

Office of the Clerk/Treasurer

W240N3065 Pewaukee Road
Pewaukee, WI 53072
(262) 691-0770 Fax 691-1798

**COMMON COUNCIL
MEETING NOTICE AND AGENDA
Monday, August 21, 2023
6:30 PM**

Common Council Chambers ~ Pewaukee City Hall
W240 N3065 Pewaukee Road ~ Pewaukee, Wisconsin

-
1. Call to Order and Pledge of Allegiance
 2. Public Comment - Please limit your comments to two (2) minutes, if further time for discussion is needed please contact your District Alderperson prior to the meeting.
 3. Consent Agenda
 - 3.1. Approve Common Council Meeting Minutes Dated July 17, 2023
 - 3.2. Approve the Accounts Payable Listing Dated 8/21/2023
 4. **PUBLIC HEARING**, Discussion and Possible Action Regarding a Conditional Use Permit for WVRC for Property Located on Pewaukee Road (PWC 0966-999) for the Purpose of Constructing an Emergency Vet Clinic - *(To Be Tabled)* [Fuchs]
 5. Discussion and Possible Action to Adopt **Resolution 23-08-10** and the Final Engineers Report for Fox View Court Road Rehabilitation [Wagner].
 6. Discussion and Possible Action to Adopt **Resolution 23-08-11** and Approve the Final Engineers Report for Steeplechase Phase 2 Road Rehabilitation Project [Wagner].
 7. Discussion and Possible Action Regarding **Resolution 23-08-12** and Approving the Final Engineers Report for Oak and Peninsula Road Reconstruction and Water Main Extension Project [Wagner].
 8. Discussion and Possible Action to Award the Valleybrook Storm Sewer Replacement to the Lowest Qualified Bidder, Musson Brothers, Inc., in the Amount of \$144,058.40 [Wagner].
 9. Discussion and Possible Action Regarding the Fire Protection Fee [Wagner / Mueller].
 10. Discussion and Possible Action Regarding the PFAS Levels in Wells 11/12, also Known as Entry Point 500 [Wagner / Mueller].
 11. Public Comment - Please limit your comments to two (2) minutes, if further time for discussion is needed please contact your district Alderperson prior to the meeting.
 12. Closed Session – You are hereby notified that the Common Council and staff of the City of Pewaukee will convene into closed session after all regular scheduled business has been concluded and upon motion duly made and seconded and acted upon by roll-call vote as required under §19.85(1)(a), Stats. The purpose of the closed session is for the following:

- §19.85(1)(g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved, specifically related to the excessive assessment claim of SABRA pertaining to Parkside of Arbor View W232 N3471 Hunters Ridge Road (PWC 0908-996) and the Parkside of Legacy N26 W26511 College Avenue (PWC 0931-999-014).
- §19.85(1)(g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved require a closed session, specifically related to the Bluemound South Sewer and Water Extension Project.

You are further notified that at the conclusion of the Closed Session, the Common Council may convene into open session pursuant to 19.85(2), Stats., for possible additional discussion and action concerning any matters discussed in closed session and for adjournment.

13. Adjournment

Kelly Tarczewski
Clerk/Treasurer

August 18, 2023

NOTICE

It is possible that members of other governmental bodies of the municipality may be in attendance to gather information that may form a quorum. At the above stated meeting, no action will be taken by any governmental body other than the governmental body specifically referred to above in this notice.

Any person who has a qualifying disability under the Americans with Disabilities Act that requires the meeting or materials at the meeting to be in an accessible format must contact the Clerk/Treasurer, Kelly Tarczewski, at (262) 691-0770 three business days prior to the meeting so that arrangements may be made to accommodate your request.

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 3.1.**

DATE: August 21, 2023

DEPARTMENT: Clerk/Treasurer

PROVIDED BY:

SUBJECT:

Approve Common Council Meeting Minutes Dated July 17, 2023

BACKGROUND:

FINANCIAL IMPACT:

RECOMMENDED MOTION:

ATTACHMENTS:

Description

CC Minutes 7.17.2023

In Attendance:

Mayor S. Bierce, Aldermen C. Brown, I. Clark, B. Dziwulski, R. Reinbold, P. Vetterkind, and J. Wamser.

Also in Attendance:

Attorney R. Bitar, Administrator S. Klein, DPW Director M. Wagner, Utility Manager J. Mueller, Fire Chief K. Bierce, Director of People and Culture K. Woldanski, and Clerk/Treasurer K. Tarczewski.

1. **Call to Order and Pledge of Allegiance**

Mayor Bierce called the meeting to order at 6:30 p.m. and asked everyone to stand for the Pledge of Allegiance.

2. **Public Comment - Please limit your comments to two (2) minutes, if further time for discussion is needed please contact your District Alderperson prior to the meeting.**

Richard Carr (W268 N2433 Meadowbrook Road) stated it has been two years since he came before the Common Council. He said after two years, litigation is over and it cost him \$45,000 to save \$1,200 a year in taxes. He added it went 100 percent his way as he originally stated. Mr. Carr stated he filed a motion for two sanction motions. He stated they pulled the two cow per acre rule. Mr. Carr stated the rule wasn't in the law or in the manual. He added he does not trust the Attorney, Assessor, or City staff to give accurate information on what the decision was. Mr. Carr said the sanctions motion was filed to have the Attorney pay his legal fees and the judge granted the motion. Mr. Carr noted the Attorney for the City's insurance company needs to pay him \$28,000 for making invalid arguments. He said he condensed the 20-page decision into a 10-page summary. Mr. Carr stated after he deposed the assessor the City Attorney called his Attorney to come up with a settlement. He said he negotiated a settlement and someone in the City refused the settlement. He added that litigation went on for an additional year and the arguments made by the City Attorney were so frivolous that now he must pay \$28,000. Mr. Carr stated he gave notice in January that he was suing the City in a separate lawsuit for abusive process. He added this lawsuit allows him up to \$200,000 in damages and he is asking for all of it. Mr. Carr said it is important for the Council to read the brief, so they know what is happening. He added it's not over and he hasn't even started.

3. **Consent Agenda**

- 3.1 Approve Common Council Meeting Minutes Dated March 20, 2023
- 3.2 Approve Common Council Meeting Minutes Dated June 19, 2023
- 3.3 Approve of Accounts Payable Listing Dated July 17, 2023

Mr. Clark stated he did not attend the March 20, 2023 meeting and he would be abstaining from Item #3.1.

Mr. Reinbold stated he did not attend the June 19, 2023 meeting and he would be abstaining from Item #3.2.

A motion was made and seconded (B. Dziwulski, J. Wamser) to approve the consent agenda. Motion Passed: 6-For, 0-Against.

4. Discussion and Possible Action Regarding the Request of Point Burger Bar to Hold a Car Show with Amplified Music and Outside Alcohol Sales on September 16, 2023 (*Rain Date September 23, 2023*) in the Parking Lot

Ms. Tarczewski stated Point Burger Bar applied for a Special Event Permit and it was reviewed by the Fire Chief and Sheriff's Lieutenant and neither of them had concerns. She noted they still need to pay the permit fee of \$300.

Ms. Brown stated she was concerned about people driving into other establishments and asked if there would be fencing. Lora Schaefer from Point Burger Bar stated she can put up fencing and will work with Chief Bierce

A motion was made and seconded (J. Wamser, C. Brown) to approve the Special Event Permit for Point Burger Bar contingent upon receiving the permit fee and putting up a fence.

Motion Passed: 6-For, 0-Against.

5. Discussion and Possible Action Regarding Relocation Order **Resolution 23-07-09** for the Gun Club Lift Station Replacement.

Ms. Wagner stated the City continues to work on the replacement Gun Club lift station which includes a capacity upgrade and improvements to the operation. She said the City will be able to build the building on the site and will not need to require any additional land but will require a temporary grading easement. She said this is the first step in obtaining the easement from adjacent property owners and is asking for Council's approval of the relocation order.

Ms. Brown asked if it would be free. Ms. Wagner stated she will come back to the Council when she has a number. She stated it is a temporary impact and should not cost much and will be included as part of the project cost.

A brief discussion took place regarding the placement and location of the lift station.

Mayor Bierce asked if there was any advantage to holding on to the old station. Ms. Mueller stated it will be an all-concrete building and substantially different than current operations. She added it will have a dual chamber system with four pumps versus the three pumps it currently has. Ms. Mueller stated there is no reason to keep it.

Mayor Bierce asked if it would go before Plan Commission. Ms. Wagner stated the building will go before Plan Commission in August.

A motion was made and seconded (C. Brown, I. Clark) to approve Resolution 23-07-09.

Motion Passed: 6-For, 0-Against.

6. Discussion and Possible Action Regarding Water Quality Testing Results, Specifically Related to Well #8

Ms. Mueller stated Water Utility is required to sample water throughout all 12 wells. This year they asked the City to monitor PFAS. She stated several wells have small levels but well #8, the Still River well, has a large hit of PFAS. She added it exceeds the health and hazard index as it relates to the Department of Health Services. Ms. Mueller said the City was notified in June that the well was contaminated, and the City met with the DNR on June 21. The City was given the choice to either

take the well out of service and maintain it with a quarterly notice stating there was PFAS contamination found in the well or take the well out of service with a onetime notice and proceed with a treatment plan for the facility. Ms. Mueller stated after speaking with a consultant, it was determined the City could operate without the well in service for a period of time.

Ms. Mueller stated the City will start looking at pilot testing and a treatment process for continuing the operation down the road. She added the public notice has not gone out to customers yet and the well has been out of service since the City was notified as they felt comfortable waiting until the Common Council meeting. She noted the notice will go out at the end of the week. Ms. Wagner stated the language in the packet is required in the notice and follows the DNR and Department of Health format and criteria.

Mayor Bierce asked if they offered a remedy or if the City needs to come up with their own remedy. Ms. Mueller stated there are such low limits on the levels that labs cannot test accurately for the four percent they are trying to achieve. She said it's going to be extremely difficult and expensive to put a treatment process together.

Mr. Vetterkind asked if the City was given any ideas on how to mitigate it. Ms. Mueller stated granular activated carbon and reverse osmosis are things they have identified. Mr. Reinbold asked if they have tested multiple times. Ms. Mueller stated it is the first round and testing is just beginning.

A brief discussion took place regarding testing and entry point samples.

Mr. Clark asked if the letter will be distributed to only people who draw from these wells. Ms. Mueller stated all the City's wells run through the same set of piping, so all water customers will receive the letter along with people who are charged private fire protection. Mr. Reinbold asked about a flyer going in with the notice or on the website. Ms. Mueller stated she is gathering information for the website. She said she considered keeping the well in service, but customers are also being notified about the radium exceedance and felt it would be too complicated and confusing with two notifications in one letter. Ms. Mueller stated the City could use the well if needed, and if used, the City would need another public notice done within 30 days of use.

Mayor Bierce asked what would happen if seven of the eight wells tested positive. Ms. Mueller stated the City would go with a quarterly notice stating the levels found in the wells.

Mr. Vetterkind asked if other communities are having this issue. Ms. Mueller stated she has not heard anything publicly.

Ms. Mueller stated this is informational only and she will be meeting with a consultant on Thursday to see what the next course of action will be.

7. Discussion and Possible Action to Award the Pilgrim Rest Cemetery Road Reconstruction to the Lowest Qualified Bidder [Wagner]

Ms. Wagner stated the Pilgrims Rest Cemetery road was part of the 2023 budget and 2022 borrowing. She said it was bid out recently and five bids were received. The project will be removing and replacing the asphalt and base, and she added that they will be installing a geogrid which will bridge the soft areas that are underneath the existing pavement. She added that they will be placing conduit underneath the edge of the roadway for future camera or electrical. Ms. Wagner stated it was

allocated for \$400,000, and the lowest bid was \$198,575 from Parking Lot Maintenance. She noted the project will be completed this year.

Mr. Reinbold asked if they would be closing the entrances and if there was a plan in place if they found anything while digging up the old roads. Ms. Wagner noted the entrances will remain open and will be temporarily closed when the project is done. She added that they have the notification process that needs to be followed in the contract and will meet with the contractor and foreman when on site.

Ms. Wagner noted it is phenomenal price and a local business, and it has been a dry season and contractors have been looking for additional work.

A motion was made and seconded (B. Dziwulski, R. Reinbold) to award the Pilgrim Rest Cemetery road reconstruction to the lowest qualified bidder. Motion Passed: 6-For, 0-Against.

8. Discussion and Possible Action Regarding the Selection of the 2024 Health Insurance Plan for all City Employees. [Woldanski]

Ms. Woldanski noted Humana is leaving the commercial market at the end of the year. She said the City has been doing some shopping and has looked at the State Health Plan and plans the broker has provided. She said the numbers she provided are as if we were going with them as of this year. Ms. Woldanski said the two options she brought to leadership were the State Plan PO14 and a commercial plan called Group Health Trust. She noted Group Health Trust matched Humana's Plan and did a little better on coinsurance. Ms. Woldanski noted that the City went with a high deductible account many years ago, which helped the City get better rates, but the HRA was hit hard. She said Humana had a 35 percent renewal in 2023 and the only way to bring it down was to change the co-insurance to 50 percent, and the City is picking up more this year than last year. Ms. Woldanski stated when she shopped commercially, she wanted to get the co-insurance back up to 80 percent.

Ms. Woldanski stated the State Plan is very different. She said it is not a high deductible plan and employees pay \$500 out of pocket for an individual and \$1,000 out of pocket for family. She noted the employee will only pay a copay until the deductible is met. She said the only caveat is that durable medical equipment, hearing aids and cochlear implants have a higher deductible. She said the City had to go through an underwriting program to see if the City is at risk and it came back as we are. The plan came back with a surcharge for year one. In year two, the surcharge could be reduced 50 percent, and in year three it would go away, and the City would be required to stay with them for three years. Ms. Woldanski said the surcharge would be an additional \$240 a month for an individual and \$600 for a family. She noted the City would have to go through the underwriting process again since the numbers they provided were as of September 1. Ms. Woldanski noted the City can cover up to 88 percent of the premiums under the State Plan and 85 percent for Group Health Trust.

Ms. Woldanski stated there is also an All-Access Plan that has no restrictions and allows employees to go anywhere, although the cost is higher.

Ms. Woldanski said the surcharge affects the City and employees in the first year. She noted the City cannot pick up the surcharge because the City is getting hit with it also. Ms. Woldanski stated once the surcharge goes away, more often there is a savings. She said there were two other programs the City looked at. One program had an increase of 25 percent and the other was 40 percent. Ms. Woldanski

stated the City budgets \$1.7 million, and she said with the surcharge, the City would pay \$17,000 more than we do right now and without the surcharge the City would save \$170,000. Ms. Woldanski noted the State plan can offer retirees insurance until Medicare kicks in. She added the City still plans to offer the five percent wellness rebate.

Ms. Woldanski stated the cons to the State Plan include the requirement of a 65 percent participation rate, although the City is at 88 to 90 percent, the surcharge, limitations to plans available in an employee's county, and any WRS employees must be offered insurance. She said the City currently offers a 25 percent buy out to employees who do not take the City's insurance, and in 2023 the buyout amount was \$2,000. She added that employees changing from single to family enrollment during the initial enrollment must take the All Access Plan the first year.

Ms. Woldanski stated the Group Health Trust Plan provider coverage is very much like Humana, as they have a national cooperative non-profit pharmacy network, and doctors included are zero pay. She stated the cons include subject to price increases, the City would have to continue utilizing the HRA, and they have mandatory generic medication requirements. She said when she presented the options to the leadership group, they were in favor of the State Plan.

A discussion took place regarding deductible amounts.

Mr. Klein stated Ms. Woldanski checked with peers in local government and their response to the State Plan was very positive. Mr. Klein added the State Plan increase has only been a two to four percent increase annually, and Humana typically starts at 30 percent and then the City must make big changes to get it down to 18 percent.

Ms. Brown stated she appreciated all the work that went into putting all the data together.

A motion was made and seconded (C. Brown, B. Dziwulski) for the City to go with the PO14 ETF plan and to remind the Council at budget time of the surcharge. Motion Passed: 5-For, 1-Against (Wamser).

9. Public Comment - None.

10. Closed Session – You are hereby notified that the Common Council and staff of the City of Pewaukee will convene into closed session after all regular scheduled business has been concluded and upon motion duly made and seconded and acted upon by roll-call vote as required under §19.85(1)(a), Stats. The purpose of the closed session is for the following:

§19.85(1)(e): Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, specifically related to the Joint Fire/EMS Contract with the Village of Pewaukee. You are further notified that at the conclusion of the Closed Session, the Common Council may convene into open session pursuant to 19.85(2), Stats., for possible additional discussion and action concerning any matters discussed in closed session and for adjournment.

A motion was made and seconded (J. Wamser, B. Dziwulski) to go into closed session at 7:35 p.m. Motion Passed: 6-For, 0-Against by roll call vote.

A motion was made and seconded (B. Dziwulski, P. Vetterkind) to go back into open session at 7:47 p.m. Motion Passed: 6-For, 0-Against.

A motion was made and seconded (B. Dziwulski, I. Clark) to approve the contract for fire services with the Village as presented. Motion Passed: 6-For, 0-Against.

11. Adjournment

A motion was made and seconded (C. Brown, J. Wamser) to adjourn the meeting at 7:48 p.m.
Motion Passed: 6-For, 0-Against.

Respectfully Submitted,

Kelly Tarczewski
Clerk/Treasurer

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 3.2.**

DATE: August 21, 2023

DEPARTMENT: Clerk/Treasurer

PROVIDED BY:

SUBJECT:

Approve the Accounts Payable Listing Dated 8/21/2023

BACKGROUND:

FINANCIAL IMPACT:

RECOMMENDED MOTION:

ATTACHMENTS:

Description

A/P 8/21/2023

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
07/28/2023	100	1289 (E)	DIVERSIFIED BENEFIT SERVICES, INC.	FLEX SPEND	21590	00000	1,946.66
07/28/2023	100	1296 (E)	LEASING SERVICES		53400	52210	134.00
07/28/2023	100	138440	ADP SCREENING & SELECTION SERVICES	EMPLOYEE SERVICES - EMPLOYMENT EXAMS	52150	51430	59.36
07/28/2023	100	138441	ALESCI HOMES	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
07/28/2023	100	138442	AMY KORNOWSKI	RECREATION PROGRAM - MILEAGE	53300	55300	168.34
07/28/2023	100	138443	ANDREW REAHM	DEVELOPER DEPOSITS	23170	00000	5,000.00
07/28/2023	100	138444	ARAMARK	HIGHWAY - UNIFORMS	53410	53100	88.00
				HIGHWAY - UNIFORMS	53410	53100	88.00
				HIGHWAY - UNIFORMS	53410	53100	88.00
				CHECK 100 138444 TOTAL FOR FUND 100:			264.00
07/28/2023	100	138445*#	AT&T MOBILITY	ADMINISTRATOR - TELEPHONE & CELL	52260	51410	33.49
				CLERK/TREASURER - TELEPHONE & CELL	52260	51420	33.49
				EMPLOYEE SERVICES - PHONE & CELL	52260	51430	43.26
				IT - PHONE & CELL	52260	51450	81.79
				FIRE ADMINISTRATION - PHONE & CELL	52260	52210	133.96
				BUILDING SERVICES - PHONE & CELL	52260	52400	153.50
				HIGHWAY - PHONE & CELL	52260	53100	38.37
				ENGINEERING - PHONE & CELL	52260	53110	62.52
				PARKS - TELEPHONE & CELL	52260	55200	86.52
				RECREATION PROGRAM - PHONE & CELL	52260	55300	283.97
				CHECK 100 138445 TOTAL FOR FUND 100:			950.87
07/28/2023	100	138446	BREDAN MECHANICAL SYSTEMS INC	CITY HALL - BUILDING REPAIRS & MAINT	52410	51600	1,366.00
07/28/2023	100	138447	BS&A SOFTWARE	BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	564.00
07/28/2023	100	138448	CASH	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	600.00
07/28/2023	100	138449	CHARLIE DWYER	BUILDING SERVICES - MILEAGE & FUEL	53300	52400	171.61
07/28/2023	100	138450	CHERRIE LARSON	RECREATION PROGRAM - CONTRACTED	52190	55300	729.60
07/28/2023	100	138451	CHRIS HANSEN	EROSION/DITCH DEPOSIT	23173	00000	2,000.00

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DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 2/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
07/28/2023	100	138452	COMPLEX SECURITY SOLUTIONS INC	CITY HALL - BUILDING REPAIRS & MAINT	52410	51600	140.00
07/28/2023	100	138453	CONLEY MEDIA	PLANNER - NOTICES & PUBLICAT	53470	56300	374.76
07/28/2023	100	138454	CONSOLIDATED ELECTRICAL	PARKS - BUILDING REPAIRS & MAINT	52410	55200	163.40
07/28/2023	100	138455	COOKING WITH MOORE	RECREATION PROGRAM - CONTRACTED	52190	55300	230.40
07/28/2023	100	138456	COSTA PROPERTY MAINT LLC	PARKS - GROUNDS MAINTENANCE	52420	55200	3,250.00
07/28/2023	100	138457	CRYSTAL VISTA LLC	CITY HALL - BUILDING REPAIRS & MAINT	52410	51600	995.00
07/28/2023	100	138458	DAN PLAUTZ CLEANING SERVICE	CITY HALL - JANITORIAL SUPPLIES	52400	51600	2,873.00
07/28/2023	100	138459	DAVID ZIELINSKI	DEER CONTROL - CONTRACTED SERVICES	52990	54160	150.00
07/28/2023	100	138460	DEMLANG BUILDERS	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
07/28/2023	100	138461	Donald & Kerry Tighe	BEB21-0042	23173	00000	2,000.00
07/28/2023	100	138462	ELECTION SYSTEMS & SOFTWARE	ELECTIONS - EQUIP REPAIR & MAINT	52430	51440	1,838.82
07/28/2023	100	138463	ELEVITY GORDON FLESCH CO INC	IT - SOFTWARE MAINTENANCE & UPDATES	52480	51450	1,275.75
07/28/2023	100	138464*#	ENVIRONMENTAL SYSTEMS	IT - SOFTWARE MAINTENANCE & UPDATES	52480	51450	5,800.00
				ENGINEERING - OUTSIDE ENGINEERING	52190	53110	2,510.00
				CHECK 100 138464 TOTAL FOR FUND 100:			8,310.00
07/28/2023	100	138465	GETHSEMANE UNITED METHODIST CHURCH	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	475.00
07/28/2023	100	138466	JAMES CRAIG BUILDERS	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
07/28/2023	100	138467	JONES, ROBERT	PARKS - SAFETY EQUIPMENT	53480	55200	78.62
07/28/2023	100	138468	JOSEPH THORPE & DANIELLE CIANCIOLO	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
07/28/2023	100	138469	Kaerek Homes Inc	BOB22-0058	23175	00000	500.00
07/28/2023	100	138470	KAREK HOMES INC	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
				EROSION/DITCH DEPOSIT	23173	00000	2,000.00
				CHECK 100 138470 TOTAL FOR FUND 100:			4,000.00

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CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 3/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
07/28/2023	100	138471	KATIE VITALBO	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	170.92
07/28/2023	100	138472	KMB ELECTRIC	CITY HALL - BUILDING REPAIRS & MAINT	52410	51600	760.20
07/28/2023	100	138473	KUJAWA ENTERPRISES INC	PARKS - NON SHARED EQUIP PURCHASE	59995	55200	1,970.00
07/28/2023	100	138474	LAKELAND SUPPLY, INC.	PARKS - BUILDING REPAIRS & MAINT	52410	55200	663.84
07/28/2023	100	138475	MATRIX TRUST COMPANY	DEFERRED COMPENSATION	21570	00000	50.00
				DEFERRED COMPENSATION	21570	00000	50.00
				CHECK 100 138475 TOTAL FOR FUND 100:			100.00
07/28/2023	100	138476	MEA SEW	EMPLOYEE SERVICES - DUES, MBRSHIP &	53200	51430	30.00
07/28/2023	100	138477#	MENARDS	CITY HALL - JANITORIAL SUPPLIES	52400	51600	42.54
				PARKS - BUILDING REPAIRS & MAINT	52410	55200	99.99
				PARKS - GROUNDS MAINTENANCE	52420	55200	19.96
				PARKS - GROUNDS MAINTENANCE	52420	55200	8.91
				CHECK 100 138477 TOTAL FOR FUND 100:			171.40
07/28/2023	100	138478	Nate & Kate Von Behren	BEB22-0030	23173	00000	2,000.00
07/28/2023	100	138479	NATIONWIDE RETIREMENT SOLUTIONS	DEFERRED COMPENSATION	21570	00000	2,069.00
				DEFERRED COMPENSATION	21570	00000	2,069.00
				CHECK 100 138479 TOTAL FOR FUND 100:			4,138.00
07/28/2023	100	138480#	ODP BUSINESS SOLUTIONS LLC	CLERK/TREASURER - OPERATING SUPPLIES	53400	51420	27.59
				CITY HALL - JANITORIAL SUPPLIES	52400	51600	67.18
				CITY HALL - JANITORIAL SUPPLIES	52400	51600	209.67
				CITY HALL - JANITORIAL SUPPLIES	52400	51600	1,012.24
				BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	9.99
				BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	53.97
				BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	70.18
07/28/2023	100	138481*#	PITNEY BOWES BANK PURCHASE FORMS	CHECK 100 138480 TOTAL FOR FUND 100:			1,450.82
				PREPAID EXPENSES	16200	00000	2,063.69

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CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 4/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				ASSESSOR - POSTAGE	53110	51530	968.22
				CITY HALL - POSTAGE	53110	51600	1,839.67
				RECREATION PROGRAM - POSTAGE	53110	55300	16.02
				CHECK 100 138481 TOTAL FOR FUND 100:			4,887.60
07/28/2023	100	138482	PREMIUM WATERS, INC	PARKS - OPERATING SUPPLIES	53400	55200	61.49
07/28/2023	100	138483	PRISCILLA GOSH	RECREATION PROGRAM - CONTRACTED	52190	55300	35.00
07/28/2023	100	138484	SCHOOL DISTRICT OF MENOMONEE FALLS	RECREATION PROGRAM - FIELD TRIPS	53460	55300	450.00
07/28/2023	100	138485	ST. BARTHOLOMEW'S EPISCOPAL CHURCH	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	200.00
07/28/2023	100	138486	THE VICTORY COMPANIES INC	BOB22-0048	23175	00000	500.00
07/28/2023	100	138487	WAUKESHA CO TREASURER	DELINQUENT PERSONAL PROPERTY TAXES	12320	00000	424.44
				INTEREST ON DELINQUENT PP TAXES	48110	00000	108.12
				CHECK 100 138487 TOTAL FOR FUND 100:			532.56
07/28/2023	100	138490	Westridge Builders	BOB22-0052	23175	00000	500.00
07/28/2023	100	138491	Westridge Builders	BOB22-0045	23175	00000	500.00
07/28/2023	100	138492	Westridge Builders	BOB22-0053	23175	00000	500.00
07/28/2023	100	138494	WI SUPPORT & COLLECTIONS	GARNISHMENT/CHILD SUPPORT	21580	00000	130.00
07/31/2023	100	1269 (E)	WISCONSIN RETIREMENT SYSTEM	WRS GENERAL EMPLOYEES	21520	00000	58,012.54
				WRS FIRE EMPLOYEES	21522	00000	78,143.75
				WRS VOLUNTARY CONTRIBUTIONS	21523	00000	268.12
				CHECK 100 1269(E) TOTAL FOR FUND 100:			136,424.41
07/31/2023	100	1294 (E)	LEASING SERVICES		52430	51420	324.00
07/31/2023	100	1295 (E) *#	MUTUAL OF OMAHA	DISABILITY INSURANCE	21531	00000	1,966.26
				LTD - FIRE UNION	21533	00000	709.77
				VOLUNTARY LIFE	21534	00000	1,160.75
				COURT - LIFE INSURANCE	51340	51200	12.16
				COURT - DISABILITY INSURANCE	51350	51200	18.21

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 5/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				ADMINISTRATOR - LIFE INSURANCE	51340	51410	9.37
				ADMINISTRATOR - DISABILITY INSURANCE	51350	51410	27.79
				CLERK/TREASURER - LIFE INSURANCE	51340	51420	70.88
				CLERK/TREASURER - DISABILITY INSURANCE	51350	51420	108.77
				EMPLOYEE SERVICES - LIFE INSURANCE	51340	51430	20.48
				EMPLOYEE SERVICES - DISABILITY	51350	51430	27.79
				IT - LIFE INSURANCE	51340	51450	18.08
				IT - DISABILITY INSURANCE	51350	51450	27.79
				ASSESSOR - LIFE INSURANCE	51340	51530	43.84
				ASSESSOR - DISABILITY INSURANCE	51350	51530	67.57
				POLICE - LIFE INSURANCE	51340	52100	8.32
				POLICE - DISABILITY INSURANCE	51350	52100	11.10
				FIRE ADMINISTRATION - LIFE INSURANCE	51340	52210	65.28
				FIRE ADMINISTRATION - DISABILITY	51350	52210	83.37
				FIRE PROTECTIVE SERVICES - LIFE	51340	52230	537.92
				FIRE PROTECTIVE SERVICES - DISABILITY	51350	52230	111.16
				BUILDING SERVICES - LIFE INSURANCE	51340	52400	50.88
				BUILDING SERVICES - DISABILITY	51350	52400	76.75
				HIGHWAY - LIFE INSURANCE	51340	53100	127.30
				HIGHWAY - DISABILITY INSURANCE	51350	53100	200.73
				ENGINEERING - LIFE INSURANCE	51340	53110	108.96
				ENGINEERING - DISABILITY INSURANCE	51350	53110	161.32
				PARKS - LIFE INSURANCE	51340	55200	45.12
				PARKS - DISABILITY INSURANCE	51350	55200	66.10
				RECREATION PROGRAM - LIFE INSURANCE	51340	55300	31.84
				RECREATION PROGRAM - DISABILITY	51350	55300	50.23
				PLANNER - LIFE INSURANCE	51340	56300	20.64
				PLANNER - DISABILITY INSURANCE	51350	56300	27.79
				CHECK 100 1295(E) TOTAL FOR FUND 100:			6,074.32
07/31/2023	100	1298 (E)	ADP, LLC	IT - SOFTWARE MAINTENANCE & UPDATES	52480	51450	2,114.60
07/31/2023	100	1299 (E) *#	WE ENERGIES	CITY HALL - ELECTRICITY	52210	51600	136.43
07/31/2023	100	138495*#	A&M CLEANING SOLUTIONS	HIGHWAY - CONTRACTED JANITORIAL	52400	53100	680.00

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 6/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/01/2023	100	1313 (E) #	WE ENERGIES	STREET LIGHT REIMBURSEMENT	46321	00000	159.75
				CITY HALL - ELECTRICITY	52210	51600	4,122.99
				CITY HALL - HEAT	52220	51600	230.56
				FIRE ADMINISTRATION - ELECTRICITY	52210	52210	3,684.86
				FIRE ADMINISTRATION - HEAT	52220	52210	248.21
				HIGHWAY - ELECTRICITY	52210	53100	931.11
				PARKS - ELECTRICITY	52210	55200	1,846.85
				PARKS - HEAT	52220	55200	163.97
				CHECK 100 1313 (E) TOTAL FOR FUND 100:			11,388.30
08/02/2023	100	1300 (E)	DELTA DENTAL	DENTAL CLEARING	21903	00000	841.80
08/02/2023	100	1315 (E)	AUTHNET	RECREATION PROGRAM - CREDIT CARD FEES	52900	55300	49.40
08/03/2023	100	1316 (E)	MERCHANT BANK	RECREATION PROGRAM - CREDIT CARD FEES	52900	55300	426.28
08/04/2023	100	1288 (E)	ADP, LLC		52160	51600	506.68
08/04/2023	100	1301 (E)	DIVERSIFIED BENEFIT SERVICES, INC.	FLEX SPEND	21590	00000	1,932.86
08/04/2023	100	1305 (E)	ADP, LLC	IT - SOFTWARE MAINTENANCE & UPDATES	52480	51450	715.00
08/04/2023	100	138497	ALESCI HOMES	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
08/04/2023	100	138498	ALEXANDER MARIANI	RECREATION PROGRAM - CONTRACTED	52190	55300	950.00
08/04/2023	100	138499	ANDERSON HOMES LLC	BOB22-0035	23175	00000	500.00
08/04/2023	100	138500	Andrew Scheler	BOB22-0070	23175	00000	500.00
08/04/2023	100	138501*#	BAKER TILLY US LLP	AUDIT SERVICES	52120	51510	10,000.00
08/04/2023	100	138504	BATZNER PEST CONTROL	PARKS - BUILDING REPAIRS & MAINT	52410	55200	73.90
08/04/2023	100	138505*	BIELINSKI HOMES	EROSION/DITCH DEPOSIT	23173	00000	2,000.00
08/04/2023	100	138506	BOB JONES	PARKS - SAFETY EQUIPMENT	53480	55200	78.62
08/04/2023	100	138507	BS&A SOFTWARE	IT - NEW EQUIPMENT	53950	51450	500.00
08/04/2023	100	138509	CHERRIE LARSON	RECREATION PROGRAM - CONTRACTED	52190	55300	338.40

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 7/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/04/2023	100	138514	ELEVITY GORDON FLESCH CO INC	IT - SOFTWARE MAINTENANCE & UPDATES	52480	51450	4,485.80
08/04/2023	100	138515	FAMBRO MANAGEMENT	RECREATION PROGRAM - CONTRACTED	52190	55300	840.00
08/04/2023	100	138516	FARINA TREE CARE	PARKS - GROUNDS MAINTENANCE	52420	55200	430.00
08/04/2023	100	138519	HOOPER HANDS BASKETBALL ACADEMY	RECREATION PROGRAM - CONTRACTED	52190	55300	2,145.00
08/04/2023	100	138520	JAMES IMAGING SYSTEMS	IT - OTHER PROFESSIONAL SERVICES	52190	51450	65.00
08/04/2023	100	138521	JENNA CONDON	RECREATION PROGRAM - MILEAGE	53300	55300	28.82
08/04/2023	100	138522	JOHN'S DISPOSAL SERVICE	RECYCLE - GARBAGE COLLECTION	52800	53620	55,944.95
08/04/2023	100	138523	Kaerek Homes Inc	BOB22-0062	23175	00000	500.00
08/04/2023	100	138525	Korndoerfer Homes	BOB23-0001	23175	00000	500.00
08/04/2023	100	138526	Korndoerfer Homes	BEB21-0033	23173	00000	2,000.00
08/04/2023	100	138527*#	LANGE ENTERPRISES, INC	HIGHWAY - ROAD SIGNS & MARKINGS	53720	53100	623.96
08/04/2023	100	138528*#	MARIANNE HILTUNEN	ENGINEERING - MILEAGE	53300	53110	87.77
08/04/2023	100	138530*#	ODP BUSINESS SOLUTIONS LLC	ENGINEERING - OPERATING SUPPLIES	53400	53110	16.47
08/04/2023	100	138532	PREMIUM WATERS, INC	PARKS - OPERATING SUPPLIES	53400	55200	42.99
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	ENGINEERING - OUTSIDE ENGINEERING	52190	53110	1,653.59
08/04/2023	100	138535	RUSS'S MULCH & TOPSOIL	PARKS - GROUNDS MAINTENANCE	52420	55200	105.00
08/04/2023	100	138536	SAZS CATERING	EMPLOYEE SERVICES - SERVICE RECOGNITION	53430	51430	1,313.75
08/04/2023	100	138537	SHP VI WSLG Pewaukee JV LLC	BOB21-0038	23175	00000	500.00
08/04/2023	100	138539	ULINE	PARKS - GROUNDS MAINTENANCE	52420	55200	19.68
08/04/2023	100	138540*#	VILLAGE OF PEWAUKEE	AMBULANCE RUNS	46230	00000	41,001.93
08/04/2023	100	138542	WAUKESHA CO TREASURER	POLICE - OVERTIME	52150	52100	11,582.48

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 8/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/04/2023	100	138543	Westridge Builders	BOB22-0054	23175	00000	500.00
08/04/2023	100	138544	WILL ENTERPRISES	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	150.75
08/08/2023	100	1310 (E)	WI DEPT OF REVENUE	UNCLAIMED PROPERTY			** VOIDED **
08/09/2023	100	1306 (E)	DELTA DENTAL	DENTAL CLEARING	21903	00000	758.00
08/09/2023	100	1309 (E)	WI DEPT OF REVENUE/SALES TAX	SALES TAX DUE STATE	24213	00000	372.50
				SALES TAX DISCOUNT	41220	00000	(10.00)
				CHECK 100 1309(E) TOTAL FOR FUND 100:			362.50
08/09/2023	100	1311 (E)	US BANK	CLEARING	21900	00000	23,609.47
08/10/2023	100	1304 (E) *#	WE ENERGIES		52210	51600	122.72
08/10/2023	100	138546	AIR ONE EQUIPMENT	FIRE PROTECTIVE SERVICES - NEW	53950	52230	5,375.00
08/10/2023	100	138547	AIRGAS USA	FIRE PROTECTIVE SERVICES - EMS	53450	52230	363.10
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	119.53
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	195.26
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	276.51
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	110.54
				CHECK 100 138547 TOTAL FOR FUND 100:			1,064.94
08/10/2023	100	138548	ALL COUNTY ELECTRIC	FIRE ADMINISTRATION - BUILDING REPAIRS	52410	52210	206.50
08/10/2023	100	138549	ARAMARK	HIGHWAY - UNIFORMS	53410	53100	89.36
				HIGHWAY - UNIFORMS	53410	53100	89.39
				CHECK 100 138549 TOTAL FOR FUND 100:			178.75
08/10/2023	100	138550	BATZNER PEST CONTROL	PARKS - BUILDING REPAIRS & MAINT	52410	55200	82.50
08/10/2023	100	138551	BOUCHER CHEVROLET	FIRE PROTECTIVE SERVICES - VEHICLE	52440	52230	119.98
08/10/2023	100	138552	BREDAN MECHANICAL SYSTEMS INC	CITY HALL - BUILDING REPAIRS & MAINT	52410	51600	1,714.00

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 9/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/10/2023	100	138553*#	BUMPER TO BUMPER HARTLAND	HIGHWAY - EQUIP REPAIR & MAINT	52430	53100	104.08
				PARKS - EQUIP REPAIR & MAINT	52430	55200	129.04
				CHECK 100 138553 TOTAL FOR FUND 100:			233.12
08/10/2023	100	138554	CHARLIE DWYER	BUILDING SERVICES - MILEAGE & FUEL	53300	52400	161.79
08/10/2023	100	138555	CHERRIE LARSON	RECREATION PROGRAM - CONTRACTED	52190	55300	423.00
08/10/2023	100	138556	CINTAS	HIGHWAY - OPERATING SUPPLIES	53400	53100	87.61
08/10/2023	100	138558	CONWAY SHIELD	FIRE PROTECTIVE SERVICES - VEHICLE	52440	52230	150.00
08/10/2023	100	138559	COREY OIL	HIGHWAY - FUEL	53420	53100	1,569.09
				HIGHWAY - FUEL	53420	53100	2,406.30
				HIGHWAY - FUEL	53420	53100	1,891.29
				HIGHWAY - FUEL	53420	53100	1,109.44
				CHECK 100 138559 TOTAL FOR FUND 100:			6,976.12
08/10/2023	100	138560	COUNTY WIDE EXTINGUISHER, INC	FIRE ADMINISTRATION - BUILDING REPAIRS	52410	52210	227.20
				FIRE ADMINISTRATION - BUILDING REPAIRS	52410	52210	227.20
				CHECK 100 138560 TOTAL FOR FUND 100:			454.40
08/10/2023	100	138561	DIVERSIFIED BENEFIT SERVICES, INC.	INSURANCE CONSULTANT	52150	51930	358.61
08/10/2023	100	138562	EAGLE ENGRAVING	FIRE PROTECTIVE SERVICES - UNIFORMS	53410	52230	51.95
08/10/2023	100	138563*#	ELLIOTTS ACE HARDWARE	FIRE ADMINISTRATION - OPERATING	53400	52210	39.99
				FIRE ADMINISTRATION - OPERATING	53400	52210	133.97
				HIGHWAY - OPERATING SUPPLIES	53400	53100	15.08
				PARKS - GROUNDS MAINTENANCE	52420	55200	13.98
				CHECK 100 138563 TOTAL FOR FUND 100:			203.02
08/10/2023	100	138564	EWALD CHEVROLET BUICK	FIRE PROTECTIVE SERVICES - VEHICLE	52440	52230	94.80
08/10/2023	100	138565	FIRE & POLICE SELECTION, INC	FIRE ADMINISTRATION - OPERATING	53400	52210	500.00
08/10/2023	100	138566	FIREPENNY FIREFIGHTER EQUIPMENT	FIRE PROTECTIVE SERVICES - UNIFORMS	53410	52230	628.39

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 10/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/10/2023	100	138567#	FORWARD TS	FIRE ADMINISTRATION - OPERATING	53400	52210	37.35
				BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	87.94
				CHECK 100 138567 TOTAL FOR FUND 100:			125.29
08/10/2023	100	138568	GALLS	FIRE PROTECTIVE SERVICES - UNIFORMS	53410	52230	75.62
				FIRE PROTECTIVE SERVICES - UNIFORMS	53410	52230	258.56
				CHECK 100 138568 TOTAL FOR FUND 100:			334.18
08/10/2023	100	138569	Halen Homes	BEB22-0037	23173	00000	2,000.00
08/10/2023	100	138570	Halen Homes	BEB22-0039	23173	00000	2,000.00
08/10/2023	100	138571	Halen Homes	BEB22-0040	23173	00000	2,000.00
08/10/2023	100	138572	Halen Homes LLC	BEB22-0038	23173	00000	2,000.00
08/10/2023	100	138573	Halen Homes LLC	BOB22-0065	23175	00000	500.00
08/10/2023	100	138575	IS OUTFITTERS	PARKS - TELEPHONE & INTERNET	52260	55200	2,912.68
08/10/2023	100	138576	J&L TIRE AND SERVICE CENTER	FIRE PROTECTIVE SERVICES - VEHICLE	52440	52230	212.16
				FIRE PROTECTIVE SERVICES - VEHICLE	52440	52230	324.00
				CHECK 100 138576 TOTAL FOR FUND 100:			536.16
08/10/2023	100	138577	Kaerek Homes Inc	BOB22-0059	23175	00000	500.00
08/10/2023	100	138578	LF GEORGE INC	HIGHWAY - EQUIPMENT RENTAL	55310	53100	475.00
08/10/2023	100	138579	LIFE-ASSIST INC	FIRE PROTECTIVE SERVICES - EMS	53450	52230	361.61
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	50.22
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	245.25
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	3,935.76
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	137.16
				FIRE PROTECTIVE SERVICES - EMS	53450	52230	650.00
				CHECK 100 138579 TOTAL FOR FUND 100:			5,380.00
08/10/2023	100	138580	LILLIAN BEYER	RECREATION PROGRAM - CONTRACTED	52190	55300	1,280.00

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 11/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
08/10/2023	100	138583*#	MENARDS	FIRE ADMINISTRATION - OPERATING	53400	52210	60.05
				HIGHWAY - OPERATING SUPPLIES	53400	53100	126.73
				HIGHWAY - OPERATING SUPPLIES	53400	53100	4.51
				HIGHWAY - OPERATING SUPPLIES	53400	53100	36.78
				HIGHWAY - OPERATING SUPPLIES	53400	53100	8.98
				HIGHWAY - OPERATING SUPPLIES	53400	53100	43.15
				PARKS - NEW EQUIPMENT	53950	55200	59.11
				CHECK 100 138583 TOTAL FOR FUND 100:			339.31
08/10/2023	100	138584	MILWAUKEE LAWN SPRINKLER CORP	PARKS - GROUNDS MAINTENANCE	52420	55200	1,334.58
08/10/2023	100	138585	NAPA PEWAUKEE AUTO PARTS	FIRE PROTECTIVE SERVICES - EQUIP REPAIR	52430	52230	10.28
				FIRE PROTECTIVE SERVICES - EQUIP REPAIR	52430	52230	90.50
				FIRE PROTECTIVE SERVICES - EQUIP REPAIR	52430	52230	13.20
				CHECK 100 138585 TOTAL FOR FUND 100:			113.98
08/10/2023	100	138586	NATALIE FAIRBANKS	RECREATION PROGRAM - PROGRAM EXPENSES	53430	55300	100.00
08/10/2023	100	138588*#	ODP BUSINESS SOLUTIONS LLC	BUILDING SERVICES - OPERATING SUPPLIES	53400	52400	43.25
				ENGINEERING - OPERATING SUPPLIES	53400	53110	32.54
				ENGINEERING - OPERATING SUPPLIES	53400	53110	38.68
				CHECK 100 138588 TOTAL FOR FUND 100:			114.47
08/10/2023	100	138589	OLIVIA FLADHAMMER	RECREATION PROGRAM - MILEAGE	53300	55300	5.92
08/10/2023	100	138590	POMP'S TIRE SERVICE, INC.	BUILDING SERVICES - VEHICLE REPAIR &	52440	52400	124.26
08/10/2023	100	138591	PORT-A-JOHN	PARKS - BUILDING REPAIRS & MAINT	52410	55200	104.00
				PARKS - BUILDING REPAIRS & MAINT	52410	55200	104.00
				PARKS - BUILDING REPAIRS & MAINT	52410	55200	104.00
				CHECK 100 138591 TOTAL FOR FUND 100:			312.00
08/10/2023	100	138592	PROHEALTH PHARMACY WAUKESHA	FIRE PROTECTIVE SERVICES - EMS	53450	52230	987.90
08/10/2023	100	138593*#	R&R INSURANCE SERVICES	WORKER'S COMPENSATION	55110	51930	7,211.00
				FIRE PROTECTIVE SERVICES - WORKER'S	55110	52230	14,944.00

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 12/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				RECREATION PROGRAM - WORKER'S	55110	55300	2,903.00
				CHECK 100 138593 TOTAL FOR FUND 100:			25,058.00
08/10/2023	100	138595	RICHARD CARR	DEER CONTROL - CONTRACTED SERVICES	52990	54160	150.00
08/10/2023	100	138597	ROMENS PLUMBING LLC	FIRE ADMINISTRATION - BUILDING REPAIRS	52410	52210	125.00
08/10/2023	100	138598	RUNDLE-SPENCE	PARKS - BUILDING REPAIRS & MAINT	52410	55200	145.79
08/10/2023	100	138599	SHAWNS DEER PICK UP	DEER CONTROL - CONTRACTED SERVICES	52990	54160	960.00
08/10/2023	100	138600	SHELBY VIELGUT	RECREATION PROGRAM - MILEAGE	53300	55300	51.09
08/10/2023	100	138602	STRYKER SALES CORPORATION	FIRE PROTECTIVE SERVICES - EQUIP REPAIR	52430	52230	31.04
08/10/2023	100	138604	TREETOP EXPLORER LLC	RECREATION PROGRAM - FIELD TRIPS	53460	55300	259.00
08/10/2023	100	138605	ULINE	PARKS - GROUNDS MAINTENANCE	52420	55200	219.74
08/10/2023	100	138606	UNIFIRST CORP	FIRE ADMINISTRATION - OPERATING	53400	52210	95.27
08/10/2023	100	138607	VERIZON	FIRE PROTECTIVE SERVICES - EMERGENCY	52970	52230	40.01
				FIRE PROTECTIVE SERVICES - EMERGENCY	52970	52230	59.00
				FIRE PROTECTIVE SERVICES - EMERGENCY	52970	52230	(21.75)
				CHECK 100 138607 TOTAL FOR FUND 100:			77.26
08/10/2023	100	138608#	VILLAGE OF PEWAUKEE	BUILDING SERVICES DUE TO VILLAGE	24400	00000	5,265.90
				SHARED PARK & RECREATION PROGRAMS	47370	00000	3,342.11
				CONTRACTED BUILDING INSPECTION	47380	00000	(1,248.48)
				LIBRARY - OPERATING SUPPLIES	53400	55110	72,649.58
				CHECK 100 138608 TOTAL FOR FUND 100:			80,009.11
08/10/2023	100	138609	WASTE MANAGEMENT	RECYCLE - HAULING RECYCLABLES	52900	53635	2,327.70
08/10/2023	100	138611	WAUKESHA CO TECHNICAL COLLEGE	FIRE PROTECTIVE SERVICES - TRAINING	52980	52230	826.00
08/11/2023	100	1307(E)	DIVERSIFIED BENEFIT SERVICES, INC.	FLEX SPEND	21590	00000	59.69
				Total for fund 100 GENERAL FUND			549,241.55

08/15/2023 01:36 PM
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DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 13/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 230 STORM WATER MANAGEMENT							
07/28/2023	100	138445*#	AT&T MOBILITY	TELEPHONE & CELL	52260	53650	144.17
07/28/2023	100	138464*#	ENVIRONMENTAL SYSTEMS	PROJECTS - FACILITIES PLAN	58210	57357	2,510.00
07/31/2023	100	138495*#	A&M CLEANING SOLUTIONS	CONTRACTED JANITORIAL	52400	53650	340.00
08/04/2023	100	138496	AECOM TECHNICAL SERVICES, INC	PROJECTS - CITY STORM WATER STUDY	58210	57340	29,271.21
08/04/2023	100	138528*#	MARIANNE HILTUNEN	MILEAGE	53300	53650	1.97
				PROJECTS - HILL 'N DALE	58210	57301	39.30
				CHECK 100 138528 TOTAL FOR FUND 230:			41.27
08/04/2023	100	138530*#	ODP BUSINESS SOLUTIONS LLC	OPERATING SUPPLIES	53400	53650	16.47
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	OUTSIDE ENGINEERING	52190	53650	121.00
				OUTSIDE ENGINEERING	52190	53650	557.02
				OUTSIDE ENGINEERING	52190	53650	93.53
				OUTSIDE ENGINEERING	52190	53650	557.02
				OUTSIDE ENGINEERING	52190	53650	339.01
				OUTSIDE ENGINEERING	52190	53650	338.31
				OUTSIDE ENGINEERING	52190	53650	1,163.40
				OUTSIDE ENGINEERING	52190	53650	587.27
				OUTSIDE ENGINEERING	52190	53650	308.06
				OUTSIDE ENGINEERING	52190	53650	340.40
				OUTSIDE ENGINEERING	52190	53650	1,319.53
				PROJECTS - HILL 'N DALE	58210	57301	8,398.74
				PROJECTS - VALLEY BROOK SUB. DITCH	58210	57354	3,393.50
				CHECK 100 138534 TOTAL FOR FUND 230:			17,516.79
08/10/2023	100	138553*#	BUMPER TO BUMPER HARTLAND	EQUIPMENT REPAIR & MAINT	52430	53650	214.83
08/10/2023	100	138563*#	ELLIOTTS ACE HARDWARE	CATCH BASIN MAINT - CATCH BASIN	53510	53655	56.14

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 14/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 230 STORM WATER MANAGEMENT							
08/10/2023	100	138581	LINCOLN CONTRACTORS	OPERATING SUPPLIES	53400	53650	94.25
				NEW EQUIPMENT	53950	53650	1,254.92
				CHECK 100 138581 TOTAL FOR FUND 230:			1,349.17
08/10/2023	100	138588*#	ODP BUSINESS SOLUTIONS LLC	OPERATING SUPPLIES	53400	53650	32.54
				OPERATING SUPPLIES	53400	53650	38.67
				CHECK 100 138588 TOTAL FOR FUND 230:			71.21
08/10/2023	100	138596	RITTER TECHNOLOGY, LLC	EQUIPMENT REPAIR & MAINT	52430	53650	138.92
				EQUIPMENT REPAIR & MAINT	52430	53650	270.61
				EQUIPMENT REPAIR & MAINT	52430	53650	56.51
				CHECK 100 138596 TOTAL FOR FUND 230:			466.04
08/10/2023	100	138601	SHORT POUR DELIVERY SERVICES LLC	CATCH BASIN MAINT - CATCH BASIN	53510	53655	351.00
				CATCH BASIN MAINT - CATCH BASIN	53510	53655	439.00
				CHECK 100 138601 TOTAL FOR FUND 230:			790.00
08/10/2023	100	138612	Z BUILDERS SUPPLY	STORM SEWER MAINT - CURB & GUTTER	53530	53651	275.00
				Total for fund 230 STORM WATER MANAGEMENT			53,062.30

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 250 TOURISM & CONVENTION							
08/10/2023	100	138594	R.A. SMITH & ASSOC., INC.	TOURISM - SPORTS COMPLEX TURF	58210	56700	11,545.50
				TOURISM - SPORTS COMPLEX TURF	58210	56700	16,631.30
				CHECK 100 138594 TOTAL FOR FUND 250:			28,176.80
				Total for fund 250 TOURISM & CONVENTION			28,176.80

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 16/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 420 CAPTIAL ROAD PROJECTS							
07/28/2023	100	138488	WAUKESHA CO TREASURER	APPLE TREE/PEAR TREE	58210	57561	165.00
07/28/2023	100	138489	WAUKESHA CO TREASURER	APPLE TREE/PEAR TREE	58210	57561	165.00
08/04/2023	100	138528*#	MARIANNE HILTUNEN	SPICE CREEK/MEADOWBROOK FARMS #3	58210	57556	39.95
				APPLE TREE/PEAR TREE	58210	57561	6.55
				CHECK 100 138528 TOTAL FOR FUND 420:			46.50
08/04/2023	100	138531	PARKING LOT MAINTENANCE	DUPLAINVILLE TRACKS TO WEYER	58210	57420	34,608.00
08/04/2023	100	138533#	R.A. SMITH & ASSOC., INC.	QUIET ZONE - GREEN ROAD	58200	56710	941.34
				QUIET ZONE - DUPLAINVILLE ROAD	58200	56720	941.33
				QUIET ZONE - WATERTOWN ROAD	58200	56730	941.33
				CHECK 100 138533 TOTAL FOR FUND 420:			2,824.00
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	SHADY LANE	58210	57407	1,123.05
				ROUNDY'S INDUSTRIAL PARK #2	58210	57422	3,114.87
				SPICE CREEK/MEADOWBROOK FARMS #2	58210	57552	1,386.75
				JOSEPH ROAD	58210	57553	4,344.00
				SPICE CREEK/MEADOWBROOK FARMS #3	58210	57556	20,203.68
				CHECK 100 138534 TOTAL FOR FUND 420:			30,172.35
08/04/2023	100	138538*#	STRAND ASSOCIATES, INC	DUPLAINVILLE TRACKS TO WEYER	58210	57420	5,928.62
				APPLE TREE/PEAR TREE	58210	57561	637.82
				CHECK 100 138538 TOTAL FOR FUND 420:			6,566.44
08/04/2023	100	138545	WOLF PAVING	SPICE CREEK/MEADOWBROOK FARMS #2	58210	57552	30,875.96
				Total for fund 420 CAPTIAL ROAD PROJECTS			105,423.25

08/15/2023 01:36 PM
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CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 440 BIKE & PEDESTRIAN							
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	NORTHVIEW ROAD SIDEWALK	58230	53550	574.34
				Total for fund 440 BIKE & PEDESTRIAN			574.34

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 18/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 600 WATER UTILITY							
07/28/2023	100	138464*#	ENVIRONMENTAL SYSTEMS	GIS SOFTWARE MAINTENANCE	52445	00950	2,510.00
07/28/2023	100	138481*#	PITNEY BOWES BANK PURCHASE POWER	POSTAGE	53306	00921	132.40
07/31/2023	100	1295 (E) *#	MUTUAL OF OMAHA	BENEFITS - LIFE INSURANCE	51340	00926	79.35
				BENEFITS - DISABILITY INSURANCE	51350	00926	107.72
				CHECK 100 1295(E) TOTAL FOR FUND 600:			187.07
08/01/2023	100	1302 (E) *#	WE ENERGIES		52200	00623	101.04
08/02/2023	100	1303 (E)	WE ENERGIES		52210	00622	30,082.15
08/04/2023	100	138501*#	BAKER TILLY US LLP	OPS - AUDITOR/ACCOUNTANT	52120	00923	10,000.00
08/04/2023	100	138502*#	BATTERIES PLUS LLC	REPAIRS - HYDRANTS	52400	00654	88.85
				TRANSPORTATION EXPENSE - VEHICLE FUEL	53340	00933	152.95
				CHECK 100 138502 TOTAL FOR FUND 600:			241.80
08/04/2023	100	138503*	BATTERY SYSTEMS	TRANSPORTATION EXPENSE - VEHICLE FUEL	53340	00933	173.93
08/04/2023	100	138505*	BIELINSKI HOMES	Water Penalty	21100	00000	0.37
				WATER SVC CHG	21100	00000	25.20
				WATER USAGE	21100	00000	199.10
				HYDRANT-FIRE PROTECT	21100	00000	11.68
				CHECK 100 138505 TOTAL FOR FUND 600:			236.35
08/04/2023	100	138508*	BUMPER TO BUMPER HARTLAND	TRANSPORTATION EXPENSE - REPAIR &	52400	00933	10.69
				TRANSPORTATION EXPENSE - REPAIR &	52400	00933	10.69
				CHECK 100 138508 TOTAL FOR FUND 600:			21.38
08/04/2023	100	138510*#	CINTAS CORP	UNIFORMS	53410	00641	51.25

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 19/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 600 WATER UTILITY							
08/04/2023	100	138513	CORE & MAIN LP	REPAIRS - MISCELLANEOUS	52400	00655	637.92
08/04/2023	100	138517	FERGUSON ENTERPIRSES #1550	REPAIRS - MAINTENANCE OF SERVICES	52400	00652	127.26
08/04/2023	100	138518	HAWKINS, INC.	CHEMICALS	53200	00631	5,761.07
				CHEMICALS	53200	00631	5,406.23
				CHECK 100 138518 TOTAL FOR FUND 600:			11,167.30
08/04/2023	100	138524*	KAESTNER AUTO ELECTRIC CO.	TRANSPORTATION EQUIP.	18568	00392	538.00
08/04/2023	100	138530*#	ODP BUSINESS SOLUTIONS LLC	OFFICE SUPPLIES & EXPENSES	53100	00921	16.48
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	BLUMD WATER MAIN-BUSSE TO FOSTER	12810	00107	10,118.25
				APPLE TREE WELL 9&10 REHAB	12824	00107	1,169.00
				SCADA/TELEMETARY	52100	00950	235.49
				CHECK 100 138534 TOTAL FOR FUND 600:			11,522.74
08/04/2023	100	138538*#	STRAND ASSOCIATES, INC	WATER FACILITIES PLAN	52399	00923	1,500.00
08/04/2023	100	138541	WATER REMEDIATION TECHNOLOGY	RADIUM TREATMENT	52210	00631	1,250.00
08/10/2023	100	138557*#	CINTAS CORP	UNIFORMS	53410	00641	51.25
08/10/2023	100	138574	HYDROCORP	CROSS CONNECTION INSPECTION	52381	00641	1,171.00
08/10/2023	100	138582	LITHO-CRAFT	MISCELLANEOUS GENERAL EXPENSE	53399	00930	3,509.30
08/10/2023	100	138583*#	MENARDS	BUILDING AND GROUNDS	52310	00602	429.99
08/10/2023	100	138587	NORTHERN LAKE SERVICE, INC	WATER TESTING	52310	00632	4,632.57
08/10/2023	100	138588*#	ODP BUSINESS SOLUTIONS LLC	OFFICE SUPPLIES & EXPENSES	53100	00921	46.13
				OFFICE SUPPLIES & EXPENSES	53100	00921	13.52
				OFFICE SUPPLIES & EXPENSES	53100	00921	44.81
				CHECK 100 138588 TOTAL FOR FUND 600:			104.46

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 600 WATER UTILITY							
08/10/2023	100	138593*#	R&R INSURANCE SERVICES	INSURANCE - WORKERS COMPENSATION	55110	00924	927.00
08/10/2023	100	138603*	TOTAL TOOL	SAFETY	52200	00950	13.75
08/10/2023	100	138610	WATER REMEDIATION TECHNOLOGY	RADIUM TREATMENT	52210	00631	4,091.19
Total for fund 600 WATER UTILITY							85,427.58

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 21/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 650 SEWER UTILITY							
07/28/2023	100	138464*#	ENVIRONMENTAL SYSTEMS	GIS SOFTWARE MAINTENANCE	52445	00950	2,510.00
07/28/2023	100	138493	WI DNR	Gun Club Sewer Study	12831	00107	200.00
07/31/2023	100	1295 (E) *#	MUTUAL OF OMAHA	BENEFITS - LIFE INSURANCE	51340	00926	42.73
				BENEFITS - DISABILITY INSURANCE	51350	00926	58.01
				CHECK 100 1295 (E) TOTAL FOR FUND 650:			100.74
07/31/2023	100	1299 (E) *#	WE ENERGIES	POWER/ELECTRICITY	52200	01821	3,866.68
08/01/2023	100	1302 (E) *#	WE ENERGIES		52210	01821	136.34
08/04/2023	100	138501*#	BAKER TILLY US LLP	OPS - AUDITOR/ACCOUNTANT	52120	00923	7,000.00
08/04/2023	100	138502*#	BATTERIES PLUS LLC	TRANSPORTATION EXPENSE - VEHICLE FUEL	53340	00933	152.95
08/04/2023	100	138503*	BATTERY SYSTEMS	TRANSPORTATION EXPENSE - VEHICLE FUEL	53340	00933	173.93
08/04/2023	100	138505*	BIELINSKI HOMES	SEWER ADMIN	21100	00000	30.70
				Sewer Admin Penalty	21100	00000	1.41
				SEWER OPR.	21100	00000	110.30
				CHECK 100 138505 TOTAL FOR FUND 650:			142.41
08/04/2023	100	138508*	BUMPER TO BUMPER HARTLAND	TRANSPORTATION EXPENSE - REPAIR &	52400	00933	10.69
				TRANSPORTATION EXPENSE - REPAIR &	52400	00933	10.69
				CHECK 100 138508 TOTAL FOR FUND 650:			21.38
08/04/2023	100	138510*#	CINTAS CORP	Uniforms & Protective Equipment	53410	01827	51.25
08/04/2023	100	138511#	CITY OF BROOKFIELD	PRE - PAYMENTS	16200	00143	16,653.02
				SEWER SERVICE CHARGE - BROOKFIELD	52340	01827	212,324.20
				CHECK 100 138511 TOTAL FOR FUND 650:			228,977.22

08/15/2023 01:36 PM
User: OMAN
DB: City Of Pewaukee

CHECK DISBURSEMENT REPORT FOR PEWAUKEE
CHECK DATE FROM 07/28/2023 - 08/15/2023

Page 22/23

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 650 SEWER UTILITY							
08/04/2023	100	138512	CITY OF WAUKESHA ENGINEERING DEPT	WAUKESHA/LPDS PAYABLE	21124	00232	6,240.87
08/04/2023	100	138524*	KAESTNER AUTO ELECTRIC CO.	TRANSPORTATION EQUIP.	18568	00392	538.00
08/04/2023	100	138529	MENARDS	METER READING EXPENSES	52200	00901	5.97
08/04/2023	100	138530*#	ODP BUSINESS SOLUTIONS LLC	OFFICE SUPPLIES & EXPENSES	53100	00921	16.47
08/04/2023	100	138534*#	RUEKERT & MIELKE, INC.	SCADA/TELEMETARY	52100	00950	235.50
08/04/2023	100	138538*#	STRAND ASSOCIATES, INC	Gun Club Sewer Study	12831	00107	67,000.00
08/04/2023	100	138540*#	VILLAGE OF PEWAUKEE	SEWER SERVICE CHARGE - VILLAGE OF PEWAU	52342	01827	28,272.80
08/10/2023	100	1304 (E) *#	WE ENERGIES		52200	01821	3,307.33
08/10/2023	100	138557*#	CINTAS CORP	Uniforms & Protective Equipment	53410	01827	51.25
08/10/2023	100	138583*#	MENARDS	MAINTENANCE OF PUMPING EQUIPMENT	52400	01832	27.75
08/10/2023	100	138588*#	ODP BUSINESS SOLUTIONS LLC	OFFICE SUPPLIES & EXPENSES	53100	00921	46.13
				OFFICE SUPPLIES & EXPENSES	53100	00921	13.52
				OFFICE SUPPLIES & EXPENSES	53100	00921	44.81
				CHECK 100 138588 TOTAL FOR FUND 650:			104.46
08/10/2023	100	138593*#	R&R INSURANCE SERVICES	INSURANCE - WORKERS COMPENSATION	55110	00924	927.00
08/10/2023	100	138603*	TOTAL TOOL	SAFETY	52200	00950	13.75
				Total for fund 650 SEWER UTILITY			350,074.05

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 800 CEMETERY							
08/04/2023	100	138527*#	LANGE ENTERPRISES, INC	CEMETERY - OPERATING SUPPLIES	53400	54910	137.60
08/04/2023	100	138538*#	STRAND ASSOCIATES, INC	CAPITAL - ROAD RECONSTRUCTION	58200	54910	8,040.88
				Total for fund 800 CEMETERY			8,178.48
TOTAL - ALL FUNDS							1,180,158.35

'*'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE FUND
'#'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE DEPARTMENT

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 4.**

DATE: August 21, 2023

DEPARTMENT: Planning

PROVIDED BY:

SUBJECT:

PUBLIC HEARING, Discussion and Possible Action Regarding a Conditional Use Permit for WVRC for Property Located on Pewaukee Road (PWC 0966-999) for the Purpose of Constructing an Emergency Vet Clinic - *(To Be Tabled)* [Fuchs]

BACKGROUND:

FINANCIAL IMPACT:

RECOMMENDED MOTION:

ATTACHMENTS:

Description

WVRC staff report 8.17.23

WVRC narrative

WVRC civil plans

WVRC site plan

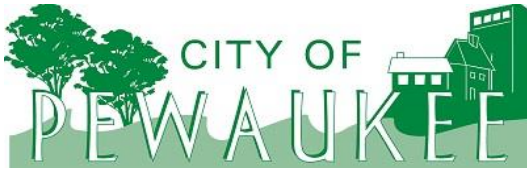
WVRC photometrics plan

WVRC comment response letter

WVRC wetland exhibit

WVRC driveway permit

WVRC draft Conditional Use Permit 8.17.23



Office of the Planner & Community Development Director
W240 N3065 Pewaukee Road
Pewaukee, Wisconsin 53072
Phone (262) 691-0770 Fax (262) 691-1798
fuchs@pewaukee.wi.us

REPORT TO THE PLAN COMMISSION

Meeting of August 17, 2023

Date: August 9, 2023

Project Name: WVRC Conditional Use, Rezoning, and Site & Building Plans

Project Address/Tax Key No.: Not Assigned/PWC 0966999

Applicant: KELLER, INC.

