

# Project Reviews

## City of Waukesha

**Project Number: CSM22-00015**

Description: **570 Bluemound Rd, Accurate Specialties**

Applied: **10/21/2022**

Approved:

Site Address: **570 BLUEMOUND RD**

Closed:

Expired:

City, State Zip Code: **WAUKESHA, WI 53188**

Status: **RECEIVED**

Applicant: **Fisher Barton / Paul Krejcarek**

Parent Project:

Owner: **Richard Wilkey, Wilkey Accurate, LLC**

Contractor: **<NONE>**

Details:

### LIST OF REVIEWS

SENT DATE	RETURNED DATE	DUE DATE	TYPE	CONTACT	STATUS	REMARKS
Review Group: ALL						
10/26/2022	11/8/2022	10/31/2022	Sanitary Sewer	Chris Langemak	REVIEW COMPLETE	See comments
Notes:						
The existing buildings on the property are either served by septic system or holding tanks. These shall be abandoned if/when the connected buildings are razed. Any new structures shall be connected to the City's sanitary sewer system as required by Chapter 29 of Waukesha Municipal Code.						
10/26/2022		10/31/2022	Storm Sewer	Jonathan Schapekahm		
Notes:						
10/26/2022		10/31/2022	Street Design	Brandon Schwenn		
Notes:						
10/26/2022	11/1/2022	10/31/2022	Traffic	DERRIN WOLFORD	REVIEW COMPLETE	No comments
Notes:						
10/26/2022		10/31/2022	Wastewater Quality	TIM YOUNG		
Notes:						
Review Group: AUTO						
10/21/2022	10/26/2022	10/31/2022	CSM OR PLAT REVIEW AND CLOSURE	Megan Roessler	ADDITIONAL INFO REQUIRED	see notes
Notes:						
Please correct street spelling - Streets on plat must match the streets as previously platted, including prefixes, suffixes, and direction. Please correct map and legal description to match - The bearing and distances in the legal description shall match those on the graphic drawing of the plat. Any missing bearings and distances in either the legal or map must be corrected.						

# Project Reviews

## City of Waukesha

- Check consistency between L3 in line chart and legal description, seems that a 21 has been flipped around to a 12.  
 - Confirm if Bluemound Rd has directional prefix or is simply "Bluemound Rd"

10/21/2022		10/31/2022	Common Council	Unassigned		
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Notes:

10/21/2022		10/31/2022	Fire	Brian Charlesworth		
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Notes:

10/21/2022	10/31/2022	10/31/2022	General Engineering	DAVID BUECHL	ADDITIONAL INFO REQUIRED	see notes
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Notes:

1. Add note: Outlot 1 shall not be conveyed separately from Lot 2.
2. Add easement note: Access easement over Outlot 1. The intent of Outlot 1 is to provide access for Lot 1 and Lot 2. The construction of buildings is prohibited on Outlot 1.
- 2a. A separate easement document may be needed to delineate access easement rights, conditions, and restrictions for Lot 1 and Lot 2.
3. Per Wisconsin State Statute 236.20(2)(f) as referenced by 236.34(1m)(c): Show existing and proposed easements.
- 3a. Show storm water management facility easement around existing pond. If a new facility is needed for Lot 1, the new storm water facility easement area should also be shown.
- 3b. Submit storm water maintenance agreement for pond using City template. City template can be sent to Engineer. The agreement needs to be approved by the BPW and Council. The Agreement needs to be recorded at the Waukesha County Register of Deeds.
- 3c. A temporary 10 foot wide sidewalk slope easement along the street frontages of all lots shall be in effect until concrete sidewalks are installed. Said easement area shall not be permanently improved.
4. A private storm sewer easement may be needed across Lot 2 to allow drainage from Lot 1.

10/21/2022		10/31/2022	Planning	Unassigned		
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Notes:

10/21/2022		10/31/2022	Planning Commission	Unassigned		
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Notes:

10/21/2022	10/28/2022	10/31/2022	Water Utility	Chris Walters	REVIEW COMPLETE	See comments
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Notes:

There is public water main stubbed back to the proximity of the building. If a new service is required, please contact Tom Krause at [tkrause@waukesha-water.com](mailto:tkrause@waukesha-water.com)