



VILLAGE OF THIENSVILLE
Historic Preservation Commission
AGENDA

DATE: Tuesday, February 6, 2024

LOCATION: 250 Elm Street, Thiensville, WI

TIME: 6:00 PM

I. CALL TO ORDER

II. ROLL CALL

CHAIR:	JESSE DAILY
COMMISSIONERS:	ANGELINA APOSTOLOS PHILIP ECKERT NATHAN MATSON MARY GIULIANI JOSEPH MILLER LINDA UNKEFER
DIRECTOR OF COMMUNITY SERVICES/PUBLIC WORKS:	ANDY LAFOND

III. CITIZENS TO BE HEARD

A. Open to any resident or taxpayer on items not subject to a public hearing: Please be advised per §19.84(2), information will be received from the public. Village policy limits a three (3) minute time period per person, with time extension by the presiding official's discretion or a vote of 2/3 of the Board or Committee; be further advised that there may be limited discussion on the information received, however, no action will be taken under public comments. Written comments on agenda items are encouraged to be sent and addressed to the intended body by noon on the day of the meeting. Comments received timely will be forwarded to all members of the body. If you wish to speak, you must pre-register by emailing the Village Clerk at clandisch@village.thiensville.wi.us by 4:00 PM on the day of the meeting or by signing in immediately prior to the meeting.

IV. DATE AND TIME OF NEXT MEETING

A. March 5, 2024 (if necessary)

V. APPROVAL OF MINUTES

A. January 2, 2024 (att)

VI. BUSINESS

A. Consider appointing a temporary chair exclusively for Item B due to a conflict of interest

B. Discussion and action on the request for a change to the approved building Certificate of Appropriateness for architectural panels, lighting, and projecting sign, 105 S. Main Street, cheel (att)

VII. STAFF REPORT

VIII. ADJOURNMENT

Colleen Landisch-Hansen, Village Clerk

February 2, 2024

Please advise the Thiensville Municipal Hall, 250 Elm Street (262-242-3720) at least 24 hours prior to the start of this meeting if you have disabilities and desire special accommodations.



VILLAGE OF THIENSVILLE
Historic Preservation Commission
MINUTES

DATE: Tuesday, January 2, 2024

LOCATION: 250 Elm Street, Thiensville, WI

TIME: 6:00 PM

I. CALL TO ORDER

Commissioner Apostolos called the meeting to order at 6:00 PM.

II. ROLL CALL

CHAIR:	JESSE DAILY (EXCUSED)
COMMISSIONERS:	ANGELINA APOSTOLOS PHILIP ECKERT (EXCUSED) NATHAN MATSON MARY GIULIANI JOSEPH MILLER LINDA UNKEFER ANDY LAFOND
DIRECTOR OF COMMUNITY SERVICES/PUBLIC WORKS:	

III. CITIZENS TO BE HEARD

A. Open to any resident or taxpayer on items not subject to a public hearing: Please be advised per §19.84(2), information will be received from the public. Village policy limits a three (3) minute time period per person, with time extension by the presiding official's discretion or a vote of 2/3 of the Board or Committee; be further advised that there may be limited discussion on the information received, however, no action will be taken under public comments. Written comments on agenda items are encouraged to be sent and addressed to the intended body by noon on the day of the meeting. Comments received timely will be forwarded to all members of the body. If you wish to speak, you must pre-register by emailing the Village Clerk at clandisch@village.thiensville.wi.us by 4:00 PM on the day of the meeting or by signing in immediately prior to the meeting.

There were no citizens to be heard.

IV. DATE AND TIME OF NEXT MEETING

A. February 6, 2024 (if necessary)

V. APPROVAL OF MINUTES

A. November 7, 2024 (att)

MOTION by Commissioner Miller, **SECONDED** by Commissioner Unkefer to approve the minutes of the January 2, 2024, meeting. **MOTION CARRIED UNANIMOUSLY.**

VI. BUSINESS

A. Discussion and action on Certificate of Appropriateness for Sign, 122 Green Bay Road, Beyond the Barrier Aesthetics LLC (att)

Applicant Alison Pearson was present and presented the Beyond the Barrier Aesthetics sign. The 3-foot-high and 4-foot-wide wall-mounted sign has a white background and black border. The sign is already in place. Commissioners discussed the sign with the applicant and complimented it.

MOTION by Commissioner Matson, **SECONDED** by Commissioner Giuliani to approve Certificate of Appropriateness for Sign, 122 Green Bay Road, Beyond the Barrier Aesthetics LLC. **MOTION CARRIED UNANIMOUSLY.**

VII. STAFF REPORT

There was no staff report.

VIII. ADJOURNMENT

MOTION by Commissioner Matson, **SECONDED** by Commissioner Miller to adjourn the meeting at 6:25 PM. **MOTION CARRIED UNANIMOUSLY.**

Submitted by,

Gary Achterberg
Administrative Assistant

Signed by,

Andy LaFond
Director of Community Services/Public Works



Village of Thiensville

Historic Preservation

Certificate of Appropriateness



Property Address: 105 S Main Street, Thiensville WI 53092

120500723002

Tax Key #

Property Owner

Jesse Daily & Matthew Buerosse

Name

105 S Main Street Thiensville, WI 53092

Address

262-242-2673

Phone

jesse@core-usa.com/matthew@core-usa.com

Email address

Commercial

Current Zoning

Applicant ☐ Same as owner

CHEEL LLC

Name

105 S Main Street

Address

262-242-2673

Phone

jesse@core-usa.com/matthew@core-usa.com/info@thecheel.com

Email address

Project description - Please describe your project in detail. Include details about height and dimensions, color, materials used and setbacks from the street and property lines. Describe exterior architectural feature affected, such as windows, roofs, porches, cornices or masonry. Briefly describe the feature or materials and give the approximate date it was constructed, if known. Describe in detail the proposed work and how it will impact the existing feature. If more space is needed, continue on a separate page.

1. Seek approval on asthetic change from 1st previously approved exterior decorative panel to 2nd panel below because 1st panel was/is not in stock. Decorative panels are planned to be installed to block public view of HVAC and other mechanicals on the NW corner of 105 S Main Street building. See additional pitcures.

2. Seek approval to dim exterior LED Lighting with "Black Out" strips, as LED lighting is not dimable as manufactuer advertised. See additional drawings and info.

3. Seek approval of previously used and approved CHEEL lit LED street signage on SE corner of building. See additional pictures and previous Village of Thiensville files on signage.


Applicant's Signature

2.2.24
Date

A complete application shall be submitted by the deadline stated on the meeting schedule to the Village Clerk In order for an application to be considered complete, the application shall include the required number of site plans/maps, and all of the necessary supporting information as indicated on the Project Review Checklist. Owner, architect, builder or owner's representative must attend the Historic Preservation Commission meeting for action to be taken. See staff approval policy for projects that may not require commission approval. Some projects will require Plan Commission approval and paid and approved building permit. Projects not completed within 1 year of approval date must apply for renewal.

Application Checklist: 10 Paper copies and an electronic copy with files in PDF format (plan size 11X17) must be submitted for all applicable items below for review and the Historic Preservation Commission Packet.

Submit Applicable Items Below

- ☐ Submit scaled site plan with proposed location and setbacks with accurate dimensions indicating the property size, its relationship to surrounding properties, existing topography, key natural features and show the location of all existing and proposed:
- ☐ **Exterior Painting** – Color selection with samples of colors. List items to be painted. Provide color samples. See HPC Guidelines for color palate recommendations
- ☐ **Repairs and Maintenance** – Detail of items to be repaired and materials to be used. If possible, include samples of materials to be used.
- ☐ **Replacement of Windows, Doors, Siding, etc.** – Detail of items to be replaced and type of materials to be used.
- ☐ **Roofs** – Type of roofing material and color pattern. Provide roofing sample
- ☒ **Lighting plan;** photometric plan, type of fixtures, wattage and location and height of lighting structures.
- ☒ **Signs** – Type of sign, dimensions, text and color. If sign is to be illuminated, provide lighting details. Completed Village of Thiensville sign review application
- ☒ **Documents** - Plans, drawings, specifications and colored elevations of proposed alterations, new construction, accessory structures, fencing, or alterations to site plan showing finished exterior treatment and a listing of building materials. Completed Plan Commission application if needed.

=====

VILLAGE STAFF REVIEW

☐ Application Complete. Items needed: _____

Submitted to Village Clerk on 2/2/2024 Staff Review Completed on 2/2/2024

HPC Meeting Date 2/6/2024

ADDITIONAL

REMARKS/CONDITIONS: _____

Village Staff

Title

Date

MDIW-700-LED

Construction:

- Steel chassis and cage
- Diffuser is .10 extruded white acrylic

Light Source:

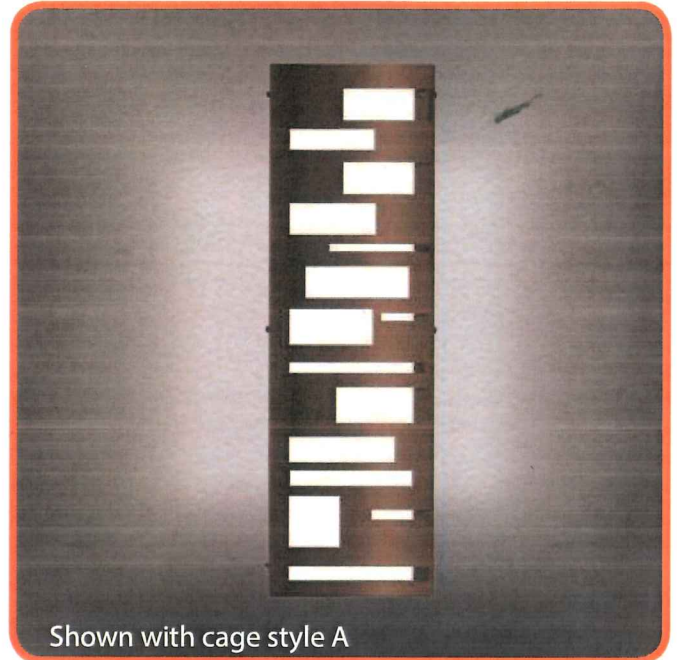
- LED
- Dimming to 10% **Included**

Notes:

- Integral mounting plate; keyhole slots
- Top and bottom white acrylic lens - standard
- Optional photocell (21) increases fixture depth 1 1/2"
- UL and CUL listed **WET** location
- LED Components
 - Replaceable Module
 - CRI > 80
 - Universal 120/277 volt standard
 - 5-Year Warranty on LED Components

Type:

Job Name:



Shown with cage style A

MDIW-XXX

Height- 16" - 26" - 38" - 50" - 60"

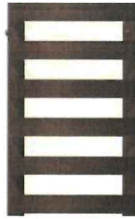
Width - 6 3/4"

Depth- 4"

MC - 8" - 13" - 19" - 25" - 30"



Cage B



Cage C



Cage D



ORDERING INFORMATION

Example: MDIW-726-LED-A-O2C-4-Z3-WSA

MDIW

Size	LED	Watts	Source Lumens	Dimming	Energy Star	Kelvin	Cage	Finish	Diffuser	Options
716-LED	O1C	9	1210	0-10v	NO	2 3000K 4 4000K	A B C D	B1 Satin Black B2 Text Black Z1 Satin Bronze Z3 Text Bronze W1 Yolk White W2 Gloss White T4 Shimmer Gray M13 Anod Silver T6 Pewter W13 Pearl Beige	WSA White Smooth Acrylic	DIM LED dimming driver (0 - 10v) DIMLED Line Voltage /TRIAC/ELV/120v See Resource Page 90CRI Consult Factory 21 Photocell - See Notes -01 120 volt -02 277 volt Optional Voltage -347V Input voltage to 347v Battery Backup Options (Available with 0-10v only) BB10 10 Watts (1170lm) for 90-Minutes
726-LED	O2C	18	2420	0-10v	NO		X	M17 Brass Powder M16 Antique Brass P2 Brushed Alum P9 Brushed Nickel		
738-LED	O3C	27	3630	0-10v	NO	Optional 3 3500K				
750-LED	O4C	36	4840	0-10v	NO					

TYPE W1 - 16" HIGH

TYPE W2 - 26" HIGH

TYPE W3 - 38" HIGH

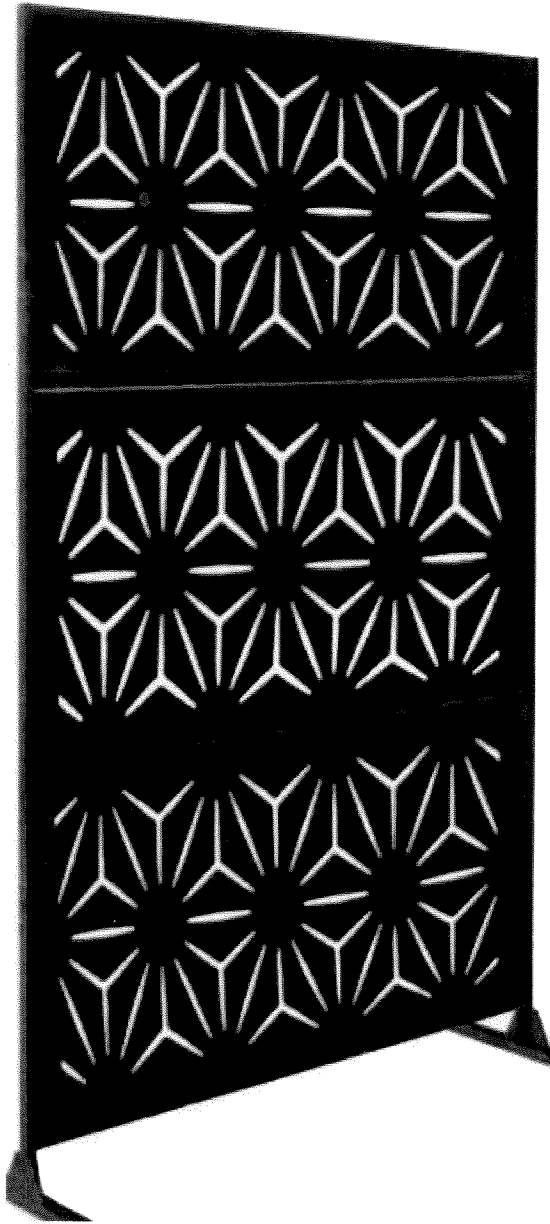


28435 Industry Drive., Valencia, California 91355
 West Coast Sales: 800-325-4448 / 661-257-0286 • fax 800-323-2346 / 661-257-0201
 East Coast Sales: 866-350-0991 • fax 866-490-5754
 www.lightwayind.com • sales@lightwayind.com



Revision: 01/07/2020

1. Seek approval on asthetic change from 1st previously approved exterior decorative panel to 2nd panel below because 1st panel was/is not in stock. Decorative panels are planned to be installed to block public view of HVAC and other mechanicals on the NW corner of 105 S Main Street building.





2. Dim Lighting, as current light cannot be dimmed as manufacturer advertised

Cutsheet of original long exterior light attached.

Link to Lightway website illustrating absence of MIDW light in their product offerings.

https://www.lightwayind.com/lex-cms/products/all?tags_id_eq=4

Lights installed link - <https://dazuma.us/collections/outdoor-wall-lighting/products/tli00303?variant=42568744141024>

We have the 3-step dimming (3000K/4500K/6000K) 60" 12V 48W

- A. Proposed solution to apply blackout panel over existing fixture like shown



CONTINUOUS MOUNTING OF BLACK ALUMINUM
FULL BLACKOUT FACE PANEL
APPLIED OVER EXISTING LIGHT
1" MAXIMUM OFFSET



SIDE

BACK

FRONT

3. Approval of previous street signage used at the old restaurant.

Call 1-800-422-5220 INDEPENDENT INSPECTIONS, LTD.		UNIFORM SIGN PERMIT APPLICATION			143-14-055 PERMIT NO.	
					TAX KEY #	
ISSUING MUNICIPALITY OF <u>TRIENSVILLE</u>		☐ TOWN ☒ VILLAGE ☐ CITY		PROJECT LOCATION (Building Address) <u>105 S. main</u>		
				PROJECT DESCRIPTION <u>new signs</u>		
Owner's Name <u>Quase Daily</u> Mailing Address <u>105 S. main</u>		Telephone - Include Area Code <u>414-241-1013</u>				
Contractor's Name <u>Self</u> Mailing Address _____		Telephone - Include Area Code _____				
SITE						
Lot: Average Width _____ Average Depth _____		Subdivision Name _____		Lot No. _____ Block No. _____		
Zoning District _____ Total Area _____		Setbacks N.S.E.W. _____		Front _____ Ft. Rear _____ Ft.		
				Left _____ Ft. Right _____ Ft.		
1. PROJECT		3. TYPE		4. USE		
☐ New ☐ Repair ☐ Alteration ☐ Raze ☐ Addition ☐ Move ☐ Other _____		☐ Residential ☐ Commercial ☐ Other _____		☐ Seasonal ☐ Permanent ☐ Other _____		
				7. SIGN TYPE ☐ Wall ☐ Ground ☐ Projecting ☐ Roof ☐ Pole ☐ Other _____		
10. PRESENT USE OR OCCUPANCY						
<u>Chili, &c Restaurant</u>						
2. AREA - SIGN FACE		5. HEIGHT		8. ILLUMINATED		
1st Side <u>8.33</u> Sq. Ft. 2nd Side <u>8.33</u> Sq. Ft. Other <u>4.5</u> Sq. Ft. TOTAL <u>21.82</u> Sq. Ft.		_____ _____ _____		☐ Internally ☐ Externally 9. ESTIMATED COST TOTAL \$ _____		
6. SHORELAND/FLOODLAND						
Shore setback _____ feet from sign to ordinary high water mark. Floodplain setback _____ feet from sign to 100 year floodplain.						
TYPE OF MATERIAL			EXISTING SIGN			
☐ Wood ☐ Metal ☐ Other _____ ☐ Plastic ☐ Canvas _____			Sign 1 Size: Width _____ Height _____ Setback _____ Offset _____ Sign 2 Size: Width _____ Height _____ Setback _____ Offset _____			
PLAT OF SURVEY INCLUDING THE FOLLOWING INFORMATION: 1) Location and dimensions of Lot. 2) Location and dimensions of all existing and proposed buildings on the Lot. 3) Location, centerline and grade of all abutting streets. 4) Floor elevation of proposed new buildings. 5) High water line of any water body which Lot abuts. 6) Location of any existing or proposed wells, septic systems, public sewer or water mains on the Lot. 7) Location of any proposal and existing signs.						
The applicant agrees to comply with the Municipal Ordinances and with the conditions of this permit; understands that the issuance of the permit created no legal liability, express or implied, of the Department, Municipality, Agency or Inspector; and certifies that all the above information is accurate.						
SIGNATURE OF APPLICANT <u>Quase Daily</u>			DATE <u>5-27-14</u>			
CONDITIONS OF APPROVAL This permit is issued pursuant to the following conditions. Failure to comply may result in suspension or revocation of this permit or other penalty. Have Permit/Application number and address when requesting inspections. Call 1-800-422-5220. Give at least 24 hours notice.						
<u>60.00 BASE + 11.00</u> <u>CH# 5375-5</u>						
FEES:		PERMIT(S) REQUIRED		PERMIT EXPIRATION:		
Plan Review Fee <u>71.00</u> Inspection Fee _____ Administration Fee _____ Other _____ Total <u>71.00</u>		☐ Construction _____ ☐ HVAC _____ ☐ Electrical _____ ☐ Plumbing _____ ☐ Other _____		Permit expires two years from date issued unless otherwise noted below: _____		
				PERMIT ISSUED BY MUNICIPAL AGENT: Name <u>Paul Brothman</u> Date <u>5-27-14</u> Certification No. <u>132429</u>		

VILLAGE OF THIENSVILLE
State of Wisconsin

TREASURER'S GENERAL RECEIPT

53892

Thiensville, WI 2/27 20 11

Received of John D. Dwyer

Dollars \$ 71.00

For 105 S. Main St. - sign for 11/2000

State Uniform System - Form 106-S

If payment is made by check, this receipt is not valid until check has cleared all banks.

