

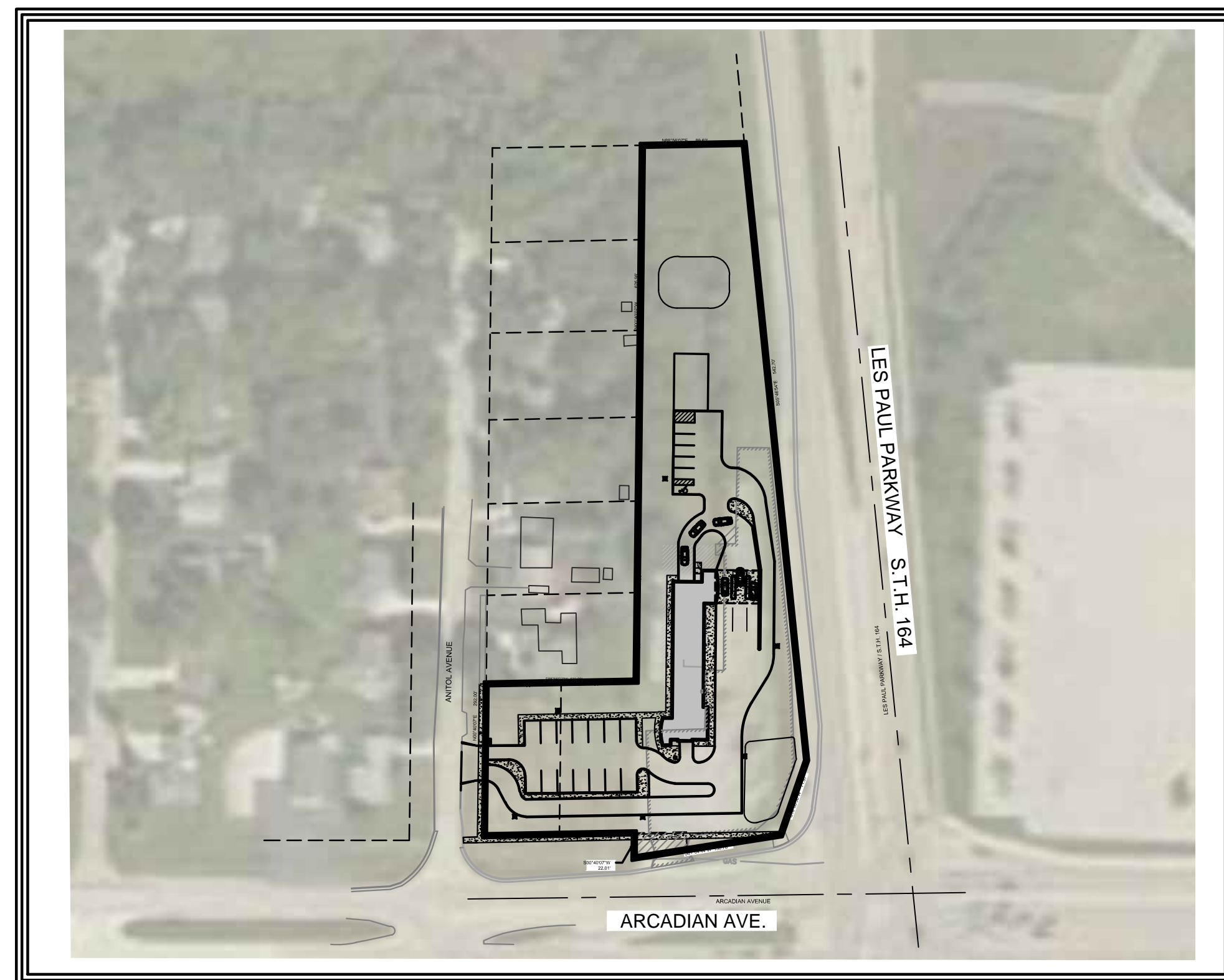
SITE IMPROVEMENT PLANS FOR COAST CAR WASH CITY OF WAUKESHA, WISCONSIN



SITE IMPROVEMENT PLANS
FOR
COAST CAR WASH

SHEET INDEX

1	TITLE SHEET, SHEET INDEX, VICINITY AND SITE MAP
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6	GRADING AND EROSION CONTROL PLAN
7	GRADING AND EROSION CONTROL PLAN



SITE MAP



VICINITY MAP

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.

CAUTION NOTICE TO CONTRACTOR

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.

<table style="width: 100%; border-collapse: collapse;"> <tr><th style="text-align: left;">INITIALS</th><th style="text-align: left;">DATE</th></tr> <tr><td>DESIGNED JRM</td><td>10/25/16</td></tr> <tr><td>DRAWN PMB</td><td>10/25/16</td></tr> <tr><td>CHECKED JRM</td><td>10/25/16</td></tr> </table>	INITIALS	DATE	DESIGNED JRM	10/25/16	DRAWN PMB	10/25/16	CHECKED JRM	10/25/16	0 NTS SCALE PROJECT NO. 16-0034
INITIALS	DATE								
DESIGNED JRM	10/25/16								
DRAWN PMB	10/25/16								
CHECKED JRM	10/25/16								

NO.	REVISIONS	BY	DATE
1	FLARED DRIVEWAY PER CITY	JRM	12-9-16

TITLE SHEET, INDEX VICINITY MAP SITE MAP	SHEET NO. 1 OF 7
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PRELIMINARY

