



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 3/24/2021
Item Number: ID#21-1827	Date: 3/24/2021
Submitted By: Maria Pandazi, City Planner	City Administrator Approval: Kevin Lahner, City Administrator
Finance Department Review: Bridget Souffrant, Finance Director	City Attorney's Office Review: Brian Running, City Attorney
Subject: The Tap Yard, 1150 W. Sunset Drive – Conditional Use Permit – Request to operate an outdoor beer garden on an empty building site in the Shoppes at Fox River Shopping Center.	

Details:
 This is a proposal for an outdoor beer garden to be located on a vacant building pad surrounded the large parking field on the eastern portion of the Shoppes at Fox River. The Tap Yard will feature 36 taps of craft beer, a 40 foot container bar, and picnic tables, along with a small stage for live music, karaoke, trivia, and family fun days. Dates of operation are proposed from May 5th through Oct 31, 2021, with possible special usage on nice days in the winter to be determined, hours proposed are Wednesday/Thursday 4-9pm, Friday 4-10pm, Saturday 11am-10pm, and Sunday 11am-7pm. The beer garden is proposing to provide 3 porta potties and one ADA porta-potty with 2 duel sided handwashing stations. The applicant has an agreement with the neighboring O 'Reilly Auto Parts Store to share use of the dumpster space which is within an enclosure. The applicant will provide a barrier around the perimeter of the site, the existing landscaping will remain in place. The site will be covered with 4 inches of mulch, and an ADA compatible surface provide pathways through the site to the container bar and porta potties. The applicant successfully operated a similar beer garden last summer in the City of Greenfield.

Options & Alternatives:

Financial Remarks:

Staff Recommendation:
 Staff recommends approval of the Conditional Use Permit for the Tap Yard, as proposed for a period of one year, with all City Department comments to be addressed, and the applicant must obtain all of the needed building and electrical permits from the Building Inspection Department prior to operating on the site.

