

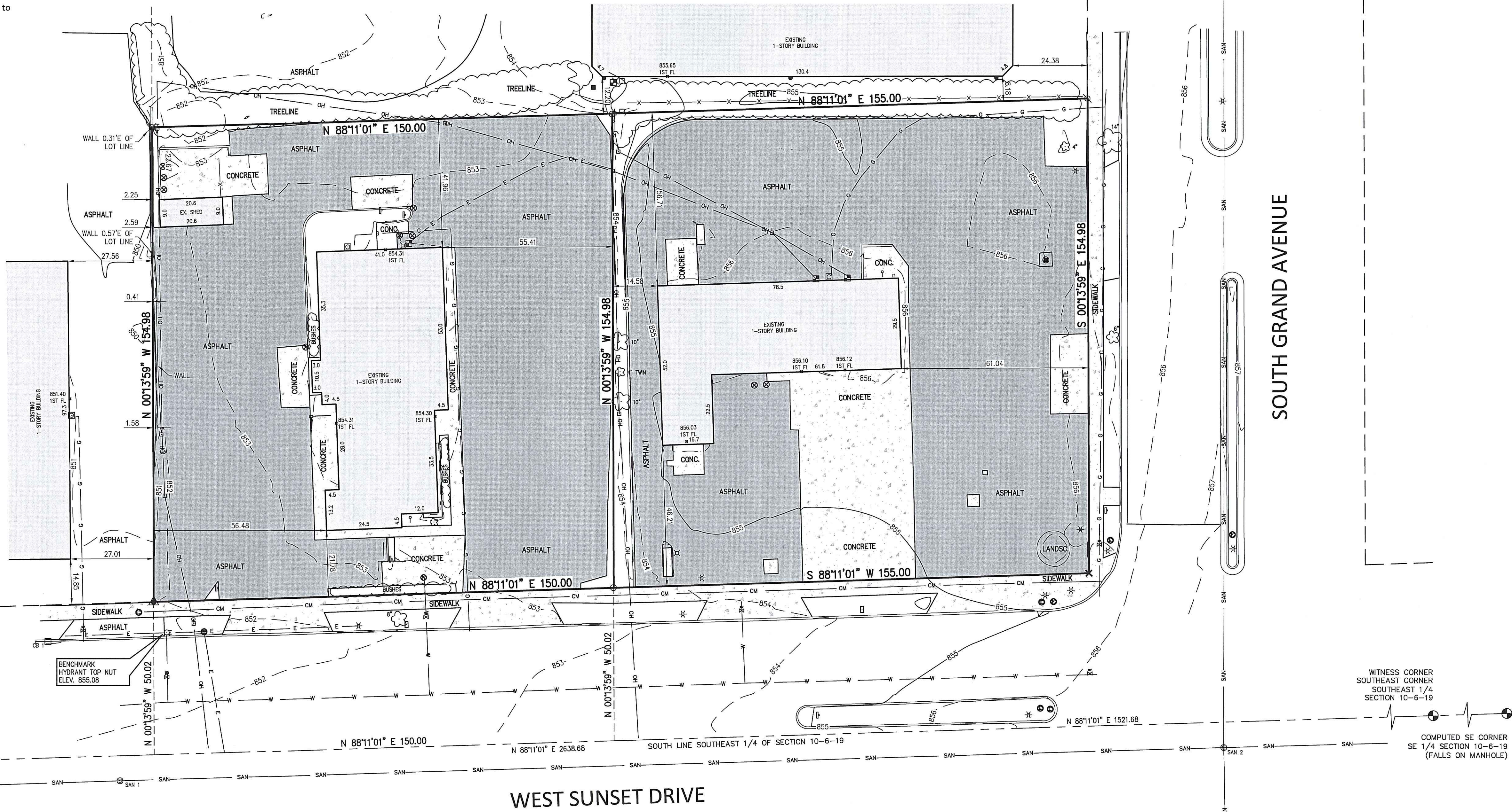
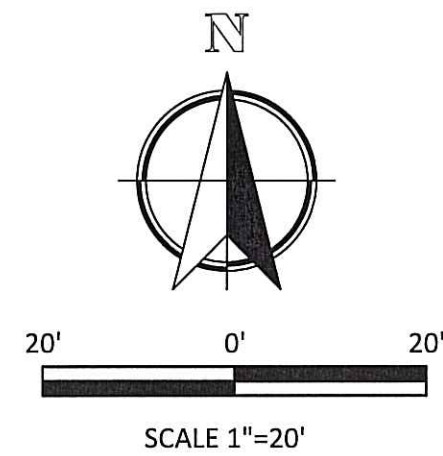
Parcel 1:
All that part of the West 1/2 of the Southeast 1/4 of Section 10, Township 6 North, Range 19 East, in the City of Waukesha, County of Waukesha, State of Wisconsin, described as follows: Commencing at a point on the South line of said 1/4 Section distant North 88° 25' East 1117.00 feet from the South 1/4 Section corner of the said Section; thence North 205.00 feet; thence North 88° 25' East 155 feet more or less to the West line of Grand Avenue; thence South along the West line of Grand Avenue 205 feet to Section line and thence South 88° 25' West 155 feet more or less to the place of beginning. Excluding that portion of land in Quit Claim Deed between Mobil Oil Corporation and the City of Waukesha, a municipal corporation, recorded in Reel 511, Image 86, as Document No. 1193547.