Treasurer's Copy - White Permanent Record - Yellow Customer Receipt - Pink



VILLAGE OF THIENSVILLE

250 Elm Street
Thiensville, WI 53092-1602

Phone (262) 242-3720
Fax (262) 242-4743

PROJECT ROUTING SLIP

Date 4-28-14 Zoning District _____ Historic Property/Site ☒ Yes ☐ No
Owner's Name Jesse Daily
Address 105 S. Main
Home Phone _____ Work Phone _____ Cell Phone 4-241-1013
Project Address 105 S. Main
Description of Construction/Project Sign - New

This project requires the approval of the following committee/commission/department:

☐ Village Board

Meeting Date _____
☐ Approved ☐ Denied By _____

☒ Plan Commission

Meeting Date 5-6-14
☐ Approved ☐ Denied By _____

☒ Historic Preservation Commission

Meeting Date _____
☐ Approved ☐ Denied By _____

☒ Village Administrator

Meeting Date _____
☐ Approved ☐ Denied By _____

☐ Thiensville Fire Department

Meeting Date _____
☐ Approved ☐ Denied By _____

☐ Thiensville Police Department

Meeting Date _____
☐ Approved ☐ Denied By _____

☒ Thiensville Building Inspector

Meeting Date 5-27-14
☒ Approved ☐ Denied By DM

Comments _____

Date 6-4-14 Village Administrator D. Robertson

DRAFT

- D. Review and approval of a Building Permit for Ronald and Tracy Strickland, 214 S. Highland Avenue for a new fence

Mr. and Mrs. Ronald Strickland were in attendance and they have two dogs. Mr. and Mrs. Strickland are new residents of Thiensville and he has spoken with his neighbors and they all approve. They have had flags outlining where the fence will go for a few months.

MOTION by Commissioner Gattoni, **SECONDED** by Commissioner Cabaniss to approve a Building Permit for Ronald and Tracy Strickland, 214 S. Highland Avenue for a new fence. **MOTION CARRIED UNANIMOUSLY.**

- E. Review and approval of a Sign Permit for Jesse Daily, 105 S. Main Street, "Cheel, LLC"

Mr. Jesse Daily was in attendance and is proposing three signs. July 19th is the proposed opening date. Mr. Daily would like to have two backlit signs, one on Buntrock and one on S. Main Street. Mr. Daily is not concerned with the front door sign being lit. There will be lot of metal inside the restaurant and two of the signs will have metal incorporated in them. The signs will be interior lit and will only make the letters glow. Jon Censky, Planner commented that the Historic Preservation Commission prohibits internally lit signs but the Plan Commission can waive that. Also, only two signs are allowed per Village Sign Code not three signs. The Commissioners want to know how the Historic Preservation Commission feels about the signage. Commissioner Gattoni feels that having three signs is too many. The size of the signs meet the requirements of the Sign Code.

MOTION by Commissioner Luedtke, **SECONDED** by Commissioner Gattoni to approve a Sign Permit for Jesse Daily, 105 S. Main Street to allow a variance for one interior lit sign on the east side of the building and to allow the painted cutout sign over the front door contingent upon Historic Preservation Commission Approval. The open sign will be taken down. **MOTION CARRIED UNANIMOUSLY.**

- F. Review and approval of a Building Permit for Scott Shully, 146 Green Bay Road for a decorative trellis in the rear yard

Mrs. Scott Shully was in attendance. Ms. Shully wants this trellis to block the cars in the parking lot. The trellis will be 72' long and each section is 10' wide and the trellis will be 8' high. Flowers will be planted that creep and grow on the trellis. This will also buffer some of the noise. The top has a 2 1/2' slat that will finish it off with a nice look. Mr. Censky, Planner considers this a landscape feature and is a site plan amendment.

MOTION by Commissioner Gattoni, **SECONDED** by Commissioner Luedtke to approve a Building Permit for Scott and Beth Shully, 146 Green Bay Road for a decorative trellis in the rear yard. **MOTION CARRIED UNANIMOUSLY.**

- G. Review and approval of a temporary seasonal tent for Scott Shully, Shully's Cuisine & Events at 146 Green Bay Road (40 x 50 sq.ft)

MOTION by Commissioner Gattoni, **SECONDED** by Commissioner Luedtke to approve a temporary seasonal tent for Scott Shully, Shully's Cuisine & Events at 146 Green Bay Road. **MOTION CARRIED UNANIMOUSLY.**

THE CHEEL RESTAURANT SIGN PLAN– STAFF REPORT

To: Planning Commission

Prepared by: Jonathan Censky

Date: May 6, 2014

Agenda Item:

General Information

Applicant:	Jesse Daily
Status of Applicant:	Owner
Requested Action:	Sign Code Waiver & Plan Approval
Existing Zoning:	B-1/HPD
Proposed Zoning:	No Change
Location:	105 South Main Street
Land Use Plan Designation:	Business
Existing Land Use:	Former Restaurant

Proposal:

The applicant's proposed sign plan for the Cheel Restaurant consists of one wall sign located directly above the main entrance and two projecting signs, one using the existing brackets on the east façade and the other located on the north façade. Each sign will be made of stainless steel material with cutout letters where light will shine through transparent plastic material covering the letter cutouts. The "the" and the flame of the sign will be of red plastic material and the letters will be of transparent back plastic material. The stainless steel sign material will be painted white. Dimensionally, the signs measure 3 feet by 4 feet for 12 square feet which is compliant with code requirements in terms of size

According to **Section 16.17a D. 3.** of the Sign Code **Projecting signs shall be illuminated from the exterior only, No interior illumination shall be permitted on projecting signs.**

Accordingly, while these are attractive interior lit signs that seem appropriate for the Historic District, Commissioners must consider a variance if you support the projecting signs as proposed. You do have the authority to grant a variance under **Section 16.24** which states: **The Plan Commission may, in its judgment, waive or modify the provisions of this chapter where it would further the public interest.** If however, you feel this interior lit sign will not

serve to further the public interest at this location you should deny the sign and ask that the applicant return with one that is externally lit.

While wall mounted signs are limited to one per commercial building, the code does not have a limit on the number of building mounted projecting signs. Therefore, that limit would typically be set, on a case-by-case basis, by the Plan Commission. To prevent setting precedent for numerous projecting sign requests without justification, Commissioners should tie your decision to the fact that this is a corner lot where there is a need for signage on each street frontage.

Since this building is located in the Green Bay Road Historic District, the sign will be reviewed by the Historic Preservation Commission at their May 15th meeting.

Planners Comments:

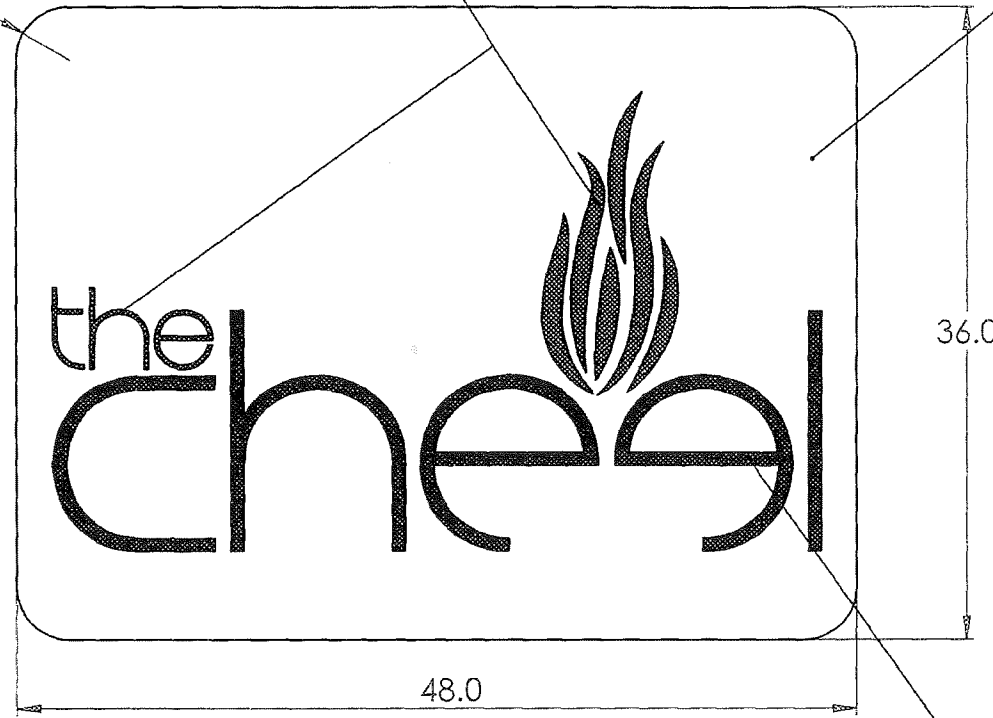
Because of the unique design of this interior lit signs where light truly will shine only through the cutout letters and there will be no ambient glow around the box, I believe this sign will enhance the Historic District rather than detract from it and therefore I have no objection subject to the following conditions:

- Review of the sign by the Historic Preservation Commission.
- Commission is granting a waiver to allow these internally lit signs in the Historic District as they will allow light through the lettering only and there will not be an ambient glow with the sign and therefore will further the public interest.
- The justification for allowing two building mounted projecting signs here that it is a corner lot and it gives this restaurant maximum exposure at a location where other similar restaurants have failed in the past.
- The applicant providing a certificate of insurance purchased and maintained by the owner that has commercial general liability aggregate of a minimum of \$1,000,000.00 and must name the Village of Thiensville as an additional insured party.

