



CITY OF WAUWATOSA

COMMON COUNCIL

AGENDA • DECEMBER 16, 2014

Regular Meeting

Common Council Chambers

7:30 PM

7725 West North Avenue, Wauwatosa, WI 53213

PLEASE NOTE: The items on this agenda may be revised before the time of the Common Council meeting, some items may be removed and others added prior to the completion of the final Common Council agenda. The final agenda will be available in the City Clerk's office and on the city website at www.wauwatosa.net. It is anticipated that each item listed on the agenda may be discussed, referred or acted upon unless it is noted in the specific agenda item that no action is contemplated.

ROLL CALL

Approval of minutes of previous meeting

PUBLIC HEARING

1. Request by Michael Campbell, Campbell Capital Group, LLC., and Andrew Hall, Automotive Holding Corp., for a Change of Zoning from M1 District to M1 District/Planned Unit Development Overlay at 11011 West North Avenue

APPOINTMENTS BY THE MAYOR

APPLICATIONS, COMMUNICATIONS, ETC.

1. Letters of support from L. Abraham, M. Braun, and S. Kurriger for construction of the Wisconsin Lutheran College parking structure at 8639 W. Wisconsin Avenue

Add to existing file

2. Email from Ellen Saksefski concerning the proposed development at 7400 W. State Street

Add to existing file

3. Notice of Claim: Nicholas Boyle, 470 N. 50th Street, Milwaukee, WI 53208

City Attorney

4. Notice of Claim: Susan and Dale Collien, 940 Birch Tree Lane, Fond du Lac, WI 54935

City Attorney

5. Wauwatosa Water Utility Statement of Receipts and Disbursements for the month ended November 30, 2014

Place on file

ORDINANCES FOR INTRODUCTION

1. Ordinance amending the official zoning map of the City of Wauwatosa from R1-6 District to Special Purpose District - Institutions (SP-INS) for nine properties located in the 8600 block of West Wisconsin Avenue and on Bel Air Circle

Refer to originating committee

FROM THE PLAN COMMISSION

1. Resolution approving a Land Combination at 10100 Innovation Drive, Jaclynn Walsh, Irgens, and Meadowland Research LLC, applicants

Commission recommended approval 7-0

2. Resolution approving a Land Division via Certified Survey at 10430 Innovation Drive, Guy Mascari, Milwaukee County Research Park, applicant

Commission recommended approval 7-0

3. Resolution approving a Conditional Use in the M2 District at 11001 West Plank Court for an office, Lauri Rollings, Plumbing Mechanical Sheet Metal Contractor's Alliance, Inc., and Dan Large, Milwaukee Electrical Joint Apprentice and Training Committee Trust, applicants

Commission recommended approval 7-0

4. Resolution approving a Conditional Use in the C1 District at 7241 West North Avenue for a detached house, Esther Fleming Newman, applicant

Commission recommended approval 7-0

5. Resolution setting a public hearing date of January 20, 2015 to consider a change of zoning from R1-6 District to Special Purpose District - Institutions (SP-INS) for nine properties located in the 8600 block of West Wisconsin Avenue and on Bel Air Circle

Commission recommended approval 6-1

FROM THE COMMITTEE ON LEGISLATION, LICENSING & COMMUNICATIONS

1. Resolution revoking the Precious Metal & Gem Dealer license for The Gold Emporium, 7024 West North Avenue, Alec Messnick, Agent

Committee recommended approval 5-0

FROM THE COMMITTEE ON COMMUNITY DEVELOPMENT

1. Resolution approving a Planned Development Amendment at 1300 Discovery Parkway for a hotel; Edward Walsh, Alpine Realty Capital, and David Gilbert, UWM Real Estate Foundation, applicants

Committee recommended approval 6-1

2. Ordinance amending the official zoning map of the City of Wauwatosa from C1 District to C1 District/PUD (Planned Unit Development) Overlay at 7400 West State Street, 7430 West State Street, 7441 Blanchard Street, 1335 North 74th Street, and 1359 North 74th Street

Committee recommended approval 5-2

3. Resolution approving preliminary plans for a Planned Unit Development at 7400 West State Street for a mixed use development, Ryan Schultz, HSI Properties, LLC, and 7400-30 W. State LLC, applicants

Committee recommended approval 5-2

4. Report placing on file a proposed ordinance pertaining to the regulation of electronic smoking devices

Committee recommended approval 7-0

FROM THE BUDGET COMMITTEE

1. Resolution approving the 2015-19 Capital Budget

Committee recommended approval 8-0

FROM THE COMMITTEE ON BUDGET & FINANCE

1. Resolution approving an Intergovernmental Agreement between Milwaukee County and the City of Wauwatosa permitting access to Milwaukee County's Public Safety Radio System

