

Wauwatosa, WI

Design Review Board

Meeting Agenda - Final

7725 W. North Avenue
Wauwatosa, WI 53213

Thursday, June 4, 2026

7:00 PM

Committee Room #1

ROLL CALL

NEW BUSINESS

1851 Church Street - 3 Car Detached Garage

[26-1035](#)

7501 W North Avenue - Two-Building Redevelopment

[26-1038](#)

ADJOURNMENT

NOTICE TO PERSONS WITH A DISABILITY

Persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (414) 479-8917 or send an email to tclerk@wauwatosa.net, with as much advance notice as possible.

Wauwatosa, WI

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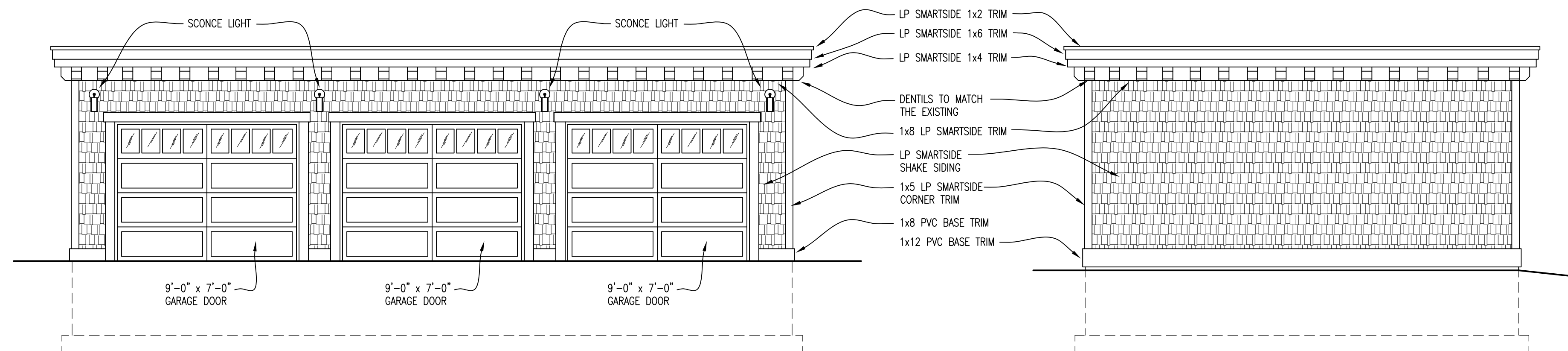
Staff Report

File #: 26-1035

Agenda Date: 6/4/2026

Agenda #:

1851 Church Street - 3 Car Detached Garage

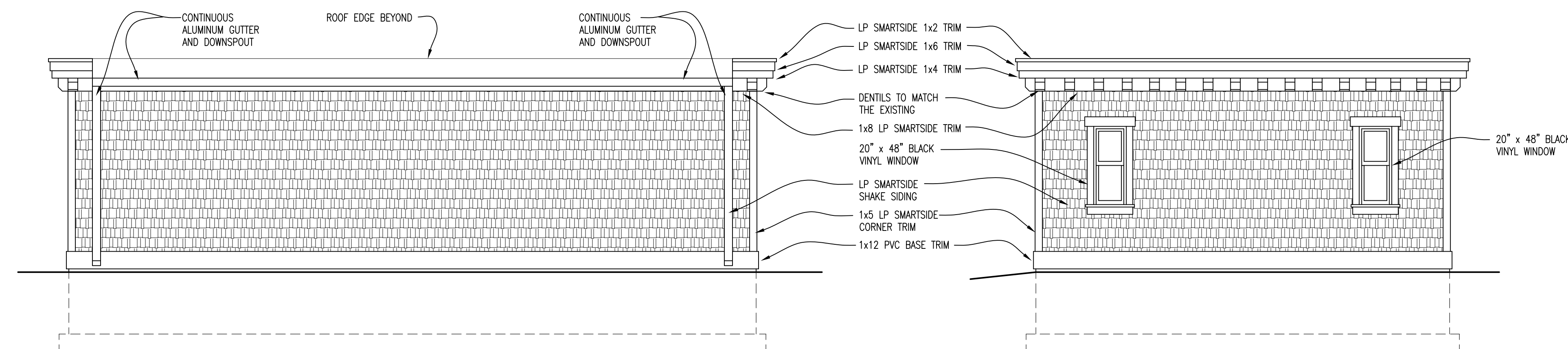


NORTH EXTERIOR ELEVATION

SCALE: 1/4" = 1'-0"

WEST EXTERIOR ELEVATION

SCALE: 1/4" = 1'-0"