R3.00

TRANSPARENT RED PLASTIC
(LIGHTED)

PAINTED WHITE STEEL

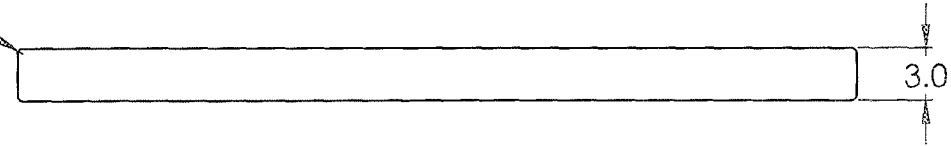


36.0

48.0

R0.30

TRANSPARENT BLACK PLASTIC
(LIGHTED)



3.0

TITLE: CHEEL SIGN		
SIZE A	DWG. NO. 20140321CHLSign_A	REV A
SCALE: 1:10	WEIGHT:	SHEET 1 OF 1

5 4 3 2 1

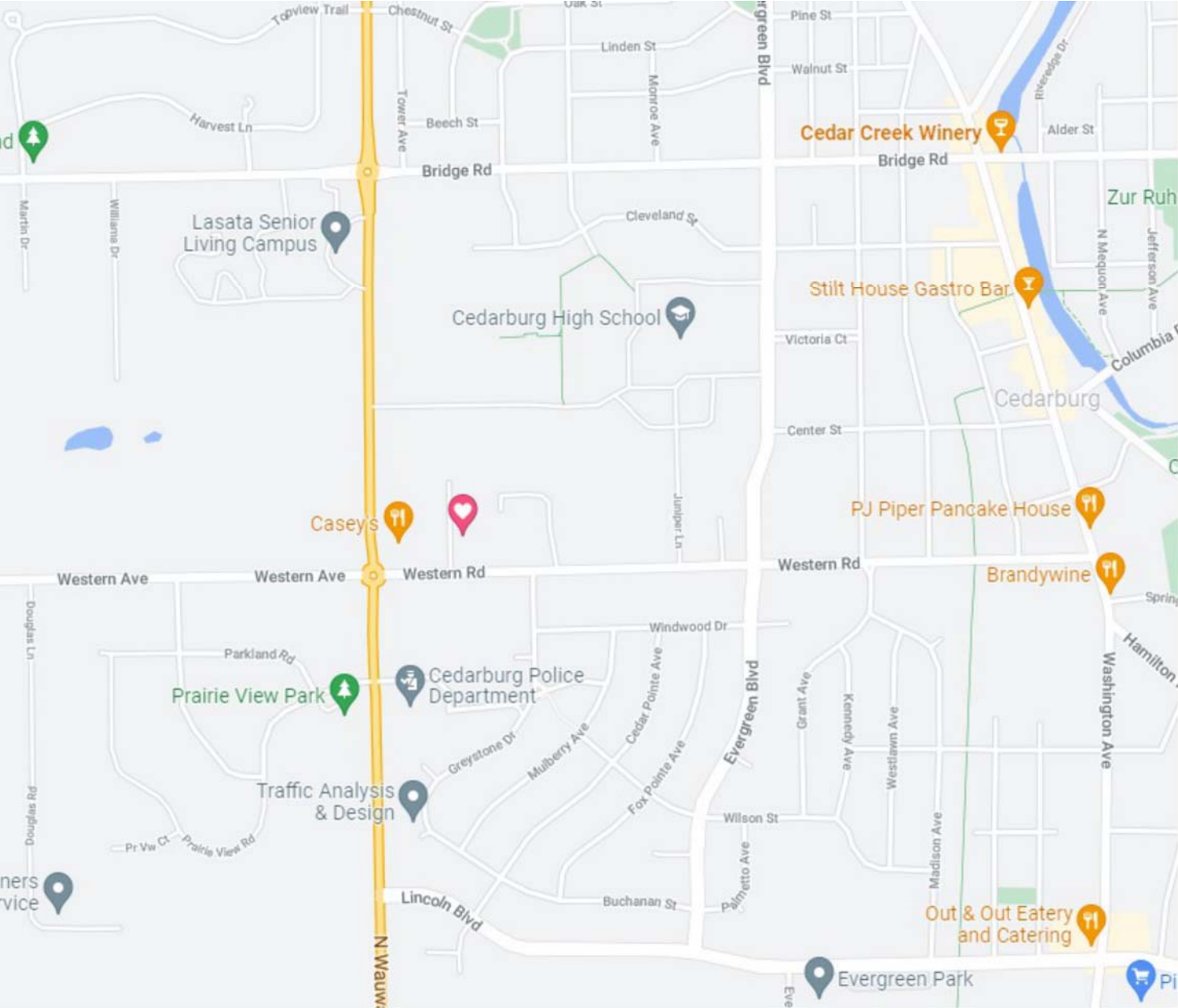






CHEEL / PHOENIX ROOM

105 S MAIN STREET, THIENSVILLE, WI 53092



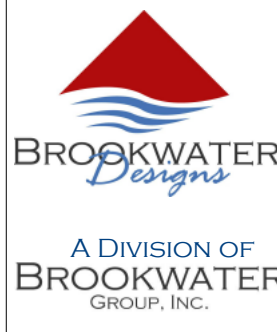
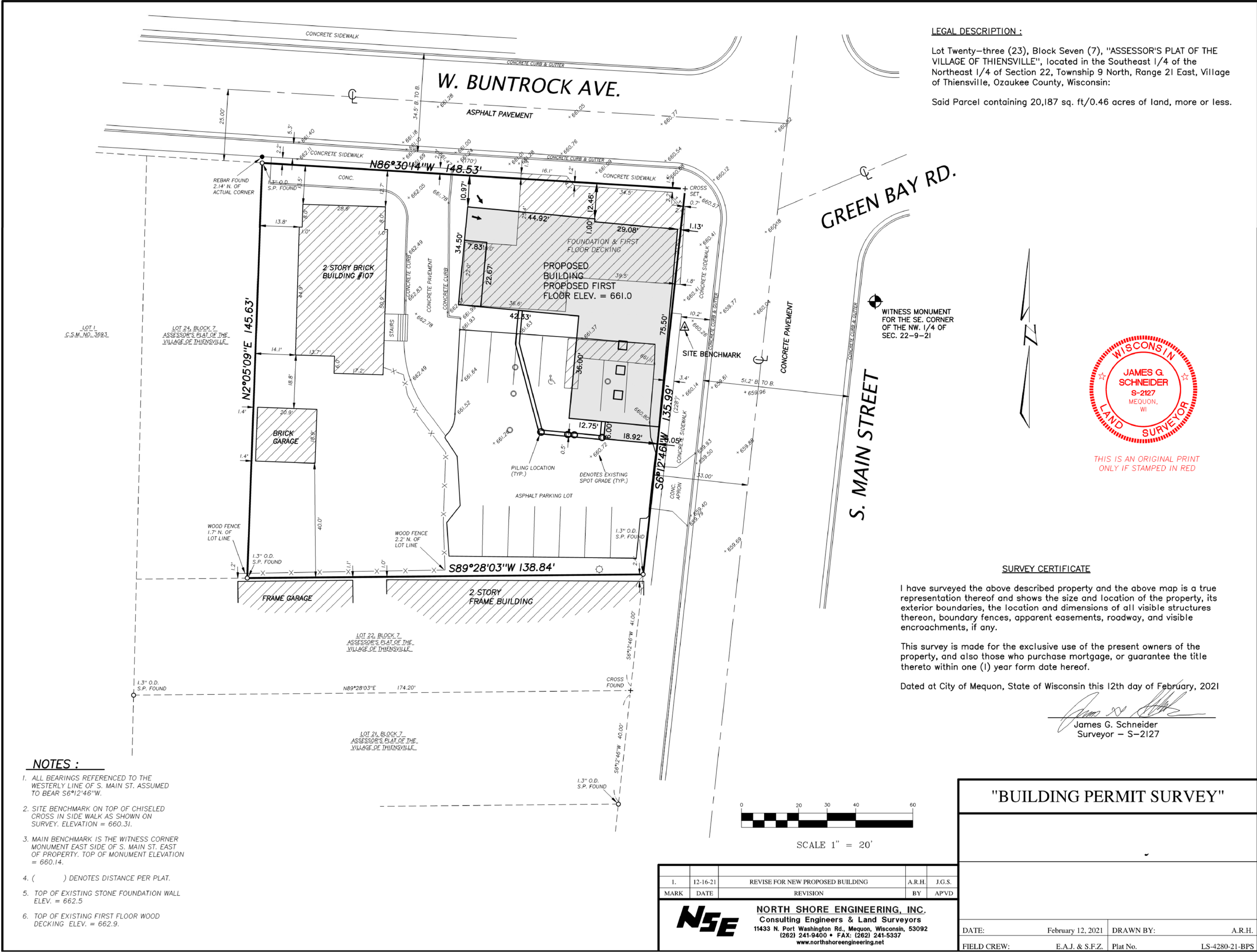
SHEET INDEX