OWNER:
 COAST CAR WASH
 C/O MIKE KLUMB

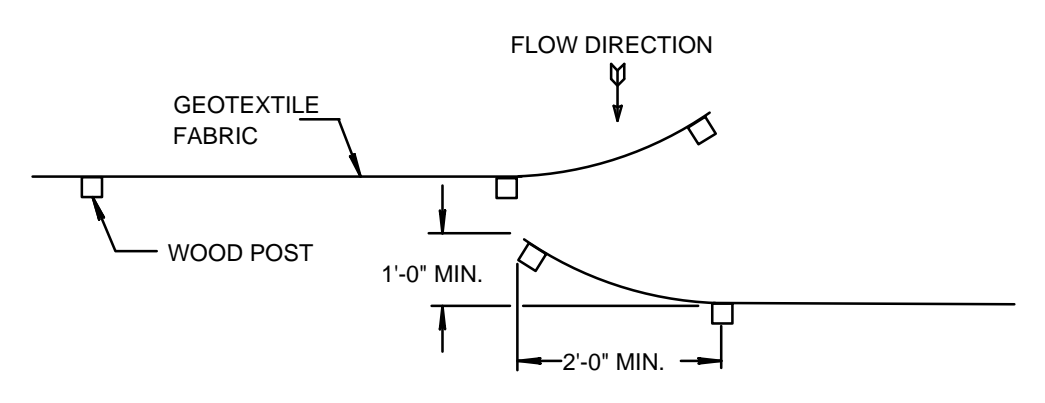
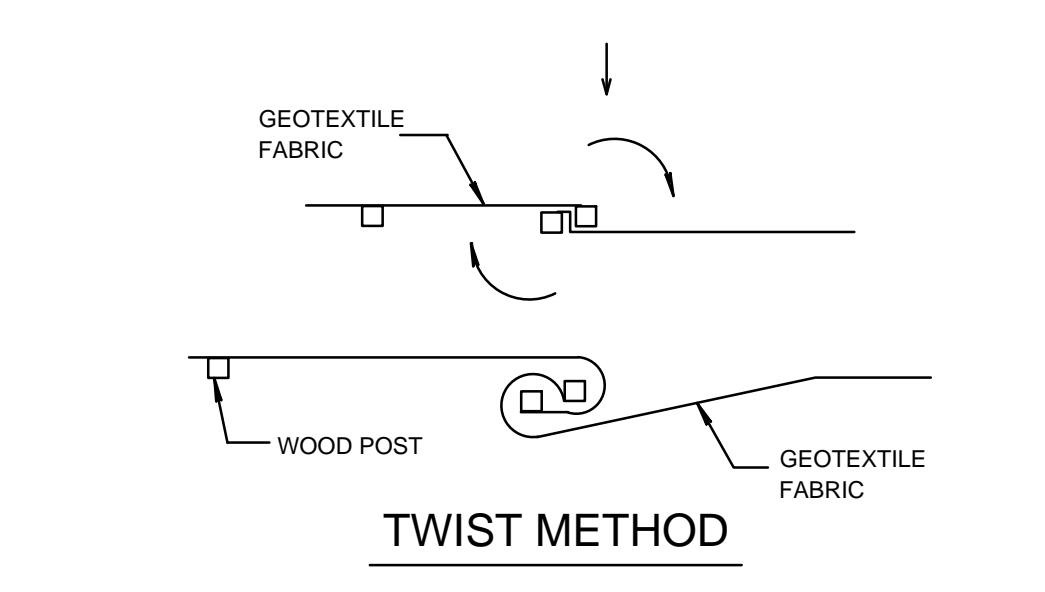
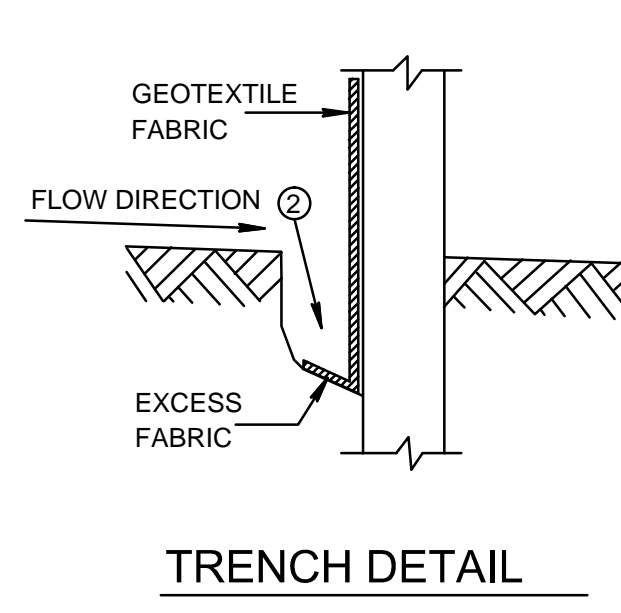
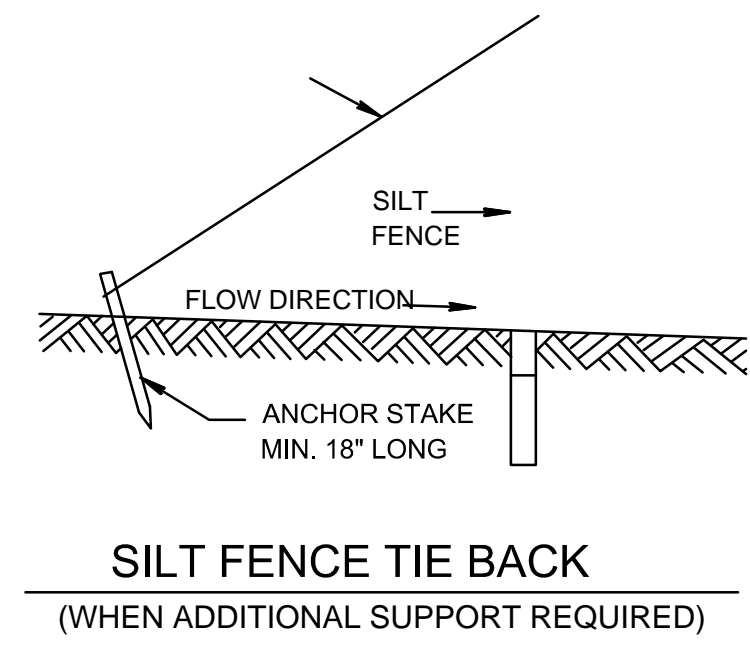
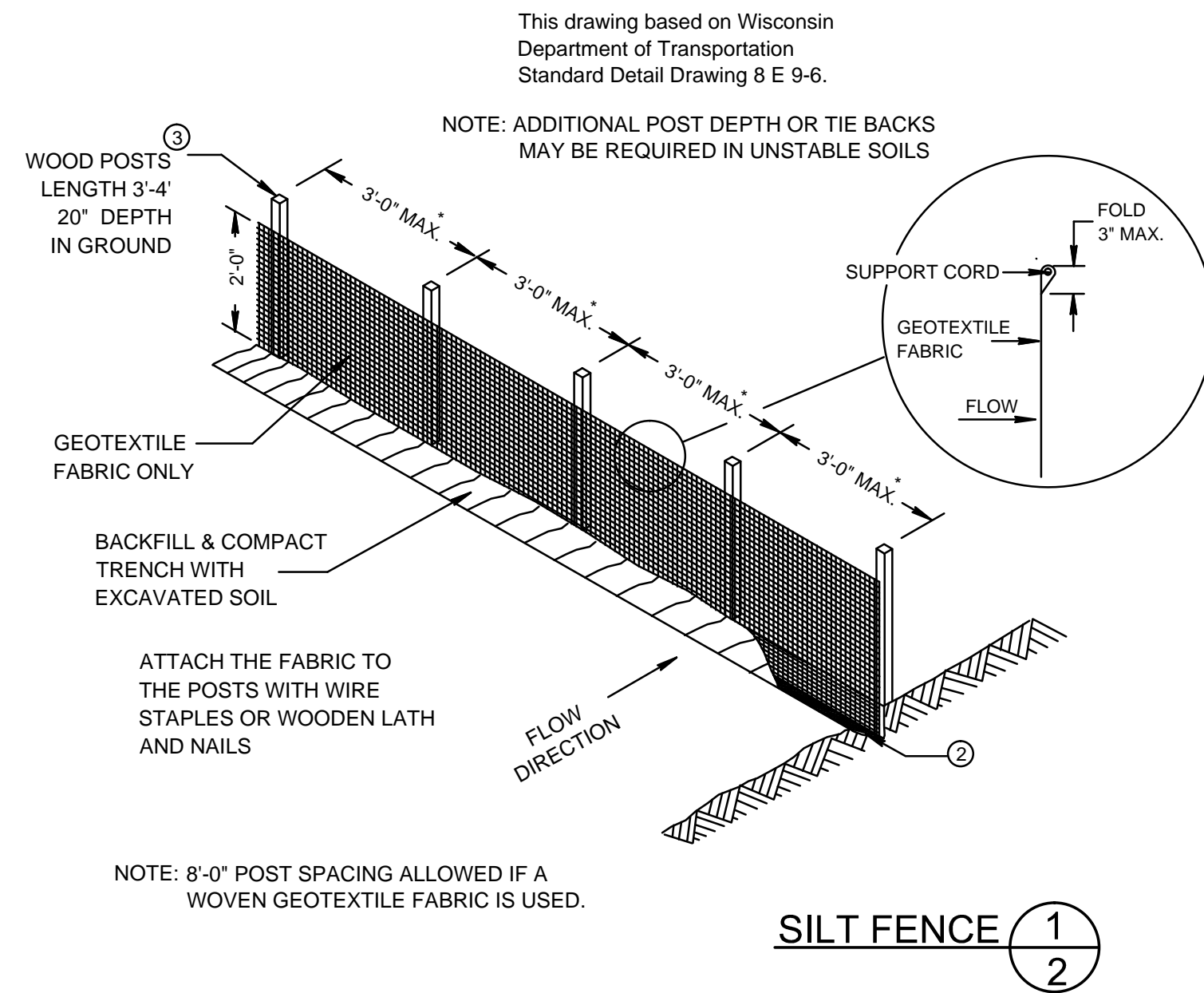
AGENT/ENGINEER:
 JRM CONSULTING, LLC
 3904 OAKMONT TRAIL
 WAUKESHA, WI 53188
 262-206-8047

EROSION CONTROL NOTES:

1. DETAILS OF CONSTRUCTION NOT SHOWN ON THIS DRAWING SHALL CONFORM TO THE PERTINENT REQUIREMENTS OF THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES TECHNICAL STANDARDS.
2. CONSTRUCT SILT FENCE IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1056.
3. CONTRACTOR SHALL CHECK ALL EROSION CONTROL MEASURES EVERY SEVEN DAYS OR AFTER EACH 0.5 INCH RAINFALL WHICHEVER IS SOONER AND PROVIDE ANY MAINTENANCE REQUIRED FOR CONFORMANCE WITH THIS PLAN.
4. A MINIMUM OF 4 INCHES OF TOPSOIL SHALL BE PLACED ON AREAS TO BE VEGETATED, INCLUDING RESTORATION OF AREAS DISTURBED DURING UTILITY INSTALLATION.
5. SEEDING SHALL BEGIN WITHIN 7 DAYS AFTER FINAL GRADING IS COMPLETED.
6. SEEDING SHALL CONFORM TO THE REQUIREMENTS OF SECTION 630 OF THE WISDOT STANDARD SPECIFICATIONS. A NO. 40 MIXTURE SHALL BE APPLIED AT A RATE OF 2 POUNDS PER 1000 S.F.
7. PLACE EROSION MATTING ON ALL SLOPES OF 4:1 OR GREATER IN ACCORDANCE WITH WISDOT STANDARD SPECIFICATIONS. EROSION MAT PRODUCTS MUST BE SELECTED FROM THE WISDOT PRODUCT ACCEPTABILITY LIST.
8. INSTALL EROSION WATTLES AT THE BASE OF THE SLOPE BEHIND THE BACK OF CURB AT THE ENTRANCE TO THE SITE.
9. TOPSOIL PILES ARE TO BE SEEDED WITHIN 14 DAYS OF LAYUP.
10. ANY DISTURBED AREAS LEFT OPEN FOR MORE THAN 30 DAYS WILL REQUIRE TEMPORARY STABILIZATION. REFER TO WDNR STANDARD 1059, SECTION 3 "CONDITIONS WHERE PRACTICE APPLIES".
11. TEMPORARY SEEDING: ANNUAL RYEGRASS AT 25 lbs/ACRE; LATE SEASON TEMPORARY SEEDING (SEPT. 15 TO OCT. 15); WINTER WHEAT AT 2 BUSHELS/ACRE; DORMANT SEEDING (AFTER NOV. 1): NO. 10 MIXTURE AT 4 lbs/1000 S.F. CHANNELS ARE TO BE STABILIZED WITH CLASS 3, TYPE A EROSION MAT.
12. BIWEEKLY PROGRESS SITE MEETINGS TO BE HELD ON THE SITE. ATTENDEES WILL BE OWNER, CONTRACTOR, ENGINEER AND A REPRESENTATIVE FROM THE CITY OF WAUKESHA.
13. AT THE END OF EVERY WORK DAY, CONTRACTOR SHALL CLEAN UP ALL OFF SITE SEDIMENT DEPOSITS OR TRACKED SOIL THAT ORIGINATED FROM THE SITE.

CONSTRUCTION SEQUENCE:

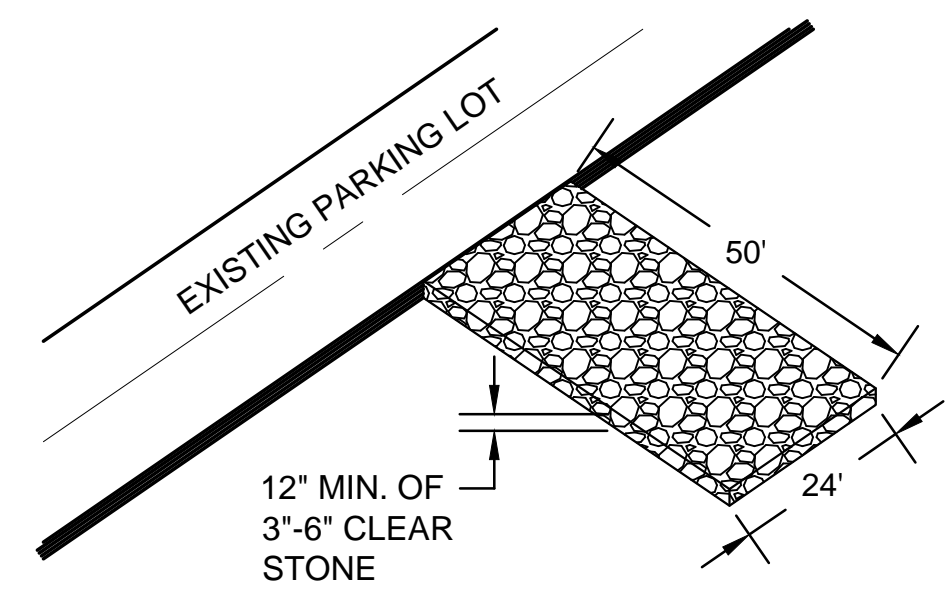
1. CONSTRUCT STONE TRACKING PAD AT THE PROPOSED ENTRANCE. CLEAR AND GRUB SITE. DEMOLISH EXISTING BUILDING AND REMOVE/MILL ASPHALT.
2. CLEAR AND GRUB SITE. DEMOLISH EXISTING BUILDING AND REMOVE/MILL ASPHALT.
3. INSTALL SILT FENCE AT THE LOCATIONS NOTED ON THE PLANS. THIS MUST BE DONE BEFORE ANY GRADING ACTIVITIES TAKE PLACE.
4. CONSTRUCT BIOFILTRATION PONDS TO TRAP SEDIMENT DURING INITIAL GRADING. THIS WORK IS TO BE DONE PRIOR TO ANY OTHER GRADING ACTIVITIES. SIDE SLOPES ARE TO BE STABILIZED IMMEDIATELY AFTER CONSTRUCTION.
5. GRADE THE SWALE BEHIND PROPOSED BUILDING TO DIRECT RUNOFF INTO NORTHERN POND. STABILIZE THE SWALE IN ACCORDANCE WITH THE EROSION CONTROL PLAN IMMEDIATELY AFTER CONSTRUCTION.
6. IF DEWATERING IS NECESSARY DURING POND CONSTRUCTION A TEMPORARY SETTLING BASIN IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE DETAIL ON SHEET 3. THE BASIN MUST BE PLACED WITHIN THE PERIMETER SILT FENCE ON LEVEL GROUND.
7. TOPSOIL ON THE REMAINDER OF THE SITE IS TO BE STRIPPED AND STOCKPILED. THE STOCKPILE IS TO BE PROTECTED WITH SILT FENCE WITHIN 7 DAYS AND SEEDED WITHIN 14 DAYS OF LAYUP.
8. ROUGH GRADING MAY TAKE PLACE AFTER TOPSOIL STRIPPING.
9. GRADE DRIVEWAY, PARKING AREAS AND BUILDING PADS. INSTALL STORM SEWER AND UTILITIES. ALL INLETS ARE TO BE PROTECTED IMMEDIATELY AFTER INSTALLATION IN ACCORDANCE WITH THESE DETAILS.
10. PERMANENT SEEDING TO BE COMPLETED BY OCTOBER 15TH OF THE YEAR GRADING WORK IS COMPLETED OR BY JUNE 1ST OF THE FOLLOWING YEAR.
11. REMOVE ALL TEMPORARY BMP'S SUCH AS SILT FENCES AND SEDIMENT TRAPS AS SOON AS ALL DISTURBED AREAS HAVE BEEN STABILIZED. DO NOT REMOVE BMP'S UNTIL DISTURBED AREAS HAVE BEEN STABILIZED. CONTRACTOR IS TO ENSURE THAT SEDIMENT IS REMOVED FROM PERMANENT BASINS USED AS SEDIMENT TRAPS DURING CONSTRUCTION.



JOINING TWO LENGTHS OF SILT FENCE

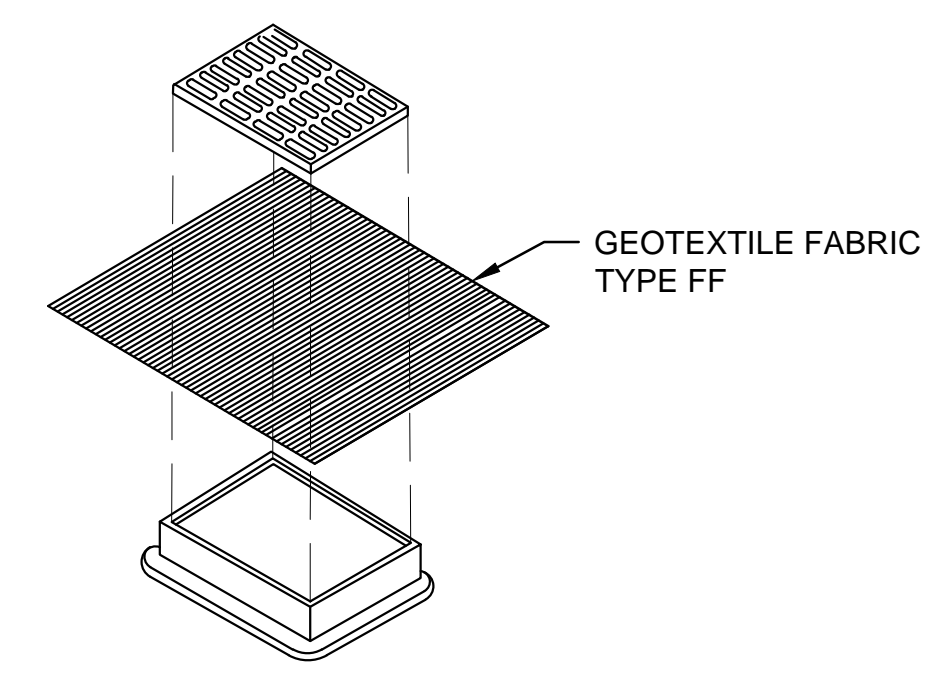
GENERAL NOTES:

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.



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

STONE TRACKING PAD 2/2

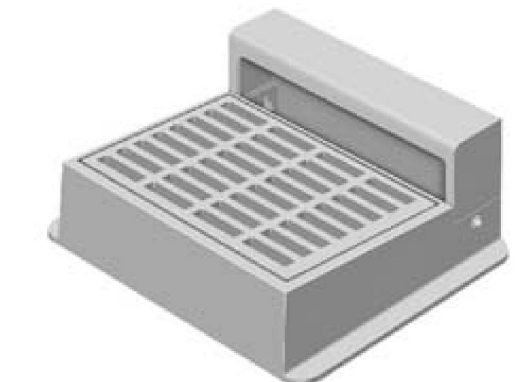
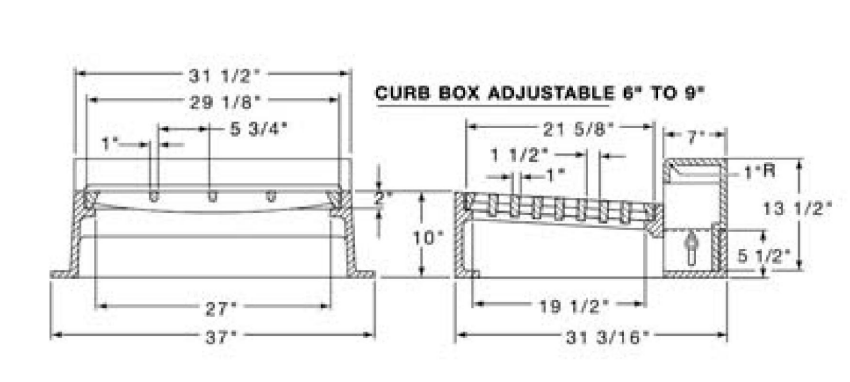


INLET PROTECTION, TYPE B 5/2

INSTALLATION NOTES:
FINISHED SIZE, INCLUDING FLAP POCKETS WHERE REQUIRED, SHALL EXTEND A MINIMUM OF 10" AROUND THE PERIMETER TO FACILITATE MAINTENANCE OR REMOVAL. THE CONTRACTOR SHALL DEMONSTRATE A METHOD OF MAINTENANCE, USING A SEWN FLAP, HAND HOLDS OR OTHER METHOD TO PREVENT ACCUMULATED SEDIMENT FROM ENTERING THE INLET. INLET PROTECTION SHALL BE INSPECTED AT A MINIMUM WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES DURING A 24 HOUR PERIOD. SEDIMENT DEPOSITS SHALL BE REMOVED WHEN ACCUMULATION TOTALS BETWEEN 1/3 AND 1/2 THE DESIGN DEPTH OF THE DEVICE OR WHEN THE DEVICE IS NOT FUNCTIONING AS DESIGNED. DURING REMOVAL OF INLET PROTECTION ENSURE SEDIMENT DOES NOT FALL INTO THE INLET. ANY MATERIAL WHICH FALLS INTO THE INLET SHALL BE REMOVED.

