



**CITY OF WAUKESHA**

**Administration**

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<b>Committee:</b> Plan Commission	<b>Date:</b> 9/9/2015
<b>Common Council Item Number:</b> PC15-0222	<b>Date:</b> <a href="#">Click here to enter a date.</a>
<b>Submitted By:</b> Jennifer Andrews, DCD	<b>City Administrator Approval:</b> Kevin Lahner, City Administrator <a href="#">Click here to enter text.</a>
<b>Finance Department Review:</b> Rich Abbott, Finance Director	<b>City Attorney's Office Review:</b> Brian Running, City Attorney <a href="#">Click here to enter text.</a>
<b>Subject:</b> Waukesha's Best Used Cars Lot – Preliminary Site Plan & Architectural Review	

**Details:**  
 Proposal is to improve the lot directly behind the Valvoline Oil Change shop to use as a storage lot for Waukesha's Best Used Cars Lot. Improvements will include new concrete curbs and landscaping around the parking lot. An existing dumpster enclosure is proposed to remain. Currently the access easement only connects the easterly in only drive for the proposed lot. A new easement is needed for the westerly exit or it will need to be removed and the easterly drive will need to be widened for two-way traffic.

**Options & Alternatives:**  
 Deny the request, and require the site plan be changed to use the existing access easement only.

**Financial Remarks:**  
[Click here to enter text.](#)

**Staff Recommendation:**  
 Staff recommends in favor of the plans, with the condition that an easement is extended to the westerly access. Staff would also suggest the dumpster enclosure be removed as it does not serve a purpose at this time.

**Committee Recommendation:**  
[Click here to enter text.](#)

