



City of Waukesha
201 Delafield Street
Waukesha, WI 53188
Tel: 262.542.3700
waukesha-wi.gov

City of Waukesha Cover Sheet

Committee: Plan Commission	Meeting Date: 3/25/2026
ID Number: PC#26-0013	Ordinance/Resolution Number (if applicable):
Department Submitting: Community Development	Council Meeting Date:
Agenda Item Title: Final Site Plan & Architectural Review - 804 Corporate Ct, Milwaukee Motorwerks – a request to approve final plans for a 5,130 sq. ft. parking lot expansion extending off the north end of the parking lot in the M-3 Limited Business and Industrial Park District.	

Issue Before the Council: A request to approve final plans for a 5,130 sq. ft. expansion to the north end of the current parking lot located along the west side of the building in the M- M-3 Limited Business and Industrial Park zoning district.
Options & Alternatives: The Plan Commission could approve the application with or without conditions or deny it. If the application is denied the proposal will not be able to go forward
Additional Details: The applicant is looking to expand the current parking lot on the site. Curbing will be extended along the parking lot expansion to match the current lot. The additional paving will accommodate 9 new parking spaces.



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What is the Strategic Plan Priority this item relates to:

People-Centered Development

What impact will this item have on the Strategic Plan Priority?

Financial Remarks:

No Direct financial impact on the City

Executive Recommendation:

Staff recommends approval of Final Site Plan & Architectural Review for 804 Corporate Drive with the following conditions:

- All engineering, fire department, and water utility comments to be addressed.
- An engineering concurrence letter must be obtained before building permits may be pulled.

Suggested Motion:

I move to approve the proposed 5,130 sq. ft. parking lot expansion at 804 Corporate Dr with Engineering Dept. comments and concerns to be addressed.

Reviewed By:

Finance Director	Date Reviewed
City Attorney	Date Reviewed
City Administrator	Date Reviewed