



CITY OF GLENDALE

5909 North Milwaukee River Parkway

Glendale, Wisconsin 53209

The Planning and Architectural Review Commission (PARC) Meeting Will be In-Person.

Attendance via ZOOM virtual meeting is available as well.

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Meeting ID: 839 1540 6198

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AGENDA— PLANNING AND ARCHITECTURAL REVIEW COMMISSION

Tuesday April 8th, 2025

6:00 PM.

*Members: Chairman and Mayor Bryan Kennedy, Alderman Phillip Bailey,
Amanda Seligman, Shauntay Nelson, Fredrick Cohn, Shawn Storey,
Traci Fernandez, and Raymond Carlson (Alternate)*

1. Roll Call and Pledge of Allegiance.
2. Adoption of **03-04-2025** Meeting Minutes.
3. Public Hearing:

4. New Business
 - a. Architectural Review:
 - i. New Single Family Home Construction, 5681 N Sievers Place, Tax Key Number 1670261000
5. Next Meeting Date and Adjournment:
 - a. Next Planning and Architectural Review Commission (PARC) Meeting 6:00 p.m., Tuesday, May 6th, 2025
6. Adjournment.

The Regular Planning and Architectural Review Commission (PARC) Meeting is NOT a meeting of the Glendale Common Council. Although a majority of Council Members may be present, Council action will not take place.

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MINUTES — PLANNING AND ARCHITECTURAL REVIEW COMMISSION

Tuesday March 4th, 2025

6:00 PM.

Members: Chairman and Mayor Bryan Kennedy, Alderman Phillip Bailey, Amanda Seligman, Shauntay Nelson, Fredrick Cohn, Shawn Storey, Traci Fernandez, and Raymond Carlson (Alternate)

Roll Call

Present: Chairman Mayor Kennedy, Alderman Phillip Bailey, Commissioners Amanda Seligman (Virtual), Shawn Storey, Fredrick Cohn, Shauntay Nelson, and Raymond Carlson (Alternate)

Absent: Traci Fernandez

Other Officials Present: Meredith Perks, Vandwelle & Associates; Benjamin Polony, Assistant to the City Administrator

Adoption of January 7, 2025, Meeting Minutes: Commissioner Nelson made a motion to approve the January 7th minutes. Seconded by Commissioner Storey. Motion carried unanimously.

Public Hearing: Zoning Text Amendment: There was a presentation by Planner Perks and a public hearing for a proposed text amendment to the City Zoning Code to amend regulations for Fences and Hedges. One resident spoke regarding a neighbors fence being built that she believed to be something that shouldn't be allowed in the code as it blocked their front yard view to the right.

Motion: Commissioner Cohn made a motion to close the public hearing. Seconded by Alderman Bailey. Motion carried unanimously.

Motion: Commissioner Storey made a motion to recommend the amendment to the Common Council. Seconded by Commissioner Cohn. Motion carried unanimously.

Business Use Approvals:

There was a brief introduction by Assistant Polony on business use approvals for:

Lash Lounge at 5524 N port Washington Road

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Motion: Alderman Bailey motioned approval of staff's recommendation. Seconded by Commissioner Nelson. Motion carried unanimously.

MB Smoke on Glendale at 5322 N Port Washington Road

Motion: Commissioner Cohn motioned approval of staff's recommendation. Seconded by Commissioner Storey. Motion carried unanimously.

Next Gen Performance at 4650 N Port Washington Road

Motion: Commissioner Storey motioned approval of staff's recommendation. Seconded by Alderman Bailey. Motion carried unanimously.

Prado Hospice Care at 6165 N Green Bay Ave.

Motion: Commissioner Cohn motioned approval of staff's recommendation. Seconded by Commissioner Nelson. Motion carried unanimously.

Temporary Use Approval:

There was a brief presentation by Road Worthy, LLC for the temporary use of space at 5055 N Lydell Ave for a minor film production.

Motion: Commissioner Storey motioned approval of staff's recommendation. Seconded by Commissioner Cohn. Motion carried unanimously.

Adjournment. Commissioner Cohn made a motion to adjourn. Seconded by Alderman Bailey. Motion carried unanimously. Chairman Mayor Kennedy adjourned the meeting at 6:35pm.

Minutes recorded by Benjamin Polony, Assistant to the City Administrator.

SUBJECT: Discussion and consideration of site architectural review for a new single-family residential building at 5681 N Sievers Place, in the R-7 Residential Zoning District, Tax Key Number 1670261000.

FROM: Benjamin Polony, Assistant to the Administrator

Meeting: Planning and Architectural Review Commission

MEETING DATE: April 8, 2025

FISCAL SUMMARY:

Budget Summary:	N/A
Budgeted Expenditure:	N/A
Budgeted Revenue:	N/A

STATUTORY REFERENCE:

Wisconsin Statutes:	N/A
Municipal Code:	13.1.30

BACKGROUND:

The applicant, Greg Nisenbaum, Nisenbaum Homes and Realty, is requesting a site plan and architectural approval for a new single family home construction on a vacant piece of land at 5681 N Sievers Place.

ANALYSIS:

The new home is permitted as a use in the R-7 residence district and complies with the requirements for homes in that district: building height not to exceed 40 feet, shall not occupy more than 35% of the area of the lot, and all front, side, and rear yard requirements.

The site is currently not in the floodplain, however, our engineering firm Clark Dietz will work with the developer to ensure that the home construction is built to prevent the property from being pulled into the floodplain.

RECOMMENDATION:

Staff recommend the Planning and Architectural Review Commission grant architectural approval for the home construction at 5681 N Sievers Place.

ACTION REQUESTED:

Motion to approve the site plan and architectural design subject to the payment of outstanding fees on the property.

ATTACHMENTS:

1. [Application – 5681 N Sievers Place](#)
2. [Home Plan](#)
3. [Home Examples](#)
4. [Floodplain Map](#)