



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 8/22/2018
Common Council Item Number: PC18-0106	Date: 8/22/2018
Submitted By: Maria Pandazi, City Planner	City Administrator Approval: Kevin Lahner, City Administrator Click here to enter text.
Finance Department Review: Rich Abbott, Finance Director RA	City Attorney's Office Review: Brian Running, City Attorney Click here to enter text.
Subject: Elder's Service Storage Building, 1523 Arcadian Avenue – Final Site Plan & Architectural Review	

Details: The applicant is seeking Final Site Plan and Architectural Review for a new garage and storage shed immediately to the south of an existing, similar building at 1523 Arcadian Ave. The applicant, Elder's Service, provides towing, storage, and vehicle repair services. The property is zoned M-1 and is surrounded by similar industrial uses.

The new building will be used to store several large, expensive tow trucks that are currently stored in an open parking lot. The applicant would like to have the trucks inside both for security purposes and to keep them out of the elements. It will have blue metal siding similar to the existing building. Aside from several clerestory windows and large garage doors it will have very little architectural detail. However, it will be situated behind the existing building in a way that will limit its visibility from Arcadian Ave.

The applicants have agreed to add a privacy fence to screen the front parking lot, as well as landscape plantings along the north and west borders of the lot. As part of this project they will also extend the sidewalk across their property.

Options & Alternatives:
[Click here to enter text.](#)

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

Staff Recommendation:
 Staff recommends approval of Final Site Plan and Architectural Review for Elder's Service Storage Building at 1523 Arcadian Ave. with the condition that all Engineering Department, Water Utility, and Fire Department Comments will be addressed.



