



Revised Comments For The Plan Commission Wednesday, April 13, 2016

Time: 6:30 p.m.

Place: Waukesha City Hall, 201 Delafield Street, Council Chambers

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL
- IV. APPROVAL OF MINUTES
ID#16-400 Minutes for the Meeting of March 9, 2016
- V. CONSENT AGENDA
PC16-22 Oconomowoc Landscape Supply Center Ltd., 2112 S. West Avenue – Conditional Use
 - No Comments
- PC16-0001 Stillwater Villas, PUD and Final Site Plan & Architectural Review
 - The Developer/Owner is required to send a letter to the General Manager of the Waukesha Water Utility requesting the public water system extension and identifying the water main easement within the proposed private drive necessary for the installation of water infrastructure associated with this project.
 - All costs associated with the water main extension will be the responsibility of the Developer/Owner(s) and pertain to the current rules and regulations on file with the Public Service Commission for the State of Wisconsin.
 - A Developers Agreement with the water utility will need to be prepared by the Utility, approved, signed and executed.
 - Design and construction of the water main will need to be coordinated with and approved by the Waukesha Water Utility.
 - The complete detailed design review will not be started until the letter to the GM at the WWU is received. Preliminary comments include:
 - The water main should be redesigned to avoid the repeated crossing of the proposed sanitary sewer.
 - The water main shall not be located under curbs or gutters.
 - The water main shall have at least 8 foot horizontal separation from sanitary sewers, storm sewers and manholes.
 - The water main and hydrant shall be contained within an exclusive water main easement within the proposed private drive.
 - All aspects of the water main plans will need to follow the Utility's specifications as on file with the DNR which includes the plan and

profile design of the water main being submitted on 22"x34" sheets.

VI. BUSINESS ISSUES

- PC16-0009 Culver's, 840 W. Sunset Drive – Preliminary Site Plan & Architectural Review
- Records indicate the water service to the building is 1½ copper.
- PC16-0019 GE Healthcare, 3000 N. Grandview Blvd – Conditional Use
- No Comments
- PC16-0018 Action Power Sports, 200-202 Travis Lane – Conditional Use
- The water lateral to the building should be located by the property owner prior to construction.
 - The available fire flow data is older than that which will be allowed to be used for future permitting. The developer and their design team will need to coordinate with the water utility during non-freezing months to obtain the new data required for any fire suppression system modifications or additions that may be needed. The fee for a fire flow test to be performed in 2016 is \$220.
- PC16-21 Carroll University, Lowry Hall, College & Barstow – Preliminary Site Plan & Architectural Review
- The developer will need to complete the Water Service – Connections and Meters Application from the website for each service and return it and the associated fees to the Waukesha Water Utility.
 - Care must be taken in the design and construction of the internal plumbing of the new building to avoid cross connections with non-potable sources of water and interconnections with the adjacent building must be avoided.

VII. DIRECTOR OF COMMUNITY DEVELOPMENT REPORT

VIII. ADJOURNMENT