



CITY OF WAUKESHA

Administration

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Committee: Plan Commission	Date: 7/25/2018
Common Council Item Number: PC18-0080	Date: 7/25/2018
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: White Rock Redevelopment, East, White Rock Avenue – Certified Survey Map	

Details:
 Habitat for Humanity of Waukesha County is proposing a 4-lot certified survey map that would reconfigure three (3) lots they own on the east side of White Rock Avenue. The CSM would make three (3) 7,500 square foot lots where they recently have constructed single family homes. These lots meet the requirements that are part of a special Planned Unit Development (PUD) created for Habitat for Humanity's redevelopment efforts in this area. The remaining 0.81 acre outlot would be created for future redevelopment of the vacant land behind these and other parcels along White Rock. Since it does not have the PUD required 50 feet of width, it will remain an unbuildable outlot until it is combined with additional properties, at which time a new CSM or Plat will need to be submitted to the City for approval. There will be an ingress/egress easement on the outlot for the benefit of Lot 1.

Options & Alternatives:
 The CSM meets the requirements of the Rm-3 Planned Unite Development and should be approved.

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

Staff Recommendation:
 Staff recommends approval of the CSM for the properties at 1123, 1129, and 1135 White Rock Avenue, subject to Engineering Comments.

