Waterclock Properties, LLC
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August 13, 2026

The Honorable Mayor and Members of the West Allis Common Council
7525 W Greenfield Ave
West Allis, WI 53214

Subject: Objection to Rezoning and Future Use of Parcels 4390140001 & 4399005000

Dear Council Members,

Please consider this letter as an official notice of objection to the proposed rezoning and future land use of the properties I own at 1339 & 1332 S 65th St (Parcel Tax Keys 4390140001 & 4399005000). This is in response to the letter received titled **Ordinance to amend the zoning map and 2045 Comprehensive Plan Future Land Use Map for properties along S. 65th St**.

I am currently in the process of renovating these buildings and placing tenants based on the current zoning. Rezoning from light industrial (I-1) to commercial (C-3) will effectively downzone the property and make it more difficult to place tenants. Significant investment has been made into the properties, and a zone change at this juncture could prove inequitable. I am working toward occupancy of these properties as quickly as possible, and this zone change may cause significant delays to this process.

The proposed zone change has come as a surprise without any discussion with me, planning, or consent. This is despite the fact that I have had ongoing discussions with the city regarding my plans at the same time they have been moving forward with a potential zoning change. I have repeatedly asked about plans to the north of my property, but nothing has been decided at this point. I have been very open with economic development about my plans and wanting to work with the City of West Allis to make sure my plans work well with the area. The City has expressed interest in purchasing my properties, but a fair offer has not been presented. The only offer presented by economic development was $1.

I am requesting this proposal to rezone to not be voted on but to be tabled for further discussion and review. I further request we schedule a meeting to discuss my future plans for the property and an outcome that would best meet the needs of all parties, including but not limited to potential redevelopment.

Sincerely,

Scott Sardina

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CITY OF WEST ALLIS