



City of Waukesha
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Committee: Plan Commission	Date: 11/15/2023
Common Council Item Number: PC23-0466	Date: 11/21/2023
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#23-0466, Certified Survey Map- 2720 N Grandview Blvd-	

Details:

The applicant is proposing a 2 lot Certified Survey Map (CSM) for 2720 N Grandview Blvd. Lot 1 will be approximately 1.7537 acres. The lot will include the multi-tenant building and surrounding parking lot. Lot 1 will also have a cross access easement on the south end of the property, with an additional access easement on the west side. On the north end of the property, Lot 1 will include a drainage easement for the property. Lot 2 will be approximately 0.6321 acres. Lot 2 is currently where Panda Express and their existing parking lot is located. Staff suggests a shared parking easement for the benefit of both properties be extended over lots 1 and 2.

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

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

Executive Recommendation:
Staff recommends approval of the Certified Survey Map for 2720 N Grandview Blvd with the following conditions:

- All engineering and staff comments to be addressed.
- Add a cross parking easement across both parcels to allow for customers to park on both lots.
- Edit the legal description prior to the signing of the CSM and recording with Waukesha County.