

**CITY OF NEW BERLIN  
ARCHITECTURAL REVIEW MINUTES  
August 30, 2010**

The Architectural Review Sub-committee Meeting was called to order by Mr. Sisson at 5:30 P.M.

In attendance was Mr. Sisson, Mr. Felda, and Ms. Groeschel. Also present was Nikki Jones, Planning Services Manager and Amy Bennett, Associate Planner.

Motion by Mr. Felda to approve the August 2, 2010 Architectural Review Minutes. Seconded by Mr. Sisson. Motion carried unanimously.

**NEW BUSINESS**

1. (6)AB UA-10-23 Mario DeLuca – 12775 W. National Ave. – Re-Side Garage.

Ms. Bennett explained that this project is a business that took over a residence for an office space. Re-siding the garage was not part of the original approved plan, therefore it is before this Committee tonight.

Motion by Ms. Groeschel to approve the proposed architecture for Mario DeLuca located at 12775 W. National Avenue. Seconded by Mr. Felda. Motion carried unanimously.

2. (4)NJ CU-10-06 BuySeasons North – 5915 S. Moorland Rd. – Building Addition.

Ms. Jones said the proposed building addition for BuySeasons will architecturally match the existing building. She questioned if the patio on the north elevation stays, will there be an alcove? Mr. Michael DeMichele, representative for the project said the patio is staying and they will be enhancing the whole area with another patio that is at the entrance of the new building. Ms. Jones displayed the architectural drawings to help confirm the location and size of the patios. Ms. Jones asked the applicant to submit more detailed plans for this area.

Using the drawings Mr. DeMichele explained that because of the grade, the windows in the office area cannot come all the way down except in the two bays. Eight new loading docks will be added. Grades, wetlands, and other issues were discussed that may effect expansion in the future. Ms. Jones asked the applicant to supply a rendering of any future expansion that is expected.

Mr. DeMichele said that the original building achieved LEED Certification and they plan to do the same for the addition.

Motion by Ms. Groeschel to approve the proposed architecture for BuySeasons North located at 5915 S. Moorland Road subject to more detailed plans and future renderings. Seconded by Mr. Felda. Motion carried unanimously.

**ADJOURN**

Motion by Ms. Groeschel to adjourn the Architectural Review Meeting at 5:45 P.M. Seconded by Mr. Felda. Motion carried unanimously.