



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 3/27/2019
Common Council Item Number: PC19-0018	Date: 3/27/2019
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: Planet Fitness – final Site Plan & Architectural Review	

Details:
This proposal is for a 20,730 sq. ft. Planet Fitness facility to be located in front of Woodman's at the corner of E. Main Street and Manhattan Drive. The site will have 250 parking spaces with the majority to the west of the building. Curbed landscape islands are proposed, but staff would suggest a tree be provided in each island along with the other low plantings. The landscaping plan has been enhanced with more trees and perimeter plantings.. The architecture includes a decorative CMU knee wall with accent pilasters of the same material around the building. A brick façade wraps the entire building extending 13'4" high. The upper levels of the building will be clad with EIFS. The Northwest and Southeast corners will be accented with aluminum clad towers extending above the roof line. A mix of ground level and clearstory windows are used around all four elevations. Architectural detailing has been added to the upper levels of the elevation.

Options & Alternatives:

Financial Remarks:

Staff Recommendation:
Staff recommends final approval for Planet Fitness on E. Main Street with all Engineering Dept., Fire Dept. and Water Utility comments to be addressed..

