



City of Waukesha

Waukesha City Hall,
201 Delafield Street
Waukesha, WI 53188

Meeting Agenda - Final

City Council

Tuesday, August 4, 2026

6:00 PM

Council Chambers, City Hall

1. Roll Call
2. Pledge of Allegiance
3. A motion will be made pursuant to Wis. Stat. §19.85(1)(e) to go into closed session to discuss negotiation strategies for the acquisition and disposal of real property including the Water Utility building.
4. Public Comment

City Residents and Taxpayers Only - Limited to three minutes/speaker, ending 6:30 p.m.

5. Approval of Minutes

- A. [ID#26-04091](#) Approval of minutes from July 21st, 2026 meeting

Attachments: [Ccmn Draft 7.21.2026.pdf](#)

Consent Agenda

Items under the Consent Agenda have passed unanimously out of committee. Unless a member of the Common Council specifically requests that an item on the Consent Agenda be removed and considered separately, items on the Consent Agenda are then approved unanimously by general consent. Any item removed from Consent Agenda will be discussed under the appropriate committee, board or commission on the Regular Agenda.

1. Other Boards and Commissions

A. Transit Commission

- A. [ID#26-03781](#) Review and Act on Mass Transit Operating Aid Agreement with Wisconsin Department of Transportation (WisDOT) for 2026

Sponsors: Transit

Attachments: [TC-26-03781-WisDOT 2026 Operating Assistance Agreement](#)

Legislative History

6/18/26	Transit Commission	held
	Meeting	

7/23/26

Transit Commission
Meetingrecommended for Council Consent to the
City Council

2. Plan Commission

- A. [PC26-0073](#) Certified Survey Map – Dolphin Drive/Coral Drive, STOR-IT Right – a request to approve a one lot CSM covering 4.2712 acres of land at the northeast corner of Coral Drive and Dolphin Drive located in the M-1 Light Manufacturing District.

Attachments:

[Cover Sheet_0 Dolphin-Coral Dr_CSM](#)

[Project Staff Reviews- CSM26-00010 7-15-26](#)

[Certified Survey Map- STOR-IT Right, Dolphin Drive, 062026 MSA Review](#)

[Stormwater Management Plan- STOR-IT Right, Dolphin Drive, 062026](#)

[Applicant Cover Letter- STOR-IT Right, Dolphin Drive, 062026](#)

[Certified Survey Map- STOR-IT Right, Dolphin Drive, 062026](#)

[Civil Engineering Plans- STOR-IT Right, Dolphin Drive, 062026](#)

[raSmith Comment Response- STOR-IT Right, Dolphin Drive, 062026](#)

[Stormwater Maintenance Agreement- STOR-IT Right, Dolphin Drive, 062026](#)

Legislative History

7/22/26

Plan Commission

approved with conditions

- B. [PC26-0077](#) Certified Survey Map - 809 Philip Drive, The Gund Company – a request to approve a one lot CSM covering 10.301 acres of land at the south side of Philip Drive located in the M-2 General Manufacturing District.

Attachments:

[City of Waukesha Cover Sheet -The Gund Company CSM](#)

[CSM Application The Gund Company 809 Philip Drive 07-06-2026 Combined](#)

[Staff Reviews 809 Philip Dr_CSM](#)

[Draft CSM The Gund Company 809 Phillip Drive 07-06-2026](#)

[Correspondence Regarding Railroad Easement - The Gund Company, 809 Phil](#)

[Preliminary Site Plan The Gund Company 809 Phillip Drive 07-06-2026](#)

3. Standing Committees

A. Finance Committee - Ald. Pieper

B. Building & Grounds Committee - Ald. Moltzan

C. Ordinance & License Committee - Ald. Wuteska

1. Licenses

D. Human Resources - Ald. Anderson**E. Board of Public Works - Alex Damien**

- A. [ID#26-04065](#) Review and possible action on the Two-Party State Municipal Agreement between the City of Waukesha and the Wisconsin Department of Transportation regarding the Local Roads Improvement Program (LRIP) Discretionary Program for the reconstruction/resurfacing of E. North Street, St. Paul Avenue and W. Moreland Boulevard.