Committee recommended approval 8-0

2. Resolution approving the Economic Development Investment Policy

Committee recommended approval 8-0

3. Resolution petitioning the Office of the Commissioner of Railroad for the installation of a pedestrian crossing over the Canadian Pacific Railroad tracks at North 74th Street

Committee recommended approval 8-0

4. Bills and claims - *Attachment Has been Updated*

FROM THE BOARD OF PUBLIC WORKS

Any person who has a qualifying disability as defined by the Americans with Disabilities Act who requires the meeting or materials at the meeting to be in an accessible location or format, must contact the City Clerk at voice telephone 479-8917 or TTY 471-8484 (City Hall, 7725 W. North Avenue, Wauwatosa, Wisconsin 53213) for accommodations. Requests for accommodations for meetings should be made at least three (3) business days prior to the meeting. Every effort will be made to arrange accommodations for all meetings; so please give the City Clerk as much advance notice as possible.

CITY OF WAUWATOSA
MEMO



To: **Common Council**

From: **Tamara Szudy**

Date: **November 20, 2014**

Subject: **Request by Michael Campbell, Campbell Capital Group, LLC., and Andrew Hall, Automotive Holding Corp., for a Change of Zoning from M1 District to M1 District/Planned Unit Development Overlay at 11011 West North Avenue**

Issue:

Request by Michael Campbell, Campbell Capital Group, LLC., and Andrew Hall, Automotive Holding Corp., for a Change of Zoning from M1 District to M1 District/Planned Unit Development Overlay at 11011 West North Avenue

Background:

Related to the next agenda item, the applicants are requesting a Change of Zoning from M1 District to M1 District/Planned Unit Development (PUD) Overlay for a multifamily development. The City's 2008 Comprehensive Plan identifies this site as Planned Commercial. Staff feels the request is compatible with the future land use recommendation as the C2 General Commercial District, which aligns best with the Planned Commercial future land use recommendation, allows multifamily housing as a permitted use. However, a PUD, as opposed to C2 District zoning, is being requested because the proposed development does not meet the 1,000 square feet minimum lot area per unit as required in the C2 District; the proposed density is one unit per 923 square feet of lot area. Otherwise, a zoning change to C2 could be requested and the development would be a permitted use.

As part of the motion on the proposed rezoning, the Plan Commission also needs to set a public hearing date of December 16, 2014.

Recommendation:

Staff recommends approval and setting a public hearing date of December 16, 2014.

History:

11/10/14	Plan Commission	RECOMMENDED FOR APPROVAL
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Attachment: 11011 W. North map (2469 : 11011 West North Ave - Change of Zoning to PUD overlay)

DISCLAIMER: This data is provided by the City of Wauwatosa for informational purposes only. The City does not warrant or guarantee the accuracy or reliability of this data. The recipient of this data assumes any risk of its use for any purpose.

Map Printed: 9/22/2014 9:25:56 AM



Zoning Amendment Application

City of Wauwatosa
Planning Division
7725 West North Avenue
Wauwatosa, WI 53213
414-479-8957
www.wauwatosa.net

PROPERTY INFORMATION

Project Address: 11011 W. NORTH AVENUE Proposed Zoning: M2 / PUD overlay
Project Name: THE RESERVE AT MAYFAIR Current Zoning: M2 DISTRICT
Previous Use: AUTO DEALER

ATTACH DETAILED DESCRIPTION OF PROPOSAL

In order to be placed on the agenda, the Planning Division must receive the completed application, fee, project description, min. 10 sets of plans (max. size 11" by 17") and description and plans via email or on disk by the applicable deadline. See the Zoning Amendment brochure for deadlines and additional information.

Applicant or Agent Information

Property Owner Information

Name Michael J. Campbell Name _____
Company Campbell Capital Group, LLC Company _____
Address 5887 GLENRIDGE DRIVE NE Address _____
City SANDY SPRINGS State GA Zip 30328 City _____ State _____ Zip _____
Phone 678-485-3672 Phone _____
Email mcampbell2@icloud.com Email _____
Applicant or Agent Signature: [Signature] Date: 9-18-14
Property Owner Signature: _____ Date: _____

APPLICATION FEE \$500

TYPE : MAP AMENDMENT TEXT AMENDMENT

Make checks payable to City of Wauwatosa

FOR CITY USE ONLY:

Accepted by J. Study
Date 9-22-14

- MT # 2469
- Copy to City Clerk Office

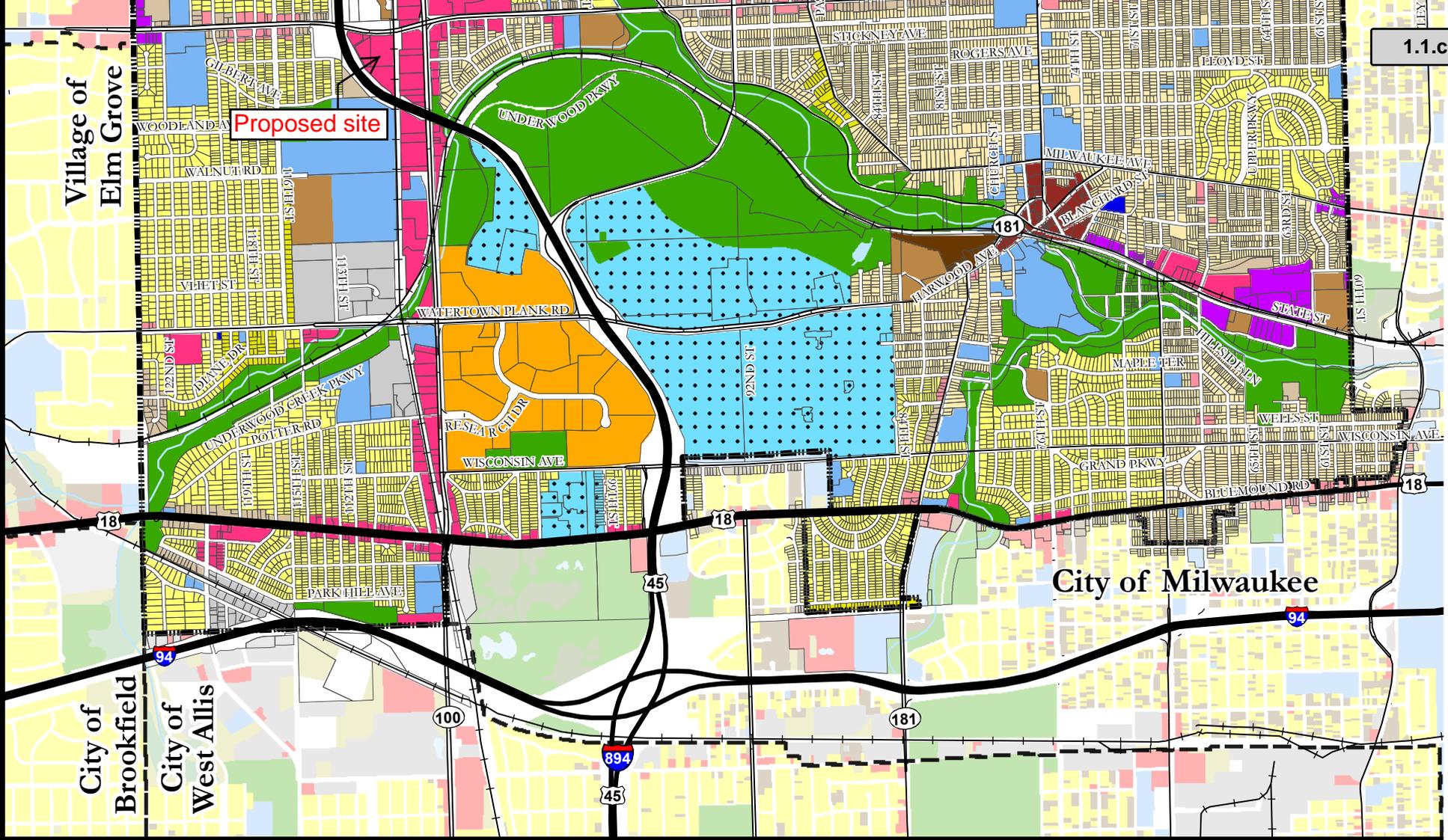
Acct# 01-521-4400-000

Fee
Amount Paid \$ 500
Receipt # 92214
Date paid 9-22-14

Updated Dec 2013

Meeting Dates
Plan Comm 10/13 (11/10)
Comm Devel _____
Council SLT PH 10/21 (11/18)
Other PH 11/18 (12/10)

11/25
12/2



1.1.c

Attachment: 11011 W. North future land use (2469 : 11011 West North Ave - Change of Zoning to PUD

City of Wauwatosa Comprehensive Plan

Map 2.1 - 1: Future Land Use

-  Wauwatosa Municipal Boundary
-  Other Municipal Boundaries
-  Parcels
-  Major Roads

-  Neighborhood Conservation
-  Single Family Residential
-  Two-Family/Townhouse Residential
-  Mixed Residential-Moderate Density
-  Mixed Residential-High Density
-  Multi-Family-Urban Density
-  Neighborhood Commercial
-  Planned Commercial
-  Downtown
-  Campus
-  Institutional
-  Public Utility
-  Light Production
-  General Production
-  Distribution
-  Employment Area
-  Public Parks & Open Space
-  Right

converted to a two-flat. This future land use category has been mapped in existing neighborhoods characterized by a mix of housing-unit types.