Parcel 2:
That part of the Southeast 1/4 of Section 10, in Township 6 North, Range 19 East, in the City of Waukesha, Waukesha County, Wisconsin, bounded and described as follows: Commencing at the Southwest corner of said 1/4 Section; thence North 88 degrees 25 minutes East along the South line of said 1/4 Section 967.00 feet; thence North 50.02 feet to a point in the North line of Sunset Drive, said point being the point of beginning of the land to be described; thence continuing North 154.98 feet; thence North 88 degrees 25 minutes East parallel to the South line of said 1/4 Section 150.00 feet; thence South 154.98 feet to a point in the North line of said Sunset Drive; thence South 88 degrees 25 minutes West along the North line of said Sunset Drive, being parallel to and 50.00 feet distant from the South line of said 1/4 Section 150.00 feet to the point of beginning

Certificate
The above-described property has been surveyed under my direction and the map hereon drawn is a correct representation thereof to the best of my knowledge and belief.

No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

08/23/2022



NOTES
BEARING BASE: GRID NORTH, WISCONSIN COORDINATE SYSTEM, SOUTH ZONE. BASED UPON NAD 1983 / 2011.
ALL ELEVATIONS REFER TO NAVD 1988 (12).
() RECORDED AS BEARINGS AND/OR DISTANCES
FIELD WORK: 8-11-2022 JWP / KRF



LEGEND			
SANITARY MANHOLE	WATER MANHOLE	POWER POLE	GAS MAIN
SANITARY SEWER	CATCH BASIN	GUY WIRE	GAS METER
CLEAN OUT	DOWNSPOUT	PAD MOUNT TRANSFORMER	GAS VALVE
HYDRANT	ELECTRIC PEDESTAL	COMMUNICATION MANHOLE	SIGN
WATER VALVE	ELECTRIC METER	COMMUNICATION BOX	MAILBOX
WATER MAIN	ELECTRIC LINE	COMMUNICATION LINE	HAND RAIL
OVERHEAD WIRES	ELECTRIC MANHOLE	LIGHT POLE	FENCE
			DECIDUOUS TREE
			CONIFEROUS TREE
			BUSH
			GUARD POST
			CHISEL "X" FOUND
			1-1/4" IRON PIPE FOUND
			"PK" NAIL FOUND
			CONCRETE NAIL FOUND
			3/4" REBAR FOUND
			MISC. MANHOLE

EXISTING UTILITY DATA		
SAN 1 RIM 852.14 IE. 8" S IE. 18" E/W	SAN 2 RIM 857.39 IE. 18" E 842.99 IE. 18" W 842.69 IE. 8" N 843.09 IE. 8" S 843.99	SAN 3 RIM 855.70 IE. 8" N/S 844.80
CB 1 RIM 850.96 (CAN'T OPEN) INVERTS N/S		

PEAK CAR WASH - WAUKESHA
TOPOGRAPHIC BOUNDARY SURVEY
FOR
PEAK, INCORPORATED
CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN

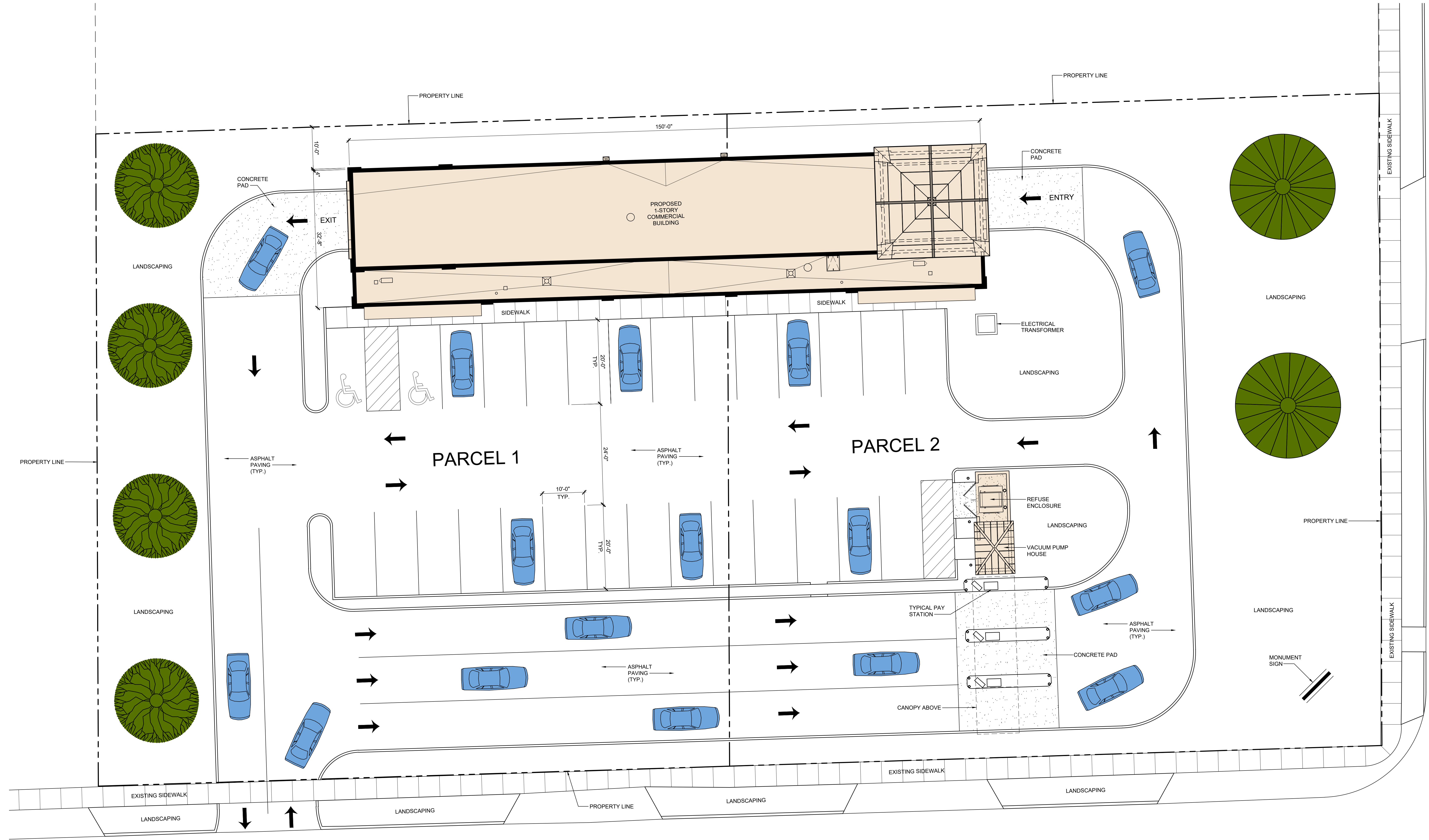
NO.	REVISION	BY	DATE

PROJ. MGR: ALI
DRAFTED: SCB / CRL
DATE: 8-22-2022
CHECKED: MRM
DATE: 8-23-2022

2022.0186.01

SHEET
1 OF 1

Nielsen Madsen + Barber
CIVIL ENGINEERS AND LAND SURVEYORS
1458 Horizon Blvd. Suite 200, Racine, WI. 53406
Tele: (262)634-5588 Website: www.nmbasc.net



W SUNSET DRIVE

S GRAND AVENUE

PROPOSED SITE PLAN

0 5' 10' 20' 40' 60'

SCALE: 1" = 10'-0"



WAUKESHA EXPRESS WASH

300 & 316 W. SUNSET DRIVE
WAUKESHA, WISCONSIN
53189

ROHN ASSOCIATES
ARCHITECTS & PLANNERS

13177 RHODE STREET
CEDAR LAKE, IN 46303
PHONE: (708) 906-4670

PRELIMINARY
NOT FOR CONSTRUCTION
REVISIONS REQUIRED

Copyright 2022. All Instruments Of Service, including
drawings, are the property of Rohn Associates & Planners.
Drawings May Not Be Reproduced Or Copied Without
Written Consent Of The Architect.

