

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE 10/17/17
REPORTS & RECOMMENDATIONS	RESOLUTION TO AMEND RESOLUTION NO. 2006-6217 IMPOSING CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE FOR WOODLAND PRAIRIE CONDOMINIUMS (FORMERLY CARLETON CREEK CONDOMINIUMS) LOCATED AT 6700-6799 SOUTH PRAIRIEWOOD LANE TO REDUCE THE NUMBER OF CONDOMINIUM UNITS FROM 44 UNITS TO 32 UNITS (RICK & RON DEVELOPMENT, LLC, APPLICANT)	ITEM NUMBER <i>G.6.</i>

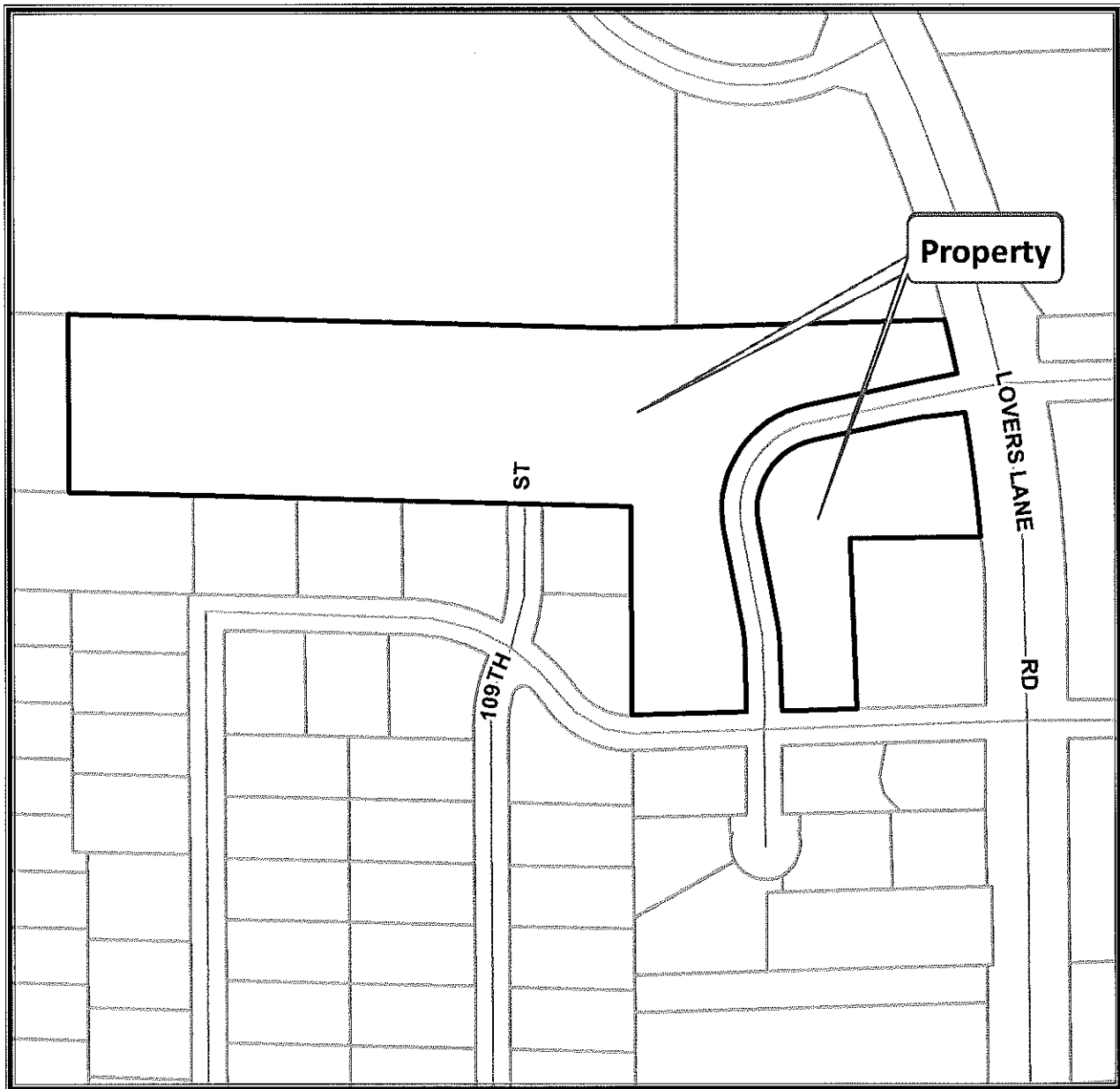
At its October 5, 2017 meeting the Plan Commission recommended approval of a resolution to amend Resolution No. 2006-6217 imposing conditions and restrictions for the approval of a special use for Woodland Prairie Condominiums (formerly Carleton Creek Condominiums) located at 6700-6799 South Prairiewood Lane to reduce the number of condominium units from 44 units to 32 units (Rick & Ron Development, LLC, Applicant).

COUNCIL ACTION REQUESTED

A motion to adopt Resolution No. 2017-_____, a resolution to amend Resolution No. 2006-6217 imposing conditions and restrictions for the approval of a special use for Woodland Prairie Condominiums (formerly Carleton Creek Condominiums) located at 6700-6799 South Prairiewood Lane to reduce the number of condominium units from 44 units to 32 units (Rick & Ron Development, LLC, Applicant).



6700-6799 S. Prairiewood Lane
TKNs: Varies



Planning Department
(414) 425-4024

0 162.5 325 650 Feet

This map shows the approximate relative location of property boundaries but was not prepared by a professional land surveyor. This map is provided for informational purposes only and may not be sufficient or appropriate for legal, engineering, or surveying purposes.



2017 Aerial Photo



6700-6799 S. Prairiewood Lane
TKNs: Varies



Planning Department
(414) 425-4024

0 205 410 820 Feet



2017 Aerial Photo

This map shows the approximate relative location of property boundaries but was not prepared by a professional land surveyor. This map is provided for informational purposes only and may not be sufficient or appropriate for legal, engineering, or surveying purposes.



CITY OF FRANKLIN



REPORT TO THE PLAN COMMISSION

Meeting of October 5, 2017

Special Use Amendment

RECOMMENDATION: Department of City Development staff recommends approval of the Special Use Amendment subject to the conditions set forth in the attached draft resolution.

Project Name:	Woodland Prairie Special Use
Project Location:	Approximately 6700-6792 S. Prairiewood Lane
Property Owner:	Rick & Ron Development, LLC and AJM Investments 2, LLC
Applicant:	Rick & Ron Development, LLC
Agent:	Ron Wambach, Manager
Current Zoning:	R-8 Multiple-Family Residence District
2025 Comprehensive Plan:	Residential – Multi-Family
Use of Surrounding Properties:	Commercial land (zoned M-1 District) to the north and west, single-family residential to the south and single-family and multi-family residential to the east
Applicant's Action Requested:	Approval of the Special Use Amendment for the Woodland Prairie Condominium development

Project Description/Analysis

Please note:

- Staff recommendations are underlined, in italics and are included in the draft ordinance.

On August 24, 2017, the applicant filed a Special Use Amendment Application for the Woodland Prairie Condominium development located at 6700-6792 S. Prairiewood Lane. Specifically, the applicant is requesting to reduce the number of condominium units from 44 units to 32 units.

The original site plan included 13 buildings (two 6-unit, five 4-unit and six 2-unit buildings). The proposed site plan includes 15 buildings consisting of all 2-unit buildings, except for Building No. 4, which has already been constructed as a 4-unit building. Building Nos. 7, 8 and 9 have also already been constructed and are all 2-unit buildings. A summary table is below for review.

Original Building Number	Constructed	Original Number of Units	Proposed
1	Proposed	4	Three 2-unit buildings (6 units total) (Building Nos. 1, 2 and 3)
2	Proposed	4	
3	Proposed	6	Two 2-unit buildings (4 units total) (Building Nos. 14 and 15)
4	Yes	4	4

5	Proposed	2	2
6	Proposed	2	2
7	Yes	2	2
8	Yes	2	2
9	Yes	2	2
10	Proposed	2	2
11	Proposed	4	2
12	Proposed	4	2
13	Proposed	6	2
Total		44	32

In addition to the density and site plan changes, the applicant is also proposing two new building types for Building Nos. 2, 10, 11, 12 and 13 and Building Nos. 1 and 14. Building Nos. 1 and 14 are similar to the exterior of the existing Building No. 9, but with a different floor plan. Detailed building elevations are attached. Otherwise, building materials, landscaping and lighting are consistent with the previously approved Special Use. As the grading and erosion control plans will be modified due to the site plan changes, staff recommends that the applicant submit a final grading and erosion control plan for Engineering Department review and approval, prior to issuance of a Building Permit. Staff also recommends that a detailed structural analysis be submitted for the proposed retaining wall, for Engineering Department review and approval, prior to issuance of a Building Permit.

Additionally, staff would note that Building No. 15 is located adjacent to a wetland and directly abuts the 50-foot wetland setback. As such, the wetland location was re-delineated by Dave Meyer of Wetland & Waterway Consulting, LLC to confirm that the building would not encroach into the wetland setback. Mr. Meyer is a Wisconsin Department of Natural Resources Assured Delineator.

The modifications will also require a Condominium Plat Application, which the applicant intends to submit following Special Use Amendment approval. Therefore, staff recommends that approval of the Special Use Amendment be contingent upon City of Franklin approval of a Condominium Plat Application and recording of the Condominium Plat with the Milwaukee County Register of Deeds, prior to issuance of a Building Permit.

STAFF RECOMMENDATION

Department of City Development staff recommends approval of the Special Use Amendment subject to the conditions set forth in the attached draft resolution.

RESOLUTION NO. 2017-_____

A RESOLUTION TO AMEND RESOLUTION NO. 2006-6217 IMPOSING
CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE FOR
WOODLAND PRAIRIE CONDOMINIUMS (FORMERLY CARLETON CREEK
CONDOMINIUMS) LOCATED AT 6700-6799 SOUTH PRAIRIEWOOD LANE TO
REDUCE THE NUMBER OF CONDOMINIUM UNITS FROM 44 UNITS TO 32 UNITS
(RICK & RON DEVELOPMENT, LLC, APPLICANT)

WHEREAS, Rick & Ron Development, LLC having petitioned the City of Franklin for the approval of an amendment to Resolution No. 2006-6217, conditionally approving a Special Use for Woodland Prairie Condominiums development to allow for a 44 unit residential community use, upon property located at 6700-6799 South Prairiewood Lane, such property being zoned R-8 Multiple-Family Residence District, more particularly described as follows:

BEING A PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5 AND A PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWN 5 NORTH, RANGE 21 EAST, CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN, bounded and described as follows: BEGINNING at a 6"x6"x36" concrete monument with a SEWRPC brass cap marking the Northwest corner of the Southwest 1/4 of Section 5, Town 5 North, Range 21 East; thence North 88°21'33" East, along the North line of said Southwest 1/4 of Section 5, 531.50 feet to the Westerly right-of-way line of State Trunk Highway "100"(also known as S. Lovers Lane Road); thence Southeasterly along the arc of a curve, which is the Westerly right-of-way line of State Trunk Highway "100", 371.70 feet, said curve having a radius of 2221.83 feet, whose center is to the Southwest and whose chord bears South 09°10'04" East, 371.26 feet; thence South 89°13'30" West, 217.64 feet; thence South 02°05'30" East, 287.00 feet to the Northerly right-of-way line of W. Cortez Road; thence South 88°24'30" West along the Northerly right-of-way line of W. Cortez Road, 378.11 feet to the West line of said Southwest 1/4 of Section 5; thence North 00°24'00" West, along said West line 351.60 feet; thence North 88°29'31" West and parallel to the North line of said Southeast 1/4 of Section 6, 945.06 feet; thence North 00°23'21" West, 300.15 feet to the North line of said Southeast 1/4 of Section 6; thence South 88°29'31" East along the North line of the Southeast 1/4 of Section 6, 945.00 feet to the place of beginning. Excepting the Prairiewood Lane Right of Way. Said tract of land containing 12.59 acres or 548,420 square feet of land; Tax Key Nos.: 747-0038-000 through 747-0081-000. (The proposed amendment encompasses the entirety of and is the same bounded property as is in the existing Woodland Prairie Condominiums condominium plat; the

RICK & RON DEVELOPMENT, LLC – AMENDMENT TO SPECIAL USE
RESOLUTION NO. 2017-_____

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range of existing addresses and tax key numbers above are for the existing 44 units, which are intended to be reduced to 32 units [one 4 unit building and thirty-one 2 unit buildings].); and

WHEREAS, such proposed amendment being for the purpose of reducing the number of condominium units within Woodland Prairie Condominiums from 44 units to 32 units (The original site plan included 13 buildings (two 6 unit, five 4 unit and six 2 unit buildings).), to revise the site plan to include 15 buildings consisting of all 2 unit buildings, except for Building No. 4, which has already been constructed as a 4 unit building, as well as a building type addition and associated landscaping and lighting changes; and

WHEREAS, such petition having been duly referred to the Plan Commission of the City of Franklin for a public hearing, pursuant to the requirements of §15-9.0103D. of the Unified Development Ordinance, and a public hearing having been held before the Plan Commission on the 5th day of October, 2017, and the Plan Commission thereafter having determined to recommend that the proposed amendment to Special Use be approved, subject to certain conditions, and the Plan Commission further finding that the proposed amendment to Special Use upon such conditions, pursuant to §15-3.0701 of the Unified Development Ordinance, will be in harmony with the purposes of the Unified Development Ordinance and the Comprehensive Master Plan; that it will not have an undue adverse impact upon adjoining property; that it will not interfere with the development of neighboring property; that it will be served adequately by essential public facilities and services; that it will not cause undue traffic congestion; and that it will not result in damage to property of significant importance to nature, history or the like; and

WHEREAS, the Common Council having received such Plan Commission recommendations and also having found that the proposed amendment to Special Use, subject to conditions, meets the standards set forth under §15-3.0701 of the Unified Development Ordinance.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Common Council of the City of Franklin, Wisconsin, that the petition of Rick & Ron Development, LLC for the approval of an amendment to Special Use for the property particularly described in the preamble to this Resolution, be and the same is hereby approved, subject to the following conditions and restrictions:

1. That this amendment to Special Use is approved only for the use of the subject property by Rick & Ron Development, LLC, successors and assigns, for the Woodland Prairie Condominiums development condominium units reduction, site plan revision, building type addition and landscaping and lighting changes, which shall be developed in substantial compliance with and constructed, operated and

RICK & RON DEVELOPMENT, LLC – AMENDMENT TO SPECIAL USE
RESOLUTION NO. 2017-_____

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maintained by Rick & Ron Development, LLC, pursuant to those plans City file-stamped September 25, 2017 and annexed hereto and incorporated herein as Exhibit A.

2. Rick & Ron Development, LLC, successors and assigns, shall pay to the City of Franklin the amount of all development compliance, inspection and review fees incurred by the City of Franklin, including fees of consultants to the City of Franklin, for the Woodland Prairie Condominiums development condominium units reduction, site plan revision, building type addition and landscaping and lighting changes project, within 30 days of invoice for same. Any violation of this provision shall be a violation of the Unified Development Ordinance, and subject to §15-9.0502 thereof and §1-19. of the Municipal Code, the general penalties and remedies provisions, as amended from time to time.
3. The approval granted hereunder is conditional upon Rick & Ron Development, LLC and the Woodland Prairie Condominiums development condominium units reduction, site plan revision, building type addition and landscaping and lighting changes project for the properties located at 6700-6799 South Prairiewood Lane: (i) being in compliance with all applicable governmental laws, statutes, rules, codes, orders and ordinances; and (ii) obtaining all other governmental approvals, permits, licenses and the like, required for and applicable to the project to be developed and as presented for this approval.
4. A final grading and erosion control plan shall be submitted for Engineering Department review and approval, prior to the issuance of a Building Permit.
5. A detailed structural analysis shall be submitted for the proposed retaining wall, for Engineering Department review and approval, prior to the issuance of a Building Permit.
6. The approval granted hereunder is conditional upon City of Franklin approval of a Condominium Plat Application and recording of the Condominium Plat with the Milwaukee County Register of Deeds, prior to the issuance of a Building Permit.

BE IT FURTHER RESOLVED, that in the event Rick & Ron Development, LLC, successors or assigns, or any owner of the subject property, does not comply with one or any of the conditions and restrictions of this amendment to Special Use Resolution, following a ten (10) day notice to cure, and failure to comply within such time period, the Common Council, upon notice and hearing, may revoke the additional Special Use permission granted under this Resolution.

RICK & RON DEVELOPMENT, LLC – AMENDMENT TO SPECIAL USE

RESOLUTION NO. 2017-_____

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BE IT FURTHER RESOLVED, that any violation of any term, condition or restriction of this Resolution is hereby deemed to be, and therefore shall be, a violation of the Unified Development Ordinance, and pursuant to §15-9.0502 thereof and §1-19. of the Municipal Code, the penalty for such violation shall be a forfeiture of no more than \$2,500.00, or such other maximum amount and together with such other costs and terms as may be specified therein from time to time. Each day that such violation continues shall be a separate violation. Failure of the City to enforce any such violation shall not be a waiver of that or any other violation.

BE IT FURTHER RESOLVED, that this Resolution shall be construed to be an amendment to such Special Use Permit as is contemplated by §15-9.0103 of the Unified Development Ordinance, and that all of the terms and conditions of Resolution No. 2006-6217, not specifically and expressly amended by or in direct conflict with this Resolution, shall remain in full force and effect.

BE IT FURTHER RESOLVED, pursuant to §15-9.0103G. of the Unified Development Ordinance, that the Special Use permission granted under this Resolution shall be null and void upon the expiration of one year from the date of adoption of this Resolution, unless the Special Use has been established by way of the issuance of an occupancy permit for such use.

BE IT FINALLY RESOLVED, that the City Clerk be and is hereby directed to obtain the recording of a certified copy of this Resolution in the Office of the Register of Deeds for Milwaukee County, Wisconsin.

Introduced at a regular meeting of the Common Council of the City of Franklin this _____ day of _____, 2017.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this _____ day of _____, 2017.

APPROVED:

ATTEST:

Stephen R. Olson, Mayor

Sandra L. Wesolowski, City Clerk

AYES _____ NOES _____ ABSENT _____

DIVISION 15-3.0700

SPECIAL USE STANDARDS AND REGULATIONS

SECTION 15-3.0701

GENERAL STANDARDS FOR SPECIAL USES

- A. **General Standards.** No special use permit shall be recommended or granted pursuant to this Ordinance unless the applicant shall establish the following:

1. **Ordinance and Comprehensive Master Plan Purposes and Intent.** The proposed use and development will be in harmony with the general and specific purposes for which this Ordinance was enacted and for which the regulations of the zoning district in question were established and with the general purpose and intent of the City of Franklin Comprehensive Master Plan or element thereof.

Response: This development is zoned R-8 and the proposal complies with that zoning and actually reduces the density.

2. **No Undue Adverse Impact.** The proposed use and development will not have a substantial or undue adverse or detrimental effect upon or endanger adjacent property, the character of the area, or the public health, safety, morals, comfort, and general welfare and not substantially diminish and impair property values within the community or neighborhood.

Response: This development will not adversely affect the adjacent properties, the character of the area or the Public Health , safety, morals, comfort, and general welfare and not substantially diminish and impair property values within the community or neighborhood. The development by completing the development will actually enhance the current value of the surrounding properties

3. **No Interference with Surrounding Development.** The proposed use and development will be constructed, arranged, and operated so as not to dominate the immediate vicinity or to interfere with the use and development of neighboring property in accordance with the applicable zoning district regulations.

Response: The Public Road is already improved and complete and the reduction in density will not interfere with any surrounding development

4. **Adequate Public Facilities.** The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities including public water supply system and sanitary sewer, police and fire protection, refuse disposal, public parks, libraries, schools, and other public facilities and utilities or the applicant will provide adequately for such facilities.

Response: Since the Public Road and infrastructure is in place and the existing buildings are already being served there is adequate Public Facilities.

5. **No Traffic Congestion.** The proposed use and development will not cause undue traffic

congestion nor draw significant amounts of traffic through residential streets. Adequate measures will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.

Response: The reduction in density will actually reduce traffic and any perceived congestion from the previously approved development.

6. **No Destruction of Significant Features.** The proposed use and development will not result in the destruction, loss, or damage of any natural, scenic, or historic feature of significant importance.

Response: The proposed development is within the previously approved and improved area and there should not be any destruction of significant features.

7. **Compliance with Standards.** The special use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may, in each instance, be modified by the Common Council pursuant to the recommendations of the Plan Commission. The proposed use and development shall comply with all additional standards imposed on it by the particular provision of this Division and Ordinance authorizing such use.

Response: This development conforms to all City standards.

- B. **Special Standards for Specified Special Uses.** When the zoning district regulations authorize a special use in a particular zoning district and that special use is indicated as having special standards, as set forth in Section 15-3.0702 and 15-3.0703 of this Division, a Special Use Permit for such use in such zoning district shall not be recommended or granted unless the applicant shall establish compliance with all such special standards.

Response: The change from larger building to all two unit buildings fits within the current Special Use Permit.

- C. **Considerations.** In determining whether the applicant's evidence establishes that the foregoing standards have been met, the Plan Commission and the Common Council shall consider the following:

1. **Public Benefit.** Whether and to what extent the proposed use and development at the particular location requested is necessary or desirable to provide a service or a facility that is in the interest of the public convenience or that will contribute to the general welfare of the neighborhood or community.

Response: The current condominium owners are all in favor of the reduction in density and the development of only two unit buildings

2. **Alternative Locations.** Whether and to what extent such public goals can be met by the location of the proposed use and development at some other site or in some other area that may be more appropriate than the proposed site.

Response: This project is already approved and partially constructed and occupied and this is just a reduction in the total number of units.

3. **Mitigation of Adverse Impacts.** Whether and to what extent all steps possible have been taken to minimize any adverse effects of the proposed use and development on the immediate vicinity through building design, site design, landscaping, and screening.

Response:

4. **Establishment of Precedent of Incompatible Uses in the Surrounding Area.** Whether the use will establish a precedent of, or encourage, more intensive or incompatible uses in the surrounding area.

Response: This is not an incompatible use with the surrounding residential area.

Planning Department
3223 West Cornish Road
Franklin, Wisconsin 53132
Email: general@franklinwi.gov

Franklin

SEP 25 2017



City of Franklin

Phone: (414) 425-4004
Fax: (414) 427-3631
Web Site: www.franklinwi.gov

City Development

Date of Application: August 21, 2017

SPECIAL USE / SPECIAL USE AMENDMENT APPLICATION

Complete, accurate and specific information must be entered. Please Print.

Applicant (Full Legal Name(s))

Name: Ron Wambach

Company: Rick & Ron Development, LLC

Mailing Address: 15198 West Las Brisas On

City / State: Sun City West, AZ Zip: 85375

Phone: 632-559-0815

Email Address: rjwambach@gmail.com

Applicant is Represented by: (contact person) (Full Legal Name(s))

Name: Robert Williams

Company: TDI Associates, Inc.

Mailing Address: N8 W22350 Johnson Drive Suite B-4

City / State: Waukesha, WI Zip: 53186

Phone: 262-409-2534

Email Address: bob.w@tdiae.com

Project Property Information:

Property Address: approximately 6727 South Lovers Lane Road (STH100)

Property Owner(s): Ron Wambach and Nicholas Rezny

Mailing Address: same as above and 2019 N Mount Blvd

City / State: same as above & Milwaukee WI Zip: 53208

Email Address: rjwambach@gmail.com & nrezny@yahoo.com

Tax Key Nos: _____

Existing Zoning: R-8 Multi-family

Existing Use: 2 unit and 4 Unit Multi-family Condominiums

Proposed Use: 2 Unit Condominiums

Future Land Use Identification: _____

*The 2025 Comprehensive Master Plan Future Land Use Map is available at: <http://www.franklinwi.gov/Assets/CommunityDevelopment/2025Map.htm>

Special Use/Special Use Amendment submittals for review must include and be accompanied by the following:

- ☒ This Application form accurately completed with original signature(s). Facsimiles and copies will not be accepted.
- ☒ Application Filing Fee, payable to City of Franklin:
 - ☐ \$1500, New Special Use over 4,000 square feet
 - ☒ \$1000 Special Use Amendment
 - ☐ \$750, New Special Use under 4,000 square feet
- ☒ Legal Description for the subject property (WORD.doc or compatible format).
- ☒ One copy of a response to the General Standards, Special Standards (if applicable), and Considerations found in Section 15-3.0701(A), (B), and (C) of the Unified Development Ordinance available at www.franklinwi.gov.
- ☒ Seven (7) complete colliated sets of Application materials to include:
 - ☒ One (1) original and six (6) copies of a written Project Summary, including description of any new building construction and site work, interior/exterior building modifications or additions to be made to property, site improvement costs, estimate of project value and any other information that is available.)
 - ☒ Three (3) folded full size, drawn to scale copies (at least 24" x 36") of the Site Plan/Site Plan Amendment package. (The submittal should include only those plans/items as set forth in Section 17-7.0101, 15-7.0301 and 15-5.0402 of the Unified Development Ordinance that are impacted by the development. (e.g., Site Plan, Building Elevations, Landscape Plan, Outdoor Lighting Plan, Natural Resource Protection Plan, etc.)
 - ☒ Four (4) folded reduced size (11"x17") copies of the Site Plan/Site Plan Amendment package.
- ☒ One colored copy (11"x17") of the building elevations, if applicable.
- ☐ Three copies of the Natural Resource Protection Plan and report, if applicable (see Section 15-4.0102 & 15-7.0201 of the UDO).
- ☒ Email (or CD ROM) with all plans/submittal materials. Plans must be submitted in both Adobe PDF and AutoCAD compatible format (where applicable).

*Upon receipt of a complete submittal, staff review will be conducted within ten business days.

*Special Use/Special Use Amendment requests require Plan Commission review, a Public Hearing and Common Council approval.

The applicant and property owner(s) hereby certify that: (1) all statements and other information submitted as part of this application are true and correct to the best of applicant's and property owner(s)' knowledge; (2) the applicant and property owner(s) has/have read and understand all information in this application; and (3) the applicant and property owner(s) agree that any approvals based on representations made by them in this Application and its submittal, and any subsequently issued building permits or other type of permits, may be revoked without notice if there is a breach of such representation(s) or any condition(s) of approval. By execution of this application, the property owner(s) authorize the City of Franklin and/or its agents to enter upon the subject property(ies) between the hours of 7:00 a.m. and 7:00 p.m. daily for the purpose of inspection while the application is under review. The property owner(s) grant this authorization even if the property has been posted against trespassing pursuant to Wis. Stat. §943.13.

(The applicant's signature must be from a Managing Member if the business is an LLC, or from the President or Vice President if the business is a corporation. A signed applicant's authorization letter may be provided in lieu of the applicant's signature below, and a signed property owner's authorization letter may be provided in lieu of the property owner's signature(s) below. If more than one, all of the owners of the property must sign this Application).

Signature: Property Owner

Name & Title (PRINT)

Date

Signature: Applicant

Name & Title (PRINT)

Date

Signature: Property Owner

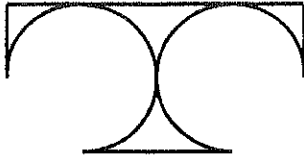
Name & Title (PRINT)

Date

Signature: Applicant's Representative

Name & Title (PRINT)

Date



TDI ASSOCIATES, INC.