Property Owner: BASATADA, LLC

Current Zoning: B-3 General Business, LC Lowland Conservancy, & F-1 Floodplain

2050 Land Use Map Designation: Low – Medium Density Residential, Flood Plains, Lowland & Upland Conservancy, and other natural areas and Water

Use of Surrounding Properties: Vacant land zoned A-2 to the north and single-family residential to the south, east and west

Introduction

The applicant has filed applications for a Rezoning, Conditional Use, and Site & Building Plans for the development of an animal hospital for property located along the east side of Pewaukee Road south of Interstate 94 and just north of the single-family residences on Sherwood Drive.

The site previously received Rezoning approval and a Comprehensive Master Plan Amendment at the May 16, 2019 Plan Commission meeting, and subsequent approval by the Common Council on June 3, 2019, but the use was never established, so the Conditional Use and Site and Building Plan approval expired.

e-WVRC is a 24-hour animal hospital offering emergency and specialty pet care at their fully staffed facilities in Waukesha, Grafton, and Racine. Specializing in Cardiology, Surgery, Internal Medicine, Radiology, Neurology, Dentistry, Ophthalmology, Oncology, Diagnostic Imaging, and Pain Management, WVRC provides Wisconsin and northern Illinois with the highest quality veterinary medical attention 7 days a week, 365 days a year.

e-WVRC's Pewaukee location will replace their current Waukesha operation. The hospital will be a 24-hour facility that will provide the full scope of veterinary care as noted above. The hospital will be operated by approximately 75 staff members across Administrative/Office employees, Vet Techs and DVM's. Administrative/Office Employees (20 Total) will only be onsite Monday through Friday between 7:00 am – 4:00 pm. The anticipated maximum number of customers on site, based on current trends at the Waukesha locations, would be 60. The busiest hours of operation on sight is expected to be between 2:00 pm – 8:00pm.

The initial building will be approximately 25,704 square feet with an estimated cost of \$13 million. The site design will allow for potential future expansion of up to approximately 50,000 square feet in total.

Project Description/Analysis

Rezoning

The subject property is currently zoned B-3 General Business District, LC Lowland Conservancy District and F-1 Floodplain District.

During the review process, it came to staff's attention that the B-3 District requires that no business establishment shall have a total floor area of more than 20,000 square feet; a standard that may have been missed at the time of the project's original rezoning and approval. As the proposed building is 25,704 square feet, staff is recommending that the property be zoned B-4 District, which does not specifically limit building size. As such, the applicant is requesting to rezone the B-3 portion of the property to B-4 Office District to accommodate the proposed development and WVRC business use.

As this was realized later in the process, a public hearing notice for the Rezoning Application could not be issued in time for the August 17th Plan Commission meeting. Since the Conditional Use Permit notice has already been issued and to assist the applicant in maintaining their construction timeframe, staff recommends that the Site & Building Plans and Conditional Use applications be reviewed, and if the Plan Commission is in favor of the proposal, the applications be approved contingent upon City approval of the rezoning request to the B-4 District.

The Rezoning is scheduled for the September 21st Plan Commission and October 2nd Common Council. Review and approval of the plans with this condition will allow the applicant to finalize plans for a building permit or early start permit to be issued as soon as the rezoning is approved.

Note that staff has reviewed the B-4 District development standards and finds that the proposed site plan is compliant with those standards. Staff recommends that the applicant provide a final set of updated plans to reflect the B-4 District development standards.

Conditional Use

The B-4 District allows animal hospitals as a Conditional Use, provided the Plan Commission determines the use is similar in character to and compatible with allowed uses within the district, which generally permits offices and special service uses that would not necessarily exhibit the intense activity of other business districts.

2017 Act 67 made changes regarding Conditional Use Permits (see requirements below). The applicant has provided detailed development plans in substantial conformance with the development standards and guidelines of Sections 17.0207 SITE AND BUILDING PLAN, AND PLAN OF OPERATIONS REVIEW, 17.0208 SITE RESTRICTIONS, 17.0209 USE RESTRICTIONS, and 17.0210 PRINCIPLES AND STANDARDS FOR THE AESTHETIC EVALUATION OF SITE AND BUILDING PROJECTS. Staff is not aware of any objections to the recommended conditions of approval.

(de) Conditional use permits.

1. In this paragraph:

- a. "Conditional use" means a use allowed under a conditional use permit, special exception, or other special zoning permission issued by a city, but does not include a variance.
- b. "Substantial evidence" means facts and information, other than merely personal preferences or speculation, directly pertaining to the requirements and conditions an applicant must meet to obtain a conditional use permit and that reasonable persons would accept in support of a conclusion.

2.

- a. If an applicant for a conditional use permit meets or agrees to meet all of the requirements and conditions specified in the city ordinance or those imposed by the city zoning board, the city shall grant the conditional use permit. Any condition imposed must be related to the purpose of the ordinance and be based on substantial evidence.
 - b. The requirements and conditions described under subd. 2. a. must be reasonable and, to the extent practicable, measurable and may include conditions such as the permit's duration, transfer, or renewal. The applicant must demonstrate that the application and all requirements and conditions established by the city relating to the conditional use are or shall be satisfied, both of which must be supported by substantial evidence. The city's decision to approve or deny the permit must be supported by substantial evidence.
3. Upon receipt of a conditional use permit application, and following publication in the city of a class 2 notice under ch. 985, the city shall hold a public hearing on the application.
4. Once granted, a conditional use permit shall remain in effect as long as the conditions upon which the permit was issued are followed, but the city may impose conditions such as the permit's duration, transfer, or renewal, in addition to any other conditions specified in the zoning ordinance or by the city zoning board.
5. If a city denies a person's conditional use permit application, the person may appeal the decision to the circuit court under the procedures contained in par. (e) 10.

Site and Building Plans

The subject property is currently vacant and has an area of 19.27 acres. The applicant is proposing a 25,704 square foot building with a potential 25,056 square foot future building addition. The site plan also includes a canopy entrance, associated parking, landscaping and lighting, a fenced-in yard area, septic field, and trash enclosure.

Note the proposed fence is a five-foot-high black vinyl chain-link fence.

Related to the site plan, staff requested that the applicant consider a potential future cross access location for the property to the north. If the property to the north is ever proposed to be developed commercially, staff finds that access through the WVRC site would be preferred as other access locations to this site are through residential areas.

Storm Water Management:

Storm water management plans are currently under review by the Engineering Department. Staff recommends that approval of the project be subject to final grading, erosion control and storm water management plans shall be approved by the Engineering Department, prior to any land disturbance.

Parking:

Note the parking counts on the Site Plan do not appear to be correct. The proposed development includes 116 proposed parking stalls of which 5 are ADA accessible spaces, not 120 spaces. Parking surrounds the building on the south, east and west sides.

An additional 115 stalls are shown along with the future building addition on the north side of the building.

The plans provided make it unclear if the applicant intends to pave the drive that would wrap around the future building addition as part of the initial phase of development or if that would be completed as part of the future addition. Staff recommends the drive that serves the future parking areas and building addition be paved at the time the addition is approved and permitted by the City.

Site Access:

The proposed development will be accessed from Pewaukee Road. The applicant is continuing to work with Waukesha County for approval of the access, which will likely include acceleration and deceleration lanes. The development shall be contingent upon Waukesha County approval of the proposed access location on Pewaukee Road (CTH J).

Sewer/Water:

Public water is available to the site and the applicant will be required to connect; however, public sewer is not currently available. As such, the applicant is requesting approval of a private onsite mound system. The proposed location of the septic field is located on the site plan. Although, it is certainly staff's preference that developments extend and connect to both public sewer and water facilities, the required connection in this case is difficult and may garner opposition from the adjacent single-family residential subdivision as the public sewer extension would extend through and serve the Sherwood Forest subdivision as well.

Furthermore, other commercial properties to the south of the Sherwood Forest subdivision, under similar circumstances, have been allowed to develop with private sanitary sewer systems. As such, Planning staff is not objecting to the private system. However, it is recommended that the property owner be required to connect to public sanitary sewer facilities as soon as they become available and shall not object to the connection or any related sewer extension assessments.

Landscape Plan:

A Landscape Plan has been provided and includes a row of evergreen trees along the south property line to buffer the development from the adjacent single-family subdivision. Additional decorative and shade trees are provided adjacent to Pewaukee Road since the existing trees along Pewaukee Road are to be removed. Foundation plantings have also been provided.

Staff recommends that the Landscape Plan be revised to contain a third variety of evergreen tree. It is also recommended that the proposed Norway Maple trees be replaced with a native species.

Lighting Plan:

The applicant submitted a photometric plan as well as lighting cut sheets. Based upon previous input from the adjacent property owners, staff is recommending that the light poles have a maximum height of 15-feet with a 3-foot base and lights will be dimmed to 50% at 9:00 p.m.

The photometric plans show zero footcandles at the property lines.

Architecture:

The building materials will mainly consist of L.P. Smart siding, ACM metal panels, and stone veneer siding. Stone veneer will also be utilized for the dumpster enclosure in order to match the building.

Natural Resources:

The property contains several natural resource features, including floodplain, a stream, wetlands, and woodlands. This area of the site is also identified as a SEWRPC Environmental Corridor. The development does not encroach into the LC Lowland Conservancy District, F-1 District or any mapped wetlands.

The future phase would encroach into areas shown as hydric soils on the WDNR Water Surface Data Viewer. Wetland delineations would be required at that time.

Signage:

A monument sign and two directional signs are being proposed. Note that signage will require separate review and approval by the City Planner as well as a Sign Permit from the Building Services Department prior to installation. Additional details would be needed in order to conduct a full sign review. Note that the emergency signs need to meet the directional sign standards of section 17.0702(f). Also note that per section 17.0706(c) a ground sign located within 660 feet of a residential zoning district boundary shall not be illuminated during the seven-hour period beginning at eleven (11) PM and ending at six (6) AM. Lastly, the entire coordinate address will be required to be displayed on the monument sign.

Recommendation

A motion to approve the Site and Building Plans and recommend approval of a Conditional Use Permit for the WVRC animal hospital development for property bearing Tax Key No. 0966999, contingent upon City approval of the concurrently submitted rezoning petition.



Keller
Planners | Architects | Builders
*With Offices in the Five Cities, Madison,
Milwaukee & Wisconsin*



August 7, 2023

City of Pewaukee
W240 N3065 Pewaukee Road
Pewaukee, WI 53072

RE: e-WVRC Emergency & Specialty Pet Care Conditional Use, Site & Building Plan Approval

Dear City Plan Commission Members,

Basatada, LLC is planning to construct a ground up Emergency Veterinary Clinic for use by Ethos-Wisconsin Veterinary Referral Center (e-WVRC) via a built-to-suit tenant agreement. e-WVRC is the leading provider in Emergency and Specialty Pet Care for South Eastern Wisconsin is pursuing a new and larger facility to meet the growing demand for services. The location e-WVRC is seeking Conceptual Approval for is located on County Highway J (Pewaukee Road) just South of Interstate Highway 94 (tax key #0966999). Their existing location in this area is less than a ½ mile away just around the corner on Bluemound Road.

e-WVRC is a 24-hour animal hospital offering emergency and specialty pet care at their fully staffed facilities in Waukesha, Grafton, and Racine. Specializing in Cardiology, Surgery, Internal Medicine, Radiology, Neurology, Dentistry, Ophthalmology, Oncology, Diagnostic Imaging, and Pain Management, WVRC provides Wisconsin and northern Illinois with the highest quality veterinary medical attention 7 days a week, 365 days a year.

e-WVRC's Pewaukee location will replace their current Waukesha operation. The hospital will be a 24-hour facility that will provide the full scope of veterinary care as noted above. The hospital will be operated by approximately 75 staff members across Administrative/Office employees, Vet Techs and DVM's. Administrative/Office Employees (20 Total) will only be onsite Monday through Friday between 7:00 am – 4:00 pm. The anticipated maximum number of customers on site, based on current trends at the Waukesha locations, would be 60. The busiest hours of operation on sight is expected to be between 2:00 pm – 8:00 pm.

ADDRESS

W204 N11509 Goldendale Road
Germantown, WI 53022

PHONE

262.250.9710 1.800.236.2534

FAX

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The site previously received a zoning change to B-3 upon recommendation of City of Pewaukee Staff. Following review of the updated site and building design, City Staff has recommended an additional rezone from B-3 to B-4 to comply with the total floor area requirements noted in the zoning code. The land area is considerably large compared to the square footage of building that will be constructed. This will provide for ample area to exceed setbacks and landscape requirements.

The initial building will be approximately 25,704 square feet with an estimated cost of \$13 million. The site design will allow for potential future expansion of up to approximately 50,000 square feet in total. The building will contain high performing exterior materials and aesthetics. There will not be any visible mechanical equipment or portable medical equipment trailers. Dogs are not left unattended outside the building. Small contained and fenced walk areas are provided. Additionally, the facility will be provide a combination of berms and landscape plantings on the south and east property lines as a natural screen/buffer to the residential neighborhoods abutting the parcel.

One of the difficulties in development of this site in the past has been the lack of available city sanitary sewer utility. WVRC is proposing a connection to City of Pewaukee Water system and installation of a private sanitary facility. It is understood that if city sanitary sewer ever becomes available to the site, e-WVRC will be required to connect to the sanitary sewer per the City of Pewaukee's requirements. Driveway access will be permitted and reviewed by Waukesha County. The desired access point will align with River Lane to the West.

If any of the Plan Commission members, city planning department members, or the general public have any questions regarding the business, new structure, or site layout please feel free to contact Keller, Inc. at any time. Site visits and tours will also be granted at the time of the request. Thank you all for your consideration of this project.

ADDRESS

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Milwaukee & Wisconsin*



OWNER

Basatada, LLC
Dr. John Beltz, DVM
Dr. Jeffery Meinen, DVM, DACVS
N9000 Welling Beach Rd.
Fond Du Lac, WI 54937
262.623.1767

**ARCHITECT/
BUILDER**

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Nathan Laurent (Regional Manager)
Luke Sebald (Project Manager)
Chris Manske (Project Architect)
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Germantown, WI 53022
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262.894.2612 cell (Nathan Laurent)
414.397.0526 cell (Luke Sebald)
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VICINITY MAP

IMPROVEMENT PLANS FOR WVRC EMERGENCY VET CITY OF PEWAUKEE, WI

SHEET INDEX

C001	TITLE SHEET & VICINITY MAP
C002	GENERAL NOTES
C101	SITE PLAN
C102	GRADING PLAN
C103	EROSION CONTROL PLAN
C401	POND DETAILS
C402	POND DETAILS
C403	ADA RAMP PAVING PLAN
C404	INTERSECTION DETAIL
C501 - C503	CONSTRUCTION DETAILS
L701	LANDSCAPING PLAN

IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET
CITY OF PEWAUKEE, WI
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC



ISSUED FOR
REVIEW

PLAN DATE 03.04.19

PROJECT NO.
19.0004

SHEET NO.

C001

BENCHMARKS

FOUND IRON ROD	EL. 865.78	N: 385726.2711	E: 2474348.5395
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CONTACT INFORMATION

COMPANY NAME	ADDRESS	CONTACT	PHONE	EMAIL
LYNCH & ASSOCIATES	5482 S. WESTRIDGE DR. NEW BERLIN, WI 53151	TIM LYNCH, P.E.	262-402-5040	tlynch@lynch-engineering.com

REVISIONS

NO.	REVISION	DATE
1	UPDATED SITE PLAN	06.09.23
2	CITY REVIEW COMMENTS #1	08.04.23

GENERAL NOTES

1.

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
2.

ALL PIPE LENGTHS ARE MEASURED TO CENTER OF STRUCTURE AND MEASURED HORIZONTALLY. THE CONTRACTOR IS RESPONSIBLE FOR MAKING NECESSARY ADJUSTMENTS FOR SLOPES AND STRUCTURES.
3.

DETAILS OF CONSTRUCTION NOT SHOWN ON THIS DRAWING SHALL CONFORM TO THE PERTINENT REQUIREMENTS OF THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES CONSERVATION PRACTICE STANDARDS.
4.

WHEN POSSIBLE, THE SILT FENCE SHOULD BE CONSTRUCTED IN AN ARC OR HORSESHOE SHAPE WITH ENDS POINTING UPSLOPE TO MAXIMIZE BOTH STRENGTH AND EFFECTIVENESS.
5.

CONTRACTOR SHALL CHECK ALL EROSION CONTROL MEASURES EVERY SEVEN DAYS OR WITHIN 24 HOURS AFTER EACH 0.5 INCH RAINFALL AND PROVIDE ANY MAINTENANCE REQUIRED FOR CONFORMANCE WITH THIS PLAN. CONTRACTOR SHALL MAINTAIN LOG OF INSPECTIONS WHICH SHALL BE KEPT ON-SITE.
6.

A MINIMUM OF 6 INCHES OF TOPSOIL SHALL BE PLACED ON AREAS TO BE VEGETATED.
7.

SEEDING SHALL BEGIN WITHIN 7 DAYS AFTER FINAL GRADING IS COMPLETED.
8.

SEEDING SHALL CONFORM TO THE REQUIREMENTS OF SECTION 630 OF WISDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION. A NO. 40 MIXTURE SHALL BE APPLIED AT A RATE OF 2 POUNDS PER 1000 S.F.
9.

PLACE MULCH AND TACKIFIER ON THE SEEDED AREAS.
10.

DISTURBED AREAS LEFT INACTIVE FOR SEVEN OR MORE DAYS SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH, OR WISDOT-APPROVED POLYMER.
11.

TEMPORARY SEEDING: ANNUAL RYE GRASS AT 25 lbs/ACRE
LATE SEASON TEMPORARY SEEDING (SEPT. 15 TO OCT. 15): WINTER WHEAT AT 2 BUSHELS/ACRE
DORMANT SEEDING (AFTER NOV. 1): 10 MIXTURE AT 4 POUNDS PER 1000 S.F.
12.

POLYMER MUST BE APPLIED TO ALL DISTURBED AREAS IF SEEDING IS NOT COMPLETED BY OCTOBER 15.
13.

IF DEWATERING IS NECESSARY, DIRECT DISCHARGE INTO THE SEDIMENT BASIN. THE MAXIMUM PUMPING RATE INTO THE POND IS 200 GPM. ALTERNATE DEWATERING OPERATIONS MUST BE PERFORMED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1061 "DEWATERING".
14.

TOPSOIL PILES LEFT IN PLACE FOR LONGER THAN 14 DAYS MUST BE STABILIZED WITH TEMPORARY SEEDING.
15.

EROSION CONTROL MEASURES ARE TO REMAIN IN PLACE UNTIL THE SITE IS STABILIZED.
16.

RECYCLE OR PROPERLY DISPOSE OF ALL WASTE AND UNUSED BUILDING MATERIALS IN A TIMELY MANNER. CONTROL RUNOFF FROM WASTE MATERIALS UNTIL THEY ARE REMOVED OR REUSED.
17.

BY THE END OF EACH WORKDAY, CLEAN UP ALL OFF-SITE SEDIMENT DEPOSITS OR TRACKED SOIL THAT ORIGINATED FROM THE PERMITTED SITE. FLUSHING SHALL NOT BE ALLOWED UNLESS RUNOFF IS TREATED BEFORE DISCHARGE FROM THE SITE.
18.

ALL SLOPES 4:1 OR STEEPER MUST BE STABILIZED WITH EROSION CONTROL MAT.
19.

THE CONTRACTOR IS RESPONSIBLE FOR ALL DUST CONTROL IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1068.
20.

WHEN CONNECTING TO THE EXISTING ROADWAY, THE EXISTING CONCRETE CURB AND GUTTER SHALL BE SAW CUT AND REMOVED TO THE NEAREST JOINT OUTSIDE OF THE ACTUAL REQUIRED WORK LIMITS. NEW CONCRETE CURB AND GUTTER SHALL BE PLACED IN ACCORDANCE WITH THE ATTACHED DETAILS TO FORM THE NEW DRIVEWAY APPROACH. FELT EXPANSION JOINT MATERIAL, 3/4 INCH, SHALL BE PLACED AT EACH END OF THE WORK LIMITS. THE CONTRACTOR SHALL CALL THE SUPERINTENDENT NAMED BELOW FOR AN INSPECTION OF THE INSTALLATION.
- DAVE HEIL – (262) 424-9004
21.

THE CITY OF PEWAUKEE STANDARD WORK HOURS ARE 7:00 A.M. TO 7:00 P.M. ON WEEKDAYS. WORK CAN ONLY BE PERFORMED ON WEEKDAYS OR HOLIDAYS WITH PRIOR APPROVAL. WORKING HOURS FOR WEEKENDS/HOLIDAYS ARE 8:00 A.M. TO 7:00 P.M.

WINTER CONSTRUCTION SITE EROSION CONTROL

1.

GENERAL: A PROJECT INVOLVING CONSTRUCTION BETWEEN NOVEMBER 1ST AND MAY 1ST WILL REQUIRE MEASURES TO STABILIZE THE SITE OVER WINTER. IF THE CONSTRUCTION SITE IS NOT STABILIZED WITH PAVEMENT, GRAVEL ROAD BASE OR 70 PERCENT MATURE VEGETATION COVER BY NOVEMBER 1ST, THEN THE SITE MUST BE PROTECTED WITH OVER-WINTER STABILIZATION PRACTICES.
2.

CONSIDERATIONS: WINTER EXCAVATION AND EARTHWORK ACTIVITIES SHOULD BE LIMITED IN EXTENT AND DURATION TO MINIMIZE POTENTIAL EROSION AND SEDIMENTATION IMPACTS.
- 2.a.

EXPOSE ONLY AS MUCH AREA AS NECESSARY TO COMPLETE THE WORK AND CAN BE STABILIZED IN 1 DAY PRIOR TO ANY RAIN OR SNOW EVENT.
- 2.b.

SUBSEQUENT WORK AREAS SHOULD NOT BE EXPOSED UNTIL THE PREVIOUSLY EXPOSED AREA HAS BEEN STABILIZED.
- 2.c.

ALL EROSION AND SEDIMENT CONTROL MEASURES INSTALLED FOR THE PROJECT SHOULD BE ROUTINELY MAINTAINED, CLEANED, INSPECTED, AND REPAIRED AS NEEDED FOR THE CONSTRUCTION SEASON. TEMPORARY EMBANKMENTS SHOULD BE FULLY VEGETATED OR OTHERWISE STABILIZED BY ACCEPTED METHODS.
3.

MAINTENANCE REQUIREMENTS:
- 3.a.

MAINTENANCE MEASUREMENTS SHOULD OCCUR THROUGHOUT CONSTRUCTION, INCLUDING THE OVER-WINTER PERIOD. AFTER EACH RAINFALL, SNOWSTORM, OR PERIOD OF THAWING AND RUNOFF, THE CONSTRUCTION SITE CONTRACTOR SHOULD CONDUCT AN INSPECTION OF ALL EROSION CONTROL MEASURES AND PERFORM REPAIRS AS NEEDED TO ENSURE THEIR CONTINUING FUNCTION.
- 3.b.

FOR ANY AREA STABILIZED BY TEMPORARY OR PERMANENT SEEDING PRIOR TO NOVEMBER 1ST, THE CONTRACTOR SHOULD CONDUCT AN INSPECTION IN THE SPRING TO ASCERTAIN THE CONDITION OF VEGETATIVE COVER AND REPAIR ANY DAMAGED AREAS OR BARE SPOTS AND RESEED AS REQUIRED TO ACHIEVE AN ESTABLISHED VEGETATIVE COVER (AT LEAST 70 PERCENT AREA VEGETATED WITH HEALTHY, VIGOROUS GROWTH).
4.

SPECIFICATIONS: TO ADEQUATELY PROVIDE SEDIMENT AND EROSION CONTROL DURING COLD WEATHER AND EARLY SPRING RUNOFF, THE FOLLOWING STABILIZATION TECHNIQUES SHALL BE EMPLOYED DURING THE PERIOD FROM NOVEMBER 1ST TO MAY 1ST:
- 4.a.

THE AREA OF EXPOSED, UNSTABILIZED SOIL SHOULD BE LIMITED TO ONLY WHAT IS REQUIRED TO PERFORM THE WORK. THE EXPOSED AREA SHOULD BE PROTECTED AGAINST EROSION BY METHODS DESCRIBED IN THIS SECTION PRIOR TO ANY THAW OR RUNOFF PRODUCING CONDITIONS.
- 4.b.

STABILIZATION AS FOLLOWS SHOULD BE COMPLETED WITHIN 7 DAYS OF ESTABLISHING FINAL GRADE OR THAT WILL OTHERWISE EXIST FOR MORE THAN 14 DAYS:
- 4.b.1.

ALL PROPOSED VEGETATED AREAS HAVING A SLOPE LESS THAN 15 PERCENT WHICH DO NOT EXHIBIT A MINIMUM 70 PERCENT VEGETATIVE GROWTH BY NOVEMBER 1ST, SHOULD BE DORMANT SEEDED AT A RATE 3 TIMES HIGHER THAN SPECIFIED FOR PERMANENT SEED AND COVERED WITH 2 TO 3 TONS OF HAY OR STRAW MULCH PER ACRE WITH EITHER ANCHORED NETTING OR AN APPROVED TACKIFIER FROM THE WISDOT PRODUCT ACCEPTABILITY LIST. AN EROSION CONTROL BLANKET OR TYPE A SOIL STABILIZER FROM THE WISDOT PRODUCT ACCEPTABILITY LIST MAY BE USED IN LIEU OF MULCH AND NETTING OR MULCH AND TACKIFIER.
- 4.b.2.

ALL PROPOSED VEGETATED AREAS HAVING A SLOPE GREATER THAN 15 PERCENT WHICH DO NOT EXHIBIT A MINIMUM OF 70 PERCENT VEGETATIVE GROWTH BY NOVEMBER 1ST, SHOULD BE DORMANT SEEDED AT A RATE 3 TIMES HIGHER THAN SPECIFIED FOR PERMANENT SEED AND COVERED WITH A PROPERLY INSTALLED AND ANCHORED EROSION CONTROL BLANKET.
- 4.c.

ALL STONE COVERED SLOPES MUST BE CONSTRUCTED AND STABILIZED BY NOVEMBER 1ST.
- 4.d.

INSTALLATION OF ANCHORED HAY OR STRAW MULCH SHOULD NOT OCCUR OVER SNOW GREATER THAN 1 INCH IN DEPTH.
- 4.e.

ALL MULCH APPLIED DURING WINTER SHOULD BE ANCHORED WITH NETTING OR TACKIFIER FROM WISDOT PRODUCT ACCEPTABILITY LIST.
- 4.f.

STOCKPILES OF SOIL MATERIALS SHOULD BE SEEDED AND MULCHED FOR OVER-WINTER PROTECTION WITH HAY OR STRAW AT 2 TO 3 TONS PER ACRE. MULCHING SHOULD BE DONE WITHIN 24 HOURS OF STOCKPILING AND RE-ESTABLISHED PRIOR TO ANY RAINFALL OR SNOWFALL. NO SOIL STOCKPILE SHOULD BE LOCATED WITHIN 25 FEET OF ANY WETLAND OR OTHER WATER RESOURCE AREA. SOIL STABILIZER TYPE A OR EROSION CONTROL BLANKET MAY BE USED IN LIEU OF MULCH.
- 4.g.

FROZEN MATERIALS SHOULD BE STOCKPILED SEPARATELY AND IN A LOCATION THAT IS AWAY FROM ANY AREA NEEDED TO BE PROTECTED. STOCKPILES OF FROZEN MATERIAL CAN MELT IN THE SPRING AND BECOME UNWORKABLE AND DIFFICULT TO TRANSPORT DUE TO HIGH MOISTURE CONTENT IN THE SOIL.
- 4.h.

INSTALLATION OF EROSION CONTROL BLANKETS SHOULD NOT OCCUR OVER SNOW GREATER THAN 1 INCH IN DEPTH OR OVER FROZEN GROUND.
- 4.i.

ALL GRASS-LINED DITCHES AND CHANNELS SHOULD BE CONSTRUCTED AND STABILIZED BY OCTOBER 15TH. ALL DITCHES AND SWALES WHICH DO NOT EXHIBIT A MINIMUM 70 PERCENT VEGETATIVE GROWTH BY NOVEMBER 1ST OR WHICH ARE DISTURBED AFTER NOVEMBER 1ST, SHOULD BE STABILIZED WITH TEMPORARY STONE AND FILTER FABRIC OR TEMPORARY SEED AND EROSION CONTROL BLANKETS APPROPRIATE TO THE DESIGN FLOW CONDITIONS.
- 4.j.

ALL STONE-LINED DITCHES AND CHANNELS MUST BE CONSTRUCTED AND STABILIZED BY NOVEMBER 1ST.
- 4.k.

SEDIMENT BARRIERS THAT ARE INSTALLED DURING FROZEN CONDITIONS SHOULD CONFORM TO CONSERVATION PRACTICE STANDARD 1071 V.C.1.c ANCHORED IN PLACE AND IN FULL CONTACT WITH THE GROUND SURFACE. SILT FENCE AND HAY BALES SHOULD NOT BE INSTALLED WHEN FROZEN GROUND CONDITIONS PREVENT PROPER EMBEDMENT OF THESE BARRIERS.
- 4.l.

AFTER DECEMBER 1ST, INCOMPLETE ROAD OR PARKING AREAS WHERE ACTIVE CONSTRUCTION OF THE ROAD OR PARKING AREA HAS CEASED FOR THE WINTER SEASON SHOULD BE PROTECTED WITH A 3 INCH LAYER OF SAND AND GRAVEL WITH A GRADATION CONFORMING TO TABLE 37 OF THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.

CONSTRUCTION SEQUENCE

1.

CONSTRUCT STONE TRACKING PAD AT THE PROPOSED ENTRANCE.
2.

INSTALL SNOW FENCE AROUND DUAL MOUND SYSTEM. INSTALL SILT FENCE AT THE LOCATIONS NOTED ON THE PLANS. THIS MUST BE DONE BEFORE ANY GRADING ACTIVITIES TAKE PLACE.
3.

TOPSOIL IS TO BE STRIPPED AND STOCKPILED. THE STOCKPILE IS TO BE PROTECTED WITH SILT FENCE WITHIN 7 DAYS AND SEEDED WITHIN 30 DAYS OF LAYUP.
4.

PROPOSED BASINS WILL INSTALLED AS SEDIMENT BASINS FOLLOWING TOPSOIL STRIPPING.
5.

ROUGH GRADING MAY TAKE PLACE AFTER INSTALLATION OF BASINS IS COMPLETE.
6.

UTILITY INSTALLATION WILL TAKE PLACE DURING ROUGH GRADING. ALL CATCH BASINS AND INLETS ARE TO BE PROTECTED IMMEDIATELY AFTER INSTALLATION IN ACCORDANCE WITH THE DETAIL IN THESE PLANS.
7.

BUILDING CONSTRUCTION WILL BEGIN AFTER SITE PREPARATION IS COMPLETE.
8.

PAVEMENT, INCLUDING ALL ROADWORK IN THE RIGHT-OF-WAY, WILL BEGIN BEING PLACED ONCE BUILDING CONSTRUCTION HAS BEEN COMPLETED.
9.

PERMANENT SEEDING TO BE COMPLETED BY OCTOBER 15TH OF THE YEAR GRADING WORK IS COMPLETED OR BY JUNE 1ST OF THE FOLLOWING YEAR.

LEGEND

EXISTING		PROPOSED
	CITY-VILLAGE LIMITS	
	BENCHMARK	
	CHISELED CROSS	
	CONTROL POINT	
	FOUND 5/8" IRON BAR	
	FOUND 1" IRON PIPE	
	MONUMENT – CONCRETE W/ BRASS CAP	
	PK NAIL – FOUND SPIKE	
	RECORD AS	
	SET 5/8"x18" IRON 1.13#/L.F.	
	SET IRON PIPE	
	WITNESS MONUMENT	
	TREELINE	
	BUSH	
	TREE – CONIFEROUS	
	TREE – DECIDUOUS	
	TREE– GENERAL	
	FLOODPLAIN LINE	
	WETLAND BOUNDARY	
	WETLAND SYMBOL	
	SOIL BORING	
	TEST PIT	
	ROAD CENTER LINE	
	DITCH CENTER LINE	
	FENCE – BARBED WIRE	
	FENCE – CHAIN LINK	
	GUARDRAIL	
	RETAINING WALL	
	BOLLARD	
	DETECTABLE WARNING FIELD	
	HANDICAP SYMBOL	
	FLAG POLE	
	MAILBOX	
	SIGN	
	STORM SEWER	
	MANHOLE – STORM	
	STORM INLET – CURB	
	STORM INLET – BEEHIVE	
	STORM INLET – SQUARE	
	END SECTION	
	SANITARY	
	SANITARY FORCE MAIN	
	MANHOLE – SANITARY	
	CLEAN OUT	
	SEPTIC TANK COVER	
	SEPTIC VENT	
	WATER MAIN	
	MANHOLE – WATER MAIN	
	CURB STOP	
	HYDRANT	
	WATER MAIN VALVE	
	WELL	
	WATER MAIN BACK FLOW PREVENTER	
	GAS LINE	
	MANHOLE – GAS	
	GAS VALVE	
	GAS LINE MARKER	
	ELECTRIC	
	MANHOLE – ELECTRIC	
	ELECTRICAL TRANSFORMER	
	POWER POLE	
	GUY WIRE	
	LIGHT POLE	
	PULL BOX	
	OVERHEAD UTILITY	
	UTILITY PEDESTAL	
	CABLE TELEVISION	
	CABLE TV BOX	
	TELEPHONE	
	TELEPHONE PEDESTAL	
	FIBER OPTIC	
	MANHOLE	
	CONSTRUCTION LIMITS	
	INLET PROTECTION	
	SILT FENCE	

IMPROVEMENT PLANS FOR

WVRC EMERGENCY VET

CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES

ENGINEERING CONSULTANTS, LLC

GENERAL NOTES

NO.

1

2

REVISIONS

BY

DATE

TCL

06-09-23

TCL

08-04-23

UPDATED SITE PLAN

CITY REVIEW

COMMENTS #1

ISSUED FOR REVIEW

PLAN DATE 03.04.19

DESIGNED BY DKV

0

N/A

SCALE

PROJECT NO. 19.0004

SHEET NO.

C002

MEMBER

ONE CIVIL SYSTEMS INTERNATIONAL

TO OBTAIN LOCATION OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

CALL DIGGERS HOTLINE TOLL FREE 800-242-8511

(414-259-1181 MILWAUKEE METRO) (TDD: 800-542-2289) www.diggershotline.com

WIS. STATUTE 182.0175 (1974) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.

IMPERVIOUS SURFACE AREAS:

EXIST. IMPERVIOUS AREA - 0 S.F.
EXIST. PERVIOUS AREA - 844,688 S.F.
EXIST. IMPERVIOUS RATIO - 0

PROP. IMPERVIOUS AREA - 97,591 S.F.
PROP. PERVIOUS AREA - 747,097 S.F.
PROP. IMPERVIOUS RATIO - 0.13

FUTURE IMPERVIOUS AREA - 146,465 S.F.
FUTURE PERVIOUS AREA - 698,223 S.F.
FUTURE IMPERVIOUS RATIO - 0.21

NOTE:
ALL DIMENSIONS ARE TO THE FACE OF CURB.

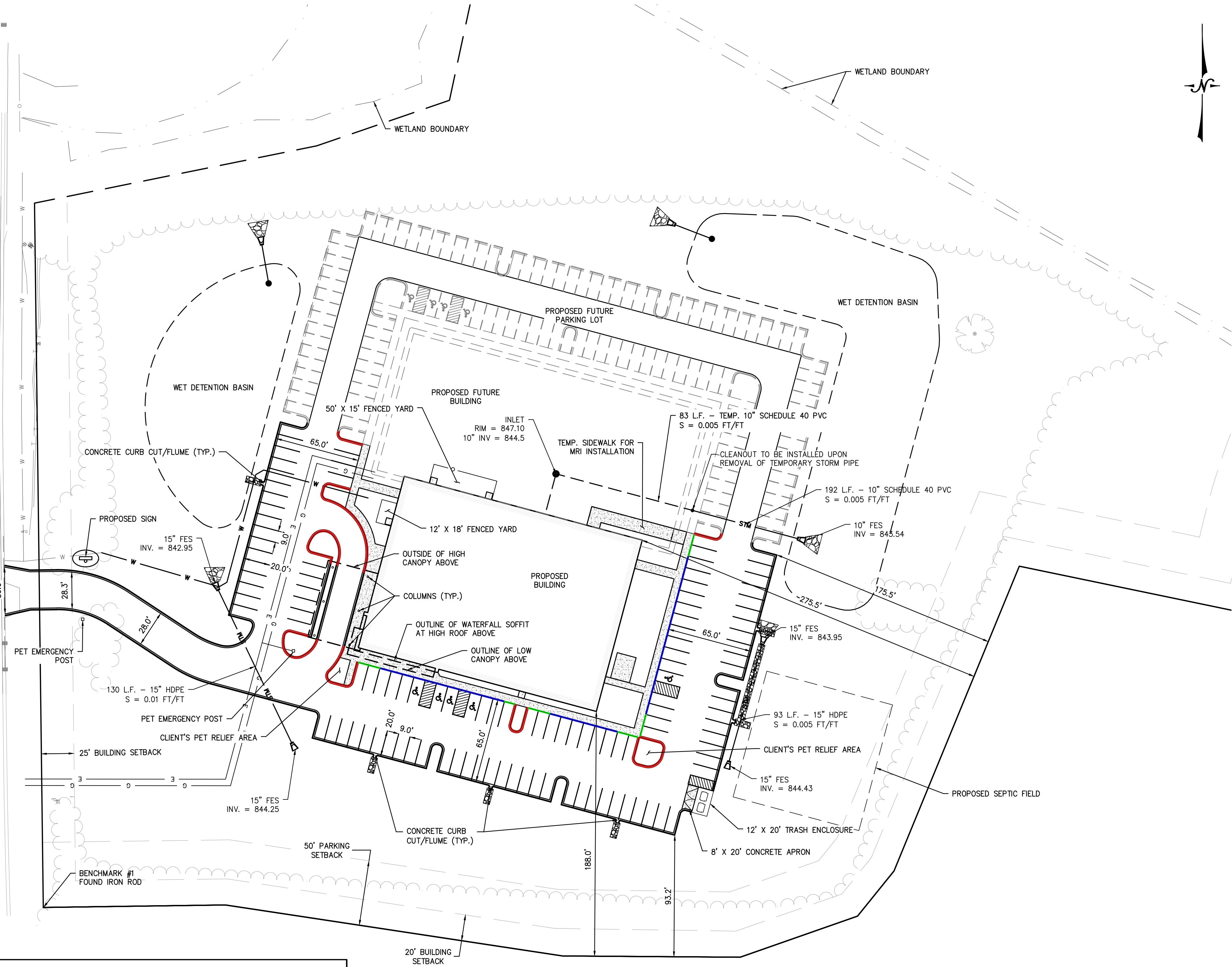
TEMPORARY STORM SEWER & INLET TO BE
REMOVED PRIOR TO BEGINNING CONSTRUCTION
OF THE FUTURE ADDITION.

- REVERSE PAN CURB
- ZERO FACE INTEGRAL CURB
- TAPER TO CURB

SEE SHEET C404 FOR
ALL CTH J IMPROVEMENTS

RIVER LANE

CTH J (PEWAUKEE ROAD)



DESIGN DATA														
STRUCTURE					DRAINAGE AREA AND FLOW					PIPE				
					Flow is determined by SPS 382.36					Pipe capacity is determined by Manning's Equation Q = 1.486n AR ^{2/3} S ^{1/2}				
Pipe	Upstream	Downstream	Roof	Pmt	Gross	Individual	Cumulative	Length	Diameter	Slope	Manning	Required	Actual	Max.
Run	Structure	Structure	Area	Area	Area	Flow	Flow	(ft)	(in)	(%)	Coefficient	Drop	Drop	Velocity
			(sf)	(sf)	(sf)	Q (cfs)	(cfs)					(ft)	(ft)	(fps)
1	INLET	FES	13303	0	6077	1.27	1.27	192.00	10	0.50	0.012	0.549881	0.96	0.69
														3.38
														1.81
														847.10
														844.50
														843.54

IMPROVEMENT PLANS FOR

WVRC EMERGENCY VET

CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE PLAN

NO.	REVISIONS	BY	DATE
1	UPDATED SITE PLAN	TCL	06-09-23
2	CITY REVIEW COMMENTS #1	TCL	08-04-23

ISSUED FOR
REVIEW

PLAN DATE 03.04.19

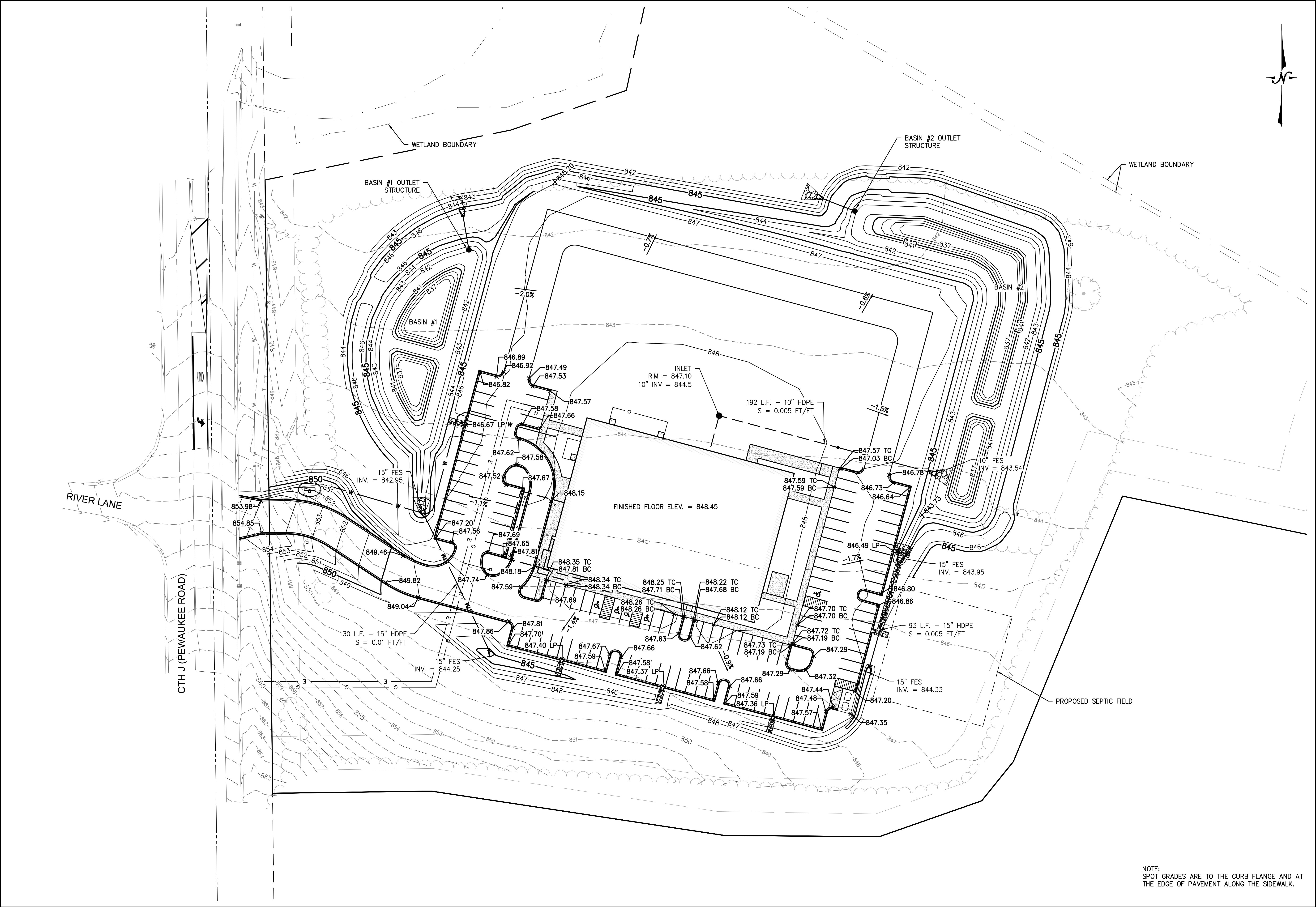
DESIGNED BY DKV

0 40'
SCALE

PROJECT NO.
19.0004

SHEET NO.

C101



NOTE:
SPOT GRADES ARE TO THE CURB FLANGE AND AT
THE EDGE OF PAVEMENT ALONG THE SIDEWALK.

IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET
CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

NO.		BY		DATE	
1		TCL		06-09-23	
2		TCL		08-04-23	

NO.		REVISIONS	
1		UPDATED SITE PLAN	
2		CITY REVIEW COMMENTS #1	

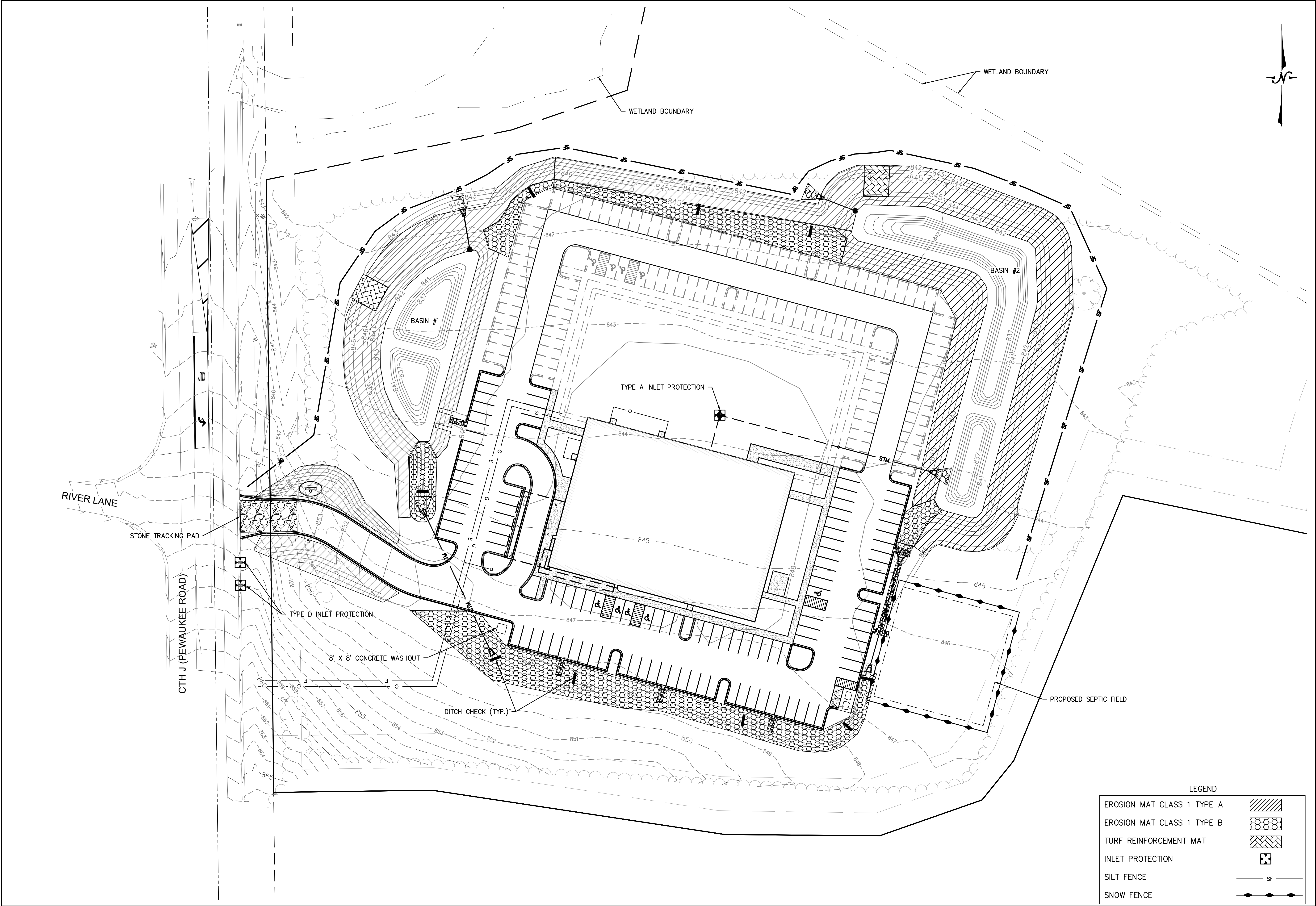
ISSUED FOR REVIEW

PLAN DATE 03.04.19
DESIGNED BY DKV

0 40'
SCALE

PROJECT NO.
19.0004

SHEET NO.
C102



IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET
CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

EROSION CONTROL PLAN	
NO.	REVISIONS
1	BY DATE TCL 06-09-23
2	UPDATED SITE PLAN CITY REVIEW COMMENTS #1 TCL 08-04-23

ISSUED FOR REVIEW

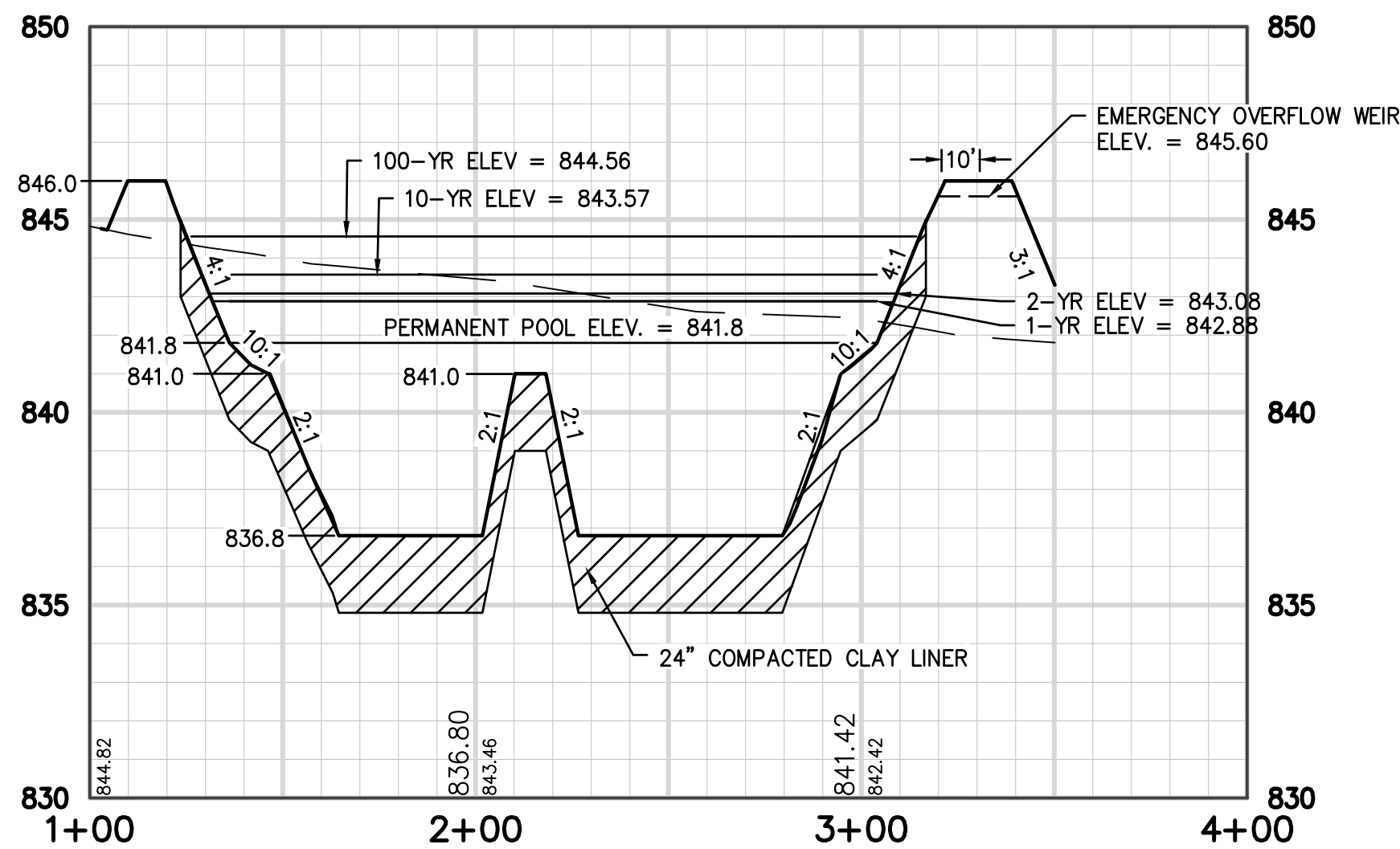
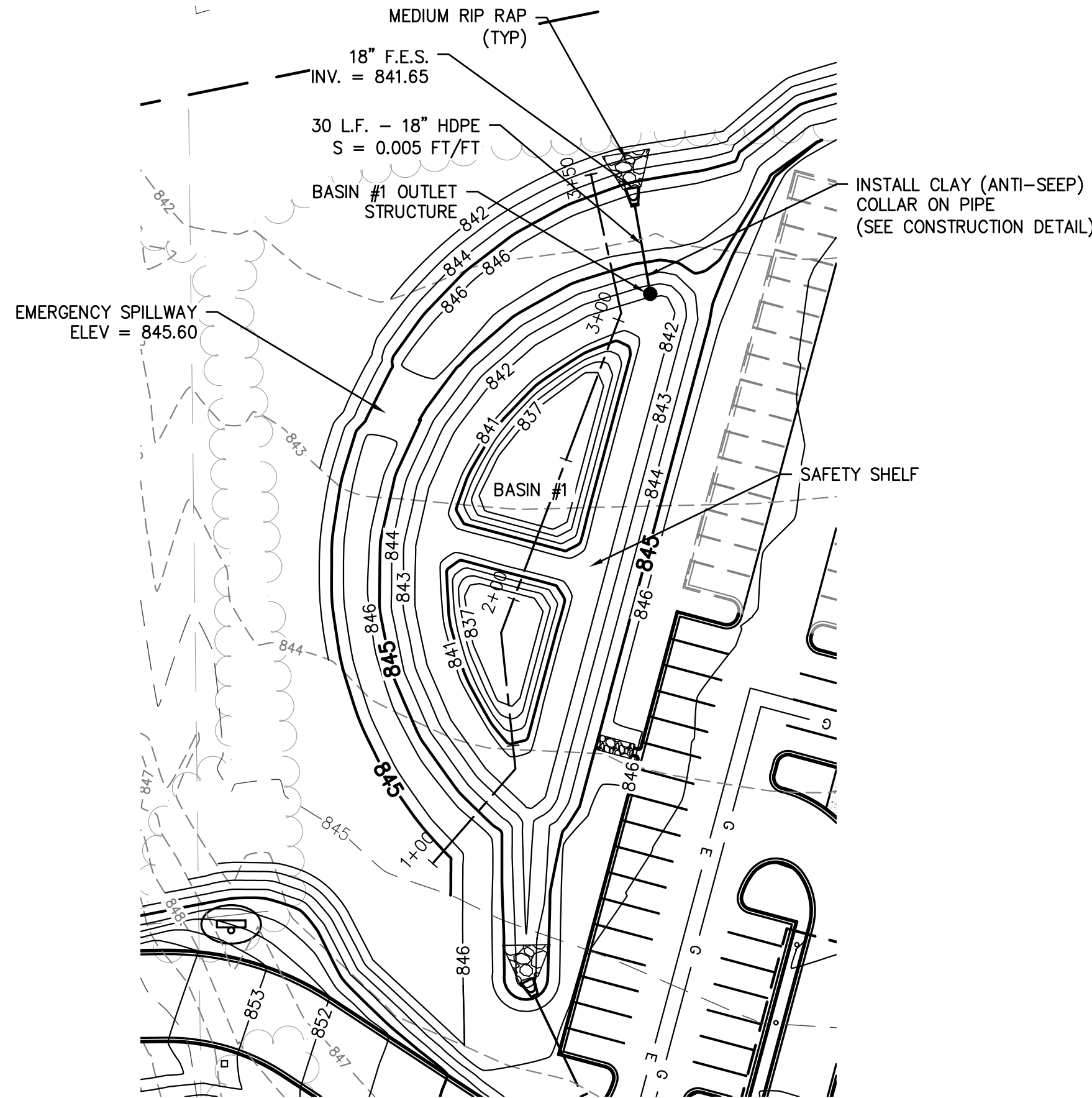
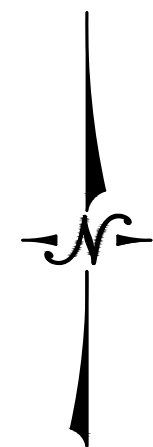
PLAN DATE 03.04.19
DESIGNED BY DKV

0 40'
SCALE

PROJECT NO.
19.0004

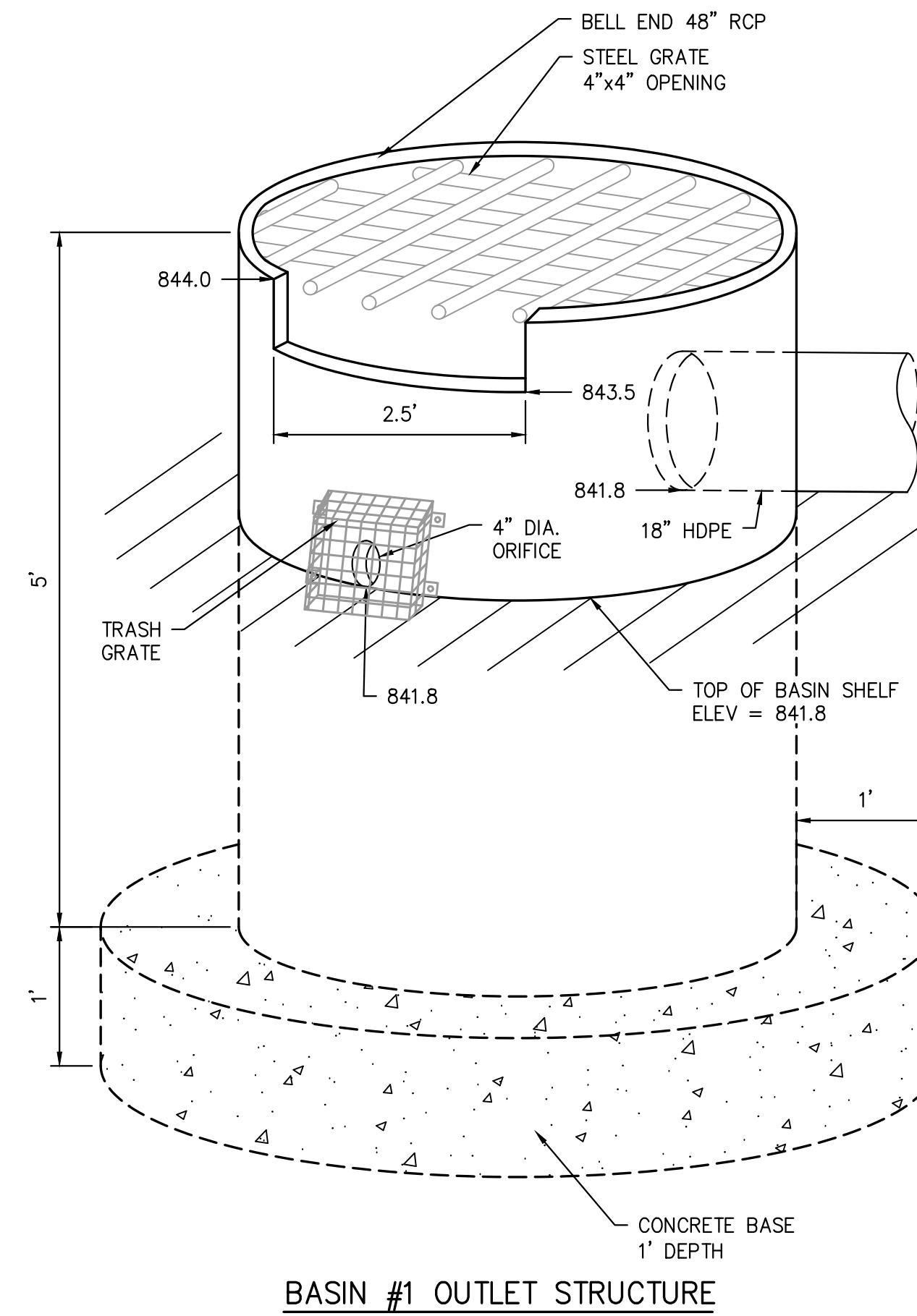
SHEET NO.