Combination Inlets, With Curb Box

R-3228-K

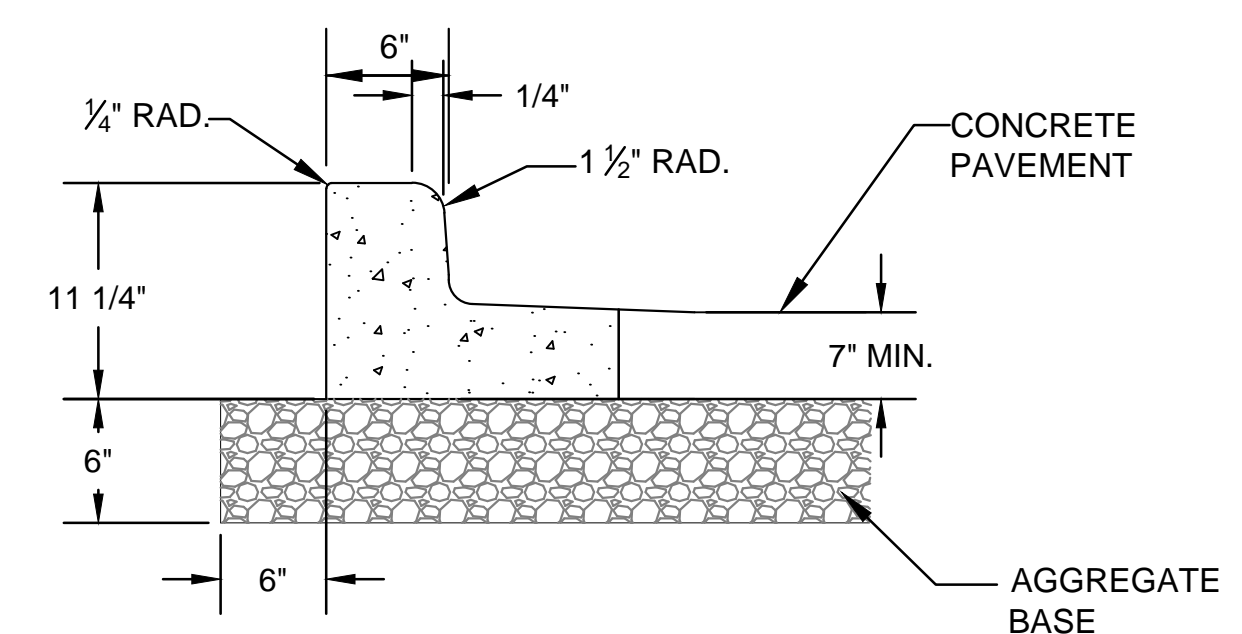


CATALOG NUMBER	GRATE TYPE	SO. FT. OPEN	WEIR PERIMETER LINEAL FEET
R-3228-K	C	18	60

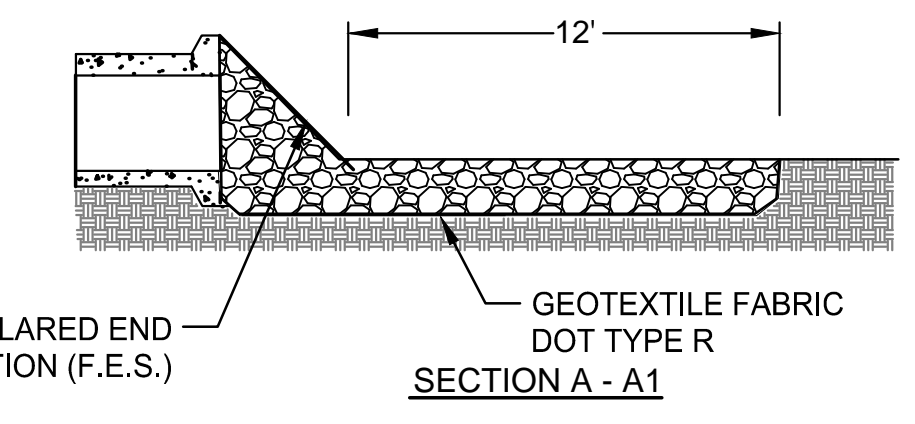
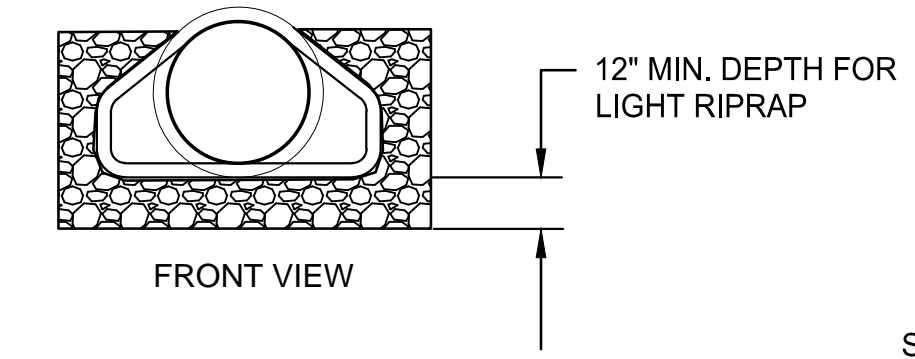
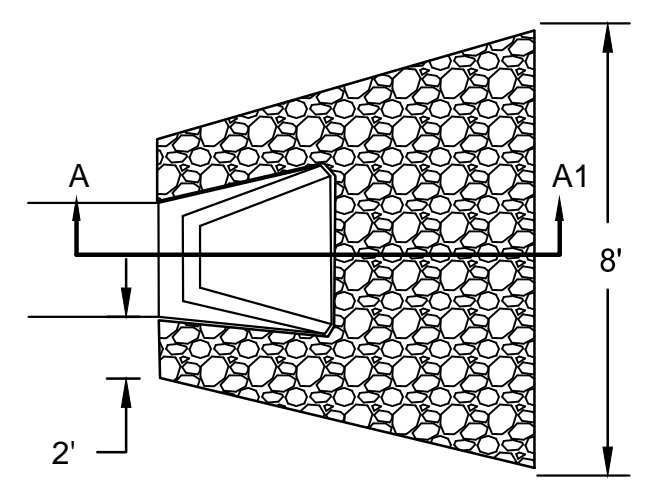
Catalog Number	A	B	E	F
R-3228-K	21-5/8 x 29-1/8	2	31-3/16 x 37	5-1/2

All dimensions are listed in inches unless otherwise noted.

PRE-CAST INLET DETAIL NEENAH R-3328-K 3/2



TYPICAL 6\"/>



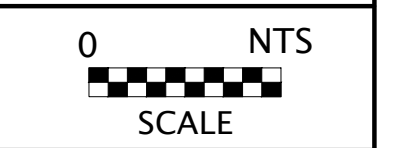
- NOTES:**
1. EXCAVATE TO ONE FOOT BELOW PIPE OUTLET AND WIDEN CHANNEL TO THE REQUIRED RIPRAP THICKNESS FOR EACH APRON. FOUNDATION TO BE CUT TO ZERO GRADE AND SMOOTHED.
 2. PLACE FILTER CLOTH ON BOTTOM AND SIDES OF PREPARED FOUNDATION. ALL JOINTS TO OVERLAP A MINIMUM OF ONE FOOT.
 3. EXERCISE CARE IN RIPRAP PLACEMENT TO AVOID DAMAGE TO FILTER FABRIC.
 4. PLACE RIPRAP ON ZERO GRADE, TOP OF RIPRAP TO BE LEVEL WITH PROPOSED OUTLET NO OVERFALL AT ENDS.
 5. RIPRAP SHALL BE MEDIUM RIPRAP IN ACCORDANCE WITH SECTION 606 OF THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
 6. IMMEDIATELY AFTER CONSTRUCTION, STABILIZE ALL DISTURBED AREAS WITH VEGETATION.
 7. LINE CHANNEL TO TOP OF BANKS FOR A DISTANCE OF 12' DOWNSTREAM. NO RESTRICTION OF CHANNEL CROSS SECTION SHOULD EXIST.

FLARED END SECTION (F.E.S.) AND RIPRAP DETAIL 6/2

PRELIMINARY

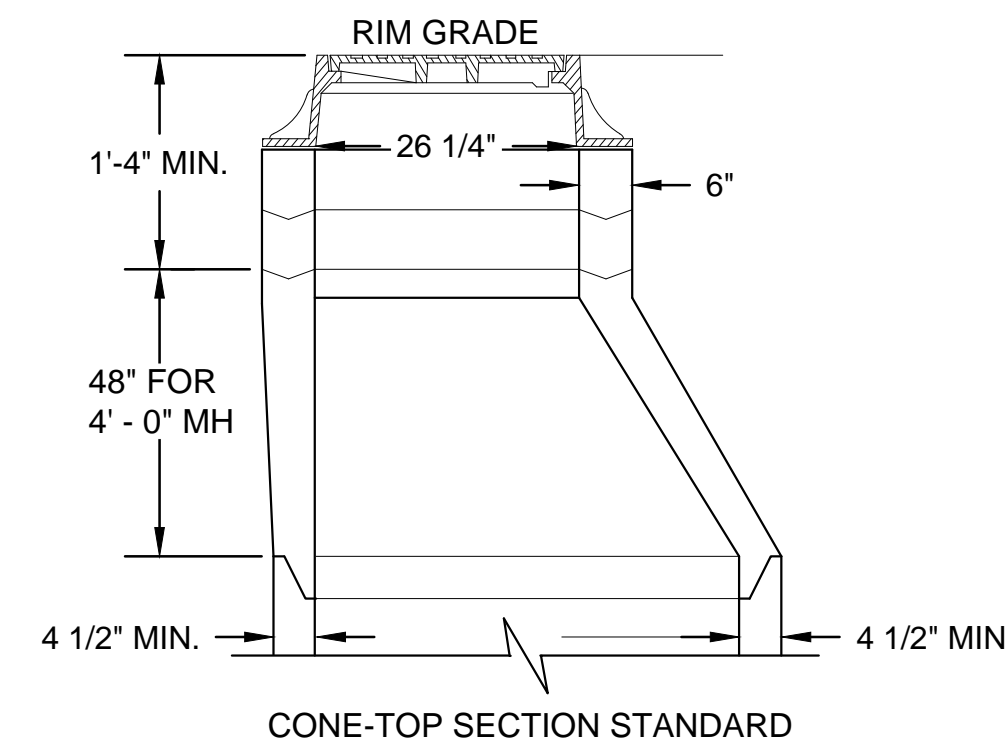
NO.	REVISIONS	BY	DATE
1	FLARED DRIVEWAY PER CITY	JRM	12-9-16

INITIALS	DATE
DESIGNED JRM	10/25/16
DRAWN JAB	10/25/16
CHECKED JRM	10/25/16



PROJECT NO.
16-0034

SHEET NO.
2 OF 7



ADJUST FRAME TO GRADE WITH BRICK OR CONCRETE RINGS OF VARIABLE THICKNESS, MAXIMUM RING HEIGHT = 6". MINIMUM RING HEIGHT = 2". CONCRETE RINGS SHALL BE REINFORCED WITH ONE LINE OF STEEL CENTERED WITHIN THE RING. WHERE NECESSARY RINGS SHALL BE GROOVED TO RECEIVE STEP.

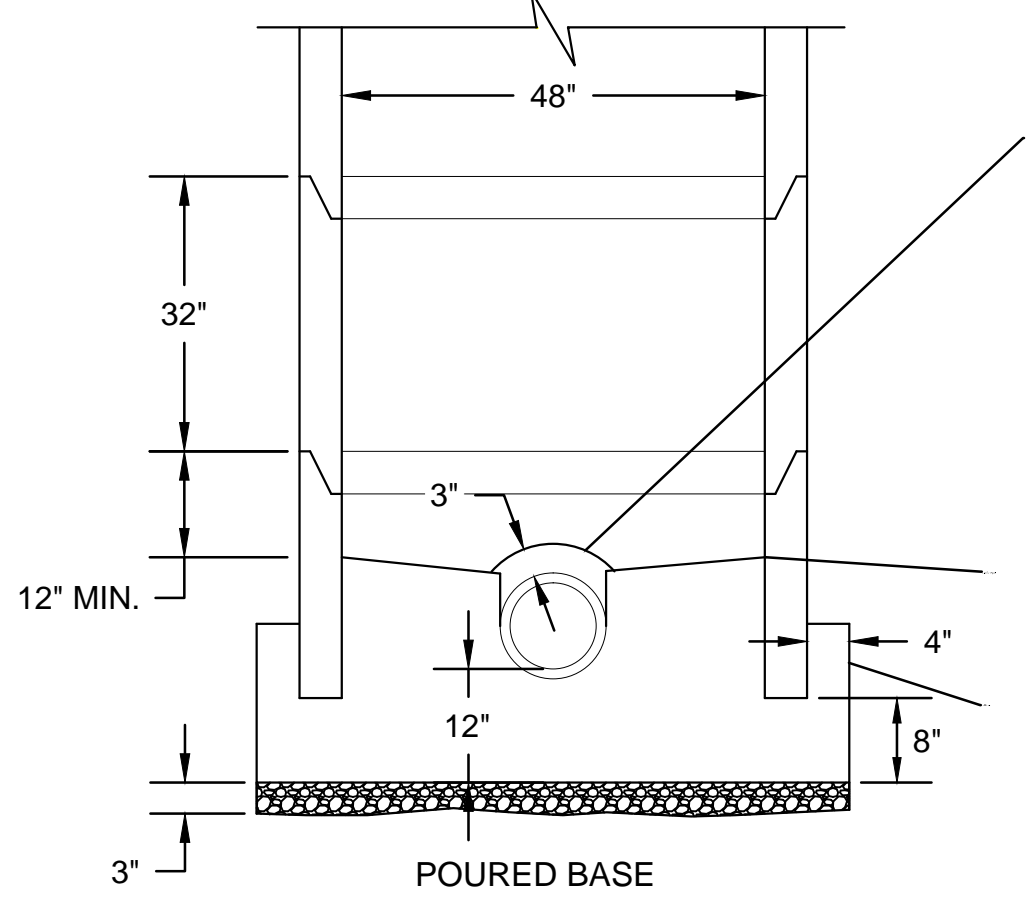
CONCRETE AND STEEL REINFORCEMENT SHALL CONFORM TO DESIGNATION C-478 REQUIREMENTS OF ASTM SPECIFICATIONS.