- A-1 TITLE SHEET
PROPERTY SURVEY
- A-2 SITE PLAN / UTILITIES
LANDSCAPE PLAN
- A-3 SITE LIGHTING PLAN
- A-4 MAIN STREET ELEVATION
BUILDING RENDERINGS
- A-5 SOUTH / NORTH ELEVATIONS
- A-6 WEST ELEVATION
SAMPLE EXTERIOR DETAILS
- A-7 FOUNDATION PLAN
- A-8 FIRST FLOOR PLAN
- A-9 SECOND FLOOR PLAN
- A-10 ROOF PLAN
BUILDING CROSS SECTION

PLAN CALCULATIONS (NOW)

	BSMT	1ST	2ND
KITCHEN	1,915	1,155	560
BAR / DINING	1,265	1,805	1,535
PATIO / DECK	-	940	985
ACCESSORY	400	355	675
TOTAL SF	3,580	4,255	2,770

EXCLUDES ROOF DECK



NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

PROJECT INFORMATION

SHEET TITLE:

PROJECT DESCRIPTION:

THE CHEEL / PHOENIX CLUB

BARKHA & JESSE DAILY
105 BUNTRUCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:

BROOKWATER GROUP

1516 HILL ROAD
GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

DATE:

4/6/2022

SCALE:

1" = 20'-0"

SHEET:

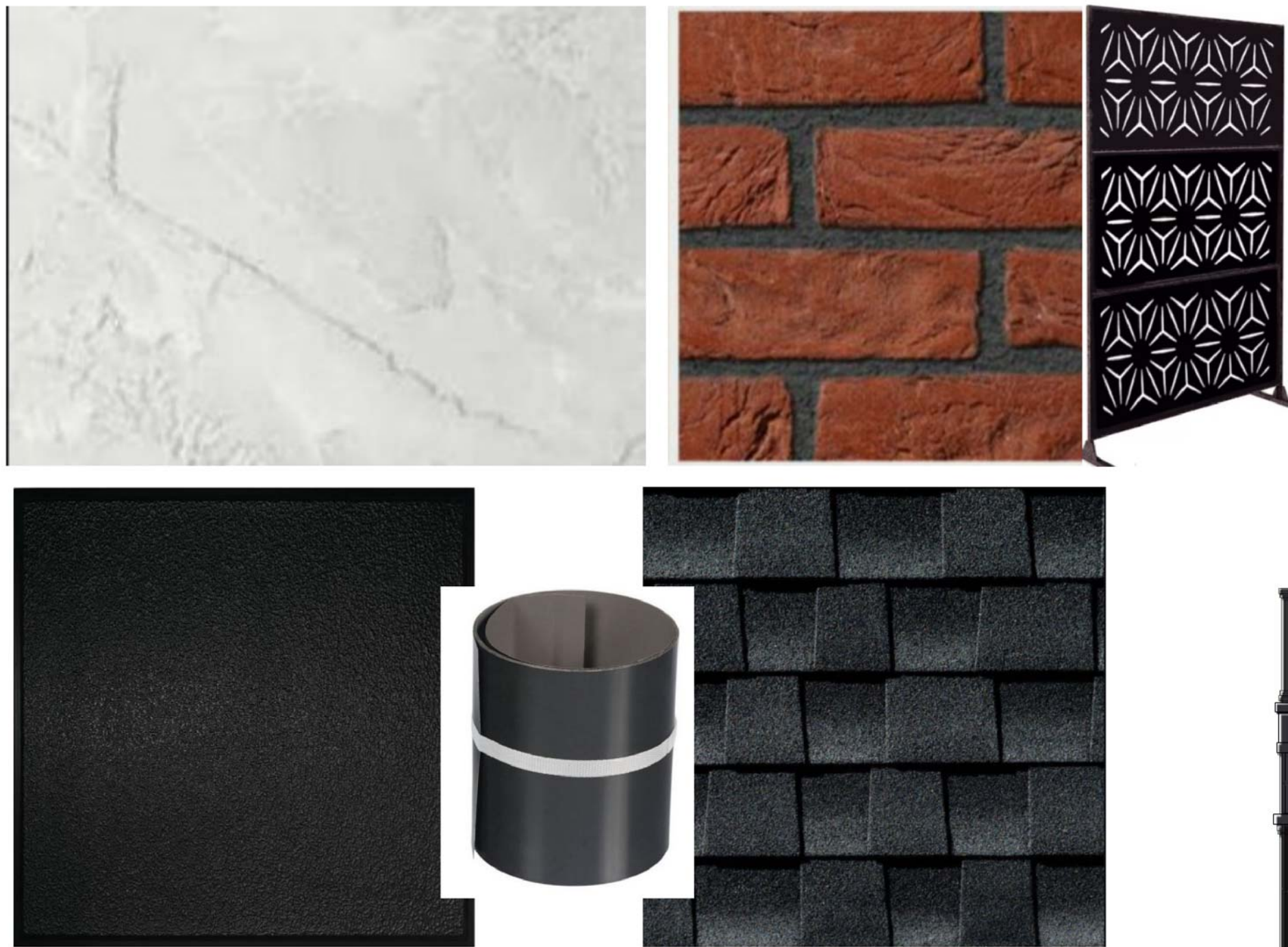
A-1



2 NE RENDERING
A4 SCALE: NONE



3 SE RENDERING
A4 SCALE: NONE



4 EXTERIOR MATERIALS
A4 STUCCO - CEMENT HARD COAT STUCCO / WHITE / FREEFORM

ACCENTS - BLACK TRIM COIL ALF10K AND POWDER COATED METAL TO MATCH

MASONRY - MODULAR BRICK / BRICKCRAFT ASHBURY

MORTAR - SPEC MIX SM800 BLACK

SHINGLE ROOFING - GAF TIMBERLINE HD CHARCOAL LIFETIME



1 EAST ELEVATION
A4 SCALE: 1/4" = 1'-0"

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

SHEET TITLE:
MAIN STREET
ELEVATION

PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:
BROOKWATER GROUP
1516 HILL ROAD
GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

