Village of Somers
7511 12th Street
Somers, WI 53171

Village Board Meeting
Agenda
Tuesday, Jan. 13, 2026
5:30 p.m.

Village Board Meeting:	
Item #	
1	Call to order
2	Pledge of Allegiance
3	Consent and Approval of Minutes of Regular meeting on Dec. 9, 2025, Special meeting on Dec. 4, 2025, Vouchers dated December 11, 18, 29 and January 8, December ACH Payments, December Building Report, November Investment Statements
4	Correspondence: none
5	Citizens Comments
6	President and Trustee Comments
7	Action on proposed partial payment request #1 from Payne & Dolan, Inc. for the 2025 Roadway Improvements project in the amount of $517,102.17.
8	Action on proposed final Payment Request from Wanasek Corp. for the 4th Street Culvert Replacement project in the amount of $2,825.00.
9	Action on proposed payment for approved 2026 CIP request for the 2026 Vactor 2100i Combination Sewer Cleaner Truck to Macqueen in the amount of $607,976
10	Action on proposed Resolution 2026-001 for preliminary special assessments for the 12th Street Water Main Project
11	Action on proposed Resolution 2026-002 authorizing a public safety referendum to be placed on the April 7, 2026 ballot
12	Action on proposal from Mueller Communications for a Public Education Campaign in the amount of $50,469
13	Action on Plan Commission recommendation to approve the request by Somers Creek Inc, 4011 80th St, Kenosha, WI 53142 (Owner), Daniel Szczap, Bear Development, LLC, 4011 80th St., Kenosha, WI 53142 (Agent); requesting approval of a Final Plat (dated January 8, 2026 and prepared by John P. Konopacki of Pinnacle Engineering Group), on Tax Parcel #s 82-4-222-151-

	0560, 82-4-222-151-0561, 82-4-222-151-0563, located in the NE 1/4 of Section 15, T2N, R22E, Village of Somers. *(For information only the property is located east of the Pike Creek Lift Station).*
14	Action on Operator's Licenses: Ella Zehrung, Jennifer Wilkins, Allyson Pobloski, Roberta Schulz, Caleb Gordon, Amilion Hughes, Joy Parfait and Isabelle Otis
15	Adjourn

I hereby certify that as the designee of the chief elected official of the Village of Somers, I posted this notice of the Jan. 13, 2026 Village Board Meeting Agenda in 1 public place & on the Village website.

Dated this 9th day of January 2026 Wendy Burnette, Clerk-Treasurer

Requests from person with disabilities who need assistance to participate in this meeting should be made to the Clerk's Office at 262-859-2822 with as much notice as possible. **Notice is hereby given that members of the Village Board may participate telephonically. Notice is hereby given that members of the Town Board may be in attendance for the sole purpose of gathering information. A quorum may be present. However, no Board action will be taken.**

Village of Somers
Proceedings from the Regular Board Meeting December 9, 2025

President Stoner called the meeting to order at 5:30 p.m.

President Stoner led the Pledge of Allegiance.

Present: President George Stoner, Trustees Karl Ostby, Ben Harbach, Jackie Nelson, Jack Aupperle, and Joe Smith. Trustee Fredrick was absent. Also present: Administrator Jim Hurley, Clerk/Treasurer Wendy Burnette, Assistant to the Administrator Kevin Poirier, and Chief Andersen.

Consent and Approval of Minutes of Regular meetings on November 25, 2025, Vouchers dated November 26 & December 4, November ACH Payments, November Building Report, and October Investment Statements.

Trustee Harbach moved to approve the Minutes of Regular meetings on November 25, 2025, Vouchers dated November 26 & December 4, November ACH Payments, November Building Report, and October Investment Statements.

Trustee Harbach mentioned he will be speaking with Administrator Hurley regarding questions he has on certain expenditures.

Seconded by Trustee Aupperle. Motion carried. 6-0 vote.

Correspondence:

None

Citizens Comments

Ted Terlinsky 9015 12th street Since day one homeowners were promised that hearing or meeting well ahead once everything gets finalized. Last week engineering report project scheduled. Open bids 1/29/2026. Special assessment public hearing/ award bid 2/24/26. State law says when you award that bid, whatever way the funding is set up at that point of time. That is the model you must use that is state law. We were promised that we would have a meeting with the affected homeowner. is affected it is state law that we are notified …I don't see that on the schedule. I want to make sure that some time from the 29th of January and before Feb 24th we have a meeting with property owners affected. Telling us we have a special assessment hearing and you're going to award the bids. That is not transparency, that is not an open dialog with the homeowners that you are asking to fund this project for. I have said this since the day it started back When Mastercraft was involved. I have looked at the state statues and that is what it says. The board has said at multiple meetings. To me in public meeting that we will have a public meeting before the bids are awarded. So, we can put our input in, and it can go into the final document. I think that is fair. The other thing is I don't have all my facts and figures but Baxter Woodman on record on saying the water line really needs to come from the post office all the way down, correct? We all agreed That Baxter woodman needs to do with this project. He also goes on

to say that two important concepts in the engineering report this is the direct benefit to the TID districts because of the water issues out there at 2500 GPM that you need this water main. If you bring the water main down from the post office, guess what you don't need? You don't need a water tower, which will cost the village between 4-6M. He's again asking the village to fund to the difference. The village will need to come up with between 1-2M to make their assessments somewhat realistic. He is going to be at 25-30k on a 150ft lot. If the village continues to not help the homeowners, the homeowners have somethings on the table, they will be pursuing. He would like to make sure this is a fair and equitable contribution between the village and the homeowners. The board has an opportunity to figure how to institute water main projects in this village. He would like to come up with a program that takes care of this project and sets us up as a village moving forward.

President and Trustee Comments:

President Stoner and Trustee Nelson mentioned that the Plan Commission passed a subdivision which will be for apartments. President Stoner also shared the Sheriff's report on Sheridan Road.

Trustee Ostby mentioned he has decided to run for reelection.

Trustee Harbach as Chief Andersen where we were at with our grant.

Trustee Smith mentioned breakfast with Santa this Saturday.

Action on Recommendation of Judge Richard Ginkowski and Judge Michael Easton to the District Court Administrator as the Temporary Municipal Judges for the Village/Town of Somers.

Trustee Ostby moved to approve Judge Richard Ginkowski and Judge Michael Easton to the District Court Administrator as the Temporary Municipal Judges for the Village/Town of Somers.

Seconded by Trustee Aupperle

Trustee Harbach asked if they are willing to take the positions.

Administrator Hurley stated they were. Motion carried. 6-0 vote

Action on $34,167.71 payment to SJE for the Pike Creek Lift Station pump repair.

Trustee Harbach moved to approval the $34,167.71 payment to SJE for the Pike Creek Lift Station pump repair.

Seconded by Trustee Aupperle

Superintendent Sullivan explained the need for the repair.

Motion carried. 6-0 vote

Mueller Communication and Community Perceptions presentation of the Public Safety Referendum Community Survey

Trustee Nelson received several calls in regard to the question of why did our numbers spike after covid and continue to be high?

Chief Andersen stated he believes it is due to a society change. The fire department was the rock during the pandemic and the numbers have not decreased since then. It is a nationwide trend, is not known why.

Trustee Aupperle questioned the response rate. Scott from Mueller stated they mailed out one per household.

Chief mentioned the next step in the process was for the board to think it over and then in January we will need to make a decision on whether or not to move forward.

Action on Resolution 2025-019 to carryover the 2025 Budget fund balance for the 2026 Budget

Trustee Ostby moved approve Resolution 2025-019 to carryover the 2025 Budget fund balance for the 2026 Budget

Seconded by Trustee Harbach. Motion carried. 6-0 vote.

Action on Ordinance 2025-012 regarding parking restrictions on 14th Place

Trustee Aupperle moved to approve Ordinance 2025-012 regarding parking restrictions on 14th Place

Seconded by Trustee Nelson Motion carried. 6-0 vote

Action on Appointment of Election Inspectors for 2026-2027 Term

Trustee Harbach moved to approve Election Inspectors for 2026-2027 Term

Seconded by Trustee Aupperle Motion carried 6-0 vote

Action on Operator's Licenses: Rayshun Everton, Blythe Iversen, Jessica Britz and Paige Schubert

Trustee Ostby moved to approved Operator's Licenses: Rayshun Everton, Blythe Iversen, Jessica Britz and Paige Schubert

Seconded by Trustee Nelson Motion carried 6-0 vote

Motion to convene into closed session per Wisconsin State Statute §19.85(1)(c) Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility, specifically employee compensation. (Roll call required)

Motion to convene in closed session deliberating or negotiating the purchasing of public properties, regarding the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons pursuant to Section 19.85(1)(e), Wis. Stats., specifically the Village Clerk/Treasurer (Roll call vote required)

Trustee Nelson Aya, Trustee Aupperle Aya, President Stoner Aya, Trustee Ostby Aya, Trustee Harback Aya, Trustee Smith Aya.

Adjourn

Trustee Nelson moved to adjourn at 6:15

Seconded by Trustee Smith. Motion carried 6-0 vote.

Drafted this 7th day of January 2026 by Wendy Burnette Clerk/Treasurer. These minutes are not official until approved by the Town Board. Wendy Burnette Clerk/Treasurer

Village of Somers
Special Board Meeting December 04, 2025

President Stoner called the meeting to order at 5:30 p.m.

President Stoner led the Pledge of Allegiance.

Present: President Stoner, Trustees Ben Harbach, Joe Smith, Jackie Nelson and Jack Aupperle. Also, present Administrator Jim Hurley, Deputy Clerk/Treasurer Eugenia Lara, Assistant to the Administrator Kevin Poirier, Chief Ben Andersen. Excused Trustees Scott Fredrick and Karl Ostby

Pledge of Allegiance

President Stoner led the Pledge of Allegiance

Presentation and discussion with Invenergy regarding the proposal Red Oak Ridge Energy Center

Daniel Birmingham Lead Developer for project presented the proposal of Red Oak Ridge Energy Center.

- Will employ about 400 people through construction
- 2025-2027 Development
- 2027-2029 Construction
- 2030 Operation
- Power Demands increasing rapidly
- Older plants more expensive less efficient and retiring
- Wind & Solar need complementary dispatchable resources
- Key element affordable

Trustee Jackie Nelson asked who determines which site will be used Paris/Somers, the expected lifespan of equipment, and what will happen to the area once it is no longer use. Inquired about the Village's municipal responsibilities including ordinances, permits, zoning and other regulatory requirements.

Trustee Joe Smith asked whether weather conditions affect equipment and whether there is additional noise associated with machine start-up.

Trustee Harbach inquired about the number of acres and who would be responsible in event of a fire.

Daniel Birmingham explained site selection is determined by Public Service Commission (PSC). The Equipment is expected to operate at least 30 years. He noted that the start-up

noise last approximately is about 11-20 minutes and is limited to about 50 decibels. The number of acres is 35.

President Stoner noted that the developer's agreement will address all matter related to the site. This is a great project.

Administrator Hurley noted any questions can be discussed at the Public Open house on December 11, 2025, at 1:30pm and 5:30 pm.

Peter Barca spoke stated the Public Service Commission (PSC) has the final authority regarding the site and related matters as well as the DNR.

Daniel Birmingham We are working on getting all the necessary information to us.

Chief Anderson noted that as any other building in it is 2 times a year inspection.

Adjourn

Trustee Harbach moved to Adjourn at 6:04 pm.

Seconded by Trustee Nelson. Motion carried. 5-0 vote.

Drafted December 4, 2025 by Wendy Burnette Clerk/Treasurer
These minutes are not official until approved by the Village Board.

CHECK REGISTER FOR VILLAGE OF SOMERS
CHECK DATE FROM 12/11/2025 - 12/11/2025

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank POOL POOLED CASH					
12/11/2025	POOL	293(E)	SAMSMC	SAM'S CLUB MC/SYNCB	781.53
12/11/2025	POOL	294(E)	USBANK	US BANK NATIONAL ASSOCIATION	3,374.71
12/11/2025	POOL	295(E)	VERIZON	VERIZON WIRELESS	317.57
12/11/2025	POOL	65584	ACCURATE	ACCURATE PRINTING CO., INC	558.00
12/11/2025	POOL	65585	AT&T001	AT&T	303.66
12/11/2025	POOL	65586	MCDEVITTS	ATLAS SERVICE CENTER INC	846.16
12/11/2025	POOL	65587	BAXTER	BAXTER & WOODMAN	16,175.20
12/11/2025	POOL	65588	BLAINFF	BLAIN SUPPLY INC	129.99
12/11/2025	POOL	65589	AMOCO	BP KENOSHA TRAVEL PLAZA LLC	2,322.40
12/11/2025	POOL	65590	SPECTRUM	CHARTER COMMUNICATIONS	139.98
12/11/2025	POOL	65591	COLUMNS	COLUMN SOFTWARE PBC	86.04
12/11/2025	POOL	65592	DECKER	DECKER SUPPLY CO INC	72.83
12/11/2025	POOL	65593	EHLERS	EHLERS	11,500.00
12/11/2025	POOL	65594	ELE002	EMERGENCY LIGHTING & ELECTRONIC LLC	1,080.00
12/11/2025	POOL	65595	UHS001	FROEDTERT SOUTH INC-PHARMACY	317.00
12/11/2025	POOL	65596	GALLS	GALLS LLC	136.00
12/11/2025	POOL	65597	GAT001	GATEWAY TECHNICAL COLLEGE	407.06
12/11/2025	POOL	65598	GOVFORMS	GOVERNMENT FORMS AND SUPPLIES LLC	1,501.17
12/11/2025	POOL	65599	HINCKLEY	HINCKLEY SPRINGS	60.95
12/11/2025	POOL	65600	JEF001	JEFFERSON FIRE & SAFETY INC	12,345.00
12/11/2025	POOL	65601	KWU001	KENOSHA WATER UTILITY	42,904.12
12/11/2025	POOL	65602	LFGEORGE	L.F. GEORGE	2,535.64
12/11/2025	POOL	65603	LACROSSE	LA CROSSE MAIL & PRINT SOLUTION INC	4,016.05
12/11/2025	POOL	65604	MFOSS	MARCUS FOSS	125.00
12/11/2025	POOL	65605	MARTIN001	MARTIN SYSTEMS LLC	160.00
12/11/2025	POOL	65606	MASTER	MASTERGRAPHICS INCORPORATED	308.54
12/11/2025	POOL	65607	LWALLEN	SJE	34,167.71
12/11/2025	POOL	65608	SOUTHPORT	SOUTHPORT ENGINEERED SYSTEMS	2,344.50
12/11/2025	POOL	65609	STAPLEAD	STAPLES	89.35
12/11/2025	POOL	65610	STRAND	STRAND ASSOCIATES INC	29,500.00
12/11/2025	POOL	65611	PROFORMA	TERRI TOLMACK	254.00
12/11/2025	POOL	65612	WEE001	WE ENERGIES	154.49
12/11/2025	POOL	65613	WEE002	WE ENERGIES	87.02
12/11/2025	POOL	65614	WELDSTAR	WELDSTAR COMPANY	290.46
12/11/2025	POOL	65615	WIHUMANE	WISCONSIN HUMANE SOCIETY	1,853.76

POOL TOTALS:

Total of 35 Checks:	171,245.89
Less 0 Void Checks:	0.00
Total of 35 Disbursements:	171,245.89

CHECK REGISTER FOR VILLAGE OF SOMERS
CHECK DATE FROM 12/18/2025 - 12/18/2025

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank POOL POOLED CASH					
12/18/2025	POOL	296(E)	BCM1	BCM ONE INC	1,019.80
12/18/2025	POOL	65616	AT&TMOB	AT&T MOBILITY	1,553.18
12/18/2025	POOL	65617	THELETTER	CHRISTINA CHATMAN	244.50
12/18/2025	POOL	65618	GAT001	GATEWAY TECHNICAL COLLEGE	817.43
12/18/2025	POOL	65619	NAP002	GENUINE PARTS COMPANY INC	330.29
12/18/2025	POOL	65620	FUGATE	JOSH FUGATE	2,051.98
12/18/2025	POOL	65621	ACEHARDWAR	KENOSHA HADWARE NORTH LLC	21.17
12/18/2025	POOL	65622	LFGEORGE	L.F. GEORGE	94.39
12/18/2025	POOL	65623	LAKESGAS	LAKES GAS CO	54.03
12/18/2025	POOL	65624	MATRUCK	M A TRUCK PARTS INC	55.80
12/18/2025	POOL	65625	MEN001	MENARDS - RACINE	344.79
12/18/2025	POOL	65626	MUELLERCOM	MUELLER COMMUNICATIONS LLC	17,972.39
12/18/2025	POOL	65627	POLICYFIND	POLICYFIND LLC	10,884.82
12/18/2025	POOL	65628	R&RINS	R & R INSURANCE SERVICES INC	18,326.83
12/18/2025	POOL	65629	RICOHUSA	RICOH USA, INC	163.90
12/18/2025	POOL	65630	ROOT-PIKE	ROOT-PIKE WATERSHED INITIATIVE NTWK	2,385.00
12/18/2025	POOL	65631	SCHOOL001	SCHOOL PERCEPTIONS LLC	4,670.00
12/18/2025	POOL	65632	SOUTHPORT	SOUTHPORT ENGINEERED SYSTEMS	546.00
12/18/2025	POOL	65633	STAFFORD	STAFFORD ROSENBAUM LLP	4,759.50
12/18/2025	POOL	65634	STAPLEAD	STAPLES	154.95
12/18/2025	POOL	65635	TITAN	TITAN PUBLIC SAFETY SOLUTIONS	4,905.00
12/18/2025	POOL	65636	USPOST	US POSTMASTER	651.46
12/18/2025	POOL	65637	WEE001	WE ENERGIES	235.84
12/18/2025	POOL	65638	WEE001	WE ENERGIES	75.55
12/18/2025	POOL	65639	WEE001	WE ENERGIES	172.15
12/18/2025	POOL	65640	WEE001	WE ENERGIES	70.93
12/18/2025	POOL	65641	WEE001	WE ENERGIES	247.00
12/18/2025	POOL	65642	WEE001	WE ENERGIES	769.27
12/18/2025	POOL	65643	WEE002	WE ENERGIES	1,991.53
12/18/2025	POOL	65644	WBURNETTE	WENDY BURNETTE	150.00

POOL TOTALS:

Total of 30 Checks:	75,719.48
Less 0 Void Checks:	0.00
Total of 30 Disbursements:	75,719.48

CHECK REGISTER FOR VILLAGE OF SOMERS
CHECK DATE FROM 12/29/2025 - 12/29/2025

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank POOL POOLED CASH					
12/29/2025	POOL	297(E)	KWIKTRIP	KWIK TRIP INC	4,448.73
12/29/2025	POOL	298(E)	WID002	WI DEPT OF JUSTICE	112.00
12/29/2025	POOL	65648	BAXTER	BAXTER & WOODMAN	15,801.90
12/29/2025	POOL	65649	CSC001	CENTURY SECURITY	35.00
12/29/2025	POOL	65650	UHS001	FROEDTERT SOUTH INC-PHARMACY	278.80
12/29/2025	POOL	65651	GENCOM	GENERAL COMMUNICATIONS INC	3,009.76
12/29/2025	POOL	65652	NAP002	GENUINE PARTS COMPANY INC	30.99
12/29/2025	POOL	65653	STO001	GEORGE STONER	200.00
12/29/2025	POOL	65654	HINCKLEY	HINCKLEY SPRINGS	17.98
12/29/2025	POOL	65655	MEN001	MENARDS - RACINE	55.04
12/29/2025	POOL	65656	MUELLERCOM	MUELLER COMMUNICATIONS LLC	3,958.69
12/29/2025	POOL	65657	STRAND	STRAND ASSOCIATES INC	5,100.00
12/29/2025	POOL	65658	VILLSOM	VILLAGE OF SOMERS	2,144.34
12/29/2025	POOL	65659	VILLSOM	VILLAGE OF SOMERS	60,520.91
12/29/2025	POOL	65660	WEE001	WE ENERGIES	3,992.00
12/29/2025	POOL	65661	WEE001	WE ENERGIES	7,866.85
12/29/2025	POOL	65662	WEE001	WE ENERGIES	48.24

POOL TOTALS:

Total of 17 Checks:	107,621.23
Less 0 Void Checks:	0.00
Total of 17 Disbursements:	107,621.23

CHECK REGISTER FOR VILLAGE OF SOMERS
CHECK DATE FROM 01/08/2026 - 01/08/2026

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank POOL POOLED CASH					
01/08/2026	POOL	65664	BRUM	ANN BRUMBACK	68.61
01/08/2026	POOL	65665	AAC001	ASSOCIATED APPRAISAL	4,970.21
01/08/2026	POOL	65666	AT&T001	AT&T	99.54
01/08/2026	POOL	65667	AT&TMOB	AT&T MOBILITY	482.26
01/08/2026	POOL	65668	CGENTERPRI	C.G. ENTERPRISES	1,640.00
01/08/2026	POOL	65669	SPECTRUM	CHARTER COMMUNICATIONS	183.34
01/08/2026	POOL	65670	SPECTRUM	CHARTER COMMUNICATIONS	32.88
01/08/2026	POOL	65671	BELTRAN	DAISY & YOVANI BELTRAN	2,040.87
01/08/2026	POOL	65672	WALLACEDAN	DANIEL WALLACE	1,021.32
01/08/2026	POOL	65673	DECKER	DECKER SUPPLY CO INC	17.13
01/08/2026	POOL	65674	STO001	GEORGE STONER	17.60
01/08/2026	POOL	65675	FABICK	JFTCO INC	597.75
01/08/2026	POOL	65676	SOR001	JOHN E SORENSEN	71.78
01/08/2026	POOL	65677	JOHNS	JOHNS DISPOSAL SERVICE INC	49,595.70
01/08/2026	POOL	65678	KEN002	KENOSHA COUNTY TREASURER	1,108.80
01/08/2026	POOL	65679	ACEHARDWAR	KENOSHA HADWARE NORTH LLC	74.34
01/08/2026	POOL	65680	KWU002	KENOSHA WATER UTILITY	82,353.74
01/08/2026	POOL	65681	MUNILAW	MUNICIPAL LAW & LITIGATION GROUP SC	4,904.90
01/08/2026	POOL	65682	SKK001	SEYMOUR KREMER KOCH LLP	3,926.04
01/08/2026	POOL	65683	SOUTHPORT	SOUTHPORT ENGINEERED SYSTEMS	225.00
01/08/2026	POOL	65684	STERICYCLE	STERICYCLE INC	18.53
01/08/2026	POOL	65685	T0000175	STEVEN KRAUSE	115.80
01/08/2026	POOL	65686	STRY001	STRYKER SALES LLC	3,095.46
01/08/2026	POOL	65687	PEREZT	TERESA PEREZ	400.00
01/08/2026	POOL	65688	WEE001	WE ENERGIES	209.33
01/08/2026	POOL	65689	WEE002	WE ENERGIES	80.07
01/08/2026	POOL	65690	WELDSTAR	WELDSTAR COMPANY	239.70
01/08/2026	POOL	65691	WICOURT	WI COURT FINES & SURCHARGES	4,134.54
01/08/2026	POOL	65692	WAM001	WILLIAM A MORRIS	149.42

POOL TOTALS:

Total of 29 Checks:	161,874.66
Less 0 Void Checks:	0.00
Total of 29 Disbursements:	161,874.66

Village of Somers			
ACH payments and checks from Payroll system during the month of December 2025			
DATE	**CHECK#**	**PAYABLE TO**	**AMOUNT**
12/4/2025	ACH	PNP BILLPAYMENT	$ 50.00
12/11/2025	ACH	ANALYSIS LOSS FEE/MISC FEE	$ 479.27
12/12/2025	ACH	SOMERS PAYROLL	$ 85,825.04
12/12/2025	EFT1348	INTERNAL REVENUE SERVICE	$ 30,633.89
12/12/2025	EFT1349	WI DEPT. OF REVENUE	$ 5,069.23
12/12/2025	EFT1350	IL DEPT OF REVENUE	$ 214.11
12/12/2025	EFT1351	WISCONSIN DEFERRED COMP	$ 2,504.20
12/12/2025	EFT1352	WI SCTF	$ 219.23
12/12/2025	EFT1353	SOMERS FIRE FIGHTERS	$ 390.00
12/12/2025	65583	BRIGHTHOUSE FINANCIAL	$ 215.00
12/15/2025	ACH	PNP BILLPAYMENT	$ 98.00
12/23/2025	ACH	JONES LANG LASAL	$ 3,090.00
12/23/2025	ACH	PNP BILLPAYMENT	$ 185.40
12/26/2025	ACH	PNP BILLPAYMENT	$ 98.80
12/26/2025	ACH	SOMERS PAYROLL	$ 84,896.39
12/26/2025	EFT1354	INTERNAL REVENUE SERVICE	$ 29,698.43
12/26/2025	EFT1355	WI DEPT. OF REVENUE	$ 4,902.16
12/26/2025	EFT1356	IL DEPT OF REVENUE	$ 214.11
12/26/2025	EFT1357	EMPLOYEE TRUST FUNDS	$ 61,982.94
12/26/2025	EFT1358	DELTA DENTAL	$ 3,348.04
12/26/2025	EFT1359	DELTA DENTAL	$ 302.50
12/26/2025	EFT1360	AFLAC INSURANCE	$ 212.80
12/26/2025	EFT1361	WISCONSIN DEFERRED COMP	$ 2,475.18
12/26/2025	EFT1362	WI SCTF	$ 219.23
12/26/2025	EFT1363	SOMERS FIRE FIGHTERS	$ 390.00
12/26/2025	EFT1364	WI EMPLOYEE TRUST FUNDS	$ 38,881.72
12/26/2025	EFT1365	LIBERTY NATIONAL	$ 1,500.68
12/26/2025	65645	SECURIAN FINANCIAL GROUP, INC	$ 901.06
12/26/2025	65646	SECURIAN FINANCIAL GROUP, INC	$ 69.56
12/26/2025	65647	BRIGHTHOUSE FINANCIAL	$ 215.00
12/30/2025	ACH	INTERNAL TRANSFER TO TRI-CITY TAWANI ACCT	$ 1,076,043.78
		TOTAL	**$ 1,435,325.75**

DECEMBER 2025 BUILDING PERMITS

	Permit Fee	Number of Permits
Alteration	$461.00	2
Commercial	$33,048.30	1
Dumpster	$25.00	1
Electrical	$550.00	5
Fence	$195.00	3
Land Disturbance	$200.00	1
Mechanical	$1,166.00	4
Plumbing	$2,370.50	5
Roofing	$130.00	2
Single Family	$6,546.38	1
Work in Right-of-Way	$500.00	5
December 2025	$45,192.18	30
December 2024	$3,634.20	
	$41,557.98	
YTD 2025	$798,549.74	
YTD 2024	$308,811.43	
	$489,738.31	

2025 VILLAGE OF SOMERS MONTHLY INVESTMENT INCOME

NOVEMBER	STATE BANK (WIN TRUST)	SCHWAB	EHLERS	LGIP-V	LGIP-T	TRI-CITY	TOTALS
INTEREST	$ 12,631.87	$ 21.56	$ 2,960.85	$ 28,126.65	$ 2,256.02	$ 39,700.37	$ 85,697.32
TOTAL INCOME	**$ 12,631.87**	**$ 21.56**	**$ 2,960.85**	**$ 28,126.65**	**$ 2,256.02**	**$ 39,700.37**	**$ 85,697.32**

NOVEMBER	STATE BANK (WIN TRUST)	SCHWAB	EHLERS	LGIP-V	LGIP-T	TRI-CITY	TOTALS
ENDING BALANCES	$ 3,985,670.22	$ 4,872,563.29	$ 769,290.69	$ 8,531,782.66	$ 714,925.81	$ 12,142,005.44	$ 31,016,238.11
		*T-Bill MD6-Cell Tower					
		$ 508,000.00					

NOVEMBER	STATE BANK (WIN TRUST)	SCHWAB	EHLERS	LGIP-V	LGIP-T	TRI-CITY
INTEREST RATE	4.15%	3.89%-Average	3.45%	4.02%	4.02%	3.875%

NOVEMBER	STATE BANK (WIN TRUST)	SCHWAB	EHLERS	LGIP-V	LGIP-T	TRI-CITY	TOTALS	PROJECTED FOR YEAR END
Year to date GF	$ 61,054.52	$ 35,425.93	$ -	Included in Tri-City Interest	$ 24,819.61	$ 344,974.33	$ 466,274.39	$ 508,662.97
Year to date all Funds	$ 157,763.61	$ 91,539.86	$ 33,743.82	$ 336,218.65	$ 24,819.61	$ 492,704.50	$ 1,136,790.05	$ 1,240,134.60
GF INTEREST PERCENTAGE	38.70%	38.70%		Included in Tri-City Interest	100%	42%		

LGIP = Local Government Investment Pool
V = Village
T = Town
Ehlers= 2023 borrowing for CIP
GF = General Fund

FEES

NOVEMBER	EHLERS	YEAR TO DATE
	$ 162.60	$ 2,194.50
	$ 162.60	**2,194.50**

Accrued Interest

NOVEMBER	SCHWAB
	$ 27,942.10
	$ 27,942.10

Established 1843
Somers
VILLAGE & TOWN
www.somerswi.gov
P.O. Box 197, Somers, WI 53171 PH: 262-859-2822 FAX: 262-859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: Jan. 13, 2026

TO: Village President Stoner and Village Trustees

PREPARED BY: Kevin Poirier, Assistant Administrator

REVIEWED BY: Jim Hurley, Village Administrator

AGENDA ITEM: #7 Action on proposed partial payment request #1 from Payne & Dolan, Inc. for the 2025 Roadway Improvements project in the amount of $517,102.17

BACKGROUND:

Every year, the Village prioritizes its annual road maintenance projects based on needs and conditions as part of the Capital Improvement Plan (CIP). This past year, the Petrifying Springs Subdivision and 96th Avenue were resurfaced.

The project went to bid on May 8, 2025. Payne and Dolan, Inc. was the only bidder and was awarded the work.

PRIOR ACTION TAKEN:

This item was reviewed at the Jan. 6 Village Board Work Session.

FINANCIAL OR BUDGET CONSIDERATION:

Paving projects from 2024 through 2025 are being paid through the 2023A borrowing loan.

Total Contracted price:	$533,199.98
First Payment Request:	$517,102.17
Remaining:	$16,097.81

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

In the event that the Village Board agrees with the suggested action, a suggested motion to approve would be as follows:

> "*Motion to approve partial payment request #1 from Payne & Dolan, Inc. for the 2025 Roadway Improvements project in the amount of $517,102.17."*

ATTACHMENTS:

Baxter Woodman Payment Recommendation for 2025 Roadway Improvements

Lien waivers

BAXTER & WOODMAN
Consulting Engineers

December 18, 2025

Wendy Burnette, Clerk
Village of Somers
7511 12th Street
Somers, WI 53171

Subject: Somers – 2025 Roadway Improvements - Payment Recommendation

Dear Wendy,

Enclosed is an Application for Payment from Payne & Dolan, Inc., Contractor, for the 2025 Roadway Improvements Project. A partial lien waiver is also attached. The following is our opinion of the amount due and payable to the Contractor:

Contract Price	$533,199.98
Work Completed to Date	$544,318.07
Less Amount Retained	($27,215.90)
Subtotal	$517,102.17
Less Previous Payments	($0.00)
Total Amount Due for Partial Payment 1	$517,102.17

We recommend payment to Payne & Dolan, Inc. for $517,102.17.

Sincerely,

BAXTER & WOODMAN, INC.
CONSULTING ENGINEERS

Brett D. Biwer

Brett D. Biwer, P.E.