JOINTS SHALL BE WATERTIGHT AND SHALL BE MADE USING MORTAR OR BUTYL RUBBER GASKETS FOR STORM AND BUTYL RUBBER GASKETS FOR SANITARY MANHOLES.

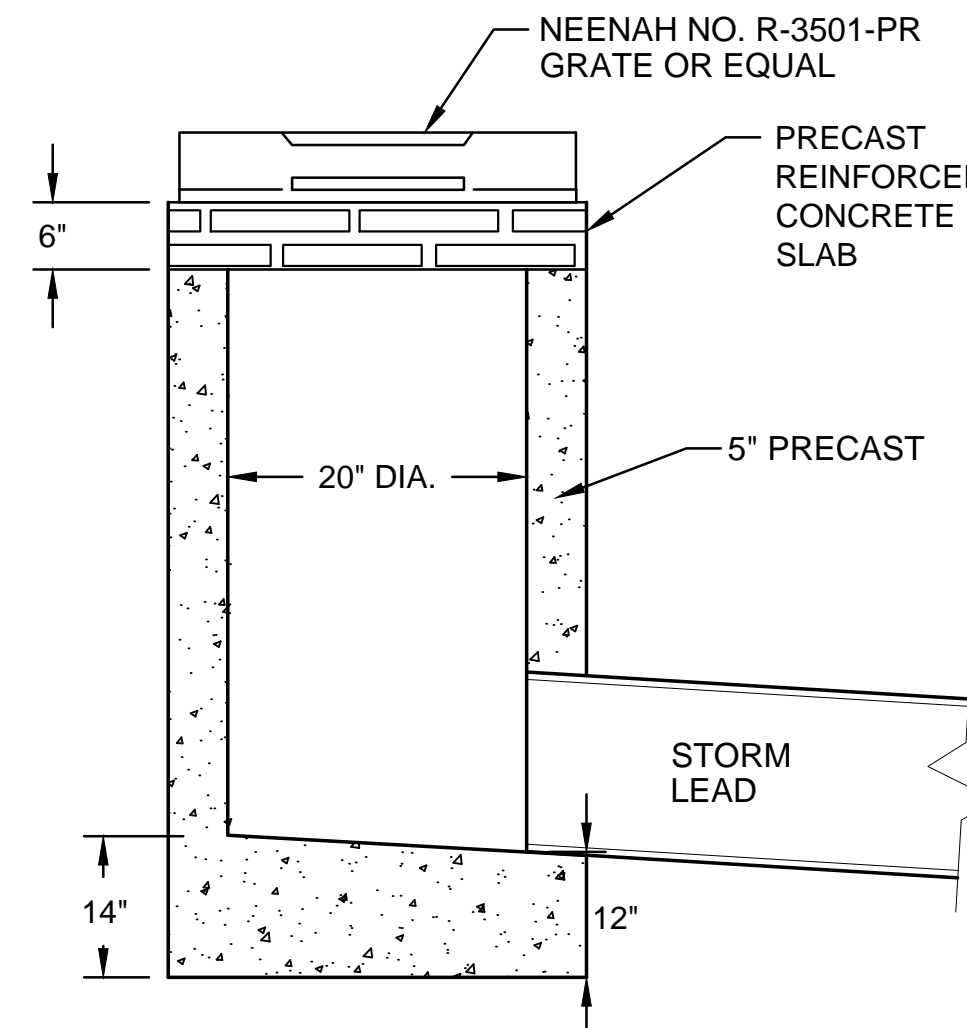
AREA OF CIRCUMFERENTIAL STEEL = 0.12 SQ. INCH PER LINEAL FOOT.

SPACE BETWEEN PIPE AND PRECAST MANHOLE WALL TO BE FILLED WITH BRICK MORTARED IN PLACE EXCEPT THAT AN APPROVED FLEXIBLE WATERTIGHT PIPE TO MANHOLE SEAL IS REQUIRED FOR ALL FLEXIBLE SANITARY SEWER CONNECTIONS. THE ANNULAR SPACE BETWEEN THE PIPE AND MANHOLE WALL SHALL BE FILLED WITH FLEXIBLE BUTYL RUBBER GASKET MATERIAL BELOW SURFACE OF BENCH OR SPRINGLINE.

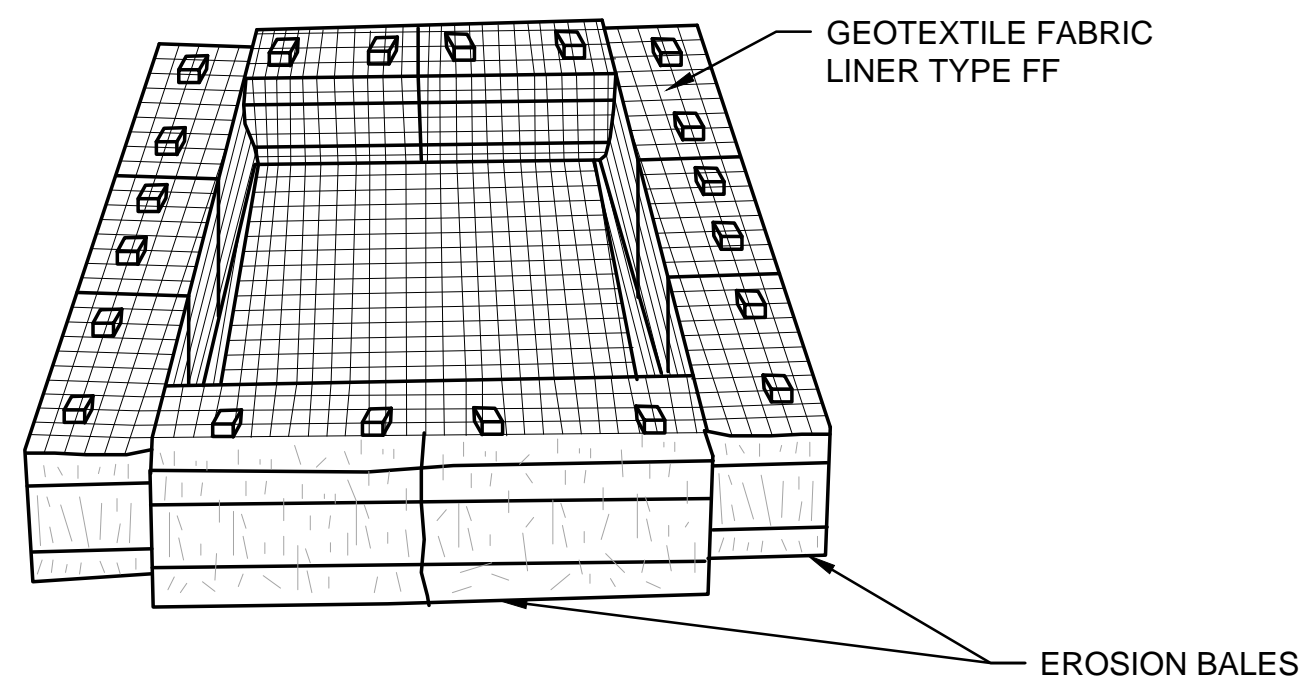
3-INCH STONE CUSHION UNDER BASE IS REQUIRED ONLY ON WET SUB-GRADE.



PRE-CAST MANHOLE DETAIL 1
3



INLET DETAIL 2
3



IF DEWATERING IS NECESSARY, A PUMP WILL BE PLACED WHERE NEEDED. AT THE POINT OF DISCHARGE THE WATER BEING PUMPED OUT WILL FLOW INTO A TEMPORARY SETTLING BASIN AS SHOWN ON THE PLANS. SIZING OF THE TEMPORARY SETTLING BASIN SHALL BE DETERMINED IN THE FIELD BY THE CONTRACTOR.

SIZE TO BE DETERMINED IN FIELD AS INDICATED BELOW:

STORAGE VOLUME (C.F.) = 16 x GPM (PUMP RATE)

EXAMPLE:
CONTRACTOR INDICATES PUMP CAPABLE OF 50 GPM
HEIGHT OF BALES = 1.5 FT

SOLUTION:
SV(C.F.) = 16 x 50 GPM = 800 C.F.