Policies and Programs: The following policies and programs are recommended for this future land use category in areas on Map 2.1-1 where this category is shown:

- a) When considering future rezoning requests, the existing City zoning districts most appropriate to implement this future land use category include “AA” Single-Family Residential District and the “BB” Two-Family Residential District. However, the City intends to update its Zoning Ordinance following the adoption of this *Plan*.
- b) Continue to enforce property maintenance codes to maintain the quality of the City’s existing residential neighborhoods.
- c) As opportunities arise, continue to locate community facilities such as schools, parks, churches, trail systems, and other community meeting places in neighborhoods.
- d) Ensure that redevelopment and infill development in Neighborhood Conservation areas complements the character and scale of existing homes and maintains the neighborhood’s established land uses, densities, and lot configurations while still allowing for neighborhood reinvestment.
- e) Work with property owners and neighborhood associations to preserve the character of the City’s historic homes and neighborhoods.

Non-Residential Future Land Use Categories

1. Planned Commercial

Description: This future land use category includes moderate to large-scale indoor retail, service, and office buildings on sites with generous landscaping, appropriate lighting, and attractive signage. New development and major expansions will comply with the design standards included in the Economic Development chapter of this *Plan*. This future land use category is shown on Map 2.1-1 primarily along Mayfair Road, along the periphery of the Burleigh Triangle, and in certain locations along Bluemound Road.

Policies and Programs: The following policies and programs are recommended for this future land use category in areas on Map 2.1-1 where this category is shown:

- a) When considering future rezoning requests, the existing City zoning districts most appropriate to implement this future land use category include the “AA” Business District, “AA” Commercial District, and “AA” Professional Office District. However, the City intends to update its Zoning Ordinance following the adoption of this *Plan*.
- b) Control access off of collector streets by limiting the number of and ensuring adequate spacing between access points. Promote cross-access and shared parking between individual developments, and other alternative strategies such as rear access roads to help alleviate congestion and traffic safety problems.
- c) Continue to require that all proposed commercial projects submit a detailed site plan, building elevations, lighting plan, grading/stormwater management plan, landscaping plan, and signage plan prior to development approval.
- d) Ensure that future Planned Commercial development is adequately buffered from residential development areas.
- e) Require the use of high-quality building materials, attractive lighting, and signage. Design standards for commercial development projects will be included in the City’s updated zoning ordinance.
- f) Ensure that access for pedestrians and bicyclists is considered as part of the design of new Planned Commercial areas.
- g) Following the adoption of this *Plan*, consider preparing a unified corridor plan for Mayfair Road to help guide the strategic redevelopment of key sites along this corridor, address roadway safety concerns, guide

the development of a streetscaping and a wayfinding signage, and ensure the viability of business along this corridor during and after Zoo Interchange reconstruction. Such a plan will also allow the City to identify opportunities for combining Zoo Interchange reconstruction with other local projects.

2. Neighborhood Commercial

Description: This future land use category is intended for small-scale neighborhood supporting retail, service, and office uses that mainly serve the surrounding residents and that preserve and blend with the surrounding residential character through appropriate building scale (typically no greater than 5,000 square feet for a one-story building), building appearance, landscaping, and signage. Neighborhood Commercial uses may include a coffee shop, boutique, small-scale dentist's office, convenience store, or other similar uses. Upper-story residential units may also be allowed within the neighborhood commercial category. This future land use category is shown mostly along North Avenue, but is also scattered throughout the City in commercial nodes that serve adjacent neighborhoods.

Policies and Programs:

The following policies and programs are recommended for this future land use category in areas on Map 2.1-1 where this category is shown:

- a) When considering future rezoning requests, the existing City zoning districts most appropriate to implement this future land use category include the Trade District and the "AA" Business District. However, the City intends to update its Zoning Ordinance following the adoption of this *Plan*.
- b) Encourage neighborhood-oriented retail and service businesses in areas that will conveniently serve City neighborhoods and enhance opportunities for residents to walk and bike to their destinations. Consider how Neighborhood Commercial uses can be effectively blended with predominately residential areas.
- c) Continue to require all proposed Neighborhood Commercial projects to submit a detailed site plan, building elevations, lighting plan, grading/stormwater management plan, and signage plan prior to development approval.
- d) In Neighborhood Commercial areas, require the use of high-quality building materials and designs that are compatible with residential areas, including residential roof materials such as shingles; minimum window coverage standards; and acceptable exterior materials such as wood, cement board, vinyl siding, brick, decorative block, stone, and other materials approved by the Plan Commission. Require calm, low-key, and attractive lighting and signage that is compatible with residential areas and pedestrian activity. See guidelines in the Economic Development chapter.



Neighborhood commercial uses fit in with the character of the surrounding neighborhood

CITY OF WAUWATOSA
Resolution

By:

BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin that permission be and the same is hereby granted to Jacylynn Walsh, Irgens, and Meadowland Research LLC, for a Land Combination at 10100 Innovation Drive. The location of the parcels is more particularly described as follows:

Certified Survey Map No 7648 NW & NE 1/4 Sec 29-7-21 Lot 9, exc pt for x-way 2014

Certified Survey Map No 7648 NW & NE 1/4 Sec 29-7-21 Lot 8, exc pt for x-way 2014

All in accordance with the application attached hereto and made a part of this resolution, and in compliance with Section 17.02.070 of the Code of the City of Wauwatosa.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By:

BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin that permission be and the same is hereby granted to Guy Mascari, Milwaukee County Research Park for a Land Division by Certified Survey Map at 10430 Innovation Drive. The location of the parcel is more particularly described as follows:

Lot 1, 10 & 21 of Certified Survey Map No. 7908, being part of the Northwest 1/4 and Northeast 1/4 of the Northwest of the Northwest 1/4 of Section 29, Township 7 North, Range 21 East, in the City of Wauwatosa, Milwaukee County, Wisconsin

All in accordance with the application attached hereto and made a part of this resolution, and in compliance with Section 17.02.070 of the Code of the City of Wauwatosa and subject to the payment of all outstanding special assessments on the aforescribed property which is being subdivided.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By:

WHEREAS, Lauri Rollings, Plumbing Mechanical Sheet Metal Contractor’s Alliance, Inc., and Dan Large, Milwaukee Electrical Joint Apprentice and Training Committee Trust, applied for a Conditional Use in the M2 District at 11001 West Plank Court, and;

WHEREAS, this request was reviewed and recommended by the City Plan Commission determined to be necessary for the public convenience at that location; located and proposed to be operated in such manner which will protect the public health, safety, and welfare; and was found to be compatible with surrounding uses;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin hereby grants a Conditional Use to Lauri Rollings, Plumbing Mechanical Sheet Metal Contractor’s Alliance, Inc., and Dan Large, Milwaukee Electrical Joint Apprentice and Training Committee Trust, for an office in the M2 District at 11001 West Plank Court, contingent upon:

- 1. Hours of operation from 8:00 a.m. to 5:00 p.m. Monday through Friday;
- 2. Obtaining all other necessary licenses and permits.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By:

WHEREAS, Esther Fleming Newman applied for a Conditional Use in the C1 District at 7241 West North Avenue for a detached house, and;

WHEREAS, this request was reviewed and recommended by the City Plan Commission determined to be necessary for the public convenience at that location; located and proposed to be operated in such manner which will protect the public health, safety, and welfare; and was found to be compatible with surrounding uses;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin hereby grants a Conditional Use to Esther Newman Fleming for a detached house in the C1 District at 7241 West North Avenue, contingent upon maintaining the property in a manner appropriate for a single family residences and correcting any property maintenance issues.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By:

BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin THAT a public hearing be held before the Common Council in the Council Chambers at 7:00 p.m. Local Time, on Tuesday, January 20, 2015 in City Hall of the City of Wauwatosa, Wisconsin at which time all persons interested, or their agents or attorneys, will be heard concerning a proposed ordinance rezoning the properties located at 8619 West Wisconsin Avenue, 8625 West Wisconsin Avenue, 8639 West Wisconsin Avenue, 8645 West Wisconsin Avenue, 8655 West Wisconsin Avenue, 607 Bel Air Circle, 608 Bel Air Circle, 620 Bel Air Circle, and 621 Bel Air Circle from R1-6 District to Special Purpose District - Institutions (SP-INS).

BE IF FURTHER RESOLVED THAT the City Clerk be and is hereby directed to publish the proper notices of said hearing as required by law.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By:

WHEREAS, Edward Walsh, Alpine Realty Capital, and David Gilbert, UWM Real Estate Foundation, applied for an amendment to a Planned Development at 1300 Discovery Parkway to construct a hotel, and;

WHEREAS, this request was reviewed and recommended by the Committee on Community Development and determined to be necessary for the public convenience at that location; located and proposed to be operated in such manner which will protect the public health, safety, and welfare; and was found to be compatible with surrounding uses;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin hereby grants approval of an amendment to a Planned Development to Edward Walsh, Alpine Realty Capital, and David Gilbert, UWM Real Estate Foundation, to construct a hotel at UWM Innovation Campus, subject to the following:

1. Plans showing adequate sewer capacity and storm water management subject to approval by the City Engineer;
2. Plans for water supply to site and hydrant placement subject to approval by the City Water Superintendent;
3. Plans for fire protection subject to approval by Fire Prevention staff;
4. Incorporation of a pedestrian connection from the main building entrance to the public sidewalk;
5. Approval by the Design Review Board;
6. Obtaining any additional licenses and permits.

Passed and Dated _____

Clerk

Approved _____

Mayor

Ordinance

ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF WAUWATOSA FROM C1 DISTRICT TO C1 DISTRICT/PUD (PLANNED UNIT DEVELOPMENT) OVERLAY AT 7400 WEST STATE STREET, 7430 WEST STATE STREET, 7441 BLANCHARD STREET, 1335 NORTH 74TH STREET, AND 1359 NORTH 74TH STREET

The Common Council of the City of Wauwatosa do ordain as follows:

Part 1. The Official Zoning Map of the City of Wauwatosa is hereby amended to reflect a Change of Zoning from C1 District to C1 District/Planned Unit Development (PUD) Overlay on the following parcels:

7400 West State Street: SPORLEDERS SUBD E 17.5 FT OF LOT 7 ALL OF LOTS 8 9 10 11 & 12 EXC THAT PART OF LOT 11 LYING W OF W LI OF E 17.5 FT OF LOT 7 EXTENDED N BLK 2 SW 1/4 SEC 22

7430 West State Street: SPORLEDERS LOTS 1 2 3 4 5 & 6 & ALL EXC E 17.5 FT OF LOT 7 & THAT PART OF LOT 11 LYING W OF W LI OF E 17.5 FT OF LOT 7 EXTD BLK 2 SW 1/4 SEC 22

7441 Blanchard Street: LEGAL DESCRIPTION SPORLEDERS ALL EXC E 54 FT OF LOTS 13 14 & 15 BLK 2 SW 1/4 SEC 22

1335 North 74th Street: LEGAL DESCRIPTION SPORLEDERS E 54 FT OF LOTS 13 14 & 15 BLK 2 SW 1/4 SEC 22

1359 North 74th Street: STICKNEYS SUBD NO 4 LOT 15 & HALF OF VAC ST LYING SW THEREOF EXC NE COR OF LOT 15 DEEDED TO CITY FOR ST SW 1/4 SEC 22

Part II. The City Administrator is hereby directed to change the Official Zoning Map of the City of Wauwatosa to conform to the provisions of the Ordinance, and said Map is declared amended accordingly.

Part III. This ordinance shall take effect on and after its date of publication.

Passed and Dated _____

City Clerk

Approved _____

Mayor

This is to acknowledge the receipt of the Protest Petition as attached.

Delivered to Wauwatosa City Clerk by

Barbara E. Schoenher date 12-12-14

Received by:

Carla A. Nedelma date 12-12-14

14 12 2014 10:27 AM WPSO CLK

Original

PROTEST PETITION: We the below signed owners of the land area immediately adjacent and extending 100 feet from the subject property or of the land directly opposite from the subject property and extending 100 feet from the street frontage of the opposite land hereby object to the requested zoning change of the subject property (7400-7430 W. State St. Wauwatosa, WI). The requested zoning change is from C1 District to C1 District/Planned Unit Development (PUD) Overlay as the proposed development exceeds the density standard and maximum building height allowed under the C1 regulations. This protest petition is being submitted as per Wauwatosa, WI Code of Ordinances 24.16.030 sections E.2. and F. 1-3. And WI Statute 62.23 Section 7

PRINTED NAME	SIGNATURE	ADDRESS	PHONE/EMAIL	DATE
1. Barbara Schoenherr	<i>Barbara Schoenherr</i>	1324 N. 74th St	(414) 771-3222	11/25/14
2. Robin Mello	<i>Robin Mello</i>	7339 St James St	414 476 0421	11/25/14
3. Bernard Grimm	<i>Bernard Grimm</i>	7325 BLANCHARD ST	774-1299	11/25/14
(see #20) 4. Russ Drover	<i>Russ Drover</i>	7530 W. Forest	482-1500	11/25/14
over 100ft 5. Rudy Cure	<i>Rudy Cure</i>	7019 MILWAUKEE AVE	414-323-9896	11/25/14
over 100 feet on a main thoroughfare 6. Anna Jafedyn	<i>Anna Jafedyn</i>	7017 Milwaukee Ave	414 588 1025	10/25/14
" 7. Ellen Saksef	<i>Ellen Saksef</i>	1531 N. 70 St.	414-975-3206	11/25/14
> 100ft 8. Michele Braze	<i>Michele Braze</i>	1511 N 70th St	414 550 6868	11/25/14

14 12:28 PM 11/25/2014 COMMUNITAS CLERK

Circulated by
Bernard Grimm

PROTEST PETITION: We the below signed owners of the land area immediately adjacent and extending 100 feet from the subject property or of the land directly opposite from the subject property and extending 100 feet from the street frontage of the opposite land hereby object to the requested zoning change of the subject property (7400-7430 W. State St. Wauwatosa, WI). The requested zoning change is from C1 District to C1 District/Planned Unit Development (PUD) Overlay as the proposed development exceeds the density standard and maximum building height allowed under the C1 regulations. This protest petition is being submitted as per Wauwatosa, WI Code of Ordinances 24.16.030 sections E.2. and F. 1-3.

PRINTED NAME	SIGNATURE	ADDRESS	PHONE/EMAIL	DATE
9. Terry Feezor	<i>Terry Feezor</i>	7350 W. State Wauwatosa, WI 53213	414-259-9420	12-1-14
10. RICHARD HEDDERMAN	<i>Richard Hedderman</i>	7339 ST. JAMES ST. WAUWATOSA, WI 53213	414-496-0421	12-1-14
11. Dan Busst	<i>Dan Busst</i>	7404 Blanchard St Wauwatosa, WI 53213	(414) 975-8446	12/3/14
12. Elizabeth Gizewski	<i>Elizabeth Gizewski</i>	7404 Blanchard St Wauwatosa WI 53213	etgizewski@yahoo.com	12/3/14
13. CARL KOMP		7450 BLANCHARD ST WAUWATOSA 53213	257-1567	12-3-14
14. Margaret Komp		7450 Blanchard St. Wauwatosa, WI 53213	257-1567	12/3/14
15. RICHARD PROMSIEWICZ, JR.	<i>Richard Promsiewicz, Jr.</i>	7309 Blanchard St. Wauwatosa, WI 53213	414 282 9500	12/3/2014
16. Sara Manja	<i>Sara Manja</i>	7309 Blanded St Wauwatosa, WI 53213	414-282-9500	12/3/2014

-14 1212PM 11:06AM WATOSA CLERK

Circulated by
Bernard J. Gremm

PROTEST PETITION: We the below signed owners of the land area immediately adjacent and extending 100 feet from the subject property or of the land directly opposite from the subject property and extending 100 feet from the street frontage of the opposite land hereby object to the requested zoning change of the subject property (7400-7430 W. State St. Wauwatosa, WI). The requested zoning change is from C1 District to C1 District/Planned Unit Development (PUD) Overlay as the proposed development exceeds the density standard and maximum building height allowed under the C1 regulations. This protest petition is being submitted as per Wauwatosa, WI Code of Ordinances 24.16.030 sections E.2. and F. 1-3.

	PRINTED NAME	SIGNATURE	ADDRESS	PHONE/EMAIL	DATE
17.	Ligh Ann Tatnall	<i>Ligh Ann Tatnall</i>	7410 Blanchard	414 2079361	12/4/14
		<i>Katana</i>	759 53213	latatnall@yahoo.com	
18.	Ryan McLaren	<i>Ryan McLaren</i>	7418 Blanchard	414-322-0095	
19.	KERRI LINTOTT	<i>Kerri Lintott</i>	7430 BLANCHARD ST	414-771-1775	12/4/14
20.	Russ Droner	<i>Russ Droner</i>	7530 W State St	414 4538100	12/4/14
21.	Kirk Tatnall	<i>Kirk Tatnall</i>	7410 Blanchard	414-395-5475	12/5/14
22.	Kathleen S Sheeley	<i>Kathleen S Sheeley</i>	1345 N 74 th	414-774-1262	12/5/14
23.	John S Sheeley	<i>John S Sheeley</i>	7433 Blanchard	414-774-1262	
24.	Jeanne Bartolucci	<i>Jeanne Bartolucci</i>	7434 Blanchard St.	414-698-4314	
25.	James Milbauer	<i>James Milbauer</i>	7460 Blanchard st	(414) 807-9088	
26.	Tim Kalmer	<i>Tim Kalmer</i>	7443 Blanchard ST	(414) 795-1172	

Circulated by
Bernard Trumm

PROTEST PETITION: We the below signed owners of the land area immediately adjacent and extending 100 feet from the subject property or of the land directly opposite from the subject property and extending 100 feet from the street frontage of the opposite land hereby object to the requested zoning change of the subject property (7400-7430 W. State St. Wauwatosa, WI). The requested zoning change is from C1 District to C1 District/Planned Unit Development (PUD) Overlay as the proposed development exceeds the density standard and maximum building height allowed under the C1 regulations. This protest petition is being submitted as per Wauwatosa, WI Code of Ordinances 24.16.030 sections E.2. and F. 1-3.