Encs.
C/email: Jim Hurley, Administrator
Kevin Poirer, Assistant to the Administrator
Josh Sullivan, Public Works Superintendent
Josh Fugate, Utilities Manager
Shane Hollerich, Payne & Dolan

P:\SOMEV\2500381-2025 ROADWAY IMPROVEMENTS\CONSTRUCTION\PAY APPS\PAY APP #1\PAY REQUEST #1 RECOMMENDATION 12-18-25.DOCX

Docusign Envelope ID: C7661380-CB14-4F29-9E46-A3DEB086CCB0

Contractor's Application for Payment No. 1

	Application Period: thru	Application Date: November 20, 2025
To (Owner): Village of Somers	From (Contractor): PAYNE & DOLAN, INC.	Via (Engineer): Baxter & Woodman
Project: V/O Somers 2025 Roadway Improvements	Contract: 254018	
Owner's Contract No.:	Contractor's Invoice No.: 254018-001	Engineer's Project No.:

Application For Payment
Change Order Summary

Approved Change Orders

Number	Additions	Deductions
1		
2		
3		
TOTALS	$0.00	$0.00
NET CHANGE BY CHANGE ORDERS	$0.00	

1.	**ORIGINAL CONTRACT PRICE**		$	**$533,199.98**
2.	**Net change by Change Orders**		$	**$0.00**
3.	**Current Contract Price (Line 1 ± 2)**		$	**$533,199.98**
4.	**TOTAL COMPLETED AND STORED TO DATE (Column H on Progress Estimate)**		$	**$544,318.07**
5.	**RETAINAGE:**			
	a. 5% X $554,318.07 **Work Completed**		$	**$27,215.90**
	b. 0% X _____ **Stored Material**		$	**$0.00**
	c. Total Retainage (Line 5a + Line 5b)		$	**$27,215.90**
6.	**AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c)**		$	**$517,102.17**
7.	**LESS PREVIOUS PAYMENTS (Line 6 from prior Application)**		$	**$0.00**
8.	**LESS LIQUIDATED DAMAGES**		$	**$0.00**
9.	**LESS ADDITIONAL ENGINEERING COSTS**		$	
10.	**AMOUNT DUE THIS APPLICATION**		$	**$517,102.17**
11.	**BALANCE TO FINISH, PLUS RETAINAGE**		$	**$16,097.81**

DS SH

Contractor's Certification

By: DocuSigned by: 169D2589DFE74EA... Date: 12/2/2025 | 9:26 AM PST

Payment of: $ _____
(Line 10 or other - attach explanation of the other amount)

is recommended by: _____ _____
(Date)

Payment of: $ _____
(Line 10 or other - attach explanation of the other amount)

is approved by: _____ _____
(Owner) (Date)

Approved by: _____ _____
Funding Agency (if applicable) (Date)

Endorsed by the Construction Specifications Institute.

Docusign Envelope ID: C7661380-CB14-4F29-9E46-A3DEB086CCB0

	Description	Bid Qty	Unit	Bid Price	Bid Total	Quantities Completed to Date	Total Dollars to Date	Previous Quantities Completed	Previous Dollar Amount Billed	Quantities Completed This Estimate	Total Value Due This Estimate
10	Mobilization	1	LS	$ 20,500.00	$ 20,500.00	1.00	$ 20,500.00	0.00	$ -	1.00	$ 20,500.00
20	Construction Layout & Staking	1	LS	$ 3,500.00	$ 3,500.00	1.00	$ 3,500.00	0.00	$ -	1.00	$ 3,500.00
30	Pulverize Asphaltic Pavement Full Depth	11,295	SY	$ 4.00	$ 45,180.00	11295.00	$ 45,180.00	0.00	$ -	11,295.00	$ 45,180.00
40	Driveway Asphalt Removal	683	SY	$ 16.00	$ 10,928.00	635.00	$ 10,160.00	0.00	$ -	635.00	$ 10,160.00
50	Concrete Apron Removal	203	SY	$ 20.00	$ 4,060.00	184.00	$ 3,680.00	0.00	$ -	184.00	$ 3,680.00
60	Base Repair - 1-1/4" Base Agg Dense	753	TN	$ 23.00	$ 17,319.00	1274.91	$ 29,322.93	0.00	$ -	1,274.91	$ 29,322.93
70	6th St Cul-De-Sac Excavation & Base Agg	1	LS	$ 9,700.00	$ 9,700.00	1.00	$ 9,700.00	0.00	$ -	1.00	$ 9,700.00
80	HMA Pavement - 4LT 1-3/4" Surface	11,497	SY	$ 8.80	$ 101,173.60	11497.00	$ 101,173.60	0.00	$ -	11,497.00	$ 101,173.60
90	HMA Pavement - 3LT 2-1/4" Binder	11,497	SY	$ 10.40	$ 119,568.80	11497.00	$ 119,568.80	0.00	$ -	11,497.00	$ 119,568.80
100	HMA Driveway	886	SY	$ 29.15	$ 25,826.90	886.00	$ 25,826.90	0.00	$ -	886.00	$ 25,826.90
110	FOG SEAL 6th Street - STA 22+05 to 30+87	2,156	SY	$ 4.48	$ 9,658.88	2156.00	$ 9,658.88	0.00	$ -	2,156.00	$ 9,658.88
120	Crushed Limestone Shoulder	9,096	LF	$ 4.60	$ 41,841.60	9096.00	$ 41,841.60	0.00	$ -	9,096.00	$ 41,841.60
130	Replace Culvert (18", 5th Pl)	1	LS	$ 17,400.00	$ 17,400.00	1.00	$ 17,400.00	0.00	$ -	1.00	$ 17,400.00
140	Rip-Rap Light	1.5	CY	$ 700.00	$ 1,050.00	1.50	$ 1,050.00	0.00	$ -	1.50	$ 1,050.00
150	Erosion Mat - Class 1 Type A	50	SY	$ 10.00	$ 500.00	0.00	$ -	0.00	$ -	-	$ -
160	Lawn Restoration	1	LS	$ 8,800.00	$ 8,800.00	0.00	$ -	0.00	$ -	-	$ -
170	Traffic Control & Protection	1	LS	$ 3,600.00	$ 3,600.00	1.00	$ 3,600.00	0.00	$ -	1.00	$ 3,600.00
180	Mobilization	1	LS	$ 8,900.00	$ 8,900.00	1.00	$ 8,900.00	0.00	$ -	1.00	$ 8,900.00
190	Construction Layout & Staking	1	LS	$ 1,650.00	$ 1,650.00	1.00	$ 1,650.00	0.00	$ -	1.00	$ 1,650.00
200	Pulverize Asphaltic Pavement Full Depth	2,000	SY	$ 5.75	$ 11,500.00	2000.00	$ 11,500.00	0.00	$ -	2,000.00	$ 11,500.00
210	Driveway Asphalt Removal	180	SY	$ 20.00	$ 3,600.00	180.00	$ 3,600.00	0.00	$ -	180.00	$ 3,600.00
220	Concrete Apron Removal	60	SY	$ 20.00	$ 1,200.00	60.00	$ 1,200.00	0.00	$ -	60.00	$ 1,200.00
230	Base Repair - 1-1/4" Base Agg Dense	120	TN	$ 28.00	$ 3,360.00	291.20	$ 8,153.60	0.00	$ -	291.20	$ 8,153.60
240	HMA Pavement - 4LT 1-3/4"	2,000	SY	$ 10.00	$ 20,000.00	2000.00	$ 20,000.00	0.00	$ -	2,000.00	$ 20,000.00
250	HMA Pavement - 3LT 2-1/4"	2,000	SY	$ 11.00	$ 22,000.00	2000.00	$ 22,000.00	0.00	$ -	2,000.00	$ 22,000.00
260	HMA Driveway	240	SY	$ 32.22	$ 7,732.80	388.00	$ 12,501.36	0.00	$ -	388.00	$ 12,501.36
270	Crushed Limestone Shoulder	1,634	LF	$ 5.60	$ 9,150.40	1634.00	$ 9,150.40	0.00	$ -	1,634.00	$ 9,150.40
280	Lawn Restoration	1	LS	$ 2,000.00	$ 2,000.00	1.00	$ 2,000.00	0.00	$ -	1.00	$ 2,000.00
290	Traffic Control & Protection	1	LS	$ 1,500.00	$ 1,500.00	1.00	$ 1,500.00	0.00	$ -	1.00	$ 1,500.00
	TOTAL				**$ 533,199.98**	**0.00**	**$ 544,318.07**		**$ -**		**$ 544,318.07**

DS
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Docusign Envelope ID: 679CE7E2-8497-4E09-A233-379B254116A5

PARTIAL WAIVER OF CONSTRUCTION LIEN

§779.05, Wis. Stats.

Date: **December 18, 2025**

1. Claimant's Name: PAYNE & DOLAN, INC.
   Claimant's Address: 1700 120th Avenue, Kenosha, WI 53144

2. Property Improved by Contractor's Work (check one):
   ☒ Project Information: 2025 Roadway Improvements, Village of Somers, WI (2500381.00)
   ☐ Legal description attached.

3. Contractor's Work furnished at the request of: (name of party which requested or contracted for work)

   VILLAGE OF SOMERS
   7511 12th Street
   Somers, WI 53171

4. Waiver of lien rights, contingent upon receipt of payment, is made for (select one):

   ☒ The following work: Asphalt Paving Contract - **Pay App #1 - $517,102.17**
   (insert description of type of labor, services, material, plans or specifications supplied by Contractor, including percentage performed dollar value, and dates as necessary to accurately describe the Work being waived, stating exceptions, if any)

   ☐ All Work to date of this Waiver in the amount of: $____

5. Title Companies, Lenders or others may require disclosure of the Contractor's subcontractors and material suppliers before disbursement of funds related to the Contractor's above-described Work. If so required, specify name(s) of Contractor's subcontractors and material suppliers furnishing any portion of the Work being waived:
   (attach additional sheets if necessary)

CONTRACTOR NAME: PAYNE & DOLAN, INC.

By: DocuSigned by: M. Strzalka 169D2589DFE74EA... (signature)

Authorized Agent's Name: Greg Strzalka
(print name of person signing above)

Title: Agent

Address: 1700 120th Avenue, Kenosha, WI 53144

Telephone Number: 262-859-3081

NOTE: This is a conditional waiver of lien rights in that the validity of this waiver is dependent upon the actual receipt of payment. If the check issued is returned "NSF" or payment stopped, this waiver of lien is void.

§779.05 Waivers of Lien. Provides, in part "(1) Any document signed by a lien claimant or potential claimant and purporting to be a waiver of construction lien rights under this subchapter, is valid and binding as a waiver whether or not consideration was paid therefor and whether the document was signed before or after the labor or material was furnished or contracted for. Any ambiguity in such document shall be construed against the person signing it. Any waiver document shall be deemed to waive all lien rights of the signer for all labor, services, material, plans or specifications performed, furnished or procured, or to be performed, furnished or procured by the claimant at any time for the improvement to which the waiver relates, except to the extent that the document specifically and expressly limits the waiver to apply to a particular portion of such labor, services, material, plans or specifications. A lien claimant or potential lien claimant of whom a waiver is requested is entitled to refuse to furnish a waiver unless paid in full for the labor, services, material, plans or specifications to which the waiver relates. A waiver furnished is a waiver of lien rights only, and not of any contract rights of the claimant otherwise existing."

Contractor's failure to pay its subcontractors or material suppliers from monies received for its Work may result in civil or criminal liability under Wisconsin's theft by contractor statute, §779.02(5), Wis. Stats.

Established 1843
Somers
VILLAGE & TOWN
www.somerswi.gov
P.O. Box 197, Somers, WI 53171 PH: 262-859-2822 FAX: 262-859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING ITEM: Jan. 13, 2026

TO: Village President Stoner and Board of Trustees

PREPARED BY: Kevin Poirier, Assistant Administrator

REVIEWED BY: Jim Hurley, Village Administrator

AGENDA ITEM: #8 Action on proposed final Payment Request from Wanasek Corp. for the 4th Street Culvert Replacement project in the amount of $2,825.00.

BACKGROUND:

The 4th Street Culvert replacement project was originally budgeted in the 2024 Capital Improvement Plan (CIP). This infrastructure improvement is critical to resolving persistent stormwater issues. This past summer, the project went out to bid and awarded to Wanasek Corp. in the amount of $113,000.

At the Oct. 28 Village Board meeting, Resolution 2025-10 was adopted to amend the 2025 Stormwater CIP budget to support the completion of the 4th Street Culvert replacement project, including construction and engineering expenses.

FINANCIAL OR BUDGET CONSIDERATION:

The project will be paid for by the Stormwater Fund. Baxter Woodman Engineer Brett Biwer recommended payment. This is the final payment for the project.

Total Contracted price:	$113,00.00
First Payment Request:	$110,175.00
Final Payment Request:	$2,825.00
Remaining:	$0.00

SUGGESTION ACTION:

"*Motion to approve final Payment Request from Wanasek Corp. for the 4th Street Culvert Replacement project in the amount of $2,825.00."*

ATTACHMENTS:

Payment Recommendation from Engineer

Final Lien Waiver

BAXTER & WOODMAN
Consulting Engineers

December 16, 2025

Wendy Burnette, Clerk
Village of Somers
7511 12th Street
Somers, WI 53171

Subject: Somers - 4th Street Culvert Replacement – Final Payment Recommendation

Dear Wendy,

Enclosed is a Final Invoice, Sworn Statement, Final Lien Waivers, Warranty Letter, Maintenance Bond, Certificate of Insurance, and Consent of Surety from The Wanasek Corp., Contractor, for work performed on the 4th Street Culvert Replacement Project. The project was substantially complete on September 11, 2025. The following is our opinion of the amount due and payable to the Contractor:

Contract Price	$113,000.00
Work Completed to Date	$113,000.00
Less Amount Retained	($0.00)
Subtotal	$113,000.00
Less Previous Payments	($110,175.00)
Total Amount Due for Payment 2 (Final)	$2,825.00

We recommend payment to The Wanasek Corp. for $2,825.00.

Sincerely,

BAXTER & WOODMAN, INC.
CONSULTING ENGINEERS

Brett D. Biwer

Brett D. Biwer, P.E.

Encs.
C/email: Jim Hurley, Administrator
Kevin Poirer, Assistant to the Administrator
Erik Johnson, Wanasek

P:\SOMEV\2326136-4TH STREET CULVERT\00-DESIGN\13-FOR CONSTRUCTION\PAY APPLICATIONS\PAY APP #2 - FINAL\FINAL PAY REQUEST RECOMMENDATION 12-16-25.DOCX

THE WANASEK CORP.

EXCAVATION & UTILITY CONTRACTOR

Invoice Number	:	25-548R
Invoice Date	:	11/25/2025
Customer Number	:	3710
Job Number	:	25-548
Due Date	:	12/25/2025

SOMERS, TOWN -VILLAGE
7511 12TH STREET

SOMERS, WI 53171

4th St. Culvert Repl 06
3424 4th Street
Somers, WI 53144

DATE	DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
				$0.00
11/25/2025	RETAINAGE DRAW			2,825.00

GROSS BILLINGS :	2,825.00
	$0.00
	$0.00
NET BILLINGS :	$2,825.00

CERTIFICATE 00 62 76.01
SWORN STATEMENT

State of _Wisconsin__} ss.
County of _Racine__}

THE AFFIANT, _____Kevin S. Bird___ BEING FIRST DULY SWORN, ON OATH DEPOSES AND SAYS THAT HE/SHE IS _____Vice President_____ THAT _____ HAS CONTRACT WITH _____Villge of Somers_____ OWNER _____ FOR 4th Street Culvert Replacement for the Village of Somers
(KIND OF WORK)
ON THE FOLLOWING DESCRIBED PREMISES IN SAID COUNTY, TO-WIT:_____

THAT, FOR THE PURPOSE OF SAID CONTRACT, THE FOLLOWING PERSONS HAVE BEEN CONTRACTED WITH, AND HAVE FURNISHED, OR ARE FURNISHING AND PREPARING MATERIALS FOR, AND HAVE DONE OR ARE DOING LABOR ON SAID IMPROVEMENT. THAT THERE IS DUE AND TO BECOME DUE THEN, RESPECTIVELY, THE AMOUNTS SET OPPOSITE THEIR NAMES FOR MATERIALS OR LABOR AS STATED. THAT THIS IS A FULL, AND COMPLETE STATEMENT OF ALL SUCH PERSONS, AND OF THE AMOUNTS PAID.

1	2	3	4	5	6	7
NAME AND ADDRESS	KIND OF WORK	ADJUSTED TOTAL CONTRACT INCL EXTRAS AND CREDITS	TOTAL RETAINED INCLUDING THIS APPLICATION	NET PREVIOUSLY PAID	NET AMOUNT OF THIS PAYMENT	BALANCE TO BECOME DUE (INC. RETENTION)
Wanasek Corp	Earthwork	$ 75,381.00		$ 72,556.00	$ 2,825.00	$ -
Arbor Images	Clearing	$ 4,660.00		$ 4,660.00		$ -
Cicchini Asphalt	Asphalt	$ 7,250.00		$ 7,250.00		$ -
Hartford Landscape	Landscape	$ 9,080.00		$ 9,080.00		$ -
High Star Traffic	Traffic Cntrl	$ 6,913.00		$ 6,913.00		$ -
Welch Bros	Concrete	$ 9,716.00		$ 9,716.00		$ -

AMOUNT OF ORIGINAL CONTRACT	$ 113,000.00	WORK COMPLETED TO DATE	$ 113,000.00
EXTRAS TO CONTRACT		LESS % RETAINED	$ -
TOTAL CONTRACT AND EXTRAS	$ 113,000.00	MATERIALS STORED	$ -
CREDIT TO CONTRACT		NET AMOUNT EARNED	$ 113,000.00
ADJUSTED TOTAL CONTRACT	$ 113,000.00	NET PREVIOUSLY PAID	$ 110,175.00
		NET AMOUNT OF THIS PAYMENT	$ 2,825.00
		BALANCE TO BECOME DUE (INC. RETENTION)	$ -

It is understood that the total amount paid to date plus the amount requested in this application shall not exceed ____% of the cost of work completed to date. I agree to furnish Waivers of Lien for all materials under my contract when demanded.

Signed _____ Kevin Bird

Vice President
(position)

SHELLY L. SCHLITZ NOTARY PUBLIC STATE OF WISCONSIN

Subscribed and sworn to before me this 25 day of November 2025

Shelly L Schlitz Notary Public
Shelly L. Schlitz, Exp. July 30, 2026, Racine County, Wisconsin

THE WANASEK CORP.
EXCAVATION & UTILITY CONTRACTOR

FINAL WAIVER OF LIEN

November 25, 2205

For Value Received, we hereby waive **all** rights and claims for lien on land and on buildings about to be erected, being erected, altered or repaired and to the appurtenances thereunto,

for The Village of Somers

by The Wanasek Corp.
product Storm Sewer

for owner The Village of Somers

same being located in Kenosha County, State of Wisconsin, described as

4th Street Culvert Replacement

For all labor performed and for all material furnished for the erection, construction, alteration or repair of said building and appurtenances,

in the amount of $ 113,000.00 Full & Final Waiver

The Wanasek Corp.

Signature

Vice President
Title

FINAL WAIVER OF LIEN

November 5, 2025

For Value Received, we hereby waive **all** rights and claims for lien on land and on buildings about to be erected, being erected, altered or repaired and to the appurtenances thereunto,

for The Wanasek Corp., 29606 Durand Ave., Burlington, WI 53105

by Arbor Images
product Clearing

for owner Village of Somers

same being located in Kenosha County, State of Wisconsin, described as

4th Street Culvert Replacement

For all labor performed and for all material furnished for the erection, construction, alteration or repair of said building and appurtenances,

in the amount of $ 4,660.00 Full & Final Waiver

Arbor Images

Paula R. Remer
Signature

V. P.
Title

FINAL WAIVER OF LIEN

November 5, 2025

For Value Received, we hereby waive **all** rights and claims for lien on land and on buildings about to be erected, being erected, altered or repaired and to the appurtenances thereunto,

for The Wanasek Corp., 29606 Durand Ave., Burlington, WI 53105

by Cicchini Asphalt
product Paving

for owner Village of Somers

same being located in Kenosha County, State of Wisconsin, described as

4th Street Culvert Replacement

For all labor performed and for all material furnished for the erection, construction, alteration or repair of said building and appurtenances,

in the amount of $ 7,250.00 Full & Final Waiver

Cicchini Asphalt

Signature Luke VanStraten, P.E.

President

Title

FINAL WAIVER OF LIEN

November 5, 2025

For Value Received, we hereby waive **all** rights and claims for lien on land and on buildings about to be erected, being erected, altered or repaired and to the appurtenances thereunto,

for The Wanasek Corp., 29606 Durand Ave., Burlington, WI 53105

by Hartford Landscape
product Landscape

for owner Village of Somers

same being located in Kenosha County, State of Wisconsin, described as

4th Street Culvert Replacement

For all labor performed and for all material furnished for the erection, construction, alteration or repair of said building and appurtenances,

in the amount of $ 9,080.00 Full & Final Waiver

Hartford Landscape

Signature

CEO

Title

FINAL WAIVER OF LIEN

November 5, 2025

For Value Received, we hereby waive **all** rights and claims for lien on land and on buildings about to be erected, being erected, altered or repaired and to the appurtenances thereunto,

for The Wanasek Corp., 29606 Durand Ave., Burlington, WI 53105

by Highstar Traffic
product Traffic Control

for owner Village of Somers

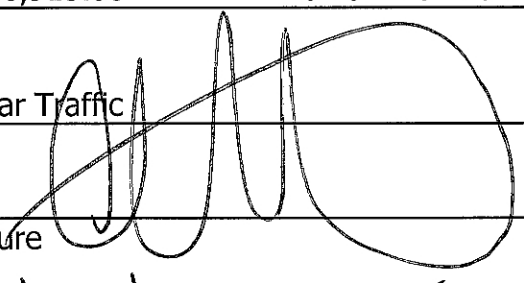
same being located in Kenosha County, State of Wisconsin, described as

4th Street Culvert Replacement

For all labor performed and for all material furnished for the erection, construction, alteration or repair of said building and appurtenances,

in the amount of $ 6,913.00 Full & Final Waiver

Highstar Traffic



Signature

Contract manager

Title

FINAL WAIVER OF LIEN

STATE OF Illinois)
COUNTY OF Boone)

To All Whom It May Concern:

WHEREAS, the undersigned has been employed by (A) The Wanasek Corp

to furnish Misc. Precast Structures, Pipe, & Misc. Construction Supplies

for the premises known as (D) 4th Street Culvert Replacement

Located in the Village of (City-Village) of Somers, County of Kenosha, State of Wisconsin

of which Village of Somers is the owner.

NOW, THEREFORE, this 20th day of November 2025,

for and in consideration of the sum of (E) Ninety Seven Hundred Sixteen Dollars and 00/xx. Dollars paid simultaneously herewith, the receipt whereof is hereby acknowledged by the undersigned, the undersigned does hereby waive and release to the extent only of the aforesaid amount, any lien rights to, or claim of lien with respect to and on said above-described premises, and the improvements thereon, and on the monies or other considerations due or to become due from the owner, by virtue of said contract, on account of labor, services, materials, fixtures, apparatus or machinery furnished by the undersigned to or for the above-described premises, but only to the extent of the payment aforesaid.

(Affix corporate seal here)

WELCH BROS. BELVIDERE, INC. CORPORATE SEAL ILLINOIS

(F) Welch Bros. Belvidere, Inc. (SEAL)
(Name of sole ownership, corporation or partnership)

(Signature) (SEAL)

TITLE: Vice President of Operations

INSTRUCTIONS FOR PARTIAL WAIVER

(A) Name person or firm with whom you agreed to furnish either labor, or services, or materials, or both.
(B) Fill in nature and extent of work; strike the word labor or the word materials if not in your contract.
(C) If you have more than one contract on the same premises, describe the contract by number if available, date and extent of work.
(D) Furnish an accurate enough description of the improvement and location of the premises so that it can be distinguished from any other property.
(E) Amount shown should be the amount actually received on that date.
(F) If waiver is for a corporation, corporate name should be used, corporate seal affixed and title of officer signing waiver should be set forth; if waiver is for a partnership, the partnership name should be used, partner should sign and designate himself as partner.

THE WANASEK CORP.
EXCAVATION & UTILITY CONTRACTOR

WARRANTY

Village of Somers
4th Street Culvert Replacement
Kenosha County, Wisconsin

The Wanasek Corporation warrants that all materials and equipment furnished under this Agreement were new, unless otherwise specified, of good quality, in conformance with the Subcontract Documents, and free from defective workmanship and materials. Warranty shall be 3 (three) years in length from date of Substantial Completion.

The Wanasek Corp.
29606 Durand Ave.
Burlington, WI 53105
262-763-3561

November 25, 2025
Date

Kevin Bird
Vice President

00 61 19
MAINTENANCE BOND FORM
(SAMPLE FORM)

Bond No. 1112546

MAINTENANCE/WARRANTY BOND

Know ALL MEN BY THESE PRESENTS. That we The Wanasek Corporation as Principal, and The Hanover Insurance Company, as Surety, are held and firmly bound unto Village of Somers, State of Wisconsin as Obligee, in the penal sum of Ten Thousand and 00/100 Dollars---------- ($ 10,000.00) to which payment well and truly to be made we do bind ourselves, our and each of our heirs, executors, administrators, successors, and assigns jointly and severally, firmly by these presents.

WHEREAS, the said Principal entered into a Contract with the Village of Somers, State of Wisconsin as Obligee dated 8/12/2025 for

4th Street Culvert Replacement for the Village of Somers, Kenosha County, WI - Engineer's Job No. 2326136.00

WHEREAS, said Contract provides that the Principal will furnish a Bond conditioned to guarantee for the period of Three (3) year(s) after approval of the final payment on said job, by the Owner, against all defects in workmanship and materials which may become apparent during said period, and

WHEREAS, the said Contract has been completed, and was approved on the 12th day of September 2025.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH that, if the Principal shall indemnify the Obligee for all loss that the Obligee may sustain by reason of any defective materials or workmanship which becomes apparent during the period of Three (3) year(s) from and after 9/12/2025 this obligation shall be void, otherwise to remain in full force and effect.

SIGNED, SEALED, AND DATED 12/12/2025

THE WANASEK CORP. CORPORATE SEAL WISCONSIN

The Wanasek Corporation (SEAL)

By: Shelly Schlitz (L.S.)

Shelly Schlitz

Principal(s) Asst Secretary

Surety Name
The Hanover Insurance Company

By: _____ (L.S.)

Bradley S. Babcock, Attorney-in-Fact

THE HANOVER INSURANCE COMPANY
MASSACHUSETTS BAY INSURANCE COMPANY
CITIZENS INSURANCE COMPANY OF AMERICA

POWER OF ATTORNEY

THIS Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

KNOW ALL PERSONS BY THESE PRESENTS:

That THE HANOVER INSURANCE COMPANY and MASSACHUSETTS BAY INSURANCE COMPANY, both being corporations organized and existing under the laws of the State of New Hampshire, and CITIZENS INSURANCE COMPANY OF AMERICA, a corporation organized and existing under the laws of the State of Michigan, (hereinafter individually and collectively the "Company") does hereby constitute and appoint,

Travis Schreiber, Tracy Krause, Sara Grover, Bradley S. Babcock, Kimberly L. Babcock, Jessica Lee, Brianna Schwanke and/or Becky Jo Schleis Of **M3 Insurance Solutions Inc of Madison, Wisconsin** each individually, if there be more than one named, as its true and lawful attorney(s)-in-fact to sign, execute, seal, acknowledge and deliver for, and on its behalf, and as its act and deed any place within the United States, any and all surety bonds, recognizances, undertakings, or other surety obligations. The execution of such surety bonds, recognizances, undertakings or surety obligations, in pursuance of these presents, shall be as binding upon the Company as if they had been duly signed by the president and attested by the secretary of the Company, in their own proper persons. Provided however, that this power of attorney limits the acts of those named herein; and they have no authority to bind the Company except in the manner stated and to the extent of any limitation stated below:

Any such obligations in the United States, not to exceed Fifty Million and No/100 ($50,000,000) in any single instance

That this power is made and executed pursuant to the authority of the following Resolutions passed by the Board of Directors of said Company, and said Resolutions remain in full force and effect:

RESOLVED: That the President or any Vice President, in conjunction with any Vice President, be and they hereby are authorized and empowered to appoint Attorneys-in-fact of the Company, in its name and as it acts, to execute and acknowledge for and on its behalf as surety, any and all bonds, recognizances, contracts of indemnity, waivers of citation and all other writings obligatory in the nature thereof, with power to attach thereto the seal of the Company. Any such writings so executed by such Attorneys-in-fact shall be binding upon the Company as if they had been duly executed and acknowledged by the regularly elected officers of the Company in their own proper persons.

RESOLVED: That any and all Powers of Attorney and Certified Copies of such Powers of Attorney and certification in respect thereto, granted and executed by the President or Vice President in conjunction with any Vice President of the Company, shall be binding on the Company to the same extent as if all signatures therein were manually affixed, even though one or more of any such signatures thereon may be facsimile. (Adopted October 7, 1981 – The Hanover Insurance Company; Adopted April 14, 1982 – Massachusetts Bay Insurance Company; Adopted September 7, 2001 – Citizens Insurance Company of America and affirmed by each Company on March 24, 2014)

IN WITNESS WHEREOF, THE HANOVER INSURANCE COMPANY, MASSACHUSETTS BAY INSURANCE COMPANY and CITIZENS INSURANCE COMPANY OF AMERICA have caused these presents to be sealed with their respective corporate seals, duly attested by two Vice Presidents, this **22nd** day of **April 2025**

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

James H. Kawiecki, Vice President

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

Joellen M. Mendoza, Vice President

STATE OF CONNECTICUT)
COUNTY OF HARTFORD) ss.

On this **22nd** day of **April, 2025** before me came the above named Executive Vice President and Vice President of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, to me personally known to be the individuals and officers described herein, and acknowledged that the seals affixed to the preceding instrument are the corporate seals of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, respectively, and that the said corporate seals and their signatures as officers were duly affixed and subscribed to said instrument by the authority and direction of said Corporations.

KATHLEEN M. SIRARD
Notary Public
Commonwealth of Massachusetts
My Commission Expires
September 2, 2027

Kathleen M. Sirard, Notary Public
My commission expires, September 2, 2027

I, the undersigned Vice President of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, hereby certify that the above and foregoing is a full, true and correct copy of the Original Power of Attorney issued by said Companies, and do hereby further certify that the said Powers of Attorney are still in force and effect.

GIVEN under my hand and the seals of said Companies, at Worcester, Massachusetts, this 12th day of December, 2025

CERTIFIED COPY

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

John Rowedder, Vice President

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 12/9/2025

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

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

PRODUCER

R&R Insurance Services, Inc.
P.O. Box 1610
Waukesha, WI 53187-1610

CONTACT NAME: Ericka Berceau
PHONE (A/C, No, Ext): (262)574-7000 FAX (A/C, No): (262)574-7080
E-MAIL ADDRESS: Ericka.Berceau@rrins.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Sentry Insurance	24988
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

The Wanasek Corp
29606 Durand Avenue
Burlington, WI 53105

COVERAGES **CERTIFICATE NUMBER:** 721259 **REVISION NUMBER:**

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

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☐ LOC ☐ OTHER:	X		Cont. on Acord A014427005	01-01-2025	01-01-2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 2,000,000 $ 500,000 $ 10,000 $ 2,000,000 $ 6,000,000 $ 4,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY	X		A014427001	01-01-2025	01-01-2026	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED X RETENTION $ 0	X		A014427007	01-01-2025	01-01-2026	EACH OCCURRENCE AGGREGATE	$ 8,000,000 $ 8,000,000
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N: N If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		A014427006	01-01-2025	01-01-2026	X PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 500,000 $ 500,000 $ 500,000
A	Inland Marine			A014427003	01-01-2025	01-01-2026	Limit Installation Floater	250,000 225,000

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

Project: 4th Street Culvert Replacement.
Village of Somers; Baxter & Woodman, Inc; and any others required by Contract are additional insureds on a primary and non-contributory basis in regard to general liability, including ongoing and completed operations, auto liability and umbrella when required by written contract. A 30-day notice of cancellation applies except for non-pay. Completed operations remains in effect for 2 years from 8/14/2025.

CERTIFICATE HOLDER

Village of Somers
7511 12th Street
Somers, WI 53171

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Sarah Christiansen

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AGENCY CUSTOMER ID: _____

LOC #: _____

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
R&R Insurance Services, Inc.	The Wanasek Corp
POLICY NUMBER	
CARRIER / NAICCODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: _____ FORM TITLE: _____

INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER G :		INSURER J :	
INSURER H :		INSURER K :	
INSURER I :		INSURER L :	

	TYPE OF INSURANCE	AI	POLICY EFF		
A	Crime/Employee Theft	☐	01-01-2025	Limit	$ 500,000
	POLICY NUMBER	WOS	POLICY EXP		$
	A014427004	☐	01-01-2026		$

	TYPE OF INSURANCE	AI	POLICY EFF		
A	General Liability	☒	01-01-2025	Electronic Data Liability	$ 1,000,000
	POLICY NUMBER	WOS	POLICY EXP		$
	A014427005	☐	01-01-2026		$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
	POLICY NUMBER	WOS	POLICY EXP		$
		☐			$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
	POLICY NUMBER	WOS	POLICY EXP		$
		☐			$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
	POLICY NUMBER	WOS	POLICY EXP		$
		☐			$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
	POLICY NUMBER	WOS	POLICY EXP		$
		☐			$

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POLICY NUMBER: A0144270005

ADDITIONAL INSURED - SUPPLEMENTAL DECLARATIONS

The following persons or organizations are included as Additional Insureds, but only to the extent provided in the listed endorsement:

Any Additional Insured as Required by Written Contract or
Written Agreement Executed Prior to Loss

Endorsement CG 24 04 12 19, Waiver Of Transfer Of Rights Of Recovery Against Others To Us (Waiver Of Subrogation), applies to this additional insured.

