

**GENERAL NOTES**

- THE LATEST EDITIONS OF THE FOLLOWING DOCUMENTS AND ANY SUPPLEMENTS THERETO, SHALL GOVERN ALL CONSTRUCTION ITEMS ON THIS PLAN UNLESS OTHERWISE NOTED.
  - STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, 6TH EDITION (SSWCW)
  - THE WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, LATEST EDITION
  - WDNR STORMWATER RUNOFF TECHNICAL STANDARDS.
  - WISDOT PAL APPROVED EROSION CONTROL MEASURES LIST, LATEST EDITION.
  - CITY OF WAUKESHA DEVELOPMENT STANDARDS, LATEST EDITION.
- THE CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO MINIMIZE EROSION, WATER POLLUTION AND SILTATION CAUSED BY CONSTRUCTION OF THIS PROJECT. EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH WISCONSIN DEPARTMENT OF NATURAL RESOURCES TECHNICAL STANDARDS.
- EROSION CONTROL PLAN: PRIOR TO BEGINNING WORK, AN APPROVED EROSION CONTROL PLAN WILL BE PROVIDED BY THE ENGINEER. THE CONTRACTOR IS RESPONSIBLE FOR PROPERLY IMPLEMENTING THE APPROVED PLAN.
- THE CONTRACTOR SHALL FIELD VERIFY THE ELEVATIONS OF THE BENCHMARKS PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL ALSO FIELD VERIFY LOCATION, ELEVATION AND SIZE OF EXISTING UTILITIES, AND VERIFY FLOOR, CURB OR PAVEMENT ELEVATIONS WHERE MATCHING INTO EXISTING WORK. THE CONTRACTOR SHALL FIELD VERIFY HORIZONTAL CONTROL BY REFERENCING SHOWN COORDINATES TO KNOWN PROPERTY LINES. NOTIFY ENGINEER OF DISCREPANCIES IN EITHER VERTICAL OR HORIZONTAL CONTROL PRIOR TO PROCEEDING WITH WORK.
- THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO BEGINNING CONSTRUCTION (CALL DIGGERS HOTLINE AT 800-242-8511). COST OF REPLACEMENT OR REPAIR OF EXISTING UTILITIES DAMAGED AS A RESULT OF THE CONTRACTOR'S OPERATION SHALL BE THE CONTRACTOR'S RESPONSIBILITY
- EXISTING UTILITY INFORMATION IS SHOWN FROM SURVEY WORK, FIELD OBSERVATIONS, AVAILABLE PUBLIC RECORDS, AND AS-BUILT DRAWINGS. EXACT LOCATIONS AND ELEVATIONS OF UTILITIES SHALL BE DETERMINED PRIOR TO INSTALLING NEW WORK. EXCAVATE TEST PITS AS REQUIRED.
- PROPERTY CORNERS SHALL BE CAREFULLY PROTECTED UNTIL THEY HAVE BEEN REFERENCED BY A PROFESSIONAL LAND SURVEYOR. PROPERTY MONUMENTS DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- ENGINEER SHALL BE NOTIFIED 48 HOURS IN ADVANCE OF PERFORMING ANY CONSTRUCTION.
- ALL TRENCHING SHALL BE PERFORMED ACCORDING TO OSHA STANDARDS.
- ALL ITEMS SHALL INCLUDE ALL THE NECESSARY MATERIALS AND LABOR TO COMPLETE THE ITEM IN PLACE.
- THE CONTRACTOR SHALL CLEAN ALL ADJACENT STREETS OF ANY SEDIMENT OR DEBRIS BY SWEEPING BEFORE THE END OF THE WORKING DAY.

# STILLWATER VILLAS

## SITE DEVELOPMENT PLANS

CITY OF WAUKESHA, WISCONSIN



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

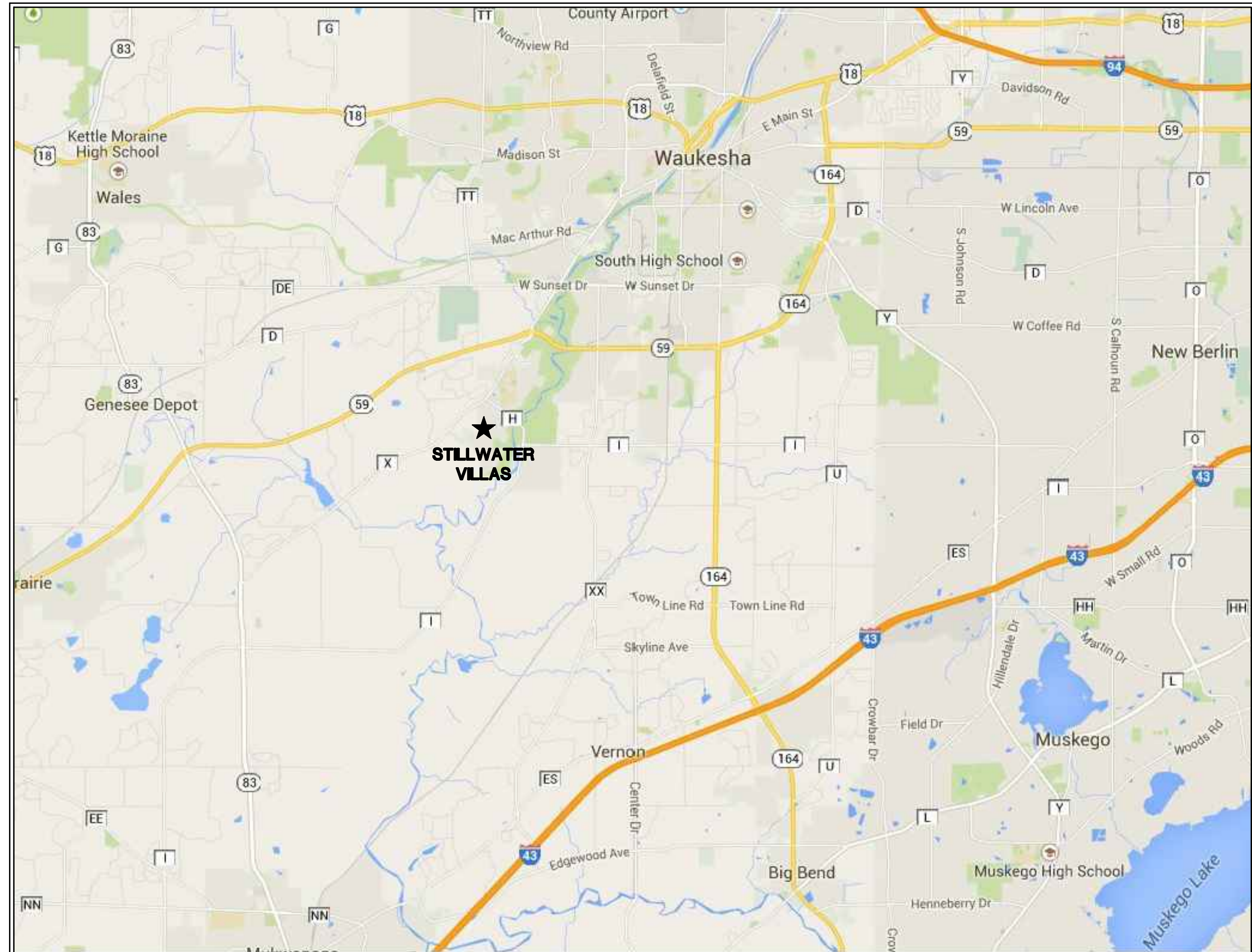
DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

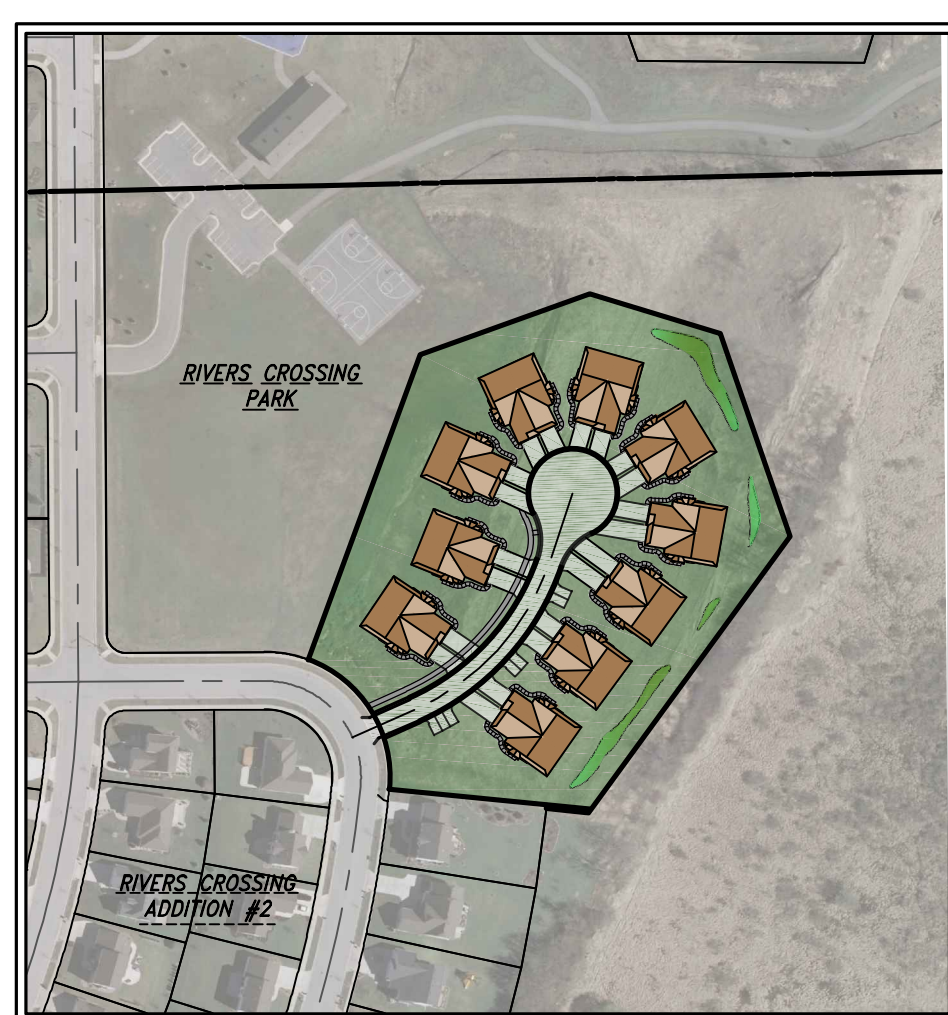
**JOB NUMBER:**  
14024

**DESCRIPTION:**  
**COVER SHEET**

**SHEET**  
**T1**

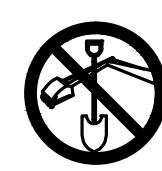


**LOCATION MAP**  
NOT TO SCALE



**AERIAL VICINITY MAP**  
1"=200'

P:\C900\966\14024-01\CONSTRUCTION PLANS\CIVIL PLANS-STILLWATER VILLAS.DWG



CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.  
**CALL DIGGERS HOTLINE 1-800-242-8511**

**NOTE:** EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.

**CIVIL**

T1	-	COVER SHEET
C1.0	-	EXISTING SITE PLAN
C1.1	-	PROPOSED SITE PLAN
C1.2	-	MASTER GRADING & DRAINAGE PLAN
C1.3	-	EROSION CONTROL PLAN
C1.4	-	ROADWAY & STORM SEWER PLAN & PROFILE
C1.5	-	SANITARY SEWER & WATER MAIN PLAN & PROFILE
C1.6	-	CONSTRUCTION NOTES & DETAILS
C1.7	-	CONSTRUCTION NOTES & DETAILS

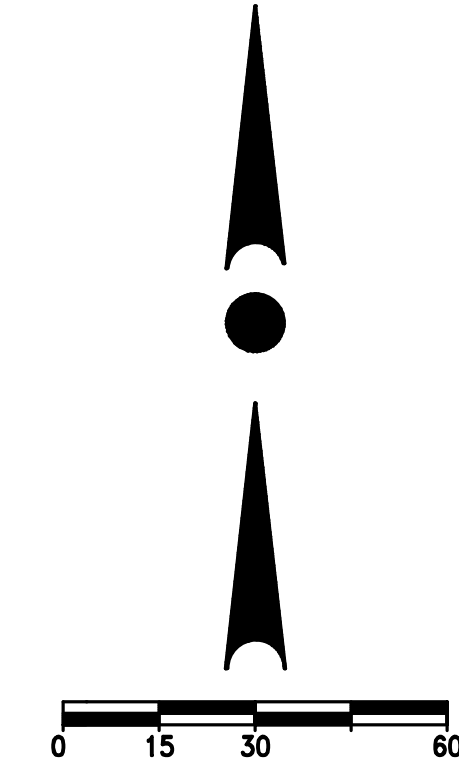
FH:\C900\966\14024-01\CONSTRUCTION PLANS\CVIL PLANS-STILLWATER VILLAS.DWG



**SUBJECT  
PROPERTY**  
182,165 S.F.  
4.18 AC.  
TAX KEY #WAKC1410999

**LEGEND:**

— 017 —	EXISTING CONTOUR
— SAN —	EXISTING SANITARY SEWER
○	EXISTING SANITARY MANHOLE
— W —	EXISTING WATER MAIN
⊕	EXISTING HYDRANT
— ST —	EXISTING STORM SEWER
○	EXISTING STORM MANHOLE
□	EXISTING STORM INLET
⊞	EXISTING TRANSFORMER
⊞	EXISTING ELECTRIC PEDESTAL
⊞	EXISTING TELEPHONE PEDESTAL
⊞	EXISTING CATV PEDESTAL
⊞	EXISTING POWER POLE



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

**JOB NUMBER:**  
14024

**DESCRIPTION:**  
EXISTING  
SITE PLAN

**SHEET**

**C1.0**

**NOTE:**  
CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE. **CALL DIGGERS HOTLINE 1-800-242-8511**

**NOTE:**  
EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.



### DEVELOPMENT SUMMARY

Current Zoning: Rs-3

Proposed Zoning/Use: RD-2  
2-family Condo

Parcel Area: 4.18 acres

Proposed Units: 20 units

Density: 4.78 units/acre

Parking Provided:  
Interior Garage: 40 spaces  
Exterior Garage: 40 spaces  
Surface: 7 spaces  
TOTAL: 87 spaces

Parking Spaces per Unit: 4.35

**SETBACKS:**

PUBLIC STREET:	25 FT.
REAR YARD:	40 FT.
SIDE YARD:	30 FT.
(ADJACENT TO SINGLE FAMILY)	
BUILDING-BUILDING:	20 FT. (TYP.)

