



DEPARTMENT OF PUBLIC WORKS

Fred Abadi, PhD, PE, Director

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ENGINEERING COMMENTS FOR PLAN COMMISSION AGENDA Wednesday February 11, 2015

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#15-1898 Minutes for the Meeting of January 14, 2015.

ID#15-1897 Corrected Minutes for the Meeting of November 12, 2014.

V. Business Items

PC15 -0154 Hall Automotive, 704 Bluemound Road – Resubmittal
General

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 or Chapter 32.08(c).
 - b. A copy of the approved Wisconsin Department of Natural Resources NR 216 Notice of Intent permit and Waukesha County permits should be submitted to the City for review and filing when received.
 - c. Once all submittal items are completed, submit all items listed in sub.(b)(1)(A)-(G) in digital form for City filing.

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
Waukesha, WI 53188
262-524-3622
Fax – 262-650-2573

STREETS DIVISION
300 Sentry Dr
Waukesha, WI 53186
262-524-3615
Fax – 262-524-3612

WASTEWATER TREATMENT PLANT
Jeff Harenda
WWTP Manager
600 Sentry Dr
Waukesha, WI 53186
262-524-3625
Fax – 262-524-3632

WAUKESHA METRO TRANSIT
Brian Engelking
Transit Director
2311 Badger Dr
Waukesha, WI 53188
262-524-3594
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Existing Site Plan, Sheet 1 of 6

1. An aviation easement exists on the property. The proposed building height is 916.999. Please confirm that the proposed building will not infringe on the height restrictions of 917 feet above sea level and 22 feet above ground as part of the final site as-built survey.

Grading and Erosion Control Plan, Sheet 2 of 6

1. Chapter 32.10(c)(21): Locations of existing and proposed easements or other known site restrictions should be shown. Verify locations of We-Energies easements as noted above. Grading is shown within a 60 foot wide grading easement noted as “Waukesha County Grant to Automotive Holding Corporation”. The document number should be added to the plan. Please provide a copy of this easement to City for review and filing.
 - a. The reply letter dated January 12, 2015 from Josh Radomski states that “upon further investigation, we realize that no grading easement exists with the County”. Provide written documentation of grading plan approval from Waukesha County to authorize grading the 60 feet wide by 440 feet long section of Waukesha County airport land.
2. Confirm use of flat curb with Community Development department. Typically, a curb head is needed.
3. Proposed grading and a 12-inch storm sewer pipe are shown on the adjoining lands to the northwest. Please confirm that a grading easement has been obtained.

Utility Plan, Sheet 3 of 6

1. The bench of the City manhole should be filled in where the sanitary sewer lateral discharge is to be removed. When Hall’s contractor abandons the lateral connection to the dead end MH, the pipe connection shall be mortared up and the invert from the center of the MH to the old lateral connection shall be filled in.
2. An inspection by a City inspector will be needed to check the abandonment and connection installation.
3. A proposed 18-inch storm sewer pipe and 12-inch storm sewer pipe are shown on the adjoining property to the northwest. Submit copies of easement for grading. Add asphalt paving restoration notes for disturbances on the adjoining property.
4. A second existing sanitary lateral tap location is shown in the City’s records at 167 feet from the downstream MH (or approx. 90 feet downstream from the dead end MH). If this lateral connection will not be utilized, the tap shall be capped at the main.
5. The sanitary sewer main should be televised, in addition to the lateral, after the work is completed.

Erosion Control Plan Sheet 4 of 6

1. No comments.

Construction Details Plan, Sheet 5 of 6

1. No comments.

Property Survey, Sheet 6 of 6

1. An aviation easement exists on the property. The proposed building height is 916.999. Please confirm that the proposed building will not infringe on the height restrictions of 917 feet above sea level and 22 feet above ground as part of the final site as-built survey.
2. The Property Survey should be stamped by a Professional Land Surveyor registered in the State of Wisconsin and not a Professional Engineer.

Storm Water Management Plan

1. No comments.

Storm Water Maintenance Agreement

1. The latest storm water management maintenance template agreement should be prepared for the storm water facility.
2. The storm water facility easement boundary description and exhibit should be included as part of the agreement.

ID#14-1618 Meadow Ridge Apartments - Reconsideration of Final Site Plan Modification (revised transformer locations)

1. City of Waukesha Subdivision and Platting Ordinance Chapter 23.06(8): Transformers cannot be located in the required front yard or required street side yard.

PC14 -0150 Zoning Code Modification, 22.38 and 22.39 - Changes related to beverages and their bottling.

1. No comments.

PC14-1530 Zoning Code Modification, 22.22 Shoreland Zoning - Changes to the ordinance to contain certain language as required by recently passed State legislation.

1. No comments.