



City of Waukesha
201 Delafield Street
Waukesha, WI 53188
Tel: 262.542.3700
waukesha-wi.gov

City of Waukesha Cover Sheet

Committee: Plan Commission	Meeting Date: 9/24/2025
ID Number: PC#25-0153	Ordinance/Resolution Number (if applicable):
Department Submitting: Community Development	Submission Date: 9/10/2025
Agenda Item Title: Review and possible action on the Final Site Plan & Architectural Review for 2145 E Moreland Blvd	

Issue Before the Council: Review and act on the Final Site Plan & Architectural Review for 2145 E Moreland Blvd, Boucher Cadillac- A request to approve plans for a 3,429 sq. ft. of additions in total along the east and west sides of the building along with facade improvements around the exterior of the dealership, located in the B-5, Community Business District.
Options & Alternatives: The Plan Commission could approve the application with or without conditions or deny it. If the application is denied the proposal will not be able to go forward
Additional Details: The applicant is proposing a building addition to the property located at 2145 E Moreland Blvd. The property is zoned B-5, Community Business District. The building addition will be on the west and east side of the existing building. The larger expansion will be on the west side of the building. The total size of the two additions will be approximately 3,429 sq. ft. The applicant will also be adding a curbing along the addition and landscaping in the islands. Along with the additions, the applicant is looking to update the exterior of the building. The new exterior design is sleek and modern ACM. This will provide a new, interesting look, instead of the typical flat surface. There will also be some interior renovation with this project. Increasing the building size, will allow for 5 more employees on site.



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What is the Strategic Plan Priority this item relates to:
People-Centered Development

What impact will this item have on the Strategic Plan Priority?

Financial Remarks:
No Direct financial impact on the City

Executive Recommendation:
Staff recommends approval of the Final SPAR for 2145 E Moreland Blvd with the following conditions:

- All engineering, fire department, and water utility comments to be addressed
- An engineering concurrence letter must be provided before building permits may be pulled
- A landscape bond must be provided for landscape work

Suggested Motion:
I move to approve the Final Site Plan & Architectural Review for 2145 E Moreland Blvd with staff comments to be addressed

Reviewed By:

Finance Director	Date Reviewed
City Attorney	Date Reviewed
City Administrator	Date Reviewed