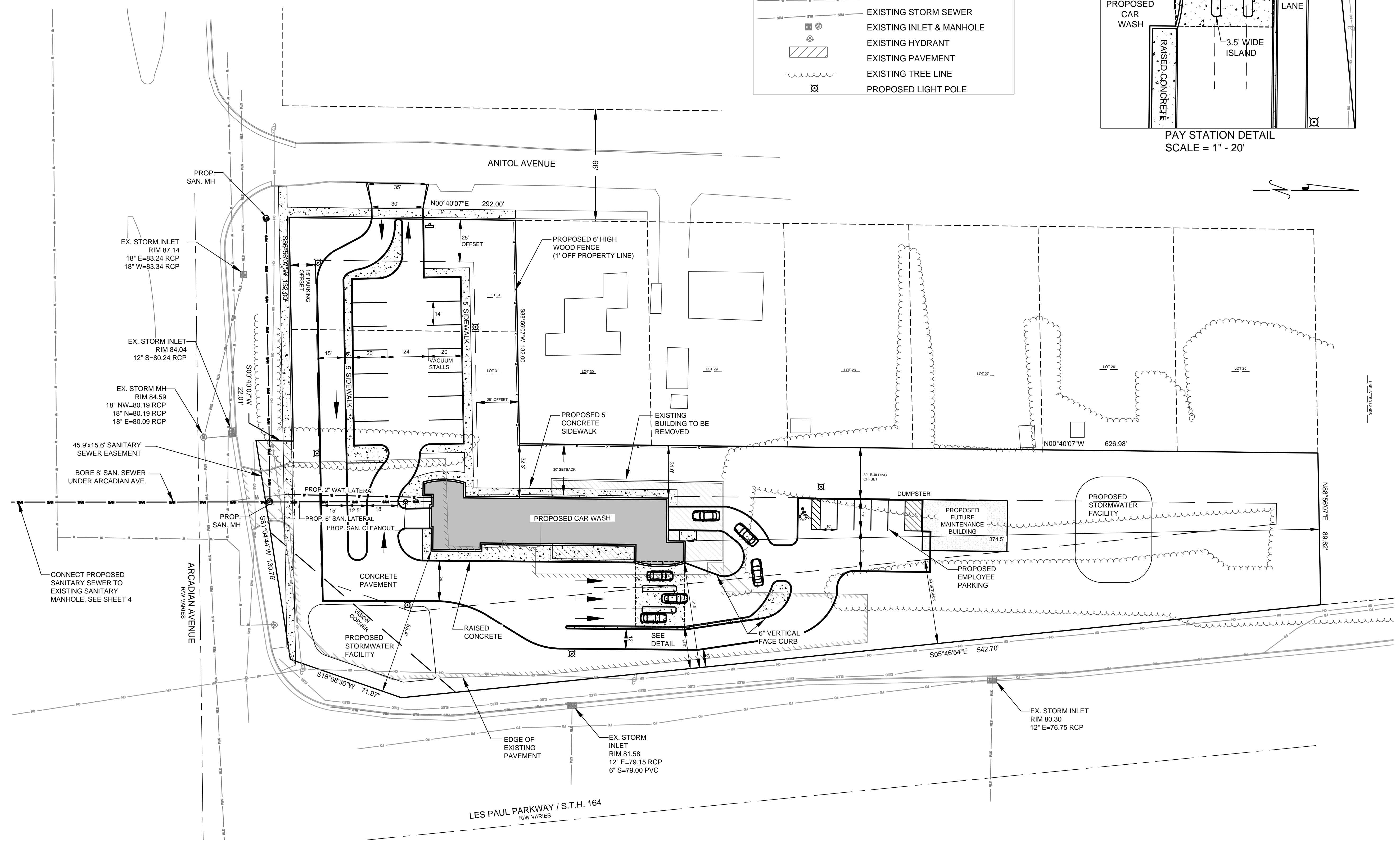
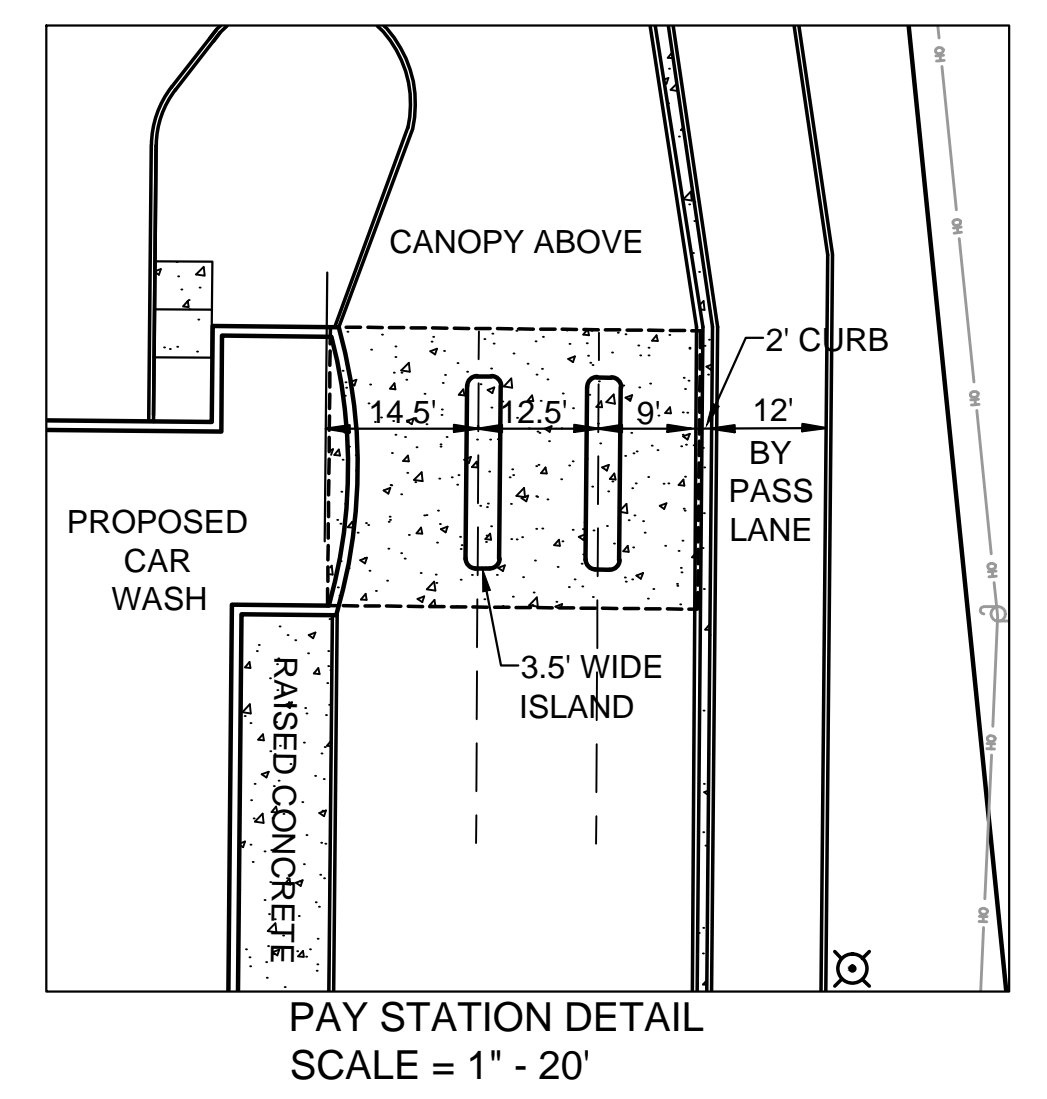
800 C.F. = 533 S.F.
1.5 FT.

USE A 20' x 27' BASIN

DEWATERING PLAN 3
3

NOTES:
1. BOUNDARY TAKEN FROM PLAT OF SURVEY BY NATIONAL SURVEY & ENGINEERING.

LEGEND	
	EXISTING CONTOUR
	EXISTING FIBER OPTIC
	EXISTING ELECTRIC LINE
	EXISTING OVERHEAD AND POLE
	EXISTING GAS LINE
	EXISTING WATER MAIN
	EXISTING STORM SEWER
	EXISTING INLET & MANHOLE
	EXISTING HYDRANT
	EXISTING PAVEMENT
	EXISTING TREE LINE
	PROPOSED LIGHT POLE



COAST WASH EXPRESS
SITE PLAN
PROPOSED CAR WASH SITE

CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN



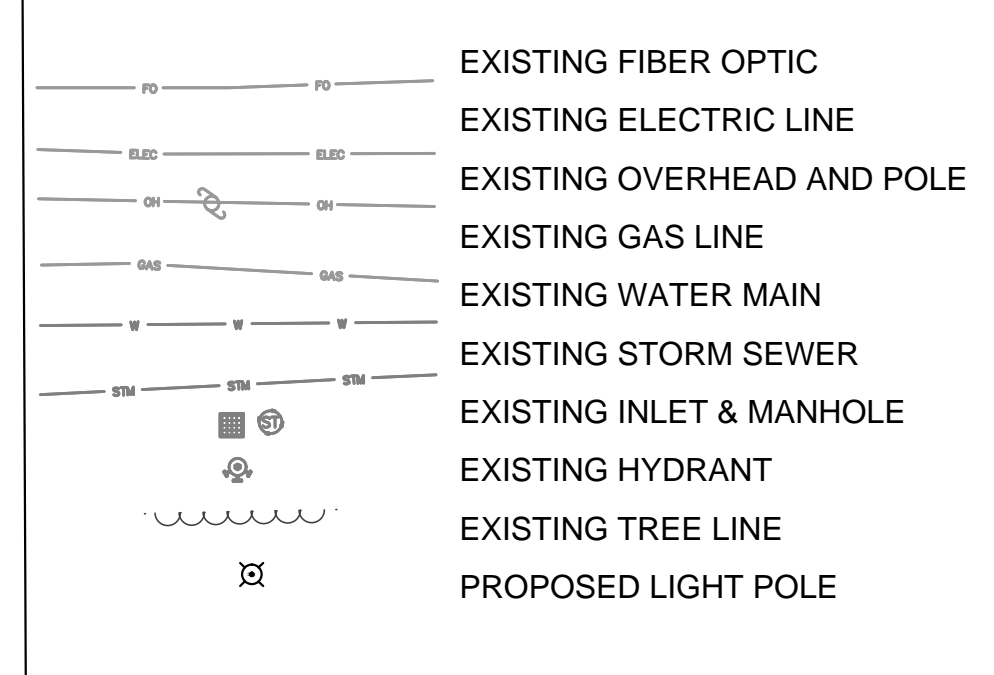
NO.	REVISIONS	BY	DATE
1	Flared Driveway per City	JAB	12-9-16