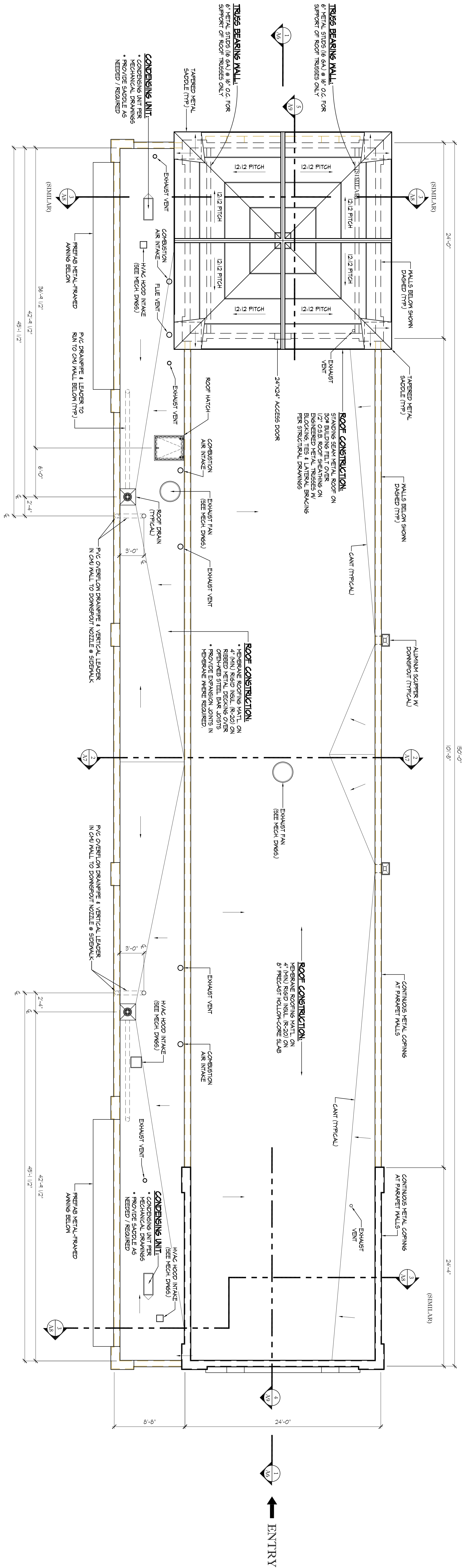
ARCHITECT'S SEAL

ISSUE FOR:
0/30/22 REVIEW

PROPOSED
SITE PLAN

SCALE: AS NOTED
PROJECT NO.: 22-628

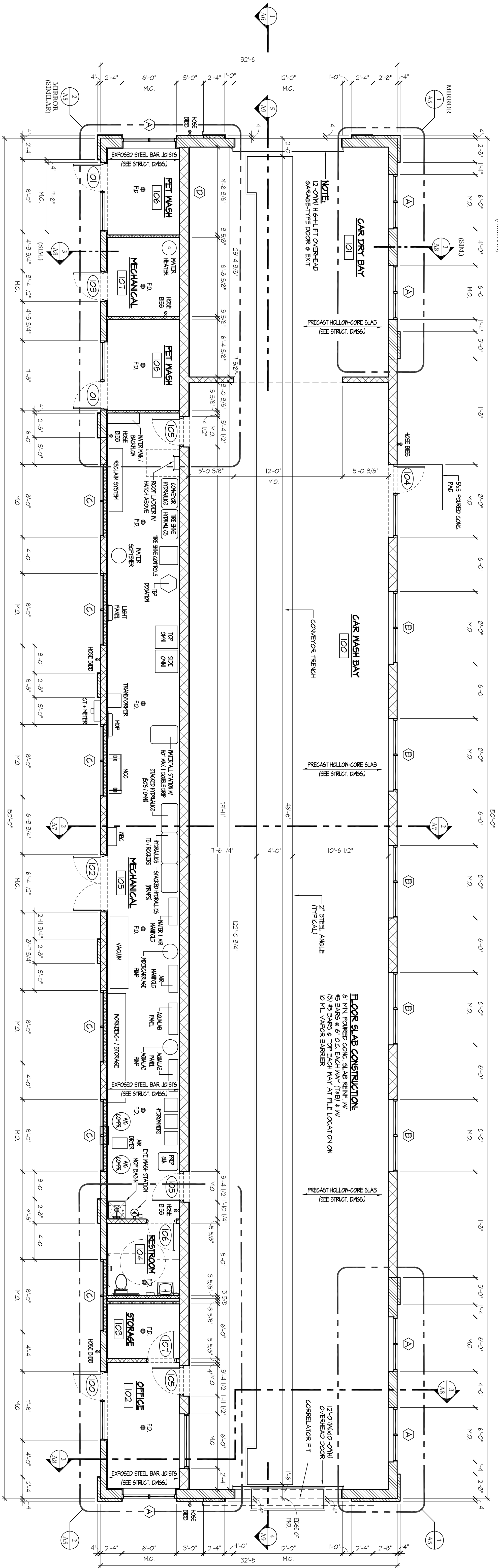
A1



