



# Wauwatosa, WI

7725 W. North Avenue  
Wauwatosa, WI 53213

## Signature Report

Resolution-Council: R-25-60

File Number: 25-0815

Enactment Number: R-25-60

**Resolution approving a Conditional Use Permit in the Neighborhood/Village Trade and North Avenue Overlay (C1/NOR) zone at 6410 W. North Avenue to allow an outdoor seating area for an existing wine shop and wine bar, Jonathan Blechman, Pipsqueak Wine, applicant**

WHEREAS, Jonathan Blechman, Pipsqueak Wine, applied for a Conditional Use Permit in the Neighborhood/Village Trade and North Avenue Overlay (C1/NOR) zone at 6410 W. North Avenue to allow an outdoor seating area for an existing wine shop and wine bar, and;

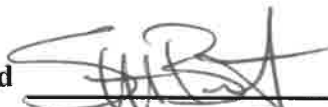
WHEREAS, this request was reviewed and recommended by the City Plan Commission to be necessary for the public convenience at that location; located and proposed to be operated in such manner which will protect the public health, safety, and welfare; and was found to be compatible with surrounding uses;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin hereby grants a Conditional Use Permit to Jonathan Blechman, Pipsqueak Wine, subject to:

1. Hours of operation Monday and Tuesday: 4:00 p.m. - 9:00 p.m., Wednesday through Saturday: 1:00 p.m. - 9:00 p.m., and Sunday: 1:00 p.m. - 6:00 p.m.
2. Providing detailed costs of any alterations and/or new construction, as well as income & expense as requested by the Assessor's office.
3. The dining area kept clean, neat, and in an orderly appearance free of trash, debris, and/or obnoxious odors. This includes upkeep of outdoor dining furniture.
4. Providing short- and long-term bicycle parking in compliance with City Code 24.11.080 prior to occupancy permit issuance.
5. Obtaining site plan approval from the Engineering Division.
6. Under WMC 24.16.040I., a Conditional Use will lapse and have no further effect one year after it is approved by the Common Council, unless a building permit has been issued (if required); the use or structure has been lawfully established; or unless a different lapse of approval period or point of expiration has been expressly established by the Common Council.
7. Obtaining other required licenses, permits, and approvals, including Design Review Board.

By: Plan Commission

Adopted

  
City Clerk Steven Braatz

Date

5-20-25

Approved Dennis D. McBride Date 5/21/25  
Mayor Dennis McBride