



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 5/27/2020
Item Number: PC20-0034	Date: 5/27/2020
Submitted By: Maria Pandazi, City Planner	City Administrator Approval: Kevin Lahner, City Administrator
Finance Department Review: Rich Abbott, Finance Director RA	City Attorney's Office Review: Brian Running, City Attorney
Subject: Ascension Wisconsin Hospital, 2304 W. St. Paul Avenue - PUD Final Site Plan & Architectural Review - Ascension is proposing to construct an approximately 33,000 sq. Ft. two story micro-hospital and medical office building in the new Fox Run mixed use development.	

Details:
 The proposal is for a two story, approximately 33,000 sq. ft. brick building to house a small hospital and medical offices. The first floor will be occupied by the hospital, and include an emergency department, inpatient rooms, x-ray and CT scan rooms, and a rehear kitchen. The second floor is designated for medical offices and will have its own separate entrance on the south side of the building, with a passenger elevator. The hospital will have an ambulance drop off on the north side of the building with general entrance on the east end. Staff suggests a more direct pedestrian access be provided from the Sunset/St. Paul intersection area, to the hospital and medical office entrances. While the number of islands in the parking lot is adequate, staff feels additional plantings of shrubs or perennials should be provided on the larger islands, and around the perimeter of the parking lot, and around the dumpster enclosure area. The area around the transformer should also be landscaped to soften the views of the transformer. Sign permits are required for all signage on the site.

Options & Alternatives:

Financial Remarks:

Staff Recommendation:
 Staff recommends approval of the plans with the above comments, and the condition that all Engineering Dept. Water Utility and Fire Dept. comments and concerns are to be addressed.