ROOF PLAN

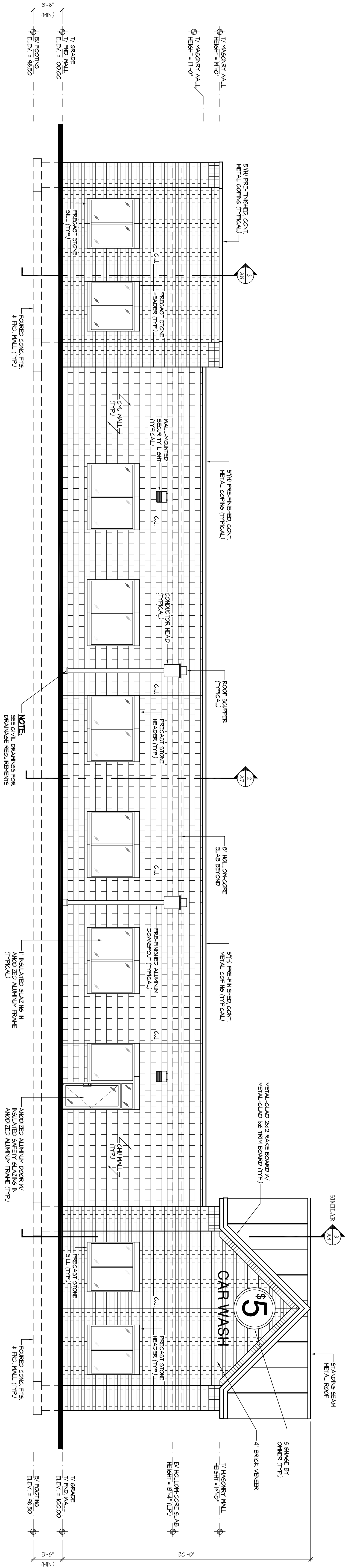
SCALE: 3/16" = 1'-0"

See ECEP General Notes, Roofing



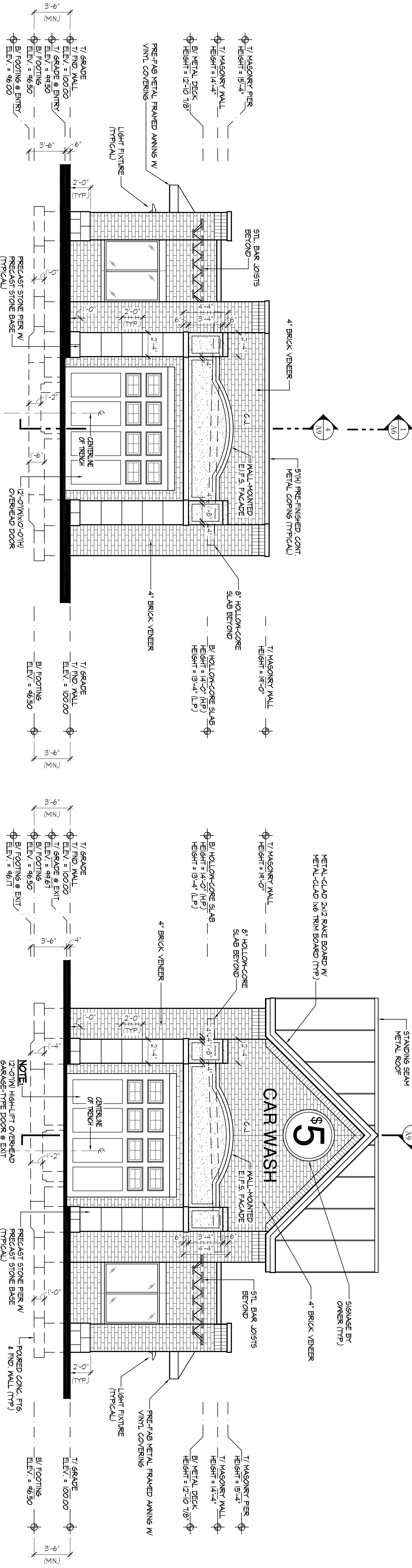
FLOOR PLAN

SCALE: 3/16" = 1'-0"