C103



NOTES:

1. ALL CONSTRUCTION SHALL MEET THE SPECIFICATIONS OF WDNR WET DETENTION BASIN TECHNICAL STANDARDS 1001.
2. ALL WORK TO BE CONDUCTED IN CONFORMANCE WITH THE STORMWATER MANAGEMENT PLAN FOR THE PROJECT SITE AS APPROVED BY THE REGULATORY ENGINEER OF RECORD.
3. RCP PIPING & INSTALLATION WITHIN THE BASIN SHALL BE IN ACCORDANCE WITH (ASTM C-76/C443) WITH RUBBER GASKETS.
4. CLAY LINER SHALL BE A MINIMUM OF 2 FEET THICK INSTALLED TO A MINIMUM OF THE 10-YEAR WATER LEVEL. CLAY SHALL BE COMPACTED AT $\pm 2\%$ OPTIMAL MOISTURE CONTENT TO 90% MODIFIED PROCTOR. MATERIALS SHALL BE MEDIUM STIFF TO STIFF CLAYS AND SHALL MEET DNR TECHNICAL STANDARD 1001. ALL MATERIALS SHALL BE APPROVED BY A GEOTECHNICAL ENGINEER AND TESTED PER STANDARD 1001. UPON COMPLETION OF INSTALLATION, THE GEOTECHNICAL ENGINEER SHALL PROVIDE THE REQUIRED REPORT TO BOTH THE OWNER AND LYNCH & ASSOCIATES.
5. FOR CONSTRUCTED EMBANKMENTS WHERE THE PERMANENT POOL IS PONDED 3 FEET OF MORE AGAINST THE EMBANKMENT, THERE SHALL BE A CORE TRENCH OR KEYWAY ALONG THE CENTERLINE OF THE EMBANKMENT UP TO THE PERMANENT POOL ELEVATION. THE CORE TRENCH OR KEYWAY SWALE SHALL BE A MINIMUM OF 2 FEET DEEP AND 8 FEET WIDE WITH SIDE SLOPE OF 1:1 OR FLATTER.
6. CONTRACTOR SHALL POSITION ANTI-SEEP COLLAR SUCH THAT THE COLLARS ARE COMPLETELY CONTAINED WITHIN THE EMBANKMENT.
1. IMMEDIATELY INSTALL FILTER FABRIC OVER ALL OUTLETS TO PREVENT SEDIMENT DEPOSITION IN THE PIPING. (REMOVE FOLLOWING AREA STABILIZATION.)



IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET
CITY OF PEWAUKEE, WI
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

POND DETAILS - BASIN #1		NO.	REVISIONS	BY	DATE
		1	UPDATED SITE PLAN	TCL	06-09-23
		2	CITY REVIEW COMMENTS #1	TCL	08-04-23

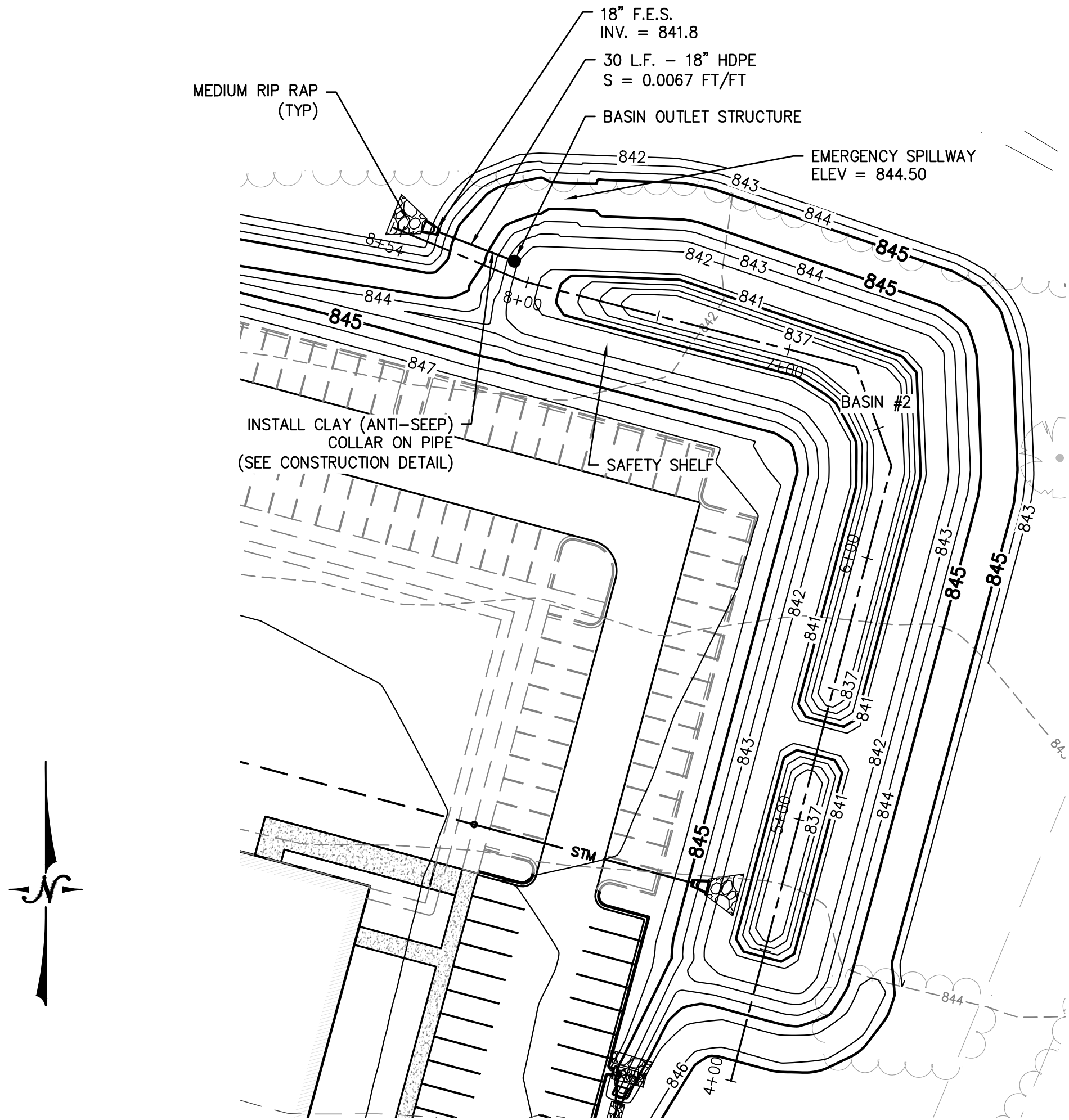
ISSUED FOR REVIEW

PLAN DATE 03.04.19
DESIGNED BY DKV

0 40'
SCALE

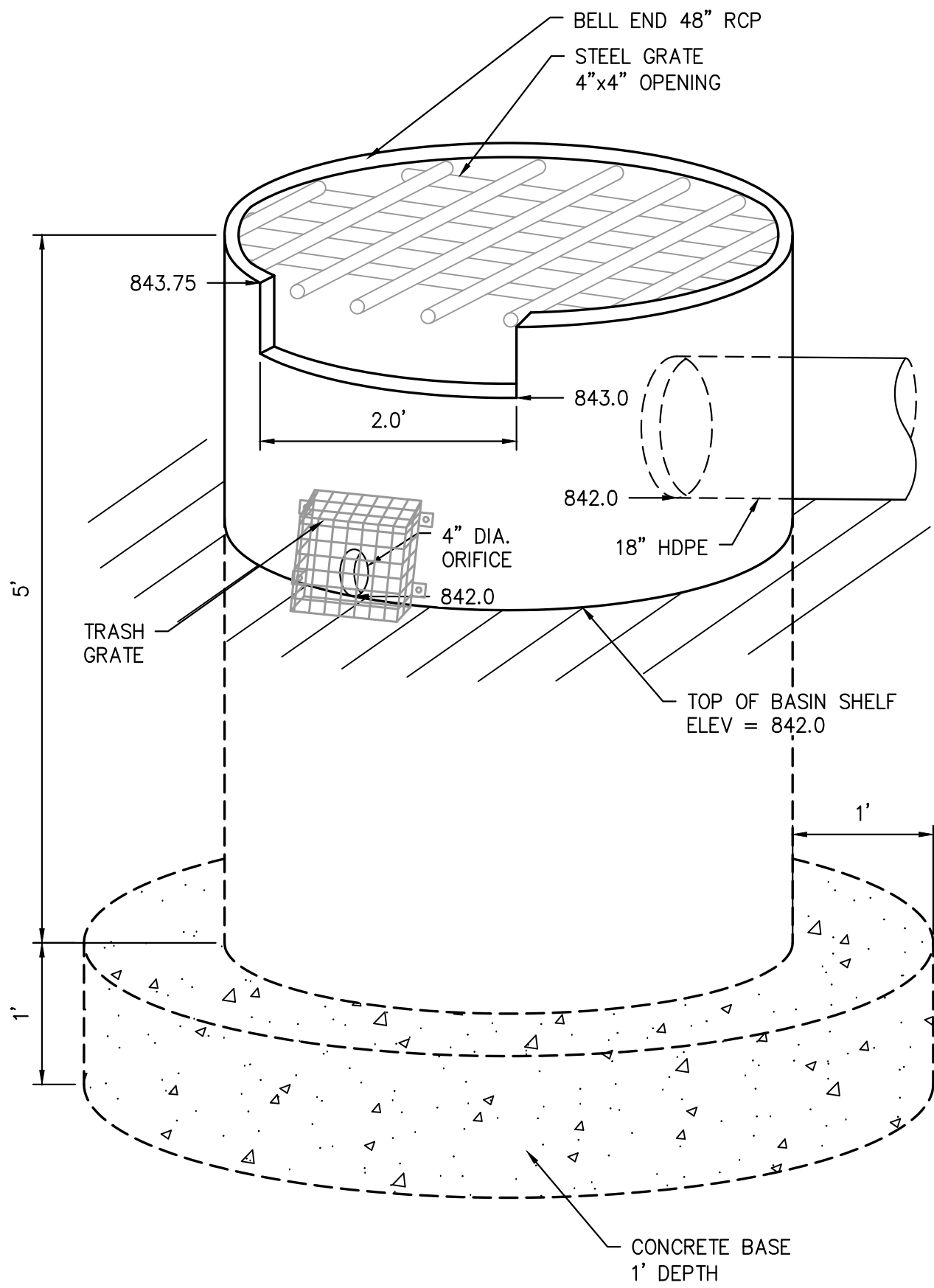
PROJECT NO.
19.0004

SHEET NO.
C401

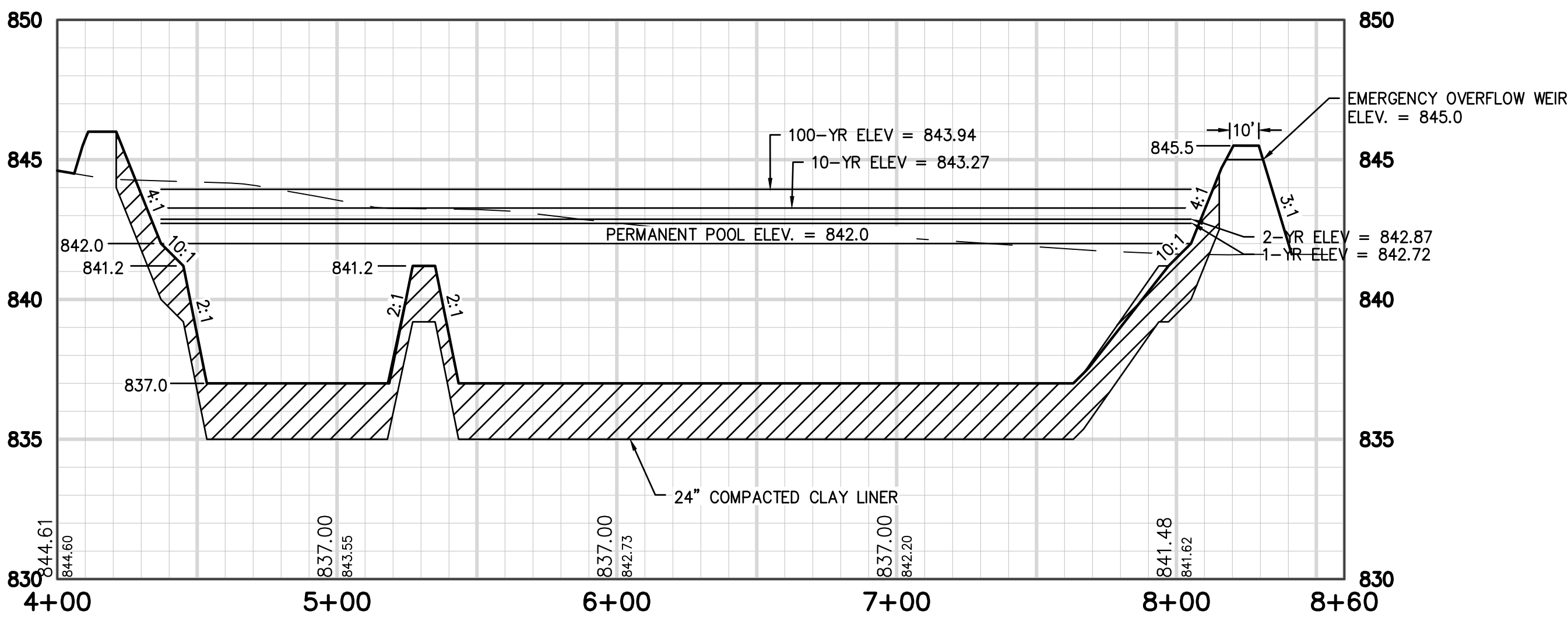


NOTES:

- ALL CONSTRUCTION SHALL MEET THE SPECIFICATIONS OF WDNR WET DETENTION BASIN TECHNICAL STANDARDS 1001.
- ALL WORK TO BE CONDUCTED IN CONFORMANCE WITH THE STORMWATER MANAGEMENT PLAN FOR THE PROJECT SITE AS APPROVED BY THE REGULATORY ENGINEER OF RECORD.
- RCP PIPING & INSTALLATION WITHIN THE BASIN SHALL BE IN ACCORDANCE WITH (ASTM C-76/C443) WITH RUBBER GASKETS.
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- CONTRACTOR SHALL POSITION ANTI-SEEP COLLAR SUCH THAT THE COLLARS ARE COMPLETELY CONTAINED WITHIN THE EMBANKMENT.
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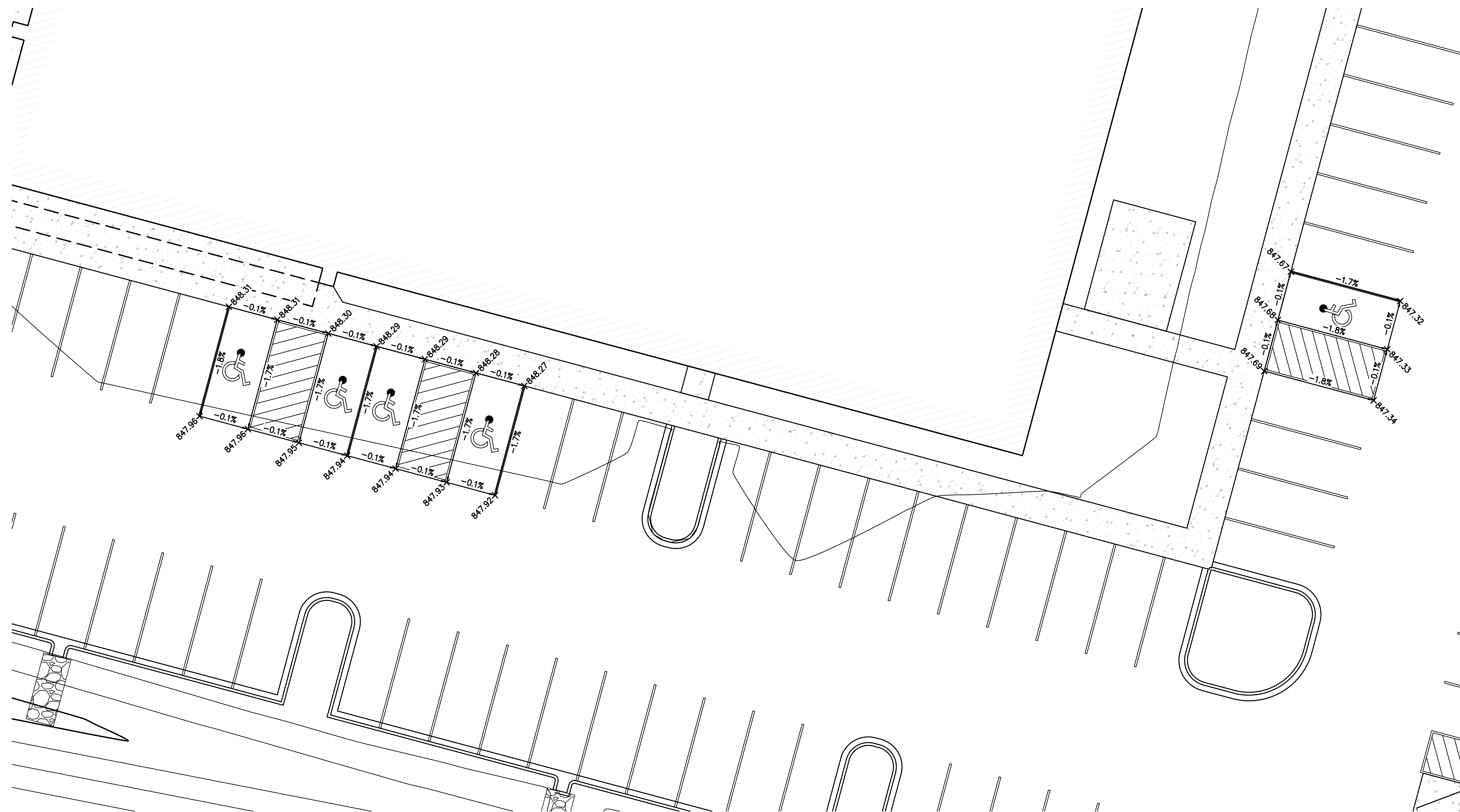
BASIN #2 OUTLET STRUCTURE



Basin 2 PROFILE

POND DETAILS - BASIN #2	
NO.	REVISIONS
1	BY DATE TCL 06-09-23
2	UPDATED SITE PLAN CITY REVIEW COMMENTS #1

ISSUED FOR REVIEW
PLAN DATE 03.04.19
DESIGNED BY DKV
0 40' SCALE
PROJECT NO. 19.0004
SHEET NO.
C402



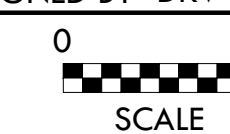
IMPROVEMENT PLANS FOR WVRC EMERGENCY VET

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

[illegible]

ISSUED FOR
REVIEW

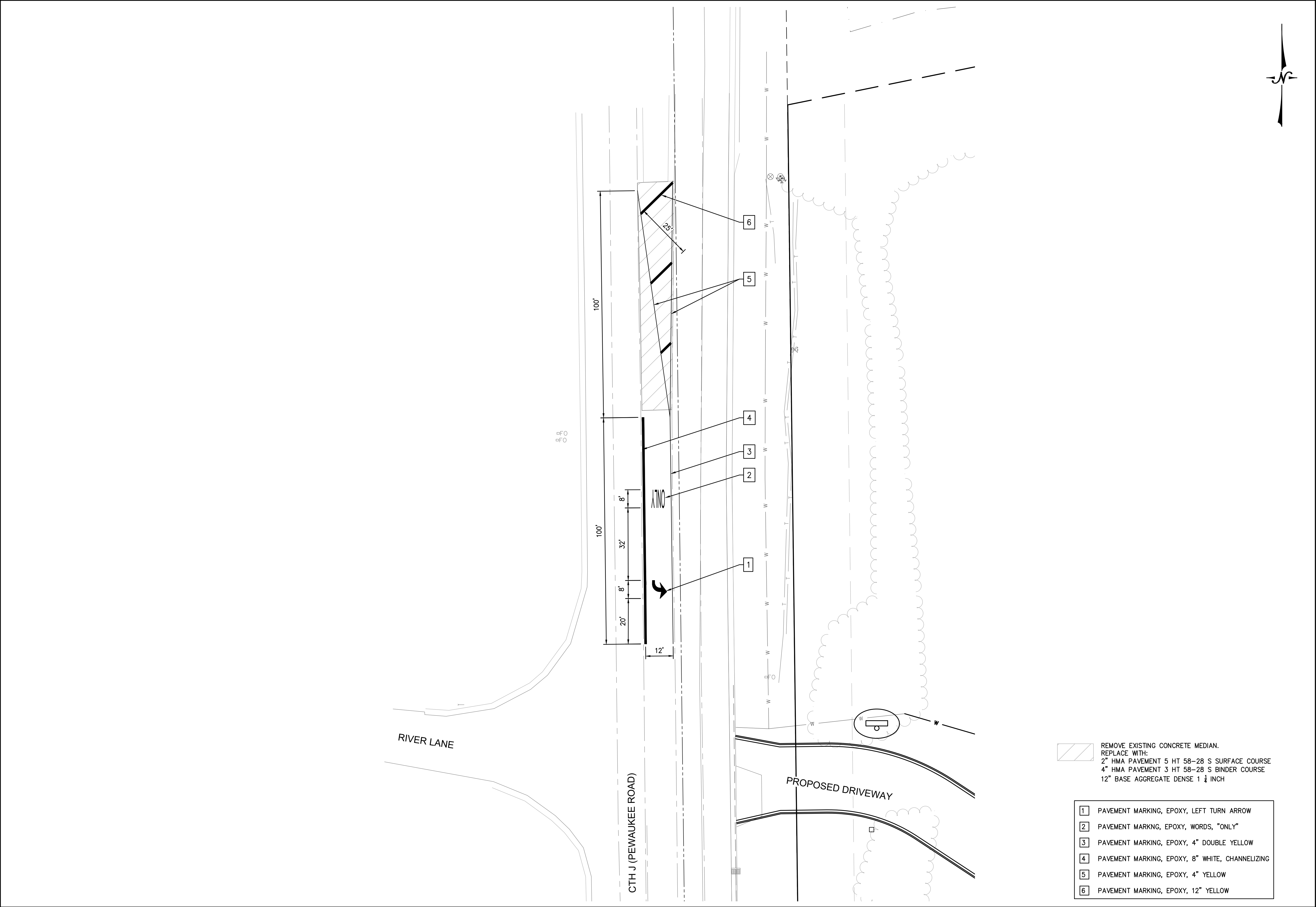
PLAN DATE	03.04.19
DESIGNED BY	DKV



PROJECT NO.
19.0004

SHEET NO.

C403



REMOVE EXISTING CONCRETE MEDIAN.
REPLACE WITH:
2" HMA PAVEMENT 5 HT 58-28 S SURFACE COURSE
4" HMA PAVEMENT 3 HT 58-28 S BINDER COURSE
12" BASE AGGREGATE DENSE 1 1/4 INCH

- 1 PAVEMENT MARKING, EPOXY, LEFT TURN ARROW
- 2 PAVEMENT MARKING, EPOXY, WORDS, "ONLY"
- 3 PAVEMENT MARKING, EPOXY, 4" DOUBLE YELLOW
- 4 PAVEMENT MARKING, EPOXY, 8" WHITE, CHANNELIZING
- 5 PAVEMENT MARKING, EPOXY, 4" YELLOW
- 6 PAVEMENT MARKING, EPOXY, 12" YELLOW

IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET
CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

INTERSECTION DETAIL	
NO.	REVISIONS
1	BY DATE TCL 06-09-23
2	UPDATED SITE PLAN CITY REVIEW COMMENTS #1 TCL 08-04-23

ISSUED FOR REVIEW

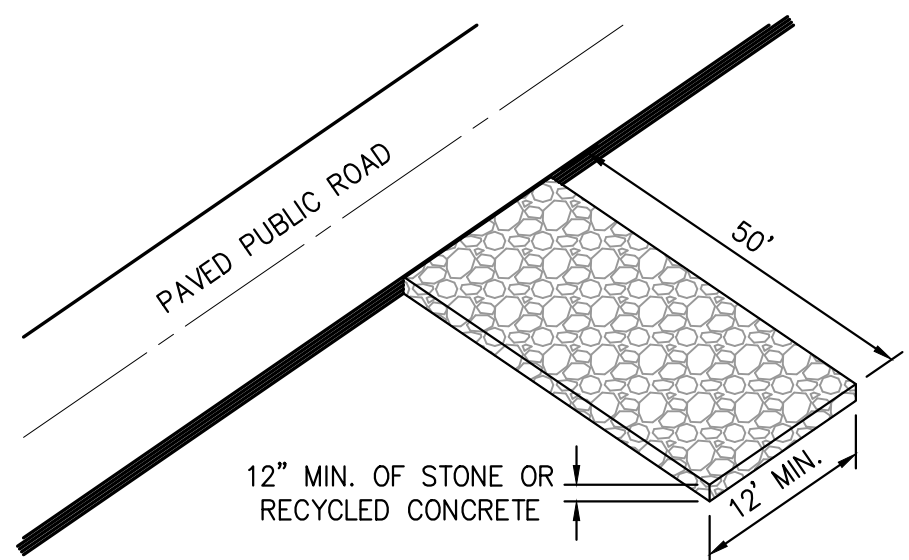
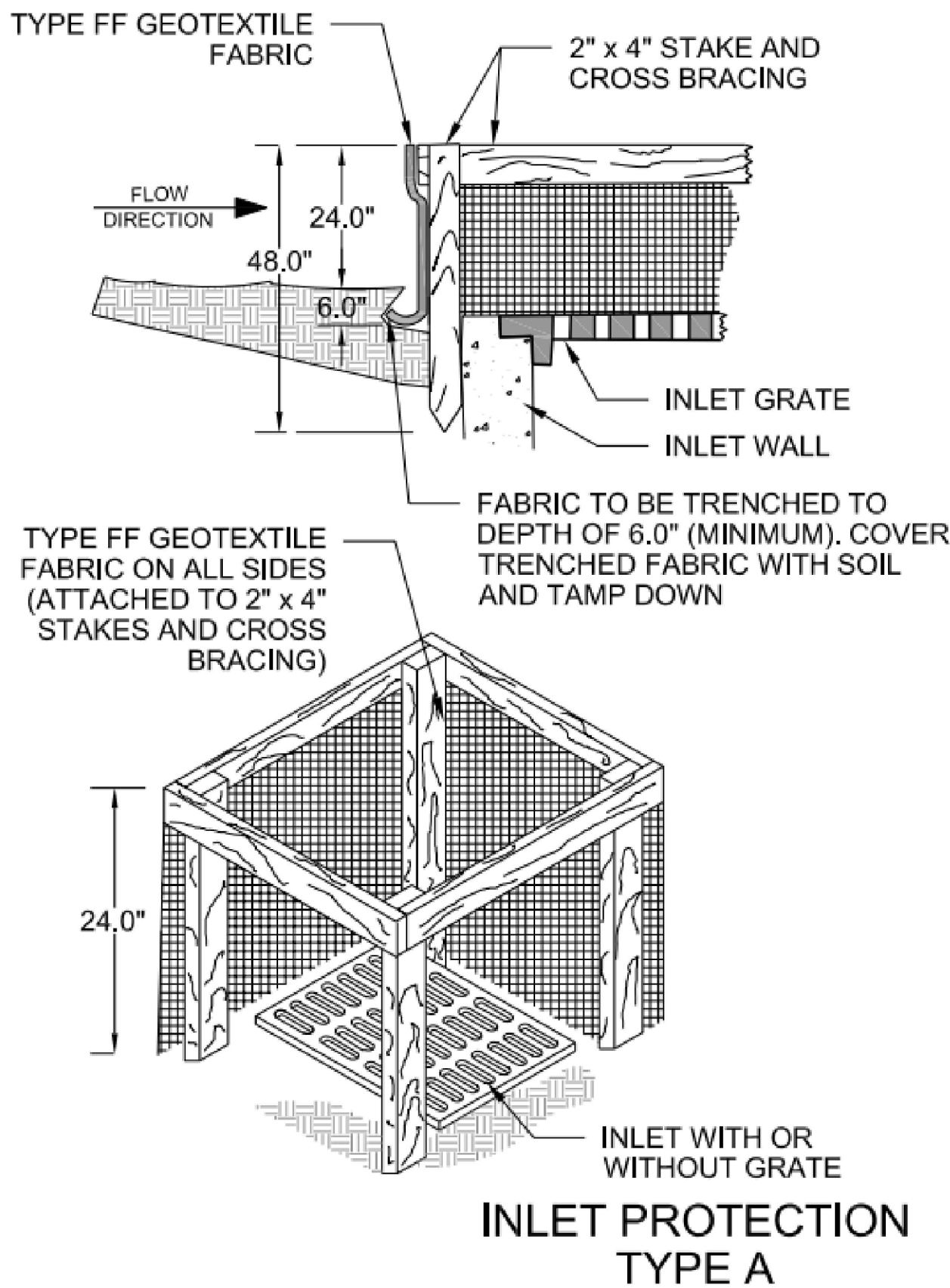
PLAN DATE 03.04.19
DESIGNED BY DKV

0 20'
SCALE

PROJECT NO.
19.0004

SHEET NO.
C404

FIGURE 2. INLET PROTECTION TYPE D

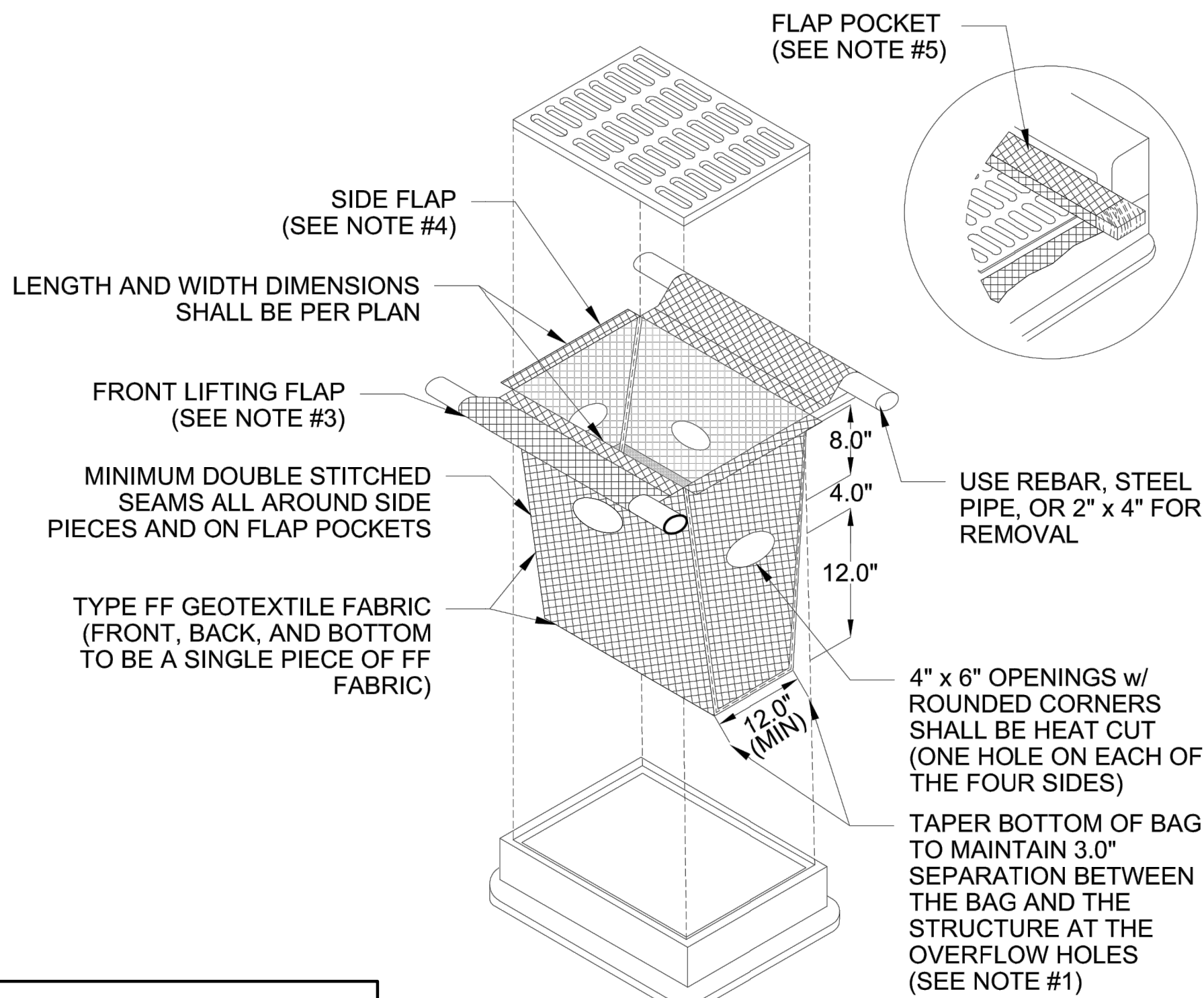


NOTE:
PLACE WISDOT TYPE R GEOTEXTILE FABRIC UNDER STONE, IF SATURATED CONDITIONS ARE EXPECTED.

STONE GRADATION	
SIEVE SIZE	PERCENT BY WEIGHT PASSING
3"	100
2 1/2"	90-100
1 1/2"	25-60
3/4"	0-20
3/8"	0-5

ALTERNATE - MEET GRADATION FOR WISDOT SELECT CRUSHED MATERIAL, SECTION 312 OF STANDARD SPECIFICATIONS FOR ROAD AND STRUCTURE CONSTRUCTION.

STONE TRACKING PAD



INLET PROTECTION TYPE D

CAN BE INSTALLED IN INLETS WITH OR WITHOUT CURB BOXES

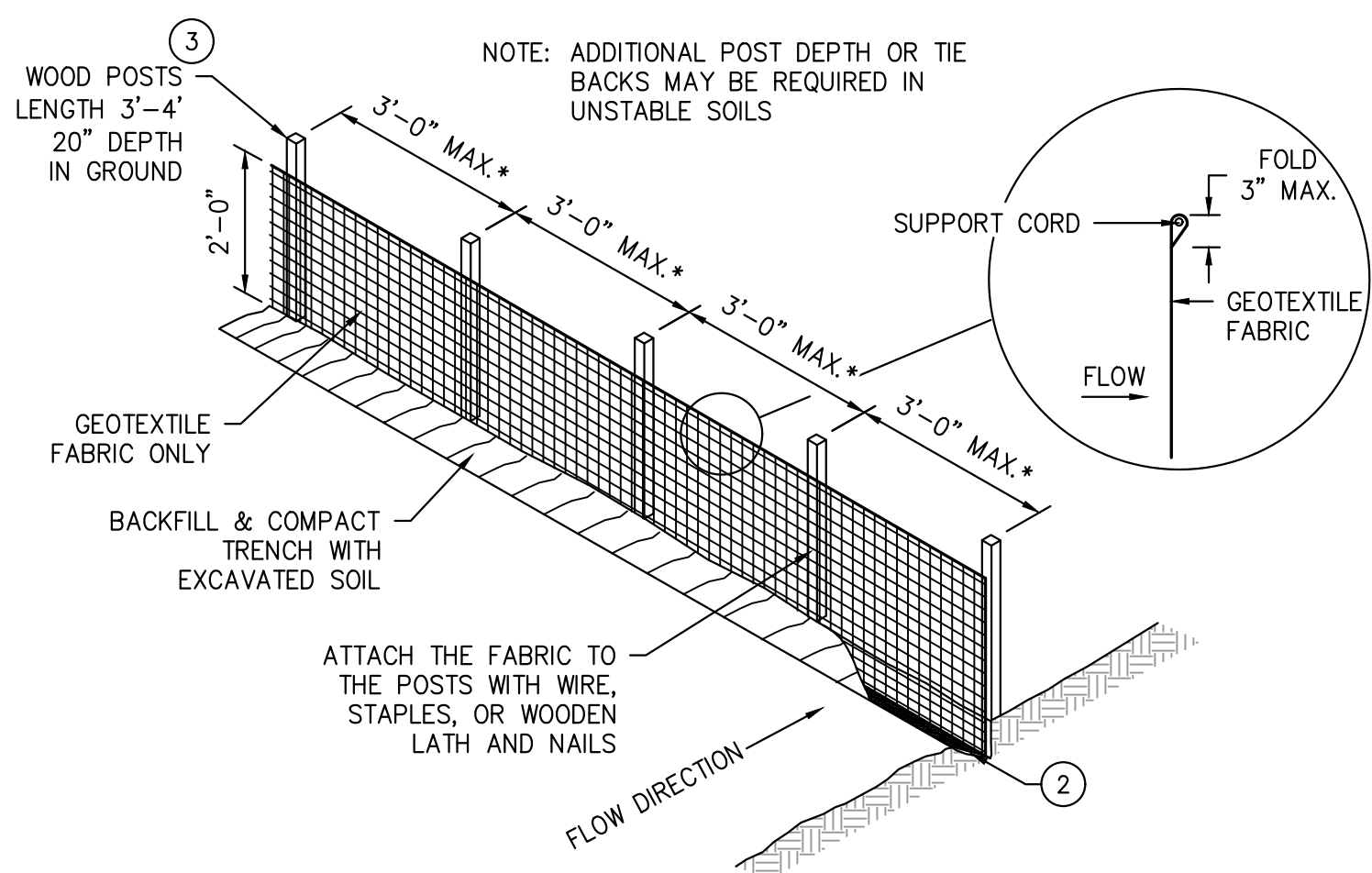
NOTES:

1. TAPER BOTTOM OF BAG TO MAINTAIN 3" OF CLEARANCE BETWEEN THE BAG AND THE STRUCTURE, MEASURED FROM THE BOTTOM OF THE OVERFLOW OPENINGS TO THE STRUCTURE WALL.
2. GEOTEXTILE FABRIC TYPE FF FOR FLAPS, TOP AND BOTTOM OF OUTSIDE OF FILTER BAG. FRONT, BACK, AND BOTTOM OF FILTER BAG BEING ONE PIECE.
3. FRONT LIFTING FLAP IS TO BE USED WHEN REMOVING AND MAINTAINING FILTER BAG.
4. SIDE FLAPS SHALL BE A MAXIMUM OF 2" LONG. FOLD THE FABRIC OVER AND REINFORCE WITH MULTIPLE STITCHES.
5. FLAP POCKETS SHALL BE LARGE ENOUGH TO ACCEPT WOOD 2"x4". THE REBAR, STEEL PIPE, OR WOOD SHALL BE INSTALLED IN THE REAR FLAP AND SHALL NOT BLOCK THE TOP HALF OF THE CURB FACE OPENING.

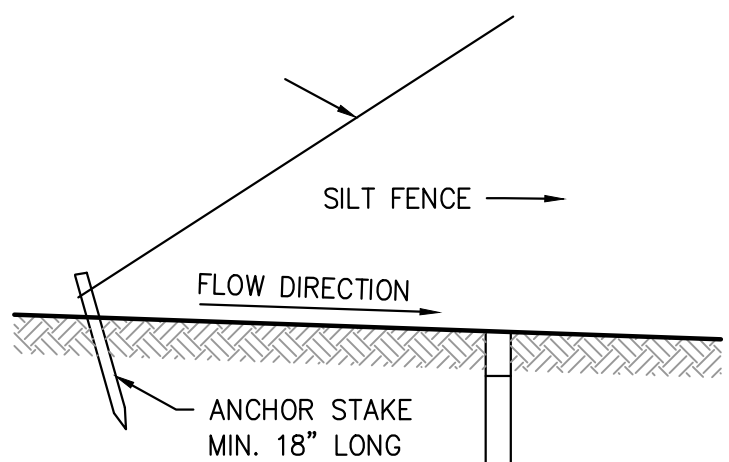
MAINTENANCE NOTES:

1. WHEN REMOVING OR MAINTAINING INLET PROTECTION, CARE SHALL BE TAKEN SO THAT THE SEDIMENT TRAPPED IN THE FABRIC DOES NOT FALL INTO THE STRUCTURE. MATERIAL THAT HAS FALLEN INTO THE INLET SHALL BE IMMEDIATELY REMOVED.

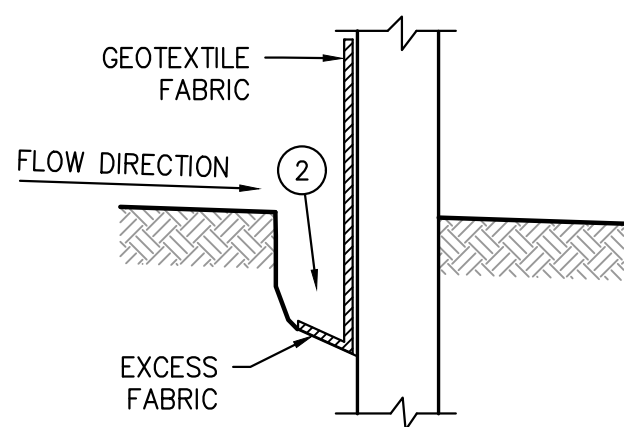
This drawing based on Wisconsin Department of Transportation Standard Detail Drawing 8 E 9-6.



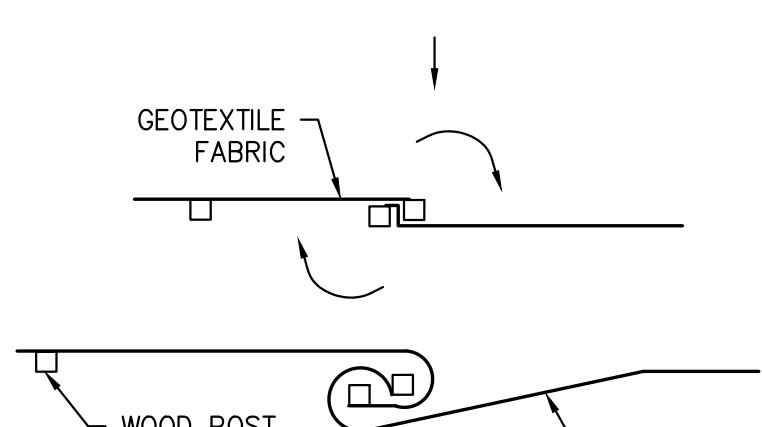
NOTE: 8'-0" POST SPACING ALLOWED IF A WOVEN GEOTEXTILE FABRIC IS USED.



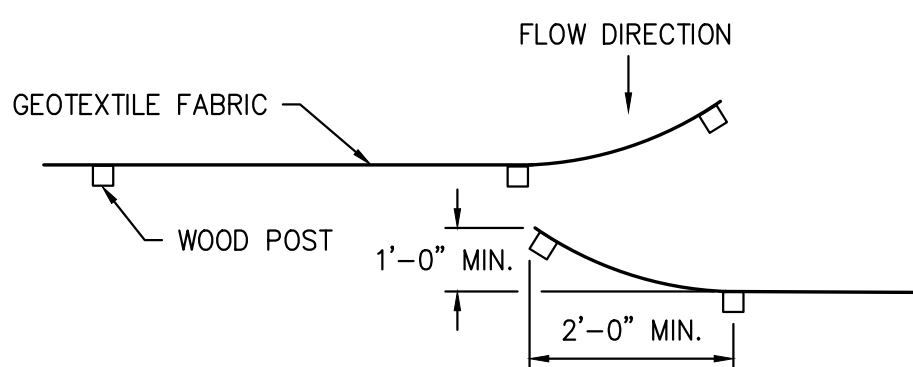
SILT FENCE TIE BACK (WHEN ADDITIONAL SUPPORT REQUIRED)



TRENCH DETAIL



TWIST METHOD



HOOK METHOD

JOINING TWO LENGTHS OF SILT FENCE

GENERAL NOTES:

1. HORIZONTAL BRACE REQUIRED WITH 2" x 4" WOODEN FRAME OR EQUIVALENT AT TOP OF POSTS.
2. TRENCH SHALL BE A MINIMUM OF 4" WIDE AND 6" DEEP TO BURY AND ANCHOR THE GEOTEXTILE FABRIC. FOLD MATERIAL TO FIT TRENCH AND BACKFILL AND COMPACT TRENCH WITH EXCAVATED SOIL.
3. WOOD POSTS SHALL BE A MINIMUM SIZE OF 1-1/8" x 1-1/8" OF OAK OR HICKORY.
4. SILT FENCE TO EXTEND ACROSS THE TOP OF THE PIPE.
5. CONSTRUCT SILT FENCE FROM A CONTINUOUS ROLL IF POSSIBLE BY CUTTING LENGTHS TO AVOID JOINTS. IF A JOINT IS NECESSARY USE ONE OF THE FOLLOWING TWO METHODS:
A) OVERLAP THE END POSTS AND TWIST, OR ROTATE, AT LEAST 180°
B) HOOK THE END OF EACH SILT FENCE LENGTH.
6. SILT FENCE SHALL BE INSTALLED USING CURRENT WisDOT STANDARDS AT THE TIME OF CONSTRUCTION.

SILT FENCE

CONSTRUCTION DETAILS

NO.	REVISIONS	BY	DATE
1	UPDATED SITE PLAN	TCL	06-09-23
2	CITY REVIEW COMMENTS #1	TCL	08-04-23

ISSUED FOR REVIEW

PLAN DATE 03.04.19

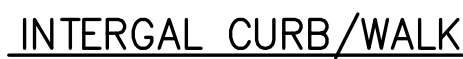
DESIGNED BY DKV

0 N/A
SCALE

PROJECT NO.
19.0004

SHEET NO.

C501



ASPHALT PAVEMENT SECTION



IMPROVEMENT PLANS FOR
WVRC EMERGENCY VET

CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

CONSTRUCTION DETAILS

NO.	REVISIONS	BY	DATE
1	UPDATED SITE PLAN	TCL	06-09-23
2	CITY REVIEW COMMENTS #1	TCL	08-04-23

ISSUED FOR
REVIEW

PLAN DATE	03.04.19
DESIGNED BY	DKV

0 N/A
SCALE

PROJECT NO.	19.0004
-------------	---------

SHEET NO.

C502

LBS/SF	LWO	SWO	WIDTH
2.5	2.28"	1.03"	.203"
3.0	3.44"	.940"	.264"

FLARED END SECTION AND RIP-RAP

			SIZE	QUANTITY
A		Black Hills Spruce <i>Picea glauca</i> var. <i>Densata</i>	7'	31
B		Eastern White Pine <i>Pinus Strobus</i>	7'	30
C		Smooth Serviceberry <i>Berberis laevis</i>	6'	3
D		Hardy Geranium <i>Geranium Sanguineum</i> 'Purple Flame'	4.5" pot	73
E		Karl Foerster Feather Reed Grass <i>Calamagrostis acutiflora</i> 'Karl Foerster'	1 gallon	25
F		Japanese Barberry <i>Berberis Thunbergii</i> 'Atropurpurea'	24"—30"	3
G		Stella d'Oro Daylily <i>Hermerocallis</i> 'Stella d'Oro'	4.5" pot	18
H		Prairie Dropseed Grass <i>Sporobolus heteroepis</i>	1 gallon	48
I		Coreopsis Citrine <i>Coreopsis</i> 'Citrine'	3 gallon	34
J		Common Hackberry <i>Celtis Occidentalis</i>	2 ½" Caliper	7
K		Norway Maple <i>Acer Platanoides</i> 'Superform'	2 ½" Caliper	6
L		Redmond Linden <i>Tilia</i> x 'Redmond'	2 ½" Caliper	8

EXISTING TREES ALONG PEWAUKEE ROAD TO BE REMOVED

RIVER LANE

CTH J (PEWAUKEE ROAD)

WET DETENTION BASIN

PROPOSED FUTURE PARKING LOT

PROPOSED FUTURE BUILDING

WET DETENTION BASIN

PROPOSED BUILDING

STM

NATIVE PRAIRIE GRASS MIX
"NO MOW"

PROPOSED SEPTIC FIELD

EXISTING TREE/BRUSH LINE



IMPROVEMENT PLANS FOR

WVRC EMERGENCY VET

CITY OF PEWAUKEE, WI

LYNCH & ASSOCIATES

ENGINEERING CONSULTANTS, LLC

LANDSCAPE PLAN	
NO.	REVISIONS
1	UPDATED SITE PLAN
BY	DATE
TCL	06-09-23

ISSUED FOR REVIEW

PLAN DATE 03.04.19

DESIGNED BY DKV

0 40'
SCALE

PROJECT NO.
19.0004

SHEET NO.

L701

SHEET INDEX

C1.0 CONCEPTUAL SITE PLAN

A1.1 FLOOR PLAN (TENANT)
A2.0 ELEVATIONS

BUILDING & FIRE AREA
SQUARE FOOTAGES

FLOOR AREAS	EXISTING	NEW	SUB-TOTAL
SECOND FLOOR	----- S.F.	----- S.F.	----- S.F.
FIRST FLOOR	----- S.F.	25,704 S.F.	25,704 S.F.
CANOPIES (COLUMN SUPPORTED)	----- S.F.	2,301 S.F.	2,301 S.F.
BASEMENT	----- S.F.	----- S.F.	----- S.F.
BUILDING AREA SUB-TOTALS	----- S.F.	28,005 S.F.	28,005 S.F.
MEZZANINES	----- S.F.	----- S.F.	----- S.F.
FIRE AREA TOTALS	----- S.F.	28,005 S.F.	28,005 S.F.
REMODEL AREA TOTALS	----- S.F.	---% OF BUILDING AREA	

BUILDING CODE ANALYSIS

PROJECT ADDRESS
Pewaukee Rd, Pewaukee, WI, 53188

APPLICABLE CODES
2015 International Building Code (w/ WI Amendments)
2015 IECC

OCCUPANCY
B-Business
Accessory Use
7-7
Incidental Use

High-Piled Combustible Storage
Hazardous Materials
Multiple Control Areas

NO
NO
NO

HEIGHT & AREA
Building Height: "-"
Number of Stories: 1
Total Building Area: 28,005 S.F.
Total Fire Area: 28,005 S.F.
Mixed
Unlimited Area Building

Maximum Allowed: 75'-0"
Maximum Allowed: 4
Maximum Allowed: 92,000 S.F.
Maximum Allowed: --- S.F.

CONSTRUCTION TYPE
Construction Classification
Fire Separation Distance

IIB (CONVENTIONAL STEEL)
"-"

FIRE PROTECTION SYSTEMS
Assumed Sprinkler Type
Fire Alarm System

NFPA 13
YES

MEANS OF EGRESS
Occupant Load
Panic Hardware YES/NO

--
YES/NO

STRUCTURAL DESIGN

Risk Category
Design Loads
Roof Live Load
Walk-on IMP Ceiling Live Load
Steel Framing
Collateral Load
Wood Truss
Top Chord Dead Load
Bottom Chord Load
Mezzanine/Second Floor/Basement/Mezz
Live Load
Point Load (Partition)
Snow Load Criteria
Ground Snow Load (Pg)
Exposure Factor (Ce)
Thermal Factor (Ct)
Wind Loads
Wind Load
Surface Roughness
Exposure Category
Earthquake Load Criteria
Soil Site Class
Ss
S1

2
20 psf
-- psf
3 psf (Verify HVAC RTUs)
--psf
--psf
--psf
30 psf
--
115 MPH
B
1.0
D
--
--

PLUMBING SYSTEMS

Mens WC Required
Womens WC Required
Drinking Fountain Required
Other Source
Ambulatory Stall Required

YES
NO

MECHANICAL SYSTEMS

NO SINGLE PIECE OF EQUIPMENT OVER 400,000 BTU
NO BOILERS OVER 15PSI AND 10 HORSEPOWER

SITE INFORMATION

SITE CONTENT
Building Size
Hard Surface
Green Space
Parcel Size (Approx.)
Parking Provided
Area of Disturbance

28,005 S.F.
68,919 S.F.
742,477 S.F.
839,401 S.F.
116 Proposed Stalls + 115 Future Stalls
--- S.F.

ZONING

Property Zoning
Setbacks
Hard Surface Setback
Coverage Limit
Greenspace Requirement
Parking Required
Refuse Enclosure
RTU SCREENING

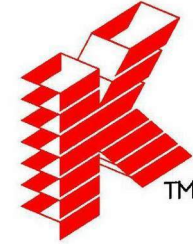
B3 (RE-ZONE)
FY 25'-0" SV 20'-0" RY 35'-0"
50'-0" (From Residential)
--%
--%
--Stalls
YES
YES

PROPOSED NEW FACILITY FOR:

e-WVRC EMERGENCY VET

PEWAUKEE,

WISCONSIN



Keller

PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
N216 State Road 55
P.O. Box 620
Kaukauna, WI 54130
PHONE (920) 766-5795 /
1-800-236-2534
FAX (920) 766-5004

MILWAUKEE
W204 N11509
Goldendale Rd
Germansville, WI 53022
PHONE (262) 250-9710
FAX (262) 250-9740

MADISON
711 Oak Dr.
San Prairie, WI 53590
PHONE (608) 318-2336
FAX (608) 318-2337

WAUSAU
5605 Lilac Ave
Wausau, WI 54401
PHONE (715) 849-3141
FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED NEW FACILITY FOR:

e-WVRC EMERGENCY VET

WISCONSIN

PEWAUKEE,

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REVISIONS

1	03.20.2019	J. BOCHE
2	03.29.2019	J. BOCHE
3	05.19.2019	J. BOCHE
4	05.23.2023	I. HAUN
5	06.13.2023	I. HAUN
6		

PROJECT MANAGER:

N. LAURENT

DESIGNER:

C. MANSKE

DRAWN BY:

I. HAUN

EXPEDITOR:

SUPERVISOR:

PRELIMINARY NO:

P18241

CONTRACT NO:

DATE:

08.14.2018

SHEET:

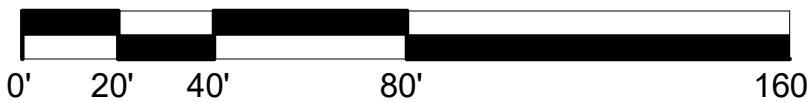
C1.0

PRELIMINARY - NOT FOR CONSTRUCTION



PROPOSED SITE PLAN

1" = 40'-0"



THE LOT DIMENSIONS AND BEARINGS SHOWN ON THIS PLAN ARE INTERPRETED
VALUES. FOLLOW UP INVESTIGATION WITH STATE AND LOCAL AUTHORITIES
AND/OR WITH CERTIFIED SURVEY MAP DATA WHEN AVAILABLE IS REQUIRED.



