



Wauwatosa, WI

Board of Public Works

Meeting Agenda

7725 W. North Avenue
Wauwatosa, WI 53213

Monday, November 6, 2023

8:30 AM

Zoom Only:
<https://us02web.zoom.us/j/89415047159>,
Meeting ID: 894 1504 7159

Regular Meeting

VIRTUAL MEETING INFORMATION

Members of the public may observe and participate in the meeting in-person or via Zoom at the link above. To access the Zoom meeting via phone, call 1-312-626-6799 and enter the Meeting ID.

CALL TO ORDER

ROLL CALL

APPROVAL OF MINUTES

1. Approval of minutes from October 16, 2023 regular meeting [23-853](#)

NEW BUSINESS

1. Consideration of request by Fehr Graham for an encroachment for soil borings and installation of two ground water monitoring wells at 6326 W. Blue Mound Road [23-857](#)

Recommendation to Common Council

2. Consideration of request by Tiernan Paine from Tree-Ripe Fruit Co for a Street Vendor License at Briggs & Stratton (3550 N. 124th Street) for December 2, 2023 [23-862](#)

3. Consideration of a fence variance request by Luther Manor at 4545 N. 92nd Street [23-878](#)

4. Consideration of awarding the contracts for the purchase of stone, sand and gravel for the 2024 construction and repair Season (January 2-December 31, 2024) [23-872](#)

Recommendation to Common Council

5. Request for approval of Change Order #005 for Project 1107 - North Avenue between Mayfair Road and Met-to-Wee Lane for rock excavation [23-852](#)

Recommendation to Common Council

6. Consideration of request by Director of Public Works for approval of a Relocation Order and Acquisition Plat relative to the purchase of land from 11415 W. Burleigh Street for the installation of a water pumping station at the Burleigh Water Tower site [23-893](#)
- Recommendation to Common Council*
7. Project Updates [23-855](#)

ADJOURNMENT

NOTICE TO PERSONS WITH A DISABILITY

Persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (414) 479-8917 or send an email to tclerk@wauwatosa.net, with as much advance notice as possible.



Wauwatosa, WI

Staff Report

7725 W. North Avenue
Wauwatosa, WI 53213

File #: 23-853

Agenda Date: 11/6/2023

Agenda #: 1.

Approval of minutes from October 16, 2023 regular meeting



Staff Report

File #: 23-857

Agenda Date: 11/6/2023

Agenda #: 1.

Consideration of request by Fehr Graham for an encroachment for soil borings and installation of two ground water monitoring wells at 6326 W. Blue Mound Road

Submitted by:

Mike Steiner

Department:

Engineering

A. Issue

Encroachment to install monitoring wells adjacent to 611 and 619 N. 64th Street to serve the property at 6326 W. Blue Mound Road.

B. Background/Options

The applicant is requesting approval to encroach upon City right-of-way adjacent to 611 and 619 N. 64th Street to serve the property at 6326 W. Blue Mound Road with groundwater monitoring wells to complete additional environmental investigation and remediation activities. Each monitoring well will consist of a one-inch PVC pipe installed to 20 feet below grade with a flush mount cover. The monitoring wells will remain in place for 2-1/2 years. Upon completion, the turf area will be restored.

Monitoring wells for the subject property were previously approved in 2018 and 2020 adjacent to 519, 533, 544, and 547 N. 64th Street. These wells are still active and being used for environmental testing.

C. Strategic Plan (Area of Focus)

Balance Economic Development with Neighborhood Preservation

D. Fiscal Impact

No impact to the City

E. Recommendation

Staff recommends approval of the encroachment agreement for 2 new wells and continuation of the existing wells for a period of 2-1/2 years subject to the execution of a Hold Harmless Agreement.

Recommendation to Common Council

October 30, 2023

**RE: Access Agreement for Environmental Testing Work to Continue
Master Dry Cleaners DERF Site
6326 W. Bluemound Road, Wauwatosa, WI
BRRTS # 02-41-545142**

Dear City of Wauwatosa:

Fehr Graham, 909 N. 8th Street, Sheboygan, WI (Sheboygan County) has been hired by Master Dry Cleaners (Mr. Thomas Shipshock) to complete additional environmental investigation and remediation activities at the Master Dry Cleaners property referenced above.

This work includes a need to obtain further groundwater and soil samples in the 64th Street right-of-way as well as to renew the approval for the continuation of the wells installed in 2018 and 2020 at the following locations: 519, 533, 559, 544, and 547 64th Street.

Your property was previously contacted by the former environmental consultant, Sigma Group, Milwaukee, WI, and access was provided for prior sampling efforts on your property. Fehr Graham was also given permission to conduct additional investigation efforts in the 64th Street right-of-way in 2018 and 2020. Fehr Graham is seeking permission to obtain additional samples and continue the use of the wells previously installed in the right of way. The exact location of the two (2) proposed borings/wells will be determined through the use of utility locate to remain clear of any utilities or impediments

The WDNR-approved remediation strategy includes treatment of the soil and groundwater on the Master Cleaners property, followed by monitoring of the groundwater over time from the site monitoring well network. We request approval for the continued use of the wells we previously installed in 64th Street right of way to show contaminant trends. Whether contamination is increasing or decreasing determines next steps and remediation methods. Work will be done in conjunction with input from the WDNR. When the groundwater displays stable or declining concentrations of contaminants in groundwater over time, WDNR closure for the project can be pursued.

The WDNR has asked us to assess the groundwater downgradient (north) of the site by installing 2 (two) groundwater monitoring wells in the 64th Street right of way in the grass between the street and the sidewalk. The wells are proposed to be installed abutting the addresses of 611 and 619 N. 64th Street. Master Dry Cleaners nor Fehr Graham are the owners of any of these addresses. Fehr Graham has signed the Encroachment Application on behalf of Master Dry Cleaners. The extent of contamination has not be defined to the north. These two additional wells are necessary to track the plume and determine how far north it extends.

The wells are 1-inch PVC that will be installed to approximately 20 feet below grade. The wells will have covers that make them flush with the ground surface. The attached maps have the proposed locations of the wells (MW-21 and MW-22) on “Proposed Borings & 8/13/19 Groundwater Chemistry” map) and the site has been labeled. We are estimating that the wells will remain in place for two to two and a half years. It is difficult to know the exact duration as it depends on the results of our investigation and DNR input.

When we obtain samples, we will send you a brief letter with the results from the testing on your property for your records.

Thank you for your time and cooperation, it is appreciated. If you have any questions, please give us a call.

Sincerely,



Matt Dahlem, PG
Branch Manager



Dillon Plamann, PG
Project Hydrogeologist
(920) 453-0700
dplamann@fehrgraham.com

Attachments: Board of Public Works and Encroachment Application
Proposed Borings
10/19/2021 Groundwater Chemistry Map

O:\Master Drycleaning\21-547 Investigation and Closure (Formerly 15-1209)\2023 Additional Investigation\2023 City of Wauwatosa Access Permission\2023 Access Permit\Updated access permit\Access Cover Letter - 2023.docx



Board of Public Works Application

City of Wauwatosa
7725 West North Avenue
Wauwatosa, WI 53213
414-479-8907
www.wauwatosa.net

Property Information

Project Address: _____

Applicant or Agent Information

Name _____

Company _____

Address _____

City _____ State ____ Zip _____

Phone _____

Email _____

Property Owner Information

Name _____

Company _____

Address _____

City _____ State ____ Zip _____

Phone _____

Email _____

APPLICATION TYPE

All fees are \$100 unless noted.

- | | | |
|---|---|---|
| <input type="checkbox"/> Encroachment | <input type="checkbox"/> Property Maintenance Appeal | <input type="checkbox"/> Site Plan Appeal |
| <input type="checkbox"/> Air Condenser Location | <input type="checkbox"/> Landscape Appeal | <input type="checkbox"/> Commercial Fence Appeal |
| <input type="checkbox"/> Well abandonment | <input type="checkbox"/> Neighborhood Association Signs | <input type="checkbox"/> ROW Construction Staging |
| <input type="checkbox"/> City Co-Location | <input type="checkbox"/> Extension of Work Hours | <input type="checkbox"/> Parking Exception \$150 |
| <input type="checkbox"/> Swimming Pool Location | <input type="checkbox"/> Other | |

Make checks payable to: City of Wauwatosa

This application must be completed and filed with the Development Office and is required for Board of Public Works review.

Proposed Request- Specify reason for petition and what particular hardships are involved. Examples: insufficient lot area, insufficient front, side or rear setback, placement of equipment would decrease efficiency, etc.

Applicant or Agent Signature: _____ Date: October 30, 2023

FOR CITY USE ONLY:

Accepted by _____
Date _____
Zoning District _____
Aldermanic District _____
MT# _____

Fee

Amount Paid _____

Receipt # _____

Date paid _____

Updated December 2021

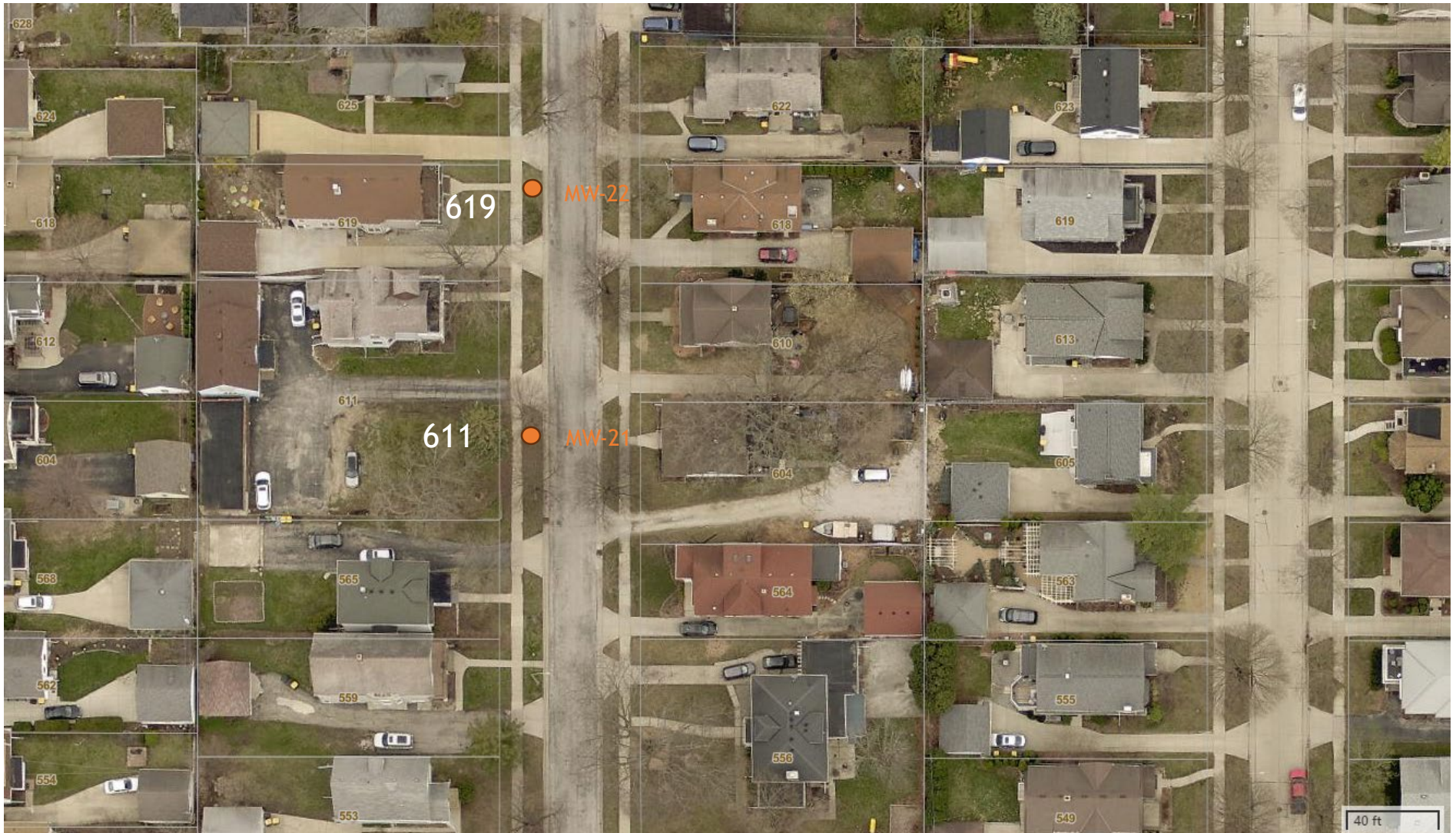
Meeting Dates

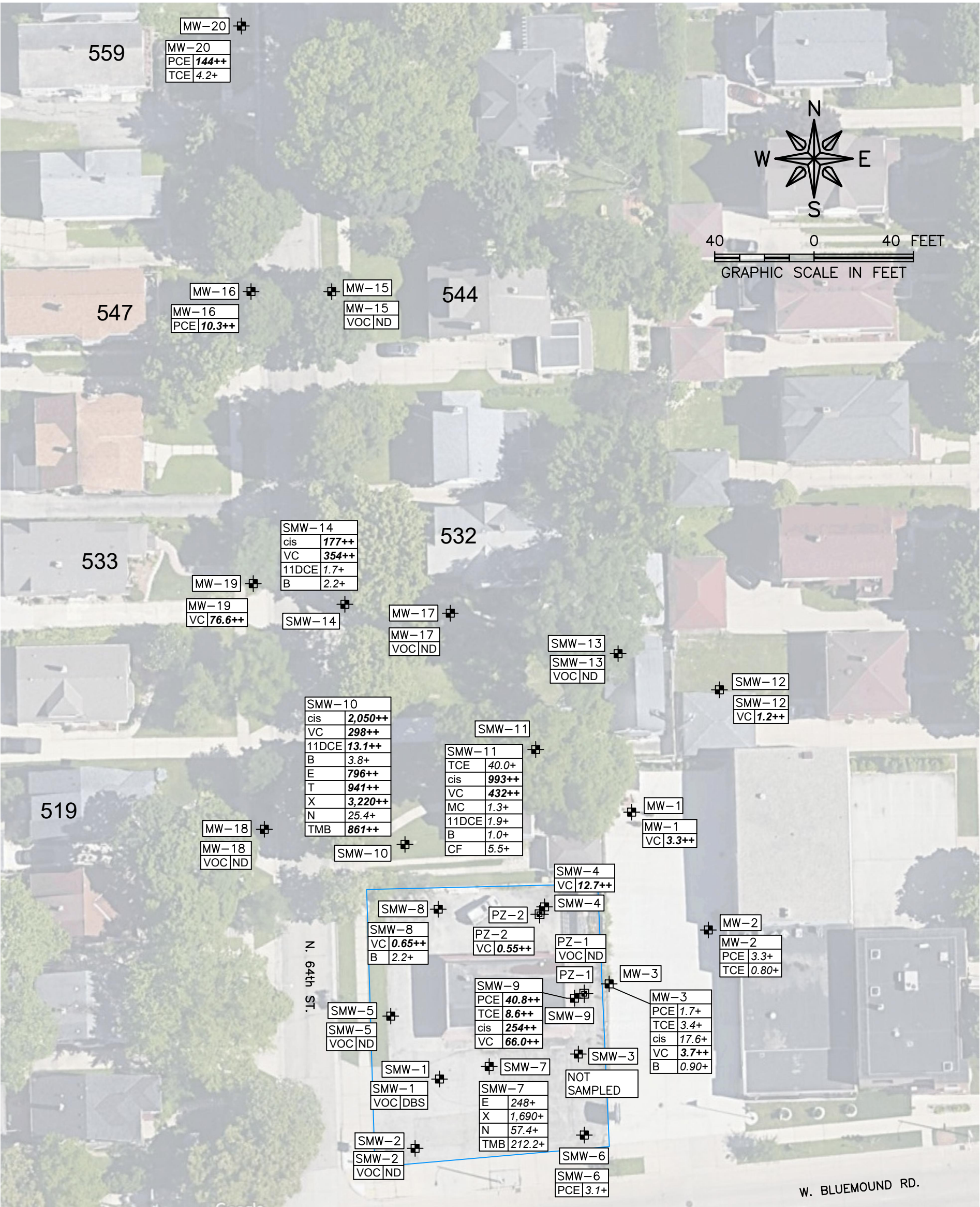
BPW _____

Council _____

Other _____

Proposed Soil Borings / Groundwater Monitoring Wells
N 64th Street





LEGEND

- MONITORING WELL
- PIEZOMETER

PCE	TETRACHLOROETHENE	ND	NO DETECTIONS
TCE	TRICHLOROETHENE	DBS	DETECTIONS BELOW STANDARDS
cis	cis-1,2-DICHLOROETHENE	ITALICS+	EXCEEDS PREVENTIVE ACTION LIMIT
VC	VINYL CHLORIDE	ITALICS/	EXCEEDS BOTH PREVENTATIVE ACTION
11DCE	1,1-DICHLOROETHENE	BOLD++	LIMIT & ENFORCEMENT STANDARD
B	BENZENE	NOTES: RESULTS REPORTED IN ug/L	
E	ETHYLBENZENE		
T	TOLUENE		
X	XYLENES, TOTAL		
N	NAPHTHALENE		
TMB	TRIMETHYLBENZENES, TOTAL		
CF	CHLOROFORM		

FIGURE 5
GROUNDWATER CHEMISTRY
OCTOBER 19, 2021
MASTER DRYCLEANING INC.
6326 W. BLUEMOUND RD.
WAUWATOSA, WI 53213
BRRTS No: 02-41-545142

11/8/21



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 23-862

Agenda Date: 11/6/2023

Agenda #: 2.

Consideration of request by Tiernan Paine from Tree-Ripe Fruit Co for a Street Vendor License at Briggs & Stratton (3550 N. 124th Street) for December 2, 2023

A. Background/Options

Tree-Ripe Fruit is requesting a Street Vendor License to use a rental vehicle for sales of fruit and nuts within the parking lot of Briggs & Stratton at 3550 N. 124th Street. The sale is set for Saturday December 2, 2023 from 11:30 - 2:00 pm. Per the email included in the packet, Briggs & Stratton has approved the use of their lot for this purpose.

B. Staff Comments

City Clerk's Office

No objections.

Engineering Division

No objections.

Health Department

The Health Department has reviewed the application and has no issues with it.

Fee: \$60.00 per year
01-311-4320-000

License No. _____

CITY OF WAUWATOSA
STREET VENDOR LICENSE APPLICATION
BOARD OF PUBLIC WORKS APPROVAL REQUIRED

Date 10/15/2023

- ☒ I hereby apply for a Street Vendor License according to the provisions of Wauwatosa City Ordinance, Ch. 6.50
☐ I hereby apply for an Ice Cream Street Vendor License according to the provisions of Wauwatosa City Ordinance Ch.6.100

Name of Applicant (print) Tiernan Paine Date of Birth 1/27/1982

Address 636 N 99th St City Wauwatosa State WI Zip 53226

Home Phone 920-988-2020 Prior Address (within 2 years) same

Trade / Business Name Tree-Ripe Fruit Co

Business Address 440A S Lapham St, Oconowoc, WI 53066 Business Phone 888-873-3747

Type of Merchandise oranges, grapefruit, pecans & pistachios Specific Location of Sale (see notes below) Briggs & Stratton

Type of Vehicle or Structure (see notes below) Rental Vehicle TBD

Date(s) of Sale Sale Date: 12/02/23 Hours of Operation 11:30-2pm # of Employees 4

Premises where merchandise is stored Warehouse - 440A S Lapham St, Oconowoc, WI 53066


Have you been convicted of violating any law substantially related to street vending within the past 5 years? No

If so, where? _____ Charge _____

Have you previously applied for this type of license in Wauwatosa? Yes (Tree-Ripe Fruit Co) When? 2023 Granted? Yes

Driver's License # P500-8148-2027-01 Issued by State of WI

I understand that my license is non-assignable and must be carried with me at all times. I hereby certify that all of the answers to the above questions are true and correct.

Signature of Applicant 

Notes:

- A. Parking Lots: If planning to use a parking lot, please attach a detailed diagram giving all pertinent dimensions. Indicate total parking spaces and any parking spaces that would be displaced.
- B. Setbacks: No sales are permitted in front yard or side yard setbacks without approval of the Board of Zoning Appeals.
- C. Tents: If planning to use a tent, please contact the Wauwatosa Fire Inspection Bureau, 414-471-8457.
- D. Ice Cream Vending Vehicles: Ice cream vending vehicles are prohibited from stopping, standing, or parking to sell their products within fifteen feet, either in front or behind any other parked vehicle. The ice cream vehicle vendor must leave adequate sight distance at all times between his/her vehicle and any potentially view-blocking object (Sec. 6.100.020 of City Ordinance).
- E. Liability Insurance: The Board of Public Works may require the applicant to obtain and furnish evidence of liability insurance in an amount and form determined appropriate by the Board (Sec. 6.50.050 of City Ordinance).

Copy: Police Dept., Fire Dept.

Wauwatosa City Clerk's Office, 7725 W. North Avenue, Wauwatosa, WI 53213, 414-479-8917, fax 414-479-8989

5/2016



Briggs & Stratton

--

Rebecca Diaz

Locations - Tree-Ripe Fruit Co.

Tree-Ripe Fruit^{co}



Visit Our Website

Lynch, Jayne <lynch.jayne@basco.com>
To: Tree-Ripe | Locations <locations@tree-ripe.com>

Wed, Sep 27, 2023 at 10:36 AM

Hi Rebecca- Briggs & Stratton is happy to provide our parking lot for this pop up. I checked with our maintenance team and our entire parking will be plowed in case of snow. Please use the same location as this summer.

--

Jayne Lynch
Communication & Events Specialist

Briggs & Stratton
12301 W. Wirth St., Wauwatosa, WI 53222
p: 414-259-5829 c: 414-861-4938
lynch.jayne@basco.com



YOU POWER UP

Tree-Ripe | Locations <locations@tree-ripe.com>
To: "Lynch, Jayne" <lynch.jayne@basco.com>

Wed, Sep 27, 2023 at 11:32 AM

Thank you so much for hosting us for our winter season, Jayne! I will make a note to park in the same location as well.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
5/23/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER J W & ASSOCIATES 721 N 4th Street Watertown, WI 53098	CONTACT NAME June Wolter PHONE (A/C No Ext) (920) 261-1123 FAX (A/C No) (920) 699-1099 E-MAIL ADDRESS june@myctal.com
INSURED G.W. PAINE, INC. DBA: TREE-RIPE CITRUS CO. 440 A. South Lapham Street Oconomowoc, WI 53066 888-873-3747	INSURER(S) AFFORDING COVERAGE INSURER A United States Liability Ins Co NAIC# 25895 INSURER B National Indemnity Ins Co 62345 INSURER C Artisan and Truckers Casualty Co 42994 INSURER D United States Liability Ins Co 25895 INSURER E American Safety Ins Co. 33103 INSURER F

COVERAGES CERTIFICATE NUMBER REVISION NUMBER

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

LINE	TYPE OF INSURANCE	ADDITIONAL SUBROGATION WAIVED	POLICY NUMBER	START DATE (MM/DD/YY)	EXPIRATION DATE (MM/DD/YY)	LIMITS
A	COMMERCIAL GENERAL LIABILITY CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER	Y Y	CL16538911	5/23/23	5/23/24	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/PROP AGG \$ incl \$
B	AUTOMOBILE LIABILITY ANY AUTO ALL OWNED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS <input checked="" type="checkbox"/> cargo	Y	70APS1111701	5/23/23	5/23/24	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ Cargo limit \$ 25,000
D	UMBRELLA LIAB EXCESS LIAB <input checked="" type="checkbox"/> OCCUR CLAIMS-MADE <input type="checkbox"/>	Y Y	XL15601051	5/23/23	5/23/24	EACH OCCURRENCE \$ 2,000,000 AGGREGATE \$ 2,000,000 \$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe in DESCRIPTION OF OPERATIONS below	Y/N N/A	03099498-5	5/16/23	5/16/24	PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
E	Business Auto Physical Damage		BA275000	5/16/23	5/16/24	500,000 CSL 1000/1000 DED

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101 Additional Remarks Schedule may be attached if more space is required)

CERTIFICATE HOLDER G.W.Paine, Inc dba Tree-Ripe Fruit Co. 440 A South Lapham St Oconomowoc, WI 53066 920-988-2020	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS AUTHORIZED REPRESENTATIVE <i>June Wolter</i>
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ACORD25(2013/04)

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City of Wauwatosa
City Clerk's Office
7725 W North Ave
Wauwatosa, WI 53213
414-479-8960

10/20/2023 09:14AM Ying X.
C07819-0002

MISCELLANEOUS

STREET VENDOR LICENSE
(STVDLC)
2023 Item: STVDLC
1 @ \$60.0000
STREET VENDOR LICENSE
(STVDLC)

\$60.00

\$60.00

Subtotal \$60.00
Total \$60.00

CHECK \$60.00
Check Number 5898

Change due \$0.00

Paid by: G W Paine Inc dba Tree-Ripe Fruit
Co



Thank you for your payment. For questions,
please contact the City Clerk's office at
414-479-8917.

CUSTOMER COPY



Staff Report

File #: 23-878

Agenda Date: 11/6/2023

Agenda #: 3.

Consideration of a fence variance request by Luther Manor at 4545 N. 92nd Street

Submitted by:

Jennifer Stilling

Department:

Engineering

A. Issue

Per City Code 15.28.030.B, for nonresidential districts, a fence cannot be greater than 4.5 feet in height. Luther Manor is requesting to install a new 6 feet high fence in the location shown in the attachments.

B. Background/Options

Luther Manor is proposing tear down the existing homes located at 4639 and 4653 N. 92nd Street. The homes will be replaced with landscaping, a flat open space, and a fence. The flat open space will be used by residents and staff. The 6 feet high fence is desired for security purposes and will match the height of the existing chain link fence along the south side of Madison Park.

C. Strategic Plan (Area of Focus)

Priority Area One: Economic Development and Financial Resilience

D. Fiscal Impact

No fiscal impact to the City.

E. Recommendation

Staff recommends approval of the variance request.



Board of Public Works Application

City of Wauwatosa
7725 West North Avenue
Wauwatosa, WI 53213
414-479-8907
www.wauwatosa.net

Property Information

Project Address: 4545 North 92nd Street, Wauwatosa, WI 53225

Applicant or Agent Information

Name Keith Biskobing
Company Plunkett Raysich Architects
Address 209 South Water St
City Milwaukee State WI Zip 53204
Phone 262-229-7002
Email kbiskobing@prarch.com

Property Owner Information

Name Stephanie Chedid
Company Luther Manor
Address 4545 North 92nd Street
City Wauwatosa State WI Zip 53225
Phone 414-434-1751
Email schedid@luthermanor.org

APPLICATION TYPE

All fees are \$100 unless noted.

- | | | |
|---|---|---|
| <input type="checkbox"/> Encroachment | <input type="checkbox"/> Property Maintenance Appeal | <input type="checkbox"/> Site Plan Appeal |
| <input type="checkbox"/> Air Condenser Location | <input type="checkbox"/> Landscape Appeal | <input checked="" type="checkbox"/> Commercial Fence Appeal |
| <input type="checkbox"/> Well abandonment | <input type="checkbox"/> Neighborhood Association Signs | <input type="checkbox"/> ROW Construction Staging |
| <input type="checkbox"/> City Co-Location | <input type="checkbox"/> Extension of Work Hours | <input type="checkbox"/> Parking Exception \$150 |
| <input type="checkbox"/> Swimming Pool Location | <input type="checkbox"/> Other | |

Make checks payable to: *City of Wauwatosa*

This application must be completed and filed with the Development Office and is required for Board of Public Works review.

Proposed Request- Specify reason for petition and what particular hardships are involved. Examples: insufficient lot area, insufficient front, side or rear setback, placement of equipment would decrease efficiency, etc.

The Code reference for this variance is 15.28.030.B. Luther Manor would like to install a 6ft high black decorative steel fence along 92nd street from the north property line to the northern campus access road. The fence provides security for an area that will be used by residents and staff. The height will match the height of the existing chain link fence along the south side of Madison Park.

Applicant or Agent Signature: *Keith Biskobing* Date: 10-23-2023.

FOR CITY USE ONLY:

Accepted by _____
Date _____
Zoning District _____
Aldermanic District _____
MT# _____

Fee

Amount Paid _____
Receipt # _____
Date paid _____

Updated December 2021

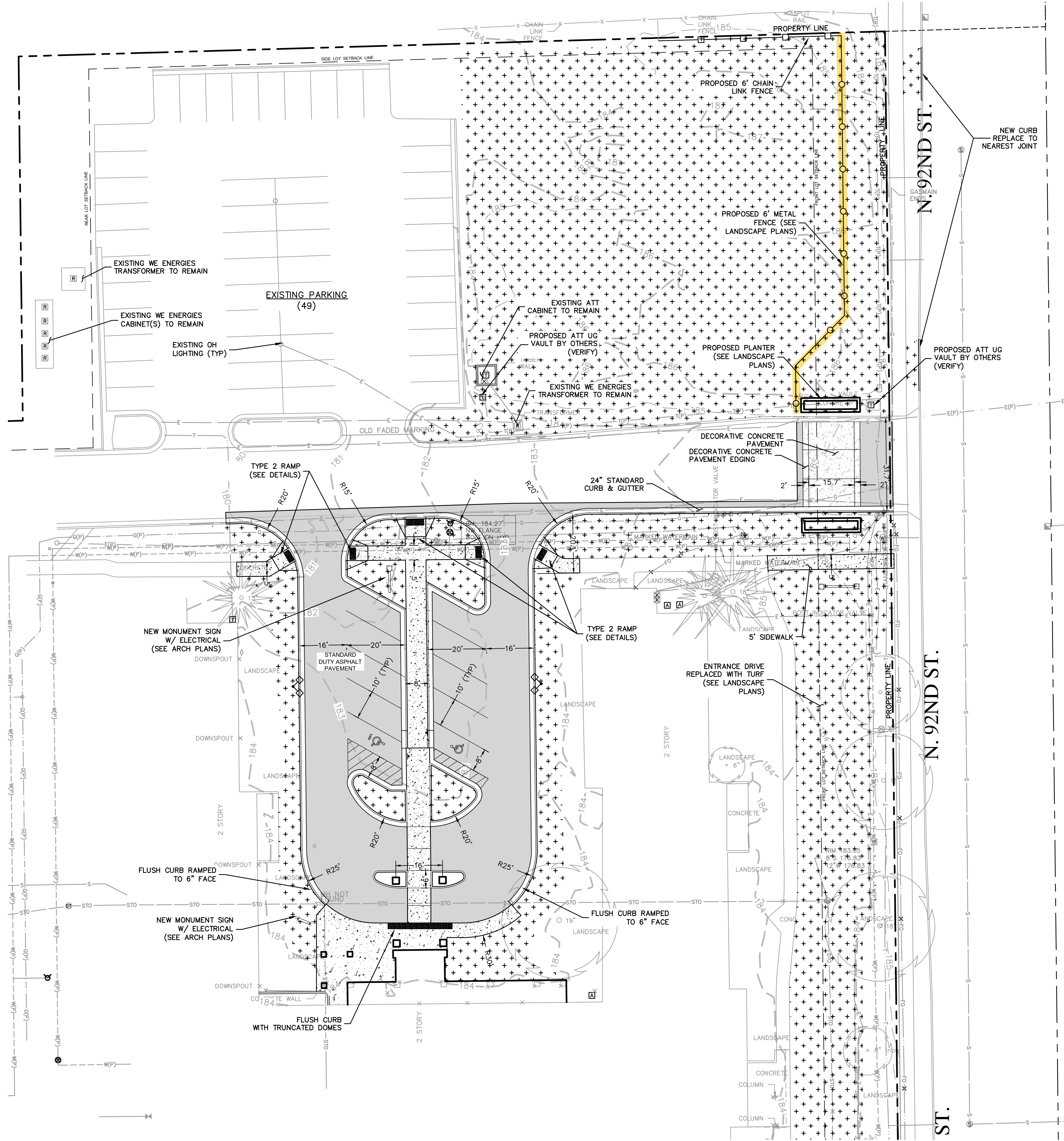
Meeting Dates

BPW _____
Council _____
Other _____

BOARD OF PUBLIC WORKS APPLICATION DEADLINES

<u>APPLICATION DEADLINE</u>	<u>BOARD OF PUBLIC WORKS @ 8:30 AM</u>
January 5, 2023.....	January 17, 2023 (Tuesday)
January 26, 2023.....	February 6, 2023
February 9, 2023	February 20, 2023
February 23, 2023.....	March 6, 2023
March 9, 2023	March 20, 2023
March 23, 2023	April 3, 2023
April 6, 2023	April 17, 2023
April 20, 2023	May 1, 2023
May 4, 2023	May 15, 2023
May 25, 2023	June 5, 2023
June 8, 2023	June 20, 2023 (Tuesday)
June 22, 2023	July 3, 2023
July 6, 2023	July 17, 2023
July 20, 2023	July 31, 2023
August 24, 2023	September 5, 2023 (Tuesday)
September 7, 2023	September 18, 2023
September 21, 2023	October 2, 2023
October 5, 2023	October 16, 2023
October 26, 2023	November 6, 2023
November 9, 2023	November 20, 2023
November 22, 2023.....	December 4, 2023
December 7, 2023	December 18, 2023
December 21, 2023.....	January 2, 2024 (Tuesday)
January 4, 2023.....	January 16, 2024 (Tuesday)

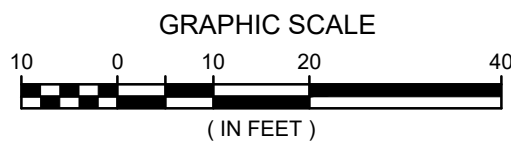
*See handout for complete approval process



LEGEND

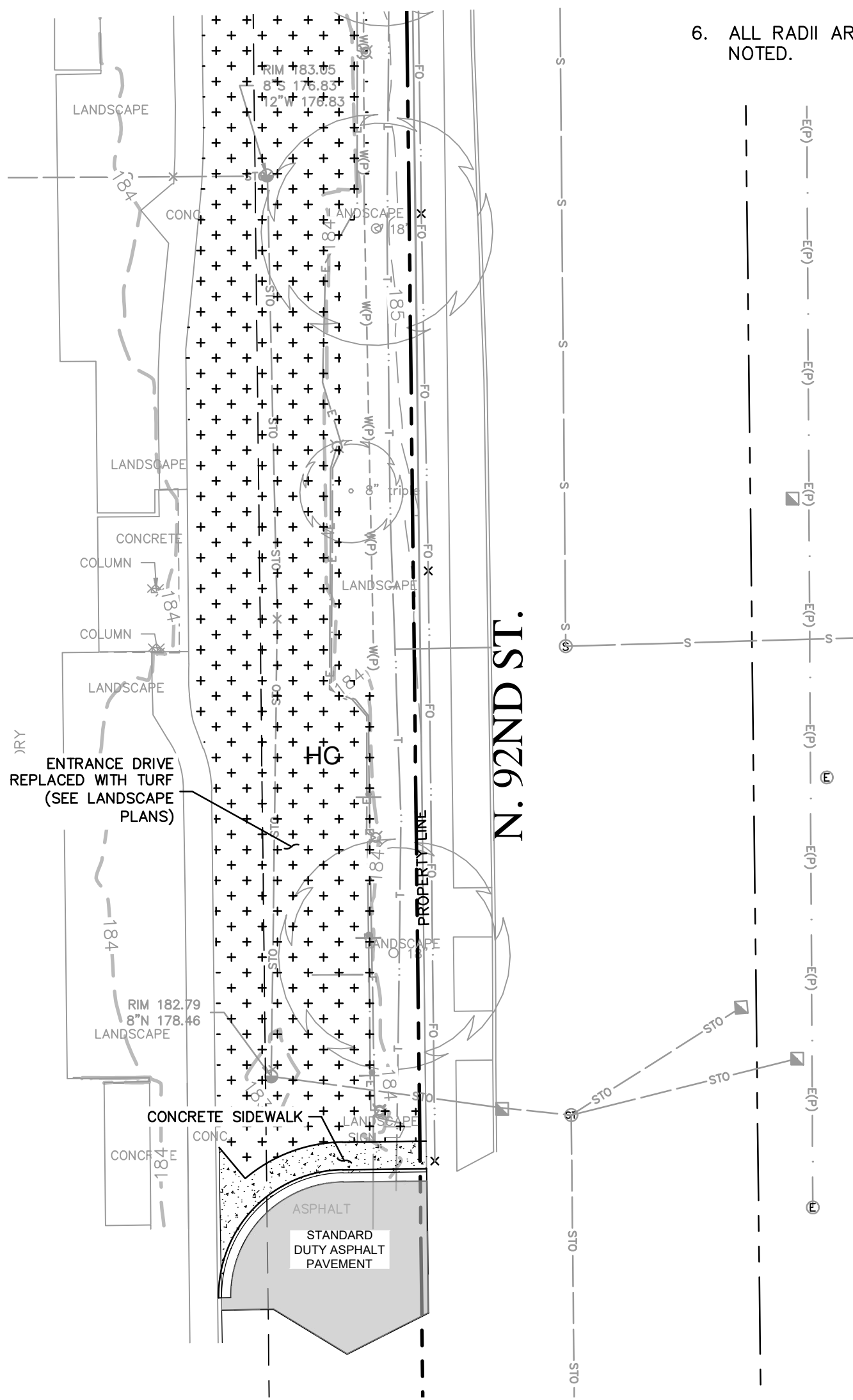
- PROPOSED 24" CURB & GUTTER
- AR AR PROPOSED ACCESSIBLE ROUTE
- CONCRETE SIDEWALK
- LANDSCAPE IMPROVEMENTS
- PROPOSED ACCESSIBLE PAVEMENT MARKING VAN ACCESSIBLE STALL
- 164 EXISTING MINOR CONTOUR
- 164 PROPOSED MINOR CONTOUR
- 165 EXISTING MAJOR CONTOUR
- 165 PROPOSED MAJOR CONTOUR
- 162.00 FINISHED SURFACE ELEVATION
- X FINISHED SURFACE TOP OF CURB ELEVATION
- 162.47± MATCH EXISTING SURFACE ELEVATION
- X RIM ELEVATION ON PROPOSED STRUCTURE
- 166.00 RIM ELEVATION ON PROPOSED STRUCTURE
- INLET PROTECTION
- STO STORM SEWER
- INLINE DRAIN

N



GENERAL NOTES

- EXISTING TOPOGRAPHY OBTAINED BY raSmith., DATED 08/25/2022.
- CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATION AND DIMENSION OF ENTRANCES, VESTIBULES, RAMPS, PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE LOCATIONS.
- CONTRACTOR SHALL PROVIDE EROSION CONTROL FACILITIES IN ACCORDANCE WITH THE CITY OF WAUWATOSA EROSION CONTROL ORDINANCE AND STATE OF WISCONSIN TECHNICAL STANDARDS.
- ALL DIMENSIONS AND CORRESPONDING HORIZONTAL CONTROL RELATED TO PAVING REPRESENT FACE OF CURB OR LIMITS OF PARKING. BUILDINGS ARE DIMENSIONED TO FACE OF BUILDING. ELEVATIONS AND CONTOURS REPRESENT FINISHED GRADES UNLESS OTHERWISE INDICATED.
- BEFORE PROCEEDING WITH ANY UTILITY CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE EACH EXISTING LATERAL OR POINT OF CONNECTION AND VERIFY THE SIZE, LOCATION AND ELEVATION OF ALL UTILITIES.
- ALL RADII ARE 3.0' AT FACE OF CURB UNLESS OTHERWISE NOTED.

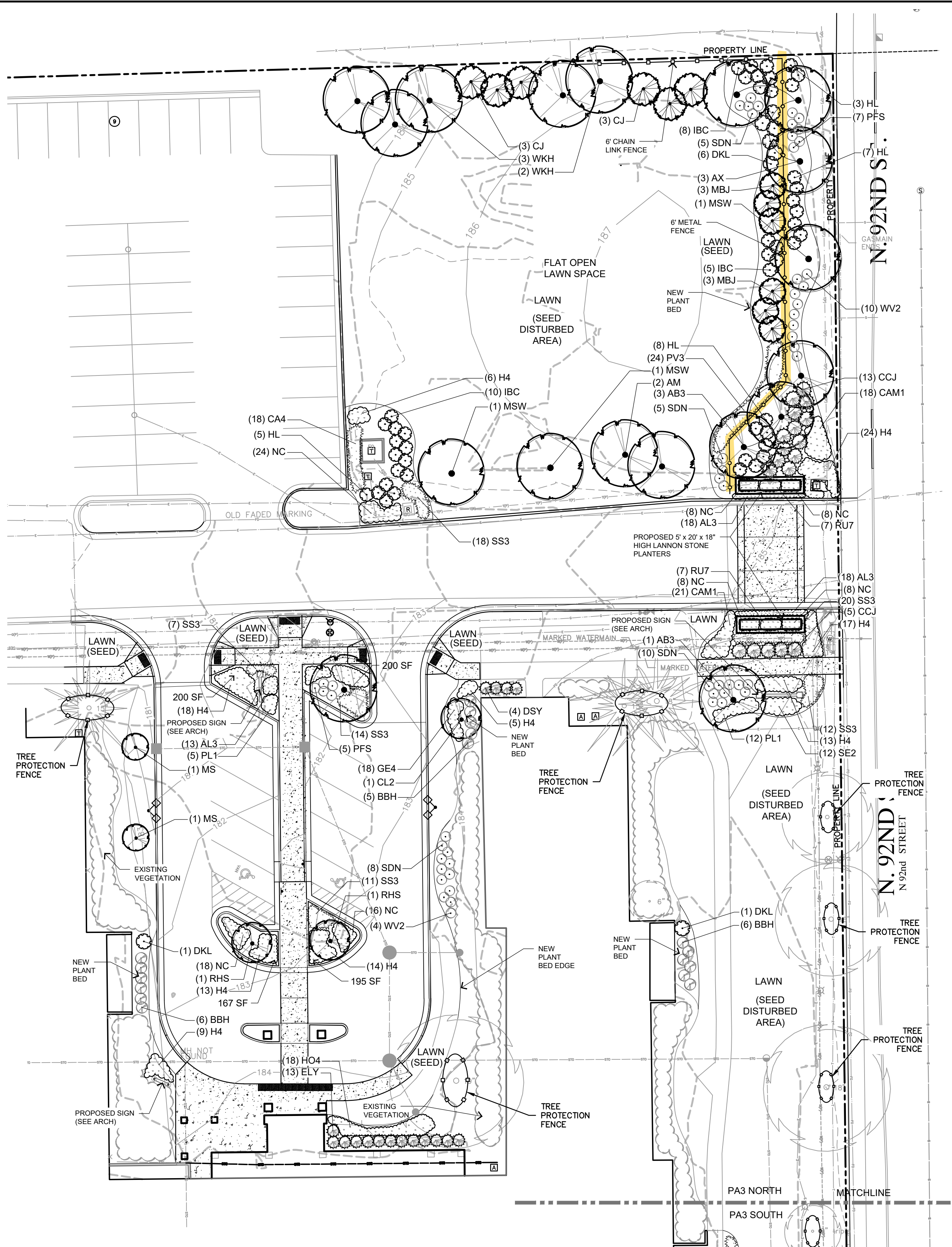


Know what's below.
Call before you dig.

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DESCRIPTION	
DATE	
16745 W. Bluemound Road Brookfield, WI 53005-5938 (262) 781-1000 rasmith.com	
raSmith CREATIVITY BEYOND ENGINEERING	
Brookfield, WI Milwaukee, WI Appleton, WI Madison, WI Cedarburg, WI Naperville, IL Irvine, CA	
LUTHER MANOR CAMPUS RENOVATIONS WAUWATOSA, WI	
SITE PLAN PA 3	
© COPYRIGHT 2023 R.A. Smith, Inc.	
DATE: 08/22/2023	
SCALE: 1" = 20'	
JOB NO. 3200191	
PROJECT MANAGER: ROB WILLIAMS	
DESIGNED BY: RJY	
CHECKED BY: REW	
SHEET NUMBER	
C202	



PA3 NORTH PLAN

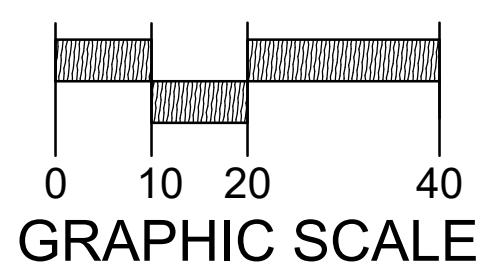
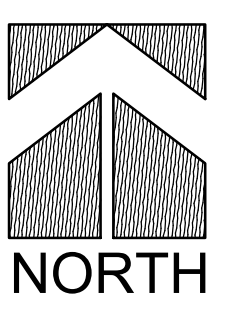
PA3 SOUTH PLAN



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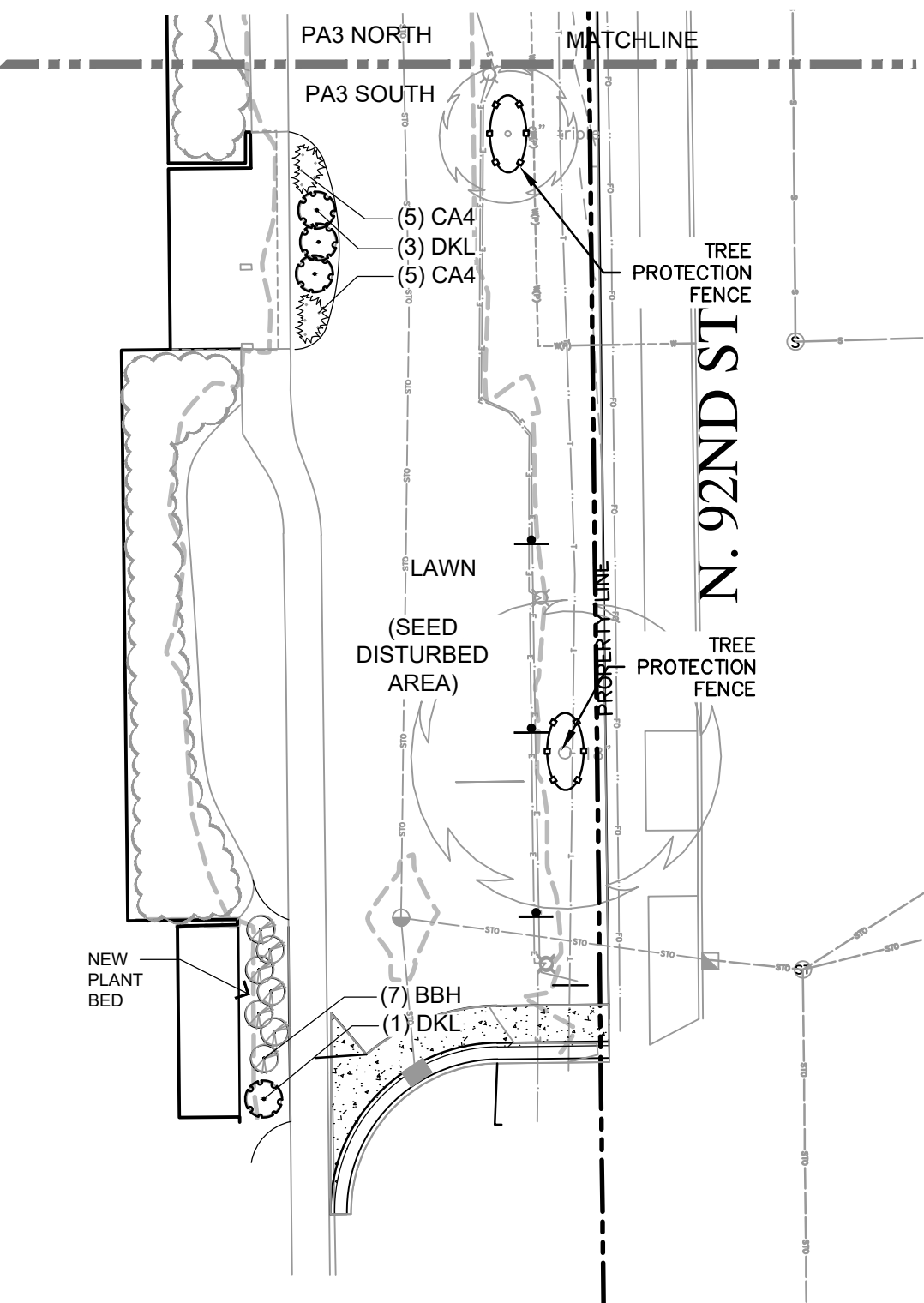
LANDSCAPE CALCULATIONS:
 INTERIOR VEHICULAR USE AREA LANDSCAPE: 5 OR MORE PARKING STALLS

AREA = PARKING, DRIVE AISLES, DRIVEWAYS AND DRIVE THROUGH LANES
 (DOES NOT INCLUDE PARKING IN A STRUCTURE)

PAVED AREA = 7,505 -LANDSCAPE AREA REQUIRED = 750 SF
 PROVIDED: 762 SF

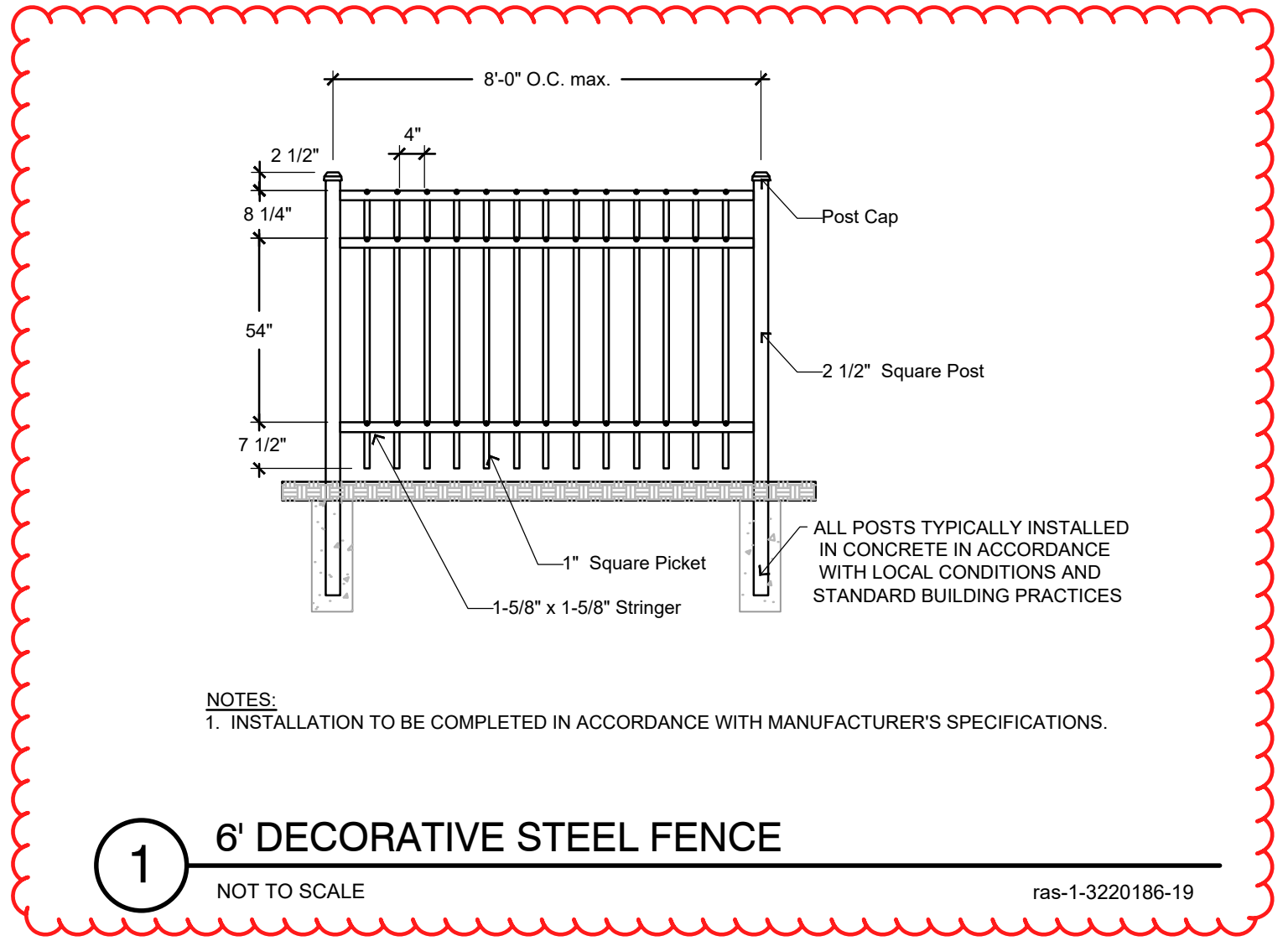
REQUIRED: AT LEAST 10% OF USE AREA MUST BE LANDSCAPED
 ISLANDS AND MEDIANS MUST HAVE AT LEAST 135 SF AND BE 10' WIDE
 AREAS OUTSIDE THE VUA DON'T COUNT TOWARD INTERIOR.
 CORNERS MAX 200 SF, IF AT LEAST 1 SHADE TREE IS INCLUDED
 1 SHADE TREE PER 180 SF OF INTERIOR LANDSCAPE AREA
 762 / 180 = 5 TREES REQUIRED
 PROVIDED: 5 TREES - DUE TO PROXIMITY TO AIRPORT, TREES
 SELECTED TO BE LESS THAN 30' AT MATURITY.

SNOW SHALL NOT BE PUSHED ONTO LANDSCAPE ISLANDS.



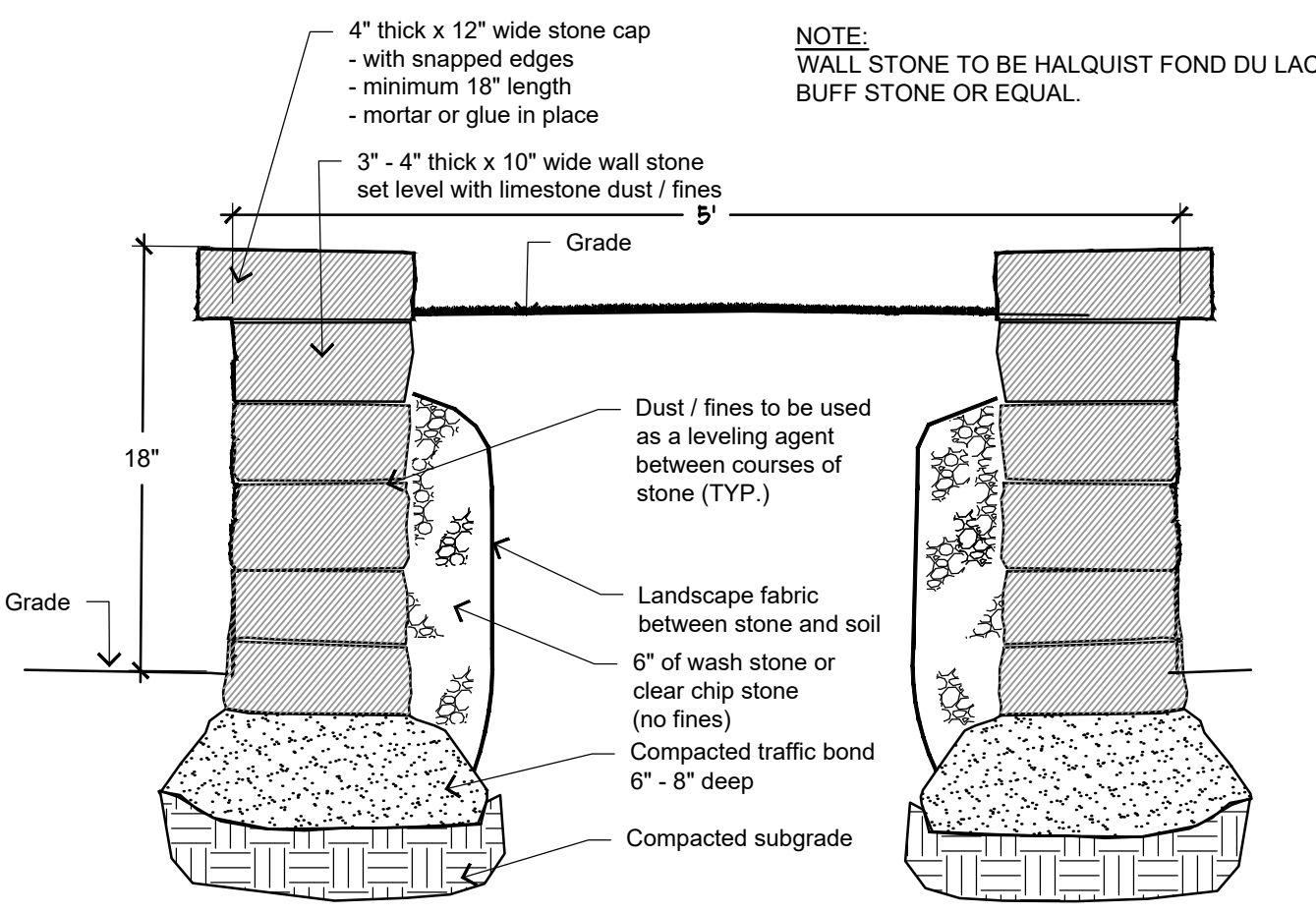
PA 3 PLANT SCHEDULE

ORNAMENTAL TREES	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
AB3	4	Autumn Brilliance Serviceberry	Amelanchier x grandiflora 'Autumn Brilliance'	7' HT	B&B	Clump, min. 3 stems	25' x 25'
RHS	2	Robin Hill Serviceberry	Amelanchier x grandiflora 'Robin Hill'	2' CAL	B&B	Full, matching heads	25' x 15'
CL2	1	Saffron Sentinel® Cornelian Cherry	Cornus mas 'JFS PN4Legacy'	1 1/2" CAL	B&B	Full, matching heads	20' x 10'
WKH	5	Winter King Hawthorn	Crataegus viridis 'Winter King'	2' CAL	B&B	Full, matching heads	25' x 25'
AM	3	Amur Maackia	Maackia amurensis	2' CAL	B&B	Full, matching heads	30' x 25'
MS	2	Emerald Spire® Flowering Crabapple	Malus x adstrangers 'Jefgreen'	2' CAL			15' x 8'
EVERGREEN TREES	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
MBJ	6	Mountain Juniper	Juniperus chinensis 'Mountbatten'	6' HT	B&B	Semi-sheared	15' x 8'
CJ	6	Canaert Juniper	Juniperus virginiana 'Canaertii'	6' HT	B&B	Unsheared	25' x 15'
DECIDUOUS TREES	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
AX	3	Mystic Ruby™ Buckeye	Aesculus x bushii 'Aaron1'	2' CAL			30' x 25'
MSW	3	Muscledwood	Carpinus caroliniana	2' CAL	B&B	Full, matching heads	30' x 25'
DECIDUOUS SHRUBS	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
IBC	23	Iroquois Beauty Black Chokeberry	Aronia melanocarpa 'Morton'	15' HT	CONT.		3' x 5'
SDN	28	Nikko Slender Deutzia	Deutzia gracilis 'Nikko'	15' HT	CONT.		2' x 4'
BBH	24	BoBo Hydrangea	Hydrangea paniculata 'ILVOBO'	24' HT	CONT.		3' x 4'
HL	23	Little Quick Fire Hydrangea	Hydrangea paniculata 'Little Quick Fire'	18' HT	CONT.		4' x 5'
PFS	12	Pink-alcious Fritsch Spirea	Spiraea fritschiana 'J.N. Select A'	15' HT	CONT.		3' x 3'
DKL	12	Dwarf Korean Lilac	Syringa meyeri 'Palibin'	24' HT	CONT.		5' x 5'
WV2	14	Minor Black Weigela	Weigela florida 'Verweig 3' TM	12' HT			2' x 3'
EVERGREEN SHRUBS	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
CCJ	18	Calgary Carpet Juniper	Juniperus sabina 'Calgary Carpet' TM	18"SPD	CONT.		12' x 5'
DSY	4	Dense Yew	Taxus x media 'Densiformis'	18"SPD	CONT.		4' x 4'
ELY	13	Everlow Yew	Taxus x media 'Everlow'	18' HT	B&B		2' x 4'
ORNAMENTAL GRASSES	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
AB3	28	Karl Foerster Feather Reed Grass	Calamagrostis x acutiflora 'Karl Foerster'	1 GAL	POT		4' x 2'
PV3	24	Heavy Metal Switch Grass	Panicum virgatum 'Heavy Metal'	1 GAL	POT		4' x 3'
SS3	82	Carousel Little Bluestem Grass	Schizachyrium scoparium 'Carousel'	1 GAL	POT		2.5' x 2.5'
PERENNIALS	QTY	COMMON NAME	BOTANICAL NAME	SIZE	ROOT	REMARKS	MATURE SIZE
AL3	49	Millenium Ornamental Onion	Allium x 'Millenium'	4 1/2"	POT	12" Spacing	18" x 18"
CAM1	39	Montrose White Calamint	Calamintha nepeta 'Montrose White'	4 1/2"	POT	24" Spacing	18" x 24"
GE4	18	Rozanne Cranesbill	Geranium x 'Rozanne' TM	4 1/2"	POT	18" Spacing	18" x 24"
H4	131	Happy Returns Daylily	Hemerocallis x 'Happy Returns'	4 1/2"	POT	24" Spacing	24" x 24"
HO4	18	Frances Williams Hosta	Hosta sieboldiana 'Frances Williams'	4 1/2"	POT	24" Spacing	24" x 30"
NC	102	Cat's Pajamas Catmint	Nepeta x 'Cat's Pajamas'	4 1/2"	POT	18" Spacing	
PL1	17	Little Spire Russian Sage	Perovskia x 'Little Spire'	4 1/2"	POT	18" Spacing	30" x 30"
RU7	14	Little Goldstar Black-eyed Susan	Rudbeckia fulgida var. sullivantii 'Little Goldstar'	4 1/2"	POT	18" Spacing	18" x 15"
SE2	12	Autumn Fire Sedum	Sedum spectabile 'Autumn Fire'	4 1/2"	POT	24" Spacing	24" x 24"



6' DECORATIVE STEEL FENCE

NOT TO SCALE



DRY SET LIMESTONE PLANTER SECTION

NOT TO SCALE

DESCRIPTION

DATE

16745 W. Blumound Road
Brookfield, WI 53005-5938
(262) 781-1000
rasmith.com

raSmith

CREATIVITY BEYOND ENGINEERING

LUTHER MANOR CAMPUS
RENOVATIONS PA 2 & 3
WAUWATOSA, WI

PA 3 LANDSCAPE PLAN

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R.A. Smith, Inc.

DATE: 08/22/2023

SCALE: 1" = 20'

JOB NO. 3200191

PROJECT MANAGER:
ROB WILLIAMS

DESIGNED BY: REW

CHECKED BY: REW

SHEET NUMBER
L300



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 23-872

Agenda Date: 11/6/2023

Agenda #: 4.

Consideration of awarding the contracts for the purchase of stone, sand and gravel for the 2024 construction and repair Season (January 2-December 31, 2024)

Submitted by:

Laurel Anne Schleimer

Department:

Purchasing

October 24, 2022

Board of Public Works
CITY OF WAUWATOSA
Wauwatosa, Wisconsin

Dear Members:

As is customary each year at this time, the purchasing department has advertised for bids on the purchase of stone, sand and gravel for our annual 2024 requirements ending December 31, 2024.

It is estimated that the City will use the following quantities of material during the 2024 construction season:

2,000 tons	No. 1, 2, 3, crushed stone and screening
600 tons	3/8" limestone chips
1,000 tons	Crushed stone traffic bond
100 tons	Mason sand
800 tons	Type "B" road gravel
300 tons	Torpedo sand for summer concrete work, or winter ice control

Four (4) bids were received in response to our official advertisement. Attached with this memo is a tabulation of prices for your consideration. Prices for the 2024 season saw **decreases** of between 8% and 20% depending on material. You may recall that vendors had increased their prices for 2023 between 2% and 60% for the various materials. These decreases have pricing at just about the same level as in 2022.

Johnson Sand and Gravel was the low bidder for items 4, 5, and 6 and also offered a cash discount of ten (10) percent over quoted prices if payment of invoice was made in 20 days. Three of the vendors agreed to accept the City's pcard for payment without additional processing fees.

None of the vendors have requested a fuel surcharge above their quoted prices

It is the purchasing department's recommendation to award this contract to all responding bidders on an as needed, price and availability basis.

Sincerely,

Laurel Schleimer
Purchasing Manager

Attachment

cc: John Ruggini
David Simpson
Jason Blasiola
Karen Zettel
Kristen Kilsdonk
Shnee McNeil-Hatchett

Recommendation to Common Council

City of Wauwatosa

Purchasing Department

Bid for: Stone, Sand and Gravel for 2024 Construction and Repair Season (1/2/24 thru 12/31/24)

Bids Received: October 24, 2023 at 11:01 AM

Official Notice posted to Daily Reporter on 10/10/23

	<u>Item 1 #1,</u> 2, & 3 Stone	<u>Item 1</u> Recycled Aggregate	<u>Item 2</u> 3/8" Lime- Stone Chips	<u>Item 3</u> Traffic Bond	<u>Item 4</u> Mason Sand	<u>Item 5</u> Crushed Road Gravel	<u>Item 6</u> Torpedo Sand	<u>TERMS</u>	<u>PCARD</u>
Lannon Stone Products Lannon, WI	\$ 18.00	\$ 15.00	\$ 20.00	\$ 15.00	no bid	no bid	\$ 15.00	Net	Yes
Payne and Dolan Inc. Waukesha, WI	\$ 21.70	no bid	\$ 23.70	\$ 15.25	\$ 35.00	no bid	no bid	Net	Yes
Johnson Sand & Gravel* New Berlin, WI	no bid	no bid	no bid	no bid	\$ 19.75	\$ 13.50	\$ 14.50	10%/20	Yes
Halquist Stone Company Sussex, WI	no bid	no bid	no bid	no bid	no bid	\$ 17.75	\$ 19.55	Net	No

Notes:

Prices are per ton

Minimum truckload delivery: 20 -22 Tons per truckload

*Johnson's Sand & Gravel is offering a 10% discount on quoted items if paid within 20 days

OFFICIAL BID FORM FOR CRUSHED STONE, SAND AND GRAVEL

To the City of Wauwatosa
Wauwatosa, Wisconsin

In accordance with your Official Notice and Specifications both dated October 10, 2023 I/we, the undersigned hereby propose to furnish the following stone, and/or sand, and/or gravel, delivered to your job or storage site in Wauwatosa, Wisconsin during the 2024 construction and repair season beginning January 2, 2024, and ending December 31, 2024.

Price Per Ton Delivered

ITEM 1:

Crushed limestone, No. 1, 2 and 3 and screenings:
Recycled aggregate:

\$ no bid per ton
\$ no bid per ton

ITEM 2:

3/8" Limestone Chips:

\$ no bid per ton

ITEM 3:

Crushed limestone, traffic bond:

\$ no bid per ton

ITEM 4:

Washed mason sand:

\$ 19.75 per ton

ITEM 5:

Crushed road gravel, Type B, State Specification:

\$ 13.50 per ton

ITEM 6:

Washed torpedo sand for summer concrete work (or
winter ice control)

\$ 14.50 per ton

Deliveries will be made within two hours notice.

The above delivered prices are based on furnishing material in minimum truckloads as follows:

LIMESTONE : n/a tons per load.

SAND: 20 tons per load.

ROAD GRAVEL: 20 tons per load.

TERMS (Cash discount): 10 percent for payment of invoice within 20 days. Pcard accepted? Y x N

NAME OF COMPANY Johnson Sand & Gravel Inc.

ADDRESS W220 S6700 Crowbar Drive

CITY Muskego STATE WI ZIP CODE 53150

PHONE 262/679-4400 FAX 262/679-5565 DATE 10/12/2023

SIGNATURE:  EMAIL amanda@johnsonsandandgravel.net

PLEASE TYPE OR PRINT NAME & TITLE Amanda Pfeifer, Estimator

OFFICIAL BID FORM FOR CRUSHED STONE, SAND AND GRAVEL

To the City of Wauwatosa
Wauwatosa, Wisconsin

In accordance with your Official Notice and Specifications both dated October 10, 2023 I/we, the undersigned hereby propose to furnish the following stone, and/or sand, and/or gravel, delivered to your job or storage site in Wauwatosa, Wisconsin during the 2024 construction and repair season beginning January 2, 2024, and ending December 31, 2024.

Price Per Ton Delivered

ITEM 1:

Crushed limestone, No. 1, 2 and 3 and screenings:
Recycled aggregate:

\$ 21.70 per ton
\$ NA per ton

ITEM 2:

3/8" Limestone Chips:

\$ 23.70 per ton

ITEM 3:

Crushed limestone, traffic bond:

\$ 15.25 per ton

ITEM 4:

Washed mason sand:

\$ 35.00 per ton

ITEM 5:

Crushed road gravel, Type B, State Specification:

\$ NA per ton

ITEM 6:

Washed torpedo sand for summer concrete work (or
winter ice control)

\$ NA per ton

Deliveries will be made within 24 hours notice.

The above delivered prices are based on furnishing material in minimum truckloads as follows:

LIMESTONE : 20 tons per load.

SAND: 20 tons per load.

ROAD GRAVEL: 20 tons per load.

TERMS (Cash discount): percent for payment of invoice within 20 days. Per card accepted: ☒ Y ☐ X N

NAME OF COMPANY Payne and Dolan (Waukesha Lime and Stone)

ADDRESS N3 W23650 Badinger Road

CITY Waukesha STATE WI ZIP CODE

PHONE 262-524-1700 FAX 262-524-1845 DATE 10/23/23

SIGNATURE: John P Sovey EMAIL psovey@walbecgroup.com

PLEASE TYPE OR PRINT NAME & TITLE Parker Sovey – Construction Materials Sales Manager

OFFICIAL BID FORM FOR CRUSHED STONE, SAND AND GRAVEL

To the City of Wauwatosa
Wauwatosa, Wisconsin

In accordance with your Official Notice and Specifications both dated October 10, 2023 I/we, the undersigned hereby propose to furnish the following stone, and/or sand, and/or gravel, delivered to your job or storage site in Wauwatosa, Wisconsin during the 2024 construction and repair season beginning January 2, 2024, and ending December 31, 2024.

ITEM 1:

Crushed limestone, No. 1, 2 and 3 and screenings:
Recycled aggregate:

Price Per Ton Delivered

\$ 18.00 per ton
\$ 15.00 per ton

ITEM 2:

3/8" Limestone Chips:

\$ 20.00 per ton

ITEM 3:

Crushed limestone, traffic bond:

\$ 15.00 per ton

ITEM 4:

Washed mason sand:

\$ N/A per ton

ITEM 5:

Crushed road gravel, Type B, State Specification:

\$ N/A per ton

ITEM 6:

Washed torpedo sand for summer concrete work (or
winter ice control)

\$ 15.00 per ton

Deliveries will be made within 24 hours notice.

The above delivered prices are based on furnishing material in minimum truckloads as follows:

LIMESTONE : 21 tons per load.

SAND: 21 tons per load.

ROAD GRAVEL: N/A tons per load.

TERMS (Cash discount): 0 percent for payment of invoice within 20 days. Payment accepted? Y X N

NAME OF COMPANY Lannon Stone Products

ADDRESS N52W23096 Lisbon Rd

CITY Sussex STATE WI ZIP CODE 53089

PHONE 262-251-1520 FAX 262-251-6710 DATE 10/23/2023

SIGNATURE:  EMAIL quotes@lannonstone.net

PLEASE TYPE OR PRINT NAME & TITLE Paul Minneti - Director of Sales Operations

OFFICIAL BID FORM FOR CRUSHED STONE, SAND AND GRAVEL

To the City of Wauwatosa
Wauwatosa, Wisconsin

In accordance with your Official Notice and Specifications both dated October 10, 2023 I/we, the undersigned hereby propose to furnish the following stone, and/or sand, and/or gravel, delivered to your job or storage site in Wauwatosa, Wisconsin during the 2024 construction and repair season beginning January 2, 2024, and ending December 31, 2024.

ITEM 1:

Crushed limestone, No. 1, 2 and 3 and screenings:
Recycled aggregate:

Price Per Ton Delivered

\$ No Bid per ton
\$ No Bid per ton

ITEM 2:

3/8" Limestone Chips:

\$ No Bid per ton

ITEM 3:

Crushed limestone, traffic bond:

\$ No Bid per ton

ITEM 4:

Washed mason sand:

\$ No Bid per ton

ITEM 5:

Crushed road gravel, Type B, State Specification:

\$ 17.75 per ton

ITEM 6:

Washed torpedo sand for summer concrete work (or
winter ice control)

\$ 19.55 per ton

Deliveries will be made within 24 hours notice.

The above delivered prices are based on furnishing material in minimum truckloads as follows:

LIMESTONE : — tons per load.

SAND: 21 tons per load.

ROAD GRAVEL: 21 tons per load.

TERMS (Cash discount): 0 percent for payment of invoice within 20 days. Per card accepted? Y N X

NAME OF COMPANY HALQUIST STONE COMPANY, INC

ADDRESS N51 W23563 LISBON RD

CITY SUSSEX STATE WI ZIP CODE 53089-0308

PHONE 262-966-7644 FAX 262-246-7148 DATE 10-23-23

SIGNATURE: [Signature] EMAIL tom@halquiststone.com

PLEASE TYPE OR PRINT NAME & TITLE Thomas J. Halquist, VP



Staff Report

File #: 23-852

Agenda Date: 11/6/2023

Agenda #: 5.

Request for approval of Change Order #005 for Project 1107 - North Avenue between Mayfair Road and Met-to-Wee Lane for rock excavation

Submitted by:

Nick Deming

Department:

Engineering

A. Issue

Request to approve Change Order #005 for Wauwatosa Project #1107 to compensate Vinton Construction for performing rock excavation discovered during the installation of the water main and storm sewer.

B. Background/Options

The North Avenue project between Mayfair Road and Met-to-Wee Lane is a joint project between the City of Wauwatosa and the Wisconsin Department of Transportation. The project is jointly funded and the contract is being administered by the Wisconsin Department of Transportation.

During installation of the water main and storm sewer, bed rock was encountered and required removal to install these utilities at plan grades. The contractor needed to use an extra excavator with a breaker on it to loosen the rock so that it could be removed. Removing the bed rock required additional equipment in addition to slowing down the production of pipe footage placed on these days. Rock excavation occurred between 107th St. and 104th St. on 5/4/23, 5/5/23, 5/8/23, 8/18/23, 8/21/23, 8/24/23, 8/29/23, and 9/7/23.

C. Strategic Plan (Area of Focus)

Area of focus: Infrastructure

D. Fiscal Impact

As a joint project, the funding for the project is 80% funded by the Wisconsin Department of Transportation and 20% funded by the City of Wauwatosa up to an amount capped per the original funding request from 2019. The low bid awarded exceeded this cap threshold and any amount spent above the cap are fully incurred by the City of Wauwatosa.

Vinton Construction submitted a price of \$332.30/CY as an additional cost to perform rock excavation. The financial impact is an additional cost of \$109,193.78 based on the removal of 328.60 CY of bed rock.

E. Recommendation

Accept the unit price of \$332.30/CY for rock excavation for an additional cost of \$109,193.78.

Recommendation to Common Council



Staff Report

File #: 23-893

Agenda Date: 11/6/2023

Agenda #: 6.

Consideration of request by Director of Public Works for approval of a Relocation Order and Acquisition Plat relative to the purchase of land from 11415 W. Burleigh Street for the installation of a water pumping station at the Burleigh Water Tower site

Submitted by:

David Simpson

Department:

Public Works

A. Issue

The City's Common Council has allocated \$5.25 Million from American Rescue Plan Act (ARPA) funds for the design and construction of a secondary west zone water pumping station, CIP Project #5113. As part of that project a small area of land needs to be purchased from the adjacent property owner. At this time approval of a Relocation Order and Acquisition Plat is needed in order to acquire property located at 11415 West Burleigh Street, as part of an eminent domain proceeding, for purposes of necessary water pumping station construction.

B. Background/Options

Wauwatosa owned water pumping stations currently receive water from Milwaukee Water Works and subsequently pump the water at an elevated pressure to homes, businesses, and elevated storage towers across the City. Pumping stations and elevated towers ensure that appropriate water pressure and volume are available throughout the City for residential, commercial, and firefighting efforts when necessary. The City of Wauwatosa's water utility provides service to two separate pressure districts, east and west. The eastern district utilizes three pumping stations and two elevated towers, while the western district only has one station and one tower available at this time. The lack of a secondary pumping station makes the western district extremely vulnerable to system wide failures if the water feeding the pumping station or the pumping station itself experiences a failure. If a systemwide failure were to occur and pressure within the system was reduced the lack of pressure would result in potential contamination to the drinking water supply as well severely limit the ability to provide water to combat fires. In order to protect the western pressure district's water customers a secondary pumping station is needed in order to provide backup to the existing primary station. The proposed secondary pumping station will be located adjacent to the Burleigh Water Tower. This pumping station is being sized to serve the entire western district so that if a failure occurs at the primary station no loss of service would occur. The design of this project is currently underway and funding is being supplied through ARPA allocations.

In order to build the pumping station a portion of land is needed from the adjacent property owner in order to meet minimum building setbacks. The building itself will be located on the existing water tower property, as you can see on the attached draft site plan. Also attached is an aerial photo of the area to better show you the

proposed area of acquisition.

Attached is a proposed Relocation Order with an attached Acquisition Plat exhibit which, if approved, would begin the eminent domain proceeding. Following approval and issuance of the Relocation Order by the Common Council, the consultant working on this project, Graef, would hire a subcontractor to prepare the appropriate appraisal to establish the value of the acquisition area and proceed through the acquisition process. The land being acquired consists of approximately 1,735 square feet, or about 0.040 acres, as identified in the attached Relocation Order and exhibits.

C. Strategic Plan (Area of Focus)

Priority 2: Public Safety

Priority 3: Infrastructure

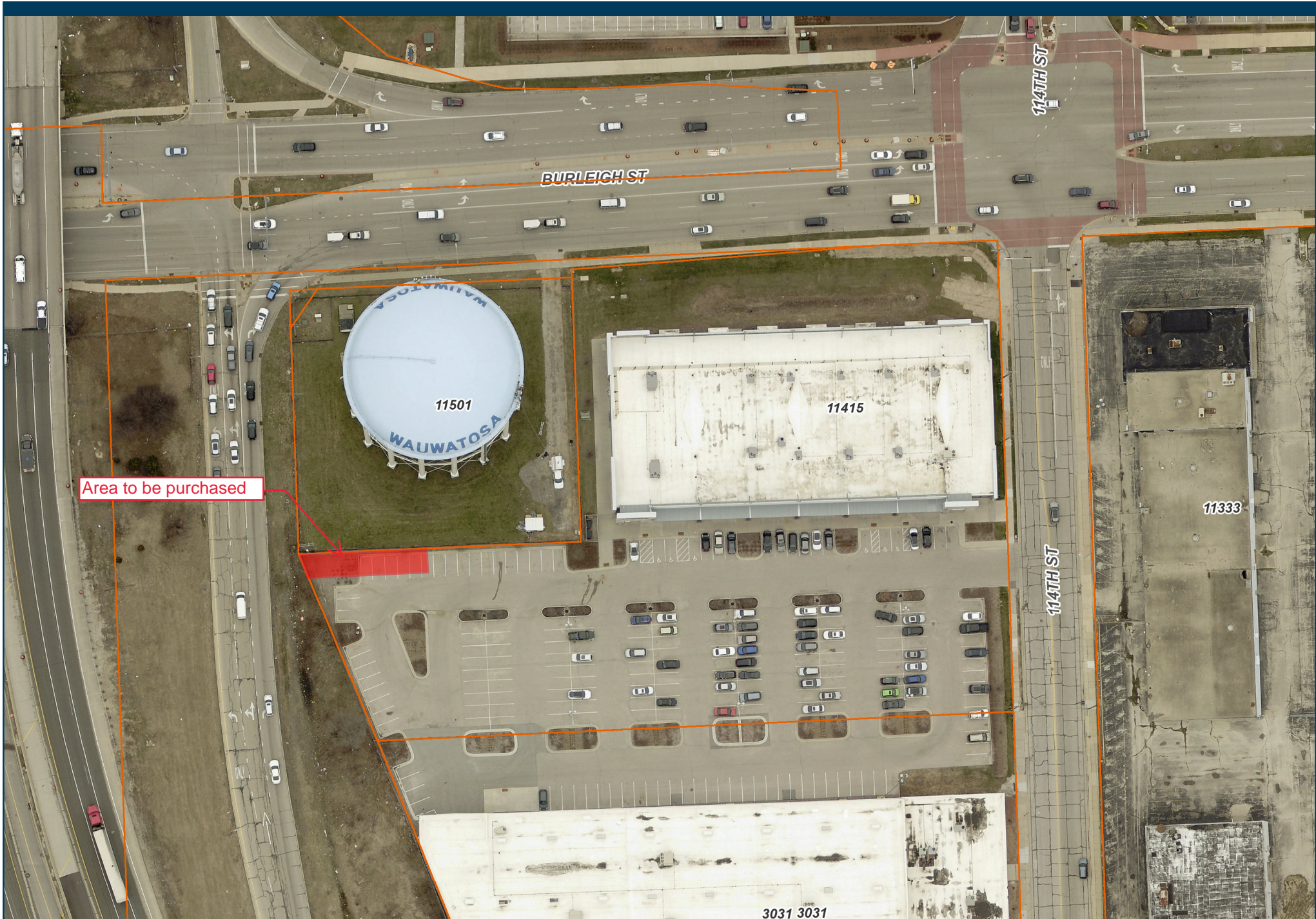
D. Fiscal Impact

The cost of acquisition was budgeted as part of the overall project budget of \$5.25M and the exact purchase price will be established through the forthcoming formal appraisal process.

E. Recommendation

It is recommended that the Common Council approve the Relocation Order and Acquisition Plat so that a 0.040-acre area of land can be acquired from 11415 West Burleigh Street

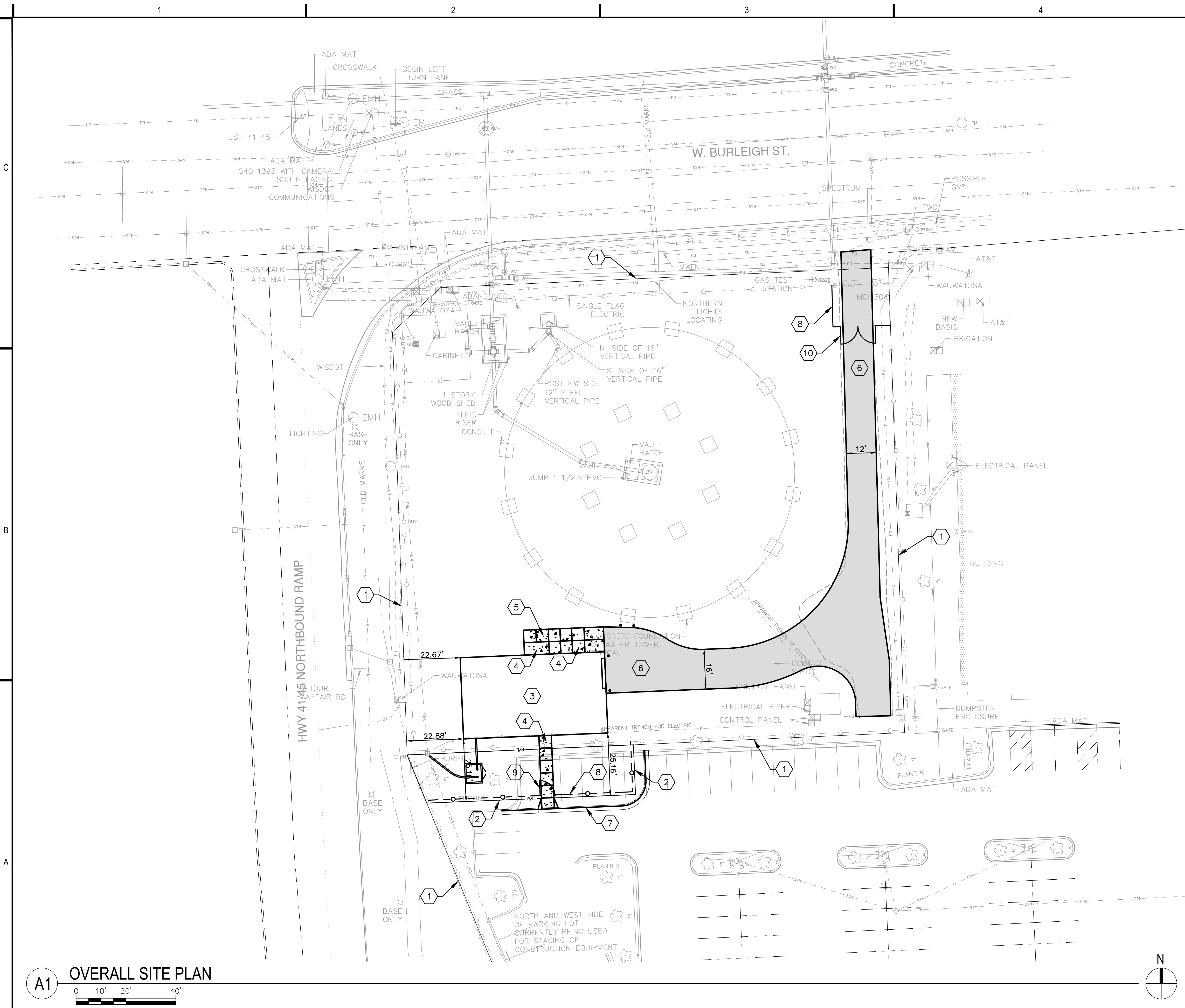
Recommendation to Common Council



Aerial Photo

City of
Wauwatosa





GENERAL NOTES

- A. SEE SHEET C001 FOR GENERAL NOTES.
- B. SEE SHEET C001 FOR LAYOUT NOTES.
- C. SEE SHEET C002 FOR CONSTRUCTION DETAILS.
- D. SEE SHEET C001 FOR CONTROL POINTS DATA.

SHEET KEYNOTES

- 1 EXISTING PROPERTY LINE
- 2 PROPOSED PROPERTY LINE
- 3 PUMP BUILDING
- 4 CONCRETE STOOP
- 5 CONCRETE SIDEWALK
- 6 HEAVY DUTY ASPHALT PAVEMENT
- 7 24-INCH STANDARD CONCRETE CURB AND GUTTER
- 8 CHAIN-LINK FENCE
- 9 CHAIN-LINK PEDESTRIAN GATE
- 10 CHAIN-LINK VEHICULAR GATE
- 11 PAVEMENT STRIPING

DRAFT

A1 OVERALL SITE PLAN

WAUWATOSA WEST ZONE PUMP STATION

OVERALL SITE PLAN

CONTRACT:	XX-XX
FILE NO:	XX-XXX
DRAWN BY:	XXX
CHECKED BY:	XXX
SCALE:	AS SHOWN

C-200

DESCRIPTION

DATE

GRÄEF

275 West Wisconsin Avenue
Suite 300
Milwaukee, WI 53203-3318
414 / 259 1500

Relocation Order

RELOCATION ORDER OF THE CITY OF WAUWATOSA, MILWAUKEE COUNTY, WISCONSIN, by its Common Council and for its Relocation Order hereby resolves as follows:

1. That this Resolution is a Relocation Order in accordance with Wisconsin Statutes, Subsection 32.05(1), for the purpose of the within-described public improvement project and it is also a determination of necessity for that project in accordance with Wisconsin Statutes, Subsection 32.07(2);
2. That the City of Wauwatosa hereby determines that it is necessary and a public purpose to improve the water transmission & distribution facilities in this area of the City;
3. That the legal description of said property affected by the improvement of water transmission & distribution facilities labeled as Exhibit A, which is attached to this Relocation Order and incorporated herein;
4. That the area of land required to carry out said improvements to the City's transmission & distribution facilities consists of an area totaling approximately 1,735 square feet of land as set forth in the Exhibits which are attached to this Relocation Order as Exhibit B-1 and B-2 and is incorporated herein;

Approved by the City of Wauwatosa Common Council this 7th day of November 2023.

I hereby certify that on this _____ day of November, 2023, that the within Relocation Order was adopted by a vote of ____ ayes and ____ nays by the Common Council for the City of Wauwatosa, Wisconsin.

Dennis McBride, Mayor

Attest:

Steven Braatz, City Clerk

EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

NE QUAR SEC 18 7 21 BEG 631.84 FT E & 55 FT S 0D36M W OF NW COR OF SD QUAR SEC TH S
0D36M W 334.24 FT TH W 450.47 FT TH N 19D24M40S W 142.31 FT TH E 200 FT TH N 193 FT TH
N 88D 03M50S E 118.32 FT TH N 88D17M E 100.07 FT TH E 82.91 FT TO BEG

PIN: Tax Parcel No. 299-9964-003

EXHIBIT B-1

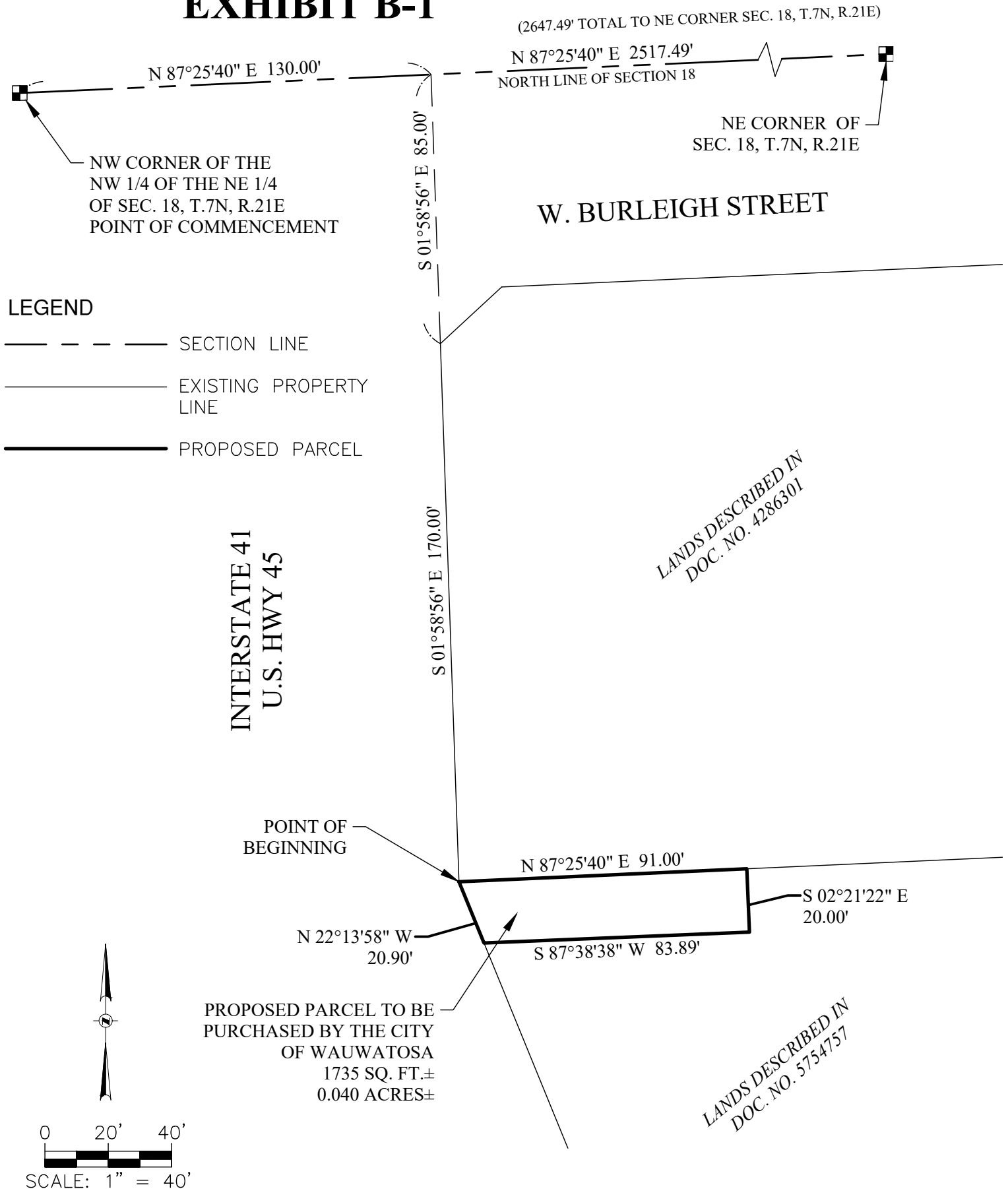


EXHIBIT B-2

LEGAL DESCRIPTION

A parcel of land in the Northwest 1/4 of the Northeast 1/4 of Section 18, Township 7 North, Range 21 East, City of Wauwatosa, Milwaukee County, Wisconsin, being more particularly described as follows:

Commencing at the Northwest corner of the Northwest 1/4 of the Northeast 1/4 of said Section 18; thence North 87°25'40" East along the north line of said section, a distance of 130.00 feet; thence South 01°58'56" East, a distance of 85.00 feet to a northwest corner of land described in Quit Claim Deed recorded on September 29, 1966 as Document Number 4286301 in the Milwaukee County Office of the Register of Deeds, said corner also lying on the easterly right-of-way line of U.S.H. 45; thence continuing South 01°58'56" East along the west line of land described in said Document Number 4286301 and said easterly right-of-way line, a distance of 170.00 feet to the southwest corner of land described in said Document Number 4286301, said corner also being a northwest corner of land described in Warranty Deed recorded on October 2, 1984 as Document Number 5754757 in said Office of the Register of Deeds and also being the point of beginning of the herein described tract of land; thence North 87°25'40" East along the south line of land described in said Document Number 4286301 and the north line of land described in said Document Number 5754757, a distance of 91.00 feet; thence South 02°21'22" East a distance of 20.00 feet; thence South 87°38'38" W, a distance of 83.89 feet to a point on the west line of land described in said Document Number 5754757 and said easterly right-of-way line; thence North 22°13'58" West along west line of land described in said Document Number 5754757 and said easterly right-of-way line, a distance of 20.90 feet to the point of beginning.

Said parcel containing 1735 square feet ± or 0.040 acres of land more or less.



PROJECT NUMBER: 2023-0850
DATE: 10/27/23
SCALE: AS SHOWN

PROJECT TITLE: PROPOSED FEE
ACQUISITION OF
ADDITIONAL PROPERTY
SHEET TITLE: LEGAL DESCRIPTION

2 OF 2
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Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 23-855

Agenda Date: 11/6/2023

Agenda #: 7.

Project Updates

Submitted by:

Nick Deming

Department:

Engineering

21-47/48 Zoo Interchange North Leg (WisDOT Project)

- The entrance and exits at North Avenue to/from NB & SB I41 are expected to reopen on Sunday morning, 11/5. With these ramp openings, the lane closures at the freeway overpasses at North Avenue are expected to reopen also.
- By Sunday, 11/12, the lane closures on Mayfair Road are expected to reopen to all lanes at the freeway.
- Overnight work is scheduled to continue over the next couple of weeks for various work on the freeway and local streets.

22-05 - 103rd St. Storm Sewer Relay

- Backordered light poles were began being installed last week.

Project 1107 - North Avenue Reconstruction

- WB Traffic was placed on the north side of the road west of 103rd St.
- Median work is scheduled to wrap up near the end of the week of 11/6 between Mayfair Rd and 104th St.
- Paving work is scheduled to start the week of 11/6 east of 103rd St. and traffic is expected to be moved shortly after paving is complete.
- Work in the median east of 103rd St. is planned to start right after traffic is moved to the WB outside lanes.

23-07 - 115th St.

- Awaiting delivery of backordered light poles.

23-24 - 2023 Pavement Repair and Spot Improvements

- This project is substantially complete.

23-90 - 2023 Fiber

- Handhole installation is ongoing. This work is located throughout the City.

Elm Grove Water Main Extension

- The contractor is wrapping up installation of the water main planned to be installed in 2023. The remaining water main in the neighborhood south of Watertown Plank will resume when weather breaks in 2024.
- Road restoration work is scheduled to begin mid to late the week of 11/6.