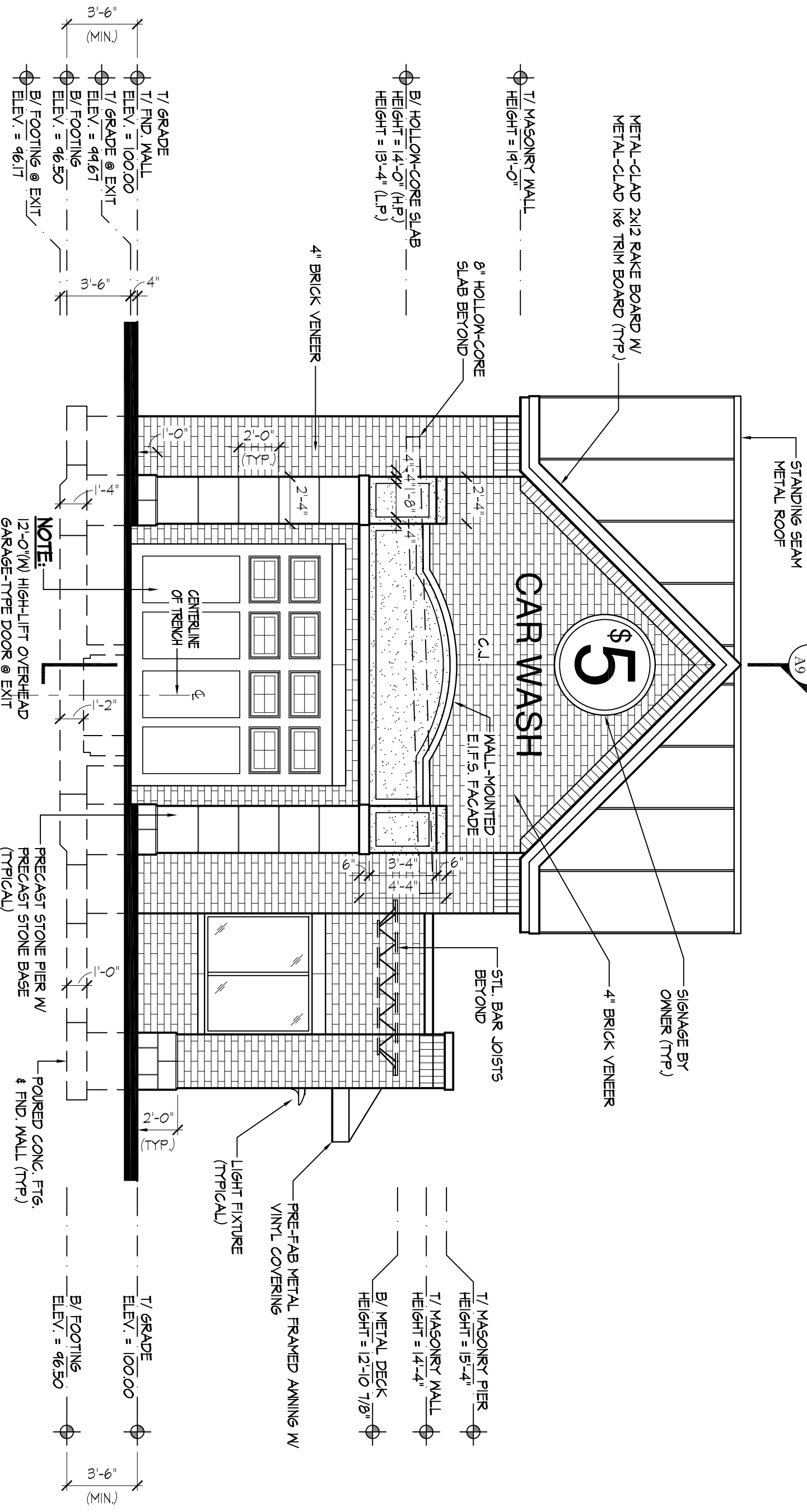
NORTH ELEVATION

SCALE: 3/16" = 1'-0"



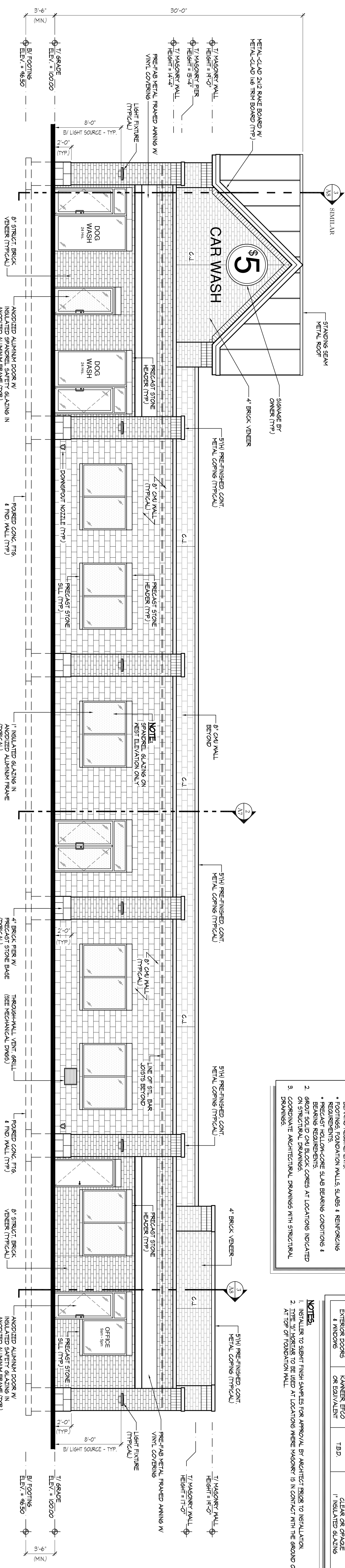
EAST ELEVATION

SCALE: 3/16" = 1'-0"



WEST ELEVATION

SCALE: 3/16" = 1'-0"



SOUTH ELEVATION

SCALE: 3/16" = 1'-0"

EXTERIOR FINISH NOTES

THERMAL AND MOISTURE

WEATHER BARRIER: TYVEK DRAINAGE®
DIPLOMAT (800) 446-4835
RESERVED SHEET FLASHING: BT20 XL BUILDING TAPE
ROOF TO WALL CO. (877) 211-4661
THERMATEX RESISTORIZED GLAZING
THERMATEX (800) 446-4835

EXTERIOR METALS AND FLASHING

SHEET METAL FLASHINGS: PRE-FINISHED METALLIC-COATED STEEL SHEET AT EXPOSED AREAS
PHYSICAL PROPERTIES AND COATING PERFORMANCE REQUIREMENTS OF AIAA 2005 COLOR
SELECTED FROM STANDARD RANGE
- BASE FLASHING: 26 GA.
- FLASHING REINFORCING: 26 GA.
- BRK EDGES: 24 GA.
SCOTTS AND INTERSECTORS OF EXTERIOR GUTTERS: PRE-FORMED VENTED ALUMINUM PANELS
FROM MANUFACTURER'S STANDARD RANGE
PAC-CLAD BY FETTEREN ALUMINUM (OR EQUIVALENT) (800) 722-2353
GUTTERS AND DOWNSPOUTS: PRE-FINISHED ALUMINUM, COLOR AS SELECTED BY ARCHITECT
ROOF BY BRANDSHAW BUILDING PRODUCTS (OR EQUIVALENT) (214) 522-5500

EXTERIOR FINISH SCHEDULE

MASONRY

TYPE	MANUFACTURER	SIZE (NOMINAL)	COLOR	WORKING COLOR / TYPE	CNTL. JUNT. CALLS
BRICK	ENDICOTT	STRUCTURAL	TB2	NATURAL / TYPE N	SONNEBORN
VENIER	OR EQUAL	4"X8"X8" (TYPICAL)	TB2	(SEE NOTE #2)	SONNEBORN
VENIER	OR EQUAL	4"X8"X8" (TYPICAL)	TB2	(SEE NOTE #2)	SONNEBORN
C&W	TB2	8"X8"X8" (TYPICAL)	TB2	NATURAL / TYPE N	SONNEBORN
PRECAST	TB2	SEE EXTERIOR ELEV.	TB2	(SEE NOTE #2)	N/A
STONE	1" BROADWAY	TB2	(SEE NOTE #2)	(SEE NOTE #2)	N/A

EXTERIOR VULNERATION & FINISH SYSTEM (ELF-5)

LOCATION / ID	MANUFACTURER	FINISH	COLOR	COMMENTS
FLASHING	BRANDSHAW	TB2	TB2	
C&W ENT / EXT	OR EQUAL	TB2	TB2	

METALS

LOCATION / ID	MANUFACTURER	TYPE	FINISH	COLOR
ROOF	PAC-CLAD PETERSON	STANDING	PRE-FINISHED	TB2
SOFFITS EAVES & PAC-CLAD PETERSON	FORMED	PRE-FINISHED	TB2	
GUTTER DOWNSPOUTS	PAC-CLAD PETERSON	ALUMINUM	PRE-FINISHED	TB2

STORAGE GLAZING

LOCATION / ID	MANUFACTURER	COLOR / FINISH	DESCRIPTION
EXTERIOR DOORS & WINDOWS	KAWNEER, ETIC	TB2	CLAR OR GRAPE
	OR EQUIVALENT	TB2	1" INSULATED GLAZING

NOTES

1. INSTALLERS TO VERIFY FINISH SAMPLES FOR APPROVAL BY ARCHITECT PRIOR TO INSTALLATION.
2. TYPE 'S' METALS TO BE USED AT LOCATIONS WHERE MASONRY IS IN CONTACT WITH THE GROUND OR AT TOP OF FOUNDATION WALL.

GENERAL STRUCTURAL NOTES

- SEE STRUCTURAL DRAWINGS FOR SIZE & LOCATION OF:
 - STEEL BEAMS, JOISTS, ANGLES, PLATES, LINTELS & BEARING REQUIREMENTS.
 - FOOTINGS, FOUNDATION WALLS, SLABS & REINFORCING.
 - PRECAST HOLLOW-CORE SLAB BEARING CONDITIONS & BEARING REQUIREMENTS.
 - BRICK SOLID OR BRICK CORNER AT LOCATIONS INDICATED.
 - COORDINATE ARCHITECTURAL DRAWINGS WITH STRUCTURAL DRAWINGS.

FASTSIGNS
815.937.1855
 601 N 5th Ave. Suite A
 Kankakee, IL 60901
www.fastsigns.com/590
 f: 815.937.1810

DESIGN PROOF

Rep: Dave Comer
 Designer: DRC

Client:

Peak, Inc.

Project:

14405 Mount Pleasant,
 WI

Orig. Proof: 09.04.18
 Revision #1: 09.08.18

Quantity: 2

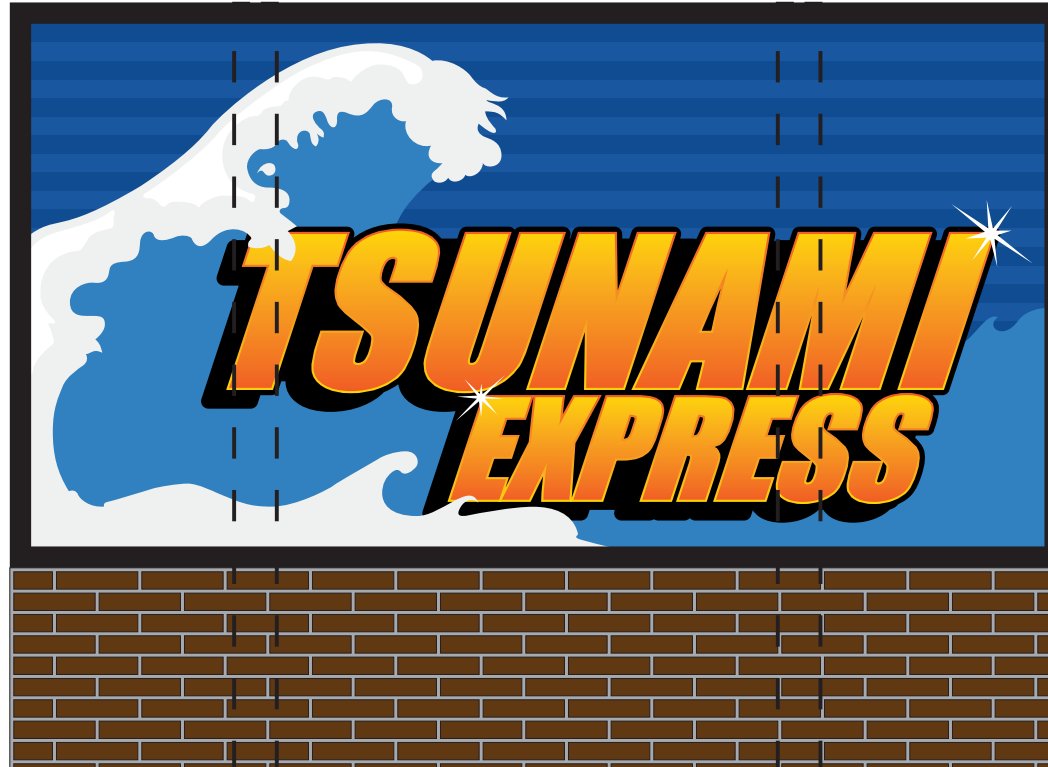
- ☒ Single-Sided
☐ Double-Sided
☐ N/A-Other

Additional Info:

53"

99"

18"



24"

4"

43"

4"

24"

4" SQUARE POSTS
 BY OTHERS

4" SQUARE POSTS
 BY OTHERS

4" SQUARE POSTS
 BY OTHERS

7"

4"

7"

**PLEASE REVIEW THIS
 DESIGN PROOF CAREFULLY**

FASTSIGNS cannot be held liable for any errors (i.e. mispellings) once this design has been signed off as approved for production. Your signature is required to put this order into production.

I, as a client or potential client, understand that any and all designs, drawings, schematics and mock-ups presented to me for my review are the exclusive property of FASTSIGNS. I further understand and acknowledge that any unauthorized use of the same by myself, my agents, or my employee(s), or conversation of said property shall constitute a theft and be grounds for legal action by FASTSIGNS. In the event that such action is filed, I also agree to all attorney fees and court costs incurred by FASTSIGNS in the prosecution of the same.

TWO SINGLE SIDED LIGHT BOXES
 INTERNALLY ILLUMINATED W/ LEDs
 ILLUMINATION = WHITE LEDs

BRICK BASE & (2) 4" SQUARE TUBE POSTS BY OTHERS

CLIENT SIGNATURE

DATE

No signature required if approving artwork via online portal