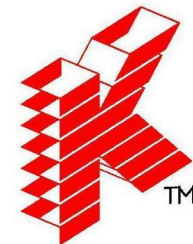
e-WVRC EMERGENCY VET

PEWAUKEE, WISCONSIN



e-WVRC EMERGENCY VET

PEWAUKEE, WISCONSIN



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PROPOSED NEW FACILITY FOR:
e-WVRC EMERGENCY VET
PEWAUKEE, WISCONSIN

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DESIGNER:
C. MANSKE

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EXPEDITOR:

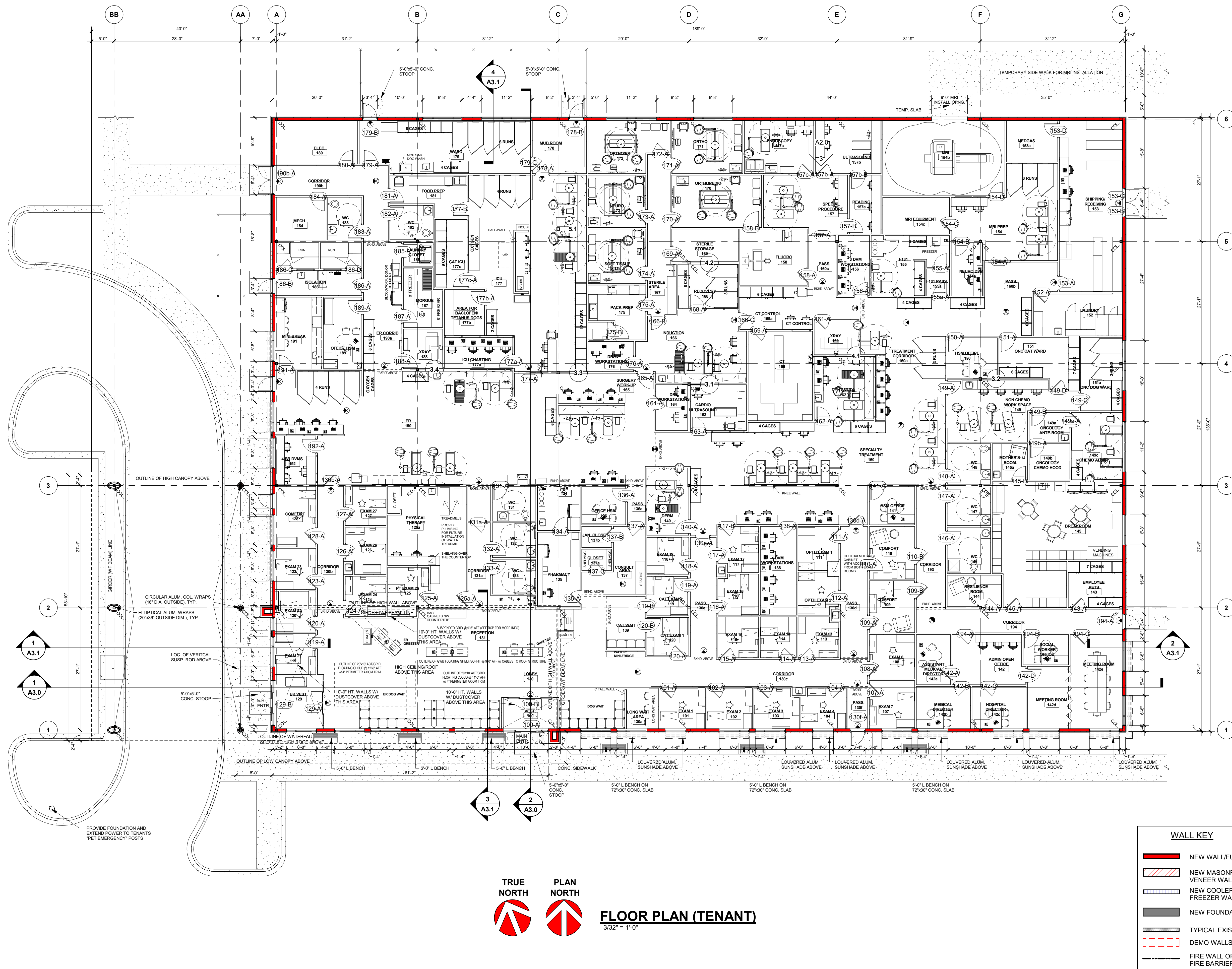
SUPERVISOR:

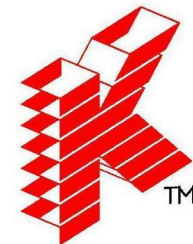
PRELIMINARY NO:
P18241

CONTRACT NO:

DATE:
08.14.2018

SHEET:
A1.1





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PEWAUKEE,

PROPOSED NEW FACILITY FOR:

e-WVRC EMERGENCY VET

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C. MANSKE

DRAWN BY:

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EXPEDITOR:

SUPERVISOR:

PRELIMINARY NO:

P18241

CONTRACT NO:

DATE:

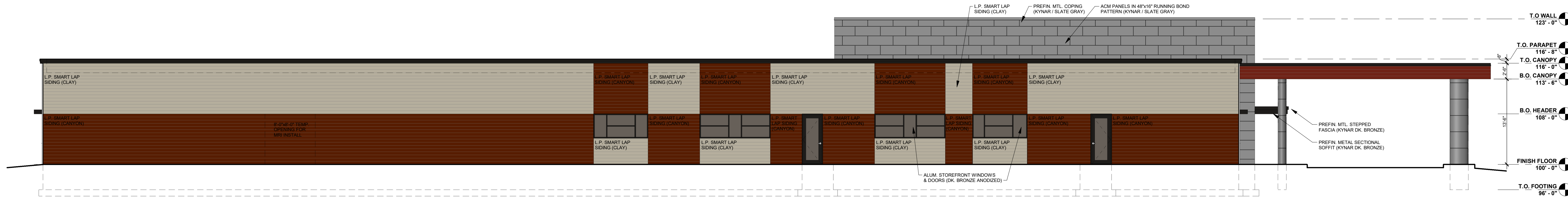
08.14.2018

SHEET:

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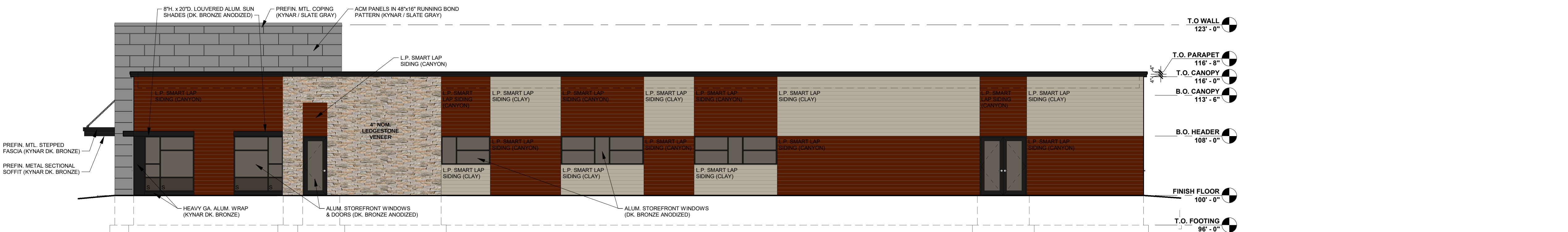
DOOR & WINDOW VALUES

WINDOWS:	U VALUE	0. --
SHGC	0. --	
VT	0. --	
DOORS:	U VALUE	0.37
(SWINGING)		
O.H. DOORS:	U VALUE	0.38
(NON-SWINGING)		
DOORS:	U VALUE	0. --
(90% GLAZING)	SHGC	0. --
	VT	0. --



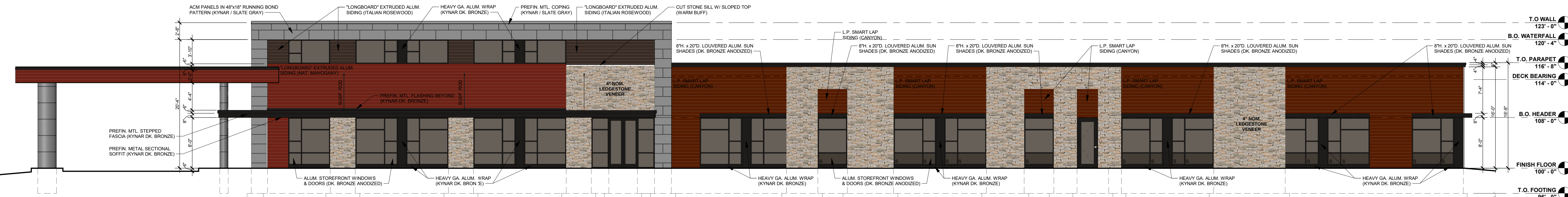
NORTH ELEVATION

1/8" = 1'-0"



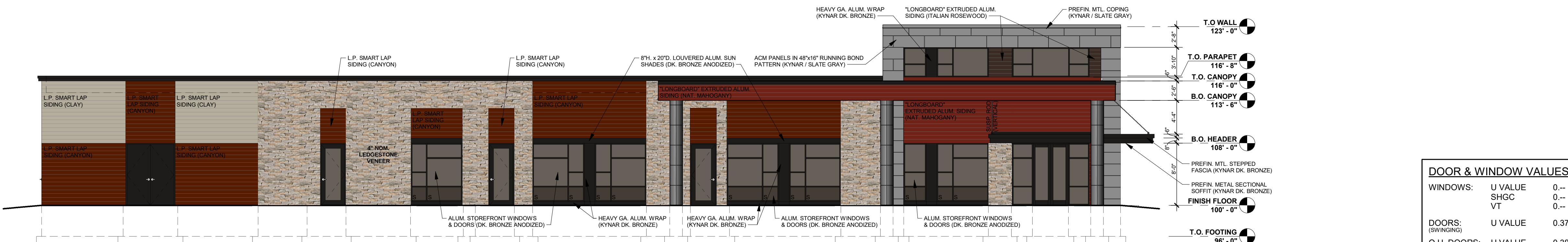
EAST ELEVATION

1/8" = 1'-0"



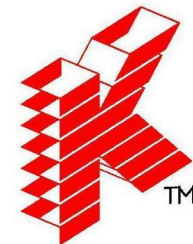
SOUTH ELEVATION

1/8" = 1'-0"



WEST ELEVATION

1/8" = 1'-0"



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WISCONSIN

PEWAUKEE,

PROPOSED NEW FACILITY FOR:

e-WVRC EMERGENCY VET

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PRELIMINARY - NOT FOR CONSTRUCTION

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PROJECT MANAGER:

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DRAWN BY:

I. HAUN

EXPEDITOR:

SUPERVISOR:

PRELIMINARY NO:

P18241

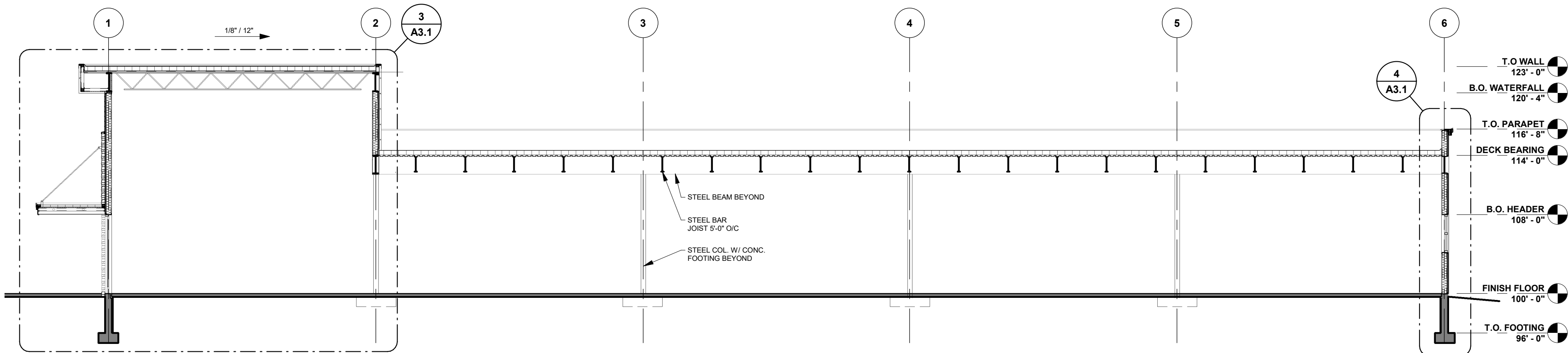
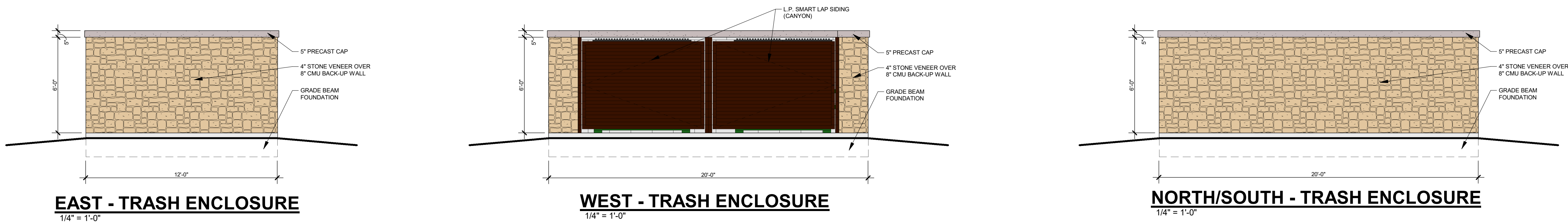
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DATE:

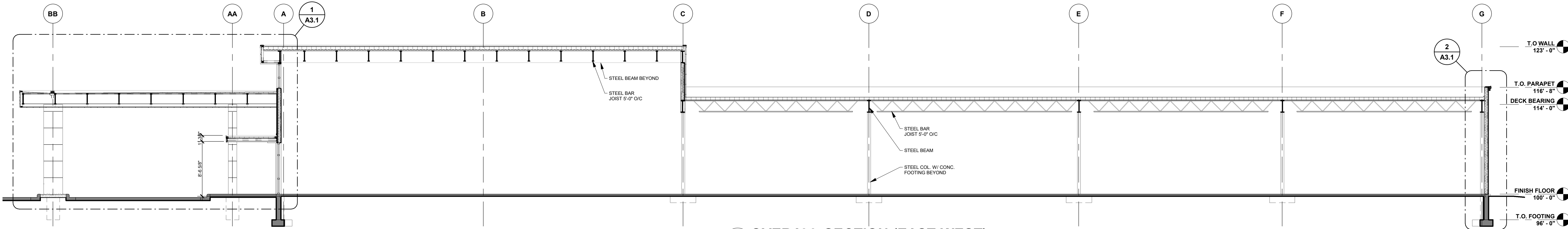
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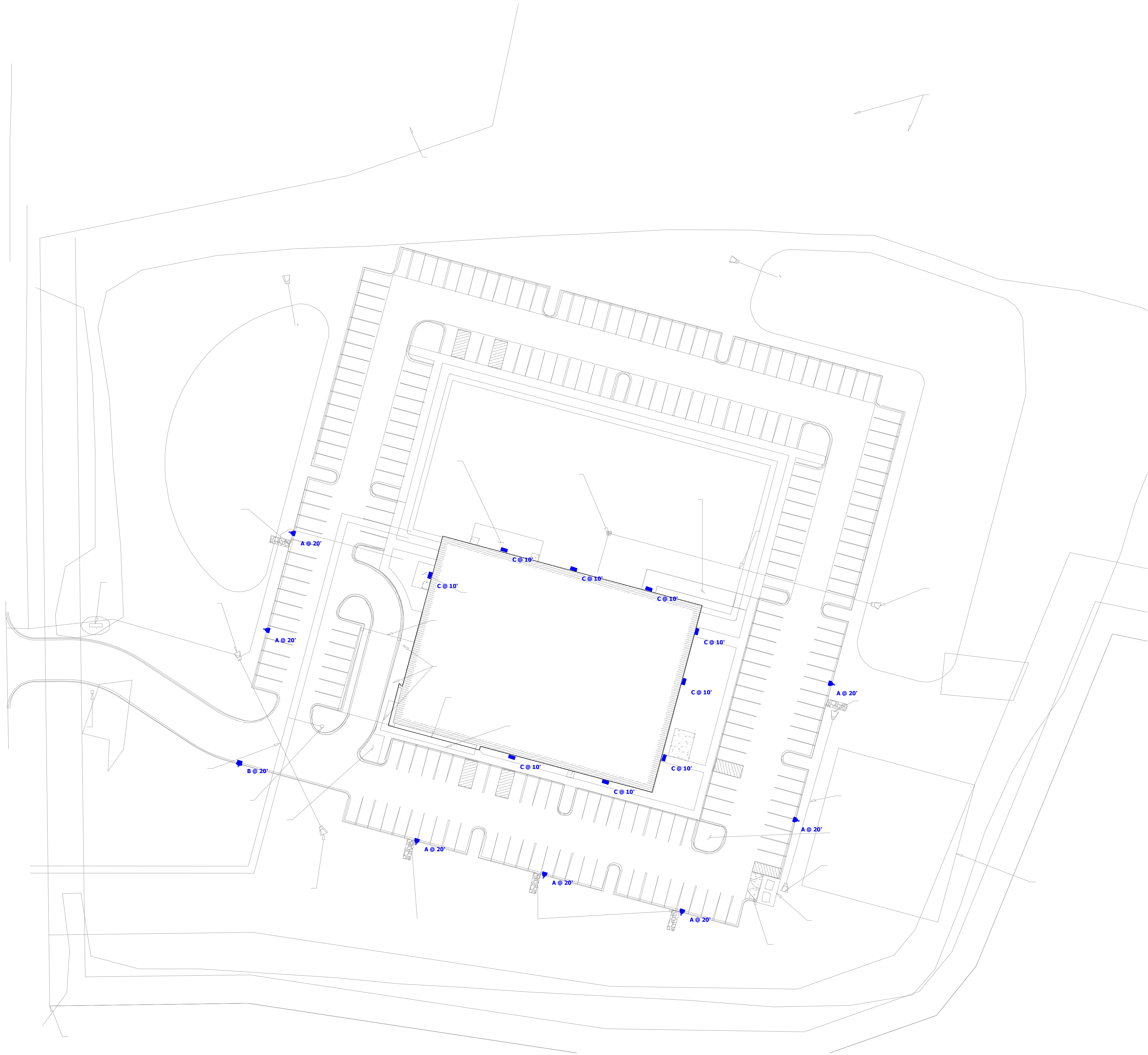
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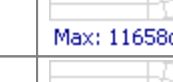
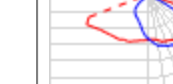
2 OVERALL SECTION (NORTH-SOUTH)
A3.0 1/8" = 1'-0"



1 OVERALL SECTION (EAST-WEST)
A3.0 1/8" = 1'-0"



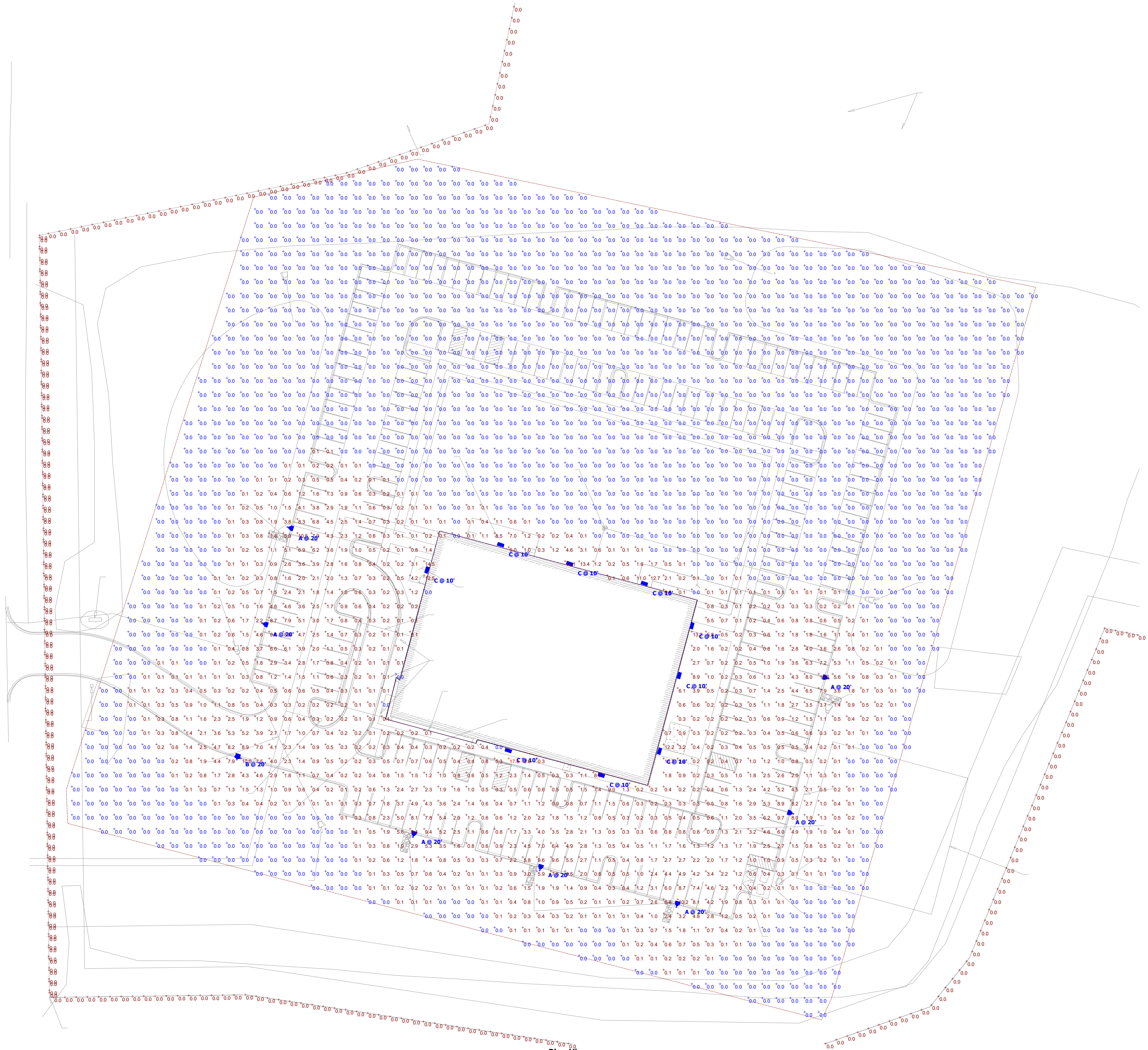
Plan View
Scale - 1" = 40ft

Schedule											
Symbol	Label	Image	QTY	Manufacturer	Catalog	Description	Number Lamps	Lamp Output	LLF	Input Power	Polar Plot
	A		7	OPTEC LED LIGHTING	OLA1-150-UNV-40-4	LED AREA SERIES SMALL 150W 4000K TYPE 4	1	19635	0.83	149.97	 Max: 11658cd
			1	OPTEC LED LIGHTING	OLA1-150-UNV-40-3	LED AREA SERIES SMALL 150W 4000K TYPE 3	1	21015	0.83	150	 Max: 10500cd
	B		9	OPTEC LED LIGHTING	OLWP3L-050-1200-UNV-40-4	LED WALLPACK SERIES 3 / LARGE	1	5149	0.83	47.8	 Max: 4545cd

*No alternates allowed without prior approval from lighting designer and engineer of record.

All light levels are approximate.
Values will vary due to actual LED/driver combinations, reflectances (currently set at 80/50/20), environmental conditions, and obstructions.
Calculations are based on our interpretation of information provided to us.
This design remains the property of Spectrum Lighting and may not be altered without written permission.





Plan View
Scale - 1" = 40ft

Schedule										
Symbol	Label	Image	QTY	Manufacturer	Catalog	Description	Number Lamps	Lamp Output	LLF	Input Power
	A		7	OPTEC LED LIGHTING	OLA1-150-UNV-40-4	LED AREA SERIES SMALL 150W 4000K TYPE 4	1	19635	0.83	149.97
	B		1	OPTEC LED LIGHTING	OLA1-150-UNV-40-3	LED AREA SERIES SMALL 150W 4000K TYPE 3	1	21015	0.83	150
	C		9	OPTEC LED LIGHTING	OLWP3L-050-1200-UNV-40-4	LED WALLPACK SERIES 3 / LARGE	1	5149	0.83	47.8

*No alternates allowed without prior approval from lighting designer and engineer of record.

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Property Line	+	0.0 fc	0.0 fc	0.0 fc	N/A	N/A
General Lighting	+	0.6 fc	17.8 fc	0.0 fc	N/A	N/A



WVRC Emergency Vet
Pewaukee, WI

All light levels are approximate.
Values will vary due to actual LED/driver combinations, reflectances (currently set at 80/50/20), environmental conditions, and obstructions.
Calculations are based on our interpretation of information provided to us.
This design remains the property of Spectrum Lighting and may not be altered without written permission.



Designer
BGG
Date
07/31/2023
Scale
1" = 40'-0"
Drawing No.
Summary

Area Series (Small)

The OLA1 Small Series is a stylish aerodynamic area luminaire that fits within today's accepted design form factors. Excellent optical performance is achieved with Nichia brand LEDs and engineered discrete optics. LED life is assured through efficient thermal coupling and dissipation via a durable, pressure die cast, low-copper alloy, aluminum housing. Engineered to last, all gaskets are anti-UV, anti-aging with no harmful out-gassing. All models come standard with a universal pole mount bracket or an optional wall surface box. Luminaires are available with a number of options including alternate CCT choices, finishes, photocells and occupancy sensors.

FEATURES

- LED Brand: Nichia
- Color Temperatures: 4000K & 5000K (Other CCT's are available upon request)
- CR: 70
- Lumen Maintenance: L70 = 50,000 hours
- Full Cutoff (meets IDA criteria)
- Operating Temperature: -40° (-40° F) to 40° C (104° F)
- Durable All Aluminum Pressure Die Cast Housing
- Powder Coat Finish
- Salt Fog Tested to 2500 hours / per ASTM B117
- IP65 Rated (wet listed / NEMA IEC 60529)
- Mounting: Universal Round or Square Pole, Wall Surface Box

ELECTRICAL SPECIFICATIONS

- Power Input: 120-277V (347-480V Optional)
- Power Factor: > 0.95
- THD: < 15%
- Surge Protection: 20 kV
- Control Options: 0-10V Dimming standard (Photocell and Occupancy Sensors Optional)

TESTS & CERTIFICATIONS

- ETL (UL 1598, UL 8750, NEMA C82.77)
- CSA (C22.2 No.250.0)
- RoHS Compliant
- Design Lights Consortium (Premium)
- 3G Vibration tested (ANSI C136.31)

WARRANTY

- 10-Year Warranty (parts or replacement)

PERFORMANCE SPECIFICATIONS

Distribution	Model / Wattage	Lumens		Beam Angle	B	U	G
		4000K	5000K				
Type 2	OLA1-080	10,801	10,960	3 *	0	1	
	OLA1-120	15,840	16,200	3 *	0	2	
	OLA1-150	19,800	20,250	3 *	0	2	
Type 3	OLA1-080	11,600	11,760	2 *	0	2	
	OLA1-120	16,561	16,900	3 *	0	2	
	OLA1-150	20,549	21,000	3 *	0	2	
Type 3L	OLA1-080	10,799	10,960	3 *	0	3	
	OLA1-120	15,960	16,199	3 *	0	3	
	OLA1-150	19,800	20,249	4 *	0	3	
Type 3R	OLA1-080	10,799	10,960	3 *	0	3	
	OLA1-120	15,960	16,198	3 *	0	3	
	OLA1-150	19,800	20,250	4 *	0	3	
Type 4	OLA1-080	10,596	10,794	2 *	0	2	
	OLA1-120	15,472	15,712	2 *	0	2	
	OLA1-150	19,349	19,589	3 *	0	2	
Type 4L	OLA1-080	10,800	10,960	3 *	0	3	
	OLA1-120	16,080	16,320	3 *	0	3	
	OLA1-150	19,800	20,250	4 *	0	4	
Type 4R	OLA1-080	10,800	10,960	3 *	0	3	
	OLA1-120	16,080	16,320	3 *	0	3	
	OLA1-150	19,781	20,250	4 *	0	4	
Type 5	OLA1-080	10,032	10,185	4	0	3	
	OLA1-120	15,049	15,278	4	0	3	
	OLA1-150	18,811	19,097	5	0	4	

* Backlight = 1 when BC (Backlight Control System) is applied.

Voltage (V)	Current (A)		Power (W)	Efficacy (lm/W)
	120V	150W		
120	0.67	1.00	1.25	
208	0.38	0.58	0.72	
240	0.33	0.50	0.63	
277	0.29	0.43	0.54	
347	0.23	0.35	0.43	
480	0.17	0.25	0.31	

Optec LED LIGHTING 1700 De Soto Place, Ontario, CA 91761 P: 888-743-5220 optecledighting.com

Area Series (Small)

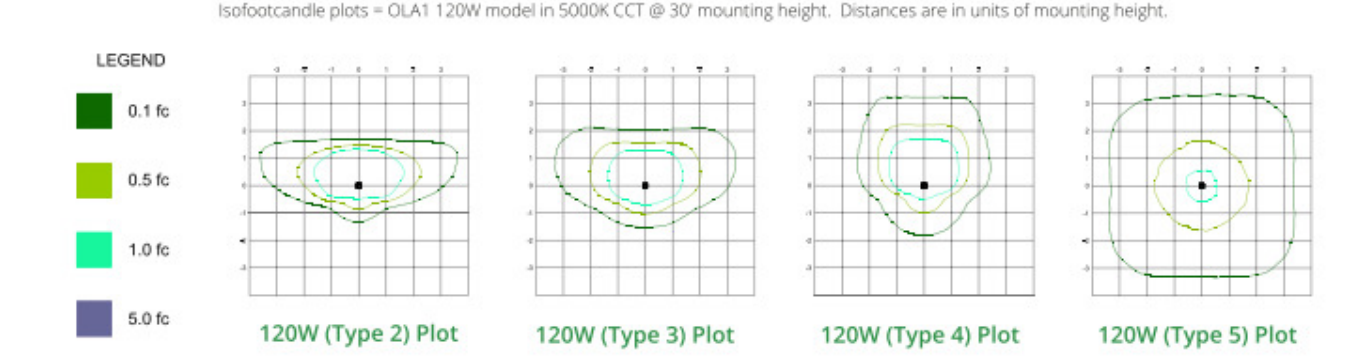
ORDERING INFORMATION

EXAMPLE: OLA1-120-UNVL-50-4-SQ-BZ-PR-TL12

SERIES	WATTAGE	VOLTAGE	COLOR TEMP	DISTRIBUTION	MOUNTING	FINISH	CONTROLS / OPTIONS
OLA1-120	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin
UNVL	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin
UNVL	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin

1- For details, reference accessory data sheet.
2- WM option requires SQ pole mount bracket (ordering example: SQ-WM)
3- Low-voltage (LV) option requires LV surge protector (ordering example: LV-SP)
4- CSA (C22.2 No.250.0)
5- IP65 Rated (wet listed / NEMA IEC 60529)
6- Photocell Mount - 1" or 1.5" (see notes below when specified)

PHOTOMETRIC PERFORMANCE



DIMENSIONS, WEIGHTS & EPA

Wattage	Effective Projected Area (EPA) in ft²		
	80W	120W	150W
Length (inches / mm)	27.52 / 699	27.52 / 699	27.52 / 699
Width (inches / mm)	14.8 / 376	14.8 / 376	14.8 / 376
Height (inches / mm)	7.83 / 199	7.83 / 199	7.83 / 199
Weight (lbs / kg)	19.4 / 8.8	19.4 / 8.9	20 / 9.1

Optec LED LIGHTING 13040 West Lisbon Road, Unit 400, Brookfield, WI 53005 P: 888-743-5220 optecledighting.com

Revised 5/5/21

Area Series (Small)

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FEATURES

- LED Brand: Nichia
- Color Temperatures: 4000K & 5000K (Other CCT's are available upon request)
- CR: 70
- Lumen Maintenance: L70 = 50,000 hours
- Full Cutoff (meets IDA criteria)
- Operating Temperature: -40° (-40° F) to 40° C (104° F)
- Durable All Aluminum Pressure Die Cast Housing
- Powder Coat Finish
- Salt Fog Tested to 2500 hours / per ASTM B117
- IP65 Rated (wet listed / NEMA IEC 60529)
- Mounting: Universal Round or Square Pole, Wall Surface Box

ELECTRICAL SPECIFICATIONS

- Power Input: 120-277V (347-480V Optional)
- Power Factor: > 0.95
- THD: < 15%
- Surge Protection: 20 kV
- Control Options: 0-10V Dimming standard (Photocell and Occupancy Sensors Optional)

TESTS & CERTIFICATIONS

- ETL (UL 1598, UL 8750, NEMA C82.77)
- CSA (C22.2 No.250.0)
- RoHS Compliant
- Design Lights Consortium (Premium)
- 3G Vibration tested (ANSI C136.31)

WARRANTY

- 10-Year Warranty (parts or replacement)

PERFORMANCE SPECIFICATIONS

Distribution	Model / Wattage	Lumens		Beam Angle	B	U	G
		4000K	5000K				
Type 2	OLA1-080	10,801	10,960	3 *	0	1	
	OLA1-120	15,840	16,200	3 *	0	2	
	OLA1-150	19,800	20,250	3 *	0	2	
Type 3	OLA1-080	11,600	11,760	2 *	0	2	
	OLA1-120	16,561	16,900	3 *	0	2	
	OLA1-150	20,549	21,000	3 *	0	2	
Type 3L	OLA1-080	10,799	10,960	3 *	0	3	
	OLA1-120	15,960	16,199	3 *	0	3	
	OLA1-150	19,800	20,249	4 *	0	3	
Type 3R	OLA1-080	10,799	10,960	3 *	0	3	
	OLA1-120	15,960	16,198	3 *	0	3	
	OLA1-150	19,800	20,250	4 *	0	3	
Type 4	OLA1-080	10,596	10,794	2 *	0	2	
	OLA1-120	15,472	15,712	2 *	0	2	
	OLA1-150	19,349	19,589	3 *	0	2	
Type 4L	OLA1-080	10,800	10,960	3 *	0	3	
	OLA1-120	16,080	16,320	3 *	0	3	
	OLA1-150	19,800	20,250	4 *	0	4	
Type 4R	OLA1-080	10,800	10,960	3 *	0	3	
	OLA1-120	16,080	16,320	3 *	0	3	
	OLA1-150	19,781	20,250	4 *	0	4	
Type 5	OLA1-080	10,032	10,185	4	0	3	
	OLA1-120	15,049	15,278	4	0	3	
	OLA1-150	18,811	19,097	5	0	4	

* Backlight = 1 when BC (Backlight Control System) is applied.

Voltage (V)	Current (A)		Power (W)	Efficacy (lm/W)
	80W	120W		
120	0.67	1.00	1.25	
208	0.38	0.58	0.72	
240	0.33	0.50	0.63	
277	0.29	0.43	0.54	
347	0.23	0.35	0.43	
480	0.17	0.25	0.31	

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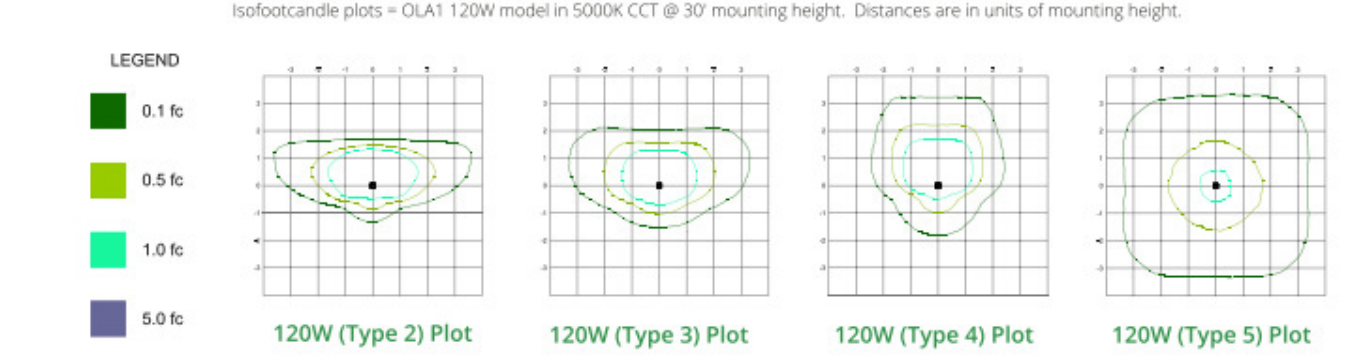
ORDERING INFORMATION

EXAMPLE: OLA1-120-UNVL-50-4-SQ-BZ-PR-TL12

SERIES	WATTAGE	VOLTAGE	COLOR TEMP	DISTRIBUTION	MOUNTING	FINISH	CONTROLS / OPTIONS
OLA1-120	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin
UNVL	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin
UNVL	120 = 120W	UNVL = 120-277V	50 = 5000K	4 = 4°	SQ = Square Pole	BZ = Black Bronze	PR = Photocell Receptacle 5-pin

1- For details, reference accessory data sheet.
2- WM option requires SQ pole mount bracket (ordering example: SQ-WM)
3- Low-voltage (LV) option requires LV surge protector (ordering example: LV-SP)
4- CSA (C22.2 No.250.0)
5- IP65 Rated (wet listed / NEMA IEC 60529)
6- Photocell Mount - 1" or 1.5" (see notes below when specified)

PHOTOMETRIC PERFORMANCE



DIMENSIONS, WEIGHTS & EPA

Wattage	Effective Projected Area (EPA) in ft²		
	80W	120W	150W
Length (inches / mm)	27.52 / 699	27.52 / 699	27.52 / 699
Width (inches / mm)	14.8 / 376	14.8 / 376	14.8 / 376
Height (inches / mm)	7.83 / 199	7.83 / 199	7.83 / 199
Weight (lbs / kg)	19.4 / 8.8	19.4 / 8.9	20 / 9.1

Optec LED LIGHTING 13040 West Lisbon Road, Unit 400, Brookfield, WI 53005 P: 888-743-5220 optecledighting.com

Revised 5/5/21

LED Wallpack Series 3 / Large

The OLWP3L series is a stylish wallpack that fits within today's accepted design form factors. Excellent optical performance is achieved with Luminius Brand COB LED arrays and PC metallized specular reflectors. Luminius arrays are ideal light sources due to low thermal resistance, excellent heat transfer and uniform spreading. Use of 95% efficient tempered glass lenses minimizes light loss. LED life is assured through efficient thermal coupling and dissipation via a durable, pressure die cast, low-copper alloy, aluminum housing. Engineered to last, all gaskets are anti-UV, anti-aging with no harmful out-gassing. Luminaires are available with a number of options including alternate CCT choices, color finishes, photocells and brackets.

FEATURES

- Luminius Brand COB Arrays
- Color Temperature: 4000K & 5000K (other CCT's are available upon request)
- CR: 70
- Lumen Maintenance: L70 = 50,000 hours (at 25° C)
- Full Cutoff (meets IDA criteria)
- Operating Temperature: -40C (-40F) to 40C (104F)
- Durable All Aluminum Pressure Die Cast Housing
- Long Life Durable Powder Coat Finish (custom other RAL colors are available upon request)
- IP65 Rated (wet listed)
- Mounting: Wall Surface (Other mounting options are available.)

ELECTRICAL SPECIFICATIONS

- Power Input: 90-305V (347V & 480V optional)
- Drive Currents: 50W = 1200 mA, 80W = 1875 mA
- Efficacy: 50W = 108.36 lm/W, 80W = 108.82 lm/W
- Power Factor: > 95%
- THD: < 15%
- Surge Protection: 10 kV (optional)
- Control Options: 0-10V Dimming, Button Photocell

TEST & CERTIFICATIONS

- ETL (UL 1598)
- CSA (C22.2 No.250.0)
- RoHS Compliant
- Design Lights Consortium (Standard)

WARRANTY

- 5 - Year warranty (Parts or Replacement)

PERFORMANCE SPECIFICATIONS

Lens Type	Model / Wattage	Lumens	
		4000K	5000K
Type 4	OLWP3L - 050	5,149	5,149
	OLWP3L - 080	8,568	8,568

Optec LED LIGHTING 1700 De Soto Place, Ontario, CA 91761 **888-743-5220** optecledlighting.com

***No alternates allowed without prior approval from lighting designer and engineer of record.**

Page 31 of 44



General:

1. Plans, calculations, and reports submitted for review (including electronic copies) shall be signed, sealed and dated by a registered Professional Engineer licensed in the State of Wisconsin.
2. Submittals must include electronic copies of construction plans, storm water management plan, and any models used during the design process.
3. Provide a copy of all required Wisconsin Department of Natural Resources (WDNR) and Department of Safety and Professional Services (DSPS) permits as they become available.
4. Provide a copy of all required Waukesha County permits prior to acceptance of the construction plans.

Construction Plans:

Sheet C002 – General Notes:

1. Revise General Note #6 to specify that 6 inches of topsoil should be placed. **Done.**
2. Include the “Winter Construction Site Erosion Control” notes from the City of Pewaukee Technical Standards in the construction plans. **Done.**
3. The construction sequence should provide additional details. The sequence should include installation of proposed basins, building construction, placement of pavement, and improvements within CTH J right-of-way. **Construction sequence has been updated to include these details.**
4. Rock excavation and dewatering may be necessary based on soil borings provided. Include notes outlining how these activities will take place if bedrock or groundwater is encountered. **Note #13 outlines procedure for dewatering, if necessary.**
5. Installation of the proposed entrance will require impacts to the existing roadway. Include details and notes outlining how paving and curb placement will take place. These need to align with Waukesha County requirements. **General Notes #20 states the requirements for work within the existing roadway.**
6. Include a note specifying that all slopes 4:1 or steeper must be stabilized with erosion control mat. **Done, see General Notes #18.**
7. Include a note specifying that the contractor is responsible for dust control and reference WDNR Technical Standard 1068. **Done, see General Notes #19.**

8. Include working hours for the City of Pewaukee in the general notes. These hours are 7:00 a.m. to 7:00 p.m. on weekdays. Work can only be performed on weekends or holidays with prior approval. Working hours for weekends/holidays are 8:00 a.m. to 7:00 p.m. **Done, see General Note #21.**

Sheet C101 – Site Plan:

1. The proposed entrance exceeds the maximum allowable width. Proposed commercial or industrial entrances shall not exceed 30 feet at the right-of-way and 36 feet at the roadway. **Dimensions have been added to the plan. Driveway entrance has been changed and is now 36' wide. Grading has been updated to reflect these changes.**
2. The site plan shows the future outline for this site to expand the proposed building. If this expansion were to take place, the proposed storm sewer would be below the building. Provide a note describing changes to the storm sewer which would be required if the future building expansion occurs. **Notes added to site plan sheet detailing the removal of storm sewer under the future addition.**
3. A concrete curb cut will be required along the east curb line near the proposed septic field (See Sheet C102 comments). **Low point and corresponding curb cut has been added to the plans.**
4. Identify that improvements within the CTH J right-of-way will be included in this project. **A note has been added to see sheet C404 for all CTH J improvements.**
5. Provide a wetland delineation report for mapped wetlands identified on the parcel. **Wetland delineation map included in submittal.**
6. Provide a table on this sheet showing the impervious area, pervious area, and ratio for the existing, proposed, and future conditions. **Table has been added to the site plan.**
7. The proposed site plan includes a septic field in the design. The City anticipates construction within the Sherwood Forest Subdivision, which will likely include a sanitary sewer extension within Kings Drive. This parcel abuts Kings Drive and would likely have a special assessment levied for the roadway and utility construction. Additionally, the parcel would be required to connect to the City's sanitary sewer system within 15 years following construction completion. **Septic field to be designed by others. Future sanitary service will be considered during design of septic field system.**

Sheet C102 – Grading Plan:

1. Adequate spacing is not provided between the back of the trash enclosure and the proposed 15-inch FES. The culvert pipe should be shifted to provide space, or the steep slope should be appropriately armored. **Culvert has been moved north away from the trash enclosure and the swale has been extended in turn to ensure proper drainage.**
2. Identify additional building and site linework as future or eliminate from this sheet. Grading shown does not reflect this future linework. **Future site linework has been removed from the grading plan.**
3. Proposed curb and gutter flange grades create a low point in the parking area north of the proposed dumpster enclosure. Revise grades or provide a curb cut at this location. **Grading has been updated to create a low point with a corresponding curb cut.**

4. Proposed curb and gutter flange grades near the parking at the front entrance are flat or back-pitched. Revise grades in this location to drain towards basin #1 as intended. **Grading has been updated so that parking stalls flow towards Basin #1.**
5. The slope of the southeast swale is less than 1 percent upstream and downstream of the proposed culvert. Revise this swale to have a minimum 1 percent slope. **Swale has been revised to have a 1 percent slope.**

Sheet C103 – Erosion Control Plan

1. Specify a location for the proposed tracking pad. **Stone tracking pad has been added to the plan.**
2. Show installation of riprap downstream of culverts and pond outlets on all sheets. **Rip rap has been added to all sheets.**
3. Show existing contours on erosion control plan. **Existing contours have been added to the plan.**
4. Include ditch checks along proposed swales including areas of concentrated flow created at toe of proposed slope. Ditch checks should also be installed upstream of all culverts. **Ditch checks have been added to all swales and culverts at appropriate intervals.**
5. Specify inlet protection type to be used. Type A should be used for all structures outside of the pavement, while type D should be used for all structures within the pavement. **Inlet protections type has been specified on the plans.**
6. Work is proposed within CTH J. Inlet protection should be included in storm structures immediately downstream from these improvements. **Inlet protection has been added to both inlets directly downstream from the proposed work.**
7. Silt fence should be extended to encompass proposed slopes leading out of the disturbance limits. **Silt fence has been extended to encompass slopes.**
8. Include dewatering notes and applicable details to the construction plans. **See General Note #13 on sheet C002.**

Sheet C401 – Pond Details – Basin #1:

1. Show 1-year, 2-year, 10-year, and 100-year storm elevations for the proposed basin in the cross section. **Storm elevations have been added to cross section.**
2. Show riprap at the proposed basin outlet pipe. **Rip Rap shown at outlet pipe and called out in plan view.**
3. Identify the emergency spillway in the plan view of the Basin #1 detail. The current contours shown do not reflect the 10-foot minimum emergency spillway width. **Emergency spillway has been updated to be 20' long and 10' wide.**
4. Specify the clay liner requirements. Include that the liner must be placed to the 10-year storm elevation. **Clay liner notes have been added to the basin detail sheets.**
5. Specify how and when the proposed basin will be stabilized. **Stabilization notes have been added to the plan sheets and erosion control notes.**
6. Include anti-seep collars on the Basin #1 outlet pipe. **Anti-seep collar detail added and called out on pond detail plan view.**
7. Show the contours for the proposed top of safety shelf and bottom of safety shelf. **Safety shelf called out in plan view and contours labeled.**

8. Include a trash grate on the proposed 4-inch orifice. **Trash grate included in outlet structure detail.**

Sheet C402 – Pond Details – Basin #2:

1. Show 1-year, 2-year, 10-year, and 100-year storm elevations for the proposed basin in the cross section. **Storm elevations have been added to cross section.**
2. Show riprap at the proposed basin outlet pipe. **Rip Rap shown at outlet pipe and called out in plan view.**
3. Identify the emergency spillway in the plan view of the Basin #2 detail. The current contours shown do not reflect the 10-foot minimum emergency spillway width. **Emergency spillway called out and has a length of 20' and a width of 10'.**
4. Specify the clay liner requirements. Include that the liner must be placed to the 10-year storm elevation. **Clay liner notes have been added to the basin detail sheets.**
5. Specify how and when the proposed basin will be stabilized. **Stabilization notes have been added to the plan sheets and erosion control notes.**
6. Include anti-seep collars on the Basin #2 outlet pipe. **Anti-seep collar detail added and called out on pond detail plan view.**
7. Show the contours for the proposed top of safety shelf and bottom of safety shelf. **Safety shelf called out in plan view and contours labeled.**
8. Include a trash grate on the proposed 4-inch orifice. **Trash grate included in outlet structure detail.**

Sheet C404 – Intersection Detail:

1. Asphalt pavement structure for the existing roadway would typically be 5 HT 58-28S surface course and 3 HT 58-28S binder course. This pavement structure must conform to Waukesha County requirements. **Pavement structure has been updated.**
2. All improvements within CTH J shall be approved by Waukesha County. Required permits must be included prior to construction plan approval. **Permit is included in submittal package.**

Sheet C501 – Construction Details:

1. Show the location and details for the proposed concrete washout on site. **Concrete washout has been added to sheet C103, and a detail has been added to sheet C503.**
2. Revise inlet protection detail to show type A and type D inlet protection. All inlet protection placed on site should be type A or type D. **Inlet protections details for type A and D have been added to sheet C501.**
3. Include a detail for the proposed orifice trash grate. **Detail has been added to sheet C503.**
4. Revise the end section and riprap detail to show placement of medium riprap following the flared end section. **Detail has been updated from light riprap to medium riprap.**

Sheet C502 – Construction Details:

1. A concrete apron should be included behind the proposed curb cuts to prevent undercutting of the curb and gutter.

2. A detail for a 4-inch underdrain is included on the sheet. Where is this underdrain intended to be installed? **There is not a 4-inch underdrain in the plans, the detail has been removed from the plans.**

Stormwater Management Plan

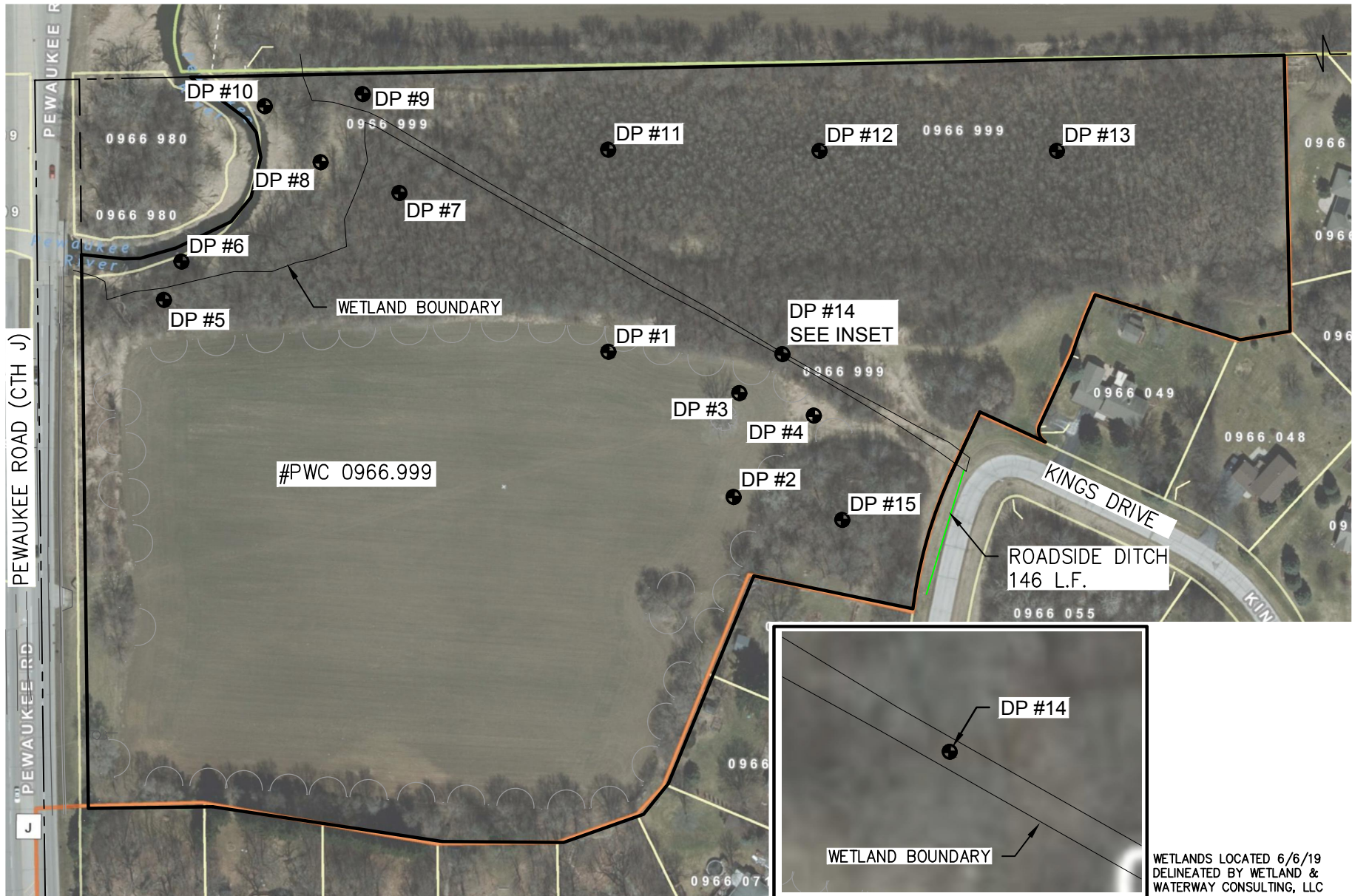
1. The following items were omitted from this submittal and need to be included with any future submittals:
 - a. Electronic copies of any modeling files. **We will include in submittal.**
 - b. Draft Stormwater Maintenance Agreement. **We will include in submittal.**
 - c. Emergency spillway calculations showing the spillways can convey the 100-year undetained flow to their respective basin. **We will include in submittal.**
 - d. WDNR permits and calculations. **We will apply for NOI and submit when we receive it.**
2. Revise the reference in the Analysis Methods from "Walworth County" to "Waukesha County". **Updated reference to Waukesha County.**
3. Revise the design rainfall values shown in Table 1 to match rainfall values in the City of Pewaukee Technical Standards. **Table 1 has been updated to match City of Pewaukee Technical standards.**
4. Submittals must include a scalable pre-development conditions exhibit, which shows all watersheds and watershed information, all time of concentration lines and data, and any other information pertinent to the proposed conditions modeling. **Exhibit has been included in updated SWMP.**
5. Submittals must include a scalable proposed conditions exhibit which shows all watersheds and watershed information, all time of concentration lines and data, and any other information pertinent to the proposed conditions modeling. **Exhibit has been included in updated SWMP.**
6. Revise the area analyzed for the HydroCAD modeling to include the entire parcel and any off-site drainage contributing to the parcel. WinSLAMM modeling should include the area of disturbance and any off-site drainage. Off-site drainage can be included in the WinSLAMM model with zero contaminants loading. **Updated HydroCAD and WinSLAMM models to match. This way there is a direct comparison/similarity to the peak flow data and water quality data.**
7. Limit the length of sheet flow to 100 feet in any time of concentration calculations. **Sheet flow has been limited to 100 feet maximum.**
8. Revise the Basin #1 and Basin #2 geometry to provide 1-foot of freeboard between the 100-year storm elevation in the basins and the emergency spillway, as outlined in the City of Pewaukee Technical Standards. **1' of freeboard has been achieved in both basins.**
9. Revise the width of emergency spillways shown in plan view to provide a minimum width of 10 feet. Slopes between the top of the berm and emergency spillway shall be a maximum slope of 4:1. The gap between top of berms contours shall be a minimum of 18 feet to account for the spillway width and slopes. **Emergency spillways have been updated to be 20' long and 10' wide.**
10. Revise the proposed drainage areas to accurately reflect proposed grading. Multiple areas of proposed grading will not drain to either stormwater Best Management Practice (BMP). The HydroCAD and WinSLAMM should be revised to include the revised drainage areas. Additionally,

off-site drainage areas should be included as separate drainage areas. **Updated proposed drainage areas to include undetained areas as part of the model.**

11. Include an image in the WinSLAMM modeling results of the routing used within the WinSLAMM program. **WinSLAMM routing diagram included in updated SWMP.**
12. Provide an exhibit showing only the drainage areas included in the WinSLAMM modeling, as it will likely be different from the proposed drainage areas used for the HydroCAD modeling. **Updated HydroCAD and WinSLAMM models to match. This way there is a direct comparison/similarity to the peak flow data and water quality data.**
13. Revise the Basin #1 sharp-crested weir height and length to match the proposed design. **Updated emergency spillway designs to match the plan.**
14. Revise the Basin #2 sharp-crested weir height and length to match the proposed design. **Updated emergency spillway designs to match the plan.**
15. The report indicates that infiltration is not incorporated into the design due to shallow bedrock and the Hydraulic Soil Group of soils present onsite. Borings do not appear to indicate bedrock would hinder installation of infiltration practices. Filtering layers can be utilized if necessary. If a Maximum Extent Practicable (MEP) request is being made, the design team must complete the site evaluation process outlined in WDNR Technical Standard 1002, preferably utilizing a double-ring infiltrometer. Future submittals will need to include completed DSPS SBD-10793 forms and other documentation to support the MEP request. If a MEP request is granted, the site would still be required to implement vegetated swales or buffer strips to encourage infiltration on site. Historically silty clayey soils as described in the exiting soil borings are not conducive of infiltration. **We will be submitting for an NOI and the wDNR is likely to give us an exemption on infiltration requirements due to the soil complex. We will follow up with wDNR coordination.**
16. The 10-year storm peak elevation in Basin #1 is 843.91 and the downstream invert of the culvert leading to this basin is 842.95. Capacity calculations for this culvert must include a tailwater condition. **Tailwater condition will be considered in calculation.**

WETLAND EXHIBIT

TOTAL PROJECT AREA = 18.59 ACRES
TOTAL ACREAGE OF WETLANDS = 39,565 S.F.



WETLANDS LOCATED 6/6/19
DELINEATED BY WETLAND &
WATERWAY CONSULTING, LLC

19.0004
6/26/19
NOT TO SCALE

WAUKESHA COUNTY DEPARTMENT OF PUBLIC WORKS

PERMIT NO. A2019-29

PERMIT FOR MINOR ALTERATIONS ALONG COUNTY TRUNK HIGHWAYS
PERMIT TO CONSTRUCT PRIVATE ACCESS OR PUBLIC ROAD ENTRANCE
PERMIT TO EXCAVATE AND/OR FILL ON HIGHWAY RIGHT OF WAY

Name and Address of Permittee

WVRC Veterinary Referral Center
360 Bluemound Road
Waukesha, WI 53188

Purpose of Proposed Work

Private driveway access for a Veterinary Center

County Trunk Highway J

Location

NW 1/4 Sec. 26

T 7 N

R 19 E

Pipe Size for Private or Public Road Access

Permit Expiration Date 11/1/2019

Diameter: in. X in. Length: ft.

Apron Endwalls Required: No

Detailed Description of Work and/or Special Conditions

Construct access in accordance with the permit stipulations listed below as well as those on the attached conditions.

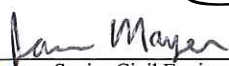
The proposed work has been inspected by a representative of the Waukesha County Department of Public Works, as provided by Section 86.07 (2) Wisconsin Statutes. A Permit therefore is granted, subject to the following conditions and any attached hereto.

1. Payment of the permit fee in the amount of \$820.00 Permit approved date: 6/11/2019
2. The roadway shall be kept open for traffic on a minimum of one (1) lane in each direction at all times. There shall be no interference with traffic due to the placing of excavated material or machinery on the lanes kept open for traffic. Should such work be necessary, proper barricades, signs, lights, and flagmen shall be provided and maintained at all locations where construction and maintenance work interferes with the normal traffic use of the highway. All marking and signing provided for traffic control shall conform to the standards and specifications of the current use of the Manual of Uniform Control Devices, Part VI, Construction and Maintenance.
3. The Applicant, his successors or assigns, AGREES TO HOLD HARMLESS the County of Waukesha and its duly appointed agents and employees against any action for personal injury or property damage sustained by reason or exercise of this permit.
4. Any work performed by reason or exercise of this permit must comply with all Wisconsin laws and regulations as well as with all provisions of the Waukesha County Ordinance 146 56, as amended.
5. The entire cost of constructing, maintaining, removing, altering, or replacing the facility installed under this permit shall be the sole responsibility of the Applicant, his successors or assigns. The Department of Public Works does not assume any responsibility for the removal of clearance of snow, ice, or sleet of the opening of windrows of such material, upon any portion of any access point along any county trunk highway, even though snow, ice, or sleet, is deposited windrowed on said access point by its authorized representatives engaged in normal winter maintenance operations.
6. The Department of Public Works reserves the right to make such changes, additions and relocations with the statutory limits on the right of way as it may at any time be considered necessary to permit the relocation, reconstruction, widening, and maintaining of the highway, or to provide protection to life and properties along the highway.
7. All damages to the highway shall be repaired, including the roadway surface, shoulders, slopes, ditches, and so on, and shall further be restored to the equivalent of the original condition and accepted by the Director. The cost and expense of this work shall be the sole responsibility of the Applicant, his successor or assigns, for a period of two (2) years from the date of completion.
8. All disturbed areas within the highway right of way shall receive a minimum of four (4) inches of topsoil and shall be seeded (or sodded), fertilized, and mulched. Seed and fertilizer shall be applied at a rate of (2) pounds and ten (10) pounds per 1000 square feet respectively.
9. The slope of the driveway or public road shall be at least inches below the elevation of the edge of the pavement at a distance of feet away from it.

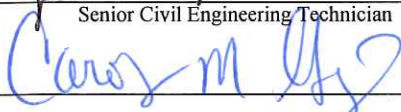
The Department of Public Works shall have access to the work at all times for the purpose of inspection. The completed work, including all highway restorations, shall be acceptable to the director or authorized representative.

Signature of Owner/Developer: 

Date: 6/14/19

Approved: 
Senior Civil Engineering Technician

Date: 6-11-19

Approved: 

Date: 6/11/19

THE APPLICABLE CONDITIONS FOR THIS PERMIT ARE MARKED WITHIN THE APPROPRIATE PARENTHESES.

COMMERCIAL/INDUSTRIAL/INSTITUTIONAL DRIVEWAYS

- (X) The driveway and approaches shall be constructed in accordance with the submitted plan prepared by Lynch & Associates
- (X) The existing concrete curb and gutter shall be saw cut and removed to the next nearest joint outside of the actual required work limits. New concrete curb and gutter shall be placed in accordance with the attached details to form the new driveway approach. Felt expansion joint material, 3/4-inch, shall be placed at each end of the work limits. The contractor shall call the superintendent named below for an inspection of the installation.

	Superintendent	Telephone No.
()	Rick Gillis	262 424-9008
()	Neal Fjerstad	262 424-9006
()	Hans Guderyon	262 424-9003
(X)	Dave Heil	262 424-9004

If the superintendent cannot be reached by the direct numbers listed above, the applicant may call the dispatcher at the Waukesha County Department of Public Works Main Shop at 548-7736 and leave a message for the superintendent to contact the permittee.

TRAFFIC CONTROL

- (X) Traffic control for all work within the right of way of the County Trunk Highway shall be in accordance with the current State of Wisconsin Manual of Uniform Traffic Control Devices.
- (X) All barricades, traffic control drums, and cones used for traffic control during nighttime operations or that are necessary to remain in place during hours of darkness shall be reflectorized.
- (X) Through traffic shall be maintained over at least one (1) lane at all times during the construction operations allowed under this permit. Multi-lane roadways shall be required to have at least one (1) lane in each direction open to through traffic at all times. During non-working hours, all normal traffic lanes must be open to through traffic.
- (X) The applicant shall construct the intersection of the County Trunk Highway and the commercial drive as shown on the submitted plan.
- () The applicant shall construct a bypass lane for the proposed driveway as shown on the attached plan.
- (X) The applicant shall construct a left turn intersection at the intersection of the County Trunk Highway and the subdivision road as shown on the submitted plan.
- (X) The applicant may substitute the type of concrete curb and gutter to be used in the interior parking lot system of the development for the concrete curb and gutter, 36-inch, Type D specified on the intersection construction detail.

PAVEMENT PLACEMENT

- (X) All existing pavements to be removed shall be full-depth saw cut prior to removal.
- (X) All existing pavement markings to be removed shall be done by water blasting. Grinding is not accepted.
- (X) All damaged, settled, or removed sections of concrete curb or concrete curb and gutter shall be replaced in accordance with the attached standard detail. At the beginning and ending points of the sections to be replaced, 3/4-inch expansion joint material shall be used.
- (X) All construction within the right of way of the County Trunk Highway through the radius returns of the new intersection shall consist of a minimum of 6 inches of asphaltic concrete pavement on a base of 12 inches of crushed aggregate base course.
- (X) All existing pavement markings that are disturbed by the construction operations shall be restored or replaced in kind. In the case of a partial reconstruction of the county trunk highway, the applicant or the engineering firm responsible for the preparation of the construction plans shall prepare a pavement-marking plan for the re-establishment of the proper pavement markings.