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 12 19 — Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed by Named Insured

The City Of Milwaukee, Department of Neighborhood Services

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 07 04 — Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed By Named Insured

CG 20 10 07 04 — Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed By Named Insured

Any Additional Insured as Required by Written Contract or
Written Agreement Executed Prior to Loss

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 07 04	Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed By Named Insured

CG 20 10 07 04	Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed By Named Insured

CG 20 10 12 19	Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed by Named Insured

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

ADDITIONAL INSURED - OWNERS, LESSEES OR CONTRACTORS - COMPLETED OPERATIONS

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

SCHEDULE

Name Of Additional Insured Person(s) Or Organization(s)	Location And Description Of Completed Operations
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.	

A. **Section II - Who Is An Insured** is amended to include as an additional insured the person(s) or organization(s) shown in the Schedule, but only with respect to liability for "bodily injury" or "property damage" caused, in whole or in part, by "your work" at the location designated and described in the Schedule of this endorsement performed for that additional insured and included in the "products-completed operations hazard".

However:

1. The insurance afforded to such additional insured only applies to the extent permitted by law; and
2. If coverage provided to the additional insured is required by a contract or agreement, the insurance afforded to such additional insured will not be broader than that which you are required by the contract or agreement to provide for such additional insured.

B. With respect to the insurance afforded to these additional insureds, the following is added to **Section III - Limits Of Insurance:**

If coverage provided to the additional insured is required by a contract or agreement, the most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the contract or agreement; or
2. Available under the applicable limits of insurance;

whichever is less.

This endorsement shall not increase the applicable limits of insurance.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US (WAIVER OF SUBROGATION)

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
ELECTRONIC DATA LIABILITY COVERAGE PART
LIQUOR LIABILITY COVERAGE PART
POLLUTION LIABILITY COVERAGE PART DESIGNATED SITES
POLLUTION LIABILITY LIMITED COVERAGE PART DESIGNATED SITES
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART
RAILROAD PROTECTIVE LIABILITY COVERAGE PART
UNDERGROUND STORAGE TANK POLICY DESIGNATED TANKS

SCHEDULE

Name Of Person(s) Or Organization(s):
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The following is added to Paragraph **8. Transfer Of Rights Of Recovery Against Others To Us** of **Section IV - Conditions:**

We waive any right of recovery against the person(s) or organization(s) shown in the Schedule above because of payments we make under this Coverage Part. Such waiver by us applies only to the extent that the insured has waived its right of recovery against such person(s) or organization(s) prior to loss. This endorsement applies only to the person(s) or organization(s) shown in the Schedule above.

© Insurance Services Office, Inc., 2018

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

PRIMARY AND NONCONTRIBUTORY - OTHER INSURANCE CONDITION

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
LIQUOR LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

The following is added to the **Other Insurance** Condition and supersedes any provision to the contrary:

Primary And Noncontributory Insurance

This insurance is primary to and will not seek contribution from any other insurance available to an additional insured under your policy provided that:

(1) The additional insured is a Named Insured under such other insurance; and

(2) You have agreed in writing in a contract or agreement that this insurance would be primary and would not seek contribution from any other insurance available to the additional insured.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

DESIGNATED INSURED - PRIMARY AND NONCONTRIBUTORY - COVERED AUTOS LIABILITY COVERAGE

This endorsement modifies insurance provided under the following:

BUSINESS AUTO COVERAGE FORM
MOTOR CARRIER COVERAGE FORM
AUTO DEALERS COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by this endorsement.

This endorsement identifies person(s) or organization(s) who are "insureds" for Covered Autos Liability Coverage under the Who Is An Insured provision of the Coverage Form.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated.

Named Insured:
Endorsement Effective Date:

SCHEDULE

Name Of Person(s) Or Organization(s):
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

A. Each person or organization shown in the Schedule is an "insured" for **Covered Autos Liability Coverage**, but only to the extent that person or organization qualifies as an "insured" under the **Who Is An Insured** provision contained in:

(1) Paragraph **A.1.** of **Section II - Covered Autos Liability Coverage** in the Business Auto and Motor Carrier Coverage Forms; or

(2) Paragraph **D.2.** of **Section I - Covered Autos Coverages** of the Auto Dealers Coverage Form.

B. Primary And Noncontributory Insurance

This insurance is primary to and will not seek contribution from any other auto insurance issued to the person or organization in the schedule under your policy provided that:

(1) The person or organization is a Named Insured under such other insurance; and

(2) Prior to the "accident" you have agreed in writing in a contract or agreement that this insurance would be primary and would not seek contribution from any other insurance available to the person or organization.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

AMENDMENT OF OTHER INSURANCE CONDITION

This endorsement modifies the coverage provided under the following:

COMMERCIAL EXCESS / UMBRELLA COVERAGE PART

With respect to the coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by the endorsement.

SCHEDULE

Name Of Person Or Organization:
Any Additional Insured as required by written contract or written agreement executed prior to loss

(If no entry appears above, information required to complete this endorsement will be shown in the Declarations as applicable to this endorsement.)

The following is added to Paragraph **H. Other Insurance** of **Section IV - Conditions:**

1. This insurance is primary to and will not seek contribution from any other insurance available to the person or organization shown in the Schedule above, provided that such designated person or organization:
   - **a.** Is identified as an additional insured in the "underlying insurance";
   - **b.** Is a Named Insured under such other insurance; and
   - **c.** Has agreed with you in a written contract or agreement that:
     - **(1)** Is signed and effective prior to an "occurrence" to which this insurance applies;
     - **(2)** This insurance would be primary and would not seek contribution from such other insurance identified in Paragraphs **1.a.** and **1.b.** above;
     - **(3)** Agrees to indemnify or defend the designated person or organization for liability and damages covered by the "underlying insurance"; and
     - **(4)** Affords indemnification and/or defense of the designated person or organization to the extent permitted by law.
2. This condition does not apply to:
   - **a.** Other insurance, not included in Paragraph **1.** above, that may be available to the designated person or organization outside of your written contract or agreement; or
   - **b.** Liability which:
     - **(1)** May attach to the designated person or organization and is not assumed by your written contract or agreement; or
     - **(2)** Is assumed by the designated person or organization under any other written contract assuming the obligations of another.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 12/12/2025

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

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

PRODUCER

R&R Insurance Services, Inc.
P.O. Box 1610
Waukesha, WI 53187-1610

CONTACT NAME: Ericka Berceau
PHONE (A/C, No, Ext): (262)574-7000 FAX (A/C, No): (262)574-7080
E-MAIL ADDRESS: Ericka.Berceau@rrins.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Sentry Insurance Company	24988
INSURER B : Sentry Insurance	24988
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

The Wanasek Corp
29606 Durand Avenue
Burlington, WI 53105

COVERAGES **CERTIFICATE NUMBER:** 722492 **REVISION NUMBER:**

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

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☐ LOC ☐ OTHER:	X		Cont. on Acord A014427005	01-01-2026	01-01-2027	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 2,000,000 $ 500,000 $ 10,000 $ 2,000,000 $ 6,000,000 $ 4,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY	X		A014427001	01-01-2026	01-01-2027	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB ☐ CLAIMS-MADE ☐ DED X RETENTION $ 0	X		A014427007	01-01-2026	01-01-2027	EACH OCCURRENCE AGGREGATE	$ 8,000,000 $ 8,000,000
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N: N If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		A0144270006	01-01-2026	01-01-2027	X PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 500,000 $ 500,000 $ 500,000
B	Crime/Employee Theft			A014427004	01-01-2025	01-01-2026	Limit	500,000

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

Project: 4th Street Culvert Replacement.
Village of Somers; Baxter & Woodman, Inc; and any others required by Contract are additional insureds on a primary and non-contributory basis in regard to general liability, including ongoing and completed operations, auto liability and umbrella when required by written contract. A 30-day notice of cancellation applies except for non-pay. Completed operations remains in effect for 2 years from 8/14/2025.

CERTIFICATE HOLDER

Village of Somers
7511 12th Street
Somers, WI 53171

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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AGENCY CUSTOMER ID: _____

LOC #: _____

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
R&R Insurance Services, Inc.	The Wanasek Corp
POLICY NUMBER	
CARRIER / NAICCODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: _____ FORM TITLE: _____

INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER G :		INSURER J :	
INSURER H :		INSURER K :	
INSURER I :		INSURER L :	

	TYPE OF INSURANCE	AI	POLICY EFF		
A	General Liability	☒	01-01-2026	Electronic Data Liability	$ 1,000,000
					$
		WOS	POLICY EXP		$
	POLICY NUMBER	☐	01-01-2027		$
	A014427005				$

	TYPE OF INSURANCE	AI	POLICY EFF		
B	Inland Marine	☐	01-01-2025	Motor Truck Cargo	$ 250,000
				Rented/Leased Equipment	$ 750,000
		WOS	POLICY EXP	Installation Floater	$ 225,000
	POLICY NUMBER	☐	01-01-2026		$
	A014427003				$

	TYPE OF INSURANCE	AI	POLICY EFF		
A	Crime Insurance	☐	01-01-2026	Theft of Client Property	$ 500,000
					$
		WOS	POLICY EXP		$
	POLICY NUMBER	☐	01-01-2027		$
	A014427004				$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
		WOS	POLICY EXP		$
	POLICY NUMBER	☐			$
					$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
		WOS	POLICY EXP		$
	POLICY NUMBER	☐			$
					$

	TYPE OF INSURANCE	AI	POLICY EFF		
		☐			$
		WOS	POLICY EXP		$
	POLICY NUMBER	☐			$
					$

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

DESIGNATED INSURED - PRIMARY AND NONCONTRIBUTORY - COVERED AUTOS LIABILITY COVERAGE

This endorsement modifies insurance provided under the following:

BUSINESS AUTO COVERAGE FORM
MOTOR CARRIER COVERAGE FORM
AUTO DEALERS COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by this endorsement.

This endorsement identifies person(s) or organization(s) who are "insureds" for Covered Autos Liability Coverage under the Who Is An Insured provision of the Coverage Form.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated.

Named Insured:
Endorsement Effective Date:

SCHEDULE

Name Of Person(s) Or Organization(s):
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

A. Each person or organization shown in the Schedule is an "insured" for **Covered Autos Liability Coverage**, but only to the extent that person or organization qualifies as an "insured" under the **Who Is An Insured** provision contained in:

(1) Paragraph **A.1.** of **Section II - Covered Autos Liability Coverage** in the Business Auto and Motor Carrier Coverage Forms; or

(2) Paragraph **D.2.** of **Section I - Covered Autos Coverages** of the Auto Dealers Coverage Form.

B. Primary And Noncontributory Insurance

This insurance is primary to and will not seek contribution from any other auto insurance issued to the person or organization in the schedule under your policy provided that:

(1) The person or organization is a Named Insured under such other insurance; and

(2) Prior to the "accident" you have agreed in writing in a contract or agreement that this insurance would be primary and would not seek contribution from any other insurance available to the person or organization.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US (WAIVER OF SUBROGATION)

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
ELECTRONIC DATA LIABILITY COVERAGE PART
LIQUOR LIABILITY COVERAGE PART
POLLUTION LIABILITY COVERAGE PART DESIGNATED SITES
POLLUTION LIABILITY LIMITED COVERAGE PART DESIGNATED SITES
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART
RAILROAD PROTECTIVE LIABILITY COVERAGE PART
UNDERGROUND STORAGE TANK POLICY DESIGNATED TANKS

SCHEDULE

Name Of Person(s) Or Organization(s):
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The following is added to Paragraph **8. Transfer Of Rights Of Recovery Against Others To Us** of **Section IV - Conditions:**

We waive any right of recovery against the person(s) or organization(s) shown in the Schedule above because of payments we make under this Coverage Part. Such waiver by us applies only to the extent that the insured has waived its right of recovery against such person(s) or organization(s) prior to loss. This endorsement applies only to the person(s) or organization(s) shown in the Schedule above.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

AMENDMENT OF OTHER INSURANCE CONDITION

This endorsement modifies the coverage provided under the following:

COMMERCIAL EXCESS / UMBRELLA COVERAGE PART

With respect to the coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by the endorsement.

SCHEDULE

Name Of Person Or Organization:
Any Additional Insured as required by written contract or written agreement executed prior to loss

(If no entry appears above, information required to complete this endorsement will be shown in the Declarations as applicable to this endorsement.)

The following is added to Paragraph **H. Other Insurance** of **Section IV - Conditions:**

1. This insurance is primary to and will not seek contribution from any other insurance available to the person or organization shown in the Schedule above, provided that such designated person or organization:
   - **a.** Is identified as an additional insured in the "underlying insurance";
   - **b.** Is a Named Insured under such other insurance; and
   - **c.** Has agreed with you in a written contract or agreement that:
     - **(1)** Is signed and effective prior to an "occurrence" to which this insurance applies;
     - **(2)** This insurance would be primary and would not seek contribution from such other insurance identified in Paragraphs **1.a.** and **1.b.** above;
     - **(3)** Agrees to indemnify or defend the designated person or organization for liability and damages covered by the "underlying insurance"; and
     - **(4)** Affords indemnification and/or defense of the designated person or organization to the extent permitted by law.
2. This condition does not apply to:
   - **a.** Other insurance, not included in Paragraph **1.** above, that may be available to the designated person or organization outside of your written contract or agreement; or
   - **b.** Liability which:
     - **(1)** May attach to the designated person or organization and is not assumed by your written contract or agreement; or
     - **(2)** Is assumed by the designated person or organization under any other written contract assuming the obligations of another.

POLICY NUMBER: A0144270005

ADDITIONAL INSURED - SUPPLEMENTAL DECLARATIONS

The following persons or organizations are included as Additional Insureds, but only to the extent provided in the listed endorsement:

Any Additional Insured as Required by Written Contract or
Written Agreement Executed Prior to Loss

Endorsement CG 24 04 12 19, Waiver Of Transfer Of Rights Of Recovery Against Others To Us (Waiver Of Subrogation), applies to this additional insured.

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 12 19 — Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed by Named Insured

The City Of Milwaukee, Department of Neighborhood Services

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 07 04 — Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed By Named Insured

CG 20 10 07 04 — Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed By Named Insured

Any Additional Insured as Required by Written Contract or
Written Agreement Executed Prior to Loss

The person or organization indicated above is included as an additional insured under the following endorsement(s):

CG 20 37 07 04 Additional Insured - Owners, Lessees Or Contractors - Completed Operations

Location and Description of Completed Operations:

All Jobsites - Work Performed By Named Insured

CG 20 10 07 04 Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed By Named Insured

CG 20 10 12 19 Additional Insured - Owners, Lessees Or Contractors - Scheduled Person Or Organization

Location of Covered Operations:

All Jobsites

Job Description:

Work Performed by Named Insured

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

ADDITIONAL INSURED - OWNERS, LESSEES OR CONTRACTORS - COMPLETED OPERATIONS

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

SCHEDULE

Name Of Additional Insured Person(s) Or Organization(s)	Location And Description Of Completed Operations
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.	

A. **Section II - Who Is An Insured** is amended to include as an additional insured the person(s) or organization(s) shown in the Schedule, but only with respect to liability for "bodily injury" or "property damage" caused, in whole or in part, by "your work" at the location designated and described in the Schedule of this endorsement performed for that additional insured and included in the "products-completed operations hazard".

However:

1. The insurance afforded to such additional insured only applies to the extent permitted by law; and
2. If coverage provided to the additional insured is required by a contract or agreement, the insurance afforded to such additional insured will not be broader than that which you are required by the contract or agreement to provide for such additional insured.

B. With respect to the insurance afforded to these additional insureds, the following is added to **Section III - Limits Of Insurance:**

If coverage provided to the additional insured is required by a contract or agreement, the most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the contract or agreement; or
2. Available under the applicable limits of insurance;

whichever is less.

This endorsement shall not increase the applicable limits of insurance.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

PRIMARY AND NONCONTRIBUTORY - OTHER INSURANCE CONDITION

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
LIQUOR LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

The following is added to the **Other Insurance** Condition and supersedes any provision to the contrary:

Primary And Noncontributory Insurance

This insurance is primary to and will not seek contribution from any other insurance available to an additional insured under your policy provided that:

(1) The additional insured is a Named Insured under such other insurance; and

(2) You have agreed in writing in a contract or agreement that this insurance would be primary and would not seek contribution from any other insurance available to the additional insured.

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CONSENT OF SURETY TO FINAL PAYMENT

AIA Document G707

OWNER	☐
ARCHITECT	☐
CONTRACTOR	☐
SURETY	☒
OTHER	☐

Bond No. 1112546

TO OWNER:
(Name and address)

Village of Somers
7511 - 12th Street
Somers, WI 53171

ARCHITECT'S PROJECT NO.:

CONTRACT FOR: Construction

CONTRACT DATED: August 12, 2025

PROJECT:
(Name and address)

4th Street Culvert Replacement for the Village of Somers, Kenosha County, Wisconsin - Engineer's Job No. 2326136.00

In accordance with the provisions of the Contract between the Owner and the Contractor as indicated above, the
(Insert name and address of Surety)

The Hanover Insurance Company
440 Lincoln Street
Worcester, MA 01653

, SURETY,

on bond of
(Insert name and address of Contractor)

The Wanasek Corporation
29606 Durand Avenue
Burlington, WI 53105

, CONTRACTOR,

hereby approves of the final payment to the Contractor, and agrees that final payment to the Contractor shall not relieve the Surety of any of its obligations to
(Insert name and address of Owner)

Village of Somers
7511 - 12th Street
Somers, WI 53171

, OWNER,

as set forth in said Surety's bond.

IN WITNESS WHEREOF, the Surety has hereunto set its hand on this date: November 5, 2025
(Insert in writing the month followed by the numeric date and year.)

Attest:
(Seal):

The Hanover Insurance Company
(Surety)

By:
(Signature of authorized representative)

Bradley S. Babcock Attorney-in-Fact
(Printed name and title)

THE HANOVER INSURANCE COMPANY
MASSACHUSETTS BAY INSURANCE COMPANY
CITIZENS INSURANCE COMPANY OF AMERICA

POWER OF ATTORNEY

THIS Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

KNOW ALL PERSONS BY THESE PRESENTS:

That THE HANOVER INSURANCE COMPANY and MASSACHUSETTS BAY INSURANCE COMPANY, both being corporations organized and existing under the laws of the State of New Hampshire, and CITIZENS INSURANCE COMPANY OF AMERICA, a corporation organized and existing under the laws of the State of Michigan, (hereinafter individually and collectively the "Company") does hereby constitute and appoint,

Bradley S. Babcock

Of **Grafton, WI** individually, if there be more than one named, as its true and lawful attorney(s)-in-fact to sign, execute, seal, acknowledge and deliver for, and on its behalf, and as its act and deed any place within the United States, any and all surety bonds, recognizances, undertakings, or other surety obligations. The execution of such surety bonds, recognizances, undertakings or surety obligations, in pursuance of these presents, shall be as binding upon the Company as if they had been duly signed by the president and attested by the secretary of the Company, in their own proper persons. Provided however, that this power of attorney limits the acts of those named herein; and they have no authority to bind the Company except in the manner stated and to the extent of any limitation stated below:

Any such obligations in the United States, not to exceed Fifty Million and No/100 ($50,000,000) in any single instance

That this power is made and executed pursuant to the authority of the following Resolutions passed by the Board of Directors of said Company, and said Resolutions remain in full force and effect:

Surety Bond Number: 1112546
Principal: The Wanasek Corporation
Obligee: Village of Somers

RESOLVED: That the President or any Vice President, in conjunction with any Vice President, be and they hereby are authorized and empowered to appoint Attorneys-in-fact of the Company, in its name and as it acts, to execute and acknowledge for and on its behalf as surety, any and all bonds, recognizances, contracts of indemnity, waivers of citation and all other writings obligatory in the nature thereof, with power to attach thereto the seal of the Company. Any such writings so executed by such Attorneys-in-fact shall be binding upon the Company as if they had been duly executed and acknowledged by the regularly elected officers of the Company in their own proper persons.

RESOLVED: That any and all Powers of Attorney and Certified Copies of such Powers of Attorney and certification in respect thereto, granted and executed by the President or Vice President in conjunction with any Vice President of the Company, shall be binding on the Company to the same extent as if all signatures therein were manually affixed, even though one or more of any such signatures thereon may be facsimile. (Adopted October 7, 1981 – The Hanover Insurance Company; Adopted April 14, 1982 – Massachusetts Bay Insurance Company; Adopted September 7, 2001 – Citizens Insurance Company of America and affirmed by each Company on March 24, 2014)

IN WITNESS WHEREOF, THE HANOVER INSURANCE COMPANY, MASSACHUSETTS BAY INSURANCE COMPANY and CITIZENS INSURANCE COMPANY OF AMERICA have caused these presents to be sealed with their respective corporate seals, duly attested by two Vice Presidents, this **22nd** day of **April 2025**

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

James H. Kawiecki, Vice President

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

Joellen M. Mendoza, Vice President

STATE OF CONNECTICUT)
COUNTY OF HARTFORD) ss.

On this **22nd** day of **April, 2025** before me came the above named Executive Vice President and Vice President of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, to me personally known to be the individuals and officers described herein, and acknowledged that the seals affixed to the preceding instrument are the corporate seals of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, respectively, and that the said corporate seals and their signatures as officers were duly affixed and subscribed to said instrument by the authority and direction of said Corporations.

KATHLEEN M. SIRARD
Notary Public
Commonwealth of Massachusetts
My Commission Expires
September 2, 2027

Kathleen M.Sirard, Notary Public
My commission expires, September 2, 2027

I, the undersigned Vice President of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, hereby certify that the above and foregoing is a full, true and correct copy of the Original Power of Attorney issued by said Companies, and do hereby further certify that the said Powers of Attorney are still in force and effect.

GIVEN under my hand and the seals of said Companies, at Worcester, Massachusetts, this 5th day of November 2025.

CERTIFIED COPY

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

John Rowedder, Vice President

Established 1843
Somers
VILLAGE & TOWN
www.somerswi.gov
P.O. Box 197, Somers, WI 53171 PH: 262-859-2822 FAX: 262-859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: January 13, 2026

TO: Village President Stoner and Village Trustees

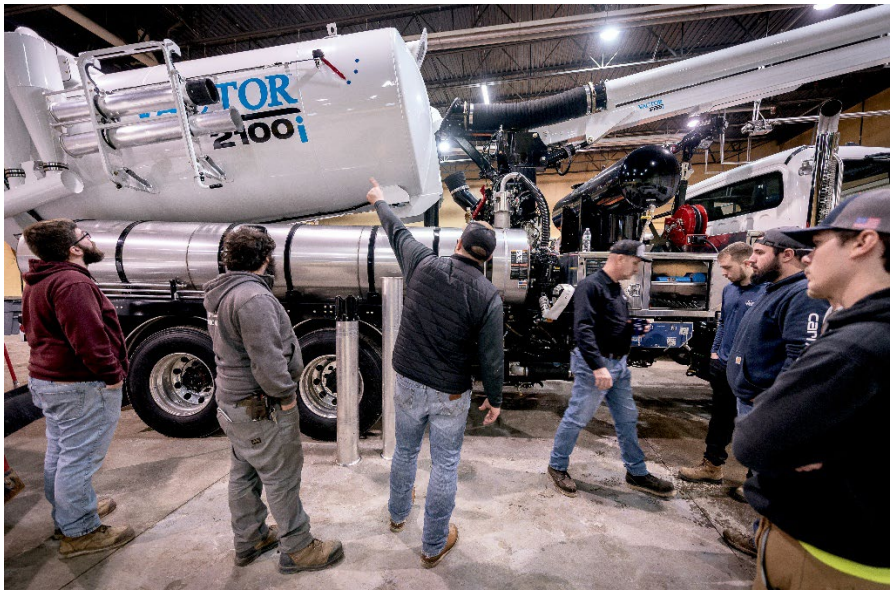
PREPARED BY: Josh Sullivan, Public Works Superintendent

REVIEWED BY: Jim Hurley, Village Administrator
Kevin Poirier, Assistant Village Administrator

AGENDA ITEM: #9 Action on proposed payment for approved 2026 CIP request for the 2026 Vactor 2100i Combination Sewer Cleaner Truck in the amount of $607,976 to Macqueen

BACKGROUND:

The Public Works Department submitted a CIP request this past fall for the 2026 Vactor 2100i Combination Sewer Cleaner Truck as part of the 2026 budget, at the cost of $610,000, which the Board approved. This unit will replace the department's current 2013 Vac-Con Combination Sewer Cleaner Truck. Public Works received the truck on Dec. 29 and received some training Jan. 6. Macqueen has submitted an invoice for payment. The final price of the truck came in at $607,976.



FINANCIAL OR BUDGET CONSIDERATION:

This piece of equipment is part of the approved 2026 CIP, to be paid as follows:

- 50 percent Sewer Fund
- 25 percent Stormwater Fund
- 25 percent General Fund

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

In the event that the Village Board agrees with the suggested action, a suggested motion to approve would be as follows:

> "*Motion to approve $607,976 payment to Macqueen for the purchase of the 2026 Vactor 2100i Combination Sewer Cleaner Truck."*

ATTACHMENTS:

2026 Vac Truck CIP Request

2026 Consolidated CIP

Vactor 2100i Proposal

Macqueen Invoice

FY 2026 CIP Request Form

1. Department	Public Works	2. Date Requested	10/10/202
3. Project Name	Replace Vacuum Truck	4. Requested by	Joshua Fug
5. Project Number	1	6. # of Requests Submitted	
7. Priority of Request	1 of		

8. Item /Description (Rationale for Project, Ex. Why now? Why this budget?)

The Department is requesting authorization to purchase a new vacuum truck to replace th Peterbilt currently in service. Due to significant upcoming general fund expenses, Public recommends scheduling this purchase for 2026 to ensure adequate funding. The existing u experienced repeated mechanical issues over the past three years, including major repairs s crankshaft replacement, and continues to suffer from pressure loss during hydroexcavation a cleaning. EnviroTech, the current service provider, has been unable to diagnose or resolve t The replacement unit, to be supplied and serviced by MacQueen Equipment in Menomonee will allow staff to properly jet sanitary and storm mains, hydroexcavate efficiently, and clea wet wells and storm infrastructure as part of regular maintenance operations. Municipal vacu typically have an useful life of 10 to 15 years depending on usage and maintenance. The exis unit has reached the end of its reliable life at 12 years and is experiencing frequent mechanic and downtime, warranting replacment in 2026. Staff recommends funding this purchase th 50/25/25 split between the Sewer Fund, Stormwater Fund, and General Fund as the vehicle i Sewer, Stormwater, and Public Works activities.

9. Included in Prior CIPs	NO	10. If Yes, Budget Year	
11. $$$ Budgeted in Prior CIP			
12. Age of Item to be Replaced	12	13. Estimated Useful Life of Replacement	15
14. End of Useful Life Year	2041		

15. Suggested Source of Funding (Cash, General Obligation Bond, Revenue Bond, Sewer Fund, Water Fund, Storm Water Reserves
If known, please give rationale for suggested funding source)

50% Sewer Fund, 25% Stormwater Fund, 25% General Fund

16. Amount Requested for FY2026

$610,000.00

25

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FY 2026 CIP Request Form

1. Department	Public Works		2. Date Requested	10/10/2025	
3. Project Name	Replace Vacuum Truck		4. Requested by	Joshua Fugate	
5. Project Number	1	6. # of Requests Submitted		7. Priority of Request	1 of 1

8. Item /Description (Rationale for Project, Ex. Why now? Why this budget?)

The Department is requesting authorization to purchase a new vacuum truck to replace the 2013 Peterbilt currently in service. Due to significant upcoming general fund expenses, Public Works recommends scheduling this purchase for 2026 to ensure adequate funding. The existing unit has experienced repeated mechanical issues over the past three years, including major repairs such as a crankshaft replacement, and continues to suffer from pressure loss during hydroexcavation and sewer cleaning. EnviroTech, the current service provider, has been unable to diagnose or resolve the issue. The replacement unit, to be supplied and serviced by MacQueen Equipment in Menomonee Falls, WI, will allow staff to properly jet sanitary and storm mains, hydroexcavate efficiently, and clean sanitary wet wells and storm infrastructure as part of regular maintenance operations. Municipal vacuum trucks typically have an useful life of 10 to 15 years depending on usage and maintenance. The existing 2013 unit has reached the end of its reliable life at 12 years and is experiencing frequent mechanical issues and downtime, warranting replacment in 2026. Staff recommends funding this purchase through a 50/25/25 split between the Sewer Fund, Stormwater Fund, and General Fund as the vehicle is used for Sewer, Stormwater, and Public Works activities.

9. Included in Prior CIPs	NO	10. If Yes, Budget Year		11. $$$ Budgeted in Prior CIP	
12. Age of Item to be Replaced	12	13. Estimated Useful Life of Replacement	15	14. End of Useful Life Year	2041

15. Suggested Source of Funding (Cash, General Obligation Bond, Revenue Bond, Sewer Fund, Water Fund, Storm Water Fund, Reserves
If known, please give rationale for suggested funding source)

50% Sewer Fund, 25% Stormwater Fund, 25% General Fund

16. Amount Requested for FY2026

$610,000.00

September 26, 2025

Request for Quotation:
One (1) New 2026 Vactor 2100i
Combination Sewer Cleaner

Prepared For:
Josh Sullivan
Village & Town of Somers
7511 12th Street
Kenosha, WI 53144

Prepared by:
MacQueen
N60 W15835 Kohler Ln
Menomonee Falls, WI 53051

Josh,

The attached proposal lists all the options that make up the combined purchase price. The final sections explain the terms, MacQueen Services, training, and warranty for the proposed machine.

Thank you for this opportunity to submit this proposal on behalf of your equipment needs.

Sincerely,

Cody Pfennig
Sales Representative
MacQueen

Chassis Description:

- ✓ 2026 Freightliner 114SD Chassis, Tandem Axle, 6x4, 455 HP, Cummins X12, Auto, 66,000 GVWR, GHG

Product Description:

- ✓ Vactor 2100i PD, 18" Vacuum, 12-yard Debris, Combo, 1500 Gallons Water

Standard Features:

- ✓ 80 GPM/2500 PSI Jet Rodder Pump
- ✓ Operator Station Curbside Toolbox
- ✓ Aluminum Fenders
- ✓ Mud Flaps
- ✓ Electric/Hydraulic Four Way Boom
- ✓ Color Coded Sealed Electrical System
- ✓ Intuitouch Electronic Package
- ✓ Double Acting Hoist Cylinder
- ✓ Handgun Assembly
- ✓ Ex-Ten Steel Cylindrical Debris Tank
- ✓ Flexible Hose Guide
- ✓ (3) Nozzles w/ Carbide Inserts w/ Rack
- ✓ Suction Tube Storage
- ✓ 1” Nozzle Pipe
- ✓ 1-1/4” Nozzle Pipe
- ✓ 10’ Leader Hose
- ✓ Flat Rear Door w/ Hydraulic Locks
- ✓ Dual Stainless-Steel Float Shut Off System
- ✓ Microstrainer Prior to Blower
- ✓ Debris Body Vacuum Relief System
- ✓ Debris Deflector Plate
- ✓ 60” Dump Height
- ✓ Debris Body-Up Message and Alarm
- ✓ Low Water Indicator On Screen w/ Alarm and Water Pump Flow Indicator
- ✓ 3” Y-Strainer at Passenger Side Fill with 25’ Fill Hose
- ✓ Additional Water Tank Sight Gauge
- ✓ Liquid Float Level Indicator
- ✓ Digital Water Pressure Gauge
- ✓ 180 deg. Non-Extending Boom
- ✓ Front Joystick Boom Control
- ✓ Boom Hose Storage
- ✓ Boom Out of Position Message and Alarm
- ✓ 3” Y-Strainer at Water Pump
- ✓ Midship Handgun Coupling
- ✓ Side Mounted Water Pump
- ✓ Digital Hose Footage Counter
- ✓ Hose Reel Manual Hyd Extend/Retract

- ✓ Hose Reel Chain Cover
- ✓ Hydraulic Extending 15”, Rotating Hose Reel, 1” x 800’ Capacity
- ✓ Hydraulic Tank Shutoff Valves
- ✓ Tachometer/Chassis Engine w/ Hour Meter
- ✓ Water Pump Hour Meter
- ✓ PTO Hour Meter
- ✓ Hydraulic Oil Temp Alarm
- ✓ Tachometer and Hour Meter for Blower
- ✓ Circuit Breakers
- ✓ LED Lights, Clearance, Back-up, Stop, Tail & Turn
- ✓ Tow Hooks, Front and Rear
- ✓ Electronic Back-Up Alarm
- ✓ 7” Vacuum Pipe Package
- ✓ Emergency Flare Kit
- ✓ Fire Extinguisher 5 Lbs.

Additional Features:

- ✓ 304 Stainless Steel Water Tanks
- ✓ Debris Body Washout
- ✓ Rear Door Valve Flushout
- ✓ 6" Rear Door Knife Valve w/ Camloc, 3:00 Position
- ✓ 6" Rear door Knife Valve w/ Camloc w/ Port, 6:00 Position
- ✓ Full Rear Door Swinging Screen
- ✓ Centrifugal Separators (Cyclones)
- ✓ Folding Pipe Rack, Curbside, 7" Pipe
- ✓ Folding Pipe Rack, Streetside, 7" Pipe
- ✓ Fixed Rear Door Pipe Rack, 7" Pipe
- ✓ Subframe Mounted, 2-Pipe Rack, 7"
- ✓ Rear Door Splash Shield
- ✓ Lube Manifold, w/ Lube Chart
- ✓ Air Purge
- ✓ Front Blower Controls
- ✓ Blower High Temp Safety Shutdown
- ✓ Digital Water Level Indicator
- ✓ Digital Debris Body Level Indicator Tied to Vacuum Relief
- ✓ 180 deg. 10' x 15' Rapid Deployment Boom
- ✓ Bellypack Wireless Controls
- ✓ Rotatable Boom Inlet Hose
- ✓ Heavy Duty RDB Hose
- ✓ Anti Plash Valve, Body Inlet
- ✓ Cold Weather Recirculator, PTO Driven, 25 GPM
- ✓ Rodder System Accumulator
- ✓ Hydro Excavation Kit
- ✓ RDB Washout Coupling
- ✓ 800' x 1" Piranha Sewer Hose, 2500 PSI

- ✓ Hose Wind Guide, Auto, Indexing
- ✓ Rodder Hose Pinch Roller
- ✓ High Pressure Hose Reel
- ✓ Final Filter and Silencer Ball Valve Drains
- ✓ Hydraulic Oil Temp Alarm
- ✓ Camera System Front and Rear
- ✓ Rear Directional Control, LED Arrowboard
- ✓ 14 Light Package, Strobe Lights, LED
- ✓ LED Mid-Ship Turn Signals
- ✓ Worklights (2), LED, Boom
- ✓ Worklights (2), LED, Rear Door
- ✓ Worklight, LED, Operator Station
- ✓ Worklight, LED, Hose Reel Manhole
- ✓ Worklight, LED, Passenger Side
- ✓ Worklight, LED, Driver Side
- ✓ Safety Cone Storage Rack - Drop-in Style
- ✓ Toolbox, Front Bumper Mounted w/ (2) LED Side Markers
- ✓ Long Handle Tool Storage
- ✓ Toolbox, Behind Cab 16w 30h 96d
- ✓ Toolbox, Driver Side Chassis Frame 24w 24h 24d
- ✓ (8) Low Profile Clamps

2025 Vactor 2100i	$604,564.00
Freight In	$900.00
PDI	$1,562.00
Delivery and Operator Training	$950.00
Equipment Total	$607,976.00

***Pricing for contract items is based on Sourcewell Contract #101221-VTR**

MACQUEEN EQUIPMENT SERVICES:

- ✓ Full service-center located in Menomonee Falls, WI with over $1,000,000 in parts stocked.
  - 70+ years of experience servicing sewer equipment in Wisconsin.
  - 29 years of experience servicing Vactor, specifically.

- ✓ 7 factory qualified service technicians including over-the-road service.

- ✓ One of our Product Training Specialists, Travis Fritz or Tim Schell, will fully train operators upon delivery.
  - They can also be scheduled to come back in events such as new hires, turnover, or if operators simply want to refresh knowledge. Fees for non-delivery training sessions should be discussed with Travis and Tim.
  - They are available by phone for questions at any time:
    - Travis' mobile: (920) 263-7272
    - Tim's mobile: (262) 893-3611

- ✓ Free mechanic and operator training is offered at the factory as well. Dates will be provided by us when requested.

- ✓ Vactor Training Academy App included: QR codes are now located on the truck so operators and mechanics can have training videos available to them via smartphone or tablet in the field.
  - Training videos include topics such as operator controls, maintenance, dumping, winterization and more.

PARTS AND SERVICE CONTACTS:

❖ Aaron Long – Service Manager
(414) 614-4799 | aaron.long@macqueengroup.com

❖ Bill Wellman – Parts Manager
(262) 252-4744 | bill.wellman@macqueengroup.com

❖ Travis Fritz – Over-the-Road Parts and Service Sales
(920) 893-3611 | travis.fritz@macqueengroup.com

Terms of Sale: Payment due within 30 days of delivery. This truck is on the ground, and can be delivered in late December, with payment accepted in January of 2026. Warranty will start from in-service date of delivery.

SIGNATURE:_____ DATE:_____

LIMITED WARRANTY

Limited Warranty. Each machine manufactured by VACTOR MANUFACTURING (or, "the Company") is warranted against defects in material and workmanship for a period of 12 months, provided the machine is used in a normal and reasonable manner and in accordance with all operating, maintenance and safety instructions. In addition, certain machines and components of certain machines have extended warranties as set forth below. If sold to an end user, the applicable warranty period commences from the date of delivery to the end user. If used for rental purposes, the applicable warranty period commences from the date the machine is first made available for rental by the Company or its representative. This limited warranty may be enforced by any subsequent transferee during the warranty period. This limited warranty is the sole and exclusive warranty given by the Company.

STANDARD EXTENDED WARRANTIES (Total Warranty Duration)

2100 Series, iMPACT and Ramjet	10 years against metal water tank leakage due to corrosion. Nonmetallic water tanks are covered for 5 years against any factory defect in material or workmanship.
2100 Series, iMPACT and Guzzler only	5 years against leakage of debris tank, centrifugal compressor or fan housing due to rust-through.
2100 Series, iMPACT and Ramjet	2 years - Vactor Rodder Pump
ALL Models starting with 21-09X-XXXXX and beyond	2 year- Electrical & Electronics (excludes Chassis components)

Exclusive Remedy. Should any warranted product fail during the warranty period, the Company will cause to be repaired or replaced, as the Company may elect, any part or parts of such machine that the Company's examination discloses to be defective in material or factory workmanship. Repairs or replacements are to be made at the selling Company's authorized dealer's or distributor's location or at other locations approved by the Company. In lieu of repair or replacement, the Company may elect, at its sole discretion, to refund the purchase price of any product deemed defective. The foregoing remedies shall be the sole and exclusive remedies of any party making a valid warranty claim.

This Limited Warranty shall not apply to (and the Company shall not be responsible for):

1. Major components or trade accessories that have a separate warranty from their original manufacturer, such as, but not limited to, trucks and truck chassis, engines, hydraulic pumps and motors, tires and batteries.
2. Normal adjustments and maintenance services.
3. Normal wear parts such as, but not limited to, oils, fluids, vacuum hose, light bulbs, fuses and gaskets.
4. Failures resulting from the machine being operated in a manner or for a purpose not recommended, nor intended, or not in accordance with operating, maintenance or safety instructions provided by the Company.
5. Repairs, modifications or alterations without the express written consent of the Company, which in the Company's sole judgment, have adversely affected the machine's stability, operation or reliability as originally designed and manufactured.
6. Items subject to misuse, negligence, accident or improper maintenance.

NOTE The use in the product of any part other than parts approved by the Company may invalidate this warranty. The Company reserves the right to determine, in its sole discretion, if the use of non-approved parts operates to invalidate the warranty. Nothing contained in this warranty shall make the Company liable for loss, injury, or damage of any kind to any person or entity resulting from any defect or failure in the machine.

THIS WARRANTY SHALL BE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, AND TO THE EXTENT PERMITTED, CONFERRED BY STATUTE, INCLUDING WITHOUT LIMITATION, ANY IMPLIED WARRANTIES OF MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE, OR A WARRANTY AGAINST FAILURE OF ITS ESSENTIAL PURPOSE, ALL OF WHICH ARE DISCLAIMED.

This warranty is in lieu of all other obligations or liabilities, contractual and otherwise, on the part of the Company. For the avoidance of doubt, the Company shall not be liable for any indirect, special, incidental or consequential damages, including, but not limited to, loss of use or lost profits. The Company makes no representation that the machine has the capacity to perform any functions other than as contained in the Company's written literature, catalogs or specifications accompanying delivery of the machine. No person or affiliated company representative is authorized to alter the terms of this warranty, to give any other warranties or to assume any other liability on behalf of the Company in connection with the sale, servicing or repair of any machine manufactured by the Company. Any legal action based hereon must be commenced within eighteen (18) months of the event or facts giving rise to such action.

The Company reserves the right to make design changes or improvements in its products without imposing any obligation upon itself to change or improve previously manufactured products.

GUZZLER® Subsidiary of Federal Signal Corporation

VACTOR MANUFACTURING
1621 S. Illinois Street
Streator, IL 61364

VACTOR® Subsidiary of Federal Signal Corporation

9-1-2021

MacQueen
N60 W15835 Kohler Lane
Menomonee Falls, WI 53051
262-252-4744 • 800-252-4799

PAGE: 1
DATE: 12/31/25
CUST#: SOMER008
BRANCH: MENOM FALLS WI

PLEASE REMIT TO:

MacQueen
1125 7th Street E
St Paul, MN 55106
651-645-5726 • 800-832-6417

Amount Enclosed $_____
Please indicate the items being paid and return this portion with payment.

STATEMENT OF ACCOUNT

Village & Town of Somers
7511 12th Street
Kenosha WI 53144

PAGE: 1
DATE: 12/31/25
CUST#: SOMER008 SOMER
BRANCH: MENOM FALLS WI

The account statement is an overview of all invoices/credits that are open as of today on your account. The date listed is the date the invoice/credit was sent out. If you need a copy of the invoice/credit or have questions, please email us at: ar@macqueengroup.com

INVOICE#	DATE	BR	Description	BALANCE DUE
E01351	12/30/25	02	INVOICE	607976.00

INVOICE#	BALANCE DUE
E01351	607976.00

PLEASE REMIT DIRECTLY TO:
MACQUEEN
1125 7TH ST E
ST PAUL, MN
55106

TOTALS	
CURRENT	607,976.00
31-60	.00
61-90	.00
91-120	.00
OVER 120	.00
LATE CHG	.00
TOTAL	607,976.00

TOTALS	
CURRENT	607,976.00
31-60	.00
61-90	.00
91-120	.00
OVER 120	.00
LATE CHG	.00
TOTAL	607,976.00

Established 1843
Somers
VILLAGE & TOWN
www.somers.org
P.O. Box 197, Somers, WI 53171 • PH: (262) 859-2822 • FAX: (262) 859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: January 13, 2026

TO: Village President Stoner and Board of Trustees

PREPARED BY: Jim Hurley, Village Administrator

REVIEWED BY: Kevin Poirier, Assistant Administrator

AGENDA ITEM: #10 Action on proposed Resolution 2026-001 for preliminary special assessments for the 12th Street Water Main Project

BACKGROUND:

In August 2025, the Village Board reviewed a Feasibility Study for the 12th Street Water Main completed by Baxter & Woodman. This study outlined the project cost for the water main between 100th Avenue and Shoreland High School and introduced the opportunity to include the section between Shoreland High School and the Post Office if funding was available from the tax incremental districts (TIDs) west of 100th Avenue.

PRIOR ACTION TAKEN

In October 2025, the Village authorized Baxter & Woodman to design the portion of the project between Shoreland High School and the Post Office and bid the work as an alternate or optional part of the project.

The design work has been completed. per the December 2025 engineering report, the project was advertised for bids starting on January 8th, and bids will be opened January 29th.

SUMMARY

Legal counsel has reviewed special assessment procedures, notice and public hearing requirements.

To consider to specially assessing properties for the cost of the project, the Village must first adopt a Preliminary Resolution. The Preliminary Resolution was prepared by legal counsel and reviewed by the Village Engineer for accuracy.

The assessment process is officially initiated upon approval of the Preliminary

Resolution. After the Preliminary Resolution is approved, then the Village Engineer will prepare the assessment report, establish the assessment schedule, and schedule a public hearing to discuss the assessments.

After the report has been completed and filed with the Clerk, the Village is required to set a hearing date. Baxter & Woodman proposed the hearing date to be on February 24, 2026.

The hearing must commence not less than 10 days nor more than 40 days after publication of the notice in the newspaper. Additionally, notice be mailed to all possibly assessed property owners at least 10 days prior to the hearing date.

Construction of the water main extension is planned for this year. If the portion from Shoreland High School to the Post Office is approved, then the project will be partially funded by TIDs 3 & 6.

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

"Motion to adopt Preliminary Resolution #2026-001 Declaring Intent to Exercise Special Assessment Authority in Connection with the 12th Street Water Main Project."

ATTACHMENTS

Preliminary Resolution

List of impacted property owners

RESOLUTION NO. 2026-001

PRELIMINARY RESOLUTION DECLARING INTENT TO EXERCISE SPECIAL ASSESSMENT POLICE POWERS PURSUANT TO WIS. STATS. §66.0703 IN CONNECTION WITH THE CONSTRUCTION OF PUBLIC WATER MAIN ALONG 12th STREET IN THE VILLAGE OF SOMERS

RESOLVED, by the governing body of the Village of Somers, Kenosha County, Wisconsin:

1. The Governing Body hereby declares its intention to levy special assessments pursuant to Stats. § 66.0703, upon property descripted in Schedule A hereto for special benefits conferred upon such property with the construction of public water main in the Village of Somers. The project generally consists of the following:

    a. Construction of a 12-inch water main and appurtenances along 12th Street between 100th Avenue and Shoreland Lutheran High School, and from Shoreland Lutheran High School to the U.S. Post Office at 7621 12th Street.

2. The Governing Body hereby determines that the construction of such improvements are in the best interest of and for the health and welfare of the Municipality and the property affected by the improvement and constitutes an exercise of police power.

3. The assessment against any parcel may be paid in cash or paid in annual installments as determined at the hearing required under sub. (7).

4. The Clerk shall cause to be prepared a report which shall consist of:

    a. Preliminary plans and specifications for the improvements.

    b. An estimate of the entire cost of the proposed work or improvement.

    c. A schedule of the proposed assessments.

5. When the report is completed, the Clerk shall make a copy of the report available for public inspection.

6. Upon completion of the report, the Clerk shall cause notice to be given stating the nature of the proposed improvements, the general boundary lines of the proposed assessment district, the time and place at which the report may be inspected, and the time and place of the public hearing on the matters contained in the preliminary resolution and report. This notice shall be published as a Class 1 Notice under ch. 985, Stats, and a copy shall be mailed, at least ten days before the hearing, to every interested party.

7. The hearing shall be held at the regular meeting place of the Governing Body at a time set by the Clerk in accordance with §66.0703(7(a)), Wis. Stats.

Dated at Somers, Wisconsin, this 13th of January, 2026.

VILLAGE OF SOMERS

BY:_____
George Stoner, President

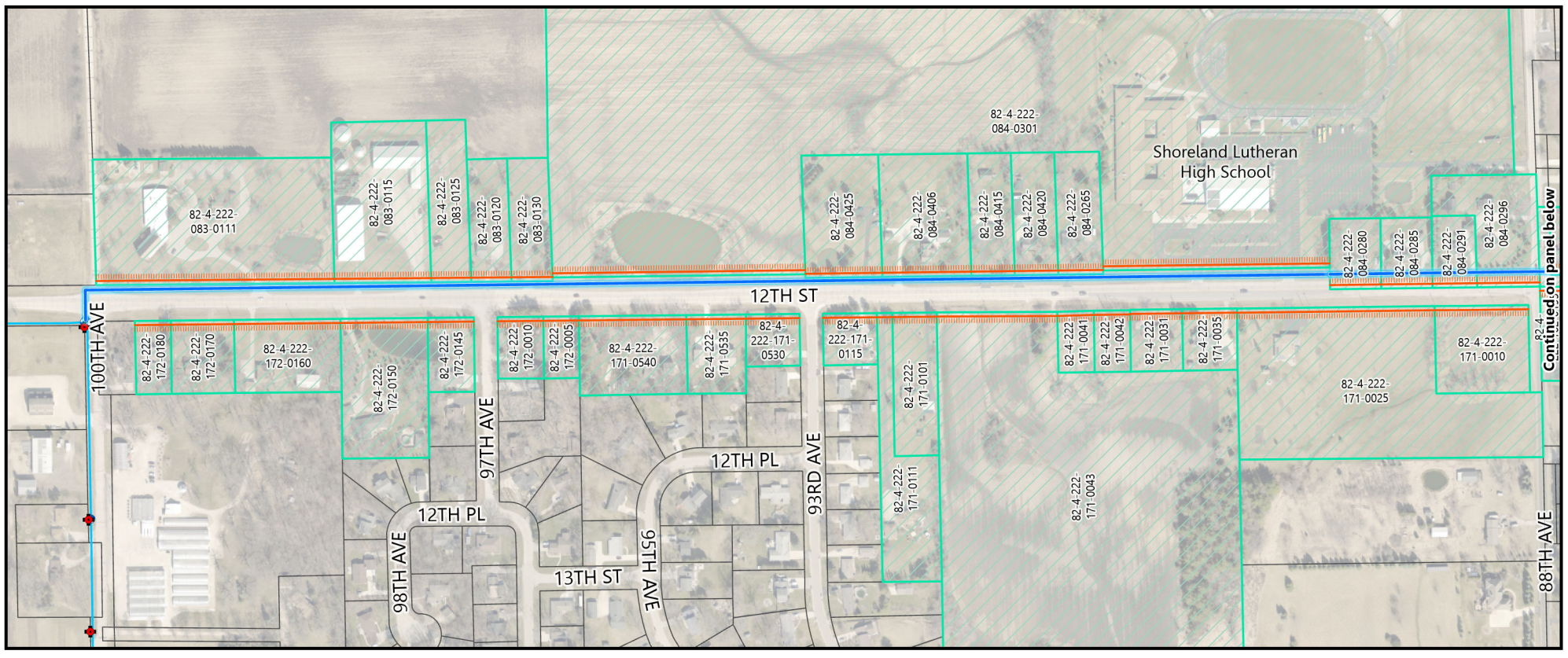
ATTEST:_____
Wendy Burnette, Clerk/Treasurer

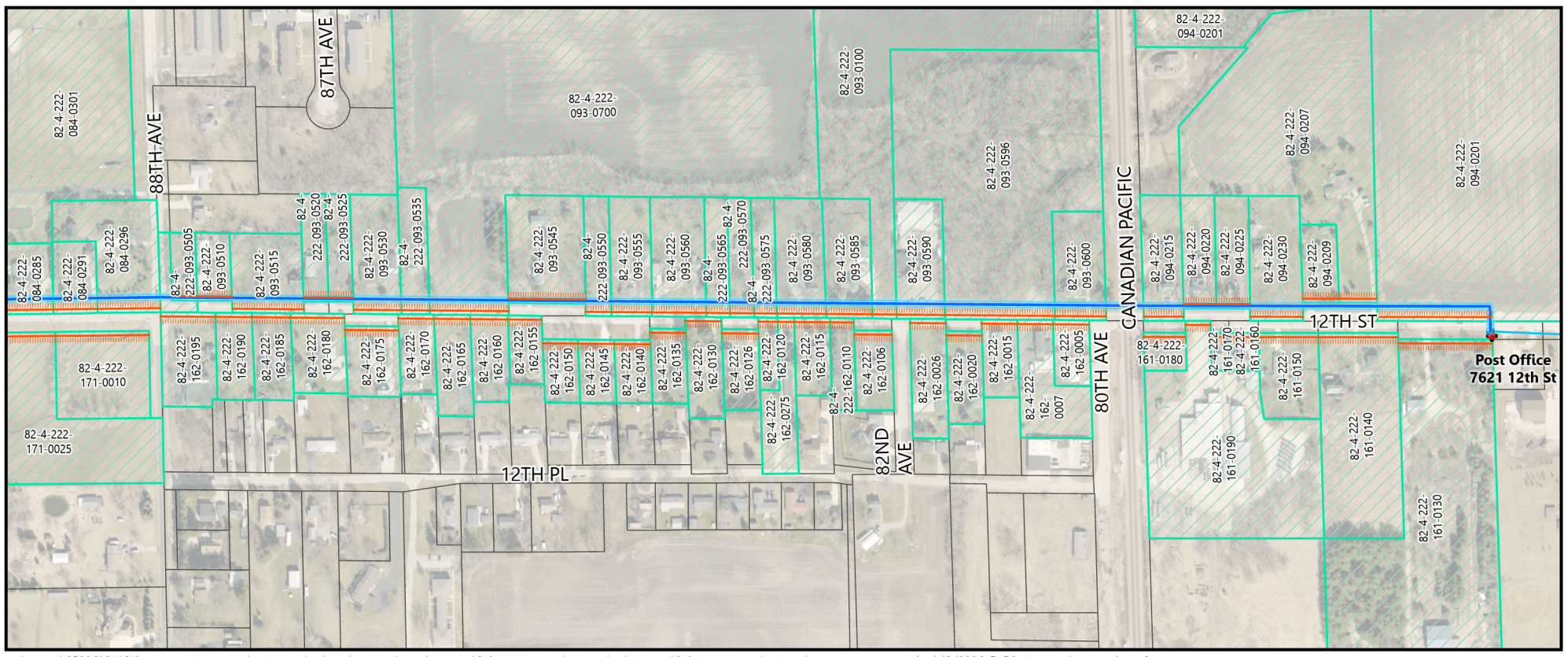
SCHEDULE A

IMPACTED PROPERTY OWNERS

12th Street Water Main Extension (100th Ave to Somers Post Office)

Village of Somers, WI





P:\SOMEV\2500618-12th Street Water Main Extension\GIS\ProProjects\SOMEV_12thStWMExtensionMapping\SOMEV_12thStWMExtensionMapping.aprx Saved: 1/9/2026 7:56 AM Designer: dsattler

Source(s):

Parcel Number	Frontage Length (ft)
82-4-222-172-0180	100
82-4-222-172-0170	174
82-4-222-172-0160	296
82-4-222-172-0150	244
82-4-222-172-0005	100
82-4-222-171-0540	297
82-4-222-171-0535	163
82-4-222-171-0530	150
82-4-222-171-0111	40
82-4-222-171-0101	125
82-4-222-171-0043	338
82-4-222-171-0041	100
82-4-222-171-0042	100
82-4-222-171-0031	144
82-4-222-171-0035	150
82-4-222-171-0025	540
82-4-222-083-0115	264
82-4-222-083-0125	112
82-4-222-083-0120	112
82-4-222-083-0130	112
82-4-222-084-0406	246
82-4-222-084-0415	120
82-4-222-084-0420	120
82-4-222-084-0301	1,325

Parcel Number	Frontage Length (ft)
82-4-222-084-0425	212
82-4-222-084-0265	124
82-4-222-083-0111	627
82-4-222-172-0010	125
82-4-222-171-0115	150
82-4-222-162-0007	99
82-4-222-172-0145	125
82-4-222-084-0285	142
82-4-222-084-0291	123
82-4-222-084-0296	140
82-4-222-084-0280	142
82-4-222-171-0010	259
82-4-222-162-0195	117
82-4-222-162-0190	103
82-4-222-093-0510	95
82-4-222-093-0505	70
82-4-222-162-0185	107
82-4-222-162-0180	149
82-4-222-093-0515	198
82-4-222-093-0525	69
82-4-222-093-0520	69
82-4-222-162-0140	100
82-4-222-162-0145	100
82-4-222-161-0130	259

Parcel Number	Frontage Length (ft)
82-4-222-162-0150	97
82-4-222-161-0140	220
82-4-222-161-0150	165
82-4-222-161-0160	82
82-4-222-161-0170	50
82-4-222-161-0180	116
82-4-222-162-0020	99
82-4-222-162-0106	105
82-4-222-162-0126	101
82-4-222-162-0135	99
82-4-222-162-0175	149
82-4-222-161-0190	70
82-4-222-093-0600	146
82-4-222-162-0005	99
82-4-222-093-0596	300
82-4-222-162-0015	99
82-4-222-162-0026	99
82-4-222-093-0590	132
82-4-222-093-0100	66
82-4-222-093-0585	132
82-4-222-162-0110	66
82-4-222-162-0115	99
82-4-222-093-0580	132
82-4-222-162-0275	45

Parcel Number	Frontage Length (ft)
82-4-222-093-0575	66
82-4-222-162-0120	54
82-4-222-093-0570	66
82-4-222-093-0565	64
82-4-222-162-0130	99
82-4-222-093-0560	150
82-4-222-093-0555	112
82-4-222-162-0155	94
82-4-222-162-0160	104
82-4-222-093-0700	218
82-4-222-162-0165	99
82-4-222-162-0170	99
82-4-222-093-0535	78
82-4-222-094-0225	95
82-4-222-094-0215	111
82-4-222-094-0220	94
82-4-222-093-0550	70
82-4-222-094-0207	107
82-4-222-093-0545	215
82-4-222-094-0230	140
82-4-222-094-0209	100
82-4-222-093-0530	132
82-4-222-094-0201	317

Proposed 12-inch Water Main Extension

12th St Proposed Water Main Property Frontage

Parcel along Proposed 12th St Water Main Extension

N

7/7/2025 - Updated 1/8/2026

0 205 410 820 Feet

BAXTER & WOODMAN Consulting Engineers

Established 1843
Somers
VILLAGE & TOWN
www.somerswi.gov
P.O. Box 197, Somers, WI 53171 PH: 262-859-2822 FAX: 262-859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: January 13, 2026

TO: Village President Stoner and Village Trustees

PREPARED BY: Kevin Poirier, Assistant Administrator
Jim Hurley, Village Administrator

AGENDA ITEM: #11 Action on proposed public safety referendum to be placed on the April 7, 2026 ballot.

#12 Action on proposal by Mueller Communications for a Public Education Campaign in the amount of $50,469

BACKGROUND:

The Village of Somers and the surrounding area has experienced tremendous growth over the past decade. The attractiveness of the area has brought both businesses and people to the area. These changes have resulted in more Fire/EMS calls for services.

As you will recall, the Village received MacMahon's Staff Needs Assessment report recommending that long term, the Village add Fire/EMS staffing and increase pay to help with recruitment and retention.

Due to state law limiting our tax levy, this will not be possible without a referendum to exceed the levy limit. Senior Municipal Advisor and Managing Director Jon Cameron provided a Levy Limit Analysis showing the impact of state regulations at the June 17, 2025, Board meeting.

Last year, Village Assistant Administrator Kevin Poirier, Accountant Samone Naylor and President George Stoner attended a referendum presentation at the Ehlers' 2025 Wisconsin Public Finance Seminar. Discussed were successful strategies and why so many communities have gone to referendum to fund public safety. It stressed the need for community outreach and education as a key to success.

On June 24, 2025, the Village Board hired Mueller Communication for Phase I (Option Assessment) and Phase II (Community Survey) for $63,773, funded by reserves.

Another key to a successful referendum is to have both a strong education campaign to inform voters, and support from local elected officials. In your packet is a proposal from Mueller Communications for Referendum Public Education outreach (Phase III).

This past fall, the Village Board accepted the SAFER Grant, which funds a portion of 8 new Firefighters/Paramedic positions for three years.

Should the Board decide to pursue a Public Safety Referendum, staff recommend it be placed on the April 2026 election ballot. Per Mueller, the deadline to file the question is January 27, 2026.

UPDATE:

At the December 9, 2025 Village Board meeting, Mueller Communications and Community Perceptions presented the results of the survey. Out of the 648 respondents, 53 percent would support the Village pursuing a referendum to pay for additional full-time Fire and Rescue staff, and 46 percent for additional police dedicated to Somers.

If the Fire/EMS staffing referendum is approved, 76 percent of respondents supported public safety equipment replacement/upgrades, and 57 percent apparatus replacement.

Mueller Communications proposal for the Phase III Public Education Campaign includes information sessions, community presentations, online presence, media coordination, and materials. The estimated cost for the 12–16-week campaign is $50,469. This amount could betaken out of reserves.

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

“Motion to Adopt Resolution #2026-002 authorizing a referendum for the Village to allow the Village to exceed the State imposed levy limit for hiring & retaining additional Fire / EMS department personnel on an ongoing basis, and Fire / EMS equipment and apparatus replacement for the three years of funding by the Safer grant, beginning with the 2026 levy (collected in 2027).”

“Motion to approve the proposal from Mueller Communications for Phase 1II Public Education not to exceed $50,469, to be funded via reserve funds”.

ATTACHMENTS:

Resolution 2026-002 Authorizing the Fire/EMS Referendum

2025 Somers Community Survey Results

Mueller Communications Phase III Proposal



Village of Somers

Final Community Survey Report

December 16, 2025

COMMUNITY PERCEPTIONS

COMMUNITY PERCEPTIONS

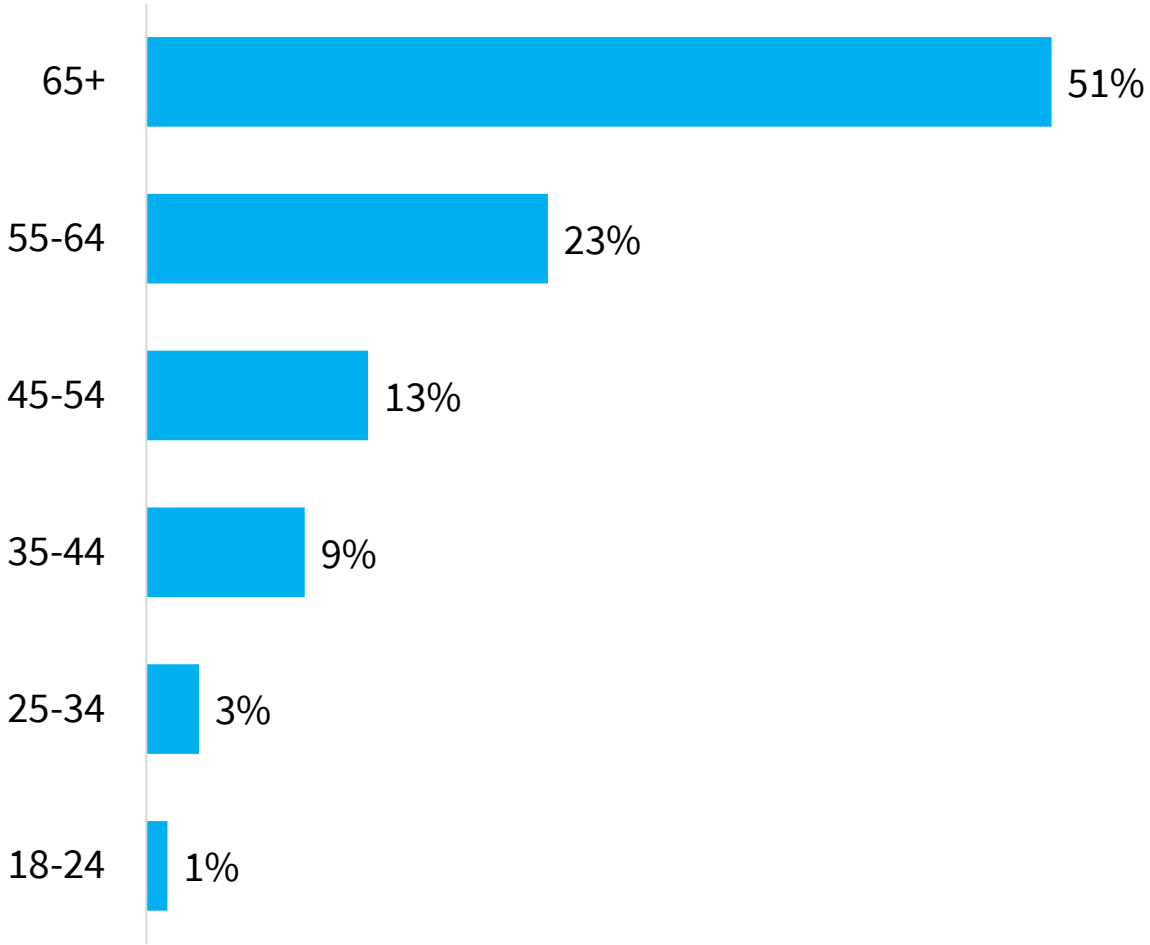
Our mission is to help community leaders gather, organize, and use data to make strategic decisions.

- Founded in **2002** to provide independent research
- Helped more than **1,300** communities navigate the strategic planning and referendum planning process

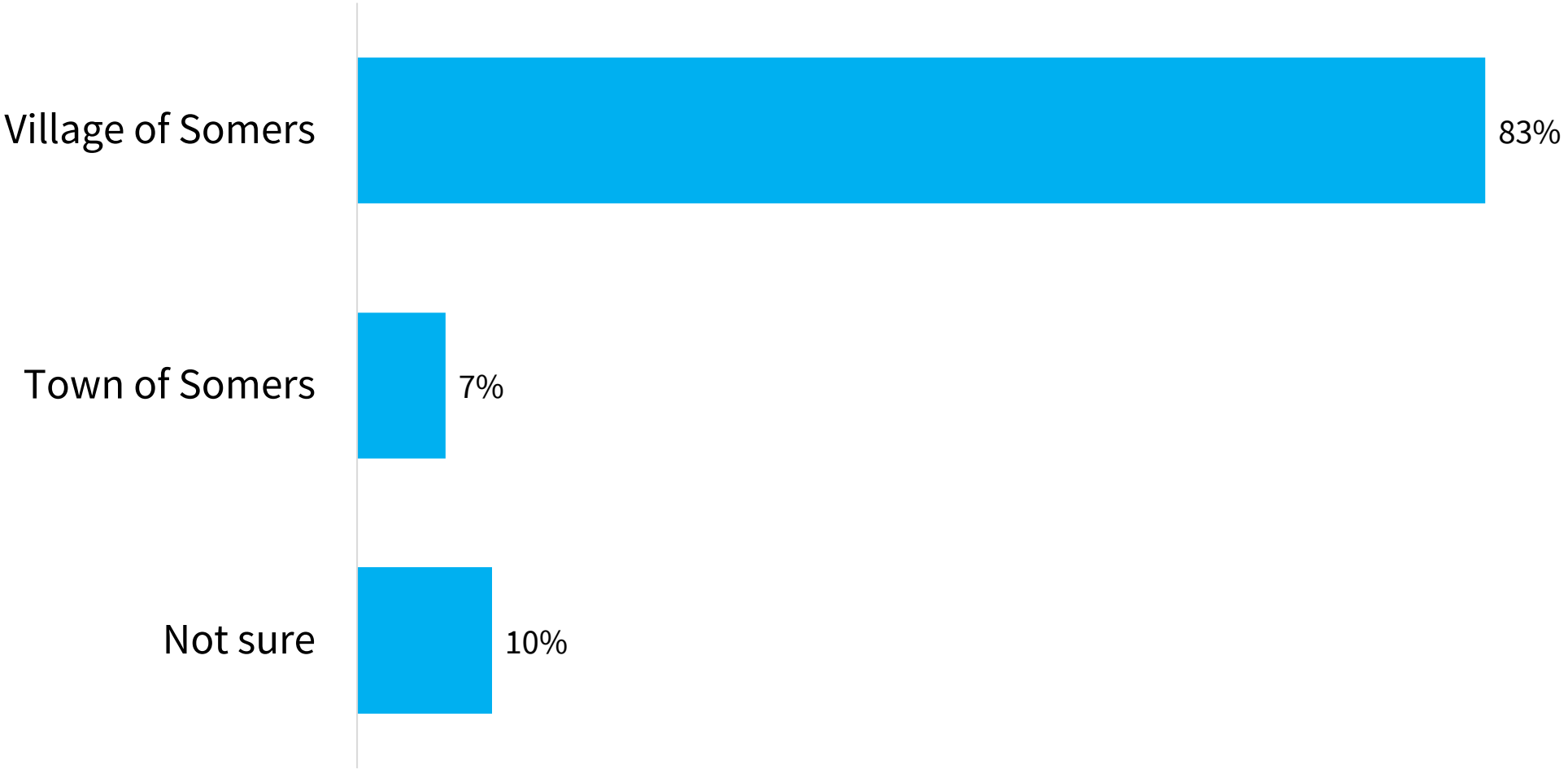
Survey Information

- **November 24, 2025** survey deadline
- **648** respondents
- **16.3%** response rate
- **+/- 3.93%** statistical margin of error

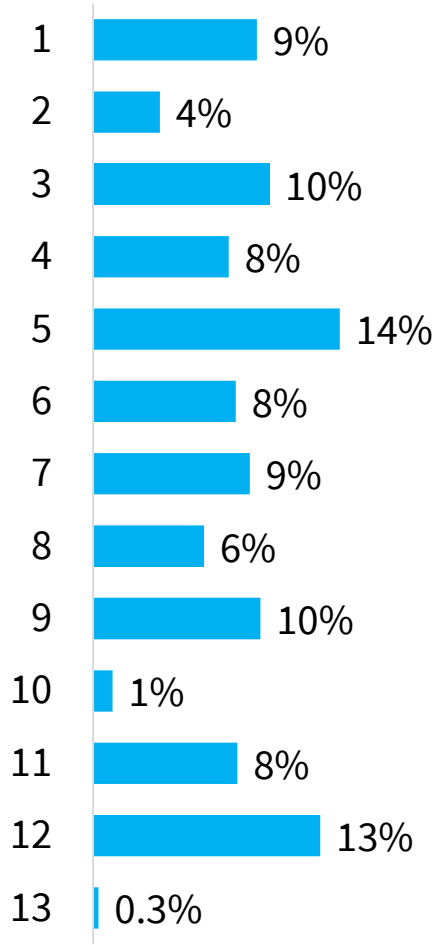
What is your age?

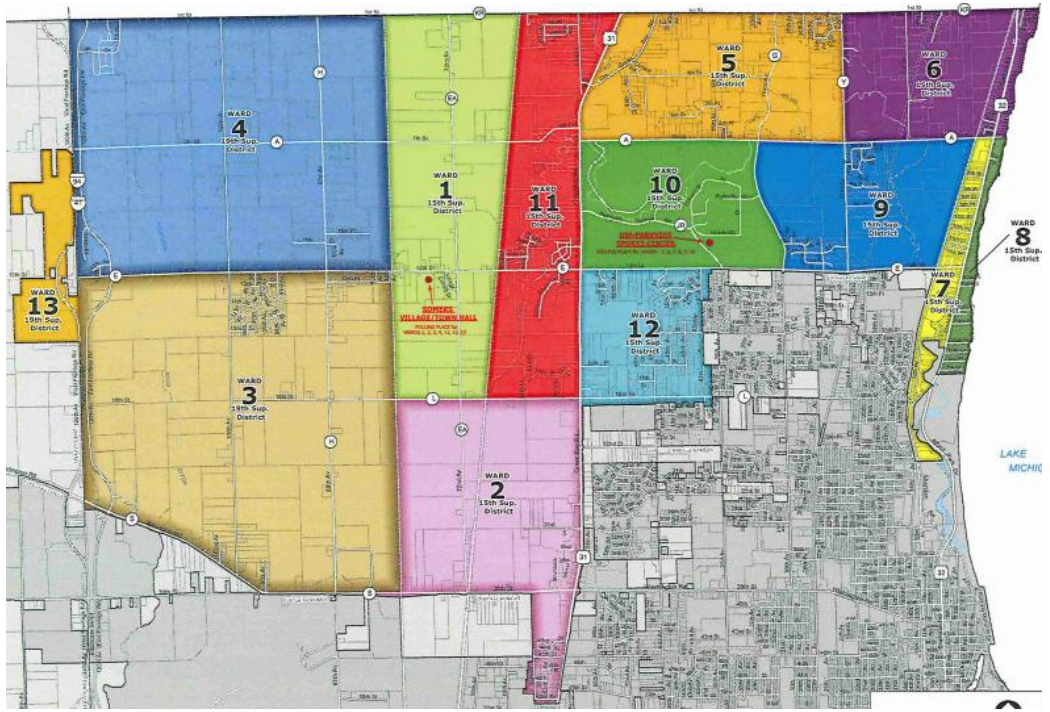


In which municipality do you live?

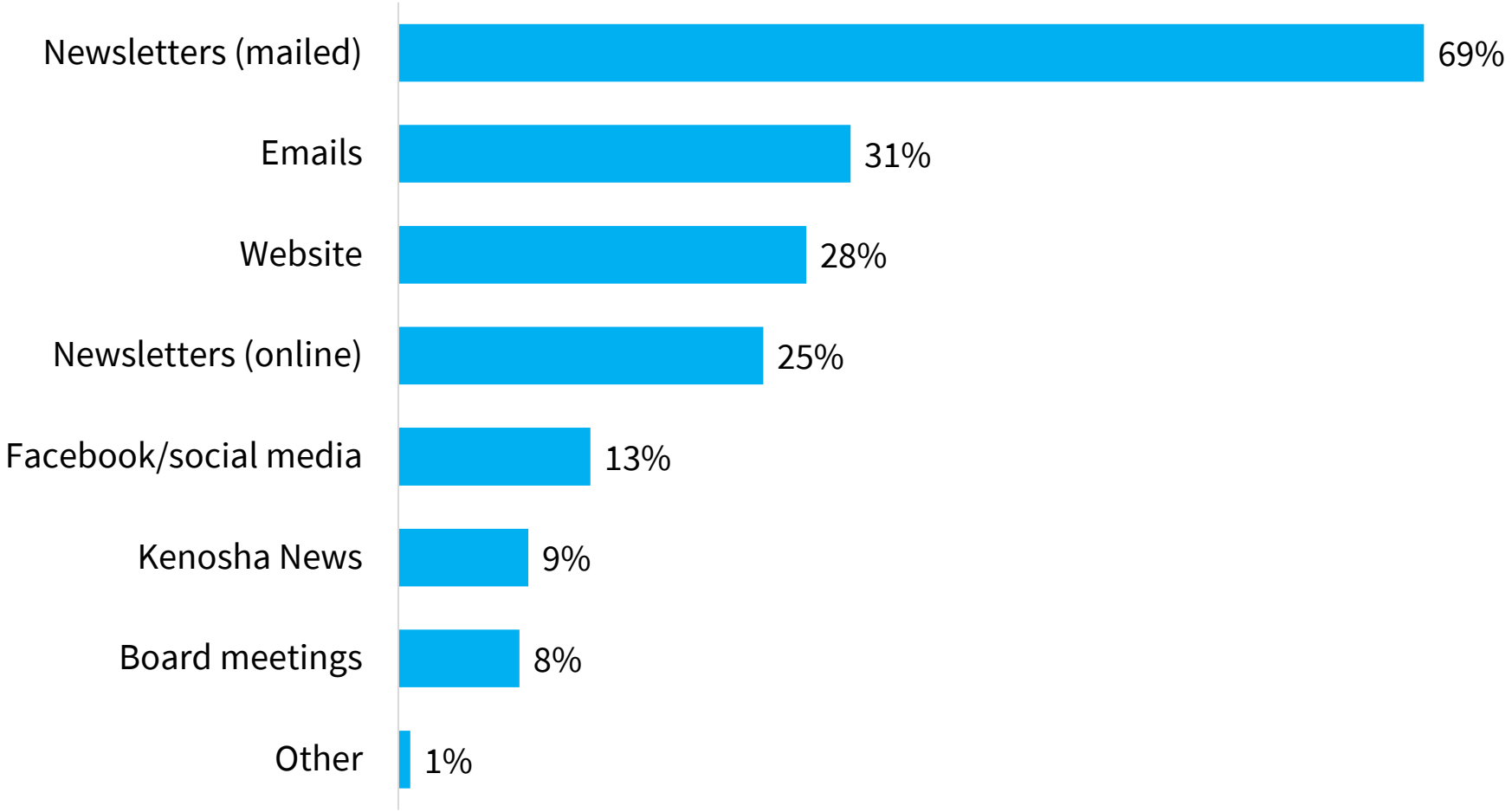


If you live in the Village, which ward do you live in?





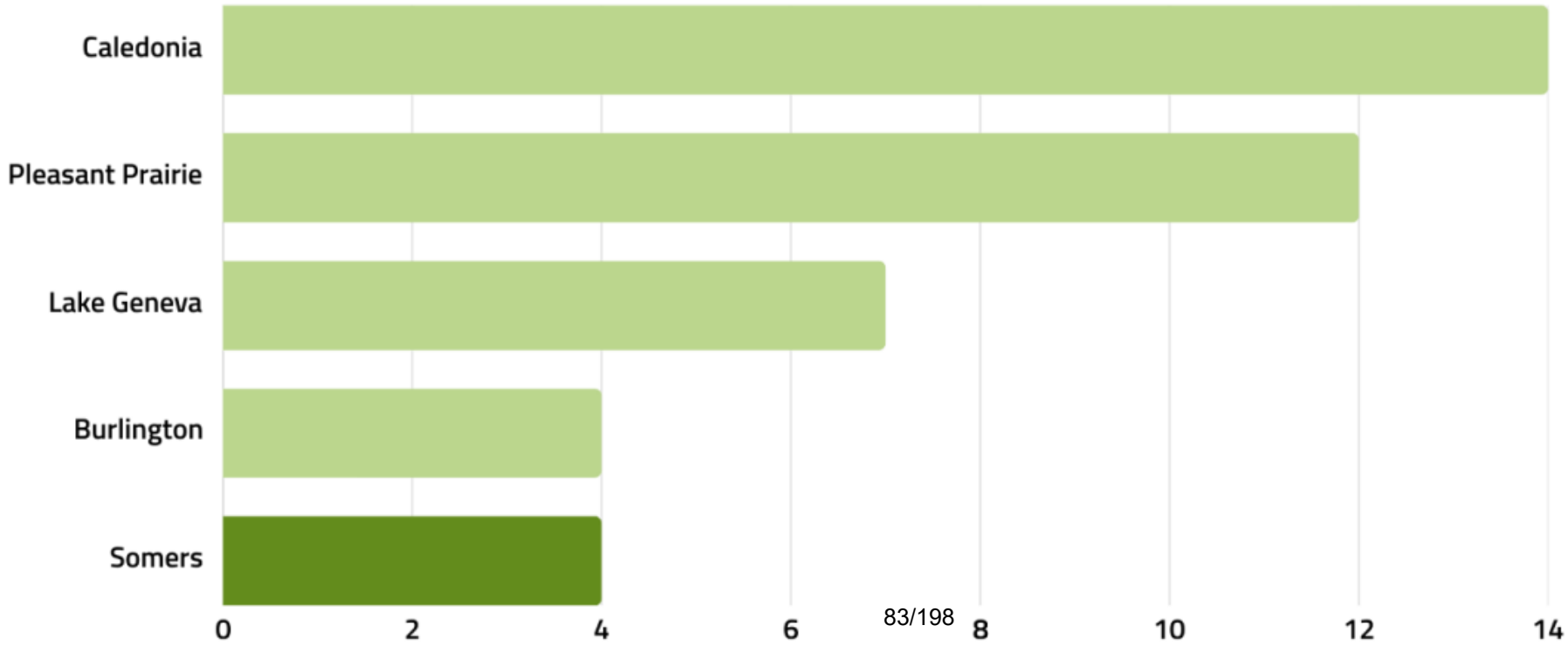
How would you like to receive information from us?



Fire and Rescue Staffing Challenges

The Somers Fire & Rescue Department has 13 full-time firefighter/paramedics and two chief officers operating out of two stations. There are two full-time staff assigned to each station on each shift. This level of staffing puts Somers at the bottom compared to communities in our region.

Daily Full-Time Staff in Comparable Communities' Fire Departments



Fire and Rescue Staffing Challenges

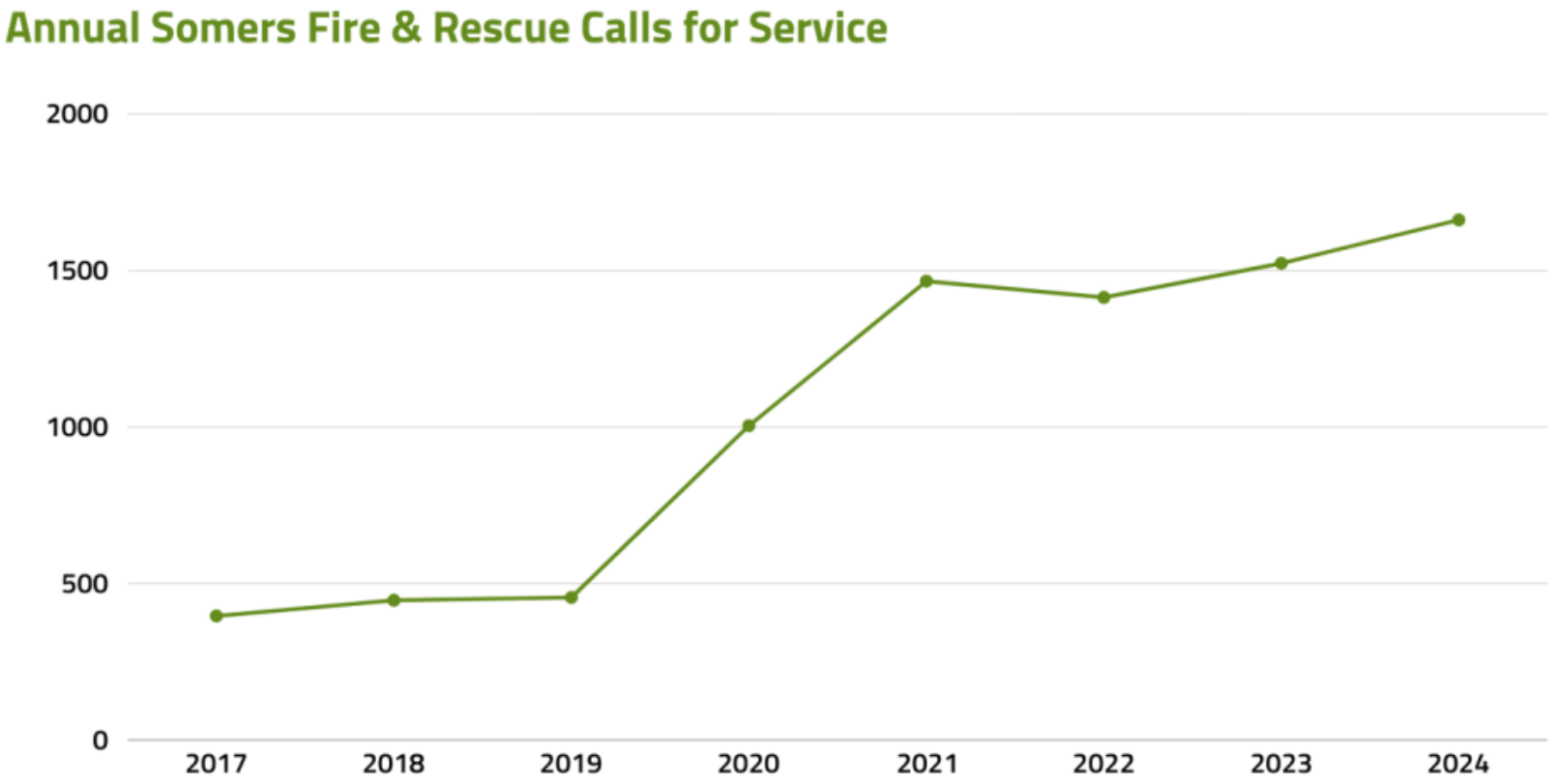
The Department relies on approximately 45 part-time or on-call responders. However, many of these individuals do not have advanced medical certifications, which limits the level of care they can provide during an emergency response.

Unfortunately, since 2016, 216 of our part-time and on-call responders have left the department, a reflection of broader trends across the state and country.

The Department invests in training part-time staff to become fully certified firefighter/paramedics. However, these staff often leave to find full-time positions elsewhere.

Increasing Fire and Rescue Calls

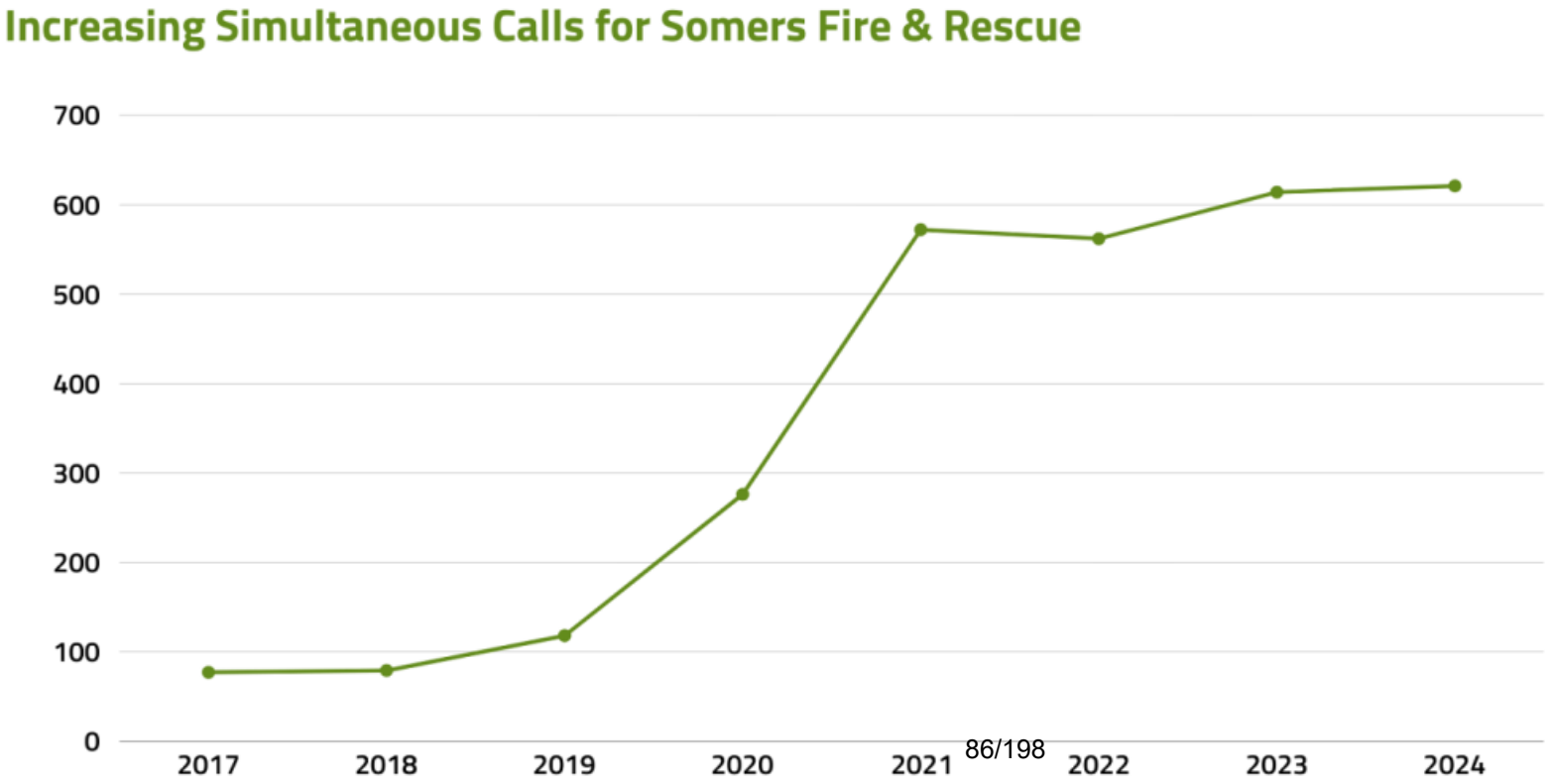
As shown in the chart below, Somers has seen a significant increase in calls for service. Call volume is expected to increase as more housing developments are built in the Village. In 2024, more than 67% of our calls required medical services delivered by certified personnel.



Increasing Fire and Rescue Calls

The Department is increasingly called upon to respond to multiple emergencies at once, further stretching our limited staffing.

In some cases, this means the Department is unable to respond to a call for service, forcing us to rely on neighboring departments. This delays response times when every second counts. If we don't increase the number of staff, these gaps in service will become more common.



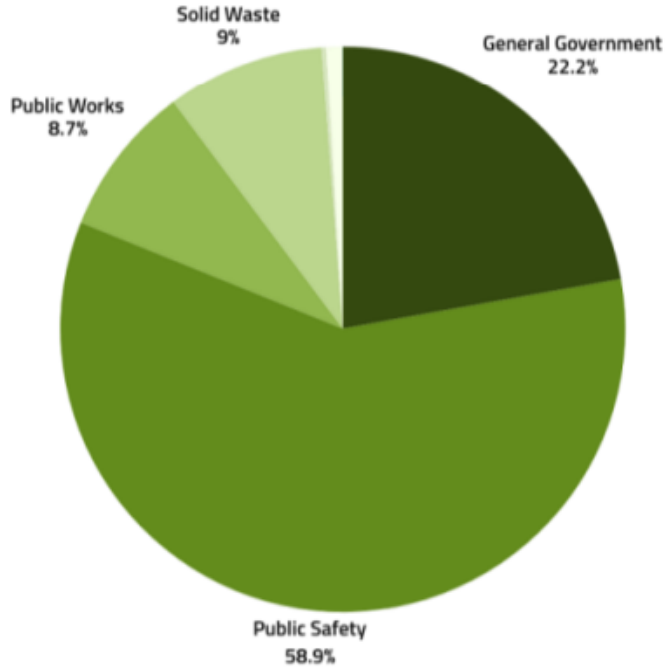
Financial Challenges

The Village has explored multiple options to pay for additional Fire and Rescue staff:

1. **Making cuts in other areas**

Public safety spending already makes up nearly 60% of our budget. Even if we cut all of the following, it would not be enough to pay for the additional positions needed:

- $230,000 for liability insurance
- $125,000 for road maintenance and other public works expenses
- $24,000 for street lights to be on at night
- $11,000 for recreation
- $10,000 for animal control



Financial Challenges

2. **Searching for outside funding**

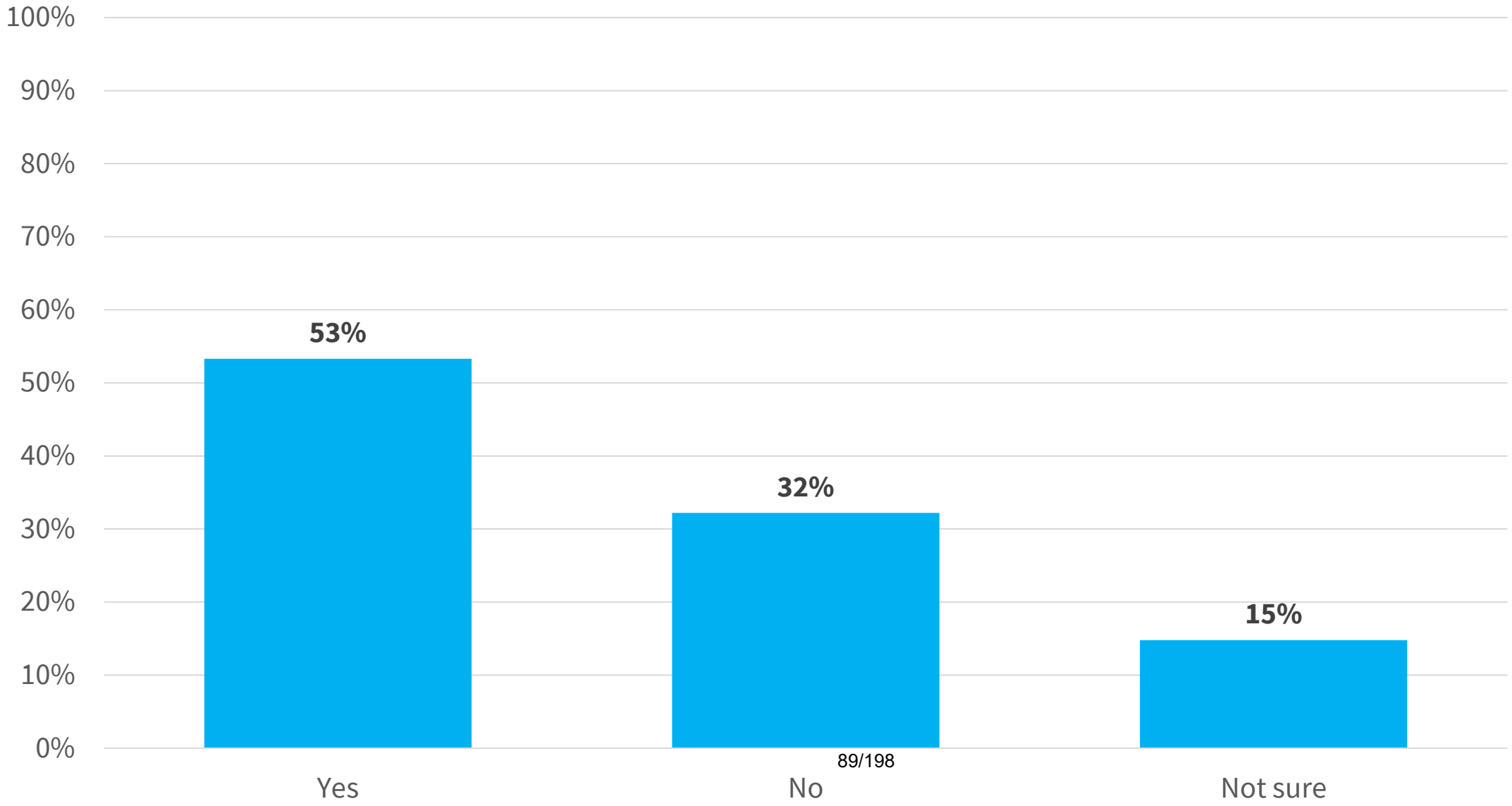
We are happy to report that we have been awarded and accepted a federal Staffing for Adequate Fire and Emergency Response (SAFER) grant. However, the funding only partially pays for the additional positions and expires after three years. Therefore, the Village needs a sustainable, long-term solution.

3. **Expanding the budget**

State law limits how much money we are allowed to raise through property taxes. We also cannot increase fees enough to cover our costs. The most realistic long-term solution is to consider a voter-approved operational referendum.

Somers is not alone. Over the last 10 years, more than 75 Wisconsin municipalities have pursued an operational referendum, including the City of Kenosha, Village of Pleasant Prairie, City of Racine, and the Village of Caledonia.

Would you support the Village pursuing a referendum to pay for additional full-time Fire and Rescue staff?



Funding Support

What would the referendum pay for?

