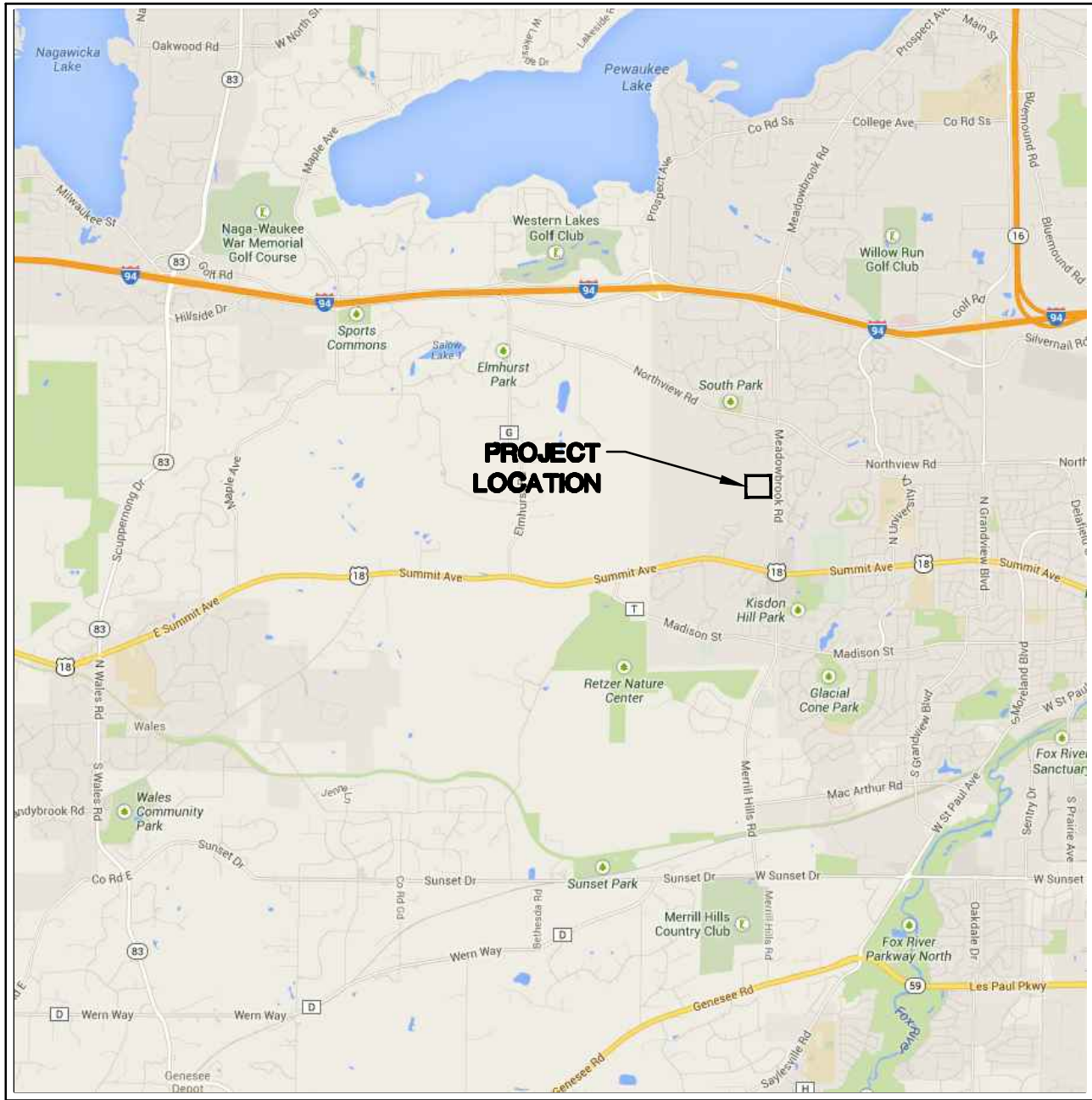


GENERAL NOTES

- 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 (SSSWCW)
-THE WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, LATEST EDITION
-WQNR STORMWATER RUNOFF TECHNICAL STANDARDS.
-WISDOT PAL APPROVED EROSION CONTROL MEASURES LIST, LATEST EDITION.
-CITY OF WAUKESHA TECHNICAL STANDARDS.
- 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 OR AS REQUIRED BY THE CITY OF WAUKESHA.
- THE CONTRACTOR MUST AND IS REQUIRED TO NOTIFY THE CITY OF WAUKESHA SEWER AND WATER UTILITY A MINIMUM OF 48 HOURS IN ADVANCE OF WATER MAIN FILLING, WATER MAIN FLUSHING, WATER MAIN TESTING AND WATER MAIN CONNECTIONS. NO CONNECTION SHALL BE MADE TO THE EXISTING WATER SYSTEM UNTIL SAFE SAMPLES FROM THE NEW MAIN HAVE BEEN OBTAINED.
- ALL WORK WITHIN CITY RIGHT OF WAY AND CITY EASEMENTS TO BE IN ACCORDANCE WITH CURRENT CITY STANDARD SPECIFICATIONS AND DETAILS.
- NOTIFY CITY ENGINEERING DEPARTMENT 5 DAYS PRIOR TO WORK IN CITY RIGHT-OF-WAY.
- LIMITS OF FINAL CITY STREET PAVEMENT AND CURB AND GUTTER REMOVAL AND REPLACEMENTS TO BE MARKED BY CITY ENGINEERING STAFF IN FIELD.

NOTE:
ALL SITE IMPROVEMENTS AND CONSTRUCTION SHOWN ON THE PLANS SHALL CONFORM TO THE CITY OF WAUKESHA DEVELOPMENT HANDBOOK & INFRASTRUCTURE SPECIFICATIONS WHERE THE PLANS DO NOT COMPLY, IT SHALL BE THE SOLE RESPONSIBILITY AND EXPENSE OF THE DEVELOPER TO MAKE REVISIONS TO THE PLANS AND/OR CONSTRUCTED INFRASTRUCTURE TO COMPLY.



LOCATION MAP
NOT TO SCALE



MEADOWBROOK ROAD SENIOR LIVING

PRELIMINARY SITE DEVELOPMENT PLANS

CITY OF WAUKESHA, WISCONSIN



SITE PLAN
SCALE: 1" = 60'



ENGINEER:
TRIO ENGINEERING, LLC
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BROOKFIELD, WI 53045
CONTACT: MR. JOSHUA PUDELKO, P.E., M.S.
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SHEET INDEX

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T1	-	COVER SHEET
C1.0	-	EXISTING SITE & DEMOLITION PLAN
C1.1	-	OVERALL DEVELOPMENT PLAN
C1.2	-	DETAILED SITE PLAN
C2.0	-	OVERALL GRADING PLAN
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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
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DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

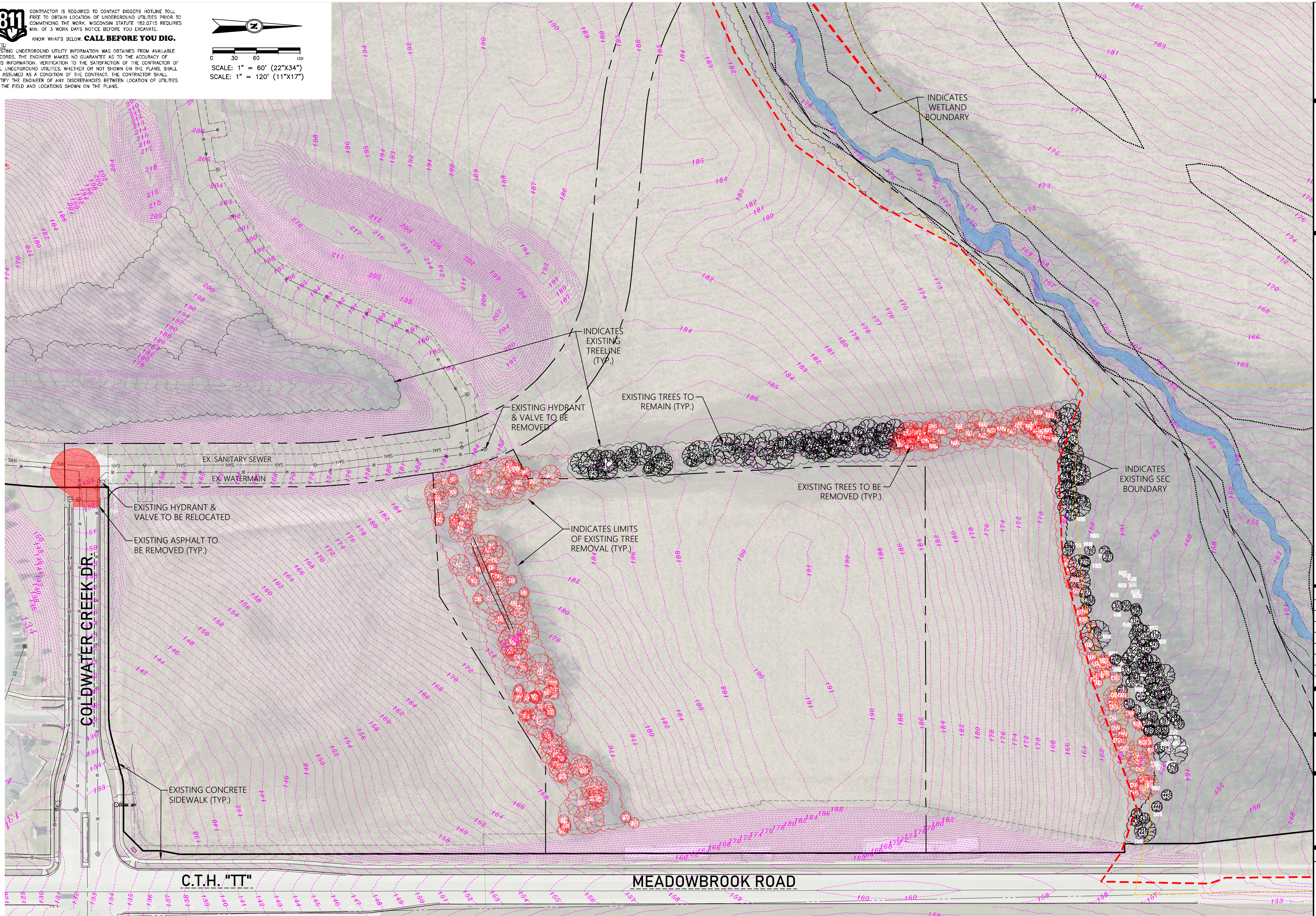
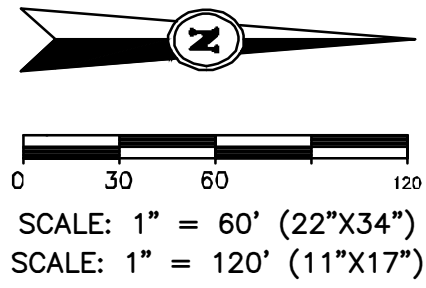
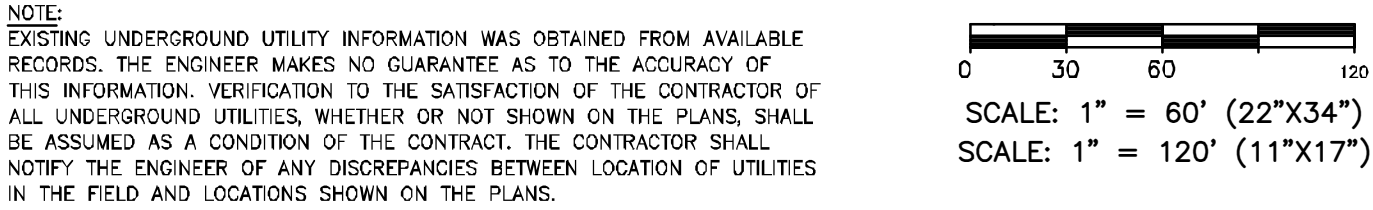
889-05006-01

DESCRIPTION:

COVER
SHEET

SHEET

T1



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DESCRIPTION:

EXISTING SITE &
DEMOLITION PLAN

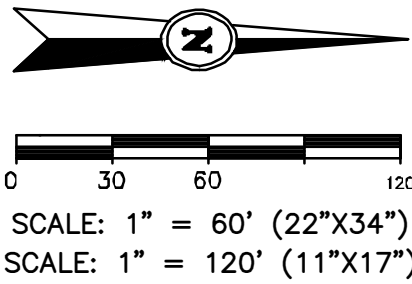
SHEET

C1.0



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KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

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LEGEND:	
	PROPERTY LINE
	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

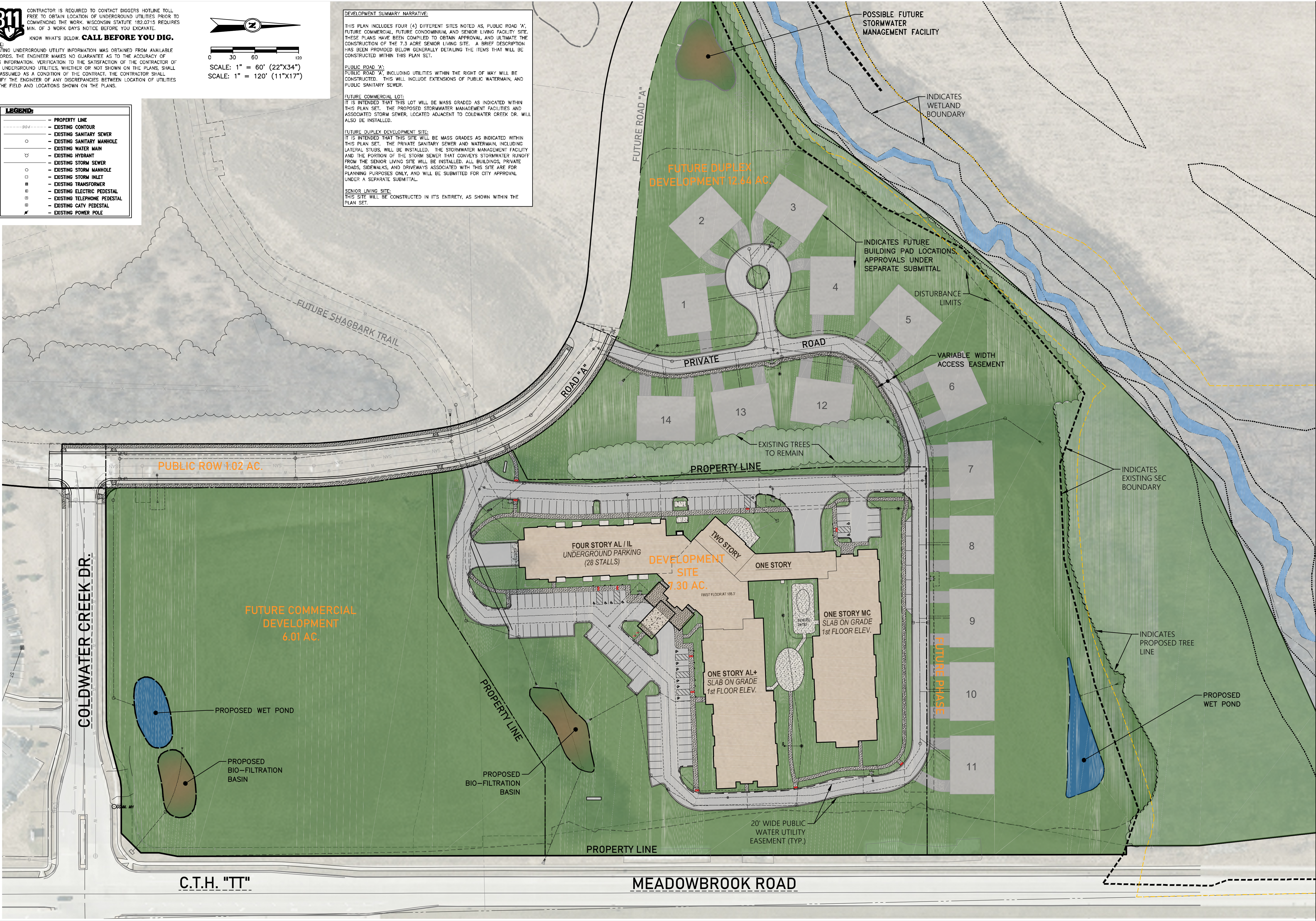
DEVELOPMENT SUMMARY NARRATIVE:
THIS PLAN INCLUDES FOUR (4) DIFFERENT SITES NOTED AS: PUBLIC ROAD "A", FUTURE COMMERCIAL, FUTURE CONDOMINIUM, AND SENIOR LIVING FACILITY SITE. THESE PLANS HAVE BEEN COMPILED TO OBTAIN APPROVAL, AND ULTIMATE THE CONSTRUCTION OF THE 7.3 ACRE SENIOR LIVING SITE. A BRIEF DESCRIPTION HAS BEEN PROVIDED BELOW GENERALLY DETAILING THE ITEMS THAT WILL BE CONSTRUCTED WITHIN THIS PLAN SET.

PUBLIC ROAD "A":
PUBLIC ROAD "A", INCLUDING UTILITIES WITHIN THE RIGHT OF WAY WILL BE CONSTRUCTED. THIS WILL INCLUDE EXTENSIONS OF PUBLIC WATERMAIN, AND PUBLIC SANITARY SEWER.

FUTURE COMMERCIAL LOT:
IT IS INTENDED THAT THIS LOT WILL BE MASS GRADED AS INDICATED WITHIN THIS PLAN SET. THE PROPOSED STORMWATER MANAGEMENT FACILITIES AND ASSOCIATED STORM SEWER, LOCATED ADJACENT TO COLDWATER CREEK DR. WILL ALSO BE INSTALLED.

FUTURE DUPLEX DEVELOPMENT SITE:
IT IS INTENDED THAT THIS SITE WILL BE MASS GRADES AS INDICATED WITHIN THIS PLAN SET. THE PRIVATE SANITARY SEWER AND WATERMAIN, INCLUDING LATERAL STUBS, WILL BE INSTALLED. THE STORMWATER MANAGEMENT FACILITY AND THE PORTION OF THE STORM SEWER THAT CONVEYS STORMWATER RUNOFF FROM THE SENIOR LIVING SITE WILL BE INSTALLED. ALL BUILDINGS, PRIVATE ROADS, SIDEWALKS, AND DRIVEWAYS ASSOCIATED WITH THIS SITE ARE FOR PLANNING PURPOSES ONLY, AND WILL BE SUBMITTED FOR CITY APPROVAL UNDER A SEPARATE SUBMITTAL.

SENIOR LIVING SITE:
THIS SITE WILL BE CONSTRUCTED IN ITS ENTIRETY, AS SHOWN WITHIN THE PLAN SET.



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PROJECT:
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CITY OF WAUKESHA, WISCONSIN
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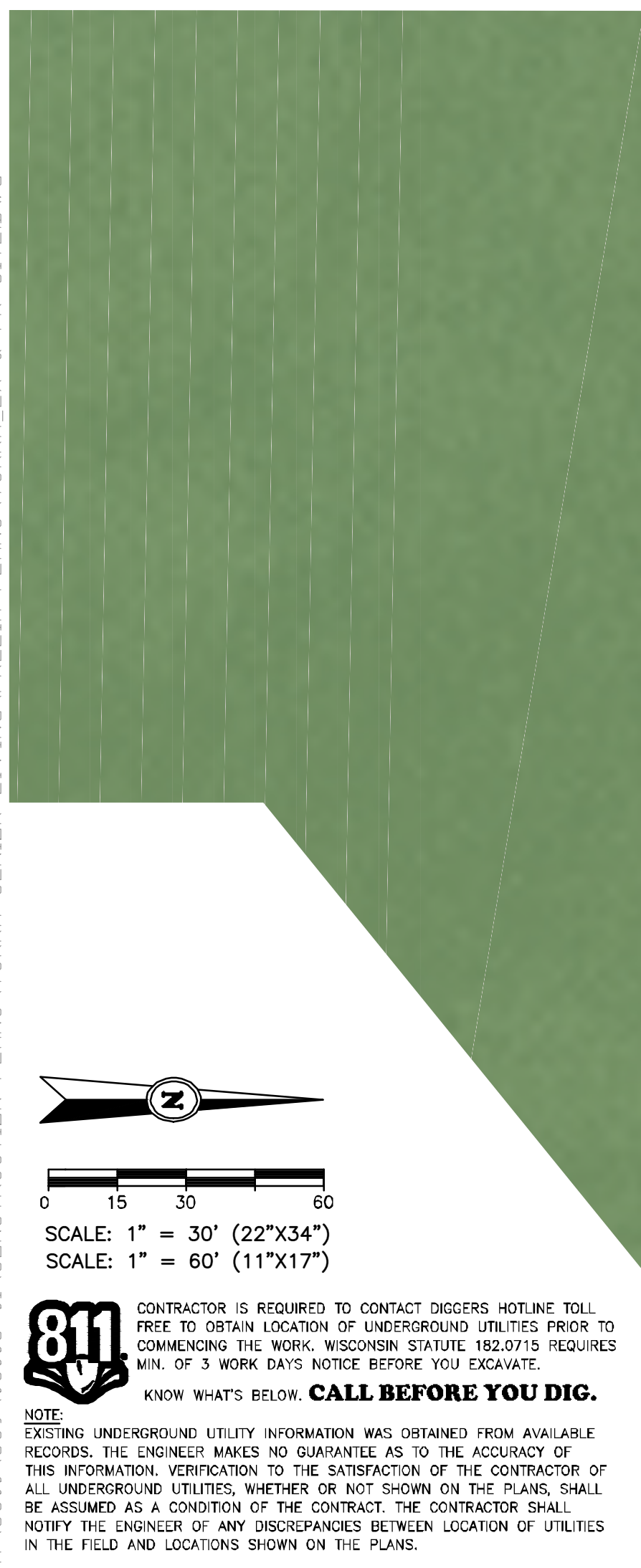
DESCRIPTION:
OVERALL
DEVELOPMENT
PLAN

SHEET
C1.1

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PROPOSED LOT AREA DATA:	
TOTAL LOT AREA:	317,893 S.F. (7.30 Acres)
TOTAL BUILDING AREA:	74,822 S.F. (1.72 Acres) 23.5% of Lot
TOTAL PAVEMENT AREA:	96,891 S.F. (2.22 Acres) 30.5% of Lot
TOTAL OPEN SPACE AREA:	146,180 S.F. (3.36 Acres) 46.0% of Lot
OVERALL DISTURBANCE AREA: 21.69 Acres	
PARKING DATA:	
PROPOSED PARKING SPACES:	
UNDERGROUND SPACES:	28 SPACES
STANDARD SURFACE SPACES:	90 SPACES
HANDICAP SURFACE SPACES:	13 SPACES
BUS SPACE:	1 SPACE
TOTAL SPACES:	132 SPACES

LEGEND:	
---	PROPERTY LINE
---	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



PROJECT:
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DESCRIPTION:

DETAILED SITE
PLAN

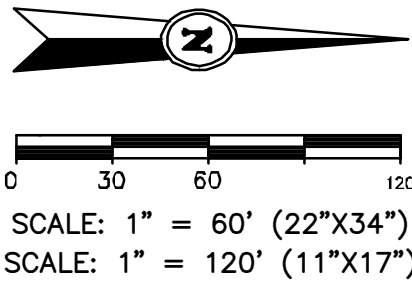
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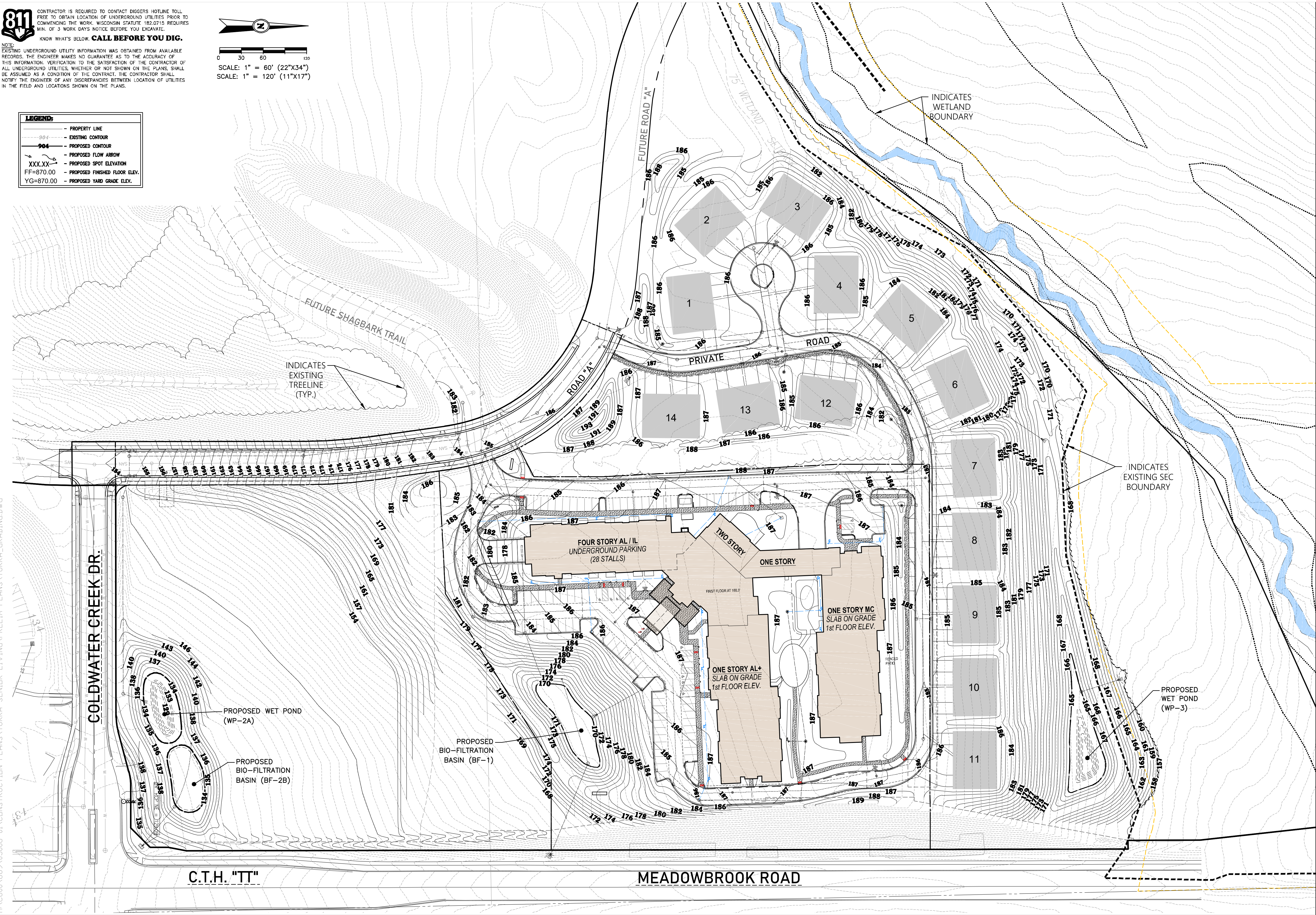


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LEGEND:	
	PROPERTY LINE
	EXISTING CONTOUR
	PROPOSED CONTOUR
	PROPOSED FLOW ARROW
	PROPOSED SPOT ELEVATION
	PROPOSED FINISHED FLOOR ELEV.
	PROPOSED YARD GRADE ELEV.



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OVERALL
GRADING PLAN

SHEET
C2.0

C2.1

AMERICANS WITH DISABILITIES ACT (ADA) MINIMAL REQUIREMENTS:

1. GENERAL CONTRACTOR TO BECOME FAMILIAR WITH AND APPLY THE ADA MINIMAL REQUIREMENTS AND REPORT TO ENGINEER ANY DISCREPANCIES BEFORE CONSTRUCTION.
2. THE MINIMUM CLEAR WIDTH OF AN ACCESSIBLE ROUTE PER CODE IS 36".
3. ALL PROPOSED SIDEWALKS SHALL HAVE A MAXIMUM OF 2.0% CROSS SLOPE AND A MAXIMUM OF 5.0% RUNNING SLOPE.
4. THE GENERAL CONTRACTOR/CONTRACTOR SHALL MEASURE THE SUBGRADE AND ACROSS FORMS PRIOR TO INSTALLATION OF ASPHALT OR CONCRETE IMPROVEMENTS TO ASSURE THE FINAL IMPROVEMENTS WILL MEET THESE MINIMAL ADA REQUIREMENTS. ANY DISCREPANCIES SHALL BE REPORTED TO THE CIVIL ENGINEER PRIOR TO INSTALLATION OF THE IMPROVEMENTS.

RAMPS

5. AN ACCESSIBLE ROUTE WITH A RUNNING SLOPE GREATER THAN 1:20 (5.00%) IS A RAMP AND SHALL COMPLY WITH THE RAMP REQUIREMENTS.
6. AN ACCESSIBLE ROUTE MAY CROSS OPEN PAVEMENT OR FOLLOW A RAMP AS REQUIRED BY SITE-SPECIFIC CONDITIONS. THE RUNNING SLOPE OF AN ACCESSIBLE ROUTE ACROSS OPEN PAVEMENT MUST NOT EXCEED 1:20 (5.00%), WITH A CROSS SLOPE NOT EXCEEDING 1:50 (2.00%). SLOPES EXCEEDING 1:20 (5.00%), BUT LESS THAN 1:12 (8.33%), CONSTITUTE RAMPS AND MUST CONFORM TO THE REQUIREMENTS FOR RAMP DESIGN (HANDRAILS, CURBS, LANDINGS, RISE AND RUN LIMITS, ETC.) AS DETAILED ON THE CIVIL AND ARCHITECTURAL PLANS. NO RAMP SHALL HAVE A RUNNING SLOPE EXCEEDING 1:12 (8.33%), NOR HAVE A CROSS SLOPE EXCEEDING 1:50 (2.00%).

CURB RAMPS

7. A CURB RAMP SHALL BE PROVIDED WHEREVER AN ACCESSIBLE ROUTE CROSSES A CURB.
8. CURB RAMPS HAVE A MAXIMUM RISE OF 6", MAXIMUM SLOPE OF 1:12 (8.33%) AND DO NOT REQUIRE HANDRAILS.
9. IF A CURB RAMP IS LOCATED WHERE PEDESTRIANS MUST WALK ACROSS THE RAMP, OR WHERE IT IS NOT PROTECTED BY HANDRAILS, OR GUARDRAILS, IT SHALL HAVE FLARED SIDES; THE MAXIMUM SLOPE OF THE FLARE SHALL BE 1:12 (8.33%).

GRADING PLAN NOTES:

1. IN ALL LOCATIONS WHERE ELEVATIONS ARE SHOWN AS ±, THE ELEVATION HAS BEEN DETERMINED USING INTERPOLATED EXISTING SURVEY GRADES. CONTRACTOR SHALL VERIFY ALL EXISTING MATCH GRADES PRIOR TO CONSTRUCTION OF ANY IMPROVEMENTS WITHIN THE PROXIMITY OF THESE INTERPOLATED GRADES. IF DISCREPANCIES ARE PRESENT CONTRACTOR SHALL REPORT THEM TO THE DESIGN ENGINEER FOR VERIFICATION OF PROPOSED SLOPES PRIOR TO INSTALLATION OF PROPOSED IMPROVEMENTS. DESIGN ENGINEER IS NOT RESPONSIBLE FOR SLOPES OF PROPOSED IMPROVEMENTS BASED ON THESE ± GRADES WITHOUT CONFIRMATION OF EXISTING ELEVATIONS AT TIME OF CONSTRUCTION.

GRADE SPOT SHOT NOTE:

1. SPOT GRADE PREFIX REPRESENT THE SURFACE ELEVATION AT A SPECIFIC POINT. EACH ARE DEFINED AS FOLLO: TOP OF CURB (TC), TOP OF SIDEWALK (TW), PAVEMENT (P), CURB & GUTTER FLANGE GRADE (FL) AND GROUND (G).
2. SPOT GRADE SUFFIX REPRESENTS THE NATURE OF THE SPOT GRADE. EACH ARE DEFINED AS FOLLO: HIGH POINT (HP) AND LOW POINT (LP).

LEGEND:

- PROPERTY LINE
- - - - - EXISTING CONTOUR
- - - - - PROPOSED CONTOUR
- PROPOSED FLOW ARROW
- XXX.XX → PROPOSED SPOT ELEVATION
- FF=870.00 → PROPOSED FINISHED FLOOR ELEV.
- YG=870.00 → PROPOSED YARD GRADE ELEV.



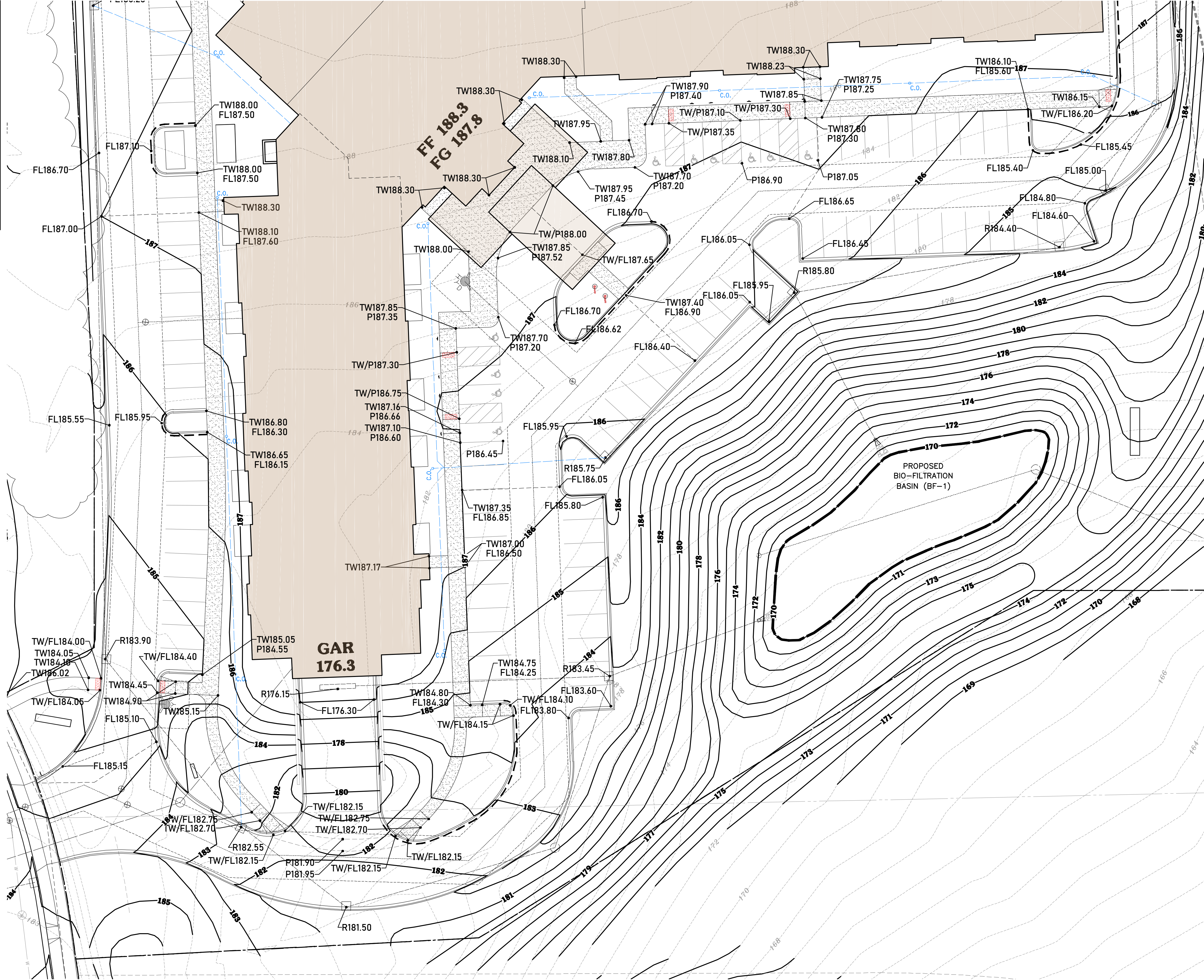
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SCALE: 1" = 20' (22"x34")
SCALE: 1" = 40' (11"x17")



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DESCRIPTION:

DETAILED
GRADING PLAN
(SOUTH)

SHEET

C2.2

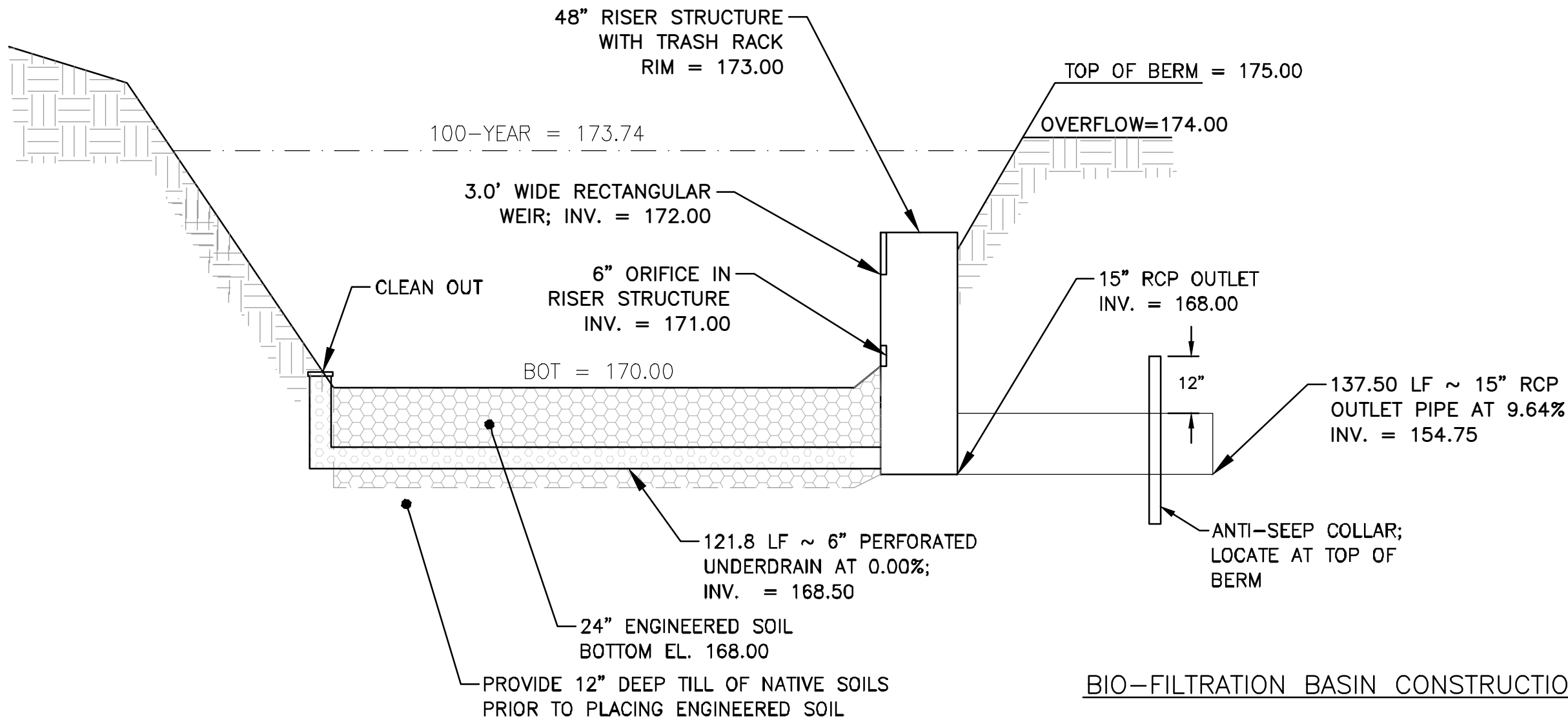
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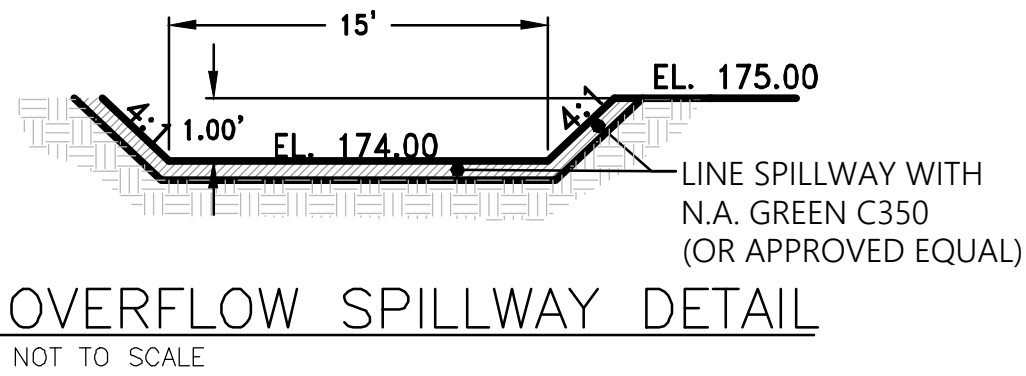
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	PROPOSED FLOW ARROW
	PROPOSED SPOT ELEVATION
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BIO-FILTRATION BASIN BF-1 & OUTFALL DETAIL

BIO-FILTRATION BASIN CONSTRUCTION NOTES

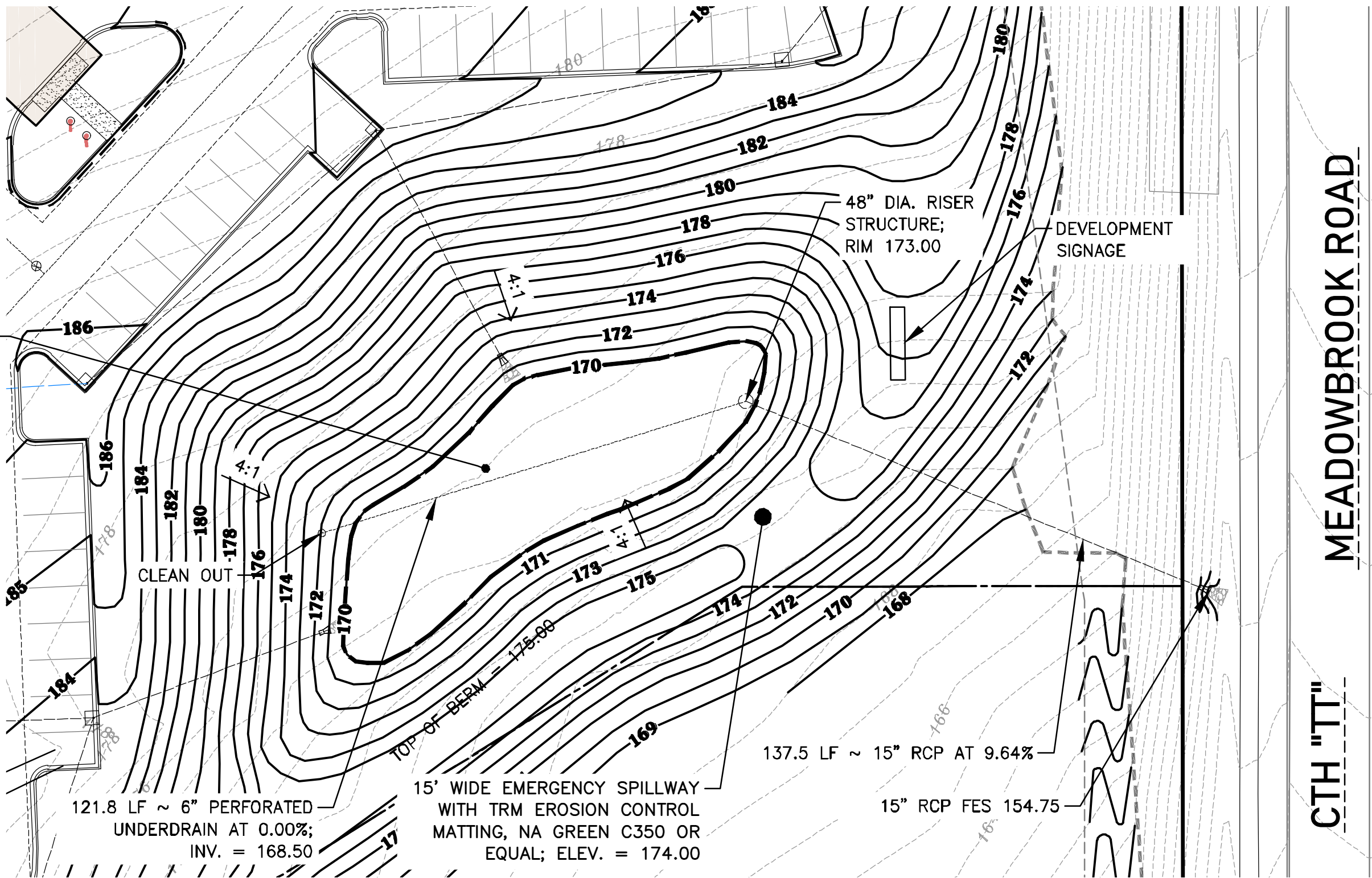
- INFILTRATION DEVICES SHALL NOT BE INSTALLED UNTIL THE SITE IS STABILIZED.
- ONCE CONSTRUCTION OF AN INFILTRATION DEVICE BEGINS, THE INFILTRATION DEVICE SHALL BE CORDONED OFF AND/OR PROTECTED FROM COMPACTION FROM HEAVY EQUIPMENT.
- ENGINEERED SOIL PLACED IN THE INFILTRATION DEVICE SHALL NOT BE COMPACTED.
- PLACEMENT OF ENGINEERED SOILS SHALL BE SUSPENDED IN PERIODS OF RAINFALL AND SNOWMELT AND SHALL REMAIN SUSPENDED IF PONDED WATER IS PRESENT.
- VEGETATION SHALL BE ESTABLISHED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1004 AND/OR PER LANDSCAPE PLAN. UNLESS OTHERWISE NOTED, SEED WITH PRAIRIE MOON NURSERY INFILTRATION BASIN MIX OR FUNCTIONAL PRAIRIE SEEDING EQUIVALENT. FOLLOW SEEDING RATES PROVIDED BY THE SUPPLIER.



BIO-FILTRATION BASIN BF-1	
TOP OF BERM = 175.00	
10' SPILLWAY = 174.00	
BOTTOM = 170.00	
BOT. ENG. SOIL = 168.00	
2-YR = 172.13	
10-YR = 172.68	
100-YR = 173.74	



0 15 30 60
SCALE: 1" = 30' (22"x34")
SCALE: 1" = 60' (11"x17")



BIO-FILTRATION BASIN BF-1



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
6/25/2025	BID SET SUBMITTAL
8/7/2025	PRELIMINARY ENGINEERING
9/22/2025	CITY SUBMITTAL

DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

889-05006-01

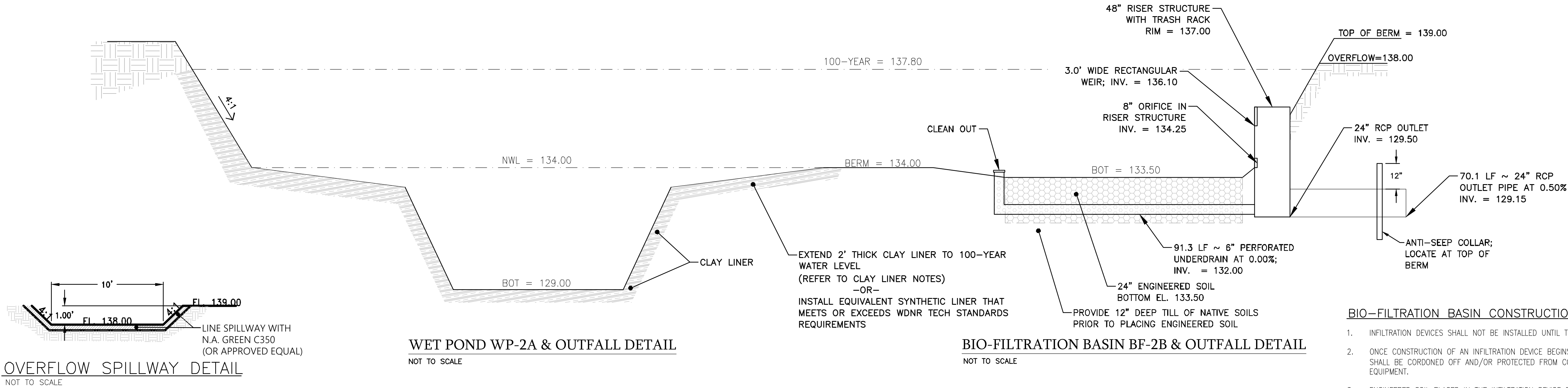
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POND PLAN

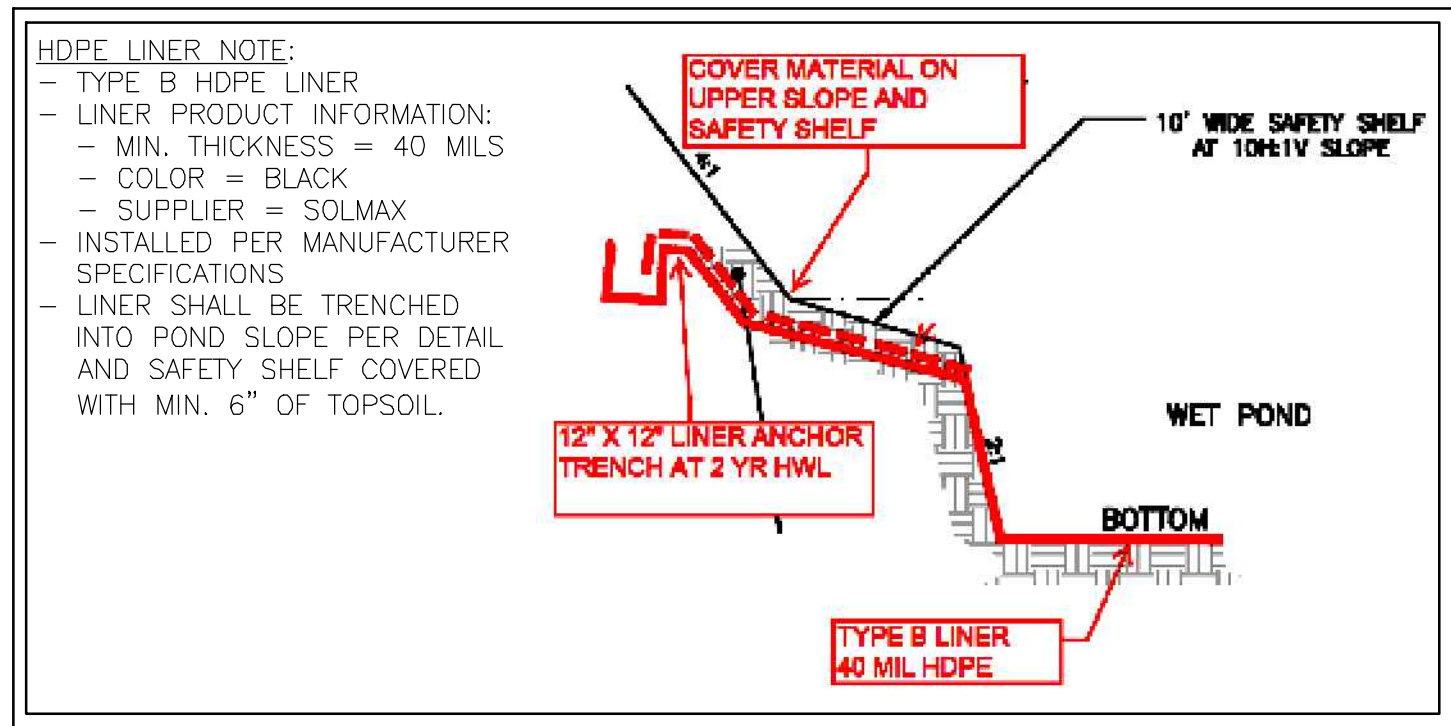
SHEET

C2.3

\\HC800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_GRADING.DWG



WET POND LINER OPTIONS:
A. 2' THICK CLAY LINER (REFER TO CLAY LINER NOTES)
B. BENTONITE GEOSYNTHETIC LINER
C. HDPE LINER (REFER HDPE LINER NOTES)



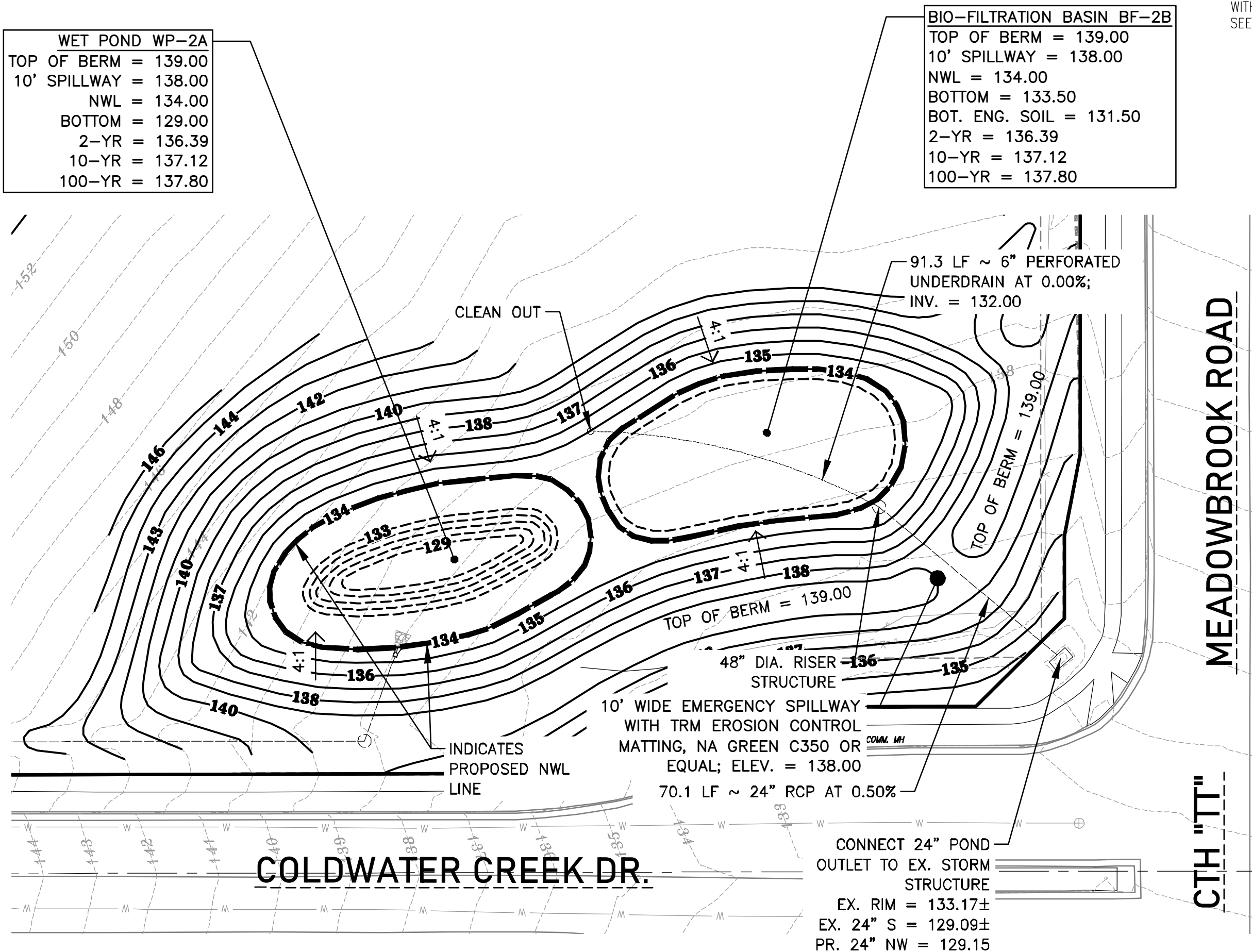
CLAY LINER NOTE:
- 2' THICK CLAY LINER IN ACCORDANCE WITH WDNR TECH. STD. 1001 TYPE B, AND SOILS REPORT.
- CLAY LINER MATERIALS SHOULD BE COMPACTED TO A MINIMUM OF 90 TO 92% DRY DENSITY AS DETERMINED BY MODIFIED PROCTOR (ASTM D1557)
- IF PREDOMINANTLY GRANULAR TEXTURE SOILS AND/OR GROUNDWATER INFLOW IS ENCOUNTERED AT OR BELOW THE BOTTOM ELEVATION OF THE POND, A "SACRIFICIAL" LIFT OF CLAYEY FILL MAY BE REQUIRED TO BE PLACED ALONG THE SIDEWALLS AND BASE PRIOR TO COMMENCING WITH ACTUAL LINER PLACEMENT/CONSTRUCTION TO AID IN ATTAINING A SATISFACTORILY COMPACTED LINER SECTION. THE PLACEMENT OF A "SACRIFICIAL" LAYER IS PARTICULARLY BENEFICIAL IN CREATING A STABLE SUBBASE IN THE EVENT SLIGHT GROUNDWATER SEEPAGE OCCURS.
- GEOTECHNICAL TESTING SHALL BE PERFORMED ON POTENTIAL CLAY LINER MATERIAL TO CONFIRM THAT SPECIFICATIONS ARE MET.
- CLAY LINER SHALL EXTEND UP TO 100-YEAR WATER SURFACE ELEVATION. (EL. 868.74)

TWO-PIECE ANTI-SEEP COLLAR NOTES:
- ANTI-SEEP COLLAR MATERIAL SHALL MATCH OUTLET PIPE MATERIAL.
- ANTI-SEEP COLLARS SHALL BE 1/4" POLYETHYLENE SHEETS WITH COLLAR FOR PIPE; DIMENSIONS SHALL BE AS NOTED ON THE DETAIL.
- INSTALL ANTI-SEEP COLLARS PER MANUFACTURER SPECIFICATIONS.



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.
KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

LEGEND:	
- - - - -	PROPERTY LINE
- - - - -	EXISTING CONTOUR
- - - - -	PROPOSED CONTOUR
- - - - -	PROPOSED FLOW ARROW
XXX.XX	PROPOSED SPOT ELEVATION
FF=870.00	PROPOSED FINISHED FLOOR ELEV.
YG=870.00	PROPOSED YARD GRADE ELEV.



WET POND WP-2A & BIO-FILTRATION BASIN BF-2B

BIO-FILTRATION BASIN CONSTRUCTION NOTES

- INFILTRATION DEVICES SHALL NOT BE INSTALLED UNTIL THE SITE IS STABILIZED.
- ONCE CONSTRUCTION OF AN INFILTRATION DEVICE BEGINS, THE INFILTRATION DEVICE SHALL BE CORDONED OFF AND/OR PROTECTED FROM COMPACTION FROM HEAVY EQUIPMENT.
- ENGINEERED SOIL PLACED IN THE INFILTRATION DEVICE SHALL NOT BE COMPACTED.
- PLACEMENT OF ENGINEERED SOILS SHALL BE SUSPENDED IN PERIODS OF RAINFALL AND SNOWMELT AND SHALL REMAIN SUSPENDED IF PONDED WATER IS PRESENT.
- VEGETATION SHALL BE ESTABLISHED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1004 AND/OR PER LANDSCAPE PLAN. UNLESS OTHERWISE NOTED, SEED WITH PRAIRIE MOON NURSERY INFILTRATION BASIN MIX OR FUNCTIONAL PRAIRIE SEEDING EQUIVALENT. FOLLOW SEEDING RATES PROVIDED BY THE SUPPLIER.



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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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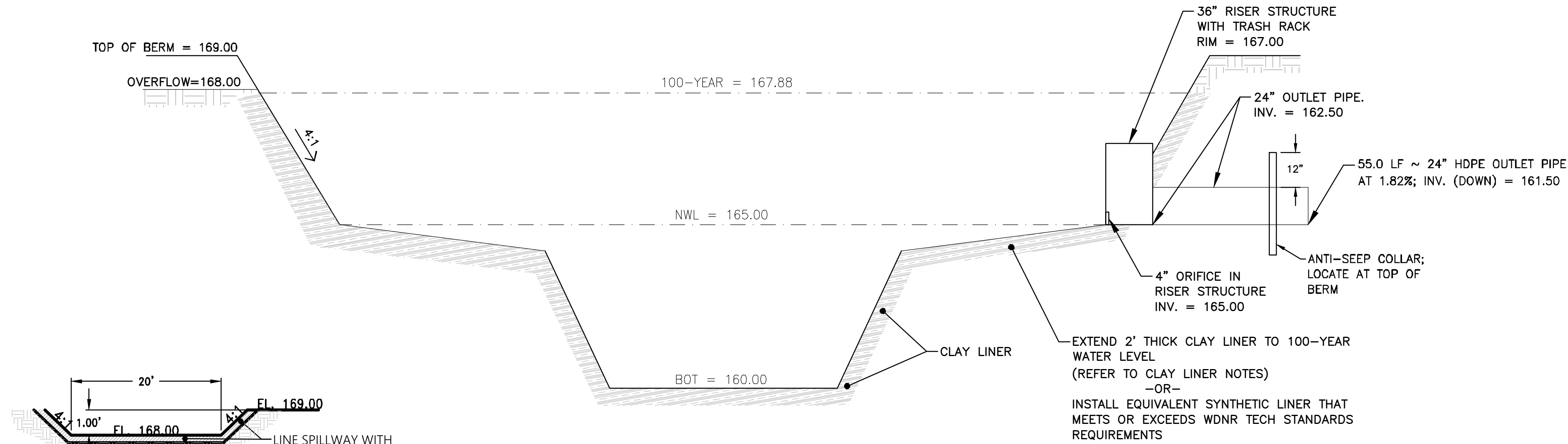
JOB NUMBER:
889-05006-01

DESCRIPTION:
POND PLAN

SHEET

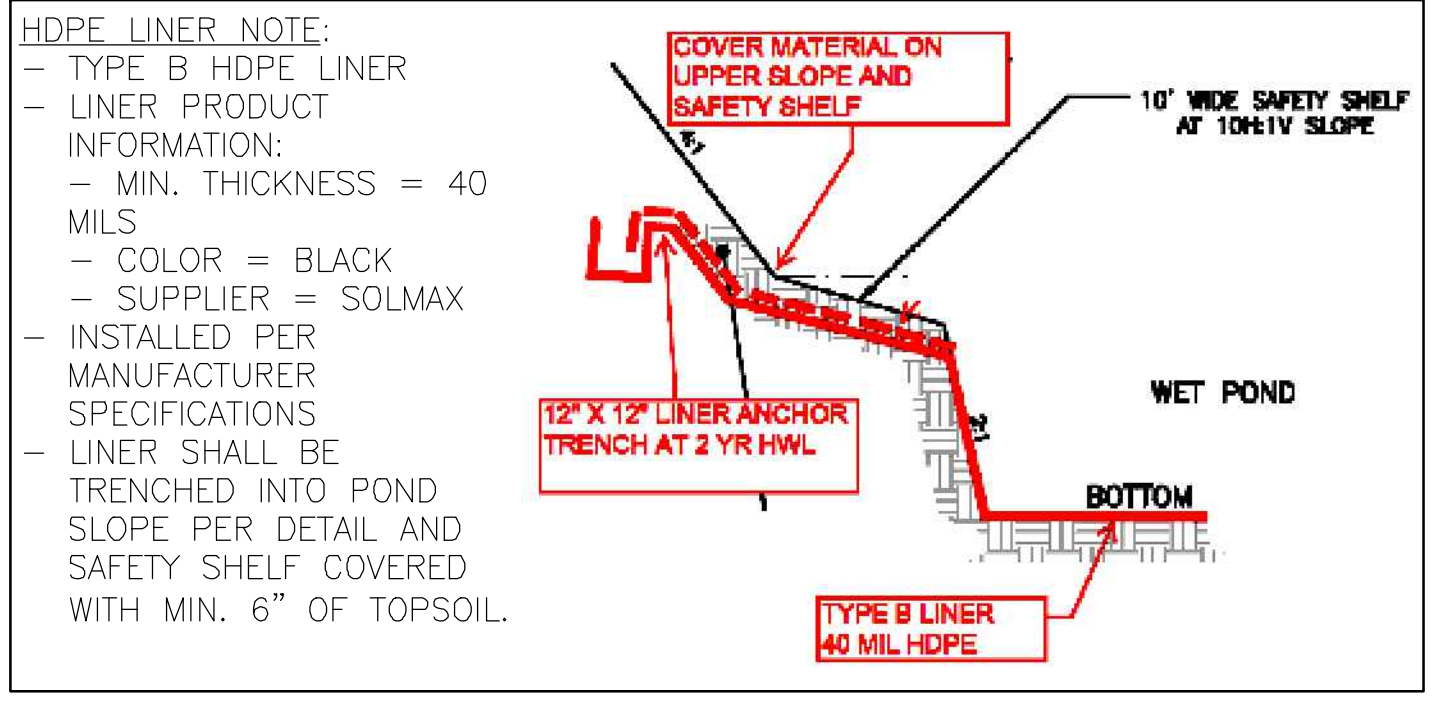
C2.4

H:\C800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_GRADING.DWG



OVERFLOW SPILLWAY DETAIL
NOT TO SCALE

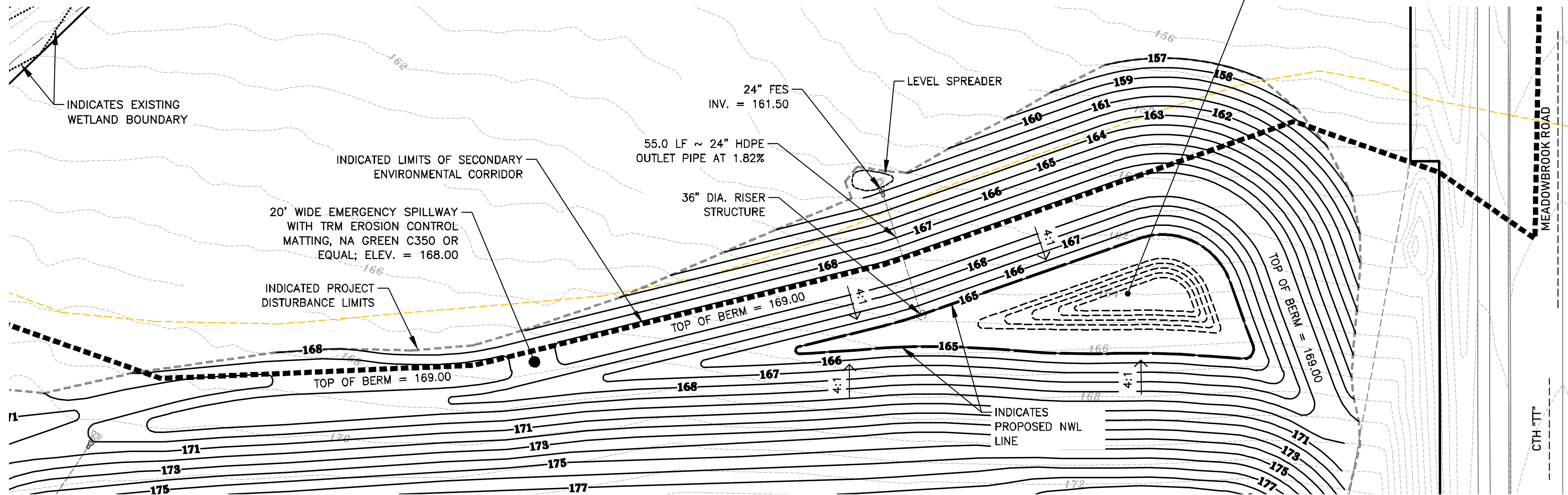
WETPOND (SOUTH POND) & OUTFALL DETAIL
NOT TO SCALE



CLAY LINER NOTE:
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- ANTI-SEEP COLLARS SHALL BE 1/4" POLYETHYLENE SHEETS WITH COLLAR FOR PIPE; DIMENSIONS SHALL BE AS NOTED ON THE DETAIL.
- INSTALL ANTI-SEEP COLLARS PER MANUFACTURER SPECIFICATIONS.

WET POND WP-3
TOP OF BERM = 169.00
20' SPILLWAY = 168.00
NWL = 165.00
BOTTOM = 160.00
2-YR = 167.16
10-YR = 167.47
100-YR = 167.88



WET POND WP-3



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.
KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**
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.



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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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DATE:
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JOB NUMBER:
889-05006-01

DESCRIPTION:
POND PLAN

SHEET

C2.5

1. 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.
2. EROSION CONTROL PLAN: PRIOR TO BEGINNING WORK, THE CONTRACTOR MAY BE REQUIRED TO SUBMIT AN EROSION AND SEDIMENT CONTROL PLAN, DETAILING EROSION CONTROL MEASURES THAT WILL BE USED IN THE VARIOUS STAGES OF CONSTRUCTION FOR APPROVAL BY THE ENGINEER.
3. IMPLEMENTATION: THE CONTRACTOR SHALL NOT BEGIN WORK UNTIL AFTER INITIAL EROSION AND SEDIMENT CONTROL DEVICES ARE IN PLACE AND APPROVED BY THE ENGINEER.
4. EROSION CONTROL MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING:
 - A. DIVERT UPSTREAM RUNOFF FROM FLOWING THROUGH THE CONSTRUCTION SITE.
 - B. PROTECT DOWNSTREAM OR ADJACENT WATERWAYS AND WETLANDS WITH SILT FENCE.
 - C. DELAY STRIPPING TOPSOIL UNTIL REQUIRED FOR CONSTRUCTION.
 - D. PLACE SILT FENCE OR EROSION CONTROL BALES IN DITCHES AND OTHER DRAINAGE WAYS TO EXISTING SEDIMENT AND TO SLOW THE VELOCITY OF EROSION.
 - E. MAINTAIN EXISTING SEDIMENT BARRIERS AS DICTATED BY SITE CONDITIONS.
 - F. PROTECT STORM SEWER SYSTEMS BY THE UPSTREAM END OF CULVERTS WITH SILT FENCE OR EROSION CONTROL BALES.
5. PROMPT REMOVAL OF EXCAVATED MATERIAL.
6. PROPER STORAGE OF BACKFILL AND BEDDING MATERIALS INCLUDING PLACING SILT FENCE OR EROSION CONTROL BALES ON THE DOWNSTREAM SIDES OF SPOIL PILES.
7. CONSTRUCTION OF TRACKING PAD TO CONSTRUCTION SITE TO PREVENT SEDIMENT FROM BEING TRACKED ONTO ROADWAYS.
8. PROMPT (SAME DAY) CLEANUP OF MATERIAL TRACKED ONTO ADJACENT STREETS.
9. TIMELY REPAIRS OF EROSION CONTROL MEASURES.
10. ALL AREAS THAT WILL REMAIN DISTURBED AFTER OCTOBER 15, MUST BE TEMPORARILY SEEDDED AS OF THAT DATE.
11. TEMPORARY EROSION CONTROL MEASURES.
 - A. THE CONTRACTOR SHALL CONSTRUCT TEMPORARY EROSION CONTROL MEASURES, INCLUDING EROSION CONTROL FENCES, 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.
 - B. IF 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.
 - C. ALL DISTURBED AREAS THAT REMAIN INACTIVE FOR SEVEN DAYS OR LONGER SHALL RECEIVE TEMPORARY SEEDING.
12. TREND DOWNSLOPING SHALL BE IN ACCORDANCE WITH WDNR TECHNICAL STANDARDS.
13. EROSION CONTROL FENCE IN ACCORDANCE WITH WDNR TECHNICAL STANDARD DETAILS.
 - A. ALL RIP RAP AT PIPE OUTLETS SHALL BE 3'x5' MEDIUM RIP RAP OVER TYPE F FABRIC PER WDOT SPECIFICATIONS UNLESS OTHERWISE DESIGNATED.
14. EROSION CONTROL INSPECTION AND MAINTENANCE
 - A. SITE BE EROSION CONTROL INSPECTED WITHIN 24 HOURS AFTER SITE RECEIVES 0.5" OF RAIN OR A 24-HOUR PERIOD DURING CONSTRUCTION.
 - B. REPAIR OR REPLACE EROSION CONTROLS THAT ARE DAMAGED OR FAILING.
 - C. ALL AREAS TO BE SEEDDED AND MULCHED SHALL USE WADOT SEED MIXTURE NO. 20. MULCH SHALL APPLIED PER WDOT SPECIFICATIONS USING METHOD B RUFF PLACEMENT.
15. DIVERSION BERMS SHALL BE CONSTRUCTED TO BLOCK AND REDIRECT RUNOFF AS INDICATED ON THE PLAN. SLOPE SHALLS SHALL NOT EXCEED 2:1; TOP WIDTH SHALL BE 2' MIN.; BERM HEIGHT SHALL BE 1.5' MIN. 13 DUST CONTROL - CONTRACTOR SHALL MAINTAIN EXISTING DUST CONTROL MEASURES AND CONSTRUCTION SITE THROUGH CONSTRUCTION PHASING AND TIMELY STABILIZATION OR THE USE OF BMPs SUCH AS SITE WATERING AND MULCH - ESPECIALLY WITH VERY DRY OR FINE SANDY SOILS.
16. TO OBTAIN CITY STORM WATER PERMIT AND PERFORM WEEKLY EROSION CONTROL INSPECTIONS, AND SUBMIT INSPECTIONS TO CITY EROSION CONTROL INSPECTOR AT THE END OF PROJECT, COORDINATE PERMIT TERMINATION WITH CITY EROSION CONTROL INSPECTOR.

- FALL 2025: STAKE WETLAND AND ENVIRONMENTAL CORRIDOR BOUNDARY. INSTALL TRACKING PAD AND SILT FENCE AROUND THE PERIMETER OF THE SITE.
- 1.1. THE WETLAND BOUNDARIES SHOWN ON THE PLANS SHALL BE STAKED PER THE ACTUAL WETLAND FIELD DELINEATION PRIOR TO INSTALLATION OF EROSION CONTROL PERIMETER MEASURES AND SITE DISTURBANCE.
2. FALL 2025: CLEAR AND GRUB SITE.
3. FALL 2025: LATE SEASON (AFTER OCTOBER 15) STABILIZATION NOTES:
 - 3.1 ALL AREAS THAT WILL REMAIN DISTURBED AFTER OCTOBER 15 MUST BE TEMPORARY SEEDED AS OF THAT DATE.
 - 3.2 ANY FINAL SITE STABILIZATION THAT OCCURS AFTER OCTOBER 15 MAY REQUIRE CONTRACTOR TO COVER DISTURBED AREAS WITH THE ANIONIC FORM OF POLYACRYLAMIDE (PAM), PER WDNR TECHNICAL STANDARD 1059 AND W6SDOT PALIST. CONTRACTOR SHALL COORDINATE WITH CITY ENGINEER AND WDNR FOR LATE SEASON STABILIZATION REQUIREMENTS.
4. SPRING 2026: STRIP TOPSOIL AND STOCKPILE INITIAL TOPSOIL ALONG NORTH PERIMETER. SEED AND STABILIZE STOCKPILES IMMEDIATELY UPON COMPLETION OF STOCKPILING.
 - 4.1. ALL EXPOSED SOIL AREAS NOT RESTORED FOR UP TO SEVEN (7) DAYS MUST BE IMMEDIATELY RETURED WITH SEED AND MULCH.
5. SPRING 2026: INSTALL DIVERSION BERMS WITH DITCH CHECKS AND SEDIMENT BASINS. DIRECTING SITE RUNOFF TO SEDIMENT TRAPS AS INDICATED ON THE PLANS.
6. SUMMER 2026: ROUGH GRADE SITE.
7. SUMMER 2026: INSTALL SANITARY SEWER AND WATER MAIN. COMPLETE ALL TESTING AND CONTACT CITY PRIOR TO CONNECTING TO EXISTING MAINS. NOTE THAT THIS STEP MAY BEGIN CONCURRENT WITH ROUGH GRADING ONCE THE UTILITY AREAS HAVE BEEN GRADED TO SUBGRADE.
8. SUMMER 2026: INSTALL STORM SEWER. AND ASSOCIATED EROSION CONTROL MEASURES PER EROSION CONTROL PLAN. NOTE THAT THIS STEP MAY BEGIN CONCURRENT WITH SANITARY SEWER AND WATER MAIN INSTALLATION.
9. SUMMER/FALL 2026: FINISH GRADE THE SITE. NOTE THAT THIS STEP MAY OCCUR CONCURRENT WITH STORM SEWER INSTALLATION.
10. FALL 2026: INSTALL STONE BASE COURSE, CONSTRUCT CURB , AND PLACE BINDER COURSE PAVEMENT. NOTE THAT THIS STEP MAY BEGIN CONCURRENT WITH FINISH GRADING.
11. FALL 2026: RESPREAD TOPSOIL AND PLACE SEED, MULCH, MATTING AND OTHER SITE STABILIZERS AS NEEDED. NOTE THAT THIS STEP MAY BEGIN CONCURRENT WITH FINISH GRADING AND ROAD CONSTRUCTION. ALSO NOTE THAT ANY AREAS, SUCH AS POOL SLOPES, THAT ARE FINISH-GRADED AND TOPSOILED SHALL BE SEEDING, MULCHED AND/OR MATTED IMMEDIATELY AFTER TOPSOIL IS PLACED.
12. FALL 2026/SPRING 2027: REMOVE TEMPORARY SEDIMENT TRAPS AND CONSTRUCT STORMWATER MANAGEMENT BASINS PER PLAN. ENSURE ALL SILT HAS BEEN REMOVED AND NATIVE SOILS HAVE BEEN EXPOSED. PROVIDE 12" DEEP MINIMUM TILL OF NATIVE SOILS PRIOR TO ADDING ENGINEERED SOILS. IF OVER EXCAVATION IS REQUIRED IN THIS STEP, FILL EXCAVATION WITH ON SITE GRANULAR MATERIAL TO ELEVATION NEEDED TO IMPLEMENT BASIN DESIGN.
13. FALL 2026/ LATE SEASON (AFTER OCTOBER 15) STABILIZATION. SEE NOTES ON SEQUENCE STEP.
14. SPRING/SUMMER 2027: REMOVE CONSTRUCTION EROSION CONTROL MEASURES AFTER SITE IS STABILIZED (SUBSTANTIALLY VEGETATED) AND ALL CONSTRUCTION IS COMPLETE.

THE OBJECTIVE IS TO STABILIZE THE SITE WITH 70% VEGETATIVE COVERAGE OF ALL PERSISTENT DISTURBED AREAS BEFORE THE END OF THE GROWING SEASON. THIS WILL BE DONE BY SEEDING OF ALL DISTURBED AREAS WITH PERMANENT VEGETATION BY SEPTEMBER 15, 2022. IF THIS DEADLINE IS MISSED, THEN STABILIZATION WILL BE COMPLETED BY:

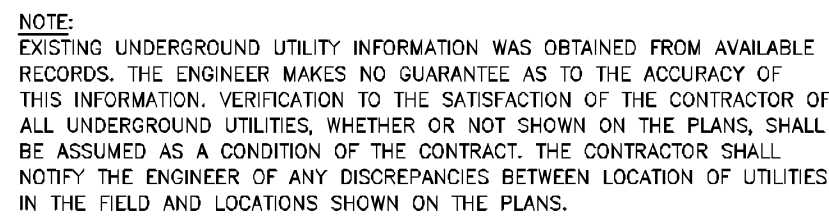
1. SEEDING OF ALL DISTURBED AREAS WITH TEMPORARY SEED MIX (OATS, WINTER WHEAT, ANNUAL RYE) BY OCTOBER 15. PERMANENT SEED MIX MUST THEN BE IMPLEMENTED BY JUNE 1 OF THE FOLLOWING YEAR.
2. IF THE OCTOBER 15 DEADLINE IS MISSED, COVERAGE OF ALL DISTURBED AREAS BY NOVEMBER 1 WITH:
 - a. TOPSOIL, SEED, AND THE MATERIAL CALLED FOR ON THIS PLAN, WHERE TOPSOIL, SEED, AND EROSION CONTROL MATERIAL IS CALLED FOR.
 - b. TOPSOIL, SEED, AND TYPE A SOIL STABILIZER FROM THE WOOD PRODUCT ACCEPTABILITY LIST OR OTHER METHOD.

APPROVED BY THE CITY ENGINEER FOR ALL AREAS WHERE SEED, TOPSOIL, AND MULCH IS CALLED FOR ON THIS PLAN. IF THE NOVEMBER 1 DEADLINE HAS BEEN MISSED, AND THE CITY ENGINEER HAS DETERMINED THAT IT IS INFEASIBLE TO PLACE OIL, THE PERMIT APPLICANT SHALL:

- APPLY TYPE A SOIL STABILIZER FROM THE WDOT PRODUCT ACCEPTABILITY LIST TO ALL DISTURBED AREAS.
- INSTALL DITCH CHECKS IN ALL DITCHES WITH SLOPE GREATER THAN 0.5% AT INTERVALS SUCH THAT THE TOP OF THE SPURWALL DITCH CHECK IS AT THE ELEVATION OF THE FOOT OF THE UPHILL DITCH CHECK. DITCH CHECKS SHALL BE EITHER:
 - TRIANGULAR FOAM-CORE
 - STONE INSTALLED PER THE WDMR TECHNICAL STANDARD COMPOST-FILLED TUBES, OR
 - A COMPARABLE PRODUCT AS APPROVED BY THE CITY ENGINEER.

The diagram illustrates a proposed drainage system layout. It includes a solid line for the property line, a dashed line for the existing contour, and a solid line for the proposed contour. A flow arrow indicates the direction of water flow. A spot elevation of 904 is marked. A silt fence is shown as a line with an 'X'. An inlet protection is shown as a circle. A tracking pad is shown as a shaded area.

- PROPERTY LINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- PROPOSED FLOW ARROW
- PROPOSED SPOT ELEVATION
- PROPOSED SILT FENCE
- PROPOSED INLET PROTECTION
- PROPOSED TRACKING PAD

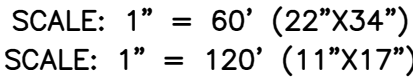


CALL BEFORE YOU DIG.

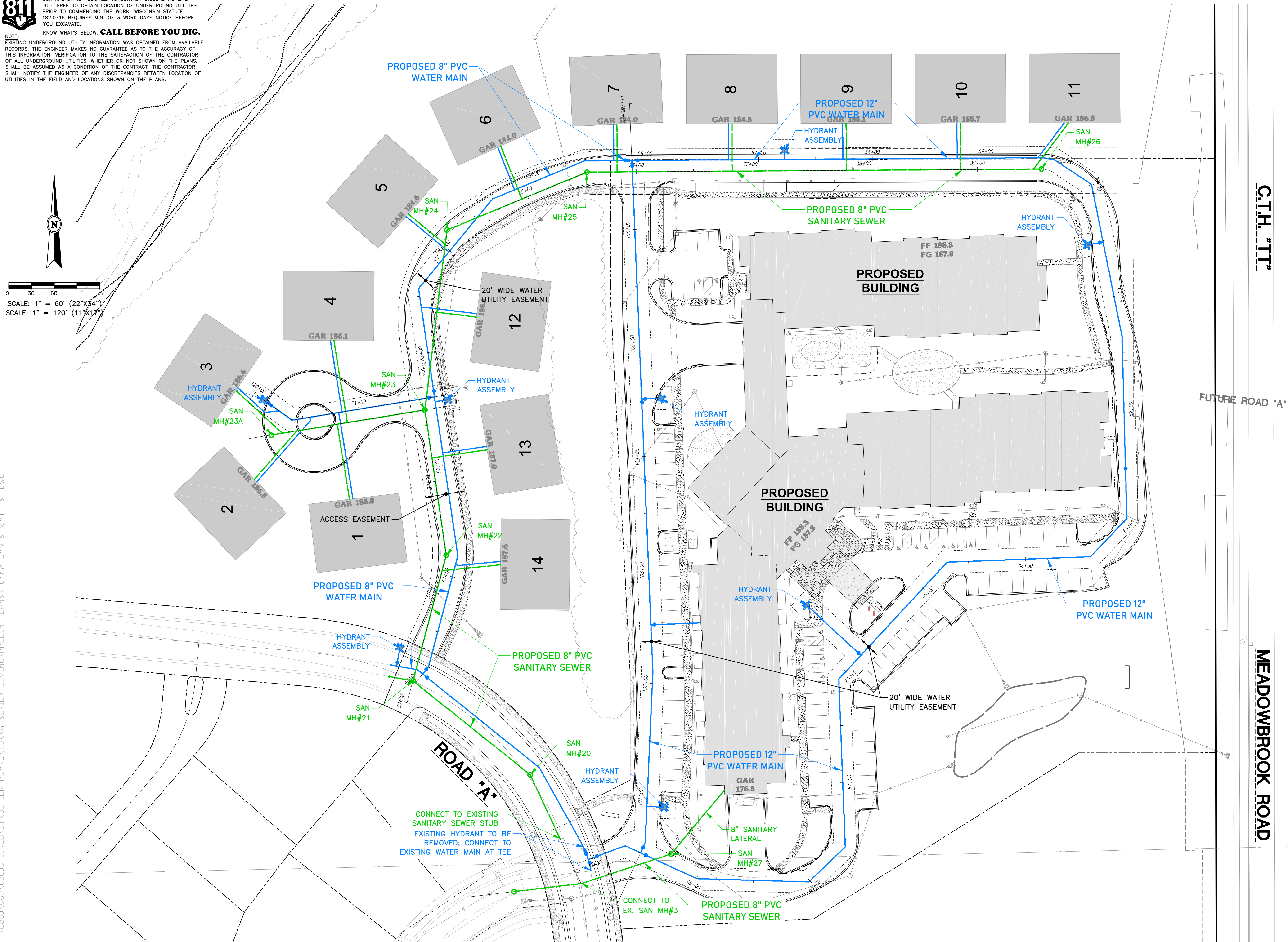
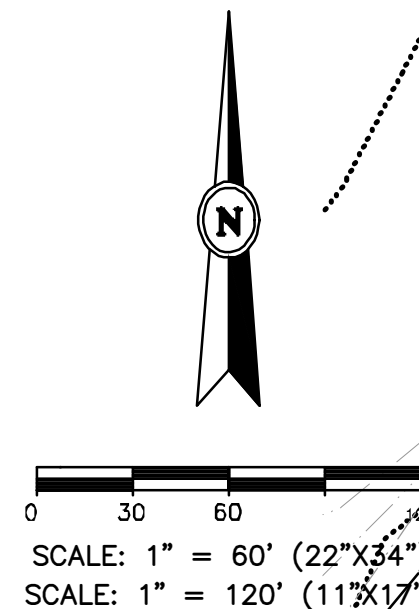
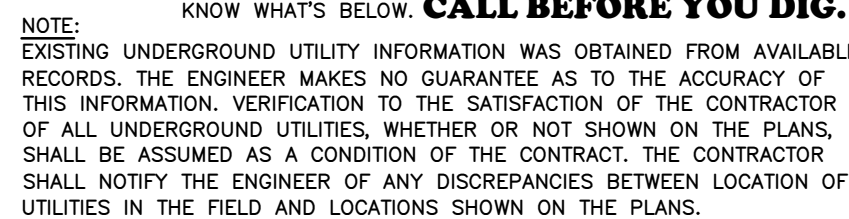


PROJECT:
MEADOWBROOK ROAD SENIOR LIVING

C3.0



MEADOWBROOK ROAD



19035 W. CAPITOL DR., SUITE 20
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpudelko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING

CITY OF WAUKESHA, WISCONSIN

BY: TUKKA PROPERTIES

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JOB NUMBER:

889-05006-01

DESCRIPTION:

SANITARY & WATER SYSTEM PLAN

SHEET

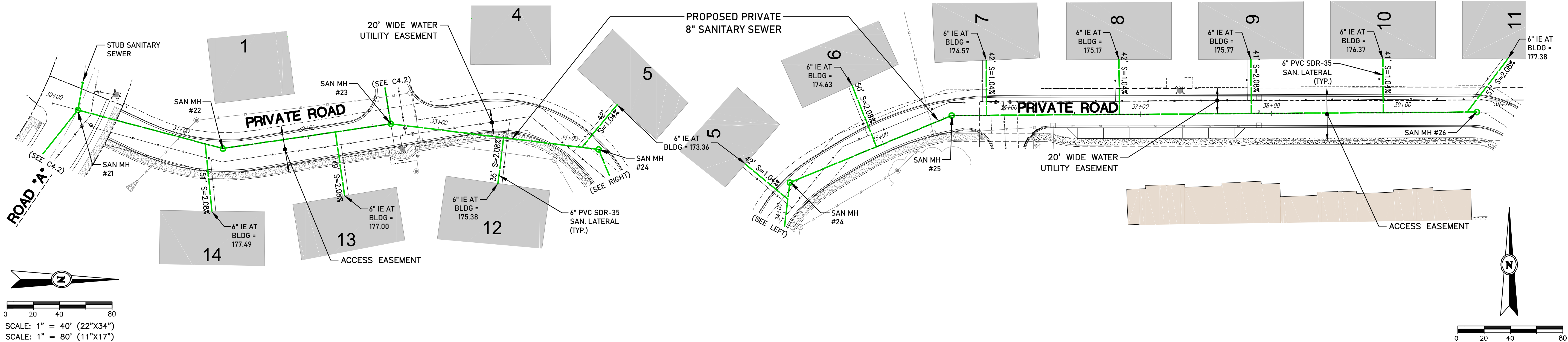
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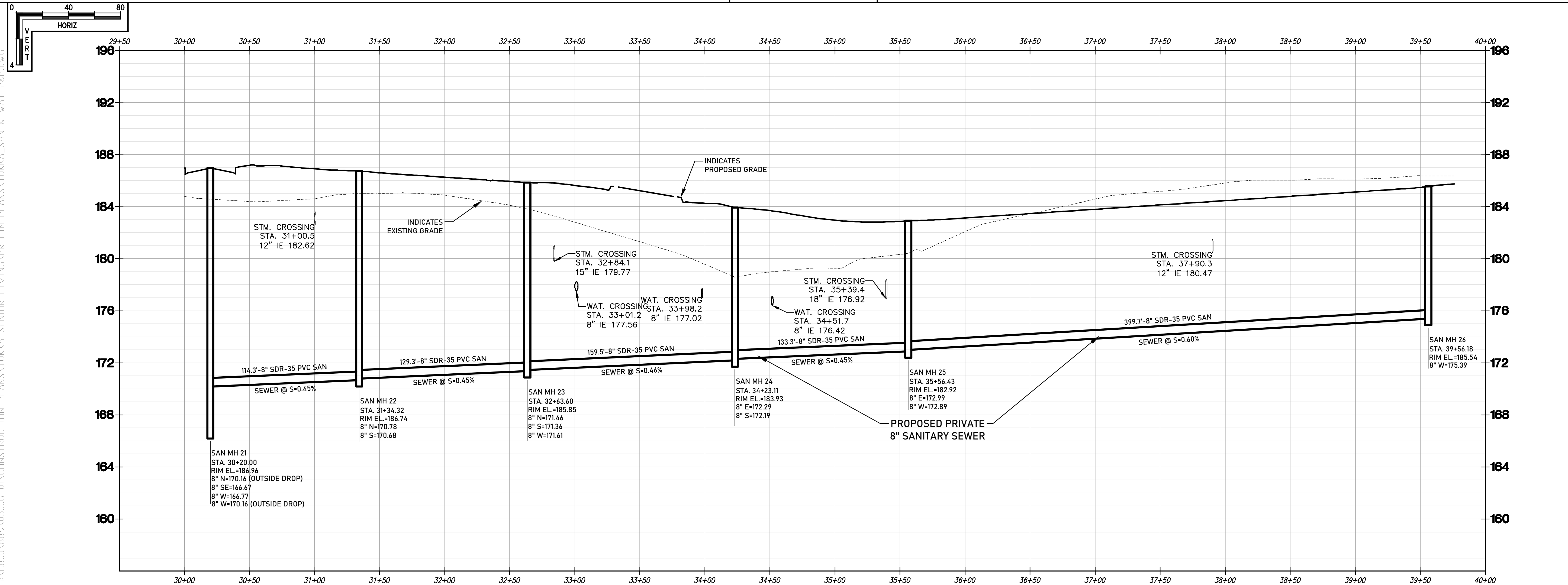
CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE
TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES
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182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE
YOU EXCAVATE.

KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

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.



SANITARY SEWER
FROM: STA: 29+50 TO: STA: 40+00



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PROJECT:
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CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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DESCRIPTION:
SANITARY SEWER
PLAN & PROFILE

SHEET

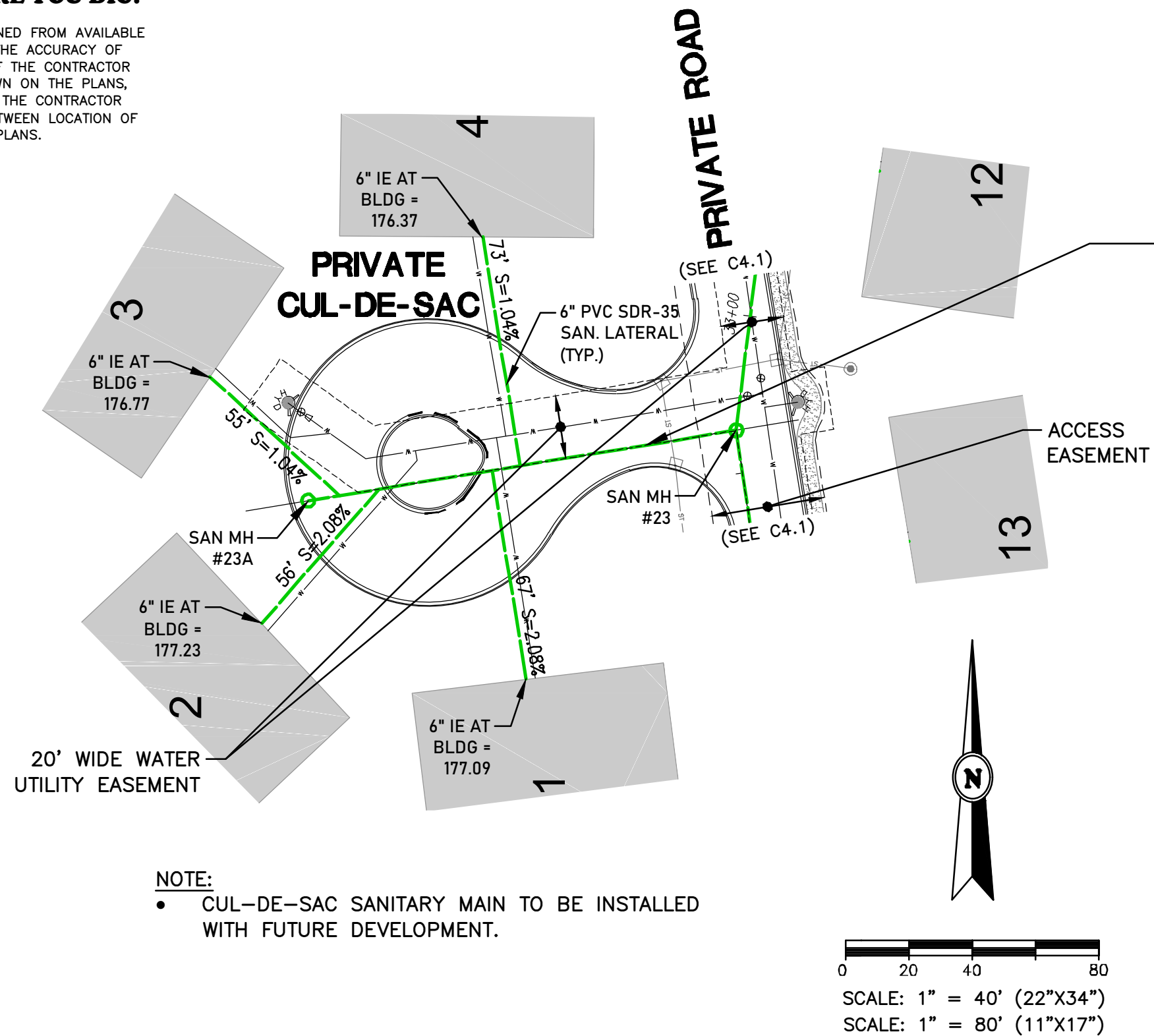
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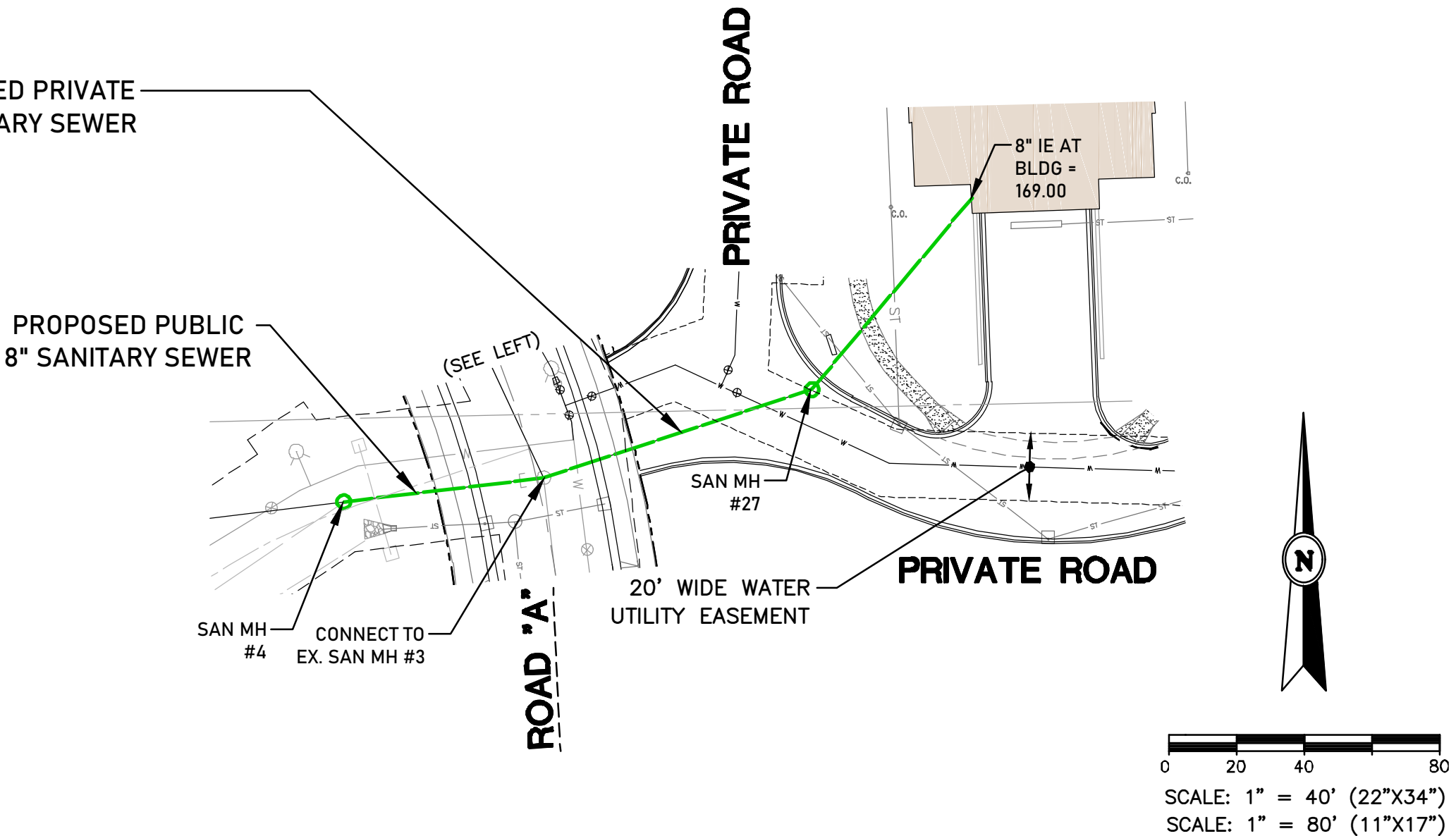
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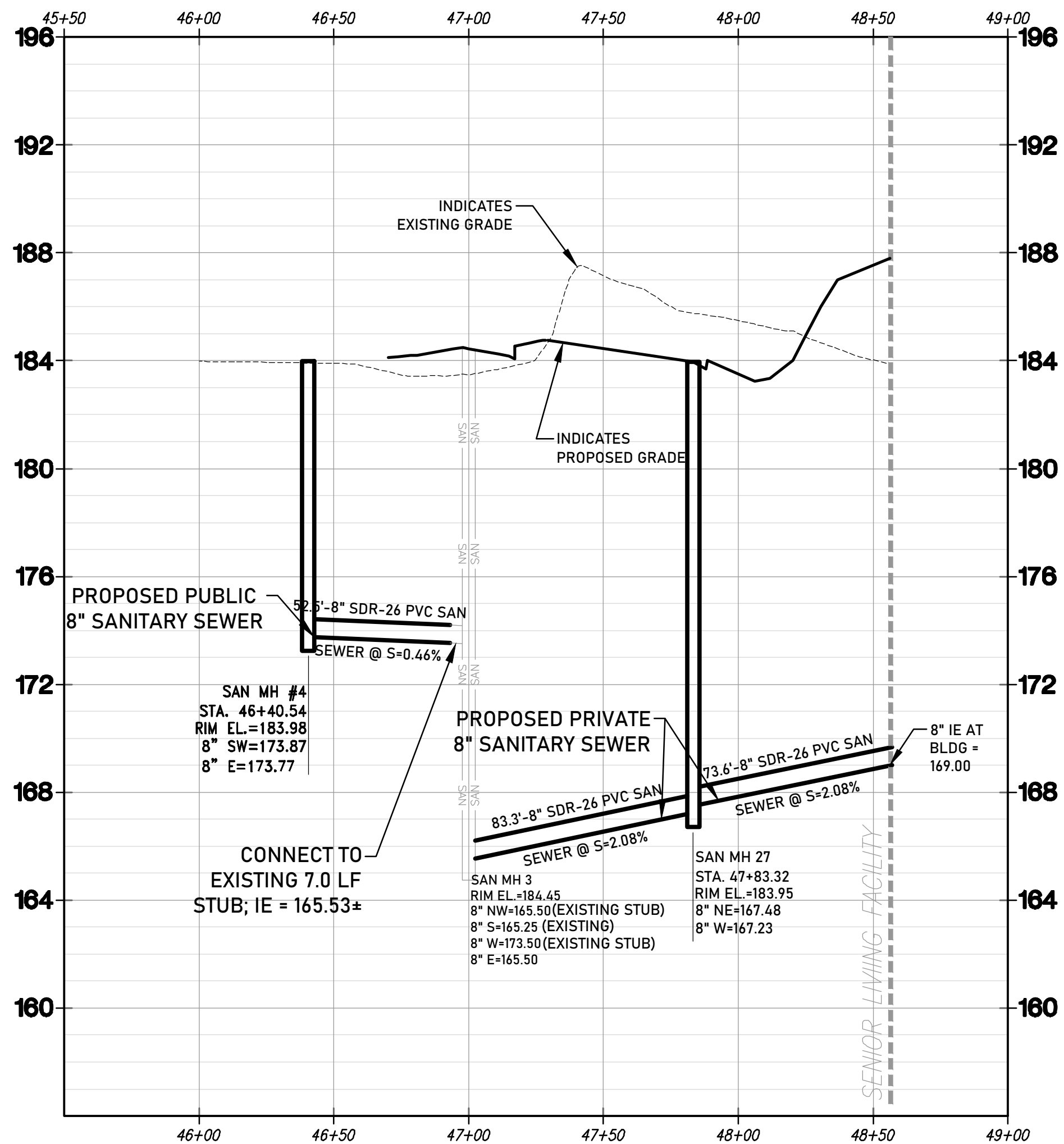
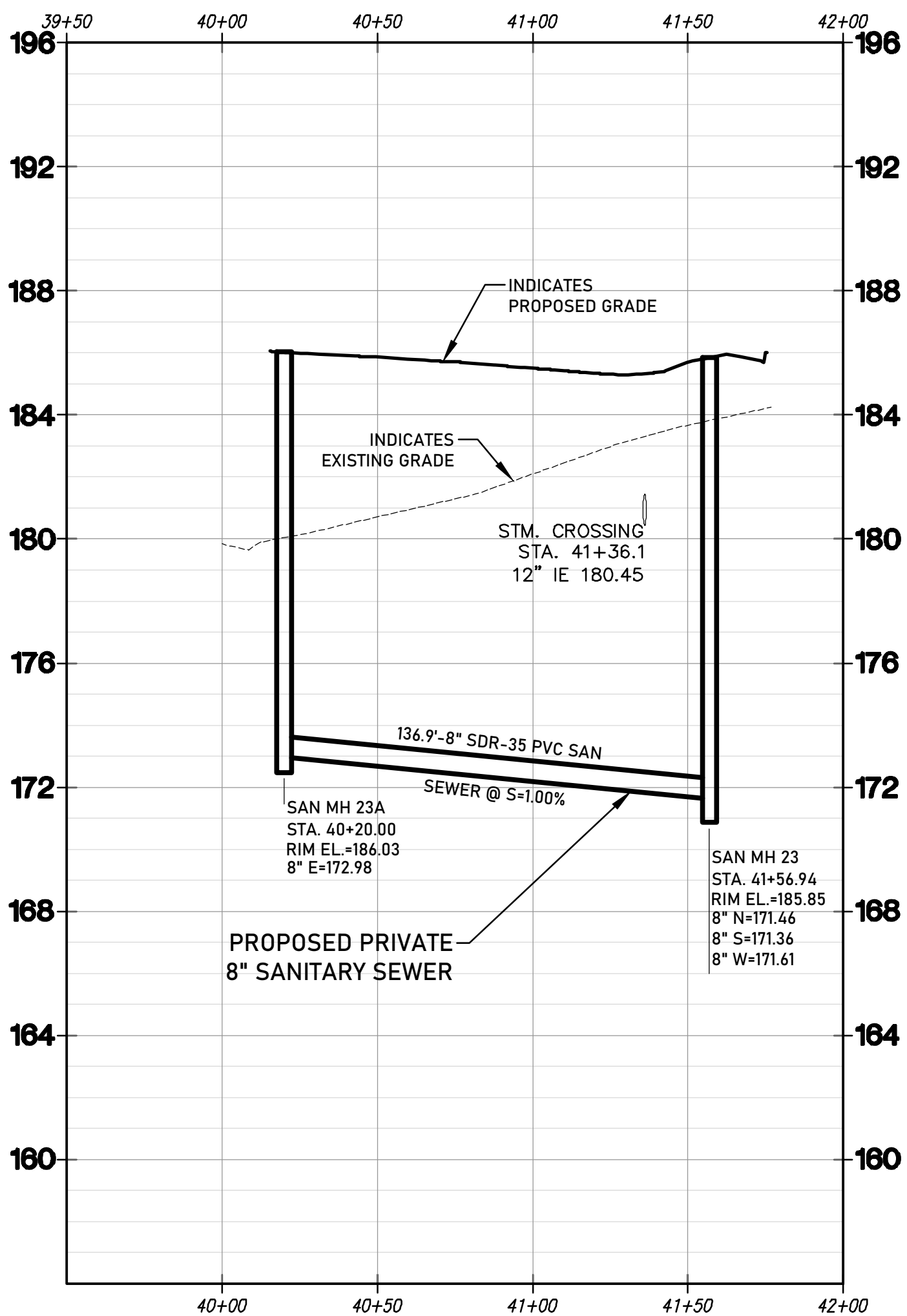
NOTE:
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THIS INFORMATION. VERIFICATION TO THE SATISFACTION OF THE CONTRACTOR OF
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UTILITIES IN THE FIELD AND LOCATIONS SHOWN ON THE PLANS.



SANITARY SEWER
FROM: STA: 39+50 TO: STA: 42+00 & FROM: STA: 46+50 TO: STA: 49+00



H:\C800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_SAN & WAT P&P.DWG



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpadelko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
6/25/2025	BID SET SUBMITTAL
8/7/2025	PRELIMINARY ENGINEERING
9/22/2025	CITY SUBMITTAL

DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
SANITARY SEWER
PLAN & PROFILE

SHEET

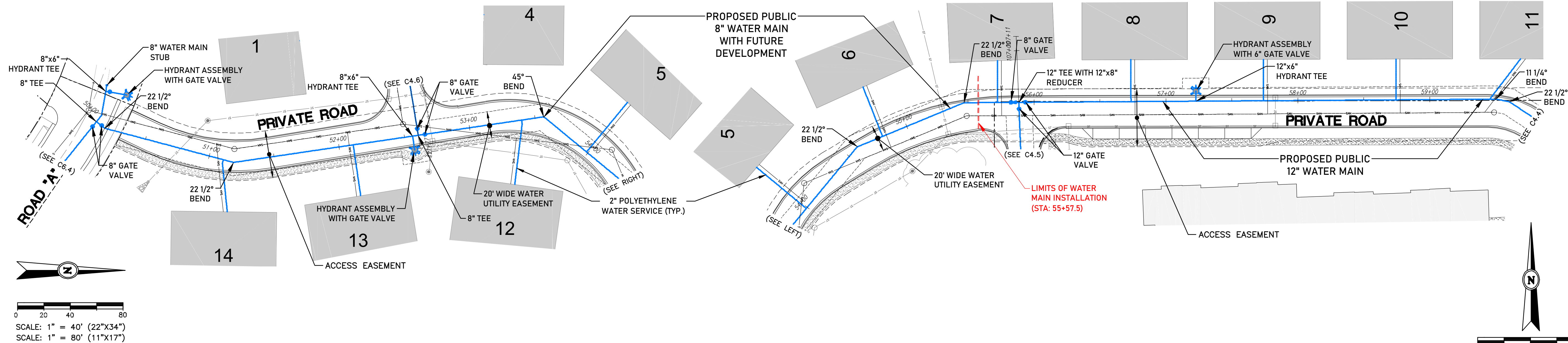
C4.2



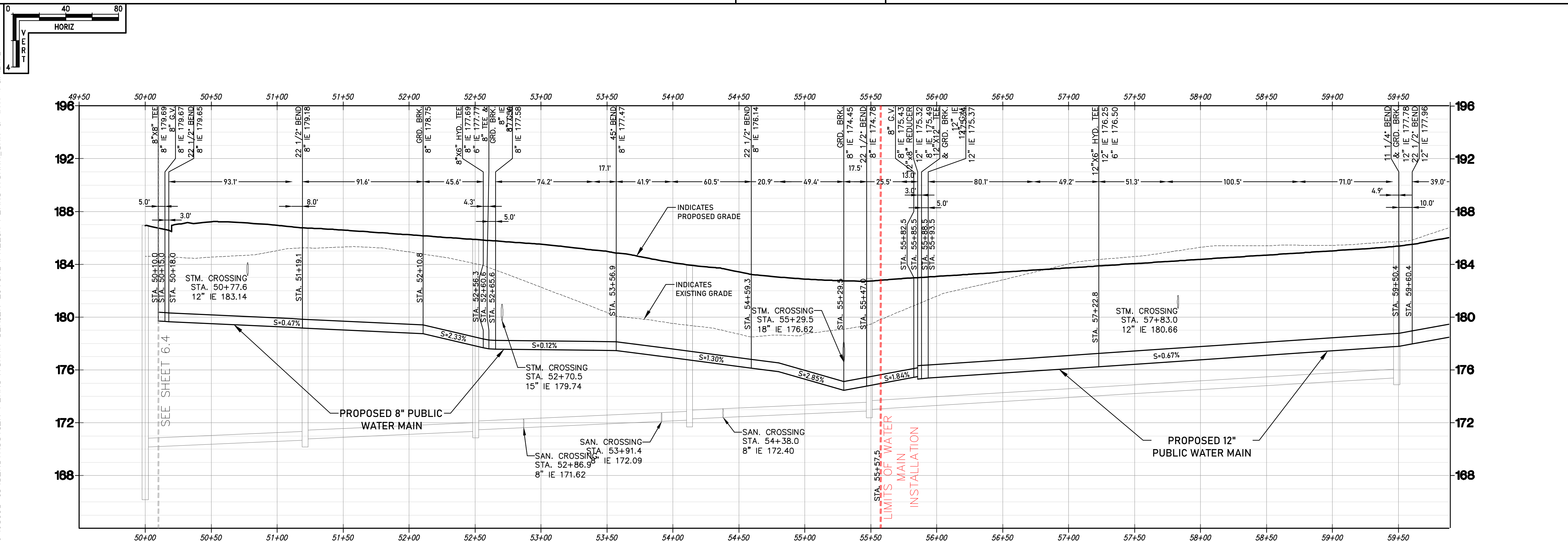
CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE
TOLL FREE TO OBTAIN LOCATION OF UNDERGROUND UTILITIES
PRIOR TO COMMENCING THE WORK. WISCONSIN STATUTE
182.0715 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE
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KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

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WATER MAIN
FROM: STA: 50+00 TO: STA: 60+00



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
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EMAIL: jpudefko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
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9/22/2025	CITY SUBMITTAL

DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
WATER MAIN
PLAN & PROFILE

SHEET

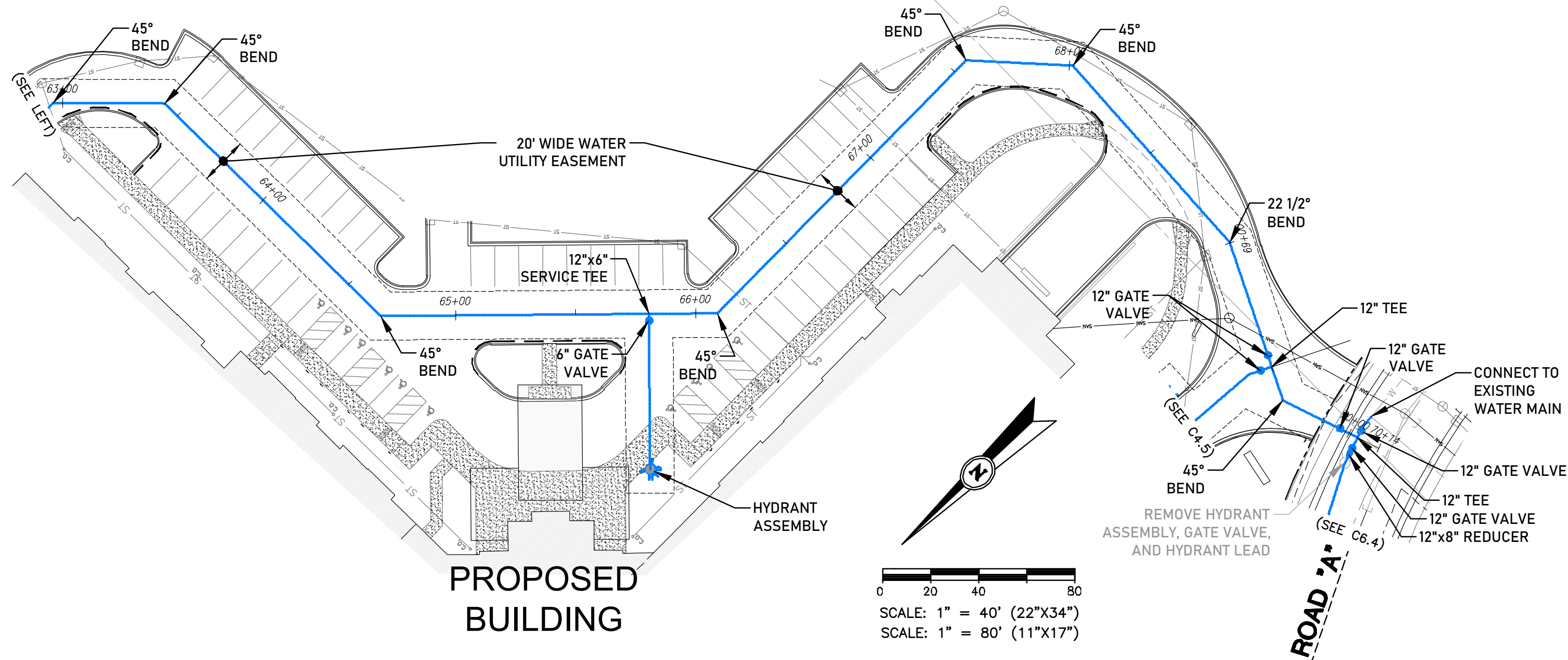
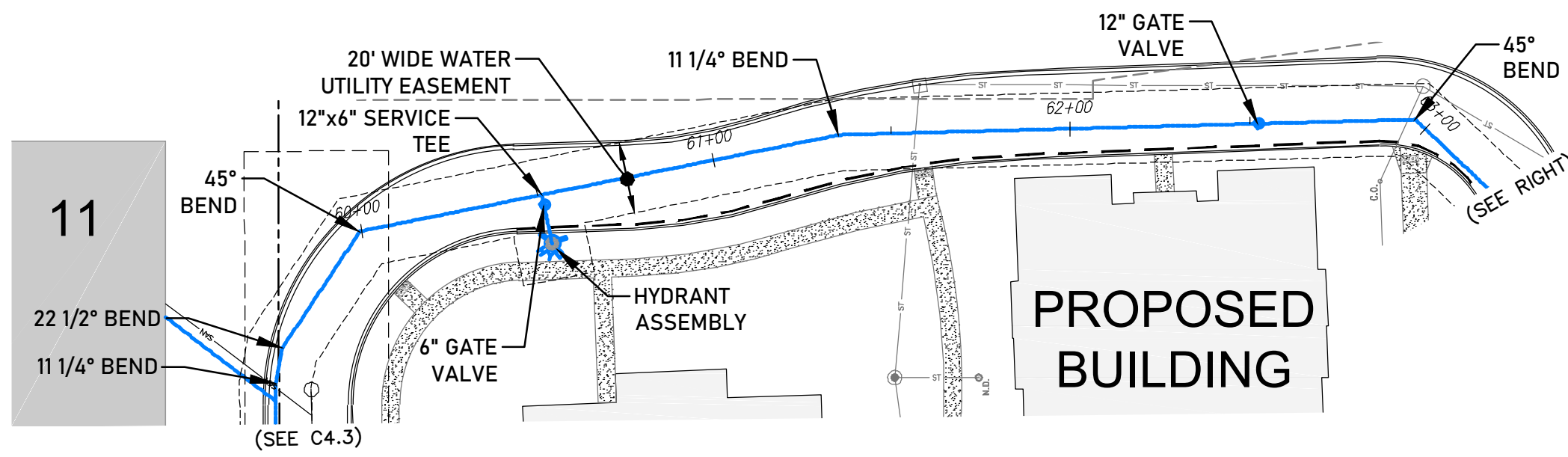
C4.3



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.

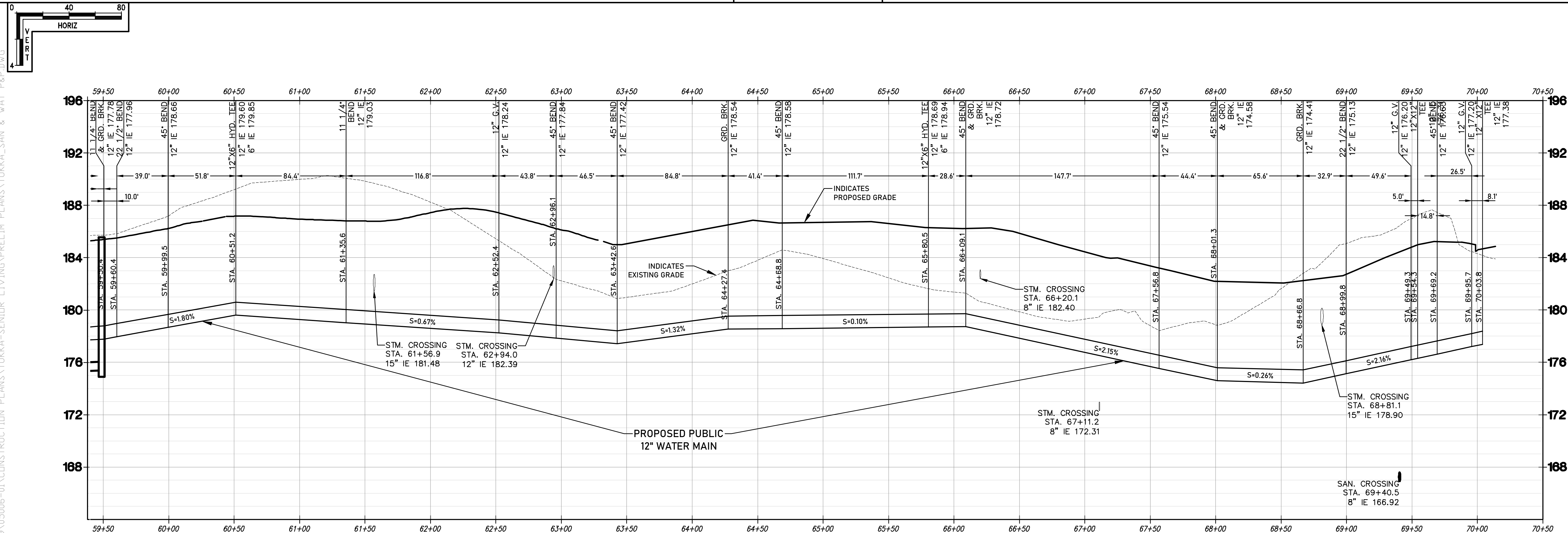
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WATER MAIN

FROM: STA: 60+00 TO: STA: 70+00



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpurek@trioeng.com

PROJECT: MEADOWBROOK ROAD SENIOR LIVING

CITY OF WAUKESHA, WISCONSIN

BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
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8/7/2025	PRELIMINARY ENGINEERING
9/22/2025	CITY SUBMITTAL

DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

889-05006-01

DESCRIPTION:

WATER MAIN
PLAN & PROFILE

SHEET

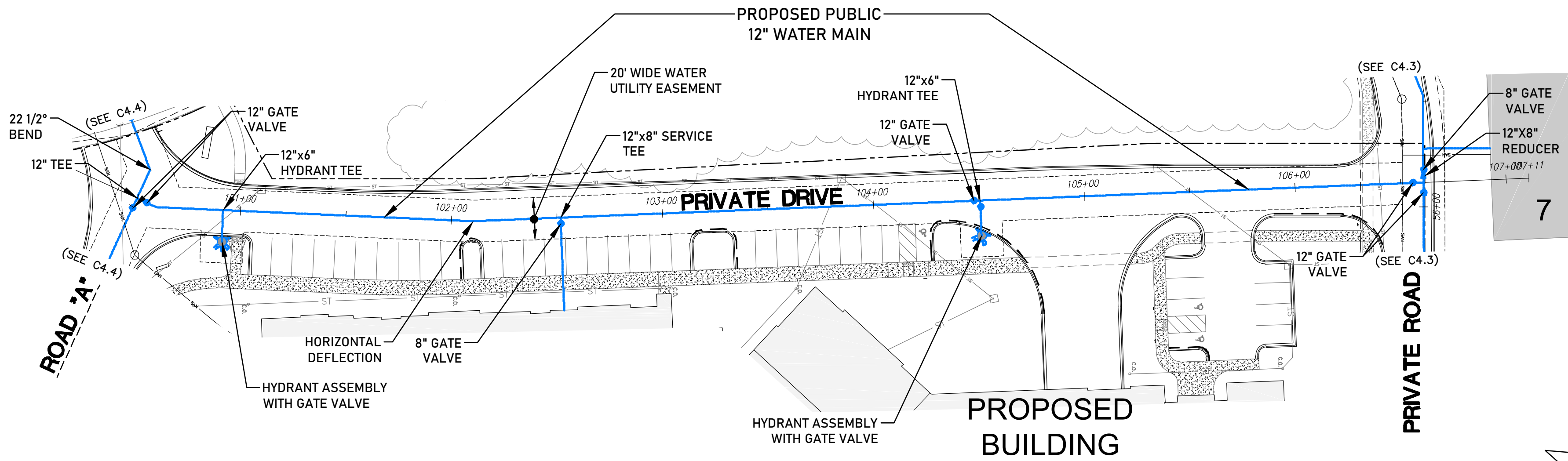
C4.4



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
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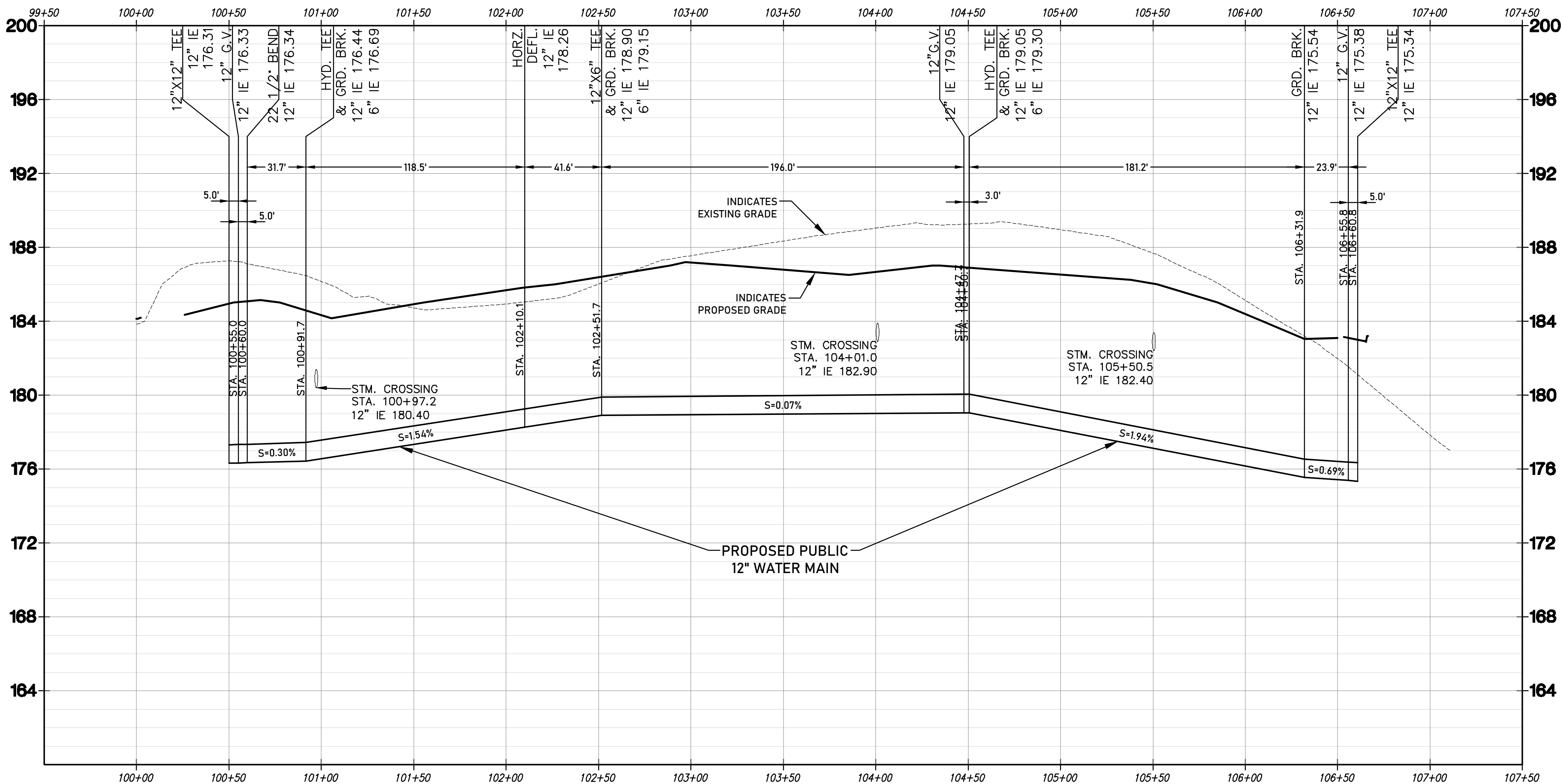
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0 20 40 80
SCALE: 1" = 40' (22"x34")
SCALE: 1" = 80' (11"x17")

WATER MAIN

FROM: STA: 29+50 TO: STA: 40+00



H:\C800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_SAN & WAT P&P.DWG



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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
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9/22/2025	CITY SUBMITTAL

DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

889-05006-01

DESCRIPTION:

WATER MAIN
PLAN & PROFILE

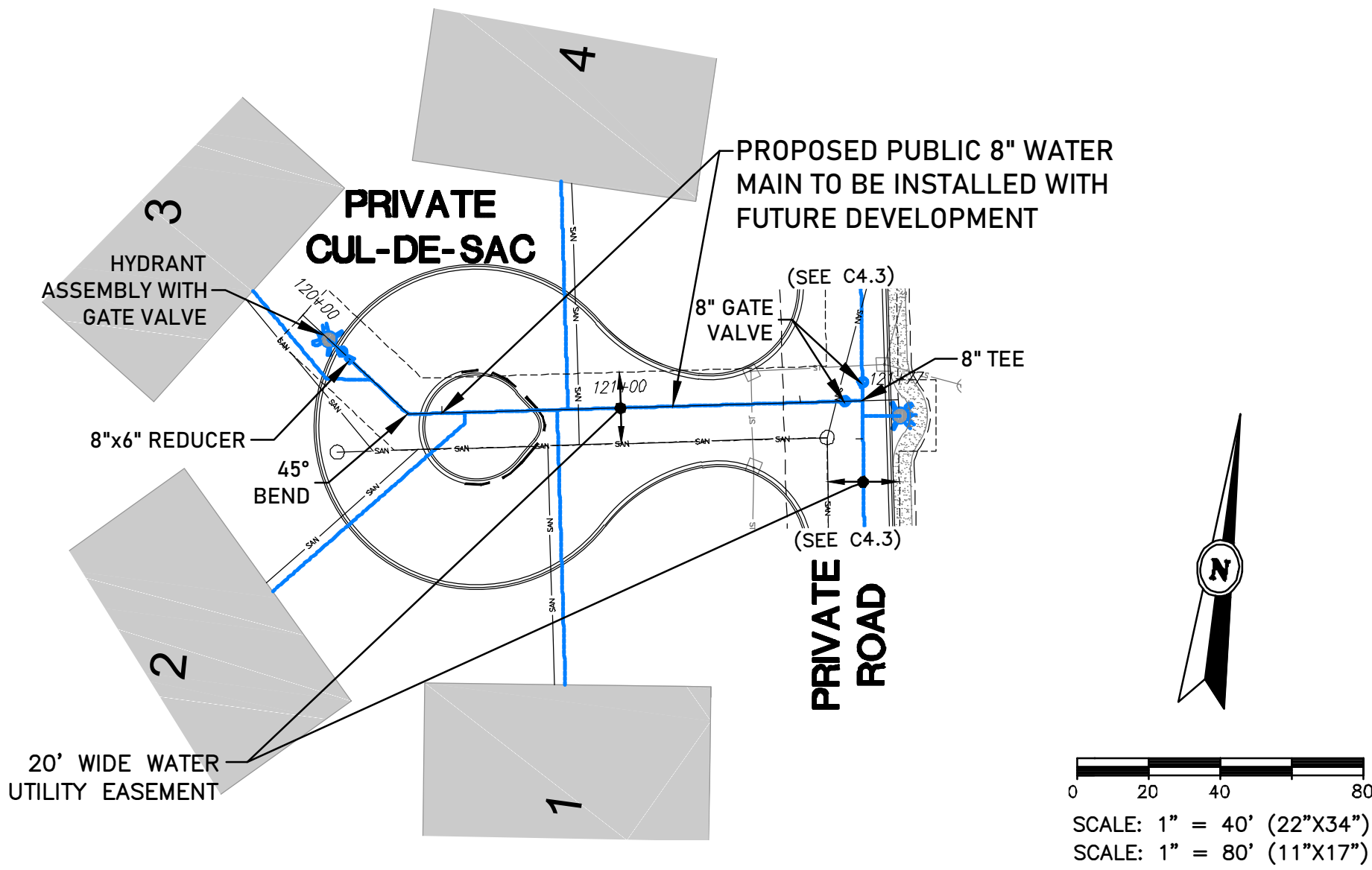
SHEET

C4.5

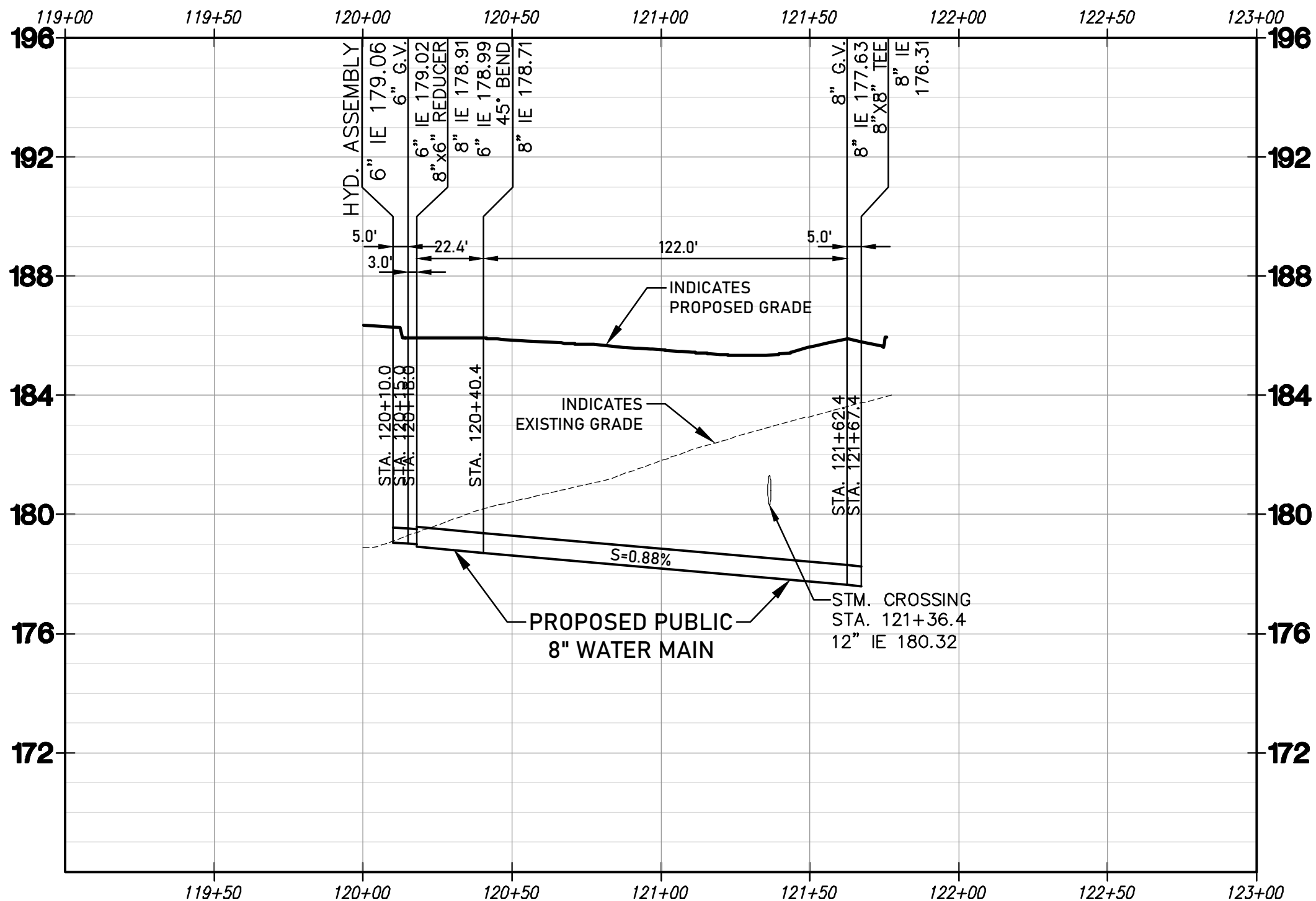
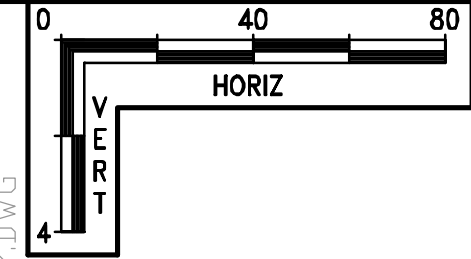
811 CONTRACTOR IS REQUIRED TO CONTACT DIGGERS HOTLINE
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WATER MAIN
FROM: STA:119+00 TO: STA: 123+00



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
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EMAIL: jpudefko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

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DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

889-05006-01

DESCRIPTION:

WATER MAIN
PLAN & PROFILE

SHEET

C4.6

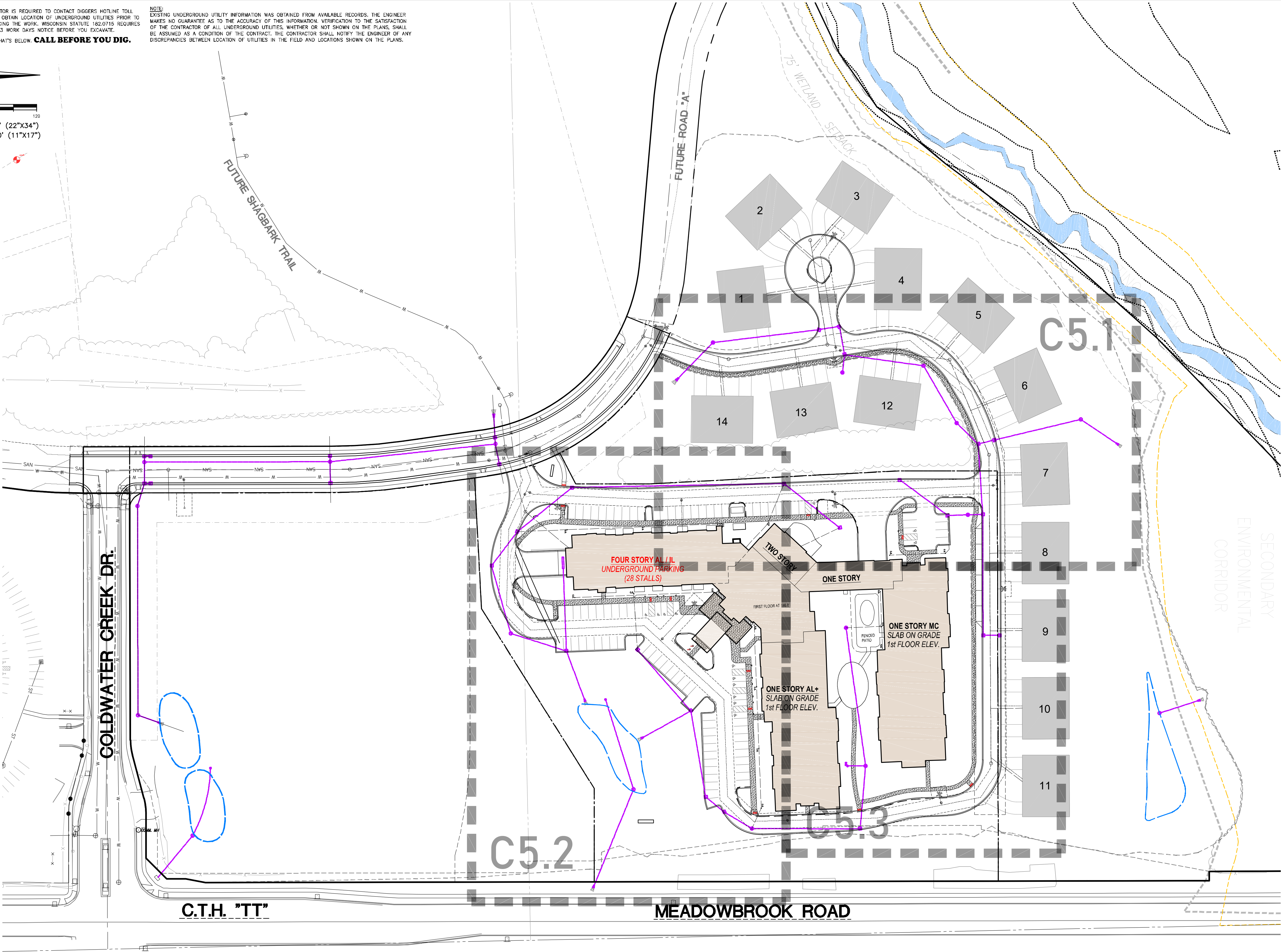


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0 30 60 120
SCALE: 1" = 60' (22"x34")
SCALE: 1" = 120' (11"x17")



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PROJECT:
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CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
OVERALL
STORM SEWER
PLAN

SHEET

C5.0

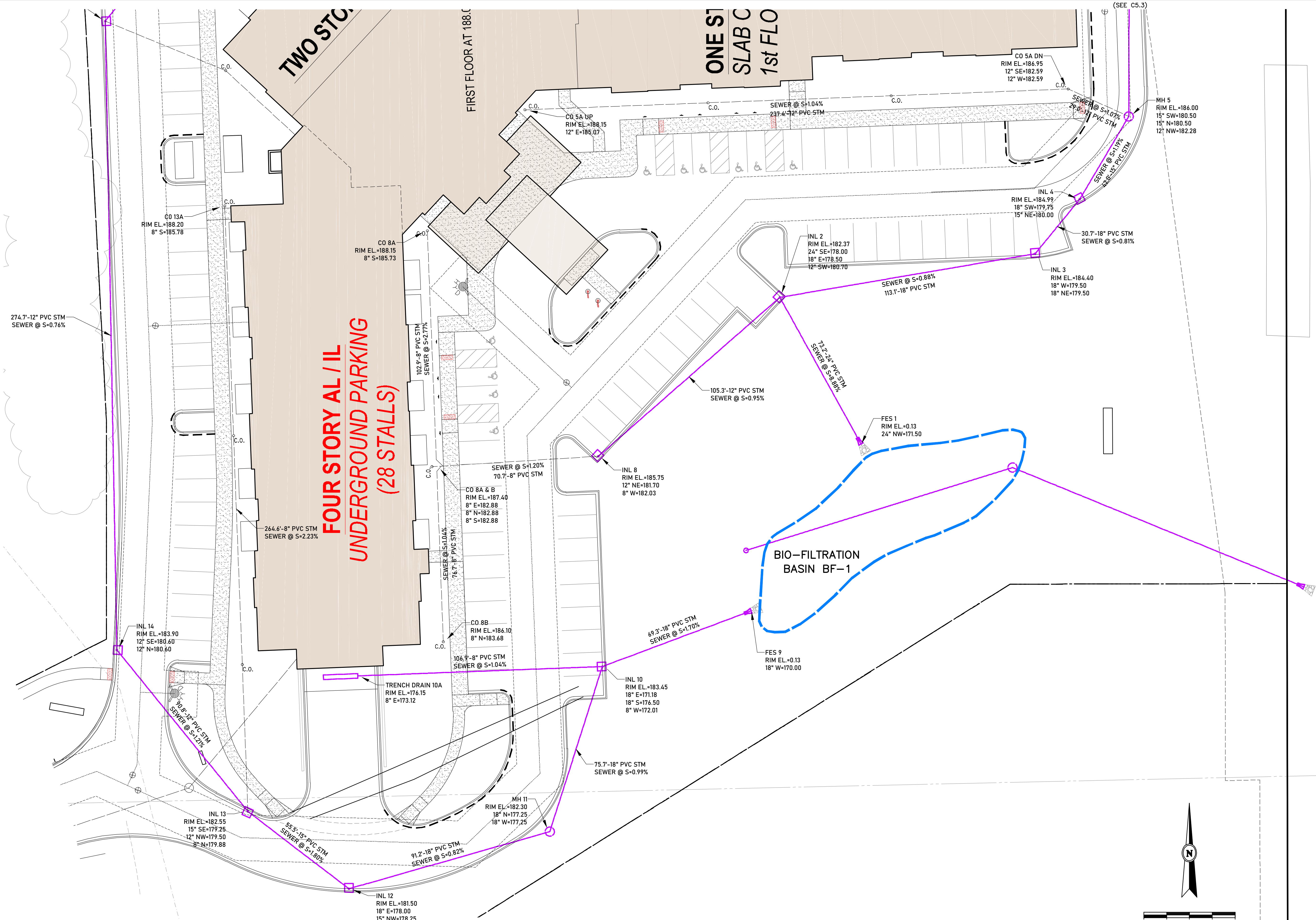
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EMAIL: jpurek@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
DETAILED
STORM SEWER
PLAN

SHEET

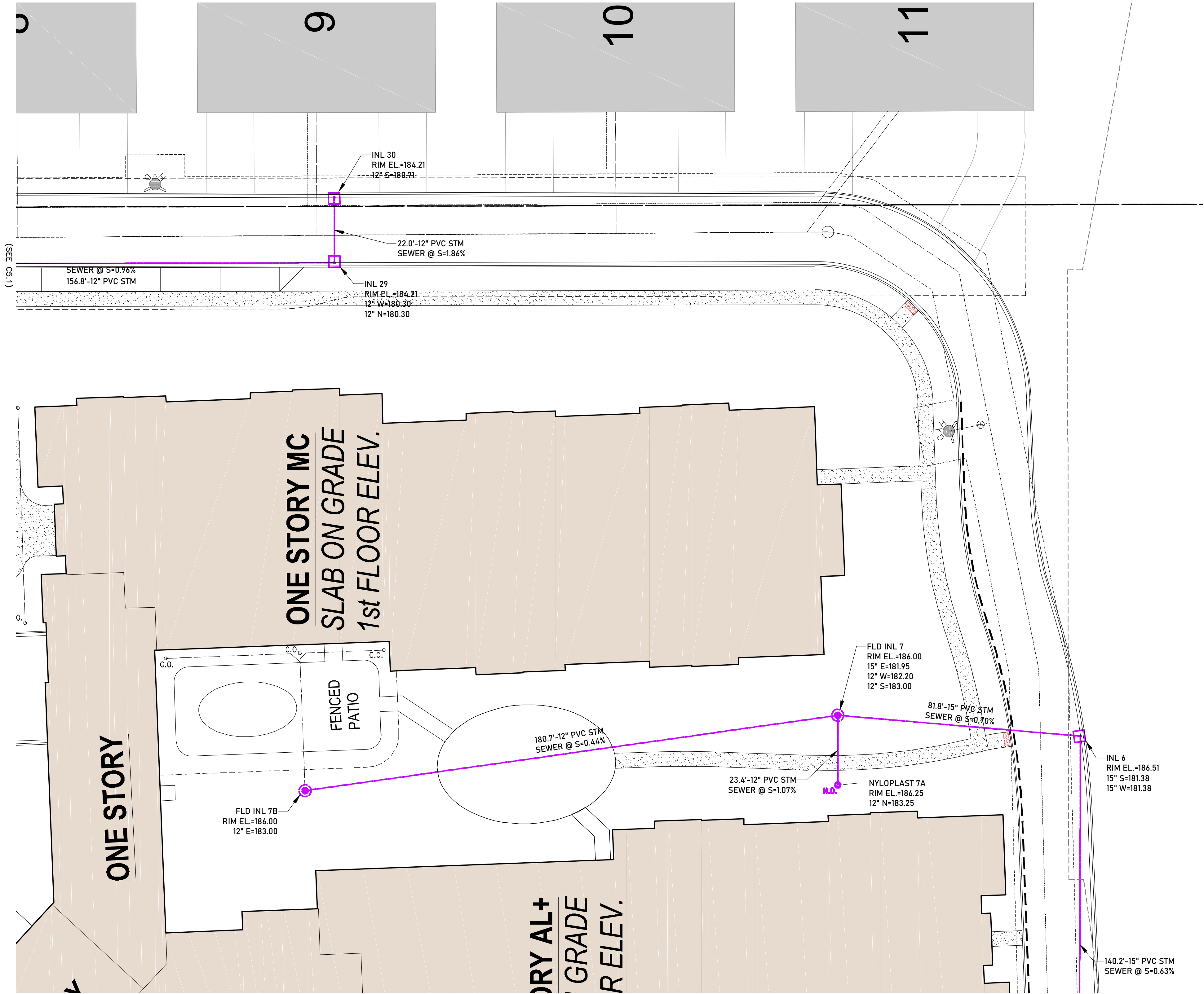
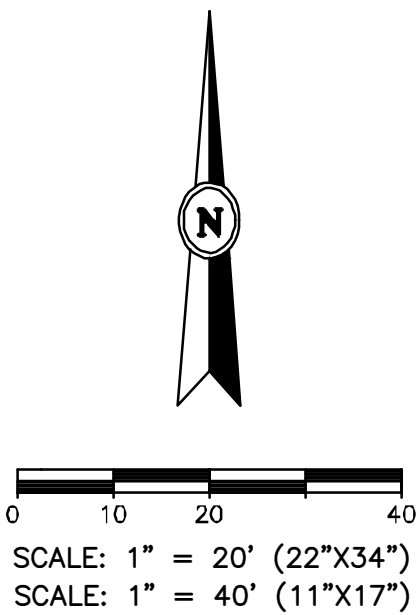
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BROOKFIELD, WI 53045
PHONE: (262) 790-1480
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EMAIL: jbailei@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
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DESCRIPTION:
DETAILED
STORM SEWER
PLAN

SHEET

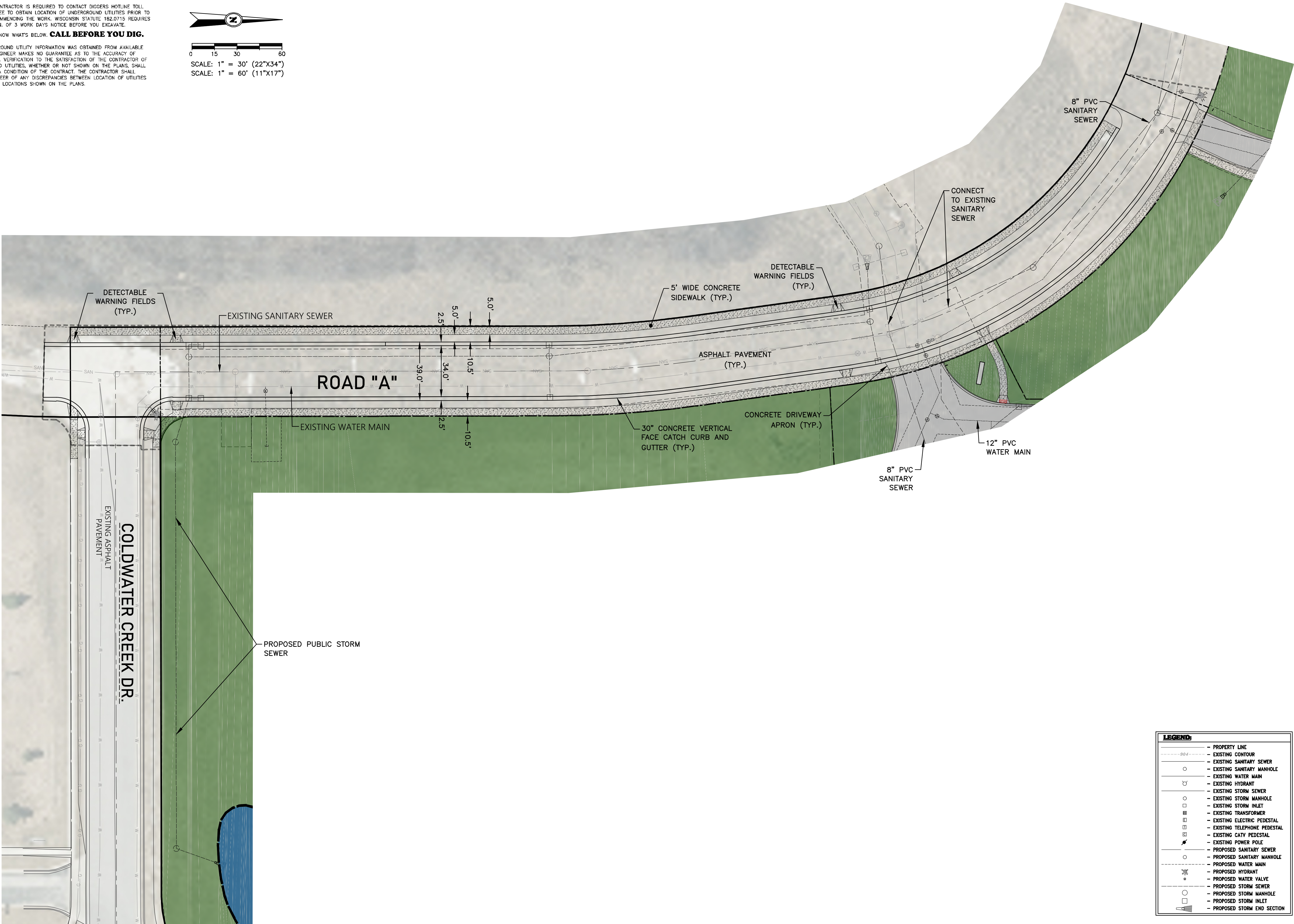
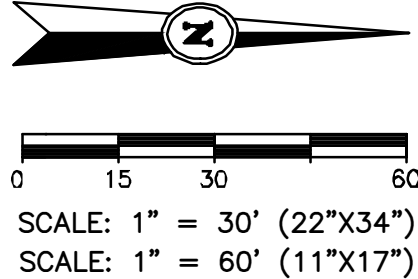
C5.3



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19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpudefko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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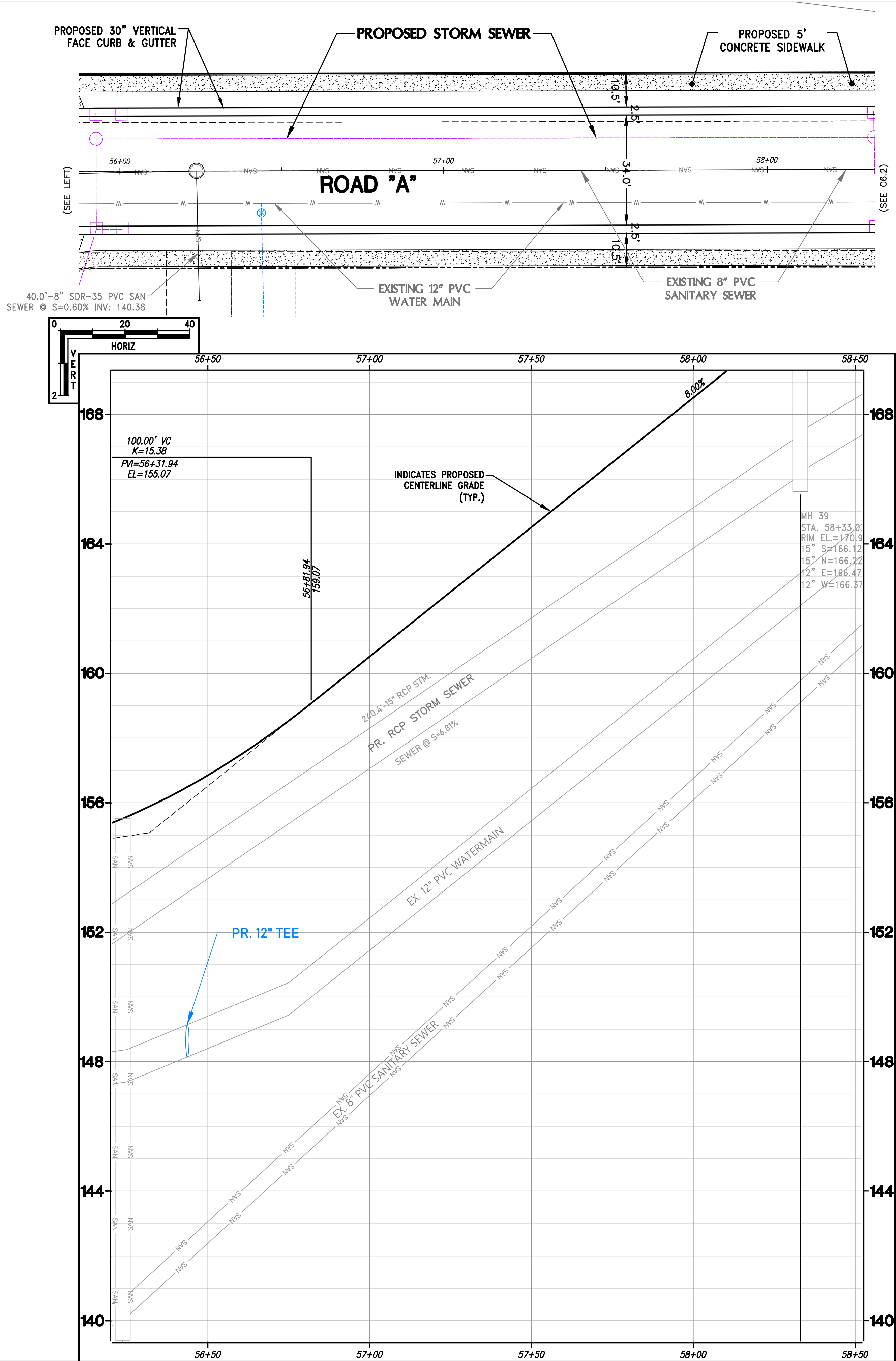
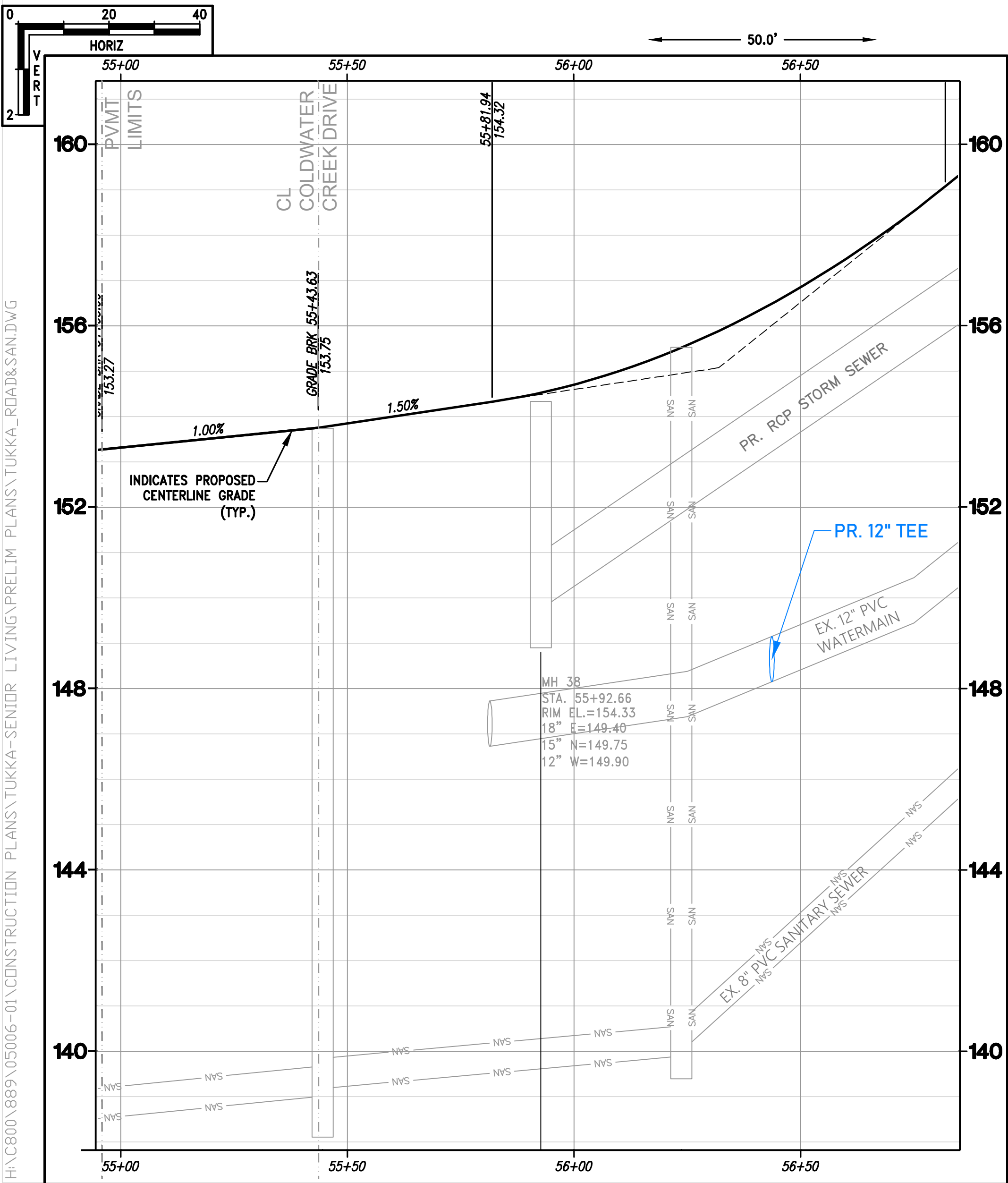
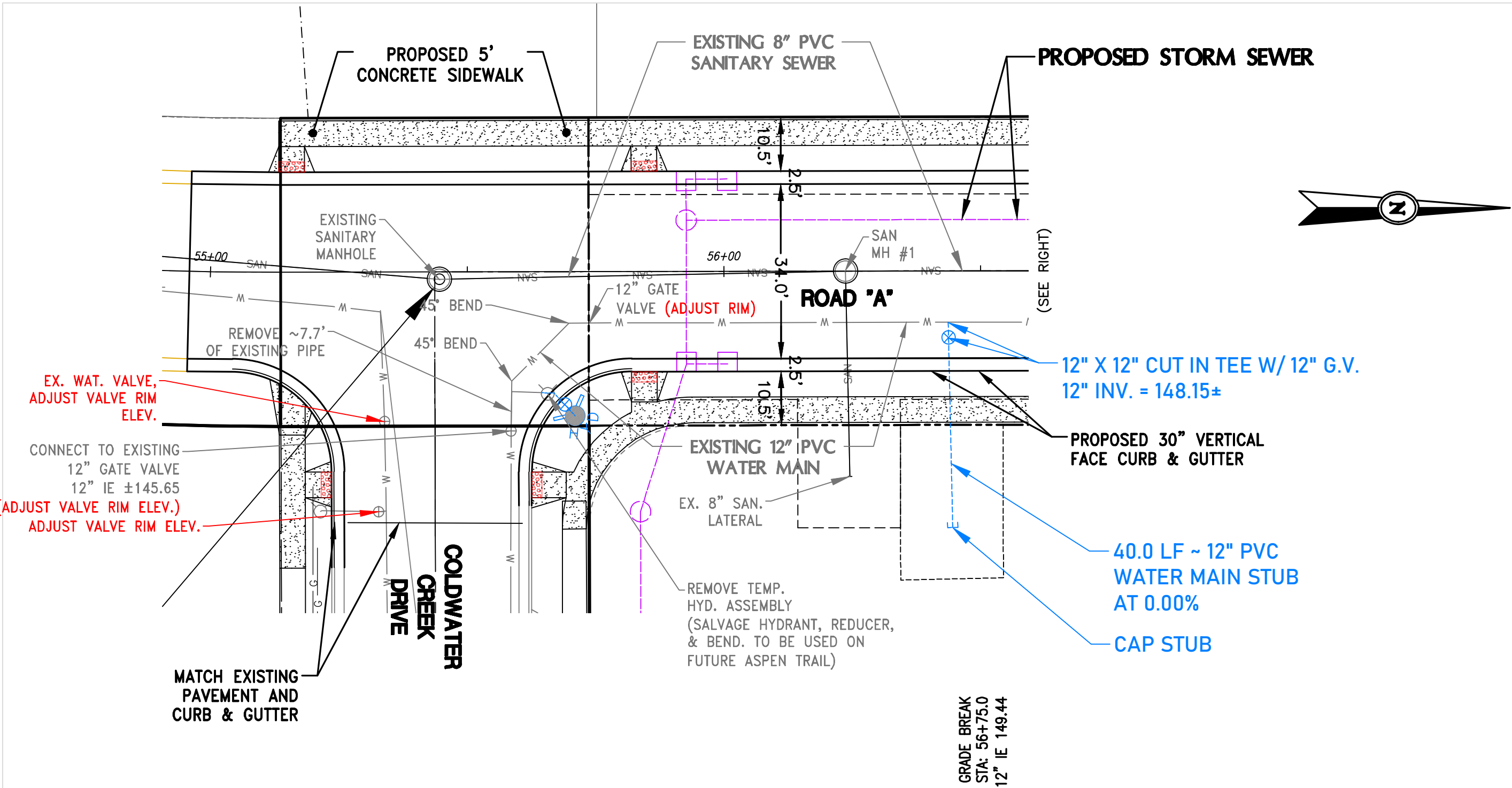
JOB NUMBER:
889-05006-01

DESCRIPTION:
ROADWAY MASTER
PLAN

SHEET

C6.0

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WISCONSIN
T. J. HEW, A.
E-44833
OCONOMOWOC, WI
PROFESSIONAL ENGINEER

TRIO
DESIGN • LAND SURVEYING
CIVIL ENGINEERING

19035 W. CAPITOL DR., SUITE 200
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PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpudefilo@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

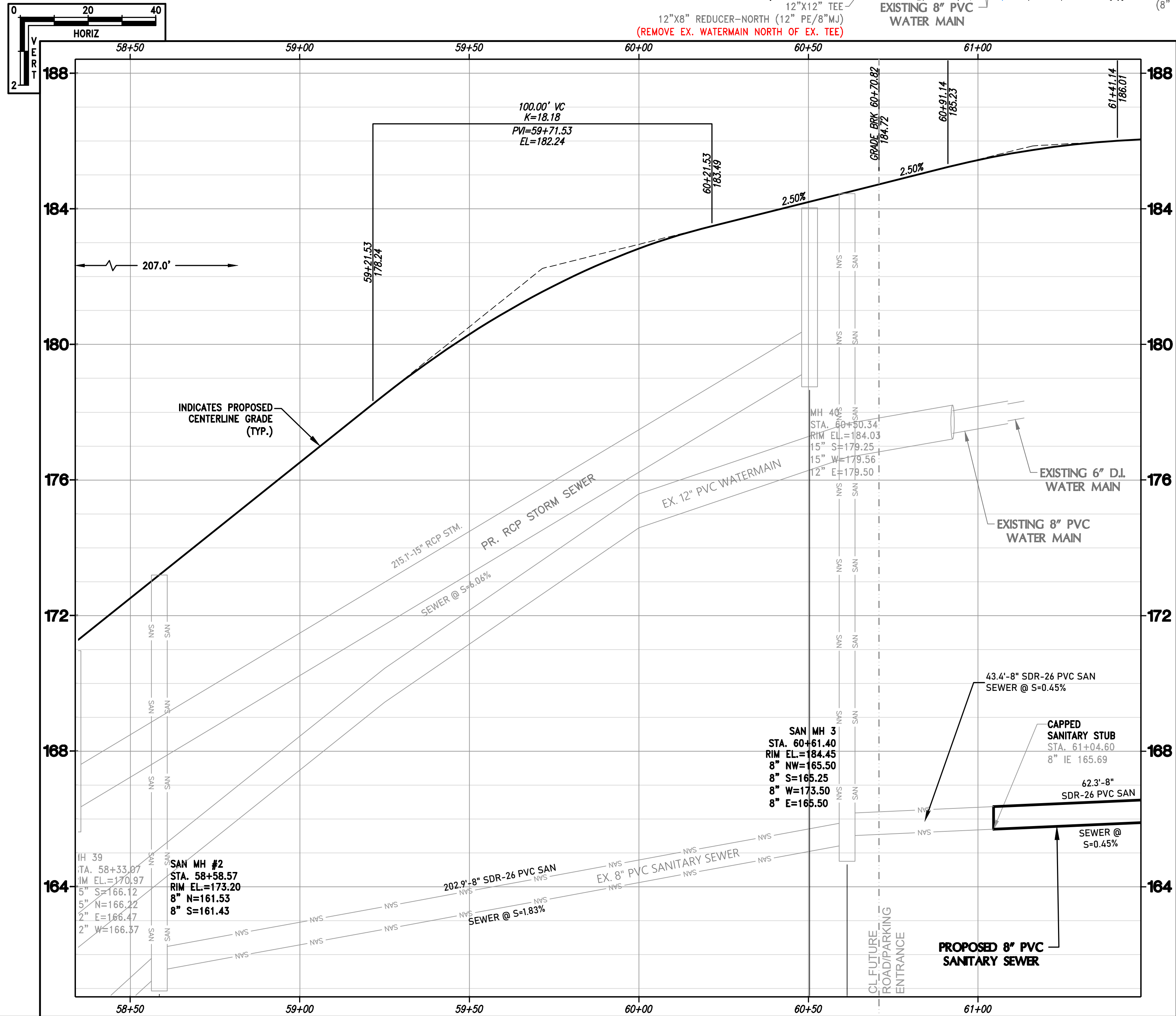
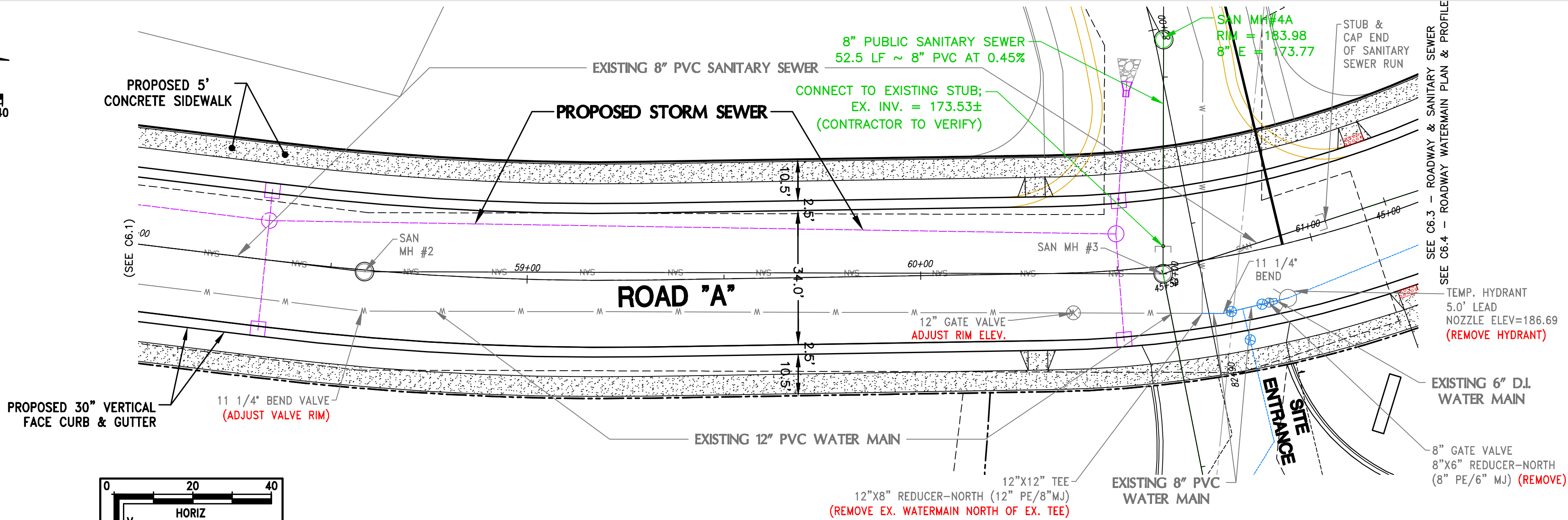
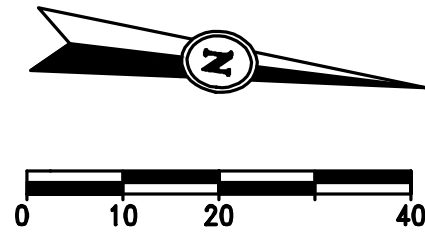
REVISION HISTORY	
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9/22/2025	CITY SUBMITTAL

DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
ROADWAY
IMPROVEMENT
PLAN & PROFILE

SHEET
C6.1



19035 W. CAPITOL DR., SUITE 200
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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
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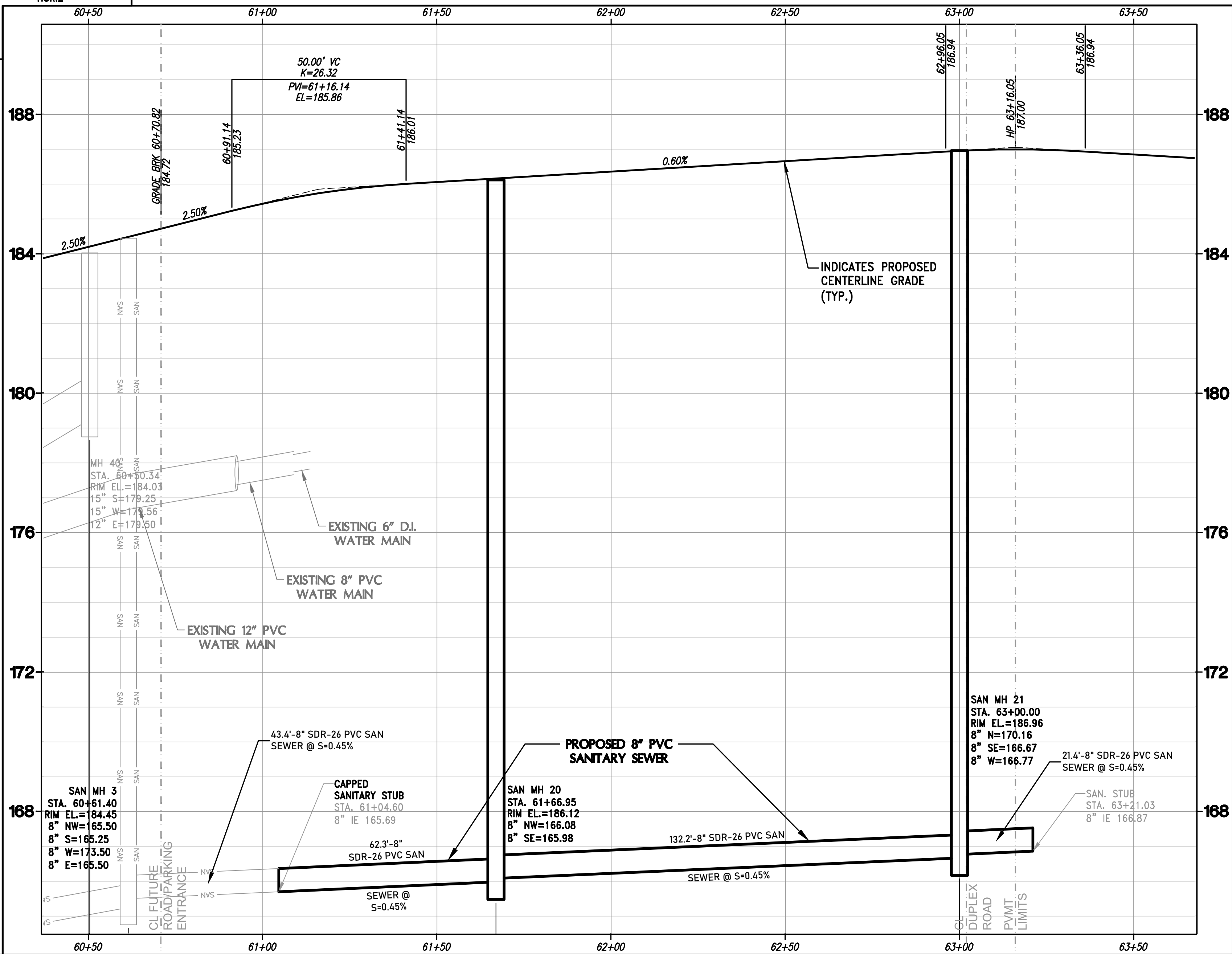
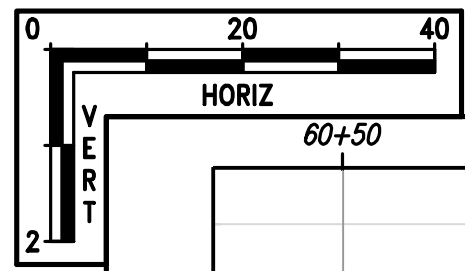
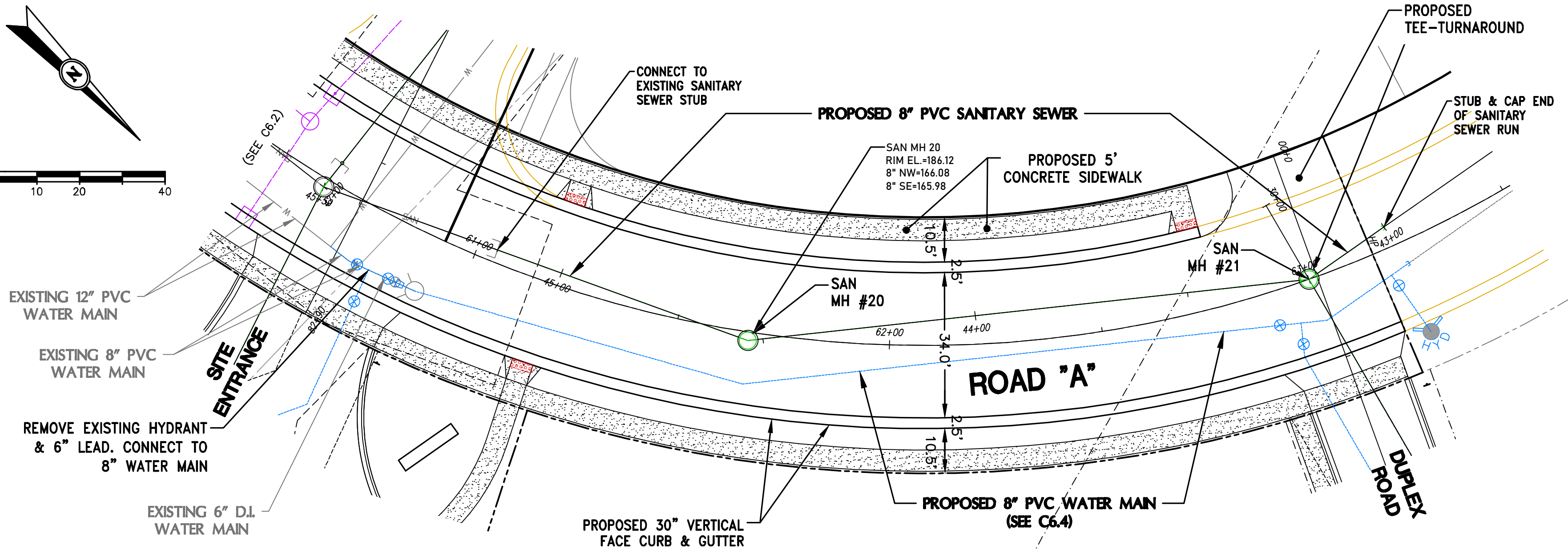
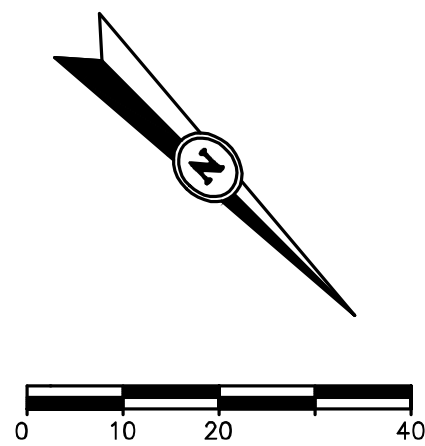
889-05006-01

DESCRIPTION:

ROADWAY
IMPROVEMENT
PLAN & PROFILE

SHEET

C6.2



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
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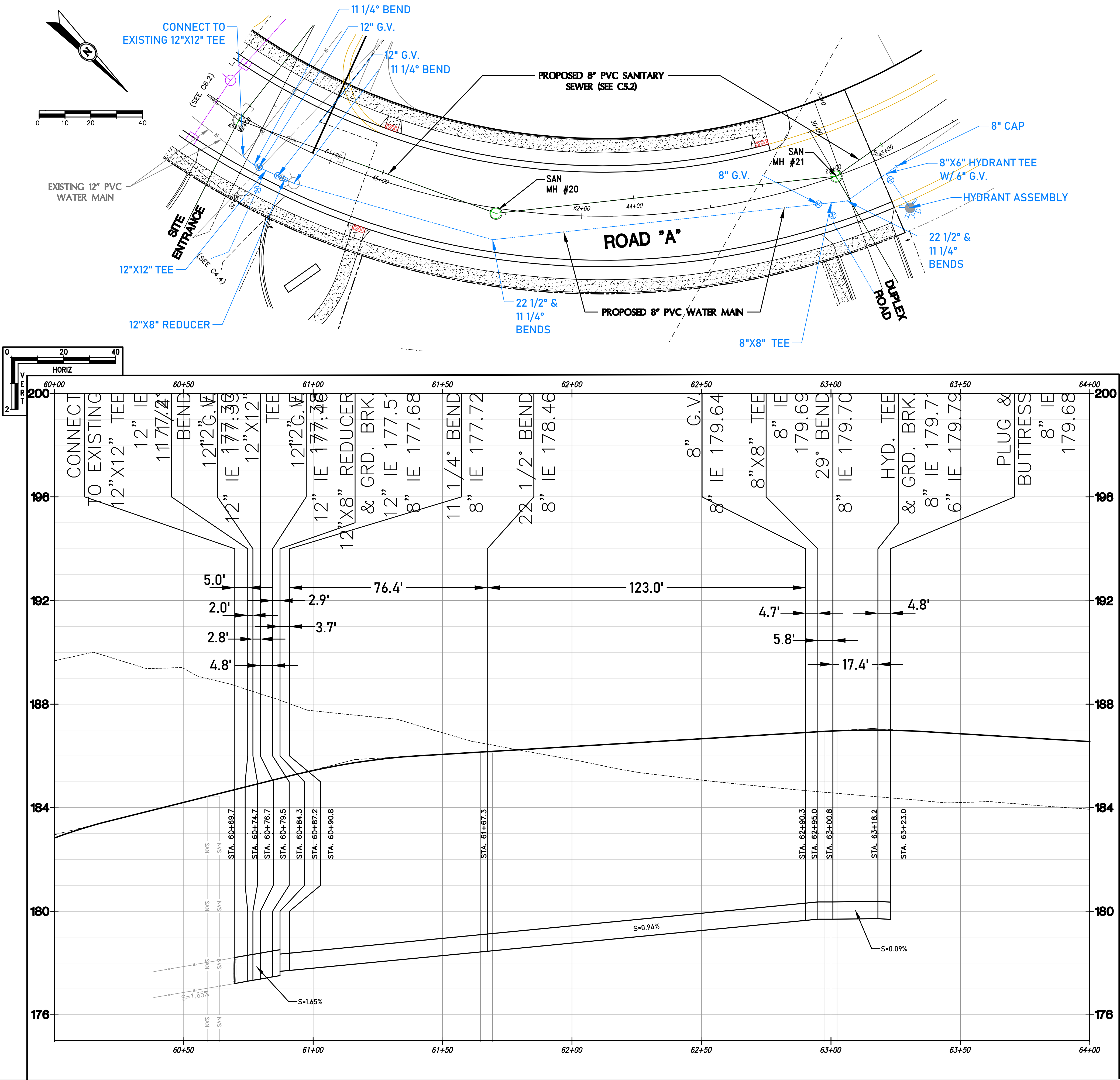
DESCRIPTION:

ROADWAY
IMPROVEMENT
PLAN & PROFILE

SHEET

C6.3

H:\C800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_ROAD&SAN.DWG



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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

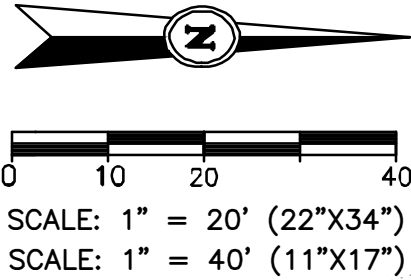
REVISION HISTORY	
DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
6/25/2025	BID SET SUBMITTAL
8/7/2025	PRELIMINARY ENGINEERING
9/22/2025	CITY SUBMITTAL

DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

DESCRIPTION:
ROADWAY
WATERMAIN PLAN
& PROFILE

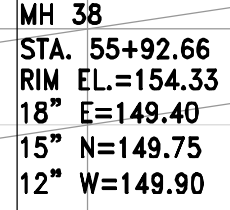
SHEET
C6.4



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.

KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

NOTE:
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MH 39
STA. 58+33.07
RIM EL.=170.97
15" S=166.12
15" N=166.22
12" E=166.47
12" W=166.37

MH 40
STA. 60+50.34
RIM EL.=184.03
15" S=179.25
15" W=179.56
12" E=179.50

A circular professional engineer seal for the State of Wisconsin. The outer ring contains the text "WISCONSIN" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by two stars. The center of the seal contains the following text: "MATTHEW A. PAUL", "E-41933", "OCONOMOWOC", and "WI". A red signature, "Matthew A. Paul", is written across the seal, and a red checkmark is visible in the bottom right corner.



19035 W. CAPITOL DR., SUITE 200
BROOKFIELD, WI 53045
PHONE: (262) 790-1480
FAX: (262) 790-1481
EMAIL: jpudelko@trioeng.com

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

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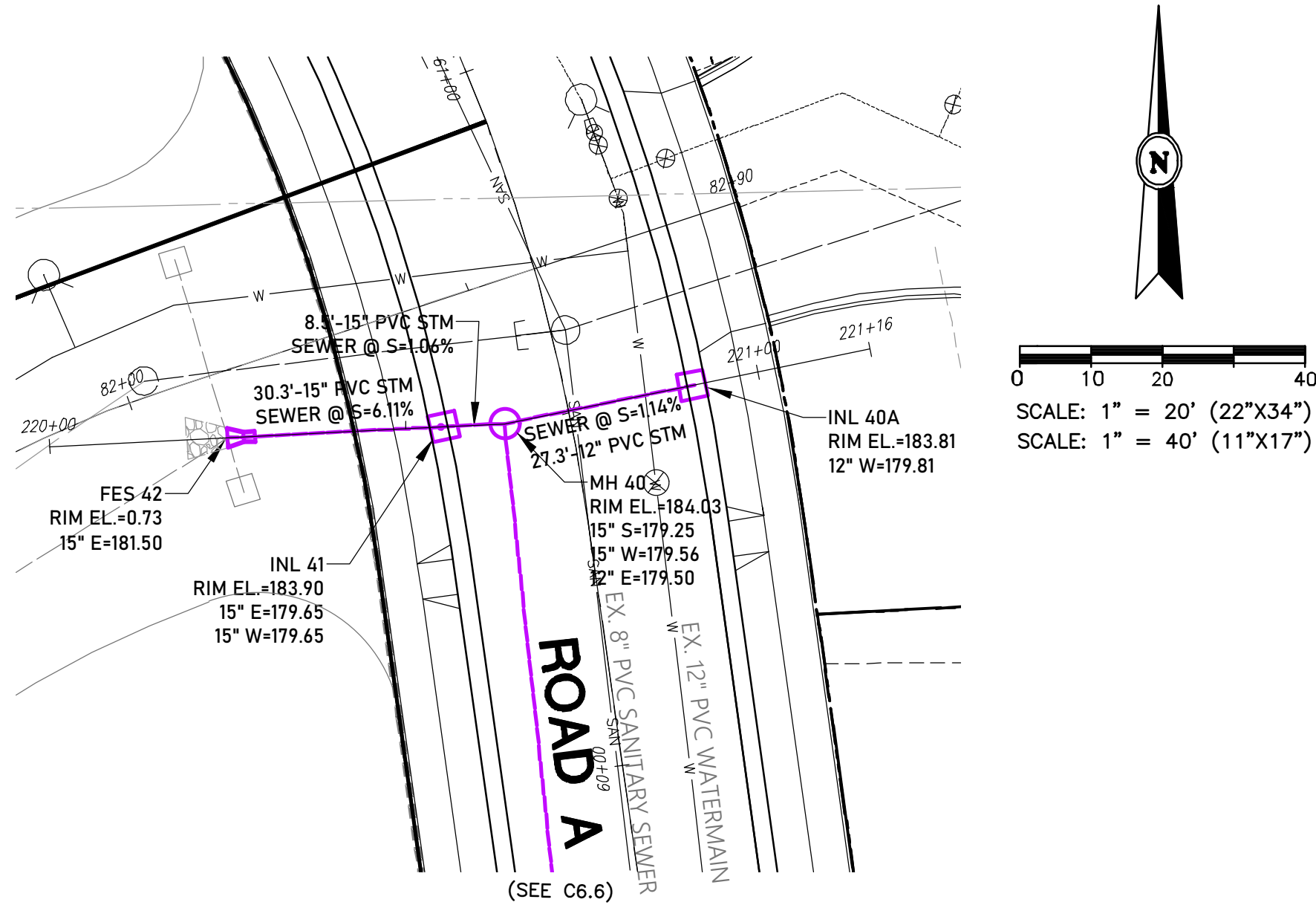
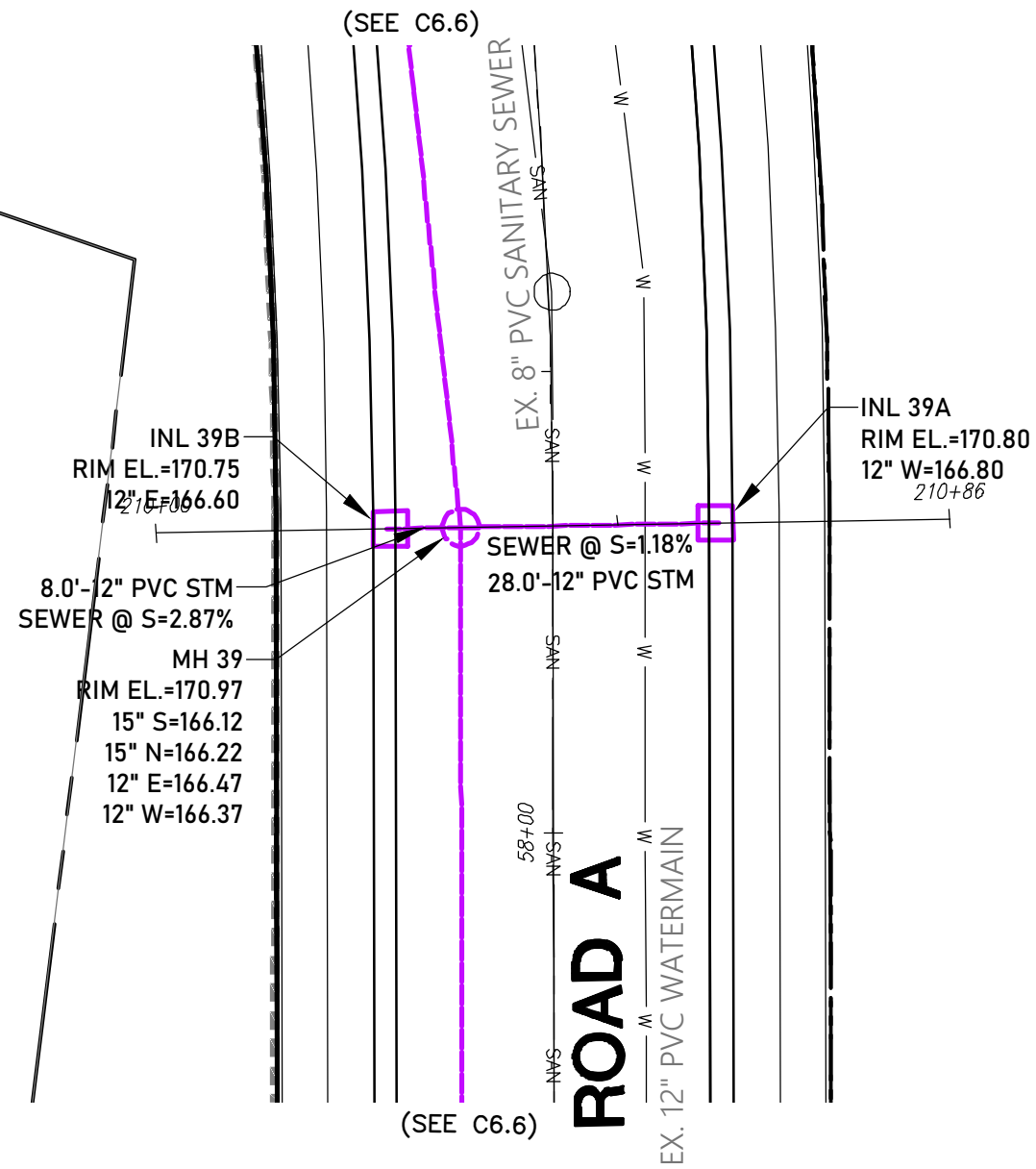
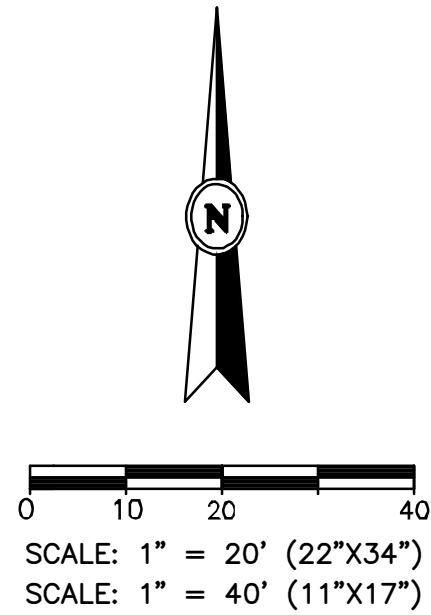
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ROADWAY STORM
SEWER PLAN &
PROFILE

SHEET

C6.6

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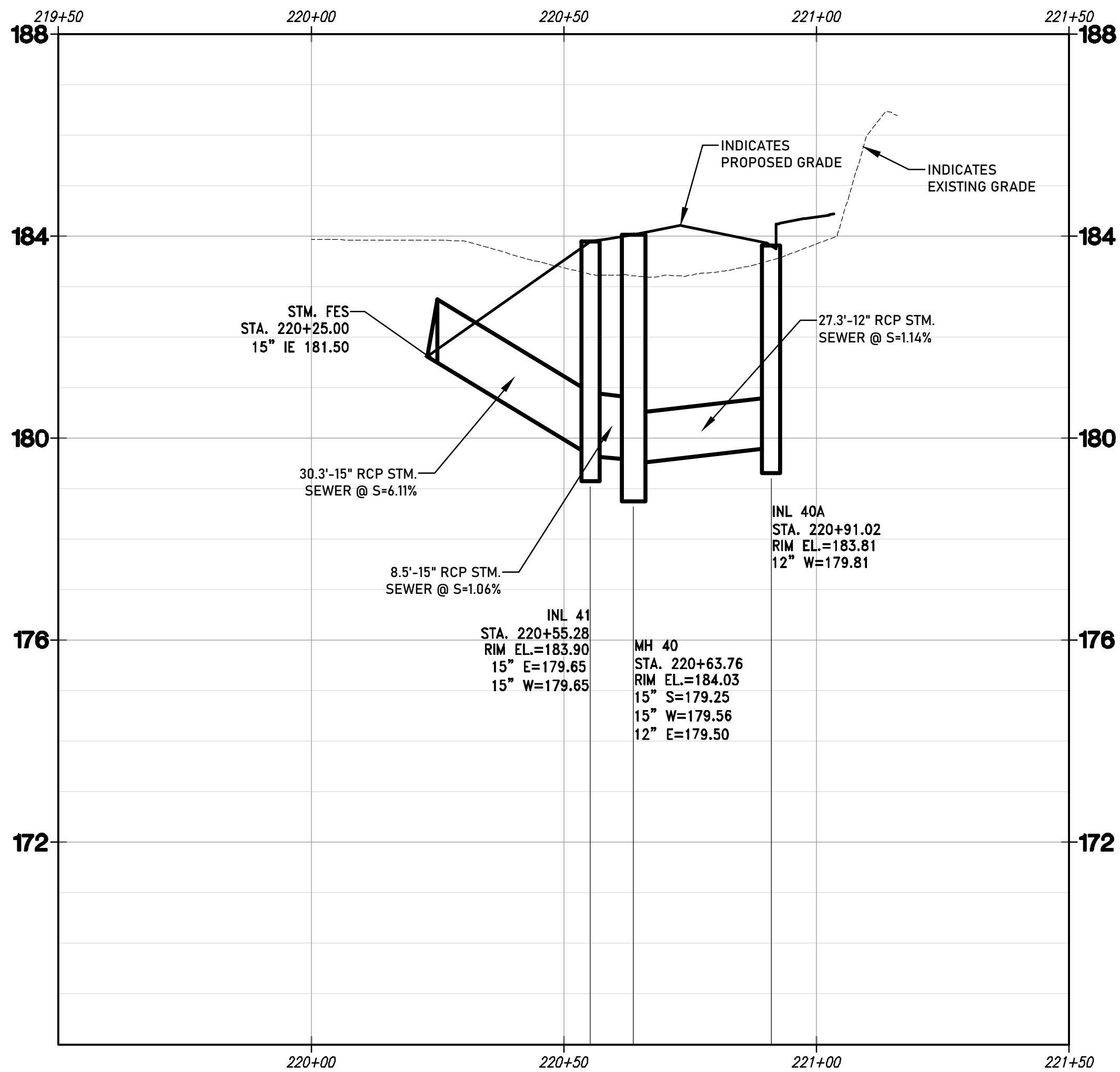
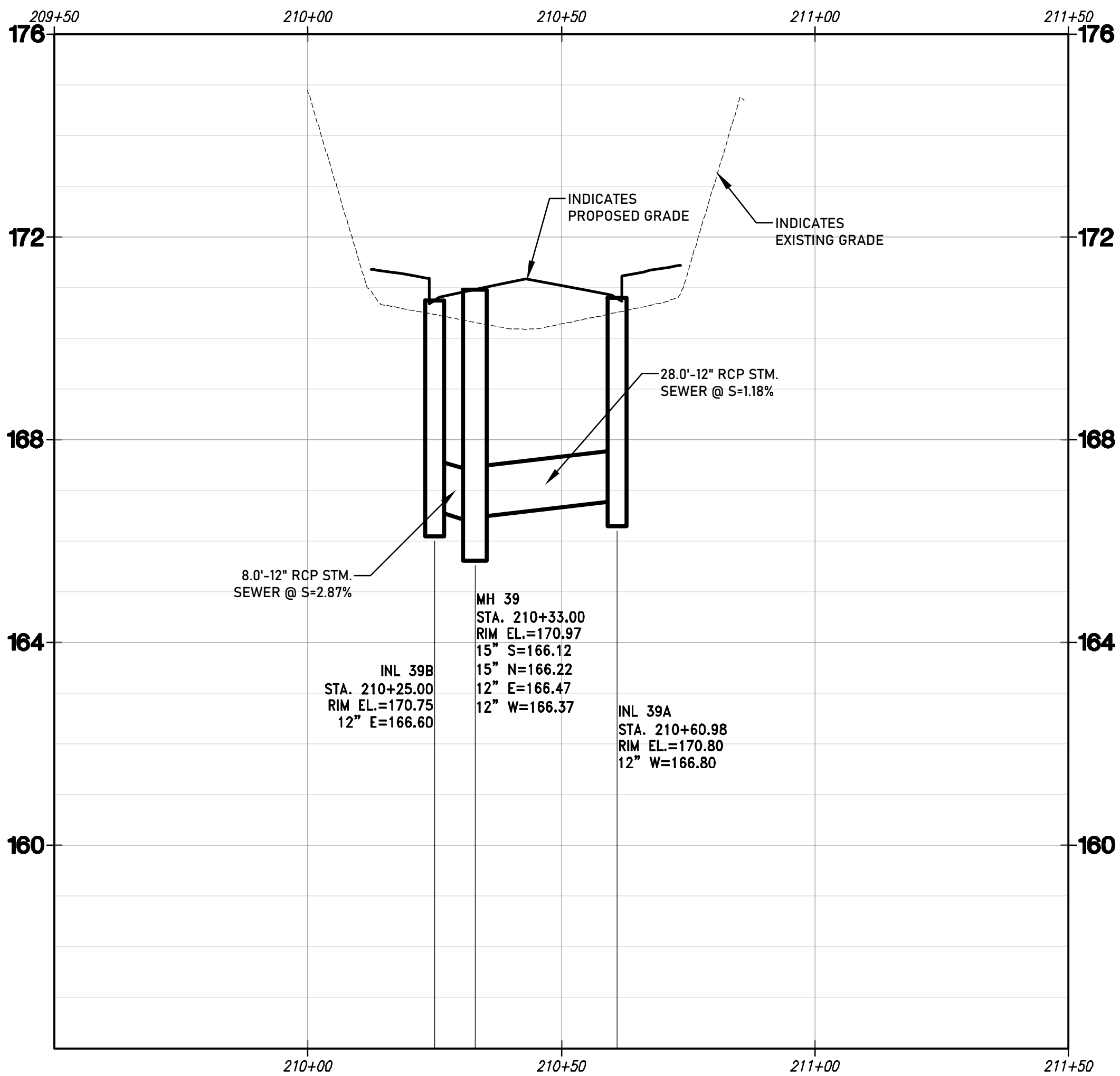
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SEPTEMBER 22, 2025

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DESCRIPTION:

ROADWAY STORM
SEWER PLAN &
PROFILE

SHEET

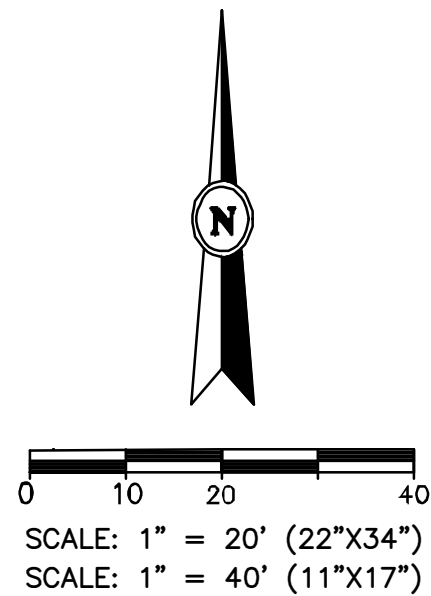
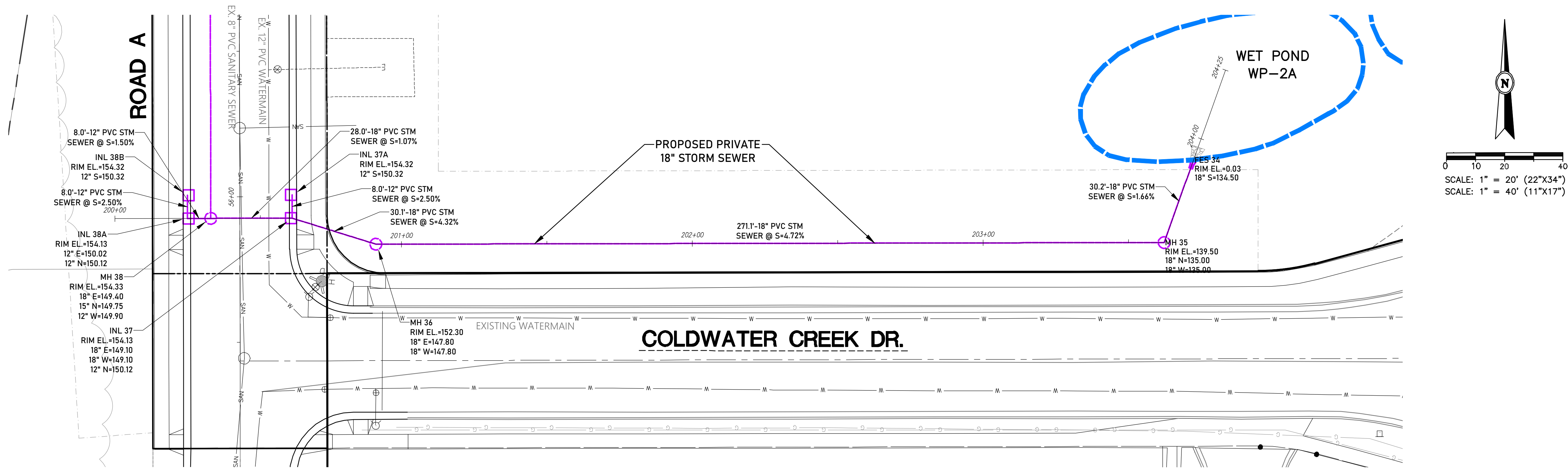
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EMAIL: j.pudelski@trioeng.com

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CITY OF WAUKESHA, WISCONSIN
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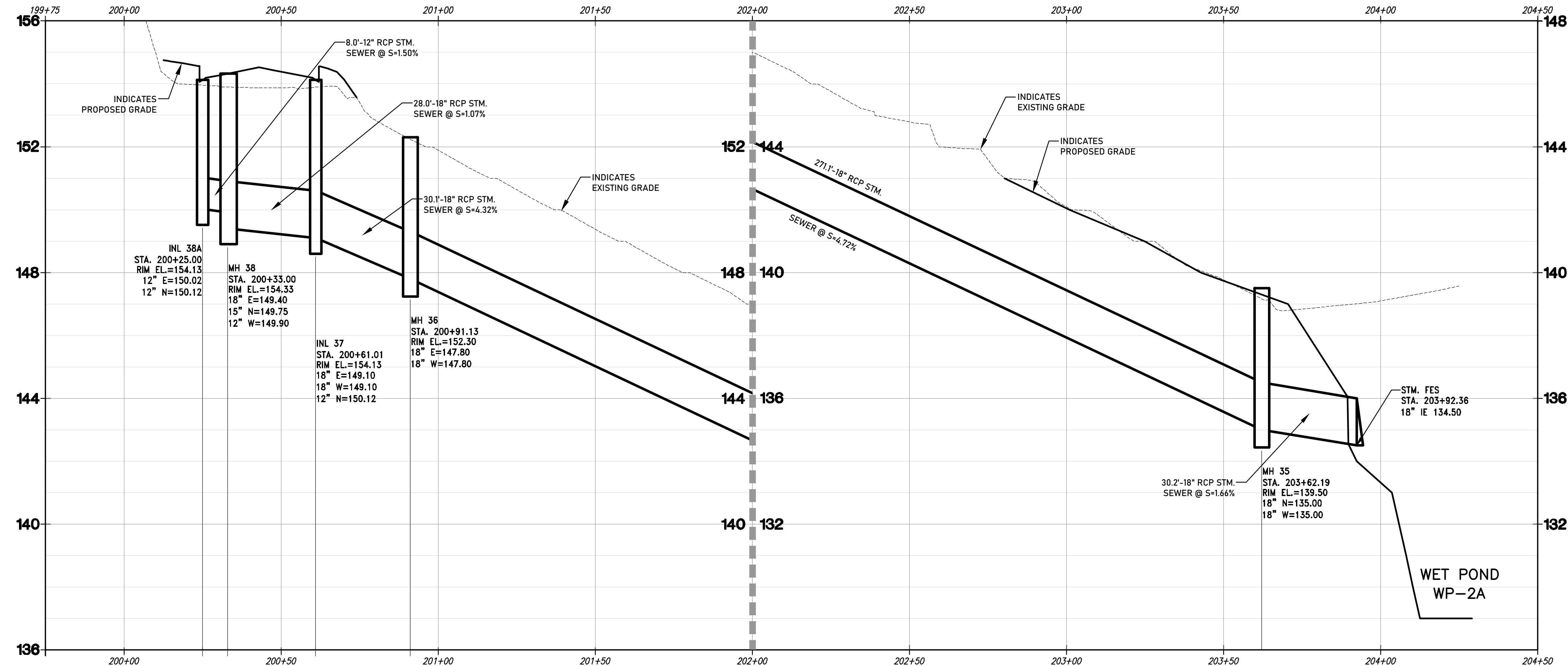
DATE:
SEPTEMBER 22, 2025

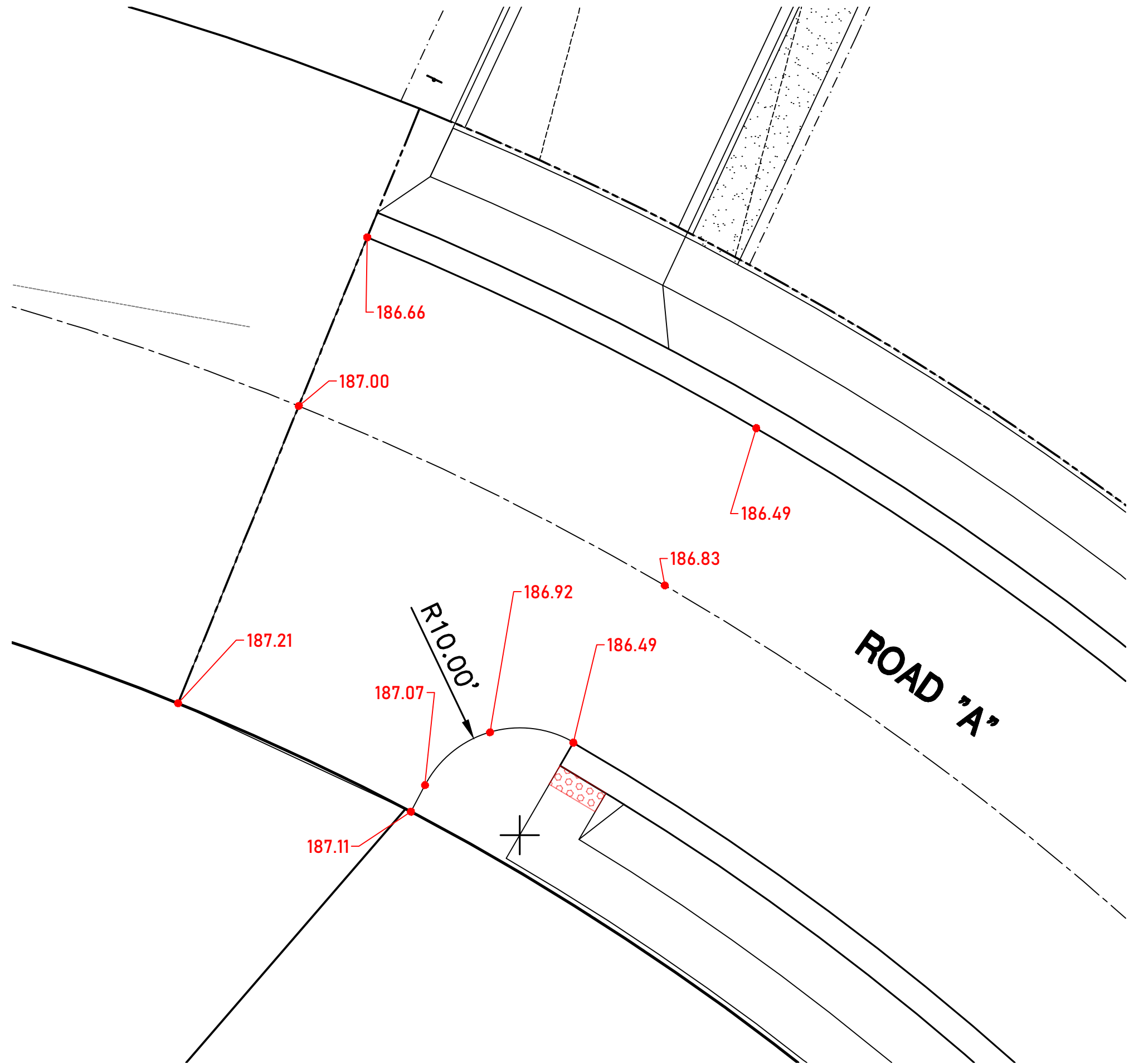
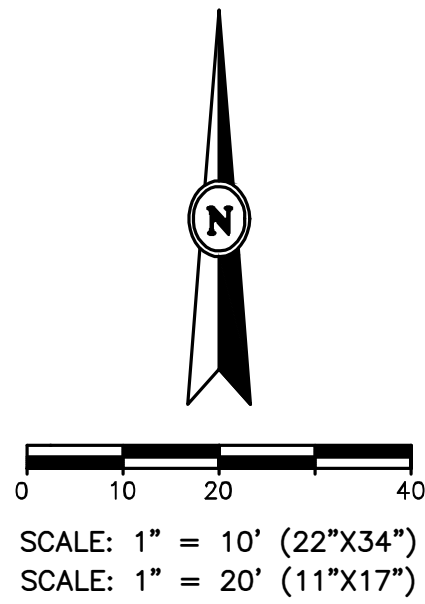
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889-05006-01

DESCRIPTION:
ROADWAY STORM
SEWER PLAN &
PROFILE

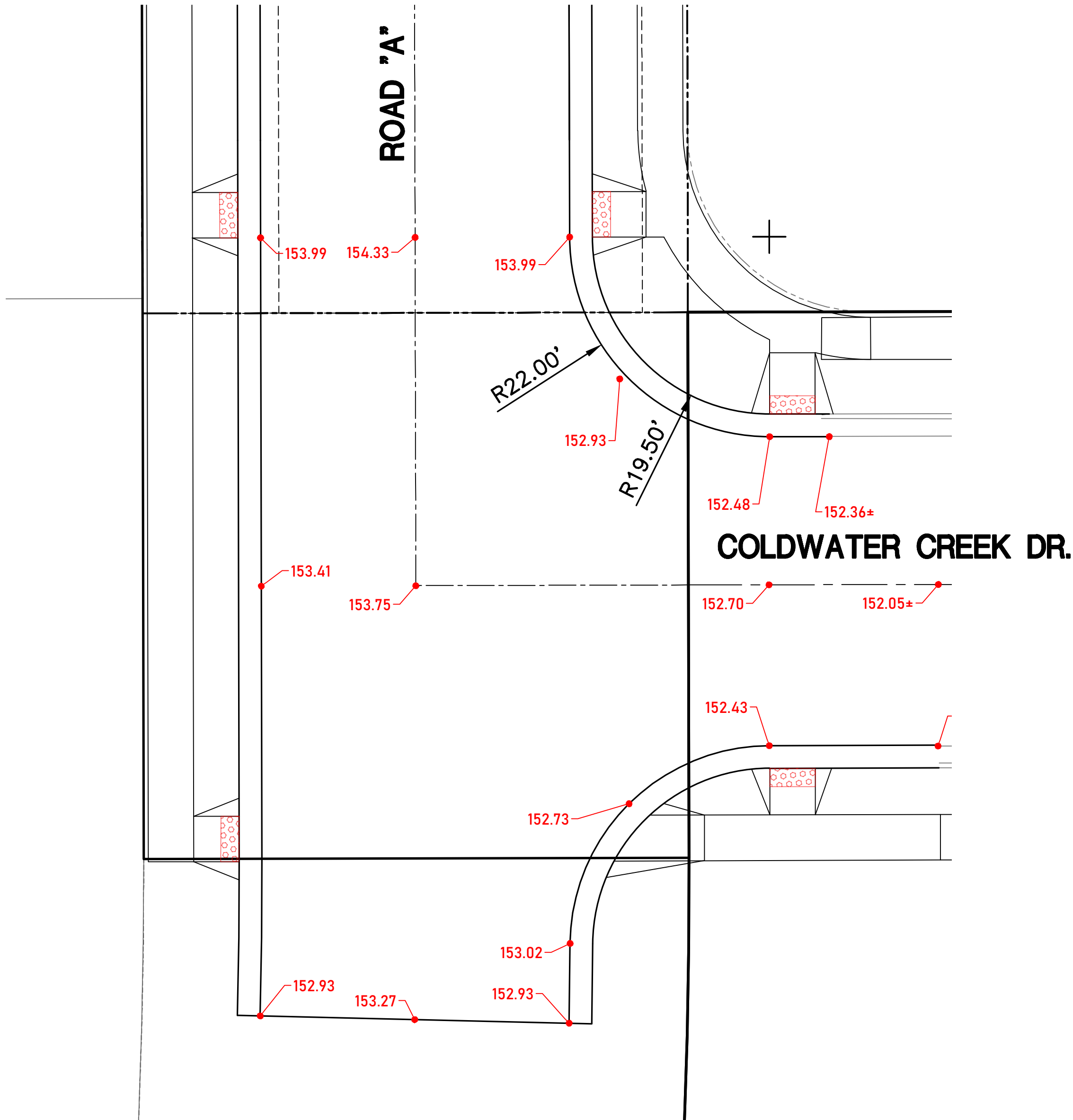
SHEET

C6.8





ROAD 'A' TEE TURNAROUND



ROAD 'A' & COLDWATER CREEK DR.

811 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. KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**

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JOB NUMBER:
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DESCRIPTION:
INTERSECTION
DETAILS

SHEET

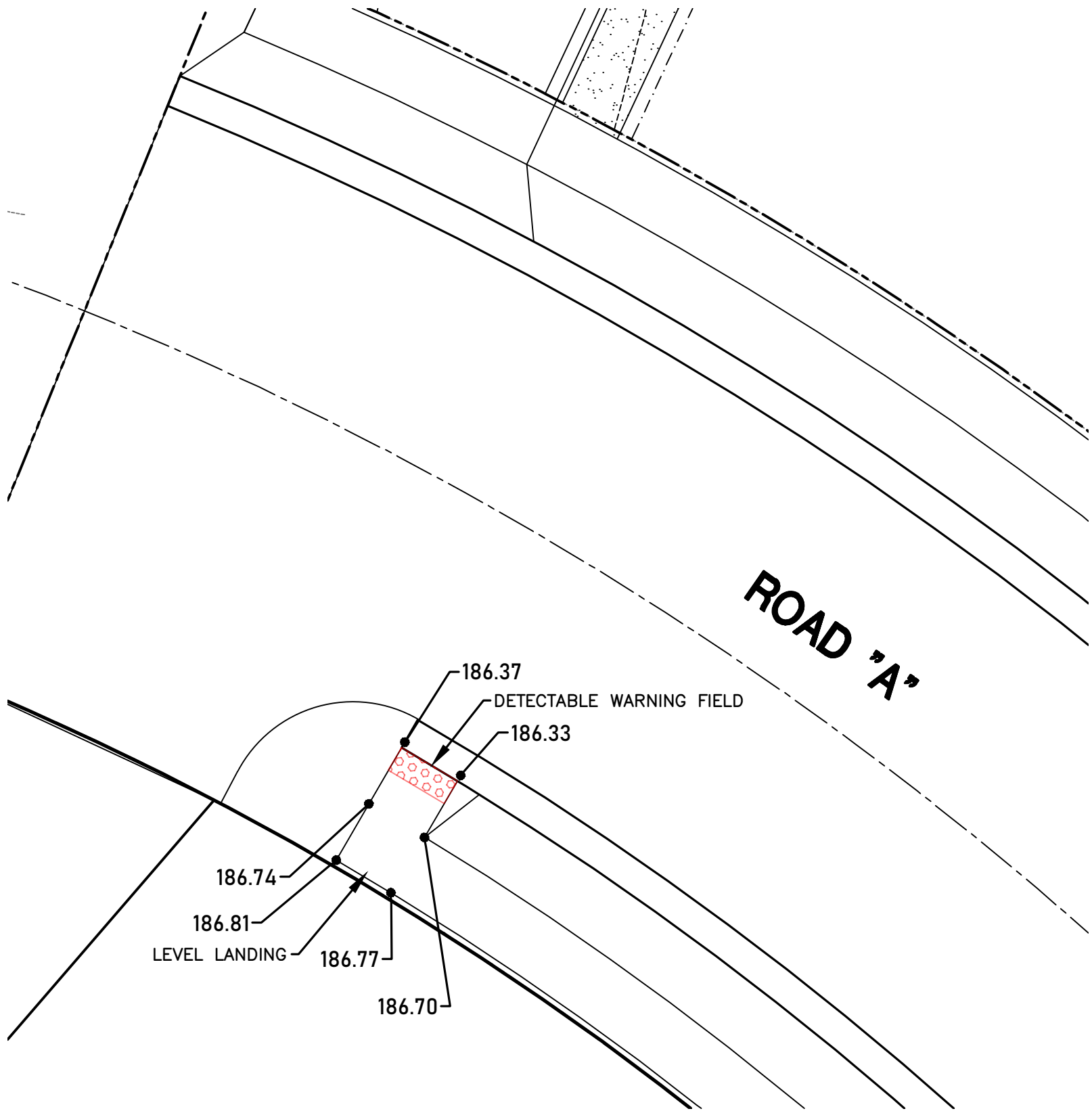
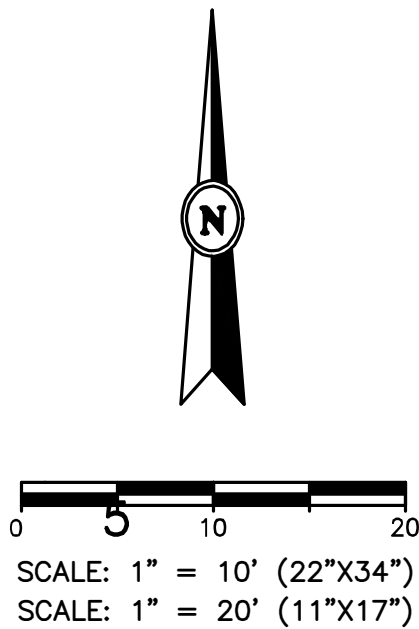
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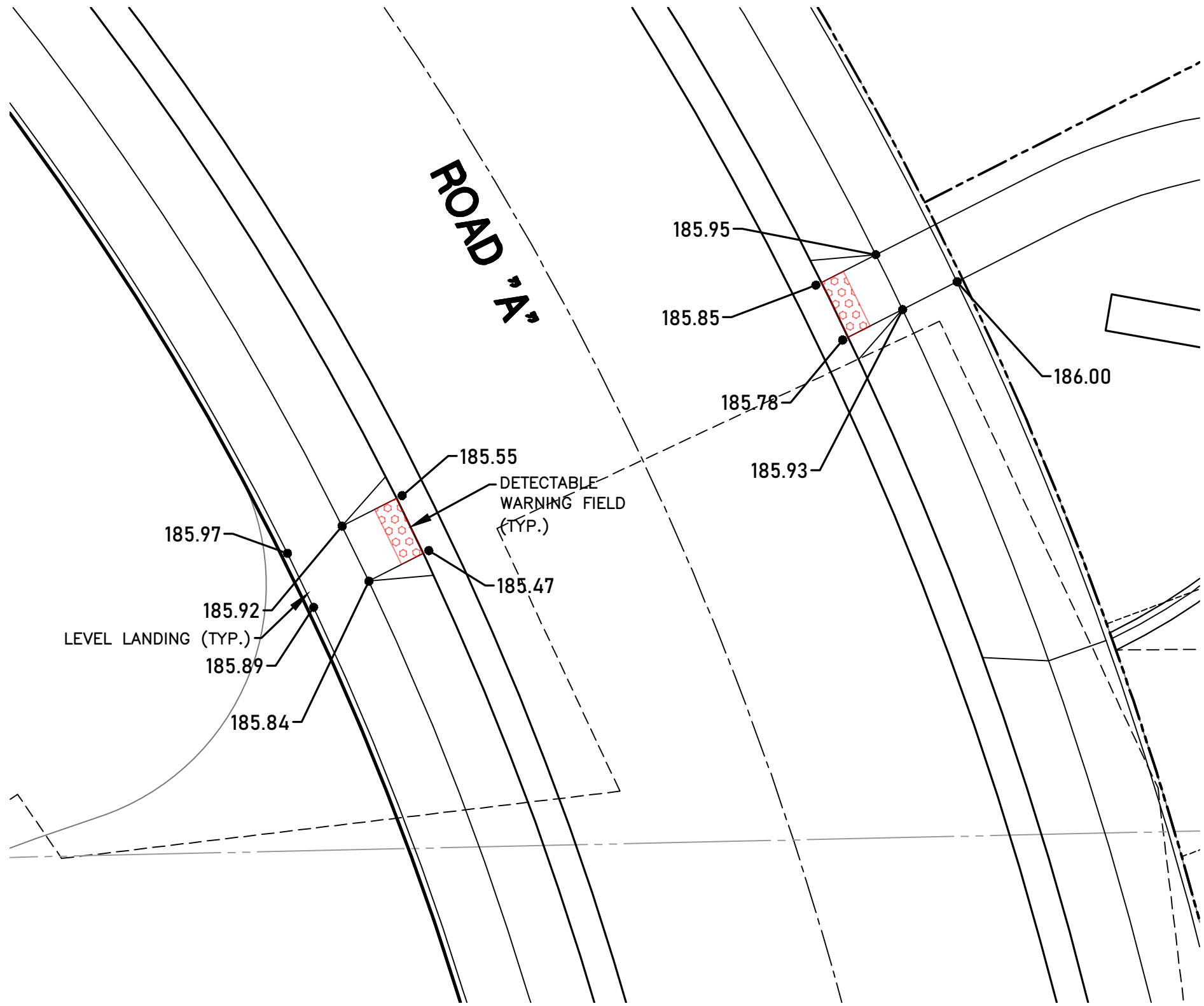
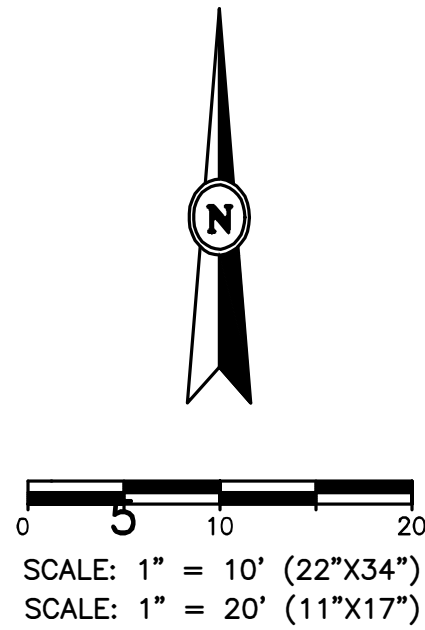
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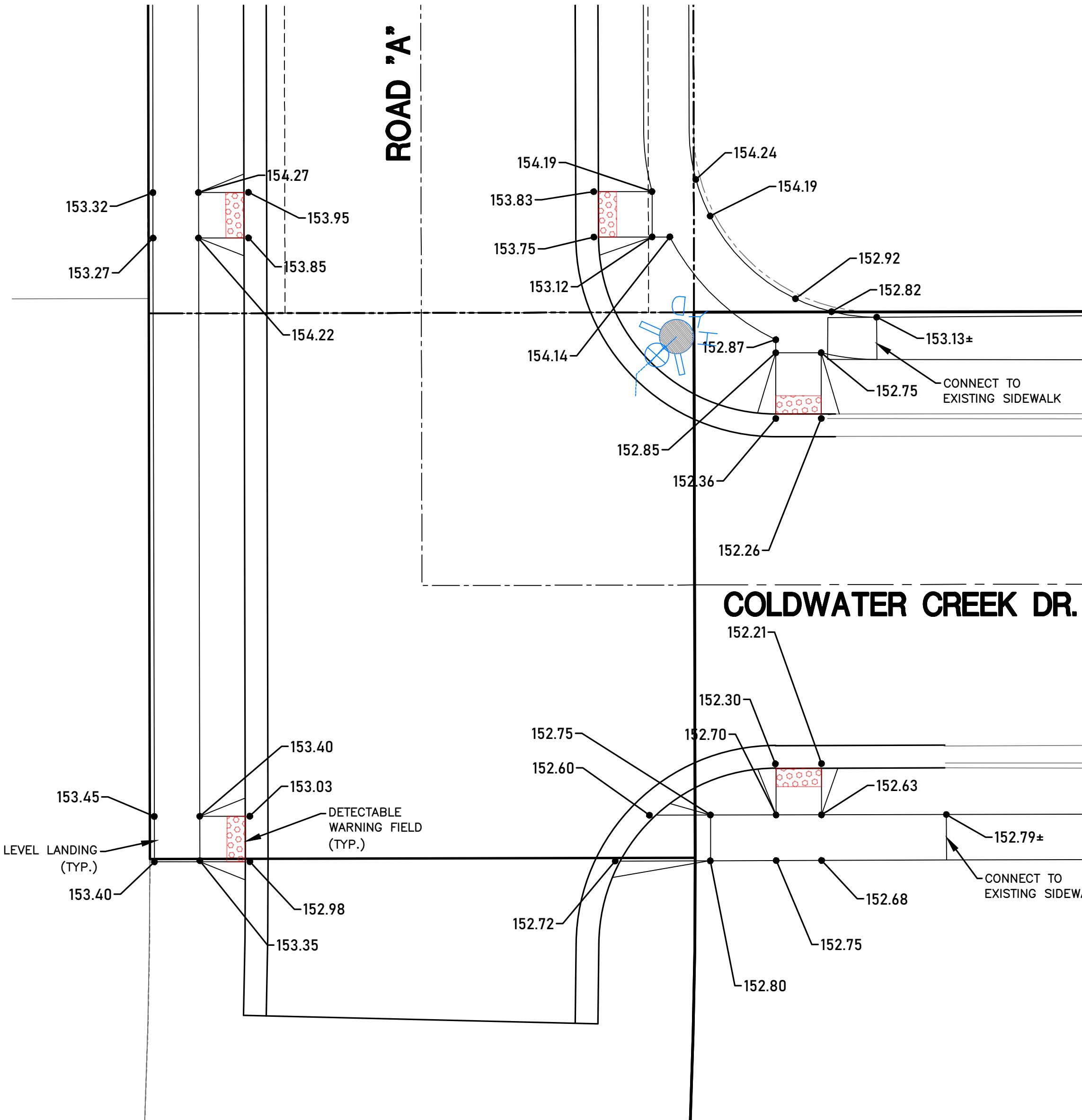
KNOW WHAT'S BELOW. **CALL BEFORE YOU DIG.**



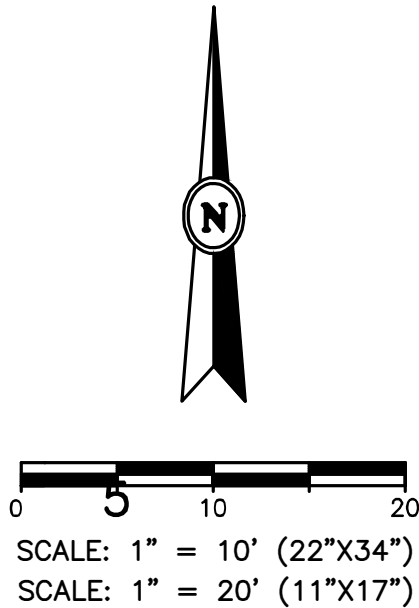
ROAD 'A' TEE TURNAROUND



ROAD 'A' - NORTH OF MAIN ENTRANCE



ROAD 'A' & COLDWATER CREEK DR.



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CITY OF WAUKESHA, WISCONSIN
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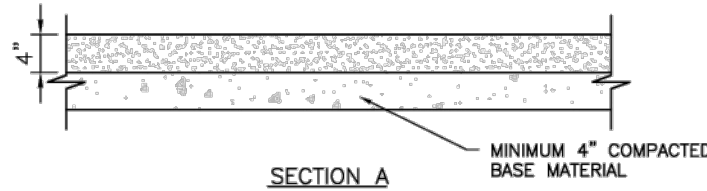
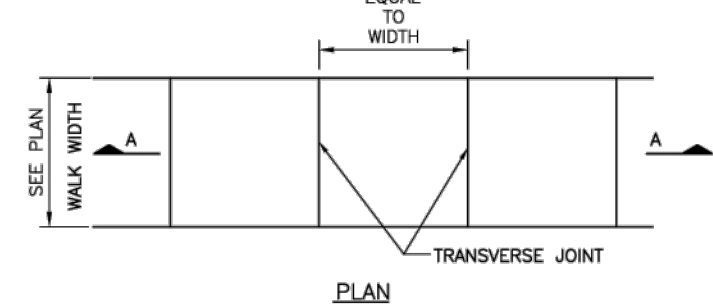
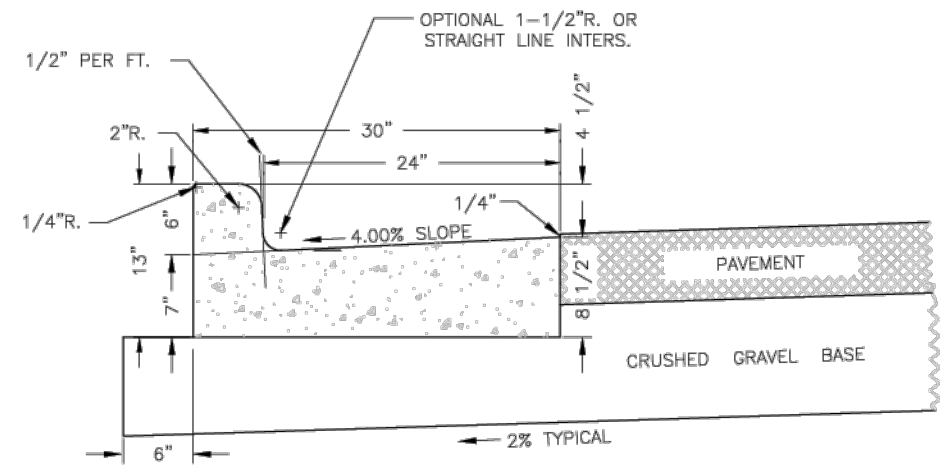
DATE:
SEPTEMBER 22, 2025

JOB NUMBER:
889-05006-01

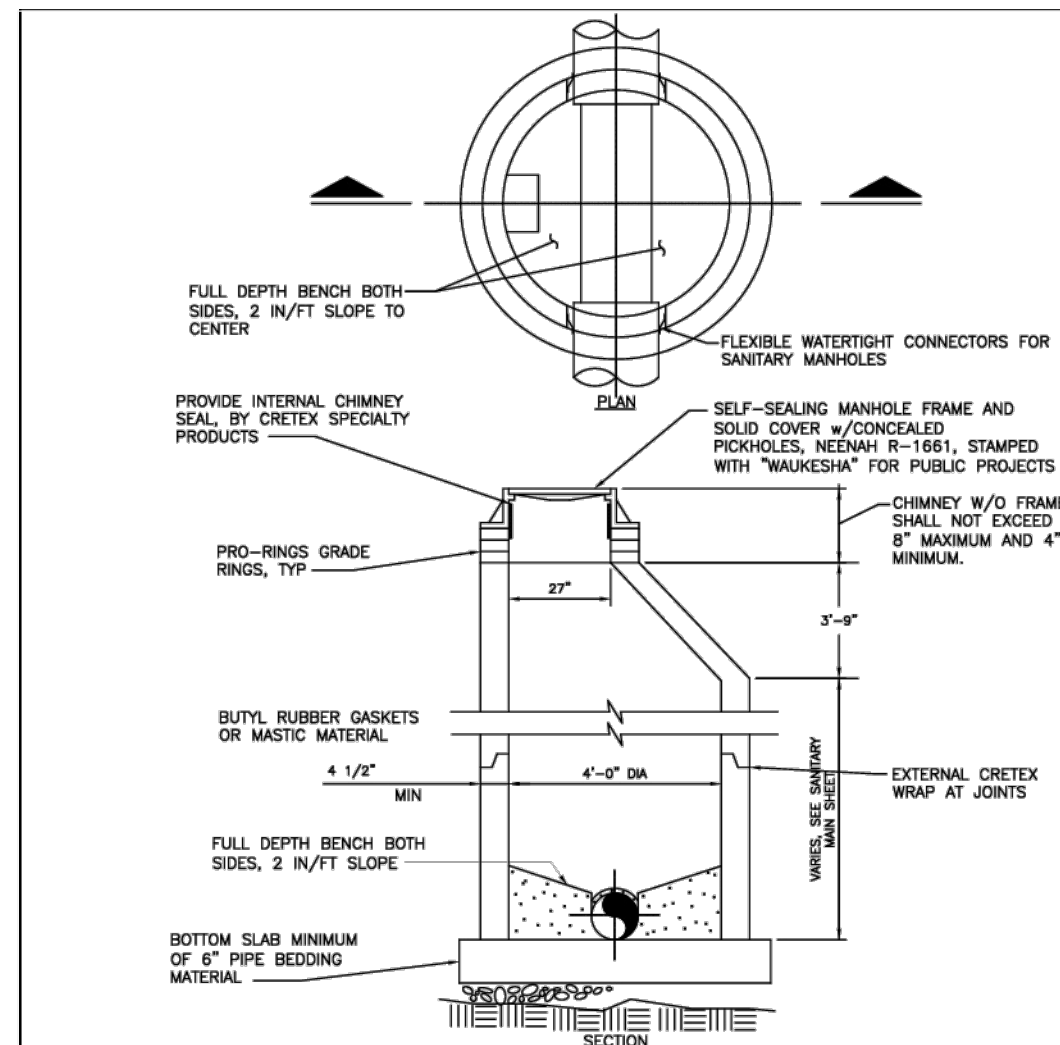
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ROAD "A" ADA
RAMP DETAILS

SHEET
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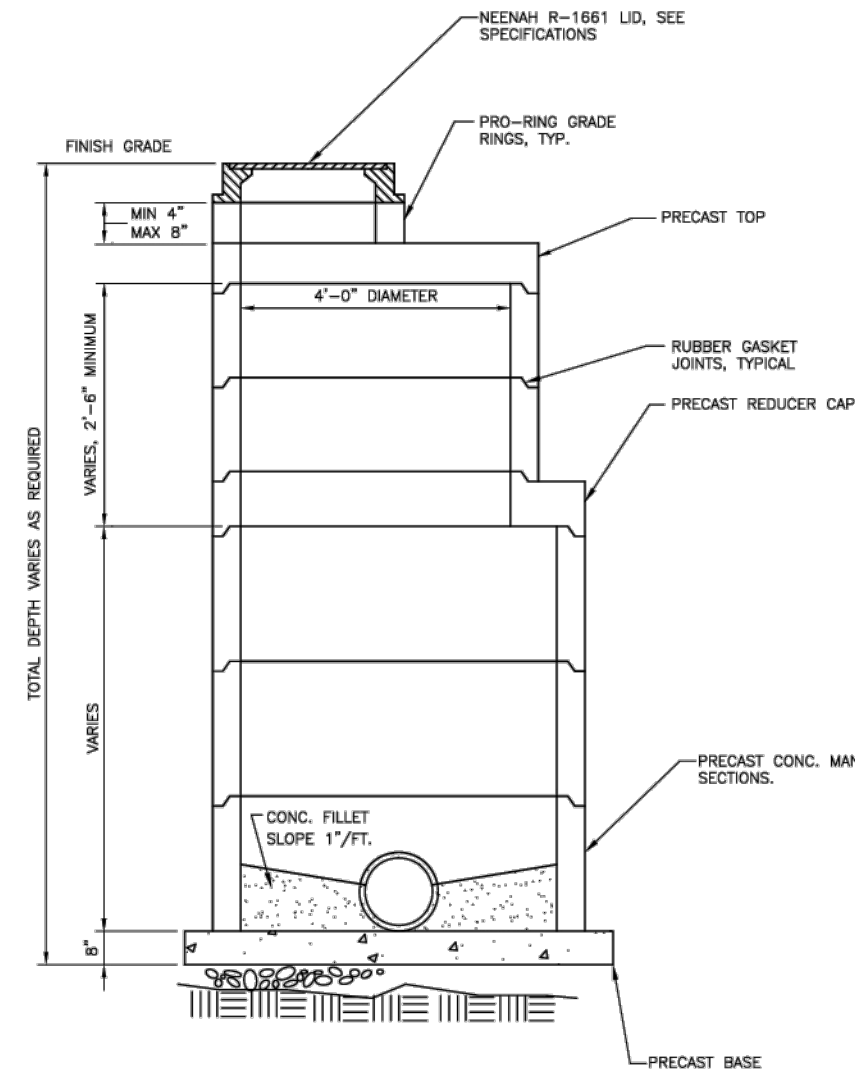


- NOTES:**
1. TRANSVERSE JOINTS SHALL BE CUT WITH A JOINTER HAVING A RADIUS OF 1/4" AT SPACING AS INDICATED OR AS DIRECTED BY THE ENGINEER.
 2. SIDEWALK SHALL BE 6" THICK AT ALL DRIVEWAY CROSSING.

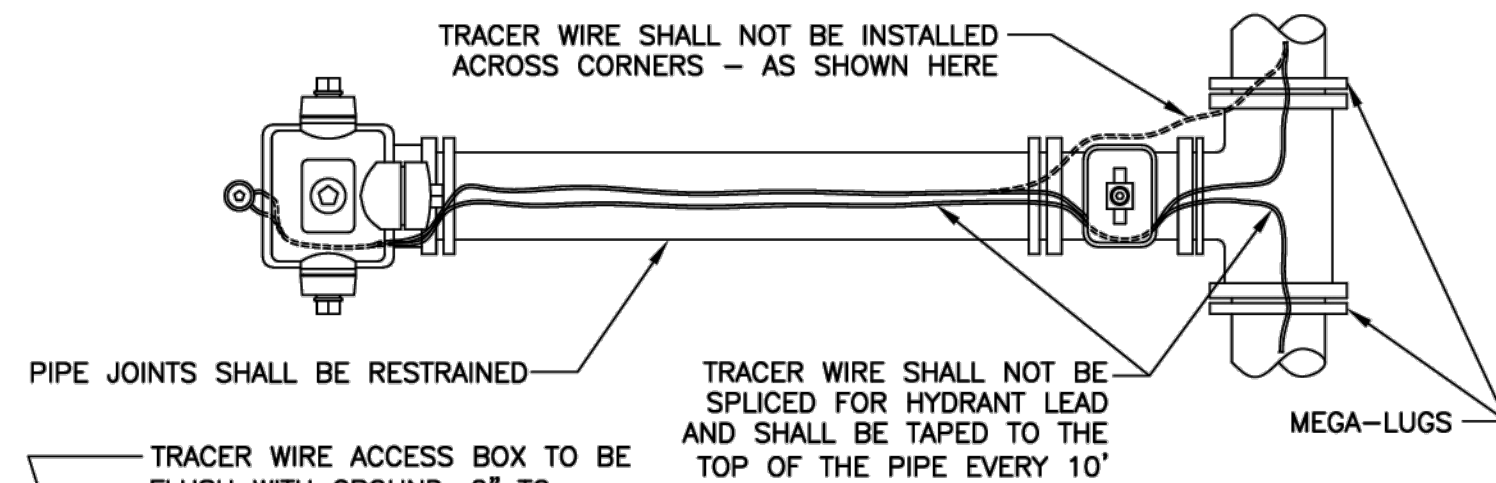


- NOTES:**
1. MANHOLE SECTIONS, BASES AND TOP SLABS SHALL BE PRECAST REINFORCED CONCRETE.
 2. JOINTS BETWEEN MANHOLE SECTIONS SHALL BE TONGUE AND GROOVE WITH COMPRESSION TYPE RUBBER GASKET OR IMPROVED BUTYLIC MATERIAL.
 3. THE 18" DIA. TOP CHANNEL SHALL BE THIN WALL, SMOOTH, DENSE SURFACE AND A SEMICIRCLE SHAPE CONFORMING TO THE INSIDE OF THE ADJACENT SEWER SECTIONS.
 4. ALL PIPE SHALL BE GROUTED IN-PLACE INTO NEW MANHOLE WALLS. PROVIDE A WATERTIGHT, AIRTIGHT SEAL BETWEEN PIPE AND MANHOLE. CONNECTORS SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.
 5. MANHOLE CASTINGS SHALL BE NEEHAN R-1661 FRAME AND SELF-SEALING SOLID COVER WITH CONCEALED PICK-HOLES WITH THE "CITY OF WAUKESHA" & "DPW" ON PUBLIC MANHOLES.
 6. ALL ANNUAL SPACES SHALL BE FILLED WITH A MASTIC OR CEMENTITIOUS FILLER.

CITY OF WAUKESHA DEPARTMENT OF PUBLIC WORKS		STANDARD CONSTRUCTION DETAILS --SANITARY MANHOLE--			
APPROVED: <u>ALEX DAMTEN</u>	DATE: _____	DRAWN BY: <u>DGB</u>	DATE: _____	PLOT SCALE: <u>5:7500</u> PLOT DATE: <u>1/14/2022</u> 5:12 PM	DETAIL NUMBER: 05-0001
APPROVED: _____	DATE: _____	CHECKED BY: _____	DATE: _____	PROJECT NO: _____	

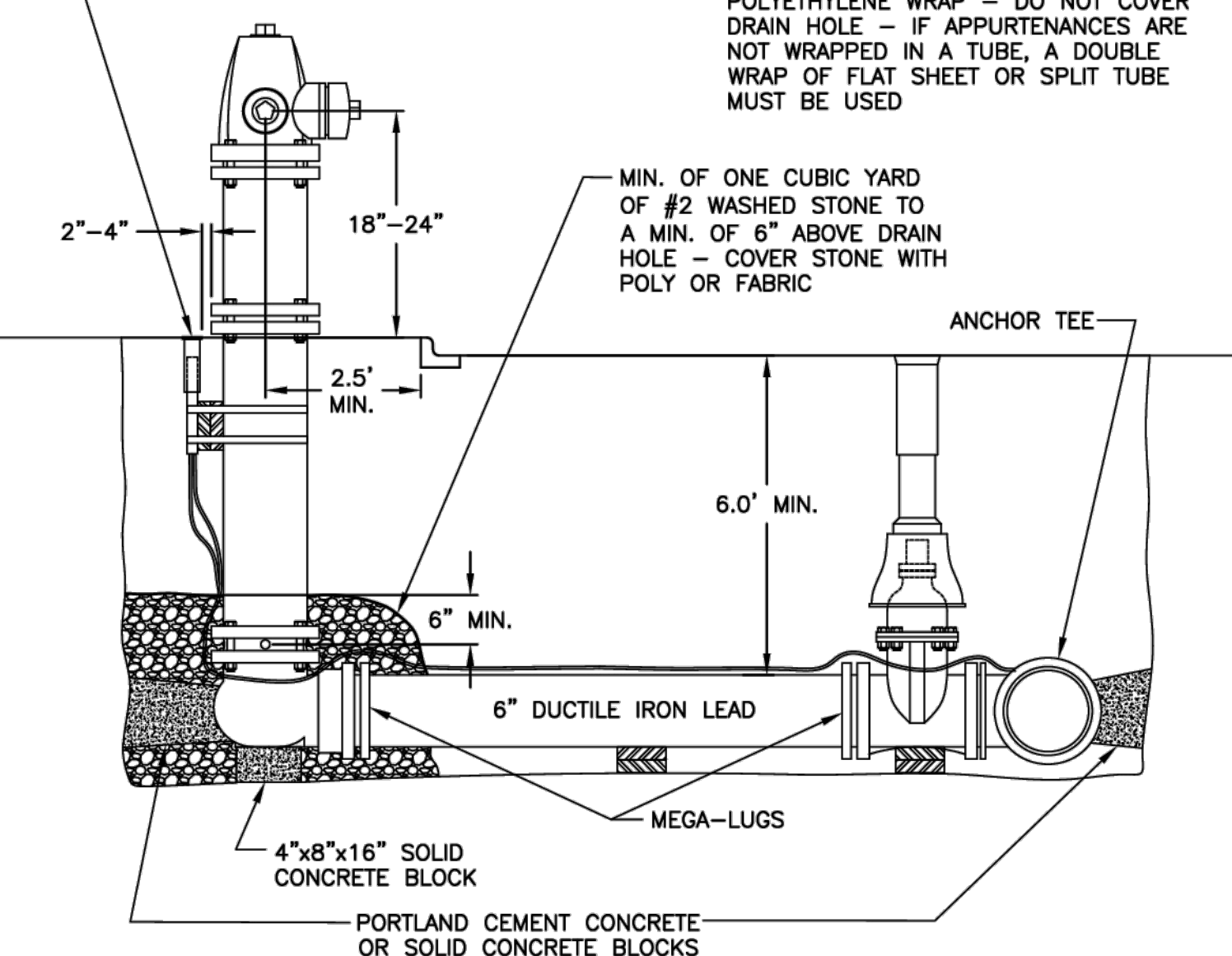


CITY OF WAUKESHA		STANDARD CONSTRUCTION DETAILS STANDARD STORM MANHOLE			
DEPARTMENT OF PUBLIC WORKS					
APPROVED: <u>ALEX DAMEN</u>	DATE: _____	DRAWN BY: <u>WJL</u>	DATE: <u>12/13/18</u>	PLOT SCALE: <u>AS SHOWN</u>	DETAIL NUMBER: 05-0003
APPROVED: _____	DATE: _____	CHECKED BY: _____	DATE: _____	PLOT DATE: <u>1/14/2022 5:25 PM</u>	PROJECT NPI: _____



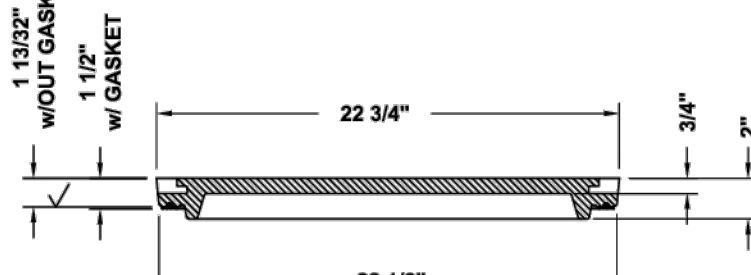
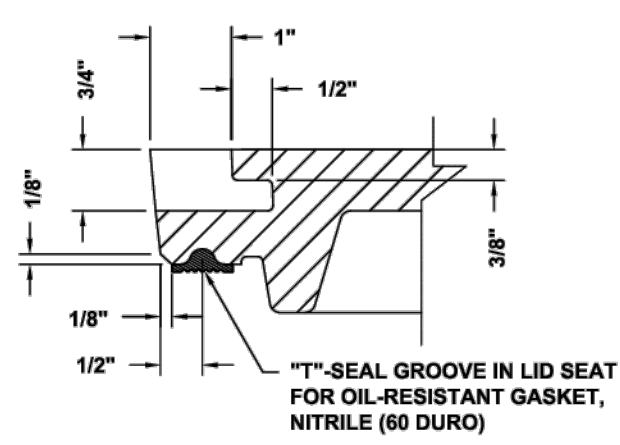
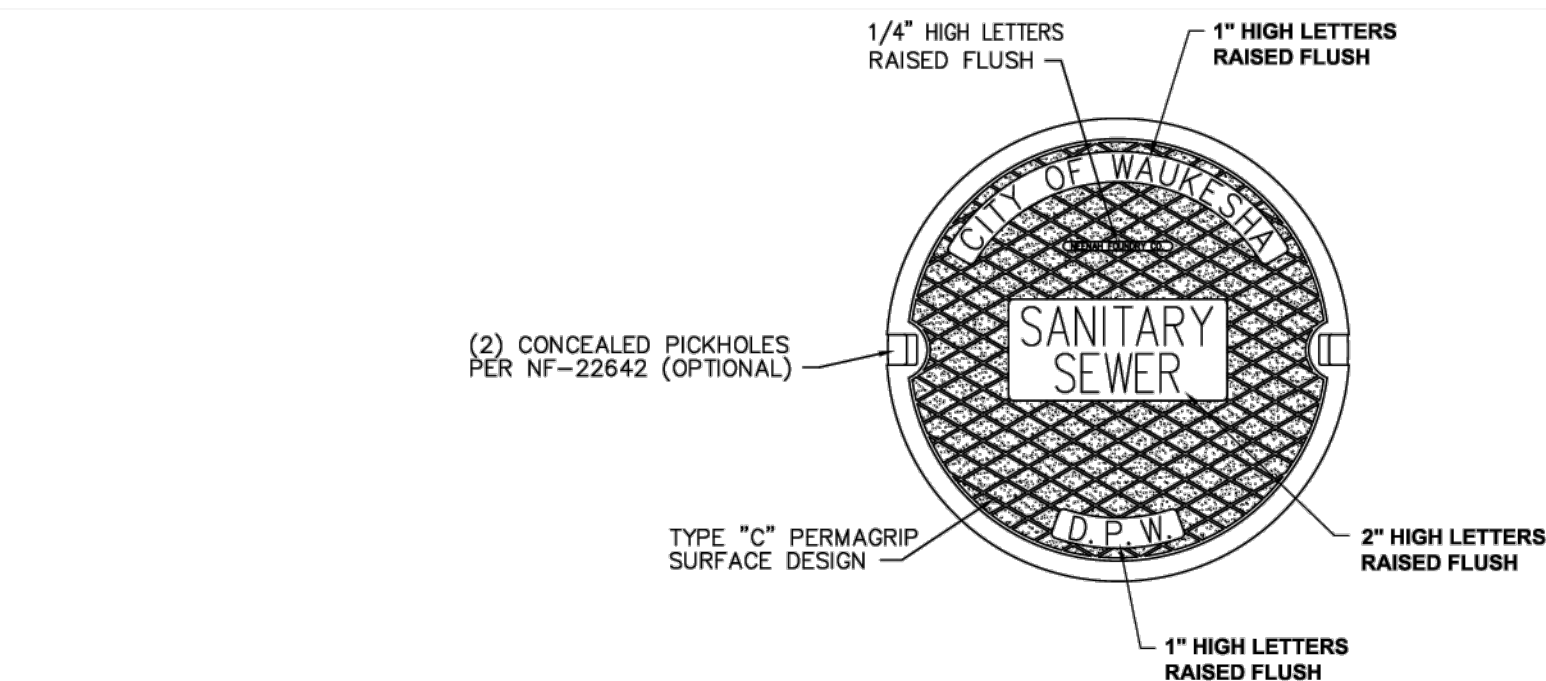
- TRACER WIRE ACCESS BOX TO BE
FLUSH WITH GROUND, 2" TO
4" FROM SIDE OF BREAK FLANGE
AND SHALL NOT BE TAPED TO HYDRANT.
2" PVC CONDUIT, A MIN. OF 3' LONG,
CAN BE TAPED TO HYDRANT BARREL WITH
2x4 SPACERS. PROVIDE A MIN. 18" OF
EXTRA TRACER WIRE

- NOTE:**
1. ALL PUSH-ON JOINTS IN HYDRANT LEAD MUST BE RESTRAINED
 2. ANCHOR TEE, VALVE, HYDRANT LEAD AND HYDRANT BARREL SHALL BE WRAPPED IN POLYETHYLENE WRAP - DO NOT COVER DRAIN HOLE - IF APPURTENANCES ARE NOT WRAPPED IN A TUBE, A DOUBLE WRAP OF FLAT SHEET OR SPLIT TUBE MUST BE USED



NOTE: THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING THE HYDRANT WITHOUT ANY DEFECTS IN THE COATING (PAINT) INCLUDING SCRATCHES, CHIPS OR RUST. ANY DEFECTS FOUND IN THE COATING (PAINT), THE CONTRACTOR SHALL REPAINT THE HYDRANT(S) PER THE WAUKESHA WATER UTILITY'S HYDRANT REPAINTING SPECIFICATION.

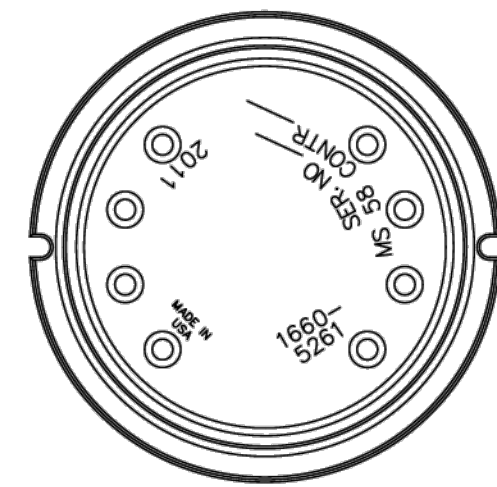
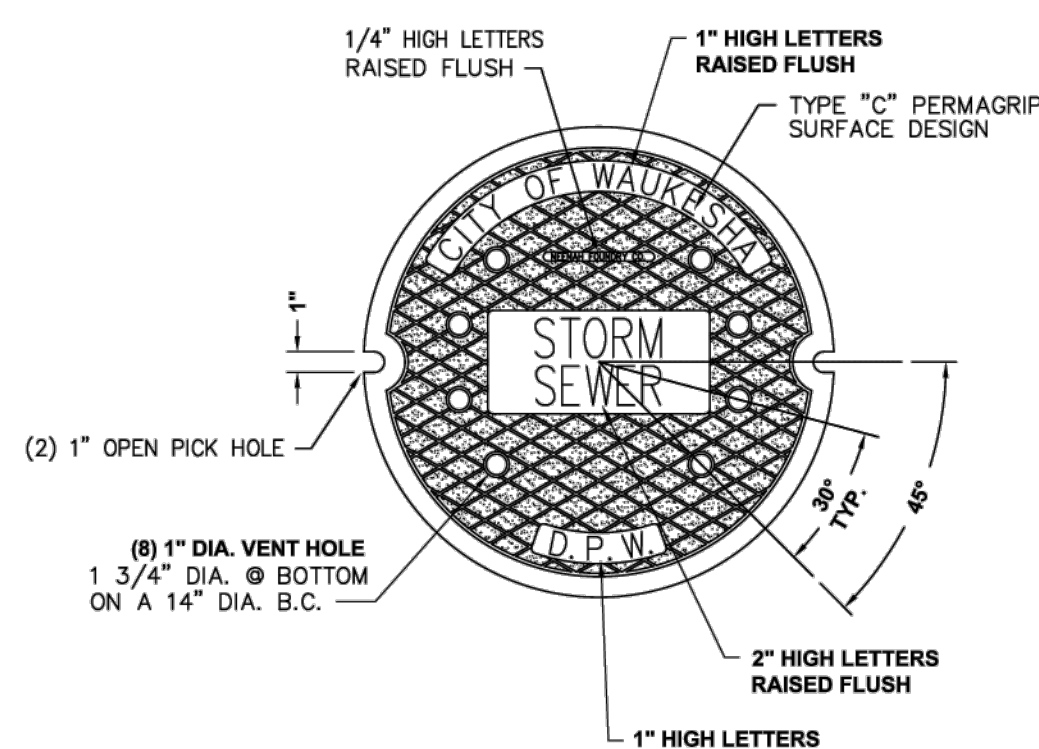
STANDARD HYDRANT INSTALLATION FIGURE 2



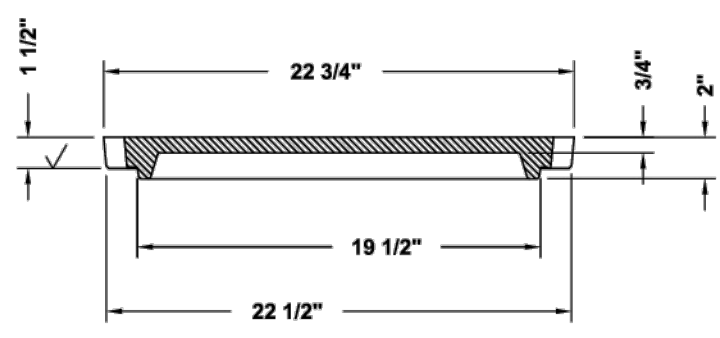
MATERIAL: CAST GRAY IRON ASTM A-48, CLASS 35B
FINISH: NO PAINT, UNLESS SPECIFIED ON PURCHASE ORDER
WEIGHT: 108 LBS.

DR.	E. NIVER	SCALE	TITLE: R-1660 PLATEN LID WITH T-SEAL	
CH.	RKB	1/8"=1'	LTRD. 'CITY OF WAUKEASHA', 'D.P.W.', 'SANITARY SEWER	
APP.	SPT	 NEENAH FOUNDRY NEENAH WISCONSIN 54956 PHONE 920-598-9075 FAX 920-598-9079		 №- 16605268
DATE	04-08-2016	www.nfco.com 16605268 PHONE 920-234-7468		

CAD DWG. REF: 16605268.DWG-1	APPROVED: <u>ALEX DANTEN</u> DATE: _____ APPROVED: _____ DATE: _____	DRAWN BY: <u>DSB</u> DATE: _____ CHECKED BY: _____ DATE: _____	PLOT SCALE: <u>0.03407</u> PLOT DATE: 12/13/2018 8:25 AM	DETAIL NAME: 05-1160-SA PROJECT NO: _____ STANDARD DETAILS
CITY OF WAUKESHA DEPARTMENT OF PUBLIC WORKS	STANDARD CONSTRUCTION DETAILS R-1660 PLATEN LID WITH T-SEAL			



UNDERSIDE VIEW



MATERIAL: CAST GRAY IRON ASTM A-48, CLASS 35B
FINISH: NO PAINT
WEIGHT: 106#

DR.	E. NIVER	SCALE	TITLE: R-1660 LID LTRD. 'STORM SEWER'		
CH.		1/8"=1'	AND 'CITY OF WAUKESHA', 'D.P.W.'		
APP.		DIM CHK.	NEENAH		NF-16605261
DATE	04-27-2011		FOUNDRY COMPANY		
			NEENAH WISCONSIN 54955		

CAD DWG. REF: 16605261-DWG-2	APPROVED: <u>ALEX DAMTEN</u> DATE: _____ APPROVED: _____ DATE: _____	DRAWN BY: <u>DSB</u> DATE: _____ CHECKED BY: _____ DATE: _____	PLOT SCALE: <u>0.23X30</u> PLOT DATE: 12/13/2018 8:23 AM	DETAIL NUMBER: 05-1660 PROJECT NO: _____ STANDARD DETAIL: _____
CITY OF WAUKESHA DEPARTMENT OF PUBLIC WORKS	STANDARD CONSTRUCTION DETAILS R-1660 LID LTRO. 'STORM SEWER'			

FILE NAME : 0:Standard Construction Specifications - 2018 Editions±2019 Updates and Revisions - Staff Mark-ups±Division 4 - Standard Details±05-1660-ST-R±1660 LID LTRO,STORM SEWER.dwg

PROJECT:
MEADOWBROOK ROAD SENIOR LIVING

CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

BY: TUKKA PROPERTIES

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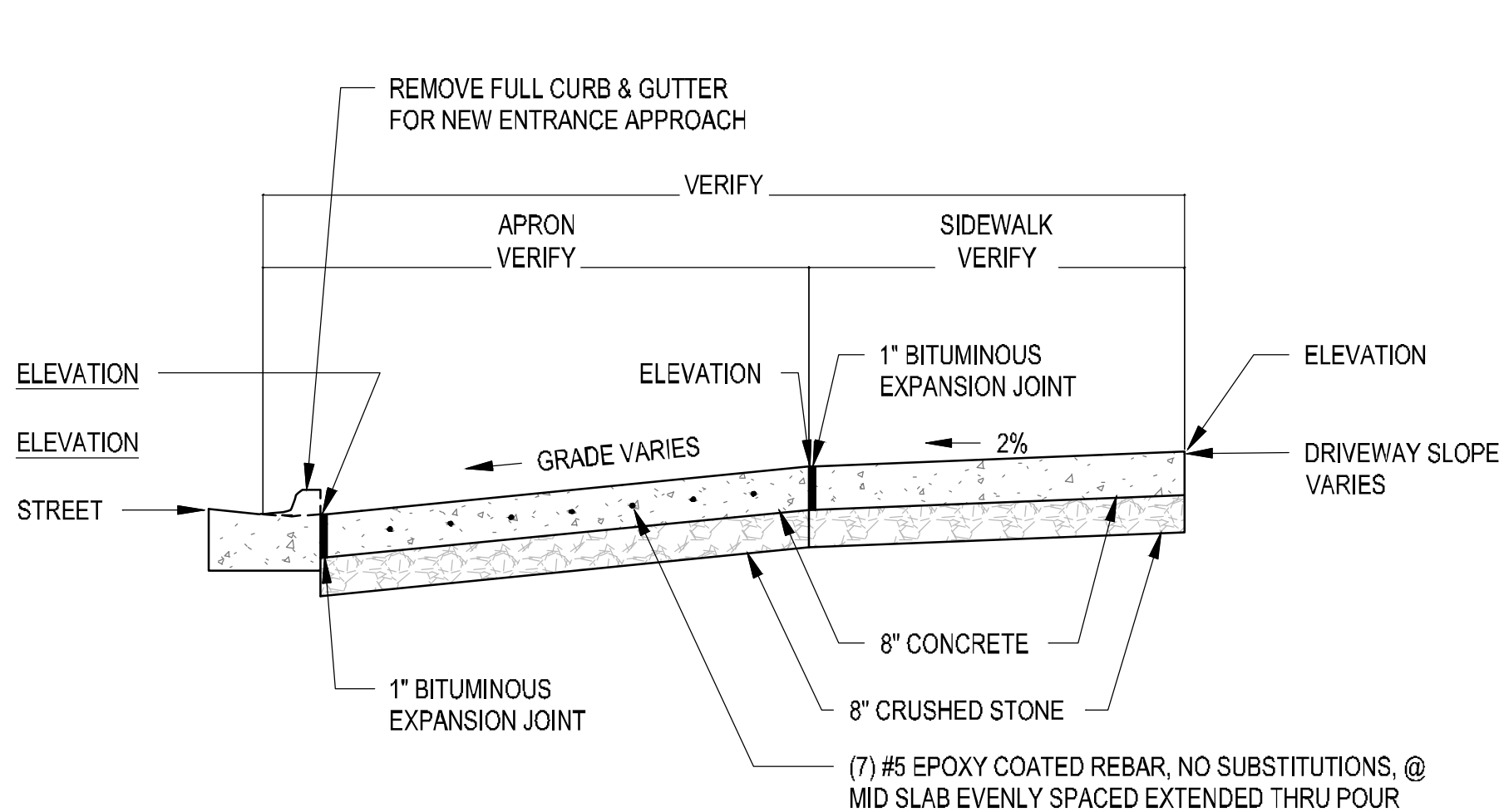
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CONSTRUCTION NOTES & DETAILS

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C7.0

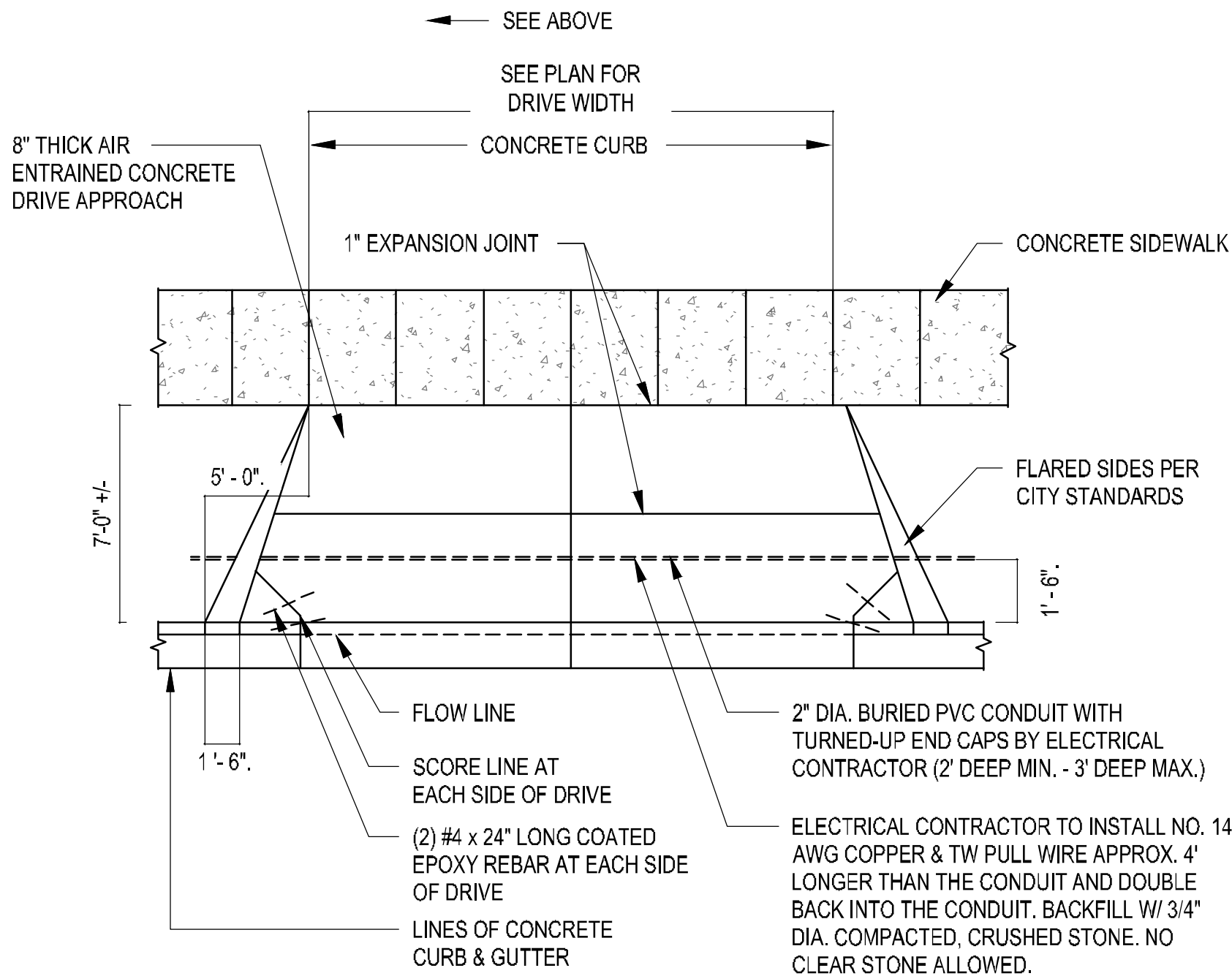
H:\C800\889\05006-01\CONSTRUCTION PLANS\TUKKA-SENIOR LIVING\PRELIM PLANS\TUKKA_COVER&DETAILS.DWG



GENERAL NOTES:

- EARTHWORK CONTRACTOR SHALL REMOVE EXISTING STREET CURB AND GUTTER, AND PUBLIC SIDEWALK AS REQUIRED TO ACHIEVE THE DRIVE APPROACH GRADES AS SHOWN

DRIVEWAY ENTRANCE SLOPE DETAIL

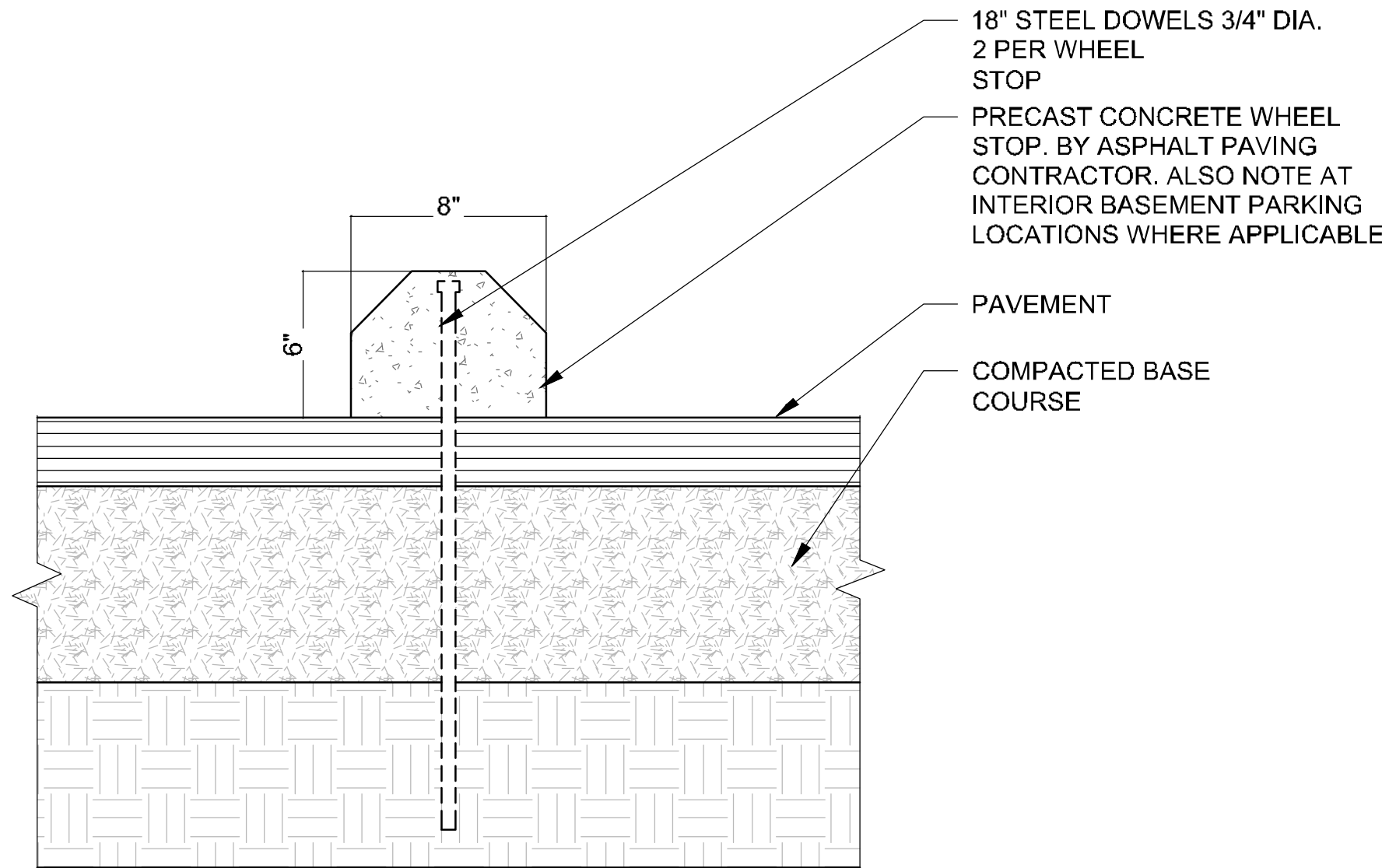


GENERAL NOTES:

- EXISTING CONCRETE CURB REMOVAL BY EARTHWORK CONTRACTOR.
- FLASHING BARRICADES TO BE PROVIDED BY EARTHWORK CONTRACTOR.
- CURB CONTRACTOR MAY BE REQUIRED TO POUR APPROACH IN TWO HALVES. REBAR TO EXTEND 24" BEYOND CENTERLINE + LAP.
- CURB CONTRACTOR SHALL USE 4,000 PSI WITH 0: 42 WATER/ CEMENT RATIO WITH 1% HIGH EARLY CONCRETE ADDITIVE.

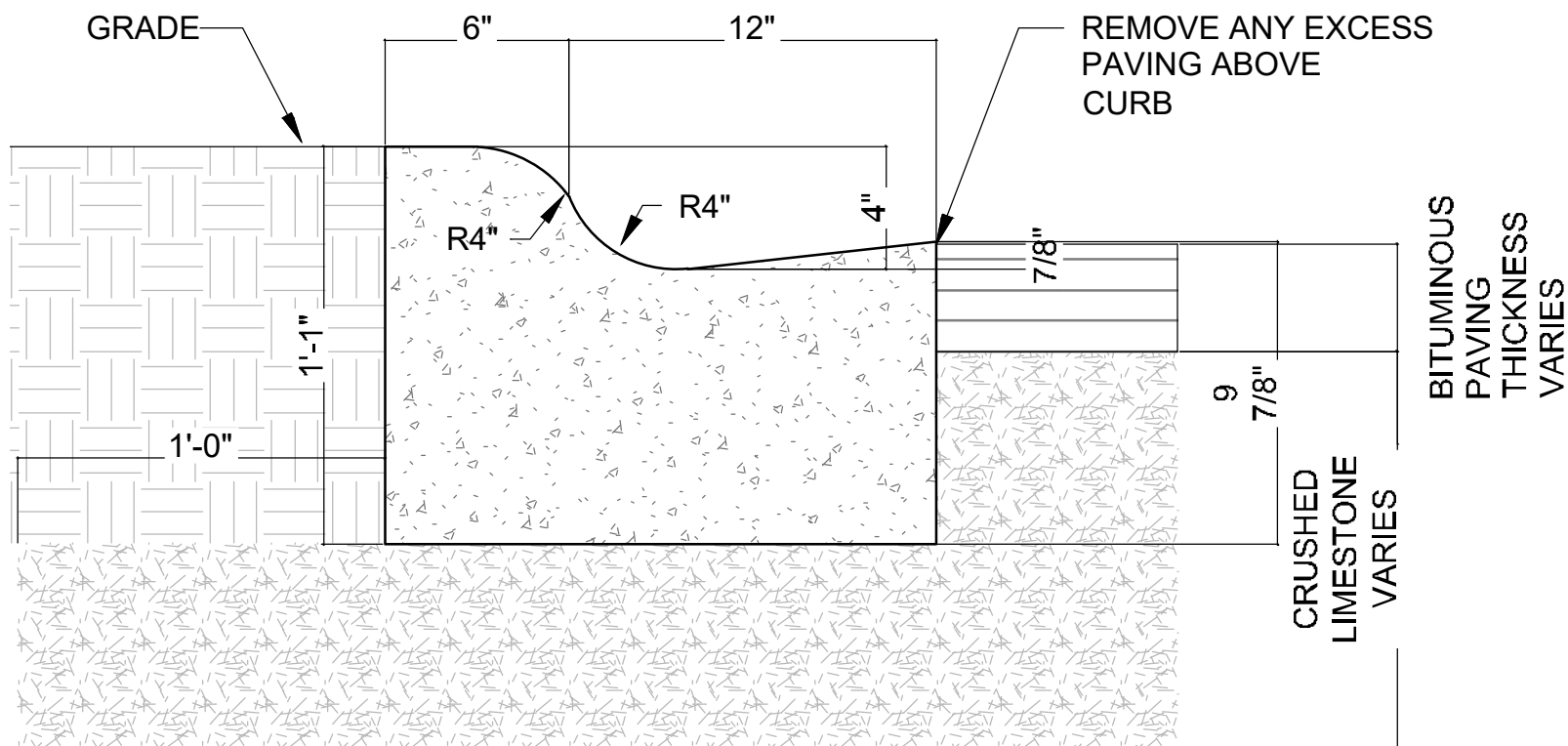
7 CONCRETE DRIVEWAY ENTRANCE

SCALE: 1/2" = 1'-0"



8 CONCRETE WHEEL STOP

SCALE: 1 1/2" = 1'-0"

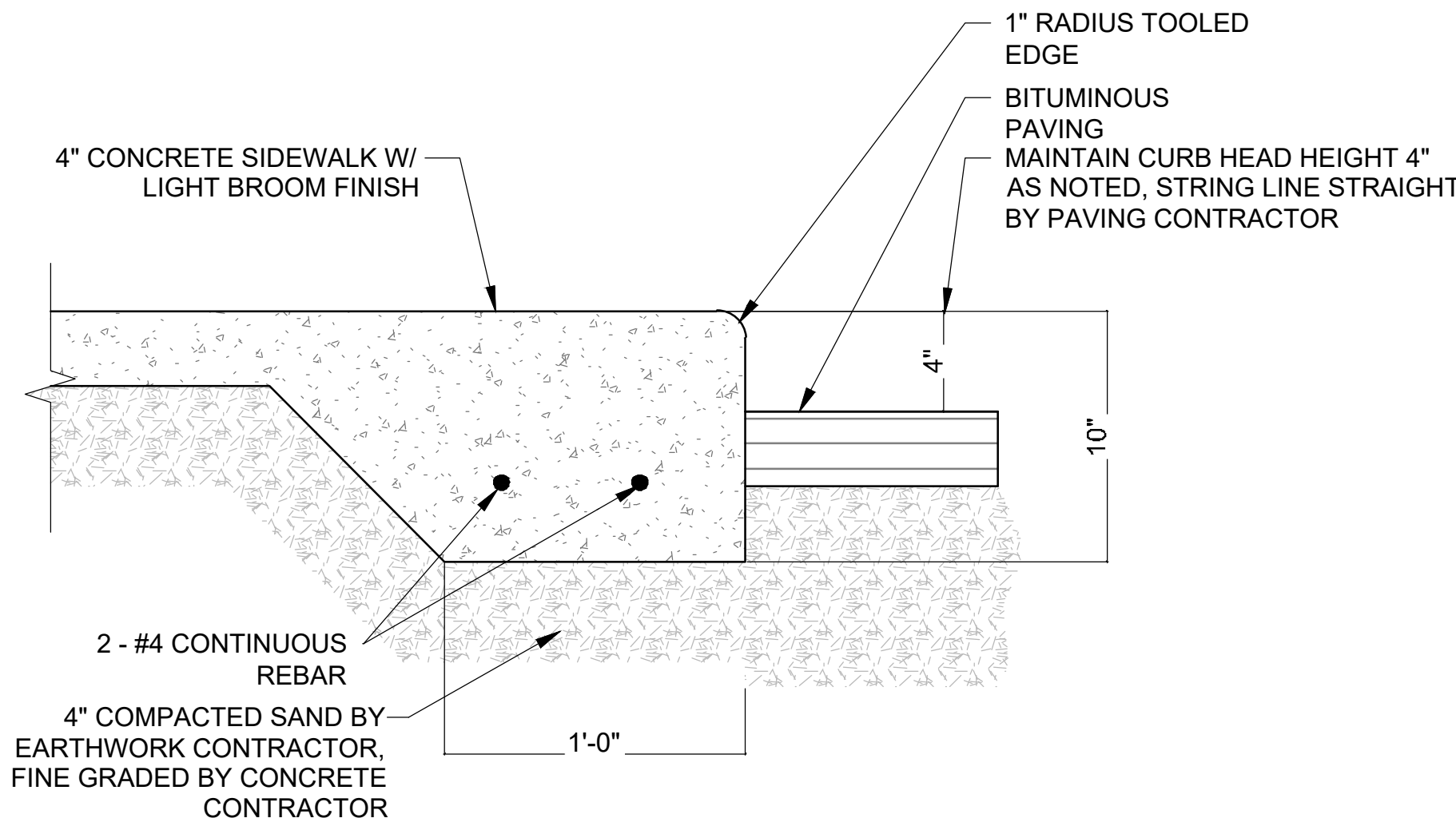


GENERAL NOTES:

- SEE TOP OF CURB PLAN TO DETERMINE LOCATIONS OF HOLDING OR REJECT CURBS.
- IF SIDEWALK ABUTS CURB, BACK OF CURB TO BE " STRING LINE" STRAIGHT & RUBBED CLEAN. PROVIDE CONTROL JOINTS 10' +/- O.C. PROVIDE BITUMINOUS EXPANSION JOINTS 50' O.C.
- EARTHWORK CONTRACTOR TO SUBGRADE AND STONE 12" BEYOND BACK OF CURB TO PROVIDE COMPACTED LEVELING BASE FOR CURB AND GUTTER.
- EARTHWORK CONTRACTOR TO REMOVE ALL EXCESS STONE BEHIND BACK OF CURB IN LANDSCAPE ISLANDS. THIS APPLIES TO EXCESS STONE BEYOND 12" AT BACK OF CURB.
- PAVING CONTRACTOR SHALL PROVIDE FLUSH ASPHALT TO CONCRETE CURB. IF ASPHALT IS RAISED AFTER PAVING, PAVING CONTRACTOR SHALL HEAT UP, REMOVE AND COMPACT EXCESS PAVEMENT.

1 4" CONCRETE HOLDING CURB & GUTTER

SCALE: 1 1/2" = 1'-0"

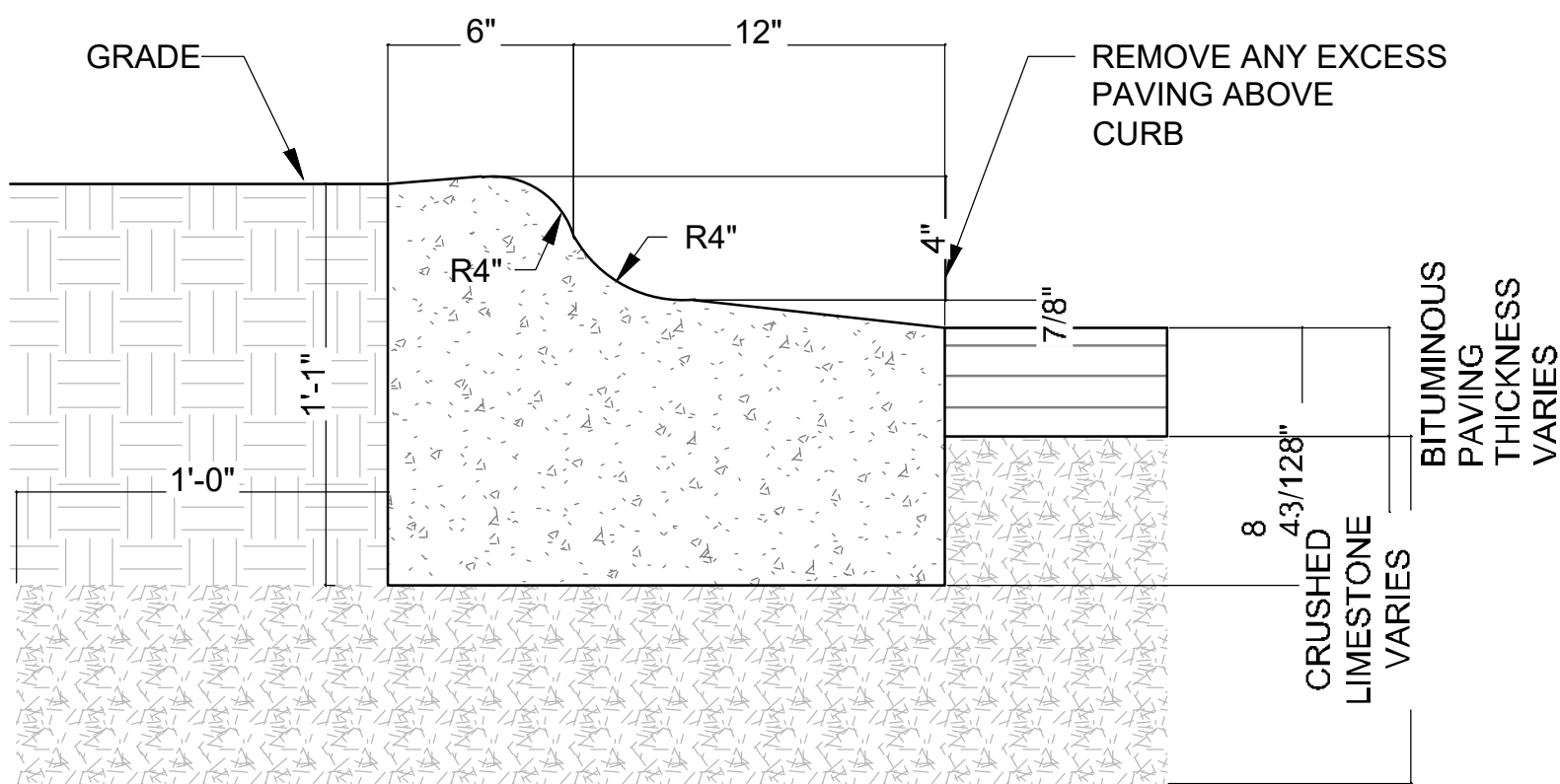


GENERAL NOTES:

- PROVIDE 1/4" PER FOOT CROSS SLOPE ACROSS WALK
- NO MESH REQUIRED
- PROVIDE TOOLED JOINTS @ +/- 5'-0" O.C. U.N.O.

3 4" THICKENED EDGE SIDEWALK

SCALE: 1 1/2" = 1'-0"



GENERAL NOTES:

- SEE TOP OF CURB PLAN TO DETERMINE LOCATIONS OF HOLDING OR REJECT CURBS.
- IF SIDEWALK ABUTS CURB, BACK OF CURB TO BE " STRING LINE" STRAIGHT & RUBBED CLEAN. PROVIDE CONTROL JOINTS 10' +/- O.C. PROVIDE BITUMINOUS EXPANSION JOINTS 50' O.C.
- EARTHWORK CONTRACTOR TO SUBGRADE AND STONE 12" BEYOND BACK OF CURB TO PROVIDE COMPACTED LEVELING BASE FOR CURB AND GUTTER.
- EARTHWORK CONTRACTOR TO REMOVE ALL EXCESS STONE BEHIND BACK OF CURB IN LANDSCAPE ISLANDS. THIS APPLIES TO EXCESS STONE BEYOND 12" AT BACK OF CURB.
- PAVING CONTRACTOR SHALL PROVIDE FLUSH ASPHALT TO CONCRETE CURB. IF ASPHALT IS RAISED AFTER PAVING, PAVING CONTRACTOR SHALL HEAT UP, REMOVE AND COMPACT EXCESS PAVEMENT.

2 4" CONCRETE REJECT CURB & GUTTER

SCALE: 1 1/2" = 1'-0"



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PROJECT:
MEADOWBROOK ROAD SENIOR LIVING
CITY OF WAUKESHA, WISCONSIN
BY: TUKKA PROPERTIES

REVISION HISTORY

DATE	DESCRIPTION
6/23/2025	CONCEPTUAL SUBMITTAL
6/25/2025	BID SET SUBMITTAL
8/7/2025	PRELIMINARY ENGINEERING
9/22/2025	CITY SUBMITTAL

DATE:

SEPTEMBER 22, 2025

JOB NUMBER:

889-05006-01

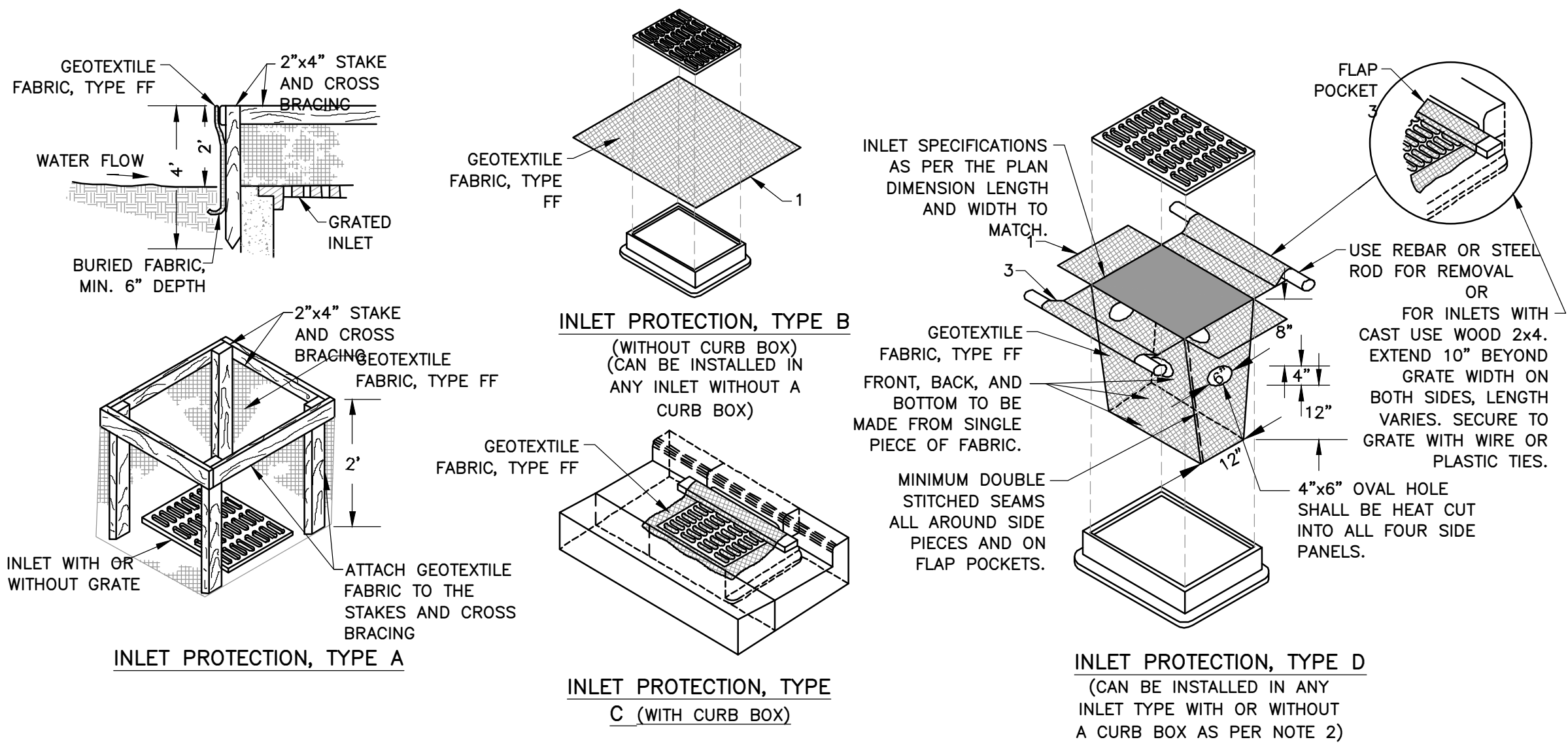
DESCRIPTION:

CONSTRUCTION
NOTES & DETAILS

SHEET

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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.

1. FINISHED SIZE, INCLUDING FLAP POCKETS WHERE REQUIRED, SHALL EXTEND A MINIMUM OF 10" AROUND THE PERIMETER TO FACILITATE MAINTENANCE OR REMOVAL.
2. 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.
3. FLAP POCKETS SHALL BE LARGE ENOUGH TO ACCEPT WOOD 2X4.

INSTALLATION NOTES:

TYPE B & C
TRIM EXCESS FABRIC IN THE FLOW LINE TO WITHIN 3" OF THE GRATE. THE CONTRACTOR SHALL DEMONSTRATE A METHOD OF MAINTENANCE, USING A SEWN FLAP, HAND HOLDS OT OTHER METHOD TO PREVENT ACCUMULATED SEDIMENT FROM ENTERING THE INLET.

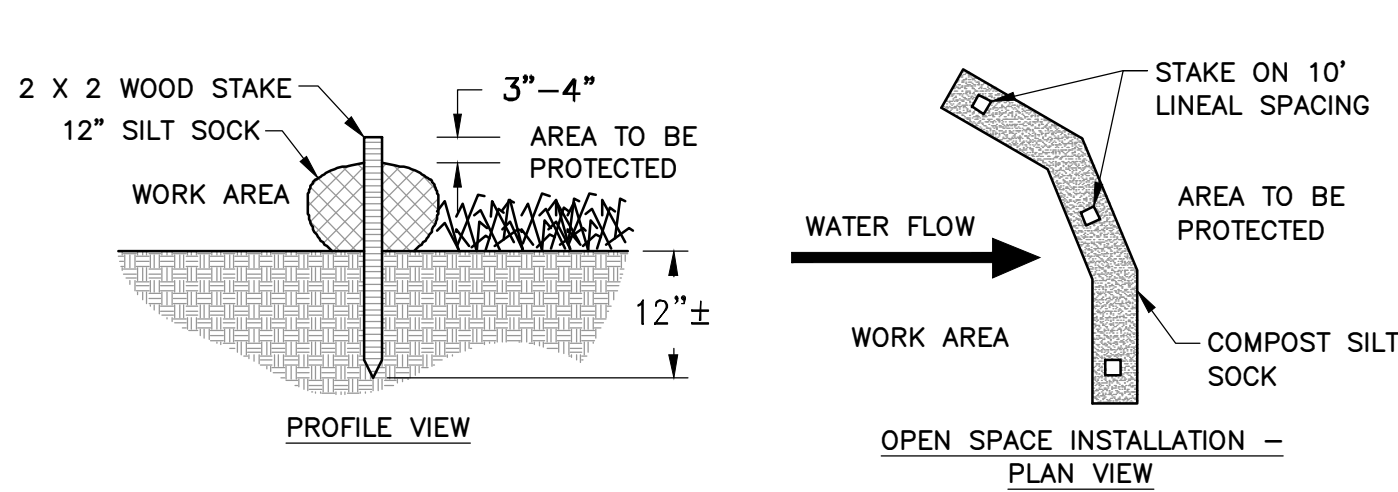
TYPE D
DO NOT INSTALL INLET PROTECTION TYPE D IN INLETS SHALLOWER THAN 30", MEASURED FROM THE BOTTOM OF THE INLET TO THE TOP OF THE GRATE.

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 CINCH 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

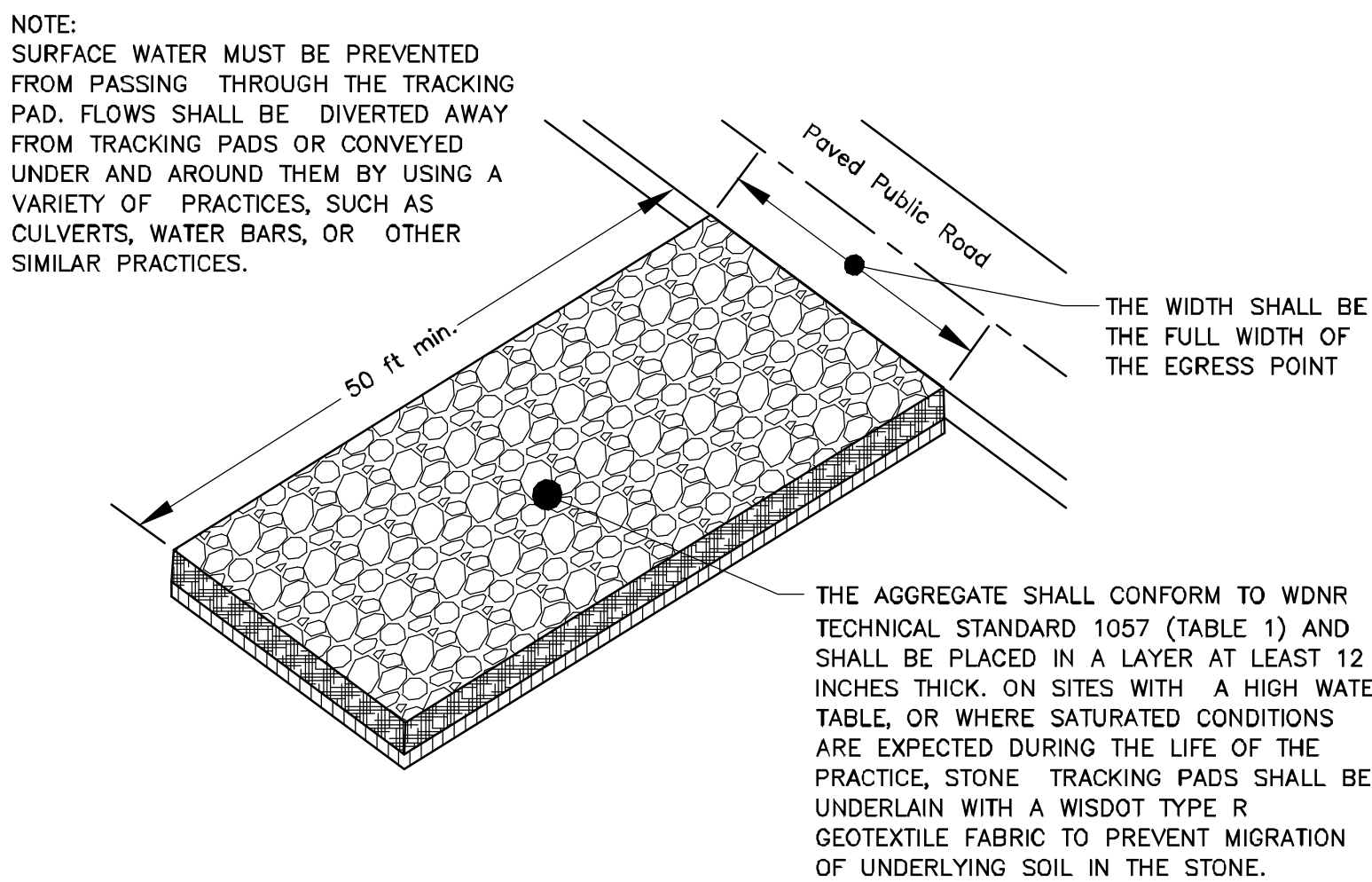


NOTES:

1. ALL MATERIAL TO MEET MANUFACTURER'S SPECIFICATIONS
2. REFER TO MANUFACTURERS AND/OR SUPPLIERS. SPECIFICATIONS FOR INSTALLATION RECOMMENDATIONS.
3. ACTUAL LOCATION MAY BE FIELD ADJUSTED TO MINIMIZE DISTURBANCE TO EXISTING VEGETATION.
4. INSTALL EVERY 200' OR 2' GRADE DROP IN SWALES.

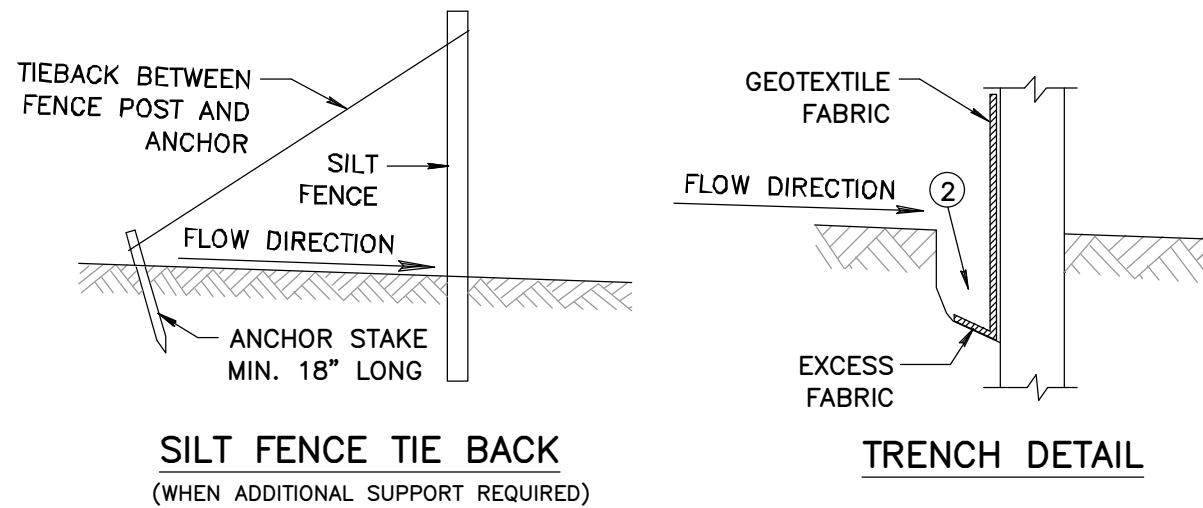
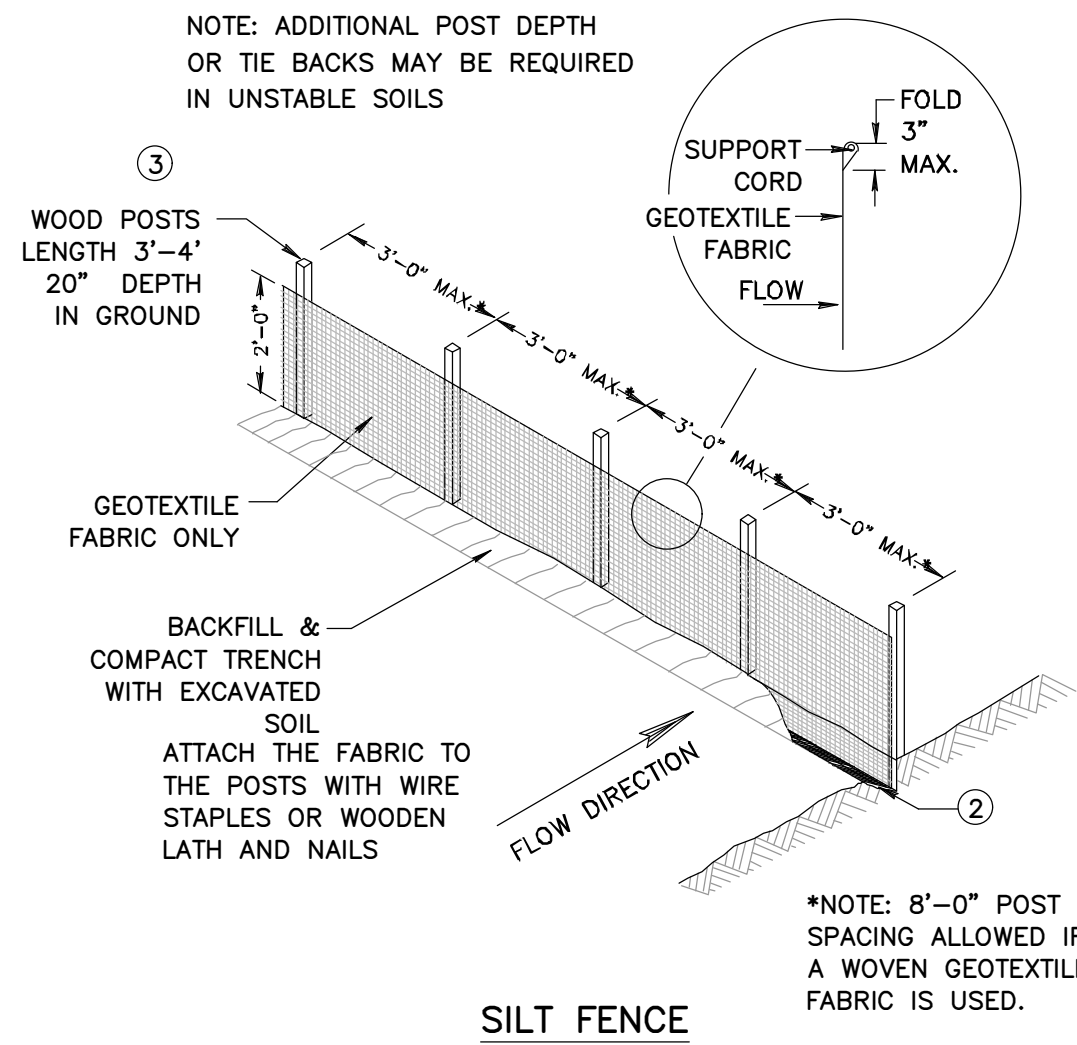
STRAW WATTLE DITCH CHECK INSTALLATION DETAIL

NO SCALE



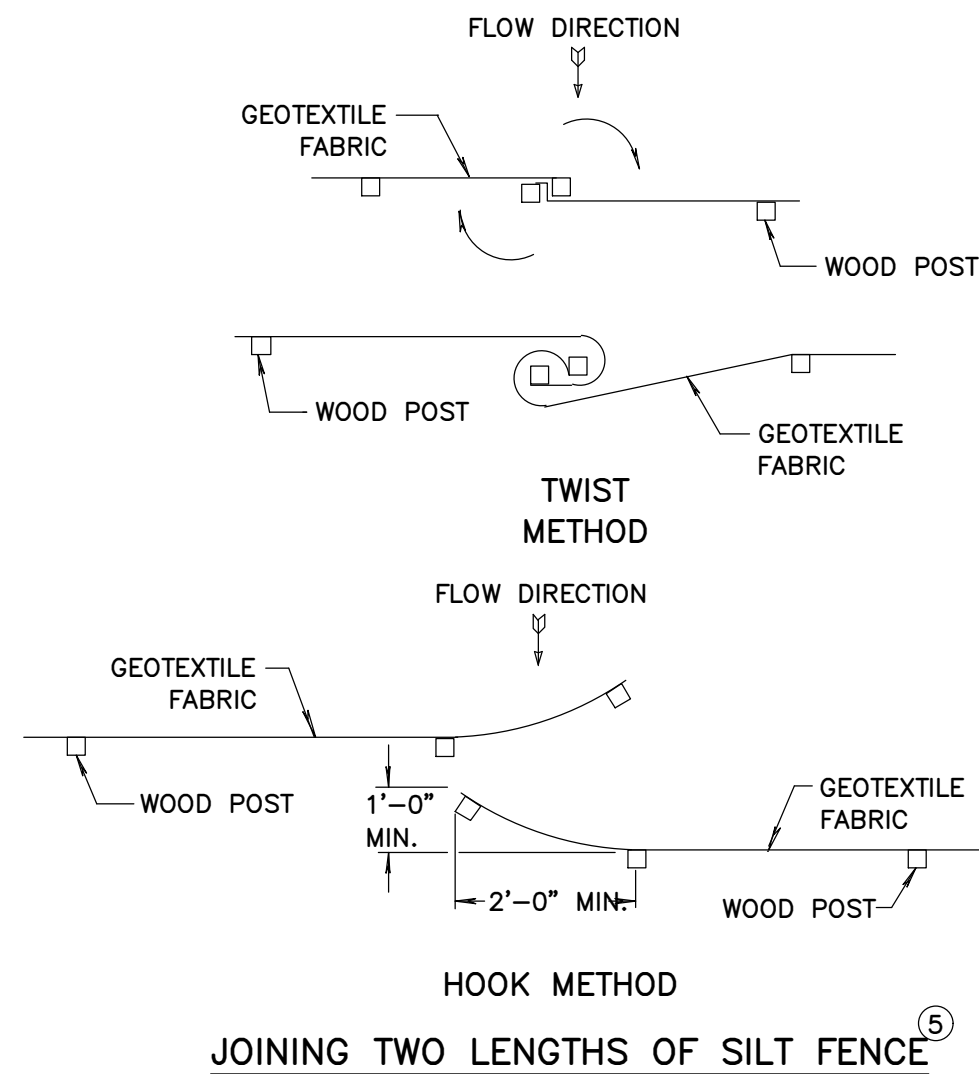
CONSTRUCTION ENTRANCE DETAIL

NO SCALE



SILT FENCE INSTALLATION DETAIL

NO SCALE



GENERAL NOTES

- ① HORIZONTAL BRACE REQUIRED WITH 2" X 4" WOODEN FRAME OR EQUIVALENT AT TOP OF POSTS.
- ② TRENCH SHALL BE A MINIMUM OF 4" WIDE & 6" DEEP TO BURY AND ANCHOR THE GEOTEXTILE FABRIC. FOLD MATERIAL TO FIT TRENCH AND BACKFILL & COMPACT TRENCH WITH EXCAVATED SOIL.
- ③ WOOD POSTS SHALL BE A MINIMUM SIZE OF 1" X 1" OF OAK OR HICKORY.
- ④ SILT FENCE TO EXTEND ACROSS THE TOP OF THE PIPE.
- ⑤ CONSTRUCT SILT FENCE FROM A CONTINUOUS ROLL IF POSSIBLE BY CUTTING LENGTHS TO AVOID JOINTS. IF A JOINT IS NECESSARY USE ONE OF THE FOLLOWING TWO METHODS; A) OVERLAP THE END POSTS AND TWIST, OR ROTATE, AT LEAST 180 DEGREES, B) HOOK THE END OF EACH SILT FENCE LENGTH.

This drawing based on Wisconsin Department of Transportation Standard Detail Drawing 8 E 9-6.

TEMPORARY DEWATERING GEOTEXTILE BAG

1. IF DEWATERING IS REQUIRED, A GEOTEXTILE DEWATERING BAG MEETING THE SPECIFICATIONS IN THE TABLE TO THE RIGHT SHALL BE UTILIZED AS STATED ON THE EROSION CONTROL PLAN.
2. REFER TO WDNr TECHNICAL STANDARDS 1061 AND MANUFACTURERS REQUIREMENTS FOR INSTALLATION AND MAINTENANCE REQUIREMENTS. CONTRACTOR MAY USE THRACE-LINQ, INC 275EX GEOTEXTILE BAG, OR FUNCTIONAL EQUIVALENT TO MEET TECHNICAL STANDARD REQUIREMENTS.
3. CONTRACTOR MAY INSTALL HAY BALES AROUND DEWATERING BAG FOR STABILIZATION AS DICTATED BY SITE CONDITIONS.
5. MAX FLOW RATE SHALL NOT EXCEED 70GPM

Property	Test Method	Type I Value
Maximum Apparent Opening Sizes	ASTM D-4751	0.212 mm
Grab Tensile Strength	ASTM D-4632	200 lbs.
Mullen Burst	ASTM D-3786	350 psi
Permeability	ASTM D-4491	0.28 cm/sec
Fabric	Nominal Representative Weight	8 oz



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