TYPICAL SECTION

- (X) The proposed work for the intersection and bypass lane shall match the existing typical section of the County Trunk Highway.
- () The proposed work for the partial reconstruction of the County Trunk Highway and/or the intersection shall have the following typical section:

Item	Dimension / Slope
(X) Lane width	12'
(X) Shoulder width	3'
(X) Foreslope grade	4 : 1
(X) Ditch slope	6 : 1
(X) Ditch width	6'
(X) Backslope grade	4 : 1, 2-1/2 : 1 max.
(X) Terrace width behind curb	5'
(X) Terrace slope	+ 0.04 ft./ft.

RESTORATION

- (X) Any damaged pavement cause during construction shall be repaired by the applicant. All existing pavements to be removed shall be full-depth saw cut prior to removal.
- (X) The applicant or their contractor shall take measures to ensure that the roadway pavement is kept clean of mud, dirt, or stones caused by trucking operations during construction.
- (X) The gravel shoulder along the county highway shall be restored in kind with crushed aggregate base course if disturbed during construction.
- (X) All existing drainage patterns must be maintained and restored if disturbed by construction operations.
- (X) All grassed areas shall be replaced with a minimum of four (4) inches of topsoil, seed, fertilizer, and mulch.

- (X) To protect the ditches to be constructed under this permit, the applicant shall use one or more of the following methods of restoration and erosion control:
- (X) Minimum width of 8 feet of excelsior erosion mat in ditch bottom and backslope
 - () Minimum width of 8 feet of reinforced sod
 - () Minimum width of 8 feet of riprap with Type R geotextile fabric

ADDITIONAL WORK

- (X) The applicant shall obtain all required State, County, and Municipal erosion control permits.
- (X) The applicant shall ensure that proper erosion control measures are implemented at all times before, during, and after construction activities until all disturbed areas have achieved sustained growth.
- (X) The applicant's construction engineer shall not deviate from the approved plan without the Waukesha County Department of Public Work's consent.
- (X) The applicant shall repair and/or replace any pipe underdrain that is damaged during construction of the new driveway.
- (X) Granular backfill is required for all storm sewer excavation and backfill.

TAX KEY NUMBER(S)	CONDITIONAL USE
OR PARCEL(S) INVOLVED:	PERMIT:
	NO. CUP-23-8-1

LEGAL DESCRIPTION:

PERSON(S), AGENT(S) OR CORPORATION(S) PETITIONING FOR PERMIT:

City of Pewaukee
W240N3065 Pewaukee Rd
Pewaukee, WI 53072

1. The applicant shall provide a final set of updated plans to reflect the B-4 District development standards.
2. Approval of the project is subject to final grading, erosion control and storm water management plans and shall be approved by the Engineering Department prior to any land disturbance.
3. The drive that serves the future parking areas and building addition shall be paved at the time the addition is approved and permitted by the City.
4. The development shall be contingent upon Waukesha County approval of the proposed access location on Pewaukee Road (CTH J).
5. The property owner shall be required to connect to public sanitary sewer facilities as soon as they become available and shall not object to the connection or any related sewer extension assessments.
6. The Landscape Plan shall be revised to contain a third variety of evergreen tree. It is also recommended that the proposed Norway Maple trees be replaced with a native species.
7. The light poles shall have a maximum height of 15-feet with a 3-foot base and lights will be dimmed to 50% at 9:00 p.m.

The parties hereto, namely the City of Pewaukee and the Equitable Owner of the property for which this conditional use has been sought, set their signatures or the signatures of their representatives below, thereby agreeing to the provisions and conditions set forth in this covenant.

Attest:

Signature of equitable owner

Date

Kelly Tarczewski
City Clerk

Steve Bierce
Mayor, City of Pewaukee

Date

State of Wisconsin
County of Waukesha

Signed or attested before me on _____, 2023 by Steve Bierce, Mayor and Kelly Tarczewski, Clerk.

(Seal)

Ami Hurd
My Commission expires _____

This instrument was drafted by Ami Hurd, Deputy Clerk

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 5.**

DATE: August 21, 2023

DEPARTMENT: PW - Engineering

PROVIDED BY: Magdelene Wagner

SUBJECT:

Discussion and Possible Action to Adopt **Resolution 23-08-10** and the Final Engineers Report for Fox View Court Road Rehabilitation [Wagner].

BACKGROUND:

In 2019, the Fox View Court Rehabilitation was bid, a public hearing was held, and the project was awarded. The construction was completed in 2019. Final close out of the project occurred in 2023. As such, we have completed the Final Engineers Report and Final Resolution for the project.

FINANCIAL IMPACT:

The requested action will finalize and adopt the special assessments and attendant Engineer's Report.

RECOMMENDED MOTION:

Council approve the final engineer's report and the adopt the final resolution.

ATTACHMENTS:

Description

Final Engineers Report

Resolution 23.08.10 Fox View

Final Report of the Engineer
On the Proposed Fox View Court
Pavement Rehabilitation Assessments
In the City of Pewaukee

In accordance with the resolution passed by the City Council of the City of Pewaukee, we herewith submit our report on assessments for the rehabilitation of Fow View Court, curb replacement, and drainage improvements made in the City of Pewaukee. All data shown here is based on final prices.

This report consists of the following Schedules:

- | | |
|---------------|--|
| Schedule “A”: | Summary of options for assessments and related costs. |
| Schedule “B”: | Legal description and map, dated August 2023, of all parcels within the assessment district. |
| Schedule “C”: | Assessment for each parcel affected. |

The properties against which the assessments are proposed are benefited and the improvements constitute an exercise of Police Powers.

Magdelene J. Wagner, P.E.
Director of Public Works/City Engineer
City of Pewaukee
W240N3065 Pewaukee Road
Pewaukee, WI 53072
August 21, 2023

Prepared by:
Brian G. Leightner, P.E.
Civil Engineer
August 1, 2023

Schedule “A” – Fox View Court

The City of Pewaukee completed the pavement rehabilitation of Fox View Court. The improvements consisted of road rehabilitation, curb replacement, drainage improvements, and related facilities.

The cost of the road improvements and 50% of curb repairs has been apportioned to all property owners abutting the street with direct or indirect access. The City of Pewaukee has capped the road and curb assessments to the single-family, duplex residential, and residential condominium properties. All other properties shall pay the full road and curb assessments.

Addresses directly accessed from North Avenue were removed from the assessment roll per a Common Council decision on June 5, 2023.

50% of the curb repairs will be paid by the Storm Water Utility.

Sanitary sewer repairs will be paid by the Sewer Utility.

It is recommended that the costs for improvements in Fox View Court be determined on a unit basis.

UNIT RATE COMPUTATIONS

Road Rehabilitation Unit Rate – Fox View Court

Final Road Reconstruction Costs (see attached breakdown)	\$ 35,005.39
Engineering, Administration, & Contingencies	\$ 11,775.38
Total Final Road Reconstruction Assessable Cost	\$ 46,780.77

$$\frac{\$ 46,780.77}{6 \text{ units}} = \$ 7,796.80/\text{unit}$$

Use \$ 7,796.80/unit as the Road Rehabilitation Unit Rate¹.

¹ A maximum assessment of \$ 2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex, and condominium residential properties.

Curb Replacement Unit Rate – Fox View Court

Final Curb Replacement Costs (see attached breakdown)	\$ 19,272.47
Engineering, Administration, & Contingencies	\$ 6,483.02
Total Final Curb Replacement Assessable Cost	\$ 25,755.49

$$\frac{\$ 25,755.49}{6 \text{ units}} = \$ 4,292.58/\text{unit}$$

Use \$ 4,292.58/unit as the Curb Replacement Unit Rate¹.

Storm Water Management – Fox View Court

Final Drainage Improvement Costs (see attached breakdown)	\$ 15,055.68
Engineering, Administration, & Contingencies	\$ 5,064.54
Total Final Drainage Improvement Costs	\$ 20,120.22

City of Pewaukee Sanitary Sewer Utility

Final Sewer Utility Costs (see attached breakdown)	\$ 805.52
Engineering, Administration, & Contingencies	\$ 270.97
Total Final Sewer Utility Costs	\$ 1,076.49

COST SUMMARY

Cost Summary

Total Project Costs	\$ 93,732.98
Total Fox View Ct Road Assessable Costs (deduct)	\$(15,834.00)
Total Fox View Ct Curb Assessable Costs (deduct)	\$(15,834.00)
Total Storm Water Utility Costs (deduct)	\$(20,120.22)
Total Sanitary Sewer Utility Costs (deduct)	\$ (1,076.49)
Net Non-assessable and City Costs	\$ 40,868.27

¹ A maximum assessment of \$ 2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex, and condominium residential properties.

Computation of Costs
Total Rehabilitation Project Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
201	Mobilization	L.S.	1.00	\$1,052.34	\$ 1,052.34
202	Traffic Control	L.S.	1.00	\$ 500.00	\$ 500.00
203	Inlet sediment guards, Type C	EA.	2	\$ 55.00	\$ 110.00
204	Dust Control using water	1000 GAL	3	\$ 150.00	\$ 450.00
205	Full depth saw cut pavement	L.F.	39.0	\$ 2.00	\$ 78.00
206	Full Depth pavement milling	S.Y.	942.0	\$ 3.75	\$ 3,532.50
207	1 1/4 inch Crushed limestone T.B. base aggregate	TON	65.4	\$ 12.45	\$ 814.48
209	Excavation below subgrade	C.Y.	235.2	\$ 17.00	\$ 3,998.40
210	Excavation below subgrade backfill	TON	258.85	\$ 17.00	\$ 4,400.45
211	GeoGrid subgrade stabilization material	S.Y.	314.00	\$ 3.50	\$ 1,099.00
212	3 1/4 inch asphaltic concrete binder course	TON	159.86	\$ 53.00	\$ 8,472.58
213	Tack Coat	GAL	75.00	\$ 0.50	\$ 37.50
214	1 3/4 inch asphaltic concrete surface course	TON	138.46	\$ 56.00	\$ 7,753.76
215	30" Concrete Curb and gutter replacement	L.F.	397	\$ 48.24	\$19,151.28
216	30" HES concrete curb and gutter replacement for driveways	L.F.	46.5	\$ 53.56	\$ 2,490.54
217	30" reverse pan concrete curb and gutter replacement	L.F.	146	\$ 43.39	\$ 6,334.94
218	6" concrete bull nose for island	S.F.	77.9	\$ 8.52	\$ 663.71
219	6" HES concrete driveway repair	S.F.	436.5	\$ 17.03	\$ 7,433.60
220	Topsoil, seed, fertilizer, and hydromulch	S.Y.	120	\$ 7.30	\$ 876.00
221	Topsoil, seed, fertilizer, and erosion mat	S.Y.	10	\$ 10.00	\$ 100.00
MA223	Sanitary Sewer Manhole Chimney Ring Replacement	V.I.	2	\$ 70.00	\$ 140.00
MA225	Sanitary Sewer Manhole Internal/external Seal Replacement	EA.	1	\$ 650.00	\$ 650.00
Subtotal of Contract					\$70,139.07
Engineering, Administration, & Contingencies					\$23,593.91
Total Project Costs					\$93,732.98

Total Project Costs = \$ 93,732.98

Total Road Rehabilitation & Assessment Costs – Fox View Court

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
201	Mobilization	L.S.	0.51	\$1,052.34	\$ 536.69
202	Traffic Control	L.S.	0.51	\$ 500.00	\$ 255.00
203	Inlet sediment guards, Type C	EA.	2	\$ 55.00	\$ 110.00
204	Dust Control using water	1000 GAL	2.5	\$ 150.00	\$ 375.00
205	Full depth saw cut pavement	L.F.	33.0	\$ 2.00	\$ 66.00
206	Full Depth pavement milling	S.Y.	942.0	\$ 3.75	\$ 3,532.50
207	1 1/4 inch Crushed limestone T.B. base aggregate	TON	65.42	\$ 12.45	\$ 814.48
209	Excavation below subgrade	C.Y.	209.10	\$ 17.00	\$ 3,554.70
210	Excavation below subgrade backfill	TON	230.09	\$ 17.00	\$ 3,911.53
211	GeoGrid subgrade stabilization material	S.Y.	314.00	\$ 3.50	\$ 1,099.00
212	3 1/4 inch asphaltic concrete binder course	TON	159.86	\$ 53.00	\$ 8,472.58
213	Tack Coat	GAL	75.00	\$ 0.50	\$ 37.50
214	1 3/4 inch asphaltic concrete surface course	TON	138.46	\$ 56.00	\$ 7,753.76
218	6" concrete bull nose for island	S.F.	38.95	\$ 8.52	\$ 331.85
219	6" HES concrete driveway repair	S.F.	218.25	\$ 17.03	\$ 3,716.80
220	Topsoil, seed, fertilizer, and hydromulch	S.Y.	60.0	\$ 7.30	\$ 438.00
Subtotal of Contract					\$35,005.39
Engineering, Administration, & Contingencies					\$11,775.38
Total Project Costs					\$46,780.77

Total Units abutting the Road = 6 units¹

Computation of Road Rehabilitation Unit Rate: $\frac{\$46,780.77}{6 \text{ units}} = \$7,796.80/\text{unit}$

Use \$7,796.80/unit as the Road Rehabilitation Unit Rate².

¹ Addresses directly accessed from North Avenue were removed from the assessment roll per a Common Council decision on June 5, 2023.

² A maximum assessment of \$2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex residential, and residential condominium properties.

Total Curb Rehabilitation & Assessment Costs – Fox View Court

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
201	Mobilization	L.S.	0.27	\$1,052.34	\$ 284.13
202	Traffic Control	L.S.	0.27	\$ 500.00	\$ 135.00
204	Dust Control using water	1000 GAL	0.5	\$ 150.00	\$ 75.00
205	Full depth saw cut pavement	L.F.	3.0	\$ 2.00	\$ 6.00
209	Excavation below subgrade	C.Y.	13.05	\$ 17.00	\$ 221.85
210	Excavation below subgrade backfill	TON	14.38	\$ 17.00	\$ 244.46
215	30" Concrete Curb and gutter replacement	L.F.	198.5	\$ 48.24	\$ 9,575.64
216	30" HES concrete curb and gutter replacement for driveways	L.F.	23.25	\$ 53.56	\$ 1,245.27
217	30" reverse pan concrete curb and gutter replacement	L.F.	73.0	\$ 43.39	\$ 3,167.47
218	6" concrete bull nose for island	S.F.	38.95	\$ 8.52	\$ 331.85
219	6" HES concrete driveway repair	S.F.	218.25	\$ 17.03	\$ 3,716.80
220	Topsoil, seed, fertilizer, and hydromulch	S.Y.	30	\$ 7.30	\$ 219.00
221	Topsoil, seed, fertilizer, and erosion mat	S.Y.	5	\$ 10.00	\$ 50.00
Subtotal of Contract					\$19,272.47
Engineering, Administration, & Contingencies					\$ 6,483.02
Total Project Costs					\$25,755.49

Total Units abutting the Curb = 6 units¹

Computation of Curb Rehabilitation Unit Rate: $\frac{\$ 25,755.49}{6 \text{ units}} = \$ 4,292.58/\text{unit}$

Use \$ 4,292.58/unit as the Curb Rehabilitation Unit Rate².

¹ Addresses directly accessed from North Avenue were removed from the assessment roll per Common Council decision June 5, 2023.

² A maximum assessment of \$ 2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex residential, and residential condominium properties.

Total Storm Water Utility Costs – Fox View Court

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
201	Mobilization	L.S.	0.21	\$1,052.34	\$ 220.99
202	Traffic Control	L.S.	0.21	\$ 500.00	\$ 105.00
205	Full depth saw cut pavement	L.F.	3.0	\$ 2.00	\$ 6.00
209	Excavation below subgrade	C.Y.	13.05	\$ 17.00	\$ 221.85
210	Excavation below subgrade backfill	TON	14.38	\$ 17.00	\$ 244.46
215	30" Concrete Curb and gutter replacement	L.F.	198.5	\$ 48.24	\$ 9,575.64
216	30" HES concrete curb and gutter replacement for driveways	L.F.	23.25	\$ 53.56	\$ 1,245.27
217	30" reverse pan concrete curb and gutter replacement	L.F.	73.0	\$ 43.39	\$ 3,167.47
220	Topsoil, seed, fertilizer, and hydromulch	S.Y.	30	\$ 7.30	\$ 219.00
221	Topsoil, seed, fertilizer, and erosion mat	S.Y.	5	\$ 10.00	\$ 50.00
Subtotal					\$15,055.68
Engineering, Administration, & Contingencies					\$ 5,064.54
Total Project Costs					\$20,120.22

Total Storm Water Utility Costs = \$ 20,120.22

Total City Sanitary Sewer Utility Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
201	Mobilization	L.S.	0.01	\$1,052.34	\$ 10.52
202	Traffic Control	L.S.	0.01	\$ 500.00	\$ 5.00
MA223	Sanitary Sewer Manhole Chimney Ring Replacement	V.I.	2	\$ 70.00	\$ 140.00
MA225	Sanitary Sewer Manhole Internal/external Seal Replacement	EA.	1	\$ 650.00	\$ 650.00
Subtotal of Contract					\$ 805.52
Engineering, Administration, & Contingencies					\$ 270.97
Total Project Costs					\$1,076.49

Total City Sanitary Sewer Utility Costs = \$ 1,076.49

LEGAL DESCRIPTION FOR ASSESSMENTS ASSOCIATED WITH THE 2019
FOX VIEW COURT ROAD RECONSTRUCTION PROJECT

Being all of Lots 1, 2, and 3 of the Condominium Plat of Fox View Condominiums, located in the Northeast ¼ of Section 24, Town 7 North, Range 19 East, City of Pewaukee, Waukesha County, Wisconsin.

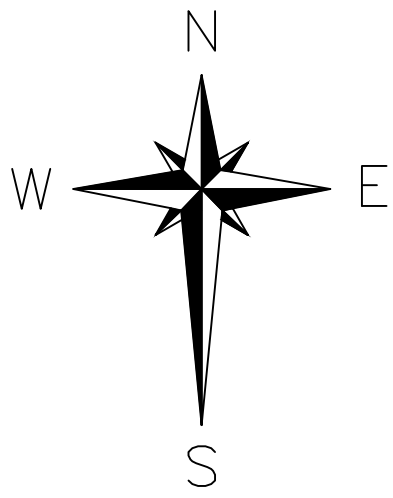
Road Assessment Legal: Commencing at the Northeast Corner of the Northeast ¼ of Section 24, T7N, R19E Thence S 01°25'18" E, Along the East Line of said Northeast ¼, 1245.19 Feet; Thence S 88°34'42"W, Perpendicular to said East line, 50.00 Feet, to the point of Beginning of land to be described; Thence S 01°25'18" E, Parallel to said East Line, 297.70 feet; Thence S 60°00'00" W, 130.00 Feet; Thence S 61°56'10" W, 113.36 Feet; Thence S 82°43'50" W, 94.22 Feet; Thence N 72°49'00" W, 128.55 Feet; Thence N 67°59'26" W, 89.96 Feet; Thence N 57°30'00" W, 137.00 Feet; Thence N 14°30'00" W, 70.00 Feet; Thence N 15°50'41" E, 88.83 Feet; Thence N 71°31'28" E, 298.62 Feet; Thence N 39°00'00" E, 137.06 Feet to the Southerly R/W Line of C.T.H M; Thence S 78°31'43" E along said R/W Line, 223.61 Feet; Thence S 42°33'13" E, 37.12 Feet to the Point of Beginning.

FOX VIEW CT. ROAD RECONSTRUCTION 2019
RD-19-574270
ROAD ASSESSMENT
CITY OF PEWAUKEE
WAUKESHA COUNTY, WISCONSIN



LEGEND

ROAD ASSESSMENT
AREA BOUNDARY



DATE: FEB., 2019
REVISED: AUG., 2023

SCHEDULE C
FINAL ASSESSMENT ROLL
FOX VIEW CT 2019 RECONSTRUCTION
RD-19-574270

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	ASSESSMENT	TOTAL ASSESSMENT
1	THOMAS L WEGHORST AND PAMELA J WEGHORST N19W22075 FOX VIEW CT UNIT 1B WAUKESHA WI 53186-1191	PWC 0957001002	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
2	ANTHONY D STEVENS AND JEAN A STEVENS N19W22028 FOX VIEW CT UNIT B WAUKESHA WI 53186-1191	PWC 0957003002	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
3	STEVEN G STERN AND ANNE L STERN N19W22081 FOX VIEW CT UNIT 2A WAUKESHA WI 53186-1191	PWC 0957001003	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
4	WAYNE R AND CAROL A STRONG JOINT TRUST N19W22075 FOX VIEW CT UNIT 1A WAUKESHA WI 53186-1191	PWC 0957001001	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
5	JAMES K & JOYCE M RYDER LIVING TRUST N19W22081 FOX VIEW CT UNIT 2B WAUKESHA WI 53186-1191	PWC 0957001004	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
6	BRIAN M SIKORSKI AND MARY KAY MARK JOINT REVOCABLE TRUST N19W22028 FOX VIEW CT UNIT A WAUKESHA WI 53186-1191	PWC 0957003001	Road Reconstruction	1.00	\$7,796.80	\$7,796.80	\$2,639.00	\$2,639.00	\$5,278.00
			Curb Reconstruction	1.00	\$4,292.58	\$4,292.58	\$2,639.00	\$2,639.00	
TOTAL CONTRIBUTION IN AID OF ROAD CONSTRUCTION				6.00					\$15,834.00
TOTAL CONTRIBUTION IN AID OF CURB CONSTRUCTION				6.00					\$15,834.00

The properties against which contributions in aid of construction are proposed are benefited and the improvements constitute an exercise in Police Powers.

RESOLUTION 23-08-10

**FINAL RESOLUTION LEVYING
SPECIAL ASSESSMENTS FOR REHABILITATION
OF FOX VIEW COURT AND APPURTENANCES
(PURSUANT TO SECTION 66.0703, WISCONSIN STATUTES)**

WHEREAS, the Common Council has adopted a special assessment policy regarding the improvement of all streets, roads, and related facilities; and,

WHEREAS, the Common Council of the City of Pewaukee did authorize the cost of the road rehabilitation, drainage improvements, and appurtenances of Fox View Court; and,

WHEREAS, the Common Council of the City of Pewaukee, Waukesha County, Wisconsin held a public hearing at City Hall Common Council Chambers, located at W240N3065 Pewaukee Road, Pewaukee, WI at 6:00 p.m. on the 1st day of April 2019 to receive comments from those property owners directly affected by such improvements; and,

NOW, THEREFORE, BE IT HEREBY RESOLVED by the Common Council of the City of Pewaukee, to adopt this resolution as follows:

1. That the final report prepared by the City Engineer dated August 21, 2023, is hereby adopted and made a part of this resolution.
2. That the total cost of said improvement of \$ 93,732.98 including engineering and contingency fees, be paid by assessing the cost to the properties benefited as shown in the said report and based upon the adopted special assessment policies of the City of Pewaukee.
3. That the benefit shown in the report, as modified, is true and correct and has been determined on a reasonable basis and is hereby confirmed.
4. That this assessment is an exercise of the police power of the City of Pewaukee and has been determined on a reasonable basis and will result in a benefit to each and every property being assessed.
5. That the Common Council has previously determined that the bid for the drainage improvements of and road rehabilitation of Fox View Court to Payne and Dolan of Walbec Group, Incorporated based on the lowest qualified bid be accepted and that contract was thereupon let to said bidder in the bid amount of \$ 56,529.60.
6. That the payment for the debt incurred for the curb and road be made by assessing the cost to the property benefited and on the following terms and conditions:
 - a. **Curb Assessment:**
 - i. The Curb Assessment is \$ 4,292.58 per unit, which is capped at \$ 2,639.00 per unit for single-family, duplex, and residential condominium properties. That the assessments may be paid in cash in

full on or before October 31, 2023, or in ten annual installments to the City Treasurer, installment payments to bear annual simple interest at the rate of 3.25% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of the property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.

- ii. If there exists the potential for future units within the local curb assessment area, additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of the final resolution/ The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat of Survey, or other land division methods).

b. Road Assessment:

- i. The Road Assessment is \$ 7,796.80 per unit, which is capped at \$ 2,639.00 per unit for single-family, duplex, and residential condominium properties. That the assessments may be paid in cash in full on or before October 31, 2023, or in ten annual installments to the City Treasurer, installment payments to bear simple annual interest at the rate of 3.25% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of the property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.
 - ii. If there exists the potential for future units within the local road assessment area, additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of the final resolution. The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat of Survey, or other land division methods).
7. That the City Clerk shall publish this Final Resolution as a Class 1 Notice in the area upon which this assessment is levied and shall mail a copy of this Resolution and a statement of the final assessment against the benefited properties to each property owner who appears on the assessment roll, whose post office address is known or can, with reasonable diligence, be ascertained. In the notice published and mailed, a map shall be enclosed and shall be published and mailed with the notice as will reasonably describe the area upon which this assessment is being levied. This assessment is levied upon all properties within the project area having direct access to Fox View

Court. Each of said property owners shall be assessed in accordance with the Engineer's Report.

This Final Resolution is passed and adopted on the 21st day of August 2023.

CITY OF PEWAUKEE

X

Steve Bierce
Mayor

ATTEST:

X

Kelly M. Tarczewski
Clerk/Treasurer

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 6.**

DATE: August 21, 2023

DEPARTMENT: PW - Engineering

PROVIDED BY: Magdelene Wagner

SUBJECT:

Discussion and Possible Action to Adopt **Resolution 23-08-11** and Approve the Final Engineers Report for Steeplechase Phase 2 Road Rehabilitation Project [Wagner].

BACKGROUND:

In 2019, the Steeplechase Road Rehabilitation Phase 2 was bid, a public hearing was held, and the project was awarded. The construction was completed in 2019. Final close out of the project occurred in 2023. As such, we have completed the Final Engineers Report and Final Resolution for the project.

FINANCIAL IMPACT:

The requested action will finalize and adopt the special assessments and attendant Engineer's Report.

RECOMMENDED MOTION:

Council approve the final engineer's report and the adopt the final resolution.

ATTACHMENTS:

Description

Final Engineers Report

Final Report of the Engineer
On the Proposed Steeplechase Subdivision Phase 2
Pavement Rehabilitation Assessments
In the City of Pewaukee

In accordance with the resolution passed by the City Council of the City of Pewaukee, we herewith submit our report on assessments for the rehabilitation of Steeplechase Subdivision Phase 2 and drainage improvements made in the City of Pewaukee. All data shown here is based on final prices.

This report consists of the following Schedules:

- | | |
|---------------|--|
| Schedule "A": | Summary of options for assessments and related costs. |
| Schedule "B": | Legal description and map, dated February 2018, of all parcels within the assessment district. |
| Schedule "C": | Assessment for each parcel affected. |

The properties against which the assessments are proposed are benefited and the improvements constitute an exercise of Police Powers.

Magdelene J. Wagner, P.E.
Director of Public Works/City Engineer
City of Pewaukee
W240N3065 Pewaukee Road
Pewaukee, WI 53072
August 21, 2023

Prepared by:
Brian G. Leightner, P.E.
Civil Engineer
August 3, 2023

Schedule “A” – Steeplechase Subdivision Phase 2

The City of Pewaukee has rehabilitated the pavement of Steeplechase Subdivision Phase 2 including Coachman Drive, Crestview Drive, Deer Haven Drive, and Woodburne Court. The improvements consist of road rehabilitation, curb repair, inlet repair, water repair, sewer repair, and related facilities.

The cost of road improvements, including 50% of curb repairs, has been apportioned to all property owners abutting the street with direct or indirect access. The City of Pewaukee has capped the road assessments to the single-family, duplex residential, and residential condominium properties. All other properties shall pay the full road assessment.

Inlet repairs, 50% of the curb repairs, and drainage improvements will be paid for by the Storm Water Management Utility.

Water repairs will be paid by the Water Utility. Sewer repairs will be paid by the Sewer Utility.

It is recommended that the costs for the improvements in Steeplechase Subdivision Phase 2 be determined on a unit basis.

On June 27, 2018, the City received a letter dated June 19, 2018, from the Steeplechase Homeowners’ Association President requesting the road assessment for Steeplechase Outlots 1-7 be allocated to the 92 lots within the Steeplechase Plat. In response to this request, we have allocated the 3 outlots assessed in 2018 and the 4 outlots assessed in this 2019 project to each of the 92 lots within the subdivision. The 2018 outlot assessments were not included in the 2019 construction costs. This assessment roll reflects the assessments for each lot.

UNIT RATE COMPUTATIONS

Road Rehabilitation Unit Rate – Steeplechase Subdivision Phase 2

Final Road Reconstruction Costs (see attached breakdown)	\$ 338,356.92
Engineering, Administration, & Contingencies	\$ 54,440.82
Total Final Road Reconstruction Assessable Cost	\$ 392,797.74

$$\frac{\$ 392,797.74}{54 \text{ units}} = \$ 7,274.03/\text{unit}$$

Use \$ 7,274.03/unit as the Road Rehabilitation Unit Rate¹.

Storm Water Management – Steeplechase Subdivision Phase 2

Final Drainage Improvement Costs (see attached breakdown)	\$ 32,965.48
Engineering, Administration, & Contingencies	\$ 5,304.07
Total Final Drainage Improvement Costs	\$ 38,269.55

City of Pewaukee Sewer Utility

Final Sewer Utility Costs (see attached breakdown)	\$ 26,406.00
Engineering, Administration, & Contingencies	\$ 4,248.66
Total Final Sewer Utility Costs	\$ 30,654.66

City of Pewaukee Water Utility

Final Water Utility Costs (see attached breakdown)	\$ 24,100.00
Engineering, Administration, & Contingencies	\$ 3,877.63
Total Final Water Utility Costs	\$ 27,977.63

2018 Outlots Per Lot Rate

2018 Outlot Assessment over 92 Lots	PER LOT	\$ 83.54
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2019 Outlots Per Lot Rate

2019 Outlot Assessment over 92 Lots	PER LOT	\$ 114.74
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¹ A maximum assessment of \$ 2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex, and residential condominium properties.

COST SUMMARY

Cost Summary

Total Project Costs	\$ 489,699.58
Total Steeplechase Phase 2 Assessable Costs (deduct)	\$ (147,141.11)
Total Water Utility Costs (deduct)	\$ (27,977.63)
Total Sewer Costs (deduct)	\$ (30,654.66)
Total Storm Water Utility Costs (deduct)	\$ (38,269.55)
Net Non-assessable and City Costs	\$ 245,656.63

Phase 1 Outlots Cost Summary

Total Phase 1 Costs Assessed to Outlots	\$ 7,686.00
Total Phase 1 Outlot Assessable Costs (deduct)	\$ (7,685.68)
Net Non-assessable and City Costs	\$ 0.32

Computation of Costs
Total Rehabilitation Project Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
101	Mobilization	L.S.	1	\$16,000.00	\$ 16,000.00
102	Traffic Control	L.S.	1	\$ 5,000.00	\$ 5,000.00
103	Inlet sediment guards, Type C	EA.	27	\$ 55.00	\$ 1,485.00
105	Full depth saw cut pavement	L.F.	280.3	\$ 2.00	\$ 560.60
106	Full Depth pavement milling	S.Y.	13565	\$ 3.75	\$ 50,868.75
107	1 1/4 inch Crushed limestone T.B. base aggregate	TON	77.97	\$ 12.45	\$ 970.73
109	Excavation below subgrade	C.Y.	560.78	\$ 17.00	\$ 9,533.26
110	Excavation below subgrade backfill	TON	849.28	\$ 17.00	\$ 14,437.76
111	GeoGrid subgrade stabilization material	S.Y.	1096.93	\$ 3.50	\$ 3,839.26
112	3 1/4 inch asphaltic concrete binder course	TON	2347.8	\$ 53.00	\$124,433.40
113	Tack Coat	GAL	500	\$ 0.50	\$ 250.00
114	1 3/4 inch asphaltic concrete surface course	TON	1457.15	\$ 56.00	\$ 81,600.40
115	30" Concrete Curb and gutter replacement	L.F.	930.2	\$ 53.29	\$ 49,570.36
116	30" HES concrete curb and gutter replacement for driveways	L.F.	184	\$ 59.15	\$ 10,883.60
117	3" asphaltic concrete driveway repair	S.F.	124.3	\$ 9.89	\$ 1,229.33
118	6" HES concrete driveway repair	S.F.	5.12	\$ 207.61	\$ 1,062.96
119	Repair Sanitary Manhole 17.1-012 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
120	Repair Sanitary Manhole 17.1-015 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
121	Repair Sanitary Manhole 17.1-016 (per Table 1)	EA.	1	\$ 1,800.00	\$ 1,800.00
122	Repair Sanitary Manhole 17.1-017 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
123	Repair Sanitary Manhole 17.1-018 (per Table 1)	V.I.	1	\$ 2,000.00	\$ 2,000.00
124	Repair Sanitary Manhole 17.1-019 (per Table 1)	EA.	1	\$ 1,250.00	\$ 1,250.00
125	Repair Sanitary Manhole 17.1-020 (per Table 1)	EA.	1	\$ 1,350.00	\$ 1,350.00
126	Repair Sanitary Manhole 17.1-023 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
127	Repair Sanitary Manhole 17.1-024 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
128	Repair Sanitary Manhole 17.1-025 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00

Total Rehabilitation Project Costs – Continued

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
129	Repair Sanitary Manhole 17.1-026 (per Table 1)	EA.	1	\$ 1,000.00	\$ 1,000.00
130	Repair Sanitary Manhole 17.1-027 (per Table 1)	EA.	1	\$ 2,500.00	\$ 2,500.00
131	Repair Sanitary Manhole 17.1-027A (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
132	Repair Sanitary Manhole 17.1-040 (per Table 1)	EA.	1	\$ 1,000.00	\$ 1,000.00
133	Repair Sanitary Manhole 17.1-041 (per Table 1)	EA.	1	\$ 1,100.00	\$ 1,100.00
134	Repair Sanitary Manhole 17.1-045 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
135	Repair Water Valve 17.1-W16 (per Table 2)	EA.	1	\$ 650.00	\$ 650.00
136	Repair Water Valve 17.1-W17 (per Table 2)	EA.	1	\$ 650.00	\$ 650.00
137	Repair Water Valve 17.1-W18 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
138	Repair Water Valve 17.1-W19 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
139	Repair Water Valve 17.1-W20 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
140	Repair Water Valve 17.1-W21 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
141	Repair Water Valve 17.1-W22 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
142	Repair Water Valve 17.1-W23 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
143	Repair Water Valve 17.1-W37 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
144	Repair Water Valve 17.1-W38 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
145	Repair Water Valve 17.1-W39 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
146	Repair Water Valve 17.1-W40 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
147	Repair Water Valve 17.1-W41 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
148	Repair Water Valve 17.1-W42 (per Table 2)	EA.	1	\$ 1,500.00	\$ 1,500.00
149	Repair Water Valve 17.1-W43 (per Table 2)	EA.	1	\$ 1,000.00	\$ 1,000.00

Total Rehabilitation Project Costs – Continued

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>		
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>	
150	Repair Water Valve 17.1-W44 (per Table 2)	EA.	1	\$ 580.00	\$	580.00
151	Repair Water Valve 17.1-W46 (per Table 2)	EA.	1	\$ 550.00	\$	550.00
152	Repair Water Valve 17.1-W48 (per Table 2)	EA.	1	\$ 580.00	\$	580.00
153	Repair Water Valve 17.1-W49 (per Table 2)	EA.	1	\$ 550.00	\$	550.00
154	Repair Water Valve 17.1-W50 (per Table 2)	EA.	1	\$ 550.00	\$	550.00
155	Replace Eclipse No. 88 Sampling Station - Cold Weather Package	EA.	1	\$10,000.00	\$	10,000.00
156	Topsoil, seed, fertilizer, and hydromulch	S.Y.	290	\$ 7.30	\$	2,117.00
MA-158	Sanitary sewer manhole chimney ring replacement	V.I.	37.8	\$ 70.00	\$	2,646.00
Subtotal of Contract						\$421,828.40
Engineering, Administration, & Contingencies						\$ 67,871.18
Total Project Costs						\$489,699.58

Total Project Costs = \$ 489,699.58

Total Road Rehabilitation & Assessment Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
101	Mobilization	L.S.	0.80	\$16,000.00	\$ 12,800.00
102	Traffic Control	L.S.	0.80	\$ 5,000.00	\$ 4,000.00
103	Inlet sediment guards, Type C	EA.	27	\$ 55.00	\$ 1,485.00
105	Full depth saw cut pavement	L.F.	280.3	\$ 2.00	\$ 560.60
106	Full Depth pavement milling	S.Y.	13565	\$ 3.75	\$ 50,868.75
107	1 1/4 inch Crushed limestone T.B. base aggregate	TON	77.97	\$ 12.45	\$ 970.73
109	Excavation below subgrade	C.Y.	560.78	\$ 17.00	\$ 9,533.26
110	Excavation below subgrade backfill	TON	849.28	\$ 17.00	\$ 14,437.76
111	GeoGrid subgrade stabilization material	S.Y.	1096.93	\$ 3.50	\$ 3,839.26
112	3 1/4 inch asphaltic concrete binder course	TON	2347.8	\$ 53.00	\$124,433.40
113	Tack Coat	GAL	500.00	\$ 0.50	\$ 250.00
114	1 3/4 inch asphaltic concrete surface course	TON	1457.15	\$ 56.00	\$ 81,600.40
115	30" Concrete Curb and gutter replacement	L.F.	465.1	\$ 53.29	\$ 24,785.18
116	30" HES concrete curb and gutter replacement for driveways	L.F.	92	\$ 59.15	\$ 5,441.80
117	3" asphaltic concrete driveway repair	S.F.	124.3	\$ 9.89	\$ 1,229.33
118	6" HES concrete driveway repair	S.F.	5.12	\$ 207.61	\$ 1,062.96
156	Topsoil, seed, fertilizer, and hydromulch	S.Y.	145	\$ 7.30	\$ 1,058.50
Subtotal of Contract					\$338,356.92
Engineering, Administration, & Contingencies					\$ 54,440.82
Total Project Costs					\$392,797.74

Total Units abutting the Road = 54 units

Computation of Road Rehabilitation Unit Rate: $\frac{\$ 392,797.74}{54 \text{ units}} = \$ 7,274.03/\text{unit}$

Use \$ 7,274.03/unit as the Road Rehabilitation Unit Rate¹.

¹ A maximum assessment of \$ 2,639.00 (2019 Pavement Cap) will be assessed to single-family, duplex, and residential condominium properties.

Total Storm Water Utility Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
101	Mobilization	L.S.	0.08	\$16,000.00	\$ 1,280.00
102	Traffic Control	L.S.	0.08	\$ 5,000.00	\$ 400.00
115	30" Concrete Curb and gutter replacement	L.F.	465.1	\$ 53.29	\$24,785.18
116	30" HES concrete curb and gutter replacement for driveways	L.F.	92	\$ 59.15	\$ 5,441.80
156	Topsoil, seed, fertilizer, and hydromulch	S.Y.	145	\$ 7.30	\$ 1,058.50
Subtotal					\$32,965.48
Engineering, Administration, & Contingencies					\$ 5,304.07
Total Project Costs					\$38,269.55

Total Storm Water Utility Costs = \$ 38,269.55

Total Sewer Utility Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
101	Mobilization	L.S.	0.06	\$16,000.00	\$ 960.00
102	Traffic Control	L.S.	0.06	\$ 5,000.00	\$ 300.00
119	Repair Sanitary Manhole 17.1-012 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
120	Repair Sanitary Manhole 17.1-015 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
121	Repair Sanitary Manhole 17.1-016 (per Table 1)	EA.	1	\$ 1,800.00	\$ 1,800.00
122	Repair Sanitary Manhole 17.1-017 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
123	Repair Sanitary Manhole 17.1-018 (per Table 1)	V.I.	1	\$ 2,000.00	\$ 2,000.00
124	Repair Sanitary Manhole 17.1-019 (per Table 1)	EA.	1	\$ 1,250.00	\$ 1,250.00
125	Repair Sanitary Manhole 17.1-020 (per Table 1)	EA.	1	\$ 1,350.00	\$ 1,350.00
126	Repair Sanitary Manhole 17.1-023 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
127	Repair Sanitary Manhole 17.1-024 (per Table 1)	EA.	1	\$ 1,500.00	\$ 1,500.00
128	Repair Sanitary Manhole 17.1-025 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
129	Repair Sanitary Manhole 17.1-026 (per Table 1)	EA.	1	\$ 1,000.00	\$ 1,000.00
130	Repair Sanitary Manhole 17.1-027 (per Table 1)	EA.	1	\$ 2,500.00	\$ 2,500.00
131	Repair Sanitary Manhole 17.1-027A (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
132	Repair Sanitary Manhole 17.1-040 (per Table 1)	EA.	1	\$ 1,000.00	\$ 1,000.00
133	Repair Sanitary Manhole 17.1-041 (per Table 1)	EA.	1	\$ 1,100.00	\$ 1,100.00
134	Repair Sanitary Manhole 17.1-045 (per Table 1)	EA.	1	\$ 1,200.00	\$ 1,200.00
MA-158	Sanitary sewer manhole chimney ring replacement	V.I.	37.80	\$ 70.00	\$ 2,646.00
Subtotal of Contract					\$26,406.00
Engineering, Administration, & Contingencies					\$ 4,248.66
Total Project Costs					\$30,654.66

Total Sewer Utility Costs = \$ 30,654.66

Total Water Utility Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
101	Mobilization	L.S.	0.06	\$16,000.00	\$ 960.00
102	Traffic Control	L.S.	0.06	\$ 5,000.00	\$ 300.00
135	Repair Water Valve 17.1-W16 (per Table 2)	EA.	1	\$ 650.00	\$ 650.00
136	Repair Water Valve 17.1-W17 (per Table 2)	EA.	1	\$ 650.00	\$ 650.00
137	Repair Water Valve 17.1-W18 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
138	Repair Water Valve 17.1-W19 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
139	Repair Water Valve 17.1-W20 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
140	Repair Water Valve 17.1-W21 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
141	Repair Water Valve 17.1-W22 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
142	Repair Water Valve 17.1-W23 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
143	Repair Water Valve 17.1-W37 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
144	Repair Water Valve 17.1-W38 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
145	Repair Water Valve 17.1-W39 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
146	Repair Water Valve 17.1-W40 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
147	Repair Water Valve 17.1-W41 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
148	Repair Water Valve 17.1-W42 (per Table 2)	EA.	1	\$ 1,500.00	\$ 1,500.00
149	Repair Water Valve 17.1-W43 (per Table 2)	EA.	1	\$ 1,000.00	\$ 1,000.00
150	Repair Water Valve 17.1-W44 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
151	Repair Water Valve 17.1-W46 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
152	Repair Water Valve 17.1-W48 (per Table 2)	EA.	1	\$ 580.00	\$ 580.00
153	Repair Water Valve 17.1-W49 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00
154	Repair Water Valve 17.1-W50 (per Table 2)	EA.	1	\$ 550.00	\$ 550.00

Total Water Utility Costs – Continued

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
155	Replace Eclipse No. 88 Sampling Station - Cold Weather Package	EA.	1	\$10,000.00	\$10,000.00
Subtotal of Contract					\$24,100.00
Engineering, Administration, & Contingencies					\$ 3,877.63
Total Project Costs					\$27,977.63

Total Water Utility Costs = \$ 27,977.63

Total 2018 Outlot Costs Per Lot (Steeplechase Plat only)

<u>2018 Outlots</u>					
PWC 0929114 Outlot	EA	1	\$ 2,562.00	\$ 2,562.00	
PWC 0929115 Outlot	EA	1	\$ 2,562.00	\$ 2,562.00	
PWC 0929116 Outlot	EA	1	\$ 2,562.00	\$ 2,562.00	
Total					\$ 7,686.00

Total Units in Steeplechase Plat = 92 units

Computation of Unit Cost: $\frac{\$ 7,686.00}{92 \text{ units}} = \$ 83.54/\text{unit}$

Use \$ 83.54/unit as the 2018 Outlot Unit Rate per lot.

Total 2019 Outlot Costs Per Lot (Steeplechase Plat only)

<u>2019 Outlots</u>					
PWC 0929113 Outlot	EA	1	\$ 2,639.00	\$ 2,639.00	
PWC 0929117 Outlot	EA	1	\$ 2,639.00	\$ 2,639.00	
PWC 0929118 Outlot	EA	1	\$ 2,639.00	\$ 2,639.00	
PWC 0929119 Outlot	EA	1	\$ 2,639.00	\$ 2,639.00	
Total					\$ 10,556.00

Total Units in Steeplechase Plat = 92 units

Computation of Unit Cost: $\frac{\$ 10,556.00}{92 \text{ units}} = \$ 114.74/\text{unit}$

Use \$ 114.74/unit as the 2019 Outlot Unit Rate per lot.

March 6, 2019

All that part of the NE $\frac{1}{4}$ of Section 17, Township 7 North, Range 19 East, inclusive of lots 1-14 and 16-92 of Steeplechase Subdivision, Lots 1-3 of CSM # 7967, Lots 12-18 of Christian Court Addition and a parcel of land Tax Key # 0929.990 in the City of Pewaukee, Waukesha County, Wisconsin. Bound and Described as Follows:

Commencing at the SE Corner of the NE $\frac{1}{4}$ of Section 17-7-19, Thence N $0^{\circ}16'10''$ W Along the East line of Said NE $\frac{1}{4}$, 50.00 Feet to the Point of Beginning of the Lands to be Described; Thence S $89^{\circ}46'05''$ W and Parallel to the South Line of Said NE $\frac{1}{4}$, 2033.49 Feet; Thence N $41^{\circ}16'09''$ E, 242.77 Feet to the South east corner of Christian Court Addition Subdivision; Thence N $50^{\circ}59'36''$ W, along the south line of said subdivision, 773.77 Feet to the East R/W line of Prospect Ave.; Thence N $33^{\circ}48'25''$ E, along said R/W line, 238.50 feet; Thence N $38^{\circ}29'58''$ E along said R/W line, 169.96 Feet; Thence N $42^{\circ}42'05''$ E along said R/W line, 423.92 Feet to the NW Corner of Lot 15 Steeplechase Subdivision; Thence S $47^{\circ}17'55''$ E, 230.00 Feet to a Westerly Corner of Lot 17 Steeplechase Subdivision; Thence N $34^{\circ}10'14''$ E, 202.24 Feet to a Westerly Corner of Lot 18 of Steeplechase Subdivision; Thence N $47^{\circ}17'55''$ W, 200.00 Feet to the Easterly R/W of Prospect Ave.; Thence N $42^{\circ}42'05''$ E Along Said Easterly R/W, 1018.65 Feet to the Northerly Line of Steeplechase Subdivision; Thence S $77^{\circ}25'24''$ E Along Said Northerly Line, 1124.26 Feet to a point on the East Line of the NE $\frac{1}{4}$ Section 17-7-19; Thence S $0^{\circ}16'10''$ E Along Said East Line 1974.40 Feet to the Point of Beginning.

Dave Geis
Senior Engineering Technician
City of Pewaukee

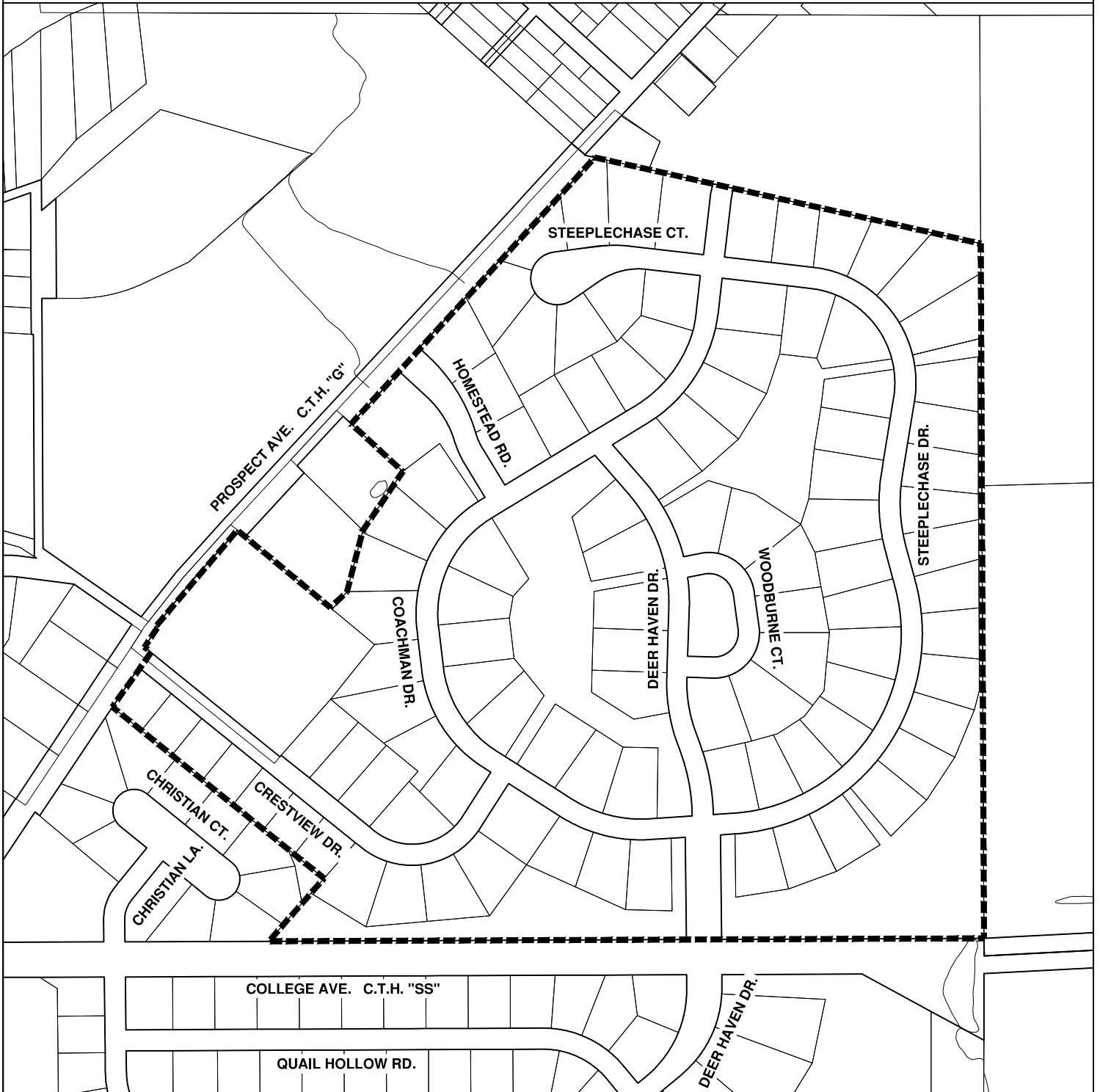
STEEPLECHASE ROAD RECONSTRUCTION 2019

RD-19-574250

ROAD ASSESSMENT

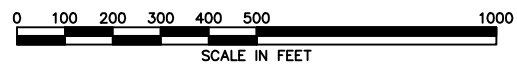
CITY OF PEWAUKEE

WAUKESHA COUNTY, WISCONSIN



LEGEND

■■■■■ ROAD ASSESSMENT
AREA BOUNDARY



DATE: FEB., 2019

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
1	SCOTT HOLTZ AND LAURA HOLTZ N28W26399 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929014	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
2	JOHN SCHWAB AND KARI SCHWAB N28W26395 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929015	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
3	MICHAEL L JOHNSON AND CRYSTAL L JOHNSON N28W26391 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929016	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
4	MALINDA L DING N28W26389 CRESTVIEW DR PEWAUKEE WI 53072-4501	PWC 0929017	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
5	HOWARD 2006 JOINT REVOCABLE TRUST N28W26377 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929018	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
6	PAUL L BECK N28W26355 CRESTVIEW DR PEWAUKEE WI 53072-4501	PWC 0929019	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
7	ROBERT SKOCZEK AND KAREN SKOCZEK N28W26333 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929020	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
8	LEE A BEVAN AND JESSICA P BEVAN N27W26203 COACHMAN DR PEWAUKEE WI 53072-4586	PWC 0929021	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
9	CYNTHIA L SIMCICH AND DAVID J SIMCICH N27W26227 COACHMAN DR PEWAUKEE WI 53072	PWC 0929022	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
10	DANIEL HANLON AND MARY HANLON N27W26239 COACHMAN DR PEWAUKEE WI 53072	PWC 0929023	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
11	GARY & MARY PETERSON REVOCABLE TRUST DATED MARCH 23, 2000 N27W26247 COACHMAN DR PEWAUKEE WI 53072	PWC 0929024	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
12	PATRICK JOHNSON AND COURTNEY JOHNSON N27W26267 CRESTVIEW DR PEWAUKEE WI 53072-4585	PWC 0929025	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
13	PEGGY G MCEVOY, KELLY MCEVOY, CORY HAIGHT, AND CARRIE RIPP ET AL N27W26273 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929026	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
14	WILLIAM G LEIGHTNER AND SUZANN M LEIGHTNER N27W26285 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929027	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
15	ROBIN V RAMEKER AND HEATHER RAMEKER N27W26297 CRESTVIEW DR PEWAUKEE WI 53072-4585	PWC 0929028	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
16	JOSHUA SELIGMAN AND MICHELLE SELIGMAN N27W26292 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929029	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
17	MARK H SCHMIEDEL AND SUSAN E SCHMIEDEL N27W26270 CRESTVIEW DR PEWAUKEE WI 53072-6702	PWC 0929030	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
18	GARY M BRAUN AND KATHRYN H BRAUN W263N2807 COACHMAN DR PEWAUKEE WI 53072-4590	PWC 0929031	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
19	DAVID P WHITE LIVING TRUST AND JOAN M WHITE LIVING TRUST W263N2811 COACHMAN DR PEWAUKEE WI 53072-4590	PWC 0929032	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
20	HERIBERTO F HERNANDEZ III AND LAUREN L HERNANDEZ W263N2823 COACHMAN DR PEWAUKEE WI 53072-4591	PWC 0929033	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
21	GEORGE D GEANON AND ALISON T GEANON W263N2839 COACHMAN DR PEWAUKEE WI 53072	PWC 0929034	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
22	JOHN J PURCELL AND JENNIFER PURCELL W263N2898 PROSPECT AVE PEWAUKEE WI 53072-6801	PWC 0929035	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
23	DAVID R & HEATHER A STEIN REVOCABLE TRUST OF 2006 U/A DATED OCTOBER 3, 2006 W263N2857 COACHMAN DR PEWAUKEE WI 53072-4590	PWC 0929036	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
24	NICHOLAS J PASSINT AND AMANDA M PASSINT W263N2877 COACHMAN DR PEWAUKEE WI 53072-4591	PWC 0929037	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
25	DAVID A RETHERFORD AND CINDY L RETFERFORD W263N2889 COACHMAN DR PEWAUKEE WI 53072	PWC 0929038	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
26	DAVID C DECKER, RICHARD L DECKER, AND DIAN K DECKER W262N3030 PROSPECT AVE PEWAUKEE WI 53072	PWC 0929039	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
27	THE BANJAMIN WALLER AND DENISE WALLER REVOCABLE TRUST N29W26230 HOMESTEAD RD PEWAUKEE WI 53072-4591	PWC 0929040	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
28	ARDALAN NOORDEH AND CHERYL NOORDEH N29W26255 COACHMAN DR PEWAUKEE WI 53072	PWC 0929041	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
29	JOSEPH NAMES AND MARILYN NAMES N29W26247 COACHMAN DR PEWAUKEE WI 53072	PWC 0929042	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
30	DONALD KOZELEK AND LISA NEVINSKI N29W26221 COACHMAN DR PEWAUKEE WI 53072-4592	PWC 0929043	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
31	HONG WEI YU AND FAN FAN 329 KINGS RIDGE CIR BRANDON MS 39047-6031	PWC 0929044	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
32	JAMES HIGH AND ROBIN HIGH N29W26153 COACHMAN DR PEWAUKEE WI 53072	PWC 0929045	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

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33	MICHAEL Z ZUPKE AND ERIN E ZUPKE N29W26151 COACHMAN DR PEWAUKEE WI 53072	PWC 0929046	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
34	MABEL CHUKWUMA-UGWU N29W26183 STEEPLCHASE CT PEWAUKEE WI 53072	PWC 0929047	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
35	MICHAEL BECKER AND RITA BECKER N29W26211 STEEPLCHASE CT PEWAUKEE WI 53072	PWC 0929048	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
36	WYSOCKI REVOCABLE TRUST N29W26231 STEEPLCHASE CT PEWAUKEE WI 53072	PWC 0929049	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
37	JAMES R KIECKHAEFER AND MICHELE C KIECKHAEFER N29W26269 STEEPLCHASE CT PEWAUKEE WI 53072-6804	PWC 0929050	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
38	DORA MARIE E KABRICH REVOCABLE TRUST N29W26192 STEEPLCHASE CT PEWAUKEE WI 53072-6802	PWC 0929051	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
39	WALTER CHRISTENSEN AND JUDITH CHRISTENSEN N29W26180 STEEPLCHASE CT PEWAUKEE WI 53072	PWC 0929052	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
40	BRADLEY M DEJA AND MONA E DEJA N29W26147 COACHMAN DR PEWAUKEE WI 53072-4971	PWC 0929053	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
41	JOHN R LOEW AND PAULA M VERBOOMEN N29W26138 STEEPLCHASE DR PEWAUKEE WI 53072-4580	PWC 0929054	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
42	DYLAN R RABL AND EMILY R RABL N29W26110 STEEPLCHASE DR PEWAUKEE WI 53072-4577	PWC 0929055	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
43	ANDREW V GILSON AND KATE C GILSON W260N2984 STEEPLCHASE DR PEWAUKEE WI 53072-4576	PWC 0929056	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

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44	MICHAEL RUCKI AND LINDA A LUTZ W260N2978 STEEPLECHASE DR PEWAUKEE WI 53072-4576	PWC 0929057	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
45	MICHAEL J & JOANNE A MIKELONIS REVOCABLE TRUST DATED FEBRUARY 9, 2013 W260N2972 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929058	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
46	KIP RITCHIE AND NANCY RITCHIE W260N2968 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929059	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
47	ROBERT DEMPSEY AND CARRIE DEMPSEY W260N2950 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929060	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
48	MICHAEL KEBER AND SUSAN KEBER W260N2938 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929061	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
49	JOHN L FLECKENSTEIN W260N2914 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929062	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
50	THOMAS SANDVIK AND NICOLE SANDVIK W260N2888 STEEPLECHASE DR PEWAUKEE WI 53072-4575	PWC 0929063	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
51	PATRICK DAWSON AND JENNIFER DAWSON W260N2866 STEEPLECHASE DR PEWAUKEE WI 53072-4575	PWC 0929064	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
52	JAMES D HUEBNER AND LISA F HUEBNER W260N2848 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929065	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
53	MATTHEW R BIEBEL AND TAMMY J BIEBEL W260N2832 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929066	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
54	JUSTIN A SCHWEIKERT AND LINDSAY A SCHWEIKERT W260N2824 STEEPLECHASE DR PEWAUKEE WI 53072-4575	PWC 0929067	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

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55	GREGORY D HOPPE JR AND SAMANTHA HOPPE N27W26015 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929068	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
56	CRAIG D OLINGER AND TRISH M OLINGER N27W26021 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929069	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
57	DAVID LINSMEIER AND PATRICIA LINSMEIER N27W26033 STEEPLCHASE DR PEWAUKEE WI 53072	PWC 0929070	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
58	THOMAS EDWARD DREW AND STEPHANIE KELLY DREW N27W26059 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929071	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
59	JASON R EISENDRATH AND KIMBERLY A EISENDRATH REVOCABLE TRUST N27W26081 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929072	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
60	KELLY BRADLEY AND JOANNE BRADLEY N27W26093 STEEPLCHASE DR PEWAUKEE WI 53072	PWC 0929073	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
61	DAVID G BORCHARDT AND AMY R BORCHARDT W260N2790 DEER HAVEN DR PEWAUKEE WI 53072-4559	PWC 0929074	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
62	KYLE J SODERSTROM AND STACY L SODERSTROM N27W26060 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929075	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
63	ZACHARY REMIKER AND ALLISON REMIKER N27W26030 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929076	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
64	JOHN K SMOKOVICH AND KATHLEEN M PEREZ REVOCABLE TRUST OF 2017 N27W26012 STEEPLCHASE DR PEWAUKEE WI 53072-4599	PWC 0929077	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
65	VINCENT LAMBERT AND SEVERINE GIRAUD W260N2821 STEEPLCHASE DR PEWAUKEE WI 53072-4575	PWC 0929078	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

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66	JIMMY A KIMBO AND TRACY L KIMBO W260N2833 STEEPLECHASE DR PEWAUKEE WI 53072-4575	PWC 0929079	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
67	CHAD KNUTSON AND MARIE LIBRIZZI W260N2847 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929080	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
68	RICHARD CLINE AND BARBARA CLINE W260N2877 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929081	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
69	JAMES E & KAREN L MADERSKI REVOCABLE TRUST W260N2889 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929082	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
70	DANIEL HEXT AND KRISTEN HEXT W260N2909 STEEPLECHASE DR PEWAUKEE WI 53072-4576	PWC 0929083	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
71	COREY A HONL AND DEBRA S HONL W260N2931 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929084	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
72	SCOTT KOZLIK AND DAWN KOZLIK W260N2949 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929085	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
73	RUSSELL W ROBERTS AND KAREN M ROBERTS W260N2961 STEEPLECHASE DR PEWAUKEE WI 53072	PWC 0929086	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
74	THOMAS G POELZER AND SALLY A POELZER W260N2977 STEEPLECHASE DR PEWAUKEE WI 53072-4576	PWC 0929087	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
75	BRIAN R SHERMAN AND ADRIANE N SHERMAN N29W26140 COACHMAN DR PEWAUKEE WI 53072-4972	PWC 0929088	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54
76	DAVID F BOGIE AND LORI J BOGIE N29W26144 COACHMAN DR PEWAUKEE WI 53072	PWC 0929089	2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$114.74
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	\$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

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77	SHELDON L MOYSIS N29W26152 COACHMAN DR PEWAUKEE WI 53072-4587	PWC 0929090	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
78	DANIEL J DETTLAFF N29W26160 COACHMAN DR PEWAUKEE WI 53072-4587	PWC 0929091	2018 Outlots 2019 Outlots	1.00 1.00	\$83.54 \$114.74	\$83.54 \$114.74	\$83.54 \$114.74	\$114.74 \$83.54
79	ANDREW MELVIN AND HEATHER MELVIN W261N2892 DEER HAVEN DR PEWAUKEE WI 53072	PWC 0929092	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
80	STEVEN DINDORF AND MELISSA DINDORF W261N2888 DEER HAVEN DR PEWAUKEE WI 53072	PWC 0929093	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
81	MARK TERRIAN AND NANCY TERRIAN W261N2872 WOODBURNE CT PEWAUKEE WI 53072-4584	PWC 0929094	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
82	JAMES L SCHALL AND PAMELA A SCHALL W261N2866 WOODBURNE CT PEWAUKEE WI 53072-4584	PWC 0929095	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
83	VIRGINIA E KOCH TRUST W261N2854 WOODBURNE CT PEWAUKEE WI 53072	PWC 0929096	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
84	MICHAEL A COLEMAN AND LAUREN M COLEMAN W261N2830 WOODBURNE CT PEWAUKEE WI 53072-4584	PWC 0929097	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
85	VI HOA TRAN W261N2820 WOODBURNE CT PEWAUKEE WI 53072-4584	PWC 0929098	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
86	JULIE A GODFREY W261N2806 WOODBURNE CT PEWAUKEE WI 53072	PWC 0929099	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
87	JAMES VETRO AND CAROL VETRO W261N2809 DEER HAVEN DR PEWAUKEE WI 53072	PWC 0929100	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54
88	BRIAN WADE LANG AND CECILIA ANN LANG W261N2827 DEER HAVEN DR PEWAUKEE WI 53072-4582	PWC 0929101	Road Reconstruction 2018 Outlots 2019 Outlots	1.00 1.00 1.00	\$7,274.03 \$83.54 \$114.74	\$7,274.03 \$83.54 \$114.74	\$2,639.00 \$83.54 \$114.74	\$2,753.74 \$83.54

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
89	MARK STRAKA AND KAREN STRAKA W261N2849 DEER HAVEN DR PEWAUKEE WI 53072-4582	PWC 0929102	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
90	THE STADING REVOCABLE LIVING TRUST W261N2861 DEER HAVEN DR PEWAUKEE WI 53072-4581	PWC 0929103	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
91	MICHAEL S HOPKINS AND DACIA L HOPKINS W261N2881 DEER HAVEN DR PEWAUKEE WI 53072-4581	PWC 0929104	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
92	NICK LOCHNER AND LAURIE LOCHNER W262N2880 COACHMAN DR PEWAUKEE WI 53072	PWC 0929105	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
93	KEVIN J MCCORMICK AND DEBRA M MCCORMICK W262N2846 COACHMAN DR PEWAUKEE WI 53072-4589	PWC 0929106	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
94	STEVEN GOTTFRIED W262N2828 COACHMAN DR PEWAUKEE WI 53072	PWC 0929107	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
95	CASEY J LAUER AND CARRIE J LAUER W262N2814 COACHMAN DR PEWAUKEE WI 53072-4589	PWC 0929108	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
96	RAYMOND E REEHM AND TERESA C REEHM W262N2802 COACHMAN DR PEWAUKEE WI 53072-4589	PWC 0929109	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
97	STEPHEN J AND/OR JULIE A DESIDERO LIVING TRUST N27W26250 COACHMAN DR PEWAUKEE WI 53072	PWC 0929110	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
98	DANIEL HOGAN AND GABRIELA HOGAN N27W26226 COACHMAN DR PEWAUKEE WI 53072-4586	PWC 0929111	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	
99	JOSEPH L ULM AND CHRISTINA ULM N27W26210 COACHMAN DR PEWAUKEE WI 53072-4586	PWC 0929112	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,753.74
			2018 Outlots	1.00	\$83.54	\$83.54	\$83.54	\$83.54
			2019 Outlots	1.00	\$114.74	\$114.74	\$114.74	

SCHEDULE C
FINAL ASSESSMENT ROLL
STEEPLECHASE SUBDIVISION PHASE 2 2019 PAVING
RD-19-574250

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
100	LOT OWNERS OF STEEPLECHASE PO BOX 451 PEWAUKEE WI 53072	PWC 0929113	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00 **
101	LOT OWNERS OF STEEPLECHASE PO BOX 451 PEWAUKEE WI 53072	PWC 0929117	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00 **
102	LOT OWNERS OF STEEPLECHASE PO BOX 451 PEWAUKEE WI 53072	PWC 0929118	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00 **
103	LOT OWNERS OF STEEPLECHASE PO BOX 451 PEWAUKEE WI 53072	PWC 0929119	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00 **
104	GREGORY ZAYDEL AND KAREN MCMANUS N28W26334 CRESTVIEW DR PEWAUKEE WI 53072-4501	PWC 0929989003	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
105	JOSEPH HERINGTON AND JACQUELINE HERINGTON N28W26356 CRESTVIEW DR PEWAUKEE WI 53072-4501	PWC 0929989004	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
106	TERRY L STREBE AND LORI L WISNEFSKI N28W26366 CRESTVIEW DR PEWAUKEE WI 53072	PWC 0929989005	Road Reconstruction	1.00	\$7,274.03	\$7,274.03	\$2,639.00	\$2,639.00
107	GALILEE LUTHERAN CHURCH N24W26430 CRESTVIEW DR PEWAUKEE WI 53072-4502	PWC 0929990	Road Reconstruction	1.00	\$7,274.03	\$7,274.03		\$7,274.03
TOTAL CONTRIBUTION IN AID OF 2019 ROAD CONSTRUCTION				54.00				\$147,141.11
TOTAL CONTRIBUTION IN AID OF 2018 ROAD CONSTRUCTION (OUTLOTS)				92.00				\$7,685.68

** Outlots are divided equally among all lots in the Steeplechase Subdivision per the plat and at the direction of the HOA letter.