ARCHITECTS ENGINEERS

PLANNERS

EMPLOYEE OWNED

N8 W22350 JOHNSON DR., SUITE B-4, WAUKESHA, WI 53186

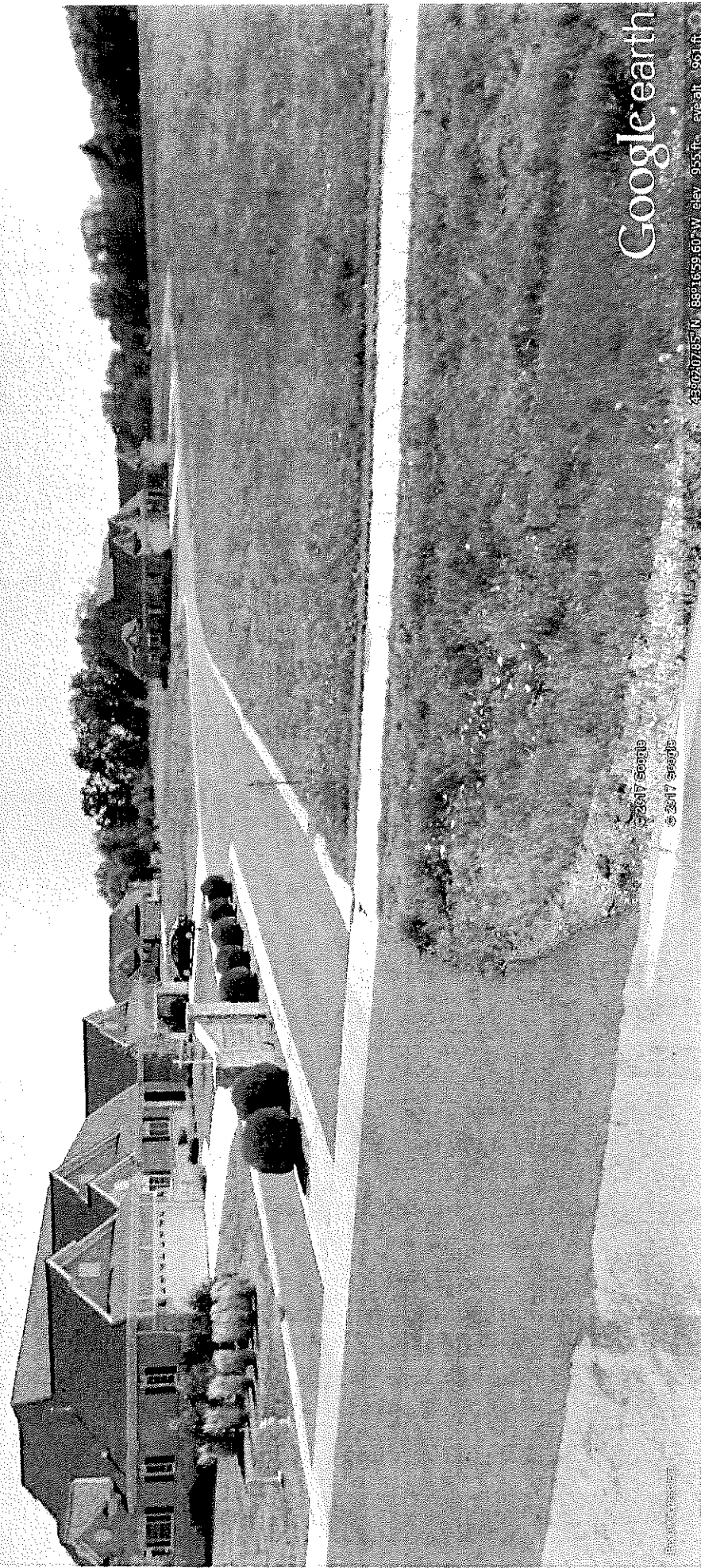
PHONE 262/409-2530

FAX 262/409-2531

Woodland Prairie Condominiums Project Summary

This proposed project would reduce the total number of approved units on this site to 32, down from 44 previously approved. The remaining buildings to be built will be changed to be all two unit buildings.

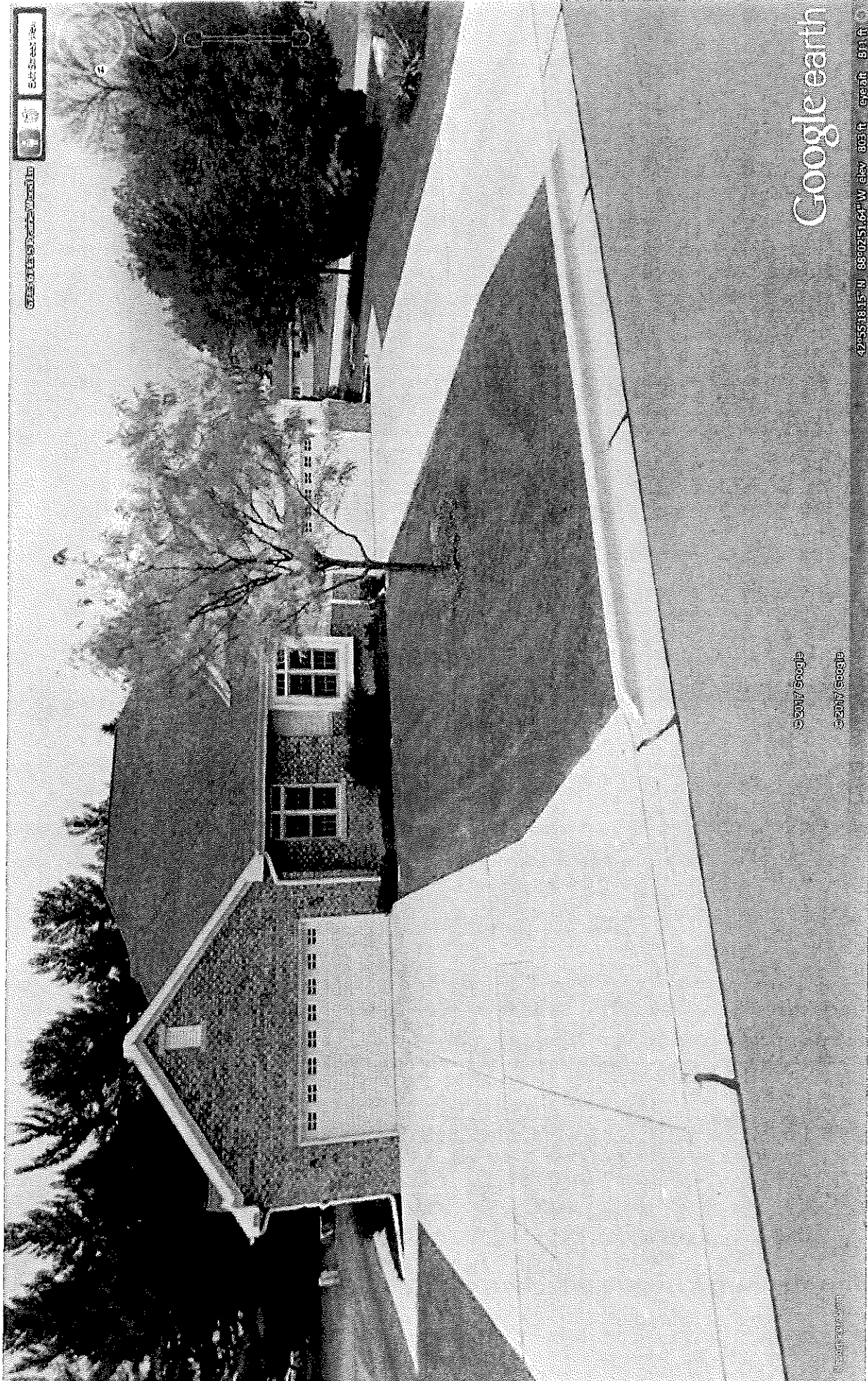
There would be a two new models added with a larger building floor plan area to increase the size of those proposed units to provide for a larger condominium for the current market place. The exteriors of the buildings are intended to maintain the high quality of the existing buildings.



Google Earth

43°00'47.05" N 83°16'59.60" W elev. 955 ft. 432 ft. 951 ft.

43°00'47.05" N
83°16'59.60" W
elev. 955 ft.



© 2017 Google

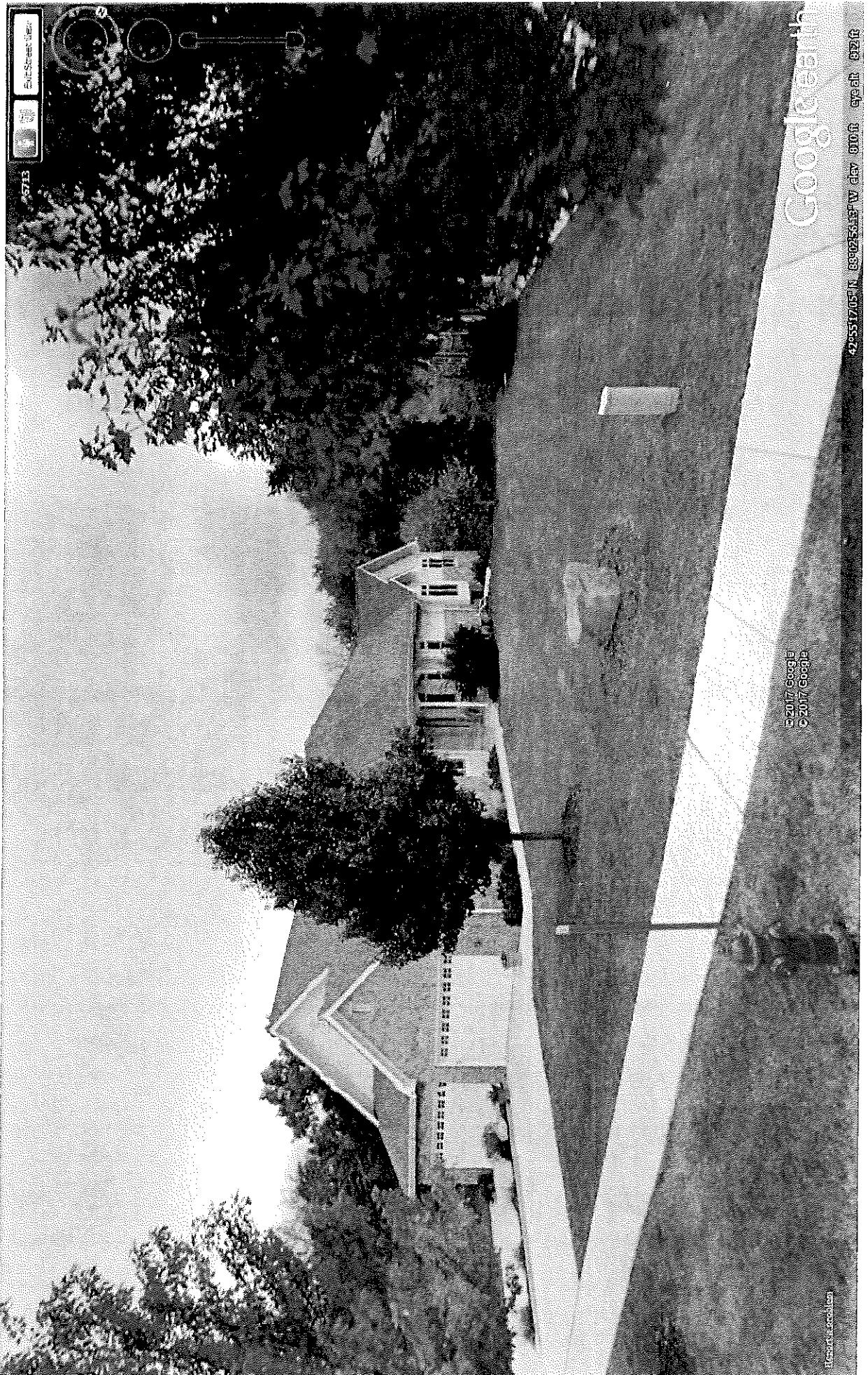
© 2017 Google

Google earth

42°55'18.15" N 88°02'51.64" W elev 803 ft speed 81 ft

Street View Pegman





© 2017 Google
© 2017 Google

42°55'17.05"N 83°02'54.15"W elev 810 ft



© 2017 Google
© 2017 Google

Google Earth

42°55'17.05"N 83°02'54.15"W elev 810 ft

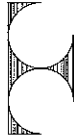
Report a problem

PROJECT:

WOODLAND PRAIRIE CONDOMINIUMS

CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN
TWO UNIT CONDOMINIUMS

ARCHITECT:



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS
25 WISCONSIN DRIVE, SUITE 200
FRANKLIN, WISCONSIN 53128
608 451-0900

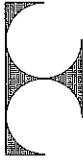
PLAN INDEX

- TI PLAN INDEX
- SITE PLANS
- C2.0 SITE DEVELOPMENT PLAN
- C3.0 SITE GRADING PLAN
- L1.0 OVERALL LANDSCAPING PLAN
- L2.0 DETAILED UNIT LANDSCAPE PLAN
- L2.1 DETAILED UNIT LANDSCAPE PLAN

- BUILDINGS 1 & 14
- A1.1 FLOOR PLAN
- A2.0 ELEVATIONS
- A2.1 ELEVATIONS

- BUILDINGS 2, 10, 11, 12 & 13
- A4 FLOOR PLAN
- A1.1 ELEVATIONS
- A5 ELEVATIONS
- A5-13 ELEVATIONS BUILDING 13 ONLY

- BUILDINGS 3, 5, 6, & 15
- A1.1 FLOOR PLAN
- A2.0 ELEVATIONS
- A2.1 ELEVATIONS



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS

25 WISCONSIN DRIVE, SUITE 200
FRANKLIN, WISCONSIN 53128
608 451-0900

WOODLAND PRAIRIE CONDOMINIUMS

FRANKLIN, WISCONSIN

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OWNERSHIP OF DOCUMENTS
The documents and the design
design incorporated herein, as well
as the right to make or authorize
the sale property of TDI Associates,
Inc., and its subsidiaries, shall be
the sole property of TDI Associates,
Inc., and shall not be used in whole or
in part for any other project
without the expressed written
authorization of TDI Associates, Inc.

Sheet Title
TITLE SHEET

Revisions

Issued Date:

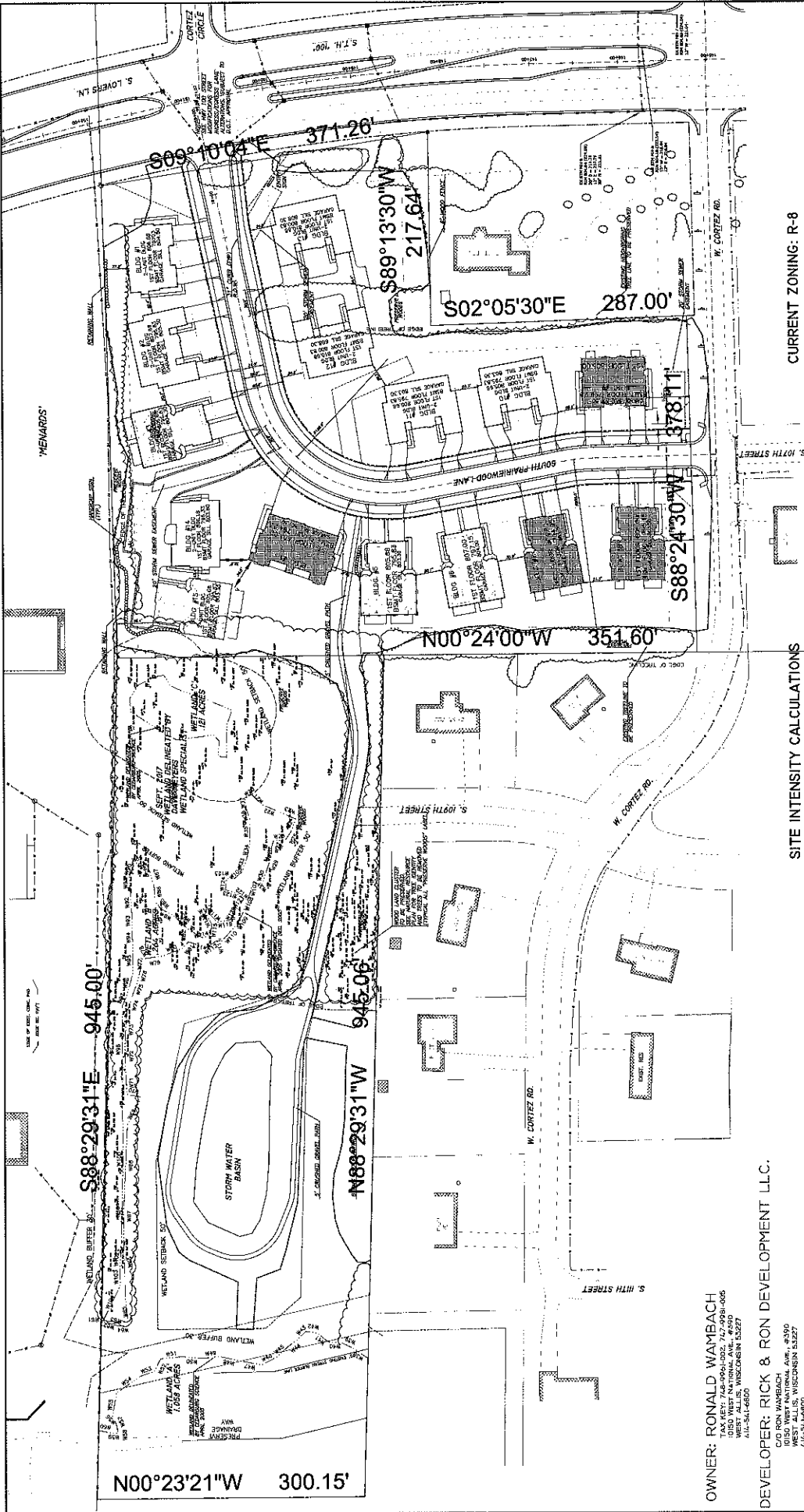
Date: 04-25-17

Job No.: 17-362.000

Drawn By: CML

Sheet No.





CURRENT ZONING: R-8
PROPOSED ZONING: R-8

HATCHED BUILDINGS ARE EXISTING TOTAL OF 10 UNITS

SITE INTENSITY CALCULATIONS

TOTAL GROSS SITE = 13.71 ACRES
PROPOSED PUBLIC R.O.W. = 1.11 ACRES
BASE SITE = 12.60 ACRES
OPEN SPACE RATIO AT 35% = 4.41 ACRES
REQUIRED PRESERVED AREAS = 4.13 ACRES
NET BUILDABLE SITE = 8.19 ACRES
MAX. NET DENSITY (6.00 UNITS/ACRE) = 65 UNITS
MAX. GROSS DENSITY (6.10 UNITS/ACRE) = 70 UNITS
PERMITTED DWELLING UNITS PROPOSED DWELLING UNITS = 68 UNITS
NET DENSITY = 3.90 UNITS/ACRE
IMPERVIOUS AREA (BASE SITE) = 3.30 ACRES
OPEN SPACE (BASE SITE) = 9.30 ACRES (73.8%)

SETBACK TABLE

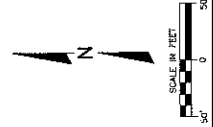
SETBACK FOR OR FROM	R-8 ZONING DISTANCE REQUIRED	DISTANCE PROVIDED
FRONT YARD	30'	50' S. LOVER'S LANE 24' S. PRAIRIEWOOD LANE 30' W. CORTEZ ROAD
SIDE YARD	20'	BETWEEN BUILDINGS 30'
REAR YARD	30'	30' (24' TO MENARDS PROPERTY)
WETLAND BUFFER	30'	30'
WETLAND	50'	50'

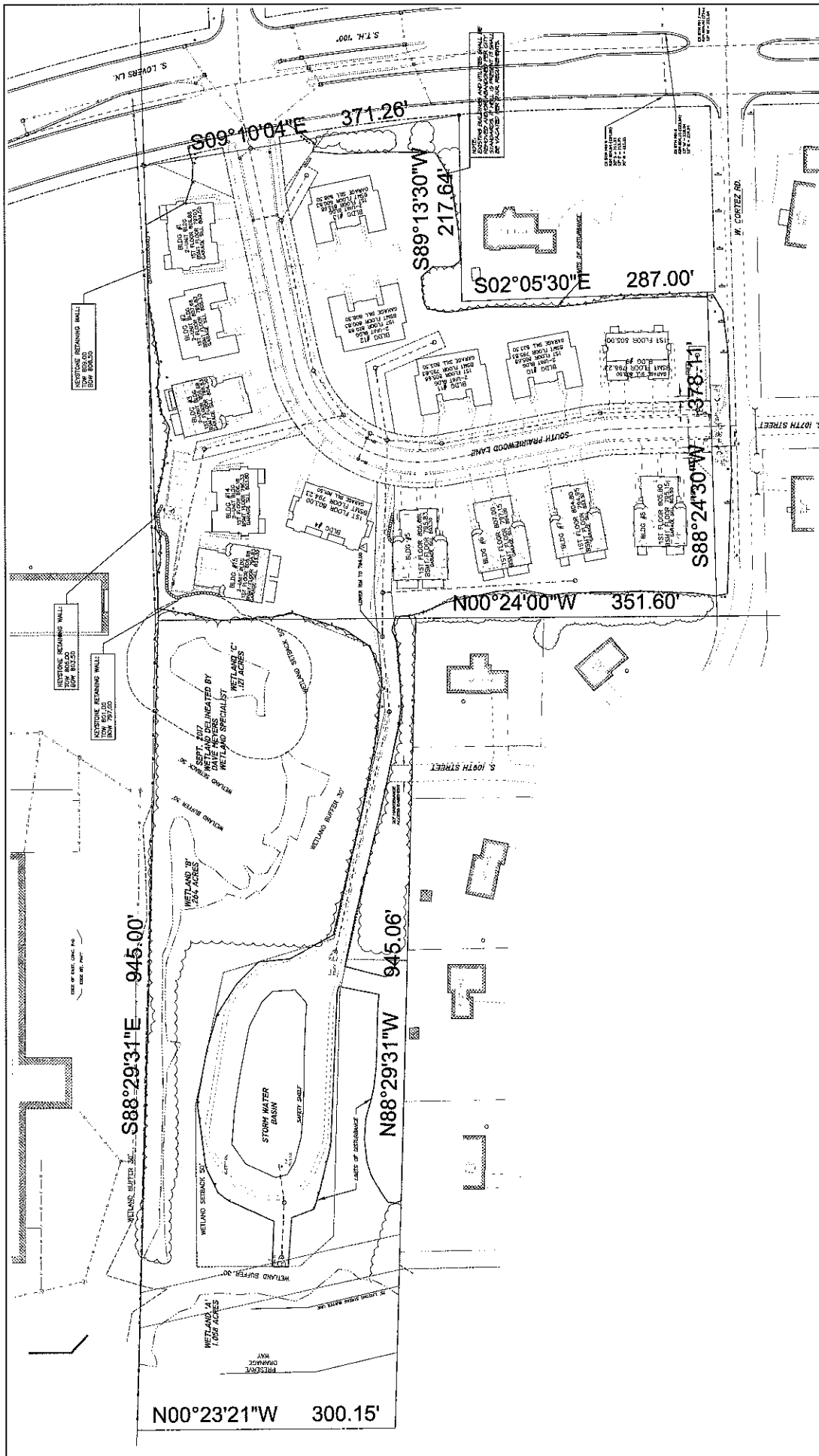
OWNER: RONALD WAMBACH
TAX KEY: 740-9901-002, 747-9981-005
DEVELOPER: RICK & RON DEVELOPMENT LLC.
10150 WEST NATIONAL AVE., #200
WEST ALLIS, WISCONSIN 53227
414-541-4800

REVISIONS:

NO.	DATE	DESCRIPTION

DESIGNED BY: MEAN
DRAWN BY: ROB
CHECKED BY: REW
APPROVED BY: [Signature]
DATE: 12-25-2017
SHEET: C-2.0





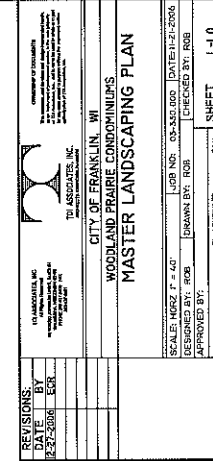
REVISIONS:	DATE
1	
2	
3	
4	
5	
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9	
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SCALE IN FEET
 0 50
 1" = 50'

CITY OF FRANKLIN, WI
 WOODLAND PRAIRIE CONDOMINIUMS
 MASTER GRADING PLAN

DESIGNED BY: J. B. BOWEN
 CHECKED BY: J. B. BOWEN
 APPROVED BY: J. B. BOWEN

SHEET C-3.0



MINI-KH PLANTING CALCULATIONS

44 DRILLING SITS

44 UNITS X 16 SHADE TREES = 66 SHADE TREES REQUIRED
44 UNITS X 16 DECIDUOUS TREES = 66 DECIDUOUS TREES REQUIRED
44 UNITS X 16 DECIDUOUS TREES = 66 DECIDUOUS TREES REQUIRED
44 UNITS X 3 SHRUBS = 132 SHRUBS REQUIRED

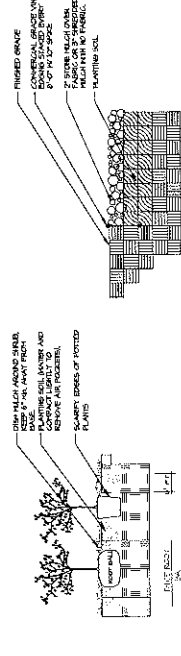
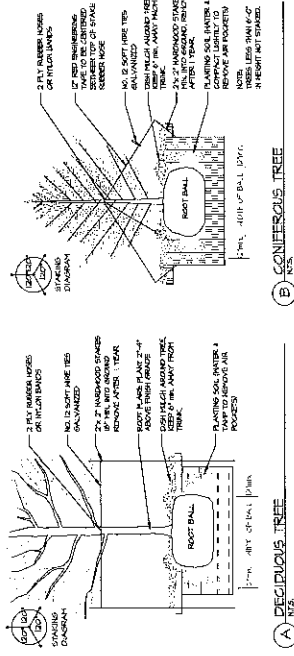
OVER 60 TREES WERE SAVED ON SITE FOR A CREDIT OF 60 SHADE TREES

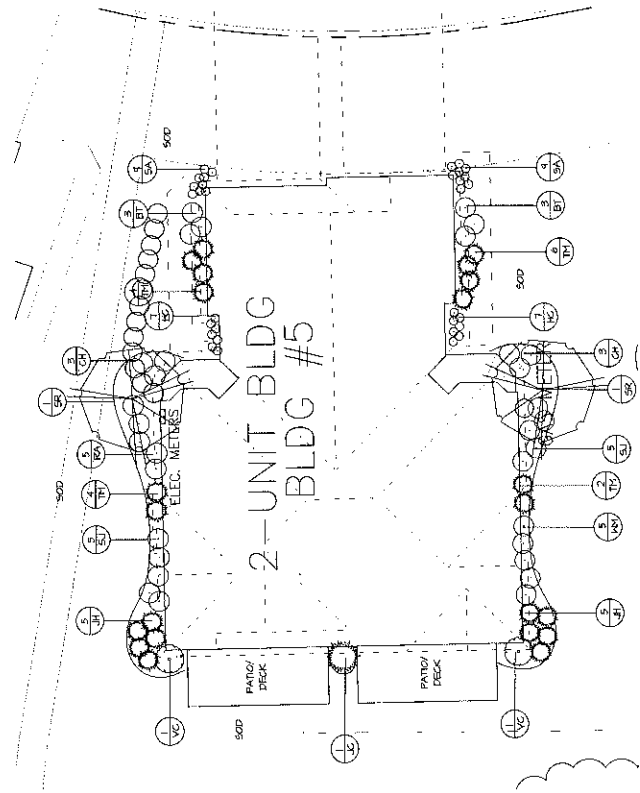
24 SHADE TREES PROPOSED X 100 CREDIT = 24 TOTAL
24 DECIDUOUS TREES PROPOSED X 100 CREDIT = 24 TOTAL
15 PROPOSED SHRUBS (56 PLANTINGS)
854 PROPOSED SHRUBS (FRANCONIA PLANTINGS)
100 PROPOSED TREES (X 100 CREDIT) = 100 TOTAL
100 PROPOSED TREES (X 100 CREDIT) = 100 TOTAL

PLANT SCHEDULE CONTRACTOR RESPONSIBLE FOR COMPLETING PLANT ACTIVITIES									
SL. NO.	ACTIVITY	START DATE	END DATE	DURATION	SL. NO.	ACTIVITY	START DATE	END DATE	DURATION
5	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	26	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
6	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	27	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
7	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	28	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
8	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	29	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
9	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	30	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
10	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	31	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
11	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	32	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
12	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	33	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
13	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	34	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
14	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	35	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
15	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	36	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
16	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	37	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
17	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	38	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
18	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	39	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
19	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	40	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
20	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	41	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
21	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	42	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
22	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	43	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
23	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	44	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
24	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	45	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
25	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	46	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
26	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	47	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
27	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	48	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
28	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	49	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
29	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	50	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
30	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	51	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
31	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	52	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
32	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	53	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
33	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	54	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
34	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	55	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
35	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	56	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
36	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	57	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
37	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	58	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
38	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	59	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
39	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	60	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
40	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	61	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
41	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	62	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
42	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	63	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
43	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	64	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
44	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	65	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
45	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	66	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
46	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	67	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
47	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	68	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
48	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	69	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
49	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	70	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
50	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	71	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
51	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	72	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
52	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	73	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
53	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	74	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
54	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	75	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
55	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	76	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
56	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	77	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
57	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	78	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
58	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	79	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
59	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	80	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
60	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	81	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
61	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	82	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
62	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	83	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
63	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	84	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
64	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	85	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
65	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	86	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
66	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	87	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
67	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	88	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
68	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	89	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
69	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	90	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
70	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	91	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
71	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	92	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
72	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	93	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
73	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	94	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
74	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	95	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
75	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	96	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
76	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	97	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
77	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	98	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
78	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	99	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
79	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	100	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
80	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	101	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
81	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	102	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
82	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	103	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
83	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	104	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
84	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	105	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
85	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	106	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
86	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	107	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
87	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	108	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
88	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	109	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
89	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	110	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
90	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	111	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
91	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	112	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
92	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	113	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
93	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	114	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
94	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	115	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
95	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	116	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
96	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	117	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
97	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	118	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
98	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	119	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
99	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	120	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
100	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	121	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
101	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	122	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
102	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	123	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
103	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	124	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
104	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	125	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
105	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	126	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
106	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	127	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
107	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	128	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
108	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	129	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
109	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	130	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
110	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	131	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
111	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	132	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
112	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	133	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
113	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	134	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
114	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	135	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
115	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"	136	AC - AC - Aeration Hopper	4/27/07	5/1/07	3 1/2"
116	AC - AC - Aeration Hopper</								

GENERAL NOTES:

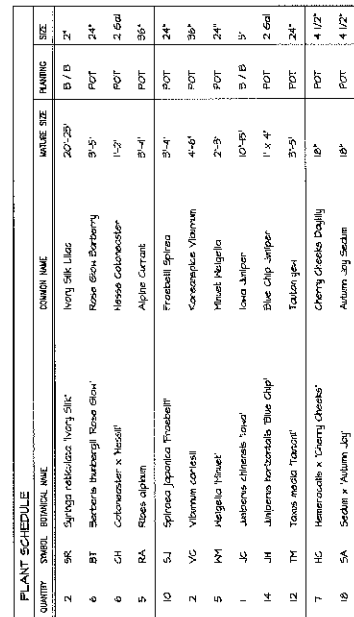
1. ALL FINISHED GRADES TO BE 1' BELOW TOP OF CURBS OR PAVEMENT.
2. BACKFILL AND GRAZE PLANTING AREAS WITH MIN. 6" BLINDED TOPSOIL.
3. ALL 2"AM AREAS AROUND BUILDINGS TO BE SOODED.
4. ALL TREES NOT TO BE PLANTED WITHIN 10' OF ANY BUILDING.
5. ALL TREES NOT IN A PLANTING BED SHALL BE ILL-CUT WITH A MINIMUM 1" RACKS FOR EACH 1" INCH CALIPER. USE SHEPHERD HARDWOOD MULCH AT 3" DEPTH.
6. PROVIDE MINIMUM 2" DEPTH OF MULCH IN ALL PLANTING BEDS.
7. PROVIDE MINIMUM 2" DEPTH OF MULCH IN ALL PLANTING BEDS AT MIN. 2" DEPTH.
8. ALL PLANTING BEDS TO BE EDGED WITH COMMERCIAL GRADE PLASTIC EDGING.





