

Paving no obstacle to expansion plan

Written by MARK JAEGER

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Village panel works with company officials to make sure Standard Machine can proceed with growth

The Village of Saukville's Community Development Authority has worked out some paving accommodations for a business looking to expand.

Representatives of Standard Machine recently outlined plans for a 9,800-square-foot addition to their existing 36,000-square-foot plant at 301 Progress Dr.

The addition will be constructed on the north side of the current building. Existing equipment will be moved into the new space, allowing the company to enhance manufacturing operations.

The company has 55 employees, and officials said the additional space could lead to the hiring of five new workers.

Village officials had few concerns about the addition, which will feature a masonry and steel panel exterior that will blend in with the current building.

A new driveway off Progress Drive was also proposed. Company officials said it would reduce the number of semi-trucks backing onto the road.

The construction would force employee parking to be relocated to the west side of the building.

The improvements were welcome by the CDA, but concerns were raised about the village's requirement that parking areas and driveways receive at least a first lift of asphalt within one year of construction.

Company officials said the estimated cost of the required paving is \$90,000, which they hope to spread out over two years.

The building project, which is valued at more than \$400,000, is already \$65,000 over budget, they said.

CDA members said they are willing to be flexible on the issue, but with some conditions.

"It is important that we have a hard surface on the driveway to avoid gravel out on Progress Drive," Village President Barb Dickmann said.

Worried that waiving the paving requirement indefinitely would set a precedent, CDA member John Ross suggested that the company secure a letter of credit for 125% of the estimated cost of the paving work.

With that credit in place, CDA members agreed the company should be allowed to phase the paving work. The final layer of asphalt is to be in place by July 2015.

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Approval of the plan is also subject to staff review of a stormwater management plan.

The CDA also endorsed a plan by the moving and storage company Mr. Mover to move into the vacant building at 500 Progress Dr. that was formerly home to General Chemical.

Company owner Nick Meier said he plans to move the business from space he is currently renting in the old Modern Equipment building in Port Washington.

The plant offers 8,400 square feet of storage space.

The firm has a staff of 12 movers, two office workers and five trucks.

"I don't have any plans for outside storage, at least initially. Ideally, I would prefer to expand the building instead of storing equipment outside," Meier said.

Officials agreed that parking would not be an issue because the building is approximately 450 feet from the road.