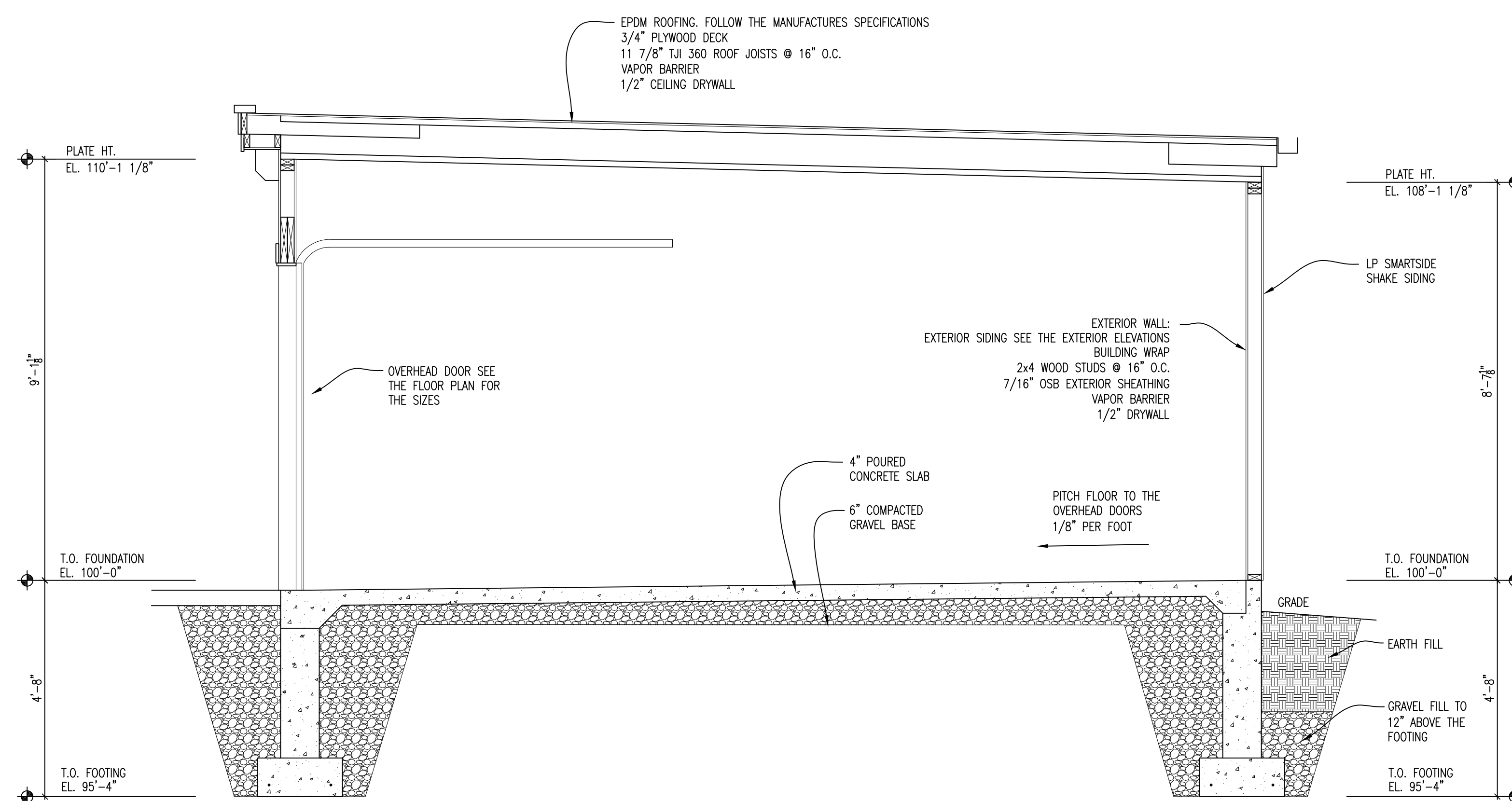


NORTH EXTERIOR ELEVATION

SCALE: 1/4" = 1'-0"

EAST EXTERIOR ELEVATION

SCALE: 1/4" = 1'-0"



1 CROSS SECTION
A4-00 1/2" = 1'-0"

GARAGE ELEVATIONS
GARAGE SECTION

PROPOSED THREE CAR GARAGE
1851 CHURCH ST
WAUWATOSA, WISCONSIN

DATE:
3-30-2026
REVISION DATE:

JOB NO.:
2024064.00
DRAWN BY:
TEV IV

A2-00

Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

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7501 W North Avenue - Two-Building Redevelopment

EXISTING CONDITIONS



Northwest Corner



Southwest Corner



South Street



Northeast Corner



Northwest Corner



South Lot

BUILDING 1

BUILDING 1 - ELEVATION NOTES

South
1/16" = 1'-0"



