



DEPARTMENT OF PUBLIC WORKS

Fred Abadi, PhD, PE, Director

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ENGINEERING COMMENTS FOR PLAN COMMISSION AGENDA Wednesday October 22, 2014

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#14-1240 Minutes for the Meeting of October 8, 2014.
- V. Business Items
PC14 -0124 H. O. Bostrom Co., Inc. - Final Site Plan & Architectural Review
 1. The following items should be submitted:
 - a. Permits needed for the project will include:
 - i. Storm Water/Erosion Control permit, if over 3,000 square feet will be disturbed.
 - b. Applicable fees per Chapter 32.07(b). The Engineering Division requires any Bonds or Agreements required by the Plan Commission and Council.
 - c. Chapter 32.07(b)(2): Once all submittal items are completed, submit all items listed in sub.(b)(1)(A)-(G) in digital form for City filing.

Property Survey Sheet 1 of 2

1. Wisconsin Administrative Code A-E 7.04 Descriptions:
 - a. A legal description for the property should be included on the Property Survey.

ENGINEERING DIVISION
Paul G. Day, PE
City Engineer
130 Delafield St
Waukesha, WI 53188
262-524-3600
Fax – 262-524-3898

MUNICIPAL PARKING SERVICES
Patti Cruz
Parking Supervisor
241 South St
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262-524-3622
Fax – 262-650-2573

STREETS DIVISION
300 Sentry Dr
Waukesha, WI 53186
262-524-3615
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WASTEWATER TREATMENT PLANT
Jeff Harenda
WWTP Manager
600 Sentry Dr
Waukesha, WI 53186
262-524-3625
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WAUKESHA METRO TRANSIT
Brian Engelking
Transit Director
2311 Badger Dr
Waukesha, WI 53188
262-524-3594
Fax – 262-524-3646

2. Wisconsin Administrative Code A-E 7.05 Maps:
 - a. (4) Describe all monuments used for determining the location of the parcel. The property corners between the reverse curves and at the southwest corner along the north right-of-way line of Progress Avenue should be set if not existing, to mark the City's right-of-way.
3. The legend shows existing bollards for property corners along South Prairie Avenue. Please confirm if this symbol is an error.

Proposed Site/Grading Plan Sheet 2 of 2

1. This sheet also shows the proposed erosion control measures.
2. A 10 foot wide utility easement is shown along the west property line. The proposed parking lot and ditch grading are shown in the easement. Please confirm that the proposed work in the easement area will not violate the conditions of the utility easement. Submit a copy of the easement for City filing.
3. Chapter 32.09(c)(4): Locations of soil stockpiles should be shown, if applicable. Any soil stockpile that remains on the site for more than 30 days should be stabilized.
4. Chapter 32.09(c)(11): Topsoil and seed restoration specifications should be added to the Drawings.
5. Chapter 32.09(c)(14): Final site stabilization requirements should be added.
6. Chapter 32.09(c)(15): Temporary site stabilization requirements should be added. Any disturbed site that remains inactive for 7 days should be stabilized with temporary measures. Winter seeding and stabilization notes should be added.
7. Chapter 32.09(d)(2)(iv): All woodland areas, those proposed to be lost or transplanted during construction and acres or numbers of each. For woodlands proposed to be lost, show individual trees larger than eight (8) inches in diameter that are located within twenty (20) feet of proposed grading boundaries.
8. Chapter 32.09(d)(2)(xiv): A construction sequence should be added to the Drawing. Inspection requirements should be added to verify that critical elements of the plan are successfully accomplished such as inspecting that the liner is installed, and the existing cap is not damaged, etc.
9. The existing building has a sanitary sewer lateral connecting the City's sewer main. Please provide a sewer lateral video to City for review and approval. Contact the City Engineering Department for the video format. If lateral maintenance is needed, then the lateral improvements may need to be included as part of this project. The lateral pipe and connection to the main may need to be lined or relayed to reduce infiltration into the City's sanitary sewer system or improve the structural integrity.

PC14 -0125 La Casa de Esperanza Kindergarden Classrooms, 403 Arcadian Avenue – Rezoning

1. The following items should be submitted:
 - a. Applicable fees per Chapter 32.07(b). The Engineering Division requires any Bonds or Agreements required by the Plan Commission and Council.

- b. The existing building has a sanitary sewer lateral connecting the City's sewer main. Please provide a sewer lateral video to City for review and approval. Contact the City Engineering Department for the video format. If lateral maintenance is needed, then the lateral improvements may need to be included as part of this project. The lateral pipe and connection to the main may need to be lined or relayed to reduce infiltration into the City's sanitary sewer system or improve the structural integrity.

ALTA/ACSM Survey

1. The Survey includes lands owned by the City of Waukesha as part of the site development submittal. Please submit easement documentation for City approval of use of the City lands for the development.
2. The Survey shows property lines around the City parking lot that differ from the City's records. Please submit copies of the legal description for the City parcel.
3. In accordance with Wisconsin Administrative Code A-E 2.02(4): Each sheet of plans, drawings, documents, specifications and reports for architectural, landscape architectural, professional engineering, design or land surveying practice should be signed, sealed, and dated by the registrant or permit holder who prepared, or directed and controlled preparation of, the written material. The Survey is not signed, stamped, or sealed.
4. A 10-foot strip for right-of-way is shown south of the site. The document number for the document describing the right-of-way should be listed.
5. The symbols shown in the legend do not match the symbols used on the Survey for the set iron pipes.

According to the Waukesha County GIS aerial mapping, the parking lot for this site appears to be located on lands owned by the City of Waukesha.

ID#14-1238 Hazard Identification Request - 1831 Meadow Lane

1. No comments.

ID#14-0979 Plan Commission Information

1. No comments.

PC14 -0126 Zoning Code Modification - Modify height restrictions in most zoning districts.

1. No comments.