



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

Committee: Plan Commission	Date: 1/25/2023
Common Council Item Number: PC23-0344	Date: 1/25/2023
Submitted By: Doug Koehler, City Planner	City Administrator Approval: Click here to enter text.
Finance Department Review: Click here to enter text.	City Attorney's Office Review: Click here to enter text.
Subject: PC#23-0344- Rezoning Petition- 2301 Bluemound Road, Jilly's Car Wash. A request to rezone 1.2757 acres of land at 2301 Bluemound Road from MM-1, Mixed Manufacturing District to B-5 Community Business District	

Details:

The applicant is looking to rezone the property at 2301 Bluemound Road from MM-1, Mixed-Use Manufacturing District to B-5, Community Business District. The applicant is proposing a car wash facility at this location, which is a Conditional Use under the B-5 zone. The properties to the east and north are zoned B-5. The properties to the west are zoned RM-2 and the property to the south is zoned MM-1. The request to rezone to B-5 is consistent with the neighboring properties and remains a transitional use to the adjacent residential properties.

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

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

Executive Recommendation:
Staff recommends approval for the Rezoning at 2301 Bluemound Road with the following conditions:

- All staff comments to be addressed