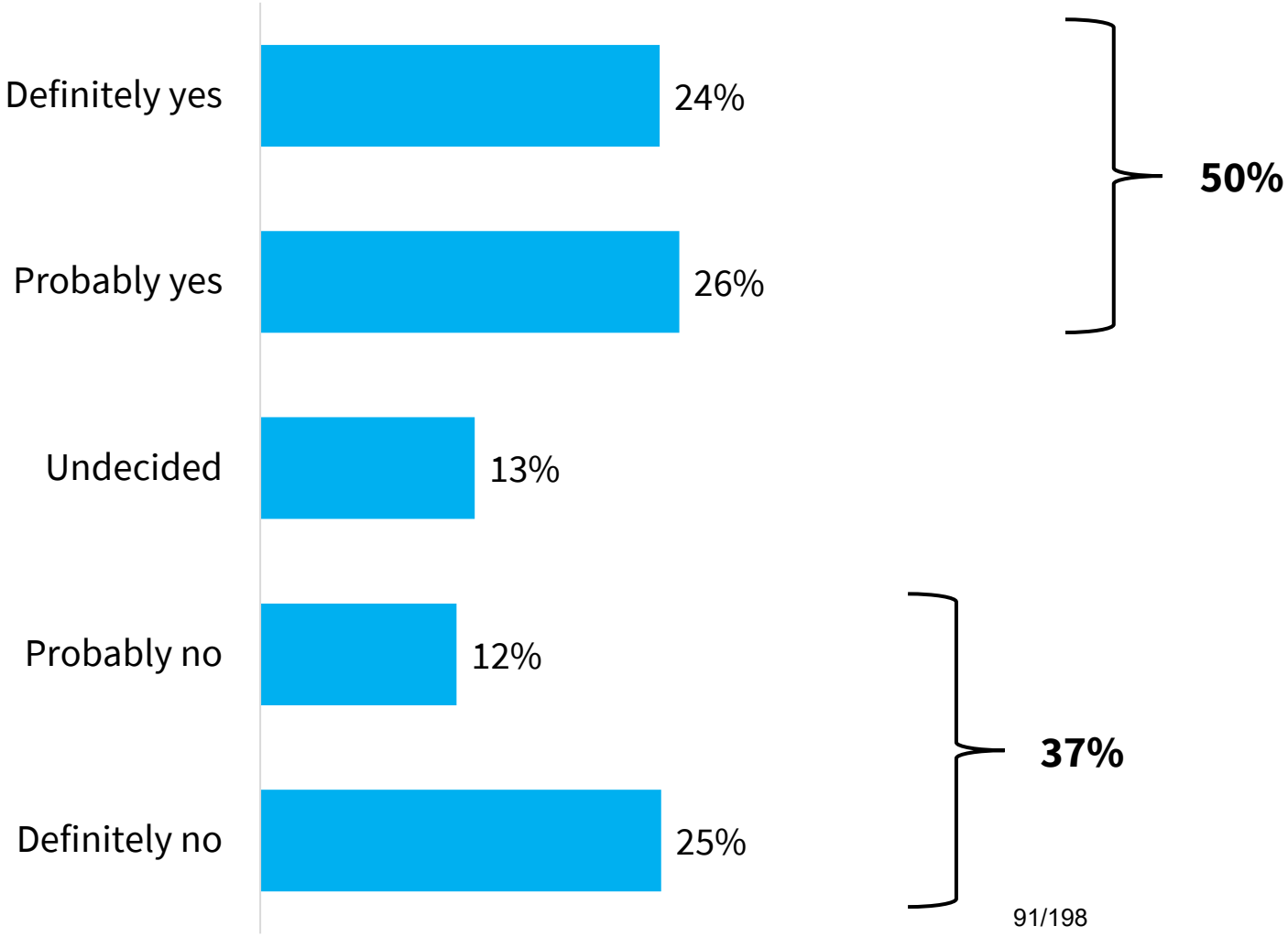
If the community supports us pursuing a referendum, we have developed a plan that would add eight additional full-time firefighter/paramedics. A third-party study shows this would allow the Department to send out all three ambulances at once, when necessary, with paramedic-level service on all shifts.

How much would it cost?

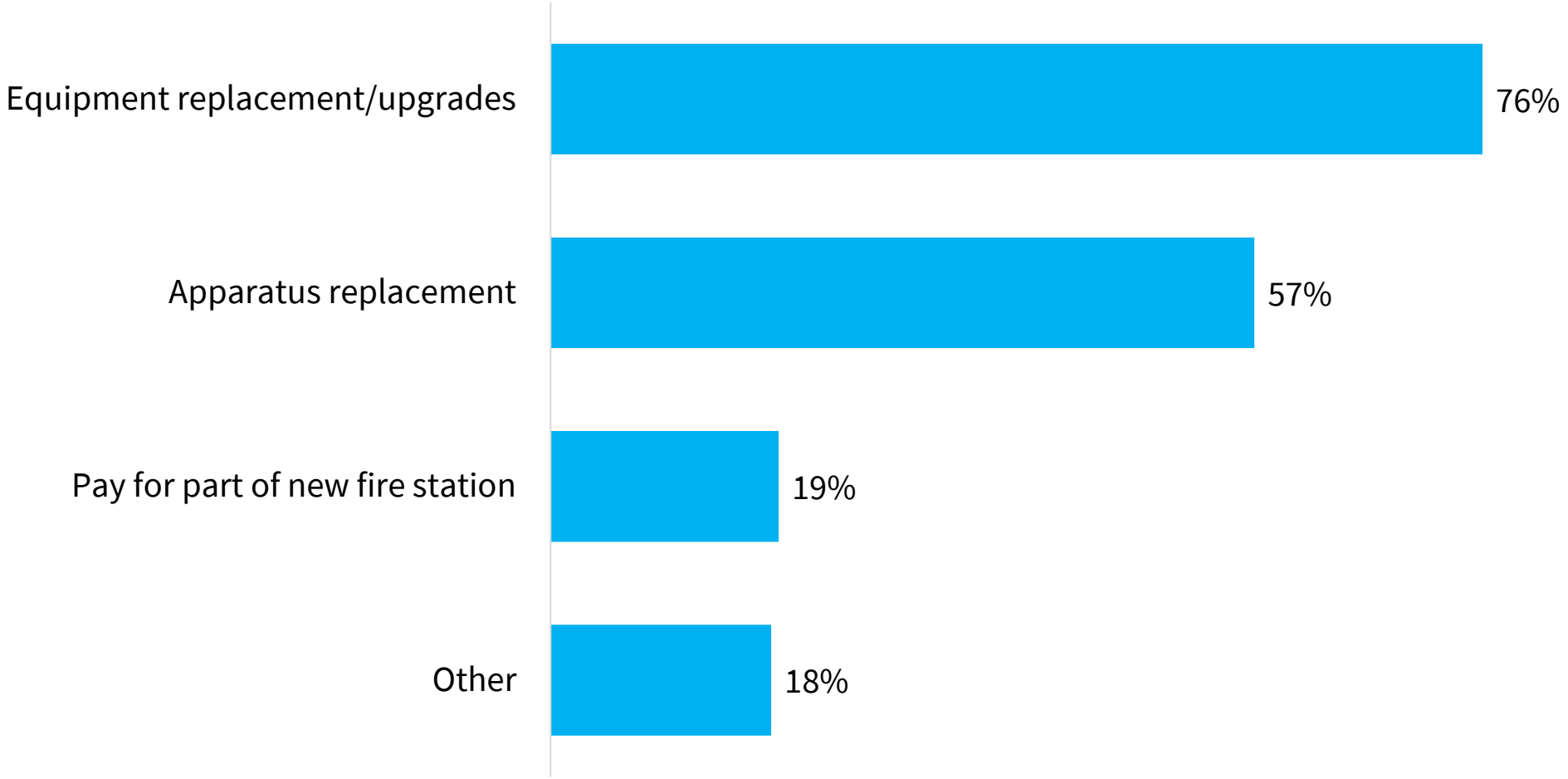
An additional eight full-time firefighter/paramedics would cost $1.3 million each year. This would increase taxes by $110 for every $100,000 of property value beginning next year.

Please note: The SAFER grant will cover 75% of these costs for the next two years, 35% in year three, and then expires. We would use the funding from a referendum to cover the remaining costs and pay for other public safety needs during these years.

Would you support a $1.3 million referendum to pay for the additional full-time Fire and Rescue staff?



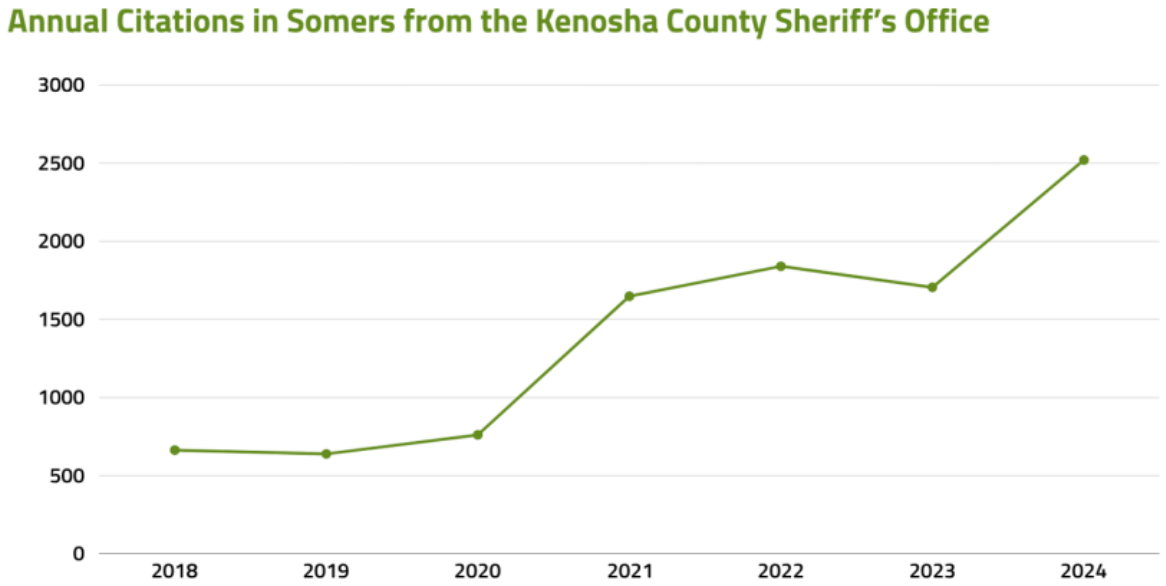
How should the Village use the additional public safety funding in years 1-3?



Additional Funding for Law Enforcement

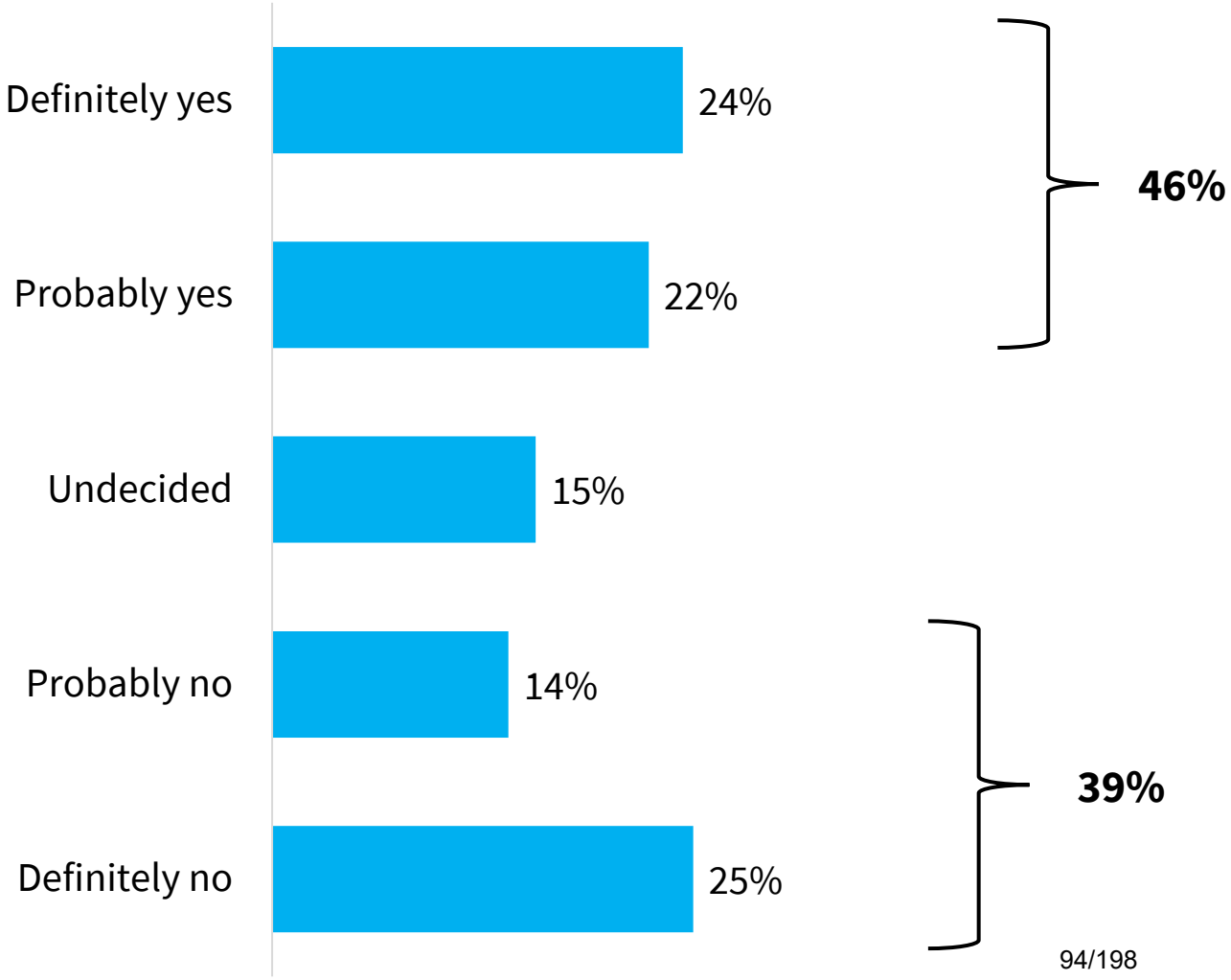
Village officials have also heard concerns from residents about an increase in speeding and other traffic issues, especially as some roads have expanded to four lanes.

Data from the Kenosha County Sheriff's Office shows that citations in Somers have been increasing, with more than four times as many given out in 2024 compared to 2018. Among the 2,520 citations given out last year, 420 were for speeding. **The Sheriff's Office had already issued 428 speeding citations as of July 2025.**

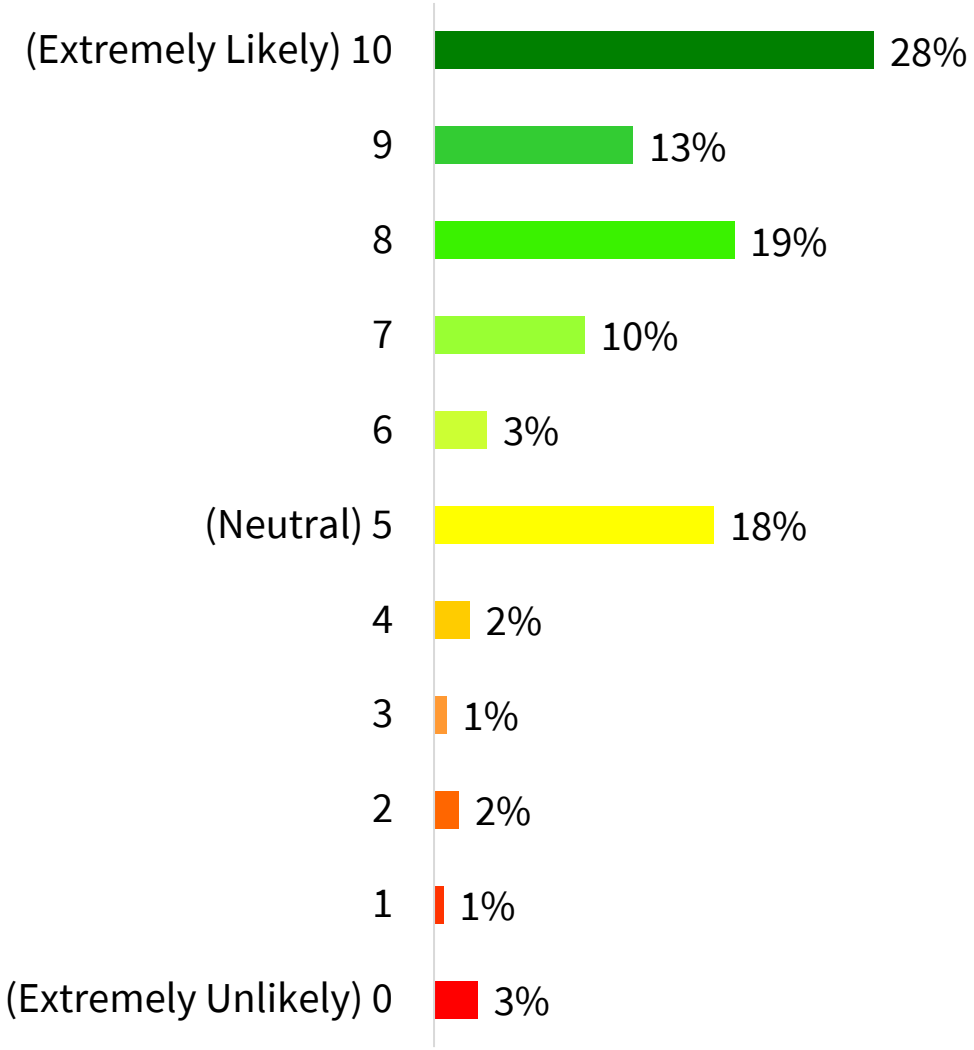


The Village could contract with the Sheriff's Office to pay for additional police staff dedicated to Somers to help improve proactive policing and address traffic concerns. **This would cost $230,000 each year. This would increase taxes by an additional $18 for every $100,000 of property value.**

Would you support expanding the referendum by $230,000 to pay for additional police dedicated to Somers?



On a scale of 0 – 10, how likely would you be to recommend Somers to a friend or family member?



Somers Score: 7.47

Thank you!

COMMUNITY PERCEPTIONS

MUELLER COMMUNICATIONS

VILLAGE OF SOMERS

REFERENDUM PUBLIC EDUCATION CAMPAIGN

OUR PROCESS

THREE PHASE

PROCESS

PHASE I: ~~OPTIONS ASSESSMENT~~

PHASE II: ~~COMMUNITY SURVEY~~

PHASE III: **PUBLIC EDUCATION INITIATIVE**

APPROACH

Our preferred approach to referenda includes a three-step process that takes place over the course of 9-12 months and provides opportunities for broad public engagement, education and dialogue.

We work with each community to customize an approach to fit their needs.

PHASE III

REFERENDUM EDUCATION

Timeline: 12-16 weeks

If elected officials opt to move forward with a referendum, Mueller will create and execute a public information and education campaign that clearly articulates for voters the need for additional resources and the impact to the community if the referendum passes or fails.

Outreach Plan & Strategy: Based on the information outlined in the Options Assessment and the solution being pursued by the Village, we will develop and refine a communications strategy that may include the following key elements.

Communications Materials: We work to develop clear and concise materials that effectively communicate key information about the referendum:

- Key messages for use in ensuring consistent communication across all outreach methods;
- A fact sheet that explains the situation and the necessity for the referendum; and
- FAQs to help disseminate facts and dispel any misconceptions about the need for the referendum, what the funding would be used for, and the process taken thus far.

100/198

THE GOAL:

An informed and engaged electorate.

Municipalities and departments cannot advocate for a specific outcome in an election - or a referendum. Rather, they can **educate and encourage community members to make an informed decision.**

PHASE III

REFERENDUM EDUCATION

Timeline: 12-16 weeks

OUTREACH APPROACHES

We will take key information from communications materials and leverage it to develop and distribute information to the community. Examples of the outreach we might recommend include:

- **Direct Mail:** We will develop and distribute three direct mail pieces (two full-page, one postcard) to all residences in Somers. Each mailer would provide key information about the referendum, as well as links for more information.
- **Graphics / Flyers:** We will develop informational graphics and/or flyers that can be printed and displayed in municipal buildings and shared on the Fire & Rescue Department's Facebook page, as appropriate.
- **Presentation Deck:** We will develop a presentation deck that can be used by officials to explain the referendum at community meetings (in-person and/or virtually).
- **Information Sessions:** We will work with Village officials to schedule public information sessions to provide an opportunity to share the need for the referendum and allow residents to ask questions. The sessions would be promoted in advance and recorded, as technology allows, to be made available for later viewing.
- **Community Presentations:** We will work with you to identify opportunities to speak to local community organizations about the referendum (e.g. local Rotaries, Chambers of Commerce).

PHASE III

REFERENDUM EDUCATION

Timeline: 12-16 weeks

ONLINE PRESENCE

- **Website:** We will develop updated content for the landing page that would serve as the hub for information on the referendum including the fact sheet, mailers, an online FAQ and contact information where additional questions can be directed.
- **Social Media:** We will continue working with you to develop content that can be regularly posted on the Fire & Rescue Department's Facebook page to inform the community about the need for the referendum. We will also provide a response guide that identifies likely questions and suggested answers that account admins can use in responding to online engagement.
- **Paid Advertising:** We will work with you to develop engaging content to leverage as digital advertising, specifically targeted to reach residents of voting age in Somers.
- **Email / eNewsletter:** We will develop content that can be used as part of regular email or eNewsletter distributions, as appropriate.

EARNED MEDIA

To secure coverage in the local media about the referendum, we will continue to work with your team to develop and distribute news releases and media pitches as appropriate. Mueller Communications will also continue assisting with media interview coordination.

MUELLER COMMUNICATIONS WILL DEVELOP OUTREACH MATERIALS BASED ON THIS GENERAL TIMELINE:

DECEMBER 2025:

- Village Board receives survey results, may direct staff to develop a draft referendum question for consideration

JANUARY 2026:

- Village drafts referendum question, explanatory language
- Village identifies community groups to engage for presentations, confirms dates for information sessions
- Village Board considers referendum question – due to County 1/27/2026
- Mueller drafts updated website content
- Mueller drafts and distributes news release with overview of the referendum
- Village posts updated website content, following approval of referendum question
- Mueller develops ad strategy, may engage videographer if creative requires it

TIMELINE

FEBRUARY 2025:

- Mueller uses approved messages to draft and design additional outreach tools for approval:
    - Fact sheet
    - Presentation deck
    - Mailer 1
    - Social content calendar + graphics
- Mailer 1 sent to all households
- Mueller conducts outreach to media about upcoming information sessions
- Village begins publishing social media content
- Social media ad launches for six week-long campaign
- Mueller drafts and designs Mailer 2, sends to all households

MARCH 2026:

- Information sessions held
- Mueller drafts and designs Mailer 3, sends to all households
- Village continues to publish social media content
- Village continues to present to relevant community groups

APRIL 2026:

- Village continues to publish social media content
- Election Day – April 7
- Mueller distributes news release to media announcing results of election

TIMELINE

BUDGET

ESTIMATE

PHASE III

Professional Fees: **$36,600**
Will be based on actual fees, not to exceed this amount, based on current understanding of the scope of work

Administrative and Technical Fee: **$2,745**

Media Spend for Advertisements: **$1,200**

Videographer: **$2,400**

Printing / Mailing Cost Estimate: **$7,524**
Inclusive of printing, mailing, markup, postage costs

Mailer 1 (full page): $2,572
Mailer 2 (full page): $2,572
Mailer 3 (postcard size): $2,380

Referendum Public Education Budget $50,469

We will work with you to refine our scope of work and budget to best meet the needs of your community. This proposed budget is based on the scope of work outlined above.

***These third-party costs are projections as of December 2025 and may be subject to change. We have preferred vendors we frequently work with and who we know are efficient and affordable. We are happy to work with other vendors, but note that it may take additional time to coordinate and their pricing may be different than we have estimated here.*

RESOLUTION NO. 2026 –002

RESOLUTION AUTHORIZING A REFERENDUM FOR THE VILLAGE OF SOMERS TO ALLOW THE VILLAGE TO EXCEED THE STATE IMPOSED LEVY LIMIT FOR HIRING & RETAINING ADDITIONAL FIRE / EMS DEPARTMENT PERSONNEL ON AN ONGOING BASIS, AND FIRE / EMS EQUIPMENT AND APPRATUS REPLACEMENT FOR THE THREE YEARS OF FUNDING BY THE SAFER GRANT, BEGINNING WITH THE 2026 LEVY (COLLECTED IN 2027)

WHEREAS, the State of Wisconsin has imposed limits on town, village, city and county property tax levies under Wis. Stat. §66.06.02; and

WHEREAS, Wis. Stat. §66.06.02 limits the increase in 2026 to the local property tax levy to no more than the greater of (a) 0% of last year's actual levy or (b) a percentage equal to the percentage change in equalized value due to new construction less improvements removed plus other exceptions like new debt service; and

WHEREAS, the Village of Somers provides emergency medical, fire and rescue services (collectively herein "Fire & EMS Services") to its residents; and

WHEREAS, the Village of Somers has determined that current and future budget considerations, rising call volumes, and staffing constraints pose a challenge to providing effective and efficient Fire & EMS Services; and

WHEREAS, the Village of Somers seeks to continue to be able to provide effective and efficient Fire & EMS Services to those residents, businesses and institutions that it serves; including adding & retaining eight (8) full-time Fire/ Paramedic positions which are partially funded by the SAFER grant for three years; and

WHEREAS, the Village of Somers intends to move forward with a funding referendum for the establishment and funding of full-time staff to provide Fire & EMS service at the Paramedic level; and

WHEREAS, the SAFER grant will cover 75% of these costs for the next two years, 35% in year three, and then expires. The Village will use the funding from the referendum to cover Fire/EMS equipment and apparatus replacement during these years; and

WHEREAS, professional services will be required to assist with the formulation and distribution of information and data pertinent to a funding referendum; and

WHEREAS, the Village of Somers has engaged in a joint service contract with Mueller Communications for the purposes of public education and communication related to the referendum; and

NOW, THEREFORE, BE IT RESOLVED that the Village of Somers, Kenosha County, Wisconsin, do hereby supports an increase in the Village tax levy for 2026 (collected in 2027) to

exceed the state levy limit. The Village of Somers intends that the levy increase be applied on an ongoing basis thereafter by including it in the base used to calculate the limit going forward.

BE IT FURTHER RESOLVED that the Village of Somers directs that the question of increasing the Village tax levy limit for 2026 (to be collected in 2027) by 29.407%, which would increase the Village levy by approximately $1,300,000 over the allowable levy, for a Village tax levy of $5,720,664 shall be submitted to the electors in a referendum election to be held on April 7, 2026, in the following form:

Referendum Question:

"Under state law, the increase in the levy of the Village of Somers for the tax to be imposed for the next fiscal year, 2027, is limited to 2.473%, which results in a levy of $4,420,664. Shall the Village of Somers be allowed to exceed this limit and increase the levy for the next fiscal year, 2027, for the purposes to increase ongoing funding to hire and retain eight additional fire and emergency medical services (EMS) personnel for the Somers Fire Department, and Fire/EMS equipment and apparatus replacement only for the three years that additional positions are partially funded by the federal Staffing for Adequate Fire and Emergency Response (SAFER) grant, and by a total of 29.407%, which results in a levy of $5,720,664, and on an ongoing basis, include the increase of $1,300,000 for each fiscal year going forward?"

In the event the referenda are passed by the Village of Somers, the results shall be binding upon the Village of Somers and certified to the Wisconsin Department of Revenue, as required by Wis. Stat. §66.0602(4)(d); and,

BE IT FURTHER RESOLVED that the Village of Somers direct that the following Explanatory Statement of the vote be used where required:

Explanatory Statement and Effect of Vote

The Village of Somers is currently served by the Somers Fire Department, with thirteen (13) full-time firefighters/EMS and two chief officers, and approximately 45 part-time or on-call responders. In order to provide adequate and qualified staffing to meet the growing demand to respond to emergency calls, the Village's costs would exceed the maximum allowable state-imposed levy.

A **"yes"** vote by the Village of Somers allows the Village Board to exceed the state-imposed levy limits to provide additional funding to pay for eight (8) additional fire and emergency medical service personnel that are partially funded through the SAFER grant which will end in three years. The Village would use the funding from the referendum to cover the costs of Fire/EMS equipment and apparatus during these years.

The increased levy would apply on an ongoing basis thereafter by including it in the base used to calculate the limit going forward.

A **"no"** vote by the Village of Somers does not allow the Village Board to exceed the state-imposed levy limits to provide additional funding to pay for eight (8) additional fire and emergency medical service personnel. The Somers Fire Department would have to reduce staffing back to year 2025 levels and eliminate the additional positions partially funded by the SAFER grant after it expires.

BE IT FURTHER RESOLVED that the Village Clerk shall provide the County Clerk with a certified copy of this Resolution to ensure that the referendum question can be placed on the April 7, 2026, election ballot for all wards within the Village of Somers.

Passed and adopted this 13th day of January 2026.

VILLAGE OF SOMERS

BY: _____
George Stoner, President

ATTEST:_____
Wendy Burnette, Clerk/Treasurer

Established 1843
Somers
VILLAGE & TOWN
www.somerswi.gov
P.O. Box 197, Somers, WI 53171 PH: 262-859-2822 FAX: 262-859-2331

VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: Jan. 13, 2026

TO: Village President Stoner and Village Trustees

PREPARED BY: Kevin Poirier, Assistant Administrator

REVIEWED BY: Jim Hurley, Village Administrator

AGENDA ITEM: #13 Action on Plan Commission recommendation to approve the request by Somers Creek Inc, 4011 80th St, Kenosha, WI 53142 (Owner), Daniel Szczap, Bear Development, LLC, 4011 80th St., Kenosha, WI 53142 (Agent); requesting approval of a Final Plat (dated January 8, 2026 and prepared by John P. Konopacki of Pinnacle Engineering Group), on Tax Parcels 82-4-222-151-0560, 82-4-222-151-0561 and 82-4-222-151-0563, located in the NE 1/4 of Section 15, T2N, R22E, Village of Somers. *(For information only the property is located east of the Pike Creek Lift Station).*

BACKGROUND:

The Somers Creek (formerly Willow Creek) Subdivision has been planned since 2018. The Developer, Bear Realty, is well known and has met regularly with the Village over the years. The development originally included a mix of single-family homes and owner-occupied duplexes. None were going to have basement due to the high-water table on the property. The development was dependent on TID incentive and in 2019, TID 4 was amended to allow for the development to occur within the 35 percent residential cap.

In 2024, the developer contacted the Village and, in light of the fact that they were able to secure some fill for the site, they proposed to change the project to single-family houses with basements throughout the property.

The new concept was presented to the Plan Commission in July and was well received. The Village granted them the necessary fill permit.

Bear Realty is working through the necessary approvals. On May 12, the Plan Commission held the necessary public hearing for the Rezoning and the Preliminary Plat. The requests were discussed and the commission recommended approval. The Village Board approved the Rezone and Preliminary Plat at their May 27 meeting.

Administration will point out that this project is the first Plat development that the Village Plan Commission has approved in decades.

PRIOR ACTION TAKEN:

This item was reviewed at the Dec. 2, 2025 and the Jan. 6, 2026 Village Board Work Sessions.

UPDATE

At the Jan. 6 meeting, the Board gave direction to Staff to update the plat to indicate that the Village will be responsible for the maintenance of the trail.

Administration and Engineering have been working with the Developer, and an updated Final Plat is being created to reflect trail maintenance responsibilities. Upon review, the Engineer found an error on the plat concerning the Sanitary Easement along Highway H. The Developer is creating an updated plat that is expected to be available before the meeting.

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

In the event that the Village Board agrees with the suggested action, a suggested motion to approve would be as follows:

"*Motion to approve request by Somers Creek Inc, 4011 80th St, Kenosha, WI 53142 (Owner), Daniel Szczap, Bear Development, LLC, 4011 80th St., Kenosha, WI 53142 (Agent); for approval of a Final Plat (dated January 8, 2026 and prepared by John P. Konopacki of Pinnacle Engineering Group), on Tax Parcels 82-4-222-151-0560, 82-4-222-151-0561 and 82-4-222-151-0563, located in the NE 1/4 of Section 15, T2N, R22E, Village of Somers subject to:*

1. *Conditions listed in Planning Memo dated Oct. 31, 2025*

2. *Final plat showing Village Sanitary easement along 12th Street*

3. *Execution of a Developer's Agreement between the Village of Somers and Somers Creek Inc."*

ATTACHMENTS:

Minutes from the Nov. 10 Plan Commission

Planning and Zoning Report dated Oct. 31, 2025

Final Plat Cover Letter

Land Division Application

Final Plat dated Jan. 8. 2026

Engineer requested correction of the Sanitary Easement

Somers Creek Civil Plans

KENOSHA COUNTY

Shelly Billingsley, Director
Department of Public Works
& Development Services

Andy M. Buehler, Director
Division of Planning & Development

TO: **Village of Somers Plan Commission**
FROM: **Luke Godshall, Senior Land Use Planner**
APPLN DATE: **09-25-25**
RPT DATE: **10-31-25**
MTG DATE: **11-10-25**
RE: **"Somers Creek" Final Plat**

PROJECT/SITE INFO:

1. Petitioner/Agent: Daniel Szczap, Bear Development, LLC
2. Property Owner: Berwick Properties Inc
3. Location/Address: Vacant land south of CTH E, adjacent to the east side of Pike Creek
4. Tax key Number(s): 82-4-222-151-0560, 82-4-222-151-0561, 82-4-222-151-0563
5. Area: 43.31 acres
6. Existing Zoning: R-5 Urban Single-Family Residential Dist., C-1 Lowland Resource Conservancy Dist. (rezoning approved by Village Board 5-27-25).
7. Existing Land Use: Medium-Density Residential, Nonfarmed Wetland, SEC, Other Conservancy Land to be Preserved (land use plan amendment approved by Village Board 8-12-25).

