



City of Waukesha

City Hall,
201 Delafield Street
Waukesha, WI 53188

Meeting Agenda - Final

Plan Commission

Wednesday, September 12, 2018

6:30 PM

Council Chambers, City Hall
Use lower level glass door.

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Public Comment

V. Approval of Minutes

[ID#18-1259](#) Minutes for the Meeting of August 22, 2018.

Attachments: [pcmn180822.pdf](#)

VI. Consent Agenda

Approval with Staff comments and conditions.

[PC18-0120](#) WI State Patrol SE, 21115 E. Moreland Blvd. - Extra-territorial Certified Survey Map

Attachments: [Proposed CSM.pdf](#)
[WI State Patrol Cover Sheet.pdf](#)

Charlie Griffith

[PC18-0131](#) Porta Painting, Inc., 313 Travis Lane - Certified Survey Map

Attachments: [18-3235 C.S.M. 313 TRAVIS LANE.pdf](#)
[Travis Lane CSM Cover Sheet.pdf](#)

Charlie Griffith

[PC18-0117](#) Montessori School of Waukesha, 2600 Summit Avenue - Certified Survey Map

Attachments: [2018-08-13 CSM for review.pdf](#)
[Montessori School CSM Cover Sheet.pdf](#)

Doug Koehler

[PC18-0121](#) Therm Tech, 301 Travis Lane - Certified Survey Map

Attachments: [CSM.pdf](#)
[Therm Tech CSM Cover Sheet.pdf](#)

Doug Koehler

VII. Open Public Hearing

[ID#18-1212](#) Public Hearing: Fire Code Updates

Attachments: [Fire Code Updates Cover Sheet.pdf](#)
[21.01 Adoption of Codes - changes 2018 final.pdf](#)

Brian Charlesworth

[PC18-0112](#) Public Hearing: Iglesia Cristiana Ebenezer, Inc., 328 W. Sunset -
Conditional Use Permit

Attachments: [App & Cond'l Use.pdf](#)
[Iglesia Cover Sheet.pdf](#)

Doug Koehler

[PC18-0119](#) Public Hearing: 620 Maple Avenue - Conditional Use Permit

Attachments: [Conditional Use.pdf](#)
[620 Maple Cover Sheet.pdf](#)

Doug Koehler

VIII. Action on Public Hearing

[ID#18-1260](#) Action: Fire Code Updates

[ID#18-1261](#) Action: Iglesia Cristiana Ebenezer, Inc., 328 W. Sunset - Conditional Use
Permit

[ID#18-1262](#) Action: 620 Maple Avenue - Conditional Use Permit

IX. Business Items

[PC18-0118](#) Montessori School of Waukesha, 2600 Summit Avenue - Final Site Plan & Architectural Review

Attachments:

[2018-08-13 City Response Letter.pdf](#)
[2018-08-13 Project Narrative.pdf](#)
[City Maintenance Agreement - Draft.pdf](#)
[Final Plan Review Checklist.pdf](#)
[LOT City of Waukesha.pdf](#)
[PC Application.pdf](#)
[Sealed 1818660 - SWMR-2018-08 13.pdf](#)
[1818660 - Sheet - A0-1 - ARCHITECTURAL SITE DETAILS.pdf](#)
[1818660 - Sheet - A1-1a - OVERALL LL FLOOR PLAN.pdf](#)
[1818660 - Sheet - A1-2a - OVERALL UP FLOOR PLAN.pdf](#)
[1818660 - Sheet - A1-2b - ENLARGED WEST WING PLAN.pdf](#)
[1818660 - Sheet - A1-2c - ENLARGED NORTH WING PLAN.pdf](#)
[1818660 - Sheet - A1-2d - ENLARGED EAST WING PLAN.pdf](#)
[1818660 - Sheet - A1-3 - OVERALL ROOF PLAN.pdf](#)
[1818660 - Sheet - A2-0 - EXTERIOR ELEVATIONS.pdf](#)
[1818660 - Sheet - A2-1 - EXTERIOR VIEWS.pdf](#)
[1818660 Sealed Civil Plans Binder.pdf](#)
[1818660e-PXP1.pdf](#)
[1818660e-PXP2.pdf](#)
[1818660LandscapeColor.pdf](#)
[Montessori SPAR Cover Sheet.pdf](#)

Doug Koehler

[ID#18-0618](#) Food Truck, Moreland & Whiterock - Temporary Use Permit

Attachments:

[App & Pics.pdf](#)

Maria Pandazi

Legislative History

7/11/18 Plan Commission approved with conditions

[PC18-0113](#) Sunrise Liquor, 518 Delafield Street - Rezoning

Attachments:

[App & Rezoning Petition.pdf](#)
[Property description.pdf](#)
[Sunrise Liquor Cover Sheet.pdf](#)

Maria Pandazi

[PC18-0114](#) U-Haul, 925 Hwy. 164 - Final Site Plan & Architectural Review

Attachments: [17-241 Conditional use permit application - Final.pdf](#)
[17-241 Exterior Storage 08-11-2018.pdf](#)
[Checklist Commercial Developments.pdf](#)
[Sustainability Checklist.pdf](#)
[U-Haul Cover Sheet.pdf](#)

Jeff Fortin

[PC18-0132](#) Smart Asset Realty, 200 W. Main Street - Final Site Plan & Architectural Review

Attachments: [Plan Commission Application.pdf](#)
[Light Fixture Cut Sheet.pdf](#)
[PC1.0 Floor plan & Demo elevations.pdf](#)
[PC2.0 Proposed Elevations.pdf](#)
[Smart Asset Cover Sheet.pdf](#)

Jeff Fortin

[PC18-0133](#) Billy D's, 1313 Arcadian Avenue - Final Site Plan & Architectural Review (patio)

Attachments: [17340A-24x36C1.PDF](#)
[17340A-24x36A1.12.PDF](#)
[Billy D's Cover Sheet.pdf](#)

Jeff Fortin

[PC18-0115](#) Porta Painting, Inc., 313 Travis Lane - Preliminary Site Plan & Architectural Review

Attachments: [001_TRANSMITTAL FORM.pdf](#)
[002_Application Form.pdf](#)
[003_Written Statement Porta Painting, LLC 8-13-18.pdf](#)
[004_18-3235 C.S.M. 313 TRAVIS LANE.pdf](#)
[005_T1.0_TITLE PAGE_PC_8-13-18.pdf](#)
[006-008_18-3235 OLV 313 TRAVIS LN PLN SET 06-01-18.pdf](#)
[009_A1.0_FLOOR PLAN&ELEVATIONS.pdf](#)
[010_A1.1_COLORED PERSPECTIVE.pdf](#)
[011_LS1.0_LANDSCAPING PLAN.pdf](#)
[012_LS1.0_LANDSCAPING PLAN_IN COLOR.pdf](#)
[013_LED LIGHTS AT OVERHEAD DOORS.pdf](#)
[Porta Painting Cover Sheet.pdf](#)

Charlie Griffith

[ID#18-1277](#) Zoning Code Updates

Attachments: [revised_2218-Landscaping-9-2018 redline chages.docx](#)

Maria Pandazi

X. Director of Community Development Report

XI. Adjournment

"A majority of the Council members may be in attendance"

NOTICE: Any person who has a qualifying disability under the Americans with Disabilities Act that requires that the meeting be accessible or that materials at the meeting be in an accessible format, please contact the Community Development Office 48 hours prior to the meeting at 524-3750, or by the Wisconsin Telecommunications Relay System so that arrangements may be made to accommodate the request.