PRELIMINARY	INITIALS	DATE
DESIGNED	JRM	08-08-16
DRAWN	JAB	08-08-16
CHECKED	JRM	08-08-16

PROJECT NO.
16.0034

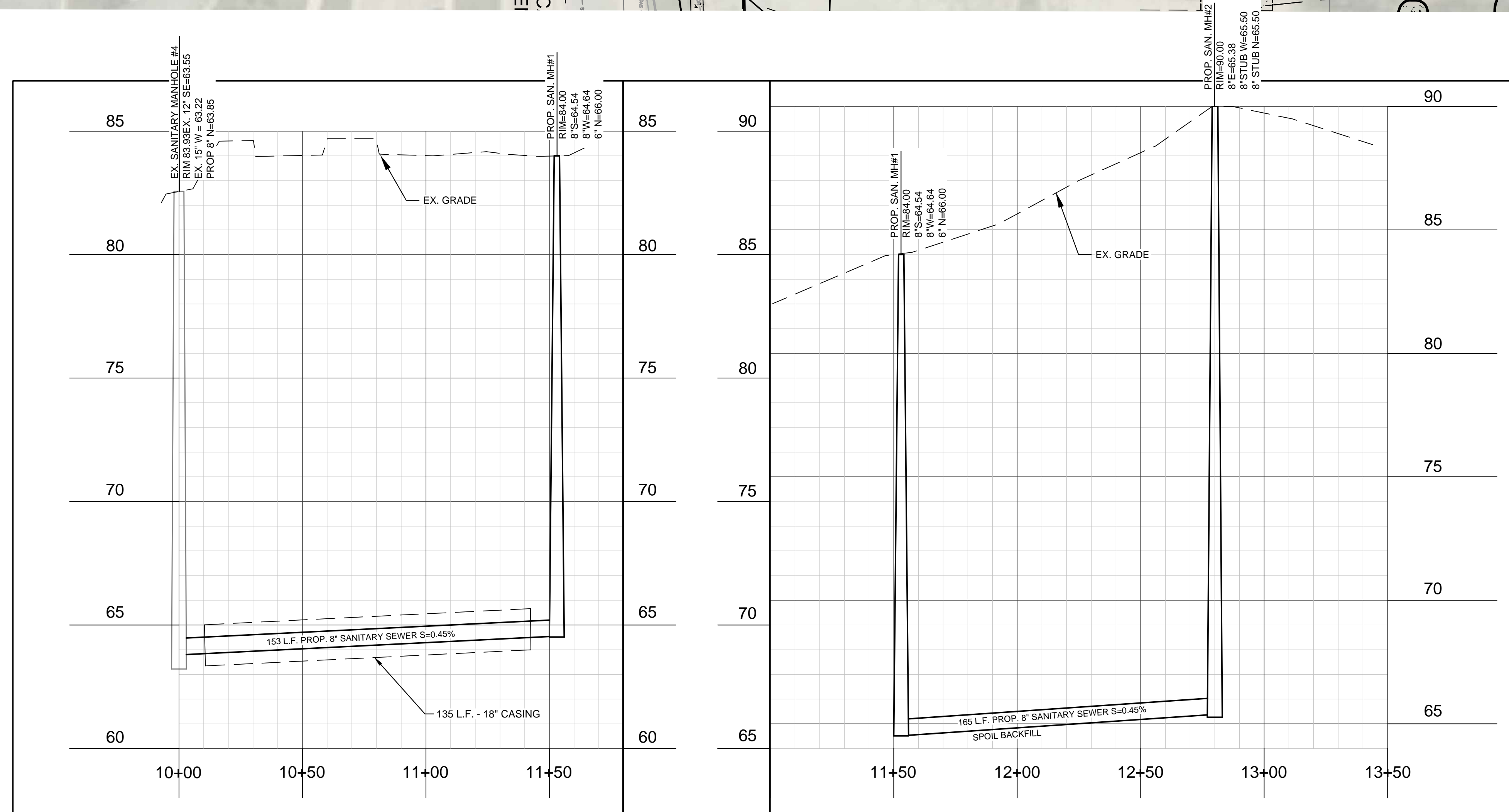
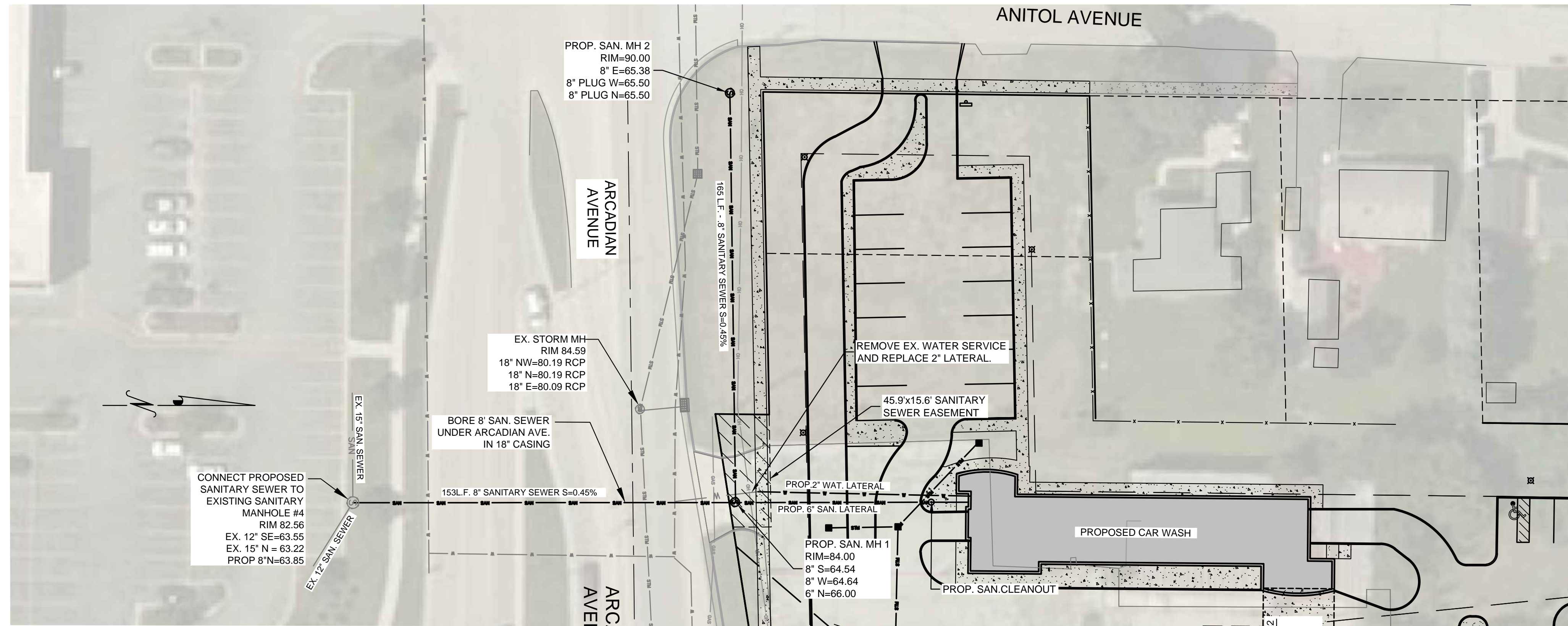
0	30'	SCALE
1	1" = 30'	
SHEET NO.	4 of 7	

LEGEND



NOTE:

ALL SEWER AND WATER CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF WAUKESHA STANDARD SPECIFICATIONS AND STATE OF WISCONSIN STANDARDS FOR SEWER AND WATER CONSTRUCTION.