Sponsors: Public Works

Attachments: [BPW_26-04065-Cvr-North-Moreland-St Paul SMA](#)

Legislative History

7/23/26	Board of Public Works	recommended for Council Consent to the City Council
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End of Consent Agenda

6. New Business

Format - Introduction by Professional Staff/Hearing/Comments by Council/Official

- A. [ID#26-03959](#) Plumbing Code Update – Review and possible action on a proposal to update the Plumbing Code with an amendment to section 16.031 of the Building Code and amendments to sections 19.12 and 19.17 of the Plumbing code pertaining to plan review of Commercial Construction.

Attachments: [City of Waukesha Cover Sheet - Plumbing Code Update](#)
[Changes to 16.031 and 19 rev4](#)

Legislative History

7/22/26	Plan Commission	recommended for approval
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- B. [ID#26-04020](#) Surplus Land – Review and possible action on a proposal to declare a 1.986 acre parcel of City owned vacant land as surplus, the parcel, WAKT138999001, located in the Village of Waukesha along Big Bend road south of Mill Creek is no longer needed by the Waukesha Water Utility.

Attachments: [City of Waukesha Cover Sheet - Surplus Land, Water Utility Big Bend Road](#)
[Water Utility Land - Big Bend Road](#)

Legislative History

7/22/26	Plan Commission	recommended for approval
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- C. [ID#26-04021](#) Review and possible action on the sale of two unused Water Utility sites.

Attachments: [Cover Sheet sale of 2 WU sites.pdf](#)

7. Public Hearing

- A. [PC26-0067](#) Rezoning Petition from Rm-3 to Rm-3 PUD Multi-Family Residential with Planned Unit Development Overlay District, 600 Maple Avenue, Family Promise— a request to approve rezoning 0.61 acres of land at 600 Maple Avenue from Rm-3 Multi-Family Residential to Rm-3 Multi-Family Residential with a PUD to accommodate a proposed 10 unit residential building.

Attachments: [City of Waukesha Cover Sheet - Family Promise PUD rezoning](#)
[Re-Zoning Ordinance - Family Promise](#)
[Civil Architectural Drawings Family Promise 600 Maple June 2026 \(1\)](#)
[Petition for Amending The City of Waukesha's Zoning Ordinance Family Promise](#)
[Project Narrative Family Promise 600 Maple June 2026 \(1\)](#)
[Renderings Family Promise 600 Maple June 2026](#)

Legislative History

6/24/26 Plan Commission approved with conditions

- B. [ID#26-03495](#) Land Use Plan Amendment - 223 S West Avenue, Water Utility Building – A request from the Community Development Department to amend the land use plan designation for the property at 223 S West Ave, WAKC 1333164, from the Civic and Institutional (CIV) land use category to the Commercial (C) land use category.

Attachments: [City of Waukesha Cover Sheet - Land Use Amendment 223 S West Avenue](#) [V](#)
[Land Use Plan Map - 223 S West Ave](#)
[CSM 2026](#)

Legislative History

4/22/26 Plan Commission approved with conditions

- C. [PC26-0047](#) Rezoning Petition – 223 S West Avenue, Water Utility Building – A request from the Community Development Department to rezone the 0.12 acre City owned property at 223 S West Avenue from Rm-1 Multi-Family Residential to B-1 Neighborhood Business District.

Attachments: [City of Waukesha Cover Sheet- Rezoning, 223 S West Avenue Water Utility](#)
[Petition for Rezoning - 223 S West Ave](#)
[CSM 2026](#)

Legislative History

4/22/26 Plan Commission approved with conditions

8. Action on Public Hearing

- A. [PC26-0067](#) Rezoning Petition from Rm-3 to Rm-3 PUD Multi-Family Residential with Planned Unit Development Overlay District, 600 Maple Avenue, Family Promise– a request to approve rezoning 0.61 acres of land at 600 Maple Avenue from Rm-3 Multi-Family Residential to Rm-3 Multi-Family Residential with a PUD to accommodate a proposed 10 unit residential building.

