

Project Reviews

City of Waukesha

Project Number: SPAR25-00059

Description: 2417 Silvernail Rd, Silvernail apts

Applied: 11/7/2025

Approved:

Site Address: 2417 SILVERNAIL RD

Closed:

Expired:

City, State Zip Code: WAUKESHA, WI 53188

Status: RECEIVED

Applicant: Bleck & Bleck Architects, LLC

Parent Project:

Owner: Silvernail Investment Group, LLC

Contractor: <NONE>

Details:

Applicant meant to apply for a Preliminary SPAR.

Additional amount due will be \$880.

Amount \$880 paid.

LIST OF REVIEWS

SENT DATE	RETURNED DATE	DUE DATE	TYPE	CONTACT	STATUS	REMARKS
Review Group: AUTO						
11/7/2025	11/7/2025	11/21/2025	Building Inspection	KRISTIN STONE	REVIEW COMPLETE	No remarks
Notes:						
11/7/2025	11/21/2025	11/21/2025	Fire	Brian Charlesworth	REVIEW COMPLETE	
Notes:						
11/7/2025	11/20/2025	11/21/2025	General Engineering	Josh Meyerhofer	REVIEW COMPLETE	See notes
Notes:						
MSA review included in attachments						
11/7/2025		11/21/2025	Parks	Melissa Lipska		
Notes:						

Project Reviews

City of Waukesha

11/7/2025	11/21/2025	11/21/2025	Planning	Doug Koehler	REVIEW COMPLETE	See notes.
-----------	------------	------------	----------	--------------	-----------------	------------

Notes:

1. Please include of copy of the DNR accepted wetland delineation report.
2. Where is HVAC for commercial space?
3. Turning movements into garage from east drive seem tight.
4. ADA access route to commercial space?
5. Light pole height shall not exceed 20 feet, base shall not exceed 4 feet.
6. What is the detailing on the exposed precast.
7. Provide detail of HVAC exhaust vents.
8. Consider other materials than just different colored horizontal siding for visual interest. (Brick, Stone, vertical siding elements, panels, window framing, corner caps...)
9. Tenant storage space?
10. Bicycle parking numbers?
11. Colored landscape plan
12. Does sanitary easement allow for storm water facility?

11/7/2025		11/21/2025	Planning Commission	Unassigned		
-----------	--	------------	---------------------	------------	--	--

Notes:

11/7/2025	11/11/2025	11/21/2025	Water Utility	Mat Kadrich	REVIEW COMPLETE	see notes
-----------	------------	------------	---------------	-------------	-----------------	-----------

Notes:

- 1) You will need to fill out a water lateral application that can be found on our website. All fees must be made prior to WWU making the tap.
- 2) WWU will make the tap and provide the tapping sleeve, valve, and valve box. Contractor responsible for excavation, trench shoring, and means to lower parts into the ditch.
- 3) WWU Specs require class 52 DI or DR-14 PVC for fire and domestic services.
- 4) You will need to abandon the existing 1-1/4" copper service at the water main by turning the corp off and capping the line.