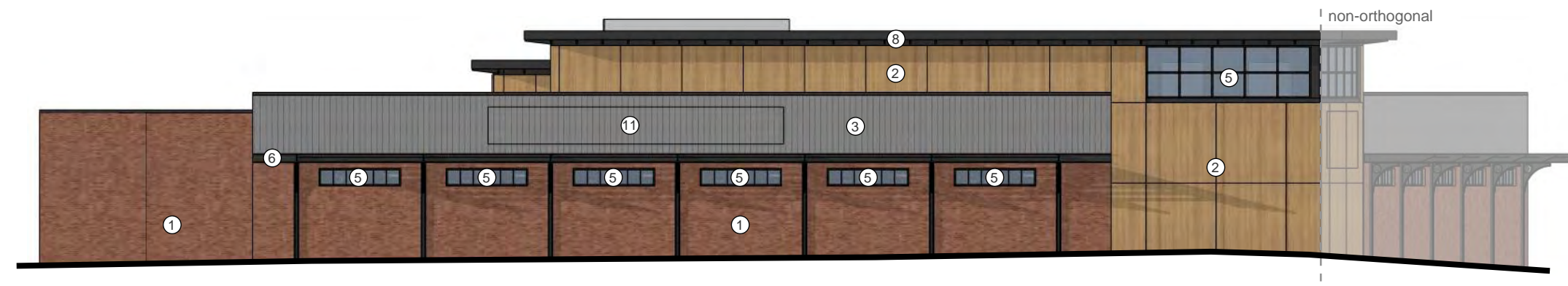
- 1 Brick: color red
- 2 Wood-look phenolic panel
- 3 Corrugated metal panel: color gray
- 4 Aluminum storefront window system: color dark bronze
- 5 Spandrel glass in aluminum storefront: color dark bronze
- 6 C-channel metal accent painted: color dark gray
- 7 Standing seam metal roof: color dark gray, over exposed steel structure painted: color dark gray
- 8 Brake metal roof overhang w/ outriggers
- 9 Overhead garage door
- 10 Metal sunshade style overhang painted: color dark gray
- 11 Tenant signage for approximate location, final approval at later date

Notes do not align between buildings
Scale does not align between buildings

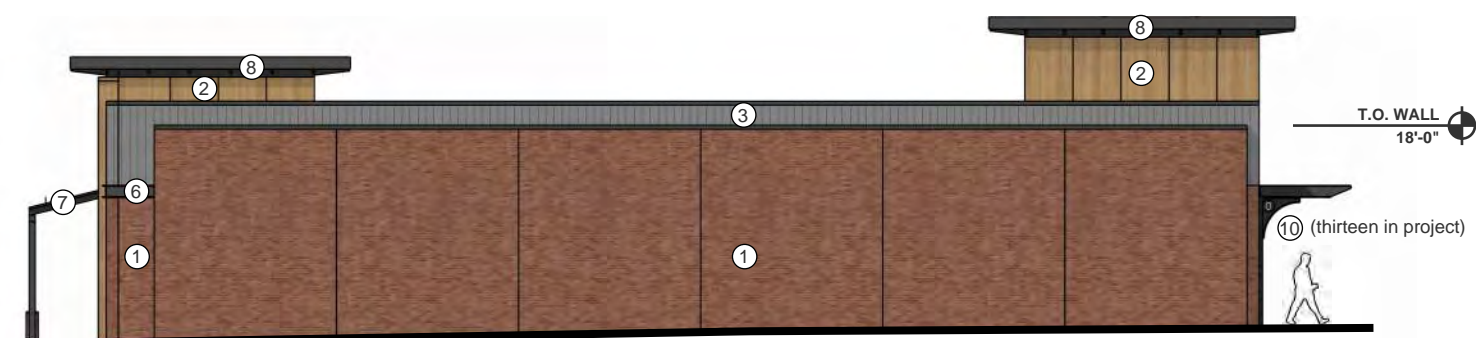
West
1/16" = 1'-0"



North
1/16" = 1'-0"



