



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 12/13/2017
Common Council Item Number: PC17-0124	Date: 12/13/2017
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: Centro de Adoracion y Alabanza, 231 South Street – Conditional Use Permit	

Details:
The applicant would like to operate a small church in an open store front at 231 South Street. They will offer several services during the week including bible studies, prayer meetings and worship services. They are proposing to be open on Tuesdays, Thursdays, Saturdays and Sundays, but would like to have the flexibility to be open daily if there is a need. Services will be offered in the evenings and Sunday afternoons. They are looking to lease about 1000 sq. ft. of space and expect to have about 25 -30 members. There is no on-site parking but the building is adjacent to the parking ramp and across the street from Parking Lot #9.

This use is being proposed in the B-2 Central Business District, and they are requesting a conditional use as a use similar to and reasonably related to other uses. Church-operated meal programs, charitable institutions, and social service agencies can be permitted provided they do not occupy more than 25 percent of any block face. The proposed space is well under the 25 percent limit.

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

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

Staff Recommendation:
Plan Commission can place any conditions they feel appropriate to integrate into the downtown.