 BUILDING #5, #6, #7, & #8 LANDSCAPE PLAN
SCALE: 1"=10'-0"

PLANT SCHEDULE			COMMON NAME	MOUSE SIZE	PLANTING	SIZE
QUANTITY	SOURCE	TECHNICAL NAME			B / B	2"
6	SR	<i>Synoga reticulata</i> 'Navy Silk'	Navy Silk Lilies	20"-25"	POT	24"
6	BT	<i>Berberis integrifolia</i> 'Rose Glow'	Rose Glow Berberis	3-5'	POT	
6	CH	<i>Colocasia x Nassif</i>	Neuse Colocaster	1-2'	POT	2 6d
5	RA	<i>Ribes alpinum</i>	Alpine Currant	3-4'	POT	36"
10	SJ	<i>Syringa japonica</i> 'Frostbell'	Frostbell Syringa	3-4'	POT	24"
2	YC	<i>Yucca carolinii</i>	Scoraeopsis Yuccum	4-6'	POT	36"
5	M1	<i>Mespila himalaia</i>	Minet Hegalla	2-3'	POT	24"
1	JC	<i>Japanea chinensis</i> 'Yond'	Yond Japen	10'-15'	B / B	5'
10	JH	<i>Japanea chinensis</i> 'Blue Chip'	Blue Chip Japen	1' x 4'	POT	2 6d
12	TH	<i>Town media</i> 'Toucan'	Toucan Yon	3-5'	POT	24"
4	HC	<i>Hesperaloe x Cherry Chisel</i>	Cherry Chisel Digilly	18"	POT	4 10"
18	SA	<i>Sedum x Autumn Joy</i>	Autumn Joy Sedum		POT	4 10"



 BUILDING #1, #2, #4, #11 & #12 LANDSCAPE PLAN
SCALE: 1"=10'-0"



DALL DIGGERS HOTLINE
1-800-242-6517
TOLL FREE

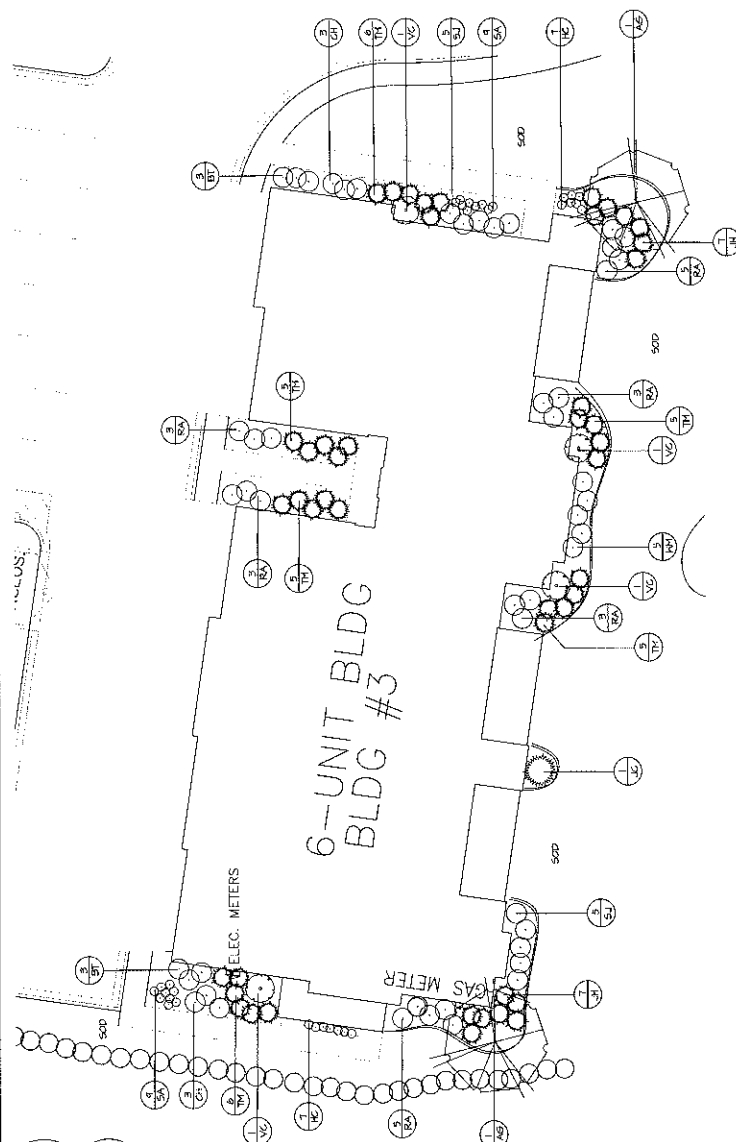
REVISIONS:	
NOTE	DATE
EGR	12-27-06
BELAN, #5	5-26-10

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MEMBER ASSOCIATION, INC. 1977

5

WOODLAND PRAIRIE CONDOMINIUMS
BUILDING LANDSCAPING PLANS

SCALE: HORZ 1" = 10'	JOB NO: Q3-330-000	DATE: 11-21-2006
DESIGNED BY: ROB	DRAWN BY: ROB	CHECKED BY: ROB
APPROVED BY:	DATE:	
CITY ENGINEER		SHEET L-2.0





TDI ASSOCIATES, INC.
ARCHITECTURAL, ENGINEERING, PLANNING
1800 W. WISCONSIN DRIVE, SUITE 304
WATKINSON, WISCONSIN 53185
PHONE: 262-499-2530 FAX: 262-499-2511

WOODLANDS PRAIRIE CONDOMINIUMS
BUILDING # 14

FRANKLIN, WISCONSIN

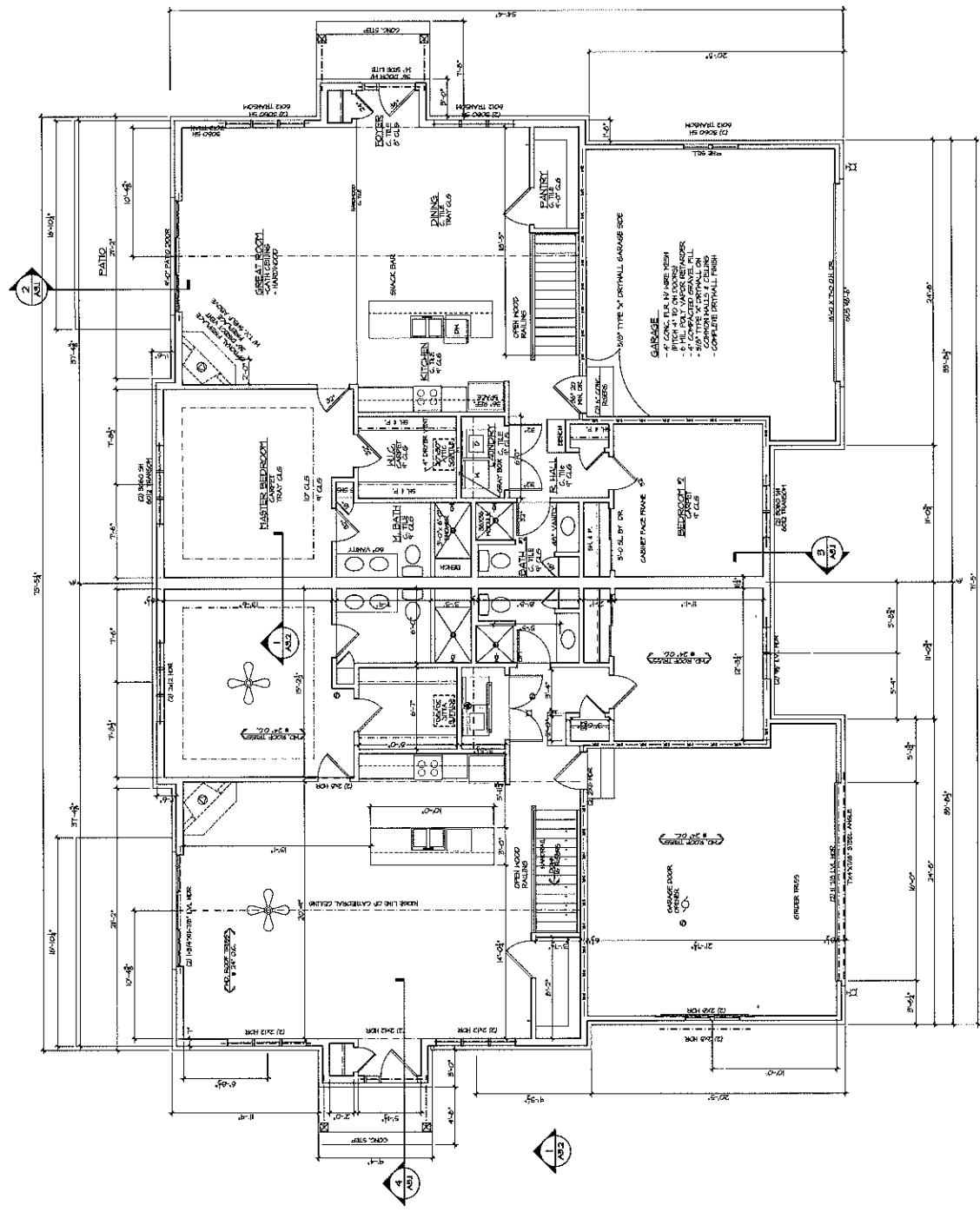
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Sheet Title
FIRST FLOOR PLAN

Issued For: Date:

Date: 09-28-77
Job No.: 17-362.001
Drawn By: RBA
Sheet No.

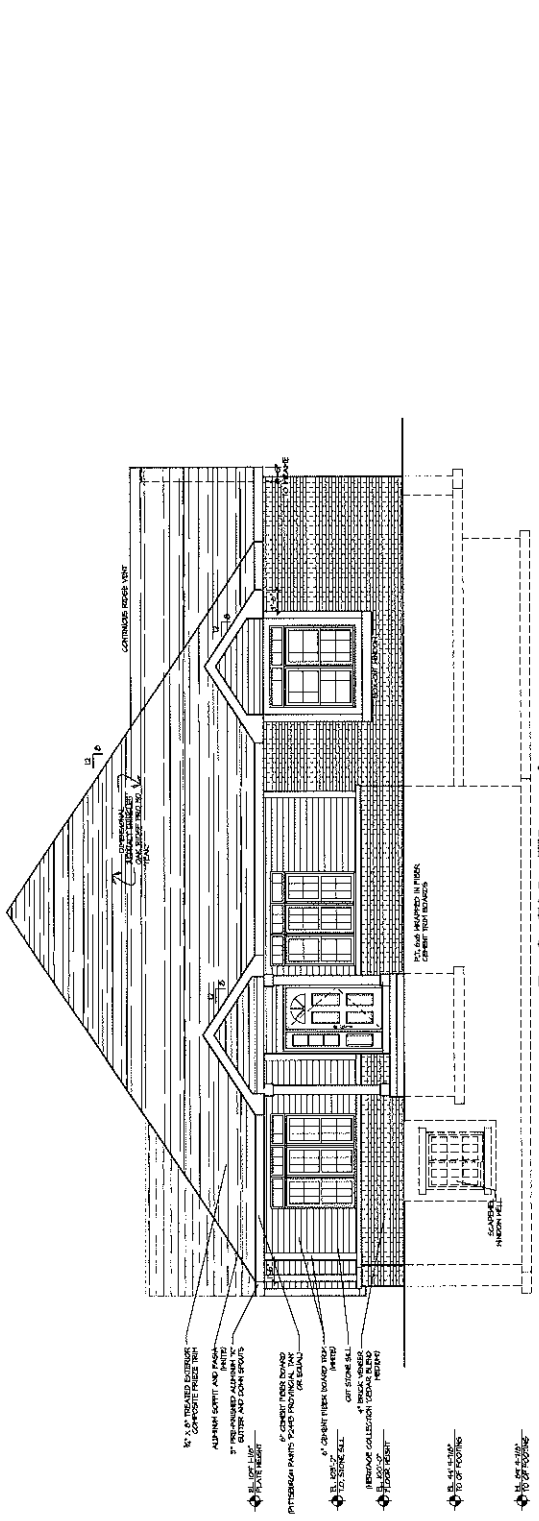
A1.1



First Floor Plan

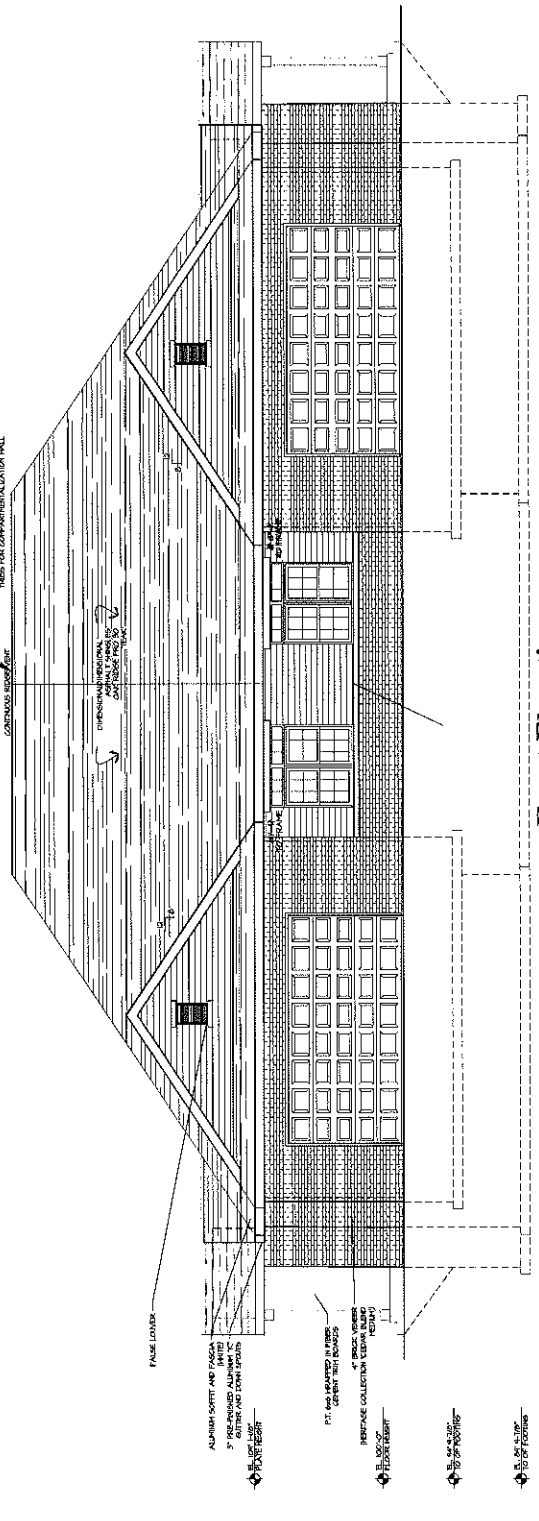
1/4" = 1'-0"	
Left Unit	1,441 Sq. Ft.
Right Unit	1,441 Sq. Ft.
Garage Area	477 Sq. Ft.
Garage Area	477 Sq. Ft.

FLOOR PLAN
1 18'-0" x 28'-0"



Left Side Elevation
 1/4" = 1'-0"

ATTIC COMPARTMENTALIZATION
 SEE ROOF CHARTER FOR DETAILS OF ATTIC COMPARTMENTALIZATION. THIS DRAWING IS NOT TO BE USED FOR CONSTRUCTION OF THE ROOF. THE ROOF SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE ROOF CHARTER.



Front Elevation
 1/4" = 1'-0"

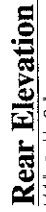


Abstract Title

ELEVATIONS

Issued For:	Date:
Job NO.:	17-362.001
Drawn By:	REB
Sheet No.	

A2.2


$$\frac{1/4''}{1'-0''} =$$



TDI ASSOCIATES, INC.
ARCHITECTS/BUSINESS PLANNERS

180 WISCONSIN DRIVE, SUITE 304
WALKESSA, WISCONSIN 53190
PHONE: 262-784-0400 FAX: 262-784-0401

WOODLAND PRAIRIE CONDOMINIUMS
Duplex Building #2, 10, 11, 12 #13
FRANKLIN, WISCONSIN

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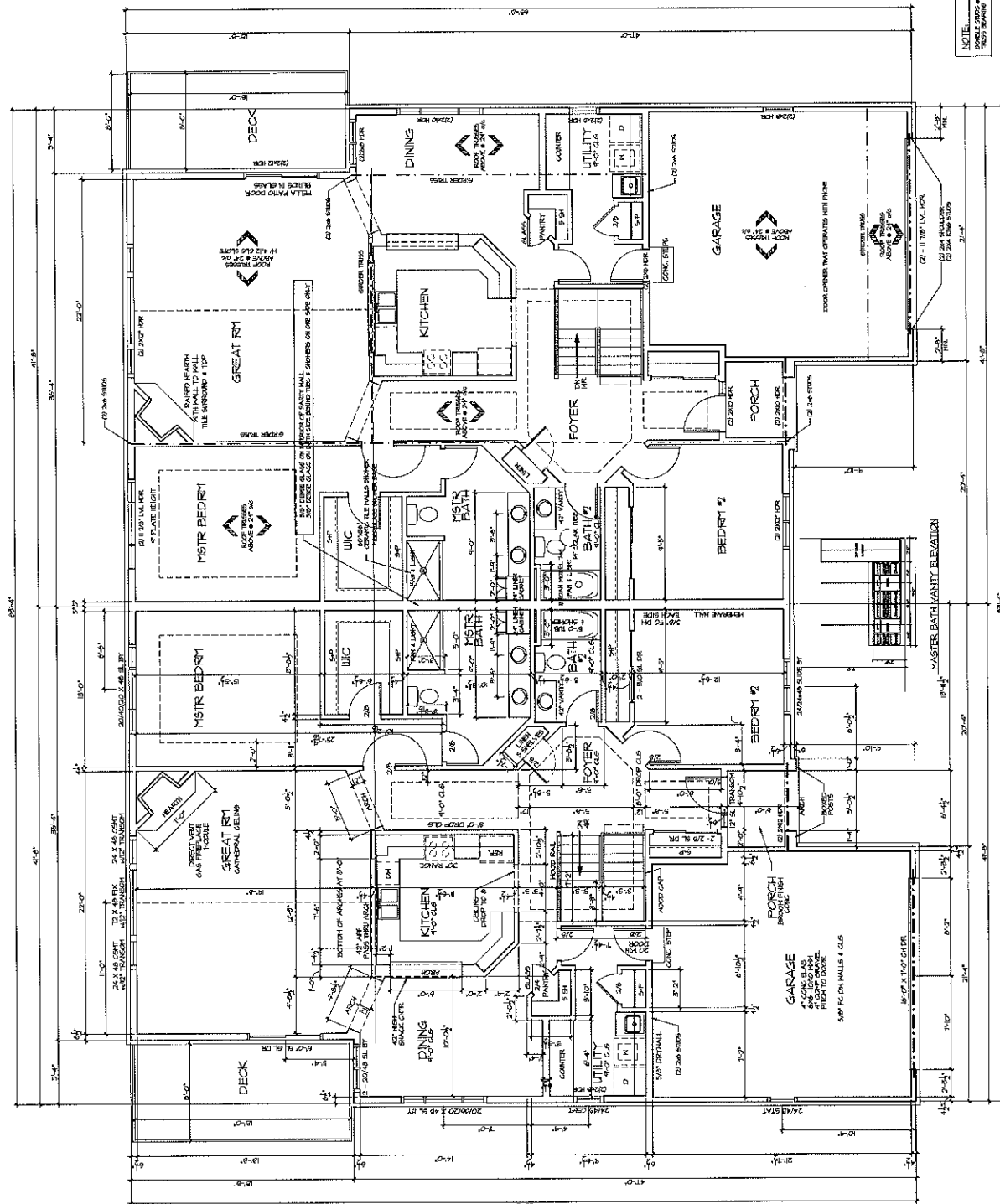
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Sheet Title
FLOOR PLAN

Revisions

Issued Date: SEPTEMBER 29, 2007
Job No.: 17-342,002
Drawn By: REA
Sheet No.

A-4



NOTE:
1. SEE SHEET A-1 FOR ALL
2. SEE SHEET A-2 FOR ALL
3. SEE SHEET A-3 FOR ALL

UNIT '10'
AREA: 1465 SF.

UNIT '13'
AREA: 1465 SF.

1 FLOOR PLAN
1/4" = 1'-0"



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS

NR 52200 JORDISON DRIVE, SUITE 304
WALKESSHA, WISCONSIN 53185
PHONE 262-577-0400 FAX 262-577-0401

WOODLAND PRAIRIE CONDOMINIUMS
Duplex Building #2, 10, 11, 12 & 13
FRANKLIN, WISCONSIN

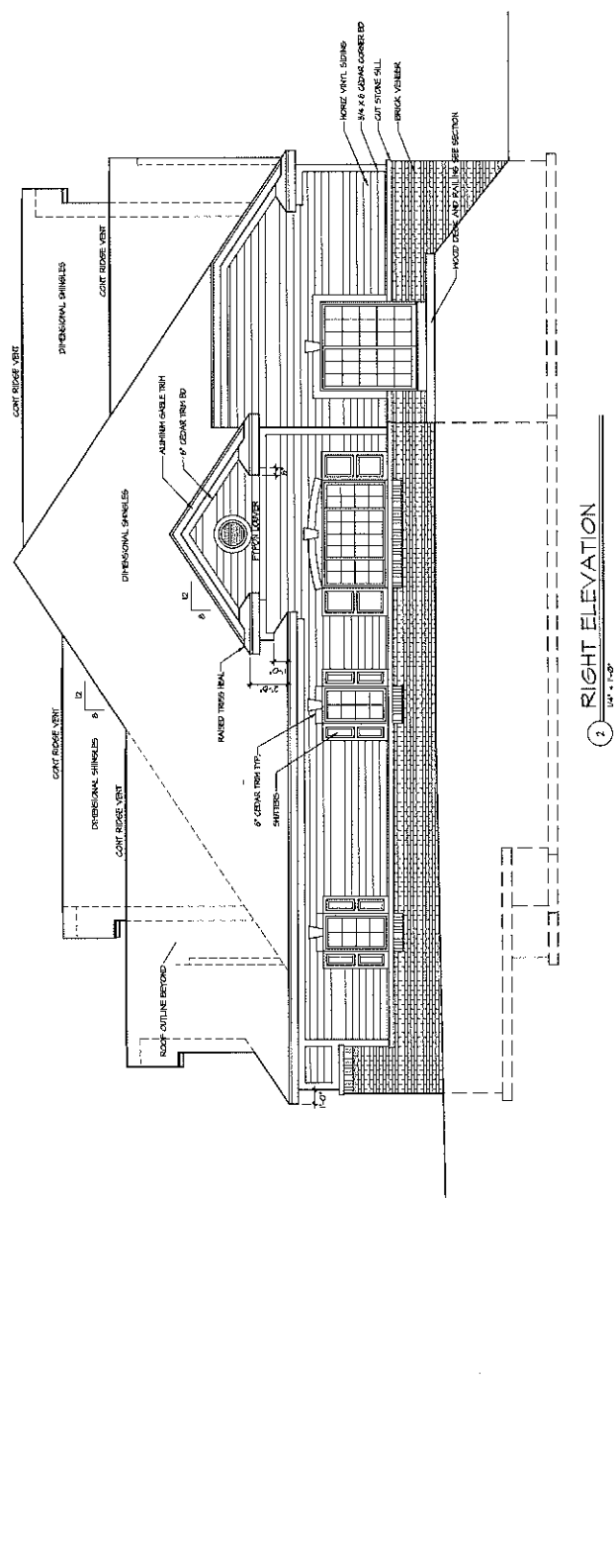
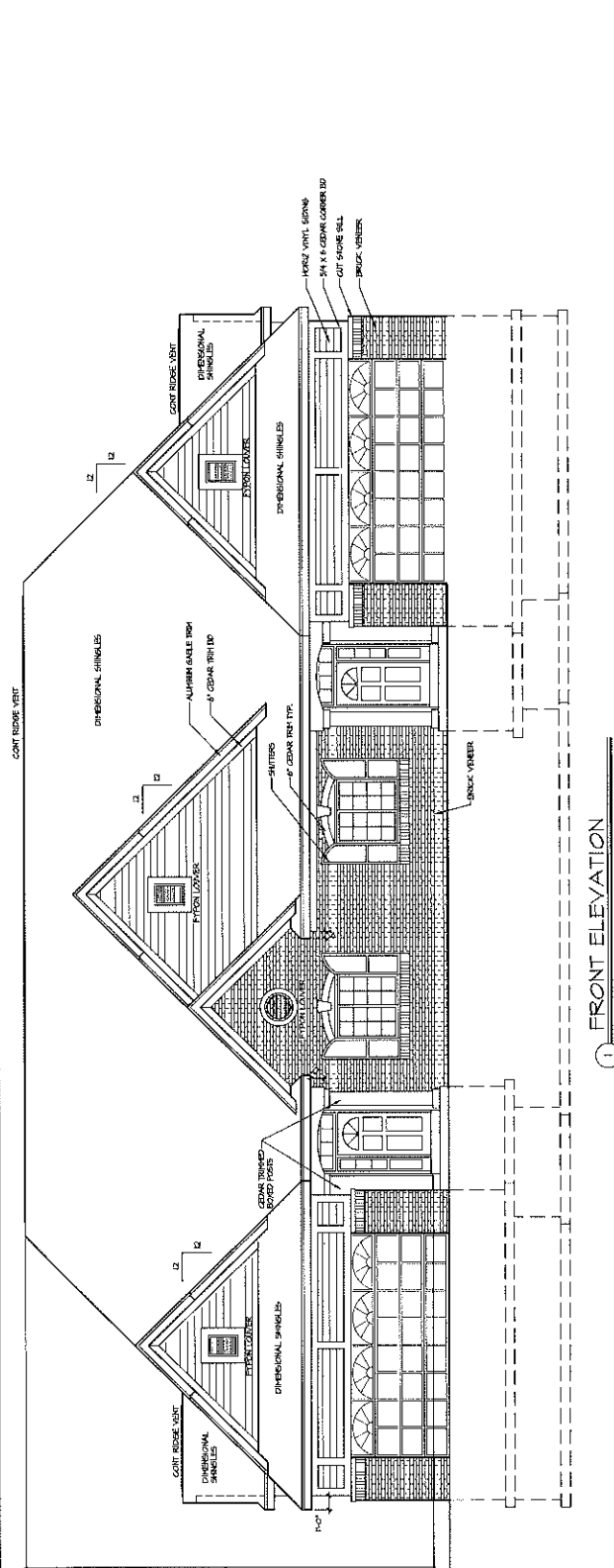
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Sheet Title
BUILDING
ELEVATIONS

Revisions

Issued Date	
Date	SEPTEMBER 2, 2017
Job No.	17-3462.002
Drawn By	RBN
Sheet No.	