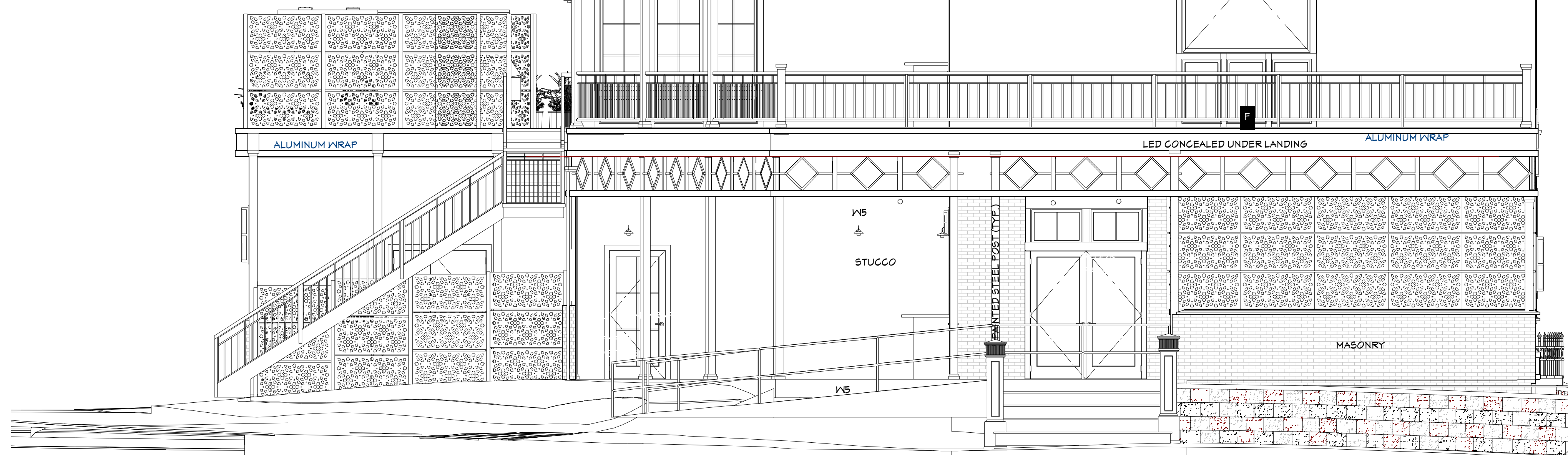
DATE:
4/6/2022

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

SHEET:
A-4



1 NORTH ELEVATION
A5 SCALE: 1/4" = 1'-0"



2 SOUTH ELEVATION
A5 SCALE: 1/4" = 1'-0"

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

SHEET TITLE:
**EAST AND SOUTH
ELEVATIONS**

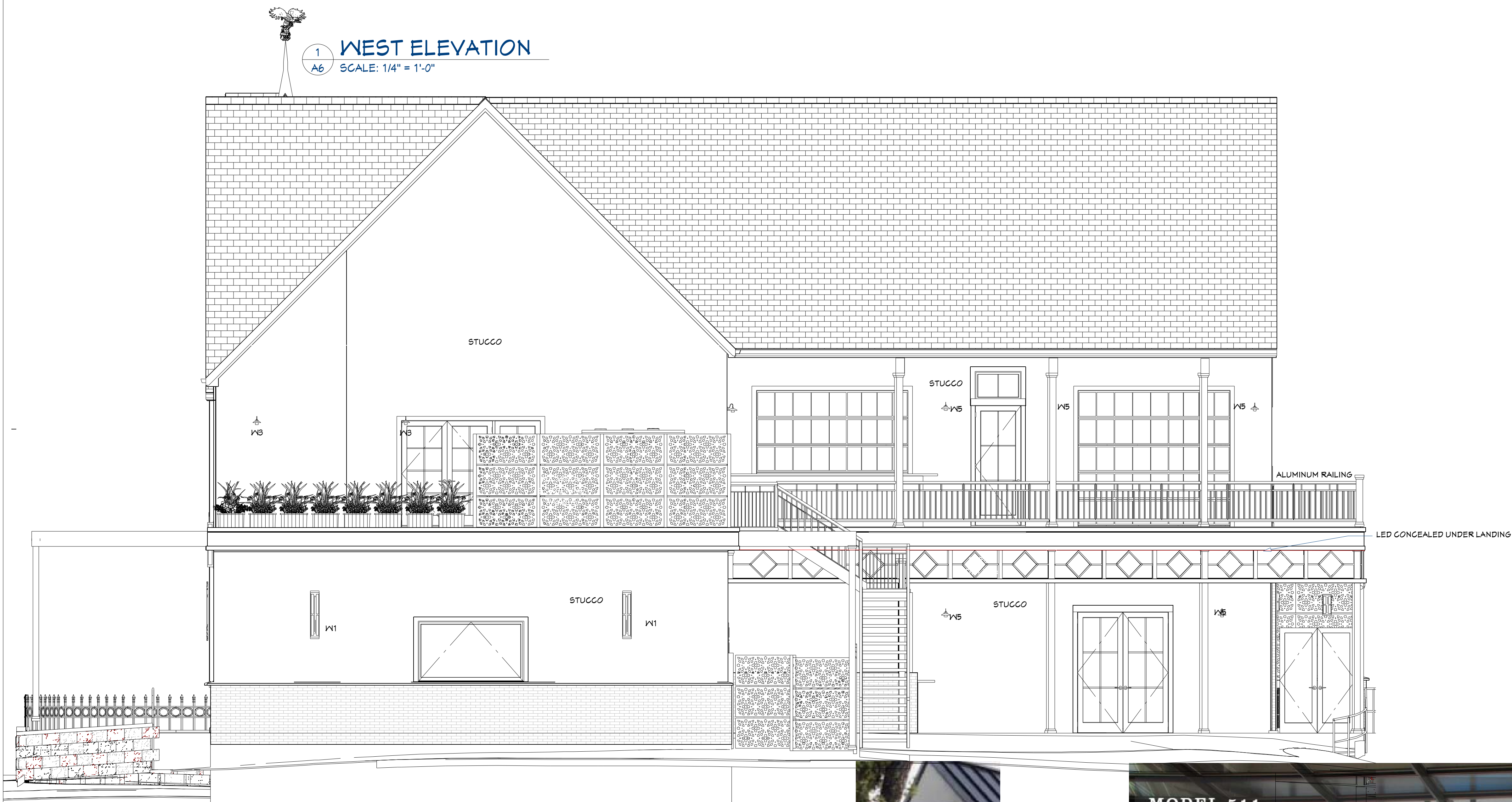
PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:
BROOKWATER GROUP
1516 HILL ROAD
GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

DATE:
4/6/2022

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

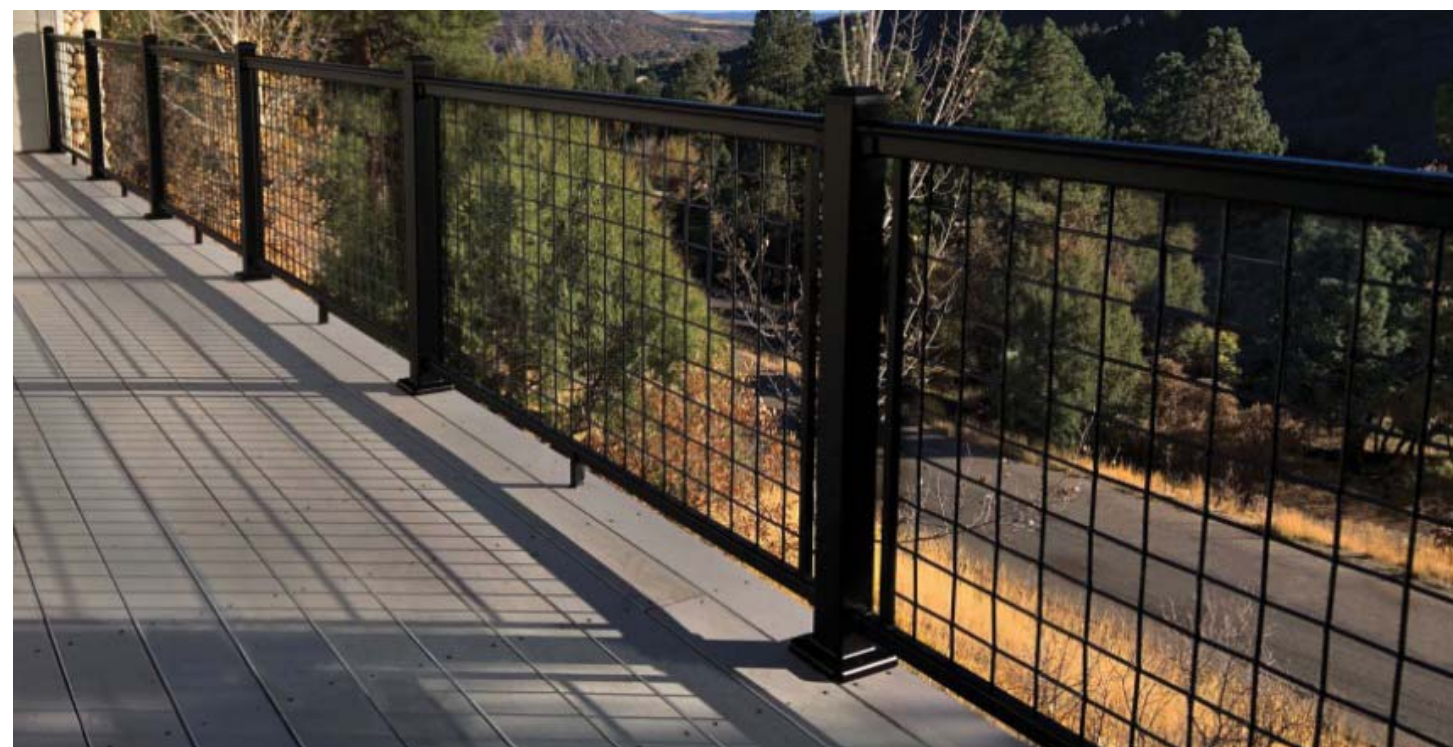
SHEET:
A-5



2
A6
MAIN ENTRY DOORS
SCALE: NONE



3
A6
ALUM WRAPPED BEAM DETAIL
SCALE: NONE



4
A6
RAILING DETAIL
SCALE: NONE



5
A6
WINDOW BAY DETAIL
SCALE: NONE



6
A6
OVERHEAD DOOR DETAIL
SCALE: NONE

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

SHEET TITLE:
WEST ELEVATION
EXTERIOR DETAILS

PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

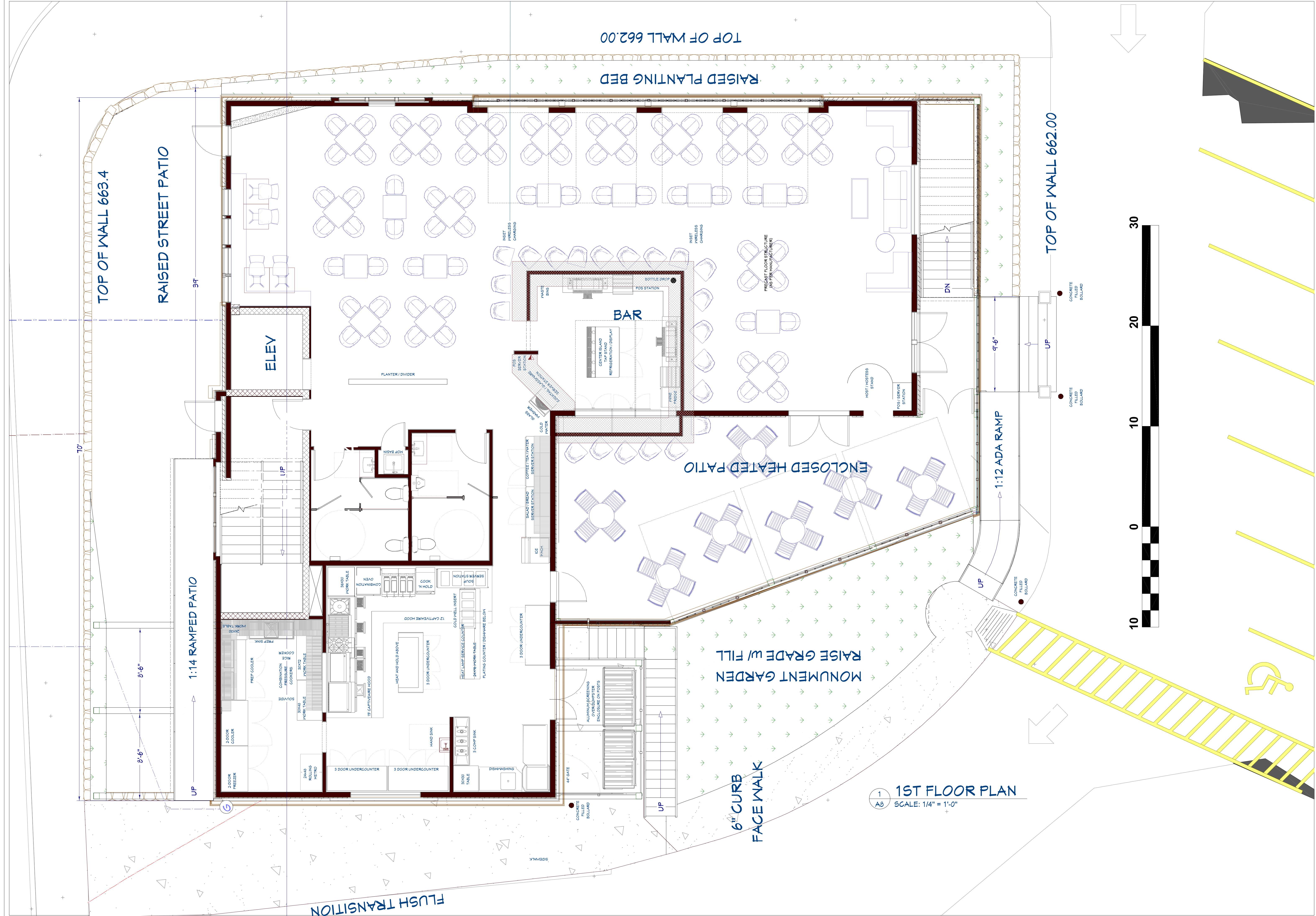
DRAWINGS PROVIDED BY:
BROOKWATER GROUP
1516 HILL ROAD
GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

DATE:
4/6/2022

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

SHEET:
A-6







A DIVISION OF
BROOKWATER
GROUP, INC.

