



City of Waukesha
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Committee: Plan Commission	Date: 6/26/2024
Common Council Item Number: PC24-0547	Date: 6/26/2024
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#24-0547- Minor Site Plan & Architectural Review- 922 W Sunset Drive- Take 5 Oil Change- A request to approve plans for a new 12'x12' storage shed to replace an existing shed at the back of the lot.	

Details:

The applicant is looking to replace an existing 10'x10' shed at 922 W Sunset Drive with a new 12'x12' shed. The property is zoned MM-1, Mixed-Use Manufacturing. The existing shed was placed right up to the lot line of the neighboring property to the north. The new shed will be setback 7' from the lot line to the north and 12' from the lot line to the east to meet city code.

The new 144 sq. ft. shed will be placed on crushed gravel and 4 poured concrete piers with galvanized joist brackets. The shed will be constructed with 2x4's and t1-11 smart siding. It will also have asphalt shingles on the roof and a plywood floor. The shed will store car filters, rakes, and shovels. No storage of chemicals or waste oil are allowed in the shed per fire code.

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

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

Executive Recommendation:
Staff recommends approval of the Minor Site Plan & Architectural Review for 922 W Sunset Drive with the following conditions:

- All engineering, fire department, and water utility comments to be addressed