A-1





TDA ASSOCIATES, INC.
ARCHITECTS/INTERIORS PLANNERS

184 W2329 JOHNSON DRIVE, SUITE 304
WAUKESHA, WISCONSIN 53186
PHONE: 262-474-6800 FAX: 262-474-6801

WOODLAND PRAIRIE CONDOMINIUMS
Duplex Building #2, 10, 11, 12 & 13
FRANKLIN, WISCONSIN

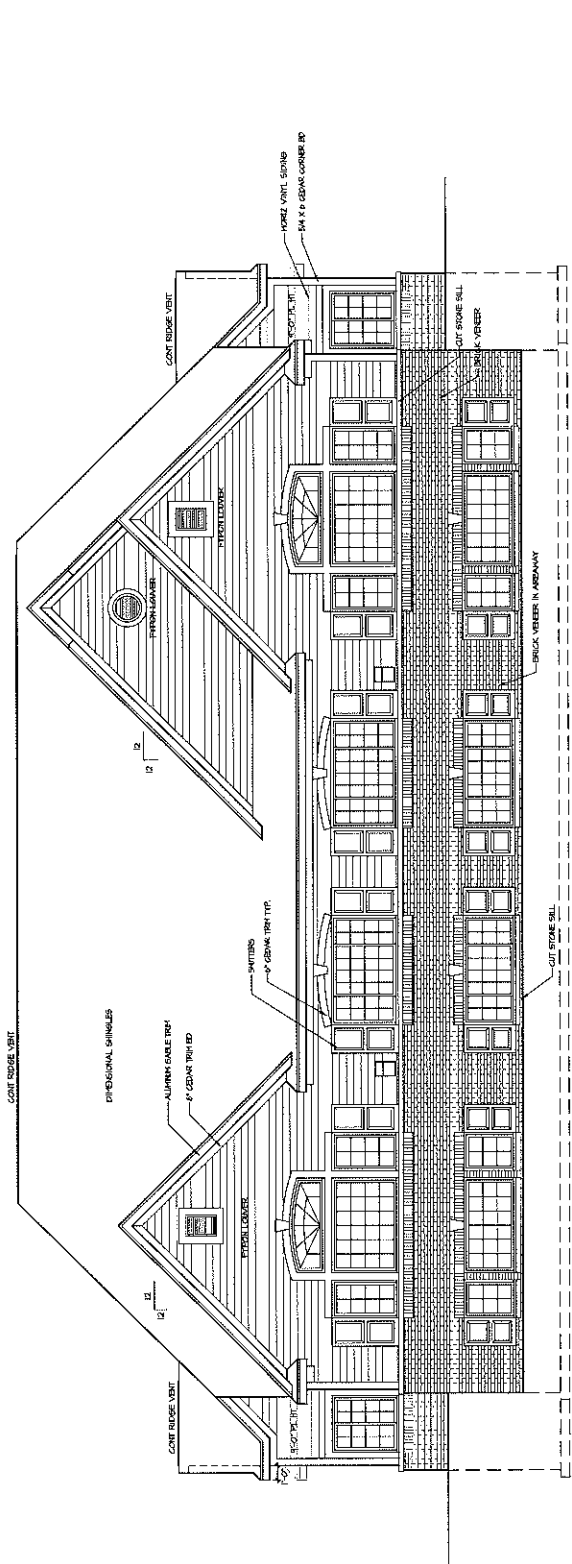
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Sheet Title
BUILDING
ELEVATIONS

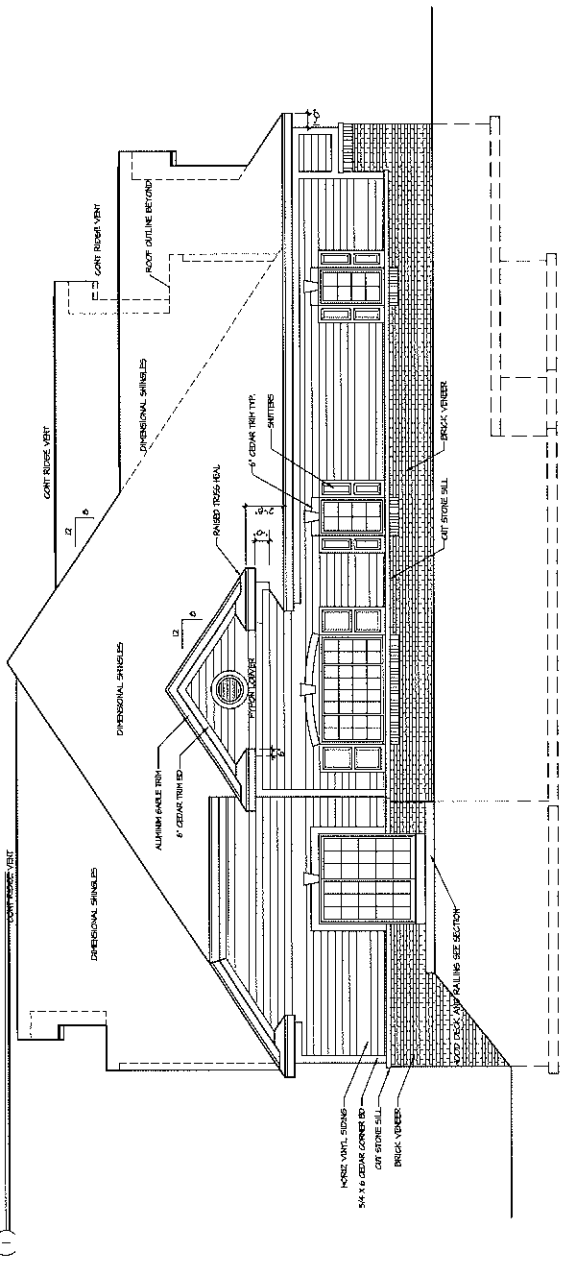
Revisions

Issued Date:	September 29, 2017
Date:	17-362.002
Job No.:	RBH
Drawn By:	Sheet No.

A-5



1 REAR ELEVATION
1/4" = 1'-0"



2 LEFT SIDE ELEVATION
1/4" = 1'-0"

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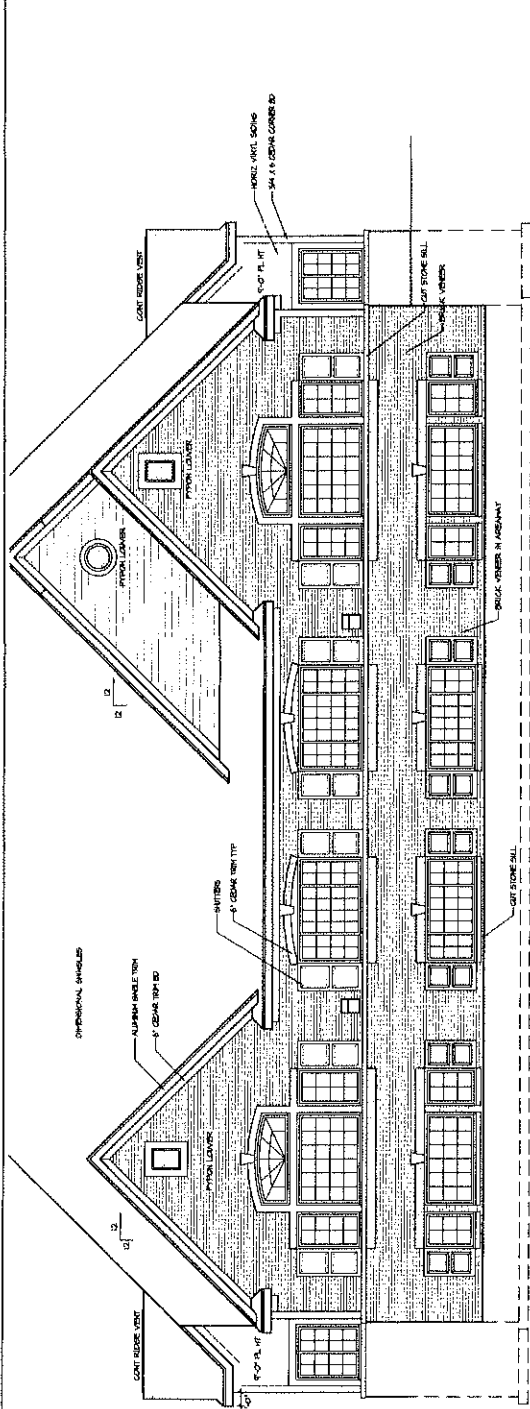
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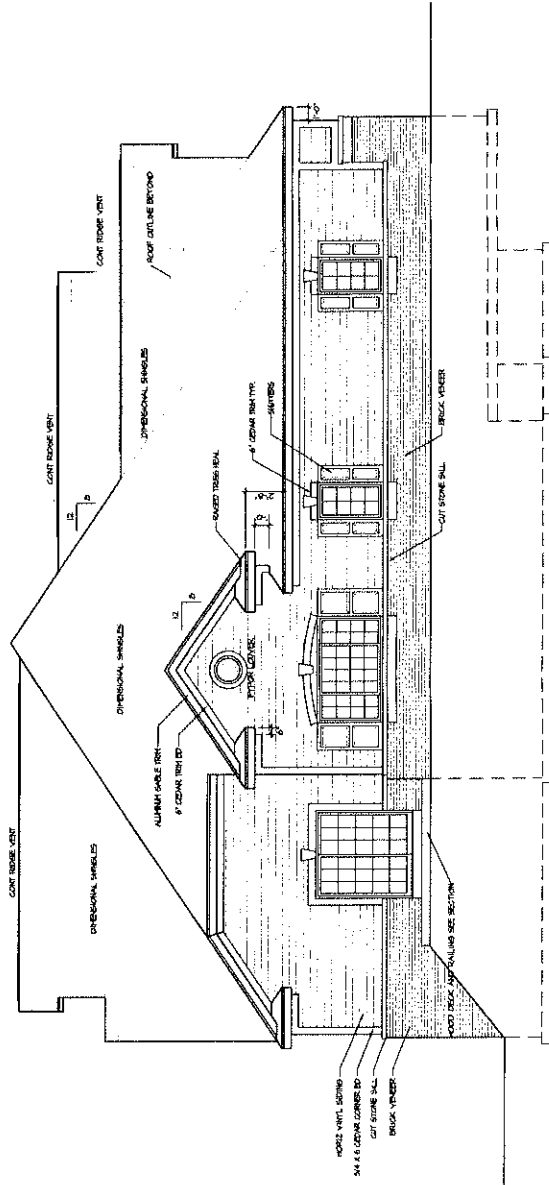
Sheet Title
**BUILDING
ELEVATIONS**

Revisions

Saved Date: _____
 Date: _____
 Job No.: 17-342.002
 Drawn By: RD-
 Sheet No.

$$\frac{3}{10} \Delta$$


REAR ELEVATION BUILDING 13 ONLY



LEFT SIDE ELEVATION



TDI ASSOCIATES, INC.
ARCHITECTS BUSINESS PLANNERS

NR WISCONSIN DRIVE SUITE 304
WATKINSHIA, WISCONSIN 53186
PHONE 262-574-0000 FAX 262-574-0001

WOODLAND PRAIRIE CONDOMINIUMS Duplex Building #3, 5, 6 & 10

FRANKLIN, WISCONSIN

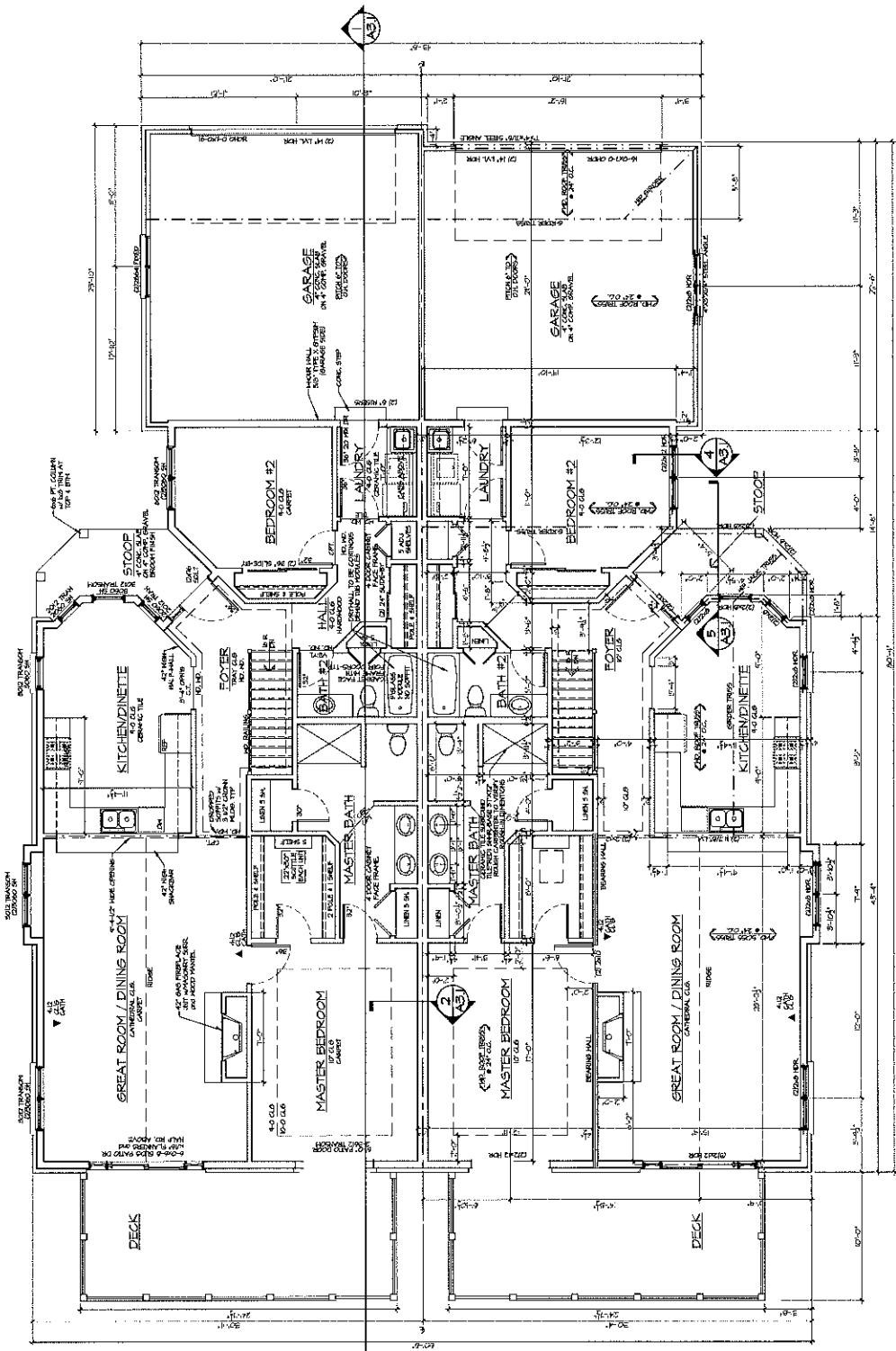
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Sheet Title
FLOOR PLAN

Revisions

Issued Date:	Sept. 2, 2007
Date:	17-362,006
Drawn By:	RBN
Sheet No.	

A1.1



① FIRST FLOOR PLAN-1600 SQ. FT.

① FLOOR PLAN

ROUGH CONSTRUCTION DETAILS AND FINISHES SHALL BE
DETERMINED FROM CALL CUTS



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS

NO. 72230 JORDISON DRIVE, SUITE 804
W. WAUKESHA, WISCONSIN 53186
PHONE: 262-531-7400 FAX: 262-531-7401

WOODLAND PRAIRIE CONDOMINIUMS
Duplex Building #3, 5, 6 & 7
FRANKLIN, WISCONSIN

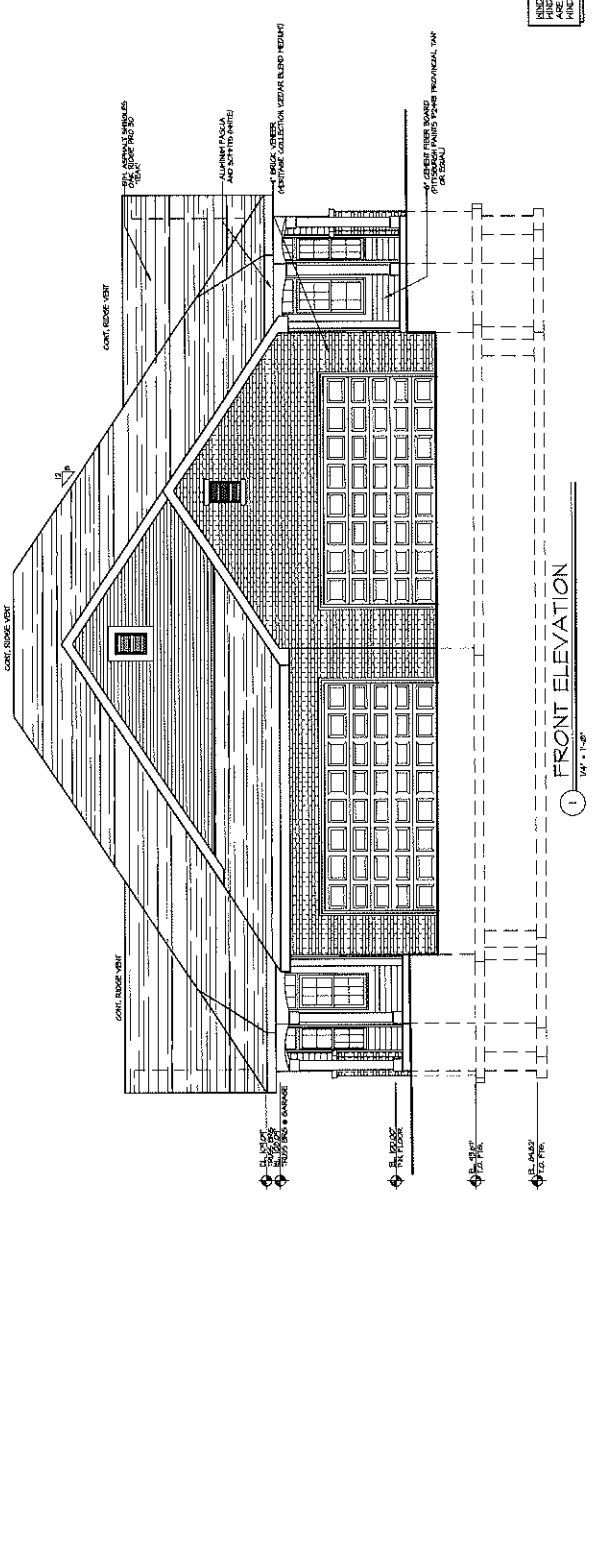
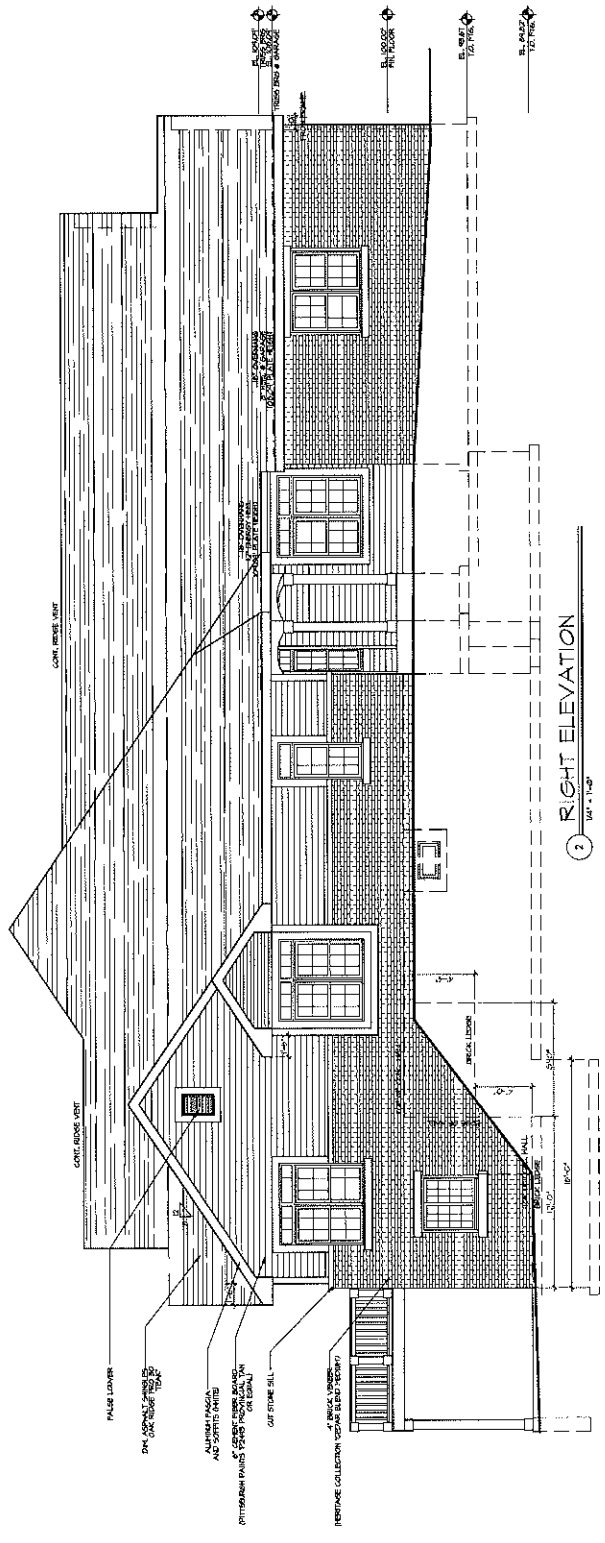
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Sheet Title
BUILDING
ELEVATIONS

Revisions

Issued Date:	08/17/2017
Date:	08/17/2017
Job No.:	17-042-004
Drawn By:	REB
Sheet No.	

A2.1



VISION NOTES:
VISION SIZES SHOWN ON FLOOR PLAN
ARE TO BE MAINTAINED THROUGHOUT
VISION SIZES IN SPECIFIC MANUFACTURE

1 FRONT ELEVATION
1/4" = 1'-0"

2 RIGHT ELEVATION
1/4" = 1'-0"



WOODLAND PRAIRIE CONDOMINIUMS
Duplex Building #3, 5, 6 & 15
FRANKLIN, WISCONSIN

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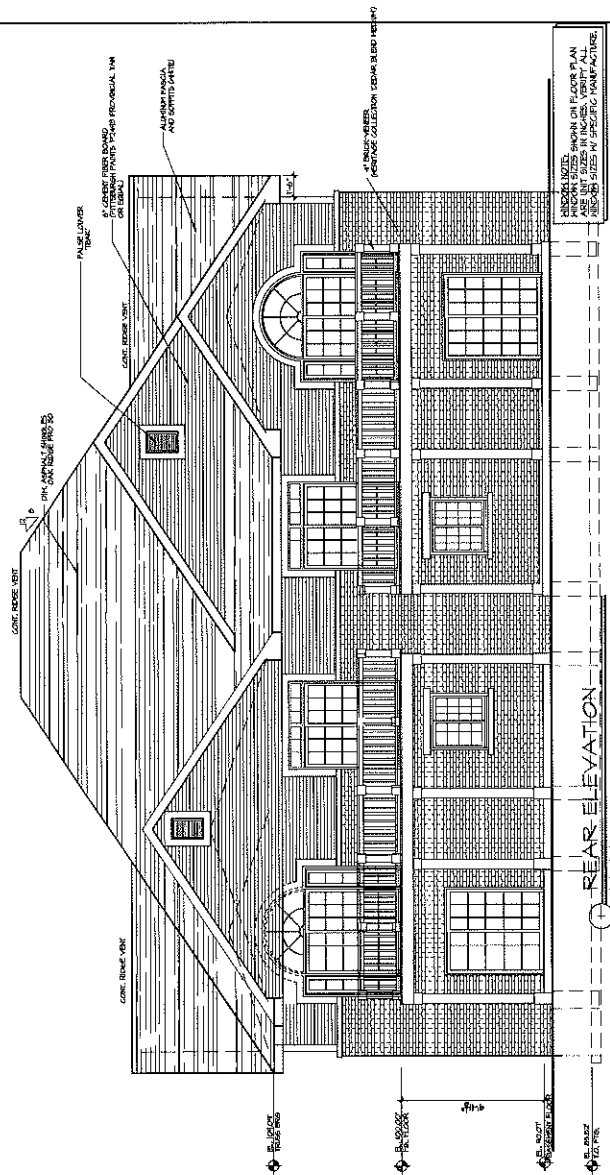
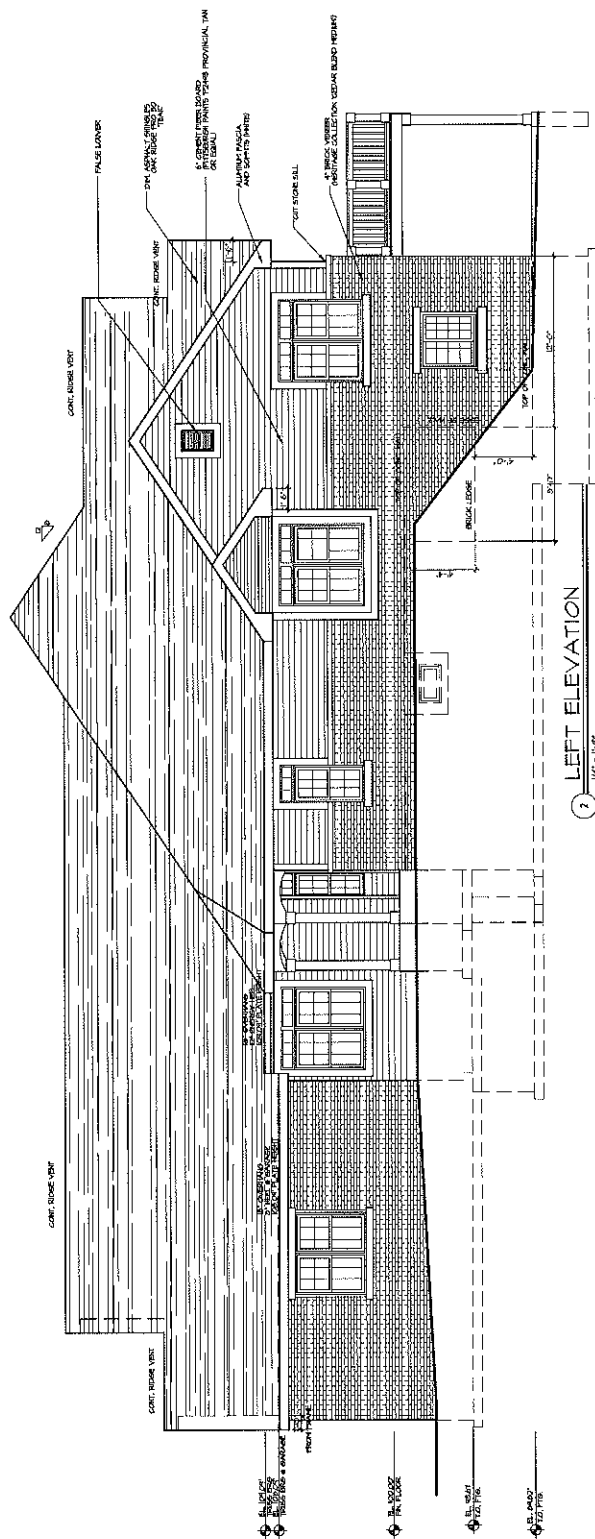
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Sheet Title
**BUILDING
ELEVATIONS**

Revisions

Issued Date:	SEPT. 28, 2007
Date:	
Job NO.:	17-562.006
Drawn By:	RBN
Sheet No.	