Attachments: [City of Waukesha Cover Sheet - Family Promise PUD rezoning](#)
[Re-Zoning Ordinance - Family Promise](#)
[Civil Architectural Drawings Family Promise 600 Maple June 2026 \(1\)](#)
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Legislative History

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Attachments: [City of Waukesha Cover Sheet - Land Use Amendment 223 S West Avenue](#) [V](#)
[Land Use Plan Map - 223 S West Ave](#)
[CSM 2026](#)

Legislative History

4/22/26 Plan Commission approved with conditions

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Attachments: [City of Waukesha Cover Sheet- Rezoning, 223 S West Avenue Water Utility](#)
[Petition for Rezoning - 223 S West Ave](#)
[CSM 2026](#)

Legislative History

4/22/26 Plan Commission approved with conditions

Reports

9. Other Boards and Commissions

A. Transit Commission Report - Alex Damien

- B. Water Utility Commission - Ald. Matthews
- C. Information Technology Board Report - Ald. Manion
- D. Landmarks Commission Report - Ald. Chrisien
- E. Redevelopment Authority Report - Ald. Lemke
- F. Parks, Recreation & Forestry Board Report - Ald. Wells
- G. Library Board Report - Ald. Helgestad
- H. Cemetery Commission Report - Ald. Chrisien
- I. Waukesha Housing Authority Report - Ald. Pieper
- J. Community Development Block Grant Committee Report - Jennifer Andrews
- K. Public Art Committee Report - Ald. Moltzan
- 10. Plan Commission - Jennifer Andrews
- 11. Standing Committees
 - A. Finance Committee Report - Ald. Pieper
 - B. Building & Grounds Committee Report - Ald. Moltzan
 - C. Ordinance & License Committee Report - Ald. Wuteska
 - D. Human Resources Committee Report - Ald. Anderson
- 12. Board of Public Works Report - Alex Damien
 - A. [ID#26-04055](#) Bids Received: Friday, July 10, 2026, at 11:00 am.
Ruben Drive Pump Station Replacement

The Board of Public Works recommends that the low bid from Mid City Corporation in the amount of \$2,081,600.00, be awarded.

Sponsors: Public Works
Attachments: [2026 Sanitary Pump Station Ruben Dr - BT](#)

Legislative History

7/23/26

Board of Public Works

recommended for approval to the City Council

13. Director of Public Works Report

14. City Attorney's Report

15. City Administrator's Report

A. [ID#26-04092](#) City Administrator's Report

Attachments: [Admin Report July 31, 2026.pdf](#)

16. Mayor's Report & Referrals

17. Referrals

18. Closed Session

A motion will be made pursuant to Wis. Stat. §19.85(1)(e) to go into closed session to discuss negotiation strategies for the acquisition and disposal of real property including the Water Utility building.

A. [ID#26-04099](#) Discuss negotiation strategies for the acquisition and disposal of real property including the Water Utility building.

19. Reconvene in Open Session

Upon conclusion of the closed session, a motion will be made to reconvene in open session, pursuant to Wis. Stats. 19.85(2) for possible discussion and/or action on matters discussed in closed session.

A. [ID#26-04093](#) Review and possible action on items discussed in Closed Session.

20. Adjournment

Alicia Halvensleben, Mayor
City of Waukesha

NOTICE: Any person who has a qualifying disability under the Americans with Disabilities Act that requires that the meeting be accessible or that materials at the meeting be in an accessible format, please contact the Public Works department, 48 hours prior to the meeting at 524-3600 or by the Wisconsin Telecommunications Relay System so that arrangements may be made to accommodate the request. Attend this meeting in person or watch live at <https://waukesha.legistar.com/calendar.aspx> (due to technical circumstances, the live stream may not always be available).