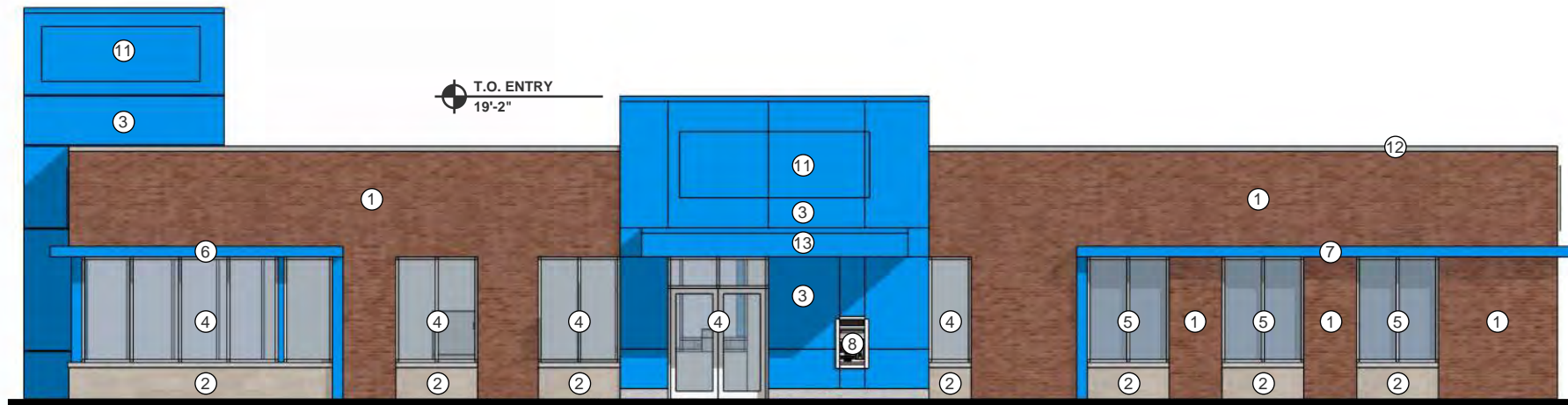
East
1/16" = 1'-0"



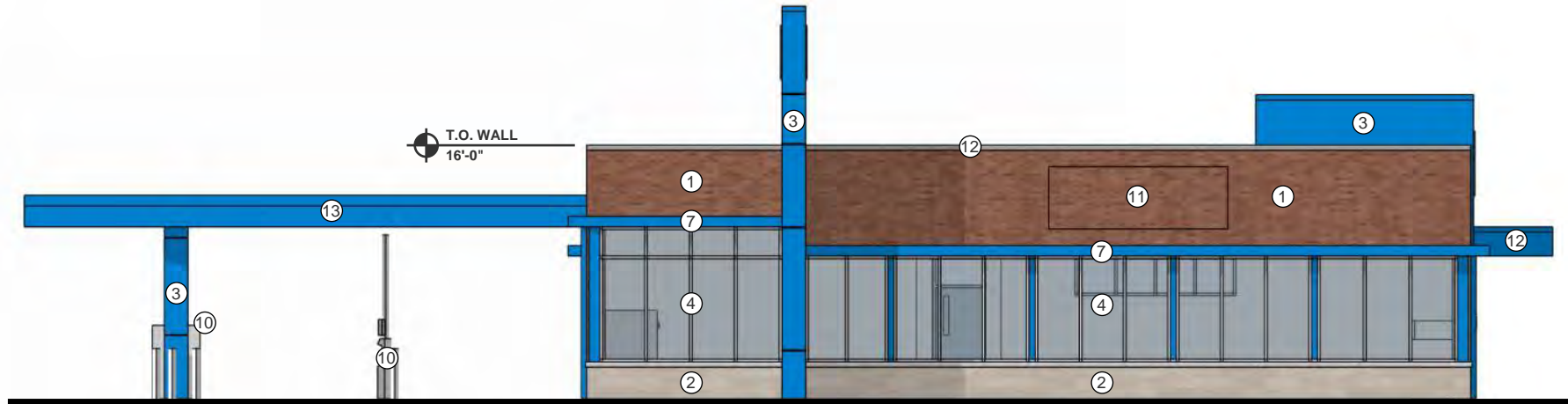
Artistic and/or computer renderings are not a contractual representation of the finished product and GROTH Design Group makes no warranties and representations that the depictions of such renderings will be replicated in the finished product. Client acknowledges and agrees that the terms of the contract, not the renderings shall control.

BUILDING 2

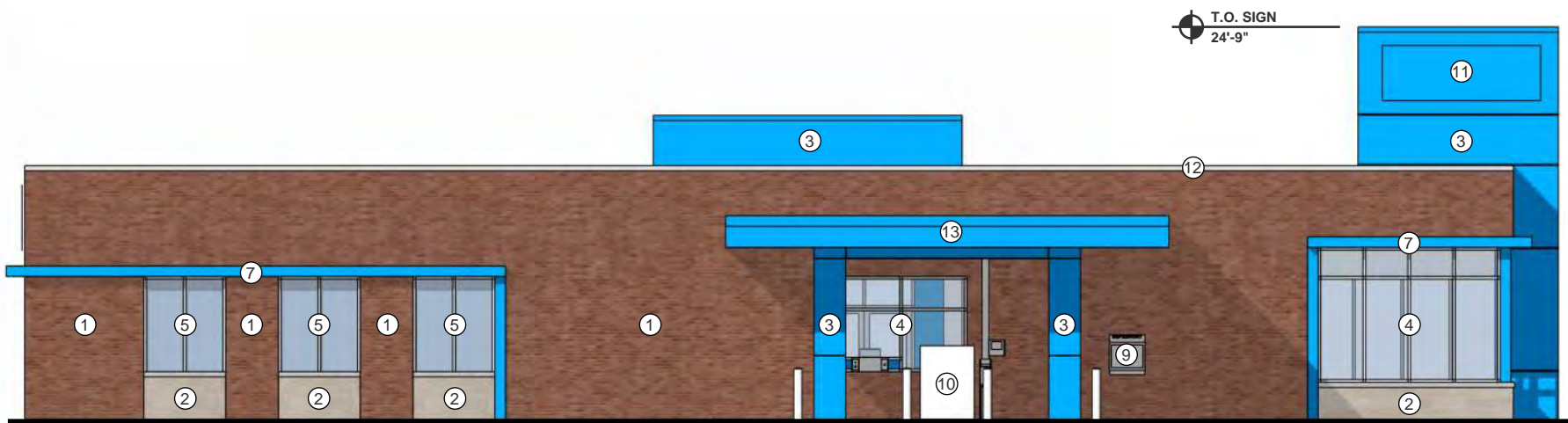
West
3/32" = 1'-0"