A2.2



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APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE October 17, 2017
REPORTS & RECOMMENDATIONS	RESOLUTION AUTHORIZING CERTAIN OFFICIALS TO EXECUTE A HOLDING TANK AGREEMENT WITH VERNON AND LOIS SCHWEITZER 10100 S. 76 STREET TAX KEY NO. 933-9994-000	ITEM NUMBER <i>G.7.</i>

Attached is a resolution authorizing execution of an agreement for a Holding Tank with Vernon and Lois Schweitzer, 10100 S. 76 Street, (Tax Key No. 933-9994-000) recommended for Council Adoption.

Proper forms have been completed and review conducted.

COUNCIL ACTION REQUESTED

Motion adopting Resolution No. 2017-_____authorizing execution of an agreement for a Holding Tank with Vernon and Lois Schweitzer, 10100 S. 76 Street, (Tax Key No. 933-9994-000).

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

RESOLUTION NO. 2017-_____

RESOLUTION AUTHORIZING CERTAIN OFFICIALS TO EXECUTE
A HOLDING TANK AGREEMENT WITH
VERNON AND LOIS SCHWEITZER
10100 S. 76 STREET
TAX KEY NO. 933-9994-000

WHEREAS, the State of Wisconsin required Vernon and Lois Schweitzer, 10100 S. 76 Street, (Tax Key No. 933-9994-000) to install a holding tank for sewage purposes on said property located in the City of Franklin, and

WHEREAS, it is in the best interests of the City of Franklin and the State of Wisconsin to guarantee that said holding tank be properly operated for the protection of the health and welfare of the citizens of the City of Franklin, and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Common Council of the City of Franklin that a holding tank agreement be executed by the Mayor and City Clerk with Vernon and Lois Schweitzer, 10100 S. 76 Street, (Tax Key No. 933-9994-000) and that said agreement be kept on file.

BE IT FURTHER RESOLVED that the City Clerk is instructed to record said holding tank agreement with the Register of Deeds for Milwaukee County.

Introduced at a regular meeting of the Common Council of the City of Franklin this ____ day of _____, 2017 by Alderman _____.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this ____ day of _____, 2017.

APPROVED:

Stephen R. Olson, Mayor

ATTEST:

Sandra Wesolowski, City Clerk

AYES _____ NOES _____ ABSENT _____



Public Works & Development Services

14200 Washington Avenue

Sturtevant, WI 53177

262-886-8440

fax: 262-886-8480

October 5, 2017

City of Franklin
Department of Administration
c/o Mark Lubarda
9229 W Loomis Road
Franklin, WI 53132

CITY OF FRANKLIN

OCT 11 2017

INSPECTION DEPT.

RECEIVED
CITY OF FRANKLIN
2017 OCT 11 PM 12:56

RE: Soil Onsite Verification Report for property located in the City of Franklin, Section 27 T5N
R21E, 10100 S. 76th Street

Dear Mr. Lubarda:

Racine County has been contracted by the City of Franklin to verify Certified Soil Testers' (CST) work within the City. On October 5, 2017, this office received the Soil & Site Evaluation Report (SER) conducted by CST, Roger Hilmer on September 27, 2017 and verified in the field by Racine County staff. This office has reviewed and accepted the SER and concurs that a holding tank is the only available option for the above referenced property. In addition, the site plan closely reflects the current conditions noted at the property at the time of the SER.

This SER was conducted to evaluate the site and soil conditions for the possible installation of a Private Onsite Wastewater Treatment System (POWTS) to replace a 3-bedroom single-family residence. Based on the submitted SER by Mr. Hilmer, the evaluated area meets the requirements, as specified in Wisconsin Administrative Code Chapter SPS 385, for the installation of a holding tank POWTS. I have enclosed the original SER for your records.

During the onsite, information was presented that most of the property may be located with the 1% inundation flood (100-year floodplain). POWTS absorption are not allowed within the floodplain and treatment tanks may be located within the 100- year floodplain if the tank is floodproofed to code requirements. To determine the exact location of the 100-year floodplain, it was explained to the owners at the site, that a survey including elevations referenced to Mean Sea Level Datum should be performed. If an elevation survey is performed, and it is determined that the area soil evaluated is not within the 100-year floodplain, then it may be possible to site a mound POWTS via an Interpretive Review process via the Department of Safety and Professional Services initiated by a CST. The POWTS must be designed in accordance with SPS regulations. Plan approval must be gained and a Sanitary Permit issued before the commencement of the POWTS installation.

I trust that this information will satisfy our agreement for the review of said document. Should you have further questions regarding this information, please contact this office at (262) 886-8440. Our office hours are Monday – Friday, 8:00 a.m. – 12:00 p.m. & 12:30 p.m. – 4:30 p.m.

Sincerely,

Brian Jensen
Development Services Superintendent
CST ID. # 220401

enc.

c: Roger Hilmer



Industry Services Division
1400 E Washington Ave
P.O. Box 7162
Madison, WI 53707-7162

County

Sanitary Permit Number (to be filled in by Co.)

Sanitary Permit Application

In accordance with SPS 383.21(2), Wis. Adm. Code, submission of this form to the appropriate governmental unit is required prior to obtaining a sanitary permit. Note: Application forms for state-owned POWTS are submitted to the Department of Safety and Professional Services. Personal information you provide may be used for secondary purposes in accordance with the Privacy Law, s. 15.04(1)(m), Stats.

State Transaction Number

Project Address (if different than mailing address)

10100 S. 76th St.

I. Application Information - Please Print All Information

Property Owner's Name

Vern + Lois Schweitzer

Parcel #

933 9994 000

Property Owner's Mailing Address

9501 W. Loomis Rd #427

Property Location

City, State

Franklin, WI

Zip Code

53132

Phone Number

414-403-5248

Govt. Lot

SW 1/4, SW 1/4, Section 27
(circle one)

T 5 N; R 21 E or 2W

II. Type of Building (check all that apply)

☒ 1 or 2 Family Dwelling - Number of Bedrooms 4

☐ Public/Commercial - Describe Use _____

☐ State Owned - Describe Use _____

Lot #

Block #

CSM Number

Subdivision Name

☒ City of Franklin

☐ Village of _____

☐ Town of _____

III. Type of Permit: (Check only one box on line A. Complete line B if applicable)

A. ☐ New System ☒ Replacement System ☐ Treatment/Holding Tank Replacement Only ☐ Other Modification to Existing System (explain)

B. ☐ Permit Renewal Before Expiration ☐ Permit Revision ☐ Change of Plumber ☐ Permit Transfer to New Owner

List Previous Permit Number and Date Issued

IV. Type of POWTS System/Component/Device: (Check all that apply)

☐ Non-Pressurized In-Ground ☐ Pressurized In-Ground ☐ At-Grade ☐ Mound \geq 24 in. of suitable soil ☐ Mound $<$ 24 in. of suitable soil

☒ Holding Tank ☐ Other Dispersal Component (explain) _____ ☐ Pretreatment Device (explain) _____

V. Dispersal/Treatment Area Information:

Design Flow (gpd) 600 Design Soil Application Rate(gpdsf) Dispersal Area Required (sf) Dispersal Area Proposed (sf) System Elevation

VI. Tank Info

	Capacity in Gallons		Total Gallons	# of Units	Manufacturer	Prefab Concrete	Site Constructed	Steel	Fiber Glass	Plastic
	New Tanks	Existing Tanks								
Septic or Holding Tank	5000		5000	1	DAIMACAY	X				
Dosing Chamber										

VII. Responsibility Statement- I, the undersigned, assume responsibility for installation of the POWTS shown on the attached plans.

Plumber's Name (Print) Darrell Schaefer Plumber's Signature [Signature] MP/MPRS Number 231302 Business Phone Number 262-835-4408

Plumber's Address (Street, City, State, Zip Code)

6238 Nicholson Rd. Franksville WI 53126

VIII. County/Department Use Only

☐ Approved ☐ Disapproved ☐ Owner Given Reason for Denial Permit Fee \$ Date Issued Issuing Agent Signature

IX. Conditions of Approval/Reasons for Disapproval

Attach to complete plans for the system and submit to the County only on paper not less than 8 1/2 x 11 inches in size

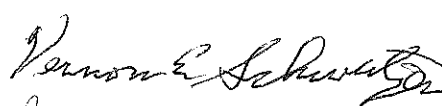


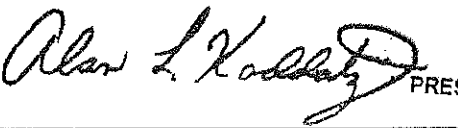
City of Franklin Holding Tank Servicing Contract

Contract Date October 11, 2017		This contract is made between the
Holding Tank Owner(s) Name(s) Vernon E. Schweitzer Lois A. Schweitzer	and	Pumper's Name PATS Services, Inc. 38331-60th Street - Burlington, WI 53105

We acknowledge the installation of a holding tank(s) on the following property: (Provide legal descriptions:)

10100 S. 76th St., Franklin, WI 53132
Com 1006.50 FT N OF SW COR OF SW 27 S 21 TH N
419.23 FT SELY 361.40 FT SELY 380 FT TH W 599.22
FT TO BEG EXC W 60 FT FOR ST CONT 2.919 ACS

1. The owner agrees to file a copy of this contract with the local governmental unit hereinafter called the "City", which has signed the pumping agreement required in Ch. ILHR 83.18(4)(b), Wis. Adm. Code and with the City of Franklin.
2. The owner agrees to have the holding tank(s) serviced by the pumper and guarantees to permit the pumper to have access and to enter upon the property for the purpose of servicing the holding tank(s). The owner agrees to maintain the all-weather access road or drive so that the pumper can service the holding tank(s) with the pumping equipment. The owner further agrees to pay the pumper for all charges incurred in servicing the holding tank(s) as mutually agreed upon by the owner and pumper.
3. The pumper agrees to submit to the City which has signed the holding tank agreement required by S. ILHR 83.18(4)(b), Wis. Adm. Code, a report for the servicing of the holding tank(s) on a semiannual basis. The pumper further agrees to submit a report which shall include:
 - a. The name and address of the person responsible for servicing the holding tank.
 - b. The name of the owner of the holding tank.
 - c. The location of the property on which the holding tank is installed.
 - d. The sanitary permit number issued for the holding tank.
 - e. The dates on which the holding tank was serviced.
 - f. The volumes in gallons of the contents pumped from the holding tank for each servicing.
 - g. The disposal sites to which the contents from the holding were delivered.
4. This agreement will remain in effect until the owner or pumper terminates this contract. In the event of a change in this contract, the owner agrees to file a copy of any changes to this service contract or a copy of a new service contract with the City of Franklin within ten (10) business days from the date of change to this service contract.

Owner(s) Name(s) (Print) Vernon E. Schweitzer Lois A. Schweitzer	Owner's Signature(s)  	Subscribed and sworn to me on this date: October 11, 2017 Today's Date  Notary Public Signature
Pumper's Name (Print) PATS Services, Inc.	Pumper's Signature  PRES	April 26, 2019 Commission Expiration
Pumper's Registration Number S4-16		

Document No. / Plan Identification No.

This agreement is made between the
governmental unit and holding tank
owner(s)

This space reserved for recording data

Agreement Date

October 11, 2017

County or Local Governmental Unit

City of Franklin

(called Municipality below)

Holding Tank Owner(s)

Vernon E. Schweitzer

Lois A. Schweitzer

We acknowledge that application is being made for the installation of (a) holding
tank(s) on the following property: (Provide legal land description)

COM 100.650 FT N OF SW COR OF SW 27 521 TH

419.23 FT SELY 361.40 FT SELY 380 FT TH W 592.22

FT TO BEG EXC W 60 FT FOR ST CONT 2.919 ACS

Return To

City of Franklin

or that continued use of the existing premises requires that a holding tank be installed on the property for the purpose of proper containment of sewage.
Also, the property cannot now be served by a municipal sewer, or any other type of private sewage system as permitted under Ch. ILHR 83, Wis. Adm.
Code, or Ch. 145, Stats.

As an inducement to the ~~CITY OF~~ City of Franklin to issue a sanitary permit for the above described property, we agree to do the following:

1. Owner agrees to conform to all applicable requirements of Ch. ILHR 83, Wis. Adm. Code relating to holding tanks. If the owner fails to have the holding tank properly serviced in response to orders issued by the municipality to prevent or abate a human health hazard as described in s. 254.59, Stats., the municipality may enter upon the property and service the tank or cause to have the tank to be serviced and charge the owner by placing the charges on the tax bill as a special assessment for current services rendered. The charges will be assessed as prescribed by s. 66.60, Stats.
2. The owner agrees, pursuant to s. ILHR 83.18 (10), Wis. Adm. Code, to have installed in a new building or new structure a water meter approved by the County and State. The water meter shall be installed by a plumber authorized by the State to conduct such installations, with said installation complying with State regulations and manufacturers specifications. The owner agrees to be financially responsible for the purchase, installation, maintenance, and repair of the water meter, and agrees to allow the municipality to enter the above described property on a regular basis to read and/or inspect the water meter.
3. Owner agrees to pay all charges and cost incurred by the municipality for inspection, pumping, hauling, or otherwise servicing and maintaining the holding tank in such a manner as to prevent or abate any human health hazard caused by the holding tank. The municipality shall notify the owner of any costs which shall be paid by the owner within thirty (30) days from the date of notice. In the event the owner does not pay the costs within thirty (30) days, the owner specifically agrees that all the costs and charges may be placed on the tax roll as a special assessment for the abatement of a human health hazard, and the tax shall be collected as provided by law.
4. The owner, except as provided by s. 146.20 (3) (d), Stats., agrees to contract with a person who is licensed under Ch. NR 113, Wis. Adm. Code, to have the holding tank serviced and to file a copy of the contract or the owner's registration with the municipality. The owner further agrees to file a copy of any changes to the service contract, or a copy of a new service contract, with the municipality within ten (10) business days from the date of change to the service contract.
5. The owner agrees to contract with a person licensed under Ch. NR 113, Wis. Adm. Code, who shall submit to the municipality on a semiannual basis a report in accordance with s. ILHR 83.18 (4) (a) 2., Wis. Adm. Code, for the servicing of the holding tank. In the case of registration under s. 146.20 (3) (d), Stats., the owner shall submit the report to the municipality. The municipality may enter upon the property to investigate the condition of the holding tank when pumping reports and meter readings may indicate that the holding tank is not being properly maintained.
6. This agreement will remain in effect only until the local governmental unit responsible for the regulation of private sewage systems certifies that the property is served by either a municipal sewer or a soil absorption system that complies with Ch. ILHR 83, Wis. Adm. Code. In addition, this agreement may be cancelled by executing and recording said certification with reference to this agreement in such manner which will permit the existence of the certification to be determined by reference to the property.
7. This agreement shall be binding upon the owner, the heirs of the owner, and assignees of the owner. The owner shall submit the agreement to the register of deeds, and the agreement shall be recorded by the register of deeds in a manner which will permit the existence of the agreement to be determined by reference to the property where the holding tank is installed.

Owner(s) Name(s) - Print

Vernon E. Schweitzer

Lois A. Schweitzer

Municipal Official Name - Print

Municipal Official Title - Print

Notrized Owner(s) Signature(s)

Vernon E. Schweitzer

Lois A. Schweitzer

Municipal Official Signature

Subscribed and sworn to before me on this date:

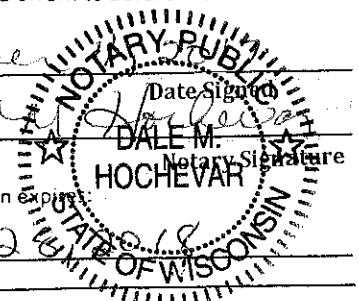
October

2017

Date Signed

My commission expires

April 2, 2018



APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE 10/17/2017
REPORTS AND RECOMMENDATIONS	SEWRPC TRAFFIC STUDY FOR INTERSECTION OF S. 51 ST STRET AND W. DREXEL AVENUE	ITEM NUMBER <i>6.8.</i>

BACKGROUND

At the June 7, 2016, Common Council meeting:

Alderwoman Wilhelm moved to direct staff to request the Southeast Wisconsin Regional Planning Commission to proceed with a study of traffic flow at the intersection of S. 51st Street and W. Drexel Avenue. Seconded by Alderman Barber. All voted Aye; motion carried.

At the February 7, 2017, Common Council meeting:

Alderwoman Wilhelm moved to accept the draft traffic study by the Southeast Wisconsin Regional Planning Commission related to the intersection of South 51st Street and West Drexel Avenue with the understanding that staff will bring forward and present a finalized report to the Common Council which will include a public input methodology no later than the second meeting in March 2017. Seconded by Alderman Dandrea. All voted Aye; motion carried.

At the March 21, 2017, Common Council meeting:

Following a presentation by Christopher Hiebert, Chief Transportation Engineer of the Southeast Wisconsin Regional Planning Commission, regarding the Study of Traffic Flow at the Intersection of S. 51st Street and W. Drexel Avenue, Alderwoman Wilhelm moved to direct staff to work with SEWRPC and the two Aldermen of the affected districts to hold a public meeting, and return results to the Common Council. Seconded by Alderman Barber. All voted Aye; motion carried.

A public participation meeting was held at the Franklin High School on May 31, 2017. Input resulting from that meeting was included in the final report. The final version of the study may be found on the City website. A hard copy will be delivered to the Mayor, Aldermen Wilhelm and Barber, City Clerk and available for review at the City Engineers office during normal business hours.

ANALYSIS

SEWRPC makes no recommendation but discusses 4 alternatives:

- Alternative 1 is to improve existing all-way stop intersection.
- Alternatives 2 and 3 are traffic signal variations.
- Alternative 4 is a roundabout.

The evaluation of all four alternatives (pages 26-30) are attached to this council action.

Not included in the public input is input from the Franklin Police Department. From Chief Oliva, "The police department supports Alternative 1, additional left & right turn lanes. As a second choice, we would support the roundabout [Alternative 4]. We do not support traffic lights at that intersection [Alternatives 2 & 3]."

Engineering Staff supports Alternative 4. Alternatives 2 and 3 are not at all desirable since these would be the only signals owned and operated by DPW (all other signals in Franklin are County- or State-owned). A roundabout is slightly less expensive and provides better level of service in current and future conditions when compared to improvements to the existing all-way stop

intersection.

OPTIONS

Table for further discussion at a later date, or

Place on File and have staff return with design contract for Alternative ____.

FISCAL NOTE

Design for this project may be funded by reallocating 2017 funds anticipated for the extension of Marquette Avenue. \$750,000 construction for this intersection is included in the proposed 2018 budget.

COUNCIL ACTION REQUESTED

Motion to place on file and instruct staff to return with design contract for Alternative [Choose 1, 2, 3 or 4].

Roundabout Alternative (Alternative 4)

Map 7 shows the planning-level design for the roundabout alternative (Alternative 4). It was assumed that a single lane roundabout would be sufficient to handle the current and future forecast year 2050 traffic volumes approaching and turning at the intersection of S. 51st Street and W. Drexel Avenue. The inscribed circle diameter—the diameter of the outer curb of the roadway—of a typical single lane roundabout can range from 120 to 160 feet in size. An inscribed circle diameter of 126 feet was selected for the intersection of S. 51st Street and W. Drexel Avenue as this diameter would be sufficient for larger vehicles, in particular, buses, fire trucks, and semi-trucks. As shown on Map 7, the center of the roundabout was offset about 25 feet west of the current center of the intersection to avoid impacting driveways on W. Drexel Avenue and utility poles on S. 51st Street.

EVALUATION OF ALTERNATIVE INTERSECTION IMPROVEMENTS

The four identified improvements to the intersection of S. 51st Street and W. Drexel Avenue were evaluated based on the criteria shown on Table 6. The evaluation of the four identified intersection improvements with these criteria are also shown on Table 6. As previously noted, preliminary engineering would necessarily be conducted for any operational and attendant geometric improvement to the intersection that may be pursued by the City of Franklin. Such preliminary engineering would necessarily be conducted at a higher level of detail than this study. Only at the conclusion of preliminary engineering would the actual design, costs, and impacts be better understood.

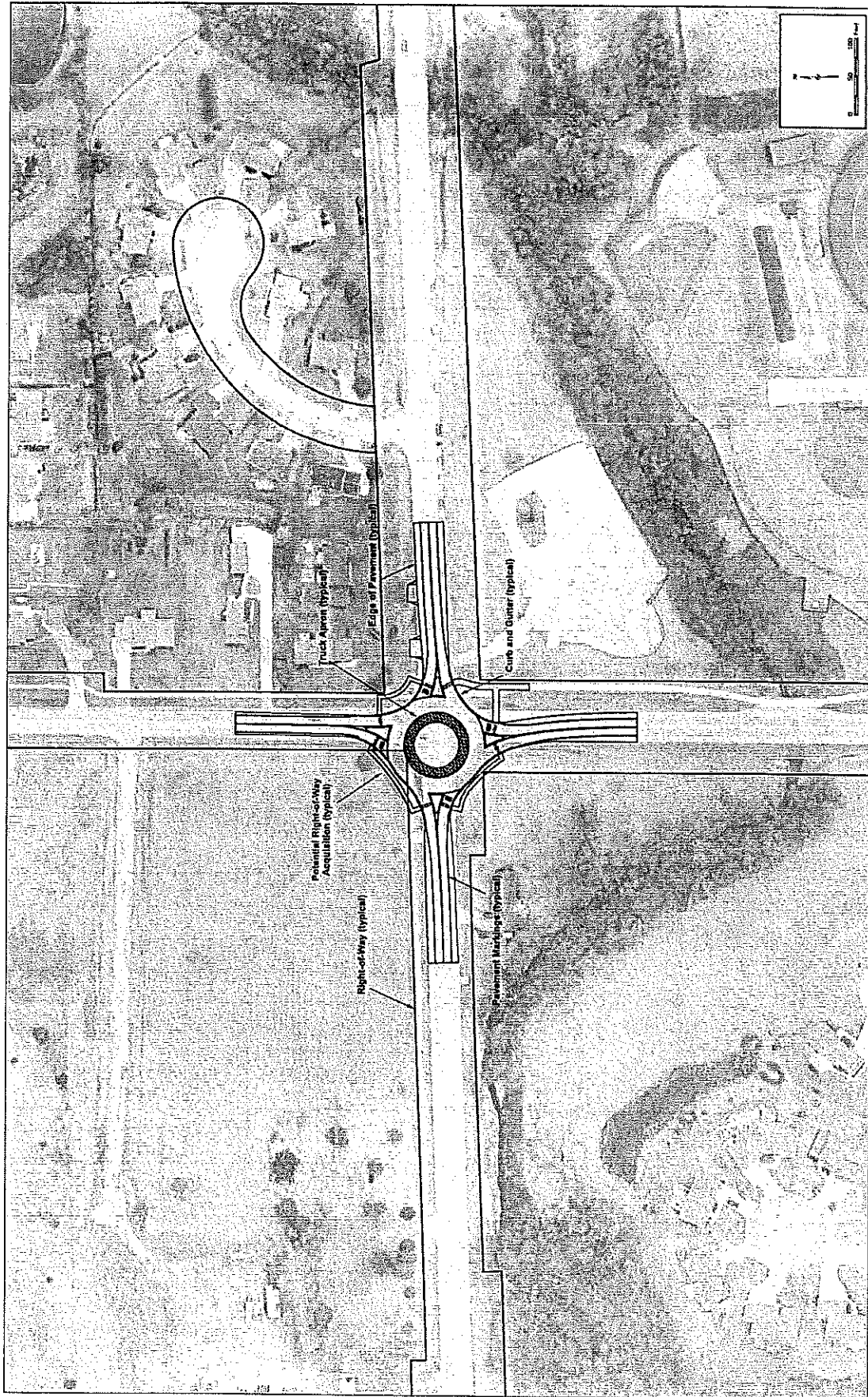
All of the alternative intersection improvements would provide an improvement to delay and vehicle queues over the current intersection configuration. However, the two traffic signal alternatives (Alternatives 2 and 3) and the roundabout alternative (Alternative 4) would provide the greatest reduction in average intersection delay and improvement in level-of-service under both existing and future year 2050 average weekday traffic conditions. In addition, these alternatives would be expected to have an LOS of C or better under both existing and future conditions. Whereas, the all-way stop control alternative (Alternative 1) would be expected to have a LOS of E during the morning peak period under year 2050 traffic conditions. Appendix B includes figures showing the estimated delay and level-of-service for all of the lanes for each of the alternatives under both existing and future year 2050 average weekday traffic conditions.

With respect to vehicle queueing, the traffic signal alternative with both exclusive left- and right-turn lanes (Alternative 2) is estimated to provide the greatest reduction in queueing with the highest vehicle queue length ranging from two to four vehicles during the three peak periods under both existing and future year 2050 average weekday traffic conditions. However, with the exception of the morning peak period under year 2050 traffic conditions, the other three alternatives had highest queue lengths similar to Alternative 2. During the morning peak period, these three alternatives had longer queue lengths for some approaches due to excessive future year 2050 eastbound traffic turning south onto S. 51st Street towards Franklin High School. With respect to the traffic signal alternative with only a left-turn lane (Alternative 3), should such queueing eventually occur on the westbound W. Drexel Avenue approach, it could be alleviated by adding an exclusive right turn lane on the westbound approach to the intersection (which would slightly increase the cost of this alternative). Adding a protected left-turn phase to the traffic signal under this alternative would be expected to alleviate the delay for westbound vehicles turning left onto S. 51st Street, but would potentially increase the delay on all of the approaches, resulting in an increase in the overall delay experienced at the intersection to about 29 to 34 seconds (LOS of C) during the morning peak hour under year 2050 traffic conditions. With respect to the roundabout, should such queueing eventually occur by the year 2050 on the eastbound W. Drexel Avenue approach, it could be alleviated by adding a yielding bypass lane for the eastbound W. Drexel Avenue traffic turning right onto S. 51st Street, which would increase the capacity of the approach by separating the right-turning vehicles from the rest of the approaching traffic. Appendix C includes figures showing the estimated length of queues for all of the lanes for each alternative under both existing and future year 2050 average weekday traffic conditions.

With respect to impacts to adjacent lands, it is estimated that the four alternative intersection improvements would be expected to require little to no additional right-of-way. All four of the alternative intersection improvements

Map 7

PLANNING LEVEL DESIGN FOR ALTERNATIVE 4-ROUNDAABOUT



Source: SEWRPC.