NO.	REVISIONS	BY	DATE
1	FLARED DRIVEWAY PER CITY	JRM	12-9-16

COAST WASH EXPRESS
SANITARY SEWER PLAN
PROPOSED CAR WASH SITE
 CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN

PRELIMINARY	INITIALS	DATE
DESIGNED	JRM	10-25-16
DRAWN	JAB	10-25-16
CHECKED	JRM	10-25-16

PROJECT NO.
16.0034

30'
SCALE
SHEET NO. **5** OF **7**

NO.	DATE
1	12-9-16

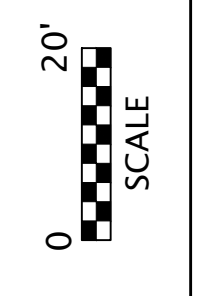
NO.	REVISIONS
1	FLARED DRIVEWAY

**COAST WASH EXPRESS
 GRADING PLAN
 PROPOSED CAR WASH SITE**














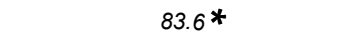

CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN

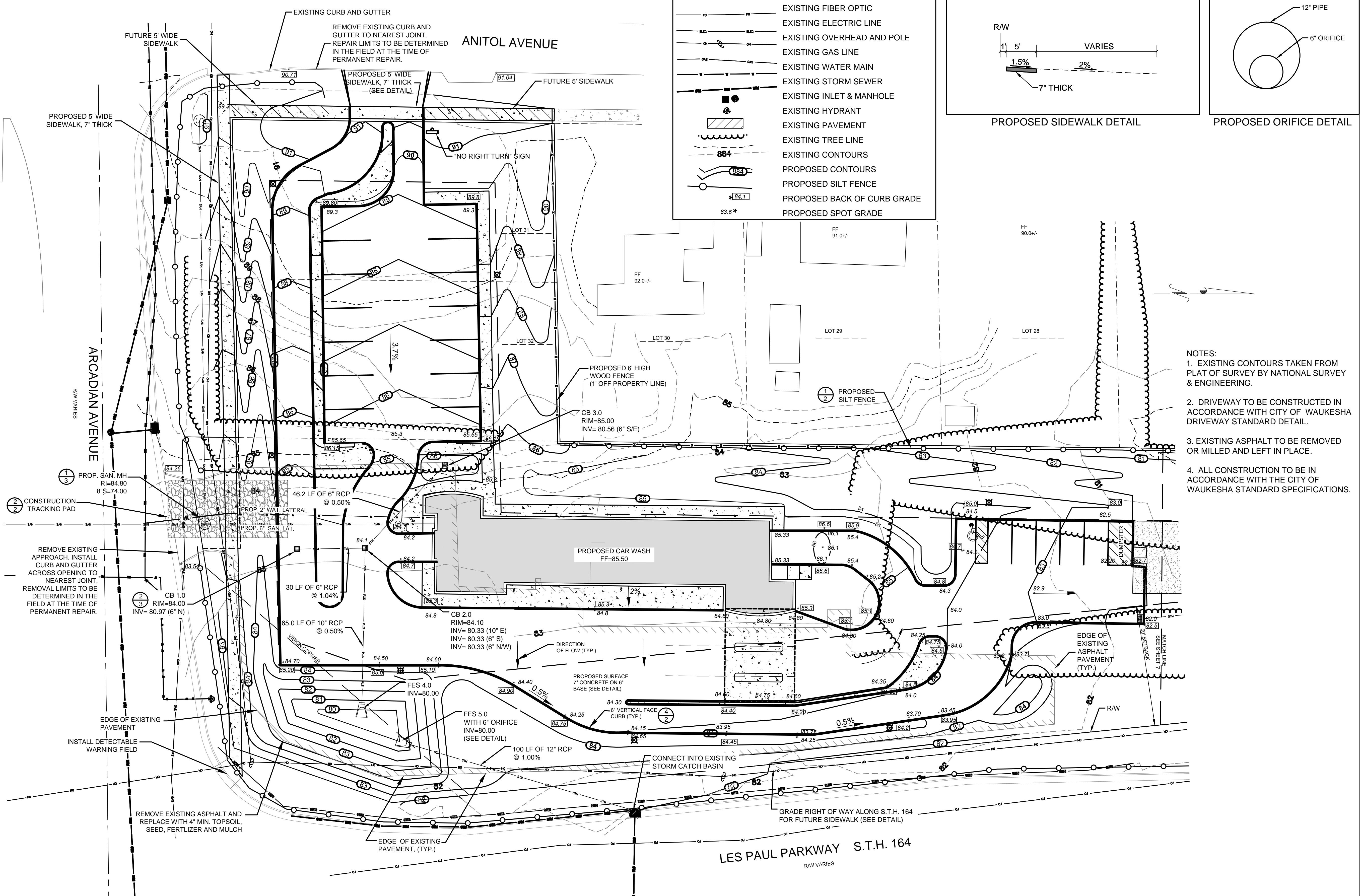
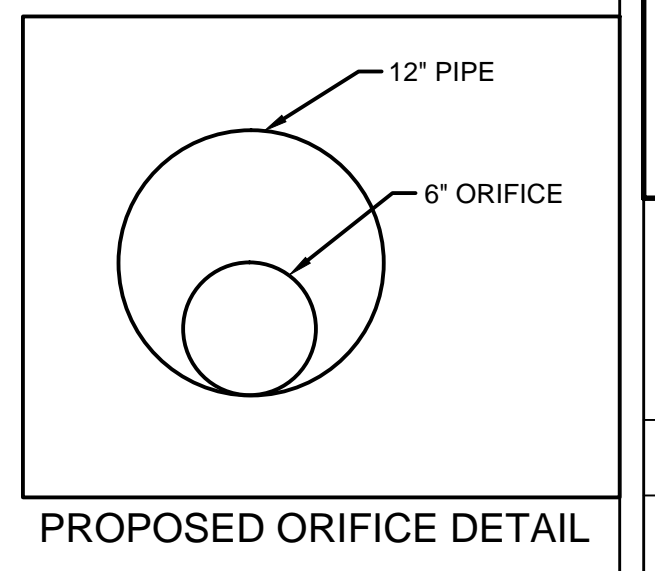
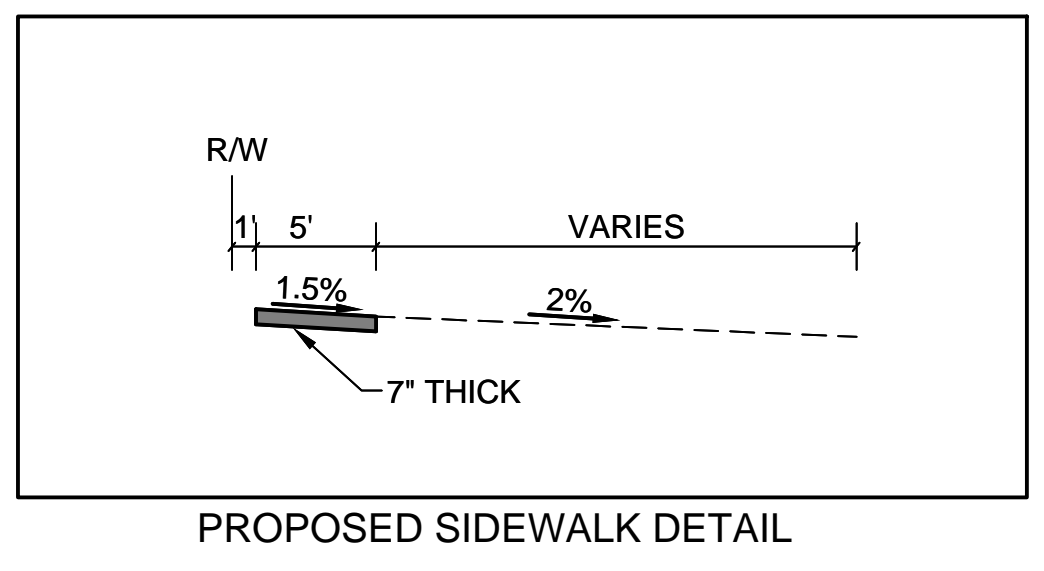
PRELIMINARY	INITIALS	DATE
DESIGNED	JRM	10-25-16
DRAWN	JAB	10-25-16
CHECKED	JRM	10-25-16

PROJECT NO.
16.0034

SCALE

 SHEET NO.
6 of 7

LEGEND

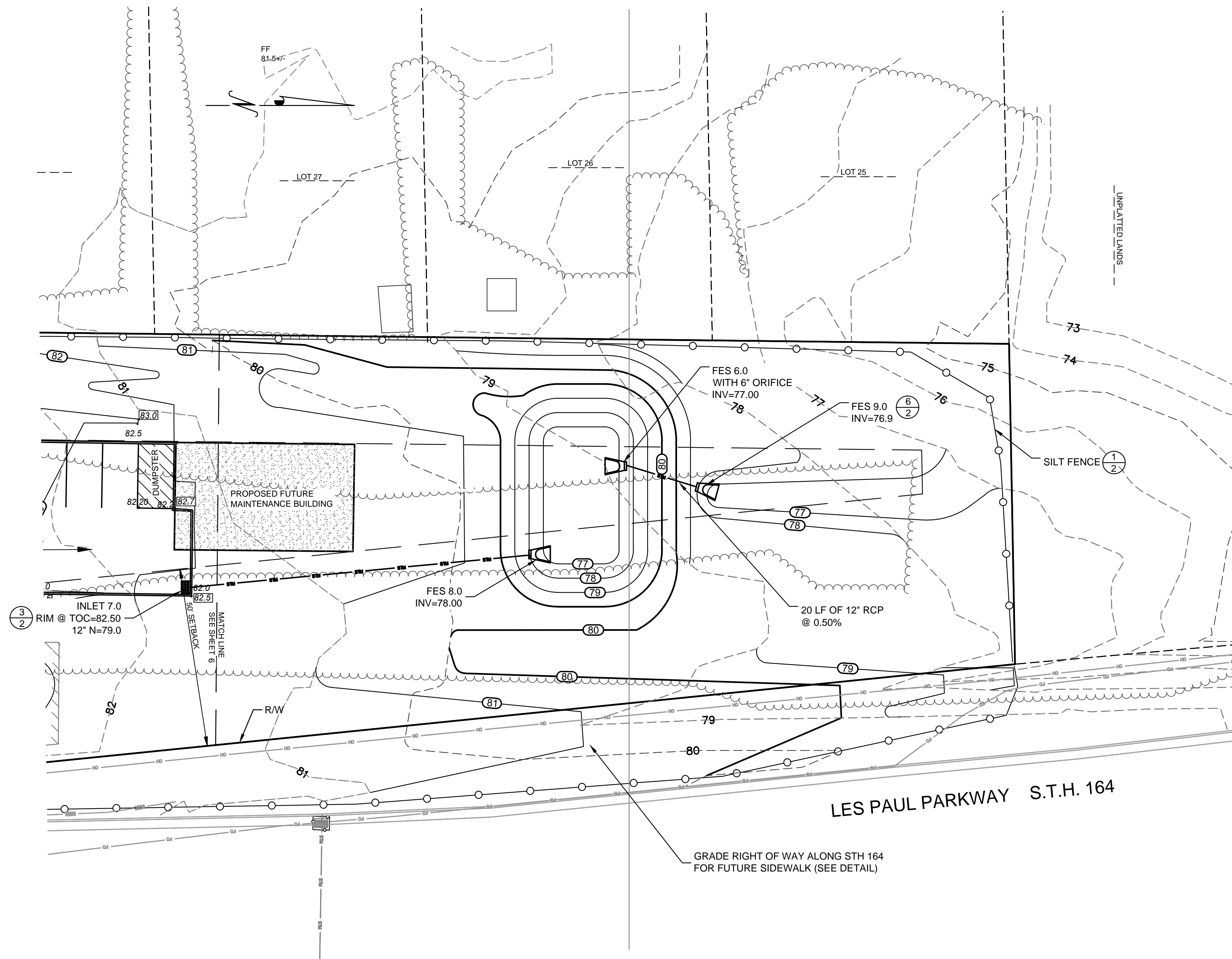
-  EXISTING FIBER OPTIC
-  EXISTING ELECTRIC LINE
-  EXISTING OVERHEAD AND POLE
-  EXISTING GAS LINE
-  EXISTING WATER MAIN
-  EXISTING STORM SEWER
-  EXISTING INLET & MANHOLE
-  EXISTING HYDRANT
-  EXISTING PAVEMENT
-  EXISTING TREE LINE
-  EXISTING CONTOURS
-  PROPOSED CONTOURS
-  PROPOSED SILT FENCE
-  PROPOSED SPOT OF CURB GRADE
-  PROPOSED BACK GRADE



- NOTES:**
1. EXISTING CONTOURS TAKEN FROM PLAT OF SURVEY BY NATIONAL SURVEY & ENGINEERING.
 2. DRIVEWAY TO BE CONSTRUCTED IN ACCORDANCE WITH CITY OF WAUKESHA DRIVEWAY STANDARD DETAIL.
 3. EXISTING ASPHALT TO BE REMOVED OR MILLED AND LEFT IN PLACE.
 4. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THE CITY OF WAUKESHA STANDARD SPECIFICATIONS.

NOTES:
 1. EXISTING CONTOURS TAKEN FROM PLAT OF SURVEY BY NATIONAL SURVEY & ENGINEERING.

LEGEND	
	EXISTING FIBER OPTIC
	EXISTING ELECTRIC LINE
	EXISTING OVERHEAD AND POLE
	EXISTING GAS LINE
	EXISTING WATER MAIN
	EXISTING STORM SEWER
	EXISTING INLET & MANHOLE
	EXISTING HYDRANT
	EXISTING PAVEMENT
	EXISTING TREE LINE
	EXISTING CONTOURS
	PROPOSED CONTOURS
	PROPOSED SILT FENCE
	PROPOSED BACK OF CURB GRADE
	PROPOSED SPOT GRADE



**COAST WASH EXPRESS
 GRADING PLAN
 PROPOSED CAR WASH SITE**

CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN

PRELIMINARY	INITIALS	DATE
DESIGNED	JRM	10-25-16
DRAWN	JAB	10-25-16
CHECKED	JRM	10-25-16

PROJECT NO.
16.0034

20'
 SCALE
 SHEET NO.
7 OF **7**

NO.	REVISIONS	BY	DATE
1	FLARED DRIVEWAY, MOVED POND	JRM	12-9-16

JRM CONSULTING LLC
 CIVIL ENGINEERING SERVICES
 3901 OAKMONT TRAIL
 WAUKESHA, WI 53188
 262-206-8047
 matornyjrm@aol.com