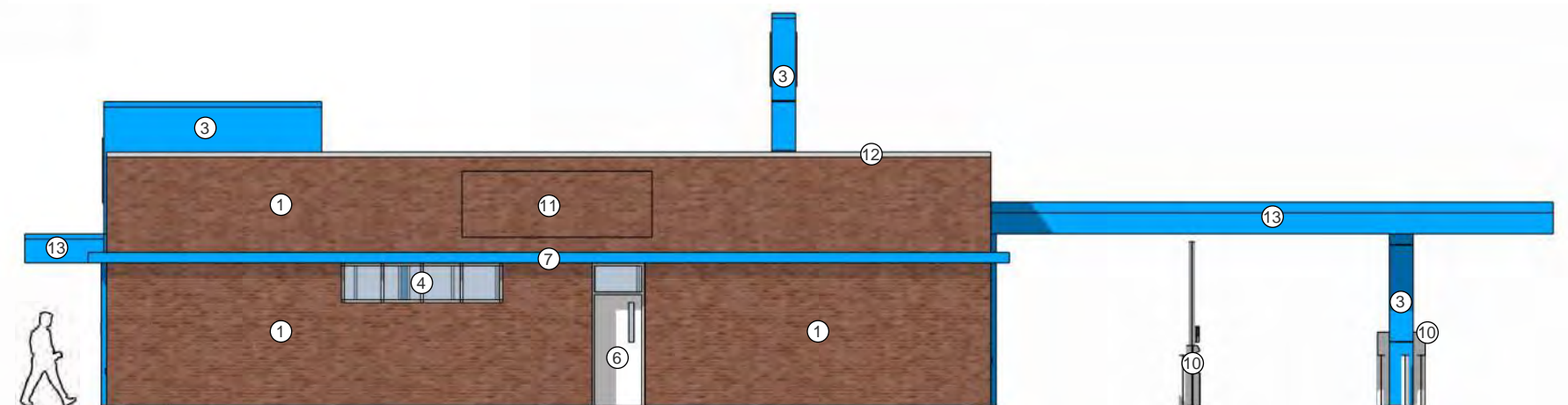
North
3/32" = 1'-0"



East
3/32" = 1'-0"



South
3/32" = 1'-0"



BUILDING 2 - ELEVATION NOTES

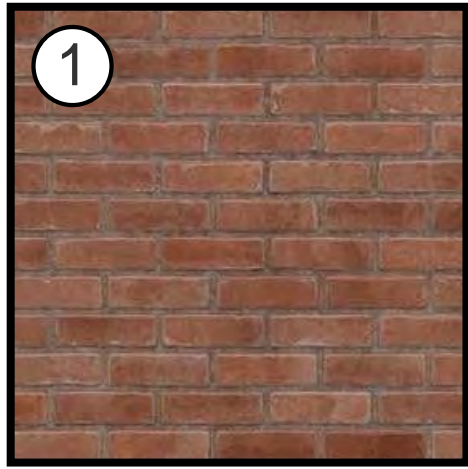
- 1 Brick: color red
- 2 Burnished stone block w/ stone sill: color cream
- 3 Architectural metal panel: color blue
- 4 Aluminum storefront window system w/ clear glass: clear anodized
- 5 Aluminum storefront window system w/ spandrel glass: clear anodized
- 6 Painted hollow metal door w/ vision panel: color white
- 7 Metal accent brow: color blue
- 8 Walk-up ATM
- 9 Depository
- 10 Bank drive-thru equipment by owner
- 11 Tenant signage for approximate location, final approval at later date
- 12 Brake metal coping: color silver
- 13 Metal canopy: color blue