Table 6

EVALUATION OF ALTERNATIVES AT THE INTERSECTION OF S. 51st STREET AND W. DREXEL AVENUE

Alternative	Estimated Delay and Level-of-Service-Existing Traffic Volumes					
	Morning Peak		After School Peak		Evening Peak	
	Delay	LOS	Delay	LOS	Delay	LOS
AWSC – No Improvement	59.4	F	31.3	D	29.9	D
Alternative 1: AWSC – Additional Lanes	19.4	C	14.0	B	14.4	B
Alternative 2: Traffic Signals With Right- and Left- Turn Lanes	8.5	A	8.4	A	8.4	A
Alternative 3: Traffic Signals With Only Left-Turn Lane	10.3	B	9.2	A	9.0	A
Alternative 4: Roundabout	10.8	B	8.1	A	8.1	A

Alternative	Estimated Delay and Level-of-Service-Year 2050 Traffic Volumes					
	Morning Peak		After School Peak		Evening Peak	
	Delay	LOS	Delay	LOS	Delay	LOS
AWSC – No Improvement	160.1	F	122.2	F	121.0	F
Alternative 1: AWSC – Additional Lanes	49.3	E	21.2	C	22.7	C
Alternative 2: Traffic Signals With Right- and Left- Turn Lanes	9.3	A	8.8	A	8.9	A
Alternative 3: Traffic Signals With Only Left-Turn Lane	18.7	B	10.0	B	10.1	B
Alternative 4: Roundabout	24.5	C	12.1	B	12.3	B

Alternative	Highest Queue Length					
	Morning Peak		After School Peak		Evening Peak	
	Existing	Year 2050	Existing	Year 2050	Existing	Year 2050
AWSC – No Improvement	19	38	12	34	8	23
Alternative 1: AWSC – Additional Lanes	4	12	3	6	2	5
Alternative 2: Traffic Signals With Right- and Left- Turn Lanes	2	3	2	3	2	4
Alternative 3: Traffic Signals With Only Left-Turn Lane	4	13	3	4	3	5
Alternative 4: Roundabout	4	14	3	5	2	5

Alternative	Potential Impacts to Adjacent Land		
	Potential Right-of-Way Acquisition (acres)	Number of Driveways Affected	Potential Utility Pole Relocation
Alternative 1: AWSC – Additional Lanes	0.02	Four residences affected by two additional lanes	0
Alternative 2: Traffic Signals With Right- and Left- Turn Lanes	0.07	Two residences affected by the added left-turn lane	2
Alternative 3: Traffic Signals With Only Left-Turn Lane	0.00	Two residences affected by the added left-turn lane	0
Alternative 4: Roundabout	0.05	Entering/exiting the driveway of one resident could potentially be affected by the splitter island	0

Table 6 (continued)

Alternative	Estimated Planning-Level Cost		
	Planning-Level Construction Cost ^a	Planning-Level Right-of-Way Cost	Planning-Level Total Cost ^b
Alternative 1: AWSC – Additional Lanes	\$0.92 Million	\$0.01 Million	\$0.93 Million
Alternative 2: Traffic Signals With Right- and Left- Turn Lanes	\$1.78 Million	\$0.02 Million	\$1.80 Million
Alternative 3: Traffic Signals With Only Left-Turn Lane	\$1.61 Million	\$0.00 Million	\$1.61 Million
Alternative 4: Roundabout	\$0.73 Million	\$0.02 Million	\$0.75 Million

^a The estimated planning-level construction costs include reconstructing the segments of S. 51st Street and W. Drexel Avenue affected by each of the alternatives, as shown on the planning-level designs. The construction costs for Alternatives 1, 2, and 3 could be reduced if the current pavement structure for all or portions of the affected roadway is in good enough condition that they could be resurfaced or reconditioned, rather than reconstructed. The estimated construction costs include preliminary and final engineering.

^b Does not include cost for utility relocation.

Note: With respect to operation and maintenance costs, Alternative 1 (upgrade existing AWSC) would have slightly higher annual operation and maintenance costs than the current intersection due to the additional lanes and pavement markings, but would be expected to have the lowest operation and maintenance costs of the four alternatives.

Alternatives 2 and 3 (provide traffic signals) would be expected to have the highest annual operation and maintenance costs of the alternatives, mostly due to the cost to provide electricity to the traffic signals and to regularly service equipment.

Alternative 4 (provide a roundabout) would be expected to have annual operation and maintenance costs less than those for Alternatives 2 and 3, but more than that for Alternative 1. Operation and maintenance costs for a roundabout typically include the costs to regularly re-stripe pavement markings, to maintain the additional pavement (including the colored pavement of the truck apron), and to maintain any landscaping in the center of the roundabout.

Source: SEWRPC.

would affect the ease of vehicles entering or exiting certain driveways. Under Alternative 1, vehicles entering or exiting four existing driveways would potentially be affected by the two additional lanes. However, the continued use of all-way stop control under this alternative should have sufficient gaps for vehicles to enter or exit driveways and roadways along W. Drexel Avenue and S. 51st Street downstream of the intersection. Under the two traffic signal alternatives (Alternatives 2 and 3), there would be one additional driveway on S. 51st Street north of the intersection that would be located along the functional area of the intersection. Additionally, vehicles entering or exiting the two driveways closest to the intersection on W. Drexel Avenue would potentially be affected by the added left-turn lane under Alternatives 2 and 3. However, the traffic signals under these two alternatives should allow sufficient gaps for vehicles to enter and exist driveways and roadways along W. Drexel Avenue and S. 51st Street downstream of the intersection. With respect to the roundabout alternative (Alternative 4), vehicles entering or exiting the driveway closest to the intersection on W. Drexel Avenue could potentially be affected by being in proximity to a splitter island. Should it be difficult for a vehicle exiting this driveway to travel eastbound on W. Drexel Avenue, the vehicle can exit the driveway and travel west on W. Drexel Avenue and complete a U-turn maneuver through the roundabout to travel east. A vehicle turning left into this driveway from the eastbound lane on W. Drexel Avenue may cause vehicles to stop within the roundabout, which may not be expected by the other vehicles utilizing the roundabout. Further, during peak traffic times of the day, the roundabout under this alternative may not allow sufficient gaps for vehicles to enter or exit driveways and roadways without experiencing at least some delay along W. Drexel Avenue and S. 51st Street downstream of the intersection.

With respect to the effect on utility poles, the traffic signal alternative with right- and left-turn lanes (Alternative 2) is estimated to require the relocation of two utility poles—one in the northeast corner of the intersection and the other in the southeast corner of the intersection. The other three alternatives are expected to have no impacts

to utility poles, as they either essentially utilize the existing pavement envelope or, in the case of Alternative 4, the center of the roundabout was moved to avoid impacts to the utility poles, along with avoiding impacts to an existing driveway.

The estimated planning-level construction costs include reconstructing the segments of S. 51st Street and W. Drexel Avenue affected by each of the alternatives, as shown on the planning-level designs. Thus, while the roundabout alternative (Alternative 4) has the lowest estimated planning-level construction costs, the estimated planning-level construction costs for the other three alternatives could be reduced if the current pavement structure for all or portions of the affected roadway is in good enough condition that they could be resurfaced or reconditioned, rather than reconstructed.

With respect to operation and maintenance costs, the all-way stop control alternative (Alternative 1) would have slightly higher annual operation and maintenance costs than the current intersection due to the additional lanes and pavement markings, but would be expected to have the lowest operation and maintenance costs of the four alternatives. The two traffic signal alternatives (Alternatives 2 and 3) would be expected to have the highest annual operation and maintenance costs of the alternatives, mostly due to the cost to provide electricity to the traffic signals and to regularly service equipment. The roundabout alternative (Alternative 4) would be expected to have annual operation and maintenance costs less than those for Alternatives 2 and 3, but more than that for Alternative 1. Operation and maintenance costs for a roundabout typically include the costs to regularly re-stripe pavement markings, to maintain the additional pavement (including the colored pavement of the truck apron), and to maintain any landscaping in the center of the roundabout.

While the planning level designs developed for the four alternative improvements to the intersection of S. 51st Street and W. Drexel Avenue did not include sufficient shoulder widths to accommodate parking, the provision of parking along W. Drexel Avenue and S. 51st Street near this intersection would be expected to be addressed during the necessary preliminary engineering for any intersection improvement the City of Franklin decides to pursue. Currently, parking is only permitted during school hours along the north side of W. Drexel Avenue west of S. 51st Street and the south side of W. Drexel Avenue east of S. 51st Street. It is expected that implementation of the traffic control types—all-way stop, traffic signal, or roundabout—included in the alternatives would not necessarily preclude parking at these locations. However, the shoulder shown on the planning-level designs for Alternatives 1, 2, and 3 would need to be widened to continue permitting parking at these two locations on W. Drexel Avenue. Additionally, more restrictive parking restrictions—such as prohibiting parking during all times of the day or during times of heavier traffic on weekdays—should be considered along the shared and turn lanes on the intersection approaches to minimize the “workload” for drivers approaching the intersection and reduce additional opportunities for collisions.

With respect to safety, it would be expected that crashes caused by the excessive delay and vehicle queuing experienced at the intersection of S. 51st Street and W. Drexel Avenue during periods of heavy traffic would potentially be reduced (particularly the angle crashes) with implementation of any of the alternatives. However, while such crashes could be reduced, depending on the type of traffic control pursued by the City of Franklin for the intersection, certain crashes that currently occur at the intersection may not be significantly reduced (such as rear-end crashes), or may occur more often. In addition, other types of crashes may occur that are not currently experienced at the intersection. For example, the addition of lanes as part of Alternative 1 and the implementation of a roundabout under Alternative 4 could result in the occurrence of side-swipe crashes. As well, the implementation of traffic signals under Alternatives 2 and 3 could result in the occurrence of left-turning crashes and increased chances for more severe crashes.¹³ Estimating the potential effect (positive and negative) on crashes by these alternatives would require a detailed safety assessment that was not conducted as part of this study.

¹³ *Should the City of Franklin choose to install traffic signals at the intersection and excessive amounts of left-turning crashes occurs (3 or more of such crashes on an approach), a protected left-turn phase could be added. However, this would lengthen the delay experienced by all of the approaches and increase the overall intersection delay.*

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APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE 10/17/2017
Reports and Recommendations	Intergovernmental Agreement between the City of Franklin and City of Greenfield Health Departments for a Dispensary of Tuberculosis Clinical Services	ITEM NUMBER <i>G.9.</i>

WI Statute 252, Communicable Diseases, allows local health departments to request certification to establish and maintain a public health dispensary for the diagnosis and treatment of persons suffering from or suspected of having tuberculosis. The definition of a dispensary is broader than the term may suggest. By definition, a Public Health Dispensary is "a program of a local health department or group of health department to prevent and control tuberculosis disease and infection by the identification, medical evaluation, treatment and management of persons at risk for tuberculosis infection of disease." Being a public health dispensary also allows local health department reimbursement opportunities for eligible clients from the WI Department of Health/ Division of Public Health/ Bureau of Communicable Diseases.

WI Administrative Rules further allows 2 or more local health departments to be jointly certified as a single dispensary if the local health departments can provide or ensure provision of the medical and public health case management requirements as outlined for the diagnosis and treatment of tuberculosis.

The Franklin Health Department already provides many of the necessary case management and tuberculosis screening services. However, as a local public health agency, it does not have the medical nor laboratory capacity to be a public health dispensary.

The City of Greenfield Health Department has offered to be the lead local health department with Franklin, Greendale, and Hales Corners to become a joint Public Health Dispensary. The primary benefit is access for eligible patients to necessary medical and laboratory services necessary for public health dispensary certification. The Franklin Health Department would be compensated at Medicaid rates for some public health services rendered. Hales Corners Health Department had agreed to a joint Public Health Dispensary. Greendale is verbally committed.

The Board of Health reviewed and recommended approval by the Common Council at its September 11, 2017 meeting. As the local health officer I recommend approval of this MOU with the City of Greenfield.

The incidence of active tuberculosis disease is low in Franklin or the state of Wisconsin. However, the 2016, the Franklin Health Department did manage a drug-resistant tuberculosis case. Providing prophylaxis medication for latent tuberculosis infection is more likely. In addition, the health department routinely administers tuberculosis skin test to residents. Becoming a tuberculosis dispensary would be helpful to the communicable disease service level of the Franklin Health Department

COUNCIL ACTION REQUESTED

Motion to Approve the Memorandum of Understanding for a Subcontracting Agreement of the Dispensary of Tuberculosis Clinical Services of the Division of Public Health, Bureau of Communicable Diseases, between the Cities of Greenfield Health Department and the Franklin Health Department.

Health Department-WW

Memorandum of Understanding
for a Subcontracting Agreement of the Dispensary of Tuberculosis Clinical Services of
the Division of Public Health, Bureau of Communicable Diseases,

between the

Greenfield Health Department

and the

Franklin Health Department

I. Purpose and Scope

The purpose of this Memorandum of Understanding (MOU) is to clearly identify the roles and responsibilities of each party as they relate to providing Dispensary of Tuberculosis Clinical Services. The purpose of the tuberculosis (TB) dispensary is to ensure that all persons in (Hales Corners, Greendale, Franklin) with suspected or confirmed tuberculosis infection or disease have access to and can receive appropriate evaluation, treatment, and monitoring, regardless of insurance availability.

Wisconsin's TB Dispensary Program uses state tax revenue funds to reimburse the Greenfield Health Department for medical management of TB cases, suspects, contacts, and latent TB infection (LTBI). The word "dispensary," as it is used here, is a legislative term referring to the mechanism by which Greenfield Health Departments are reimbursed for the management of TB patients. The traditional use of the word (*i.e.*, the pharmaceutical dispensing of medicines or medical supplies) does not apply.

The dispensary must be the LAST payor after all other potential sources have been billed. The payor order is:

- Private insurance
- Public insurance: Medicare, Medicaid (MA) and Tuberculosis-related Medicaid (known as TB only-MA)
- TB dispensary

II. Requirements of Subcontractors

All subcontractor LHDs are required to provide, or ensure provision of, the following per Wis. Admin. Code § DHS 145.12:

- Tuberculin skin testing; the use of an interferon gamma release assay (IGRA) test is also acceptable and encouraged for all patients aged 5 years and older. Clients can be sent to the Greenfield Health Department for this test.
- Medication for treatment of TB disease and infection
- DOT and DOPT
- TB contact investigation
- Face-to-face appointments with patient in their home or at LHD, specifically for DOT or DOPT
- Sputum specimen collection and/or induction (May be see the Greenfield Health Department TB Dispensary clinic provider.)

- Medical evaluation by physician or nurse (May be see the Greenfield Health Department TB Dispensary clinic provider.)
- Chest radiographs (May be seen by the Greenfield Health Department TB Dispensary clinic provider.)
- Collection of serologic specimens

III. Evaluation & Management of Potential TB Clients

The subcontracting local health department (LHD) is responsible for the case management of identified TB clients. The LHD is should:

- Evaluate patients' health insurance status to determine if they have private insurance or qualify for MA or TB Only-MA.
- Assist a qualifying TB patient in applying for MA services. Local economic assistance agencies are most knowledgeable about qualification for and enrollment in state and federal healthcare programs. Neither the Greenfield Health Department nor the Wisconsin Tuberculosis Program is able to check eligibility or enroll patients for the subcontracted LHDs.
- Use the Wisconsin Electronic Disease Surveillance System (WEDSS) for patient record management.
- Submit reimbursement for medical services received by TB patients, using either WEDSS or the provided Excel spreadsheet as described in the "Reimbursement" section of this document. All TB dispensary billing will be conducted through the Greenfield Health Department.

IV. Role of the Wisconsin Tuberculosis Program

LHDs that become subcontracted dispensaries will coordinate services with local providers, educate the community on the prevention of tuberculosis, and consult with the Wisconsin Tuberculosis Program on all suspect and active cases of TB and, as warranted, on people with latent infection or who are contacts to an active case.

Wisconsin Tuberculosis Program staff will assure that the LHD has up-to-date resources available for staff to access, including policy, procedures, and clinical practices are consistent with:

- State and federal regulatory requirements
- CDC standards and protocols for treatment
- Official statements from the American Thoracic Society and the American Academy of Pediatrics
- Directives from the State of Wisconsin epidemiologist
- Wisconsin Tuberculosis Program guidelines, Division of Public Health directives and current established clinical standards of practice, especially those identified by Wis. Admin Code § DHS 154.12

Services not listed on *Attachment C* are considered non-routine and must be pre-authorized. A fillable form to request pre-authorization will be provided along with the Excel spreadsheets

All provisions will be reviewed and the delivery of TB services will be monitored by Wisconsin Tuberculosis Program staff.

V. Invoicing Methods

- **WEDSS.**

- If using WEDSS, an invoice and accompanying spreadsheets with patient names may be submitted electronically through a DHS secure Adobe Connect site.
- An electronic copy of the invoice is necessary to verify charges in WEDSS.
- Instructions and password for submitting invoices will be provided after a contract is established.
- For assistance in setting up WEDSS for TB billing, email DHSWEDSS@wisconsin.gov.

- **Excel Spreadsheets.**

- An invoice and Excel spreadsheet *without patient names*, using the WEDSS Incident number as the patient's unique identifier, should be emailed to the TB program at DHSWITBProgram@dhs.wisconsin.gov.
- The following information is needed to complete the spreadsheet:
 - Patient WEDSS ID
 - Date of birth
 - Patient type (case, LTBI, contact or suspect)
 - Service description
 - Service code
 - Any pre-authorized services with code and charge
 - Documentation of pre-authorized non-routine services
- The Excel template will be provided after a contract is established, and is available in two formats:
 - **Dispensary invoice by service description** allows the user to choose from a dropdown list of service descriptions. After a choice is made, the service code and service rate will automatically populate the form.
 - **Dispensary invoice by service code** allows the user to choose from a dropdown list of service codes. Choosing a service code will cause the service description and service rate to automatically populate the form. Pre-authorized exceptions are handled the same way.

VI. Fiscal Impact

The Greenfield Health Department is an approved TB Dispensary. As such the department receives state tax revenue funds to reimburse the Greenfield Health Department for medical management of TB cases, suspects, contacts, and latent TB infection (LTBI). The department is permitted by the Wisconsin Tuberculosis Program to subcontract to other LHDs to expand the reach of the dispensary program throughout the state.

The TB Dispensary is a shared service, led by the Greenfield Health Department, with no direct fiscal impact. Subcontractors can bill for dispensary services through the Greenfield Health Department. Upon receipt of monies, the Greenfield Health Department will forward funds to the respective LHD.

Village/City of

City of Greenfield

(Signature)

Name:

Title:

Date: _____

(Signature)

Name:

Title:

Date: _____

(Signature)

Name:

Title:

Date: _____

(Signature)

Name:

Title:

Date: _____

ATTACHMENT C

Wisconsin Tuberculosis Dispensary Program

CPT codes and reimbursement rates for allowable clinical services* - Fiscal year 2018

Charge code	Service	Dispensary definitions for billing (may not apply to MA billing)	Charge
36415	Blood collection, venous by venipuncture	LFT, HIV – Fee exempt at WSLH	\$3.88
71020	CXR, two views, technical and interpretation	Scans and interpretation	\$26.72
71020-PC	CXR, two views, Interpretation only	Interpretation only	\$9.99
71020-TC	CXR, two views, technical only	Scans only	\$16.72
71270	Chest CT scan	See contract attachment A for frequency	\$62.43
85025	CBC with automated differential	Once for baseline	\$10.58
80076	Hepatic function panel	Not a fee-exempt service at WSLH	\$11.11
84450**	AST	See contract attachment A for frequency	\$7.04
84460**	ALT	See contract attachment A for frequency	\$7.21
82247	Total bilirubin	See contract attachment A for frequency	\$6.83
82565	Serum creatinine	See contract attachment A for frequency	\$6.97
84550	Uric acid	See contract attachment A for frequency	\$6.15
83036	HA1C	See contract attachment A for frequency	\$13.21
86480	Quantiferon™	Does not include blood draw	\$78.71
86481	T-Spot™ (through Oxford Lab)	Does not include blood draw	\$87.22
86580	TB skin test	Placement and reading = one service	\$6.13
86703**	HIV-1 AND HIV-2 antibody assay	See contract attachment A for frequency	\$18.66
89220	Sputum induction, with aerosol		\$14.40
TB101	Sputum obtained in home or clinic by staff	Week day drop-off/pick-up = one service Drop-off Friday/pick-up Monday = one service	\$10.82
43755	Gastric aspirate	Pre-authorization required from the WTBP	\$37.30
99204	Office visit with MD, new patient	See Contract Attachment A for frequency	\$71.25
99214	Office visit with MD, established patient	For any visit with any provider after initial TB evaluation appointment. See attachment A.	\$42.88
84311	Adenosine deaminase (if pleural TB is diagnosed)	Pre-authorization required from the WTBP	\$9.52
62270	CSF (if TB meningitis is diagnosed)	Pre-authorization required from the WTBP	\$53.36
Public health nurse services limited to 60 minutes per day cumulative			
H0033	DOT H0033-15	Directly observed therapy (DOT)	\$9.40
	DOT H0033-30	Medication administration, directly observed	\$18.80
	DOT H0033-45	Must be RN or trained DOT worker who is health department employee	\$28.20
	DOT H0033-60		\$37.60
99401-04***	Symptom/treatment monitoring 15 min - 99401	Visits for symptom/side effects review; monitoring adherence to treatment program, clinical assessment of TB or incorporating a history of treatment for TB infection or disease. May be combined with DOT, but not patient education/anticipatory guidance.	\$9.48
	Symptom/treatment monitoring 30 min - 99402		\$18.97
	Symptom/treatment monitoring 45 min - 99403		\$28.46
	Symptom/treatment monitoring 60 min - 99404		\$37.95
S9445***	Patient education/anticipatory guidance - S9445-15	Visits to encourage adherence, talk about TB infection or disease, diagnostic testing, treatment options, benefits of adherence to treatment and/or follow-up care. Limit one service per day. May be combined with DOT but not symptom/treatment monitoring.	\$9.48
	Patient education/anticipatory guidance - S9445-30		\$18.97
	Patient education/anticipatory guidance - S9445-45		\$28.46
	Patient education/anticipatory guidance - S9445-60		\$37.95

*Pre-authorization must be obtained from the Wisconsin TB Program for any additional services to be reimbursed.

**Whenever possible, use the fee-exempt testing done by the Wisconsin State Laboratory of Hygiene (WSLH). Testing done other than at the WSLH will be covered at the MA-allowable rate.

NOTE: ***Symptom /treatment monitoring and patient education/anticipatory guidance cannot be done on the same day.



Wisconsin
Department of Health Services

Division of Public Health
P-00670.(04/2017)

APPROVAL	REQUEST FOR COUNCIL ACTION	MEETING DATE Oct 17, 2017
REPORTS & RECOMMENDATIONS	AN ORDINANCE TO AMEND ORDINANCE 2016-2240, ADOPTING THE 2017 ANNUAL BUDGETS FOR TID3 FUND FOR THE CITY OF FRANKLIN FOR FISCAL YEAR 2017 TO PROVIDE APPROPRIATIONS FOR FENCING IN CONNECTION WITH THE WISCONSIN DEPARTMENT OF TRANSPORTATION RECONSTRUCTION OF S 27 TH STREET	ITEM NUMBER 15.10.

Background

The S 27th Street reconstruction project has been before the Common Council for many years, with initial discussions beginning as early as 2005.

Planning for the project took quite some time. The Wisconsin Department of Transportation project sought and included input from the City of Franklin and Oak Creek who share the street as city boundaries.

The City of Franklin made several requests of the WI DOT to incorporate elements which were not part of the main project but were pragmatic to include at the same time as the street reconstruction was underway. One such element was ornamental fencing. Costs of that element have only recently been provided by the WI DOT. The 2017 TID3 budget appropriations did not consider new costs for the project. This new information from the WI DOT has generated the requirement for appropriations for the decorative fencing which the City requested.

Fiscal Impact

The attached amendment establishes the necessary appropriations for the fencing from TID3 increment and fund balance.

COUNCIL ACTION REQUESTED

Motion adopting an Ordinance to amend Ordinance 2016-2240, adopting the 2017 annual budgets for TID3 Fund for the City of Franklin for fiscal year 2017 to provide appropriations for fencing in connection with the Wisconsin Department of Transportation reconstruction of S 27th Street.

Roll call vote required

Finance Dept - Paul

STATE OF WISCONSIN: CITY OF FRANKLIN: MILWAUKEE COUNTY

ORDINANCE NO. 2017_____

AN ORDINANCE TO AMEND ORDINANCE 2016-2240, ADOPTING THE 2017 ANNUAL BUDGETS FOR TID3 FUND FOR THE CITY OF FRANKLIN FOR FISCAL YEAR 2017, TO PROVIDE APPROPRIATIONS FOR FENCING IN CONNECTION WITH THE WISCONSIN DEPARTMENT OF TRANSPORTATION RECONSTRUCTION OF S 27TH STREET

WHEREAS, the Common Council adopted the 2017 Budget for the City of Franklin providing resources and appropriations for 2017; and

WHEREAS, the City of Franklin is cooperating with the Wisconsin Department of Transportation reconstruction of S 27th Street; and

WHEREAS, the City of Franklin has requested that ornamental fencing be placed along S 27th Street in connection with the project; and

WHEREAS, the Common Council of the City of Franklin believes these expenditures provide for the well being of the Community.

NOW, THEREFORE, the Common Council of the City of Franklin does hereby ordain as follows:

Section 1 That the 2017 Budget of TID3 Fund be adjusted as follows:

Highway	S 27 th Street	Increase	110,000
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Section 2 Pursuant to §65.90(5)(a), Wis. Stats., the City Clerk is directed to publish a Class 1 notice of this budget amendment within ten days of adoption of this ordinance.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this _____ day of _____, 2017.

APPROVED:

Stephen R Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES____NOES____ABSENT____

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MTG. DATE 10/17/2017
Reports & Recommendations	STATE/MUNICIPAL AGREEMENT FOR S. 27 TH STREET (STH 241) IN THE AMOUNT OF \$104,150	ITEM NO. <i>G.11.</i>

BACKGROUND

The S. 27th Street project is essentially complete and Staff is working with the Wisconsin DOT to complete all final documentation. To date, the City has not received any invoices from WISDOT.

ANALYSIS

The attached State/Municipal Agreement (SMA) reflects \$104,150 of ornamental fencing that was installed on Franklin's side of the S. 27th Street project. Staff has discussed a "close to final" accounting of the entire project with WISDOT staff and it appears that Franklin's portion for the entire project will be \$1,427,721.80.

FISCAL NOTE

This is within the budget of TID 3. It should be noted that approximately \$115,000 will be paid from special assessments related to street lighting.

OPTIONS

Sign the enclosed SMA so that WISDOT may work on closing out the project and submitting an invoice to the City.

RECOMMENDATION

Motion to authorize Resolution 2017-_____ to execute a State/Municipal Agreement for S. 27th Street (STH 241) in the amount of \$104,150.

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

RESOLUTION NO. 2017 -

A RESOLUTION AUTHORIZING THE EXECUTION OF A STATE/MUNICIPAL
AGREEMENT FOR S. 27TH STREET CONSTRUCTION COSTS (STH 241) IN THE
AMOUNT OF \$104,150.

WHEREAS, the Wisconsin Department of Transportation is completing a roadway improvement project for S. 27th Street (STH 241), and

WHEREAS, some elements of the project were requested by and benefit the City of Franklin.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Common Council of the City of Franklin that it would be in the best interest of the City to execute a State/Municipal Agreement for S. 27th Street (STH 241) in the amount of \$104,150.

Introduced at a regular meeting of the Common Council of the City of Franklin the
_____ day of _____, 2017, by Alderman _____.

PASSED AND ADOPTED by the Common Council of the City of Franklin on the
_____ day of _____, 2017.

APPROVED:

Stephen R. Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES _____ NOES _____ ABSENT _____

GEM/db



**3rd REVISION
STATE/MUNICIPAL AGREEMENT
FOR A STATE- LET HIGHWAY
PROJECT**

*This agreement supersedes the
agreement signed by the Municipality on
1) May 3, 2010 signed by DOT on May 10,
2010
2) November 20, 2014 signed by DOT on
January 28, 2015*

Revised Date: June 28, 2017

Date: May 3, 2010, August 26, 2014

I.D.: 2265-16-00/20/70/90

Road Name: 27th Street (STH 241)

Limits: West Drexel Avenue to College Avenue

County: Milwaukee

Roadway Length: 6.0 Miles

The signatory City of Franklin, hereinafter called the Municipality, through its undersigned duly authorized officers or officials, hereby requests the State of Wisconsin Department of Transportation, hereinafter called the State, to initiate and effect the highway or street improvement hereinafter described.

The authority for the Municipality to enter into this agreement with the State is provided by Section 86.25(1), (2), and (3) of the Statutes.