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:
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414-333-2310 www.thebrookwatergroup.com

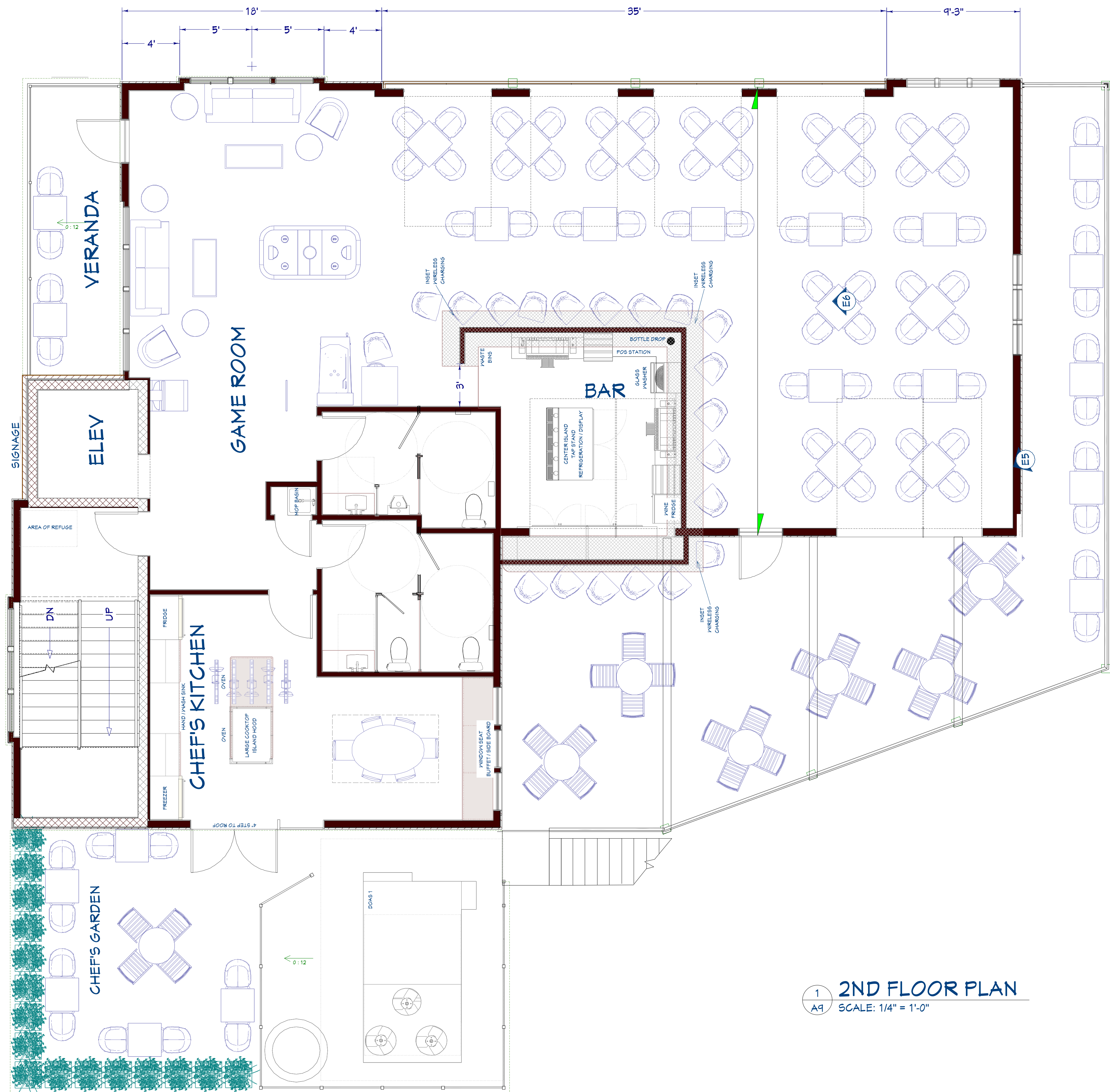
DATE:
4/6/2022

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

SHEET:
A - 8

SHEET TITLE:
**THE CHEEL
FLOOR PLAN**

Page 31 of 35



1 2ND FLOOR PLAN
A9 SCALE: 1/4" = 1'-0"

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

SHEET TITLE:
THE PHOENIX CLUB
FLOOR PLAN

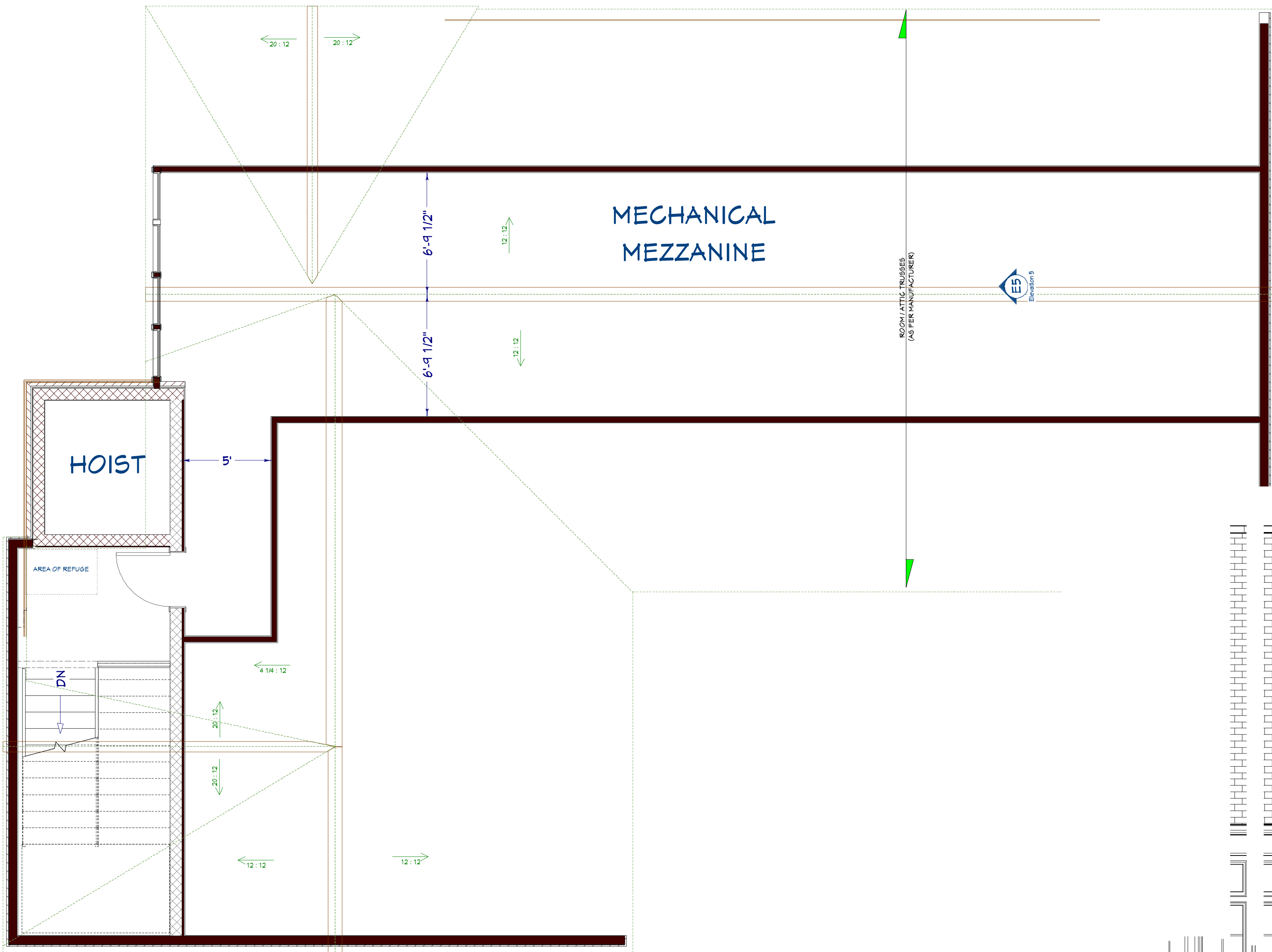
PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:
BROOKWATER GROUP
1516 HILL ROAD
GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