PRINTED NAME SIGNATURE ADDRESS PHONE/EMAIL DATE

26. [Signature]

27. [Signature]

27. FAYE MIRR 7336 St James 453-0552 10/9/14
Faye Murr (8316 Portland Av.) (Lions Club)

28. MATT EBL 7323 St. James St. 262.305.3738 12/9/14
Matt Ebl ST. JAMES ST

29. Cynthia A. Amore 7331 Saint James 414 526 3013 10-11-14
Cynthia Amore

30.

31.

32.

14 12 2014 11:03 AM

Circulated by
Barbara E. Schoenher

Circulated by
Bernard J. Primm

CITY OF WAUWATOSA
Resolution

By:

WHEREAS, Ryan Schultz, HSI Properties, LLC. and 7400-30 W. State LLC., applied for preliminary plans for Planned Unit Development at 7400 West State Street for a mixed use development and;

WHEREAS, this request was reviewed and recommended by the City Plan Commission and the Committee on Community Development and determined to be necessary for the public convenience at that location; located and proposed to be operated in such manner which will protect the public health, safety, and welfare; and was found to be compatible with surrounding uses;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin hereby grants Planned Development preliminary plan approval to Ryan Schultz, HSI Properties, LLC. and 7400-30 W. State LLC. for a mixed use development at 7400 West State Street subject to the following:

1. Plans showing adequate sewer capacity, storm water management, and traffic/access improvements subject to approval by the City Engineer;
2. Plans for water supply to site subject to approval by the Water Superintendent;
3. Design Review Board approval;
4. Relocation of the City storm sewer subject to approval by the City Engineer;
5. Development of a Traffic Impact Analysis, expanded to include the streets down to 72nd Street, and implementation of recommendations subject to approval by the City Engineer;
6. Discussion with City staff regarding pocket park ownership and approvals;
7. Separate approval and permitting of a bike share station;
8. Combining parcels prior to obtaining building permits;
9. Coordinate building construction with the City's reconstruction of State Street and Wauwatosa Avenue;
10. Attempt to receive Leed-1 Certification;
11. Attempt to address height issues on 74th Street side;
12. Provide more detail for landscaping on all public spaces and streetscape areas;
13. Obtaining additional licenses and permits;
14. Incorporate the 21 issues included in DeRosa letter dated December 4, 2014.

Passed and Dated _____

Clerk

Approved _____

Mayor

TO THE COMMON COUNCIL, CITY OF WAUWATOSA, WI

The Committee on Community Development to whom was referred the matter of an Ordinance creating Section 8.13 of the City of Wauwatosa Municipal Code to ban smoking of electronic devices in certain places and restrict access of electronic cigarettes to minors recommends to the Common Council that the matter be accepted and placed on file.

Dated this 9th day December 2014.

Committee on Community Development

CITY OF WAUWATOSA
Resolution

By: Budget & Finance Committee

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT permission be and the same is hereby granted to the proper City officials to enter into an Interdepartmental Agreement between Milwaukee County and the City of Wauwatosa permitting access to Milwaukee County's Public Safety Radio System.

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By: Budget & Finance Committee

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT the proposed "Economic Development Investment Guidelines" reviewed by the Committee on Budget & Finance at its December 9, 2014, meeting are hereby approved, conditioned upon changing the document name and internal references from "Guidelines" to "Policy."

Passed and Dated _____

Clerk

Approved _____

Mayor

CITY OF WAUWATOSA
Resolution

By: Budget & Finance Committee

WHEREAS, the City of Wauwatosa proposes to cross the tracks of the Canadian Pacific Railroad at-grade with a pedestrian-only crossing at 74th Street, a public street; and

WHEREAS, the crossing is necessary to promote public safety and convenience _____; and

WHEREAS, the establishment of the pedestrian crossing is advisable under all the circumstances; and

WHEREAS, Section 195.29, Wis. Stats., authorizes the Office of the Commissioner of Railroads to determine whether the establishment of the crossing is necessary to promote public safety and convenience and is advisable, to determine the necessary warning devices for the new crossing, and to apportion all costs for the new crossing, including the costs of any automatic warning devices; and

WHEREAS, the City of Wauwatosa proposes to pay all costs necessary to safely establish the crossing;

NOW, THEREFORE, BE IT RESOLVED THAT the City of Wauwatosa hereby directs City staff to take all necessary steps to petition the Office of the Commissioner of Railroads for an investigation and order to approve the establishment of the pedestrian crossing to determine the necessary warning devices, and to apportion the costs for the new pedestrian crossing at 74th Street with the tracks of the Canadian Pacific Railroad in the City of Wauwatosa, Milwaukee County;

NOW, THEREFORE, BE IT FURTHER RESOLVED THAT the City of Wauwatosa staff shall comply with Chapter 195, Wisconsin Statutes and RR 1.025, Wisconsin Administrative Code in the filing of the petition.

Passed and Dated _____

Clerk

Approved _____

Mayor