NEEDS AND ESTIMATE SUMMARY:

Existing Facility - Describe and give reason for request: Improvement

Proposed Improvement - Nature of work: As determined by project scoping.

Describe non-participating work included in the project and other work necessary to finish the project completely which will be undertaken independently by the municipality: A nominal amount is included to cover items in paragraph 4 (to be adjusted in the final plan).

See Attached Table 1: Summary of Costs – Page 2

This request is subject to the terms and conditions that follow (pages 2 – 4) and is made by the undersigned under proper authority to make such request for the designated Municipality and upon signature by the State and delivery to the Municipality shall constitute agreement between the Municipality and the State. No term or provision of neither the State/Municipal Agreement nor any of its attachments may be changed, waived or terminated orally but only by an instrument in writing executed by both parties to the State/Municipal Agreement.

Signed for and in behalf of the **City of Franklin** (please sign in blue ink)

Name	City of Franklin Mayor	Date
------	------------------------	------

Signed for and in behalf of the **City of Franklin** (please sign in blue ink)

Name	City of Franklin Treasure	Date
------	---------------------------	------

Signed for and in behalf of the **City of Franklin** (please sign in blue ink)

Name	City of Franklin Clerk	Date
------	------------------------	------

Signed for and in behalf of the State (please sign in blue ink)

Name	SE Region Planning Chief	Date
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Table 1: Summary of Costs

Category	PHASE	ESTIMATED COST					
		Total	Federal/		Municipal	Municipal	
		Est. Cost	State Funds	% Franklin	Funds	Funds	%
	Preliminary Engineering:						
	Plan Development	\$ 1,800,000	\$ 1,800,000	100%	\$ -	\$ -	0%
	Real Estate Acquisition:		\$ -			\$ -	
	Acquisition	\$ 14,300,000	\$ 14,300,000	100%	\$ -	\$ -	0%
	Compensable Utilities	\$ 25,000	\$ 25,000	100%	\$ -	\$ -	0%
	Construction:						
10	Participating - Roadway	\$ 23,300,000	\$ 23,300,000	100%	\$ -	\$ -	0%
10	Traffic Signal Monotube Color Upgrade	\$ 26,640	\$ -	0%	\$ 13,320	\$ 13,320	LSUM
10	Ornamental Picket Fence Change Order				\$ 104,150	\$ 94,070	LSUM
110	Lighting Drexel Ave to College Ave - Franklin	\$ 550,000	\$ -	0%	\$ 550,000		100%
110	Exceed \$550,000	\$ -	\$ -	59%	\$ -		41%
120	Lighting Drexel Ave to College Ave - Oak Creek	\$ 583,800	\$ -	0%		\$ 510,000	100%
120	Exceed \$510,000	\$ 40,590	55%			\$ 33,210	45%
150	Special Sidewalk - Franklin CSS	\$ 35,000	\$ 35,000	MAX	\$ -		0%
150	Special Sidewalk - Franklin	\$ 10,000	\$ 5,500	55%	\$ 4,500		45%
160	Special Sidewalk - Oak Creek	\$ 130,000	\$ 71,500	55%		\$ 58,500	45%
160	Special Sidewalk - Oak Creek	Exceed \$130,000	55%				45%
170	Special Crosswalk - Franklin	\$ 63,225	\$ 42,361	67%	\$ 20,864		33%
180	Special Crosswalk - Oak Creek	\$ 100,000	\$ 67,000	67%		\$ 33,000	33%
180	Special Crosswalk - Oak Creek	Exceed \$100,000	67%				33%
	Misc CSS						
190	Franklin - Landscaping Credit	\$ 62,500	\$ 62,500	MAX	\$ -		0%
190	Franklin	\$ 180,000	\$ 171,500	MAX	\$ 8,500		BAL
200	Oak Creek - Landscaping, DWF Credit	\$ 76,500	\$ 76,500	MAX		\$ -	0%
200	Oak Creek	\$ 166,000	\$ 142,800	MAX		\$ 23,200	BAL
210	Oak Creek Sewer and Water	\$ 150,000				\$ 150,000	100%
Total Cost Distribution		\$ 42,068,665	\$ 40,140,251		\$ 701,334	\$ 915,300	

CSS Distribution *			
Franklin	Lighting	\$	113,050
Special Sidewalk - Franklin CSS		\$	15,750
	Misc CSS	\$	171,500
Remaining Commitment to May 3, 2010 SMA		\$	65,100
		\$	365,400
Oak Creek	Lighting	\$	105,400
	Misc CSS	\$	142,800
Remaining Commitment to December 28, 2009 SMA		\$	117,200
		\$	365,400

* CSS is included in this project because the original agreement for this project, which included a commitment to CSS, was signed by the Municipality on May 3, 2010. This CSS commitment was made prior to the enactment of Act 55 on July 14, 2015, which limited the use of CSS on improvement projects. Because the CSS commitment preceded the enactment of Act 55, CSS costs are allowed on this project.

TERMS AND CONDITIONS:

1. The initiation and accomplishment of the improvement will be subject to the applicable Federal and State regulations.
2. The Municipality shall pay to the State all costs incurred by the State in connection with the improvement which exceed Federal/State financing commitments or are ineligible for Federal/State financing. Local participation shall be limited to the items and percentages set forth in the Summary of Costs table that show Municipal funding participation. In order to guarantee the Municipality's foregoing agreements to pay the State, the Municipality, through its above duly authorized officers or officials, agrees and authorizes the State to set off and withhold the required reimbursement amount as determined by the State from any moneys otherwise due and payable by the State to the Municipality. The costs listed in Table 1: Summary of Costs are approximate costs unless otherwise noted. The Municipality will be responsible for actual costs incurred.
3. Funding of each project Phase is subject to inclusion in an approved program and per the State's Facility Development Manual (FDM) standards. Federal aid and/or State transportation fund financing will be limited to participation in the costs of the following items as specified in the Summary of Costs:
 - (a) Design engineering and state review services.
 - (b) Real Estate necessitated for the improvement.
 - (c) Compensable utility adjustment and railroad force work necessitated for the project.
 - (d) The grading, base, pavement, curb and gutter and bridge costs to State standards, excluding the cost of parking areas.
 - (e) Storm sewer mains, culverts, laterals, manholes, inlets, catch basins and connections for surface water drainage of the improvement; including replacement and/or adjustments of existing storm sewer manhole covers and inlet grates as needed.
 - (f) Construction engineering incidental to inspection and supervision of actual construction work, except for inspection, staking and testing of sanitary sewer and water main.
 - (g) Signing and pavement marking necessitated for the safe and efficient flow of traffic, including detour routes.
 - (h) Replacement of existing sidewalks necessitated by construction and construction of new sidewalk at the time of construction. Sidewalk is considered to be new if it's constructed in a location where it has not existed before.
 - (i) Replacement of existing driveways, in kind, necessitated by the project.
 - (j) New installations or alteration resulting from roadway construction of standard State street lighting and traffic signals or devices. Alteration may include salvaging and replacement of existing components.
4. Work necessary to complete the improvement to be financed entirely by the Municipality or other Utility or Facility Owner includes the following items:
 - (a) New installations of or alteration of sanitary sewers and connections, water, gas, electric, telephone, telegraph, fire or police alarm facilities, parking meters, and similar utilities.
 - (b) New installation or alteration of signs not necessary for the safe and efficient flow of traffic.
 - (c) Roadway and Bridge width in excess of standards.

- (d) Construction inspection, staking and material testing and acceptance for construction of sanitary sewer and water main.
 - (e) Parking lane costs.
 - (f) Coordinate, clean up, and fund any hazardous materials encountered for city utility construction. All hazardous material cleanup work shall be performed in accordance to state and federal regulations.
5. As the work progresses, the Municipality will be billed for work completed which is not chargeable to Federal/State funds. Upon completion of the project, a final audit will be made to determine the final division of costs.
6. If the Municipality should withdraw the project, it shall reimburse the State for any costs incurred by the State in behalf of the project.
7. The work will be administered by the State and may include items not eligible for Federal/State participation.
8. The Municipality shall at its own cost and expense:
- (a) Maintain all portions of the project that lie within its jurisdiction for such maintenance through statutory requirements, in a manner satisfactory to the State and shall make ample provision for such maintenance each year. This agreement does not remove the current municipal maintenance responsibility.
 - (b) Maintain all items outside the travel lane along the project, to include but not limited to parking lanes, curb and gutter, drainage facilities, sidewalks, multi-use paths, retaining walls, pedestrian refuge islands, landscaping features and amenities funded by community sensitive solutions.
 - (c) Maintain and accept responsibility for the energy, operation, maintenance, repair and replacement of the lighting system.
 - (d) Prohibit angle parking.
 - (e) Regulate parking along the highway. The municipality will file a parking declaration with the state.
 - (f) Use the WisDOT Utility Accommodation Policy unless the Municipality adopts a policy which has equal or more restrictive controls.
 - (g) Provide complete plans, specifications and estimates for sanitary sewer and water main work. The Municipality assumes full responsibility for the design, installation, inspection, testing and operation of the sanitary sewer and water system. This relieves the State and all of its employees from the liability for all suits, actions or claims resulting from the sanitary sewer and water system construction.
 - (h) Maintain all community sensitive solutions and/or enhancement funded items.
 - (i) Coordinate with the state on changes to highway access within the project limits.
 - (j) In cooperation with the state, assist with public relations for the project and announcements to the press and such outlets as would generally alert the affected property owners and the community of the nature, extent, and timing of the project and arrangements for handling traffic within and around the project.
 - (k) Maintain signs and pavement markings not necessary for the safe and efficient movement of traffic (no parking signs, crosswalk pavement markings not at signalized intersections, etc).
9. Basis for local participation: Participation is based on actual costs incurred, all costs listed in Table 1: Summary of Costs are approximate costs unless otherwise noted
- (a) Funding for preliminary engineering 100% State
 - (b) Funding for real estate required for standard roadway construction, 100% State

- (c) Funding for compensable utilities required for standard roadway construction, 100% State.
- (d) Funding for construction of standard roadway items – 100% State.
- (e) Funding for traffic signal monotube color upgrade – 100% Municipality as a onetime lump sum payment of \$13,320.
- (f) Funding for lighting – 100% Municipal to a maximum of \$550,000. Costs above the maximum – 59% State and 41% Municipal. The \$550,000 maximum Municipal cost is based on Municipal payment for State costs to meet \$434,900 (\$321,800 standard costs + \$113,100 CSS) of the \$500,000 lump sum payment identified in the May 3, 2010 State Municipal Agreement (SMA) that this agreement revises. The State's CSS commitment of \$365,400 includes \$65,100 (remaining Municipality's commitment from the May 3, 2010 SMA

State costs at 59%, are based on 50% State and 50% Municipal for new standard lighting and 100% State for replacement lighting. Municipal costs at 41% are based on 50% State and 50% Municipal for new standard lighting and 100% Municipal for the additional costs for decorative lighting.

- (g) Funding for special sidewalk – 55% State and 45% Municipal. Costs are based on 100% State for standard sidewalk and 100% Municipal for additional costs for decorative sidewalk. \$15,750 of CSS will be used to fund the 45% Municipal cost share of \$35,000. The Municipality agrees to maintain the sidewalk.
- (h) Funding for special crosswalk – 67% State and 33% Municipal. Costs are based on 100% State for standard sidewalk and 100% Municipal for additional costs for decorative crosswalk. The Municipality agrees to maintain the crosswalk.
- (i) Landscaping credit – a \$62,500 lump sum credit for landscaping purchased and installed by the Municipality.
- (j) Funding for Community Sensitive Solutions (CSS) – 100% State, maximum of \$171,500 (additional to CSS identified in section 9(f) above). This funding is to be used for enhancement features along the project limits. CSS maximum approved with signed EA on April 10 2012.
- (k) Ornamental Picket Fence – 100% Municipality, a one-time lump sum cost of \$104,150 applied to category 10.

[END]

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APPROVAL <i>skw</i>	REQUEST FOR COUNCIL ACTION	MTG. DATE 10/17/2017
Reports & Recommendations	ORDINANCE TO MODIFY THE MUNICIPAL CODE SECTION 245-5 (D) FOR S. PRESERVE WAY TO ESTABLISH ADDITIONAL PARKING RESTRICTIONS	ITEM NO. <i>G.12.</i>

BACKGROUND

A resident has requested that the City add additional parking restrictions on S. Preserve Way from S. 51st Street to S. River Lane. This section is currently posted "NO PARKING 7:00 AM – 9:00 AM FRANKLIN HIGH SCHOOL DAYS." This was established through ordinance 2008-1937 and included the road past S. River Lane and W. Preserve Court.

This item was discussed at the October 10, 2017, Board of Public Works meeting.

ANALYSIS

The problem occurs in the afternoon when the high school dismisses. Staff visited the site and observed one afternoon from about 2:00 to about 3:00. Although there appears to be ample parking for parents to pick up students on the high school property, eight vehicles (presumably parents) were observed parked on S. Preserve Way and waiting for their children to exit the school and cross S. 51st Street. Apparently, this is seen as advantageous to entering the school property and queuing up with students and other parents to leave on S. 51st Street.

By queuing on S. Preserve Way, it is difficult for traffic to enter and exit the subdivision. It should be noted that this street and W. Highlands Drive to the north are both 24 feet wide.

After discussion with the resident, the current restriction of no parking in the morning does prevent students from parking there. Reposting the signs to "NO PARKING 7:00 AM – 9:00 AM **AND 2:00 PM TO 3:00 PM** FRANKLIN HIGH SCHOOL DAYS" would solve this issue and not create new issues.

When asked to comment, the Alderman of the District stated that he was in favor of the resident's request and proposed solution.

The Board of Public Works discussed the issue and made the motion to recommend to Common Council:

Approve adding the following verbage to no parking signs on S. Preserve Way: 1 add "and between 2 pm and 3" and 2. add "no stopping, standing or parking"

Upon review of Section 245-5 "Parking, stopping and standing regulated" D. "...no person shall park, stop, or leave standing any vehicle, whether attended or unattended, at the times indicated..." So it appears that the recommended addition by the Board of Public Works may be redundant and not needed. The City Attorney will review and provide comment for the Common Council in consideration of this ordinance.

OPTIONS

Table; Deny; or Approve further parking restrictions at this location.

RECOMMENDATION

Motion to adopt Ordinance 2017-_____ to modify the Municipal Code Section 245-5 (D) for S. Preserve Way to establish additional parking restrictions.

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

ORDINANCE NO. 2017-_____

ORDINANCE TO MODIFY THE MUNICIPAL CODE SECTION 245-5 (D) FOR S. PRESERVE
WAY TO ESTABLISH ADDITIONAL PARKING RESTRICTIONS FROM 2:00 PM TO 3:00 P.M.
FOR S. PRESERVE WAY FROM S. 51ST STREET TO S. RIVER LANE

WHEREAS, the Board of Public Works has recommended establishing no parking, stopping and standing on S. Preserve Way from S. 51ST Street to S. River Lane from 2:00 p.m. to 3:00 p.m.; and

NOW, THEREFORE, the Mayor and Common Council of the City of Franklin do ordain as follows:

SECTION I. Section 245-5(D)(6) of the Municipal Code of the City of Franklin is hereby amended as follows:

ADD:

NAME OF STREET: "S. Preserve Way"

SIDES: "Both"

LOCATION: "From S. 51st Street to S. River Lane"

TIMES: 2:00 p.m. to 3:00 p.m. Franklin High School Days"

INTRODUCED at a regular meeting of the Common Council of the City of Franklin this _____ day of _____, 2017, by Alderman _____.

PASSED AND ADOPTED by the Common Council of the City of Franklin on the _____ day of _____, 2017.

APPROVED:

Stephen R. Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES ____ NOES ____ ABSENT ____

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE 10/17/2017
REPORTS AND RECOMMENDATIONS	Authorize a contract with Visu-Sewer, Inc. to provide services and materials to forthwith repair a break in the Ryan Creek Interceptor Sewer Main at approximately South 60th Street and West Ryan Road caused by an unrelated geotechnical firm project equipment collision with the Main, without letting for bid as an exception as to public emergency pursuant to Wis. Stat. § 62.15(1b)	ITEM NUMBER <i>G/13.</i>

BACKGROUND

The Utility Department did not locate the Ryan Creek Interceptor (RCI) for a geotechnical firm performing work along Ryan Road in the vicinity of S. 60th Street and consequently on September 29, 2017, the RCI was struck. It was determined that MMSD does not have any maintenance responsibilities for the RCI until the last payment is made to the City in 2031. The RCI at this location is 48-inch diameter and is approximately 35-feet deep.

ANALYSIS

Fortunately the RCI currently has minimal flow and has allowed Staff to discuss possibilities for repairs. Unfortunately on 10/11/2017 MMSD requested that Muskego divert flows to the RCI *"as soon as feasible."* Staff has negotiated with MMSD and Muskego to hold off diversion of flows until 1) repairs are made to the RCI and 2) current hydrogen sulfide issues are discussed.

Because of the nature of the pipe materials, depth and location of repairs, there are very few contractors in the region qualified to perform the repairs to a satisfactory manner. Staff located a qualified contractor who has the capacity to perform the repair. Visu-Sewer (Pewaukee, WI) has closely reviewed the CCTV videos provided by Staff, inspected the situation and provided a proposal to make the repairs for \$24,750.00.

Due to the magnitude and urgent need to make this repair, it is requested that Common Council consider this an emergency repair and waive construction bidding practices. This item will be discussed at the next regular Board of Public Works meeting on November 14, 2017.

FISCAL NOTE

There are sufficient funds in the Sewer Rehab Account to fund this repair and this account is specifically intended for such expenditures. Wisconsin Statutes section 62.15(1b) provides for an exception to the public bidding and public notice requirements "for the repair and reconstruction of public facilities when damage or threatened damage thereto creates an emergency." Normally an emergency would be declared by the Board of Public Works, which just met last week, but by statute the Common Council "determines by majority vote at a regular or special meeting that an emergency no longer exists." As the Common Council ultimately controls the extent of the emergency declaration, the motion below is written in a manner for action by the Common Council to both initiate and terminate the emergency, with Board of Public Works confirmation at their next subsequent meeting.

COUNCIL ACTION REQUESTED

Motion to authorize the City Engineer to execute a contract with Visu-Sewer for and for Visu-Sewer to proceed with the emergency repair of the Ryan Creek Interceptor at the cost of \$24,750.00; to authorize such an "exception as to public emergency" as addressed by Wisconsin Statutes section 62.15 with said exception being only for the purpose of this contract and terminating upon completion of the contracted repairs; and to direct the City Engineer to place this matter on the agenda of the next meeting of the Board of Public Works for their subsequent ratification of the declaration of an emergency.



W230 N4855 Betker Drive
Pewaukee, WI 53072
800-876-8478

Proposal: City of Franklin, WI
Project: Ryan Creek Interceptor Drill Hole Repair

Description	Unit	Est. Qty	Total Cost
Bypassing of Flow from 60 th St. Sanitary Sewer to adjacent MMSD MH	LS	1	\$ 9,400.00
Clean debris, cut out damaged plastic, & pressure grout hole location	LS	1	\$ 7,700.00
Install Hydratite Double Wide Seal w/ 4 – 316 Stainless Steel Bands	LS	1	\$ 7,650.00
Total			\$ 24,750.00

- City of Franklin will need to provide water from utility shop hydrant
- Bypass includes plugging, setup, & pump watch during all operational time
- Grouting includes up to 100 gallons of material
- Additional gallons pumped will be charged at a rate of \$12.00 per gallon
- Traffic control is limited to cones and signs
- Any coordination with MMSD to be by City
- Seal installation includes post-repair televising

Prices include all mobilization, labor, equipment and materials required to complete the work per above. Prices assume conditions are similar to video provided on 10/2/2017.

All material guaranteed to be as specified. All work to be completed in a substantial workmanlike manner according to standard practices or specifications submitted. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. If a collapse of the original pipe results during the lining process, Visu-Sewer will not be held liable for costs associated with excavation, repairs or restoration. Our workers are fully covered by Workmen's Compensation Insurance. This proposal may be withdrawn if not accepted within 30 days of issue. Terms - Net 30 days.

Acceptance of Proposal

The above prices / conditions are satisfactory and are hereby accepted. Visu-Sewer is authorized to do the work as specified.

Date: _____ Signature: _____

www.visu-sewer.com

WISCONSIN - ILLINOIS - MINNESOTA - IOWA - MISSOURI

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MTG. DATE 10/17/2017
Reports & Recommendations	A RESOLUTION TO WAIVE WATER EXTENSION TO SERVE 3 LOTS IN THE 11800 BLOCK OF W. RYAN ROAD	ITEM NO. <i>G.14</i>

BACKGROUND

Mills Hotel Wyoming, LLC has been working on a 3-lot land division on the property of which it owns on the south side of W. Ryan Road in the 11800 block. It is proposed that this certified survey map be approved with the following condition:

Prior to recording the Certified Survey Map, the applicant shall add a statement to Sheet 1 of the Certified Survey Map to indicate whether the land is being served by public sewer and water or public sewer only.

ANALYSIS

This property is approximately 1,000 feet west of the intersection of W. Loomis Road and W. Ryan Road. The nearest water main is located approximately 2,200 feet north of the intersection on W. Loomis Road at 11120 W. Loomis Road (Victory of the Lamb Church).

Large single-family subdivision and industrial developments have been talking to staff regarding such projects on lands near the subject CSM. Applicants of these potential developments would require a water extension. The water master plan indicates that a 16-inch main is needed along W. Loomis Road. The main along W. Ryan Road will likely be dependent on the needs of the potential development further west. Undoubtedly, the cost to extend water main just for these three single family lots would be excessive.

If Common Council waives the requirement to extend the water mains at this time, it is also recommended that the CSM approval be conditioned such that the current/future property owners be required to connect to public water within 1 year of any new public water main extending to the properties.

OPTIONS:

Require the developer to extend the water main per the water master plan along W. Loomis Road and W. Ryan Road. Or

Reject the request for public water service at this time. It can be noted that staff has no objection to waiving the requirement for public water service in this instance and until such time as public water service becomes available.

FISCAL NOTE

Although likely, it would take a detailed construction cost estimate to determine if there are sufficient appropriations in the Development Fund to reimburse the developer for the over-sizing costs.

RECOMMENDATION

Authorize Resolution 2017-_____ A resolution to waive water extension to serve 3 lots in the 11800 block of W. Ryan Road at this time and require the property owners of CSM 8907 to connect to public water within one year of construction of a public water main extended to the properties.

Department of Engineering GEM

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

RESOLUTION NO. 2017 -

A RESOLUTION TO WAIVE WATER EXTENSION TO SERVE 3 LOTS IN THE 11800 BLOCK OF W. RYAN ROAD AT THIS TIME AND REQUIRE THE PROPERTY OWNERS OF CSM 8907 TO CONNECT TO PUBLIC WATER WITHIN ONE YEAR OF CONSTRUCTION OF A PUBLIC WATER MAIN EXTENDED TO THE PROPERTIES.

WHEREAS, Mills Hotel Wyoming, LLC has been working on a 3-lot land division on the property of which it owns on the south side W Ryan Road in the 11800 block. And

WHEREAS, Common Council approved the CSM 8907 with a condition that prior to recording the Certified Survey Map, the applicant shall add a statement to Sheet 1 of the Certified Survey Map to indicate whether the land is being served by public sewer and water or public sewer only. And

WHEREAS, staff has determined that extension of the public water supply system is burdensome for three residential lots. And

WHEREAS, the owner, and its successors will be required to connect to public water within one year of construction of a public water main extended to the properties.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Common Council of the City of Franklin that it would be in the best interest of the City to waive water extension to serve 3 lots in the 11800 block of W. Ryan Road at this time.

FURTHERMORE BE IT RESOLVED that the property owners of CSM 8907 be required to connect to public water within one year of construction of a public water main extended to the properties.

Introduced at a regular meeting of the Common Council of the City of Franklin the
_____ day of _____, 2017, by Alderman _____.

PASSED AND ADOPTED by the Common Council of the City of Franklin on the
_____ day of _____, 2017.

APPROVED:

Stephen R. Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES _____ NOES _____ ABSENT _____
GEM/db

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MTG. DATE 10/17/2017
Reports & Recommendations	A RESOLUTION FOR A CHANGE ORDER 01 TO DOME CORPORATION FOR \$9,200 FOR CONSTRUCTION OF SALT STORAGE BARN	ITEM NO. <i>6.15.</i>

BACKGROUND

The 2018 budget includes \$400,000 for a new salt barn at the DPW yard. Previously, a contract was awarded to Dome Corporation of North American (Saginaw, MI) for \$271,160. Staff had planned to find other vendors for a steel roll-up door but has decided that a wood barn style door is preferable. Dome can supply a barn style door and also install an exhaust fan. An exhaust fan is not required but highly desirable for safety reasons if a loader were working inside for an extended period of time and any pedestrians were observing.

ANALYSIS

The Enclosed change order with Dome includes \$3,500 for an exhaust fan and hood as well as \$5,700 for barn-style doors. The total change order is \$9,200.

Staff also anticipates spending other funds related to the project including a 100'x100' asphalt pad and some electrical work. These other expenses are expected to be approximately \$30,000. Therefore, the total project costs are expected to be approximately \$310,360. This is well under the \$400,000 initial budget.

OPTIONS

Approve the Change Order 1, or Deny

FISCAL NOTE

There are adequate funds that need to be appropriated from the capital improvement fund. This will take the 2018 CIP fund balance down to about \$20,000. When the contract was approved at the bid price, the balance of the appropriation was moved to fund other projects and rolled into the 2018 budget.

RECOMMENDATION

A resolution for a Change Order 01 to Dome Corporation in the amount of \$9,200 for construction of salt storage barn and authorize staff to use up to \$30,000 for other miscellaneous expenditures related to the project.

Engineering Department: GEM

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

RESOLUTION NO. 2017 -

A RESOLUTION FOR A CHANGE ORDER 01 TO DOME CORPORATION IN THE
AMOUNT OF \$9,200 FOR CONSTRUCTION OF SALT STORAGE BARN AND
AUTHORIZE STAFF TO USE UP TO \$30,000 FOR OTHER MISCELLANEOUS
EXPENDITURES RELATED TO THE PROJECT.

WHEREAS, Dome Corporation of North American (Saginaw, MI) was awarded a contract to construct a salt storage barn at the DPW facility (7979 W. Ryan Road) for \$271,160.
And

WHEREAS, Dome Corporation can provide additional features or a door and exhaust fan to the salt storage barn. And

WHEREAS, there are other incidental costs related to the construction of the salt storage barn, such as asphalt pad and miscellaneous electrical work.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Common Council of the City of Franklin that it would be in the best interest of the City to execute Change Order 1 for \$9,200.

FURTHERMORE BE IT RESOLVED that staff may use up to \$30,000 in additional funds from the capital improvement fund to pay for incidental items related to the construction of the salt storage barn.

Introduced at a regular meeting of the Common Council of the City of Franklin the
_____ day of _____, 2017, by Alderman _____.

PASSED AND ADOPTED by the Common Council of the City of Franklin on the
_____ day of _____, 2017.

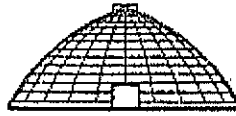
APPROVED:

Stephen R. Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES _____ NOES _____ ABSENT _____
GEM/db



Dome Corporation of North America
5450 EAST STREET, SAGINAW, MI 48601

Change Order - City of Franklin WI Job# 3355

Change Order No.: 1
Change Order Date: 10/11/2017

The City of Franklin WI (the "Owner") and Dome Corporation of North America (the "Contractor"), are parties to that certain Design-Build Construction Agreement (the "Original Contract"), dated July 31st, 2017. The Contract is modified as follows:

Description of Change:

- 1: The addition of a 30" exhaust fan and dormer, supplied and installed by Dome Corp. for the price of **\$3500.00**.
- 2: The addition of sliding "barn style" doors for the main entrance of the storage dome, supplied and installed by Dome Corp. for the price of **\$5700.00**.

Change Order Initiated by: City of Franklin

Amount of Changer Order

1 Original Contract Price	<u>\$271,160.00</u>
2 Net Change by Previous Change Orders	<u>\$0.00</u>
3 Contract Price Prior to this Change Order	<u>\$271,160.00</u>
4 Increase / Decrease In Contract Price by this Change Order ((\$0.00 Cost plus \$0.00 OH&P)	<u>\$9,200.00</u>
5 New Contract Price after this Change Order	<u>\$280,360.00</u>

Scheduling Impact

This change order will Add/ Deduct the follow number of days to the schedule 0.00

Special Terms

Contractor and Owner agree that the terms and conditions of the this Change Order and the Work described In the Change Order Proposal shall be governed and controlled by the Restated Contract, dated Oct. 12, 2017.