**LEGEND:**

	EXISTING CONTOUR
	EXISTING SANITARY SEWER
	EXISTING SANITARY MANHOLE
	EXISTING WATER MAIN
	EXISTING HYDRANT
	EXISTING STORM SEWER
	EXISTING STORM MANHOLE
	EXISTING STORM INLET
	EXISTING TRANSFORMER
	EXISTING ELECTRIC PEDESTAL
	EXISTING TELEPHONE PEDESTAL
	EXISTING CATV PEDESTAL
	EXISTING POWER POLE
	PROPOSED SANITARY SEWER
	PROPOSED SANITARY MANHOLE
	PROPOSED WATER MAIN
	PROPOSED HYDRANT
	PROPOSED WATER VALVE
	PROPOSED STORM SEWER
	PROPOSED STORM MANHOLE
	PROPOSED STORM INLET
	PROPOSED STORM END SECTION

**NOTE:** CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE. **CALL DIGGERS HOTLINE 1-800-242-8511**

**NOTE:** EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

**JOB NUMBER:**  
14024

**DESCRIPTION:**  
PROPOSED SITE PLAN

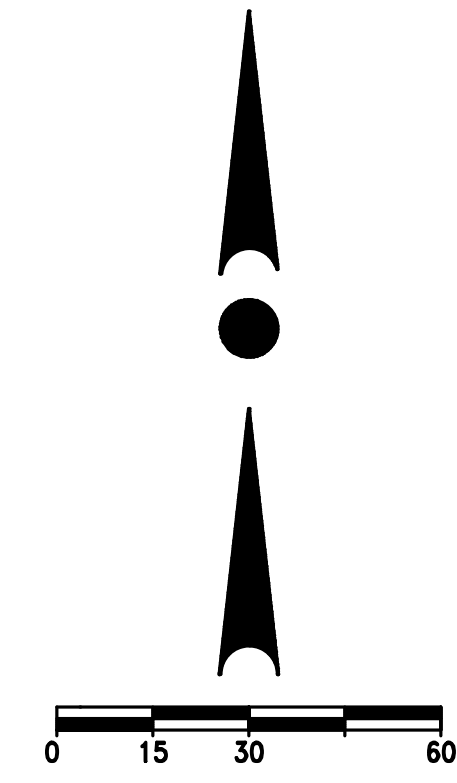
**SHEET**

**C1.1**

P:\C9000\966\14024-01\CONSTRUCTION PLANS\CIVIL PLANS-STILLWATER VILLAS



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

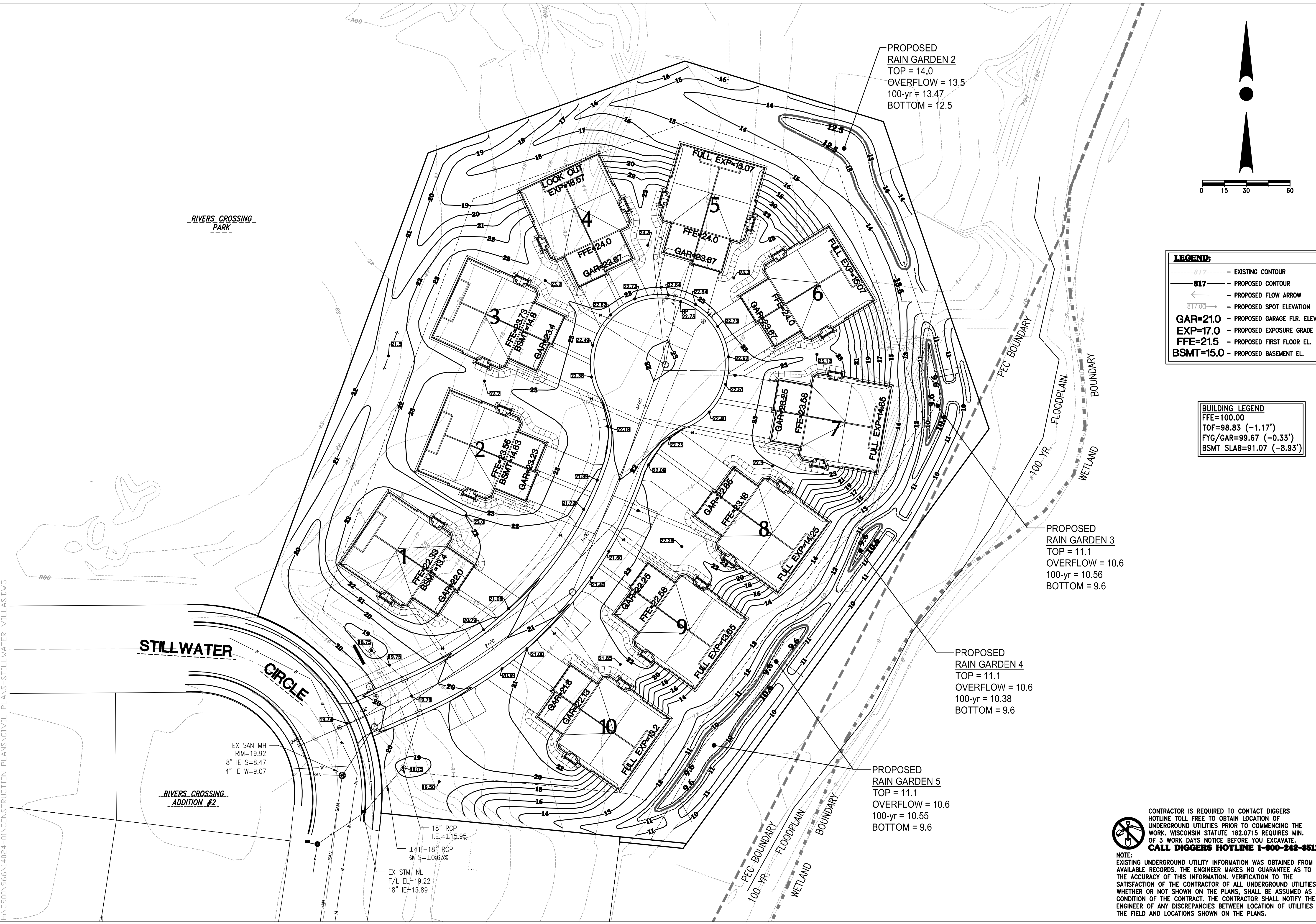


**LEGEND:**

- - - - - EXISTING CONTOUR
- 817** - - - - - PROPOSED CONTOUR
- ← - - - - - PROPOSED FLOW ARROW
- 817.00 - - - - - PROPOSED SPOT ELEVATION
- GAR=21.0** - - - - - PROPOSED GARAGE FLR. ELEV.
- EXP=17.0** - - - - - PROPOSED EXPOSURE GRADE
- FFE=21.5** - - - - - PROPOSED FIRST FLOOR EL.
- BSMT=15.0** - - - - - PROPOSED BASEMENT EL.

**BUILDING LEGEND**

- FFE=100.00
- TOF=98.83 (-1.17')
- FYG/GAR=99.67 (-0.33')
- BSMT SLAB=91.07 (-8.93')



PROPOSED  
RAIN GARDEN 2  
TOP = 14.0  
OVERFLOW = 13.5  
100-yr = 13.47  
BOTTOM = 12.5

PROPOSED  
RAIN GARDEN 3  
TOP = 11.1  
OVERFLOW = 10.6  
100-yr = 10.56  
BOTTOM = 9.6

PROPOSED  
RAIN GARDEN 4  
TOP = 11.1  
OVERFLOW = 10.6  
100-yr = 10.38  
BOTTOM = 9.6

PROPOSED  
RAIN GARDEN 5  
TOP = 11.1  
OVERFLOW = 10.6  
100-yr = 10.55  
BOTTOM = 9.6

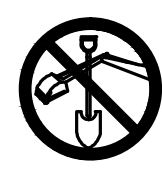
STILLWATER  
CIRCLE

RIVERS CROSSING  
ADDITION #2

EX SAN MH  
RIM=19.92  
8" IE S=8.47  
4" IE W=9.07

18" RCP  
I.E.=±15.95  
±41'-18" RCP  
@ S=±0.63%

EX STM. INL.  
F/L EL=19.22  
18" IE=15.89



CONTRACTOR IS REQUIRED TO CONTACT DIGGERS  
HOTLINE TOLL FREE TO OBTAIN LOCATION OF  
UNDERGROUND UTILITIES PRIOR TO COMMENCING THE  
WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN.  
OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.  
**CALL DIGGERS HOTLINE 1-800-242-9511**

**NOTE:**  
EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM  
AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO  
THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE  
SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES,  
WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A  
CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE  
ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN  
THE FIELD AND LOCATIONS SHOWN ON THE PLANS.

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
BY: **BIELINSKI COMMERCIAL, LLC.**  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

**JOB NUMBER:**  
14024

**DESCRIPTION:**  
**MASTER  
GRADING PLAN**

**SHEET**

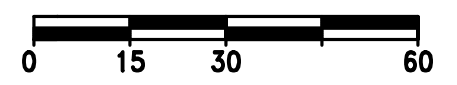
**C1.2**

H:\C9000\966\14024-01\CONSTRUCTION PLANS\STILLWATER VILLAS.DWG



**LEGEND:**

- - - - - EXISTING CONTOUR
- 817 — PROPOSED CONTOUR
- ← PROPOSED FLOW ARROW
- 817.00 ● PROPOSED SPOT ELEVATION
- X X X PROPOSED SILT FENCE
- PROPOSED INLET PROTECTION
- PROPOSED SILT SOCK
- ▒ PROPOSED TRACKING PAD



**EROSION CONTROL NOTES:**

- THE CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO MINIMIZE EROSION, WATER POLLUTION AND SILTATION CAUSED BY CONSTRUCTION OF THIS PROJECT. EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH WISCONSIN DEPARTMENT OF NATURAL RESOURCES TECHNICAL STANDARDS AND CITY OF WAUKESHA STANDARDS.
- EROSION CONTROL PLAN: PRIOR TO BEGINNING WORK, THE CONTRACTOR MAY BE REQUIRED TO SUBMIT AN EROSION AND SEDIMENT CONTROL PLAN, DETAILING SPECIFIC MEASURES THAT WILL BE USED IN THE VARIOUS STAGES OF CONSTRUCTION FOR APPROVAL BY THE ENGINEER.
- IMPLEMENTATION: THE CONTRACTOR SHALL NOT BEGIN WORK UNTIL AFTER INITIAL EROSION AND SEDIMENT CONTROL DEVICES ARE IN PLACE AND APPROVED BY THE ENGINEER.
- EROSION CONTROL MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING:
  - DIVERT UPSTREAM RUNOFF FROM FLOWING THROUGH THE CONSTRUCTION SITE.
  - PROTECT DOWNSTREAM OR ADJACENT WATERWAYS AND WETLANDS WITH SILT FENCE.
  - DELAY STRIPPING TOPSOIL UNTIL REQUIRED FOR CONSTRUCTION.
  - PLACE SILT FENCE OR EROSION CONTROL BALES IN DITCHES AND OTHER DRAINAGE WAYS TO COLLECT SEDIMENT AND TO SLOW THE VELOCITY OF RUNOFF.
  - PROTECT STORM SEWER INLETS AND THE UPSTREAM END OF CULVERTS WITH SILT FENCE OR EROSION CONTROL BALES.
  - PROMPT REMOVAL OF EXCAVATED MATERIAL.
  - PROPER STORAGE OF BACKFILL AND BEDDING MATERIALS INCLUDING PLACING SILT FENCE OR EROSION CONTROL BALES ON THE DOWNSLOPE SIDES OF SPOIL PILES.
  - CONSTRUCTION OF TRACKING PAD TO CONSTRUCTION SITE TO PREVENT SEDIMENT FROM BEING TRACKED ONTO ROADWAYS.
  - PROMPT (SAME DAY) CLEANUP OF MATERIAL TRACKED ONTO ADJACENT STREETS.
  - TIMELY RESTORATION OF DAMAGE SURFACE AREAS.
  - ALL AREAS THAT WILL REMAIN DISTURBED AFTER OCTOBER 15, MUST BE TEMPORARILY SEED AS OF THAT DATE.
- TEMPORARY EROSION CONTROL MEASURES.
  - THE CONTRACTOR SHALL CONSTRUCT TEMPORARY EROSION CONTROL MEASURES, WHERE EROSION IS LIKELY TO BE A PROBLEM, PRIOR TO BEGINNING WORK ON THOSE SECTION(S) OF THE PROJECT. TEMPORARY EROSION CONTROL MEASURES SHALL BE MAINTAINED UNTIL AFTER PERMANENT EROSION CONTROL, SUCH AS SEEDING OR SODDING, HAS BEEN ESTABLISHED.
  - IN THE EVENT THE PERMANENT EROSION CONTROL MEASURES ARE NOT FULLY IMPLEMENTED IN CURRENT CONSTRUCTION SEASON, THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL NECESSARY TEMPORARY EROSION CONTROL MEASURES UNTIL AFTER PERMANENT MEASURES HAVE BEEN COMPLETED IN THE FOLLOWING YEAR.
- ALL DISTURBANCE AREAS THAT REMAIN INACTIVE FOR SEVEN DAYS OR LONGER SHALL RECEIVE TEMPORARY SEEDING. ALL EXPOSED SOIL AREAS NOT DISTURBED FOR UP TO SEVEN DAYS SHALL BE IMMEDIATELY RESTORED WITH SEED AND MULCH.
- TRENCH DEWATERING SHALL BE IN ACCORDANCE WITH WDNR TECHNICAL STANDARDS.
- INSTALL SILT FENCE IN ACCORDANCE WITH WDNR TECHNICAL STANDARD DETAILS.
- ALL RIP RAP AT PIPE OUTLETS SHALL BE 3'x5' MEDIUM RIP RAP OVER TYPE R FABRIC PER WDOT SPECIFICATIONS UNLESS OTHERWISE DESIGNATED.
- EROSION CONTROL INSPECTION AND MAINTENANCE
  - INSPECT EROSION CONTROL MEASURES WEEKLY AND AFTER SITE RECEIVES 0.5" OF RAIN IN A 24-HOUR PERIOD DURING CONSTRUCTION.
  - REPAIR OR REPLACE EROSION CONTROLS THAT ARE DAMAGED OR FAILING.
- ALL AREAS TO BE SEED AND MULCHED SHALL USE WDOT SEED MIXTURE NO. 20. MULCH SHALL APPLIED PER WDOT SPECIFICATIONS USING METHOD B FOR PLACEMENT.

- WISCONSIN DEPARTMENT OF NATURAL RESOURCES, CONSERVATION PRACTICE STANDARD:
- 1052 - NON-CHANNEL EROSION MAT
  - 1053 - CHANNEL EROSION MAT
  - 1055 - SEDIMENT BALE BARRIER (NON-CHANNEL)
  - 1056 - SILT FENCE
  - 1060 - STORM DRAIN INLET PROTECTION FOR CONST. SITES
  - 1062 - DITCH CHECK
  - 1057 - STONE TRACKING PAD AND TIRE WASHING
  - 1058 - MULCHING FOR CONSTRUCTION SITES
  - 1059 - TEMPORARY SEEDING
  - 1061 - DE-WATERING (IF REQUIRED)
  - 1063 - SEDIMENT TRAP
  - 1064 - SEDIMENT BASIN

CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE. **CALL DIGGERS HOTLINE 1-800-242-8511**

**NOTE:** EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

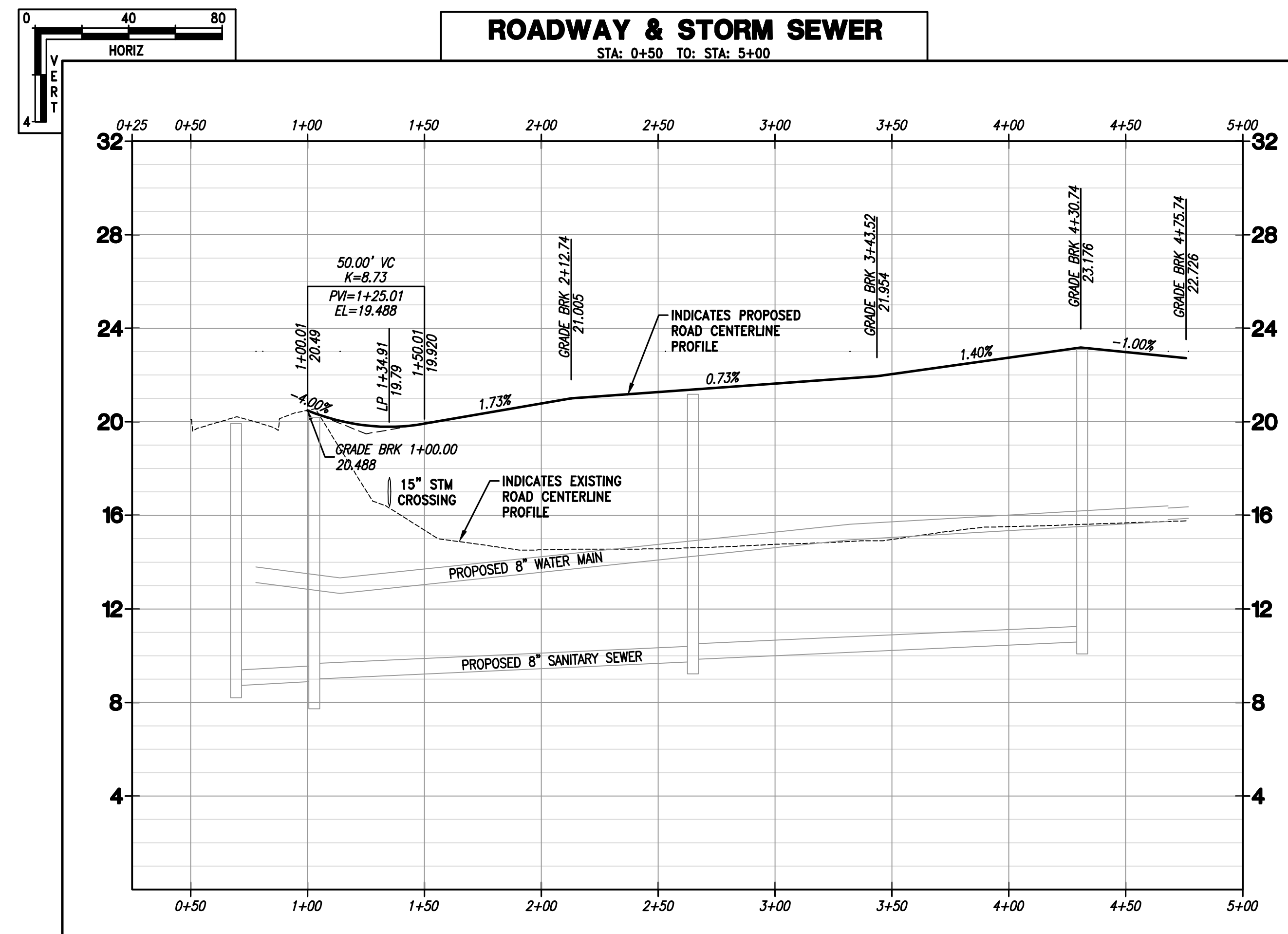
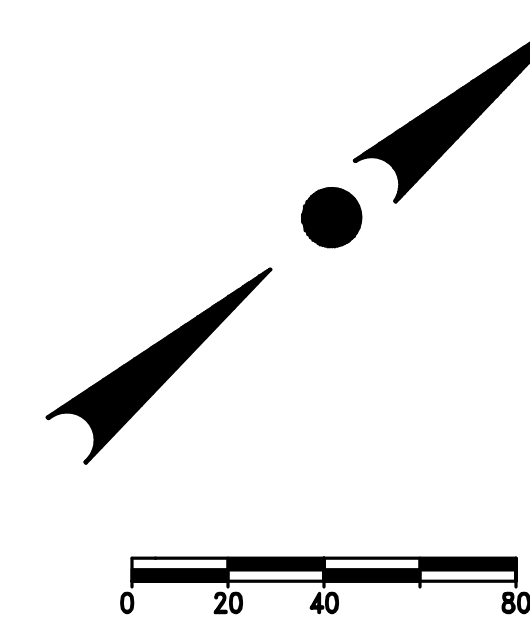
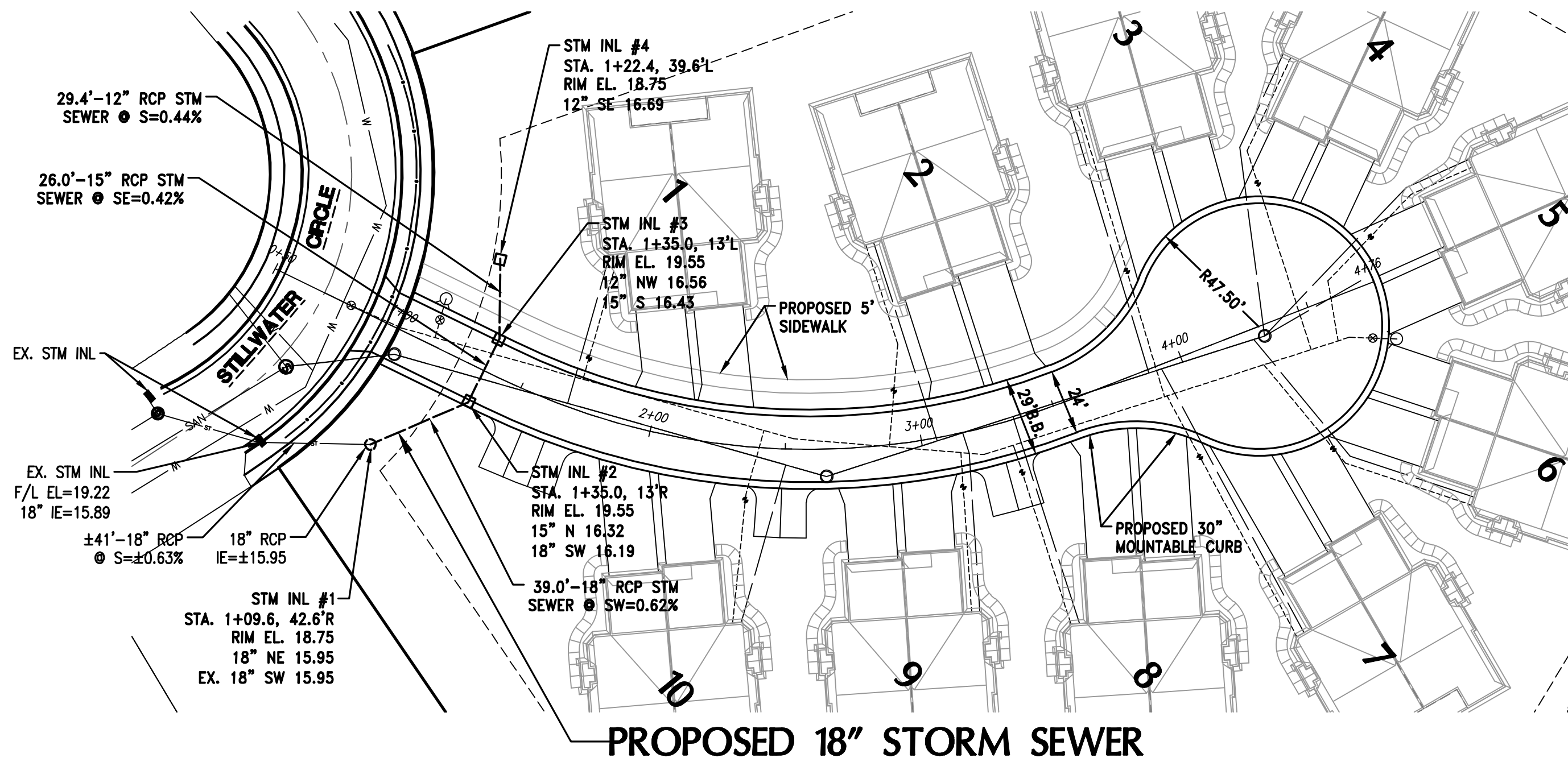
**JOB NUMBER:**  
14024

**DESCRIPTION:**  
EROSION CONTROL PLAN

**SHEET**

**C1.3**

P:\C9000\966\14024-01\CONSTRUCTION PLANS\CIVIL PLANS-STILLWATER VILLAS.DWG



CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.  
**CALL DIGGERS HOTLINE 1-800-242-8511**

**NOTE:**  
 EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.



12660 W. NORTH AVE, BLDG D  
 BROOKFIELD, WI 53005  
 PHONE: (262) 790-1480  
 FAX: (262) 790-1481  
 EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
 CITY OF WAUKESHA, WISCONSIN  
 BY: **BIELINSKI COMMERCIAL, LLC.**  
 1830 MEADOW LN., SUITE A  
 PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
 APRIL 3, 2015

**JOB NUMBER:**  
 14024

**DESCRIPTION:**  
**ROADWAY & STORM SEWER PLAN & PROFILE**

**SHEET**

**C1.4**

FH:\C900\966\14024-01\CONSTRUCTION PLANS\CIVIL PLANS-STILLWATER VILLAS.DWG



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
BY: **BIELINSKI COMMERCIAL, LLC.**  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

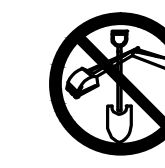
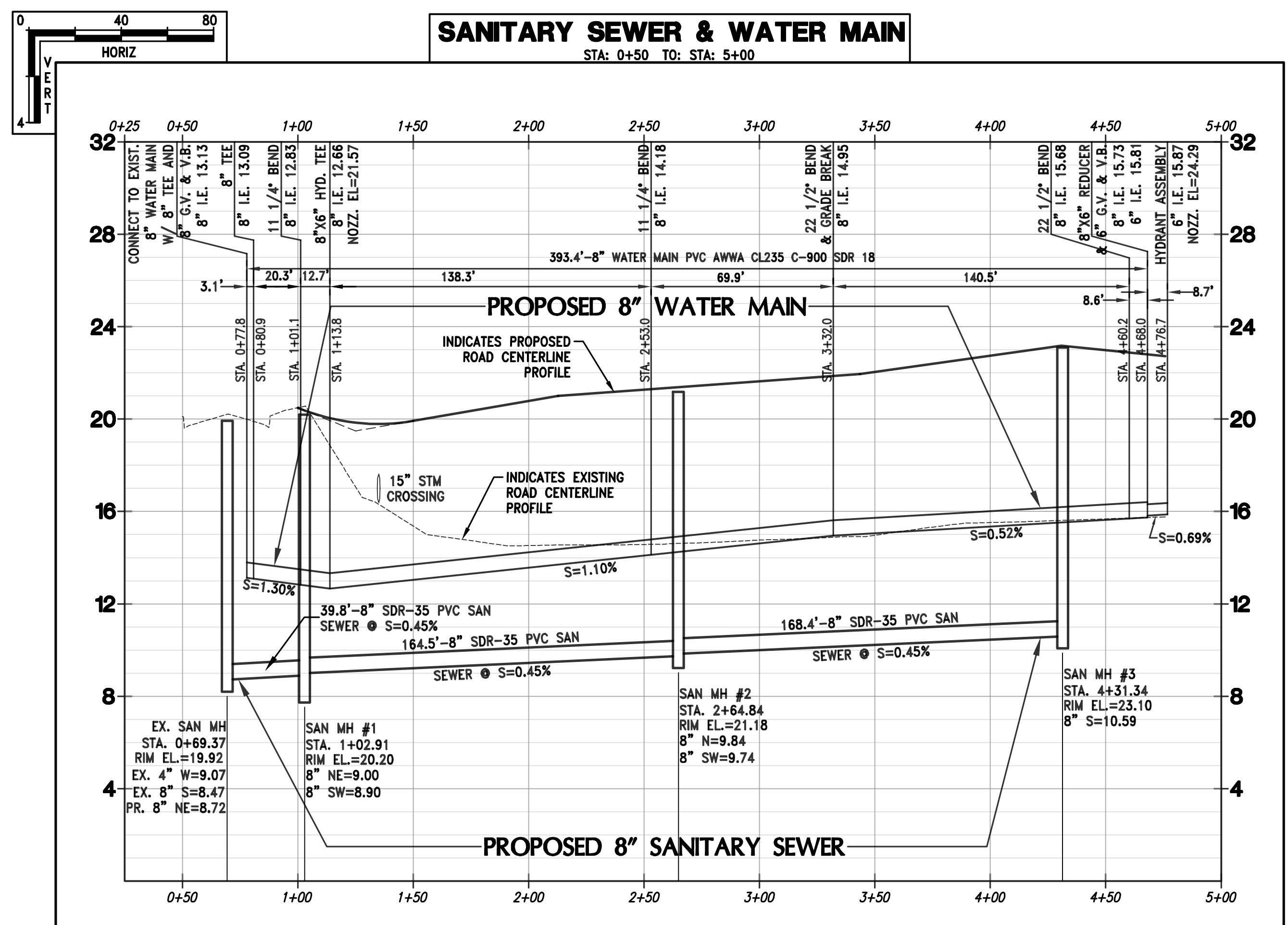
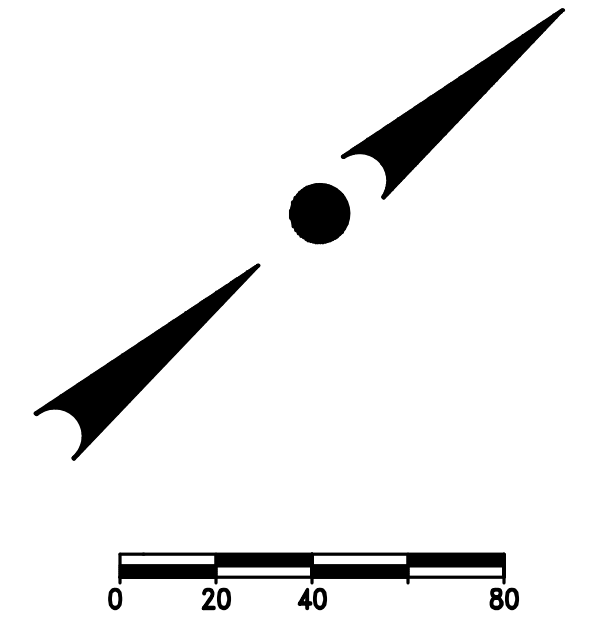
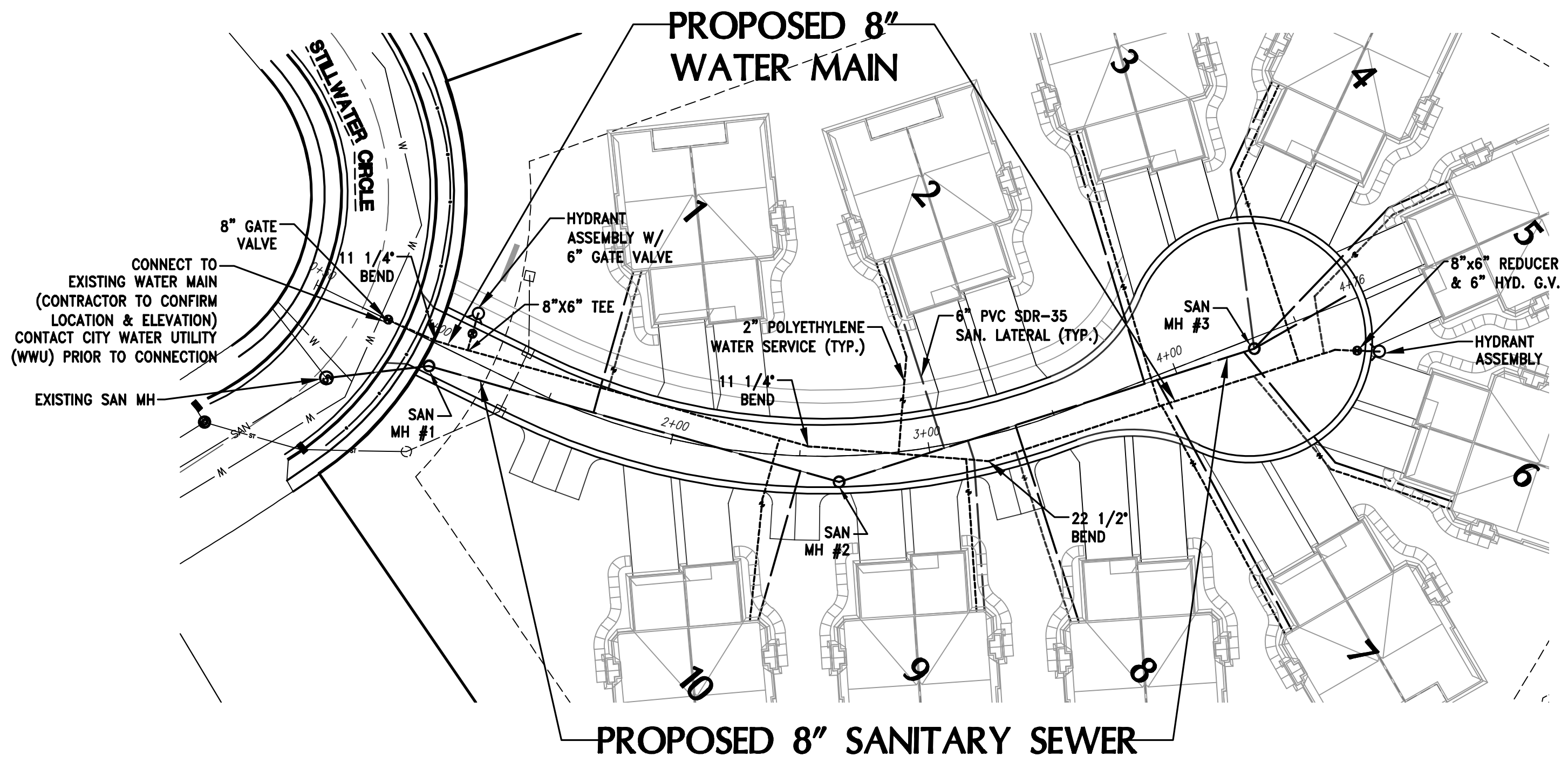
**DATE:**  
APRIL 3, 2015

**JOB NUMBER:**  
14024

**DESCRIPTION:**  
**SANITARY SEWER & WATER MAIN PLAN & PROFILE**

**SHEET**

**C1.5**



**NOTE:** CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE 182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.  
**CALL DIGGERS HOTLINE 1-800-242-8511**

EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.

P:\C900\966\14024-01\CONSTRUCTION PLANS\CIVIL PLANS-STILLWATER VILLAS.DWG

**COMPLIANT DOCUMENTATION:**

THE LATEST EDITIONS OF THE FOLLOWING DOCUMENTS AND ANY SUPPLEMENTS THERETO, SHALL GOVERN ALL CONSTRUCTION ITEMS ON THIS PLAN UNLESS OTHERWISE NOTED.

- STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, 6TH EDITION (SSSWC)
- THE WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, LATEST EDITION
- WDMR STORMWATER RUNOFF TECHNICAL STANDARDS.
- WISDOT PAL APPROVED EROSION CONTROL MEASURES LIST, LATEST EDITION.
- CITY OF WAUKESHA DEVELOPMENT STANDARDS, LATEST EDITION.

**CONTRACTOR RESPONSIBILITY:**

-EXISTING UNDERGROUND UTILITY INFORMATION WAS OBTAINED FROM AVAILABLE RECORDS AND FIELD SURVEY. THE ENGINEER MAKES NO GUARANTEE AS TO THE ACCURACY OF THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF ALL UNDERGROUND UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, SHALL BE ASSUMED AS A CONDITION OF THE CONTRACT. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN LOCATION OF UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.

-THE LOCATION, SUPPORT, PROTECTION AND RESTORATION OF ALL EXISTING UTILITIES AND APPURTENANCES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL BE INCLUDED IN THE UNIT PRICE BID FOR THE VARIOUS ITEMS.

-THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL SAFETY REQUIREMENTS TOGETHER WITH EXERCISING PRECAUTIONS AT ALL TIMES FOR THE PROTECTION OF PERSONS (INCLUDING EMPLOYEES) AND PROPERTY. IT IS ALSO THE RESPONSIBILITY OF THE CONTRACTOR AND SUB-CONTRACTOR(S) TO INITIATE, MAINTAIN AND SUPERVISE ALL SAFETY REQUIREMENTS, PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THIS WORK. THE CONTRACTOR SHALL ALSO BE SOLELY RESPONSIBLE FOR ALL REQUIRED PERMITS, UNLESS OTHERWISE SPECIFIED.

-THE CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER AS CONSTRUCTION ACTIVITIES ARE COMPLETED TO PROVIDE CONSTRUCTION OVERSIGHT AND INSPECTION IN ACCORDANCE WITH THE CONSTRUCTION INSPECTION PLAN.

-THE OWNER WILL PROVIDE ALL SURVEYING AND CONSTRUCTION STAKING FOR THIS CONTRACT. THE CONTRACTOR SHALL EXERCISE CARE AND DILIGENCE IN PROTECTING THE SAME. ANY EXPENSE INCURRED FOR ADDITIONAL RESTAKING CAUSED BY CONTRACTOR'S NEGLIGENCE MAY BE CHARGED TO THE CONTRACTOR AND DEDUCTED FROM THE SUMS DUE HIM UNDER THIS CONTRACT.

-ALL TRENCHES SHALL BE BACKFILLED OR SECURELY PLATED DURING NON-WORKING HOURS.

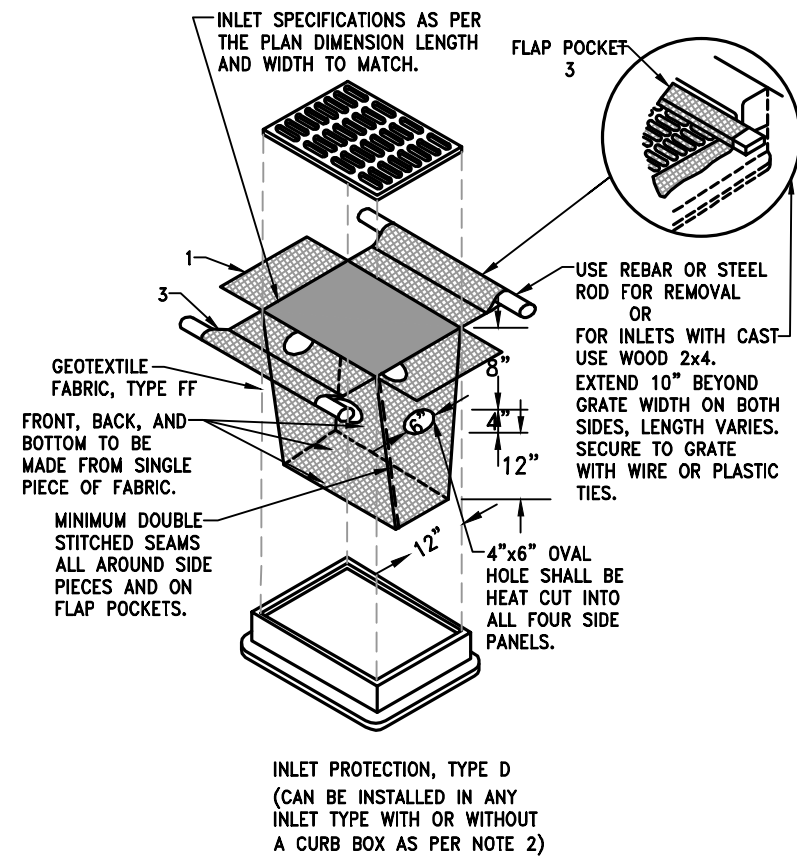
-CONTRACTOR SHALL BE PREPARED FOR DEWATERING CONDITIONS BY HAVING APPROPRIATE PUMPS AND FILTER BAGS ONSITE FOR DEWATERING AND REMOVAL OF ALL SEDIMENT PER CITY, COUNTY AND WDMR REQUIREMENTS PER TECHNICAL STANDARD 1061.

**TRAFFIC CONTROL:**

-PUBLIC ROADS SHALL NOT BE FULLY CLOSED TO TRAFFIC AT ANY TIME. ALL INGRESS AND EGRESS TRAFFIC TO THE PROJECT SHALL BE LIMITED TO THE GRAVEL ENTRANCE TO THE PROPERTY.

**CONSTRUCTION NOTES:**

- ALL WORK SHALL BE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, STATE OF WISCONSIN, LATEST EDITION, UNLESS OTHERWISE CALLED FOR ON THE PLANS, SPECIFICATIONS OR SPECIAL PROVISIONS.
- ALL EROSION CONTROL MEASURES SPECIFIED ON THIS PLAN SHALL MEET THE DESIGN CRITERIA, STANDARDS AND SPECIFICATIONS AS SET FORTH IN THE DEPARTMENT OF NATURAL RESOURCES WISCONSIN BEST MANAGEMENT PRACTICE HANDBOOK AND TECHNICAL STANDARDS.
- ALL EROSION CONTROL DEVICES (I.E., SILT FENCE, SILT SOCK, GRAVEL ENTRANCE, SILTATION BASIN, ETC.), SHALL BE INSTALLED PRIOR TO COMMENCING ANY GRADING OR UTILITY CONSTRUCTION. GRADING ASSOCIATED WITH INSTALLATION OF EROSION OR SEDIMENTARY PRACTICES MAY OCCUR CONCURRENTLY WITH INSTALLATION OF PRACTICES.
- ALL ACTIVITIES ON THE SITE SHALL BE CONDUCTED IN A LOGICAL SEQUENCE TO MINIMIZE THE AREA OF BARE SOIL EXPOSED AT ANY ONE TIME. REFER TO THE CONSTRUCTION SEQUENCING PLAN FOR ADDITIONAL INFORMATION.
- THE OWNER IS RESPONSIBLE FOR OBTAINING A GRADING AND/OR EROSION CONTROL PERMIT (OR ANY OTHER APPLICABLE PERMITS) PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL NOTIFY DIGGERS HOTLINE, ALL TOWN UTILITY DEPARTMENTS, AND GOVERNMENT UNITS WHOSE PROPERTY MAY BE AFFECTED BY THE CONTRACTOR'S OPERATIONS AT LEAST THREE (3) DAYS BEFORE BREAKING GROUND. DIGGERS HOTLINE NUMBER IS 1-800-242-8511.
- CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE CLEANLINESS OF THE PROJECT AND PUBLIC ROADWAYS DURING CONSTRUCTION PER THE REQUIREMENTS SET FORTH BY THE LOCAL AND COUNTY AGENCIES. STREETS SHALL BE KEPT FREE OF SILT OR DIRT TRACKED FROM AREAS UNDER CONSTRUCTION BY SWEEPING OR OTHER APPROPRIATE MEASURES. DUST GENERATED BY CONSTRUCTION ACTIVITIES SHALL BE MINIMIZED BY USE OF WATERING, CALCIUM CHLORIDE SURFACE TREATMENT, CONSTRUCTION SCHEDULING OR OTHER APPROPRIATE METHODS.
- INLETS SHALL BE PROTECTED WITH AN EROSION BARRIER MEETING WDMR TECHNICAL STANDARD 1060 UNTIL THE AREA HAS BEEN STABILIZED. FREQUENT INSPECTION AND TIMELY MAINTENANCE IS REQUIRED.
- UPON COMPLETION OF THE WORK AS SPECIFIED, RESPREAD A MINIMUM OF FOUR (4") INCHES OF SALVAGED TOPSOIL OVER ALL DISTURBED AREAS AND PROVIDE SEED, FERTILIZER AND MULCH PER THE STANDARD SPECIFICATIONS.
- ALL DISTURBED AREAS SHALL BE REVEGETATED WITHIN SEVEN DAYS AFTER BEING DISTURBED USING THE SEED MIX SPECIFIED ON THE PLANS.
- ALL EROSION CONTROL DEVICES SHALL BE ROUTINELY INSPECTED EVERY SEVEN DAYS AND WITHIN 24 HOURS OF A RAINFALL GREATER THAN 0.5 INCHES. CONTRACTOR IS REQUIRED TO PERFORM INSPECTIONS, KEEP A LOG, AND REPAIR BMP'S AS NEEDED.
- REFER TO EROSION CONTROL PLAN FOR SITE EROSION CONTROL ELEMENTS, REQUIREMENTS.



**GENERAL NOTES:**

MANUFACTURED ALTERNATIVES APPROVED AND LISTED ON THE DEPARTMENT'S EROSION CONTROL PRODUCT ACCEPTABILITY LIST MAY BE SUBSTITUTED.

WHEN REMOVING OR MAINTAINING INLET PROTECTION, CARE SHALL BE TAKEN SO THAT THE SEDIMENT TRAPPED ON THE GEOTEXTILE FABRIC DOES NOT FALL INTO THE INLET. ANY MATERIAL FALLING INTO THE INLET SHALL BE REMOVED IMMEDIATELY.

- FINISHED SIZE, INCLUDING FLAP POCKETS WHERE REQUIRED, SHALL EXCEED A MINIMUM OF 10" AROUND THE PERIMETER TO FACILITATE MAINTENANCE OR REMOVAL.
- FOR INLET PROTECTION, TYPE C (WITH CURB BOX), AN ADDITIONAL 18" OF FABRIC IS WRAPPED AROUND THE WOOD AND SECURED WITH STAPLES. THE WOOD SHALL NOT BLOCK THE ENTIRE HEIGHT OF THE CURB BOX OPENING.
- FLAP POCKETS SHALL BE LARGE ENOUGH TO ACCEPT WOOD 2x4.

**INSTALLATION NOTES:**

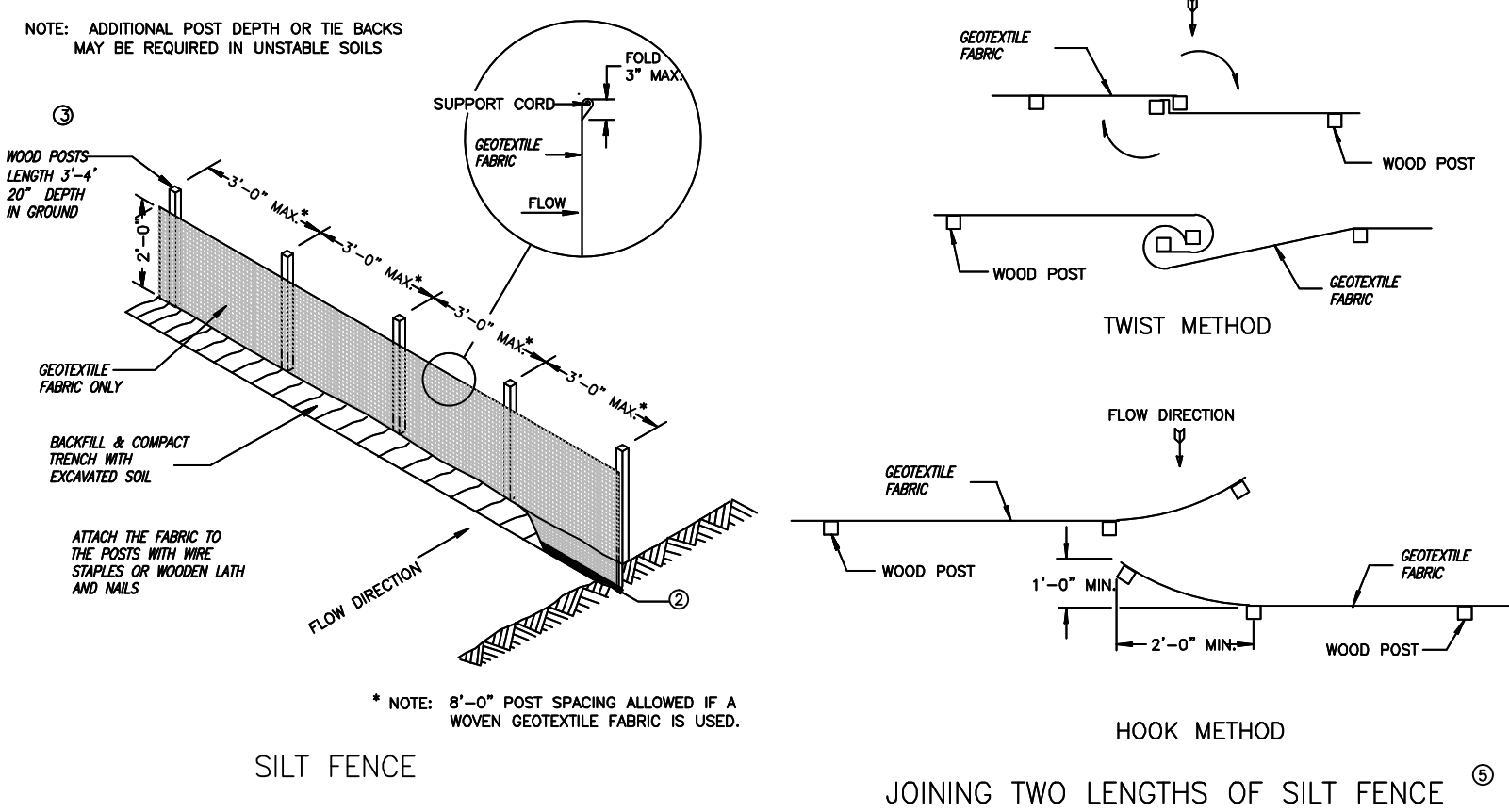
**TYPE D**  
DO NOT INSTALL INLET PROTECTION TYPE D IN INLETS SHALLOWER THAN 30", MEASURED FROM THE BOTTOM OF THE INLET TO THE TOP OF THE GRATE.

TRIM EXCESS FABRIC IN THE FLOW LINE TO WITHIN 3" OF THE GRATE.

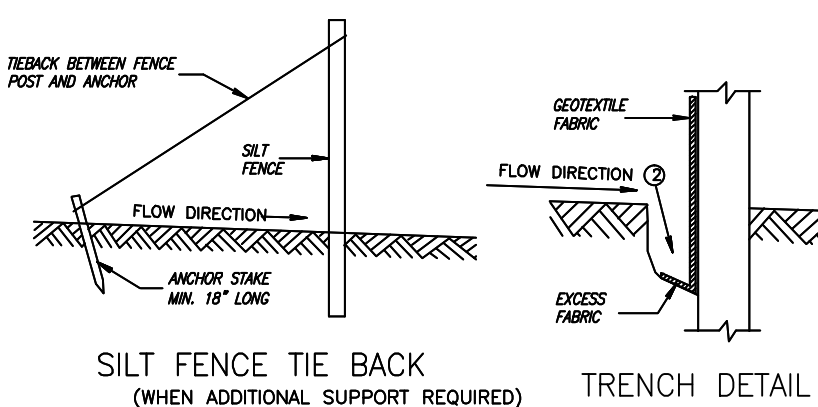
THE INSTALLED BAG SHALL HAVE A MINIMUM SIDE CLEARANCE, BETWEEN THE INLET WALLS AND THE BAG, MEASURED AT THE BOTTOM OF THE OVERFLOW HOLES, OF 3". WHERE NECESSARY THE CONTRACTOR SHALL CINCHE THE BAG, USING PLASTIC ZIP TIES, TO ACHIEVE THE 3" CLEARANCE. THE TIES SHALL BE PLACED AT A MAXIMUM OF 4" FROM THE BOTTOM OF THE BAG.

**INLET PROTECTION DETAIL**

NO SCALE



**SILT FENCE**

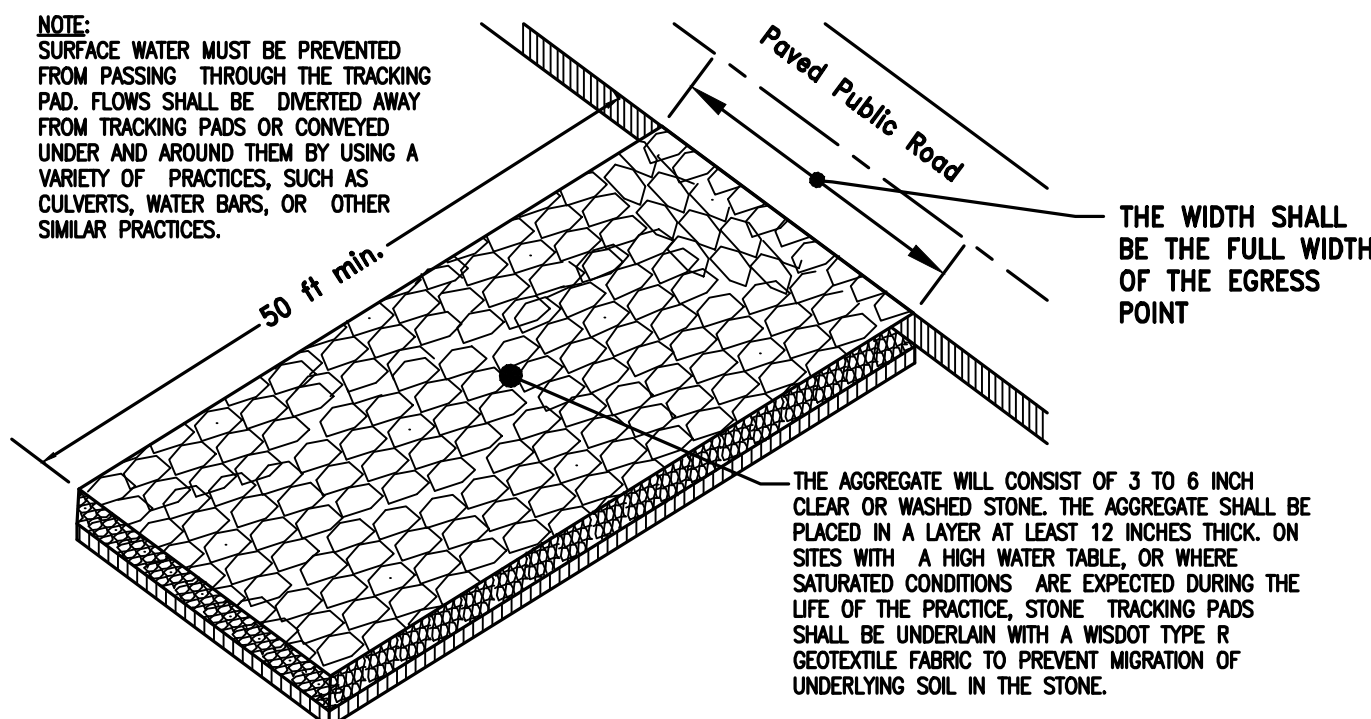


**SILT FENCE TIE BACK**  
(WHEN ADDITIONAL SUPPORT REQUIRED)

**TRENCH DETAIL**

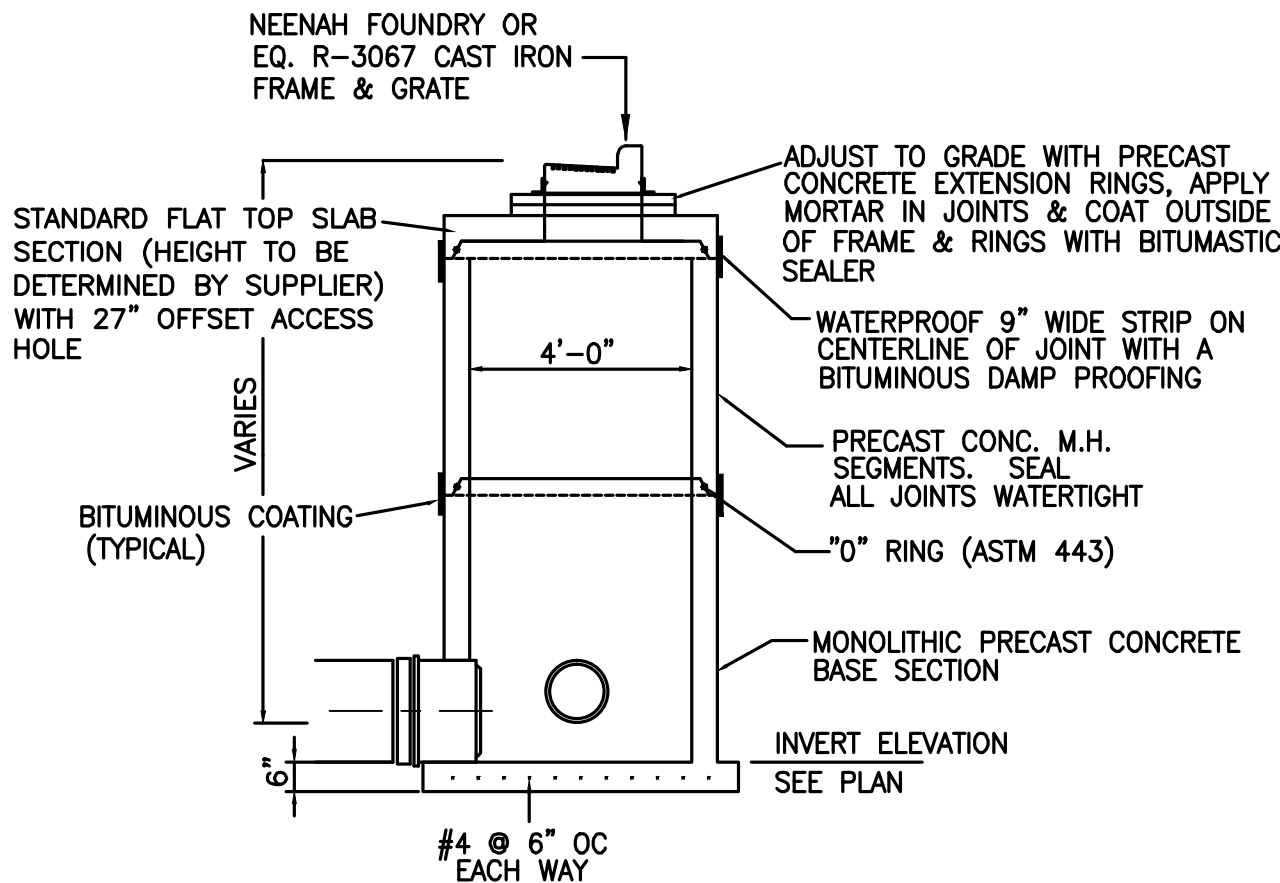
**SILT FENCE INSTALLATION DETAIL**

NO SCALE



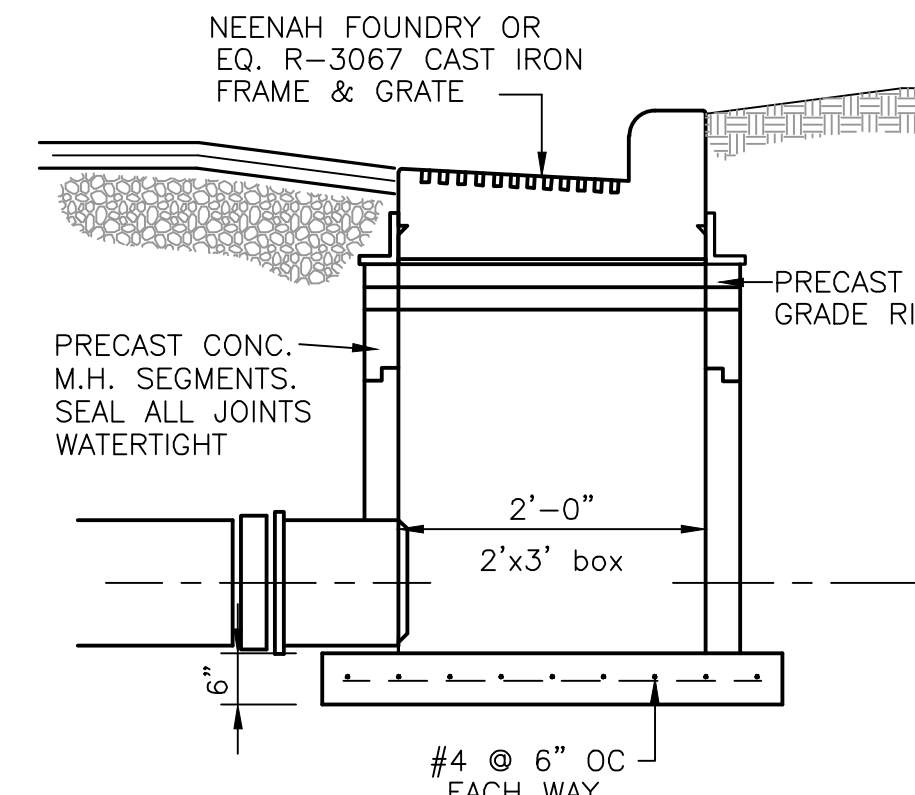
**CONSTRUCTION ENTRANCE DETAIL**

NO SCALE



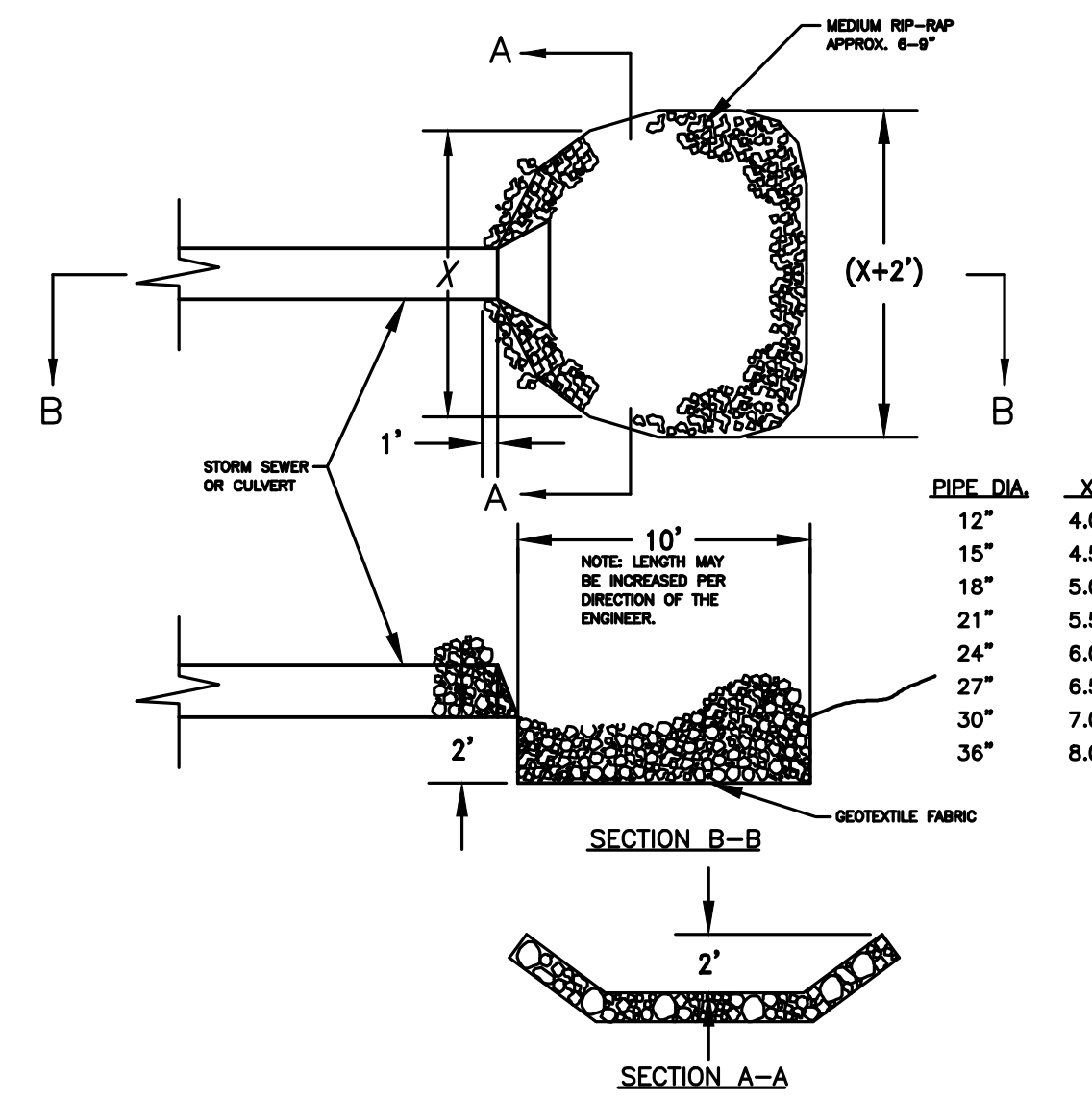
**STORM COMB. MH/INLET DETAIL**

NO SCALE



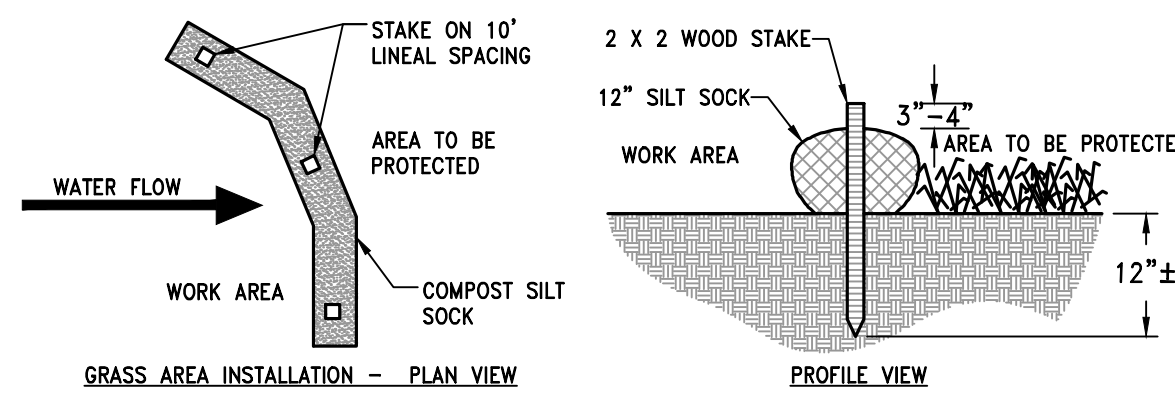
**STORM SEWER INLET**

NO SCALE



**RIP-RAP DETAIL**

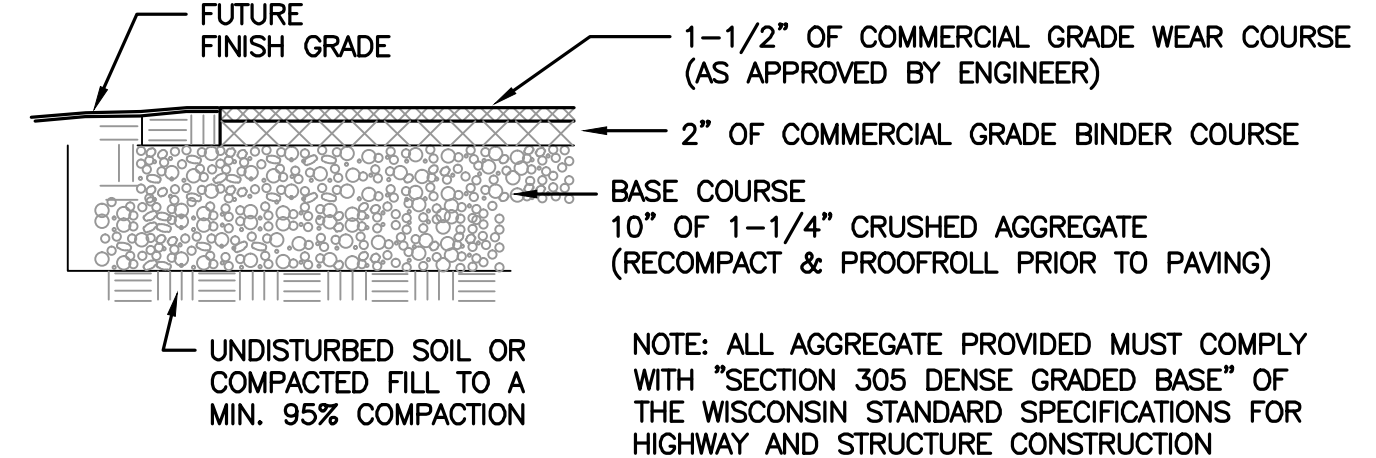
NO SCALE



**SILT SOCK DETAIL**

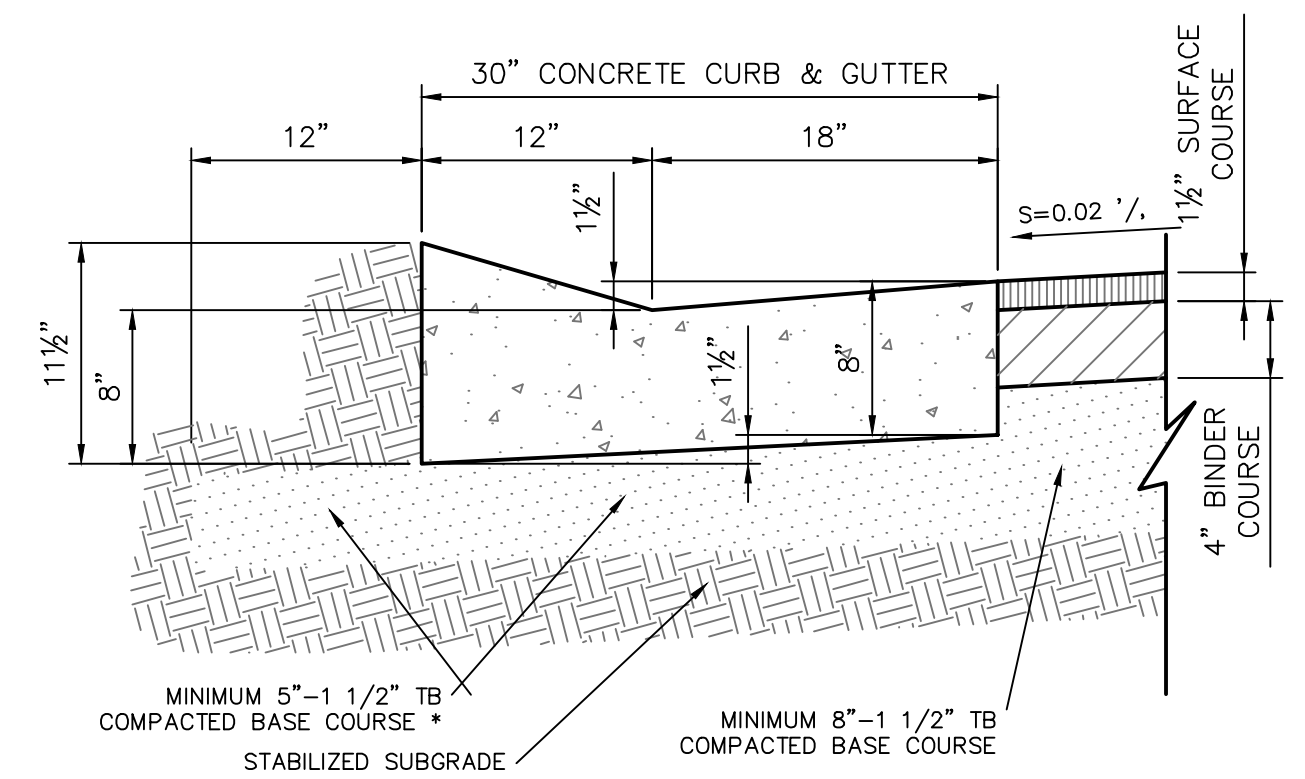
NO SCALE

- NOTES:**
- ALL MATERIAL TO MEET MANUFACTURER'S SPECIFICATIONS
  - REFER TO MANUFACTURERS AND/OR SUPPLIERS. SPECIFICATIONS FOR INSTALLATION RECOMMENDATIONS.
  - ACTUAL LOCATION MAY BE FIELD ADJUSTED TO MINIMIZE DISTURBANCE TO EXISTING VEGETATION.



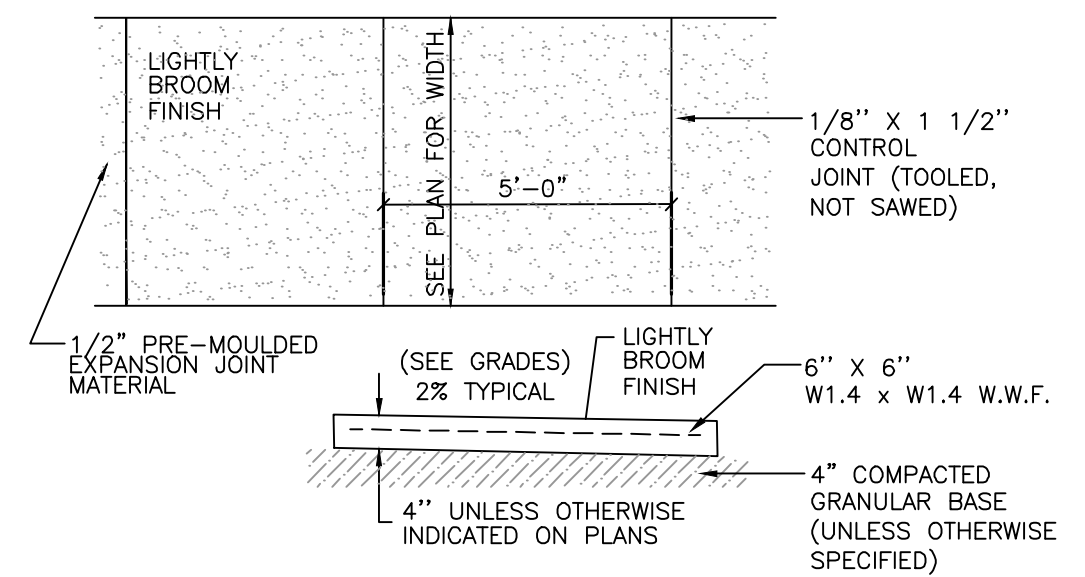
**STANDARD ASPHALT PAVING DETAIL**

NO SCALE



**MOUNTABLE CONCRETE CURB & GUTTER**

NO SCALE



**CONCRETE SIDEWALK**

NO SCALE



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**

APRIL 3, 2015

**JOB NUMBER:**

14024

**DESCRIPTION:**

**CONSTRUCTION NOTES & DETAILS**

**SHEET**

**C1.6**

H:\C9000\966\14024-01\CONSTRUCTION PLANS\CV11\PLANS-STILLWATER VILLAS.DWG



**INFILTRATION BASIN CONSTRUCTION NOTES**

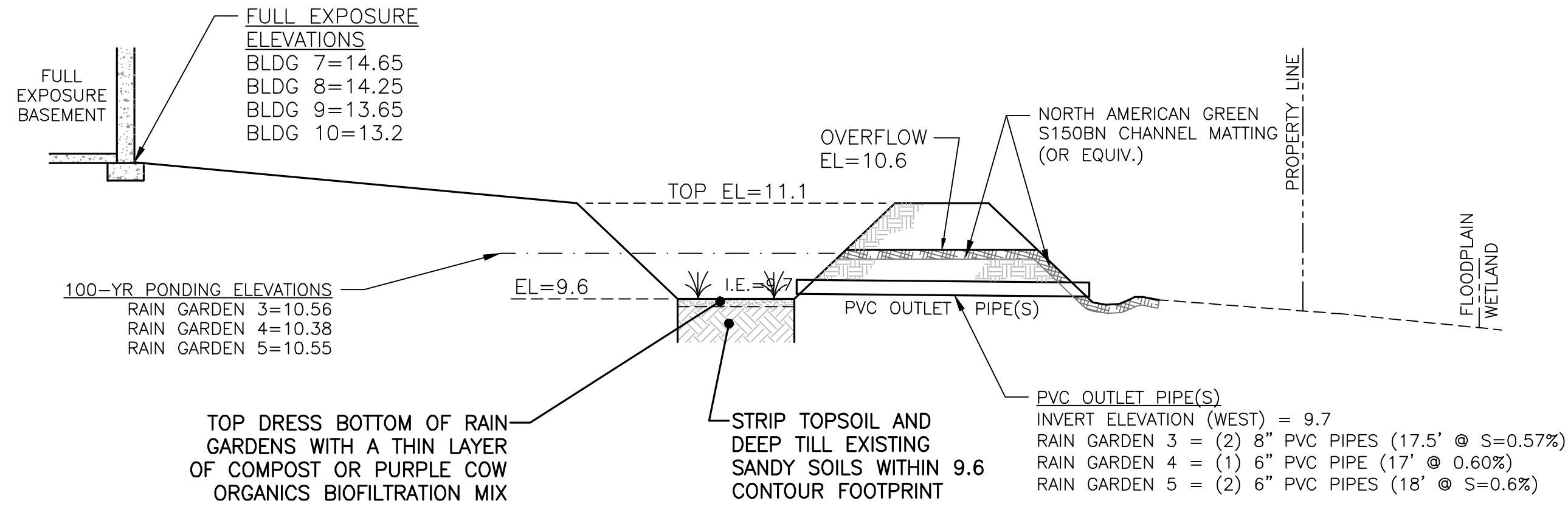
- IT IS RECOMMENDED THAT THE RAIN GARDEN AREA BE PROTECTED FROM SITE AND BUILDING CONSTRUCTION RUNOFF ONCE IT IS CONSTRUCTED. CONTRACTOR SHALL UTILIZE SILT FENCE OR TEMPORARY BERMING UPSLOPE OF THE RAIN GARDEN DURING BUILDING CONSTRUCTION IF THE RAIN GARDEN IS COMPLETED PRIOR TO BUILDING CONSTRUCTION.
- ONCE CONSTRUCTION OF A RAIN GARDEN BEGINS, THE CONTRACTOR SHALL AVOID TRACKING HEAVY EQUIPMENT OVER THE RAIN GARDEN BOTTOM AREA.
- VEGETATION WITHIN THE BOTTOM OF THE RAIN GARDEN SHALL BE ESTABLISHED USING NATIVE (PRAIRIE) SEEDING IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1003.

**RAIN GARDEN BOTTOM RESTORATION NOTES**

- THE BOTTOM OF THE RAIN GARDEN SHALL BE STRIPPED OF TOPSOIL AND ANY SURFICIAL CLAY LAYER(S).
- THE UNDERLYING SANDY SOILS SHALL BE DEEP TILLED A THIN LAYER OF COMPOST OR PURPLE COW ORGANICS BIOFILTRATION MEDIA SPREAD ON THE BOTTOM OF THE RAIN GARDEN AREA.
- SEED WITH PRAIRIE MOON NURSERY INFILTRATION BASIN MIX OR FUNCTIONAL PRAIRIE SEEDING EQUIVALENT. FOLLOW SEEDING RATES PROVIDED BY THE SUPPLIER.
- INSTALL STRAW MATTING IF/AS APPROPRIATE WITHIN RAIN GARDENS 2, 3 AND 5.

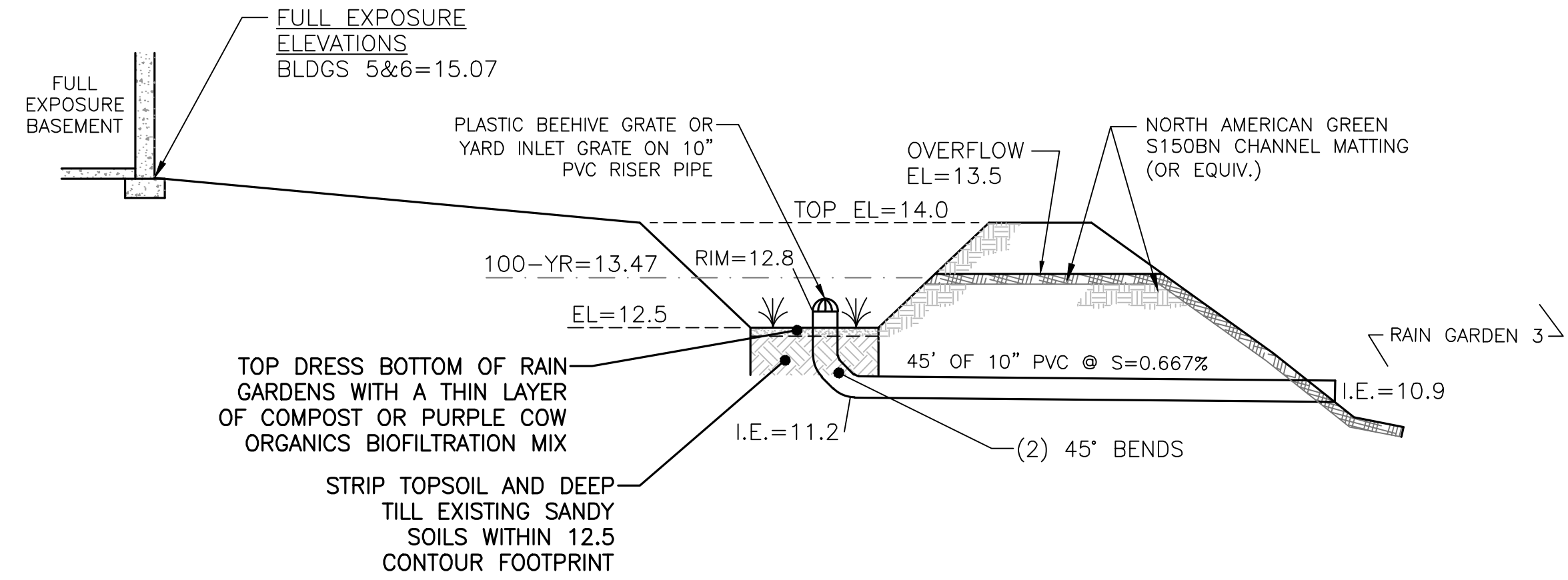
**GENERAL RESTORATION REQUIREMENTS**

- TRACKED EQUIPMENT AND LOW WEIGHT VEHICLES SHALL BE USED TO CONSTRUCT RAIN GARDEN.
- RAIN GARDEN SHALL BE CONSTRUCTED IN A MANNER THAT MINIMIZES SOIL COMPACTION.
- IF A COMPOST COMPONENT IS USED, IT SHALL MEET THE REQUIREMENTS OF WISCONSIN DEPARTMENT OF NATURAL RESOURCES SPECIFICATIONS S100 - COMPOST.
- REFER TO THE PROPOSED LANDSCAPING PLAN FOR INFILTRATION AREA PLANTINGS.
- ALL SLOPES 4:1 OR GREATER SHALL BE MATTING WITH CLASS I, TYPE A EROSION MATTING.



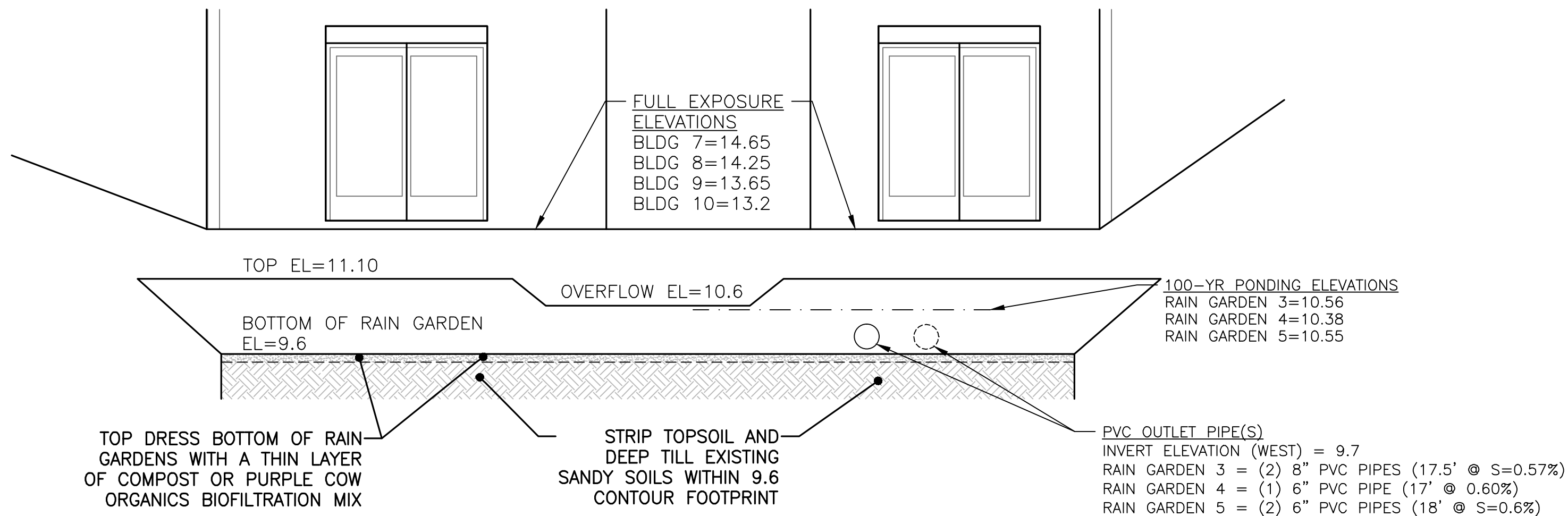
RAIN GARDENS 3, 4 & 5 TYPICAL SECTION

NOT TO SCALE



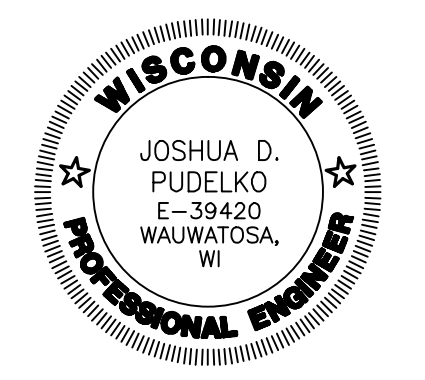
RAIN GARDEN 2 TYPICAL SECTION

NOT TO SCALE



RAIN GARDENS 3, 4 & 5 FRONT VIEW

NOT TO SCALE



12660 W. NORTH AVE, BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuudelko@trioeng.com

**PROJECT:**  
**STILLWATER VILLAS**  
CITY OF WAUKESHA, WISCONSIN  
**BY:** BIELINSKI COMMERCIAL, LLC.  
1830 MEADOW LN., SUITE A  
PEWAUKEE, WI 53072

**REVISION HISTORY**

DATE	DESCRIPTION

**DATE:**  
APRIL 3, 2015

**JOB NUMBER:**  
14024

**DESCRIPTION:**  
CONSTRUCTION NOTES & DETAILS

**SHEET**

**C1.7**

H:\C9000\966\14024-01\CONSTRUCTION PLANS\STILLWATER VILLAS.DWG