

**CITY OF WAUKESHA****Administration**

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<b>Committee:</b> Plan Commission	<b>Date:</b> 8/22/2018
<b>Common Council Item Number:</b> PC18-0104	<b>Date:</b> 9/4/2018
<b>Submitted By:</b> Maria Pandazi, City Planner	<b>City Administrator Approval:</b> Kevin Lahner, City Administrator <a href="#">Click here to enter text.</a>
<b>Finance Department Review:</b> Rich Abbott, Finance Director RA	<b>City Attorney's Office Review:</b> Brian Running, City Attorney <a href="#">Click here to enter text.</a>
<b>Subject:</b> <b>Therm Tech, 301 Travis Lane – Preliminary and Final Site Plan &amp; Architectural Review</b> <b>DRIVEWAY WIDTH FOR COUNCIL APPROVAL</b>	

**Details:**

As part of an expansion project, Therm Tech is proposing a 50' driveway at the property line. Section 6.13 (4) of the City Code requires driveways wider 45' at the property line to be reviewed by Plan Commission and then approved by Common Council.

The overall project was approved by Plan Commission for a Final Site Plan and Architectural Review on 8/22/18. The project includes a 13,000 sq. ft. addition to the facility at 301 Travis Lane for production and shipping space. The footprint will be at the front of the building extending over an area that is currently paved. The base of the building will be cast in place concrete with scored block appearance with a smooth block texture for the top 8 inches to match the existing building. Above the 10 ft. tall base will be insulated metal panels also to match the existing building. Several clerestory windows have been added in the upper levels on the north and west elevations, overhead doors and service doors are also found on said elevations. Landscaping along Travis Lane will be enhanced in front of the new addition.

**Options & Alternatives:**

[Click here to enter text.](#)

**Financial Remarks:**

[Click here to enter text.](#)

**Staff Recommendation:**

Plan Commission recommends approval of a 50' driveway at the property line as part of the Site Plan and Architectural Review approved by Plan Commission on 8/22/18.