Owner

City of Franklin, Wisconsin

Contractor

DOMECORP OF NORTH AMERICA,

By _____
Name _____
Its _____
Date _____

By Brent Luke
Name Brent Luke
Its Project Manager
Date 10-12-17



INSTALLATION, OPERATION AND MAINTENANCE MANUAL

WALL EXHAUST FANS BELT & DIRECT DRIVE

XB, HV, HVA, HVAR, ADD, ADDR, DDS, DDP

The purpose of this manual is to aid in the proper installation and operation of the fans. These instructions are intended to supplement good general practices and are not intended to cover detailed instruction procedures. It is the responsibility of the purchaser to assure that the installation and maintenance of this equipment is handled by qualified personnel.

Inspect all shipments carefully for damage. **THE RECEIVER MUST NOTE ANY DAMAGE ON THE CARRIER'S BILL OF LADING AND FILE A CLAIM IMMEDIATELY WITH THE FREIGHT COMPANY.**

INSTALLATION

1. Cut and frame the appropriate wall opening. Fans mounted to a wall require a different wall opening than fans mounted in cabinets or sleeves. For specific dimensions, refer to the submittal drawing for the specific fan configuration.
2. Mount the fan in the opening with the fan panel directly over the load bearing support and if this is not practical angle supports must be provided to transfer the fan weight to the load bearing structure.
3. Caution: The fan contains rotating parts and requires electrical service. Appropriate safety precautions should be taken during installation, operation and maintenance.
4. Warning: Do not install or operate this fan in an environment where combustible materials, gasses or fumes are present unless it was specifically designed and manufactured for that application.
5. A damper, if used, should be securely mounted in a manner that allows free and unobstructed operation.
6. All electrical work must be done, in accordance with all applicable electrical codes, by a qualified electrician.
7. Prior to wiring ensure the power supply is locked in the **OFF** position and that the motor nameplate voltage and the supply voltage match.

8. Be sure to keep all wiring clear of any rotating parts.
9. Before starting the fan ensure that the wheel rotates freely.
10. Tighten all nuts, bolts and setscrews prior to fan start up (as some may have loosened during shipping).
11. On belt driven fans make sure that the belts are tensioned and aligned correctly.
12. Ensure that all protective guards and other safety devices are installed properly prior to fan start up.

Wiring Instructions

A qualified electrician in accordance with all local and National Electrical Codes should do all wiring. **Lock off all power sources before any wiring is to be performed.** Leave enough slack in the wiring to allow for motor movement when adjusting the belt tension. Excess wire must be restrained in order to prevent it from entering the shaft and propeller area. Disconnect switches are recommended and should be located near the fan in order to, swiftly cut off power in case of an emergency and maintain complete control of the power source. Some motors may have to be removed in order to make the connections in the motor terminal box. Follow the wiring diagrams on the motor nameplate.

1. Wall Fans
 - Extend the proper gauge wire to the fan motor.
 - Restrain excess wire from entering the shaft and propeller area
2. Wall Fans with Cabinets
 - Remove guard from cabinet.
 - Drill a hole through the cabinet at a convenient location and pull the wires through (never wire through the guard).
 - Restrain excess wire from entering the shaft and propeller area

OPERATION

Pre Start Inspection

- Lock out all power sources
- Inspect all fasteners and set screws and tighten as required
- Inspect belt alignment and tension
- Confirm power source voltage and motor voltage are the same and that the motor is wired correctly
- Rotate the fan blade to ensure that neither the fan blade nor the belts come into contact with the housing
- Inspect the fan and the ductwork to ensure they are free of debris
- Check to ensure that all guards and accessories are securely mounted
- Check to be sure the propeller rotation is correct

Typical Installation

Refer to page 8

Start Up

Turn the fan on and inspect for the following.

- Direction of rotation
- Improper motor amperage
- Excessive Vibration
- Unusual Noise
- Improper belt tension or alignment

If a problem is discovered shut off the fan and refer to the section on troubleshooting to discover the cause of the problem. The fan should be inspected after 30 minutes, 8 hours and 24 hours of operation to ensure all fasteners are tight and belts are properly tensioned and aligned.

MAINTENANCE

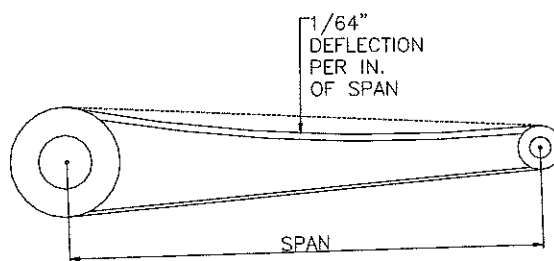
WARNING

Disconnect and secure to the **OFF** position all electrical power to the fan prior to inspection or servicing. Failure to comply with this safety precaution could result in serious injury or death.

- Ventilators should be checked at least once a year. For critical or severe applications a routine check every two to three months is suggested.
- When removing or installing a belt don't force the belt over the sheave. Loosen the motor mount so that the belt can be easily slipped over the sheave.
- The belt, on belt driven units, should be removed and carefully checked for cracks, ply separation or irregular wear. A small irregularity in the contact surface of the belt will result in noisy operation. If any of these defects are apparent the belt should be replaced. At the same time check the sheaves for chips, dents or rough surfaces that could damage the belt.
- The correct belt tension is important. Too tight a belt will result in excess bearing pressure, which can cause premature bearing failure and may cause the motor to overload, too loose a belt will result in slippage, which will burn out belts. Proper belt deflection should be 1/64" (half way between sheave centers) for each inch of belt span when a force of approximately 5 lbs. is applied.
- The belt alignment should be checked to be sure that the belt is running perpendicular to the rotating shafts. Motor and drive shafts must be parallel.
- A periodic inspection of all fasteners should be carried out to ensure they have not loosened due to vibration. Particular attention should be paid to fasteners attaching the wheel to the shaft and those attaching the shaft to the bearing.

- The standard pillow blocks on belt driven fans are factory lubricated. These bearings should be lubricated on a semi annual basis (more frequently in severe applications) using a high quality lithium based grease. With the unit running add grease very slowly, using a manual grease gun, until a slight bead of grease forms at the seal. Be careful not to unseat the seal by over lubricating or by using excessive pressure. When the bearings are obstructed from view use no more than three injections with a hand operated grease gun
- Dust and dirt on the exterior surface of the motor, fan panel and the entire fan wheel should be removed, at intervals determined by the severity of the application, to ensure proper service life and safety.
- For additional safety information refer to AMCA publication 410-96, Safety Practices for Users and Installers of Industrial and Commercial Fans

Belt Tension

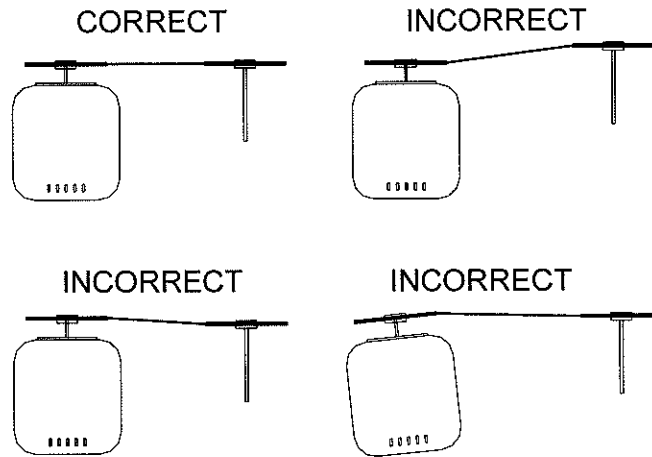


Belt and Pulley Replacement

In the course of regular maintenance the belts and pulleys may have to be changed and or adjusted the recommended procedure is as follows.

- Do not change the pulley pitch diameter in order to tension the belts. This will result in a change in the fan speed.
- Loosen the nuts on the motor plate or motor in order to reduce the belt tension such that the belts will easily slip over the pulleys. Never force the belts over the rim of the pulley.
- Loosen the setscrews on the pulleys and remove from either the motor or fan shaft using a two or three jaw puller.
- Remove any shaft imperfection such as setscrew mark using a file or emery cloth.
- Install the replacement pulleys tightening all setscrews to the recommended torque rating (see chart) and ensuring that they are properly aligned.
- Pulley alignment is achieved by moving the pulleys on their respective shafts or moving the entire motor until the pulleys are correctly aligned (see figure). Using a square with one edge parallel to the motor shaft adjust the pulleys until the other edge is parallel to the belts.
- Slip the belts over the pulleys then adjust the motor/ motor plate until the proper tension is reached (1/64" deflection, half way between pulley centers, per inch of belt span when pressed firmly).
- Tighten the motor plate/ motor adjusting nuts in place.

Pulley Alignment



Recommended Torque for Setscrews/Bolts (inch/lbs)

SETSCREWS				HOLD DOWN BOLTS	
SIZE	HEX KEY	RECOMMENDED TORQUE INCH-LBS			
		MIN	MAX	SIZE	TORQUE INCH-LBS
NO.10	3/32"	28	33	3/8"-16	240
1/4"	1/8"	66	80	1/2"-13	600
5/16"	5/32"	126	156	5/8"-11	1200
3/8"	3/16"	228	275	3/4 "-10	2100
7/16"	7/32"	348	384	7/8"-9	2040
1/2"	1/4"	504	600	1"-8	3000
5/8"	5/16"	1104	1200	1-1/8"-7	4200
3/4"	3/8"	1440	1800	1-1/4"-7	6000

Bearings

Replacement

Canarm/LFI Ltd. uses pillow block bearings.

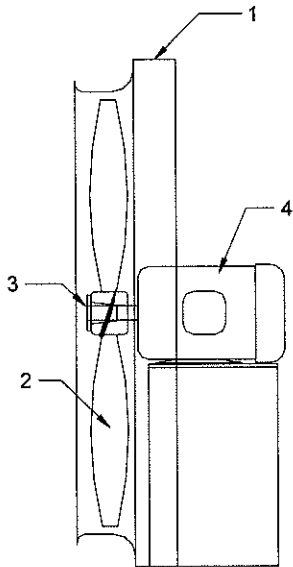
- Before removing the bearings mark the positions of the fan blade, bearings and pulley on the shaft.
- Note the clearance between the fan blade and the venturi.
- Remove the pulley and fan blade from the shaft using a puller.
- Unbolt the bearings and remove the shaft and pillow blocks as one unit.
- Clean the shaft and remove any marks using a file or emery cloth then remove the bearings using a bearing puller.
- Inspect the shaft and replace if necessary.
- Mount the new bearings on a section of the shaft that is not worn by tapping the inner ring face using a soft mallet.
- Align the setscrews on the bearings and then tighten one setscrew on each bearing.
- Loosely install the bearings on the bearing mount.
- Rotate the shaft to find the center of free movement.
- Install the propeller adjusting the bearing location to center the blade in the venturi.

- Tighten the bearing bolts to the proper torque rating (see chart)
- Turn the propeller by hand the propeller should rotate freely with the same resistance as before the bearing bolts were tightened.
- Tighten all setscrews to the proper torque rating (see chart)
- Install pulley and adjust belt tension.

You should go through the start up steps as outlined above.

PARTS LIST

MODELS: DDS, DDP, ADD, ADDR

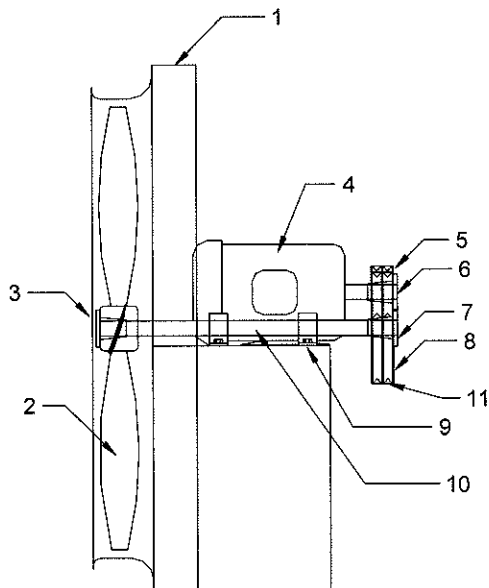


FAN ASSEMBLY

ITEM	DESCRIPTION	QUANTITY
1	WELDED FAN ASSEMBLY	1
2	PROPELLER	1
3	PROPELLER BUSHING	1
4	MOTOR	1

PARTS LIST

MODELS: XB, HV, HVA, HVAR



FAN ASSEMBLY

ITEM	DESCRIPTION	QUANTITY
1	WELDED FAN ASSEMBLY	1
2	PROPELLER	1
3	PROPELLER BUSHING	1
4	MOTOR	1
5	MOTOR SHEAVE	1
6	MOTOR SHEAVE BUSHING	1
7	DRIVEN SHEAVE BUSHING	1
8	DRIVEN SHEAVE	1
9	PILLOW BLOCK BEARINGS	2
10	FAN SHAFT	1
11	"V" BELTS	2

FAN TROUBLE SHOOTING GUIDE

PROBLEM

POSSIBLE CAUSES

VIBRATION

Impeller or sheaves loose
Belts not tensioned properly
Bent shaft
Out of balance impeller
Loose fasteners
Loose or worn bearings
Drive misalignment
Fan not properly installed
Mismatched belts
Out of balance sheaves
Improper fan installation

MOTOR OVERLOADING

Static pressure higher than design
Impeller rotating in the wrong direction
Improper fan speed
Defective motor
Fan speed higher than design

TOO MUCH AIR

Filters missing
Static pressure lower than design
Fan speed higher than design

FAN DOES NOT OPERATE

Lack of electricity to the fan
Fan wired improperly
Broken or missing belt
Missing or blown fuses
Overload protection has broken circuit
Defective motor

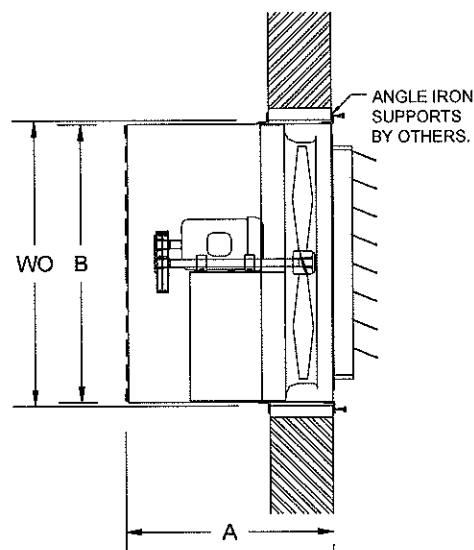
EXCESSIVE NOISE

Impeller or sheaves loose
Belts not properly tensioned
Sheaves not properly aligned
Impeller out of balance
Sheaves out of balance
Bent shaft
Bearings defective or need lubrication
Worn belts
Vibration or lack of isolation
Loose fasteners
High velocity air

TYPICAL INSTALLATIONS

Wall exhaust fan with cabinet, back guard and shutter

The drawing below illustrates the typical installation of an exhaust fan with cabinet, back guard and shutter in a masonry wall. The installer shall provide angle iron framing and suitable fasteners (hex bolts or lag screws) to support the fan. The cabinet and framing should be caulked to the exterior wall. Fans with motors in excess of 50 pounds should also be supported using hanging rods or by supports placed underneath the fan.



EXHAUST WALL FAN C/W CABINET, SHUTTER AND BACKGUARD

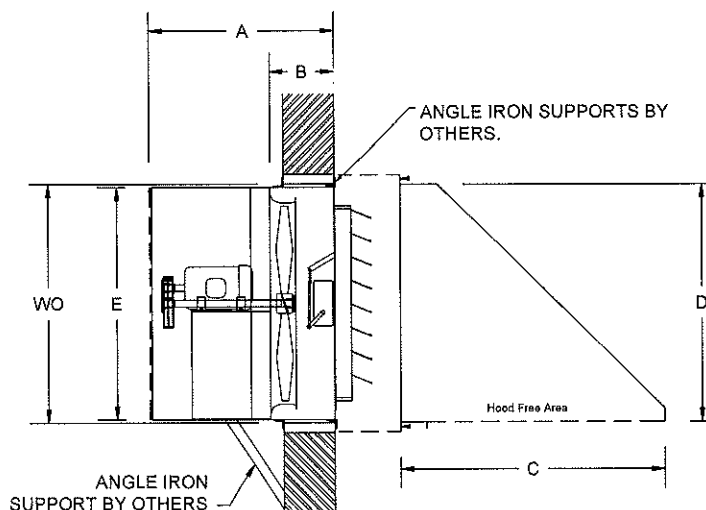
XB,HV,HVA,HVAR	DDS,DDP,ADD	WO	A	B
-	12	17 1/4	16	16 1/4
-	14	19 1/4	16	18 1/4
-	16	21 1/4	16	20 1/4
-	18	23 1/4	16	22 1/4
-	20	25 1/4	16	24 1/4
24	24	30 7/8	26	29 7/8
30	30	36 7/8	26	35 7/8
36	36	42 7/8	26	41 7/8
42	42	48 7/8	26*	47 7/8
48	48	54 7/8	26*	53 7/8
54	-	60 7/8	26*+	59 7/8
60	-	69	26*+	68

* For 7 1/2 hp and 10 hp add 6"

+ For 15 hp and 20 hp add 8"

Wall supply fan with cabinet, back guard, motorized shutter and weather hood

The drawing below illustrates the typical installation of a supply fan with a cabinet, back guard, motorized shutter (with end switch), and weather hood in a masonry wall. The installer shall provide angle iron framing and suitable fasteners (hex bolts or lag screws) to support the fan. The cabinet and framing should be caulked to the exterior wall. The weather hood can either be attached to the cabinet or fastened to the wall and then caulked. These fans should either be supported by hanging rods or by supports placed underneath the fan.



ADDR & HVAR FANS

Please note for the reversing models ADDR, HVAR, the supplied reversing switch should be wired in accordance with the instructions supplied by the manufactures of the switch.

The blade should come to a complete stop before switching direction. Failure to do so may cause damage to the motor and/or blade.

For trouble shooting and electrical guidelines, the above instructions apply.

SUPPLY WALL FAN C/W EXT. CABINET BACKGUARD, MOTORIZED 3200 SER. SHUTTER AND WALL HOOD

XB,HV,HVA,HVAR	DDS,DDP,ADD,ADDR	WO	A	B	C	D	E
-	12	17 1/4	22	11	20 1/2	16 1/2	16 1/4
-	14	19 1/4	22	11	22 1/2	18 1/2	18 1/4
-	16	21 1/4	22	11	24 1/2	20 1/2	20 1/4
-	18	23 1/4	22	11	26 1/2	22 1/2	22 1/4
-	20	25 1/4	22	11	28 1/2	24 1/2	24 1/4
24	24	30 7/8	32	14 1/2	34	30	29 7/8
30	30	36 7/8	32	14 1/2	40 1/4	36 1/4	35 7/8
36	36	42 7/8	32	14 1/2	46 1/4	42 1/4	41 7/8
42	42	48 7/8	32*	14 1/2	52 1/2	48 1/2	47 7/8
48	48	54 7/8	32*	14 1/2	58 1/2	54 1/2	53 7/8
54	-	60 7/8	38+	20 1/2	65 1/4	61	59 7/8
60	-	69	38+	20 1/2	73 1/4	69	68

* For 7 1/2 hp and 10 hp add 6"

+ For 15 hp and 20 hp add 8"

WARRANTY

Canarm/LFI Limited warrants this equipment to be free from defects in material and workmanship for a period of one year from the date of sale. The motor manufacturer warrants motors for a period of one year. Should motors, supplied by Canarm/LFI Limited, prove to be defective during the warranty period they should be returned to the nearest authorized motor manufacturer's warranty depot. Any fans or parts, which prove to be defective during the warranty period, will be repaired or replaced at our option when returned to our factory transportation prepaid. A return authorization number, that is to be obtained our customer service department, must accompany all returns to Canarm/LFI Limited.

Canarm/LFI Limited will not be responsible for any removal or installation costs.

Installation or Product problems? Do not return to store of purchase.
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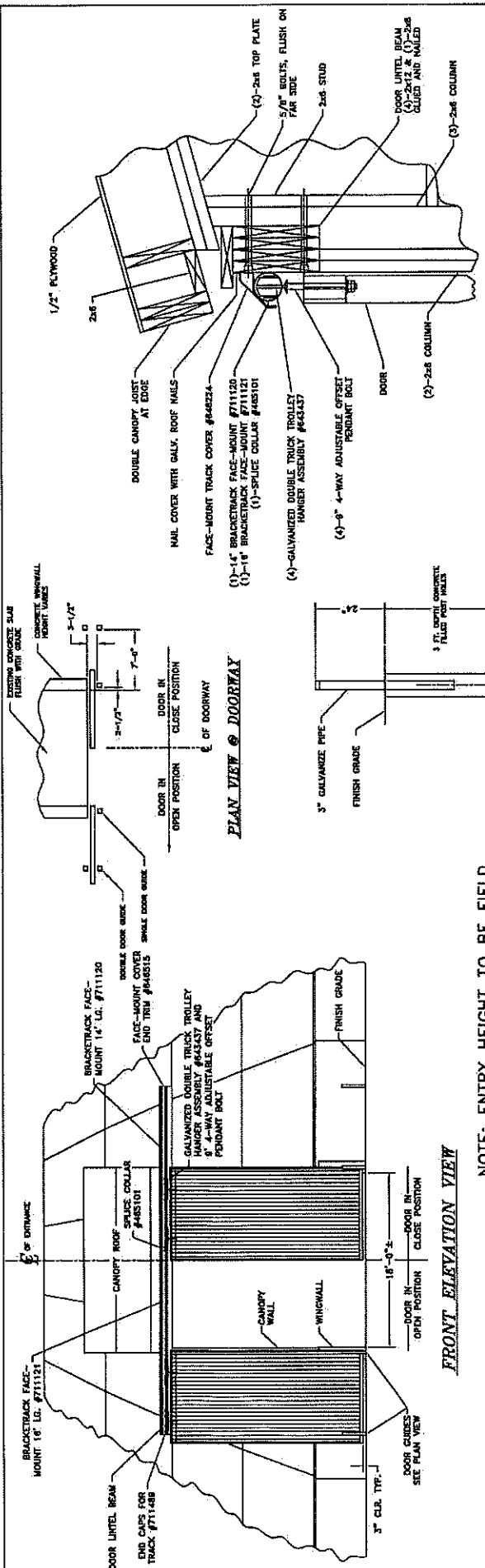
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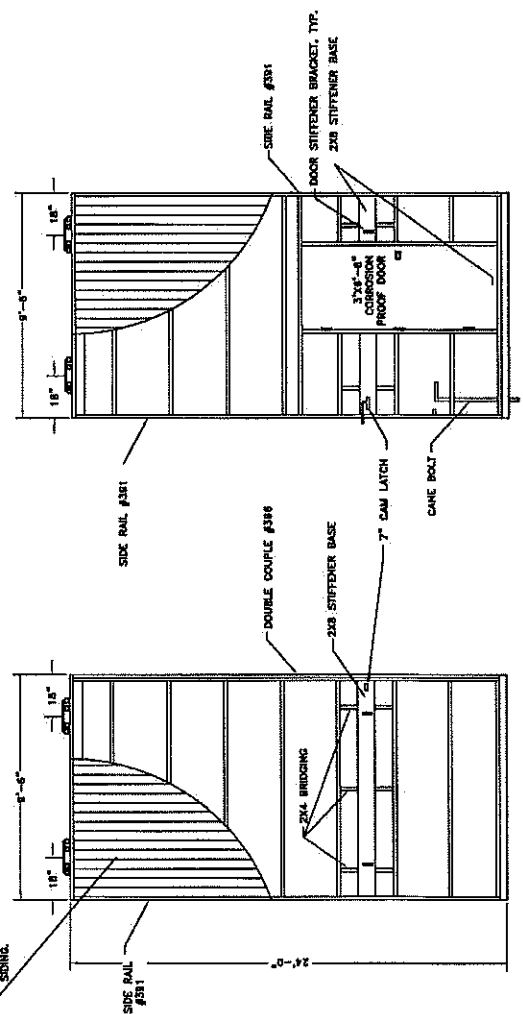


NOTE: ENTRY HEIGHT TO BE FIELD VERIFIED, ADJUST AS NECESSARY.

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REV	NO	REVISIONS	DATE	BY

DOME CORP. OF AMERICA
SACRAMENTO, MICHIGAN

DOOR DETAILS

DOOR DETAILS FOR J.C. BOSEWY

DESIGN BY: J.C. BOSEWY DATE: 11-11-2008 DWG. #

SCALE: 1/4" = 1'-0"

REMARKS:

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APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE Oct 17, 2017
REPORTS & RECOMMENDATIONS	An ordinance amending Section §207-5.K. of the Municipal Code regarding approval of Water Vouchers	ITEM NUMBER <i>G.16.</i>

Background

The Sept 19, 2017 Board of Water Commissioner's meeting was cancelled. There were \$117,513.51 of vouchers that were scheduled for approval at that meeting. City Ordinance §207-5.K. states that:

Expenses and disbursements. All departmental expenditures shall be approved by the Board of Water Commissioners and signed by the President and Secretary of the Board, and shall be paid by the City Clerk and Treasurer in the manner provided by §66.0607, Wis. Stats., and in the manner following: President and Secretary of the Board, giving the name of the claimant or payee and the amount and nature of each payment.

The Board, having not met, did not approve the voucher list, which placed the City Treasurer in the position of making required vendor payments without proper Board of Water Commissioner's approval OR potentially jeopardizing future services provided by those vendors due to the delay in payment for goods and services.

Analysis

The Treasurer is requesting that the city Ordinance be amended to permit the Treasurer to make payment on vouchers absent approval at a regularly scheduled meeting of the Board of Water Commissioners with the written approval of the President, and in the absence of the President, the Secretary of the Board of Water Commissioners.

Recommendation

The City Treasurer is requesting that Ordinance §207-5.K. be amended to add section K. (1) to read:

Absent a meeting of the Board of Water Commissioners, approval of the voucher list by the President, and in the absence of the President, the Secretary is sufficient authorization for the City Treasurer to release payment of vouchers. Any list of vouchers approved in this manner shall be provided to the Commissioners at the next regularly scheduled Board of Water Commissioners meeting.

Fiscal Impact

none

COUNCIL ACTION REQUESTED

Motion adopting Ordinance 2017-_____ and ordinance amending Section §207-5.K. of the Municipal Code regarding approval of Water Vouchers

STATE OF WISCONSIN: CITY OF FRANKLIN: MILWAUKEE COUNTY

ORDINANCE NO. 2017_____

AN ORDINANCE TO AMEND SECTION 207-5.K. OF THE MUNICIPAL CODE
REGARDING APPROVAL OF WATER UTILITY VOUCHERS

WHEREAS, the Common Council adopted Sections §207-5.K. – adopting regulations prescribing approval of Water Utility vouchers by the Board of Water Commissioners; and

WHEREAS, the regulations do not provide a method for approving payment of water Utility vouchers when the Board of Water Commissioners does not meet; and

WHEREAS, provision for such eventuality is prudent for the timely payment of goods and services to the Franklin Water Utility.

NOW, THEREFORE, the Common Council of the City of Franklin does hereby ordain as follows:

Section 1: Section §207-5.K. (1) be added to the Franklin Municipal code and shall read:

Absent a meeting of the Board of Water Commissioners, approval of the voucher list by the President, and in the absence of the President, the Secretary is sufficient authorization for the City Treasurer to release payment of vouchers. Any list of vouchers approved in this manner shall be provided to the Commissioners at the next regularly scheduled Board of Water Commissioners meeting.

Section 2: The terms and provision of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

Section 3: All ordinances and parts of ordinances in contravention to this ordinance are hereby repealed.

Section 4: This ordinance shall take effect and be in force from and after its passage and publication.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this _____ day of _____, 2017.

APPROVED:

Stephen R Olson, Mayor

ATTEST:

Sandra L. Wesolowski, City Clerk

AYES____NOES____ABSENT____

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