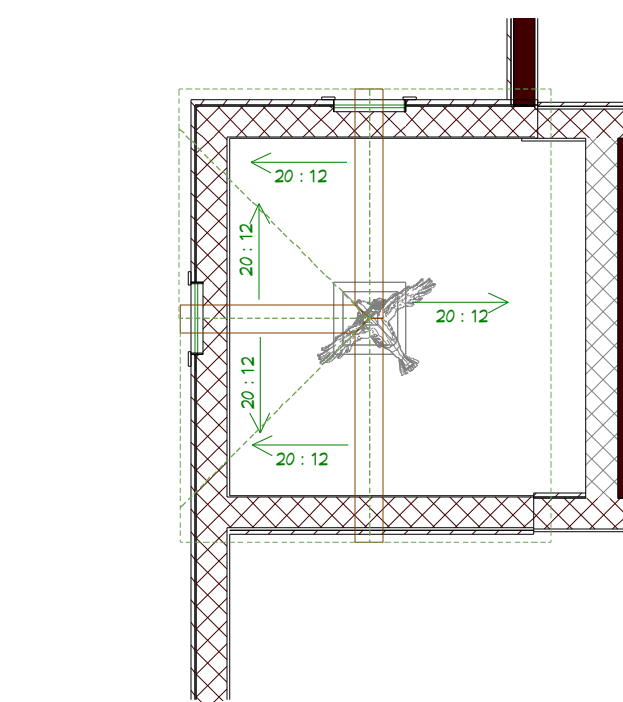
DATE:
4/6/2022

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

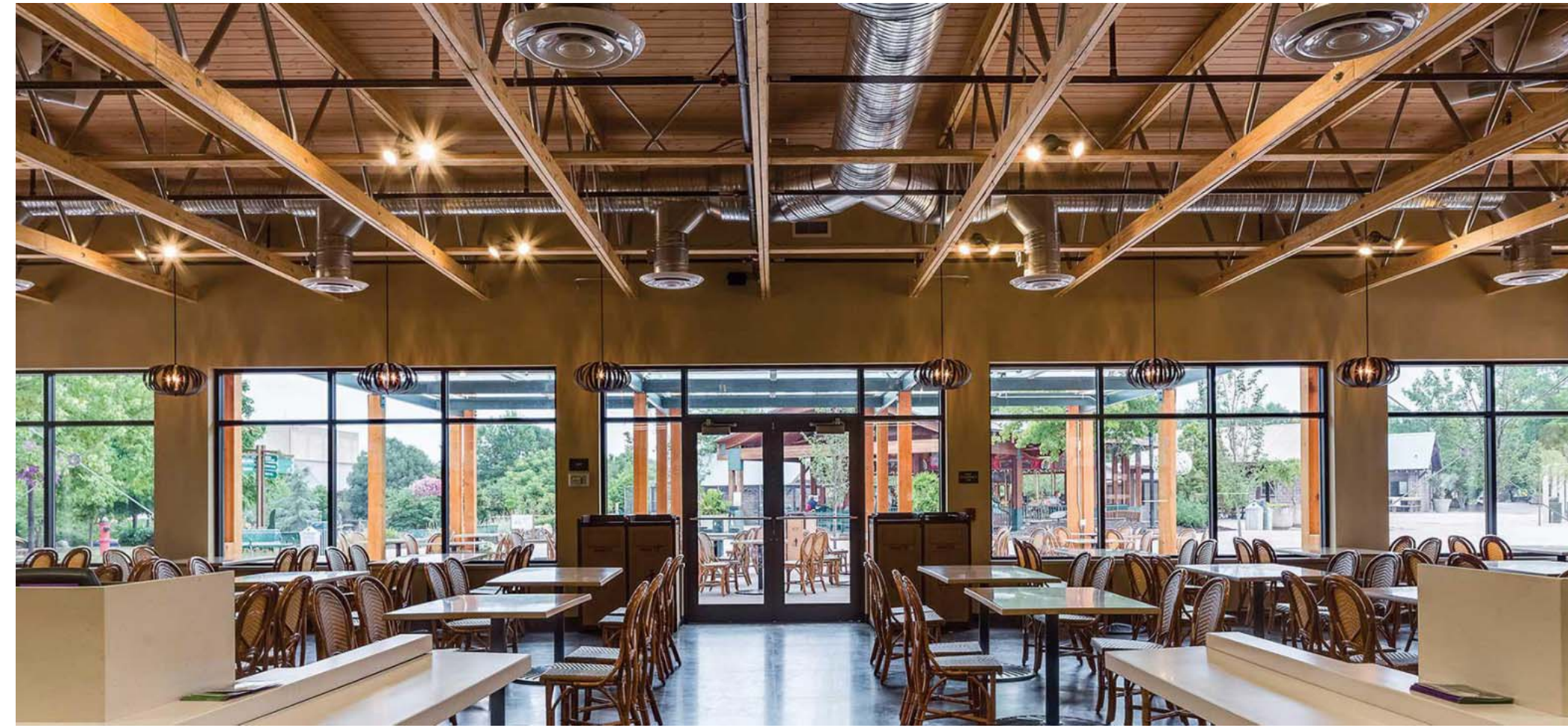
SHEET:
A-9



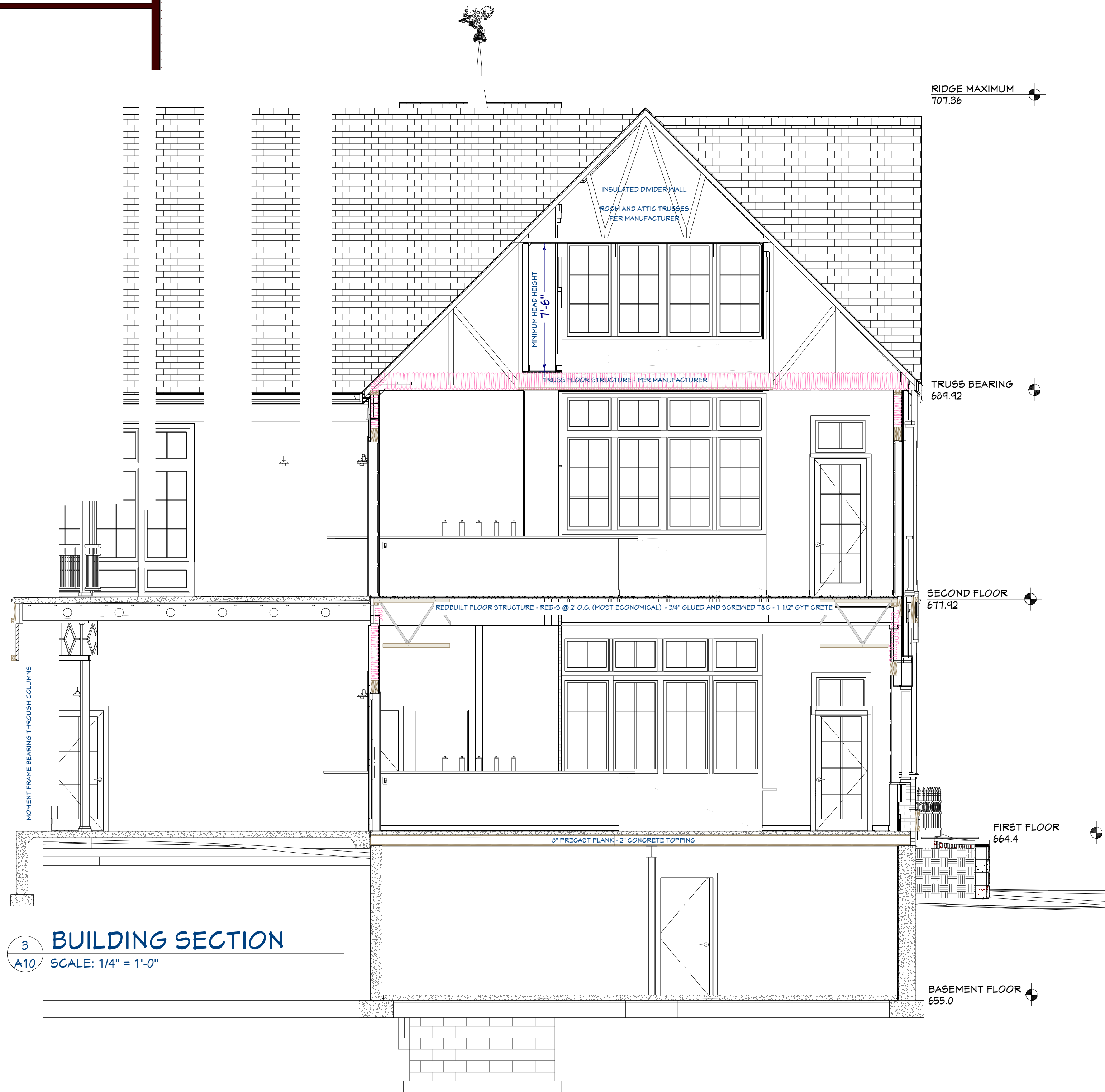
1 ROOF PLAN
A10 SCALE: 1/4" = 1'-0"



2 TOWER ROOF PLAN
A10 SCALE: 1/4" = 1'-0"



4 FLOOR STRUCTURE DETAIL
A10 SCALE: NONE



3 BUILDING SECTION
A10 SCALE: 1/4" = 1'-0"

NO.	DESCRIPTION	BY	DATE
1	BID PLANS	AMB	01/26/20

SHEET TITLE:
ROOF PLAN
BLDG CROSS SECTION

PROJECT DESCRIPTION:
THE CHEEL / PHOENIX CLUB
BARKHA & JESSE DAILY
105 BUNTROCK AVE
THIENSVILLE, WI 53092

DRAWINGS PROVIDED BY:
BROOKWATER GROUP
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GREENLEAF, WI 54126
414-333-2310 www.thebrookwatergroup.com

DATE:
4/6/2022

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

SHEET:
A-10

101 N Main St Thiensville WI

☉ 188°S (T) ☉ 43°13'49"N, 87°59'3"W ±13ft ▲ 665ft



29 Nov 2023, 08:14:42

107 Buntrock Ave Thiensville WI

☀ 154°SE (T) ● 43°13'49"N, 87°59'3"W ±13ft ▲ 679ft