Notes do not align between buildings
Scale does not align between buildings

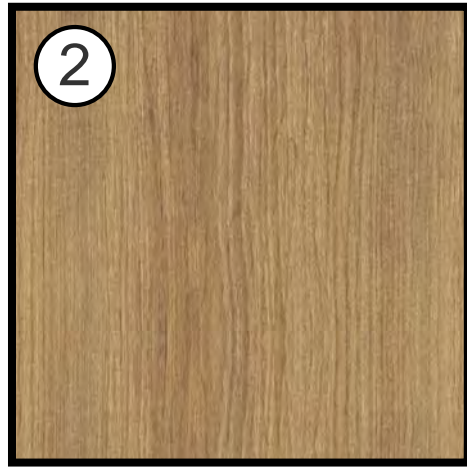
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MATERIAL PALETTE

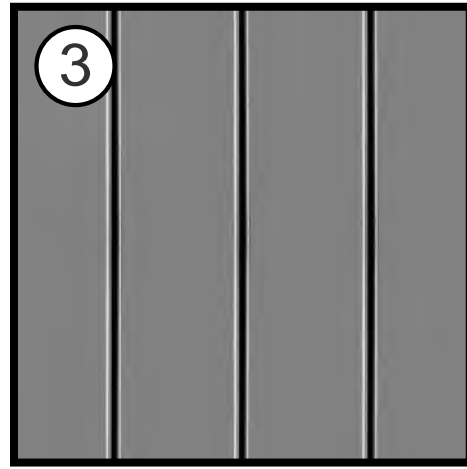
Building 1



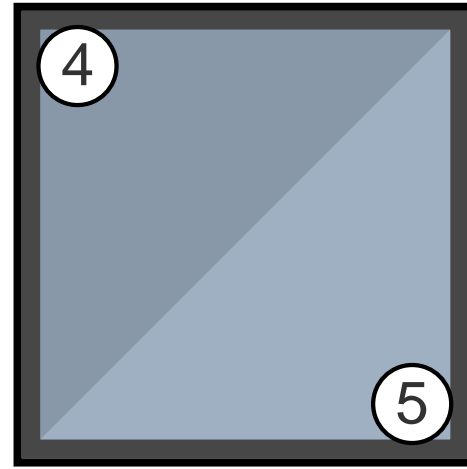
Brick: color red



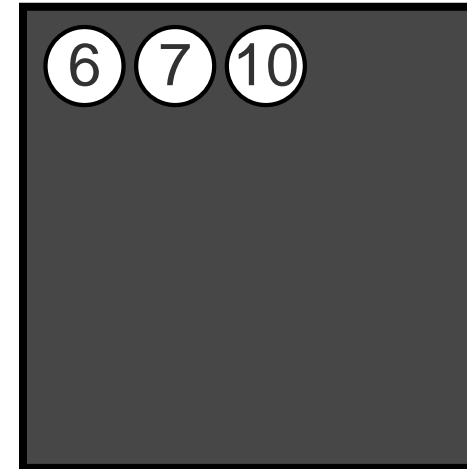
Wood-look phenolic panel



Corrugated metal panel:
color gray

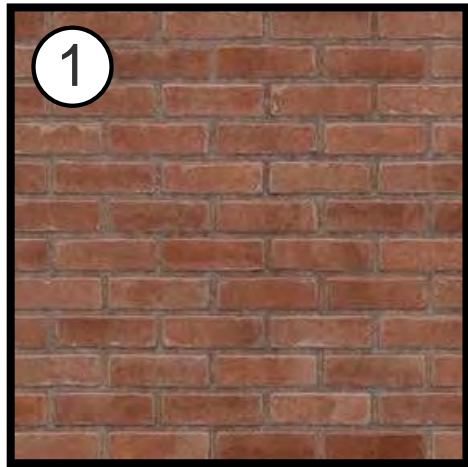


Clear/Spandrel glass in aluminum
storefront: color dark bronze



Painted metal: color dark gray

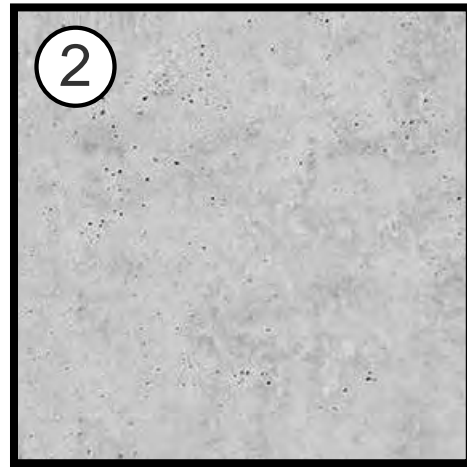
Building 2



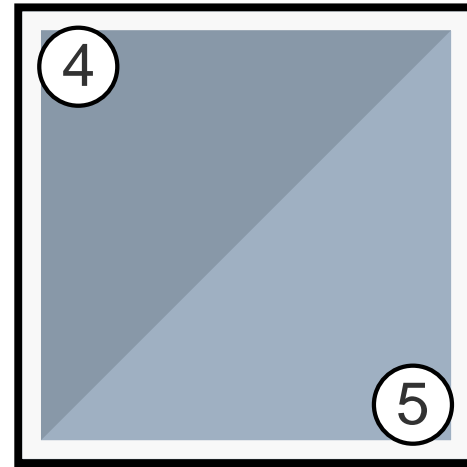
Brick: color red



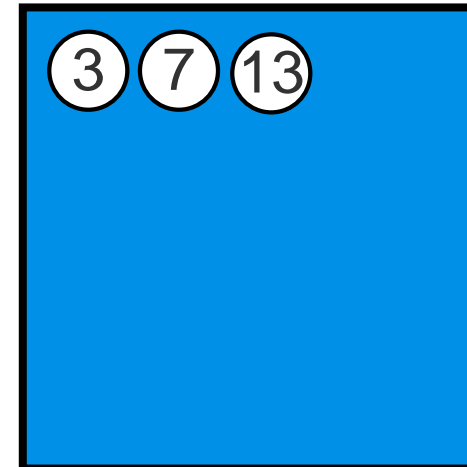
Burnished stone block:
color cream



Stone sill

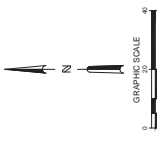


Clear/Spandrel glass in aluminum
storefront: color clear anodized



Architectural metal panel:
color blue

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WAWATOSA GROCERY
 7501 W. NORTH AVENUE
 WAWATOSA, WI

LIGHTING PLAN

**PRELIMINARY
 NOT FOR
 CONSTRUCTION**

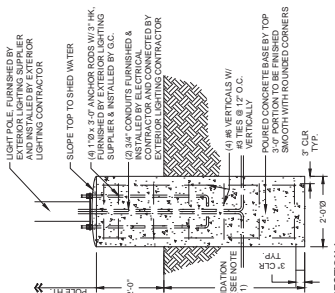
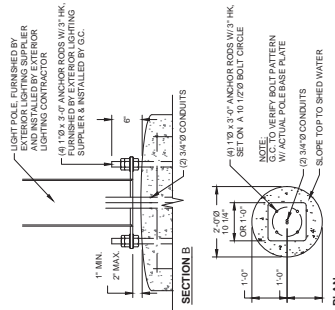
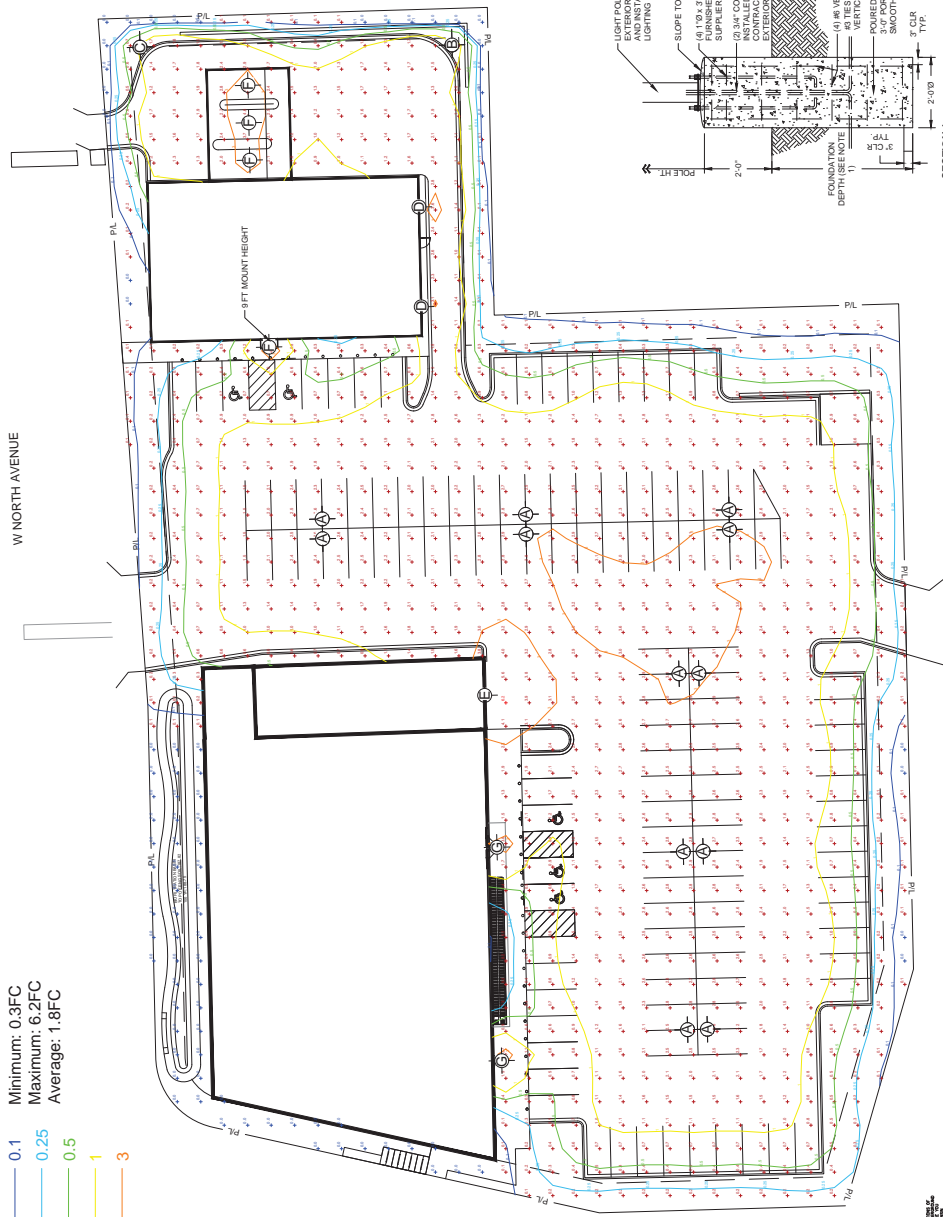
ISSUANCE DATE: 02/20/2026
 CONDITIONAL USE SUBMITTAL: 02/20/2026
 DBS SUBMITTAL: 02/27/2026

NO REVISION DATE: _____

PROJECT NO.	25097
DESIGN DATE	03/28/25
PILOT DATE	03/28/25
DRAWN BY	JMJ
CHECKED BY	PJM
SHEET NO.	LT-100

Label	Quantity	Catalog Number	Description	Lamp	Mount Height	Lamp Lumens	Watts
A	12	DSX0 LED P2 40K 70CR 1SLG	D-Series Size 0 Area Luminaire P2 Performance Package Type 5 Low G Railing	4000K CCT 70 CR	23FT Pole, 2FT Base	6472.1	45.1
B	1	DSX0 LED P2 40K 70CR LOO0	D-Series Size 0 Area Luminaire P2 Performance Package Left Corner Cutoff Extreme Backlight Control	4000K CCT 70 CR	23FT Pole, 2FT Base	4535.9	45.1
C	1	DSX0 LED P2 40K 70CR ROO0	D-Series Size 0 Area Luminaire P2 Performance Package Right Corner Cutoff Extreme Backlight Control	4000K CCT 70 CR	23FT Pole, 2FT Base	4535.9	45.1
D	2	WDG32 LED P1 40K 70CR 12M	WDG32 LED WITH P1 - PERFORMANCE PACKAGE TYPE 2 MEDIUM OPTIC	4000K CCT 70 CR	8FT	1426.9	11.2
E	1	WDG33 LED P1 40K 70CR R4	WDG33 LED WITH P1 - PERFORMANCE PACKAGE TYPE 4 OPTIC	4000K CCT 70 CR	16FT	7752.9	51.2
F	4	WF4 SMM5 90CR 4000K	WF 4 SMM5 4in Flat Wafer	4000K 50CT 90CR	11FT	693.6	8.9
G	2	WF6 SMM5 6in Flat Wafer	WF 6 SMM5 6in Flat Wafer	4000K 50CT 90CR	11FT	986.5	13.1

- 0.1 Minimum: 0.3FC
- 0.25 Maximum: 6.2FC
- 0.5 Average: 1.8FC
- 1
- 3



- PLAN**
- ANCHOR BOLTS SHALL BE SET IN ACCORDANCE WITH THE AISC CODE BOOK STANDARD PRACTICE.
 - COMPLY WITH THE FOLLOWING ACI GUIDE:
 - ACR311 FOR COLD WEATHER PLACEMENT
 - ACR311 FOR HOT WEATHER PLACEMENT
 - COMPLY WITH CRSP MANUAL OF STANDARD PRACTICE AND AC308 FOR REINFORCEMENT.

- SECTION A**
- NOTES:**
- FOUNDATION SHALL BE PERFORMED BY OWNER TO ACHIEVE ADEQUATE SOIL BEARING CAPACITY AS DETERMINED BY A LICENSED GEOTECHNICAL ENGINEER.
 - NON-VIRGIN FILL MATERIAL OR OTHERWISE UNSUITABLE CONSULT A LICENSED GEOTECHNICAL ENGINEER.
 - $f_c = 3000\text{psi}$ CONCRETE WITH CURTAIN REINFORCEMENT WITH ACR3011 WATER TO CEMENT RATIO = 0.45 MAX.

- SECTION B**
- NOTES:**
- LIGHT POLE FURNISHED BY EXTERIOR LIGHTING SUPPLIER AND INSTALLED BY EXTERIOR LIGHTING CONTRACTOR.
 - 1/4\"/>

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