2018 Outlots are 3 lots included in the 2018 paving which the HOA letter requested dividing equally to each lot within the Steeplechase Plat.

2019 Outlots are the current 4 lots included in the 2019 paving which the HOA letter requested dividing equally to each lot within the Steeplechase Plat.

The properties against which contributions in aid of construction are proposed are benefited and the improvements constitute an exercise in Police Powers.

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 7.**

DATE: August 21, 2023

DEPARTMENT: PW - Engineering

PROVIDED BY: Magdelene Wagner

SUBJECT:

Discussion and Possible Action Regarding **Resolution 23-08-12** and Approving the Final Engineers Report for Oak and Peninsula Road Reconstruction and Water Main Extension Project [Wagner].

BACKGROUND:

In 2020, the Oak Street and Peninsula Drive Road Reconstruction and Water Main Extension project was bid, a public hearing was held, and the project was awarded. The construction was completed in 2020 and 2021. Final close out of the project occurred in 2023. As such, we have completed the Final Engineers Report and Final Resolution for the project.

As we discussed at the 7/20/2020 Common Council meeting, the following items were incorporated into the final resolution:

1. All assessments must be paid at the time of sale.
2. All assessments may be paid over a 10 year period with interest accruing on the unpaid balance except at the time of sale.
3. In addition, the water main and water service assessments are due at connection or after a 5 year deferment period whichever is first.
4. The private well must be abandoned at time of connection to the municipal system.

One final condition, the Council requested in the resolution is an allowance for a family member to pass the property on to another family member without requiring connection to the water system. The Council did not set specific boundaries on this. In researching this issue, we found two definitions that Council could use. The first is First Degree Relative which is an individual's parent, spouse, siblings, and children whether by blood, marriage, or adoption.. The second is Second Degree Relative which is an individual's parent, spouse, siblings, children, grandparents, aunt, uncle, niece, nephew, and first cousin whether by blood, marriage, or adoption. Staff is recommending using the definition of a First Degree Relative.

FINANCIAL IMPACT:

The requested action will finalize and adopt the special assessments and attendant Engineer's Report.

RECOMMENDED MOTION:

Council approve the final engineer's report and the adopt the final resolution.

ATTACHMENTS:

Description

Final Engineers Report
Option #1 Resolution 23.-08-12
Option #2 Resolution 23-08-12

Final Report of the Engineer
On the Proposed Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive
Pavement Rehabilitation, Curb, and Water Main Assessments
In the City of Pewaukee

In accordance with the resolution passed by City Council of the City of Pewaukee, we herewith submit our report on assessments for the rehabilitation of Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive, curb extension, water main extension, and drainage improvements to be made in the City of Pewaukee. All data shown here is based on final prices.

This report consists of the following Schedules:

- | | |
|---------------|--|
| Schedule "A": | Summary of options for assessments and related costs. |
| Schedule "B": | Legal descriptions and maps, dated June 2020, of all parcels within the assessment district. |
| Schedule "C": | Estimated assessment for each parcel affected. |

The properties against which the assessments are proposed are benefited and the improvements constitute an exercise of Police Powers.

Magdelene J. Wagner, P.E.
Director of Public Works/City Engineer
City of Pewaukee
W240N3065 Pewaukee Road
Pewaukee, WI 53072
August 21, 2023

Prepared by:
Brian G. Leightner, P.E.
Civil Engineer
July 28, 2023

Schedule “A” – Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive

The City of Pewaukee completed the pavement rehabilitation of Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive. The improvements consisted of road rehabilitation, curb extensions and repairs, inlet and drainage repair, water extension and repair, sewer repair, and related facilities.

The cost of the road improvements is apportioned to all property owners abutting the street with direct or indirect access. The City of Pewaukee has capped the road assessments to the single-family, duplex residential, and residential condominium properties. All other properties shall pay the full road assessment.

Oak Street and Rock Point Road consist of both rural and urban sections. The cost of 50% of the curb extensions is apportioned to all property owners abutting the urban sections along Oak Street and Rocky Point Road with direct or indirect access. The City of Pewaukee has capped the curb assessments to the single-family, duplex residential, and residential condominium properties. All other properties shall pay the full road assessment.

Inlet repairs, 50% of the curb repairs, and drainage improvements are paid for by the Storm Water Management Utility.

Water main extension and service installation costs are apportioned to all property owners with access to the water main extension and service. The Water Utility will pay for water repairs. Sanitary sewer repairs will be paid for by the Lake Pewaukee Sanitary District.

It is recommended the costs for the improvements in Chicago Avenue, Lincoln Avenue, Oak Street, Peninsula, Drive, and Rocky Point Road be determined on a unit basis.

UNIT RATE COMPUTATIONS

Road Rehabilitation Unit Rate – Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive

Final Road Reconstruction Costs (see attached breakdown)	\$ 954,795.98
Engineering, Administration, & Contingencies	\$ 228,558.75
Total Final Road Reconstruction Assessable Costs	\$ 1,183,354.73

$$\frac{\$ 1,183,354.73}{95 \text{ units}} = \$ 12,456.37/\text{unit}$$

Use \$ 12,456.37/unit as the Road Rehabilitation Unit Rate¹.

Curb Extension Unit Rate – Oak Street and Rocky Point Road

Final Curb Improvement Costs (see attached breakdown)	\$ 30,605.23
Engineering, Administration, & Contingencies	\$ 7,326.27
Total Final Curb Improvement Costs	\$ 37,931.50

$$\frac{\$ 37,931.50}{13 \text{ units}} = \$ 2,917.81/\text{unit}$$

Use \$ 2,917.81/unit as the Curb Extension Unit Rate¹.

Water Main Extension Unit Rate – Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive

Final Water Main Extension Costs (see attached breakdown)	\$ 692,550.09
Engineering, Administration, & Contingencies	\$ 165,782.42
Total Final Water Main Extension Assessable Costs	\$ 858,332.51

$$\frac{\$ 858,332.51}{81 \text{ units}} = \$ 10,596.70/\text{unit}$$

Use \$ 10,596.70/unit as the Water Main Unit Rate.

¹A maximum assessment of \$2,684.00 (2020 Pavement Cap) is assessed to single-family, duplex, and residential condominium properties.

Water Service Unit Rate – Chicago Avenue, Lincoln Avenue, Oak Street, and Peninsula Drive

Final Water Service Costs (see attached breakdown)	\$ 260,396.96
Engineering, Administration, & Contingencies	\$ 62,333.74
Total Final Service Assessable Costs	\$ 322,730.70

$$\frac{\$ 322,730.70}{81 \text{ units}} = \$ 3,984.33/\text{unit}$$

Use \$ 3,984.33/unit as the Water Service Unit Rate.

City of Pewaukee Water Utility – Oak Street

Final Water Utility Costs (see attached breakdown)	\$ 11,405.00
Engineering, Administration, & Contingencies	\$ 2,730.12
Total Final Water Utility Costs	\$ 14,135.12

Storm Water Management – Chicago Avenue, Lincoln Avenue, Oak Street, Peninsula Drive, and Rocky Point Road

Final Drainage Improvement Costs (see attached breakdown)	\$ 223,070.09
Engineering, Administration, & Contingencies	\$ 53,398.45
Total Final Drainage Improvement Costs	\$ 276,468.54

Lake Pewaukee Sanitary District

Final LPSD Sewer Costs (see attached breakdown)	\$ 11,810.00
Engineering, Administration, & Contingencies	\$ 2,827.07
Total Final LPSD Sewer Costs	\$ 14,637.07

COST SUMMARY

Cost Summary

Total Project Costs	\$ 2,707,590.17
Total Road Assessable Costs (deduct)	\$ (261,082.37)
Total Curb Assessable Costs (deduct)	\$ (35,125.81)
Total Water Main Assessable Costs (deduct)	\$ 858,332.70)
Total Water Service Assessable Costs (deduct)	\$ (322,730.73)
Total Water Utility Costs (deduct)	\$ (14,135.12)
Total LPSD Sewer Costs (deduct)	\$ (14,637.07)
Total Storm Water Utility Costs (deduct)	\$ (276,468.54)
Net Non-assessable and City Costs	\$ 925,077.83

Computation of Costs
Total Rehabilitation Project Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	1	\$ 56,000.00	\$ 56,000.00
2	Traffic control	L.S.	1	\$ 40,000.00	\$ 40,000.00
3	Tree removal	I.D.	23	\$ 200.00	\$ 4,600.00
6	Silt screen	L.F.	40	\$ 80.00	\$ 3,200.00
7	Manufactured ditch check	EA.	14	\$ 150.00	\$ 2,100.00
8	Inlet sediment guard	EA.	10	\$ 150.00	\$ 1,500.00
9	Dust control using water	1,000 GAL	4.35	\$ 35.00	\$ 152.25
11	Full Depth Saw Cut	L.F.	2,199	\$ 3.00	\$ 6,597.00
13	Mill and remove existing asphalt	S.Y.	562.2	\$ 9.00	\$ 5,059.80
14	Construct road to subgrade-Oak, Peninsula	L.S.	1	\$195,000.00	\$ 195,000.00
15	Excavation below subgrade	C.Y.	3,611.67	\$ 23.00	\$ 83,068.41
16	Excavation below subgrade backfill	TON	6,388.94	\$ 16.00	\$ 102,223.04
17	Geogrid in EBS area	S.Y.	9,363.0	\$ 3.00	\$ 28,089.00
18	Crushed aggregate base course	TON	9,078.88	\$ 18.00	\$ 163,419.84
19	Asphaltic concrete binder course	TON	2,629.97	\$ 58.00	\$ 152,538.26
20	Tack coat	GAL	900	\$ 2.00	\$ 1,800.00
21	Asphaltic concrete surface course	TON	1,449.02	\$ 62.00	\$ 89,839.24
22	1.5-inch asphaltic concrete overlay in Rocky Point Rd.	TON	43.18	\$ 82.00	\$ 3,540.76
23	30-inch Concrete curb and gutter	L.F.	2,611.1	\$ 19.50	\$ 50,916.45
24	Remove and replace Curb and Gutter	L.F.	63.5	\$ 28.50	\$ 1,809.75
25	Concrete Flume Oak and Peninsula	L.S.	1	\$ 550.00	\$ 550.00
26	Concrete Flume station 60+40	EA.	1.75	\$ 550.00	\$ 962.50
27	3" asphaltic concrete driveway replacement	S.F.	6,564.35	\$ 4.00	\$ 26,257.40
28	4" Thick Crushed aggregate driveway replacement	S.F.	144	\$ 4.00	\$ 576.00
29	6" Thick Concrete driveway HES	S.F.	2,724.55	\$ 7.00	\$ 19,071.85
31	Remove and replace 7" Thick concrete invert	L.F.	29.5	\$ 60.00	\$ 1,770.00
32	8-inch Water main in granular backfill	L.F.	4,284.25	\$ 130.00	\$ 556,952.50
33	8-inch Gate valve	EA.	14	\$ 1,550.00	\$ 21,700.00
34	6-inch Hydrant lead in granular backfill	L.F.	94.3	\$ 120.00	\$ 11,316.00
35	Hydrant assembly with anchor tee and 6-inch valve	EA.	10	\$ 5,425.00	\$ 54,250.00

Total Rehabilitation Project Costs – Continued

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
36	1 1/4-inch Water service in granular backfill	L.F.	1,602.8	\$ 116.00	\$ 185,924.80
37	1 1/4-inch Tap and corporation stop	EA.	81	\$ 450.00	\$ 36,450.00
38	1 1/4-inch Corporation stop and curb box	EA.	81	\$ 300.00	\$ 24,300.00
39	Oak Street-Hydrant Station 61+05, clean out valve box and replace bottom section	EA.	1	\$ 1,875.00	\$ 1,875.00
41	Oak Street-Existing valve at Station 62+25, expose operating nut, remove insert, replace top and middle valve box sectors	EA.	1	\$ 2,100.00	\$ 2,100.00
42	Oak Street-Existing hydrant valve box at Station 64+65, straighten to full depth of box	EA.	1	\$ 1,800.00	\$ 1,800.00
43	Oak Street-Existing valve at Station 67+75, replace top section of valve box	EA.	1	\$ 500.00	\$ 500.00
44	Oak Street-Existing valve at Station 71+75, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00
45	Oak Street-Existing hydrant valve at Station 71+85, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00
46	Oak Street-Existing valve at Station 72+75, straighten full depth, raise 0.42 feet, add new top section, if needed	EA.	1	\$ 1,650.00	\$ 1,650.00
47	Water main insulation	L.F.	461.5	\$ 10.00	\$ 4,615.00
49	Lake Pewaukee Sanitary District- Manhole repairs and adjustments	EA.	17	\$ 550.00	\$ 9,350.00
50	Manufactured perimeter control	L.F.	1,660.5	\$ 10.00	\$ 16,605.00
51	Lift Station Access manhole adjustment	L.S.	1	\$ 1,500.00	\$ 1,500.00
52	12-inch CL V RCP in granular backfill	L.F.	159.8	\$ 90.00	\$ 14,382.00
53	18-Inch CL IV RCP Storm Sewer in granular backfill	L.F.	38.5	\$ 100.00	\$ 3,850.00
54	14-inch x 23-inch RCPA CL IV in granular backfill	L.F.	560.6	\$ 70.00	\$ 39,242.00
55	24-inch RCP CL IV in granular backfill	L.F.	48.2	\$ 90.00	\$ 4,338.00

Total Rehabilitation Project Costs – Continued

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
56	23"x36" HERCP Storm Sewer CL IV	L.F.	66.65	\$ 110.00	\$ 7,331.50
58	14-inch x 23-inch RCP end section with grate	EA.	5	\$ 1,850.00	\$ 9,250.00
59	24-inch RCP end section re-use grate	EA.	1	\$ 1,650.00	\$ 1,650.00
60	12" CMP in granular backfill	L.F.	22	\$ 83.00	\$ 1,826.00
61	12"x18" CMPA Storm Sewer in granular backfill	L.F.	50	\$ 90.00	\$ 4,500.00
63	28"x20" CMPA in granular backfill	L.F.	50	\$ 100.00	\$ 5,000.00
64	12" CMP end section	EA.	2	\$ 400.00	\$ 800.00
65	12"x18" CMP end section	EA.	4	\$ 450.00	\$ 1,800.00
67	28"x20" CMP end section	EA.	4	\$ 500.00	\$ 2,000.00
68	6-inch Fabric wrapped drain tile	L.F.	586	\$ 20.00	\$ 11,720.00
69	48-inch Diameter storm manhole	EA.	8	\$ 3,000.00	\$ 24,000.00
70	Replace Storm Inlets	EA.	2	\$ 2,500.00	\$ 5,000.00
71	Storm Inlet	EA.	7	\$ 2,250.00	\$ 15,750.00
74	Ditching	L.F.	900.8	\$ 20.00	\$ 18,016.00
76	Remove and replace mailbox	EA.	74	\$ 100.00	\$ 7,400.00
78	Wood guard rail installation	L.F.	16	\$ 125.00	\$ 2,000.00
79	Topsoil, seed, fertilizer, mulch, and erosion mat	S.Y.	9381	\$ 8.00	\$ 75,048.00
CO1	Change Order 1	LS	1	\$ 8,000.00	\$ 8,000.00
	Substantial Completion Liquidated Damages	DAY	7	\$ (1,200.00)	\$ (8,400.00)
	Final Completion Liquidated Damages	DAY	111	\$ (400.00)	\$ (44,400.00)
Subtotal of Contract					\$2,184,633.35
Engineering, Administration, & Contingencies					\$ 522,956.82
Total Project Costs					\$2,707,590.17

Total Project Costs = \$ 2,707,590.17

Total Road Rehabilitation & Assessment Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.44	\$ 56,000.00	\$ 24,640.00
2	Traffic control	L.S.	0.44	\$ 40,000.00	\$ 17,600.00
3	Tree removal	I.D.	23	\$ 200.00	\$ 4,600.00
6	Silt screen	L.F.	20	\$ 80.00	\$ 1,600.00
7	Manufactured ditch check	EA.	7	\$ 150.00	\$ 1,050.00
8	Inlet sediment guard	EA.	7	\$ 150.00	\$ 1,050.00
9	Dust control using water	1,000 GAL	4	\$ 35.00	\$ 140.00
11	Full Depth Saw Cut	L.F.	1,799	\$ 3.00	\$ 5,397.00
13	Mill and remove existing asphalt	S.Y.	562.2	\$ 9.00	\$ 5,059.80
14	Construct road to subgrade-Oak, Peninsula	L.S.	1	\$195,000.00	\$ 195,000.00
15	Excavation below subgrade	C.Y.	3,611.67	\$ 23.00	\$ 83,068.41
16	Excavation below subgrade backfill	TON	6,388.94	\$ 16.00	\$ 102,223.04
17	Geogrid in EBS area	S.Y.	9,363.0	\$ 3.00	\$ 28,089.00
18	Crushed aggregate base course	TON	9,078.88	\$ 18.00	\$ 163,419.84
19	Asphaltic concrete binder course	TON	2,629.97	\$ 58.00	\$ 152,538.26
20	Tack coat	GAL	900	\$ 2.00	\$ 1,800.00
21	Asphaltic concrete surface course	TON	1,449.02	\$ 62.00	\$ 89,839.24
22	1.5-inch asphaltic concrete overlay in Rocky Point Rd.	TON	43.18	\$ 82.00	\$ 3,540.76
24	Remove and replace Curb and Gutter	L.F.	31.75	\$ 28.50	\$ 904.88
27	3" asphaltic concrete driveway replacement	S.F.	6,564.35	\$ 4.00	\$ 26,257.40
28	4" Thick Crushed aggregate driveway replacement	S.F.	144	\$ 4.00	\$ 576.00
29	6" Thick Concrete driveway HES	S.F.	2,724.55	\$ 7.00	\$ 19,071.85
50	Manufactured perimeter control	L.F.	830.25	\$ 10.00	\$ 8,302.50
76	Remove and replace mailbox	EA.	74	\$ 100.00	\$ 7,400.00
78	Wood guard rail installation	L.F.	16	\$ 125.00	\$ 2,000.00
79	Topsoil, seed, fertilizer, mulch and erosion mat	S.Y.	5518	\$ 8.00	\$ 44,144.00
	Substantial Completion Liquidated Damages	DAY	7	\$ (1,200.00)	\$ (8,400.00)
	Final Completion Liquidated Damages	DAY	65.29	\$ (400.00)	\$ (26,116.00)
Subtotal of Contract					\$ 954,795.98
Engineering, Administration, & Contingencies					\$ 228,558.75
Total Project Costs					\$1,183,354.73

Total Road Rehabilitation & Assessment Costs – Continued

Total Units abutting the Road = 95 units

Computation of Road Rehabilitation Unit Rate: $\frac{\$1,183,354.73}{95 \text{ units}} = \$12,456.37/\text{unit}$

Use \$12,456.37/unit as the Road Rehabilitation Unit Rate¹.

Total Curb Extension & Assessable Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.01	\$56,000.00	\$ 560.00
2	Traffic control	L.S.	0.01	\$40,000.00	\$ 400.00
23	30-inch Concrete curb and gutter	L.F.	1,305.55	\$ 19.50	\$25,458.23
25	Concrete Flume Oak and Peninsula	L.S.	0.50	\$ 550.00	\$ 275.00
26	Concrete Flume station 60+40	EA.	0.88	\$ 550.00	\$ 484.00
79	Topsoil, seed, fertilizer, mulch, and erosion mat	S.Y.	1,049	\$ 8.00	\$ 8,392.00
	Final Completion Liquidated Damages	DAY	12.41	\$ (400.00)	\$(4,964.00)
Subtotal of Contract					\$30,605.23
Engineering, Administration, & Contingencies					\$ 7,326.27
Total Project Costs					\$37,931.50

Total Units abutting the Curb = 13 units

Computation of Curb Extension Unit Rate: $\frac{\$37,931.50}{13 \text{ units}} = \$2,917.81/\text{unit}$

Use \$2,917.81/unit as the Curb Extension Unit Rate¹.

¹ A maximum assessment of \$2,684.00 (2020 Pavement Cap) is assessed to single-family, duplex, and residential condominium properties.

Total Water Main Extension & Repair Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.44	\$56,000.00	\$ 24,640.00
2	Traffic control	L.S.	0.44	\$40,000.00	\$ 17,600.00
6	Silt screen	L.F.	20	\$ 80.00	\$ 1,600.00
7	Manufactured ditch check	EA.	7	\$ 150.00	\$ 1,050.00
8	Inlet sediment guard	EA.	3	\$ 150.00	\$ 450.00
9	Dust control using water	1,000 GAL	0.35	\$ 35.00	\$ 12.25
11	Full Depth Saw Cut	L.F.	400	\$ 3.00	\$ 1,200.00
32	8-inch Water main in granular backfill	L.F.	4,284.25	\$ 130.00	\$ 556,952.50
33	8-inch Gate valve	EA.	14	\$ 1,550.00	\$ 21,700.00
34	6-inch Hydrant lead in granular backfill	L.F.	94.3	\$ 120.00	\$ 11,316.00
35	Hydrant assembly with anchor tee and 6-inch valve	EA.	10	\$ 5,425.00	\$ 54,250.00
36	1 1/4-inch Water service in granular backfill	L.F.	1,603	\$ 116.00	\$ 185,924.80
37	1 1/4-inch Tap and corporation stop	EA.	81	\$ 450.00	\$ 36,450.00
38	1 1/4-inch Corporation stop and curb box	EA.	81	\$ 300.00	\$ 24,300.00
39	Oak Street-Hydrant Station 61+05, clean out valve box and replace bottom section	EA.	1	\$ 1,875.00	\$ 1,875.00
41	Oak Street-Existing valve at Station 62+25, expose operating nut, remove insert, replace top and middle valve box sectors	EA.	1	\$ 2,100.00	\$ 2,100.00
42	Oak Street-Existing hydrant valve box at Station 64+65, straighten to full depth of box	EA.	1	\$ 1,800.00	\$ 1,800.00
43	Oak Street-Existing valve at Station 67+75, replace top section of valve box	EA.	1	\$ 500.00	\$ 500.00
44	Oak Street-Existing valve at Station 71+75, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00
45	Oak Street-Existing hydrant valve at Station 71+85, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00

Total Water Main Extension & Repair Costs – Continued

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
46	Oak Street-Existing valve at Station 72+75, straighten full depth, raise 0.42 feet, add new top section, if needed	EA.	1	\$ 1,650.00	\$ 1,650.00
47	Water main insulation	L.F.	461.5	\$ 10.00	\$ 4,615.00
50	Manufactured perimeter control	L.F.	830.25	\$ 10.00	\$ 8,302.50
79	Topsoil, seed, fertilizer, mulch, and erosion mat	S.Y.	938	\$ 8.00	\$ 7,504.00
	Final Completion Liquidated Damages	DAY	11.10	\$ (400.00)	\$ (4,440.00)
Subtotal of Contract					\$ 964,352.05
Engineering, Administration, & Contingencies					\$ 230,846.28
Total Project Costs					\$1,195,198.33

Total Water Main Extension & Repair Costs = \$ 1,195,198.33

Total Water Main Extension & Assessable Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.316	\$56,000.00	\$ 17,696.00
2	Traffic control	L.S.	0.316	\$40,000.00	\$ 12,640.00
6	Silt screen	L.F.	20	\$ 80.00	\$ 1,600.00
7	Manufactured ditch check	EA.	7	\$ 150.00	\$ 1,050.00
8	Inlet sediment guard	EA.	3	\$ 150.00	\$ 450.00
9	Dust control using water	1,000 GAL	0.35	\$ 35.00	\$ 12.25
11	Full Depth Saw Cut	L.F.	400	\$ 3.00	\$ 1,200.00
32	8-inch Water main in granular backfill	L.F.	4,284.3	\$ 130.00	\$556,952.50
33	8-inch Gate valve	EA.	14	\$ 1,550.00	\$ 21,700.00
34	6-inch Hydrant lead in granular backfill	L.F.	94.3	\$ 120.00	\$ 11,316.00
35	Hydrant assembly with anchor tee and 6-inch valve	EA.	10	\$ 5,425.00	\$ 54,250.00
47	Water main insulation	L.F.	361.5	\$ 10.00	\$ 3,615.00
50	Manufactured perimeter control	L.F.	830.25	\$ 10.00	\$ 8,302.50
79	Topsoil, seed, fertilizer, mulch and erosion mat	S.Y.	540.73	\$ 8.00	\$ 4,325.84
	Final Completion Liquidated Damages	DAY	6.40	\$ (400.00)	\$ (2,560.00)
Subtotal of Contract					\$692,550.09
Engineering, Administration, & Contingencies					\$165,782.42
Total Project Costs					\$858,332.51

Total Units benefiting from the Water Main Extension = 81 units

Computation of Water Main Extension Unit Rate: $\frac{\$ 858,332.51}{81 \text{ units}} = \$ 10,596.70/\text{unit}$

Use \$ 10,596.70/unit as the Water Main Extension Unit Rate.

Total Water Service Installation & Assessable Costs

<u>Item No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final Quantity</u>	<u>Bid Unit Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.119	\$56,000.00	\$ 6,664.00
2	Traffic control	L.S.	0.119	\$40,000.00	\$ 4,760.00
36	1 1/4-inch Water service in granular backfill	L.F.	1,602.8	\$ 116.00	\$185,924.80
37	1 1/4-inch Tap and corporation stop	EA.	81	\$ 450.00	\$ 36,450.00
38	1 1/4-inch Corporation stop and curb box	EA.	81	\$ 300.00	\$ 24,300.00
47	Water main insulation	L.F.	100	\$ 10.00	\$ 1,000.00
79	Topsoil, seed, fertilizer, mulch, and erosion mat	S.Y.	397.27	\$ 8.00	\$ 3,178.16
	Final Completion Liquidated Damages	DAY	4.70	\$ (400.00)	\$ (1,880.00)
Subtotal of Contract					\$260,396.96
Engineering, Administration, & Contingencies					\$ 62,333.74
Total Project Costs					\$322,730.70

Total Units benefiting from Water Service Installations = 81 units

Computation of Water Service Installation Unit Rate: $\frac{\$ 322,730.70}{81 \text{ units}} = \$ 3,984.33/\text{unit}$

Use \$ 3,984.33/unit as the Water Service Installation Unit Rate.

Total Water Utility Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.005	\$56,000.00	\$ 280.00
2	Traffic control	L.S.	0.005	\$40,000.00	\$ 200.00
39	Oak Street-Hydrant Station 61+05, clean out valve box and replace bottom section	EA.	1	\$ 1,875.00	\$ 1,875.00
41	Oak Street-Existing valve at Station 62+25, expose operating nut, remove insert, replace top and middle valve box sectors	EA.	1	\$ 2,100.00	\$ 2,100.00
42	Oak Street-Existing hydrant valve box at Station 64+65, straighten to full depth of box	EA.	1	\$ 1,800.00	\$ 1,800.00
43	Oak Street-Existing valve at Station 67+75, replace top section of valve box	EA.	1	\$ 500.00	\$ 500.00
44	Oak Street-Existing valve at Station 71+75, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00
45	Oak Street-Existing hydrant valve at Station 71+85, replace top section and clean out to expose nut	EA.	1	\$ 1,500.00	\$ 1,500.00
46	Oak Street-Existing valve at Station 72+75, straighten full depth, raise 0.42 feet, add new top section, if needed	EA.	1	\$ 1,650.00	\$ 1,650.00
Subtotal of Contract					\$11,405.00
Engineering, Administration, & Contingencies					\$ 2,730.12
Total Project Costs					\$14,135.12

Total Water Utility Project Costs = \$ 14,135.12

Total Storm Water Utility Costs

<u>Item</u>			<u>Final</u>	<u>Bid Unit</u>	
<u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Quantity</u>	<u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.10	\$56,000.00	\$ 5,600.00
2	Traffic control	L.S.	0.10	\$40,000.00	\$ 4,000.00
23	30-inch Concrete curb and gutter	L.F.	1,305.55	\$ 19.50	\$ 25,458.22
24	Remove and replace Curb and Gutter	L.F.	31.75	\$ 28.50	\$ 904.87
25	Concrete Flume Oak and Peninsula	L.S.	0.50	\$ 550.00	\$ 275.00
26	Concrete Flume station 60+40	EA.	0.87	\$ 550.00	\$ 478.50
31	Remove and replace 7" Thick concrete invert	L.F.	29.5	\$ 60.00	\$ 1,770.00
52	12-inch CL V RCP in granular backfill	L.F.	159.8	\$ 90.00	\$ 14,382.00
53	18-Inch CL IV RCP Storm Sewer in granular backfill	L.F.	38.5	\$ 100.00	\$ 3,850.00
54	14-inch x 23-inch RCPA CL IV in granular backfill	L.F.	560.6	\$ 70.00	\$ 39,242.00
55	24-inch RCP CL IV in granular backfill	L.F.	48.2	\$ 90.00	\$ 4,338.00
56	23"x36" HERCP Storm Sewer CL IV	L.F.	66.65	\$ 110.00	\$ 7,331.50
58	14-inch x 23-inch RCP end section with grate	EA.	5	\$ 1,850.00	\$ 9,250.00
59	24-inch RCP end section re-use grate	EA.	1	\$ 1,650.00	\$ 1,650.00
60	12" CMP in granular backfill	L.F.	22	\$ 83.00	\$ 1,826.00
61	12"x18" CMPA Storm Sewer in granular backfill	L.F.	50	\$ 90.00	\$ 4,500.00
63	28"x20" CMPA in granular backfill	L.F.	50	\$ 100.00	\$ 5,000.00
64	12" CMP end section	EA.	2	\$ 400.00	\$ 800.00
65	12"x18" CMP end section	EA.	4	\$ 450.00	\$ 1,800.00
67	28"x20" CMP end section	EA.	4	\$ 500.00	\$ 2,000.00
68	6-inch Fabric wrapped drain tile	L.F.	586	\$ 20.00	\$ 11,720.00
69	48-inch Diameter storm manhole	EA.	8	\$ 3,000.00	\$ 24,000.00
70	Replace Storm Inlets	EA.	2	\$ 2,500.00	\$ 5,000.00
71	Storm Inlet	EA.	7	\$ 2,250.00	\$ 15,750.00
74	Ditching	L.F.	900.8	\$ 20.00	\$ 18,016.00
79	Topsoil, seed, fertilizer, mulch and erosion mat	S.Y.	1876	\$ 8.00	\$ 15,008.00
CO1	Change Order 1	LS	1	\$ 8,000.00	\$ 8,000.00
	Final Completion Liquidated Damages	DAY	22.20	\$ (400.00)	\$ (8,880.00)
Subtotal of Contract					\$223,070.09
Engineering, Administration, & Contingencies					\$ 53,398.45
Total Project Costs					\$276,468.54

Total Storm Water Utility Costs = \$ 276,468.54

Total Lake Pewaukee Sanitary District Sewer Costs

<u>Item</u> <u>No.</u>	<u>Description</u>	<u>Unit</u>	<u>Final</u> <u>Quantity</u>	<u>Bid Unit</u> <u>Price</u>	<u>Cost</u>
1	Mobilization	L.S.	0.01	\$56,000.00	\$ 560.00
2	Traffic control	L.S.	0.01	\$40,000.00	\$ 400.00
49	Lake Pewaukee Sanitary District- Manhole repairs and adjustments	EA.	17	\$ 550.00	\$ 9,350.00
51	Lift Station Access manhole adjustment	L.S.	1	\$ 1,500.00	\$ 1,500.00
Subtotal of Contract					\$11,810.00
Engineering, Administration, & Contingencies					\$ 2,827.07
Total Project Costs					\$14,637.07

Total LPSD Project Costs = \$ 14,637.07

June 8, 2020

All that part of the NE $\frac{1}{4}$, NW $\frac{1}{4}$ and SE $\frac{1}{4}$ of Section 18, Township 7 North, Range 19 East, in the City of Pewaukee, Waukesha County, Wisconsin. Bound and Described as Follows:

Commencing at the NW corner of Parcel B CSM #3742 also being the Point of Beginning of area to be described: thence S86°26'12"E 50.03 Feet; Thence S63°15'11"E 50.49 Feet; Thence S0°15'11"E 186.38 Feet; Thence S87°16'35"W 45.00 Feet; Thence S0°15'11"E along the east line of Parcel A CSM #3742, 309.97 Feet to the North R/W Line Woodland Drive; Thence S87°16'35"W along said North R/W Line, 50.00 Feet to the East R/W Line of Oak Street; Thence S0°15'11"E Along said East R/W Line, 180.03; Thence N87°16'35"E Along the North Line of the South Half of CSM #3312, 100.00 Feet; Thence S0°15'11"E Along the East line of the South Half of CSM #3312, 180.03 Feet; Thence N87°16'35"E 69.89 Feet; Thence S0°01'09"W 40.00 Feet; Thence S87°16'35"W 20.02 Feet; Thence S0°01'09"W 280.00 Feet; Thence S 87°16'26"W 70.00 Feet; Thence S0°01'09"W 140.77 Feet to the North R/W Line Prospect Avenue; Thence S80°23'14"W along said North R/W line 81.05 Feet to the East R/W Oak Street: Thence N0°01'09"E Along said East R/W Line 500.53 Feet ; Thence N80°17'45"W 63.97 Feet, to the North R/W Line Wildflower Road; Thence N89°44'00"W along said North R/W Line, 165.35 Feet; Thence continuing along Said North R/W line 12.91 Feet Along the Arc of a curve whose center is to the South and whose Chord Bears S88°57'01"W 12.91 Feet; Thence N0°16'00"E, 180.89 Feet; Thence N19°43'17"W, 102.93 Feet; Thence N25°07'56"W, 313.87 Feet; Thence N44°14'15"W, 159.60 Feet; Thence N72°48'24"W, 181.51 Feet; Thence N89°20'00"W, 410.00 Feet to the West R/W line Chicago Avenue; Thence N0°40'00"E Along said West R/W Line, 269.90 Feet; Thence N89°27'00"W, 676.00 Feet to the East line of the Plat of Bellevue No. 2; Thence N27°27'00"W and along said East line, 25.00 Feet; Thence N03°15'00"E along said East line, 65.38 Feet; Thence N48°00'00"E along said East line, 445.00 Feet to the Southwesterly R/W line Oak Street; Thence N42°00'00"W along said Southeasterly R/W line, 50.00 Feet; Thence S48°00'00"W, 125.00 Feet; Thence N42°00'00"W 190.00 Feet to the South R/W Line Rocky Point Road; Thence N48°00'00"E Along said South R/W Line, 147.00 Feet to the NE R/W line Oak Street; Thence S42°00'00"E Along Said NE R/W Line, 136.00 Feet; Thence N47°53'57"E, 148.27 Feet; Thence N76°45'04"E, 255.00 Feet to the Shore of Pewaukee Lake; Thence S18°32'18"W Along said Shore, 74.09 Feet; Continuing along said shore S46°09'34"E, 95.93 Feet; Thence continuing along said shore S77°00'55"E, 266.69 Feet; Thence continuing along said shore S34°05'32"E, 208.03 Feet; Thence continuing along said shore S10°47'42"W, 66.38 Feet; Thence continuing along said shore S19°52'10"E, 60.37 Feet; Thence continuing along said shore S48°34'01"E, 42.10 Feet; Thence continuing along said shore S72°00'13"E, 134.43 Feet; Thence continuing along said shore N40°20'43"E, 579.18; Thence continuing along said shore N60°41'02", 95.95 Feet; Thence continuing along said shore N79°32'33"E, 216.44 Feet; Thence continuing along said shore N90°00'00"E, 401.29 Feet; Thence continuing along said shore S82°37'11"E, 147.64 Feet; Thence continuing along said shore S74°21'11"E, 185.84 Feet; Thence continuing along said shore S55°36'09"E, 88.72 Feet; Thence along said shore S23°12'53"E, 72.23 Feet; Thence continuing along said shore S27°12'59"W, 109.68 Feet; Thence continuing along said shore S61°28'02"W, 209.86 Feet; Thence continuing along said shore S85°41'14"W, 144.11 Feet; Thence continuing along said shore S85°29'49"W, 276.06 Feet; Thence continuing along said shore S57°51'06"W, 223.98 Feet; Thence continuing along said shore S49°10'41"W, 175.40 Feet; Thence continuing along said shore S0°14'38"E, 93.35 Feet; Thence continuing along said shore S54°10'24"E, 37.49 Feet to the point of Beginning.

Dave Geis

Senior Engineering Technician, City of Pewaukee

June 9, 2020

(1)

All that part of the NE $\frac{1}{4}$ and SE $\frac{1}{4}$ of Section 18, Township 7 North, Range 19 East, in the City of Pewaukee, Waukesha County, Wisconsin. Bound and Described as Follows:

Commencing at the NW corner of Parcel B CSM #3742 also being the Point of Beginning of area to be described: thence S86°26'12"E 50.03 Feet; Thence S63°15'11"E 50.49 Feet; Thence S0°15'11"E 186.38 Feet; Thence S87°16'35"W 45.00 Feet; Thence S0°15'11"E along the east line of Parcel A CSM #3742, 309.97 Feet to the North R/W Line Woodland Drive; Thence S87°16'35"W along said North R/W Line, 50.00 Feet to the East R/W Line of Oak Street; Thence S0°15'11"E Along said East R/W Line, 180.03; Thence N87°16'35"E Along the North Line of the South Half of CSM #3312, 100.00 Feet; Thence S0°15'11"E Along the East line of the South Half of CSM #3312, 180.03 Feet; Thence N87°16'35"E 69.89 Feet; Thence S0°01'09"W 40.00 Feet; Thence S87°16'35"W 20.02 Feet; Thence S0°01'09"W 280.00 Feet; Thence S 87°16'26"W 70.00 Feet; Thence S0°01'09"W 140.77 Feet to the North R/W Line Prospect Avenue; Thence S80°23'14"W along said North R/W line 81.05 Feet to the East R/W Oak Street: Thence N0°01'09"E Along said East R/W Line 500.53 Feet; Thence N0°15'11"W continuing along said east R/W line 856.73 Feet to the point of Beginning.

(2)

All that part of the NW $\frac{1}{4}$ of Section 18, Township 7 North, Range 19 East, Including Parcel 2 CSM #9252, Parcel 1 CSM #8177, Lots 18, 19 and Part of Lot 21 of Plat of Bellevue No. 2 Subdivision, in the City of Pewaukee, Waukesha County, Wisconsin. Bound and Described as Follows:

Commencing at the Northwestern Corner of Parcel 2 of CSM # 9252 at the Northerly R/W of Oak street also Being the Point of Beginning of area to be Described; Thence N47°53'57"E along said Parcel 2 148.27 Feet; Thence continuing along said Parcel 2, N76°45'04"E, 255.00 Feet to the Shore of Pewaukee Lake; Thence Continuing along said Parcel 2 and along said Shore, S18°32'18"W, 74.09 Feet; Thence Continuing along said Parcel 2, S55°32'24"W, 310.00 Feet to the Northerly R/W line Oak Street; Thence S80°46'01"W, 26.16 Feet to the Southerly R/W Oak Street; Thence S48°00'00"W, 445.00 Feet to the SW Corner of Lot 18, Plat of Bellevue No. 2 Subdivision; Thence N64°28'38"W Along the Southerly Line of said Lot 18, , 259.73 Feet to the Southerly R/W of Rocky Point Road; Thence N48°00'00"E, Along said Southerly R/W, 566.30 Feet to the Northerly R/W Oak Street; Thence S42°00'00"E, along Said Northerly R/W 136.00 Feet to the Point of Beginning.

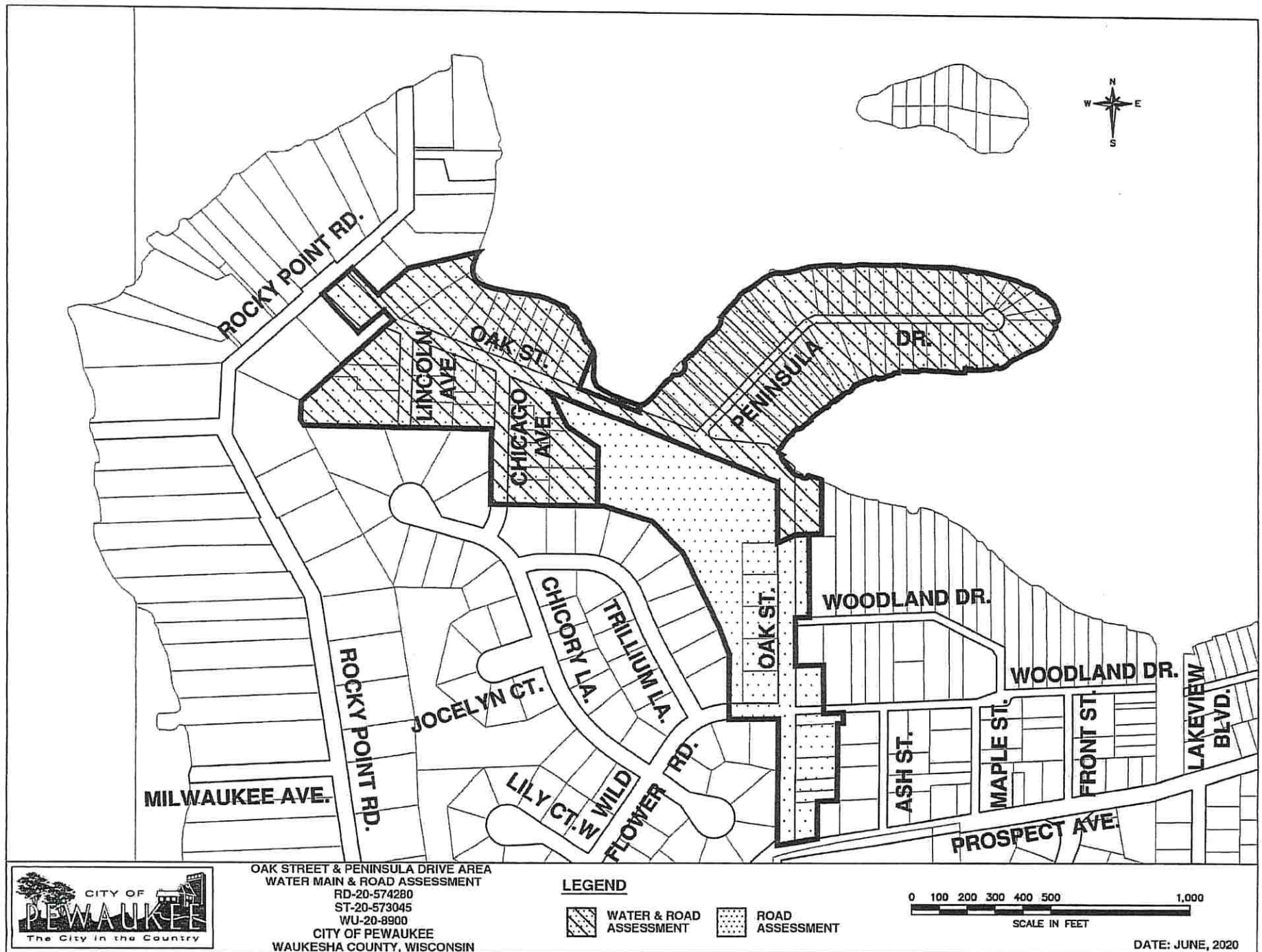
Dave Geis
Senior Engineering Technician
City of Pewaukee

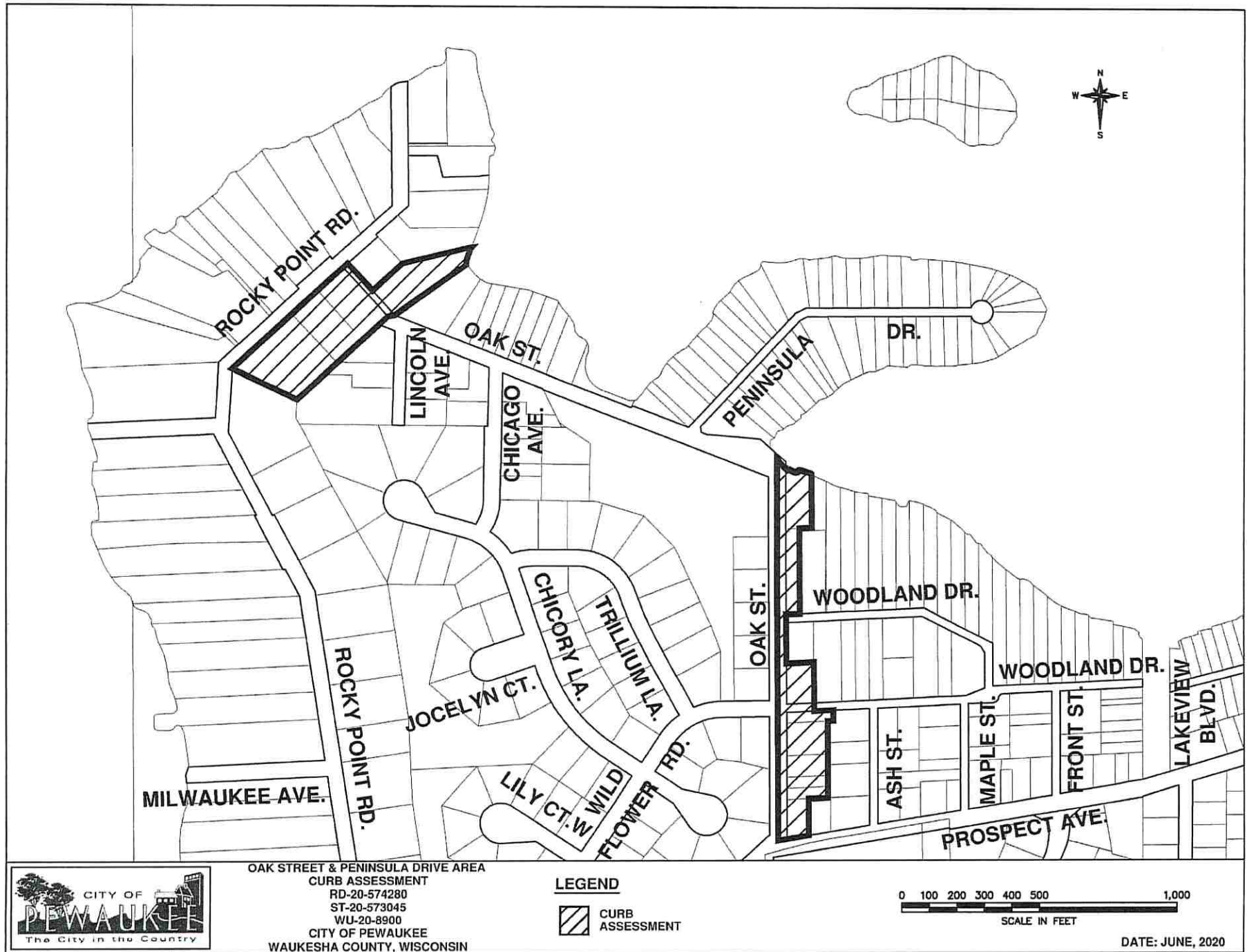
June 12, 2020

All that part of the NE $\frac{1}{4}$ and NW $\frac{1}{4}$ of Section 18, Township 7 North, Range 19 East, in the City of Pewaukee, Waukesha County, Wisconsin. Bound and Described as Follows:

Commencing at the NW corner of Parcel B CSM #3742 also being the Point of Beginning of area to be described: thence S86°26'12"E 50.03 Feet; Thence S63°15'11"E 50.49 Feet; Thence S0°15'11"E 186.38 Feet; Thence S87°16'35"W 95.00 Feet to the East R/W Line oak Street; Thence S65°57'23"W, 68.85 Feet to the West R/W Oak Street; Thence N0°15'11"W, Along Said West R/W, 222.20 Feet To the South R/W Line Oak Street; Thence N68°58'00"W, Along said South R/W, 878.04 Feet to the NW corner of Outlot 1 of CSM #6355; Thence S26°00'00"E, 133.73 Feet to the NE Corner of Parcel 1 CSM #6355; Thence S56°12'00"E, along said Parcel 1, 134.56 Feet; Thence S0°40'00"W, 212.72 Feet to the SE Corner of Parcel 2 CSM #6355; Thence N89°20'00"W, 385.50 Feet to the West R/W line Chicago Avenue; Thence N0°40'00"E Along said West R/W Line, 269.90 Feet; Thence N89°27'00"W, 676.00 Feet to the East line of the Plat of Bellevue No. 2; Thence N27°27'00"W and along said East line, 25.00 Feet; Thence N03°15'00"E along said East line, 65.38 Feet; Thence N48°00'00"E along said East line, 445.00 Feet to the Southwesterly R/W line Oak Street; Thence N42°00'00"W along said Southeasterly R/W line, 50.00 Feet; Thence S48°00'00"W, 125.00 Feet; Thence N42°00'00"W 190.00 Feet to the South R/W Line Rocky Point Road; Thence N48°00'00"E Along said South R/W Line, 147.00 Feet to the NE R/W line Oak Street; Thence S42°00'00"E Along Said NE R/W Line, 136.00 Feet; Thence N47°53'57"E, 148.27 Feet; Thence N76°45'04"E, 255.00 Feet to the Shore of Pewaukee Lake; Thence S18°32'18"W Along said Shore, 74.09 Feet; Continuing along said shore S46°09'34"E, 95.93 Feet; Thence continuing along said shore S77°00'55"E, 266.69 Feet; Thence continuing along said shore S34°05'32"E, 194.16 Feet to the NW Corner of Lot 1 Starke Bay Subdivision; Thence S21°02'00"W along the west line of said Lot 1, 141.66 Feet to the North R/W Line Oak Street; Thence S68°58'00"E along said North R/W, 232.86 Feet to the SE corner of Lot 1 Starke Bay Subdivision; Thence N21°02'00"E, along said Lot 1, 35.98 to the Shore of Pewaukee Lake; Thence N41°23'21"E along said Shore, 560.86 Feet; Thence continuing along said shore N60°41'02", 95.95 Feet; Thence continuing along said shore N79°32'33"E, 216.44 Feet; Thence continuing along said shore N90°00'00"E, 401.29 Feet; Thence continuing along said shore S82°37'11"E, 147.64 Feet; Thence continuing along said shore S74°21'11"E, 185.84 Feet; Thence continuing along said shore S55°36'09"E, 88.72 Feet; Thence along said shore S23°12'53"E, 72.23 Feet; Thence continuing along said shore S27°12'59"W, 109.68 Feet; Thence continuing along said shore S61°28'02"W, 209.86 Feet; Thence continuing along said shore S85°41'14"W, 144.11 Feet; Thence continuing along said shore S85°29'49"W, 276.06 Feet; Thence continuing along said shore S57°51'06"W, 223.98 Feet; Thence continuing along said shore S49°10'41"W, 175.40 Feet; Thence continuing along said shore S0°14'38"E, 93.35 Feet; Thence continuing along said shore S54°10'24"E, 37.49 Feet to the point of Beginning.

Dave Geis
Senior Engineering Technician
City of Pewaukee





SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
1	DANIEL YOUN N28W27683 PENINSULA DR PEWAUKEE WI 53072-4300	PWC 0933017	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
2	THOMAS REINKE AND PEIHUA REINKE N28W27571 PENINSULA DR PEWAUKEE WI 53072	PWC 0933018	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
3	SAS LAND LLC N28W27559 PENINSULA DR PEWAUKEE WI 53072-4327	PWC 0933019	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
4	WILLIAM J KANGAS AND BRENDA S KANGAS REVOCABLE LIVING TRUST N28W27553 PENINSULA DR PEWAUKEE WI 53072-4327	PWC 0933020	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
5	STEVEN L BERGELIN N28W27545 PENINSULA DR PEWAUKEE WI 53072	PWC 0933021	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
6	ROGER F HEINICHEN N28W27533 PENINSULA DR PEWAUKEE WI 53072-4327	PWC 0933022	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$31,846.06
			Water Main	2.00	\$10,596.70	\$21,193.40		
			Water Main Service	2.00	\$3,984.33	\$7,968.66		
7	MICHAEL A WIRTH AND MELISSA A WIRTH N29W27521 PENINSULA DR PEWAUKEE WI 53072	PWC 0933023	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
8	RYAN J LEIBRIED N29W27529 PENINSULA DR PEWAUKEE WI 53072-4327	PWC 0933024	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
9	LEE BRISK AND CATHLEEN BRISK N29W27505 PENINSULA DR PEWAUKEE WI 53072-4327	PWC 0933025	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
10	DOUGLAS E ARTUS REVOCABLE TRUST 601 E ERIE ST UNIT 301 MILWAUKEE WI 53202-6229	PWC 0933026	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
11	RANDY R FURMACK 2955 N 78TH ST MILWAUKEE WI 53222	PWC 0933027	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		
12	MICHAEL C WIEBER AND AMY L WIEBER N29W27451 PENINSULA DR PEWAUKEE WI 53072	PWC 0933028	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$17,265.03
			Water Main	1.00	\$10,596.70	\$10,596.70		
			Water Main Service	1.00	\$3,984.33	\$3,984.33		

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
13	MONICA K BINDER AND LILA L BINDER N29W27431 PENINSULA DR PEWAUKEE WI 53072-4325	PWC 0933029	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
14	CALVIN D KRANTZ N29W27423 PENINSULA DR PEWAUKEE WI 53072	PWC 0933030	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
15	MARK HATLOY 7753 COUNTY ROAD 4 DRAYTON ND 58225-9252	PWC 0933031	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
16	DANIEL G CLAUSEN AND NANCY A CLAUSEN N29W27397 PENINSULA DR PEWAUKEE WI 53072-4323	PWC 0933032	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
17	THOMAS KOLAFA AND HELEN KOLAFA N29W27389 PENINSULA DR PEWAUKEE WI 53072-4323	PWC 0933033	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
18	DAVID J & SUSAN A KELLER LIVING TRUST N29W27373 PENINSULA DR PEWAUKEE WI 53072	PWC 0933034	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
19	JOHN LOTZ AND SHARON LOTZ N29W27365 PENINSULA DR PEWAUKEE WI 53072	PWC 0933035	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
20	E EHRKE AND N WALSH N29W27355 PENINSULA DR PEWAUKEE WI 53072	PWC 0933036	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
21	WILLIAM J RADTKE AND KALEEN A MORKIN 835 BRINSMERE DR ELM GROVE WI 53122-2102	PWC 0933037	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
22	WARREN J & JOAN J HIRSCHINGER TRUST 7130 W VOGEL AVE GREENFIELD WI 53220-4471	PWC 0933038	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
23	SCOTT REID AND SHELLY REID N29W27348 PENINSULA DR PEWAUKEE WI 53072-4324	PWC 0933039	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
24	ADAM MATTHEW LEIDAL AND ELISSE NICOLE LEIDAL N29W27356 PENINSULA DR PEWAUKEE WI 53072-4324	PWC 0933040	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
25	THOMAS BARTNICKI AND BERNADETTE BARTNICKI 12955 W WOODFIELD DR NEW BERLIN WI 53151	PWC 0933041	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
26	DARYL BULLERJAHN AND DEBRA L BULLERJAHN W232N9075 PRESERVE PL LISBON WI 53089-1256	PWC 0933042	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
27	CAROLYN E KRECH N29W27374 PENINSULA DR PEWAUKEE WI 53072-4324	PWC 0933043	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
28	A ERICK FABYAN 2008 LIVING TRUST 115 E CAPITAL DR HARTLAND WI 53029	PWC 0933044	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
29	MICHAEL F LANOIS N29W27394 PENINSULA DR PEWAUKEE WI 53072	PWC 0933045	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
30	CHRISTOPHER E BERNAUER AND JEANNETTE M BERNAUER N29W27438 PENINSULA DR PEWAUKEE WI 53072-1953	PWC 0933046	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
31	STEVEN DETHLOFF AND VIVIAN DETHLOFF N29W27448 PENINSULA DR PEWAUKEE WI 53072-4326	PWC 0933047	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
32	MICHAEL J SEIFERT AND KAREN A SEIFERT N29W27456 PENINSULA DR PEWAUKEE WI 53072-4326	PWC 0933048	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
33	JOSEPH B LEE N29W27464 PENINSULA DR PEWAUKEE WI 53072	PWC 0933049	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
34	PHILLIP W MATTIX AND SHEILA A STAFFORD N29W27476 PENINSULA DR GLENDALE WI 53217	PWC 0933050	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
35	DGT SAM PROPERTIES LLC 1470 LIBERTY CT BROOKFIELD WI 53045-5315	PWC 0933051	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
36	JOSEPH BATTISTA & PAMELA SCHULTZ REVOCABLE TRUST N29W27496 PENINSULA DR PEWAUKEE WI 53072-4326	PWC 0933052	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
37	MARK MCNABB N29W27504 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933053	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
38	EMNAT ENTERPRISES LLC N29W27510 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933054002	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
39	JEFFREY FIORI N29W27524 PENINSULA DR PEWAUKEE WI 53072	PWC 0933057	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
40	DAVID DITORRICE AND DANIEL DITORRICE 2920 S 124TH ST WEST ALLIS WI 53227-2806	PWC 0933058	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
41	GREGORY D STOLLER N28W27536 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933059	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
42	MARLA POYTINGER AND DAVID POYTINGER N28W27542 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933060	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
43	MARK VISOVATTI N28W27546 PENINSULA DR PEWAUKEE WI 53072	PWC 0933061	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
44	ERIC REISNER 2022 REVOCABLE TRUST N28W27558 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933062	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
45	MARYANN BARTER IRREVOCABLE GRANTOR TRUST N28W27564 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0933063	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
46	THOMAS W YOUNGBAUER N28W27580 PENINSULA DR PEWAUKEE WI 53072	PWC 0933064	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
47	JEFFREY J DOHLBY AND MICHELLE Y DOHLBY N28W27586 PENINSULA DR PEWAUKEE WI 53072	PWC 0933065	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
48	THE BRYAN T CLARK AND BRIDGETE H CLARK 2018 REVOCABLE TRUST W276N2822 OAK ST PEWAUKEE WI 53072-4320	PWC 0933066	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
49	JAMES J PENDERGAST AND MARY J RYAN N28W27596 PENINSULA DR PEWAUKEE WI 53072	PWC 0933067	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
50	STEPHEN E FELSMANN AND JUDITH K FELSMANN W271N118 PACES DR WAUKESHA WI 53188	PWC 0933068	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
51	MARK F JERLING AND SUSAN J JERLING REVOCABLE LIVING TRUST W274N2822 OAK ST PEWAUKEE WI 53072-4374	PWC 0933070	Road Reconstruction Curb Construction Water Main Water Service	1.00 1.00 1.00 1.00	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$2,684.00 \$2,684.00	\$19,949.03
52	JOHN WIDISH W274N2710 OAK ST PEWAUKEE WI 53072-4368	PWC 0933095	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
53	DAVID C MOE AND MEGAN J MOE N28W27572 PENINSULA DR PEWAUKEE WI 53072-4328	PWC 0934001	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
54	CITY OF PEWAUKEE ATTN CITY TREASURER W240N3065 PEWAUKEE RD PEWAUKEE WI 53072	PWC 0934021	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$849.00	\$849.00
55	MARK G & MARY A DODD JOINT REVOCABLE TRUST W276N2890 OAK ST PEWAUKEE WI 53072-4320	PWC 0934022001	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
56	BRADLEY D PAGE AND CHERYL M PAGE W276N2850 OAK ST PEWAUKEE WI 53072-4320	PWC 0934022002	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
57	WAYNE G WERNER W277N2810 OAK ST PEWAUKEE WI 53072	PWC 0934024	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
58	DONALD E PIENKOS AND ANGELA T PIENKOS 5017 N HOLLYWOOD AVE WHITEFISH BAY WI 53217-5602	PWC 0934025	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
59	GLENN M CHRISTENSEN AND RUTH E CHRISTENSEN W277N2824 OAK ST PEWAUKEE WI 53072	PWC 0934026	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
60	STEVEN J ZOSCHKE AND ALAN R ZOSCHKE W277N2828 OAK ST PEWAUKEE WI 53072-4320	PWC 0934027	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
61	NIGEL JOHNSON TRUST AND LAUREL JOHNSON TRUST 3980 PARADISE CANYON CT NAPERVILLE IL 60564-9745	PWC 0934028	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
62	LAWRENCE S O'BRIEN AND JULIE A O'BRIEN W277N2846 OAK ST PEWAUKEE WI 53072-4320	PWC 0934029	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
63	JAMES KURCZEWSKI AND EILEEN KURCZEWSKI W277N2866 OAK ST PEWAUKEE WI 53072	PWC 0934030	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
64	KOEPP REVOCABLE TRUST 523 LOOKOUT DR PEWAUKEE WI 53072-3621	PWC 0934032	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
65	OAK STREET 2920, LLC W278N2920 OAK ST PEWAUKEE WI 53072-4322	PWC 0934033002	Road Reconstruction Curb Construction Water Main Water Main Service	1.00 1.00 1.00 1.00	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$2,684.00 \$2,684.00	\$19,949.03
66	JOHN R KEMNITZER AND ZOILA C KEMNITZER W278N2926 ROCKY POINT RD PEWAUKEE WI 53072-4339	PWC 0934078	Curb Construction	1.00	\$2,917.81	\$2,917.81	\$2,684.00	\$2,684.00
67	LANCE D OHLSSON AND JILL OHLSSON W278N2946 ROCKY POINT RD PEWAUKEE WI 53072-4339	PWC 0934079001	Curb Construction	1.00	\$2,917.81	\$2,917.81	\$2,684.00	\$2,684.00

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
68	MICHAEL HUMCKE AND HEDDY HUMCKE W278N2968 ROCKY POINT RD PEWAUKEE WI 53072	PWC 0934081	Road Reconstruction Curb Construction Water Main Water Main Service	1.00 1.00 1.00 1.00	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$12,456.37 \$2,917.81 \$10,596.70 \$3,984.33	\$2,684.00 \$2,684.00	\$19,949.03
69	CORRIE HUTCHENS AND CARL DANE HUTCHENS W267N2937 PETERSON DR PEWAUKEE WI 53072-4433	PWC 0934082001	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
70	ROBERT GILBERT LLC 1345 N JEFFERSON ST STE 224 MILWAUKEE WI 53202-2644	PWC 0934083002	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
71	BRAD OSWALD AND JEAN OSWALD W276N2830 OAK ST PEWAUKEE WI 53072	PWC 0934085	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
72	MICHAEL G SZYMCZAK W277N2832 CHICAGO AVE PEWAUKEE WI 53072-4306	PWC 0934086	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
73	SCOTT GIESIE AND SAMANTHA S GIESIE W277N2836 CHICAGO AVE PEWAUKEE WI 53072-4306	PWC 0934087	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
74	HSM PROPERTIES LLC N8W28865 SHEPHARDS WAY WAUKESHA WI 53188-9499	PWC 0934090	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
75	HSM PROPERTIES LLC N8W28865 SHEPHARDS WAY WAUKESHA WI 53188-9499	PWC 0934091	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
76	RANDY GRULKE AND SANDRA GRULKE W277N2801 OAK ST PEWAUKEE WI 53072	PWC 0934092	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
77	RICHARD K STAHL PO BOX 242222 MILWAUKEE WI 53224-9045	PWC 0934094	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
78	PAMELA MCCOLLOM W277N2853 CHICAGO AVE PEWAUKEE WI 53072-4305	PWC 0934094002	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
79	MARK MUNDT W277N2869 OAK ST PEWAUKEE WI 53072	PWC 0934095	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
80	KATHRYN J RAFENSTEIN W277N2844 LINCOLN AVE PEWAUKEE WI 53072	PWC 0934100	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
81	MARK D SZYMASZEK AND KELSEY L DINS W277N2880 LINCOLN AVE PEWAUKEE WI 53072-4310	PWC 0934102	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
82	HEIDI MIDDLETON W277N2877 OAK ST PEWAUKEE WI 53072-4350	PWC 0934104	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
83	MARK BUSCHMAN AND DEBORAH BUSCHMAN W278N2897 LINCOLN AVE PEWAUKEE WI 53072	PWC 0934107	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
84	LAWRENCE J STAHOVIC W278N2881 LINCOLN AVE PEWAUKEE WI 53072-4309	PWC 0934108	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
85	MICK W ROTTA AND ANN S ROTTA W278N2855 LINCOLN AVE PEWAUKEE WI 53072-4309	PWC 0934109	Road Reconstruction Water Main Water Main Service	1.00 1.00 1.00	\$12,456.37 \$10,596.70 \$3,984.33	\$12,456.37 \$10,596.70 \$3,984.33	\$2,684.00	\$17,265.03
86	EDWARD J WIDISH AND STUART G WOGSLAND W275N2721 OAK ST PEWAUKEE WI 53072	PWC 0934146	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$2,684.00
87	BARBARA B ROSE REVOCABLE TRUST OF 202 W275N2733 OAK ST PEWAUKEE WI 53072-4369	PWC 0934147	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$2,684.00
88	TIMOTHY GULRAJANI AND LAURA GULRAJANI W275N2755 OAK ST PEWAUKEE WI 53072	PWC 0934148	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$2,684.00
89	MICHAEL D & CONSTANCE C RETTIE REVOCABLE LIV TRUST W275N2777 OAK ST PEWAUKEE WI 53072	PWC 0934149	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$2,684.00

SCHEDULE C
FINAL ASSESSMENT ROLL
CHICAGO AVE, LINCOLN AVE, OAK ST, PENINSULA DR
RD-20-574280, ST-20-573045, WU-20-8900

NO.	OWNERS NAME AND ADDRESS	TAX KEY NO.	DESCRIPTION	Unit	COST/Unit	COST	ASSESSMENT CAP	TOTAL ASSESSMENT
90	DOUGLAS J PISZCZEK W275N2789 OAK ST PEWAUKEE WI 53072	PWC 0934150	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$2,684.00	\$2,684.00
91	LAKE PEWAUKEE SANITARY DISTRICT PO BOX 111 PEWAUKEE WI 53072	PWC 0934210	Road Reconstruction	1.00	\$12,456.37	\$12,456.37	\$849.00	\$849.00
92	DNA GROUP LLC PO BOX 509 PEWAUKEE WI 53072	PWC 0936137	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81		\$15,374.18
93	JAMES L RUGGERI W274N2648 OAK ST PEWAUKEE WI 53072	PWC 0936138	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
94	JAMES L RUGGERI W274N2656 OAK ST WAUWATOSA WI 53226	PWC 0936139	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
95	MARGARET C CROFT W274N2668 OAK ST PEWAUKEE WI 53072	PWC 0936140	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
96	WILLIAM K WHITEHOUSE AND RANEA WHITE W274N2680 OAK ST PEWAUKEE WI 53072-4316	PWC 0936142	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
97	WILLIAM SHOCKLEY AND THERESE SHOCKLEY W274N2682 OAK ST PEWAUKEE WI 53072-4316	PWC 0936143	Road Reconstruction Curb Construction	1.00 1.00	\$12,456.37 \$2,917.81	\$12,456.37 \$2,917.81	\$2,684.00 \$2,684.00	\$5,368.00
TOTAL CONTRIBUTION IN AID OF ROAD CONSTRUCTION				95.00				\$261,082.37
TOTAL CONTRIBUTION IN AID OF CURB CONSTRUCTION				13.00				\$35,125.81
TOTAL CONTRIBUTION IN AID OF WATER MAIN CONSTRUCTION				81.00				\$858,332.70
TOTAL CONTRIBUTION IN AID OF WATER SERVICE CONSTRUCTION				81.00				\$322,730.73

The properties against which contributions in aid of construction are proposed are benefited and the improvements constitute an exercise in Police Powers.

Option #1**RESOLUTION 23-08-12**

**FINAL RESOLUTION FOR SPECIAL ASSESSMENTS FOR CONSTRUCTION OF
CHICAGO AVENUE, LINCOLN AVENUE, OAK STREET, PENINSULA DRIVE, AND
ROCKY POINT ROAD PAVEMENT RECONDITIONING, WATER MAIN
EXTENSION, DRAINAGE, AND RELATED FACILITIES
(PURSUANT TO SECTION 66.0703, WISCONSIN STATUTES)**

WHEREAS, The Common Council of the City of Pewaukee has adopted a special assessment policy regarding the improvement of all streets, roads, and related facilities; and

WHEREAS, The Common Council of the City of Pewaukee did authorize previously the cost of the road rehabilitation, drainage improvements, and appurtenances of Chicago Avenue, Lincoln Avenue, Oak Street, Peninsula Drive, and Rock Point Road; and

WHEREAS, The Common Council of the City of Pewaukee, Waukesha County, Wisconsin held a public hearing in the Lake Country Ballroom at the Ingleside Hotel, located at 2810 Golf Road, Pewaukee, WI at 6:00 pm on the 25th day of June 2020 to receive comments from those property owners directly affected by such improvements; and

NOW, THEREFORE, BE IT HEREBY RESOLVED: That the Common Council of the City of Pewaukee, adopt this resolution as follows:

1. That the final report prepared by the City Engineer dated August 7, 2023, is hereby adopted and made a part of this resolution.
2. That the total cost of said improvement of \$ 2,707,590.17 including engineering and contingency fees, be paid by assessing the cost to the properties benefited as shown in the said report and based upon the adopted special assessment policies of the City of Pewaukee.
3. That the benefit shown on the report, as modified, is true and correct and has been determined on a reasonable basis and is hereby confirmed.
4. That this assessment is an exercise of the police power of the City of Pewaukee and has been determined on a reasonable basis and will result in a benefit to each and every property being assessed.
5. That the Common Council has previously determined that the bid for the drainage improvements of and road rehabilitation of Oak and Peninsula to Soper Companies, based on the lowest qualified bid be accepted and that the contract was thereupon let to aid the bidder in the bid amount of \$ 2,988,679.85.
6. That the payment for the debt incurred for the road be made by assessing the cost to the property benefited and on the following terms and conditions:
 - a. **Curb Assessment:**
 - i. The Curb Assessment is \$2,917.81 per unit which is capped at \$2,684.00 per unit for single-family, duplex, and residential condominium properties. That the assessment may be paid in cash in full on or before October 31,

2023, or in ten annual installments to the City Treasurer, installment payments to bear annual simple interest at a rate of 3.00% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due in full at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of the property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.

- ii. If there exists the potential for future units within the local road assessment area. Additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of the final resolution. The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat of Survey, or other land division methods).

b. Road Assessment:

- i. The Road Assessment is \$12,456.37 per unit which is capped at \$2,684.00 per unit for single-family, duplex, and condominium residential properties. That the assessments may be paid in cash in full on or before October 31, 2023, or in ten annual installments to the City Treasurer, installment payments to bear annual simple interest at the rate of 3.00% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due in full at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.
- ii. If there exists the potential for future units within the local road assessment area. Additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of final resolution. The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat or Survey, or other land division methods).

c. Water Main and Service Assessment:

- i. All the area to be served by the Oak and Peninsula Water Main is hereby assessed a local water assessment at the rate of \$10,596.70 per residential equivalent connection, or REC (unit), a 1-1/4" water service at the rate of \$3,984.33 per unit.
- ii. Payment is due upon connection, time of sale of the property, or after a period of 5 years from the date of final resolution, whichever is earlier. Payments may be made in 10 annual installments (except at time of sale)

- on the end-of-year tax bill with a simple annual interest of 5.50% accruing on any unpaid balance beginning at the due date.
- iii. Connection of existing structures to municipal water is mandatory at the time of sale of the property. Private wells must be abandoned at the time of connection. For connection purposes only, transfer of property to a first degree relative* is not considered a sale.
 - iv. There exists the potential for future RECs within the local water assessment area. Additional RECs may become payable at the then applicable rate should the number of units utilized increase at the time of or following connection to the municipal water system. A decrease in units will not result in a refund to the property owner after the initial payment is made.
7. That the City Clerk shall publish this Final Resolution as a Class 1 Notice in the area upon which this assessment is levied and shall mail a copy of this Resolution and a statement of the final assessment against the benefited properties to each property owner who appears on the assessment roll, whose post office address is known or can with reasonable diligence, be ascertained. In the notice published and mailed, a map shall be enclosed and shall be published and mailed with the notice as will reasonably describe the area upon which this assessment is being levied. This assessment is levied upon all properties within the project area having direct access to the Oak and Peninsula areas. Each of said property owners shall be assessed in accordance with the Engineer's Report.

This Final Resolution passed and adopted on the 21st day of August 2023.

CITY OF PEWAUKEE

X

Steve Bierce
Mayor

ATTEST:

X

Kelly M. Tarczewski
Clerk/Treasurer

*First Degree Relative is defined as an individual's parents, spouse, siblings, and children whether by blood, marriage, or adoption.

Option #2**RESOLUTION 23-08-12**

**FINAL RESOLUTION FOR SPECIAL ASSESSMENTS FOR CONSTRUCTION OF
CHICAGO AVENUE, LINCOLN AVENUE, OAK STREET, PENINSULA DRIVE, AND
ROCKY POINT ROAD PAVEMENT RECONDITIONING, WATER MAIN
EXTENSION, DRAINAGE, AND RELATED FACILITIES
(PURSUANT TO SECTION 66.0703, WISCONSIN STATUTES)**

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1. That the final report prepared by the City Engineer dated August 7, 2023, is hereby adopted and made a part of this resolution.
2. That the total cost of said improvement of \$ 2,707,590.17 including engineering and contingency fees, be paid by assessing the cost to the properties benefited as shown in the said report and based upon the adopted special assessment policies of the City of Pewaukee.
3. That the benefit shown on the report, as modified, is true and correct and has been determined on a reasonable basis and is hereby confirmed.
4. That this assessment is an exercise of the police power of the City of Pewaukee and has been determined on a reasonable basis and will result in a benefit to each and every property being assessed.
5. That the Common Council has previously determined that the bid for the drainage improvements of and road rehabilitation of Oak and Peninsula to Soper Companies, based on the lowest qualified bid be accepted and that the contract was thereupon let to aid the bidder in the bid amount of \$ 2,988,679.85.
6. That the payment for the debt incurred for the road be made by assessing the cost to the property benefited and on the following terms and conditions:
 - a. **Curb Assessment:**
 - i. The Curb Assessment is \$2,917.81 per unit which is capped at \$2,684.00 per unit for single-family, duplex, and residential condominium properties. That the assessment may be paid in cash in full on or before October 31,

2023, or in ten annual installments to the City Treasurer, installment payments to bear annual simple interest at a rate of 3.00% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due in full at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of the property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.

- ii. If there exists the potential for future units within the local road assessment area. Additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of the final resolution. The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat of Survey, or other land division methods).

b. Road Assessment:

- i. The Road Assessment is \$12,456.37 per unit which is capped at \$2,684.00 per unit for single-family, duplex, and condominium residential properties. That the assessments may be paid in cash in full on or before October 31, 2023, or in ten annual installments to the City Treasurer, installment payments to bear annual simple interest at the rate of 3.00% per annum on the unpaid balance and said first installment being due on the date when real estate taxes are due and annually by October 31st thereafter. All assessments are due in full at the time of sale. All assessments or installments which are not paid by the date specified shall be extended upon the tax roll as a delinquent tax against the property and all proceedings in relation to the collection, return, and sale of property for delinquent real estate taxes shall apply to such special assessment, except as otherwise provided by statute.
- ii. If there exists the potential for future units within the local road assessment area. Additional units may become payable per the Special Assessment of Street and Street Related Improvements Policy (Resolution 06-02-1 or as otherwise revised/updated) for a period of 5 years from the date of final resolution. The additional assessment will be due at the time of subdivision (via Certified Survey Map (CSM), Plat or Survey, or other land division methods).

c. Water Main and Service Assessment:

- i. All the area to be served by the Oak and Peninsula Water Main is hereby assessed a local water assessment at the rate of \$10,596.70 per residential equivalent connection, or REC (unit), a 1-1/4" water service at the rate of \$3,984.33 per unit.
- ii. Payment is due upon connection, time of sale of the property, or after a period of 5 years from the date of final resolution, whichever is earlier. Payments may be made in 10 annual installments (except at time of sale)

- on the end-of-year tax bill with a simple annual interest of 5.50% accruing on any unpaid balance beginning at the due date.
- iii. Connection of existing structures to municipal water is mandatory at the time of sale of the property. Private wells must be abandoned at the time of connection. For connection purposes only, transfer of property to a second degree relative* is not considered a sale.
 - iv. There exists the potential for future RECs within the local water assessment area. Additional RECs may become payable at the then applicable rate should the number of units utilized increase at the time of or following connection to the municipal water system. A decrease in units will not result in a refund to the property owner after the initial payment is made.
7. That the City Clerk shall publish this Final Resolution as a Class 1 Notice in the area upon which this assessment is levied and shall mail a copy of this Resolution and a statement of the final assessment against the benefited properties to each property owner who appears on the assessment roll, whose post office address is known or can with reasonable diligence, be ascertained. In the notice published and mailed, a map shall be enclosed and shall be published and mailed with the notice as will reasonably describe the area upon which this assessment is being levied. This assessment is levied upon all properties within the project area having direct access to the Oak and Peninsula areas. Each of said property owners shall be assessed in accordance with the Engineer's Report.

This Final Resolution passed and adopted on the 21st day of August 2023.

CITY OF PEWAUKEE

X

Steve Bierce
Mayor

ATTEST:

X

Kelly M. Tarczewski
Clerk/Treasurer

*Second Degree Relative is defined as an individual's parents, spouse, siblings, children, grandparents, aunt, uncle, niece, nephew, and first cousin whether by blood, marriage, or adoption.

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 8.**

DATE: August 21, 2023

DEPARTMENT: PW - Engineering

PROVIDED BY: Magdelene Wagner

SUBJECT:

Discussion and Possible Action to Award the Valleybrook Storm Sewer Replacement to the Lowest Qualified Bidder, Musson Brothers, Inc., in the Amount of \$144,058.40 [Wagner].

BACKGROUND:

Valleybrook Subdivision has a storm sewer located within an easement. This storm sewer is shallow and is failing creating drainage issues (standing water, skunky water, and dead grass) within the right of way of the Valleybrook Subdivision. As such, we have bid the storm sewer replacement project.

Staff has discussed this project with the adjacent properties which have the easement located on their property. They are aware of the removals and tree trimming that will occur within the limits of the easement.

The new pipe will be a concrete pipe which will last longer than the current metal pipe and will be easier to maintain.

The project had 6 bidders ranging from the low bid of \$144,058.40 to the high bid of \$248,008.35. Musson Brothers, Inc. was the low bid contractor. We have worked with Musson Brothers in the past and support awarding the project to this contractor.

FINANCIAL IMPACT:

The low bid was \$144,058.40. Engineering, Administration and Contingency for this project is estimated at \$43,217.52 for a total project cost estimated at \$187,275.92.

The 2023 budget included \$350,000. Therefore there are adequate funds to complete this project.

RECOMMENDED MOTION:

Council award the Valleybrook Storm Sewer Replacement project to Musson Brothers, Inc. in the amount of \$144,058.40.

ATTACHMENTS:

Description

Valley Brook Storm Sewer Replacement Plan

Bid Summary

Recommendation of Award



VALLEY BROOK STORM SEWER

CITY OF PEWAUKEE

WAUKESHA COUNTY, WISCONSIN

PROJECT # ST-23-57354

SHEET INDEX

SHEET NO.	LOCATION	DESCRIPTION
CT-01		CONTACT INFORMATION
EC-01		PROPOSED EROSION CONTROL PLAN
TR-01		PROPOSED TREE REMOVAL/TRIMMING PLAN
ST-01	IN: EASEMENT PROPOSED STORM SEWER	FROM: GRANDVIEW DRIVE TO: 300' SOUTHWEST OF GRANDVIEW DRIVE
ST-02	IN: EASEMENT PROPOSED STORM SEWER	FROM: 300' SOUTHWEST OF GRANDVIEW DRIVE TO: 500' EAST OF NORTH & SOUTH EASEMENT
DT-01 TO DT-02		CONSTRUCTION DETAILS

LEGEND - CIVIL ENGINEERING DRAWINGS

CONTROL	SANITARY SEWER	UTILITIES	WATER MAIN
BENCH MARK	SANITARY MANHOLE	CABLE BOX	EXISTING HYDRANT
CHISELED MARK	SEPTIC SYSTEM	CABLE MANHOLE	EXISTING LOCATOR BOX
CONTROL POINT	SEPTIC TANK COVER	UNDERGROUND TV CABLE	EXISTING SPRINKLER HEAD
IRON PIPE (GENERIC)	SEPTIC VENT	ELECTRIC BOX	EXISTING WATER CURB STOP
IRON PIPE SET	PROPOSED SANITARY MANHOLE	ELECTRIC MANHOLE	EXISTING WATER MAIN BEND
IRON ROD (GENERIC)	PROPOSED SANITARY RISER	ELECTRIC METER	EXISTING WATER MAIN CROSS
MONUMENT	PROPOSED SANITARY LATERAL	ELECTRIC TRANSFORMER	EXISTING WATER MAIN PLUG
NAIL	PROPOSED SANITARY SEWER	POWER POLE	EXISTING WATER MAIN PLUG w/ AIR RELEASE
PAINT MARK	STORM CATCH BASIN	UNDERGROUND ELECTRIC	EXISTING WATER MAIN REDUCER
PK NAIL	STORM FIELD INLET	GAS CURB STOP	EXISTING WATER VALVE
RAILROAD SPIKE	STORM INLET	GAS MANHOLE	EXISTING WATER VALVE MANHOLE
REFERENCE TIE	STORM MANHOLE	GAS METER	EXISTING WELL
SECTION CORNER	STORM MANHOLE	GAS TEST STATION	EXISTING YARD HYDRANT
SECTION CORNER MONUMENT	STORM YARD DRAIN	GAS VALVE	EXISTING WATER MAIN
TEMPORARY CONTROL POINT	STORM SEWER	GAS VALVE TEST	EXISTING WATER SERVICE
USGS MONUMENT	STORM SEWER	GAS VENT	PROPOSED CURB STOP
	STORM SEWER	UNDERGROUND GAS MAIN	PROPOSED HYDRANT
	STORM SEWER	TELEPHONE BOX	PROPOSED LOCATOR BOX
	STORM SEWER	TELEPHONE MANHOLE	PROPOSED WATER MAIN BEND (ANGLE NOTED)
	STORM SEWER	UNDERGROUND TELEPHONE	PROPOSED WATER MAIN CROSS
	STORM SEWER	UNDERGROUND FIBER OPTIC	PROPOSED WATER MAIN OFFSET
	STORM SEWER		PROPOSED WATER MAIN PLUG
	STORM SEWER		PROPOSED WATER MAIN PLUG w/ AIR RELEASE
	STORM SEWER		PROPOSED WATER MAIN REDUCER
	STORM SEWER		PROPOSED WATER MAIN TEE
	STORM SEWER		PROPOSED WATER VALVE
	STORM SEWER		PROPOSED WATER VALVE MANHOLE
	STORM SEWER		PROPOSED YARD HYDRANT
	STORM SEWER		PROPOSED WATER MAIN
	STORM SEWER		PROPOSED WATER SERVICE
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ORIGINAL PLAN SET
IS IN COLOR

Ruekert • Mielke
Waukesha • Kenosha • Madison
Global Water Center • Fox Valley
www.ruekertmielke.com

CHECKED BY: *TJ*

PROJECT NUMBER: 26-10110.200

COST COMPARISON OF BIDDERS

OWNER: City of Pewaukee
PROJECT: Valley Brook Storm Sewer

BID OPENING DATE: August 8, 2023

BASE BID				MUSSON BROTHERS, INC.		ALL-WAYS CONTRACTORS, INC.		VINTON CONSTRUCTION CO.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT \$	TOTAL	UNIT \$	TOTAL	UNIT \$	TOTAL
1	Mobilization	L.S.	1	\$7,850.00	\$7,850.00	\$8,620.00	\$8,620.00	\$15,305.00	\$15,305.00
2	Traffic Control	L.S.	1	\$1,660.00	\$1,660.00	\$1,375.00	\$1,375.00	\$650.00	\$650.00
3	Tracking Pad	S.F.	600	\$1.70	\$1,020.00	\$3.15	\$1,890.00	\$6.00	\$3,600.00
4	Silt Fence	L.F.	1450	\$2.20	\$3,190.00	\$2.00	\$2,900.00	\$2.30	\$3,335.00
5	Ditch Check	L.F.	15	\$11.00	\$165.00	\$10.00	\$150.00	\$18.00	\$270.00
6	Sandbag Bulkhead	EA.	1	\$276.00	\$276.00	\$3,460.00	\$3,460.00	\$1,000.00	\$1,000.00
7	Clearing and Grubbing	S.Y.	340	\$1.60	\$544.00	\$8.00	\$2,720.00	\$1.43	\$486.20
8	Tree Trimming	L.S.	1	\$3,880.00	\$3,880.00	\$500.00	\$500.00	\$3,508.00	\$3,508.00
9	Tree Removal	I.D.	60	\$68.50	\$4,110.00	\$132.00	\$7,920.00	\$63.00	\$3,780.00
10	Removing Existing Sewer	L.S.	1	\$10,300.00	\$10,300.00	\$3,840.00	\$3,840.00	\$5,230.00	\$5,230.00
11	12" RCP Class V End Section w/ Grate	EA.	1	\$1,630.00	\$1,630.00	\$1,845.00	\$1,845.00	\$1,565.00	\$1,565.00
12	12" RCP Class V Storm Sewer In Spoil Backfill	L.F.	229	\$68.00	\$15,572.00	\$79.00	\$18,091.00	\$108.20	\$24,777.80
13	60" Storm Sewer Manhole	EA.	1	\$4,090.00	\$4,090.00	\$4,600.00	\$4,600.00	\$5,260.00	\$5,260.00
14	14" x 23" HERCP Class IV Storm Sewer In Spoil Backfill	L.F.	509	\$120.00	\$61,080.00	\$144.00	\$73,296.00	\$155.70	\$79,251.30
15	14" x 23" HERCP Class IV End Section w/ Grate	EA.	1	\$1,750.00	\$1,750.00	\$1,970.00	\$1,970.00	\$1,969.00	\$1,969.00
16	Riprap Medium	C.Y.	45	\$139.00	\$6,255.00	\$74.00	\$3,330.00 *	\$68.00	\$3,060.00
17	Watering for Restoration	1,000 GAL	30	\$44.00	\$1,320.00	\$40.00	\$1,200.00	\$35.00	\$1,050.00
18	Topsoil, seed, fertilizer & erosion mat (non-channel)	S.Y.	1750	\$8.20	\$14,350.00	\$7.40	\$12,950.00	\$9.66	\$16,905.00
19	Televised Sewer Pipe Inspection	L.F.	738	\$2.80	\$2,066.40	\$5.50	\$4,059.00	\$5.25	\$3,874.50
TOTAL OF ALL ESTIMATED PRICES (ITEMS 1 - 19)					\$141,108.40		\$154,716.00		\$174,876.80
Mandatory Alternate A									
MA-A1	Remove and Reinstall Existing Fence	L.F.	100	\$29.50	\$2,950.00	\$25.00	\$2,500.00	\$50.00	\$5,000.00
TOTAL OF ALL MANDATORY ALTERNATE A					\$2,950.00		\$2,500.00		\$5,000.00
TOTAL OF ALL BID PRICES PLUS MANDATORY ALTERNATE A					\$144,058.40		\$157,216.00		\$179,876.80

* All-Ways Contractors Inc. Line Item #16 Bid Price listed at \$5,476.00 which was corrected to \$3,330.00

COST COMPARISON OF BIDDERS

OWNER: City of Pewaukee
PROJECT: Valley Brook Storm Sewer
BID OPENING DATE: August 8, 2023

BASE BID				GLOBE CONTRACTORS, INC.		UPI, LLC		BUTEYN-PETERSON CONSTRUCTION CO., INC.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT \$	TOTAL	UNIT \$	TOTAL	UNIT \$	TOTAL
1	Mobilization	L.S.	1	\$11,000.00	\$11,000.00	\$3,200.00	\$3,200.00	\$15,000.00	\$15,000.00
2	Traffic Control	L.S.	1	\$2,500.00	\$2,500.00	\$500.00	\$500.00	\$3,000.00	\$3,000.00
3	Tracking Pad	S.F	600	\$5.00	\$3,000.00	\$4.00	\$2,400.00	\$5.00	\$3,000.00
4	Silt Fence	L.F.	1450	\$2.50	\$3,625.00	\$2.00	\$2,900.00	\$4.00	\$5,800.00
5	Ditch Check	L.F.	15	\$12.00	\$180.00	\$11.00	\$165.00	\$30.00	\$450.00
6	Sandbag Bulkhead	EA.	1	\$2,600.00	\$2,600.00	\$500.00	\$500.00	\$1,500.00	\$1,500.00
7	Clearing and Grubbing	S.Y.	340	\$2.00	\$680.00	\$2.00	\$680.00	\$1.43	\$486.20
8	Tree Trimming	L.S.	1	\$3,700.00	\$3,700.00	\$3,800.00	\$3,800.00	\$3,507.15	\$3,507.15
9	Tree Removal	I.D.	60	\$65.00	\$3,900.00	\$67.00	\$4,020.00	\$62.05	\$3,723.00
10	Removing Existing Sewer	L.S.	1	\$2,100.00	\$2,100.00	\$1,300.00	\$1,300.00	\$5,000.00	\$5,000.00
11	12" RCP Class V End Section w/ Grate	EA.	1	\$1,600.00	\$1,600.00	\$1,200.00	\$1,200.00	\$2,250.00	\$2,250.00
12	12" RCP Class V Storm Sewer In Spoil Backfill	L.F.	229	\$131.00	\$29,999.00	\$160.00	\$36,640.00	\$135.00	\$30,915.00
13	60" Storm Sewer Manhole	EA.	1	\$5,000.00	\$5,000.00	\$6,850.00	\$6,850.00	\$9,500.00	\$9,500.00
14	14" x 23" HERCP Class IV Storm Sewer In Spoil Backfill	L.F.	509	\$181.00	\$92,129.00	\$199.00	\$101,291.00	\$225.00	\$114,525.00
15	14" x 23" HERCP Class IV End Section w/ Grate	EA.	1	\$1,800.00	\$1,800.00	\$1,640.00	\$1,640.00	\$3,000.00	\$3,000.00
16	Riprap Medium	C.Y.	45	\$100.00	\$4,500.00	\$71.00	\$3,195.00	\$200.00	\$9,000.00
17	Watering for Restoration	1,000 GAL	30	\$45.00	\$1,350.00	\$43.00	\$1,290.00	\$80.00	\$2,400.00
18	Topsoil, seed, fertilizer & erosion mat (non-channel)	S.Y.	1750	\$8.00	\$14,000.00	\$8.00	\$14,000.00	\$16.00	\$28,000.00
19	Televised Sewer Pipe Inspection	L.F.	738	\$5.00	\$3,690.00	\$4.25	\$3,136.50	\$4.00	\$2,952.00
TOTAL OF ALL ESTIMATED PRICES (ITEMS 1 - 19)					\$187,353.00		\$188,707.50		\$244,008.35
Mandatory Alternate A									
MA-A1	Remove and Reinstall Existing Fence	L.F.	100	\$100.00	\$10,000.00	\$91.00	\$9,100.00	\$40.00	\$4,000.00
TOTAL OF ALL MANDATORY ALTERNATE A					\$10,000.00		\$9,100.00		\$4,000.00
TOTAL OF ALL BID PRICES PLUS MANDATORY ALTERNATE					\$197,353.00		\$197,807.50		\$248,008.35

August 10, 2023

Ms. Magdelene J. Wagner, P.E.
Director of Public Works
City of Pewaukee
W240 N3065 Pewaukee Road
Pewaukee, WI 53072

RE: Valley Brook Storm Sewer

Dear Ms. Wagner:

Bids for the above project were opened on Tuesday, August 8, 2023 at 10:00 a.m. at W240 N3065 Pewaukee Road, Pewaukee, WI 53072 and were as follows:

	BIDDER	BASE BID	MANDATORY ALTERNATE
1.	Musson Brothers, Inc.	\$141,108.40	\$2,950.00
2.	All-Ways Contractors, Inc.	\$154,716.00	\$2,500.00
3.	Vinton Construction Co.	\$174,876.80	\$5,000.00
4.	Globe Contractors, Inc.	\$187,353.00	\$10,000.00
5.	UPI, LLC	\$188,707.50	\$9,100.00
6.	Buteyn-Peterson Construction Co., Inc.	\$244,008.35	\$4,000.00

We reviewed the documentation submitted by the apparent low bidder and found that:

1. The Bid Form has been appropriately completed.
2. We have no objections to the low bidder, nor to the proposed major subcontractors and suppliers.
3. Low bidder has successfully completed similar projects over the last several years.

On these bases, we recommend that Musson Brothers, Inc. be awarded the Valley Brook Storm Sewer contract, in the amount of \$144,058.40. This amount is based on the bid unit prices and estimated quantities. Actual quantities, and therefore the final contract price, may vary. On all construction projects, unpredictable factors may increase the final contract amount. For this reason, we recommend that the City of Pewaukee include a 10 percent contingency when preparing the financial plan for this work.

Our review did not include an evaluation of bidder's current financial condition nor of their permanent safety program.

Should you decide to accept our recommendation, we have prepared the enclosed Notice of Award for your use. After the City approval has been received, please have the appropriate official sign where indicated and forward a signed copy of the Notice of Award to our office. We will then fill in the date at the top of page one and forward it, with contracts for execution, to the Contractor. One fully completed Notice of Award will be returned to you for your records.

Bids remain subject to acceptance until October 7, 2023, unless Bidder agrees to an extension. Please advise us of your award decision, or call if there are any questions.



Letter to Ms. Magdelene J. Wagner, P.E.
Valley Brook Storm Sewer
August 10, 2023
Page 2

Respectfully,

RUEKERT & MIELKE, INC.

A handwritten signature in blue ink, appearing to read "DeLeah Willman".

DeLeah M. Willman, E.I.T.
Project Engineer
dwillman@ruekert-mielke.com

DMW:acI

Encl: Notice of Award
Bid Tabulation

cc: Brennen E. Fischer, P.E., CFM, Ruekert & Mielke, Inc.
Kenneth R. Ward, P.E., Ruekert & Mielke, Inc.

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 9.**

DATE: August 21, 2023

DEPARTMENT: PW - Water/Sewer

PROVIDED BY: Magdelene Wagner/Jane Mueller

SUBJECT:

Discussion and Possible Action Regarding the Fire Protection Fee [Wagner / Mueller].

BACKGROUND:

The Common Council directed Staff to research the adoption of the Public Fire Protection charge (PFP). As such, we have included the minutes from the public meetings (Common Council and Public Works) in 2005, 2006, 2007, 2008, 2009, and 2013 from the adoption to the last discussion on the charge. Staff Memos were included if they were readily available.

The Public Service Commission (PSC) has approved eight methods for the PFP as a direct charge. Four of them are commonly used which the assessed value is one of them. Please see the attached excerpt from the PSC's website explaining the options.

If the Council decides to direct Staff to change the current method of the direct charge, it will require a resolution from the Council and funding a rate case. This is estimated to cost \$30,000 to \$40,000 for the analysis (if directed to complete a rate case, Staff will get a formal proposal from a Consultant and present to the Council for approval). Our current budget does not include these costs. We would also ask for this to be delayed until later 2024 or 2025 due to current workloads and regulatory compliance projects.

FINANCIAL IMPACT:

RECOMMENDED MOTION:

ATTACHMENTS:

Description
PSC Public Fire Protection Charge
1/26/2005 PW
2/7/2005 CC
3/10/2005 PW
7/19/2005 CC
8/16/2005 PW
10/3/2005 CC

12/14/2006 PW
3/8/2007 PW
6/19/2007 PW
12/14/2008 PW
1/19/2009 CC
1/22/2009 PW
2009 CC Memo
4/1/2013 CC
2013 CC Memo
2006 Fire Protection Document

Overview of Public Fire Protection (PFP) charge

The PFP charge recovers the cost of providing water for fighting fires and the extra capacity built into the system that is necessary to rapidly deliver a large volume of water to a fire anywhere within the municipality's water service area. These costs include a portion of the wells, pumps, storage facilities, water mains, hydrants and an estimated quantity of water used for this purpose.

Options for Recovering Fire Protection Costs

The municipality has three options for recovering the PFP charge.

1. Charges for PFP can be included on the water bills of utility customers (and non-customers) as allowed by Wis. Stat. § 196.03(3)(b). This method is referred to as a direct charge. Advantages to this method are that it does not increase property taxes, tax exempt water customers contribute to the system, and charges do not count against the municipality's levy limit. Disadvantages include the fact that the PFP charge cannot be deducted on individuals' income taxes, and the amount of the charge to a particular customer is not strictly related to the benefit received.
2. The municipality can pay the PFP charge and recover it through property taxes. This is referred to as a municipal charge. Advantages of this method are that the water bill is smaller, the PFP is deductible on individual income taxes, and all properties except those that are tax exempt pay for the PFP. While the charge is paid proportionate to benefits received, the PFP charge counts towards the municipality's levy limit.
3. The municipality can elect to pay a portion of the PFP charge with the balance being made up through direct charges to customers.

Learn more about public fire protection charge options: [PSC's Public Fire Protection Study](#)

Direct PFP Charge Calculation

The PSC has approved eight methods for calculating direct charges for PFP. The four most commonly used methods are the equivalent meters method (based on ratios of meter size), the equivalent services method (based on ratios of meter size, but using different ratios), property values method (based on property value), and square feet of improvements method (based on square feet of improvements). The remaining four preapproved methods are the Madison method, the Alliant (WP&L) method, the fire calls method, and the actual method. These methods are complex and rarely used and some have fallen completely into disuse.

Utilities may propose alternative methods for calculating direct charges subject to Commission review. Please note that Wisconsin Stat. § 196.03(3)(b)2 does not apply to property owned by the state. The exclusive mechanism for recovery of charges for PFP from the state is through Wis. Stat. § 70.119.

Process for Changing the Manner or Method of PFP Recovery

Part of Conventional Rate Case

A utility may request changes to its PFP charge as part of a conventional rate case proceeding under a WR docket. This option is preferred, as it allows Commission staff to review the method for calculating PFP charges, determine the total amount of the PFP charge, and analyze all related details within the context of a cost of service study and rate design.

Outside of Conventional Rate Case

Alternatively, a utility may request changes to PFP charges outside a conventional rate case proceeding. Under this alternative process, the Commission opens a PFP docket. A hearing is required whenever direct PFP charges are established or revised. A utility choosing to make revisions to its PFP charge outside a conventional rate case can find additional information at:

- [Application - Changing Method of Cost Recovery for PFP Charge Outside of a Conventional Water Rate Case](#)

Required Docket Exhibit - Resolution

A utility that requests a change to its method of recovery for PFP from a municipal charge to a direct charge, or a combination of municipal and direct charge, must file with the Commission a resolution from the municipality supporting the change. This resolution will be filed as an exhibit as part of the utility's WR or PFP docket.

- [Example PFP Resolutions](#)

January 26, 2005

The regular meeting of the Public Works Commission of the City of Pewaukee, Waukesha County, Wisconsin was held at the Pewaukee City Hall, Thursday, January 26, 2005. Chairman Hasslinger called the meeting to order at 7:00pm. Also present were Commissioners Donald Jones and Marilyn Briest. Also in attendance were Director of Public Works, Jeffrey Weigel, Manager of Engineering Services, Melinda Dejewski and Administrative Assistant, Renee Reed.

PLEDGE OF ALLEGIANCE: At this time the Commission recited the Pledge of Allegiance.

MOTION by Jones, Second by Briest to approve the minutes as presented. Motion passed.

Water and Sewer Division:

Discussion & Action of Further Consideration of Funding the Public Fire Protection as a Special Charge: Jeff referred the Commission to a copy of memo in their packet. The memo highlights some information that has been gathered regarding this issue. Under tab A there is a listing of approximately thirty-seven (37) properties that are within the water service district that are considered tax exempt. These properties are one of the reasons given by the Common Council for removing the Public Fire Protection from the tax roll.

Jeff requested that the Commission review the special charge options and advise staff which options to further investigate.

Jeff reported that the Common council has assigned the Commission the task of recommending a method of how to recover the Public Fire Protection fees as a special charge rather than through the tax levy.

Jeff stated that the Public Service Commission (PSC) allows the City to recover the Public Fire Protection fees or hydrant rental through two general methods. General tax levy that is included in the end of the year property tax bill or a special charge directly to property owners. The PSC recognizes eight methods to recover the hydrant rental through a special charge.

Jeff reported that we are challenged by the absence of available data, especially data relating to tax exempt properties. Staff has generated several scenarios of the impact to water utility customers. Additional efforts will be required prior to finalizing any estimates on these impacts.

Jeff recommended to the Commission the square foot of improvements based on the fact that it appears that it may be the most equitable for the distribution of the fire protection costs. Also the data on the square footage method is more readily available and more easily verifiable. However it is doubtful that we will be able to implement this billing change prior to the March billing.

There was a discussion regarding the possible methods to recapture the hydrant rental costs.

At this time Alderman Hasslinger opened the meeting for public comment. Several residents gave their opinion regarding the removal of the Public Fire Protection from the tax roll. Tape on file in the Public Works Department.

Engineering Division

Discussion & Action on consideration of Proposal to Designate Local Arterial Roads:

Melinda requested that the Commission recommend to the Common Council to designate the Duplainville Road, Glacier road, Green Road, Lindsay road, Meadowbrook Road, Northview Road, Silvernail Road, Swan Road, Watertown Road, Lakeview Boulevard and Weyer Road as local arterials.

Melinda reported that the City is in the process of re-codifying the Street Assessment Policy. The policy has specific provisions when local arterial streets are involved. Those provisions are that the residents receive a 50% reduction in the special assessment. The thought behind this is that local arterial streets are the streets that get used by more than just the local residents. They are used by commuters through the community.

Melinda recommends that these roads be designated as local arterial roads and further reported that these roads have different design requirements since they receive more traffic than the typical residential road.

MOTION by Jones, second by Briest to recommend to the Common council to designate the recommended streets as local arterials. Motion passed.

Discussion & Action on Consideration of State Model Ordinance for Erosion Control

Ordinance and Post-construction Stormwater Management Ordinance: Jeff requested that the Commission review the proposed ordinances for erosion control and post-construction stormwater management. These ordinances will be on the next Public Works agenda for recommendation to the Council.

Melinda stated that the City of Pewaukee has received its NR216 Stormwater Management Permit from the DNR. One of the conditions of the permit is that the City adopts ordinance for erosion control and post-construction stormwater management. The ordinances in the packets are the State's model ordinances. After comparing them to the Waukesha County ordinance, which is in the process of being revised, staff believes that the State model ordinance will be a better match for the City.

There was a discussion regarding these ordinances with no action taken.

Highway Division

Discussion & Action on Consideration of Highway Crew Chief Job Description to replace the vacant Assistant Highway Superintendent position: Jeff referred the Commission to the copy of the job description for the Highway Crew Leader in their packet. He explained that he is recommending that the new position is one that assists the Highway Superintendent in

and they worked with the Department of Transportation. A small retaining wall was built. The County has provided a two-party agreement that covers the cost involved in the project. The City's share is 20% of the total cost of the wall construction which equals \$6,815 and 100% of the design revision which equals \$16,650 and 20% of the additional real estate acquisition equaling \$500. Mr. Weigel asked Common Council to approve the agreement as well as paying for the project out of the tourism funds in the amount of \$23,965. A motion was made and seconded, (D. Kiser, A. Balistreri) to approve the agreement between Waukesha County and the City of Pewaukee with regards to the design and construction of the retaining wall associated with the bike trail and pay for the project using tourism funds. After no further discussion the motion was unanimously approved.

- 16.0 **Discussion and Action Regarding the 2005 Construction Pre-Qualification Form Submitted by Dodge Construction of Watertown, Wisconsin** – Mr. Weigel stated at this time of year contractors submit general pre-qualification forms to allow them to bid on projects. He stated Dodge Construction is the firm that constructed Peterson Drive and were rather tardy in its completion; therefore staff recommends that the City finds then unqualified to bid on City projects based on their inability to complete that project. A motion was made and seconded, (D. Kiser, D. Mokros) to disqualify Dodge Construction of Watertown, Wisconsin from making bids for City of Pewaukee projects. Mr. Hasslinger asked if the City satisfactorily completed our dealings with them. Mr. Weigel stated the project has been completed but we are currently in circuit court. There was no further discussion regarding this matter and the motion was unanimously approved.

- 17.0 **Discussion and Action on the Recommendation of the Public Works Commission on Funding the Public Fire Protection Fee as a Special Charge to Utility Customers** – Mr. Weigel stated this was merely a status report and no action is required. The Public Works Commission recommended having staff pursue a method of recovering the public fire protection charge based on the assessed value of the properties. They felt this could possibly reflect best the difference of fire demands. They want all properties within the water district and all properties within a certain distance of existing hydrants to be charged. The Fire Chief has recommended anyone within 500 feet from a hydrant. Mr. Weigel reported that there are thirty-seven tax exempt properties that will now be expected to pay. He stated the value of the property might be based on the tax exempt forms they submit to the City instead of having to do appraisals on these properties. He stated this topic won't come to resolution for a number of months and will probably result in a direct billing later in the year for the full year. Next year billing is expected to be quarterly.

- 18.0 **Discussion and Action to Define Certain City Streets as Local Arterial Roads** – Mr. Weigel stated the special assessment policy concerning road repairs classifies streets either as a local roads or local arterials. Assessments on local roads are levied on 100% of the cost to the residents with a residential cap and on local arterial roads the City assesses 50% of the costs to residents with a residential cap. He recommended the portions of following streets located within the City limits be designated as local arterial roads; Duplainville Road, Glacier Road, Green Road, Lindsay Road, Meadowbrook

There was some discussion and it was recommended that an officer should observe the intersection at different times through out the day. Action was tabled until further information was available.

WATER & SEWER DIVISION

Informational Meeting for Lindsay road Residents on the Proposed MLG Development installation of sewer and water between Pewaukee Road and Sussex Lane.

Jeff explained that the residents may have received a letter from MLG Development regarding sewer and water installations in Lindsay Road and the proposed re-paving of Lindsay Road as a result of the sewer and water construction. The City was not aware of this letter.

Jeff went to state that the letter has rekindled discussion on these issues along Lindsay Road and your aldermen have suggested that we hold this information meeting. There are many questions and we will try to answer them the best we can.

Jeff reported that MLG will be installing Village sewer and water in the City's Lindsay road. Existing city residents will have an option to connect to these facilities. The connection costs are not known at this time. After the sewer and water construction is completed, Lindsay Road will be completely re-paved at no cost to the City of the city Lindsay Road residents. The Wisconsin Department of Transportation (WISDOT) is requiring any sewer and water crossings of STH 164 (Pewaukee Road) to be completed by April. The sewer and water are coming from the Lake park subdivision in the Village, so this work is fast approaching. The "Temporary Work Agreements" present by MLG were not approved by either the City or the Village, and as such, are not required for the work to proceed.

At this time Chairman Hasslinger opened the meeting for any public comment. Several residents had questions regarding the possible trees that would be lost and the placements of their laterals. Tape is on file in the Public Works Office.

Consideration of Funding the Public Fire Protection as a Special Charge: Jeff reported that he met with the Fire Chief to discuss the standard use of fire hydrants by the Department. The Chief indicated that under "normal" circumstances they would utilize a hydrant if it is within 500 feet of a property. This would be the bases the utility will use to determine the availability of fire service to a property.

Jeff further stated that at the last Common Council meeting it was determined that the Utility would use Valuation method to determine the cost per property. These valuations would come from the Assessor Department and then entered into the utility program.

No further discussion or action taken.

Riffle asked who drafted the resolution. Since time is an issue, he suggested allowing for minor revisions if the County is not satisfied with the current form, as long as it substantially conforms to the current content. A motion was made and seconded, (D. Mokros, M. Pazdernik) to approve Resolution 05-7-1 requesting exemption from the Waukesha County library levy allowing for slight revisions, as long as the intent does not change, to meet the needs of Waukesha County and forward a copy onto the County Board of Supervisors. There was no further discussion regarding this matter and the motion was unanimously approved.

- 13.0 **Discussion and Action of Resolution 05-7-2 Regarding Inter-Municipal Agreement Between the Village of Pewaukee and the City of Pewaukee for a Sidewalk North of Swan Road along STH 164** – Mr. Weigel stated the Village of Pewaukee has drafted an inter-municipal agreement. He stated the current phase of the STH 164 construction is occurring north of Capital Drive. The Village wants to the Wisconsin Department of Transportation (WISDOT) to construct a sidewalk along the east side of STH 164 between Swan Road and Lake Park Chesterfield Drive. WISDOT is requiring an inter-municipal agreement allowing the Village to contract with WISDOT for that construction which is within the City of Pewaukee. Attorney Riffle has reviewed the agreement but wishes to make changes. Mr. Weigel voiced concerns about the City of Pewaukee inheriting ownership and maintenance responsibilities for a sidewalk that is in the Village. Mr. Kiser asked why the new section was not being constructed the same as the City's shared-use path. Mr. Mokros stated it was too late, and the proper easements were not acquired for a wider path. A motion was made and seconded, (C. Byers, M. Pazdernik) to approve Resolution 05-7-2 contingent upon the final approval of the City Attorney to enter into an inter-municipal agreement with the Village of Pewaukee for a sidewalk north of Swan Road along STH 164. There was no further discussion and the motion was unanimously approved.

14.0 **Discussion and Action Regarding the Collection of the Public Protection Fees**

14.1 **Consideration of Billing Vacant or Unimproved Parcels**

14.2 **Consideration of Billing as a Special Charge Included on the Property Tax Bill**

Mr. Weigel stated the cost recovery vehicle for the public fire protection fees went from the general tax levy to a special charge. Direction from Common Council was to collect this fee based on an evaluation process for all properties that are served by municipal water or that are within a certain distance from the fire hydrants and municipal water system as determined to be reasonably served by those hydrants, within 500 feet, as recommended by the fire chief. Mr. Weigel stated the City does not require residents to connect to the water system, but they would be expected to be charged. Mr. Weigel asked for further direction. Does the Common Council want to include all properties that are within the 500-foot radius from the hydrant or only improved properties? How should it be billed? In discussions with staff and auditor, they felt it would be more appropriate as a special charge on a tax bill similar to garbage collection. A motion was made and seconded, (M. Pazdernik, D. Mokros) to direct staff to prepare the final submission to go to the Public Service Commission for review and approve charging public protection fees to vacant and unimproved parcels and place the

special charges on the tax bills with the provisions that tax exempt properties are charged as well. After brief discussion, the motion was unanimously approved.

- 15.0 **Discussion and Action Regarding the Request of the Muscular Dystrophy Association Inc. to Hold a Temporary Class B Retail License for Their August 6th, 2005 Event at Nettesheim Park** – A motion was made and seconded, (D. Kiser, M. Hasslinger) to approve the temporary Class B retail license for the Muscular Dystrophy Association Inc. for their event on August 6th, 2005 contingent upon showing how they will keep liquor separate from public access and they must also have a conversation with the Police Department regarding their event. There was no further discussion regarding this topic and the motion was unanimously approved.
- 17.0 **Discussion and Action Regarding the Appearance of Lynn Baum for the Purpose of Obtaining a Bartender License** – This topic will be discussed at the next Common Council meeting. Mr. Mokros requested additional information be placed in their next Common Council packet.
- 18.0 **General Discussion and Possible Action Regarding the Aldermanic Vacancy** – Mayor Nowak stated there were a couple of options available, either leave the position open until next spring, or appoint someone to position. He added he has had conversation with a very qualified candidate who would like to be considered. Mr. Hasslinger asked the attorney to advise what the options are. Attorney Riffle stated Wisconsin State Statutes 17.23(1)(a) states the Common Council can fill that position. In this case, if there is an individual chosen to fill the position, there would have to be a special election in April to continue holding the position. Common Council can also choose to leave the position vacant. Mr. Pazdernik stated he wasn't in any hurry to fill the position. Mr. Hasslinger stated he prefers to leave it vacant and let the residents decide at the upcoming election. Mr. Kiser agreed with Mr. Hasslinger. Mayor Nowak asked if Common Council members wanted to keep this item on upcoming agendas for regular discussion. Mr. Mokros asked how the vacancy would affect super majority voting. Attorney Riffle stated it varies depending upon the issue and discussed various situations. Mr. Mokros stated he'd like this item to be revisited. A motion was made and seconded, (D. Kiser, M. Hasslinger) to keep the vacant alderman position open until the April election. After brief discussion the motion passed, 3 – aye, 2 – no (C. Byers, D. Mokros)
- 19.0 **Public Comment** – George Smith (N7 W27580 Woodridge Lane) stated he was concerned about the fire station issue. He stated he is serviced by the Meadowbrook fire station that will be annexed into the City of Waukesha in two years. He asked what his fire protection would be in two years now that the WCTC fire station can't be built. Attorney Riffle stated this item could not be addressed by the Common Council members because it was not on tonight's agenda and directed him to contact Mr. Clinkenbeard.
- Chris Durski (N25 W22584 Graywood Court) asked if the fee for the fire protection would be doubled on the upcoming tax bill to cover 2005, which has yet to be collected, and 2006. Mr. Weigel stated he has had a conversation with the City's auditor and the City would always be one year in arrears. Ms. Durski reminded Common Council

Jeff stated that we are working with Kingsway on moving forward if and when that sewer and water project moves forward.

Status of Deer Haven Area Well: Jeff reported that this would be located by the Deer Haven/Meadowbrook Farms subdivision. We have an existing well called the Deer Haven well in that area that is a deep sandstone well. We have tested drilled on a sod farm that is just north of the golf course and that has proven to be another encouraging shallow well site.

Jeff reported that it is possible that we could be drilling two new wells in the next year or so.

No further discussion or action taken on either of the well status reports.

Status of Green Road Radium Mitigation: Jeff reported that we have completed the second pilot study and have several ways to handle the radium. The DNR over the last two years has not accepted technologies; we have to prove it out at each individual site.

Jeff reported that the DNR is finally coming to the point that they are accepting technologies in general and so we will be moving ahead this fall and do either in house or a consultant look at three to four available technologies. We have already tested two of those.

Jeff stated that we would need to get under construction next year to meet our deadline of December of 2006.

No further discussion or action taken.

Status of Public Fire Protection Fee Collections: Jeff reported that Renee and Jeff Faber, our Engineering Technician, have been meticulously going property by property through out the City identifying and double checking the list of those that would fall within the five hundred foot service radius. We are very close to completing that list and we anticipate making that application to the Public Service Commission next month.

Jeff reported that the Common Council had decided in July on a whether improved only parcels would be included in this or all parcels. It was decided that all the lots would be included. Second there was the need to decide on how to do the billing. It was decided that this fee would be included as a special charge on the end of the year property tax bill.

There was a brief discussion regarding the time frame that the Public Service Commission would take to review our submittal. No action taken.

Discussion and Recommendation of Cross Connection Ordinance: Jeff referred the Commission to the enclosure of the Ordinance. The DNR has required the wording of the Ordinance and it is being presented word for word from them. The ordinance needs to be adopted per the DNR by the end August.

Jeff recommended that Commission make a recommendation to the Common Council to adopt the Ordinance as presented.

There was a brief discussion regarding what was considered a cross connection. **MOTION** by Ott, second by Hasslinger to recommend approval of the Ordinance to Create a Cross Connection Control Program to the Common Council. Motion passed.

In attendance: Mayor J. Nowak, Alderpersons C. Byers, M. Hasslinger, D. Kiser (arrived at 7:07 p.m.), D. Mokros, and M. Pazdernik. Also present were Attorney S. Riffle, Planner H. Clinkenbeard, DPW Director J. Weigel, and Clerk/Treasurer K. DeMotto. Administrator T. LaBorde was absent and excused.

- 1.0 **Call to Order** – Mayor Nowak called the meeting to order at 7:02 p.m. noting there was a quorum and requested everyone stand for the Pledge of Allegiance.
- 2.0 **Discussion and Action Regarding the Regular Common Council Meeting Minutes Dated September 19, 2005** - A motion was made and seconded, (M. Pazdernik, C. Byers) to approve the meeting minutes of September 19th, 2005 as written. There was no discussion regarding this item and the motion passed, 4 – aye, Mr. Kiser was not present at this time.
- 3.0 **Discussion and Action Regarding the Accounts Payable** – A motion was made and seconded, (C. Byers, M. Pazdernik) to approve the accounts payable listing that was submitted. There was no discussion regarding this matter and the motion was approved, 4 – aye, Mr. Kiser was not present at this time.
- 4.0 **Discussion and Action Regarding the Onyx Waste Services, Midwest Inc. Contract to Provide Garbage, Refuse and Recycling Collection for an Additional Three (3) Years to December 31, 2008** – Mr. Clinkenbeard stated the City of Pewaukee has contracted services with Onyx for several years. The current contract will be expiring at the end of this year. For an approximate increase of 2.3% annually we can contract with Onyx Waste Services for the next three (3) years. Homeowners with garbage service will be charged \$133 for 2006, \$136 for 2007 and \$139 for 2008. A motion was made and seconded, (M. Pazdernik, D. Mokros) to approve the three (3) year contract with Onyx Waste Services. At this point Mr. Kiser arrived. Mr. Mokros was pleased that the City's facilities were included in the contract, but noted the cemetery dumpster should be added. After no further discussion, the motion passed 4 – aye, 1- abstention (D. Kiser)
- 5.0 **Discussion and Action Regarding the Direct Charge for Public Fire Protection Fees**
 - 5.1 **Status Report** - Mr. Weigel presented a color-coded map showing areas that are within 500 feet from water hydrants. He stated there are roughly a total of 5,700 properties and about 1,600 would be removed from having to pay the fire protection fee. By going to the direct charge method, which is allowable under the Public Service Commission (PSC) rules, the City would be able to assess a fee to properties that are currently tax exempt. It is estimated that the tax exempt properties that fall within the public fire protection area are valued at \$108 million. The general mill rate is estimated to be 25¢ per thousand of evaluation for properties within the fire protection area, all other properties will not have to pay this fee. Mr. Weigel stated if the fee was kept on the general tax levy it would have been 20¢ per thousand for all taxable properties.

- 5.2 **Resolution 05-10-01 Electing to Direct Charge Public Fire Protection Pursuant to Wisconsin Statute §196.03(3)(b)** – Mr. Weigel stated this resolution needs to be passed before it goes to the Public Service Commission for their review. Once they are satisfied, a public notice would be issued. Mr. Pazdernik stated he was in favor of this change in billing, therefore, a motion was made and seconded, (M. Pazdernik, D. Kiser) to adopt Resolution 05-10-1 electing to direct charge public fire protection fees. Attorney Riffle stated he was uncertain if this would actually have to go through the Public Service Commission for approval based on how the statutes are written. He will speak to the PSC attorney for further clarification. There was additional discussion regarding billing issues. After no further discussion, the motion was unanimously approved.
- 6.0 **Discussion and Action Regarding the Properties Located at W230 N23000 & W230 N23050 Roundy Drive (PWT 917-994-032, PWT 917-994-005, PWT 917-994 and PWT 917-994-008) as Requested by Windsor Executive Development**
- 6.1 **Certified Survey Map PC#05-0815-1**
- 6.2 **Conditional Use Permit COP 05-10-1 to Create Office Condos in the Former Roundy Headquarters Building**
Mayor Nowak announced these were the former buildings of Roundy's Corporate Headquarters. It is the intent of Windsor Executive Development to turn them into condo offices. Mr. Mokros stated the Plan Commission reviewed this request and approved the certified survey map and conditional use permit and its restrictions. A motion was made and seconded, (D. Mokros, C. Byers) to approve the conditional use permit and certified survey map. There was no further discussion regarding this matter and the motion was unanimously approved.
- 7.0 **Discussion and Action Regarding Conditional Use Permit COP 05-10-2 to Distribute Industrial Gases and Welding Supplies with Limited Walk-In Business & Outside Storage as Requested by Airgas North Central Located at N27 W23477 Paul Road (PWT 0920-993-001)** – Mr. Mokros stated the Plan Commission reviewed this request and has recommended approval. He stated the outside storage request consists of a space of approximately 20' x 20' and would be well screened. A motion was made and seconded, (D. Mokros, C. Byers) to concur with the Plan Commission and approve the conditional use permit. There was no discussion regarding this matter and the motion was unanimously approved.
- 8.0 **Discussion and Action Regarding Conditional Use Permit COP 05-10-3 to Develop a Professional Office Building as Requested by KB Pewaukee, LLC Located at West Capitol Drive (PWT 0906-999-004)** – Attorney Murn, counsel for K.B. Pewaukee, LLC., was present for this item. Mayor Nowak stated this is currently a vacant parcel. The petitioner wants to build two (2) office buildings; the first would be a bank and their related offices, the second building would be constructed at a later date. It was also discussed that the developer would build a bell tower, as a veteran's memorial, but given the special architectural needs this portion of the project won't be completed right away. The bells were donated several years ago and have been "floating" around between local communities until a permanent place can be determined. Mr. Mokros stated the Plan Commission has met with the developer several times. A motion was made and

Consideration and recommendation on the Public Fire Protection rate-authorization to prepare resubmittal to the Public Service Commission reflecting the property valuations attendant with the 2006 re-evaluation: Jeff requested that the Commission authorize staff to recalculate the Public Fire Protection and present the new calculation to the Common Council for authorization to re-submit to the Public Service Commission for review.

Jeff reported that last year the PSC approved our application to collect the Public Fire Protection fee as a direct charge to properties within the water service district based on the valuation of the property. The Public Fire Protection rate was established as \$0.0605 per thousand dollar of assessed valuation.

Jeff went on to state that this year the City Assessor completed a City wide re-evaluation, resulting in an overall value increase of approximately 33%. Should the Utility apply the current rate to the new values, we would collect approximately 33% more.

Jeff stated that we are therefore requesting authorization to begin the staff efforts to apply re-calculation of the fee using the new valuations and then re-submit our application to PSC for approval.

MOTION by Hasslinger, second by Briest to authorize staff to recalculate the Public Fire Protection and present the new calculation to the Common Council for authorization to re-submit to the Public Service Commission for review. Motion passed.

March 8, 2007

The regular meeting of the Public Work Commission of the City of Pewaukee, Waukesha County, Wisconsin was held at the Pewaukee City Hall, Thursday, March 8, 2007. Mayor Klein and Alderman Hasslinger were absent. Commissioner Ott was voted as chair protem. Chairman Ott called the meeting to order at 7:00pm. Also present were Commissioners Marilyn Briest, and Michael Humcke. Also in attendance were Director of Public Works, Jeffrey Weigel and Administrative Assistant, Renee Reed.

PLEDGE OF ALLEGIENCE: At this time the Commission recited the Pledge of Allegiance.

DISCUSSION AND ACTION REGARDING THE MINUTES – DECEMBER 14, 2006: Motion by Briest, second by Humcke to approve the minutes of December 14, 2006 as presented. Motion passed.

PUBLIC COMMENT: None

COMMUNICATIONS: None

WATER AND SEWER DIVISION

Status of the Green Road Radium Treatment Installation: Jeff reported that the bids were open on December 21, 2006 and the Common Council awarded the contract to the low bidder on January 2, 2007. We are currently under construction now and anticipated date is sometime in June of this year. We have contacted the DNR to let them know that this well is now off line and it will not go back on-line until it is operational.

No further discussion or action taken.

Update on Public Fire Protection Rate (Hydrant Rental): Jeff requested that the Commission recommend to the Common Council not to apply for a new Public Fire Protection Rate evaluation.

Jeff explained that the Public Fire Protection fee was changed by the Common Council and subsequent PSC order from a charge on the tax levy to a direct charge to the water utility customers in 2005. The new fee is collected as part of the quarterly water billing at a rate of \$0.0605 per \$1000 of property evaluation.

Jeff stated that in 2006 the City re-assessed the properties in the City, and the average property value increase was approximately thirty percent. These new values affect the 2007 fire protection billings.

A home worth \$250,000 in 2005 may now be worth \$325,000 and it is important to understand that the hydrant rental fee is a fixed rate, so that same home would now pay \$19.66 per quarterly water bill versus \$15.12. We anticipate collecting a hydrant rental fee of \$508,200 in 2007 as compared to \$391,000 in 2006, or an increase of about \$117,000. If we were to follow the “old” hydrant rental fee schedule, we project that the 2007 hydrant rental fee collection would be about \$423,000. We estimate that we will collect about \$85,000 more in 2007 by using the new rate than we would have collected using the old method.

Jeff reported that the Commission approved staff recommendation to prepare a new hydrant rental rate application to PSC at the December 2006 meeting. In February of this year staff was nearly finished with compiling all of the property data necessary to make that application when staff contacted the

PSC staff on the change. PSC staff indicated that it was not necessary, and that they recognize that the property value rate calculations will change dramatically when city-wide re-evaluations occur, but that re-evaluation is not a reason to apply for a rate review. The water utility undergoes an annual audit and those audit reports measure the financial success of the water utility. The goal is for the water utility to generate a small profit of about 8%. When the annual reports trend towards consistent losses, it is time to prepare a rate case review for PSC. The intent is to have the hydrant rental rate remain unchanged until that comprehensive rate review is completed

Jeff recommended that no application to the PSC be made for a change to the hydrant rental fee rate at this time.

Commissioner Humcke asked how the collections compare to the maintenance. Also he clarified that only those that are within 500 feet of a fire hydrant are assessed.

Jeff explained how this came to the water utility from the tax levy and the processes that were behind it. The main purpose was to gain the tax exempt properties that are benefiting.

There was brief discussion regarding the way this fee was collected and those that are charged. MOTION by Humcke, second by Briest that there be no change to the fire hydrant rental fee rate at this time. Motion passed.

Request of Peter Harken to obtain sanitary sewer service from the Village of Pewaukee on Watertown Road:

Jeff reported that staff has reviewed the request of Mr. Harken for sanitary sewer and water main extensions to a proposed site on the south side of Watertown Road, approximately four thousand feet west of Pewaukee Road. Our sanitary sewer and water pipes currently end near Boomer's Tavern, approximately 1,500' from the proposed Harken development site. The water is on the west property line of Boomer's Tavern, and sewer is in the intersection of Watertown Road and Single Tree Lane.

Jeff further stated that our estimate to extend these facilities is between \$230,000 and \$290,000. Typically, projects like these are financed by the developer under an agreement with the City for reimbursement. It should also be pointed out that the lands on the north side of Watertown Road with in around fifteen hundred feet are in the Village of Pewaukee.

Jeff stated that it is his understanding that Mr. Harken has approached the Village of Pewaukee on obtaining sewer and water service from the Village systems to the north. Also that these Village services would come by means of sewer and water laterals, not mains. Laterals generally serve only a single parcel and mains serve multiple parcels. If Mr. Harken were to obtain lateral services from the north the existing City homes to the west may not have future access to his private laterals. The extension of the City's public sewer and water mains would provide service to not only the Harken parcel but also the remaining City parcels.

Jeff stated that staff recommendation would be to vote against the Village connection because it creates an island of non-service for the remaining City properties.

Commissioner Briest noted that the Village is also asking for our capacity in the Brookfield Treatment Plant. This is of concern for the City.

There was a brief discussion regarding the feasibility of this project and potential problems.

June 19, 2007

The regular meeting of the Public Work Commission of the City of Pewaukee, Waukesha County, Wisconsin was held at the Pewaukee City Hall, Tuesday, June 19, 2007. Mayor Klein called the meeting to order at 7:00pm. Also present were Commissioners Marilyn Briest, and Roger Hathaway. Commissioners Donald Ott and Michael Humcke were absent. Also in attendance were Director of Public Works, Jeffrey Weigel, Asst. City Engineer, Magdalene Wagner, Utility Superintendent, Jane Mueller, Public Utility Clerk, Renee Reed and Asst. Public Utility Clerk, Christine Arndt.

2.0 DISCUSSION AND ACTION REGARDING THE MINUTES – MARCH 8, 2007:

There was no action or discussion taken on the minutes. Jeff Weigel recommended tabling action until all of the Commission was present.

3.0 PUBLIC COMMENT: At this time the Mayor asked for any public comment. Mr. Steve Popek of 21265 Weyer Rd, Brookfield came forward as a Town of Brookfield advocate hired by Keith Henderson regarding the Springdale Road extension. He stated that the Town of Brookfield is opposed to the extension of this road. He concerned about any rate increase and hopes the City of Pewaukee will enact conservation efforts and that no road will be built.

Jeff stated that we have been cautioned as a Council and this committee that citizens can express issue but no action can be Commission taken.

Debra Kohler asked at this time if there will be availability to comment during the agenda items. Mayor Klein stated that yes there would.

4.0 COMMUNICATIONS: VF Image wear, Inc. regarding Pedestrian Signage: No action taken item was omitted from packet.

5.0 WATER AND SEWER DIVISION

5.1 Status of Green road Radium Treatment Installation: Jeff reported that installation was nearly complete.

Jane Mueller, Utility Superintendent reported that WRT was on site today and by 4:30 this afternoon the final controls on the treatment vessels should be finished, and they will be back on Wednesday for actual on-line pumping. This will tell us how it will do under actual pumping condition. So hopefully by the end of the day tomorrow we will be ready to resume pumping.

5.2 Public Fire Protection Rate: Jeff referred to Alderman Hathaway.

Alderman Hathaway passed around a map that indicated which residents paid the hydrant rental fee and which residents did not. The map also depicted the

commercial, agricultural and undeveloped properties which were not considered in the residential group.

Alderman Hathaway explained that he is looking at the residential with a total assessed value of \$1,073,775,500 provides \$64,963.42 per quarter to the City. The residential homes without hydrant fees, 1,712 are \$548,763,000 of assessed value which is \$33,216.00 per quarter.

Alderman Hathaway further stated that he has spoken to Chief Pinter and that Chief Pinter has stated that there is no difference in fire protection in the City of Pewaukee for residence with or without a fire hydrant. The fire department has three engines with 1,000 gallon water tanks, and one with 750 gallon water tank, all water for fires with non-hydrant areas come from the City fire hydrants. So our fire hydrants provide water for all fire situations throughout the City of Pewaukee.

Alderman Hathaway recommends that the Commission request from the Common Council to apply a fire protection fee to all residence in the City of Pewaukee.

Mayor Klein asked if Chief Pinter said that there is no difference in fire protection for residence with or without fire hydrants.

Alderman Hathaway stated that with the ISO study, is 45% has to do if you have water available and 45% has to do with if you have a fire department. Chief Pinter stated that there is no difference in fire protection between hydrants and non-hydrants. What this means is that if you get to a house and there is a room or a couple of rooms on fire they can knock that down. In either case if the house is engulfed it is lost whether they have hydrants there or not.

Alderman Hathaway further reported that Chief Pinter also said that all of the water that fills the tankers comes from City fire hydrants.

Jeff Weigel reported that a few years ago everyone did pay this fire protection fee through the general tax levy. Everyone but the tax exempt properties. It is possible to achieve Alderman Hathaway's goals two ways. One is to revert back to the tax levy method or two charges everyone in the community as long as they are all planned to have service.

Jeff also stated that the ISO report gives two ratings to a community. If you are in a hydrant area you received one rating and if you were in a non-hydrant area you received another. Also, staff contacted three popular homeowner's insurance companies, American Family, State Farm and All State. They stated that there is no insurance benefit to having a hydrant with in so many feet. Mayor Nowak stated at that time that his insurance did provide a discount for having a fire hydrant with in so many feet of your home. So some recognized the fire some

don't and others state that you will receive a benefit if you live within so many miles of a fire station.

Alderman Hathaway stated that he feels this something that should be spread out through the entire community because all receive the benefit.

Mayor Klein stated that he would like to talk to the Chief Pinter regarding his statements. He also requested that Jeff Weigel explain the logic behind the change of the form of collection for this fee.

Jeff clarified that neither staff nor the Public Works Commission supported this change. The Common Council during a budget session moved to change the Public Fire Protection fee from a tax levy issue to a direct charge collected by the Utility through the quarterly bills. The Common Council felt it would be beneficial to be able to include the tax exempt properties with these fees.

There was a discussion regarding the feasibility of this proposal.

Mayor Klein asked Alderman Hathaway if he wants to charge everyone in the City the Public Fire Protection fee.

Alderman Hathaway stated that he is looking for equality throughout the City because he feels that everyone benefits from Public Fire Protection not just those that lie within 500 feet of a hydrant.

Debra Kohler of Watertown Road stated that as a resident it is of her opinion that the Common Council at that time decided to remove this fee from the tax levy to avoid an increase in such tax levy. She was at a lot of the meetings and the Public Works Commission was not in favor of doing this. As a property owner she feels it should be put back onto the tax levy.

Mayor Klein feels that there needs to be more of a proposal submitted before it formally goes to the Common Council. This would be a policy decision for the Council.

Mayor recommends that staff take a closer look at this and come up with a more direct plan. There needs to be a fee method and a tax method.

Jeff clarified that he was to research the methods and develop a plan and return to the Public Works Commission with the information.

There was brief discussion regarding the expectations of staff. No further action taken.

Mayor Klein indicated that this was correct and that he would like to have a full Commission present at that time.

implementation of the staff changes in the Water & Sewer Utility as proposed by the Study of the Public Works Department.

There was a brief discussion regarding the proposed new positions and their responsibilities and whether or not the part-time position would be under the benefited hours.

MOTION by Commissioner Ott, second by Commissioner Hathaway to approve the staff changes as recommend by Director Weigel and the Department Study. Motion passed.

5.2 **Consideration and Recommendation on the proposed 2009 Water and Sewer Utility Operations Budget & 5.3 Consideration and Recommendation on the proposed 2009 Water and Sewer Capitol Budget:**

Director Weigel requested that the Commission recommend to the Common Council the approval of the proposed 2009 Water and Sewer Utility Operations and Capitol Budget.

Commissioner Ott questioned the difference in the wages categories. Utility Clerk Reed stated that these categories reflected the change in position for Jane Mueller and the additional staff proposed, along with any increases in benefits.

Director Weigel stated that the Capital Budget should be taken care by our current rate structure. That is the prime measurement within the budget.

There was a discussion regarding the budget and the proposed capital budget.

MOTION by Commissioner Swan, second by Alderman Hathaway to recommend to the Common Council the approval of the 2009 Water & Sewer Utility and Capital Budget as presented. Motion passed.

5.4 **Further Discussion and Recommendation on the proposal to consider expanding the Public Fire Protection Fee (hydrant rental) to all properties within the City:**

Director Weigel stated that a year ago Alderman Hathaway led the motion to change this and staff wanted to make sure that the Commission was solidly behind this before we start the rate case work. The Common Council should also be addressed to see if they are on board with this change.

There was a brief discussion regarding the logic behind this change and the effect it will have with the residents.

Director Weigel stated that a rate case can be a time consuming process and costly so it is important for everyone to be on board with the change.

Commissioner Ott questioned whether or not we were strictly doing this rate case for the change in the Fire Protection.

Director Weigel stated that from a financial standpoint there is no reason to do a rate case, but if we were to change our rate structure to a seasonal or inverted rates then we would need to go for a rate case. The cost for the rate case could be as much as \$15,000.

Commissioners Ott and Swan felt that it would be better to add the public fire protection change when we do the rate case for the inverted rates.

At this time Commissioner Swan had to leave for another meeting.

There continued to be discussion regarding the effect and the feasibility.

Mayor Klein asked what staff recommendation would be; staff responded that they felt that everyone in the City should be charged since they all benefit from it. Director Weigel stated that he felt the same and that it should be placed back on the tax roll.

Director Weigel requested that the issue be sent to the Common Council so that it can be discussed and decided at the time when we are ready to pursue the rate case.

MOTION by Hathaway, second by Ott to recommend to the Common Council the consideration of expanding the Public Fire Protection fee as requested by staff. Motion passed.

WATER & SEWER DIVISION

6.1 Discussion regarding the impacts of connecting the City and Village water systems:

Alderman Hathaway stated that he attended a meeting and at the meeting he mentioned that staff had been directed by the Common Council to contact both the City of Waukesha and the Village of Pewaukee regarding a possible interconnect.

Alderman Hathaway further stated that he had been made aware of some concerns of the Water Utility Staff.

There was a brief discussion regarding the possible issues and that there may have been some misunderstandings with the connection of these systems.

Alderman Hathaway feels that this is not something that can wait and that he feels that the East/West Interconnect needs to move forward now not six to seven years from now.

Mayor Klein stated he felt that it is premature to be talking about it at this time.

6.2 Status of the new Wispark Water Tower: Director Weigel reported that this is our top project and not a lot of progress has been made but there is a meeting with the City Attorney next week.

6.3 Status of the proposed East-West Water Transmission Main: Director Weigel stated that the project is at a stand still at this time. The Common Council has instructed staff to contact the Village of Pewaukee and the City of Waukesha to explore merging those utilities. This is a \$3 million dollar project, best built in winter.

Alderman Hathaway stated that he recalls that it was our financial advisor that stated now was not the time to borrow money to install this and that we should not do the project this year. At which point the Council asked if any we have sent any letters to the Village of Pewaukee or the City of Waukesha.

have the potential to lose citizens because they would not be able to expand without available water.

Mayor Klein suggested putting in a large holding tank or underground reservoir to give some suppression up front until help arrives. Acting Chief Bierce stated this would be a “fill in the gap” type of opportunity in the event that water is not currently available, but will be made available within the next few months.

Mr. Hathaway questioned if the sprinkler systems could be installed even though they would not be active. Acting Chief Bierce stated the sprinklers would be required to be put in once water is available with a deadline or timeline. He felt that would be up to the building owner to decide because it would simply be a retrofit system.

Mayor Klein questioned if there were specific cases with this issue. Acting Chief Bierce felt there was the need, specifically for Scot Industries.

Mr. Riffle pointed out that the Village of Pewaukee has such a provision under their building code, and they did waive the requirement.

Acting Chief Bierce stated the waiver allows the petitioner to come before the Council, and the staff would provide recommendations based on the availability of water and alternate means of notification.

Mr. Kiser suggested having the petitioners come before the Council on a case by case basis, instead of creating another ordinance. Mayor Klein felt they could not take the issue up without the ordinance, and Mr. Riffle confirmed that they could not.

5.0

Discussion on the Proposal of the Public Works Commission to Apply the Public Fire Protection Fee to all Properties within the City

– Mr. Weigel stated the public fire protection fee was collected from the general tax levy, but it was then decided to be a direct charge to residents within the City. The fee is collected from all existing water customers and all property owners within 500 feet of a fire hydrant.

The Public Works Commission has been reviewing and discussing this matter for several years, and there is an issue that the fee is not paid by the community as a whole, but by those property owners that lie in a specific area. Some residents feel this charge is not equitable and they feel it only helps to generate revenue. The Public Works Commission requested the Council endorse the proposal that the fee collection be expanded to all property owners within the City.

Mr. Weigel pointed out that the water utility is regulated by the Public Service Commission of Wisconsin. All rates and fees are issued by order of that Commission, and therefore this change would require the City to go through a full rate case review. In addition, the utility is in need of a water rate case review because it has been nearly six years since the study was last reviewed.

Another issue currently facing the Public Works Commission regarding rates is the declining block rate, which most utilities in the state have. Mr. Weigel stated the more water that is used, the less is paid per gallon. However that has been inverted by the City of Waukesha to the more water used, the more is paid. The major stress on the system is

not the drinking, washing, or flushing of water, but the water used on such things as grass. Mr. Weigel noted that there is three times more water usage in the summer than there is in the winter, and one way to promote conservation is to charge those customers more money that use more water.

Mr. Weigel stated the water rate cases take approximately six to ten months to prepare and costs approximately \$10,000 in professional fees. He questioned if there was support by the Common Council to apply to the Public Service Commission to expand this, or to leave it the way it is.

Mr. Hathaway felt all residents were receiving the same fire protection, and the fees are something that everyone is benefitting from. He felt it would be beneficial and equitable to charge everyone within the City for the fire protection fee.

Acting Chief Bierce stated that 99 percent of the water used for fire suppression is coming from a fire hydrant. He noted that the department seldom drafts, because a hydrant is a reliable source of water, with no break in service or obstructions. The Fire Department would go the extra mile to shuttle off a fire hydrant rather than draft.

Mr. Hasslinger stated Sanitary District 3 used to pay this bill before the Town became a City. The fee was collected by the utilities and paid to the City for the fire hydrants and to provide the water lines. The fee is not for fire service, and Mr. Hasslinger did not feel a property owner with no water service to their area should have to pay a fee for a service that is provided to those areas that do have water. He did not believe people should be taxed when they do not even have the service.

Mr. Noll stated he received some calls regarding this, and some of the people not currently served by a hydrant were questioning whether they were already being charged an extra fee by their homeowners insurance. He felt the fee was not just for the hydrants, but for the maintenance of the system as well.

Mayor Klein noted that the fee used to be on the tax roll, and it was put into the Fire Department's budget. The fee came from the general tax levy.

Mr. Kiser stated he likes the way it is set up currently, and he felt the people that are serviced with water should have the fee.

Mr. Hathaway clarified that there was no difference in homeowner's rates depending on whether there is a fire hydrant present in front of the house or not. Mr. Weigel stated he contacted American Family, State Farm, and All State to see if the rates would vary or not depending on hydrant placement, and the rates did not vary with those three companies, but other companies may have different costs.

Mr. Weigel noted that the Public Service Commission would be looking for a resolution from the Council seeking a change. Mayor Klein took a poll of the Council members;

Ms. Novack, Mr. Bierce, Mr. Kiser and Mr. Hasslinger voted no, and Mr. Noll and Mr. Hathaway voted yes.

- 6.0 Discussion and Possible Action on the Request of John & Mary McDaniel to Amend the Sewer and Water Assessments for the Pewaukee Road Project to not Require the Payment of the Assessments at the Time of Sale of the Property due to Grinder Pump Issues** – Mr. Weigel stated the sewer and water project along Pewaukee Road occurred in advance of the expansion of Pewaukee Road. The assessments were based on an acreage basis, and an error was made at the time.

Mr. Weigel stated the McDaniel's own Aquarius Sail, and the northwest quadrant of the land is in the Village. This land cannot make it into the connecting sanitary sewer manhole via gravity, because the manhole elevation is higher. There is not another alternate to get into the City's sewer system without a lift pump.

Mr. Weigel stated the issue is that these properties do not have to connect for the sewer or water until they choose to connect, subdivide, rezone, or sell their property. The McDaniel's are interested in selling their property and have estimates of over \$60,000 just for the sewer work for the connections. They are requesting consideration in removing the requirement that the fees be paid at the time of the sale. In the event that things occur in the Village in the future, it may make sense to move it to the west.

Mr. Hasslinger questioned if the McDaniel's had an easement across the old veterinary service, and it was noted that they do not. It was noted that there is plenty of right-of-way in that area.

Mr. Kiser felt the connection with the Village would be more economical. He felt the Council should waive the fees so there can be cooperation with the Village, as that would be more appropriate.

Ms. Novack was under the impression that the Village has previously turned down these requests. Mayor Klein felt it was a case by case basis, and he felt they would allow this because it is an isolated area and is already developed.

Mayor Klein questioned the distance of the force main. Mr. McDaniel's stated it was 600 feet. Mr. Weigel felt it would be approximately \$50 per foot through Hwy 164, but significantly cheaper through the parking lot. He also added that even if they drop the sale of the property requirement, it does not remove the assessment and only delays it until something else works out in the area.

Mr. Riffle questioned the cost and size of a force main that would be run from the current location to a point adjacent to the property. He felt the City could then have some flexibility in terms of the time of payment if the cost would be a special assessment. The force main would lower the property owner's cost significantly and then one property owner would not be bearing the total cost.



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start was tough with the residents and worked at education them. Veolia would red tags improper items and not take those items. The Village of Sussex got it public, the education process going and they got buy in from the community.

More discussion on location of picks up service, possibility of leaf collection, usage and size of carts, and if residents can contract additional services themselves.

Water and Sewer Division

6.1 Status of the new WISPARK Water Tower

Mr. Weigel states we are making this our top priority. We are identifying out final challenges, and depending on how they fared out, we could be moving along sooner than later.

6.2 Status of the proposed East-West Water Transmission Main

Mr. Weigel: It is on hold, and dropped to a low priority per the direction of the Common Council. The direction was to contact the Village and the City of Waukesha, to explore the merging of utilities, and there was not support from our financial advisors to move forward with it at this time. (Please refer to the map.) If we are going to build another pump house, I'd like to suggest that we spend some funds in the early stages to see if we could incorporate alternative energy. And use it as standard operating procedure from this point forward so we are not just looking at the cheapest bit cost going forward. I feel that we need to be looking at things differently and asking for alternatives.

More discussion on "Green" construction; how it involves everything within the office, recycling, paperless offices, and construction recycling etc. Cost for green is in the certification; however building green is not necessarily costly if you don't want certification. Solar and turbine is more cost effective and efficient from years past. Also, cost effective in going forward with new designs to implement green principles.

6.3 Status of the Still River Well Drilling

Still River is being drilled; however we are not sure on the amount of production it will provide. The design of the pump house will still need to be brought forth of the Commission.

6.4 Status of the Deer Haven II Well Drilling

Deer Haven is being drill and is moving forward.

6.5 Status of Recommendation to the Common Council to expand the Public Fire Protection Fee to all properties within the City.

Mr. Weigel states Common Council voted on Monday evening; 3 to 1 to reject the proposal.

Engineering Division

7.1 Continued discussion on the recommendations pertaining to the City Street Maintenance Program and Street Construction Program

Mr. Weigel states that Ms. Wagner is working to make a proposal to Common Council. Letters to residents have been set out on the project approved in 2001 asking if there is any interest.

7.2 Status report on the consultant Storm Water Utility Study

Mr. Weigel states that contract documents were approved by our attorney. Earth Tech's attorney is reviewing. There will be a revised project schedule of one year. To date: costs are \$100,000.

7.3 Consideration of investigating and incorporating alternative ("green") design concepts in City building and renovation projects.

MEMO

To: Common Council

From: Jeffrey Weigel, Public Works Director

Date: January 13, 2009

Re: Discussion on the proposal of the Public Works Commission to apply the Public Fire Protection Fee (Hydrant Rental) to all properties in the City

In 2005 the Common Council directed Water and Sewer Utility staff to change of the collection of the Public Fire Protection Fee, eliminating the collection of the fee from the general property tax levy and implementing a direct charge of the fee to those properties that are either connected to the public water supply or located within five hundred feet of the municipal water system. That change allowed the Utility to collect the fee from both taxable and tax-exempt properties. The fee, as approved by the Public Service Commission (PSC) has been established at \$0.242/\$1000 of assessed property evaluation, billed quarterly (every three months). For example, a home/property with an assessed property evaluation of \$350,000 will be billed \$21.18 per quarter if that property lies within 500' of a fire hydrant; that same property would be billed \$0.00 if that home/property lies further than 500' from a fire hydrant. The quarterly billing is calculated as follows: $\$350,000 * \$0.0605/\$1,000 = \21.18 . It should be noted that prior to 2005, the Public Fire Protection Fee was part of the Fire Department annual budget.

The Public Fire Protection Fee is collected per PSC regulations to help pay for the municipal water infrastructure that is necessary for fire protection services—the storage tanks, the fire boosting pumps, the larger service lines, and the fire hydrants. The Water Utility must provide municipal water for three primary purposes: 1) for consumption (drinking water) and domestic and

industrial/commercial purposes, such as washing and flushing; 2) for lawn and landscape irrigation; and 3) for fire protection.

For the past three years, the Public Works Commission has been reviewing and discussing the implementation of the change of the Public Fire Protection Fee collection, and the impacts on the community. One consequence of this change has troubled some members of the Public Works Commission: although the services of the Pewaukee Fire Department are funded through the general property tax levy, and therefore all property taxpayers, the water infrastructure that is used by the Fire Department is funded by a smaller portion of the community—those properties within 500’ of a fire hydrant. That is, under this direct charge for the Public Fire Protection Fee, all taxpayers (but not tax exempt property owners) pay for the Fire Department, but a smaller number of the taxpayers and non-exempt property owners pay for the Public Fire Protection Fee. Some residents who receive this bill believe that they are subsidizing other residents that lie outside the water service area. Since one of the goals for implementing this direct charge was to charge both taxable and tax-exempt property owners a share of this cost, the Public Works Commission moved at the December 4, 2008 meeting to recommend to the Council that the City apply to PSC to increase the direct charge for the Public Fire Protection Fee to all property owners in the City. Since the PSC would review the request as a part of a Water Rate Study, as recommended by the Virchow Krause study of the Public Works Department (February 2008), it is prudent to present this issue to the Council for concurrence prior to undertaking the Water Rate Study. These Water Rate Study applications take about 6 months to prepare, and cost about \$5,000 to \$10,000 in consulting fees. In our case, the rate study may involve more complicating issues such as the implementation of water conservation rates, so we expect the Water Rate application to approach \$10,000.

The enclosed map illustrates in blue those properties that will receive a Public Fire Protection bill in 2009. The properties in green represent those properties that lie further than 500’ from the water system. Please note that under the expansion of the Public Fire Protection Fee proposal (green area), approximately 1,200 additional properties would receive a Public Fire Protection bill every three months.

and Recreate Chapter 18 – Land Division of the City of Pewaukee Municipal Code.

After a brief discussion, **a motion was made and seconded, (C. Enters, S. Bierce) to approve Ordinance #13-10 as recommended by Plan Commission with suggested changes by staff.**

Motion Passed: 6-For, 0-Against.

4.0 Discussion and Possible Action Regarding Purchase of Vehicle Exhaust Removal System for Fire Station #2

Chief Bierce was present for this item.

A motion was made and seconded, (J. Wamser, C. Enters) to approve the purchase of vehicle exhaust removal system for Fire Station #2 from Air Cleaning Specialists in the amount of \$21,637. Motion Passed: 6-For, 0-Against.

5.0 Further Discussion and Possible Action on the Green Road Rail Crossing Design

Mr. Weigel brought forward information related to the construction of quiet zones for Green Road. Preliminary work involved is estimated at \$10,300. This process will then permit the City to decide if it wishes to pursue a quiet zone. The additional project costs for a Green Road quiet zone will run anywhere from \$20,000 to \$50,000. Mr. Weigel noted that there are other road projects involving railroad crossings and he is looking to include funding in next year's budget for the analysis.

A motion was made and seconded, (C. Enters, J. Wamser) to table discussion regarding the Green Road rail crossing design. It was quickly withdrawn by both aldermen before a vote was taken to allow for discussion.

A motion was made and seconded, (S. Bierce, J. Wamser) to approve the \$10,300 expenditure from the unassigned fund to move forward with the preliminary work for the Green Road quiet zone and to direct Public Works to explore the feasibility of quiet zones for other railroad crossings and to contact other companies for pricing.

Motion Passed: 6-For, 0-Against.

6.0 Concur with the Public Works Committee (5/31/12) to not include the Design of Bicycle Lanes in the 2014 Design Plans for Swan Road and Weyer Road

A motion was made and seconded, (M. Hasslinger, C. Brown) to concur with the recommendations that the Public Works Committee made at their 5/31/12 meeting to eliminate the design of bicycle lanes in the 2014 design plans for Swan Road and Weyer Road and propose only graveled shoulders. Motion Passed: 5-For, 1-Against (Enters).

7.0 Discussion and Possible Action on Clarification of the Public Fire Protection Billing Area

A motion was made and seconded, (S. Bierce, M. Hasslinger) to approve the billing area for public fire protection to encompass all properties within 500 feet from a hydrant "as the crow flies" and to not generate any bills that fall under \$2.

Motion Passed: 6-For, 0-Against.

8.0 Update Regarding 2013 Temporary Spring Weight Limits on Certain City Streets

Mr. Weigel stated the spring weight limits were now in effect, except for Green Road due to



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Engineering Division 691-0804 Fax: 691-5729

TO: Common Council

FR: Jeffrey Weigel, Public Works Director

DT: March 26, 2013

RE: Discussion and possible action on clarifying the Public Fire Protection Billing Areas

REQUESTED ACTION:

Common Council defines, by motion the area criteria to be used in calculating the properties that are charged the Public Fire Protection Fee (hydrant rental) and determines what amount, if any should be the low level cutoff for sending out a bill.

RATIONALE:

In 2005 and 2006 the Common Council made the decision to change the collection of Public Fire Protection fees from a general City fund expenditure to a Water Utility direct billing method as allowed by the Public Service Commission (PSC).

Each year the Water Utility staff, with the assistance of the Assessment Department staff updates the billing list for the Public Fire Protection Fee, usually impacted by new development. This year staff decided to review each property in an effort to eliminate any errors; however, in this effort we relied on the specific wording of the two resolutions (#05-10-1 and #05-12-2, both attached) and processed the bills accordingly, resulting in several property owners questioning why they received bills for the first time, and in many bills being less than \$2.00.

The primary reason for these new bills is the wording in the resolution and attendant memorandum: *all property that lies within 500' of a hydrant*. For example, a property on Shady Lane could be within 500' from a hydrant "as the crow flies" from a hydrant on Green Road one block south; but, that same property would not be within 500' from a hydrant as measured along Shady Lane down to the hydrant on Springdale Road. We therefore need guidance from the Common Council as to how the 500' is measured (as the crow flies vs. along the street). Also, we request the Council to determine if there is a low level amount, say \$2.00 or less, that the bill should be deleted due to the cost of processing and mailing exceeding the actual billed amount.

HYDRANT RENTAL FEE CHANGE BECOMES EFFECTIVE IN SPRING 2006

Water utilities collect a fee from the local government for providing and maintaining the infrastructure that supplies the water for fire protection—the hydrants, the larger pipes, the storage reservoirs, and the pumps. Commonly referred to as “hydrant rental”, this fee is established by a Public Service Commission of Wisconsin (PSC) formula. Until 2005, the City (and Town) collected the funds to pay this fee as a part of the general property tax levy. Beginning in 2006, the hydrant rental fee will be collected through the quarterly billing of the water utility for all properties that are either served by the water utility or lie within five hundred feet (500’) of the water service lines. There are several important points to note with this change:

- 1) By directly charging this fee (as opposed to the tax collection method), the water utility is able to collect a share of the funding from the tax exempt properties. Examples of tax exempt properties include religious buildings, buildings owned by utilities (such as the electric company and the phone company), and from buildings owned by unions. There are approximately thirty five (35) improved tax exempt properties that will now contribute to this fee that previously paid nothing towards this fee.
- 2) Approximately 1,500 properties will no longer contribute towards this fee because they lie outside of the hydrant rental billing area.
- 3) If the “average” home in Pewaukee were to be valued at \$250,000, that home would have paid \$50.00 in the previous tax method, regardless of whether the home fell within the water service area or not. Under the new fee based method, that same home would now pay \$60.50 per year (\$15.12 per quarter) if it fell within the hydrant billing area (defined as within 500’ of the water system), or nothing (\$0.00) if that home lies outside of the hydrant billing area. We have posted a map of the proposed hydrant billing area on the City website.
- 4) The rate for billing the hydrant rental cost was \$0.20 per \$1,000 of assessed valuation under the property tax method. The rate increases to \$0.242 per \$1,000 of assessed value under the direct charge method.

Current water utility customers will first see this added fee as a part of the first quarter water bill in March of 2006. Those properties that lie within the hydrant billing area but are not water utility customers begin receive a quarterly water bill for their portion of the public fire protection fee beginning next March.

This change was established by the Common Council during the 2005 budget deliberations, and has been discussed several times at the Common Council meetings throughout 2005. The Public Notice of this change was published in the City’s official newspaper, the Lake Country Reporter on Thursday November 11, 2005.

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM 10.**

DATE: August 21, 2023

DEPARTMENT: PW - Water/Sewer

PROVIDED BY: Magdelene Wagner/Jane Mueller

SUBJECT:

Discussion and Possible Action Regarding the PFAS Levels in Wells 11/12, also Known as Entry Point 500 [Wagner / Mueller].

BACKGROUND:

Utility staff took PFAS samples on July 11 & 12 to complete the 3rd quarter water monitoring requirements that were established annually by the DNR at our Deer Haven site referred to as Entry Point 500. The Deer Haven site has both a deep well (#11) and shallow well (#12). The water from the two wells is blended in pipe before exiting the building and pumped to the water system. Water samples are obtained from a sampling faucet as the water exits the building (EP 500).

On Monday August 14 the Department of Natural Resources notified the Utility that the PFAS test results at EP 500 exceeded the Hazard Index established by the Wisconsin Department of Health. The Hazard Index compiles the test results from each PFAS type and calculates the Hazard Index using cumulative data. The DHS Hazard Index standard is 1.0. EP 500 exceeded the Hazard Index at 1.25.

You will recall that last month you were notified that Well #8 (EP 8) exceeded the Hazard Index at 1.5. At that time, we felt that taking Well #8 out of service until PFAS treatment could be installed was the best course of action for the community.

In light of the PFAS found at an additional location on the west side system, we no longer feel that taking Well #8 (EP 8) out of service this is the best interim solution for providing enough water to meet the water customer demand, water system hydraulics and provide fire protection for those customers on the west side of the water system.

Utility staff feels strongly that our best course of action would be to keep the wells active but use them as minimally as possible. For continued use of the wells, we will be required to send a quarterly public notice to our water customers letting them know of our PFAS Hazard Index exceedance. This is our current practice in providing the radium notice for Well #5 to our water customers.

Keeping the two entry points/Wells in service will allow the Utility to provide the following:

1. Maintain the water standpipe levels at the Carmelite Standpipe which creates the primary water pressures on the west side of the water system.
2. Maintain our chlorine disinfection levels throughout the water system effectively.
3. Provide sufficient quantities of water supplied to maintain standpipe levels that provide fire protection to the west side of the water system.
4. Given our recent history of pump and motor failures, these sites would already be in operation to provide the additional supply of water to the community in the event of pump failures at other well sites. (If taken offline, emergency use would require bacteria sampling of the well which would delay start by at least 24 hrs.)

5. The design and construction of a PFAS treatment facility is a very long process. Consultants have indicated that that it could be greater than 36 months for pilot testing, treatment design and approvals and construction.

In the coming days Utility staff will prepare the required Public Notice identifying the PFAS Hazard Index exceedance at EP 500. We must provide the notice within 30 days of receipt of the DNR notification. (8/14/2023). We will also be communicating the change of direction for Well #8 in that correspondence.

We will be meeting with our consultants in the coming weeks to discuss our options for treatment systems for both locations.

FINANCIAL IMPACT:

RECOMMENDED MOTION:

Council approve sending the quarterly public notice to maintaining the use of Wells 8, 11, and 12 while a treatment system is designed.

ATTACHMENTS:

Description

WDNR Notice for Health Index Exceedance Wells 11 and 12

PFAS Sample Summary

PFAS Test Results Northern Lake Services



August 14, 2023

Jane Mueller – Superintendent
City of Pewaukee Water Utility
W240 N3065 Pewaukee Rd.
Pewaukee, WI 53072

PWSID#: 26802149
Region: Southeast Region
County: Waukesha
File Code: 3300

SUBJECT: **Tier 2 Public Notification Requirement.** Public Notification Required Due to Detection of Per- and Polyfluoroalkyl Substances (PFAS) in Excess WI Department of Health Services Recommended Groundwater Standards.

Dear Jane Mueller:

Results from PFAS samples taken at the City of Pewaukee Water Utility (Utility), reported to the Wisconsin Department of Natural Resources (department, DNR) on July 12-13, 2023, indicate additional presence of PFAS in exceedance of Wisconsin Department of Health Services (DHS) recommended groundwater standards and/or of DHS hazard index (HI) guidance (1.00). Both are standards that assesses risk based on mixtures of PFAS compounds. Based on these exceedances, the department is requiring the Utility to post a Tier 2 public notification, per Wis. Adm. Code s. NR 809.950(3)(c)5.

- The hazard index (HI) for EP 500 compliance sample was 1.25. The standard is 1.0. Based on the levels found, the department is requiring The City of Pewaukee Water Utility (Utility) to post a Tier 2 public notification, per Wis. Adm. Code s. NR 809.950(3)(c)5 for EP 500.

The Utility is not in violation of federal or state drinking water standards. The department considers DHS's recommended groundwater standards and hazard index guidance as levels of contamination above which the public water system must inform the public of the public health situation and consider taking voluntary action to protect public health and reduce exposure to PFAS contaminants from drinking water sources. The DHS recommended groundwater standards and hazard index guidance are set at levels to protect all people, including the most sensitive populations, from negative health effects linked to PFAS compounds. The department is requiring the Tier 2 Public Notice to inform Utility customers of the recent sampling results and actions the Utility has taken or plans to take to address the situation.

Public Notification Requirements:

The attached notice(s) meets all the public notification content requirements. You can add information or change the formatting, but do not change any of the text in the notice. Fill in all the highlighted areas with the appropriate information and issue the notice to all effected customers.

- Notification must be made to all persons served by your system by mail or direct delivery to all customers and by any other method approved by the department. The notice should be delivered as soon as practical but must be delivered within 30 days of the date of this letter. A copy of the completed notice issued must be sent to our office within 10 days of the date of issuance. Remember to sign and date the copy. This public notice must be re-issued every 90 days as long as the situation exists.

- If you develop your own notice, it must include the information required in Wis. Adm. Code s. NR 809.954, and the health effects language approved or provided by DHS and a certification statement that you have fully complied with the public notification regulations.
- If 5% or more of the population served by your system consists of non-English speaking consumers, the public notice must contain information in the appropriate language(s).

Voluntary Follow-up Corrective Action:

Additional voluntary actions which the City of Pewaukee Water Utility can consider implementing may include the following:

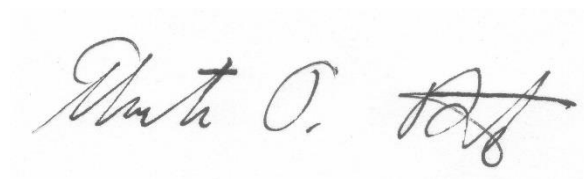
- Consider inactivating wells exceeding DHS recommendations from service if capacity needs allow.
- Provide pre-notification of this notice to any critical water users in your service area.
- Contact local or county health agencies to discuss health impacts of PFAS.
- Begin evaluating interim and long-term options to reduce PFAS levels in water system.

Additional Information:

- DHS PFAS standards/information: <https://www.dhs.wisconsin.gov/chemical/pfas.htm>
- DNR PFAS standards/information: <https://dnr.wisconsin.gov/topic/DrinkingWater/NR809.html>
- Funding for PFAS removal projects is available from the state Safe Drinking Water Loan Program, and this funding program does include the potential for principal forgiveness. More information on the DNR web site at: <https://dnr.wisconsin.gov/aid/EIF.html>. Other funding sources may also be available to your system.

If you have any questions, please contact me at 262-765-0912 or Thanintr.Ratarasarn@wisconsin.gov.

Sincerely,

A handwritten signature in black ink, appearing to read 'Thanintr Ratarasarn', followed by a stylized flourish or second signature.

Thanintr Ratarasarn, MS, PE
Water Supply Engineer

Encl. Public Notice with Certification

Cc: Michael Thompson – DNR
Adam DeWeese – DNR
Kyle Burton – DNR
Jesse Jensen – DNR

ENTRY PT #500 = WELL #11 DEEP & Well #12 shallow		7/12/2023		7/12/2023		5/23/2023	
PFAS SAMPLING PARAMETERS							
11-chloroeicosafluoro-3-oxaundecane-1-sulfonic acid	11Cl-PF3OUdS		ND		ND		ND
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid	9Cl-PF3ONS		ND		ND		ND
4,8-dioxo-3H-perfluorononanoic acid	ADONA		ND		ND		ND
hexafluoropropylene oxide dimer acid	HFPO DA		ND		ND		ND
N-ethyl perfluorooctanesulfonamidoacetic acid	NEtFOSAA		ND		ND		ND
n-methyl perfluorooctanesulfonamidoacetic acid	NMeFOSAA		ND		ND		ND
Perfluorobutanesulfonic acid	PFBS	8.5 ng/l		36	ND		3.9 ng/l
perfluorodecanoic acid	PFDA		ND		ND		ND
perfluorododecanoic acid	PFDoA		ND		ND		ND
perfluoroheptanoic acid	PFHpA	2.7 ng/l		11	ND		1.3 ng/l
perfluorohexanoic acid	PFHxA	12 ng/l		49	ND		5.5 ng/l
Perfluorohexanesulfonic acid	PFHxS	31 ng/l		150	ND		13 ng/l
perfluorononanoic acid	PFNA		ND		ND		ND
perfluorooctanoic acid	PFOA	3.1 ng/l		14	ND		1.5 ng/l
perfluorooctanesulfonic acid	PFOS	6.4 ng/l		15	ND		2.6 ng/l
perfluorotetradecanoic acid	PFTA		ND		ND		ND
perfluorotridecanoic acid	PFTrDA		ND		ND		ND
perfluoroundecanoic acid	PFUnA		ND		ND		ND



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City of Pewaukee		Project: Quarterly Requirements				Reported:		Work Order:			
W240 N3065 Pewaukee Road		Project Number: 2023 WDNR Drinking Water Requirements				7/27/23 18:19		WB04214			
Pewaukee, WI 53072		Project Manager: Jane Mueller									
Sample: EP500 (PFAS)											
WB04214-17 (DW)		Sampled: 07/12/23 10:48									
Analyte	Result	Qualifier	LOD	LOQ	MCL	Units	Date Prepared	Date Analyzed	Analyst	Method	Lab Cert Code
Semi-Volatiles											
11-chlorodecafluoro-3-oxadecane-1-sulfonic acid (11Cl-PF30UdS)	ND		0.30	0.98		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid (9Cl-PF30NS)	ND		0.33	1.1		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
4,8-dioxo-3H-perfluorononanoic acid (ADONA)	ND		0.36	1.2		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
hexafluoropropylene oxide dimer acid (HFPO DA)	ND		0.40	1.4		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
N-ethyl perfluorooctanesulfonamidoacetic acid (NEFOSAA)	ND		0.46	1.6		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
n-methyl perfluorooctanesulfonamidoacetic acid (NMFOSAA)	ND		0.39	1.3		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorobutanesulfonic acid (PFBS)	8.5		0.29	0.98		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorodecanoic acid (PFDA)	ND		0.32	1.1		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorododecanoic acid (PFDoA)	ND		0.23	0.75		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluoroheptanoic acid (PFHpA)	2.7		0.43	1.5		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanoic acid (PFHxA)	12		0.46	1.6		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanesulfonic acid (PFHxS)	31		0.33	1.1		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorononanoic acid (PFNA)	ND		0.45	1.5		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanoic acid (PFOA)	3.1		0.48	1.6		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanesulfonic acid (PFOS)	6.4		0.30	0.98		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorotetradecanoic acid (PFTA)	ND		0.33	1.1		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluorobridecanoic acid (PFTbDA)	ND		0.42	1.4		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
perfluoroundecanoic acid (PFUnA)	ND		0.29	0.98		ng/L	7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFHxA	110%		Limits: 70-130%				7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-HFPoDA	82%		Limits: 70-130%				7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFDA	88%		Limits: 70-130%				7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) d5-NEFOSAA	100%		Limits: 70-130%				7/20/23 9:08	7/21/23 16:01	RAW	EPA 537.1, Rev 2.0	2



City of Pewaukee		Project: Quarterly Requirements				Reported:		Work Order:			
W240 N3065 Pewaukee Road		Project Number: 2023 WDNR Drinking Water Requirements				7/27/23 18:19		WB04214			
Pewaukee, WI 53072		Project Manager: Jane Mueller									
Sample: EP500 FB (PFAS)											
WB04214-18 (DW) Sampled: 07/12/23 10:48											
Analyte	Result	Qualifier	LOD	LOQ	MCL	Units	Date Prepared	Date Analyzed	Analyst	Method	Lab Cert Code
Semi-Volatiles											
11-chloroicosafuoro-3-oxaundecane-1-sulfonic acid (11CI-PF3OUdS)	ND		0.32	1.0		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid (9CI-PF3ONS)	ND		0.35	1.1		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
4,8-dioxo-3H-perfluorononanoic acid (ADONA)	ND		0.38	1.2		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
hexafluoropropylene oxide dimer acid (HFPO DA)	ND		0.42	1.4		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
N-ethyl perfluorooctanesulfonamidoacetic acid (NEFOSAA)	ND		0.48	1.6		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
n-methyl perfluorooctanesulfonamidoacetic acid (NMFOCAA)	ND		0.41	1.3		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorobutanesulfonic acid (PFBS)	ND		0.31	1.0		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorodecanic acid (PFDA)	ND		0.34	1.1		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorododecanic acid (PFDoA)	ND		0.23	0.79		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluoroheptanoic acid (PFHpA)	ND		0.45	1.5		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanoic acid (PFHxA)	ND		0.48	1.6		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanesulfonic acid (PFHxS)	ND		0.35	1.1		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorononanoic acid (PFNA)	ND		0.47	1.5		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanoic acid (PFOA)	ND		0.50	1.6		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanesulfonic acid (PFOS)	ND		0.32	1.0		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorotetradecanoic acid (PFTA)	ND		0.35	1.1		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluorotridecanoic acid (PFTDA)	ND		0.44	1.4		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
perfluoroundecanoic acid (PFUnA)	ND		0.31	1.0		ng/L	7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
Limits: 70-130%											
Surrogate: (SURR) C13-PFHxA	91%		Limits: 70-130%				7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-HFPDA	103%		Limits: 70-130%				7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFDA	92%		Limits: 70-130%				7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) d5-NEFOSAA	96%		Limits: 70-130%				7/26/23 5:17	7/27/23 2:05	RAW	EPA 537.1, Rev 2.0	2



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City of Pewaukee W240 N3065 Pewaukee Road Pewaukee, WI 53072		Project: Quarterly Requirements Project Number: 2023 WDNR Drinking Water Requirements Project Manager: Jane Mueller		Reported: 7/27/23 18:19		Work Order: WB04214					
Sample: EP11 (PFAS) WB04214-07 (DW) Sampled: 07/12/23 10:48											
Analyte	Result	Qualifier	LOD	LOQ	MCL	Units	Date Prepared	Date Analyzed	Analyst	Method	Lab Cert Code
Semi-Volatiles											
11-chlorooctasulfuro-3-oxaundecane-1-sulfonic acid (11C-PF3OUdS)	ND		0.31	1.0		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid (9C-PF3ONS)	ND		0.34	1.1		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
4,8-dioxo-3H-perfluorononanoic acid (ADONA)	ND		0.37	1.2		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
hexafluoropropylene oxide dimer acid (HFPO DA)	ND		0.41	1.4		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
N-ethyl perfluorooctanesulfonamidoacetic acid (NEFOSAA)	ND		0.47	1.6		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
n-methyl perfluorooctanesulfonamidoacetic acid (NMFOSSAA)	ND		0.40	1.3		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorobutanesulfonic acid (PFBS)	ND		0.30	1.0		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorodecanoic acid (PFDA)	ND		0.33	1.1		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorododecanoic acid (PFDoA)	ND		0.23	0.77		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluoroheptanoic acid (PFHpA)	ND		0.44	1.5		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanoic acid (PFHxA)	ND		0.47	1.6		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanesulfonic acid (PFHxS)	ND		0.34	1.1		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorononanoic acid (PFNA)	ND		0.46	1.5		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanoic acid (PFOA)	ND		0.49	1.6		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanesulfonic acid (PFOS)	ND		0.31	1.0		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorotetradecanoic acid (PFTA)	ND		0.34	1.1		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluorobidecanoic acid (PFTiDA)	ND		0.43	1.4		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
perfluoroundecanoic acid (PFUnA)	ND		0.30	1.0		ng/L	7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFHxA	91%		Limits: 70-130%				7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-HFPODA	92%		Limits: 70-130%				7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFDA	90%		Limits: 70-130%				7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) d5-NEFOSAA	84%		Limits: 70-130%				7/19/23 5:22	7/19/23 21:26	RAW	EPA 537.1, Rev 2.0	2



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City of Pewaukee		Project: Quarterly Requirements			Project Number: 2023 WDNR Drinking Water Requirements			Project Manager: Jane Mueller			Reported: 7/27/23 18:19			Work Order: WB04214		
Sample: EP12 (PFAS)		WB04214-09 (DW) Sampled: 07/12/23 11:00														
Analyte	Result	Qualifier	LOD	LOQ	MCL	Units	Date Prepared	Date Analyzed	Analyst	Method	Lab Cert Code					
Semi-Volatiles																
11-chloroicosaffluoro-3-oxaundecane-1-sulfonic acid (11G-PF3OUdS)	ND		0.31	1.0		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid (9Cl-PF3ONS)	ND		0.34	1.1		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
4,8-dioxa-3H-perfluorononanoic acid (ADONA)	ND		0.37	1.2		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
hexafluoropropylene oxide dimer acid (HFPO DA)	ND		0.41	1.4		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
N-ethyl perfluorooctanesulfonamidoacetic acid (NEFOSAA)	ND		0.47	1.6		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
n-methyl perfluorooctanesulfonamidoacetic acid (NMeFOSAA)	ND		0.40	1.3		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorobutanesulfonic acid (PFBS)	36		0.30	1.0		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorodecanic acid (PFDA)	ND		0.33	1.1		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorododecanic acid (PFDoA)	ND		0.23	0.77		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluoroheptanoic acid (PFHpA)	11		0.44	1.5		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorohexanoic acid (PFHxA)	49		0.47	1.6		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorohexanesulfonic acid (PFHxS)	150		0.68	2.2		ng/L	7/19/23 5:22	7/22/23 19:19	RAW	EPA 537.1, Rev 2.0	2					
perfluorononanoic acid (PFNA)	ND		0.46	1.5		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorooctanoic acid (PFOA)	14		0.49	1.6		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorooctanesulfonic acid (PFOS)	25		0.31	1.0		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorotetradecanoic acid (PFTA)	ND		0.34	1.1		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluorobidecanoic acid (PFTrDA)	ND		0.43	1.4		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
perfluoroundecanoic acid (PFUnA)	ND		0.30	1.0		ng/L	7/19/23 5:22	7/19/23 21:52	RAW	EPA 537.1, Rev 2.0	2					
Limits: 70-130%																
Surrogate: (SURR) C13-PFHxA	93%		RAW EPA 537.1, Rev 2.0											2		
Surrogate: (SURR) C13-HFPODA	94%		RAW EPA 537.1, Rev 2.0											2		
Surrogate: (SURR) C13-PFDA	94%		RAW EPA 537.1, Rev 2.0											2		
Surrogate: (SURR) d5-NEFOSAA	88%		RAW EPA 537.1, Rev 2.0											2		



Northern Lake Service Inc.

Northern Lake Service, Inc • 400 N Lake Ave • Crandon, WI 54520
800-278-1254 • www.nlslab.com

City of Pewaukee W240 N3065 Pewaukee Road Pewaukee, WI 53072			Project: Quarterly Requirements Project Number: 2023 WDNR Drinking Water Requirements Project Manager: Jane Mueller			Reported: 7/27/23 18:19		Work Order: WB04214			
Sample: EP12 FB (PFAS) WB04214-10 (DW) Sampled: 07/12/23 11:00											
Analyte	Result	Qualifier	LOD	LOQ	MCL	Units	Date Prepared	Date Analyzed	Analyst	Method	Lab Cert Code
Semi-Volatiles											
11-chloroicosafuoro-3-oxaundecane-1-sulfonic acid (11C-PF30UdS)	ND		0.30	0.98		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
9-chlorohexadecafluoro-3-oxanonane-1-sulfonic acid (9C-PF30NS)	ND		0.33	1.1		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
4,8-dioxo-3H-perfluorononanoic acid (ADONA)	ND		0.36	1.2		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
hexafluoropropylene oxide dimer acid (HFPO DA)	ND		0.40	1.4		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
N-ethyl perfluorooctanesulfonamidoacetic acid (NEFOSAA)	ND		0.46	1.6		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
n-methyl perfluorooctanesulfonamidoacetic acid (NMeFOSAA)	ND		0.39	1.3		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorobutanesulfonic acid (PFBS)	ND		0.29	0.98		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorodecanoic acid (PFDA)	ND		0.32	1.1		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorododecanoic acid (PFDoA)	ND		0.23	0.75		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluoroheptanoic acid (PFHpA)	ND		0.43	1.5		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanoic acid (PFHxA)	ND		0.46	1.6		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorohexanesulfonic acid (PFHxS)	ND		0.33	1.1		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorononanoic acid (PFNA)	ND		0.45	1.5		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanoic acid (PFOA)	ND		0.48	1.6		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorooctanesulfonic acid (PFOS)	ND		0.30	0.98		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorotetradecanoic acid (PFTA)	ND		0.33	1.1		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluorobridgedecanoic acid (PFTiDA)	ND		0.42	1.4		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
perfluoroundecanoic acid (PFUnA)	ND		0.29	0.98		ng/L	7/20/23 9:08	7/22/23 18:26	RAW	EPA 537.1, Rev 2.0	2
Surrogate: (SURR) C13-PFHxA											
Surrogate: (SURR) C13-HFPODA											
Surrogate: (SURR) C13-PFDA											
Surrogate: (SURR) d5-NEFOSAA											

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM •**

DATE: August 21, 2023

DEPARTMENT: Clerk/Treasurer

PROVIDED BY:

SUBJECT:

§19.85(1)(g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved, specifically related to the excessive assessment claim of SABRA pertaining to Parkside of Arbor View W232 N3471 Hunters Ridge Road (PWC 0908-996) and the Parkside of Legacy N26 W26511 College Avenue (PWC 0931-999-014).

BACKGROUND:

FINANCIAL IMPACT:

RECOMMENDED MOTION:

**CITY OF PEWAUKEE
COMMON COUNCIL AGENDA ITEM •**

DATE: August 21, 2023

DEPARTMENT: PW - Water/Sewer

PROVIDED BY: Magdelene Wagner/Jane Mueller

SUBJECT:

§19.85(1)(g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved require a closed session, specifically related to the Bluemound South Sewer and Water Extension Project.

BACKGROUND:

FINANCIAL IMPACT:

RECOMMENDED MOTION: