

MEETING:***AMENDED REGULAR MEETING OF THE VILLAGE BOARD***

DATE & TIME:**Monday, September 16, 2024 at 7:00 PM**

LOCATION:**Germantown Village Hall Board Room
N112 W17001 Mequon Road**

Any member of the body and/or citizen may attend the meeting virtually through the WebEx platform, Meeting #:2551 448 5359 Password: **RGfHMePh684** which can be accessed by phone at **408-418-9388** or by clicking the link below: <https://villageofgermantown.my.webex.com/villageofgermantown.my/j.php?MTID=m294260d478f8b5809d4055c7052d8677>

Citizens not wishing to attend the meeting personally or virtually may submit any public comments by sending an email to comments@germantownwi.gov by 4 p.m. on the day of the meeting so that it can be provided to the members of the body for their consideration. Previously recorded Village Board Meeting Videos can be viewed at: https://www.youtube.com/channel/UCOYp0EgELzTCa9X_iCohyhQ

AGENDA

- I. **CALL TO ORDER:** *This meeting has been given public notice in accordance with Section 19.83 and 19.84, Wis. Stats, in such form that will apprise the general public and news media of subject matter that is intended for consideration and action.*
- II. **ROLL CALL:**
- III. **PLEDGE OF ALLEGIANCE:**
- IV. **PRESIDENT’S REPORT:**
- V. **ANNOUNCEMENTS OF FORTHCOMING EVENTS OF PUBLIC INTEREST
COMMITTEE AND DEPARTMENT REPORTS:**
- VI. **CITIZEN INPUT:** *(Please be advised per 19.84(2) that information and comment will be received from the public. It is the policy of this municipality that public input be limited to a three (3) minute period per person with a time extension granted at the discretion of the Chairperson. Be advised that there may be limited discussion of the information received but no action will be taken under public comments.)*
- VII. **CONSENT AGENDA:**
 - A. Minutes: September 3, 2024
 - B. Application for Appointment of Successor Agent: Aldi Store #67, N96W18838 County Line Rd; Agent for Consideration: Eli B Kinn
 - C. Resolution No. 25-2024 - A Resolution Accepting Funds from the Washington County Municipal Grant Program; And an Authorization to Purchase Radios
 - D. Public Works Engineering Division Development Handbook Update
 - E. Development Agreement between the Village and Truck Country
 - F. Sanitary Sewer System Facilities Plan Update
 - G. Award of Public Works Engineering Division system furniture contract to Emmons Business Interiors (EBI) for an amount not to exceed \$35,338.11.
 - H. Award of a 3-year building cleaning services contract to Vanguard Cleaning Systems for a total of \$562,752.00.

- I. Award of a 4-year contracted towel and mat service contract to ITU AbsorbTech for a total of \$49,206.83.

VIII. UNFINISHED BUSINESS

IX. PUBLIC HEARINGS:

X. NEW BUSINESS:

- A. Michael Anderson, Agent for Green Hills Industries LLC, and Klosett Investments and Mark Mason, Property Owners. Certified Survey Map and Conditional Use Permits for property located at N114 W18686 Clinton Drive in the Germantown Industrial Park.
- B. Resolution No. ____-2024; A Resolution Approving an Amendment to the Project Plan and Boundaries of Tax Incremental District No. 9.
- C. Resolution No. ____-2024; A Resolution Authorizing the Issuance and Sale of Not To Exceed \$2,790,000 General Obligation Promissory Notes, Series 2024B
- D. Selection of Division Road Reconstruction Alternative
- E. 2024 Market Update Revaluation
- F. Budget Priorities Survey Results
- G. 2025 Budget
- H. Discussion Regarding current Municipal Code for Solicitors, Canvassers, and Peddlers
- I. ***Appointment of Russ Ewert to the Plan Commission***

XI. ADJOURNMENT:

UPON REASONABLE NOTICE, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, please contact the Village Clerk at (262)250-4745 at least 2 days prior to the meeting.

MEETING:	REGULAR MEETING OF THE VILLAGE BOARD
DATE AND TIME:	Tuesday, September 3, 2024 7:00 PM
LOCATION:	Germantown Village Hall Board Room N112 W17001 Mequon Road

MINUTES

- I. **CALL TO ORDER:** *This meeting has been given public notice in accordance with Section 19.83 and 19.84, Wis. Stats, in such form that will apprise the general public and news media of subject matter that is intended for consideration and action.*

Village President Wolter called the Village Board meeting to order at 7:00 PM.

II. **ROLL CALL:**

Present: Village President Dean Wolter, Trustee David Baum, Trustee Meg Cutts, Trustee Terri Kaminski, and Trustee Jan Miller

Present via WebEx: Trustee Jolene Pieper

Excused: Trustee Robert Warren, Trustee Phil Hudson, and Trustee Rick Miller

Also Present: Village Administrator Steve Kreklow, Village Attorney Brian Sajdak, Village Clerk Donna Ott, and Public Works Director Matthew Mortwedt

III. **PLEDGE OF ALLEGIANCE:**

IV. **PRESIDENT'S REPORT:**

Village President Wolter announced that the Germantown Police Department is having a K-9 Fundraiser on Friday, September 6, at the Police Department parking lot from 4:00-7:00 PM. Come out to meet Archie!

V. **ANNOUNCEMENTS OF FORTHCOMING EVENTS OF PUBLIC INTEREST
COMMITTEE AND DEPARTMENT REPORTS:**

Trustees provided dates and times of upcoming meetings.

- VI. **CITIZEN INPUT:** *(Please be advised per 19.84(2) that information and comment will be received from the public. It is the policy of this municipality that public input be limited to a three (3) minute period per person with a time extension granted at the discretion of the Chairperson. Be advised that there may be limited discussion of the information received but no action will be taken under public comments.)*

Lynne Schauer Bednarz (W156N10121 Pawnee Ct) spoke regarding various items

including the budget.

Melanie Smythe (N140W17938 Cedar Ln) spoke regarding various items including TID calculations.

Scott Hefle (W159N10514 Old Farm Rd) spoke regarding various items including groundwater and seal coating.

Sarah Larson (W159N9737 Butternut Rd) spoke regarding various items including spending and refunding for Conditional Use Permit fee.

VII. CONSENT AGENDA:

Motion: Approve Consent Agenda Items A-B as presented

Motioned By: Trustee Baum

Seconded By: Trustee Kaminski

Yes: President Wolter, Trustee Baum, Trustee Cutts, Trustee Kaminski, Trustee Jan Miller, Trustee Pieper

No: None

Abstain: None

Motion Carried by Roll Call Vote (Yes 6, No 0, Abstained 0)

A. Minutes: August 19, 2024

B. Policy on Employee Reimbursement for CDL Training

VIII. UNFINISHED BUSINESS

IX. PUBLIC HEARINGS:

X. NEW BUSINESS:

A. Appointment of Trustee Meg Cutts to serve on the Library Board

Motion: Approve Appointment of Trustee Meg Cutts to Serve on the Library Board as presented

Motioned By: Trustee Baum

Seconded By: Trustee Kaminski

Yes: President Wolter, Trustee Baum, Trustee Cutts, Trustee Kaminski, Trustee Jan Miller, Trustee Pieper

No: None

Abstain: None

Motion Carried by Voice Vote (Yes 6, No 0, Abstained 0)

- B. Appointment of Trustee Meg Cutts to serve on the School Districts Building & Ground Commission

Motion: Approve Appointment of Trustee Meg Cutts to Serve on the School District Building & Ground Commission as presented

Motioned By: Trustee Jan Miller

Seconded By: Trustee Kaminski

Yes: President Wolter, Trustee Baum, Trustee Cutts, Trustee Kaminski, Trustee Jan Miller, Trustee Pieper

No: None

Abstain: None

Motion Carried by Voice Vote (Yes 6, No 0, Abstained 0)

- C. Ordinance Amending Section 1.29(1) of the Germantown Municipal Code to Amend the Membership of the Plan Commission.

Motion 1: Approve Changes as presented

Motioned By: Trustee Baum

Seconded By: Trustee Kaminski

Village Attorney Sajdak provided additional context for the below proposed ordinance amendments:

1. Create an advisory position on the Plan Commission for a school district representative.
2. Clean up the code to accurately reflect the statute, best practices, and Village historical practice: The amendment eliminates the language that provides for "at least" 7 members of the Plan Commission when the statute states that there should be 7 voting members. Next, the ordinance changes the appointment of the Trustee member to match historical practice wherein the Village President has nominated the Trustee member at the organizational meeting in April subject to Village Board confirmation.
3. Remove the provision allowing for any Trustee to fill a spot on the Plan Commission to create a quorum.

Further discussion ensued between Trustee Jan Miller and Attorney Sajdak, which resulted in the following motion:

Motion 2: Amend Ordinance by Removing Second Change and Third Change

Motioned By: Trustee Jan Miller

Seconded By: Trustee Cutts

Motion 2:

Yes: Trustee Jan Miller

No: President Wolter, Trustee Baum, Trustee Cutts, Trustee Kaminski, Trustee Pieper

Abstain: None

Motion 2 Failed by Voice Vote (Yes 1, No 5, Abstained 0)

Motion 1:

Yes: President Wolter, Trustee Baum, Trustee Cutts, Trustee Kaminski, Trustee Pieper

No: Trustee Jan Miller

Abstain: None

Motion 1 Carried by Voice Vote (Yes 5, No 1, Abstained 0)

XI. ADJOURNMENT:

Village President Wolter adjourned the Village Board meeting at 7:44 PM.

DRAFT



® ALDI Inc. Oak Creek Division

9342 S. 13th Street
Oak Creek, WI 53154

Tel: 414/570-1860
FAX: 414/570-1864

ATTN: Village Clerk
From: Christine Fischer
Subject: Aldi Store #67 - Germantown, Liquor License Agent Change Application
Date: August 29, 2024

Good Morning -

Please see the enclosed completed Liquor License Agent Change application and payment for Aldi #67 - Germantown, WI.

If there are any questions or concerns, please contact me at the number below.

Thank you,

Christine Fischer
Executive Assistant
Aldi Oak Creek Division



OAK 67

Form
AB-100Alcohol Beverage
Individual Questionnaire

Date 08/20/2024

All individuals involved in the alcohol beverage business must complete this form, including:

- sole proprietor
- all officers, directors, and agent of a corporation or nonprofit organization
- all partners of a partnership
- members and agent of a limited liability company

Your alcohol beverage application or renewal is not complete until all required Individual Questionnaires are submitted.

Part A: Business Information

1. Legal Business Name (individual name if sole proprietor)

ALDI INC. (WISCONSIN)

2. Business Trade Name or DBA

ALDI #67

3. Entity Type (check one)

☐ Sole Proprietor ☐ Partnership ☐ Limited Liability Company ☒ Corporation ☐ Nonprofit Organization
Part B: Individual Information

1. Last Name

Kinn

2. First Name

Eli

3. M.I.

B

4. Relationship to Business (Title)

Store Manager

5. Email

6. Phone

7. Home Address

8. City

9. State

10. Zip Code

11. Date of Birth

12. Drivers License/State ID Number

13. Drivers License/State ID State of Issuance

Part C: Address History1. Do you currently reside in Wisconsin? ☒ Yes ☐ No

If yes to 1 above, how long have you continuously lived in Wisconsin prior to the date of application?

Years

30

Months

8

2. List in chronological order all of your addresses within the last 5 years. Attach additional sheets if necessary.

Previous Address 1

City

State

Zip Code

Previous Address 2

City

State

Zip Code

Previous Address 3

City

State

Zip Code

Previous Address 4

City

State

Zip Code

Previous Address 5

City

State

Zip Code

3. List all states and counties you have lived in as an adult. Attach additional sheets if necessary. N/A

State

County

WI

Milwaukee

State

County

WI

Ozaukee

State

County

State

County

State

County

State

County

State

County

State

County

Continued →

Part D: Criminal History

1. Have you ever been convicted of any offenses (excluding traffic offenses unless related to alcohol beverages) for violation of any federal, Wisconsin, or another state's laws or of any county or municipal ordinances? ☐ Yes ☒ No

If yes to question 1, please list details of each conviction below. Attach additional sheets as needed.

Law/Ordinance Violated N/A	Location	Conviction Date
Penalty Imposed N/A	Was sentence completed? ☐ Yes ☐ No	
Law/Ordinance Violated N/A	Location	Conviction Date
Penalty Imposed N/A	Was sentence completed? ☐ Yes ☐ No	
Law/Ordinance Violated N/A	Location	Conviction Date
Penalty Imposed N/A	Was sentence completed? ☐ Yes ☐ No	

2. Are charges for any offenses currently pending against you (excluding traffic offenses unless related to alcohol beverages) for violation of any federal, Wisconsin, or another state's laws or any county or municipal ordinances? ☐ Yes ☒ No

If yes to question 2, describe nature and status of pending charges using the space below. Attach additional sheets as needed. N/A

Part E: Attestation

READ CAREFULLY BEFORE SIGNING: Under penalty of law, I have answered each of the above questions completely and truthfully. I certify that I am not prohibited from participating in this business due to any involvement in another tier of the alcohol beverage industry as a restricted investor. I understand that any license issued contrary to Wis. Stat. Chapter 125 shall be void under penalty of state law. I further understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Signature Ali Pri	Date 08/20/202
----------------------	-------------------

OAK 67

Form
AB-101Alcohol Beverage
Appointment of AgentDate
08/20/2021

Agent Type (check one)

☐ Original (no fee) ☒ Successor (\$10 fee for municipal licensees only)

Part A: Business Information

1. Legal Business Name (individual name if sole proprietor)

ALDI INC. (WISCONSIN)

2. Business Trade Name or DBA

ALDI #67

3. Entity Type (check one)

☐ Limited Liability Company☒ Corporation☐ Nonprofit Organization

4. Alcohol Beverage Business Authorization (check one)

☒ Municipal Retail License☐ State Permit

5. If successor agent, provide State Permit or Municipal Retail License Number

ABAL-01

6. Describe the reason for appointing a successor agent, if successor is checked above.

Agent Change

Part B: Agent Information

1. Last Name

Kinn

2. First Name

Eli

3. M.I.

B

4. Email

[REDACTED]

5. Phone

[REDACTED]

6. Home Address

[REDACTED]

7. City

[REDACTED]

8. State

[REDACTED]

9. Zip Code

[REDACTED]

10. Age

30

11. Drivers License/State ID Number

[REDACTED]

12. Drivers License/State ID State of Issuance

[REDACTED]

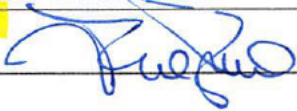
Part C: Agent Questions

1. Have you satisfied the responsible beverage server training requirement? ☒ Yes ☐ No
Submit proof of completion.2. Have you completed Form AB-100, Alcohol Beverage Individual Questionnaire? ☒ Yes ☐ No
Submit a completed Form AB-100 with this form.3. Have you been a Wisconsin resident for at least 90 continuous days? ☒ Yes ☐ No
See instructions for exceptions.

Continued →

Part D: Business Attestation

READ CAREFULLY BEFORE SIGNING: I, the **Undersigned**, authorize the above-named individual to act for the above-named corporation, nonprofit organization, or limited liability company with full authority and control of the premises and of all alcohol beverage activities on such premises. I certify that I am authorized by the above-named entity to authorize this individual to act on behalf of the entity. If I am appointing a successor agent, I rescind all previous agent appointments for this premises. Further, I understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Last Name BEATTIE		First Name PHILIP	M.I. J
Title ASSISTANT TREASURER	Email [REDACTED]		Phone [REDACTED]
Signature 		Date 8/14/24	

Part E: Agent Attestation

READ CAREFULLY BEFORE SIGNING: I, the **Agent**, hereby accept this appointment as agent for the above-named corporation, nonprofit organization, or limited liability company and assume full responsibility for the conduct of all alcohol beverage activities on the premises for the above-named business. I further understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Last Name KINN		First Name ELI	M.I. B
Signature 		Date 08/20/2024	



LEARN 2 SERVE™

CERTIFICATE OF COMPLETION

This certifies that

Eli Kinn

is awarded this certificate for

Wisconsin Responsible Beverage Server Training



Completion Date
12/12/2022



Expiration Date
12/11/2024



Certificate #
WI-00608238

A handwritten signature in black ink, appearing to read 'Sarah M. [unclear]'. The signature is written over a horizontal line.

Official Signature

This certificate is non-transferable and represents the successful completion of an approved Wisconsin Department of Revenue Responsible Beverage Server Course in compliance with secs. 125.04(5)(a)5., 125.17(6), and 134.66(2m), Wis. Stats.

6504 Bridge Point Parkway, Suite 100 | Austin, TX 78730 | www.360training.com

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Resolution No. 25-2024 - A Resolution Accepting Funds from the Washington County Municipal Grant Program; And an Authorization to Purchase Radios

SUBMITTED BY: John Delain, Fire Chief

SUMMARY EXPLANATION:

Purchase of (10) portable radios to outfit full-time members in 2025. Of the full cost \$73,726.42, \$64,000 will be paid for by the Washington County Radio Grant. Remaining amount of \$9,726.42 will come from Capital account ending in -592200.

Resolution 25-2024 is required by Washington County in order to obtain the grant funds.

ATTACHMENT:

1. WashCo resolution 25.2024 gfd radios
2. GenComm Radios INV 336104 082724
3. washco report radio grant and quote 070124

STAFF RECOMMENDATION:

Motion to Approve Resolution No. 25-2024 and to authorize the purchase of the radios, with noted grant monies then being applied back to GFD Capital account.

ACTION BY Committee:

RESOLUTION NO. 25-2024

A RESOLUTION ACCEPTING FUNDS FROM THE WASHINGTON COUNTY
MUNICIPAL RADIO GRANT PROGRAM

WHEREAS, Washington County has allocated a pool of dollars to create a grant program to assist partner police, fire, and Emergency Medical Services (EMS) agencies in the County with funding new radios when the need arises for an additional radio(s) in their inventory; and

WHEREAS, the Village of Germantown has reviewed the terms and conditions of the grant program, and agrees to abide by them; and

WHEREAS, the Germantown Fire Department has requested funds for 10 portable radios; and

WHEREAS, the Public Safety Committee of the Washington County Board Washington County Board awarded \$64,000 for this purpose; and

NOW, THEREFORE, BE IT RESOLVED by the Village of Germantown that the Village does hereby accept the grant award in accordance with the Washington County Municipal Radio Grant Program.

BE IT FURTHER RESOLVED that a representative of the Village of Germantown shall initiate the purchase and provide copies of this signed resolution and applicable receipts to Washington County prior to issuance of the grant funds.

Vote: Ayes: _____ Nays: _____

Date Adopted:

Dean M. Wolter, Village President

ATTEST:

Donna Ott, Village Clerk



Madison - (608)271-4848
Milwaukee - (262)439-2000
Eau Claire - (715)225-7604
WI Rapids - (715)424-3050
McHenry - (815)385-4224
800-356-3200 | www.gencomm.com

INVOICE

Invoice Number: 336104
Invoice Date: 8/27/2024
Account Number: 2474
Balance Due: \$73,726.42

Bill To: Germantown Fire Department
N115 W18752 Edison Drive
Germantown, WI 53022
USA

Ship To: Germantown Fire Department
N115 W18752 Edison Drive
Germantown, WI 53022
USA

Sales Order No	P. O. Number	Ship Method	Payment Terms				Payment Due	
242956	FD24-17542	DEL	NET 30 Days				9/26/2024	
Remarks					Sales Person			
johnny will deliver					Johnny Tramburg			
All invoices paid by credit card will be assessed a 3% surcharge								
Item No	Description	Serial No	Order	Ship	BkO	UM	Price	Amount
PROJECT	PROJECT		1.0	1.0	0.0	Each	\$73,726.42	\$73,726.42
XL-PFM2P-NA	Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324000015	1.0	1.0	0.0	Each		
XL-AE3H	L3 Harris SPKR MIC, XL XTRM, XL200P, GRN		1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009235	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009241	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009242	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009243	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009390	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009392	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009393	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009401	1.0	1.0	0.0	Each		
XL-PFM2Y-NA	L3 Harris Portable,XL-200P,FKP,PGRN,NRB,NA	A40324009402	1.0	1.0	0.0	Each		
XL-AE3K	L3 Harris SPKR MIC, XL XTRM, XL200P, YEL		9.0	9.0	0.0	Each		
XL-PKGF3	Harris Feature Package, Dual Band VHF 7/800		10.0	10.0	0.0	Each		
XL-PA3V	Harris Battery, Li-Ion, 3100 mAh		10.0	10.0	0.0	Each		
XL-NC5Z	Harris Antenna, Flex, Helical, 136-870 MHz (14035-4000-01)		10.0	10.0	0.0	Each		
XL-PKGMR	Harris XL-200 Immersible Radio Operation		10.0	10.0	0.0	Each		
XL-PKGPT	Harris Feature Package, P25 Trunking		10.0	10.0	0.0	Each		
XL-PL4F	Harris Feature, P25 Phase 2 TDMA		10.0	10.0	0.0	Each		
XL-PL4U	Harris Feature, Single Key DES, Encryption		10.0	10.0	0.0	Each		
XL-PL9E	Harris, feature, single-key AES encryption		10.0	10.0	0.0	Each		
XZ-PL8Y	Harris Feature, Encryption Lite		10.0	10.0	0.0	Each		
XL-HC4R	L3Harris, Case, Leather, Premium, ShoulderStrap, LTE		10.0	10.0	0.0	Each		
14035-1948-30/Kit	Harris KIT,GLOVE FRIENDLY KNOB COVER-VOL (Kit Contains 5 Vol & 5 Ch)		2.0	2.0	0.0	Each		
XL-LLA	Harris FEATURE,LINK LAYER AUTHENTICATION		10.0	10.0	0.0	Each		
XL-Y3EWP	Harris Add 3 Years of Extended Warranty to XL200P (5 years Total)		10.0	10.0	0.0	Each		
PROG-MIL	Programming and set up of radio equipment		10.0	10.0	0.0	Each		
XL-CH6F	Harris XL-200P Charger, Single Bay +		10.0	10.0	0.0	Each		



Madison - (608)271-4848
Milwaukee - (262)439-2000
Eau Claire - (715)225-7604
WI Rapids - (715)424-3050
McHenry - (815)385-4224

2880 Commerce Park Drive
Madison, WI 53719

800-356-3200 | www.gencomm.com

INVOICE

Invoice Number: 336104
Invoice Date: 8/27/2024
Account Number: 2474
Balance Due: \$73,726.42

Bill To: Germantown Fire Department
N115 W18752 Edison Drive
Germantown, WI 53022
USA

Ship To: Germantown Fire Department
N115 W18752 Edison Drive
Germantown, WI 53022
USA

Sales Order No	P. O. Number	Ship Method	Payment Terms	Payment Due
242956	FD24-17542	DEL	NET 30 Days	9/26/2024
Remarks			Sales Person	
johnny will deliver			Johnny Tramburg	
All invoices paid by credit card will be assessed a 3% surcharge				

Returns & exchanges are accepted within 30 days of purchase and require an RMA number. Items must be in unused condition and in original packaging. Special order items are non-returnable and may not be cancelled once shipped from vendor/manufacture. Radio and infrastructure equipment/manufacturers carry a 25% restocking fee.

TM ✓ 4055 1000-592200
9-3-24

* A 3% surcharge applies to all credit card payments.

Subtotal	\$73,726.42
Freight	\$0.00
Sales Tax	\$0.00
Invoice Total	\$73,726.42
Balance Due	\$73,726.42



Budget, Policy & Analytics

Herbert J. Tennes Government Center
432 E. Washington Street, Room 3024
P.O. Box 1986
West Bend, WI 53095-7986
(262) 335-4330

COMMITTEE REPORT

To: Public Safety Committee
From: Aaron Daul – Chief Administrative Officer
Meeting Date: June 19th, 2024
Re: Request for Municipal Public Safety Radio Grant – Village of Germantown Fire Department

DECISION:

Consider a grant request from the Village of Germantown under the Municipal Public Safety Radio Grant Program.

STRATEGIC PRIORITY/RESULT ACHIEVED:

Well-Governed and Administered County; Safe and Secure Community

DISCUSSION:

2022 Resolution 66 called for the creation of a grant program to assist our partner police and fire agencies in the County in funding new radios when the need arises for an additional radio in their inventory and allocated \$500,000 for that purpose.

The Village of Germantown Fire Department has submitted a request to utilize the grant program for 10 portable radios related to the hiring of 10 additional full-time Firefighter/EMT's.

Based on the grant parameters, the grant award for this request is: \$64,000.

Upon receipt of the signed model resolution and proof of purchase, the County will remit payment to the Village.

FISCAL EFFECT:

Currently, \$332,100 exists in the grant fund for this purpose. Dollars for this program were allocated on a one-time basis and the County Board will need to consider replenishing after the fund is exhausted.

ATTACHMENTS:

Grant request from the Village of Germantown.

RECOMMENDATION:

Motion to approve the grant request and award as described above.



Germantown Fire Department

N115W18752 Edison Drive
Germantown, WI 53022
Phone: (262) 502-4701
Fax: (262) 502-4744

To: Aaron Daul

Date: June 4th, 2024

Subject: Radio Grant Funding

The Germantown Fire Department is requesting funding for the following radio devices through 2022 Resolution 66.

10 XL-200P Portable Radios w/ Extreme Mic (9 yellow and 1 green)

With the passing of the Germantown Public Safety Referendum, the Germantown Fire Department will be hiring an additional 10 FF/EMT's in January 2025. Currently, Germantown Fire Department issues portable radios to all Full-Time members. With the additions, more portable radios will be needed to outfit the new hires.

Thank you for your time and consideration. If there are any further questions, please feel free to contact Fire Chief John Delain or Battalion Chief Robert Asmondy at 262-502-4701.



Fire Chief John Delain

Germantown Fire Department



06/04/2024

Sales Quote:

Germantown Fire Department
N115W18752 Edison Dr.
Germantown, WI 53022

Part Number	Description	Quantity	Price	Extended Price
XL-PFM2P	PORTABLE,XL-200P,FKP,GRN,NRB,NA	1	\$2,923.00	\$2,923.00
XL-PFM2Y	PORTABLE,XL-200P,FKP,YEL,NRB,NA	9	\$2,923.00	\$26,307.00
XL-PKGF3	FEATURE PACKAGE V, 7/800	10	\$925.00	\$9,250.00
XL-PA3V	BATTERY,LI-ION,3100 MAH	10	\$129.50	\$1,295.00
XL-NC5Z	ANTENNA,FLEX,HELICAL,136-870 MHZ	10	\$92.50	\$925.00
XL-PKGMR	OPTION,IMMERSIBLE RADIO OPERATION	10	\$185.00	\$1,850.00
XL-PKGPT	FEATURE PACKAGE,P25 TRUNKING	10	\$1,332.00	\$13,320.00
XL-PL4F	FEATURE,P25 PHASE 2 TDMA	10	\$185.00	\$1,850.00
XL-PL4U	FEATURE, SINGLE-KEY DES ENCRYPTION	10	\$0.01	\$0.07
XL-PL9E	FEATURE, SINGLE-KEY AES ENCRYPTION	10	\$0.01	\$0.07
XZ-PL8Y	FEATURE, ENCRYPTION LITE	10	\$0.01	\$0.07
XL-CH6A	CHARGER,DESKTOP,1-BAY,LI-BAT,XL-200P	10	\$185.00	\$1,850.00
XL-HC4R	CASE,LEATHER,PREMIUM,SHOULDER STRAP,LTE	10	\$148.00	\$1,480.00
14035-1948-30	KIT,GLOVE FRIENDLY KNOBS	10	\$20.72	\$207.20
XL-LLA	LINK LAYER AUTHENTICATION	10	\$103.60	\$1,036.00
XL-AE3H	SPEAKER MIC, XL XTRM, XL200P, GREEN	1	\$588.30	\$588.30
XL-AE3K	SPEAKER MIC, XL XTRM, XL200P, YELLOW	9	\$588.30	\$5,294.70
XL-Y3EWP	3 YEAR EXTENDED WARRANTY	10	\$480.00	\$4,800.00
LABOR	PROGRAMMING/SETUP	10	\$75.00	\$750.00
			TOTAL:	\$73,726.42

*Quote is valid for 30 days

Thanks,

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BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Public Works Engineering Division Development Handbook Update

SUBMITTED BY: Matthew Mortwedt, Public Works Director

SUMMARY EXPLANATION:

The Development Handbook was last updated in 2020. The copy presented has gone through multiple staff reviews over the course of 2024. Revisions are tracked with the attached change log.

This item was presented for review and discussion at the Public Works and Highway Committee. We are now bringing this item to the Village Board for approval.

Following adoption of the revised handbook, staff will conduct an annual review to determine if additional changes are needed. The annual review process should eliminate the need for more time consuming revisions like the one we just undertook.

ATTACHMENT:

1. V1 2024 Development Handbook 8-30-2024
2. Change Log 2024

STAFF RECOMMENDATION:

A motion to approve the Development Handbook update as presented.

ACTION BY Committee:



DEVELOPMENT HANDBOOK

VILLAGE OF GERMANTOWN INFRASTRUCTURE STANDARDS

Approved by:

Public Works & Highway Committee – DATE

Village Board – DATE

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1 CONSTRUCTION PLAN REQUIREMENTS

1.1 GENERAL SPECIFICATIONS

1.1.1 Sheet Requirements

1.1.1.1 Plans submitted for approval shall be on "D" size paper, 24-inches x 36-inches. The only exception is the master grading plan. The master grading plan shall not exceed a size of 30-inches x 36-inches and shall show the entire development if possible. If additional sheets are required match lines shall be used. Plans may be submitted electronically on a flash drive or through a file sharing program and/or on 11-inch x 17-inch paper if approved by Director of Public Works. If submitted electronically, the drawings shall be a .pdf file type.

1.1.1.2 Plans shall be drawn to a recognized Engineering scale, i.e.: 1"= 40' or 1" = 50' horizontal and 1" = 4', 1" = 5' vertical.

1.1.1.3 Plans shall use local datum (NVD 1988 datum) in establishing benchmarks and elevations.

1.1.1.4 Title blocks are required on each plan page and shall include all of the following fields:

1.1.1.4.1 Consulting Firm and Contact Information

1.1.1.4.2 Drawn By

1.1.1.4.3 Designed By

1.1.1.4.4 Checked By

1.1.1.4.5 Date

1.1.1.4.6 Scale

1.1.1.4.7 Revision History

1.1.1.4.8 Project Name

1.1.1.4.9 Project Location

1.1.1.4.10 Plan Sheet Type

1.1.1.4.11 Sheet Number

1.1.1.5 Stationing shall be at 100-foot intervals from South to North or West to East and shall be indicated on plan and profiles. Every 100-foot station shall be noted.

1.1.1.6 Each set of plans, drawings, documents, specifications, and reports shall be signed, dated, and stamped by a registered Professional Engineer in the State of Wisconsin, according to the Wisconsin Administrative Code Chapter A-E 2(4). The design Engineer shall bear the responsibility for the coordination of submitting all development plans for review. Any plans that are submitted without a professional seal will be rejected.

- 1.1.1.7 A cover sheet is required for the plan set. The cover sheet shall include a 1" =200' scale drawing of the project area that shows the locations of the proposed improvements. Plan sheets shall be indexed on this 200-scale system plan. NAD83 and NAVD88 are to be used.
- 1.1.1.8 Each cover sheet shall show the locations, elevations, and descriptions of the project benchmarks as established by the project surveyor. The cover sheet shall also show a location map with township, range, and section labeled.
- 1.1.1.9 Profile view shall be located below the plan view on plan/profile drawings and the two views should be in alignment vertically.
- 1.1.1.10 Each plan sheet shall show a north arrow. North direction shall be to the top or to the right of the sheet and indicated by a north arrow.
- 1.1.1.11 A legend shall be included in the plan set to designate line types.
- 1.1.1.12 Four (4) sets of all preliminary plans and specifications shall be submitted for initial review and corrections. Plans and support documents (i.e. stormwater management report, maintenance agreement, etc.) requiring state approval from MMSD and DNR, shall be processed through the Village. After Village review and approval, the documents will be sent to the appropriate state agencies by the Village Engineer.
- 1.1.1.13 Two full size and two half size sets of approved complete construction plans and specifications which meet all the requirements shall be submitted to the Village at least three working days prior to the preconstruction meeting. The preconstruction meeting is to be overseen by the Director of Public Works or their designee. Failure to submit plans and specs within the required time frame will result in the cancellation of the preconstruction meeting. These construction plans shall include but not be limited to the following:

1.2 PLAN REVIEW

1.2.1 Detail Sheet

- 1.2.1.1 A minimum of five (5) working days shall be required for approval of any revisions or changes to previously approved plans. The approval shall be in writing from the Village Engineer. No construction related to these proposed revisions or changes shall proceed prior to the approval of such revisions.
- 1.2.1.2 Preliminary proposed and existing grading plans (with plan view of preliminary sanitary sewer) shall be reviewed prior to all other preliminary construction plans being submitted. Complete detail and calculations for detention/retention objectives should be shown.
- 1.2.1.3 Digger's Hotline number of 1-800-242-8511 shall be noted on the plan set.
- 1.2.1.4 All requirements of the Village of Germantown Municipal Code, the DNR, and MMSD shall be met.

1.2.1.5 A construction estimate including materials, quantities, and cost will be included with the plans for water, sanitary, roadway, storm water, and grading.

1.2.1.6 A copy of the approved plans shall be submitted to the Village on CD in AutoCAD v2020.

1.2.2 Plan View

1.2.2.1 Lot, block, street, property, $\frac{1}{4}$ section, and easement line shall be shown.

1.2.2.2 Lot and block numbers, subdivision name, and existing physical features shall be shown.

1.2.2.3 Lot or property frontage, street width and easement dimensions shall be indicated.

1.2.2.4 Street names shall be shown.

1.2.2.5 Street centerline shall be indicated.

1.2.2.6 Match lines shall be shown to next plan sheet.

1.2.2.7 Dimensions showing offset from right-of-way and proposed roadway or easement centerline to proposed utility alignment.

1.2.3 Profile View

1.2.3.1 Elevations shall be based on the Village of Germantown datum (NAVD88) and given to the nearest 0.01 of a foot. Benchmarks used shall be indicated on the plans.

1.2.3.2 Conversion factor to Milwaukee Metropolitan Sewerage District datum shall be shown on the plans. (-580.61')

1.2.3.3 Signage Plan

1.2.3.4 Sign types, locations, and regulations to be listed and clearly stated.

1.3 MASTER GRADING & DRAINAGE PLANS

1.3.1 General

1.3.1.1 Scale of the plans shall be 1" = 100' for the master plan and 1" = 40' for the individual plan sheets.

1.3.1.2 A note shall be prominently placed on each sheet of the Master Grading Plan indicating "The Village of Germantown shall not approve any grade change in excess of 0.25 feet unless authorized to do so by the Village Engineer."

1.3.2 Plan View shall show the following:

1.3.2.1 Subdivision boundary lines and all lot lines.

1.3.2.2 Adjoining and inclusive roadways and their names.

- 1.3.2.3 Contour lines at 2-foot intervals. These contour lines shall extend at least 100 feet into adjacent parcels. Contours shall show all offsite drainage that is tributary to the site. Existing contour lines shall be dashed while proposed contour lines shall be solid, with the 10-foot increments in boldface.
- 1.3.2.4 Existing and proposed culvert locations, invert elevations, sizes, and materials on and within 200 feet of the proposed development.
- 1.3.2.5 Existing and proposed storm sewer locations, invert elevations, sizes, and materials on and within 200 feet of the proposed development, including catch basins, manholes, inlets, and BMP's.
- 1.3.2.6 Location of existing trees with Diameter at Breast Height (DABH) and type.
- 1.3.2.7 Location of proposed topsoil stockpile.
- 1.3.2.8 Proposed building pad locations and finished floor elevation for each lot, which incorporate setbacks and offsets and show finished yard grade, and exposure grade, if applicable, elevations to the nearest tenth of a foot. If it is desirable to maintain post grading/pre-building construction yard grades low, to not exceed 1.5 feet, it shall be noted prominently on plan.
- 1.3.2.9 Proposed elevations at all property corners.
- 1.3.2.10 Show all high points, low points, and overland drainage paths with elevations.
- 1.3.2.11 Notes required to sequence the construction activities (i.e. erosion and grading notes and plans which shall be done ahead of other operations on site to manage storm water runoff).
- 1.3.2.12 Specific details on all retention/detention basins, ponds, overflows, outlet structures, etc.
- 1.3.2.13 Obstructions within the project limits including but not limited to: trees, landscaping, fences, structures, light poles, etc.
- 1.3.2.14 Finished street centerline elevations shall be indicated at 100-foot stations, all intersections, cul-de-sacs, and other changes in slope. At vertical curves, elevations shall be shown at P.V.C., P.O.C., P.V.T. and at 25-foot intervals for curves 100 feet long or less. For vertical curves over 100 feet long, elevations at 50-foot intervals along the V.C., plus the P.O.C. and P.V.I.
- 1.3.2.15 Channel or swale flow-line elevations shall be indicated every 25 feet within public land or easement.
- 1.3.2.16 Arrows indicating path and direction of sheet flow shall be shown for each proposed lot.
- 1.3.2.17 Mapped wetland boundaries and 100-year floodplain shall be delineated along with setbacks.

1.3.2.18 Overflow discharge and overland flow path.

1.3.3 Grading Record Drawing

1.3.3.1 After finished grading is accomplished, a grading record drawing shall be created and submitted to verify conformance with the approved grading plan. The drawing shall consist of the following:

1.3.3.1.1 Use approved grading plan as the base sheet. Denote “record drawing” in bold letters at the top and specify the firm doing the record. Cross out the name of the design firm if different than the firm doing record drawings. Drawings should denote a Record Drawing (As-Built) Date.

1.3.3.1.2 Spot elevations in the center of all lot building pads to the nearest tenth of a foot.

1.3.3.1.3 Spot elevations at all property corners to the nearest tenth of a foot.

1.3.3.1.4 Crossroad culvert invert elevations to the nearest hundredth of a foot.

1.3.3.1.5 Flowline ditch elevations at every even station to the nearest tenth of a foot.

1.3.3.1.6 Berm elevations to the nearest tenth of a foot.

1.3.3.1.7 Spot elevations at all high and low points to the nearest tenth of a foot.

1.3.3.1.8 Verify topo lines as directed by the Village Engineer.

1.3.3.1.9 Field inlet grate elevations.

1.4 EROSION CONTROL PLAN

1.4.1 General

1.4.1.1 Plans shall conform to Chapter 17 Zoning Code, Section 17.44 Erosion Control of the Municipal Code.

1.4.1.2 Plans shall conform to The Wisconsin Stormwater Manual and the Wisconsin Construction Site Best Management Practice Handbook.

1.4.1.3 In certain instances, it is accepted to combine the grading and drainage plan with the erosion control plan, as long as all required items are discernible.

1.4.2 Plan View shall show the following:

1.4.2.1 Site boundaries and adjacent lands.

1.4.2.2 Vegetative cover and soil type.

1.4.2.3 The limits of any areas which need special stabilization techniques.

1.4.2.4 Mapped wetland boundaries, 100-year floodplain, and watercourses shall be delineated along with setbacks.

1.4.2.5 Location and dimensions of storm water drainage systems and natural drainage patterns on and immediately adjacent to the site for 200 feet.

1.4.2.6 Locations and dimensions of existing; utilities, structures, roads, highways, paving, lot lines and outlots.

1.4.3 Proposed conditions of the site shall include:

1.4.3.1 Locations and dimensions of all proposed land disturbing activities, including finished topography.

1.4.3.2 Location and dimensions of all temporary soil and dirt stockpiles with erosion control method.

1.4.3.3 Location and dimensions of all construction site sediment and erosion control measures necessary. From the WI Construction Site Handbook, best management practices include the following categories: diverting flow, managing overland flow, trapping sediment in channelized flow, establishing permanent drainageways, protecting inlet trapping sediment during site dewatering, preventing tracking, and others. Construction details should be shown on the plan.

1.4.3.4 Location, dimensions and description of all channels, pipes, structures, basins or reservoirs, or other conveyances proposed to carry runoff to the nearest adequate outlet, including applicable design assumptions and computations. The application, design discharge rate, in cubic feet per second, for each structure, pipe, channel, or conveyance. Design flow velocity for channels and outlets shall be indicated.

1.4.3.5 Areas to be sodded or seeded and mulched or otherwise, stabilized with vegetation, describing type of final vegetative cover. Type and quality of mulch and method of anchoring shall be indicated, as well as seeding mixtures, rates, lime and fertilizer application rate for temporary or permanent seeding.

1.4.3.6 Schedule of anticipated starting and completion date of each land disturbing and land developing activity including the installation of construction site control measures.

1.4.3.7 Provisions for maintenance of the construction site control measures during construction.

1.4.3.8 Completion of weekly DNR form for maintenance of erosion control as required in permit.

1.5 STORM WATER MANAGEMENT PLAN

1.5.1 General

1.5.1.1 MMSD Rules and Regulations Chapter 13 shall be followed for developments that involve an increase of one-half acre or more of impervious surface.

1.5.1.2 DNR Chapters NR 151 and NR 216 shall be followed for construction sites with 1 acre or more of land disturbance.

1.5.1.3 The Village's Storm Water Management Guidelines shall be followed for developments with > 3,000 SF of land disturbance.

1.5.2 Plan View

1.5.2.1 Highlight drainage basins and specify acres of each basin for existing and proposed conditions. Show contours to determine accuracy of constructed basin.

1.5.2.2 Show time of concentration paths including lengths and slopes.

1.5.2.3 Indicate soil groups and curve numbers.

1.5.2.4 Show detention basin volumes, high water level (HWL), overflow location and elevation. Indicate basins with a title to be referenced by details and in the report.

1.5.2.5 Provide detail of basin discharge structure, size, and materials, showing the 2-yr and 100-yr elevations and restrictions.

1.5.2.6 Existing and proposed contours in pond area at one-foot contour interval.

1.5.2.7 Flood routing for runoff greater than design capacity.

1.5.2.8 Flood stage elevation of 100-year 24 hour storm event.

1.5.2.9 Accompanying the plan shall be a signed and sealed Detailed Storm Water Management Report including a narrative, design assumptions, conclusions, calculations, and recommendations.

1.6 STORM SEWER PLANS

1.6.1 Plan View

1.6.1.1 Right-of-way and its width.

1.6.1.2 Lot lines, lot and block numbers, frontages, and house addresses.

1.6.1.3 Name of each roadway and any intersecting roadways in which the storm sewer will be located.

1.6.1.4 Edge of pavement or face and back of curb and sidewalk.

1.6.1.5 All easement limits and widths, including existing and proposed, permanent and temporary.

1.6.1.6 All proposed and existing sanitary sewer and laterals (existing-dashed, proposed-solid).

1.6.1.7 All proposed and existing water main and laterals (existing-dashed, proposed-solid).

1.6.1.8 Proposed size and diameter of manholes, catch basins, inlets, and junction boxes.

1.6.1.9 Inlets at intersections shall be located at the end of the curb and gutter radius and not in pedestrian walkways.

1.6.1.10 Dimensions showing offset from right-of-way and roadway centerline to the storm sewer. Typically, the storm sewer should be located 10 feet south or west of roadway centerline.

1.6.1.11 Length and diameter of storm sewer between structures, from center to center of manholes, and other structures shall be dimensioned.

1.6.1.12 Material and size of any existing storm sewer to be tied into.

1.6.1.13 Details of outfall or ditch inlet protection requirements such as riprap, end sections or headwalls as needed.

1.6.1.14 Additional details shall include typical manholes, catch basins, inlets, etc.

1.6.1.15 Location of sump pump collection system, field drains, and drainage tiles, as well as construction elevations and details.

1.6.1.16 All obstructions/appurtenances located within the project limits, including, but not limited to: trees, signs, utilities, fences, light poles, structures, etc.

1.6.1.17 A note shall be included that states storm sewer construction shall be according to the latest addition of the Standard Specifications for Sewer and Water construction in Wisconsin and Village of Germantown Construction Standards and Specifications. Germantown's municipal code and standard specifications supersede other standard specifications, when there are conflicting requirements.

1.6.2 Profile view

1.6.2.1 Existing and proposed surface profiles over the storm sewer.

1.6.2.2 The proposed size, material, and diameter of manholes, catch basins, inlets, culverts, and junction boxes.

1.6.2.3 Distances, slope, size, and material of storm sewer shall be labeled between structures center to center.

1.6.2.4 Rim and invert elevations at structures.

1.6.2.5 Invert of storm sewer pipe if different than structure invert elevation.

1.6.2.6 Material and size of any existing storm sewer to be tied into.

1.6.2.7 Sanitary sewer (dashed).

1.6.2.8 Water main (dashed).

1.6.2.9 Backfill material to be used shall be labeled and compacted according to designated methods as approved by the Village Engineer.

1.7 SANITARY SEWER & WATER MAIN PLANS

1.7.1 General

1.7.1.1 Sanitary sewer and water main may be shown on the same sheet as approved by Village Engineer.

1.7.1.2 Plans shall state that construction shall be according to Standard Specifications for Sewer and Water Construction in Wisconsin, and the Construction Standards and Specifications of the Village of Germantown.

1.7.1.3 All sanitary sewer drawings shall include a Lateral Table. The table must show all lengths of sanitary sewer laterals and confirm clearance underneath future footing elevations.

1.7.2 Plan View

1.7.2.1 Right-of-way and its width.

1.7.2.2 Lot lines, lot and block numbers, frontages, and addresses.

1.7.2.3 Edge of pavement or face and back of curb and sidewalk where applicable.

1.7.2.4 All easement limits and widths; easements shall be a minimum of 20 feet wide.

1.7.2.5 Proposed water main pipe material, diameter, hydrant, valve and lateral locations. (existing-dashed, proposed-solid).

1.7.2.6 Existing water facilities on, or adjacent to, the development. This shall include material and size of any existing water main.

1.7.2.7 Proposed sanitary sewer manholes, pipe slopes and center-to-center distances between manholes, pipe diameter, laterals, and rim and invert elevations. (existing-dashed, proposed-solid).

1.7.2.8 Existing sanitary facilities on, or adjacent to, the development. This shall include material and size of any existing sewer.

1.7.2.9 Sanitary sewers shall generally be located at the centerline of the street. Water mains shall be located 10 feet to the north or east of centerline of the street and shall maintain all necessary clearances as defined by standard specifications.

1.7.2.10 Dimensions showing offset from right-of-way to the sewer line and water line. Dimensions shall also show the separation between the sanitary sewer, water main, and other utilities.

1.7.2.11 Length of each sanitary sewer lateral and length of any lateral risers, as measured from the centerline of the mainline.

1.7.2.12 Elevations of sewer and water shall refer to flowline or invert of pipe.

1.7.2.13 Name of each roadway and any intersecting roadways in which the sanitary sewer will be located.

1.7.2.14 All manholes, valves, and hydrants should be labeled.

1.7.2.15 Proposed or existing storm sewer and appurtenances (existing-dashed, proposed-solid).

1.7.2.16 All improvements are to use roadway stationing.

1.7.2.17 All obstructions/appurtenances located within the project limits including but not limited to trees, signs, utilities, fences, light poles, structures, etc.

1.7.3 Profile View

1.7.3.1 Existing and proposed surface profiles over the sanitary sewer and water main.

1.7.3.2 The proposed label, diameter, rim and invert elevations of sanitary sewer manholes (inches) for existing and proposed.

1.7.3.3 Invert of sanitary sewer pipe if different than structure invert elevation.

1.7.3.4 Pipe material, slope and diameter of sanitary sewer between each manhole as plus or minus foot per foot.

1.7.3.5 Center-to-center distance between manholes.

1.7.3.6 The proposed water main pipe material and its diameter.

1.7.3.7 Center of hydrant nozzle, and hydrant shoe elevations shall be indicated.

1.7.3.8 Limits of gravel, spoil, and/or slurry backfill.

1.7.3.9 Proposed or existing storm sewer and appurtenances (existing-dashed, proposed-solid).

1.7.3.10 Crossings with existing or proposed underground improvements shall be drawn with the name, diameter, elevation and station indicated.

1.7.3.11 Material and size of any existing sanitary sewer and water main to be tied into.

1.7.3.12 Stationing shall be done for all appurtenances.

1.7.3.13 Areas of concrete cradle and envelope shall be dimensioned and labeled.

1.8 ROADWAY PLANS

1.8.1 General

1.8.1.1 Both typical sections and cross-sections shall be shown on the Plan and Detail sheets. Cross-sections details shall also be shown for a cul-de-sacs and t-turnarounds.

1.8.1.2 Elevations shall refer to finished centerline grade.

1.8.1.3 Plans shall state that paving construction shall be according to WIS DOT Standard Specifications for Road and Bridge Construction, latest edition. Germantown's municipal code and specifications supersede if there is any conflict.

1.8.1.4 Wisconsin Traffic Impact Analysis Guidelines

1.8.1.4.1 The Village requires developers and their engineers to use the Wisconsin Department of Transportation's (DOT's) Traffic Impact Analysis Guidelines. Traffic impacts, and how to mitigate them, are an important consideration for any community when a significant development is proposed. Public policy makers, citizens, and developers all have a stake in understanding and responding to additional demands on the transportation system. All share the common interest of a safe and efficient transportation network. A properly developed traffic impact analysis study can provide the factual basis for good decision making and facilitate the timely implementation of effective mitigation measures.

1.8.1.5 Potential Traffic Impacts

1.8.1.5.1 A traffic impact analysis (TIA) is a specialized engineering study that determines the potential traffic impacts of a proposed traffic generator and should answer the following fundamental questions:

1.8.1.5.1.1 What are the existing traffic conditions, the expected future traffic conditions without the development, and the expected future traffic conditions with the development in place?

1.8.1.5.1.2 Can the existing and planned transportation system accommodate the additional traffic generated by the planned development?

1.8.1.5.1.3 Are roadway system improvements needed to maintain an acceptable level of service (LOS) beyond those already programmed or included in the local transportation plan?

1.8.1.5.1.4 What are the recommended roadway improvements that may be necessary to accommodate the expected development traffic?

1.8.1.5.2 A TIA must be completed prior to finalizing the development design, while there is still flexibility in the development's site design.

1.8.2 Plan View

1.8.2.1 Right-of-way and its width.

1.8.2.2 Edge of pavement face and back of curb and sidewalk.

1.8.2.3 Stationing along the centerline of the roadway, including cul-de-sacs and t-turnarounds.

1.8.2.4 Stations shall be indicated by tick marks along the centerline and every 100-foot station shall be labeled.

1.8.2.5 Width of pavement flange to flange.

1.8.2.6 Lot lines, numbers, frontage lengths, and house addresses.

1.8.2.7 Name of each roadway and any adjoining roadways.

1.8.2.8 Curb radii shall be dimensioned to the back of curb. Curb radii are to be verified and approved by the Village Engineer.

1.8.2.9 Flange lines and back-of-curb lines shall be drawn.

1.8.2.10 Flange elevations shall be shown at the beginning, end, and change of slope, at all curb and gutter sections, cul-de-sacs, and warped pavement sections. Length of curve and slope shall also be shown.

1.8.2.11 Specific details of all existing roadways being connected to. Pavement, shoulders, ditches, curb alignment and grades shall be shown as needed to adequately make the transition to match existing grades.

1.8.2.12 All driveways within 500 feet of the proposed development.

1.8.2.13 All roadside ditch locations, flow line elevations at 100-foot intervals, and slope of the ditch.

1.8.2.14 All obstructions/appurtenances located within the project limits including but not limited to: trees, signs, utilities, fences, light poles, structures, etc.

1.8.3 Profile View

1.8.3.1 Existing and proposed roadway profiles along centerline of roadway, cul-de-sacs, and turnarounds.

1.8.3.2 Stationing and final centerline grades at all fifty- and hundred-foot stations and at all grade breaks.

1.8.3.3 Proposed grades and stationing shall be shown at each station, at intersections, at street lines extended and at 25-foot intervals, P.C., P.T., and P.I., of vertical and horizontal curves.

1.8.3.4 Slopes shall be indicated as plus or minus foot per foot.

1.9 PRELIMINARY PLAT

1.9.1 General

1.9.1.1 Two (2) copies of a preliminary plat shall be submitted with the other required preliminary plans for initial review.

1.9.1.2 Three (3) copies of an approved, recorded preliminary plat conforming to Section 236.11 (1)(a) of the Wisconsin Statutes shall be required at least one month prior to the start of any construction.

1.10 FINAL PLAT

1.10.1 General

1.10.1.1 The final plat will not be certified by the Village until conditions of the development agreement are met.

1.10.1.2 One (1) full size 24" x 36" and one (1) 8½"x11" 200 scale copy of the final plat conforming to Section 236.25 (2)(c) and (d) of the Wisconsin Statutes shall be submitted to the Village within 10 days of recording. A digital file compatible with AutoCAD in .DWG format shall also be submitted.

1.10.1.3 The AutoCAD digital plat will be mapped using the Wisconsin State Plane Coordinate System – South Zone and based on the NAD83. All construction plans and record documents will be based on this same survey requirement. The coordinates of all section and quarter section monuments are available from the Village Engineering Department.

1.11 PLAN SET SUBMITTAL SCHEDULE

1.11.1 Village of Germantown Submittals

1.11.1.1 When submitting plans to the Village for: sanitary sewer, water main, storm sewer, paving, grading, and erosion control, provide the following number of plan sets:

1.11.1.1.1 For the FIRST submittal, the plans shall go through the Village Planner and receive Village board approval. Their requirements shall be followed. Please provide four (4) copies of the plans in digital form and 24-inch x 36-inch plan sets.

1.11.1.1.2 For each SUBSEQUENT submittal after approval by Village Board, two (2) copies of each plan set.

1.11.1.1.3 For the FINAL submittal, two (2) copies of each plan set.

1.11.1.2 The Village shall be copied on all correspondence to and from governing agencies including MMSD, DNR, Army Corps of Engineers (ACOE).

1.11.2 Sanitary Sewer Plan Submittal to MMSD/DNR

1.11.2.1 Sanitary Sewer submittals shall follow the requirements of NR 110 and all other chapters, along with MMSD Chapter 2. Projects eligible for DNR 'Fast-Track' – as designated on DNR's website. This information is located on Form 3400-160.

1.11.2.2 Any additional data or documents required by MMSD or DNR shall be furnished by the consulting Engineer.

1.11.3 Water main Plan Submittal to DNR

1.11.3.1 Water Main Extensions shall follow the requirements of NR 811 and all other applicable chapters.

1.11.3.1.1 One copy of the cover letter/Village approval letter.

1.11.3.1.2 One set of plans and specifications.

1.11.3.1.3 Form 3400-105 Acknowledgement of Receipt by DNR

1.11.3.1.4 Form 3300-66 Water Main Submittal Checklist

1.11.3.2 Any additional data or documents required by MMSD or DNR shall be furnished by the consulting Engineer.

1.11.4 Storm Sewer Submittal to MMSD

1.11.4.1 Storm Sewer shall follow the requirements of Chapter 2.

1.11.4.1.1 One copy of the cover letter/Village approval letter.

1.11.4.1.2 One copy of the plans and specifications.

1.11.4.1.3 One copy of the relevant system plan

1.11.4.1.4 One copy of the design computations.

1.11.5 Storm Water Management Plan Submittal to MMSD/DNR

1.11.5.1 An electronic copy of the Storm Water Management Plan shall be submitted to MMSD via Sharepoint and shall follow the requirements of Chapter 13 and the Surface Water and Storm Water Rules.

1.11.5.2 Construction activities that disturb more than 1 acre of land shall apply for an NOI and an NOT from the DNR and shall follow the requirements of NR 216 and NR 151.

1.11.5.3 Chapter 30 permits and Water Quality permits shall be obtained as required. ACOE permits for work in wetlands shall also be obtained.

2 WATER SYSTEM

All labor and material shall be governed by requirements of the latest edition and all amendments thereto of the Standard Specifications for Sewer and Water Construction in Wisconsin (SWS), Public Service Commission (PSC) Rules, and Wisconsin Department of Natural Resources (WDNR) Regulations, unless otherwise specified in this document, whichever is more restrictive. All products specified in this section shall be manufactured domestically.

2.1 SPECIFICATIONS

2.1.1 Water Main Pipe

2.1.1.1 MATERIALS

2.1.1.1.1 All pipe used for water main shall comply with SWS and the following:

2.1.1.1.1.1 6" PVC – Hydrant leads

2.1.1.1.1.2 8" PVC or Fusible PVC C-900 and/or C90/RJIB Certa-Lok

2.1.1.1.1.3 12" PVC or Fusible PVC C-900 and/or C90/RJIB Certa-Lok

2.1.1.1.1.4 16" PVC or Fusible PVC C-900 and/or C90/RJIB Certa-Lok

2.1.1.1.1.5 Sizing of private mains requires approval by the Village Engineer.

2.1.1.1.2 PVC or PVCO water main for sizes 4" through 16" diameter, excepting service laterals shall conform to the outer diameter (OD) of Ductile Iron pipe and be AWWA C-900 or AWWA C-909, Class 150 or 200, DR-18 or -14. Shall conform to Standard Specifications Ch. 4.6.0 and 8.20.0. All pipe shall be furnished with Push-On type integral elastomeric bell-spigot joints. USA manufactured products only.

2.1.1.1.3 Fire and Combination Fire/Water service lines from the connection at the main to the backflow prevention device connection, shall be:

2.1.1.1.3.1 PVC/PVCO for sizes 3" through 12" diameters only, conforming to the OD of Ductile Iron pipe, AWWA C-900 or AWWA C-909, Class 200, DR-14

2.1.1.1.3.2 All pipe shall be furnished with Push-On type integral elastomeric bell-spigot joints.

2.1.1.2 DESIGN STANDARDS

2.1.1.2.1 Main sizes (Minimum).

2.1.1.2.1.1 Residential: 8" minimum

2.1.1.2.1.2 Multifamily and commercial: 12" subject to Village Engineer approval.

2.1.1.2.1.3 Industrial: 12" subject to Village Engineer approval.

2.1.1.2.2 Watermain Location

2.1.1.2.2.1 In streets & easements: 10 feet from sanitary sewer; north and east.

2.1.1.2.3 Watermain Bury Depth/Pipe Design Cover

2.1.1.2.3.1 Turf – 6.5 feet (below final grade);

2.1.1.2.3.2 Paved Areas - 7 feet minimum

2.1.1.2.3.3 Special situations (i.e.: ditches, etc.)- 5 feet minimum cover with insulation.

2.1.1.2.3.4 Under 4 feet of cover water main shall be offset to achieve 6 foot cover.

2.1.1.2.4 Tracer wire installation is required on all water mains, branches, and services.

2.1.2 Water Services

2.1.2.1 MATERIALS

2.1.2.1.1 Sizes thru 2" diameter shall be of one manufacturer only, as follows:

2.1.2.1.1.1 Service Lines

2.1.2.1.1.2 PVC

2.1.2.1.1.3 250 psi pressure rated, SDR-9,

2.1.2.1.1.4 Copper tube size, ASTM D-2737, NSF 14, AWWA C-901

2.1.2.1.2 With tracer wire run to the building, terminate in same type and manor as hydrant detail

2.1.2.1.3 There shall be no joints between the corporation valve and curb stop and no joint between the curb stop and meter horn valve.

2.1.2.1.4 Laying length of PVC lines shall afford enough slack to allow for thermal contraction of the plastic and in such manner as to avoid placing it under any undue tension.

2.1.2.1.5 All curb stop boxes shall be wrapped with polyethylene.

2.1.2.1.6 Fittings

2.1.2.1.6.1 Terminal couplings on PVC services shall be made with a pressure tight joint with a Buna-N beveled gasket, and stainless-steel insert sleeve equal to Ford 50-series, and compression fitting which includes a grooved clamp equal to:

2.1.2.1.7 Valves

2.1.2.1.7.1 Corporation (Ball) Valves: Mueller B-25008N; Ford FB1000-Q-NL; A.Y. McDonald 74701BQ.

2.1.2.1.7.2 Curb (Ball) Valves: Mueller B-25155N; Ford B44-Q-NL; A.Y. McDonald 76104T.

2.1.2.1.7.3 Curb Boxes: (Minn. Pattern) Mueller H-10300 and H-10302; Ford E.M. 2-65-56/57 and 2-70-56/57; A.Y. McDonald 5614/15.

2.1.2.1.8 Sizes 3" diameter and larger shall be as follows for Service Lines, Valves, and Fittings:

2.1.2.1.8.1 Connection to Main: Anchoring tee with service line valve anchored to the main branch tee or tapping sleeve and reducing fitting, when appropriate.

2.1.2.1.8.2 Lines: Per "Water Main – Materials" section.

2.1.2.1.8.3 (Curb) Valves: Per "Valves – Materials" section.

2.1.2.1.8.4 Valve Boxes: Per "Valve Boxes – Materials" section.

2.1.2.1.8.5 Fittings: Per "Fittings – Materials" section.

2.1.2.1.9 All stop boxes and service valves shall be exposed, plumb, clean, and operable, when initially installed during new construction, as well as during rehabilitation or repaving projects.

2.1.2.2 DESIGN STANDARDS

2.1.2.2.1 Location, as you face the property, shall be to the left of the sanitary sewer lateral. Each habitable building shall have its own unshared service connection to the main.

2.1.2.2.2 On new construction, curb stop shall not be located within 5 feet of the driveway.

2.1.2.2.3 Water services shall have a trench check dam installed on the property side of the curb stop. See Specification 2.1.3 and Detail Figure 20.

2.1.2.2.4 Pipe design cover:

2.1.2.2.4.1 Turf (Ultimate grade) - 6 feet minimum

2.1.2.2.4.2 Paved areas - 7 feet minimum

2.1.2.2.4.3 Special Situation (i.e.: ditches, etc.) - 5 feet minimum cover with insulation

2.1.2.2.4.4 Under 4 feet of cover water main shall be offset to achieve 6-foot cover.

2.1.2.2.5 Following sizes are minimums, larger sizes may be required based upon fixture units and point of service pressure:

TABLE 1				
Type	Distance (building to main)	No. Of Units		Size
Single Family	<55'			1 ¼" ID
	>55'			1 ½" ID
Two Family	<55'			1 ½" ID
	>55'			2" ID
Multi-Family		<=4		2" ID

		<=8		4" ID
		<=12		4" ID
		<=24		6" ID
		<=48		8" ID
Commercial				2" ID
Industrial				2" ID

2.1.2.2.6 Laterals 2" diameter and smaller may be installed in common trench with the sanitary sewer; Place the shut off at the (future) ROW or easement line.

2.1.2.2.7 Laterals greater than 2" diameter shall be installed a minimum of 8.0 feet away from sanitary or storm laterals; place the shut off at the water main connection tee.

2.1.2.2.8 Generally, PVC service lines shall be installed in accordance with SWS Chapters 5.1.0, 5.2.0 and 5.5.0, and File Nos. 50 & 51, and the following requirements:

2.1.2.2.9 PVC service pipe 1¼" diameter and smaller shall be installed with NO coupling or joint from the corporation stop to the curb stop valves, and the run from the curb stop valve to the meter horn.

2.1.2.2.10 PVC service pipe 1½" and 2" diameter shall be installed with NO coupling or joint from the corporation stop to the curb stop valve, and the run from the curb stop to the meter horn. In the event of a run greater than 55 ft., then the shortest pipe length shall be 20 ft.

2.1.2.2.11 Existing laterals not used in a development shall be abandoned at the main when a development, land division or building razing occurs. See Section 2.2 regarding Abandonment.

2.1.2.2.12 When an existing water service is stubbed to a parcel and is deemed not functional, it will be abandoned, per Section 2.2, and a new service line shall be installed.

2.1.2.2.13 When laterals greater than 2" diameter is existing and the new construction connects to lateral, it will be at the discretion of the Village to allow the connection or abandon at the main and reinstall a new lateral paid for by the property owner. See section 2.2.1.1

2.1.3 Trench Check Dam

2.1.3.1 Materials

2.1.3.1.1 Clay material shall have no organic matter and shall be compacted to 95% standard proctor, or;

2.1.3.1.2 Pre-approved equals such as AquaBlok®, slurry, and others.

2.1.3.2 Design Standards

2.1.3.2.1 A trench check dam shall be installed on all water services.

2.1.3.2.2 For water main pipe, if groundwater is present, a trench check dam shall be installed on all Water Main Pipe or as directed by the Village Engineer.

2.1.3.2.3 The check dam shall be located on the property side of the curb stop.

2.1.3.2.4 Install check dam with bentonite chips 2 feet across the full width of the trench and 4 feet above pipe crown.

2.1.4 Valves

2.1.4.1 Materials

2.1.4.1.1 All valves shall be Resilient type. Acceptable valves are:

2.1.4.1.2 Butterfly Valves - for 16" and larger diameters, conforming to AWWA C504-94, stems sealed by at least two O-Rings, and worm gear operators for 2" square valve key operation from above, turn left (CCW) to open. Install with operating nut on North or East side of water main. Acceptable valves include:

2.1.4.1.2.1 M&H 4500

2.1.4.1.2.2 Kennedy

2.1.4.1.2.3 Pratt Groundhog

2.1.4.1.2.4 Mueller LineSeal III-321-20 or XP-5227-20, or

2.1.4.1.2.5 Pre-approved equal

2.1.4.1.3 RW Gate Valves – For 12" and smaller diameters, conforming to AWWA C-509-94, 250 psi rated, non-rising stems sealed with two O-rings, MJ ends (or MJ-F), turn left (CCW) to open, 2" square operating nut. Acceptable valves include:

2.1.4.1.3.1 Kennedy R/W – 4571

2.1.4.1.3.2 Mueller R/W A-2361 or 2362

2.1.4.1.3.3 Pre-approved equal

2.1.4.1.4 All exposed and non-epoxy coated bolts and nuts on hydrants and valves shall be stainless steel; T-Bolts shall be Cor-Blue or have a fluoropolymer coating as pre-approved by the Village Engineer.

2.1.4.1.5 All valves shall be furnished with interior and exterior epoxy coatings per AWWA C-550-90. All valves not installed in vaults or manholes shall be installed per SWS File No. 37 and shall be wrapped with polyethylene per Section 2.1.10 of these Specifications.

2.1.4.2 Design Standards

2.1.4.2.1 Valve Locations

2.1.4.2.1.1 On all legs of branch lines: Mega-lugged to watermain

2.1.4.2.2 Maximum spacing between valves:

2.1.4.2.2.1 At each intersection

2.1.4.2.2.2 Every 800 feet

2.1.4.2.2.3 Not greater than 24 residential equivalent units (i.e.: 24 SF units; 3 – 8 Family Units)

2.1.5 Valve Boxes

2.1.5.1 Materials

2.1.5.1.1 Valve boxes shall be cast iron, manufactured in the USA, and shall properly accommodate the selected valves. Acceptable manufacturers are:

2.1.5.1.1.1 Tyler Series 6860 US Domestic

2.1.5.1.1.2 Pre-approved equal

2.1.5.1.2 Valve and enclosure type:

Size	Box	Type	Manhole Vault
4"	YES	RW-GV	
6"	YES	RW-GV	
8"	YES	RW-GV	(Special Circumstances)
12"	YES	RW-GV	(Special Circumstances)
16"	YES**	RW-BV	(6 Foot Diameter Option**)

2.1.5.1.3 A valve box #6 base adaptor by Adapter, Inc., or pre-approved equal, shall be furnished as part of the complete valve box for direct-bury gate & butterfly valves.

2.1.5.1.4 Top sections of valve boxes shall be whole factory lengths. Breaking of the top section to shorten its length is not acceptable.

2.1.5.1.5 Screw-in risers are acceptable and preferred. Slip in risers may be used with prior approval.

2.1.5.1.6 Valve box cover shall be a 5-1/4" "MWW" drop in lid with the word "Water" stamped on the top surface.

2.1.5.1.7 All valve boxes shall be wrapped with polyethylene per Section 2.1.10 of these Specifications.

2.1.5.1.8 All valve boxes shall be installed straight and plumb when initially installed during new construction, as well as during rehabilitation or repaving projects. The top of the valve box shall be set flush with pavement grade to avoid damage from snowplows and streets cleaning equipment.

2.1.5.1.9 Valve boxes shall be operable, cleaned and free of debris after installation, after rehabilitation or repaving projects or after any work done by non-Utilities and Streets Department personnel.

2.1.5.1.10 Adjustment to road boxes can be made using slip type, screw insert type and/or slip rings to accommodate a 5 ¼" lid. Smaller than 5 ¼" will not be allowed. The contractor will make Final alignment to the valve box after binder and before the final lift of asphalt.

2.1.6 Valve Vaults

2.1.6.1 Materials

2.1.6.1.1 When designated on the plans or required by the Village Engineer, valve vaults/manholes shall be installed in accordance with this Section.

2.1.6.1.2 All manholes shall be pre-cast concrete with integral base and reinforced concrete flat slab top or approved equal.

2.1.6.1.3 All pre-cast manhole barrel joints shall be made with preformed butyl rubber gasket material (i.e. "Easy Stik" or equal).

2.1.6.1.4 All manhole steps shall comply with SWS Section 8.40.1.A or B.

2.1.6.1.5 All pre-cast manhole barrel sections shall be rotated to align all manhole steps vertically in the manhole.

2.1.6.1.6 All manhole lids shall be equal to Neenah R-1900-D with gasketed lid.

2.1.6.1.7 All frame/casting adjusting rings shall be reinforced concrete rings having 36" I.D. The minimum height for a chimney section shall be the height associated with the proper placement of one 2" adjusting ring. The maximum height of adjusting rings above the cone as measured from the slab top is 16". If more than 16" of adjusting rings are needed to set the casting to finished grade, then an additional barrel section shall be installed on the manhole. Paving rings which have an adjustable diameter is not allowed.

2.1.6.1.8 All chimney joints, including the frame-chimney joint, and all barrel & cone section lifting holes shall be sealed with a premixed, non-metallic, high-strength, non-shrink cementitious grout such as Pennegrout by IPA Systems, or approved equal, which meets requirements of ASTM C-1-91 and C-827 as well as CRD C-588 and C-621.

2.1.6.1.9 Waterproofing mastic shall be placed over all lift holes and exterior of manhole chimneys that are approved to remain raised above existing grade. Trowelable grade mastic, Tremco 60 or approved equal, shall be applied to a minimum 50 mil WFT.

2.1.6.1.10 An external sealing wrap shall be placed at all joints between pre-cast manhole sections. The external sealing wrap shall meet, or exceed, the requirements of ASTM C-877, Type II. External joint seals shall be MacWrap, as manufactured by Mar-Mac Manufacturing Co. Inc. or pre-approved equal.

2.1.6.1.11 Coal-tar epoxy coating (two coats @ 8.0 mils DFT each) shall be applied to the exterior of ALL manholes in accordance with SWS 8.7.0. Alternate waterproofing materials and application may be pre-approved by the Village Engineer.

2.1.6.1.12 Pipe-Manhole Connection device shall be Kor-N-Seal boot with stainless steel Snap-In banding rings or pre-approved equal.

2.1.6.2 Sample Station

2.1.6.2.1 Eclipses #88SS SMPL STN 7'-0" Extreme Cold

2.1.6.2.2 Installed with its own water curb stop and curb box

2.1.7 Hydrants

2.1.7.1 Materials

2.1.7.1.1 Acceptable manufacturers are:

2.1.7.1.1.1 Kennedy Guardian K-81 UL/FM

2.1.7.1.1.2 Mueller A-403 Super Centurion

2.1.7.1.1.3 Mueller Super Centurion UL/FM

2.1.7.1.1.4 Pre-approved equal

2.1.7.1.2 All hydrants shall be provided as follows:

2.1.7.1.2.1 MJ connection

2.1.7.1.2.2 Turn left to open

2.1.7.1.2.3 Depth of bury 6.5'

2.1.7.1.2.4 Painted Brite Hydrant Red (5 mil DFT)

2.1.7.1.2.5 Break flange (traffic) type

2.1.7.1.2.6 5.25" main valve opening

2.1.7.1.2.7 Two 2.5" hose nozzles

2.1.7.1.2.8 One 4.5" pumper nozzle

2.1.7.1.2.9 One 4' long fiberglass, red reflective tape and white reflective tape with spring hydrant marker. Part #35000W (R&W)-10501

2.1.7.1.3 If during installation and construction the Village deems the coating has been compromised, it will be sandblasted and repainted per section 2.1.7.1.9 at the contractor's expense.

2.1.7.1.4 Hydrant leads shall be six (6) inch, C900.

2.1.7.1.5 Tapping saddle will be an all stainless-steel Smith Blair 663 with a stainless steel Hymax H-304 MJ outlet or Romac SST-MJ stainless steel MJ outlet or equal use core-10 blue bolts. Poly wrap fitting, valves. With Valve box-Tyler only - #6860/MWW lid, Adaptor Inc. #6 base adaptor.

2.1.7.1.6 All fasteners will be stainless steel on all valves and hydrants and on all MJ fittings will be, Cor-Blue T-bolts Birmingham Fastener or equal.

2.1.7.1.7 Contractor shall provide for a 6.5' burial depth for all hydrant leads shown on plans. If a water main burial depth is greater than 6.5', Contractor shall install fitting(s) to raise the hydrant lead to meet the required burial depth.

2.1.7.1.8 Hydrants that are not placed in service shall have a "Not in Service" tag attached to the pumper nozzle and baggy wrapped and tapped.

2.1.7.1.9 Preparation for painting – Sandblast to 100% clean white metal from ground level up to top of hydrant. Dispose of spent materials. Fully enclose hydrant during blasting, priming, and painting. Air dryer shall be used to prevent moisture in the air supply.

2.1.7.1.10 Primer-Devoe 224 high build epoxy primer (or Engineer-approved equal) to a thickness of 4-8 mils (1 mil = 25.4 millimeters).

2.1.7.1.11 Topcoat – Devoe 379UVA urethane epoxy (or Engineer-approved equal) with a minimum thickness of 4 mils. All hydrants shall be fully enclosed during blasting, priming, and painting.

2.1.7.2 Design Standards

2.1.7.2.1 Location

2.1.7.2.1.1 Maximum spacing: 400-ft. diameter from center of hydrant to center of hydrant. If different spacing is required, verify differing condition with Village Engineer and Fire Chief.

2.1.7.2.1.2 At all high points in distribution system.

2.1.7.2.1.3 At intersections, far end of cul-de-sac at lot line extended, and mid-block at lot line extended, where practical. In the event a hydrant location conflicts with a valve location at an intersection, the hydrant tee shall be located 6 feet away from the main valve.

2.1.7.2.1.4 Rural: 3 feet off Right-of-Way. Provide 5-ft. deep x 10-ft. wide hydrant easement.

2.1.7.2.1.5 Urban: 4 feet behind back of curb line.

2.1.7.2.1.6 Side paths, recreation trails and other pedestrian ways: Minimum separation distance from edge of pathway to closest physical feature of the hydrant shall be 18".

2.1.7.2.2 Design Height

2.1.7.2.2.1 Pumper Nozzle shall be above the surrounding final grade by 18 to 24 inches.

2.1.7.2.3 Design Cover

2.1.7.2.3.1 6.5 feet minimum bury depth

2.1.7.2.4 Branch pipe design cover

2.1.7.2.4.1 In Turf: 6.5 feet (Ultimate grade)

2.1.7.2.4.2 In Paved Areas: 7 feet minimum

2.1.7.2.4.3 Special situations (i.e. ditches, etc.): 5 feet minimum cover with insulation

2.1.7.2.4.4 Under 4 feet of cover water main shall be offset to achieve 6 foot cover.

2.1.7.2.5 Break flange shall be at grade or not greater than 6 inches above grade.

2.1.7.2.6 Branch tee shall be Anchor T with gate valve at the tee.

2.1.7.2.7 An asphalt service drive with culvert shall be installed in all ditch crossings greater than 2 feet deep or that have transverse slopes greater than 4H:1V.

2.1.7.2.7.1 The service drive shall be 10 feet wide and extend to 2 feet behind the hydrant. The drive shall be constructed with 10 feet wide by 6 inches deep of No. 2 open graded base course and 10 feet wide by 3 inch depth of asphalt.

2.1.7.2.7.2 Culverts shall be hydraulically sized for each location consistent with Section 4 of the Development Handbook.

2.1.8 Fittings

2.1.8.1 Materials

2.1.8.1.1 All pipe fittings used for water main shall comply with SWS and be manufactured in the USA.

2.1.8.1.2 All fittings shall be Ductile Iron and be Class 350 or greater, conforming to the current ANSI/AWWA C-153/A21.53.

2.1.8.1.3 Fittings shall have a cement mortar lining on the interior in accordance with current (USA Domestic Only) ANSI/AWWA C-104/A21.4.

2.1.8.1.4 Fittings and accessories shall be furnished with mechanical-type joints with lugged retainer glands in accordance with current (USA Domestic Only) ANSI/AWWA C111/A21.11.

2.1.8.1.5 All nuts and bolts shall be stainless steel on hydrants and valves. All T-Bolts shall be Cor-Blue.

2.1.8.1.6 All tees and fittings shall be anchored with restraints or pre-approved equal.

2.1.8.1.7 Angle Fittings shall be as follows:

2.1.8.1.7.1 All 90° bends: Full body, long radius, anchored, and mega-lugged or buttressed.

2.1.8.1.7.2 Other Angle Fittings: Short body acceptable; anchored and buttressed.

2.1.8.1.8 Acceptable manufacturers of Ductile Iron pipe fitting include the following:

2.1.8.1.8.1 American Cast Iron Pipe Co.

2.1.8.1.8.2 Tyler Union

2.1.8.1.8.3 Water Main Couplers

2.1.8.1.8.4 Hymax 4"-16"

2.1.8.1.8.5 Romac 4"-12"

2.1.8.1.8.6 Or approved equal

2.1.8.1.9 Acceptable restraints include the following:

2.1.8.1.9.1 EBAA Mega-Lug

2.1.8.1.9.2 Romac Roma Grip

2.1.8.1.9.3 Stainless steel rodding with stainless steel star bolts

2.1.8.1.9.4 Or approved equal

2.1.8.2 Design Standards

2.1.8.2.1 All fittings shall be wrapped with polyethylene per Section 2.1.10 of the Development Handbook.

2.1.9 Water Metering Requirements

2.1.9.1 Design Standards

2.1.9.1.1 Refer to Village of Germantown Code Chapter 13.37 for general requirements.

2.1.9.1.2 Two-Family units shall require a split service lateral into the building in accordance with Standard Detail Figure No. 19.

2.1.9.1.3 Multi-Family Condominium buildings (4 livable units and over): A water metering room shall be required at the water service entrance location. Each water meter room shall be designed to meet the requirements of the Germantown Water Utility, including an outside doorway. An entry key shall be provided to the Germantown Water Utility. An individual meter required for each unit.

2.1.9.1.4 Multi-Tenant Commercial and Industrial buildings: A water metering room shall be required at the water service entrance location. Each meter room shall be designed to meet the requirements of the Germantown Water Utility, including an outside

doorway. All commercial and industrial buildings shall have ball valves installed on the inlet, outlet, and bypass for water meters. An entry key shall be provided to the Germantown Water Utility. An individual meter required for each unit.

2.1.9.1.5 The water meter room shall:

2.1.9.1.5.1 Be large enough to allow work on the water meters. The size of the meter room would vary depending on the meter size(s) and number of meters going into the building. The Utility Department shall approve the size of the meter room.

2.1.9.1.5.2 Be unobstructed by water softeners, vacuum cleaners, garbage cans, electric service, phone services, etc.

2.1.9.1.5.3 Not be used for cleaning supply storage or storage area.

2.1.9.1.5.4 Have adequate heating and lighting

2.1.9.1.5.5 Have a floor drain

2.1.9.1.5.6 The size of the water meter shall be on the plan to make sure the room is big enough to house the entire meter.

2.1.9.1.5.7 Not installed in a ceiling

2.1.9.1.5.8 Minimum 2'-3' off the floor

2.1.9.1.5.9 If meter is installed in a cabinet, minimum 2'x2' removable opening.

2.1.9.1.6 At the meter setting:

2.1.9.1.6.1 1"-2" valves will be all brass USA made only, full port ball valves and brass nipples, 600psi rated Nibco T-585-70 or equal.

2.1.9.1.6.2 A by-pass will be installed on meters 1 ½" and larger.

2.1.9.1.6.3 Bypass pipe to match the diameter of the through pipe.

2.1.9.1.6.4 Bypass pipe to have its own separate shut off valve.

2.1.9.1.7 All gate valves used for branch piping at the meter setting inlet, outlet, and bypass piping 3" and greater will be AWWA resilient wedge epoxy coated C509, NRS (non-rising stem). MJ connection and flanged face at the meter, all stainless-steel bolts and washers-install anti-corrosive agent on threads.

2.1.9.1.8 Irrigation and/or Sprinkler Meter:

2.1.9.1.8.1 A sprinkler or deduct meter is required.

2.1.9.1.8.2 A sprinkler meter is installed parallel to the main meter (New construction).

2.1.9.1.8.3 A deduct meter is installed after the main meter (Existing).

2.1.10 Polyethylene Wrap

2.1.10.1 Materials

2.1.10.1.1 Polyethylene film materials shall comply with SWS Chapter 8.21.0.

2.1.10.1.2 Wrap all ductile iron pipes, valves, fittings, and valve boxes with polyethylene film. When wrapping valve boxes, only wrap the bell portion and the bottom of the first section.

2.1.11 Tracer Wire

2.1.11.1 Materials

2.1.11.1.1 Open Cut tracer wire will be Copperhead #1230-HS-30mil

2.1.11.1.2 Directional Drilling/Boring tracer wire will be Copperhead SoloShot @1245-EHS

2.1.11.1.3 Pipe Bursting tracer wire will be Copperhead SoloShot Extreme – 7x7 stranded, HDPE coated

2.1.11.1.4 Terminate single wire at the back side of each hydrant inside 3" x 4' PVC pipe with a threaded cap. If no hydrant is available, install wire(s) inside a separate Tyler #6860 top section set on bricks road box location field verified. All wires will have a minimum of 2' of slack.

2.1.11.1.5 All mainline tracer wires shall be interconnected in intersections, at mainline tees, and mainline crosses.

2.1.11.2 Design Standards

2.1.11.2.1 Tracer Wire is required on ALL mains and services.

2.1.11.3 Installation

2.1.11.3.1 Open cut-Tracer wire will be Copperhead #1230-HS-30mil.

2.1.11.3.2 Directional drilling/boring-Copperhead SoloShot#1245-EHS

2.1.11.3.3 Pipe bursting-Copperhead SoloShot Extreme-7x7 stranded, HDPE Coated

2.1.11.3.4 Terminate wire at the back side of each hydrant inside 3" x 4' PVC pipe with a FNPT x Spigot PVC DWV clean-out adapter with plug and threaded cap

2.1.11.3.5 If no hydrant is available install wire/s inside a separate Tyler top section set on brick #6860

2.1.11.3.6 Road box location field verified. All wires will have a minimum of 2' slack.

2.1.11.3.7 All mainline tracer wires shall be interconnected in intersections, at mainline tees and mainline crosses

2.1.11.3.8 Tracer wire splicing and connecting to existing tracer wires will use a Copperhead 3-Way Twist lock waterproof connector for 30mil for direct bury-Part #LSC1230B-CTR25. And at the hydrant lead use a "Service lateral lug" connector Part #3WB-01

2.1.11.3.9 At the termination points install ground rod Copperhead #ANO-12. Connect the red wire to the blue tracer wire inside the 3" tube with a double wire lug connector.

2.1.11.3.10 If no hydrant is available install wire inside a separate Tyler full gate valve box top section set on brick #6860 road box location field verified

2.1.11.3.11 Install tracer wire from main to the building using "Copperhead" 1230-HS-Blue wire connect the new tracer wire to existing wire at the main using a Copperhead lockable waterproof connector for direct bury.

2.1.11.3.12 Service Laterals-Terminate tracer wire by building using Copperhead ANO-12 termination rod, connect the red termination wire to the blue tracer wire using a standard wire nut sized for this wire and install the two wires in a 3" X 4' long PCV tube with thread cap. The exposed end needs to be a minimum of 6"-12" visible after finished grade.

2.1.11.3.13 If tracer wire does not exist at the main, install the wire with the service and terminate wire at the main using a Copperhead ANO-12 termination rod. Splice the red wire with the blue wire using a Copperhead lockable waterproof connector for direct bury.

2.1.11.3.14 Proper stripping of HDPE coating will be made using an approved electrical stripping tool, NOT a pocketknife.

2.1.11.3.15 Service Lateral private property-Connect the red wire from the grounding rod and the blue tracer wire using a Copperhead waterproof connector-no ANO-12 termination is needed at the building.

2.1.11.3.16 Install tracer wire in a 3" X 4' long PVC tube with thread cap. The exposed end needs to be a minimum of 6"-12" visible after finished grade.

2.1.11.3.17 Testing-All new tracer wire installation shall be located using a low frequency line tracing equipment, witnessed by the inspector/owner/engineer. This verification shall be performed after rough grading and before finished grade and asphalt.

2.1.12 Tapping

2.1.12.1 Materials

2.1.12.1.1 Service saddles shall be used on all corporation valve sizes larger than 1", subject to specific pipe manufacturer restrictions for the pipe to be tapped. Saddles shall be all 304 stainless, double bolt saddle. Acceptable product for service sizes through 2" corps include, 360 full circumference:

2.1.12.1.1.1 Romac SS1

2.1.12.1.1.2 Smith-Blair 264

2.1.12.1.1.3 Power Seal 3131AS

2.1.12.1.1.4 Hymax Tapped Clamp

2.1.12.1.1.5 Pre-approved equal

2.1.12.1.2 Tapping sleeves that have a flanged outlet shall be used when tapping all existing pipe in service for branch lines 3" and larger in size. The body shall be 304 stainless steel, have a minimum of 1/3 of the interior surface fully lined with a raised "donut" area around the brand opening, and a test port. All bolts, washers, and nuts shall be stainless steel. Acceptable tapping sleeves include:

2.1.12.1.2.1 Hymax Tap

2.1.12.1.2.2 Romac Series SST with 204 stainless steel MJ outlet

2.1.12.1.2.3 Smith-Blair 663 with stainless steel outlet

2.1.12.1.2.4 Ford

2.1.12.1.2.5 Pre-approved equal

2.1.12.2 Design Standards

2.1.12.2.1 Locations of all taps, tapping devices, or fittings/valves for ALL water pipes shall be in accordance with the following:

2.1.12.2.2 The minimum distance from the beginning/end of the Bell or MJ of a water pipe fitting or another tap shall be:

2.1.12.2.2.1 Corporation direct tap = 2 feet

2.1.12.2.2.2 Corporation Tapping Saddle (Up to 2" size) = not less than 2 feet

2.1.12.2.2.3 Branch Tapping Sleeve = not less than 4 feet.

2.1.12.3 Installation

2.1.12.3.1 Activation of tap can only be authorized by the Water Utility after passing pressure tests and safe water tests. A Utility representative shall be present on-site during tapping and sleeve work and any connection(s) to existing main(s). Two working days advance notice before making the connection is required by the Water Utility.

2.1.12.3.2 All taps to water mains shall be made under full system pressure, with the main full of water. No taps may be made on an inactive or non-pressurized main.

2.1.12.3.3 All curb stops shall be installed under full system pressure prior to hydrostatic testing for acceptance of installation.

2.1.12.3.4 When tapping, thoroughly clean and inspect the pipe surface. Wet the pipe surface with a soap/water solution prior to placing a saddle, sleeve or repair clamp. Confirm that the main OD falls within the tapping device's OD range. Ensure that

the tapping device is properly aligned to connect with the branch pipe. Ensure that the tapered ends of the gasket are smooth, not folded or rolled in any manner.

2.1.12.3.5 The saddle, sleeve or repair clamp shall be installed and all bolts finger-tightened for uniform gap. Tighten all bolts working from the ends to the center using torque wrenches in accordance with manufacturers specifications. After approximately 10 minutes to allow the gasket to fully compress, all bolts shall be re-tightened to manufacturer's specifications. Make sure the tapping device and tapping machine are fully supported and all cutting edges sharpened. Teflon tape or Teflon pipe dope shall be used on the corporation stop and all other pipe threads.

2.1.12.3.6 If the tapping device is for 3" or larger branch line, the sleeve shall have a test port and be tested at 100 psi for 5 minutes by the Contractor BEFORE the actual tap proceeds. A Water Utility representative shall witness the tapping device installation, pressure test and tapping procedure.

2.1.12.3.7 All taps to existing and new mains shall be "live" or "wet" taps, utilizing a tapping machine with appropriate cutting tools and sharp cutting heads. All tap cut-outs shall be given to the Construction Inspector or Water Utility representative witnessing the tap.

2.1.12.3.8 No taps will be permitted to begin after 1:00 P.M. Additionally, pre-approval by the Water Utility is required for tapping on a Friday or preceding a holiday.

2.1.12.3.9 Two business days prior notice to Water Utility is required to be given prior to installation of new taps on existing mains.

2.1.12.3.10 Notice shall also be given to the Superintendent of Water Utility (Department of Public Works 262-253-7780) for new taps on existing mains.

2.1.13 Bedding, Cover, & Backfill

2.1.13.1 Materials

2.1.13.1.1 Pipe bedding: In accordance with SWS, Section 8.43.2: 3/8" limestone chips for PVC/PVCO pipe. No. 1 clean stone shall be placed within a 5 foot radius of valves and valve boxes.

2.1.13.1.2 Cover Material: In accordance with SWS, Sections 8.42.2 & 8.42.3: 12" above top of pipe. No stone, rock, or other similar material with a sieve size greater than 3/8" shall be permitted. Sand and gravel are prohibited.

2.1.13.1.3 Granular Backfill: In accordance with SWS, Section 8.43.4, Table 39 Graded Aggregates, 1 1/2" graded limestone. In spot construction in trench lengths less than 50' Granular Backfill shall be crushed limestone per SWS, Section 8.43.6.

2.1.13.1.4 Spoil Backfill: In accordance with SWS, Section 8.43.5. No stone, rock or other similar material with a sieve size greater than 3-inches shall be permitted within 2.0 ft. above or beside the pipe. For HDPE service lines, the sieve size shall not be greater than 1 1/4" within 2.0 ft. above or beside the pipe.

2.1.13.1.5 Slurry Backfill: Aggregate slurry in accordance with SWS, Section 8.43.8, or in accordance with a street opening permit, when issued. In special cases, Village Engineer may require Sand Slurry consisting of 50 pounds of flyash and a ½ bag of Portland cement per cubic yard of mix.

2.1.13.2 Design Standards

2.1.13.2.1 Mechanically compact all trench backfill per Section 2.6.14(b) of SWS. Conform to 95% standard proctor density tested at the Contractor's expense.

2.1.13.2.1.1 Initial lift – 2 feet maximum

2.1.13.2.1.2 Subsequent lifts – 1.5 feet maximum

2.1.13.2.2 Backfill in accordance with all street opening permit(s); generally, this will be slurry aggregate. All areas not within 5 ft. of paved surface (and above a 45-degree intercept line) may receive suitable spoil backfill as provided herein. Prohibited: Debris, frozen material, large clods or stones, organic material, blast rock, stones larger than 6", sand. Contractor shall haul away and dispose of these materials at Contractor's expense.

2.1.14 Caps & Plugs

2.1.14.1 Materials

2.1.14.1.1 Acceptable caps and plugs include:

2.1.14.1.1.1 Clow F-1155, F1159, and F1165 solid cap or Pre-approved equal

2.1.14.1.1.2 Poured buttresses shall be used

2.1.14.1.1.3 Mega-lugs or pre-approved equals shall also be used when appropriate

2.1.15 Casing/Carrier Pipe

2.1.15.1 Materials

2.1.15.1.1 Installation of water lines within casings shall be accomplished by using Stainless Steel Casing Spacers installed in accordance with the manufacturers recommendations. Spacers shall be:

2.1.15.1.1.1 Style CCS by Cascade Waterworks Mfg. Co. of Yorkville, IL

2.1.15.1.1.2 Model 4810 by PowerSeal Pipeline Products of Wichita Falls, TX

2.1.15.1.1.3 Pre-approved equal

2.1.15.1.2 End seals, installed on both ends of each casing, shall be:

2.1.15.1.2.1 Cascade Style CCES

2.1.15.1.2.2 PowerSeal 4810ES

2.1.15.1.2.3 Pre-approved equal

2.1.15.1.3 Water mains within the casing shall be installed with mechanical joints and mega-lugs or pre-approved equal

2.1.15.2 Design Standards

2.1.15.2.1 Casing watermain shall be used for all plastic pipe crossing a right-of-way and for all arterial crossings.

2.2 ABANDONMENT

2.2.1 General

2.2.1.1 All existing water mains and service lines that will not be used in new construction or re-used for reconstruction of existing building sites shall be abandoned at the main, unless approved by the Village Engineer or Water Utility.

2.2.1.2 A representative from the Village Engineering Department or Water Utility shall be present to witness the abandonment.

2.2.1.3 All excavations within public rights-of-way shall require Village and/or County Permits.

2.2.1.4 Excavations within 5 ft. of and under paved surfaces shall be backfilled with Slurry Aggregate per the SWS to within 1.0 ft. of surface, followed by appropriate street restoration and not less than 3-inches of binder and 2-inches of wearing surface bituminous pavements.

2.2.1.5 In special circumstances, when approved in writing by the Village Engineer, water service lines may be temporarily made inactive at the right-of-way or easement boundary. The service shut-off valve shall be turned off and the pipe plugged or capped at the property line. Water services not abandoned at the main shall meet the following conditions:

2.2.1.5.1 As part of the demolition permit, a certified check or Letter of Credit, in the amount of \$5,000 per lateral, shall be submitted to the Village Engineer to guarantee the permanent abandonment of the service at the main is completed in a timely manner.

2.2.1.5.2 Any service line that is not abandoned at the main shall be subject to separate "availability" or "ready to serve" charges in the interim period until properly abandoned.

2.2.1.5.3 Water lines made inactive in this manner shall be marked with a marker post placed 1 ft. from the end of the pipe and extending from the pipe to 3 ft. above the ground surface and painted a blue color.

2.2.1.5.4 The location of the terminal pipe locations shall be surveyed or otherwise "tied" to permanent objects that will remain undisturbed at the site, with an as-built drawing provided to the Village Engineer and Utility Department for record purposes.

2.2.2 Water Services

2.2.2.1 All water services 2" diameter and smaller shall be abandoned at the street main by Turning off the main, remove the corp. and install a Hymax, Smith Blair 261 or equal stainless-steel repair clamp.

2.2.2.2 The remaining service line may be left in place, but the valve box/curb stop shall be removed. Backfill of gate valve box shall consist of stone and/or slurry.

2.2.2.3 The completed work shall be double wrapped with polyethylene per SWS, Chapter 6.21.0.

2.2.2.4 For water service lines larger than 2" diameter, the abandonment procedure would consist of:

2.2.2.4.1 Removal of the service shut-off valve (if at the main), plus 2 - 3 ft. of service pipe at the street main branch fitting. If a blind flange cannot be installed on the T, and the Village deems the fittings are defective the main will be shut down. Cut and remove that section of pipe fittings. Install new pipe with two water main couplers and wrap with baggy.

2.2.2.4.2 Installation of a gasketed blind flange or MJ plug at the branch fitting, as appropriate.

2.2.2.5 All bolts and gaskets shall comply with these standards.

2.2.2.6 In the event that the shut-off valve is not at the street main branch fitting, then 2 - 3 ft of the service pipe shall be removed and a gasketed blind flange or plug installed onto the branch fitting at the main.

2.2.2.7 The valve box/curb stop shall be removed.

2.3 INSPECTION

2.3.1 Submittals & Samples

2.3.1.1 Material samples shall be taken as provided in SWS 8.1.0 and the Contract Documents.

2.3.1.2 All materials delivered to the Work Site shall have legible markings in accordance with ANSI, ASTM, AWWA and SWS 8.3.0.

2.3.1.3 All materials of each type or use shall be from a single manufacturer for the entire Contract.

2.3.1.4 Prior to the start of work, the Contractor shall submit six sets of the following for approval:

2.3.1.4.1 Letter of Certification and representative test reports by manufacturer for all pipe delivered to the Work Site for EACH material item furnished.

2.3.1.4.2 Representative test reports for EACH material item furnished to the Work Site.

2.3.1.4.3 Installation manuals for all mechanical equipment furnished to the Work Site.

2.3.1.4.4 Generally, installation shall be in accordance with SWS and as modified by these Specifications.

2.3.1.4.5 All material specifications to be delivered as a .PDF filetype.

2.3.2 Disinfecting

2.3.2.1 No chlorination or flushing between safe samples.

2.3.2.2 Use only calcium hypochlorite tablets affixed to the top interior wall of the pipe (no powder) to disinfect pipelines and service/fire lines in accordance with SWS, Section 4.3.12. The Contractor Water Utility will collect samples of the chlorinated water for safe water testing. Contractor shall supply all labor assistance to flush mains and to take sample(s). The Water Utility will provide chain of custody bags that will be sealed with the sample onsite.

2.3.2.3 The samples will be taken to a State Certified lab, the water will not be turned back on for new main construction, new development, or new facilities until the Water Utility receives the sample test results.

2.3.2.4 Water wasted to surface may not contain any substances in concentrations that adversely affect the water as determined by the Wisconsin Administrative Code, NR 105 and 106. For chlorine, no total residual chlorine may be measured in the water being discharged to a surface water greater than ambient total chlorine residual in system water supply (typically 0.5 mg/L). Advise the Water Utility and Village Engineer of proposed discharge schedule to arrange DNR-required chlorine residual measurements for main flushing water.

2.3.3 Acceptance Testing

2.3.3.1 General

2.3.3.1.1 Pressure and leakage testing shall include all installed system components, such as mains, branches, services and fire protection taps to terminus of all lines to be installed under the Contract.

2.3.3.1.2 Two (2) business days' notice to the Engineering Department (262-250-4721) and Water Utility shall be required.

2.3.3.1.3 Water for filling, testing and flushing for safe sampling of watermain will be supplied only by permission of the Water Utility via permit. All water that is used for filling new mains, pressure testing, flushing of mains, trench flushing, and safe sampling etc., will be witnessed by an inspector or Utility employee. Water used will be charged at the current rate.

2.3.3.2 Tests

2.3.3.2.1 Prior to pre-punch list work, tracer wires shall be tested by Contractor prior to Village accepting the work. The Utility Department has the option to spot check the continuity of the tracer wires.

2.3.3.2.2 Pressure and leakage tests shall be performed in accordance with SWS and under the jurisdiction of the Engineering Project Inspector and Water Utility.

2.3.3.2.3 Pressure Test: After the test connections are made and the main filled with water, the test section shall be subjected to water pressure normal to the area. After examination of exposed parts of the system, the test pressure will be increase to 150 psi on the main at the lowest elevation. The main shall be examined and if any defects are found, the Contractor shall immediately make the necessary repairs at his own expense. The pressure test shall be repeated until no defects can be found. The duration of the final pressure test shall be one hour. The pipe shall pass if the final pressure is within 5% of the test pressure for 1 hour. If it is found unnecessary to add water during the duration of the pressure test, the leakage test may be waived at the direction of the Inspector/engineer or Water Utility. If waived by the Inspector and Water Utility, a combination leak/pressure test will be performed.

2.3.3.2.3.1 For HDPE pipe, test duration to be less than 8 hours. If testing is not completed for any reason, de-pressurize and allow to “relax” for 8 hours before resuming test.

2.3.3.2.3.2 PVC Pipe: Conform to Standard Specifications Ch. 4.15.0

2.3.3.2.3.3 Test shall include a Bac-T safe sample.

2.3.3.2.4 Leakage Test: The leakage test, if required, shall be conducted after satisfactory completion of the pressure test. The test section shall be subjected to approximately 100 psi gauge pressure at eh point of highest elevation of the main under test. The duration of the leakage test shall be two hours unless otherwise specified. Should any test section fails to meet the leakage test, the Contractor shall immediately make the necessary repairs at his own expense. The duration of the final leakage test shall be one continuous hour.

2.3.3.2.5 Fire and Combination water/fire service lines shall be tested at 200 psi for 2.0 hours.

2.3.3.2.6 Contractor is responsible for taking samples, witnessed by the Village or onsite inspector and samples put in a sealed chain of custody bag provided by the Village.

2.3.3.2.6.1 No first sample will be taken on a Friday, weekend, or adjacent to a holiday.

2.3.3.2.6.2 Bacteriological Testing: Conform to Standard Specifications Ch. 4.16.0 and NR 811.07. Contractor shall provide analysis results to Village Engineering Dept in PDF form. If the bacteriological test fails, conform to Standard Specifications Ch. 4.16.3 to re-chlorinate the main.

2.3.3.2.6.3 No Bac-T sample will be accepted if the sample is not taken from a smooth bore sample tap upstream from the discharge flowing pipe. Samples from a hose spigot will not be accepted.

2.3.3.2.7 Tracer Wire Connectivity: All new tracer wire installation shall be located using a low frequency line tracing equipment, witness by the inspector/owner/engineer. This verification shall be performed after rough grading and before finished grade and asphalt.

2.4 OTHER REQUIREMENTS

2.4.1 General

2.4.1.1 Contractor shall be responsible for Digger's Hotline locates, site safety, resident access, traffic control, erosion & sediment control, and protection of existing facilities, features and structures at all times

2.4.1.2 At end of each day and during breaks, Contractor shall install waterproof, leak-proof plugs.

2.4.1.3 At the end of each day, open excavations shall not exceed 25 ft. in length.

2.4.1.4 All lateral trenches shall be backfilled at end of day.

2.4.1.5 At end of each day, contractor shall erect barricades with flashers and snow fencing surrounding excavations.

2.4.1.6 Mainline Installation: Conform to Standard Specifications Ch. 4.3.0 Sawcut Exist Pavements: Wheel-mounting saw required. Sawcut full depth.

2.4.1.7 List of Standard Village Details

2.4.1.7.1 HDPE Hydrant Branch

2.4.1.7.2 Standard Hydrant Bollard

2.4.1.7.3 Relocate Water Main HDPE Pipe

2.4.1.7.4 Relocated Existing Water Main PVC Pipe Only

2.4.1.7.5 HDPE Joint Restraint

2.4.1.7.6 Water Main Reconnection

2.4.1.7.7 Water Main Service Lateral Schematic

2.4.1.7.8 Tracer Wire Construction Layout

2.4.1.7.9 Sample Station Detail

2.4.1.7.10 Meter Sizes/Laying Lengths and Charges

2.4.1.7.11 Bulk Water Purchasing Process and Charges

3 SANITARY SEWER SYSTEM

All labor and material shall be governed by requirements of the Milwaukee Metropolitan Sewerage District (MMSD) and the latest edition and all amendments thereto of the Standard Specifications for Sewer and Water Construction in Wisconsin (SWS), Public Service Commission (PSC) Rules and Wisconsin Department of Natural Resources (WDNR) Regulations, WisDOT Standard Specifications for Highway and Structural Construction, Chapter DSPS 382, and Village of Germantown Municipal Code unless otherwise specified in these Specifications, whichever is more restrictive.

3.1 SPECIFICATIONS

3.1.1 Sanitary Sewer Main and Laterals

3.1.1.1 Materials

3.1.1.1.1 All pipe used for sanitary and private main interceptor sewers shall be:

3.1.1.1.1.1 PVC (solid wall) SWS Section 8.10.0, ASTM D3034, SDR-26, SDR-30

3.1.1.1.1.2 PVC (solid wall, green in color for in-ground identification) SWS Section 8.20.0, AWWA C-900 or C-905

3.1.1.1.1.3 Or Engineer approved equal

3.1.1.2 Design Standards

3.1.1.2.1 Design flow coefficients as determined by the Village Engineer, subject to the following:

3.1.1.2.1.1 Residential/Multi-Family (Per MMSD Flow Allocation Worksheet)

Base Sanitary Flow	102 gpcd
Max Daily	1,269 gpcd
Residential densities are to be determined per MMSD Annual Cost Recovery Manual	

3.1.1.2.1.2 Industrial & Institutional Areas (Per MMSD Flow Allocation Worksheet):

Base Sanitary Flow	1,500 gpd/Acre
Max Daily	3,250 gpd/Acre

3.1.1.2.1.3 Large Commercial (Per MMSD Flow Allocation Worksheet):

Base Sanitary Flow	2,250 gpd/Acre
Max Daily	4,000 gpcd/Acre

3.1.1.2.2 Design flows and peaking factors are to be referenced to MMSD Rules and Regulations and as determined by the Village Engineer. Design objectives shall result in elimination, to the greatest extent possible, of all infiltration and inflow.

3.1.1.2.3 Minimum Main and Lateral Sizes:

Residential	8" main / 6" Lateral
Industrial/Commercial/Multi-Family & PUD	8" main / 6" Lateral
Shall accommodate future tributary areas as directed by the Village Engineer	

3.1.1.2.4 Minimum Slopes:

Pipe Size	Minimum Slopes
8"	0.40% (Dead end reach 0.60%)
10"	0.28% (Dead end reach 0.40%)
12"	0.22%
15"	0.15%
18"	0.12%
21"	0.10%
24"	0.08%
Other Sizes	Per Engineering Services Division

3.1.1.2.5 Complete sewer design calculations and sewer system plans are required with construction plan submittals.

3.1.1.2.6 Conceptual sewer system plans are required for proposed developments located within the Ultimate MMSD Service Area even if sanitary sewer currently is not available. A determination is needed at the conceptual stage that future gravity sewer systems will work when needed.

3.1.1.2.7 Center of manhole shall coincide with street centerline, and center of main shall be within 5 feet of centerline on curvilinear street segments.

3.1.1.2.8 Invert shall not be less than:

Distance below the centerline grade of the street	Road ROW Width
11.0 Feet	60/66 FT
12.0 Feet	80 FT
13.0 Feet	>80 FT and Cul-De Sacs

3.1.1.2.9 Minimum sewer depth shall be 8 feet from finished grade to top of pipe under exceptional circumstances and approval of Village Engineer. Sewer depths shall provide gravity flow for basement floor drains and plumbing fixtures. "Hung" services are prohibited. Grinder pumps may be considered by Village Engineer.

3.1.1.2.10 Pipe with cover depth of greater than 20 feet shall have the pipe material approved by the Village Engineer and shall be designed conforming to Standard Specification Ch. 5.3.12 and Table 12.

3.1.1.2.11 All sewer pipes shall be laid in accordance with SWS, Chapter 3.2.0

3.1.1.2.12 All connections to manholes shall be in accordance with SWS, Section 3.5.7.

Connections to manholes with preformed troughs in the bench shall be made in accordance with the procedure described in Section 3.1.7.3.5.

3.1.1.2.13 All sewer pipes shall terminate with top of pipe flush to the inside wall of the manhole. All annular spaces shall be filled with a cementitious filler to prevent the breakage of the pipe while cleaning.

3.1.2 Sanitary Force Main

3.1.2.1 MATERIALS

3.1.2.1.1 All pipe used for sanitary force (pressure) mains shall be:

3.1.2.1.2 PVC (solid wall) SWS 8.51.2, AWWA C-900 or C-905

3.1.2.1.3 PVCO AWWA C-909, Class 150

3.1.2.1.4 High density black Polyethylene Force Main Pipe SWS 8.51.3, ASTM F-714; or Green Stripe

3.1.2.1.5 Fusible PVC C-900

3.1.2.1.6 Linked PVC C-900

3.1.2.2 All pipe shall conform to Ductile Iron Pipe OD.

3.1.2.3 Valves shall be:

3.1.2.3.1 Dezurik Series 100 Eccentric Valves cast iron epoxy-coated body, hard rubber-lined, MJ,

3.1.2.3.2 Low friction Buna-vee packing, neoprene plug facing, ABG6H6 actuator, with stainless steel bolts, and plug valve adaptor bracket with valve box

3.1.2.3.3 Alternatives shall be pre-approved by the Village Engineer.

3.1.2.4 DESIGN STANDARDS

3.1.2.4.1 Minimum design depth shall have 8 feet of cover.

3.1.2.4.2 Buried tracer location wire is required above the force main.

3.1.2.4.3 Maximum spacing of location boxes: 300 feet or as directed by the Village Engineer.

3.1.2.4.4 Velocity/Size:

3.1.2.4.4.1 Hazen-Williams formula "C" value of 120.

3.1.2.4.4.2 Velocity 2.0 – 6.0 fps for lowest energy pumping cost, as approved by the Village Engineer.

3.1.2.4.5 High/Low Points:

3.1.2.4.5.1 Air relief valve sizing calculations shall be submitted with Plans. A.R.I to be used.

3.1.2.4.5.2 Clean-outs shall be installed at designated points.

3.1.2.4.5.3 6-ft. diameter manhole enclosures shall be installed.

3.1.2.4.6 HDPE Connections & Fittings: Joined by heated butt fusion for HDPE. Conform to ASTM D2657 and manufacturer specifications. Internal/external beads shall not be removed.

3.1.2.4.7 HDPE Main & branch joints: Joined by electrofusion conforming to manufacturer specifications. Internal/external beads shall not be removed.

3.1.2.4.8 PVC water class pipe. 4" thru 12" dia. = Class 150-DR18 conforming to AWWA C-900, conforming to standard specifications Ch. 4.6.0 and 8.20.01.

3.1.2.4.8.1 Fittings = ductile iron conforming to Standard Specification 8.22.0.

3.1.2.4.8.2 4" thru 12" dia. = Class 250 mechanical joints

3.1.2.4.8.3 Nuts & Bolts = Cor-Blue

3.1.2.4.8.4 Mechanical joint retainer glands = Mega-Lug; Buttresses also required.

3.1.2.4.8.5 Tees, crosses, bends, offsets, and other fittings shall conform to Standard Specification CH. 8.22.0. Acceptable supplier shall be Tyler or equal.

3.1.2.4.8.6 Triple wrap all ductile iron fittings with polyethylene. Conform to Standard Specifications Ch. 4.4.4 and 8.21.0

3.1.2.5 Warning Tape

3.1.2.5.1 Terra Tape Standard 250 manufactured by Reef Industries, Inc., Shieldtec manufactured by Empire Level Manufacturing Corp., Milwaukee, WI, (or Engineer approved equal). Tape shall read "Caution – Sanitary Line Buried Below". Tape shall be green and 3" wide. Install over the cover material.

3.1.3 Tracer Wire

3.1.3.1 Materials

3.1.3.1.1 Tracer wire for sanitary laterals shall be "Copperhead" 1230-HS-Green wire.

3.1.3.1.2 Tracer wire for force main shall be "Copperhead" 1230-HJS-Green wire.

3.1.3.1.3 Tracer wire for directional drilling/boring shall be "Copperhead" #1245-EHS.

3.1.3.1.4 Tracer wire for pipe bursting shall be "Copperhead" Soloshot Extreme – 7x7 Stranded, HDPE coated.

3.1.3.1.5 Connectors for open cut laterals shall be a Snakebite Twistlock or direct bury lug connector.

3.1.3.1.6 Termination of lateral tracer wire at main shall be a ground rod "Copperhead" @ANO-12. Connect the red wire to green wire using Twist Lock or buried lug connector.

3.1.3.2 Design Standards

3.1.3.2.1 Tracer wire shall be required on all force mains.

3.1.3.2.2 Tracer wire shall be required on all laterals.

3.1.3.2.3 Tracer wire shall be required on all directionally drilled pipe.

3.1.3.3 Installation

3.1.3.3.1 Contractor shall verify during backfilling of cover material that the tracer wire has remained on top of the lateral.

3.1.3.3.2 Connections with the tracer wire shall require approval by Wastewater Superintendent.

3.1.3.3.3 Lateral tracer wire shall be terminated at start-end points. At the main use a ground rod and at ROW run to surface with a minimum of 2 feet of wire wrapped around marking post.

3.1.3.3.4 A 1½" diameter PVC sch. 40 pipe with screw cap to be used at termination point when extended to dwelling. A 1.5-ft. pigtail of excess tracer wire shall stick out of the top of the pipe.

3.1.3.4 Testing

3.1.3.4.1 All tracer wire shall be tested prior to acceptance by Village Engineer. Testing by using a radio frequency locator.

3.1.4 Bedding, Cover, and Backfill

3.1.4.1 MATERIALS

3.1.4.1.1 Pipe Bedding/Cover: In accordance with SWS, as follows –

3.1.4.1.1.1 Flexible wall pipe shall be Class "B" up to 12" above top of pipe; 3/8"-5/8" limestone chips.

3.1.4.1.1.2 Rigid wall pipe with diameters equal to or less than 21" shall have 3/8"-5/8" limestone chips up to 12" above top of pipe.

3.1.4.1.1.3 Rigid wall pipe with diameters greater than 21" shall have ¾" limestone chips up to 12" above top of pipe.

3.1.4.1.1.4 Ductile Iron pipe shall be Class B to 12" above top of pipe, torpedo sand.

3.1.4.1.1.5 Fittings/Valves shall be Class B to 12" above top of pipe, torpedo sand.

3.1.4.1.2 Cover Material: In accordance with SWS, Section 8.43.3. No stone, rock or other similar material with a sieve size greater than 1" shall be permitted.

3.1.4.1.3 Granular Backfill: In accordance with SWS, Section 8.43.4. No stone, rock or other similar material with a sieve size greater than 3" shall be permitted. Granular backfill shall be crushed recycled concrete or crushed limestone per SWS, Section 8.43.6.

3.1.4.1.4 Spoil Backfill: In accordance with SWS, Section 8.43.5. No stone, rock or other similar material with a sieve size greater than 3" shall be permitted within 2.0 ft. above the pipe. Not allowed under pavement or stone walkways.

3.1.4.1.5 Slurry Backfill: Aggregate slurry in accordance with SWS, Section 8.43.8 and requirements of Village Engineer, or in accordance with street opening permit, when issued. In special cases, Village Engineer may direct the use of Sand Slurry consisting of 50 pounds of fly ash and a ½ bag of Portland cement per cubic yard of mix.

3.1.4.1.6 Prohibited: Debris, frozen materials, large clods or stones, organic material, black rock (uncrushed), stones/rocks larger than 3", and sand. Contractor shall haul away and dispose of these materials at contractors expense.

3.1.4.2 DESIGN STANDARDS

3.1.4.2.1 Backfill in accordance with all street opening permit(s), generally will be slurry aggregate. All areas greater than 5 ft. from a paved surface (and above a 45-degree intercept line) may receive suitable spoil backfill as provided herein.

3.1.4.3 INSTALLATION

3.1.4.3.1 Care shall be taken by the Contractor when backfilling to prevent any movement of the pipe from proper alignment and grade. Contractor is responsible for determining that the finished sewer remains at the required elevation and grade.

3.1.4.3.2 Mechanically compact all trench backfill to a minimum 95% standard Proctor density per SWS, Section 2.6.14(b). The initial lift to be compacted shall have a 2 ft. loose thickness. Each subsequent lift to be compacted shall have a maximum 18" loose thickness. Contractor shall place smaller lifts if the required compaction cannot be achieved.

3.1.5 Sanitary Manholes

3.1.5.1 MATERIALS

3.1.5.1.1 All sanitary manholes shall be pre-cast concrete conforming to Standard Specifications Ch. 8.39.0 and File No. 12

3.1.5.1.2 All sanitary manholes shall have a wall thickness of 5" minimum.

3.1.5.1.3 The manholes shall be sized as follows:

Downstream Pipe Size	Minimum Manhole I.D.
8-24"	48"
30-42"	60"
>42"	72"
Sampling Manholes	48" (No flat decks allowed)

3.1.5.1.4 All sanitary and sampling manhole cone sections shall be eccentric. Concentric cones are prohibited.

3.1.5.1.5 All manholes shall have spray epoxy coating:

3.1.5.1.6 MH Exterior: 2 coats (black) of Ameron International, Amercoat 78 HB at 8-10 mils. each.

3.1.5.1.7 MH Interior: 2 coats (white) of Permite PCS-9043 Type II Permox pipe glaze at 20 mils. each.

3.1.5.1.8 Coatings shall be applied by suppliers at the plant.

3.1.5.1.9 All joint seals shall consist of one of the following:

3.1.5.1.9.1 Kentseal butyl rubber sealant

3.1.5.1.9.2 Or Engineer approved equal

3.1.5.1.10 External joint seals shall consist of following:

3.1.5.1.10.1 MacWrap External Joint Sealers by MarMac Manufacturing

3.1.5.1.10.2 Or Engineer approved equal

3.1.5.1.11 External for MH w/ Precast Outside Drop: EZ-Wrap by Press Seal Gasket Corp. primed with EZ-Stick No. 4 Primer

3.1.5.1.11.1 Extruded butyl adhesive tape bonded to the concrete.

3.1.5.1.12 Chimneys shall use HDPE or EPP 5000 Series rings meeting ASTM D4976 or ASTM D3575. Precast concrete rings are not allowed.

3.1.5.1.13 Chimneys shall have a minimum height of 2" and a maximum height of 16".

3.1.5.1.14 HDPE Rings in pavements:

3.1.5.1.14.1 Drill two ½" diameter holes 180o apart on mandatory 2" thick EPP ring (Cretex part number 40-27GF-200). Drill into corbelled section of the manhole, ring shall be drilled prior to placing on manhole.

3.1.5.1.14.2 Apply 2 beads of M-1 adhesive 1/2"x1/2" in a continuous circle on corbal. Install drilled EPP ring and anchor

3.1.5.1.14.3 with a 4" Rawl Power Bolt utilizing a 2" diameter fender washer. Tighten until bolt head is flush with the top of the 2" ring.

- 3.1.5.1.14.4 Install ¼" Ladtech topper ring set in M-1 Adhesive as described above.
- 3.1.5.1.14.5 Dry stack chimney to proper height, including solid HDPE topper ring. Pay special attention to slope and use appropriate slope rings.
- 3.1.5.1.14.6 Once desired height and slope are achieved, mark rings to align desired stacking order and placement.
- 3.1.5.1.14.7 Apply bead of caulk around lip of adjusting ring and re-stack rings. Apply 2 beads of caulk on topper ring, one towards the outside and one towards the inside. Topper ring does not have a locking lip so be cautious ring does not slip during seal installation.
- 3.1.5.1.14.8 Install seal per manufactures specifications.
- 3.1.5.1.15 Adhesives: M-1 (Chem-Link Corp.) used on EPP rings. Gun grade butyl rubber adhesive sealant on HDPE rings.
- 3.1.5.1.16 Seals to have order-to-fit Adapter internal/external with rubber sleeve sealing exterior from frame to corbel.
- 3.1.5.1.17 PE wrap to be installed using double 6 -mil polyethylene wrap from top of frame to 84" min. depth.
- 3.1.5.1.18 EPP Rings in turf to adhere to following:
- 3.1.5.1.18.1 Drill two ½" diameter holes 180° apart on mandatory 2" thick EPP ring (Cretex part number 40-27G-200). Drill into corbelled section of the manhole, ring shall be drilled prior to placing on manhole.
- 3.1.5.1.18.2 Apply 2 beads of M-1 adhesive 1/2"x1/2" on corbal. Install drilled EPP ring and anchor with a 4" Rawl Power Bolt utilizing a 2" diameter fender washer. Tighten until bolt head is flush with the top of the 2" ring.
- 3.1.5.1.18.3 Dry stack chimney to proper height, including solid Grade Finish ring. Pay special attention to slope and use appropriate slope rings.
- 3.1.5.1.18.4 Once desired height and slope are achieved, mark rings to align desired stacking order and placement.
- 3.1.5.1.18.5 Apply 2 beads of M-1 in keyway area of adjusting rings and re-stack rings.
- 3.1.5.1.18.6 Adjusting rings will be lag bolted in 4" height increments with a ½" x 5" steel wood lag bolt and 2" fender washer with bolts alternating 180° apart with each 4" rise in height
- 3.1.5.1.18.7 Install seal per manufacturer's specifications.
- 3.1.5.1.19 For frames in pavement, use Neenah R-1661 frame with solid gasketed lid and 2 concealed pick holes. Conform to Standard Specifications Ch. 3.5.0 For frames in turf, use: Neenah R-1661 bolt-down frame w/ solid gasketed lid and 2 concealed

pick holes. Conform to Standard Specifications Ch. 3.5.0. Bolts coated with anti-seize compound. Frames to be anchored to chimney with 1/2" dia. steel wood lag bolts extending 6" into chimney or to a depth that is practical for the chimney height and sealed with Permatex Ultra Series black, blue or grey silicone adhesive.

3.1.5.1.20 Pavement Ring required to be Neenah R-1979 Series Ref. #1661-7158.

3.1.5.1.21 Pavement ring elevations as follows:

3.1.5.1.21.1 Top of frame equal to binder grade less ¼"

3.1.5.1.21.2 2" Paving rings used for surface lift adjustment.

3.1.5.1.22 Grout, if approved by Village Engineer and Utility Superintendent, can be acrylamide or polyurethane grout for manhole repair/rehabilitation.

3.1.5.2 DESIGN STANDARDS

3.1.5.2.1 Maximum manhole spacing for 15" diameter or less DIPS mainline = 400'.

3.1.5.2.2 Maximum manhole spacing for > 15" diameter DIPS mainline shall conform to NR 110.13(3)(b).

3.1.5.2.3 Manholes shall connect 2 pipes having differing diameter.

3.1.5.2.4 Minimum elevation difference between influent and effluent pipes in manholes = 0.1'.

3.1.5.2.5 Maximum elevation difference between influent and effluent pipes without outside drop in manholes = 2.0'.

3.1.5.2.6 Lift holes: Exterior lift holes only (interior lift holes are prohibited).

3.1.5.2.7 Full benches are prohibited. Conform to Standard Specifications Ch. 3.5.4© and File No. 13. w/e full benches and with long radii.

3.1.5.2.8 Outside drops to conform to Standard Specifications Ch. 3.5.8 and Fil No. 19/20

3.1.5.2.9 One full-length of pipe shall precede the tee connecting the manhole and the drop segment.

3.1.5.2.10 Elevation for top of frame shall be equal to binder grade less ¼". 2" Paving ring required for surface lift adjustment.

3.1.5.2.11 Connections shall be cored. Cutting or breaking is prohibited.

3.1.5.2.12 Bulkheads for future connections are prohibited.

3.1.5.2.13 Manhole steps shall conform to Standard Specifications Ch. 2.5.4(g) and 8.40.0, and File #15 and #12. Steps in chimney are prohibited.

3.1.5.2.14 Sampling manholes are required at all commercial laterals and shall conform to Village of Germantown standard detail.

3.1.5.2.15 Sampling manholes to be minimum 48" diameter. No flat deck allowed.

3.1.5.2.16 Minimum elevation difference between influent and effluent pipes in manholes = 0.1'.

3.1.5.2.17 Manhole installations to be inspected by Village Engineer or Wastewater Utility.

3.1.6 Sanitary Sewer Laterals

3.1.6.1 MATERIALS

3.1.6.1.1 All pipe used for sanitary laterals shall be:

3.1.6.1.2 PVC (solid wall) SWS 8.10.0, ASTM D-3034, SDR-35 or 26

3.1.6.1.3 PVC (solid wall) SWS, Section 8.20.0, AWWA C-900 or C-905

3.1.6.1.4 Risers shall be as required by the plans in accordance with these standards or as pre-approved by the Village Engineer.

3.1.6.1.5 Risers (shall be tees): Minimum depth below road centerline shall be per Section or 5 feet below basement, whichever is greater. Sewer depth to be greater than 14 feet for riser. (Per SWS File Nos: 10A, 10B, 10C, 10D, & 10E).

3.1.6.1.6 Tracer wire required on laterals. See section 3.1.3 for specifications.

3.1.6.2 DESIGN STANDARDS

3.1.6.2.1 Sites are allowed one (1) sanitary lateral connection. In special circumstances, additional laterals may be allowed with the written permission of the Village Engineer and the Wastewater Superintendent and with approval of the State.

3.1.6.2.2 Minimum size shall be 6" diameter.

3.1.6.2.3 Slope at ¼" per foot. Under exceptional conditions, the Village Engineer may permit minimum slope = 1/8" per foot in ROW/easement.

3.1.6.2.4 All connections to existing mains and manholes shall be in accordance with Section 3.1.5.

3.1.6.2.5 Lateral connections to manholes shall not be made unless pre-approved by the Wastewater Superintendent. Connections to manholes in new construction shall not be above the outlet sewer crown and have a smooth paved channel constructed to convey lateral waste to main outlet channel.

3.1.6.2.6 Laterals may not connect to manholes except in cul-de-sacs (permanent end of line). In cul-de-sacs, special manhole detail and construction of benches and lateral pipe connections are required.

3.1.6.2.7 If it is deemed necessary to install a lateral to an existing manhole, and the manhole has to be cored and booted to accept this lateral, this manhole shall be vacuum tested according to the SWS.

3.1.6.2.8 Existing laterals not used in a development shall be abandoned at the main when a development, land division or building razing occurs. See Section 3.2.

3.1.6.2.9 Each habitable building shall have a separate lateral connection to the sewer main.

3.1.6.2.10 Sanitary laterals shall have a trench check dam installed at the property line. See Specification 3.1.4.

3.1.7 Lateral Connections

3.1.7.1 Connection of New Sanitary Laterals to Existing Mains shall be as follows based on existing main material:

3.1.7.1.1 ABS - Truss Pipe

3.1.7.1.1.1 Location - not closer than 36" to an existing joint or fitting.

3.1.7.1.1.2 Hole - Core drill or saw-cut with appropriate cutting tools. Deliver "cut-out" to Construction Inspector or Utility Department representative.

3.1.7.1.1.3 Insert Tee only allowed connection. With exception on 8" only, a wye shall be used.

3.1.7.1.2 Concrete Pipe

3.1.7.1.2.1 Location - not closer than 24" to an existing joint or fitting.

3.1.7.1.2.2 Hole - Core with appropriate cutting tools. Deliver "cut-out" to Construction Inspector or Utility Department representative.

3.1.7.1.2.3 Insert Tee only allowed connection. With exception on 8" only, a wye shall be used.

3.1.7.1.3 PVC Pipe

3.1.7.1.3.1 Location - Not closer than 36" to an existing joint or fitting.

3.1.7.1.3.2 Hole - Core drill or saw-cut with appropriate cutting tools. Deliver "cut-out" to Construction Inspector or Utility Department representative.

3.1.7.1.3.3 Inserta Tee on 10" and greater pipe and manufactured wye on 8" pipe and below shall be used, with repair coupling. Fernco coupling will not be allowed.

3.1.7.1.4 Vitrified Clay Pipe

3.1.7.1.4.1 Location - not closer than 24" to an existing joint or fitting.

3.1.7.1.4.2 8" wye shall be installed for connection device with PVC pipe up and down with Fernco Strong Back connection device.

3.1.7.2 Due to increasing incidents with plugs being left in sewer lines, the Village of Germantown Utility Department is requiring Contractors use a mechanical plug only.

This shall be performed and documented by the Germantown Utility personnel. The Germantown Utility shall be notified when a plug is to be removed.

3.1.7.3 Prior to applying curing material on the concrete, the face of the curb shall be “branded” with a “S” designating the location(s) of sanitary laterals. Physical placement of the branding shall be reasonably accurate in a vertical plane above the respective lateral.

3.1.7.4 Connection of New Sanitary Laterals to Existing Sanitary Manholes will only be allowed on a case-by-case basis and when pre-approved by the Director of Public Works or their designee, and shall be subject to following requirements:

3.1.7.4.1 Location: Invert of new lateral may be permitted a maximum of 12” above spring line of outlet sewer, or use outside drop inlet per SWS for main sewers;

3.1.7.4.2 Connection Device: Kor-N-Seal boot or pre-approved equal with stainless steel snap-in ring.

3.1.7.4.3 Any lateral that is connected into a manhole shall have a smooth concrete bench/channel placed to convey lateral waste flow into mainline channel.

3.1.7.4.4 Prior to applying curing material on the concrete, the face of the curb shall be “branded” with a “S” designating the location(s) of sanitary laterals. Physical placement of the branding shall be reasonably accurate in a vertical plane above the respective lateral.

3.1.8 Casing Pipe

3.1.8.1 MATERIALS

3.1.8.1.1 Installation of sewer lines and force mains within casings shall be accomplished by using Stainless Steel Casing Spacers installed in accordance with the manufacturer’s recommendations. Spacers shall be:

3.1.8.1.1.1 Cascade Style CCS; or

3.1.8.1.1.2 PowerSeal 481; or

3.1.8.1.1.3 Pre-approved equal.

3.1.8.1.2 End seals shall be installed on either end of each casing and shall be one of the following:

3.1.8.1.2.1 Cascade Style CCES; or

3.1.8.1.2.2 PowerSeal 4810 ES; or

3.1.8.1.2.3 Pre-approved equal.

3.1.8.1.3 Force main piping within the casing shall be installed with mechanical joints and mega-lugs.

3.1.9 Trench Check Dam

3.1.9.1 MATERIALS

3.1.9.1.1 Clay material shall have no organic material and shall be compacted to 95 percent standard proctor. Or;

3.1.9.1.2 Pre-approved equals such as: AquaBlok®, slurry and others.

3.1.9.2 DESIGN STANDARDS

3.1.9.2.1 Trench check dam shall be installed on all sanitary laterals.

3.1.9.2.2 The check dam shall be located at the property line.

3.1.10 Polyethylene Wrap and Corrosion Protection

3.1.10.1 MATERIALS

3.1.10.1.1 Polyethylene film materials shall comply with SWS, Section 8.21.0.

3.1.10.2 DESIGN STANDARDS

3.1.10.2.1 All metallic pipe, fittings and valves shall be wrapped and protected per SWS, Section 4.4.4 and 4.4.5.

3.1.11 Grease Interceptors

3.1.11.1 All buildings with food service preparation on-site (now or at any future time) shall be required to install, maintain, and operate an exterior or interior grease interceptor tank sized in accordance with the Department of Safety and Professional Services (DSPS). State plumbing reviews by the DSPS shall be completed before a plumbing permit will be issued. Construction of the Grease Interceptor shall, in addition to requirements of the Plumbing Code, conform to the following standards. These standards are intended to minimize the potential for groundwater infiltration and inflow or rainwater from entering the sanitary sewer system via this system component.

3.1.11.2 MATERIALS

3.1.11.2.1 Interior grease interceptors shall be constructed in a watertight manner of one of the following materials:

3.1.11.2.1.1 Precast reinforced concrete

3.1.11.2.1.2 Reinforced monolithic concrete

3.1.11.2.1.3 Coated 12-gauge steel

3.1.11.2.1.4 Fiberglass

3.1.11.2.1.5 Plastic

3.1.11.2.1.6 Other approved materials

3.1.11.2.2 Exterior grease interceptors shall be pre-cast concrete with integral base when required by the Village Engineer and shown on the Plans.

3.1.11.2.3 Exterior grease interceptors shall be equipped with water-tight locking frame and lids.

3.1.11.2.4 The exterior walls of the tank shall be coated with coal-tar epoxy per SWS, Chapter 8.49.2, (2 coats at 8 mil DFT minimum each, totaling 16 mil DFT minimum). The coating material shall be equal to:

3.1.11.2.4.1 Tnemec Series 253 H.S. Tnemec Tar; or

3.1.11.2.4.2 ICI Devoe DEVTAR 5A; or

3.1.11.2.4.3 Pre-approved equal.

3.1.11.2.5 Coating(s) shall be applied in accordance with the coating manufacturer's recommendations and preferably at the place of tank manufacture. Each manhole section shall be inspected and marked for proof of inspection prior to delivery to the project site. Alternate waterproofing materials and application may be used if pre-approved by the Village Engineer. Manhole sections that are not properly coated with coal-tar epoxy will be rejected and shall be removed from the project site.

3.1.11.2.6 All barrel joints shall have a mastic or gasket type joint seal. The exterior shall be wrapped with an additional joint seal that meets requirements of ASTM C-877, Type II, such as "Mac-Wrap" or pre-approved alternate.

3.1.11.2.7 All manhole or tank access or inspection chimneys will be HDPE or EPP adapter seal frame – R1661 – Bolt down.

3.1.11.3 DESIGN STANDARDS

3.1.11.3.1 The approach section of pipe approaching the tank shall be straight for a distance of at least 20 pipe diameters with no connections, drops, or bends.

3.1.11.3.2 There should be no grade changes, angle points, or connections at the structure.

3.1.11.3.3 In Flood Plain Areas: Tank access or inspection chimneys shall be 2.0 feet above 100-yr Flood elevations as determined via FEMA Mapping.

3.1.11.3.4 When practicable, grade earth at 5H:1V slope around manhole openings. In paved areas, slope drainage away from the manhole openings.

3.1.11.3.5 Because inlet and outlet pipe slopes are critical, the location of the exterior grease trap tank shall require prior approval of the Village Engineer for location and grades. For projects requiring prior Site Plan Approval requirements, this site element shall be included on the Site Plan Submittal(s).

3.1.12 Lift Stations

3.1.12.1 Consult with the Village Engineer and Wastewater Utility for design requirements.

3.1.13 Insulation

3.1.13.1 MATERIALS

3.1.13.1.1 Minimum of 2" thick Styrofoam plastic foam boards as manufactured by:

3.1.13.1.1.1 Upjohn; or

3.1.13.1.1.2 Dow Chemical Company, or

3.1.13.1.1.3 Pre-approved equal.

3.1.13.2 DESIGN STANDARDS

3.1.13.2.1 All sanitary sewer pipes (mains, force mains & laterals), having less than 5.0 ft. of cover material, shall be insulated.

3.2 ABANDONMENT

3.2.1 GENERAL

3.2.1.1 All existing sanitary sewer mains and service lines, that will not be used in new or re-used in reconstruction of existing building sites, shall be abandoned at the main.

3.2.1.2 Abandonment shall be witnessed by the Village Inspector or a Utility Representative.

3.2.1.3 Main and/or service abandonment at the street main shall be a condition of any site demolition permit(s) issued or in the case of duplication, service lines that will remain unused on new construction.

3.2.1.4 All excavations within public rights-of-way shall require Village and/or County Permits.

3.2.1.5 Excavations within 5 ft. of and under paved surfaces shall be backfilled with Slurry Aggregate per the SWS to within 1.5 ft. of surface, followed by appropriate street restoration and not less than 3-inch of binder and 2-inch of wearing surface bituminous pavements.

3.2.1.6 In special circumstances, when approved in writing by the Village Engineer and the Utility Superintendent, sanitary sewer service lines may be temporarily made inactive at the right-of-way or easement boundary. Sanitary sewer lines shall be plugged or capped to be made watertight at the property line. Sewer service lines not abandoned at the main shall meet the following conditions:

3.2.1.6.1 As part of the demolition permit, a certified check or Letter of Credit, in the amount of \$5,000 per lateral, shall be submitted to the Village Engineer to guarantee the permanent abandonment of the service at the main is completed in a timely manner.

3.2.1.6.2 Any service line that is not abandoned at the main shall be subject to separate “availability” or “ready to serve” charges in the interim period until properly abandoned.

3.2.1.6.3 Sanitary lines made inactive in this manner shall be marked with a marker post placed 1 ft. from the end of the pipe and extending from the pipe to 3 ft. above the ground surface and painted a brilliant green color.

3.2.1.6.4 The location of the terminal pipe locations shall be surveyed or otherwise “tied” to permanent objects that will remain undisturbed at the site, with an as-built drawing provided to the Village Engineer and Wastewater Utility for record purposes.

3.2.2 SANITARY SEWER

3.2.2.1 All sanitary lines shall be abandoned at the street main fitting by disconnecting and removing 2 - 3 ft. of pipe and installing a water-tight cap or plug at the main fitting and on the abandoned line.

3.2.2.1.1 For Poly Vinyl Chloride (PVC) gasketed fittings, a Spigot Plug shall be installed.

3.2.2.1.2 A cured in-place plug will be allowed to abandon services deemed by the Utility to be 100% effective.

3.2.2.1.3 For PVC solvent weld or glued joint fittings, a gasketed Cap shall be installed on an undisturbed and undamaged max. 1.0 ft. spool piece.

3.2.2.1.4 For Concrete, Vitrified Clay, ABS/Truss, DIP or CIP (NOT soil pipe), a PVC Spigot Plug shall be installed using the appropriate Fernco Strong Back coupling onto an undisturbed and undamaged max. 1.0 ft. spool piece.

3.2.2.1.5 All Cast Iron Soil Pipe shall be removed and ONE of the above procedures used.

3.2.2.1.6 If connection to the main is via a “break-in”, then an appropriate length of main shall be cut and removed, with an identical length of PVC SDR 35 or 28 installed using appropriate couplings.

3.2.2.1.7 “Buffalo type” saddles are not acceptable for concrete and PVC pipe materials. Use of solvent weld or glued caps or plugs will not be acceptable.

3.2.2.2 Sanitary or other special manholes or structures that are part of an abandoned system shall also be abandoned by removing the casting, chimney and cone or corbel sections, followed by plugging the outlet and inlet pipe(s) with non-shrink cementitious grout.

3.2.2.3 The manhole barrel shall be filled with crushed stone compacted to 95% minimum standard Proctor density.

3.2.2.4 The property owner shall be responsible for proper disposal of all manhole components removed. All waste materials shall be removed from pipelines and structures before abandonment.

4 STORM SEWER SYSTEM

All labor and material provided under this contract shall be governed by the latest edition and all amendments thereto of the Standard Specifications for Sewer and Water Construction in Wisconsin (SWS) and State of Wisconsin Department of Transportation Standard Specifications for Road and Bridge Construction, unless otherwise specified in these Specifications, whichever is more restrictive. A full-time inspector is required to be at the project site to observe pipe unloading, inspect construction materials, and observe and document the construction of storm sewers and laterals. THESE STANDARDS SHALL APPLY TO ALL PUBLIC STORM SEWERS. Any and all modifications to these Specifications shall be approved by the Village Engineer.

Design shall follow SWS Specifications, Milwaukee Metropolitan Sewerage District (MMSD) Rules, Village of Germantown Municipal Code Chapter 27 and be designed in accordance with the NOAA Atlas 14. For private property in new development, if Department of Commerce procedures are used, the designer shall verify that off-site flows meet all of the requirements of the Rational Method or TR-55 Method. Design shall also conform to the following:

4.1 SPECIFICATIONS

4.1.1 STORM SEWER PIPE

4.1.1.1 MATERIALS

4.1.1.1.1 All storm sewers shall be constructed with a minimum Class III reinforced concrete pipe per SWS, Section 8.6.0 or as approved by Village Engineer:

4.1.1.1.2 Reinforced Concrete Pipe – ASTM C76

4.1.1.1.3 Horizontal Elliptical Reinforced Concrete Pipe – ASTM C507.

4.1.1.1.4 Joints for concrete storm sewer pipe shall have rubber gaskets conforming to SWS, Section 8.41.2.

4.1.1.2 DESIGN STANDARDS

4.1.1.2.1 Minimum size: 12"

4.1.1.2.2 Location:

4.1.1.2.2.1 In streets and easements: 10 feet west or south of the sanitary sewer.

4.1.1.2.3 Pipe cover:

4.1.1.2.3.1 3 feet minimum from finish design grade to outside top of storm sewer.

4.1.1.2.4 Storm sewers with diameters greater than 24" equivalent, daylighting in ditches shall have safety grates, meeting design standards, installed at the upstream and downstream ends.

4.1.1.2.5 Mainline and conveyance storm sewer design storm: 25-yr.; Storm sewers may not be surcharged in a 25-yr. or less design storm condition. Surge condition is defined as to the crown of pipe (full pipe flow - no pressure).

4.1.1.2.6 Minimum slope shall be 0.2% and achieve minimum velocity = 2.0 feet per second when pipe is flowing half-full. Village Engineer may waive the 0.2% minimum slope for runs of pipe longer than 400 feet. Village Engineer may limit maximum velocities.

4.1.1.2.7 Complete sewer design calculations are required with submittals, including Drainage Areas Map.

4.1.1.2.8 Storm sewer shall be required in public Rights-of-Way in new developments where the depth of proposed ditches exceed 3 feet as measured from the edge of pavement.

4.1.2 STORM LATERALS (From main to lot line)

4.1.2.1 MATERIALS

4.1.2.1.1 Unless otherwise specified, all pipe used for storm laterals shall be:

4.1.2.1.1.1 Class III concrete sewer pipe; or

4.1.2.1.1.2 PVC (SDR 26) pipe

4.1.2.2 DESIGN STANDARDS

4.1.2.2.1 Minimum size in ROW/easement areas shall be 6" diameter.

4.1.2.2.2 The minimum slope on laterals shall be 1/8" per foot.

4.1.2.2.3 The maximum slope on laterals shall be 1/2" per foot.

4.1.2.2.4 Minimum cover for storm sewer laterals in paved areas shall be 12" as measured from the top of the pipe to the top of the subgrade.

4.1.2.2.5 A clay dam across the trench shall be constructed adjacent to pavement low points with all storm sewer laterals.

4.1.2.2.6 Connection of laterals to storm sewer shall be subject to following:

4.1.2.2.6.1 Location of invert of new lateral may be permitted a maximum of 12" above spring line of outlet sewer or use outside drop inlet per SWS for main sewers.

4.1.2.2.6.2 Hole - Core drill only. Deliver "cut-out" to the Construction Inspector.

4.1.2.2.6.3 Connection Device - Kor-N-Seal boot, or pre-approved equal with stainless steel snap-in ring.

4.1.2.2.6.4 Any lateral that is connected into a manhole shall have a smooth concrete bench/channel placed to convey lateral flow into the storm sewer.

4.1.2.2.7 Storm sewer lateral lines shall be designed to receive the storm water runoff from window wells, footing drains and sump pumps.

4.1.2.2.8 In areas with storm sewer, a storm sewer lateral shall be provided for each lot or building. The Village Engineer may waive this requirement for lots that are adjacent to and drain to adjacent public drainage easements, wetlands or waters of the State.

4.1.2.2.9 Sump discharges for all buildings shall be located at the front of building (facing street). Village Engineer may waive this requirement for lots that are adjacent to and drain directly to public drainage easements, wetlands or waters of the State.

4.1.2.2.10 Storm laterals shall be located to the right of sanitary sewer lateral when looking from the street.

4.1.2.2.11 Covers installed on lateral cleanouts shall not be bolted to the cleanout pipe.

4.1.3 CULVERTS

4.1.3.1 MATERIALS

4.1.3.1.1 Culverts shall be manufactured and installed in accordance with the requirements of the Standard Specifications for Highway and Bridge Construction in Wisconsin.

4.1.3.1.2 Damaged or rusted culvert pipes shall not be reused.

4.1.3.2 DESIGN STANDARDS

4.1.3.2.1 Culverts located in a Primary Storm Water Management System (PSMS) shall provide at least the 100-year level of protection for capacity and road overtopping.

4.1.3.2.2 Culverts located in a minor storm water management system shall be designed to safely convey surface water runoff from a 10-year storm event. Culverts may not be surcharged in a 10-year or less design storm condition. Surge condition is defined as to the crown of pipe (full pipe flow – no pressure).

4.1.3.2.3 Minimum size shall be 12" diameter for driveways and 15" for roadway cross culverts.

4.1.3.2.4 Minimum culvert lengths:

< 24" diameter	20 feet
24" – 30" diameter	22 feet
36" – 42" diameter	24 feet
48" and larger diameters	26 feet

4.1.3.2.5 Culverts less than 24 feet in length shall consist of one piece of pipe.

4.1.3.2.6 All crossroad culverts shall be designed to provide a minimum of 12 inches of cover to the top of the pipe at the edge of the finished pavement of the road.

4.1.4 FLARED END SECTIONS

4.1.4.1 MATERIALS

4.1.4.1.1 The end sections shall be manufactured and installed in accordance with the requirements of the WisDOT Standard Specifications, Section 521 or Section 522 as applicable.

4.1.4.2 DESIGN STANDARDS

4.1.4.2.1 In areas with greater than 35 miles per hour, flared end sections shall be required to be installed on the ends of driveway culvert.

4.1.5 DITCHES

4.1.5.1 DESIGN STANDARDS

4.1.5.1.1 Slopes.

4.1.5.1.2 Grassed Invert

4.1.5.1.2.1 1½% minimum

4.1.5.1.2.2 4% maximum

4.1.5.1.3 Concrete Invert:

4.1.5.1.3.1 Greater than 4% or less than 1½%.

4.1.5.1.3.2 10 % maximum, 0.7% minimum.

4.1.5.1.3.3 Invert shall be placed on a minimum of 3" of crushed aggregate base course.

4.1.5.1.3.4 Place sod within the initial 1½ feet of ditch side slopes adjacent to the concrete invert.

4.1.5.1.3.5 2-ft. minimum width, v-bottom

4.1.5.1.3.6 V-bottom formed by 4H:1V sloped top surface

4.1.5.1.3.7 Minimum concrete thickness: 6"

4.1.5.1.4 Alternative methods may be used after approval of the Village Engineer is obtained.

4.1.5.1.5 Fore slope: 4H:1V maximum.

4.1.5.1.6 Backslope: 4H:1V maximum.

4.1.5.1.7 The minimum ditch depth shall be 12" below the shoulder point at roadway high points. Other ditch locations shall have a minimum depth of 20" below the shoulder point and be graded to accommodate a properly sized driveway culvert.

4.1.5.1.8 Adopt and administer the WDNR Technical Standards 1053, 1058, and 1059 for erosion control. All roadside ditches shall be covered with a minimum of 4" of topsoil, and either seeded, fertilized and matted or sodded. Sod placement shall be required on longitudinal slopes greater than 4%

4.1.5.1.9 If the back slope of a ditch extends beyond the right-of-way, drainage easements shall be required adjacent to the street right-of-way at a uniform distance from the road centerline or pipe to be buried within right-of-way as to avoid encroaching on private property, as approved by the Village Engineer.

4.1.5.1.10 Turf reinforcement may be used as a substitute for concrete invert in ditches with slopes between 4% - 5%. Village Engineer shall pre-approve turf reinforcement type.

4.1.6 STORM MANHOLE & JUNCTION CHAMBERS

4.1.6.1 MATERIALS

4.1.6.1.1 All storm manholes shall be pre-cast concrete with integral base, with pre-cast flattops (slab or deck) with an opening for the casting.

4.1.6.1.2 The manholes shall be sized as follows:

Downstream Pipe O.D.*	Minimum Manhole I.D.
27" or less	42"
28" – 30"	48"
31" – 36"	60"
37" – 42"	72"
>42"	Special Design Requiring Village Engineer Approval
*O.D. is the largest horizontal outside pipe dimension	

4.1.6.1.3 Where field conditions allow, the manhole shall be constructed with an offset cone.

4.1.6.1.4 All chimney joints, including the frame-chimney joint, and all barrel & cone section lifting holes shall be sealed with a cementitious grout with a struck joint. Grout shall be premixed, non-metallic, high-strength, non-shrink, Pennegrout. by IPA Systems, or approved equal, which meets requirements of ASTM C-1-91 and C-827 as well as CRD C-588 and C-621. When mixed to a mortar or "plastic" consistency, the grout shall have a minimum 1-day and 28-day compressive strength of 6,000 and 9,000 psi, respectively. Dry stacking of riser rings or flat decks shall not be permitted. They shall be laid in a bed of grout as described above.

4.1.6.1.5 Steps meeting the requirements of SWS, Section 6.40.1 shall be installed in all manholes or junction chambers deeper than 4', from floor to rim.

4.1.6.1.6 Drop pipes or other energy-dissipating structures shall be provided for all sewers entering a manhole with their invert at an elevation more than 24" above the invert of the sewer leaving the manhole.

4.1.7 CATCH BASINS

4.1.7.1 MATERIALS

4.1.7.1.1 Shall consist of masonry, pre-cast or monolithic construction in accordance with Chapter 3.6.1 and File No. 25 or 26 of SWS. All catch basins shall be designed and constructed to allow easy access for maintenance and cleaning.

4.1.7.1.2 Steps meeting the requirements of SWS shall be installed in all catch basins deeper than 4', from floor to rim.

4.1.7.1.3 Size (minimum).

4.1.7.1.3.1 For mountable curb, use Neenah castings 3501 Rectangular 24" x 30" (Internal Dimensions).

4.1.7.1.3.2 For vertical face curb, use Neenah casting 3228 Rectangular 24" x 36" (Internal Dimensions).

4.1.7.1.3.3 Round 48" ID.

4.1.7.1.3.4 Manhole inlets - Allowed only in cases where an angle point in the storm sewer occurs under the curb line. (These shall be avoided whenever possible.)

4.1.7.1.4 A continuous 4" diameter perforated, corrugated polyethylene drainpipe, meeting the requirements of AASHTO Designation: M-252, shall be installed under the curb and gutters and extend 50 feet in either direction from storm water catch basins located at low points. For catch basins in other locations, the 50-ft length of drainage pipe shall be connected only to the upstream side.

4.1.7.1.5 Where underdrain pipe is specified, a 4" diameter hole shall be cored in opposite sides of each catch basin located at low points to allow the connection of 4" diameter perforated, corrugated polyethylene underdrain pipe. Catch basins located in other locations shall have a 4" diameter hole cored in the upstream side to allow the connection of 4" diameter underdrain pipe. The holes shall be cored at an elevation that is below the subgrade elevation to allow for positive drainage and proper placement of the underdrain. Village Engineer may waive underdrain requirement.

4.1.7.1.6 All chimney joints, including the frame-chimney joint, and all barrel & cone section lifting holes shall be sealed with a cementitious grout bed with a struck joint. Grout shall be premixed, non-metallic, high-strength, non-shrink, Pennegrout. by IPA Systems, or approved equal, which meets requirements of ASTM C-1-91 and C-827 as well as CRD C-588 and C-621. When mixed to a mortar or "plastic" consistency, the grout shall have a minimum 1-day and 28-day compressive strength of 6,000 and 9,000 psi, respectively.

4.1.7.2 DESIGN STANDARDS

4.1.7.2.1 Inlet capacity design storm: 25-yr. storm event. In a 25-yr. storm event, the maximum spread of ponded storm water shall be 8 feet as measured from the face of curb.

4.1.7.2.2 Inlet capacity design storm: 50-yr. storm event for areas with no overland flow relief. In roadways, storm water ponding shall not exceed 6" on paved parking areas and 4" at the centerline in a 100-yr. storm event.

4.1.7.2.3 At low points, curb pan shall be pitched a ½ inch five feet on both sides of catch basins.

4.1.7.2.4 Where only front yard drainage flows to the curb, maximum separation or run to a catch basin is 300 feet unless in the opinion of the Village Engineer a lesser distance is required. Where the collective drainage from more than one lot discharges over the curb at a single point, a catch basin shall be required at the lot line extended

4.1.8 FIELD INLETS

4.1.8.1 MATERIALS

4.1.8.1.1 Shall consist of masonry, pre-cast or monolithic construction in accordance with Chapter 3.6.3 and File No. 28 or 29 of SWS.

4.1.8.1.2 Inlets shall be designed and constructed to allow easy access for maintenance and cleaning.

4.1.8.1.3 All chimney joints, including the frame-chimney joint, and all barrel & cone section lifting holes shall be sealed with a cementitious grout bed with a struck joint. Grout shall be premixed, non-metallic, high-strength, non-shrink, Pennegrout. by IPA Systems, or approved equal, which meets requirements of ASTM C-1-91 and C-827 as well as CRD C-588 and C-621. When mixed to a mortar or "plastic" consistency, the grout shall have a minimum 1-day and 28-day compressive strength of 6,000 and 9,000 psi, respectively.

4.1.8.2 DESIGN STANDARDS

4.1.8.2.1 Inlet capacity design storm: 25-yr. storm event. In a 25-yr. storm event, the maximum spread of ponded storm water shall be 8 feet as measured from the face of curb.

4.1.8.2.2 Inlet capacity design storm: 50-yr. storm event for areas with no overland flow relief. In roadways, storm water ponding shall not exceed 6" on paved parking areas and 4" at the centerline in a 100-yr. storm event.

4.1.9 ROAD UNDERDRAINS

4.1.9.1 MATERIALS

4.1.9.1.1 Underdrain systems shall be installed under curb and gutters to collect water and convey it to catch basins.

4.1.9.1.2 The underdrain system shall be constructed with:

4.1.9.1.2.1 4" diameter perforated, corrugated polyethylene drainage pipe meeting the requirements of AASHTO Designation: M-252.

4.1.9.1.2.2 Pipe perforations may be holes or slots and may be in 3 or 4 lines spaced around the circumference of the pipe at 120° or 90° respectively.

4.1.9.1.3 The trench shall be backfilled with open graded $\frac{3}{4}$ " crushed stone.

4.1.9.1.4 Geotextile fabric, as specified in Section 612.2.8 of the Standard Specifications, shall be used to line the underdrain trench before the drainage pipe is installed and backfilled. Enough fabric shall be provided as to cover the sides and bottom of the trench and overlap across the top of the trench by a minimum of 4 inches.

4.1.9.2 DESIGN STANDARDS

4.1.9.2.1 The 4" drainage pipe shall be laid in an 8" deep by 8" wide trench with flat bottom with square sides as shown in the Figure 7 of the Details. The trench, constructed at an elevation lower than the base course, shall extend 50 feet in either direction from a storm water catch basin located at the low point of the road, aligned with the proposed centerline of the flange of the curb and gutter. For catch basins in other locations, the 50' drainage pipe shall be connected only to the upstream side.

4.1.9.2.2 The drainage pipe shall be connected to catch basins in cored holes and grouted in-place in the cored holes. The end of drainage pipe opposite the catch basin shall be capped with a cap suitable for installing on the drainage pipe.

4.1.10 BEHIND CURB COLLECTORS

4.1.10.1 MATERIALS

4.1.10.1.1 All behind the curb collector systems shall be constructed with minimum 6" diameter PVC (SDR 35) pipe.

4.1.10.1.2 The clean out shall consist of a standard pre-cast 24" x 36" box inlet with a Neenah R-1878-B7L frame and lid as shown in Figure 15 of the Details.

4.1.10.2 DESIGN STANDARDS

4.1.10.2.1 Connected to sump pump drainage lines in lieu of storm sewer.

4.1.10.2.1.1 36" from flow line to surface.

4.1.10.2.1.2 1 % minimum grade.

4.1.10.2.1.3 300-ft. maximum run to outlet.

4.1.10.2.1.4 Maximum run of 250 feet in curvilinear street.

4.1.10.2.1.5 Maximum of 4 lots contributing area.

4.1.10.2.2 Behind the curb collector systems shall be installed 2' behind the curb at cul-de-sacs and hill crests where storm sewers are not located.

4.1.10.2.3 The collector pipe shall be connected to the nearest catch basin.

4.1.10.2.4 A clean out shall be installed at the upstream end of the collector system.

4.1.10.2.5 Sump lines for lots not served by the storm sewer shall be connected to the PVC collector pipe by a wye or tee fitting.

4.1.10.2.6 Tracer wire installation is required on all behind the curb collector pipe.

4.1.11 FRAMES, GRATES AND LIDS

4.1.11.1 MATERIALS

4.1.11.1.1 Vertical curb catch basin frames and grates shall be

4.1.11.1.1.1 Neenah R-3228-K, (with Rectangular 24" x 36" structure).

4.1.11.1.1.2 or equal as pre-approved by the Village Engineer.

4.1.11.1.2 Driveway frame and grate shall be 3290-A.

4.1.11.1.2.1 Mountable curb catch basin frames and grates shall be:

4.1.11.1.2.2 Neenah R-3501-R, (with Rectangular 24" x 30" structure).

4.1.11.1.2.3 or equal as pre-approved by the Village Engineer. (Add a flat frame and grate for driveway curb head reductions)

4.1.11.1.3 Field inlet frames and grates shall be:

4.1.11.1.3.1 Neenah R-3210-A, (with 35" x 35" structure).

4.1.11.1.3.2 or equal as pre-approved by the Village Engineer.

4.1.11.1.3.3 A Neenah R-2561 series beehive frame and grate shall be used where required by the Village (with 30" OD structure).

4.1.11.1.4 Manhole frames and grates in field inlet applications shall be:

4.1.11.1.4.1 Neenah R-2577-1, or

4.1.11.1.4.2 equal as pre-approved by the Village Engineer.

4.1.11.1.5 Manhole frames and lids in pavement applications shall be:

4.1.11.1.5.1 Neenah R-1661, or

4.1.11.1.5.2 equal as pre-approved by the Village Engineer.

4.1.11.1.6 Covers shall have machined bearing surface and will be permitted to have eight (8) vent holes.

4.1.11.1.7 A pipe grate with maximum opening size of 6" shall be installed on storm sewer inlets 18" or larger. Grate shall be hot-dipped galvanized after fabrication or be constructed of corrosion resistant material approved by Village Engineer.

4.1.12 FRAME ADJUSTMENTS

4.1.12.1 MATERIALS

4.1.12.1.1 All frame/casting adjusting rings for manholes, catch basins and inlets shall be:

4.1.12.1.2 Pro-Ring™ by Cretex, or

4.1.12.1.3 approved equal

4.1.12.1.4 The minimum for a chimney section shall be the height associated with the proper placement of one 2" adjusting ring. The maximum height of adjusting rings above the cone or slab top is 16 inches as measured from the top of cone or slab top. If more than 16 inches of adjusting rings are needed to set the casting to finished grade, then an additional barrel section shall be installed on the manhole.

4.1.12.1.5 The minimum thickness of individual pre-cast concrete adjusting rings shall be a nominal 2". The maximum thickness shall be a nominal 4".

4.1.13 SUMP PUMPS, DOWN SPOUTS, AND ROOF DRAINS

4.1.13.1 DESIGN STANDARDS

4.1.13.1.1 Sump pumps shall be connected to a storm sewer system if one exists adjacent to the lot.

4.1.13.1.2 Down spouts and roof drains, if not buried, may be connected to a sump collector. If buried, they shall be connected to sump collector.

4.1.13.1.3 If storm sewer is not provided or if a rural roadway section exists, then sump pumps shall be installed to receive and discharge ground water from footing drains.

4.1.13.1.4 Sump pumps, down spouts and roof drains shall discharge on the ground to the front of the lot so that:

4.1.13.1.4.1 Adjoining properties are not adversely affected.

4.1.13.1.4.2 If no drainage easement exists along a side or rear lot line, the discharge point within the site, shall be at least 10' from the lot line.

4.1.13.1.4.3 If a public open drainage easement exists adjacent to any lot, the discharge point for down spouts and/or roof drains shall be discharged directly into the easement.

4.1.14 BEDDING/COVER/BACKFILL

4.1.14.1 MATERIALS

4.1.14.1.1 Pipe Bedding/Cover: In accordance with SWS as follows -

4.1.14.1.1.1 Flexible wall pipe shall be Class "B" up to 12" above the top of pipe; 3/8" limestone chips.

4.1.14.1.1.2 Rigid wall pipe with diameters equal to or less than 21" shall have 3/8" limestone chips up to 6" above the top of pipe.

4.1.14.1.1.3 Rigid wall pipe with diameters greater than 21" shall have 3/4" limestone chips up to 6" above the top of pipe.

4.1.14.1.2 Cover Material: In accordance with SWS, Section 8.43.3. No stone, rock or other similar material with a sieve size greater than 1" shall be permitted.

4.1.14.1.3 Granular Backfill: In accordance with SWS, Section 8.43.4. No stone, rock or other similar material with a sieve size greater than 3" shall be permitted. Granular material shall be crushed limestone.

4.1.14.1.4 Spoil Backfill: In accordance with SWS, Section 8.43.5. No stone, rock or other similar material with a sieve size greater than 3-inches shall be permitted. In areas where excavated material(s) are determined to be not acceptable, in the judgement of the Village Engineer, then imported backfill material meeting the requirements of SWS will be required.

4.1.14.1.5 Slurry Backfill: Aggregate slurry in accordance with SWS, Section 8.43.8 and requirements of the Village Engineer, or in accordance with street opening permit, when issued. In special cases, the Village Engineer may direct the use of Sand Slurry consisting of 50 pounds of fly ash and a 1/2 bag of Portland cement per cubic yard of mix.

4.1.14.2 DESIGN STANDARDS

4.1.14.2.1 Backfill in accordance with all street opening permit(s), generally this will be aggregate slurry. All areas greater than 5 ft from a paved surface (and above a 45-degree intercept line) may receive suitable spoil backfill as provided herein.

4.1.14.3 INSTALLATION

4.1.14.3.1 Care shall be taken by the Contractor when backfilling to prevent any movement of the pipe from proper alignment and grade. Contractor is responsible for determining that the finished sewer remains at the required elevation and grade.

4.1.14.3.2 Mechanically compact all trench backfill per SWS, Section 2.614(b). The initial lift to be compacted shall have a 2' loose thickness. Each subsequent lift to be compacted shall have a maximum 18" loose thickness. Contractor shall place thinner lifts if the required compaction cannot be achieved.

4.1.15 PIPE TO MANHOLE CONNECTIONS

4.1.15.1 MATERIALS

4.1.15.1.1 In accordance with SWS, Section 3.5.7, except as modified below:

4.1.15.1.2 Amend the last sentence of Section 3.5.7(a) by adding the following: “using boots or cast-in-place cementitious material.”

4.1.15.1.3 Delete the last paragraph of Section 3.5.7 (c) & replace with: “To maintain seal flexibility, the annular space between the pipe and manhole wall shall be plugged with flexible butyl rubber gasket material prior to pouring the manhole invert and bench in accordance with SWS, Section 6.41.6. When connecting pipe to existing pre-cast concrete manholes, core hole in manhole wall prior to installing pipe to manhole seal.”

4.2 INSPECTION

4.2.1 SUBMITTALS AND SAMPLES

4.2.1.1 All materials and installations shall conform to SWS and are subject to the Village Engineer’s approval. All materials of each type or use shall be from a single manufacturer. Contractor shall submit for approval six (6) sets of material specifications, certification and testing results by manufacturer on EACH material item required on the Project.

4.2.2 ACCEPTANCE TESTING

4.2.2.1 General

4.2.2.1.1 Installation shall be in accordance with SWS, and these specifications.

4.2.2.1.2 All storm sewer pipe shall be laid uniformly to line and grade. Noticeable variation from true alignment and grade will be considered, by the Village, sufficient cause for rejection of the work. Care should be taken to ensure that the entering pipe is forced tightly against the last pipe laid.

4.2.2.1.3 Storm sewer, storm sewer inlets, storm sewer catch basins, and lateral alignment shall be uniform in line and grade as measured from the inlet to the outlet of the pipe section. Vertical misalignment of greater than ¾” in a single pipe section or a crest in the pipe grade extending for more (longer) than one-and-one-half (1-1/2) sections of pipe shall be cause for rejection and correction by the Contractor at no cost to the Village.

4.2.2.1.4 Manhole barrel joint(s) gasket material (“E-Z-Stik”) shall be placed on the vertical slope of each joint and shall be of the size necessary to fill the annular space of the joint. Lifting holes shall be grouted with Pennegrout and struck smooth on the interior and exterior surfaces. Chimney joints shall be grouted with Pennegrout. The grout shall extend the full width of each grade ring and each joint shall be struck-off vertically, even with the inside and outside chimney surfaces.

4.2.2.1.5 Rim elevations for manholes located in paved areas shall be set $\frac{3}{8}$ " – $\frac{1}{2}$ " below the asphalt binder grade elevation. Ramping of manholes will not be allowed.

4.2.2.1.6 Final adjustments to raise rim elevations to $\frac{1}{2}$ " below the grades shown on the final paving plans shall be made by installing adjusting rings as needed just prior to placement of the final lift of the pavement (surface course).

4.2.2.1.7 Catch basins shall be initially constructed to approximate $\frac{3}{4}$ " below binder grade prior to the curb and gutter construction. When curb and gutter is constructed, the concrete curb and gutter shall be stopped 5 feet on either side of the inlet. At intersections, catch basins are to be constructed 5 feet from the end of radii (to side of inlet). Temporary curb and gutter in the 5-foot gap on either side of the inlet shall be constructed with asphalt transitioning from the final grades of the concrete curb and gutter to the grade of the grate set at binder grade.

4.2.2.1.8 At the time of placement of the final surface course of pavement, the temporary asphaltic curb and gutter shall be removed, and the inlet frame shall be set to final grade by adding one 2" adjusting ring and applying Type "M" mortar per SWS, Section 6.37.1. The concrete curb and gutter shall be completed. No wood shims shall be left in place. With this method, tuck pointing beneath the frame should not be required.

4.2.2.1.9 Any catch basin out of horizontal alignment by more than 2 inches shall be reconstructed to match the curb and gutter.

4.2.2.1.10 Contractor shall furnish and place a temporary 2" x 6" stake at the end of each storm lateral.

4.2.2.1.11 Existing field tiles shall be connected to a storm sewer or have a positive outfall provided.

4.2.2.1.12 All storm sewers shall be free from debris, sedimentation, or garbage prior to Village acceptance.

4.2.2.1.13 Downspout cleanouts and catch basins shall be inspected by the Village prior to acceptance by the Village.

4.1 INSPECTION

When starting an installation, the farthest downstream location of the new sanitary sewer system shall have a plug installed and maintained by the utility Contractor. That plug shall not be removed until the system has been accepted by the Wastewater Utility Village Engineer and deemed operational by the Village and/or the Utility Department.

4.1.1 SUBMITTALS AND SAMPLES

4.1.1.1 All materials of each type or use shall be from a single manufacturer. Contractor shall submit for approval six (6) sets of material specifications, certification and testing results by manufacturer on EACH material item required on the Project.

4.1.2 ACCEPTANCE TESTING

4.1.2.1 General

4.1.2.1.1 Deflection and Leakage tests in accordance with SWS and under supervision of the Engineering Project Inspector and the Wastewater Utility.

4.1.2.1.2 All sewer pipes shall be laid uniformly to line and grade. Noticeable variation from true alignment and grade will be considered to be sufficient cause for rejection of the work by the Village. Care should be taken to ensure that the entering pipe is forced tightly against the last pipe laid.

4.1.2.1.3 Sanitary main and lateral alignment shall be uniform in line and grade as measured from the inlet to the outlet of the pipe section. Vertical misalignment of greater than $\frac{3}{4}$ " in a single pipe section or a sag in the pipe grade extending for more (longer) than one-and-one-half (1.5) sections of pipe shall be cause for rejection. Any correction by the Contractor shall be at no cost to the Village or Utility.

4.1.2.1.4 Two (2) business days' notice is required to be given to the Village's Inspector and the Wastewater Utility.

4.1.2.1.5 All water that is used for construction purposes will be charged at the current rates for such use. A PERMIT IS REQUIRED FROM THE WATER UTILITY PRIOR TO ANY WATER USE.

4.1.2.2 Tests

4.1.2.2.1 Deflection testing for flexible mains shall be at the 95% of specified minimum I.D.

4.1.2.2.2 Leakage testing shall include all installed system components, such as mains, branches, laterals, risers and taps to the terminus of lines installed. For each foot that the test section is below ground water level, the test pressure shall be increased by 0.43 PSI for each foot that the average ground water height for the test section is above the spring line. In absence of recorded data on ground water table above pipe invert, it shall be assumed to begin at six (6) feet below finished

manhole grade. Therefore, the minimum increase in test pressure shall be 6.6 psi and the maximum test pressure shall be 10.0 psi.

4.1.2.2.3 Sanitary Manholes shall be vacuum tested for leakage in accordance with standard test methods outlined in ASTM C-1244-93 or current edition, and minimum test time periods of:

42" & 48" dia. Manholes	60 sec.
60" dia. Manholes	75 sec.
72" dia. & greater Manholes	90 sec.

4.1.2.2.4 Interior manhole walls to be vacuum tested shall be dry. As required by MMSD, sanitary manholes shall be vacuum tested from the lid down to the invert. If a vacuum test fails, all remedial sealing is to be done on the exterior of the manhole prior to re-testing following proper curing time. Manholes receiving repairs shall be vacuum tested again after repairs are completed.

4.1.2.2.5 As an alternative, sanitary manholes may be vacuum tested from the top of the cone to the invert provided that the frame/cone internal seal and extension, if installed, are water tested during installation as required by MMSD. Reports summarizing the vacuum testing shall be submitted to the Utility Department.

4.1.2.2.6 Follow hydrostatic testing procedures outlined in SWS, Section 4.15, at 100 psi and no leakage.

4.1.2.2.7 Testing of both internal and external seals shall be with a gallon of dyed water behind the seal for a period of 1 minute without any leakage through the bottom clamp.

4.1.2.2.8 Prior to pre-punch list work, tracer wires shall be tested by Contractor prior to Village accepting the work. The Utilities Department has the option to spot check the continuity of the tracer wires.

4.1.2.2.9 As part of the pre-punch list work, Contractor required to notify when CCTV is ready to start. CCTV will be completed by the Village Wastewater Utility at no cost to Contractor.

4.1.3 CLEANING

4.1.3.1 Cleaning Precautions

4.1.3.1.1 During the cleaning process, a mechanical plug of appropriate size will be installed at the furthest downstream manhole, and all efforts shall be made to keep foreign materials and water from adjoining sewer systems.

4.1.3.1.2 Contractor shall clean all sanitary sewer line sections between manholes using high-velocity jet, or mechanically powered equipment. All dirt, sand, rocks, and other solid or semi-solid material resulting from the construction of the system shall be removed before acceptance.

4.1.3.2 Contractor shall be required to repair all visible damage and leaks in the mains.

4.1.3.3 This procedure is in addition to any testing required by SWS and/or MMSD.

4.1.3.4 Acceptance of sewer line cleaning and construction will be made upon the successful completion of the CCTV inspection by the Village, and to the satisfaction of the Wastewater Utility. If the CCTV inspection shows the cleaning to be unsatisfactory, the Contractor shall be required to re-clean and re-inspect the sewer line until the cleaning is shown to be satisfactory. Second inspection by CCTV due to dirt in pipe will be charged to Contractor.

4.1.4 CCTV – Private Interceptor Sewers

4.1.4.1.1 Contractor will perform CCTV after construction is complete. A copy of the CCTV video and report shall be provided to the Wastewater Utility.

4.1.4.1.2 Color videotape recordings of the data shall be made by the Contractor. Copies of each videotape, in USB digital format (USB flashdrives) or approved media, shall be provided to the Wastewater Utility. PipeTech Compatible P.A.C.P. codes are required.

4.1.4.1.3 A set of system map Plan Sheets shall be included with all CCTV report books.

5 ROAD SYSTEM

5.1 GEOMETRICS

5.1.1 RIGHT-OF-WAY WIDTHS

Type	Minimum ROW Width (feet)
Local Street	60
Service Alley	30
Manufacturing and Industrial	80
Collectors and Arterials	Per adopted County Highway Width Map and/or Official Village Map

Per tables 2 & 2A of Chapter 18 of the Village of Germantown Municipal Code

5.1.2 PAVEMENT WIDTHS

5.1.2.1 Pavement widths are measured from edge of pavement to edge of pavement.

Standard Urban Residential Section Using Curb & Gutter (Face of curb to face of curb)	30 Feet
Standard Rural Residential Section With Open Ditches (Face of curb to face of curb)	24 Feet
Standard Commercial or Industrial Section	40 Feet

Per tables 2 & 2A of Chapter 18 of the Village of Germantown Municipal Code

5.1.3 BOULEVARD SECTIONS

5.1.3.1 Entrance

5.1.3.1.1 Minimum pavement width (flange to flange of curb and gutter) shall be 16 feet for a single lane.

5.1.3.1.2 Minimum pavement width (flange to flange of curb and gutter) shall be 24 feet for a double lane.

5.1.3.2 Exits

5.1.3.2.1 Minimum pavement width (flange to flange of curb and gutter) shall be 24 feet (double lane).

5.1.3.2.2 Minimum median width shall be 20 feet back of curb to back of curb.

5.1.3.2.3 Median length shall be adequate for queuing, but generally shall not extend beyond the first side street.

5.1.4 CUL-DE-SACS

5.1.4.1 Local streets open at one end only shall end with a cul-de-sac.

5.1.4.2 No less than 3 parcels and no more than 15 parcels may be served by a cul-de-sac.
Block length between intersections shall not exceed 1,500 feet nor be less than 500

feet. Block length is measured from the center line of the right-of-way to the center line of the right-of-way of the two cross streets.

5.1.4.3 Residential:

5.1.4.3.1 All pavement widths for a standard residential cul-de-sac shall have a minimum bulb radius of 42 feet as measured from the center of the cul-de-sac to the edge of pavement.

5.1.4.3.2 The minimum bulb radius for the Right-of-Way shall be 66 feet as measured from the center of the cul-de-sac.

5.1.4.4 Commercial or Industrial:

5.1.4.4.1 All pavement widths for a standard commercial or industrial cul-de-sac shall have a 48-ft. radius measured from the center of the cul-de-sac to the face of curb.

5.1.4.4.2 The minimum radius for the Right-of-Way shall be 66 feet.

5.1.4.5 Central planting islands are acceptable in the middle of the cul-de-sac.

5.1.4.5.1 Minimum pavement width (edge of pavement to edge of pavement for rural cross-section or flange to flange for curb and gutter) shall be 16 feet for a single lane.

5.1.4.5.2 Plantings should be installed outside of the 5' clear zone for snow plowing.

5.1.5 CLOSE/LOOP STREET

5.1.5.1 The close or loop street, may be used in lieu of a short cul-de-sac, and shall be designed as two parallel lanes, 16-ft. wide lanes separated by a central planting strip or bio-retention area having a minimum width of 50 feet.

5.1.5.2 Maximum length for a close or loop street shall be 1,200 feet.

5.1.6 STREET GRADES

Type	Max Grade
Arterial	4%
Collector	7%
Local	10%

5.1.6.1 Urban roadway sections shall have a minimum of 0.7% centerline profile gradient.

5.1.7 CROSS SLOPE

5.1.7.1 All roadway sections (urban or rural) shall have a crown, with a cross slope of 3% from the pavement centerline to the edge of pavement.

5.1.8 HORIZONTAL CURVES

5.1.8.1 Minimum horizontal curve requirements, per WDOT Geometric Design of Highways and Streets, Current Edition including all updates.

5.1.8.2 Compound Curves

5.1.8.2.1 Compound curves are only allowed on roads with a posted speed limit of 25 mph or less.

5.1.8.2.2 A minimum horizontal curve radius of 250 feet is required along the roadway centerline.

5.1.8.2.3 A horizontal curve radius of 200 feet may be accepted when a 100' long tangent length is provided between curves.

5.1.9 VERTICAL CURVES

5.1.9.1 Maintain "K" Values per AASHTO Geometric Design of Highways and Streets, Current Edition including all updates.

5.1.10 SIGHT DISTANCE

5.1.10.1 For minimum sight distance requirements at intersections and driveways, refer to AASHTO Geometric Design of Highways and Streets, Current Edition including all updates.

5.1.11 INTERSECTION RADII

5.1.11.1 Internal to development for minor streets (measured from the edge of pavement/flange line):

5.1.11.1.1 Residential and multi-family: 25 feet

5.1.11.1.2 Commercial and industrial: 42 feet

5.1.11.1.3 Intersection radii at side roads, shall be as approved by the Village Engineer.

5.1.12 ACCELERATION/DECELERATIONS/BYPASS LANES

5.1.12.1 Any roadway intersecting with a collector or arterial street projected to have more than 100 ADT shall require Acceleration/Decelerations/Bypass Lanes per Detail Figure No. 4.

5.1.13 TRANSITIONS

5.1.13.1 Transitions areas, such as lane additions, bypass lanes, traffic shifting lanes, and areas between existing pavement and new pavement sections with varying widths, shall be transitioned based on speed and road type.

5.2 SPECIFICATIONS

5.2.1 SUBGRADE

5.2.1.1 DESIGN STANDARDS

5.2.1.1.1 Soil borings to a minimum depth of 10 feet below finish grade shall be taken every 50-500 feet along the proposed centerline of the roadway. A site map showing the location of the borings along with laboratory soils classifications for each boring shall be submitted to the Village Engineer.

5.2.1.1.2 Should the geotechnical data submitted to the Village not be sufficient to satisfy the Village Engineer, the Developer shall grant the Village with a right of entry to obtain the required data. Costs associated with obtaining the required data shall be at the Developer's sole expense.

5.2.1.2 INSTALLATION

5.2.1.2.1 The subgrade shall be proof rolled, checked for proper grade and approved by the Village Engineer or designee before crushed stone base and, if necessary geotextile fabric, is to be applied. Proof rolls are to be witnessed by a designated Village representative.

5.2.1.2.2 All earth fills under roadways shall be placed in 12" maximum lifts and a Proof Roll shall be witnessed by the Village Inspector or designated Village representative.

5.2.1.2.3 All soft spots located as a result of proof rolling with a fully loaded tri-axle truck approved by Village Engineer or designee shall be undercut and filled in a manner agreed upon by the Contractor and the Village Engineer.

5.2.1.2.4 All repaired soft spots shall be re-proof rolled after subgrade elevation has been re-established. Process shall be repeated until the project passes proof roll.

5.2.1.2.5 In unstable soil conditions, undercutting in excess of 3 feet shall be backfilled with 3" breaker run or other materials as approved in writing by the Village Engineer. 1-1/4 inch select crushed aggregate may also be used.

5.2.1.2.6 If open graded material is used, drainage at the bottom of the undercut is required by use of a French drain or perforated pipe bedded in crushed stone, where grades allow. In many situations, dense graded coarse TB shall be used to eliminate water that would be trapped if clear stone was used.

5.2.1.2.7 In unstable soil conditions, additional subdrains may be required as directed by the Village Inspector.

5.2.1.2.8 Method of drainage of the filled area shall be approved by the Village Inspector.

5.2.2 GEOTEXTILE FABRIC

5.2.2.1 MATERIAL

5.2.2.1.1 Geotextile fabric conforming to WisDOT Standard Specification, Section 645 shall be pre-approved by the Village Engineer prior to installation for:

5.2.2.1.1.1 subgrade separation and stabilization (Type SAS)

5.2.2.1.1.2 drainage filtration (Type DF)

5.2.2.1.1.3 subgrade reinforcement (Type SR)

5.2.2.1.1.4 under riprap (Types R & HR).

5.2.2.2 INSTALLATION

5.2.2.2.1 Geotextile fabric shall be placed on substandard subgrade in all areas that will receive crushed aggregate base course material, unless a Clear Stone Frost Barrier is to be used. Geotextile fabric is not required where Clear Stone Frost Barrier is to be used.

5.2.2.2.2 Geotextile fabric shall have a minimum 24" overlap for longitudinal seams and minimum 36" overlap for transverse seams.

5.2.2.2.3 Subsequent open cuts of the pavement requiring excavations below the subgrade of roadways having geotextile fabric in place shall be backfilled with approved slurry.

5.2.3 BASE COURSE

5.2.3.1 MATERIALS

5.2.3.1.1 The crushed aggregate base course for the roadway shall consist of dense graded base conforming to WisDOT Standard Specification Section 305.2.2.1 for 1 ¼-inch.

5.2.3.2 INSTALLATION

5.2.3.2.1 The finished base course elevation shall be a minimum of:

5.2.3.2.1.1 10" above the approved subgrade for a local roadway,

5.2.3.2.1.2 14" above the approved subgrade for a commercial or industrial roadway

5.2.3.2.2 New Construction or Reconstruction:

5.2.3.2.2.1 Bottom Layer: 3" gradation crushed interlocking limestone aggregate from a quarry source

5.2.3.2.2.2 Middle Layer: 1 ¼" gradation crushed interlocking limestone aggregate from a quarry source

5.2.3.2.2.3 Quarry Source: Quarry source shall be listed on the WisDOT Pit and Quarry Listing (latest edition) and be approved by Germantown.

5.2.3.2.2.4 Gradations shall conform to WisDOT Standard Specifications Sec. 305

5.2.3.2.3 Pulverize & Overlay: Pulverized pavement acceptable when recommended by Geotechnical Services Report, as approved by the Village Engineer.

5.2.3.2.4 The dense graded base shall be spread, shaped, compacted, and proof-rolled to produce a stabilized base which conforms to the required cross-sections.

5.2.3.2.5 Special compaction testing may be required dependent on-site conditions in accordance with 301.3.4.3 of the WisDOT Standard Specifications at the contractor's expense.

5.2.3.2.6 Surface Elevation tolerance to be +/- 1/2 inch.

5.2.3.2.7 Base course to be compacted to 95% Modified Proctor and conform to WisDOT Standard Specification 305.3.2

5.2.4 FROST BARRIER – As required by the Village Engineer

5.2.4.1 MATERIALS

5.2.4.1.1 The Frost Barrier shall be #3 Clear Stone with a minimum depth of 12" or as specified for a given project.

5.2.4.2 DESIGN STANDARDS

5.2.4.2.1 Where specified by the Village, a layer of Clear Stone Frost Barrier shall be required to prevent or minimize future frost heave damage to the roads.

5.2.5 SHOULDERS

5.2.5.1 MATERIALS

5.2.5.1.1 The aggregate for shoulder shall consist of: Crushed stone conforming to WisDOT Standard Specification Section 305.2.2.1 for ¾-inch dense graded base; or Recycled asphalt as approved by the Village Engineer.

5.2.5.2 DESIGN STANDARDS

5.2.5.2.1 For rural cross sections, a minimum 4-ft. wide shoulder shall be constructed, with recycled asphalt, along both edges of pavement.

5.2.6 ASPHALT PAVEMENT

5.2.6.1 MATERIALS

5.2.6.1.1 Asphalt pavement materials shall conform to the requirements of the Wisconsin Asphalt Pavement Association's (WAPA) latest pavement design guide.

5.2.6.1.2 Mix designs for all other classifications shall be as approved by the Village Engineer.

5.2.6.2 INSTALLATION

5.2.6.2.1 All asphalt binder courses shall be constructed on a dry, rolled and compacted crushed stone base, free of loose and foreign materials. Hand operated vibrating compactors shall be used around all manholes and valve boxes.

5.2.6.2.2 A tack coat, meeting the requirements of WisDOT Standard Specification Section 455.2.5, shall be used as a bonding agent between binder and surface courses, and the separate lifts of binder when not placed on the same day. The binder surface

shall be thoroughly cleaned and any debris removed prior to applying the tack coat. Tack coat shall be uniformly applied at a rate of 0.07 gallon per square yard with an allowable variation of +/- 0.02 gallon per square yard over the entire receiving surface. Daily application of the tack coat shall be limited to approximately that area of surface that can reasonably be expected to be paved during the same day.

5.2.6.2.3 Saw cutting

5.2.6.2.3.1 When saw cutting existing concrete or asphalt pavements, curb and gutter, driveways, or sidewalks, the saw cut shall be straight, and shall be full depth.

5.2.6.2.3.2 No payment shall be made for sawing that is not straight or for sawing where the sawing debris is not washed off of the pavement or driveways.

5.2.6.2.3.3 Longitudinal joints in the surface course shall at no time be placed immediately over similar joints in the binder course beneath, with the exception of the centerline. A minimum distance of 6" shall be required between the location of the joints in any given course and the location of similar joints in the course placed above it unless approved by the Village Engineer.

5.2.6.2.4 Paving shall be done in stages so that the first pass does not cool below 125° F, prior to second pass of the next lane.

5.2.6.2.5 Any asphalt paving after October 15th of any year shall be done only with special, alternate methods approved by the Germantown Village Engineer.

5.2.6.2.6 If the roadway will not receive the final lift prior to October 15th, a minimum 18" wide wedge of asphalt shall be placed against the flange line for protection.

5.2.6.2.7 On roadways with rural cross-section, the edge of the pavement shall be sloped, and no materials shall extend beyond the limits of the previous layer. Irregularities in alignment along the outside edges shall be corrected by adding or removing asphalt. Excess asphalt deposited on the existing base, binder or surface course outside the limits of the lane being laid, shall be immediately removed.

5.2.6.2.8 Prior to placement of the surface course:

5.2.6.2.8.1 All foreign matter shall be removed from the binder course surface.

5.2.6.2.8.2 On streets with curb and gutter, the 18" wide wedge of protective asphalt previously placed against the curb and gutter shall be removed by milling.

5.2.6.2.8.3 Developer/Contractor, at his sole expense, shall repair any depressions or other signs of failure in the binder course as directed by the Village Engineer.

5.2.6.2.8.4 Developer/Contractor, at his sole expense, shall repair any damaged curb and gutter as directed by the Village Engineer.

5.2.6.2.8.5 All manhole rims and water valve boxes shall be left 3/8" -1/2" below binder course and adjusted to 3/8" -1/2" below the final pavement elevation prior to

placement of surface course of asphalt. Paving rings which have an adjustable diameter are not allowed.

5.2.6.2.9 All excavations associated with manhole adjustments shall be backfilled with slurry as specified in Standard Specification for Sewer and Water Construction in Wisconsin Section 8.43.8. The slurry shall be backfilled to 6-inches below the final pavement elevation for residential, commercial, and industrial streets.

5.2.6.2.10 Asphalt pavement installation will not be permitted after October 15th unless approved by the Village Engineer.

5.2.6.2.11 Asphaltic binder course shall not be installed after October 1st, unless approved by the Village Engineer.

5.2.6.2.12 Asphaltic surface course shall be installed in the same calendar year as the binder course, unless approved by the Village Engineer.

5.2.7 CONCRETE PAVEMENT

The use of concrete pavement requires the approval of the Village Engineer.

5.2.7.1 MATERIALS

5.2.7.1.1 Portland Cement and aggregates used in all concrete mixes shall conform to WisDOT Standard Specification Section 501.

5.2.7.1.2 Aggregates used in concrete shall conform to the requirements of WisDOT Standard Specification Section 501.

5.2.7.1.3 Concrete shall be air entrained, Grade A, conforming to WisDOT Standard Specification Section 501, and in particular, meet the following requirements:

5.2.7.1.3.1 Minimum concrete content, 6.0 sacks per cubic yard;

5.2.7.1.3.2 Compressive strength after 28 days cured: 4,000 psi;

5.2.7.1.3.3 Maximum amount of water per bag of cement: 6.0 gallons;

5.2.7.1.3.4 Size of course aggregates required: No. 1 plus No. 2;

5.2.7.1.3.5 Slump: 1"-3"; and

5.2.7.1.3.6 Air content: 4.5% - 7.5%.

5.2.7.2 DESIGN STANDARD

Pavement Thickness (in)	Dowel Bar Dia. (in)	Joint Spacing (ft)
5 ½, 6, 6 ½	None	12
7, 7 ½	1	14
8, 8 ½	1 ¼	15
9, 9 ½	1 ¼	15
10 and above	1 ½	15

5.2.7.2.1 Alternative designs, such as high early, shall be as approved by the Village Engineer.

5.2.7.3 INSTALLATION

5.2.7.3.1 Contractor shall submit a mix design 10 days prior to paving and receive the approval of the Village Engineer.

5.2.7.3.2 A pre-pour meeting shall be scheduled with the Village's Engineering Department prior to paving.

5.2.7.3.3 Water used shall conform to WisDOT Specification Section 501.2.4. If Village water is used, it will be charged at the current rates for such use; a PERMIT IS REQUIRED from the Water Utility for any Village water use.

5.2.7.3.4 The consistency of the concrete shall be such that when measured by means of a 4" x 8" x 12" slump cone, the slump shall not exceed 3".

5.2.7.3.5 Test cylinders shall be required meeting AASHTO standards, stored under site conditions and then tested at Contractor expense. Testing to be performed by a licensed geotechnical consultant i.e. third party must make and test cylinders. Three test cylinders per 1,000 lineal feet shall be taken during the course of the curb and gutter operations. A testing firm, hired by the Developer, shall pick up the cylinders at the project site within 24 hours of paving, break the cylinders at the appropriate time (7, 14, and 28 days) and submit a test report to the Developer. The Developer shall submit a copy of the report to the Village Engineer or designee.

5.2.7.3.6 Concrete pavement shall be constructed in accordance with WisDOT Standards Specifications, Section 415.

5.2.7.3.7 Curing Time and Cleanup

5.2.7.3.8 Concrete pavements shall be closed to all traffic for 7 days unless otherwise directed by the Village Engineer. When directed to open the street to vehicular traffic, the Contractor shall clean the area of all forms, lumber, dirt and other debris to the satisfaction of the Village Engineer. The Contractor shall then flush and sweep the street.

5.2.7.3.9 When a concrete saw has been utilized to cut joints, the Contractor will be required to flush the pavement with water, removing all residual materials of the sawing operation, prior to opening the street to vehicular traffic.

5.2.7.3.10 Apply curing agent according to Wisconsin Concrete Paving Association (WCPA) Concrete Pavement and Flatwork Specification Guide.

5.2.7.3.11 Concrete Placement During Cold Weather (Follow WisDOT Specifications)

5.2.7.3.12 Concrete shall not be placed on a frozen subgrade. The Contractor shall remove and replace at his expense any concrete damaged by frost or freezing.

5.2.7.3.13 When placing concrete during cold weather, the water and the aggregates in the concrete mixture may be heated. When specifically allowed by the Village Engineer, the Contractor may use magnesium free calcium chloride as an admixture in the concrete. The maximum quantity to be used shall not exceed 1% of the cement content of the mix.

5.2.7.3.14 When the air temperature is expected to drop below freezing, the Contractor shall cover the surface of the concrete with straw, hay, or blankets to a sufficient depth to prevent freezing and such protection shall be furnished for at least 5 days after the concrete has been poured. Other methods of protection from freezing may be used when approved by the Village Engineer.

5.2.8 ADMIXTURES

5.2.8.1 Water Reducing

5.2.8.1.1 The Contractor may incorporate into the concrete mixture an approved water reducing admixture meeting the requirements of AASHTO Specification M-194, Type A or D when approved by the Village Engineer. The cement content may be reduced to 5.8 sacks per cu. yd. when the admixture is used at the manufacturer's recommended rate.

5.2.8.1.2 Accelerator: When specifically allowed by the Village Engineer, the Contractor may use magnesium free calcium chloride as an admixture in the concrete. The maximum quantity to be used shall not exceed 1% of the cement content of the mix.

5.2.9 CURB AND GUTTER

5.2.9.1 MATERIALS

5.2.9.1.1 All concrete curb construction shall conform to WisDOT Standard Specification, Section 601.

5.2.9.1.2 Concrete for curbs shall be air entrained, Grade A, conforming to WisDOT Standard Specification Section 501, and in particular, meet the following requirements:

5.2.9.1.2.1 Minimum concrete content: 6.0 sacks per cubic yard;

5.2.9.1.2.2 Compressive strength after 28 days cured: 4,000 psi;

5.2.9.1.2.3 Size of course aggregates required: No. 1;

5.2.9.1.2.4 Slump: 1" - 3"; and

5.2.9.1.2.5 Air content: 4.5% - 7.5%.

5.2.9.1.3 Concrete that is rejected on the work site for any reason shall not be re-tempered and used in the work without specific approval of the Village Engineer.

5.2.9.1.4 Concrete Curb and Gutter shall be a standard 6" vertical face curb and gutter type that is 30" wide (6" top curb and 24" flange), 9½" deep at the flange and 14" deep at the back of curb.

5.2.9.1.5 Concrete Curb joints to be spaced at 10 ft. intervals.

5.2.9.1.6 A V-Bottom mountable curb and gutter type that is 30" wide, 9" deep at the flange and 12" deep at the back of curb may be allowed at the discretion of the Village Engineer, on local streets only.

5.2.9.1.7 Where connection is made to existing road, dowels (longitudinally) are required. Dowels conforming to WisDOT Standard Specification Section 505.2.6, shall be installed per WisDOT Standard Specification Section 416.3.6.

5.2.9.1.8 Where connection is made to existing curb and gutter, ties (transversely) are required. Ties conforming to WisDOT Standard Specification Section 505.2.6, shall be installed per WisDOT Standard Specification Section 416.3.6.

5.2.9.2 DESIGN STANDARDS

5.2.9.2.1 Minimum curb grade: 0.7 % (along the gutter flow line).

5.2.9.3 INSTALLATION

5.2.9.3.1 Before the concrete is placed, the crushed aggregate base course under the curb and gutter shall be checked for correct elevation.

5.2.9.3.2 The concrete shall be placed in as nearly a continuous operation as possible.

5.2.9.3.3 Three test cylinders per 1,000 lineal feet shall be taken during the course of the curb and gutter operations. A testing firm, hired by the Developer, shall pick up the cylinders at the project site within 24 hours of paving, break the cylinders at the appropriate time (7, 14, and 28 days) and submit a test report to the Developer. The Developer shall submit a copy of the report to the Village Engineer or designee.

5.2.9.3.4 Prior to applying curing material on the concrete, the face of the curb shall be "branded" with a "W" designating the location(s) of water services, "S" designating the location(s) of sanitary laterals and "SS" for storm sewer laterals. Physical placement of the branding shall be reasonably accurate in a vertical plane above the respective lateral.

5.2.9.3.5 Prior to applying curing material on the concrete, the face of the curb shall be stamped with the contractor's name and year of installation. A stamp is required for each non-contiguous section of curb and gutter.

5.2.9.3.6 The concrete surface shall be sealed, once concrete has set up enough to prevent marring or dilution of surface, by spraying a uniform coating of white curing material meeting the requirements of WisDOT Standard Specification Section 415.2.4, in such a manner as to provide a continuous water-impermeable film on the entire concrete surface which includes the back of the curb and gutter.

5.2.9.3.7 Transverse contraction joints for curbs shall be cut or sawed 1/3 the depth of pavement at a maximum 10-foot intervals. One-inch expansion joints shall be provided at ends of radii, points of considerable change in grade and alignment, at intervals not to exceed 300 feet and where abutting existing curb and gutter.

5.2.9.3.8 Concrete curb and gutter shall cure a minimum of days, based on cylinder breaks, prior to backfilling and crushed stone base installation.

5.2.9.3.9 10 days after the curbs have been placed, or as determined by the 7-day cylinder breaks, and the Village has approved the concrete work, the Contractor shall immediately backfill behind the curbs to preclude any erosion or undermining.

5.2.10 ROAD UNDERDRAIN PIPE

5.2.10.1 MATERIALS

5.2.10.1.1 A continuous 4" diameter perforated, corrugated polyethylene drainpipe, meeting the requirements of AASHTO Designation: M-252, shall be installed under the curb and gutters and extend 25 feet in either direction from storm water catch basins located at low points. For catch basins in other locations, the 25-ft. drainpipe shall be connected only to the upstream side.

5.2.10.1.2 Pipe perforations may be holes or slots and may be in 3 or 4 lines spaced around the circumference of the pipe at 120° or 90° respectively. The end of the drainage pipe opposite the catch basin shall be capped with a cap suitable for installing on the drainage pipe of midstream structures.

5.2.10.1.3 Enough geotextile fabric shall be provided as to cover the sides and bottom of the trench and overlap across the top of the trench by a minimum of 4 inches or the pipe in a sock may be used, see Detail Figure No. 7.

5.2.10.1.4 The trench shall be backfilled with open graded ¾" clear stone.

5.2.10.2 INSTALLATION

5.2.10.2.1 The 4" drainage pipe shall be laid in an 8" deep by 8" wide trench with flat bottom with square sides. The trench, constructed at an elevation lower than the base course, shall be aligned with the proposed centerline of the flange of the curb and gutter. Any damaged drainpipe shall be replaced before the open graded stone is backfilled in the trench.

5.2.11 DRIVEWAYS

5.2.11.1 DESIGN STANDARDS

5.2.11.1.1 Driveway approaches are to be constructed by removing existing curb and gutter and installing poured in-place concrete. This activity requires a Driveway Approach Permit issued by the Village.

5.2.11.1.2 Driveway slopes shall not exceed 10%.

5.2.11.1.3 Driveway slopes shall not exceed 5% in all areas within 25 feet of a building.

5.2.11.1.4 For commercial, industrial and multi-family buildings, if the initial 25 feet of driveway is deemed to be an accessible passenger loading zone, the American Disabilities Act (ADA) requires accessibility routes with longitudinal slopes of not greater than 5% and cross slopes of 2% to be connected to the loading zone and the accessible building entrance.

5.2.11.1.5 AASHTO Sight Distance requirements shall be required at all driveway locations.

5.2.11.1.6 Sidewalks located behind driveway approaches should be the same thickness as the driveway.

5.2.11.2 RESIDENTIAL DRIVEWAYS

5.2.11.2.1 Only one driveway is allowed per parcel for residential developments.

5.2.11.2.2 For multi-family developments, the Plan Commission may grant one or more additional access points, based on the size of the development.

5.2.11.2.3 All residential driveways along roadways with vertical face curb and gutter and side path shall be constructed with a driveway apron.

5.2.11.2.4 Residential width at curb or shoulder = 25' max

5.2.11.3 COMMERCIAL DRIVEWAYS

5.2.11.3.1 The number of commercial driveways shall be the minimum necessary to provide reasonable access for regular traffic and emergency vehicles, while preserving operations and safety along the public roadway. Unless a Traffic Impact Analysis (TIA) shows that a single driveway cannot provide this, only one driveway access will be permitted unless one or more of the following conditions are met.

5.2.11.3.2 The continuous frontage of the parcel is over 300 feet long, in which case an additional driveway per each 300 feet or frontage may be granted by the Plan Commission. Commercial or Retail width at curb or shoulder = 45' max

5.2.11.3.3 Two one-way driveways may be permitted along frontage of at least 150 feet provided the driveways do not interfere with operations at other driveways or along the street.

5.2.11.3.4 The Plan Commission may determine additional driveways are justified due to the amount of traffic generated by the use without compromising traffic operations along the public street.

5.2.11.3.5 All commercial driveways along roadways with vertical face curb and gutter shall be constructed with a minimum of a driveway apron. Certain locations with heavy amounts of traffic will need to use a street type entrance as directed by the Village Engineer.

5.2.11.4 INSTALLATION

5.2.11.4.1 The concrete surface shall be sealed, after the concrete has set up substantially to avoid marring or damage to the concrete, with a uniform coating of curing material meeting the requirements of WisDOT Standard Specification Section 415.2.4, in such a manner as to provide a continuous water-impermeable film on the entire concrete surface. Back of flatwork must be sprayed as well.

5.2.11.4.2 Concrete driveway approaches shall be a minimum of 7" thick. Sidewalks behind driveway approaches shall be the same thickness as the driveway.

5.2.11.4.3 Asphalt driveway approaches shall be a minimum of 3" thick.

5.2.11.4.4 The modification of the curb and gutter and the construction of the driveway approach shall be done in accordance with the driveway approach permit and the construction detail.

5.2.11.4.5 Concrete curb and gutter shall not be saw cut horizontally at driveways. Reconstruction of the curb and gutter is required with pavement ties and felt.

5.2.11.4.6 Expansion joint material, ½" thick for full depth of concrete, shall be placed between the curb and gutter and the approach. Ties shall be required at the joints between existing curb and new curb.

5.2.12 PARKING LOTS

5.2.12.1 Parking lots shall be designed and constructed according to the standards in the Village of Germantown Code Section 17.45

5.2.12.2 Off street parking lots shall be designed to accommodate traffic volumes and pedestrian circulation based on the land use served. And should be situated as close to accessible building entrances as possible.

5.2.12.3 The internal circulation pattern shall be designed with 24-ft. wide driving aisles (measured from edge of pavement marking to edge of pavement marking) for two-way traffic to allow users to maneuver in an efficient & safe manner.

5.2.12.4 The use of landscaped islands & medians shall be used to provide positive guidance to motorist and establish proper driving patterns.

5.2.12.5 Sidewalks adjacent to parking stalls shall be 8 feet wide. Smaller sidewalks may be allowed with prior Village approval. Appeals may be made to the Plan Commission.

5.2.12.6 Turning radii for a single unit truck (SU Design Vehicle) shall be provided as a minimum to all portions of the lot.

5.2.12.7 Slope shall be 2% max in all directions

5.2.12.8 The van-to-regular accessible space ration should equal 1:6.

5.2.12.8.1 Stall dimensions should be as follows:

5.2.12.8.2 Stall Lengths = 20 foot min.

5.2.12.8.3 Stall Widths:

5.2.12.8.3.1 Car = 9 foot min.

5.2.12.8.3.2 Van = 11 foot min; or 8 foot min with 8 foot aisle.

5.2.12.9 Signage and pavement marking required for each stall.

5.2.12.10 Pavement:

5.2.12.10.1 General parking areas are recommended to have at least a minimum of 8-inches of crushed aggregate base course and 2-inches of 3 LT 58-28S Asphaltic Concrete and 2 inches of 4 LT 58-28S Asphaltic Concrete.

5.2.12.10.2 Areas of heavy traffic, such as loading docks, shall have at least a minimum of 10-inches of crushed aggregate base course and 4-inches of 3 LT 58-28S Asphaltic Concrete and 4 inches of 4 LT 58-28S Asphaltic Concrete. Inverted parking lots are discouraged.

5.2.13 SIDEWALK AND PATHWAYS

5.2.13.1 MATERIALS

5.2.13.1.1 Concrete for sidewalks shall be Grade A, conforming to WisDOT Standard Specifications, Section 501, meeting the following requirements:

5.2.13.1.1.1 Minimum concrete content, 6.0 sacks per cubic yard;

5.2.13.1.1.2 Compressive strength after 28 days cured: 3,500 psi;

5.2.13.1.1.3 Maximum amount of water per bag of cement: 6.0 gallons;

5.2.13.1.1.4 Size of course aggregates required: No. 1 plus No. 2;

5.2.13.1.1.5 Slump: 1"-3"; and

5.2.13.1.1.6 Air content: 4.5% - 7.5%.

5.2.13.1.2 Sidewalks are to be constructed of 5-inches of concrete over a 4-inch crushed aggregate base course.

5.2.13.1.3 Driveway crossings shall be 7-inches of concrete over a 6-inch crushed aggregate base course.

5.2.13.1.4 Pathways shall be constructed of a 4 LT 58-28S mix asphalt 3-inches thick over a 5-inch crushed aggregate base course or as directed by the Village Engineer.

5.2.13.2 DESIGN STANDARDS

5.2.13.2.1 Current and future planned side path and trail locations are identified in the Village's Comprehensive Plan. Any development that occurs on or adjacent to these locations is required to connect to, or construct its portion of the system, if not

currently in place, or provide detailed rationale and request a waiver from the Plan Commission and/or Common Council

5.2.13.2.2 Sidewalks and pathways shall be separated from the street by a minimum 6-foot wide grassy terrace with shade trees.

5.2.13.2.3 The outside edge of Sidewalks and pathways shall be located 1-foot from the right-of-way line or as directed by the Village Engineer except at intersection crossings. At intersection crossing, the proper placement shall be determined by the location of the crosswalk and as directed by the Village Engineer.

5.2.13.2.4 Widths of Sidewalks

Local Roads	5 Feet
Collectors and Arterials	6 Feet

5.2.13.2.5 Pathways shall be a minimum of 10 feet wide with 2 feet of gravel shoulder on both sides and in conformance with AASHTO's Guide for the Development of Bicycle Facilities.

5.2.13.2.6 Traverse grade of 2% (1/4" per foot) draining toward the road.

5.2.13.2.7 The maximum allowed longitudinal grade shall be 5%. This grade shall not be exceeded unless the road grade is of a steeper grade, in which case the longitudinal sidewalk grade shall not exceed the road grade.

5.2.13.3 INSTALLATION

5.2.13.3.1 Sidewalk shall be placed by formed methods.

5.2.13.3.2 Contraction joints shall be not less than ¼" wide and ½" deep. Contraction joint spacing shall be 5' or as directed.

5.2.13.3.3 Expansion joints shall be located at a minimum 100 ft O.C. Finished joints shall have ¼" radius. After floating, troweling, and jointing, the concrete shall be brushed with a damp bristle brush.

5.2.13.3.4 Prior to applying curing material on the concrete, the face of the sidewalk or pathway shall be stamped with the contractor's name and year of installation. A stamp is required for each non-contiguous section of sidewalk or pathway.

5.2.13.3.5 The concrete surface shall be sealed, directly after finishing operations, with a uniform coating of white curing material meeting the requirements of WisDOT Standard Specification Section 415.2.4, in such a manner as to provide a continuous water-impermeable film on the entire concrete surface.

5.3 INSPECTION

Contractor shall be responsible for the horizontal and vertical control.

5.3.1 ACCEPTANCE TESTING

5.3.1.1 Tests

- 5.3.1.1.1 The subgrade shall be inspected before the crushed stone base may be applied. This inspection is done by the Village Inspector or its contracted inspection services. An average tolerance of +/- 0.04-ft. from the approved subgrade elevation shall be allowed.
- 5.3.1.1.2 The base course shall be inspected and approved by the Village Inspector before the first layer of asphalt can be placed. An average tolerance of +/- 0.04-ft. from the approved base course thickness shall be allowed. Improvements to the base course may be required if, in the opinion of the Village Engineer, conditions for paving do not meet the standard of the Village Engineer.
- 5.3.1.1.3 A Village Inspector shall be present for the placement of all-concrete curb and gutter. This includes the inspection of the base under the curb and gutter, and a check of the alignment and grade of the curb and gutter.
- 5.3.1.1.4 Three test cylinders per 1,000 lineal feet shall be taken during the course of the curb and gutter operations. A testing firm, hired by the Developer, shall pick up the cylinders at the project site within 24 hours of paving, break the cylinders at the appropriate time (7, 14, and 28 days) and submit a test report to the Developer. The Developer shall submit a copy of the report to the Village Engineer or designee.
- 5.3.1.1.5 Curb and gutter elevations will be considered acceptable if certified elevations (by the Village Inspector) are within ¼" of design elevations.
- 5.3.1.1.6 If evidence indicates that there is standing water in the gutter flange, that portion of the curb and gutter shall be reconstructed to establish positive drainage.
- 5.3.1.1.7 A Village inspector shall be present whenever any asphalt pavement is being constructed.
- 5.3.1.1.8 Asphalt to be placed on a roadway, shall arrive at the job site at a temperature of 275° F +/- 25° F. The asphalt inspector will periodically test the temperature of the arriving trucks for the temperature of the asphalt. Any trucks not falling within the guidelines for asphalt temperatures shall be rejected. Paving shall not be done at temperatures below 40 degrees F.
- 5.3.1.1.9 Both the binder course and the surface course shall be compacted to not less than 91.5% maximum density. Contractor shall have testing done by an independent Lab unless otherwise approved.
- 5.3.1.1.10 An average tolerance of +/- 0.04-ft. for the binder thickness and +/- 0.04-ft. from the approved final pavement surface elevation shall be allowed.

5.4 STREET LIGHTING

This section covers lighting for Municipally owned streets, sidewalks, parking lots, and parks. The Municipal Lighting is comprised of Municipally owned and maintained lighting and street lighting owned and maintained by We-energies.

5.4.1 WE-ENERGIES OWNED & MAINTAINED STREET LIGHTING

5.4.1.1 This lighting system is owned and maintained by We-energies. We-energies performs the installation and maintenance on all the light poles owned by We-energies.

5.4.1.2 The LED lighting fixture and pole approved by the Village of Germantown is:

5.4.1.2.1 Pole - #20L-LEG-FG Smooth-25'-Bronze

5.4.1.2.2 LED Fixture – LED-3K-Rectangular-Low-Bronze-Class “D”

5.4.2 VILLAGE OWNED PUBLIC STREET LIGHTS

5.4.2.1 The light fixtures & poles owned and maintained by the Village of Germantown fall into several categories of application. Areas of use are for street lighting, lighting along walkways, parking lot lighting (does not include private) and Parks. The type and specific light fixtures and poles to be approved by the Village Engineer/Highway Superintendent.

5.4.2.2 Street Light Approved Materials:

5.4.2.2.1 Control Cabinet; Eagle Traffic Control Systems Model Size – M or sized to match project.

5.4.2.2.2 Concrete Pole by “Traditional Concrete, Inc Model #D715-SP-EA-3x4TO (use with Harp Lights)

5.4.2.2.3 Aluminum Pole by “hapco”. Drawing # B82525-001

5.4.2.2.4 Steel Round Light Pole by LSI; # 5RP-B5-S07G-28-S-BRZ-DGPGA

5.4.2.2.5 Harp Series Light Fixtures by “Holophane; 55w-4K-AS-3-B-5-A

5.4.2.2.6 Milwaukee Harp LighWis

5.4.2.2.7 ts by TAPCO; Model MH100 w/LED 203-100525121421

5.4.2.2.8 Roadway Luminaire by Eaton; # OVH-E20-LED-E-U-T3-AP-U-K ARM A25410 or A69771

5.4.2.2.9 Area Luminaire by Eaton; # RDG-E02-LED-E-U-T3-BZ-U-7050 ARM A25410 or A69771

5.4.2.2.10 Mirada Medium LED Area Light by LSI; # MRMLLED12LSIL3UNVDIM4070CRI-BRZ

5.4.2.2.11 Pole Mounting Bracket by LSI; BKSPQMHCLR

5.4.2.2.12 LED Bollard Light by Traditional Concrete, Inc; # D303-SP-EA-10 w/CAV6-LED Light Fixture

5.4.2.2.13 Casting Lid for CMP Junction Box by Neenah Foundry # R-5900-E (Electric Lid)

5.4.2.2.14 Enclosure Box-Polymer Concrete by Quazite; (12”x12”) #PC1212BA12; LID #PC1212CA0017 (w/electric logo)

5.4.2.2.15 Enclosure Box-Polymer Concrete by Quazite; (13"x24") #PG1324BA12; LID

5.4.2.2.16 #PG1324HA00017A (w/ electric logo)

5.4.2.3 Street Lighting Cabinet

5.4.2.3.1 Cabinet may vary in size depending on project but shall be bare stainless steel and surface mounted to concrete base.

5.4.2.3.2 Concrete base shall follow Wisconsin DOT standards. Base type to match cabinet size.

5.4.2.3.3 Cabinet should be sized for expansion of system if necessary.

5.4.2.3.4 Photo control shall be in the lighting cabinet and run all lighting.

5.4.2.3.5 Cabinet shall include "Hand Off Auto" switch for testing.

5.4.2.3.6 Cabinet shall have 1 duplex outlet.

5.4.2.3.7 Cabinet shall include 1 light switched to door open/closed.

5.4.2.3.8 Cabinet shall have at least 1 pull box in proximity (within 5') for splitting wiring/circuits.

5.4.2.3.9 Cabinet shall have a minimum of 4 unused 2" conduits between concrete base and pull box for future expansion.

5.4.3 INSTALLATION

5.4.3.1 See the typical drawing in section 8.2.16 (Details) for the typical installation of the public owned streetlights. All other installations shall be approved by the Village Engineer.

5.4.4 INSPECTION/APPROVAL

5.4.4.1 An electrical permit must be obtained from the Village Building Inspection Department for the new electrical service installation and the installation of all lighting wire. Approval will include sign off by electrical inspector and Village Engineer/Highways Superintendent.

6 Project Close-Out

6.1 CONSTRUCTION INSPECTOR BINDER

6.1.1 General

6.1.1.1 Village Inspector shall provide the Village with a Construction Inspection Binder including the following documents.

6.1.1.2 Material Submittals

6.1.1.3 Inspection Reports

6.1.1.4 Test Results/Reports

6.1.1.5 Change Orders / Substitutions

6.1.1.6 Punch list

6.1.1.7 Pay Applications

6.1.1.8 Final Record Set of Construction Plans

6.1.1.9 Warranty waivers (if any)

6.2 LIEN WAIVERS

6.2.1 General

6.2.1.1 Developer shall provide the Village with all lien waivers pertaining to the Public Infrastructure prior to final acceptance by the Village.

6.3 RECORD DRAWINGS

6.3.1 GENERAL

6.3.1.1 Plans shall be prepared by the Contractor on sheets measuring 12" high by 36" wide 24 inches by 36 inches and show Plan and Profile for all sections of underground utilities. Sheets shall have minimum margins of ½ inch on all sides.

6.3.1.2 The title block shall be in the lower right corner of the as built and include at a minimum, the following information:

6.3.1.2.1 Village of Germantown or Consultants Logo

6.3.1.2.2 Location of Utility: Street or Easement

6.3.1.2.3 Record Drawing File Number (Provided by Village Engineer)

6.3.1.2.4 Inspected By

6.3.1.2.5 Date of Plan Approval

6.3.1.2.6 Name of Contractor

6.3.1.2.7 Date of Construction

6.3.1.2.8 Scale (text and line)

6.3.1.2.9 A table of quantities for all utilities shown on each sheet.

6.3.1.2.10 Signature Line for Village Engineer.

6.3.1.3 North shall be to the top or right of the sheet and shall be shown by a 2" long north arrow, clearly, shown without intrusion.

6.3.1.4 The scale of the record drawings shall be same as construction drawings, 1"=50' or 1"=40'. This shall be shown with a graphic scale and text.

6.3.1.5 The seal and signature of the professional engineer responsible for the preparation of the record drawing shall be shown immediately adjacent to the title block.

6.3.1.6 All existing lot, property, and utility easement lines in the area in which the utility is located shall be shown.

6.3.1.7 Screen any existing features, including but not limited to building corners and parking lots.

6.3.1.8 The address, lot and block numbers, and subdivision or development name shall be indicated. Addresses shall be labeled with italics. Unplatted lands and the address of any home on such lands shall be so indicated.

6.3.1.9 All street names and easements with record numbers shall be clearly shown.

6.3.1.10 Two SEWRPC reference benchmarks shall be shown on each sheet.

6.3.1.11 Plan sheets shall start and terminate at match lines and show adjacent As-Built record drawing file numbers.

6.3.1.12 Pipe invert elevations shall be clearly shown.

6.3.1.13 Screening of existing sanitary sewer, storm sewer and watermain and service locations either in screened or dashed format.

6.3.1.14 Dimensions showing offset from right-of-way and roadway or easement centerline to utility alignment.

6.3.1.15 Concurrent with the hard copy submittal. Provide complete set of records printed on record drawing paper as approved by the Village Engineer.

6.3.1.16 Provide complete set of records in PDF format.

6.3.1.17 Provide complete set of records in AutoCAD (.DWG) format on CD tied to the Wisconsin State Plane NAD 1927/1983 Wisconsin South Grid coordinate system and profiles in NAVD 1988.

6.3.1.18 The cost of archiving the record drawings and insertion of the data into the Village's GIS System shall be the sole responsibility of the DEVELOPER.

6.3.2 SANITARY SYSTEM

6.3.2.1 A general note on each sheet giving the size, class, type, ASTM designation, and manufacturer of every main and lateral shall be shown, with material quantities clearly tabulated. Complete information on manhole frames / lids / barrel structure shall be noted. Manholes shall be ID'd with Systems Plan Number provided by Village Engineer on record drawing.

6.3.2.2 Sanitary mainline should be thickest line on plan.

6.3.2.3 The percent grade, direction of flow, and center to center length of sanitary sewer installed between manholes and laterals shall be shown.

6.3.2.4 All laterals shall have invert elevations at right-of-way lines or easement line and lengths clearly shown.

6.3.2.5 The following information shall be shown for each manhole:

6.3.2.5.1 Invert elevation of each sewer pipe

6.3.2.5.2 Rim Elevation

6.3.2.5.3 Pipe size of each sewer

6.3.2.5.4 Type of frame to chimney seal

6.3.2.6 Indicate External seals or internal chimney seals

6.3.2.7 All record drawings shall reference NVGD 1988

6.3.3 WATER SYSTEM

6.3.3.1 The size, class, type, and manufacturer of every main shall be shown. The location of the main shall be dimensioned from the centerline of the right-of-way. The center to center length of main installed between valves, fittings, and laterals shall be shown.

6.3.3.2 Water mainline shall be the thickest line on plan.

6.3.3.3 The location of all fittings (including valves, tees, crosses, reducers, air vents, bends, and lateral taps) shall be dimensioned from/to centerline of each fitting. All fittings shall be suitably labeled for identification.

6.3.3.4 Curved lines shall indicate deflected pipe (with curve data provided); lines shall be straight between fittings.

6.3.3.5 Show which side of the main the operating nut for butterfly valves is located on.

6.3.3.6 A general note on each sheet giving the brand and manufacturer (model, size, etc.) for each valve used shall be provided, with quantities of each clearly tabulated. Services shall include footage and count. Complete information on valve boxes and manhole frames / lids / barrel structure shall be noted.

6.3.3.7 All laterals shall be shown giving the length and type of material used. The manufacturer and model of tapping saddle or tee, corporation, curb stop, and box shall be given.

6.3.3.8 Contractor to include latitude, longitude and elevation of the location of all:

6.3.3.8.1 Valves, tees, crosses, reducers, air vents, bends and lateral taps.

6.3.3.8.2 The location shall be tied-in by distance to at least two permanent surface points. These can be manholes, hydrants, other valves, or other suitable points. The point used should be clearly referenced.

6.3.3.8.3 Hydrants.

6.3.3.8.4 The size and type of every hydrant shall be also shown.

6.3.3.8.5 The shutoff valve shall be tied-in to at least two permanent surface points.

6.3.3.8.6 All hydrants differing from 6.5' bury shall have the bury depth or length of extensions installed noted.

6.3.3.8.7 Elevation of each hydrant tied to the northwest nut of the top flange should be shown.

6.3.3.8.8 Provide depth of cover.

6.3.4 STORM SYSTEM

6.3.4.1 The size and type of all mains and leads shall be shown. Their location relative to the centerline of the right-of-way shall be dimensioned. The total length of sewer installed shall be shown.

6.3.4.2 The center-to-center distance between laterals and/or manholes shall be shown.

6.3.4.3 GPS coordinates, using State Plane NAD 1927 Wisconsin South coordinate system size, type and manufacturer of all manholes, catch basins, inlets, or outlet sections shall be shown. Material quantities shall be clearly tabulated.

6.3.4.4 Elevations of all rims, flow lines, catch basins, gutter inlets, and outlet sections shall be given. Invert elevations shall be given for gutter inlets, catch basins, and manholes. Elevations shall be based on the Village of Germantown datum.

6.3.5 ELECTRICAL SYSTEM

6.3.5.1 The size and type of all conduit and cable shall be shown. Their location relative to the centerline of the right-of-way shall be dimensioned. The total length of electrical infrastructure installed shall be shown.

6.3.5.2 The center-to-center distance between all electrical structures shall be shown.

6.3.5.3 GPS coordinates, size, type, and manufacturer of all structures shall be shown. Material quantities shall be clearly tabulated.

6.3.5.4 Elevations of all rims, pedestals, and other essential infrastructure shall be based on the Village of Germantown datum.

6.3.6 GRADING CERTIFICATION PLAN

6.3.6.1 In preparing a Certification Plan, the Developer's Design Grading Plan shall be shown as screened background.

6.3.6.2 Record drawing grades shown on lot lines shall be no less than 0.30 ft. lower than final grades shown on approved master grading plan or higher than 0.10 ft. above the final grades shown on approved master grading plan. The Developer is required to establish final grades within 5 feet of side lot lines, rear lot lines and the front right-of-way area between the front-line lot line and the back of curb in an urban setting or edge of shoulder in a rural setting. These areas shall be described as a "no-touch zone". All grades within the "no-touch zones" shall be certified by Developer's Engineer. Developer shall typically show spot grades alongside lot line at front curb, front property corners, front setback, back of house extended, any high points, and rear property corners.

6.3.6.3 The grades alongside lot lines are needed even in wooded, ungraded areas.

6.3.6.4 Existing house pad grade (elevation taken at the center and each corner of a typical 66' x 54' house, except for lots designed for rear exposure house show existing grade at front and back of typical house). House pads are to be left 1.75' below finish yard grade with a +/- 3" tolerance.

6.3.6.5 Elevations every 50 feet along developer graded swales and ditches.

6.3.6.6 Elevations every 100-ft. Station along the road alignment. Locations shall include:

6.3.6.6.1 Pavement centerline and edges

6.3.6.6.2 Edge of shoulder

6.3.6.6.3 Ditch flowline

6.3.6.6.4 Top of embankment on the backslope of the ditches.

6.3.6.7 After analyzing certified grades, Developer shall identify on plan those areas not within above tolerance. Show areas to be regraded, or areas where it may be desirable to revise the proposed grades in the Master Grading Plan.

6.3.7 STORM WATER BMP CERTIFICATION PLAN

6.3.7.1 Elevations (minimum of every 50')

6.3.7.1.1 Top of Berm

6.3.7.1.2 Top of Slope

6.3.7.1.3 Toe of Slope

6.3.7.1.4 Safety Shelf Edges

6.3.7.1.5 Bottom of BMP

6.3.7.2 Spillway-Top of Slope & Toe of Slope (detailing length, width and height)

6.3.7.3 Structure Locations and Elevations

6.3.7.3.1 Outfall (invert elevation and size)

6.3.7.3.2 Overflow structures (corners of opening) and Piping (invert elevation and size)

6.3.7.3.3 Inlet Structures (center of manhole) and Piping (invert elevation and size)

6.3.7.3.4 Outlet Structures (center of manhole) and Piping (invert elevation and size)

6.3.7.3.5 Weirs (invert elevation and size)

6.3.7.3.6 Orifice (invert elevation and size)

6.3.7.3.7 Inlet/Outlet (invert elevation and size)

6.3.8 EASEMENTS

6.3.8.1 GENERAL

6.3.8.1.1 The Developer shall prepare formal written easement documents, including exhibits and written legal description attachments for each easement and record the same with the County Register of Deeds after review and approval by the Village of Germantown for each easement (Utility, drainage, access, etc.) shown on the subdivision plat (or CSM) as a condition of Final Plat (CSM) approval.

6.3.8.1.2 All ponds are to be in platted outlots.

6.3.8.1.3 No encroachment by structures, berms, trees, shrubs, paved surfaces or changes in grade greater than 4" are allowed in easement areas without approval of the Village Engineer.

6.3.8.1.4 20-ft. wide minimum width for a single utility. The utility shall be located in the center of the final easement based on record drawing. Easement width may be increased to 50 feet based on pipe size and depth.

6.3.8.1.5 Easements with multiple utilities, the minimum separation from outside of the utility to the easement line shall not be less than 10 feet subject to approval by the Village Engineer. Add not less than 10 feet per additional utility in the easement.

6.3.8.1.6 Maximum ground slope along easements:

6.3.8.1.6.1 transverse: 25%

6.3.8.1.6.2 longitudinal: 10%.

6.3.9 STORM SYSTEM

6.3.9.1 The Village requires public storm sewer and/or drainage easements for any storm water conveyance system that drains public ROW areas or neighboring off-site areas.

6.3.9.2 A storm sewer running along the rear lot lines within a subdivision, specifically to drain backyards, does not warrant a public easement. The Village considers this to be a private system built for the lot owners of the subdivision and owned/maintained by the property owners.

7 Surveying Standards

7.1 GENERAL

7.1.1 General

7.1.1.1 Surveys shall conform to the provisions of Chapter 236 of the Wisconsin Statutes, A-E7 of the Wisconsin Administration Code and all applicable ordinances of the Village of Germantown.

7.2 HORIZONTAL AND VERTICAL CONTROL

7.2.1 General

7.2.1.1 Horizontal and vertical control shall be maintained throughout the entire project area from the staking of rough grading to final restoration.

7.2.1.2 Horizontal and vertical control points shall be clearly marked and protected (i.e. lath) during construction.

7.2.1.3 Second order precision shall be required for vertical control, and the following formula will be used in determining the second order of precision. $E = 0.035 \div M$; where E = error and M = length of the line in miles.

7.2.1.4 Vertical control points shall be established at least every 800 feet and within 100 feet of any improvement proposed. These control points will be established in accordance with Section 1.1.6, 1.1.7, and 1.1.8 of these Standards.

7.2.1.5 When plans are submitted for approval to the Village Engineer, the Project Engineer will also at this time submit a list of all permanent benchmarks, all temporary benchmarks, a description of their location and the basis or origin of the vertical control network and the error of closure for the entire network. This section shall be complied with before the Village of Germantown will schedule inspections.

7.2.1.6 All benchmarks shall be run in from one of the following; listed in priority order.

7.2.1.6.1 A U. S. Coastal and Geodetic survey monument.

7.2.1.6.2 A National Geodetic Survey monument.

7.2.1.6.3 A U. S. Public land survey monument and its accompanying reference benchmark.

7.2.1.6.4 Permanent benchmarks shall be set only on the following objects:

7.2.1.6.4.1 Concrete door stoops.

7.2.1.6.4.2 Concrete headwalls.

7.2.1.6.4.3 Existing permanent manhole rim (note: manhole shall not be in the general construction area, nor is it to be affected in any way by the project construction).

7.2.1.6.5 Fire hydrants on marked flange bolt.

7.2.1.6.6 Temporary benchmarks may be set in the following objects.

7.2.1.6.6.1 Power poles.

7.2.1.6.6.2 Trees 12 inches in diameter or greater.

7.2.1.6.7 The error in latitude and departure closure for horizontal traverses shall be no greater than the ratio of one in 10,000 (1:10,000).

7.3 CONSTRUCTION STAKING

7.3.1 General

7.3.1.1 Roadways shall be staked for subgrade and for final gravel grade and meet the following conditions:

7.3.1.2 Stakes shall be set along the centerline of the roadway, or approved offset.

7.3.1.3 Stakes shall be set at 50-foot intervals.

7.3.1.4 Stakes shall be set for vertical curves at a maximum of 50-foot intervals.

7.3.1.5 Stakes shall be set for horizontal curves having a degree of curve greater than 30° at a maximum of 50-foot intervals.

7.3.1.6 Stakes shall be set at points of curvature, points of tangency, and all low/high points on vertical curves.

7.3.1.7 Lath shall be set next to all roadway stakes and shall have the station labeled with indelible magic marker. Labeling shall indicate station and offsets, in addition to coordinate points.

7.3.1.8 Staking for curb and gutter will be done on a minimum three (3) foot off back of curb with cut/fill to the top of curb.

7.3.1.9 Staking for sanitary sewer/watermain shall be centerline type or on an offset as requested by the contractor and approved by the Village Engineer.

7.3.1.10 Staking for sanitary sewer/watermain shall be done every fifty (50) feet along the pipe centerline or agreed to interval between the Village and contractor.

7.3.1.11 Manholes shall have stakes at the following locations:

7.3.1.11.1 Centerline of manhole.

7.3.1.11.2 Offset (determined by contractor and approved by the Village Engineer—minimum 10-foot).

7.3.1.11.3 Straddle point.

7.3.1.12 Catch basins, and hydrants shall have an offset stake (minimum offset 5-foot).

7.4 MONUMENTS

7.4.1 General

7.4.1.1 Lot corner monuments (i.e. iron pipe, rebar) shall be pounded flush with existing ground, thus conforming with Wisconsin Statute 236.15 (1).

7.4.1.2 All 1-inch iron pipe or iron rebar to be used to monument a lot corner it shall include a plastic or aluminum survey cap on top which bears the project surveyor's state registration number. Both types of monuments are to conform to the current minimum length and weight requirements

7.4.1.3 A subdivision corner which is also a U.S. Public Land Survey corner shall be monumented using the following type of monument in the specified area:

7.4.1.4 6-inch x 6-inch concrete monument with 4-inch brass cap Monuments will be supplied by the Washington County Surveyor. The County Surveyor shall be notified in writing of any USPLSS corners that will be disturbed by construction 30 days prior to the start of construction. This is a Wisconsin Statutory requirement. Replacement monuments will then be installed by the County Surveyor and/or the Village of Germantown. This will be done at the Developer's expense.

7.5 PLATTING

7.5.1 General

7.5.1.1 Final subdivision plats will be signed by the Village once all construction has been completed and accepted, all punch list items resolved, all record drawings have been submitted and approved and all boundary markers have been set in conformance

0.0 Changed cover page to reflect anticipated acceptance dates.

1.1.1 Added clarification for approved electronic plan submission. Plans may be submitted electronically **on a flash drive or through a file sharing program** and/or on 11-inch x 17-inch paper if approved by Director of Public Works. **If submitted electronically, the drawings shall be a .pdf file type.**

1.1.2 Updated datum to NVGD 1988. (~~NGVD 1929~~)

1.7.1.3 Added **All sanitary sewer drawings shall include a Lateral Table. The table must show all lengths of sanitary sewer laterals and confirm clearance underneath future footing elevations.**

1.8.1.4 Created guidance for performing traffic impact analyses.

1.8.1.5 Created additional guidance for the above impact analyses.

Numbering for section 2 needs to be redone completely prior to publication.

2.iii.2.c Removed and replaced reference to a "Figure 20" with **Install check dam with bentonite chips 2 feet thick across the full width of the trench and 4 feet above pipe crown.**

WATER MAINS WITH CHECK DAMS ON LONG LENGTHS, check with cedar about creating a spec.

2.iv.1.a.ii Added **Kennedy** as an acceptable valve option.

2.iv.1.b.i Removed ~~Clow RAW~~ from the list of acceptable valves.

2.v.1.j Added **The contractor will make Final alignment to the valve box after binder and before the final lift of asphalt.**

2.vi.2.c Detail 21? Seems to be another ghost figure.

2.VII.1.a Removed ~~Clow Medallion UL/FM~~ and ~~U.S. Pipe Sentinel 250~~ from the acceptable manufacturers list and added **Mueller A-403 Super Centurion** and **Mueller Super Centurion UI/FM**

2.vii.1.e Added **Hymax H-304**

2.viii.1.h Removed ~~Clow Water Systems, Co.~~ and added **"Or approved equal"** to the list of acceptable ductile iron fitting manufacturers.

2.viii.1.i.iii Added **Stainless steel rodding with stainless steel star bolts.**

2.ix.1.c Added **"(4 livable units and over)"**

2.ix.1.f.ii Not sure what needs to be done here, clarification needed.

Irrigation/Sprinkler meter changes, new figure.

2.xi.3.k Replaced ~~"top"~~ with **"full gate valve box"**

2.xii.1.b Removed ~~Power Seal 3480MJ CS Tapping Sleeve~~ and added **Ford and Hymax** as accepted tapping sleeves.

32.3.ii.1 Added **Hymax** as an approved stainless steel repair clamp.

42.2.ii.2 Changed ~~Water Utility~~ to Contractor and added "The samples will be taken to a State Certified lab, the water will not be turned back on for new main construction, new development, or new facilities until the Water Utility receives the sample test results."

42.2.iii.2.c Added engineer.

42.2.iii.2.f Added onsite inspector.

3.1.4.1.1.A Added up to 5/8" allowable sizing of limestone chips.

3.1.4.1.1.B Added up to 5/8" allowable sizing of limestone chips.

3.1.5.1.7 Removed.

3.1.5.1.8 Removed.

3.1.5.1.9 Removed.

3.1.5.1.13.B Added "in a continuous circle"

3.1.5.1.20.A Added "less 1/4"

3.1.5.2.10 Added "less 1/4". 2"

3.1.5.2.17 Added "Wastewater"

3.1.6.2.10 Removed "and detail figure 20"

3.1.7.1.4.B Specified Fernco Strong Back connector

3.1.9.2.3 Removed.

3.1.12.1 Replaced ~~Engineering Services Division~~ with Village Engineer

3.2.1.6 Added "Superintendent"

3.2.1.6.4 Replaced ~~Utility Department~~ with Wastewater Utility

3.2.2.1.4 Specified Fernco Strong Back connector

3.3 Replaced ~~Utility Department~~ with Wastewater Utility

3.3.3.1.1 Added "a mechanical plug of appropriate size will be installed at the furthest downstream manhole"

3.3.3.4 Added "by the Village" and replaced the Utility ~~Department~~ with Wastewater Utility.

3.3.4.1 Replaced ~~has the option to contract directly with the Utility Department for performing CCTV inspection.~~ with will perform CCTV after construction is complete.

4.1.2.2.1 Change minimum size from 6" to 8" diameter.

4.1.11 Discuss comment and how to clarify in handbook: Ensure that frame / grate is matched to the appropriate size concrete structure. This has been problematic in the last few projects / developments. 3501 sits on a 24x30" basin, 3228 sits on a 24x36" basin.

4.1.12.1.1.A Removed.

5.2.9.3.5. Prior to applying curing material on the concrete, the face of the curb shall be stamped with the contractor's name and year of installation. A stamp is required for each non-contiguous section of curb and gutter.

5.2.11.1.6 Added "approaches"

5.2.11.4.2 Added "approaches"

5.2.13.3.4. Prior to applying curing material on the concrete, the face of the side path shall be stamped with the contractor's name and year of installation. A stamp is required for each non-contiguous section of side path.

6.3.1.1 Updated record drawings size and display requirements to 24x36" and Plan and Profile.

6.3.1.2.9 Added a requirement for A table of quantities for all utilities shown on each sheet.

6.3.1.6 Added and easements with record numbers

6.3.1.11 Added and show adjacent As-Built record drawing file numbers.

6.3.1.14 Updated wording to be consistent with other requirements.

6.3.1.16 Removed CD specification and updated required datum to NAD 1983.

6.3.2.7 Updated vertical datum to NVGD 1988

6.3.3.8.8 Require depth of cover.

6.3.5 Created an ELECTRICAL SYSTEM subsection to better define requirements of electrical system record drawings.

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Development Agreement between the Village and Truck Country

SUBMITTED BY: Matthew Mortwedt, Public Works Director

SUMMARY EXPLANATION:

The attached development agreement has been negotiated between Village staff and Truck Country. The Truck Country development does not involve Truck Country building and contributing public infrastructure, so the development is substantially private. The development also no longer involves cooperation with the Richfield utilities extension.

In the same vicinity of this project, the Village has committed, through previously approved TID projects, to:

- Construct High Point Pass over the existing private road south of Holy Hill Rd to the railroad.
- Extend utilities to the main driveway of Truck Country

Additional items that will come before the PWHC and Village Board regarding the related projects could include:

- Award of the construction contract for High Point Pass and utility extensions.
- Agreements with MLG for acquiring right of way and an easement for utilities.

ATTACHMENT:

1. Truck Country - Germantown Dev Agreement - For VB

STAFF RECOMMENDATION:

Approval of the development agreement with Truck Country as presented subject to any clerical, technical and/or legal changes deemed necessary and appropriate by the Village Attorney.

ACTION BY Committee:

DEVELOPMENT AGREEMENT

THIS AGREEMENT is entered into by and between the Village of Germantown, a municipal corporation of the State of Wisconsin located in Washington County (the "Village"), and Truck County of Wisconsin, Inc., a Wisconsin Corporation ("Developer").

RECITALS:

WHEREAS, Developer has a contractual right to purchase approximately 15.85 acres of land located at N128W21795 Holy Hill Rd in the Village of Germantown (Tax Key No. GTNV 182-987), which is more fully described in the attached Exhibit A (the "Property"); and

WHEREAS, Developer intends to develop the Property as a truck sales and service facility consisting of an approximately 37,760 sq. ft. building (the "Project"); and

WHEREAS, the Project will necessitate the expansion of the Village's public roadway infrastructure and water and sanitary sewer facilities to serve the Property, including water and sanitary sewer mains, roadway improvements, and storm water facilities being comprised of the "Village's Plans" (attached hereto as Exhibit B-1) and the "Developer's Plans" (attached hereto as Exhibit B-2), as the case may be; and

WHEREAS, the public works schedule and budget of the Village does not now include the improvements required for the Project without a considerable delay in the installation of the improvements unless this Agreement is entered into by the parties; and

WHEREAS, the Village seeks to protect the health, safety and general welfare of the Village as a whole and, in particular, property owners who abut the site or are potentially affected by the project through application of the Municipal Code of Germantown (the "Municipal Code") and rules and regulations of governmental agencies with jurisdiction.

NOW, THEREFORE, in consideration of these Recitals, which are hereby made a part of this Agreement, the mutual agreements, benefits and responsibilities outlined herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

ARTICLE I – DEVELOPER OBLIGATIONS

1.01 GENERALLY. It is the intent of this Agreement that all public improvements included and described as "Developer Obligations" herein and detailed in the Developer's Plans shall be installed on the Property, in a good and workmanlike manner by Developer with the exception of those improvements located offsite and to be installed by the Village as detailed in the Village's Plans and Article II. For purposes of clarification, all public improvements located outside the Property shall be the responsibility of the Village.

1.02 IMPROVEMENTS. Developer shall, except as may otherwise be provided herein, generally prepare the Property for use as a business to include site grading and the installation of internal driveways and water, sanitary sewer, storm water and other utilities as is more fully described herein. Additionally, Developer shall undertake the construction of an approximately 37,760 sq. ft. building with a minimum assessed value including the real estate thereunder of \$~~_____~~\$11,000,000 to be commenced not later than ~~_____~~November 1, 2024, and substantially completed not later than September 2026, which dates shall be contingent upon the timely completion of the Village's construction of the contemplated public improvements herein. Further, if the Village has not completed the public improvements contemplated by this Agreement within the timeframes set forth in this Agreement, Developer shall have the option of completing the uncompleted utility work at the Village's sole expense without prejudice to any and all remedies available at law or equity to Developer.

1.03 WATER SUPPLY FACILITIES. It is intended that the Project will tie into the water main installed by the Village at the intersection of the main driveway for the Project and the public road described in Sec. 1.09, with the Developer being responsible for the cost and installation of all necessary service laterals located on the Property.

Design and installation of the service laterals shall conform to Sec. 18.08(8) of the Municipal Code and the Village of Germantown Infrastructure Standards Development Handbook, Sec. 6.0 "Water Distribution System Requirements." All such documents shall be prepared in accordance with state and local standards by a Professional Engineer registered in the State of Wisconsin and submitted stamped and signed for review by the Village Engineer and by all applicable governmental agencies. Implicit in this provision is the right of the Village Engineer and Building Inspector to require reasonable document revisions and modifications in the reasonable best interests of the Village.

The Developer shall allow Village to construct on its timeline, however, Developer's performance of its obligations shall be dependent and conditioned upon the Village's timely construction of the public improvements. In addition, the Developer may, at Developer's sole cost and expense, connect directly to the available water main in Holy Hill Road to service their parcel in the event the Village's schedule does not accommodate the Developer's schedule.

1.04 SANITARY SEWER FACILITIES. It is intended that the Project will tie into the sanitary sewer main installed by the Village at the intersection of the main driveway for the Project and the public road described in Sec. 1.09, with the Developer being responsible for the cost and installation of all necessary service laterals located on the Property.

Design and installation of the service laterals shall conform to Sec. 18.08(7) of the Municipal Code and the Village of Germantown Infrastructure Standards Development Handbook, Sec. ____ "Sanitary Sewer Distribution System Requirements." All such documents shall be prepared in accordance with state and local standards by a Professional Engineer registered in the State of Wisconsin and submitted stamped and signed for review by the Village Engineer and by all applicable governmental agencies. Implicit in this

provision is the right of the Village Engineer and Building Inspector to require reasonable document revisions and modifications in the reasonable best interests of the Village.

The Developer shall allow Village to construct on its timeline, however, Developer's performance of its obligations shall be dependent and conditioned upon the Village's timely construction of the public improvements. In addition, the Developer may, at Developer's sole cost and expense, connect directly to the available sanitary sewer main in Holy Hill Road to service their parcel in the event the Village's schedule does not accommodate the Developer's schedule.

1.05 OTHER UTILITIES. Developer shall be responsible for and cause electrical power, telephone and/or other similar telecommunications facilities, and natural gas facilities to be installed on the Property. All such services shall be located underground in accordance with applicable codes.

1.06 EROSION CONTROL. In order to minimize and control erosion, siltation, sedimentation and washing of soils during the period of construction, Developer shall evaluate, initiate and undertake such measures as may be necessary from time to time and as the Village Engineer may reasonably require or direct pursuant to Sec. 17.441 and Chapter 29 of the Municipal Code, and, in addition, shall undertake the following measures to insure sediment control:

- (1) Developer shall file and comply with an erosion control plan.
- (2) Developer is required to obtain an erosion control permit from the Building Inspection Department. Developer is required to maintain all erosion control until the final top-soiling, grading, seeding, mulching, sodding, has been completed for the entire project and until the vegetation has sufficient growth to control the run-off as shall be reasonably determined by the Village engineering staff. Silt fencing shall be removed by Developer promptly, following establishment of vegetation on all disturbed areas sufficient to control run-off from the site, as shall be reasonably determined by the Village's engineering staff.
- (3) Developer shall promptly undertake topsoiling, fine grading, seeding and fertilizing of all drainage easements and areas within the public right-of-way and all approved drainage swales, all in accordance with the Developer's Plans after installation of all electric, gas, telephone, cable TV and drainage utilities and appurtenances. All surface restoration shall be completed prior to acceptance of dedicated public improvements, if any, by the Public Works Committee.
- (4) Off-site sediment tracking is closely monitored by Village and County Inspectors. To assist in reduction of sediment infiltration of ponds and streams, violations of tracking practices shall result in the Village cleaning the streets traveled by construction equipment with a street sweeper, as deemed necessary by the Village Building Inspector, Engineer and/or their assignees. Such cleaning shall not exceed a frequency of twice weekly. Developer shall be charged and invoiced at standard rates set by the Village for any such street sweeping services rendered,

and Developer shall remit payment within thirty (30) days of receipt of such invoice(s). Notwithstanding the foregoing, the right of the Village to respond to off-site sediment tracking hereunder shall not excuse Developer from strict compliance with required erosion control measures or be considered a substitute or replacement for such measures.

(5) Developer shall maintain all vegetation on undeveloped parcels and within drainage areas in a neat, orderly and weed-free appearance.

1.07 STORM WATER DRAINAGE FACILITIES. Developer shall design and submit to the Village Engineer for approval storm water drainage facilities, if required, adequate to accommodate expected surface water flow on and from the Property, in accordance with Sec. 18.08(10) of the Municipal Code and Chapter 13 of the Milwaukee Metropolitan Sewerage District rules.

1.08 LANDSCAPING. Developer shall complete all landscaping in accordance with the landscaping plans to be filed with and approved by the Village and seeding, matting/mulching or sodding of Village right-of-way to the extent shown on the Developer's Plans, all to be completed prior to acceptance of the improvements by the Public Works Committee. Acceptance of the improvements by the Public Works Committee will not be delayed where landscaping would be completed but for adverse weather conditions or seasonality impacting completion. Any delay in completion due to adverse weather or seasonality shall not relieve Developer of the obligation to promptly complete the landscape improvement when weather permits.

1.09 STREET IMPROVEMENTS. The Village intends on installing a new public roadway along the eastern property line of the Property as shown on the attached Exhibit ~~_____~~. B-1. Developer presently has lands under contract for this purpose. Developer shall either complete the transaction and then dedicate the roadway area to the Village, or shall assign the purchase agreement to the Village to allow the Village to acquire the roadway area. In the event that the Developer acquires the roadway area, the Village shall contribute \$30,000 for the acquisition within 30 days of written request by Developer. If Developer assigns the purchase agreement to the Village, such assignment shall be accompanied by a monetary contribution of \$206,700.

The Village shall design plans, specifications and contract documents for all street/driveway improvements to provide access to the Property. This street construction shall include those driveway access improvements to abutting the development in accordance with Sec. 18.08(15) of the Municipal Code. All such documents shall be prepared in accordance with state and local standards by a Professional Engineer registered in the State of Wisconsin and submitted stamped and signed for review by the Village Engineer and by all applicable governmental agencies. Implicit in this provision is the right of the Village Engineer and Building Inspector to require reasonable document revisions and modifications in the reasonable best interests of the Village.

The Village intends on completing the roadway by August 31, 2025, and will coordinate with the Developer to ensure access to the Property during construction. The

Developer shall allow Village to construct on its timeline. Alternatively, Developer may accelerate its schedule and the Developer may build and contribute the street improvements at Developer's sole cost.

1.10 ADDITIONAL REQUIREMENTS.

- (1) Developer shall, by the date of substantial completion of the Project, remove the existing advertising billboard sign (located in the southeast part of the Property) from the Property.
- (2) The buildings and improvements to be constructed on the Property and their uses shall be in compliance with all applicable municipal zoning ordinances of the Village.

1.11 DRIVEWAY IMPROVEMENTS. Access to the Property is presently through a driveway located on the north side of the Property. For the purposes of constructing the Project, Developer will be allowed to utilize this driveway "as is" (i.e., in the same encroachment alignment and with gravel construction) on a temporary basis as described more fully in Sec. 2.02. Once the allowed temporary use terminates, Developer shall ~~either:~~

(+) remove the north driveway; ~~or,~~

~~(2) modify it into one that allows "emergency access only" where the driveway is physically gated and inaccessible to the general public and enter into a basic right-of-way encroachment agreement with the Village.~~

ARTICLE II – VILLAGE OBLIGATIONS

2.01 PUBLIC UTILITY EXTENSIONS. The Village shall design, construct and install an extension of both the public water main and the public sanitary sewer from their current terminus located on Holy Hill Rd, east of 48th St, to the intersection of the Project's main driveway and the public road described in Sec. 1.09. The design and construction of the public utility extensions shall be done pursuant to the Village's Plans and shall be sufficient to serve and accommodate the Project on the Property. The Village anticipates completion of all public utility extension work, including appropriate testing, inspection and completion of "punch-list" items, ready and available for connection to Developer's utility work, no later than August 1, 2025. Alternatively, sanitary and water infrastructure exists in Holy Hill Road and is available for Developer to connect.

2.02 ROADWAY IMPROVEMENTS. Upon acquisition of the roadway area as described in Paragraph 1.09, the Village, entirely at its own expense shall design, construct and install improvements to the public road, as shown on the Plans, from the Holy Hill Road south to the railroad owned by WisDOT pursuant to the Village's Plans. The Village's work shall be substantially complete it not later than August 31, 2025. As part of the construction, the following driveway access points will be modified (Developer shall be responsible for the installation of the driveways located on the Property):

- (1) North driveway will remain accessible during construction and then ~~closed or converted to an emergency access with the completion of construction work for the Project and construction of the public roadway removed.~~
- (2) South driveway/Private Road to be primary access to the Property;
- (3) Primary driveway on east side of the property located at N128 W21661 Holy Hill Rd (GTNV 182-988) to be provided as shown on plans;

In addition, the Village shall be responsible for future public road improvements (including but not limited to Lighting and Signals for the extension of Holy Hill Road to the south access road and frontage along the Property and facilities to be dedicated to the Village, and the related utility systems) that may be required to serve and accommodate the completed full development on the Property, including any improvements (direct or indirect) required as a result of any current or future traffic impact analysis or similar studies that serve as a basis for current or future improvement requirements.

The Village's financial commitment hereunder is limited to those costs traditionally paid for by the Village, and notwithstanding anything in this paragraph, WisDOT, Washington County and/or future developers on other properties within the Village shall contribute to these costs in the customary manner.

2.03 FINANCING. In order to finance the Village's obligations hereunder and under the applicable TID Project Plan (the "TID Obligations"), the Village may issue bonds, notes or other debt instruments of its choice (the "Bonds"). It is intended that the principal and interest on the Bonds be paid from tax incremental revenues generated from the applicable TID as it is developed and other real estate within the TID, and/or capitalized interest available under the Bonds, in accordance with Wis. Stat. § 66.1105. The Bonds issued to finance the TID Obligations shall be in an amount adequate to finance all costs for such the TID Obligations. The Village shall not assess the Property, nor charge Developer or any subsequent owner of any parcel of the Property, any "impact" or other assessment or fees which have the effect of (a) reimbursing the Village for improvements financed by the Bonds, or (b) paying the Village for municipal services provided to the District on a different basis than similar services supplied to other land in the Village; provided, however, that following completion of the TID Obligations, the Village may specially assess land in the District for subsequent repairs and replacements to the public improvements installed as part of the TID Obligations to the same extent and in the same manner that the Village assesses for repair or replacement of any other municipal improvement upon similar real estate within the Village. The preceding sentence shall not prevent the Village from requiring the payment of (i) general real estate tax assessments, (ii) utility reserve capacity assessments (RCAs), hook-up fees and service charges, and (iii) any other similar "impact" fees or other assessments, fees or charges, as long as they apply consistently to all land in the Village.

ARTICLE III - CONSTRUCTION

3.01 GENERALLY. Developer, entirely at its own expense, shall construct and install improvements on the Property contemplated by this Agreement to be installed by

the Developer in accordance with the Developer's Plans. A pre-construction meeting shall be scheduled between Developer, the contractors and the Village prior to commencement of any construction on the site improvements to confirm coordination of construction. Developer shall, prior to such meeting, notify all utilities of the planned construction and the date and location of the pre-construction meeting.

3.02 OCCUPANCY PERMITS. No occupancy permits under Chapter 14 of the Municipal Code shall be issued until connected to water utility, sanitary sewer utility, and the storm sewer improvements are installed, inspected by the Village utilities and approved by the Village Engineer, all record-drawings are filed with the Village approved by the Village Engineer in accordance with Section 3.05 below, and all other improvements required by this Agreement are installed and accepted by the Public Works Committee unless otherwise agreed to by Village staff.

3.03 REQUIRED PLANS. Developer shall submit to the Village Engineer for approval all of the Developer's Plans, profiles and specifications required by Sec. 18.09(3) of the Municipal Code. Required plans for improvements shall include the following:

- (1) Site grading plan; and
- (2) Water service connection plans; storm sewer drawings, sanitary sewer connection plans; and
- (3) Landscaping Plans; and
- (4) Erosion and sedimentation controls.

In addition, Developer shall submit to the Village Engineer for approval all specifications before authorization for construction will be given. Implicit in this provision is the right of the Village Engineer to require reasonable document revisions and modifications to conform to Municipal Code.

3.04 EXISTING FLORA. Developer shall, in accordance with Sec. 18.09(5) of the Municipal Code, make reasonable efforts to protect and retain all existing trees, shrubbery, vines and grasses located within and on the berm along the northern edge of the Property and within the wetland areas which are protected and retained (e.g., those for which a fill permit or other permit has not been granted). Such trees are to be protected and preserved during construction in accordance with sound conservation practices, including the preservation of trees by use of wells or islands or retaining walls whenever abutting grades are altered.

3.05 RECORD-DRAWING DOCUMENTS. Developer shall, not later than sixty (60) days following Final Acceptance (as defined below) of the improvements, provide the Village with record-drawing documents in digital format using the latest version of AutoCAD and on non-fading, double matte mylar (4 mil minimum thickness) of the storm water management facilities, and any public sanitary or water facilities constructed by the Developer. Reproducible copies of all final plans supplied by Developer

to the Village pursuant to Sec. 18.09(3) of the Municipal Code shall include record-drawing information for all improvements. All record-drawing measurements shall include horizontal and vertical location referenced to the Village coordinate system (Wisconsin State Plane Coordinate System, South Zone, based on North American Vertical Datum of 1988 (NAVD 88)). If Developer is unable to furnish the location and digital files as required, the Village Engineer shall complete the record-drawing plans with costs charged back to Developer. Each original or copy shall be certified by Developer's engineer and/or architect, in accordance with requirements of the Village Engineering Department.

ARTICLE IV - DEDICATION AND ACCEPTANCE

Developer agrees that the improvements will not be accepted by the Village until (i) all applicable outstanding charges to be paid by Developer under the Municipal Code have been paid in full, (ii) affidavits and lien waivers are received by the Village indicating that all contractors providing work, services or materials in connection with the improvements have been paid in full for all such work, services and materials, and (iii) the Village has received evidence satisfactory to it that no liens or other encumbrances (except those approved in writing by the Village) encumber the improvements.

Developer shall submit a written request to the Village Engineer for acceptance of the public improvements. The Village Engineer will order an inspection of the improvements by the Village Inspector and a punch-list of corrections (if required) shall be forwarded to Developer for completion prior to acceptance. Upon completion of corrective action and satisfaction of the conditions set forth in this Agreement, Developer shall inform the Village Engineer in writing and request acceptance by the Public Works Committee and upon written request by Developer, the Village shall accept the improvements (the "Final Acceptance"). The acceptance of the public improvements by the Public Works Committee shall commence running of the one-year warranty period provided for and in accordance with Section 8.01 of this Agreement.

ARTICLE V - PAYMENT OF FEES

5.01 GENERALLY. Developer shall pay all fees, expenses, costs and disbursements which Developer is required to pay, pursuant to Sec. 18.10 of the Municipal Code. Unless required to be pre-paid as a condition of the approval of this Agreement, such amount shall be paid by Developer within thirty (30) days after being billed by the Village. Nothing in this provision, nor in the remaining provisions of this article, shall be construed as exempting Developer, its successors and assigns, from such future fees, expenses, costs, or assessments which might be imposed by way of general operation of law or ordinance, and as otherwise assessable against properties within the Village. A reasonable estimate of fees described herein has been provided by the Village to Developer and shall be included in the "Village Fee Schedule" attached hereto as Exhibit C. Final fees set to be paid by Developer shall not materially increase from the amounts shown on the Village Fee Schedule except as may result from a change in Developer's Plans.

5.02 DEVELOPMENT FEES.

(1) Impact Fees. As a condition of the approval of this Agreement by the Village, Developer shall pay to the Village Treasurer tax impact fees/Residential Unit that have been determined in accordance with Sec. 3.14 of the Municipal Code. These fees shall consist of the following:

- (a) Water: \$832.00/REC.
- (b) Fire: \$0.63549/\$1000 Building Cost.
- (c) Police: \$ 0.2809/\$1000 Building Cost.

(2) Sewer Connection Fee. As a condition of the approval of this Agreement by the Village, Developer shall pay to the Village Treasurer sewer connection fee that have been determined in accordance with Sec. 15.07 of the Municipal Code and Resolution No. 27-07. These fees shall consist of the following:

- (a) Sewer Connection Fee: \$4,~~060~~919.00/REC.

(3) A REC is a residential unit equivalent for pumping and storing municipal water or as per Section 15.07(2) of the Municipal Code and per Resolution No. 27-07, establishing the sewer connection charge. These fees are payable at the time of Building Permit issuance. One year following the issuance of the occupancy permit, Water and the Sewer Connection Fees paid hereunder shall be reviewed and adjusted based upon the average actual usage with a final settlement to be completed and payable within thirty (30) days of the completion of the review.

5.03 IMPROVEMENT REVIEW FEE. Developer shall pay a fee based on the cost of required development improvements for all phases of the project to cover the cost of the Village for checking and reviewing plan and specification documents. Such improvement review fee shall be as provided by Sec.18.10 (3) of the Municipal Code. The fee shall be calculated as follows:

- 2.25% of the first \$250,000 of construction costs of public facilities/improvements; and
- 1.75% of the next \$250,000 of construction costs of public facilities/improvements; and
- 1.25% of construction costs of public facilities/improvements which exceed \$500,000.

The fee as calculated based upon the required improvements hereunder is as shown in Exhibit C.

5.04 PROFESSIONAL FEES AND INSPECTION FEES. In accordance with Sec. 18.10(7) and (8) of the Municipal Code, Developer shall be responsible for all reasonable professional (technical and legal) fees incurred by the Village solely in

connection with the improvements constructed by Developer within the Property. The Village shall be reimbursed for reasonable engineering and inspection services, whether provided by a staff engineer or technician or designated employee or by a consultant, and shall also be reimbursed for reasonable services rendered by the Village Attorney.

5.05 DATA CONVERSION FEE. In accordance with Section 18.10(13) of the Municipal Code, Developer shall be responsible for all fees associated with the upload of Geographic Information System data incurred by the Village in connection with this project.

5.06 DEVELOPMENT AGREEMENT REVIEW FEE. In accordance with Section 18.10(3) of the Municipal Code, the Developer shall pay a development agreement review fee of a minimum of \$5,000.

ARTICLE VI - SPECIAL PROVISIONS

6.01 SEWER CONNECTIONS. Developer shall install sewer connections, grease interceptors and sampling manholes at the Property as required by Village code, however, any such connections, grease interceptors or sampling manholes associated with any specific building development shall not be the responsibility of Developer under this Agreement.

6.02 WETLAND AND FLOODPLAIN CONDITIONS. It shall be an explicit condition that Developer shall comply with all required regulations and shall obtain all necessary approvals in writing from the appropriate agencies relative to the wetlands and floodplain areas which may be on the Property, including a wetlands delineation report. Approval of the subject development plan by the Village Plan Commission shall not be construed to be Village approval of intrusions into wetland or floodplain areas, or Village approval of filling or modifications to wetlands or floodplain areas. Developer, except as shown on the approved plans, will not be allowed to grade, fill, or conduct any other type of development within seventy-five (75) feet of the high water mark of a navigable waterway or twenty-five (25) feet from a wetland, without first implementing appropriate shoreland protection measures and/or receipt of required approvals to conduct such work. A note regarding this restriction shall be placed on the Final Plat, if any.

ARTICLE VII - FINANCIAL GUARANTY

7.01 AMOUNT. Developer shall at the time of issuance of the initial building permit pay to the Village such funds as itemized in the Village Fee Schedule, in the form of a cash deposit or letter of credit, which shall assure the faithful performance of Developer's payment of such fees. The Village shall maintain these funds as security and upon an event of default by Developer pursuant to Section 9.02(1), the Village shall have the right to draw upon the security. Upon Developer's payment of any cost item set forth on the Village Fee Schedule, the Developer may request, and the Village so grant, a commensurate reduction in the cash deposit or letter of credit. The Village shall provide regular updates as to the balance of the funds. Upon final acceptance of the public improvements, there shall be a final settlement on the funds based upon actual costs, with

any excess cash balance or the letter of credit instrument, as the case may be, promptly returned to Developer.

7.02 LIABILITY NOT RELEASED. All deposits given hereunder are security devices only which in no manner limit the liability of Developer to the Village, however arising and regardless of the amount.

7.03 RESERVATION OF ASSESSMENT RIGHTS. In addition to the remedies for default provided to the Village by this financial guaranty, the Village reserves the right subject to the notice and cure requirements set forth in Section 9.02, to impose special assessments or charges for any amounts to which it is specifically entitled by virtue of this Agreement for improvements specifically provided for herein upon the Property. Such special assessments or charges shall be collected on the next succeeding tax roll as are other special assessments or charges. As specifically related to Developer's obligations under this Agreement, this provision constitutes Developer's Waiver of Notice and Consent to all special assessment or special charges proceedings which may be required by law.

7.04 REMEDIES. At the option of the Village and subject to the notice and cure requirements set forth in Section 9.02, a material breach of this Agreement shall result in the Village having the right to withhold the initial issuance of any and all occupancy permits until such breach is cured. In addition, subject to the notice and cure requirements set forth in Section 9.02, the Village shall have the right to remedy such breach at its expense and assess the cost thereof against the subject property and/or draw upon the financial guaranty (whether certified check or letter of credit) to pay for the necessary cost for the Village to complete the public improvements in accordance with the Plans. All remedies as stated herein shall be deemed alternative remedies, and cumulative as and to such other remedies in law or equity as the Village may assert and herein reserves.

ARTICLE VIII - GUARANTEE AND INDEMNIFICATION

8.01 GUARANTEE OF IMPROVEMENTS. Developer's contractors shall guarantee all dedicated improvements against defects due to faulty materials or workmanship which appear within one (1) year from the date of Final Acceptance by the Village, as delivered in Article IV of this Agreement. Developer's contractors shall repair or replace any such improvements as reasonably required by the Village Engineer to eliminate such defects and shall pay for the actual damages incurred by Village property directly resulting from such defects. Each repair or replacement performed pursuant to this paragraph shall be guaranteed for one (1) year from the completion thereof.

8.02 GENERAL INDEMNIFICATION. Developer shall indemnify and hold the Village harmless against and from any and all liability, judgments, costs and expenses incurred by the Village as the result of any action by whomsoever or whenever brought or obtained against the Village or Developer, or both, which may in any manner result from or arise in the course of, out of, or as a result of the negligence of Developer, its agents, contractors or employees (except to the extent caused by the negligence or willful misconduct of the Village, its employees, agents or contractors), in connection with Developer's performance of this Agreement. In every case where judgment is recovered

against the Village and where notice of the pendency of the suit and an opportunity to defend the same has been given to Developer within ten (10) days after service of such suit upon the Village, the judgment shall be conclusive upon Developer, not only as to the amount of damages, but also as to its liability to the Village. The Village shall indemnify and hold Developer harmless against and from any and all liability, judgments, costs and expenses incurred by Developer as the result of any action by whomsoever or whenever brought or obtained against the Village or Developer, or both, which may in any manner result from or arise in the course of, out of, or as a result of the negligence of the Village, its agents, contractors or employees (except to the extent caused by the negligence or willful misconduct of the Developer, its employees, agents or contractors), in connection with the Village's performance of this Agreement. In every case where judgment is recovered against Developer and where notice of the pendency of the suit and an opportunity to defend the same has been given to the Village within ten (10) days after service of such suit upon Developer, the judgment shall be conclusive upon the Village, not only as to the amount of damages, but also as to its liability to Developer.

8.03 INDEMNIFICATION FOR ENVIRONMENTAL CONTAMINATION. Developer shall indemnify, and hold the Village and its officers, agents and employees harmless from and against any and all losses, damages, costs, expenses, liabilities, obligations, claims or suits (including, without limitation, reasonable attorneys' fees, fines and penalties) resulting from or relating in any way to the presence of toxic or hazardous material or substances present in or on the real property dedicated or conveyed to the Village, pursuant to, or in connection with this Agreement, provided that such materials or substances were likely present at the time of such dedication or conveyance; and, further provided, that such materials or substances exist on the Property because of the acts of Developer or Developer's contractors or employees. For purposes of this Agreement, "toxic or hazardous material or substances" is defined as any pollutant, contaminant, waste or toxic or hazardous chemicals, wastes or substances, including, without limitation, asbestos, urea formaldehyde insulation, petroleum, PCBs, lead, air pollutants, water pollutants, soil pollutants and other substances defined as hazardous or toxic or words of similar import under federal, state or local statute, rule, regulation or order of any government entity having jurisdiction over the control of such wastes or substances.

8.04 INDEMNIFICATION CLAIMS. Upon either the Village or Developer becoming aware of the occurrence of any event or the existence of any state of facts in respect of which such party has or will have a claim for indemnification under this Agreement ("Claim"), as soon as reasonably practicable thereafter:

- (1) The indemnified party shall provide the indemnifying party notice of the losses, damages, costs, expenses, liabilities, obligations, claims or suits (including, without limitation, reasonable attorney's fees, punitive damages, fines, penalties, and consequential damages) as and when reasonably apprehended. Notwithstanding anything to the contrary contained herein, the indemnified party's failure to timely notify the indemnifying party shall not prevent or in any way impair recovery by such party unless the indemnifying party is materially prejudiced as a result of such failure;

(2) Subject to paragraphs (c) through (f) below, the indemnifying party diligently, at its own expense, shall control and shall be responsible for the defense, negotiation and/or settlement of the Claim, including the diligent performance of any remediation associated therewith;

(3) The indemnified party may at its own expense hire counsel or consultants to monitor the Claim;

(4) The indemnifying party shall not, without the prior written consent of the indemnified party, which consent shall not be unreasonably delayed, withheld or conditioned, settle any Claim;

(5) The indemnifying party shall lose its right to defend, negotiate and settle any Claim if, in the reasonable judgment of the indemnified party, it fails to diligently defend, negotiate or settle such Claim. In the event that the indemnifying party has lost its right to defend, negotiate or settle any Claim: (i) the indemnified party shall have the right, without prejudice to its right of indemnification hereunder, at the indemnifying party's cost and expense, to defend, negotiate and settle any Claim, and (ii) the indemnifying party shall pay such reasonable costs and expenses incurred by the indemnified party within twenty (20) days of receipt of written notice from the indemnified party;

(6) If the indemnifying party does not timely assume responsibility for any Claim, the indemnified party shall have the right, without prejudice to its right of indemnification hereunder, at the sole cost and expense of the indemnifying party, to assume control of the defense, negotiation and/or settlement of the Claim, and may engage counsel or other agents, consultants, and contractors to contest, defend, settle or otherwise dispose of such Claim, including, without limitation, hiring any environmental consultant or contractor to perform any remediation necessary to address the Property or the toxic or hazardous materials or substances at the Property.

8.05 CONTRACTOR INSURANCE. Contractors engaged by Developer to perform the work required by this Agreement within public rights-of-way shall, prior to commencing such work, submit to the Village proof of the following:

(1) Unemployment and Workers' Compensation insurance which is in strict compliance with state laws.

(2) Personal and public liability insurance having limits of not less than \$1,000,000.00.

(3) Property damage insurance having limits of not less than \$500,000.00.

(4) Fire and extended coverage which shall insure against losses and damage to completed work, materials or equipment until the same has been accepted by the Village.

ARTICLE IX - TIME OF COMPLETION

9.01 COMPLETION DATE. Subject to the terms of this Agreement, Developer shall complete buildings or building of the Project, which shall include installation of utility service, construction of connections to the water utility and sanitary sewer system stormwater facilities, private road with a driveways, parking lots, landscaping berms, and all other site work and improvements as may be required pursuant to the Developer's Plans for the Project, consistent with the schedule identified in Section 1.02. Each building shall be deemed completed upon a certificate of occupancy (whether the certificate is temporary, final, conditional or unconditional) being issued by the Village and the Village accepting the water and sanitary sewer main extensions in accordance with the terms of this Agreement.

9.02 DEFAULT.

(1) The occurrence of any one or more of the following events shall constitute a default by Developer:

(a) Developer fails to pay any amounts when due under this Agreement and further fails to pay such amounts on or before fifteen (15) days following written notice of such failure; or

(b) Developer materially breaches or fails to perform timely or observe timely any of its covenants or obligations under this Agreement (other than relating to the payment of money), and such failure shall continue for thirty (30) days following notice thereof from the Village (or such longer period of time as is otherwise expressly set forth herein or as is reasonably necessary to cure the default as long as the Developer has commenced the cure of the default within the thirty (30) day period, is diligently pursuing the cure of the default and as long as the default is cured not later than one hundred twenty (120) days following the notice thereof from the Village or such longer period of time as is reasonably agreed to by the Village); or

(c) Developer:

(i) Makes a general assignment for the benefit of creditors or to an agent authorized to liquidate any substantial amount of its assets; or

(ii) becomes the subject of an "order for relief" within the meaning of the United States Bankruptcy Code, or files a petition in bankruptcy, for reorganization or to effect a plan or other arrangement with creditors; or

(iii) has a petition or application filed against it in bankruptcy or any similar proceeding, or has such a proceeding commenced against it and such petition, application or proceeding shall remain

undismissed for a period of ninety (90) days or Developer shall file an answer to such a petition or application, admitting the material allegations thereof; or

(iv) applies to a court for the appointment of a receiver or custodian for any of its assets or properties, with or without consent, and such receiver shall not be discharged within ninety (90) days after his appointment; or

(v) adopts a plan of complete liquidation of its assets.

(2) The Village shall be deemed to be in default in the event it materially breaches or fails to perform timely or observe timely any of its covenants or obligations under this Agreement, and such failure shall continue for thirty (30) days following notice thereof from Developer (or such longer period of time as is otherwise expressly set forth herein or as is reasonably necessary to cure the default as long as the Village has commenced the cure of the default within the thirty (30) day period, is diligently pursuing the cure of the default and as long as the default is cured not later than one hundred twenty (120) days following the notice thereof from Developer or such longer period of time as is reasonably agreed to by the Developer).

(3) Upon the occurrence of any default by either party and following the notice requirements set forth above, without further demand or action of any kind by the nondefaulting party and except as expressly set forth below, the nondefaulting party may, at its option, pursue any or all rights and remedies available at law or in equity.

(4) No remedy shall be exclusive of any other remedy and each and every remedy shall be cumulative and shall be in addition to every other remedy given under this Agreement, and/or now or hereafter existing at law or in equity. No failure or delay on the part of any party in exercising any right or remedy shall operate as a waiver thereof nor shall any single or partial exercise of any right preclude other or further exercise thereof or the exercise of any other right or remedy.

(5) In the event of the default by either party, all reasonable fees, cost and expenses incurred by the nondefaulting party, including reasonable attorney's fees, in connection with the enforcement of this Agreement shall be paid by the defaulting party, including without limitation the enforcement of the nondefaulting party's rights in any bankruptcy, reorganization or insolvency proceeding.

9.03 FORCE MAJEURE. Notwithstanding anything herein to the contrary, in the event that Developer is delayed or hindered in or prevented from the performance of any act required hereunder by reason of strikes, lockouts, labor troubles, inability to procure materials, failure of power, restrictive governmental regulations, orders or decrees, riots, insurrection, war, acts of God, inclement weather, or other reasons beyond Developer's reasonable control, then performance of such act shall be excused for the

period of the delay and the period for the performance of any such act shall be extended for the period of such delay.

ARTICLE X – NOTICES

All notices required or permitted by this Agreement shall be in writing and shall be deemed to have been given (i) upon delivery to an officer or designated representative of the person entitled to such notice, if hand delivered, or (ii) two business days following deposit in the United States mail, postage prepaid, or (iii) two business days following deposit with a nationally recognized overnight commercial carrier that will certify as to the date and time of delivery, or (iv) upon transmission if by facsimile or email, and each such communication or notice shall be addressed as follows, unless and until any of such parties notifies the other in accordance with this Article of a change of address:

If to the Village: Village of Germantown
ATTN: Steven Kreklow, Administrator
PO Box 337
N112 W17001 Mequon Road
Germantown, WI 53022
Email address: skreklow@village.germantown.wi.us

AND a copy to: Brian C. Sajdak, Esq.
Wesolowski, Reidenbach & Sajdak, S.C.
11402 W. Church St.
Franklin, WI 53132
Email address: brian@wrslegal.net

If to Developer: Truck Country of Wisconsin, Inc.

AND a copy to:

ARTICLE XI - GENERAL PROVISIONS

11.01 ORDINANCES AND REGULATIONS. All provisions of the Village's subdivision and platting code as set forth in Chapter 18 of the Municipal Code which are not inconsistent with or in conflict with any of the provisions of this Agreement are incorporated herein by reference and all such provisions shall bind the parties hereto and be a part of this Agreement as fully as if set forth herein. In the event any provision set forth in this Agreement is in conflict with any provision set forth in any other Village code or ordinance, this Agreement shall control.

11.02 AGREEMENT FOR BENEFIT OF PURCHASER. Developer agrees that in addition to the Village's rights herein, the provisions of this Agreement shall be for the benefit of the purchaser of any building, lot or parcel of land within the Property.

11.03 ENTIRE AGREEMENT. This written Agreement and written amendments and any referenced attachments thereto shall constitute the entire agreement between the Developer and the Village.

11.04 AMENDMENTS. This Agreement may be amended or modified only by an instrument in writing executed by all of the parties to this Agreement.

11.05 OWNERSHIP. Developer certifies and warrants to the Village that as of the Effective Date (as defined below) of this Agreement it is the sole owner of the real estate that comprises the Property. Village hereby consents to the periodic transfer of certain parcels of the Property (to be created by approved certified survey maps(s)), to single-purpose entities controlled by Developer, for purposes of development of parcels within the Property and/or obtaining lender financing. Developer shall provide the Village written notice of such transfer and notwithstanding any such transfer, shall remain responsible for all Developer obligations as otherwise set forth herein.

11.06 AUTHORITY. Developer, by the undersigned, represents, certifies and warrants that the undersigned has the authority to bind Developer as an authorized officer of the same.

11.07 NO VESTED RIGHTS GRANTED. Except as expressly provided by law or as expressly provided by this Agreement, no vested rights in connection with this project shall inure to the Developer, its heirs, successors or assigns.

11.08 NO WAIVER. No waiver of any provision of this Agreement shall be deemed to constitute a waiver of any other provision, nor shall it be deemed or constitute a continuing waiver unless expressly provided for by a duly signed and executed, written amendment by all parties to this Agreement. The Village's failure to act or exercise any right under this Agreement shall not constitute the approval or a waiver of its right to act or exercise any right under this Agreement or a ratification of any wrongful or negligent act by the Developer or the acceptance of any improvement or performance on the part of the Developer.

11.09 SEVERABILITY. If any part, term or provision of this Agreement is held by a court to be illegal or otherwise unenforceable, such illegality or unenforceability shall not affect the validity of any other part, term or provision; and the right of the parties will be construed as if the part, term or provision was never part of the Agreement.

11.10 REAL ESTATE TAXES. Developer agrees to timely pay or cause to be paid to the Village general property taxes assessed and levied by the Village in connection with the Project under its applicable property tax laws, rules, rates, regulations and ordinances in effect from time to time. Nothing in this Agreement shall impair any statutory rights of the Village with respect to the assessment, levy, priority, collection and/or enforcement of real estate and personal property taxes. Developer further agrees that, until the closure of TID No. 8, it will not knowingly sell, lease, assign or otherwise transfer or convey any ownership interest in the Project to a person or entity that would directly result in the Property becoming exempt from general property taxation, nor

otherwise use the Property in any manner that would cause all or a portion of the Property to be exempt from general property taxation unless the exempt entity or user first enters into a Payment in Lieu of Taxes (PILOT) Agreement with the Village upon such terms as are agreeable to the Village.

11.11 MEMORANDUM. A Memorandum of Agreement shall be recorded in the office of the Register of Deeds of Washington County, Wisconsin, prior to the recording of the mortgages securing any construction loan, or any other mortgage on the Project, it being understood by the parties that this Agreement will run with the land and will be binding upon the Project and any owner of all or any portions of the Project and their successors and assigns in a form in substantial conformance with the attached Exhibit E.

11.12 TERMINATION. This Agreement and all rights and obligations hereunder shall terminate upon the earlier to occur of (i) full performance by Developer and the Village of all of their respective obligations under this Agreement; and (ii) upon mutual termination of this Agreement by the Village and Developer. Upon such termination, the parties shall execute and record a termination of all Memorandum of Agreement(s) recorded against the Property.

11.13 TIME. Time is of the essence as to completion by the parties of their respective obligations and is a critical component in success of the Project and the District. The parties agree that all actions, approvals, and consents required herein, shall be acted upon promptly and with diligence, and shall not be unreasonably withheld, conditioned or delayed.

11.14 ASSIGNMENT. Prior to substantial completion of Building 2, this Agreement may not be assigned by the Developer without the Village's consent, which may be granted or withheld in the Village's sole discretion, provided, however, Developer may assign or partially assign this Agreement to an entity that controls, is controlled by, or is under common control with, Developer without the consent of the Village. Notwithstanding the foregoing, the Developer may collaterally assign this Agreement to the Developer's lender(s) upon reasonable approval of the Village Attorney as to the form of the assignment. In the event that any such lender forecloses on its collateral and succeeds as Developer of the Property, the Village shall fulfill its obligations hereunder provided that such lender, or the party purchasing the Property at a foreclosure sale, assumes in writing all of the obligations of the Developer hereunder.

11.15 EFFECTIVE DATE. This Agreement shall be binding on the Developer and deemed of full force and effect as of the date the Developer takes fee simple title to the Property ("Effective Date"). In the event Developer does not close on the acquisition of the Property, this Agreement shall be null and void.

IN WITNESS WHEREOF, Developer and the Village have caused this Agreement to be signed in duplicate originals this _____ day of _____, 2024.

[SIGNATURE PAGES FOLLOW]

DEVELOPER:

TRUCK COUNTRY OF WISCONSIN, INC.

By: _____

Personally came before me this ____ day of _____, 2024, the above-named, -- _____, to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation and acknowledged that he executed the foregoing instrument in such capacity.

By: _____
 Print Name: _____
 Notary Public, State of Wisconsin
 My Commission Expires: _____

VILLAGE OF GERMANTOWN

By _____
Dean Wolter, Village President

ATTEST:

By _____
Donna Ott, Village Clerk

Per Village Board Approval: Dated _____

[illegible]

Personally came before me this ____ day of <Month> 2024, the above-named, Dean Wolter, Village President, and Donna Ott, Village Clerk, to me known to be the persons who executed the foregoing instrument and to me known to be such President and Clerk of the above-named municipal corporation, Village of Germantown, and acknowledged that they executed the foregoing instrument as such officers, as the deed of said municipal corporation.

By _____
 Print Name: _____
 Notary Public, State of Wisconsin
 My Commission Expires: _____

Approved as to form:

Brian C. Sajdak, Village Attorney

EXHIBIT A
LEGAL DESCRIPTION

EXHIBIT B

IMPROVEMENT PLANS

EXHIBIT B-1
VILLAGE'S PLANS
(SEE ATTACHED)

EXHIBIT B-2
DEVELOPER'S PLANS
(SEE ATTACHED)

EXHIBIT C

VILLAGE FEE SCHEDULE FOR PROJECT

(SEE ATTACHED)

Truck Country Fee Schedule

	<u>RATE</u>	<u>QTY</u>	
Water Connection Fee (\$832.00/REC)	\$832.00	4.802	\$3,995.26
Sanitary Sewer Connection Fee (\$4,919.00/REC)	\$4,919.00	4.802	\$23,621.04
Development Agreement Review Fee	\$5,000.00	1	\$5,000.00
Police Impact Fee (\$.2809/\$1000 building cost)	\$0.2809	11,000	\$3,089.90
Fire Impact Fee (\$.63579/\$1000 building cost)	\$0.63579	11,000	\$6,993.69
Total Due			<u>\$42,699.89</u>

EXHIBIT E

**MEMORANDUM OF
DEVELOPMENT AGREEMENT**

Document Number

Document Title

THIS MEMORANDUM OF DEVELOPMENT AGREEMENT (“Memorandum”) is made effective as of the ____ day of _____, 2024, by and between **Truck Country of Wisconsin, Inc.**, a Wisconsin limited liability company (“**Developer**”), and the **VILLAGE OF GERMANTOWN**, a municipal corporation of Washington County, Wisconsin (“**Village**”).

Recording Area

Name and Return Address

WITNESSETH:

PIN: _____

WHEREAS, Developer and the Village entered into that certain Development Agreement dated _____, 2024 (“**Development Agreement**”). The full Development Agreement is available for inspection and copies can be obtained at the Village of Germantown Village Hall; and

WHEREAS, this Memorandum is being executed for the purpose of providing notice of the Development Agreement and certain terms thereof in the Office of the Register of Deeds for Washington County, State of Wisconsin in order to place third parties on notice of the Development Agreement and the Developer’s and the Village’s rights and obligations thereunder, some of which are hereinafter summarized.

NOW, THEREFORE, in consideration of the mutual covenants and promises contained in the Development Agreement, Developer and the Village hereby acknowledge as follows:

1. **PROPERTY.** The “**Property**” is land located in the Village of Germantown, Washington County, State of Wisconsin, legally described on Exhibit A attached hereto.

2. **TERM.** The Development Agreement shall run with the land pursuant to its terms unless terminated pursuant to its terms.

3. **NO MODIFICATION; DEVELOPMENT AGREEMENT CONTROLLING.** This Memorandum is only a summary of some of the terms and conditions contained in the Development Agreement and this Memorandum is not intended in any way to amend, alter, modify, abrogate, substitute or otherwise affect any of the terms or conditions contained in the Development Agreement, all of which are hereby incorporated herein in full by this reference. It is hereby understood and agreed that, notwithstanding this Memorandum, the terms and conditions contained in the Development Agreement shall in all events control the relationship between Developer and the Village with respect to the subject matter therein contained. This Memorandum is solely for recording and notice purposes.

4. **COUNTERPART SIGNATURES.** This Memorandum may be signed in two or more counterparts, all of which, when taken together, shall constitute one and the same instrument.

[SIGNATURES APPEAR ON FOLLOWING PAGE]

IN WITNESS WHEREOF, Developer and the Village have executed this Memorandum effective as of the date first written above.

DEVELOPER:

VILLAGE:

TRUCK COUNTRY OF WISCONSIN

VILLAGE OF GERMANTOWN

By: _____
Name:
Title:

By: _____
Dean Wolter, Village President

Attest:

By: _____
Donna Ott, Village Clerk

STATE OF WISCONSIN)
) SS.
COUNTY)

Personally appeared before me this ____ day of _____ 2024, the above-named _____, the _____ of _____, to me known to be the persons who executed the foregoing agreement on behalf of the Developer and by its authority.

Notary Public State of Wisconsin
My commission expires: _____

STATE OF WISCONSIN)
) SS.
WASHINGTON COUNTY)

Personally appeared before me this ____ day of _____ 2024, the above-named Dean Wolter and Donna Ott, Village President and Village Clerk, respectively, of the Village of Germantown, Wisconsin, to me known to be the persons who executed the foregoing agreement on behalf of the Village and by its authority.

Notary Public State of Wisconsin
My commission expires: _____

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Sanitary Sewer System Facilities Plan Update

SUBMITTED BY: Matthew Mortwedt, Public Works Director

SUMMARY EXPLANATION:

The Village of Germantown contracted with Ruekert & Mielke, Inc. (R/M) to complete an analysis of the existing sanitary sewer system facilities and plan for future development needs within the sanitary system facilities. The most recent Sanitary Sewer Service Plan report for the Village of Germantown was published in 1983 by the Southeastern Wisconsin Regional Planning Commission (SEWRPC), with multiple subsequent amendments to the refined Sanitary Sewer Service Area (SSSA) defined in the original 1983 report. The original report was planned for the year 2000.

The Village of Richfield has initiated the process of extending the Village of Germantown's sanitary sewer service to serve a recently proposed development within the Village of Richfield. This potential development, subsequent changes to the related sanitary sewer service area, and age of the original SEWRPC Sanitary Sewer Service Area Plan have served as an impetus to update Germantown's sanitary sewer facilities plan. The updated facilities plan will consider growth within Germantown as well as near- and long-term growth in a portion of Richfield. With the analysis of future development within the broad planning area, an accurate assessment for future improvements can be made.

A detailed presentation of this plan was made by Ruekert and Mielke to both the Utility Advisory Committee and the Public Works and Highway Committee. The plan outlines that even at full build out of the planning area the sewer mains have enough capacity to accommodate flows without substantial investment. The lift stations, on the other hand, will require additional study for upgrade. The priority of which lift stations to upgrade and when will largely be a result of when and where development takes place. Development to the northwest and in Richfield will require upgrades to Old Farm and Main Street lift stations. Development in the southwest will require upgrade of reconfiguration of lift stations 3 and 6. The study identifies thresholds to consider when trying to forecast timing.

ATTACHMENT:

1. Village of Germantown Sanitary Sewer System Facilities Plan Update DRAFT

STAFF RECOMMENDATION:

Adoption of the Sanitary Sewer System Facilities Plan Update.

ACTION BY Committee:

The PWHC approved this item 4-0. This item was also unanimously approved at the UAC.

FACILITIES PLAN UPDATE

DRAFT



Village of Germantown Sanitary Sewer System Facilities Plan Update

April 17, 2024

PREPARED FOR:

Village of Germantown
N122 W17177 Fond Du Lac Avenue
Germantown, WI 53022

PREPARED BY:

Ruekert & Mielke, Inc.
W233 N2080 Ridgeview Parkway
Suite 300
Waukesha, WI 53188



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Appendix K – Richfield Incremental Planning Area Future Land Use Map
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Appendix M – Germantown Connection Sewer & Water Extension Opinion of Probably Cost
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Appendix O – Conceptual Sanitary Sewer System Extension & Expansion – Northeast Area
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SANITARY SEWER SYSTEM FACILITIES PLAN UPDATE

INTRODUCTION AND NEED FOR UPDATED FACILITIES PLAN

The Village of Germantown has contracted with Ruekert & Mielke, Inc. (R/M) to complete an analysis of the existing sanitary sewer system facilities and plan for future development needs within the sanitary system facilities. The most recent Sanitary Sewer Service Plan report for the Village of Germantown was published in 1983 by the Southeastern Wisconsin Regional Planning Commission (SEWRPC), with multiple subsequent amendments to the refined Sanitary Sewer Service Area (SSSA) defined in the original 1983 report. The original report was planned for the year 2000.

The Village of Richfield has initiated the process of extending the Village of Germantown's sanitary sewer service to serve a recently proposed development within the Village of Richfield. This potential development, subsequent changes to the related sanitary sewer service area, and age of the original SEWRPC Sanitary Sewer Service Area Plan have served as an impetus to update Germantown's sanitary sewer facilities plan. The updated facilities plan will consider growth within Germantown as well as near- and long-term growth in a portion of Richfield. With the analysis of future development within the broad planning area, an accurate assessment for future improvements can be made.

The Villages of Germantown and Richfield have recently requested an immediate amendment to Germantown's (SSSA) to continue moving forward on the potential development in Richfield. A development entity has expressed sincere interest in developing a vacant area near the I-41/Holy Hill Road interchange for office and light industrial uses. Market conditions have necessitated the immediate amendment of the SSSA so that the developer can be assured sewer service will be approved by SEWRPC, Milwaukee Metropolitan Sewerage District (MMSD), and the Wisconsin Department of Natural Resources (WDNR) for the proposed development. This will allow them to proceed with their acquisition of the property and subsequent development plans in a timely manner. The Village of Germantown Sanitary Sewer System Facilities Plan Update is being completed as a trailing condition of said immediate SSSA amendment along with a full amendment to the Germantown SSSA consistent with the Village's 2050 Comprehensive Plan.

INTERGOVERNMENTAL AGREEMENT

The Villages of Germantown and Richfield have entered into an Intergovernmental Agreement (IGA) to define the parameters for a cooperative approach in the extension of sanitary sewer into the Village of Richfield. Richfield desires to encourage commercial and light industrial development due to the subject area's proximity to I-41, a major transportation arterial. Germantown has determined that in serving a portion of Richfield to facilitate development, they can capitalize on the financial benefit of a larger customer base as well as having non-Germantown property owners bear a portion of their capital costs.

The IGA details how costs will be shared for design, construction, administration, approvals, and land acquisitions for extension of infrastructure into Richfield. Germantown's existing construction standards and practices must be utilized.

The incremental area within the Village of Richfield to be served is detailed within the IGA, however for the purpose of this Facilities Plan the entire section of land within Richfield will be used for the SSSA Planning Area. The quantity and strength of the domestic wastewater stream from Richfield is defined based on Germantown's and the MMSD's guidelines. The IGA allows a quantity of domestic wastewater not to exceed 0.4 MGD Average Daily Flow with 0.7 MGD allowable Daily Peak Flow. This allowable flow is relative to the immediate SSSA amendment and not inclusive of the entire incremental planning area. Flow will be metered at a strategic location to accurately track the volume of wastewater generated within the Richfield SSSA.

A general route for gravity sewer has been planned by the Village of Richfield to run through undeveloped areas of Germantown for connection to the Richfield portion of the SSSA. The remainder of the route

may flow by gravity or be delivered via force main at Richfield's discretion. The general route assumes a connection point to a recently installed interceptor sewer at the intersection of Goldendale and Freistadt Roads. Germantown will own, operate, and maintain the entire sanitary sewer system, including the sanitary sewer system within Richfield's boundaries. Germantown will also be responsible for any necessary improvements downstream of this connection point, which will be identified within this Facilities Plan. Permits and inspections for new connections to the sanitary sewer system within Richfield will be administered and approved by Germantown. Sewage treatment rates have been established within the IGA, as well as determinations as to who will pay the costs for future expansions and upgrades to the system for development within Richfield.

BACKGROUND

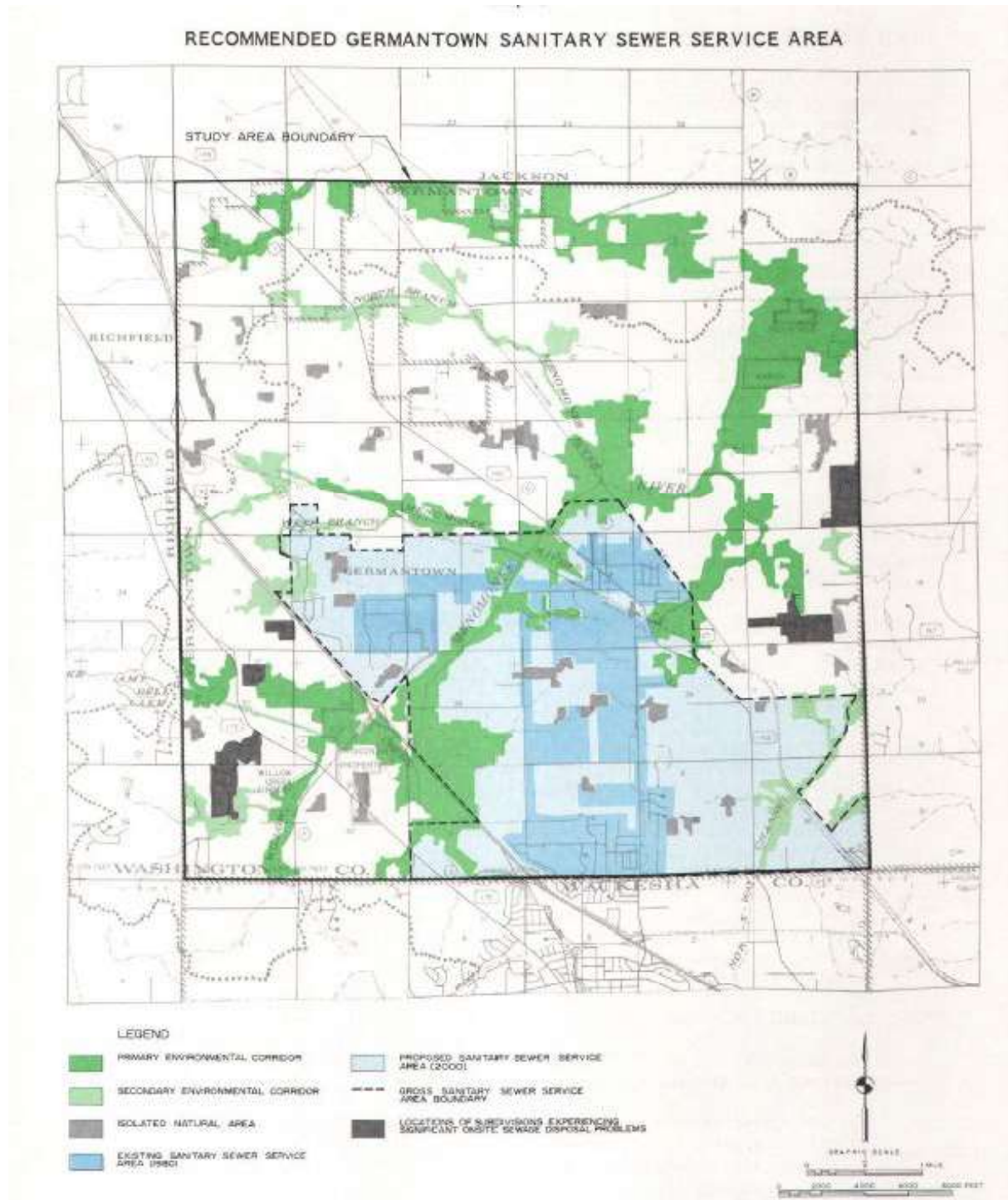
History of the existing SSSA & Planning Area

The initial analysis and planning report for Village of Germantown's SSSA was authored by SEWRPC and published in July 1983. At the time, there was a recognized need for an area-wide water quality management plan, and in turn a need to accurately define future planned SSSA's for public sanitary sewer systems throughout Southeastern Wisconsin. The purpose of this report was to provide a framework for SSSA planning based on recommended land use through the year 2000.

At the time of the report, the area served by the Village's sanitary sewer system was approximately 1,984 acres. The Village operated its own wastewater treatment plant that was operating near its design capacity. With recommendations from SEWRPC and the MMSD, the Village concluded that a sewer connection should be made to the MMSD and that the Village's existing sewage treatment plant should be abandoned.

The delineation of the initial proposed SSSA considered not only current and future land use, but also failing septic systems, sewer tributary areas, existing and planned trunk sewers, and natural resource data. The resulting refined proposed SSSA totaled approximately 6,464 acres as shown in Figure 1 below:

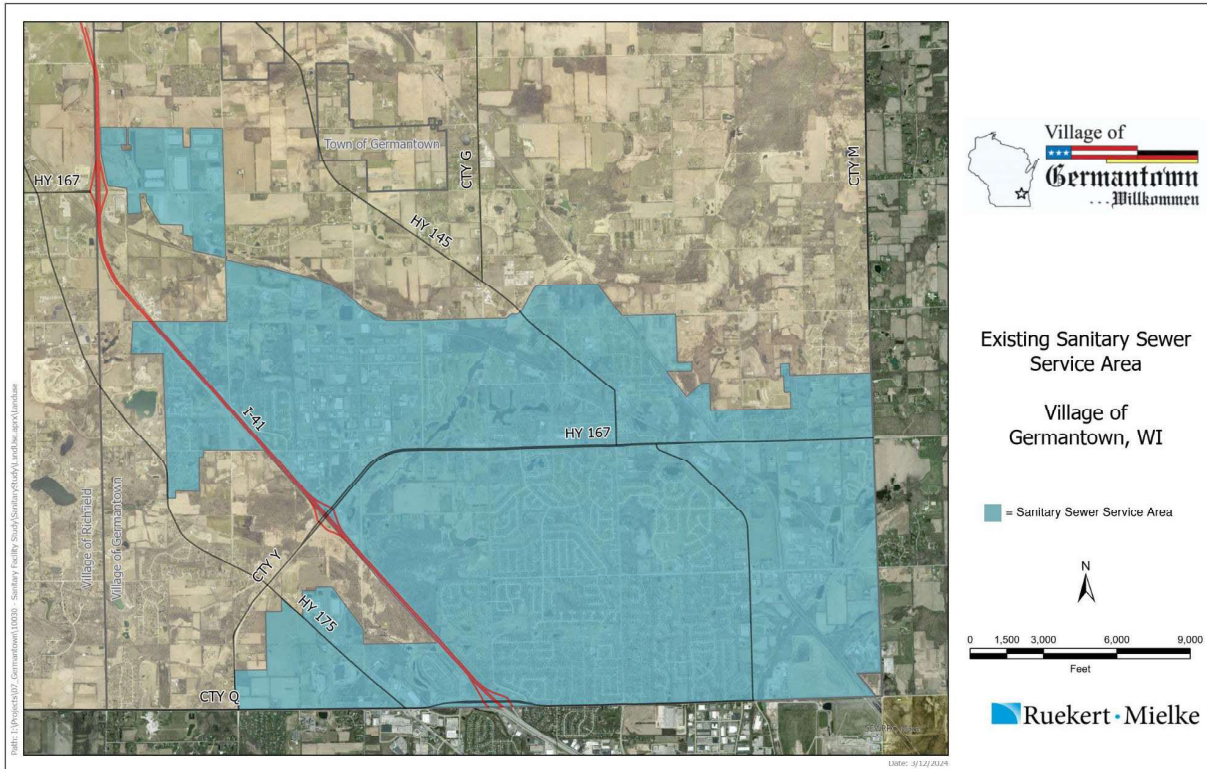
Figure 1 SEWRPC 1983 Planning Report - Sanitary Sewer Service Area



Source: SEWRPC 1983 Planning Report No. 70

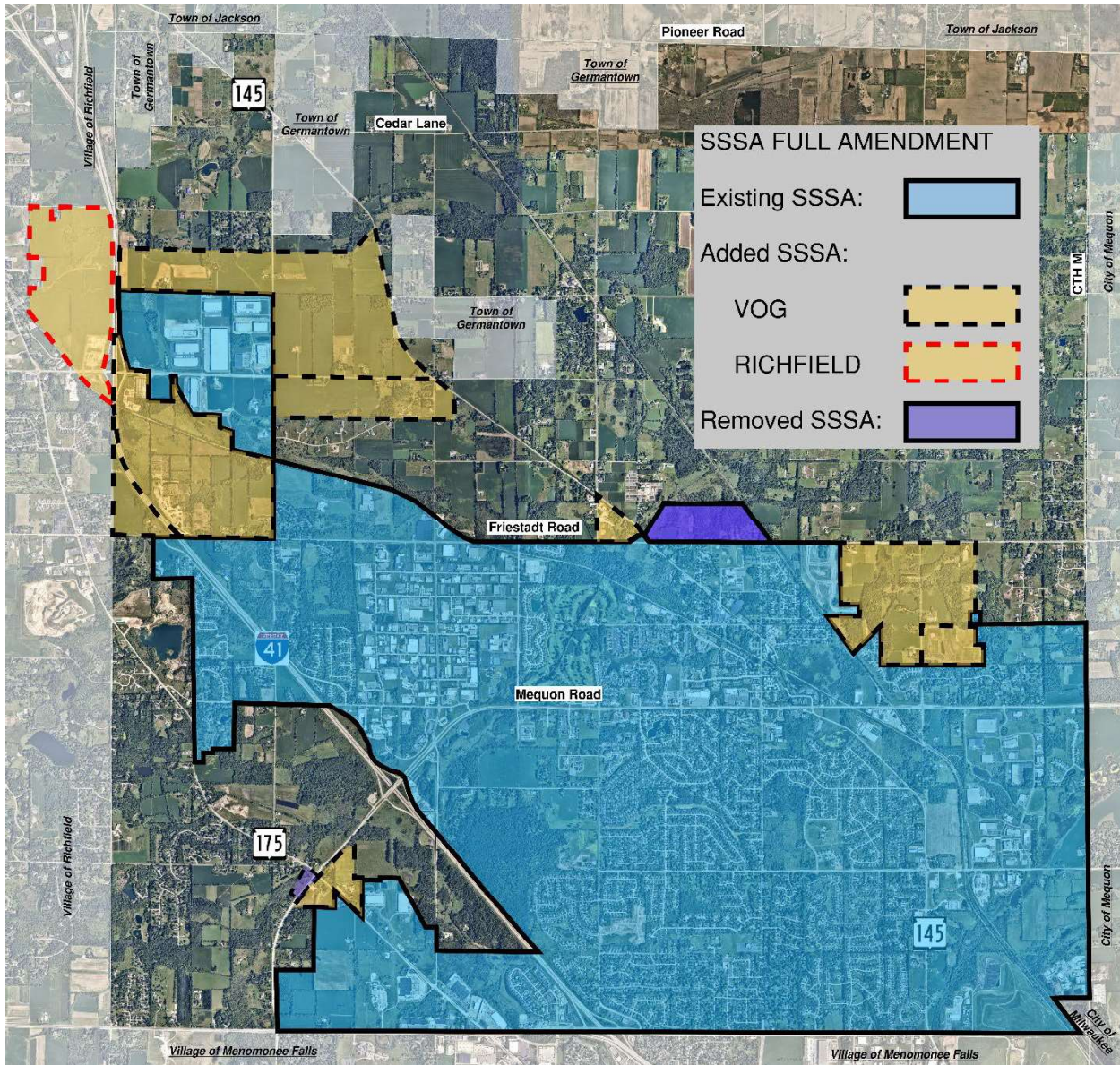
The proposed year 2000 SSSA was subsequently amended several times after the SEWRPC 1983 report was finalized. These amendments were approved in 1989, 1998, 2003, 2009, 2015, and most recently 2018 as the Village has expanded with development. The resulting Village of Germantown Sanitary Sewer Service Area is currently 9,432 acres and is delineated by SEWRPC as shown in Figure 2 below and included in Appendix A.

Figure 2 Existing Village of Germantown Sanitary Sewer Service Area



The pending immediate amendment, which is a portion of a larger full amendment, to the Germantown SSSA that is concurrent with this Facilities Plan will add a combined total of 814 acres to the SSSA, of which 526 acres are in the Village of Germantown and 288 acres are in the Village of Richfield. Beyond the immediate amendment, a full amendment has been defined for the 2050 planning term expansion to the existing SSSA and will be utilized as the future SSSA analysis area. The 2050 full amendment area is as shown in Figure 3 below and included in Appendix B:

Figure 3 2050 Full Sanitary Sewer Service Area Amendment

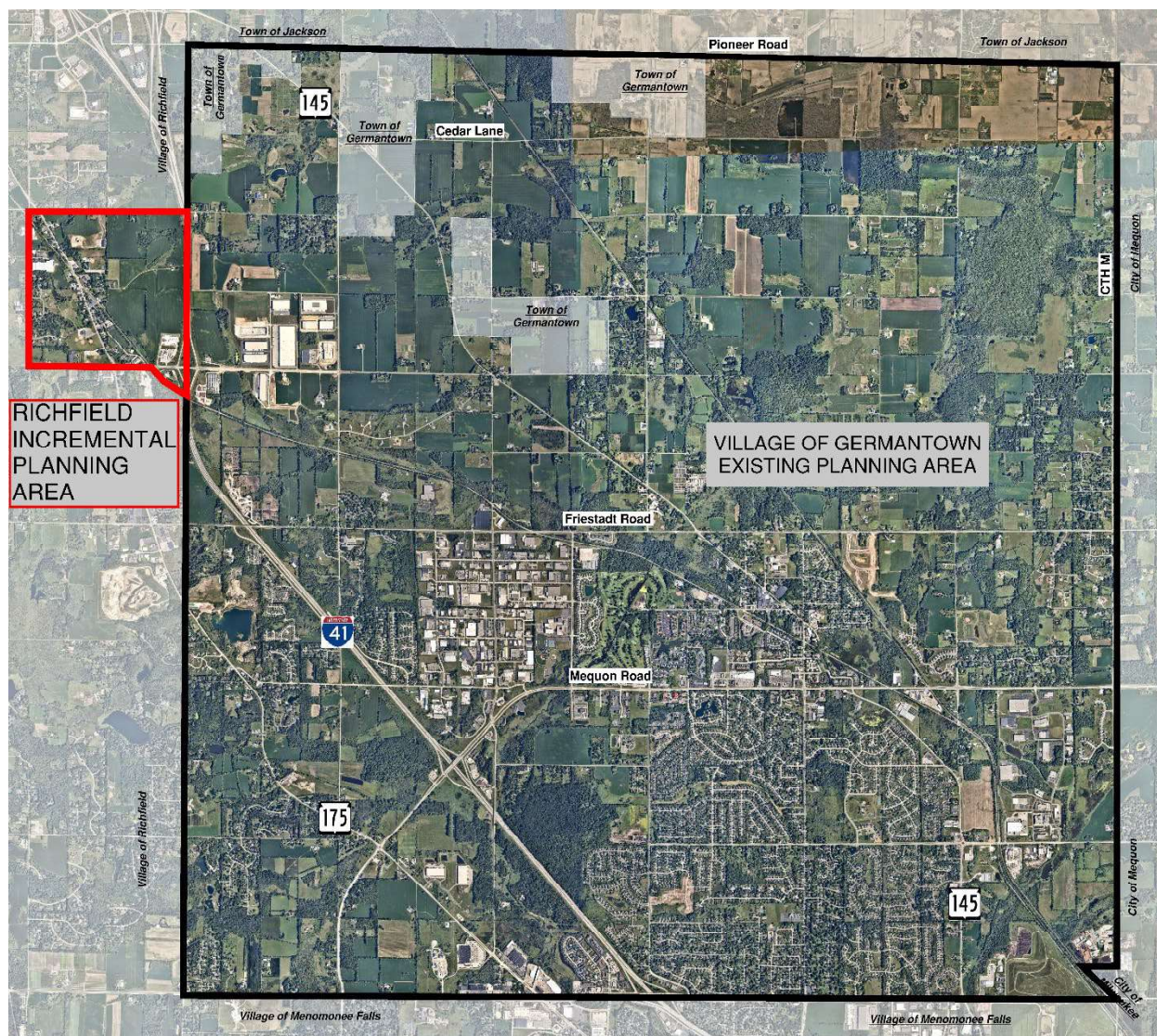


Source: Village of Germantown Planning

With the full amendment to the existing SSSA, the total area included in the Village of Germantown SSSA, herein referred to as the “expanded” SSSA could potentially be 10,964 acres.

For planning purposes, this Sanitary Sewer System Facilities Plan Update will also include the “Incremental Planning Area” within the Village of Richfield as a stand-alone incremental area tributary to the Village of Germantown’s expanded Future SSSA. This area of Richfield would potentially add another 665 acres in total to the fully amended Germantown SSSA described above. This area of Richfield is designated in Figure 4 below and included in Appendix C.

Figure 4 Village of Richfield Incremental Planning Area



Source: Village of Germantown Planning

Existing Sanitary Sewer System

In general, wastewater flow originates from the northwest region of the Village of Germantown near Holy Hill Road and I-41. The Richfield area to be added to the SSSA is located near this point, which makes adding sewer service in Richfield viable with the overall design of Germantown's existing sanitary sewer system. Wastewater moves generally southeast through the network of trunk sewers, interceptors, and pump stations to a single connection point to the MMSD's Metropolitan Intercepting Sewer (MIS) infrastructure at County Line Road and Wausaukee Road. At this connection point, the Village is allowed a peak hourly flow rate of 22.27 million gallons per day (MGD). Measured by a metering station at the connection point, the current average dry weather daily flow rate is 2.53 MGD with the peak hourly flow rate being approximately 12.67 MGD.

To determine peak flows, rain event data from the National Oceanic and Atmospheric Administration (NOAA) was used to verify if peak flow events corresponded to a rain event. Several rain events of note in 2022 and 2023 were observed at the Wastewater Utility Building weather station, with the most intense event being a 5.5-inch rainfall on September 12th of 2022. This event corresponded to the maximum

peak hourly flow observed during any rain events, and this maximum was used to calculate the peak hourly flow rate for the Wrenwood and the MMSD metering station.

The existing sewer area within the Village of Germantown SSSA is served by approximately 99.2 miles of gravity sewer ranging in size from 8-inch to 48-inch diameter, and approximately 4.4 miles of force main sewer ranging in size from 6-inch to 20-inch diameter, as broken down by size category in Table 1. The system was constructed beginning in the mid-1960's with the largest portion of the system being constructed in the 1990's and 2000's. Pipe materials are largely Polyvinyl Chloride (PVC), Reinforced Concrete Pipe(RCP), and Ductile Iron, with a minimal quantity of Vitrified Clay, Nonreinforced Concrete Pipe, and ABS Truss pipe. The majority of the Village's 48" RCP interceptor has been rehabilitated with Cured-In-Place-Pipe. The Village has also completed a considerable amount of sewer replacement and extension projects to eliminate pump stations, provide service for new development, and upgrade capacity for undersized and outdated sewers.

Table 1 Existing Village of Germantown Sanitary Sewer Pipe Sizes & Lengths

Gravity Sewer			Force Main	
Diameter	Miles		Diameter	Miles
			6"	0.9
8"	59.3			
10"	6.5		10"	0.7
12"	9.2		12"	1.5
15"	5.1			
			16"	0.5
18"	4.8			
			20"	0.8
21"	2.0			
24"	2.1			
27"	2.1			
30"	3.6			
36"	0.9			
48"	3.5			
	99.2			4.4

Critical Sewer Flow Path

As the Village of Germantown's sanitary sewer system is analyzed, a critical path method can be used to identify the route conveying the bulk of the flow through the Village. This path is also the one most affected by future development, as the origin is in a largely undeveloped area of the Village, including the adjoining Village of Richfield area to be amended into the SSSA. Once this critical path through various trunk sewers, interceptors, and pump stations is determined, it can be used for analysis of future predicted flow conditions to identify any areas where future development may create a need for improvements.

At the northeast extents of the Village, the critical path begins just east of I-41 on Holy Hill Road with an 18-inch sanitary sewer that flows east and south continuing along Goldendale Road south to Freistadt Road. At Freistadt Road, the 18-inch sanitary sewer turns east to follow Freistadt Road. At the intersection of Freistadt Road and McCormick Drive, the sewer upsizes to 24-inch and continues to flow east following Freistadt Road. At the Wisconsin & Southern Railroad right-of-way (ROW), the sanitary

sewer deflects to the southeast and upsizes to 27-inch diameter. The 27-inch sewer continues southeast in alignment with the railroad ROW to a point approximately 1,000 feet east of River Road. At this point, the sewer turns to flow south and increases to 30-inch diameter.

The 30-inch sewer continues south through easement areas and along the east extents of the Blackstone Creek Subdivision. On the east side of the intersection of Blackstone Circle And Prestwick Court, the 30-inch sanitary sewer turns east and increases to 36-inch in diameter. The 36-inch sewer then flows east through the Blackstone Creek golf course and converges with a 30-inch sewer and 18-inch sewer that serve portions central to the Village before it terminates at the Main Street Pump Station at the intersection of Main Street and Division Road.

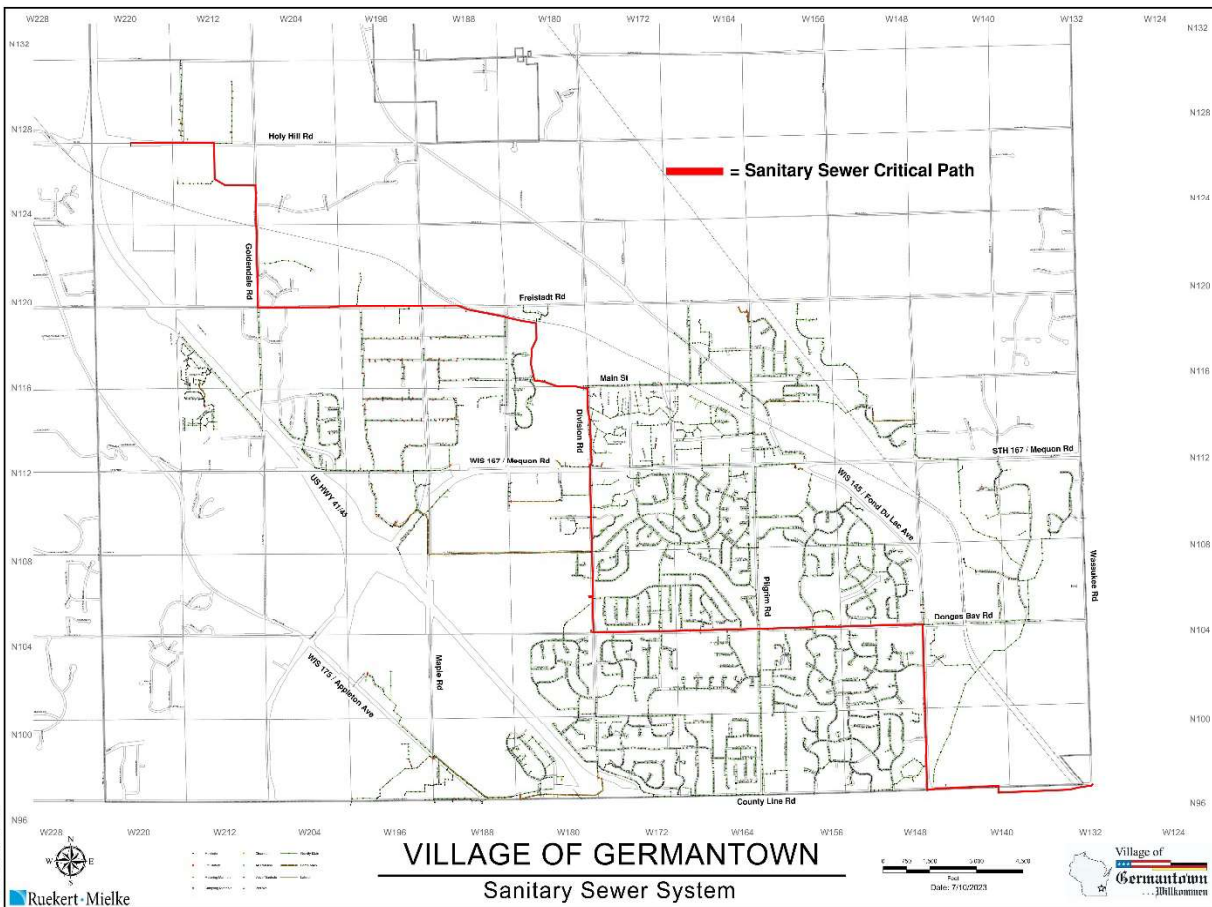
From the Main Street Lift Station, the wastewater is conveyed south through a 16-inch force main following Division Road until discharging into a manhole located approximately 100 feet north of State Highway 167, also known as Mequon Road where it returns to gravity flow through a 30-inch diameter sanitary sewer. This 30-inch sewer continues to flow south along Division Road until it reaches a convergence point at Old Farm Road where it meets a separate 36-inch sewer and combines with flow from the adjacent 36-inch sewer into the Old Farm Pump Station.

Wastewater flowing into the Old Farm Pump Station is discharged via a 20-inch diameter force main directed south along Division Road. At the intersection with Donges Bay Road, the force main turns east to follow Donges Bay Road until a point approximately 250 feet east of Ridgeview Lane where the force main discharges into a manhole that is located at the upstream end of a 48-inch diameter interceptor sewer.

The 48-inch interceptor sewer gravity flows east along Donges Bay Road to Fond Du Lac Avenue where it turns to the south and follows Fond Du Lac Avenue to County Line Road. At County Line Road, the 48-inch interceptor turns east. At the east side of the intersection of Fond Du Lac Avenue and County Line Road, a separate 30-inch sanitary sewer connects to the 48-inch interceptor and the conjoined flows continue in the easterly direction along County Line Road. The 48-inch interceptor follows the County Line Road (ROW) flowing east and meanders from the north side of County Line Road to the south side where it runs through a portion of the Old Orchard Landfill site. On the east extent of the Old Orchard Landfill Site, the interceptor flows through a metering station and then connects to a 54-inch diameter MIS sewer owned by the MMSD at the intersection of County Line Road and Wausaukee Road. This point is the singular connection point for all flow conveyed by the Village of Germantown's sanitary sewer system.

The Village of Germantown's full sanitary system map including the Critical Path as described can be found in Figure 5 below and in Appendix D.

Figure 5 Village of Germantown Sanitary Sewer System Map



Pumping Stations

Another critical aspect of future analysis and planning is the existing pump station facilities within the sanitary sewer system. The Village owns and operates 6 pump stations of various sizes and capacities within the collection system. Germantown conducted a study of 5 of the 6 pump stations owned by the Village in 2022. The data collected within that study is being presented in summary within the Sanitary Sewer System Facilities Plan Update. The study included Pump Stations 3, 6, 7, Main Street, and Old Farm. The Village's newest pump station, Wrenwood, was not part of the study area. For this report, data for the Wrenwood Pump Station has been collected independently of the pump stations included in the study.

GIS data from the Village of Germantown was utilized in the study to approximate the sewer service areas attributed to each pump station. Pump Stations 3, 7, Wrenwood, and Main Street handle flows exclusively from their respective sewershed basin. Pump Station 6 handles flow from its sewershed basin as well as flow from Pump Station 3. Old Farm Pump Station handles flow from its sewershed basin as well as Pump Stations 3, 6, 7, and Main Street.

Flow data was collected from the Village's Supervisory Control and Data Acquisition (SCADA) system for Pump Stations 3, 6, 7, Main Street, and Old Farm for analysis related to the Pump Station study. Data for the Wrenwood Pump Station and the MMSD connection point was collected independently of the data included in the previous referenced study. The data collected included average dry weather flow, peak hourly flow during selected heavy rainfall events, and pumping capacities of each pump station. An

hourly peaking factor and remaining peak capacity were established for each pump station. The tributary area for each pump station includes all land use types, including wetlands and ROW.

The peaking factors have been determined from the prior pump station study utilizing flow data from the Village's SCADA system; however this study did not include the Wrenwood Pump Station or the MMSD metering station. To determine peak flows at those locations, rain event data from NOAA was used to verify if peak flow events corresponded to a rain event. Several rain events of note in 2022 and 2023 were observed at the Wastewater Utility Building weather station, with the most intense event being a 5.5" rainfall on September 12th of 2022. This event corresponded to the maximum peak hourly flow observed during any rain events, and this maximum was used to calculate the peak hourly flow rate for the Wrenwood and the MMSD metering station. Table 2 summarizes the data collected and calculated.

Table 2 Pumping Station Capacity Summary

Pump Station	Existing Tributary Area (Ac)	Existing Dry Weather Flow (GPM)	Peak Flow from Analyzed Rain Events (GPM)	Peaking Factor	Existing Maximum Capacity (GPM)	Peak / Capacity	Remaining Peak Capacity (GPM)
PS 3	292.3	13	83	6.38	310	27%	227
PS 6	146.0	60	203	3.75	950	24%	725
PS 7	486.0	143	504	3.52	1,300	39%	796
Wrenwood	157.4	47	267	5.68	410	65%	143
Main Street	2461.1	1,007	2,818	2.80	6,250	45%	3432
Old Farm	4567.3	1,464	4,858	3.32	7,400	65%	2542
Connection to MMSD	9432.0	1,832	8,801	4.80	15,465	57%	6664

The analyzed data shows that in the current condition, there is some room for growth and, in turn, increased flow at each pump station. Analysis of the wastewater flow within the fully amended SSSA and Richfield SSSA will be incrementally compared to the existing design capacities to assess what, if any, upgrades may be required in the future to accommodate planned development. The need for upgrades will be assessed based on a threshold of 80 percent of design flow on a peak hour basis.

BASIS OF ANALYSIS FOR INCREMENTAL PLANNING AREA & UNSEWERED AREAS

To analyze future theoretical flow conditions for the Village of Germantown's sanitary sewer system, certain parameters must be established for the basis for the analysis. Establishing a design period consistent with the Village's 2050 Comprehensive Plan provides a cohesive analysis with the Village's future overall plan. Both existing and future land uses are utilized to predict how the Village will develop over time and provide a basis for where improvements may be needed. Flow calculations will utilize factors for land use types, and population density assumptions can be made using occupancy factors. Base parameters established for design of new sewer facilities aid in preliminary concepts for potential future sewer facilities.

Design Period

For this Facilities Plan, a 20-year design period has been chosen. This design period coincides closely with Village of Germantown's 2050 Comprehensive Plan for future growth and development.

Land Use

Land use is assigned assuming a fully developed condition using a combination of existing land use information and known future planning for the respective municipalities. Land use is assigned on a parcel-by parcel basis and individual land parcels are not broken into smaller land use fractions. The exception is those parcels which contain wetlands, which were separated into a single land use category and a wetland category to exclude wetland areas from flow generation calculations.

In existing developed areas, the actual quantity of transportation corridor has been calculated for the respective areas and included in the land use calculations. Areas that are mostly undeveloped in their current condition have been assumed to contain 30% public transportation corridors in the future fully developed condition. This gives a more accurate depiction of future flow conditions as public transportation corridors have also been excluded from calculations related to flow generation.

Village of Germantown - For determination of future land use of undeveloped areas, the Village's 2050 Comprehensive Plan is used as a guide to the fully developed land use condition for those areas currently undeveloped within the unsewered expanded SSSA. For residential areas, dwelling units per acre can be calculated based on future planned density. Population within these residential areas can be estimated using existing and future planned dwelling unit density and occupancy factor. Residential areas have been split into a "Single-Family" category and a "Multifamily" category to account for more densely populated areas containing apartments, senior housing, or condominiums.

Village of Richfield - The area of the Village of Richfield included in the expanded planning area has been analyzed for future land use characteristics as well. Richfield's 2033 Comprehensive Plan includes an adopted future land use plan specifically related to its incremental planning area. The future land use in the planning area is generalized into broad categories of land use types. For residential areas, a density of one dwelling unit per three acres has been determined by the Village of Richfield. Population within these residential areas can be estimated using the planned unit density and occupancy factor.

Flow Factors

In determining the future requirements for capacity within the existing sanitary sewer system and any required new sanitary sewer extensions, the potential flow must be calculated to determine if adequate capacity exists or if there is a future need for upgraded infrastructure. Flow factors used in this Facilities Plan are based on the MMSD's methodology for flow calculation:

Base Flow

- Occupancy Factor – 2.50 people per dwelling unit (single-family).
- Occupancy Factor – 1.80 people per dwelling unit (multifamily).
- Residential – 68 gallons per capita, per day.
- Commercial – 1500 gallons per acre, per day.
- Industrial – 1000 gallons per acre, per day.
- Institutional – 1000 gallons per acre, per day.

Once the base flow is calculated using the above parameters and future determined land uses, a peaking factor is then applied to calculate the theoretical peak hourly flow within the system.

Sanitary Sewer Design Criteria

Additions to the existing sanitary sewer system will be necessary for development within the unsewered portions of the existing SSSA as well future additions to the SSSA. The design should consider anticipated flows for the existing & future land use in a fully developed condition. Preliminary design of trunk sewers related to the expansion of the SSSA into the Village of Richfield has been completed by the Village of Richfield and provided to the Village of Germantown for use in this report.

The following criteria for future sewer extensions are assumed for analysis purposes:

- Minimum slope per Wisconsin Administrative Code.
- Minimum velocity: 2 feet per second when flowing full.
- Mannings “N” Value: Concrete Pipe – 0.013, PVC Pipe – 0.011.

COST ESTIMATING METHODOLOGY

Sanitary Sewer Force Main, Trunk & Interceptors

Unit costs for gravity sanitary sewers are based on bids and information from recent projects. In estimating costs for future projects, consideration is also given to consider depth of excavation, size of pipe, pipe material, groundwater conditions, bedrock, and soil type. Preliminary cost estimates related to the expansion of the SSSA into the Village of Richfield have been completed by the Village of Richfield and provided to the Village of Germantown for use in this Facilities Plan.

Pump Station Upgrades & Construction

Costs associated with upgrades to existing pump stations and/or construction of new Pump Stations are based on historical R/M project information tabulated into graphical format. The estimated costs for pumping stations consider the same general parameters that affect gravity sewer construction as mentioned above.

LAND USE ANALYSIS OF UNSEWERED AREA IN EXISTING AND EXPANDED SSSA

In analyzing the existing and full amendment the Village of Germantown SSSA, there are areas currently not served by sanitary sewers that may be sewerred in the future according to the Village's 2050 Comprehensive Plan. The analysis will incrementally analyze these areas in a fully developed condition prior to adding in the incremental planning area from the Village of Richfield. Future land use is assigned to the undeveloped portions using the 2050 Plan as well as existing land uses as a guide to determine what future land use will most likely be as shown in Figure 6 and Appendix E.

Figure 6 Village of Germantown Future Land Use Map

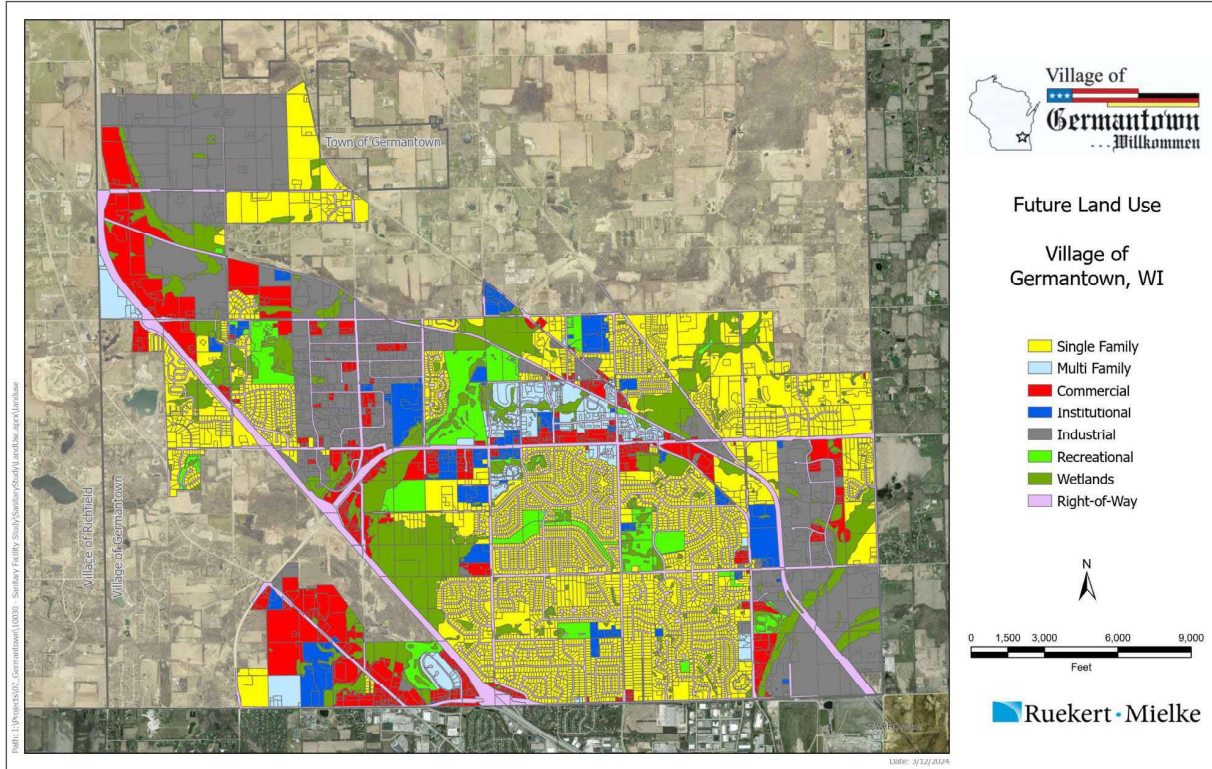


Table 3 breaks down the categories of assumed future land use conditions in the fully developed existing and expanded Germantown SSSA.

Table 3 Village of Germantown Future Land Use by Category

Germantown SSSA Fully-Developed Future Land Use (Acres) (Not including Richfield)							
Commercial	Industrial	Institutional	Multifamily	Recreational	Transportation	Single-Family	Wetlands
1,000.8	1,803.2	430.7	353.9	504.4	2,185.9	3,307.1	1,377.5
Total Expanded SSSA				10,963.5			
Net Flow Generation Area*				6,895.8			

*Excludes Recreational, Transportation, and Wetlands land use categories

Estimating Population

For single-family residential land use, an average density factor of 3.0 dwelling units/acre is appropriate based on the existing and desired density ranges described in the Village of Germantown's 2050 Comprehensive Plan. Most of the future development of residential areas falls into this category.

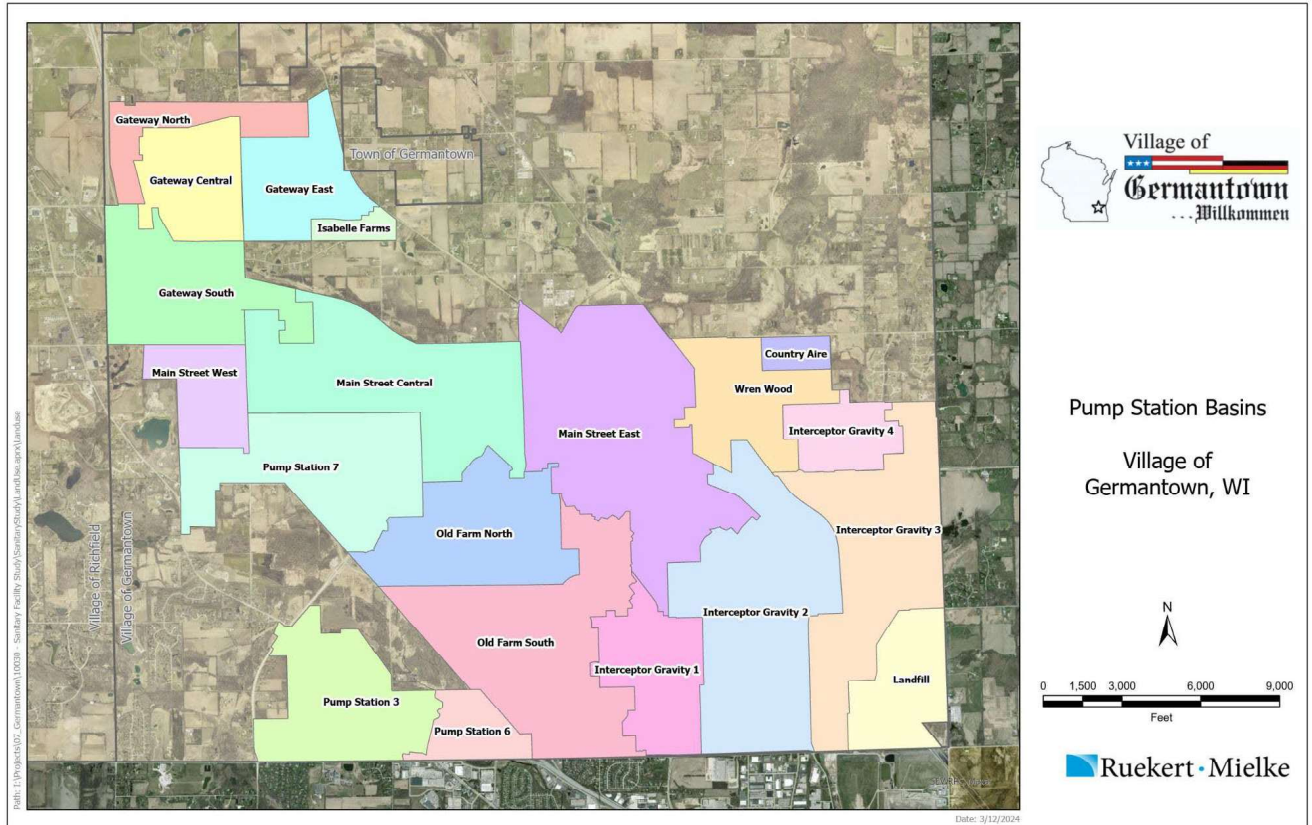
For multifamily residential land use, an average density factor of 8.0 dwelling units/acre is appropriate based on density ranges described in the Village of Germantown's 2050 Comprehensive Plan. Large-scale addition of multifamily residential development is not consistent with the Village's future plan, however, there is a potential for pockets of medium density residential mixed-use development within the Holy Hill Gateway Corridor. Because the Holy Hill Gateway Corridor has the potential for higher density residential development, the future multifamily land use in this basin alone was assigned a density of 16 dwelling units/acre.

Using the land use area, occupancy factor of 2.50 (single-family) or 1.80 (multifamily) people/dwelling unit and residential density factors described above, the total population of the fully developed existing and expanded Germantown SSSA is approximately 30,482. This is consistent with SEWRPC's Vision 2050 recommended population of 29,080 and high-growth population of 34,500. This population projection does not include the Richfield Incremental Planning Area (IPA).

Identifying Analysis Basins

To provide a more comprehensive analysis of the future tributary areas and flow conditions for the entire system, the expanded Germantown SSSA is divided into analysis basins based on physical characteristics of each respective basin. Direction of flow, existing pump station locations, sewer system configuration, existing and future SSSA borders, and future "conceptual" pump station basins all were considered when delineating each basin. Figure 7 depicts the basin delineations and naming convention used for analysis within this Facilities Plan. The Sanitary Sewer Analysis Basin Map is also included in Appendix F.

Figure 7 Sanitary Sewer Analysis Basin Map



The basins can then be broken down into a more detailed description of future fully-developed land use using the same categories as the broad future land use breakdown. Table 4 details the future land use break-down of each individual basin.

Table 4 Future Land Use by Analysis Basin

Germantown SSSA Future Land Use (Acres) (Not including Richfield)									
Basin Name	Commercial	Industrial	Institutional	Multifamily	Recreational	Right-of-Way	Single-Family	Wetlands	Basin Total
Country Aire					1.2	13.4	31.2	30.5	76.2
Gateway Central	9.0	245.5				109.1		15.6	379.2
Gateway East		113.0				114.7	154.7	13.3	395.7
Gateway North	36.7	132.4				72.5	0.1	5.4	247.2
Gateway South	187.6	129.1		40.4	1.6	155.0	4.7	101.2	619.6
Interceptor Gravity 1	4.6		18.9		21.1	67.8	316.9	4.7	434.0
Interceptor Gravity 2	43.5	46.8	77.8	16.8	75.6	200.7	596.7	51.4	1109.3
Interceptor Gravity 3	75.3	257.7	2.9		17.3	226.4	192.5	128.9	900.9
Interceptor Gravity 4					0.1	68.8	160.5	8.3	237.8
Isabelle Farms						19.5	45.4	2.9	67.7
Landfill		279.9				37.5		44.1	361.5
Main Street Central	49.5	341.6	85.2	3.6	154.4	104.9	102.4	147.0	988.5
Main Street East	97.8	28.9	91.6	205.6	75.0	188.8	357.6	156.2	1201.7
Main Street West	48.7	0.0	5.9	0.5	2.6	64.9	96.4	61.4	280.4
Old Farm North	75.7		67.3	22.6	100.8	76.9	162.2	153.0	658.5
Old Farm South	21.2	3.4	17.0	1.6	12.9	206.6	603.7	193.0	1059.3
Pump Station 3	221.5	9.9	57.4	29.4	0.1	152.9	36.1	86.5	593.8
Pump Station 6	52.3	4.5	0.3	33.3	29.1	50.5	0.2	16.0	186.2
Pump Station 7	77.7	209.7	6.4		10.3	158.6	222.0	48.4	733.1
Wrenwood		0.7	0.0	0.0	2.2	96.3	223.9	109.7	432.9
Total	1000.8	1803.2	430.7	353.9	504.4	2185.9	3307.1	1377.5	10963.5

Pump Station Tributary Area

With the expansion of the Village of Germantown, the aggregate tributary for each pump station is inclusive of not only the immediate area tributary directly to the pump station, but also those areas upstream in other pump station basins that are tributary to more than one pump station. The acreages calculated include all land use types within the basin, including wetlands and ROW. The increase in tributary area includes areas within the existing SSSA that are currently unsewered as well as areas that will be amended into the expanded SSSA. The connection point to the MMSD contains all lands assumed to be included in the fully amended, fully developed SSSA. Summary of the changes to each pump station's tributary area is calculated in Table 5.

Table 5 Future Change in Pump Station Tributary Areas

Existing Pump Station	Existing Aggregate Tributary Area (Ac)	Future Expanded SSSA Aggregate Tributary Area (Ac)	Future Richfield IPA Tributary Area (Ac)	Total Future Increase in Aggregate Tributary (Ac)	Percent Increase in Tributary Area
LS 3	292.3	593.8		301.5	103.1%
LS 6	438.3	780.0		341.7	78.0%
LS 7	486.0	733.1		247.1	50.8%
Wrenwood	157.4	432.9		275.5	175.0%
Main Street	2,461.1	4,180.0	665.4	2,384.3	96.9%
Old Farm	4,567.3	7,410.8	665.4	3,508.9	76.8%
Connection to MMSD	9,432.0	10,963.5	665.4	2,196.6	23.3%

A detailed analysis of the changes within each pump station's aggregate basins follows:

Pump Station #3 - The area tributary to Pump Station #3 would increase approximately 301.5 acres to a total of 593.8 acres in a fully developed expanded SSSA. This area has substantial potential for development and expansion, with most of potential development already being within the existing SSSA, but not currently sewered. The incremental future land use in the tributary area is planned as a mixture of commercial, single-family residential, and multifamily residential development. This increase in area would subsequently be added to Pump Station #6.

Pump Station #6 - The area tributary to Pump Station #6 would increase 341.7 acres to a total of 780 acres in a fully developed expanded SSSA. Most of this increase comes from the expansion of the area tributary to Pump Station #3. The tributary area for Pump Station #6 is largely fully developed and unlikely to undergo any significant future growth. The increase in tributary area to Pump Station #6 is primarily the area added to the Pump Station #3 tributary area that flows in aggregate through Pump Station #6. This increase in area would subsequently be added to the Old Farm Lift Station.

Pump Station #7 - The area tributary to Pump Station #7 would increase 247.1 acres to a total of 733.1 acres in the fully developed expanded SSSA. The incremental increase in area tributary to Pump Station #7 is mostly developed and falls within the existing SSSA. The area contains unsewered areas of single-family residential homes and mobile homes that would become part of the tributary area to Pump Station #7 with a future sewer extension. This increase in area would subsequently be added to the Old Farm Pump Station.

Main Street Pump Station - The area tributary to the Main Street Pump Station would increase 2,384.3 acres to a total of 4,180 acres in the fully developed expanded SSSA and Richfield incremental planning area. This pumping station could see a substantial increase in flow from the future development of the Richfield planning area as well as large areas of Commercial and Residential development within the "Gateway" district in the northwestern portions of the expanded SSSA for the Village. This increase in area would subsequently be added to the Old Farm Pump Station.

Old Farm Pump Station - The area tributary to the Old Farm Pump Station would increase 3,508.9 acres to a total of 7,410.8 acres in the fully developed expanded SSSA and Richfield incremental planning area. While this pumping station's immediate tributary has a relatively small area with any potential development of single-family residential homes, most of the future flow to the Old Farm Pump Station will come in aggregate from Pump Stations 3, 6, 7, and Main Street.

Wrenwood Pump Station - The area tributary to the Wrenwood Pump Station would increase 275.5 acres to a total of 432.9 acres in the fully developed expanded SSSA. The incremental future land use in the tributary area is planned as predominately single-family residential development. The Wrenwood Pump Station ultimately contributes to gravity flow to the Village's interceptor, and currently does not accept flow from any basins other than its own.

FLOW ANALYSIS OF UNSEWERED AREA IN EXISTING AND EXPANDED SSSA

Flow Calculation Methodology

Flows calculated for the expanded Germantown SSSA are a blend of existing developed land uses as well as the additional development potential and associated future land use within the expanded SSSA. The entire expanded SSSA is assumed in a full-developed condition for the theoretical future flow conditions.

Theoretical flows are calculated for each analysis basin separately using the applicable occupancy and flow factors for each existing and future land use type and population within each basin. A spreadsheet method is utilized to calculate an average daily base flow, which is the total of flows within each land use category multiplied by their respective flow factor per acre or calculated population multiplied by gallons per capita. The average daily base flow is then multiplied by an applicable peaking factor to account for inflow and infiltration and calculate the peak hourly flow. Capacity analyses of sewers and pumping stations are made utilizing this peak hourly flow.

At the direction of Village Staff, a single point user was added into the calculated flow for the Gateway South Basin. This manufacturing operation consumes approximately 28 million gallons of water per year, so the associated sanitary wastewater flows equating to 53 GPM have been incorporated into the total calculated average base flow for the Gateway South Basin. At the time of this Facilities Plan, the Village does not have any other substantial single point users to be incorporated into the flow calculations.

Peaking factors for basins with mostly existing development have been determined using known flow data measured at each pump station and the MMSD metering station. The factors are calculated based on the largest increase in measured flow noted during multiple heavy rain events. Where no existing flow data is available, factors for basins which are mainly undeveloped were assigned a value of 2.50 based on the Wisconsin Administrative Code (range of 2.0-2.5) for municipalities with a population of 10,000 to 100,000.

Some exceptions to these determinations are the peaking factors for the Pump Station 3 Basin and the Wrenwood Basin. These basins currently have a very low dry weather flow, and therefore even a small amount of inflow and infiltration can cause an unusually high peaking factor. The Pump Station 3 basin in this case has a peaking factor of 6.38 determined by the R/M Lift Station Study. The Wrenwood Pump Station has a calculated peaking factor of 5.68 from recent flow metering data from the Village's SCADA system. Because both basins have the potential to develop to a size more than double the existing condition, some attenuation in the peaking factor can be expected. To provide a realistic estimate of future flow, a peaking factor of 3.50 was chosen for these basins.

Using the parameters as described to calculate generated theoretical future flows, Table 6 summarizes average flow, peaking factors, and theoretical peak-hour flow rate for each respective basin.

Table 6 Summary of Future Sanitary Sewer Flows by Analysis Basin

Basin Name	Total Basin Area (Ac)	Net Flow Generation Area (Ac)	Applied Peaking Factor	Theoretical Peak-Hour Flow Rate Fully Developed (GPM)	Theoretical Peak-Hour Flow Rate - SSSA Fully Developed (CFS)
Country Aire	76.2	31.1	2.50	28	0.06
Gateway Central	379.2	254.5	2.50	449	1.00
Gateway East	395.7	267.7	2.50	333	0.74
Gateway North	247.2	169.3	2.50	326	0.73
Gateway South	619.6	361.8	2.50	907	2.02
Interceptor Gravity 1	434.0	340.4	4.80	625	1.39
Interceptor Gravity 2	1,109.3	781.6	4.80	1,702	3.79
Interceptor Gravity 3	901.0	528.4	4.80	1,572	3.50
Interceptor Gravity 4	237.8	160.5	4.80	273	0.61
Isabelle Farms	67.7	45.4	2.50	40	0.09
Landfill	361.5	279.9	4.80	933	2.08
Main Street Central	988.5	582.2	2.80	1,083	2.41
Main Street East	1,201.7	781.5	2.80	1,266	2.82
Main Street West	280.4	151.5	2.80	250	0.56
Old Farm North	658.5	327.8	3.32	659	1.47
Old Farm South	1,059.3	646.9	3.32	834	1.86
Pump Station 3	593.8	354.3	3.50	1,086	2.42
Pump Station 6	186.2	90.6	3.75	302	0.67
Pump Station 7	733.1	515.8	3.52	1,090	2.43
Wrenwood	432.9	224.7	3.50	280	0.62
Total	10,963.5	6895.8		14,036	31.27

The theoretical peak-hour flow rate for the fully-developed future expanded Village of Germantown SSSA is 31.27 cubic feet per second (CFS). This equates to 20.21 MGD, which is below the MMSD's allowable peak hour flow rate of 22.27 MGD at the Village of Germantown's connection point to the MIS.

VILLAGE OF RICHFIELD INCREMENTAL PLANNING AREA

The area within the Village of Richfield that will be served by the Village of Germantown sanitary sewer system, the Richfield IPA, requires a more detailed analysis of the characteristics of the planning area. This area of Richfield has not been part of any other sanitary sewer planning area, whereas the entire Village of Germantown is within an existing planning area that has been previously analyzed by SEWRPC in the 1983 Planning Report.

The Richfield IPA is best described as all of Section 12 of Township 9 North, Range 19 East within the Village of Richfield, also including one individual parcel of land at the Northeast corner of Section 13 Township 9 North Range 19 East, also known as Tax Parcel #035000C. The individual parcel has been included within the IPA due to it being a probable location for sanitary sewer to enter the Village of Richfield. The pending amendment to the Germantown SSSA does not include the entire IPA at this point in time, however the entire IPA is being included in calculations and analysis in this Facilities Plan for simplicity of future expansion within the IPA in Richfield.

Topography

The area of Richfield encompassed by the IPA has a variety of terrain and changing topographical features. In general, the land is rolling and hilly with slopes ranging from 2% to 20%. From Washington County's Geographical Information System (GIS) topographical data based on the NAVD 88 Datum, the lowest point within the IPA is at the very Northeast corner with an elevation of +/- 862.0. The highest elevation found within the IPA is +/- 1,018.0 located in the Southwest portion of the IPA near the eastern extent of Evergreen Court. The topography slopes from higher elevations in the west and south towards lower elevations in the east and north. There are multiple intermittent low and high glacial features of kettles and hills that may provide challenges when providing sewer service to the entire IPA. The topographical map included in Appendix G gives an overall view of the IPA in 5' contours.

Soil Types

Soil types within the Richfield IPA are predominately within the Ozaukee, Hochheim, Lamartine, Mayville, Theresa, Ashkum, and Brookston series. These soils series generally classify as Silt Loam, Loam, and Silty Clay Loam which range widely from well-drained to poorly drained. With exception to drainageways and lowlands, most of the IPA is defined as well-drained or moderately well-drained. Seasonal perched water tables are consistently noted in the soils throughout the IPA. Soils of this nature are typically not conducive to in-ground (conventional) Private Onsite Wastewater Treatment Systems (POWTS), and typically would require construction of a Mound type POWTS or Holding Tank if adequate area is not available for a Mound type POWTS. Extension of sewer service in areas with such soil conditions provides greater opportunity for larger scale development. A complete map of the soil types in the Richfield IPA is included in Appendix H.

Wetlands & Flooding Areas

Wetlands and floodways also play an important role in planning for sewer service in any area. The map included in Appendix I shows WDNR delineated wetlands within the Richfield IPA, as well floodways where a flood elevation has been determined by the WDNR. The IPA has few waterways and surface water. The rolling, hilly topography is fairly protected from flooding. At the far Northeast corner of the IPA, there is a drainageway that lies on the west side of Hwy 41. This drainageway is the only area noted as a floodway within the entire IPA. There are multiple scattered, relatively small areas of wetlands delineated in lowland areas and drainageways. These areas must be further investigated and considered during development and planning for sanitary sewer service.

Transportation Corridors

One of the characteristics that makes the Richfield IPA desirable for large-scale development is its proximity to transportation corridors. The IPA is bordered on the east by US HWY 41, and on the south by STH 167. The intersection of US HWY 41 and STH 167 at the southeast corner of the IPA is an interchange providing easy access to both highways to and from the IPA. Other transportation corridors of note include STH 175 which generally bisects the IPA on an angle from southeast to northwest, and a railroad ROW owned by the State of Wisconsin running nearly in parallel with STH 175.

Preliminary Environmental Screening

A preliminary environmental screening was conducted for the Richfield IPA. During the preliminary environmental screening, the following environmentally sensitive resources and assumptions were assessed:

- Presence of wetland and waterway features,
- Presence of 303d impaired waterways,
- Presence of areas of special natural resource interest,
- Documented wetland and waterway disturbance permits,

- Presence of Federal Emergency Management Agency (FEMA) floodplains, floodways, and flood fringe,
- Presence of WDNR Bureau of Remediation and Reclamation (BRR) Sites,
- Presence of Solid and Hazardous Waste Information System (SHWIMS) Sites,
- Presence of Shoreland Zoning,
- Presence of Planned or Existing County Trails,
- Presence of National Register of Historic Places,
- Presence of United States Department of Agriculture Drainage Districts, and
- Potential presence of Threatened and Endangered Species.

For wetlands and waterways, the WDNR Surface Water Data Viewer (SWDV) was accessed. Throughout the planning area, there are multiple wetland and waterway complexes. Wisconsin Wetland Inventory (WWI) listed wetlands include Emergent/wet meadow, Flats/unvegetated wet soil, Forested, and open water. The WWI also lists five unnamed waterways, three first order, and two second order waterways and three waterbodies. No features within the study area were identified as 303d impaired or are designated as an area of special natural resource interest.

The presence of FEMA designated floodplains, floodways and flood fringe were assessed for the study area. A study was conducted for the waterway in the northeast corner of the study area. The FEMA panels included in the study area are 55131C0264E effective 2/25/2022 and 55131C0268E effective 2/25/2022. Within panel 55131C0268E there are areas designated as Zone A and Zone AE.

The presence of shoreland zones were assessed for the study area. No known shoreland zones are provided by the Washington County GIS viewer. The Village of Germantown Code of Ordinance No. 24.04, defines the shoreland-wetland zoning district as all wetlands in the Village which are equal to or greater than 5 acres within 1,000 feet of the ordinary high-water mark (OHWM) of navigable lakes, ponds or flowages and within 300 feet of the OHWM of navigable rivers or streams, or the landward side of the floodplain, whichever distance is greater.

Using the National Register of Historic Places GIS viewer, the study area was assessed. There are no registered sites within the study area.

Using the Wisconsin Department of Agriculture, Trade and Consumer Protection (DATCP) Drainage Districts Interactive Map tool, the study area was assessed for presence of drainage districts. There are no drainage districts within the study area.

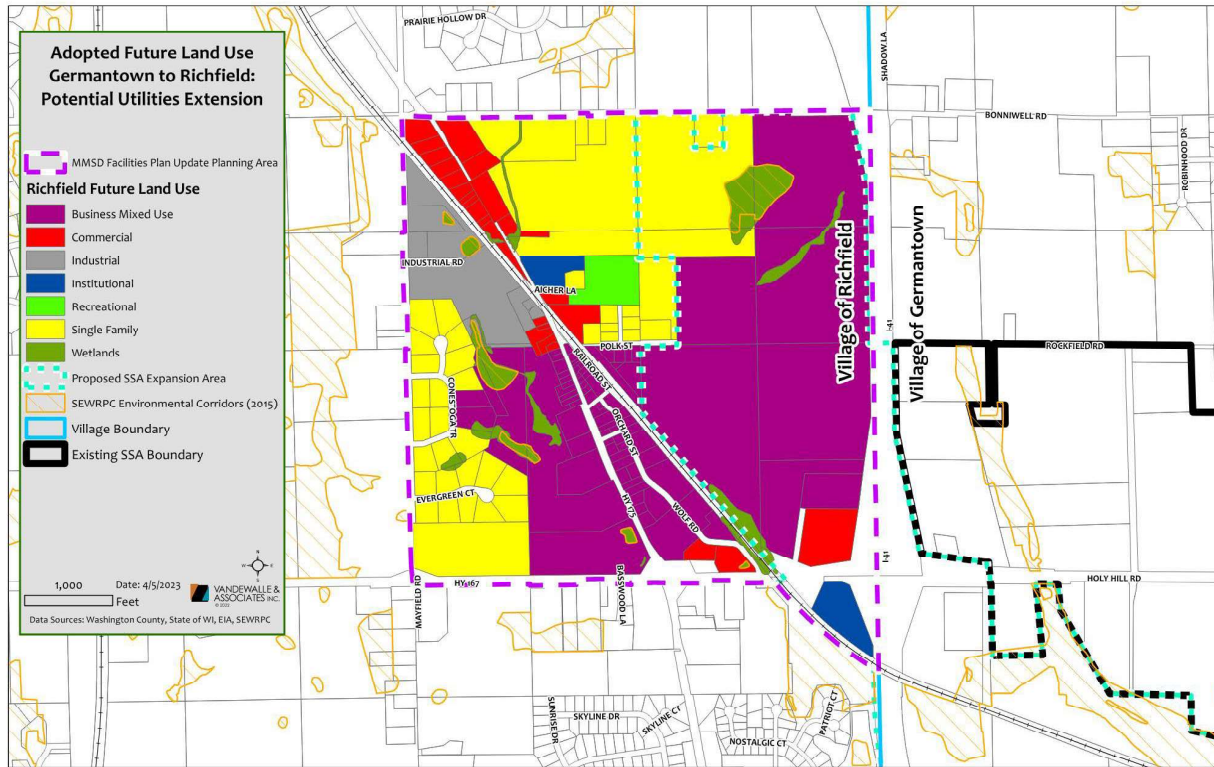
Using the Wisconsin Department Natural Resources Natural Heritage Inventory (NHI) Portal, the study area was assessed. Based on the assessment state endangered fish may be present within the study area. A preliminary Information for Planning and Consultation (IPaC) assessment was performed to identify potential habitat that may support federally threatened or endangered species. The IPaC results included the federally endangered northern long-eared bat, the proposed endangered tricolored bat, and the candidate endangered monarch butterfly. Further investigations will be needed to assess likelihood of presence, and potential impacts.

The complete Preliminary Environmental Screening report including referenced tables and listings can be found in Appendix J.

Land Use Analysis

Similar to the future land use analysis for the Village of Germantown SSSA, the Village of Richfield IPA was also analyzed for future land use in a fully developed condition. In the case of the Richfield IPA, a future land use plan was available from SEWRPC, based on Richfield's 2033 Comprehensive Plan. The future land use for the Richfield IPA is shown in Figure 8 and included in Appendix K.

Figure 8 Richfield Incremental Planning Area Future Land Use Map



Source: Vandewalle & Associates, Inc. via SEWRPC

Table 7 breaks down the categories of assumed future land use conditions in the fully developed Richfield Incremental Planning Area.

Table 7 Richfield Incremental Planning Area Future Land Use by Category

Richfield IPA Fully-Developed Future Land Use (Acres)							
Commercial	Industrial	Institutional	Multifamily	Recreational	Transportation	Single-Family	Wetlands
255.5	26.1	9.1	N/A	8.8	199.6	138.1	28.2
Total Expanded SSSA				665.4			
Net Flow Generation Area*				428.8			

*Excludes Recreational, Transportation, and Wetlands land use categories

*Transportation area assumed at 30% of total land area

Population and Flow Calculation

For single-family residential land use, an average density factor of 1.0 dwelling unit / 3.0 acres is appropriate based on the desired density indicated by the Village of Richfield. Using the same occupancy factor of 2.50 as used in the Germantown calculations, we arrive at a population of 114. Likewise, the same flow factors are used for each non-residential land category as described for the flow calculations related to the Germantown Expanded SSSA.

For analysis purposes, the Richfield IPA is treated as its own basin to be incrementally added to the basins previously described for the Village of Germantown. As a stand-alone basin, the calculated flow from the Village of Richfield IPA is shown in Table 8 below:

Table 8 Richfield Incremental Planning Basin Flow Summary

Basin Name	Total Basin Area (Ac)	Net Flow Generation Area (Ac)	Applied Peaking Factor	Theoretical Peak-Hour Flow Rate Fully Developed (GPM)	Theoretical Peak-Hour Flow Rate - SSSA Fully Developed (CFS)
Richfield IPA	665.4	428.8	2.50	740	1.65

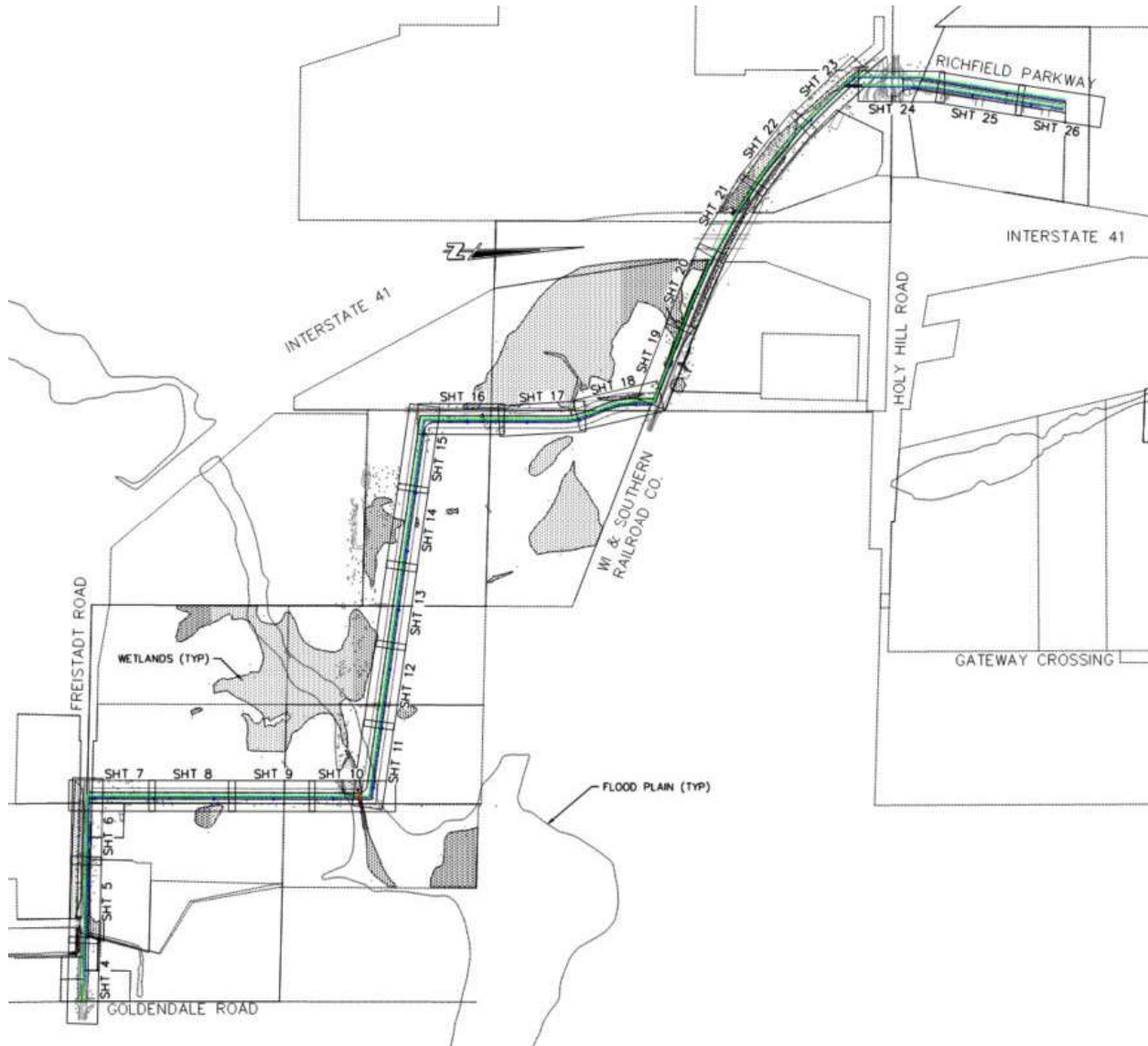
The theoretical peak-hour flow rate calculated in this report for the fully-developed future expanded Village of Germantown SSSA is 31.27 cubic feet per second (CFS). Adding the calculated peak-hour flow rate for the Richfield IPA, the total peak-hour flow rate at the Village of Germantown's connection point to the MMSD's MIS is 32.92 CFS, or 21.28 MGD. This flow rate is just below the MMSD's allowable peak-hour flow of 22.27 MGD for the Village of Germantown. If development within the Village of Germantown and Richfield IPA is to progress in the manner set forth in this Facilities Plan, further coordination with the MMSD will be critical to preventing a hold on further development due to meeting or exceeding allowable flow allocations from the MMSD.

Conceptual Sewerage System Serving Richfield IPA

The Village of Richfield has undertaken planning and design of new sewerage facilities required to service the Richfield IPA. As a requirement of the IGA between Richfield and Germantown, the Village of Richfield must fund said planning and design. The design work led by the Village of Richfield is incorporated into this section of the Facilities Plan for efficiency.

Preliminary construction plans provided by Richfield show a feasible design for sanitary sewer extension to serve the Richfield IPA as well as the immediate Germantown SSSA amendment area. The 12-inch gravity sanitary sewer extension connects to the existing Germantown sanitary sewer system at the intersection of Goldendale Road and Freistadt Road, just upstream of Pour Point #2 analyzed within this report. The proposed gravity sewer runs generally west along Freistadt Road and then north and west through existing undeveloped lands until the gravity portion of the extension terminates at the Wisconsin & Southern Railroad ROW. This point will be the discharge point for a 6-inch force main which continues northwest following the Wisconsin & Southern Railroad ROW. The force main crosses underneath U.S. Highway 41 into the Richfield IPA and turns north to follow Richfield Parkway. The 6-inch force main will terminate at the location of a future pumping station within the Village of Richfield which will convey all sanitary sewer flows generated within the Richfield IPA. Figure 9 depicts the preliminary layout of the sanitary sewer extension. The full preliminary plans are included in Appendix L.

Figure 9 Preliminary Route of Sewer and Water Extensions to Serve the Richfield SSSA



Source: Cedar Corporation Preliminary Plans dated September 26th, 2023

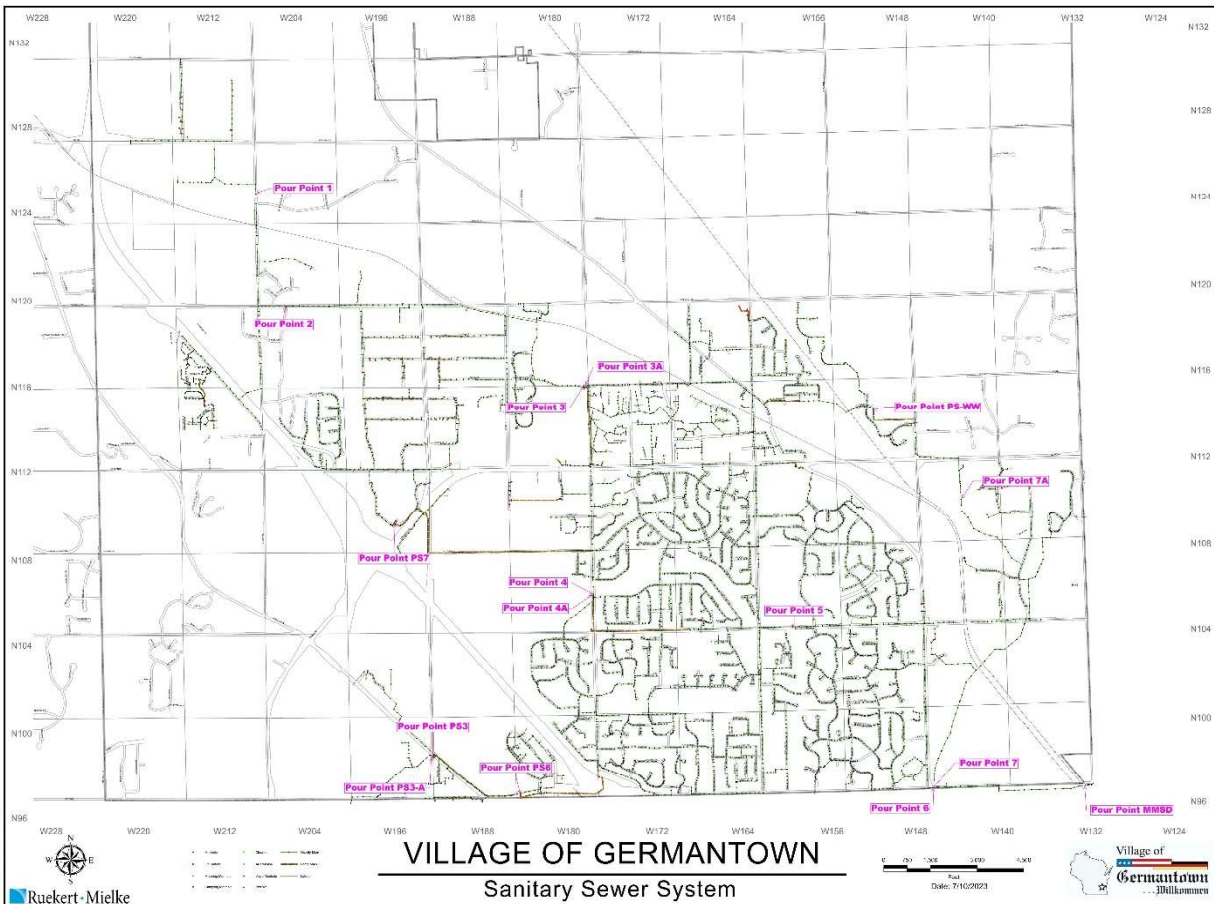
The Richfield IPA will be primarily served by gravity sewers that will flow to a common pumping station, ultimately pumping wastewater via connection to the 6-inch force main installed as part of the Richfield-Germantown Connection project as shown in the included Preliminary Plans. Per the IGA between Germantown and Richfield, the cost of installation of the Germantown Connection sewer and water infrastructure will be paid by the Village of Richfield. The Opinion of Probable Project Cost dated September 27th, 2023 is approximately \$5,186,000 in today's dollars for the sanitary sewer portion of the extension to Richfield. The project cost estimate document has been included in Appendix M.

The Richfield-Germantown Connection sanitary sewer extension project will not only allow the Village of Richfield to connect to sanitary sewer service, but also an area of the Village of Germantown that is currently undeveloped. The proposed sewer and water extension infrastructure will have a substantial positive impact on development of the Holy Hill Gateway Corridor for both Villages by facilitating development that would otherwise not be possible without sanitary sewer service available.

OVERALL FLOW AND CAPACITY ANALYSIS

With the expanded SSSA broken into the defined basins, tributary areas to each pump station as well as specific points within the sanitary sewer system can be analyzed with respect to current and future theoretical flows. Existing flow data was collected through the Village's SCADA system at each pumping station as well as the metering station just upstream of the connection point to the MMSD. These points were used as analysis or "pour" points for theoretical future flow calculations, as well as other strategic points within the Village's gravity sanitary sewer system. The pour points were chosen based on configuration of sewers, location of pumping stations, and contributory basin delineations. Typically, these points consist of an existing manhole or an existing pumping station. At pumping stations that receive flow from more than one nearby contributory sewer, multiple pour points are utilized to accurately calculate capacity in each contributory sewer. Figure 10 shows a map of the Village's sanitary sewer system with the pour points identified for use in analysis and comparison throughout the system. The map has also been included in Appendix N.

Figure 10 Sanitary Sewer System Map with Flow Analysis Points



In prior steps, theoretical flows were calculated for each analysis basin independently. The individual theoretical flow from each basin can be added to calculate a combined theoretical flow for each "pour" point identified in Figure 10. The calculated theoretical future flow at each pour point can then be compared to sewer and lift station capacities to identify the need for upgrades or improvements to handle development growth within the planning period.

Gravity Sewers

Analysis of the existing capacity of the gravity sanitary sewer system is critical to determine future needs for upsizing of sewers, relief sewers, or other capacity improvements required to serve future planned development. With the Village of Germantown having a single connection discharge point to the MMSD, the analysis is equally important to determine the adequacy of the MMSD's sanitary sewer infrastructure to handle future predicted peak flows originating from Germantown.

At each pour point, a sanitary sewer pipe capacity assessment is made using data derived from the Village of Germantown's GIS as well as as-built information from available construction plans. The capacity is calculated at a point just upstream of the pour point. The following criteria have been assumed for existing sewer capacity calculations:

- "Full" capacity assumes pipe flow of 2/3 full.
- Mannings "N" Value: Concrete Pipe – 0.013, PVC Pipe – 0.011, CIPP Liner - 0.011.
- Length and diameter – From Village GIS.
- Invert Elevations – From GIS or available as-built plans, unknown inverts were assumed to have like slope of adjacent comparable sewers.
- Slope – From actual or assumed inverts.

Capacity is then calculated using the Manning Equation, and the average is taken for 2 or 3 pipe segments upstream of the pour point dependent upon the configuration of the sewers upstream of the pour point. Engineering judgement is used to eliminate anomalies in averaging and take a conservative approach. Any pipe segment having a considerably higher capacity in comparison to an adjacent segment was eliminated from the average. Table 9 below summarizes the existing sewer capacity available and analyzes future capacity using the theoretical flow for the fully developed expanded Germantown SSSA and Richfield IPA.

Table 9 Gravity Sanitary Sewer Hydraulic Capacity Analysis

Pour Point	Theoretical Peak-Hour Flow Rate - Germantown Expanded SSSA (cfs)	Estimated Capacity - Avg. of Applicable Spans (cfs) (2/3 full)	Theoretical Peak-Hour Flow Rate from Richfield Planning Area (cfs)	Theoretical Peak-Hour Flow Rate Including Richfield Planning Area (cfs)	Estimated Remaining Capacity (cfs)	% Remaining Capacity (to 2/3 full)
PS-3	0.80	4.45		0.80	3.65	82.0%
PS-3A	1.62	7.64		1.62	6.02	78.8%
PS-6	3.09	9.23		3.09	6.14	66.5%
PS-7	2.43	5.31		2.43	2.88	54.3%
PS-WW	0.62	2.52		0.62	1.90	75.3%
1	2.56	3.77		2.56	1.21	32.1%
2	5.14	8.33	1.65	6.79	1.54	18.5%
3	7.55	24.75	1.65	9.20	15.55	62.8%
3A	2.82	3.79		2.82	0.97	25.5%
4	14.26	27.62	1.65	15.91	11.70	42.4%
4A	4.95	44.61		4.95	39.66	88.9%
5	20.61	45.15	1.65	22.25	22.90	50.7%
6	24.40	65.49	1.65	26.05	39.44	60.2%
7	4.80	23.02		4.80	18.23	79.2%
7A	1.29	29.69		1.29	28.39	95.6%
MMSD	31.27	63.37	1.65	32.92	30.44	48.0%

Overall, Germantown's sanitary sewer system appears to be adequate to serve the future fully developed and expanded Sanitary Sewer Service Area within the 20-year design period of this plan. Typically, maximum sanitary sewer capacity is based on a 2/3 full flow depth. In Table 9, the remaining capacity is shown as a percentage of two-thirds full flow. In the case of Germantown's sanitary sewer system, none of the existing sanitary sewers are at or above the 2/3 full flow threshold during the theoretical peak-hour flow as calculated based on future land uses and peaking factors in Table 6. Of note, however, are four points 1, 2, and 3A which are near enough to the threshold to warrant closer future study as development continues in the Village. Any substantial deviations from the land uses, densities, or SSSA used for flow and capacity calculations herein could impact sewers at these locations and render their capacity inadequate.

Pumping Stations

Like the sanitary sewer pipe capacity analysis, an analysis of the existing pumping stations is equally critical to determine the need for future capacity upgrades. Using the theoretical flows calculated for each Basin in Table 6, we can aggregate the flow from each basin that is tributary to a particular pumping station. Table 10 calculates the total flow to each lift station by summing the individual basin flows tributary to the respective lift station. This method allows a clear picture of which basins flow to any individual lift station, including wastewater that is conveyed by more than one pumping station.

Table 10 Pumping Station Aggregate Peak Hour Theoretical Future Flow (GPM)

Analysis Basin Name	Pumping Station (Flow in GPM)					
	PS-3	PS-6	PS-7	PS-WW	Main St	Old Farm
Gateway Central					449	449
Gateway East					333	333
Gateway North					326	326
Gateway South					907	907
Isabelle Farms					40	40
Main Street Central					1,083	1,083
Main Street East					1,266	1,266
Main Street West					250	250
Old Farm North						659
Old Farm South						834
Pump Station 3	1,086	1,086				1,086
Pump Station 6		302				302
Pump Station 7			1,090			1,090
Wrenwood				280		
Total Aggregate	1,086	1,388	1,090	280	4,654	8,624

The analysis basins that do not contribute flow to any existing pumping station have been omitted from Table 10. Flow from the Richfield IPA is also omitted in this calculation and will be added incrementally to the further capacity analysis. The summation for "Total Aggregate" is the theoretical peak-hour flow at each pumping station. This peak-hour flow is used in Table 12 as the basis for pumping station capacity analysis. Table 11 adds the Richfield IPA theoretical flow incrementally and then compares future theoretical flow to the existing pumping station capacities.

Table 11 Sanitary Sewer Pumping Station Capacity Analysis

Existing Pump Station	Theoretical Peak-Hour Flow Rate into Pump Station - Germantown Expanded SSSA (GPM)	Existing Maximum Capacity of Pump Station (GPM)	Theoretical Peak-Hour Flow Rate from Richfield Planning Area (GPM)	Theoretical Peak-Hour Flow Rate Including Richfield Planning Area (GPM)	Estimated Remaining Capacity (GPM)	% Capacity Utilized
PS-3	1,086	310		1,086	-776	350.3%
PS-6	1,388	950		1,388	-438	146.1%
PS-7	1,090	1,300		1,090	210	83.8%
Wrenwood	280	410		280	130	68.2%
Main Street	4,654	6,250	740	5,394	856	86.3%
Old Farm	8,624	7,400	740	9,364	-1,964	126.5%

At the 20-year design period, assuming a fully developed condition in the existing and expanded SSSA including the Richfield IPA, the Village's pumping stations will very likely need major upgrades to provide adequate capacity for the predicted development. The typical threshold for action is at 80% of existing capacity utilized for a pump station. At the 80% threshold, a plan should be put in motion for upgrades to existing pump stations, new pump stations, or relief sewers to increase pump station capacities or reduce the amount of flow into the pump station.

In the Village of Germantown, the theoretical peak-hour flow for the future fully developed condition predicts all but one of the existing pump stations to exceed the 80% threshold. PS-3, PS-6, and Old Farm pump stations far exceed 100% of their existing capacity, indicating that the Village needs a plan in place for major upgrades or additions to the pumping station infrastructure to accommodate future development. These upgrades and additions are detailed in the alternatives analysis portion of this report.

ALTERNATIVES ANALYSIS

After analyzing the sanitary system flow and capacity in both gravity sanitary sewers and pump stations, a high-level analysis can be conducted for various options to improve capacity in areas of need to accommodate future development within the expanded SSSA and Richfield IPA.

Existing Gravity Sanitary Sewer System

Overall, the Village of Germantown's existing gravity sanitary system has adequate capacity to support future development as theorized in this Facilities Plan. Significant variations from the assumed future land use, population, and SSSA used for calculations in this study may require more in-depth analysis to determine impacts to the capacity needs of the sanitary sewer system. In addition, any new single point users consuming significant capacity will need to be accounted for in addition to the results shown in this Facilities Plan. Because the existing gravity sanitary sewers can adequately support future growth in the Village of Germantown, no analysis of alternatives for relay or relief sewers has been completed within this study.

Existing Pump Stations

As mentioned in the flow and capacity analysis section of this report, there appears to be a substantial future weak point in the Village's existing pump stations with respect to future capacity needs. Having a plan in place to reconstruct or upgrade these pump stations is critical to keeping the overall sanitary sewer system on pace with the anticipated future development in the Village and in Richfield. Alternatives presented in this Facilities Plan have been analyzed for feasibility and favorability factors at a high level.

As the Village continues to pursue these alternatives, more in-depth design and study will be needed to thoroughly detail and choose the most favorable alternatives.

Future capacity need for each pump station is sized based on setting the 80% threshold at the theoretical peak hour flow. This provides a 20% buffer of utilized capacity versus maximum capacity.

Pump Stations #3 & #6 – Alternative A (PS 3) – Upgrade of PS #3 from an existing capacity of 310 GPM to a future capacity need of 1,086 GPM would require two new 1,086 GPM pumps, new station discharge piping, new valves, a new standby generator and new controls with pump motor variable frequency drives (VFDs), and replacement of the existing 6" force main with approximately 3,200 LF of new 10" force main. It is assumed that a new building would be required for the generator, controls, and valves. It is assumed the existing wet well could accommodate the proposed upgrades with the incorporation of pump motor VFDs.

Alternative A (PS 6) – Upgrade of PS #6 from an existing capacity of 950 GPM to a future capacity need of 1,388 GPM would need to be done in tandem with upgrades to PS #3, as PS #6 is immediately downstream of the discharge point for PS #3. The existing 10" force main for PS #6 can accommodate a maximum capacity of 1,500 GPM. Upgrades to PS #6 would require two new 1,388 GPM submersible pumps, new station discharge piping, new valves, a new standby generator, and new controls with pump motor variable frequency drives. The station is a dry well/wet well station with the dry well consisting of a buried steel chamber housing the suction and discharge piping, valves, fittings, pumps, electrical components, and controls. The chamber is crowded and there is not space for larger piping, valves, and pumps. It is assumed that the station would be converted to a submersible style. It is assumed the existing wet well could accommodate the proposed upgrades with the incorporation of pump motor VFDs. A new building would be required for the generator, controls, and valves.

PS #6 is located on a relatively small parcel of land near the Menomonee River, so expansion of the station with the upgrades described may not be a viable alternative.

Alternative B (PS 3/6) – A more favorable alternative to the Village may be consolidation of PS #3 and #6 into one single pumping station. The proximity to one another creates an ideal opportunity to consolidate the two stations into one. In this alternative, land acquisition would likely be necessary to construct a new pumping station to replace existing PS #6. The Village has discussed utilizing the vacant commercial property just to the west of PS #6 for this purpose. A new pumping station of approximately 1,500 GPM capacity with submersible pumps, backup generator and control building, and valve building would be constructed in the vicinity of the existing PS #6. The existing 10" force main could be extended to the new pump station location and reused.

Elimination of PS #3 would then be possible by installation of approximately 3,400 LF of 18" sanitary sewer from the new pump station location along the path of existing 8" sanitary sewer west on County Line Road and then northwest along Appleton Avenue to connect to an existing 18" sanitary sewer that flows into PS #3. The new sewer installation would range in depth from 15-feet to 25-feet.

While the complexity and expense of this alternative may be greater than other alternatives for PS #3 and PS #6, there is considerable value in eliminating ongoing maintenance and operating costs with consolidation of the two pumping stations to one new reliable station.

Pump Station #7 – Alternative A (PS 7) – At the future theoretical peak-hour flow of 1,090 GPM, PS #7 will still be under its maximum capacity of 1,300 GPM. The predicted future utilized capacity is just over the 80% threshold at 83.8%. As development of the tributary basin for PS #7 happens, detailed data should be collected and monitored to see if peak-hour flow rates begin to approach the 80% threshold. As land uses, developments, and consumers may change from the predicted conditions, the peak-hour flow may or may not ever reach a threshold critical for upgrades. If PS #7 needed to be upgraded, it is feasible to expand the capacity to 1,750 GPM using the existing 12" force main and upgrading the three existing submersible pumps to 875 GPM each. A detailed analysis would have to be done to determine if the

existing 125kW standby generator would have to be replaced. For the purpose of this study, it is assumed the generator would not have to be replaced.

A secondary alternative for PS #7 has not been analyzed as this alternative is very likely to be the preferred alternative in this scenario.

Main Street Pumping Station – The Main Street Pumping Station is a major part of the sanitary sewer infrastructure in the Village. This pumping station is expected to convey approximately 40% of the Village's peak-hour flow in the future fully developed land use condition. At the future theoretical peak-hour flow of 5,394 GPM, the Main Street PS will still be under its existing maximum capacity of 6,250 GPM. It should be noted that the existing maximum capacity of 6,250 GPM creates a velocity greater than 6 feet per second in the existing 16-inch force main. Velocities greater than 6 feet per second can cause undesirable pressure transients in the force main and ultimately lead to catastrophic failure. A detailed pressure transient analysis is recommended for any peak flow at the Main Street PS more than 4,100 GPM.

The predicted future utilized capacity is over the 80% threshold, however, at 86.3%. This utilized capacity is based on the maximum capacity of 6,250 GPM. If the velocity limitation is used as the governing factor, the Main Street PS is 31.5% over the 4,100 GPM capacity determined in the prior R/M Lift Station Study report. This is cause for concern as a large portion of the tributary area to the Main Street PS is yet to be developed, so any deviations to the predicted land use, developments, and consumers could easily have an adverse impact on available capacity.

Alternative A(MS) – To increase the available capacity at the Main Street PS, velocities in the existing 16-inch force main would need to exceed the recommended 6 feet per second threshold. Installation of a new larger force main or a parallel force main would be needed to reduce total dynamic head (TDH) and maintain acceptable velocities in the force main.

To increase the capacity to meet future demand, approximately 2,650 LF of new parallel 14-inch force main could be installed along the path of the existing 16-inch force main. The reduction in TDH would provide adequate capacity for peak-flow events. The parallel force main would also provide redundancy in the event of maintenance or repairs on one of the two parallel lines. If this alternative were chosen, it would also be recommended to assess the structural condition of the existing 16-inch force main due to its age of approximately 37 years.

In conjunction with the installation of the new parallel force main, the existing force main could be rehabilitated with Cured-In-Place Pipe to extend its lifespan without the cost of full replacement. This alternative would likely be feasible without major upgrades to the wet well, pumps, generator, and controls unless otherwise desired by the Village. There would be miscellaneous upgrades to the station required to update the HVAC, plumbing, and to replace the bridge crane.

Alternative B(MS) – For comparative purposes, the Village could potentially replace the Main Street PS with a new PS with a capacity of approximately 5,400 GPM. While this would bear greater cost and complexity, it is a viable alternative given the availability of open space in the vicinity of the existing Main Street PS. A new pumping station would still require a new, larger force main, or similar parallel arrangement as described in Alternative A.

Old Farm Pumping Station – The Old Farm Pumping Station is the largest pumping station within the Village's sanitary sewer system. This pumping station is expected to convey approximately 67% of the Village's peak-hour flow in the future fully developed land use condition. The future theoretical peak-hour flow of 9,364 GPM will exceed Old Farm's maximum capacity of 7,400 GPM by 26.5%. It should be noted that the existing maximum capacity of 7,400 GPM creates a velocity greater than 6 feet per second in the existing 20-inch force main. Velocities greater than 6 feet per second can cause undesirable pressure transients in the force main and ultimately lead to catastrophic failure. A detailed pressure transient analysis is recommended for any peak flow at the Old Farm PS more than 6,300 GPM.

Alternative A (OF) – To increase the available capacity at the Old Farm PS, velocities in the existing 20-inch force main would need to exceed the recommended 6 feet per second threshold. Installation of a new larger force main or a parallel force main would be needed to reduce total dynamic head (TDH) and maintain acceptable velocities in both force mains while increasing the capacity to meet demand.

Approximately 4,400 LF of new parallel 16-inch force main could be installed along the path of the existing 20-inch force main. The parallel force main would also provide redundancy in the event of maintenance or repairs on one of the two parallel lines. If this alternative were chosen, it would also be recommended to assess the structural condition of the existing 20-inch force main due to its age of approximately 37 years. In conjunction with the installation of the new parallel force main, the existing force main could be rehabilitated with Cured-In-Place Pipe to extend its lifespan without the cost of full replacement.

In addition to a parallel force main, this alternative may require upgrades to the pumping station itself including three larger pumps and motors, larger suction piping, and a larger generator. Other miscellaneous upgrades to the station would be required to upgrade the HVAC, plumbing, and to replace the bridge crane. A detailed investigation would be needed to determine the feasibility of installing these upgrades within the existing building configuration. It is assumed that the existing wet well could be reused with the use of pump motor VFDs. This would have to be confirmed with a detailed analysis.

Alternative B (OF) – For comparative purposes, the Village could potentially replace the Old Farm PS with a new PS with a capacity of approximately 9,400 GPM. This alternative would be the most expensive option by far, but it is a viable alternative given the availability of open space in the vicinity of the existing Old Farm PS. A new pumping station would still require a new, larger force main, or similar parallel arrangement as described in Alternative A.

Sanitary Sewer System Extensions & Expansion

For unsewered areas within the existing SSSA and areas to be added in the full SSSA amendment, sanitary sewer extensions will be required to offer sanitary sewer service to development within those areas. A preliminary general route and design has been analyzed for each of these areas based on each Analysis Basin used for flow calculation in earlier steps. The analysis determines where any new pumping stations may need to be constructed as well as the general route and feasibility of construction for sewers anticipated to be 12 inches in diameter or greater. Unsewered areas in the existing and expanded SSSA anticipated to be served by sewers less than 12 inches in diameter have not been analyzed for construction feasibility or costs for new sewers within this report. Unsewered or expanded basins anticipated to require a new pumping station to be served in the future have been analyzed at a high level for general placement and size of the pumping station.

Appendices O and P show layouts, locations, and general design of sewer extensions and pump stations in various basins as detailed below:

Country Aire Basin – A new pumping station would likely be needed to expand sanitary sewer service to this undeveloped basin. Topography limits the extension of gravity sewers into this basin, so a pumping station could be installed near the local low point within the basin on Country Aire Drive approximately 1,000 feet south of Freistadt Road. The pumping station would need a maximum capacity of approximately 30 GPM and would discharge through 2,100 LF of 4-inch force main to the south on Country Aire Drive. These proposed improvements are shown in Appendix O. With low predicted flow in this basin, the Village could also explore the option of publicly or privately owned individual grinder pumps and low-pressure sewers for properties developed within the basin.

Wrenwood Basin – This basin is partially developed and served by the Wrenwood PS. The portion of this basin that is currently undeveloped can be served by the existing Wrenwood PS with extended sanitary trunk sewers. Extension of approximately 2,300 LF of 12-inch diameter sanitary sewer, varying in depth from 12 to 29 feet, from the existing Wrenwood PS to the north could serve the future development within this basin. These proposed improvements are shown in Appendix O.

Interceptor Gravity 4 Basin – This basin is mostly developed with the majority being low-density residential homes currently served by septic systems. Extension of approximately 4,000 LF of 12-inch diameter sanitary sewer, varying in depth from 15 to 40 feet, could serve the entire basin and allow for future SSSA expansion to areas north of the basin. A 24-inch interceptor installed in 2019 offers a connection point on Mequon Road which would ultimately flow by gravity to the Village's 48-inch interceptor sewer. These proposed improvements are shown in Appendix O.

Gateway North Basin – A new pumping station would likely be needed to expand sanitary sewer service into this undeveloped basin. Topography limits the extension of gravity sewers in this area, so a pumping station could be constructed at the far northwest corner of the basin. The pumping station would need a maximum capacity of approximately 350 GPM and would discharge through 1,600 LF of 6-inch force main to the south and east on Rockfield Road. From the discharge point of the 6-inch force main, 1,400 LF of 12-inch gravity sewer would need to be constructed in Rockfield Road to a connection point to the east at Gateway crossing. In addition, approximately 6,500 LF of 12-inch trunk sanitary sewer, varying in depth from 10 to 27 feet, would be installed from the new pumping station to the east along the northern border of the basin to serve the development within. These proposed improvements are shown in Appendix P.

Gateway East Basin – This undeveloped basin can utilize existing sanitary sewers in Goldendale Road to serve future development primarily by gravity. Serving this basin would include construction of approximately 1,300 LF of 15-inch and 8,700 LF of 12" trunk sanitary sewer, varying in depth from 16' to 30' starting at the connection point in Goldendale Road and routing two branches to the north and east. It may be possible to reduce the sewer depth in certain areas depending upon the configuration of future developments. These proposed improvements are shown in Appendix P.

Isabelle Farms Basin – This basin has some low-density residential development currently served by septic systems, as well as some undeveloped areas. A new pumping station would likely be needed to expand sanitary sewer service to this basin. Topography limits the extension of gravity sewers into this basin, so a pumping station could be installed near the local low point within the basin on Maple Road approximately 1,200 feet south of Holy Hill Road. The pumping station would need a maximum capacity of approximately 40 GPM and would discharge through 3,000 LF of 4-inch force main to gravity sewers constructed within the Gateway East Basin. These proposed improvements are shown in Appendix O. With low predicted flow in this basin, the Village could also explore the option of publicly or privately owned individual grinder pumps and low-pressure sewers for properties developed within the basin.

Cost Analysis for Alternatives

After determining viable needed upgrades and extensions to serve future demands, estimated costs associated with the alternatives for improvements to existing Village sanitary sewer infrastructure are summarized in Table 12. Estimated costs for extensions and new infrastructure to support future development are summarized in Table 13. These costs are presented in today's dollars using the cost estimating methodology described previously within this report. These estimates include a 30% engineering and contingency to account for modest price increases, engineering design, and engineering construction administration. The estimates do not account for land acquisition costs, environmental remediation, or ancillary utility relocations.

Table 12 Cost Estimate for Potential Improvements to Existing Infrastructure

Alternative	Improvement	Unit	Quantity	Unit Price	Cost
Pump Stations #3 and #6					
A (PS 3)	Replacement station with new 1,086 gpm pumps, piping, new generator, valves, electrical and controls.	EA	1	\$900,000	\$900,000
	New 10" Force Main	LF	3,200	\$265	\$848,000
A (PS 6)	Replacement station with new 1,388 gpm pumps, piping, generator, valves, electrical and controls all inside new building.	EA	1	\$1,820,000	\$1,820,000
Alternative A Total					\$3,568,000
B (PS 3/6)	Full Reconstruction of PS #6	LS	1	\$1,950,000	\$1,950,000
	18" Sanitary Sewer to Eliminate PS #3	LF	3,400	\$900	\$3,060,000
Alternative B Total					\$5,010,000
Pump Station #7					
A (PS 7)	875 GPM Submersible Pump Upgrade	EA	3	\$45,000	\$135,000
Alternative A Total					\$135,000
Main Street Pump Station					
A (MS)	Addition of Parallel 14" Force Main	LF	2,650	\$410	\$1,086,500
	CIPP Rehabilitation of 16" Force Main	LF	2,650	\$200	\$530,000
	Miscellaneous Upgrades to MS PS	LS	1	\$500,000	\$500,000
Alternative A Total					\$2,116,500
B (MS)	Full Reconstruction of MS PS	LS	1	\$6,100,000	\$6,100,000
	Addition of Parallel 14" Force Main	LF	2,650	\$420	\$1,113,000
	CIPP Rehabilitation of 16" Force Main	LF	2,650	\$200	\$530,000
Alternative B Total					\$7,743,000
Old Farm Pump Station					
A (MS)	Addition of Parallel 16" Force Main	LF	4,400	\$440	\$1,936,000
	CIPP Rehabilitation of 20" Force Main	LF	4,400	\$250	\$1,100,000
	Pump and Motor Upgrade	EA	3	\$110,000	\$330,000
	Generator Upgrade	LS	1	\$450,000	\$450,000
	Suction Piping Upgrade	LS	1	\$150,000	\$150,000
	Miscellaneous Upgrades to OF PS	LS	1	\$500,000	\$500,000
Alternative A Total					\$4,466,000
B (MS)	Full Reconstruction of OF PS	LS	1	\$8,060,000	\$8,060,000
	Addition of Parallel 16" Force Main	LF	4,400	\$440	\$1,936,000
	CIPP Rehabilitation of 20" Force Main	LF	4,400	\$250	\$1,100,000
Alternative B Total					\$11,096,000

Table 13 Cost Estimate for Potential New Infrastructure for Future Development

	Improvement	Unit	Quantity	Unit Price	Cost
Country Aire Basin					
	200 GPM Pumping Station	LS	1	\$750,000	\$750,000
	4" Force Main	LF	2,100	\$120	\$252,000
Country Aire Basin Total					\$1,002,000
Wrenwood Basin					
	12" Sanitary Sewer, 12'-29' depth	LF	2,300	\$650	\$1,495,000
Wrenwood Basin Total					\$1,495,000
Interceptor Gravity 4 Basin					
	12" Sanitary Sewer, 12'-40' depth	LF	4,000	\$800	\$3,200,000
Interceptor Gravity 4 Basin Total					\$3,200,000
Gateway North Basin					
	350 GPM Pumping Station	LS	1	\$925,000	\$925,000
	6" Force Main	LF	1,600	\$150	\$240,000
	12" Sanitary Sewer - Rockfield Road	LF	1,400	\$400	\$560,000
	12" Sanitary Sewer - 10'-27' depth	LF	6,500	\$650	\$4,225,000
Gateway North Basin Total					\$5,950,000
Gateway East Basin					
	15" Sanitary Sewer - 20' depth	LF	1,300	\$700	\$910,000
	12" Sanitary Sewer - 16'-30' depth	LF	8,700	\$650	\$5,655,000
Gateway North Basin Total					\$6,565,000
Isabelle Farms Basin					
	200 GPM Pumping Station	LS	1	\$750,000	\$750,000
	4" Force Main	LF	3,000	\$120	\$360,000
Isabelle Farms Basin Total					\$1,110,000

SUMMARY OF ALTERNATIVES AND IMPLEMENTATION

Through the data collection and analysis in this Facilities Plan, the Village of Germantown's future sanitary sewer infrastructure needs have been identified in detail, as well as feasible alternatives to meet these needs. With the addition of the Richfield IPA to Germantown's existing SSSA and subsequent development in those areas, the needs associated with the Germantown/Richfield connection are most critical in the near term.

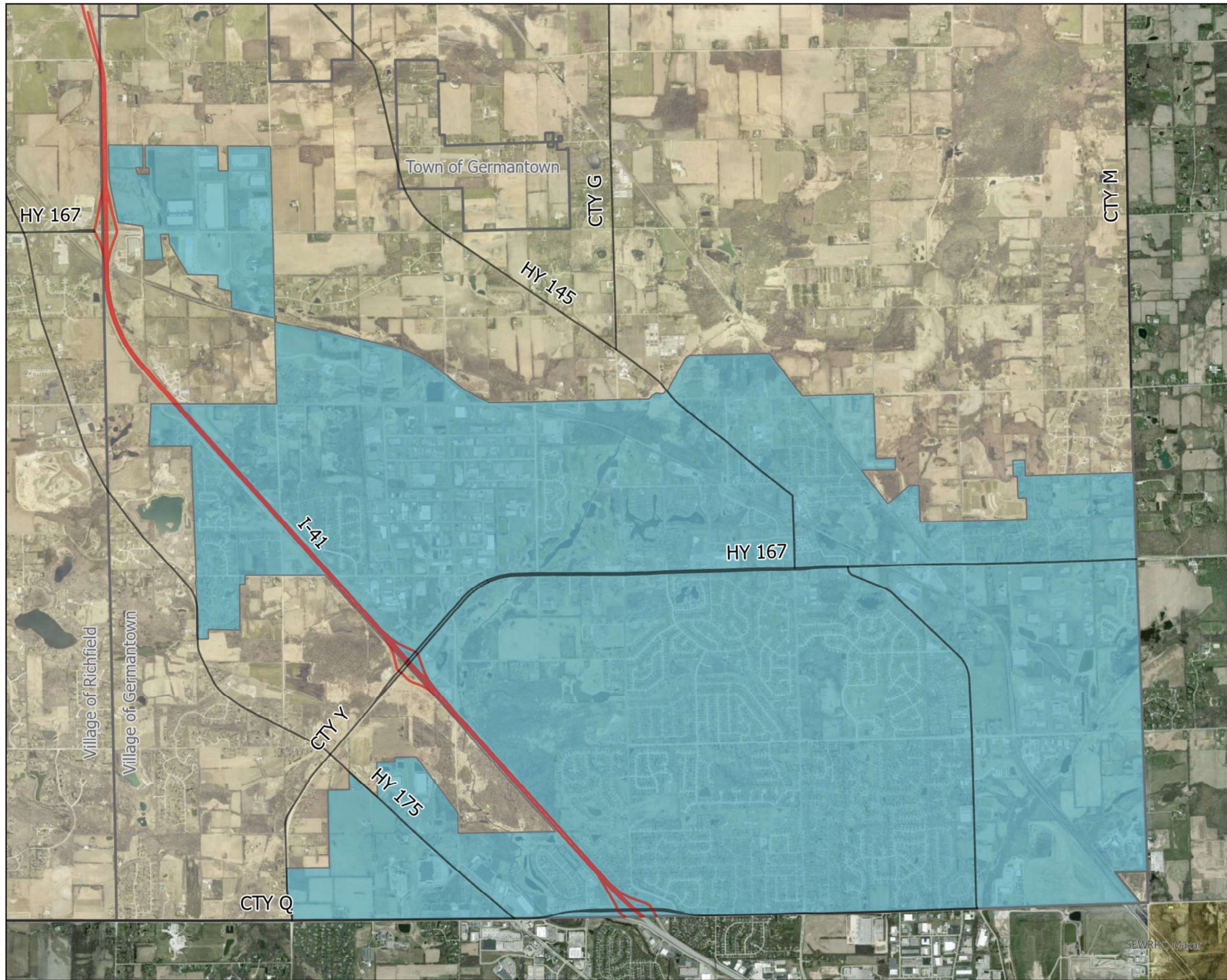
The most critical of these needs appear to be within the Village's two main pump stations, Main Street and Old Farm. With the bulk of near-term development likely within basins tributary to these two pump stations, measures should be taken as soon as possible to investigate the alternatives in detail so that plans for construction of upgrades and new facilities can take place well in advance of capacity issues. As development continues coincident with planning, design, and construction for capacity upgrades, the Main Street and Old Farm pump stations can be ready for increased capacity before reaching a critical point.

Pump stations #3, #6, and #7 are less critical for immediate analysis and planning, as their tributary basins are less likely to see considerable development in the near-term basis. In these basins, the Village can monitor the future potential for development and institute measures for detailed investigation of capacity upgrades as development proceeds.

The needs for new infrastructure in unsewered areas can be further assessed as proposals for development within those basins are brought to the Village. The new infrastructure in the unsewered basins identified in the alternatives analysis is not critical to development in the Village at this time.

The costs associated with construction of new sanitary sewers to connect Richfield are to be paid by Richfield per the IGA between the two municipalities. Costs associated with upgrades or capacity expansion of Germantown's existing sanitary sewer infrastructure will be the responsibility of Germantown. For improvements to existing infrastructure, the Village may be able to take advantage of low-interest Clean Water Fund loans or Bonds typical to municipal infrastructure projects. For new infrastructure, the Village may be able to defray all or a portion of the cost for sewer service extensions to the development entity proposing and construction the new developments in those areas.

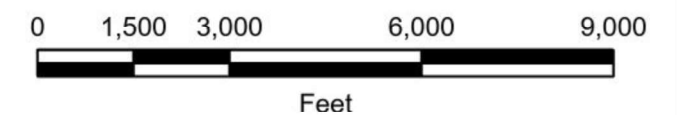
Appendix A – Village of Germantown Existing Sanitary Sewer Service Area Map



Existing Sanitary Sewer
Service Area

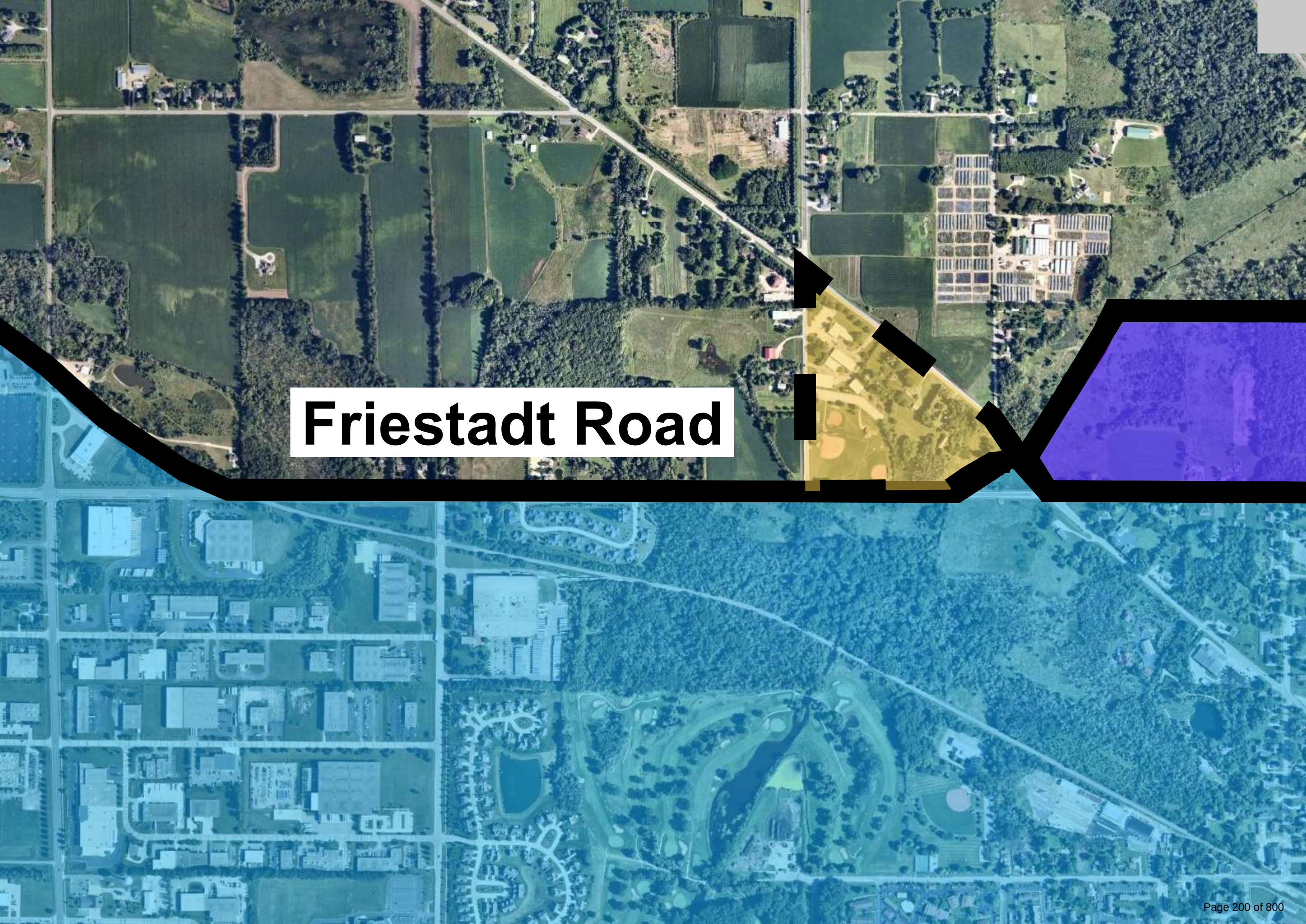
Village of
Germantown, WI

 = Sanitary Sewer Service Area



 Ruekert • Mielke

Appendix B – 2050 Full Sanitary Sewer Service Area Amendment Map



The image is an aerial photograph of a suburban area. A road, labeled 'Friestadt Road', runs horizontally across the middle. To the left of the road is a large green field with a baseball field. To the right is a residential area with houses and a large solar panel array. A yellow shaded area is located on the right side of the road, and a purple shaded area is on the far right. A thick black line runs along the bottom of the image. A black arrow points from the yellow area towards the top right. A black 'X' is drawn over the purple area.

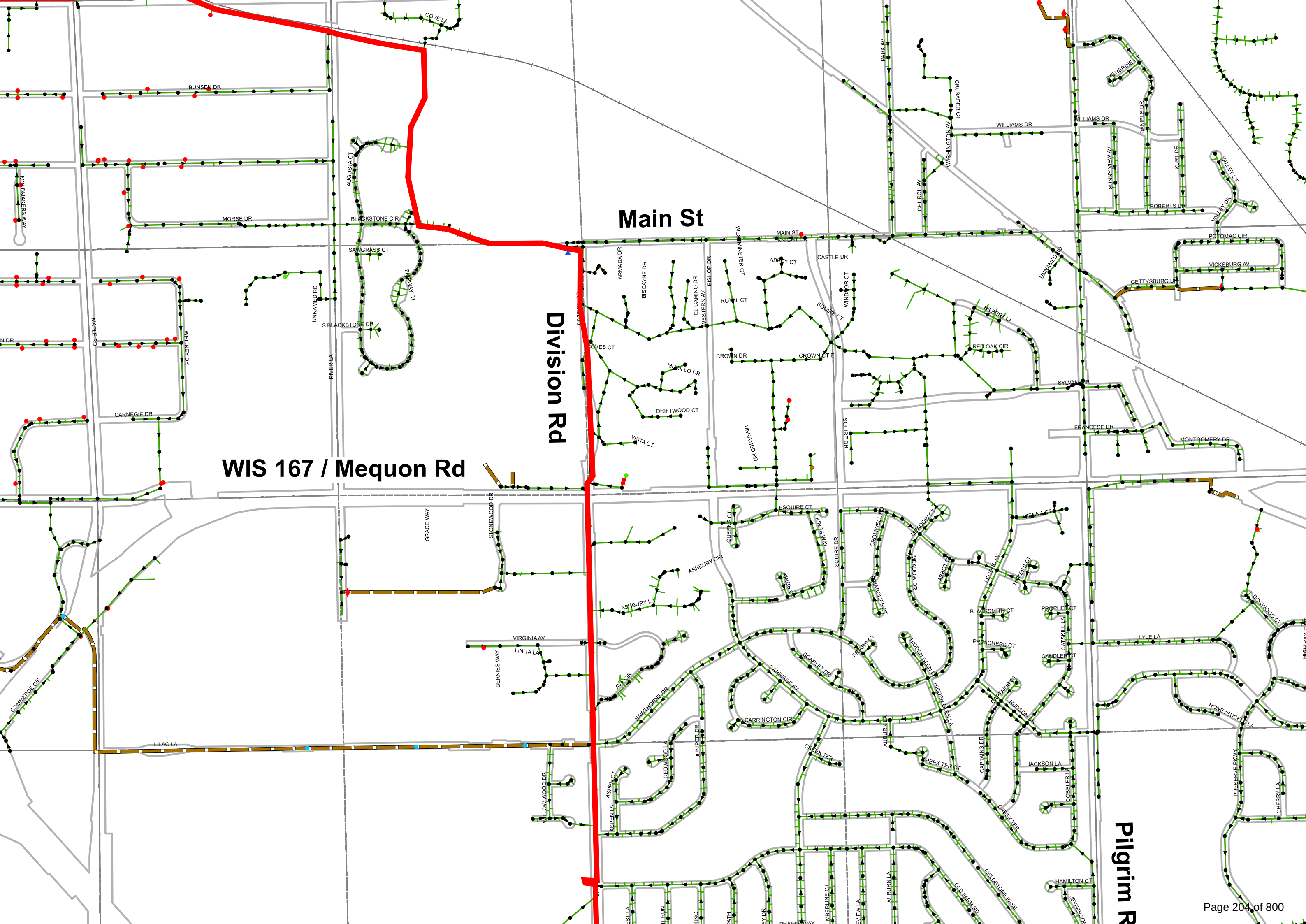
Friestadt Road

Appendix C – Village of Richfield Incremental Planning Area Map

An aerial photograph showing a suburban landscape. A wide road, labeled 'Friestadt Road', runs horizontally across the middle. To the left of the road is a large, dark-roofed industrial building. To the right is a large, open green field with some trees. Below the road, there are several residential developments with houses and parking lots. In the bottom right, there is a golf course with a prominent pond and a clubhouse. The overall scene is a mix of industrial, residential, and recreational land use.

Friestadt Road

Appendix D – Village of Germantown Sanitary Sewer System Map



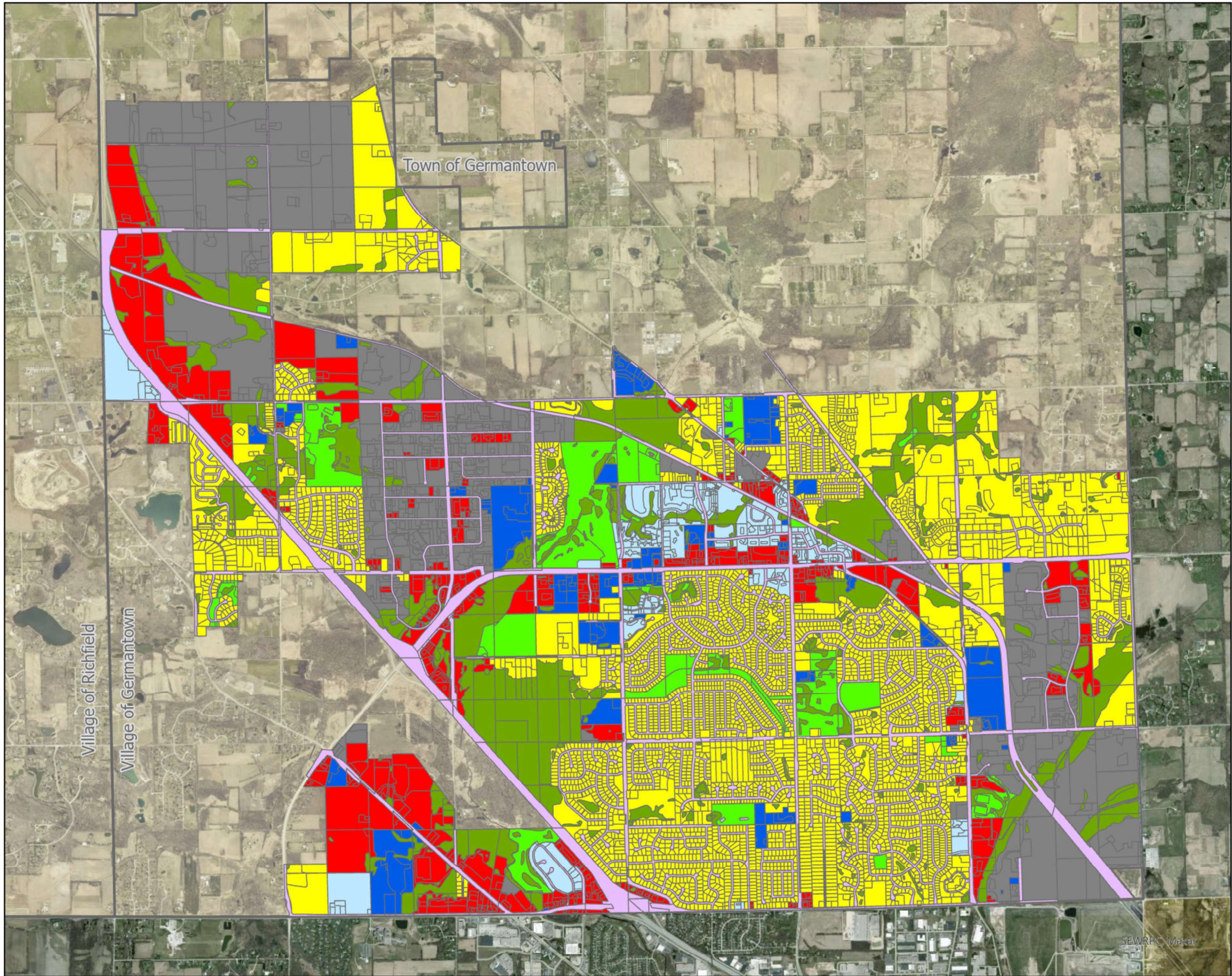
Main St

Division Rd

WIS 167 / Mequon Rd

Pilgrim Rd

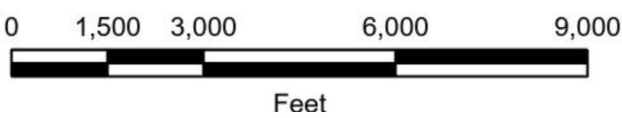
Appendix E – Village of Germantown Future Land Use Map



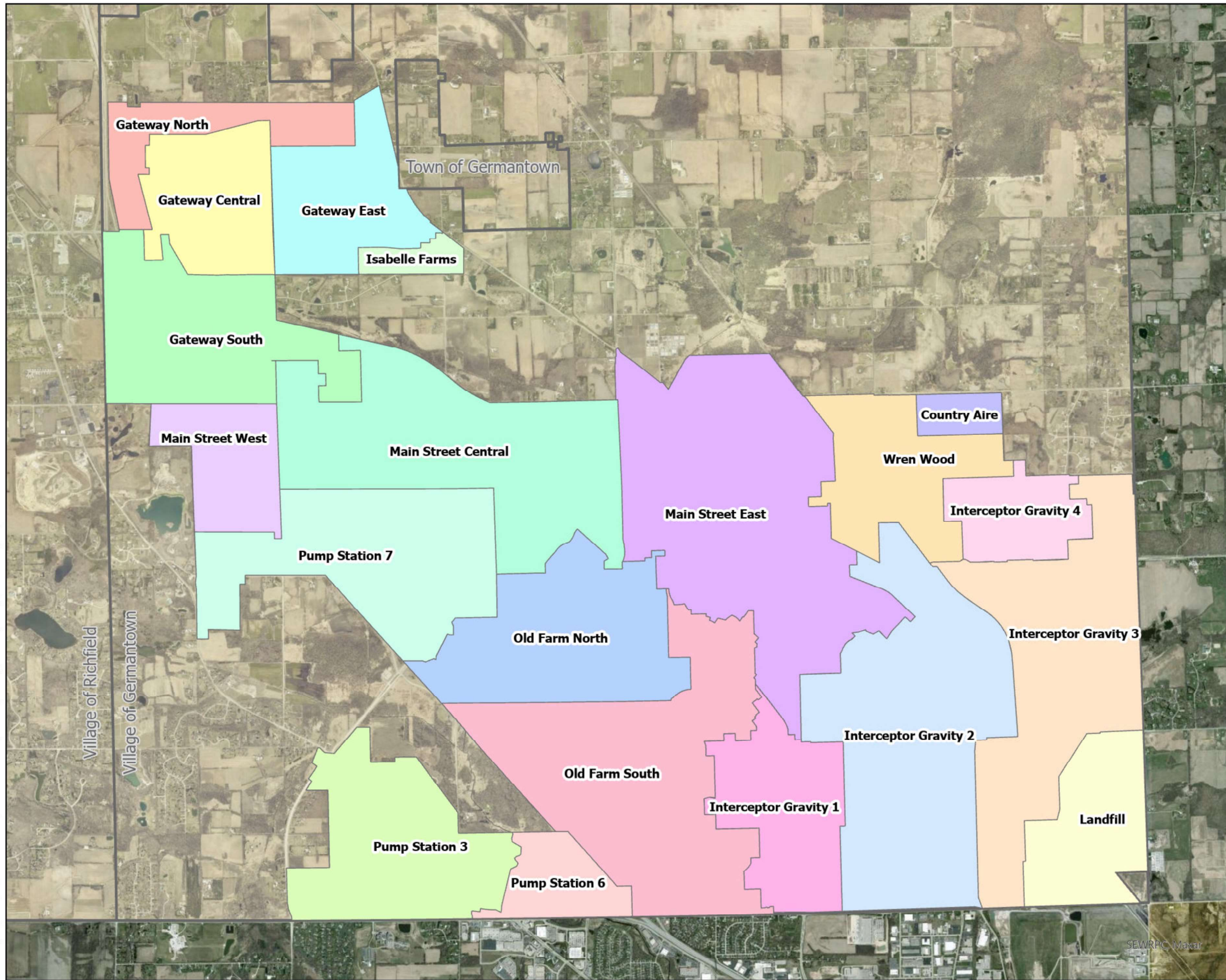
Future Land Use

Village of
Germantown, WI

- Single Family
- Multi Family
- Commercial
- Institutional
- Industrial
- Recreational
- Wetlands
- Right-of-Way

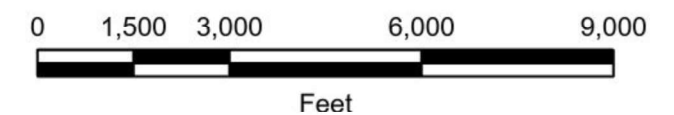


Appendix F – Sanitary Sewer Analysis Basin Map



Pump Station Basins

Village of
Germantown, WI



 Ruekert • Mielke

Appendix G – Richfield Incremental Planning Area Topographical Map



Appendix H – Richfield Incremental Planning Area Soils Type Map



Appendix I – Richfield Incremental Planning Area FEMA Floodplain and Wetlands Map



AICHER LA

WOODSIDE LA

POLK ST

RAILROAD ST

HY 175

DEPOT ST

ORCHARD ST

ELM ST

RICHFIELD SERVICE DR

WOLF RD

Appendix J – Richfield Incremental Planning Area Environmental Review

The overall site is comprised of a large planning area to the east of the Town of Germantown, Washington County, Wisconsin.

General project location lat/long: 43.25828, -88.19166 (center), bounded by 43.26548, -88.20209; 43.26533, -88.18172; 43.25082, -88.20214; 43.25061, -88.18193.

Section / Township / Range: S12 T09N R19E

During the preliminary environmental screening, the following environmentally sensitive resources and assumptions were assessed:

- Presence of wetland and waterway features,
- Presence of 303d impaired waterways,
- Presence of areas of special natural resource interest,
- Documented wetland and waterway disturbance permits,
- Presence of FEMA floodplains, floodways and flood fringe,
- Presence of WDNR Bureau of Remediation and Reclamation (BRR) Sites,
- Presence of Solid and Hazardous Waste Information System (SHWIMS) Sites,
- Presence of Shoreland Zoning,
- Presence of Planned or Existing County Trails,
- Presence of National Register of Historic Places,
- Presence of United States Department of Agriculture Drainage Districts, and
- Potential presence of Threatened and Endangered Species.

A summary of findings is described below.

Wetlands and Waterways

The WDNR Surface Water Data Viewer (SWDV) was accessed. Throughout the planning area, there are multiple wetland and waterway complexes. Wisconsin Wetland Inventory (WWI) listed wetlands include: Emergent/wet meadow, Flats/unvegetated wet soil, Forested, and open water. The WWI also lists five unnamed waterways, three first order, and two second order waterways and three waterbodies. No features within the study area were identified as 303d impaired or are designated as an area of special natural resource interest.

The SWDV maintains a list of permitted activities and informal decisions held by the WDNR. Please refer to Table 1 below for a summary of WDNR actions.

Table 1. WDNR Actions

Permit ID	Docket Number	Applicant	Permit Date	Activity	Permit Decision
6076221	GP-SE-2019-67-01338	Koehnke	5/29/2019	Wetland Fill - Residential/Commercial/Industrial	A - Approved
5013080	IP-SE-2007-67-0439	Riverwoods Parkway Group, LLC	12/12/2007	Wetland WQC (Federal)	A - Approved
5013081	GP-SE-2007-67-0440MW	Riverwoods Parkway Group, LLC	12/12/2007	Pond-stormwater	A - Approved
5013082	GP-SE-2007-67-0441MW	Riverwoods Parkway Group, LLC	12/12/2007	Pond-stormwater	A - Approved

Permit ID	Docket Number	Applicant	Permit Date	Activity	Permit Decision
5013083	GP-SE-2007-67-0442MW	Riverwoods Parkway Group, LLC	12/12/2007	Pond-stormwater	A - Approved
5013084	GP-SE-2007-67-0443MW	Riverwoods Parkway Group, LLC	12/12/2007	Culvert w/o engineering	A - Approved
5013085	GP-SE-2007-67-0444MW	Riverwoods Parkway Group, LLC	12/12/2007	Culvert w/o engineering	A - Approved
N/A	INF-SE-2006-67-1046	Baudhuin Incorporated	10/26/2006	Shoreland Zoning	N/A
N/A	INF-SE-2007-67-0354	J.D. Knowles	5/29/2007	Ordinary High Water Mark Determination	N/A
N/A	INF-SE-2005-67-1088	Bauduin Inc	9/27/2005	Jurisdictional Determination	N/A
N/A	INF-SE-2005-67-0987	Northern Lakes Development	9/12/2005	Wetland Delineation	N/A

Please note, this is not representative of all possible wetlands and waterways within the project area. Refer to Figures 1, 2, and 3.

FEMA Floodplains, Floodways and Flood fringe

The presence of FEMA designated floodplains, floodways and flood fringe were assessed for the study area. A study was conducted for the waterway in the northeast corner of the study area. The FEMA panels included in the study area are 55131C0264E effective 2/25/2022 and 55131C0268E effective 2/25/2022. Within panel 55131C0268E there are areas designated as Zone A and Zone AE.

Refer to Figure 4.

Bureau of Remediation and Reclamation and Solid and Hazardous Waste Information System

The Bureau of Remediation and Reclamation, and the Solid and Hazardous Waste Information System were assessed for the study area. There are multiple open and closed sites with continuing obligations present throughout the study area. Care needs to be taken when considering impacting listed sites.

Table 2. Known BRRS Sites

DNR BRRS #	Site Status	Site Name	Facility ID #	Start Date / End Date	Has Continuing Obligations (Yes/No)	X Coordinate (m, WTM91)	Y Coordinate (m, WTM91)
0367563012	Open	WI DOT Kosterman Parcel	267200120	12/16/2014 / N/A	N/A	666007	311840
0267578745	Open	Laubenheimers Garage**	267032480	2/3/2017 / N/A	N/A	666605	310833
0367107634	Closed	Wolf Brothers Fuel Inc	267056130	7/9/1996 / 6/5/2000	Y	666381	311217.7
0367168387	Closed	White, Robert Property	267162500	7/23/1997 / 11/20/2003	Y	665929	311161

DNR BRRTS #	Site Status	Site Name	Facility ID #	Start Date / End Date	Has Continuing Obligations (Yes/No)	X Coordinate (m, WTM91)	Y Coordinate (m, WTM91)
0367201172	Closed	Richfield Truck Stop	267026760	9/21/1998 / 3/20/2000	N	667398.7	310323.7
0367004277	Closed	Laubenheimers Garage**	267032480	6/13/1994 / 12/12/2017	Y	666586.3	310844.7
0367001520	Closed	Gotez Garage	267032700	4/22/1991 / 6/8/2018	Y	666878.6	310283.4
0367246102	Closed	Craden MFG Inc	267064930	3/10/2000 / 6/19/2009	N	666423.3	311115.7
0367583781	Closed	Richfield Truck Stop	267026760	5/20/2019 / 6/17/2019	N	667423.9	310343.3
0367585483	Closed	Exxon Richfield Truckstop Proposed KT 1013	267026760	12/16/2019 / 12/16/2019	N	667410.1	310366.7
0367000546	Closed	Richfield Truck Stop	267026760	12/29/1989 / 11/9/2012	Y	667412.5	310370.5
0367005194	Closed	Richfield Service	267150400	3/25/1995 / 10/21/2009	Y	667387	310212
** LAUBENHEIMERS GARAGE has been identified as impacting another property.							

Additionally, the study area was examined using the WDNR Solid and Hazardous Waste Information System (SHWIMS). This system provides access to information on sites, and facilities operating at sites, that are regulated by the Wisconsin DNR Waste and Materials Management (WMM) program. The following sites were identified within the study area:

Table 3. SHWIMS Sites

Status	Facility Name	Address	FID	Region
Operating	Craden MFG Inc	1961 STH 175	267064930	Southeast
Closed	Johnson Equipment	1704 STH 175	267032700	Southeast
Closed	Richfield Truck Stop	2900 STH 167	267026760	Southeast

Refer to Figure 5 and the SHWIMS Database Export.

Shoreland Zoning

The presence of shoreland zones were assessed for the study area. No known shoreland zones are provided by the Washington County GIS viewer. The Village of Germantown Code of Ordinance No. 24.04, defines the shoreland-wetland zoning district as all wetlands in the Village which are equal to or greater than 5 acres within 1,000 feet of the ordinary high water mark (OHWM) of navigable lakes,

ponds or flowages and within 300 feet of the OHWM of navigable rivers or streams, or the landward side of the floodplain, whichever distance is greater.¹

Planned or Existing County Trails

Using the Washington County Adopted Bikeway and Trail Network Plan, Adopted June 2019², the study area has two wide shoulder paths and one side path existing. No new paths are proposed for the study area.

National Historic Register

Using the National Register of Historic Places GIS viewer, the study area was assessed. There are no registered sites within the study area.³

United States Department of Agriculture Drainage Districts

Using the Wisconsin Department of Agriculture, Trade and Consumer Protection (DATCP) Drainage Districts Interactive Map tool, the study area was assessed for presence of drainage districts. There are no drainage districts within the study area.⁴

Threatened and Endangered Species

Using the Wisconsin Department Natural Resources Natural Heritage Inventory (NHI) Portal, the study area was assessed. Based on the assessment state endangered fish may be present within the study area. A preliminary Information for Planning and Consultation (IPaC) assessment was performed to identify potential habitat that may support federally threatened or endangered species. The IPaC results included the federally endangered northern long-eared bat, the proposed endangered tricolored bat, and the candidate endangered monarch butterfly. Further investigations will be needed to assess likelihood of presence, and potential impacts.

Refer to the attachments for the NHI Portal assessment and the IPaC assessment.

¹ Reference: https://library.municode.com/wi/germantown/codes/code_of_ordinances?nodeId=CH24SHTLZOCOCROR5-88_24.04SHTLZODI

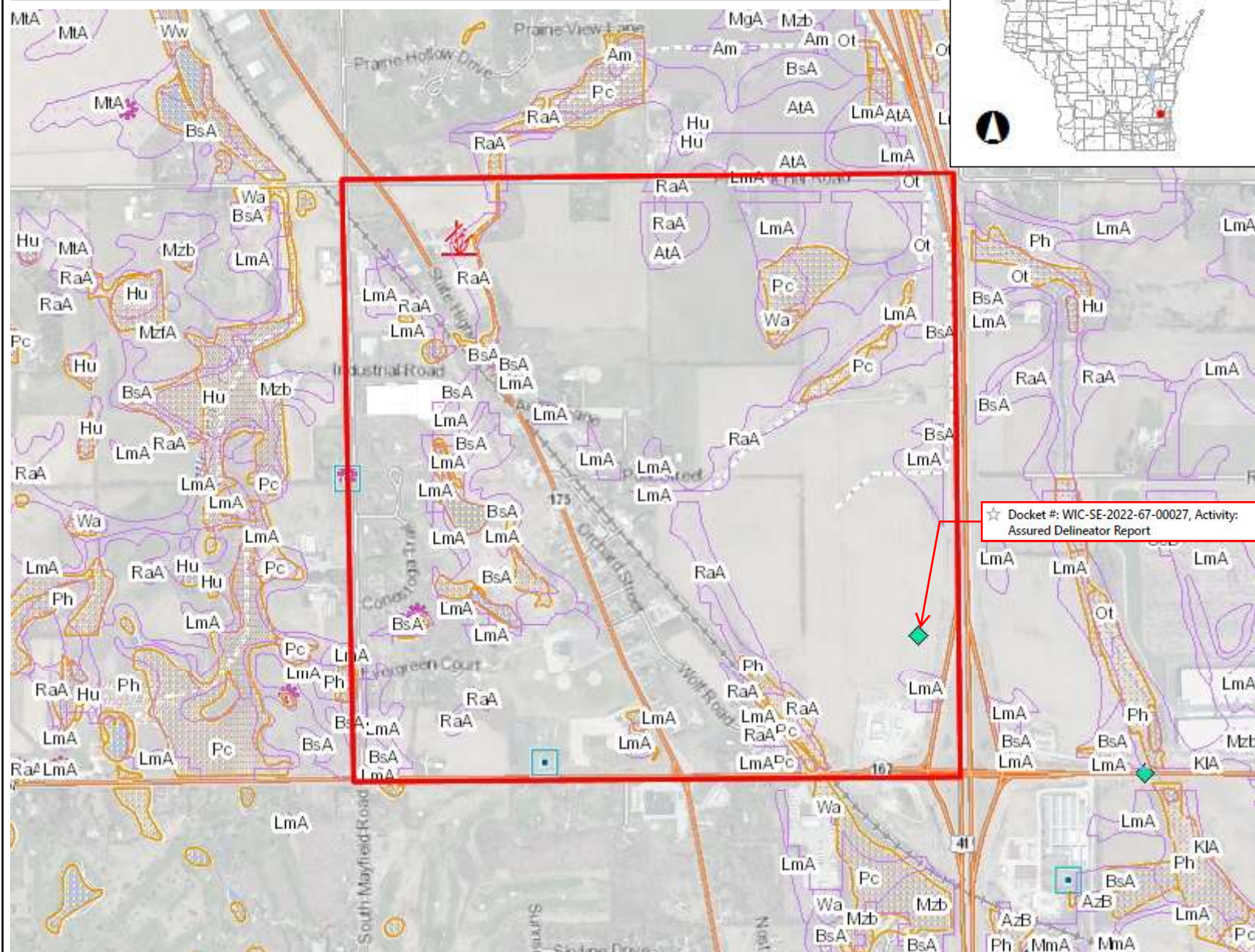
² Reference:
<https://www.washcowisco.gov/common/pages/DownloadFileByUrl.aspx?key=5xm1up4mTLLDgP3Y8GLTDcwqZlPhTR1nv9N17WjzjgHThLXmHzcSHnlll0qUmAHPXI4Ei2uaZtd1NZ3h2NIAzBGZYRMZ%2bk%2f90KZhJusQa9K%2b0n3y13lBvBhuCbwVTr80aVZdiatZOukhs6QP13w8v1IS%2bOmOjBkn%2fsmpliUj%2fL3jYs1VYHftEjKJo87tFBBQfLI5eeK%2ffUh81M0t%2bI2Q8F48Ks%3d>

³ Reference: <https://www.nps.gov/maps/full.html?mapId=7ad17cc9-b808-4ff8-a2f9-a99909164466>

⁴ Reference: <https://datcpgis.wi.gov/maps/?viewer=dd>



Figure 1: Wetlands and Waterways



Legend

- Wetland Indicators
- Wetland Class Areas
- Wetland Class Points
 - Dammed pond
 - Excavated pond
 - Filled/draind wetland
 - Wetland too small to delineate
 - Filled excavated pond
- Filled Points
- Wetland Class Areas
- Filled Areas
- Wetland Class Areas
- Wetland Class Points
 - Dammed pond
 - Excavated pond
 - Filled/draind wetland
 - Wetland too small to delineate
 - Filled excavated pond
- Filled Points
- Wetland Class Areas
- Filled Areas
- Wetland Identifications and Confirmations
- NRCS Wetspots
- Municipality
- State Boundaries
- County Boundaries
- Major Roads
 - Interstate Highway
 - State Highway
 - US Highway
- County and Local Roads
 - County HWY
 - Local Road
- Railroads

☆ Docket #: WIC-SE-2022-67-00027, Activity: Assured Delineator Report

0.5 0 0.25 0.5 Miles

NAD_1983_HARN_Wisconsin_TM

1: 15,840

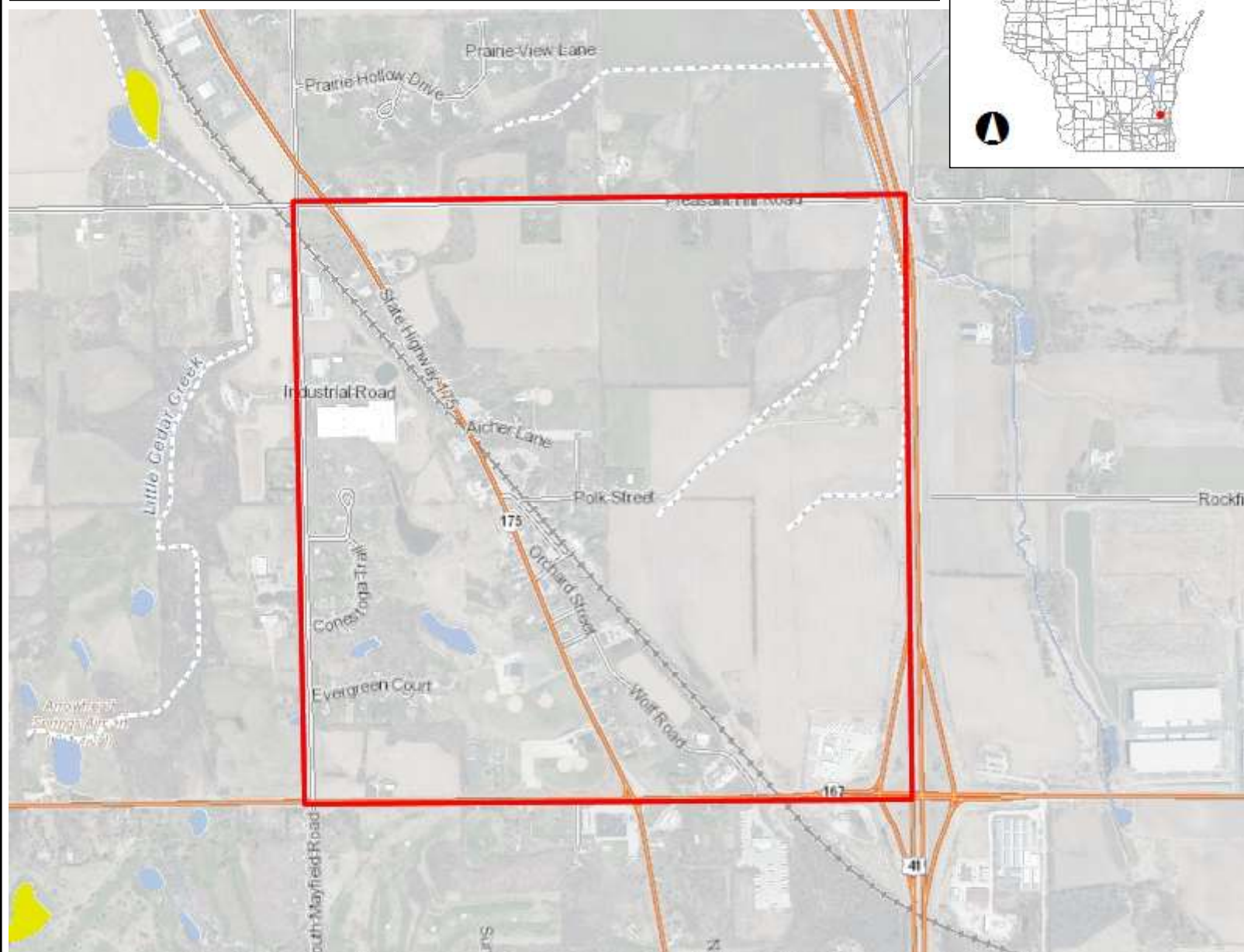
DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/legal/>

Notes

Surface Water Data Viewer Layers:
Wetlands, Hydric soils



Figure : Additional Surface Water Resources



Legend

- Impaired Rivers and Streams
- Impaired Lakes
- TMDL Category Lines**
 - Other or Multiple Factors
 - Contaminated Sediment Dominated
 - Atmospheric Deposition Dominated
 - Physical or Habitat Dominated
 - Nonpoint Source Dominated
 - Point and Nonpoint Source Blend
 - Point Source
 - Proposed for 303d listing
- TMDL Category Areas**
 - Other or Multiple Factors
 - Contaminated Sediment Dominated
 - Atmospheric Deposition Dominated
 - Physical or Habitat Dominated
 - Nonpoint Source Dominated
 - Point and Nonpoint Source Blend
 - Point Source
 - Proposed for 303d listing
- PNW-ASNRI Sensitive Areas of Lakes
- PNW-ASNRI Wild and Scenic Rivers
- PNW-ASNRI Outstanding and Exceptional Streams
- PNW-ASNRI Trout Streams
- PNW-ASNRI Wild Rice Streams
- PNW-ASNRI Outstanding and Exceptional Lakes
- PNW-ASNRI Special Area Management Plan Streams

Notes

Surface Water Data Viewer Layers:
Impaired Waterways, PNW-ASNRI,
Fisheries Management

0.5 0 0.25 0.5 Miles

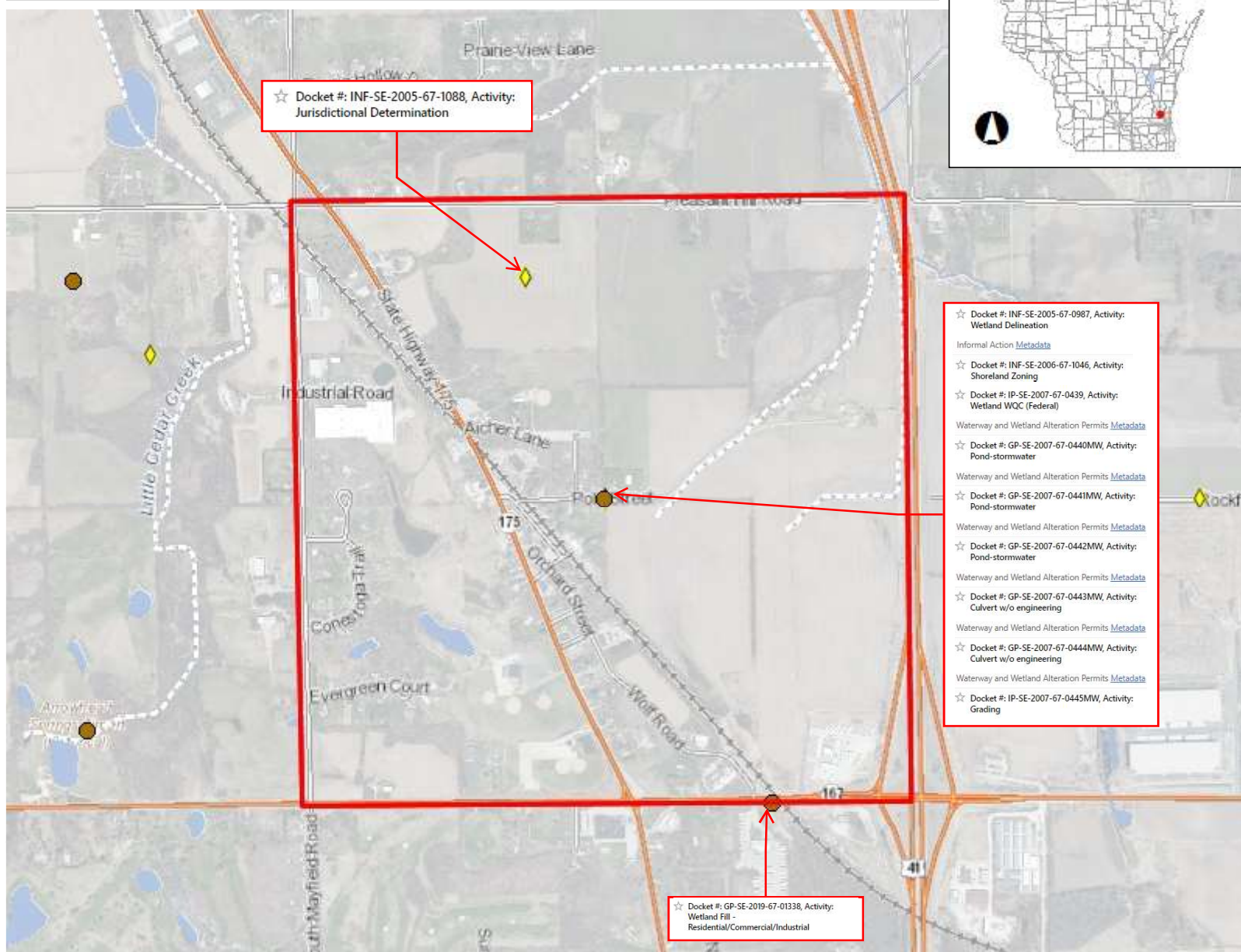
NAD_1983_HARN_Wisconsin_TM

1: 15,840

DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/legal/>



Figure 3: WDNR Permits and Determinations



Legend

- Waterway and Wetland Alterations
- Formal/Informal Actions
- Exemption Determinations
- Ordinary High Water Mark Determinations
- Navigability Determinations
 - Yes
 - Yes with Agricultural Exemption
 - No
- Surface Water Outfalls
- Municipality
- State Boundaries
- County Boundaries
- Major Roads
 - Interstate Highway
 - State Highway
 - US Highway
- County and Local Roads
 - County HWY
 - Local Road
- Railroads
- Tribal Lands
- Rivers and Streams
- Intermittent Streams
- Lakes and Open water

Notes

0.5 0 0.25 0.5 Miles

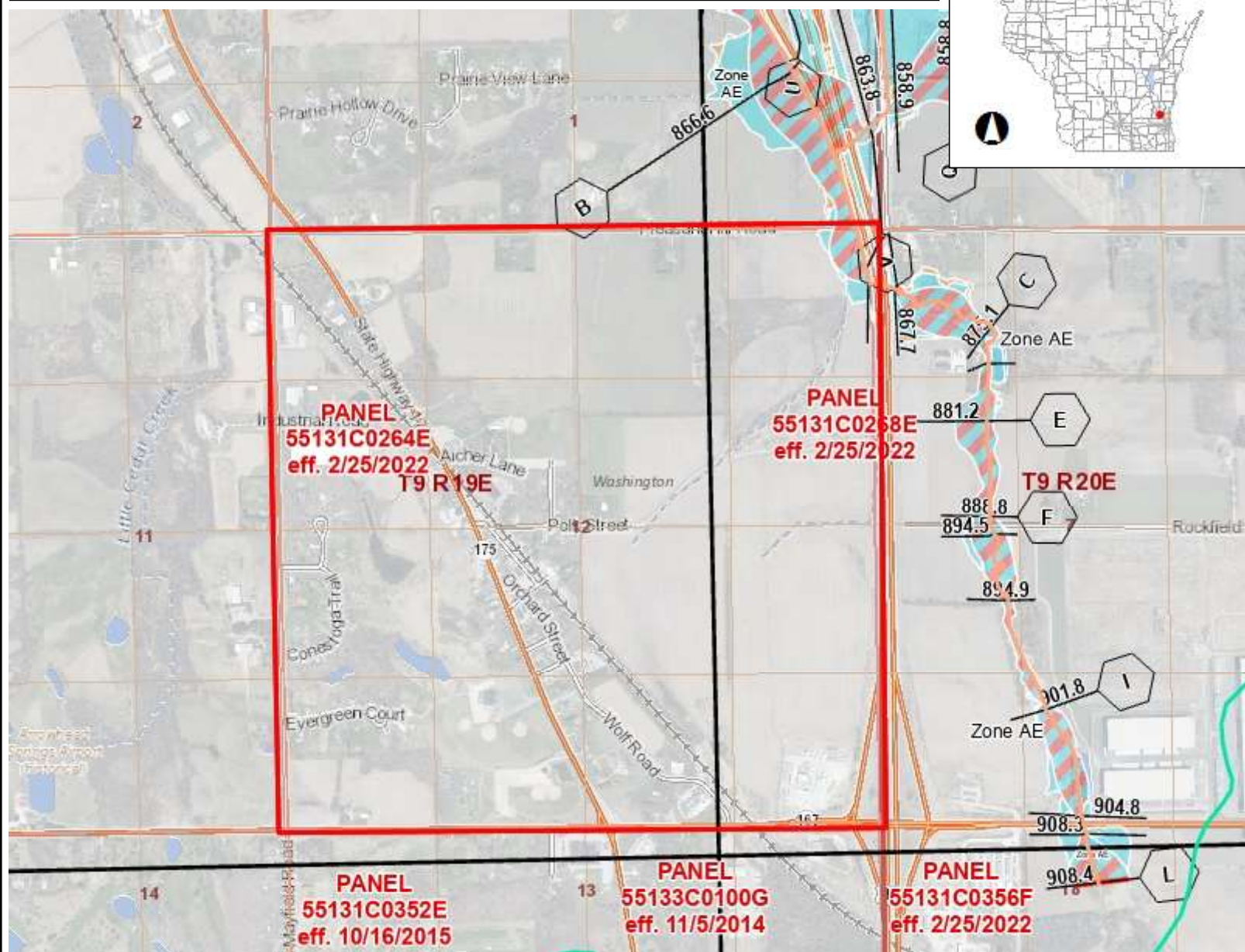
NAD_1983_HARN_Wisconsin_TM

1: 15,840

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Figure 4: FEMA Floodplain Firmette



Legend

2D Water Surface Elevation Grid

High : 937.629

Low : 853.184

Dams

Dam

FERC and FERC Exempt Dam

Cranberry Dam

Removed Dam

Structure not on Waterway

<all other values>

Levees

+ Geomarks

Floodplain Analysis Lines

Case by Case Analysis for Development in Floodplain

Dam Failure Analysis

Encroachment Analysis

Flood Insurance Study

Flood Storage Analysis

Floodplain Study (Locally Funded)

Hydrology/Hydraulics developed at a Dam

<all other values>

Floodplain Analysis Catchments

Floodplain Analysis Points

Case by Case Analysis for Development in Floodplain

Dam Failure Analysis

Encroachment Analysis

Flood Insurance Study

Flood Storage Analysis

Floodplain Study (Locally Funded)

Hydrology/Hydraulics developed at a Dam

0.5 0 0.25 0.5 Miles

NAD_1983_HARN_Wisconsin_TM

1: 15,840

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Notes



Figure 5: BRRTs Export



Legend

- Open Site
- Closed Site
- Continuing Obligations Apply
- Impacted Another Property(ies) or Right-
- Facility-wide Site



0.5 0 0.25 0.5 Miles

NAD_1983_HARN_Wisconsin_TM

1: 15,840

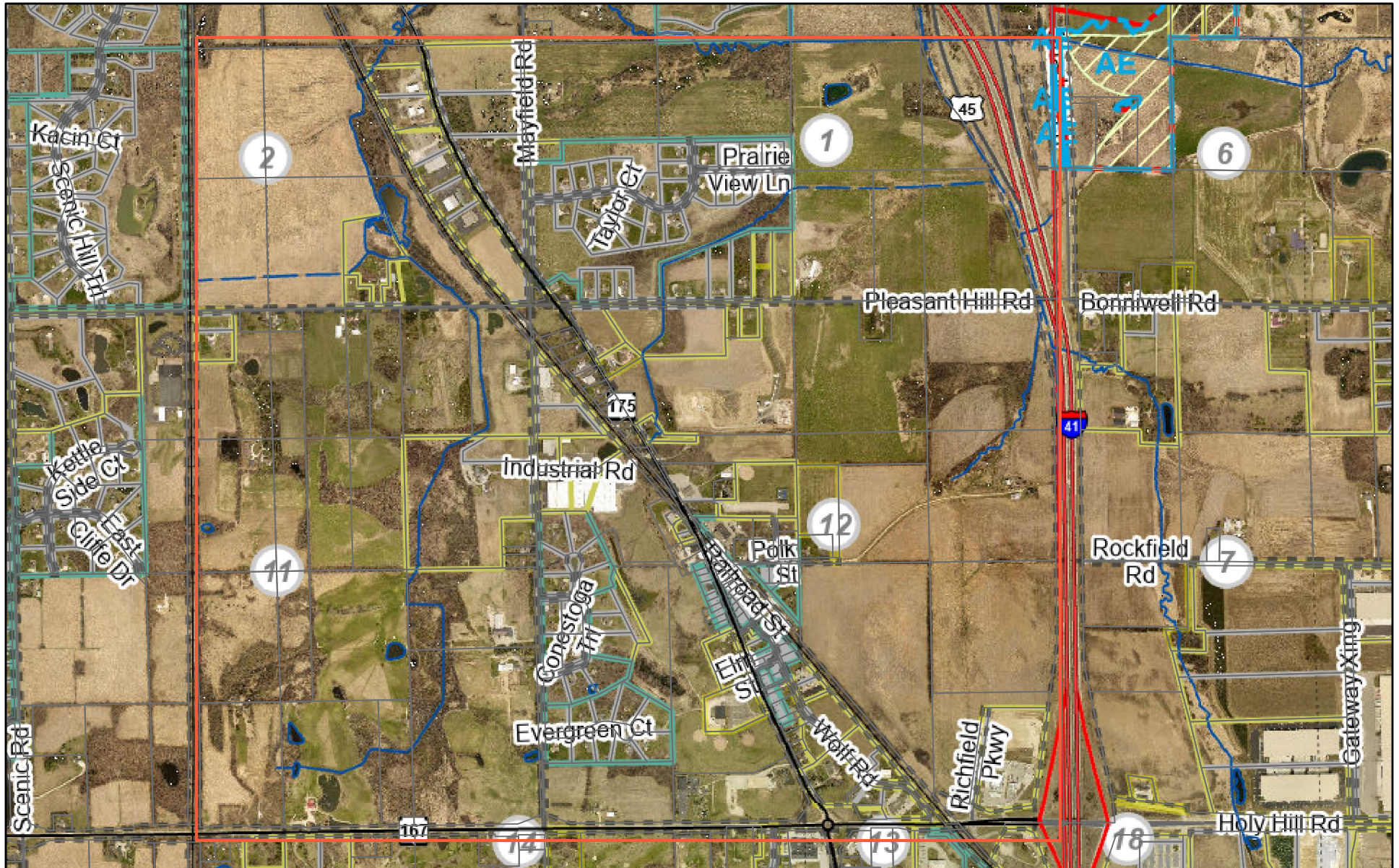


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Note: Not all sites are mapped.

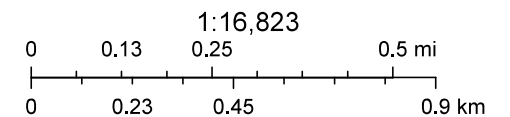
Notes

Shoreland Zoning



8/8/2023, 3:14:15 PM

- | | | | | |
|--------------------------|----------------------------------|--|---|---------------------|
| Override 1 | Federal Highway | Intermittent Lake, Pond, Stream or Watercourse | Assessor Plat; Cemetery Plat; Subdivision | Local Road Labels |
| Current Parcel | Railroad Centerlines | Perennial Lake, Pond, Stream or Watercourse | Lot | Local Road |
| Road Centerline STH, CTH | Shoreland Zoning District | Perennial Lake, Pond, Stream or Watercourse | PLSS Boundary | Named Private Drive |
| State Highway | Non-Navigable Stream in Ag. Area | Floodway Zoning District | PLSS Section | |
| Ramp | NNAGSTREAM | 100 Year Floodplane Zoning District | Right-of-Way | |
| Road Centerline I, USH | Perennial Lake | Plat | Municipality | |
| Interstate | NOBUFFER; PLAKE; PSTREAM | Certified Survey Map | | |



Washington County GIS

ATTACHMENT

WDNR SHWIMS on the Web

Navigation: [SOTW Home](#) >> [Advanced Search](#) >> [Search Results](#) >> [Location Detail](#)

The Official Internet site for the Wisconsin Department of
Natural Resources
101 S. Webster Street . PO Box 7921 . Madison,
Wisconsin 53707-7921 . 608,266,2621

CRADEN MFG INC
Facility Name

HELP				
General Information				
Facility Name		County	WDNR Region	
CRADEN MFG INC		WASHINGTON	SOUTHEAST REGION	
Facility Status	FID	EPA ID	SIC Code	NAICS Code
OPERATING	267064930	WID063499693	NONE	NONE
Physical Address Find on Google Maps [Exit DNR]		Municipality	State	Zip
1961 STH 175		RICHFIELD	WI	53076
Mailing Address		City	State	Zip
1961 HWY 175		RICHFIELD	WI	53076
Facility Owner Type	Public Land Survey System Desc.		Latitude and Longitude	
PRIVATE	SE 1/4 of the NW 1/4 of Sec 12, T9N, R19E		NOT AVAILABLE	

Facility Owner(s)	
SOL CRADEN 1961 HWY 175 RICHFIELD, WI 53076	

Waste Management Activities at this Location		
Activity Type Click to view details	Activity Status	License No.
HW GENERATOR - VERY SMALL	ACTIVE	N/A

Other Activities at this Location	
Activity Number and Name Click to view details on AW/RR BOTW	Type/Status
03-67-246102 CRADEN MFG INC	LUST - CLOSED

JOHNSON EQUIPMENT
Facility Name

HELP				
General Information				
Facility Name		County	WDNR Region	
JOHNSON EQUIPMENT		WASHINGTON	SOUTHEAST REGION	
Facility Status	FID	EPA ID	SIC Code	NAICS Code
CLOSED	267032700	WID988597605	7538	NONE
Physical Address Find on Google Maps [Exit DNR]		Municipality	State	Zip
1704 STH 175		RICHFIELD	WI	53076
Mailing Address		City	State	Zip
1704 HWY 175		RICHFIELD	WI	53076
Facility Owner Type	Public Land Survey System Desc.		Latitude and Longitude	
PRIVATE	SW 1/4 of the SE 1/4 of Sec 12, T9N, R19E		NOT AVAILABLE	

Facility Owner(s)	
STEVEN & TERRY FASSBENDERS 1704 HWY 175 RICHFIELD, WI 53076	

Waste Management Activities at this Location		
Activity Type Click to view details	Activity Status	License No.
HW GENERATOR - VERY SMALL	INACTIVE	N/A
HW GENERATOR - SMALL	INACTIVE	N/A

Other Activities at this Location	
Activity Number and Name Click to view details on AW/RR BOTW	Type/Status
03-67-001520 GOETZ GARAGE	LUST - CLOSED

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Natural Resources
101 S. Webster Street . PO Box 7921 . Madison,
Wisconsin 53707-7921 . 608.266.2621

Navigation: [SOTW Home](#) >> [Advanced Search](#) >> [Search Results](#) >> Location Detail

HELP					
General Information					
Facility Name				County	WDNR Region
RICHFIELD TRUCK STOP				WASHINGTON	SOUTHEAST REGION
Facility Status	FID	EPA ID	SIC Code	NAICS Code	
CLOSED	267026760	WIR000017699	NONE	NONE	
Physical Address Find on Google Maps [Exit DNR]		Municipality	State	Zip	
2900 STH 167		RICHFIELD	WI	53076	
Mailing Address		City	State	Zip	
NONE		NONE	NONE	NONE	
Facility Owner Type	Public Land Survey System Desc.		Latitude and Longitude		
UNKNOWN	SE 1/4 of the SE 1/4 of Sec 12, T9N, R19E		NOT AVAILABLE		

J-ARROW INC 2900 HWY 167 W RICHFIELD, WI 53076

Activity Type Click to view details	Activity Status	License No.
HW GENERATOR - SMALL	INACTIVE	N/A

Activity Number and Name Click to view details on AW/RR BOTW	Type/Status
03-67-000546 RICHFIELD TRUCK STOP	LUST - CLOSED
03-67-201172 RICHFIELD TRUCK STOP	LUST - CLOSED
03-67-583781 RICHFIELD TRUCK STOP	LUST - CLOSED
03-67-585483 EXXON RICHFIELD TRUCKSTOP PROPOSED KT 1013	LUST - CLOSED
04-67-551867 RICHFIELD TRUCK STOP	SPILL - CLOSED



Endangered Resources Preliminary Assessment

Created on **8/8/2023**. This report is good for one year after the created date.

DNR staff will be reviewing the ER Preliminary Assessments to verify the results provided by the Public Portal. ER Preliminary Assessments are only valid if the project habitat and waterway-related questions are answered accurately based on current site conditions. If an assessment is deemed invalid, a full ER review may be required even if the assessment indicated otherwise.

Results

A search was conducted of the NHI Portal within a 1-mile buffer (for terrestrial and wetland species) and a 2-mile buffer (for aquatic species) of the project area. Based on these search results, below are your next steps.

An ER Review is needed to ensure compliance with Wisconsin's Endangered Species Law (s. 29.604 Wis. Stats.) and the Federal Endangered Species Act (16 USC ss 1531-43). Therefore you should request an Endangered Resources Review <https://dnr.wi.gov/topic/ERReview/Review.html>. The ER Review will list the endangered resources that have been recorded within the vicinity of the project area and follow-up actions may be necessary.

One (or more) of the following situations apply:

- The species recorded are state or federal threatened or endangered animals.
- The species recorded are state threatened or endangered plants on public land.
- The species recorded are federal threatened or endangered plants on federal land or involve federal funds or a federal permit.
- The project site overlaps the Karner Blue Butterfly High Potential Range.
- The project overlaps the Rusty Patched Bumble Bee High Potential Zone.

A copy of this document can be kept on file and submitted with any other necessary DNR permit applications to show that the need for an ER Review has been met. This notice only addresses endangered resources issues. This notice does not constitute DNR authorization of the proposed project and does not exempt the project from securing necessary permits and approvals from the DNR and/or other permitting authorities.

Project Information

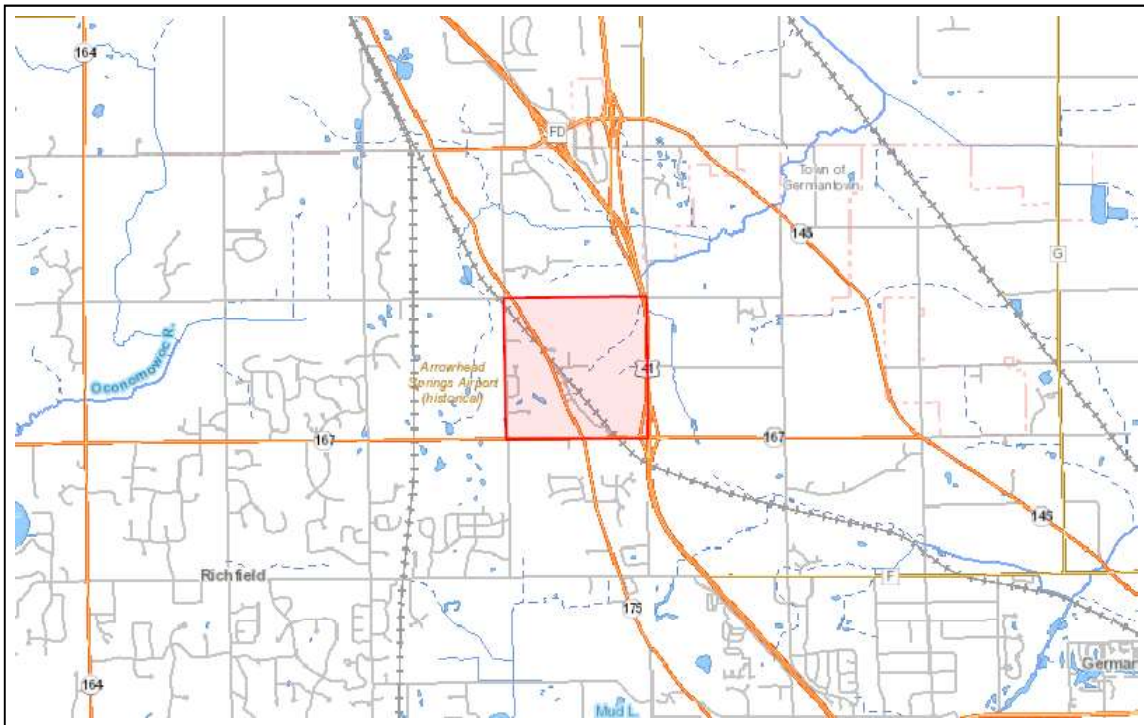
Landowner name	Village of Germantown
Project address	
Project description	Study area

Project Questions

Does the project involve a public property?	Yes
Is there any federal involvement with the project?	Yes
Is the project a utility, agricultural, forestry or bulk sampling (associated with mining) project?	No
Is the project property in Managed Forest Law or Managed Forest Tax Law?	No
Project involves tree or shrub removal?	No
Is project near (within 300 ft) a waterbody or a shoreline?	Yes
Is project within a waterbody or along the shoreline?	Yes

Does the project area (including access routes, staging areas, laydown yards, select sites, source/fill sites, etc.) occur **entirely within** one or more of the following habitats?

Urban/residential	No
Manicured lawn	No
Artificial/paved surface	No
Agricultural land	No
Areas covered in crushed stone or gravel	No



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<https://dnrx.wisconsin.gov/nhiportal/public>

101 S. Webster Street . PO Box 7921 . Madison, Wisconsin 53707-7921

IPaC resource list

This report is an automatically generated list of species and other resources such as critical habitat (collectively referred to as *trust resources*) under the U.S. Fish and Wildlife Service's (USFWS) jurisdiction that are known or expected to be on or near the project area referenced below. The list may also include trust resources that occur outside of the project area, but that could potentially be directly or indirectly affected by activities in the project area. However, determining the likelihood and extent of effects a project may have on trust resources typically requires gathering additional site-specific (e.g., vegetation/species surveys) and project-specific (e.g., magnitude and timing of proposed activities) information.

Below is a summary of the project information you provided and contact information for the USFWS office(s) with jurisdiction in the defined project area. Please read the introduction to each section that follows (Endangered Species, Migratory Birds, USFWS Facilities, and NWI Wetlands) for additional information applicable to the trust resources addressed in that section.

Location

Washington County, Wisconsin



Local office

Minnesota-Wisconsin Ecological Services Field Office

☎ (952) 858-0793

📅 (952) 646-2873

3815 American Blvd East

Bloomington, MN 55425-1659

NOT FOR CONSULTATION

Endangered species

This resource list is for informational purposes only and does not constitute an analysis of project level impacts.

The primary information used to generate this list is the known or expected range of each species. Additional areas of influence (AOI) for species are also considered. An AOI includes areas outside of the species range if the species could be indirectly affected by activities in that area (e.g., placing a dam upstream of a fish population even if that fish does not occur at the dam site, may indirectly impact the species by reducing or eliminating water flow downstream). Because species can move, and site conditions can change, the species on this list are not guaranteed to be found on or near the project area. To fully determine any potential effects to species, additional site-specific and project-specific information is often required.

Section 7 of the Endangered Species Act **requires** Federal agencies to "request of the Secretary information whether any species which is listed or proposed to be listed may be present in the area of such proposed action" for any project that is conducted, permitted, funded, or licensed by any Federal agency. A letter from the local office and a species list which fulfills this requirement can **only** be obtained by requesting an official species list from either the Regulatory Review section in IPaC (see directions below) or from the local field office directly.

For project evaluations that require USFWS concurrence/review, please return to the IPaC website and request an official species list by doing the following:

1. Draw the project location and click CONTINUE.
2. Click DEFINE PROJECT.
3. Log in (if directed to do so).
4. Provide a name and description for your project.
5. Click REQUEST SPECIES LIST.

Listed species¹ and their critical habitats are managed by the [Ecological Services Program](#) of the U.S. Fish and Wildlife Service (USFWS) and the fisheries division of the National Oceanic and Atmospheric Administration (NOAA Fisheries²).

Species and critical habitats under the sole responsibility of NOAA Fisheries are **not** shown on this list. Please contact [NOAA Fisheries](#) for [species under their jurisdiction](#).

-
1. Species listed under the Endangered Species Act are threatened or endangered; IPaC also shows species that are candidates, or proposed, for listing. See the [listing status page](#) for more information. IPaC only shows species that are regulated by USFWS (see FAQ).

2. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

The following species are potentially affected by activities in this location:

Mammals

NAME	STATUS
Northern Long-eared Bat <i>Myotis septentrionalis</i> Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/9045	Endangered
Tricolored Bat <i>Perimyotis subflavus</i> Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/10515	Proposed Endangered

Insects

NAME	STATUS
Monarch Butterfly <i>Danaus plexippus</i> Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/9743	Candidate

Critical habitats

Potential effects to critical habitat(s) in this location must be analyzed along with the endangered species themselves.

There are no critical habitats at this location.

You are still required to determine if your project(s) may have effects on all above listed species.

Bald & Golden Eagles

There are no documented cases of eagles being present at this location. However, if you believe eagles may be using your site, please reach out to the local Fish and Wildlife Service office.

Additional information can be found using the following links:

- Eagle Management <https://www.fws.gov/program/eagle-management>
- Measures for avoiding and minimizing impacts to birds
<https://www.fws.gov/library/collections/avoiding-and-minimizing-incidental-take-migratory-birds>
- Nationwide conservation measures for birds
<https://www.fws.gov/sites/default/files/documents/nationwide-standard-conservation-measures.pdf>

Bald and Golden Eagle information is not available at this time

What does IPaC use to generate the potential presence of bald and golden eagles in my specified location?

The potential for eagle presence is derived from data provided by the [Avian Knowledge Network \(AKN\)](#). The AKN data is based on a growing collection of [survey, banding, and citizen science datasets](#) and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle ([Eagle Act](#) requirements may apply). To see a list of all birds potentially present in your project area, please visit the [Rapid Avian Information Locator \(RAIL\) Tool](#).

What does IPaC use to generate the probability of presence graphs of bald and golden eagles in my specified location?

The Migratory Bird Resource List is comprised of USFWS [Birds of Conservation Concern \(BCC\)](#) and other species that may warrant special attention in your project location.

The migratory bird list generated for your project is derived from data provided by the [Avian Knowledge Network \(AKN\)](#). The AKN data is based on a growing collection of [survey, banding, and citizen science datasets](#) and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle ([Eagle Act](#) requirements may apply), or a species that has a particular vulnerability to offshore activities or development.

Again, the Migratory Bird Resource list includes only a subset of birds that may occur in your project area. It is not representative of all birds that may occur in your project area. To get a list of all birds potentially present in your project area, please visit the [Rapid Avian Information Locator \(RAIL\) Tool](#).

What if I have eagles on my list?

If your project has the potential to disturb or kill eagles, you may need to obtain a permit to avoid violating the [Eagle Act](#) should such impacts occur. Please contact your local Fish and Wildlife Service Field Office if you have questions.

Migratory birds

Certain birds are protected under the Migratory Bird Treaty Act¹ and the Bald and Golden Eagle Protection Act².

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats should follow appropriate regulations and consider implementing appropriate conservation measures, as described below.

1. The [Migratory Birds Treaty Act](#) of 1918.
2. The [Bald and Golden Eagle Protection Act](#) of 1940.

Additional information can be found using the following links:

- Birds of Conservation Concern <https://www.fws.gov/program/migratory-birds/species>
- Measures for avoiding and minimizing impacts to birds <https://www.fws.gov/library/collections/avoiding-and-minimizing-incident-take-migratory-birds>
- Nationwide conservation measures for birds <https://www.fws.gov/sites/default/files/documents/nationwide-standard-conservation-measures.pdf>

Migratory bird information is not available at this time

Tell me more about conservation measures I can implement to avoid or minimize impacts to migratory birds.

[Nationwide Conservation Measures](#) describes measures that can help avoid and minimize impacts to all birds at any location year round. Implementation of these measures is particularly important when birds are most likely to occur in the project area. When birds may be breeding in the area, identifying the locations of any active nests and avoiding their destruction is a very helpful impact minimization measure. To see when birds are most likely to occur and be breeding in your project area, view the Probability of Presence Summary. [Additional measures](#) or [permits](#) may be advisable depending on the type of activity you are conducting and the type of infrastructure or bird species present on your project site.

What does IPaC use to generate the list of migratory birds that potentially occur in my specified location?

The Migratory Bird Resource List is comprised of USFWS [Birds of Conservation Concern \(BCC\)](#) and other species that may warrant special attention in your project location.

The migratory bird list generated for your project is derived from data provided by the [Avian Knowledge Network \(AKN\)](#). The AKN data is based on a growing collection of [survey, banding, and citizen science datasets](#) and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle ([Eagle Act](#) requirements may apply), or a species that has a particular vulnerability to offshore activities or development.

Again, the Migratory Bird Resource list includes only a subset of birds that may occur in your project area. It is not representative of all birds that may occur in your project area. To get a list of all birds potentially present in your project area, please visit the [Rapid Avian Information Locator \(RAIL\) Tool](#).

What does IPaC use to generate the probability of presence graphs for the migratory birds potentially occurring in my specified location?

The probability of presence graphs associated with your migratory bird list are based on data provided by the [Avian Knowledge Network \(AKN\)](#). This data is derived from a growing collection of [survey, banding, and citizen science datasets](#).

Probability of presence data is continuously being updated as new and better information becomes available. To learn more about how the probability of presence graphs are produced and how to interpret them, go to the Probability of Presence Summary and then click on the "Tell me about these graphs" link.

How do I know if a bird is breeding, wintering or migrating in my area?

To see what part of a particular bird's range your project area falls within (i.e. breeding, wintering, migrating or year-round), you may query your location using the [RAIL Tool](#) and look at the range maps provided for birds in your area at the bottom of the profiles provided for each bird in your results. If a bird on your migratory bird species list has a breeding season associated with it, if that bird does occur in your project area, there may be nests present at some point within the timeframe specified. If "Breeds elsewhere" is indicated, then the bird likely does not breed in your project area.

What are the levels of concern for migratory birds?

Migratory birds delivered through IPaC fall into the following distinct categories of concern:

1. "BCC Rangewide" birds are [Birds of Conservation Concern](#) (BCC) that are of concern throughout their range anywhere within the USA (including Hawaii, the Pacific Islands, Puerto Rico, and the Virgin Islands);
2. "BCC - BCR" birds are BCCs that are of concern only in particular Bird Conservation Regions (BCRs) in the continental USA; and
3. "Non-BCC - Vulnerable" birds are not BCC species in your project area, but appear on your list either because of the [Eagle Act](#) requirements (for eagles) or (for non-eagles) potential susceptibilities in offshore areas from certain types of development or activities (e.g. offshore energy development or longline fishing).

Although it is important to try to avoid and minimize impacts to all birds, efforts should be made, in particular, to avoid and minimize impacts to the birds on this list, especially eagles and BCC species of rangewide concern. For more information on conservation measures you can implement to help avoid and minimize migratory bird impacts and requirements for eagles, please see the FAQs for these topics.

Details about birds that are potentially affected by offshore projects

For additional details about the relative occurrence and abundance of both individual bird species and groups of bird species within your project area off the Atlantic Coast, please visit the [Northeast Ocean Data Portal](#). The Portal also offers data and information about other taxa besides birds that may be helpful to you in your project review. Alternately, you may download the bird model results files underlying the portal maps through the [NOAA NCCOS Integrative Statistical Modeling and Predictive Mapping of Marine Bird Distributions and Abundance on the Atlantic Outer Continental Shelf](#) project webpage.

Bird tracking data can also provide additional details about occurrence and habitat use throughout the year, including migration. Models relying on survey data may not include this information. For additional information on marine bird tracking data, see the [Diving Bird Study](#) and the [nanotag studies](#) or contact [Caleb Spiegel](#) or [Pam Loring](#).

What if I have eagles on my list?

If your project has the potential to disturb or kill eagles, you may need to [obtain a permit](#) to avoid violating the Eagle Act should such impacts occur.

Proper Interpretation and Use of Your Migratory Bird Report

The migratory bird list generated is not a list of all birds in your project area, only a subset of birds of priority concern. To learn more about how your list is generated, and see options for identifying what other birds may be in your project area, please see the FAQ "What does IPaC use to generate the migratory birds potentially occurring in my specified location". Please be aware this report provides the "probability of presence" of birds within the 10 km grid cell(s) that overlap your project; not your exact project footprint. On the graphs provided, please also look carefully at the survey effort (indicated by the black vertical bar) and for the existence of the "no data" indicator (a red horizontal bar). A high survey effort is the key component. If the survey effort is high, then the probability of presence score can be viewed as more dependable. In contrast, a low survey effort bar or no data bar means a lack of data and, therefore, a lack of certainty about presence of the species. This list is not perfect; it is simply a starting point for identifying what birds of concern have the potential to be in your project area, when they might be there, and if they might be breeding (which means nests might be present). The list helps you know what to look for to confirm presence, and helps guide you in knowing when to implement conservation measures to avoid or minimize potential impacts from your project activities, should presence be confirmed. To learn more about conservation measures, visit the FAQ "Tell me about conservation measures I can implement to avoid or minimize impacts to migratory birds" at the bottom of your migratory bird trust resources page.

Facilities

National Wildlife Refuge lands

Any activity proposed on lands managed by the [National Wildlife Refuge](#) system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

There are no refuge lands at this location.

Fish hatcheries

There are no fish hatcheries at this location.

Wetlands in the National Wetlands Inventory (NWI)

Impacts to [NWI wetlands](#) and other aquatic habitats may be subject to regulation under Section 404 of the Clean Water Act, or other State/Federal statutes.

For more information please contact the Regulatory Program of the local [U.S. Army Corps of Engineers District](#).

Please note that the NWI data being shown may be out of date. We are currently working to update our NWI data set. We recommend you verify these results with a site visit to determine the actual extent of wetlands on site.

This location overlaps the following wetlands:

FRESHWATER EMERGENT WETLAND

[PEM1F](#)

[PEM1C](#)

FRESHWATER FORESTED/SHRUB WETLAND

[PSS1Bg](#)

[PFO1C](#)

FRESHWATER POND

[PUBHx](#)[PUSC](#)[PUBGx](#)

RIVERINE

[R4SBC](#)[R5UBH](#)

A full description for each wetland code can be found at the [National Wetlands Inventory website](#)

NOTE: This initial screening does **not** replace an on-site delineation to determine whether wetlands occur. Additional information on the NWI data is provided below.

Data limitations

The Service's objective of mapping wetlands and deepwater habitats is to produce reconnaissance level information on the location, type and size of these resources. The maps are prepared from the analysis of high altitude imagery. Wetlands are identified based on vegetation, visible hydrology and geography. A margin of error is inherent in the use of imagery; thus, detailed on-the-ground inspection of any particular site may result in revision of the wetland boundaries or classification established through image analysis.

The accuracy of image interpretation depends on the quality of the imagery, the experience of the image analysts, the amount and quality of the collateral data and the amount of ground truth verification work conducted. Metadata should be consulted to determine the date of the source imagery used and any mapping problems.

Wetlands or other mapped features may have changed since the date of the imagery or field work. There may be occasional differences in polygon boundaries or classifications between the information depicted on the map and the actual conditions on site.

Data exclusions

Certain wetland habitats are excluded from the National mapping program because of the limitations of aerial imagery as the primary data source used to detect wetlands. These habitats include seagrasses or submerged aquatic vegetation that are found in the intertidal and subtidal zones of estuaries and nearshore coastal waters. Some deepwater reef communities (coral or tubercid worm reefs) have also been excluded from the inventory. These habitats, because of their depth, go undetected by aerial imagery.

Data precautions

Federal, state, and local regulatory agencies with jurisdiction over wetlands may define and describe wetlands in a different manner than that used in this inventory. There is no attempt, in either the design or products of this inventory, to define the limits of proprietary jurisdiction of any Federal, state, or local government or to establish the geographical scope of the regulatory programs of government agencies. Persons intending to engage in activities involving modifications within or adjacent to wetland areas should

seek the advice of appropriate Federal, state, or local agencies concerning specified agency regulatory programs and proprietary jurisdictions that may affect such activities.

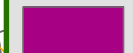
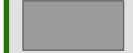
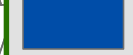
NOT FOR CONSULTATION

Appendix K – Richfield Incremental Planning Area Future Land Use Map

Adopted Future Land Use Germantown to Richfield: Potential Utilities Extension

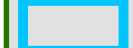
 MMSD Facilities Plan Update Planning Area

Richfield Future Land Use

-  Business Mixed Use
-  Commercial
-  Industrial
-  Institutional
-  Recreational
-  Single Family
-  Wetlands

 Proposed SSA Expansion Area

 SEWRPC Environmental Corridors (2015)

 Village Boundary

 Existing SSA Boundary

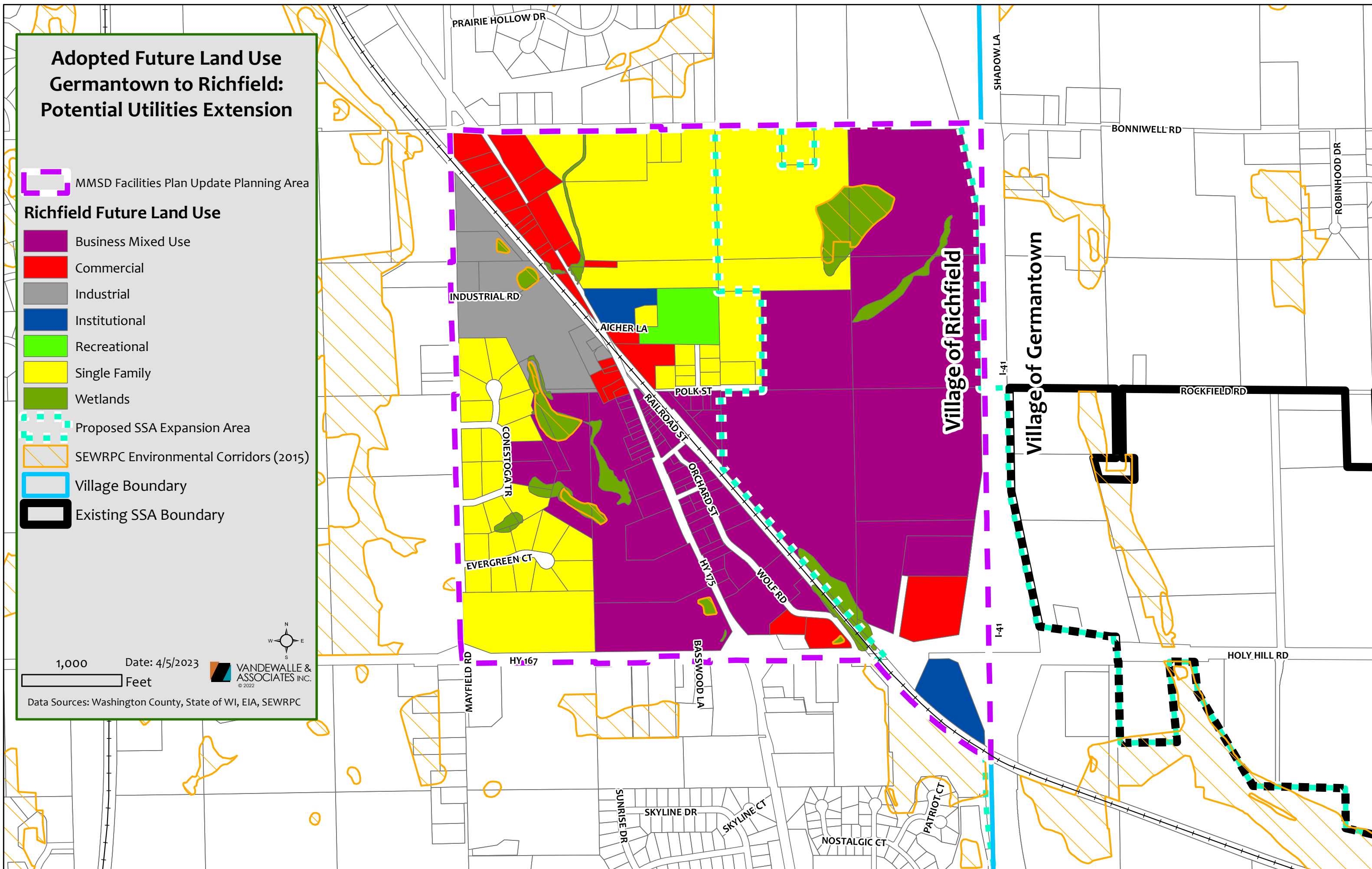


1,000
Feet

Date: 4/5/2023



Data Sources: Washington County, State of WI, EIA, SEWRPC



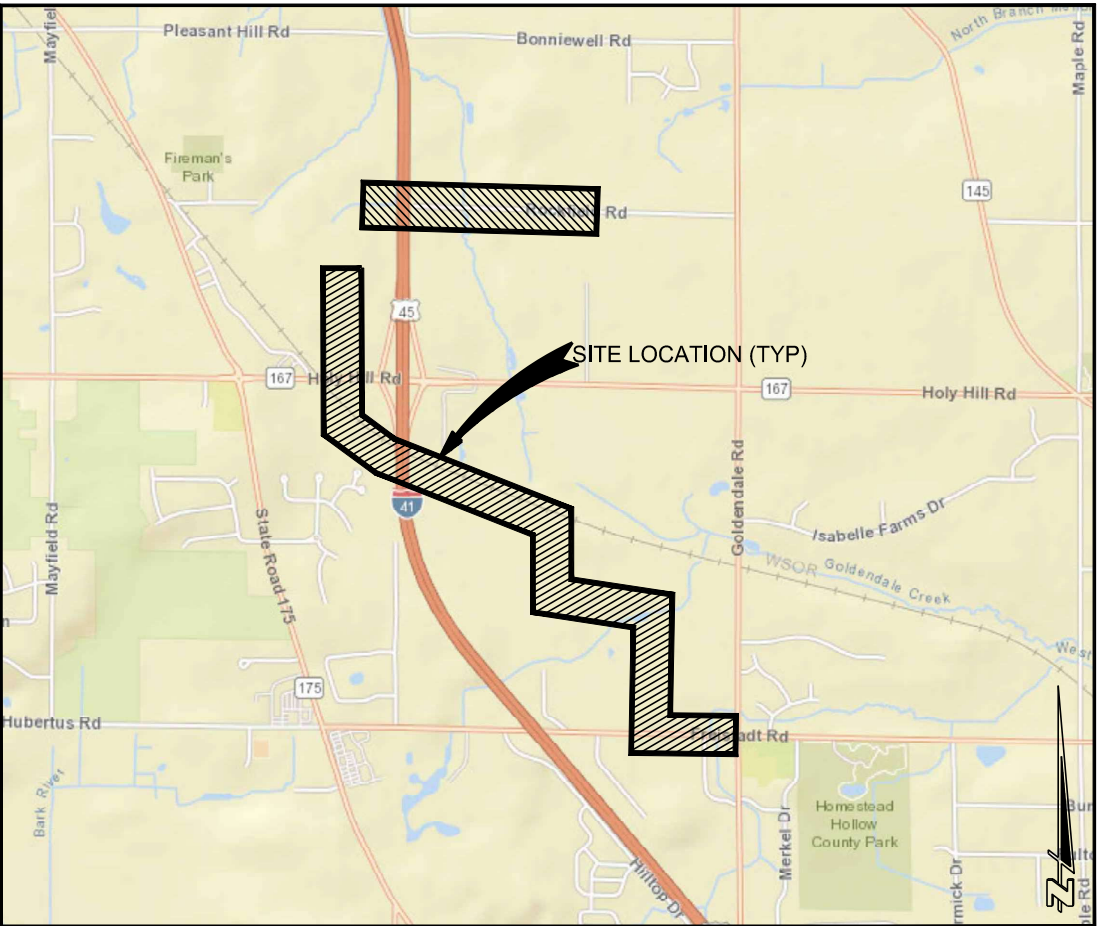
Appendix L – Preliminary Route of Sewer and Water Extensions to Serve the Richfield SSSA

CONSTRUCTION DRAWINGS
FOR
GERMANTOWN CONNECTION
VILLAGE OF RICHFIELD
WASHINGTON COUNTY, WI
September 26, 2023

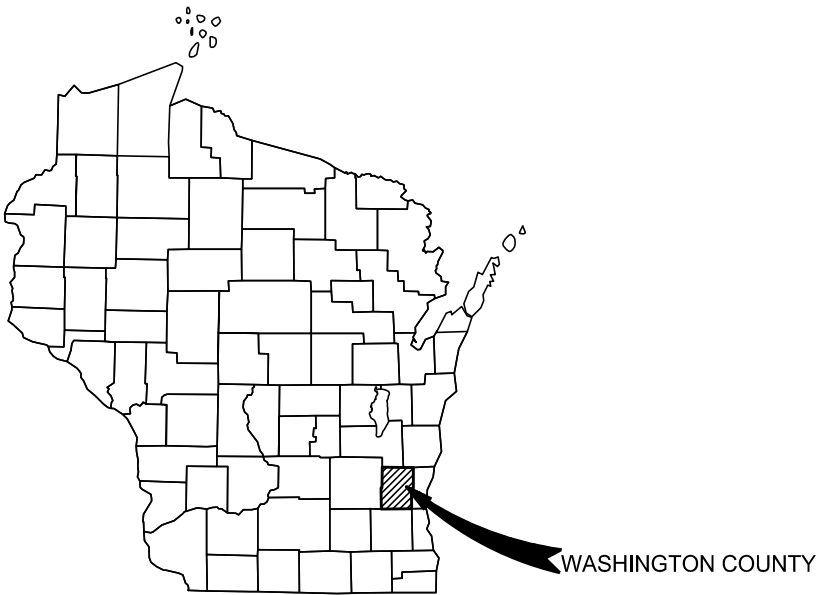
Prepared By



PROJECT I.D. 05771-0017



SITE LOCATION MAP



COUNTY LOCATION MAP

INDEX TO DRAWINGS	
SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	STANDARD SYMBOLS AND ABBREVIATIONS
3	OVERVIEW SHEET
4 - 6	FREISTADT ROAD PLAN AND PROFILE
7 - 18	FUTURE ROAD PLAN AND PROFILE
19 - 23	RAILROAD EASEMENT PLAN AND PROFILE
24 - 26	RICHFIELD PARKWAY PLAN AND PROFILE
27 - 32	ROCKFIELD ROAD PLAN AND PROFILE
33 - 35	STANDARD DETAILS

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MAPPING & TOPOGRAPHY SYMBOLOGY

DESCRIPTION	SYMBOL	
	EXISTING	PROPOSED
SANITARY SEWER (PLAN) – LENGTH–DIA. MATERIAL @ GRADE	(SIZE & MAT'L) SAN	LENGTH – SIZE MATL SAN
STORM SEWER (PLAN) – LENGTH–DIA. MATERIAL @ GRADE	(SIZE & MAT'L.) STM	LENGTH – SIZE MATL STM
WATER MAIN (PLAN)– LENGTH–DIA. MATERIAL–(FITTING–FITTING)	(SIZE & MAT'L.) WTR	LENGTH – SIZE MATL WTR
SANITARY SEWER (PROFILE) – LENGTH–DIA. MATERIAL @ GRADE	(SIZE & MAT'L)	XXX'– XX" PVC SAN @ 0.00%
SANITARY FORCEMAIN (PROFILE) – DIA. MATERIAL	(SIZE & MAT'L)	XXX'– XX" FORCEMAIN @ 0.00%
STORM SEWER (PROFILE) – LENGTH–DIA. MATERIAL @ GRADE	(SIZE & MAT'L.)	XXX'– XX" RCP STM @ 0.00%
WATER MAIN (PROFILE)– DIA. MATERIAL	(SIZE & MAT'L.)	X" PVC WM.
GAS MAIN	—GAS—	—GAS—
ELECTRIC – BURIED	—UGE—	—UGE—
ELECTRIC – OVERHEAD	—OE—	—OE—
TELEPHONE – BURIED	—TEL—	—TEL—
TELEPHONE – BURIED (FIBER OPTIC)	—FO—	—FO—
TELEPHONE – OVERHEAD	—OH—	—OH—
CABLE TELEVISION – BURIED	—TV—	—TV—
CABLE TELEVISION – OVERHEAD	—OH—	—OH—
CENTERLINE	— — — — —	— — — — —
RIGHT–OF–WAY LINE	— — — — —	— — — — —
PROPERTY LINE	— — — — —	— — — — —
PAVEMENT (STREET, DRIVE, SIDEWALK, ETC.)	— — — — —	— — — — —
GRAVEL	— — — — —	— — — — —
CURB & GUTTER	=====	=====
RAILROAD	+++++	+++++
GUARDRAIL	—□—□—□—	—□—□—□—
FENCE – AS LABELED	—○—○—	—○—○—

CONTACTS

xxxxx

MAPPING & TOPOGRAPHY SYMBOLOGY

DESCRIPTION	SYMBOL	
	EXISTING	PROPOSED
BENCHMARK		
CATCH BASIN/INLET		
CONTROL POINT		
CULVERT	(DIA. & TYPE)	(LENGTH–DIA. & TYPE)
CURB STOP G=GAS W=WATER		
ELECTRIC PEDESTAL		
FIRE HYDRANT		
IRON PIPE = IP IRON ROD = IR		
LIGHT – ORNAMENTAL		
LIGHT – STREET		
MAILBOX		
MANHOLE ELECTRIC		
MANHOLE GAS		
MANHOLE MISCELLANEOUS		
MANHOLE SANITARY		
MANHOLE SIGNAL		
MANHOLE STORM		
MANHOLE STORM INLET CATCH BASIN		
MANHOLE WATER		
MANHOLE TELEPHONE		
METER – GAS		
METER – WATER		
PEDESTAL CABLE TV		
PEDESTAL TELEPHONE		
SIGN		
BUSH CONIFER		
BUSH DECIDUOUS		
TREE DECIDUOUS/INCH DIA		
TREE CONIFEROUS/INCH DIA		
TREE LINE		
VALVE: W=WATER, G=GAS		
UTILITY POLE		
SILT FENCE	—SF—	—SF—
MAJOR CONTOURS		
MINOR CONTOURS		
SPOT ELEVATIONS		
INLET PROTECTION		

GENERAL NOTES:

- THESE DRAWINGS ARE NEITHER A LEGALLY RECORDED MAP, NOR A SURVEY, AND IS NOT INTENDED TO BE USED AS ONE.
- ALL PROPERTY LINES SHOWN ARE ESTABLISHED FROM COUNTY GIS FILES. PROPERTY LINES MAY NOT REFLECT ACTUAL LOT LINE LOCATIONS AND ARE FOR INFORMATIONAL PURPOSES ONLY.
- UTILITY LOCATIONS SHOWN ON THE PLANS WERE PROVIDED BY THE UTILITY OWNER. FIELD LOCATIONS MAY VARY AND ADDITIONAL UTILITIES MAY EXIST. CONTRACTOR SHALL CONTACT DIGGERS HOTLINE A MINIMUM OF 3 WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION.
- ALL LENGTHS OF PROPOSED UTILITIES SHOWN ON THE PLANS ARE PER DESIGN, ACTUAL LENGTHS MAY VARY DURING CONSTRUCTION.

LIST OF STANDARD ABBREVIATIONS

ASPH	ASPHALT	NTS	NOT TO SCALE
B/B	BACK TO BACK	PC	POINT OF CURVATURE
BOC	BACK OF CURB	PCC	POINT OF COMPOUND CURVE
BLDG	BUILDING	PED	PEDESTAL
BM	BENCHMARK	PVMT	PAVEMENT
BSMT	BASEMENT	PI	POINT OF INTERSECTION
C	CUT	PL	PROPERTY LINE
C&G	CURB AND GUTTER	PP	POWER POLE
C/C	CENTER TO CENTER	PROP	PROPOSED
CABC	CRUSHED AGGREGATE BASE COURSE	PT	POINT OF TANGENCY
CB	CATCH BASIN	PVC	POLYVINYL CHLORIDE
CI	CAST IRON PIPE	PVC	OR POINT OF VERTICAL CURVATURE
CL	CENTERLINE	PVI	POINT OF VERTICAL INTERSECTION
CMP	CORRUGATED METAL PIPE	PVT	POINT OF VERTICAL TANGENCY
CO	CLEAN OUT	R	RANGE OR RADIUS
CONC	CONCRETE	RCP	REINFORCED CONCRETE PIPE
CP	CONTROL POINT	REBAR	REINFORCEMENT BAR
CTH	COUNTY TRUNK HIGHWAY	REOD	REQUIRED
CTV	CABLE TV	RL	REFERENCE LINE
CS	CURB STOP	ROW	RIGHT–OF–WAY
DIA	DIAMETER	SAN	SANITARY
DI	DUCTILE IRON PIPE	WALK	SIDEWALK
EA	EACH	SF	SILT FENCE
ELEC	ELECTRIC (E WHEN USED IN LINE STYLE)	SL	SANITARY LATERAL
EP	EDGE OF PAVEMENT	SHLDR	SHOULDER
EXIST	EXISTING	STA	STATION
FH	FIRE HYDRANT	STH	STATE TRUNK HIGHWAY
FL	FLOW LINE	STM	STORM OR STORM SEWER
FM	FORCE MAIN	TEL	TELEPHONE
FO	FIBER OPTIC	TEMP	TEMPORARY
G	GAS	TOC	TOP OF CURB
GV	GAS VALVE	TYP	TYPICAL
GW	GUY WIRE	VC	VERTICAL CURVE
INV	INVERT	WM	WATER MAIN
IP	IRON PIPE OR PIN	WS	WATER SERVICE
L	LENGTH (OF CURVE)	WV	WATER VALVE
LC	LONG CHORD OF CURVE		
LP	LIGHT POLE		
MB	MAILBOX		
MG	METER–GAS		
MH	MANHOLE		

BENCHMARKS

	XXXX	XXX.XX
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NOTE: ALL BENCHMARK LOCATIONS ARE SHOWN ON PLAN

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STANDARD SYMBOLS AND ABBREVIATIONS

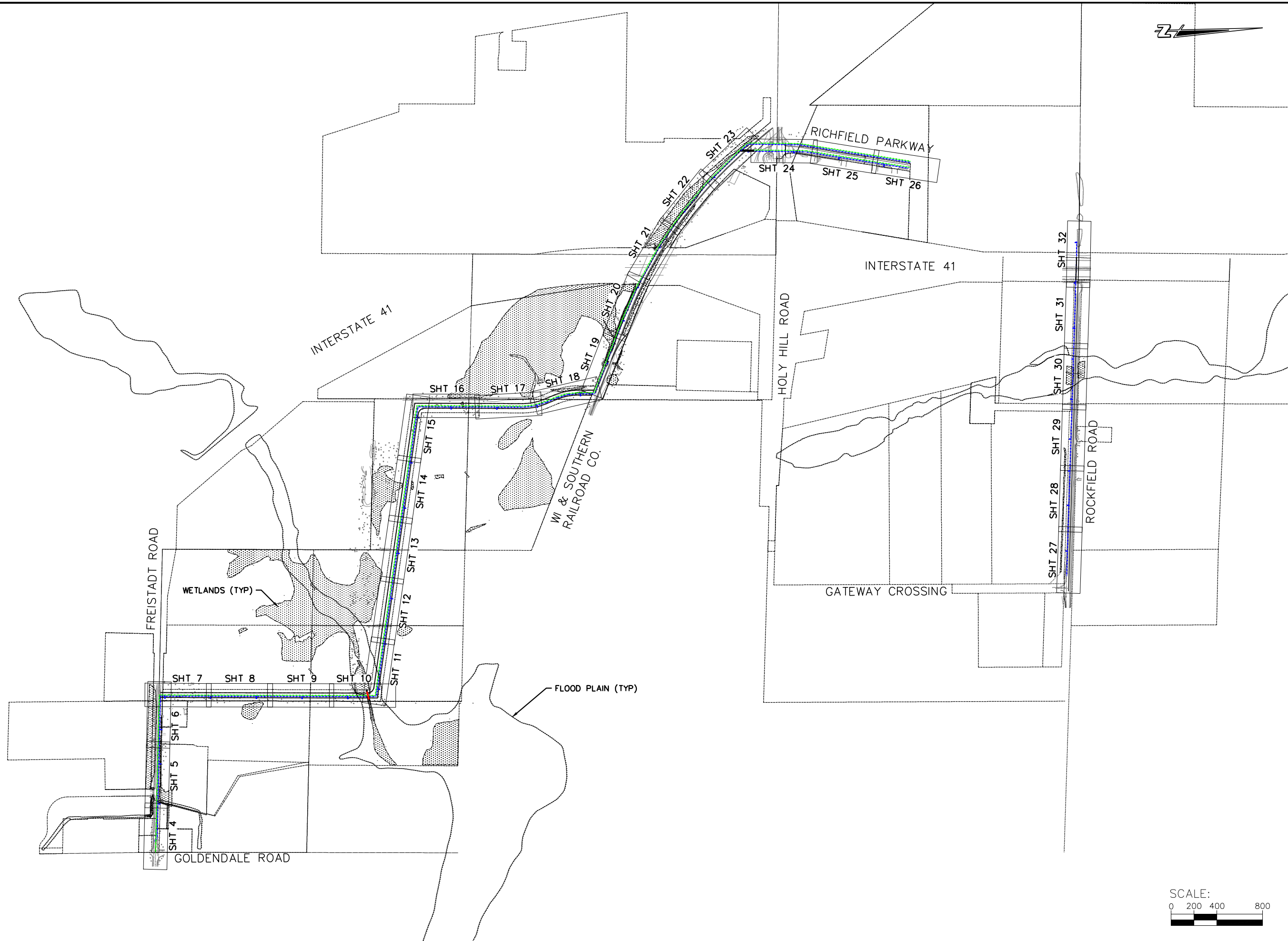


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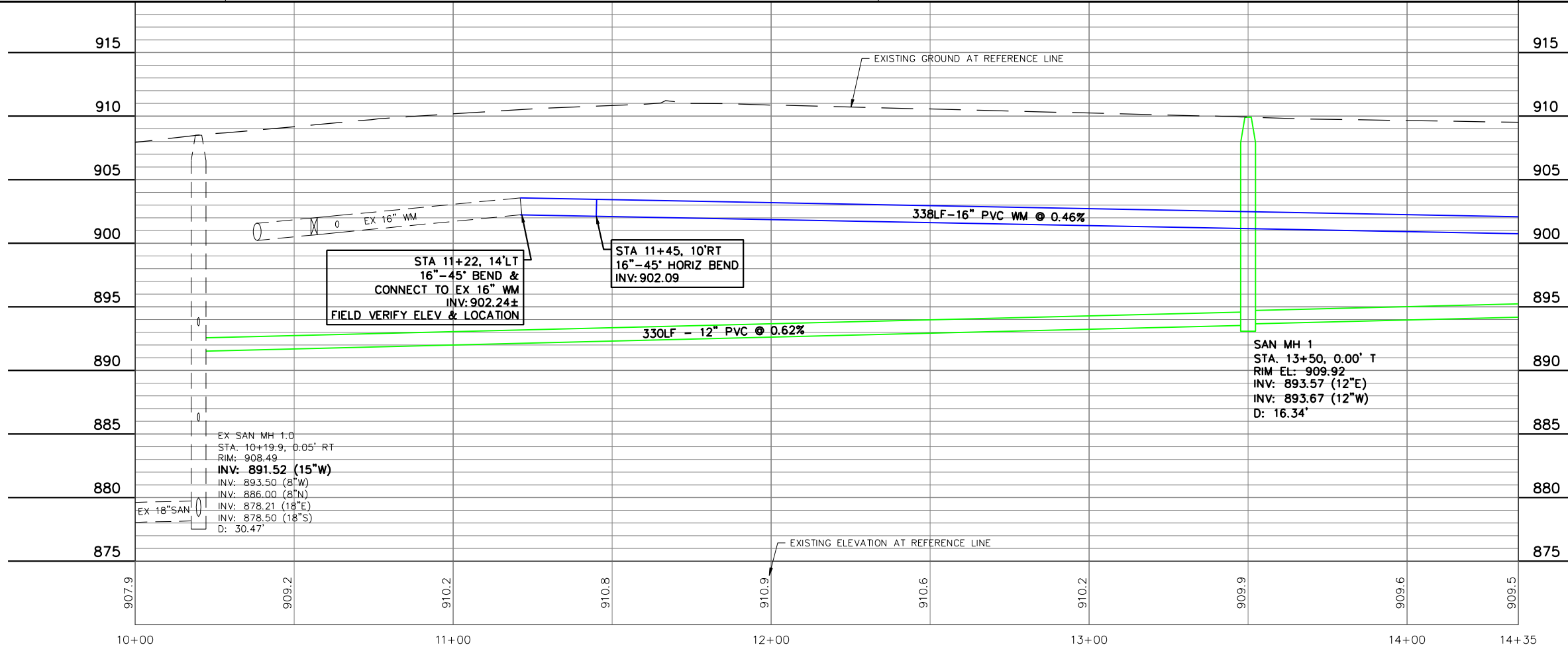
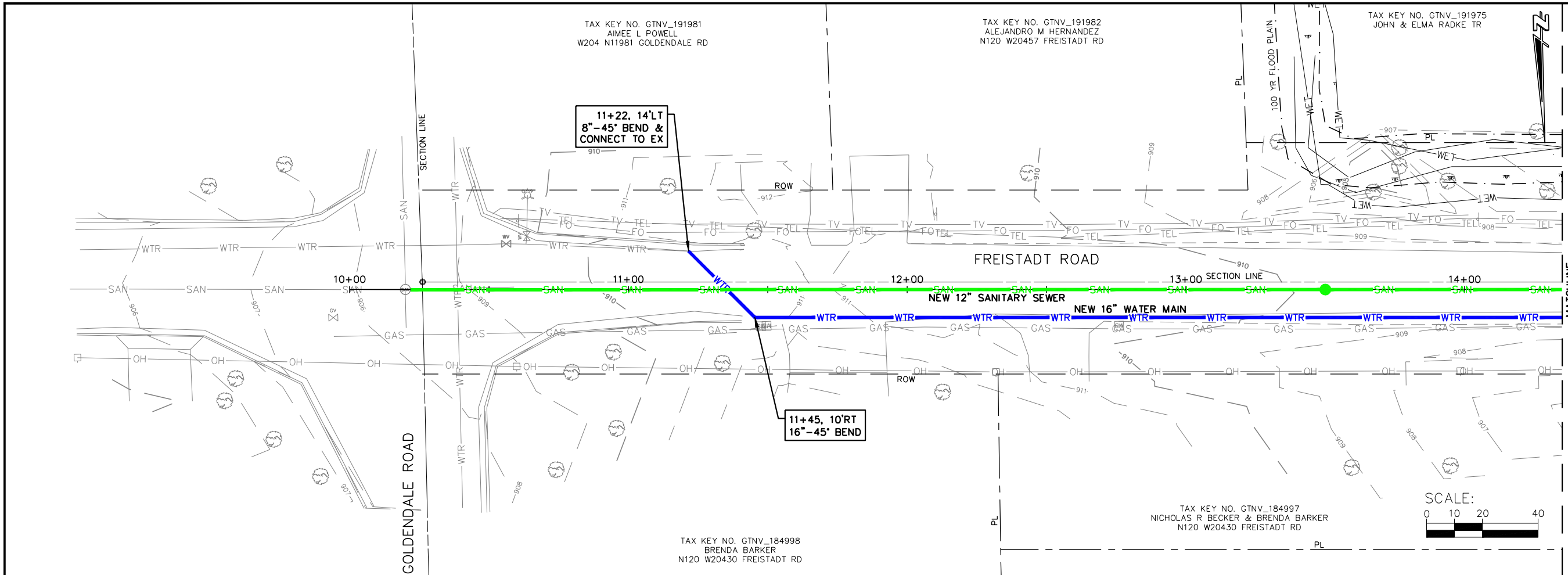
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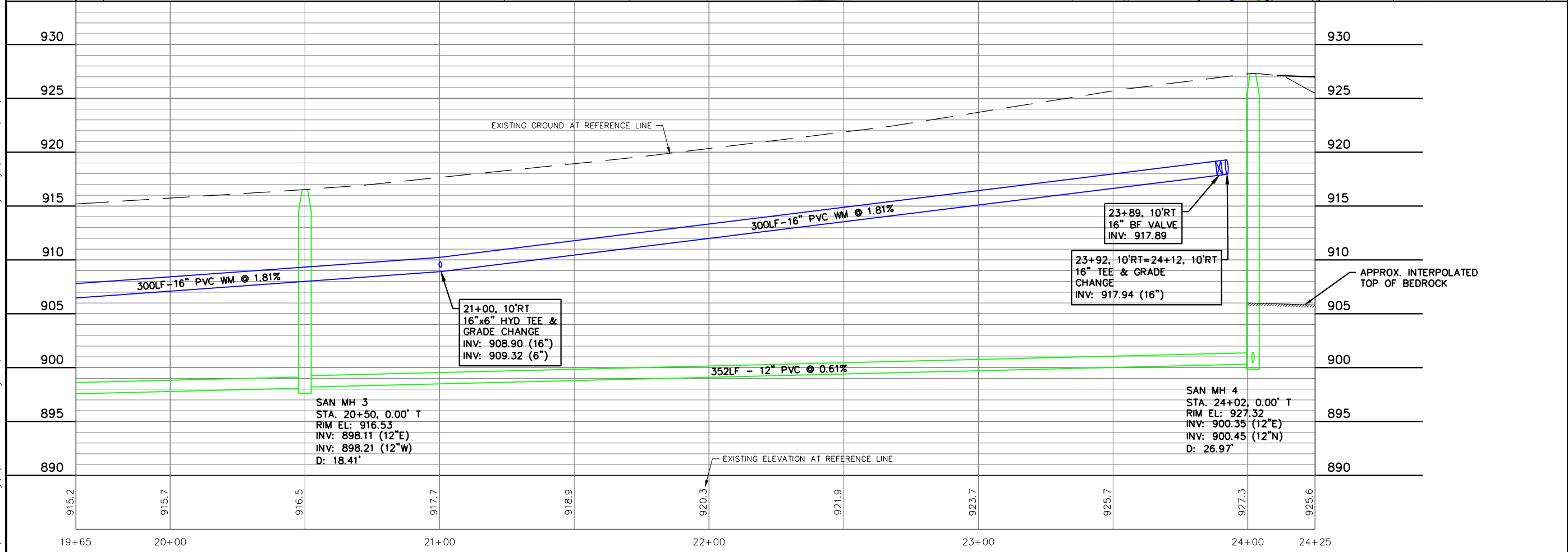
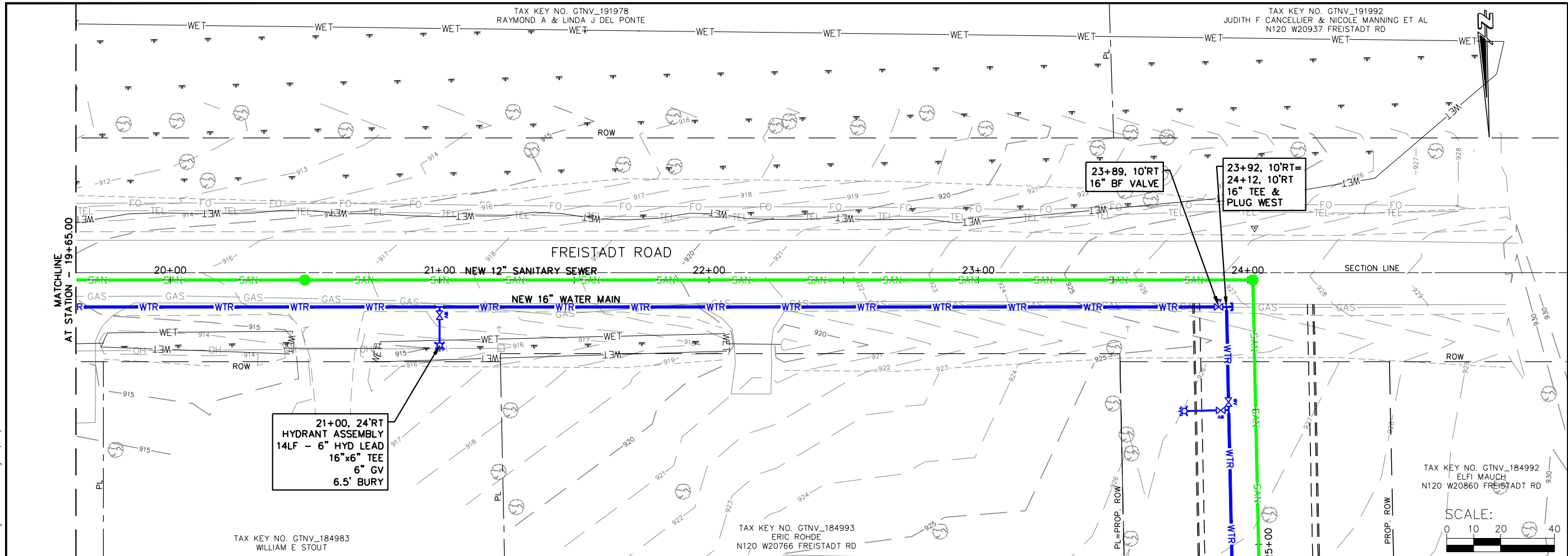
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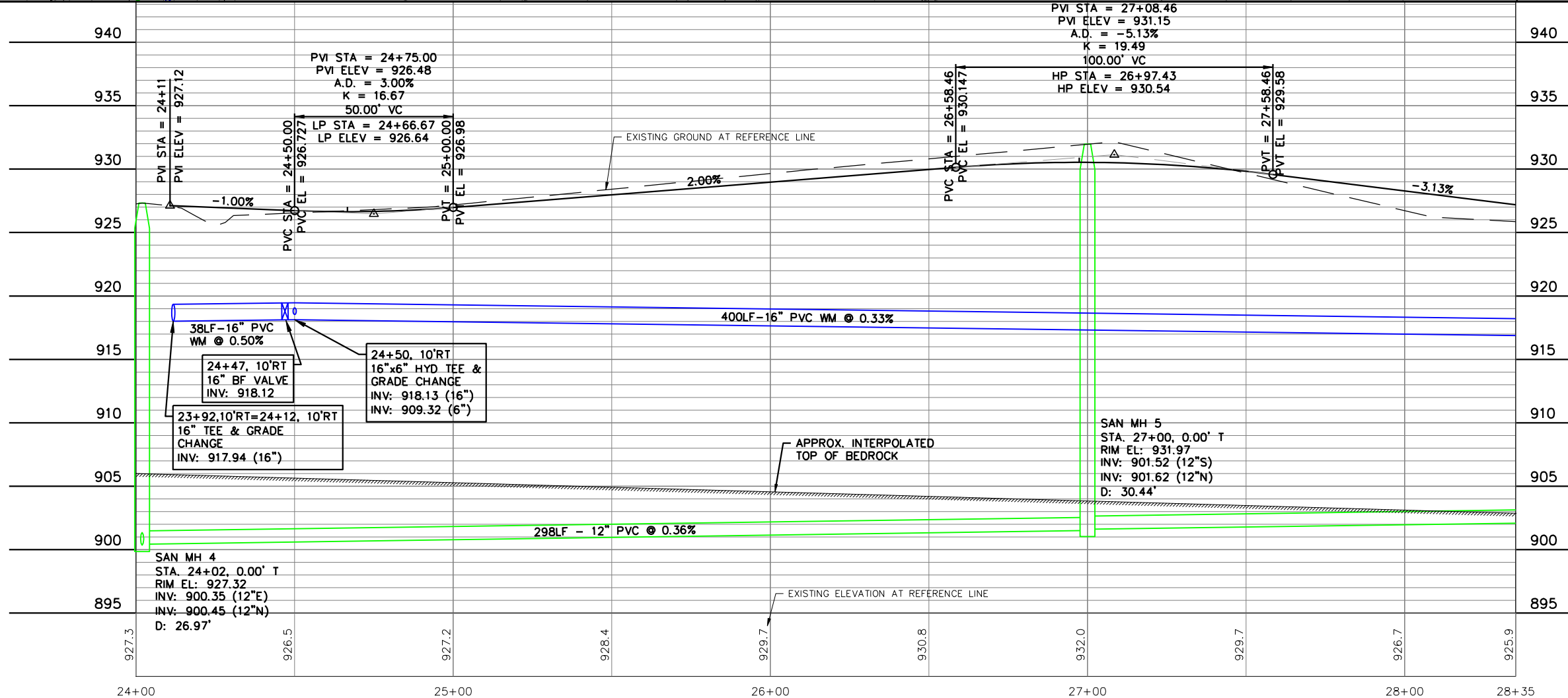
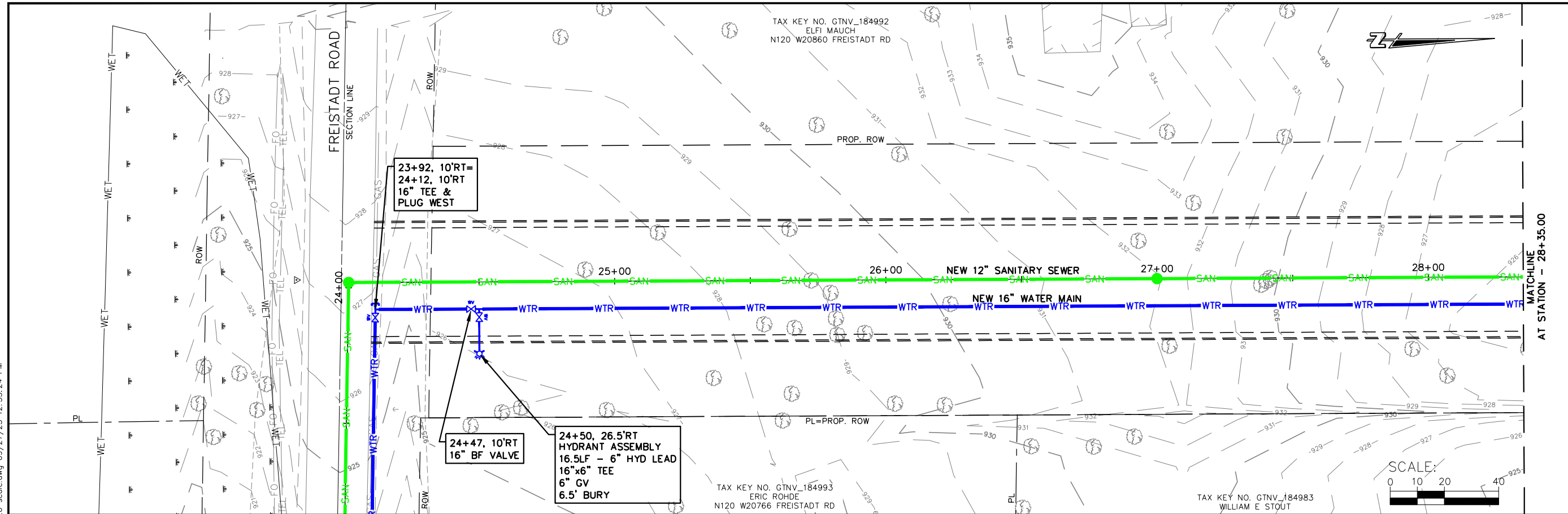
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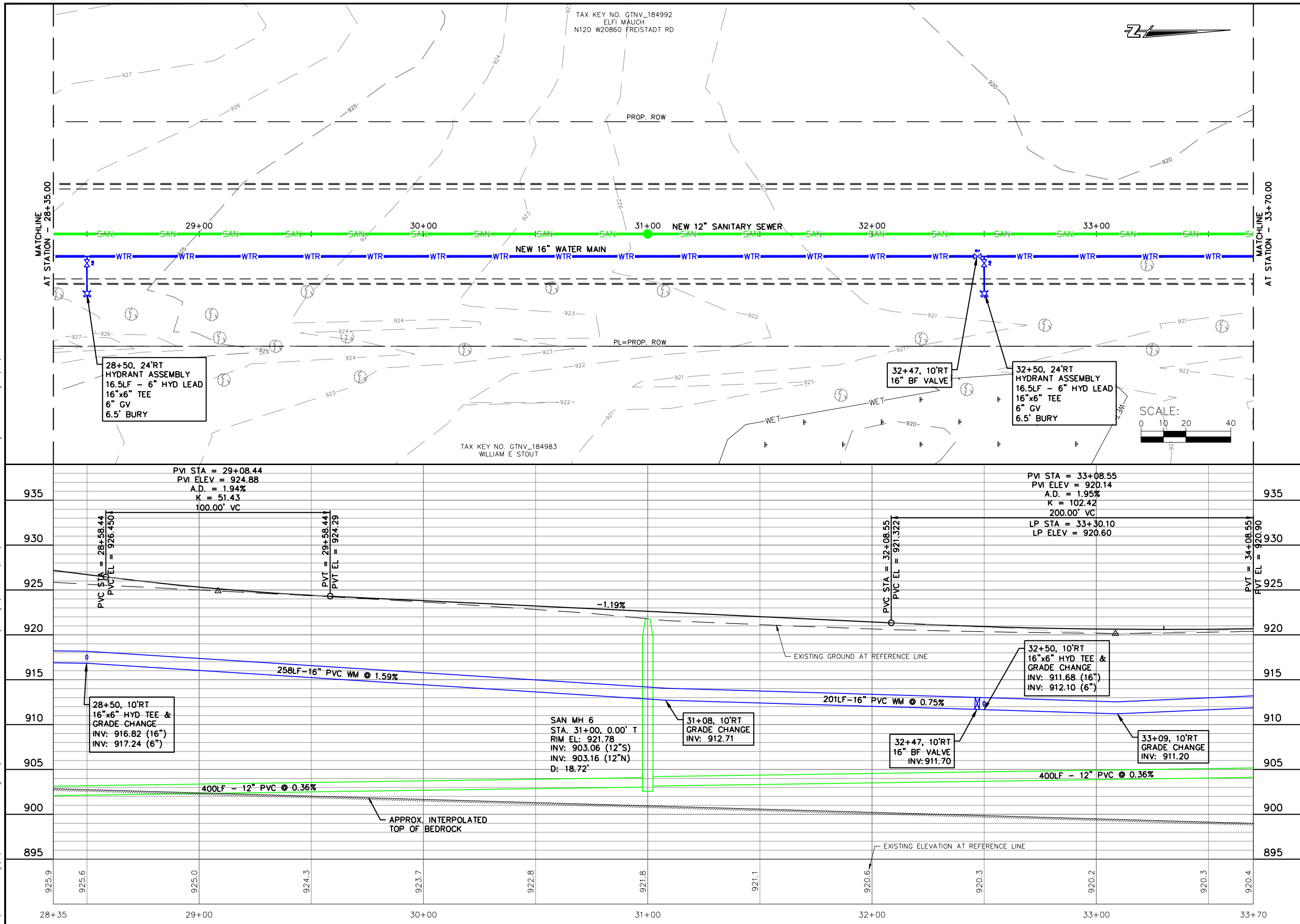
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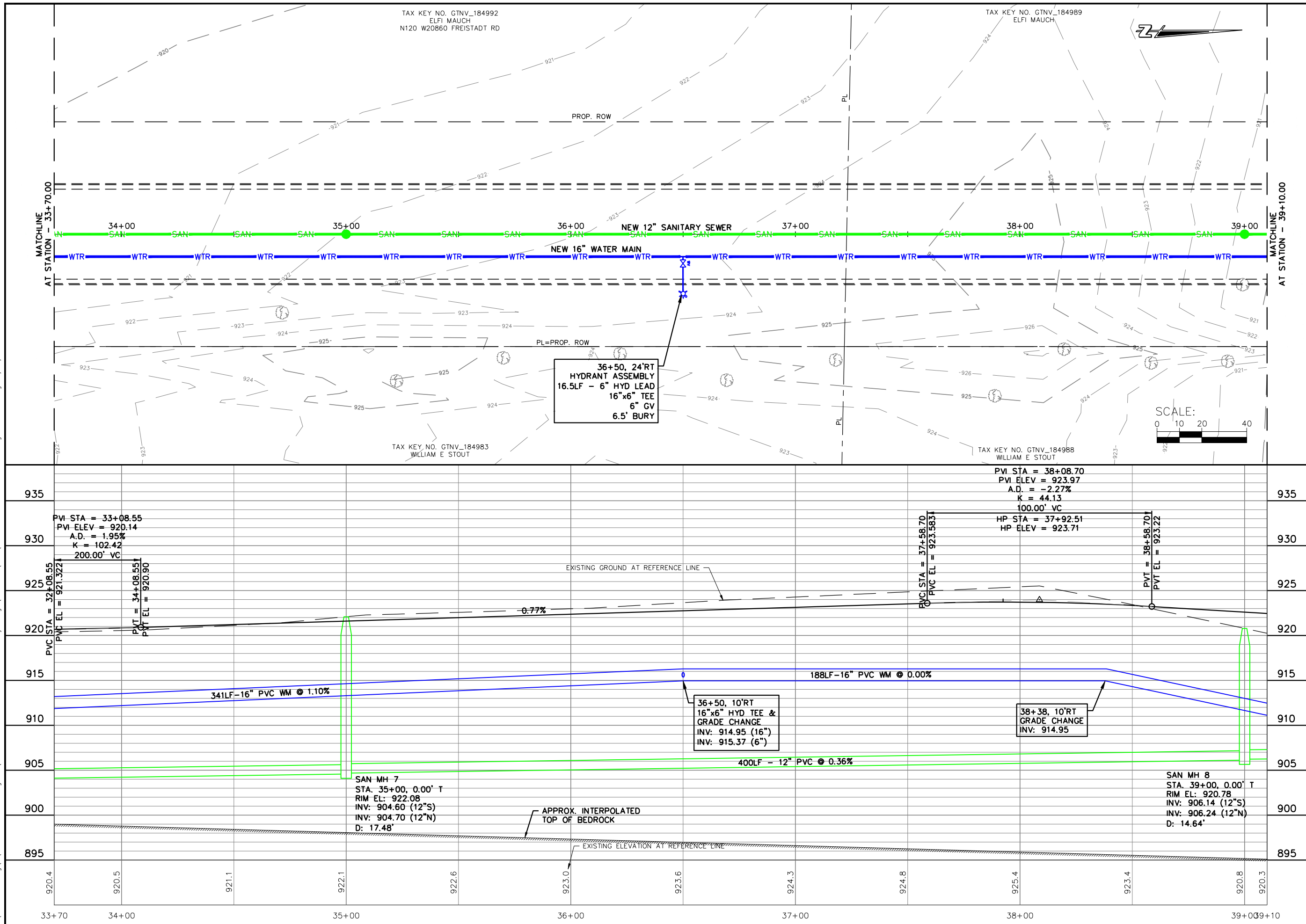
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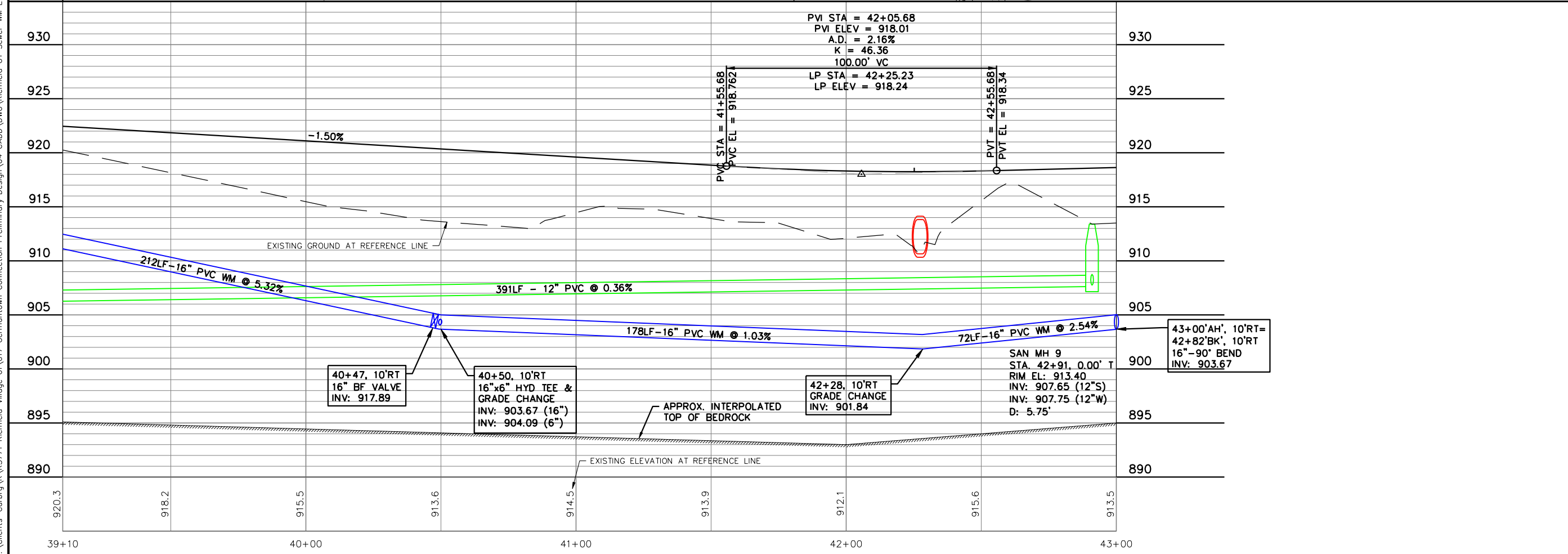
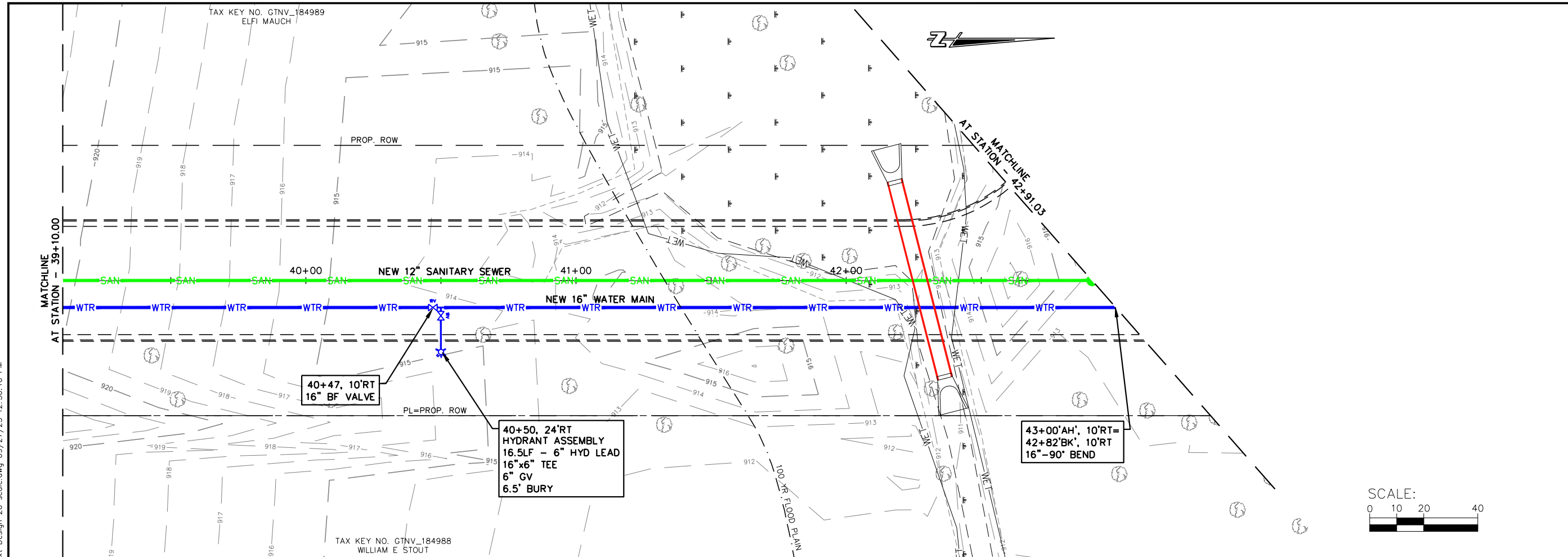
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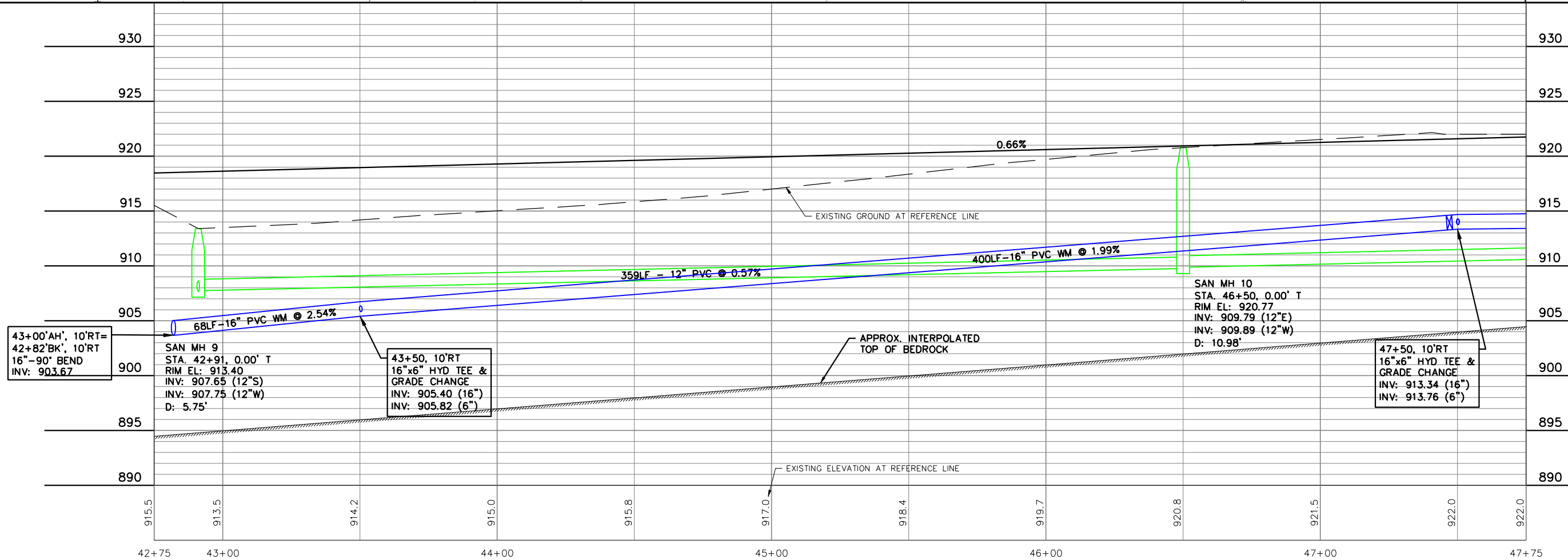
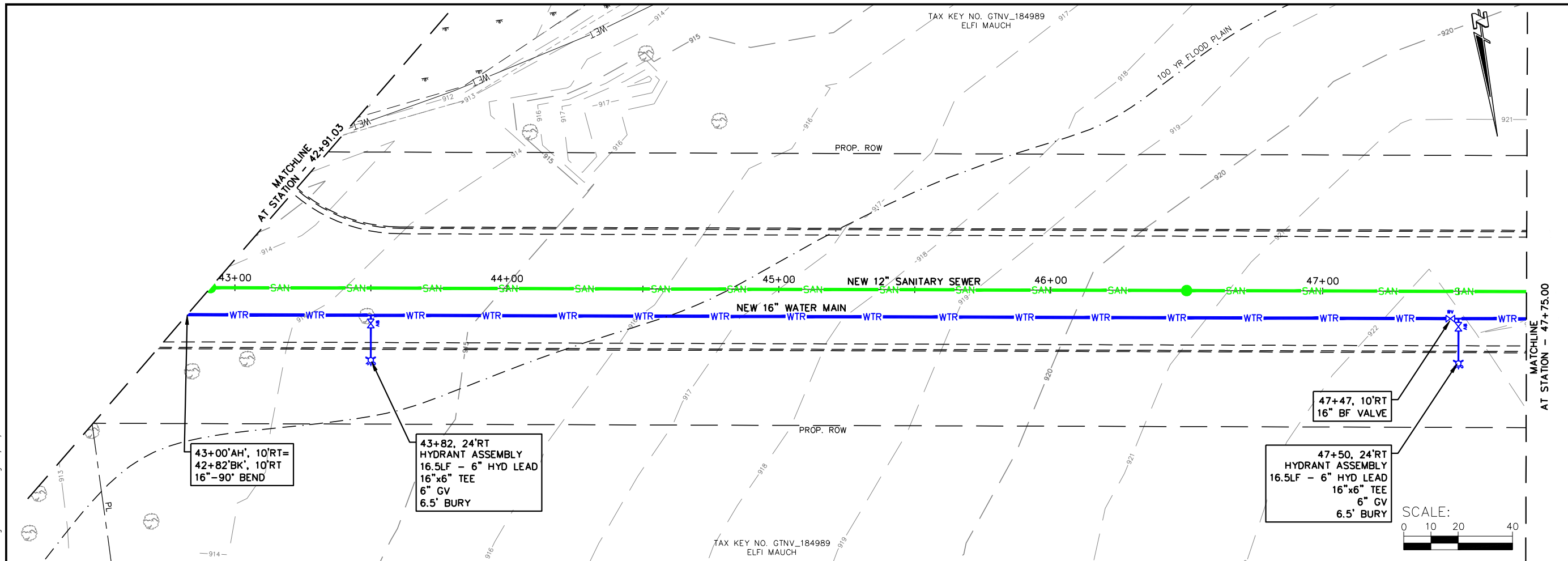
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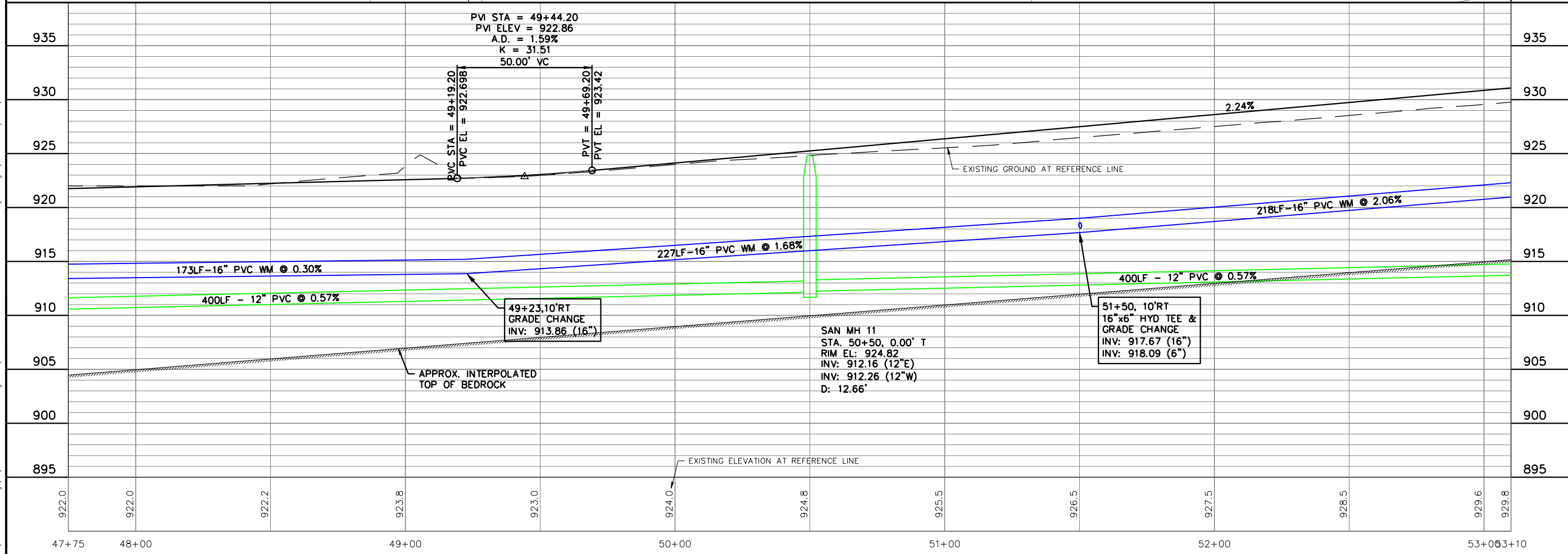
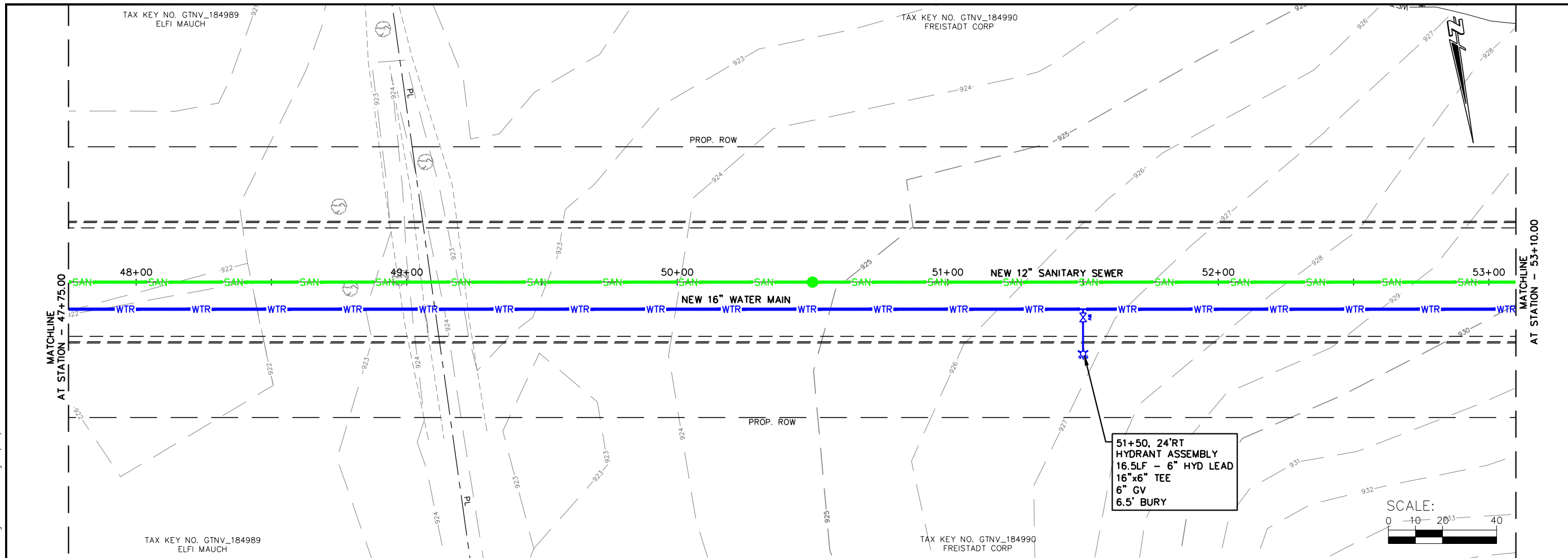
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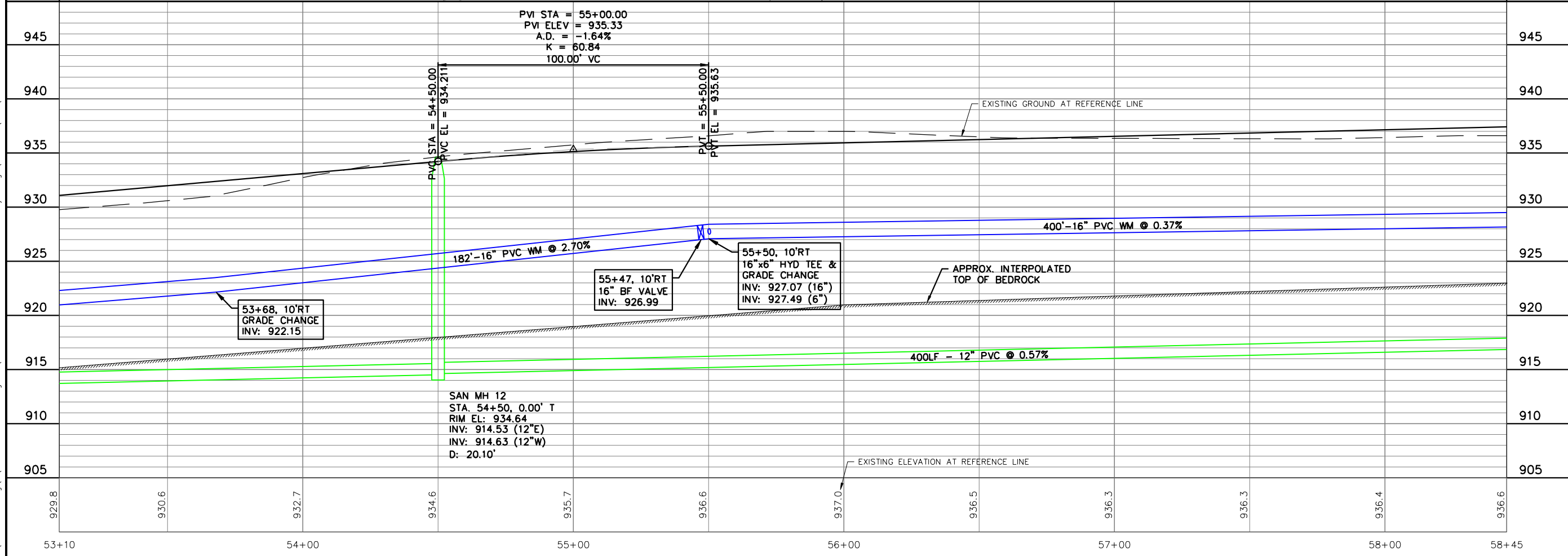
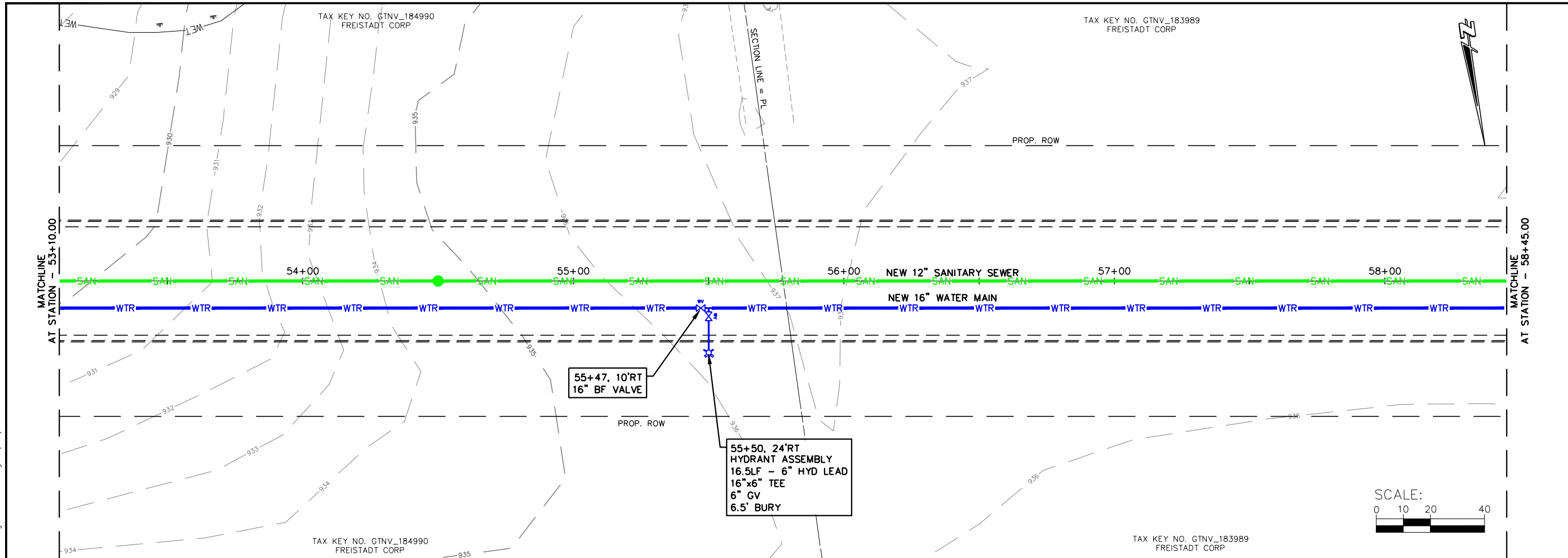
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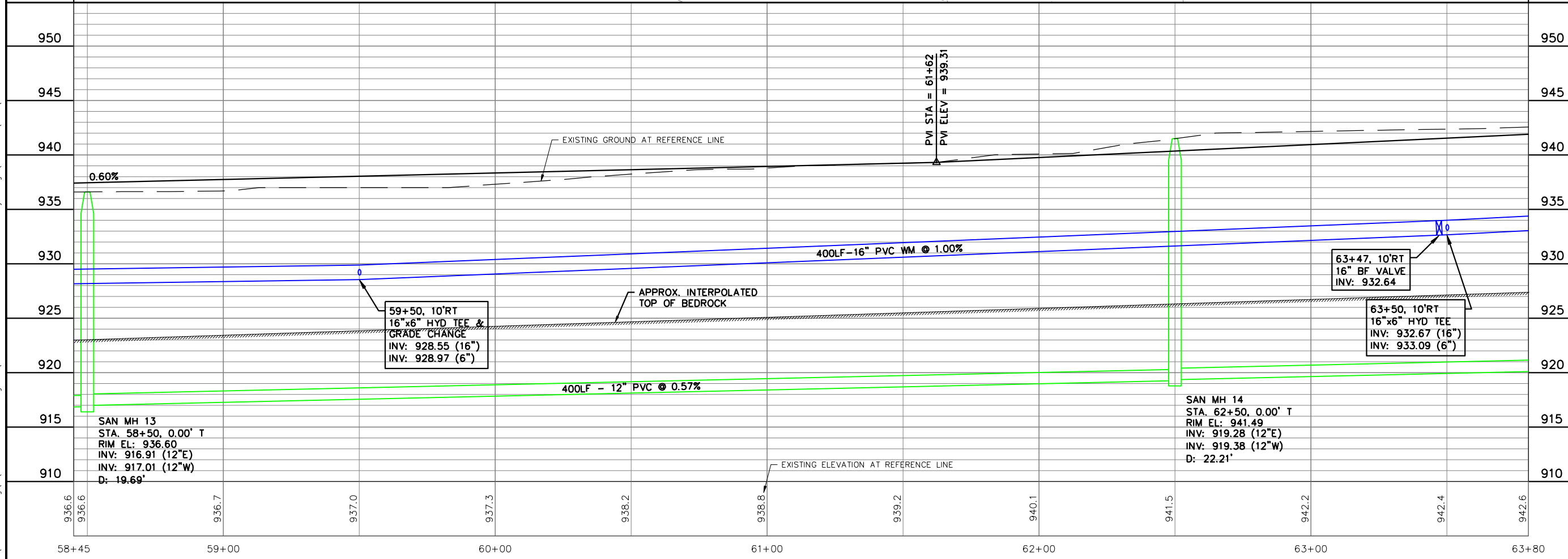
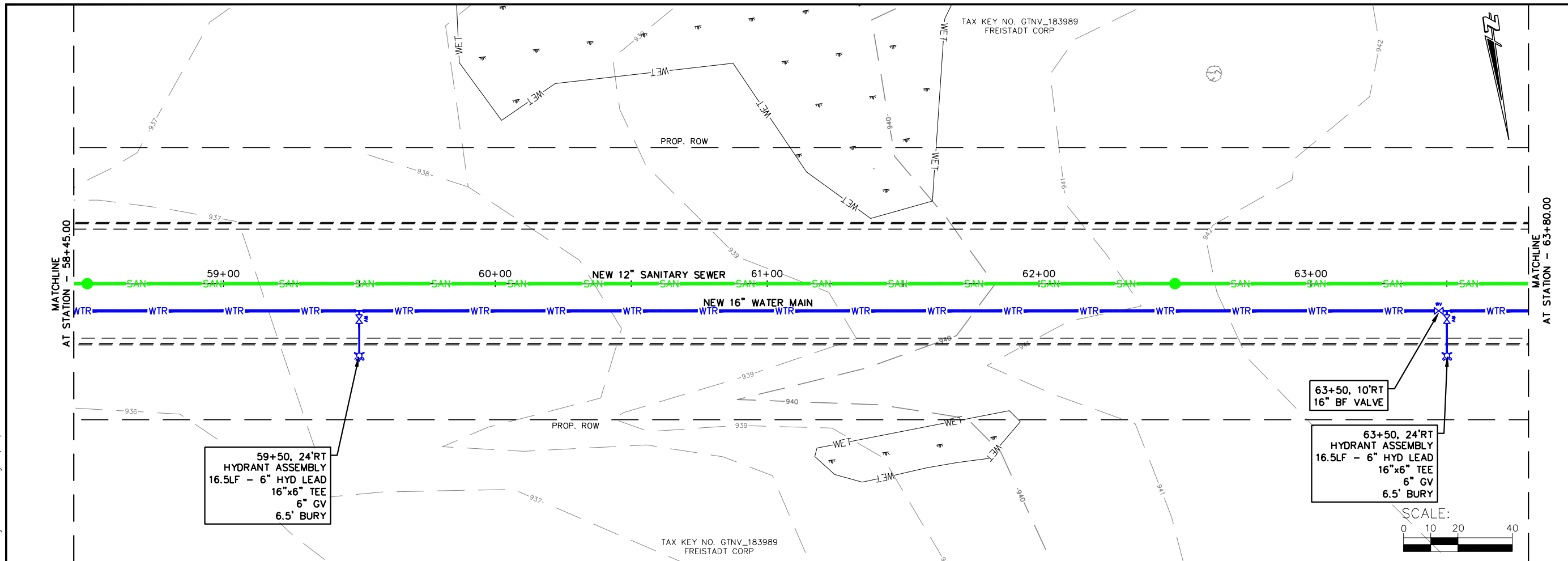
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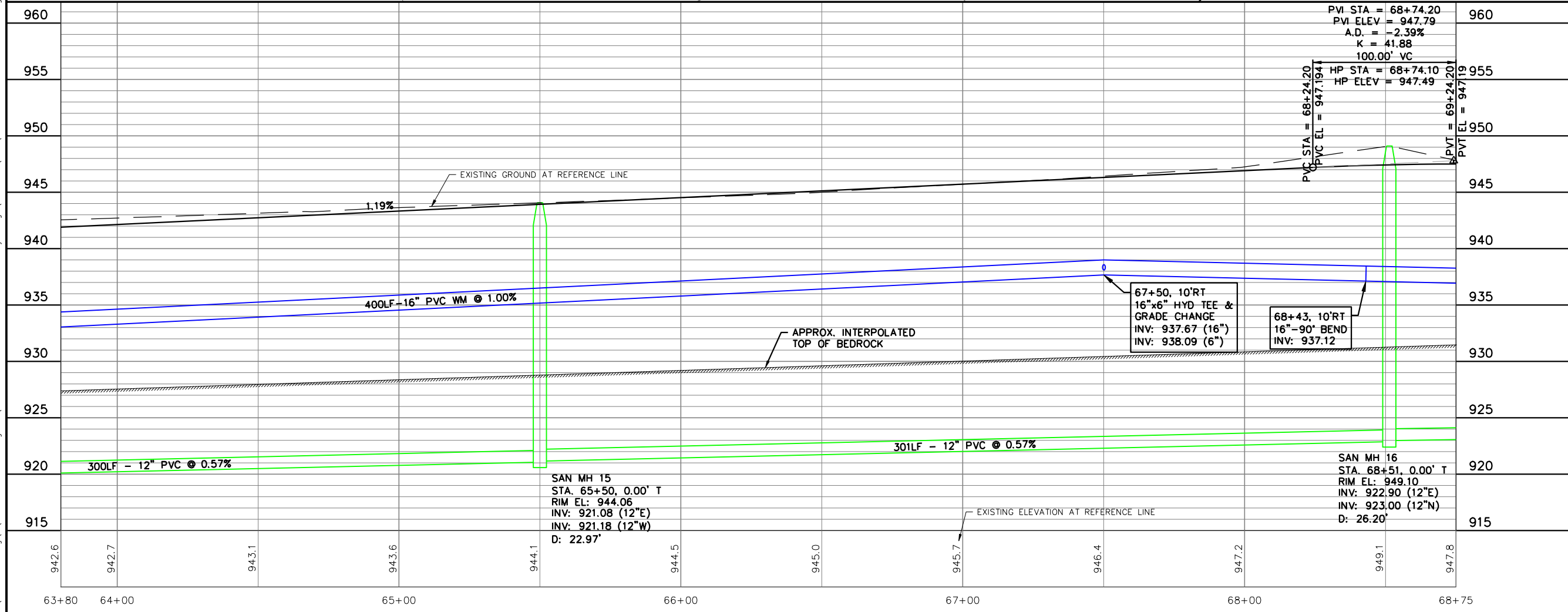
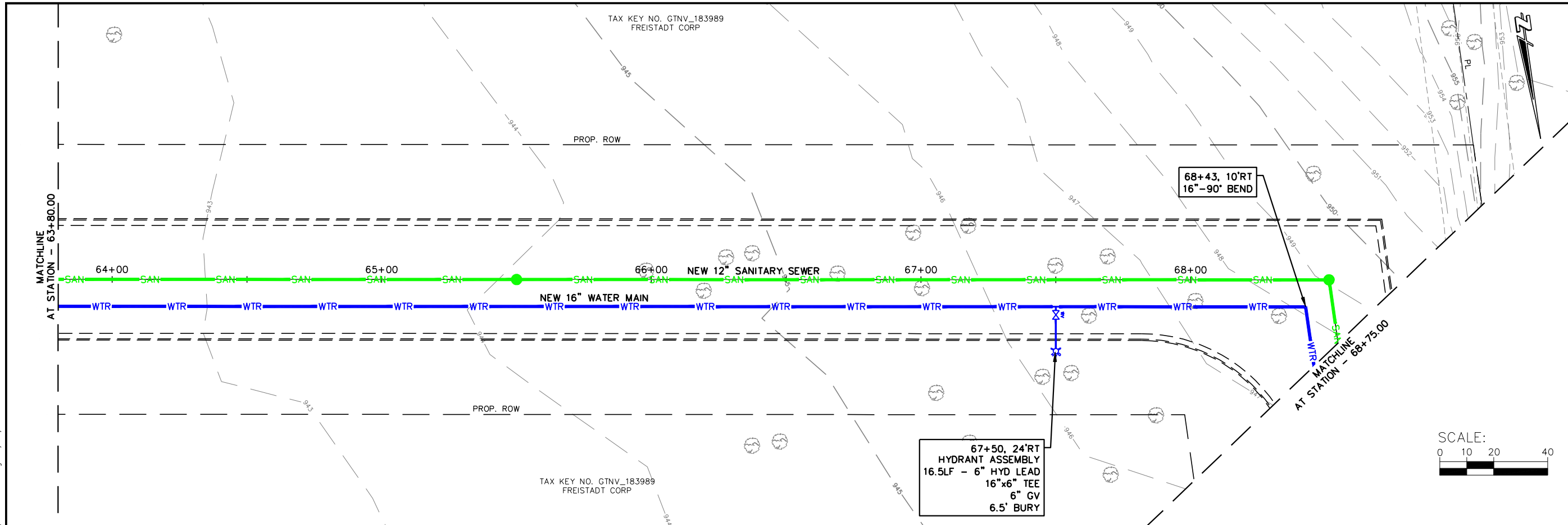
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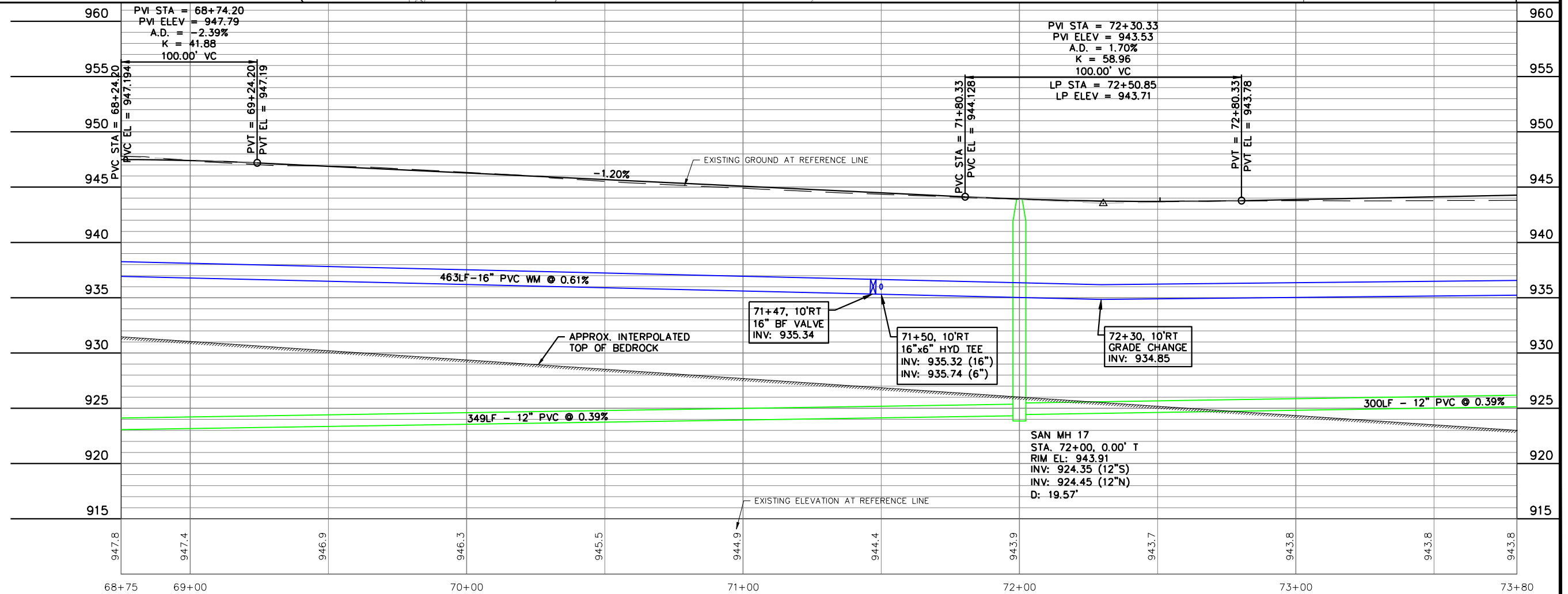
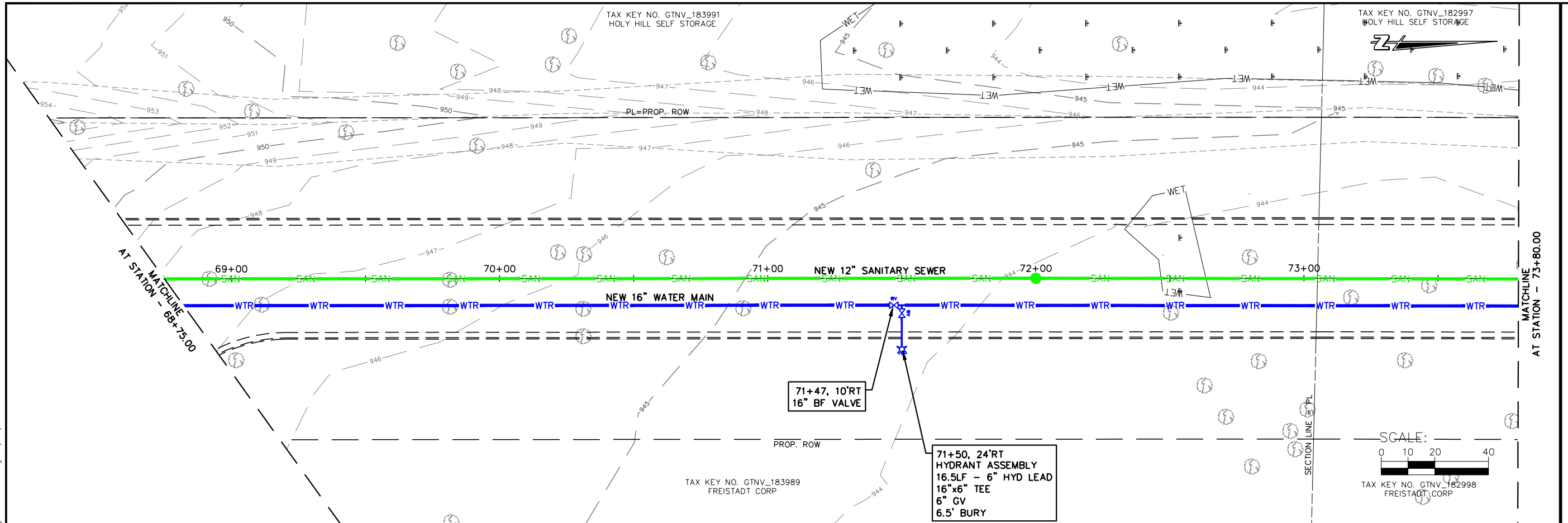
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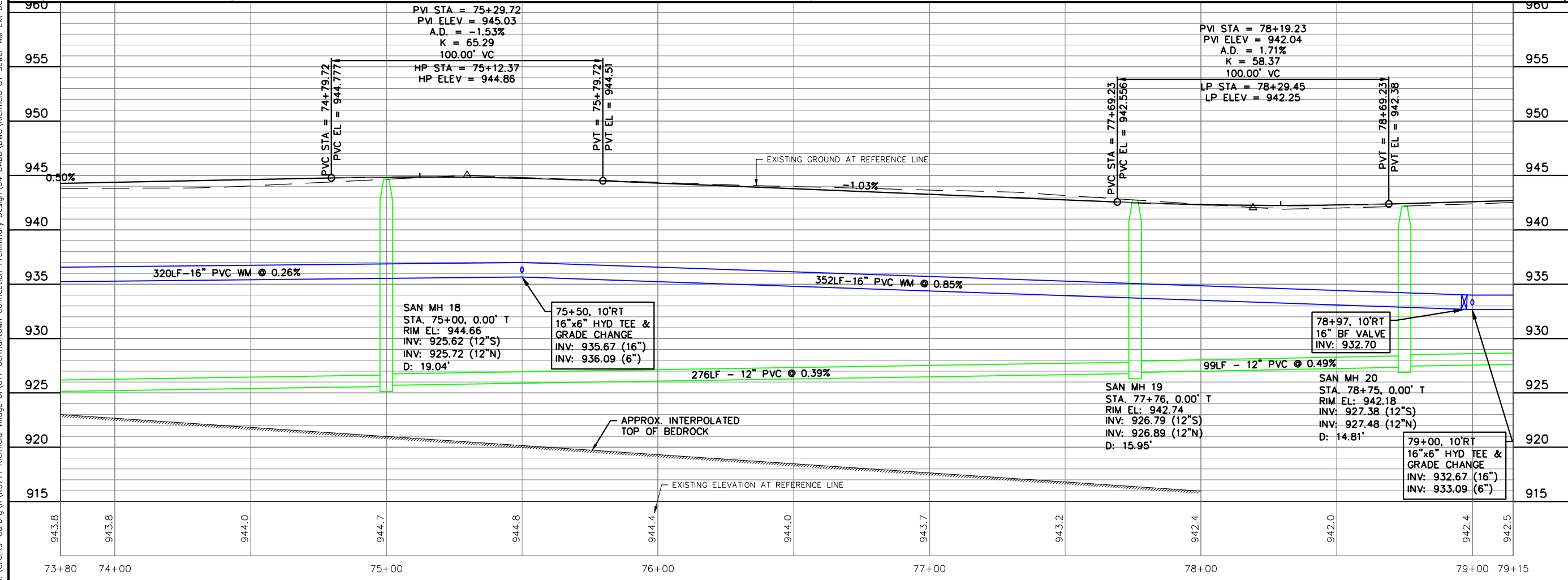
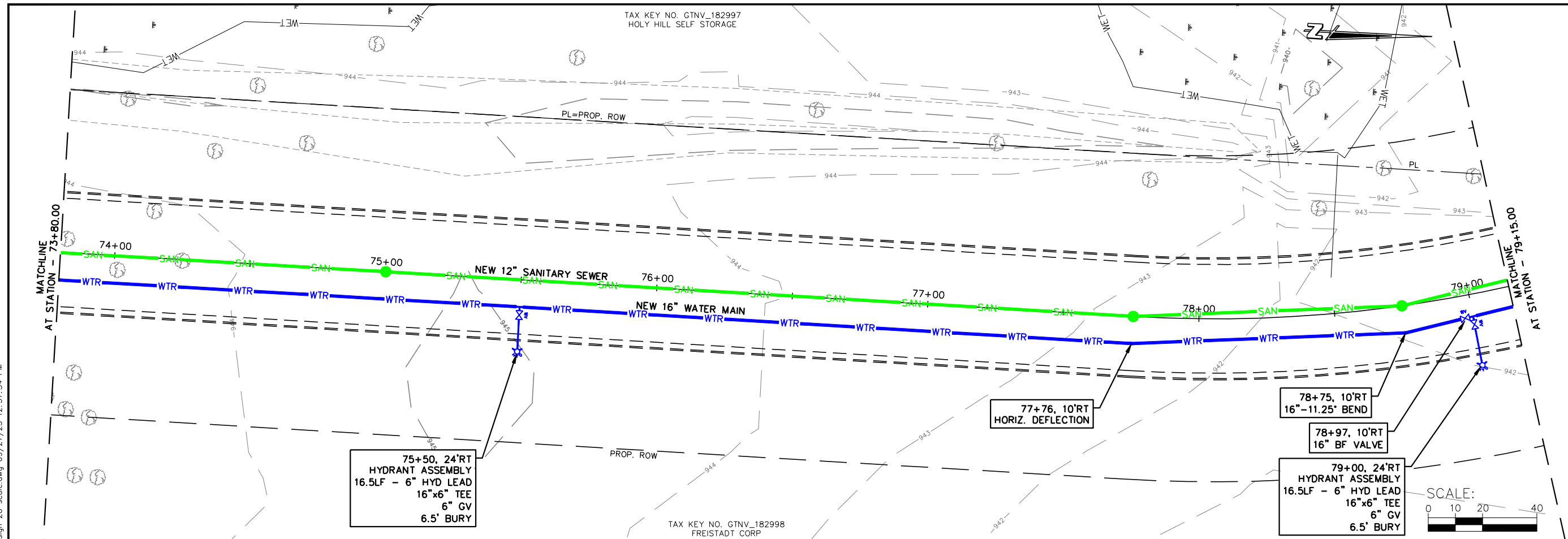
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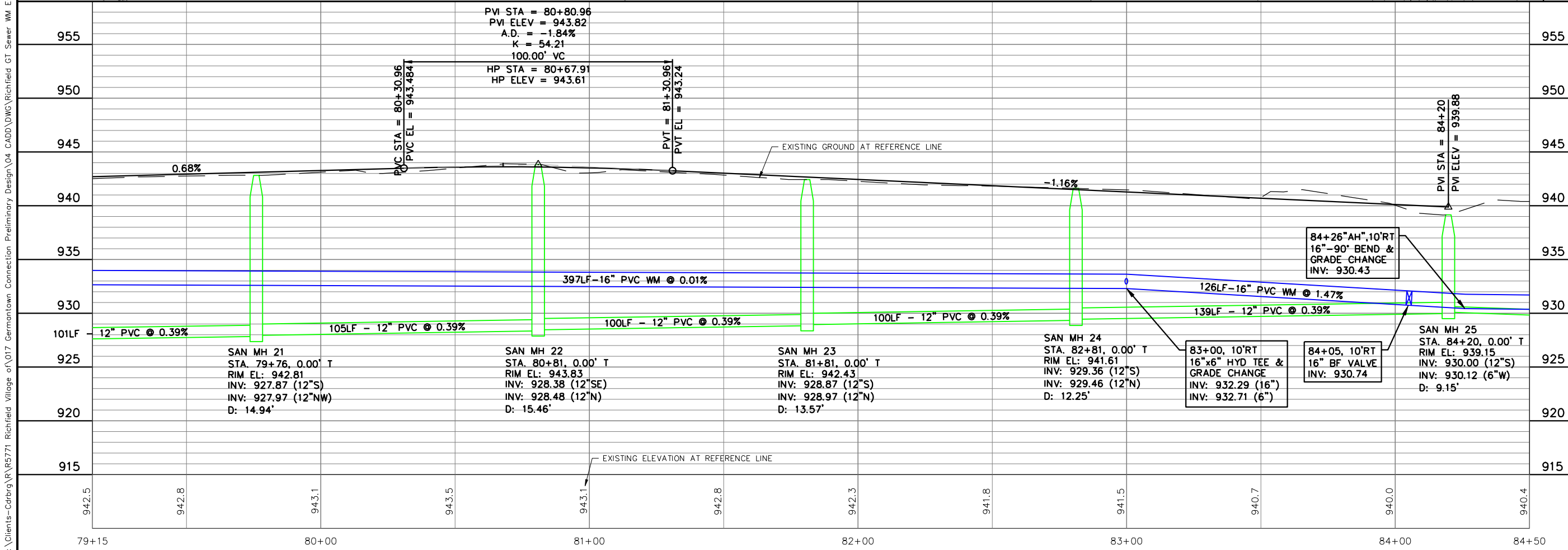
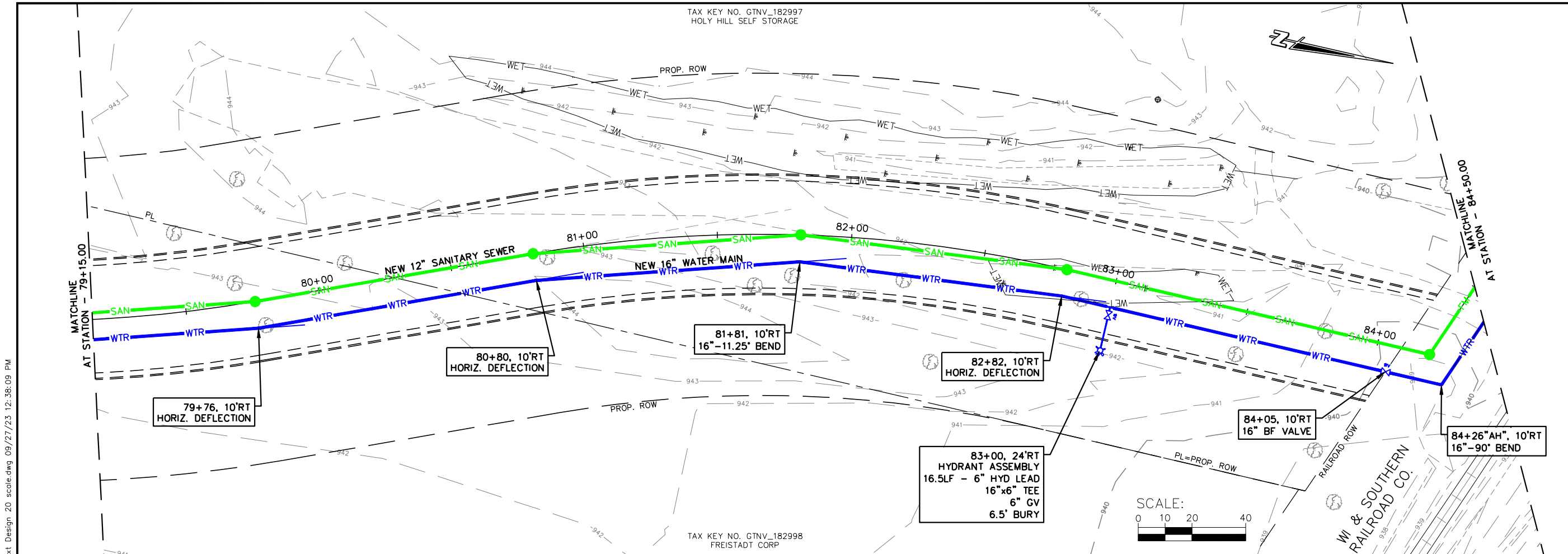
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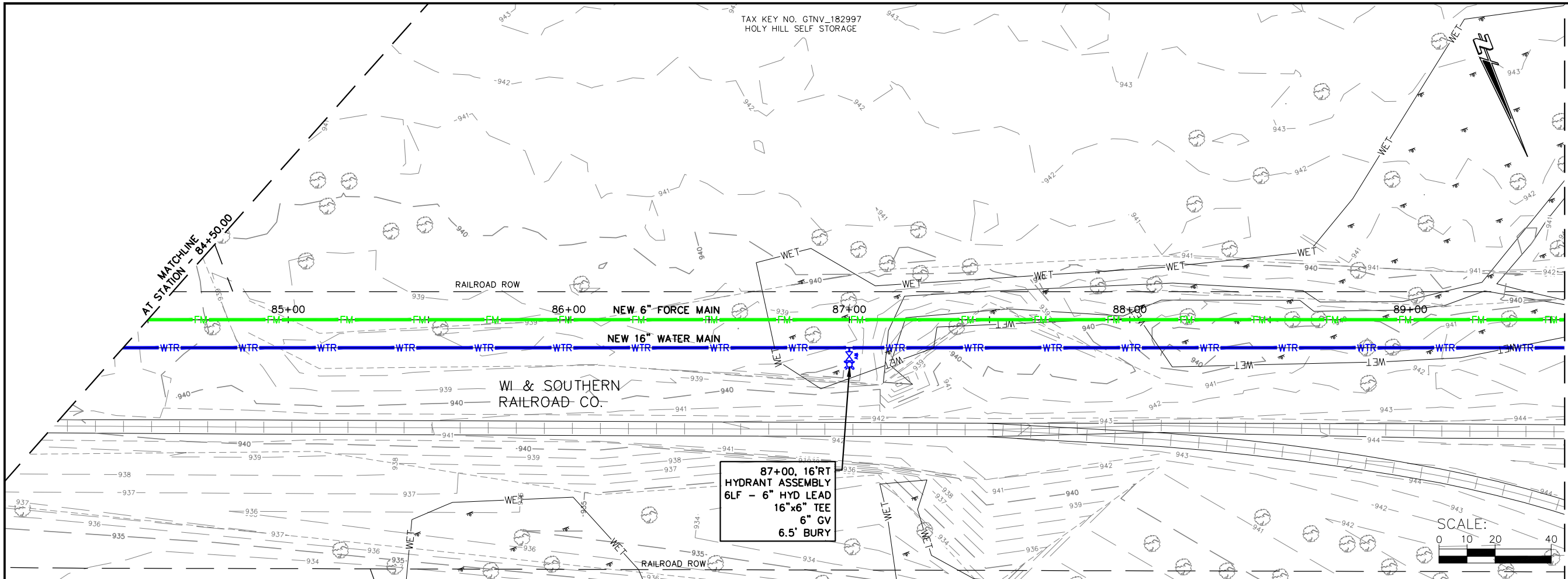
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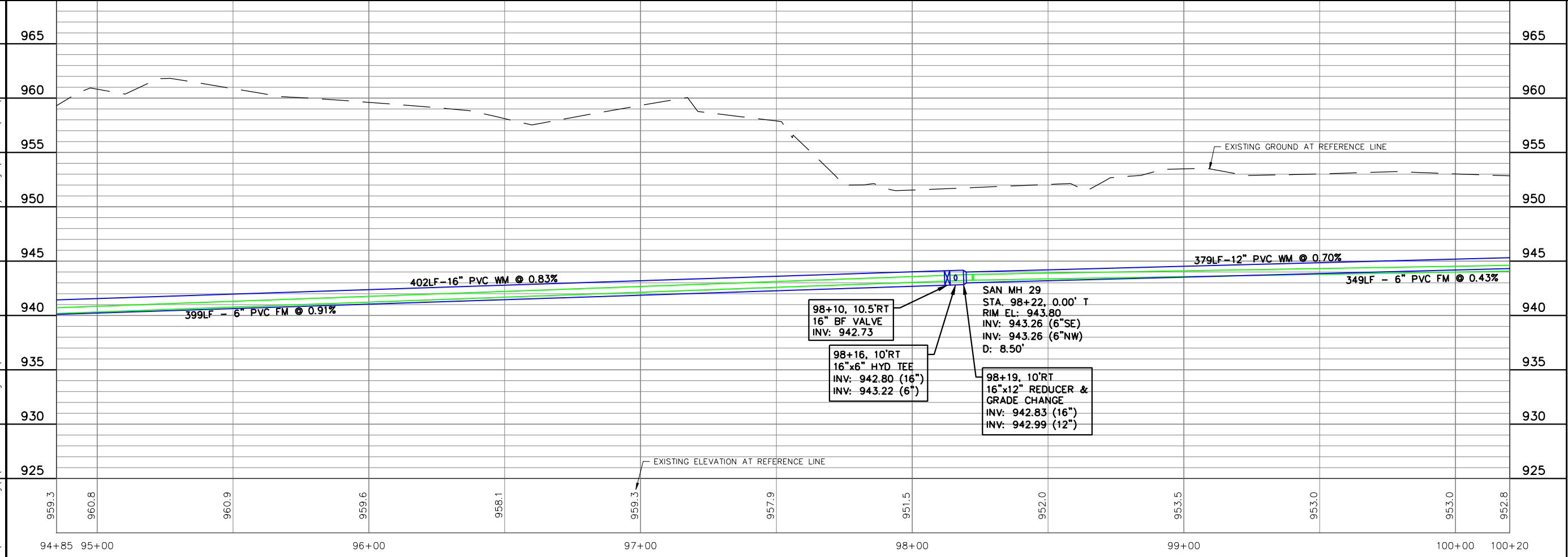
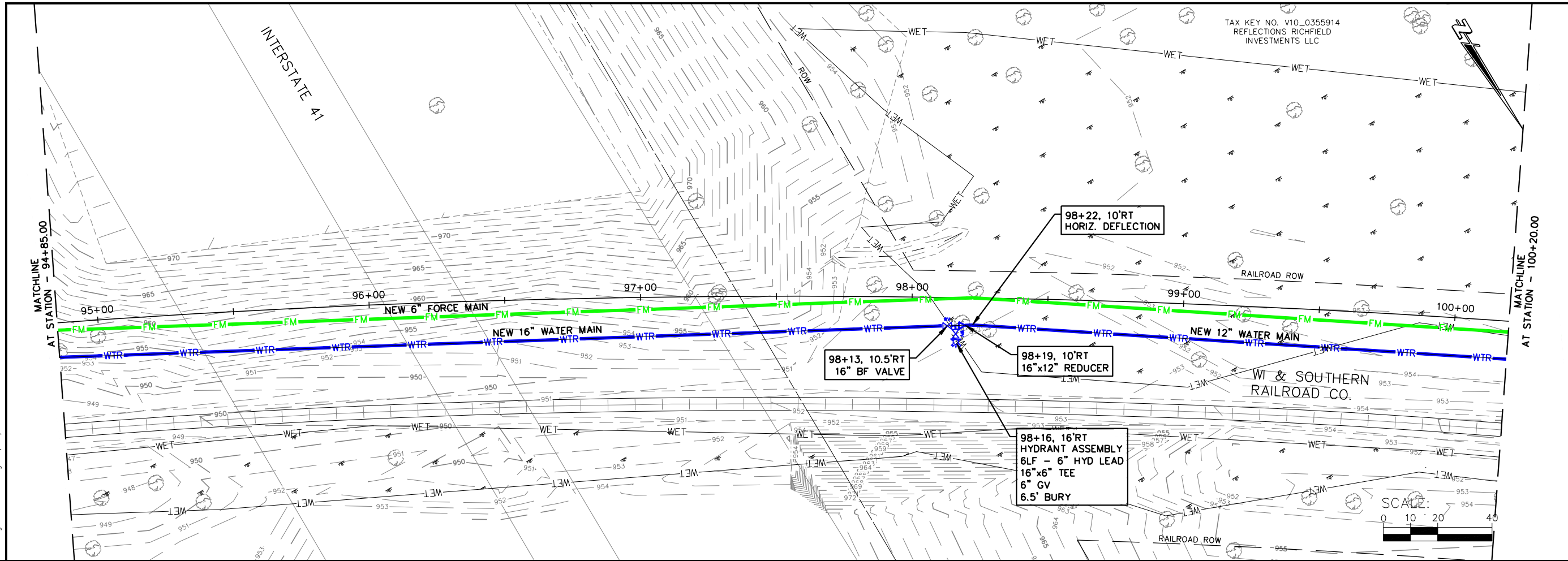
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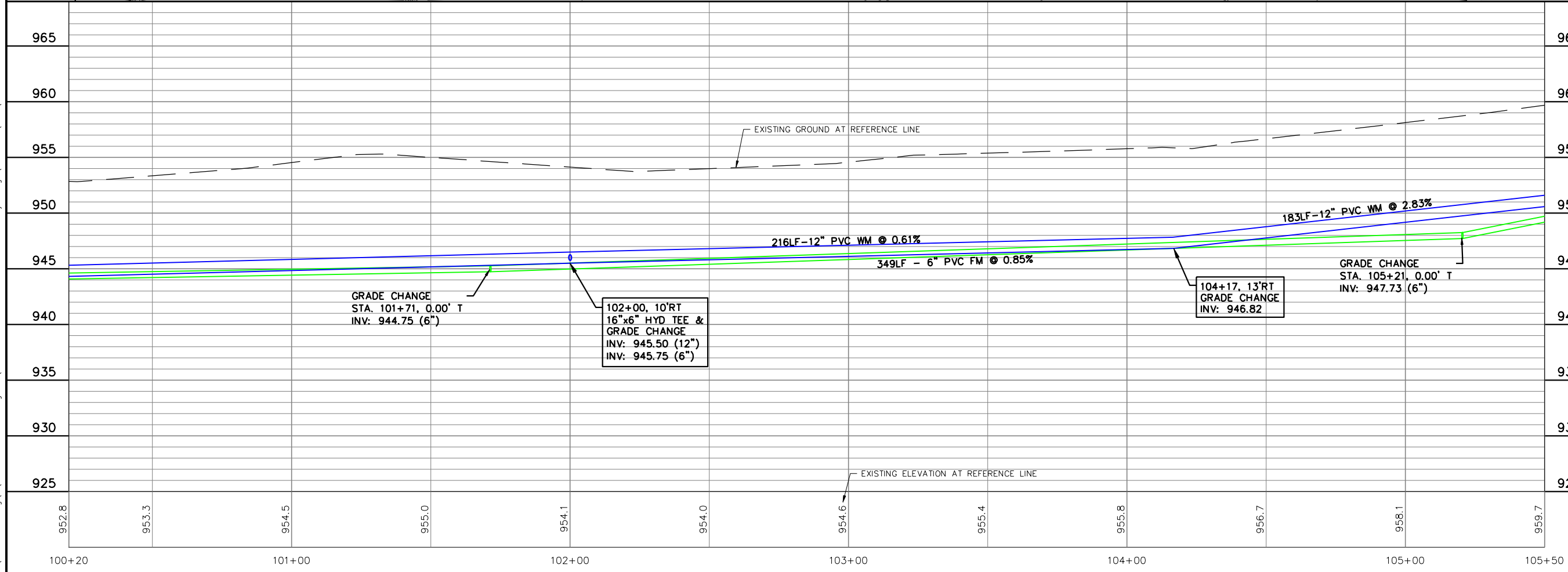
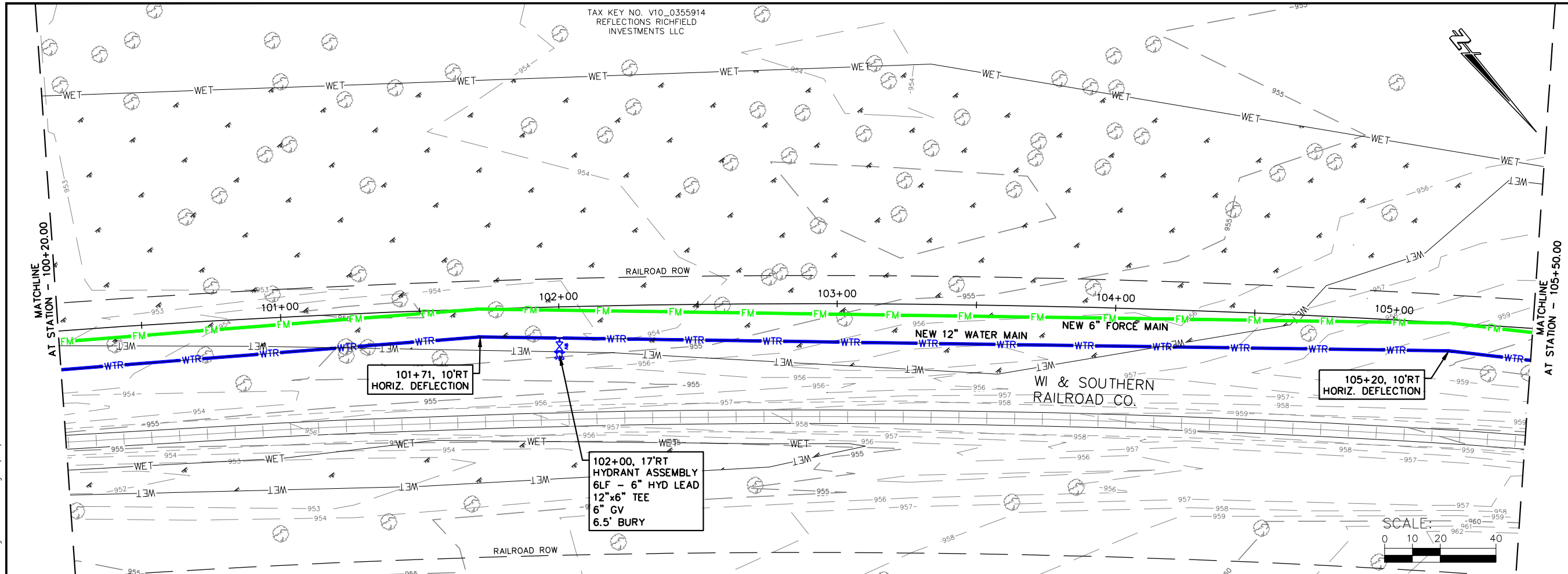
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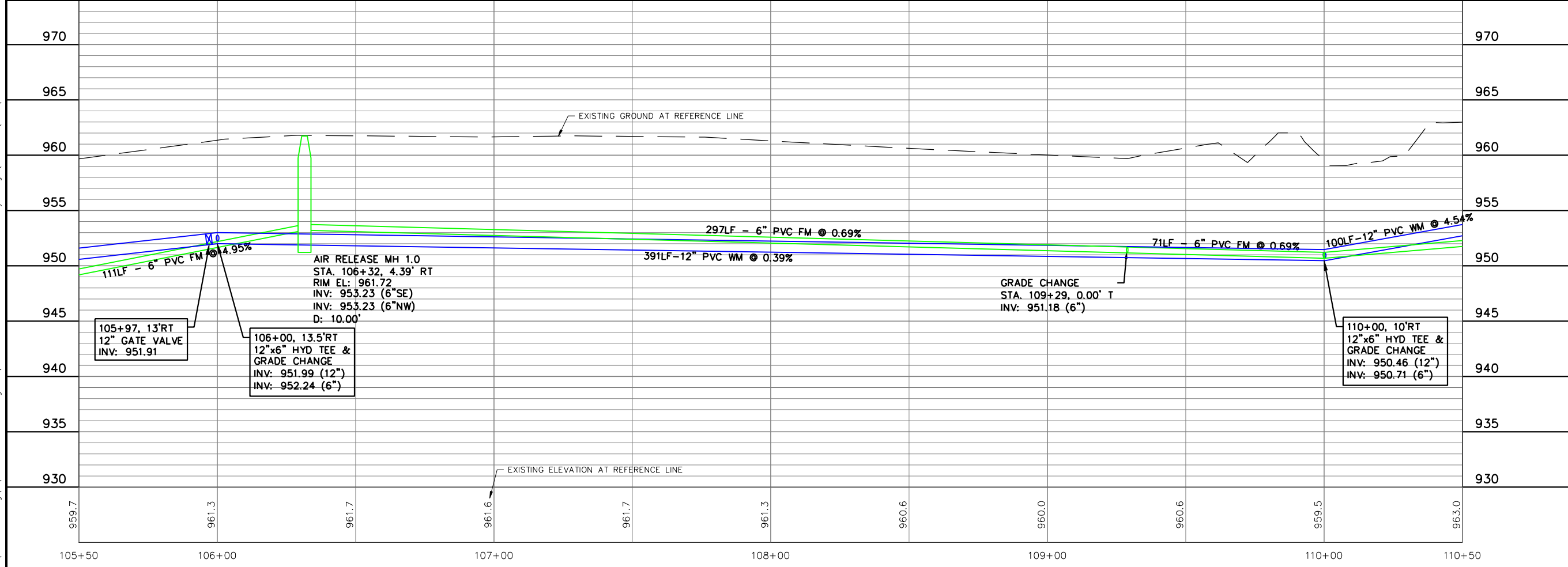
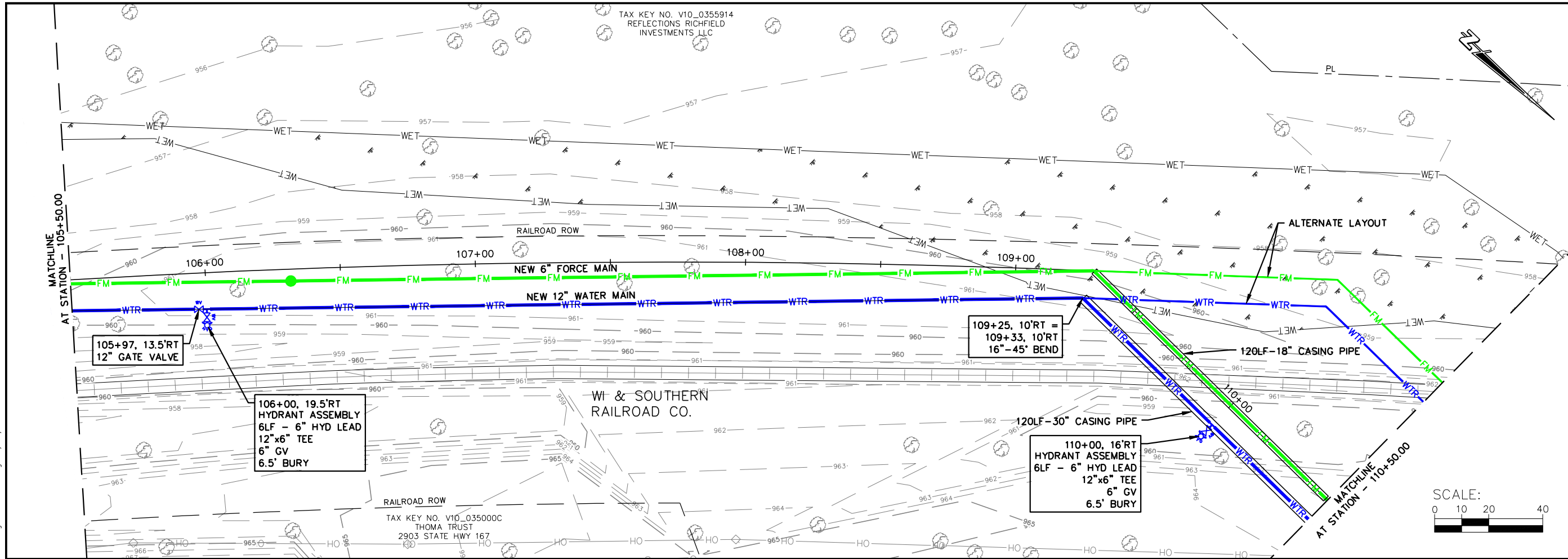
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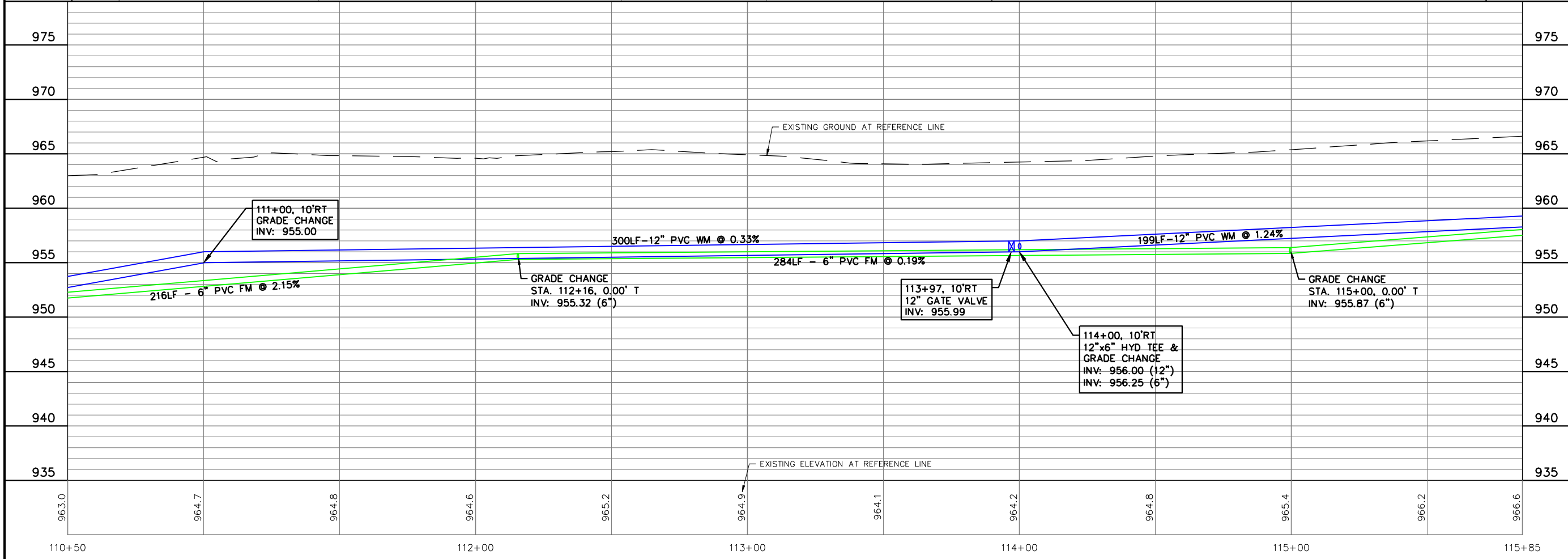
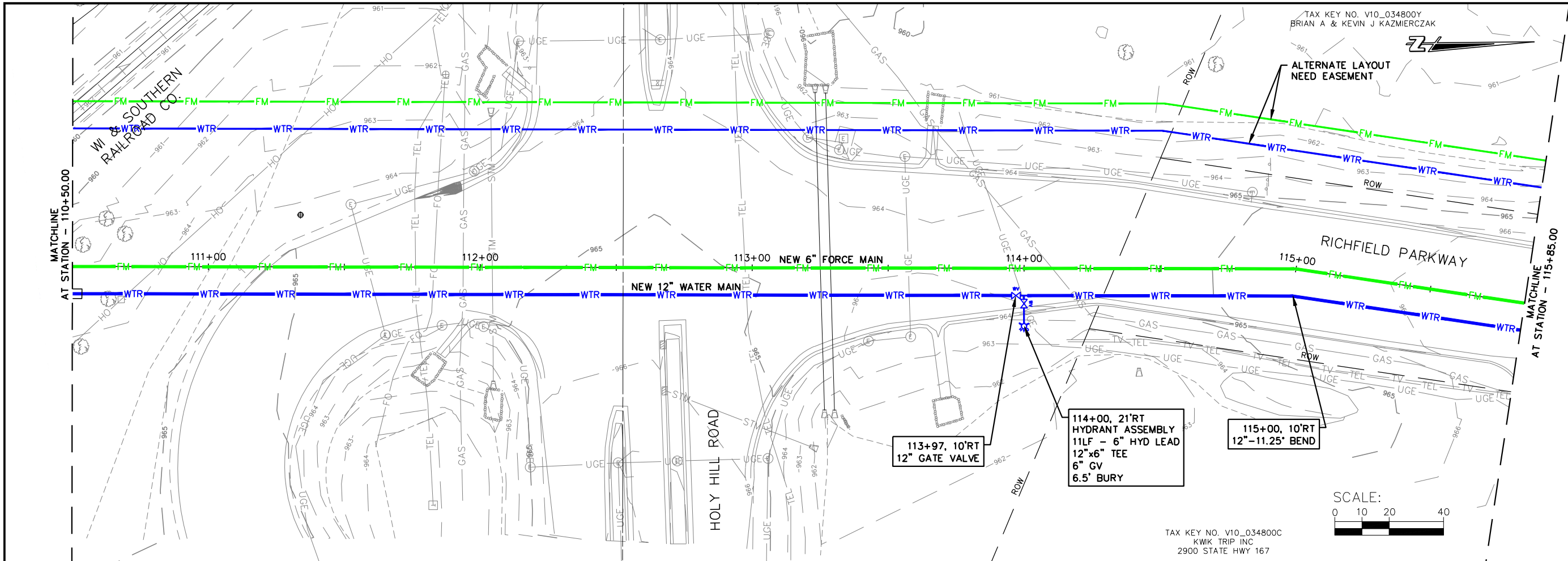
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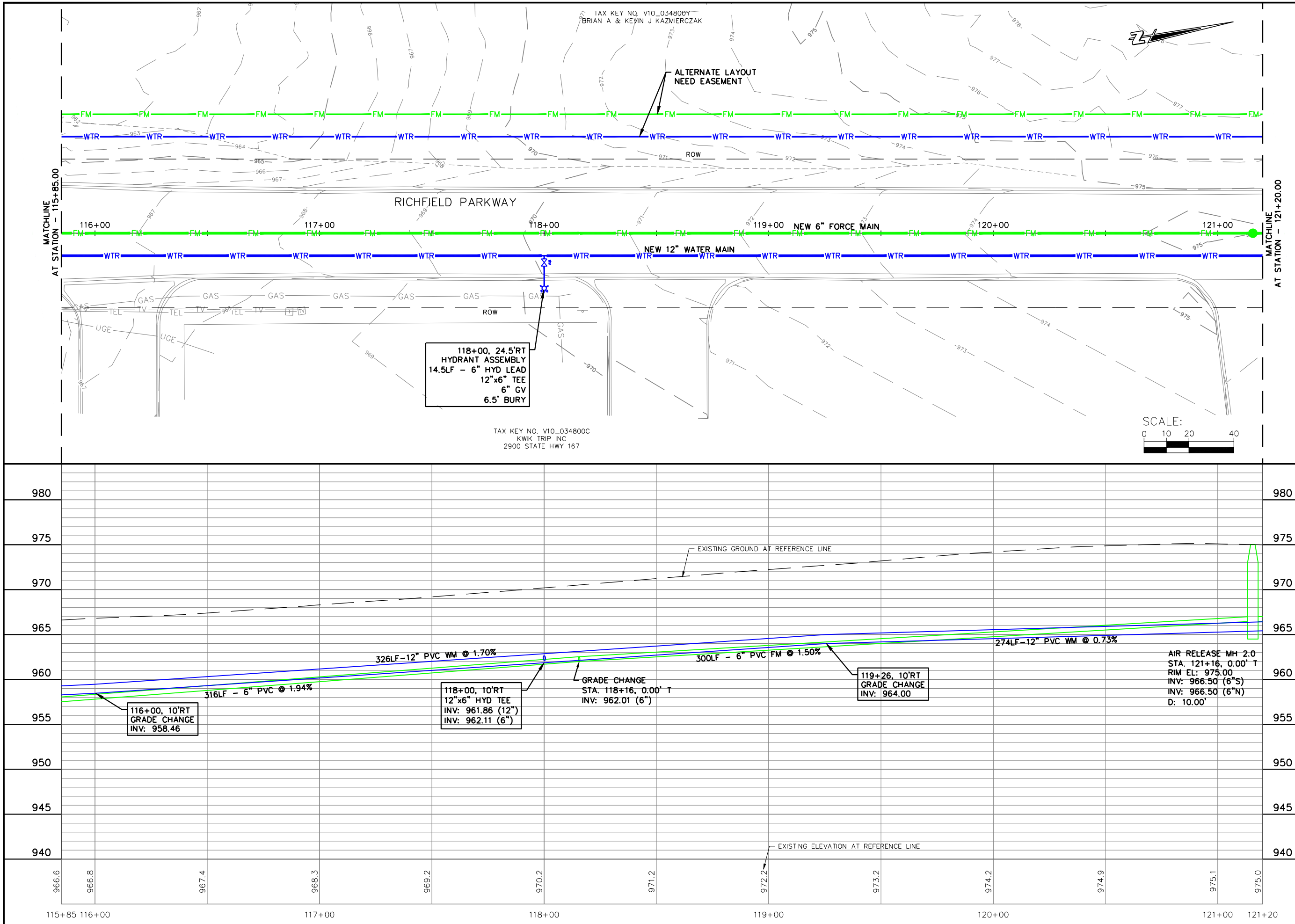
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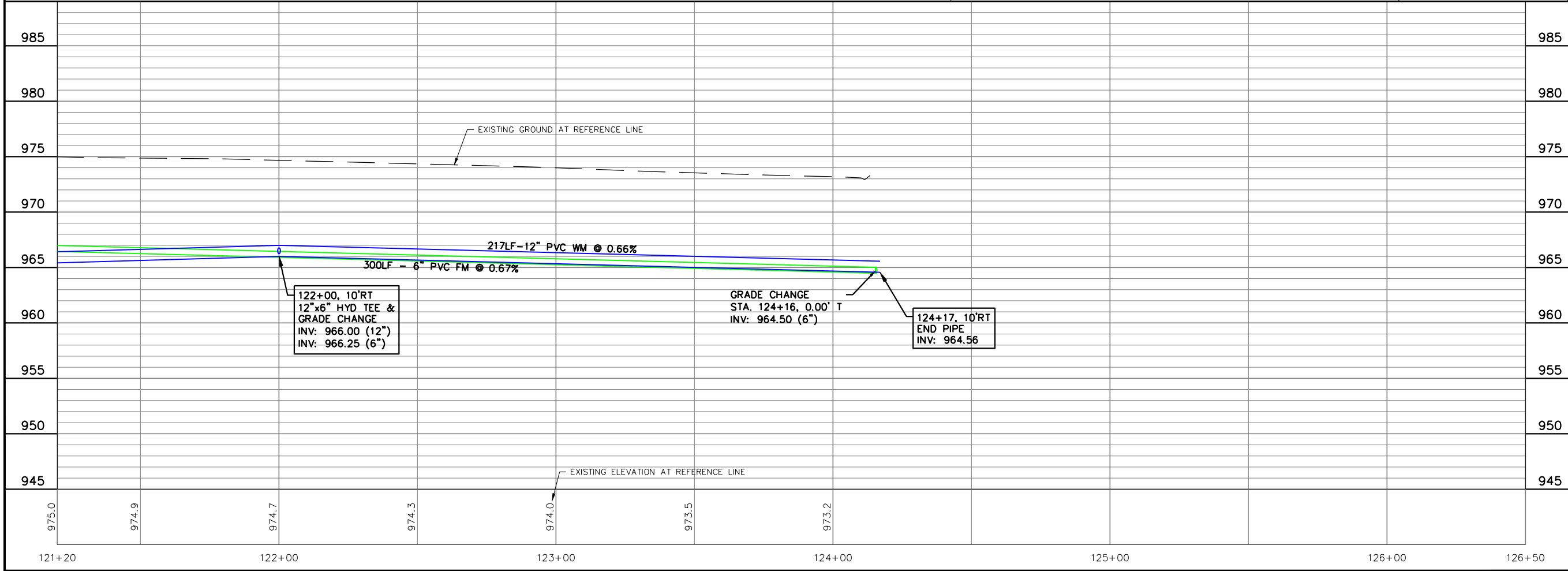
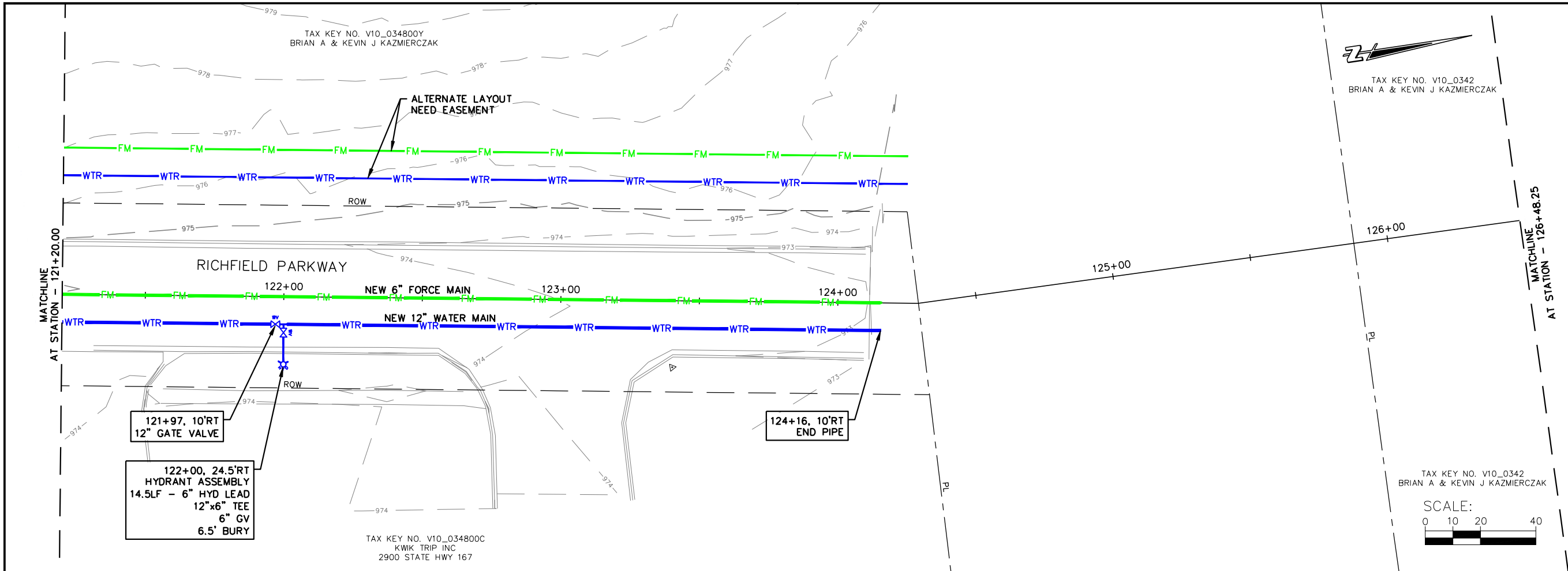
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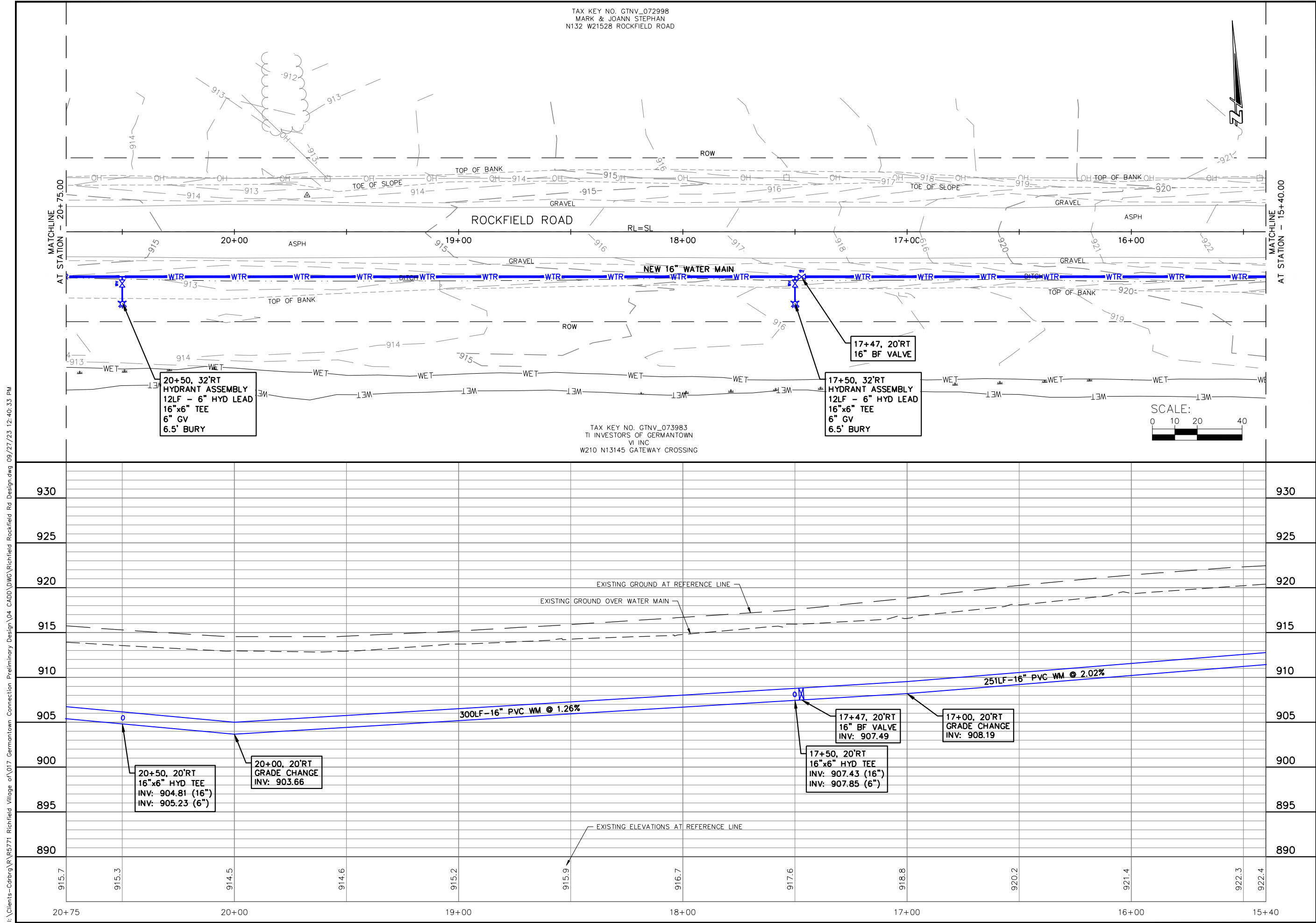
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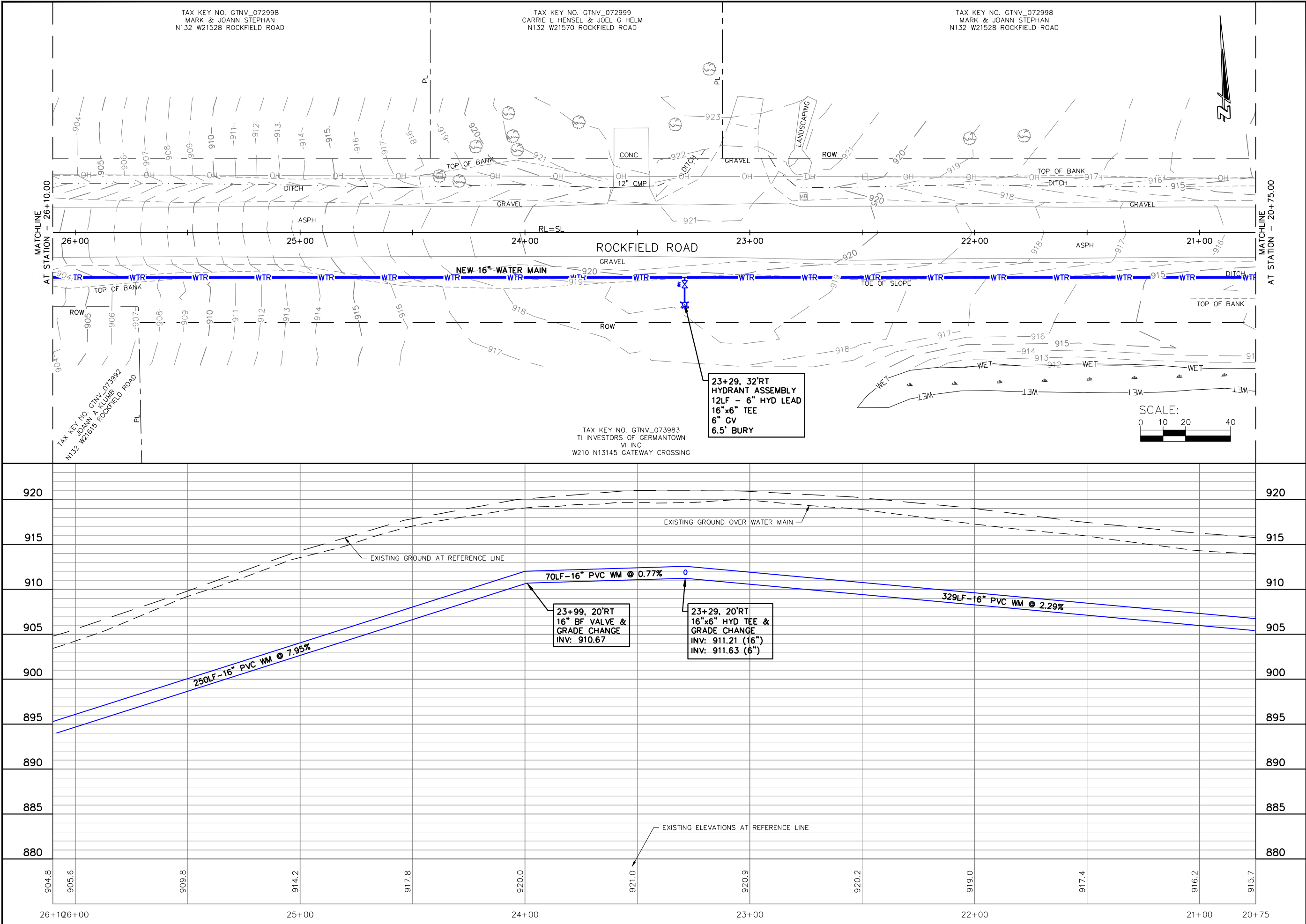
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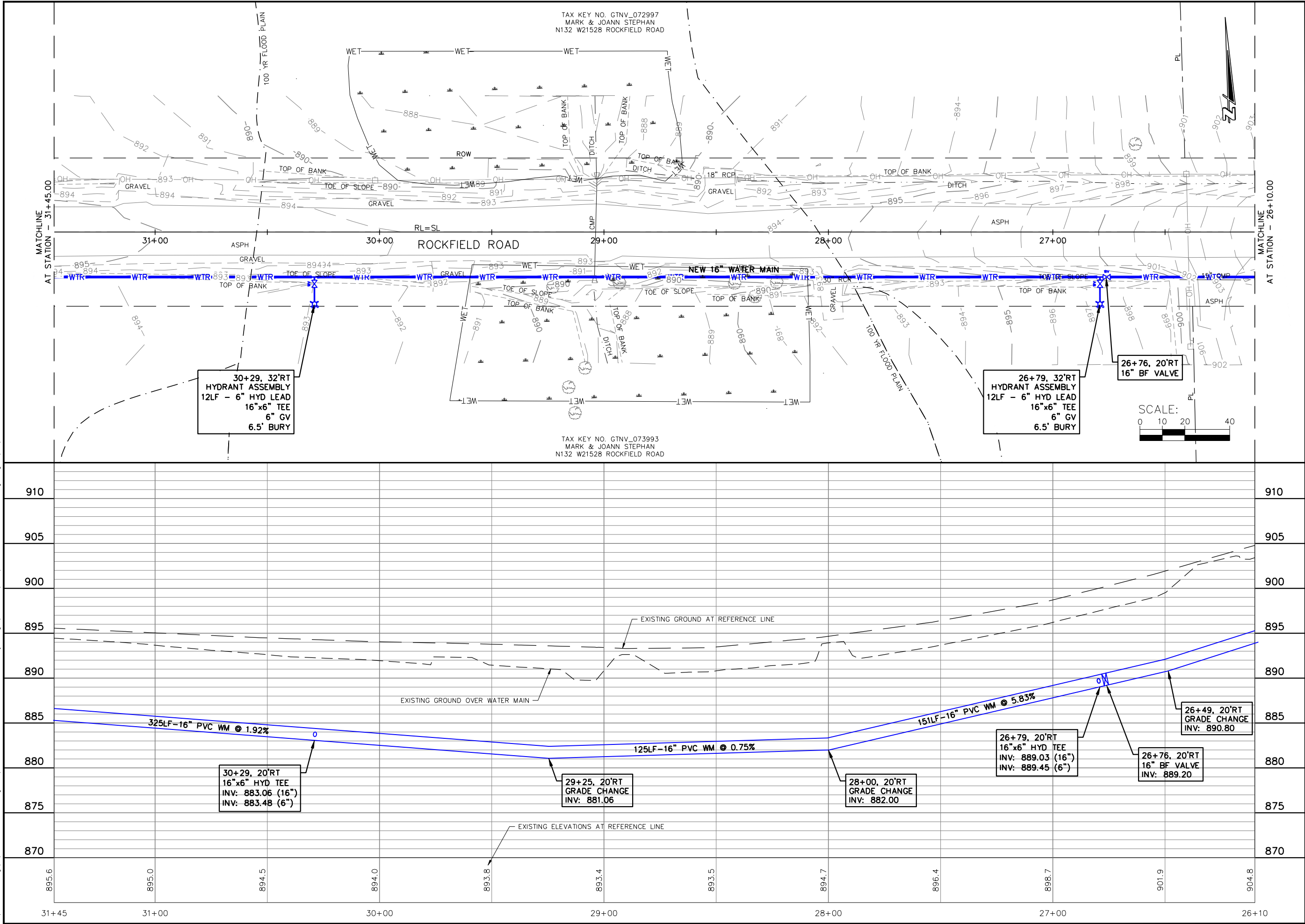
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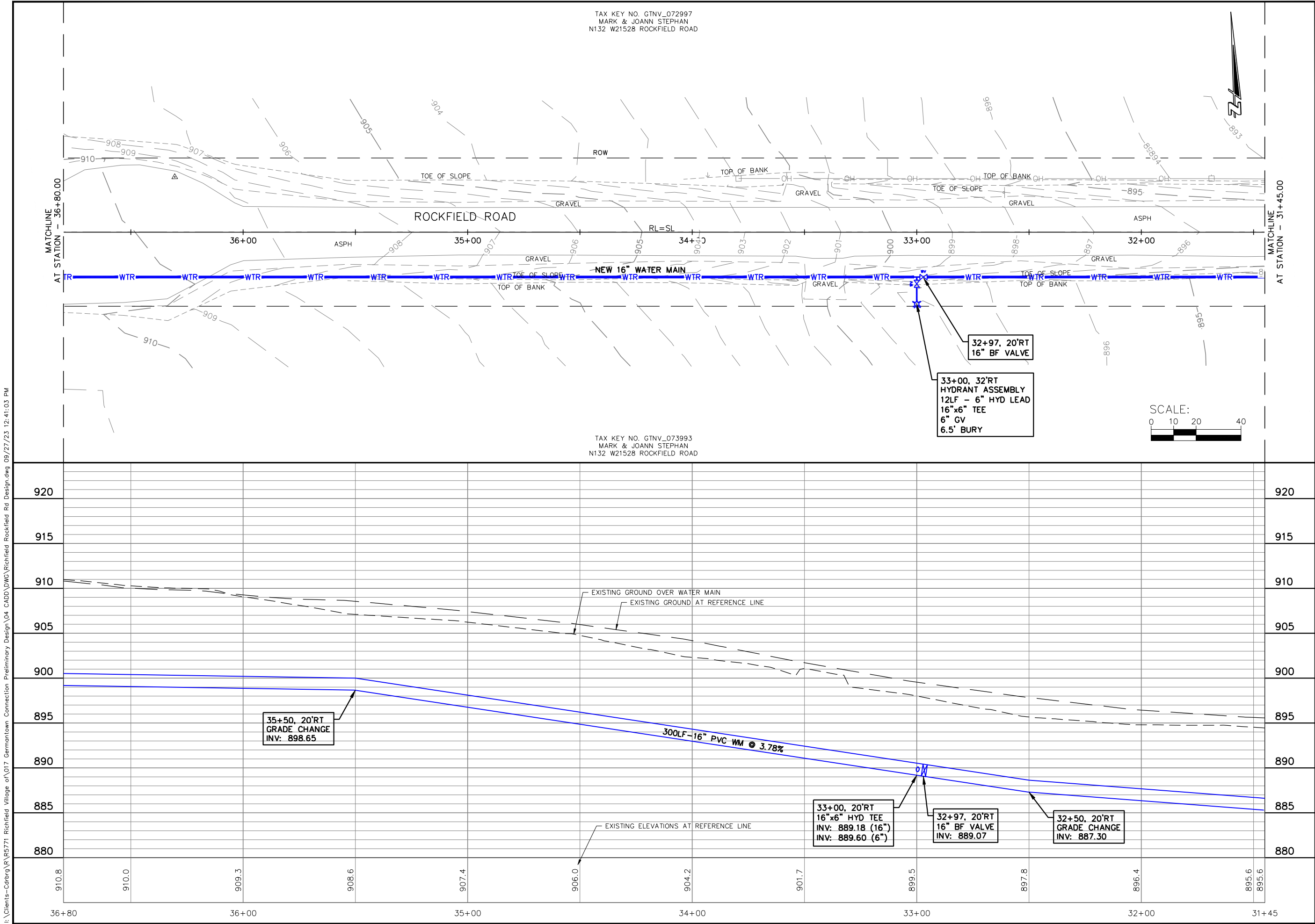
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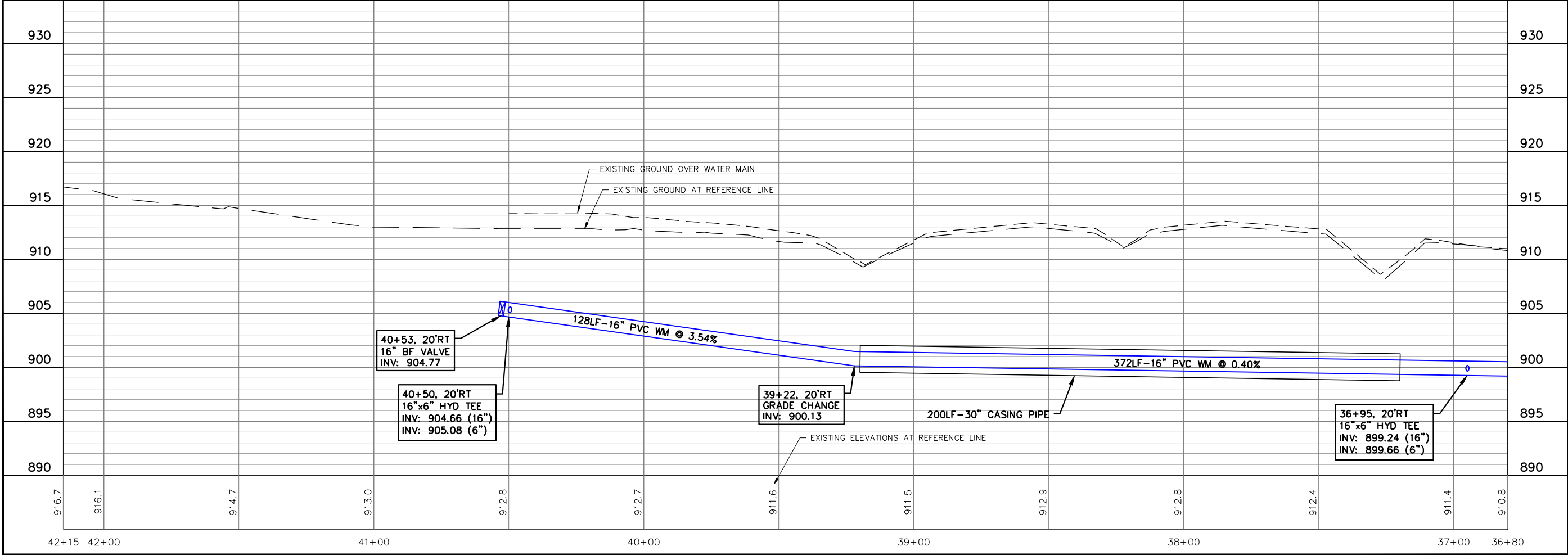
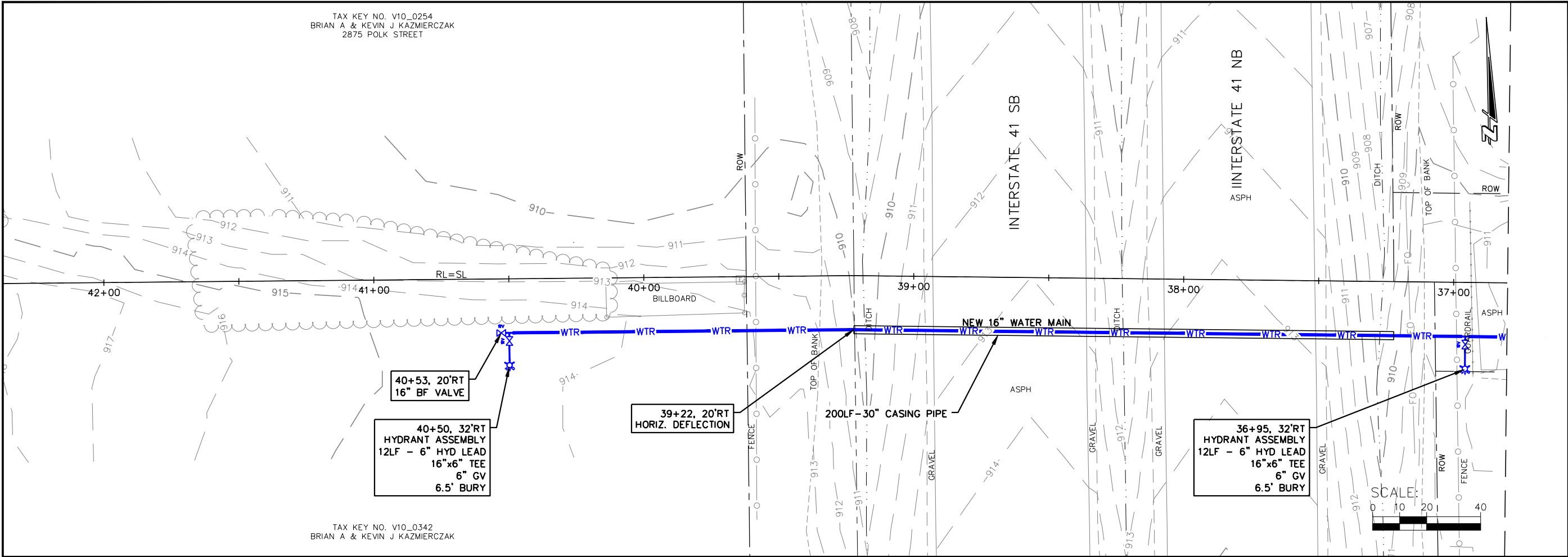
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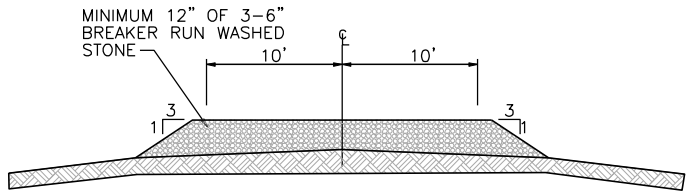
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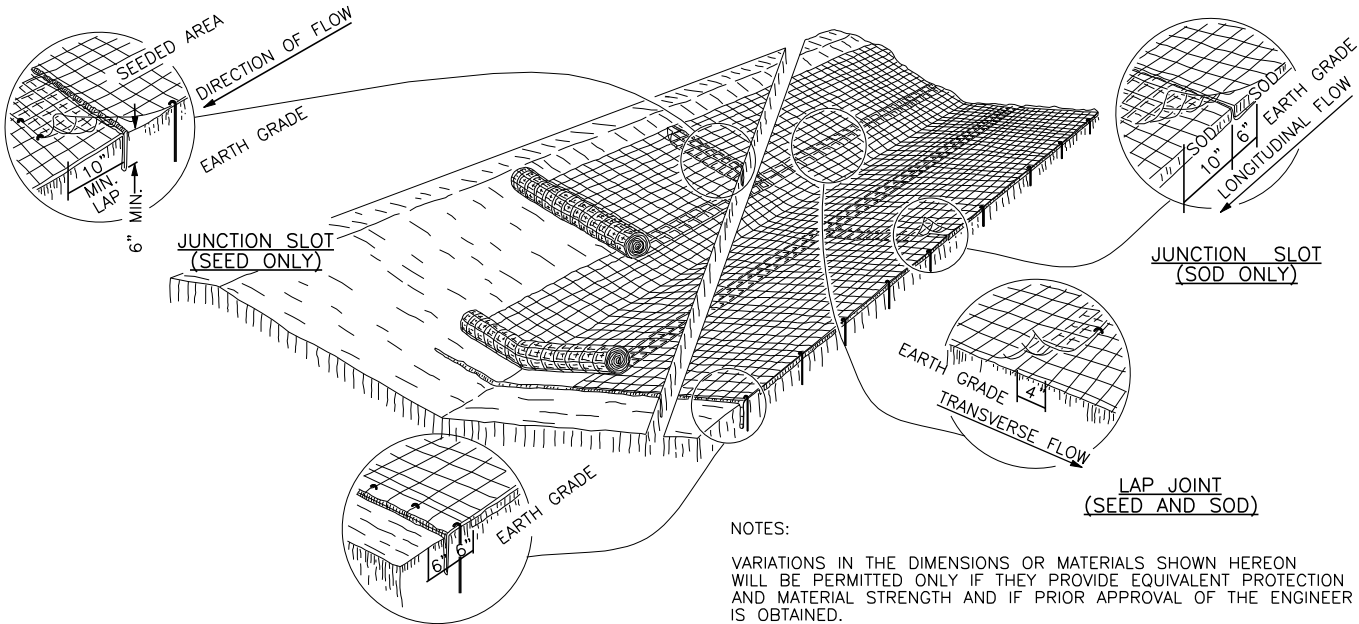
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- NOTES:
1. TRACKING PAD TO BE A MINIMUM LENGTH OF 50'.
 2. REMOVE & REPLACE AGGREGATE WHEN VOIDS BECOME FILLED W/ SEDIMENT OR IF SURFACE OPENINGS BECOME PLUGGED SO THAT TRACKING AREA DOES NOT FUNCTION.
 3. REMOVE TRACKING PAD AND RESTORE AREA UPON COMPLETION OF THE PROJECT.

TYPICAL TRACKING PAD



NOTES:

VARIATIONS IN THE DIMENSIONS OR MATERIALS SHOWN HEREON WILL BE PERMITTED ONLY IF THEY PROVIDE EQUIVALENT PROTECTION AND MATERIAL STRENGTH AND IF PRIOR APPROVAL OF THE ENGINEER IS OBTAINED.

DO NOT PLACE LAP JOINTS AT THE BOTTOM OF V-SHAPED DITCHES.

JUNCTION SLOTS ON ADJACENT STRIPS OF MATTING WILL BE STAGGERED A MINIMUM OF 4 FEET APART

IMPRESS ALL EDGES OF THE EROSION MAT INTO THE SOIL.

EROSION MAT OVER SOD

ONLY JUTE FABRIC WILL BE PERMITTED OVER SOD

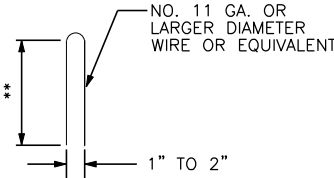
WOOD STAKES FOR SOD MAY BE OMITTED IF THE EXISTING SLOPE AND SOIL CONDITIONS SO WARRANT.

THE WIDTH OF THE EROSION MAT SHALL EQUAL THE SOD WIDTH.

SOD STRIPS MAY BE PLACED EITHER LONGITUDINALLY OR TRANSVERSELY TO THE FLOW LINE OF THE DITCH.

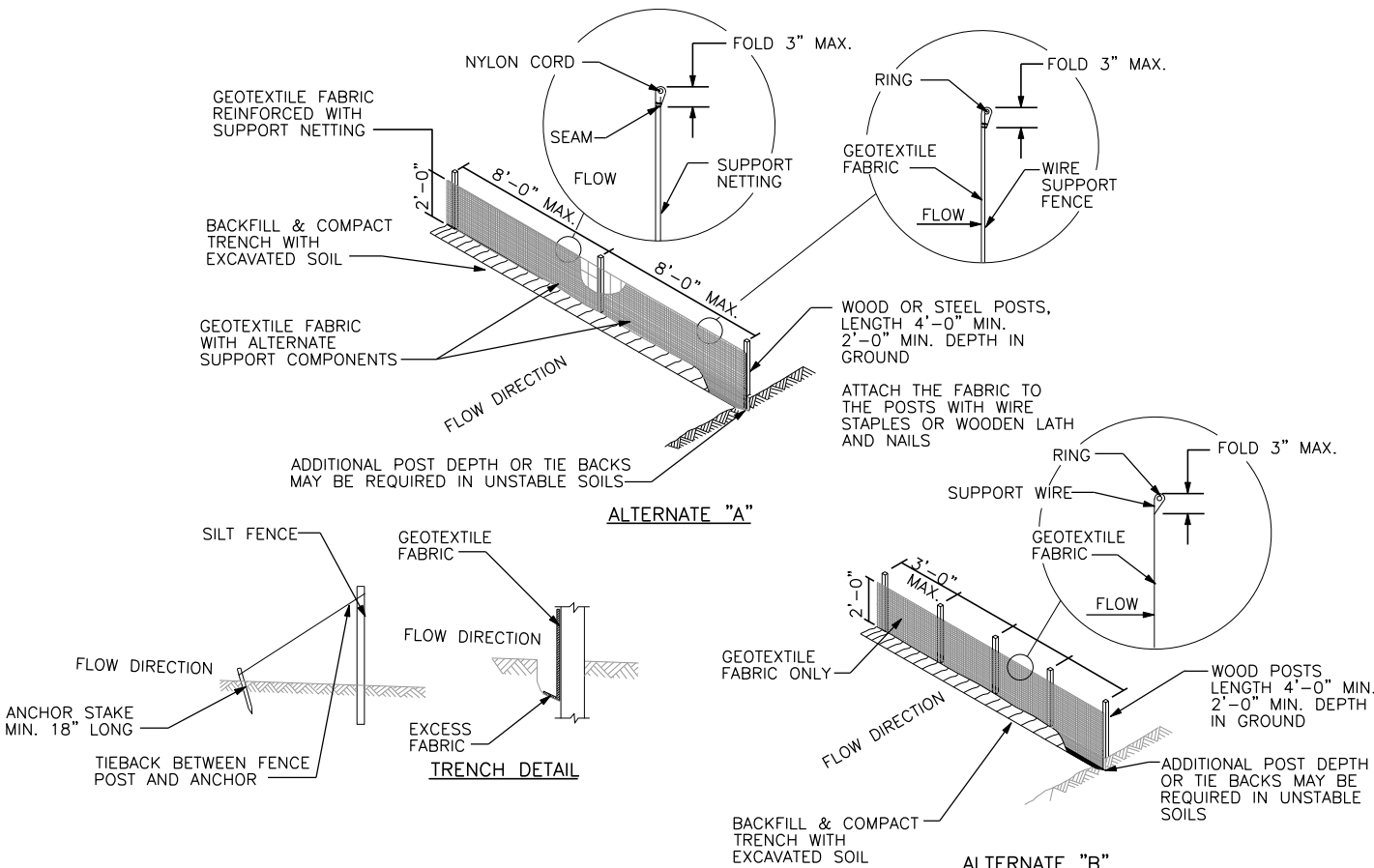
EROSION MAT OVER SEEDING

JUNCTION OR ANCHOR SLOTS WILL BE AT MINIMUM INTERVALS OF 100 FEET ON GRADES UP TO AND INCLUDING 3 PERCENT, AND 50 FEET ON GRADES EXCEEDING 3 PERCENT.

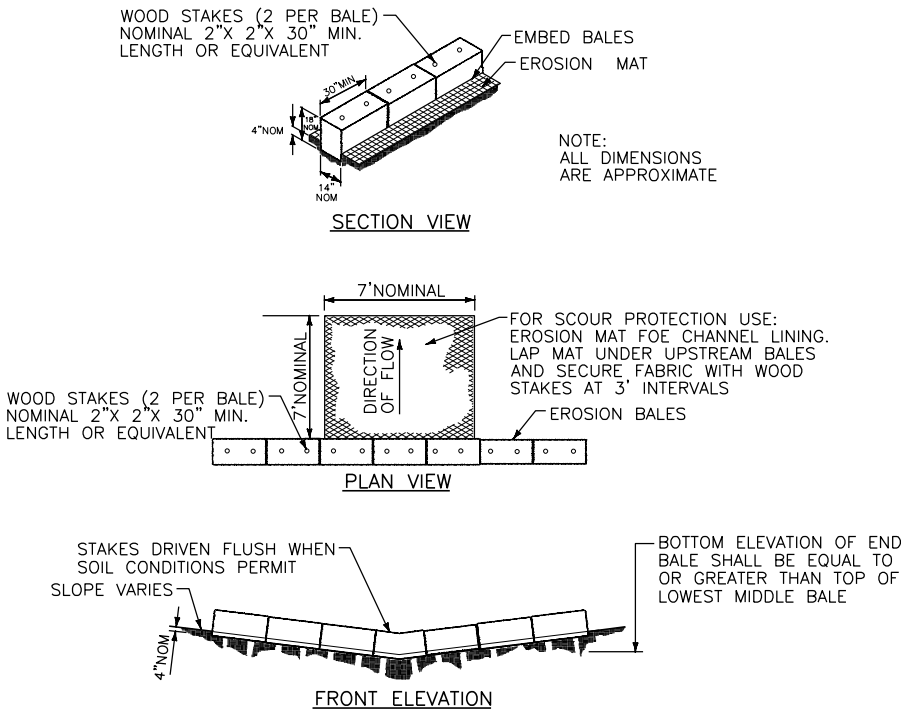


**
6" MIN. FOR FIRM SOILS
12" MIN. FOR LOOSE SOILS
8" MIN. WHERE BOTH SOD AND MATS ARE USED
DETAIL OF
TYPICAL STAPLE

EROSION MAT



SILT FENCE



TEMPORARY DITCH CHECK DETAIL

JOB NO.	05771-0016
BOOK NO.	
DRAWN BY	BJG
CHECKED BY	RDD
DATE	September 26, 2023
REVISIONS	
REFERENCE FILE	
DRAWING FILE	

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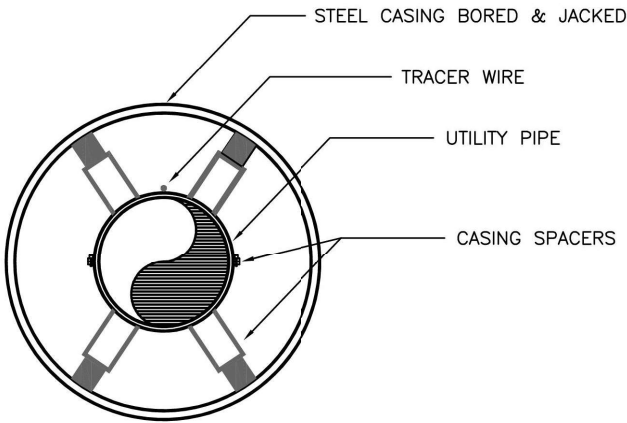
1695 Bellevue Street
Green Bay, WI 54311
FAX 920-491-9020

604 Wilson Ave.
Menomonee, WI 54751
FAX 715-235-2727

VILLAGE OF RICHFIELD
GERMANTOWN CONNECTION
WASHINGTON COUNTY, WISCONSIN
STANDARD DETAILS

SHEET NO.	33 OF X
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STEEL CASING PIPE SHALL MEET THE REQUIREMENTS AS DESCRIBED IN THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN SECTION 6.2.3 AND DRAWING FILE NO. 19.

THE PIPE SHALL BE SUPPORTED AND BRACED USING CASING SPACERS AS MANUFACTURED BY ADVANCE PRODUCTS & SYSTEMS OR EQUAL, AS APPROVED BY THE ENGINEER.

A TRACER WIRE SHALL BE INSTALLED AS PER THE VILLAGE SPECIFICATIONS.

EACH END OF THE CASING SHALL RECEIVE A 12" CONCRETE OR BRICK MORTARED BULKHEAD.

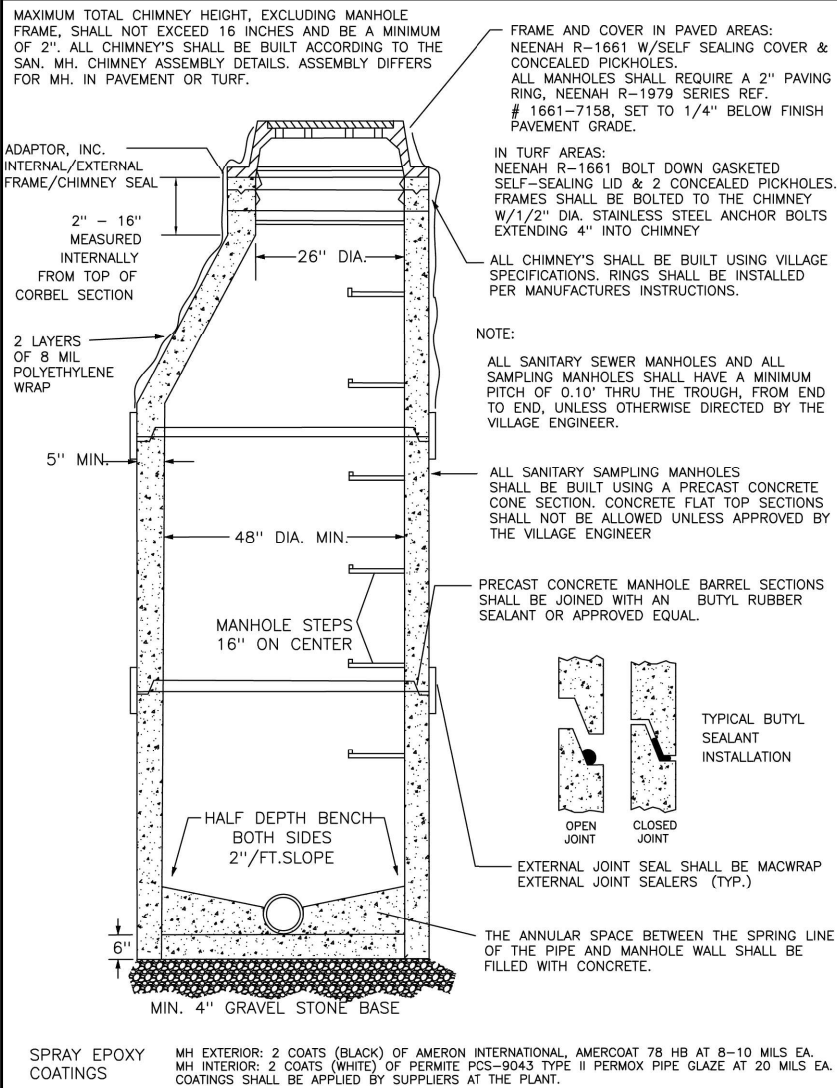
NEW UTILITY PIPE TO BE CENTERED IN THE CASING PIPE.



ENGINEERING DEPARTMENT
BORING OR JACKING CASING PIPE
WITH CASING SPACERS

REV. 10/10/2018 RCB

NOT TO SCALE



ENGINEERING DEPARTMENT
STANDARD
SANITARY MANHOLE &
SAMPLING MANHOLE DETAIL

REVISED DATE: 10/11/2019 FJR

NOT TO SCALE

VILLAGE OF RICHFIELD
GERMANTOWN CONNECTION
WASHINGTON COUNTY, WISCONSIN
STANDARD DETAILS

JOB NO.
05771-0016
BOOK NO.
DRAWN BY
BJG
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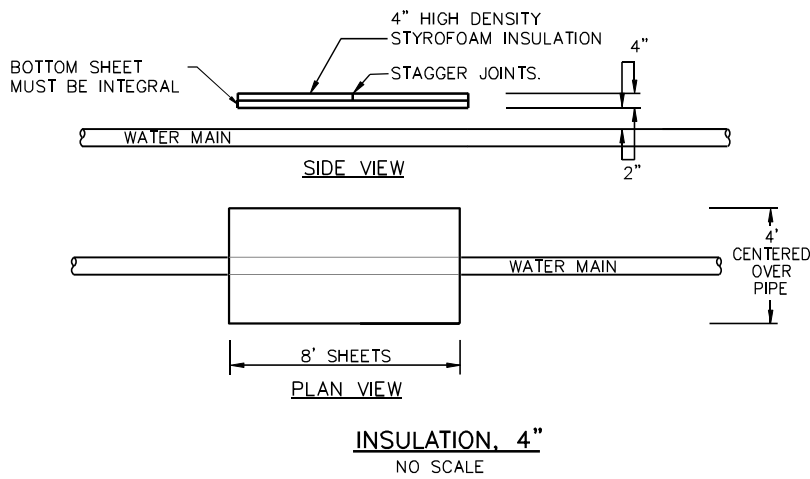
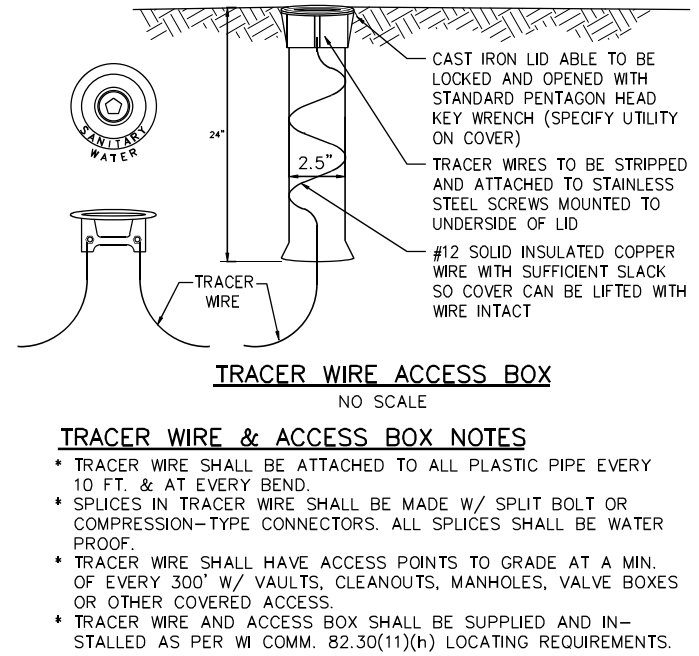
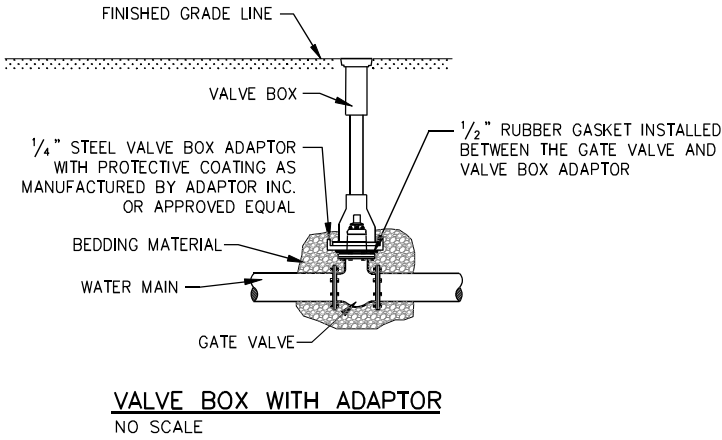
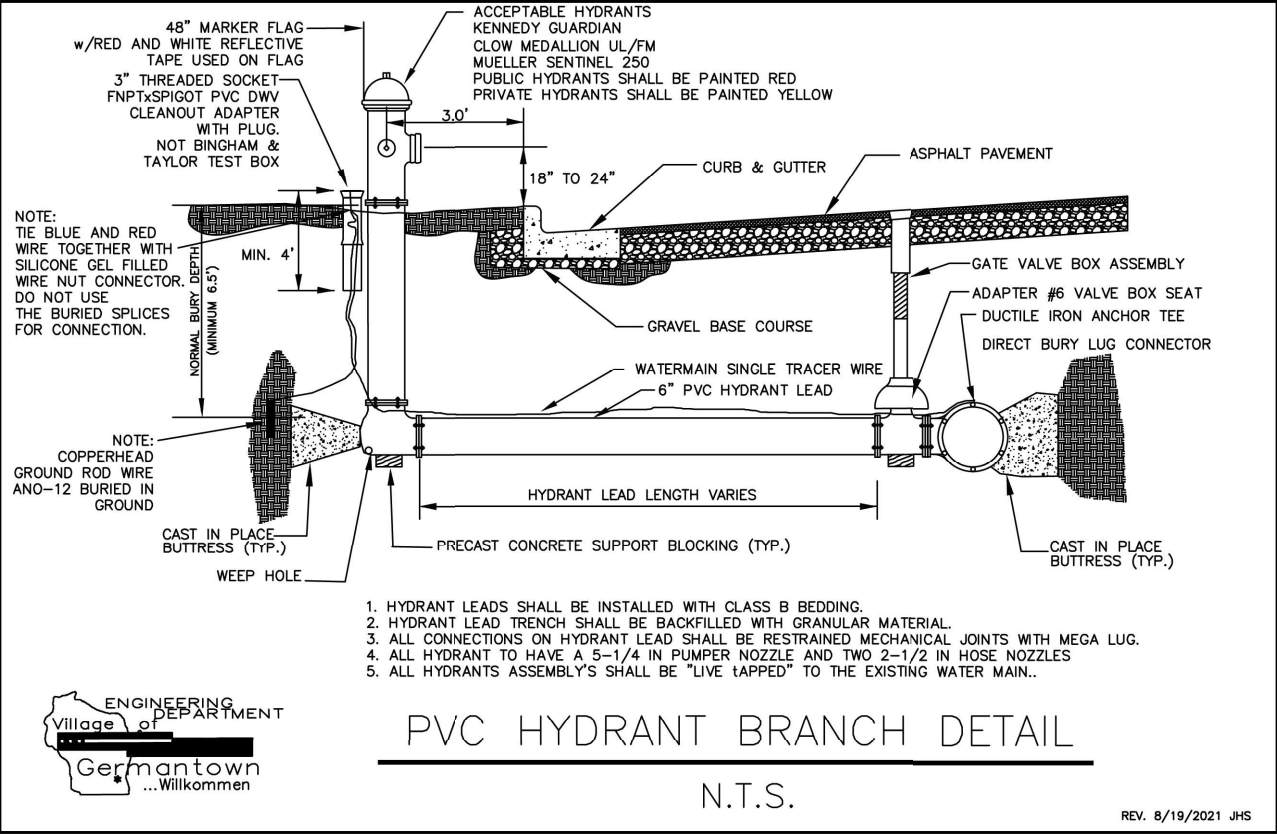
1695 Bellevue Street
Green Bay, WI 54311
FAX 920-491-9020

604 Wilson Ave.
Menomonee, WI 54751
FAX 715-235-2727

WE1N497 Washington Ave.
Cedarburg, WI 53012
FAX 262-375-2688

SHEET NO.
34 OF X

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JOB NO.	05771-0016
BOOK NO.	
DRAWN BY	BJG
CHECKED BY	RDD
DATE	September 26, 2023
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DRAWING FILE	

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VILLAGE OF RICHFIELD
GERMANTOWN CONNECTION
WASHINGTON COUNTY, WISCONSIN
STANDARD DETAILS

SHEET NO.
35 OF X

Appendix M – Germantown Connection Sewer & Water Extension Opinion of Probably Cost



OPINION OF PROBABLE PROJECT COST

Community Infrastructure • Architecture • Environmental Services

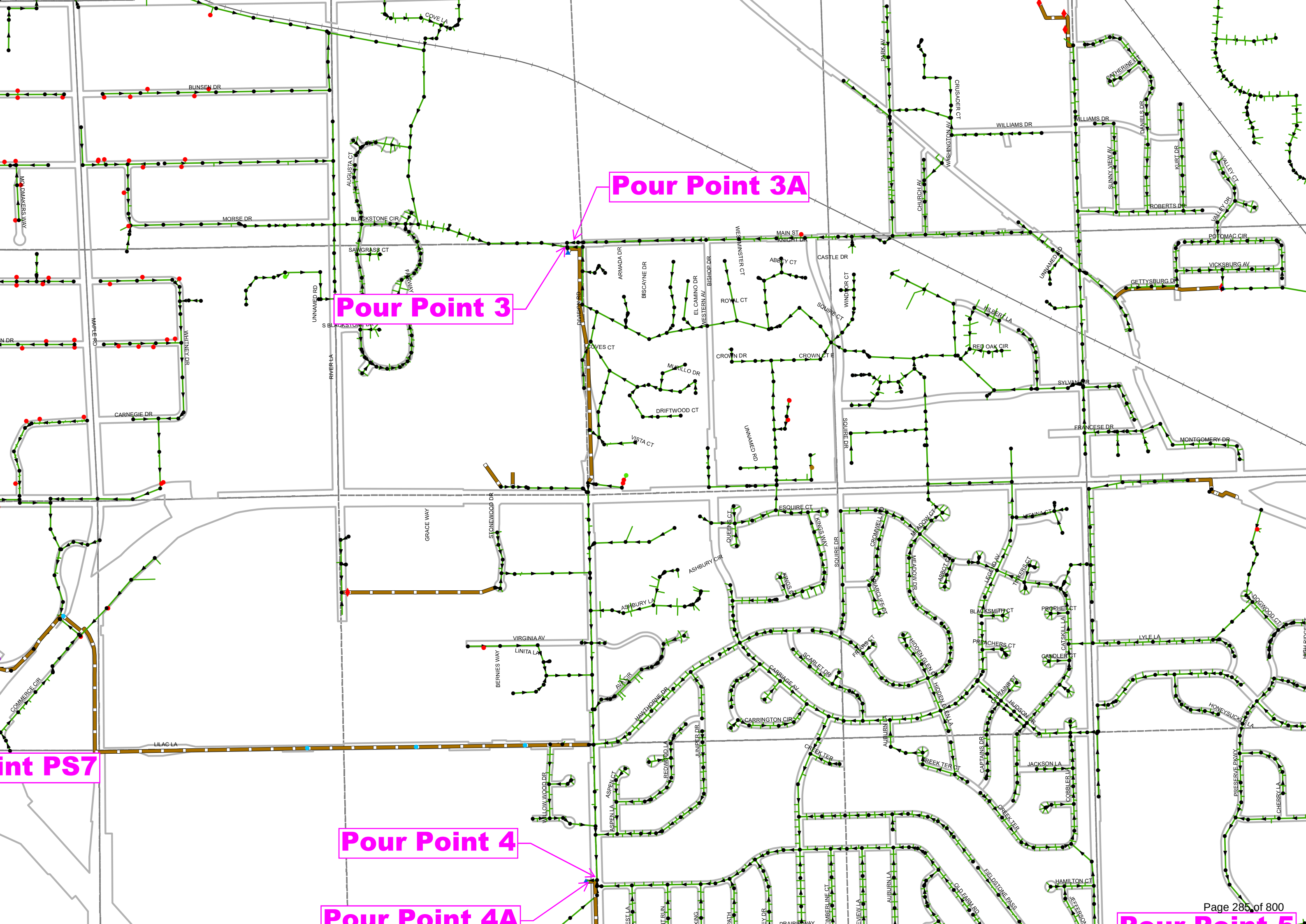
Client	Village of Richfield
Project	Germantown Sanitary and Water Connections
Prepared By	M. Stephan / B. Greisch

Project No.	R5771-0017
Date	9/27/2023
Revised Date	

Item	Unit	Qty	Unit Price	Cost
<u>Sanitary Sewer</u>				
Connection to Existing MH @ Freistadt	EA	1	\$20,000.00	\$20,000.00
12-inch PVC Sanitary Sewer	LF	7390	\$500.00	\$3,695,000.00
6-inch Force Main - Open Cut or Directional Drilled	LF	4000	\$200.00	\$800,000.00
Sanitary Sewer Manholes (25 Unit)	VF	435	\$600.00	\$261,000.00
Rock Excavation (Sanitary Sewer)	CY	1900	\$140.00	\$266,000.00
18-inch Steel Casing under RR	LF	120	\$900.00	\$108,000.00
Air Release / Air Vacuum Valve and Vault	EA	2	\$12,000.00	\$24,000.00
6-inch Plug Valve	EA	4	\$3,000.00	\$12,000.00
<u>Watermain - South</u>				
16-inch PVC Water Main - open cut	LF	7300	\$200.00	\$1,460,000.00
16-inch Water Main - Directional Drilled along RR and Under I-41	LF	1550	\$200.00	\$310,000.00
12-inch Water Main - Directional Drilled along RR and Richfield Parkway	LF	2560	\$180.00	\$460,800.00
Hydrant Assembly	EA	29	\$12,000.00	\$348,000.00
16-inch Butterfly Valve	EA	14	\$10,000.00	\$140,000.00
12-inch Gate Valve	EA	3	\$7,000.00	\$21,000.00
24-inch Steel Casing under RR	LF	120	\$1,250.00	\$150,000.00
<u>Watermain - From Rockfield Rd.</u>				
16-inch PVC Water Main - open cut	LF	2620	\$200.00	\$524,000.00
16-inch Water Main - Directional Drilled	LF	300	\$200.00	\$60,000.00
Hydrant Assembly	EA	9	\$12,000.00	\$108,000.00
16-inch Butterfly Valve	EA	4	\$10,000.00	\$40,000.00
30-inch Steel Casing under I-41	LF	200	\$1,500.00	\$300,000.00
<u>Street</u>				
Reconstruct Freistadt Road	LF	1400	\$250.00	\$350,000.00
Tracking Pads	EA	4	\$2,500.00	\$10,000.00
Silt Fence	LF	15000	\$2.50	\$37,500.00
Traffic Control	LS	1	\$20,000.00	\$20,000.00

Subtotal Construction	\$9,525,300
Contingency	\$800,700
Engineering and Administration	\$1,500,000
TOTAL PROJECT COST	\$11,826,000

Appendix N – Sanitary System Map with Flow Analysis Points



Pour Point 3A

Pour Point 3

Pour Point 4

Pour Point 4A

Pour Point 5

Point PS7

Appendix O – Conceptual Sanitary Sewer System Extension & Expansion – Northeast Area

Appendix P – Conceptual Sanitary Sewer System Extension & Expansion – Northwest Area

"Gateway North" Basin
- Future SSSA Tributary to Main Street PS, Partial unsewered in existing SSSA
- New PS constructed in undeveloped area
- Approx. 6,500 LF 12" gravity sewer to new PS
- Approx. 1,600 LF 6" FM to new 12" sewer in Rockfield Rd.
- Approx. 1,400 LF 12" gravity sewer in Rockfield Rd. to existing 12" sewer in Gateway X-ing

Rockfield Rd

"Gateway Central" Basin

Germantown

Goldendale Rd

"Gateway East" Basin
- Future SSSA Tributary to Main Street PS
- New gravity sewers to existing 18" sewer in Goldendale Rd.
- Approx. 1,300 LF of 15" gravity sewer
- Approx. 8,700 LF of 12" gravity sewer

NODE GW-E.6
FG +/- 960.0
12" IE = 934.6
D = 25.4'

NODE GW-E.9A
FG +/- 952.0
12" IE = 920.2
D = 31.8'

NODE GW-E.8A
FG +/- 935.0
12" IE = 911.9
D = 23.1'

NODE GW-E.7A
FG +/- 936.0
12" IE = 907.6
D = 28.4'

NODE GW-E.5
FG +/- 945.0
12" IE = 923.4
D = 21.6'

NODE GW-E.6A
FG +/- 925.0
12" IE = 904.3
D = 20.7'

NODE GW-E.4
FG +/- 940.0
12" IE = 919.3
D = 20.7'

Holy Hill Rd

NODE GW-E.5A
FG +/- 926.5
12" IE = 903.9
D = 22.6'

NODE GW-E.4A
FG +/- 918.0
12" IE = 903.9
D = 22.6'

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Award of Public Works Engineering Division system furniture contract to Emmons Business Interiors (EBI) for an amount not to exceed \$35,338.11.

SUBMITTED BY: Matthew Mortwedt, Public Works Director

SUMMARY EXPLANATION:

The Public Works engineering division has some of the oldest furniture in the Village. The furniture had been largely unused for the last 5-7 years because staffing levels were at a minimum. Now that the engineering division is fully staffed, and the furniture is used on a daily basis, it is clear it has reached the end of its useful life. The proposal would create 4 cubicles and enhance storage and filing options. The fourth cubicle space will allow some room for future growth.

The quote from EBI gives the Village access to cooperative pricing through an existing government contract. EBI also provided system furniture to the new DPW as a subcontractor to Moore Construction.

The funding for this project uses unspent Engineering Division funds for equipment dating back to 2021 from accounts 40561000-541700 and 40561000-591000.

ATTACHMENT:

1. QUOTE_205-096_Germantown DPW_8.26.2024

STAFF RECOMMENDATION:

Recommend award of the contract to Emmons Business Interiors (EBI) for an amount not to exceed \$35,338.11 from accounts 40561000-541700 and 40561000-591000.

ACTION BY Committee:

The PWHC approved this item 4-0.

Emmons Business Interiors
N115 W18500 Edison Drive
Germantown, WI 53022
Phone: (262)255-5500
www.ebiweb.com



Prepared For:

**Village of Germantown -
Director of Public Works**

N112 W17001 Mequon Rd
Mequon, WI 53022

CONTACT

Sales | Jon Kaml
jonk@ebiweb.com

Designer | Alia Gallo
aliag@ebiweb.com
205-096

QUOTE

Village of Germantown - DPW

8/26/2024

8:07:56 AM

Valid Until: 30 Days From Above

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
------	-------	-----	---------	-----------	----------

Extra Chairs

1		3	HIWMM Ignition 2 Task Mid-back, ilira back .Y1 Synchro-Tilt W Seat Slider .A Height and Width Adj. Arm .H Hard Caster .IM 4-Way Black \$(2) Grade 2 Uph .SPNN Spin Seating 04 Cobblestone .BL Black Adjustable Lumbar .SB Standard Base .T Black	\$423.86	\$1,271.58
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Subtotal for: Extra Chairs \$1,271.58

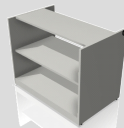
Storage

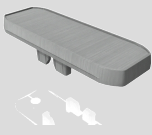
2		4	H9193A Flagship 42W 3-Drw "A" Pull Lateral 42W 39-1/8H 18D .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$1,064.83	\$4,259.32
3		7	HF23S Contain Satin Removable Lock Core Kit .X105E 105E	\$29.74	\$208.18
4		3	HFSC183664A Flagship Stg Cab 64 1/4Hx36Wx18D A Pulls&4 Adj Shlf .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$987.42	\$2,962.26

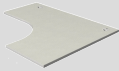
Subtotal for: Storage \$7,429.76

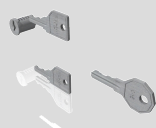
LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
Workstation 1					
5		1	H19723A Flagship Pedestal "A" Pull Freestanding B/B/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
6		1	H19823A Flagship Series Pedestal "A" Pull Freestanding F/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
7		1	H512C 510 Series 2 Drawer Legal w/Lock .P Standard Random Key Lock \$(P1) P1 Paint Opt .Q Light Gray	\$413.47	\$413.47
8		1	HEC65PLN 65H "L" Connector Post \$(P1) P1 Paint Opt .Q Light Gray	\$92.98	\$92.98
9		1	HECSL "L" Connector Strap	\$10.38	\$10.38
10		1	HEFEC65P Panel Finished End Covers 65H \$(P1) P1 Paint Opt .Q Light Gray	\$42.48	\$42.48
11		1	HETC24 Panel Top Cap 24"W \$(P1) P1 Paint Opt .Q Light Gray	\$25.49	\$25.49
12		2	HETC42 Panel Top Cap 42"W \$(P1) P1 Paint Opt .Q Light Gray	\$40.12	\$80.24

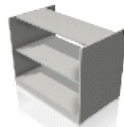
LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
13		1	HETP6524FP Tackable Panel w/o TC 65H x 24W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opt .Q Light Gray	\$234.11	\$234.11
14		2	HETP6542FP Tackable Panel w/o TC 65H x 42W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opt .Q Light Gray	\$287.92	\$575.84
15		2	HETP6542FP Tackable Panel w/o TC 65H x 42W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opt .Q Light Gray	\$287.92	\$575.84
16		1	HEWS65P Wall Starter Kit for Panels 65H \$(P1) P1 Paint Opt .Q Light Gray	\$68.44	\$68.44
17		4	HF23S Contain Satin Removable Lock Core Kit .X101E 101E	\$29.74	\$118.96
18		1	HHN831124 Flat Bracket 24D .S Charcoal	\$41.54	\$41.54

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
19		1	HIWMM Ignition 2 Task Mid-back, ilira back .Y1 Synchro-Tilt W Seat Slider .A Height and Width Adj. Arm .H Hard Caster .IM 4-Way Black \$(2) Grade 2 Uph .SPNN Spin Seating 04 Cobblestone .BL Black Adjustable Lumbar .SB Standard Base .T Black	\$423.86	\$423.86
20		1	HLZL5SC60 48"W External Stiffener .P Black	\$65.14	\$65.14
21		1	HLZL5SC60 48"W External Stiffener .P Black	\$65.14	\$65.14
22		1	HNL233628PBK 36Wx23-1/8Dx28-1/2H Bookcase Pedestal .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$458.78	\$458.78
23		1	HNL233628PLF 36Wx23-1/8Dx28-1/2H Lateral File Pedestal .E Loop/Satin .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$678.74	\$678.74
24		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
25		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
26		1	HSCKTPS Straight Connector Kit .X No Option	\$14.16	\$14.16
27		1	HSDEP2429F 24'D End-Panel Supports: Freestanding \$(P1) P1 Paint Opt .Q Light Gray	\$125.55	\$125.55
28		1	HSDG Gussets (1 Pr) \$(P1) P1 Paint Opt .Q Light Gray	\$74.10	\$74.10
29		1	HSDSL29 Abode Shared Leg \$(P1) P1 Paint Opt .Q Light Gray	\$238.83	\$238.83
30		1	HWR2424PN Systems Rectangular Wksfc Edgeband 24D X 24W N \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray	\$191.63	\$191.63
31		1	HWR2454P Systems Rectangular Worksurface Edgeband 24D x 54W \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray .Q Light Gray	\$268.10	\$268.10
32		1	HWR2472PN Systems Rect Wksfc Edgeband 24D x 72W No Grom \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray	\$330.40	\$330.40
33		1	HWSB2 Worksurface Bracket Kit \$(P1) P1 Paint Opt .Q Light Gray	\$30.21	\$30.21

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
34		1	HWV75AALP Systems 60x48x24x24 Lft Corner Cove Worksurface Edgebd \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray .Q Light Gray	\$386.57	\$386.57
35		5	Z. 24013 Wall Attachment Hardware	\$1.36	\$6.80
Subtotal for: Workstation 1					\$6,813.06
Workstation 2					
36		1	H19723A Flagship Pedestal "A" Pull Freestanding B/B/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
37		1	H19823A Flagship Series Pedestal "A" Pull Freestanding F/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
38		1	HEC65PLN 65H "L" Connector Post \$(P1) P1 Paint Opt .Q Light Gray	\$92.98	\$92.98
39		1	HECSL "L" Connector Strap	\$10.38	\$10.38
40		1	HEFEC65P Panel Finished End Covers 65H \$(P1) P1 Paint Opt .Q Light Gray	\$42.48	\$42.48

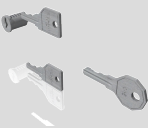
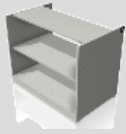
LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
41		1	HETC24 Panel Top Cap 24"W \$(P1) .Q P1 Paint Opt Light Gray	\$25.49	\$25.49
42		2	HETC42 Panel Top Cap 42"W \$(P1) .Q P1 Paint Opt Light Gray	\$40.12	\$80.24
43		1	HETP6524FP Tackable Panel w/o TC 65H x 24W \$(A) .ECH Grd A Fabric Etch 12 Cast \$(P1) .Q P1 Paint Opt Light Gray	\$234.11	\$234.11
44		2	HETP6542FP Tackable Panel w/o TC 65H x 42W \$(A) .ECH Grd A Fabric Etch 12 Cast \$(P1) .Q P1 Paint Opt Light Gray	\$287.92	\$575.84
45		1	HEWS65P Wall Starter Kit for Panels 65H \$(P1) .P8C P1 Paint Opt Salt	\$68.44	\$68.44
46		3	HF23S Contain Satin Removable Lock Core Kit .X102E 102E	\$29.74	\$89.22
47		1	HHN831124 Flat Bracket 24D .S Charcoal	\$41.54	\$41.54

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
48		1	HIWMM Ignition 2 Task Mid-back, ilira back .Y1 Synchro-Tilt W Seat Slider .A Height and Width Adj. Arm .H Hard Caster .IM 4-Way Black \$(2) Grade 2 Uph .SPNN Spin Seating 04 Cobblestone .BL Black Adjustable Lumbar .SB Standard Base .T Black	\$423.86	\$423.86
49		1	HNL233628PBK 36Wx23-1/8Dx28-1/2H Bookcase Pedestal .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$458.78	\$458.78
50		1	HNL233628PLF 36Wx23-1/8Dx28-1/2H Lateral File Pedestal .E Loop/Satin .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$678.74	\$678.74
51		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
52		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
53		1	HSCKTPS Straight Connector Kit .X No Option	\$14.16	\$14.16
54		1	HSDG Gussets (1 Pr) \$(P1) P1 Paint Opt .Q Light Gray	\$74.10	\$74.10

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
55		1	HSDSL29 Abode Shared Leg \$(P1) .Q P1 Paint Opt Light Gray	\$238.83	\$238.83
56		1	HWR2424PN Systems Rectangular Wksfc Edgeband 24D X 24W N \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray	\$191.63	\$191.63
57		1	HWR2454P Systems Rectangular Worksurface Edgeband 24D x 54W \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray .Q Light Gray	\$268.10	\$268.10
58		1	HWR2472PN Systems Rect Wksfc Edgeband 24D x 72W No Grom \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray	\$330.40	\$330.40
59		2	HWSB2 Worksurface Bracket Kit \$(P1) .Q P1 Paint Opt Light Gray	\$30.21	\$60.42
60		1	HWV75AALP Systems 60x48x24x24 Lft Corner Cove Worksurface Edgebd \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray .Q Light Gray	\$386.57	\$386.57
61		5	Z. 24013 Wall Attachment Hardware	\$1.36	\$6.80

Subtotal for: Workstation 2 \$5,568.39

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
Workstation 3					
62		1	H19723A Flagship Pedestal "A" Pull Freestanding B/B/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
63		1	H19823A Flagship Series Pedestal "A" Pull Freestanding F/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
64		1	HEC65PLN 65H "L" Connector Post \$(P1) P1 Paint Opt .Q Light Gray	\$92.98	\$92.98
65		1	HECSL "L" Connector Strap	\$10.38	\$10.38
66		1	HEFEC65P Panel Finished End Covers 65H \$(P1) P1 Paint Opt .Q Light Gray	\$42.48	\$42.48
67		1	HETC24 Panel Top Cap 24"W \$(P1) P1 Paint Opt .Q Light Gray	\$25.49	\$25.49
68		2	HETC42 Panel Top Cap 42"W \$(P1) P1 Paint Opt .Q Light Gray	\$40.12	\$80.24
69		1	HETP6524FP Tackable Panel w/o TC 65H x 24W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opt .Q Light Gray	\$234.11	\$234.11

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
70		2	HETP6542FP Tackable Panel w/o TC 65H x 42W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opt .Q Light Gray	\$287.92	\$575.84
71		1	HEWS65P Wall Starter Kit for Panels 65H \$(P1) P1 Paint Opt .Q Light Gray	\$68.44	\$68.44
72		3	HF23S Contain Satin Removable Lock Core Kit .X103E 103E	\$29.74	\$89.22
73		1	HHN831124 Flat Bracket 24D .S Charcoal	\$41.54	\$41.54
74		1	HIWMM Ignition 2 Task Mid-back, ilira back .Y1 Synchro-Tilt W Seat Slider .A Height and Width Adj. Arm .H Hard Caster .IM 4-Way Black \$(2) Grade 2 Uph .SPNN Spin Seating 04 Cobblestone .BL Black Adjustable Lumbar .SB Standard Base .T Black	\$423.86	\$423.86
75		1	HLSLZ5SC60 48"W External Stiffener .P Black	\$65.14	\$65.14
76		1	HNL233628PBK 36Wx23-1/8Dx28-1/2H Bookcase Pedestal .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$458.78	\$458.78

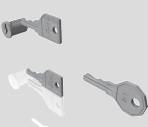
LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
77		1	HNL233628PLF 36Wx23-1/8Dx28-1/2H Lateral File Pedestal .E Loop/Satin .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$678.74	\$678.74
78		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
79		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
80		1	HSCKTPS Straight Connector Kit .X No Option	\$14.16	\$14.16
81		1	HSDG Gussets (1 Pr) \$(P1) P1 Paint Opt .Q Light Gray	\$74.10	\$74.10
82		1	HSDSL29 Abode Shared Leg \$(P1) P1 Paint Opt .Q Light Gray	\$238.83	\$238.83
83		1	HWR2424PN Systems Rectanular Wksfc Edgeband 24D X 24W N \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray	\$191.63	\$191.63
84		1	HWR2454P Systems Rectangular Worksurface Edgeband 24D x 54W \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray .Q Light Gray	\$268.10	\$268.10

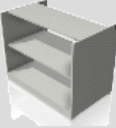
LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
85		1	HWR2472PN Systems Rect Wksfc Edgeband 24D x 72W No Grom \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray	\$330.40	\$330.40
86		1	HWSB2 Worksurface Bracket Kit \$(P1) P1 Paint Opt .Q Light Gray	\$30.21	\$30.21
87		1	HWV75AARP Systems 60x48x24x24 Rt Corner Cove Worksurface Edgebnd \$(L1STD) Grd L1 Standard Laminates .B9 Silver Mesh .Q Light Gray .Q Light Gray	\$386.57	\$386.57
88		5	Z. 24013 Wall Attachment Hardware	\$1.36	\$6.80

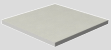
Subtotal for: Workstation 3 \$5,603.32

Workstation 4

89		1	H19723A Flagship Pedestal "A" Pull Freestanding B/B/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
90		1	H19823A Flagship Series Pedestal "A" Pull Freestanding F/F .X OMT Core to Order Key Alike \$(P1) P1 Paint Opt .Q Light Gray	\$464.92	\$464.92
91		1	HEC65PLN 65H "L" Connector Post \$(P1) P1 Paint Opt .Q Light Gray	\$92.98	\$92.98

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
92		1	HECSL "L" Connector Strap	\$10.38	\$10.38
93		1	HEFEC65P Panel Finished End Covers 65H \$(P1) P1 Paint Opts .Q Light Gray	\$42.48	\$42.48
94		1	HETC24 Panel Top Cap 24"W \$(P1) P1 Paint Opts .Q Light Gray	\$25.49	\$25.49
95		2	HETC42 Panel Top Cap 42"W \$(P1) P1 Paint Opts .Q Light Gray	\$40.12	\$80.24
96		1	HETP6524FP Tackable Panel w/o TC 65H x 24W \$(A) Grd A Fabric .ECH Etch 12 Cast \$(P1) P1 Paint Opts .Q Light Gray	\$234.11	\$234.11
97		1	HEWS65P Wall Starter Kit for Panels 65H \$(P1) P1 Paint Opts .Q Light Gray	\$68.44	\$68.44
98		3	HF23S Contain Satin Removable Lock Core Kit .X104E 104E	\$29.74	\$89.22
99		1	HHN831124 Flat Bracket 24D .S Charcoal	\$41.54	\$41.54

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
100		1	HIWMM Ignition 2 Task Mid-back, ilira back .Y1 Synchro-Tilt W Seat Slider .A Height and Width Adj. Arm .H Hard Caster .IM 4-Way Black \$(2) Grade 2 Uph .SPNN Spin Seating 04 Cobblestone .BL Black Adjustable Lumbar .SB Standard Base .T Black	\$423.86	\$423.86
101		1	HL5LZ5SC60 48"W External Stiffener .P Black	\$65.14	\$65.14
102		1	HNL233628PBK 36Wx23-1/8Dx28-1/2H Bookcase Pedestal .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$458.78	\$458.78
103		1	HNL233628PLF 36Wx23-1/8Dx28-1/2H Lateral File Pedestal .E Loop/Satin .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$678.74	\$678.74
104		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
105		1	HNLMP3628 36W x 27-7/8H Modesty / Ped Back Panel .X No Grommet \$(L1STD) Grd L1 Standard Laminates .LOFT Loft	\$122.72	\$122.72
106		1	H5CKTPS Straight Connector Kit .X No Option	\$14.16	\$14.16

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
107		1	HSDEP2429F 24'D End-Panel Supports: Freestanding \$(P1) .Q P1 Paint Opt Light Gray	\$125.55	\$125.55
108		1	HSDG Gussets (1 Pr) \$(P1) .Q P1 Paint Opt Light Gray	\$74.10	\$74.10
109		1	HSDSL29 Abode Shared Leg \$(P1) .Q P1 Paint Opt Light Gray	\$238.83	\$238.83
110		1	HWR2424PN Systems Rectanular Wksfc Edgeband 24D X 24W N \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray	\$191.63	\$191.63
111		1	HWR2454P Systems Rectangular Worksurface Edgeband 24D x 54W \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray .Q Light Gray	\$268.10	\$268.10
112		1	HWR2472PN Systems Rect Wksfc Edgeband 24D x 72W No Grom \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray	\$330.40	\$330.40
113		2	HWSB2 Worksurface Bracket Kit \$(P1) .Q P1 Paint Opt Light Gray	\$30.21	\$60.42
114		1	HWV75AARP Systems 60x48x24x24 Rt Corner Cove Worksurface Edgebnd \$(L1STD) .B9 Grd L1 Standard Laminates .Q Silver Mesh .Q Light Gray .Q Light Gray	\$386.57	\$386.57

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
115		5	Z. 24013 Wall Attachment Hardware	\$1.36	\$6.80
Subtotal for: Workstation 4					\$5,183.24
X. DESIGN					
116		1	DESIGN DESIGN SERVICES - FREE OF CHARGE	\$0.00	\$0.00
X. DESIGN					
Subtotal for: X. DESIGN					\$0.00
Y. FREIGHT					
117		1	FREIGHT HON FREIGHT - FREE	\$0.00	\$0.00
Y. FREIGHT					
Subtotal for: Y. FREIGHT					\$0.00
Z. INSTALL					
118		1	LABOR DELIVERY & INSTALLATION	\$3,468.76	\$3,468.76
Z. INSTALL					
Subtotal for: Z. INSTALL					\$3,468.76
ZZ. CONTRACT					
119		1	CONTRACT HON UW CONTRACT #23-5665	\$0.00	\$0.00
ZZ. CONTRACT					
Subtotal for: ZZ. CONTRACT					\$0.00

LINE	IMAGE	QTY	PRODUCT	UNIT SELL	EXT SELL
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GRAND TOTAL \$35,338.11

Applicable Sales Tax is additional.
EBI Terms and Conditions apply.

Authorized Customer Signature: _____

Printed Name / Title: _____

Date: _____

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Award of a 3-year building cleaning services contract to Vanguard Cleaning Systems for a total of \$562,752.00.

SUBMITTED BY: Scott Anderson, Superintendent

SUMMARY EXPLANATION:

The Village is currently under contract with Cleanpower LLC to perform cleaning services as necessary throughout various buildings within the village. The existing contract is set to expire December 31st, 2024. During the review process, each building manager has an opportunity to comment on the task frequency sheet specific to each building for changes that may be necessary.

Staff solicited area cleaning contractors who have toured each facility and have returned proposals for the services as outlined by the village. The contract will be a 3-year term. The results are listed below.

Vanguard Cleaning Systems \$562,752.00	\$187,584.00 (3 years w/ no increases)
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Cleanpower LLC \$597,294.30	\$193,242.84 (3 years w/increases)
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JB Janitorial \$843,426.00	\$281,142.00 (3 years w/ no increases)
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Coverall Cleaning \$860,965.76	\$285,088.00 (3 years w/increases)
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ATTACHMENT:

STAFF RECOMMENDATION:

Staff recommends entering into a 3-year agreement with Vanguard Cleaning System to perform building cleaning services at various buildings for \$562,752.00 over the life of the agreement, and to forward this request to the Village Board with a positive recommendation. If approved, funds shall be allocated from the Buildings & Grounds non-borrowed capital account: 10563000-541000.

ACTION BY Committee:

The PWHC approved this item 4-0.

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Award of a 4-year contracted towel and mat service contract to ITU AbsorbTech for a total of \$49,206.83.

SUBMITTED BY: Scott Anderson, Superintendent

SUMMARY EXPLANATION:

The Village is currently in an agreement with ITU AbsorbTech to provide towels, mop heads, and floor mats as necessary throughout various buildings within the village. The existing agreement is set to expire September 30th, 2024, however staff has extended the agreement at the current monthly rate through the end of this year. Staff has solicited pricing from area vendors who specialize in providing this type of service. The agreement will be a 4-year term. The results are listed below.

ITU AbsorbTech:	\$11,938.75 / \$49,206.83 (4 years w/increases).
Unifirst:	\$15,197.52 / \$65,503.22 (4 years w/increases)
Vestis Uniform:	\$18,408.00 / \$79,391.18 (4 years w/increases).
Packerland:	\$31,270.38 / \$130,823.61 (4 years w/increases).

ATTACHMENT:

STAFF RECOMMENDATION:

Staff recommends entering into a 4-year agreement with ITU AbsorbTech to preform towel and mat service at various buildings for \$49,206.83 over the life of the agreement, and to forward this request to the Village Board with a positive recommendation. If approved, funds shall be allocated from the Buildings & Grounds non-borrowed capital account: 10563000-531040.

ACTION BY Committee:

The PWHC approved this item 4-0.

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Michael Anderson, Agent for Green Hills Industries LLC, and Klosett Investments and Mark Mason, Property Owners. Certified Survey Map and Conditional Use Permits for property located at N114 W18686 Clinton Drive in the Germantown Industrial Park.

SUBMITTED BY: Jordan Yanke, Associate Planner

SUMMARY EXPLANATION:

Michael Anderson, Agent for Green Hills Industries LLC, and Klosett Investments and Mark Mason, Property Owners. Certified Survey Map (CSM) to combine existing parcels into (1) lot; Conditional Use Permits to allow "Horticultural Services" and "Snow Removal Services" in the M-1 District and "Salt or Deicing Material Storage" in a Groundwater Protection Overlay District. Property is located at N114 W18686 Clinton Drive in the Germantown Industrial Park.

ATTACHMENT:

1. STAFF REPORT_MIKE ANDERSON (GREEN HILLS)
2. APPLICATIONS
3. PROJECT NARRATIVE
4. SITE DEVELOPMENT PLAN
5. CERTIFIED SURVEY MAP (CSM)
6. STAFF REVIEW MEMOS
7. APPLICANT RESPONSE LETTER
8. FLOOR PLAN
9. BUILDING ELEVATIONS & STRUCTURE DETAILS
10. SITE RENDERINGS
11. ENVIRONMENTAL ASSESSMENT REPORT
12. OPERATIONAL SAFETY PLAN
13. SPILL CONTINGENCY PLAN
14. WELLHEAD PROTECTION ZONING REGULATIONS
15. GTRC MINUTES DRAFT 9-4-24
16. CUP ORDINANCE_MIKE ANDERSON (GREEN HILLS)_M-1_09.16.24
17. CUP ORDINANCE_MIKE ANDERSON (GREEN HILLS)_GROUNDWATER_09.16.24

STAFF RECOMMENDATION:

APPROVE the Certified Survey Map (CSM) for Green Hills Industries LLC to combine existing parcels into (1) lot for property located at N114 W18686 Clinton Drive in the Germantown Industrial Park, subject to (1) condition.

APPROVE the Conditional Use Permit (CUP) for "Horticultural Services" and "Snow

Removal Services" for Green Hills Industries LLC for property located at N114 W18686 Clinton Drive in the Germantown Industrial Park, subject to (8) conditions as listed in the draft CUP ordinance.

ACTION BY Committee:

Plan Commission recommended to APPROVE the Certified Survey Map (CSM), subject to (1) condition.

Plan Commission recommended to APPROVE the Conditional Use Permit (CUP) for "Horticultural Services" and "Snow Removal Services", subject to (8) conditions as listed in the draft CUP ordinance.

Plan Commission recommended to APPROVE the Conditional Use Permit (CUP) for "Salt or Deicing Material Storage", subject to (8) conditions as listed in the draft CUP ordinance.

CERTIFIED SURVEY MAP (CSM), CONDITIONAL USE PERMITS (CUPs), SITE PLAN & SIGN PERMIT REVIEW

09/16/24 Village Board Meeting

Michael Anderson / Green Hills Industries LLC

Village Staff Report & Recommendation

Germantown, Wisconsin

SUMMARY

Michael Anderson, agent for Green Hills Industries LLC, and Klosett Investments and Mark Mason, property owners, is seeking approval of a Certified Survey Map (CSM), Conditional Use Permits (CUPs), and site development/building/sign plans to allow for a use including “horticultural services” and “snow removal services”, in addition to “salt or deicing material storage”. The site is located at N114 W18686 Clinton Drive in the Germantown Industrial Park and is located within a Groundwater Protection Overlay District.

Location: N114 W18686 Clinton Drive

Applicant/

Owner: Michael Anderson
523 S 18TH Avenue
West Bend, WI 53095

Klosett Investments/
Mark Mason
Germantown, WI 53022

Zoning: M-1: Limited Industrial

Adjacent Land Uses		Zoning
North	Institutional	I
South	Industrial	M-1
East	Industrial	M-1
West	Industrial	M-1



Background/Proposal

Michael Anderson, agent for Green Hills Industries LLC, and Klosett Investments and Mark Mason, property owners, is seeking approval of a Certified Survey Map (CSM), Conditional Use Permits (CUPs), and site development/building/sign plans to allow for a use including “horticultural services” and “snow removal services”, in addition to “salt or deicing material storage”. The site is located at N114 W18686 Clinton Drive in the Germantown Industrial Park and is located within a Groundwater Protection Overlay District.

As presented in the application, Michael Anderson of Green Hills is looking to relocate his company from Menomonee Falls to Germantown. The proposed relocation of the business to the subject property is subject to multiple zoning approvals referenced above and detailed further below. The company has two primary components, contracting services and supply, which includes landscaping and snow removal services and supply of bulk materials such as mulch, stone, and deicing products, among other items. The proposed business hours are 7:00am-5:30pm (Monday-Friday) with some Saturday hours typically 8:00am-12:00pm. These hours reflect operations during summer months, as the applicant informed the Village that hours and number of employees on site is reduced during the winter months. As of now the business has 11 employees which includes full-time and part-time.

Certified Survey Map (CSM)

The development site is currently comprised of two (2) parcels totaling three (3) acres. The applicant submitted a Certified Survey Map (CSM) to combine the parcels to create one (1) lot for development purposes (i.e. applicable setbacks and development standards). Below are the parcels that would be combined into an individual lot:

- GTNV_213984 (1.0 Acre Parcel) – Existing Building Location
- GTNV_213989 (2.0 Acre Parcel) – Vacant Parcel

Conditional Use Permits (CUPs)

This project includes three (3) Conditional Use Permit (CUP) requests. While each request will be described in greater detail on the following pages, please refer to the below that lists each CUP for this case individually:

- Conditional Use in M-1 District
 - Horticultural Services
 - Snow Removal Services
- Conditional Use in Groundwater Protection District (Substitution Clause)
 - Salt or Deicing Material Storage

Site Plan

As indicated in the applications and site/engineering plans, the proposed development includes a building addition, parking lot improvements, new storage and circulation yard, additional driveway cut, landscaping installation, and one monument sign. More specifically the new Green Hills site will include the following features:

- Building Plans
 - 12,616 sq ft warehouse/office building (6,472 existing; 6,144 addition)
 - 30.4' approximate building height per elevations

-
- Prefinished metal wall panels, prefinished metal gutters, decorative masonry, stone veneer panels, overhead doors with glazing panels, entry doors, and vinyl windows
 - Wall pack security lighting
 - Includes interior liquid deicer containment area with four (4) 6,250-gallon liquid storage tanks
 - Parking Lot Expansion/Improvements
 - 27 parking spaces
 - One (1) ADA space
 - One (1) office trailer location shown
 - Contractor, Supply, and Storage Yard
 - 26 stone bins
 - 10 aggregate bins
 - Seven (7) mulch bins
 - One (1) salt storage structure (3-side hoop structure) with concrete pad with grinder pump
 - One (1) new driveway entrance off Edison Drive into supply/storage yard to feature automatic gate and be used for commercial truck traffic during business hours
 - One (1) dumpster area
 - Storage yard surface made of compacted of 6" coarse aggregate stone and 8" asphalt grindings
 - Landscape Plan
 - New perimeter landscaping, street trees, and tree preservation
 - Mixture of evergreen and deciduous trees, shrubs, and plants
 - Signage Plan
 - One (1) ground/monument sign along Clinton Drive
 - Storm Water Management
 - 12,000 square foot detention basin proposed through drainage easement on adjacent property to east to serve development site
 - Discharge pipe from detention basin to drain east to Whitney Drive storm sewer

Parking, Access, and Traffic Circulation

Access to the site will be provided from a driveway entrance to Clinton Drive (existing) and a driveway entrance to Edison Drive (new). The existing entrance to Clinton Drive will be the main entrance into the site for employees and visitors, as it provides direct access to the parking spaces that are near the building. The purpose of the new driveway off Edison Drive is for commercial truck traffic that will be entering and exiting the site during business hours. This entrance will feature an automatic gate, as the Green Hills drivers will be equipped with a gate opener. As for vehicle and equipment storage, summer and winter equipment including lawn mowers, skid loaders, plows, and trucks, will be kept inside the climate-controlled building addition or off-site at customer accounts per applicant.

Regarding circulation of traffic in the supply/storage yard, the applicant states that drivers use electronic dispatch software outlining their deliveries with instructions. All

trucks, wheel loaders, and the supply office will be equipped with CB radios allowing constant communication. Further, the supply/storage yard will have full CCTV coverage monitored by the office.

Storm Water Management

The three (3) acre project site is a partial redevelopment that also includes new development of greenspace. According to the submitted plans a total of 104,471 square feet of the 130,679 square foot site will be impervious surface, equaling 80% of impervious surface/lot coverage. The ordinance stipulates a maximum allowance of 80% in the M-1 District.

A stormwater report was submitted with the project and is attached to this memo. The applicant's design engineer depicts where existing drainage flows will remain without changes and explains proposed drainage flows and stormwater facilities to support the development. More specifically, the applicant and engineer have designed a 12,000 square foot detention basin where stormwater will be directed through "green infrastructure" bio-swales. While the proposed detention basin is not on the subject development site, a drainage easement has been drafted with the adjacent landowner (N114 W18628 Clinton Drive/GTNV_213976) and will be executed/recorded prior to final acceptance and approval of the engineering plans. An additional easement agreement has been drafted with the landowner (W185 N11513 Whitney Drive/GTNV_213976) east of the proposed detention basin, to allow for a discharge pipe from the detention basin to drain further east to Whitney Drive's storm sewer.

Utilities

Sanitary and water utilities serve the existing site, and no major upgrades or changes are anticipated by staff as part of this project.

Landscaping and Buffering

Landscaping and buffering are proposed with the development. A landscape plan has been submitted with the development plan, which shows new perimeter landscaping, street trees, and tree preservation. Specific plantings show a mixture of evergreen and deciduous trees, shrubs, and plants. According to the plan most of the landscaping is shown around the supply/storage yard, with arborvitae (5 feet) along the western edge of the yard, street trees and shrubs/plants along the northern street frontage (Edison Drive), and 2" caliper river birch trees on the eastern edge. There are additional river birch trees shown to buffer the parking spaces from the property to the east and preservation of trees with new plantings around the building and street frontage along Clinton Drive. No landscaping is shown along the western property line where the building is situated.

Lighting

While the plans submitted do not show proposed lighting throughout the site, it does incorporate three (3) wall pack security lights on the building. These lights, given their location, will light the driveway off Clinton Drive and the drive aisle that serves the parking spaces near the building.

Signage

The applicant is proposing one illuminated (1) ground sign fronting Clinton Drive. The submitted sign plan shows the sign face at 30 square feet per side (2 sides) and a total height from grade at seven (7) feet. The sign appears to comply with location standards and includes the address for the property.

Staff Comments**Community Development: Planning and Zoning**

The project site is in the “Germantown Industrial Park District” under the Village’s 2050 Comprehensive Plan and is zoned M-1 Limited Industrial District. The Comprehensive Plan designation lists industrial uses as “desirable” and the M-1 District is intended to provide for warehousing, manufacturing, or fabrication operations that are not detrimental to the immediate surrounding area or the Village as a whole by reason of smoke, odor, noise, dust, flash, traffic, physical appearance, or other similar factors.

Within the property’s M-1 Limited Industrial District, “Horticultural Services” and “Snow Removal Services” require a Conditional Use Permit (CUP). These uses were added as conditional uses in the M-1 District per a series of zoning text amendments passed by the Village Board on May 20, 2024. The primary reasons “horticultural services” and “snow removal services” operations require a CUP in the M-1 District is due to the fact these operations vary in the type and number of activities that are performed and services offered, and there is potential for these businesses to generate negative impacts on other nearby or abutting land uses in the same or different zoning districts.

Until the Zoning Code was amended earlier this year, these types of businesses were only allowed in the agricultural zoning districts in the Village. For example, other “horticultural services” businesses in the Village, e.g. TLC Acres, DJ Frank Landscape Contracting, Wendland Landscape Services, Inc., conduct activities, either regularly or intermittently, that create noise, dust, odors, etc. that may impact abutting properties. In some cases, front-end loaders and other heavy equipment is used to shred trees and brush, create mulch, move and/or screen piles of topsoil, and move and load stone, rock, mulch, etc.

The Green Hills operation is no different. The business operation includes the storage and movement of stone, topsoil, mulch, and both granular and liquid deicing materials to/from and around the property. With that in mind and given the proposed location within the Germantown Industrial Park, both the operator and the Village need to be sensitive to the other business operations in the Park and be prepared, either proactively or in response to, concerns and possibly complaints expressed by the surrounding property owners and businesses regarding any negative impacts associated with or created by the Green Hills business operation. For example, if the business creates dust or other airborne debris that causes problems for an adjoining property or business, Green Hills needs to be prepared to mitigate those problems with additional measures not necessarily included in the application materials.

On August 19, 2024, the Village Board passed another series of zoning code amendments to the Wellhead Protection ordinance under Section 17.40 of the zoning code. Included with the amendments is a provision allowing the substitution of pre-existing uses or facilities that are prohibited by the Wellhead Protection regulations. The substitution of such uses can be allowed through a Conditional Use Permit (CUP). The prohibited “salt or deicing material storage” is proposed in accordance with the substitution clause, thus requiring a CUP.

Based on the application and materials, Green Hills is a business use that is supported by the Comprehensive Plan designation and allowed at the site with approved Conditional Use Permits (CUPs) and site plan. Staff has comments that will be reflected in the recommendation section as conditions. Staff also has points to consider by the Plan Commission during the meeting. These comments and points are enumerated below:

- 1) The landscape plan has been reviewed and there is a minor technical correction needed that will be detailed in following sections. Staff finds a lack of landscape buffer in certain sections of the development site. No landscape screening is shown to the west of the building and minimal landscaping is proposed to buffer the storage yard on the east side. Although more robust landscape screening is proposed to buffer the storage yard on its west side and north side, additional and/or taller vegetation is recommended as the storage bins are proposed with eight (8) foot walls.
- 2) The zoning code (Section 17.45(1)(c)) requires all open off-street parking areas to be surfaced with bituminous or concrete pavement. Staff notes the storage yard does not comply with this standard and a condition to pave the storage yard with concrete or asphalt is proposed by staff in the recommendation section.
- 3) Given that 27 parking spaces are proposed (25 required by code), one (1) additional ADA space is required to meet accessibility standards.
- 4) Staff notes the potential difficulty in maneuvering for any vehicle parking adjacent to the salt storage bin. It is recommended that the parking space shown abutting the bin be removed since minimum parking standards would still be met.
- 5) While the project narrative submitted provides an explanation regarding site circulation and the supply/storage yard function, staff finds insufficient information in the application addressing the potential dust or other materials (i.e. mulch) that may impact the immediate surrounding area. This point should be considered by the Plan Commission and efforts to contain these should be explained in greater detail by the applicant.
- 6) The sign detail submitted does not show landscaping around the base. A condition is recommended by staff to incorporate the required landscaping into the sign plans prior to issuance of an electrical permit to install the sign.
- 7) Staff notes an incorrect setback denoted on the site plan along the property line running east/west in the middle of the site. The setback is shown at 25 feet while it should reflect 10 feet. The structure shown in this area will need to be shown in compliance with this setback.

Community Development: Inspection Services

State agency (DSPS) approved plans and a \$20,000 occupancy bond are required by Inspection Services. The Village of Germantown is an authorized delegated agent of DSPS to provide all commercial plan review and inspection services through SAFEBuilt of Wisconsin and the Village of Germantown.

Public Works/Village Engineer/Village Surveyor

The Village Engineer and Village Surveyor have identified several technical issues and plan revisions that need to be resolved or otherwise addressed by the applicant prior to commencing construction activities. Nonetheless, staff is recommending conditional approval of the submitted entitlements subject to all outstanding items and issues identified in the following review memos being resolved and reflected in additional information and/or revised plan submitted to staff for further review, comment, and approval prior to commencing any site construction:

- August 27, 2024 – Review Memo from Village Surveyor
- August 28, 2024 – Review Memo from Village Engineer

Village Forester

The following issue will need to be addressed as part of a revised landscape plan prior to commencing construction activities:

- Landscape Plan Page 8 and Page 9. Specify maple and elm tree species and/or varieties that have been added to the landscape plan. The following species are included in the “unapproved” Street Tree Guidelines within the Village, and cannot be utilized as newly planted street trees for this project:
 - American Elm
 - Siberian Elm
 - Red Maple
 - Silver/Sugar Maple

Fire and Police Departments

No Comments.

Groundwater Technical Review Committee

As previously mentioned, on August 19, 2024, the Village Board passed a series of code amendments to the Wellhead Protection provisions under Section 17.40 of the zoning code. Included with the amendments is a provision allowing the substitution of pre-existing uses or facilities that are prohibited by the Wellhead Protection regulations. The substitution of such uses can be allowed through a Conditional Use Permit (CUP).

In this instance, Michael Anderson of GH Industries LLC has requested a Conditional Use Permit (CUP) to locate Green Hills, a business that includes “Salt or Deicing Material Storage” within a Groundwater Protection Overlay District. While the other business components, namely “Horticultural Services” and “Snow Removal Services”, are subject to a conditional use under the site’s underlying zoning district (M-1 Limited Industrial), the Groundwater Technical Review Committee was tasked with recommending on the proposed conditional use pertaining to “salt or deicing material storage”.

Specific to this case, the salt/deicing material storage is proposed as a substitution of a prior use at the location prohibited by Wellhead Protection regulations. It is understood the site previously had a landscape business operating (Naturescape) that stored salt or deicing agents on the property. The Village is also aware of a portable toilet company (Stop n Go) that has operated from the property which utilizes harmful chemicals and contaminants on site. Per Code Section 17.40.11(3), the applicant submitted the required documents for review by the Groundwater Technical Review Committee at its meeting on September 4, 2024. For reference, the submittals that were presented and considered by the Committee are listed as follows and attached to this memo along with the applicable Wellhead provisions and application:

- a) Site plan map with all building and structure footprints, driveways, sidewalks, parking lots, stormwater management structures, groundwater monitoring wells, and 2-foot ground elevation contours.
- b) Business plan and/or other documentation which describes in detail the use, activities, and structures proposed.
- c) Environmental assessment report prepared by a licensed environmental engineer which details the risk to, and potential impact of, the proposed use, activities, and structures on groundwater quality. In the event of a substitution or relocation of a pre-existing use under this section, the report shall address the ways that the substituted or relocated use will reduce the risk to groundwater compared to the pre-existing use.
- d) Operation safety plan, which details the operational procedures for material processes and containment, best management practices, stormwater runoff management, and groundwater monitoring.
- e) Contingency plan which addresses in detail the actions that will be taken should a contamination event caused by the proposed use, activities, or structures occur.

VILLAGE STAFF RECOMMENDATIONS

APPROVE the proposed 1-lot Certified Survey Map (CSM) for the Green Hills Industries facility located at N114 W18686 Clinton Drive, subject to the following condition:

1. All technical issues and corrections identified by the Village Surveyor (see August 27, 2024, memo from Bob Beilfuss, PLS) shall be addressed and reflected in a revised CSM reviewed and approved by Village staff prior to recording.

APPROVE the Conditional Use Permits (CUPs) for “Horticultural Services” and “Snow Removal Services” for Michael Anderson, agent for Green Hills Industries, for property located at N114 W18686 Clinton Drive, subject to the following conditions:

1. The uses and activities allowed on the property shall be limited to those uses and activities specified in the Conditional Use Permit (CUP) applications,

-
- project narrative dated August 7, 2024, and supporting site plan documents revised dated September 5, 2024. Days and hours of operation shall be limited to those specified in the CUP supporting documents submitted to the Village.
2. The Owner/Operator is responsible for reporting any significant changes in the type, intensity, amount, or location of the land uses and activities, days and hours of operation, size or location or other operational characteristics of said uses and activities authorized under these CUPs to the Village Zoning Administrator.
 3. If the use, activities and/or operation subject of this permit falls out of conformity with the conditions herein, or, where there is a change in the nature, character, intensity or extent of the activities or uses which causes problems or harmful effects (i.e. groundwater monitoring results finds harmful levels of pollutants) that were not anticipated at the time of approval of these CUPs, the Conditional Use Permits (CUPs) may be modified or terminated by the Village Board by the amendment to or addition of conditions after public hearing thereon.
 4. All temporary and permanent exterior signs require a permit and shall comply with all current sign regulations. Off-premises advertising and directional signage is regulated by the Village and requires a permit if/when allowed.
 5. All future site improvements, including all building, parking area, landscaping, storm water management facilities, signage, exterior lighting, and any other improvements made to or on the property that are necessary for the land uses and activities authorized under these CUPs shall be submitted for review and approval by the Village through the Zoning Permit or Site Plan application process as determined by the Village Zoning Administrator. If required, Site Plan review and approval will include Plan Commission review and approval.
 6. Building permits and commercial building code plan approval are required for the planned building remodel and addition. Contact SAFEbuilt staff in Inspection Services at Village Hall prior to any work for more information.
 7. Pursuant to Section 17.47 of the Zoning Code, if the Village observes and/or receives complaints regarding negative impacts associated with and/or created by business-related activities conducted on the property, including but not limited to noise, dust or other airborne materials, the Property Owner/Operator shall work with the Village to identify the source of such impact(s), evaluate alternative mitigation measures, and implement a mutually-agreeable solution to mitigating the impact(s).

APPROVE the site development and building plans submitted by Green Hills Industries for a 6,144 square foot warehouse/office building addition (12,616 square feet total), parking lot improvements, new storage and circulation yard, additional driveway cut, and landscaping installation for property is located at N114 W18686 Clinton Drive, subject to the following conditions:

1. This approval is for the various plan sheets that comprise the site plan set as noted below and is subject to compliance with all the conditions and requirements set forth herein and subsequently adopted and/or revised by the Plan Commission. Approval is granted for the following unless superseded by subsequent plan sheets approved by Village Staff pursuant to revisions required herein and/or by the Plan Commission:

-
- a. *Architectural plans dated July 12, 2024 (revised August 15, 2024).*
 - b. *Civil Engineering plans dated July 24, 2024 (revised Sept. 5, 2024).*
 - c. *Landscaping plans dated July 24, 2024 (revised Sept. 5, 2024).*

If revised plan sheets are necessary, each revised sheet shall contain the date of said revision clearly stamped in the lower right corner.

2. Additional and/or altered landscaping shall be shown in a revised landscape plan review and approved by the Village Forester, including:
 - a. Along the western property line/boundary where the building is situated.
 - b. Along the western and northern property line/boundary to further buffer the supply/storage yard. Applicant shall install additional and/or altered landscaping in these areas to buffer the yard that includes storage bins that have eight (8) foot walls.
 - c. Along the eastern property line/boundary to further buffer the supply/storage yard. Applicant shall install additional and/or altered landscaping in this area to buffer the yard that includes storage bins that have eight (8) foot walls and where the salt storage bin (i.e. hoop structure) is proposed.
 - d. Landscape Plan Page 8 and Page 9. Specify maple and elm tree species and/or varieties that have been added to the landscape plan. The following species are included in the “unapproved” Street Tree Guidelines within the Village, and cannot be utilized as newly planted street trees for this project:
 - a. American Elm
 - b. Siberian Elm
 - c. Red Maple
 - d. Silver Maple
 - e. Sugar Maple
3. Per Code Section 17.45(1)(c), the storage and supply yard shall be paved with bituminous or concrete pavement in accordance with Village standards and specifications. The site plan shall be revised to reflect this surfacing.
4. The technical issues and plan revisions identified in the August 28, 2024, memo from the Village Engineer shall be addressed in revised plan sheets and/or supplemental documents as necessary prior to commencing construction activities (excluding site demolition, early start site preparation, and footing & foundation installation).
5. Applicant shall submit final easement agreements with the property owners of parcels located at N114 W18628 Clinton Drive (GTNV_213985) and W185 N11513 Whitney Drive (GTNV_213976) for the stormwater facilities proposed to serve the subject development prior to commencing construction activities. Stormwater facilities include a detention basin and discharge pipe directed toward Whitney Drive to the east of subject property.
6. State agency (DSPS) approved plans and a \$20,000 occupancy bond are required by Inspection Services. The Village of Germantown is an authorized delegated agent of DSPS and may be used as an alternative to provide all commercial plan review and inspection services through SAFEBuilt of WI and the Village of Germantown.

7. Site plan shall be revised to denote correct setback distance from property line running east/west in the middle of the site. Setback distance shall be revised from 25 feet to reflect a 10-foot setback. The structure shown in this area shall comply with specified setback.
8. One (1) additional ADA parking space shall be installed to meet accessibility standards. The site plan shall be revised to show the additional ADA space.

APPROVE the proposed ground sign Green Hills Industries located at N114 W18686 Clinton Drive, subject to the following conditions:

1. Applicant/owner shall obtain an electrical permit from building inspection services for the sign installation.
2. Prior to permit issuance and sign installation, applicant/owner shall submit a revised sign plan showing specific setback distance the sign is from the right-of-way/property line. Revised sign plan shall also denote specific landscape details around the base of the sign so Village staff can verify compliance with code.

GROUNDWATER TECHNICAL REVIEW COMMITTEE RECOMMENDATION

Based discussion and testimony at its September 4, 2024 meeting, the Groundwater Technical Review Committee recommended to **APPROVE** the Conditional Use Permit (CUP) to allow "Salt or Deicing Material Storage" within a Groundwater Protection Overlay District, subject to the following conditions:

1. Applicant/owner shall provide current copies of all federal, state, and local facility operation approval or certificates and on-going environmental monitoring results to the Village.
2. Applicant/owner shall establish environmental or safety structures/monitoring to include an operation safety plan, material processes and containment, operations monitoring, best management practices, stormwater runoff management, and groundwater monitoring.
3. Replace equipment or expand in a manner that improves the environmental and safety technologies in existence.
4. Prepare, file, and maintain a current contingency plan which details the response to any emergency which occurs at the facility, including notifying municipal, county, and state officials. Provide a current copy to the Village.
5. Obtain all necessary building permits, including plumbing and electrical for the underground run-off containment and pumping/evacuation system to be installed under the granular storage concrete pad.
6. The proposed underground run-off containment tank shall include a sealed concrete vault and monitored by three (3) water quality sampling wells installed on the property. Annual reporting with test results for the monitoring of the wells shall be submitted to the Village.
7. Prior to the landscaping season, all remaining granular deicing material not stored in the designated concrete storage enclosure shall be bagged and/or stored indoors to protect against run-off and possible contamination.



Village of



Fee must accompany application

☐ \$2,900 with public improvements

☒ \$1,960 no public improvements

Paid 08/01/24 Date 8/1/24

CREDIT CARD

CERTIFIED SURVEY MAP APPLICATION

Pursuant to Section 18.06 of the Municipal Code

Please read and complete this application carefully. **All applications must be signed and dated.**

1 APPLICANT OR AGENT

Michael Anderson

523 S 18th Avenue

West Bend, WI 53095

Phone (262) 271-3472

Fax ()

E-Mail Mike@greenhillswi.com

PROPERTY OWNER

Kolsett Investments/ Mark E Mason

Green Hills Contracting at time of

Closing

Phone ()

PROPERTY ADDRESS OR GENERAL LOCATION

N114W18686 Clinton Drive

TAX KEY NUMBER

GTNV-213984

GTNV-213989

3 PURPOSE OF LAND SPLIT

CSM TO COMBINE
TWO (2) PARCELS

Will the land split require rezoning?

N/A

From

To

4 READ AND INITIAL THE FOLLOWING:

☒ I understand that the Certified Survey Map is not valid until recorded at the Washington County Register of Deeds. The Village will record the document and charge the applicant all applicable recording fees.

☒ I understand that the Map will not be placed on the Village Board agenda until all the technical corrections to the CSM are made, the payment of any outstanding impact fees are paid to the Village Clerk's Department, and the original signed and stamped copy of the Map is submitted on the proper paper.

☒ I understand that parcels created outside the Sewer Service Area will require a soil test. I also understand that all properties abutting a State Highway will require DOT approval and I will be responsible for securing such approval prior to recording.

☒ I understand all delinquent property taxes on any of the properties involved shall be paid prior to recording.

5 SIGNATURES -- ALL APPLICATIONS MUST BE SIGNED BY OWNER!

Applicant

Date

Owner

Date



Village of
Germantown
Willkommen

Fee must accompany application

* \$1460 Paid DR Date 6/10/24
W/CC.

CONDITIONAL USE PERMIT APPLICATION

Pursuant to Section 17.42 of the Municipal Code

Please read and complete this application carefully. All applications must be signed and dated.

1 APPLICANT OR AGENT

Michael Anderson
523 S 18th Avenue
West Bend WI 53095

PROPERTY OWNER

Kloseff Investments \$
Mark E Mason

Phone (262) 271-3472

Phone ()

Fax ()

E-Mail Mike@greenhillswi.com

2 TO WHOM SHOULD THE PERMIT BE ISSUED?

GH Industries LLC

3 PROPERTY ADDRESS

1114 W 8686 Clintondrive

GTNY TAX KEY NUMBER

213984 \$213989

4 DESCRIPTION OF EXISTING OPERATION

Briefly describe the use as it exists today, including use, size, number of employees, hours of operation, etc. If this permit involves new construction, describe the current status of the property, e.g. "vacant." Use additional pages as necessary.

See Attached

5 DESCRIPTION OF PROPOSED OPERATION

Write the name of the proposed conditional use exactly as it appears in the Municipal Code.

"Horticultural" Services

Describe the proposed use, including size, number of employees, hours of operation and extent of any new construction/alterations.

See Attached



6

METES AND BOUNDS LEGAL DESCRIPTION OF PROPERTY – REQUIRED

Attach pages as necessary

7

SUPPORTING DOCUMENTATION:

- ☒ Site Plan and elevations for new construction (can be conceptual)
- ☒ Photos of existing use and/or proposed use operating elsewhere
- ☐ _____
- ☐ _____

8

READ AND INITIAL THE FOLLOWING:

 JD I understand that the Village is under no obligation to issue a Conditional Use Permit and will do so only if the applicant successfully demonstrates that the proposed use is harmonious with the neighborhood and the long range goals of the Village.

 JD I will notify the Village if any aspects of the conditional use changes. I understand that failure to do so may result in the revocation of the CUP.

 JD I understand that a Conditional Use Permit is valid only if the conditions and restrictions of the permit are met. I understand that failure to comply with any aspect of the permit may result in revocation.

 JD I understand that Village Staff is required to post one or more signs along the street frontage of and/or on the property subject of this application that indicate to nearby property owners and the general public that a public hearing of my application will be held before the Village Plan Commission and/or Village Board prior to action being taken on this application; I hereby grant Village Staff permission to enter onto the property for the expressed purpose of installing said sign(s) provided Village Staff is responsible for installing, maintaining and removing said signs in a reasonable manner and timeframe.

9

SIGNATURES – ALL APPLICATIONS MUST BE SIGNED BY OWNER!

 JD 6/10/2024
Applicant Date

Owner Date
*Email Permission
Obtained by Lori*



Village of
Germantown
Willkommen

Fee must accompany application

☒ \$1460 Paid Date 08/29/24
FEE WAIVED

CONDITIONAL USE PERMIT APPLICATION

Pursuant to Section 17.42 of the Municipal Code

Please read and complete this application carefully. All applications must be signed and dated.

1 APPLICANT OR AGENT
MICHAEL ANDERSON
523 S 18TH AVE
WEST BEND, WI 53095

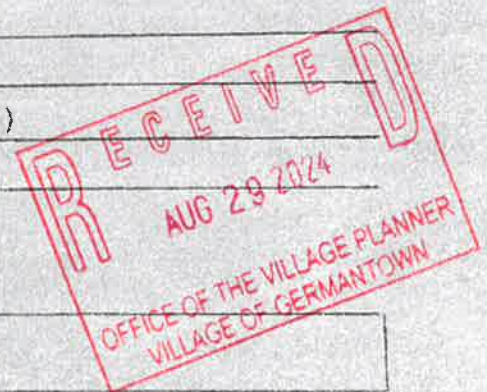
Phone (262) 271-3472

Fax ()

E-MAIL MIKE@GREENHILLSWI.COM

PROPERTY OWNER
KLOSETT INVESTMENTS
MARK E MASON

Phone ()



2 TO WHOM SHOULD THE PERMIT BE ISSUED?
GH INDUSTRIES LLC

3 PROPERTY ADDRESS
N1146313686 CLINTON DR

TAX KEY NUMBER
GTN-213984
GTN-213989

4 DESCRIPTION OF EXISTING OPERATION
Briefly describe the use as it exists today, including use, size, number of employees, hours of operation, etc. If this permit involves new construction, describe the current status of the property, e.g. "vacant." Use additional pages as necessary.

SEE ATTACHED

5 DESCRIPTION OF PROPOSED OPERATION
Write the name of the proposed conditional use exactly as it appears in the Municipal Code. 17.40.12(3) "SUBSTITUTION"
SALT/ICEING MATERIAL STORAGE FOR DISTRIBUTION

Describe the proposed use, including size, number of employees, hours of operation and extent of any new construction/alterations

SEE ATTACHED

6 METES AND BOUNDS LEGAL DESCRIPTION OF PROPERTY – REQUIRED

Attach pages as necessary

CSM 2211 (DOC. 423157)
CSM 2213 (DOC. 423159)

7 SUPPORTING DOCUMENTATION:

- ☒ Site Plan and elevations for new construction (can be conceptual)
- ☒ Photos of existing use and/or proposed use operating elsewhere
- ☐ _____
- ☐ _____

8 READ AND INITIAL THE FOLLOWING:

- ☒ **MA**
I understand that the Village is under no obligation to **issue** a Conditional Use Permit and will do **so** only if the applicant successfully demonstrates that the **proposed** use is harmonious with the neighborhood and the long-range goals of the Village.
- ☒ **MA**
I will notify the Village if **any** aspects of the conditional use changes. I understand that failure to do so may result in the revocation of the CUP.
- ☒ **MA**
I understand that a Conditional Use Permit is valid **only** if the **conditions and restrictions** of the permit are met. I understand that failure to comply with any **aspect** of the **permit may result in revocation**.
- ☒ **MA**
I understand that Village Staff is required to post one or more signs along the street frontage of and/or on the property subject of this application that indicate to nearby property owners and the general public that a public hearing of my application will be held before the Village Plan Commission and/or Village Board prior to action being taken on this application; I hereby grant Village Staff permission to enter onto the property for the expressed purpose of installing said sign(s) provided Village Staff is responsible for installing, maintaining and removing said signs in a reasonable manner and timeframe.

9 SIGNATURES – ALL APPLICATIONS MUST BE SIGNED BY OWNER!

 8/19/24
Applicant Date

TO Email in
as before
Owner Date

Village of



Germantown

Willkommen



Fee must accompany application

- ☐ \$700 Minor Addition
- ☒ \$1,240 Construction <10,000 SF
- ☐ \$2,095 Construction 10,000 SF to 50,000
- ☐ \$3,460 Industrial Construction >50,000 SF
- ☐ \$3,460 Commercial Construction >50,000
- ☐ \$200 Plan Commission Consultation
- ☐ \$125 Fire Department Plan Review

PAID

DATE

Pl 6/10/24
w/cc

SITE PLAN REVIEW APPLICATION

Pursuant to Section 17.43 of the Municipal Code

Please read and complete this application carefully. All applications must be signed and dated.

1

APPLICANT OR AGENT

Michael Andersen
523 S 18th Avenue
West Bend, WI 53095

PROPERTY OWNER

Klosett investments
Mark E Mason

Phone ()

E-Mail

mike@greenhillswi.com

Phone ()

E-Mail

2

PROPERTY ADDRESS

Tax Keys

GTNV-213484 \$ 213489

3

NEIGHBORING USES - Specify name and type of use, e.g. Enviro Tech - Industrial, Smith - Residential, etc.

North Empty	South Keller	East Tool & Die	West Pee
----------------	-----------------	--------------------	-------------

4

READ AND INITIAL THE FOLLOWING:

- ☒ I am aware of the Village of Germantown ordinance requiring fire sprinklers in most new construction.
- ☒ I understand that all new development is subject to Impact and/or Connection Fees that must be paid before building permits will be issued.
- ☒ I understand that an incomplete application will be withdrawn from the Plan Commission agenda and that all resubmissions to the Plan Commission are subject to a new application fee.

5

SIGNATURES - ALL APPLICATION MUST BE SIGNED BY OWNER!

Applicant

Date

Owner

Date

Email Permission
Obtained by Lori



Green Hills Contracting
N91W16480 Pershing Ave. #5 Menomonee Falls, WI 53051
262 – 345 - 4001
Service@greenhillswi.com
Greenhillswi.com

08/07/2024

To whom it may concern:

My name is Michael Anderson, and I am the proud owner of Green Hills Inc., a landscape contracting, bulk material supply, company eagerly looking forward to being able to call Germantown home. Over the past eleven years, I have cultivated a company known for creating timeless and innovative landscape solutions for outdoor living spaces. Through our commitment to quality service, fairness, and integrity, Green Hills Inc. had rapidly expanded, particularly in our supply division.

My journey in business began long before the inception of Green Hills Inc. At twelve years old, my entrepreneurial spirit was ignited when my dad helped me build a trailer for my mountain bike, and together we fixed up a lawn mower we found on the side of the road. I began offering lawn care services in my neighborhood, and through dedication to detail, charismatic customer service, and accountability, my customer base quickly grew. As the years progressed, I expanded my services to include more complex landscaping tasks and even hired friends to help with the increasing workload. By sixteen, I had traded my mountain bike for a pickup truck and trailer, allowing me to transport my equipment independently. My business had grown from basic lawn care to include contracting projects such as retaining walls, landscape design and installation, and commercial bed maintenance. I even ventured into the municipal market, securing clients like the City of Wauwatosa and the City of Cudahy.



In 2013, at the age of nineteen, I took a significant step by purchasing Green Hills Inc., which was then operating out of Sussex. My drive and passion for the business propelled me to strive for excellence continually. The contracting aspect of my business began to excel, broadening my customer base across southeastern Wisconsin. We handled a wide range of projects, from municipal sidewalk projects to full-yard installations for new constructions. We found our niche in concrete work, completing numerous projects from industrial-scale pads to 13,000-square-foot barndominium foundations. Today, our contracting team is regarded as a reliable partner, essentially serving as a “Swiss army knife” for our core set of customers. For instance, recently when one of our developers faced potential fines due to a subcontractor failing to meet DNR erosion control regulations, Green Hills Inc. stepped in and addressed all DNR concerns within a week, keeping the project on schedule without any fines. We do not seek contracting work through any forms of marketing; our reputation and word-of-mouth referrals keep us consistently busy.

Currently, our contracting team consists of one crew, and our proposed expansion plan includes a 6,144-square-foot addition to our building, with 4,800 square feet of that is climate controlled storage for our summer and winter contracting equipment such as lawn mowers, skid loaders, plows, and trucks. Green Hills Inc. also provides winter snow removal operations, exclusively serving commercial accounts. Our select group of commercial snow accounts ensures the quality and effectiveness of our deicing products. Our winter operation equipment, including wheel loaders and skid loaders, is kept off-site at customer accounts, with employees reporting directly to the machines rather than our facility. We aim to maintain this focus on our long-standing customers rather than expanding this area of the business.

The global pandemic in 2020 presented significant challenges, but it also spurred creativity and diversification within Green Hills Inc. As contracting work slowed due to widespread uncertainties, I noticed a growing interest in home beautification projects as people spent more time at home. This observation led me to expand into the bulk materials market, starting with deicing products and quickly moving to mulch, decorative stone, and more. This new venture gained traction rapidly in the commercial and municipal markets, and soon, consumers were inquiring about placing orders. We became the first company in the area where customers could order bulk landscape materials online and easily schedule delivery to their doors. GreenHillsSupply.com has been steadily gaining traction since 2020, necessitating a shift from our original model, where most products were direct-shipped to customers, to maintaining a larger inventory on hand. This transition will be supported by the Clinton Drive facility, where having products readily available reduces order response times and shipping costs. The added facility space will also allow us to offer additional high-quality landscape supply products at competitive prices, rivaling big-box stores.



One of the primary focuses of Green Hills Supply is on environmentally friendly deicing products. While many can sell environmentally friendly products, proper usage is crucial to maximizing your environmental stewardship. We emphasize the education and proper use of our products, aiming to change the industry through training and education. Additionally, we offer product and sales consulting, adding value that is typically unavailable in this industry. Green Hills Inc. is an active member of the Snow & Ice Management Association and collaborates with organizations such as Wisconsin Salt Wise to stay at the forefront of our industry.

In terms of site circulation for our bulk material yard, each driver uses electronic dispatch software that outlines their deliveries, including material types and quantities. All trucks, wheel loaders, and our supply office are equipped with CB radios, allowing constant communication. Our yard will have full CCTV coverage, monitored from the supply office during operating hours, ensuring safety and efficiency. Our design ensures ample space for trucks to maneuver safely.

Recognizing the need for Green Hills Inc. to expand into the bulk materials market, I also began offering logistics services, allowing us to keep most of our work in-house. The current building on the Clinton Drive property provides warehouse space for our pallet products, including aluminum lawn edging, erosion control blankets, weed fabric, and fire pit kits. The additional warehouse space we will gain will enable us to keep more products in stock, reducing delivery times for our customers. Handling our deliveries in-house not only increases turnaround time but also reduces costs by managing logistics internally.

Our main entrance is off Clinton Drive, and we have proposed a new driveway cut off Edison Drive. The purpose of this driveway is for commercial truck traffic during business hours. This entrance will feature an automatic gate, with each truck equipped with a gate opener, ensuring the separation of civilian and commercial traffic. During non-business hours, our drivers will use the Clinton Drive entrance exclusively. Our goal is to provide the safest environment for our drivers, yard workers, customers, and the general public.



Looking ahead, we aim to continue growing Green Hills Inc. by adhering to our core values of integrity, quality, and customer satisfaction. Our expansion plans, both in physical infrastructure and service offerings, are designed to meet the evolving needs of our clients while maintaining the highest standards of environmental stewardship and operational efficiency. As we move forward, we remain dedicated to innovating within the landscaping and snow management industries, providing exceptional service, and making a positive impact on our community and environment. At Green Hills Inc., we are committed to excellence in every aspect of our business, from innovative landscaping solutions to environmentally friendly products and efficient logistics. As we continue to grow, our focus remains on delivering outstanding service and maintaining the highest standards of quality and integrity.

Green Hills Inc.

Michael Anderson

Owner



Green Hills Contracting
N91W16480 Pershing Ave. #5 Menomonee Falls, WI 53051
262 – 345 - 4001
Service@greenhillswi.com
Greenhillswi.com

To whom it may concern:

Green Hills is deeply committed to environmental protection, and we have undertaken a comprehensive approach to designing our new liquid and granular salt storage area for our deicing products. To ensure that our facilities adheres to the highest standards, we consulted with the Wisconsin Department of Transportation (DOT) on best practices for construction and safety. We provided detailed information on the types and volumes of liquids we will store as well as the granular products that will be kept on hand, ensuring that our plans address both current regulations and potential all reasonable environmental concerns. Our current design will surpass Wisconsin Administrative Transportation Code Chapter 277 Highway Salt Storage Requirements which regulates requirements on safe storage practices of products similar to this.

Based on our thorough research and expert consultations, we have developed a storage plan and even a spill contingency plan that not only meets but exceeds regulatory requirements for bulk deicing liquid storage. To reduce exposure to the elements the liquid storage tanks will be situated within a newly constructed addition. This addition will feature a fully enclosed lean-to section, which will be insulated and equipped with a robust concrete floor to provide a secure and stable environment for the tanks and plumbing system. Additionally, the floor will be depressed 9 ½" to create a concrete sump large enough to fully contain the contents of one full tank. Each tank will be fitted with an individual shut-off valve to allow for immediate isolation from the plumbing system if necessary. All plumbing will be constructed from Schedule 80 PVC, known for its strength chemical resistance and resistance to physical damage, ensuring long-term durability. Additionally, all tanks and plumbing will be clearly labeled for easy identification and shut-off valves will be prominently marked with large lettered safety yellow signs, and readily accessible in clear open areas in case of an emergency.



When it comes to our granular deicing storage, we have created a design that ensures that we have exceeded what is requirements for granular salt storage while adding secondary safeguards to further protect the village, our neighbors, and the environment. Our structure will consist of a three-sided hoop building with impervious walls and a roof, leaving one end open for loading. These style structures are adaptable in size and are praised for their durability and ease of access. They are particularly useful for covered unloading, mixing, and loading tasks. In Wisconsin due to our weather, it's important to avoid positioning the open end to the west due to prevailing winds; thus, our design features an open end facing north to mitigate this issue. Additionally, it should be noted that there are no side or rear openings which greatly reduces penetration of wind and precipitation into the building during the occasional exposure. All this has been integrated into our design to enhance maximize environmental protection, afforded by this brand-new redevelopment site. The new structure will have 6-foot-tall concrete walls, which is higher than the standard minimum of 3 foot walls. The concrete pad will be 7 inches thick with a high compressive strength of 4500 psi, reinforced with structural fiber, and will include a 6mm poly vapor barrier to prevent seepage. It will be sloped to direct water runoff to a drain, to a floor drain with a buried 2500-gallon concrete holding tank below which will collect all runoff water, ensuring effective drainage management. The walls will also contain most of the concrete floor area with only one entrance-exit area in the Northwest corner.

To ensure ongoing compliance with evolving regulations, we will obtain a annual permit that requires an inspection by a state DOT inspector prior to renewal. This inspection will include a comprehensive inspection of the tanks, pumps, and plumbing systems to check for any potential leaks or malfunctions. Additionally, the inspector will look at our granular salt storage bins to ensure that there are no cracks in the concrete walls or floor, there are no signs of runoff from the pad, and that the overall bin is in good physical condition. The inspector will also have the authority to test any runoff water if there are any concerns about uncontrolled discharges of salt or other liquid materials to waterways on or near the property. Only after the successful completion of this passing inspection will result the be the renewal of our annual permit, confirming that our bulk liquid and granular salt storage operations meet or exceed all necessary standards.

Through our meticulous design and the implementation of rigorous compliance measures, including annual inspections by the Wisconsin DOT, we are confident that our bulk liquid and granular storage system will not only meet but surpass the regulatory requirements. Our proactive approach is intended to protect the Village, our neighbors, and environment and most importantly, the residents of Germantown, ensuring a safe and responsible operation.



We look forward to being a happy, productive, and helpful business member of the Village Germantown. Please do not hesitate to reach out if you have any questions or concerns.

Please do not hesitate to reach out for any further questions or concerns.

Green Hills Inc.

Michael Anderson

Owner

Re: Green Hills Proposed Business Hours

Michael Anderson <mike@greenhillswi.com>

Thu 9/5/2024 4:23 PM

To: Jordan Yanke <jyanke@germantownwi.gov>

CAUTION: This email originated from outside the organization.

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Roughly 11 of us includes the few part timers

Monday- Friday summer hours

Group 1 is normally 7am-5pm

Office is normally 9a-530pm

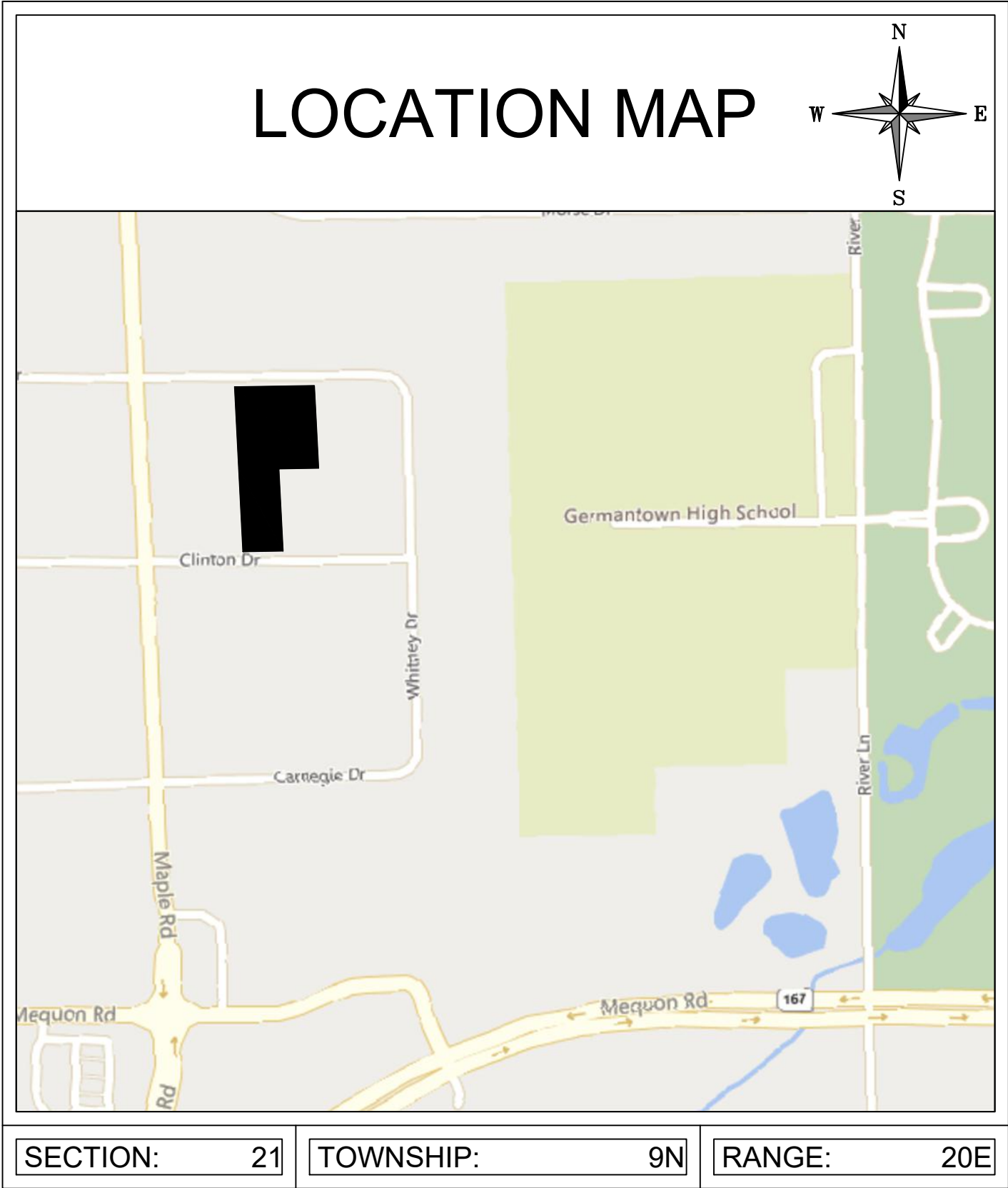
Saturdays sometimes we run 8- noon

Winter we have limited hours more based on snow events but typically we hav 4-6 weeks of time between November and April where we have very limited staff normally myself and 1-2 others regular business hours.

ENGINEERING PLANS
FOR
GREEN HILLS CONTRACTING, INC.

AT
N114W18686 CLINTON DRIVE
GERMANTOWN, WI 53022
WASHINGTON COUNTY, WISCONSIN

INDEX		REVISIONS						
CIVIL ENGINEERING PLANS		1	2	3	4	5	6	7
1 OF 11	COVER SHEET	X	X	X				
2 OF 11	PLAT OF BOUNDARY	X	X	X				
3 OF 11	PLAT OF TOPOGRAPHY	X	X	X				
4 OF 11	SITE PLAN	X	X	X				
5 OF 11	GRADING PLAN	X	X	X				
6 OF 11	UTILITY PLAN	X	X	X				
7 OF 11	EROSION CONTROL PLAN	X	X	X				
8 OF 11	LANDSCAPING PLAN	X	X	X				
9 OF 11	NOTES AND DETAILS	X	X	X				
10 OF 11	GRADING PLAN - 2	X	X	X				
11 OF 11	CONSTRUCTION SEQUENCE	X	X	X				
SUPPORTING DOCUMENTS		REVISIONS						
	DRAINAGE REPORT							
NOTE: THE DESIGNS CONTAINED IN THE ABOVE PLANS AND SUPPORTING DOCUMENTS WERE PREPARED WITH THE UNDERSTANDING THAT THEY WOULD BE USED AS A WHOLE PLAN SET. EACH CONSTRUCTION DISCIPLINE IS TO USE ALL THE PLANS AND SUPPORTING DOCUMENTS TOGETHER AS A WHOLE AND NOT AS SEPARATE DOCUMENTS. EACH CONTRACTOR IS TO BECOME COMPLETELY FAMILIAR WITH THE WHOLE PLAN SET AND THE EXISTING SITE CONDITIONS. SHOULD ANYTHING WITH ALL THESE PLANS AND SUPPORTING DOCUMENTS BE INCONSISTENT WITH THE SITE CONDITIONS THEN THE CONTRACTOR IS TO CONTACT THE ENGINEER IMMEDIATELY BEFORE ANY CONSTRUCTION IS STARTED.								



BENCHMARKS:		
SITE BENCHMARKS: SITE BENCHMARK # 20 ELEV = 910.66 PK NAIL SET IN THE CONCRETE CURB ACROSS THE STREET FROM THE DRIVEWAY OPENING OF N114W18686 CLINTON DR GERMANTOWN WI 53022.		
DATUM: NAVD 88 ELEVATION = 910.66		

LEGEND	
SYMBOL	DESCRIPTION
	SECTION CORNER MONUMENT
	EX. CHISELED CROSS FOUND
	EX. IRON PIPE FOUND
	EX. STORM MANHOLE
	EX. CATCH BASIN ROUND
	EX. CATCH BASIN SQUARE
	EX. SIAMESE HYDRANT
	EX. GAS VALVE
	EX. AIR CONDITIONER
	EX. ELECTRIC METER
	EX. GAS METER
	EX. ELECTRIC PEDESTAL
	EX. TELEPHONE PEDESTAL
	EX. CLEANOUT
	EX. POWER POLE
	EX. MAILBOX
	EX. SANITARY MANHOLE
	PROP. MONITORING WELL
	EX. COMBINED SEWER MANHOLE
	EX. ELECTRIC MANHOLE
	EX. ELECTRIC TRANSFORMER
	EX. TELEPHONE MANHOLE
	EX. GUY WIRE
	EX. LIGHT POLE
	EX. SIGN
	EX. BOLLARD (BOL)
	EX. WATER VALVE
	EX. OVERHEAD WIRES
	EX. BUREAU OF ELECTRICAL SERVICES
	EX. FENCE LINE
	EX. COMMUNICATIONS
	EX. TELEPHONE LINE
	EX. GAS LINE
	EX. FIBER OPTICS
	EX. SANITARY SEWER (SAN)
	EX. STORM SEWER (STO)
	EX. WATER MAIN
	EX. TREE LINE
	UNDERGROUND COMBUSTIBLE GAS LINE

ABBREVIATIONS		
12.23'	=	MEASURED DISTANCE
(12.23')	=	RECORD/DEED DISTANCE
A	=	ARC OF CURVE
AC.	=	ACRES
ASPH	=	ASPHALT
BM	=	BENCHMARK
CALC.	=	CALCULATED DISTANCE
CHD.	=	CHORD LENGTH
COR	=	CORNER
CSM	=	CERTIFIED SURVEY MAP
C.T.H.	=	COUNTY TRUNK HIGHWAY
DELTA	=	DELTA
DEG	=	DEGREE OF CURVE
E	=	EAST
E'LY	=	EASTERLY
ELEV.	=	ELEVATION
EX	=	EXISTING
EXC.	=	EXCEPTION
FFE	=	FINISH FLOOR ELEVATION
FND	=	FOUND
GFE	=	GARAGE FLOOR ELEVATION
GND	=	GROUND
INV.	=	INVERT
IP	=	IRON PIPE
IRD	=	IRON ROD
M	=	MEASURED/SURVEYED DISTANCE
NAD	=	NORTH AMERICAN DATUM
N	=	NORTH
N'LY	=	NORTHERLY
NE	=	NORTHEAST
NE'LY	=	NORTHEASTERLY
NO	=	NUMBER
NW	=	NORTHWEST
NW'LY	=	NORTHWESTERLY
PG.	=	PAGE
QTR	=	QUARTER
REC	=	RECORDED
RIM	=	RIM OR TOP POINT
R/W	=	RIGHT OF WAY
S	=	SOUTH
S'LY	=	SOUTHERLY
SE	=	SOUTHEAST
SE'LY	=	SOUTHEASTERLY
S.T.H.	=	STATE TRUNK HIGHWAY
SW	=	SOUTHWEST
SW'LY	=	SOUTHWESTERLY
SUR	=	SURVEYED
U.S.H.	=	UNITED STATES HIGHWAY
U.S.G.S.	=	UNITED STATES GEOLOGICAL SURVEY
VAR	=	VARIES
VPI	=	VERTICAL POINT OF INTERSECTION
W	=	WEST
W'LY	=	WESTERLY

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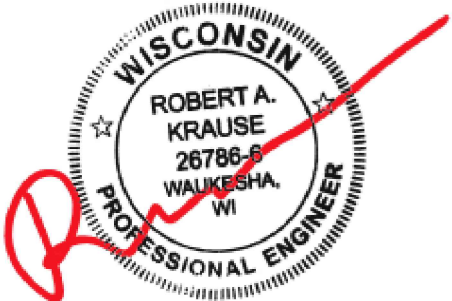
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TO OBTAIN LOCATIONS OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

CALL DIGGERS HOTLINE
811 OR 1-800-242-6511 TOLL FREE
WIS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE
MILW. AREA 1-414-259-1181

NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.



NOT VALID WITHOUT ORIGINAL SIGNATURE

COVER PAGE

REVISIONS		CHECKED BY: BK		PROJECT		DRAWN BY: JB		FILE NAME: S:\projects\24-6971 Green Hills Contracting\24-6971 R3 2024-8-20.dwg	
DATE	DESCRIPTION	DATE	DATE	CLIENT	N114W18686 CLINTON DRIVE GERMANTOWN, WI 53022	DATE	DATE	JAHNKE & JAHNKE ASSOCIATES, LLC ENGINEERS, PLANNERS & SURVEYORS CONNECT ► EMPOWER ► DESIGN WWW.JAHNKEANDJAHNKE.COM 534 BLUEN RD PHONE: (262) 542-5797 EMAIL: SURVEY@JAHNKEANDJAHNKE.COM	1 OF 11
08/07/2024	CHANGES FROM OWNER	07/24/2024		GREEN HILLS CONTRACTING, INC. N91W16480 PERSHING AVENUE #5 MENOMONEE FALLS, WI 53051					
08/26/2024	REVISIONS PER VILLAGE REVIEW								
08/05/2024	REVISIONS PER VILLAGE REVIEW								

2291.80'

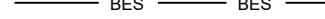
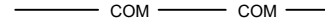
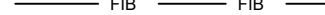
1. Date of the Survey field work: 06/24/2024
2. Building lines, easements and other restrictions not shown herein, are subject to deeper investigation and more detailed ordnance.
3. All dimensions shown are in decimal feet. US survey units.
4. This plat is not intended to be a final plat. It may not be current, accurate or complete. Review legal description and record measurements on this plat and at once report any apparent difference to the surveyor.
5. Utilities have not been certified, therefore the location and size of the underground structures and utilities shown herein have been located by visual inspection and are not guaranteed.
6. The surveyor, Diggers Hotline, Inc., Eklund Surveying and Mapping LLC does not guarantee their exact location or the location of others not shown.
7. The bearing is S 02° 55' 40" E. Bearing is the southwest quarter of Section 21-6-20, bearing is S02° 55' 40" E. Eklund Surveying and Mapping LLC is not responsible for the accuracy of the bearing. The bearing is in relation to the North American Vertical Datum of 1988 (NAVD 88).
8. The surveyor is not responsible for the accuracy of the bearing. The surveyor is not responsible for the accuracy of the bearing.
9. Any comments, modifications, alterations and revisions to this survey must be brought to our attention within 30 days from date of completion on sheet.
10. To insure legitimacy of this Plat of Survey, it must carry the Embossed Seal of the Surveyor.
11. Per State of Illinois, this survey is not for improvements and is not for record.

THAT PORTION DESCRIBED BY CERTIFIED SURVEY MAP NO. 2211, RECORDED IN THE WASHINGTON COUNTY REGISTRY ON NOVEMBER 8, 1979 IN VOLUME 11 OF CERTIFIED SURVEY MAPS ON PAGES 296-298, AS DOCUMENT NO. 423157 AND BEING PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

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NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

	SECTION CORNER MONUMENT
	EX. CHISELED CROSS FOUND
	1" IRON PIPE FOUND
	1" IRON PIPE SET
	EX. STORM MANHOLE
	EX. CATCH BASIN ROUND
	EX. CATCH BASIN SQUARE
	EX. SIAMESE HYDRANT
	EX. GAS VALVE
	EX. AIR CONDITIONER
	EX. ELECTRIC METER
	EX. GAS METER
	EX. ELECTRIC PEDESTAL
	EX. TELEPHONE PEDESTAL
	EX. CLEANOUT
	EX. POWER POLE
	EX. MAILBOX
	EX. SANITARY MANHOLE
	EX. UNKNOWN MANHOLE
	EX. COMBINED SEWER MANHOLE
	EX. ELECTRIC MANHOLE
	EX. ELECTRIC TRANSFORMER
	EX. TELEPHONE MANHOLE

	EX. OVERHEAD WIRES
	EX. BUREAU OF ELECTRICAL SERVICES
	EX. FENCE LINE
	EX. COMMUNICATIONS
	EX. TELEPHONE LINE
	EX. GAS LINE
	EX. FIBER OPTICS
	EX. SEWER
	EX. STORM SEWER (STO)
	EX. WATER MAIN
	EX. TREE LINE
	EX. MAJOR CONTOUR
	EX. MINOR CONTOUR
	PROP. SEWER

I CERTIFY, THAT THIS SURVEY WAS PREPARED UNDER MY SUPERVISION AND TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF, PLAT HEREON DRAWN IS A REPRESENTATION OF SAME.

BY: MOHAMMAD I. RANJHA - WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2126

SCALE IN FEET

0 40'

DATE					
08/07/2024				REVISIONS PER	
08/26/2024				REVISIONS PER	
09/05/2024				REVISIONS PER	

DRAWN BY: JB	CLIE
JOB NO.: 24-9971	
GREEN HILLS CON	
N91W16480 PERSH	
MENOMONEE FA	

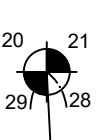
PROJECT
N114W18686 CLINTON DRIVE GERMANTOWN WI 53022

JAHNKE & JAHNKE
ASSOCIATES, LLC.
ENGINEERS • PLANNERS • SURVEYORS
CONNECT ► EMPOWER ► DESIGN
WWW.JAHNKEANDJAHNKE.COM
524 BLUEMOUND ROAD, WAUKESHA, WI 53188

2 OF 11

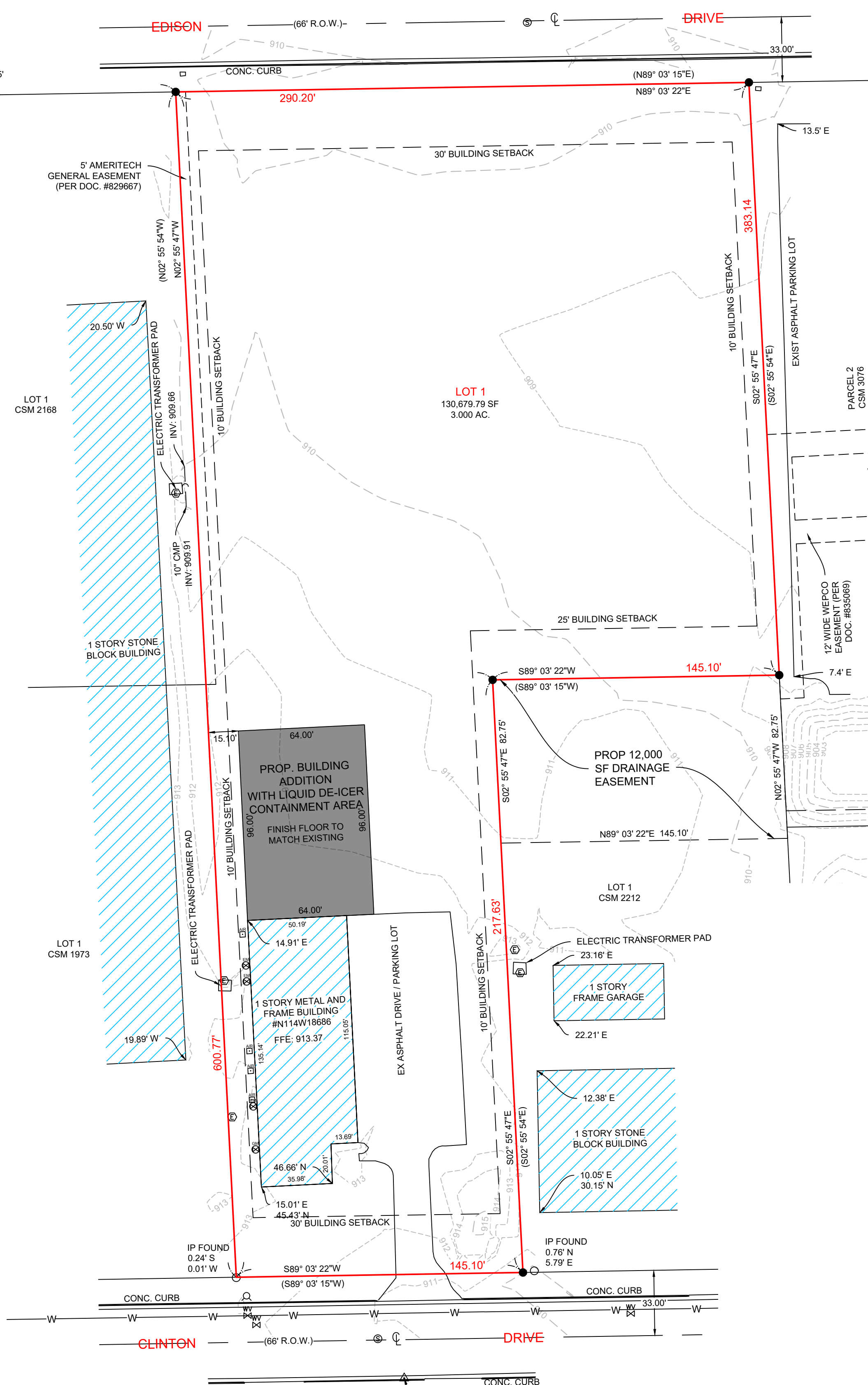
PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

CONCRETE MONUMENT WITH A
WASHINGTON CO. CAP FOUND
NW CORNER OF THE
SW QUARTER OF
SECTION 21-9-20



WEST LINE OF THE SW 1/4 OF SECTION 21-9-20
(S02° 55' 48"E 2689.18' SEW(RPC))
S02° 55' 47"E 2652.23'

ALUMINUM D.O.T. MONUMENT
SW CORNER OF THE
SW QUARTER OF
SECTION 21-9-20



SITE BENCHMARK # 20
ELEV = 910.66 (DATUM: NAVD 88)
PK NAIL SET IN THE CONCRETE CURB ACROSS THE
STREET FROM THE DRIVEWAY OPENING OF
N114W18686 CLINTON DR GERMANTOWN WI 53022.

- SURVEY NOTES:**
1. Date of the Survey field work: 06/24/2024
 2. Building lines, easements and other restrictions not shown herein, should refer to deed, title policy and local zoning ordinances.
 3. All dimensions shown are in decimal feet, US survey units.
 4. Legal description was obtained from the client which may not be current, accurate or complete. Review legal description and record measurements on this plat and at once report any apparent difference to the surveyor.
 5. Utilities have not been certified, therefore the location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but Jahnke & Jahnke Associates LLC does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.
 6. Reference bearing is the West line of the Southwest quarter of Section 21-9-20, bearing S02° 55' 49"E. Bearing shown here are based on the North American Datum of 1983 (NAD 83), Wisconsin State Plane Coordinate System South Zone. Elevations (if any) shown are in relation to the North American Vertical Datum of 1988 (NAVD 88).
 7. No measurements are to be assumed by scaling.
 8. Any comments, modifications, alterations and revisions to this Survey must be brought to our attention within 30 days from date of completion on this sheet.
 9. To insure legitimacy of this Plat of Survey, it must carry the Embossed Corporate Seal of Jahnke & Jahnke Associates LLC.
 10. Per scope of this survey, not all improvements are shown.

STATE OF WISCONSIN } ss.
COUNTY OF WAUKESHA }

I CERTIFY, THAT THIS SURVEY WAS PREPARED UNDER MY SUPERVISION AND TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF, PLAT HEREON DRAWN IS A REPRESENTATION OF SAME.

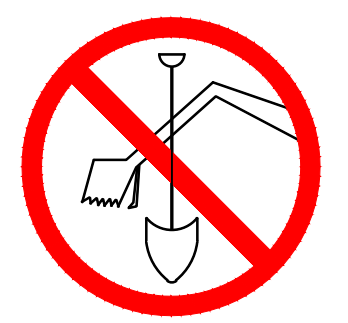
DATED AT WAUKESHA, WISCONSIN THIS 24th DAY OF JULY, 2024.

BY: MOHAMMAD I. RANJHA - WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2126

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WORK DAYS NOTICE BEFORE YOU EXCAVATE
MILW. AREA 1-414-259-1181

NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

LEGEND:

- ABBREVIATIONS:**
- 12.23' = MEASURED DISTANCE
 - A = RECORD/DEED DISTANCE
 - AC. = ACRES
 - ASPH = ASPHALT
 - BM = BENCHMARK
 - CALC. = CALCULATED DISTANCE
 - CH. = CHORD LENGTH
 - COR = CORNER
 - CSM = CERTIFIED SURVEY MAP
 - C.T.H. = COUNTY TRUNK-HIGHWAY
 - D = DELTA
 - DEG. = DEGREE OF CURVE
 - E = EAST
 - ELEV. = ELEVATION
 - EX. = EXISTING
 - EXC. = EXCEPTION
 - FFE = FINISH FLOOR ELEVATION
 - FND = FOUND
 - GFE = GARAGE FLOOR ELEVATION
 - GND = GROUND
 - INV. = INVERT
 - IP = IRON PIPE
 - IRD = IRON ROD
 - M = MEASURED/SURVEYED DISTANCE
 - NAD = NORTH AMERICAN DATUM
 - N = NORTH
 - NLY = NORTHERLY
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 - NELY = NORTHEASTERLY
 - NO. = NUMBER
 - NW = NORTHWEST
 - NWLY = NORTHWESTERLY
 - PG. = PAGE
 - QTR. = QUARTER
 - REC. = RECORDED
 - RM. = RM OR TOP POINT
 - R/W = RIGHT OF WAY
 - S = SOUTH
 - SLY = SOUTHERLY
 - SE = SOUTHEAST
 - SELY = SOUTHEASTERLY
 - S.T.H. = STATE TRUNK-HIGHWAY
 - SW = SOUTHWEST
 - SWLY = SOUTHWESTERLY
 - SUR. = SURVEYED
 - U.S.G.S. = UNITED STATES GEOLOGICAL SURVEY
 - VAR. = VARIES
 - VPI = VERTICAL POINT OF INTERSECTION
 - W = WEST
 - WLY = WESTERLY
- SECTION CORNER MONUMENT**
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 - 1" IRON PIPE FOUND
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 - EX. STORM MANHOLE
 - EX. CATCH BASIN ROUND
 - EX. CATCH BASIN SQUARE
 - EX. SIAMESE HYDRANT
 - EX. GAS VALVE
 - EX. AIR CONDITIONER
 - EX. ELECTRIC METER
 - EX. GAS METER
 - EX. ELECTRIC PEDESTAL
 - EX. TELEPHONE PEDESTAL
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 - EX. POWER POLE
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 - EX. GUY WIRE
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 - EX. WATER MAIN
 - EX. TREE LINE
 - EX. MAJOR CONTOUR
 - EX. MINOR CONTOUR
 - PROP. SEWER

BY
J.B.K.

DATE
08/07/2024

CHECKED BY: MR.
J.B.K.

DATE: 07/24/2024

CLIENT
GREEN HILLS CONTRACTING, INC.
N91W16480 PERSHING AVENUE #5
MENOMONEE FALLS, WI 53051

PROJECT
N114W18686 CLINTON DRIVE
GERMANTOWN, WI 53022

JAHNKE & JAHNKE
ASSOCIATES, LLC
ENGINEERS, PLANNERS & SURVEYORS
CONNECTED • EMPOWERED DESIGN
WWW.JAHNKEANDJAHNKE.COM
534 BULLITT
WAUKESHA, WI 53189
PHONE: (262) 542-5797 • EMAIL: SURVEY@JAHNKEANDJAHNKE.COM
FILE NAME: S:\project\324-5971\Green Hills Contracting\24-5971_R3_2024-8-20.dwg

REVISIONS

BY	DESCRIPTION	DATE
J.B.K.	CHANGES FROM OWNER	08/07/2024
J.B.K.	REVISIONS PER VILLAGE REVIEW	08/26/2024
J.B.K.	REVISIONS PER VILLAGE REVIEW	09/05/2024

SCALE IN FEET

0 40'

PLAT OF TOPOGRAPHY

3 OF 11

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AND JAHNKE ASSOCIATES, LLC
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OTHER THAN THE SPECIFIC PROJECT AND SITE
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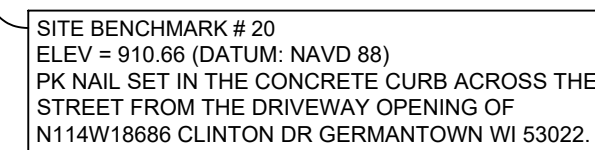
NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

	SECTION CORNER MONUMENT
	EX. CHISELED CROSS FOUND
	1" IRON PIPE FOUND
	1" IRON PIPE SET
	EX. STORM MANHOLE
	EX. CATCH BASIN ROUND
	EX. CATCH BASIN SQUARE
	EX. SIAMESE HYDRANT
	EX. GAS VALVE
	EX. AIR CONDITIONER
	EX. ELECTRIC METER
	EX. GAS METER
	EX. ELECTRIC PEDESTAL
	EX. TELEPHONE PEDESTAL
	EX. CLEANOUT
	EX. POWER POLE
	EX. MAILBOX
	EX. SANITARY MANHOLE
	PROP. MONITORING WELL
	EX. COMBINED SEWER MANHOLE
	EX. ELECTRIC MANHOLE
	EX. ELECTRIC TRANSFORMER
	EX. TELEPHONE MANHOLE

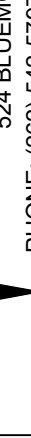
ABBREVIATIONS:

12.23	MEASURED DISTANCE
(12.23)	RECORDED DISTANCE
ABC	ARC OF CURVE
AC	ACRES
ASPH	ASPHALT
B	BENCHMARK
CALC.	CALCULATED DISTANCE
CH	CHORD LINE
COR	CORNER
CSM	CESTED SURVEY MAP
CT	COUNTY TRAVEL HIGHWAY
D	DELTA
DEG	DEGREE OF CURVE
E	EAST
ELY	EASTERLY
ELEV.	ELEVATION
EX	EXISTING
EX	EXCEPTION
FEE	FIRST FLOOR ELEVATION
FN	FOUND
GE	GARAGE FLOOR ELEVATION
GR	GROUND
INV.	INVERT
IP	IRON PIPE
IR	IRON ROD
IS	INTERSECTION SURVEYED DISTANCE
NAD	NORTH AMERICAN DATUM
N	NORTH
NLY	NORTHERLY
NE	NORTHEAST
NELY	NORTHEASTERLY
NW	NORTHWEST
NW	NORTHWESTERLY
NWLY	NORTHWESTERLY
P	PAGE
QTR	QUARTER
REC	RECORDED
RM	RM OR TOP POINT
RM	RIGHT OF WAY
S	SOUTH
SLY	SOUTHERLY
SE	SOUTHEAST
SE	SOUTHEASTERLY
STW	STATE TRUNK HIGHWAY
SW	SOUTHWEST
SWLY	SOUTHWESTERLY
SUR	SURVEYED
US	UNITED STATES HIGHWAY
U.S.G.S.	UNITED STATES GEOLOGICAL SURVEY
VPI	VERTICAL POINT OF INTERSECTION
W	WEST
WLY	WESTERLY

5 OF 11

[illegible]

NOT VALID WITHOUT ORIGINAL SIGNATURE



JAHNKE & JAHNKE
ASSOCIATES, LLC.

ENGINEERS • PLANNERS • SURVEYORS
CONNECT ► EMPOWER ► DESIGN

524 BLUE MOUNTAIN RD., SUITE 100
EAST AURORA, IL 60127
PHONE: (708) 540-5792 EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

5 OF 11

PROJECT

N114W18886 CLINTON DRIVE
GERMANTOWN, WI 53022

CHECKED BY: JB
JOB NO.: 24-0971

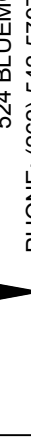
CLIENT

GREEN HILLS CONTRACTING, INC.
N91W16480 PERSHING AVENUE #5
MENOMONEE FALLS, WI 53051

DRAWN BY: JB		CHECKED BY: JB		DATE: 07/24/2024	
		REVISIONS			
		DATE	DESCRIPTION	BY	
		08/07/2024	CHANGES FROM OWNER	JB/BK	
		09/26/2024	REVISIONS PER VILLAGE REVIEW	JB/BK	
		09/05/2024	REVISIONS PER VILLAGE REVIEW	JB/BK	

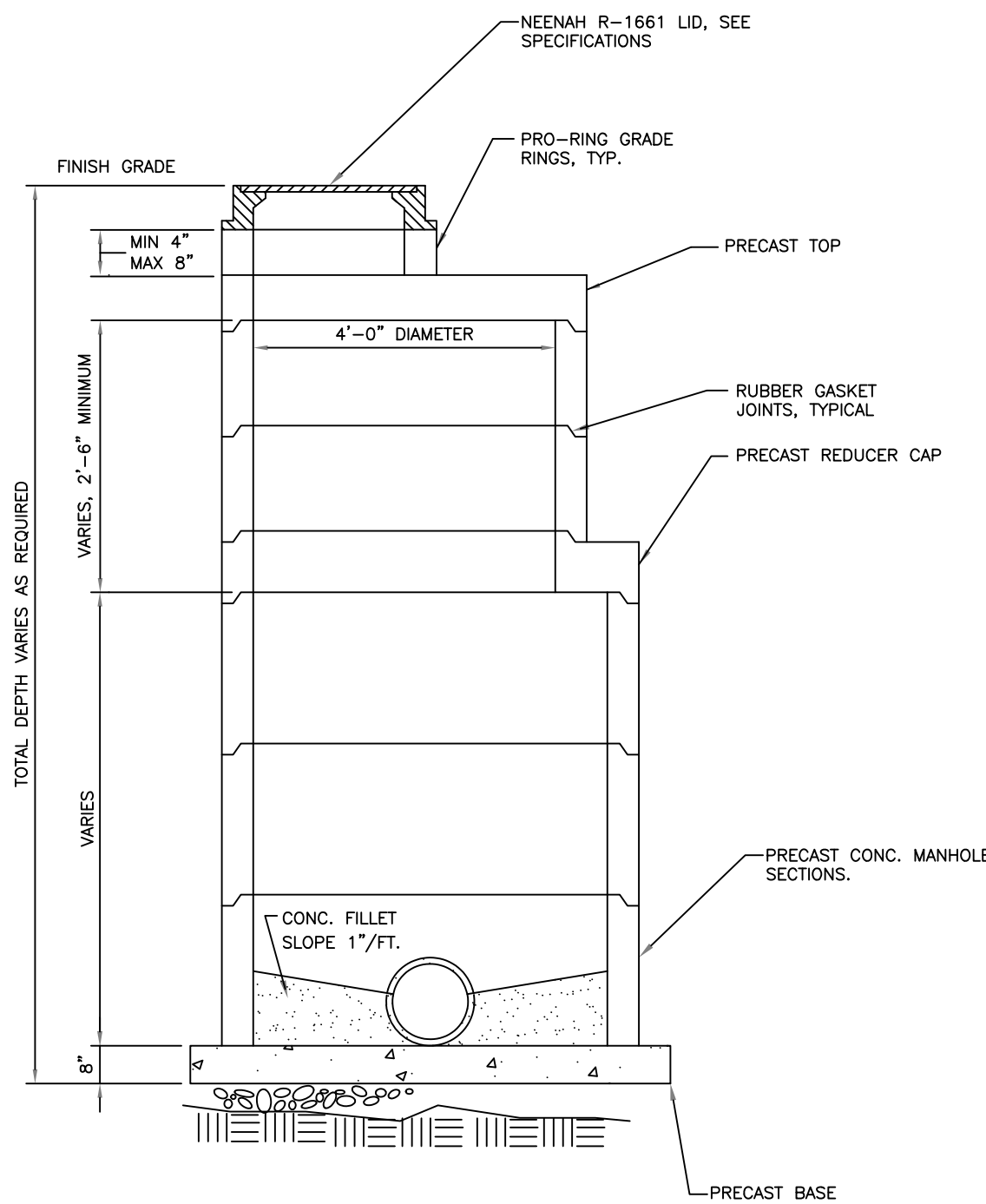
SCALE IN FEET

0 40'

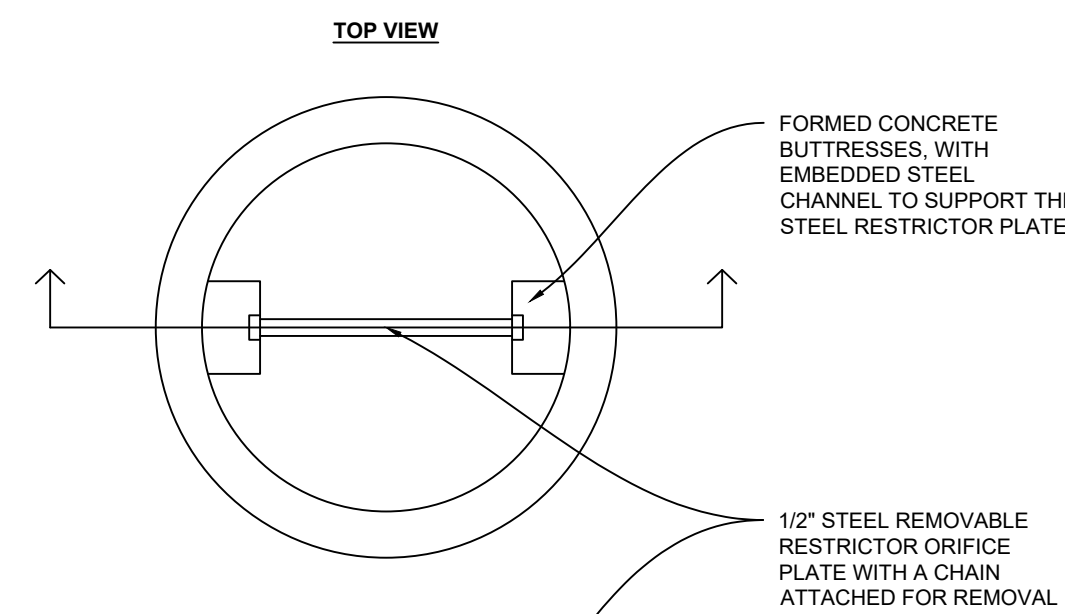


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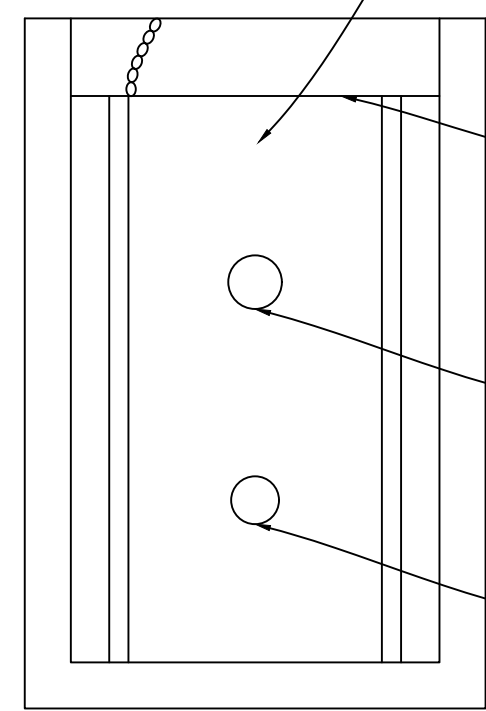
5 OF 11



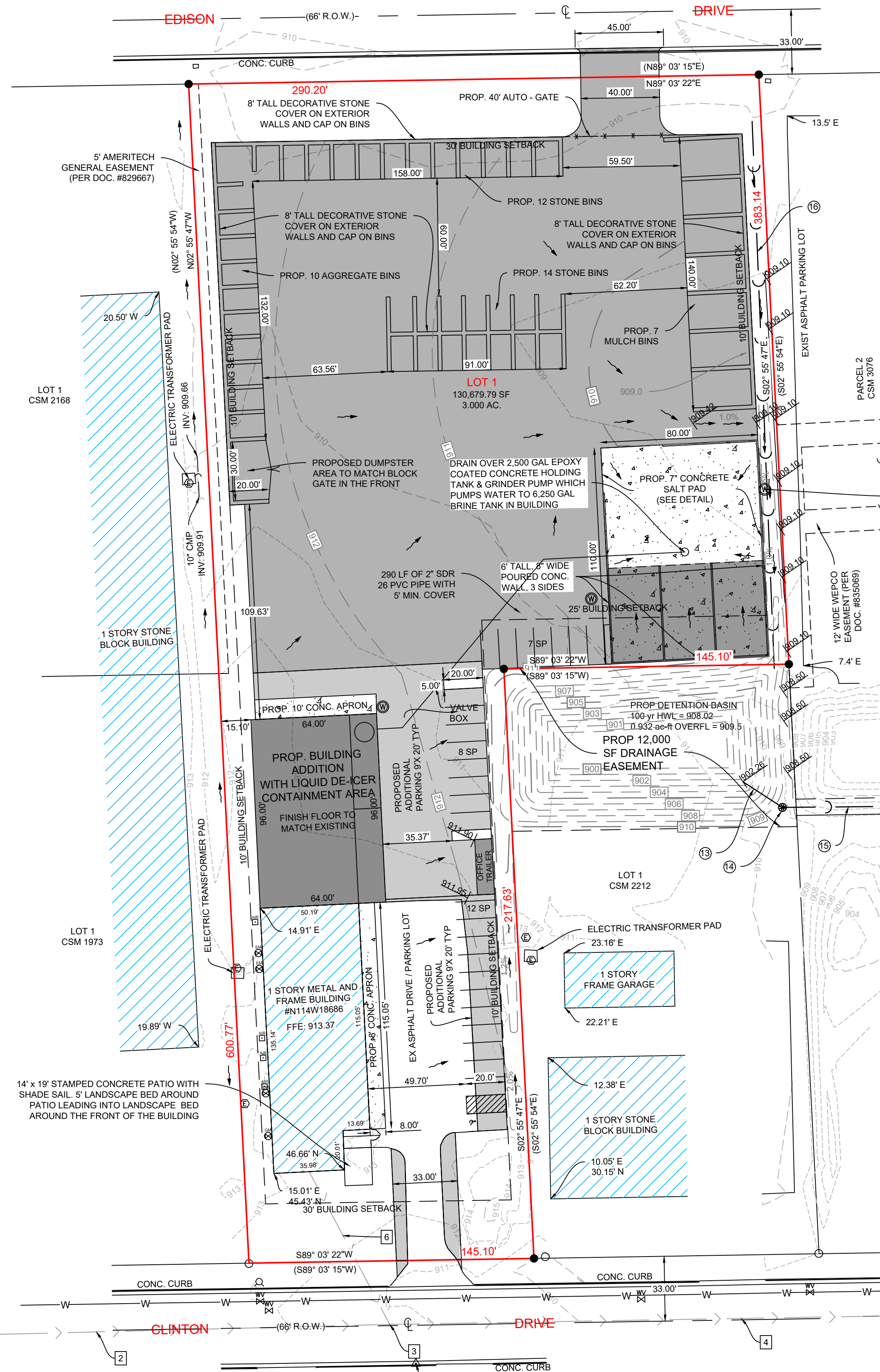
STORM MANHOLE DETAIL
NOT TO SCALE



MANHOLE SIDE VIEW



RESTRICTOR MANHOLE DETAIL
NOT TO SCALE



SITE BENCHMARK # 20
ELEV = 910.66 (DATUM: NAVD 88)
PK NAIL SET IN THE CONCRETE CURB ACROSS THE
STREET FROM THE DRIVEWAY OPENING OF
N114W18686 CLINTON DR GERMANTOWN WI 53022.

SANITARY SEWER TAGS

- 1 EX. SEWER MANHOLE - CLID
RIM: 915.16
INV E: 902.98
- 2 EX. 280 LF SEWER PIPE
12" RCP @ 1.54%
- 3 EX. SEWER MANHOLE - CLID
RIM: 911.24
INV W: 898.69
INV NW: 902.31
INV E: 898.64
PROP. INV NE: 899.64
- 4 EX. 275 LF SEWER PIPE
12" RCP @ 1.27%
- 5 EX. SEWER MANHOLE - CLID
RIM: 907.30
INV W: 895.16
INV E: 895.20
- 6 EX. 89 LF SEWER PIPE
12" RCP

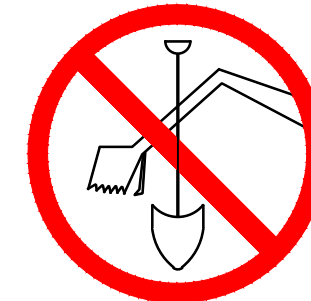
STORM SEWER TAGS

- 1 EX. CATCH BASIN SQUARE - OLID
RIM: 905.10
INV S: 900.99
- 2 EX. 86 LF STORM SEWER PIPE
12" ADS @ 0.37%
- 3 EX. CATCH BASIN SQUARE - OLID
RIM: 904.47
INV N: 900.67
INV SW: 900.53
- 4 EX. 51 LF STORM SEWER PIPE
18" PVC @ 1.33%
- 5 EX. STORM PIPE OUTLET
INV: 899.86
- 6 EX. STORM PIPE INLET
INV: 902.02
- 7 EX. 209 LF STORM SEWER PIPE
12" PVC @ 2.37%
- 8 EX. STORM PIPE INLET
INV: 900.23
- 9 EX. 28 LF STORM SEWER PIPE
6" PVC @ 7.40%
- 10 EX. CATCH BASIN ROUND - OLID
RIM: 902.60
PROP INV = 899.45
INV NW: 899.17
INV W: 898.10
INV S: 897.55
- 11 EX. 202 LF STORM SEWER PIPE
12" PVC @ -0.24%
- 12 EX. CATCH BASIN SQUARE
RIM: 901.47
INV NW = 896.60
INV N = 896.53
INV S = 896.13
- 13 PROP 24 LF 8" PVC STORM SEWER
@ -1.0 %
- 14 PROP STORM MANHOLE C LID
WITH REMOVABLE RETRACTOR
RIM = 909.20 +/- MATCH EXIST GRADE
INV W = 902.50
INV E = 902.50
- 15 PROP 305 LF 8" STORM SEWER
@ 1.0%
CONNECTION TO EXISTING STORM
CATCH BASIN
- 16 PROP 278 LF 8" PVC STORM SEWER
@ 0.50% BURIED 12"
PERFORATED UNDER DRAINED

ABBREVIATIONS:
12.23 = MEASURED DISTANCE
(12.23) = RECORD/DEED DISTANCE
A = ARC OF CURVE
AC. = ACRES
ASPH = ASPHALT
BM = BENCHMARK
CALC. = CALCULATED DISTANCE
CH. = CHORD LENGTH
COR. = CORNER
CSM = CERTIFIED SURVEY MAP
C.T.H. = COUNTY TRUNK HIGHWAY
D = DELTA
DEG. = DEGREE OF CURVE
E = EAST
ELEV. = ELEVATION
EX. = EXISTING
EXC. = EXCEPTION
FFE = FINISH FLOOR ELEVATION
FND = FOUND
GFE = GARAGE FLOOR ELEVATION
GND = GROUND
INV. = INVERT
IP = IRON PIPE
IRD = IRON ROD
M = MEASURED/SURVEYED DISTANCE
N = NORTH
NAD = NORTH AMERICAN DATUM
NE = NORTHEAST
NELY = NORTHEASTERLY
NO. = NUMBER
NW = NORTHWEST
NWLY = NORTHWESTERLY
PAGE = PAGE
QTR. = QUARTER
REC. = RECORDED
RM. = RIM OR TOP POINT
R/W = RIGHT OF WAY
S = SOUTH
SLY = SOUTHERLY
SE = SOUTHEAST
SELY = SOUTHEASTERLY
S.T.H. = STATE TRUNK HIGHWAY
SW = SOUTHWEST
SWLY = SOUTHWESTERLY
SUR. = SURVEYED
U.S.G.S. = UNITED STATES GEOLOGICAL SURVEY
VAR. = VARIES
VPI = VERTICAL POINT OF INTERSECTION
W = WEST
WLY = WESTERLY

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TO OBTAIN LOCATIONS OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN



CALL DIGGERS HOTLINE
811 OR 1-800-242-6511 TOLL FREE
WIS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE
MILW. AREA 1-414-259-1181

NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

LEGEND:

- SECTION CORNER MONUMENT
- EX. CHISELED CROSS FOUND
- 1" IRON PIPE FOUND
- 1" IRON PIPE SET
- EX. STORM MANHOLE
- EX. CATCH BASIN ROUND
- EX. CATCH BASIN SQUARE
- EX. SIAMESE HYDRANT
- EX. GAS VALVE
- EX. AIR CONDITIONER
- EX. ELECTRIC METER
- EX. GAS METER
- EX. ELECTRIC PEDESTAL
- EX. TELEPHONE PEDESTAL
- EX. CLEANOUT
- EX. POWER POLE
- EX. MAILBOX
- EX. SANITARY MANHOLE
- EX. COMBINED SEWER MANHOLE
- EX. ELECTRIC MANHOLE
- EX. ELECTRIC TRANSFORMER
- EX. TELEPHONE MANHOLE
- EX. GUY WIRE
- EX. LIGHT POLE
- EX. SIGN
- EX. WATER VALVE
- EX. OVERHEAD WIRES
- EX. BUREAU OF ELECTRICAL SERVICES
- EX. FENCE LINE
- EX. COMMUNICATIONS
- EX. TELEPHONE LINE
- EX. GAS LINE
- EX. FIBER OPTICS
- EX. SEWER
- EX. STORM SEWER (STO)
- EX. WATER MAIN
- EX. TREE LINE
- EX. MAJOR CONTOUR
- EX. MINOR CONTOUR
- PROP. SEWER
- PROP. MAJOR CONTOUR
- PROP. MINOR CONTOUR

BY
JJBK

DATE
08/07/2024

CHECKED BY: JB

DRAWN BY: JB

DESCRIPTION
CHANGES FROM OWNER

DATE
08/26/2024

DATE
07/24/2024

DATE
08/05/2024

REVISIONS

REVISIONS PER VILLAGE REVIEW

REVISIONS PER VILLAGE REVIEW

CLIENT

GREEN HILLS CONTRACTING, INC.

N91W16480 PERSHING AVENUE #5

MENOMONEE FALLS, WI 53051

PROJECT

N114W18686 CLINTON DRIVE

GERMANTOWN, WI 53022

JAHNKE & JAHNKE ASSOCIATES, LLC

ENGINEERS, PLANNERS & SURVEYORS

CONNECT • EMPOWER • DESIGN

WWW.JAHNKEANDJAHNKE.COM

524 BLVD, SUITE 200

WISCONSIN 53198

PHONE: (262) 542-5797 EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

FILE NAME: S:\projects\324-5971 Green Hills Contracting\24-5971 R3 2024-8-20.dwg

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WISCONSIN PROFESSIONAL ENGINEER

ROBERT A. KRAUSE

26786

WISCONSIN

UTILITY PLAN

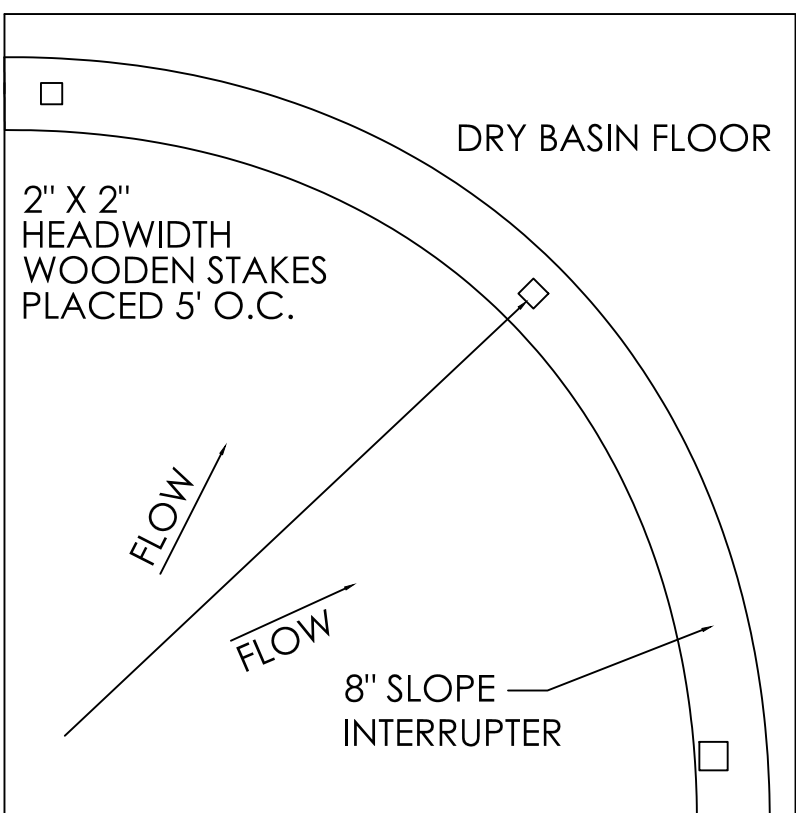
6 OF 11

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	SECTION CORNER MONUMENT
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	EX. GAS METER
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	EX. TELEPHONE PEDESTAL
	EX. CLEANOUT
	EX. POWER POLE
	EX. MAILBOX
	EX. SANITARY MANHOLE
	PROP. MONITORING WELL
	EX. COMBINED SEWER MANHOLE
	EX. ELECTRIC MANHOLE
	EX. ELECTRIC TRANSFORMER
	EX. TELEPHONE MANHOLE

7 OF 11

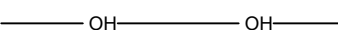
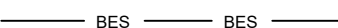
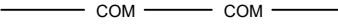
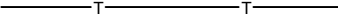
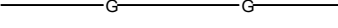
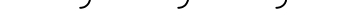
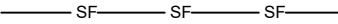
7 OF 11



SECTION VIEW

SEDIMENT LOGS (WATTLES)

123	MEASURED DISTANCE
1237	RECORDING DISTANCE
AC	ARC OF CURVE
AG	AGE
ASPH	ASPHALT
BM	BENCHMARK
CH	CALCULATED DISTANCE
CH	CHORD
CON	CONCRETE
COR	CORNER
CS	CERTIFIED SURVEY MAP
CTH	COUNTY TRUNK HIGHWAY
D	DELTA
DEG	DEGREE OF CURVE
D	EAST
E	EASTLY
ELEV	ELEVATION
EX	EXISTING ELEVATION
EX	EXCEPTION
FIN	FINISH
FND	FOUND
GR	GRADE
GR	GRADE FLOOR ELEVATION
GR	GROUND
INV	INVERT
IR	IRON PIPE
IR	IRON ROD
IR	IRON
NA	NORTH AMERICAN
NAD	NORTH AMERICAN DATUM
N	NORTH
NLY	NORTHERLY
NE	NORTHEAST
NE	NORTH
NO	NORTHWEST
NW	NORTHWEST
NWLY	NORTHWESTERLY
PG	PAGE
QTR	QUARTER
REC	RECORDED
RM	RM ON TOP
RW	RIGHT OF WAY
S	SOUTH
SE	SOUTHEAST
SE	SOUTHERLY
SE	SOUTH
SW	STATE TRUNK HIGHWAY
SW	SOUTHWEST
SWLY	SOUTHWESTERLY
SUR	SURVEYED
US	UNITED STATES
U.S.G.	UNITED STATES GEOLOGICAL SURVEY
US	UNITED STATES
VPI	VERTICAL POINT OF INTERSECTION
W	WEST
WLY	WESTERLY

	EX. OVERHEAD WIRES
	EX. BUREAU OF ELECTRICAL SERVICES
	EX. FENCE LINE
	EX. COMMUNICATIONS
	EX. TELEPHONE LINE
	EX. GAS LINE
	EX. FIBER OPTICS
	EX. SEWER
	EX. STORM SEWER (STO)
	EX. WATER MAIN
	EX. TREE LINE
	EX. MAJOR CONTOUR
	EX. MINOR CONTOUR
	PROP. SEWER
	PROP. MAJOR CONTOUR
	PROP. MINOR CONTOUR
	PROP. SEDIMENT LOG
	PROP. SILT FENCE

Sieve Size	Percent by weight passing
3"	100
2-1/2"	90-100
1-1/2"	25-60
3/4"	0-20
3/8"	0-5

1. Use hard, durable, angular stone or recycled concrete meeting the gradation in Table 1. Where this gradation is not available, meet the gradation in Wisconsin Department of Transportation (DOT) 2018 Standard Specification, Section 312, Select Crushed Material.
2. Slope the stone tracking pad in a manner to direct runoff to an approved treatment practice.
3. Select fabric type based on soil conditions and vehicles loading.
4. Install tracking pad across full width of the access point, or restrict existing traffic to a dedicated egress lane at least 12 feet wide across the top of the pad.
5. If a 50' pad length is not possible due to site geometry, install the maximum length practicable and supplement with additional practices as needed.

STONE TRACKING PAD DETAIL



1057-TS-9
 TECHNICAL STANDARD No.
 06/2018
 REVISION DATE
 NOT TO SCALE

SURVEY NOTES:

2. Date of the Survey field work: 06/24/2024
3. The survey was conducted in accordance with the surveying standards not shown herein, should refer to deed, title policy and local zoning ordinances.
4. All dimensions shown are in decimal feet. US survey units.
5. Legal description of the subject property is based on the best available information and is not guaranteed to be current, accurate or complete. Review legal description and record measurements on this plan and at each report any apparent difference to the original record.
6. Utilities have not been certified, therefore the location and size of the underground structures and utilities shown herein have been located by visual inspection and are not guaranteed to be correct. The LDC does not guarantee their exact location or the location of their underground utilities.
7. Reference bearing is the West line of the Southwest quarter of Section 21-9-20, bearing S02° 55' 40"E. Bearing shown here are based on the North American Vertical Datum of 1988 (NAVD 88). The North Coordinate System South Zone. Elevations (if any) shown are in relation to the North American Vertical Datum of 1988 (NAVD 88).
8. All measurements are in feet and inches.
9. Any comments, modifications, alterations and revisions to this Survey must be brought to our attention within 30 days from date of completion of this Survey.
10. To insure legitimacy of this Plat of Survey, it must carry the Embossed Seal of the Surveyor.
11. The survey was conducted in accordance with the surveying standards. Per scope of this survey, not all improvements are shown.

SITE BENCHMARK # 20
ELEV = 910.66 (DATUM: NAVD 88)
PK NAIL SET IN THE CONCRETE CURB ACROSS THE
STREET FROM THE DRIVEWAY OPENING OF
N114W18686 CLINTON DR GERMANTOWN WI 53022.

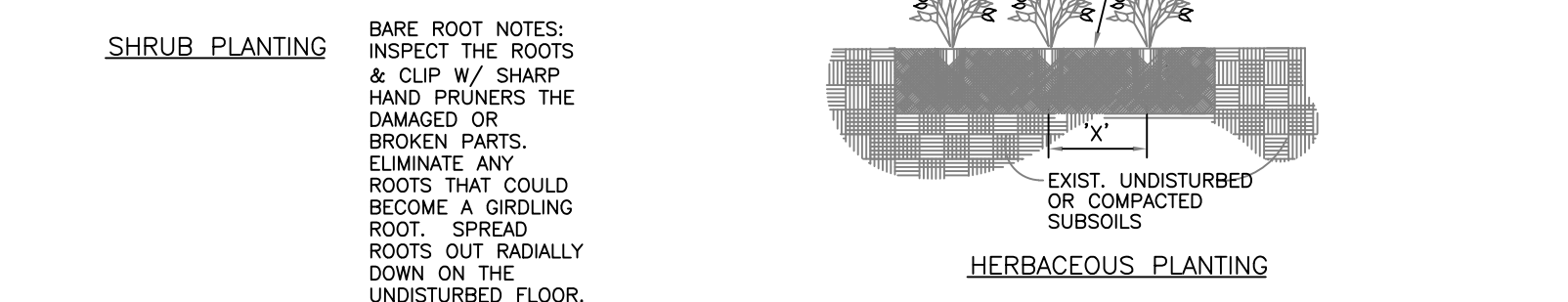
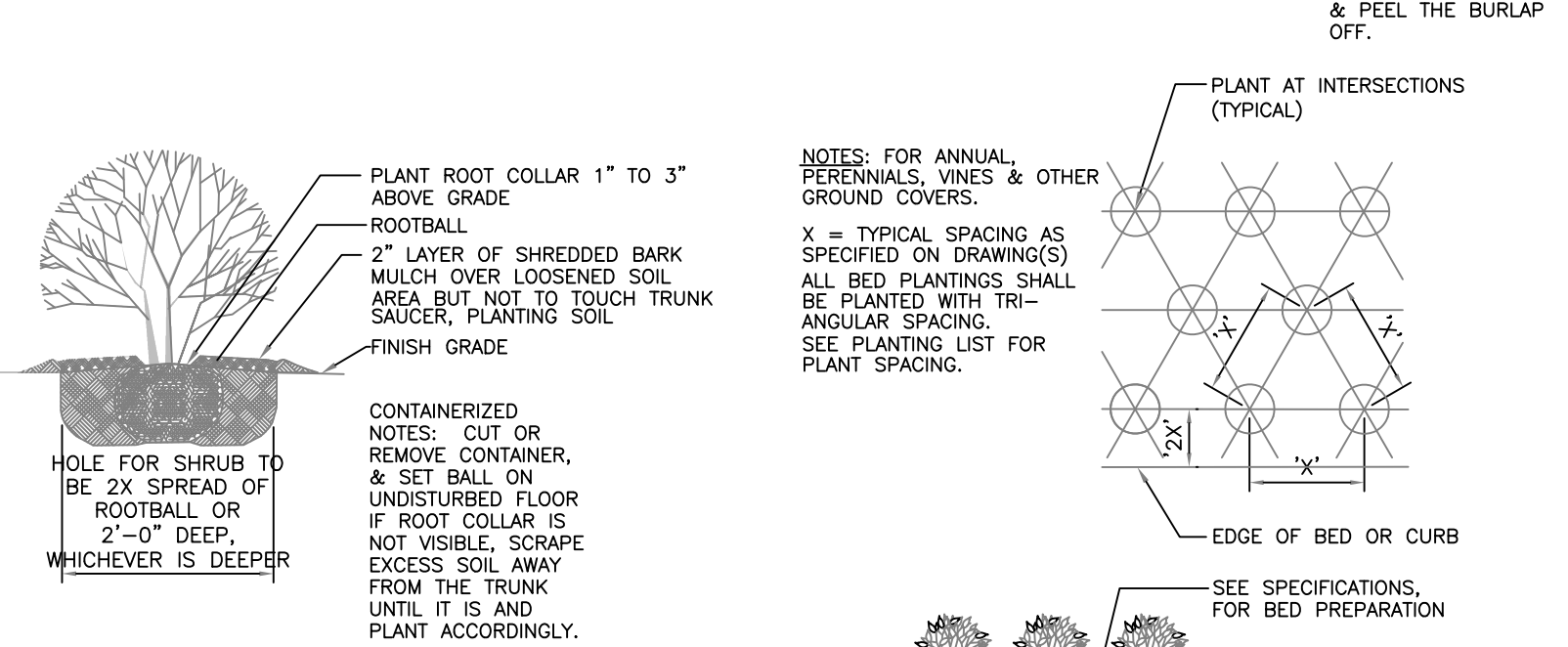
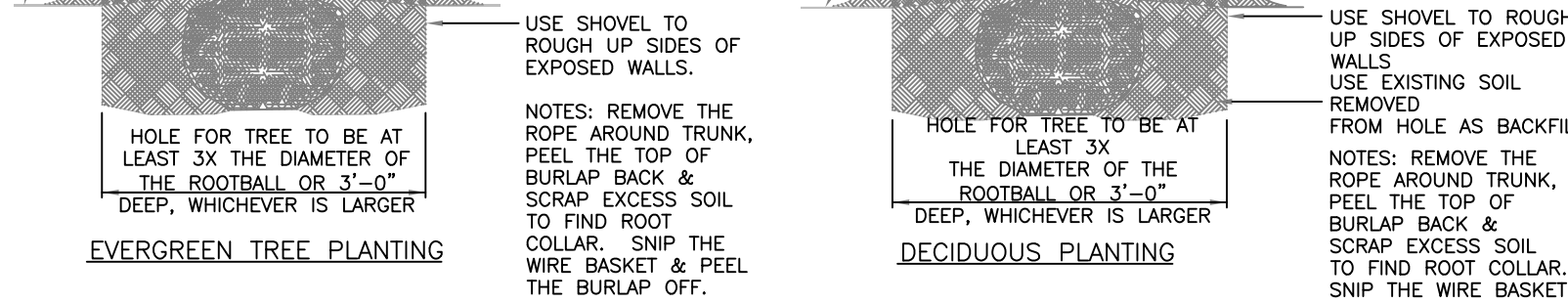
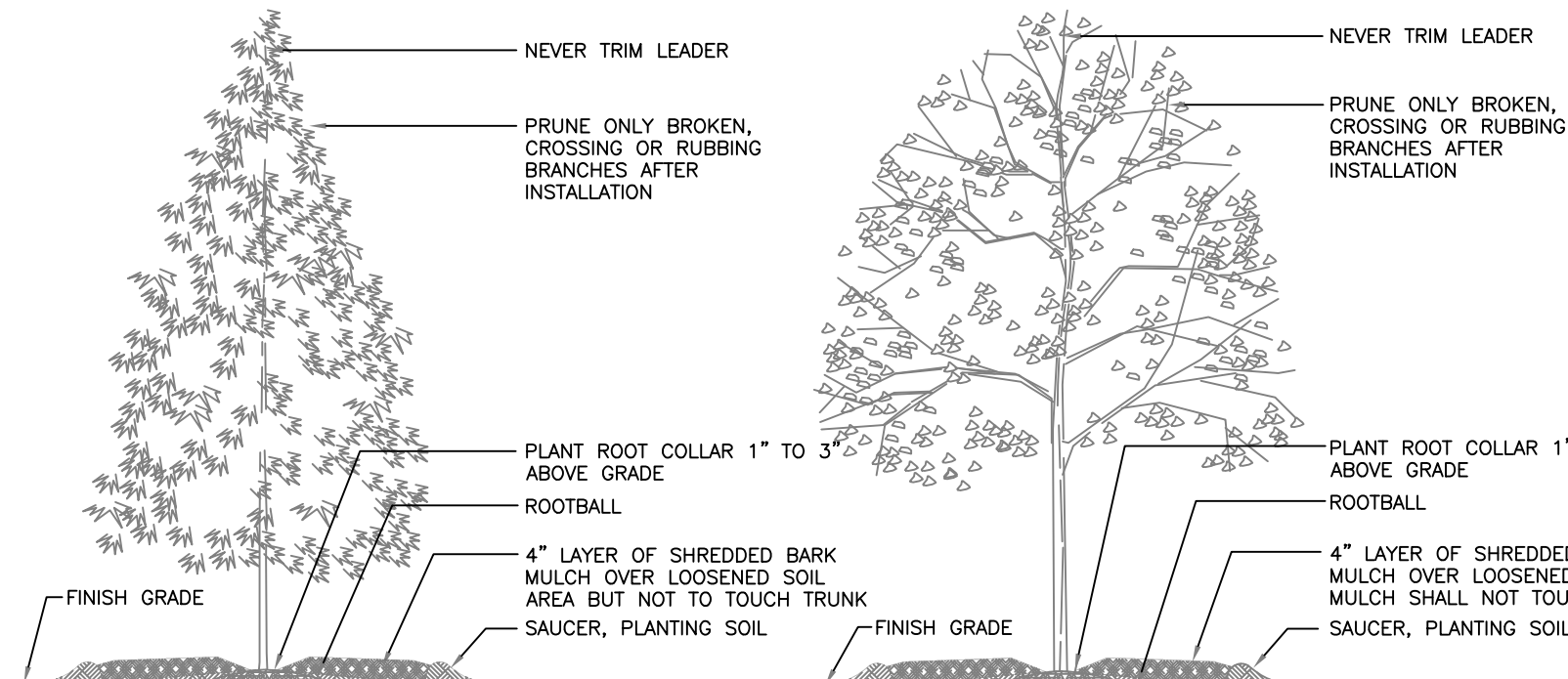
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524 BLUMUND ROAD, WAUKESHA, WI 53188
PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKENDAJAHNKE.COM
100731, 100732, 100733, 100734, 100735, 100736, 100737, 100738, 100739, 100740, 100741, 100742, 100743, 100744, 100745, 100746, 100747, 100748, 100749, 100750, 100751, 100752, 100753, 100754, 100755, 100756, 100757, 100758, 100759, 100760, 100761, 100762, 100763, 100764, 100765, 100766, 100767, 100768, 100769, 100770, 100771, 100772, 100773, 100774, 100775, 100776, 100777, 100778, 100779, 100780, 100781, 100782, 100783, 100784, 100785, 100786, 100787, 100788, 100789, 100790, 100791, 100792, 100793, 100794, 100795, 100796, 100797, 100798, 100799, 100800, 100801, 100802, 100803, 100804, 100805, 100806, 100807, 100808, 100809, 100810, 100811, 100812, 100813, 100814, 100815, 100816, 100817, 100818, 100819, 100820, 100821, 100822, 100823, 100824, 100825, 100826, 100827, 100828, 100829, 100830, 100831, 100832, 100833, 100834, 100835, 100836, 100837, 100838, 100839, 100840, 100841, 100842, 100843, 100844, 100845, 100846, 100847, 100848, 100849, 100850, 100851, 100852, 100853, 100854, 100855, 100856, 100857, 100858, 100859, 100860, 100861, 100862, 100863, 100864, 100865, 100866, 100867, 100868, 100869, 100870, 100871, 100872, 100873, 100874, 100875, 100876, 100877, 100878, 100879, 100880, 100881, 100882, 100883, 100884, 100885, 100886, 100887, 100888, 100889, 100890, 100891, 100892, 100893, 100894, 100895, 100896, 100897, 100898, 100899, 100900, 100901, 100902, 100903, 100904, 100905, 100906, 100907, 100908, 100909, 100910, 100911, 100912, 100913, 100914, 100915, 100916, 100917, 100918, 100919, 100920, 100921, 100922, 100923, 100924, 100925, 100926, 100927, 100928, 100929, 100930, 100931, 100932, 100933, 100934, 100935, 100936, 100937, 100938, 100939, 100940, 100941, 100942, 100943, 100944, 100945, 100946, 100947, 100948, 100949, 100950, 100951, 100952, 100953, 100954, 100955, 100956, 100957, 100958, 100959, 100960, 100961, 100962, 100963, 100964, 100965, 100966, 100967, 100968, 100969, 100970, 100971, 100972, 100973, 100974, 100975, 100976, 100977, 100978, 100979, 100980, 100981, 100982, 100983, 100984, 100985, 100986, 100987, 100988, 100989, 100990, 100991, 100992, 100993, 100994, 100995, 100996, 100997, 100998, 100999, 101000, 101001, 101002, 101003, 101004, 101005, 101006, 101007, 101008, 101009, 101010, 101011, 101012, 101013, 101014, 101015, 101016, 101017, 101018, 101019, 101020, 101021, 101022, 101023, 101024, 101025, 101026, 101027, 101028, 101029, 101030, 101031, 101032, 101033, 101034, 101035, 101036, 101037, 101038, 101039, 101040, 101041, 101042, 101043, 101044, 101045, 101046, 101047, 101048, 101049, 101050, 101051, 101052, 101053, 101054, 101055, 101056, 101057, 101058, 101059, 101060, 101061, 101062, 101063, 101064, 101065, 101066, 101067, 101068, 101069, 101070, 101071, 101072, 101073, 101074, 101075, 101076, 101077, 101078, 101079, 101080, 101081, 101082, 101083, 101084, 101085, 101086, 101087, 101088, 101089, 101090, 101091, 101092, 101093, 101094, 101095, 101096, 101097, 101098, 101099, 101100, 101101, 101102, 101103, 101104, 101105, 101106, 101107, 101108, 101109, 101110, 101111, 101112, 101113, 101114, 101115, 101116, 101117, 101118, 101119, 101120, 101121, 101122, 101123, 101124, 101125, 101126, 101127, 101128, 101129, 101130, 101131, 101132, 101133, 101134, 101135, 101136, 101137, 101138, 101139, 101140, 101141, 101142, 101143, 101144, 101145, 101146, 101147, 101148, 101149, 101150, 101151, 101152, 101153, 101154, 101155, 101156, 101157, 101158, 101159, 101160, 101161, 101162, 101163, 101164, 101165, 101166, 101167, 101168, 101169, 101170, 101171, 101172, 101173, 101174, 101175, 101176, 101177, 101178, 101179, 101180, 101181, 101182, 101183, 101184, 101185, 101186, 101187, 101188, 101189, 101190, 101191, 101192, 101193, 101194, 101195, 101196, 101197, 101198, 101199, 101200, 101201, 101202, 101203, 101204, 101205, 101206, 101207, 101208, 101209, 101210, 101211, 101212, 101213, 101214, 101215, 101216, 101217, 101218, 101219, 101220, 101221, 101

FILE NAME: S:\projects\24-9971 Green Hills Contrl\dwg\24-9971 R3 2024-8-20.dwg

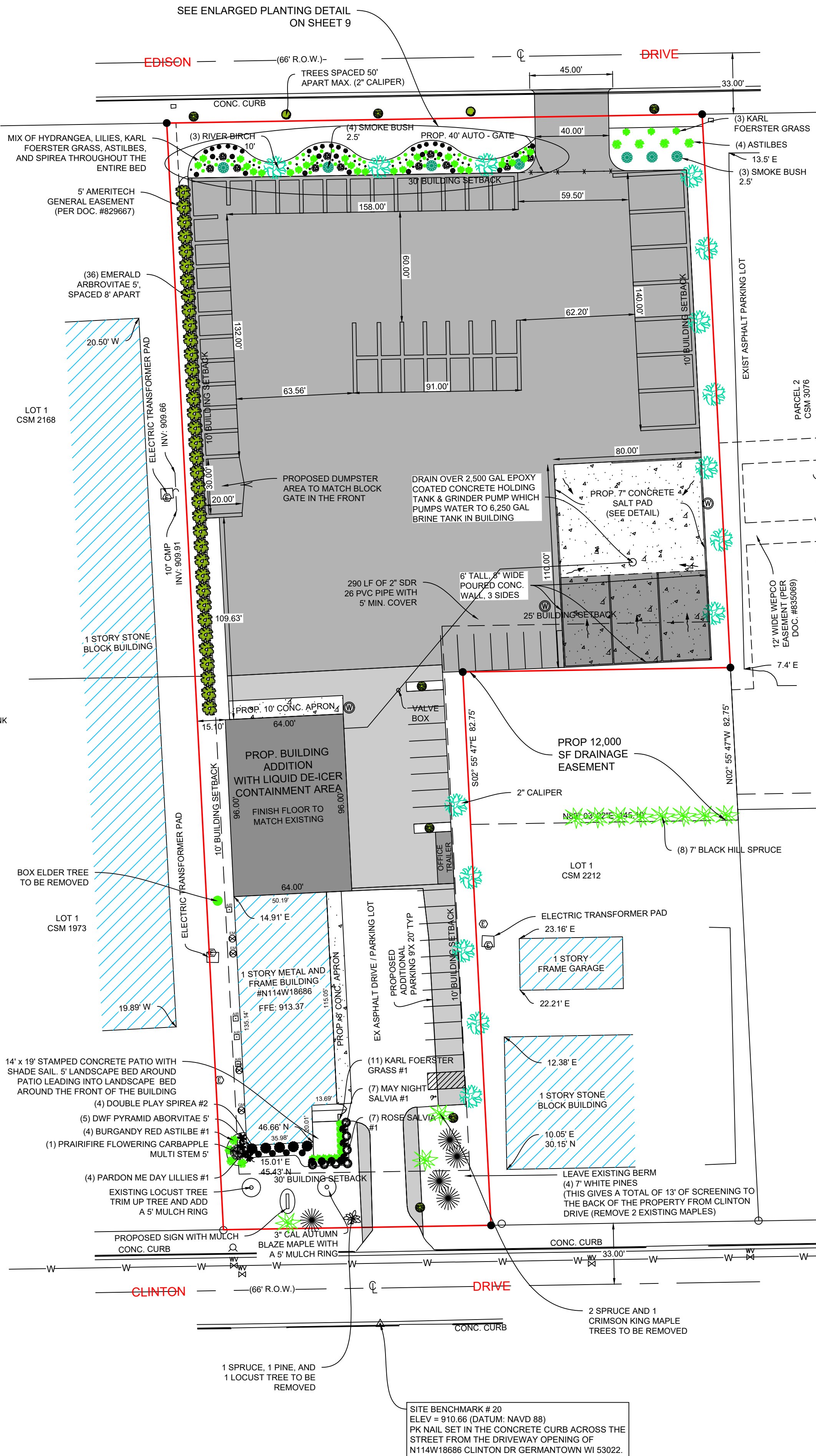
LANDSCAPE LEGEND AND TOTAL SITE PLANT COUNT:

PLANT NAME	-# OF PLANTS REQ
RIVER BIRCH	15
EMERALD GREEN ABROVITAE	36
KARL FOERSTER GRASS	42
ASTILBE	45
SMOKE BUSH	7
BLACK HILL SPRUCE	8
WHITE PINE	4
MAY NIGHT SALVIA	7
ROSE SALVIA	7
DWF PYRAMID ABORVITAE	5
DOUBLE PLAY SPIREA	4
PRAIRIFIRE FLOWERING CRABAPPLE	1
PARDON ME DAY LILLIES	4
LITTLE LIME HYDRANGEA	11
STELLA DE ORO LILIES	40
MAGIC CARPET SPIREA	15
LITTLE HENRY SWEETPSIRE	18
MAPLE TREE	6
ELM TREE	2
LOCUST TREE	1
BOX ELDER TREE	1



SURVEY NOTES:

- Date of the Survey field work: 06/24/2024
- Building lines, easements and other restrictions not shown herein, should refer to deed, title policy and local zoning ordinances.
- All dimensions shown are in decimal feet, US survey units.
- Legal description was obtained from the client which may not be current, accurate or complete. Review legal description and record measurements on this plat and at once report any apparent difference to the surveyor.
- Utilities have not been certified, therefore the location and size of the underground structures and utilities shown herein have been located to a reasonable degree of accuracy, but Jahnke & Jahnke Associates LLC does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.
- Reference bearing is the West line of the Southwest quarter of Section 21-9-20, bearing S02° 55' 49"E. Bearing shown here are based on the North American Datum of 1983 (NAD 83), Wisconsin State Plane Coordinate System South Zone. Elevations (if any) shown are in relation to the North American Vertical Datum of 1988 (NAVD 88).
- No measurements are to be assumed by scaling.
- Any comments, modifications, alterations and revisions to this Survey must be brought to our attention within 30 days from date of completion on this sheet.
- To insure legitimacy of this Plat of Survey, it must carry the Embossed Corporate Seal of Jahnke & Jahnke Associates LLC.
- Per scope of this survey, not all improvements are shown.



SITE BENCHMARK # 20
ELEV = 910.66 (DATUM: NAVD 88)
PK NAIL SET IN THE CONCRETE CURB ACROSS THE STREET FROM THE DRIVEWAY OPENING OF N114W18686 CLINTON DR GERMANTOWN WI 53022.

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TO OBTAIN LOCATIONS OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN



CALL DIGGERS HOTLINE
811 OR 1-800-242-6511 TOLL FREE
WIS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE
MILW. AREA 1-414-259-1181

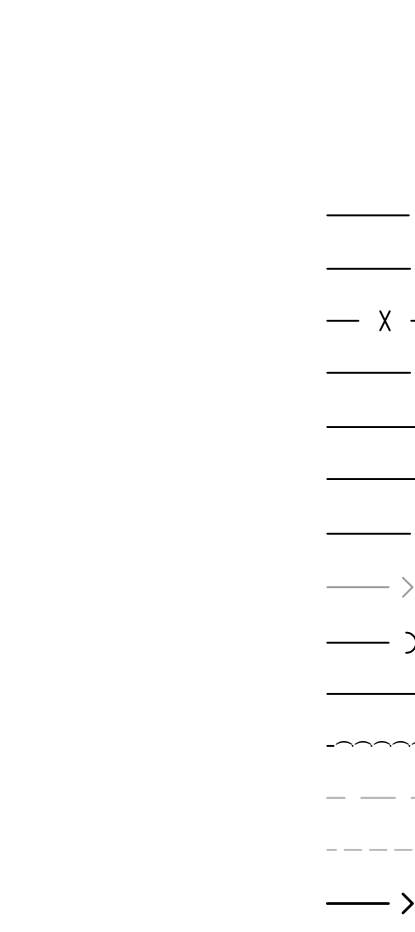
NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

LEGEND:

- SECTION CORNER MONUMENT
- EX. CHISELED CROSS FOUND
- 1" IRON PIPE FOUND
- 1" IRON PIPE SET
- EX. STORM MANHOLE
- EX. CATCH BASIN ROUND
- EX. CATCH BASIN SQUARE
- EX. SIAMESE HYDRANT
- EX. GAS VALVE
- EX. AIR CONDITIONER
- EX. ELECTRIC METER
- EX. GAS METER
- EX. ELECTRIC PEDESTAL
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- EX. CLEANOUT
- EX. POWER POLE
- EX. MAILBOX
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- EX. COMBINED SEWER MANHOLE
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- EX. SIGN
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- EX. OVERHEAD WIRES
- EX. BUREAU OF ELECTRICAL SERVICES
- EX. FENCE LINE
- EX. COMMUNICATIONS
- EX. TELEPHONE LINE
- EX. GAS LINE
- EX. FIBER OPTICS
- EX. SEWER
- EX. STORM SEWER (STO)
- EX. WATER MAIN
- EX. TREE LINE
- EX. MAJOR CONTOUR
- EX. MINOR CONTOUR
- PROP. SEWER

ABBREVIATIONS:

12.23 = MEASURED DISTANCE
(12.23) = RECORD/DEED DISTANCE
A = ARC OF CURVE
AC. = ACRES
ASPH = ASPHALT
BM = BENCHMARK
CALC. = CALCULATED DISTANCE
CH. = CHORD LENGTH
COR. = CORNER
CSM = CERTIFIED SURVEY MAP
C.T.H. = COUNTY TRUNK-HIGHWAY
D = DELTA
DEG. = DEGREE OF CURVE
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EX. = EXISTING
EXC. = EXCEPTION
FFE = FINISH FLOOR ELEVATION
FND = FOUND
GFE = GARAGE FLOOR ELEVATION
GND = GROUND
INV. = INVERT
IP = IRON PIPE
IRD = IRON ROD
M = MEASURED/SURVEYED DISTANCE
NAD = NORTH AMERICAN DATUM
N = NORTH
NELY = NORTHERLY
NE = NORTHEAST
NELY = NORTHEASTERLY
NO. = NUMBER
NW = NORTHWEST
NWLY = NORTHWESTERLY
PAGE = PAGE
QTR. = QUARTER
REC. = RECORDED
RM. = RM OR TOP POINT
RW = RIGHT OF WAY
S = SOUTH
SLY = SOUTHERLY
SE = SOUTHEAST
SELY = SOUTHEASTERLY
S.T.H. = STATE TRUNK-HIGHWAY
SW = SOUTHWEST
SWLY = SOUTHWESTERLY
SUR. = SURVEYED
U.S.G.S. = UNITED STATES GEOGRAPHIC SURVEY
VAR. = VARIES
VPI = VERTICAL POINT OF INTERSECTION
W = WEST
WLY = WESTERLY



BY
J.B.K.

REVISIONS

DATE

08/07/2024

08/26/2024

08/05/2024

08/05/2024

DESCRIPTION

CHANGES FROM OWNER

REVISIONS PER VILLAGE REVIEW

REVISIONS PER VILLAGE REVIEW

CHECKED BY: BK

DATE: 07/24/2024

CLIENT

GREEN HILLS CONTRACTING, INC.

N114W18686 CLINTON DRIVE

GERMANTOWN, WI 53022

DRAWN BY: JB

JOB NO.: 24-0971

PROJECT

N114W18686 CLINTON DRIVE

GERMANTOWN, WI 53022

JAHNKE & JAHNKE ASSOCIATES, LLC

ENGINEERS, PLANNERS & SURVEYORS

CONNECTED EMPOWER DESIGN

WWW.JAHNKEANDJAHNKE.COM

534 BULLITT

PHONE: (262) 542-5797 EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

FILE NAME: S:\projects\24-0971\Green Hills Contracting\24-0971_R3_2024-8-20.dwg

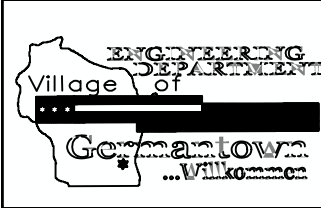
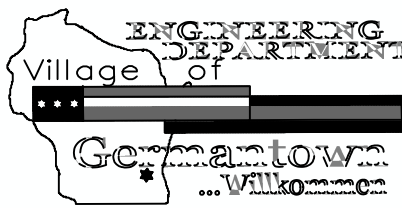
NOT VALID WITHOUT ORIGINAL SIGNATURE

LANDSCAPE PLAN

8 OF 11



PLANT NAME	~# OF PLANTS REQ
RIVER BIRCH	15
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KARL FOERSTER GRASS	42
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N114W18686 CLINTON DRIVE
GERMANTOWN, WI 53022

524 BLUEMOUND ROAD, WAUKESHA, WI 53188
PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM
WWW.JAHNKEANDJAHNKE.COM



9 OF 11

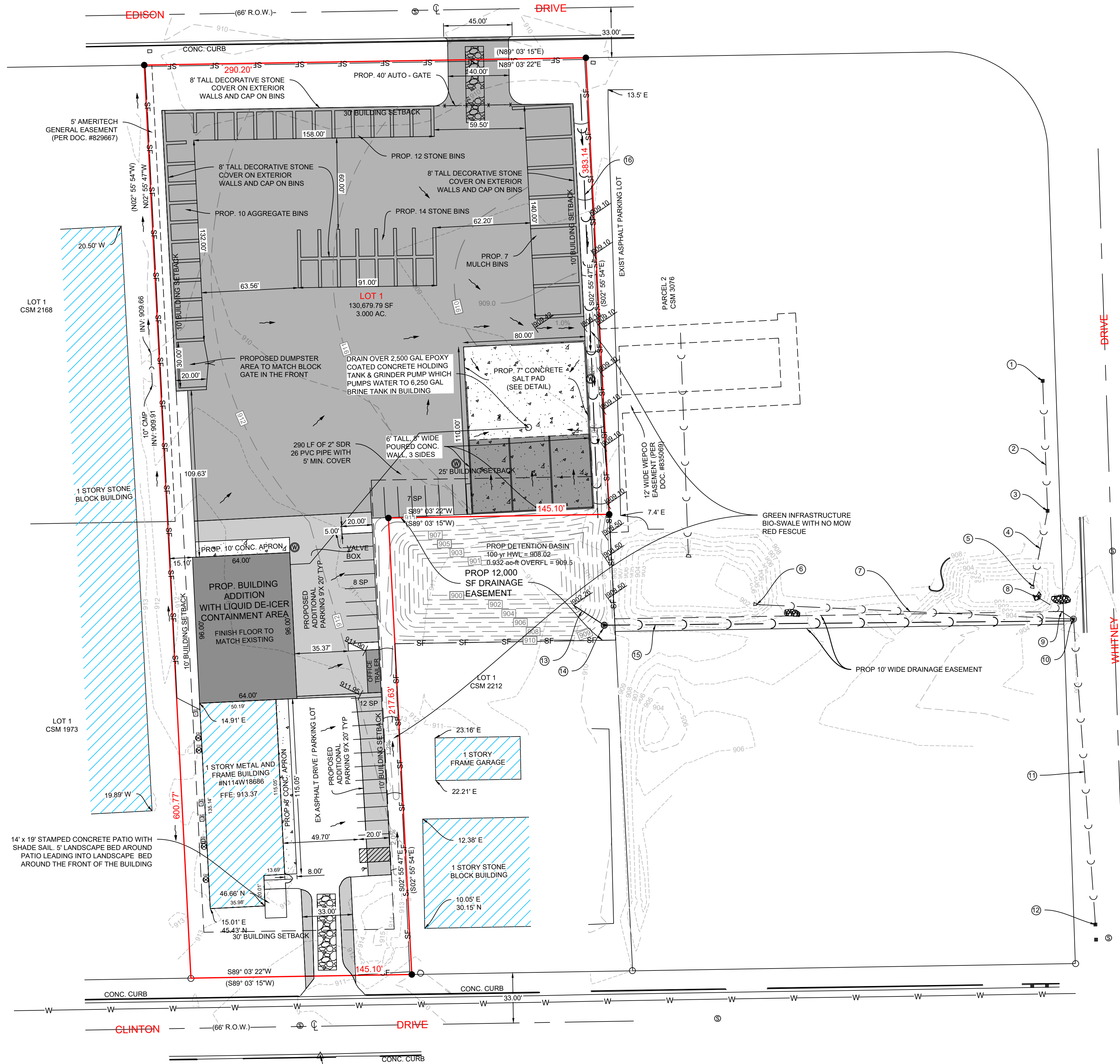
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U.S.G.S. = UNITED STATES GEOLOGICAL SURVEY
VAR = VARIES
VPI = VERTICAL POINT OF INTERSECTION
W = WEST
WLY = WESTERLY

STORM SEWER TAGS

- EX. CATCH BASIN SQUARE - OLID
RIM: 905.10
INV S: 900.99
- EX. 86 LF STORM SEWER PIPE
12" ADS @ 0.37%
- EX. CATCH BASIN SQUARE - OLID
RIM: 904.47
INV N: 900.67
INV SW: 900.53
- EX. 51 LF STORM SEWER PIPE
18" PVC @ 1.33%
- EX. STORM PIPE OUTLET
INV: 899.86
- EX. STORM PIPE INLET
INV: 902.02
- EX. 209 LF STORM SEWER PIPE
12" PVC @ 2.37%
- EX. STORM PIPE INLET
INV: 900.23
- EX. 28 LF STORM SEWER PIPE
6" PVC @ 7.40%
- EX. CATCH BASIN ROUND - OLID
RIM: 902.60
PROP INV = 899.45
INV NW: 899.17
INV W: 898.10
INV S: 897.55
- EX. 202 LF STORM SEWER PIPE
12" PVC @ -0.24%
- EX. CATCH BASIN SQUARE
RIM: 901.47
INV NW = 896.60
INV N = 896.53
INV S = 896.13
- PROP 24 LF 8" PVC STORM SEWER
@ -1.0 %
- PRO STORM MANHOLE C LID
WITH REMOVABLE RETRACTOR
RIM = 909.20 +/- MATCH EXIST GRADE
INV W = 902.50
INV E = 902.50
- PROP 305 LF 8" STORM SEWER
@ 1.0 %
CONNECTION TO EXISTING STORM
CATCH BASIN
- PROP 279 LF 8" PVC STORM SEWER
@ 0.50% BURIED 12"
PERFORATED UNDER DRAINED

SURVEY NOTES:

- Date of the Survey field work: 08/24/2024
- Building lines, easements and other restrictions not shown herein, should refer to deed, title policy and local zoning ordinances.
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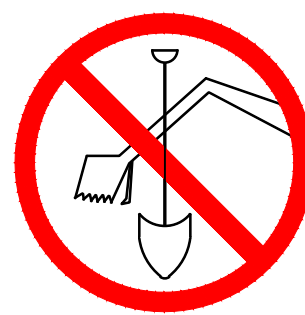
SITE BENCHMARK # 20
ELEV = 910.66 (DATUM: NAVD 88)
PK NAIL SET IN THE CONCRETE CURB ACROSS THE
STREET FROM THE DRIVEWAY OPENING OF
N114W18686 CLINTON DR GERMANTOWN WI 53022.

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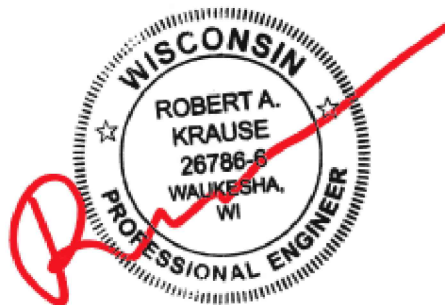


CALL DIGGERS HOTLINE
811 OR 1-800-242-6511 TOLL FREE
WIS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE MILW. AREA 1-414-259-1181

NOTE: The location and size of the underground structures and utilities shown hereon have been located to a reasonable degree of accuracy, but the Engineer and/or Surveyor does not guarantee their exact location or the location of others not shown. Contact Diggers Hotline, Inc., Etc.

LEGEND:

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- EX. TELEPHONE PEDESTAL
- EX. CLEANOUT
- EX. POWER POLE
- EX. MAILBOX
- EX. SANITARY MANHOLE
- PROP. MONITORING WELL
- EX. COMBINED SEWER MANHOLE
- EX. ELECTRIC MANHOLE
- EX. ELECTRIC TRANSFORMER
- EX. TELEPHONE MANHOLE
- EX. GUY WIRE
- EX. LIGHT POLE
- EX. SIGN
- EX. WATER VALVE
- EX. OVERHEAD WIRES
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- EX. TELEPHONE LINE
- EX. GAS LINE
- EX. FIBER OPTICS
- EX. SEWER
- EX. STORM SEWER (STO)
- EX. WATER MAIN
- EX. TREE LINE
- EX. MAJOR CONTOUR
- EX. MINOR CONTOUR
- PROP. SEWER
- PROP. MAJOR CONTOUR
- PROP. MINOR CONTOUR



GRADING PLAN - 2

BY
J.B.K.

DATE
08/07/2024

DESCRIPTION
CHANGES FROM OWNER

DATE
08/26/2024

BY
J.B.K.

DATE
08/05/2024

DESCRIPTION
REVISIONS PER VILLAGE REVIEW

DATE
08/05/2024

CHECKED BY: BK
JOB NO. 24-9971

DATE: 07/24/2024

DRAWN BY: JB

DATE: 07/24/2024

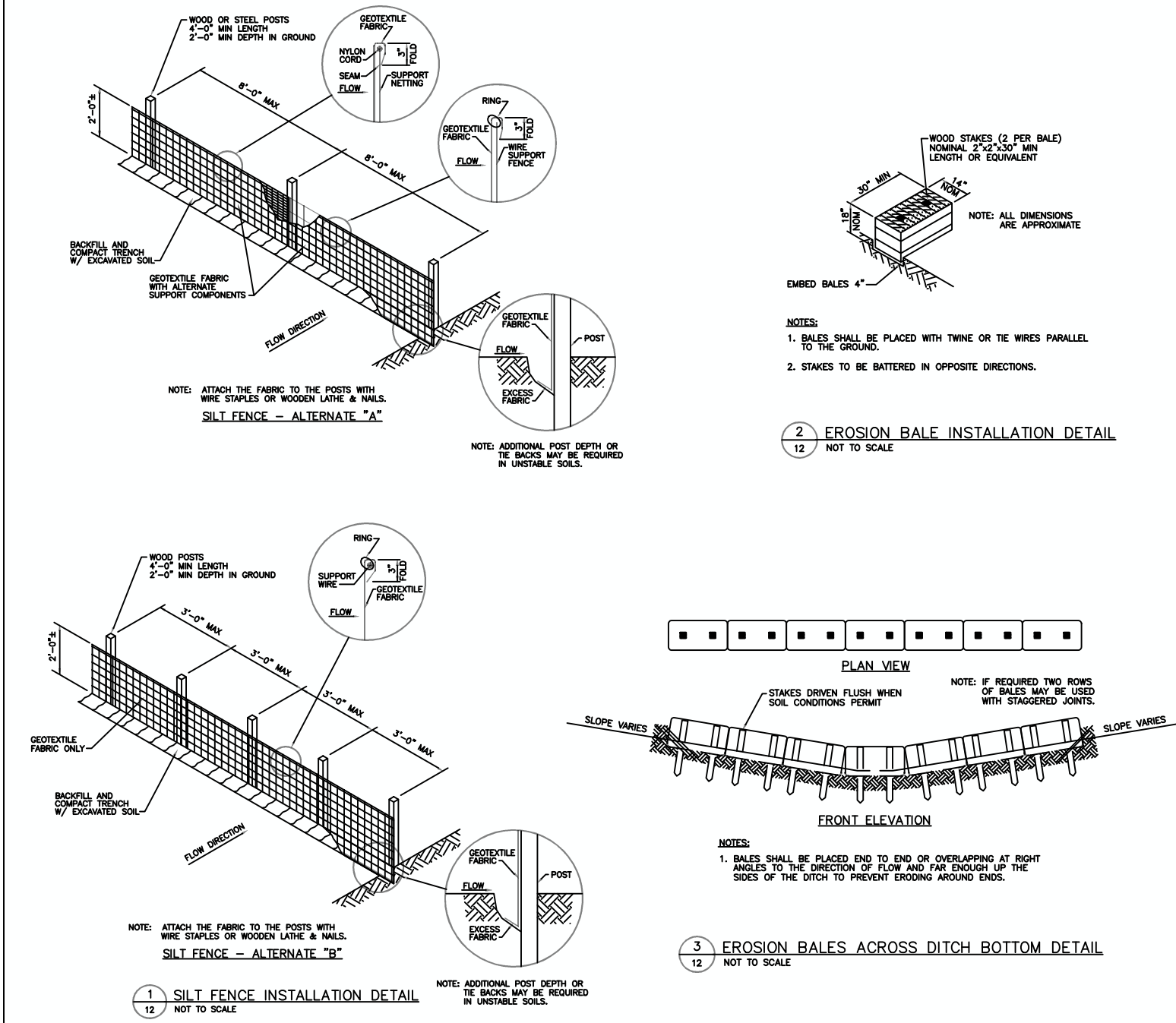
CLIENT
GREEN HILLS CONTRACTING, INC.
N91W16480 PERSHING AVENUE #5
MENOMONEE FALLS, WI 53051

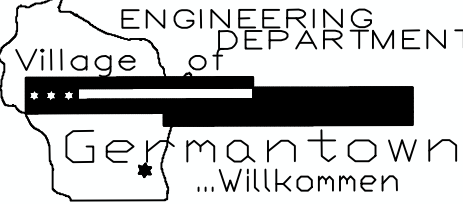
PROJECT
N114W18686 CLINTON DRIVE
GERMANTOWN, WI 53022

JAHNKE & JAHNKE
ASSOCIATES, LLC
ENGINEERS, PLANNERS & SURVEYORS
CONNECT ► EMPOWER ► DESIGN
WWW.JAHNKEANDJAHNKE.COM
534 BURNETT
PHONE: (262) 542-5797 EMAIL: SURVEY@JAHNKEANDJAHNKE.COM
FILE NAME: S:\project\324-9971\Green Hills Contracting\24-9971_R3_2024-8-20.dwg

10 OF 11

Page 347 of 800





ENGINEERING DEPARTMENT

STANDARD DETAIL

EROSION CONTROL MEASURES

APPROVED 2/2006 REVISED: 09/28/2018 RCB

CONSTRUCTION SEQUENCE:

To be provided.

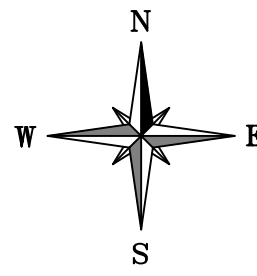
EROSION CONTROL PLAN NARRATIVE WHITE STONE CHURCH ALTERATION

To be provided.

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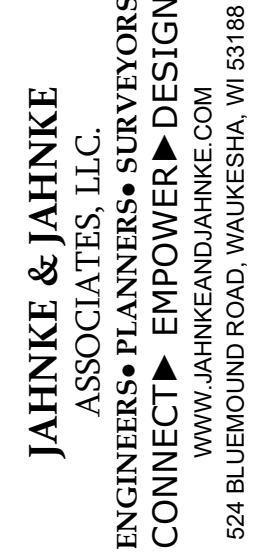
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REVISIONS	
DATE	DESCRIPTION
08/07/2024	CHANGES FROM OWNER
08/26/2024	REVISIONS PER VILLAGE REVIEW
09/05/2024	REVISIONS PER VILLAGE REVIEW

CHECKED BY: BK	DATE: 07/24/2024
DRAWN BY: JB	JOB NO.: 24-9971
CLIENT	
GREEN HILLS CONTRACTING, INC.	
N91W16480 PERSHING AVENUE #5	
MENOMONEE FALLS, WI 53051	

PROJECT	N114W18686 CLINTON DRIVE GERMANTOWN, WI 53022
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JAHNKE & JAHNKE ASSOCIATES, LLC

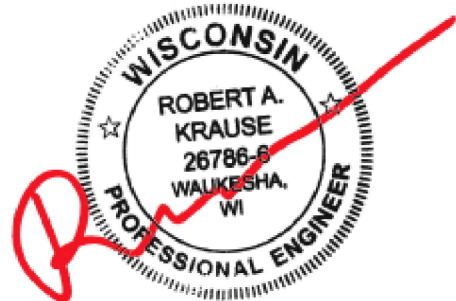
ENGINEERS • PLANNERS • SURVEYORS

CONNECT ► EMPOWER ► DESIGN

WWW.JAHNKEANDJAHNKE.COM

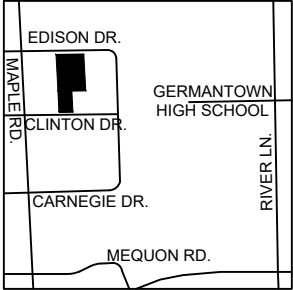
534 BLUENOTE DRIVE, SUITE 200
GERMANTOWN, WI 53032

PHONE: (262) 542-5797 • EMAIL: SURVEY@JAHNKEANDJAHNKE.COM



CERTIFIED SURVEY MAP NO. _____

BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN



LOCATION MAP
SW 1/4, SEC 21-7-20
SCALE: 1" = 2000'

1. SURVEY NOTES:
2. ALL DIMENSIONS SHOWN ARE IN DECIMAL FEET, US SURVEY UNITS.
3. REVIEW LEGAL DESCRIPTION AND RECORD MEASUREMENTS ON THIS PLAT AND AT ONCE REPORT ANY APPARENT DIFFERENCE TO THE SURVEYOR
4. REFERENCE BEARING IS THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 21-9-20, HAVING A GRID BEARING OF S02° 55' 49"E, BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD 83), WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE.
5. BUILDING SETBACK DIMENSIONS ARE AS FOLLOWS: 30' FRONT YARD MINIMUM, 25' REAR YARD MINIMUM, AND 10' SIDE YARD MINIMUM (07/23/2024).

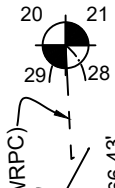
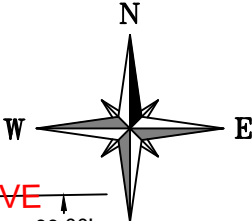
ALUMINUM D.O.T. MONUMENT
SW CORNER OF THE
SW QUARTER OF
SECTION 21-9-20

LEGEND

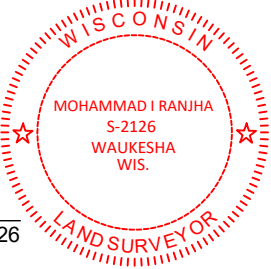
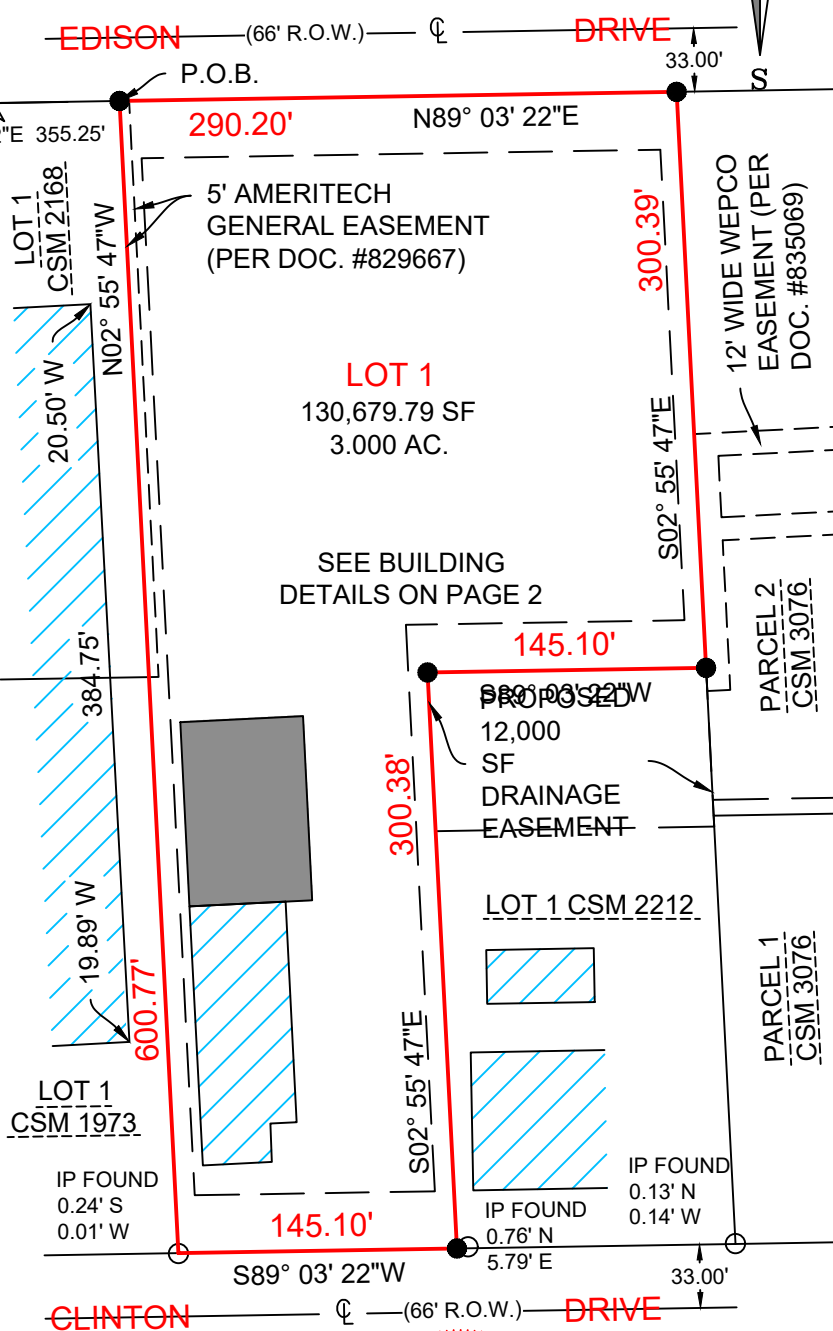
- - 1" IRON PIPE FOUND
- - IRON PIPE 18" x 1" DIA. PLACED 1.13 LBS. PER LIN. FT.
- ⊕

 - SECTION CORNER MONUMENT
- EXISTING BUILDING
- PROPOSED BUILDING ADDITION
- - BUILDING SETBACK LINE
- - EASEMENT BOUNDARY

POINT OF COMMENCEMENT
CONCRETE MONUMENT WITH A
WASHINGTON CO. CAP FOUND
NW CORNER OF THE
SW QUARTER OF
SECTION 21-9-20
N: 453,210.7852'
E: 2,463,464.0965'
(NAD 1983 GRID)



WEST LINE OF THE SW 1/4 OF SECTION 21-9-20 (S02° 55' 49"E 2658.18' SEWRPC)
S02° 55' 47"E 2658.23'
366.43'
2291.80'



DATED AT WAUKESHA, WISCONSIN THIS 24th DAY OF JULY, 2024.

BY: MOHAMMAD RANJHA - WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2126
THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.

OWNER:
Greenhills Contracting, INC.
N91W16480 Pershing Ave. #5
Menomonee Falls, WI. 53051
(262) 271-3472

SHEET: 1 OF 6

JAHNKE & JAHNKE

ASSOCIATES, LLC.

ENGINEERS • PLANNERS • SURVEYORS

CONNECT ► EMPOWER ► DESIGN

WWW.JAHNKEANDJAHNKE.COM

524 BLUEMOUND ROAD, WAUKESHA, WI 53188

PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

DRAWN BY: JB

CHECKED BY: MR

JOB NO.: 24-9971

REVISION

DATE	DESCRIPTION	BY
08/06/2024	ADJUSTED PROPERTY BOUNDARY	JB
09/05/2024	VILLAGE COMMENTS	JB

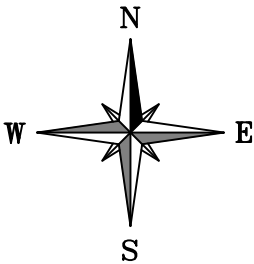
CERTIFIED SURVEY MAP NO. _____

BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

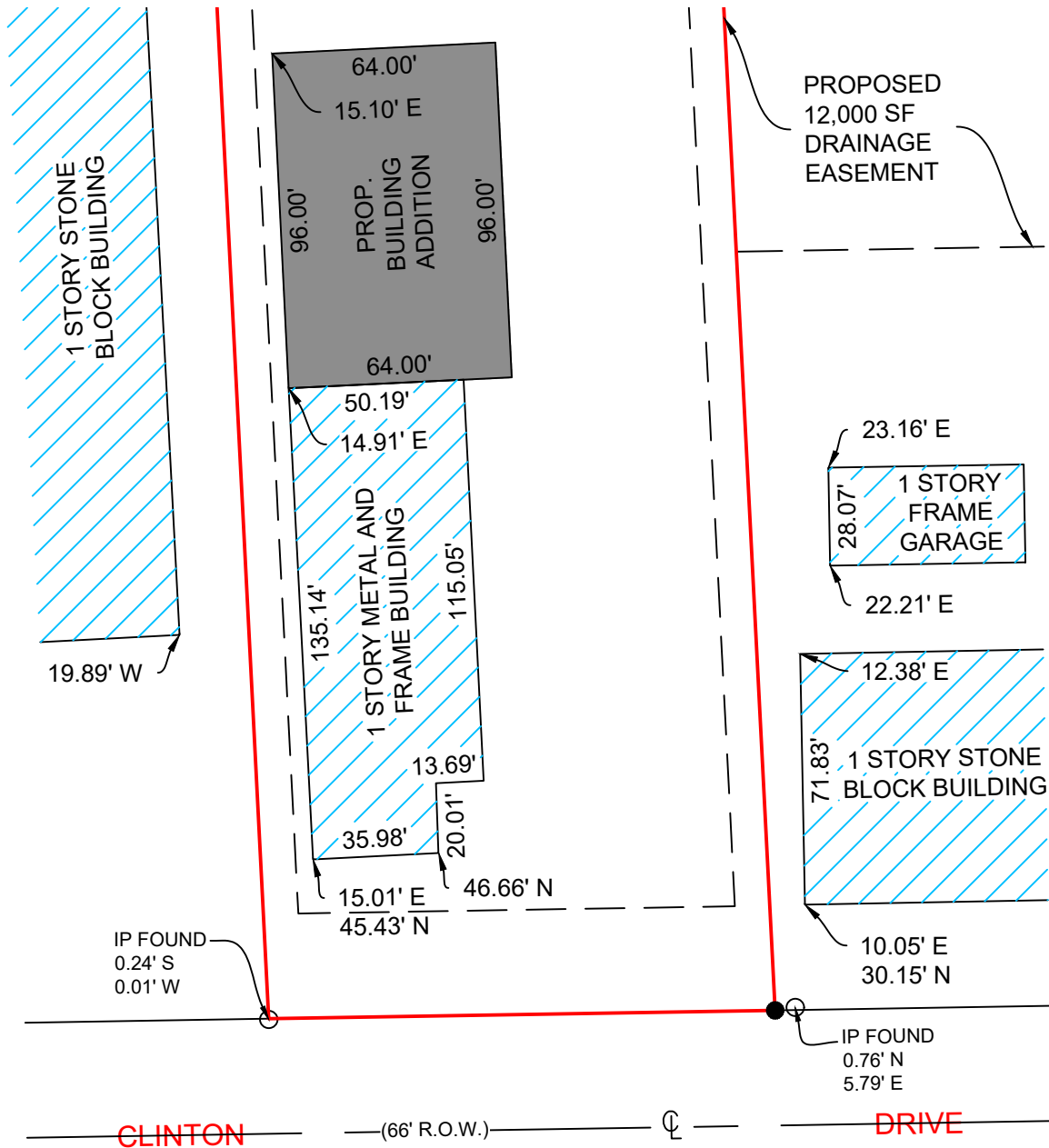
LEGEND

- 1" IRON PIPE FOUND
- IRON PIPE 18" x 1" DIA. PLACED
1.13 LBS. PER LIN. FT.
- SECTION CORNER MONUMENT

- EXISTING BUILDING
- PROPOSED BUILDING ADDITION
- BUILDING SETBACK LINE

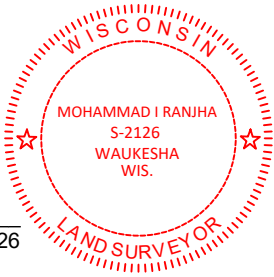


BUILDING DETAIL



DATED AT WAUKESHA, WISCONSIN THIS 24th DAY OF JULY, 2024.

BY: MOHAMMAD RANJHA - WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2126
THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.



OWNER: Greenhills Contracting, INC.
N91W16480 Pershing Ave. #5
Menomonee Falls, WI. 53051
(262) 271-3472

FILE NAME: S:\projects\24-9971 Green Hills Contr\dwg\24-9971 R3 2024-8-20.dwg

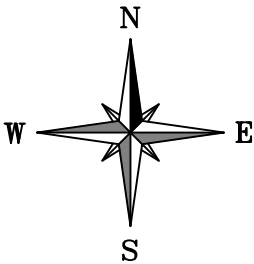
SHEET: 2 OF 6		JAHNKE & JAHNKE		DRAWN BY: JB		CHECKED BY: MR	
		ASSOCIATES, LLC.		JOB NO.: 24-9971			
		ENGINEERS • PLANNERS • SURVEYORS		REVISION			
		CONNECT ► EMPOWER ► DESIGN		DATE	DESCRIPTION	BY	
		WWW.JAHNKEANDJAHNKE.COM		08/06/2024	ADJUSTED PROPERTY BOUNDARY	JB	
		524 BLUEMOUND ROAD, WAUKESHA, WI 53188		09/05/2024	VILLAGE COMMENTS	JB	
		PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM					

CERTIFIED SURVEY MAP NO. _____

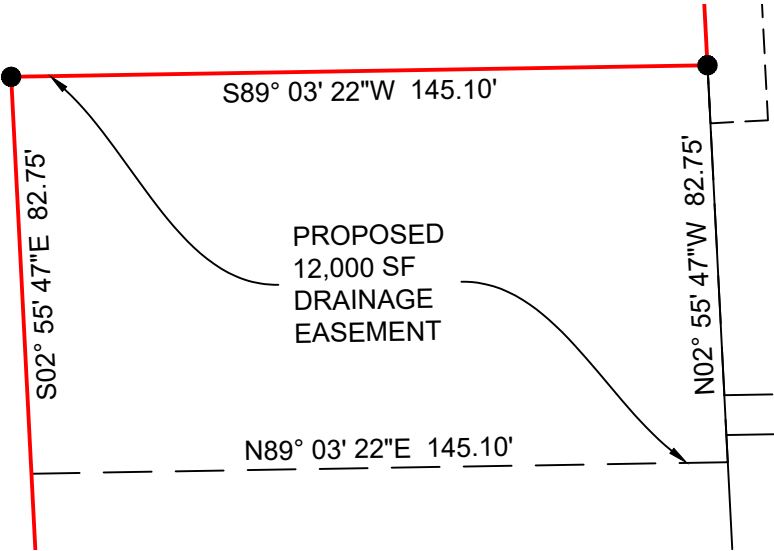
BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

LEGEND

- 1" IRON PIPE FOUND
- IRON PIPE 18" x 1" DIA. PLACED
1.13 LBS. PER LIN. FT.
- SECTION CORNER MONUMENT



EASEMENT DETAIL



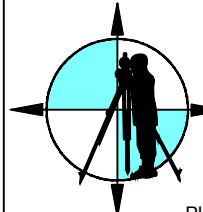
TERMS AND CONDITIONS TO BE DETERMINED

DATED AT WAUKESHA, WISCONSIN THIS 24th DAY OF JULY, 2024.

BY: _____
MOHAMMAD RANJHA - WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2126
THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.



OWNER:
Greenhills Contracting, INC.
N91W16480 Pershing Ave. #5
Menomonee Falls, WI. 53051
(262) 271-3472

SHEET: 3 OF 6		JAHNKE & JAHNKE ASSOCIATES, LLC. ENGINEERS • PLANNERS • SURVEYORS CONNECT ► EMPOWER ► DESIGN WWW.JAHNKEANDJAHNKE.COM 524 BLUEMOUND ROAD, WAUKESHA, WI 53188 PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM		DRAWN BY: JB		CHECKED BY: MR	
				JOB NO.: 24-9971			
		REVISION					
		DATE	DESCRIPTION			BY	
		08/06/2024	ADJUSTED PROPERTY BOUNDARY			JB	
		09/05/2024	VILLAGE COMMENTS			JB	

FILE NAME: S:\projects\24-9971 Green Hills Contr\dwg\24-9971 R3 2024-8-20.dwg

CERTIFIED SURVEY MAP NO. _____

BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE:

I, Mohammad Ranjha, a Wisconsin Professional Land Surveyor do hereby certify and say that I have surveyed, divided and mapped the following land bounded and described as follows:
All that being a combination of CSM 2213 and CSM 2211, also being a part of the Northwest Quarter of the Southwest Quarter of Section 21, Township 9 North, Range 20 East, Village of Germantown, Washington County Wisconsin, bounded and described as follows:
Commencing at the Northwest corner of said Southwest Quarter of Section 21, being marked concrete monument with a Washington County Cap; thence South 02° 55' 47" East, along the West line of said Southwest Quarter, 366.43 feet; thence North 89° 03' 22" East, along the Southerly right-of-way line of a 66 foot wide Edison Drive and the North line of Lot 1 of Certified Survey Map No. 2168, 355.25 feet to the point of beginning of the lands herein described; thence, continuing along said Southerly right-of-way line, North 89° 03' 22" East, 290.20 feet; thence South 02° 55' 47" East, along the West line of Parcel 2 of Certified Survey Map No. 3076, 300.39 feet; thence South 89° 03' 22" West, 145.10 feet; thence South 02° 55' 47" East, along the West line of Certified Survey Map No. 2212, 300.38 feet to the Northerly right-of-way line of a 66 foot wide Clinton Drive; thence, along said Northerly right-of-way line, South 89° 03' 22" West, 145.10 feet; thence North 02° 55' 47" West, along the East line of Lot 1 of Certified Survey Map No. 1973 and the East line of Lot 1 of Certified Survey Map No. 2168, 600.77 feet to said Southerly right-of-way line and to the point of beginning.
Containing an area of 130,679.79 square feet or 3.000 acres of land.
I further certify that we have made such survey, land division, and map by the direction of the owners of said land; that such map is a correct representation of the exterior boundaries of the land surveyed and map thereof made; and that we fully complied with the provisions of Chapter 236 of the Wisconsin State Statutes pertaining to Certified Survey Maps (Section 236.34) and the regulations of the Village of Germantown in surveying, dividing, and mapping the same.



MOHAMMAD RANJHA - Wis. Reg. No. S-2126

STATE OF WISCONSIN } ss.
WAUKESHA COUNTY }

The above certificate subscribed and sworn to me this 24th day of JULY, 2024.

My commission expires April 18th, 2028.

ROBERT KRAUSE - NOTARY PUBLIC

THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.

SHEET: 4 OF 6		JAHNKE & JAHNKE		DRAWN BY: JB		CHECKED BY: MR	
		ASSOCIATES, LLC.		JOB NO.: 24-9971			
		ENGINEERS• PLANNERS• SURVEYORS		REVISION			
		CONNECT► EMPOWER► DESIGN		DATE	DESCRIPTION	BY	
		WWW.JAHNKEANDJAHNKE.COM		08/06/2024	ADJUSTED PROPERTY BOUNDARY	JB	
		524 BLUEMOUND ROAD, WAUKESHA, WI 53188		09/05/2024	VILLAGE COMMENTS	JB	
		PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM					

CERTIFIED SURVEY MAP NO. _____

BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

OWNERS' CERTIFICATE:
MICHAEL ANDERSON, as owner, hereby certifies that it has caused land described on this map, the combination of CSM 2211 and CSM 2213 being a part of the Northwest quarter of the Southwest quarter of Section 21, Town 9 North, Range 20 East, Village of Germantown, Washington County, Wisconsin, to be surveyed, divided, mapped and dedicated as represented on this map. We also certify that this Certified Survey Map is required by State Statute 236.34 to be submitted to the following for approval or objection: VILLAGE OF GERMANTOWN.

MICHAEL ANDERSON

STATE OF WISCONSIN } ss.
COUNTY }
Personally came before me this _____ day of _____, 2024, the above named MICHAEL ANDERSON, OWNER, to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My commission expires _____ . NOTARY PUBLIC -

CONSENT OF MORTGAGE:

STATE OF WISCONSIN } ss.
COUNTY }

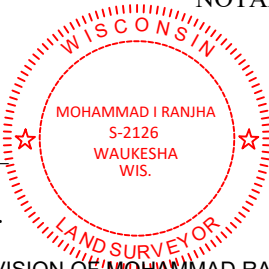
We, Park Bank, A Wisconsin State Bank, as grantee, do hereby certify that we caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on the plat and do consent to the owners certificate of the above named

Name: _____ Name: _____
Title: _____ Title: _____

STATE OF WISCONSIN } ss.
COUNTY }
Personally came before me this _____ day of _____, 2024, the above named _____, to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My commission expires _____ . NOTARY PUBLIC -

MOHAMMAD RANJHA - Wis. Reg. No. S-2126
Dated this 24th day of JULY, 2024.



THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.

SHEET: 5 OF 6



JAHNKE & JAHNKE

ASSOCIATES, LLC.

ENGINEERS• PLANNERS• SURVEYORS

CONNECT► EMPOWER► DESIGN

WWW.JAHNKEANDJAHNKE.COM

524 BLUEMOUND ROAD, WAUKESHA, WI 53188

PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

DRAWN BY: JB		CHECKED BY: MR	
JOB NO.: 24-9971			
REVISION			
DATE	DESCRIPTION	BY	
08/06/2024	ADJUSTED PROPERTY BOUNDARY	JB	
09/05/2024	VILLAGE COMMENTS	JB	

FILE NAME: S:\projects\24-9971 Green Hills Contr\dwg\24-9971 R3 2024-8-20.dwg

CERTIFIED SURVEY MAP NO. _____

BEING A COMBINATION OF CSM 2211 AND CSM 2213
ALSO BEING PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T9N, R20E
VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

VILLAGE OF GERMANTOWN PLAN COMMISSION APPROVAL:

This Certified Survey Map, the combination of CSM 2211 and CSM 2213 being a part of the Northwest quarter of the Southwest quarter of Section 21, Town 9 North, Range 20 East, Village of Germantown, Washington County, Wisconsin, is hereby approved by the Planning Commission of the VILLAGE OF GERMANTOWN, this _____ day of _____, 2024.

DEAN WOLTER, CHAIRMAN

DATE

DEBORAH J. REMICH, SECRETARY

DATE

VILLAGE OF GERMANTOWN BOARD APPROVAL:

This Certified Survey Map, being a combination of CSM 2211 and CSM 2213 in the Northwest Quarter of the Southwest Quarter of Section 21, Township 9 North, Range 20 East, Village of Germantown, Washington County, Wisconsin, having been approved by the Planning Commission being the same, is hereby approved and accepted by the Village Board of Trustees of the Village of Germantown, on this _____ day of _____, 2024.

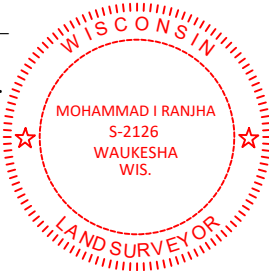
DEAN WOLTER, VILLAGE PRESIDENT

DATE

DONNA OTT, VILLAGE CLERK

DATE

MOHAMMAD RANJHA - Wis. Reg. No. S-2126
Dated this 24th day of JULY, 2024.



THIS INSTRUMENT WAS DRAFTED UNDER THE SUPERVISION OF MOHAMMAD RANJHA.

SHEET: 6 OF 6

JAHNKE & JAHNKE

ASSOCIATES, LLC.

ENGINEERS• PLANNERS• SURVEYORS

CONNECT► EMPOWER► DESIGN

WWW.JAHNKEANDJAHNKE.COM

524 BLUEMOUND ROAD, WAUKESHA, WI 53188

PHONE: (262) 542-5797, EMAIL: SURVEY@JAHNKEANDJAHNKE.COM

DRAWN BY: JB

CHECKED BY: MR

JOB NO.: 24-9971

REVISION

DATE

DESCRIPTION

BY

08/06/2024

ADJUSTED PROPERTY BOUNDARY

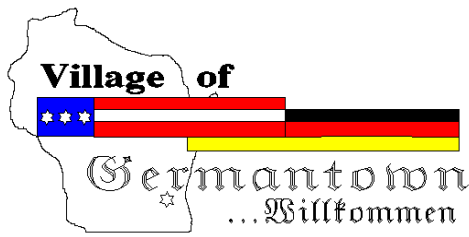
JB

09/05/2024

VILLAGE COMMENTS

JB

FILE NAME: S:\projects\24-9971 Green Hills Contr\dwg\24-9971 R3 2024-8-20.dwg



Engineering Department Memorandum

To : Jeffrey W. Retzlaff, AICP, Planning Director/Zoning Administrator
From : Kevin Driscoll, P.E., Village Engineer
Date : August 28, 2024
Re : Green Hills Contracting

Items Reviewed:

- | | |
|-------------------------------|-----------------|
| 1. Civil Plan Set | Dated: 08-22-24 |
| 2. Stormwater Management Plan | Dated: 08-21-24 |

General Comments:

1. Please respond to each item below. **A written response addressing each item shall be included in your submittal.**
2. The submitted plans have been reviewed for general conformance with State and Village design guidelines. Additional comments could arise as a result of the plan completion and modifications. The items listed below will need to be fully resolved before the Engineering Dept. can recommend a formal approval of the plans and permit for construction.
3. This project will require a WRAPP/NOI from the DNR. Please submit a copy of the approved permit prior to final approval.
4. The project will require DSPS plumbing system review and approval. Please provide a copy of the DSPS approval prior to engineering approval
5. As-builts prepared to Village standards shall be prepared and provided to the Village post-construction (for all applicable items).
6. A professional engineer's original seal is to be affixed, signed and dated on the final set of construction plans.
7. Utility permits and permits for work within the ROW are required. Contact the Village engineering department to obtain permits.
8. As a guide to the review response: Items in *italics* are resolved or acknowledged, items in regular font are to be addressed yet, items in **Bold** are additional feedback to remaining original comment.

Site Plan

1. Provide site data table with disturbed area, existing impervious area, additional impervious area.
2. Visually show all sanitary sewer manholes and storm sewer manholes and catch basins.
3. Show existing trees
4. Show all buried utilities (phone, gas, fiber, electric, etc) and pedestals.
5. Sanitary sewer connection shall be to the main not to the manhole.
6. Show and callout requirements for restoration of the roadway.
7. Provide details and information on the material bins.

Grading Plan

1. Provide existing contours of the surrounding area to evaluate drainage.
2. Drainage along west property line is not clear. Flow arrows don't match contours. It appears the plan will add about 2' of fill under the west of bins, but its not clear how that will tie into existing grade.
3. Proposed contours on the north side of the paved area don't match into existing.
4. Provide spot elevations at high points, low points, edges of pavement, etc.
5. It appears the bins will trap water. Provide details on how those are intended to drain.
6. Provide spot elevations show grading for the salt pad.
7. Swale along the east property line is flat at 909.10. 1% minimum slope is required.
8. Grading along east side of proposed basin is not clear. There is a 909 contour that appears to create a berm with 908.50 spot elevations indicating a low point.
9. Basin must have a stabilized emergency overflow weir.
10. It appears the proposed basin will overtop into the existing basin. Provide information showing this basin can handle the additional flow.
11. Provide finish floor elevations for all buildings.
12. Provide spot elevations showing an ADA route into the building. Show main entrance on the plans.
13. Provide erosion control plan notes including construction sequence, inspection requirements, stabilizing timeframes, late season stabilization requirements.
14. Provide details for stormwater basin, bioswales, outlet control structures

Stormwater Management Comments

1. The following items are required to be included in the written stormwater management plan
 - a. Summary of rainfall rates used.
 - b. Summary of applicable requirements
 - c. Existing site information including tables with areas, curve numbers and Tc times.
 - d. Proposed conditions information including tables with areas, curve numbers and Tc Time.
 - e. Tables and information related to the performance of the basin. Inflows, outflows, water elevations.
 - f. Summary of onsite soil conditions.
 - g. Summary demonstrating peak rate, water quality and infiltration requirements are met.
2. Tc paths shown on proposed drainage exhibit don't match the contours.
3. Is the salt pad intended to drain to the basin? Exhibit shows it draining to the basin, but it appears to be pumped.
4. Existing drainage exhibit must be drawn over the existing survey and show existing ground covers and Tc paths.
5. Provide soil borings per WDNR technical standard 1002
6. Curve numbers shall utilize 'good' condition not 'fair'.
7. Minimum Tc time shall be 6 minutes.
8. Design of the basin is not clear. Is this intended to be an infiltration basin? Basin design must meet DNR technical standards including pretreatment requirements.
9. Provide information showing an infiltration rate of 0.50in/hr is appropriate for soils at this site.
10. Basin must be modeled with the outlets correctly. The 8" outlet pipe must be included and the two orifices routed to the outlet pipe.
11. Provide SLAMM calcs for water quality.

To: Kevin Driscoll, Village Engineer

CC: Jeff Retzlaff Village Planner

From: Bob Beilfuss, PLS

Date: August 27, 2024

Re: Anderson-Klosett CSM

Kevin,

Here are my review comments for the revised CSM received from Anderson-Klosett/Greenhills Contracting.

Kevin and Jeff,

Here are my review comments for the CSM received 7/25/2024.

Certified Survey Map

Kevin and Jeff,

Here are my review comments for the CSM received 8/14/2024.

Certified Survey Map

Applicant or Owner: Greenhills Contracting, Inc.

Land Surveyor/Firm: Mohammad Ranjha, PLS – Jahnke and Jahnke Associates, LLC

1. The Village Clerks name is Donna Ott. Please correct the Village Board approval certificate accordingly. **This review comment was not addressed.**
2. The secretary of the Planning Commission is Deborah J. Remich. Please correct the Village Planning Commission approval certificate accordingly. **This review comment was not addressed.**
3. The property while being located by the Quarter Section 1/4 of the Quarter section 1/4, Section, Township and Range, these properties have been previously platted and should also include that the CSM is also a combination of CSM 2211 and 2213. The surveyor should mention that this CSM is a "Combination of CSM 2211 and CSM 2213 in the header of each sheet as well as in the Surveyor's, Owner and Village certificates.

Also, there has been mention of a "boundary line adjustment" involving CSM 2212. If that is the case, then Lot 1 of CSM 2212 should be incorporated in this original CSM making it a 2 lot CSM. **This review comment was not addressed.**

4. A certificate of mortgagee is required in the land is mortgaged with a lender. The certificate of mortgagee requires the following information:
- Complete statements per Chapter 236.21(2)(a)
 - Lending institution name, signature of bank officer and date.
 - Notary statement, seal, signature and date.

The mortgage certificate requirement is waived if owner can provide written proof of ownership that the property is free of mortgage from the lending institution.
This review comment was not addressed.

No further review comments.

Document Approval and Recording

For this CSM to be approved by the Village Board and recorded at the Washington County Register of Deeds, the document must be provided to the Village Clerk's office in a completed format including all original signatures of the owner and lending institution, original seals of the professional land surveyor on the recordable media the Wednesday prior to the scheduled Village Board meeting.

This includes the CADD file.

Any documents or digital files not submitted by the due date or contain outstanding technical review comments that have not be addressed, will be moved to the next scheduled Village Board meeting agenda.

Document Submittals and Data Conversion

As of October 2005, the Village of Germantown requires a digital copy of all Certified Survey Maps, Condominium Plats and Subdivision Plats in addition to the documents as required by Wisconsin Statute and Village Ordinances as part of the land division approval.

Prior to Recording the Certified Survey Map or Subdivision Plat

The professional land surveyor is responsible for submitting a copy of the AutoCAD drawing file (.dwg) of the document in version 2023 via email to the Village Surveyor for mapping purposes.

All digital professional land surveyor seals and signatures will be purged from the digital copy prior to submittal

Sincerely,

Point Land Surveying & Mapping

Bob Beilfuss

Bob Beilfuss, P.L.S.
Principle

RE: Updated Staff Review - Klosett Investments/Michael Anderson - GH Industries Site Plan & CUP

Nathan Schuettpelz - Wachtel Tree Science <NateS@wachteltree.com>

Thu 8/15/2024 2:27 PM

To: Jordan Yanke <jyanke@germantownwi.gov>

CAUTION: This email originated from outside the organization.

Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Jordan, my comment on the revised plan:

- Page 8 and 9. Please specify maple and elm tree species and/or varieties that have been added to the landscape plan. The following species are included in the "Unapproved" Street Tree Guidelines within the Village, and cannot be utilized as newly planted street trees for this project:
 - American Elm
 - Siberian Elm
 - Red Maple
 - Silver Maple
 - Sugar Maple

It appears my original comments were mixed up a bit when reviewing the plan. I approve the perimeter plantings as presented in this revised plan.



Nathan Schuettpelz, RCA #732

Consulting Dept. Manager, Wachtel Tree Science

Certification ISA Certified Arborist WI-0887AM; TRAQ

Office [262-538-1900](tel:262-538-1900) | **Fax** 262-538-1412

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Items Reviewed:

1. Civil Plan Set Dated: 08-22-24
2. Stormwater Management Plan Dated: 08-21-24

General Comments:

1. Please respond to each item below. **A written response addressing each item shall be included in your submittal.**
2. The submitted plans have been reviewed for general conformance with State and Village design guidelines. Additional comments could arise as a result of the plan completion and modifications. The items listed below will need to be fully resolved before the Engineering Dept. can recommend a formal approval of the plans and permit for construction.

Acknowledged.Bob

3. This project will require a WRAPP/NOI from the DNR. Please submit a copy of the approved permit prior to final approval.

The NOI Is Being Submitted To the WDNR and will be provided when available.Bob
It could take 2-3 weeks for DNR review we can send over what we submitted for them but otherwise construction will not start until we get that from WI DNR -Mike

4. The project will require plumbing system review and approval. Please provide a copy of the DSPS approval prior to engineering approval

The Village Has Commercial Plumbing Plan Review Delegated Authority from the State of Wisconsin DSPS. Are you sure this is required? It seems redundant.Bob

I did talk to the state and Al the village inspector and from what I am understanding is the tank systems are not part of the city water supply so they do not put us over the 16 fixtures as written in the code. (Note:safebuilt has already approved the building plans) -Mike

5. As-builts prepared to Village standards shall be prepared and provided to the Village post-construction for all applicable items.

As-built Drawings will be Prepared and submitted to the Village after construction is concluded.Bob

6. A professional engineer's original seal is to be affixed, signed and dated on the final set of construction plans.

All plans will be submitted with original PE seal over original Signature.Bob

7. Utility permits and permits for work within the ROW are required. Contact the Village engineering department to obtain permits.

Is this to be obtained before or after approval? Can these permits be applied for after Village approves site plans and use?-Mike

After/Village.Bob

8. As a guide to the review response: Items in *italics* are resolved or acknowledged, items in regular font are to be addressed yet, items in **Bold** are additional feedback to remaining original comment.

Noted.Bob

Site Plan

1. Provide site data table with disturbed area, existing impervious area, additional impervious area.

Info located on page 4 of 10 Site plan bottom next to stamp-Mike

2. Visually show all sanitary sewer manholes and storm sewer manholes and catch basins.

Does show on plan asking Bob to highlight if needed to make easier to see -Mike

All sanitary & storm sewer pipes & structure are called out with lengths slopes rims & inv.Bob

3. Show existing trees

Existed Tree being kept shown (Have shown few trees to be removed)-Mike

4. Show all buried utilities (phone, gas, fiber, electric, etc) and pedestals.

Have approximate locations will have exact routing once utilities finish responding to the request (will be added to site plan once received from them)- Mike

Buried utilities are being located and will be clearly noted on plan.Bob

5. Sanitary sewer connection shall be to the main not to the manhole.

No new sanitary sewer connections to be made-Mike

6. Show and callout requirements for restoration of the roadway.

No restoration required as we are not disturbing the roadway-Mike

7. Provide details and information on the material bins.

Bins are 2'x2'x6ft concrete V block (Pictures of exact blocks have been submitted) But will resubmit with additional pics and color sample-Mike

Grading Plan

1. Provide existing contours of the surrounding area to evaluate drainage.

Additional contours on surrounding property have been added.Bob

2. Drainage along west property line is not clear. Flow arrows don't match contours. It appears the plan will add about 2' of fill under the west of bins, but its not clear how that will tie into existing grade.

Please see photos in report, an existing swale exist just off the west property line as noted in the report. The west property drains north then to storm sewerom edison drive.

Additional contours have been added and clarified.Bob

3. Proposed contours on the north side of the paved area don't match into existing.

Additional detail has been added to tie proposed contours into existing.Bob

4. Provide spot elevations at high points, low points, edges of pavement, etc.

Spot elevations have been added for clarification.Bob

5. It appears the bins will trap water. Provide details on how those are intended to drain.

Bins will be pitched to open end typical pitch is 1.25" per 10ft(1%)-Mike

The bins will all be pitch to the drive/loading side. With the overall drive/loading. Loading area pitched to the vegetated bioswale for.Bob

6. Provide spot elevations show grading for the salt pad.

A blowup detail of the salt pad grading is provided on sheet 4 of the plans.Bob

7. Swale along the east property line is flat at 909.10. 1% minimum slope is required.

Due to the narrow area to work with and the flat nature of the existing grade and 8"PVC perforated underdrain is proposed in the bioswale.Bob

8. Grading along east side of proposed basin is not clear. There is a 909 contour that appears to create a berm with 908.50 spot elevations indicating a low point.

*The 909 contour has been corrected to create a slightly lowered overflow weir to the neighboring detention basin. As noted in the drainage calculations, the neighboring basin receives the existing storm water undetained.*Bob

9. Basin must have a stabilized emergency overflow weir.

*See response to comment #8.*Bob

10. It appears the proposed basin will overtop into the existing basin. Provide information showing this basin can handle the additional flow.

*As noted in the drainage calculations and comment #8 the basin currently receives the full drainage area storm water undetained.*Bob

11. Provide finish floor elevations for all buildings.

*Finish floor elevations are now clearly noted.*Bob

12. Provide spot elevations showing an ADA route into the building. Show main entrance on the plans.

*Spot elevations and ADA route are now noted in the plans.*Bob

13. Provide erosion control plan notes including construction sequence, inspection requirements, stabilizing timeframes, late season stabilization requirements.

*Erosion control notes and construction sequencing notes will be added to the plans.*Bob

14. Provide details for stormwater basin, bioswales, outlet control structures

*Additional details are being drawn up to clarify the storm water detention system.*Bob

Stormwater Management Comments

1. The following items are required to be included in the written stormwater management plan:

*Noted.*Bob

a. Summary of rainfall rates used.

*A summary of rainfall rates is now provided in the report.*Bob

b. Summary of applicable requirements

*Summary is now provided.*Bob

c. Existing site information including tables with areas, curve numbers and Tc times.

*An existing site summary is now provided.*Bob

d. Proposed conditions information including tables with areas, curve numbers and Tc Time.

*A proposed area summary table is now provided.*Bob

e. Tables and information related to the performance of the basin. Inflows, outflows, water elevations.

*A basin performance table is now provided.*Bob

f. Summary of onsite soil conditions.

*A summary of soil conditions is now provided.*Bob

g. Summary demonstrating peak rate, water quality and infiltration requirements are met.

*Summary of peak rate water quality and infiltration data is now provided.*Bob

2. Tc paths shown on proposed drainage exhibit don't match the contours.

*TC paths & times have been revised.*Bob

3. Is the salt pad intended to drain to the basin? Exhibit shows it draining to the basin, but it appears to be pumped.

The salt pad is proposed to be pumped, it has been removed from the proposed drainage area.Bob

4. Existing drainage exhibit must be drawn over the existing survey and show existing ground covers and Tc paths.

Existing drainage exhibit has been revised.Bob

5. Provide soil borings per WDNR technical standard 1002

DRR. Soil borings have been ordered.Bob

6. Curve numbers shall utilize 'good' condition not 'fair'.

Curve numbers have been revised.Bob

7. Minimum Tc time shall be 6 minutes.

The TC times have been revised.Bob

8. Design of the basin is not clear. Is this intended to be an infiltration basin? Basin design must meet DNR technical standards including pretreatment requirements.

Basin details have been clarified.Bob

9. Provide information showing an infiltration rate of 0.50in/hr is appropriate for soils at this site.

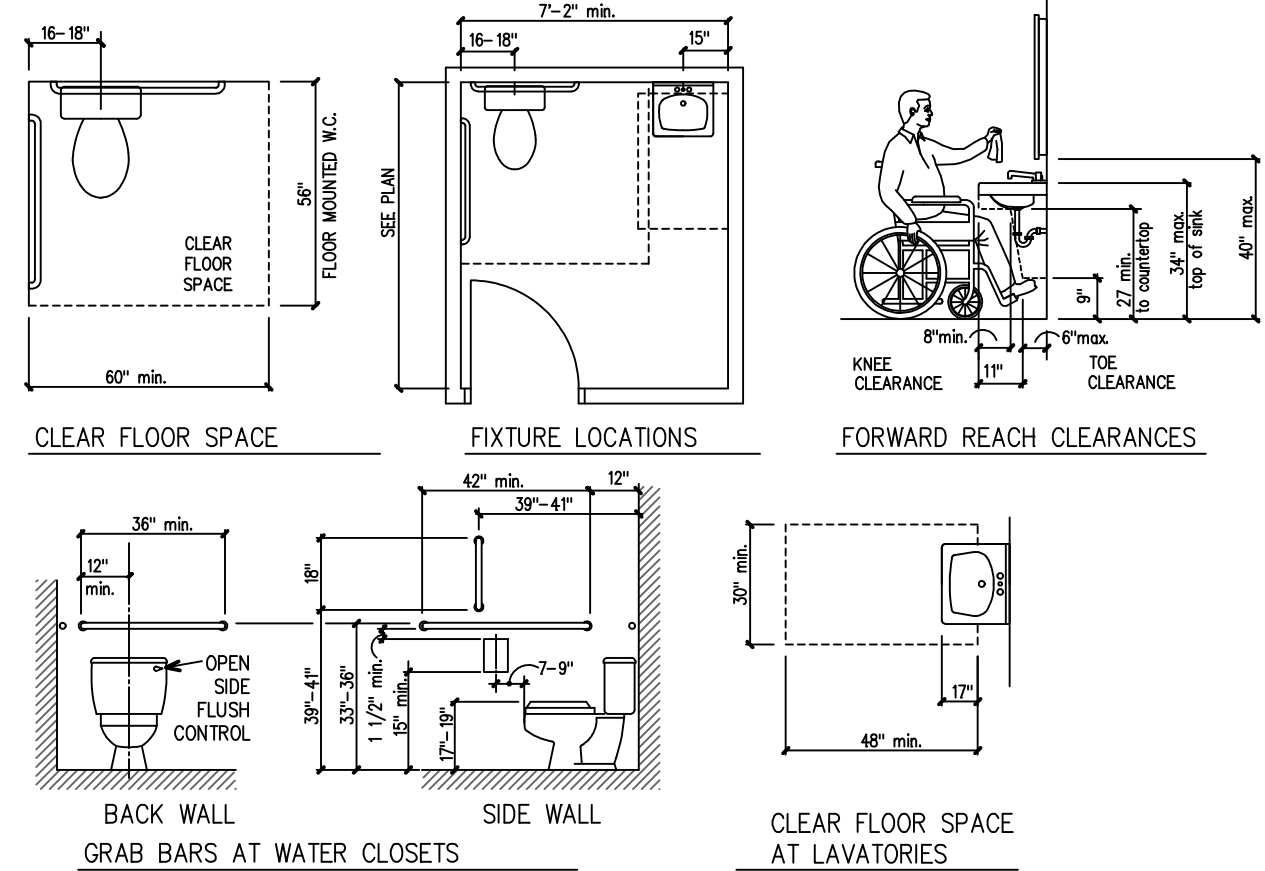
The area of the basin shows up on the soil maps as these a silt loam the infiltration rate will be adjusted once on site data is available.Bob

10. Basin must be modeled with the outlets correctly. The 8" outlet pipe must be included and the two orifices routed to the outlet pipe.

The 8" outlet pipe has been added to the HydroCad model.Bob

11. Provide SLAMM calcs for water quality.

ada standards

REFER TO FLOOR PLAN FOR
APPLICABLE ITEMS BELOW.

GENERAL NOTES :

- ACCESSIBLE WATER CLOSETS SHALL HAVE A HEIGHT BETWEEN 17"-19" ABOVE THE FLOOR AND THE CENTER OF ACCESSIBLE WATER CLOSET MUST BE 17" FROM THE SIDE WALL.
- THE ACCESSIBLE WATER CLOSET SHALL HAVE FLUSH CONTROL MOUNTED ON THE WIDE SIDE OF STALL NO MORE THAN 44" A.F.F.
- GRAB BARS SHALL BE MOUNTED BETWEEN 33"-36" ABOVE THE FLOOR.
- ACCESSIBLE WATER CLOSET'S REAR GRAB BAR SHALL BE 36" MINIMUM IN LENGTH.
- ACCESSIBLE WATER CLOSET REAR GRAB BAR SHALL BEGIN NO MORE THAN 6" FROM THE SIDE WALL.
- ACCESSIBLE WATER CLOSET'S SIDE GRAB BAR SHALL BE 42" MINIMUM IN LENGTH AND EXTEND AT LEAST TO 54" FROM THE REAR WALL.
- ACCESSIBLE WATER CLOSET'S SIDE GRAB BAR SHALL BEGIN NO FARTHER THAN 12" FROM THE REAR WALL.
- ACCESSIBLE LAVATORIES SHALL EXTEND AT LEAST 17" FROM THE REAR WALL.
- ACCESSIBLE LAVATORIES SHALL HAVE A MAXIMUM HEIGHT OF 34" ABOVE THE FLOOR AND KNEE CLEARANCE OF 28" MINIMUM. SINK SHALL NOT BE GREATER THAN 5 1/2" DEEP MAXIMUM.
- PROVIDE COUNTERTOP HEIGHT OF 34" FOR PARALLEL APPROACH TO BREAK ROOM SINK.
- HOT WATER AND DRAIN PIPES UNDER ACCESSIBLE LAVATORIES SHALL BE INSULATED OR OTHERWISE CONFIGURED TO PROTECT AGAINST CONTACT. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES.
- ALL PERMANENT SIGNAGE SHALL HAVE LETTERS AND NUMERALS RAISED 1/32" MINIMUM AND SHALL BE ACCOMPANIED BY GRADE 2 BRAILLE.
- DOOR HARDWARE AND CONTROLS FOR ACCESSIBLE PLUMBING FIXTURES SHALL BE OPERABLE WITH ONE HAND AND WILL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST.
- DOOR THRESHOLD HEIGHTS SHALL NOT EXCEED 1/2".
- ACCESSIBLE DRINKING FOUNTAINS SHALL HAVE A MINIMUM CLEAR FLOOR SPACE 30"x48".
- SPOUT OF DRINKING FOUNTAIN SHALL BE NO MORE THAN 36" ABOVE THE FLOOR.
- THE HIGHEST OPERABLE PART OF CONTROLS, DISPENSERS & RECEPTACLES SHALL BE 48" MAX. A.F.F.
- TOILET ROOMS SHALL HAVE ADA APPROVED SIGNAGE MOUNTED ON WALL ADJACENT TO LATCH SIDE OF DOOR WITH CENTERLINE AT 60" A.F.F.. STANDARD LETTERING SHALL BE ACCOMPANIED WITH GRADE 2 BRAILLE.

room finish schedule

MK.	ROOM NAME	FLOOR	BASE	WALLS	CEILING	HGT.	REMARKS
100	RECEPTION	CARPET	4" VINYL	D.W.	ACOUSTIC	9'	-
101	OFFICE	CARPET	4" VINYL	D.W.	ACOUSTIC	9'	-
102	OFFICE	CARPET	4" VINYL	D.W.	ACOUSTIC	9'	-
103	OFFICE	CARPET	4" VINYL	D.W.	ACOUSTIC	9'	-
104	SERVER	CONCRETE	4" VINYL	D.W.	DRYWALL	9'	-
105	SHOP TOILET	CERAMIC T.	4" C.T.	W.R.D.W.	DRYWALL	9'	-
106	CORRIDOR	CARPET	4" VINYL	D.W.	DRYWALL	9'	-
107	BREAK	CARPET	4" VINYL	D.W.	DRYWALL	9'	-
108	MECHANICAL	CONCRETE	-	D.W.	DRYWALL	9'	-
109	CONFERENCE	CARPET	4" VINYL	D.W.	DRYWALL	9'	-
110	TOILET	CONCRETE	4" C.T.	W.R.D.W.	DRYWALL	9'	-
111	MECHANICAL	CONCRETE	-	D.W.	DRYWALL	9'	-
112	STORAGE	CONCRETE	-	D.W.	DRYWALL	9'	-
113	WAREHOUSE	CONCRETE	-	D.W./LINER	EXP. STRUCT.	9'	-
114	TANK ROOM	CONCRETE	-	LINER PANEL	EXP. STRUCT.	9'	-

PROVIDE ALLOWANCE FOR TOILET ROOM ACCESSORIES.

door schedule

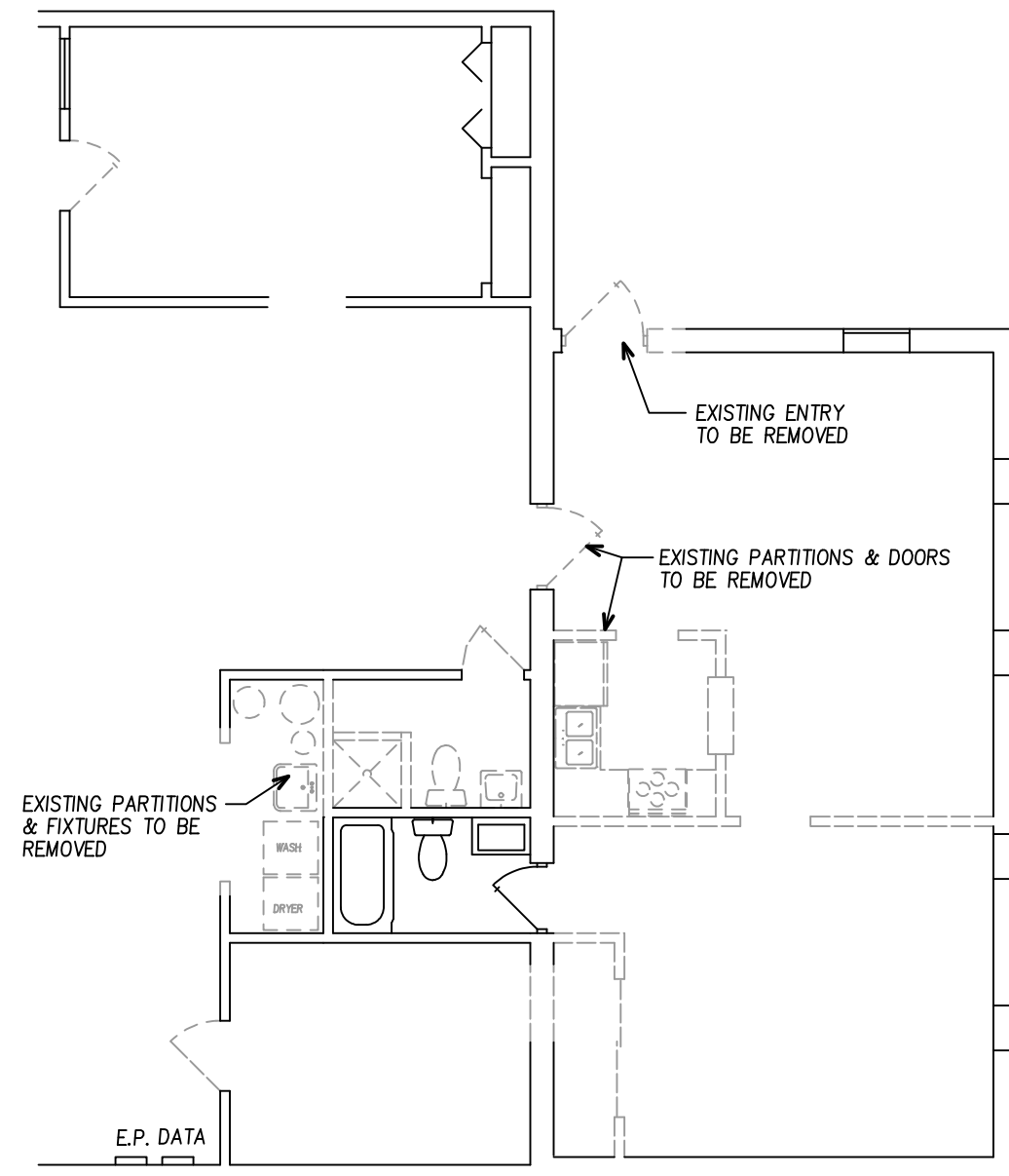
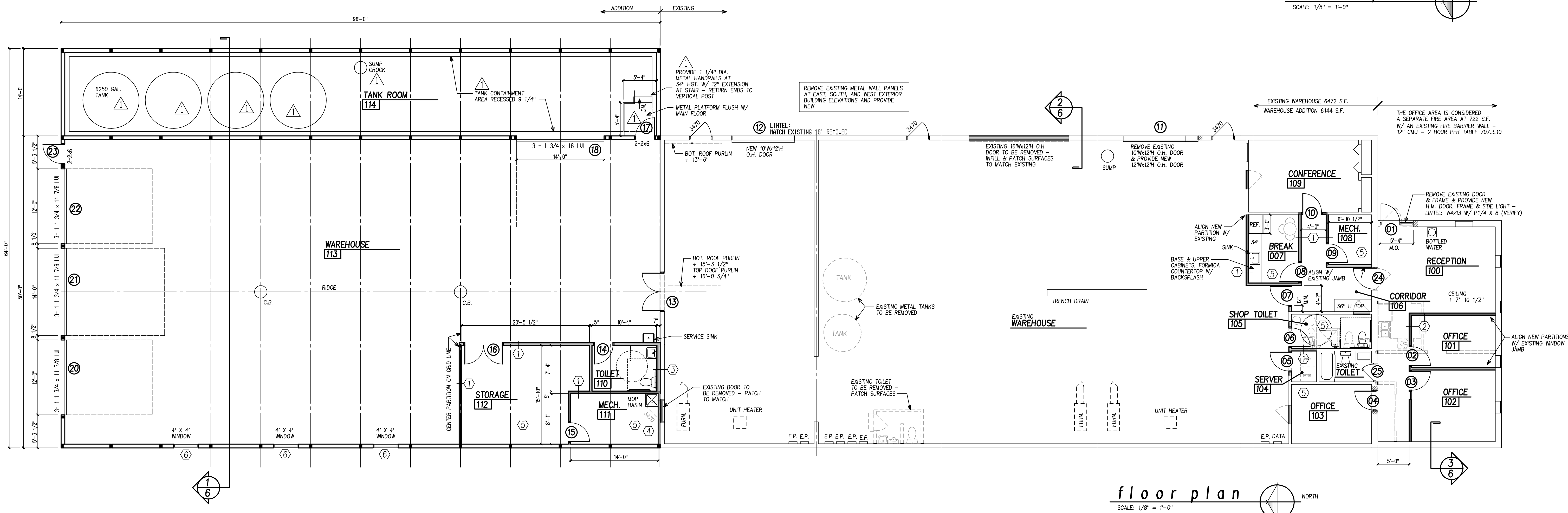
ALL NEW HARDWARE SHALL BE ADA COMPLIANT

MK.	SIZE	MATERIAL	FINISH	FRAME	REMARKS
01	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	LOCKSET, CLOSER, WEATHERSTRIPPING, THRESHOLD, GLAZING
02	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	LOCKSET
03	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	LOCKSET
04	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	LOCKSET, CLOSER, 'B' LABEL
05	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	LOCKSET
06	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	PRIVACY LOCK, ADA SIGNAGE
07	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	PASSAGE SET, CLOSER
08	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	PASSAGE SET
09	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	PASSAGE SET
10	3'-0" x 7'-0" x 1 3/4"	S.C. WOOD	ST. & V.	H.M.	PASSAGE SET
11	12'-0"W x 12'-0"H O.H.	INSUL. MTL.	PREF.	-	POWER OPERATOR, GLAZED PANELS
12	10'-0"W x 12'-0"H O.H.	INSUL. MTL.	PREF.	-	POWER OPERATOR, GLAZED PANELS
13	(2)3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PASSAGE SET
14	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PRIVACY LOCK
15	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PASSAGE SET
16	(2)3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PASSAGE SET
17	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PASSAGE SET, CLOSER
18	14'-0"W x 14'-0"H O.H.	METAL	PREF.	-	POWER OPERATOR
19	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	LOCKSET, CLOSER, WEATHERSTRIPPING, THRESHOLD
20	12'-0"W x 14'-0"H O.H.	INSUL. MTL.	PREF.	-	POWER OPERATOR, GLAZED PANELS
21	14'-0"W x 16'-0"H O.H.	INSUL. MTL.	PREF.	-	POWER OPERATOR, GLAZED PANELS
22	12'-0"W x 14'-0"H O.H.	INSUL. MTL.	PREF.	-	POWER OPERATOR, GLAZED PANELS
23	3'-0" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	LOCKSET, CLOSER, WEATHERSTRIPPING, THRESHOLD
24	3'-4" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PASSAGE SET, CLOSER, 'B' LABEL
25	2'-8" x 7'-0" x 1 3/4"	H.M.	PAINT	H.M.	PRIVACY LOCK, CLOSER, 'B' LABEL

plan legend

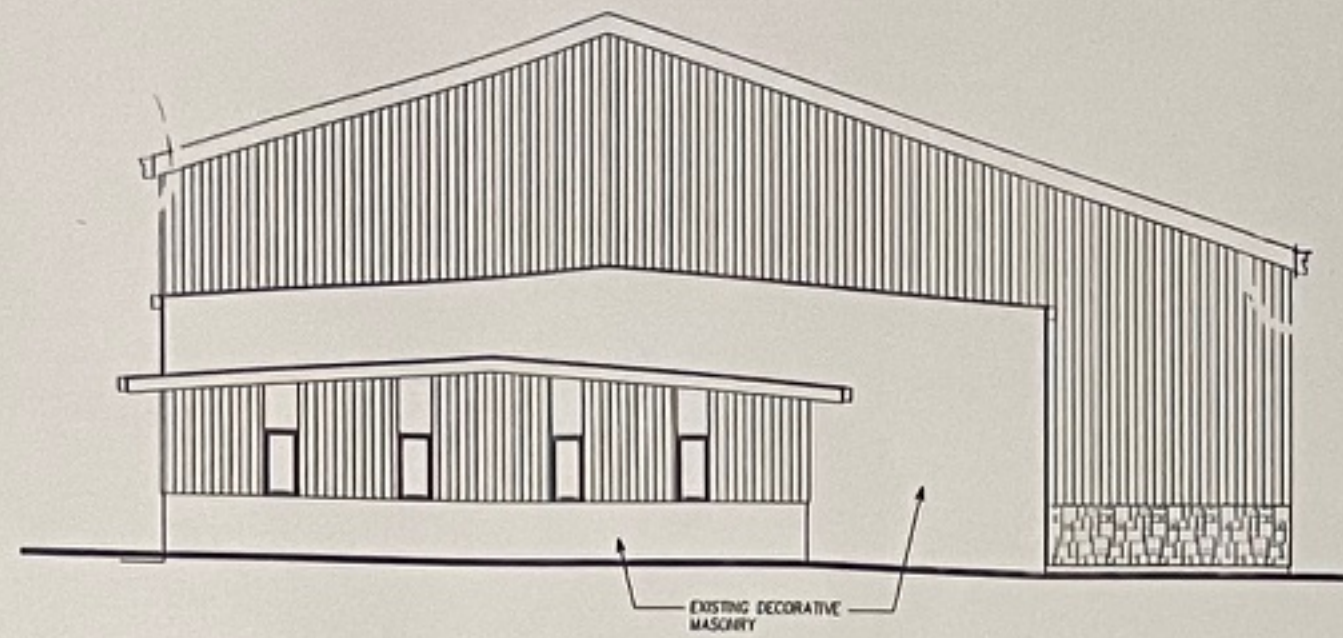
- EXISTING DOOR TO REMAIN
- NEW DOOR
- EXISTING PARTITION TO REMAIN
- EXISTING PARTITION OR DOOR TO BE REMOVED
- NEW PARTITIONS -
- PARTITION 1: 2 X 4 WOOD STUDS AT 16" O/C W/ 5/8" DRYWALL EACH SIDE TO UNDERSIDE OF CEILING SUPPORT FRAMING
- PARTITION 2: 2 X 4 WOOD STUDS AT 16" O/C W/ 5/8" DRYWALL EACH SIDE TO 6" ABOVE CEILING - BRACE TO STRUCTURE AT 4'-0" O/C
- WET WALL: 2 X 6 WOOD STUDS AT 16" O/C W/ 5/8" DRYWALL FINISH SIDE TO UNDERSIDE OF CEILING SUPPORT FRAMING
- FURRING: 2 X 4 WOOD STUDS AT 16" O/C W/ 5/8" DRYWALL FINISH SIDE TO UNDERSIDE OF CEILING SUPPORT FRAMING
- OFFICE CEILING: 2 X 6 JOISTS @ 16" O/C AT WAREHOUSE OFFICE/TOILET SPACES - PROVIDE 5/8" PLYWOOD DECK - PROVIDE 2 X 12 JOISTS AT SHOP STORAGE 112
- WINDOW: NEW VINYL 4'-0" X 4'-0" THERMAL GLAZED WINDOWS - SEE COVER SHEET SPECS.

- METAL STUDS MAY BE USED IN LIEU OF WOOD STUDS
- PROVIDE WATER RESISTANT DRYWALL AT WET TOILET AREAS
- PROVIDE SOUND BATT INSULATION AT TOILET ROOM WALLS
- FIELD VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS
- PROVIDE TOILET ROOM ACCESSORIES, TO INCLUDE GRAB BARS, PAPER HOLDERS, 24" X 36" MIRROR, TOWEL DISPENSER, AND SOAP DISPENSER.

demo plan
SCALE: 1/8" = 1'-0"floor plan
SCALE: 1/8" = 1'-0"proposed addition & alterations for:
GREEN HILLS CONTRACTING
N114W18686 CLINTON DR.
GERMANTOWN, WI 53022DRAWN
JEH
DATE
7-12-24
JOB NO.
24006
SHEET

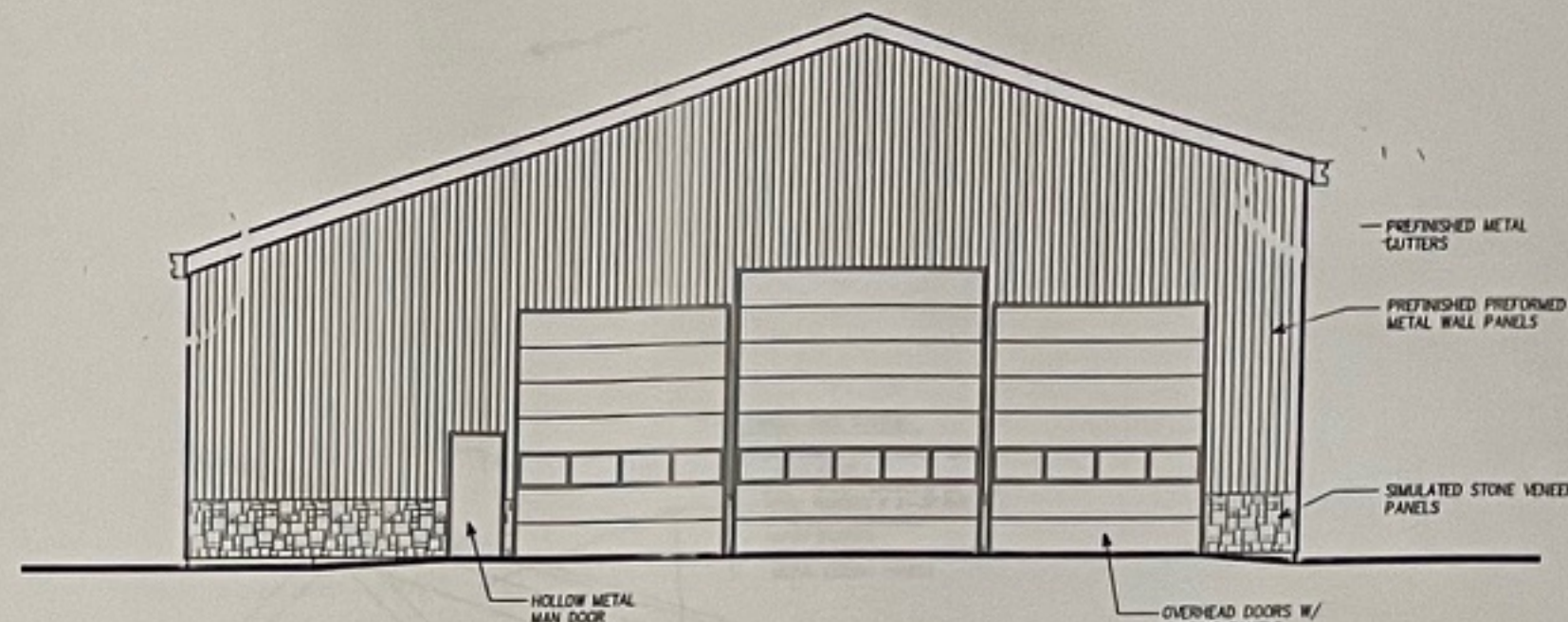
4

ARCHITECTS/PLANNERS, S.C.
8414 W. LAPHAM ST.
West Allis, Wisconsin 53214
(414) 258-9995REVISIONS
8-15-24



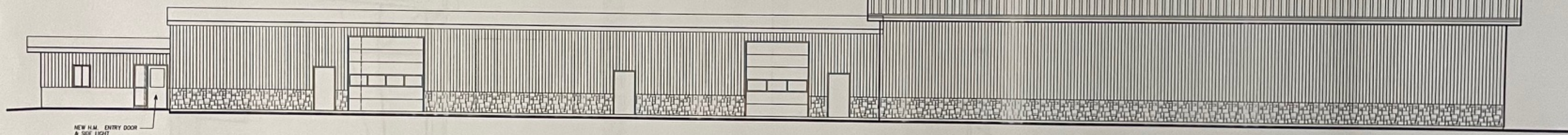
south elevation

SCALE: 1/8" = 1'-0"



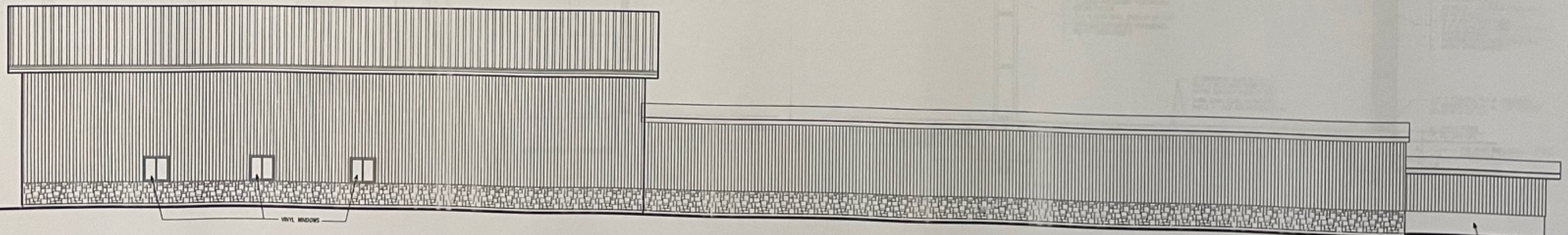
north elevation

SCALE: 1/8" = 1'-0"



east elevation

SCALE: 1/8" = 1'-0"



west elevation

SCALE: 1/8" = 1'-0"

EXISTING DECORATIVE MASONRY

ALL EXISTING EXTERIOR METAL WALL PANELS SHALL BE REMOVED AND REPLACED WITH NEW - TO INCLUDE 3'-0" HIGH SIMULATED STONE BANSKOT

ARCHITECTS/PLANNERS, S.C.
8414 W. LAPHAM ST.
West Allis, Wisconsin 53214
(414) 258-9995

REVISIONS

proposed addition & alterations for:
GREEN HILLS CONTRACTING
N114W18686 CLINTON DR.
GERMANTOWN, WI 53022

DRAWN
JCH
DATE
7-12-24
JOB NO.
24006
SHEET

5



Same color scheme would be used for existing building refresh as well as the addition. Black brick veneer (refer to the next page for a picture of the product that will be used) will be used on the east and north sides of the building as seen in this picture. The rest of the steel building will be finished with a black steel in place of the brick. This picture shows awnings over the doorways. This item is not in our building plans and would be omitted. All overhead doors and man doors including windows will be black in color as seen in the picture.



This picture as stated above is the black iron ore brick veneer that would be used on the east and north sides of the building.

1. Open-End Structures: These are three-sided hoop structures with impervious walls and a roof, but completely open on one end, in our case facing North. They are adaptable in size and are noted for their accessibility and durability.

2. Advantages of Open-End Structures:

- They facilitate covered unloading, mixing, and loading areas.
- They can be adapted to size constraints.
- They are durable and accessible.

3. Considerations for Design:

- Orientation: It's mentioned that in Wisconsin, structures ideally should not be open to the west due to prevailing winds from the west. Our proposed structure is open to the north, which is a consideration for exposure to precipitation.
- Environmental Protection: Structures with impervious walls provide the most environmental protection. These 8" thick walls will be made of formed and poured reinforced concrete, extending to a height of at least 6 feet (which is higher than the standard minimum of 3 feet).

4. Concrete Pad Construction:

- The pad will be constructed of 7" thick concrete with a strength of 4500 psi.
- Structural fiber to be added to the concrete for added strength.
- A 6mm vapor barrier to be placed under the concrete pad to prevent seepage through cracks.
- The pad is designed to pitch to drain in front of shelters, ensuring proper runoff management.

5. Grinder Pump & Tank:

- There's a 2,500 gallon holding tank installed under the salt pad to collect all potential runoff water.
- Grinder pump will be able to pump tank contents to building where we can use it in our brine production, this helps us achieve zero waste.
- Pump line is buried 5' and is 2" SDR 26 routed to building as shown in the site plans.

6. Seasonal Uses:

- the salt storage use is seasonal only in operation during cold weather months. The rest of the year the buildings will be cleaned of salt and used for dry storage of landscape materials.

This detailed description outlines the robustness and careful planning involved in constructing such a facility, particularly highlighting measures taken to ensure durability, environmental protection, and functionality in challenging weather conditions typical of Wisconsin.

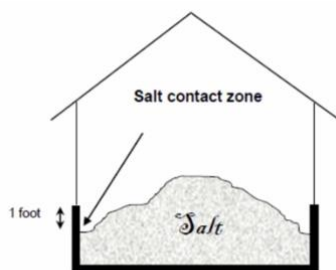


Figure 1. Recommended height of poured concrete walls

Example of decorative block wall for Green Hills yard



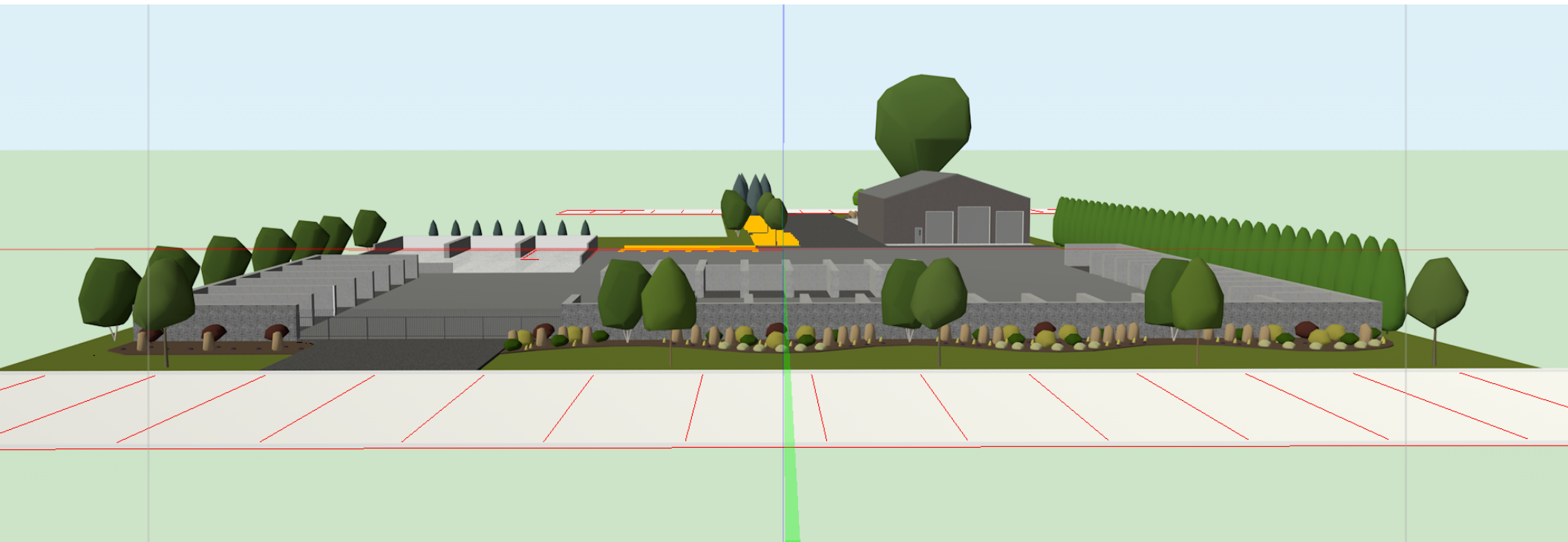














Ref: Green Hills Contracting Environmental Impact Assessment

Dear Committee members,

The purpose of this Environmental Impact Assessment (EIA) is to evaluate the anticipated environmental impacts of the proposed use of the site by Green Hills Contracting. Green Hills Contracting is a company specializing in landscaping, hardscaping, and trucking services for residential, commercial, and industrial clients throughout most of the year. During the colder months, the company provides commercial and industrial snow removal, as well as de-icing and anti-icing services.

To ensure a comprehensive assessment of the potential environmental impacts of the proposed site use, it is necessary to review both the historical and current uses of the property. The property is currently zoned M-1 (Limited Industrial), which permits the proposed landscaping use. Notably, the Village of Germantown well is situated approximately 2,078 feet northeast of the property. The storage of salt and de-icing products within 1,200 feet of this well is regulated by Section 17.40 of the Village of Germantown Code of Ordinances (Wellhead Protection Ordinance).

Surface water from the site flows northeast from the existing building, then east onto a neighboring parking lot, through their detention basin, and into a village storm sewer. This water is directed south along Whitney Drive, eventually reaching the Menominee River.

Aerial photography indicates that the area was used as farmland from around 1937 until approximately 1980, when construction of the current building began. From about 1980 to 2000, surrounding properties were developed with industrial buildings and associated improvements.

It is noteworthy that the original developer of the property at N114W18686 Clinton Drive, Germantown, WI (the initial parcel) was Naturescape a landscaping company providing snow removal, de-icing, and anti-icing services. Aerial photos do not clearly show where salt was stored for road or parking lot applications. They occupied the building from 1980 till 1996. However, the area north of the parking lot and building, which struggles to grow grass, may have been used for outdoor salt storage. At that time, it was common practice to store salt on the ground with a tarp. Green Hills Contracting proposes to build over and pave this area, effectively capping it and reducing the potential spread of any contaminants. The proposed plan will greatly reduce the chances of salinity contamination.

Since 2020, the building has been occupied by Stop N Go Portables, a company dealing in portable toilets, hand wash stations, and the associated chemicals. They typically use a product called J & Destroyer SX-950 a Formaldehyde deodorizing liquid Combined with Truex technology. The Breaks down paper & waste In portable toilets and reduces mounding within the unit as soon as it available the Safety Data Sheet for the product has been requested from the manufacture, and will be added to this Appendix "F" of this report once available. Please refer to Appendix "A" for photos of the existing operations and chemical labels, where available. It is public knowledge that the current occupant recently had a spill of the product and that the fire department was called in and that one or more of the building occupants became ill. It seems to current proposal would be better than the current use, as it the proposed use pose much less of a risk to the onsite personal, environment, the public well, and to Germantown itself. On page 10 please see a photo of the spill.



JAHNKE & JAHNKE
ASSOCIATES, LLC
ENGINEERS • PLANNERS • SURVEYORS
ENGINEERING SOLUTIONS SINCE 1964

Project: Green Hills Contracting Env Imp Assesment

Date: 09/5/2024

Calc By: BK Check By: BK

The northern parcel appears to have been farmed from approximately 1937 until 1979, after which it was grassed over and has remained a lawn ever since. Site plans provided by Jahnke and Jahnke Associates show that the lot is proposed to be mostly paved with asphalt, creating an outdoor storage and loading yard. The area will be enclosed with screening walls for dust control and to serve as the outer walls of material bins.

To minimize the risk of salt contamination, the area will be predominantly paved, effectively capping the soil and reducing water infiltration. The salt spill contingency plan is documented and will be displayed onsite. General housekeeping practices, as shown in Appendix B, will ensure prompt and efficient clean-up. Additionally, most salt will be stored inside the building in containment areas, further protecting the environment. A video demonstrating the use of air to reduce spillage and improve facility utilization will also be available for review.

Finally, a groundwater monitoring plan will be implemented. Three shallow test wells, each 2 inches in diameter and 10 feet deep with sealed tops, will be installed near the salt storage facilities in the locations noted on the site plans. These wells will be sampled annually in the spring, after de-icing operations and the cleaning of salt hoop buildings, and within 48 hours of any product spill of two gallons or more. The results will be provided to the Village of Germantown each year to verify that onsite operations are functioning as expected. Additionally for operations to continue the facility will be inspected yearly, by the Wisconsin department of transportation an inspection that must be passed prior the beginning of yearly operations.

Should you have any questions or require additional information, please feel free to contact me.

Thank you for considering our services. We look forward to assisting you as needed.

Sincerely,

If you any questions or require more information I can be reached at (262)720-7938 or by email at rkrause@jahnkeandjahnke.com

Sincerely,

Robert A Krause PE

Project Manager

Jahnke and Jahnke Associates LLC

524 Bluemound Road

Waukesha, WI. 53188

t: (262) 542-5797

d: (262) 720-7938

rkrause@jahnkeandjahnke.com



Appendix "A"

Photos of existing operations currently in use at N114W18686 Clinton Drive Germantown WI.



1. View of subject property facing northeast



2. View of subject property facing northwest



3. View of eastern portion of subject property facing north



4. View of southern elevation of subject property building



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5. View of eastern elevation of subject property building



6. View of northeastern staged empty dumpsters on subject property



7. View of north side of subject property building:



8. View of north side of subject property building:



9. View of northern elevation of subject property building



10. View of western elevation of subject property building



11. View of scrap metal and drum. No staining or stressed vegetation



12. View of pad-mounted transformer along western subject property boundary



13. View of natural gas connection at southeast building corner



14. View of general office area



Recent Spill causing local government response.



15. View of kitchen area



16. View of typical office ceiling building materials



17. View of typical flooring surfacing material in kitchen



18. View of office area



19. View of general warehouse area



20. View of utility sink and janitorial closet



21. View of empty drums-containers of deodorizer and soap solutions



22. View of warehouse area and staged deodorizer solution (J&J Destroyer SX950)



23. View of trench drain in warehouse area



24. View of typical deodorizer solution and drip trays



25. View of typical port-a-john deodorizer solution



26. View of air compressor and minor concrete staining



27. View of freshwater stainless steel tank and saltwater poly-tank



28. View of brine solution machine - grey salt hopper and orange brine water



29. View of empty cleaning solution IBC totes



30. View of staged salt bags (FIBCs) used for salt brine system



31. View of empty IBC totes of deodorizer and soap solutions



32. View of pallets containing 4-oz hand sanitizer containers



33. View of hand soap solution



34. View of warehouse office area



37. View of general warehouse area and handwash stations



38. View of subject property - northern vacant parcel



39. View of subject property - northern vacant parcel



40. View of southern subject property boundary - vacant parcel



41. View of northwestern adjoining property



42. View of north adjoining property



43. View of northeastern adjoining property



44. View of southwest adjoining property



45. View of southeastern adjoining property



46. View of western adjoining property



47. View of eastern adjoining property



48. View of eastern adjoining property



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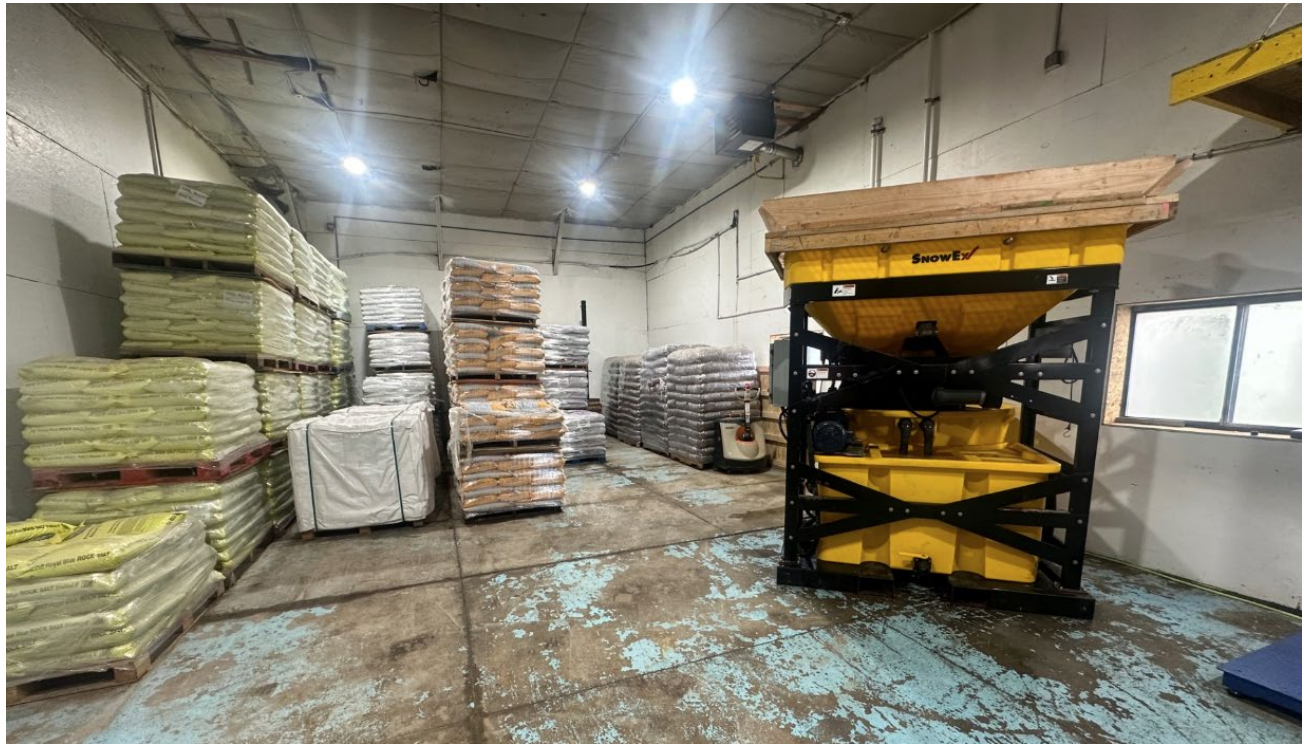


49. View of western adjoining property



Appendix "B"

Green Hills Contracting Existing facilities.





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Appendix "D"

Wetlands Inventory of area around subject property.



Germantown, WI



May 5, 2024

Wetlands

- Estuarine and Marine Deepwater
- Estuarine and Marine Wetland

- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond

- Lake
- Other
- Riverine

This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

National Wetlands Inventory (NWI)
This page was produced by the NWI mapper



Appendix "E"

Germantown Annual Water Quality Report.

UNREGULATED CONTAMINANTS

Unregulated contaminants are those for which EPA has not established drinking water standards. The purpose of unregulated contaminant monitoring is to assist EPA in determining the occurrence of unregulated contaminants in drinking water and whether future regulation is warranted. EPA required us to participate in this monitoring.

CONTAMINANT (units)	LEVEL FOUND	RANGE	SAMPLE DATE (if prior to "23")
Bromochloroacetic acid (BCAA) (ppb)	1.4	0.40 - 1.4	1/9/2019 - 7/31/2019
Bromodichloroacetic acid (BDCAA) (ppb)	1.6	0.58 - 1.6	1/9/2019 - 7/31/2019
Bromotrichloroacetic acid (BTCAA) (ppb)	0.92	0.43 - 0.92	1/9/2019 - 7/31/2019
Chlorodibromomethane (CDBM) (ppb)	0.69	0.31 - 0.69	1/9/2019 - 7/31/2019
Dichloroacetic acid (DCAA) (ppb)	0.90	0.40 - 0.90	1/9/2019 - 7/31/2019
Trichloroacetic acid (TCAA) (ppb)	0.53	0.53	1/9/2019 - 7/31/2019
HAAS (ppb)	0.267	0.196 - 0.325	1/9/2019 - 7/30/2019
HAAS (ppb)	0.508	0 - 0.508	1/9/2019 - 7/30/2019
HAAS (ppb)	0.34	0.104 - 0.529	1/9/2019 - 7/30/2019
Manganese (ppb)	406.04	0.521 - 406.04	1/9/2019 - 7/30/2019
Germosin (ppb)	0.394	0.394	1/9/2019 - 7/30/2019

DEFINITIONS

AL = Action Level: The concentration of a contaminant which, if exceeded, triggers treatment or other requirements which a water system must follow.

HA: Health Advisory: An estimate of acceptable drinking water levels for a chemical substance based on health effects information.

HAL: Health Advisory Level: is a concentration of a contaminant which, if exceeded, poses a health risk and may require a system to post a public notice. Health Advisories are determined by US EPA.

HI: Hazard Index: A Hazard Index is used to assess the potential health impacts associated with mixtures of contaminants. Hazard Index guidance for a class of contaminants or mixture of contaminants may be determined by the US EPA or Wisconsin Department of Health Services. If a Health Index is exceeded a system may be required to post a public notice.

Level 1 Assessment: A Level 1 assessment is a study of the water system to identify potential problems and determine, if possible, why total coliform bacteria have been found in our water system.

Level 2 Assessment: A Level 2 assessment is a very detailed study of the water system to identify potential problems and determine, if possible, why an E. coli MCL violation has occurred or why total coliform bacteria have been found in our water system, or both, on multiple occasions.

MCL: Maximum Contaminant Level: The highest level of a contaminant that is allowed in drinking water. MCLs are set as close to the MCLGs as feasible using the best available treatment technology.

MCLG: Maximum Contaminant Level Goal: The level of a contaminant in drinking water below which there is no known or expected risk to health. MCLGs allow for a margin of safety.

MFL: Million fibers per liter

MRDL: Maximum residual disinfectant level. The highest level of a disinfectant allowed in drinking water. There is convincing evidence that addition of a disinfectant is necessary for control of microbial contaminants.

MRDLG: Maximum residual disinfectant level goal: The level of a drinking water disinfectant below which there is no known or expected risk to health. MRDLGs do not reflect the benefits of the use of disinfectants to control microbial contaminants.

MREM/YEAR: Millirems per year (a measure of radiation absorbed by the body)

NTU: Nephelometric Turbidity Units

pCi/L: PicoCuries per liter (a measure of radioactivity)

ppm: Parts per million, or milligrams per liter (mg/L)

ppb: Parts per billion, or micrograms per liter (ug/L)

ppt: Parts per trillion, or nanograms per liter

ppq: Parts per quadrillion, or picograms per liter

PHGS: PHGS: Public Health Groundwater Standards are found in NR 140 Groundwater Quality. The concentration of a contaminant which, if exceeded, poses a health risk and may require a system to post a public notice.

RPMS: Recommended Public Health Groundwater Standards: Groundwater standards proposed by the Wisconsin Department of Health Services. The concentration of a contaminant which, if exceeded, poses a health risk and may require a system to post a public notice.

SMCL: Secondary drinking water standards or Secondary Maximum Contaminant Levels for contaminants that affect taste, odor, or appearance of the drinking water. The SMCLs do not represent health standards.

TCR = Total Coliform Rule

S.U. = Standard Unit of measurement

TT: Treatment Technique: A required process intended to reduce the level of a contaminant in drinking water.

* Each contaminant range is from no detect (nd) to the maximum reported value.



2023 Annual Germantown Water Quality Report

Germantown Water Utility



WATER QUALITY MEETS ALL REGULATORY STANDARDS

In the year 2023, the Germantown Water Utility (GWU) conducted all DNR required tests to ensure the safety and quality of the drinking water delivered to our customers. All laboratory analysis indicated that the water provided by the Utility met all Federal and State drinking water standards.

This report summarizes the water quality provided to customers in 2023. It also includes details about where your water comes from, what has been detected in your water and how that compares to regulatory standards. We are committed to providing you with useful information.

SPECIAL HEALTH INFORMATION AVAILABLE

Drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that water poses a health risk. More information about contaminants and potential health effects can be obtained by calling the Environmental Protection Agency's safe drinking water hotline (800-426-4791).

Some people may be more vulnerable to contaminants in drinking water than the general population. Immuno-compromised persons

such as persons with cancer undergoing chemotherapy, persons who have undergone organ transplants, people with HIV/AIDS or other immune system disorders, some elderly, and infants can be particularly at risk from infections. These people should seek advice about drinking water from their health care providers. EPA/CDC guidelines on appropriate means to lessen the risk of infection by cryptosporidium and other microbial contaminants are available from the Environmental Protection Agency's Safe Drinking Water Hotline (800-426-4791).

HEALTH EFFECTS FOR ANY CONTAMINANTS WITH MCL VIOLATION/ACTION LEVEL EXCEEDANCES

Infants and young children who drink water containing lead in excess of the action level could experience delays in their physical or mental development. Children could show slight deficits in attention span and learning abilities. Adults who drink this water over many years could develop kidney problems or high blood pressure.

Additional Health Information

If present, elevated levels of lead can cause serious health problems, especially for pregnant women and young children. Lead in drinking water is primarily from materials and components associated with service lines and home plumbing. Germantown

Water Utility is responsible for providing high quality drinking water but cannot control the variety of materials used in plumbing components. When your water has been sitting for several hours, you can minimize the potential for lead exposure by flushing your cold side tap for 30 seconds to 2 minutes or until it feels cooler than when you first started flushing before using water for drinking or cooking. If you are concerned about lead in your water, you may wish to have your water tested. Information on lead in drinking water, testing methods, and steps you can take to minimize exposure is available from the Safe Drinking Water Hotline (800-426-4791) or at www.epa.gov/safewater/lead.

HEALTH EFFECTS FOR ANY CONTAMINANTS WITH MCL

Your water was tested for many contaminants last year. We are allowed to monitor for some contaminants less frequently than once a year. The following tables list only those contaminants which were detected in your water. If a contaminant was

detected last year, it will appear in the following tables without a sample date. If the contaminant was not monitored last year, but was detected within the last 5 years, it will appear in the tables below along with the sample date.

LEAD SERVICES

We are currently unaware of any lead water services to homes or businesses in the Village of Germantown and have not seen any evidence indication we do.

Opportunity for input on decisions affecting our water quality or other questions

First and Third Monday of each month at 7:00 p.m. in the Village Hall Board Room-with the Public Works & Highway Committee, located at N112 W17001 Mequon Rd. Germantown, WI 53022. The day and time maybe subject to change. Water Utility office 262-253-8254, Village Hall 262-250-4721



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SOURCES OF GERMANTOWN'S DRINKING WATER

The sources of drinking water, both tap water and bottled water, include rivers, lakes, streams, ponds, reservoirs, springs and wells. As water travels over the surface of the land or through the ground, it dissolves naturally occurring minerals and, in some cases, radioactive material, and can pick up substances resulting from the presence of animals or from human activity.

Contaminants that may be present in source water include:

- Microbial contaminants, such as viruses and bacteria, which may come from sewage treatment plants, septic systems, agricultural livestock operations and wildlife.
- Inorganic contaminants, such as salts and metals, which can be naturally-occurring or result from urban stormwater runoff, industrial or domestic wastewater discharges, oil and gas production, mining or farming.
- Pesticides and herbicides, which may come from a variety of sources such as agriculture, urban stormwater runoff and residential uses.

- Organic chemical contaminants, including synthetic and volatile organic chemicals, which are by-products of industrial processes and petroleum production, and can also come from gas stations, urban stormwater runoff and septic systems.
- Radioactive contaminants, which can be naturally occurring or be the result of oil and gas production and mining activities.

In order to ensure that tap water is safe to drink, EPA prescribes regulations that limit the amount of certain contaminants in water provided by public water systems. FDA regulations establish limits for contaminants in bottled water, which shall provide the same protection for public health.



SOURCE (S) OF WATER

SOURCE ID	SOURCE	DEPTH	STATUS
2	Groundwater	342	Active
3	Groundwater	965	Active
4	Groundwater	1271	Active
5	Groundwater	415	Active
7	Groundwater	370	Active
11	Groundwater	1401	Active

COST OF LEAKY PIPES

Size of leak at 48 in	GALLONS PER HOUR	GALLONS PER DAY	COST
1/16" (.0625)	.63	907-\$4.00	331,128-\$1,374.00
1/8" (.125)	2.53	3,643-\$15.00	1,329,768-\$5,519.00
1/4" (.25)	10.12	14,558-\$60.00	5,319,816-\$22,052.00
1/2" (.50)	40.46	58,219-\$242.00	21,250,008-\$88,188.00

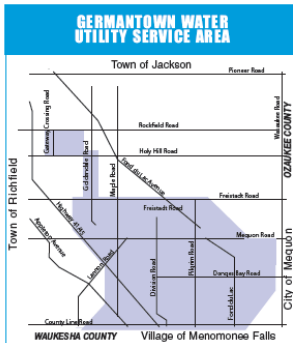
First 100,000gal = \$4.15 / 1000gal...
Next 900,000gal = \$3.60 / 1000gal...
Over 1,000,000gal = \$3.03 / 1000gal
(Numbers will vary slightly due to rounding)
For more information visit:
<https://www.S40technologies.com/resources/water-cost-calculator>

TREATED WATER QUALITY

Listed on the following pages are contaminants detected in Germantown's drinking water during 2023. The state allows the GWU to monitor for some contaminants less than once per year because the concentrations of these contaminants do not change frequently. Some of our data though representative, are more than one year old.

HOW TO READ THE ANNUAL GERMANTOWN WATER QUALITY TABLE

- Read the definitions on the back page to better understand this table.
- Choose a "Contaminant" on the table.
- Check the "Ideal Goal" (Maximum Contaminant Level Goal) for that substance.
- Note the "Highest Level Allowed" (Maximum Contaminant Level).
- Compare the contaminant "Level Detected" in Germantown's water supply to the Ideal Goal and the Highest Level Allowed.



DISINFECTION BYPRODUCTS

CONTAMINANT (Units)	SITE	MCL (Highest Level Allowed)	MCLG (Ideal Goal)	LEVEL FOUND	RANGE	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
HAAs (ppb)	0-14	80	80	2	2		NO	By-product of drinking water chlorination
THMs (ppb)	0-14	80	80	4.9	4.9		NO	By-product of drinking water chlorination
HAAs (ppb)	0-16	80	80	2	2		NO	By-product of drinking water chlorination
THMs (ppb)	0-16	80	80	1.4	1.4		NO	By-product of drinking water chlorination

INORGANIC CONTAMINANTS

CONTAMINANT (Units)	SITE	MCL (Highest Level Allowed)	MCLG (Ideal Goal)	LEVEL FOUND	RANGE	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
Barium (ppb)	2	2	0.110	0.012-0.110			NO	Discharge of drilling wastes; Discharge from metal industries; Erosion of natural deposits
Fluoride (ppb)	4	4	0.9	0.5-0.9			NO	Erosion of natural deposits; Water additive which promotes strong teeth; Discharge from fertilizer and other products
Nickel (ppb)	100	100	6,000	1,200-6,000			NO	Nickel occurs naturally in soil, ground water and surface water and is often used in electroplating, stainless steel and alloy products
Nitrate (NO3-N) (ppm)	10	10	0.00	0.00-0.00			NO	Runoff from fertilizer use; Leaching from septic tanks; sewage; Erosion of natural deposits
Selenium (ppm)	n/a	n/a	16.00	6.60-16.00			NO	n/a

CONTAMINANT (Units)	ACTION LEVEL	MCLG (Ideal Goal)	90th PERCENTILE LEVEL FOUND	# OF RESULTS	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
Copper (ppb)	AL=1.3	1.3	0.4000	0 of 38 results were above the action level.		NO	Corrosion of household plumbing systems; Erosion of natural deposits; Leaching from wood preservatives
Lead (ppb)	AL=15	0	1.70	1 of 38 results were above the action level.		NO	Corrosion of household plumbing systems; Erosion of natural deposits

PFAS CONTAMINANTS WITH A HEALTH ADVISORY LEVEL

Perfluorinated and polyfluorinated substances (PFAS) are a large group of human-made chemicals that have been used in industry and consumer products worldwide since the 1950s. The following table lists PFAS contaminants which were detected in your water and that have a Recommended Public Health Groundwater Standard (RPHGS) or Health Advisory Level (HAL). There are no violations for detections of contaminants that exceed the RPHGS or HAL. The RPHGS are levels at which concentrations of the contaminant present a health risk and are based on guidance provided by the Wisconsin Department of Health Services.

CONTAMINANT (Units)	RPHGS or HAL (ppb)	LEVEL FOUND	RANGE	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
PFBS (ppb)	450000	0.66	0.46 - 0.86		NO	Drinking water is one way that people can be exposed to PFAS. In Wisconsin, two-thirds of people use groundwater as their drinking water source. PFAS can get in groundwater from places that make or use PFAS and release from consumer products in landfills.
PFBS (ppb)	40	0.79	0.59 - 0.79		NO	
PFOS (ppb)	20	0.16	0.09 - 0.16		NO	
PFOS (ppb)	20	0.59	0.00 - 0.59		NO	
PFOS and PFOS Total (ppb)	20	1.69	0.00 - 1.69		NO	

RADIOACTIVE CONTAMINANTS

CONTAMINANT (Units)	MCL (Highest Level Allowed)	MCLG (Ideal Goal)	LEVEL FOUND	RANGE	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
Strontium-90, Total (pCi/L)	15	0	11.5	5.4 - 11.5		NO	Erosion of natural deposits
Radium-226 + Radium-228 (pCi/L)	5	0	4.3	1.3 - 4.3		NO	Erosion of natural deposits
Strontium-90, Total (pCi/L)	n/a	n/a	11.7	5.4 - 11.7		NO	Erosion of natural deposits
Combined Uranium (mg/L)	30	0	0.3	0.3 - 0.3		NO	Erosion of natural deposits

CONTAMINANTS WITH A PUBLIC HEALTH GROUNDWATER STANDARD, HEALTH ADVISORY LEVEL OR A SECONDARY MAXIMUM CONTAMINANT LEVEL

The following table lists contaminants which were detected in your water and that have either a Public Health Groundwater Standard (PHGS), Health Advisory Level (HAL), or a Secondary Maximum Contaminant Level (SMCL), or both. There are no violations for detections of contaminants that exceed Health Advisory Levels, Public Health Groundwater Standards or Secondary Maximum Contaminant Levels. Secondary Maximum Contaminant Levels are levels that do not present health concerns but may pose aesthetic problems such as objectionable taste, odor, or color. Public Health Groundwater Standards and Health Advisory Levels are levels at which concentrations of the contaminant present a health risk.

CONTAMINANT (Units)	SMCL	RPHGS or HAL	LEVEL FOUND	RANGE	SAMPLE DATE (If prior to '23)	VIOLATION	TYPICAL SOURCE OF CONTAMINANT
Sulfate	250	0	250.00	59.00 - 250.00		NO	Runoff/leaching from natural deposits, industrial wastes



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Appendix "F"

J & J Destroyer SX 950 Safety Data Sheet when available.

J & J



Operational Safety plan

-This document goes over handling of granular and liquid materials used in our manufacturing and distribution operation.

Bulk Granular Deicing Unloading Safety Procedure

Yard Safety Rules:

1. Speed Limit:

- **Maximum Speed:** All inbound trucks are required to travel no faster than 10 mph while traveling within the property. This reduced speed helps ensure the safety of all personnel and equipment on site.
- **Speed Monitoring:** Be aware that speed may be monitored by Green Hills Inc. staff, and any violation of the speed limit may result in penalties such as but not limited to disciplinary action, or restrictions from future site access.

2. Flashers:

- **Visibility:** Trucks must have their flashers on at all times while on the property. This is critical to ensure that other vehicles and personnel are aware of the truck's presence.

Unloading Procedures:

1. Parking and Initial Steps:



- **Parking on Salt Pad:** Before beginning the unloading process, the truck driver must park their truck on the salt pad. This area is specifically designed to contain the material at all times.
- **Parking Brake:** The truck driver must apply the parking brake to prevent any unintentional movement of the vehicle while he/she exits the truck to present load paperwork.
- **Paperwork Presentation:** The driver must then present the load paperwork to a Green Hills Inc. team member. This paperwork is essential for verifying the contents of the load and ensuring that the material is unloaded into the correct bin location.

2. Verification by Green Hills Inc. Team Member:

- **Paperwork Check:** The Green Hills Inc. team member will verify the paperwork against the load to ensure accuracy.
- **Direction to Bin:** Once verification is complete, the team member will direct the driver to the appropriate bin where the material is to be unloaded. Drivers should follow these directions precisely to avoid errors in material placement.

3. Supervision and Acknowledgment:

- **Supervision for Non-Green Hills Trucks:** For trucks that are not owned or operated by Green Hills Inc., a Green Hills team member must be present during the entire unloading process. This supervision ensures compliance with safety procedures and proper unloading techniques.

Dumping Guidelines:

1. Truck Positioning:

- **Avoid Full Backing Under Shelter:** Truck drivers are not to back their entire truck underneath the overhead salt shelter, even if the bin appears to be empty. This is to prevent damage to both the truck and the shelter structure.



- **Stop Point:** The driver must stop the truck once both drive axles are fully inside the bin. Do not proceed any further into the bin to avoid contact with the shelter structure.

2. Safety Check Before Dumping:

- **Environmental Awareness:** Before beginning the dumping process, the driver must ensure that the area is safe. This involves checking to the left, right, and above the truck to confirm that there are no obstructions, personnel, or hazards in the vicinity.
- **Clear Communication:** If there are any doubts or concerns, the driver should communicate with the Green Hills Inc. team member for further instructions before proceeding.

3. Dumping the Load:

- **Begin Pulling Forward:** As the load begins to come off the truck, the driver should start pulling forward slowly. This ensures that the material is evenly distributed and that the truck maintains sufficient clearance from the overhead shelter structure.
- **Maintain Clearance:** It is crucial to always maintain a safe distance between the dump box and the overhead shelter structure to prevent any collisions or structural damage.

4. Post-Dumping Procedures:

- **Immediate Lowering of Dump Box:** Once the load has been fully dumped, the driver must lower the dump box immediately. The box must be lowered prior to the back of the truck reaching the yellow loading line painted on the ground.
- **No Box Up Movement:** The driver is not allowed to leave the salt pad with the dump box in the raised position. This is a heavily enforced rule as all deicing materials are to stay within the containment zone.
- **Exit Protocol:** After the dump box is completely lowered, the driver may safely exit the salt pad. The driver should follow all posted signs and directions to the exit of the property, ensuring a smooth and safe departure.



These detailed guidelines are designed to ensure a safe and efficient unloading process while minimizing risks to both personnel and equipment at Green Hills Inc. Compliance with these rules is mandatory for all drivers and vehicles entering the site.

Bulk Granular Deicing Loading Safety Procedure

Vehicle Positioning and Initial Steps:

1. Backing Into the Salt Pad:

- **Alignment:** All trucks are required to back into the salt pad, aligning their driver's side tires as close to the "loading line" as possible. The "loading line" is a bright yellow line painted on the ground along the width of the entire salt pad.
- **Loader Operator Assistance:** The loader operator will assist in the backing process by sounding their horn to indicate when the vehicle should stop. Drivers should pay close attention to this signal.

2. Communication with Loader Operator:

- **Material Confirmation:** After stopping, the loader operator will exit the cab and confirm with the driver the specific material they want to be loaded with and the quantity (in tons).

3. Driver Safety in Loading Area:

- **Stay in the Vehicle:** Drivers must remain inside their truck while in the salt pad loading area. Exiting the truck in this area is prohibited to ensure the safety of all personnel involved in the loading process.
- **Preloading Preparations:** Before entering the loading area, drivers should remove any salter covers, shovels, or other objects that might impede the loading process.



Green Hills Inc. Team Member Guidelines:

1. No Climbing on Customer Vehicles:

- **Prohibited Assistance:** Green Hills Inc. team members are not permitted to climb on customer trucks to assist with tarping or untarping salters or dump boxes. This rule is in place to prevent injuries or accidents.

2. Responsibility for Vehicle Weight:

- **Legal Weight Compliance:** Green Hills Inc. team members are not responsible for ensuring that vehicles do not exceed their legal gross vehicle weight rating. However, they will refuse to load any vehicle that appears to be overloaded to the point where material may spill out, which could pose a safety hazard.

Loading Process:

1. Selecting the Correct Bucket:

- **Bucket Size Selection:** It's essential to select the appropriate bucket size based on the salter's capacity:
 - 68" Bucket: For salters up to 2 yards.
 - 84" Bucket: For salters between 2 and 4 yards.
 - 102" Bucket: For salters of 4 yards and up.
- **Bucket Security Check:** After selecting and attaching the correct bucket, ensure it is fully secured by placing the bucket flat on the ground. Tip the bucket downward slightly using the controls. This action should start to lift the machine off the ground if the bucket is attached properly. If the bucket becomes disconnected, reattach it before proceeding.



2. Scooping Salt:

- **Bucket Positioning:** When taking a scoop of salt, ensure the bottom of the bucket is slightly touching the ground evenly.
- **Entering the Pile:** Slowly proceed into the salt pile, raising the boom and curling the bucket back simultaneously to fill it effectively.
- **Backing Out of the Pile:** Before backing out, check mirrors and, if safe, look behind to ensure the area is clear. As you back out, keep the bucket low to the ground for stability.

3. Approaching and Loading the Truck:

- **Boom Arm Movement:** As you approach the truck, begin lifting the boom arm while moving forward.
- **Positioning:** Ensure that the loader is perpendicular to the truck, as this is the safest position for loading. Perpendicular alignment reduces the risk of accidental contact with the truck.
- **Loading the Truck:** When dumping the salt into the truck, make sure the bucket and boom arm maintain clearance from the truck or salter to prevent damage.
- **Post-Dump Procedure:** Once the bucket is empty, curl it upwards completely and back away from the truck. This helps ensure that no residual material is dropped outside the designated area.

4. Signaling Completion:

- **Horn Signal:** Once the bucket has cleared the truck, the loader operator should honk the horn to signal to the driver that the loading process is complete.



Post-Loading Procedures:

1. Tarping of Salters:

- **Tarping Prohibited in Loading Area:** Tarping of salters is not allowed within the loading area. Drivers must exit the loading area before tarping their salters. **Green Hills Inc. Policy:** As mentioned earlier, Green Hills Inc. team members are not permitted to climb on customer vehicles to assist with tarping or untarping. Drivers are responsible for this task once they have exited the loading area.

These detailed guidelines are designed to ensure a smooth, safe, and efficient loading process at Green Hills Inc. Adherence to these procedures is mandatory to protect the safety of all personnel and equipment involved.



Bulk Liquid Deicing Unloading Safety Procedure

1. Arrival on Property

- **Speed Limit:** All trucks entering the property must adhere to a strict speed limit of no more than 10 mph. This is to ensure the safety of all personnel and equipment on-site.
- **Use of Flashers:** Trucks must have their hazard flashers on at all times while on the property to increase visibility and alert others to your presence.

2. Approach to the Filling Station

- **Route and Location:** Proceed directly to the bulk liquid distribution filling station located on the side of the building. Ensure you are following the designated path to avoid any unnecessary traffic or safety hazards.
- **Parking:** Upon arrival at the filling station, set your parking brake securely before exiting the vehicle.

3. Pre-Connection Procedures

- **Documentation Presentation:** Before making any connections, present your load information (e.g., Bill of Lading) to a Green Hills Inc. team member. This step is crucial to ensure the correct product is being handled.
- **Verification by Team Member:** The team member will verify the type of product being delivered and will confirm that the fill station valve is closed. They will then remove the appropriate cap for the product you are carrying.



- **Inspection:** Perform a visual inspection of the fill station, ensuring that no obstructions or potential hazards are present. Confirm that your tanker is properly aligned with the fill station.

4. Hose Connection

- **Safe Connection:** Begin connecting your hose to the designated fill port. Ensure that the hose is securely attached.
- **No Discharge Until Approval:** It is critical that no liquid is discharged from your tanker until explicit approval has been given by the Green Hills Inc. team member. This step is necessary to prevent accidental spills or cross-contamination.

5. Authorization to Begin Discharge

- **Receiving Tank Check:** The team member will check that the receiving tank valve is open and that all other tank valves are securely closed..
- **Final Safety Check:** Conduct a final check to ensure that all connections are secure, the tanker vent is open, and that there are no visible signs of potential failure.

6. Starting the Unloading Process

- **Pump Activation:** Start the pump on the tanker. Monitor the equipment closely as you slowly crack the main valve, allowing liquid to flow gradually into the fill station.
- **Leak Monitoring:** Immediately check for any signs of leakage at all fittings. If a leak is detected:
 - **Emergency Procedure:** Shut off the pump immediately.
 - **Valve Closure:** Close the main valve to prevent further discharge.
 - **Report Issue:** Report the issue to the Green Hills Inc. team member and await further instructions.



7. Continuous Monitoring During Unloading

- **Stay with the Vehicle:** The driver must remain with the truck at all times during the unloading process. Never leave the truck unattended.
- **Ongoing Inspection:** Continuously monitor all hoses, pumps, and connections throughout the discharge process to ensure that there are no leaks or other issues.

8. Completion of Discharge

- **Valve Closure:** Once the tanker is empty, close the main tank valves on the tanker.
- **Blow Out Lines:** Open the low air pressure supply valve to begin blowing out any remaining liquid from the hoses. This step is important to ensure that all product is delivered.
- **Walk the Line:** As air blows through the line, walk the hose from the tanker to the fill station, ensuring all liquid is completely cleared from the hose.

9. Disconnection and Securing of Equipment

- **Close Valves:** After ensuring all liquid has been cleared, close both the fill station valve and the low-pressure air supply valve.
- **Release Residual Air:** Release any remaining air pressure from the lines to make them safe for disconnection.
- **Hose Disconnection:** Disconnect your hoses carefully, ensuring no liquid remains in the lines. Immediately secure all caps on both the filling station and your hoses.
- **Equipment Check:** Perform a thorough check to ensure all hoses and equipment are properly stowed and secured on your truck.



10. Final Safety Check and Departure

- **Walk-Around Inspection:** Conduct a complete walk-around inspection of your vehicle to confirm that all equipment is accounted for and securely fastened.
- **Clear the Area:** Ensure that the area around your truck is clear of any obstructions.
- **Safe Exit:** Once everything is verified and secure, proceed safely to the exit, adhering to the same safety precautions (speed limit and flashers) as when entering the property.

11. Incident Reporting

- **Immediate Reporting:** If at any point during the procedure an incident occurs (e.g., spill, equipment failure, injury), report it immediately to the Green Hills Inc. team member and follow emergency protocols.
- **Documentation:** Ensure that all incidents are documented according to company policy and that any necessary follow-up actions are taken.

This detailed safety procedure ensures a safe and efficient unloading process while minimizing the risk of spills, accidents, and equipment damage.



Bulk Liquid Deicing Loading Safety Procedure

1. Arrival on Property

- **Speed Limit:** All trucks entering the property must adhere to a strict speed limit of no more than 10 mph. This is to ensure the safety of all personnel and equipment on-site.
- **Use of Flashers:** Trucks must have their hazard flashers on at all times while on the property to increase visibility and alert others to your presence.

2. Approach to the Filling Station

- **Route and Location:** Proceed to the bulk liquid distribution filling station located on the side of the building. Follow the designated path to avoid any potential hazards or obstructions.
- **Parking:** Upon arrival, set your parking brake securely before exiting the vehicle.

3. Pre-Connection Procedures

- **Documentation Presentation:** Present your load information (e.g., Bill of Lading or loading order) to a Green Hills Inc. team member before making any connections. This step is crucial to ensure the correct product is being loaded.
- **Verification by Team Member:** The team member will verify the product you are to receive and confirm that the dispensing station valve is closed. They will then remove the appropriate cap for the product you are to load.



- **Inspection:** Perform a visual inspection of the dispensing station and the surrounding area to ensure that no obstructions or hazards are present. Confirm that your tanker is properly aligned with the dispensing station.

4. Hose Connection

- **Safe Connection:** Begin connecting your hose to the designated dispensing port. Ensure that the hose is securely attached.
- **No Loading Until Approval:** Do not start the loading process until explicit approval has been given by the Green Hills Inc. team member. This step is necessary to prevent accidental spills.

5. Authorization to Begin Loading

- **Dispensing Tank Check:** The team member will check that the Dispensing station valve is open and that all other tank valves are securely closed.
- **Final Safety Check:** Conduct a final check to ensure that all connections are secure, the tanker vent is open, and that there are no visible signs of potential failure.

6. Starting the Loading Process

- **Pump Activation:** Start the pump on the dispensing station. Monitor the equipment closely as you slowly open the main valve, allowing liquid to flow gradually into your tanker.
- **Leak Monitoring:** Immediately check for any signs of leakage at all fittings. If a leak is detected:
 - **Emergency Procedure:** Shut off the pump immediately.
 - **Valve Closure:** Close the main valve to stop the flow of liquid.
 - **Report Issue:** Report the issue to the Green Hills Inc. team member and await further instructions.



7. Continuous Monitoring During Loading

- **Stay with the Vehicle:** The driver must remain with the truck at all times during the loading process. Never leave the truck unattended.
- **Ongoing Inspection:** Continuously monitor all hoses and connections throughout the loading process to ensure that there are no leaks or other issues.

8. Completion of Loading

- **Valve Closure:** Once the desired quantity of liquid has been loaded, turn the pump off and close the main dispensing valve.
- **Blow Out Lines:** open the low air pressure supply valve on the dispensing station to clear any remaining liquid from the hoses.
- **Walk the Line:** As air blows through the line, walk the hose from the dispensing station to the tanker, ensuring all liquid is completely cleared from the hose.

9. Disconnection and Securing of Equipment

- **Close Valves:** After ensuring all liquid has been cleared, close the main valve on the tanker and then close the low-pressure air supply valve.
- **Release Residual Air:** Release any remaining air pressure from the lines to make them safe for disconnection.
- **Hose Disconnection:** Disconnect your hoses carefully, ensuring no liquid remains in the lines. Immediately secure all caps on both the dispensing station and your hoses.
- **Equipment Check:** Perform a thorough check to ensure all hoses and equipment are properly stowed and secured on your truck.



10. Final Safety Check and Departure

- **Walk-Around Inspection:** Conduct a complete walk-around inspection of your vehicle to confirm that all equipment is accounted for and securely fastened.
- **Clear the Area:** Ensure that the area around your truck is clear of any obstructions.
- **Safe Exit:** Once everything is verified and secure, proceed safely to the exit, adhering to the same safety precautions (speed limit and flashers) as when entering the property.

11. Incident Reporting

- **Immediate Reporting:** If at any point during the procedure an incident occurs (e.g., spill, equipment failure, injury), report it immediately to the Green Hills Inc. team member and follow emergency protocols.
- **Documentation:** Ensure that all incidents are documented according to company policy and that any necessary follow-up actions are taken.

This detailed loading procedure ensures that the process is conducted safely, minimizing the risk of spills, accidents, and equipment damage.



Liquid Deicing Loading Safety Procedure For 500 Gallons And Under

1. Pre-Loading Preparation

- **Safety Protocol and PPE:**
 - **Personal Protective Equipment (PPE):** Ensure all drivers are wearing the required PPE, which includes goggles and gloves. This is essential to protect against potential splashes, spills, and other hazards.
- **Tank and Equipment Inspection:**
 - **Inspect the Tank:** Before bringing the customer's tank or your own equipment to the loading area, inspect it for any signs of damage or wear, such as cracks, loose fittings, or malfunctioning valves.
 - **Equipment Check:** Inspect all loading equipment, including hoses, valves, and meters, to ensure they are in good working condition.
- **Material Verification:**
 - **Correct Product:** Verify that the material you are about to load matches the customer's order or the intended use. Double-check the product label, and ensure you have the right product for the job.

2. Positioning the Tank

- **Parking and Placement:**
 - **Close Proximity:** Park the small tank (e.g., 275-gallon tote or spray unit) as close to the filling station as possible to minimize the length of the hose and reduce the risk of spillage.
 - **Valve Check:** Ensure all tank valves are closed before beginning the loading process.

3. Loading Process

- **Connection and Safety Check:**



- **Select the Right Tank:** Open only the valve of the tank you intend to fill. This prevents any accidental filling of the wrong tank.
- **Slow Valve Opening:** Slowly open the loading valves to allow the liquid to start filling the tank. Opening the valve too quickly can cause splashing or overfilling.
- **Monitoring During Loading:**
 - **Continuous Supervision:** Stay with the tank at all times during the loading process. Do not leave the tank unattended to ensure you can respond immediately to any issues.
 - **Fill Meter Usage:** Use the fill meter to monitor the volume of liquid being loaded. For smaller tanks, like a 275-gallon tote, there's very little room for overfilling, so it's crucial to stop at the desired gallon amount, even if the tank appears to be underfilled.
 - **Final Push:** After reaching the desired gallon amount, use low-pressure air to evacuate the lines. This will push any remaining liquid into the small tank, bringing you to the precise metered amount.

4. Completion of Loading

- **Blow Out Lines:**
 - **Line Clearing:** After the desired amount of liquid has been loaded, use low-pressure air to clear the lines of any remaining product. This ensures all liquid is transferred to the tank and reduces the risk of spills when disconnecting.
- **Closing and Securing:**
 - **Valve Closure:** Close the loading valve and any vents on the tank to secure the liquid inside.
 - **Disconnection:** Carefully disconnect the hoses, ensuring no residual liquid remains in the lines that could spill during disconnection.
- **Final Inspection:**
 - **Equipment Check:** Inspect the equipment used for loading, including hoses, valves, and connections, to ensure everything is in good condition and securely fastened.



- **Tank Inspection:** Perform a final check on the small tank or customer's equipment to confirm there are no leaks, overflows, or other issues.

5. Post-Loading Procedures

- **Site Clean-Up:**
 - **Area Inspection:** Ensure the loading area is clean and free of spills or hazards before the tank or customer's vehicle is moved.
- **Safe Exit:**
 - **Equipment Stowage:** Secure all equipment on the truck or in the loading area before departing.
 - **Exit Procedures:** Follow the same safety protocols (speed limit, use of flashers) when exiting the property to ensure a safe departure.

6. Incident Reporting

- **Immediate Action:** In the event of an incident, such as a spill or equipment failure, report it immediately to a Green Hills Inc. team member.
- **Documentation:** Record any incidents according to company policy and follow up with any necessary actions to prevent recurrence.

This procedure ensures that the loading process for smaller tanks is conducted safely, minimizing the risk of overfilling, spills, and accidents, while ensuring accuracy in the amount of liquid loaded.



DE-ICER SPILL CONTINGENCY PLAN

This plan shall be posted onsite in a visible and accessible location near all liquid de-icer tanks and pump transfer valves. This ensures quick reference and effective response in the event of a spill.

1. Introduction

- **Product Information:** The liquid de-icer stored at this site is not classified as hazardous by the EPA. It is designed for use on roads and pavements to prevent ice formation. While not dangerous to human or animal health in reasonable amounts, proper spill management is essential to prevent environmental contamination and ensure safety.

2. Roles and Responsibilities

- **Site Manager:** Responsible for overseeing spill response, coordinating with emergency services if necessary, and ensuring all employees are trained in spill response procedures.
- **Spill Response Team:** A designated team trained in spill containment, cleanup, and reporting. They are responsible for executing the spill response plan and ensuring safety measures are followed.
- **All Employees:** Must be familiar with the basic spill response procedures, know the location of spill kits, and report any spills immediately to the site manager or Spill Response Team.



3. Spill Response Procedures

A. LIQUID DE-ICER SPILLS

3.1 Immediate Actions

- **Alert and Assess:**

- **Alert Personnel:** Upon detecting a spill, immediately alert nearby personnel and the Spill Response Team.
- **Assess the Situation:** Determine the source, size, and potential impact of the spill. If the spill is large or poses a significant risk, consider evacuating the area and contacting emergency services.

3.2 Remediation Steps

- **Stop the Leak:** Take immediate action to stop or minimize the leak, prioritizing safety and efficiency.
 - **Pipe Leak:**
 - Use exterior pipe wrap (e.g., Flex Seal Tape) to temporarily seal the leak.
 - If the leak is severe, isolate the section of the pipe if possible, to stop the flow.
 - **Tank Leak:**
 - Apply pipe wrap or mechanical banding to slow or stop the leak.
 - If necessary, use a secondary containment device or absorbent materials to contain the spill until the tank can be emptied.
 - **Product Transfer:**
 - Transfer the remaining de-icer to a different tank or a tanker truck using pumps. This step must be completed as quickly as possible to prevent further leakage.



3.3 Containment Strategies

- **Containment within Building:**
 - **Use of Containment Area:** The storage area is equipped with a sealed concrete containment system designed to hold the full volume of one tank. Ensure the spill remains within this area.
 - **Utilize the Sump:** If the spill is significant, pump the liquid from the sump area back into a secure tank or tanker truck.
 - **Minor Spills:** For small leaks, use absorbent materials, mops, or rags to clean up the liquid. Dispose of contaminated materials in accordance with environmental regulations.
- **Containment Outside the Building:**
 - **Create a Dam:** Use available materials (e.g., absorbent booms, sandbags) to create a barrier around the spill, preventing it from spreading.
 - **Pump and Recover:** Pump the spilled liquid into a secure container, such as a tanker truck, for proper disposal or reuse.
 - **Use Spill Kits:** Deploy spill containment kits available onsite to manage and contain the spill effectively.

3.4 Cleanup Procedures

- **Post-Spill Cleanup:**
 - **De-icer on Pavement:** Hose down the spill area and collect the runoff for disposal or reuse. Ensure all liquid is removed to prevent slipping hazards.
 - **Final Inspection:** Conduct a thorough inspection of the area to ensure no residual product remains and that the spill has been fully contained and cleaned.
- **Disposal of Waste:**
 - **Mop Water and Absorbents:** Dispose of any mop water or absorbent materials in accordance with local environmental regulations. Mop



water can typically be disposed of via the sanitary sewer, but check for specific guidelines.

3.5 Documentation and Reporting

- **Incident Report:** Document the spill, including its size, cause, response actions taken, and any environmental impacts. Submit the report to the Site Manager and, if required, to local environmental authorities.
- **Follow-Up Actions:** Investigate the cause of the spill and implement corrective measures to prevent future occurrences. This may include equipment repairs, process changes, or additional employee training.

B. DRY SALT SPILLS

3.6 Remediation Steps

- **Containment:**
 - Immediately use shovels, brooms, or similar tools to gather the spilled salt. Return it to the containment area within the hoop buildings to prevent exposure to moisture and the elements.

3.7 Containment Strategies

- **Storage in Hoop Buildings:**
 - Verify that the recovered salt is stored deep within the hoop building to ensure it is protected from wind, rain, and snow.

3.8 Cleanup Procedures

- **Site Cleanup:**
 - Sweep the area thoroughly to remove any residual salt. Collect and dispose of the sweepings within the designated storage area.
 - **Mop Area:** If necessary, mop the area to remove any fine particles or residue. Dispose of mop water via the sanitary sewer.



3.9 Documentation and Reporting

- **Incident Report:** Document the spill, including the quantity of salt spilled, response actions, and any impact on operations or the environment. Submit the report to the Site Manager.

C. EXPOSURE RESPONSE

3.10 Exposure to Liquid De-Icer

- **Skin Exposure:**
 - Rinse the affected area with clean, potable water. Continue rinsing for several minutes and dry thoroughly.
 - For extensive exposure, take a shower and rinse the entire body.
- **Eye Exposure:**
 - Flush the eyes with clean water for at least 15 minutes. If irritation persists, seek medical attention.
- **Ingestion:**
 - If ingested, the de-icer may cause nausea, vomiting, or diarrhea. Seek medical attention if symptoms persist.

4. Emergency Contacts

- **Site Manager:** Michael Anderson / Ara Baylerian
- **Spill Response Team Lead:** Michael Anderson / Ara Baylerian
- **Emergency Services:** Dial 911 for emergencies.

5. Training and Drills

- **Regular Training:** All employees should receive regular training on spill response procedures, including the use of spill kits, proper containment techniques, and personal protective equipment.
- **Spill Drills:** Conduct periodic spill drills to ensure all personnel are familiar with their roles and can respond effectively in an actual spill event.



6. Appendix

- **Safety Data Sheets (SDS):** The SDS for the liquid de-icer and other chemicals used onsite are available. Refer to these sheets for detailed safety and handling information.

This detailed contingency plan provides clear instructions and responsibilities for managing de-icer and dry salt spills, ensuring that all personnel are prepared to respond effectively in the event of a spill.

****For Stormwater run off and Ground water monitoring please refer to Environmental assessment plan****



DE-ICER SPILL CONTINGENCY PLAN

This plan should remain posted onsite in a conspicuous location near all liquid de-icer salt brine tanks and pump transfer valves for quick reference in the event of an actual spill.

The liquid de-icer on this site is not categorized as dangerous per the EPA and exposure to reasonable amounts of this product are not harmful to the health of humans or animals. Please refer to the data safety sheets attached in the appendix to this plan.

General cleanliness and organization should be maintained at all times in an effort to having a spill in the first place. good In the Event of a Spill below is a listing of operations to be carried out in the order noted to contend and mitigate any effects of the spilled product in a proper, reasonable, and safe manner.

LIQUID DE-ICER SPILLS:

Remediation:

Stop The Leak- do whatever reasonable to stop the leak as soon as reasonable.

- Pipe leak- Apply exterior pipe wrap Flex Seal Tape or a similar product to the leak area to stop or slow the escape of the de-icer product.
- Tank leak- apply exterior pipe wrap Flex Seal Tape or a similar product to the leak area to stop or slow the escape of the de-icer product. Or apply mechanical exterior banding to the tank leak area to stop or slow the escape of the de-icer product.
- Remove the de-icer product, empty the tank and plumbing. As quickly as reasonable pump the liquid to a different tank or a tanker truck to isolate the de-icer within a different more reliable container.

Containment:

Do not allow de-icer to exit the building or pavement- All the liquid storage tanks are surrounded by a sealed concrete lowered floor containment system this area is sized to contain the full contents of one full tank 6,250 gallons, and keep the de-icer from escaping the building by overland flow or seepage. The containment area is provided with a lowered sump to allow pumping the area totally clear of standing liquid.

- For leakage into the containment area- mop or wipe up small leaks, for large leaks pump from the provided sump area back into a sealed tank or tanker truck for containment and isolation.
- For leakage outside the building- use available onsite materials to dam up the spill area and prevent spread of the spill area. Then mop or pump the spilled liquid back into tanks or tanker truck for containment and isolation.



Cleanup:

After the leak is stopped and standing liquid is pumped out- very little after spill cleanup is required as this de-icer product is intended to be spread freely on roads and parking lots to reduce and prevent the ice formation and buildup on exterior roads and pavements.

- For spill cleanup hose down and or mop spill area then pump that water back into tanks for remixing into the de-icer product.
- After mopping up minor spills mop water can be disposed of by dumping into sanitary sewer via mop sink or water closet.

DRY SALT SPILLS:

Remediation:

Push, scoop, shovel, and /or sweep the spilled material back into containment area, within the containment walls and under the hoop buildings for dry storage until actual use.

Containment:

Verify the spilled material is contained under and within one of the hoop buildings provided for that use, and that the material is deep enough within the structure to avoid exposure to the elements.

Cleanup:

Sweep and mop spill area. After mopping up minor spills mop water can be disposed of by dumping into sanitary sewer via mop sink or water closet.

EXPOSURE:

Cleanup:

This de-icer product is non-toxic and not considered hazardous by the EPA. Please refer to the data safety sheets attached in the appendix to this plan. For exposure to liquid form de-icer, it is recommended that exposed area be rinsed in clean potable water and dried. For large area of exposure shower and rinse all exposed areas. May cause eye irritation and tearing if exposed rinse with water and seek medical attention if irritation continues. If ingested may cause nausea, vomiting, and possible diarrhea, and seek medical attention if irritation continues.



JAHNKE & JAHNKE
ASSOCIATES, LLC
ENGINEERS • PLANNERS • SURVEYORS
ENGINEERING SOLUTIONS SINCE 1964

Project: Green Hills, Contracting Clinton Drive

Date: 09/5/2024

Calc By: BK Check By: BK

If you any questions or require more information I can be reached at (262)720-7938 or by email at rkrause@jahnkeandjahnke.com

Sincerely,

Robert A Krause PE

Project Manager

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Safety Data Sheet

Prepared August 11, 2023

SECTION 1: Identification of Product/Mixture and of the Company

Product Form: Substance: Liquid Mixture

Product Name: Turbo Melt

Product Use: De-icing, Anti-Icing, NaCl Treatment

Manufacture: T.C. Winter Services
P.O. Box 418
Zimmerman, MN 55398

CAS No. No CAS number associated; see section No. 2 for component CAS No.

Synonyms: Turbo Melt, Turbo

Intended Use of Product: Anti-Icing, Deicing, NaCl Treatment

Responsible Party: T.C. Winter Services
P.O. Box 418
Zimmerman, MN 55398

Telephone: 763-420-0927 Extension 4

24 Hour Emergency Contact: 763-222-9378

WHMIS Classification: Not Controlled

Chemical Family: None (BWS)

SECTION 2: Hazards Identification

Classification of the Substance or Mixture

GHS-US Classification: Not Hazardous

Label Elements	Physical	Health	Environment
GHS-US Labeling	Not Hazardous	Not Hazardous	Not Hazardous
Hazard Pictograms (GHS-US)	Not Hazardous	Not Hazardous	Not Hazardous

SECTION 3: Composition/Information on Ingredients

Name	Product Identifier	Concentration %
Magnesium Chloride	CAS No. 7786-30-3	50-60%
BWS	N/A	50-60%
Water	CAS No. 7732-18-5	4%



Safety Data Sheet

Prepared August 11, 2023

SECTION 4: First Aide Measures

First - Aid measures general: Never give anything by mouth to an unconscious person. If you feel unwell, seek medical advice.

Route of Entry	Health Hazard	Effect of Exposure to Material	Fist Aide
Eyes	Yes	May cause irritation to eyes and lids.	Flush eyes with water for 10 minutes. If persist seek medical attention.
Skin	Yes	May cause slight irritation.	Wash with mild soap and water.
Inhalation	Unlikely – Only in the form of a mist	Spray mist may cause irritation of nasal and bronchial passages.	Move to fresh air.
Ingestion	Unlikely – bitter taste, emetic properties	May cause vomiting and tissue irritation.	Rise with water, seek medical attention.

Most important symptoms and effects, both acute and delayed

Symptoms/injury:	Eye irritant
Symptoms/injury after inhalation:	May cause irritation
Symptoms/injury after ingestion:	May cause vomiting
Symptoms/injury after eye contact:	Causes eye irritation

SECTION 5: Fire Fighting Measures

Extinguishing Media

Suitable extinguishing media: This is a non-combustible product. Appropriate media should be determined by surrounding fire. All forms of extinguishing Medias are allowed.

Specific Hazards arising from the chemical: Solution may cause surfaces to become extremely slippery and cause a slip hazard. May emit Chloride gases above 325 F®

Advice for Firefighters

Firefighting instructions: Exercise caution when fighting any chemical fire.

Protection during firefighting: Firefighters should wear full protective gear. Do not enter fire area without protective equipment, including but not limited to respirator protection



Safety Data Sheet

Prepared August 11, 2023

SECTION 6: Accidental Release Measures

Personal precautions, protective equipment and emergency procedures

General Measures:	Care should be taken as the area may become extremely slippery causing a slipping hazard
Spills:	Small spills can be rinsed away with water. Larger spills should be surrounded to contain liquid and either vacuumed up or absorb liquid with absorbent and place in an appropriate container for disposal. Rinse spill are well.
Environmental Concerns:	None

SECTION 7: Handling and Storage

Precautions for safe handling:	Wear goggles and gloves, avoid contact with eyes, skin and clothing. Care should be exercised as not to breath in spray mist. Wash your hands after handling to prevent from spreading into eyes or skin.
Precautions for safe storage:	Store in a well ventilated area. Avoid contact with aluminum and brass for storage. Carbon steel, polypropylene and most plastics are suitable containers.

SECTION 8: Exposure Controls/Personal Protection

Exposure control:	No special or engineered controls required
Respirator protection:	For areas not well ventilated a NIOSH approved mask is recommended.
Skin protection:	Use of rubber gloves and long sleeve shirts are recommended.
Eye protection:	Use of safety glasses are recommended.

SECTION 9: Physical and Chemical Properties

Physical Properties

Physical state:	Liquid
Odor and Appearance:	Brown Liquid
Specific Gravity:	1.22-1.29
Evaporation Rate:	Slightly Less than Water
Boiling Point:	Approximately 221°F
Freezing Point:	< -140° F
Solubility:	Soluble in water
PH:	4.5-7
Odor threshold, vapor density, vapor pressure and % volatile:	No Data



Safety Data Sheet

Prepared August 11, 2023

SECTION 10: Stability and Reactivity

Reactivity/Chemical Stability:	Not known to be reactive, Remains stable under typical storage conditions.
Incompatible materials:	Attacks aluminum, brass, strong oxidizers and some soft metals
Decomposition Products:	Product may release chloride gases above 325° F

SECTION 11: Toxicological Information

Ingestion:	Ingestion may cause nausea, vomiting and possibly diarrhea.
Inhalation:	Inhalation of spray mist may cause slight irritation to nasal, throat and bronchial passages.
Eye:	May cause irritation and tearing
Skin:	May cause irritation and rash on extended exposure
Carcinogenicity:	No component is listed as a carcinogen
Reproductive Toxicity:	None
Oral LD50:	8,100 mg/kg
Appraisal:	The material is classified as non-toxic

SECTION 12: Ecological Information

ECO toxicity:	Fathead minnow NOEC: 1.0g/L Selenastrum growth NOEC: 2.0 g/L Ceriodaphnia dubia NOEC 1.0 g/L
Persistence and degradability:	N/A
Bio-accumulative potential:	No data available
Mobility in soil:	No data available
Other adverse effects:	None known

SECTION 13: Disposal Considerations

Material is water soluble & non-toxic, however, dispose of in accordance with local, state and federal regulations.

SECTION 14: Transportation Information

Shipping Name:	Not Required
UN Number:	N/A
Hazard class/Packing group:	N/A
Label Required:	None



Safety Data Sheet

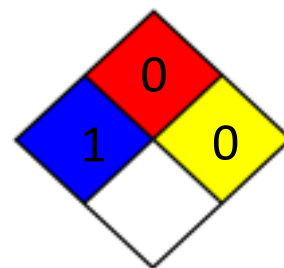
Prepared August 11, 2023

SECTION 15: Regulatory Information

CERCLA:	This material is not subject to CERCLA release reporting. Spill reports are required under Federal, state and local regulations
SARA Hazard category:	Not a Hazardous material
EPA TSCA Inventory:	All components in this material are listed on the EPA TSCA Inventory
WHMIA:	Not classified as dangerous or a hazard.

SECTION 16: Other Information

Authoring Date:	08/11/2023 in accordance with CFR 1910.1200
Prepared by:	T.C. Winter Services P.O. Box 418 Zimmerman, MN 55398
NFPA health Hazard:	1 - Exposure could cause irritation but only minor residual injury even if no treatment is given
NFPA Fire Hazard:	0 - Non combustible
NFPA Reactivity:	0 - Normally stable, even under fire exposure conditions, and is not reactive with water.
HMIS III Rating:	
Health:	1 - Slight Hazard - Irritation or minor reversible injury possible
Flammability:	0 - Minimal Hazard
Physical:	0 - Minimal Hazard



This information is based on our current knowledge and is intended to describe the product for the purpose of health, safety and environmental requirements only. It should not be construed as guaranteeing any specific property of the product.



Safety Data Sheet

Prepared August 11, 2023

SECTION 1: Identification of Product/Mixture and of the Company

Product Form: Substance: Granular Salt Mixture

Product Name: Turbo Melt

Product Use: De-icing, Anti-Icing

Manufacture: T.C. Winter Services
P.O. Box 418
Zimmerman, MN 55398

CAS No. No CAS number associated; see section No. 2 for component CAS No.

Synonyms: Turbo Melt, Turbo

Intended Use of Product: Anti Icing, Deicing, NaCl Treatment

Responsible Party: T.C. Winter Services
P.O. Box 418
Zimmerman, MN 55398

Telephone: 763-420-0927 Extension 4

24 Hour Emergency Contact: 763-222-9378

WHMIS Classification: Not Controlled

Chemical Family: None (BWS)

SECTION 2: Hazards Identification

Classification of the Substance or Mixture

GHS-US Classification: Not Hazardous

Label Elements	Physical	Health	Environment
GHS-US Labeling	Not Hazardous	Not Hazardous	Not Hazardous
Hazard Picotgrams (GHS-US)	Not Hazardous	Not Hazardous	Not Hazardous

SECTION 3: Composition/Information on Ingredients

Name	Product Identifier	Concentration %
Sodium Chloride	CAS No. 7647-14-5	94-98%
Magnesium Chloride	CAS No. 7786-30-3	.5-2%
BWS	N/A	.5-2%
Water	CAS No. 7732-18-5	> 1 %



Safety Data Sheet

Prepared August 11, 2023

SECTION 4: First Aid Measures

First - Aid measures general: Never give anything by mouth to an unconscious person. If you feel unwell, seek medical advice.

Route of Entry	Health Hazard	Effect of Exposure to Material	First Aid
Eyes	Yes	May cause irritation to eyes and lids.	Flush eyes with water for 10 minutes. If persist seek medical attention.
Skin	Yes	May cause slight irritation.	Wash with mild soap and water.
Inhalation	Unlikely – Only in the form of a mist	Spray mist may cause irritation of nasal and bronchial passages.	Move to fresh air.
Ingestion	Unlikely – bitter taste, emetic properties	May cause vomiting and tissue irritation.	Rinse with water, seek medical attention.

Most important symptoms and effects, both acute and delayed

Symptoms/injury:	Eye irritant
Symptoms/injury after inhalation:	May cause irritation
Symptoms/injury after ingestion:	May cause vomiting
Symptoms/injury after eye contact:	Causes eye irritation

SECTION 5: Fire Fighting Measures

Extinguishing Media

Suitable extinguishing media: This is a non-combustible product. Appropriate media should be determined by surrounding fire. All forms of extinguishing Media are allowed.

Specific Hazards arising from the chemical:	Solution may cause surfaces to become extremely slippery and cause a slip hazard. May emit Chloride gases above 325 F®
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Advice for Firefighters

Firefighting instructions:	Exercise caution when fighting any chemical fire.
Protection during firefighting:	Firefighters should wear full protective gear. Do not enter fire area without protective equipment, including but not limited to respirator protection



Safety Data Sheet

Prepared August 11, 2023

SECTION 6: Accidental Release Measures

Personal precautions, protective equipment and emergency procedures

General Measures:	Care should be taken as the area may become extremely slippery causing a slipping hazard
Spills:	Sweep up, place in a sealed bag or container.
Environmental Concerns:	None

SECTION 7: Handling and Storage

Precautions for safe handling:	Wear goggles and gloves, avoid contact with eyes, skin and clothing. Wash your hands after handling to prevent the spreading into eyes or other skin areas.
Precautions for safe storage:	Store in a well ventilated area and keep dry.

SECTION 8: Exposure Controls/Personal Protection

Exposure control:	No special or engineered controls required
Respirator protection:	None Required
Skin protection:	Use of rubber gloves and long sleeve shirts are recommended
Eye protection:	None Required

SECTION 9: Physical and Chemical Properties

Physical Properties

Physical state:	Solid
Odor and Appearance:	Brown Crystal
Specific Gravity:	N/A
Evaporation Rate:	N/A
Boiling Point:	Approximately 2,669°F
Freezing Point:	< -35° F
Solubility:	Soluble in water
PH:	3.5-5.0
Odor threshold, vapor density, vapor pressure and % volatile: No Data Available	

SECTION 10: Stability and Reactivity

Reactivity/Chemical Stability:	Reacts with bromine trifluoride and lithium. Avoid contact with strong oxidizers, acids, bromine.
Incompatible materials:	Attacks aluminum, brass, strong oxidizers and some soft metals
Decomposition Products:	Product may release chloride gases above 325°F



Safety Data Sheet

Prepared August 11, 2023

SECTION 11: Toxicological Information

Ingestion:	Ingestion may cause nausea, vomiting and possibly diarrhea.
Target Organs:	Investigation as a mutagen effecter.
Eye:	May cause irritation and tearing
Skin:	May cause irritation and rash on extended exposure
Chronic Effects:	N/A
IHL-Rat LC50:	>42G/M3 1 HR
Oral - RAT LD50:	3,000 mg/Kg
SKN -RBT LD50:	.10MK/KG

SECTION 12: Ecological Information

ECO toxicity:	Fathead minnow NOEC: 1.0g/L Selenastrum growth NOEC: 2.0 g/L Ceriodaphnia dubia NOEC 1.0 g/L
Persistence and degradability:	N/A
Bio-accumulative potential:	No data available
Mobility in soil:	No data available
Other adverse effects:	None known

SECTION 13: Disposal Considerations

Material is water soluble & non toxic, however, dispose of in accordance with local, state and federal regulations.

SECTION 14: Transportation Information

Shipping Name:	Not Required
UN Number:	N/A
Hazard class/Packing group:	N/A
Label Required:	None

SECTION 15: Regulatory Information

CERCLA:	This material is not subject to CERCLA release reporting. Spill reports are required under Federal, state and local regulations
SARA Hazard category:	Not a Hazardous material
EPA TSCA Inventory:	All components in this material are listed on the EPA TSCA Inventory
WHMIA:	Not classified as dangerous or a hazard.



Safety Data Sheet

Prepared August 11, 2023

SECTION 16: Other Information

Authoring Date: 08/11/2023 in accordance with CFR 1910.1200

Prepared by: T.C. Winter Services
P.O. Box 418
Zimmerman, MN 55398

NFPA health Hazard: 1 - Exposure could cause irritation but only minor residual injury even if no treatment is given

NFPA Fire Hazard: 0 - Non combustible

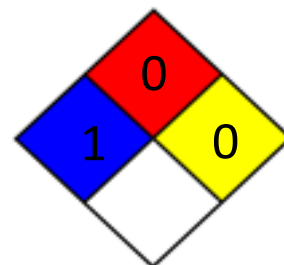
NFPA Reactivity: 0 - Normally stable, even under fire exposure conditions, and is not reactive with water.

HMIS III Rating:

Health: 1 - Slight Hazard - Irritation or minor reversible injury possible

Flammability: 0 - Minimal Hazard

Physical: 0 - Minimal Hazard



This information is based on our current knowledge and is intended to describe the product for the purpose of health, safety and environmental requirements only. It should not be construed as guaranteeing any specific property of the product.

17.40 WELLHEAD PROTECTION. (Cr. Ord. #15-10; Revised 8-19-2024 Ord. #xx-24)

17.40.01 PURPOSE AND AUTHORITY.

- (1) Purpose. The residents of the Village of Germantown depend exclusively on groundwater for a safe drinking water supply. Certain land use practices and activities can seriously threaten or degrade groundwater quality. The purpose of this Wellhead Protection Ordinance is to institute land use regulations and restrictions protecting the municipal water supply of the Village of Germantown and promote the public health, safety and general welfare of the residents.
- (2) Authority. Statutory authority of the Village to enact these regulations was established by the Wisconsin Legislature in §62.23(7)(a) and (c), Wis. Stats. Under these statutes, the Village has the authority to enact this ordinance to encourage the protection of groundwater resources.

17.40.02 APPLICATION OF REGULATIONS. The regulations specified in this Wellhead Protection Ordinance shall apply to those areas of the Village of Germantown that lie within the recharge areas for municipal water supply wells as defined in subsection 17.40.05, and are in addition to the requirements in the underlying zoning district, if any. If there is a conflict between this ordinance and the zoning ordinance, the more restrictive provision shall apply.

17.40.03 DEFINITIONS.

- (1) Aquifer. A saturated, permeable geologic formation that contains and will yield significant quantities of water.
- (2) Cone of Depression. The area around a well, in which the water level has been lowered at least 2 of a foot by pumping of the well.
- (3) Facilities. A general term referring to land uses, business operations, activities, developed property, or material stored.
- (4) Five-Year Time of Travel. The recharge area upgradient of the cone of depression, the outer boundary of which it is determined or estimated that groundwater will take 5 years to reach a pumping well.
- (5) Municipal Water Supply. The municipal water supply of the Village of Germantown.
- (6) Person. An individual, partnership, association, corporation, municipality or state agency, or other legal entity.
- (7) Recharge Area. The area which encompasses all areas or features that, by surface infiltration of water that reaches the zone of saturation of an aquifer, supplies groundwater to a well.
- (8) Thirty-Day Time of Travel. The recharge area upgradient of a well, or its cone of depression, the outer boundary of which it is determined or estimated that groundwater will take 30 days to reach a pumping well.
- (9) Well Field. A piece of land used primarily for the purpose of locating wells to supply a municipal water system.
- (10) Well. A boring into the earth for the purpose of extracting groundwater for supply to the municipal water supply.
- (11) Zone of Saturation. The area of unconsolidated, fractured or porous material that is saturated with water and constitutes groundwater.

17.40.04 GROUNDWATER TECHNICAL REVIEW COMMITTEE.

- (1) The Germantown Groundwater Technical Review Committee shall consist of all of the following:
 - (a) The Village Planner/Zoning Administrator.
 - (b) The Village Public Works Director.
 - (c) The Village Engineer
 - (d) The Fire Chief
 - (e) The Superintendent of the Water Utility.
- (2) The purpose for and responsibilities of the Germantown Groundwater Technical Review Committee are to:
 - (a) provide objective and scientific technical review of requests for conditional use permits and make recommendations to the Plan Commission and ultimately to the Village Board to grant or deny conditional use permits based upon the facts discovered in that review;
 - (b) to make recommendations on any and all conditions placed on a conditional use permit;
 - (c) to interpret the provisions of Section 17.40 (Wellhead Protection) and to provide guidance to the Village Planner/Zoning Administrator regarding potential amendments to and the administration and enforcement of the provisions under Section 17.40; and
 - (d) to give advice on matters concerning the protection of Germantown's groundwater resources.
- (3) Professional Services. The Village may retain the services of professional consultants (including engineer, environmental specialist, hydrologist, and other experts) to assist the Village in the Village's review of a proposal or submittal coming before the Germantown Water Technical Review Committee. The submittal of a proposal by a petitioner shall be construed as an agreement to pay for such professional review services applicable to the proposal. The Village may apply the charges for these services to the petitioner along with an administrative fee. Review fees which are applied to the petitioner, but which are not paid, may be assigned by the Village as a special assessment to the subject property.

17.40.05 GROUNDWATER PROTECTION OVERLAY DISTRICT. A Groundwater Protection Overlay District may be created to institute land use regulations and restrictions within a defined area which contributes water directly to a municipal water supply and thus promotes public health, safety, and welfare. The district is intended to protect the groundwater recharge area for the existing or future municipal water supply from contamination.

17.40.06 SUPREMACY OF THIS DISTRICT. The regulations of an overlay district will apply in addition to all other regulations which occupy the same geographic area. The provisions of any zoning districts that underlay this overlay district will apply except when provisions of the Groundwater Protection Overlay District are more stringent.

17.40.07 GROUNDWATER PROTECTION OVERLAY DISTRICTS BOUNDARIES. The boundaries of the Groundwater Protection Overlay Districts are referenced as being part of the Germantown zoning map being an overlay district to the zoning map. The locations and boundaries of the zoning districts established by this ordinance are set forth on the Village of Germantown Municipal Wellhead Protection Areas Map which is incorporated herein and hereby made a part of this ordinance. Said map, together with everything shown thereon and all amendments thereto, shall be as much a part of this ordinance as though fully set forth and described herein.

17.40.08 PERMITTED USES.

- (1) Subject to the conditions for existing uses listed in subsection 17.40.12 the following are the only permitted uses within the groundwater protection overlay district.
 - (a) Public and private parks, and playgrounds provided there are no on-site wastewater disposal systems or holding tanks.

- (b) Wildlife and natural and woodland areas.
- (c) Biking, hiking, skiing, nature, equestrian and fitness trails.
- (d) Residential which is municipally sewered and free of flammable and combustible liquid underground storage tanks.
- (e) Agricultural uses in accordance with the county soil conservation department's best management practices guidelines.
- (f) Single-family residences on a minimum lot of 20,000 square feet with a private on-site sewage treatment system receiving less than 8,000 gallons per day, which meets the County and State health standards for the effluent, and free of flammable or combustible liquid underground storage tanks.
- (g) Commercial, institutional, industrial or office establishments which are municipally sewered subject to the prohibited and conditional uses listed in subsections 17.40.10 and 17.40.11.

17.40.09 SEPARATION DISTANCE REQUIREMENTS.

- (1) The following separation distances as specified in § NR 811.16(4)(d), Wis. Adm. Code, shall be maintained. Measurements shall be from the well head to the specified structure, facility, edge of landfill or storage area as described in items (a) through (f) below.
 - (a) Fifty feet between a public water supply well and a stormwater sewer main or any sanitary sewer main constructed of water main materials and joints which is pressure tested in place to meet current AWWA 600 specifications. NOTE: Current AWWA 600 specifications are available for inspection at the office of the Wisconsin Department of Natural Resources, the Secretary of State's office and the office of the Revisor of Statutes.
 - (b) Two hundred feet between a public water supply well and any sanitary sewer main not meeting the above specifications, any sanitary sewer lift station or single-family residential fuel oil tank.
 - (c) Four hundred feet between a public water supply well and a septic system receiving less than 8,000 gallons per day, or a stormwater detention, retention, infiltration or drainage basin.
 - (d) Six hundred feet between a well and any gasoline or fuel oil storage tank installation that has received written approval from the Wisconsin Department of Commerce (hereafter Commerce) or its designated agent under § COMM 10.10, Wis. Adm. Code.
 - (e) One thousand feet between a well and land application of municipal, commercial or industrial waste; industrial, commercial or municipal waste water lagoons or storage structures; manure stacks or storage structures; and septic tanks or soil adsorption units receiving 8,000 gallons per day or more.
 - (f) Twelve hundred feet between a well and any solid waste storage, transportation, transfer, incineration, air curtain destructor, processing, wood burning, one-time disposal or small demolition facility; sanitary landfill; coal storage area; salt or deicing material storage area; gasoline or fuel oil storage tanks that have not received written approval from Commerce or its designated agent under § COMM 10.10, Wis. Adm. Code; bulk fuel storage facilities; and pesticide or fertilizer handling or storage facilities.

17.40.10 PROHIBITED USES.

- (1) The following uses are prohibited:
 - (a) Buried hydrocarbon, petroleum or hazardous chemical storage tanks. (Hazardous chemicals are identified by OSHA criteria under 40 CFR Part 370.)
 - (b) Radioactive waste facilities.
 - (c) Coal storage.

- (d) Industrial lagoons, pits or natural or manmade containment structures, primarily of earthen materials used for storage or treatment of wastewater, fermentation leachates or sludge.
- (e) Landfills and any other solid waste facility, except post-consumer recycling.
- (f) Manure and animal waste storage except animal waste storage facilities regulated by the County.
- (g) Pesticide and fertilizer dealer.
- (h) Railroad yards and maintenance stations.
- (i) Rendering plants and slaughterhouses.
- (j) Salt or deicing material storage for the purpose of distribution.
- (k) Septage or sludge spreading.
- (l) Septage, wastewater, or sewage lagoons.
- (m) Motor vehicular filling stations.
- (n) Wood preserving operations.

17.40.11 **CONDITIONAL USES.**

- (1) Any person may request a conditional use permit for certain uses, activities and structures within the Groundwater Protection Overlay District not prohibited in subsection 17.40.10.
- (2) The uses, activities, and structures that may be conditionally allowed are:
 - (a) Jewelry plating and metal plating.
 - (b) Machine or metal working shops as the principal business.
 - (c) Commercial, institutional, or office establishments utilizing a private on-site wastewater treatment system.
 - (d) Cemeteries.
 - (e) Chemical manufacturers (Standard Industrial Classification Major Group 28).
 - (f) Dry cleaners.
 - (g) Nonmetallic earthen materials extraction or sand and gravel pits.
 - (h) Salvage or junk yards.
 - (i) Stockyards and feedlots.
 - (j) Research labs, universities and hospitals.
 - (k) Exposed hydrocarbon, petroleum or hazardous chemical storage tanks. (Hazardous chemicals are identified by OSHA criteria under 40 CFR Part 370.) This shall not apply to residential LP gas tanks which are permitted under subsection 17.40.08(1)(i).
 - (l) Storage or processing of extremely hazardous substances, radioactive materials or substances listed in Table 1, Ch. NR 140, Wis. Adm. Code (Extremely hazardous substances are identified by SARA/EPCRA criteria under 40 CFR Parts 302 and 355.)
 - (m) Septage or sludge storage or treatment
 - (n) Motor vehicular service stations, repair, renovation and body working.
- (3) All requests for a conditional use permit shall be submitted in writing to the Germantown Village Planning and Zoning Department, and shall include all of the following:

- (a) A site plan map with all building and structure footprints, driveways, sidewalks, parking lots, stormwater management structures, groundwater monitoring wells, and 2-foot ground elevation contours.
 - (b) A business plan and/or other documentation which describes in detail the use, activities, and structures proposed.
 - (c) An environmental assessment report prepared by a licensed environmental engineer which details the risk to, and potential impact of, the proposed use, activities, and structures on groundwater quality. In the event of a substitution or relocation of a pre-existing use under this section, the report shall address the ways that the substituted or relocated use will reduce the risk to groundwater compared to the pre-existing use.
 - (d) An operational safety plan, which details the operational procedures for material processes and containment, best management practices, stormwater runoff management, and groundwater monitoring.
 - (e) A contingency plan which addresses in detail the actions that will be taken should a contamination event caused by the proposed use, activities, or structures occur.
- (4) All applicants submitting a request for a conditional use permit shall reimburse the Village for all consultant fees and expenses and technical review committee expenses associated with this review, plus administrative costs and processing fees.
- (5) All conditional use permits granted shall be subject to conditions that will include environmental and safety monitoring determined necessary to afford adequate protection of the public water supply. These conditions shall include all of the following:
- (a) Provide current copies of all federal, state and local facility operation approval or certificates and on-going environmental monitoring results to the Village.
 - (b) Establish environmental or safety structures/monitoring to include an operational safety plan, material processes and containment, operations monitoring, best management practices, stormwater runoff management, and groundwater monitoring.
 - (c) Replace equipment or expand in a manner that improves the environmental and safety technologies in existence.
 - (d) Prepare, file and maintain a current contingency plan which details the response to any emergency which occurs at the facility, including notifying municipal, county and state officials. Provide a current copy to the Village.
- (6) The Germantown Village Board shall decide upon a request for a conditional use permit only after full consideration of the recommendations made by the Germantown Groundwater Technical Review Committee. Any conditions above and beyond those specified in conditional uses, subsection (5) herein that are recommended by the Germantown Groundwater Technical Review Committee may be applied to the granting of the conditional use permit.

17.40.12 PROVISIONS AND REQUIREMENTS FOR PRE-EXISTING USES OR FACILITIES REQUIRING A CONDITIONAL USE PERMIT OR LISTED AS A PROHIBITED USE.

Pre-existing uses or facilities within a Groundwater Protection Overlay District at the time of enactment of such district which require a conditional use permit under subsection 17.40.11 or are listed as a prohibited use under subsection 17.40.10 all of which are incorporated herein as if fully set forth shall meet the following as may be applicable.

- (1) Current Federal, State, and Local Approvals and Permits. The owners or operators of uses or facilities which existed within a Groundwater Protection Overlay District at the time said District was enacted shall, within 45 days of enactment, provide copies of all current, and within 30 days of receipt, revised or new Federal, State and local facility operation approvals, permits or certificates; operational safety plan and on-going environmental monitoring results to the Village.
- (2) Contingency Plans. The owners or operators of such uses or facilities as above which existed within the district at the time of enactment of a district shall have the responsibility of devising, filing and maintaining, with the Village, a current contingency plan which details how they intend to respond to any emergency which may cause or threaten to cause environmental pollution that occurs at their facility, including notifying municipal, county and state officials.
- (3) Repair, Rebuild, Expand, Relocation, and Substitution of Pre-Existing Uses or Facilities. In the event any of the following circumstance arise, the owners or operators of such pre-existing uses and facilities shall be granted a conditional use permit, in accordance with this Code and subsection 17.40.11(3) through (6) above, to repair, rebuild, expand, relocate, or allow the substitution of such pre-existing uses or facilities, provided that the conditions imposed shall include the requirements listed under subsection 17.40.12(4) below:
 - (a) A casualty loss causing damage or destruction to the site, building or other improvements exceeding 50% of the existing assessed valuation thereof; or
 - (b) the owner or operator desires to repair, rebuild, or expand the site, building or make other improvements where the cost of which will reasonably be anticipated to exceed 50% of the existing assessed valuation thereof; or
 - (c) the owner or operator desires to relocate the pre-existing use or facility within a Groundwater Protection Overlay District; or
 - (d) the owner or operator desires to substitute or replace a pre-existing use or facility that requires a conditional use permit or is listed as a prohibited use with a different use or facility that requires a conditional use permit or is listed as a prohibited use.
- (4) Conditional Use Permit Requirements. At a minimum, conditional use permits granted by the Village pursuant to subsection 17.40.12(3) above shall include conditions that require the following:
 - (a) to the extent feasible, based upon scientific, engineering and economic factors, all site, building and other improvements shall be repaired, rebuilt, expanded, relocated, or substituted using best management practices, designs and technologies which are state of the art, such that they diminish the potential for wellhead contamination; and
 - (b) to the extent feasible, based upon scientific, engineering, and economic factors, the replacement, substitution, or augmentation of equipment and machinery and the installation thereof shall utilize state of the art equipment and machinery which diminishes potential for wellhead contamination; and
 - (c) The relocation of pre-existing uses or facilities is allowed provided all the following are met:

- (i) The pre-existing use or facility is relocated within the same Groundwater Protection Overlay District;
- (ii) The new location meets all applicable separation distance requirements set forth under subsection 17.40.09;
- (iii) The use or facility can obtain all applicable Federal, State and Local approvals and permits;
- (iv) The owner of the property or current site from which the pre-existing use or facility is relocating from records a deed restriction against the property that prohibits future uses and/or facilities that require a conditional use permit under subsection 17.40.11 or are listed as a prohibited use in subsection 17.40.11; and
- (v)
- (vi) The owner of the property or operator of the pre-existing use or facility being relocated causes the property and all structures, equipment, and systems located thereon to be altered and/or restored to a physical condition that can be reasonably expect to not cause groundwater contamination, including but not limited to the removal of storage tanks, pipes, and systems that previously contained or utilized hazardous, flammable, or other liquids or materials that had the potential to contaminate the Village's groundwater resources. Such alteration and restoration shall meet all applicable Federal, State, and Local agency requirements (e.g. Wisconsin's Cleanup Rules and Laws).

17.40.13 CHANGING TECHNOLOGY.

- (1) The uses prohibited by this district are prohibited based upon the combined pollution experience of many individual uses, and the technology generally employed by a particular use considered to be of a high risk for pollution to the groundwater resource. As the technology of other uses change to low or non-risk materials or methods, upon petition from such use, after conferring with the Groundwater Technical Review Committee or other expert opinion, and after appropriate public notice and hearing, the Village through appropriate procedures and actions to change these provisions of the Germantown Municipal Code may remove from the designated prohibited uses such uses as are demonstrated convincingly that they no longer pose a groundwater pollution hazard.
- (2) In dealing with uses which attempt to become permissible, under the terms of this district, by continuing to utilize pollutant materials but altering their processing, storage and handling, it is not the intention to accept alternate or reduced hazards as the basis for making a use permissible. It is the intention to continue a prohibition on such uses until the technology of the use removes reliance upon the pollutant materials or processes deemed to be a groundwater hazard.

17.40.14 ENFORCEMENT AND PENALTY.

- (1) Penalty. Any person who violates, neglects or refuses to comply with any of the provisions of this ordinance shall be subject to a penalty as provided in section 17.40 of this Municipal Code.
- (2) Injunction. The Village of Germantown may, in addition to any other remedy, seek injunction or restraining order against the party alleged to have violated the provisions herein, the cost of which shall be charged to the defendant in such action.
- (3) Cleanup Costs. As a substitute for, and in addition to any other action, the Village of Germantown may commence legal action against both the person who releases the contaminants and the owner of the facility whereupon the contaminants were released to recover the costs, together with the costs of prosecution. Any person who causes the release of any contaminants which may endanger or contaminate the municipal water supply system associated with a Groundwater Protection Overlay District shall immediately cease such discharge and immediately initiate cleanup satisfactory to the Village of Germantown and the other State and Federal regulatory agencies.

The person who releases such contaminants and the person who owns the facility whereon the contaminants have been released shall be jointly and severally responsible for the cost of cleanup, consultant, or other contractor fees, including all administrative costs for oversight, review and documentation, including the Village employees, equipment, and mileage.

17.40.15 CONFLICT, INTERPRETATION AND SEVERABILITY.

- (1) Conflict and Interpretation of Provisions. If the provisions of the different chapters of this Code conflict with or contravene each other, the provisions of each chapter shall prevail as to all matters and questions arising out of the subject matter of such chapter. In their interpretation and application, the provisions of this ordinance shall be held to be the minimum and are not deemed a limitation or repeal of any other power granted by Wisconsin Statutes. Where any terms or requirements of this ordinance may be inconsistent or conflicting, the most restrictive requirements or interpretations shall apply.
- (2) Severability of Code Provisions. If any section, subsection, sentence, clause or phrase of the Code is for any reason held to be invalid or unconstitutional by reason of any decision of any court of competent jurisdiction, such decision shall not affect the validity of any other section, subsection, sentence, clause or phrase or portion thereof. The Village Council hereby declares that they would have passed this Code and each section, subsection, sentence, clause, phrase or portion thereof irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases or portions may be declared invalid or unconstitutional.

MEETING:	AMENDED - REGULAR MEETING OF THE GROUNDWATER TECHNICAL REVIEW COMMITTEE
DATE AND TIME:	Wednesday, September 4, 2024 11:00 AM
LOCATION:	Germantown Village Hall Board Room N112 W17001 Mequon Road

MINUTES

- I. **CALL TO ORDER:** *This meeting has been given public notice in accordance with Section 19.83 and 19.84, Wis. Stats, in such form that will apprise the general public and news media of subject matter that is intended for consideration and action.*
The meeting was called to order at 11:08am by Administrative Coordinator Deb Remich.
- II. **ROLL CALL:**
All committee members were present.
- III. **ELECTION OF A CHAIRPERSON:**
Motion: Motion was made to nominate Community Development Director, Jeff Retzlaff as Chairperson
Motioned By: Kevin Driscoll
Seconded By: John Delain
Yes: Matthew Mortwedt, Kevin Driscoll, John Delain, Paul Haugen, Jeff Retzlaff
No: None
Abstain: None
Motion Passed (Yes 5, No 0, Abstained 0)
- IV. **APPROVAL OF MINUTES:**
- A. None.
- V. **UNFINISHED BUSINESS:**
- A. None.
- VI. **NEW BUSINESS:** *Attachment Updated*
- A. Michael Anderson, Agent for Green Hills Contracting, Inc. and Klosett Investments LLC, Property Owner; Review and Recommendation for a Conditional Use Permit (CUP) Application to Allow a "Salt or Deicing Material Storage" Facility on Property Located in a Groundwater Protection Overlay

District Pursuant to Section 17.40.12(3) of the Village's Zoning Code.
(DISCUSSION & ACTION)

Chairman Retzlaff stated that Michael Anderson/Green Hills Contracting is proposing a new business on Clinton Drive in the industrial park which is in the Wellhead Protection overlay district and as such is subject to those regulations. A component of the business proposed is deicing material storage and distribution, which is a prohibited use under Section 17.40.10(j) of the Wellhead Protection regulations. However, there is a provision in regulation 17.40.12 that provides for prohibited uses being able to operate in a Wellhead Protection area provided they meet multiple criteria. Today's proposed business will replace the current use with a similar prohibited use.

Associate Planner Yanke gave some background about the site, which is currently zoned M-1 and consists of 2 properties that equal roughly 3 acres that will need to be combined by a CSM. Horticultural and snow removal services as well as the salt and deicing storage component are a part of this CUP. The purpose of this meeting is to get your objective and technical review of this CUP permit as it pertains to the groundwater stipulations and make a recommendation to the Plan Commission.

Discussion Followed. Bob Krause from Janke & Janke stated that according to the EPA this deicing agent is not dangerous and is made for general use. The proposed business has a containment plan in place and the concrete is pitched to a center drain and then into a 2,500 gal holding tank. Village Engineer Kevin Driscoll would like the 2,500 gal storage tank shown clearly on the site plan. Other concerns were addressed including the posting of the spill contingency plan, review of the contingency plan with staff, whether they would be using equipment that is currently in the building, what the buried storage tank was made from, how long the materials would be held in the tank, whether there would be onsite storage of the deicing materials in the off season, whether staff will use PPE when handling the material, whether there is a threshold that has been identified as allowable for exposure, how this material compares with other materials onsite and at nearby facilities, the sizes and # of tanks need to be listed on the site plan and the total # of gallons need to be referenced in the containment plan. All questions were discussed and addressed. Fire Chief John Delain has been inside the building and asked if the contaminants from the prior business had been cleaned up and, if not, if they would cause a reaction with their materials, he was assured they would not. Driscoll asked if there were control valves on the sump pump and if there were, then they would need a plumbing permit. Retzlaff would like to see a comparative analysis included in their report. Krause stated that they would be testing 3 wells on the property before operations began and then annually in spring. Retzlaff would like to see the 3 wells that will be tested shown on the site plan. This committee is charged with providing a recommendation to the Plan Commission and Village Board.

Staff recommends approval with the standard conditions required under 17.40.11(5) and the following 3 conditions:

1. Obtain all necessary building permits, including plumbing and electrical for the underground run-off containment and pumping/evacuation system to be installed under the granular storage concrete pad.

2. The proposed underground run-off containment tank shall include a sealed concrete vault and monitored by three (3) water quality sampling wells installed on the property.
3. Prior to the landscaping season, all remaining granular de-icing material not stored in the designated concrete storage enclosure shall be bagged and/or stored indoors to protect against run-off and possible groundwater contamination.

Motion: Approve CUP with standard conditions in the code along with 3 additional conditions

Motioned By: John Delain

Seconded By: Kevin Driscoll

Yes: Matthew Mortwedt, Kevin Driscoll, John Delain, Paul Haugen, Jeff Retzlaff

No: None

Abstain: None

Motion Passed (Yes 5, No 0, Abstained 0)

VII. ADJOURNMENT:

Chairman Retzlaff adjourned the meeting at 12:18pm.

CUP # xx-2024

Document No.

CONDITIONAL USE PERMIT

Document Title

VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN
 CONDITIONAL USE ZONING PERMIT

Whereas the Applicants:

**Michael Anderson, Green Hills LLC, Applicant and
 Klosett Investments LLC and Mark Mason, Property Owners**

agree to comply with applicable Codes and Ordinances of the Village of Germantown, Wisconsin, and further agrees that all work done pursuant to the permission granted herewith will conform with the applications and drawings filed with and approvals granted by officials of the Village for the purpose of obtaining this permit.

Now, therefore, this permit is issued to allow the use and operation of "Horticultural Services" and "Snow Removal Services" from the property located at N114 W18686 Clinton Drive pursuant to Section 17.33(3)(k) and Section 17.33(3)(l) of the Village Zoning Code.

Name & Return Address:

**Village of Germantown
 P.O. Box 337
 Germantown, WI 53022**

Parcel Identification No:

**GTNV 213-984
 GTNV 213-989**

**On the following described property located in the Village of Germantown,
 Washington County, Wisconsin:**

All that being a combination of CSM 2213 and CSM 2211, also being a part of the Northwest Quarter of the Southwest Quarter of Section 21, Township 9 North, Range 20 East, Village of Germantown, Washington County Wisconsin, bounded and described as follows:

Commencing at the Northwest corner of said Southwest Quarter of Section 21, being marked concrete monument with a Washington County Cap; thence South 02° 55' 47" East, along the West line of said Southwest Quarter, 366.43 feet; thence North 89° 03' 22" East, along the Southerly right-of-way line of a 66 foot wide Edison Drive and the North line of Lot 1 of Certified Survey Map No. 2168, 355.25 feet to the point of beginning of the lands herein described; thence, continuing along said Southerly right-of-way line, North 89° 03' 22" East, 290.20 feet; thence South 02° 55' 47" East, along the West line of Parcel 2 of Certified Survey Map No. 3076, 300.39 feet; thence South 89° 03' 22" West, 145.10 feet; thence South 02° 55' 47" East, along the West line of Certified Survey Map No. 2212, 300.38 feet to the Northerly right-of-way line of a 66 foot wide Clinton Drive; thence, along said Northerly right-of-way line, South 89° 03' 22" West, 145.10 feet; thence North 02° 55' 47" West, along the East line of Lot 1 of Certified Survey Map No. 1973 and the East line of Lot 1 of Certified Survey Map No. 2168, 600.77 feet to said Southerly right-of-way line and to the point of beginning. Containing an area of 130,679.79 square feet or 3.000 acres of land.

Tax Key No: 213-984 and 213-989

Address: N114 W18686 Clinton Drive

Conditional Use Permit (CUP)

Michael Anderson, Green Hills Industries LLC, Applicant

Klosett Investments LLC and Mark Mason, Property Owners

Page 2 of 6

Pursuant to the following condition(s):

1. The uses and activities allowed on the property shall be limited to those uses and activities specified in the Conditional Use Permit (CUP) applications, project narrative dated August 7, 2024, and supporting site plan documents revised dated September 5, 2024. Days and hours of operation shall be limited to those specified in the CUP supporting documents submitted to the Village.
2. The Owner/Operator is responsible for reporting any significant changes in the type, intensity, amount, or location of the land uses and activities, days and hours of operation, size or location or other operational characteristics of said uses and activities authorized under this CUP to the Village Zoning Administrator.
3. If the use, activities and/or operation subject of this permit falls out of conformity with the conditions herein, or, where there is a change in the nature, character, intensity or extent of the activities or uses which causes problems or harmful effects (i.e. groundwater monitoring results finds harmful levels of pollutants) that were not anticipated at the time of approval of this CUP, the Conditional Use Permit (CUP) may be modified or terminated by the Village Board by the amendment to or addition of conditions after public hearing thereon.
4. All temporary and permanent exterior signs require a permit and shall comply with all current sign regulations. Off-premises advertising and directional signage is regulated by the Village and requires a permit if/when allowed.
5. All future site improvements, including all building, parking area, landscaping, storm water management facilities, signage, exterior lighting, and any other improvements made to or on the property that are necessary for the land uses and activities authorized under this CUP shall be submitted for review and approval by the Village through the Zoning Permit or Site Plan application process as determined by the Village Zoning Administrator. If required, Site Plan review and approval will include Plan Commission review and approval.
6. Building permits and commercial building code plan approval are required for the planned building remodel and addition. Contact SAFEbuilt staff in Inspection Services at Village Hall prior to any work for more information.
7. Pursuant to Section 17.47 of the Zoning Code, if the Village observes and/or receives complaints regarding negative impacts associated with and/or created by business-related activities conducted on the property, including but not limited to noise, dust or other airborne materials, the Property Owner/Operator shall work with the Village to identify the source of such impact(s), evaluate alternative mitigation measures, and implement a mutually-agreeable solution to mitigating the impact(s).
8. This Conditional Use Permit (CUP) shall be non-transferable. In the event there is a change in the owner of the property and/or operator of the "horticultural services" or "snow removal services" business for which this CUP was issued, this CUP shall become null and void. If a new property owner and/or business operator wants to operate a business that provides "horticultural services" or "snow removal services", a new CUP would have to be obtained pursuant to Sections 17.33 and 17.42 of the Zoning Code in order for the new property owner/operator to operate said business from this property.

Conditional Use Permit (CUP)
Michael Anderson, Green Hills Industries LLC, Applicant
Klosett Investments LLC and Mark Mason, Property Owners
Page 3 of 6

Granted by the Village Board of the Village of Germantown, Washington County, Wisconsin
on the _____ day of _____, 2024.

Dean Wolter, Village President

ATTEST:

Donna Ott, Village Clerk

STATE OF WISCONSIN) SS
WASHINGTON COUNTY)
Personally came before me this _____ day of _____, 2024, the above
named Dean Wolter, Village President, and Donna Ott, Village Clerk, to me known to be the
persons who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY APPLICANT

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Michael Anderson (Green Hills Industries LLC), Applicant

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY PROPERTY OWNER

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Klosett Investments LLC, Property Owner

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY PROPERTY OWNER

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Mark Mason, Property Owner

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

This instrument was drafted by:

Jordan Yanke
Associate Planner
Village of Germantown, Wisconsin

CUP # xx-2024

Document No.

CONDITIONAL USE PERMIT

Document Title

**VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN
CONDITIONAL USE ZONING PERMIT**

Whereas the Applicants:

**Michael Anderson, Green Hills LLC, Applicant and
Klosett Investments LLC and Mark Mason, Property Owners**

agree to comply with applicable Codes and Ordinances of the Village of Germantown, Wisconsin, and further agrees that all work done pursuant to the permission granted herewith will conform with the applications and drawings filed with and approvals granted by officials of the Village for the purpose of obtaining this permit.

Now, therefore, this permit is issued to allow "Salt or Deicing Material Storage for the Purpose of Distribution" from the property located at N114 W18686 Clinton Drive pursuant to Section 17.40.10(1)(j) and Section 17.40.12(3) of the Village Zoning Code.

Name & Return Address:

**Village of Germantown
P.O. Box 337
Germantown, WI 53022**

Parcel Identification No:

**GTNV 213-984
GTNV 213-989**

**On the following described property located in the Village of Germantown,
Washington County, Wisconsin:**

All that being a combination of CSM 2213 and CSM 2211, also being a part of the Northwest Quarter of the Southwest Quarter of Section 21, Township 9 North, Range 20 East, Village of Germantown, Washington County Wisconsin, bounded and described as follows:

Commencing at the Northwest corner of said Southwest Quarter of Section 21, being marked concrete monument with a Washington County Cap; thence South 02° 55' 47" East, along the West line of said Southwest Quarter, 366.43 feet; thence North 89° 03' 22" East, along the Southerly right-of-way line of a 66 foot wide Edison Drive and the North line of Lot 1 of Certified Survey Map No. 2168, 355.25 feet to the point of beginning of the lands herein described; thence, continuing along said Southerly right-of-way line, North 89° 03' 22" East, 290.20 feet; thence South 02° 55' 47" East, along the West line of Parcel 2 of Certified Survey Map No. 3076, 300.39 feet; thence South 89° 03' 22" West, 145.10 feet; thence South 02° 55' 47" East, along the West line of Certified Survey Map No. 2212, 300.38 feet to the Northerly right-of-way line of a 66 foot wide Clinton Drive; thence, along said Northerly right-of-way line, South 89° 03' 22" West, 145.10 feet; thence North 02° 55' 47" West, along the East line of Lot 1 of Certified Survey Map No. 1973 and the East line of Lot 1 of Certified Survey Map No. 2168, 600.77 feet to said Southerly right-of-way line and to the point of beginning. Containing an area of 130,679.79 square feet or 3.000 acres of land.

Tax Key No: 213-984 and 213-989

Address: N114 W18686 Clinton Drive

Conditional Use Permit (CUP)

Michael Anderson, Green Hills Industries LLC, Applicant

Klosett Investments LLC and Mark Mason, Property Owners

Page 2 of 6

Pursuant to the following condition(s):

1. Applicant/owner shall provide current copies of all federal, state, and local facility operation approval or certificates and on-going environmental monitoring results to the Village.
2. Applicant/owner shall establish environmental or safety structures/monitoring to include an operation safety plan, material processes and containment, operations monitoring, best management practices, stormwater runoff management, and groundwater monitoring.
3. Replace equipment or expand in a manner that improves the environmental and safety technologies in existence.
4. Prepare, file, and maintain a current contingency plan which details the response to any emergency which occurs at the facility, including notifying municipal, county, and state officials. Provide a current copy to the Village.
5. Obtain all necessary building permits, including plumbing and electrical for the underground run-off containment and pumping/evacuation system to be installed under the granular storage concrete pad.
6. The proposed underground run-off containment tank shall include a sealed concrete vault and monitored by three (3) water quality sampling wells installed on the property. Annual reporting with test results for the monitoring of the wells shall be submitted to the Village.
7. Prior to the landscaping season, all remaining granular deicing material not stored in the designated concrete storage enclosure shall be bagged and/or stored indoors to protect against run-off and possible contamination.
8. This Conditional Use Permit (CUP) shall be non-transferable. In the event there is a change in the owner of the property and/or operator of the business that involves the storage of salt or deicing materials for which this CUP was issued, this CUP shall become null and void. If a new property owner and/or business operator wants to operate a business that involves the storage of salt or deicing materials, a new CUP would have to be obtained pursuant to Sections 17.40 and 17.42 of the Zoning Code in order for the new property owner/operator to operate said business from this property.

Conditional Use Permit (CUP)
Michael Anderson, Green Hills Industries LLC, Applicant
Klosett Investments LLC and Mark Mason, Property Owners
Page 3 of 6

Granted by the Village Board of the Village of Germantown, Washington County, Wisconsin
on the _____ day of _____, 2024.

Dean Wolter, Village President

ATTEST:

Donna Ott, Village Clerk

STATE OF WISCONSIN) SS
WASHINGTON COUNTY)
Personally came before me this _____ day of _____, 2024, the above
named Dean Wolter, Village President, and Donna Ott, Village Clerk, to me known to be the
persons who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY APPLICANT

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Michael Anderson (Green Hills Industries LLC), Applicant

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY PROPERTY OWNER

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Klosett Investments LLC, Property Owner

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

ACCEPTANCE OF TERMS AND CONDITIONS BY PROPERTY OWNER

I hereby accept the terms and conditions set forth in this Permit and realize that non-adherence to the terms and conditions as stated hereon may result in the revocation of this Permit by the Village of Germantown.

Dated this ____ day of _____, 2024

Mark Mason, Property Owner

STATE OF WISCONSIN) SS
_____) COUNTY)

Personally came before me this ____ day of _____, 2024, being the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

{type or print name of Notary on this line}

{signature of Notary on this line}

Notary Public, State of Wisconsin
My Commission Expires: _____

This instrument was drafted by:

Jordan Yanke
Associate Planner
Village of Germantown, Wisconsin

VILLAGE OF GERMANTOWN

RESOLUTION NO. ____-2024

RESOLUTION APPROVING AN AMENDMENT TO THE PROJECT PLAN AND BOUNDARIES OF TAX
INCREMENTAL DISTRICT NO. 9

WHEREAS, the Village of Germantown (the "Village") has determined that use of Tax Incremental Financing is required to promote development within the Village; and

WHEREAS, Tax Incremental District No. 9 (the "District") was created by the Village on June 6, 2022; and

WHEREAS, the Village now desires to amend the Project Plan of the District (the "Amendment") in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the "Tax Increment Law"); and

WHEREAS, such Amendment will:

- a. Add territory from the District as permitted under Wisconsin Statutes Section 66.1105(4)(h)2.
- b. Amend the categories, locations, or costs of project costs to be made as permitted under Wisconsin Statutes Section 66.1105(4)(h)1.

WHEREAS, an amended Project Plan for the District has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and Village ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the amendment of the District promotes the orderly development of the Village;
- k. An opinion of the Village Attorney or of an attorney retained by the Village advising that the Project Plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Washington County, the Germantown School District, and the Milwaukee Area Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the Plan Commission, on September 9, 2024 held a public hearing concerning the proposed amendment to the

Project Plan and boundaries of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the Plan Commission designated the boundaries of the amended district, adopted the Project Plan, and recommended to the Village Board that it amend the Project Plan and boundaries for the District.

NOW, THEREFORE, BE IT RESOLVED by the Village Board of the Village of Germantown that:

1. The boundaries of the District named "Tax Incremental District No. 9, Village of Germantown", are hereby amended as identified in Exhibit A of this Resolution.
2. The territory being added shall become part of the District effective as of January 1, 2024.
4. The Village Board finds and declares that:
 - (a) Not less than 50% by area of the real property within the District, as amended, is suitable for industrial sites within the meaning of Wisconsin Statutes Section 66.1101 and has been zoned for industrial use.
 - (b) Based upon the finding stated in 3.a. above, the District was declared to be, and remains, an industrial district based on the identification and classification of the property included within the District.
 - (c) When project costs have been made, the improvements made within the District have and are likely to continue to significantly enhance the value of substantially all the other real property in the District.
 - (e) The equalized value of the taxable property within the territory to be added to the District plus the value increment of all other existing tax incremental districts within the Village, does not exceed 12% of the total equalized value of taxable property within the Village.
 - (f) That there are no parcels to be added to the District that were annexed by the Village within the preceding three-year period.
 - (g) The Village estimates that none of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - (g) The project costs relate directly to promoting industrial development in the District consistent with the purpose for which the District is created.
 - (g) Any real property within the District that was found suitable for industrial sites and was zoned for industrial at the time of creation of the District or as the date of this Amendment will remain zoned for industrial use for the life of the District.
4. The Project Plan for "Tax Incremental District No. 9, Village of Germantown" (see Exhibit B), as amended, is approved, and the Village further finds the Project Plan is feasible and in conformity with the master plan of the Village.

BE IT FURTHER RESOLVED THAT the Village Clerk is hereby authorized and directed to apply to the Wisconsin Department of Revenue, in such form as may be prescribed, for a "Determination of Tax Incremental Base", as of January 1, 2024, pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(b).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the Village Assessor is hereby authorized and directed to identify upon the assessment roll returned and examined under Wisconsin Statutes Section 70.45, those parcels of property which are within the District, specifying thereon the name of the said District, and the Village Clerk is hereby authorized and directed to make similar notations on the tax roll made under Section 70.65 of the Wisconsin Statutes.

Adopted this _____ day of _____, 2024.

Village President

Village Clerk

**LEGAL BOUNDARY DESCRIPTION
OR
MAP OF
TAX INCREMENTAL DISTRICT NO. 9
VILLAGE OF GERMANTOWN**

[INCLUDED WITHIN PROJECT PLAN]

PROJECT PLAN

[DISTRIBUTED SEPARATELY]

September 9, 2024

PROJECT PLAN AMENDMENT

Village of Germantown, Wisconsin

Tax Incremental District No. 9



Prepared by:

Ehlers
N19W24400 Riverwood Drive,
Suite 100
Waukesha, WI 53188

BUILDING COMMUNITIES. IT'S WHAT WE DO.

KEY DATES

Organizational Joint Review Board Meeting Held:	Scheduled for 9/9/24
Public Hearing Held:	Scheduled for 9/9/24
Approval by Plan Commission:	Scheduled for 9/9/24
Adoption by Village Board:	Scheduled for 9/16/24
Approval by the Joint Review Board:	Scheduled for TBD

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SECTION 1:

Executive Summary

DESCRIPTION OF DISTRICT

Tax Incremental District (“TID”) No. 9 (“District”) is a 100.07 - acre Industrial District created on April 1, 2022, and amended on November 21, 2022. The District was created to and amended to:

- The District was created to pay for the costs of land acquisition and public infrastructure needed to develop new industrial sits in the Village.
- The first amendment added 61.92 acres of industrial land that allowed for an expansion of a local industry.

Purpose of Amendment

The purpose of this amendment, referred to hereafter as the Plan, the Amendment, or the Plan Amendment, is to:

- Add territory to the District as permitted under Wis. Stat. § 66.1105(4)(h)2. This is the second of four permitted territory amendments available to the District. This amendment will add an additional 30.96 acres of industrial land to assist with the expansion plans of Sterling Pharma.
- Amend the categories, locations or costs of project costs to be made as permitted under Wis. Stat. § 66.1105(4)(h)1. (“Project”).

Estimated Total Project Cost Expenditures

The Village anticipates making total expenditures for this amendment of approximately \$4.2M (“Project Costs”). Additional Project Costs included in this amendment include an estimated \$4.2M in development incentives for several phases of expansion by Sterling Pharma.

Incremental Valuation

The Village projects that new land and improvements value of approximately \$42.5M over several phases, will result from the Project. Creation of this additional value will be made possible by the Project Costs made within the District. A table detailing assumption as to the development timing and values is included in the Economic Feasibility Study located within this Plan.

Expected Termination of District

Based on the Economic Feasibility Study located within Section 9 of this Plan, the Village anticipates that the District will generate sufficient tax increment to pay all Project Costs within 13 of its allowable 20 years.

Summary of Findings

As required by Wis. Stat. § 66.1105, and as documented in this Plan and the exhibits contained and referenced herein, the following findings are made:

1. That “but for” the creation of this District, the development projected to occur as detailed in this Plan: 1) would not occur; or 2) would not occur in the manner, at the values, or within the timeframe desired by the Village. In reaching this determination, the Village has considered:

The Developer’s representation that the Project would not occur at the Germantown facility without public participation based on costs of the expansion and employee costs.

2. **The economic benefits of the District, as measured by increased employment, business and personal income, and property value, are sufficient to compensate for the cost of the improvements. In making this determination, the Village has considered the following information:**

The expectation that the Project will provide significant employment opportunities once the Project is fully operational.

That the Developer is likely to purchase goods and services from local suppliers in construction of the Project, and induced effects of employee households spending locally for goods and services from retailers, restaurants and service companies.

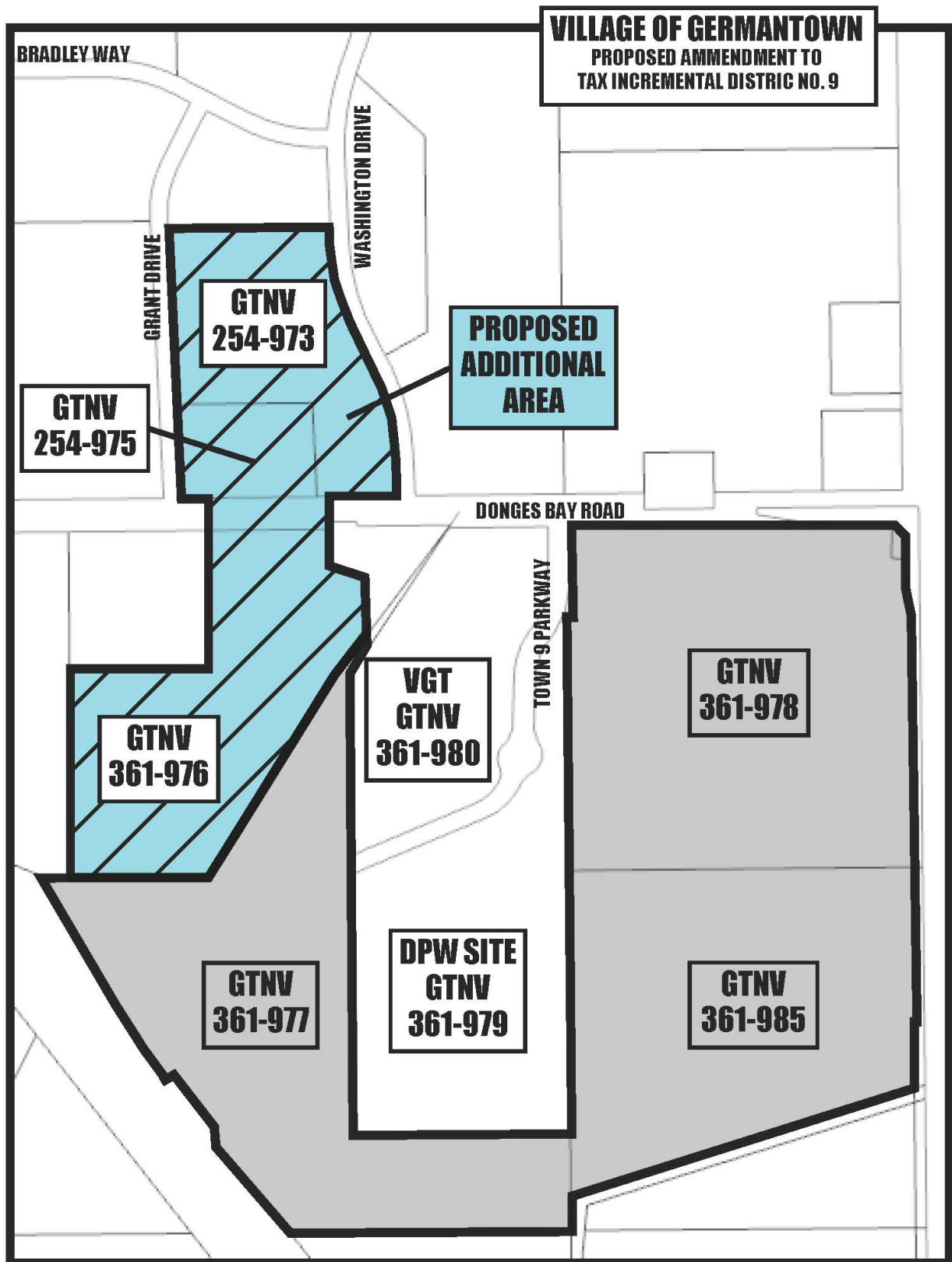
3. **The benefits of the proposal outweigh the anticipated tax increments to be paid by the owners of property in the overlying taxing jurisdictions.** As required by Wis. Stat. § 66.1105(4)(i)4., a calculation of the share of projected tax increments estimated to be paid by the owners of property in the overlying taxing jurisdictions has been prepared and can be found in this Plan. However, because the Project would not occur without the use of tax incremental financing, these tax increments would not be paid but for creation of the District. Accordingly, the Village finds that the benefits expected to be realized as set forth in this Plan outweigh the value of the tax increments to be invested in the Project.
4. Not less than 50% by area of the real property within the District, as amended, is suitable for industrial sites as defined by Wis. Stat. § 66.1101 and has been zoned for industrial use. Any real property within the District that was found suitable for industrial sites and was zoned for industrial use at the time of creation of the District or at the time of this Plan Amendment will remain zoned for industrial use for the life of the District.

5. Based on the foregoing finding, the District remains designated as an industrial district.
6. That Project Costs relate directly to promoting industrial development in the District, consistent with the purpose for which the District is created.
7. Improvements to be made in the District are likely to significantly enhance the value of substantially all of the other real property in the District.
8. The equalized value of taxable property within the territory to be added to the District, plus the incremental value of all existing tax incremental districts within the Village does not exceed 12% of the total equalized value of taxable property within the Village.
9. The Plan for the District is feasible and is in conformity with the Master Plan of the Village.
10. The Village estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wis. Stat. § 66.1105(5)(b).
11. That there are no parcels to be included within the District that were annexed by the Village within the preceding three-year period.

SECTION 2:

Preliminary Map of Original District Boundary and Territory to be Added

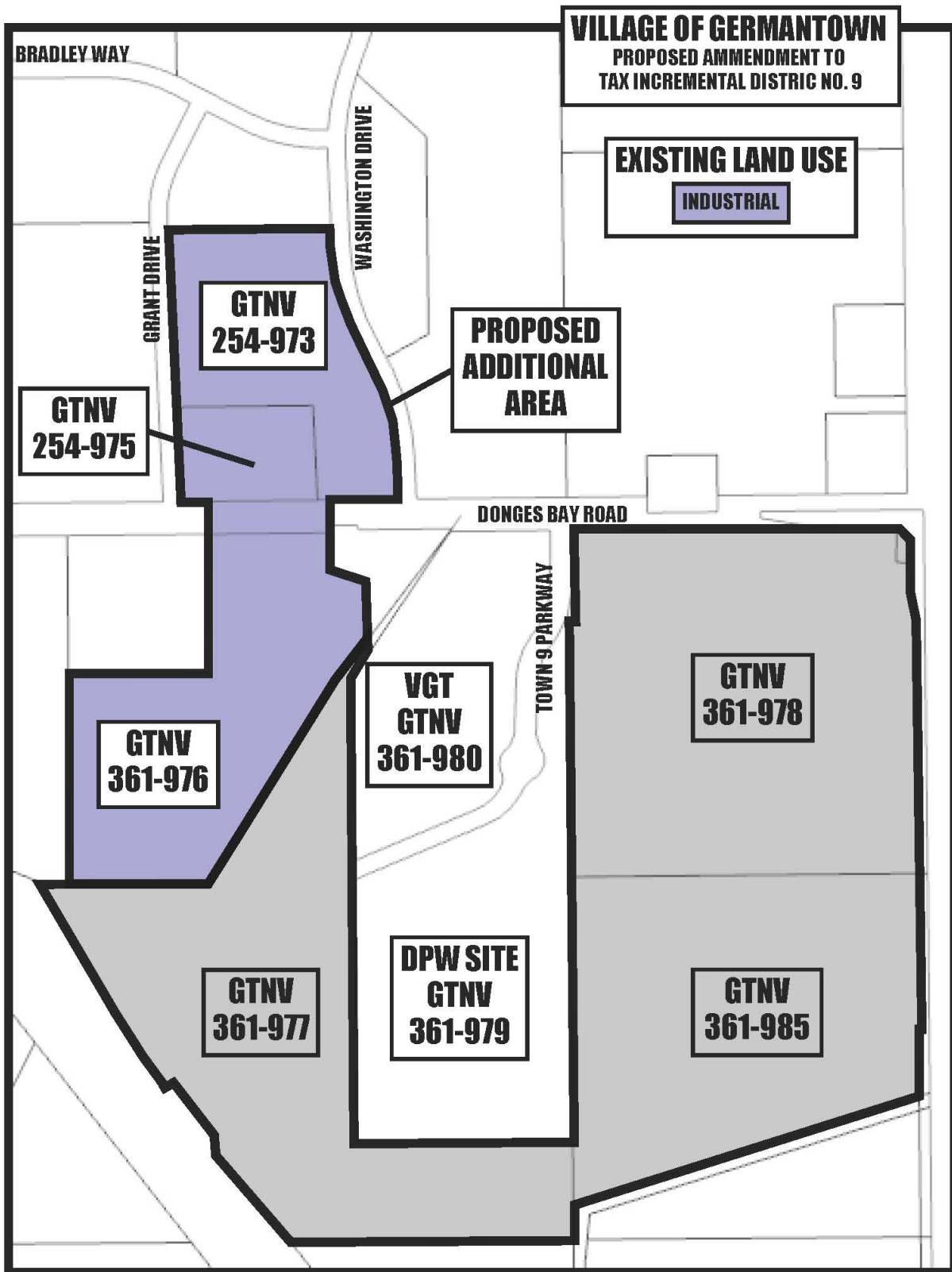
Map Found on Following Page.



SECTION 3:

Map Showing Existing Uses and Conditions Within the Territory to be Added

Map Found on Following Page.



SECTION 4:

Preliminary Identification of Parcels to be Added

Industrial calculations needed here yet

Parcel Number	Address	Owner	Acres	Acres
				Industrial (zoned and suitable for)
Existing TID Area			0.00	0.00
ROW Areas			1.23	
GTNV_254-973	W130N10437 WASHINGTON DR	CAMBRIDGE MAJOR LABORATORIES	12.23	0.00
GTNV_254-975	W132N10424 GRANT DR	WAREHOUSE STORAGE LLC	4.00	0.00
GTNV_361-976	N104W13085 DONGES BAY RD	GFL MUSKEGO LLC	13.50	0.00
			30.96	0.00

0%

100%

100%

0%

0.00

Calculation of Estimated Base Value¹

Parcel	Assessed Value			Equalized Value ²		
	Land	Improvement	Total	Land	Improvement	Total
GTNV_254-973	1,075,400	10,798,400	11,873,800	1,075,400	10,798,400	11,873,800
GTNV_254-975	383,300	1,883,200	2,266,500	383,300	1,883,200	2,266,500
GTNV_361-976	0	0	0	0	0	0
TOTALS	1,458,700	12,681,600	14,140,300	1,458,700	12,681,600	14,140,300

SECTION 5: Equalized Value Test

The following calculations demonstrate that the Village expects to be in compliance with Wis. Stat. § 66.1105(4)(gm)4.c., which requires that the equalized value of the taxable property proposed to be added to the District, plus the value increment of all existing tax incremental districts, does not exceed 12% of the total equalized value of taxable property within the Village.

The equalized value of the increment of existing tax incremental districts within the Village, plus the value of the territory proposed to be added to the District, totals \$167,860,200. This value is less than the maximum of \$471,502,728 in equalized value that is permitted for the Village.

Calculation of City Equalized Value Limit

City TID IN Equalized Value (Jan. 1, 2024)	\$	3,929,189,400
TID Valuation Limit @ 12% of Above Value	\$	471,502,728

Calculation of Value Subject to Limit

Estimated Base Value of Territory to be Included in District	\$	14,140,300
Incremental Value of Existing Districts (Jan. 1, 2024)	\$	156,436,300
Less: Value of Underlying TID Parcels	\$	(2,716,400)
Total Value Subject to 12% Valuation Limit	\$	167,860,200
Total Percentage of TID IN Equalized Value		4.27%
Residual Value Capacity of TID IN Equalized Value	\$	303,642,528

SECTION 6:

Statement Listing the Kind, Number and Location of All Proposed Public Works or Improvements Within the District

Project Costs are any expenditure made, estimated to be made, or monetary obligations incurred or estimated to be incurred as outlined in this Plan. Project Costs will be diminished by any income, special assessments or other revenues, including user fees or charges, other than tax increments, received or reasonably expected to be received in connection with the implementation of the Plan. If Project Costs incurred benefit territory outside the District, a proportionate share of the cost is not a Project Cost. Costs identified in this Plan are preliminary estimates made prior to design considerations and are subject to change after planning, design and construction is completed.

With all Project Costs, the costs of engineering, design, survey, inspection, materials, construction, restoring property to its original condition, apparatus necessary for public works, legal and other consultant fees, testing, environmental studies, permits, updating ordinances and plans, judgments or claims for damages and other expenses are included as Project Costs. The map found in Section 7 of this Plan along with the Detailed List of Project Costs found in Section 8 provide additional information as to the kind, number and location of potential Project Costs.

The “Statement of Kind, Number and Location of Proposed Public Works and Other Projects” set forth in the original District Project Plan approved on April 1, 2022, and its subsequent amendment approved on November 21, 2002 is amended to add the following Project Costs that the Village has made, expects to make, or may need to make, in conjunction with the implementation of the District’s Plan or this Plan Amendment.

Property, Right-of-Way and Easement Acquisition

Property Acquisition for Development

To promote and facilitate development the Village may acquire property within the District. The cost of property acquired, and any costs associated with the transaction, are eligible Project Costs. Following acquisition, other Project Costs within the categories detailed in this Section may be incurred to make the property suitable for development. Any revenue received by the Village from the sale of property acquired pursuant to the execution of this Plan will be used to reduce the total project costs of the District. If total Project Costs incurred by the Village to acquire property and make it suitable for

development exceed the revenues or other consideration received from the sale or lease of that property, the net amount shall be considered “real property assembly costs” as defined in Wis. Stat. § 66.1105(2)(f)1.c., and subject to recovery as an eligible Project Cost.

Property Acquisition for Conservancy

To promote the objectives of this Plan, the Village may acquire property within the District that it will designate for conservancy. These conservancy objectives include: preserving historic resources or sensitive natural features; protection of scenic and historic views; maintaining habitat for wildlife; maintaining adequate open space; reduction of erosion and sedimentation by preserving existing vegetation; and providing adequate areas for management of stormwater. The cost of property acquired for conservancy, and any costs associated with the transaction, are eligible Project Costs.

Acquisition of Rights-of-Way

The Village may need to acquire property to allow for installation of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the Village to identify, negotiate and acquire rights-of-way are eligible Project Costs.

Acquisition of Easements

The Village may need to acquire temporary or permanent easements to allow for installation and maintenance of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the Village to identify, negotiate and acquire easement rights are eligible Project Costs.

Relocation Costs

If relocation expenses are incurred in conjunction with the acquisition of property, those expenses are eligible Project Costs. These costs may include but are not limited to: preparation of a relocation plan; allocations of staff time; legal fees; publication of notices; obtaining appraisals; and payment of relocation benefits as required by Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

Site Preparation Activities

Environmental Audits and Remediation

If it becomes necessary to evaluate any land or improvement within the District, any cost incurred by the Village related to environmental audits, testing, and remediation are eligible Project Costs.

Demolition

To make sites suitable for development, the Village may incur costs related to demolition and removal of structures or other land improvements, to include abandonment of wells or other existing utility services.

Site Grading

Land within the District may require grading to make it suitable for development, to provide access, and to control stormwater runoff. The Village may need to remove and dispose of excess material or bring in fill material to provide for proper site elevations. Expenses incurred by the Village for site grading are eligible Project Costs.

Utilities

Sanitary Sewer System Improvements

To allow development to occur, the Village may need to construct, alter, rebuild or expand sanitary sewer infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: collection mains; manholes and cleanouts; service laterals; force mains; interceptor sewers; pumping stations; lift stations; wastewater treatment facilities; and all related appurtenances. To the extent sanitary sewer projects undertaken within the District provide direct benefit to land outside of the District, the Village will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the Village construct, alter, rebuild or expand sanitary sewer infrastructure located outside of the District. That portion of the costs of sanitary sewer system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Water System Improvements

To allow development to occur, the Village may need to construct, alter, rebuild or expand water system infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: distribution mains; manholes and valves; hydrants; service laterals; pumping stations; wells; water treatment facilities; storage tanks and reservoirs; and all related appurtenances. To the extent water system projects undertaken within the District provide direct benefit to land outside of the District, the Village will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the

implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the Village construct, alter, rebuild or expand water system infrastructure located outside of the District. That portion of the costs of water system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Stormwater Management System Improvements

Development within the District will cause stormwater runoff. To manage this stormwater runoff, the Village may need to construct, alter, rebuild or expand stormwater management infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: stormwater collection mains; inlets, manholes and valves; service laterals; ditches; culvert pipes; box culverts; bridges; stabilization of stream and river banks; and infiltration, filtration and detention Best Management Practices (BMP's). To the extent stormwater management system projects undertaken within the District provide direct benefit to land outside of the District, the Village will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the Village construct, alter, rebuild or expand stormwater management infrastructure located outside of the District. That portion of the costs of stormwater management system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Electric Service

To create sites suitable for development, the Village may incur costs to provide, relocate or upgrade electric services. Relocation may require abandonment and removal of existing poles or towers, installation of new poles or towers, or burying of overhead electric lines. Costs incurred by the Village to undertake this work are eligible Project Costs.

Gas Service

To create sites suitable for development, the Village may incur costs to provide, relocate or upgrade gas mains and services. Costs incurred by the Village to undertake this work are eligible Project Costs.

Communications Infrastructure

To create sites suitable for development, the Village may incur costs to provide, relocate or upgrade infrastructure required for voice and data communications, including, but not limited to: telephone lines, cable lines and fiber optic cable. Costs incurred by the Village to undertake this work are eligible Project Costs.

Streets and Streetscape

Street Improvements

To allow development to occur, the Village may need to construct or reconstruct streets, highways, alleys, access drives and parking areas. Eligible Project Costs include, but are not limited to: excavation; removal or placement of fill; construction of road base; asphalt or concrete paving or repaving; installation of curb and gutter; installation of sidewalks and bicycle lanes; installation of culverts, box culverts and bridges; rail crossings and signals; utility relocation, to include burying overhead utility lines; street lighting; installation of traffic control signage and traffic signals; pavement marking; right-of-way restoration; installation of retaining walls; and installation of fences, berms, and landscaping.

Streetscaping and Landscaping

To attract development consistent with the objectives of this Plan, the Village may install amenities to enhance development sites, rights-of-way and other public spaces. These amenities include but are not limited to: landscaping; lighting of streets, sidewalks, parking areas and public areas; installation of planters, benches, clocks, tree rings, trash receptacles and similar items; and installation of brick or other decorative walks, terraces and street crossings. These and any other similar amenities installed by the Village are eligible Project Costs.

Professional Service and Organizational Costs

The costs of professional services rendered, and other costs incurred, in relation to the creation, administration and termination of the District, and the undertaking of the projects contained within this Plan, are eligible Project Costs. Professional services include but are not limited to: architectural; environmental; planning; engineering; legal; audit; financial; and the costs of informing the public with respect to the creation of the District and the implementation of the Plan.

Administrative Costs

The Village may charge to the District as eligible Project Costs reasonable allocations of administrative costs, including, but not limited to, employee salaries. Costs allocated will bear a direct connection to the time spent by Village employees relating to the implementation of the Plan.

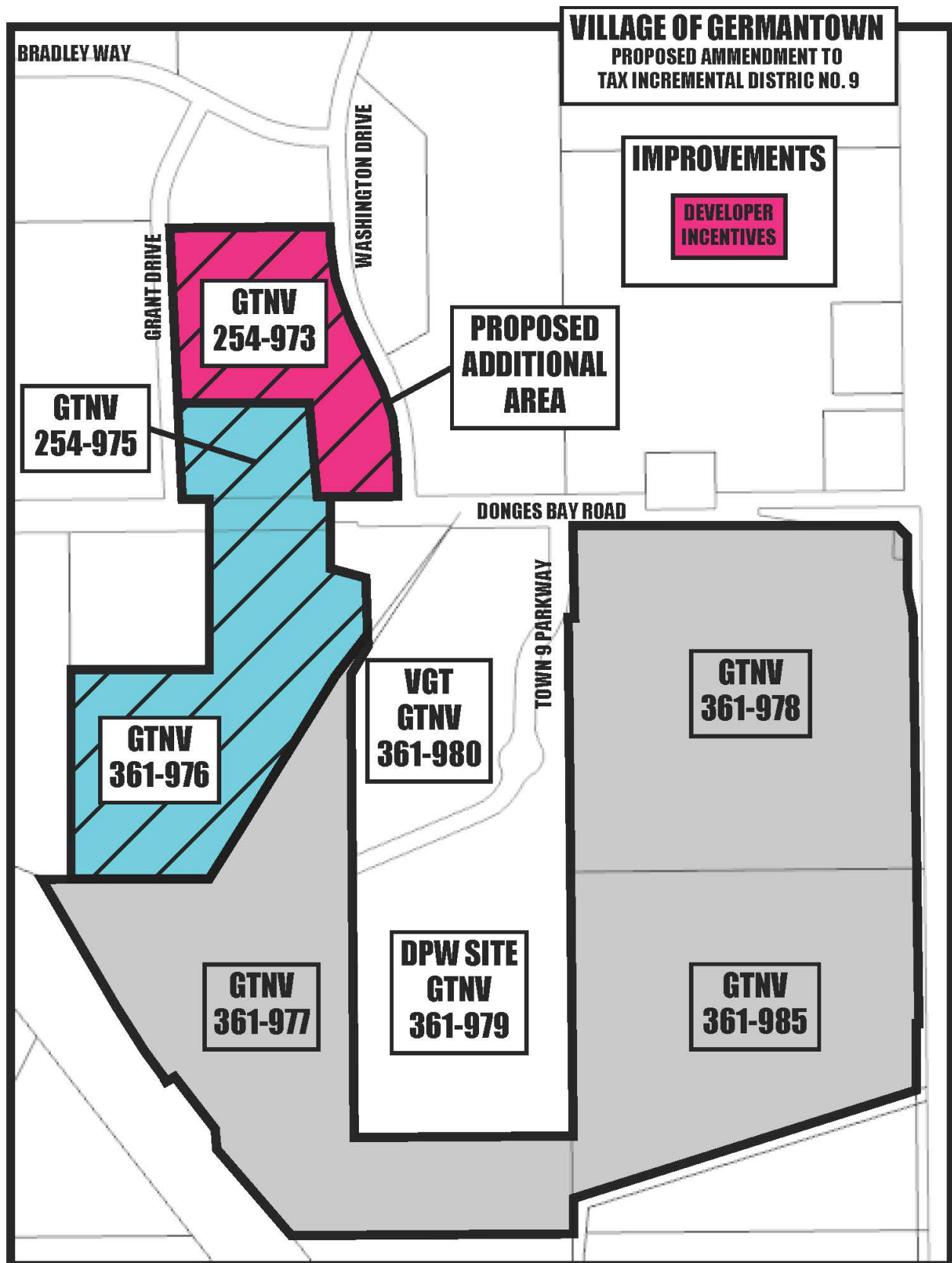
Financing Costs

Interest expense, debt issuance expenses, redemption premiums, and any other fees and costs incurred in conjunction with obtaining financing for projects undertaken under this Plan are eligible Project Costs.

SECTION 7:

Map Showing Proposed Improvements and Uses Within the Territory to be Added

Map Found on Following Page.



SECTION 8:

Detailed List of Estimated Project Costs

The following list identifies the Project Costs that the Village has made, expects to make, or may need to make in conjunction with the implementation of the District's Plan or this Plan Amendment. All projects identified and related costs reflect the best estimates available as of the date of preparation of this Plan Amendment. All costs are preliminary estimates and may increase or decrease. Certain Project Costs listed may become unnecessary, and other Project Costs not currently identified may need to be made. (Section 6 details the general categories of eligible Project Costs). Changes in Project Cost totals or the types of Project Costs to be incurred will not require that this Plan be amended. This Plan is not meant to be a budget nor an appropriation of funds for specific Project Costs, but a framework within which to manage Project Costs.

Project ID	Project Name/Type	Remaining From Prior Plan(s)	Est. Cost					Ongoing	Totals	Est. Timing
			Phase I	Phase 2	Phase 3	Phase 4	Phase 5			
1	Developer Incentive (MRO)		2,276,906	197,157	369,670	690,051	640,762		4,174,546	2024
2	Professional Services Fees (TID Setup)		25,000						25,000	2024
3	Interest on Long Term Debt							2,211,450	2,211,450	Ongoing
4	Financing Costs							75,000	75,000	Ongoing
5	Ongoing Planning & Administrative Costs							363,500	363,500	Ongoing
6	Land Acquisition	3,000,000								TBD
7	Development Incentives	1,631,692								TBD
Total Projects		4,631,692	2,301,906	197,157	369,670	690,051	640,762	2,649,950	6,849,496	

Notes:

¹The MRO is an estimate and will only be paid out of available increment.

SECTION 9:

Economic Feasibility Study, Description of the Methods of Financing Estimated Project Costs and the Time When Related Costs or Monetary Obligations are to be Incurred

This Section includes an updated forecast of the valuation increases expected within the District, the associated tax increment collections, a summary of how remaining Project Costs would be financed, and a projected cash flow demonstrating that the District remains economically feasible.

Key Assumptions

The Project Costs the Village plans to make are expected to create \$73.4M in incremental value by 2030. Estimated valuations and timing for construction of the Project are included in **Table 1**. Assuming the Village's current equalized TID Interim tax rate of \$14.94 per thousand of equalized value, and no economic appreciation or depreciation, the Project would generate \$18M in incremental tax revenue over the 20-year term of the District as shown in **Table 2**.

Table 1 – Development Assumptions

Construction Year	Actual	Original Project Plan Assumptions	Initial Expansion		Campus Expansion		Lab Expansion in current WDS Building		Bay 6 Expansion		Bay 6 Carryover		Annual Total	Construction Year
			Sq. Ft.	TBD	Sq. Ft.	TBD	Sq. Ft.	TBD	Sq. Ft.	TBD	Sq. Ft.	TBD		
Estimated Value			\$	21,264,000	\$5,000,000		\$10,000,000		\$20,000,000		\$20,000,000			
1 2022	0												0	2022 1
2 2023	23,552,000	3,750,000											23,552,000	2023 2
3 2024		17,000,000		3,721,200									3,721,200	2024 3
4 2025		7,500,000		11,163,600									18,663,600	2025 4
5 2026						2,500,000							2,500,000	2026 5
6 2027								5,000,000					5,000,000	2027 6
7 2028									10,000,000				10,000,000	2028 7
8 2029										10,000,000			10,000,000	2029 8
9 2030													0	2030 9
Totals	23,552,000	28,250,000	0	14,884,800	0	2,500,000	0	5,000,000	0	10,000,000	0	10,000,000	73,436,800	

Notes: Estimated construcion cost for the initial expansion is 70% of estimated value and 50% for each additional proposed expansion.

Table 2 – Tax Increment Projection Worksheet

Type of District	Industrial	Base Value	#DIV/0!
District Creation Date	June 6, 2022	Economic Change Factor	0.00%
Valuation Date	Jan 1, 2022	Apply to Base Value	
Max Life (Years)	20	Base Tax Rate	\$14.94
Expenditure Period/Termination	15 6/6/2037	Rate Adjustment Factor	0.00%
Revenue Periods/Final Year	20 2043		
Extension Eligibility/Years	Yes 3		
Eligible Recipient District	No		

	Construction	Valuation	Economic	Total	Revenue		Developer	
	Year	Value Added	Year	Increment	Year	Tax Rate ¹	Incentive of	Village
			Change				33%	Portion 67%
							0	
1	2022	0	2023	0	2024	\$14.94	0	0
2	2023	23,552,000	2024	0	2025	\$14.94	0	0
3	2024	3,721,200	2025	0	2026	\$14.94	134,428	272,929
4	2025	18,663,600	2026	0	2027	\$14.94	189,453	384,646
5	2026	2,500,000	2027	0	2028	\$14.94	238,742	484,718
6	2027	5,000,000	2028	0	2029	\$14.94	263,387	534,755
7	2028	10,000,000	2029	0	2030	\$14.94	312,676	634,827
8	2029	10,000,000	2030	0	2031	\$14.94	361,965	734,899
9	2030	0	2031	0	2032	\$14.94	361,965	734,899
10	2031	0	2032	0	2033	\$14.94	361,965	734,899
11	2032	0	2033	0	2034	\$14.94	361,965	734,899
12	2033	0	2034	0	2035	\$14.94	361,965	734,899
13	2034	0	2035	0	2036	\$14.94	361,965	734,899
14	2035	0	2036	0	2037	\$14.94	361,965	734,899
15	2036	0	2037	0	2038	\$14.94	361,965	734,899
16	2037	0	2038	0	2039	\$14.94	361,965	734,899
17	2038	0	2039	0	2040	\$14.94	361,965	734,899
18	2039	0	2040	0	2041	\$14.94	361,965	734,899
19	2040	0	2041	0	2042	\$14.94	361,965	734,899
20	2041	0	2042	0	2043	\$14.94	361,965	734,899
Totals		73,436,800		0	Future Value of Increment		18,061,666	5,844,234 11,865,565

Notes:

1) Tax rate shown is actual 2023/2024 rate per DOR Form PC-202 (Tax Increment Collection Worksheet).

Financing and Implementation

Table 3 provides a summary of the District's financing plan.

Based on the Project Cost expenditures as included within the cash flow exhibit (Table 4), the District is projected to accumulate sufficient funds by the year 2036 to pay off all Project cost liabilities and obligations. The projected closure is based on the various assumptions noted in this Plan and will vary dependent on actual Project Costs incurred and the actual amount of tax increments collected.

Table 3 – Financing Plan

	DEBT ISSUES	MUNICIPAL REVENUE OBLIGATIONS					Totals
	Bank Note 2025	Revenue 2025	Revenue 2026	Revenue 2027	Revenue 2028	Revenue 2029	
Projects							
Phase I	1,000,000	1,276,906					2,276,906
Phase II			197,157				197,157
Phase III				369,670			369,670
Phase IV					690,051		690,051
Phase V						640,762	640,762
Total Project Funds	1,000,000	1,276,906	197,157	369,670	690,051	640,762	4,174,546
Other Funds							
Capitalized Interest	0						
Total Financing Required	1,000,000						
Net Issue Size	1,000,000	1,276,906	197,157	369,670	690,051	640,762	4,174,546
Notes:							

Table 4 – Cash Flow

	Projected Revenues					Projected Expenditures													Balances							
	Tax	Interest	Land Sale			2022 GO Bonds \$3,625,000		2025 Bank Note \$1,000,000		Total			Potential MRO	Potential MRO	Potential MRO	Potential MRO	Potential MRO			Ongoing						
Year	Increments	Earnings	Rev. TID	Debt	Total	Dated Date:	12/01/22	Dated Date:	03/01/25	Debt	MRO Blance -		Initial Phase	Campus	Lab	Bay 6	Bay 6 +	Land	TID	Planning &	Total	Annual	Cumulative	Liabilities	Year	
			Portion	Proceeds	Revenues	Principal	Interest	Principal	Interest	Service	\$1.5M @5%		2025	2026	2027	2028	2029	Purchase	Infrastructure	Administration	Expenditures			Outstanding		
2023	0		2,075,000	3,500,000	5,575,000		57,150			57,150								2,575,000	1,729,749	\$ 20,000	4,381,899	1,193,101	1,193,101	\$3,625,000	2023	
2024	0	47,724			47,724	0	160,700			160,700										5,000	165,700	(117,976)	1,075,125	3,625,000	2024	
2025	351,867	43,005			394,872	0	160,700			160,700	1,500,000									5,000	165,700	229,172	1,304,297	5,901,906	2025	
2026	407,357	52,172			459,529	140,000	157,200	50,000	50,000	397,200	274,674	1,286,592	18,342							15,000	705,216	(245,687)	1,058,610	5,890,722	2026	
2027	574,099	42,344			616,443	150,000	149,950	55,000	47,500	402,450	402,012	928,809	74,033							17,500	895,995	(279,552)	779,058	5,981,359	2027	
2028	723,460	31,162			754,623	160,000	142,200	60,000	44,750	406,950	404,868	550,138	74,033	12,322						20,000	918,174	(163,551)	615,507	6,365,054	2028	
2029	798,141	24,620			822,761	170,000	133,950	65,000	41,750	410,700	550,138		74,033	12,322	24,645					22,500	1,094,338	(271,577)	343,930	6,659,816	2029	
2030	947,503	13,757			961,260	170,000	125,450	75,000	38,500	408,950			74,033	12,322	24,645	49,289				25,000	594,240	367,020	710,951	6,254,526	2030	
2031	1,096,865	28,438			1,125,303	180,000	116,700	85,000	34,750	416,450			74,033	12,322	24,645	49,289	49,289			27,500	653,529	471,774	1,182,725	5,779,947	2031	
2032	1,096,865	47,309			1,144,174	190,000	107,450	90,000	30,500	417,950			74,033	12,322	24,645	49,289	49,289			30,000	657,529	486,645	1,669,369	5,290,368	2032	
2033	1,096,865	66,775			1,163,639	200,000	97,700	95,000	26,000	418,700			74,033	12,322	24,645	49,289	49,289			32,500	660,779	502,860	2,172,230	4,785,789	2033	
2034	1,096,865	86,889			1,183,754	210,000	87,450	100,000	21,250	418,700			74,033	12,322	24,645	49,289	49,289			35,000	663,279	520,475	2,692,704	4,266,210	2034	
2035	1,096,865	107,708			1,204,573	220,000	77,800	105,000	16,250	419,050			74,033	12,322	24,645	49,289	49,289			37,500	666,129	538,444	3,231,148	3,731,631	2035	
2036	1,096,865	129,246			1,226,110	230,000	68,800	110,000	11,000	419,800			74,033	12,322	24,645	49,289	49,289			40,000	669,379	556,732	3,787,880	3,182,053	2036	
2037	1,096,865	151,515			1,248,380	240,000	59,400	110,000	5,500	414,900			74,033	12,322	24,645	49,289	49,289			50,000	674,479	573,901	4,361,780	2,622,474	2037	
2038	1,096,865	174,471			1,271,336	250,000	49,600			299,600			74,033	12,322	24,645	49,289	49,289				509,179	762,157	5,123,937	2,162,895	2038	
2039	1,096,865	204,957			1,301,822	260,000	39,400			299,400			74,033	12,322	24,645	49,289	49,289				508,979	792,843	5,916,780	1,693,316	2039	
2040	1,096,865	236,671			1,333,536	275,000	28,700			303,700			74,033	12,322	24,645	49,289	49,289				513,279	820,257	6,737,037	1,208,737	2040	
2041	1,096,865	269,481			1,366,346	285,000	17,500			302,500			74,033	12,322	24,645	49,289	49,289				512,079	854,267	7,591,304	714,158	2041	
2042	1,096,865	303,652			1,400,517	295,000	5,900			300,900			74,033	12,322	24,645	49,289	49,289				510,479	890,038	8,481,342	209,579	2042	
2043	1,096,865	339,254			1,436,118					0			74,033	12,322	24,645	49,289	49,289				0	1,436,118	9,917,460	0	0	2043
																					0			0		
Totals	18,061,666	2,401,153	2,075,000	3,500,000	20,462,818	3,625,000	1,843,700	1,000,000	367,750	6,618,600	1,631,692		1,276,906	197,157	369,670	690,051	640,762	2,575,000	1,729,749	363,500	11,739,459				Totals	
Notes:																						PROJECTED CLOSURE YEAR - For Amendment TID 9 Closure is 2042 - Would Change to 2036			LEGEND: ----- END OF EXP. PERIOD	

SECTION 10:

Annexed Property

A tax incremental district cannot include annexed territory unless at least three years have elapsed since the annexation, or certain other requirements are met. None of the territory proposed to be added to the District was annexed during the past three years.

SECTION 11:

Estimate of Property to be Devoted to Retail Business

Pursuant to Wis. Stat. § 66.1105(5)(b), the Village estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period.

SECTION 12:

Proposed Changes of Zoning Ordinances, Master Plan, Map, Building Codes and Village Ordinances

Zoning Ordinances

The proposed Plan Amendment is in general conformance with the Village's current zoning ordinances. Individual properties may require rezoning at the time of development. Land within the District zoned industrial at the time of District creation will remain in a zoning classification suitable for industrial sites for the life of the District.

Master (Comprehensive) Plan and Map

The proposed Plan Amendment is in general conformance with the Village's Comprehensive Plan identifying the area as appropriate for industrial development.

Building Codes and Ordinances

Development within the District will be required to conform to State Building Codes and will be subject to the Village's permitting and inspection procedures. The proposed Plan Amendment conforms to all relevant State and local ordinances, plans, and codes. No changes to the existing regulations are proposed or needed.

SECTION 13:

Statement of the Proposed Method for the Relocation of any Persons to be Displaced

Should the continued implementation of this Plan require relocation of individuals or business operations, relocations will be handled in compliance with Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

SECTION 14:

How Amendment of the Tax Incremental District Promotes the Orderly Development of the Village

This Plan Amendment promotes the orderly development of the Village by creating new industrial sites, providing necessary public infrastructure improvements and appropriate financial incentives for private development projects. Through use of tax increment financing, the Village can attract new investment that results in increased tax base. Development will occur in an orderly fashion in accordance with approved plans so that the Projects will be compatible with adjacent land uses. Development of new uses in the District will add to the tax base and will generate positive secondary impacts in the community such as increased employment opportunities.

SECTION 15:

List of Estimated Non-Project Costs

Non-project costs are public works projects which only partly benefit the District. Costs incurred that do not benefit the District may not be paid with tax increments. Examples of non-project costs are:

- A public improvement made within the District that also benefits property outside the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- A public improvement made outside the District that only partially benefits property within the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- Projects undertaken within the District as part of the implementation of this Project Plan, the costs of which are paid fully or in part by impact fees, grants, special assessments, or revenues other than tax increments.

No improvements to be made within the District will benefit property outside the District. Furthermore, there will be no improvements made outside the District that will only partially benefit the District.

SECTION 16:

Legal Opinion Advising Whether the Plan is Complete and Complies with Wis. Stat. § 66.1105(4)(f)

NEED WET SIGNATURE & DATED LEGAL OPINION ON ATTORNEY LETTERHEAD

SAMPLE

Village President
Village of Germantown
N112 W17001 Mequon Rd
Germantown, Wisconsin 53022

RE: Project Plan Amendment for Tax Incremental District No. 9

Dear Village President:

Wisconsin Statute 66.1105(4)(f) requires that a project plan for a tax incremental financing district include an opinion provided by the Village Attorney advising as to whether the plan is complete and complies with Wisconsin Statute 66.1105. As Village Attorney for the Village of Germantown, I have been asked to review the above-referenced project plan amendment for compliance with the applicable statutory requirements. Based upon my review, in my opinion, the amended Project Plan for the Village of Germantown Tax Incremental District No. 9 is complete and complies with the provisions of Wisconsin Statute 66.1105.

Sincerely,

Village Attorney

SECTION 17:

Calculation of the Share of Projected Tax Increments Estimated to be Paid by the Owners of Property in the Overlying Taxing Jurisdictions

The following projection is provided to meet the requirements of Wis. Stat. § 66.1105(4)(i)4.

Revenue Year	Manitowoc County	City of Manitowoc	School District of Manitowoc	Lakeshore Technical College	Total	Revenue Year
2025	82,338	152,446	104,834	12,249	351,867	2025
2026	95,323	176,487	121,367	14,181	407,357	2026
2027	134,340	248,727	171,046	19,986	574,099	2027
2028	169,291	313,438	215,546	25,185	723,460	2028
2029	186,767	345,793	237,796	27,785	798,141	2029
2030	221,718	410,504	282,297	32,985	947,503	2030
2031	256,669	475,214	326,797	38,184	1,096,865	2031
2032	256,669	475,214	326,797	38,184	1,096,865	2032
2033	256,669	475,214	326,797	38,184	1,096,865	2033
2034	256,669	475,214	326,797	38,184	1,096,865	2034
2035	256,669	475,214	326,797	38,184	1,096,865	2035
2036	256,669	475,214	326,797	38,184	1,096,865	2036
2037	256,669	475,214	326,797	38,184	1,096,865	2037
2038	256,669	475,214	326,797	38,184	1,096,865	2038
2039	256,669	475,214	326,797	38,184	1,096,865	2039
2040	256,669	475,214	326,797	38,184	1,096,865	2040
2041	256,669	475,214	326,797	38,184	1,096,865	2041
2042	256,669	475,214	326,797	38,184	1,096,865	2042
2043	256,669	475,214	326,797	38,184	1,096,865	2043
Totals	4,226,471	7,825,180	5,381,251	628,764	18,061,666	

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: Resolution No. ____-2024; A Resolution Authorizing the Issuance and Sale of Not To Exceed \$2,790,000 General Obligation Promissory Notes, Series 2024B

SUBMITTED BY: Steve Kreklow, Administrator

SUMMARY EXPLANATION:

The Village Board has previously approved a water main relay project for Glenwood Park and construction of a new road, along with sewer and water lines, off of Holy Hill Road to be called High Point Pass. The attached parameters resolution authorizes the issue of debt to pay for these projects. A Presale Report prepared by Ehlers describes the financial impact of the debt on the Village. Debt issued for the Glenwood Park project will be paid from Water Utility revenue and debt for the High Point Pass project will be paid from TID 8 Revenues. As a result, this debt does not impact the property tax levy.

ATTACHMENT:

1. PreSaleReport.Germantown
2. Germantown Village (2024-11-07 GO Notes) Parameters Resolution with Exhibits

STAFF RECOMMENDATION:

Approve the Resolution Authorizing the Issuance and Sale of Not to Exceed \$2,790,000 General Obligation Promissory Notes, Series 2024B.

ACTION BY Committee:

September 16, 2024

PRE-SALE REPORT FOR

Village of Germantown, Wisconsin

**\$2,790,000 General Obligation Promissory Notes,
Series 2024B**



Prepared by:

Ehlers
N19W24400 Riverwood Drive,
Suite 100
Waukesha, WI 53188

Advisors:

Philip L. Cosson, Senior Municipal Advisor
Jon Cameron, Senior Municipal Advisor

BUILDING COMMUNITIES. IT'S WHAT WE DO.

EXECUTIVE SUMMARY OF PROPOSED DEBT

Proposed Issue:

\$2,790,000 General Obligation Promissory Notes, Series 2024B

Purposes:

The proposed issue includes financing for the following purposes:

Finance street, water and sewer improvements.

- TID 8 High Point Pass. Projects include the construction of new water and sewer mains and a frontage road from Holy Hill Road south to the railroad tracks. Debt service will be paid from ad valorem property taxes and abated with revenue from TID 8.
- Water Glenwood Park Relay. Projects include the replacement and expansion of capacity of water mains in the Glenwood Park Subdivision. Debt service will be paid from ad valorem property taxes and abated with revenues of the water system.

Authority:

The Notes are being issued pursuant to Wisconsin Statute(s):

- 67.12(12)

The Notes will be general obligations of the Village for which its full faith, credit and taxing powers are pledged.

The Notes count against the Village's General Obligation Debt Capacity Limit of 5% of total Village Equalized Valuation. Following issuance of the Notes, the Village's total General Obligation debt principal outstanding will be approximately \$85,030,000, which is 41% of its limit. Remaining General Obligation Borrowing Capacity will be approximately \$124,753,980.

Term/Call Feature:

The Notes are being issued for a term of 10 years. Principal on the Notes will be due on March 1 in the years 2025 through 2034. Interest will be due every six months beginning March 1, 2025.

The Notes will be subject to prepayment at the discretion of the Village on March 1, 2034 or any date thereafter.

Bank Qualification:

Because the Village is expecting to issue no more than \$10,000,000 in tax exempt debt during the calendar year, the Village will be able to designate the Notes as "bank qualified"

obligations. Bank qualified status broadens the market for the Notes, which can result in lower interest rates.

Rating:

The Village's most recent bond issues were rated by Moody's Investors Service. The current rating on those bonds is "Aa2". The Village will request a new rating for the Notes.

If the winning bidder on the Notes elects to purchase bond insurance, the rating for the issue may be higher than the Village's bond rating if the bond rating of the insurer is higher than that of the Village.

Basis for Recommendation:

Based on your objectives, financial situation and need, risk tolerance, liquidity needs, experience with the issuance of Notes and long-term financial capacity, as well as the tax status considerations related to the Notes and the structure, timing and other similar matters related to the Notes, we are recommending the issuance of Notes as a suitable option.

Method of Sale/Placement:

We are recommending the Notes be issued as municipal securities and offered through a competitive underwriting process. You will solicit competitive bids, which we will compile on your behalf, for the purchase of the Notes from underwriters and banks.

An allowance for discount bidding will be incorporated in the terms of the issue. The discount is treated as an interest item and provides the underwriter with all or a portion of their compensation in the transaction.

If the Notes are purchased at a price greater than the minimum bid amount (maximum discount), the unused allowance may be used to reduce your borrowing amount.

Premium Pricing:

In some cases, investors in municipal bonds prefer "premium" pricing structures. A premium is achieved when the coupon for any maturity (the interest rate paid by the issuer) exceeds the yield to the investor, resulting in a price paid that is greater than the face value of the bonds. The sum of the amounts paid more than face value is considered "reoffering premium." For this issue of Notes, any premium amount received that is more than the underwriting discount and any capitalized interest amounts must be placed in the debt service fund and used to pay a portion of the interest payments due on the Notes. We anticipate using any premium amounts received to reduce the issue size.

The amount of premium allowed can be restricted in the bid specifications. Restrictions on premium may result in fewer bids but may also eliminate large adjustments on the day of sale and unintended results with respect to debt service payment impacts. Ehlers will identify appropriate premium restrictions for the Notes intended to achieve the Village's objectives for this financing.

Parameters:

The Village Board will consider adoption of a Parameters Resolution on September 16, 2024, which delegates authority to the Finance Director or Administrator to accept and approve a bid for the Notes so long as the bid meets certain parameters. These parameters are:

- * Issue size not to exceed \$2,790,000
- * Maximum Bid of: 107.00%
- * Minimum Bid of 98.80%
- * Maximum True Interest Cost (TIC) of 4.75%
- * Maturity Schedule Adjustments not to exceed \$200,000 per maturity.

Other Considerations:

The Notes will be offered with the option of the successful bidder utilizing a term bond structure. By offering underwriters the option to “term up” some of the maturities at the time of the sale, it gives them more flexibility in finding a market for your Notes. This makes your issue more marketable, which can result in lower borrowing costs. If the successful bidder utilizes a term bond structure, we recommend the Village retain a paying agent to handle responsibility for processing mandatory redemption/call notices associated with term bonds.

Review of Existing Debt:

We have reviewed all outstanding indebtedness for the Village and find that there are no refunding opportunities currently.

We will continue to monitor the market and the call dates for the Village’s outstanding debt and will alert you to any future refunding opportunities.

Continuing Disclosure:

Because the Village has more than \$10,000,000 in outstanding debt subject to a continuing disclosure undertaking (including this issue) and this issue does not meet an available exemption from continuing disclosure, the Village will be agreeing to provide certain updated Annual Financial Information and its Audited Financial Statement annually, as well as providing notices of the occurrence of certain reportable events to the Municipal Securities Rulemaking Board (the “MSRB”), as required by rules of the Securities and Exchange Commission (SEC). The Village is already obligated to provide such reports for its existing bonds, and has contracted with Ehlers to prepare and file the reports.

Arbitrage Monitoring:

The Village must ensure compliance with certain sections of the Internal Revenue Code and Treasury Regulations (“Arbitrage Rules”) throughout the life of the issue to maintain the tax-exempt status of the Notes. These Arbitrage Rules apply to amounts held in construction,

escrow, reserve, debt service account(s), etc., along with related investment income on each fund/account.

IRS audits will verify compliance with rebate, yield restriction and records retention requirements within the Arbitrage Rules. The Village's specific arbitrage responsibilities will be detailed in the Certificate With Respect to Arbitrage and Other Tax Matters (the "Tax Compliance Document") prepared by your Bond Attorney and provided at closing.

The Notes may qualify for one or more exception(s) to the Arbitrage Rules by meeting 1) small issuer exception, 2) spend down requirements, 3) bona fide debt service fund limits, 4) reasonable reserve requirements, 5) expenditure within an available period limitation, 6) investments yield restrictions, 7) de minimis rules, or 8) borrower limited requirements.

An Ehlers arbitrage expert will contact the Village within 30 days after the sale date to review the Village's specific responsibilities for the Notes. The Village is currently receiving arbitrage services from Ehlers in relation to the Notes.

Investment of Note Proceeds:

Ehlers can assist the Village in developing a strategy to invest your Note proceeds until the funds are needed to pay project costs.

Risk Factors:

G.O. with Planned Abatement: The issuer is abating all or a portion of G.O. debt service payments for the issue with tax incremental revenues and water utility revenues. In the event these revenues are not available, the Village is obligated to levy property taxes in an amount sufficient to make all debt payments.

Other Service Providers:

This debt issuance will require the engagement of other public finance service providers. This section identifies those other service providers, so Ehlers can coordinate their engagement on your behalf. Where you have previously used a particular firm to provide a service, we have assumed that you will continue that relationship. For services you have not previously required, we have identified a service provider. Fees charged by these service providers will be paid from proceeds of the obligation, unless you notify us that you wish to pay them from other sources. Our pre-sale bond sizing includes a good faith estimate of these fees, but the final fees may vary. If you have any questions pertaining to the identified service providers or their role, or if you would like to use a different service provider for any of the listed services please contact us.

Bond Counsel: Griggs Law Office LLC.

Paying Agent: Bond Trust Services Corporation.

Rating Agency: Moody's Investors Service, Inc.

PROPOSED DEBT ISSUANCE SCHEDULE

Pre-Sale Review by Village Board:	September 16, 2024
Due Diligence Call to Review Official Statement:	Week of September 30, 2024
Conference with Rating Agency:	Week of September 30, 2024
Distribute Official Statement:	October 9, 2024
Village Board Meeting to Award Sale of the Notes:	October 16, 2024
Estimated Closing Date:	November 7, 2024

Attachments

Estimated Sources and Uses of Funds
 Estimated Proposed Debt Service Schedule
 Tax Impact Analysis
 Bond Buyer Index

EHLERS' CONTACTS

Philip L. Cosson, Senior Municipal Advisor	(262) 796-6161
Jon Cameron, Senior Municipal Advisor	(262) 796-6179
Alicia Gerosa, Public Finance Analyst	(262) 796-6193
Kathy Myers, Senior Financial Analyst	(262) 796-6177

Table 1

Existing G.O. Debt Base Case

Village of Germantown, WI

Year Ending	Existing Debt										Year Ending	
	Total G.O. Debt Payments	Less: Water	Less: Sewer	Less: TID #6	Less: TID #7	Less: TID #8	Less: TID #9	Net Tax Levy	Equalized Value (TID OUT)	Tax Rate Per \$1,000		Annual Taxes \$350,000 Home
2023	0								3,389,240,200	\$0.00	\$0.00	2023
2024	7,700,957	(314,367)	(529,298)	(479,513)	(292,208)	(981,788)	(160,700)	4,943,085	3,683,230,100	\$1.34	\$469.72	2024
2025	7,976,664	(319,175)	(531,656)	(515,313)	(371,958)	(1,035,413)	(160,700)	5,042,450	3,821,552,996	\$1.32	\$461.82	2025
2026	7,924,699	(316,800)	(533,556)	(500,113)	(684,758)	(1,164,369)	(297,200)	4,427,904	3,965,070,578	\$1.12	\$390.85	2026
2027	7,740,109	(319,050)	(529,881)	(511,438)	(682,020)	(1,213,550)	(299,950)	4,184,220	4,113,977,932	\$1.02	\$355.98	2027
2028	7,504,523	(315,925)	(531,331)	(509,138)	(683,701)	(1,251,728)	(302,200)	3,910,500	4,268,477,468	\$0.92	\$320.65	2028
2029	7,438,460	(317,425)	(532,806)	(506,538)	(788,101)	(1,363,815)	(303,950)	3,625,825	4,428,779,200	\$0.82	\$286.54	2029
2030	7,692,014	(318,425)	(534,194)	(503,094)	(869,408)	(1,354,681)	(295,450)	3,816,763	4,595,101,029	\$0.83	\$290.72	2030
2031	7,687,141	(318,925)	(535,513)	(493,875)	(859,060)	(1,373,094)	(296,700)	3,809,975	4,767,669,037	\$0.80	\$279.69	2031
2032	7,169,131	(318,925)	(531,178)	(479,025)	(842,869)	(1,343,184)	(297,450)	3,356,500	4,946,717,799	\$0.68	\$237.49	2032
2033	6,101,216	(318,425)	(531,188)	(463,625)	(304,800)	(1,312,953)	(297,700)	2,872,525	5,132,490,698	\$0.56	\$195.89	2033
2034	5,724,238	(317,425)	(535,350)	(462,963)	0	(1,282,025)	(297,450)	2,829,025	5,325,240,258	\$0.53	\$185.94	2034
2035	4,961,219	(317,100)	(534,938)	0		(1,269,681)	(297,800)	2,541,700	5,525,228,484	\$0.46	\$161.01	2035
2036	4,855,244	(317,500)	(535,225)			(1,236,619)	(298,800)	2,467,100	5,732,727,224	\$0.43	\$150.62	2036
2037	5,031,400	(317,500)	(534,875)			(1,227,425)	(299,400)	2,652,200	5,948,018,534	\$0.45	\$156.06	2037
2038	4,953,750	(317,100)	(528,950)			(1,192,100)	(299,600)	2,616,000	6,171,395,062	\$0.42	\$148.36	2038
2039	4,262,963	(316,300)	(532,344)			(532,219)	(299,400)	2,582,700	6,403,160,446	\$0.40	\$141.17	2039
2040	3,596,800	(315,100)	(342,600)			0	(303,700)	2,635,400	6,643,629,728	\$0.40	\$138.84	2040
2041	3,648,100	(318,400)	(344,900)				(302,500)	2,682,300	6,893,129,781	\$0.39	\$136.19	2041
2042	3,682,200	(316,200)	(341,700)				(300,900)	2,723,400	7,151,999,754	\$0.38	\$133.28	2042
2043	0	0	0				0	0	7,420,591,531	\$0.00	\$0.00	2043
Total	115,650,826	(6,030,067)	(9,551,482)	(5,424,631)	(6,378,881)	(19,134,643)	(5,411,550)	63,719,572				Total

Notes:

Legend:

Represents +/- 25% Change over previous year

Table 3 Capital Improvements Financing Plan

Village of Germantown, WI

	2024		
	G.O. Notes	Water Portion	TID 8 Portion
CIP Projects¹			
Glenwood Park	1,200,000	1,200,000	
High Point Pass - TID 8	1,500,000		1,500,000
Subtotal Project Costs	2,700,000	1,200,000	1,500,000
CIP Projects¹	2,700,000	1,200,000	1,500,000
Estimated Issuance Expenses	106,830	47,480	59,350
Municipal Advisor (Ehlers)	32,500	14,444	18,056
Bond Counsel	20,000	8,889	11,111
Rating Fee	20,000	8,889	11,111
Maximum Underwriter's Discount	12.00 33,480	14,880	18,600
Paying Agent	850	378	472
Subtotal Issuance Expenses	106,830	47,480	59,350
TOTAL TO BE FINANCED	2,806,830	1,247,480	1,559,350
Estimated Interest Earnings	4.75% (21,375)	(9,500)	(11,875)
Assumed spend down (months)	2.00		
Rounding	4,545	2,020	2,525
NET BOND SIZE	2,790,000	1,240,000	1,550,000

Notes:

1) Project Total Estimates

Table 4

Allocation of Debt Service - 2024 G.O. Notes

Village of Germantown, WI

Year Ending	Water Portion				TID 8 Portion			
	Principal	Est. Rate ¹	Interest	Total	Principal	Est. Rate	Interest	Total
2024				0		0.00%		0
2025	110,000	3.79%	35,648	145,648	90,000	3.79%	45,422	135,422
2026	105,000	3.79%	40,045	145,045	120,000	3.79%	52,022	172,022
2027	110,000	3.67%	36,037	146,037	150,000	3.67%	46,996	196,996
2028	115,000	3.64%	31,925	146,925	150,000	3.64%	41,513	191,513
2029	120,000	3.61%	27,666	147,666	155,000	3.61%	35,985	190,985
2030	125,000	3.75%	23,156	148,156	175,000	3.75%	29,906	204,906
2031	130,000	3.75%	18,375	148,375	175,000	3.75%	23,344	198,344
2032	130,000	3.75%	13,500	143,500	175,000	3.75%	16,781	191,781
2033	145,000	3.75%	8,344	153,344	180,000	3.75%	10,125	190,125
2034	150,000	3.75%	2,813	152,813	180,000	3.75%	3,375	183,375
2035								
2036								
2037								
2038								
Total	1,240,000		237,508	1,477,508	1,550,000		305,469	1,855,469

Year Ending	Totals		
	Principal (3/1)	Interest	Total
2024	0	0	0
2025	200,000	81,070	281,070
2026	225,000	92,067	317,067
2027	260,000	83,032	343,032
2028	265,000	73,438	338,438
2029	275,000	63,651	338,651
2030	300,000	53,063	353,063
2031	305,000	41,719	346,719
2032	305,000	30,281	335,281
2033	325,000	18,469	343,469
2034	330,000	6,188	336,188
2035	0	0	0
2036	0	0	0
2037	0	0	0
2038	0	0	0
Total	2,790,000	542,977	3,332,977

Notes:

1) Estimated Rate assumes A1 sale 6/27/24 + .40

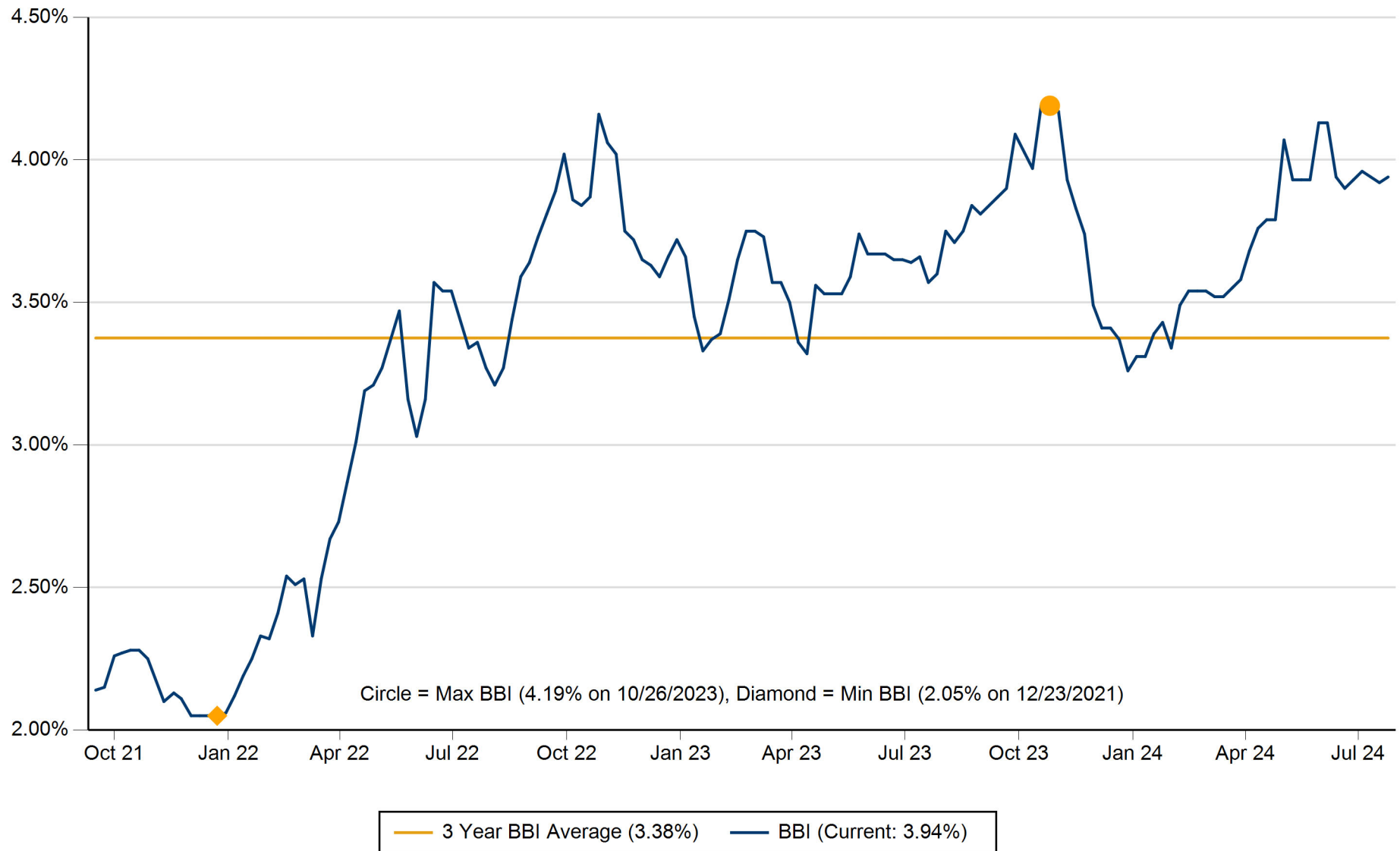
Table 6
Financing Plan Tax Impact
Village of Germantown, WI

	Existing Debt												Proposed Debt								
Year Ending	Total Debt Payments	Less: Water	Less: Sewer	Less: TID #6	Less: TID #7	Less: TID #8	Less: TID #9	Net Debt Service Levy	Change From Prior Year Levy	Equalized Value (TID OUT)	Tax Rate Per \$1,000	Annual Taxes \$350,000 Home	2024 G.O. Notes 2,790,000 Dated: 11/7/2024	Abatements		Debt Service Levy		Taxes			Year Ending
													Total Principal and Interest	Less: Water	Less: TID 8	Total Net Debt Service Levy	Levy Change from Prior Year	Total Tax Rate for Debt Service	Annual Taxes \$350,000 Home	Annual Taxes Difference From Existing	
2024	7,700,957	(314,367)	(529,298)	(479,513)	(292,208)	(981,788)	(160,700)	4,943,085		3,683,230,100	\$1.34	\$469.72	0	0	0	4,943,085		\$1.34	\$470	\$0.00	2024
2025	7,976,664	(319,175)	(531,656)	(515,313)	(371,958)	(1,035,413)	(160,700)	5,042,450	99,365	3,821,552,996	\$1.32	\$461.82	281,070	(145,648)	(135,422)	5,042,450	99,365	\$1.32	\$462	\$0	2025
2026	7,924,699	(316,800)	(533,556)	(500,113)	(684,758)	(1,164,369)	(297,200)	4,427,904	(614,546)	3,965,070,578	\$1.12	\$390.85	317,067	(145,045)	(172,022)	4,427,904	(614,546)	\$1.12	\$391	\$0	2026
2027	7,740,109	(319,050)	(529,881)	(511,438)	(682,020)	(1,213,550)	(299,950)	4,184,220	(243,684)	4,113,977,932	\$1.02	\$355.98	343,032	(146,037)	(196,996)	4,184,220	(243,684)	\$1.02	\$356	\$0	2027
2028	7,504,523	(315,925)	(531,331)	(509,138)	(683,701)	(1,251,728)	(302,200)	3,910,500	(273,720)	4,268,477,468	\$0.92	\$320.65	338,438	(146,925)	(191,513)	3,910,500	(273,720)	\$0.92	\$321	\$0	2028
2029	7,438,460	(317,425)	(532,806)	(506,538)	(788,101)	(1,363,815)	(303,950)	3,625,825	(284,675)	4,428,779,200	\$0.82	\$286.54	338,651	(147,666)	(190,985)	3,625,825	(284,675)	\$0.82	\$287	\$0	2029
2030	7,692,014	(318,425)	(534,194)	(503,094)	(869,408)	(1,354,681)	(295,450)	3,816,763	190,938	4,595,101,029	\$0.83	\$290.72	353,063	(148,156)	(204,906)	3,816,763	190,938	\$0.83	\$291	\$0	2030
2031	7,687,141	(318,925)	(535,513)	(493,875)	(859,060)	(1,373,094)	(296,700)	3,809,975	(6,788)	4,767,669,037	\$0.80	\$279.69	346,719	(148,375)	(198,344)	3,809,975	(6,788)	\$0.80	\$280	\$0	2031
2032	7,169,131	(318,925)	(531,178)	(479,025)	(842,869)	(1,343,184)	(297,450)	3,356,500	(453,475)	4,946,717,799	\$0.68	\$237.49	335,281	(143,500)	(191,781)	3,356,500	(453,475)	\$0.68	\$237	\$0	2032
2033	6,101,216	(318,425)	(531,188)	(463,625)	(304,800)	(1,312,953)	(297,700)	2,872,525	(483,975)	5,132,490,698	\$0.56	\$195.89	343,469	(153,344)	(190,125)	2,872,525	(483,975)	\$0.56	\$196	\$0	2033
2034	5,724,238	(317,425)	(535,350)	(462,963)	0	(1,282,025)	(297,450)	2,829,025	(43,500)	5,325,240,258	\$0.53	\$185.94	336,188	(152,813)	(183,375)	2,829,025	(43,500)	\$0.53	\$186	\$0	2034
2035	4,961,219	(317,100)	(534,938)	0	0	(1,269,681)	(297,800)	2,541,700	(287,325)	5,525,228,484	\$0.46	\$161.01	0	0	0	2,541,700	(287,325)	\$0.46	\$161	\$0	2035
2036	4,855,244	(317,500)	(535,225)	0	0	(1,236,619)	(298,800)	2,467,100	(74,600)	5,732,727,224	\$0.43	\$150.62	0	0	0	2,467,100	(74,600)	\$0.43	\$151	\$0	2036
2037	5,031,400	(317,500)	(534,875)	0	0	(1,227,425)	(299,400)	2,652,200	185,100	5,948,018,534	\$0.45	\$156.06	0	0	0	2,652,200	185,100	\$0.45	\$156	\$0	2037
2038	4,953,750	(317,100)	(528,950)	0	0	(1,192,100)	(299,600)	2,616,000	(36,200)	6,171,395,062	\$0.42	\$148.36	0	0	0	2,616,000	(36,200)	\$0.42	\$148	\$0	2038
2039	4,262,963	(316,300)	(532,344)	0	0	(532,219)	(299,400)	2,582,700	(33,300)	6,403,160,446	\$0.40	\$141.17	0	0	0	2,582,700	(33,300)	\$0.40	\$141	\$0	2039
2040	3,596,800	(315,100)	(342,600)	0	0	0	(303,700)	2,635,400	52,700	6,643,629,728	\$0.40	\$138.84	0	0	0	2,635,400	52,700	\$0.40	\$139	\$0	2040
2041	3,648,100	(318,400)	(344,900)	0	0	0	(302,500)	2,682,300	46,900	6,893,129,781	\$0.39	\$136.19	0	0	0	2,682,300	46,900	\$0.39	\$136	\$0	2041
2042	3,682,200	(316,200)	(341,700)	0	0	0	(300,900)	2,723,400	41,100	7,151,999,754	\$0.38	\$133.28	0	0	0	2,723,400	41,100	\$0.38	\$133	\$0	2042
2043	0	0	0	0	0	0	0	0	(2,723,400)	7,420,591,531	\$0.00	\$0.00	0	0	0	0	(2,723,400)	\$0.00	\$0	\$0	2043
2044	0	0	0	0	0	0	0	0	0	7,699,270,214	\$0.00	\$0.00	0	0	0	0	0	\$0.00	\$0	\$0	2044
2045	0	0	0	0	0	0	0	0	0	7,988,414,613	\$0.00	\$0.00	0	0	0	0	0	\$0.00	\$0	\$0	2045
2046	0	0	0	0	0	0	0	0	0	8,288,417,767	\$0.00	\$0.00	0	0	0	0	0	\$0.00	\$0	\$0	2046
2047	0	0	0	0	0	0	0	0	0	8,599,687,473	\$0.00	\$0.00	0	0	0	0	0	\$0.00	\$0	\$0	2047
2048	0	0	0	0	0	0	0	0	0	8,922,646,844	\$0.00	\$0.00	0	0	0	0	0	\$0.00	\$0	\$0	2048
Total	115,650,826	(6,030,067)	(9,551,482)	(5,424,631)	(6,378,881)	(19,134,643)	(5,411,550)	63,719,572					3,332,977	(1,477,508)	(1,855,469)					0	Total

Notes:

3 YEAR TREND IN MUNICIPAL BOND INDICES

Weekly Rates September, 2021 - September, 2024



The Bond Buyer "20 Bond Index" (BBI) shows average yields on a group of municipal bonds that mature in 20 years and have an average rating equivalent to Moody's Aa2 and S&P's AA.

Source: The Bond Buyer



RESOLUTION NO. ____

RESOLUTION AUTHORIZING THE ISSUANCE AND
SALE OF NOT TO EXCEED \$2,790,000
GENERAL OBLIGATION PROMISSORY NOTES, SERIES 2024B

WHEREAS, it is necessary that funds be raised by the Village of Germantown, Washington County, Wisconsin (the “Village”) for the purpose of paying the costs of water system improvements and Tax Incremental District No. 8 project costs (the “Project”) and there are insufficient funds on hand to pay said costs;

WHEREAS, the Village hereby finds and determines that the Project is within the Village’s power to undertake and serves a “public purpose” as that term is defined in Section 67.04(1)(b) of the Wisconsin Statutes;

WHEREAS, villages are authorized by the provisions of Section 67.12(12) of the Wisconsin Statutes to borrow money and to issue general obligation promissory notes for such public purposes; and

WHEREAS, the Village Finance Director (in consultation with the Village’s financial advisor) shall cause an Official Notice of Sale to be distributed, offering the aforesaid general obligation promissory notes for public sale.

NOW, THEREFORE, BE IT RESOLVED by the Village Board of the Village that:

Section 1. Authorization of the Notes; Parameters. For the purpose of paying the cost of the Project, there shall be borrowed from a purchaser (the “Purchaser”) selected through a competitive sale with the assistance and counsel of the Village’s financial advisor, Ehlers and Associates, Inc., pursuant to Chapter 67 of the Wisconsin Statutes, the principal sum of not to exceed TWO MILLION SEVEN HUNDRED NINETY THOUSAND DOLLARS (\$2,790,000), provided that: (i) the price paid by the Purchaser for the Notes shall not be less than 98.80% nor more than 107.00% of the par amount of the Notes, (ii) the true interest rate to be paid on the Notes shall not exceed 4.75%; and (iii) the Notes shall comply in all other respects with the terms provided herein.

Section 2. Sale of the Notes; Delegation of Authority with Respect to Final Approval. Subject to such Final Approval (defined below), to evidence such indebtedness, the Village President and Village Clerk are hereby authorized, empowered and directed to make, execute, issue and sell to the Purchaser for, on behalf of and in the name of the Village, general obligation promissory notes aggregating the principal amount of not to exceed TWO MILLION SEVEN HUNDRED NINETY THOUSAND DOLLARS (\$2,790,000) (the “Notes”). The issuance and sale of the Notes to the Purchaser is subject to final approval by the Village Administrator or Village Finance Director. Such final approval shall be evidenced by the execution of an approving certificate (the approval of such issuance and sale, and the execution of said certificate shall comprise and are referred to collectively herein as the “Final Approval”). The Village

Board hereby delegates the authority to provide such Final Approval to the Village Administrator or Village Finance Director. Said officers may act for the Village Board to provide such Final Approval with respect to the Notes.

Section 3. Terms of the Notes. The Notes shall be designated “General Obligation Promissory Notes, Series 2024B”; shall be dated the date of their issuance; shall be in the denomination of \$5,000 or any integral multiple thereof; shall bear interest semi-annually and mature on March 1 of each year, in the years and principal amounts as set forth in the Schedule attached hereto as Exhibit A, provided, however, that the annual principal maturities set forth on said Schedule may be increased or decreased by an amount up to \$200,000 with the final maturity schedule being attached to and incorporated into the Final Approval. The maturity schedule for the Notes may include term bonds. All term bonds shall be subject to mandatory sinking fund redemption at a price of par plus accrued interest to the date of redemption and must conform to the maturity schedule requirements set forth above.

Section 4. Designation of Purchaser as Agent. The Village hereby designates the Purchaser as its agent for purposes of distributing the Final Official Statement relating to the Notes to any participating underwriter in compliance with Rule 15c2-12 of the Securities and Exchange Commission.

Section 5. Redemption Provisions. The redemption provisions relating to the Notes shall be set forth in the Final Approval.

Section 6. Form of the Notes. The Notes shall be issued in registered form and shall be executed and delivered in substantially the form attached hereto as Exhibit B and incorporated herein by this reference.

Section 7. Direct Annual Irrepealable Tax Levy. For the purpose of paying the principal of and interest on the Notes as the same becomes due, the full faith, credit and resources of the Village are hereby irrevocably pledged and a direct annual irrepealable tax is hereby levied upon all taxable property of the Village. The amounts of said direct annual irrepealable tax to be levied shall be as set forth in the amortization schedule attached to the Final Approval.

The aforesaid direct annual irrepealable tax hereby levied shall be collected in addition to all other taxes and in the same manner and at the same time as other taxes of the Village levied in said years are collected. So long as any part of the principal of or interest on the Notes remains unpaid, the tax herein above levied shall be and continues irrepealable except that the amount of tax carried onto the tax roll may be reduced in any year by the amount of any surplus in the Debt Service Fund Account created herein, including any capitalized interest funded with proceeds of the Notes.

Section 8. Debt Service Fund Account. There is hereby established in the Village treasury a fund account separate and distinct from every other Village fund or account designated “Debt Service Fund Account for Village of Germantown General Obligation Promissory Notes, Series 2024B.” There shall be deposited in said fund account any premium plus accrued interest paid on the Notes at the time of delivery to the Purchaser, all money raised by taxation pursuant to Section 7 hereof and all other sums as may be necessary to pay interest on the Notes when the same shall become due and to retire the Notes at their respective maturity dates. Said fund

account shall be used for the sole purpose of paying the principal of and interest on the Notes and shall be maintained for such purpose until such indebtedness is fully paid or otherwise extinguished.

Section 9. Segregated Borrowed Money Fund. The proceeds of the Notes (the “Note Proceeds”) (other than any premium and accrued interest which must be paid at the time of the delivery of the Notes into the Debt Service Fund Account created above) shall be deposited into an account separate and distinct from all other funds and be disbursed solely for the purposes for which borrowed or for the payment for the principal of and the interest on the Notes.

Section 10. Arbitrage Covenant. The Village shall not take any action with respect to the Note Proceeds which, if such action had been reasonably expected to have been taken, or had been deliberately and intentionally taken on the date of the delivery of and payment for the Notes (the “Closing”), would cause the Notes to be “arbitrage bonds” within the meaning of Section 148 of the Internal Revenue Code of 1986, as amended (the “Code”) and any income tax regulations promulgated thereunder (the “Regulations”).

The Note Proceeds may be temporarily invested in legal investments until needed, provided however, that the Village hereby covenants and agrees that so long as the Notes remain outstanding, moneys on deposit in any fund or account created or maintained in connection with the Notes, whether such moneys were derived from the Note Proceeds or from any other source, will not be used or invested in a manner which would cause the Notes to be “arbitrage bonds” within the meaning of the Code or Regulations.

The Village Clerk, or other officer of the Village charged with responsibility for issuing the Notes, shall provide an appropriate certificate of the Village, for inclusion in the transcript of proceedings, setting forth the reasonable expectations of the Village regarding the amount and use of the Note Proceeds and the facts and estimates on which such expectations are based, all as of the Closing.

Section 11. Additional Tax Covenants; Exemption from Rebate; Qualified Tax-Exempt Obligation Status. The Village hereby further covenants and agrees that it will take all necessary steps and perform all obligations required by the Code and Regulations (whether prior to or subsequent to the issuance of the Notes) to assure that the Notes are obligations described in Section 103(a) of the Code, the interest on which is excluded from gross income for federal income tax purposes, throughout their term. The Village Clerk or other officer of the Village charged with the responsibility of issuing the Notes, shall provide an appropriate certificate of the Village as of the Closing, for inclusion in the transcript of proceedings, certifying that it can and covenanting that it will comply with the provisions of the Code and Regulations.

Further, it is the intent of the Village to take all reasonable and lawful actions to comply with any new tax laws enacted so that the Notes will continue to be obligations described in Section 103(a) of the Code, the interest on which is excluded from gross income for federal income tax purposes.

The Village anticipates that the Notes will qualify for the construction expenditure exemption from the rebate requirements of the Code. The Village Clerk or other officer of the

Village charged with the responsibility of issuing the Notes, shall provide an appropriate certificate of the Village as of the Closing, for inclusion in the transcript of proceedings, with respect to said exemption from the rebate requirements, and said Village Clerk or other officer is hereby authorized to make any election on behalf of the Village in order to comply with the rebate requirements of the Code. If, for any reason, the Village did not qualify for any exemption from the rebate requirements of the Code, the Village covenants that it would take all necessary steps to comply with such requirements.

The Village hereby designates the Notes to be “qualified tax-exempt obligations” pursuant to the provisions of Section 265(b)(3) of the Code and in support of such designation, the Village Clerk or other officer of the Village charged with the responsibility for issuing the Notes, shall provide an appropriate certificate of the Village, all as of the Closing.

Section 12. Persons Treated as Owners; Transfer of Notes. The fiscal agent appointed in Section 15 hereof shall keep books for the registration and for the transfer of the Notes. The person in whose name any Note shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes and payment of either principal or interest on any Note shall be made only to the registered owner thereof. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Note to the extent of the sum or sums so paid.

Any Note may be transferred by the registered owner thereof by surrender of the Note at the office of said fiscal agent, duly endorsed for the transfer or accompanied by an assignment duly executed by the registered owner or his attorney duly authorized in writing. Upon such transfer, said fiscal agent shall execute and deliver in the name of the transferee or transferees a new Note or Notes of a like aggregate principal amount, series and maturity and said fiscal agent shall record the name of each transferee in the registration book. No registration shall be made to bearer. Said fiscal agent shall cancel any Note surrendered for transfer.

The Village shall cooperate in any such transfer, and the Village President and Village Clerk are authorized to execute any new Note or Notes necessary to effect any such transfer.

The 15th day of each calendar month next preceding each interest payment date shall be the record date for the Notes. Payment of interest on the Notes on any interest payment date shall be made to the registered owners of the Notes as they appear on the registration book of the Village maintained by said fiscal agent at the close of business on the corresponding record date.

Section 13. Utilization of The Depository Trust Company Book-Entry-Only-System. In order to make the Notes eligible for the services provided by The Depository Trust Company, New York, New York (“DTC”), the Village has heretofore agreed to the applicable provisions set forth in the DTC Blanket Issuer Letter of Representation and an official of the Village has executed such Letter of Representation and delivered it to the DTC on behalf of the Village.

Section 14. Execution of the Notes. The Notes shall be issued in typewritten form, one Note for each maturity, executed on behalf of the Village by the manual or facsimile signatures of the Village President and Village Clerk (except that one of the foregoing signatures shall be manual), sealed with its official or corporate seal, if any, and delivered to the Purchaser upon payment to the Village of the purchase price thereof, plus accrued interest to the date of delivery.

In the event that either of the officers whose signatures appear on the Notes shall cease to be such officers before the delivery of the Notes, such signatures shall, nevertheless, be valid and sufficient for all purposes to the same extent as if they had remained in office until such delivery. The aforesaid officers are hereby authorized to do all acts and execute and deliver all documents as may be necessary and convenient to effectuate the Closing.

Section 15. Payment of the Notes. The principal of and interest on the Notes shall be paid by Bond Trust Services Corporation, Roseville, Minnesota, which is hereby appointed as the Village's registrar and fiscal agent pursuant to the provisions of Section 67.10(2), Wisconsin Statutes (the "Fiscal Agent"). The Fiscal Agency Agreement between the Village and the Fiscal Agent shall be substantially in the form attached hereto as Exhibit C and incorporated herein by this reference.

Section 16. Continuing Disclosure. The Village hereby covenants and agrees that it will comply with and carry out all of the provisions of its Continuing Disclosure Certificate, which the Village will execute and deliver on the Closing Date. Any Noteholder may take such actions as may be necessary and appropriate, including seeking mandate or specific performance by court order, to cause the Village to comply with its obligations under this Section.

Section 17. Conflicting Resolutions; Severability; Effective Date. All prior resolutions, rules or other actions of the Village or any parts thereof in conflict with the provisions hereof shall be, and the same are, hereby rescinded insofar as the same may so conflict. In the event that any one or more provisions hereof shall for any reason be held to be illegal or invalid, such illegality or invalidity shall not affect any other provisions hereof. The foregoing shall take effect immediately upon adoption and approval in the manner provided by law.

Adopted this 16th day of September, 2024.

Dean Wolter,
Village President

ATTEST:

Donna Ott,
Village Clerk

EXHIBIT A

Village of Germantown

\$2,790,000 General Obligation Promissory Notes, Series 2024B

Issue Summary

Dated November 7, 2024

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
11/07/2024	-	-	-	-	-
03/01/2025	200,000.00	3.790%	32,904.99	232,904.99	-
09/01/2025	-	-	48,165.25	48,165.25	281,070.24
03/01/2026	225,000.00	3.790%	48,165.25	273,165.25	-
09/01/2026	-	-	43,901.50	43,901.50	317,066.75
03/01/2027	260,000.00	3.670%	43,901.50	303,901.50	-
09/01/2027	-	-	39,130.50	39,130.50	343,032.00
03/01/2028	265,000.00	3.640%	39,130.50	304,130.50	-
09/01/2028	-	-	34,307.50	34,307.50	338,438.00
03/01/2029	275,000.00	3.610%	34,307.50	309,307.50	-
09/01/2029	-	-	29,343.75	29,343.75	338,651.25
03/01/2030	300,000.00	3.750%	29,343.75	329,343.75	-
09/01/2030	-	-	23,718.75	23,718.75	353,062.50
03/01/2031	305,000.00	3.750%	23,718.75	328,718.75	-
09/01/2031	-	-	18,000.00	18,000.00	346,718.75
03/01/2032	305,000.00	3.750%	18,000.00	323,000.00	-
09/01/2032	-	-	12,281.25	12,281.25	335,281.25
03/01/2033	325,000.00	3.750%	12,281.25	337,281.25	-
09/01/2033	-	-	6,187.50	6,187.50	343,468.75
03/01/2034	330,000.00	3.750%	6,187.50	336,187.50	-
09/01/2034	-	-	-	-	336,187.50
Total	\$2,790,000.00	-	\$542,976.99	\$3,332,976.99	-

Yield Statistics

Bond Year Dollars	\$14,558.50
Average Life	5.218 Years
Average Coupon	3.7296218%
Net Interest Cost (NIC)	3.9595905%
True Interest Cost (TIC)	3.9936113%
Bond Yield for Arbitrage Purposes	3.7294187%
All Inclusive Cost (AIC)	4.5892600%

IRS Form 8038

Net Interest Cost	3.7296218%
Weighted Average Maturity	5.218 Years

EXHIBIT B

(Form of Note)

REGISTERED
NO. R-__

UNITED STATES OF AMERICA
STATE OF WISCONSIN
WASHINGTON COUNTY
VILLAGE OF GERMANTOWN
GENERAL OBLIGATION PROMISSORY NOTE, SERIES 2024B

MATURITY DATE:	ORIGINAL DATE OF ISSUE:	INTEREST RATE:	CUSIP:
MARCH 1, 20__	_____, 2024	_____%	374118__

DEPOSITORY OR ITS NOMINEE NAME: CEDE & CO.

PRINCIPAL AMOUNT: _____ DOLLARS
(\$_____)

KNOW ALL MEN BY THESE PRESENTS, that the Village of Germantown, Washington County, Wisconsin (the "Village"), hereby acknowledges itself to owe and for value received promises to pay to the Depository or its Nominee Name (the "Depository") identified above (or to registered assigns), on the maturity date identified above, the principal amount identified above, and to pay interest thereon at the rate of interest per annum identified above, all subject to the provisions set forth herein regarding redemption prior to maturity. Interest is payable semi-annually on March 1 and September 1 of each year commencing March 1, 2025 until the aforesaid principal amount is paid in full. Both the principal of and interest on this Note are payable in lawful money of the United States by Bond Trust Services Corporation, Roseville, Minnesota, the fiscal agent appointed by the Village pursuant to the provisions of Section 67.10(2), Wisconsin Statutes, to act as bond registrar and paying agent (the "Bond Registrar"). The principal of this Note shall be payable only upon presentation and surrender of the Note at the office of the Bond Registrar. Interest payable on any interest payment date shall be paid by wire transfer to the Depository in whose name this Note is registered on the Bond Register maintained by the Bond Registrar at the close of business on the 15th day of the calendar month next preceding the semi-annual interest payment date (the "Record Date").

For the prompt payment of this Note together with interest hereon as aforesaid and for the levy of taxes sufficient for that purpose, the full faith, credit and resources of the Village are hereby irrevocably pledged.

This Note is one of an issue of Notes aggregating the principal amount of \$2,790,000, all of which are of like tenor, except as to denomination, interest rate, maturity date and redemption provision, issued by the Village pursuant to the provisions of Chapter 67, Wisconsin Statutes, for the purpose of paying the costs of water system improvements and Tax Incremental District No. 8 project costs, all as authorized by a resolution of the Village Board duly adopted by said

governing body at a meeting held on September 16, 2024. Said resolution is recorded in the official minutes of the Village Board for said date.

At the option of the Village, the Notes maturing on March 1, 20__ and thereafter are subject to redemption prior to maturity on March 1, 20__ or on any date thereafter. Said Notes are redeemable as a whole or in part, from maturities selected by the Village and within each maturity by lot (as selected by the Depository), at the principal amount thereof, plus accrued interest to the date of redemption.

In the event the Notes are redeemed prior to maturity, as long as the Notes are in book-entry-only form, official notice of the redemption will be given by mailing a notice by registered or certified mail, or overnight express delivery, to the Depository not less than thirty (30) days nor more than sixty (60) days prior to the redemption date. If less than all the Notes of a maturity are to be called for redemption, the Notes of such maturity to be redeemed will be selected by lot. Such notice will include but not be limited to the following: the designation, date and maturities of the Notes called for redemption, CUSIP numbers, and the date of redemption. Any notice mailed as provided herein shall be conclusively presumed to have been duly given, whether or not the Depository receives the notice. The Notes shall cease to bear interest on the specified redemption date, provided that federal or other immediately available funds sufficient for such redemption are on deposit at the office of the Depository at that time. Upon such deposit of funds for redemption the Notes shall no longer be deemed to be outstanding.

It is hereby certified and recited that all conditions, things and acts required by law to exist or to be done prior to and in connection with the issuance of this Note have been done, have existed and have been performed in due form and time; that the aggregate indebtedness of the Village, including this Note and others issued simultaneously herewith, does not exceed any limitation imposed by law or the Constitution of the State of Wisconsin; and that a direct annual irrepealable tax has been levied sufficient to pay this Note, together with the interest thereon, when and as payable. It is hereby further certified that the Village has designated this Note to be a "qualified tax-exempt obligation" pursuant to the provisions of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

This Note is transferable only upon the books of the Village kept for that purpose at the office of the Bond Registrar. In the event that the Depository does not continue to act as depository for the Notes, and the Village Board appoints another depository, new fully registered Notes in the same aggregate principal amount shall be issued to the new depository upon surrender of the Notes to the Bond Registrar, in exchange therefor and upon the payment of a charge sufficient to reimburse the Village for any tax, fee or other governmental charge required to be paid with respect to such registration. The Bond Registrar shall not be obliged to make any transfer of the Notes (i) after the Record Date, (ii) during the fifteen (15) calendar days preceding the date of any publication of notice of any proposed redemption of the Notes, or (iii) with respect to any particular Note, after such Note has been called for redemption. The Village and the Bond Registrar may treat and consider the Depository in whose name this Note is registered as the absolute owner hereof for the purpose of receiving payment of, or on account of, the principal or redemption price hereof and interest due hereon and for all other purposes whatsoever.

IN WITNESS WHEREOF, the Village of Germantown, Washington County, Wisconsin, by its governing body, has caused this Note to be executed for it and in its name by the signatures of its duly qualified Village President and Village Clerk; and to be sealed with its official or corporate seal, if any, all as of the 7th day of November, 2024.

(SEAL)

By: _____
Dean Wolter,
Village President

By: _____
Donna Ott,
Village Clerk

ASSIGNMENT

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

(Name and Address of Assignee)

(Social Security or other Identifying Number of Assignee)

the within Note and all rights thereunder and hereby irrevocably constitutes and appoints _____, Legal Representative, to transfer said Note on the books kept for registration thereof, with full power of substitution in the premises.

Dated: _____

Signature Guaranteed:

(e.g. Bank, Trust Company
or Securities Firm)

(Depository or its Nominee
Name)

(Authorized Officer)

NOTICE: The above-named
Depository or its Nominee Name must
correspond with the name as it appears upon
the face of the within Note in every
particular, without alteration or enlargement
or any change whatever.

EXHIBIT C

FISCAL AGENCY AGREEMENT

THIS AGREEMENT is made and entered into the ___ day of _____, 2024, by and between the Village of Germantown, Washington County, Wisconsin (the “Village”), and Bond Trust Services Corporation, Roseville, Minnesota (the “Agent”).

WITNESSETH:

WHEREAS, the Village has authorized the borrowing of the sum of TWO MILLION SEVEN HUNDRED NINETY THOUSAND DOLLARS (\$2,790,000) pursuant to Section 67.12(12) Wisconsin Statutes, and a resolution adopted by the Village Board on September 16, 2024 and has authorized the issuance and sale of \$2,790,000 principal amount of general obligation promissory notes to evidence such indebtedness (the “Obligations”). The Obligations shall be designated “General Obligation Promissory Notes, Series 2024B”; shall be dated _____, 2024; shall bear interest and shall mature on March 1 of each year, in the years and principal amounts as set forth on Exhibit A attached hereto and incorporated herein by this reference. Interest shall be payable on March 1 and September 1 of each year commencing on March 1, 2025 until the principal of the Obligations is paid in full or discharged;

WHEREAS, the Village is issuing the Obligations in registered form pursuant to Section 149 of the Internal Revenue Code of 1986, as amended, and any applicable income tax regulations; and,

WHEREAS, pursuant to the aforesaid resolution or resolutions and Section 67.10(2), Wisconsin Statutes, the Village Board of the Village has authorized the appointment of the Agent as Fiscal Agent of the Village for the purpose of performing any or all of the following functions with respect to the Obligations: paying the principal of and interest on the Obligations; accounting for such payments; registering, authenticating, transferring, and canceling the Obligations; and maintaining a registration book in addition to other applicable responsibilities all in accordance with the provisions of Section 67.10(2), Wisconsin Statutes.

NOW, THEREFORE, the Village and the Agent do hereby agree as follows:

I. APPOINTMENT

The Agent is hereby appointed Fiscal Agent of the Village with respect to the Obligations for the purpose of performing such of the responsibilities stated in Section 67.10(2)(a), Wisconsin Statutes, as are delegated herein or as may be otherwise specifically delegated in writing to the Fiscal Agent by the Village.

II. INVESTMENT RESPONSIBILITY

The Fiscal Agent shall not be under any obligation to invest funds held for the payment of interest or principal on the Obligations.

III. PAYMENTS

At least one (1) business day before each semi-annual interest payment date (commencing with the first interest payment date and continuing thereafter until the principal of and interest on the Obligations should have been fully paid or prepaid in accordance with their terms) the Village agrees to and shall pay to the Fiscal Agent, in immediately available funds, a sum equal to the amount payable as principal of and the premium, if any, and interest on the Obligations on such semi-annual interest payment date. Said semi-annual interest and/or principal payment dates and amounts are set forth in Exhibit A which is attached hereto and incorporated herein by this reference.

IV. CANCELLATION

In every case of the surrender of any Obligation for the purpose of payment, the Fiscal Agent shall cancel and destroy the same and deliver to the Village a certificate regarding such cancellation, setting forth an accurate description of the Obligation, specifying its number, date, purpose, amount, rate of interest, and payment date and stating the date and amount of each payment of principal or interest thereon. The Fiscal Agent shall also cancel and destroy Obligations presented for transfer or exchange and deliver a certificate with respect to such transfer or exchange to the Village. The Fiscal Agent shall be permitted to microfilm, or otherwise photocopy and record said canceled Obligations.

V. REGISTRATION BOOK

Fiscal Agent shall maintain in the name of the Village a Registration Book containing the names and addresses of all registered owners of the Obligations. The Fiscal Agent shall keep confidential said information in accordance with applicable banking and governmental regulations.

VI. INTEREST PAYMENT

Payment of each installment of interest shall be made to the registered owner who shall appear on the Registration Book at the close of business on the 15th day of the calendar month next preceding the interest payment date and shall be paid by check or draft of the Fiscal Agent mailed to such registered owner at his address as it appears in such Registration Book or at such other address as may be furnished in writing by such registered owner to the Fiscal Agent.

VII. PAYMENT OF PRINCIPAL

Principal shall be paid to the registered owner of an Obligation upon surrender of the Obligation on or after its maturity or redemption date.

VIII. REDEMPTION NOTICE

In the event the Village exercises its option, if any, to redeem any of the Obligations, the Village shall direct the Fiscal Agent to give notice of such redemption by registered or certified mail at least thirty days prior to the date fixed for redemption to the registered owner of each Obligation to be redeemed in whole or in part at the address shown in the Registration Book. Such direction shall be given at least thirty-five days prior to such redemption date.

In addition, in accordance with the recommendations of the Securities and Exchange Commission, the Fiscal Agent shall give notice of any call for redemption to all registered securities depositories and to a national information service that disseminates notices of redemption of such Obligations, but neither a defect in this additional notice nor any failure to give all or any portion of such additional notice shall in any manner defeat the effectiveness of a call for redemption.

IX. UTILIZATION OF THE DEPOSITORY TRUST COMPANY

The Depository Trust Company's Book-Entry-Only system is to be utilized for the obligations. The Fiscal Agent agrees to comply with the provisions of the attached Blanket Village Letter of Representation which has been executed and delivered to The Depository Trust Company by the Village.

X. TRANSFER AND EXCHANGE OF OBLIGATIONS

The Fiscal Agent shall transfer Obligations upon presentation of a written assignment duly executed by the registered owner or by such owner's duly authorized legal representative. Upon such transfer, a new registered Obligation of authorized denomination or denominations in the same aggregate principal amount shall be issued to the transferee in exchange thereof, and the name of such transferee shall be entered as the new registered owner in the Registration Book. Upon request of the registered owner, the Fiscal Agent shall exchange Obligations of the issue for a like aggregate principal amount of Obligations of the same maturity in authorized whole integral multiples of \$5,000.

The Obligations shall be numbered 1 and upward. Upon any transfer or exchange, the Obligation or Obligations issued shall bear the next highest consecutive unused number or numbers.

XI. STATEMENTS

The Fiscal Agent shall furnish the Village with an accounting of payments received and made and funds on hand annually upon reasonable request.

XII. FEES

The Village agrees to pay the Fiscal Agent fees in accordance with the fee schedule provided by the Fiscal Agent which is attached hereto as Exhibit B and incorporated herein by this reference until the final principal payment (or redemption date in the event the Village exercises its option, if any, to redeem the Obligations). Such fees are payable on the dates principal is due or pursuant to statements provided to the Village by the Fiscal Agent. In the event the Village exercises its option, if any, to redeem the Obligations, the Fiscal Agent shall be reimbursed for mailing costs related therewith.

XIII. MISCELLANEOUS

(a) Nonpresentment of Checks. In the event the check or draft mailed by the Fiscal Agent to the registered owner is not presented for payment within six years of its date, then the monies representing such nonpayment shall be returned to the Village or to such board, officer or body as may then be entitled by law to receive the same, together with the name of the registered owner of the Obligation and the last mailing address of record. Thereafter, the Fiscal Agent shall not be responsible for the payment of such check or draft.

(b) Resignations; Successor Fiscal Agent. Fiscal Agent may at any time resign by giving not less than sixty days written notice to Village. Upon receiving such notice of resignation, the Village shall promptly appoint a successor Fiscal Agent by an instrument in writing executed by order of its governing body. If no successor Fiscal Agent shall have been so appointed and have accepted appointment within sixty days after such notice of resignation, the resigning Fiscal Agent may petition any court of competent jurisdiction for the appointment of a successor fiscal agent. Such court may thereupon, after such notice, if any, as it may deem proper and prescribes, appoint a successor fiscal agent.

Any successor fiscal agent shall be qualified to act pursuant to Section 67.10(2), Wisconsin Statutes, as amended.

Any successor fiscal agent shall execute, acknowledge and deliver to the Village and to its predecessor fiscal agent an instrument accepting such appointment hereunder, and thereupon the resignation of the predecessor fiscal agent shall become effective and such successor fiscal agent, without any further act, deed or conveyance, shall become vested with all the rights, powers, trusts, duties and obligations of its predecessor, with like effect as if originally named as fiscal agent herein; but nevertheless, on written request of Village, or on the request of the successor, the fiscal agent ceasing to act shall execute and deliver an instrument transferring to such successor fiscal agent, all the rights, powers, and trusts of the fiscal agent so ceasing to act. Upon the request of any such successor fiscal agent, the Village shall execute any and all instruments in writing for more fully and certainly vesting in and confirming to such successor fiscal agent all such rights, powers and duties. Any predecessor fiscal agent shall pay over to its successor fiscal agent any funds of the Village.

(c) Termination. This Agreement shall terminate six years after the last principal payment on the Obligations is due whether by maturity or earlier redemption or the final discharge of the Village's responsibilities for payment of the Obligations, whichever is later. The parties realize that any funds hereunder as shall remain upon termination shall be turned over to the Village after deduction of any unpaid fees and disbursements of Fiscal Agent. Termination of this Agreement shall not, of itself, have any effect on Village's obligation to pay the outstanding Obligations in full in accordance with the terms thereof.

(d) Execution. This Agreement shall be executed on behalf of the Village and the Agent by their duly authorized officers. This Agreement may be executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same agreement.

IN WITNESS WHEREOF, the parties have executed this Agreement, being duly authorized so to do, each in the manner most appropriate to it, on the date first above written.

SIGNATURE PAGE TO THE FISCAL AGENCY AGREEMENT

VILLAGE OF GERMANTOWN
WASHINGTON COUNTY, WISCONSIN

By: _____
Dean Wolter,
Village President

(SEAL)

And: _____
Donna Ott,
Village Clerk

SIGNATURE PAGE TO THE FISCAL AGENCY AGREEMENT

BOND TRUST SERVICES CORPORATION
ROSEVILLE, MINNESOTA

By: _____
_____(Name)
_____(Title)

And: _____
_____(Name)
_____(Title)

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Presentation

ITEM TITLE: Selection of Division Road Reconstruction Alternative

SUBMITTED BY: Matthew Mortwedt, Public Works Director

SUMMARY EXPLANATION:

The Village Board authorized staff to contract with a consultant for public information meetings and preparation of design concepts for Division Road from Mequon Road to County Line Road. Two public information meetings were held this summer and well attended by the public. The first meeting had 28 people sign in, and the second meeting had 55 people sign in at the Village Boardroom with numerous comments. An online survey was also prepared, and 41 comments were received. In general, the themes of safety for pedestrians and speeding were predominant. These comments are attached along with meeting summary memos by the consultant, a traffic engineer.

Based on traditional approaches by the Village of Germantown, three options were presented:

- Full Reconstruction with new base, full replacement of paths, and new curb and gutter;
- Pulverize Existing Asphalt and Reconstruct with select base replacement, select path replacement, select curb and gutter replacement/extensions;
- Mill and Overlay without base improvements, without path improvements.

The costs estimated for these options range from \$7.4m to \$1.5m. For each of the options outlined in the table, borrowing is expected.

A summary of the alternatives presented at the PIM are in the table below and detailed costs estimates are attached.

Option	Alternative	Roadlife	Estimate	Description
1	Mill and Overlay	5-10 years	\$1.5m	No Path Work
2	Pulverize and Reconstruct	15-20 years	\$2.4m	Selective work on Paths, Curb and Gutter
3	Full Reconstruction	25-30 years	\$7.4m	Full replacement of paths with new curb and gutter

For the three options outlined in the table, staff is seeking direction from the Public Works and Highways Committee in addition to the Village Board, to begin with design once the 2025 budget is approved.

Finally, of the three options outlined in the table, for a **Full Reconstruction**, we would anticipate contracting for consultant services due to village staff workload. This consultant services design contract would be similar to recent design projects, such as the Holy Hill Road project (from Interstate 41 to Goldendale Road) and Donges Bay

Road project (from Fond du Lac to Wausaukee).

Mill-and-Overlay or **Pulverize-and-Reconstruct** both require less effort but may still require consultant services, especially as path and pedestrian improvements are considered. Mill and Overlay would not require survey, however pulverize and reconstruct would require survey to design the curb work, pathway work and any select storm sewer/drainage work.

ATTACHMENT:

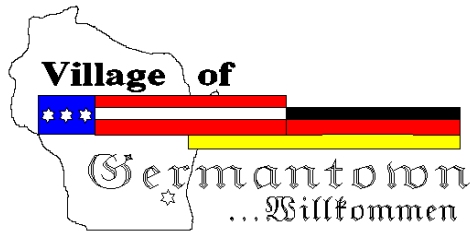
1. 2024-08-26_Division Road Engineering Memo
2. 3 - Cost Estimate - Option 1 - Mill & Overlay
3. 3 - Cost Estimate - Option 2 - Pulverize and Reconstruct
4. 3 - Cost Estimate - Option 3 - Full Reconstruct
5. 1 - 240626_Division Road_PIM #1 Debrief Presentation_edited
6. 2 - 240730_Division Road PIM #2 Debrief_edited
7. Division Road VB Presentation - 091624

STAFF RECOMMENDATION:

Pass a motion recommending an approach for the Village Board to consider.

ACTION BY Committee:

The PWHC passed a motion recommending the middle option of pulverize and reconstruct.



Engineering Department Memorandum

To: Matt Mortwedt, Director of Public Works

From: Kevin Driscoll, PE, Village Engineer

Date: August 26, 2024

Re: Division Road Public Information Meeting and Conceptual Design Summary

The Village Board authorized staff to contract with a consultant for public information meetings and preparation of design concepts for Division Road from Mequon Road to County Line Road. Two public information meetings were held this summer and well attended by the public. The first meeting had 28 people sign in, and the second meeting had 55 people sign in at the Village Board room with numerous comments. An online survey was also prepared, and 41 comments were received. In general, the themes of safety for pedestrians and speeding were predominant. These comments are attached along with meeting summary memos by the consultant, a traffic engineer.

Based on traditional approaches by the Village of Germantown, three options were presented:

- Full Reconstruction with new base, full replacement of paths, and new curb and gutter;
- Pulverize Existing Asphalt and Reconstruct with select base replacement, select path replacement, select curb and gutter replacement/extensions;
- Mill and Overlay without base improvements, without path improvements.

The costs estimated for these options range from \$7.4m to \$1.5m. For each of the options outlined in the table, borrowing is expected.

A summary of the alternatives presented at the PIM are in the table below and detailed costs estimates are attached.

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3	Full Reconstruction	25-30 years	\$7.4m	Full replacement of paths with new curb and gutter

For the three options outlined in the table, Staff is seeking direction from the Public Works and Highways Committee in addition to the Village Board, to begin with design once the 2025 budget is approved budget.

Finally, of the three options outlined in the table, for a **Full Reconstruction**, we would anticipate contracting for consultant services due to village staff workload. This consultant services design

August 29, 2024

contract would be similar to recent design projects, such as the Holy Hill Road project (from Interstate 41 to Goldendale Road) and Donges Bay Road project (from Fond du Lac to Wausaukee).

Mill-and-Overlay or **Pulverize-and-Reconstruct** both require less effort but may still require consultant services, especially as path and pedestrian improvements are considered. Mill and Overlay would not require survey, however pulverize and reconstruct would require survey to design the curb work, pathway work and any select storm sewer/drainage work.

Major Project
Conceptual Cost Estimate
SUMMARY
Version 3.6

Project I.D. Highway Project Title Project Limits	Division Road Conceptual Designs		
	County Line Road to Menquon Road		
	Village of Germantown		
	Washington County		
Estimate Date (MM/DD/YYYY)	6/11/2024	Start Construction (20xx)	2026
	2025		2026
Start Preliminary Design Date		End Construction (20xx)	
Alternative #:	Mill and Overlay Alternative		

[Project Scope](#)
[Project Assumptions](#)

ITEM DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	Total
ROADWAY ITEMS				
Milling Pavement (see PAVEMENT tab)	SY	41,655	\$ 2.90	\$121,000
Detectable Warning Fields (see PAVEMENT tab)	SF	656	\$ 50.00	\$33,000
Pavement Markings - Stop Bar (see PAVEMENT tab)	LF	385	\$ 15.00	\$6,000
Pavement Markings - Crosswalk (see PAVEMENT tab)	LF	1,966	\$ 12.00	\$24,000
Pavement Markings - Centerline (see PAVEMENT tab)	LF	22,180	\$ 1.00	\$22,000
Curb and Gutter (see PAVEMENT tab)	LF	2,015	\$ 32.00	\$64,000
Earthwork				
Common	CY	1,059	\$ 18.00	\$19,000
Pavement (see PAVEMENT tab)				
Mainline	TON	5,006	\$ 85.00	\$426,000
Pathway (Asphalt)	TON	413	\$ 180.00	\$74,000
Base (see PAVEMENT tab)				
Mainline, Shoulder, & Pathway	TON	1,293	\$ 20.00	\$26,000
Major Roadway Subtotal (MRS)				\$815,000

ROADWAY ALLOWANCE ITEMS		Historical Data	Estimator Data	Total
Drainage	% of MRS	10.8%	17.70%	\$144,000
Erosion Control & Restoration	% of MRS	9.7%	5.00%	\$41,000
Signals & Lighting	% of MRS	3.3%	0.00%	\$0
Roadway Incidentals	% of MRS	27.1%	10.00%	\$82,000
Signing & Marking	% of MRS	4.3%	1.50%	\$12,000
Traffic Control & Staging	% of MRS	4.5%	3.00%	\$24,000
ITS/ FTMS	% of MRS	1.0%	0.00%	\$0
Allowance Subtotal				\$303,000

STRUCTURES (see STRUCTURE tab)	UNIT	QUANTITY	UNIT PRICE	Total
Structure SubTotal				\$0

SPECIAL CONSTRUCTION ELEMENTS	UNIT	QUANTITY	UNIT PRICE	Total
Special Construction Elements Subtotal				\$0

DESIGN ALLOWANCE		Default	User Input	Engineering and Contingency Costs
	% of Construction Items Subtotal	15.0%		\$168,000
Design Allowance Subtotal				\$168,000

Construction Items Subtotal			\$1,286,000
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MOBILIZATION		Default	User Input	Mobilization Costs
	% of Construction Items Subtotal	11.2%		\$144,000
Mobilization Subtotal				\$144,000

Estimated Construction Let Amount (ECLA)			\$1,430,000
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Total Project Estimate (Current Year \$)			\$1,430,000
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Construction Items Subtotal = Major Roadway Items + Roadway Allowance Items + Structures + Special Construction Elements + Design Allowance
Estimated Construction Let Amount (ECLA) = Construction Items Subtotal + Mobilization
Base Project Estimate= ECLA + Project Delivery Allowance Items + Non-Let Costs
Contingency = Risk Adjustments + Estimate Uncertainty
Total Project Estimate = Base Project Estimate + Contingency

Major Project
Conceptual Cost Estimate
SUMMARY
Version 3.6

Project I.D. Highway Project Title Project Limits	Division Road Conceptual Designs		
	County Line Road to Menquon Road		
	Village of Germantown		
	Washington County		
Estimate Date (MM/DD/YYYY)	6/11/2024	Start Construction (20xx)	2026
Start Preliminary Design Date	2024	End Construction (20xx)	2026
Alternative #:		Pulverize and Relay Alternative	

[Project Scope](#)
[Project Assumptions](#)

ITEM DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	Total
ROADWAY ITEMS				
Pulverizing Pavement (see PAVEMENT tab)	SY	44,863	\$ 2.00	\$90,000
Detectable Warning Fields (see PAVEMENT tab)	SF	656	\$ 50.00	\$33,000
Pavement Markings - Stop Bar (see PAVEMENT tab)	LF	385	\$ 15.00	\$6,000
Pavement Markings - Crosswalk (see PAVEMENT tab)	LF	1,966	\$ 12.00	\$24,000
Pavement Markings - Centerline (see PAVEMENT tab)	LF	22,180	\$ 1.00	\$22,000
Curb and Gutter (see PAVEMENT tab)	LF	2,015	\$ 32.00	\$64,000
Earthwork				
Common	CY	1,059	\$ 18.00	\$19,000
Marsh	CY	-	\$ 18.00	\$0
Rock	CY	-	\$ 18.00	\$0
Borrow	CY	-	\$ 18.00	\$0
EBS	CY	-	\$ 18.00	\$0
Pavement (see PAVEMENT tab)				
Mainline Surface Course	TON	5,480	\$ 85.00	\$466,000
Mainline Binder	TON	8,220	\$ 75.00	\$616,000
Pathway (Asphalt)	TON	413	\$ 180.00	\$74,000
Base (see PAVEMENT tab)				
Mainline, Shoulder, & Pathway	TON	1,293	\$ 20.00	\$26,000
Major Roadway Subtotal (MRS)				\$1,440,000

ROADWAY ALLOWANCE ITEMS		Historical Data	Estimator Data	Total
Drainage	% of MRS	10.8%	10.00%	\$144,000
Erosion Control & Restoration	% of MRS	9.7%	5.00%	\$72,000
Signals & Lighting	% of MRS	3.3%	0.00%	\$0
Roadway Incidentals	% of MRS	27.1%	10.00%	\$144,000
Signing & Marking	% of MRS	4.3%	1.50%	\$22,000
Traffic Control & Staging	% of MRS	4.5%	3.00%	\$43,000
ITS/ FTMS	% of MRS	1.0%	0.00%	\$0
Allowance Subtotal				\$425,000

STRUCTURES (see STRUCTURE tab)	UNIT	QUANTITY	UNIT PRICE	Total
Structure SubTotal				\$0

SPECIAL CONSTRUCTION ELEMENTS	UNIT	QUANTITY	UNIT PRICE	Total
Special Construction Elements Subtotal				\$0

DESIGN ALLOWANCE	% of Construction	Default	User Input	Engineering and Contingency Costs
	Items Subtotal	15.0%		\$280,000
Design Allowance Subtotal				\$280,000

Construction Items Subtotal				\$2,145,000
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MOBILIZATION	% of Construction	Default	User Input	Mobilization Costs
	Items Subtotal	11.2%		\$240,000
Mobilization Subtotal				\$240,000

Estimated Construction Let Amount (ECLA)				\$2,385,000
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Total Project Estimate (Current Year \$)				\$2,385,000
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Construction Items Subtotal = Major Roadway Items + Roadway Allowance Items + Structures + Special Construction Elements + Design Allowance
Estimated Construction Let Amount (ECLA) = Construction Items Subtotal + Mobilization
Base Project Estimate= ECLA + Project Delivery Allowance Items + Non-Let Costs
Contingency = Risk Adjustments + Estimate Uncertainty
Total Project Estimate = Base Project Estimate + Contingency

Major Project
Conceptual Cost Estimate
SUMMARY
Version 3.6

Project I.D. Highway Project Title Project Limits	Division Road Conceptual Designs		
	County Line Road to Menquon Road		
	Village of Germantown		
	Washington County		
Estimate Date (MM/DD/YYYY)	6/11/2024	Start Construction (20xx)	2028
Start Preliminary Design Date	2024	End Construction (20xx)	2029
Alternative #:		Full Reconstruct Alternative	

[Project Scope](#)
[Project Assumptions](#)

ITEM DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	Total
ROADWAY ITEMS				
Removing Pavement (see PAVEMENT tab)	SY	-	\$ 15.00	\$0
Detectable Warning Fields (see PAVEMENT tab)	SF	656	\$ 50.00	\$33,000
Pavement Markings - Stop Bar (see PAVEMENT tab)	LF	385	\$ 15.00	\$6,000
Pavement Markings - Crosswalk (see PAVEMENT tab)	LF	1,966	\$ 12.00	\$24,000
Pavement Markings - Centerline (see PAVEMENT tab)	LF	22,180	\$ 1.00	\$22,000
Curb and Gutter (see PAVEMENT tab)	LF	22,125	\$ 32.00	\$708,000
Earthwork				
Common	CY	25,895	\$ 18.00	\$466,000
EBS	CY	1,862	\$ 18.00	\$34,000
Pavement (see PAVEMENT tab)				
Mainline Surface Course	TON	7,124	\$ 85.00	\$606,000
Mainline Binder	TON	10,686	\$ 75.00	\$801,000
Shared-Use Path (Asphalt)	TON	2,310	\$ 175.00	\$404,000
Base (see PAVEMENT tab)				
Mainline, Shoulder, & Pathway	TON	41,925	\$ 20.00	\$838,000
Major Roadway Subtotal (MRS)				\$3,942,000

ROADWAY ALLOWANCE ITEMS		Historical Data	Estimator Data	Total
Drainage	% of MRS	10.8%	25.00%	\$986,000
Erosion Control & Restoration	% of MRS	9.7%	5.00%	\$197,000
Signals & Lighting	% of MRS	3.3%	0.00%	\$0
Roadway Incidentals	% of MRS	27.1%	10.00%	\$394,000
Signing & Marking	% of MRS	4.3%	2.50%	\$99,000
Traffic Control & Staging	% of MRS	4.5%	5.00%	\$197,000
ITS/ FTMS	% of MRS	1.0%	0.00%	\$0
Allowance Subtotal				\$1,873,000

STRUCTURES (see STRUCTURE tab)	UNIT	QUANTITY	UNIT PRICE	Total
Structure SubTotal				\$0

SPECIAL CONSTRUCTION ELEMENTS	UNIT	QUANTITY	UNIT PRICE	Total
Special Construction Elements Subtotal				\$0

DESIGN ALLOWANCE		Default	User Input	Engineering and Contingency Costs
	% of Construction Items Subtotal	15.0%		\$872,000
Design Allowance Subtotal				\$872,000

Construction Items Subtotal				\$6,687,000
-----------------------------	--	--	--	-------------

MOBILIZATION		Default	User Input	Mobilization Costs
	% of Construction Items Subtotal	11.2%	10.0%	\$669,000
Mobilization Subtotal				\$669,000

Estimated Construction Let Amount (ECLA)				\$7,356,000
--	--	--	--	-------------

Total Project Estimate (Current Year \$)				\$7,356,000
--	--	--	--	-------------

Construction Items Subtotal = Major Roadway Items + Roadway Allowance Items + Structures + Special Construction Elements + Design Allowance
Estimated Construction Let Amount (ECLA) = Construction Items Subtotal + Mobilization
Base Project Estimate= ECLA + Project Delivery Allowance Items + Non-Let Costs
Contingency = Risk Adjustments + Estimate Uncertainty
Total Project Estimate = Base Project Estimate + Contingency

DIVISION ROAD MEQUON ROAD TO COUNTY LINE ROAD



Date of Meeting:

June 20, 2024

Location:

Spassland Park
W160N10000 Colonial Dr,
Germantown, WI 53022

Times:

5-7p.m.

Purpose of Meeting:

The purpose of this Public Involvement Meeting was to inform the community of the conceptual designs for Division Road to help identify areas of safety pedestrian improvements.

Meeting Summary

The meeting was held June 20th from 5 – 7 p.m. at Spassland Park in Germantown. Representatives from The Village of Germantown and Kapur set up the meeting's six exhibits, including two large roll plot maps of the corridor and four exhibits of the six design concepts. A member of the public involvement team was stationed at the sign-in table at the entrance of the pavilion. Attendees had an opportunity to sign-in virtually or manually. An interactive comment form activity to place allowing participants to provide comments on specific areas and boards. Attendees received a comment form and four numbered stickers at arrival and were asked to provide comments by placing one of the dotted number stickers on an exhibit and the other sticker with the same number on their comment form. Staff encouraged attendees to leave their comments on the large roll plot sheets as well as on the combined exhibit board addressing safety issues they see, commenting on concepts they did and didn't like. Table toppers with QR codes encouraging attendees to participate in the Division Road survey were placed around the pavilion on multiple tables. The meeting had a total of 22 attendees who signed-in.

Attachment A - Attendance

Attachment B - Meeting Materials and Exhibits

Attachment C - DOT Sticker Exhibits and Comment Forms

Attachment D - Survey and Survey Results

STAFF:

Village of Germantown

- Kevin Driscoll
- Matt Mortwedt
- Steve Kreklow
- Sokrat Kuri
- Linda Granec
- Jacob Sajdak
- Rick Lamb

Kapur

- Neal Styka
- Athena Kuhl
- Grace Marino

DIVISION ROAD MEQUON ROAD TO COUNTY LINE ROAD



Written Comment Summary

Many people at the meeting shared their ideas about the concepts shared at the public meeting, and what they would like to see happen with Division Road. One of the comments brought up by a few different attendees was the concern of the large trucks currently being able to utilize the roadway, which were not be able to do so in prior years. Residents worry about the wear and tear of the roadway due to the weight of the truck traffic as well as the safety issues this causes.

Many residents wanted to see a continuous path the entire length of this project or added onto the existing path. Many liked the option B.1, with no bike lanes on Division Road, but a widened pathway. Allowing for more space for bicyclists and pedestrians along the pathway. Sidewalks between Wendy Lane and Dotty Way was a comment that many residents' thought is needed.

Several residents mentioned the need for a speed bump or some type of traffic calming measure to assist in slowing down traffic coming from the bend west of Wendy Lane and north of Chippewa Drive. This corner has become a concern with many residents due to incidents that have occurred at the curve causing cars to spin out or end up in the ditch. Residents have seen this as a big safety issue for anyone walking, biking, or motorists.

Survey Summary

Through the survey, we gathered information from the residents about their opinions on Division Road. We had a total of seven participants complete the survey as of 6/25/2024. The survey remains active currently and is up on Germantown's Facebook post from the public involvement meeting.

All participants who took the survey claimed their primary mode of transportation on Division Road was vehicular, however we did have one person mention they would love the ability to walk more along this route. Many of the participants concerns about Division Road circulated around pedestrian crossings, and making the corridor safe for those who are walking along the roadway and speed control.

The survey had residents choose what's most important to them with the Division Road project. Majority of the concerns were about improving pathways conditions as well as updated, improved, or additional pedestrian crossings. Other participants had concerns about traffic calming measures, increased lighting, and increased signage.

Four participants of the survey claimed they had witnessed a crash or near miss along Division Road. The survey asked for identification of the areas along Division Road where they felt the least safe. Many mentioned the curve by Wendy Lane, ditch near the bridge and pedestrian crossings near Donges Bay Road and Revere Lane, and pulling out anywhere along Division Road at the curve between Chippewa Drive and Concord Road.

Overall, the survey gave residents another platform to address their comments on aspects of the project and what they see within there community daily that could aide us during the conceptual process.

Attachment B - Meeting Materials and Exhibits

YOU'RE Invited!



PUBLIC INVOLVEMENT MEETING

The Village of Germantown is hosting a meeting to gather public feedback on the conceptual designs for Division Road, from Mequon Road to County Line Road. *The project aims to enhance roadway conditions, improve safety, and provide pedestrian accommodations along the project limits.*

Join us at the open house meeting to provide your feedback! We'll be showcasing conceptual designs for Division Road on:

- Sidewalk Improvements
- Pedestrian Crossing Improvements
- Typical Section Considerations
- Roadway Improvements

PIM #1:

Spassland Park
W160 N10000 Colonial Drive
Germantown, WI 53022
June 20, 2024
5 p.m. - 7 p.m.

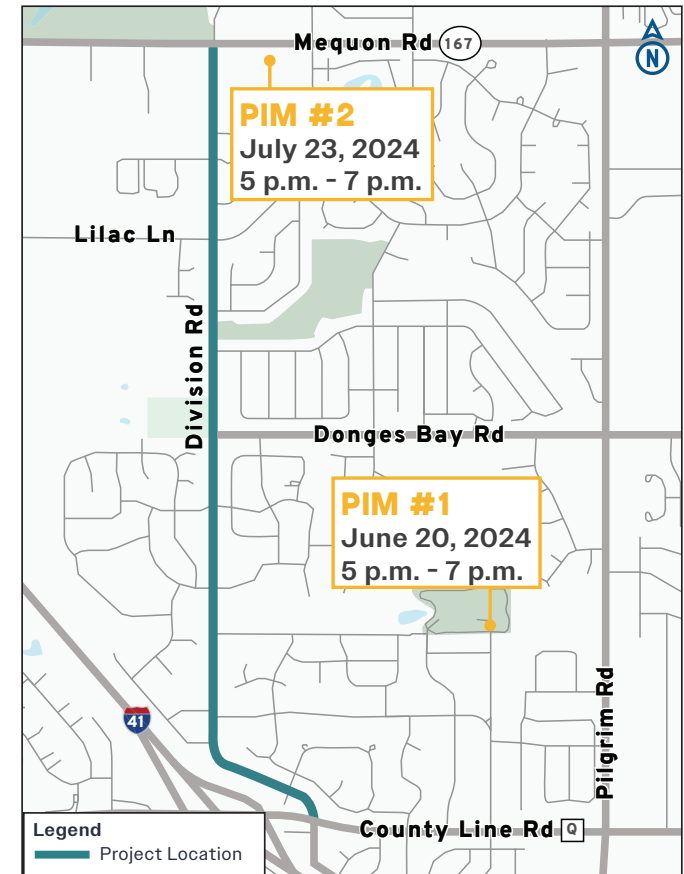
PIM #2:

Germantown Village Hall
N122 W17001 Mequon Road
Germantown, WI 53022
July 23, 2024
5 p.m. - 7 p.m.

PROJECT CONTACTS:

Kevin Driscoll, P.E.
Village Engineer
p: (262) 250-4724
e: kdriscoll@germantownwi.gov

Neal Styka, P.E., PTOE, RSP1
Project Manager
p: (414) 751-7238
e: nstyka@kapurinc.com



Division Road

Mequon Road to County Line Road

Village of



YOU'RE **Invited!** PUBLIC INVOLVEMENT MEETING

PIM #1:

Spassland Park

W160 N10000 Colonial Drive
Germantown, WI 53022

June 20, 2024

5 p.m. - 7 p.m.

PIM #2:

Germantown Village Hall

N122 W17001 Mequon Road
Germantown, WI 53022

July 23, 2024

5 p.m. - 7 p.m.

If you have any
questions about the
meeting or need any
assistance, please
contact:

Neal Styka, P.E., PTOE, RSP1

Project Manager

p: (414) 751-7238

e: nstyka@kapurinc.com

STAY UP TO DATE

Scan the QR code below



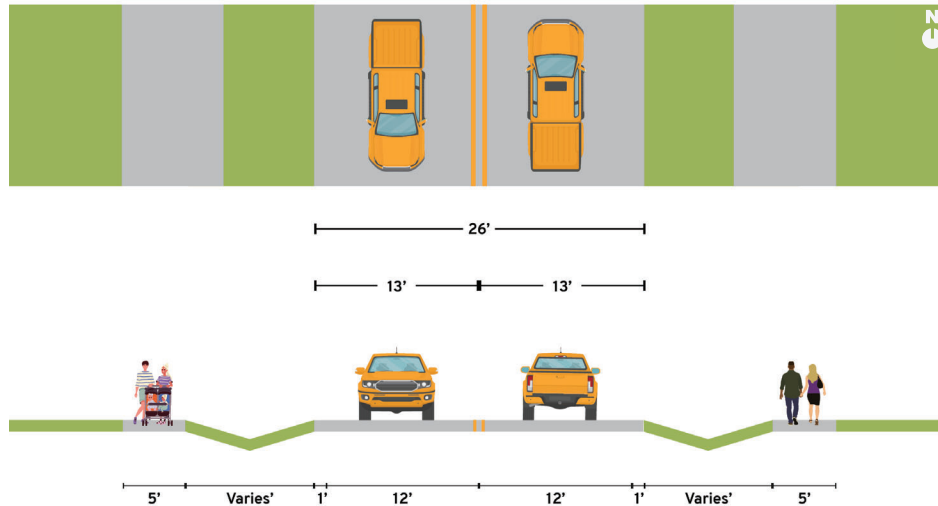
Concept A: PARTIAL RECONSTRUCT

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD



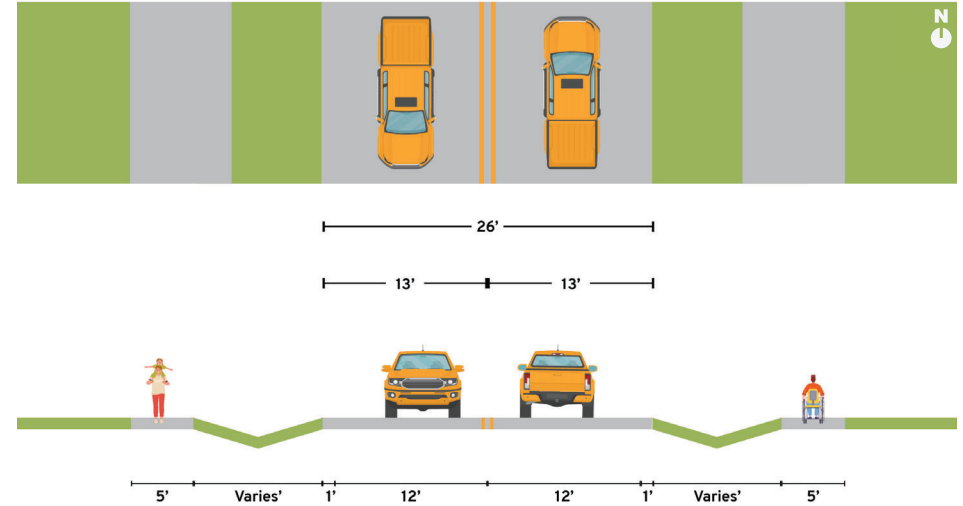
Concept A.1

2-inch mill and 2-inch overlay of asphalt pavement.



Concept A.2

Pulverize and relay with 5 inches of new asphalt pavement.



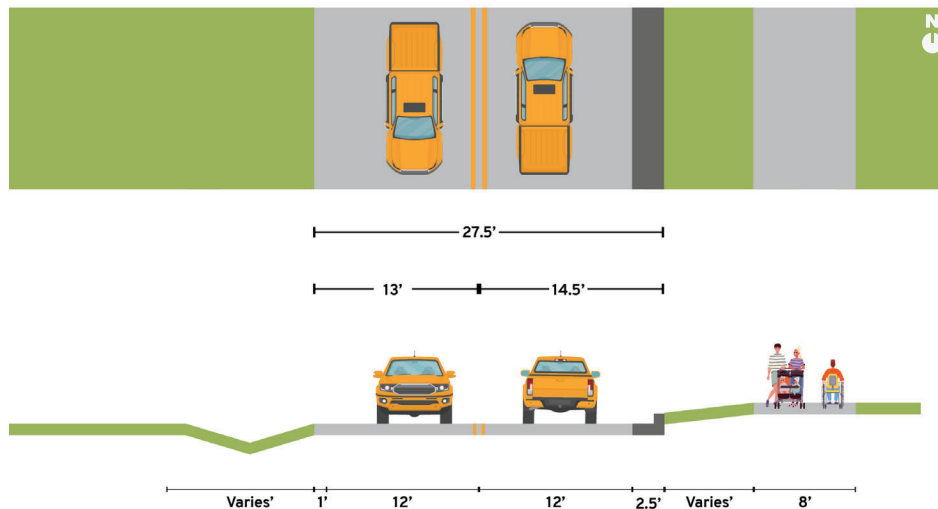
Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept A.1: 2-inch mill and 2-inch overlay of asphalt pavement.	\$\$\$\$	Limited (mill and overlay provides a short-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Short	No	No
Concept A.2: pulverize and relay with 5 inches of new asphalt pavement.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	No

Concept B: HYBRID RECONSTRUCT

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD

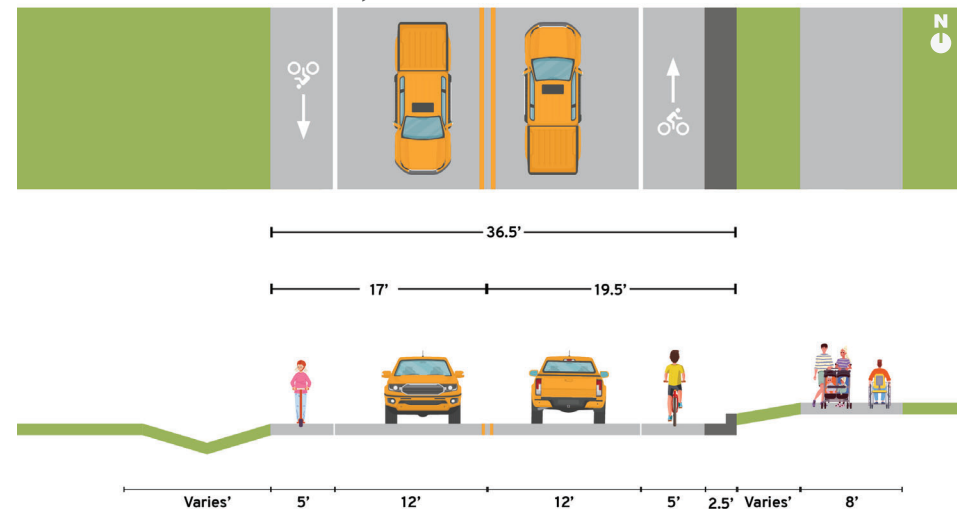
Concept B.1

Pulverize and relay with 5 inches of new asphalt pavement, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.



Concept B.2

Pulverize and relay with 5 inches of new asphalt pavement, 5-foot paved shoulder, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.



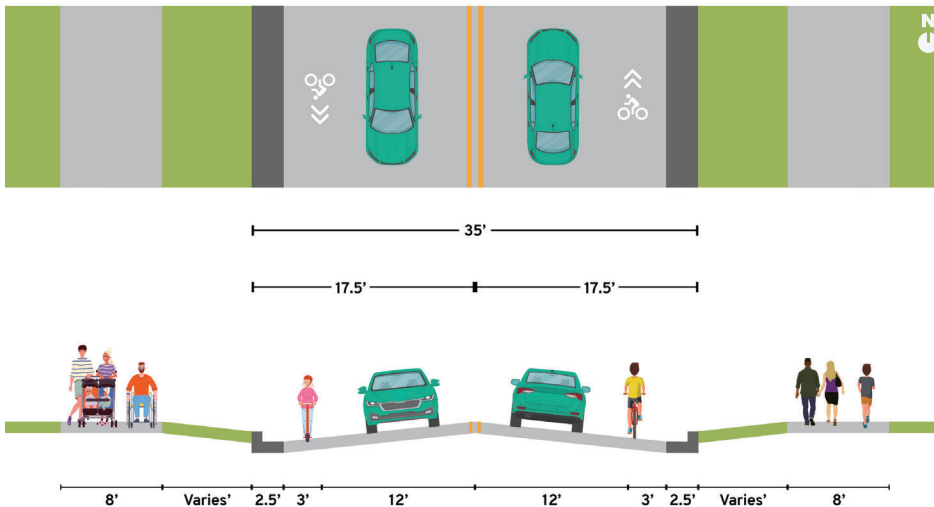
Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept B.1: roadway reconditioning with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	Limited (selectively widens pathways to 8 feet).
Concept B.2: roadway reconditioning, 5-foot paved shoulder with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	Yes (provides a 5-foot paved shoulder).	Limited (selectively widens pathways to 8 feet).

Concept C: FULL RECONSTRUCT

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD

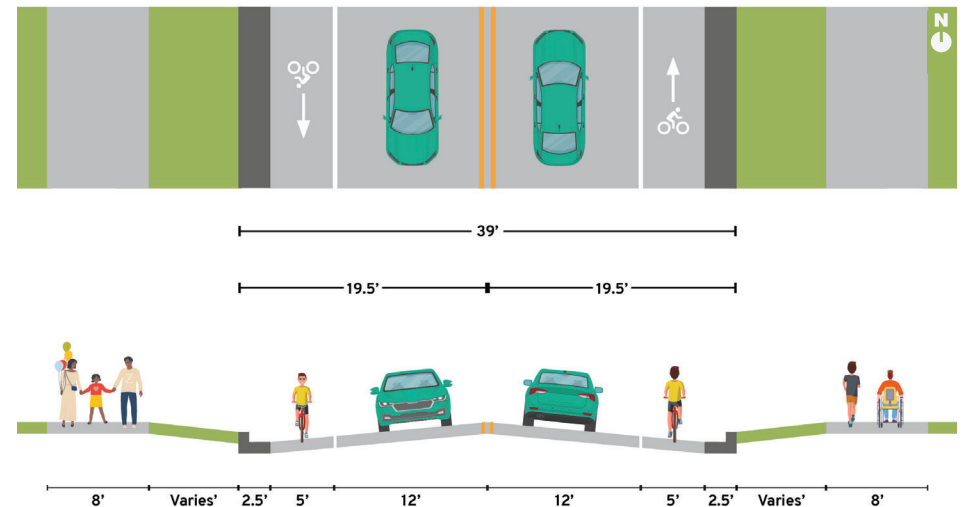
Concept C.1

Full reconstruct with curb & gutter, storm sewer, 3-foot paved shoulder, and new 8-foot pathways.



Concept C.2

Full reconstruct with curb & gutter, storm sewer, 5-foot paved shoulder, and new 8-foot pathways.

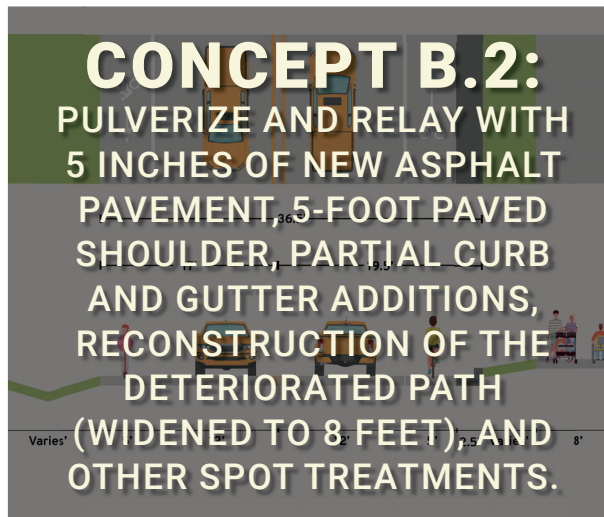
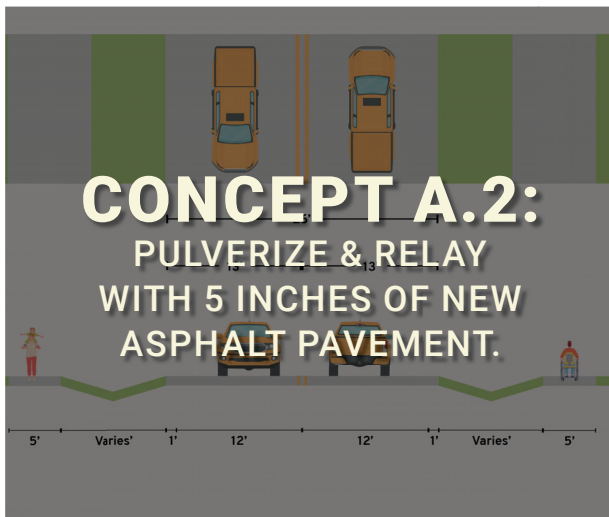
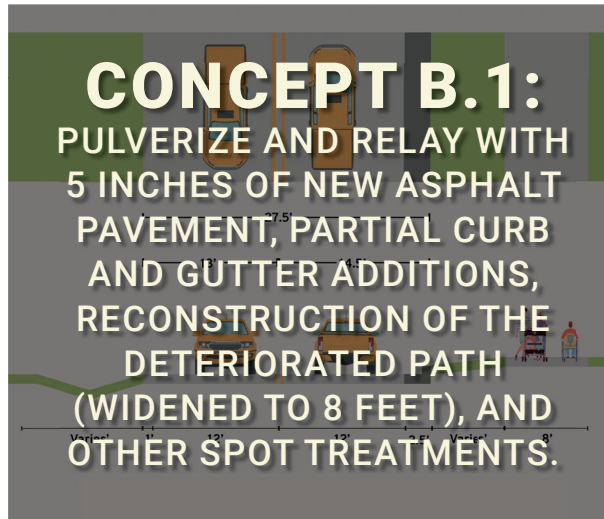
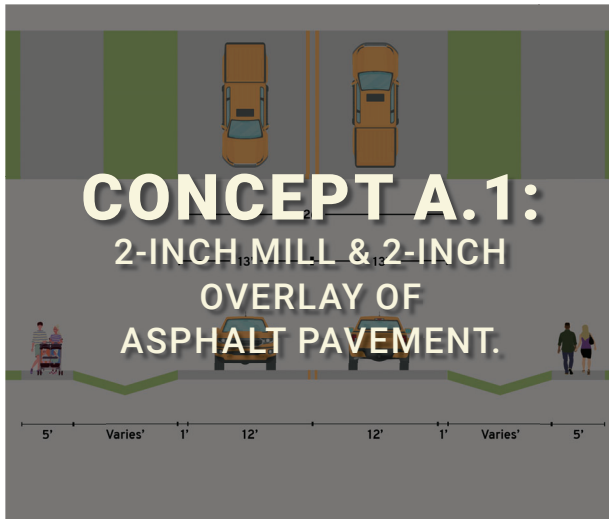


Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept C.1: full reconstruct with curb and gutter, storm sewer, 3-foot paved shoulder, and new 8-foot pathways.	\$\$\$\$	Yes	Limited (provides new crossing across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Long	Limited (provides a 3-foot narrow shoulder).	Yes
Concept C.2: full reconstruct with curb and gutter, storm sewer, 5-foot paved shoulder, and new 8-foot pathways.	\$\$\$\$	Yes	Yes (provides new crossings across Division Road, on-street bike lanes and 8-foot pathways).	Long	Yes (provides a 5-foot paved shoulder).	Yes

Conceptual Designs

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD

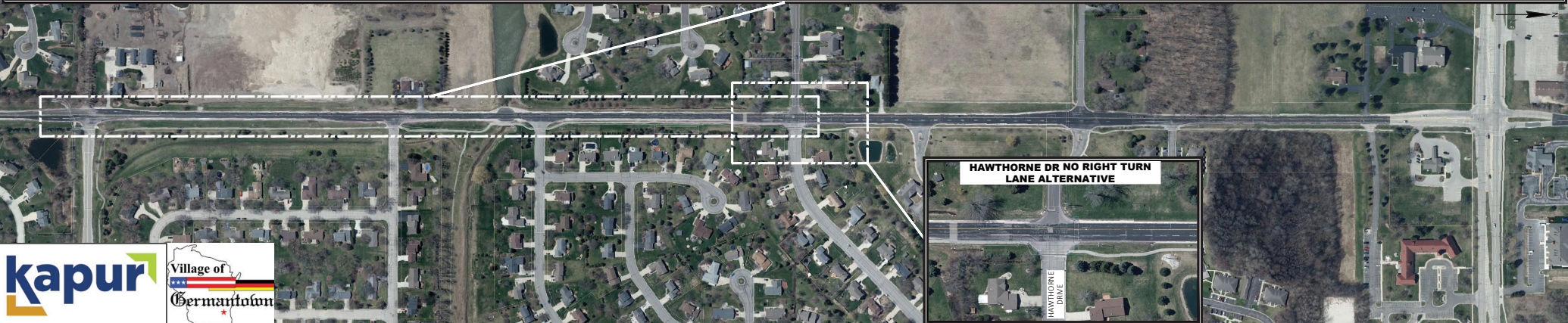
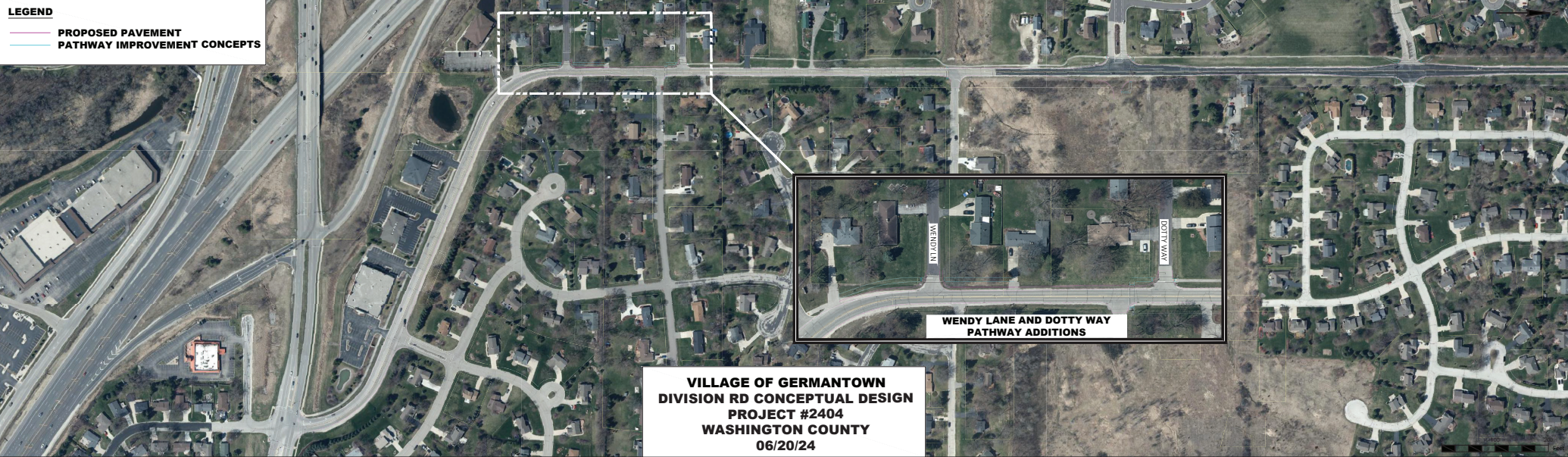
PLACE A STICKER OVER YOUR PREFERRED CONCEPT



LEGEND

PROPOSED PAVEMENT

PATHWAY IMPROVEMENT CONCEPTS



kapur

Village of
German town



Division Road Conceptual Design
(Mequon Road to County Line Road)
Village of Germantown

Comment Input Form

June 20, 2024

Name: _____

Address: _____

Email Address (optional): _____

Place a numbered sticker on the map or exhibit on the comment exhibit near the location for which you would like to comment. Place the second sticker number in the box below and comment in the adjacent spaces:

Comment:

Comment:

Comment:

General Comments:



How to Participate in the Input Exercise

What is the input exercise?

This input exercise is a method of gathering feedback at public meetings. Numbered stickers are used to identify specific locations and/or issues on the maps/exhibits. This allows the project team to easily identify the location of the issue/comment.

What am I supposed to do?

This is a simple and interactive exercise. All that is required of you is to place a numbered sticker on the map or exhibit labeled “**comment exhibit**” near the location of the issue you would like to comment on. Place the same dot number sticker in a box on the input form and write your comment next to the number. It’s that easy.

If you have a general comment, write it on the bottom of the form in the general comments section.

What types of issues should I comment on?

There is no limit to the comments that can be provided, however, some examples of issues that are related to transportation and land use could include:

- Pedestrian crossing concerns such as convenience or accessibility.
- Important areas for future roadway or pathway maintenance.
- Areas where safety is a concern because of the number of crashes or unsafe conditions.

Example:

Place the colored dot number in this box.

23

I would like to see updated pedestrian crossings along Division Road.

DIVISION ROAD
MEQUON ROAD TO COUNTY LINE ROAD



**SCAN THE QR CODE TO
TAKE THE DIVISION ROAD
SURVEY TODAY!**



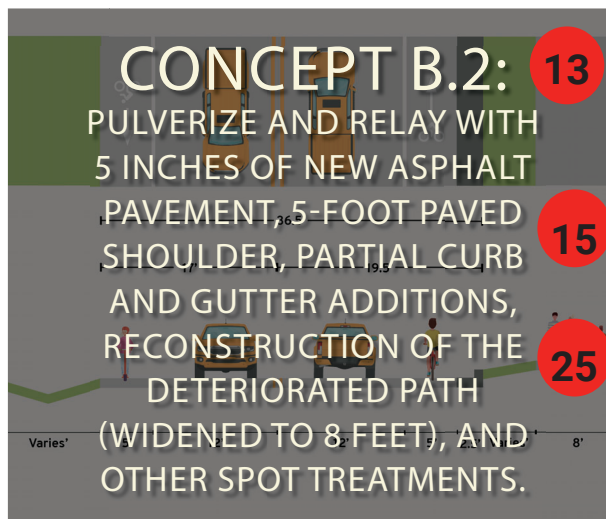
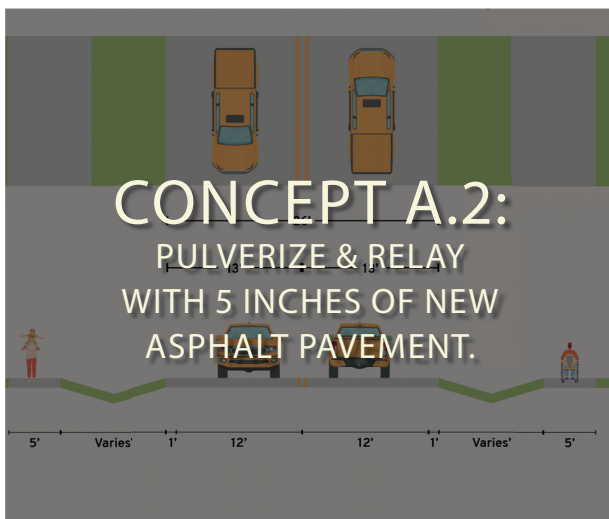
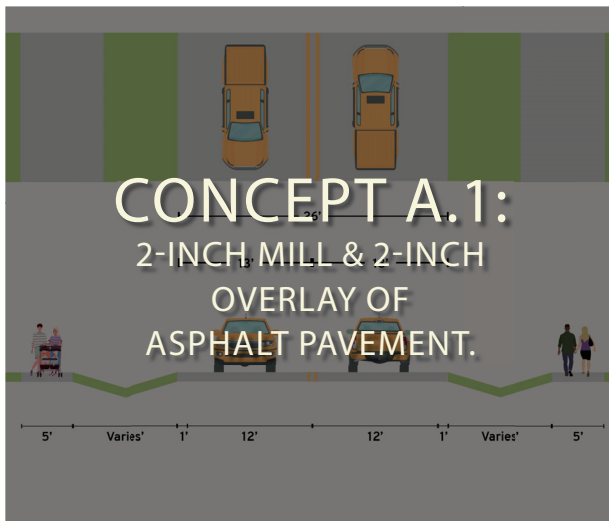
We Want to Hear From You!

Attachment C - DOT Stickers and DOT Comments

Conceptual Designs

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD

PLACE A STICKER OVER YOUR PREFERRED CONCEPT



LEGEND

- PROPOSED PAVEMENT
- PATHWAY IMPROVEMENT CONCEPTS
- PROPOSED RECTANGULAR RAPID FLASHING BEACON (RRFB)

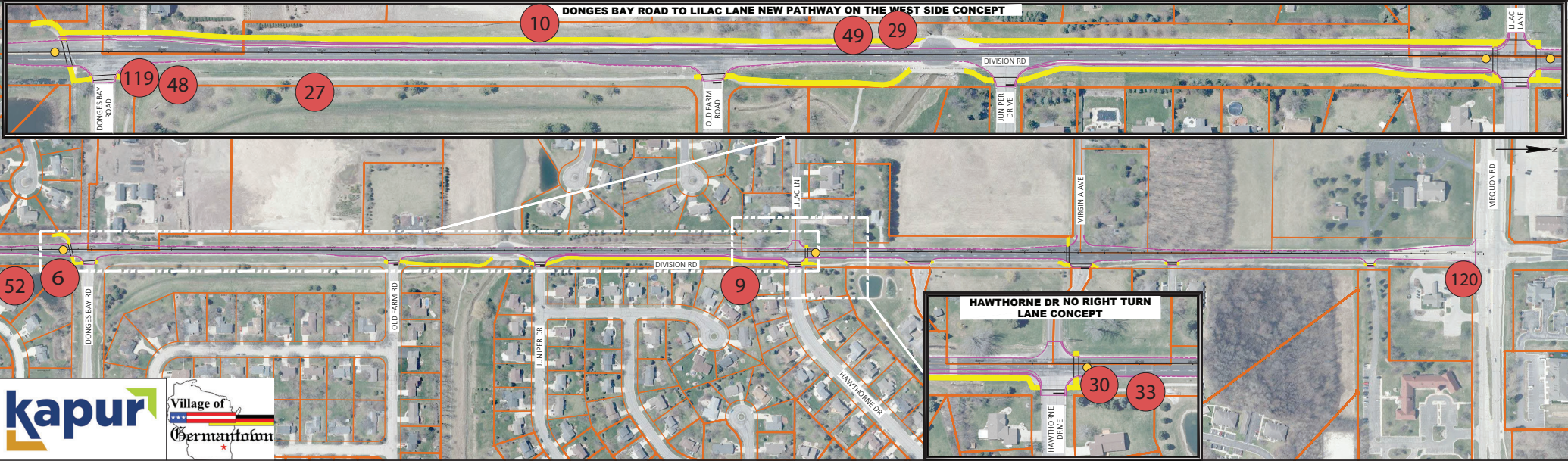
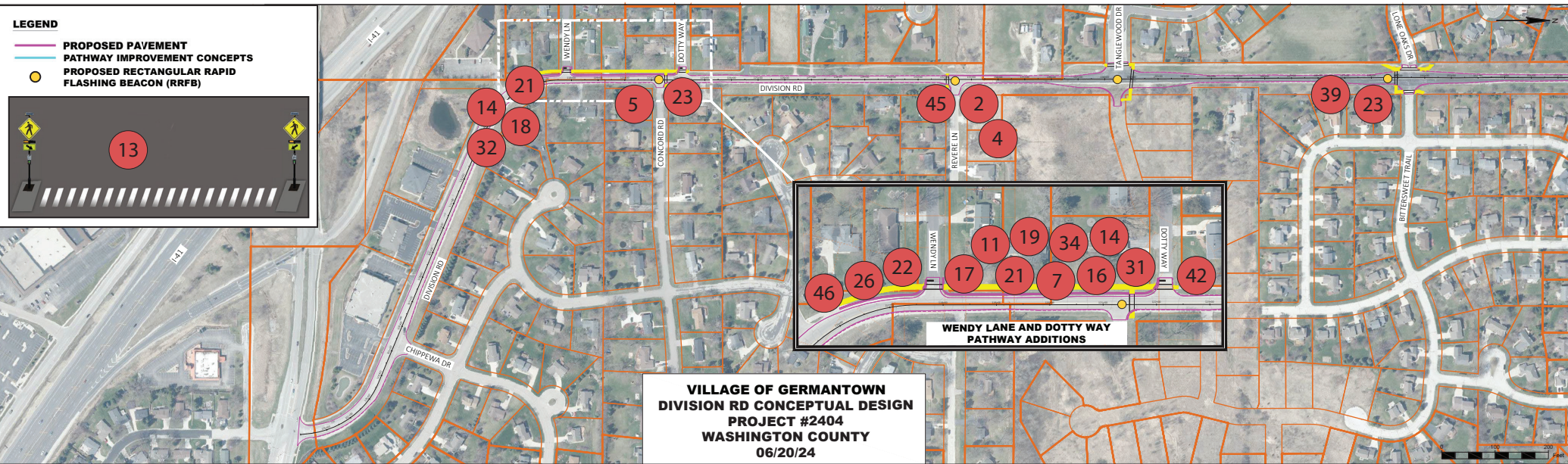


Exhibit / Concept	#	Comment:	General Comments:
Concept	1	8 ft wide path OFF the road allow bikers and people to share pedestrian bike path would be waste of time due to short season.	
Exhibit	2	Raised Wooden Walkways 8 ft wide 3 ft bike and 5 ft walk	
Concept	3	Concept B.1 make part of 8 foot path a bike path.	
Exhibit	4	Move flashing beacon on Revere lane to other side of Revere lane.	
Exhibit	5	Appreciate flashing crosswalk beacons at intersections. Recommend moving crosswalk to other side of Revere (Gas/preserve side).	Would appreciate crosswalks at all intersections even if beacons aren't included.
Exhibit	6	Need more research into traffic flows for left turns, particularly @ Donges Bay. Possible Stop sign?	Widen the shoulders slightly for bikers but I'd rather see part of the 8 foot sidewalk dedicated to bikers.
Exhibit	7	Happy to have the gap in sidewalk path connected south of Dotty Way. Widened sidewalk looks good.	
Concept	8	Widened path plus bike lanes on road seems unnecessary. Widened path in my opinion is sufficient.	
Exhibit	9	Keep right turn lane at Hawthorne. There is a lot of Left turn lane traffic onto Lilac lane especially during school year.	
Exhibit	10	One path as far as possible on the East or West side of Division Rd. If possible, from Mequon Rd. to Countyline Rd. Limit pedestrian crossing areas across Division.	Prefer adding bike lanes to roadway. As concept B.2, this concept gives additional pedestrian traffic access; roadway longevity plus bike lanes access.
Exhibit	11	I think a sidewalk in this section is needed.	
Concept	12	I think a widened path is all that is needed, a bike lane and a bike path seems like overkill.	
Concept	13	We need bike lanes as more e-bikes are being used and foot traffic, bikes are a hazard.	
Exhibit	13	We need RRFB Crosswalks to make Ped. Crossings safe. Especially at Dotty Way to Concord due to vehicles rounding curve.	
Exhibit	14	Need to extend sidewalk all the way through.	
Exhibit	14	Speed calming measures radar feedback signs, rubber speed humps before curve - people take curve at 45 mph.	Why do we allow semi's and quad axels on Division? Never used to. This is deteriorating the road and is unsafe.
Concept	15	The B options seem to be the way to go. More cost effective and helps with safety. The B bike lane would be a great option.	Can we add a crosswalk from Dotty Way to Concord? SO many kids have come close to being hit especially on Halloween. Can we do something to curb the speeding? People drive so fast on Division.
Exhibit	16	We are very concerned about having a sidewalk from Dr. Daub's office to Dotty Way. We have seen so many people almost get hit.	Is there anything that can be done about trucks driving down Division Road? I would hate to spend all this much on repairs for trucks to damage it with the weight.
Exhibit	17	Continuation of complete walking path greatly needed to connect existing path continuing to County Line rd.	
Exhibit	18	Speed regulation desperately needed. Up to and including speed bumps/hump. Speed enforcement zone etc... Live at current address for 10 years and have had no less than 10 vehicle incidents with cars in ditch, spin outs, collisions. The speed of travel in the bend between Chippewa Dr. and Concord makes it difficult to even enter or exit our driveway.	
Exhibit	19	Yes! Need Sidewalks between Wendy + Dotty	
Concept	20	Wider paths would be good of bikes can ride on path along with walkers. Bike lanes not needed.	
Exhibit	21	Need speed bump or something to slow people down going around the bend between Kessler + Wendy Lane. Multiple people have ended up in our ditch.	
Exhibit	21	Support a RRFB by Dotty. It's so dangerous.	
Exhibit	22	Continuous path at least from Chippewa dr. to Mequon would be great.	
Concept	22	B.1-No bike paths/extensions.	

Exhibit	23	Lone Oaks crosswalk with signal would be great!	
Exhibit	23	Concord Rd. crosswalk is very needed here to help children on bikes and moms with strollers access concord rd. Hopping over the curb is very dangerous.	
Concept	24	I feel option C.1 is the best option to make Division Road safer as well as polished looking. A concept with pulverizing and curb/gutter is very necessary.	Thank you for allowing for public input!
Concept	25	Bike lanes are okay, especially with growing use of e-bikes.	Keep the long term in mind. Create a concept that will support pedestrian bicycle + auto traffic.
Concept	26	We really need to have a continuous pathway the entire length of the project.	
Exhibit	27	With concept B1 or B2, shows walking path on 1 Side. Seems to make sense to have path on the West side between Donges Bay and Mequon AND eliminate path on the East side.	
Concept	28	I prefer Concept B1.	
Exhibit	29	Any consideration of blocking people fishing from parking on bridge & Division.	
Exhibit	30	Keep turn lane to the south and shorten slightly eliminating it to the North of Hawthorne because people are using it as a passing lane and don't realize it doesn't go to Mequon Road.	Concern with all options that have bike lanes by traffic lanes. He bike lane should be in the green space combined with the walking path.
Exhibit	31	Finish Pathway from Dotty/Wendy to Countyline. (#1)	I don't care how you rebuild road engineers known better. Must do #1 and #2.
Exhibit	32	Widen curve because people crossing line. (#2)	Widen Walkways to 8 ft, make bike paths, Concept B.2 is my choice. Do you need gutters all the way environmentally better to not have them by nurse frontage or ponds.
Exhibit	33	Stop the sign turn lane N. of Hawthorne road.	
Exhibit	34	Continue the walking/bike path. Need path all the way from Mequon to County Line.	
Concept	35	No more Band-Aids. Do it the right way this time. Getting very busy so we need a good road.	
Concept	38	Concept B.1 was chosen over B.2 exclusively for reasons stated above regarding vehicular traffic speed. Should There be implementation of speed control, designated bike lanes would be preferred.	
Exhibit	39	Traffic calming to slow the high rate of speed travel between Mequon and County Line.	
Exhibit	45	RFB @ Revere needs to be on top of hill for North bound traffic for kids to cross safely. Yes, to RFB on Revere for kids going to Spassland/ Countyline School. Division is very dangerous for kids to cross safely.	
Exhibit	46	Keep Right turn lane on Hawthorne for safety. Yes, add Walkway from Dotty to curve to connect East side. Add walkway from Revere to Tanglewood.	Yes to B.2 to long of a shut down for going North on 7-9 months C.1, C.2 plans.
Exhibit	48	Turn Lane accel/decel lanes @ Division Rd. and Donges Bay Rd.	
Exhibit	49	Fishing parking angles heading S. on Donges Bay road.	
Concept	50	Best in show! B1 mid price and no bike path on road.	
Exhibit	52	Add RFB to Donges Bay crosswalk. Add RFB to Tanglewood Dr.	
Concept	59	Best option - Keeps bikes away from traffic. Financially conservative given state of our budget.	
Exhibit	119	Donges Bay Rd. going North to Mequon create on acceleration round.	
Exhibit	120	Need longer turn lanes N on Division Rd. to Mequon	
			B-2 + best option
			C1-C2 shut down of road is too long.
			Don't get rid of Right turn lane to Hawthorne Dr.

Attachment D - Survey and Survey Results



Village of Germantown
Division Road Conceptual Design Survey
Public Involvement Meeting #1

This survey consists of 20 questions and will take approximately 5 to 7 minutes to complete.

We appreciate your time and honest responses, as your feedback is valuable. Once you've answered all the questions, please hit "Submit" to complete the survey.

Let's get started!

Full Name

Street Address

Address Line 2

City

State/Province/Region

Postal/Zip

USA



1. What is your primary mode of transportation on Division Road? *

- ☐ Walk/Run
- ☐ Bike
- ☐ Vehicle
- ☐ Other (Please specify).

2. What are your main concerns about Division Road? *

3. Are there any changes that you would you like to see on or along Division Road? *

4. Please select what's important to you with the Division Road Project. *

- ☐ More roadway capacity
- ☐ Improved/additional pedestrian crossings
- ☐ Improved pathway conditions (Wider/resurface)
- ☐ Increased signage
- ☐ Increased lighting at intersections

- ☐ Traffic calming measures
- ☐ Extending curb and gutter/and removing ditches
- ☐ Improve wait time at stop signs prior to entering the intersection
- ☐ Other (Please specify)

5. Have you ever witnessed a crash or near miss on Division Road? *

- ☐ No
- ☐ Yes (Please specify)

6. On a scale of 1 to 5, how safe do you feel DRIVING along Division Road? *

1	2	3	4	5
---	---	---	---	---

Least safe

Most safe

7. Are there any areas where you feel particularly unsafe along Division Road? *

8. How often do you walk/bike along Division Road? *

- ☐ Daily
- ☐ Weekly
- ☐ Monthly
- ☐ Never

9. What is the primary purpose of your walk or bike ride along Division Road? *

- ☐ Commuting
- ☐ Exercise and fitness
- ☐ Leisure and recreation
- ☐ Running errands or shopping
- ☐ Other (Please specify).

10. Where do you usually cross Division Road? *

11. If improvements were made to the sidewalks/pathways, how likely would you be to use the sidewalks/pathways more frequently? *

1	2	3	4	5
---	---	---	---	---

Less Frequently

More Frequently

12. Are there enough pedestrian crossings along Division Road and are they clearly marked and maintained currently? If not, where would you like to see new crossings? *

- ☐ No
- ☐ Yes (Please specify).

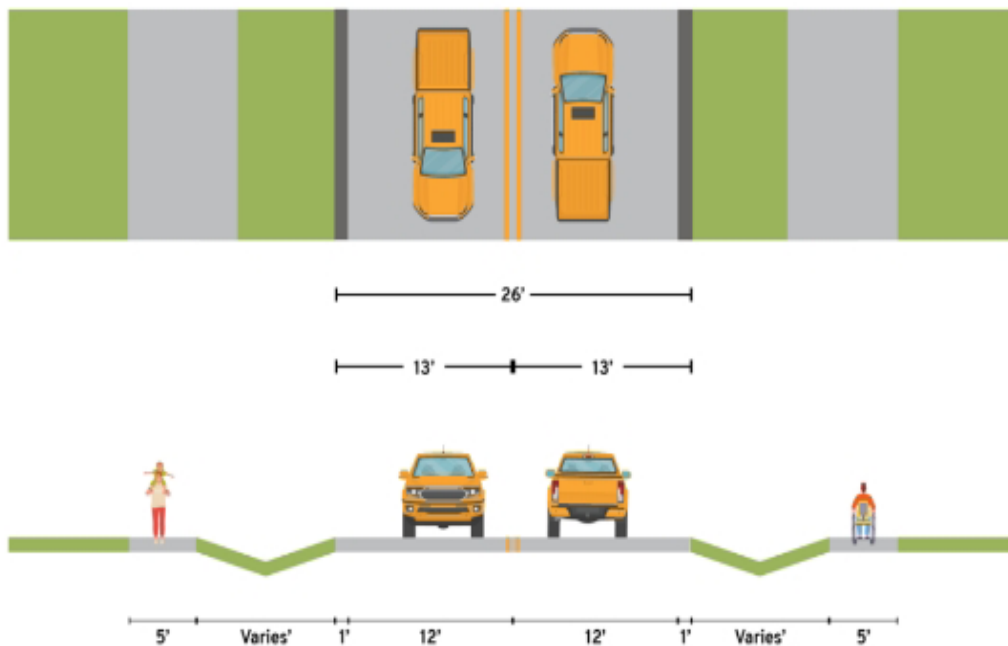
13. Do you have any accessibility issues along Division Road? *

- ☐ No
- ☐ Yes (Please specify).

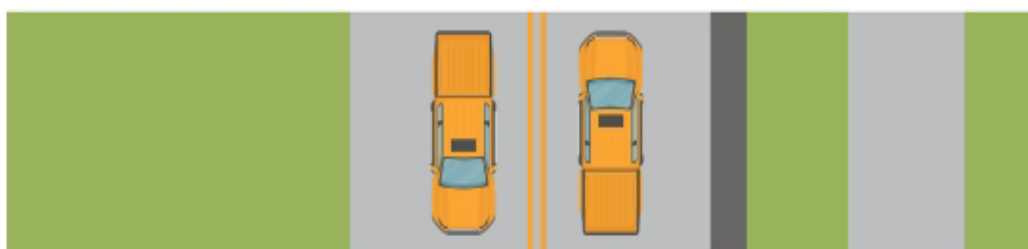
14. Are you satisfied with how long it takes you to travel your route along Division Road? *

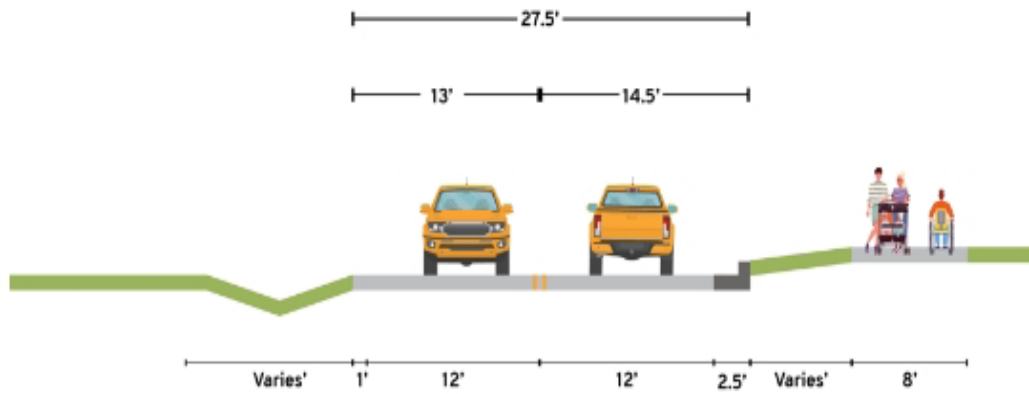
- ☐ Yes
- ☐ No (Please specify).

Concept 1: Existing

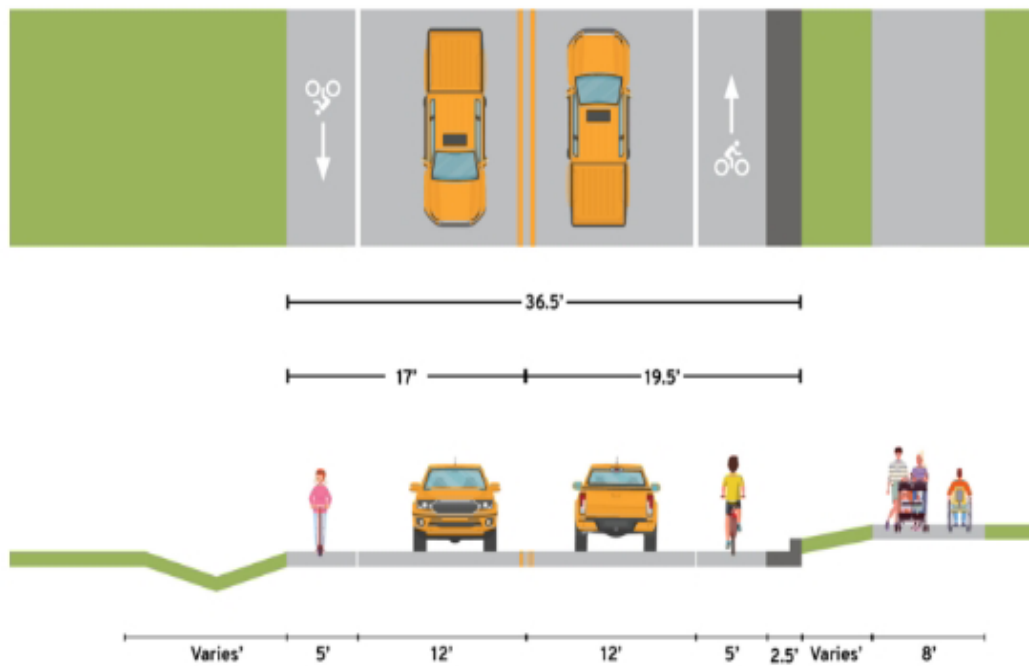


Concept 2: Hybrid Reconstruct with No Bike Lane

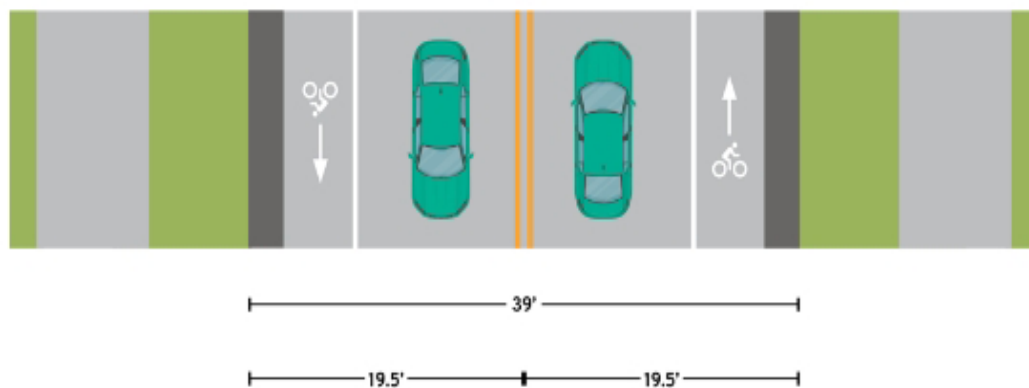




Concept 3: Hybrid Reconstruct with Bike Lane



Concept 4: Curb and Gutter with Bike Lane



15. Which concept from the photos above do you prefer? *

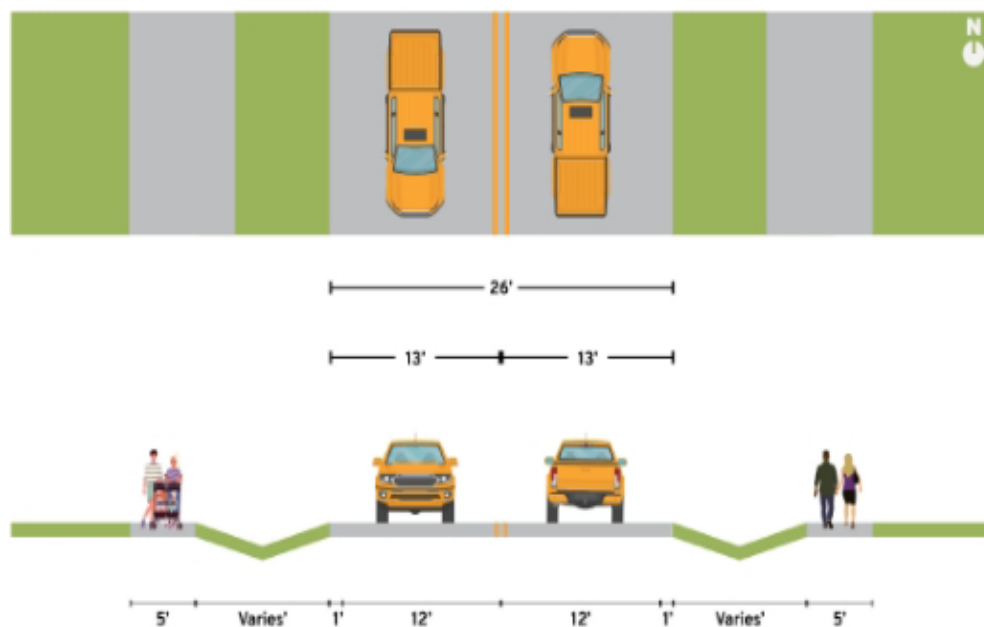
- ☐ Concept 1
- ☐ Concept 2
- ☐ Concept 3
- ☐ Concept 4
- ☐ Concept 5

16. Pick your top priority for repairs/reconstruction of Division Road. *

- ☐ Project construction duration
- ☐ Cost of construction
- ☐ Project lifespan (before replacement required)

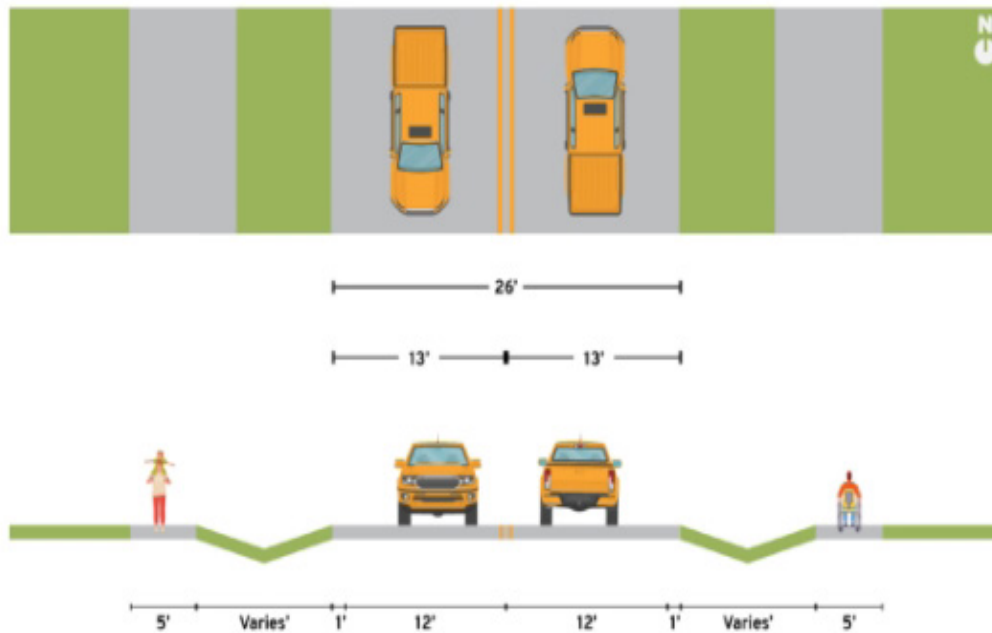
Concept A.1

2-inch mill and 2-inch overlay of asphalt pavement.



Concept A.2

Pulverize and relay with 5 inches of new asphalt pavement.



Concept A.1 and A.2 Breakdown

Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept A.1: 2-inch mill and 2-inch overlay of asphalt pavement.	\$\$\$\$	Limited (mill and overlay provides a short-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Short	No	No
Concept A.2: pulverize and relay with 5 inches of new asphalt pavement.	\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	No

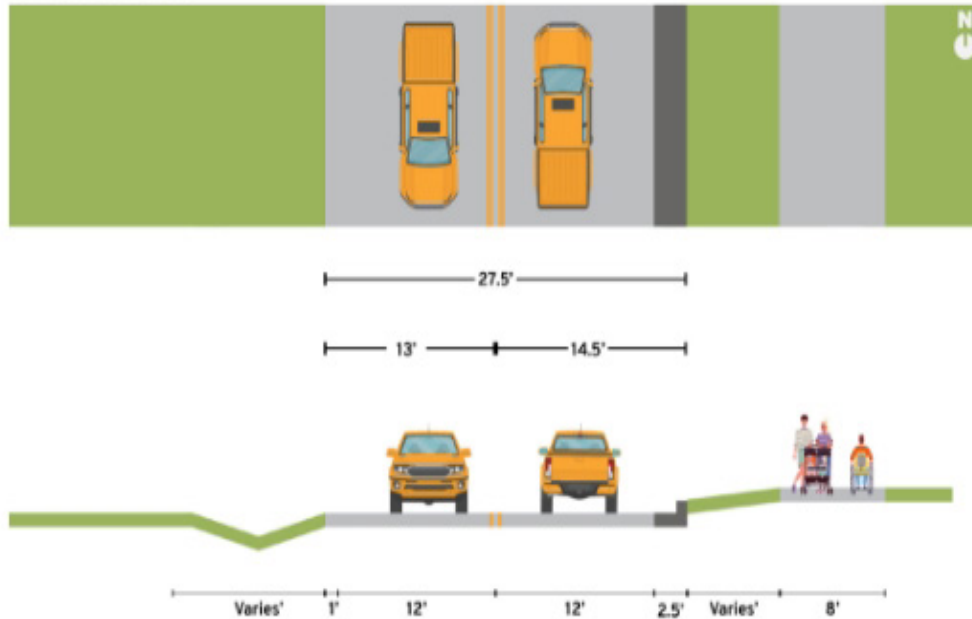
17. Looking at the two images above, which of the concepts do you prefer? *

- ☐ Mill and Overlay Roadway (A.1)

Concept B.1 Hybrid Reconstruction

Concept B.1

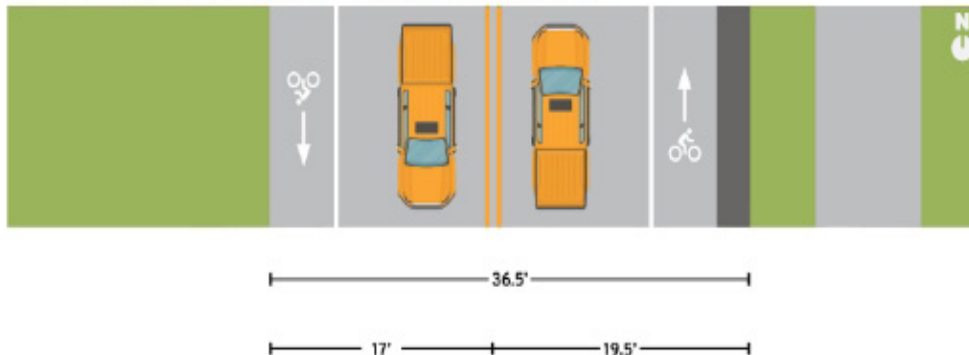
Pulverize and relay with 5 inches of new asphalt pavement, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.

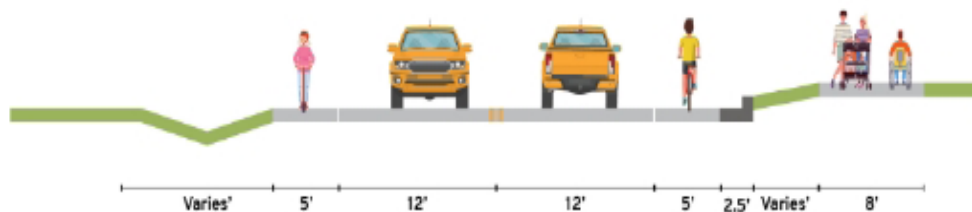


Concept B.2 Hybrid Reconstruct with Bike Lane

Concept B.2

Pulverize and relay with 5 inches of new asphalt pavement, 5-foot paved shoulder, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.





Concept B.1 and B.2 Breakdown

Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept B.1: roadway reconditioning with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	Limited (selectively widens pathways to 8 feet).
Concept B.2: roadway reconditioning, 5-foot paved shoulder with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	Yes (provides a 5-foot paved shoulder).	Limited (selectively widens pathways to 8 feet).

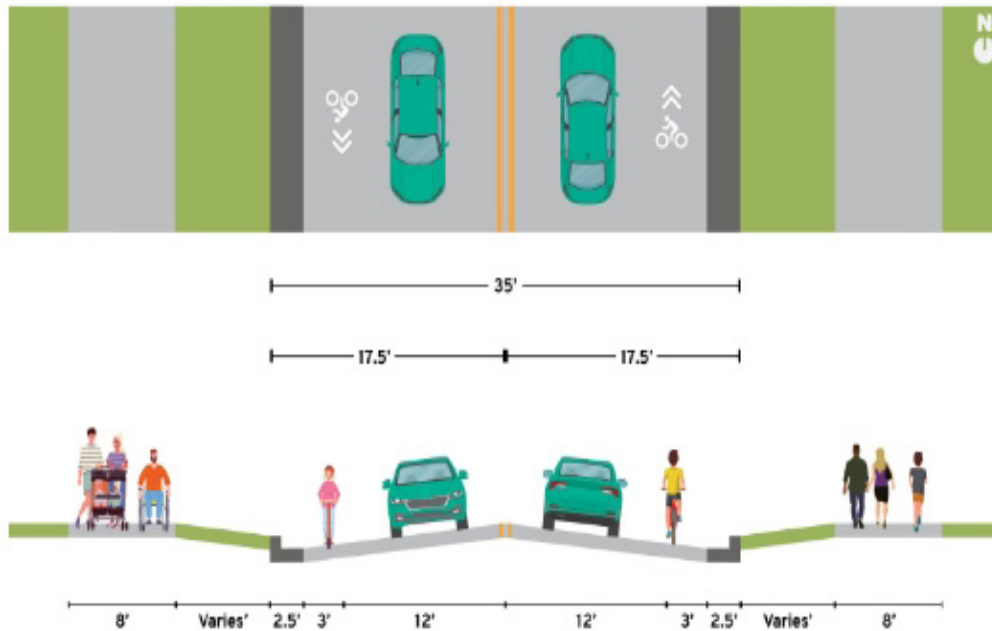
18. Looking at the two images above, which of the concepts do you prefer?

- ☐ Hybrid Reconstruction with NO bike lane (B.1)
- ☐ Hybrid reconstruction WITH bike lane (B.2)

Concept C.1

Concept C.1

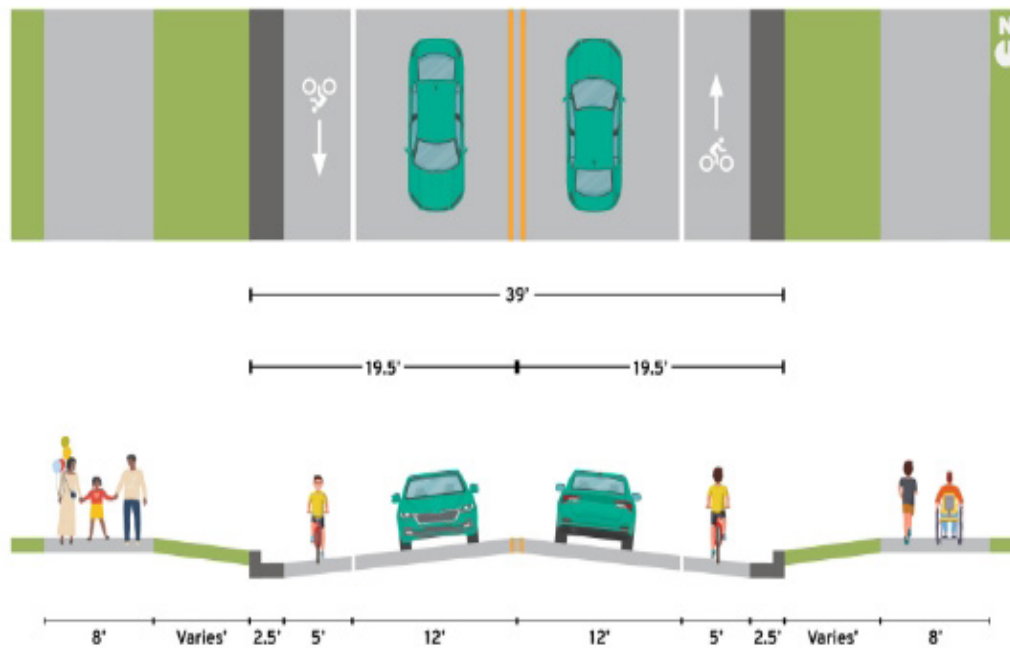
FULL RECONSTRUCT WITH CURB & GUTTER, STORM SEWER, 3-FOOT PAVED SHOULDER, AND NEW 8-FOOT PATHWAYS.



Concept C.2

Concept C.2

FULL RECONSTRUCT WITH CURB & GUTTER, STORM SEWER, 5-FOOT PAVED SHOULDER, AND NEW 8-FOOT PATHWAYS.



Concept C.1 and C.2 Breakdown

Concept C.1 and C.2 Breakdown

Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept C.1: full reconstruct with curb and gutter, storm sewer, 3-foot paved shoulder, and new 8-foot pathways.	\$\$\$	Yes	Limited (provides new crossing across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Long	Limited (provides a 3-foot narrow shoulder).	Yes
Concept C.2: full reconstruct with curb and gutter, storm sewer, 5-foot paved shoulder, and new 8-foot pathways.	\$\$\$\$	Yes	Yes (provides new crossings across Division Road, on-street bike lanes and 8-foot pathways).	Long	Yes (provides a 5-foot paved shoulder).	Yes

19. Looking at the two images above, which of the concepts do you prefer? *

- ☐ Full Reconstruction of Roadways (C.1)
- ☐ Full Reconstruction of Roadways and Pathways (C.2)

20. Any additional comments?

Submit

Division Road PIM Survey

Question 1 has 6 answers (Contact Information)

“Full Name”

Melissa Thundercloud said:
"Melissa Thundercloud"

Michael Herriges said:
"Michael Herriges"

Jan Miller said:
"Jan Miller"

Steven Chycinski said:
"Steven Chycinski"

Amber Chycinski said:
"Amber Chycinski"

Mr. TEST Anonymous said:
"Mr. TEST Anonymous "

Question 2 has 6 answers (Contact Information)

“”

Melissa Thundercloud said:
"W162N9749 Mayflower Dr
Germantown, WI 53022 USA"

Michael Herriges said:
"W173N10770 Willow Wood Dr
Germantown, Wisconsin 53022 USA"

Jan Miller said:
"PO Box 837, W151N10207
Germantown, WI 53022 USA"

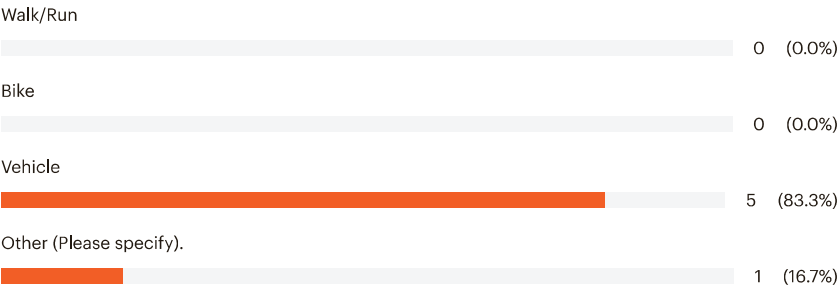
Steven Chycinski said:
"W172N9790 Division Road
GERMANTOWN, WI 53022-4604 USA"

Amber Chycinski said:
"w172n9790 division rd
germantown, WI 53022 USA"

Mr. TEST Anonymous said:
"
 , USA"

Question 3 has 6 answers (Radio Buttons)

“1. What is your primary mode of transportation on Division Road?”



Open text responses to "other":

Amber Chycinski said:
"Vehicle but would love to be able walk more. "

Question 4 has 7 answers (Open Text)

“2. What are your main concerns about Division Road?”

Melissa Thundercloud said:

"The condition of the road is terrible, people turning left is a block to traffic flow"

Michael Herriges said:

"Pedestrian Crossing"

Jan Miller said:

"Needs repaving & bike/trail path."

Steven Chycinski said:

"Speed enforcement, specifically between Chippewa Dr. And Concord. "

Amber Chycinski said:

"The curve by kesslers is horrible. Need a speedbump. People fly down the road and end up on our ditch almost monthly. My kid can't play outside. "

Mr. TEST Anonymous said:

"Bumpy"

Unknown contact said:

"None"

Question 5 has 7 answers (Open Text)

“3. Are there any changes that you would you like to see on or along Division Road?”

Melissa Thundercloud said:

"Smoother road, wider, turn lanes "

Michael Herriges said:

"Safer pedestrian crossing"

Jan Miller said:

"Bike/ trail path. Sometimes there is a need for a turn lane or merge lane. Major streets like Divsion & Donges Bay Road intersection. Also, Divsion and Mequon Road. Make sure that the pump station sewer line is part of the plan so we dont RIP up the road for that again. "

Steven Chycinski said:
"A continuation of the walking path between Wendy and Concord"

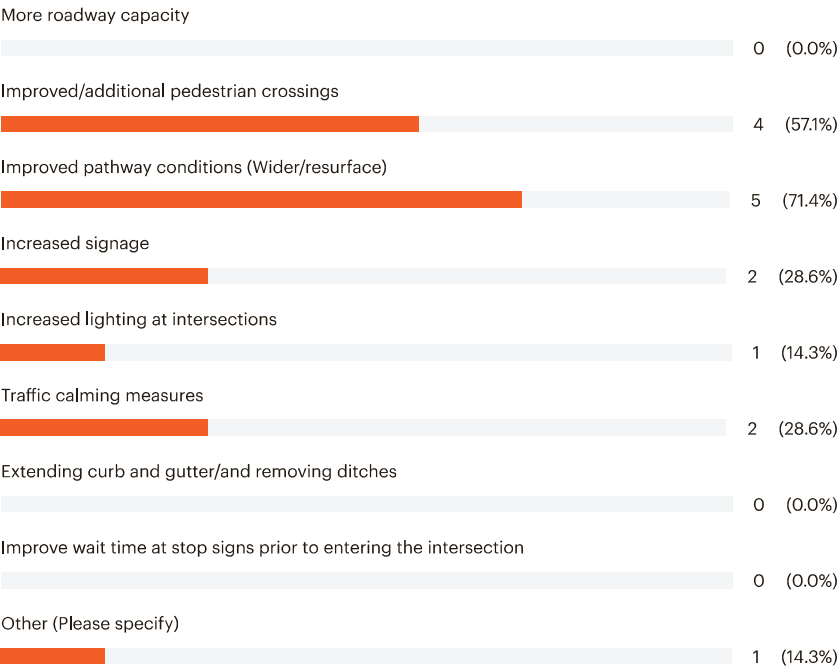
Amber Chycinski said:
"Sidewalk extended at least on 1 side. "

Mr. TEST Anonymous said:
"Smooth it out"

Unknown contact said:
"No"

Question 6 has 7 answers (Checkboxes)

“4. Please select what’s important to you with the Division Road Project.”

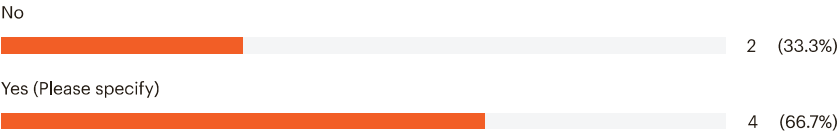


Open text responses to "other":

Mr. TEST Anonymous said:
"It's bumpy, repave to smooth it out"

Question 7 has 6 answers (Radio Buttons)

“5. Have you ever witnessed a crash or near miss on Division Road?”



Open text responses to "other":

Melissa Thundercloud said:
"People stopping to turn left and getting rear ended"

Jan Miller said:
"People are driving too fast and I was almost rear ended. "

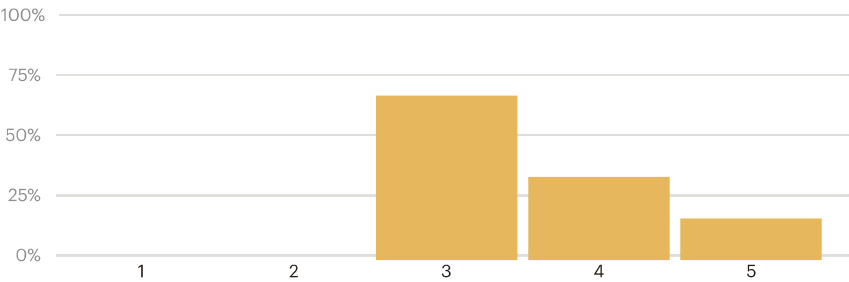
Steven Chycinski said:
"Countless in the 10 years living at current address. Multiple collisions/cars in ditch in front of home."

Amber Chycinski said:
"In front of our home speeding around curve by wendy"

Question 8 has 7 answers (Range) Avg rating: 3.6



“6. On a scale of 1 to 5, how safe do you feel DRIVING along Division Road?”



Question 9 has 7 answers (Open Text)

“7. Are there any areas where you feel particularly unsafe along Division Road?”

Melissa Thundercloud said:
"From concord to mequon"

Michael Herriges said:
"No"

Jan Miller said:
"Divdion and Donges Bay Road.
Division and Mequon Road. Not long enough turn lanes and/or merge lanes."

Steven Chycinski said:
"Pulling out of driveway... Anywhere in curve between Chippewa and Concord"

Amber Chycinski said:
"Curve by wendy"

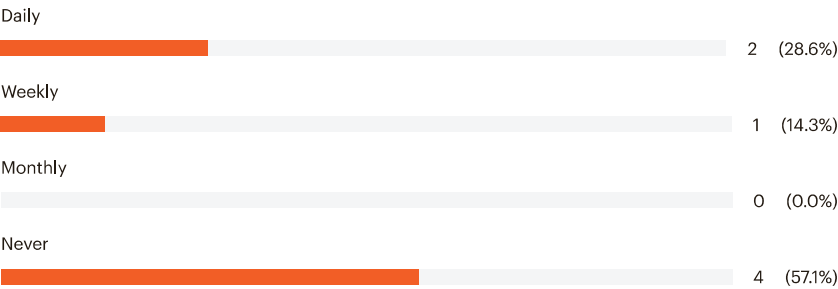
Mr. TEST Anonymous said:
"Ditch near bridge, and pedestrians crossing near Donges and Revere"

Unknown contact said:
"No"

Feedback

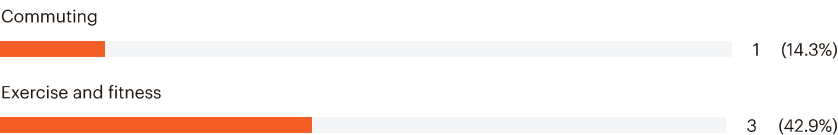
Question 10 has 7 answers (Radio Buttons)

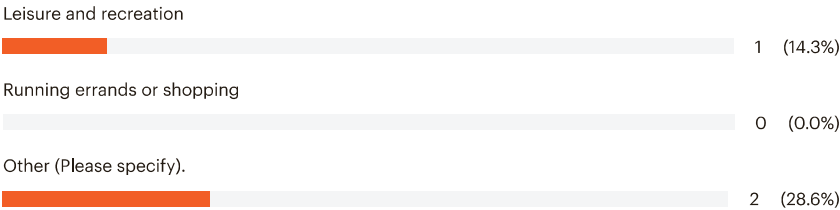
“8. How often do you walk/bike along Division Road?”



Question 11 has 7 answers (Radio Buttons)

“9. What is the primary purpose of your walk or bike ride along Division Road?”





Open text responses to "other":

Steven Chycinski said:
"No path access immediately near home, otherwise, I would utilize weekly"

Amber Chycinski said:
"I only drive "

Question 12 has 7 answers (Open Text)

“10. Where do you usually cross Division Road?”

Melissa Thundercloud said:
"I won't walk my children on division- there's too many bumps/cracks, people driving high speeds. "

Michael Herriges said:
"Lilac"

Jan Miller said:
"Donges Bay Road."

Steven Chycinski said:
"I currently do not."

Amber Chycinski said:
"I don't and can't. It's not safe"

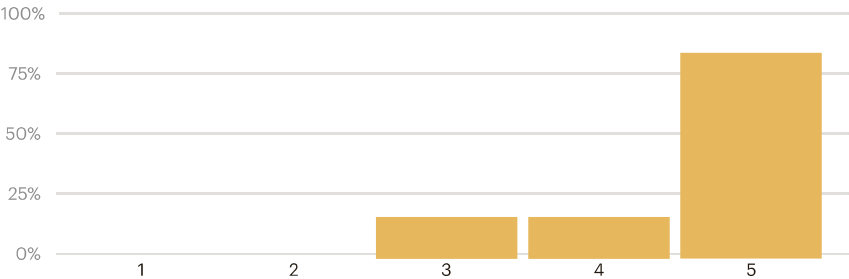
Mr. TEST Anonymous said:
"Lilac when walking, in marked Donges Bay Rd crosswalk to get to west side and avoid Tanglewood unmarked crossing"

Unknown contact said:
"Test"

Question 13 has 7 answers (Range) Avg rating: 4.6

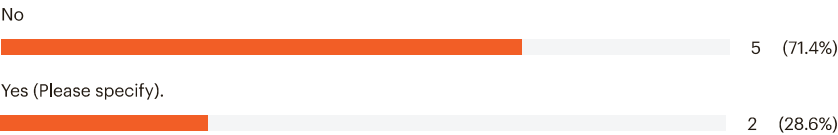


“11. If improvements were made to the sidewalks/pathways, how likely would you be to use the sidewalks/pathways more frequently?”



Question 14 has 7 answers (Radio Buttons)

“12. Are there enough pedestrian crossings along Division Road and are they clearly marked and maintained currently? If not, where would you like to see new crossings?”



Open text responses to "other":

Mr. TEST Anonymous said:
"Tanglewood, Revere, Concord, Lilac"

Unknown contact said:
"Test"

Question 15 has 7 answers (Radio Buttons)

“13. Do you have any accessibility issues along Division Road?”

No

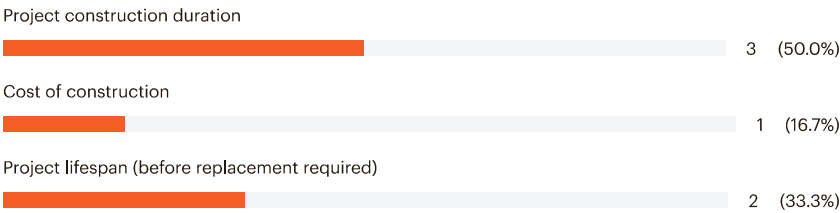
3 (42.9%)

2 (33.3%)

2 (33.3%)

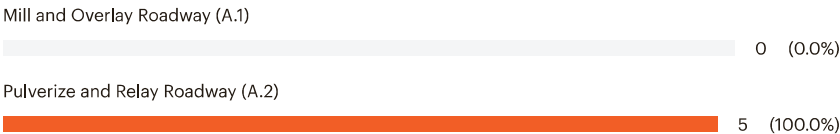
Question 18 has 6 answers (Radio Buttons)

“16. Pick your top priority for repairs/reconstruction of Division Road.”



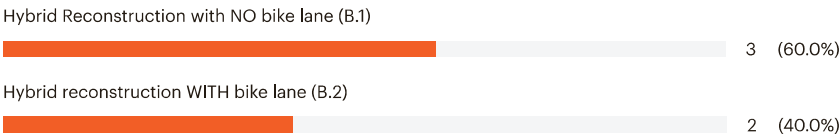
Question 19 has 5 answers (Radio Buttons)

“17. Looking at the two images above, which of the concepts do you prefer?”



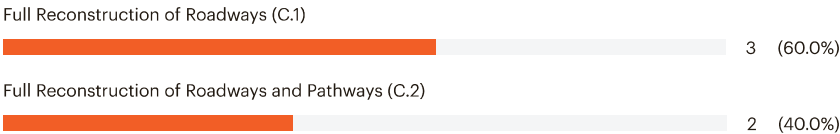
Question 20 has 5 answers (Radio Buttons)

“18. Looking at the two images above, which of the concepts do you prefer?”



Question 21 has 6 answers (Radio Buttons)

“19. Looking at the two images above, which of the concepts do you prefer?”



Question 22 has 4 answers (Open Text)

“20. Any additional comments?”

Jan Miller said:

"The event was well put together. I think you need to go to other neighbor hoods. Kinderberg Park would be a good venue. Right off Donges Bay and residents use Division Road. Make sure you advertise in Express news and post on the EMC - Ele tronic Message board outside Village Hall. Also the QR Code should be in the back of the Room for all Committee and Board Meetings. Pmus at every window where residents come in and do business. How about adding it to the website. Show the diagrams on the website and attach the survey QR Code. It was suggested tonight to take the QR Code to Firemans Park for Music in the Pavilion and Concerts at the Pavilion. I like B1 design the best. Best on show! Thanks!"

Steven Chycinski said:

"See paper copy of comment input form"

Mr. TEST Anonymous said:

"Thank you, KRD
"

Unknown contact said:

"Test "

DIVISION ROAD MEQUON ROAD TO COUNTY LINE ROAD



Date of Meeting:

July 23, 2024

Location:

Germantown Village Hall

N122 W17001 Mequon Road
Germantown, WI 53022

Times:

5 p.m. - 7p.m.

Purpose of Meeting:

The purpose of the second Public Involvement Meeting was to inform the community of the advanced conceptual designs for Division Road to help identify areas of safety pedestrian improvements.

Meeting Summary

The meeting was held July 23rd from 5 p.m. – 7 p.m. at the Germantown Village Hall in Germantown. Representatives from The Village of Germantown and Kapur set up the meeting's ten exhibits, including two large roll plot maps of the corridor and 8 exhibits of the 4 new design concepts as well as 3 previous concept designs from the first public meeting. A member of the public involvement team was stationed at the sign-in table at the entrance of the room. While attendees signed in manually, they were given an interactive comment form activity that allowed participants to provide comments on specific areas and board with stickers. Attendees received four numbered stickers with the meeting materials and were asked to provide comments by placing one of the dotted number stickers on an exhibit and the other sticker with the same number on their comment form. Staff encouraged attendees to leave their comments on the large roll plot sheets as well as on the combined exhibit board addressing safety issues they see, and commenting on concepts they did and didn't like. Table toppers with QR codes encouraging attendees to participate in the Division Road survey were placed around the room on multiple tables. The meeting had a total of 61 attendees who signed in.

Attachment A - Attendance

Attachment B - Meeting Materials and Exhibits

Attachment C - DOT Sticker Exhibits and Comment Forms

Attachment D - Survey and Survey Results

STAFF:

Village of Germantown

- Kevin Driscoll
- Matt Mortwedt
- Sokrat Kuri
- Linda Granec
- Jacob Sajdak
- Rick Lamb

Kapur

- Neal Styka
- Grace Marino

DIVISION ROAD MEQUON ROAD TO COUNTY LINE ROAD



Written Comment Summary

Many people at the meeting shared their ideas about the concepts shared at the public meeting, and what they would like to see happen with Division Road. One of the comments brought up by a few different attendees was their concern about safety for bikes and pedestrians on the trails. Many residents liked the idea of having wider pathway while others didn't think it was necessary.

Many of the residents commented about their concern for the speeding that takes place along the road. Many who mentioned the issue of speed had concerns if there were to be bike lanes added along the road that the wider roadway would encourage more speeding.

Several residents mentioned wanting to see a continuous pathway the entire length of this project from Mequon Road to Division Road as well as adding parking for the pond near Division Road and Juniper Drive for community members who fish there. The most liked and commented concept was option 2B, with no bike lanes on Division Road, but a widened pathway, allowing for more space for bicyclists and pedestrians along the pathway.

Survey Summary

Through the survey, we gathered information from the residents about their opinions on Division Road. We had a total of 2 new participants that completed the survey at the PIM on Tuesday, July 23. The survey received a surplus of responses between PIM #1 and PIM #2 after Germantown posted it on their Facebook page on Wednesday, July 3. As of today, the Division Road survey has received a total of 41 responses. The survey remains active currently and remains up on Germantown's Facebook post from the public involvement meeting.

All participants who took the survey stated their primary mode of transportation on Division Road was vehicular, however we did have one person mention they would love the ability to walk more along this route. Many of the participants concerns about Division Road circulated around pedestrian crossings, and making the corridor safe for those who are walking along the roadway and speed control.

The survey had residents choose what's most important to them with the Division Road project. Majority of the concerns were about improving pathways conditions as well as updated, improved, or additional pedestrian crossings. Other participants had concerns about traffic calming measures, increased lighting, and increased signage within the project limits.

Four participants of the survey stated they had witnessed a crash or near miss along Division Road. The survey asked for identification of the areas along Division Road where they felt the least safe. Many mentioned the curve by Wendy Lane, ditch near the bridge and pedestrian crossings near Donges Bay Road and Revere Lane, and pulling out anywhere along Division Road at the curve between Chippewa Drive and Concord Road. Other residents mentioned the unsafe parking that takes place near Division Road and Juniper Drive for those who fishing at the pond. Residents were concerned about the children's safety that park and walk along the road to reach the pond.

Overall, the survey gave residents another platform to address their comments on aspects of the project and what they see within their community daily that could aide us during the conceptual process.

Attachment A: Attendance

Attachment B - Meeting Materials and Exhibits

YOU'RE
Invited!

PUBLIC INVOLVEMENT MEETING #2

DIVISION ROAD MEQUON ROAD TO COUNTY LINE ROAD

The Village of Germantown is hosting a meeting to gather public feedback on the conceptual designs for Division Road, from Mequon Road to County Line Road. *The project aims to enhance roadway conditions, improve safety, and provide pedestrian accommodations along the project limits.*

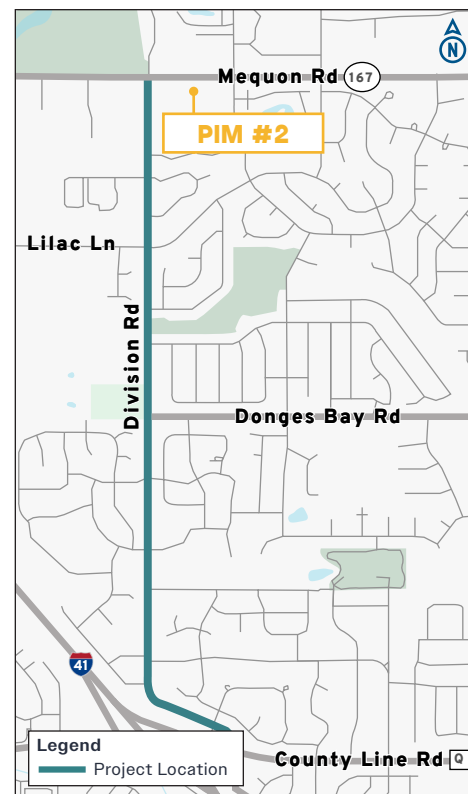
Join us at the open house meeting to provide your feedback! We'll be showcasing conceptual designs for Division Road.

WHEN:

July 23, 2024
5 p.m. - 7 p.m.

WHERE:

Germantown Village Hall
N122 W17001 Mequon Road
Germantown, WI 53022



STAY UP TO DATE

Scan the QR
code to the left to
learn more about
the project

PROJECT CONTACTS:

Kevin Driscoll, P.E.

Village Engineer

p: (262) 250-4724

e: kdriscoll@germantownwi.gov

Neal Styka, P.E., PTOE, RSP1

Project Manager

p: (414) 751-7238

e: nstyka@kapurinc.com

PUBLIC INVOLVEMENT MEETING #2

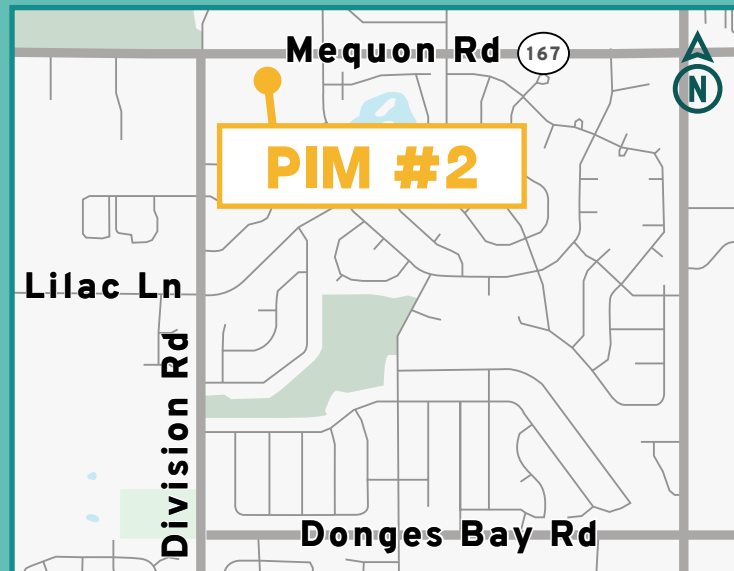
DIVISION ROAD

MEQUON ROAD TO COUNTY LINE ROAD



YOU'RE
Invited!

Join us at the open house meeting to provide your feedback! We'll be showcasing the conceptual designs for Division Road.



**STAY UP
TO DATE**

Scan the QR
code above

WHEN:

July 23, 2024
5 p.m. - 7 p.m.

WHERE:

Germantown Village Hall
N122 W17001 Mequon Road
Germantown, WI 53022

QUESTIONS? CONTACT THE TEAM:

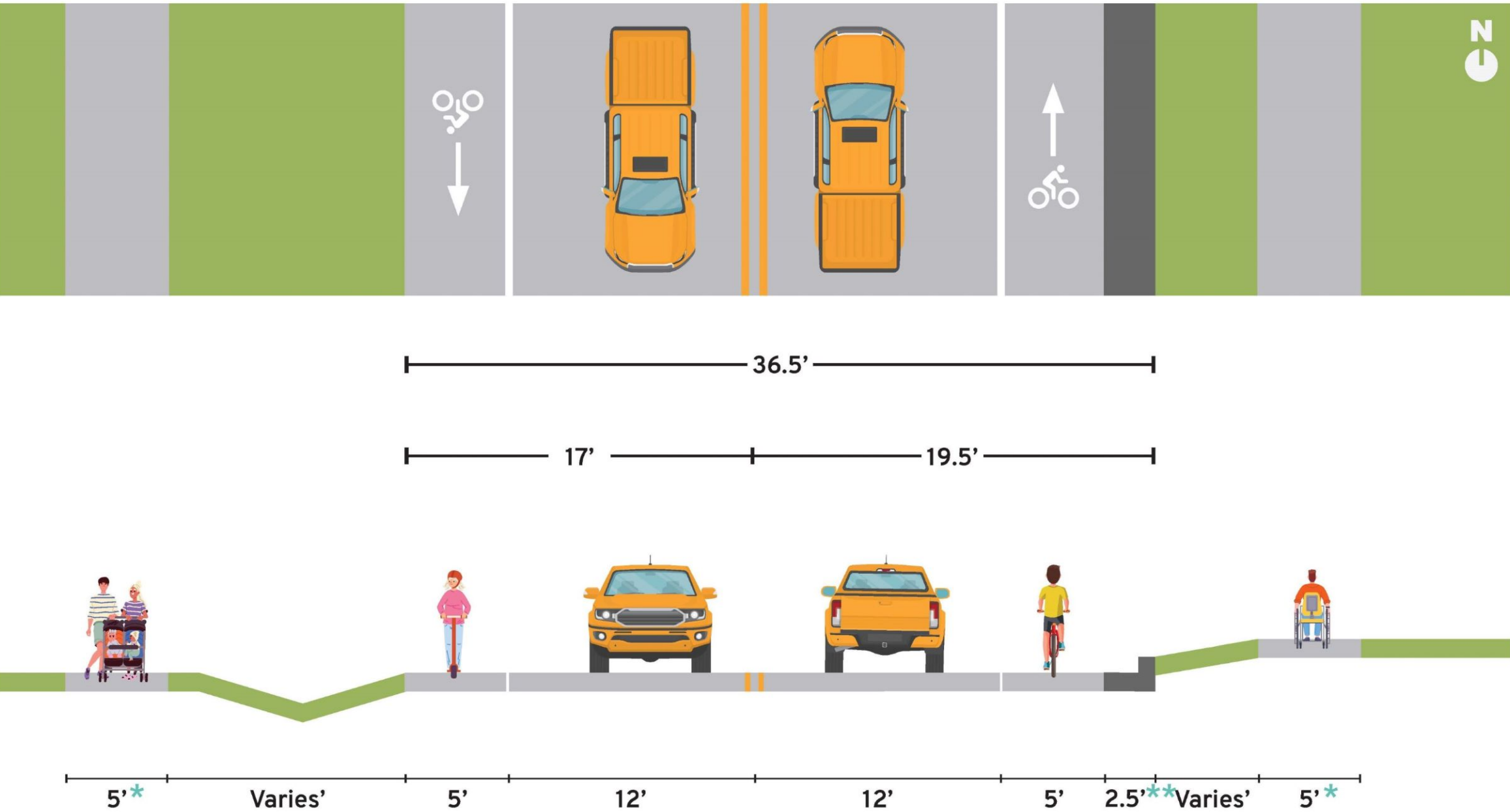
Kevin Driscoll, P.E.
Village Engineer
kdriscoll@germantownwi.gov

Neal Styka, P.E. PTOE, RSP1
Project Manager
nstyka@kapurinc.com

Concept 1:

Pulverize and relay pavement, widen shoulder to provide a 5-foot bike lane, and existing pathways to remain unchanged.

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD



* Existing pathways to remain, the existing pathway may not exist on both sides of the roadway.

** Adding curb and gutter will be evaluated in areas where widening the road would impact the ditches

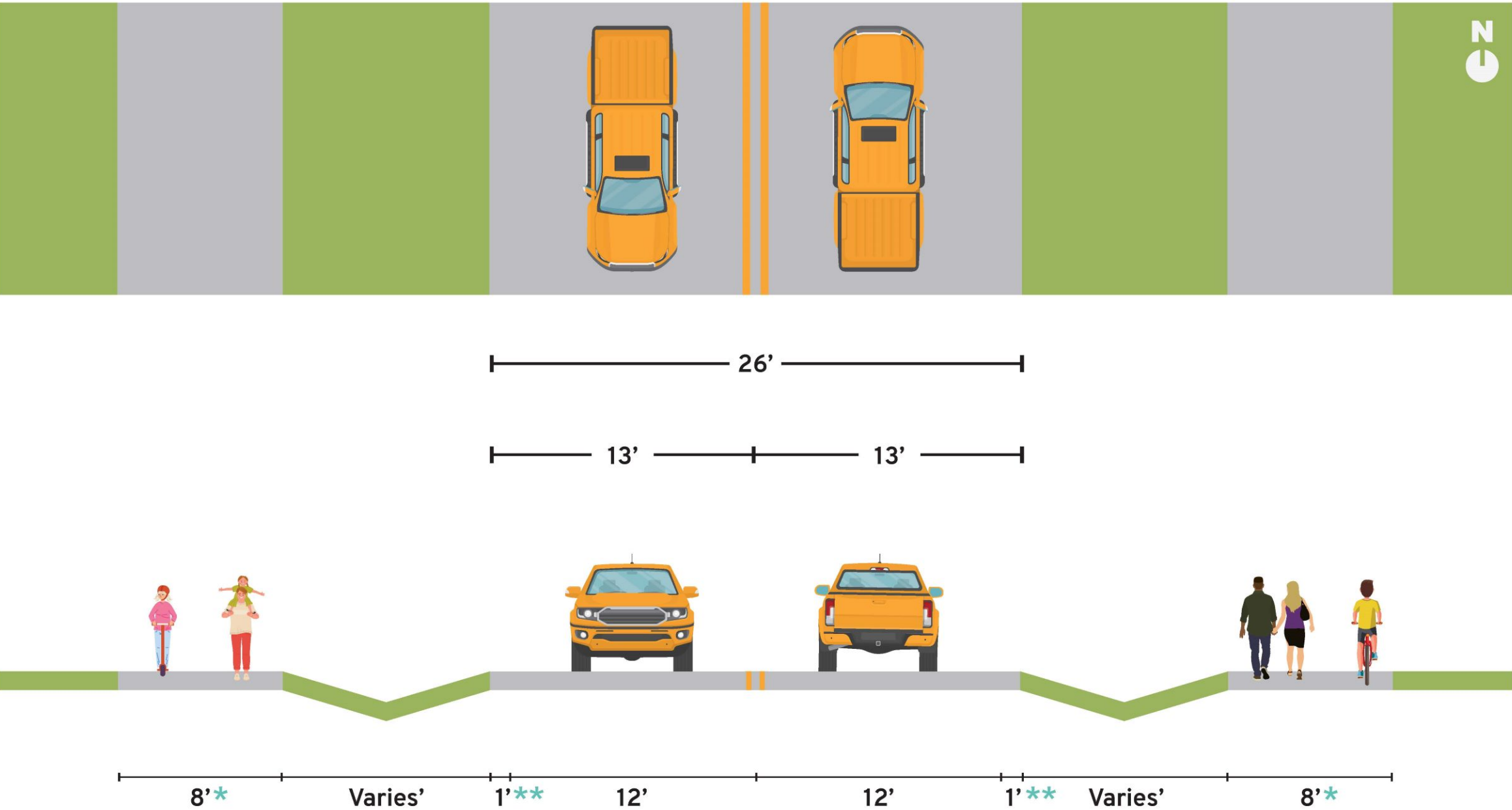
Concept 1	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8-Foot Per The Recommendations of The 2050 Master Plan
Pulverize and relay pavement, widen shoulder to provide a 5-foot bike lane, and existing pathways to remain unchanged.	\$\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, widens and provides continuous pathway along the corridor).	Medium	Yes	No

Please place the concept preference stickers here:

Concept 2A:

Pulverize and relay the pavement, and replace and add 8-foot pathways on both sides.

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD



* Existing pathways will be replaced and widened to 8-feet, New pathways will be added where the pathway doesn't currently exist on both sides of the roadway.

** The existing infrastructure will dictate whether curb and gutter or a gravel shoulder is used.

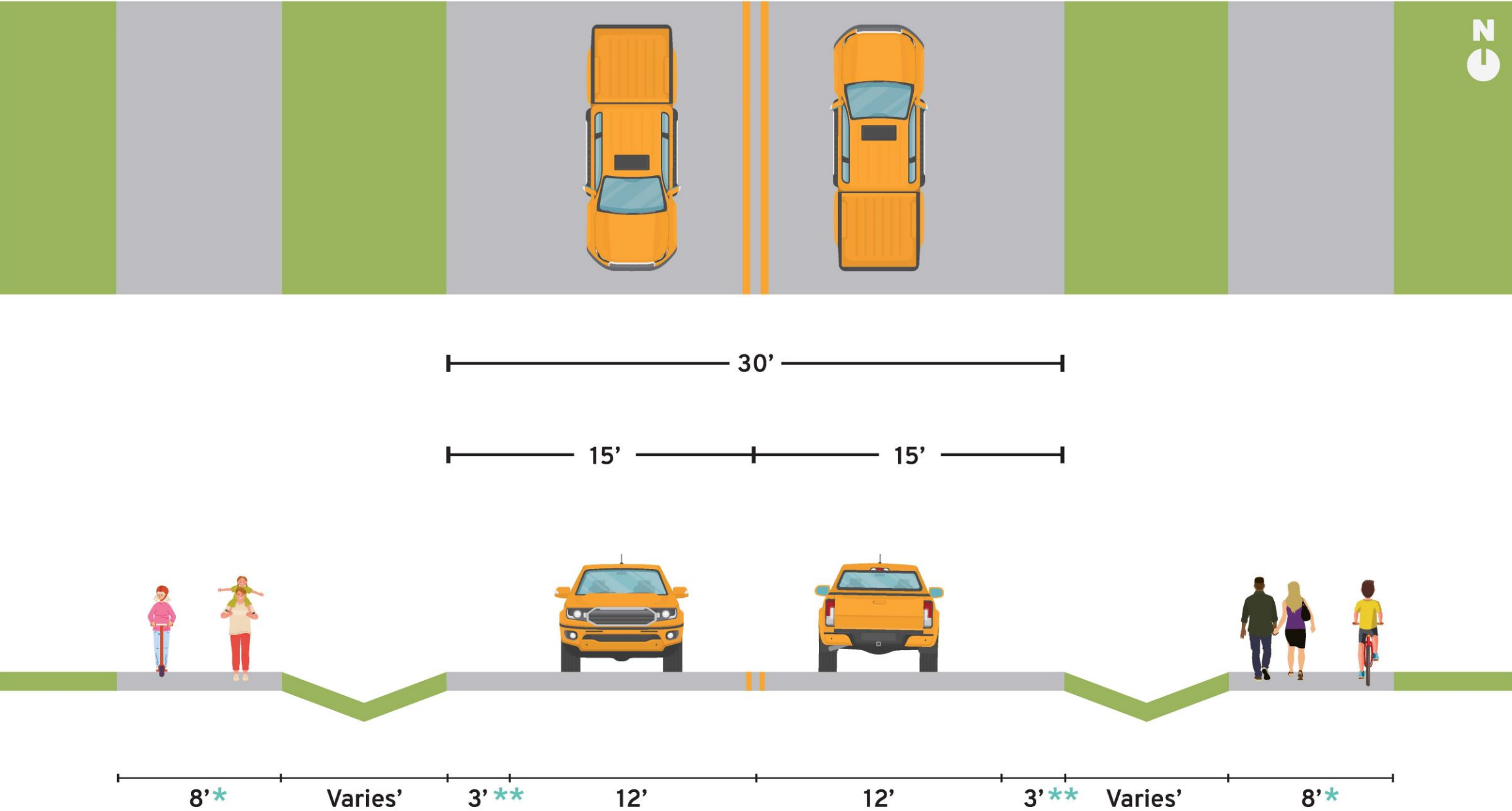
Concept 2A	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8-Foot Per The Recommendations of The 2050 Master Plan
Pulverize and relay the pavement, and replace and add 8-foot pathways on both sides.	\$\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, and provides continuous pathway along the corridor).	Medium	No	Yes

Please place the concept preference stickers here:

Concept 2B:

Pulverize and relay the pavement, and replace and add 8-foot pathways on both sides.

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD



* Existing pathways will be replaced and widened to 8-feet, New pathways will be added where the pathway doesn't currently exist on both sides of the roadway.

** The existing infrastructure will dictate whether curb and gutter or a gravel shoulder is used.

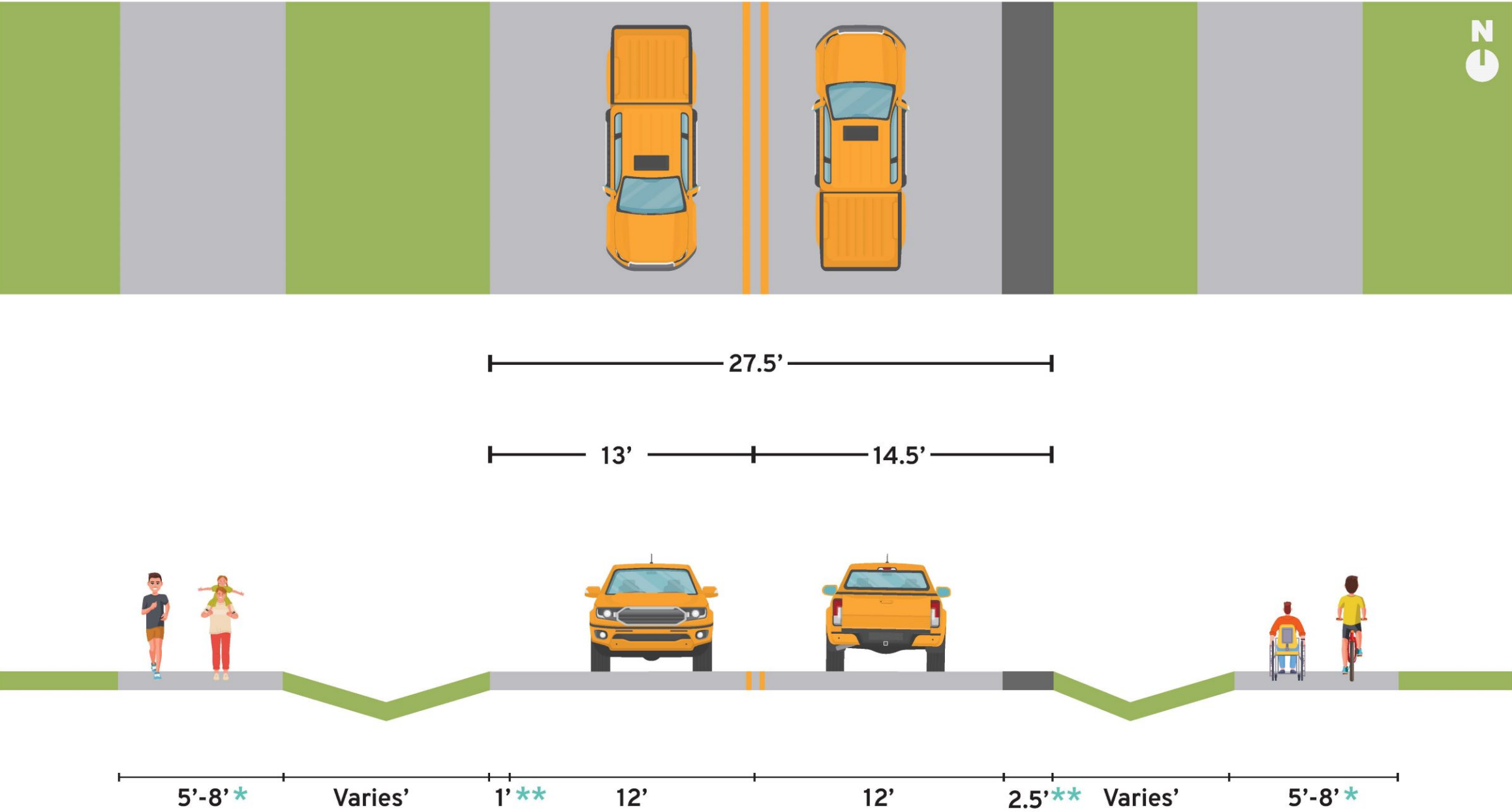
Concept 2B	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8-Foot Per The Recommendations of The 2050 Master Plan
Pulverize and relay the pavement, and replace and add 8-foot pathways on both sides.	\$\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, and provides continuous pathway along the corridor).	Medium	No	Yes

Please place the concept preference stickers here:

Concept 3:

Roadway reconditioning with partial curb and gutter additions, selective reconstruction of the deteriorated path (widened to 8-feet), and other spot treatments.

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD



* Existing pathways will be selectively replaced and widened to 8-feet, pathway may not currently exist on both sides of the roadway.

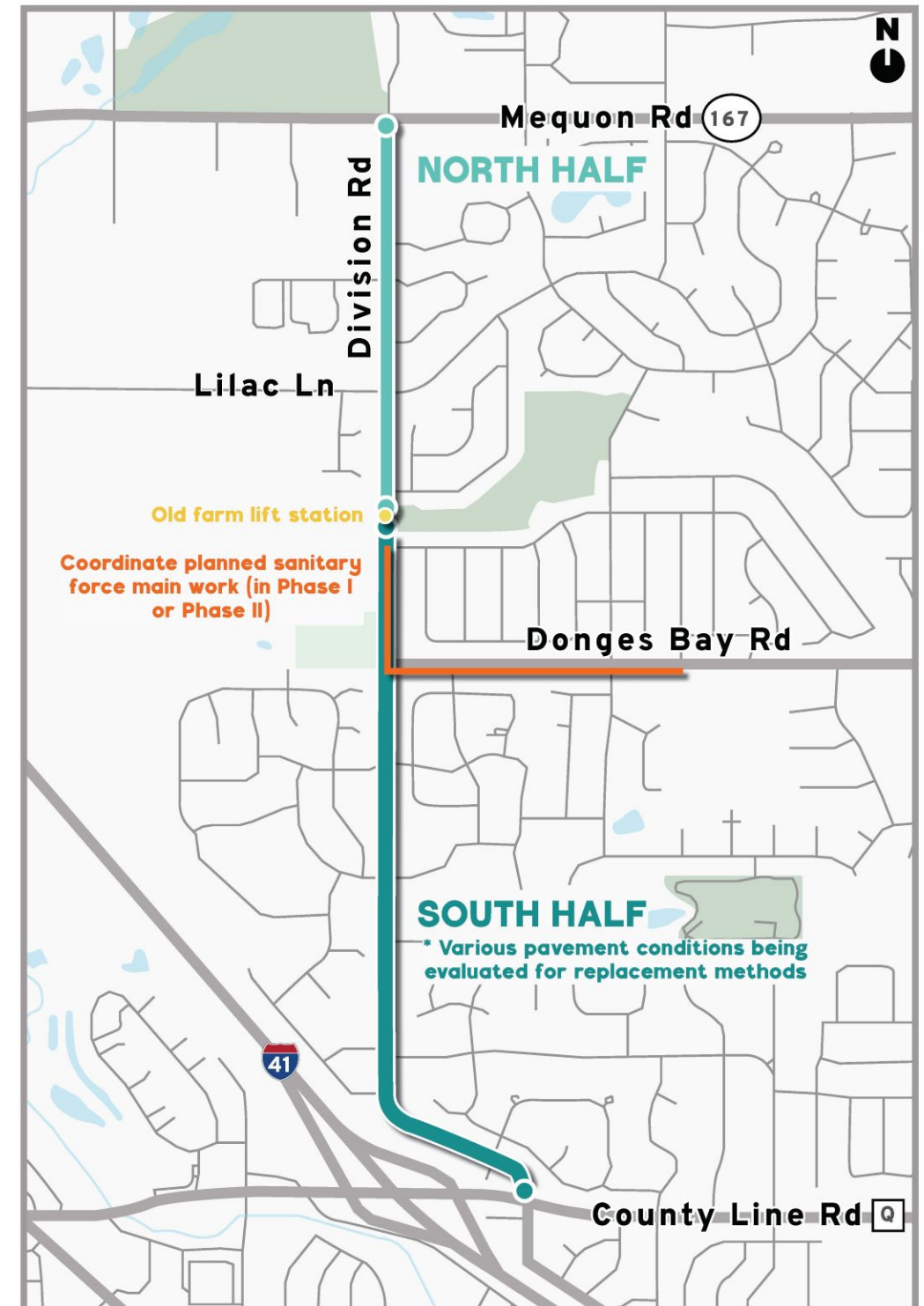
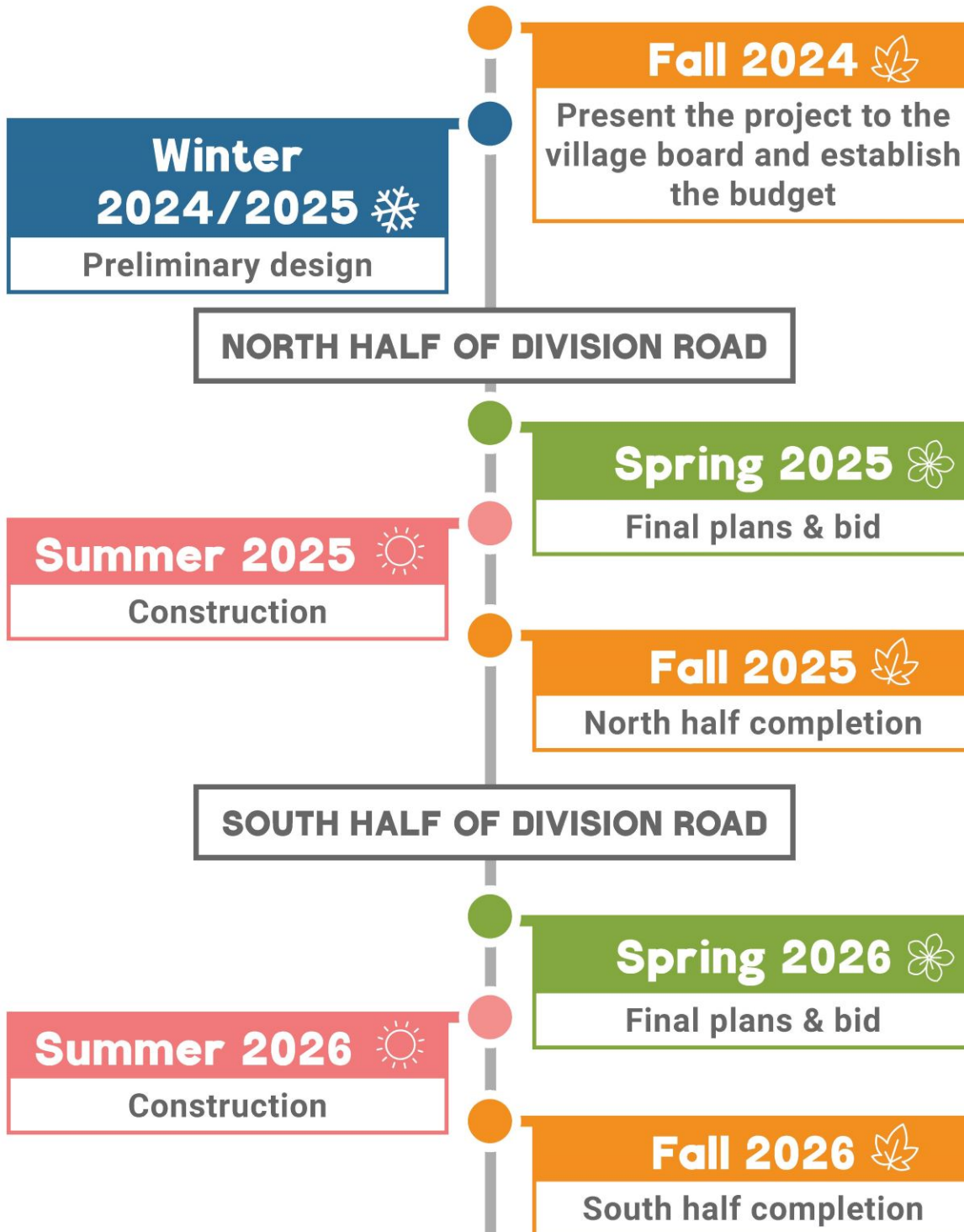
** The existing infrastructure will dictate whether curb and gutter or a gravel shoulder is used.

Concept 3	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8-Foot Per The Recommendations of The 2050 Master Plan
Pulverize and relay the pavement with partial curb and gutter additions, selective reconstruction of the deteriorated path (widened to 8-feet), and other spot treatments.	\$\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, widens pathways, and provides continuous pathway along the corridor).	Medium	No	Limited (selectively widens pathways to 8-feet).

Please place the concept preference stickers here:

Anticipated Schedule

DIVISION ROAD FROM MEQUON ROAD TO COUNTY LINE ROAD





Division Road Conceptual Design
(Mequon Road to County Line Road)
Village of Germantown

Comment Input Form

July 23, 2024

Name: _____

Address: _____

Email Address (optional): _____

Place a numbered sticker on the map or exhibit on the comment exhibit near the location for which you would like to comment. Place the second sticker number in the box below and comment in the adjacent spaces:

Comment:

Comment:

Comment:

General Comments:



How to Participate in the Input Exercise

What is the input exercise?

This input exercise is a method of gathering feedback at public meetings. Numbered stickers are used to identify specific locations and/or issues on the maps/exhibits. This allows the project team to easily identify the location of the issue/comment.

What am I supposed to do?

This is a simple and interactive exercise. All that is required of you is to place a numbered sticker on the map or exhibit labeled “**comment exhibit**” near the location of the issue you would like to comment on. Place the same dot number sticker in a box on the input form and write your comment next to the number. It’s that easy.

If you have a general comment, write it on the bottom of the form in the general comments section.

What types of issues should I comment on?

There is no limit to the comments that can be provided, however, some examples of issues that are related to transportation and land use could include:

- Pedestrian crossing concerns such as convenience or accessibility.
- Important areas for future roadway or pathway maintenance.
- Areas where safety is a concern because of the number of crashes or unsafe conditions.

Example:

Place the colored dot number in this box.

23

I would like to see updated pedestrian crossings along Division Road.

DIVISION ROAD
MEQUON ROAD TO COUNTY LINE ROAD



**SCAN THE QR CODE TO
TAKE THE DIVISION ROAD
SURVEY TODAY!**



We Want to Hear From You!

Attachment C - DOT Stickers and DOT Comment Forms

Exhibit / Concept	#	Comment	General Comments:
Concept 1	53	It would be nice feature to put some street lighting in.	
Concept 1	55	Would like light by Ashbury Condo entrance - currently no light and hard to see walkers/joggers coming into lane to cross street. Hope having bike lanes on both sides will stop speeders using road, as a racetrack. Like the idea of crosswalks, having flashing pedestrian lights, and reflective materials.	
	57	Why do we need a sidewalk on the west side from Lilac to Donges Bay Rd when most of it is wiledand Nursery?	
Concept 2B	58	Concpet 2B	
Roll Plot	61	Why do they need a sidewalk on the west side of Division road + on the east side?	
Roll Plot	62	Not many people cross Division road at Hawthorne (many people use the walking path on the east side of Division. The problem is crossing Hawthorne. Don't realize that there's a cross walk there.	
Roll Plot	63	I love the additional crosswalks especially the one by Revere.	
Concept 2A	64	I love the idea of having pathways the whole way on both sides.	
Concept 2B	65	I prefer the wider walking paths that bikes could use. I would like to see options that include turn lanes. A crosswalk is needed from Alt Bayer Park to the Fishing pond.	
Concept 2B	67	I like this option because the bike path is wider and there is more space between the road and the paths.	
Roll Plot	70	Pulverize + 5" top no curbs 3 ft wide path. Start as soon as possible.	
	73	No need for path on both sides of road & the one way signs will be useless.	
Concept 3	75	I believe the road is safe but does need resurfacing. Will a wider shoulder really matter?	
Concept 1	76	Bike lanes are not worth the cost. There is very little bike traffic. The bike could use the pathway if necessary.	
Concept 1	77	There is such limited bike traffic > 1-2 weekly. I do not see need for bike lanes.	
Concept 3	78	I'm concerned that widening the road will encourage speeding. I'm happy with width as it is.	
Concept 2B	79	I picked 2B over 2A but would like to know the difference in price between the 3ft width of 2B and the 1 ft Width of 2A	
Roll Plot	80	I believe the added expense doesn't justify a pathway on the west side of Division along the Wentland's Nursery.	
Concept 2B	81	Like plan but only want path on one side.	
Roll Plot	83	I have saftey concerns about this curve. Please address line of sight.	

Roll Plot	84	A passing lane heading south would be helpful when people are making left turns and blocking the flow of traffic. This applies to all entrances to the subdivision, not just where I placed the sticker.	As a bicyclist, I prefer Concept 1. LED lights Dividing the road + the bike path would add safety.
Concept 1	85	This Option seems excessive + not cost effective. Division Rd does not need to be that wide.	
Concept 2A	86	This seems to be the best option cost wise and width of Division Rd.	
Concept 2B	87	Prefered proposal	
Concept 2A	88	Second Option	At controlled intersections, The left lane should be for turning left or going straight. The right Lane should be only for turning right.
Concept 1	89	I see very few bikers + not many need walk/bike path. One Side is sufficient.	
Concept 2B	91	Allow for traffic to pass & bigger strollers, wheel Chairs.	
Concept 2B	93	I like side path in both sides of road for traffic + safety. Like how it allows for bike lanes.	
Concept 2A	94	Same reasons as above onlyu here less of bike lane.	
Concept 1	95	Dedicated bike lane is good. There have been close calls as it currently is.	
Roll Plot	96	Question the number of flashing caution lights along the south end part of Division.	
Concept 2A	97	I like the set-up. Not too big/not too small. Everything will work out (cars - bikes) ok.	
Concept 2B	98	Best option! Wider road, Wider continous path.	Great way to show options and get feedback!
Roll Plot	99	Jefferson ditch concerns. Please see pages 3 + 4 of my attached handout.	
Roll Plot	100	Mequon at Division Rd. Please see page 6 of my attached Handout. (Recommendations By: Steven Wesolowski)	
Concept 1	101	Put in a bike lane would good. Do something about speed.	Crosswalk by Lilac Lane + Hawthorne Dr.
	103	Take Division resurfacing all the way to Mequon Rd.	
	104	Sidewalk on West Side of Division is not needed. It would not service sufficient # of houses for cost improvement to east side would be all that is needed.	
Roll Plot	105	Very concerned with the speed once Rd. is improved. People are speeding all the time now.	
Concept 1	106	Maybe lower speed limit or add stop sign on Donges Bay Rd.	
Concept 2B	107	I'm not a fan of bike lanes in the road. I like having 8 ft wide paths on both sides of road. I like widened lanes too. 2B is best Plan.	
Concept 3	108	Halfway approach. It saves some money but doesn't solve problems for long term. Big advantage to have wide paths on both sides. This would be an improvement.	Great way to show options and solicite feedback!

Concept 2B	112	I like the widen pedestrian pathway but don't think we need a lighted beacon at the crosswalk.	Please add a right turn lane at Division + Mequon Rd. The stop + go light at this intersection is so long. An you bump up the project to fix the roads from Division Rd. + Wagon Trail Rd + all the Cul du Sacs off Santa Fe Rd.
Concept 2B	113	No crosswalks flashing signals if nobody is present at crosswalk. Only one pathway, take construction all the way to Mequon. Put in right turn lane to Mequon Rd.	Is this the Same procedure that you will do the Maple Road? Like you're doing to Division?
Concept 1	115	Bike lane is desperate need. Pedestrian + bikes don't mix well with e-bike/power assisted bike.	
Roll Plot	116	Need a walkway to extend all the way to county Line from Mequon.	
Anticipated Schedule Board	117	I would like the south portion of Division Rd. Repaired prior to repairing the North portion of Division Rd.	
Concept 2B	118	I like the 2B Concept because it separates the bike & motor vehicle lanes. I do not like contending with bicycles when driving.	Thank you for consulting us!!
Concept 2B	119	Don't mind sharing walkway with bikes (as long as common sense is used) Move over if you see a bike coming or a bicyclist slow down and ring bell if in back of walkers to let them know they will pass.	
Concept 2B	121	I'd pick this concept	Disappointed in the choices. It's a cheap fix and more is needed. I voted for better solution. Hell, Pilgrim rd. speeds are 50-50 and Division 45-50. I wanted the most expensive and safest fix, but that was voted down. Walk + drive this road daily. I think it should be like Pilgrim Rd for safety. Speeds are 45-50 on Division - never policed. Walking is not safe, bike either. Tired of doing 40-45 and being tailgated down the road. Lots of volume!
Roll Plot	123	I totally agree with my husband's comment above, going north on Division and wanting to turn right on Mequon is a terrible bottleneck and should be addressed.	
Concept 1	123	I like the concept of "concept 1" I like the designated bike lane on the side of the road because adult bikers are going to ride on the road even if a "bike path" is provided.	
Roll Plot	124	Why can't the left turn lane also handle the straight-ahead traffic so the cars turning aren't held u by the "one" car wanting to go straight ahead.	
Concept 2A	124	Concept 2A - I like the 8' path, plus keeping bike lanes off the road. Poor Lighting could contribute to accident with bike you never saw.	
Concept 1	125	I selected concept 1 to add bike lanes, possible alternative would be to have bike lane on one side only (ride in both directions) if space is challenging. This may allow widening pathway a little more than proposed.	Major disappointment in the village was not putting in bike lanes on Donges Bay Road when that was done.

Concept 1	127	One concern is the grade of the Hill just North of Lone Oaks. Cars are unseen at the bottom of the Hill when leaving Lone Oaks Subdivision.	
Concept 2A	129	Make the paths all the way from Mequon to Division. The "chunks" of current paths is lame.	
Concept 1	131	I like the idea of dedicated bike lanes, Would prefer to see wide path all the way along Division Rd.	
Concept 3	132	Let's do a complete job not a patching up.	
Concept 2A	135	Recommend only placing pathways on east side of Division Rd from Donges Bay to Lilac. Will save lots of money on construction costs and there are no crosswalks between those two roads.	
Concept 2A	136	Bridge - will a parking area for fisherman be made at or near the bridge? Parking lot could be placed in area between ponds + city pumping buildings.	
Concept 2B	137	Need to have right-turn lanes at ALL intersections to allow traffic to pass when left turns block traffic.	
Roll Plot	139	Parking spaces for people fishing in the pond across from Old Farm Jefferson Ditch.	
Concept 2B	140	Min. of 8'+ paths as nig as possible. Super like! Concept 2B.	
Concept 1	143	LED speed lighting with flashing camera.	
Concept 1	144	LED light in pavement north + south for safety?	
Concept 2B	145	Highly recommend pedestrian traffic off road and on paths. This road leads from residential and feeds towards the high school so wide road would be preferred for the young drivers driving school days. Width will play a factor in accidents.	
Concept 3	147	More areas of the curb + gutter for saftey of walkers + bikers. Change MPH to 40 from 35 mph. Plan road for 30 year use.	
Concept 2B	148	More areas of the curb + gutter for safety of walkers + bikers. Change MPH to 40 from 35 mph. Plan Road for 30 year use.	
Concept 2B + Roll Plot	149	Needs to be wider both directions.	
Roll Plot	150	Parking for fishing - saftey issues.	
Concept 2B	151	2B no bike lanes.	
Roll Plot	152	The curve is dangerous. Need a speed bump desperately. We would not be able to use proposed pathway as it is not safe for us to cross. We need paths to go on the east side or a crosswalk by Wendy Lane to get to the other side.	
Roll Plot	153	West side of Division Rd. - from Jefferson Ditch to Lilac Lane. No sidewalks on the west of roadway. No installation of storm sewer pipe, manholes, catch Basin.	
Roll Plot	154	West side of Division Rd. from Jefferson ditch to Donges Bay Rd. No sidewalk on the west side of roadway. Leave the rural look as is by Wentland Nursery.	
Concept 2B	155	Top choice. 2A would also work.	
Concept 1	156	Waste of money. Never any bikes on the road.	

Roll Plot	157	Crosswalks- please make them like your example. This example should be for all crosswalks in the Village of Germantown.	
	158	This meeting was very well thought out and well attended. Everyone was very knowledgeable and helpful. The VOG should hold these sessions for the neighborhoods.	
Roll Plot	159	Glad to see this intersection and walking path being addressed.	
Roll Plot	160	I think it will be important to make crosswalks more visible/noticeable especially across such a busy road.	
Roll Plot	161	Division onto Mequon - make right turn lane, straight lane, and left turn lane.	
Concept 2B	162	Our choice of option #2	
Concept 2A	165	Concept A, I prefer the bike path not included in street since there is enough room on the sides. If the room wouldn't be there, I would then go on the street bike accommodations.	
Roll Plot	166	I live in Ashbury Woods. Consider some type of added lane for traffic going south on Division to be able to get around us turning into Ashbury Woods.	
		Scott Hefle -->	Good community involvement

Attachment D: Survey and Survey Results



Village of Germantown
Division Road Conceptual Design Survey
Public Involvement Meeting #1

This survey consists of 20 questions and will take approximately 5 to 7 minutes to complete.

We appreciate your time and honest responses, as your feedback is valuable. Once you've answered all the questions, please hit "Submit" to complete the survey.

Let's get started!

Full Name

Street Address

Address Line 2

City

State/Province/Region

Postal/Zip

USA

1. What is your primary mode of transportation on Division Road? *

- ☐ Walk/Run
- ☐ Bike
- ☐ Vehicle
- ☐ Other (Please specify).

2. What are your main concerns about Division Road? *

3. Are there any changes that you would you like to see on or along Division Road? *

4. Please select what's important to you with the Division Road Project. *

- ☐ More roadway capacity
- ☐ Improved/additional pedestrian crossings
- ☐ Improved pathway conditions (Wider/resurface)
- ☐ Increased signage
- ☐ Increased lighting at intersections
- ☐ Traffic calming measures
- ☐ Extending curb and gutter/and removing ditches
- ☐ Improve wait time at stop signs prior to entering the intersection
- ☐ Other (Please specify)

5. Have you ever witnessed a crash or near miss on Division Road? *

- ☐ No
- ☐ Yes (Please specify)

6. On a scale of 1 to 5, how safe do you feel DRIVING along Division Road? *

1	2	3	4	5
Least safe				Most safe

7. Are there any areas where you feel particularly unsafe along Division Road? *

8. How often do you walk/bike along Division Road? *

- ☐ Daily
- ☐ Weekly
- ☐ Monthly
- ☐ Never

9. What is the primary purpose of your walk or bike ride along Division Road? *

- ☐ Commuting
- ☐ Exercise and fitness
- ☐ Leisure and recreation
- ☐ Running errands or shopping
- ☐ Other (Please specify).

10. Where do you usually cross Division Road? *

11. If improvements were made to the sidewalks/pathways, how likely would you be to use the sidewalks/pathways more frequently? *

1

2

3

4

5

Less Frequently

More Frequently

12. Are there enough pedestrian crossings along Division Road and are they clearly marked and maintained currently? If not, where would you like to see new crossings?

- ☐ No
- ☐ Yes (Please specify).

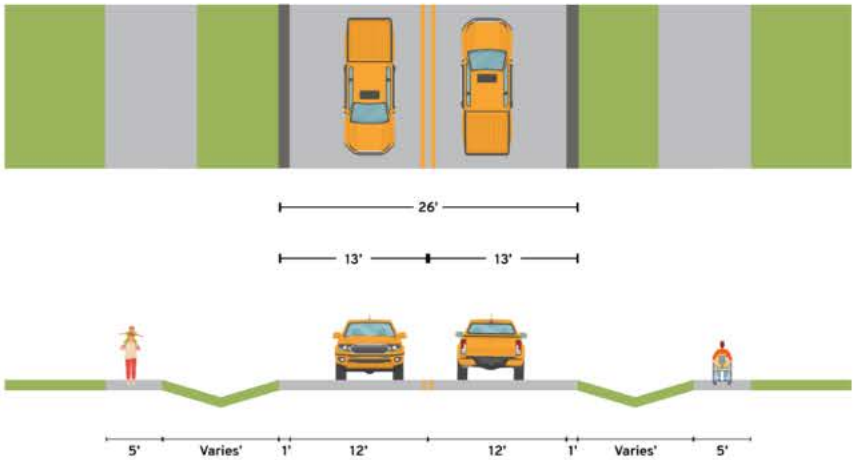
13. Do you have any accessibility issues along Division Road? *

- ☐ No
- ☐ Yes (Please specify).

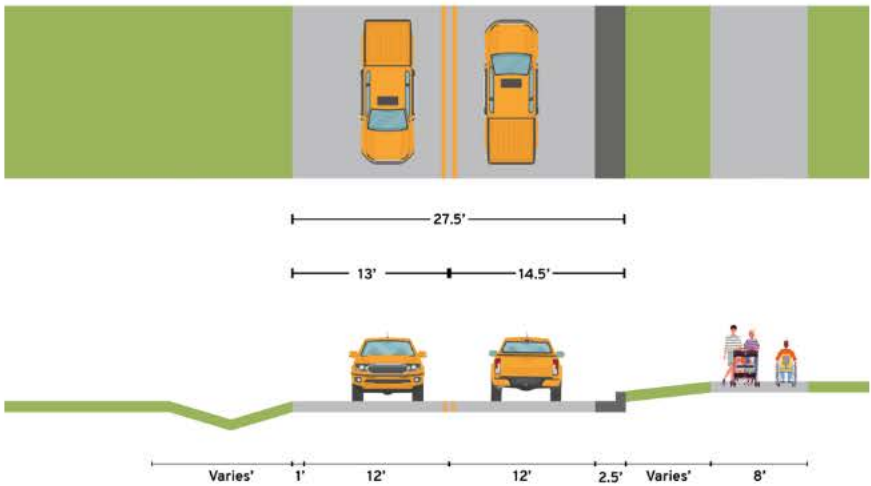
14. Are you satisfied with how long it takes you to travel your route along Division Road? *

- ☐ Yes
- ☐ No (Please specify).

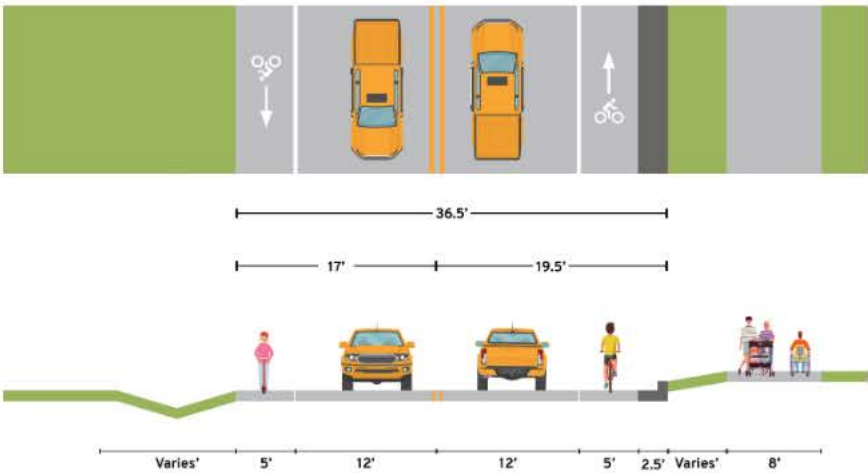
Concept 1: Existing



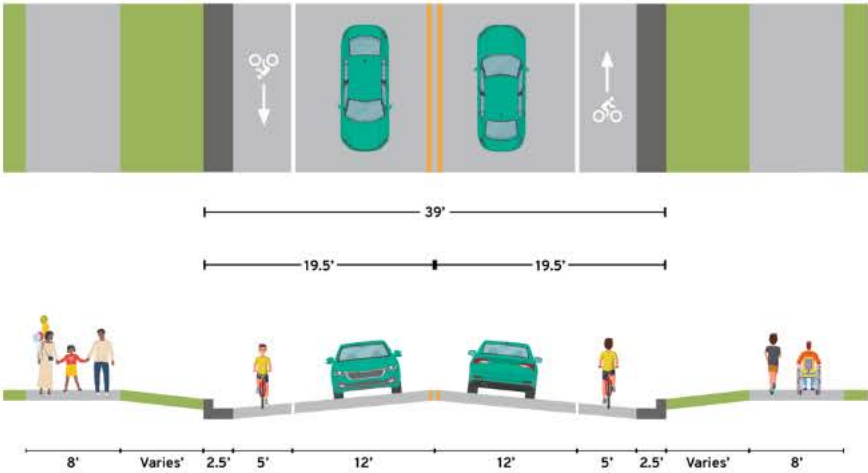
Concept 2: Hybrid Reconstruct with No Bike Lane



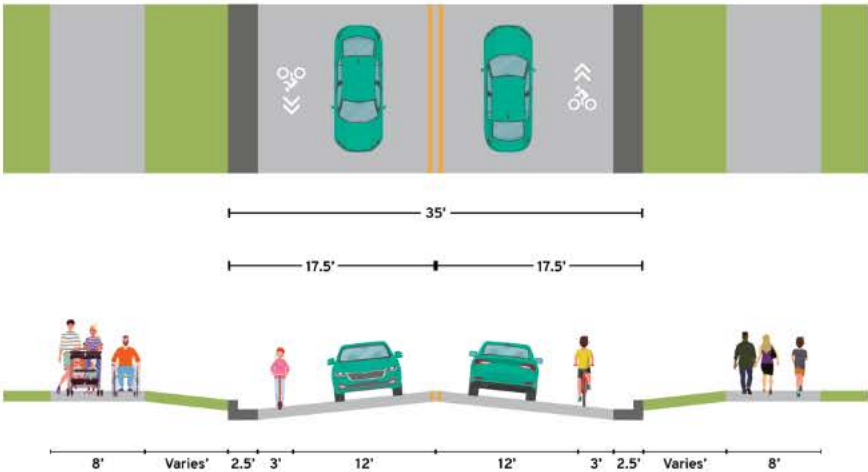
Concept 3: Hybrid Reconstruct with Bike Lane



Concept 4: Curb and Gutter with Bike Lane



Concept 5: Curb and Gutter with No Bike Lane



15. Which concept from the photos above do you prefer? *

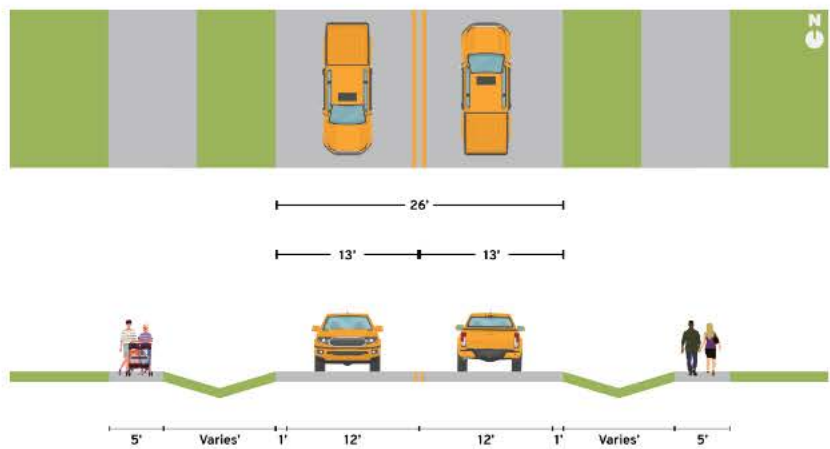
- ☐ Concept 1
- ☐ Concept 2
- ☐ Concept 3
- ☐ Concept 4
- ☐ Concept 5

16. Pick your top priority for repairs/reconstruction of Division Road. *

- ☐ Project construction duration
- ☐ Cost of construction
- ☐ Project lifespan (before replacement required)

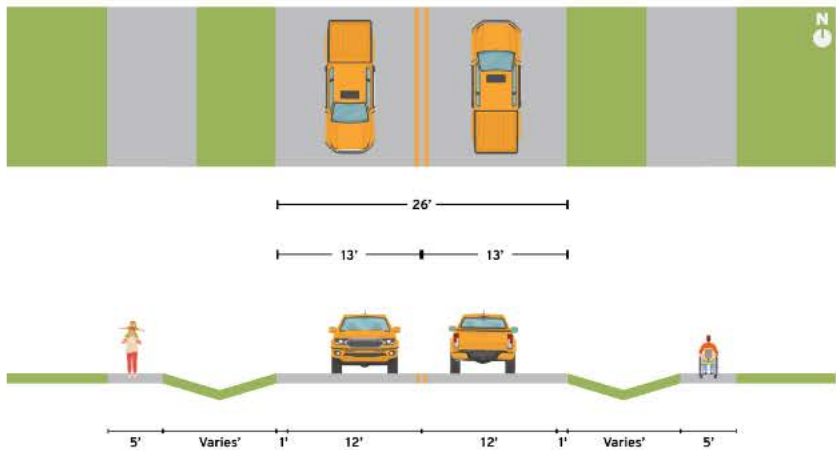
Concept A.1

2-inch mill and 2-inch overlay of asphalt pavement.



Concept A.2

Pulverize and relay with 5 inches of new asphalt pavement.



Concept A.1 and A.2 Breakdown

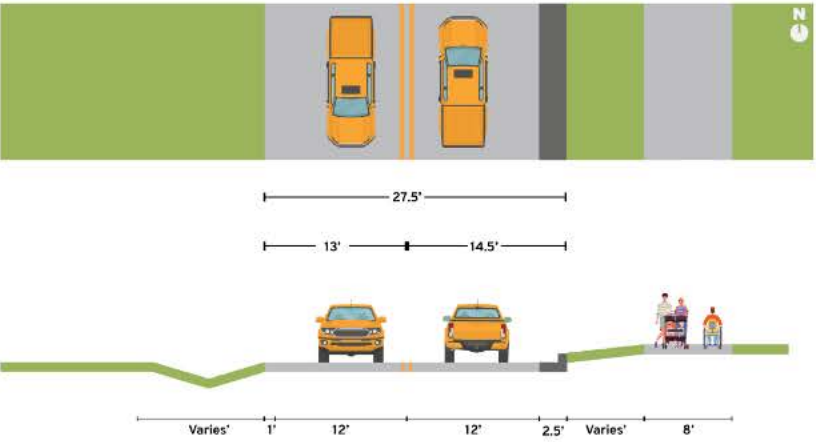
Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept A.1: 2-inch mill and 2-inch overlay of asphalt pavement.	\$\$\$\$	Limited (mill and overlay provides a short-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Short	No	No
Concept A.2: pulverize and relay with 5 inches of new asphalt pavement.	\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	No

17. Looking at the two images above, which of the concepts do you prefer? *

- ☐ Mill and Overlay Roadway (A.1)
- ☐ Pulverize and Relay Roadway (A.2)

Concept B.1

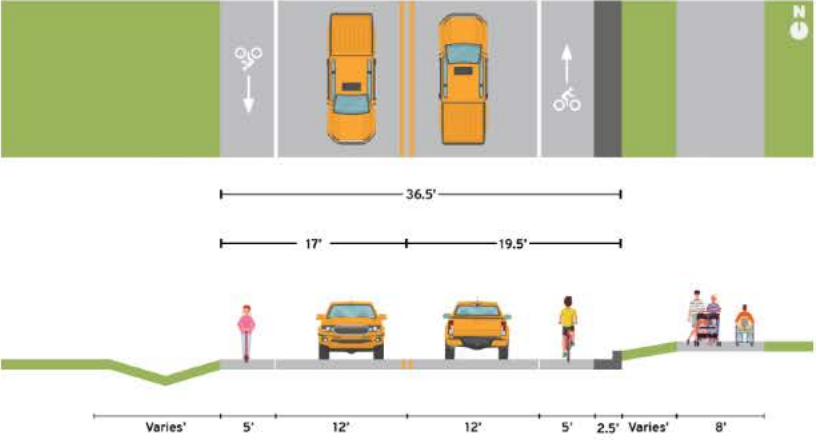
Pulverize and relay with 5 inches of new asphalt pavement, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.



Concept B.2 Hybrid Reconstruct with Bike Lane

Concept B.2

Pulverize and relay with 5 inches of new asphalt pavement, 5-foot paved shoulder, partial curb and gutter additions, reconstruction of the deteriorated path (widened to 8 feet), and other spot treatments.



Concept B.1 and B.2 Breakdown

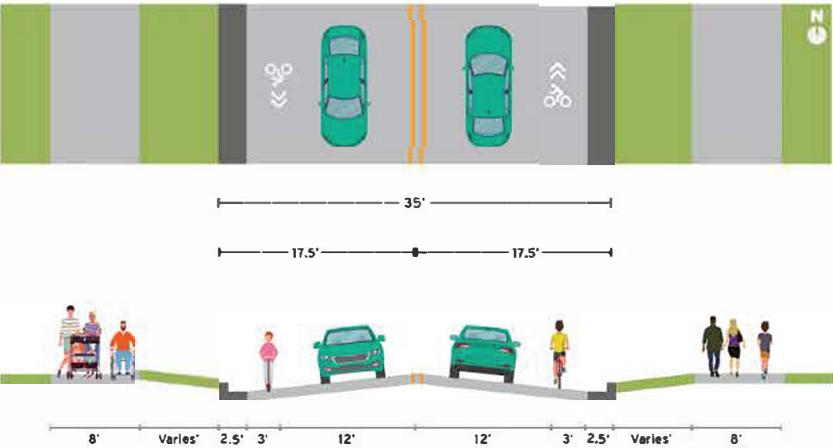
Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept B.1: roadway reconditioning with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	No	Limited (selectively widens pathways to 8 feet).
Concept B.2: roadway reconditioning, 5-foot paved shoulder with partial curb and gutter additions and reconstruction of deteriorated path (widened to 8 feet), and other spot treatments.	\$\$\$	Limited (pulverize and relay provides a medium-term fix).	Limited (provides new crossings across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Medium	Yes (provides a 5-foot paved shoulder).	Limited (selectively widens pathways to 8 feet).

18. Looking at the two images above, which of the concepts do you prefer?

- Hybrid Reconstruction with NO bike lane (B.1)
- Hybrid reconstruction WITH bike lane (B.2)

Concept C.1

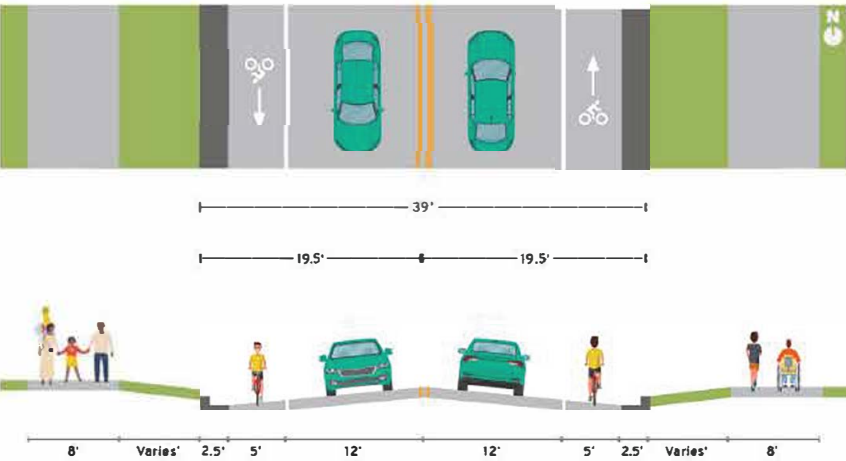
FULL RECONSTRUCT WITH CURB & GUTTER, STORM SEWER, 3-FOOT PAVED SHOULDER, AND NEW 8-FOOT PATHWAYS.



Concept C.2

Concept C.2

FULL RECONSTRUCT WITH CURB & GUTTER, STORM SEWER, 5-FOOT PAVED SHOULDER, AND NEW 8-FOOT PATHWAYS.



Concept C.1 and C.2 Breakdown

Concepts	Estimated Cost	Roadway Reconstruction Due to Poor Conditions	Enhance Recreational Activities & User Safety	Project Lifespan	Adds On-Street Bike Accommodations	Widens All Pathways to 8 feet Per The Recommendations of The 2050 Master Plan
Concept C.1: full reconstruct with curb and gutter, storm sewer, 3-foot paved shoulder, and new 8-foot pathways.	\$\$\$	Yes	Limited (provides new crossing across Division Road, selectively widens pathways, provides continuous pathway along the corridor).	Long	Limited (provides a 3-foot narrow shoulder).	Yes
Concept C.2: full reconstruct with curb and gutter, storm sewer, 5-foot paved shoulder, and new 8-foot pathways.	\$\$\$\$	Yes	Yes (provides new crossings across Division Road, on-street bike lanes and 8-foot pathways).	Long	Yes (provides a 5-foot paved shoulder).	Yes

19. Looking at the two images above, which of the concepts do you prefer? *

- ☐ Full Reconstruction of Roadways (C.1)
- ☐ Full Reconstruction of Roadways and Pathways (C.2)

20. Any additional comments?

Question 1: Full Name	Question 2: Address	Question 3: What is your primary mode of transportation on Division Road?	Question 4: What are your main concerns about Division Road?	Question 5: Are there any changes that you would like to see or along Division Road?	Question 6: Please select what's important to you with the Division Road Project.	Question 7: Have you ever witnessed a crash or near miss on Division Road?	Question 8: On a scale of 1 to 5, how safe do you feel DRIVING along Division Road?	Question 9: Are there any areas where you feel particularly unsafe along Division Road?	Question 10: How often do you walk/bike along Division Road?	Question 11: What is the primary purpose of your walk or bike ride along Division Road?	Question 12: When do you usually cross Division Road?	Question 13: If improvements were made to the sidewalks/pathways, how likely would you be to use the sidewalks/pathways more frequently?	Question 14: Are there enough pedestrian crossings along Division Road and are they clearly marked and maintained currently? If not, where would you like to see new crossings?	Question 15: Do you have any accessibility issues along Division Road?	Question 16: Are you satisfied with how long it takes you to travel your route along Division Road? (e.g., 10 min, 15 min, 20 min, 30 min, 40 min, 50 min, 60 min, 70 min, 80 min, 90 min, 100 min, 110 min, 120 min, 130 min, 140 min, 150 min, 160 min, 170 min, 180 min, 190 min, 200 min, 210 min, 220 min, 230 min, 240 min, 250 min, 260 min, 270 min, 280 min, 290 min, 300 min, 310 min, 320 min, 330 min, 340 min, 350 min, 360 min, 370 min, 380 min, 390 min, 400 min, 410 min, 420 min, 430 min, 440 min, 450 min, 460 min, 470 min, 480 min, 490 min, 500 min, 510 min, 520 min, 530 min, 540 min, 550 min, 560 min, 570 min, 580 min, 590 min, 600 min, 610 min, 620 min, 630 min, 640 min, 650 min, 660 min, 670 min, 680 min, 690 min, 700 min, 710 min, 720 min, 730 min, 740 min, 750 min, 760 min, 770 min, 780 min, 790 min, 800 min, 810 min, 820 min, 830 min, 840 min, 850 min, 860 min, 870 min, 880 min, 890 min, 900 min, 910 min, 920 min, 930 min, 940 min, 950 min, 960 min, 970 min, 980 min, 990 min, 1000 min, 1010 min, 1020 min, 1030 min, 1040 min, 1050 min, 1060 min, 1070 min, 1080 min, 1090 min, 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Question 18: Pick your top priority for legislative reconstruction of Division Road.	Question 19: Looking at the two images above, which of the concepts do you prefer?	Question 20: Looking at the two images above, which of the concepts do you prefer?	Question 21: Looking at the two images above, which of the concepts do you prefer?	Question 22: Any additional comments?
Amber Chycinski	W1256790 Division of Germantown, WI 53022 USA	Vehicle	The curve by leaders is horrible. Road is speedbump. People fly down the road and end up on their chins almost monthly. My kid can't play outside.	Sidewalk extended at least on 1 side.	Improved/additional pedestrian crossings, increased signage, Traffic calming measures	In front of our home speeding around curve by windy	3	Curve by windy	Never	Lonely drive	I don't and can't, it's not safe	5	No	No	Yes	Concept 2	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	
Steven Chycinski	W1256790 Division Road GERMAN TOWN, WI 53022-4804 USA	Vehicle	Speed enforcement, specifically between Chippewa Dr. And Concord	A continuation of the walking path between Windy and Concord	Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Traffic calming measures	Courteous in the 10 years living at current address. Multiple collisions/cars in ditch in front of home.	3	Pulling out of driveway... Anywhere in curve between Chippewa and Concord	Never	No path access immediately near home, otherwise, I would utilize weekly	I currently do not.	5	No	No current pathways/sidewalks access close enough to feel safe	Yes	Concept 3	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	See paper copy of comment input form
Jan Milar	PO Box 837, W153N10287 Germantown, WI 53022 USA	Vehicle	Needs repairing & bike/trail path.	Bike/trail path. Sometimes there is a need for a turn lane or merge lane. Major streets like Division & Danges Bay Road intersection. Also, Division and Mequon Road. Make sure that the pump station sewers are part of the plan so we don't RFP up the road for that again.	Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Increased lighting at intersections, Increased signage	People are driving too fast and have almost run ended.	3	Division and Danges Bay Road. Division and Mequon Road. Not long enough turn lanes and/or merge lanes.	Never	Exercise and fitness	Danges Bay Road.	5	No	No	Need longer turn lanes	Concept 2	Cost of construction	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways and Pathways (C.2)	The event was well put together. I think you need to go to other neighbor hoods. Kinderberg Park would be a good venue. Right off Danges Bay and residents use Division Road. Make sure you select the Express lane and post on the EMC - Electronic Message board outside Village Hall. Also the QR Code should be in the back of the Room for all Committee and Board Members. Press at every window where residents come in and do business. How about adding it to the website. Show the diagrams on the website and attach the survey QR Code. It was suggested tonight to take the QR Code to Fremont Park for Music in the Pavilion and Concerts at the Pavilion. I like B1 design the best. Best on show! Thank!
Michael Hertiges	W273902735 Willow Wood Dr Germantown, Wisconsin 53022 USA	Vehicle	Pedestrian Crossing	Safer pedestrian crossing	Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings	No	5	No	Daily	Exercise and fitness	Utic	5	No	No	Yes	Concept 5	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Melissa Thundercloud	W16267469 Haywood Dr Germantown, WI 53022 USA	Vehicle	The condition of the roads is terrible, people turning left is a block to traffic flow	Smother road, wider, turn lanes	Improved pathway conditions (Wider/surface)	People stopping to turn left and getting our sides	3	From concord to mequon	Never	Leisure and recreation	I don't walk my children on division, there's too many bumps/cracks, people driving high speeds	3	No	No	No	Concept 5	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Casey Maleschek	W1031917591 Murly Huming Way Germantown, WI 53022 USA	Vehicle	Quality of road, very bumpy	Extending curb and gutter and removing ditches, Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Increased lighting at intersections, More roadway capacity	Extending curb and gutter and removing ditches, Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Increased lighting at intersections, More roadway capacity	Tanglewood and division	4	Turn by Windy Lane, and pedestrian crossing	Weekly	Exercise and fitness	Meadow Creek crossing	5	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Steven Weber	W1729165259 Harvest Ln Germantown, Wisconsin 53022-3919 USA	Vehicle	Traffic load	Wider road, bike lanes and better walk lane	More roadway capacity	Richard's house division, Old Farm subdivision	2	Curve before Kesslers	Daily	Exercise and fitness	Dodges Bay rd	5	No	No	Yes	Concept 4	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	Finish in one summer. Work on wagon trail a different year. Leaving old farm subdivision with limited emergency access one year is foolish. Then to go back following year and close division right. Hold off on wagon trail, and finish division in one summer. Very foolish to inconvenience drivers two years in a row on division.
Angie Packer	W14796818 Remnick Road Germantown, WI 53022 USA	Vehicle	Horrible surface condition and the same poor nighttime lighting that we have throughout the village	Center turn lane to accommodate continuing traffic flow while vehicles attempt left-hand turns.	Improved pathway conditions (Wider/surface), Increased lighting at intersections, Traffic calming measures	No	3	Intersections	Never	Running errands or shopping	I don't.	3	No	No	Going 26 mph isn't even ideal with the poor condition of current roadway surface.	Concept 2	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	Rather than taking up road space with unnecessary bike lanes, was a center turn lane considered?
Daniel Bishop	W14796818 Remnick Rd Germantown, WI 53022 USA	Vehicle	Rough pavement. Old surface.	Turn lanes	Improve wet time at stop sign prior to entering the intersection, Improved pathway conditions (Wider/surface), More roadway capacity	No	3	No	Never	Don't walk	Dodges Bay	3	No	Dodges Bay	Time is fine	Concept 2	Project construction duration	Mix and Overlay Roadway (A.1)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	
Steven Fynark	W160r18923 Meadow Dr Germantown, WI 53022 USA	Walk/Run	Walking paths being under water and no maintained well	Better high water management	Extending curb and gutter and removing ditches, Improved pathway conditions (Wider/surface), Increased lighting at intersections, Increased signage	Cars not coming to a stop and riding through stop signs onto Division Road	4	Near the Gables	Weekly	Leisure and recreation	Dodges Bay	4	No	No	Yes	Concept 4	Cost of construction	Mix and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Allen F Barth	W160R10881 Wagon Trail Germantown, WI 53022 USA	Vehicle	How rough it is	bike lanes or wider path along road	Extending curb and gutter and removing ditches, Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Increased lighting at intersections	No	4	Southern blac crossing	Daily	Exercise and fitness	Southern blac crossing	5	No	No	Yes	Concept 5	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways and Pathways (C.2)	
Misung	N 124 W 3846 LOVERS LANE GERMAN TOWN, WI 53022 USA	Vehicle	Division road gets redone too often. Why aren't they using quality materials	None just more quality road material so it lasts years longer	Stronger longer lasting materials	No	5	No	Daily	Running errands or shopping	I allow the entire road between mequon rd to chippewa division by the the public works needs a roundabout intersection at sds and division	2	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	I think you need to make sure it lasts. Not a bandaid
Brian Depies		Vehicle	Maintenance, width and continued access without flooding to the trail system.	New trail from Mequon Road to County Line Road.	Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings	No	4	Corner by Orthodontics office	Monthly	Exercise and fitness	Dodges Bay intersection.	5	No	No	Yes	Concept 3	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Kathryn Krotzer	W160R167633 Juniper Dr Germantown, WI 53022 USA	Vehicle	Safety of road materials on main thoroughfare of Germantown	Improved bike and running infrastructure (inconsistent segments which require crossing division, large cuts to be using roundabouts/adaptive transport methods). Dangerous lack of infrastructure to road or crossing near concord road.	Improved pathway conditions (Wider/surface), More roadway capacity, Improved trail infrastructure along road.	No	4	Concord corner, Danges bay corner	Daily	Exercise and fitness	Mequon, Danges bay (trail stops) and concord (trail stops).	5	No	Cuts to path are high, especially for road bikers, leaving transition of bikers to roadway	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Dan Eby	W1739165259 Woodbridge Lane Germantown, WI 53022 USA	Vehicle	Pedestrian and bike travel safety	Sidewalks connecting our trails and paths to the trails in Mequon (lets by water it bridge over the highway)	Improved pathway conditions (Wider/surface), Improved additional pedestrian crossings, Traffic calming measures	Curves south of dotty, danges bay	3	Pool crossing at danges bay and crossing at the top of the hill south of danges bay, no paths or shoulder south of Dotty. No it's too late and cars move too fast. Bike route not existent in most parts, narrow shared paths in the north end.	Daily	Leisure and recreation	Dodges bay, lean oak, revere, concord or ilac	5	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	Protected bike lanes would be preferred

Morgan Kautzor	W158N15753 Juniper Dr Germantown, WI 53022 USA	Vehicle	The side walks are bumpy and not smooth to bike/hike on. Redding the road would help structurally in the long run.	A better side walk along with not as steep transitions between side walks and road to provide more accessibility	Improved pathway conditions (Wider/surface), improved additional pedestrian crossings, increased lighting at intersections	No	4	No	Weekly	Exercise and fitness	Donges Bay	5	See more crossing between the subdivisions down closer to county line road.	The side walks going to county line road are either not existent or not safe enough to feel comfortable walking over them.	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	No
Gregory Anderson	N100w17704 Whitetail Run Germantown, WI 53022 USA	Vehicle	Current quality of roads is poor. Needs complete replacement. Though that will be struggle to site it not done efficiently. Eventually seems appropriate for new better turn signals at Q and Mequon road are needed.	Current design is fine. Needs no increase in lanes. Just needs to be repaired and done well so it lasts.	Increased lighting at intersections	At intersection with Q, Left turn signal at Mequon road would also help	4	Intersections at Mequon and Q.	Never	NA	NA	3	No	No	Yes	Concept 4	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Christine Prescott	W108N10274 Juniper Dr Germantown, WI 53022 USA	Vehicle	Safety when walking/running along Division which makes the path not safe near county line rd	Continuous path along road for walking/running. Merge along road for biking. Traffic light at county line division should have a sensor for low traffic times so wait time is shorter	Improve wait time at stop signs prior to entering the intersection	No	4	Near county line rd	Daily	Exercise and fitness	I stay on the east side while walking and running	4	No	No	Traffic light timing is lengthy especially when no cars are present	Concept 3	Cost of construction	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Celeste L Eby	W179N10295 WOODBRIDGE LN GERMANTOWN, WI 53022 USA	Vehicle	There are no bike lanes along Division which makes it extremely challenging to ride from the suburbs to the more rural areas of the village on road or touring bikes.	Overall construction of the road - it's been replaced three times since I moved to Germantown and within 2-3 years it's broken down again. With the volume of traffic on this road, the village needs to look at spending more money to maintain the road rather than doing the bare minimum to get by.	Improved additional pedestrian crossings, Bike lane	I've seen several near misses at the light at Mequon Road especially on weekday mornings with the heavy traffic headed to the high school.	4	Between Donges Bay and Mequon Road	Weekly	Exercise and fitness	Lone Oaks	5	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Kristin Terke	W160N10476 Brook Hollow Dr Germantown, WI 53022 USA	Vehicle	Surfacing worn - light at Mequon road to be excessively long- intersection at Donges Bay	More lighting at intersections esp uncontrolled ones	Extending curb and gutter and removing ditches, improve wait time at stop signs prior to entering the intersection, improved pathway conditions (Wider/surface), improved additional pedestrian crossings, increased lighting at intersections	No	3	Walkways south of Donges bay	Daily	Exercise and fitness	Donges Bay	5	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Michelle Haase	n110w18867 Anthony Circle Germantown, WI 53022 USA	Vehicle	No bike lane. Consistent sidewalk.	Rounded Mequon and Division	Improve wait time at stop signs prior to entering the intersection. Improved pathway conditions (Wider/surface), improved additional pedestrian crossings, increased lighting at intersections	No	4	At the curve on the south end of Division	Monthly	Exercise and fitness	Mequon Rd, Donges Bay, County Line	5	No	No	Yes	Concept 4	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	None
Kenny Kautzor	W158N15753 Juniper Dr Germantown, WI 53022 USA	Vehicle	Narrow shoulder, very rough, appears top coat is not working.	Wider and improved blackwall curbs along the road. They are also in significant disrepair and are usually flooded after heavy rains north of things bay	Improved pathway conditions (Wider/surface), improved additional pedestrian crossings	No	3	The top of the hill at Tanglewood drive.	Daily	Exercise and fitness	Donges Bay, mequon road, Hawthornville, juniper dr	5	No	No	Yes	Concept 4	Project lifespan (before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Betty Bruhn	W108N10254 BrookHollow Dr. Germantown, WI 53022 USA	Vehicle	Very poor condition. Asphalt is cracked and crumbling. Fairly heavy traffic.	At Donges Bay, driving south. Needs more room for cars turning onto DE.	Improved pathway conditions (Wider/surface), increased lighting at intersections	No	4	No	Never	Leisure and recreation	Donges Bay	5	No	No	Yes	Concept 3	Cost of construction	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Shannon Hansen		Vehicle	The road itself, it has not been smooth in years. Very uneven and not a pleasant drive at all.	The sidewalk is quite often flooded	Improved pathway conditions (Wider/surface)	No	4	The roadway itself is safe and does not need any stop signs added to any intersections, nor does it need any speed bumps or bump outs. Too many roads in Milwaukee have added these items and I've noticed an increase in danger for pedestrians as they are standing in the road, and the bump outs actually narrow the road and I've had many cars weave in my lane. Speed bumps are also used on cars and not ideal for young kids in the car.	Monthly	Exercise and fitness	Donges Bay	3	The one on Donges is close. I don't think any to the south by the hill make sense has the view is obstructed	No	Yes	Concept 3	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Brian Gold	W179N10367 Woodridge Ln Germantown, WI 53022 USA	Vehicle	Road is in rough shape. Need better way to cross for walkers/bikers	Smooth the road. Better crosswalks	Improved pathway conditions (Wider/surface), improved additional pedestrian crossings, increased lighting at intersections. Traffic calming measures	No	4	Top of the hill near Lone Oaks Rd	Weekly	Exercise and fitness	Donges Bay	5	No	No	Yes	Concept 4	Project construction duration	MB and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
David McManus	W158N15752 Juniper Dr Germantown, WI 53022 USA	Vehicle	It was repaved several years ago and it is in bad shape now. It needs to be resurfaced and additional lanes would be helpful.	Resurfacing	Extending curb and gutter and removing ditches, improved pathway conditions (Wider/surface)	No	4	N/A	Weekly	Exercise and fitness	Lone Oaks	4	No	No	Yes	Concept 3	Project lifespan (before replacement required)	MB and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Brandon Preiss	W164N1062 Water Street Germantown, WI 53022 USA	Vehicle	Road condition	Bike lane	Improved pathway conditions (Wider/surface), Traffic calming measures	Cars missing curve by Concord	4	Curve by Kisslers	Weekly	Exercise and fitness	LiAc	5	No	No	Yes	Concept 4	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	Good luck
Brian Baker	N108W17594 LiAc Lane Germantown, Wisconsin 53022 USA	Vehicle	No concerns	I would like to see the lanes northbound at Mequon road made right turn only and straighten the turn. I believe this would relieve congestion at the stop lights	Improve wait time at stop signs prior to entering the intersection	LiAc and Division a car pulled out of LiAc in front of north bound car on Division	5	None	Monthly	Leisure and recreation	Division and LiAc	3	I feel there is enough	No	Yes	Concept 1	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	
Michael Wab	W158N15737 Juniper Dr Germantown, Wisconsin 53022 USA	Vehicle	Safety and condition of road. It is bumpy and rough. It is as though it was never finished. Unlike the wonderful surface on LiAc.	A bike lane would be nice.	Extending curb and gutter and removing ditches, improved pathway conditions (Wider/surface), More roadway capacity	No	4	When riding a bike going across the bridge near juniper Dr I was unsafe at times.	Daily	Exercise and fitness	Around Windwards.	5	No	No	Yes	Concept 3	Project construction duration	MB and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Gretchen Shuriff	W169N10606 Redwood Ln Germantown, WI 53022 USA	Vehicle	Difficult to turn left than either direction.	Would a roundabout help at liAc and Donges bay intersection?	Improve wait time at stop signs prior to entering the intersection. Improved pathway conditions (Wider/surface), improved additional pedestrian crossings, Traffic calming measures	No	4	LiAc and Donges bay intersections.	Weekly	Exercise and fitness	LiAc	5	No	No	Yes	Concept 2	Cost of construction	MB and Overlay Roadway (A.1)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	

Dustin Sylvestre	N67W98844 Chippewa Dr Germantown, WI 53022 USA	Vehicle	Road surface is in extremely rough shape and potentially widened in some areas. Wideway crossings can be a little dangerous especially near Donges Bay intersection	There is a gap in sidewalk/walkway Doty Way and Wendy Lane. It would be great if there was one continuous path from County Line all the way to Mequon Rd.	Improve wait time at stop signs prior to entering the intersection. Improved additional pedestrian crossings. More roadway capacity. Traffic calming measures	People spending out of Donges Bay Rd onto Division to avoid waiting at the stop sign.	4	Donges Bay Intersection	Monthly	Exercise and fitness	Donges Bay and Concord Intersections	5	No	No	Yes	Concept 5	Project 1 (Spartan Before replacement required)	Mix and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	
Bradley Buxler	W144616758 Lincoln Dr Germantown, WI 53022 USA	Vehicle	Intersection of Donges Bay and Division, can move rather quick down the hill for cars to cross at times and especially pedestrians	Wider bike lane and more pedestrian friendly crossing at Donges and Division. Also possible roundabout to slow traffic coming from the hill northbound. Maybe use pedestrian islands or curb extensions to slow traffic and give pedestrians more visibility	improve wait time at stop signs prior to entering the intersection. Improved pathway conditions (Wider/resurfacing). Improved additional pedestrian crossings. Increased signage. Traffic calming measures	Two accidents as of recent years at the division and Donges intersection and a new close calls with pedestrians especially for kids using pathways.	5	Crossings of pedestrians at donges bay and into neighborhood to south of Donges Bay near the hill. It is a blind crossing	Weekly	Leisure and recreation	At Donges Bay	5	No	No	Yes	Concept 4	Project 1 (Spartan Before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	Slow traffic down with calming measures. Don't see some really fast moving vehicles
Joan Richie	N182W18570 Hawthorne Drive Germantown, WI 53022 USA	Vehicle	I run and walk on Division Road. There is no path near "Kissler's", so you need to run and walk on the shoulder / road. This is quite dangerous. (The same problem exists on Pigeon Road. It would be great if there could be continuous sidewalk for the 6 miles from Mequon Division - County Line - Pigeon.) The path also floods a bit, especially this spring and summer, and grass near the path gets very soggy. This means that summer hikers/walkers on the shoulder or the road itself.	Please extend the walkway path along the entire road and also for the spots on the path that flood.	Improved pathway conditions (Wider/resurfacing). Improved additional pedestrian crossings. Traffic calming measures	No	4	that occurs where there is no path near Kissler's. I don't want to hit a pedestrian.	Daily	Exercise and fitness	When I am running, I cross Division Road at Donges Bay to go to the sidewalk on the west side of the road.	5	No	No	Yes	Concept 4	Project 1 (Spartan Before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Kory Schaefer	N102W17657 Stoneledge Dr N102W17657 Stoneledge Dr Germantown, WI 53022 USA	Vehicle	The condition of the road itself could be improved. I also think the crosswalk near the library needs to be more prominent as a lot of people miss it.	Maybe add a flashing light or something to make the crosswalk by westbards stand out more.	Improved additional pedestrian crossings	No	5	As a driver no, as a pedestrian I've noticed people don't stop at the crosswalk.	Monthly	Leisure and recreation	By Westbards	4	No	No	Yes	Concept 1	Project construction duration	Mix and Overlay Roadway (A.1)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	
Kathryn Holms	W159N8833 Butternut Road Germantown, Wisconsin 53022 USA	Vehicle	Mid near line side road cannot see past when cars are turning causing potential accidents. Sharp curve near dental offices, just had a motorcycle crash there.	Widen the lanes, leave it 1 lane each way maybe with some turn lanes but lanes should be wider with a shoulder to pull off. Many cars stop on the bridge to fish, widen this area also.	Improved pathway conditions (Wider/resurfacing)	Motorcycle crash on division and Wendy lane just a few weeks ago. Near misses frequently by the time lane subdivision.	3	The curve by Wendy lane and the time lane are.	Monthly	Exercise and fitness	Reverse lane, easy to see traffic both directions here.	2	No	No	Stop lights at Mequon. Should have a dedicated left turn and straight lane, and a separate right turn lane. Right turns must wait for the light to cycle currently.	Concept 5	Project 1 (Spartan Before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways (C.1)	I like the idea of widening the road, would caution if doing a bike lane that there should be periodic barriers between the bike lane and traffic lane so people do not try to go around cars as they do in a nearby city.
Jim Mueller	W172N9096 Division of Germantown, WI 53022 USA	Vehicle	none	no	Increased signage	No	5	no	Daily	Leisure and recreation	at intersections	3		No	Yes	Concept 1	Cost of construction	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	We walk division rd on a daily basis, and rarely see bikes so I'd like to see roadwork for the added expense and maintenance of bike lanes. With regard to widening the sidewalks I feel it is adequate for the amount of foot traffic they get, regarding concept C1 and C2 I would not choose either but cannot submit without choosing 1
Samuel Whitehead	W159N10485 Fultstone Pass Germantown, WI 53022 USA	Vehicle	Road condition	Just improving road for long term use	Improved pathway conditions (Wider/resurfacing). Increased lighting at intersections. More roadway capacity	No	5	n/a	Never	n/a	Donges bay and Liac	2	No	No	Yes	Concept 4	Project 1 (Spartan Before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Mary Darrac	W196N10438 Sunney Germantown, WI 53022	Vehicle	None	None	Traffic calming measures	No	5	No	Never	None	Donges Bay	1		No	Yes	Concept 1	Project construction duration	Mix and Overlay Roadway (A.1)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	like it the way it is. Have had no problems... lived here 47 years
Wendy Whelan	W159N10577 Legend Ave, Germantown, WI 53022 USA	Walk/Run	Lack of sidewalk in some places.	Wider road so bikes can go down safely.	Improved pathway conditions (Wider/resurfacing). Bike path	No	5	Driving no, running, yes	Daily	Exercise and fitness	Hawthorn/Liac	5	By Wendy In	No	Yes	Concept 4	Project 1 (Spartan Before replacement required)	Mix and Overlay Roadway (A.1)	Hybrid reconstruction WITH bike lane (B.2)	Full Reconstruction of Roadways and Pathways (C.2)	
Michelle Brish	N103W17263 Woodbridge court Germantown, Wisconsin 53022 USA	I walk/run and drive along division road daily.	Both heading through crosswalks and paths on either side.	Paths on both sides for walking	Improved pathway conditions (Wider/resurfacing)	No	4	Near jumper where the path turns into the shoulder while walking	Daily	Exercise and fitness	Donges bay but would love to be able to sit at home.	5	No	No	Yes	Concept 1	Project construction duration	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways (C.1)	
Sue Heaton	N104W18039 Thompsons Row Germantown, WI 53022 USA	Vehicle	Better traffic flow	The stoplight on the corner of division and mequon road should be changed as the majority of people want to turn right. The left lane should accommodate those turning left and cars coming straight leaving the right lane only for making right turns. This would relieve the bottleneck of that intersection and greatly improve traffic flow	Improve wait time at stop signs prior to entering the intersection. Increased lighting at intersections	No	5	At the fishing bridge going over the creek there are a number of cars parked there, so they can fish that sometimes that area is unusable with children in that area.	Weekly	Exercise and fitness	At Donges Bay	3	They seem fine to me	No	Concerning the right turn lane onto mequon from division road traffic flow is not good at that intersection	Concept 1	Project 1 (Spartan Before replacement required)	Pulverize and Relay Roadway (A.2)	Hybrid Reconstruction with NO bike lane (B.1)	Full Reconstruction of Roadways and Pathways (C.2)	No more comments to add

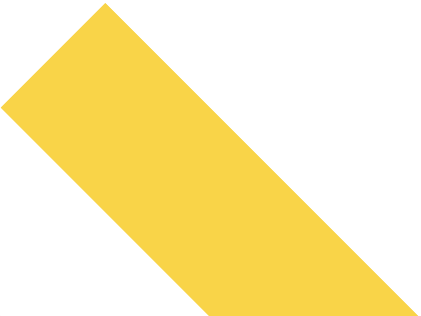
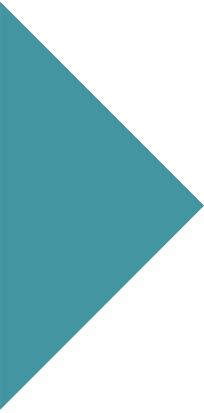


Division Road Study

Division Rd Study and Public Outreach

- Traffic Counts
- PIM's
- Survey Results
- Consensus and PWHC Recommendation

Traffic Counts



- Counts were conducted for several days observing morning and evening commute times.
- Traffic volumes based on projected growth did not justify widening the road.
- To a limited degree there was a suggestion that some turning lanes could be eliminated.
 - We aren't suggesting this approach.



Public Information Meetings

Spassland Park; June 20th
Village Hall; July 23rd

Three Approaches

- Mill and Overlay
 - Lifecycle: Shortest
 - Construction period: Shortest
 - Cost: Lowest 9(~\$1.5M)
- Pulverize and reconstruct
 - Lifecycle: Intermediate
 - Construction period: Intermediate
 - Cost: Intermediate (~\$2.5M)
- Full Reconstruction
 - Lifecycle: Longest
 - Construction period: Longest
 - Cost: Highest (~7.5M)

Public Information Meeting #1

June 20, 2024

Spassland Park

- Determine how residents felt about the three options
- There was a strong preference for the middle option of pulverize and reconstruct.
- Gathered other feedback about Division Rd
 - Difficulty crossing
 - Speed around the curve
 - No pedestrian access around the curve

Public Information Meeting #2

July 23, 2024

Village Hall

- Explored variations of the middle approach.
 - Side path width
 - Additional side path
 - On road bike lane
 - Shoulder width
- Continued to gather feedback on additional issues/concerns

PIM Summary

- Strong preference for the pulverize and reconstruct option
- The current condition of the road was the biggest concern
- Improvements around Wendy and Dotty to connect sidepath and sidewalk
- Improve crosswalks / pedestrian improvements
- Preference for bicycles to be accommodated on the path and improving path condition
- Control speeding through design



Survey

Conducted Online

Survey Summary

- Similar to PIM's
 - Slight preference for on road bike accommodations
- Improved path conditions



PWHC Recommendati on

**Recommended the pulverize and
reconstruct option to the Village
Board**

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Presentation

ITEM TITLE: 2024 Market Update Revaluation

SUBMITTED BY: Steve Kreklow, Administrator

SUMMARY EXPLANATION:

The revaluation process is essential for maintaining accurate and fair property assessments. Over time, property values can change due to a variety of factors including market trends, improvements, and neighborhood developments. The revaluation will help correct disparities and ensure that property taxes are distributed equitably based on the most current data. State law requires that municipalities keep assessed values within 10% of market value and provides a limited amount of time to reset assessed values when needed.

Last year the Village was informed by the State Department of Revenue that Village assessed values were 23% less than market value. In order to ensure compliance with State law, the Village Board directed staff to contract for a market update revaluation. The revaluation was completed and notices were mailed to Village residents last week.

Overall, assessed values increased by approximately 41%. Commercial/industrial properties increased by 43%. Residential properties increased by 40%. Other types of property, including agricultural, forest and undeveloped land increased by 16%. As a result, share of property taxes paid will increase somewhat for commercial/industrial properties, stay about the same for residential properties, and decrease for Other types of property.

Germantown taxpayers will see an increase in their property tax bills this year. However, that increase will largely be the result of the public safety referendum and is unrelated to the market update. Changes in assessments by themselves, do not change the property tax levy. They only change how the payment of that levy is distributed.

The methodology that our assessor uses is set by State statute. Neither the Village Board nor Village staff determine how the assessor determines the value of specific properties. If residents have questions about their assessment or disagree with the value that is set for their property, they may participate in the Open Book process to appeal. Information about Open Book is available on the Village website and has been posted on Village social media.

ATTACHMENT:

1. 240916 2024 Market Update Revaluation
2. Germantown V. 2024 Reval Informational Insert - FINAL 240905
3. V of Germantown OB Stat Sheet 240905

STAFF RECOMMENDATION:

No action is necessary.

ACTION BY Committee:

2024 Market Update Revaluation

September 16, 2024

A large orange circle is positioned on the left side of the slide, partially cut off by the edge. It contains the text 'Fair Tax Distribution' in white.

Fair Tax Distribution

- Property tax bills are calculated based on property values.
- Updates to assessed values help make sure that property taxes are distributed fairly and calculated accurately.



It's A State Law

- State Statute requires that assessed values are within 10% of market values, within a certain amount of time.
- In 2023 Village assess values were 23% lower than market value.
- 2024 Market Update Revaluation will bring the Village into compliance with State law.

Don't Assume a Tax Impact

- An increase in assessed value does not necessarily mean an increase in your property tax bill.
- The average increase in assessed value was 41%.
- Properties that increased by more than 41% will pay a larger share of the total property tax levy.
- Properties that increased by less than 41%, will pay a smaller share of the property tax levy.

Property Tax Levy

- Changes to the property tax levy have the greatest impact on property tax bills.
- Our tax bills include four taxing jurisdictions: Washington County, Germantown School District, MATC and the Village of Germantown.
- The Property Tax Levy is generally set by each taxing jurisdiction as part of their annual budget process.
- With the passing of the Public Safety Referendum this past April, most Germantown taxpayers will see an increase in their property tax bills this winter.

Appeal Process

- Property owners who have questions or disagree with their assessment, may contact the Assess for an “Open Book” meeting.
- The Board of Review will hear any final objections to assessed values at their October 10th meeting.
- Information and instructions for Open Book and Board of Review was included in the notice of revaluation sent to property owners. It is also available on the Village website.

Questions



Village of Germantown 2024 Market Update Revaluation

Important Information About Your Enclosed Notice of Assessment



The Village's assessor, Associated Appraisal Consultants, has completed a revaluation of all property in the Village of Germantown. Please review your official 2024 notice of assessment (enclosed). Your new assessed value is intended to represent the full market value of your property as of January 1, 2024. The goal of the revaluation program is to bring all assessed values to 100% market value, and to establish uniformity of assessed valuation, based upon the local real estate market.

WHY: Wisconsin laws require periodic market updates to keep assessment levels at or very near actual market values and to re-establish uniformity of valuation among different types of properties.

All properties were newly assessed this year, using a new analysis of recent sale properties and local market conditions. The Village's assessments were last updated to market value as of January 1st, 2019. Due to continuing increases in sale prices of real estate, **this revaluation has resulted in an overall increase of 40% for the total assessed value of real estate in the Village of Germantown.**

Please understand that individual properties have increased by percentages that may be higher or lower than the Village's overall increase in assessed value. This is because each property's value is determined individually, based on its attributes, amenities, and comparable sales data.

IMPACT: You will not automatically pay more in property taxes purely due to a higher assessment.

The revaluation is revenue neutral, meaning that increased assessments will not bring greater tax revenue to the Village, County, or school districts. The total amount of property tax collection is determined through a process of budgeting and setting a tax levy amount. The overall tax levies may increase slightly from year-to-year, but the tax levies do not increase because of higher assessed values. Therefore, the increase of assessed values (tax base) will cause the mill rate to decrease. **In the end, if your property's assessed value increases by a percentage that is similar to the Village's overall percentage increase in assessed value, then your taxes will likely see only minor increases.**

Please do not attempt to estimate your property taxes by applying last year's mill rate (tax rate) to your new value. Last year's mill rate is no longer applicable. The total tax levy cannot be calculated until all the taxing authorities (School District, Technical College, County, State, and Municipality) have finalized and adopted their budgets. Because many of those budgets are not finalized until late November, the new tax rates cannot be determined until that time.

WHAT TO DO: Please review your new assessment carefully and thoughtfully.

Your assessment is a valuation of your property as of January 1, 2024. **The new assessed value should represent the value that your property could be sold for on the open market.** The next step will be an informal review period (Open Book) during which time the assessor's office may review your questions and concerns, and make changes if warranted. After the review period is the formal Board of Review appeal meeting, which functions like a quasi-judicial review, including formal hearings, testimony under oath, and presentation of evidence. If you disagree with your new assessed value, we strongly recommend that you participate in the informal Open Book review process before deciding whether to make a formal appeal at the Board of Review.

ADDITIONAL INFORMATION

For the 2024 Open Book meeting

If you want to discuss your assessed value with an assessor, please call Associated Appraisal at least 24 hours in advance to make an appointment for the Open Book (920-749-1995). For Open Book appointments by phone, the assessor will initiate the call at the appointed date and time. The assessor will be present for Open Book sessions in person or by phone during the designated date(s) and times as shown below.

Wednesday, September 11th, 2024	9:00 AM – 6:00 PM	Over the phone by appointment
Tuesday, September 17th, 2024	10:00 AM – 6:00 PM	In person by appointment

You may call the assessor during regular business hours (Monday – Friday, 8:00 AM to 4:30 PM). You may call any time after receiving the enclosed notice, but no later than 7 days prior to the Board of Review to conduct an Open Book session. If the assessor is not available at the time of your call, we will make every effort to return your call within 24 hours. When leaving a message please provide your name, phone number, the Municipality in which the property is located, and the Parcel Number from your assessment notice or tax bill.

You may contact the assessor by phone at 920-749-1995, or by email at Info@apraz.com.

2024 Assessment Roll

Preliminary 2024 Assessment Roll and Department of Revenue instructional materials are available at the following link: <https://www.apraz.com/assessment-roll> or by scanning the QR code shown at the right.



For the 2024 Board of Review meeting

The Board of Review meets annually to hear any final objections to the current year's assessments. It is recommended that you contact the assessor to attempt to resolve any disputed assessment before making a formal appeal at the Board of Review. If you wish to enter a formal appeal, you must give notice of your intent to appeal by contacting the municipal clerk at least 48 hours before the Board of Review (BOR) begins. Please call the clerk at least 48 hours prior to the BOR to obtain an Objection Form and to make an appointment for the BOR. This form must be filled out in its entirety. Failure to provide 48 hours advance notice to the clerk may result in denial of a hearing at the BOR. The Board of Review date and times are as follows:

Thursday, October 10th, 2024	10:00 AM to adjournment	By appointment with the Clerk
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The BOR is a quasi-judicial body that operates like a court. The BOR's function is to hear evidence and testimony for any formal objections to assessments and decide whether to uphold or change the assessment. Under state law, the BOR must presume the assessor's valuation is correct, unless the objector provides sufficient evidence to overcome that presumption. If you do not take action to make an objection at the BOR, this may result in the loss of any further appeal options for the 2024 assessment year.

Residential Assessed Values

	2023	2024	% CHANGE
LAND	\$579,672,100	\$682,031,600	17.66%
IMPROVEMENTS	\$1,435,399,800	\$2,140,513,500	49.12%
TOTAL	\$2,015,071,900	\$2,822,545,100	40.07%

Commercial Assessed Values

	2023	2024	% CHANGE
LAND	\$163,387,500	\$194,968,900	19.33%
IMPROVEMENTS	\$565,318,300	\$852,849,500	50.86%
TOTAL	\$728,705,800	\$1,047,818,400	43.79%

Other Assessed Values

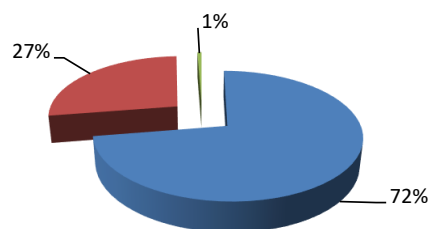
	2023	2024	% CHANGE
AG-Use	\$1,343,000	\$1,849,400	37.71%
Forest	\$3,431,800	\$3,888,000	13.29%
5m	\$3,155,500	\$3,480,900	10.31%
Undeveloped	\$3,936,800	\$4,605,000	16.97%
G7 (Ag Homesites)	\$2,946,900	\$3,024,500	2.63%
LAND	\$14,814,000	\$16,847,800	13.73%
G7 IMPROVEMENTS	\$5,324,800	\$6,601,500	23.98%
TOTAL	\$20,138,800	\$23,449,300	16.44%

Total Assessed Values

	2023	2024	% CHANGE
LAND	\$757,873,600	\$893,848,300	17.94%
IMP	\$2,006,042,900	\$2,999,964,500	49.55%
TOTAL	\$2,763,916,500	\$3,893,812,800	40.88%

2024 Estimated Fair Market Assessment Ratio 100%

Statistics Include New Construction, Higher Land Use & Class Shifts



2024 Assessment % by Tax Classification

Residential Assessed Values
Commercial Assessed Values
Other Assessed Values

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Presentation

ITEM TITLE: Budget Priorities Survey Results

SUBMITTED BY: Steve Kreklow, Administrator

SUMMARY EXPLANATION:

At the direction of the Village Board, we have completed a survey to gather information about public priorities for the 2025 budget. The survey was emailed to Village residents, posted on the Village website and social media sites. The survey was available for the entire month of August and we received 734 responses. I have attached a PowerPoint presentation as well as the detailed responses.

ATTACHMENT:

1. Budget Priorities Survey Results 240916
2. Budget Priority Survey Final Data 240903

STAFF RECOMMENDATION:

No action is necessary.

ACTION BY Committee:

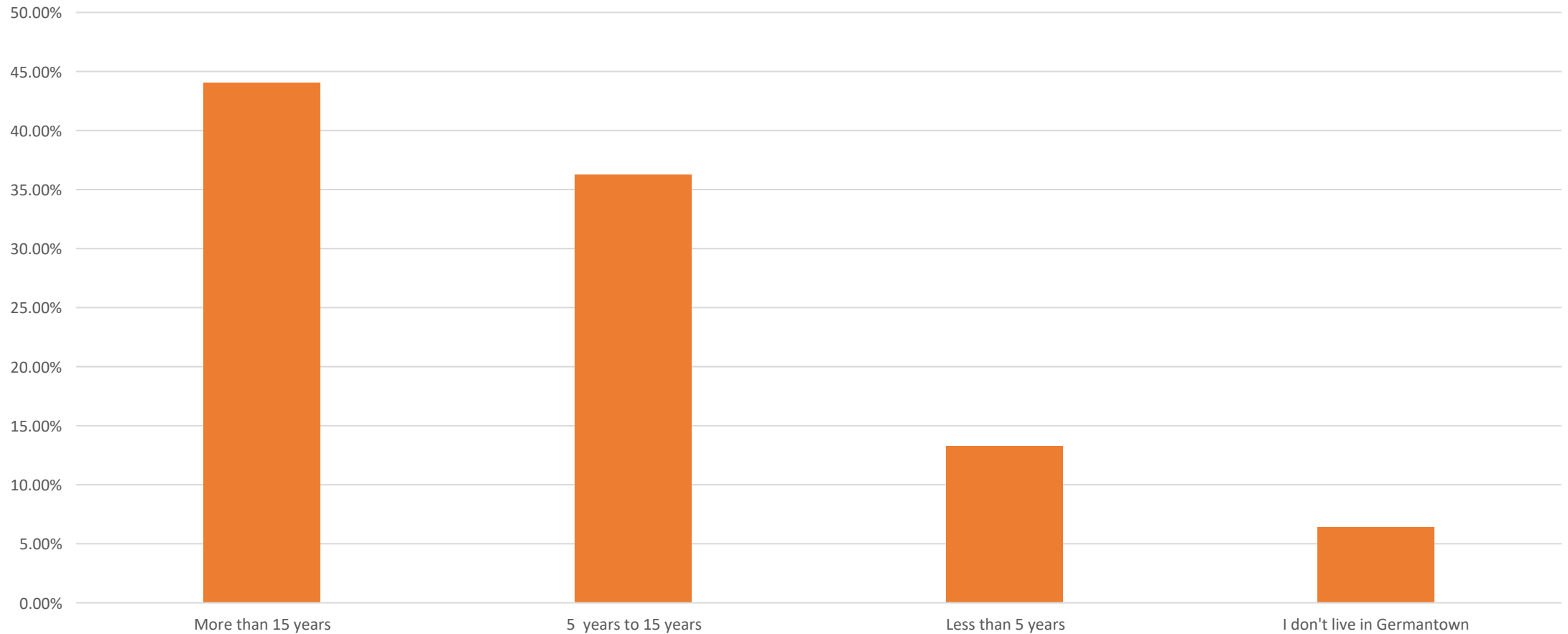
Budget Priorities Survey Results

Village Board Meeting
September 16, 2024

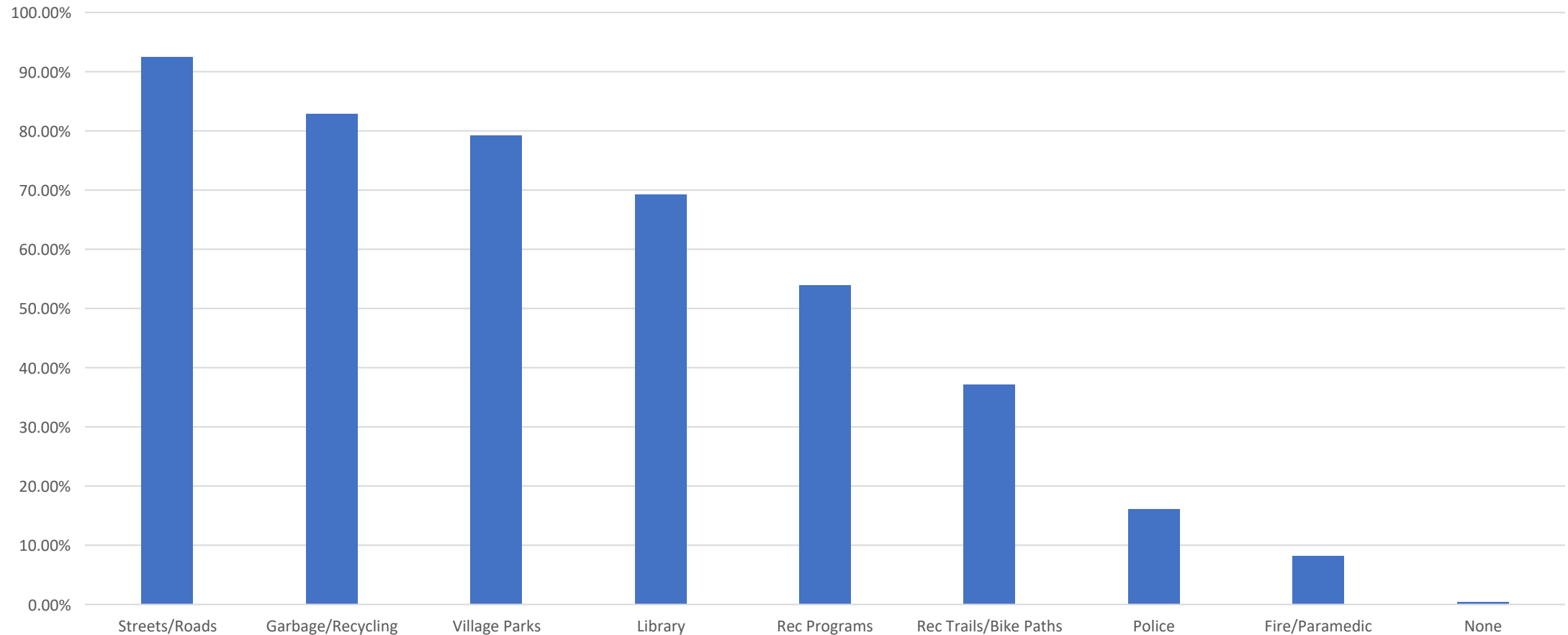
Survey Overview

- Survey opened at the beginning of August through Labor Day weekend.
- Posted on Village website and social media and emailed to various email lists.
- Received 734 responses

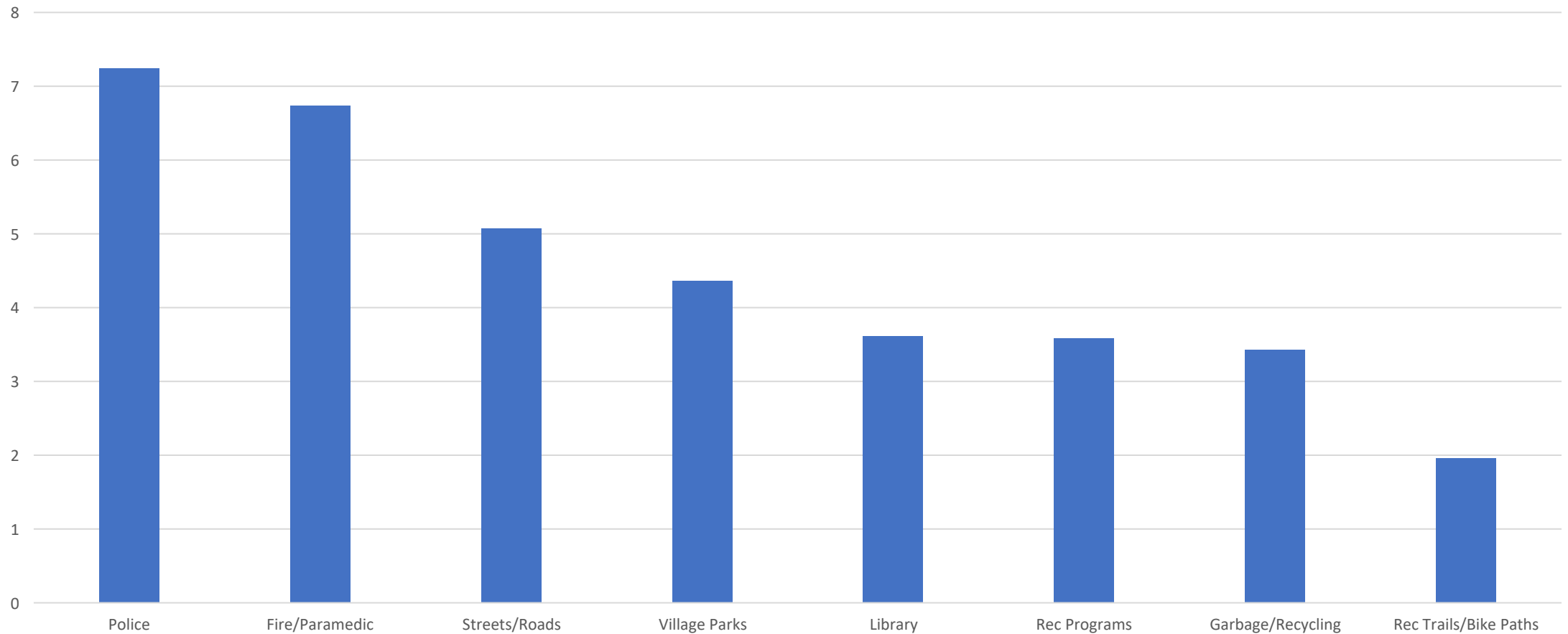
Who Participated in the Survey?



Which Village of Germantown services have you used in the last 12 months?

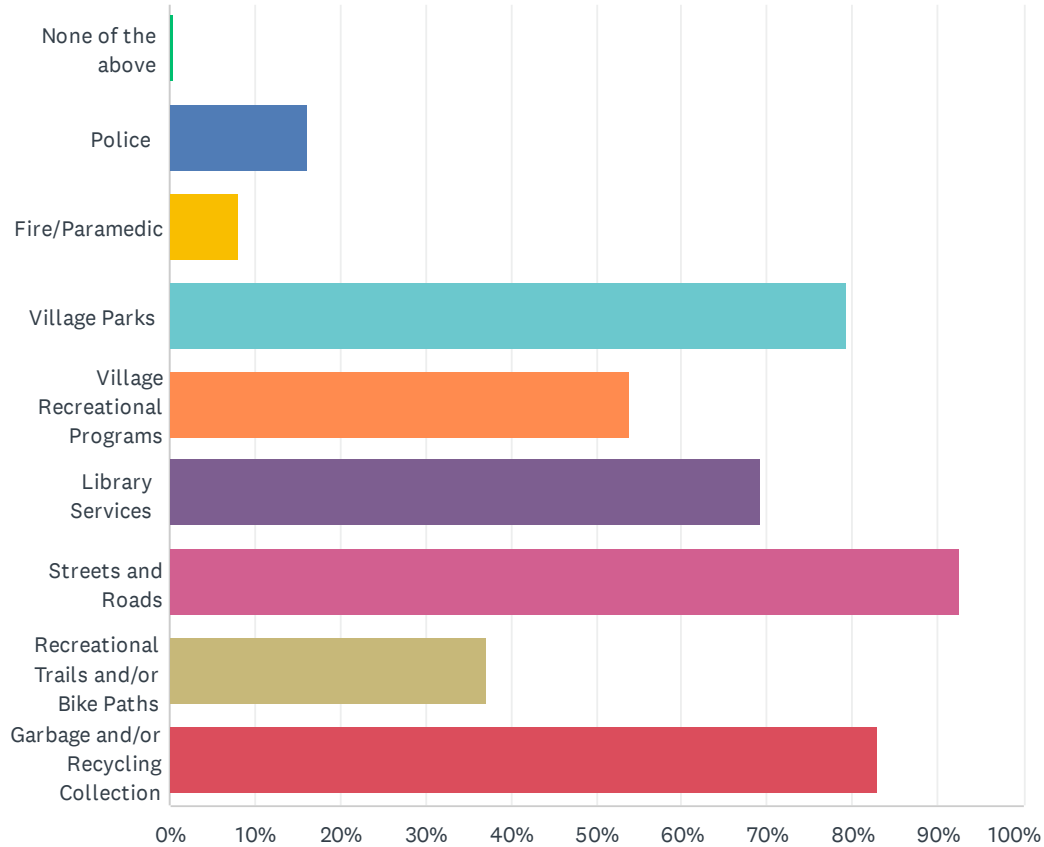


Please rank Village services in order of importance.



Q1 Which Village of Germantown services have you used in the past 12 months?

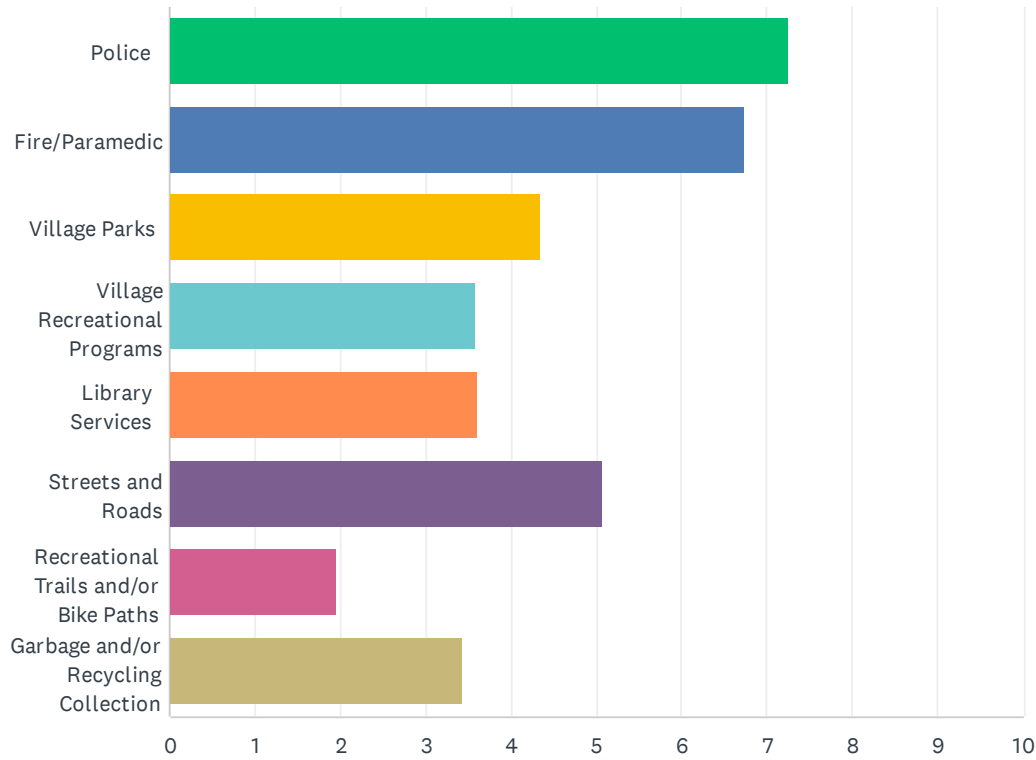
Answered: 732 Skipped: 2



ANSWER CHOICES	RESPONSES	
None of the above	0.41%	3
Police	16.12%	118
Fire/Paramedic	8.20%	60
Village Parks	79.23%	580
Village Recreational Programs	53.96%	395
Library Services	69.26%	507
Streets and Roads	92.49%	677
Recreational Trails and/or Bike Paths	37.16%	272
Garbage and/or Recycling Collection	82.92%	607
Total Respondents: 732		

Q2 Please rank Village services in order of importance

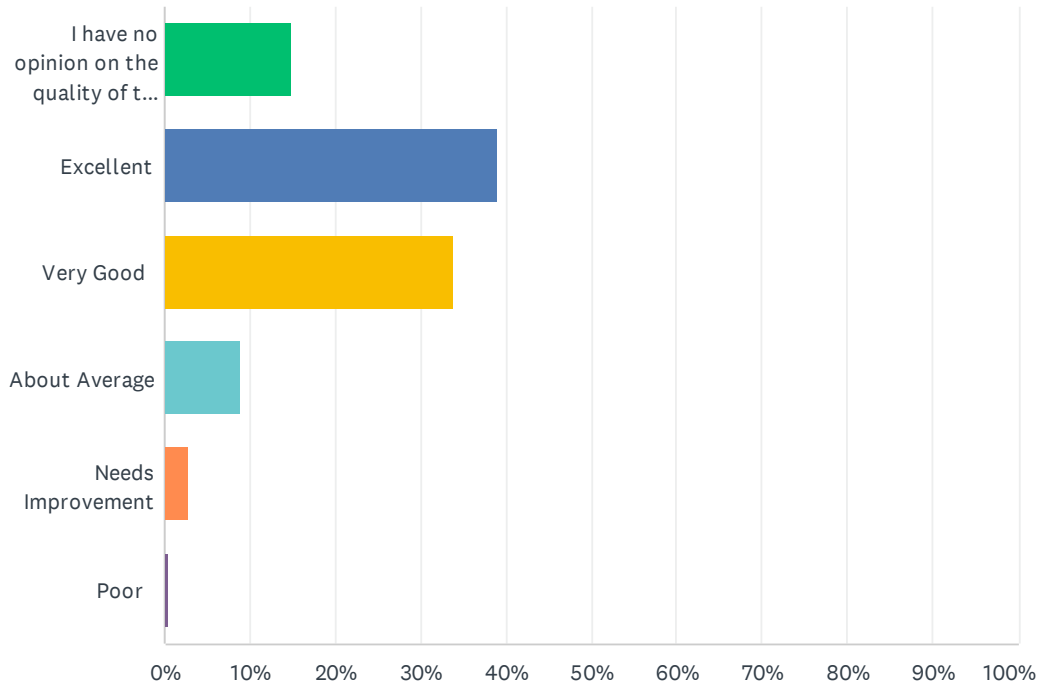
Answered: 722 Skipped: 12



	1	2	3	4	5	6	7	8	TOTAL	SCORE
Police	69.81% 504	16.62% 120	3.05% 22	2.35% 17	2.35% 17	0.97% 7	1.80% 13	3.05% 22	722	7.24
Fire/Paramedic	15.65% 113	67.17% 485	6.09% 44	4.99% 36	1.94% 14	1.25% 9	2.63% 19	0.28% 2	722	6.74
Village Parks	1.25% 9	4.02% 29	18.84% 136	18.98% 137	27.84% 201	20.64% 149	7.89% 57	0.55% 4	722	4.36
Village Recreational Programs	1.25% 9	2.91% 21	11.63% 84	16.48% 119	14.27% 103	21.05% 152	24.10% 174	8.31% 60	722	3.59
Library Services	3.60% 26	2.49% 18	9.14% 66	12.19% 88	25.76% 186	17.59% 127	14.13% 102	15.10% 109	722	3.61
Streets and Roads	7.20% 52	4.43% 32	41.00% 296	13.57% 98	10.94% 79	16.07% 116	5.68% 41	1.11% 8	722	5.07
Recreational Trails and/or Bike Paths	0.28% 2	0.55% 4	1.25% 9	3.05% 22	5.68% 41	12.88% 93	29.78% 215	46.54% 336	722	1.96
Garbage and/or Recycling Collection	0.97% 7	1.80% 13	9.00% 65	28.39% 205	11.22% 81	9.56% 69	13.99% 101	25.07% 181	722	3.43

Q3 What is your opinion of the quality of Police services in the Village of Germantown?

Answered: 730 Skipped: 4



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of this service.	14.93%	109
Excellent	39.04%	285
Very Good	33.84%	247
About Average	9.04%	66
Needs Improvement	2.74%	20
Poor	0.41%	3
TOTAL		730

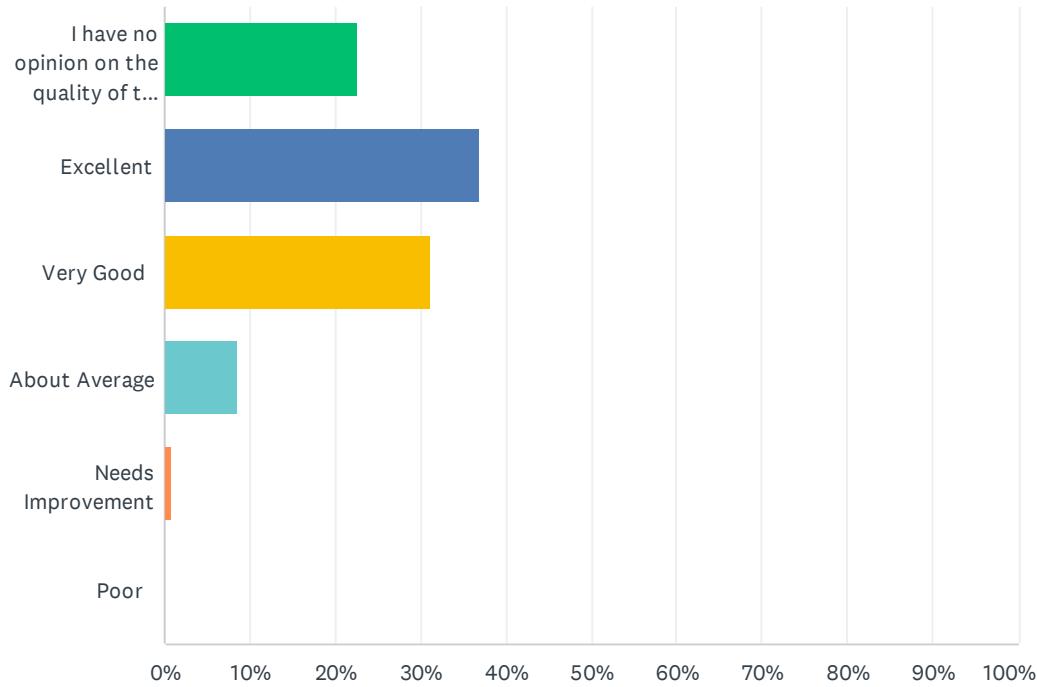
#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	I have no direct knowledge	8/14/2024 12:43 PM
2	Because I never see them. We live on Friestadt Road and people use this as a racetrack and there are never any cops patrolling	8/14/2024 7:10 AM
3	Would like to see bike patrol of our parks	8/13/2024 9:11 PM
4	We constantly have people speeding by our house and there is rarely a police car that patrols down our streets. We've complained in the past and nothing has changed. There are several small children on our block too. Cobbler Lane!	8/13/2024 2:37 PM
5	Always support additional officers	8/13/2024 12:49 PM

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6	I don't see them at all except for traffic issues.	8/13/2024 12:17 PM
7	Needs more diversity and training. Very young officers that make me nervous	8/13/2024 12:10 PM
8	Seems overstaffed/overarmed	8/12/2024 7:34 PM
9	Roads, programs like legos being offered at all elementary schools, trails in our parks need upkeep.	8/12/2024 12:55 PM
10	Hardly see them patrolling. They are more interested in getting fines from drivers.	8/10/2024 9:43 AM
11	Could only follow up with the arresting officer who worked third shift and would call back at 10 pm or 2 am. Need to work with a supervisor or liaison that has the report and can follow up during business hours.	8/8/2024 1:34 PM
12	I appreciate FB updates to stay current on any issues.	8/6/2024 3:06 PM
13	We really need to do something about the speeds on Pilgrim Road	8/6/2024 12:46 PM
14	lack of transparency	8/6/2024 8:59 AM
15	They are great but we need more. More crime seems to be moving our direction and more officer is always better to help them balance work/personal life	8/6/2024 7:41 AM
16	Excellent core beliefs, community focused.	8/6/2024 6:56 AM
17	NA	8/5/2024 10:26 PM
18	No need for extra staffing	8/5/2024 6:38 PM
19	I've never used the services so I can't rate.	8/5/2024 4:35 PM
20	The one time I called a police officer to my home, he made racist comments about my Asian-American neighbors and disparaged low-income village residents. I'm afraid to report it officially because of retaliation.	8/5/2024 4:20 PM
21	Some of the officers are quite condescending with a power tripping attitude, very sassy as well	8/5/2024 3:55 PM
22	We spend way too much on police	8/5/2024 3:19 PM
23	We need more officers with the overflow of crime from Milwaukee	8/5/2024 2:47 PM
24	VERY inexperienced and VERY young current police force	8/5/2024 2:33 PM
25	Not enough patrols available to curtail people running RED lights, exceeding posted speed limits, and what appears to be increased residential area crime.e	8/5/2024 1:24 PM
26	Police seem to have nothing to do. Not sure why budget was increased and more were hired	8/5/2024 12:38 PM
27	patrol the subdivisions not just during the day but nights too	8/5/2024 11:35 AM
28	Need to concentrate on the "little" violations like excessive speeding (occurs everywhere and always), driving while texting or on phone (see it constantly) running stop signs (saw someone do that at 30 mph this morning), aggressive driving, semi traffic on Pilgrim Rd between County Line and Mequon (saw last week), etc. These "little" things let people think they can do the bigger things and curbing the "minor" offenses could very well likely make people think twice. Besides, excessive speed at the levels currently occurring brings in \$200 per offense and would help pay for the force. We don't need more officers, just stop ignoring the issues. Walmart not having a private security force is not our main problem.	8/5/2024 10:58 AM
29	Stop more speeders and terrible drivers	8/5/2024 10:54 AM
30	I have not used/ needed these services in the last year.	8/5/2024 10:36 AM
31	Need more transparency with the public/improved communication. What would the impact on community need be if Fleet Farm and Wal-Mart had private security or safeguards in place for ammunition/weapon sales. What is the FTE for the support of those businesses alone?	8/5/2024 10:02 AM

Q4 What is your opinion on the quality of Fire/Paramedic services in Germantown?

Answered: 731 Skipped: 3



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of this service.	22.57%	165
Excellent	36.80%	269
Very Good	31.19%	228
About Average	8.48%	62
Needs Improvement	0.96%	7
Poor	0.00%	0
TOTAL		731

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	I have followed our fire department on various calls during the past year. I have over 15 years of service in the private sector of EMS. I have stopped at the fire house to discuss operations with one of the Battalion Chiefs. I don't agree with sending 2 ambulances on the same call along with the Battalion Chief simple because our department's protocol warrants such a response on certain situations. I have observed our first arriving engine company pull up to a working house fire in Tree Tops and begin pulling 2 hose line off the engine to fight the fire. That engine only carries 1,000 gallons of water and would supply two hose lines for approximately 4 minutes. The first rule for any fire department arriving on the scene of a working fire in a small suburb is to secure a water supply. That engine should have dropped a hose line at the hydrant which was only 3 houses away from the fire to have adequate water available to fight the fire. The call was elevated to a MABAS box alarm which brought	8/12/2024 11:18 PM

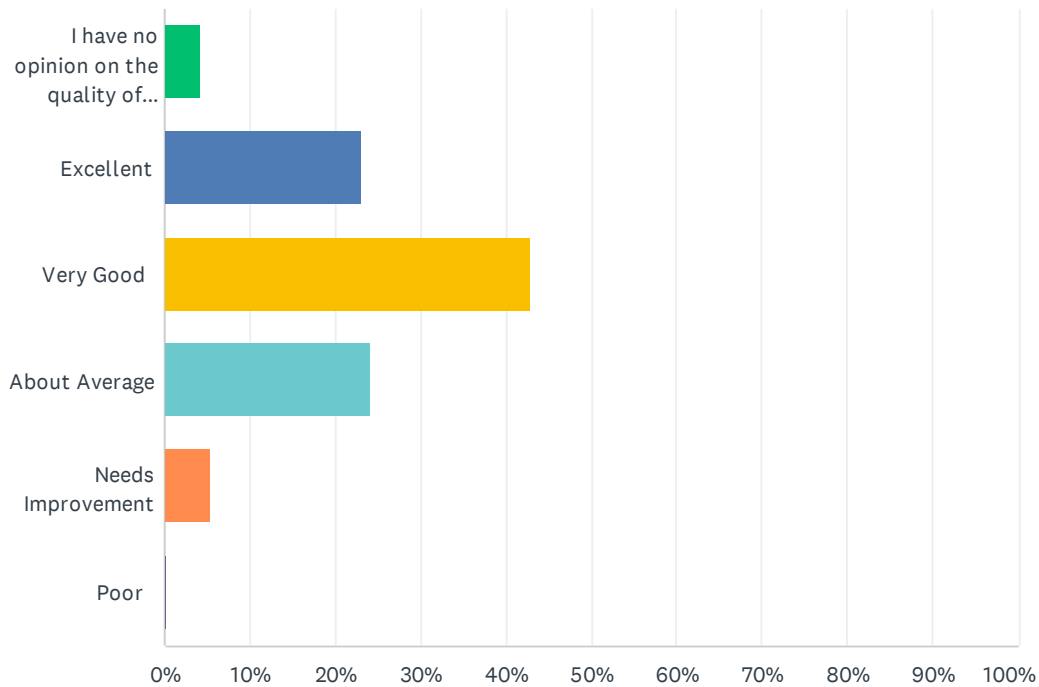
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additional companies from surrounding fire departments. What amazed me during the fire operation is that no engine company secured a fire hydrant to provide an additional water source. I like to know why the fire department drives the engine and ladder companies through residential neighborhoods on Halloween night. I watched as a small child ran from one side of the street to the other directly in front of the Ladder Company nearly being struck by the vehicle. I've what that same Ladder Company drive westbound on Mequon Rd just West of Division Rd one night in a extremely heavy rain storm with street flooding. Mequon Rd happen to have almost 3 feet of water covering the roadway in a low spot. The Ladder Company tried to drive right through the water only to flood out the vehicle engine stall out and became stuck. The Ladder company had to be towed and was out of service for an extended period of time. This is the only Ladder company on Village has. When I approached the Fire Chief, John Delain about the incident he said that the Ladder Companies engine needed rebuilding but no to worry because it was covered by insurance. As a taxpayer, I pay for that insurance premium.

2	fortunately haven't used!	8/6/2024 9:05 PM
3	The senior centers should be assessed for the amount of resources utilized and the strain put on the department	8/6/2024 6:56 AM
4	NA	8/5/2024 10:26 PM
5	Need full time coverage	8/5/2024 8:02 PM
6	No need for extra staffing	8/5/2024 6:38 PM
7	Tell the cheif to pay his bills	8/5/2024 6:24 PM
8	More fire hydrants in developing areas	8/5/2024 5:57 PM
9	Thankfully I have never needed to use them	8/5/2024 3:37 PM
10	I think we need more ambulances, and I think we have too many nursing homes in Germantown! I don't think we should be going to Menomonee Falls all the time! I worry when I need an ambulance it will be in Menomonee Falls! Taxes are too high already for this poor service	8/5/2024 2:53 PM
11	We had a fire nearby and 11 trucks from surrounding communities showed up. Seemed like overkill for a garage fire.	8/5/2024 2:03 PM
12	A routine call for paramedics results in what seems unnecessary extra personnel and vehicles. Also, I believe there should be a limit on the number of times you go on a call to pick somebody up off the floor that doesn't result in an ambulance to a hospital. At some point, there should be a "fee" attached. I believe the Falls charges for such situations. Yes, I am a senior and I wouldn't expect help over and over again without paying.	8/5/2024 11:29 AM
13	I not needed/ used in the last year.	8/5/2024 10:36 AM
14	Does not respond to fire hazards and stated would only respond to actual fires. Stated that they do not seek grants, outside funding or resources that could be shared with other communities to control costs.	8/5/2024 10:02 AM

Q5 What is your opinion on the quality of Village Parks in Germantown?

Answered: 732 Skipped: 2



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of Village Parks in Germantown.	4.23%	31
Excellent	23.09%	169
Very Good	42.90%	314
About Average	24.18%	177
Needs Improvement	5.33%	39
Poor	0.27%	2
TOTAL		732

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	Playgrounds are good, the addition of pickelball courts are great, but the quality of sports fields especially baseball diamonds are less than desirable. With no dugouts, poor soil, no fences....don't create a great experience for the kids	9/3/2024 8:56 AM
2	More attention to restroom cleanliness. Better Security and monitoring of patrons too many people ruin it for others.	9/1/2024 3:03 AM
3	I do wish the restrooms and garbages were better maintained	8/27/2024 9:21 AM
4	Please update splashpad	8/14/2024 10:23 AM
5	Kinderberg playground needs updating...a fully accessible park would be great so ALL kids can enjoy the park.	8/13/2024 8:36 PM

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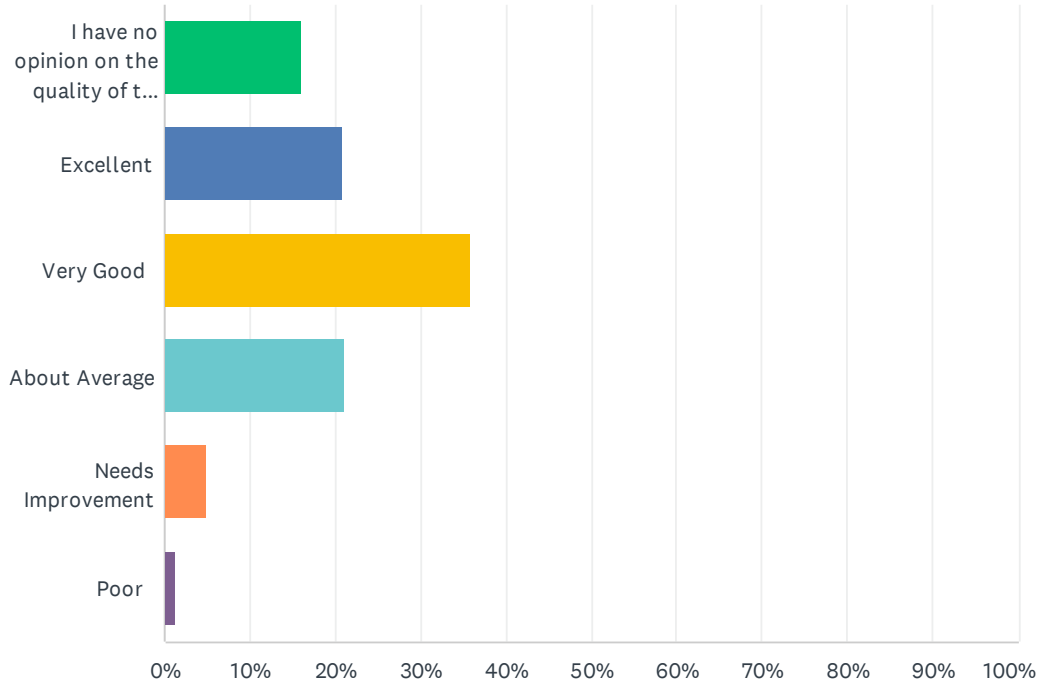
6	Would like to see a pool or updated/improved splash pad. Please plant more trees. Update park equipment at Kinderberg.	8/13/2024 6:49 PM
7	Get rid of the splash pad brings too much trouble into the neighborhood	8/13/2024 6:26 PM
8	We could use more amenities and a pool.	8/13/2024 5:58 PM
9	All the baseball fields need to be kept up better	8/13/2024 5:00 PM
10	Playground equipment in need of repair	8/13/2024 4:33 PM
11	Parks could be updated. Would be nice to have a community pool.	8/13/2024 3:09 PM
12	More bike trails	8/13/2024 2:03 PM
13	More patrolling required to ensure safety and cleanliness.	8/13/2024 1:08 PM
14	Playground needs maintenance	8/13/2024 1:07 PM
15	Baseball fields are rough	8/13/2024 12:50 PM
16	Nice that they have pickleball courts but they are poor quality. The HS courts are leaking thru the cracks that were "repaired". The Alt Bauer courts have dead spots by the kitchen. Nets at Spassland are too small.	8/13/2024 12:46 PM
17	The baseball fields need better maintenance.	8/13/2024 12:24 PM
18	Kinderberg playset could use a refresh	8/13/2024 12:11 PM
19	Alot of broken or missing pieces at nearly all of the parks that have never been fixed	8/13/2024 12:10 PM
20	Playground equipment/splash pad is old and outdated. Missing scavenger hunt pieces.	8/13/2024 12:08 PM
21	Some aspects of the playgrounds could use maintenance/upkeep including adding wood chips under playgrounds. More regular grass mowing so it's not so long and then the clippings are piles after the mow.	8/13/2024 11:54 AM
22	Baseball and soccer fields need alot of attention	8/13/2024 11:51 AM
23	Water fountains never work	8/13/2024 11:51 AM
24	Bathrooms are always DISGUSTING and in need of Toilet paper	8/13/2024 11:25 AM
25	The playground equipment could use more frequent inspection for minor repairs. Could REALLY use a real bathroom at Friedstadt Park - for his much use that park gets, the port a potties are awful.	8/12/2024 8:45 PM
26	Playground equipment needs to be updated	8/12/2024 4:56 PM
27	The parks are well maintained, however I feel like they they need to be revamped with playgrounds and splashpads. Neighboring communities have much more inviting set ups.	8/12/2024 4:22 PM
28	Trails, water stations need updating.	8/12/2024 12:55 PM
29	The soccer fields at Friedenfeld are below average and embarrassment to host at. Also, restroom facilities/storm shelter would be a great addition.	8/12/2024 12:05 PM
30	Improved splash pad or water area (public pool like Cedarburg would be an amazing value add!).	8/12/2024 11:55 AM
31	Menomonee Falls Village Park was an amazing investment for their village and we use it frequently	8/8/2024 1:34 PM
32	Kinderberg needs an update	8/8/2024 8:51 AM
33	Baseball fields are poorly and inconsistently maintained for the monies that are directed that way	8/8/2024 12:25 AM
34	Keep garbage cans out during winter in Kinderberg for disposal of pet waste.	8/7/2024 10:16 PM
35	Such under utilized under developed spaces. Germantown ranks low compared to other communities.	8/6/2024 8:25 PM
36	Outdated	8/6/2024 2:01 PM

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37	Playground for toddlers needed	8/6/2024 11:53 AM
38	Need more patrol to keep cars off of walking paths at kinderberg park	8/6/2024 10:45 AM
39	lacks some of the amenities surrounding communities offer	8/6/2024 8:59 AM
40	Need more shade! What's wrong with trees?	8/6/2024 8:09 AM
41	NA	8/5/2024 10:26 PM
42	Not updated for a long time. Splash pad is not very exciting & could be so much better. More shade at parks too!	8/5/2024 7:11 PM
43	Parks in surrounding communities offer more such as Jackson and Menomonee falls,	8/5/2024 6:38 PM
44	Kids equipment could use updating. Missing bolts at extreme heights on play equipment.	8/5/2024 6:10 PM
45	This town needs a destination park and lots of neighborhood parks. Kinderberg is kind of a destination but it shouldn't be. The location is barely in the village. Fireman's is kind of trying to be. Perhaps there is the opportunity for something new.	8/5/2024 5:00 PM
46	Too much destruction of wild flowers; losing the woods look I love.	8/5/2024 4:35 PM
47	The village needs more parks, parks with more amenities, and a trail system to connect parks together.	8/5/2024 4:22 PM
48	Need new basketball hoops @ Spassland. Don't remove rims @ Kinderberg.	8/5/2024 3:47 PM
49	Need more parks where dogs can be welcome	8/5/2024 3:19 PM
50	NO improvements, and the improvements that have been made are not what the residents want	8/5/2024 2:33 PM
51	Something needs to be done about the vandalism!	8/5/2024 2:27 PM
52	Improvements to the shelters has been nice.	8/5/2024 2:03 PM
53	Most familiar w/ kinderberg. Park needs fire proof containers for hot coals.	8/5/2024 12:10 PM
54	Lots of damaged park equipment. Some parks need regular police patrol for safety	8/5/2024 12:04 PM
55	Nothing really stands out. How about a dog park I don't have to pay a fee to use?	8/5/2024 10:46 AM
56	Our parks lack features of others similar in size (e.g., pool, additional trails, more public spaces for events, all-abilities play areas, water features, etc.)	8/5/2024 10:02 AM
57	Better maintenance of the Homestead Howl Dog park. Currently overgrown with a lot of mud pits.	8/5/2024 9:51 AM
58	Seem run down and need a lot more brush clearing and mowing.	8/5/2024 9:32 AM

Q6 What is your opinion on the quality of Recreational Programs offered by the Village of Germantown?

Answered: 731 Skipped: 3



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of this service.	16.01%	117
Excellent	20.93%	153
Very Good	35.84%	262
About Average	21.07%	154
Needs Improvement	4.92%	36
Poor	1.23%	9
TOTAL		731

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	More offerings necessary, more dance options, more basketball options year round etc	8/20/2024 7:39 PM
2	More options not for little kids and not seniors	8/17/2024 11:06 AM
3	Needs more funding, expand programs	8/17/2024 7:09 AM
4	Could use more funding. The recent cuts were disappointing	8/16/2024 12:59 AM
5	The strength and balance class has been eliminated. Also the Falls offers significantly more programs.	8/15/2024 10:48 AM
6	Bring back scrapbooking events	8/15/2024 7:10 AM

2024 Budget Priority Survey

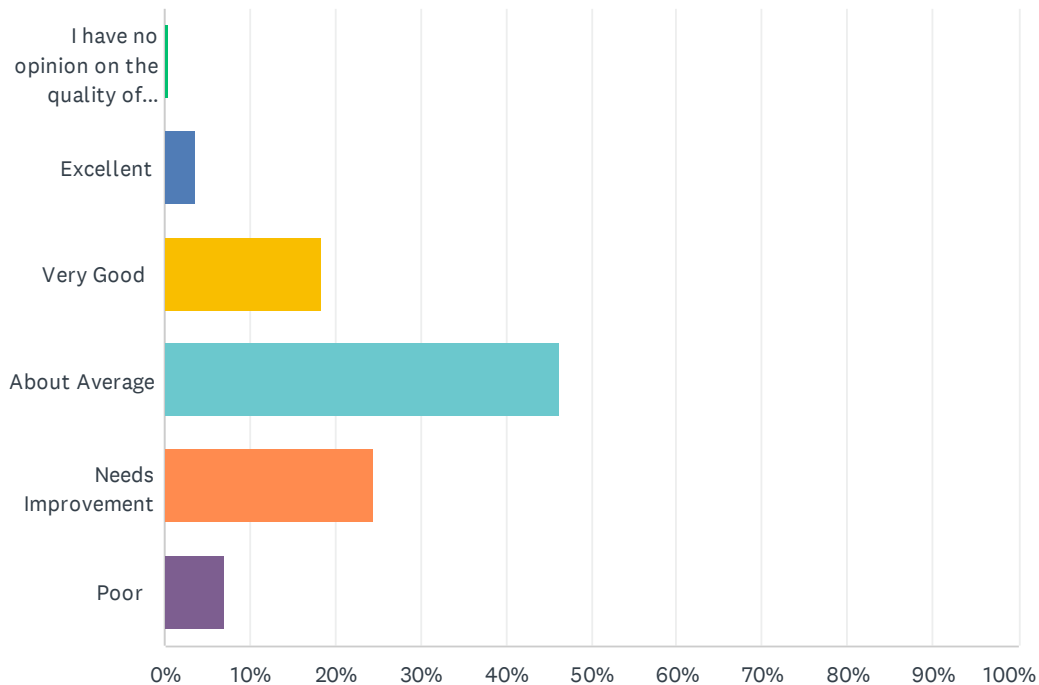
7	I would like them to look at other surrounding cities and compare what they offer. The exact same class is offered in Germantown and MF and it is cheaper in MF for me to join as a non-resident. When I called to discuss, I was told it could be we have to pay for the location and they don't benchmark or review what others are doing. Couldn't we work together with nearby cities to offer classes. Also I know the pool is run by the school but couldn't the Park N Rec offer some swim classes, like deep water aerobics.	8/14/2024 9:14 PM
8	compared to menomonee falls Germantown needs more classes for seniors	8/14/2024 12:43 PM
9	Some of the staff members seem very uninterested in teaching and more in socializing with coworkers. I would appreciate more of an effort into the kids as parents we are rearranging , taking time off of work and paying	8/14/2024 9:08 AM
10	You need to offer swim lessons for children.	8/14/2024 5:55 AM
11	I wish we had swim lessons. I voted yes in support of the new hs pool but am disappointed that it's not more available to the community.	8/13/2024 8:42 PM
12	they offer too much of the same thing	8/13/2024 4:08 PM
13	These programs are accessible to all! I know things have been harder with budget cuts, but I would hate to lose this in our community. Increasing the price would still be more cost effective than private sporting clubs and activities.	8/13/2024 3:47 PM
14	Last summer there were more rec programs and activities offered.	8/13/2024 2:45 PM
15	Bring back scrapbooking weekends!	8/13/2024 2:22 PM
16	We have had my son in gymnastics 3 sessions in a row and it has gotten worse each time. They start late and end early, losing much of the 45 minute session. Also over half of each session is spent playing kids games like duck duck goose instead of doing gymnastics. The "coaches" don't help the kids and instead take turns on the equipment themselves.	8/13/2024 2:06 PM
17	The budget has been cut so much that the amount and quality of services has gone down	8/13/2024 1:40 PM
18	The recent budget cuts resulted in many fewer offerings. Numerous things that my family used were cut due to lack of funding.	8/13/2024 1:29 PM
19	Needs more funding.	8/13/2024 1:20 PM
20	More recreational programs should be introduced in summer for Teenagers.	8/13/2024 1:08 PM
21	Would appreciate seeing a 6:30 am drop off for summer kids program	8/13/2024 12:58 PM
22	Parent volunteer system does work.	8/13/2024 12:50 PM
23	More funding	8/13/2024 12:37 PM
24	Absolutely ridiculous Germantown doesn't offer swimming lessons.	8/13/2024 12:28 PM
25	More options, availability. A discount for school district residents that do not live in the village	8/13/2024 12:08 PM
26	To long to explain on survey	8/13/2024 11:51 AM
27	More organized Pickleball opportunities	8/13/2024 11:50 AM
28	The programs a great, but as a parent who works in Milwaukee, ending Kids Klub programs at 5:30 has been really hard to pick up my child on time. Especially with the cost increases over the past couple of years, I really don't like it.	8/12/2024 1:46 PM
29	Phenomenal staff and programs - but budget cuts have hurt this department too much - we should be offering more to our families and youth like other communities!	8/12/2024 11:53 AM
30	Would love to see swim lessons using the high school pool. Seems like many communities have an offering but us.	8/12/2024 11:52 AM
31	Need to do better keeping the baseball fields in good shape. They need TLC	8/8/2024 8:51 AM
32	Need to offer swim lessons. It's unacceptable this is not easily accessible to residents, especially with a pool in the high school taxpayers paid for.	8/6/2024 1:58 PM
33	No swimming for kids? Unbelievable. Learning how to not drown is ESSENTIAL for a	8/6/2024 1:11 PM

2024 Budget Priority Survey

	community.	
34	Too many other opportunities where rec department programs are not sought out for all programs that are given. The opportunities others provide are much higher in appeal. The one thing that I think keeps it alive is the cost in which it is at compared to the other organizations. But also you get what you pay for and that's why others look elsewhere.	8/6/2024 12:48 PM
35	Not enough free programs in the summer	8/6/2024 12:05 PM
36	I would like to see more variety in the adult arts & crafts activities	8/6/2024 11:53 AM
37	More toddler activites	8/6/2024 11:53 AM
38	stop taking funding from these programs. our kids need these programs	8/6/2024 10:45 AM
39	Very few options for youth sports.	8/6/2024 9:23 AM
40	Offer more Preschool classes and adult movement classes	8/6/2024 8:09 AM
41	NA	8/5/2024 10:26 PM
42	Needs more diversity, cheaper prices and more information given out.	8/5/2024 8:07 PM
43	More variety and larger sections or groups	8/5/2024 6:48 PM
44	Number and type of programs seems to decrease every year. Prob don't have any money.	8/5/2024 5:00 PM
45	The cost of after-school and Kids Klub programs is pricing out working class families who need these offerings the most.	8/5/2024 4:20 PM
46	Babysitting Course is way to expensive	8/5/2024 3:47 PM
47	Unorganized sometimes	8/5/2024 3:19 PM
48	The pricing structure is a complete mess and the sign up is just awful	8/5/2024 2:33 PM
49	Too much	8/5/2024 2:27 PM
50	Great for kids programming. Wish there were more adult (not senior) options.	8/5/2024 2:03 PM
51	While excellent with what they have, removing programs because of pass through costs is reducing revenue opportunities. The recreational programs should be looked at as net expenses so that the variety of programs can return.	8/5/2024 12:01 PM
52	Would like classes in learning foreign languages	8/5/2024 10:15 AM
53	Needs more funding	8/5/2024 10:07 AM
54	The improvement is in the funding and policies and not in the hardworking staff working with nothing to make something. The budget cuts to Park and Recreation show and the long term impact will damage the health of our community. Investments in prevention are what used to keep our community top tier and will continue to decline.	8/5/2024 10:02 AM

Q7 What is your opinion on the quality of Village Roads and Streets?

Answered: 732 Skipped: 2



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of roads and streets in the Village of Germantown.	0.41%	3
Excellent	3.55%	26
Very Good	18.31%	134
About Average	46.17%	338
Needs Improvement	24.45%	179
Poor	7.10%	52
TOTAL		732

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	Some of the roads are terribly bumpy. Don't cheap out on the repairs and get them done correctly.	9/3/2024 3:42 PM
2	Esquire Estates subdivision roads are in much need of repair	9/3/2024 8:56 AM
3	Some could use a little working on	9/1/2024 10:50 AM
4	Terrible conditions of roads and streets throughout the village. Poor planning and maintenance and upkeep. Be better village board on spending and using taxpayer money more responsibly. Terrible job! The questions below are terrible. How about an option for keep taxes low village needs to evaluate spending in a more thorough way. How about get out of business if buying properties and put our money to use where the priorities are? Overdue for change on the village board.	9/1/2024 3:03 AM

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5	Drive down dividing	8/30/2024 9:35 PM
6	The roads are in poor condition pot holes cracking up and the slurry that was used turned to small babes and is now embedded in our lawns	8/30/2024 7:04 PM
7	Greater priority in maintaining neighborhood streets (tar/crack filling) and fixing misc. bumps as well as sewer grates sinking into the street	8/30/2024 12:15 PM
8	There isn't a new road surface in the Village. May are dangerous in wet weather due to ponding. Pleasant View Drive is a good example.	8/30/2024 11:23 AM
9	Many main roads are patched together and very hard on vehicles. While other roads are getting resurfaced regularly others take 20 years or more to get that attention.	8/30/2024 6:44 AM
10	You need to find a different kind of sealing the one you have been using isn't working	8/29/2024 9:21 PM
11	Many of the village streets are in poor condition	8/29/2024 6:00 PM
12	Far too many village roads are terrible to drive on.	8/29/2024 4:47 PM
13	Too many roads are in bad shape.	8/29/2024 4:35 PM
14	The Meqon/Pilgrim intersection is terrible. Various subdivision roads also are bumpy and could use improvement	8/19/2024 4:18 PM
15	Many roads need improvement though many may be county	8/17/2024 11:06 AM
16	Subdivision roads are in poor condition. Main roads have holes and cracks.	8/16/2024 7:12 PM
17	A number of roads are rutted or need resurfacing,	8/14/2024 9:27 PM
18	Side streets need repair	8/14/2024 10:23 AM
19	Roads are in need of repair. More preventative maintenance is needed to keep good roads good.	8/14/2024 7:15 AM
20	Maple road and division road are horrible	8/14/2024 7:10 AM
21	The out of control spending in the village is negatively impacting your ability to provide basic needs to the residents. The board should get back to basics of being fiscally conservative and being good stewards of our funds.	8/14/2024 5:45 AM
22	Some roads need work - pot holes	8/14/2024 2:46 AM
23	Neighborhood roads need repaving	8/13/2024 8:36 PM
24	I asked for them to fill potholes in front of our house and the next day they were done! I hoped to be completed within the month so was pleasantly surprised.	8/13/2024 8:03 PM
25	Need some roundabouts on division	8/13/2024 6:26 PM
26	They could use some TLC. Some are in very poor condition	8/13/2024 5:58 PM
27	Terribly maintained. Potholes and slurry needs correction. Main roads eg division are almost unusable	8/13/2024 5:24 PM
28	Too many poor roads. Time to start repaving in some neighborhoods. Some are 30 and 40 years old, and were poorly constructed to begin with.	8/13/2024 4:36 PM
29	Some streets in older neighborhoods need repaving	8/13/2024 4:33 PM
30	lots of side roads that need repair	8/13/2024 4:08 PM
31	All Wisconsin roads are crap currently	8/13/2024 3:52 PM
32	Some roads are in poor condition maple Ave	8/13/2024 3:52 PM
33	Roger Drive is a one way in/out for residential subdivision and needs major resurfacing.	8/13/2024 3:48 PM
34	terrible patchwork bumpy roads with weeds growing out of the cracks. everywhere you drive, including main roads like division	8/13/2024 3:44 PM
35	Many streets are in bad condition and need repaving	8/13/2024 3:08 PM

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36	Some are great and others need to be redone.	8/13/2024 2:45 PM
37	Our road has been crumbling for the last 5 years. It is not on the docket to be re-paved in the next 5. By the time it rolls around, it will be pure rubble. Many roads in my area of the village are lacking attention.	8/13/2024 1:29 PM
38	Many roads have big pit holes and need repair.	8/13/2024 1:23 PM
39	Some roads needs repairs.	8/13/2024 1:08 PM
40	Many roads need to be replaced or repaved	8/13/2024 12:57 PM
41	There are some roads in the village that definitely need so repairs	8/13/2024 12:37 PM
42	the chip seal is terrible mess-as it gets in the house from our shoes! Is looks terrible when it wears down!!The roads needs to be serviced with black-topped!!!	8/13/2024 12:33 PM
43	There should be a median on Pilgrim road between County Line and 145.	8/13/2024 12:28 PM
44	The chip sealing lasts about a week. There are neighborhood roads that need full repavement	8/13/2024 12:24 PM
45	too many potholes	8/13/2024 12:23 PM
46	Many roads are in poor condition could use resurfacing	8/13/2024 12:18 PM
47	Keep popping bike tires due to the cracking and potholes and poor condition of some neighborhood streets.	8/13/2024 12:15 PM
48	They get repaired not fixed. Many roads have not even gotten repaired in years!	8/13/2024 12:14 PM
49	Potholes	8/13/2024 12:14 PM
50	Lots of roads need repair!	8/13/2024 12:11 PM
51	Tons of potholes, especially not main roads	8/13/2024 12:10 PM
52	Roads need repair Division Rd is like a washboard for the past several years	8/13/2024 11:58 AM
53	Driving them daily, they speak for themselves	8/13/2024 11:53 AM
54	Division between county line and Mequon is horrendous	8/13/2024 11:51 AM
55	Side roads are very rough	8/13/2024 11:51 AM
56	More sidewalks would be nice	8/13/2024 11:51 AM
57	so many potholes	8/13/2024 11:50 AM
58	There simply is a lack of funding to maintain existing roads.	8/12/2024 11:18 PM
59	Maple road needs replacement now. Subdivision roads need replacement nowhere	8/12/2024 5:55 PM
60	The road quality at the intersection of Mequon and Pilgrim Roads is so poor as to be indicative of most of the village	8/12/2024 5:13 PM
61	Division	8/12/2024 3:33 PM
62	All of the roads and streets in Germantown are awful! Especially, the railroad tracks near Rockfield Elementary. The roads need lots of attention and room on the sides...cars are always in a ditch and horrible hills on Pleasant View.	8/12/2024 2:19 PM
63	Last winter a lot of streets were worsening by the winter weather. There are spots on Pilgrim road where the blacktop is wearing off. There are several neighborhoods where the same thing happened. The streets around County Line School were widened and repaired. They look great now	8/12/2024 1:58 PM
64	The intersection of Pilgrim and Mequon road is terrible! And the intersection of 145 and Mequon really needs lights or a roundabout or something.	8/12/2024 1:46 PM
65	The residential streets in some areas really need work. like Catskill Lane area.	8/12/2024 1:42 PM
66	Division Rd needs upgrades	8/12/2024 1:25 PM
67	Not enough sidewalk, bike path, construction takes a long time. The chip seal project in the	8/12/2024 12:55 PM

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	subdivisions by the city was a waste of money.	
68	Pilgrim / Mequon road intersection is terrible. For the traffic it gets it is not in good condition.	8/12/2024 12:08 PM
69	I live on carriage Ave and with such a wide street and busy walking/biking, it would be great to see a bike path painted.	8/12/2024 12:05 PM
70	Can we please fix maple between Mequon and Appleton avenue? It's been rough for years!!	8/12/2024 12:02 PM
71	No bike lanes or paths, Division Rd is falling apart before there was any public facing information on a plan to improve the road, more greenery in the median divider off Q/County Line Road exit to add aesthetics at the entry point of our city.	8/12/2024 11:55 AM
72	Many roads are in need of repair	8/12/2024 11:53 AM
73	Many Streets are deteriorating with no fixes scheduled	8/12/2024 7:14 AM
74	A number of major roads and streets have uneven surfaces or broken pavement.	8/11/2024 2:18 PM
75	Still too many potholes, cracks, bumps	8/10/2024 7:56 PM
76	more roads need to be fix or improved	8/10/2024 2:27 PM
77	Maple rd from lilac to Appleton just to name one that is so rough we are looking for a Different route... But that's hard to do with so many roads in need of repair....	8/9/2024 4:26 PM
78	Division and County Line need serious improvement	8/8/2024 1:34 PM
79	Division, Maple Rd, many side streets. Intersection of Hwy Q and Pilgrim.	8/8/2024 9:07 AM
80	I understand it's a tough job to juggle all the improvements needed, so thank you for what you do. But maybe offer a survey like this to ask the community which roads need servicing. Lilac Ln was not in need of a chipseal as much as Maple road and Division road need an overhaul; plus the topcoat or whatever that was applied to Tree Tops last year is virtually gone and seems like a waste of money/effort.	8/8/2024 12:25 AM
81	Uneven, bumpy, generally needing resurfacing or in some cases rebuilding	8/7/2024 10:30 PM
82	Many roads in need of repair. Primary issues are bumps and potholes.	8/7/2024 10:16 PM
83	Cedar lane	8/7/2024 9:34 PM
84	Many roads need repair	8/7/2024 7:57 PM
85	Some same roads are deplorable and need repairing or resurfacing.	8/7/2024 7:01 PM
86	Many roads in the Village need a lot of work.	8/7/2024 5:33 PM
87	More annual budget necessary to combat rising costs of road repairs.	8/7/2024 4:12 PM
88	Lots of streets need to be repaired, redone.	8/7/2024 2:06 PM
89	Lots of potholes around mequon and and squire and main st.	8/7/2024 1:26 PM
90	Many roads in poor condition	8/7/2024 12:40 PM
91	Really? Division road and all side streets are awful!	8/7/2024 12:14 PM
92	The roads around me are terrible, lived here about 16 years, no improvement.	8/7/2024 11:59 AM
93	Horrible Roads. Division needs to be fixed.	8/7/2024 11:10 AM
94	Some of the roads (Division as an example) need help	8/6/2024 10:12 PM
95	Some of the roads are still in need of repair.	8/6/2024 8:25 PM
96	Pilgrim Road needs work	8/6/2024 8:25 PM
97	Much improvement is needed with the roads in Germantown, especially on Division Road.	8/6/2024 8:13 PM
98	Our roads are horrible.	8/6/2024 4:49 PM
99	roads need resurfacing	8/6/2024 3:09 PM
100	Our main routes—Mequon, Pilgrim, Division need to be pristine and smooth as glass. Highly	8/6/2024 1:27 PM

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traveled and gives impression to those outside the community driving through as to if it's an aging/worn community.

101	There's an extremely difficult and dangerous intersection at Fond du Lac Ave and Mequon Road that needs some type of control. People are constantly speeding on Mequon, and the stop sign makes it impossible to turn left from Fond du Lac. I've seen accidents there and tend to avoid it and take the long way because it's more safe. This would be an ideal location for a roundabout. Turning left from crusader Court or Park Ave on to Fond du Lac Ave is also a traffic hazard. This needs to be fixed for the Kennedy Middle School families and anyone attending Firemen's Park events.	8/6/2024 1:11 PM
102	Division Road between mequon and county line needs improved	8/6/2024 12:55 PM
103	Many potholes everywhere	8/6/2024 12:46 PM
104	This shouldn't need any explanation. Many streets are in poor shape. Drive down Division Road for a roller coaster experience.	8/6/2024 12:37 PM
105	Several streets look poor and are bumpy even within a few years of repair. I am looking forward to having Division Road redone soon.	8/6/2024 12:34 PM
106	Mequon road near the bp gas station needs serious improvement.	8/6/2024 12:05 PM
107	Division is awful. Need better side walks.	8/6/2024 11:58 AM
108	Many streets need to be redone and not just get the "skin" coating that doesn't fix the problem.	8/6/2024 11:53 AM
109	Lots of pot holes and resurfacing issues	8/6/2024 11:37 AM
110	Several roads are in need of repair/potholes filled	8/6/2024 10:23 AM
111	Many roads that need to be replaced or repaired. We seem to have a mindset of just good enough will suffice. Too many roads that have not been repaired or replaced in over 35 years. Main roads such as Division road are a disgrace.	8/6/2024 10:04 AM
112	too many roads in poor condition	8/6/2024 8:59 AM
113	Wagon trail needs work	8/6/2024 7:41 AM
114	Our roads stink. I don't understand the rationale of who decides what roads should be repaired vs not repaired	8/6/2024 6:56 AM
115	We live on school road across from the school and after the school construction, the road was left in very rough shape. But we walk many of the nearby roads with kids and it's difficult for kids on bikes to ride. They are not terrible but could use some attention.	8/5/2024 10:26 PM
116	Division Road - main road and in terrible condition for years. Maple Road, same condition.	8/5/2024 10:20 PM
117	Division.	8/5/2024 9:49 PM
118	Roads need improvement, they're worn out and bumpy.	8/5/2024 9:34 PM
119	Potholes, rough, uneven, hard on your vehicle	8/5/2024 9:33 PM
120	Major roads are in dire need of repaving, e.g., intersection of Mequon and Pilgrim is TERRIBLE; Division Rd is TERRIBLE	8/5/2024 9:18 PM
121	Division Rd between County Line and Mequon Rd has been bad for decades. Also, medians on County Line are not tended to appropriately. Grass/weeds grow for weeks before cut. Weeds grow in paved medians and seem as though they are completely ignored. This is an embarasing entrance to Germantown from hwy 41.	8/5/2024 9:05 PM
122	Repair Pleasant View Drive	8/5/2024 9:03 PM
123	Lannon Road between HWY Q & HWY 175	8/5/2024 9:01 PM
124	Lots of wear and tear on the roads in most neighborhoods	8/5/2024 8:37 PM
125	Many roads are in poor shape and the way the village chooses how and when to repair them seems very disorganized.	8/5/2024 8:01 PM
126	Division Rd. needs help south of Mequon Rd.	8/5/2024 7:30 PM

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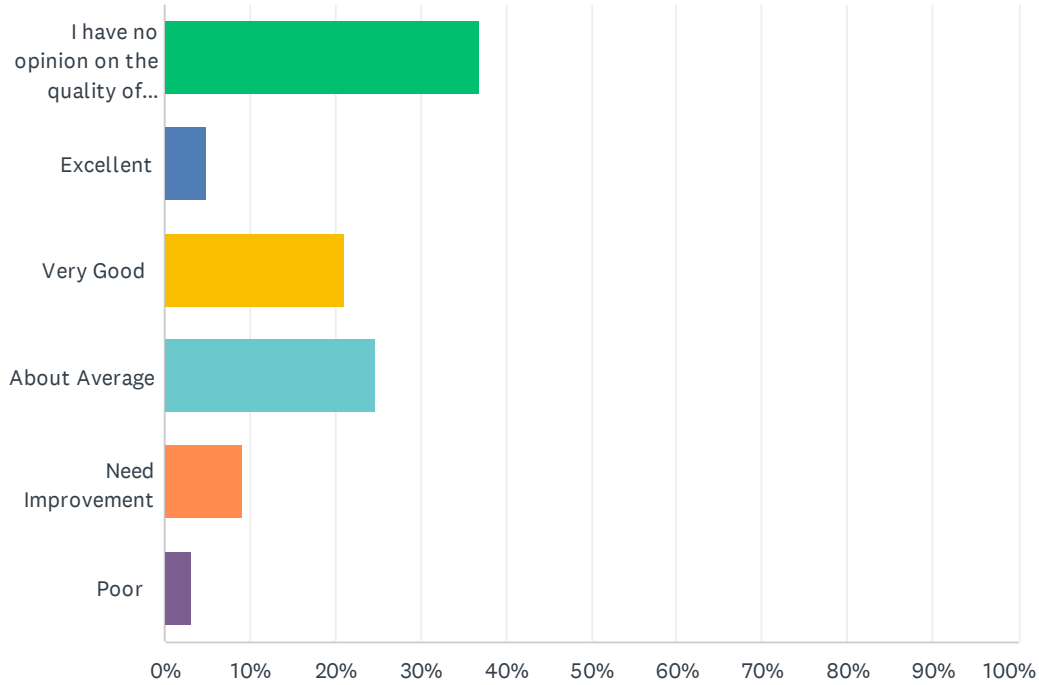
127	Heritage Hills roads are horrific.	8/5/2024 7:03 PM
128	Main roads need attention	8/5/2024 6:48 PM
129	I think how you prioritize the street repaving process should be reevaluated. There are streets that have weeds growing in them and so uneven that the plows can't plow properly!!	8/5/2024 6:43 PM
130	Roads are terrible, pilgrim road in particular	8/5/2024 6:38 PM
131	Many deteriorated and rough roads	8/5/2024 6:33 PM
132	COLONIAL NEEDS TO BE REPAVED. It is used for Spassland park, county line elementary school buses and is generally used often. Has not been replaced in over 4 years and there are potholes all over.	8/5/2024 6:10 PM
133	Bumpy! Need more shoulder room. Need more roundabouts	8/5/2024 5:57 PM
134	Roads are poor quality	8/5/2024 5:32 PM
135	Still waiting for our streets to be redone	8/5/2024 5:16 PM
136	Our street has yet to be fixed and is very rough	8/5/2024 5:09 PM
137	Poor infrastructure for non-cars. Wide roads that go thru the village with high speed without even painted bike lanes (protected would be better.) the majority of citizens live in a 2 square mile section, yet it's impossible to get around without a car.	8/5/2024 5:00 PM
138	Road maintenance appears to be non-existent. Division road is in bad shape, traveling EB in Mequon road thru the intersection with pilgrim in lane one there has been a significant dip in the roadway for years. Stop lines should all be repainted every year not just a few, intersection of Juniper Dr and Hawthorne for example has not been repainted in years.	8/5/2024 4:27 PM
139	Many subdivisions need repaving or sealing as nothing has been done for decades	8/5/2024 4:24 PM
140	Neighborhood streets are in dangerously poor shape—I fall or twist my ankle when I walk in the evenings (gaping pits in the roads and no streetlights to illuminate the danger)	8/5/2024 4:20 PM
141	Maple road, Division Road are in poor condition and both are well traveled	8/5/2024 4:03 PM
142	Many potholes and just over bad quality streets	8/5/2024 3:55 PM
143	Never felt Lilac needed resurfacing. Drive it every work day.	8/5/2024 3:47 PM
144	Some roads need improvement	8/5/2024 3:37 PM
145	They're bad	8/5/2024 3:19 PM
146	Lots of roads need resurfacing	8/5/2024 3:19 PM
147	Many roads are deteriorating	8/5/2024 3:06 PM
148	Every road in Germantown is terrible! Especially the main roads! Why are a lot of the residential roads bigger and wider than main roads? Sounds like poor planning!	8/5/2024 2:53 PM
149	Was told my road would be repaved 8 years ago. Still hasn't been done	8/5/2024 2:33 PM
150	Subdivisions need to be taken care of	8/5/2024 2:27 PM
151	Too many potholes on main roads.	8/5/2024 1:24 PM
152	It seems like most of the roads, which I drive on (Freistadt, Fond du Lac), need improvement.)	8/5/2024 1:16 PM
153	Many roads are in bad condition. Frontage roads off Mequon/Lannon are quite possibly the worst design possible.	8/5/2024 12:52 PM
154	Our subdivision roads have never been redone in 31 years!!!! Tons of potholes and crumbling asphalt. Heritage Hills...have asked for years for resurfacing! Division road is awful also.	8/5/2024 12:48 PM
155	for Heritage Hills is in terrible shape. Overall roads are not good	8/5/2024 12:10 PM
156	Resurfacing of roads is very poor & does not last very long	8/5/2024 12:08 PM
157	Seems Menomonee Falls gets their road work done much faster, same with plowing, always better once I cross county line road	8/5/2024 12:04 PM

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158	Division is horrible	8/5/2024 12:00 PM
159	Division Road is in terrible shape	8/5/2024 11:35 AM
160	Some need major work. Most are okay.	8/5/2024 11:29 AM
161	very poor maintenance and upkeep	8/5/2024 11:25 AM
162	Pilgrim, division, county line. All like a bobblehead road.	8/5/2024 10:56 AM
163	Division Rd. needs work AGAIN!!!	8/5/2024 10:54 AM
164	Our roads are in rough shape.	8/5/2024 10:46 AM
165	Streets are never plowed and are always icy making it hard for police and fire	8/5/2024 10:44 AM
166	Overall, rough shape, bike paths on the roads are a joke. Medians and side are not well-maintained.	8/5/2024 10:44 AM
167	Division Road but this is being addressed	8/5/2024 10:42 AM
168	The dips in the road due to tire usage at the intersections of Pilgrim and both Mequon and County Line Rd leave a lot to be desired	8/5/2024 10:24 AM
169	Division road is horrible	8/5/2024 10:24 AM
170	Have any of you morons in leadership driven down Division Toad, say in the last few years? Maybe instead of wadting money in your "homes" program or your DEI program, you can fix our roads. There's actually way too many examples in addition to Division. So get to work and stop pandering.	8/5/2024 10:14 AM
171	Some of the major roads through the community are rough and need improvement.	8/5/2024 10:08 AM
172	Roads need improvement	8/5/2024 10:07 AM
173	Detours route traffic down streets in disrepair and other projects impact the detours. Project management and planning need improvement to accommodate these updates.	8/5/2024 10:02 AM
174	The road condition in our little subdivision needs repair	8/5/2024 10:02 AM
175	Given the taxes I pay I shouldn't be off roading on half the road I drive on in the village. High traffic roads, Division etc, are in terrible shape yet we spend time resurfacing roads the are in perfectly good shape.	8/5/2024 9:47 AM
176	The intersection at Pilgrim and Mequon Roads should say it all; bumpy with barely visible paint.	8/5/2024 9:33 AM
177	Money is being wasted on roads for empty warehouses and not taking care of resident roads!	8/5/2024 9:32 AM
178	Roads need some repair and more roundabouts in certain areas would be very helpful.	8/5/2024 9:08 AM

Q8 What is your opinion on the quality of Recreational Trails and Bike Paths in the Village of Germantown?

Answered: 728 Skipped: 6



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of Recreational Trails and Bike Paths in the Village of Germantown.	36.95%	269
Excellent	4.81%	35
Very Good	21.02%	153
About Average	24.73%	180
Need Improvement	9.20%	67
Poor	3.30%	24
TOTAL		728

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	Need more trails & connections	9/2/2024 4:59 PM
2	We have those?	8/31/2024 10:59 AM
3	Drive down division and find out	8/30/2024 9:35 PM
4	Very little rec trails available	8/30/2024 12:15 PM
5	We have bike paths?	8/30/2024 11:23 AM
6	Can only report on Homestead Hollows paths- extremely overgrown with branches laying across	8/30/2024 6:44 AM

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7	Need more safe bike options	8/17/2024 11:06 AM
8	I have lived here over 14 years and I'm not familiar of any Germantown Bike Paths so I would say needs improvement on communication if we have them	8/14/2024 9:14 PM
9	We dont have any trails or bike paths. Would love to have trails!	8/14/2024 4:16 PM
10	Bike paths need to be continuous and not disconnected	8/14/2024 10:08 AM
11	Need more trails along busy roads	8/13/2024 10:55 PM
12	The city needs to be more interconnected by off-street bike trails. It's hard to get around by bike with kids depending where you live.	8/13/2024 9:52 PM
13	Complete side paths on Donges Bay and Division. Rd need to be 8-10' trails	8/13/2024 9:11 PM
14	Limited safe options for kids	8/13/2024 9:09 PM
15	Unsure of where they are...	8/13/2024 8:36 PM
16	Need more paths and connections to all paths.	8/13/2024 6:49 PM
17	I didn't know we had any. We could use more sidewalks	8/13/2024 5:58 PM
18	Need emphasis on these. Village have done nothing to establish these trails	8/13/2024 5:24 PM
19	we need more quality bike paths like our suburban neighbors have for getting around and for quality of life. also need to ensure there are adequate shoulders on roads for bikes as that is severely lacking	8/13/2024 3:44 PM
20	Could use more trails connected to businesses and driving access to downtown Germantown	8/13/2024 12:50 PM
21	Not aware of actual bike trails in GT	8/13/2024 12:46 PM
22	I didn't know we had bike trails we use the inter-urban	8/13/2024 12:33 PM
23	Could use more bike paths	8/13/2024 12:26 PM
24	I dont use these	8/13/2024 12:11 PM
25	We don't have many bike trails and it's something I wish we had more of because sidewalks are lacking in the residential areas which makes it hard to take little kids out bike riding	8/13/2024 12:10 PM
26	do we have any???	8/13/2024 12:01 PM
27	There are currently no bike trails that would link to any other bike trails in the area	8/13/2024 12:00 PM
28	Need More	8/12/2024 7:02 PM
29	Not enough of them and not wide enough	8/12/2024 5:13 PM
30	Need more	8/12/2024 2:48 PM
31	They are not maintained. Trees are fallen on them which make them impossible to bike on. Brush needs to be cut back and in muddy/low areas some work should be done.	8/12/2024 12:55 PM
32	Lack of safe, family bike routes	8/12/2024 12:35 PM
33	Need more bike paths	8/12/2024 12:06 PM
34	Need for safe bike paths along busier roads (ie: Division). Walking paths in parks are nice.	8/12/2024 11:55 AM
35	I don't know about these in our area - I didn't know we had bike paths or trails other than homestead hollow county park	8/12/2024 11:53 AM
36	Need bike lanes on streets	8/12/2024 11:50 AM
37	There aren't enough of them	8/8/2024 1:34 PM
38	What bike paths	8/8/2024 12:25 AM
39	There are not nearly enough trails/bike paths	8/7/2024 10:16 PM
40	Kinderberg trails are not fully snow plowed. Water drainage issues in Kinderberg. Need to limit vehicle traffic on trail in Kinderberg.	8/7/2024 10:16 PM

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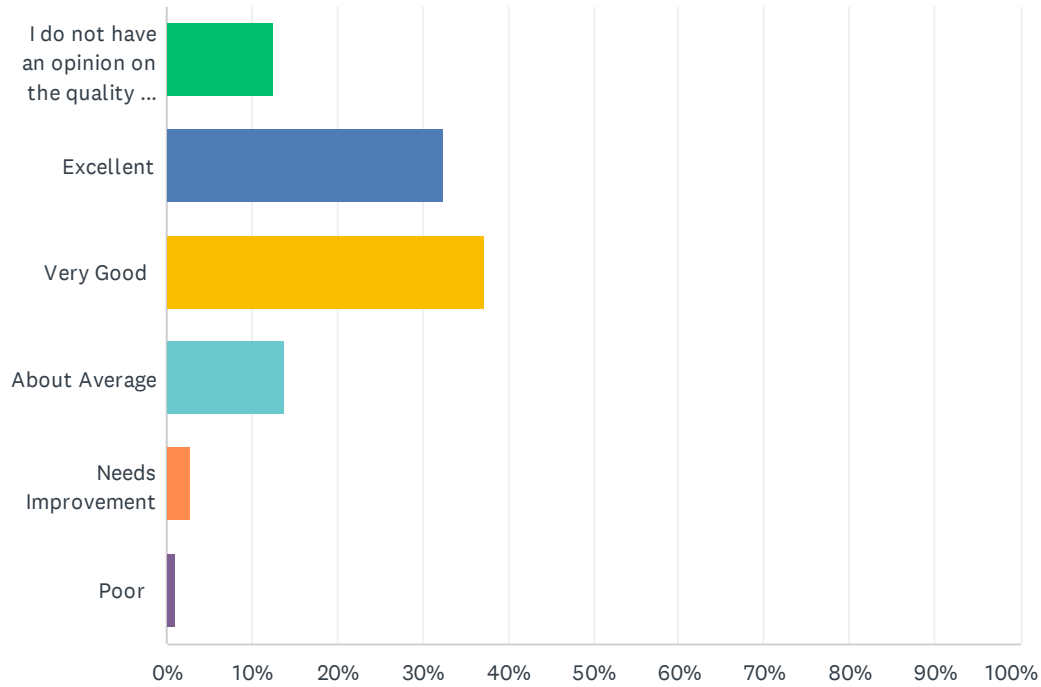
41	There aren't many and they don't lead anywhere worth going to	8/7/2024 9:34 PM
42	Low volume of recreational trails compared to surrounding areas like mequon.	8/7/2024 6:17 PM
43	Needs more.	8/7/2024 4:12 PM
44	Old pavement needs to be replacemrnt	8/7/2024 1:58 PM
45	Need safe bike paths	8/7/2024 6:29 AM
46	I'd like to see more bike paths in Germantown. Right now I have to go to Mequon or MF for a trail of any decent distance.	8/6/2024 9:11 PM
47	I didn't know we had bike paths. If there are some, we don't have enough. We have to travel to other towns to ride bikes on paths.	8/6/2024 8:25 PM
48	limited	8/6/2024 5:51 PM
49	No system, roads dangerous	8/6/2024 2:01 PM
50	Walking trails to Kinderberg Park are often flooded and have grass growing over the edges, making them narrower.	8/6/2024 1:11 PM
51	We really don't have any, and I wish we did! I end up driving to Mequon for the Intraurban Trail or the Falls for the Bugline.	8/6/2024 12:45 PM
52	We need mmore!	8/6/2024 12:41 PM
53	Asphalt is cracked and crumbling in many places.	8/6/2024 12:37 PM
54	I did not know that we have bike paths in Germantown! Walking paths that are available on Donges Bay and Division are horrible. They are a liability for seniors and in many spots are under water when it rains or with melting snow.	8/6/2024 10:04 AM
55	We need more trails and bike paths.	8/6/2024 7:15 AM
56	Would like to see more bike paths.	8/6/2024 6:18 AM
57	No money needed for bikes!	8/6/2024 1:45 AM
58	Need a better more walkable village and system connecting residents to services and commerce	8/5/2024 10:59 PM
59	NA	8/5/2024 10:26 PM
60	I've only been to homestead hollow lately & the trails are very overgrown & neglected	8/5/2024 9:33 PM
61	No interconnectivity of trails between parks	8/5/2024 6:33 PM
62	Need way more trails and bike paths added.	8/5/2024 6:10 PM
63	Need to connect the sidewalks. There are sidewalks that go to no where all over the place. Need more shoulder and sidewalks for biking and walking	8/5/2024 5:57 PM
64	A few trails but you can barely go anywhere and they don't connect to neighboring communities - both which have trail systems that DO connect to their other neighbors.	8/5/2024 5:00 PM
65	The village has very few trails and the connectivity is very poor.	8/5/2024 4:22 PM
66	Walking paths on Donges Bay and Fi	8/5/2024 4:03 PM
67	Not enough trails and bike paths. Some kid biking to parks has to cross Division or Pilgrim so needs to be safer so no adult is required.	8/5/2024 3:47 PM
68	No new trails, and the ones we do have are run down and terrible	8/5/2024 2:33 PM
69	Not enough	8/5/2024 2:27 PM
70	I would like to know where these bike paths and trails are so I can use them	8/5/2024 2:27 PM
71	What trails or bike paths?	8/5/2024 12:04 PM
72	Need to finish and connect Pilgrim Road to Division using Jefferson Ditch	8/5/2024 11:41 AM

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73	Connecting more areas would be great. It is dangerous to ride in lots of places due to inattentive and aggressive drivers.	8/5/2024 10:58 AM
74	We need significant improvement here. There really is no connection through the city. We need a trail that extends the entire length of mequon road. We need a way to get to the high school via trails. Connect kinderburgh park and all the major parks via trail system. I don't believe we even have a trail system. Make it walkable to all the attractions.	8/5/2024 10:46 AM
75	We don't really have any bike paths in Germantown. This has been a topic for a long, long time and nothing has been done. When certain roads are redone, they do have a bike path, but they end to nowhere. Village needs to figure something out to connect to some of the other bike paths in the area. There have been so many studies, but no action.	8/5/2024 10:44 AM
76	It would be nice to have a path through Germantown that connects to the Bugline or Ozaukee Interurban Trail	8/5/2024 10:26 AM
77	Not enough connecting trails. Trails suddenly end. Sidepaths need to be wider. Need to connect to major trails surrounding Germantown	8/5/2024 10:12 AM
78	After the proposed bike path connection meetings, little to no communication and progress. Poor project management/planning for the connections on Donges Bay. It was my understanding some of this funding was part of a Washington County wide initiative/funding but was cut from the updates.	8/5/2024 10:02 AM
79	Not many options, we need more bike trails that can be accessed without having to drive to them in a vehicle.	8/5/2024 9:51 AM
80	Need more dedicated bike paths	8/5/2024 9:46 AM
81	Recreational/pedestrian trails and bike paths could be expanded to provide more connections.	8/5/2024 9:15 AM
82	Require more connected paths	8/5/2024 9:14 AM

Q9 What is your opinion on the quality of Library services in the Village of Germantown?

Answered: 729 Skipped: 5



ANSWER CHOICES	RESPONSES	
I do not have an opinion on the quality of this service.	12.48%	91
Excellent	32.51%	237
Very Good	37.31%	272
About Average	13.85%	101
Needs Improvement	2.74%	20
Poor	1.10%	8
TOTAL		729

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	No one uses the library anymore!!	8/31/2024 10:59 AM
2	Miss Hoopla and some of programing that was recently cut	8/22/2024 12:34 PM
3	Second floor needs to be built	8/20/2024 7:39 PM
4	The library offers a range of services for all ages and could better serve the community with budget increases.	8/15/2024 11:17 AM
5	New books and more copies, more options for kids over age of 4 to come in. Allow reservations for room for use.	8/14/2024 10:23 AM

2024 Budget Priority Survey

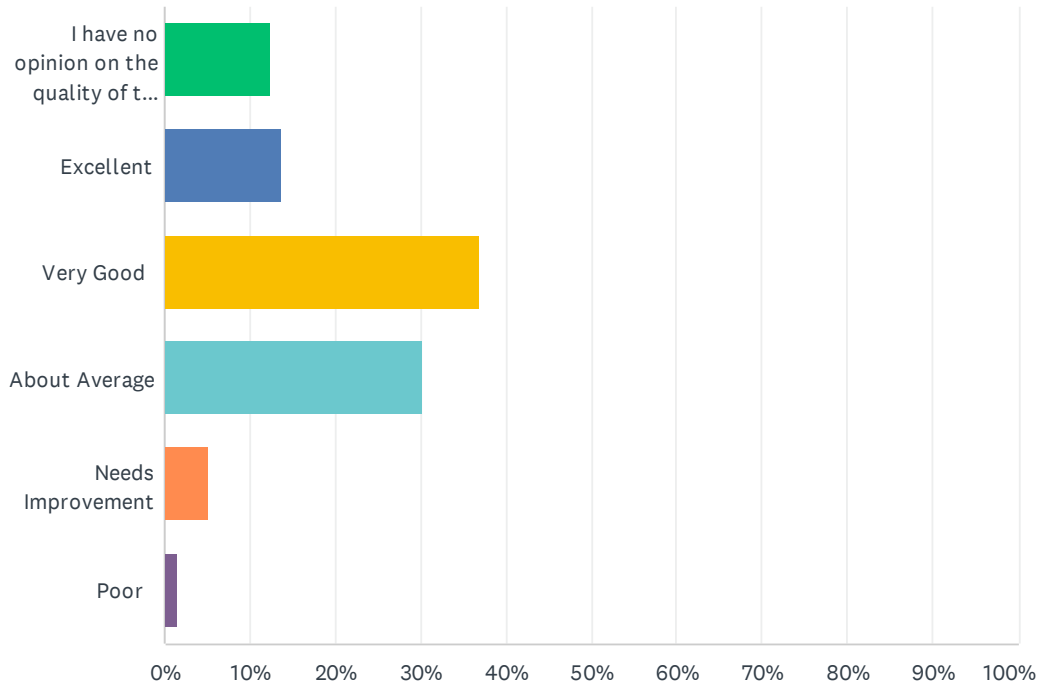
6	I know they cut the hours due to funding but I wish instead of hours starting earlier in the mornings on Fridays/Saturdays they were open later.	8/13/2024 8:03 PM
7	Needs updating. Bring back Hoopla. More services for rent.	8/13/2024 3:09 PM
8	The kids area needs more enrichment and play opportunities. There also are not a lot of younger kid friendly programs. Story time was cut to only one time session that is not compatible with our schedule and way too crowded if we do manage to make it. Hoopla was also taken away and the Libby app doesn't have many options for ebooks or wait times of months on end.	8/13/2024 2:06 PM
9	Cutting hours was a mistake	8/13/2024 12:49 PM
10	Needs more Teen programs. Maybe a teen hang out space with video games	8/13/2024 12:47 PM
11	Can never get the book I want without many many weeks of waiting. No library of things (I don't think) like they have at Slinger	8/13/2024 12:46 PM
12	Would like to see more open hours.	8/13/2024 12:14 PM
13	Needs to be updated and expand	8/13/2024 12:14 PM
14	Need longer hours everyday. This should be a 10am to 8pm M-F and 10-4 on Saturday	8/12/2024 5:55 PM
15	The library gets lots of use.	8/12/2024 12:55 PM
16	Need more titles in circulation on the Libby app	8/10/2024 7:56 PM
17	Use the internet!	8/7/2024 9:22 PM
18	What is the point of a library in today's world? Everything we need is at the tip of our fingers	8/7/2024 12:13 PM
19	Bring back Hoopla please.	8/7/2024 12:01 PM
20	We don't need a library.	8/7/2024 11:56 AM
21	We love our library! We want more more more services and hours. We will always use anything the library will offer!	8/6/2024 9:07 PM
22	Miss using Hoopla. That was a mistake to take away.	8/6/2024 6:50 PM
23	The library is excellent, but they got rid of Hoopla to save money, and now the only option for checking out digital books is Libby. I'm currently 1,500+ in line on multiple waiting lists for resources. They also had to cut their hours, which makes it difficult for families. We love and miss all the programs for younger children that had to be reduced this year.	8/6/2024 1:11 PM
24	It's a library in a digital library world! No need to invest more into toddler programs just to entertain. Staff file late charges or item replacements when in fact they were turned in and later found after contesting. Staff needs to be better.	8/6/2024 12:48 PM
25	We need more!	8/6/2024 12:41 PM
26	No summer reading prizes for adults this summer other than one gift card? The budget is basically nonexistent.	8/6/2024 12:05 PM
27	Services are mostly good but library is too loud.	8/6/2024 11:53 AM
28	More books needed	8/6/2024 11:53 AM
29	need more meeting space there is no where for community groups to meet since rooms are always booked	8/6/2024 8:59 AM
30	Experienced poor staff services and charges that were later found to be staff errors. Highest attendance rates come from toddler programs. Oh yeah,,,,,,too many woke people work there!!!	8/6/2024 1:45 AM
31	NA	8/5/2024 10:26 PM
32	Library is being used as a rule	8/5/2024 9:22 PM
33	Brick and mortar libraries are a thing of the past. Expanding unrelated program offerings to try and justify staffing and space utilization is a waste of taxpayer money.	8/5/2024 9:05 PM

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34	There should be more room for younger kids.	8/5/2024 8:07 PM
35	Need to add back hoopla.	8/5/2024 6:10 PM
36	It's fine. Probably under funded. I see/hear what Meno falls did and question what we are doing. My HS kid would use their library instead so that doesn't seem to be a good sign.	8/5/2024 5:00 PM
37	The library should be open on Sundays during the school year. The village needs to make this funding a priority.	8/5/2024 4:20 PM
38	Walking paths on Division and Donges Bay need to be repaired. Someone will be injured	8/5/2024 4:03 PM
39	Needs to be downsized	8/5/2024 2:27 PM
40	Can we open up our shared relationship to Menomonee Falls?	8/5/2024 2:27 PM
41	Love the online options for ebooks	8/5/2024 2:03 PM
42	The availability of the Libby service - selection, availability, wait time - could be improved. Our experience with Libby in Menomonee Falls was better. select	8/5/2024 1:16 PM
43	Hours should be reinstated.	8/5/2024 12:01 PM
44	Libraries don't have the popularity that they used to have. I don't think they need to have "camp" type crafts. My experience has been that they have a little bit of everything and not a lot of anything.	8/5/2024 11:29 AM
45	The library continues to add additional unneeded services and then boasts needing additional space and staff. If they would allow the recreation department to handle those events I would be curious if they would need the space and staff.	8/5/2024 10:49 AM
46	The library itself is fine. However, adding a second story is an absolute joke. A Village board member should not be there to solely get that purpose. They need to look at holistic approaches when it comes to things. This is a sticking point for me as I'm an advocate of the police and fire and for a specific board member to not support those when they wanted library funding is an absolute joke. The Village should be ashamed of itself.	8/5/2024 10:44 AM
47	It USED TO BE much better, but since budget cuts this year, alot less programing, events, services, operating hours.	8/5/2024 10:36 AM
48	Everyone can use digital services	8/5/2024 8:50 AM

Q10 What is your opinion on the quality of Garbage/Recycling Collection service in the Village of Germantown?

Answered: 729 Skipped: 5



ANSWER CHOICES	RESPONSES	
I have no opinion on the quality of this service.	12.35%	90
Excellent	13.72%	100
Very Good	36.90%	269
About Average	30.32%	221
Needs Improvement	5.21%	38
Poor	1.51%	11
TOTAL		729

#	IF YOU ANSWERED, "NEEDS IMPROVEMENT" OR "POOR" PLEASE EXPLAIN WHY.	DATE
1	Need special pickup days for bulk items	9/1/2024 7:40 AM
2	Would like to be able to get rid of large items	8/30/2024 9:35 PM
3	It would be nice to have weekly recycling	8/30/2024 8:21 PM
4	Missed pickups have become a problem	8/30/2024 12:15 PM
5	Would like to see weekly recycle.	8/30/2024 11:23 AM
6	Need recycling every week	8/22/2024 12:34 PM
7	They often spill garbage on the road	8/15/2024 10:20 PM

2024 Budget Priority Survey

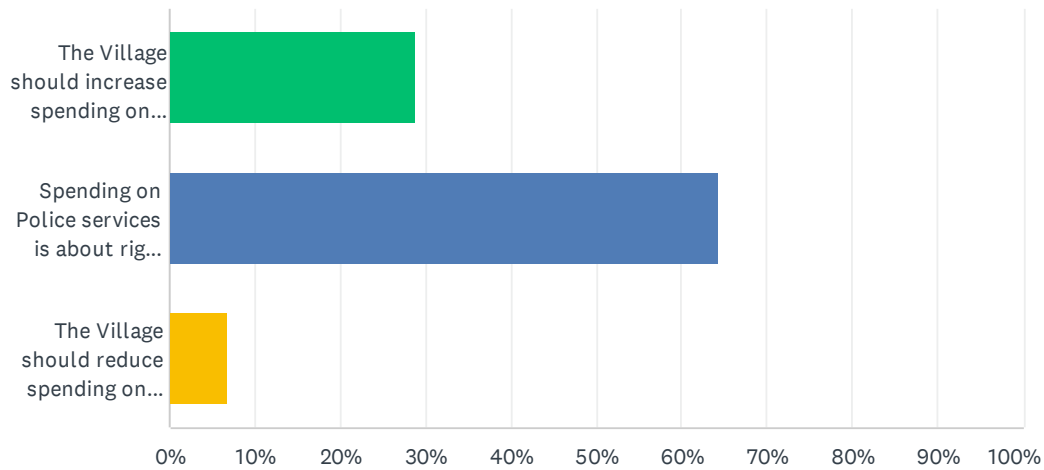
8	would love for every week recycling	8/15/2024 2:35 PM
9	We have to pay for collection when the majority of the Village doesn't and we pay the same tax rate.	8/15/2024 10:48 AM
10	we pay the same tax rate on our home as the rest of Germantown but our home is a condo, so the village does not pick up our trash and recycleables.	8/14/2024 12:43 PM
11	Still don't get why I pay for this on my taxes yet because I live in a COA/HOA (Blackstone Creek) we have to contract with Waste Management on our own and pay separately.	8/13/2024 9:52 PM
12	Recycling should be once a week	8/13/2024 9:45 PM
13	I wish we did leaf pickup. I would be willing to pay. I pay for bags and to haul to the recycling center so paying \$20 to just put to the edge of our lawn would be so much easier.	8/13/2024 8:03 PM
14	Need the ability to request bulk pickups more than once per year; even if needed to pay, there are no options to dispose of items too large for garbage containers.	8/13/2024 7:03 PM
15	We need rubbish pick up sticks and weeds. Every other community has a pick up and we pay very high taxes and we don't get the same kind of services.	8/13/2024 6:26 PM
16	Recycling needs to be weekly and the lack of leave collection is a shame	8/13/2024 1:40 PM
17	I live in a condo and we have our own service.	8/13/2024 1:02 PM
18	Recycling needs to be picked up every week	8/13/2024 12:47 PM
19	Really wish we had weekly pickup for recycling	8/13/2024 12:40 PM
20	We pay for garbage/recycling collection twice. Once to the Village of Germantown and a second time to our own community. TERRIBLE!	8/13/2024 12:38 PM
21	I would like recycling to be picked up every week instead of every other	8/13/2024 12:37 PM
22	Need more pickups of bigger items.	8/13/2024 12:17 PM
23	many roads I use are needing to be resurfaced or leveled	8/13/2024 11:56 AM
24	need weekly recycling pick up	8/12/2024 9:45 PM
25	Recycling picked up weekly	8/12/2024 3:33 PM
26	Recycling every week (instead of every other)	8/12/2024 12:24 PM
27	My neighborhood has to pay our taxes for this service but then we also have to pay the company to pick up our garbage and recycling. No matter how many times someone goes to the village about it, we get turned down and pay double the fees of anyone else in the village!	8/12/2024 12:02 PM
28	Would be great to have recycling every week.	8/12/2024 11:56 AM
29	They won't service our subdivision, or if they will it's astronomical - it's ridiculous and should change.	8/12/2024 11:53 AM
30	Needs to collect odd shaped garbage more often; need to collect branches/yard debris more often	8/10/2024 7:56 PM
31	Recycling service center people are extremely rude. Especially the short girl.	8/10/2024 9:43 AM
32	Limits on product removal. Too many full trailers leaving. Are they a business or private citizen?	8/8/2024 9:07 AM
33	Would be better if there was more communication regarding changes in service days	8/7/2024 10:16 PM
34	Bulk item pickup should be no charge for residents.	8/7/2024 10:16 PM
35	Expand recycling services!	8/7/2024 1:38 PM
36	No bulk pickup. Recycling should be every week.	8/7/2024 1:26 PM
37	Recycling should be weekly	8/7/2024 1:16 PM
38	Hold WM accountable we pay them! It's like when there is an issue no one actually cares	8/7/2024 12:14 PM

2024 Budget Priority Survey

39	Need better pricing at the drop off center on county line road.	8/7/2024 11:56 AM
40	It would help to have recycling more often	8/6/2024 10:12 PM
41	Great pick up. Poor customer service when receptacles need replacing. Let's get new ones.	8/6/2024 8:25 PM
42	More recycling less garbage	8/6/2024 2:48 PM
43	Need recycling weekly	8/6/2024 2:01 PM
44	Garbage and yard waste are pretty much on par with what other communities do. Recycling every week would be amazing because we recycle way more than we throw away. Composting and yard waste service would also help families balance their lives tremendously.	8/6/2024 1:11 PM
45	Continuously missing pickup. Waste Management is overly priced and poor quality. Why does Germantown not look into other vendors? How does Germantown even know about how many times garbage is missed because you can't call Germantown to report it. Very bad system!	8/6/2024 12:27 PM
46	Could use recycling pickup weekly	8/6/2024 12:05 PM
47	Pick up yard and tree more	8/6/2024 8:45 AM
48	HWY 145 is always littered with garbage due to the garbage trucks. Shouldn't Waste MGT play an active role in picking up trash that blows out of their trucks?	8/6/2024 6:56 AM
49	Better now that they don't arrive at 6-630 am	8/6/2024 1:45 AM
50	NA	8/5/2024 10:26 PM
51	Misses garbage a lot. And recycling is every other week	8/5/2024 9:49 PM
52	Since Covid pick up service has become a bit inconsistent. Further WM CS is not helpful and is clueless when taking direct calls from Germantown residence.	8/5/2024 9:23 PM
53	The library is being used as a recreation center rather than a quiet place to read in a quiet setting	8/5/2024 9:22 PM
54	The service should cover the occasional disposal of large items without additional charges.	8/5/2024 9:18 PM
55	Brush pick=up and bulk pick-ups should each be twice per year.	8/5/2024 9:05 PM
56	Need recycling pick up more often	8/5/2024 8:02 PM
57	Timely pickups. Recycling will come the day after normal pickup.	8/5/2024 5:16 PM
58	Recycling needs to be every week.	8/5/2024 5:09 PM
59	Need recycling every week. We constantly run out of room in our big	8/5/2024 5:08 PM
60	Need weekly recycling.	8/5/2024 5:00 PM
61	Picks up on a very inconsistent schedule	8/5/2024 3:55 PM
62	Trucks leak oil all over the streets	8/5/2024 3:41 PM
63	Waste management is terrible. I am in fact right now trying to communicate with them which is impossible. They are terrible. Missed pickups constantly	8/5/2024 3:37 PM
64	Too much inconsistency	8/5/2024 2:27 PM
65	I have struggled to get consistent service for 9 months!	8/5/2024 11:35 AM
66	poor oversight of wm and lack of accountability by village personnel	8/5/2024 11:25 AM
67	Large item collection pickup and price per pound negotiation with waste management at their facility on county line road. Menomonee falls residents pay 1/10 of what we are paying.	8/5/2024 10:49 AM
68	I have gone weeks without pickup. And no one, NO ONE cares to help.	8/5/2024 10:46 AM
69	Waste Management needs to elevate their work. I can't tell you how many times our garbage cans are out on the curb and they simply drive past them. Nothing sticking out, no compliance issues. The driver just kept driving by. Unacceptable.	8/5/2024 10:14 AM
70	Should take larger items that don't fit in bins	8/5/2024 9:47 AM

Q11 Which of the following best represents your view of Police services?

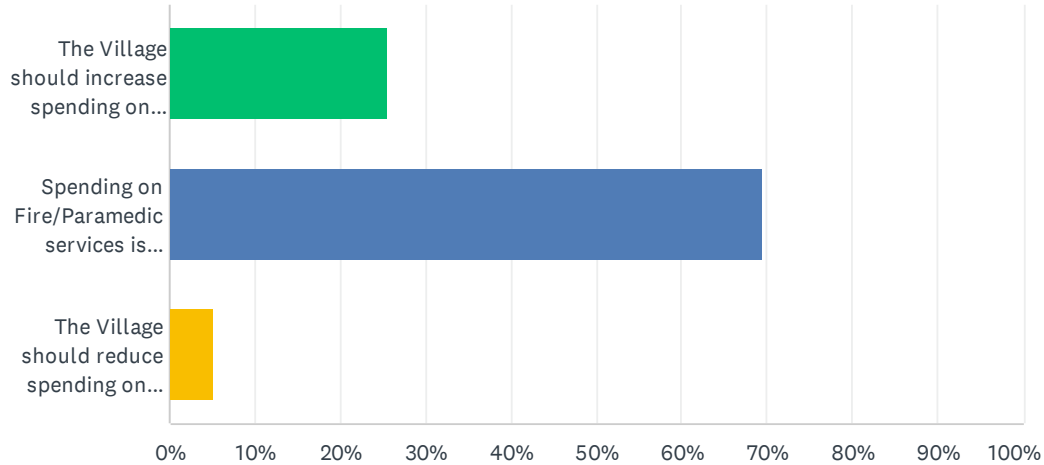
Answered: 714 Skipped: 20



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Police services, even if it means increasing taxes.	28.71%	205
Spending on Police services is about right and should not be changed.	64.43%	460
The Village should reduce spending on Police services in order to keep taxes low.	6.86%	49
TOTAL		714

Q12 Which of the following best represents your view of Fire/Paramedic services?

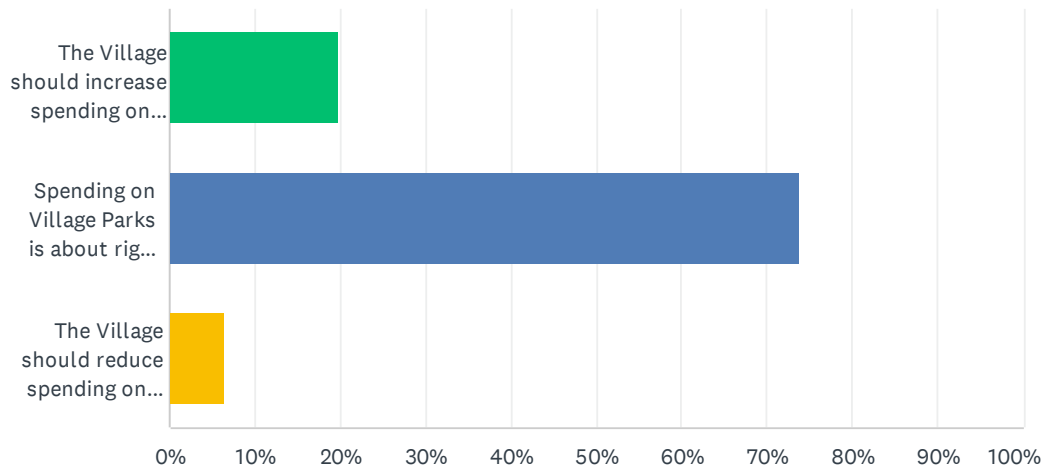
Answered: 710 Skipped: 24



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Fire/Paramedic services, even if it means increasing taxes.	25.49%	181
Spending on Fire/Paramedic services is about right and should not be changed.	69.44%	493
The Village should reduce spending on Fire/Paramedic services in order to keep taxes low.	5.07%	36
TOTAL		710

Q13 Which of the following best represents your view of Village Parks?

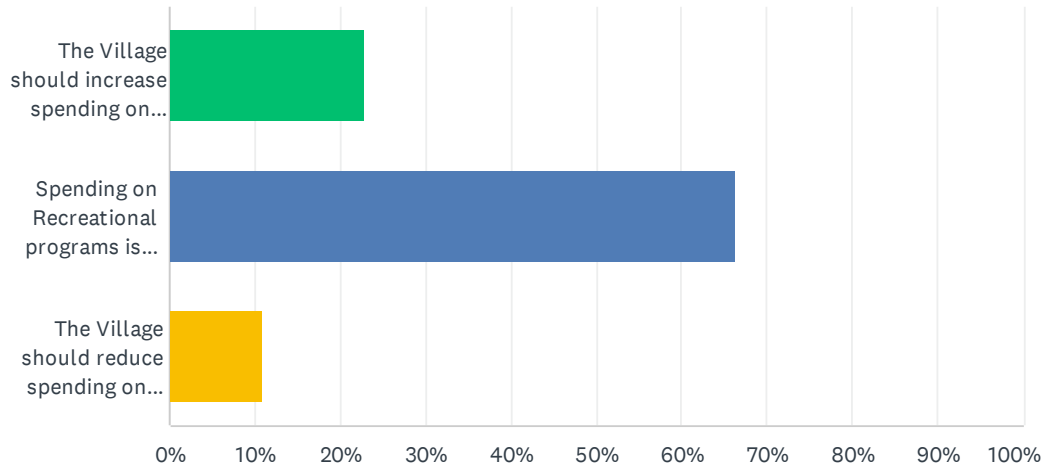
Answered: 715 Skipped: 19



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Village Parks even if it means increasing taxes.	19.86%	142
Spending on Village Parks is about right and should not be changed.	73.71%	527
The Village should reduce spending on Parks in order to keep taxes low.	6.43%	46
TOTAL		715

Q14 Which of the following best represents your view of Village Recreational Programs?

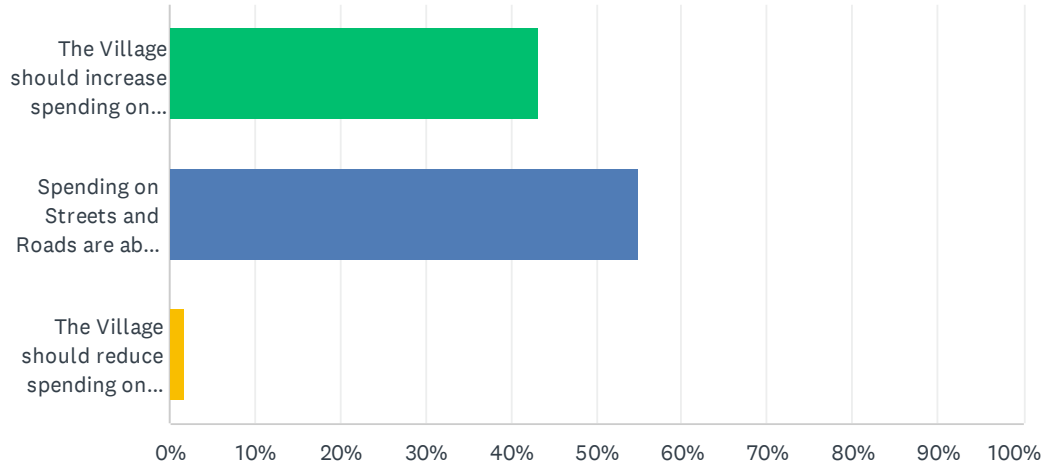
Answered: 715 Skipped: 19



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Recreational programs, even if it means increasing taxes.	22.80%	163
Spending on Recreational programs is about right and should not be changed.	66.29%	474
The Village should reduce spending on Recreational programs in order to keep taxes low.	10.91%	78
TOTAL		715

Q15 Which of the following best represents your view of Village Streets and Roads?

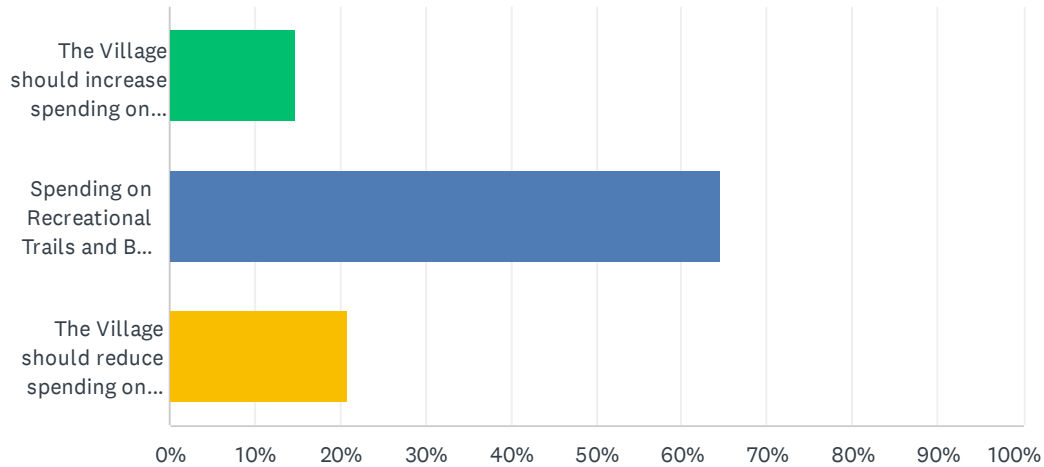
Answered: 719 Skipped: 15



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Streets and Road, even if it means increasing taxes.	43.25%	311
Spending on Streets and Roads are about right and should not be changed.	55.08%	396
The Village should reduce spending on Streets and Roads in order to keep taxes low.	1.67%	12
TOTAL		719

Q16 Which of the following best represents your view of Village Recreational Trails and Bike Paths?

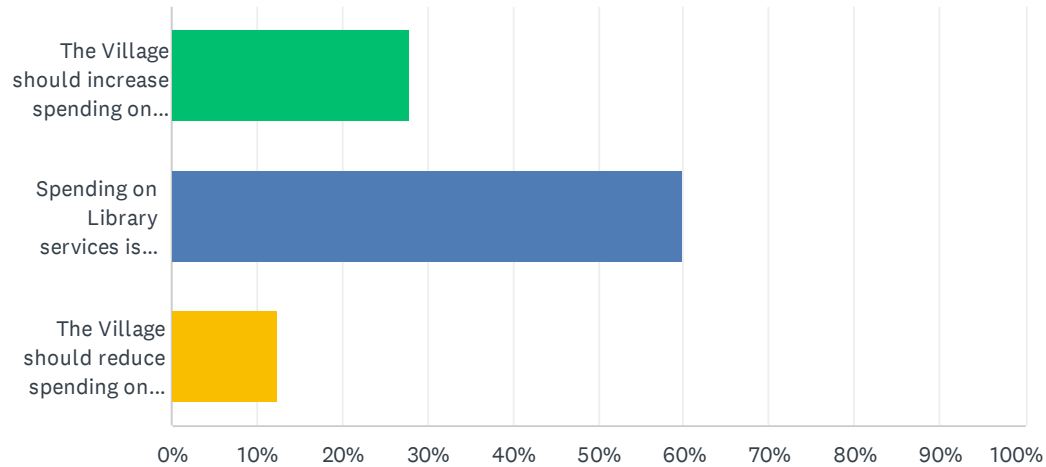
Answered: 711 Skipped: 23



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Recreational Trails and Bike Paths, even if it means increasing taxes.	14.63%	104
Spending on Recreational Trails and Bike Paths is about right and should not be changed.	64.56%	459
The Village should reduce spending on Recreational Trails and Bike Paths in order to keep taxes low.	20.82%	148
TOTAL		711

Q17 Which of the following best represents your view of Village Library services?

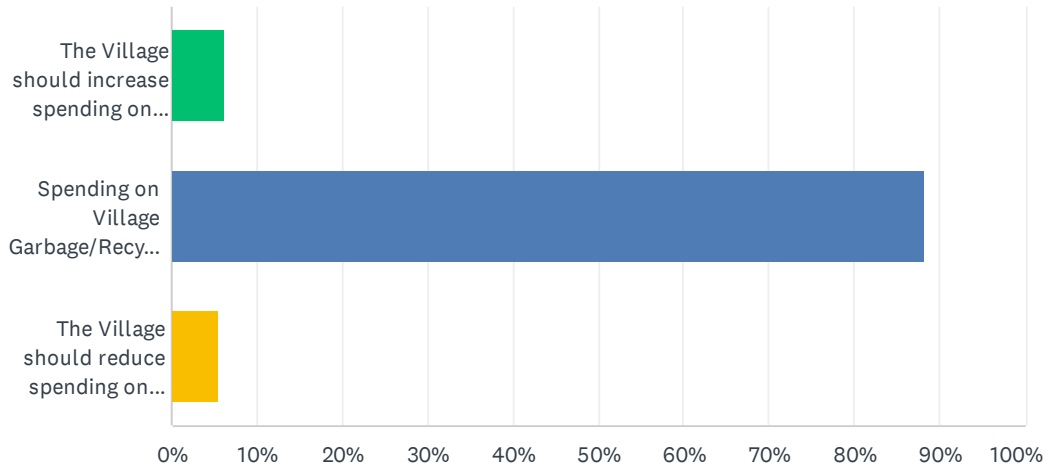
Answered: 717 Skipped: 17



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Library services, even if it means increasing taxes.	27.89%	200
Spending on Library services is about right, and should not be changed.	59.83%	429
The Village should reduce spending on Library services in order to keep taxes low.	12.27%	88
TOTAL		717

Q18 Which of the following best represents your view of Village Garbage/Recycling Collection services?

Answered: 710 Skipped: 24



ANSWER CHOICES	RESPONSES	
The Village should increase spending on Garbage/Recycling Collection services, even if it means increasing taxes.	6.20%	44
Spending on Village Garbage/Recycling Collection services is about right and should not be changed.	88.17%	626
The Village should reduce spending on Garbage/Recycling Collection services in order to keep taxes low.	5.63%	40
TOTAL		710

Q19 Do you have any other comments on the level of services the Village is providing?

Answered: 174 Skipped: 560

#	RESPONSES	DATE
1	Bring back the fall branch pick up and june is to late for spring pick up. Restore the old time frame. STOP BUYING REALESTATE without public input.	9/3/2024 11:50 AM
2	remove school taxes from the property tax bill for seniors over 72 years old and income less than \$70000 per year. Seniors should have to pay for schools at this stage of their lives. I have lived here for over 35 years and not one of my 4 kids were in public schools (yet I paid those school taxes (which are about 50% of my tax bill). Time to stop this for seniors!!	9/2/2024 10:40 AM
3	This survey would be more applicable if we had the budget and proposed budget in hand prior to it.	8/30/2024 8:21 PM
4	The money that was siphoned off from the DPW Library and the Recdepartment to. Fund the police must be returned	8/30/2024 7:04 PM
5	Get rid of village admistrator	8/30/2024 5:56 PM
6	I appreciate the efforts to keep taxes from increasing. However, I also realize that the cost of living and supplies continues to increase. Therefore, to just maintain the same level of services in the community, taxes would need to increase. And as we choose to grow the community, it requires additional services which require more taxes. I value quality employees, quality programs, and quality infrastructure where I live. It keeps my property value competitive with other communities and be proud of the community. Although I don't want Germantown to become as big as Brookfield, I do want us to continue to bring valued services to the community to keep our residents here and spend their money here along with guests.	8/30/2024 4:50 PM
7	Taxes should NOT be increased. Spending should be adjusted to increase services if needed	8/30/2024 12:15 PM
8	For the level of taxes that we pay, roads should be in much better condition. Roads serve everyone, promotes business and general aesthetic. And level of service does not have to impacted to save money. The Village needs to look for more creative ways to save.	8/30/2024 11:23 AM
9	Stop spending village funds on trees placed in front of homeowners property especially when they aren't wanted. That money would be better spent on things needed, like money for the rec department or library.	8/29/2024 9:12 PM
10	We absolutely do not need a second story on the library.	8/29/2024 5:02 PM
11	Police and Fire services will falter without a modern public safety building properly sized, properly located and properly modernized.	8/29/2024 8:42 AM
12	Library funding should be given back at what they request. Library hours have been cut and services have changed. Several families use the library during summer and school time for enrichment as well as learning.	8/16/2024 7:12 PM
13	None	8/16/2024 12:59 AM
14	Reduced library hours don't bother me but wish hoopla was still an option. Rec programs are great. I saw they are redoing kinderberg, I bet it will be great.	8/15/2024 6:03 PM
15	All of these services are essential for a healthy community. It's unrealistic to deprioritize safety or community supportive programs in a growing community in order to say taxes haven't increased. In many cases, the per household tax impact would have been very small to have met the budget. The cuts to library, rec, etc enacted in 2024 were disappointing - leading these programs to adjust to lower levels of service - eg fewer hours, fewer programs. Some below the average offerings of neighboring communities or state averages. That is not what we should expect from 'one of the best places to live.' Looking forward to seeing creative budget solutions that don't disproportionately cut community supportive programs in the future.	8/15/2024 11:17 AM

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16	I think reallocating some of the budget for better resources. It seems like we have quite a few new housing developments but our taxes are still going up.	8/14/2024 9:14 PM
17	Snow removal of side streets and neighborhoods is inconsistent and often slow in comparison to the main roads.	8/14/2024 4:55 PM
18	no	8/14/2024 4:51 PM
19	Why can't we have more street lights??? Way too dark going through many neighborhoods!! Sidewalks everywhere would be helpful too!!	8/14/2024 1:28 PM
20	I pay taxes and still have to pay extra for trash pick up because I live in a condo. My tax rate is the same as any other single family home in my neighborhood.	8/14/2024 12:43 PM
21	Reviewing spending and appropriating expenses as needed. There is nothing wrong with taking funds from other non essential services to increase spending on police and fire. (without raising taxes)	8/14/2024 10:48 AM
22	Our family has used the Kids Klub program for years and has been a great resource for us. We also enjoy using the library services regularly.	8/14/2024 10:25 AM
23	I thankfully haven't had a need for police or fire/paramedic services but these are essential. I don't feel like I know enough to say if they need to increase their funding.	8/14/2024 7:37 AM
24	I don't like seeing the cuts in our park & rec or library services. These are vital for low income families and a way to move them up if they use those resources correctly. Police & Fire are vital to a safe community and you received a referendum to fund those (if you didn't ask for enough then shame on you).	8/14/2024 7:15 AM
25	Give more funding to library.	8/14/2024 2:46 AM
26	Increase Rec Programs	8/14/2024 12:21 AM
27	Simple things can make a difference too. The fancy streetlights didn't impress me but cost me a lot. The sprinkler system at the village hall - why? The more you water the grass, the more often you have to cut it. The added extreme high cost of making the buildings "look German"? Over the years you have not been too worried about being budget conscious. I hope you can learn to do a lot better job with those the purse strings than you have been.	8/13/2024 8:46 PM
28	I would like to see a yard waste pick up, even if just once a month.	8/13/2024 8:42 PM
29	Would like to see brush pickup go back to twice a year.	8/13/2024 6:49 PM
30	Tree brush and weed removal needs to be improved dropping it off at a rubbish drop off site is ridiculous as much money as we pay in taxes. Y'all should be at least collecting it once a month nearby nearby communities pick it up and we played just as much taxes, we can do better as a community, specially for the older folks who don't have the opportunity to drop off stuff to the rubbish pile . Recycling should also be picked up every week as well	8/13/2024 6:26 PM
31	Since I moved to Germantown in 1996, the Rec Department has been an absolute gem. They do not get enough credit and should be supported more from a budget perspective.	8/13/2024 6:09 PM
32	We need more sidewalks, a community pool and enticing a more varied selection of shops and restaurants	8/13/2024 5:58 PM
33	Love the library services and resources!	8/13/2024 5:23 PM
34	Increasing taxes for any of these services would not deter people from living here. It would make our community safer and more appealing for families to move in. Our taxes are low in comparison to other communities. If we need to pay more to ensure a safe community for Germantown, then I think we should. Police and Fire cannot be something we are cheap on, and we want the best of the best.	8/13/2024 3:47 PM
35	Excellent level of services.	8/13/2024 3:46 PM
36	The services and programming at the Library is excellent. Bravo to Trisha and her staff. We are all in favor of a 2nd level at the library.	8/13/2024 3:05 PM
37	NA	8/13/2024 2:45 PM
38	More funding for the library so they can stay open later and do more programs!! The library is	8/13/2024 1:37 PM

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	so important!!!	
39	There has been so much focus on police spending recently. A new police campus is planned -- at the expense of other public programs. I know a former Germantown police officer who left the force because the job was too boring and there were very few calls. Why do we continue to increase police funding at the expense of other public services?	8/13/2024 1:29 PM
40	Parks and Recreation along with the library are the basis for building a strong community for years to come. It's what families look for when buying homes. The police should always be funded fully to ensure the safety of a community.	8/13/2024 12:49 PM
41	After living here for over 40 years I can't believe we still don't have an outdoor pool. Hartford and other communities have beautiful ones. I know this has been brought up in other surveys yet nothing is ever done about it. We have many parks that could accommodate a pool. It's a shame we don't have one	8/13/2024 12:32 PM
42	Quality of life has not been increasing compared to neighboring towns.	8/13/2024 12:17 PM
43	I think the village needs to stop focusing on all the housing and businesses. I know it's more revenue, it seems we give them the tax breaks, etc that you expect the residents to pay for!	8/13/2024 12:14 PM
44	No	8/13/2024 12:14 PM
45	Fortunately, I haven't had much of a need for fire or police. It seems as though crime has been up in the village, or at least passing through the village, I'm for keeping our streets safe if it means increasing taxes. Our family is a big user of Rec programs. I'm a little disappointed in the reduction of programs offered this last year. I would be for increased fees or taxes to bring programs back.	8/13/2024 12:11 PM
46	I'm so happy Bidens infrastructure plan is helping to pay for repainting that water tower on mequon road!! It was such a bad welcome to Germantown when driving in from the east.	8/13/2024 12:08 PM
47	homestead hollow could be great, let's improve that park with better options. the park at fireman's was poorly designed, macarthur and kinderberg playgrounds are 10x better. kinderberg splash pad should be doubled in size, e.g. see Jackson's splash pad	8/13/2024 12:01 PM
48	It's hard to get some places on my bicycle; I have to ride in the street or on the highway. I work in Mequon and I wish the bike trail on Donges Bay over there connected all the way to Germantown. Would be nice to be able to go down Fond du Lac to Bethlehem and Weissman more easily as well	8/13/2024 12:00 PM
49	Rather than focusing on increasing or decreasing spending, the focus needs to be on making the current spending more effective. Negotiate better contracts and service level agreements with garbage/recycling - hold them accountable to those service levels.	8/13/2024 11:58 AM
50	Parks & Rec and library are being asked to constantly cut services and budgets. More could and should be allocated to these areas without an impact on taxes. We spend a ridiculous amount on taxes for these services to constantly be cut or asked to do more with less. These are programs and services which impact and attract new families to Germantown.	8/13/2024 11:56 AM
51	The enormous amount spent on the school/pool (which is hardly available for public use and we pay for!) is outrageous.	8/13/2024 11:56 AM
52	Taxes are fine if I can point to where the money is going. Cutting the parks budget shows in the quality of the parks. I hope if I ever need the police or fire dept, the budget wasn't cut so far they aren't available for me.	8/13/2024 11:54 AM
53	We should not be just raising the taxes. Every option for other funding sources, including generating more from the inundation of new business space. The homeowner should not bare the majority burden of the increases. I feel my taxes are fair, but I also recognize our community is far behind others in quality of roads and related presentation of our village, and also behind in athletic facilities.	8/13/2024 11:53 AM
54	Roads is an issue. There are multiple drain crates in the Indian hills subdivision that have gapping holes. Division road between county line and mequon is awful. We did a rec program for our kid this summer (dance). Waste of money. Only 45 minute sessions and teachers didn't really care. I say all rec programs need to be reviewed and potentially scrapped if it's a waste on taxpayer funds	8/13/2024 11:51 AM
55	Again, there's no point in having water fountains at the parks if they don't work, which a	8/13/2024 11:51 AM

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majority of them - across all of the parks - don't.

56	I think the rec programs are great, but Rec director is not... you are not getting your money's worth with him. He is NEVER present at anything and takes credit for everything Patty and the rest of the staff do.	8/13/2024 11:25 AM
57	I'm just furious with how many multi family homes are going up and industrial parks expanding, yet our taxes keep going up!	8/13/2024 9:57 AM
58	need weekly recycling collection	8/12/2024 9:45 PM
59	n.a.	8/12/2024 8:18 PM
60	Stop raising the prices of Kids Klub	8/12/2024 6:55 PM
61	Roads are in disrepair Library has no hours Police are overpaid and plenty. We do not need a new police station, which is what this "survey" is really aimed at.	8/12/2024 5:55 PM
62	1- I think the "value" the Village is bringing is good, but taxes are too high for the school district and there isn't much you can do about that! 2- I would like better options, or special events, in terms of waste disposal: electronic, large item, hazardous. Team up with other municipalities to do so. 3- combine fire and police protection with Men Falls and/or Richfield, maybe get Jackson on board too. It's time, especially with Richfield creating a Fire Dept.	8/12/2024 5:13 PM
63	Please look into the narrow roads, pot holes and hills that make it difficult to see oncoming traffic. Also, people are always walking or riding their bikes without any shoulders. This is dangerous and having that space added would be safer.	8/12/2024 2:19 PM
64	I use Village recreational services. My child attends Kids Klub after school and it is a necessity. Please keep services like this going.	8/12/2024 1:58 PM
65	i can not comment on increasing, decreasing budgets for all these departments with out knowing more detail	8/12/2024 1:17 PM
66	I'm not sure of the spending involved or suggested enhancements so it's difficult to understand whether spending should increase or decrease	8/12/2024 1:12 PM
67	Provide training on recycling to avoid fees. Make stores like WalMart/Fleet Farm pay for police presence since majority of our officers time is spent on retail theft.	8/12/2024 12:55 PM
68	I think it is a shame that the recreation services and programs continue to be cut. Germantown has LONG been a community that has had one of the BEST recreation departments. There have been so many classes/programs to meet a wide variety of interests and needs. It makes me very disappointed to see so many great things be removed because of budget needs.	8/12/2024 12:52 PM
69	No comments on the level of services provided, but it would be nice to have a community pool.	8/12/2024 12:46 PM
70	Thank you for the great programs offered by the recreation department, especially summer kids klub!!	8/12/2024 12:29 PM
71	We love the parks and rec programs, particularly Kids Klub. This program is a lifesaver for us in the summer and after school. It's an affordable option in a sea of unaffordable childcare options.	8/12/2024 12:09 PM
72	I think Germantown is falling behind other communities in terms of playgrounds. Other nearby communities are investing in better / upgraded playgrounds with water activities. Kinderberg is outdated and needs refresh.	8/12/2024 12:08 PM
73	No	8/12/2024 11:55 AM
74	Stop raising taxes. The facilities are fine.	8/12/2024 11:51 AM
75	I see no need to add a second floor to the library	8/12/2024 7:14 AM
76	Sad that the library took such a huge budget hit in 2024. I'm disabled but my husband comes to the library at least once a week. With the additional space available it could be used for so many programs for teens and children especially. Cutting their hours and programs was not the right thing to do for the citizens of Germantown. we've lived here over 40 years and we need more quality of life services. We definitely need a community pool. Look at the beautiful pool Hartford built.	8/11/2024 2:26 PM

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77	What can be done to decrease the amount a household spends on water and sewer? I think the village board can do a better job of keeping taxes low without reducing services.	8/10/2024 2:27 PM
78	Perhaps have us shovel our own sidewalks on the tree banks during snow storms.	8/10/2024 9:55 AM
79	The quality of services, in general, the village is providing has drastically decreased over two decades. I keep it simple: are my house prices going up compared to neighboring communities? No. It isn't bad but it does leave a huge opportunity behind.	8/10/2024 9:43 AM
80	If taxes go up to better the community, so be it	8/9/2024 4:26 PM
81	It appears more money is coming in with the number of new homes being built, however tax dollars do not seem to be enough. I think a closer look at the books is needed. The village needs to look at spending and not be wasteful.	8/8/2024 9:41 AM
82	Police department is important and properly funding even with tax increases is necessary and acceptable. However, in increase was just voted on to increase the police budget and add policeman. Let's see how that goes before asking for more.	8/8/2024 9:07 AM
83	Work closer with the Little League and Jr Warhawks baseball teams to improve maintenance on the baseball fields and the bleachers. If we can improve the venues, we can bring in more revenue with tournaments, etc.	8/8/2024 8:51 AM
84	The increase spending/increase taxes questions are not fair. There needs to be options to increase spending without increasing taxes. Tax burden is fine for now but getting close to out of control.	8/8/2024 12:25 AM
85	Political groups should not be allowed to work concessions at Village Park for any events	8/7/2024 11:06 PM
86	Keeps out more development especially apartments.	8/7/2024 10:35 PM
87	Vote for a new board! They are making horrible decisions!	8/7/2024 10:33 PM
88	Would love to see a proposal for a community pool.	8/7/2024 10:16 PM
89	I would like to see the water bill stay where it's at or even reduced.	8/7/2024 9:22 PM
90	More repairs, beautification, and maintenance, LESS development of apartments!	8/7/2024 7:01 PM
91	Village needs to work with the youth sports/activity programs better to coordinate quality for spending and improvement and access. Also there is no reason that the school board and village board have just a inappropriate relationship that affects the community; it's all the taxpayer dollars	8/7/2024 3:04 PM
92	The village should explore options to consolidate police and fire services with other communities to keep manning up and costs in control. Each village having their own little department means a lot of unnecessary overhead and admin expense	8/7/2024 2:38 PM
93	I love Germantown. Great place to live when visiting City Hall the level of service is outstanding.	8/7/2024 2:06 PM
94	Where does tax money for our schools fit into this survey?	8/7/2024 1:38 PM
95	When I watch the village board meetings, I don't see a group of trustees trying to work together. I see individuals arguing about what THEY think is best. It should be whats best for the whole community, both new and established families.	8/7/2024 1:26 PM
96	I'd like to see the library operating hours restored.	8/7/2024 12:44 PM
97	Each community having a library is antiquated. Time for the county to have a library so we can stop funding our own. I'd estimate there's less than 1,000 residents who use our library more than 20 times a year.	8/7/2024 11:56 AM
98	People using grills in the parks is not monitored, and we are finding piles of charcoal in the morning - are grills allowed, and how is leaving charcoal behind being dealt with; in addition, we live close to Kinderberg Park, and very frequently cars are parked up by the building and by the playground - what is being done to deal with this issue since there are so many people in the park	8/7/2024 8:17 AM
99	If it would reduced cost, I am in favor of garbage/recycling collection being twice a month. I think it would be great if the police department offered a class through park and rec discussing	8/7/2024 12:55 AM

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home security. I also think it would be great for the EMTs to offer a class through park and rec that would cover what someone can do prior to calling for an ambulance. As our population ages, it would be great to have some kind of Checklist covering the basics. things like having a person Sit down, drink a glass of water and Check their blood pressure.

100	I would like the library money restored	8/6/2024 9:08 PM
101	More funding for the library and rec services!!!	8/6/2024 9:07 PM
102	The increase in needed police shouldn't be to have more officers monitoring traffic speeds.	8/6/2024 7:10 PM
103	I miss the offerings the rec department and library used to be able to provide. I would like to see them get increased funding once again. It's important for our children.	8/6/2024 6:02 PM
104	Library's 2023 budget needs to be restored	8/6/2024 5:14 PM
105	More recycling less garbage. I could do every other on trash but fill recycling often	8/6/2024 2:48 PM
106	Roads are horrible in the areas I travel. Wish there was away to stop speeding cars and trucks.	8/6/2024 2:37 PM
107	I would like to see more police officers. An area as large as Germantown should have seven cars out at night.	8/6/2024 1:54 PM
108	The Library merits better funding to stay properly staffed, improve access to more books, to provide services ro users, to invite guest speakers, to offer more programs for all ages. Completing the 2nd floor would make more space available both for collections, activities and meeting rooms. Recent budget cuts did a terrible disservice to citizens. A village the size of Germantown should have a library that can move forward into the future and not be left behind due to short-sighted cuts.	8/6/2024 1:42 PM
109	Need to put less emphasis on brand spanking new buildings—public works facility overspend is concerning and don't want to see the same on public safety facility. Stop the trail nonsense. That is not essential spending and there are higher priorities to focus on.	8/6/2024 1:27 PM
110	There are specific services and driving conditions that could be better--and I actually cannot believe that you don't offer swim lessons for kids, seriously it is unbelievable--but overall we appreciate Germantown.	8/6/2024 1:11 PM
111	I've watched school board meetings and village meetings for the last few years now and have tried to understand the workings of both entities and the one take away I see in both are that there is so much info to research and ingest by staff and community, work to do and decisions to make with the limited time and help, that it's easy to point out when things didn't go perfect for taxpayers, staff and or any invested party. I think focus should be on our house and making the house function to the best of their abilities and proper upkeep is had on all of the assets that either entity is responsible for. After that, we can decide what extras we can do to improve the communities assets or attractions. I appreciate what both entities do and the discussions that take place! Sometimes there is back n forth but I think that's government and how it was intended to run to come up with the best outcome for all. I hope we can see a collaboration between the school district and village moving forward.	8/6/2024 12:48 PM
112	Cutting funding to the library hurts the whole community.	8/6/2024 12:41 PM
113	Everything is fine.	8/6/2024 12:39 PM
114	See Garbage and Recycling!	8/6/2024 12:27 PM
115	I believe taxes are low in comparison to surrounding communities and I would not mind paying more to continue quality services that the Village is known for. As inflation continues to increase - so to does the need to increase taxes to provide all departments in the Village of Germantown with adequate funding. As a parent of school-age children, I place a great value in the library and park & recreation activities that Germantown provides - these have been greatly reduced in 2024 due to budget cuts and my family has often had to look attending programs in other communities because Germantown is not able to provide programs and services as in previous years. I would love to see library hours and services restored in 2025.	8/6/2024 11:50 AM
116	No	8/6/2024 11:37 AM
117	Making cuts to the library and rec department while receiving more funding from the county and the state is not a way to manage the budget. Don't take that funding to fill the gaps. The village board needs to do a better job of finding ways to approve a balanced budget. Why	8/6/2024 10:45 AM

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would we add more police and fire after we just passed a referendum with more funding that raised our taxes.

118	I believe there are opportunities for improvements in the parks. Several parks have received updates such as a new Pickleball court at Alt Bauer, but there are no restroom facilities for families or other attractive features. Comparatively, the recently redone village park in Menomonee Falls boasts a splash pad, restrooms, and a newly remodeled playground. I find myself driving outside of not only my neighborhood, but my town, to use other more updated park facilities in Menomonee Falls. The village library could also use improvement. The interior is extremely outdated and has been the same for over 20 years. The public computers available are outdated, and the library materials themselves could be updated. Additionally Menomonee Falls is looking at adding a coffee shop to their library to attract revenue and the younger college and high school students to use the facility. This is an expansion opportunity Germantown should be looking at as well to potentially generate more revenue to fund library and village services.	8/6/2024 10:36 AM
119	I'm tired of the extra loud minority that screams about taxes and thinks we are somehow rural despite being a suburb, they hold our community back. Village government should reflect the community not just a small group of the same people.	8/6/2024 8:59 AM
120	Pick up yard waste spring summer fall road in front of my house is falling apart	8/6/2024 8:45 AM
121	You did not need to hire more police and firemen. You did not need to spend \$44m in a new DPW building. We do not need a new police building or library expansion!	8/6/2024 6:57 AM
122	Our village had the appearance of non transparency. We've spent entirely too much on development on the business parks. The 1 million spent on land on main reeks of mis management. The oversight doesn't seem to work.	8/6/2024 6:56 AM
123	If there is a change j. The need for more police / fire that should be addressed. Roads should be assessed also. Try to partner with local businesses and individuals for parks library etc.	8/5/2024 11:06 PM
124	We have lived in several areas of South Eastern Wisconsin and chose Germantown to put down roots. This area feels safe and is overall well rounded.	8/5/2024 10:26 PM
125	Engineering services on projects should get a 2nd and 3rd opinion, as many projects have required the need for repair or re-do, costing a lot of tax payer money.	8/5/2024 10:20 PM
126	You *just* got huge police and fire increases through referendum. There's no way to justify a second dip in those buckets. Put it back to the library, which you cut dramatically.	8/5/2024 9:49 PM
127	When we moved here in 2018 our taxes were significantly lower but it seemed that services were better overall. Thank you for repainting/cleaning the water tower.	8/5/2024 9:34 PM
128	With the passing of the police and fire referendum it is known taxes will go up significantly. Further spending and increases in these areas should be limited to just what was approved in that referendum.	8/5/2024 9:23 PM
129	Answer choices for questions 11,12,15,18 are completely swayed. "Even if it means increasing taxes" should not even appear in a survey supposedly trying to gather input to prioritize spending. This is not to be justification for you to ask for increased taxes. Spend within your limits and move money from nonessential areas to basic services that need to be provided. Residents cannot continue to be squeezed for frills.	8/5/2024 9:05 PM
130	Get rid of half of the administrators in the school district and pay the teachers more.	8/5/2024 7:48 PM
131	We need more restaurants. I usually leave Germantown to go out to eat.	8/5/2024 7:44 PM
132	The roads that do get repaired are terrible again in a year, so I'd rather you invest in better improvement or less improvement but the ones that are be quality.	8/5/2024 7:26 PM
133	Adding the language of "even if it increases taxes" is a misleading clause in your questionnaire. It is stating that in order to increase spending in one area one is willing to accept increased taxes, instead of cutting in other areas.	8/5/2024 6:33 PM
134	Can we get a community pool?	8/5/2024 6:15 PM
135	I think a better question is if funds are being allocated wisely. Because our streets and all things mentioned above and things should be in better working order based on what we already pay in taxes. Do not increase taxes.	8/5/2024 6:10 PM

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136	Manage our tax money better, stop wasteful spending. We don't need more taxes. We do need more police as drugs, crime and speeding has risen. Tax the hell out of Walmart, make them pay for more officers. The roads here are awful, I've seen 8 village workers standing around watching 2 guys work, huge waste of tax payers dollars. Figure out how to make it work with what you got, no new taxes, inflation is awful and government and city entities just keep taking and mismanaging.	8/5/2024 6:06 PM
137	Need more water lines to developing areas. More sewer and water	8/5/2024 5:57 PM
138	We are not aware of spending needs in the various departments. We are willing to pay more taxes if there is a need. (Probably should start going to village board meetings)	8/5/2024 5:43 PM
139	questions 11 - 18 are deceiving. I would like to know what is being proposed and why to raise an informed opinion if taxes should change and why.	8/5/2024 5:37 PM
140	I wasn't sure if the spending questions about police and fire were referring to AFTER the referendum that recently passed?	8/5/2024 5:08 PM
141	Police should not be reduced to lower taxes. It should be reduced to increase funding towards things that actually increase the quality of the lives of people in the community.	8/5/2024 5:00 PM
142	The village should consider adding trails and parks every time a new development is brought forth. The developers should pay for some of this cost by imposing or increasing impact fees.	8/5/2024 4:22 PM
143	The quality of water sucks for the rate we have to pay.	8/5/2024 4:07 PM
144	New Fire Chief came in and is always asking for tons of money. Covid increase in call is over. Public Works Building last minute bond increase of approx 8 million, for what exactly? Poor locaton as well.	8/5/2024 3:47 PM
145	Leave taxes out of equation and put it up for a vote	8/5/2024 3:19 PM
146	The village has a responsibility to support the library and the need for expanded services. The library provides valuable services to the citizens of our village. Many use the library wifi/internet, computers, as a public meeting space, as well as checking out materials and the fun events the library provides for families. The library meeting spaces provide services to local organizations, tutors, job service, interviews, and many others.	8/5/2024 3:06 PM
147	All main roads are terrible! Mequon, Division, Maple need replacing years ago!	8/5/2024 2:53 PM
148	Kinderberg Park playset needs to be replaced or some TLC	8/5/2024 1:46 PM
149	Tired of having taxes increased for school related spending.	8/5/2024 1:24 PM
150	With all the new subdivisions being built, we need to increase both the police and fire departments. For the fire department, a second station on the east end of Germantown is needed to provide a better response time for fires and medical services.	8/5/2024 1:08 PM
151	I would have put the roads as a priority first, but safety comes before that with then police and fire depts. But our roads are HORRIFIC! Esp our subdivision. 31 years and NO resurfacing! I mean come on!	8/5/2024 12:48 PM
152	The way the questions are phrased does not allow me to answer the way in which I would in a normal conversation. Taxes should not be raised. Focus should be less on development and more on getting basic services right. Do the books correctly. Provide proper, accurate financial statements. If you don't know what that means contact Baker Tilly.	8/5/2024 12:24 PM
153	I believe we should find room in the budget to return funding to our Recreation Department and our Library.	8/5/2024 12:23 PM
154	Public safety is priority	8/5/2024 12:10 PM
155	Why spending money on Useless land in closed session?	8/5/2024 12:08 PM
156	Taxes are pretty high for what the community shows. Money could be reallocated to better our community.	8/5/2024 12:04 PM
157	Change garbage/recycling provider or at least allow citizens the ability to change providers. Right now we have no recourse for bad service and it is very frustrating!	8/5/2024 11:35 AM
158	Sometimes, I resent the way you spend taxes. Example: You need a huge new recycling	8/5/2024 11:29 AM

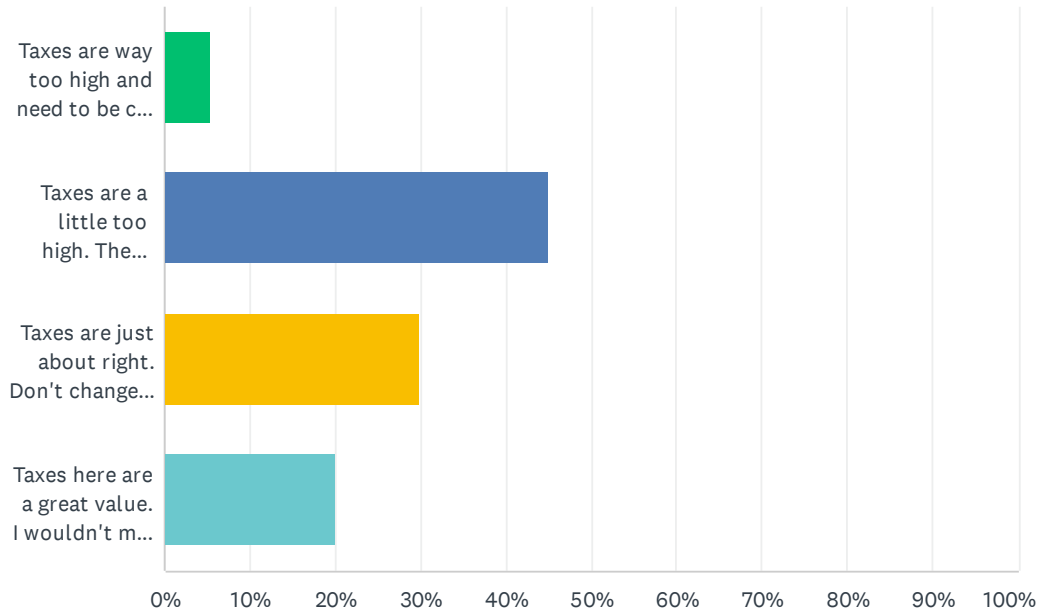
2024 Budget Priority Survey

center when I feel the money should go to improve the Police Department and hire staff for them as needed vs raising taxes for the staffing. I assume it's because you are smart enough to realize that it would be hard to pass a referendum for a huge recycling center.

159	Necessities should be a priority over nice to haves. Need to fix all the bad roads and improve garbage collection before spending money on things like parks trails libraries etc	8/5/2024 11:25 AM
160	Why did they build such a big DPW facility!! Spent way too much money on this service!!!	8/5/2024 11:22 AM
161	I trust these entities to be fiscally responsible, to know if they truly need vs. desire more funding, and if they are meeting the needs of the community. The population has grown in Germantown and if current taxes are not meeting the needs of the community, it is a balance between are the entities being managed responsibly, using funds appropriately, and should taxes be raised to meet our growing needs. I'm willing to pay more to know our community is safe, well taken care of, and contributes to a happy, healthy community.	8/5/2024 11:11 AM
162	The library is an outdated model, they continually add new programs and offerings and then boast that they have record attendance and need more space. If they would leave the events to the recreation and school departments they would not have as great of a need. We should consider paying a fee to menomonee falls or mequon to use their library and allow ours to close. Or we should get surrounding communities to pay towards our library an equal amount for those that are interested. I estimate only 1 in 40-50 Germantown residents actually use the library more than 1 time per month for traditional library needs like renting a book or having a quiet space.	8/5/2024 10:49 AM
163	N/A	8/5/2024 10:44 AM
164	Funding should be spent on roads and maintaining parks and bike trails	8/5/2024 10:26 AM
165	We need a baseball complex. Most other surrounding communities have one and are able to hold games and tournaments that will provide money to our local hotels and restaurants.	8/5/2024 10:24 AM
166	The village appears to be growing, and that includes crime rates. Lets make sure Germantown remains a gem...lets keep it clean and crime free.	8/5/2024 10:14 AM
167	Curb yard waste collection would be a nice addition and increased frequency of brush collection	8/5/2024 10:07 AM
168	Are there any updates on how the village is tracking to their strategic plans or accountability to do so after the investment in planning?	8/5/2024 10:02 AM
169	More round about need to be installed on Freistadt Rd. This would help with the flow of traffic as well as reduce the amount of fatal crashes.	8/5/2024 9:49 AM
170	Didn't we vote yes for police funding in an election a few months ago? It passed so I'm not sure why there is a question about it.	8/5/2024 9:48 AM
171	You need a better Village planner.	8/5/2024 9:27 AM
172	needs leaf pickup	8/5/2024 9:10 AM
173	Do not threaten to cut a public services to scare people to increase taxes. Germantown taxes go up every year with inflation, which means your revenue goes up with inflation. Revenue sharing from the county should provide more than enough tax revenue now to do even more without raising taxes.	8/5/2024 9:09 AM
174	LEAF PICKUP.	8/5/2024 8:50 AM

Q20 Which of the following best describes your opinion of Village of Germantown property taxes?

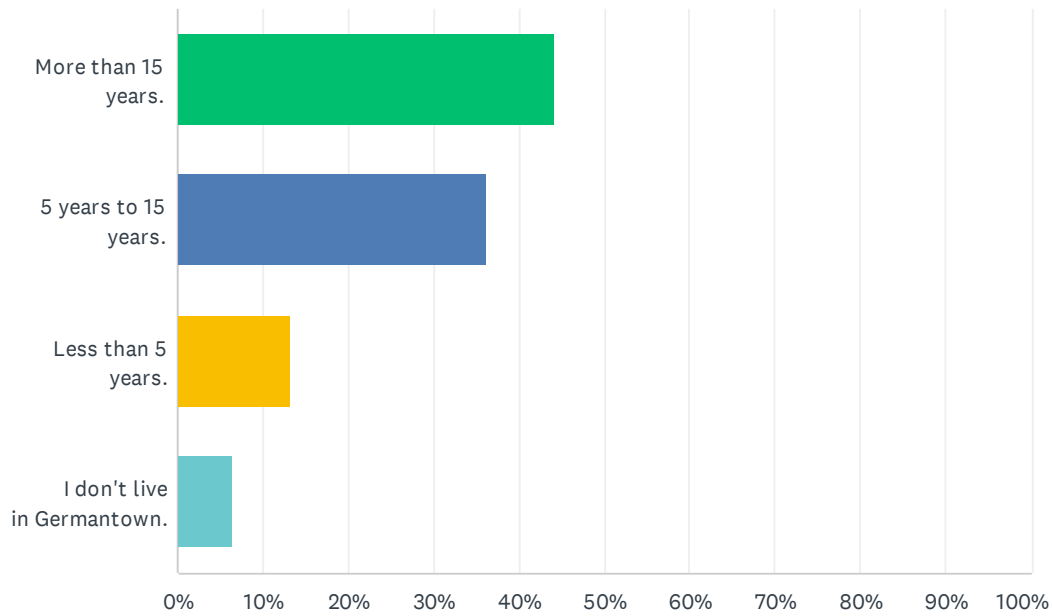
Answered: 717 Skipped: 17



ANSWER CHOICES	RESPONSES	
Taxes are way too high and need to be cut, even if it means reducing services.	5.30%	38
Taxes are a little too high. The Village should find ways to lower taxes without reducing services.	44.91%	322
Taxes are just about right. Don't change anything.	29.85%	214
Taxes here are a great value. I wouldn't mind paying a little bit more to increase/improve services.	19.94%	143
TOTAL		717

Q21 How long have you lived in the Village of Germantown

Answered: 731 Skipped: 3



ANSWER CHOICES	RESPONSES	
More than 15 years.	44.05%	322
5 years to 15 years.	36.25%	265
Less than 5 years.	13.27%	97
I don't live in Germantown.	6.43%	47
TOTAL		731

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: 2025 Budget

SUBMITTED BY:

SUMMARY EXPLANATION:

ATTACHMENT:

1. 2025 Recommended Budget ppx
2. 2025 Budget Summary
3. Major Budgets

STAFF RECOMMENDATION:

ACTION BY Committee:



2025 Recommended Budget

GERMANTOWN, WI

125,058
125,487
124,000
124,450

154,568
56,845
110,000
150,000
35,000

95,054
97,511
99,011
99,216
101,090
101,684
101,962

124,500
125,000
154,000
95,000
154,200
110,000
89,000
50,000
2,700

July

Budget materials compiled
Budget materials released to departments
Salary & Benefit projections compiled

September

Recommended Budget Presentation

- Estimated Levy
- Budget Themes
- General Fund Highlights

November

Budget Adoption
Levy Adoption

Budget preview to Village Board

Budget Development

- Departments' Budgets drafted
- Reviewed with DH and Admin
- Budget Balancing

August

October

Committee of the Whole meetings

- Board review of Departmental Budgets
- Board changes to Recommended Budget
- Move 2025 Recommended Budget to publication

Budget Timeline



Budget Challenges

- Limited revenue options against increased demand for services
 - Projected increase in State Aid
 - Decrease in other revenue categories
 - Increased demand for public safety services
 - Support for recreation and library programs
- Inflationary factors outside of Village control
 - Increased Village WRS contribution
 - Continued increased in cost of commodities
 - Gas, oil, salt, etc.
- Competitive Labor Market
 - Finding, training, retaining quality staff

Budget Priorities



Investment in Public Safety



Investment in Infrastructure

GERMANTOWN
COMMUNITY LIBRARY



Investment in the Community

Investment in Public Safety

Incorporates 2024 Referendum

- Ten additional Firefighters/EMS
- Four Additional Police Officers
- Increased shift coverage
- Decrease in overtime





Investment in Infrastructure

Increase in funding for 2025
Road Program

Reconstruction of Division Road

Address stormwater deficiencies

Improvements to Library

Well Upgrades

GERMANTOWN COMMUNITY LIBRARY

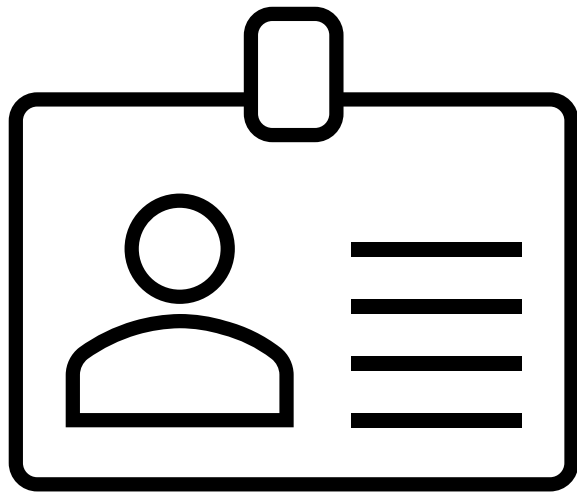


Investment in Community

Increases in Library and Recreation Part-Time Salaries

- Library weekly hours 52 -> 59
- Expanded Recreation Programs
- Additional staffing





Village Staff

Additional Firefighter/EMS & Police Officers
Funded

Recreation and Library Part-Time Staff Increase

Fully funds 2024 fire personnel included in FY24
budget

Asset/GIS Manager in DPW

3% performance bonus for non-union staff



BUDGET

Budget Breakdown

2025 Projected Revenues

Category	2024 Budget	2025 Budget	Changes (\$)	Changes (%)
<i>Taxes</i>	\$12,326,565	\$14,144,838	\$1,818,273	14.75%
<i>Intergovernmental Revenues</i>	\$ 3,747,752	\$3,879,168	\$131,416	3.51%
<i>Licenses, Permits & Fees</i>	\$1,071,630	\$923,280	\$(148,350)	-13.84%
<i>Fines, Forfeitures & Penalties</i>	\$ 164,500	\$155,500	\$(9,000)	-5.47%
<i>Public Charges for Service</i>	\$2,494,138	\$2,431,788	\$(62,350)	-2.50%
<i>Misc Revenues</i>	\$ 21,000	\$18,000	\$(3,000)	-14.29%
<i>Other Revenues</i>	\$223,928	\$407,516	\$183,588	81.99%
<i>Other Financing Sources</i>	\$200,000	\$30,000	\$(170,000)	-85.00%
Total Revenues	\$20,249,513	\$21,990,090	\$1,740,577	8.60%

2025 Projected Expenses

Category	2024 Budget	2025 Budget	Changes (\$)	Changes (%)
<i>Salaries & Wages</i>	\$9,620,728	\$10,692,749	\$1,072,021	11.14%
<i>Fringe Benefits</i>	\$3,651,675	\$4,212,552	\$560,877	15.36%
<i>Supplies & Expenses</i>	\$6,816,110	\$6,923,789	\$107,679	1.58%
<i>Capital Expenses</i>	\$161,000	\$161,000	\$0	0.00%
Total Expenditures	\$20,249,513	\$21,990,090	\$1,740,577	8.60%

Operating Supplies & Expenses

Department	2024 Budget	2025 Budget	Change (%)	Change (%)
Non-Departmental	\$ 69,829.00	\$ 69,724.00	\$ (105.00)	-0.15%
Village Board	\$ 88,760.00	\$ 90,853.00	\$ 2,093.00	2.36%
Administrator's Office	\$ 10,179.00	\$ 11,405.00	\$ 1,226.00	12.04%
Information Technology	\$ 242,095.00	\$ 242,264.00	\$ 169.00	0.07%
Clerk's Office	\$ 63,230.00	\$ 34,455.00	\$ (28,775.00)	-45.51%
Treasurer's Office	\$ 40,191.00	\$ 40,500.00	\$ 309.00	0.77%
Assessor	\$ 104,724.00	\$ 104,758.00	\$ 34.00	0.03%
Police Department	\$ 664,085.00	\$ 695,289.00	\$ 31,204.00	4.70%
Emergency Government	\$ 10,470.00	\$ 10,580.00	\$ 110.00	1.05%
Fire Administration	\$ 933,124.00	\$ 963,409.00	\$ 30,285.00	3.25%
Engineering	\$ 112,400.00	\$ 112,356.00	\$ (44.00)	-0.04%
Highway	\$ 2,235,545.00	\$ 2,209,888.00	\$ (25,657.00)	-1.15%
Buildings & Grounds	\$ 381,845.00	\$ 436,930.00	\$ 55,085.00	14.43%
Parks	\$ 216,521.00	\$ 295,398.00	\$ 78,877.00	36.43%
Recycling	\$ 367,442.00	\$ 381,776.00	\$ 14,334.00	3.90%
Library	\$ 264,348.00	\$ 257,459.00	\$ (6,889.00)	-2.61%
Inspection and Permitt	\$ 385,544.00	\$ 315,646.00	\$ (69,898.00)	-18.13%
Planning and Zonning	\$ 77,166.00	\$ 77,628.00	\$ 462.00	0.60%
Municipal Development	\$ 81,900.00	\$ 81,900.00	\$ -	0.00%
Recreation	\$ 416,499.00	\$ 441,060.00	\$ 24,561.00	5.90%
Senior Center	\$ 50,213.00	\$ 50,511.00	\$ 298.00	0.59%
TOTAL	\$ 6,816,110.00	\$ 6,923,789.00	\$ 107,679.00	1.58%

Projected Levy	2024 Levy	2025 Levy	Difference	Difference
<i>General Fund</i>	\$11,045,716	\$12,826,555	\$1,780,839	16.12%
<i>Debt Service</i>	\$4,823,625	\$5,220,950	\$397,325	8.24%
<i>Total</i>	\$15,869,341	\$18,047,505	\$2,178,164	13.73%

Property
Tax Levy

- General Fund Levy
- New Construction of 3.0%
 - Non-TID: \$110,365 (1.00%)
 - TID: \$221,006 (2.00%)
 - \$1,449,468 from Referendum
 - Operational Levy: \$112,826,555
- Debt Service Levy
- Increase \$397,325

Projected Impact on Residents Tax Bill

2024 Average Bill: \$1,950

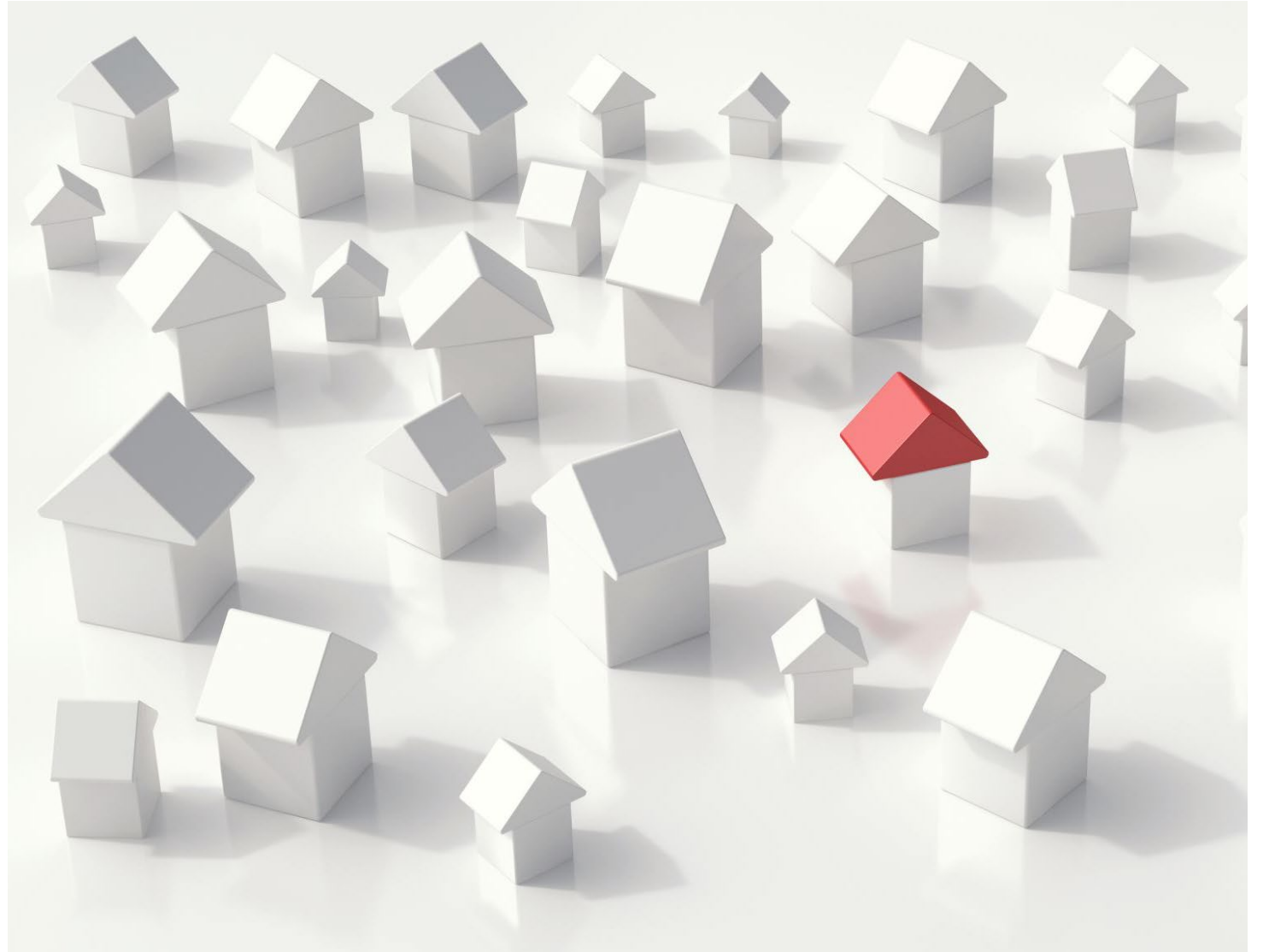
2024 Amount: \$1,950

+ Referendum Levy: \$167

+ 2025 Levy: \$84

2025 Average Bill: \$2,201

Average Increase: \$251



Thank you





Village of



Germantown

Willkommen

Department of Administration
N112 W17001 Mequon Road
P.O. Box 337
Germantown, WI 53022-0337
(262) 250-4777

Dear Members of the Village Board of Trustees,

It is my privilege to present the 2025 Recommended Budget for the Village of Germantown. This budget reflects our collective efforts to sustain and enhance the quality of life for our residents while being fiscally responsible and strategic in planning for our Village's future. I would like to extend my sincere gratitude to each department for their tireless work and thoughtful contributions to this process. Your dedication to ensuring our operations run smoothly and effectively has been instrumental in shaping this budget. I also want to express my appreciation to the Village Board for your continued guidance and support throughout this process.

This year's budget is built on the foundation of improving public safety, maintaining essential services, and supporting our growing community. One of the most significant aspects of the 2025 Budget is the increased staffing in our public safety departments. As a result of the 2024 referendum, we are able to provide funding for 10 additional firefighters/EMS personnel and four new police officers, ensuring that our Village remains a safe and secure place to live, work, and visit. This critical investment addresses our public safety needs and reduces the strain on overtime budgets, allowing us to allocate resources more efficiently.

In addition to enhancing public safety, this budget also focuses on supporting important community services such as our parks, recreation programs, and library. We have reinstated funding for part-time salaries in both the Recreation Department and the Germantown Community Library. This investment allows us to expand programming and operating hours, providing increased access to recreational activities and library resources for our residents.

While we continue to manage financial constraints, this budget reflects our shared commitment to maintaining a high level of service, investing in our infrastructure, and ensuring the sustainability of our community. I believe the 2025 Recommended Budget positions the Village of Germantown for continued growth and success, and I am confident that with the continued partnership of the Board, staff, and residents, we will achieve great things in the year ahead.

Thank you for your thoughtful consideration of this budget and for your continued leadership and support in helping to make Germantown a thriving community.

Sincerely,

Steven Kreklow

Steven R. Kreklow
Village Administrator

General Accounting Practices

In accordance with Generally Accepted Accounting Principles, the Village of Germantown utilizes fund accounting to track and report their financial transactions and activities. The two main categories of funds are governmental funds and proprietary funds. Governmental funds are used for general government operations and specific activities such as public safety, public works, elections, and other government operations. It is in the General Fund where most property taxes are used to fund operations. Proprietary funds are funds that are used for business like operations. These funds are operated through revenues collected for services. The Village operates two proprietary funds, the Water Utility, and the Sewer Utility. The Village also operates a variety of Special Revenue Funds and a Debt Service Fund.

Tax Levy Overview

The tax levy is the total amount of taxes the Village will levy to fund operations and pay its' outstanding debt obligations in the form of property taxes. The tax levy is split into two components – the General Fund Levy and the Debt Service Levy. The General Fund levy is the portion of property taxes that will go to fund the day-to-day operations of the Village. This amount is capped by State Statute not to exceed the previous fiscal year's amount plus any net-new construction that has occurred within the Village. The Village had a net-new construction value of 3.00% equating to an allowable levy increase of \$331,371. The 2025 Recommended Budget includes the full allowable levy increase. These funds were used to account for the two additional firefighter/EMS positions in the 2024 budget and to restore funds to Library and Recreation departments. In addition, a referendum was passed in 2024 to hire additional public safety personnel, increasing the levy by \$1,449,468. The Recommend budget includes a general levy increase of \$1,780,838.93 or 16.12% over the FY24 Adopted Budget.

The other portion of the tax levy is funds levied to pay the Villages outstanding debt obligations. The Recommended budget has a debt service increase of \$397,885 or 8.25% over the FY24 Adopted Budget. A table summary of the tax levy is illustrated below.

Projected Levy	2024 Levy	2025 Levy	Difference	Difference
<i>General Fund</i>	\$11,045,716	\$12,826,555	\$1,780,839	16.12%
<i>Debt Service</i>	\$4,823,625	\$5,220,950	\$397,685	8.25%
Total	\$15,869,341	\$18,047,505	\$2,178,164	13.73%

2024 Recommended Budget – General Fund

Overview

The General Fund accounts for the day-to-day operations of the Village. The 2025 Recommended budget increased by \$1,740,577 or 8.60% over the FY24 Adopted Budget. This is largely driven by an increase in salaries and benefits approved by the voters in the April 2024 election.

	2024 Budget	2025 Budget	Changes (\$)	Changes (%)
<i>Expenses</i>	\$20,249,513	\$21,990,090	\$1,740,577	8.60%
<i>Revenues</i>	\$9,203,797	\$9,163,535	\$(40,262)	-0.44%
<i>Levy</i>	\$11,045,716	\$12,826,555	\$1,780,839	16.12%

Revenues

General Fund operations are largely supported by the property tax (tax levy), making up over 58% of all revenues the Village collects. The remaining revenues are split between a variety of categories seen in the table below.

Category	2024 Budget	2025 Budget	Changes (\$)	Changes (%)
<i>Taxes (Non-property tax)</i>	\$1,280,849	\$1,318,283	\$37,434	2.92%
<i>Special Assessment</i>	\$ -	\$ -	\$ -	0.00%
<i>Intergovernmental Revenues</i>	\$3,747,752	\$3,879,168	\$131,416	3.51%
<i>Licenses, Permits & Fees</i>	\$1,071,630	\$923,280	\$(148,350)	-13.84%
<i>Fines, Forfeitures & Penalties</i>	\$164,500	\$155,500	\$(9,000)	-5.47%
<i>Public Charges for Service</i>	\$2,494,138	\$2,431,788	\$(62,350)	-2.50%
<i>Other Revenues</i>	\$21,000	\$18,000	\$(3,000)	-14.29%
<i>Misc. Revenues</i>	\$223,928	\$407,516	\$183,588	81.99%
<i>Other Financing Sources</i>	\$200,000	\$30,000	\$(170,000)	-85.00%
Total Revenues	\$9,203,797	\$9,163,535	\$(40,262)	-0.44%

Intergovernmental Revenues

Revenues received from other taxing agencies are recorded as an intergovernmental revenue. The largest of these revenues is State Transportation Aid, accounting for \$1,430,302, an estimated increase of \$50,000 over the FY24 Adopted Budget. In 2023 the State Legislature and the Governor signed a bill increasing state shared revenue to

Wisconsin municipalities. As a result, the 2025 Recommended budget includes a \$34,417 projected increase in state shared revenue, for total of \$747,570. County Library revenue is projected to decrease by \$11,000. The remaining intergovernmental revenue is split between miscellaneous state, federal, and county aids.

Licenses, Permits, & Fees

Revenues received from building permits, zoning fees, and operating licenses are recorded in this category. Due to a projected decrease in development activity, the Recommended Budget sees a significant decrease in these revenues.

Fines, Forfeitures, & Penalties

Revenues from parking violations, ordinance violations, and other criminal charges are recorded in this category. Based on the last several years of recorded revenue, the Recommended Budget decreased revenues in this category.

Public Charges for Service

Revenues related to fees the Village charges for recreation and library programs, ambulance service, and miscellaneous services are recorded here. The largest revenue source for Public Charges for Service are recreation fees, totaling \$1,115,000. Engineering and Highway fees are projected to decrease by a combined \$50,000.

Other Revenues

Revenues recorded here are typically insurance recovery revenues the Village receives from our insurance carriers.

Miscellaneous Revenues

Interest earnings on investments make up the majority of revenues in this category. Interest earnings are projected to remain flat at \$168,000. Donations the Village receives are also recorded here. The increase in the 2025 Recommended Budget accounts for the dollars paid to the Village from the Germantown School District for 50% of the School Resource Officers' salaries.

Other Financing Source

To address public safety needs, the Village Board funded two Firefighter/EMS positions in the FY2024 Budget using general fund reserves/APRPA funds. The 2025 Recommended Budget fully funds these positions.

Expenses

The day-to-day operations of the Village are expensed to the General fund. These expenses are allocated across a variety of functions, including:

Public Safety: This includes expenses for police, fire departments, emergency medical services, and animal control. It often represents a significant portion of the general fund due to personnel, equipment, and operational costs.

Public Works: This covers the maintenance and improvement of infrastructure such as roads, bridges, and public buildings. It may also include costs parks maintenance and snow removal

Parks and Recreation: Funds used for supporting recreational programs, and community events. This includes staff wages, facility maintenance, and programming costs.

General Government: These are the costs for administrative functions, such as the operation of the Administrator's office, Village Clerk's office, finance, human resources, and legal services.

Planning and Development: Expenses in this area cover urban planning, zoning, economic development, and housing initiatives aimed at improving the community's growth and development.

Library: Funding for public libraries, including operational costs such as staffing, materials (books, digital resources, etc.), programming, and facility maintenance.

General Fund expenditures are categorized as seen below.

Category	2024 Budget	2025 Budget	Changes (\$)	Changes (%)
<i>Salaries & Wages</i>	\$9,620,728	\$10,692,749	\$1,072,021	11.14%
<i>Fringe Benefits</i>	\$3,651,675	\$4,212,552	\$560,877	15.36%
<i>Operating Supplies & Expenses</i>	\$6,816,110	\$6,923,789	\$107,679	1.58%
<i>Capital Expenses</i>	\$161,000	\$161,000	\$0	0.00%
Total Expenditures	\$20,249,513	\$21,990,090	\$1,740,577	8.60%

Salaries & Benefits

Village staff salaries and benefits represent the largest portion of the general fund expenses. Of the total \$21,990,090 in budgeted expenditures, \$14,904,301, or 68%, is allocated to salaries and benefits. This increase is largely driven by the 2024 referendum, which authorized the hiring of 10 additional firefighters/EMS staff and four additional police officers. As a result of the staffing increase within the public safety departments, budgeted overtime has been reduced by \$50,000 across both departments.

The 2025 Recommended Budget also allocates funds for expanding part-time positions in the recreation and library departments, which will support extended library hours and additional recreation programs.

Additionally, the budget includes a recommendation to hire a new asset manager for the engineering department to improve infrastructure management and long-term planning. A 3% performance bonus for all non-union staff has also been incorporated into the budget to reward and incentivize high performance across all departments.

Benefits are primarily driven by the Village's health insurance premium contributions, which have increased by \$313,091, or 17%, over the FY24 Adopted Budget. Of this increase, \$251,000 is directly tied to the additional staff hired as a result of the 2024 referendum. Despite the rise in costs, health insurance premiums have remained flat, reflecting the strong fiscal health of the Health Insurance Fund.

The Village is also responsible for contributing to staff retirement pensions through the Wisconsin Retirement System (WRS). For FY25, both employee and employer contributions have increased. For protective services staff, the Village's contribution rose from 14.30% to 14.95%, while for general employees, it increased from 6.9% to 6.95%.

A summary of salaries & benefits by department can be found below.

Department	2024 Budget	2025 Budget	Change (%)
<i>Non-Departmental</i>	\$73,921	\$(102,636)	-263.10%
<i>Village Board</i>	\$46,000	\$46,000	0.00%
<i>Administrator's Office</i>	\$157,034	\$165,938	5.70%
<i>Information Technology</i>	\$ -	\$ -	0.00%
<i>Clerk's Office</i>	\$324,633	\$260,860	-19.60%
<i>Treasurer's Office</i>	\$201,476	\$210,204	4.30%
<i>Assessor</i>	\$538	\$538	0.00%
<i>Police Administration</i>	\$5,649,286	\$6,225,785	10.20%
<i>Emergency Government</i>	\$8,998	\$8,983	-0.20%
<i>Fire Administration</i>	\$2,464,367	\$3,585,562	45.50%
<i>Engineering</i>	\$73,990	\$112,329	51.80%

<i>Highway</i>	\$1,024,595	\$1,036,228	1.10%
<i>Buildings & Grounds</i>	\$572,055	\$580,536	1.50%
<i>Parks</i>	\$668,691	\$682,890	2.10%
<i>Recycling</i>	\$70,839	\$77,540	9.50%
<i>Library</i>	\$724,142	\$781,920	6.70%
<i>Inspection and Permit</i>	\$42,449	\$42,522	0.20%
<i>Planning and Zoning</i>	\$222,271	\$234,096	5.30%
<i>Recreation</i>	\$873,306	\$882,091	1.00%
<i>Senior Center</i>	\$73,812	\$73,915	0.10%
TOTAL	\$13,272,403	\$14,905,301	12.30%

Operating Supplies and Expenditures

Everyday expenses such as office materials, IT support and equipment, DPW maintenance items, gas and oil fall under the operating supplies and expenditures expense category. The 2025 Recommended Budget accounts for a modest increase in this category. Contributing factors to the increase include increased supplies for the police and fire departments, increase in the Waste Management contract, and general inflationary factors. The Clerks Department includes decrease in election supplies to support three elections projected for 2025. A departmental breakdown can be seen below.

Department	2024 Budget	2025 Budget	Change (%)
<i>Non-Departmental</i>	\$69,829	\$69,724	-0.15%
<i>Village Board</i>	\$88,760	\$90,853	2.36%
<i>Administrator's Office</i>	\$10,179	\$11,405	12.04%
<i>Information Technology</i>	\$242,095	\$242,264	0.07%
<i>Clerk's Office</i>	\$63,230	\$34,455	-45.51%
<i>Treasurer's Office</i>	\$40,191	\$40,500	0.77%
<i>Assessor</i>	\$104,724	\$104,758	0.03%
<i>Police Administration</i>	\$664,085	\$695,289	4.70%
<i>Emergency Government</i>	\$10,470	\$10,580	1.05%
<i>Fire Administration</i>	\$933,124	\$963,409	3.25%
<i>Engineering</i>	\$112,400	\$112,356	-0.04%
<i>Highway</i>	\$2,235,545	\$2,209,888	-1.15%
<i>Buildings & Grounds</i>	\$381,845	\$436,930	14.43%
<i>Parks</i>	\$216,521	\$295,398	36.43%
<i>Recycling</i>	\$367,442	\$381,776	3.90%
<i>Library</i>	\$264,348	\$257,459	-2.61%
<i>Inspection and permit</i>	\$385,544	\$315,646	-18.13%
<i>Planning and Zoning</i>	\$77,166	\$77,628	0.60%

<i>Municipal Development</i>	\$81,900	\$81,900	0.00%
<i>Recreation</i>	\$416,499	\$441,060	5.90%
<i>Senior Center</i>	\$50,213	\$50,511	0.59%
<i>TOTAL</i>	\$6,816,110	\$6,923,789	1.58%

Capital Item

Expenditures assigned to this category tend to be smaller capital projects including building maintenance and repairs as well as medium and light duty equipment. General Fund capital items in the 2025 Recommended Budget remains flat, for a total of \$161,000. A breakdown of the capital project and items can be found below.

Project	Amount
<i>Liebher Maintenance</i>	\$15,000
<i>Front End Loader Bucket</i>	\$ 9,000
<i>Front End Loader Scale</i>	\$9,000
<i>Truck 790 Utility Dump Body</i>	\$30,000
<i>Library - Metasys NCE</i>	\$16,000
<i>Senior Center - Security Panel Replacement</i>	\$10,000
<i>Kinderberg Splash Pad Surface</i>	\$31,000
<i>Roadway Paint Sprayer</i>	\$11,000
<i>Athletic Paint Sprayer</i>	\$4,000
<i>Library - AHU Controller Replacement</i>	\$11,000
<i>Fire Station - Water Softener Replacement</i>	\$5,000
<i>Utility Jet Transfer</i>	\$10,000

Changes to Departmental Levels of Service

Seal Coating & Crack Filling

The Village has traditionally budgeted \$350,000 annually for its seal coating and crack filling program, which helps address road maintenance early, extending the lifespan of roads and reducing future repair costs. For FY25, the budget maintains the reduced amount of \$250,000, consistent with the FY24 budget. Staff recommends increasing this amount to the previous level of \$350,000 if additional state transportation aid becomes available.

Street Tree Plan

The Germantown Village Board adopted a Comprehensive Tree Plan that established a strategic framework for the preservation, enhancement, and responsible utilization of our tree resources. To support the successful implementation of this plan, the

FY25 Budget allocates \$125,000, a significant investment that represents a \$75,000 increase over the FY24 budget.

Library

The 2025 Recommended Budget includes changes to the Germantown Community Library's service levels, including an increase in operating hours from 52 to 59 hours per week, restoring the library to its historical operating schedule.

Recreation

The Parks and Recreation Recommended Budget includes increases in part-time salaries and program supplies, enabling additional staffing and expanded programming throughout the year. These enhancements will support a broader range of activities and improve service delivery for the community.

Below you will find the complete list of items/changes removed from the 2024 Recommended Budget, totaling \$204,000.

Items Removed	Amount
Clerk Department Travel/Prof Dev	\$ 1,800
Survive Alive Roof/Painting	\$ 31,000
Library Exterior Sidewalk Slab Replacement	\$ 16,000
HVAC Drive Replacement - Library	\$ 24,000
Senior Center Attic Insulation	\$ 16,000
Senior Center Security System Replacement	\$ 34,000
Fire Company Building - Interior Flooring	\$ 17,000
Library Operating Supplies	\$ 21,861
Library Part Time Staff	\$ 23,000
Planning and Zoning - Contracted Services	\$ 20,000
Recreation Supplies	\$ 20,000

2024 Recommended Budget – Debt Service Fund

Overview

The primary purpose of a Debt Service Fund is to ensure that government entities have the necessary resources to meet their debt repayment obligations in a timely and efficient manner. Debt obligations can include bonds, loans, or other forms of borrowed funds used to finance capital projects, infrastructure improvements, or other long-term investments. The primary source of revenue for the Debt Service Fund is property taxes. Per our auditors, the Village should not longer account for the expense and offsetting revenue

for debt related to the utilities or the tax increment districts within the debt service fund. As a result, there is a significant decrease in expenses and revenues within the debt service fund.

Below is a summary of the 2025 Recommended budget for the Debt Service Fund.

Revenues	2024 Budget	2025 Budget	Difference (\$)	Difference (%)
<i>Taxes</i>	\$4,823,265	\$5,220,950	\$397,685	8.25%
<i>Misc Revenues</i>	\$3,800	\$3,800	\$ -	0.00%
<i>Other Fin Sources</i>	\$3,340,747	\$ -	\$(3,340,747)	-100.00%
Total Revenues	\$8,167,812	\$5,224,750	\$(2,943,062)	-36.03%

Expenses	2024 Budget	2025 Budget	Difference (\$)	Difference (%)
<i>Principle on LTD</i>	\$ 4,995,000	\$ 3,530,000	\$(1,465,000)	-29.33%
<i>Interest on LTD</i>	\$ 3,169,012	\$1,690,950	\$(1,478,062)	-46.64%
<i>Issuance Costs</i>	\$3,800	\$3,800	\$ -	0.00%
Total Expenses	\$8,167,812	\$5,224,750	\$(2,943,062)	-36.03%

2024 Recommended Budget – Capital Fund

Overview

A Governmental Capital Fund is a specialized fund used by municipalities to account for and manage financial resources designated for capital projects and infrastructure improvements. These funds are established to ensure that municipalities can finance the construction, acquisition, or improvement of long-term assets such as buildings, roads, bridges, parks, and other infrastructure. Capital projects are typically those with a useful life of more than one year and a significant cost.

Historically, the Village has allocated \$3.5 million annually for capital projects, which typically include essential road improvements, heavy equipment acquisitions, and other significant infrastructure investments. To minimize long-term interest expenses, the Village traditionally finances these projects through 10-year bonds.

In the 2025 Recommended Budget, the capital project allocation has increased to approximately \$6.73 million. This notable rise is largely attributed to the estimated \$3.85 million cost to reconstruct Division Road, a critical infrastructure improvement.

Below is a summary of the proposed capital projects for FY25, reflecting the Village's continued commitment to enhancing and maintaining its infrastructure for the benefit of the community.

Project Description	Amount
<i>Windows Upgrade</i>	\$150,000
<i>Friedstadt, Haupt Improvements</i>	\$43,000
<i>Renovation - Fireman's Park</i>	\$50,000
<i>4 Squad Cars</i>	\$280,000
<i>IDEMIA Scan System Upgrade</i>	\$40,000
<i>PD Building Security</i>	\$150,000
<i>Truck 437 Replacement</i>	\$71,000
<i>VH - Fire Panel Replacement</i>	\$30,000
<i>Fire Station - Radio Tower UPS</i>	\$22,000
<i>Library - Remote Door Access</i>	\$55,000
<i>Library - Fire Panel Replacement</i>	\$18,000
<i>Library - AHU 1 Damper Replacement</i>	\$15,000
<i>2025 Road Program</i>	\$1,560,000
<i>Stormwater - Utility Feasibility Study</i>	\$75,000
<i>Division Road Survey and Design</i>	\$350,000
<i>Division Road</i>	\$ 3,500,000
<i>2025 Patrol Truck</i>	\$295,000
<i>Village Ponds - Improvement Projects</i>	\$ 25,000

2024 Recommended Budget – Water Utility

Overview

A local government water utility fund, often simply referred to as a "water utility fund," is a specific financial fund established and managed by a municipality to finance the operations, maintenance, and capital improvements of a public water utility system.

Revenues	2024 Budget	2025 Budget	Difference (\$)	Difference (%)
<i>License, Permits, Fees</i>	\$25,000	\$50,000	\$25,000	100.00%
<i>Sale of Water</i>	\$3,763,500	\$3,810,433	\$46,933	1.25%
<i>Other Operating Revenues</i>	\$ 16,500	\$2,500	\$ (14,000)	-84.85%
<i>Misc Revenues</i>	\$84,600	\$39,500	\$(45,100)	-53.31%
Total	\$3,889,600	\$3,902,433	\$12,833	0.33%

Revenue for the water utility fund primarily comes from user fees charged to customers who consume water services. These fees may include water rates, connection fees, and other charges related to water usage. The fund's financial health relies on the collection of these fees to cover operating costs and fund infrastructure improvements.

Water Utility revenues are projected to remain flat in the 2025 Recommended Budget, despite an approved rate increase. Staff is recommending a conservative approach to revenue projections due to lower-than-expected usage in FY2024, which resulted in revenues falling short of original estimates. However, it's important to note that even with this more cautious outlook, Water Utility revenues remain above the levels recommended by the Public Service Commission (PSC) following the Step II rate increase. This approach ensures financial stability while accounting for potential fluctuations in water usage.

Expenses	2024 Budget	2025 Budget	Change (\$)	Change (%)
<i>Source of Supply - Operation</i>	\$13,000	\$15,000	\$2,000	15.4%
<i>Source of Supply - Maintenance</i>	\$329,296	\$169,992	\$(159,304)	-48.4%
<i>Pumping Expenses - Operation</i>	\$342,705	\$383,379	\$40,674	11.9%
<i>Pumping Expenses - Maintenance</i>	\$105,750	\$109,077	\$3,327	3.1%
<i>Water Treatment Expense - Operation</i>	\$118,000	\$126,000	\$8,000	6.8%
<i>Water Treatment Expense - Maintenance</i>	\$70,861	\$73,279	\$2,418	3.4%
<i>Transmission and Distribution Expenses - Operation</i>	\$147,350	\$169,371	\$22,021	14.9%
<i>Transmission and Distribution Expenses - Maintenance</i>	\$1,241,650	\$592,243	\$(649,407)	-52.3%
<i>Customer Accounts Expense</i>	\$357,901	\$392,282	\$34,381	9.6%
<i>Administrative and General Expense</i>	\$484,350	\$604,583	\$120,233	24.8%
<i>Other Operating Expenses</i>	\$2,298,488	\$2,707,234	\$408,746	17.8%
Total Expenses	\$5,509,351	\$5,342,440	\$(166,911)	-3.0%

The Water Utility 2025 Recommended Budget is projecting modest decreases in operating expenses. Water Utility general expenses in the 2025 Recommended Budget reflect the ongoing commitment to maintaining and improving the Village's water infrastructure while ensuring efficient operations. These expenses cover a range of essential activities, including system maintenance, equipment repairs, and operational costs such as electricity for pumping stations and chemical treatments to ensure water quality. The largest category of expenses for the Water Utility is allocated to the Other Operating Expenses category. This is where debt service payments are allocated as well as depreciation. The depreciation expense for the water utility is projected to be \$1.14million in 2025.

Water Utility Capital Projects

The 2025 Recommended Budget for the Water Utility identifies several projects that will be funded through cash financing and water revenue bonds.

Project	Amount
Fall Protection Ladders - Well #3 & #11	\$30,000
Well #7 Rehab	\$212,000
Well Asphalt Work	\$50,000
Valve Replacements	\$40,000
Curb stop Replacement	\$240,000
Meter Installs	\$100,000
Hydrant Replacements	\$75,000
Well #4 Upgrade	\$150,000
Power Vac-Gator Valve Turner	\$94,750
Water Utility Facilities Plan	\$100,000

2024 Recommended Budget – Sewer Utility

A local government sewer utility fund, often simply referred to as a "sewer utility fund," is a specific financial fund established and managed by a municipality to finance the operations, maintenance, and capital improvements of a public sewer utility system.

Revenues	2024 Budget	2025 Budget	Difference (\$)	Difference (%)
<i>Sewer Service Revenues</i>	\$7,170,000	\$7,511,800	\$341,800	4.77%
<i>Other Operating Revenues</i>	\$251,843	\$230,000	\$(21,843)	-8.67%
<i>Misc Revenues</i>	\$75,500	\$75,500	\$ -	0.00%
Total	\$7,497,343	\$7,817,300	\$319,957	4.27%

Sewer Utility revenues are projected to increase in the 2025 Recommended Budget, following the 4% rate increase adopted in FY2024. This adjustment enables the utility to maintain high-quality service and support critical infrastructure improvements.

The primary source of revenue for the sewer utility fund comes from user fees, which include sewer rates, connection fees, and other charges related to sewer usage. The financial health of the fund depends on the timely collection of these fees to cover operating expenses and support necessary upgrades to the sewer system. This approach ensures the long-term sustainability of the utility and its ability to meet the needs of the community.

Expenses	2024 Budget	2025 Budget	Change (\$)	Change (%)
<i>Operation</i>	\$5,163,867	\$5,316,828	\$152,961	3.0%
<i>Maintenance</i>	\$296,957	\$309,058	\$12,101	4.1%
<i>Customer Accounting</i>	\$128,770	\$130,680	\$1,910	1.5%
<i>Admin & General</i>	\$716,160	\$782,022	\$65,862	9.2%
<i>Other Operating Expenses</i>	\$1,424,076	\$1,531,656	\$107,580	7.6%
Total Expenses	\$7,729,830	\$8,070,244	\$340,414	4.4%

The bulk of the sewer utilities operating expenses are allocated to the annual payments to the Milwaukee Metropolitan Sewerage District (MMSD). These payments total roughly \$5 million annually. The 2025 MMSD budgeted User Charge is \$2,302,531, up 3% over FY24. The 2025 MMSD budgeted Capital Charge is \$2,759,681, up 3% over FY24.3

Sewer Utility Capital Projects

The 2025 Recommended Budget for the Sewer Utility identifies several projects that will be funded through cash financing and revenue bonds.

Project	Amount
Lift 6 Carryover	\$1,000,000
Field laptops	\$1,200
555 Replacement	\$81,000

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
10500000	411050	MFL TAXES	-1,377.00	.00	.00	-1,308.15	.00	.00
10500000	490000	InterFund	.00	.00	.00	.00	.00	-30,000.00
10500000	491000	FB Applied	.00	200,000.00	-255,000.00	.00	.00	.00
10541000	475100	SRO	-149,734.15	.00	.00	-85,352.41	.00	-139,961.00
10582000	444200	LicPubFee	-880.00	800.00	-800.00	-607.00	.00	-800.00
TOTAL UNDEFINED CHAR			-151,991.15	200,800.00	-255,800.00	-87,267.56	.00	-170,761.00 -33.2%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
41	Taxes								
10500000	411000	Gen PropTX	-10,727,130.00	11,045,716.07	-11,045,716.07	-11,045,716.07	.00	-12,826,555.00	16.1%
10500000	411100	MobHome TX	-72,687.57	105,000.00	-105,000.00	-52,788.49	.00	-105,000.00	.0%
10500000	411200	H&M TX	-305,894.69	312,849.00	-312,849.00	-193,191.70	.00	-312,849.00	.0%
10500000	411300	wtr ILT	-626,000.00	630,000.00	-630,000.00	-315,000.00	.00	-640,000.00	1.6%
10500000	411400	PILOT	-18,240.92	10,000.00	-10,000.00	.00	.00	-10,000.00	.0%
10500000	411500	PILOT FK	-362,935.47	195,000.00	-195,000.00	.00	.00	-226,434.00	16.1%
10500000	411600	Ag UVP	-6,216.45	18,000.00	-18,000.00	-1,927.80	.00	-18,000.00	.0%
10500000	411700	Int&Pen TX	-3,615.17	10,000.00	-10,000.00	-1,167.40	.00	-6,000.00	-40.0%
TOTAL Taxes			-12,122,720.27	12,326,565.07	-12,326,565.07	-11,609,791.46	.00	-14,144,838.00	14.8%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
42	Special Assessments							
10500000	421000 Spec Asmnt	-387.90	.00	.00	-50.00	.00	.00	.0%
TOTAL Special Assessments		-387.90	.00	.00	-50.00	.00	.00	.0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
43	Intergovern Revenue								
10500000	431300	ST ShrdRev	-215,139.33	713,153.00	-713,153.00	-106,971.28	.00	-747,570.38	4.8%
10500000	431400	Util Pymnt	-610,525.25	618,569.00	-618,569.00	-92,785.38	.00	-618,569.00	.0%
10500000	431500	SA Comp Ex	-198,191.00	198,191.00	-198,191.00	-198,191.22	.00	-198,191.00	.0%
10500000	431600	PPE Aid	-90,920.79	90,560.00	-90,560.00	-90,920.57	.00	-296,560.00	227.5%
10500000	431900	SA VidServ	-52,360.30	53,000.00	-53,000.00	-52,360.30	.00	-53,000.00	.0%
10500000	432500	SA Misc	-27.00	500.00	-500.00	-56,455.54	.00	-500.00	.0%
10541000	431200	FA Law Enf	-6,114.99	5,000.00	-5,000.00	-6,705.00	.00	-5,000.00	.0%
10541000	432100	SA LawEnf	-35,852.63	5,000.00	-5,000.00	-121,232.39	.00	-5,000.00	.0%
10541000	432700	Cnty Grant	-18,190.58	150,000.00	-150,000.00	.00	.00	.00	.0%
10551000	431800	SA Fire In	-133,651.06	133,651.00	-133,651.00	-148,700.31	.00	-148,000.00	10.7%
10551000	432000	SA Act102	.00	7,476.00	-7,476.00	.00	.00	-7,476.00	.0%
10562000	432200	SA Transp.	-1,215,981.59	1,380,302.00	-1,380,302.00	-1,052,862.54	.00	-1,430,302.00	3.6%
10562000	432900	LRIP	.00	.00	.00	-63,256.83	.00	.00	.0%
10562000	433300	SA Oth PW	.00	12,250.00	-12,250.00	.00	.00	.00	.0%
10565000	432300	SA Recycle	-23,923.04	23,500.00	-23,500.00	-23,958.28	.00	-24,000.00	2.1%
10570000	432600	Cnty Lib	-308,347.25	350,000.00	-351,000.00	-351,211.42	.00	-339,000.00	-3.4%
10592000	431000	FA Nutri	.00	600.00	-600.00	.00	.00	.00	.0%
10592000	432700	Cnty Grant	-4,721.54	6,000.00	-6,000.00	-600.00	.00	-6,000.00	.0%
TOTAL Intergovern Revenue			-2,913,946.35	3,747,752.00	-3,748,752.00	-2,366,211.06	.00	-3,879,168.38	3.5%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12		
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
44	Licenses&Permits							
10500000	443800 Franch Fee	-196,270.52	215,000.00	-215,000.00	-92,554.73	.00	-215,000.00	.0%
10531000	441000 Liq&Malt	-20,265.00	22,200.00	-22,200.00	-25,685.00	.00	-22,000.00	-.9%
10531000	441100 Operators	-9,541.00	10,500.00	-10,500.00	-10,011.00	.00	-8,700.00	-17.1%
10531000	441300 Cigarette	-400.00	1,700.00	-1,700.00	-1,600.00	.00	-1,700.00	.0%
10531000	441400 Vend Mach	-1,040.00	4,000.00	-4,000.00	-1,290.00	.00	-2,000.00	-50.0%
10531000	441500 MobHme Prk	-1,922.67	700.00	-700.00	-5,135.87	.00	-700.00	.0%
10531000	441700 Pet Lics	-4,167.90	6,272.00	-6,272.00	-4,031.00	.00	-6,000.00	-4.3%
10531000	441900 Oth Lics	-7,335.00	3,000.00	-3,000.00	-3,679.50	.00	-3,000.00	.0%
10533000	442800 ApInsp Fee	-14,524.00	15,000.00	-15,000.00	-7,080.00	.00	-15,000.00	.0%
10541000	441600 Bicycle	-5.00	50.00	-50.00	-13.25	.00	-50.00	.0%
10541000	444100 Park Perm	-2,017.90	2,500.00	-2,500.00	-997.50	.00	-2,500.00	.0%
10551000	442300 Sprnk Insp	-4,375.00	9,000.00	-9,000.00	-3,785.00	.00	-5,000.00	-44.4%
10561000	443500 SW Permit	.00	280.00	-280.00	.00	.00	-280.00	.0%
10581000	442000 Bldg Perms	-762,878.99	471,528.00	-471,528.00	-281,551.55	.00	-400,000.00	-15.2%
10581000	442100 Elec Perms	-125,138.50	63,200.00	-63,200.00	-41,138.50	.00	-45,000.00	-28.8%
10581000	442200 Plmb Perms	-63,412.04	45,000.00	-45,000.00	-29,370.75	.00	-40,000.00	-11.1%
10581000	442400 EroCon Fee	-29,585.00	24,000.00	-24,000.00	-23,556.44	.00	-24,000.00	.0%
10581000	442500 CPR Fee	-100,765.00	65,000.00	-65,000.00	-25,140.00	.00	-30,000.00	-53.8%
10581000	442600 Sealer W&M	-6,693.12	5,940.00	-5,940.00	-1,158.00	.00	-5,940.00	.0%
10581000	442700 TchMnt Fee	-7,401.00	7,600.00	-7,600.00	-4,696.00	.00	-7,600.00	.0%
10582000	443000 Zone Fees	-26,960.00	42,500.00	-42,500.00	-35,665.92	.00	-42,500.00	.0%
10582000	443100 Appeal Fee	-1,140.00	1,710.00	-1,710.00	-1,140.00	.00	-1,710.00	.0%
10582000	443200 PCR Fees	-48,725.00	32,000.00	-32,000.00	-15,380.00	.00	-25,000.00	-21.9%
10582000	443300 CUP	-12,410.00	7,300.00	-7,300.00	-7,300.00	.00	-7,300.00	.0%
10582000	443600 PlatRV Fee	-12,740.00	14,000.00	-14,000.00	-14,145.00	.00	-10,000.00	-28.6%
10591000	441800 FrmMrktPer	-1,550.00	850.00	-850.00	-1,725.00	.00	-1,500.00	76.5%
TOTAL Licenses&Permits		-1,461,262.64	1,070,830.00	-1,070,830.00	-637,830.01	.00	-922,480.00	-13.9%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
45	Fines, Forfeits							
10541000	451000	Court Pen	-136,003.25	145,000.00	-145,000.00	-96,745.38	.00	-136,000.00 -6.2%
10541000	451100	Park Viol	-9,542.49	7,500.00	-7,500.00	-4,484.25	.00	-7,500.00 .0%
10541000	451200	Oth L&O	-6,832.04	12,000.00	-12,000.00	-5,191.89	.00	-12,000.00 .0%
TOTAL Fines, Forfeits			-152,377.78	164,500.00	-164,500.00	-106,421.52	.00	-155,500.00 -5.5%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
46	PublicChargeforSrvcs								
10500000	461100	CTV Lease	-21,176.35	21,000.00	-21,000.00	-14,658.70	.00	-21,000.00	.0%
10500000	461200	USC Rental	-30,353.64	31,500.00	-31,500.00	-31,372.73	.00	-31,500.00	.0%
10531000	461000	AsseLetter	-20,050.00	21,000.00	-21,000.00	-14,250.00	.00	-18,000.00	-14.3%
10531000	461300	Elctn Rev	.00	.00	.00	-2,120.17	.00	.00	.0%
10541000	461500	PD Invest	-2,494.85	1,800.00	-1,800.00	-1,836.00	.00	-1,800.00	.0%
10541000	461600	Twr Rental	-69,865.60	67,500.00	-67,500.00	-25,309.56	.00	-67,500.00	.0%
10551000	461700	Amb Fees	-570,805.33	871,838.00	-871,838.00	-385,494.26	.00	-871,838.00	.0%
10551000	461800	Tank Insp	.00	400.00	-400.00	.00	.00	.00	.0%
10551000	461900	SVA Edu	.00	12,000.00	-12,000.00	.00	.00	-10,000.00	-16.7%
10551000	466400	HwyRep Fee	.00	25,000.00	-25,000.00	.00	.00	-25,000.00	.0%
10561000	462100	EnginFee	-40,807.60	75,000.00	-75,000.00	-24,251.25	.00	-50,000.00	-33.3%
10561000	462600	YG Adj Fee	-400.00	200.00	-200.00	-800.00	.00	-400.00	100.0%
10561000	462700	Prop Rev	-1,552.50	1,750.00	-1,750.00	.00	.00	-1,750.00	.0%
10562000	462200	Hwy Fees	-99,742.16	55,000.00	-55,000.00	-23,061.11	.00	-30,000.00	-45.5%
10562000	462300	Snow & Ice	-3,816.08	4,000.00	-4,000.00	-2,824.61	.00	-4,000.00	.0%
10562000	462400	Road Cuts	.00	3,500.00	-3,500.00	-200.00	.00	.00	.0%
10562000	462500	Drway Fee	-1,900.00	3,350.00	-3,350.00	-950.00	.00	-2,000.00	-40.3%
10570000	462900	Lib F&F	-11,036.24	10,000.00	-10,000.00	-7,672.45	.00	-10,000.00	.0%
10570000	463000	Lib Sys	-10,155.81	.00	-57,200.00	-37,127.27	.00	.00	.0%
10591000	463100	Fac Rental	-36,219.99	45,000.00	-45,000.00	-16,192.40	.00	-40,000.00	-11.1%
10591000	463200	PrkLnd Fee	.00	300.00	-300.00	.00	.00	.00	.0%
10591000	463300	Rec Fees	-997,798.10	1,115,000.00	-1,115,000.00	-832,502.56	.00	-1,115,000.00	.0%
10591000	463400	Advertise	-2,912.00	1,000.00	-1,000.00	-750.00	.00	-1,000.00	.0%
10591000	463500	RecFac Fee	-78,917.67	75,000.00	-75,000.00	-59,418.32	.00	-78,000.00	4.0%
10591000	463800	Credit Crd	.00	20,000.00	-20,000.00	-1,080.00	.00	-20,000.00	.0%
10592000	463600	SnrCn Fee	-16,971.68	9,000.00	-9,000.00	-6,651.60	.00	-9,000.00	.0%
10592000	463700	SnrCn Rent	-7,267.00	9,000.00	-9,000.00	-9,009.00	.00	-9,000.00	.0%
10592000	463900	SnrCn Trip	-19,266.64	15,000.00	-15,000.00	-9,564.00	.00	-15,000.00	.0%
TOTAL PublicChargeforSrvcs			-2,043,509.24	2,494,138.00	-2,551,338.00	-1,507,095.99	.00	-2,431,788.00	-4.7%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
47	Misc Revenues								
10500000	471300	M&S Sales	-1,176.75	1,800.00	-1,800.00	-691.73	.00	-1,800.00	.0%
10500000	472500	Ins Recov	-117,044.81	15,000.00	-15,000.00	-16,255.33	.00	-15,000.00	.0%
10500000	472600	Refund PYE	-851.67	.00	.00	-2,314.43	.00	.00	.0%
10500000	472700	Misc Revs	-16,678.90	8,000.00	-8,000.00	-51,453.31	.00	-8,000.00	.0%
10532000	471000	Int Invest	-941,484.91	168,000.00	-168,000.00	-97,928.60	.00	-168,000.00	.0%
10532000	471100	Int Invc	-4.67	750.00	-750.00	5.52	.00	-750.00	.0%
10532000	471200	Int Assess	.00	500.00	-500.00	.00	.00	-500.00	.0%
10532000	473000	UnrealGain	-952,401.82	.00	.00	.00	.00	.00	.0%
10541000	471100	Int Invc	.00	.00	.00	-4.53	.00	.00	.0%
10541000	471700	PD Donate	-2,500.00	.00	.00	-9,600.00	.00	.00	.0%
10541000	472500	Ins Recov	.00	.00	.00	-27,188.40	.00	.00	.0%
10551000	471700	FireDonate	-700.00	.00	.00	-3,091.00	.00	.00	.0%
10551000	472700	Misc Revs	-22,485.33	13,000.00	-13,000.00	-3,742.07	.00	-10,000.00	-23.1%
10562000	471100	Int Invc	.00	.00	.00	-26.74	.00	.00	.0%
10565000	471100	Int Invc	-.18	.00	.00	-.65	.00	.00	.0%
10565000	471500	Rycle Sale	-2,303.46	.00	.00	-2,101.81	.00	-1,745.00	.0%
10565000	471600	w&m sales	-220.00	118.00	-118.00	-25.00	.00	.00	.0%
10581000	471400	PS Numbers	-1,140.06	2,760.00	-2,760.00	-600.00	.00	-2,760.00	.0%
10591000	471100	Int Invc	.00	.00	.00	-10.91	.00	.00	.0%
10591000	471700	Rec Donate	-82,464.43	35,000.00	-35,000.00	-39,992.30	.00	-35,000.00	.0%
10591000	471800	MAP Donate	.00	.00	.00	-31,013.75	.00	-42,000.00	.0%
TOTAL Misc Revenues			-2,141,456.99	244,928.00	-244,928.00	-286,035.04	.00	-285,555.00	16.6%
TOTAL General Fund			-20,987,652.32	20,249,513.07	-20,362,713.07	-16,600,702.64	.00	-21,990,090.38	8.0%
TOTAL REVENUE			-20,987,652.32	20,249,513.07	-20,362,713.07	-16,600,702.64	.00	-21,990,090.38	8.0%
TOTAL EXPENSE			.00	.00	.00	.00	.00	.00	.0%
GRAND TOTAL			-20,987,652.32	20,249,513.07	-20,362,713.07	-16,600,702.64	.00	-21,990,090.38	8.0%

** END OF REPORT - Generated by Matthew Uselding **

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10500000 Non-Departmental									
51 Salaries & Wages									
10500000	511300	ND COLA	462.24	139,000.00	128,000.00	.00	.00	306,854.00	120.8%
10500000	511400	ND SWAG	.00	-65,000.00	-65,000.00	.00	.00	-274,532.08	322.4%
TOTAL Salaries & Wages			462.24	74,000.00	63,000.00	.00	.00	32,321.92	-56.3%
52 Benefits									
10500000	521000	ND FICA	985.57	16,668.59	16,668.59	.28	.00	23,474.00	40.8%
10500000	521100	ND WRS	1,179.39	15,252.30	15,252.30	.26	.00	35,743.00	134.3%
10500000	521400	Life	.00	-32,000.00	-32,000.00	.00	.00	-194,174.92	506.8%
TOTAL Benefits			2,164.96	-79.11	-79.11	.54	.00	-134,957.92	.0%
53 Operating Expenses									
10500000	531000	ND Gen S&E	12,518.18	600.00	600.00	3,864.72	.00	600.00	.0%
10500000	531010	ND Off Sup	2,199.44	500.00	500.00	.00	.00	500.00	.0%
10500000	531030	ND Postage	15,856.31	500.00	500.00	10,000.00	.00	500.00	.0%
10500000	532040	ND Weed Ex	1,122.00	1,750.00	1,750.00	.00	.00	1,750.00	.0%
TOTAL Operating Expenses			31,695.93	3,350.00	3,350.00	13,864.72	.00	3,350.00	.0%
55 Maintenance									
10500000	552200	ND M&R Eqp	.00	400.00	400.00	.00	.00	400.00	.0%
TOTAL Maintenance			.00	400.00	400.00	.00	.00	400.00	.0%
56 Utilities									
10500000	561000	ND Bld Utl	50,376.77	60,000.00	60,000.00	38,648.97	.00	60,000.00	.0%
10500000	561400	ND Teleph	10,076.81	3,000.00	3,000.00	3,676.40	.00	3,000.00	.0%
TOTAL Utilities			60,453.58	63,000.00	63,000.00	42,325.37	.00	63,000.00	.0%
57 Fixed Charges									
10500000	571000	ND Ins&Bnd	2,075.22	2,579.00	2,579.00	2,710.20	.00	2,974.00	15.3%
TOTAL Fixed Charges			2,075.22	2,579.00	2,579.00	2,710.20	.00	2,974.00	15.3%
58 Other Expenses									
10500000	582900	ND TX&Ref	8,197.36	.00	.00	22,926.53	.00	.00	.0%
10500000	583000	ND UnC Itm	143.82	500.00	500.00	.00	.00	.00	.0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Other Expenses	8,341.18	500.00	500.00	22,926.53	.00	.00	-100.0%
TOTAL Non-Departmental	105,193.11	143,749.89	132,749.89	81,827.36	.00	-32,912.00	-122.9%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10510000 Village Board								
51	Salaries & Wages							
10510000 511200	VB S&W	41,713.73	42,000.00	42,000.00	37,473.40	.00	42,000.00	.0%
TOTAL Salaries & Wages		41,713.73	42,000.00	42,000.00	37,473.40	.00	42,000.00	.0%
52	Benefits							
10510000 521000	VB FICA	3,853.12	4,000.00	4,000.00	3,032.92	.00	4,000.00	.0%
TOTAL Benefits		3,853.12	4,000.00	4,000.00	3,032.92	.00	4,000.00	.0%
53	Operating Expenses							
10510000 531000	VB Gen S&E	9,240.00	9,600.00	9,600.00	2,460.00	.00	9,600.00	.0%
10510000 531010	VB Off Sup	210.00	500.00	500.00	143.47	.00	500.00	.0%
10510000 531030	VB Postage	473.73	1,000.00	1,000.00	-473.73	.00	1,000.00	.0%
10510000 531050	VB Member	8,589.34	8,600.00	8,600.00	10,415.04	.00	10,500.00	22.1%
10510000 531080	VB ProDevl	1,219.42	500.00	500.00	69.00	.00	500.00	.0%
10510000 531140	VB Notices	6,829.38	1,000.00	1,000.00	.00	.00	1,000.00	.0%
TOTAL Operating Expenses		26,561.87	21,200.00	21,200.00	12,613.78	.00	23,100.00	9.0%
54	Services							
10510000 541100	VB Legal	107,179.45	60,000.00	60,000.00	41,659.05	.00	60,000.00	.0%
TOTAL Services		107,179.45	60,000.00	60,000.00	41,659.05	.00	60,000.00	.0%
55	Maintenance							
10510000 552200	VB M&R Eqp	562.46	100.00	100.00	.00	.00	100.00	.0%
TOTAL Maintenance		562.46	100.00	100.00	.00	.00	100.00	.0%
56	Utilities							
10510000 561500	VB Comms	13,215.62	3,700.00	3,700.00	2,154.20	.00	3,700.00	.0%
TOTAL Utilities		13,215.62	3,700.00	3,700.00	2,154.20	.00	3,700.00	.0%
57	Fixed Charges							
10510000 571000	VB Ins&Bnd	1,017.37	1,260.00	1,260.00	1,355.10	.00	1,453.00	15.3%
TOTAL Fixed Charges		1,017.37	1,260.00	1,260.00	1,355.10	.00	1,453.00	15.3%
58	Other Expenses							
10510000 582700	VB Empl Rc	1,036.99	2,500.00	2,500.00	1,694.80	.00	2,500.00	.0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12	
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Other Expenses	1,036.99	2,500.00	2,500.00	1,694.80	.00	2,500.00	.0%
TOTAL Village Board	195,140.61	134,760.00	134,760.00	99,983.25	.00	136,853.00	1.6%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10521000 Administrator's Office								
51	Salaries & Wages							
10521000	511000 Adm RegS&W	147,494.80	111,458.00	111,458.00	83,439.99	.00	119,077.00	6.8%
	TOTAL Salaries & Wages	147,494.80	111,458.00	111,458.00	83,439.99	.00	119,077.00	6.8%
52	Benefits							
10521000	521000 Adm FICA	10,720.67	8,526.00	8,526.00	6,059.33	.00	9,110.00	6.8%
10521000	521100 Adm WRS	10,205.85	7,690.00	7,690.00	5,770.57	.00	8,275.00	7.6%
10521000	521200 Adm Hlth	30,990.57	27,860.00	27,860.00	17,617.67	.00	27,796.00	-.2%
10521000	521300 Adm Dental	1,235.10	1,100.00	1,100.00	777.71	.00	1,280.00	16.4%
10521000	521400 Adm Life	405.02	400.00	400.00	411.21	.00	400.00	.0%
	TOTAL Benefits	53,557.21	45,576.00	45,576.00	30,636.49	.00	46,861.00	2.8%
53	Operating Expenses							
10521000	531000 Adm GenSup	4,141.46	200.00	200.00	-398.40	.00	200.00	.0%
10521000	531010 Adm OffSup	336.94	1,000.00	1,000.00	3,435.95	.00	1,000.00	.0%
10521000	531020 Adm Copy	996.95	.00	.00	.00	.00	.00	.0%
10521000	531030 Adm Post	.00	1,000.00	1,000.00	.00	.00	1,000.00	.0%
10521000	531050 Adm Member	9,895.09	1,000.00	1,000.00	2,565.28	.00	2,000.00	100.0%
10521000	531080 Adm ProDev	1,298.42	2,000.00	2,000.00	361.38	.00	2,000.00	.0%
10521000	531240 Adm Travel	132.35	500.00	500.00	430.74	.00	500.00	.0%
10521000	532030 Adm Wlness	2,578.47	.00	11,000.00	11,091.20	.00	.00	.0%
	TOTAL Operating Expenses	19,379.68	5,700.00	16,700.00	17,486.15	.00	6,700.00	17.5%
55	Maintenance							
10521000	552200 Adm M&REqp	1,736.00	1,800.00	1,800.00	300.00	.00	1,800.00	.0%
10521000	552700 Adm M&R VH	.00	.00	.00	750.00	.00	.00	.0%
	TOTAL Maintenance	1,736.00	1,800.00	1,800.00	1,050.00	.00	1,800.00	.0%
56	Utilities							
10521000	561400 Adm Teleph	6,819.65	1,200.00	1,200.00	4,015.12	.00	1,200.00	.0%
	TOTAL Utilities	6,819.65	1,200.00	1,200.00	4,015.12	.00	1,200.00	.0%
57	Fixed Charges							
10521000	571000 Adm Ins	1,191.78	1,479.00	1,479.00	1,806.80	.00	1,705.00	15.3%
	TOTAL Fixed Charges	1,191.78	1,479.00	1,479.00	1,806.80	.00	1,705.00	15.3%
59	Capital Outlay							
10521000	591000 Adm MsCEqp	17,000.86	.00	.00	.00	.00	.00	.0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Capital Outlay	17,000.86	.00	.00	.00	.00	.00	.0%
TOTAL Administrator's Office	247,179.98	167,213.00	178,213.00	138,434.55	.00	177,343.00	6.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10522000 Information Technology								
51	Salaries & Wages							
10522000 511000	IT Reg S&W	634.21	.00	.00	.00	.00	.00	.0%
TOTAL Salaries & Wages		634.21	.00	.00	.00	.00	.00	.0%
52 Benefits								
10522000 521000	IT FICA	48.87	.00	.00	.00	.00	.00	.0%
10522000 521100	IT WRS	43.11	.00	.00	.00	.00	.00	.0%
TOTAL Benefits		91.98	.00	.00	.00	.00	.00	.0%
53 Operating Expenses								
10522000 531000	IT Gen S&E	1,786.97	250.00	250.00	473.73	.00	250.00	.0%
10522000 531010	IT Off Sup	613.30	1,000.00	1,000.00	2,692.82	.00	1,000.00	.0%
10522000 531020	IT Copy	86.88	12,000.00	20,000.00	19,011.44	.00	16,000.00	33.3%
10522000 531240	IT Travel	14.91	.00	.00	.00	.00	.00	.0%
10522000 531290	IT Website	18,728.62	15,480.00	15,480.00	10,106.27	.00	20,000.00	29.2%
10522000 531300	IT Maint	146,936.37	204,919.00	188,419.00	157,811.91	.00	188,000.00	-8.3%
TOTAL Operating Expenses		168,167.05	233,649.00	225,149.00	190,096.17	.00	225,250.00	-3.6%
55 Maintenance								
10522000 552200	IT M&R Eqp	12,254.19	500.00	500.00	351.54	.00	500.00	.0%
TOTAL Maintenance		12,254.19	500.00	500.00	351.54	.00	500.00	.0%
56 Utilities								
10522000 561400	IT Phone	245.27	7,500.00	16,000.00	15,025.99	.00	16,000.00	113.3%
TOTAL Utilities		245.27	7,500.00	16,000.00	15,025.99	.00	16,000.00	113.3%
57 Fixed Charges								
10522000 571000	IT Ins&Bnd	359.52	446.00	446.00	451.70	.00	514.00	15.2%
TOTAL Fixed Charges		359.52	446.00	446.00	451.70	.00	514.00	15.2%
TOTAL Information Technology		181,752.22	242,095.00	242,095.00	205,925.40	.00	242,264.00	.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12		
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10531000 Clerk's Office								
51 Salaries & Wages								
10531000	511000	CK Reg S&W	43,854.77	169,530.00	169,530.00	114,060.97	.00	168,502.00 - .6%
10531000	511100	PT S&W	438.25	.00	.00	310.00	.00	.00 .0%
10531000	511500	CK Elc Wrk	36,069.03	70,000.00	70,000.00	34,056.72	.00	35,000.00 -50.0%
TOTAL Salaries & Wages			80,362.05	239,530.00	239,530.00	148,427.69	.00	203,502.00 -15.0%
52 Benefits								
10531000	521000	CK FICA	3,669.85	18,324.00	18,324.00	8,592.89	.00	12,890.00 -29.7%
10531000	521100	CK WRS	2,998.05	11,699.00	11,699.00	7,866.14	.00	11,710.00 .1%
10531000	521200	CK Health	9,710.97	52,720.00	52,720.00	18,689.78	.00	29,785.00 -43.5%
10531000	521300	CK Dental	400.00	2,060.00	2,060.00	1,338.57	.00	2,373.00 15.2%
10531000	521400	CK Life	76.15	300.00	300.00	312.01	.00	600.00 100.0%
TOTAL Benefits			16,855.02	85,103.00	85,103.00	36,799.39	.00	57,358.00 -32.6%
53 Operating Expenses								
10531000	531000	CK Gen S&E	274.98	4,500.00	4,500.00	1,497.65	.00	.00 .0%
10531000	531010	CK Off Sup	206.50	1,500.00	1,500.00	141.56	.00	6,000.00 300.0%
10531000	531020	CK Copy	793.08	.00	.00	.00	.00	.00 .0%
10531000	531030	CK Postage	.00	17,300.00	17,300.00	1,320.00	.00	8,000.00 -53.8%
10531000	531080	CK Pro Dev	1,146.00	2,000.00	2,000.00	534.00	.00	2,000.00 .0%
10531000	531240	CK Travel	512.41	2,500.00	2,500.00	111.23	.00	2,500.00 .0%
10531000	531300	CK IT Mnt	299.00	.00	.00	.00	.00	.00 .0%
10531000	531650	CK Elc S&E	10,366.95	30,000.00	30,000.00	8,911.20	.00	10,000.00 -66.7%
TOTAL Operating Expenses			13,598.92	57,800.00	57,800.00	12,515.64	.00	28,500.00 -50.7%
55 Maintenance								
10531000	552200	CK M&R Eqp	.00	2,000.00	2,000.00	.00	.00	2,000.00 .0%
TOTAL Maintenance			.00	2,000.00	2,000.00	.00	.00	2,000.00 .0%
56 Utilities								
10531000	561400	CK Teleph	983.01	.00	.00	307.40	.00	.00 .0%
TOTAL Utilities			983.01	.00	.00	307.40	.00	.00 .0%
57 Fixed Charges								
10531000	571000	CK Ins&Bnd	3,189.87	3,430.00	3,430.00	1,806.80	.00	3,955.00 15.3%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Fixed Charges	3,189.87	3,430.00	3,430.00	1,806.80	.00	3,955.00	15.3%
59 Capital Outlay							
10531000 591000 CK Msc Eqp	1,986.46	.00	.00	.00	.00	.00	.0%
TOTAL Capital Outlay	1,986.46	.00	.00	.00	.00	.00	.0%
TOTAL Clerk's Office	116,975.33	387,863.00	387,863.00	199,856.92	.00	295,315.00	-23.9%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12		
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10532000 Treasurer's Office								
51	Salaries & Wages							
10532000	511000 TR Reg S&W	161,689.73	148,309.00	148,309.00	115,303.69	.00	155,003.00	4.5%
	TOTAL Salaries & Wages	161,689.73	148,309.00	148,309.00	115,303.69	.00	155,003.00	4.5%
52	Benefits							
10532000	521000 TR FICA	11,956.92	11,345.00	11,345.00	8,543.81	.00	11,857.00	4.5%
10532000	521100 TR WRS	10,980.61	10,223.00	10,223.00	7,933.98	.00	10,772.00	5.4%
10532000	521200 TR Health	40,469.10	29,199.00	29,199.00	19,290.40	.00	29,903.00	2.4%
10532000	521300 TR Dental	1,468.15	1,800.00	1,800.00	1,087.99	.00	2,069.00	14.9%
10532000	521400 TR Life	393.79	600.00	600.00	429.35	.00	600.00	.0%
	TOTAL Benefits	65,268.57	53,167.00	53,167.00	37,285.53	.00	55,201.00	3.8%
53	Operating Expenses							
10532000	531000 TR Gen S&E	3,174.75	2,000.00	2,000.00	1,500.51	.00	2,000.00	.0%
10532000	531010 TR Off Sup	15,562.71	1,150.00	1,150.00	2,994.46	.00	1,150.00	.0%
10532000	531020 TR Copy	1,380.37	.00	.00	.00	.00	.00	.0%
10532000	531030 TR Postage	8.56	2,500.00	2,500.00	.00	.00	2,500.00	.0%
10532000	531080 TR Pro Dev	2,133.50	2,500.00	2,500.00	584.00	.00	2,500.00	.0%
10532000	531240 TR Travel	920.52	1,375.00	1,375.00	392.29	.00	1,375.00	.0%
	TOTAL Operating Expenses	23,180.41	9,525.00	9,525.00	5,471.26	.00	9,525.00	.0%
54	Services							
10532000	541600 TR Audit	66,700.09	25,000.00	25,000.00	39,105.33	.00	25,000.00	.0%
	TOTAL Services	66,700.09	25,000.00	25,000.00	39,105.33	.00	25,000.00	.0%
55	Maintenance							
10532000	552200 TR M&R Eqp	1,742.00	2,750.00	2,750.00	1,996.00	.00	2,750.00	.0%
	TOTAL Maintenance	1,742.00	2,750.00	2,750.00	1,996.00	.00	2,750.00	.0%
56	Utilities							
10532000	561400 TR Teleph	901.01	.00	.00	.00	.00	.00	.0%
	TOTAL Utilities	901.01	.00	.00	.00	.00	.00	.0%
57	Fixed Charges							
10532000	571000 TR Ins&Bnd	2,116.54	2,016.00	2,016.00	2,258.51	.00	2,325.00	15.3%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Fixed Charges	2,116.54	2,016.00	2,016.00	2,258.51	.00	2,325.00	15.3%
58 Other Expenses							
10532000 581400 TR Collect	.00	900.00	900.00	25.48	.00	900.00	.0%
TOTAL Other Expenses	.00	900.00	900.00	25.48	.00	900.00	.0%
TOTAL Treasurer's Office	321,598.35	241,667.00	241,667.00	201,445.80	.00	250,704.00	3.7%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
10533000 Assessor								
51	Salaries & Wages							
10533000	511200	AS Review	450.00	500.00	500.00	.00	.00	500.00 .0%
	TOTAL Salaries & Wages		450.00	500.00	500.00	.00	.00	500.00 .0%
52	Benefits							
10533000	521000	AS FICA	34.45	38.00	38.00	.00	.00	38.00 .0%
	TOTAL Benefits		34.45	38.00	38.00	.00	.00	38.00 .0%
54	Services							
10533000	541000	AS Contrct	85,000.00	87,000.00	87,000.00	85,000.00	.00	87,000.00 .0%
10533000	542000	AS Mun Fee	17,214.57	17,500.00	17,500.00	.00	.00	17,500.00 .0%
	TOTAL Services		102,214.57	104,500.00	104,500.00	85,000.00	.00	104,500.00 .0%
57	Fixed Charges							
10533000	571000	AS Ins&Bnd	182.54	224.00	224.00	451.70	.00	258.00 15.2%
	TOTAL Fixed Charges		182.54	224.00	224.00	451.70	.00	258.00 15.2%
	TOTAL Assessor		102,881.56	105,262.00	105,262.00	85,451.70	.00	105,296.00 .0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund			2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental PCT CHANGE
10541000 Police Administration								
51 Salaries & Wages								
10541000	511000	PD Reg S&W	761,788.17	1,014,540.00	1,014,540.00	1,054,500.68	.00	1,600,041.00 57.7%
10541000	511200	PD P&F Com	1,460.00	3,000.00	3,000.00	.00	.00	3,000.00 .0%
10541000	511600	PD OT	.00	.00	.00	10,824.83	.00	.00 .0%
TOTAL Salaries & Wages			763,248.17	1,017,540.00	1,017,540.00	1,065,325.51	.00	1,603,041.00 57.5%
52 Benefits								
10541000	521000	PD FICA	291,639.73	304,688.00	212,616.86	128,854.36	.00	122,632.00 -59.8%
10541000	521100	PD WRS	480,330.72	530,196.00	355,327.24	217,338.35	.00	206,055.00 -61.1%
10541000	521200	PD Health	678,409.54	716,606.00	540,656.82	263,845.33	.00	302,235.00 -57.8%
10541000	521300	PD Dental	30,530.95	39,848.00	28,513.47	12,524.44	.00	15,882.00 -60.1%
10541000	521400	PD Life	5,350.34	6,304.00	5,407.05	4,818.98	.00	6,000.00 -4.8%
TOTAL Benefits			1,486,261.28	1,597,642.00	1,142,521.44	627,381.46	.00	652,804.00 -59.1%
53 Operating Expenses								
10541000	531000	PD Gen S&E	158,505.52	7,500.00	7,500.00	21,689.78	.00	7,500.00 .0%
10541000	531010	PD Off Sup	8,724.41	8,000.00	8,000.00	4,385.97	.00	8,000.00 .0%
10541000	531020	PD Copy	4,641.26	6,000.00	6,000.00	3,900.46	.00	6,000.00 .0%
10541000	531030	PD Postage	1,805.38	2,500.00	2,500.00	757.83	.00	2,500.00 .0%
10541000	531070	PD Med S&E	3,039.08	4,000.00	4,000.00	5,959.24	.00	4,000.00 .0%
10541000	531080	PD Train	42,248.18	32,000.00	32,000.00	33,181.20	.00	35,000.00 9.4%
10541000	531240	PD Travel	6,708.85	8,000.00	8,000.00	6,045.83	.00	8,000.00 .0%
10541000	531300	PD IT Mnt	69,924.58	74,000.00	74,000.00	55,472.71	.00	74,000.00 .0%
10541000	531450	PD Uniform	47,479.45	35,000.00	35,000.00	32,411.04	.00	42,000.00 20.0%
10541000	531480	PD Gas&Oil	137,763.79	130,000.00	130,000.00	109,117.54	.00	135,000.00 3.8%
10541000	531630	PD Animal	2,459.39	4,104.00	4,104.00	1,046.90	.00	3,000.00 -26.9%
10541000	532070	PD Recruit	3,036.78	2,500.00	2,500.00	3,110.00	.00	3,500.00 40.0%
TOTAL Operating Expenses			486,336.67	313,604.00	313,604.00	277,078.50	.00	328,500.00 4.7%
54 Services								
10541000	541300	PD Counsel	334.00	2,000.00	2,000.00	.00	.00	2,000.00 .0%
10541000	541400	PD Court	22,680.00	20,000.00	20,000.00	7,872.00	.00	20,000.00 .0%
10541000	541500	PD Oth Crt	494.50	2,000.00	2,000.00	1,640.00	.00	2,000.00 .0%
10541000	543200	Chaplain	5,280.00	.00	.00	6,705.00	.00	.00 .0%
TOTAL Services			28,788.50	24,000.00	24,000.00	16,217.00	.00	24,000.00 .0%
55 Maintenance								
10541000	551000	PD B&G Mnt	766.64	1,500.00	1,500.00	1,968.50	.00	1,500.00 .0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10541000	552400	PD M&R Off	1,708.46	2,000.00	2,000.00	388.79	.00	2,000.00	.0%
10541000	552600	PD Radar	973.80	1,600.00	1,600.00	973.00	.00	1,200.00	-25.0%
10541000	552700	PD M&R Vhl	179,410.26	35,000.00	35,000.00	84,156.22	.00	42,000.00	20.0%
TOTAL Maintenance			182,859.16	40,100.00	40,100.00	87,486.51	.00	46,700.00	16.5%
56	Utilities								
10541000	561000	PD Bld Utl	43,805.32	34,000.00	34,000.00	40,746.92	.00	38,000.00	11.8%
10541000	561200	PD Wtr&Swr	.00	2,000.00	2,000.00	.00	.00	1,500.00	-25.0%
10541000	561400	PD Teleph	19,382.46	6,681.00	6,681.00	4,218.01	.00	6,681.00	.0%
10541000	561500	PD Comms	121,457.53	98,000.00	98,000.00	91,498.85	.00	98,000.00	.0%
TOTAL Utilities			184,645.31	140,681.00	140,681.00	136,463.78	.00	144,181.00	2.5%
57	Fixed Charges								
10541000	571000	PD Ins&Bnd	99,950.44	127,000.00	127,000.00	141,893.60	.00	133,208.00	4.9%
TOTAL Fixed Charges			99,950.44	127,000.00	127,000.00	141,893.60	.00	133,208.00	4.9%
59	Capital Outlay								
10541000	591000	PD Msc Eqp	-339.00	.00	.00	.00	.00	.00	.0%
TOTAL Capital Outlay			-339.00	.00	.00	.00	.00	.00	.0%
TOTAL Police Administration			3,231,750.53	3,260,567.00	2,805,446.44	2,351,846.36	.00	2,932,434.00	-10.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
10542000 Patrol								
51 Salaries & Wages								
10542000 511000	PT Reg S&W	2,333,743.51	2,147,754.00	2,147,754.00	1,401,508.16	.00	2,315,872.00	7.8%
10542000 511600	PT OT	224,414.46	220,000.00	220,000.00	40,609.70	.00	190,000.00	-13.6%
TOTAL Salaries & Wages		2,558,157.97	2,367,754.00	2,367,754.00	1,442,117.86	.00	2,505,872.00	5.8%
52 Benefits								
10542000 521000	PT FICA	.00	.00	81,085.32	63,271.98	.00	193,993.00	.0%
10542000 521100	PT WRS	.00	.00	154,356.76	122,967.10	.00	379,112.00	.0%
10542000 521200	PT Health	.00	.00	160,241.36	166,782.48	.00	494,238.00	.0%
10542000 521300	PT Dental	.00	.00	11,334.53	7,375.17	.00	21,009.00	.0%
10542000 521400	PT Life	.00	.00	727.27	661.78	.00	730.00	.0%
TOTAL Benefits		.00	.00	407,745.24	361,058.51	.00	1,089,082.00	.0%
53 Operating Expenses								
10542000 531560	PT Prt S&E	1,292.65	7,000.00	7,000.00	1,797.10	.00	7,000.00	.0%
TOTAL Operating Expenses		1,292.65	7,000.00	7,000.00	1,797.10	.00	7,000.00	.0%
TOTAL Patrol		2,559,450.62	2,374,754.00	2,782,499.24	1,804,973.47	.00	3,601,954.00	51.7%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:									
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
10543000 Detective									
51 Salaries & wages									
10543000	511000	DT Reg S&w	200,151.42	299,750.00	299,750.00	166,517.73	.00	298,521.00	-.4%
10543000	511600	DT OT	4,961.69	.00	.00	1,803.18	.00	.00	.0%
TOTAL Salaries & wages			205,113.11	299,750.00	299,750.00	168,320.91	.00	298,521.00	-.4%
52 Benefits									
10543000	521000	DT FICA	.00	.00	10,985.82	9,049.73	.00	22,836.00	.0%
10543000	521100	DT WRS	.00	.00	20,512.00	17,303.63	.00	44,628.00	.0%
10543000	521200	DT Health	.00	.00	15,707.82	18,358.54	.00	3,492.00	.0%
10543000	521300	DT Dental	.00	.00	.00	1,334.20	.00	5,339.00	.0%
10543000	521400	DT Life	.00	.00	169.68	162.21	.00	170.00	.0%
TOTAL Benefits			.00	.00	47,375.32	46,208.31	.00	76,465.00	.0%
53 Operating Expenses									
10543000	531580	DT Jvi Sup	1,587.57	1,700.00	1,700.00	194.97	.00	1,700.00	.0%
10543000	531600	DT Crm Prv	3,352.73	3,000.00	3,000.00	1,631.04	.00	3,000.00	.0%
10543000	531610	DT Invtgt	52,280.39	7,000.00	7,000.00	9,172.83	.00	7,000.00	.0%
TOTAL Operating Expenses			57,220.69	11,700.00	11,700.00	10,998.84	.00	11,700.00	.0%
TOTAL Detective			262,333.80	311,450.00	358,825.32	225,528.06	.00	386,686.00	24.2%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
10544000 Dispatch								
51	Salaries & Wages							
10544000	511000 DP Reg S&W	485,991.35	366,600.00	366,600.00	94,147.72	.00	.00	.0%
	TOTAL Salaries & Wages	485,991.35	366,600.00	366,600.00	94,147.72	.00	.00	-100.0%
	TOTAL Dispatch	485,991.35	366,600.00	366,600.00	94,147.72	.00	.00	-100.0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	Departmental	CHANGE
10545000 Emergency Government							
51	Salaries & Wages						
10545000	511000 EM Reg S&W	5,927.26	6,219.20	6,219.20	4,423.75	6,405.00	3.0%
	TOTAL Salaries & Wages	5,927.26	6,219.20	6,219.20	4,423.75	6,405.00	3.0%
52	Benefits						
10545000	521000 EM FICA	439.22	475.77	475.77	328.79	490.00	3.0%
10545000	521100 EM WRS	787.67	889.35	889.35	633.29	657.00	-26.1%
10545000	521200 EM Health	1,297.80	1,336.00	1,336.00	833.40	1,333.00	-.2%
10545000	521300 EM Dental	48.72	48.00	48.00	34.85	58.00	20.8%
10545000	521400 EM Life	30.74	30.00	30.00	33.62	40.00	33.3%
	TOTAL Benefits	2,604.15	2,779.12	2,779.12	1,863.95	2,578.00	-7.2%
53	Operating Expenses						
10545000	531010 EM Off Sup	.00	100.00	100.00	.00	100.00	.0%
10545000	531300 EM IT Mnt	.00	657.00	657.00	.00	657.00	.0%
	TOTAL Operating Expenses	.00	757.00	757.00	.00	757.00	.0%
54	Services						
10545000	541000 EM Contr	8,768.75	9,000.00	9,000.00	4,020.50	9,000.00	.0%
	TOTAL Services	8,768.75	9,000.00	9,000.00	4,020.50	9,000.00	.0%
57	Fixed Charges						
10545000	571000 EM Ins&Bnd	584.59	713.00	713.00	903.40	823.00	15.4%
	TOTAL Fixed Charges	584.59	713.00	713.00	903.40	823.00	15.4%
	TOTAL Emergency Government	17,884.75	19,468.32	19,468.32	11,211.60	19,563.00	.5%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10551000 Fire Administration									
51	Salaries & wages								
10551000	511000	FA Reg S&W	388,226.05	434,312.00	434,312.00	356,529.17	.00	447,836.00	3.1%
10551000	511600	FA OT	162,517.23	.00	.00	67,476.81	.00	.00	.0%
	TOTAL Salaries & wages		550,743.28	434,312.00	434,312.00	424,005.98	.00	447,836.00	3.1%
52 Benefits									
10551000	521000	FA FICA	128,093.41	130,826.00	130,826.00	50,083.03	.00	34,260.00	-73.8%
10551000	521100	FA WRS	216,372.46	256,030.00	256,030.00	93,184.16	.00	62,928.00	-75.4%
10551000	521200	FA Health	291,760.59	296,076.00	296,076.00	105,938.28	.00	127,219.00	-57.0%
10551000	521300	FA Dntl	12,310.00	11,500.00	11,500.00	4,570.17	.00	5,050.00	-56.1%
10551000	521400	FA Life	2,505.78	2,100.00	2,100.00	2,193.92	.00	2,100.00	.0%
	TOTAL Benefits		651,042.24	696,532.00	696,532.00	255,969.56	.00	231,557.00	-66.8%
53 Operating Expenses									
10551000	531000	FA Gen S&E	16,568.61	10,000.00	10,000.00	6,640.91	.00	15,000.00	50.0%
10551000	531010	FA Off Sup	3,321.59	3,000.00	3,000.00	1,239.61	.00	3,000.00	.0%
10551000	531020	FA Copy	10,801.87	6,000.00	6,000.00	1,802.10	.00	6,000.00	.0%
10551000	531030	FA Postage	782.82	200.00	200.00	7.69	.00	200.00	.0%
10551000	531260	FA Insp Ed	2,932.94	4,000.00	4,000.00	2,027.38	.00	4,000.00	.0%
10551000	531270	FA Meals	802.82	1,000.00	1,000.00	465.73	.00	1,000.00	.0%
10551000	532400	FA SVA	2,406.74	3,450.00	3,450.00	1,785.72	.00	3,450.00	.0%
	TOTAL Operating Expenses		37,617.39	27,650.00	27,650.00	13,969.14	.00	32,650.00	18.1%
54 Services									
10551000	541000	FA Contrct	26,658.94	20,000.00	20,000.00	11,277.57	.00	20,000.00	.0%
	TOTAL Services		26,658.94	20,000.00	20,000.00	11,277.57	.00	20,000.00	.0%
56 Utilities									
10551000	561000	FA Bld Utl	24,148.55	30,000.00	30,000.00	15,055.52	.00	30,000.00	.0%
10551000	561100	FA Hyd PFP	537,430.00	537,400.00	537,400.00	268,500.00	.00	537,400.00	.0%
10551000	561200	FA Wtr&Swr	.00	3,500.00	3,500.00	.00	.00	3,500.00	.0%
10551000	561400	FA Teleph	34,511.27	18,000.00	18,000.00	11,984.17	.00	18,000.00	.0%
	TOTAL Utilities		596,089.82	588,900.00	588,900.00	295,539.69	.00	588,900.00	.0%
58 Other Expenses									
10551000	581300	FA LOS Awd	293.40	7,000.00	7,000.00	.00	.00	.00	.0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Other Expenses	293.40	7,000.00	7,000.00	.00	.00	.00	-100.0%
TOTAL Fire Administration	1,862,445.07	1,774,394.00	1,774,394.00	1,000,761.94	.00	1,320,943.00	-25.6%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10552000 Fire Protection Services									
51 Salaries & Wages									
10552000	511000	FP Reg S&W	954,059.80	1,053,523.00	1,053,523.00	790,130.69	.00	1,685,128.00	60.0%
10552000	511100	FP PT S&W	225,724.32	160,000.00	160,000.00	128,003.07	.00	171,200.00	7.0%
10552000	511600	FP OT	.00	120,000.00	120,000.00	.00	.00	100,000.00	-16.7%
TOTAL Salaries & Wages			1,179,784.12	1,333,523.00	1,333,523.00	918,133.76	.00	1,956,328.00	46.7%
52 Benefits									
10552000	521000	FP FICA	.00	.00	.00	49,125.53	.00	154,922.00	.0%
10552000	521100	FP WRS	.00	.00	.00	92,537.60	.00	302,755.00	.0%
10552000	521200	FP Health	.00	.00	.00	108,316.22	.00	468,615.00	.0%
10552000	521300	FP Dental	.00	.00	.00	4,967.52	.00	22,549.00	.0%
10552000	521400	FP Life	.00	.00	.00	653.45	.00	1,000.00	.0%
TOTAL Benefits			.00	.00	.00	255,600.32	.00	949,841.00	.0%
53 Operating Expenses									
10552000	531040	FP Custod	2,026.91	1,500.00	1,500.00	641.26	.00	150.00	-90.0%
10552000	531070	FP Med Exp	59,861.04	45,000.00	45,000.00	39,832.97	.00	52,000.00	15.6%
10552000	531080	FP Train	12,365.11	15,500.00	15,500.00	12,327.04	.00	15,000.00	-3.2%
10552000	531450	FP Uniform	13,781.83	15,000.00	15,000.00	8,229.47	.00	20,000.00	33.3%
10552000	531480	FP Gas	561.08	19,000.00	19,000.00	1,433.82	.00	19,000.00	.0%
10552000	531560	FP Protect	47,451.74	30,000.00	30,000.00	7,570.08	.00	35,000.00	16.7%
10552000	532200	FP Act 102	10,947.13	.00	.00	11,773.80	.00	.00	.0%
TOTAL Operating Expenses			146,994.84	126,000.00	126,000.00	81,808.44	.00	141,150.00	12.0%
55 Maintenance									
10552000	552200	FP M&R Eqp	44,758.77	30,000.00	30,000.00	18,761.75	.00	30,000.00	.0%
10552000	552700	FP M&R Vhl	-7,017.18	70,000.00	70,000.00	49,641.90	.00	70,000.00	.0%
TOTAL Maintenance			37,741.59	100,000.00	100,000.00	68,403.65	.00	100,000.00	.0%
56 Utilities									
10552000	561500	FP Comms	21,812.36	17,000.00	17,000.00	3,647.50	.00	17,000.00	.0%
TOTAL Utilities			21,812.36	17,000.00	17,000.00	3,647.50	.00	17,000.00	.0%
57 Fixed Charges									
10552000	571000	FP Ins&Bnd	46,333.31	46,574.00	46,574.00	42,911.51	.00	63,709.00	36.8%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Fixed Charges		46,333.31	46,574.00	46,574.00	42,911.51	.00	63,709.00	36.8%
TOTAL Fire Protection Servic		1,432,666.22	1,623,097.00	1,623,097.00	1,370,505.18	.00	3,228,028.00	98.9%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10561000 Engineering									
51	Salaries & Wages								
10561000	511000	ENG Rg S&W	45,819.71	54,708.00	54,708.00	36,425.87	.00	80,762.38	47.6%
10561000	511600	ENG OT	.00	2,860.00	2,860.00	.00	.00	2,860.00	.0%
	TOTAL Salaries & Wages		45,819.71	57,568.00	57,568.00	36,425.87	.00	83,622.38	45.3%
52 Benefits									
10561000	521000	ENG FICA	3,425.26	4,375.00	4,375.00	2,720.77	.00	6,397.00	46.2%
10561000	521100	ENG WRS	3,072.29	3,944.00	3,944.00	2,444.91	.00	5,587.00	41.7%
10561000	521200	ENG Hlth	648.87	7,775.00	7,775.00	4,166.80	.00	15,608.00	100.7%
10561000	521300	ENG Dental	24.38	328.00	328.00	264.16	.00	915.00	179.0%
10561000	521400	ENG Life	101.04	.00	.00	130.00	.00	200.00	.0%
	TOTAL Benefits		7,271.84	16,422.00	16,422.00	9,726.64	.00	28,707.00	74.8%
53 Operating Expenses									
10561000	531000	ENG Gen	4,733.72	4,000.00	4,000.00	2,302.22	.00	4,000.00	.0%
10561000	531010	ENG Of Sup	650.76	4,000.00	4,000.00	14.50	.00	1,500.00	-62.5%
10561000	531020	ENG Copy	3,855.04	2,500.00	2,500.00	1,284.09	.00	3,000.00	20.0%
10561000	531030	ENG Post	.00	2,900.00	2,900.00	.00	.00	2,900.00	.0%
10561000	531080	ENG ProDev	3,330.57	5,000.00	5,000.00	1,765.00	.00	5,000.00	.0%
10561000	531240	ENG Travel	.00	1,500.00	1,500.00	.00	.00	1,500.00	.0%
10561000	531300	ENG IT Mnt	4,684.21	7,000.00	7,000.00	4,724.06	.00	6,000.00	-14.3%
10561000	531340	Asphalt Pv	291.12	.00	.00	.00	.00	.00	.0%
10561000	531480	ENG Gas	.00	4,500.00	4,500.00	.00	.00	2,000.00	-55.6%
	TOTAL Operating Expenses		17,545.42	31,400.00	31,400.00	10,089.87	.00	25,900.00	-17.5%
54 Services									
10561000	541000	ENG Contr	44,611.98	44,000.00	44,000.00	40,178.98	.00	47,000.00	6.8%
10561000	541800	ENG DNR	20,433.50	18,000.00	18,000.00	27,175.25	.00	20,000.00	11.1%
	TOTAL Services		65,045.48	62,000.00	62,000.00	67,354.23	.00	67,000.00	8.1%
55 Maintenance									
10561000	552200	ENG M&R Eq	349.42	2,500.00	2,500.00	.00	.00	2,000.00	-20.0%
10561000	552700	ENG M&R Vh	60.94	4,500.00	4,500.00	.00	.00	4,000.00	-11.1%
	TOTAL Maintenance		410.36	7,000.00	7,000.00	.00	.00	6,000.00	-14.3%
56 Utilities									
10561000	561400	ENG Teleph	2,170.85	2,500.00	2,500.00	410.72	.00	2,500.00	.0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
TOTAL Utilities		2,170.85	2,500.00	2,500.00	410.72	.00	2,500.00	.0%
57	Fixed Charges							
10561000	571000 ENG In&Bnd	7,640.08	9,500.00	9,500.00	10,824.40	.00	10,956.00	15.3%
TOTAL Fixed Charges		7,640.08	9,500.00	9,500.00	10,824.40	.00	10,956.00	15.3%
TOTAL Engineering		145,903.74	186,390.00	186,390.00	134,831.73	.00	224,685.38	20.5%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund			2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental PCT CHANGE
10562000 Highway								
51 Salaries & Wages								
10562000	511000	HWY Rg S&W	808,260.90	645,271.00	645,271.00	502,961.39	.00	650,400.00 .8%
10562000	511100	HWY PT S&W	43,152.77	40,000.00	40,000.00	13,092.04	.00	41,200.00 3.0%
10562000	511600	HWY OT	.00	25,000.00	25,000.00	.00	.00	25,000.00 .0%
TOTAL Salaries & Wages			851,413.67	710,271.00	710,271.00	516,053.43	.00	716,600.00 .9%
52 Benefits								
10562000	521000	HWY FICA	61,398.87	54,323.00	54,323.00	37,502.74	.00	54,819.00 .9%
10562000	521100	HWY WRS	54,801.90	47,923.00	47,923.00	31,777.19	.00	46,707.00 -2.5%
10562000	521200	HWY Hlth	189,344.24	202,772.00	202,772.00	108,578.55	.00	208,445.00 2.8%
10562000	521300	HWY Dental	7,176.22	7,806.00	7,806.00	4,559.21	.00	7,657.00 -1.9%
10562000	521400	HWY Life	1,288.55	1,500.00	1,500.00	1,416.68	.00	2,000.00 33.3%
TOTAL Benefits			314,009.78	314,324.00	314,324.00	183,834.37	.00	319,628.00 1.7%
53 Operating Expenses								
10562000	531000	HWY Gen	5,689.85	8,000.00	8,000.00	6,809.92	.00	8,000.00 .0%
10562000	531080	HWY ProDev	410.00	4,000.00	4,000.00	105.00	.00	20,000.00 400.0%
10562000	531280	HWY Beauty	7,247.12	15,000.00	15,000.00	7,995.35	.00	14,000.00 -6.7%
10562000	531330	HWY Roads	68,765.31	80,000.00	80,000.00	45,091.73	.00	72,000.00 -10.0%
10562000	531340	HWY Asphlt	551,988.81	250,000.00	250,000.00	249,898.85	.00	250,000.00 .0%
10562000	531350	HWY St Sup	68,596.47	75,000.00	75,000.00	29,858.73	.00	73,000.00 -2.7%
10562000	531360	HWY Snow	163,822.01	331,000.00	331,000.00	295,765.76	.00	260,000.00 -21.5%
10562000	531370	HWY Signs	88,413.47	82,000.00	82,000.00	72,701.40	.00	90,000.00 9.8%
10562000	531380	HWY Bridge	2,773.50	8,000.00	8,000.00	2,075.43	.00	8,000.00 .0%
10562000	531390	HWY Sdwlk	1,439.70	6,000.00	6,000.00	.00	.00	5,000.00 -16.7%
10562000	531400	HWY Smwtr	11,371.49	20,000.00	20,000.00	10,230.80	.00	17,000.00 -15.0%
10562000	531420	HWY Shed	5,664.70	8,000.00	8,000.00	4,783.22	.00	6,500.00 -18.8%
10562000	531450	HWY Unifor	4,766.33	8,000.00	8,000.00	2,112.80	.00	8,000.00 .0%
10562000	531480	HWY Gas	112,603.76	129,000.00	129,000.00	85,569.21	.00	125,000.00 -3.1%
TOTAL Operating Expenses			1,093,552.52	1,024,000.00	1,024,000.00	812,998.20	.00	956,500.00 -6.6%
54 Services								
10562000	541200	Hwy Privte	3,050.60	17,000.00	17,000.00	9,294.68	.00	10,000.00 -41.2%
10562000	541700	HWY GIS	7,387.50	25,000.00	25,000.00	8,084.50	.00	25,000.00 .0%
10562000	542100	HWY Curb	7,062.72	13,000.00	13,000.00	7,164.80	.00	13,000.00 .0%
10562000	542300	Sldwst Con	626,470.05	725,000.00	725,000.00	477,424.91	.00	751,000.00 3.6%
TOTAL Services			643,970.87	780,000.00	780,000.00	501,968.89	.00	799,000.00 2.4%
55 Maintenance								
10562000	551000	HWY BldMnt	37.95	.00	.00	.00	.00	.00 .0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
10562000 552200	HWY M&R Eq		149,938.29	135,000.00	135,000.00	68,008.52	.00	145,000.00 7.4%
10562000 552500	HWY Rental		4,700.00	6,000.00	6,000.00	.00	.00	10,000.00 66.7%
10562000 552800	HWY Signal		22,684.83	25,000.00	25,000.00	3,086.34	.00	25,000.00 .0%
TOTAL Maintenance			177,361.07	166,000.00	166,000.00	71,094.86	.00	180,000.00 8.4%
56	Utilities							
10562000 561300	HWY St lgh		139,419.45	185,000.00	185,000.00	101,294.01	.00	185,000.00 .0%
10562000 561400	HWY Teleph		6,154.73	5,200.00	5,200.00	2,427.04	.00	2,500.00 -51.9%
TOTAL Utilities			145,574.18	190,200.00	190,200.00	103,721.05	.00	187,500.00 -1.4%
57	Fixed Charges							
10562000 571000	HWY In&Bnd		59,849.74	75,345.00	75,345.00	82,699.06	.00	86,888.00 15.3%
TOTAL Fixed Charges			59,849.74	75,345.00	75,345.00	82,699.06	.00	86,888.00 15.3%
59	Capital Outlay							
10562000 591000	HWY Msc Eq		46,293.67	10,000.00	10,000.00	.00	.00	79,000.00 690.0%
TOTAL Capital Outlay			46,293.67	10,000.00	10,000.00	.00	.00	79,000.00 690.0%
TOTAL Highway			3,332,025.50	3,270,140.00	3,270,140.00	2,272,369.86	.00	3,325,116.00 1.7%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10563000 Buildings & Grounds									
51	Salaries & wages								
10563000	511000	Reg S&W	.00	.00	.00	185,794.70	.00	394,917.00	.0%
10563000	511100	BG Reg S&W	307,843.38	384,290.00	384,290.00	80,808.34	.00	.00	.0%
10563000	511600	BG OT	.00	2,600.00	2,600.00	.00	.00	2,600.00	.0%
TOTAL Salaries & wages			307,843.38	386,890.00	386,890.00	266,603.04	.00	397,517.00	2.7%
52	Benefits								
10563000	521000	BG FICA	22,286.72	29,574.00	29,574.00	19,398.83	.00	30,410.00	2.8%
10563000	521100	BG WRS	20,905.65	26,516.00	26,516.00	18,186.01	.00	27,627.00	4.2%
10563000	521200	BG Health	118,811.21	122,481.00	122,481.00	73,877.97	.00	117,552.00	-4.0%
10563000	521300	BG Dental	4,652.98	4,594.00	4,594.00	3,263.14	.00	5,430.00	18.2%
10563000	521400	BG Life	786.24	2,000.00	2,000.00	933.05	.00	2,000.00	.0%
TOTAL Benefits			167,442.80	185,165.00	185,165.00	115,659.00	.00	183,019.00	-1.2%
53	Operating Expenses								
10563000	531000	BG Gen S&E	17,083.77	17,000.00	17,000.00	3,383.86	.00	17,000.00	.0%
10563000	531040	BG Custo	31,593.51	30,000.00	30,000.00	27,837.86	.00	33,000.00	10.0%
TOTAL Operating Expenses			48,677.28	47,000.00	47,000.00	31,221.72	.00	50,000.00	6.4%
54	Services								
10563000	541000	BG Contrct	151,709.12	166,000.00	166,000.00	109,420.76	.00	197,000.00	18.7%
TOTAL Services			151,709.12	166,000.00	166,000.00	109,420.76	.00	197,000.00	18.7%
55	Maintenance								
10563000	551100	BG M&R Vlg	18,925.24	18,000.00	18,000.00	8,660.66	.00	19,000.00	5.6%
10563000	551200	BG M&R Wlf	5,770.65	7,000.00	7,000.00	4,288.74	.00	7,000.00	.0%
10563000	551300	BG M&R PD	22,490.09	27,000.00	27,000.00	8,225.28	.00	20,000.00	-25.9%
10563000	551400	BG M&R FD	17,608.27	15,000.00	15,000.00	10,203.82	.00	16,000.00	6.7%
10563000	551500	BG M&R FrC	1,027.92	1,500.00	1,500.00	448.36	.00	2,000.00	33.3%
10563000	551600	BG M&R SVA	3,211.98	5,000.00	5,000.00	1,954.76	.00	5,000.00	.0%
10563000	551700	BG M&R FrM	8,481.07	9,000.00	9,000.00	9,529.87	.00	7,000.00	-22.2%
10563000	551800	BG M&R DPW	5,446.90	18,000.00	18,000.00	5,810.32	.00	45,000.00	150.0%
10563000	551900	BG M&R Lib	36,163.81	40,000.00	40,000.00	19,686.57	.00	40,000.00	.0%
10563000	552000	BG M&R Snr	14,060.18	14,000.00	14,000.00	7,108.65	.00	14,000.00	.0%
10563000	552200	BG M&R Eqp	110.88	1,000.00	1,000.00	.00	.00	.00	.0%
TOTAL Maintenance			133,296.99	155,500.00	155,500.00	75,917.03	.00	175,000.00	12.5%
56	Utilities								
10563000	561000	BG Utility	2,348.40	3,000.00	3,000.00	1,750.13	.00	3,000.00	.0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10563000 561400	BG Teleph		1,302.73	.00	.00	200.00	.00	.00	.0%
TOTAL Utilities			3,651.13	3,000.00	3,000.00	1,950.13	.00	3,000.00	.0%
57	Fixed Charges								
10563000 571000	BG Ins&Bnd		8,397.60	10,345.00	10,345.00	10,389.10	.00	11,930.00	15.3%
TOTAL Fixed Charges			8,397.60	10,345.00	10,345.00	10,389.10	.00	11,930.00	15.3%
59	Capital Outlay								
10563000 591000	BG Msc Eqp		.00	25,000.00	25,000.00	17,260.00	.00	.00	.0%
10563000 591200	BG MR Vlg		8,620.00	.00	.00	.00	.00	.00	.0%
10563000 591300	BG MR PD		9,828.97	.00	.00	.00	.00	.00	.0%
10563000 591400	BG MR Fire		24,048.00	36,000.00	36,000.00	36,000.00	.00	5,000.00	-86.1%
10563000 591500	BGMRSurvAl		285.20	.00	.00	.00	.00	.00	.0%
10563000 591800	BG MR Lib		14,518.70	13,000.00	13,000.00	10,880.00	.00	27,000.00	107.7%
10563000 591900	BG MR Snr		.00	23,000.00	23,000.00	22,998.00	.00	15,000.00	-34.8%
TOTAL Capital Outlay			57,300.87	97,000.00	97,000.00	87,138.00	.00	47,000.00	-51.5%
TOTAL Buildings & Grounds			878,319.17	1,050,900.00	1,050,900.00	698,298.78	.00	1,064,466.00	1.3%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10564000 Parks								
51	Salaries & Wages							
10564000	511000 PK Reg S&W	311,965.30	384,290.00	384,290.00	262,185.58	.00	394,917.00	2.8%
10564000	511100 PK PT S&W	36,599.73	85,000.00	85,000.00	19,138.21	.00	85,000.00	.0%
10564000	511600 PK OT	.00	7,700.00	7,700.00	.00	.00	7,700.00	.0%
	TOTAL Salaries & Wages	348,565.03	476,990.00	476,990.00	281,323.79	.00	487,617.00	2.2%
52	Benefits							
10564000	521000 PK FICA	25,433.78	36,490.00	36,490.00	20,544.29	.00	37,302.00	2.2%
10564000	521100 PK WRS	21,184.44	27,036.00	27,036.00	17,881.25	.00	33,889.00	25.3%
10564000	521200 PKHealth	118,811.21	122,481.00	122,481.00	73,877.97	.00	117,552.00	-4.0%
10564000	521300 PK Dental	4,652.98	4,594.00	4,594.00	3,263.14	.00	5,430.00	18.2%
10564000	521400 PK Life	853.92	1,100.00	1,100.00	933.23	.00	1,100.00	.0%
	TOTAL Benefits	170,936.33	191,701.00	191,701.00	116,499.88	.00	195,273.00	1.9%
53	Operating Expenses							
10564000	531000 PK Gen S&E	13,240.40	18,000.00	18,000.00	1,420.23	.00	16,000.00	-11.1%
10564000	531080 PK Pro Dev	.00	1,500.00	1,500.00	325.00	.00	1,500.00	.0%
10564000	531480 PK Gas&Oil	80.26	28,000.00	28,000.00	.00	.00	27,000.00	-3.6%
	TOTAL Operating Expenses	13,320.66	47,500.00	47,500.00	1,745.23	.00	44,500.00	-6.3%
54	Services							
10564000	541000 PKContrSer	15,044.01	12,000.00	12,000.00	3,281.76	.00	13,000.00	8.3%
	TOTAL Services	15,044.01	12,000.00	12,000.00	3,281.76	.00	13,000.00	8.3%
55	Maintenance							
10564000	551000 PK B&G Mnt	27,369.60	32,000.00	32,000.00	4,840.30	.00	37,000.00	15.6%
10564000	552100 PK St Tree	69,059.15	54,000.00	54,000.00	20,850.34	.00	125,000.00	131.5%
10564000	552200 PK M&R Eqp	28,497.18	25,000.00	25,000.00	15,593.78	.00	28,000.00	12.0%
	TOTAL Maintenance	124,925.93	111,000.00	111,000.00	41,284.42	.00	190,000.00	71.2%
56	Utilities							
10564000	561000 PK Utility	33,464.40	30,000.00	30,000.00	22,703.52	.00	30,000.00	.0%
10564000	561400 PK Teleph	141.82	500.00	500.00	.00	.00	.00	.0%
	TOTAL Utilities	33,606.22	30,500.00	30,500.00	22,703.52	.00	30,000.00	-1.6%
57	Fixed Charges							
10564000	571000 PK Ins&Bnd	12,370.41	15,521.00	15,521.00	15,809.51	.00	17,898.00	15.3%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Fixed Charges		12,370.41	15,521.00	15,521.00	15,809.51	.00	17,898.00	15.3%
59	Capital Outlay							
10564000	591000	PK Msc Eqp	28,738.00	11,000.00	11,000.00	10,474.00	.00	4,000.00 -63.6%
10564000	592100	PK Lnd Imp	16,600.00	43,000.00	43,000.00	34,233.00	.00	31,000.00 -27.9%
TOTAL Capital Outlay		45,338.00	54,000.00	54,000.00	44,707.00	.00	35,000.00	-35.2%
TOTAL Parks		764,106.59	939,212.00	939,212.00	527,355.11	.00	1,013,288.00	7.9%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10565000 Recycling									
10565000	532700	RecMatExp	12,188.75	33,800.00	33,800.00	35,165.43	.00	33,800.00	.0%
TOTAL UNDEFINED CHAR			12,188.75	33,800.00	33,800.00	35,165.43	.00	33,800.00	.0%
51 Salaries & Wages									
10565000	511000	RE Reg S&W	33,075.58	41,318.00	41,318.00	32,486.20	.00	46,658.00	12.9%
10565000	511100	RE PT S&W	11,125.05	10,200.00	10,200.00	801.78	.00	10,200.00	.0%
TOTAL Salaries & Wages			44,200.63	51,518.00	51,518.00	33,287.98	.00	56,858.00	10.4%
52 Benefits									
10565000	521000	RE FICA	3,162.27	3,941.00	3,941.00	2,417.95	.00	4,350.00	10.4%
10565000	521100	RE WRS	2,185.68	2,850.00	2,850.00	2,234.34	.00	3,951.00	38.6%
10565000	521200	RE Health	4,152.84	12,000.00	12,000.00	6,021.76	.00	11,655.00	-2.9%
10565000	521300	RE Dental	312.24	425.00	425.00	298.34	.00	621.00	46.1%
10565000	521400	RE Life	280.74	105.00	105.00	87.97	.00	105.00	.0%
TOTAL Benefits			10,093.77	19,321.00	19,321.00	11,060.36	.00	20,682.00	7.0%
53 Operating Expenses									
10565000	531000	RE Gen S&E	2,393.57	2,000.00	2,000.00	1,939.57	.00	2,000.00	.0%
10565000	531480	RE Gas	2,056.28	5,000.00	5,000.00	1,701.31	.00	5,000.00	.0%
TOTAL Operating Expenses			4,449.85	7,000.00	7,000.00	3,640.88	.00	7,000.00	.0%
54 Services									
10565000	542200	RE Crb PKU	297,548.67	324,082.00	324,082.00	223,400.08	.00	338,100.00	4.3%
TOTAL Services			297,548.67	324,082.00	324,082.00	223,400.08	.00	338,100.00	4.3%
55 Maintenance									
10565000	552200	RE M&R Eqp	.00	500.00	500.00	153.49	.00	500.00	.0%
TOTAL Maintenance			.00	500.00	500.00	153.49	.00	500.00	.0%
57 Fixed Charges									
10565000	571000	RE Ins&Bnd	1,203.54	2,060.00	2,060.00	1,806.80	.00	2,376.00	15.3%
TOTAL Fixed Charges			1,203.54	2,060.00	2,060.00	1,806.80	.00	2,376.00	15.3%
TOTAL Recycling			369,685.21	438,281.00	438,281.00	308,515.02	.00	459,316.00	4.8%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10570000 Library								
51	Salaries & Wages							
10570000	511000	LB Reg S&W	225,646.58	219,980.00	240,240.00	186,659.41	.00	286,998.00 30.5%
10570000	511100	LB PT S&W	353,630.76	327,906.00	314,060.00	204,810.25	.00	306,460.00 -6.5%
10570000	511200	LB B&C	1,100.00	1,200.00	1,200.00	1,220.00	.00	1,200.00 .0%
TOTAL Salaries & Wages			580,377.34	549,086.00	555,500.00	392,689.66	.00	594,658.00 8.3%
52 Benefits								
10570000	521000	LB FICA	42,766.34	41,913.00	42,403.00	28,967.23	.00	45,500.00 8.6%
10570000	521100	LB WRS	34,608.29	27,875.00	29,832.00	24,113.41	.00	39,984.00 43.4%
10570000	521200	LB Health	96,315.36	99,202.00	99,202.00	59,437.73	.00	95,128.00 -4.1%
10570000	521300	LB Dental	5,295.00	4,825.00	4,825.00	3,730.36	.00	5,050.00 4.7%
10570000	521400	LB Life	1,439.86	1,241.00	1,241.00	1,493.94	.00	1,600.00 28.9%
TOTAL Benefits			180,424.85	175,056.00	177,503.00	117,742.67	.00	187,262.00 7.0%
53 Operating Expenses								
10570000	531000	LB Gen S&E	7,033.78	10,000.00	12,000.00	3,039.15	.00	10,000.00 .0%
10570000	531010	LB Off Sup	3,904.21	6,000.00	6,000.00	3,006.83	.00	6,000.00 .0%
10570000	531030	LB Postage	840.58	.00	.00	.00	.00	.00 .0%
10570000	531080	LB Pro Dev	6,414.45	2,000.00	4,000.00	941.23	.00	2,000.00 .0%
10570000	531100	LB Books	51,691.70	56,000.00	66,000.00	34,416.09	.00	56,000.00 .0%
10570000	531190	Marketing	10,559.74	5,000.00	8,000.00	5,951.48	.00	5,000.00 .0%
10570000	531240	LB Travel	859.82	1,000.00	1,000.00	161.27	.00	1,000.00 .0%
10570000	531430	LB Process	10,179.41	10,000.00	10,000.00	3,439.35	.00	10,000.00 .0%
10570000	531440	LB Period	4,776.01	5,000.00	5,000.00	3,826.80	.00	5,000.00 .0%
10570000	531460	LB AV	20,469.15	20,000.00	28,700.00	16,242.13	.00	20,000.00 .0%
10570000	531470	LB Cmp Srv	37,760.71	30,000.00	22,139.00	15,585.47	.00	22,139.00 -26.2%
10570000	531490	LB Prg S&E	34,341.96	20,000.00	51,500.00	20,000.75	.00	20,000.00 .0%
10570000	532080	LB Outrch	3,617.48	.00	.00	135.00	.00	.00 .0%
TOTAL Operating Expenses			192,449.00	165,000.00	214,339.00	106,745.55	.00	157,139.00 -4.8%
55 Maintenance								
10570000	552300	LB Sys ATM	23,028.31	24,000.00	24,000.00	24,124.14	.00	24,000.00 .0%
TOTAL Maintenance			23,028.31	24,000.00	24,000.00	24,124.14	.00	24,000.00 .0%
56 Utilities								
10570000	561000	LB Utility	52,876.19	65,000.00	65,000.00	41,244.67	.00	65,000.00 .0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
10570000 561400	LB Teleph		5,910.07	4,000.00	4,000.00	1,264.99	.00	4,000.00 .0%
TOTAL Utilities			58,786.26	69,000.00	69,000.00	42,509.66	.00	69,000.00 .0%
57	Fixed Charges							
10570000 571000	LB Ins&Bnd		5,323.23	6,348.00	6,348.00	6,886.51	.00	7,320.00 15.3%
TOTAL Fixed Charges			5,323.23	6,348.00	6,348.00	6,886.51	.00	7,320.00 15.3%
59	Capital Outlay							
10570000 591000	LB Msc Eqp		34.77	.00	.00	.00	.00	.00 .0%
TOTAL Capital Outlay			34.77	.00	.00	.00	.00	.00 .0%
TOTAL Library			1,040,423.76	988,490.00	1,046,690.00	690,698.19	.00	1,039,379.00 5.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
General Fund			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10581000 Inspection and Permitting									
51 Salaries & Wages									
10581000	511000	IN Reg S&W	18,850.38	30,309.00	30,309.00	19,069.49	.00	31,485.00	3.9%
TOTAL Salaries & Wages			18,850.38	30,309.00	30,309.00	19,069.49	.00	31,485.00	3.9%
52 Benefits									
10581000	521000	IN FICA	1,361.63	2,318.00	2,318.00	1,390.57	.00	2,408.00	3.9%
10581000	521100	IN WRS	1,282.41	2,091.00	2,091.00	1,257.65	.00	2,188.00	4.6%
10581000	521200	IN Health	4,542.12	7,250.00	7,250.00	3,528.34	.00	6,000.00	-17.2%
10581000	521300	IN Dental	170.64	361.00	361.00	165.53	.00	261.00	-27.7%
10581000	521400	IN Life	114.77	120.00	120.00	161.90	.00	180.00	50.0%
TOTAL Benefits			7,471.57	12,140.00	12,140.00	6,503.99	.00	11,037.00	-9.1%
53 Operating Expenses									
10581000	531000	IN Gen S&E	390.79	750.00	750.00	.00	.00	750.00	.0%
10581000	531010	IN Off Sup	.00	250.00	250.00	304.04	.00	250.00	.0%
10581000	531020	IN Copy	362.90	.00	.00	.00	.00	.00	.0%
10581000	531030	IN Postage	.00	250.00	250.00	.00	.00	250.00	.0%
10581000	531210	IN Weights	5,600.00	5,250.00	5,250.00	2,450.00	.00	5,250.00	.0%
10581000	531320	IN Bldg Sp	3,143.47	3,000.00	3,000.00	.00	.00	3,000.00	.0%
10581000	531480	IN Gas	43.18	1,200.00	1,200.00	.00	.00	1,200.00	.0%
TOTAL Operating Expenses			9,540.34	10,700.00	10,700.00	2,754.04	.00	10,700.00	.0%
54 Services									
10581000	541000	IN Contrct	774,823.67	365,825.00	365,825.00	217,596.68	.00	294,606.00	-19.5%
TOTAL Services			774,823.67	365,825.00	365,825.00	217,596.68	.00	294,606.00	-19.5%
55 Maintenance									
10581000	552200	IN M&R Eqp	.00	150.00	150.00	.00	.00	150.00	.0%
10581000	552700	IN M&R Vhl	509.07	250.00	250.00	.00	.00	250.00	.0%
TOTAL Maintenance			509.07	400.00	400.00	.00	.00	400.00	.0%
56 Utilities									
10581000	561400	IN Teleph	390.39	.00	.00	.00	.00	.00	.0%
TOTAL Utilities			390.39	.00	.00	.00	.00	.00	.0%
57 Fixed Charges									
10581000	571000	IN Ins&Bnd	5,467.67	8,619.00	8,619.00	10,389.10	.00	9,940.00	15.3%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 12	
ACCOUNTS FOR:							
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
TOTAL Fixed Charges	5,467.67	8,619.00	8,619.00	10,389.10	.00	9,940.00	15.3%
TOTAL Inspection and Permitt	817,053.09	427,993.00	427,993.00	256,313.30	.00	358,168.00	-16.3%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10582000 Planning and Zonning								
51	Salaries & Wages							
10582000	511000 PL Reg S&W	115,754.98	163,304.00	163,304.00	115,100.91	.00	169,788.00	4.0%
10582000	511200 PL B&C	1,060.00	1,800.00	1,800.00	2,565.00	.00	1,800.00	.0%
	TOTAL Salaries & Wages	116,814.98	165,104.00	165,104.00	117,665.91	.00	171,588.00	3.9%
52 Benefits								
10582000	521000 PL FICA	8,323.36	12,630.00	12,630.00	7,561.71	.00	12,989.00	2.8%
10582000	521100 PL WRS	7,877.67	1,128.00	1,128.00	6,591.34	.00	11,800.00	946.1%
10582000	521200 PL Health	24,175.20	40,620.00	40,620.00	18,012.71	.00	35,377.00	-12.9%
10582000	521300 PL Dental	1,608.76	2,099.00	2,099.00	945.62	.00	1,542.00	-26.5%
10582000	521400 PL Life	746.53	690.00	690.00	744.06	.00	800.00	15.9%
	TOTAL Benefits	42,731.52	57,167.00	57,167.00	33,855.44	.00	62,508.00	9.3%
53 Operating Expenses								
10582000	531000 PL Gen S&E	2,733.13	3,000.00	3,000.00	880.70	.00	3,000.00	.0%
10582000	531010 PL Off Sup	903.68	750.00	750.00	244.65	.00	750.00	.0%
10582000	531020 PL Copy	528.56	1,200.00	1,200.00	.00	.00	1,200.00	.0%
10582000	531030 PL Postage	.00	650.00	650.00	.00	.00	650.00	.0%
10582000	531080 PL Pro Dev	.00	900.00	900.00	.00	.00	900.00	.0%
10582000	531090 PL Print	125.00	2,300.00	2,300.00	784.37	.00	2,300.00	.0%
10582000	531240 PL Travel	.00	100.00	100.00	.00	.00	100.00	.0%
10582000	532060 PL Oth Exp	.00	250.00	250.00	.00	.00	250.00	.0%
	TOTAL Operating Expenses	4,290.37	9,150.00	9,150.00	1,909.72	.00	9,150.00	.0%
54 Services								
10582000	541000 PL Contrct	20,492.90	65,000.00	120,000.00	130,694.38	.00	65,000.00	.0%
	TOTAL Services	20,492.90	65,000.00	120,000.00	130,694.38	.00	65,000.00	.0%
56 Utilities								
10582000	561400 PL Teleph	243.11	.00	.00	.00	.00	.00	.0%
	TOTAL Utilities	243.11	.00	.00	.00	.00	.00	.0%
57 Fixed Charges								
10582000	571000 PL Ins&Bnd	2,406.26	3,016.00	3,016.00	2,710.20	.00	3,478.00	15.3%
	TOTAL Fixed Charges	2,406.26	3,016.00	3,016.00	2,710.20	.00	3,478.00	15.3%
	TOTAL Planning and Zonning	186,979.14	299,437.00	354,437.00	286,835.65	.00	311,724.00	4.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
10583000 Municipal Development								
53 Operating Expenses								
10583000 531000 Gen S&E	28,352.00	.00	.00	.00	.00	.00	.0%	
10583000 532090 EDC	10,259.00	10,000.00	10,000.00	.00	.00	10,000.00	.0%	
10583000 532100 Hist. Soc	9,015.75	13,900.00	13,900.00	6,665.79	.00	13,900.00	.0%	
TOTAL Operating Expenses	47,626.75	23,900.00	23,900.00	6,665.79	.00	23,900.00	.0%	
58 Other Expenses								
10583000 581000 July 4th	9,450.00	8,000.00	8,000.00	25,007.52	.00	8,000.00	.0%	
10583000 581100 HotelMotel	44,964.90	50,000.00	50,000.00	56,637.31	.00	50,000.00	.0%	
TOTAL Other Expenses	54,414.90	58,000.00	58,000.00	81,644.83	.00	58,000.00	.0%	
TOTAL Municipal Development	102,041.65	81,900.00	81,900.00	88,310.62	.00	81,900.00	.0%	

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
10591000 Recreation								
51	Salaries & wages							
10591000	511000	RC Reg S&W	276,793.21	276,785.00	276,785.00	199,774.09	.00	285,854.00 3.3%
10591000	511100	RC PT S&W	482,517.52	409,500.00	409,500.00	379,544.80	.00	430,000.00 5.0%
10591000	511200	RC B&C	710.00	1,000.00	1,000.00	185.00	.00	1,000.00 .0%
TOTAL Salaries & wages			760,020.73	687,285.00	687,285.00	579,503.89	.00	716,854.00 4.3%
52 Benefits								
10591000	521000	RC FICA	37,217.80	55,602.00	55,602.00	43,708.15	.00	55,602.00 .0%
10591000	521100	RC WRS	27,329.23	28,139.00	28,139.00	22,187.48	.00	34,138.00 21.3%
10591000	521200	RC Health	89,852.58	97,000.00	97,000.00	43,820.04	.00	70,111.00 -27.7%
10591000	521300	RC Dental	4,227.50	4,280.00	4,280.00	2,557.49	.00	3,886.00 -9.2%
10591000	521400	RC Life	1,078.34	1,000.00	1,000.00	1,163.24	.00	1,500.00 50.0%
TOTAL Benefits			159,705.45	186,021.00	186,021.00	113,436.40	.00	165,237.00 -11.2%
53 Operating Expenses								
10591000	531000	RC Gen S&E	2,927.97	2,200.00	2,200.00	539.28	.00	2,200.00 .0%
10591000	531010	RC Off Sup	2,232.59	3,600.00	3,600.00	782.34	.00	3,600.00 .0%
10591000	531020	RC Copy	1,189.32	5,000.00	5,000.00	.00	.00	5,000.00 .0%
10591000	531030	RC Postage	.00	1,750.00	1,750.00	.00	.00	1,750.00 .0%
10591000	531080	RC Pro Dev	2,698.01	2,300.00	2,300.00	1,327.25	.00	2,300.00 .0%
10591000	531090	RC Print	20,518.74	10,000.00	10,000.00	7,089.00	.00	10,000.00 .0%
10591000	531240	RC Travel	969.92	2,000.00	2,000.00	1,966.54	.00	2,000.00 .0%
10591000	531480	RC Gas	15.33	700.00	700.00	.00	.00	700.00 .0%
10591000	531490	RC Prg S&E	296,772.63	172,000.00	172,000.00	136,715.72	.00	182,000.00 5.8%
10591000	531530	RC M&E Spr	5,871.61	6,000.00	6,000.00	750.00	.00	6,000.00 .0%
10591000	531550	RC celeb	107.00	36,000.00	36,000.00	54,018.30	.00	42,000.00 16.7%
10591000	531570	RC ChargeC	48,827.77	21,000.00	21,000.00	23,340.60	.00	21,000.00 .0%
10591000	531640	RC Rental	39,783.02	75,000.00	75,000.00	52,305.75	.00	78,000.00 4.0%
10591000	532060	RC Oth Exp	33,267.18	30,000.00	30,000.00	32,985.00	.00	30,000.00 .0%
TOTAL Operating Expenses			455,181.09	367,550.00	367,550.00	311,819.78	.00	386,550.00 5.2%
55 Maintenance								
10591000	552200	RC M&R Eqp	19,211.12	8,000.00	8,000.00	984.34	.00	8,000.00 .0%
10591000	552700	RC M&R Vhl	490.86	650.00	650.00	641.04	.00	650.00 .0%
TOTAL Maintenance			19,701.98	8,650.00	8,650.00	1,625.38	.00	8,650.00 .0%
56 Utilities								
10591000	561400	RC Teleph	11,975.09	4,000.00	4,000.00	1,472.26	.00	4,000.00 .0%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
TOTAL Utilities	11,975.09	4,000.00	4,000.00	1,472.26	.00	4,000.00	.0%	
57 Fixed Charges								
10591000 571000 RC Ins&Bnd	28,916.60	36,299.00	36,299.00	43,529.03	.00	41,860.00	15.3%	
TOTAL Fixed Charges	28,916.60	36,299.00	36,299.00	43,529.03	.00	41,860.00	15.3%	
59 Capital Outlay								
10591000 591000 RC Msc Eqp	401.00	.00	.00	.00	.00	.00	.0%	
10591000 592100 RC Land	6,000.00	.00	.00	.00	.00	.00	.0%	
TOTAL Capital Outlay	6,401.00	.00	.00	.00	.00	.00	.0%	
TOTAL Recreation	1,441,901.94	1,289,805.00	1,289,805.00	1,051,386.74	.00	1,323,151.00	2.6%	

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12		
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT	
General Fund		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE	
10592000 Senior Center									
51	Salaries & Wages								
10592000	511000	SR Reg S&W	.00	64,212.00	64,212.00	5,201.44	.00	45,843.00	-28.6%
10592000	511100	SR PT S&W	63,871.12	.00	.00	17,871.91	.00	19,700.00	.0%
	TOTAL Salaries & Wages		63,871.12	64,212.00	64,212.00	23,073.35	.00	65,543.00	2.1%
52 Benefits									
10592000	521000	SR FICA	4,886.73	4,912.00	4,912.00	1,765.16	.00	4,402.00	-10.4%
10592000	521100	SR WRS	3,037.68	3,878.00	3,878.00	1,083.56	.00	3,186.00	-17.8%
10592000	521300	SR Dental	420.00	420.00	420.00	113.55	.00	394.00	-6.2%
10592000	521400	SR Life	362.51	390.00	390.00	92.34	.00	390.00	.0%
	TOTAL Benefits		8,706.92	9,600.00	9,600.00	3,054.61	.00	8,372.00	-12.8%
53 Operating Expenses									
10592000	531000	SR Gen S&E	204.16	1,000.00	1,000.00	800.00	.00	1,000.00	.0%
10592000	531010	SR Off Sup	151.88	350.00	350.00	.00	.00	350.00	.0%
10592000	531030	SR Postage	126.00	.00	.00	.00	.00	.00	.0%
10592000	531080	SR Pro Dev	.00	425.00	425.00	.00	.00	425.00	.0%
10592000	531240	SR Travel	.00	300.00	300.00	.00	.00	300.00	.0%
10592000	531480	SR Gas	.00	1,750.00	1,750.00	.00	.00	1,750.00	.0%
10592000	531500	SR Sr Prog	14,886.92	8,000.00	8,000.00	4,667.04	.00	8,000.00	.0%
10592000	531520	SR Sr Trip	14,641.53	15,000.00	15,000.00	1,641.48	.00	15,000.00	.0%
	TOTAL Operating Expenses		30,010.49	26,825.00	26,825.00	7,108.52	.00	26,825.00	.0%
55 Maintenance									
10592000	552200	SR M&R Eqp	1,762.22	4,300.00	4,300.00	.00	.00	4,300.00	.0%
10592000	552700	SR M&R Vhl	998.60	1,000.00	1,000.00	275.00	.00	1,000.00	.0%
	TOTAL Maintenance		2,760.82	5,300.00	5,300.00	275.00	.00	5,300.00	.0%
56 Utilities									
10592000	561000	SR Utility	13,263.07	15,145.00	15,145.00	9,108.07	.00	15,145.00	.0%
10592000	561400	SR Teleph	6,159.64	1,000.00	1,000.00	2,391.74	.00	1,000.00	.0%
	TOTAL Utilities		19,422.71	16,145.00	16,145.00	11,499.81	.00	16,145.00	.0%
57 Fixed Charges									
10592000	571000	SR Ins&Bnd	1,580.21	1,943.00	1,943.00	1,806.80	.00	2,241.00	15.3%
	TOTAL Fixed Charges		1,580.21	1,943.00	1,943.00	1,806.80	.00	2,241.00	15.3%
	TOTAL Senior Center		126,352.27	124,025.00	124,025.00	46,818.09	.00	124,426.00	.3%
	TOTAL General Fund		20,328,035.56	20,249,513.21	20,362,713.21	14,233,632.40	.00	21,990,090.38	8.6%
	TOTAL REVENUE		.00	.00	.00	.00	.00	.00	.0%
	TOTAL EXPENSE		20,328,035.56	20,249,513.21	20,362,713.21	14,233,632.40	.00	21,990,090.38	8.6%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 12	
ACCOUNTS FOR:								
General Fund	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
GRAND TOTAL	20,328,035.56	20,249,513.21	20,362,713.21	14,233,632.40	.00	21,990,090.38	8.6%	
** END OF REPORT - Generated by Matthew Uselding **								

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25002 Debt Service Budget							FOR PERIOD 13		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Debt Service			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
30300000	411000	Gen PropTX	-4,845,716.30	4,823,265.25	-4,823,265.25	-4,823,264.95	.00	-5,220,950.00	8.2%
30300000	471000	Int Invest	-18,979.05	3,800.00	-3,800.00	-8,289.83	.00	-3,800.00	.0%
30300000	481000	Prem Ins	.00	.00	.00	-202,254.99	.00	.00	.0%
30300000	490000	InterFund	-1,781,634.92	3,340,746.75	-3,340,746.75	.00	.00	.00	-100.0%
30300000	571500	Debt Princ	4,110,000.37	4,995,000.00	4,995,000.00	4,995,000.00	.00	3,530,000.00	-29.3%
30300000	571600	Debt Int	2,432,944.89	3,169,012.00	3,169,012.00	1,738,993.14	.00	1,690,950.00	-46.6%
30300000	571700	Dbt Issue	1,200.00	3,800.00	3,800.00	13,050.00	.00	3,800.00	.0%
TOTAL Debt Service			-102,185.01	16,335,624.00	.00	1,713,233.37	.00	.00	.0%
TOTAL REVENUE			-6,646,330.27	8,167,812.00	-8,167,812.00	-5,033,809.77	.00	-5,224,750.00	-36.0%
TOTAL EXPENSE			6,544,145.26	8,167,812.00	8,167,812.00	6,747,043.14	.00	5,224,750.00	-36.0%
GRAND TOTAL			-102,185.01	16,335,624.00	.00	1,713,233.37	.00	.00	.0%
** END OF REPORT - Generated by Matthew Uselding **									

** END OF REPORT - Generated by Matthew Uselding **

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:								
Water	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
500000000 Water Utility								
500000000 439000 LEASEINT	-6,461.00	.00	.00	.00	.00	.00	.00	.0%
TOTAL Water Utility	-6,461.00	.00	.00	.00	.00	.00	.00	.0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 13
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
Water		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50611000 Source of Supply Operation								
50611000 511000	SoSO Rgs&w	16,546.29	.00	.00	599.95	.00	.00	.0%
50611000 521000	SoSO FICA	892.33	.00	.00	43.04	.00	.00	.0%
50611000 521100	SoSO WRS	848.10	.00	.00	41.38	.00	.00	.0%
50611000 531000	SoSO Gns&E	140.12	.00	.00	3,026.00	.00	.00	.0%
50611000 582800	SoSO Misc	7,986.93	13,000.00	13,000.00	1,512.59	.00	15,000.00	15.4%
TOTAL Source of Supply Opera		26,413.77	13,000.00	13,000.00	5,222.96	.00	15,000.00	15.4%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Water			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50612000	Source of Supply Maint								
50612000	511000	SoSM Rgs&W	.00	95,296.00	78,296.00	2,040.97	.00	79,292.00	1.3%
50612000	511100	SoSM PTS&W	201.60	.00	.00	.00	.00	.00	.0%
50612000	531680	SoSM DigHL	9,151.26	8,500.00	8,500.00	2,481.82	.00	9,200.00	8.2%
50612000	531780	SoSM Impro	62,730.53	210,000.00	210,000.00	50,848.41	.00	55,000.00	-73.8%
50612000	531880	SoSM WtrSr	14,139.86	7,000.00	24,000.00	24,190.00	.00	24,000.00	.0%
50612000	541100	SoSM Legal	.00	2,500.00	2,500.00	.00	.00	2,500.00	.0%
50612000	542400	SoSM WtrSt	.00	6,000.00	6,000.00	.00	.00	.00	.0%
TOTAL Source of Supply Maint			86,223.25	329,296.00	329,296.00	79,561.20	.00	169,992.00	-48.4%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Water			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50621000	Pumping Operation								
50621000	511000	Pmpo RgS&W	64,471.36	92,319.00	92,319.00	10,349.57	.00	93,493.00	1.3%
50621000	511100	Pmpo PTS&W	.00	29,886.00	29,886.00	.00	.00	29,886.00	.0%
50621000	521000	Pmpo FICA	4,716.69	.00	.00	755.66	.00	.00	.0%
50621000	521100	Pmpo WRS	4,386.69	.00	.00	714.10	.00	.00	.0%
50621000	531220	Elec Sup	221,291.39	208,000.00	208,000.00	168,524.46	.00	230,000.00	10.6%
50621000	531790	Pmpo MSEng	14,555.31	8,000.00	8,000.00	4,788.39	.00	25,000.00	212.5%
50621000	561600	Pmpo Fuel	8,850.18	4,500.00	4,500.00	2,567.89	.00	5,000.00	11.1%
TOTAL Pumping Operation			318,271.62	342,705.00	342,705.00	187,700.07	.00	383,379.00	11.9%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:			2023	2024	2024	2024	2025	PCT
Water			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
50622000 Pumping Maintenance								
50622000	511000	PmpM RgS&W	10,711.47	25,750.00	25,750.00	52.56	.00	26,077.00 1.3%
50622000	531690	PmpM PmpEq	10,903.51	.00	.00	4,000.00	.00	.00 .0%
50622000	531760	PmpM PwrPd	11,275.11	20,000.00	20,000.00	9,047.35	.00	20,000.00 .0%
50622000	531780	PmpM Strct	15,344.09	50,000.00	50,000.00	8,794.75	.00	53,000.00 6.0%
50622000	531790	PmpM MSEng	1,493.50	10,000.00	10,000.00	163.18	.00	10,000.00 .0%
TOTAL Pumping Maintenance			49,727.68	105,750.00	105,750.00	22,057.84	.00	109,077.00 3.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
Water		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50631000 Water Treatment Operation								
50631000 531000	WTOP GnS&E	32,880.12	25,000.00	25,000.00	31,678.04	.00	28,000.00	12.0%
50631000 531660	WTOP Chem	68,933.59	58,000.00	58,000.00	31,963.13	.00	58,000.00	.0%
50631000 531790	WTOP MSEng	15,864.29	25,000.00	25,000.00	2,689.49	.00	25,000.00	.0%
50631000 582800	WTOP MscEX	4,482.35	10,000.00	10,000.00	1,118.17	.00	15,000.00	50.0%
TOTAL Water Treatment Operat		122,160.35	118,000.00	118,000.00	67,448.83	.00	126,000.00	6.8%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:								
Water		2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
50632000 Water Treatment Maintenance								
50632000 511000	WTMT RgS&W	5,083.06	32,861.00	32,861.00	69.13	.00	33,279.00	1.3%
50632000 521000	WTMT FICA	364.77	.00	.00	.00	.00	.00	.0%
50632000 521100	WTMT WRS	345.64	.00	.00	.00	.00	.00	.0%
50632000 531780	WTMT Strct	2,884.98	20,000.00	20,000.00	1,169.93	.00	20,000.00	.0%
50632000 531790	WTMT MSEng	8,578.49	10,000.00	10,000.00	372.52	.00	10,000.00	.0%
50632000 553100	WTMT WtrEq	504.35	8,000.00	8,000.00	.00	.00	10,000.00	25.0%
TOTAL Water Treatment Mainte		17,761.29	70,861.00	70,861.00	1,611.58	.00	73,279.00	3.4%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
water			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50640000	Customer Accounts Expense								
50640000	511000	CT Reg S&w	93.03	33,401.00	33,401.00	1,718.00	.00	33,826.00	1.3%
50640000	521000	CT FICA	6.72	.00	.00	.00	.00	.00	.0%
50640000	521100	CT WRS	6.35	.00	.00	.00	.00	.00	.0%
50640000	521200	CT Health	154,410.29	155,000.00	155,000.00	34,230.56	.00	190,498.00	22.9%
50640000	521300	CT Dental	5,783.56	.00	.00	1,179.06	.00	8,458.00	.0%
50640000	521400	CT Life	2,077.86	.00	.00	.00	.00	.00	.0%
50640000	531890	CT MtrRdng	1,138.12	.00	.00	.00	.00	.00	.0%
50640000	531900	CT Records	14,194.68	24,000.00	24,000.00	9,636.83	.00	24,000.00	.0%
50640000	541600	CT Audit	37,439.84	15,000.00	15,000.00	23,495.48	.00	15,000.00	.0%
50640000	552700	CT M&R Vhl	12,300.56	30,000.00	30,000.00	1,862.08	.00	32,000.00	6.7%
50640000	571000	Ins&Bonds	.00	10,000.00	10,000.00	40,201.30	.00	.00	.0%
50640000	581700	CT Transp	.00	10,000.00	10,000.00	.00	.00	3,000.00	-70.0%
50640000	581800	CT MscCtAc	79,161.75	80,000.00	80,000.00	83,444.97	.00	85,000.00	6.3%
50640000	582600	CT UnclAct	.00	500.00	500.00	.00	.00	500.00	.0%
TOTAL Customer Accounts Expe			306,612.76	357,901.00	357,901.00	195,768.28	.00	392,282.00	9.6%

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13		
ACCOUNTS FOR:									
Water			2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE
50641000 Trans & Distribution Operation									
50641000	511000	TDO Rg S&W	1,200.00	60,600.00	60,600.00	10,848.00	.00	61,371.00	1.3%
50641000	531670	TDO Instll	7,200.00	18,000.00	18,000.00	2,400.00	.00	18,000.00	.0%
50641000	531790	TDO MS Eng	14,155.66	20,000.00	20,000.00	328.50	.00	20,000.00	.0%
50641000	531800	TDO Meter	3,452.00	5,000.00	5,000.00	2,415.00	.00	5,000.00	.0%
50641000	531920	TDO Lines	2,274.56	3,750.00	3,750.00	2,513.05	.00	.00	.0%
50641000	581900	TDO Storge	12.80	.00	.00	3,911.98	.00	25,000.00	.0%
50641000	582800	TDO MscExp	19,807.17	40,000.00	40,000.00	11,365.30	.00	40,000.00	.0%
TOTAL Trans & Distribution O			48,102.19	147,350.00	147,350.00	33,781.83	.00	169,371.00	14.9%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection FOR PERIOD 13

ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
Water		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50642000	Trans & Distribution Maint							
50642000	511000 TDM Rg S&W	4,241.44	46,650.00	46,650.00	5,250.94	.00	47,243.00	1.3%
50642000	521000 TDM FICA	14.27	.00	.00	.00	.00	.00	.0%
50642000	521100 TDM WRS	12.98	.00	.00	.00	.00	.00	.0%
50642000	531710 TDM DstRes	22,683.17	735,000.00	735,000.00	809,050.00	.00	85,000.00	-88.4%
50642000	531720 TDM FireMn	.00	.00	.00	1,443.66	.00	.00	.0%
50642000	531730 TDM MS Hyd	78,201.25	215,000.00	215,000.00	43,614.40	.00	215,000.00	.0%
50642000	531740 TDM MSPlnt	-1,865.43	.00	.00	.00	.00	.00	.0%
50642000	531750 TDM MS Mtr	2,268.03	15,000.00	15,000.00	.00	.00	15,000.00	.0%
50642000	531770 TDM MS Srv	58,751.90	50,000.00	50,000.00	14,741.01	.00	50,000.00	.0%
50642000	552900 TDM St&Imp	14,633.21	30,000.00	30,000.00	27,468.47	.00	30,000.00	.0%
50642000	553000 TDM MntT&D	230,265.90	150,000.00	150,000.00	47,155.46	.00	150,000.00	.0%
TOTAL Trans & Distribution M		409,206.72	1,241,650.00	1,241,650.00	948,723.94	.00	592,243.00	-52.3%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 13	
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Water			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
50650000	Water Administration								
50650000	444000	PubSit Fee	-358,784.95	25,000.00	-25,000.00	-106,495.91	.00	-50,000.00	100.0%
50650000	461600	Twr Rental	-24,836.49	30,000.00	-30,000.00	-18,444.91	.00	.00	.0%
50650000	464100	Residential	-1,466,598.29	1,472,119.44	-1,472,119.44	-628,185.85	.00	-1,497,881.00	1.7%
50650000	464200	Commerical	-516,923.92	588,836.06	-588,836.06	-200,753.47	.00	-599,140.00	1.7%
50650000	464300	Industrial	-579,721.10	545,114.17	-545,114.17	-174,060.79	.00	-554,653.00	1.7%
50650000	464400	Public Sch	-29,256.45	45,106.60	-45,106.60	-9,590.97	.00	-45,895.00	1.7%
50650000	464500	MultiFam	-282,448.83	243,420.10	-243,420.10	-105,706.32	.00	-247,679.00	1.7%
50650000	464600	Prv FP	-179,460.67	173,720.00	-173,720.00	-94,824.12	.00	-176,760.00	1.7%
50650000	464700	PFP	-588,149.51	690,639.01	-690,639.01	-294,283.59	.00	-683,801.00	-1.0%
50650000	464800	Vlg Sale	.00	4,545.00	-4,545.00	3,300.58	.00	-4,624.00	1.7%
50650000	464900	Forf Disc	.00	12,500.00	-12,500.00	.00	.00	.00	.0%
50650000	465000	Jnt Meter	-25,017.96	2,000.00	-2,000.00	-16,336.42	.00	-500.00	-75.0%
50650000	465100	Wtr ConFee	-4,685.00	.00	.00	-225.00	.00	.00	.0%
50650000	471000	Int Invest	-208,485.52	40,000.00	-40,000.00	-27,652.97	.00	-40,000.00	.0%
50650000	471045	INTADVTIDS	-64,067.00	.00	.00	.00	.00	.00	.0%
50650000	471100	Int Invc	-2.98	.00	.00	-.30	.00	.00	.0%
50650000	471200	Int Assess	-15,451.97	7,000.00	-7,000.00	.00	.00	.00	.0%
50650000	472700	Misc Revs	-13,396.68	2,000.00	-2,000.00	-3,597.61	.00	-2,000.00	.0%
50650000	473000	UnrealGain	-97,654.56	.00	.00	.00	.00	.00	.0%
50650000	473100	Int WtrImp	.00	3,800.00	-3,800.00	.00	.00	.00	.0%
50650000	473300	Oth Income	-15,033.00	3,800.00	-3,800.00	-60.00	.00	.00	.0%
50650000	473500	CIAC Rev	-1,046,044.20	.00	.00	-28,653.90	.00	.00	.0%
50650000	490000	InterFund	.10	.00	.00	.00	.00	.00	.0%
50650000	511000	WA Reg S&W	554,944.67	298,887.00	298,887.00	446,533.60	.00	362,091.00	21.1%
50650000	511100	WA PT S&W	.00	24,394.00	24,394.00	1,560.10	.00	25,000.00	2.5%
50650000	521000	WA FICA	39,740.01	48,941.00	48,941.00	32,075.42	.00	53,596.00	9.5%
50650000	521100	WA WRS	92,483.05	42,728.00	42,728.00	29,734.20	.00	48,228.00	12.9%
50650000	521200	WA Health	.00	.00	.00	83,935.82	.00	.00	.0%
50650000	521300	WA Dental	.00	.00	.00	3,742.40	.00	.00	.0%
50650000	521400	WA Life	296.68	.00	.00	2,843.68	.00	.00	.0%
50650000	531010	WA Off Sup	6,848.19	6,000.00	6,000.00	922.56	.00	6,000.00	.0%
50650000	531450	WA Uniform	3,231.72	.00	.00	125.00	.00	.00	.0%
50650000	541100	WA Legal	8,446.66	60,000.00	60,000.00	200.00	.00	60,000.00	.0%
50650000	571000	WA Ins&Bnd	38,473.45	200.00	200.00	.00	.00	47,968.00	.0%
50650000	582800	WA Msc Exp	800.50	2,000.00	2,000.00	.00	.00	1,000.00	-50.0%
50650000	582900	WA Refund	.00	.00	.00	65,812.00	.00	.00	.0%
50650000	630922	Leg Exp	10.00	1,200.00	1,200.00	30.00	.00	700.00	-41.7%
TOTAL Water Administration			-4,770,744.05	4,373,950.38	-3,405,250.38	-1,038,056.77	.00	-3,298,350.00	-3.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection						FOR PERIOD 13	
ACCOUNTS FOR:		2023	2024	2024	2024	2025	PCT
Water		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental CHANGE
50660000	Other Operating Expense						
50660000	571300 Wot Deprec	621,134.00	610,000.00	610,000.00	.00	.00	640,000.00 4.9%
50660000	571500 Debt Princ	.00	450,295.00	450,295.00	.00	.00	579,993.00 28.8%
50660000	571800 Wot CIACDp	476,924.00	350,000.00	350,000.00	.00	.00	500,000.00 42.9%
50660000	582300 Wot TxEqv	622,473.00	626,000.00	626,000.00	315,000.00	.00	640,000.00 2.2%
50660000	582400 Wot PSC	3,251.00	2,500.00	2,500.00	.00	.00	2,500.00 .0%
50660000	582500 Wot IntLTD	323,462.95	259,693.00	259,693.00	3,842.84	.00	344,741.00 32.7%
	TOTAL Other Operating Expens	2,047,244.95	2,298,488.00	2,298,488.00	318,842.84	.00	2,707,234.00 17.8%
	TOTAL Water	-1,345,480.47	9,398,951.38	1,619,750.62	822,662.60	.00	1,439,507.00 -11.1%
	TOTAL REVENUE	-5,522,479.98	3,889,600.38	-3,889,600.38	-1,705,571.55	.00	-3,902,933.00 .3%
	TOTAL EXPENSE	4,176,999.51	5,509,351.00	5,509,351.00	2,528,234.15	.00	5,342,440.00 -3.0%
	GRAND TOTAL	-1,345,480.47	9,398,951.38	1,619,750.62	822,662.60	.00	1,439,507.00 -11.1%

** END OF REPORT - Generated by Matthew Uselding **

Village of Germantown, WI - PRODUCTION



NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:								
Sewer	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
600000000 Sewer Utility								
600000000 471100 Int Invc	.00	.00	.00	89.76	.00	.00	.0%	
TOTAL Sewer Utility	.00	.00	.00	89.76	.00	.00	.0%	

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection								FOR PERIOD 13
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
Sewer		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
60710000 Operation								
60710000	511000 SO Reg S&W	35,619.09	101,989.67	101,989.67	4,732.73	.00	97,397.00	-4.5%
60710000	521000 SO FICA	2,570.48	7,717.91	7,717.91	340.35	.00	7,450.00	-3.5%
60710000	521100 SO WRS	2,422.83	6,790.17	6,790.17	326.51	.00	6,769.00	-.3%
60710000	531000 SO Gen S&E	.00	2,600.00	2,600.00	.00	.00	13,000.00	400.0%
60710000	531950 SO Sample	2,519.00	.00	.00	.00	.00	.00	.0%
60710000	531980 SO JntMtr	103,747.00	50,000.00	50,000.00	.00	.00	50,000.00	.0%
60710000	531990 SO PwrLift	84,676.18	80,000.00	80,000.00	75,036.57	.00	80,000.00	.0%
60710000	571100 SO MMSDSwr	2,487,344.34	2,235,467.00	2,235,467.00	1,526,788.55	.00	2,302,531.00	3.0%
60710000	571200 SO MMSDCap	2,651,196.00	2,679,302.00	2,679,302.00	2,688,505.00	.00	2,759,681.00	3.0%
TOTAL Operation		5,370,094.92	5,163,866.75	5,163,866.75	4,295,729.71	.00	5,316,828.00	3.0%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection FOR PERIOD 13

ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Sewer			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
60720000	Maintenance								
60720000	511000	SM Reg S&W	37,622.94	123,039.84	123,039.84	1,954.51	.00	117,500.00	-4.5%
60720000	511600	SM OT	.00	.00	.00	.00	.00	10,000.00	.0%
60720000	521000	SM FICA	2,703.88	9,311.69	9,311.69	140.42	.00	8,989.00	-3.5%
60720000	521100	SM WRS	2,559.22	8,192.68	8,192.68	134.88	.00	8,166.00	-.3%
60720000	521200	Health	65,578.81	.00	.00	13,738.84	.00	.00	.0%
60720000	521300	Dental	3,931.86	.00	.00	667.44	.00	.00	.0%
60720000	521400	SM Life	596.24	1,403.00	1,403.00	611.30	.00	1,403.00	.0%
60720000	531930	SM M&E Lft	45,054.40	51,500.00	51,500.00	60,383.75	.00	52,000.00	1.0%
60720000	531960	SM Collect	96,528.34	82,400.00	82,400.00	87,638.44	.00	90,000.00	9.2%
60720000	531970	SM M&EPInt	35,647.49	13,110.00	13,110.00	11,260.26	.00	13,000.00	-.8%
60720000	552700	SM M&R vhl	5,209.99	8,000.00	8,000.00	477.13	.00	8,000.00	.0%
TOTAL Maintenance			295,433.17	296,957.21	296,957.21	177,006.97	.00	309,058.00	4.1%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13		
ACCOUNTS FOR:			2023	2024	2024	2024	2024	2025	PCT
Sewer			ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
60730000	Customer Accounting								
60730000	511000	Reg S&W	.00	28,032.69	28,032.69	.00	.00	26,770.00	-4.5%
60730000	521000	FICA	.00	2,121.01	2,121.01	.00	.00	2,050.00	-3.3%
60730000	521100	WRS	.00	1,866.61	1,866.61	.00	.00	1,860.00	-.4%
60730000	531010	Office Sup	.00	1,000.00	1,000.00	.00	.00	.00	.0%
60730000	531300	IT Maint	80,759.63	85,000.00	85,000.00	85,664.32	.00	90,000.00	5.9%
60730000	532050	Oth Sup	4,640.76	10,000.00	10,000.00	4,589.28	.00	10,000.00	.0%
60730000	582600	Uncol Acct	.00	750.00	750.00	.00	.00	.00	.0%
TOTAL Customer Accounting			85,400.39	128,770.31	128,770.31	90,253.60	.00	130,680.00	1.5%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:		2023	2024	2024	2024	2024	2025	PCT
Sewer		ACTUAL	ORIG BUD	REVISED BUD	ACTUAL	PROJECTION	Departmental	CHANGE
60740000	Sewer Administration							
60740000	433400 MMSD	-164,227.50	.00	.00	.00	.00	.00	.0%
60740000	437900 NONCAPCONT	-1,045,111.06	.00	.00	.00	.00	.00	.0%
60740000	464800 SA Vlg Srv	-12,952.83	15,000.00	-15,000.00	-11,932.46	.00	-15,600.00	4.0%
60740000	464900 SA Frf Dsc	.00	21,334.00	-21,334.00	.00	.00	.00	.0%
60740000	465300 SA PA Serv	-32,616.07	60,000.00	-60,000.00	-20,031.94	.00	-62,400.00	4.0%
60740000	465800 SA Swr Con	-1,078,104.50	230,000.00	-230,000.00	-401,044.58	.00	-230,000.00	.0%
60740000	466100 SA Res Srv	-3,269,246.64	2,445,000.00	-2,445,000.00	-1,568,247.27	.00	-2,542,800.00	4.0%
60740000	466200 SA Com Srv	-934,093.62	1,900,000.00	-1,900,000.00	-411,501.75	.00	-1,976,000.00	4.0%
60740000	466300 SA Ind Srv	-3,119,175.68	2,750,000.00	-2,750,000.00	-1,874,179.05	.00	-2,915,000.00	6.0%
60740000	471000 Int Invest	-71,745.90	.00	.00	-41,623.27	.00	.00	.0%
60740000	471100 Int Inv	-5.38	.00	.00	-671.29	.00	.00	.0%
60740000	471200 SA Assess	-9,407.12	.00	.00	.00	.00	.00	.0%
60740000	472700 SA Msc Rvs	-68,636.86	500.00	-500.00	-330.82	.00	-500.00	.0%
60740000	472900 SA Interst	-5,415.70	75,000.00	-75,000.00	-329.66	.00	-75,000.00	.0%
60740000	473000 UnrealGain	-105,570.74	.00	.00	.00	.00	.00	.0%
60740000	473300 SA OthIncm	-16,113.01	.00	.00	.00	.00	.00	.0%
60740000	473500 SA CIAC	-32,835.00	.00	.00	-544,241.71	.00	.00	.0%
60740000	511000 SA Reg S&W	305,292.23	300,511.91	300,511.91	361,672.46	.00	343,020.00	14.1%
60740000	511100 SA PT S&W	.00	.00	.00	1,560.10	.00	.00	.0%
60740000	511200 SA B&C	1,080.00	1,200.00	1,200.00	270.00	.00	1,200.00	.0%
60740000	521000 SA FICA	21,470.29	21,829.82	21,829.82	26,604.19	.00	26,241.00	20.2%
60740000	521100 SA WRS	167,410.67	18,690.88	18,690.88	24,744.76	.00	23,373.00	25.1%
60740000	521200 SA Health	.00	136,030.00	136,030.00	58,512.40	.00	140,929.00	3.6%
60740000	521300 SA Dental	.00	5,447.00	5,447.00	2,609.31	.00	3,281.00	-39.8%
60740000	521400 Life	.00	.00	.00	414.31	.00	600.00	.0%
60740000	531010 SA Off Sup	6,572.78	8,000.00	8,000.00	2,399.31	.00	8,000.00	.0%
60740000	531480 SA Gas	3,016.80	13,750.00	13,750.00	1,861.79	.00	13,750.00	.0%
60740000	541000 SA Cnt Srv	65,561.82	125,000.00	125,000.00	26,325.04	.00	135,000.00	8.0%
60740000	541100 SA Legal	.00	500.00	500.00	.00	.00	500.00	.0%
60740000	541600 SA Audit	37,438.08	15,000.00	15,000.00	29,963.59	.00	20,000.00	33.3%
60740000	542600 SA Diggers	1,393.00	3,200.00	3,200.00	1,831.11	.00	3,500.00	9.4%
60740000	543000 CS Oth	10,632.66	.00	.00	5,110.00	.00	.00	.0%
60740000	561400 SA Teleph	13,120.01	4,500.00	4,500.00	1,865.82	.00	3,500.00	-22.2%
60740000	571000 SA Ins&Bnd	37,795.48	57,000.00	57,000.00	36,136.00	.00	53,628.00	-5.9%
60740000	582800 SA Msc Exp	10,459.12	5,500.00	5,500.00	157,779.46	.00	5,500.00	.0%
60740000	594100 PPIIWORK	1,018,654.91	.00	.00	.00	.00	.00	.0%
TOTAL Sewer Administration		-8,265,359.76	8,212,993.61	-6,780,674.39	-4,134,474.15	.00	-7,035,278.00	3.8%

Village of Germantown, WI - PRODUCTION

NEXT YEAR / CURRENT YEAR BUDGET ANALYSIS

PROJECTION: 25001 2025 Operating Budget Projection							FOR PERIOD 13	
ACCOUNTS FOR:								
Sewer	2023 ACTUAL	2024 ORIG BUD	2024 REVISED BUD	2024 ACTUAL	2024 PROJECTION	2025 Departmental	PCT CHANGE	
60750000 Other Operating Expense								
60750000 571300 Deprecat	964,499.00	900,000.00	900,000.00	.00	.00	1,000,000.00	11.1%	
60750000 571500 Debt Princ	.00	188,781.00	188,781.00	.00	.00	280,000.00	48.3%	
60750000 582500 Int on LTD	258,953.15	335,295.00	335,295.00	.00	.00	251,656.00	-24.9%	
TOTAL Other Operating Expens	1,223,452.15	1,424,076.00	1,424,076.00	.00	.00	1,531,656.00	7.6%	
TOTAL Sewer	-1,290,979.13	15,226,663.88	232,995.88	428,605.89	.00	252,944.00	8.6%	
TOTAL REVENUE	-9,965,257.61	7,496,834.00	-7,496,834.00	-4,874,044.04	.00	-7,817,300.00	4.3%	
TOTAL EXPENSE	8,674,278.48	7,729,829.88	7,729,829.88	5,302,649.93	.00	8,070,244.00	4.4%	
GRAND TOTAL	-1,290,979.13	15,226,663.88	232,995.88	428,605.89	.00	252,944.00	8.6%	

** END OF REPORT - Generated by Matthew Uselding **

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Presentation

ITEM TITLE: Discussion Regarding current Municipal Code for Solicitors,
Canvassers, and Peddlers

SUBMITTED BY: Steve Kreklow, Administrator

SUMMARY EXPLANATION:

The Public Safety Committee requested that this item be placed on the Village Board agenda for additional discussion.

ATTACHMENT:

STAFF RECOMMENDATION:

No action is necessary.

ACTION BY Committee:

BUSINESS OF THE VILLAGE BOARD

MEETING DATE: September 16, 2024

PLACEMENT: Action Item

ITEM TITLE: ***Appointment of Russ Ewert to the Plan Commission***

SUBMITTED BY:

SUMMARY EXPLANATION:

ATTACHMENT:

STAFF RECOMMENDATION:

ACTION BY Committee: