



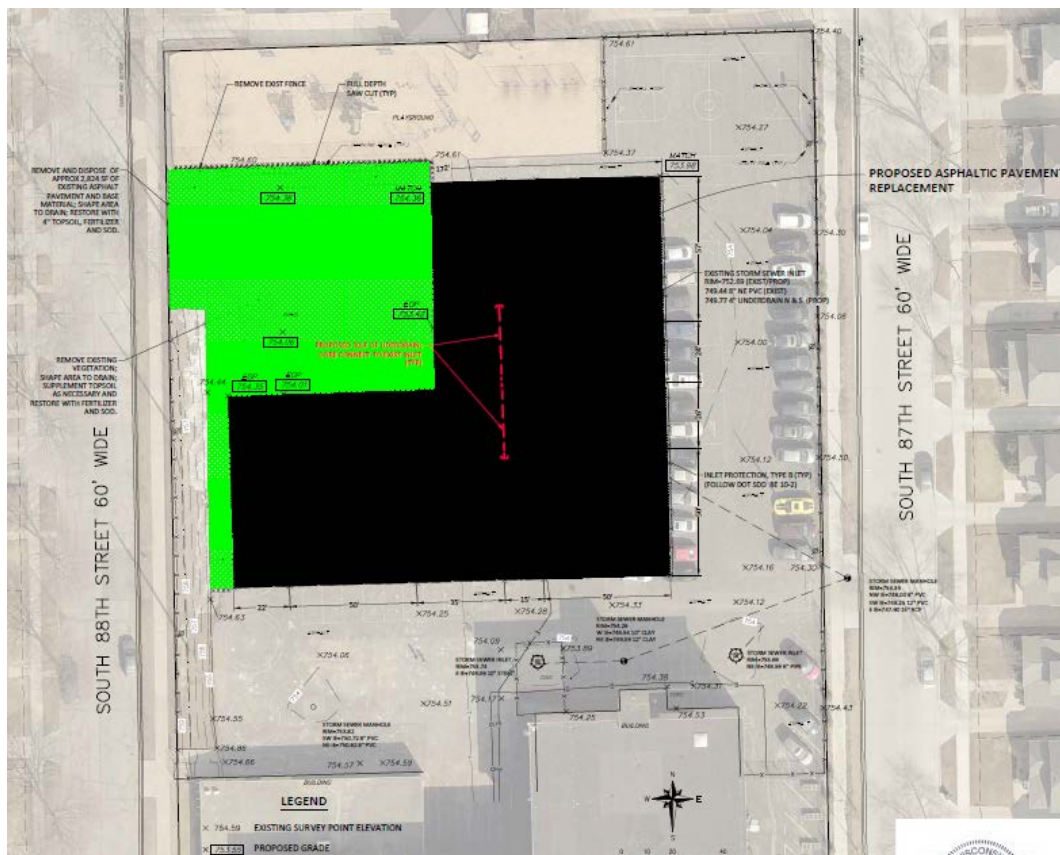
**STAFF REPORT**  
**WEST ALLIS PLAN COMMISSION**  
**Wednesday, August 22, 2018**  
**6:00 PM**

**ROOM 128 – CITY HALL – 7525 W. GREENFIELD AVE.**

4. Site and Landscaping plan for proposed site changes/paving to Wilson Elementary School located at 8710 W. Orchard St. submitted by Anthony Petersen of Ruekert & Mielke and Tim Williamson of the West Allis West Milwaukee School District (Tax Key No. 451-0077-000).

**Overview and Zoning**

The West Allis-West Milwaukee School District is proposing to replace approximately 0.47 acres of asphalt pavement on the Woodrow Wilson Elementary School site. Approximately 0.62 acres of asphalt pavement was recently removed in an attempt to create some greenspace. The vegetation did not establish resulting in unacceptable maintenance and safety issues. Not all of the pavement that was recently removed is being replaced. Areas that will remain vegetated will be relocated away from the low point of the lot. The School District is requesting approval from the City of West Allis to replace a portion of the pavement that was recently removed. If approved, the paving permit would be issued by Building Inspections and the work would commence this year.



The project cost is \$50,000.



**Recommendation:** Approve the Site and Landscaping plan for proposed site changes/paving to Wilson Elementary School located at 8710 W. Orchard St. submitted by Anthony Petersen of Ruekert & Mielke and Tim Williamson of the West Allis West Milwaukee School District (Tax Key No. 451-0077-000), subject to the following conditions:

(Items 1-3 are required to be satisfied prior to the issuance of building permits associated with the proposed work reviewed by the Plan Commission. Contractors applying for permits should be advised accordingly.)

1. Revised Site, Landscaping, Screening and Architectural Plans being submitted to and approved by the Department of Development to show the following: (a) fence corrections/repairs to the existing chain-link fence on the west side of the site; (b) incorporating landscaping along the west fence line of the property within the grass area; (c) landscaping species details being provided on plan. Contact Steven Schaer Manager of Planning and Zoning at (414) 302-8460 with further questions.
2. An estimated cost of landscaping and screening being submitted to the Department of Development for approval. Contact Shaun Mueller, Senior Planner at (414) 302-8460 with any questions.

3. A surety bond or other form of security as required under Sec. 12.13(14) of the Revised Municipal Code in the amount of 125% of the estimated cost of landscaping and screening shall be executed by the applicant prior to the issuing of a building permit. Contact Steven Schaer, Manager of Planning and Zoning at (414) 302-8460 with any questions.

(Remaining conditions of approval to be satisfied within one year of Plan Commission;)

4. Compliance with Section 2814 of the City's Policy and Procedures Manual relative to that policy as it relates to the replacement and repair to City walkways of damaged or defective (if any) abutting sidewalk.