PROJECT OVERVIEW:
The Petitioner has submitted to the Plan Commission for its review a final plat of "Somers Creek", a 73-Lot single-family residential subdivision. The preliminary plat for this development previously received recommendation approval by the Plan Commission on May 12, 2025, and received Village Board approval on May 27, 2025.

PLANNER COMMENTS:
The submitted final plat, dated September 17, 2025 and prepared by John P. Konopacki of Pinnacle Engineering Group, has been reviewed by staff and has been confirmed that all items required to be added to or revised on the preliminary plat have been addressed and shown on the submitted final plat.

All proposed Lots shown on the final plat meet the minimum lot area, frontage/width, and building setback requirements of the R-5 zoning district. No deviations from Village ordinance via a Planned Unit Development (PUD) have been requested for this development.

The proposed subdivision will be accessed from CTH "E" (12th Street) via an 80-foot wide public road right-of-way known as 58th Avenue. It should be noted that at the current time, the Village of Somers owns the easternmost 40 feet of this area as tax parcel #82-4-222-151-0302. This parcel would need to be dedicated as public right-of-way in order to create the proposed 58th Avenue as shown on the final plat.

The Petitioner has added to the final plat an easement for a future shared-use path to be known as the "Pike River Trail". The inclusion of this trail easement through the development was brought up during preliminary plat review/approval and suggested to be included on the final plat.

STAFF RECOMMENDATION:
Should the Plan Commission choose to recommend approval of the proposed final plat, staff would recommend the following:

1. The final plat shall be subject to addressing any comments/conditions provided by Wisconsin Department of Administration – Plat Review.

2. Subject to Village-owned Parcel # 82-4-222-151-0302 being dedicated to the public for road right-of-way to comprise the easternmost 40 feet of proposed 80-foot wide 58th Avenue.

3. Subject to any proposed subdivision covenants/by-laws being reviewed by Village of Somers prior to recordation to ensure said covenants/by-laws are not any less restrictive than Village regulations.

4. Subject to receiving final approval from Kenosha County Highways for proposed work/improvements on CTH E (12th Street).

5. Subject to receiving final stormwater management plan approval from the Village engineer.

Village of Somers
Proceeding from the Village Plan Commission Meeting
November 10, 2025

1. **Call to Order**

   Chairman Stoner called the meeting to order at 5:30 p.m.

Present:
- Chairman George **Stoner**
- Commissioner Michael **DeLuca**
- Commissioner Vinnie Chambers
- Commissioner Donald Boxx
- Commissioner Gregg Thompson **(Virtual)**

Absent:
- Commissioner Troy Steege
- Commissioner Jerry Romanowski
- Alternate Pat Juliana

Staff present in person: Administrator Jim Hurley, Assistant Kevin Poirier, Deputy Clerk Treasurer Eugenia Lara, and Chief Andersen
Village Trustees: Ben Harbach and Jackie Nelson
Others: Gregg Sinnen, Luke Godshall and Doug (Engineer)

2. **Pledge of Allegiance**

   Chairman Stoner led everyone in the Pledge of Allegiance.

3. **Approve Minutes of October 13, 2025, Meeting**

   Commissioner Donald Boxx moved to approve to the minutes.

   Seconded by Commissioner Michael Deluca Motion carried. 5-0 vote.

4. **Correspondence**
   None

5. **Citizen Comments**

   None

6. **Public Hearing & action on Final Plat (land division):** request by Somers Creek Inc, 4011 80th St, Kenosha, WI 53142 (Owner), Daniel Szczap, Bear Development, LLC, 4011 80th St., Kenosha, WI 53142 (Agent); requesting approval of a final plat (dated March 20, 2025 and prepared by John P. Konopacki of Pinnacle Engineering Group), on Tax Parcel #s 82-4-222-151-0560, 82-4-222-151-0561, 82-4-222-151-0563, located in the NE 1/4 of Section 15, T2N, R22E, Village of Somers. *(For information only the property is located east of the Pike Creek Lift Station).*

Commissioner Donald Boxx moved to approve on Final Plat (land division): request by Somers Creek Inc, 4011 80th St, Kenosha, WI 53142 (Owner), Daniel Szczap, Bear Development, LLC, 4011 80th St., Kenosha, WI 53142 (Agent); requesting approval of a final plat (dated March 20, 2025 and prepared by John P. Konopacki of Pinnacle Engineering Group), on Tax Parcel #s 82-4-222-151-0560, 82-4-222-151-0561, 82-4-222-151-0563, located in the NE 1/4 of Section 15, T2N, R22E, Village of Somers. (For information only the property is located east of the Pike Creek Lift Station).

Daniel Szcap of Bear Development, representing Somers Creek Inc. Here for final Plat 73 homes sites and 2 out lots. He noted currently addressing a conflict with WE Energies.

President Stoner commended the project engineers for their excellent work accommodating on gravel trail. He added that Kenosha County will assume responsibility for the trail, which will become part of the bike path system extending through the Village of Somers along the entire trail along the Pike River.

Vinnie Chambers inquired about the timeline for breaking ground

Daniel stated utility installation is expected to begin in December, with site clean-up and street construction planned June or July. He added that permit-ready lots are anticipated by September, possibly by sooner.

Luke Godshall confirmed that all Preliminary Plat items have been addressed.

Seconded by: Commissioner Delucca Motion carried 5-0 vote.

7. **Action on Bond Requirement** per Ordinance ZN 6.01 requested by SRPF D/Burlington Road., LLC for Tax parcels 82-4-222-301-0040; 82-4-222-301-0030; 82-4-222-194-0101 and 82-4-222-301-0050. *(For information only the property is located west of the Somers Highland Industrial warehouse on Burlington Road).*

Commissioner Boxx motioned to approve Bond Requirement per Ordinance ZN 6.01 requested by SRPF D/Burlington Road., LLC for Tax parcels 82-4-222-301-

0040; 82-4-222-301-0030; 82-4-222-194-0101 and 82-4-222-301-0050. (For information only the property is located west of the Somers Highland Industrial warehouse on Burlington Road).

Administrator Jim Hurley noted that SRPF D Requested bond and bond was approved.

Seconded by Commissioner Chambers Motioned carried. 5-0 vote.

8. **Discussion and Action on Request by:** SFW Land LLC & Fettner Hergott Investment Group LLC, Po Box 1481, Northbrook IL 60062 (Owners); Kevin Yeska, JSD, 507 W. Verona Ave., Suite 500, Verona, WI 53593 (Agent), requesting conceptual approval of a multi-family residential development on Tax Parcel #83-4-223-074-0006, located in the SE 1/4 of Section 7, T2N, R23E, Village of Somers. Said conceptual approval is subject to receiving formal approvals by the Village Board of a comprehensive land use plan amendment, rezoning, land division, overall site plan & building fenestration review and stormwater management plans. *(For information only the property is located east of Somers Fire Station II).*

No action necessary at this time for SFW Land LLC & Fettner Hergott Investment Group LLC. Applicant will do a former application in the near future.

9. **Adjourn:** 6:32 p.m.

Commissioner Boxx moved to adjourn.
Seconded by Commissioner Chambers.
Motion carried 5-0 vote.

Drafted 11/13/ 2025. These minutes are not official until approved by the Plan Commission. Submitted by Deputy/Clerk Treasurer Eugenia Lara.

September 25, 2025

Mr. Jim Hurley
Village of Somers
7511 12th Street
Somers, WI 53171

Re: Somers Creek – Final Plat

Dear Mr. Peters:

Bear Development, LLC is pleased to submit this letter and the enclosed submittal materials as formal application for Final Plat review and approval of the Somers Creek Subdivision. Bear Development is acting on behalf of the owner of record, Somers Creek, Inc.

Project Summary
Somers Creek, Inc. is the owner of record of approximately 43.31 acres of vacant land in the Village of Somers. The land is located on the east side of CTH E, approximately 900 feet west of STH 31. The applicant is requesting Final Plat approval of a single-family residential subdivision consisting of 73 home sites and 3 HOA Outlots

Current Land Use
The subject property is unimproved and was actively farmed for row crops in 2025. The property includes delineated wetlands and woods that border the Pike River. These natural resources are designated as Primary Environmental Corridor and remain protected.

The Village of Somers Board approved a Preliminary Plat of Subdivision for the subject property on May 27,2025/ The Village of Somers also provided necessary permits and approvals for an early grading start.

Village Comprehensive Land Use Map
The subject property is designated Medium Density Residential and Natural Area on the Village Comprehensive Land Use Map.

Proposed Use
Bear Development, LLC is seeking approval for a single-family residential neighborhood consisting of seventy-three (673) homesites and three (3) outlots.

Existing Zoning
The Village of Somers Board approved a zoning amendment to the R-5 Urban Single-Family Residential District on May 27,2025

Proposed Final Plat

Bear Development, LLC, respectfully requests Village of Somers review and approval of the enclosed Preliminary Plat. The Preliminary Plat includes:

- Gross Land Area of 43.31 acres
- A total of 73 Lots and 3 Outlots
- Lots 1-73 are Single Family lots with bulk requirements meeting the R-5 Urban Single-Family Residential zoning standards.
- The average lot size is 13,882 Square Feet (0.32 acre).
- The Gross Residential Density is .59 Dwelling Units per Acre
- Outlot 1 is designated for Open Space.
- Outlot 2 is designated for Open Space.
- Outlot 3 is designated for Stormwater Retention
- All Lots are to be serviced by public water and sanitary y sewer service.

We feel the Final Plat offers an opportunity to create a residential neighborhood that meets the goals of the Comprehensive Plan while preserving the unique natural resources on the site.

Should you have any questions regarding this request, please do not hesitate to contact me. I can be reached at (262) 842-0556 or by email, dan@beardevelopment.com

Thank you for your time and consideration.

Respectfully,

Daniel Szczap
Bear Development, LLC

VILLAGE OF SOMERS
Department of Planning & Development

LAND DIVISION APPLICATION

In order for applications to be processed, all information, drawings, application signatures, and fees required shall be submitted at time of application.

Please check the appropriate box below for the type of application being submitted:

- ☐ Certified Survey Map
- ☐ Subdivision Preliminary Plat
- ☑ Subdivision Final Plat
- ☐ Condominium Plat

Applicant is: ☑ Property Owner ☐ Subdivider ☐ Other _____

Applicant Name: Somers Creek, Inc. Date 9/22/2025

Mailing Address: 4011 80th Street, Kenosha, WI 53142 Phone # (262) 9494-3788

_____ Phone # _____

Tax Parcel Number(s): 82-4-222-151-0560, 82-4-222-151-0563 and 82-4-222-151-0561

_____ Acreage of Project: 43.31

Location of Property (including legal description):

The subject property is located on the south side of CTH E, west of STH 31.

Being a part of Outlot 1 & 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northwest 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

Subdivision/Development Name (if applicable): Somers Creek

Existing Zoning: R-5 and C-1 Proposed Zoning: R-5 and C-1

Village Land Use Plan District Designation(s) (if applicable):

Present Medium Density Residential and Natural Area

Proposed Medium Density Residential and Natural Area

Present Use(s) of Property: Agriculture and Vacant

Proposed Use(s) of Property: Single-Family Residential

The subdivision abuts or adjoins a state trunk highway.....Yes ( ) No (✔)

The subdivision will be served by public sewer .....Yes (✔) No ( )

The subdivision abuts a county trunk highway .....Yes (✔) No ( )

The subdivision contains shoreland/floodplain areas .....Yes (✔) No ( )

The subdivision lies within the extra-territorial plat (ETP) authority area of a nearby Village or City .....Yes ( ) No (✔)

*Applicant is responsible for submitting to the ETP authority any fees and documentation needed to obtain a recommendation.

REQUIRED SIGNATURE(S) FOR ALL APPLICATIONS:

Property Owner's Signature — Date 09.22.2025

Property Owner's Signature — Date

REQUIRED APPLICABLE SIGNATURES:

Applicant's Signature — Date September 22, 2025

Developer's Signature — Date

September 25, 2025

Mr. Jim Hurley
Village of Somers
7511 12th Street
Somers, WI 53171

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Should you have any questions regarding this request, please do not hesitate to contact me. I can be reached at (262) 842-0556 or by email, dan@beardevelopment.com

Thank you for your time and consideration.

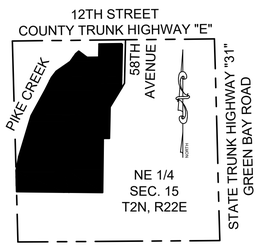
Respectfully,

Daniel Szczap
Bear Development, LLC

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

VICINITY MAP
SCALE 1":1000'



BUILDING SETBACK REQUIREMENTS:

STREET YARD C.T.H. "E" = 65 FEET
STREET YARD (LOTS 1-6, 10-22, 24-25, 30-73) = 30 FEET
STREET YARD (LOTS 7-9) = 40 FEET
STREET YARD (LOTS 23 & 26-29) = 45 FEET
SIDE YARD = 10 FEET
REARYARD = 25 FEET

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

Coordinates referenced to the Wisconsin State Plane Coordinate System, South Zone (N.A.D. 1983/2011). Bearings referenced to the north line of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East which has a bearing of S89°24'19"E.

NORTH

WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT, WI
LAND SURVEYOR

SEPTEMBER 17, 2025

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

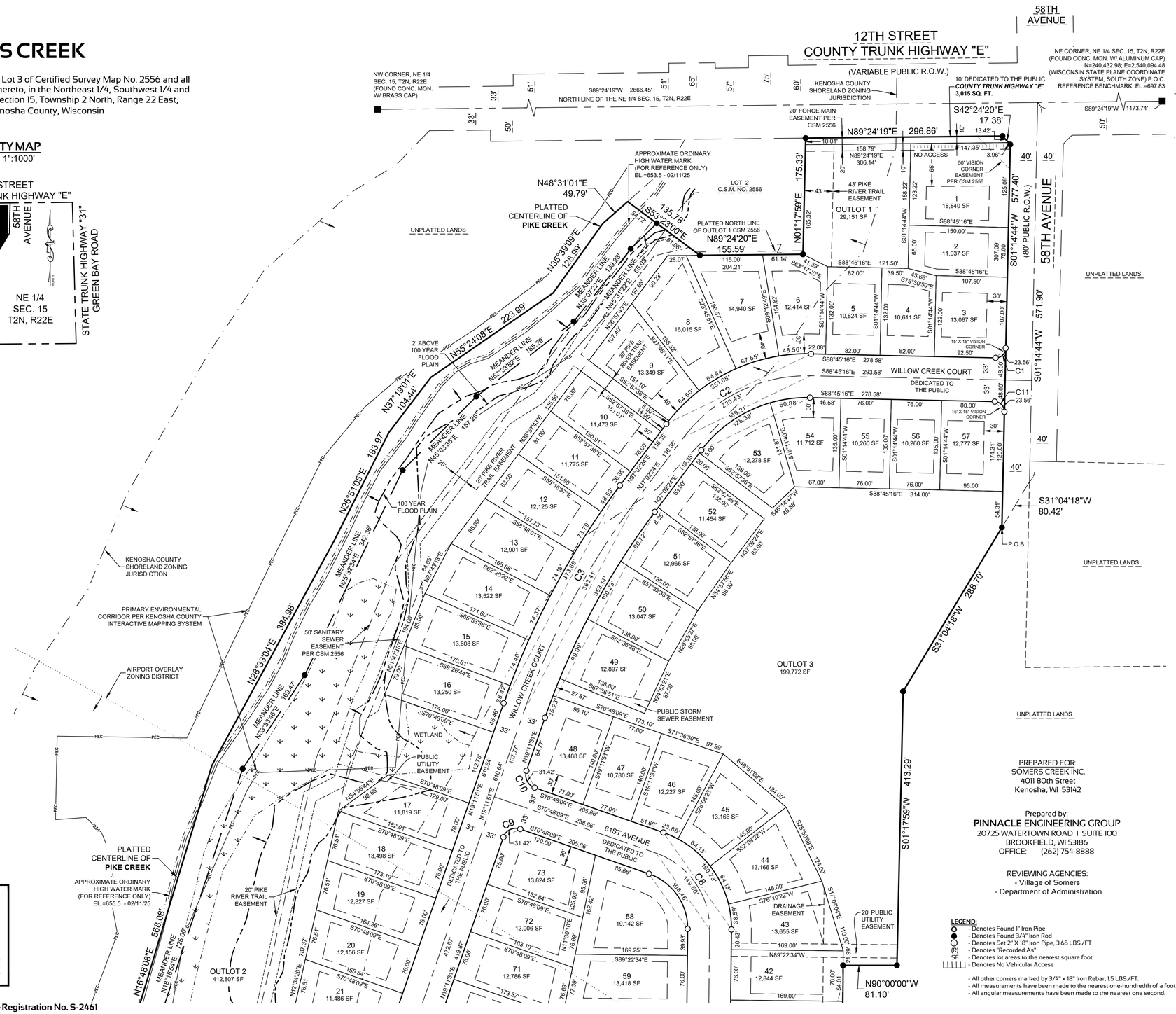
Certified _____, 20____

Department of Administration

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:



PREPARED FOR
SOMERS CREEK INC.
4011 80th Street
Kenosha, WI 53142

Prepared by:
PINNACLE ENGINEERING GROUP
20725 WATERTOWN ROAD I SUITE 100
BROOKFIELD, WI 53186
OFFICE: (262) 754-8888

REVIEWING AGENCIES:
- Village of Somers
- Department of Administration

LEGEND:
- ○ - Denotes Found 1" Iron Pipe
- ● - Denotes Found 3/4" Iron Rod
- ○ - Denotes Set 2" X 18" Iron Pipe, 3.65 LBS./FT
- (R) - Denotes "Recorded As"
- SF - Denotes lot areas to the nearest square foot.
- |||||| - Denotes No Vehicular Access

- All other corners marked by 3/4" x 18" Iron Rebar, 1.5 LBS./FT.
- All measurements have been made to the nearest one-hundredth of a foot.
- All angular measurements have been made to the nearest one second.

www.pinnacle-engr.com

PEC JOB#1617.00
SHEET 1 OF 5

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

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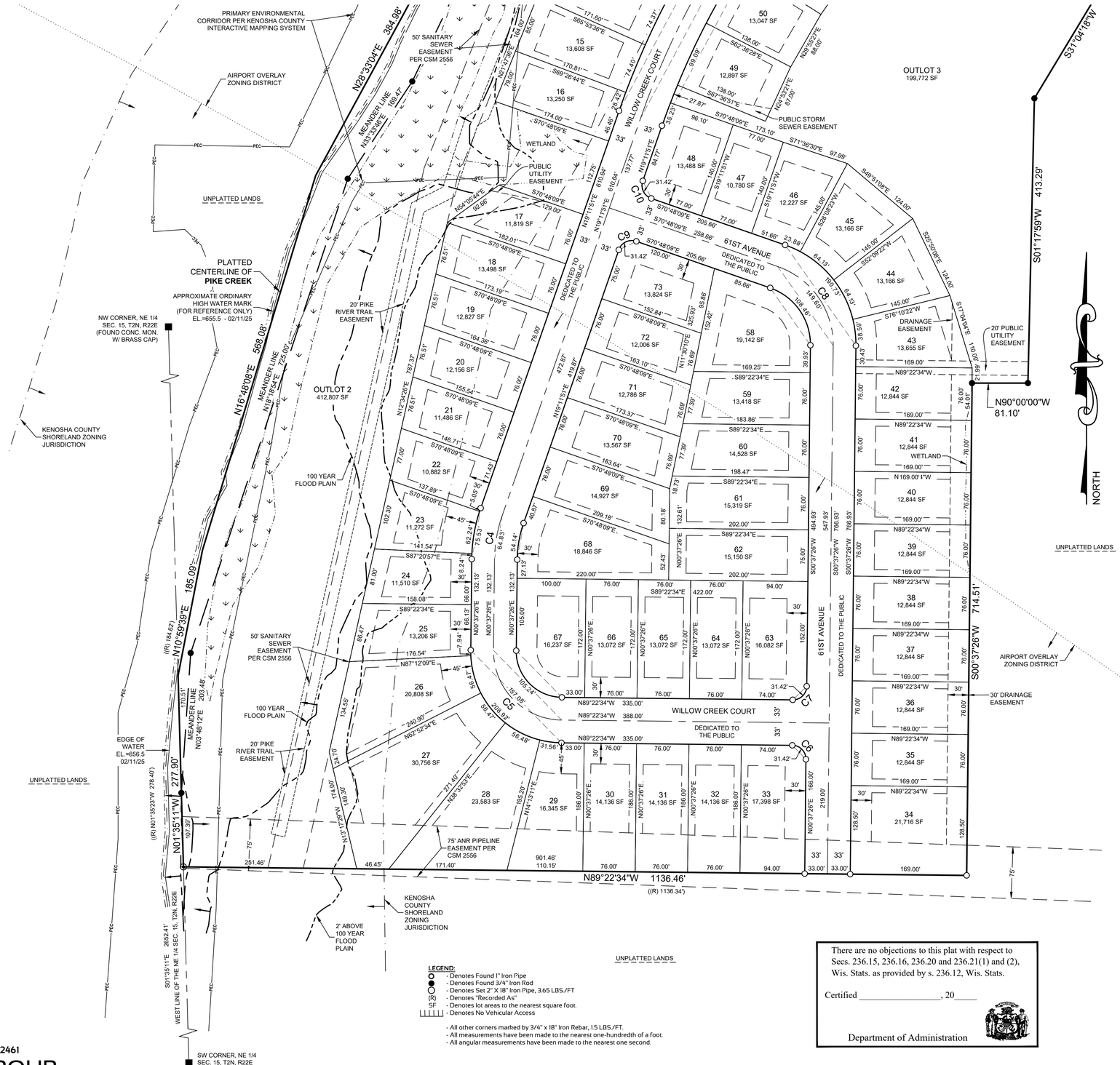
Coordinates referenced to the Wisconsin State Plane Coordinate System, South Zone (N.A.D. 1983/2011). Bearings referenced to the north line of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East which has a bearing of S89°24'19"E.

WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT, WI
LAND SURVEYOR

SEPTEMBER 17, 2025

NOTES:

1. Vertical Datum: North American Vertical Datum of 1988(12), (NAVD88). Reference Benchmark: Concrete monument with aluminum cap at the northeast corner of the Northeast 1/4 Section 15, Town 2 North, Range 22 East, Elevation = 697.83.
2. No direct vehicular access shall be allowed onto 12th Street - County Trunk Highway "E" from any residential lot.
3. Flood Zone Classification: The property lies with in Zone "X" and Zone "AE" of the Flood Insurance Rate Map Community Panel No. 55059C0069D with an effective date of JUNE 19, 2012. Zone "X" areas are determined to be outside the 0.2% annual chance floodplain. Zone "AE" areas are Special Flood Hazard Areas with Base Flood Elevations determined.
4. Any land below the ordinary high water mark of a lake or a navigable stream is subject to the public trust in navigable waters that is established under article IX, section 1, of the state constitution.
5. Where the property being surveyed includes a water boundary, the parties relying on the survey should be aware that, (1) laws regarding the delineation between the ownership of the bed of navigable waters and the upland owner differ from state to state, (2) water boundaries are typically subject to change due to natural causes, and (3) as a result, the boundary shown hereon may or may not represent the actual location of the limit of title. The centerline of the Pike Creek shown hereon is based on Certified Survey Map No. 2556 recorded December 6, 2006. The edge of water of the Pike Creek was located on February 11, 2025.
6. Wetlands delineated by Heartland Ecological Group, Inc. on September 11, 2024 per Assured Wetland Delineation Report dated March 25, 2025.
7. OUTLOT OWNERSHIP AND PURPOSE: Outlot 1 and Outlot 2 of the plat of SOMERS CREEK shall be maintained by the SOMERS CREEK Homeowners Association for open space purposes. Outlot 3 shall be maintained for storm water retention purposes and open space. The Homeowners Association shall maintain said Outlots in an unobstructed condition so as to maintain their intended purpose. Construction of any building, grading, or filling in said Outlots is prohibited unless approved by the Village of Somers. The Homeowners Association grants to the Village the right (but not the responsibility) to enter upon the Outlots in order to inspect, repair, or restore said Outlots to their intended purpose. Expense incurred by the Village for said inspection, repair, or restoration of said Outlots may be placed against the tax roll for said association and collected as a special charge by the Village.
8. WETLAND PRESERVATION AND PRIMARY ENVIRONMENTAL CORRIDOR RESTRICTION
   - Grading and filling shall be prohibited unless specifically authorized by the municipality in which they are located and, if applicable, Kenosha County, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.
   - The removal of topsoil or other earthen materials shall be prohibited.
   - The removal or destruction of any native vegetative cover, ie., trees, shrubs, grasses, etc., shall be prohibited, with the exception of the removal of dead, dying or diseased vegetation, non-indigenous species or noxious weeds (as defined by local ordinance) at the discretion of a forester or naturalist and the approval of the Village of Somers.
   - Grazing by domesticated animals, ie., horses, cows, etc.., shall be prohibited.
   - The introduction of plant material not indigenous to the existing environment of the wetland area or primary environmental corridor shall be prohibited.
   - Creation of a mown landscape, gardening, cultivating, or depositing yard waste of any type shall be prohibited.
   - Ponds may be permitted subject to the approval of the municipality in which they are located and, if applicable, the Kenosha County, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.
   - Construction of buildings within the wetland boundary is prohibited.
9. VISION CORNER EASEMENT RESTRICTION: Within the area of the vision corner easement, the height of all plantings, berms, fencing, signs, any other structure shall be limited to 24 inches above the intersection elevation. No access to any roadway shall be permitted over the vision corners from the adjacent lots.



LEGEND:
- ○ - Denotes Found 1" Iron Pipe
- ● - Denotes Found 3/4" Iron Rod
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- (R) - Denotes "Recorded As"
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- All other corners marked by 3/4" x 18" Iron Rebar, 1.5 LBS./FT.
- All measurements have been made to the nearest one-hundredth of a foot.
- All angular measurements have been made to the nearest one second.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00
SHEET 2 OF 5

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

UTILITY EASEMENT PROVISIONS

An easement for electric and communications service is hereby granted by

Riversview Development, LLC., Grantor, to

WISCONSIN ELECTRIC POWER COMPANY, a Wisconsin Corporation doing business as WE Energies, Grantee

WISCONSIN BELL, INC., d/b/a AT&T WISCONSIN, a Wisconsin Corporation, Grantee

and **TIME WARNER ENTERTAINMENT COMPANY, L.P.**, Grantee,

their respective successors and assigns, to construct, install, operate, repair, maintain and replace from time to time, facilities used in connection with overhead and underground transmission and distribution of electricity and electric energy, gas, telephone and cable TV facilities for such purposes as the same is now or may hereafter be used, all in, over, under, across, along and upon the property shown within those areas on the plat designated as "Utility Easement Areas" and the property designated on the plat for streets and alleys, whether public or private, together with the right to install service connections upon, across within and beneath the surface of each lot to serve improvements, thereon, or on adjacent lots; also the right to trim or cut down trees, brush and roots as may be reasonable required incident to the rights herein given, and the right to enter upon the subdivided property of all such purposes. The Grantees agree to restore or cause to have restored, the property, as nearly as is reasonable possible, to the condition existing prior to such entry by the Grantees or their agents. This restoration, however, does not apply to the initial installation of said underground and/or above ground electric facilities or communication facilities or to any trees, brush or roots which may be removed at any time pursuant to the rights herein granted. Buildings shall not be placed over Grantees' facilities or in, upon or over the property within the lines marked "Utility Easement Areas" without the prior written consent of Grantees. After installation of any such facilities, the grade of the subdivided property shall not be altered by more than four inches without the written consent of grantees.

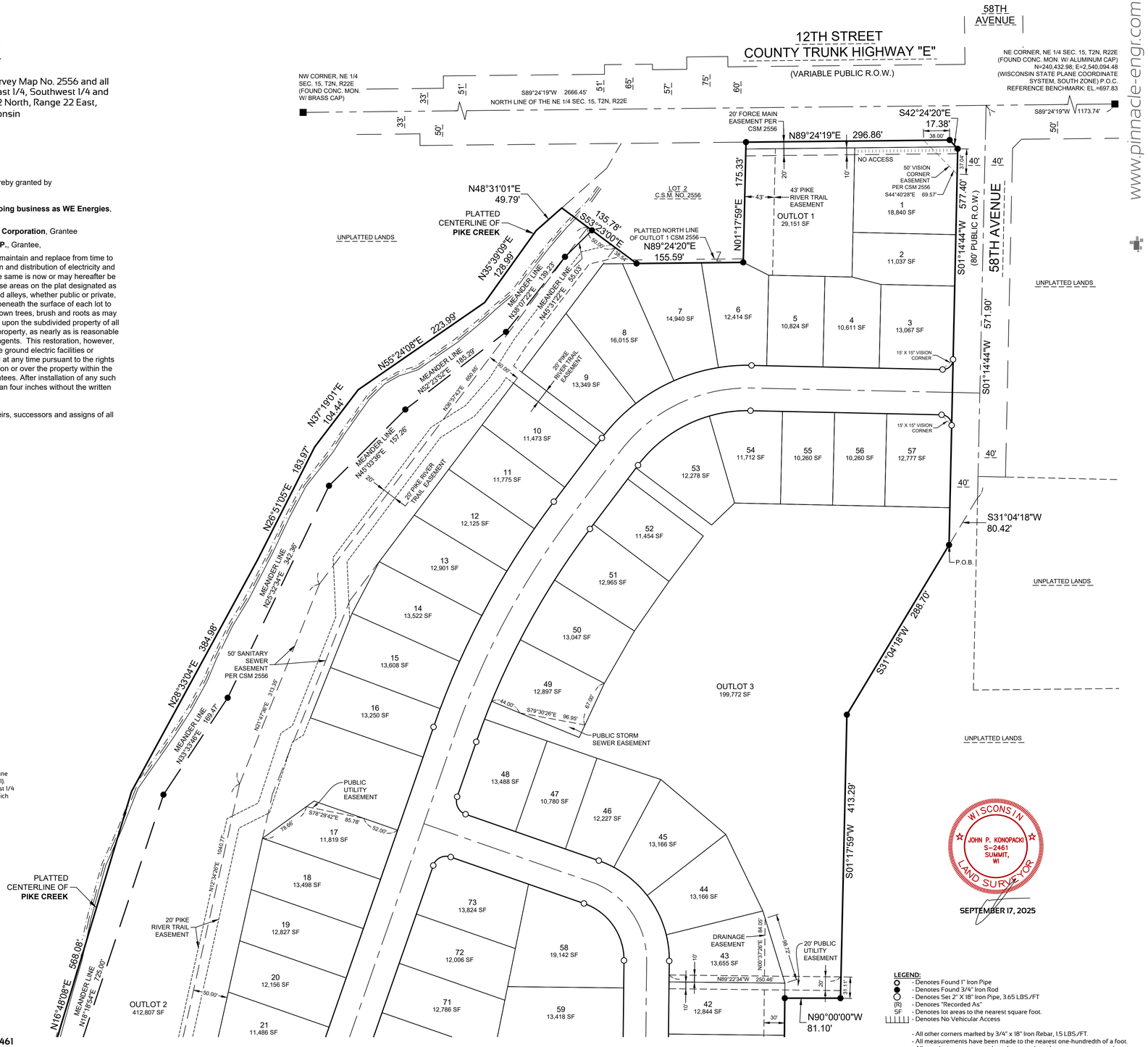
The grant of easement shall be binding upon and inure to the benefit of the heirs, successors and assigns of all parties hereto.



GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

Coordinates referenced to the Wisconsin State Plane Coordinate System, South Zone (N.A.D. 1983/2011). Bearings referenced to the north line of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East which has a bearing of S89°24'19"E.



SEPTEMBER 17, 2025

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

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This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00

SHEET 3 OF 5

www.pinnacle-engr.com

SOMERS CREEK

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WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT,
WI
LAND SURVEYOR

SEPTEMBER 17, 2025

UNPLATTED LANDS

N28°33'04"E 384.98'
MEANDER LINE N53°26'56"E 109.17'
N21°47'36"E 313.35'
50' SANITARY SEWER EASEMENT PER CSM 2556
PLATTED CENTERLINE OF **PIKE CREEK**
APPROXIMATE ORDINARY HIGH WATER MARK (FOR REFERENCE ONLY) EL.=655.5 - 02/11/25
NW CORNER, NE 1/4 SEC. 15, T2N, R22E (FOUND CONC. MON. W/ BRASS CAP)
N16°48'08"E 568.08'
MEANDER LINE N18°18'04"E 275.00'
20' PIKE RIVER TRAIL EASEMENT
OUTLOT 2 412,807 SF
N10°59'39"E 185.09'
((R) 184.62')
MEANDER LINE N03°48'12"E 283.48'
EDGE OF WATER EL.=656.5 02/11/25
((R) N01°35'23"W 278.40')
N01°35'11"W 277.90'
S01°35'11"E 2652.41'
WEST LINE OF THE NE 1/4 SEC. 15, T2N, R22E
SW CORNER, NE 1/4 SEC. 15, T2N, R22E

15 13,608 SF
16 13,250 SF
17 11,819 SF
18 13,498 SF
19 12,827 SF
20 12,156 SF
21 11,486 SF
22 10,882 SF
23 11,272 SF
24 11,510 SF
25 13,206 SF
26 20,808 SF
27 30,756 SF
28 23,583 SF
29 16,345 SF
30 14,136 SF
31 14,136 SF
32 14,136 SF
33 17,398 SF
34 21,716 SF
35 12,844 SF
36 12,844 SF
37 12,844 SF
38 12,844 SF
39 12,844 SF
40 12,844 SF
41 12,844 SF
42 12,844 SF
43 13,655 SF
44 13,166 SF
45 13,166 SF
46 12,227 SF
47 10,780 SF
48 13,488 SF
49 12,897 SF
50 13,047 SF
58 19,142 SF
59 13,418 SF
60 14,528 SF
61 15,319 SF
62 15,150 SF
63 16,082 SF
64 13,072 SF
65 13,072 SF
66 13,072 SF
67 16,237 SF
68 18,846 SF
69 14,927 SF
70 13,567 SF
71 12,786 SF
72 12,006 SF
73 13,824 SF

OUTLOT 3 199,772 SF

PUBLIC UTILITY EASEMENT
PUBLIC STORM SEWER EASEMENT
DRAINAGE EASEMENT
20' PUBLIC UTILITY EASEMENT
50' SANITARY SEWER EASEMENT PER CSM 2556
20' PIKE RIVER TRAIL EASEMENT
75' ANR PIPELINE EASEMENT PER CSM 2556
30' DRAINAGE EASEMENT

S31°04'16"W
S01°17'59"W 413.29'
S00°37'26"W 714.51'
N90°00'00"W 81.10'
N89°22'34"W 1136.46'
((R) 1136.34')

www.pinnacle-engr.com

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Certified _____, 20____

Department of Administration

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00
SHEET 4 OF 5

SOMERS CREEK

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CURVE TABLE

CURVE NO.		LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH	TANGENT	TANGENT
C1	LOT 3	23.56'	15.00'	090°00'00"	N46°14'44"E	21.21'	S88°45'16"E	N01°14'44"E
C2	CENTERLINE	220.43'	233.00'	054°12'20"	N64°08'34"E	212.30'	N37°02'24"E	S88°45'16"E
	NORTH ROW	251.65'	266.00'	054°12'20"	N64°08'34"E	242.37'	N37°02'24"E	S88°45'16"E
	LOT 6	48.56'	266.00'	010°27'33"	N86°00'58"E	48.49'	N80°47'11"E	S88°45'16"E
	LOT 7	67.55'	266.00'	014°33'01"	N73°30'40"E	67.37'	N66°14'09"E	N80°47'11"E
	LOT 8	64.94'	266.00'	013°59'21"	N59°14'29"E	64.78'	N52°14'49"E	N66°14'09"E
	LOT 9	64.60'	266.00'	013°54'52"	N45°17'23"E	64.44'	N38°19'57"E	N52°14'49"E
	OUTLOT 2	6.00'	266.00'	001°17'33"	N37°41'10"E	6.00'	N37°02'24"E	N38°19'57"E
	SE ROW	189.21'	200.00'	054°12'20"	N64°08'34"E	182.24'	N37°02'24"E	S88°45'16"E
	LOT 53	128.33'	200.00'	036°45'56"	N55°25'22"E	126.15'	N73°48'20"E	N37°02'24"E
	LOT 54	60.88'	200.00'	017°26'24"	N82°31'32"E	60.64'	S88°45'16"E	N73°48'20"E
C3	CENTERLINE	363.41'	1167.00'	017°50'33"	N28°07'07"E	361.95'	N19°11'51"E	N37°02'24"E
	NW ROW	373.69'	1200.00'	017°50'33"	N28°07'07"E	372.18'	N19°11'51"E	N37°02'24"E
	LOT 11	48.53'	1200.00'	002°19'01"	N35°52'53"E	48.52'	N34°43'23"E	N37°02'24"E
	LOT 12	73.79'	1200.00'	003°31'24"	N32°57'41"E	73.78'	N31°11'59"E	N34°43'23"E
	LOT 13	74.18'	1200.00'	003°32'31"	N29°25'43"E	74.17'	N27°39'28"E	N31°11'59"E
	LOT 14	74.37'	1200.00'	003°33'04"	N25°52'56"E	74.36'	N24°06'24"E	N27°39'28"E
	LOT 15	74.40'	1200.00'	003°33'08"	N22°19'50"E	74.38'	N20°33'16"E	N24°06'24"E
	LOT 16	28.42'	1200.00'	001°21'25"	N19°52'34"E	28.42'	N19°11'51"E	N20°33'16"E
	SE ROW	353.14'	1134.00'	017°50'33"	N28°07'07"E	351.71'	N19°11'51"E	N37°02'24"E
	LOT 48	35.23'	1134.00'	001°46'49"	N20°05'15"E	35.23'	N20°58'40"E	N19°11'51"E
	OUTLOT 3	27.87'	1134.00'	001°24'29"	N21°40'55"E	27.87'	N22°23'09"E	N20°58'40"E
	LOT 49	99.09'	1134.00'	005°00'22"	N24°53'21"E	99.05'	N27°23'32"E	N22°23'09"E
	LOT 50	100.23'	1134.00'	005°03'50"	N29°55'27"E	100.19'	N32°27'22"E	N27°23'32"E
	LOT 51	90.72'	1134.00'	004°35'01"	N34°44'53"E	90.70'	N37°02'24"E	N32°27'22"E
C4	CENTERLINE	64.83'	200.00'	018°34'25"	N09°54'39"E	64.55'	N00°37'26"E	N19°11'51"E
	WEST ROW	75.53'	233.00'	018°34'25"	N09°54'39"E	75.20'	N00°37'26"E	N19°11'51"E
	LOT 22	5.05'	233.00'	001°14'32"	N18°34'35"E	5.05'	N17°57'19"E	N19°11'51"E
	LOT 23	62.24'	233.00'	015°18'16"	N10°18'11"E	62.05'	N02°39'03"E	N17°57'19"E
	LOT 24	8.24'	233.00'	002°01'37"	N01°38'14"E	8.24'	N00°37'26"E	N02°39'03"E
	LOT 68	54.14'	167.00'	018°34'25"	N09°54'39"E	53.90'	N00°37'26"E	N19°11'51"E
C5	CENTERLINE	157.08'	100.00'	090°00'00"	N44°22'34"W	141.42'	N89°22'34"W	N00°37'26"E
	SW ROW	208.92'	133.00'	090°00'00"	N44°22'34"W	188.09'	N89°22'34"W	N00°37'26"E
	LOT 25	7.94'	133.00'	003°25'17"	N01°05'12"W	7.94'	N02°47'51"W	N00°37'26"E
	LOT 26	56.47'	133.00'	024°19'36"	N14°57'38"W	56.05'	N27°07'26"W	N02°47'51"W
	LOT 27	56.47'	133.00'	024°19'41"	N39°17'17"W	56.05'	N51°27'07"W	N27°07'26"W
	LOT 28	56.48'	133.00'	024°19'41"	N63°36'58"W	56.05'	N75°46'49"W	N51°27'07"W
	LOT 29	31.56'	133.00'	013°35'45"	N82°34'41"W	31.49'	N89°22'34"W	N75°46'49"W
	LOT 67	105.24'	67.00'	090°00'00"	N44°22'34"W	94.75'	N89°22'34"W	N00°37'26"E
C6	LOT 33	31.42'	20.00'	090°00'00"	N44°22'34"W	28.28'	N00°37'26"E	N89°22'34"W
C7	LOT 63	31.42'	20.00'	090°00'00"	N45°37'26"E	28.28'	S89°22'34"E	N00°37'26"E
C8	CENTERLINE	149.60'	120.00'	071°25'35"	S35°05'21"E	140.09'	S70°48'09"E	S00°37'26"W
	NE ROW	190.73'	153.00'	071°25'35"	S35°05'21"E	178.62'	S00°37'26"W	S70°48'09"E
	LOT 43	38.59'	153.00'	014°27'04"	S06°36'06"E	38.49'	S13°49'38"E	S00°37'26"W
	LOT 44	64.13'	153.00'	024°01'00"	S25°50'08"E	63.66'	S37°50'38"E	S13°49'38"E
	LOT 45	64.13'	153.00'	024°01'00"	S49°51'08"E	63.66'	S61°51'37"E	S37°50'38"E
	LOT 46	23.88'	153.00'	008°56'31"	S66°19'53"E	23.85'	S70°48'09"E	S61°51'37"E
	LOT 58	108.46'	87.00'	071°25'35"	S35°05'21"E	101.57'	S70°48'09"E	S00°37'26"W
C9	LOT 73	31.42'	20.00'	090°00'00"	S25°48'09"E	28.28'	S19°11'51"W	S70°48'09"E
C10	LOT 48	31.42'	20.00'	090°00'00"	N64°11'51"E	28.28'	S70°48'09"E	N19°11'51"E
C11	LOT 57	23.56'	15.00'	090°00'00"	S43°45'16"E	21.21'	S01°14'44"W	S88°45'16"E

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
WAUKESHA COUNTY) SS

I, John P. Konopacki, Professional Land Surveyor, do hereby certify:

That I have surveyed, mapped and divided that part of Outlot 1, all of Lot 1 and Lot 3 of Certified Survey Map No. 2556, and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin, described as follows:

Commencing at the northeast corner of the Northeast 1/4 of said Section 15; Thence South 89°24'19" West along the north line of said Northeast 1/4, 1173.74 feet; Thence South 01°14'44" West along the centerline of 58th Avenue, 571.90 feet; Thence South 31°04'18" West along the south right of way line of said 58th Avenue, 80.42 feet to the Point of Beginning;

Thence South 31°04'18" West, 288.70 feet;
Thence South 01°17'59" West, 413.29 feet;
Thence North 90°00'00" West, 81.10 feet;
Thence South 00°37'26" West, 714.51 feet;
Thence North 89°22'34" West, 1136.46 feet to the Centerline of Pike Creek as recorded in Certified Survey Map No. 2556;
Thence the following courses along said Centerline:

North 01°35'11" West, 277.90; North 10°59'39" East, 185.09 feet; North 16°48'08" East, 568.08 feet; North 28°33'04" East, 384.98 feet; North 26°51'05" East, 183.97 feet; North 37°19'01" East, 104.44 feet; North 55°24'08" East, 223.99 feet; North 35°39'09" East, 128.99 feet; North 48°31'01" East, 49.79 feet;

Thence South 53°23'00" East and then along the southwesterly line of Lot 2 of Certified Survey Map No. 2556, 135.78 feet;
Thence North 89°24'20" East, 155.59 feet;
Thence North 01°17'59" East and then along the east line of said Lot 2, 175.33 feet to the south right of way line of 12th Street - County Trunk Highway "E";
Thence North 89°24'19" East along said south right of way line, 296.86 feet;
Thence South 42°24'20" East, 17.38 feet to the west right of way line of the aforesaid 58th Avenue;
Thence South 01°14'44" West along said west right of way line, 577.40 feet to the Point of Beginning.

Dedicating that portion of subject property as graphically shown for public right of way purposes.

Containing 1,886,608 square feet (43.3106 acres) of land Gross and 1,655,081 square feet (37.9954 acres) of land Net, more or less.

That I have made such survey, land division and map by the direction of SOMERS CREEK INC, owner of said land.

That such map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with the requirements of Chapter 236 of the Wisconsin State Statutes and the Village of Somers Land Division Ordinance in surveying, mapping and dividing the land within the subdivision.

Date: SEPTEMBER 17, 2025

WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT,
WI
LAND SURVEYOR

_____
John P. Konopacki
Professional Land Surveyor S-2461

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

OWNER'S CERTIFICATE OF DEDICATION

SOMERS CREEK INC., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said corporation caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated as represented on this subdivision plat.

SOMERS CREEK INC., as owner, does further certify that this certified survey map is required by s.236.10 or s 236.12 of the Wisconsin State Statutes to be submitted to the following for approval:

1. Village of Somers
2. Department of Administration

IN WITNESS WHEREOF, the said SOMERS CREEK INC. has caused these presents to be signed by (name - print) _____, (title) _____, at (city)_____, _____ County, Wisconsin, on this _____ day of _____ , 2025.

In the presence of: SOMERS CREEK INC.

_____
Name (signature) - Title

STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____ , 2025, (name) _____, (title) _____, of the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such _____(title) of said corporation and acknowledged that they executed the foregoing instrument as such officer as the deed of said corporation, by its authority.

_____
Notary Public
Name:_____
State of Wisconsin
My Commission Expires: _____

CONSENT OF CORPORATE MORTGAGEE

_____ , a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described in the forgoing affidavit of John P. Konopacki, surveyor, and does hereby consent to the above certification of owners.

IN WITNESS WHEREOF, the said _____ , has caused these presents to be signed by _____ , its _____, and its corporate seal to be hereunto affixed this _____ day of _____ , 2025.

_____ _____
Date Name - Title

STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____ , 2025, _____ , to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation and acknowledged the same.

_____
Notary Public
Name:_____
State of Wisconsin
My Commission Expires: _____

PLAN COMMISSION APPROVAL

Approved by the Plan Commission of the Village of Somers on this _____ day of _____ , 2025.

_____ _____
Date George Stoner, Chairman

_____ _____
Date Wendy Burnette, Village Clerk

VILLAGE BOARD APPROVAL

Approved by the Village Board of the Village of Somers, Wisconsin, on this _____ day of _____ , 2025.

_____ _____
Date George Stoner, Village President

_____ _____
Date Wendy Burnette, Village Clerk

VILLAGE OF SOMERS CERTIFICATE OF TREASURER

I, Wendy Burnette, being the duly elected, qualified, and acting Village of Somers Clerk/Treasurer, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments as of this _____ day of _____ , 2025, on any of the land included on this subdivision plat.

_____ _____
Date Wendy Burnette, Village Clerk/Treasurer

KENOSHA COUNTY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)
KENOSHA COUNTY) SS

I, Teri Jacobson, being duly elected, qualified and acting Treasurer of the County of Kenosha, do hereby certify in accordance with the records in my office, there are no unpaid taxes or special assessments as of _____ day of _____ , 2025 on any of the lands in the subdivision plat.

_____ _____
Date Teri Jacobson, Kenosha County Treasurer

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEC JOB#1617.00
SHEET 5 OF 5

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www.pinnacle-engr.com

ENGINEERING IMPROVEMENT PLANS

FOR

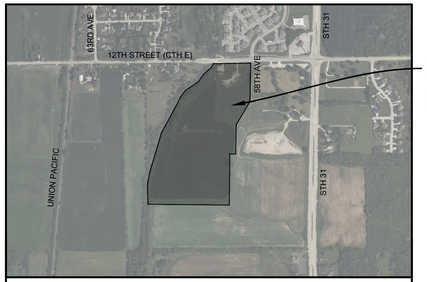
SOMERS CREEK

SOMERS, WISCONSIN

PLANS PREPARED
FOR

BEAR DEVELOPMENT, LLC

4011 80TH STREET
KENOSHA, WI 53142



PROJECT LOCATION

LOCATION MAP
1" = 1000'

INDEX OF SHEETS

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LEGEND

	EXISTING	PROPOSED
SANITARY SEWER MANHOLE	S	
STORM SEWER MANHOLE	ST	
STORM SEWER CATCH BASIN (ROUND CASTING)	D	
STORM SEWER CATCH BASIN (RECTANGULAR CASTING)		
PRECAST FLARED END SECTION		
CONCRETE HEADWALL		
VALVE BOX		
FIRE HYDRANT		
CLEANOUT		
SANITARY SEWER		
FORCE MAIN		
STORM SEWER		
DRAIN TILE		
WATER MAIN	W	W
FIRE PROTECTION		FP
ELECTRICAL CABLE	E	E
OVERHEAD WIRES	OHW	OHW
GAS MAIN	G	G
TELEPHONE LINE	T	T
UTILITY CROSSING		X
CAUTION EXISTING UTILITIES NEARBY		CAUTION
GRANULAR TRENCH BACKFILL		
LIGHTING		
ELECTRICAL TRANSFORMER OR PEDESTAL	TF	
POWER POLE		
POWER POLE WITH LIGHT		
GUY WIRE		
STREET SIGN		
CONTOUR	749	749
SPOT ELEVATION	×(750.00)	+750.00
WETLANDS	WET	
PRIMARY ENVIRONMENTAL CORRIDOR	PEC	
FLOODWAY		
FLOODPLAIN		
HIGH WATER LEVEL (HWL)		
NORMAL WATER LEVEL (NWL)		
DIRECTION OF SURFACE FLOW		GRADE / PAVEMENT
DITCH OR SWALE		
DIVERSION SWALE		
OVERFLOW RELIEF ROUTING		
TREE WITH TRUNK SIZE	6" / 6"	
SOIL BORING		
TOPSOIL PROBE		
FENCE LINE, TEMPORARY SILT	SF	SF
FENCE LINE, WIRE		
FENCE LINE, CHAIN LINK OR IRON		
FENCE LINE, WOOD OR PLASTIC		
CONCRETE SIDEWALK		
CURB AND GUTTER		
DEPRESSED CURB		
REVERSE PITCH CURB & GUTTER		
EASEMENT LINE		

ABBREVIATIONS

BL	BASE LINE	MH	MANHOLE
BP	BOTTOM OF PIPE	NWL	NORMAL WATER LEVEL
C	LONG CHORD OF CURVE	PC	POINT OF CURVATURE
C & G	CURB AND GUTTER	PT	POINT OF TANGENCY
CB	CATCH BASIN	PVI	POINT OF VERTICAL INTERSECTION
CL	CENTERLINE	R	RADIUS
D	DEGREE OF CURVE	ROW	RIGHT-OF-WAY
EP	EDGE OF PAVEMENT	SAN	SANITARY SEWER
FES	FLARED END SECTION	ST	STORM SEWER
FF	FINISHED FLOOR	T	TANGENCY OF CURVE
FG	FINISHED GRADE	TB	TOP OF BANK
FL	FLOW LINE	TC	TOP OF CURB
FP	FLOODPLAIN	TF	TOP OF FOUNDATION
FR	FRAME	TP	TOP OF PIPE
FW	FLOODWAY	TS	TOP OF SIDEWALK
FYG	FINISHED YARD GRADE	TW	TOP OF FOUNDATION WALL
HWL	HIGH WATER LEVEL	WM	WATER MAIN
INV	INVERT	△	INTERSECTION ANGLE
L	LENGTH OF CURVE		

GENERAL NOTES

1. THE INTENTION OF THE PLANS AND SPECIFICATIONS IS TO SET FORTH PERFORMANCE AND CONSTRUCTION MATERIAL STANDARDS FOR THE PROPER EXECUTION OF WORK. ALL WORKS CONTAINED WITHIN THE PLANS AND SPECIFICATIONS SHALL BE COMPLETED IN ACCORDANCE WITH ALL REQUIREMENTS FROM LOCAL, STATE, FEDERAL OR OTHER GOVERNING AGENCY'S LAWS, REGULATIONS, JURISDICTIONAL ORDINANCES/CODES/RULES/ETC., AND THE OWNER'S DIRECTION.
2. A GEOTECHNICAL REPORT HAS BEEN PREPARED BY GESTRA DATED OCTOBER 11, 2018 FOR THE PROJECT SITE. THE DATA ON SUB-SURFACE SOIL CONDITIONS IS NOT INTENDED AS A REPRESENTATION OR WARRANTY OF THE CONTINUITY OF SUCH CONDITIONS BETWEEN BORINGS OR INDICATED SAMPLING LOCATIONS. IT SHALL BE EXPRESSLY UNDERSTOOD THAT OWNER WILL NOT BE RESPONSIBLE FOR ANY INTERPRETATIONS OR CONCLUSIONS DRAWN THERE FROM BY THE CONTRACTOR. DATA IS MADE AVAILABLE FOR THE CONVENIENCE OF THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING ANY ADDITIONAL SOILS INVESTIGATIONS THEY FEEL IS NECESSARY FOR THE PROPER EVALUATION OF THE SITE FOR PURPOSES OF PLANNING, BIDDING, OR CONSTRUCTING THE PROJECT AT NO ADDITIONAL COST TO THE OWNER.
3. THE CONTRACTOR IS RESPONSIBLE TO REVIEW AND UNDERSTAND ALL COMPONENTS OF THE PLANS AND SPECIFICATIONS, INCLUDING FIELD VERIFYING SOIL CONDITIONS, PRIOR TO SUBMISSION OF A BID PROPOSAL.
4. THE CONTRACTOR SHALL PROMPTLY REPORT ANY ERRORS OR AMBIGUITIES LEARNED AS PART OF THEIR REVIEW OF PLANS, SPECIFICATIONS, REPORTS AND FIELD INVESTIGATIONS.
5. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE COMPUTATION OF QUANTITIES AND WORK REQUIRED TO COMPLETE THIS PROJECT. THE CONTRACTOR'S BID SHALL BE BASED ON ITS OWN COMPUTATIONS AND IN NO SUCH INSTANCE RELY ON THE ENGINEER'S ESTIMATE.
6. QUESTIONS/CLARIFICATIONS WILL BE INTERPRETED BY ENGINEER/OWNER PRIOR TO THE AWARD OF CONTRACT. ENGINEER/OWNER WILL SUBMIT OFFICIAL RESPONSES IN WRITING. INTERPRETATIONS PRESENTED IN OFFICIAL RESPONSES SHALL BE BINDING ON ALL PARTIES ASSOCIATED WITH THE CONTRACT. IN NO WAY SHALL WORD-OF-MOUTH DIALOG CONSTITUTE AN OFFICIAL RESPONSE.
7. PRIOR TO START OF WORK, CONTRACTOR SHALL BE COMPLETELY FAMILIAR WITH ALL CONDITIONS OF THE SITE, AND SHALL ACCOUNT FOR CONDITIONS THAT AFFECT, OR MAY AFFECT CONSTRUCTION INCLUDING, BUT NOT LIMITED TO, LIMITATIONS OF WORK ACCESS, SPACE LIMITATIONS, OVERHEAD OBSTRUCTIONS, TRAFFIC PATTERNS, LOCAL REQUIREMENTS, ADJACENT ACTIVITIES, ETC. FAILURE TO CONSIDER SITE CONDITIONS SHALL NOT BE CAUSE FOR CLAIM OF JOB EXTRAS.
8. COMMENCEMENT OF CONSTRUCTION SHALL EXPLICITLY CONFIRM THAT THE CONTRACTOR HAS REVIEWED THE PLANS AND SPECIFICATIONS IN ENTIRETY AND CERTIFIES THAT THEIR SUBMITTED BID PROPOSAL CONTAINS PROVISIONS TO COMPLETE THE PROJECT, WITH THE EXCEPTION OF UNFORESEEN FIELD CONDITIONS; ALL APPLICABLE PERMITS HAVE BEEN OBTAINED; AND CONTRACTOR UNDERSTANDS ALL OF THE REQUIREMENTS OF THE PROJECT.
9. SHOULD ANY DISCREPANCIES OR CONFLICTS IN THE PLANS OR SPECIFICATIONS BE DISCOVERED AFTER THE AWARD OF CONTRACT, ENGINEER SHALL BE NOTIFIED IN WRITING IMMEDIATELY AND CONSTRUCTION OF ITEMS AFFECTED BY THE DISCREPANCIES/CONFLICTS SHALL NOT COMMENCE, OR CONTINUE, UNTIL A WRITTEN RESPONSE FROM ENGINEER/OWNER IS DISTRIBUTED. IN THE EVENT OF A CONFLICT BETWEEN REFERENCED CODES, STANDARDS, SPECIFICATIONS AND PLANS, THE ONE ESTABLISHING THE MOST STRINGENT REQUIREMENTS SHALL BE FOLLOWED.
10. THE CONTRACTOR SHALL, AT ITS OWN EXPENSE, OBTAIN ALL NECESSARY PERMITS AND LICENSES TO COMPLETE THE PROJECT. OBTAINING PERMITS, OR DELAYS, IS NOT CAUSE FOR DELAY OF THE CONTRACT OR SCHEDULE. CONTRACTOR SHALL COMPLY WITH ALL PERMIT REQUIREMENTS.
11. THE CONTRACTOR SHALL NOTIFY ALL INTERESTED GOVERNING AGENCIES, UTILITY COMPANIES AFFECTED BY THIS CONSTRUCTION PROJECT, AND DIGGER'S HOTLINE IN ADVANCE OF CONSTRUCTION TO COMPLY WITH ALL JURISDICTIONAL ORDINANCES/CODES/RULES/ETC., PERMIT STIPULATIONS, AND OTHER APPLICABLE STANDARDS.
12. SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE TO INITIATE, INSTITUTE, ENFORCE, MAINTAIN, AND SUPERVISE ALL SAFETY PRECAUTIONS AND JOB SITE SAFETY PROGRAMS IN CONNECTION WITH THE WORK.
13. CONTRACTOR SHALL KEEP THE JOBSITE CLEAN AND ORDERLY AT ALL TIMES. ALL LOCATIONS OF THE SITE SHALL BE KEPT IN A WORKING MANNER SUCH THAT DEBRIS IS REMOVED CONTINUOUSLY AND ALL RESPECTIVE CONTRACTORS OPERATE UNDER GENERAL "GOOD HOUSEKEEPING."
14. THE CONTRACTOR SHALL INDEMNIFY THE OWNER, ENGINEER, AND THEIR AGENTS FROM ALL LIABILITY INVOLVED WITH THE CONSTRUCTION, INSTALLATION, AND TESTING OF THE WORK ON THIS PROJECT.

PROJECT TEAM CONTACTS

CIVIL ENGINEER:
AARON KOCH
PINNACLE ENGINEERING GROUP
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
MAIN: 262-754-8888
E-MAIL: aekoch@pinnacle-engr.com

APPLICANT:
DAN SZCZAP
BEAR DEVELOPMENT, LLC
4011 80TH STREET
KENOSHA, WI 53142

SURVEYOR:
JOHN KONOPACKI
PINNACLE ENGINEERING GROUP
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PINNACLE ENGINEERING GROUP, LLC
ENGINEER'S LIMITATION

PINNACLE ENGINEERING GROUP, LLC AND THEIR CONSULTANTS DO NOT WARRANT OR GUARANTEE THE ACCURACY AND COMPLETENESS OF THE DELIVERABLES HEREIN BEYOND A REASONABLE DILIGENCE. IF ANY MISTAKES, OMISSIONS, OR DISCREPANCIES ARE FOUND TO EXIST WITHIN THE DELIVERABLES, THE ENGINEER SHALL BE PROMPTLY NOTIFIED PRIOR TO BID SO THAT HE MAY HAVE THE OPPORTUNITY TO TAKE WHATEVER STEPS NECESSARY TO RESOLVE THEM. FAILURE TO PROMPTLY NOTIFY THE ENGINEER OF SUCH CONDITIONS SHALL ABSOLVE THE ENGINEER FROM ANY RESPONSIBILITY FOR THE CONSEQUENCES OF SUCH FAILURE. ACTIONS TAKEN WITHOUT THE KNOWLEDGE AND CONSENT TO THE ENGINEER, OR IN CONTRADICTION TO THE ENGINEER'S DELIVERABLES OR RECOMMENDATIONS, SHALL BECOME THE RESPONSIBILITY NOT OF THE ENGINEER BUT OF THE PARTIES RESPONSIBLE FOR TAKING SUCH ACTION.

FURTHERMORE, PINNACLE ENGINEERING GROUP, LLC IS NOT RESPONSIBLE FOR CONSTRUCTION SAFETY OR THE MEANS AND METHODS OF CONSTRUCTION.

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

PLAN I DESIGN I DELIVER
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PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING

WISCONSIN OFFICE:
20725 WATERTOWN ROAD
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE · NATIONWIDE

SOMERS CREEK
SOMERS, WI

COVER SHEET

REVISIONS

PEG JOB No. 1617.00 | AEK
PEG PM | 09/22/25
START DATE | N.T.S.
SCALE

SHEET 1 OF 32

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COVER SHEET

Z:\PROJECTS\2019\1617.00-WI\CAD\SHEETS\1 COVER SHEET.DWG

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SITE BENCHMARK:
NW FLANGE BOLT MARKED "X"
HYDRANT EL.=680.11

TREE LINE

EXISTING TREES AND BRUSH TO BE REMOVED

TAX KEY #82-4-222-151-0301
UNPLATTED LANDS
OWNER: SOMERS INVESTMENTS LLC

TAX KEY #82-4-222-151-0305
UNPLATTED LANDS
OWNER: SANTAS LITTLE VILLAGE LLC

OWNER: VILLAGE OF SOMERS

UNPLATTED LANDS

TAX KEY #82-4-222-151-0301

S01°14'44"W 530.74'

S31°04'18"W 80.42'

58TH AVENUE

58TH AVENUE

S42°24'20"E 17.38'

S01°14'44"W 577.40'

50' VISION CORNER EASEMENT PER CSM 2556

12TH STREET
COUNTY TRUNK HIGHWAY "E"

PARCEL 1

(PART OF) OUTLOT 1 C.S.M. NO. 2556

S31°04'18"W 288.70'

TAX KEY #82-4-222-151-0401
UNPLATTED LANDS
OWNER: MIR GROUP LLC

S01°17'59"W 413.29'

GRAVEL CONSTRUCTION DRIVE

DRIVE OPENING

N89°24'19"E 296.86'

NO ACCESS PER CSM 2556

TAX KEY #82-4-222-151-0560

REMOVE ONLY THE TREES NECESSARY TO ACCOMPLISH PROPOSED GRADING.

N90°00'00"W 81.10'

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025

S00°37'26"W 714.51'

20' FORCE MAIN EASEMENT PER CSM 2556

24" CULVERT
INV=668.47

EXISTING SILT FENCE TO BE REMOVED ONCE MATERIAL IN FILL PILE HAS BEEN USED.

WETLAND

N01°17'59"E 175.33'

"LIFT STATION"

LOT 2
C.S.M. NO. 2556
OWNER: VILLAGE OF SOMERS
TAX KEY
#82-4-222-151-0562

DRIVE OPENING

ASPHALT PAVEMENT

CHAIN LINK FENCE

PLATTED NORTH LINE OF OUTLOT 1 CSM 2556

N89°24'20"E 155.59'

SANITARY MANHOLE RIM=670.47 INV=642.1

PARCEL 3

LOT 1
C.S.M. NO. 2556

TAX KEY
#82-4-222-151-0561

FARM FIELD

FILL PILE

SURVEYED PROPERTY
1,466,608 SQ. FT.
33.6687 ACRES

- VACANT -
NO BUILDINGS OBSERVED

S55°23'00"E 135.78'

EDGE OF WATER EL. =653.5 02/11/25

PORTION OF EXISTING WETLAND TO BE FILLED WITH CONSTRUCTION. THESE AREAS SHALL NOT BE TOUCHED UNTIL PERMIT HAS BEEN RECEIVED.

N48°31'01"E 49.79'

EXISTING RIGHT-OF-WAY LINE

EXISTING RIGHT-OF-WAY LINE

PLATTED CENTERLINE OF **PIKE CREEK**

100 YEAR FLOOD PLAIN

N35°39'08"E 128.99'

S55°24'08"W 223.99'

EXISTING SILT FENCE TO BE REMOVED ONCE MATERIAL IN FILL PILE HAS BEEN USED.

UNPLATTED LANDS
OWNER: IVER C IVERSON
TAX KEY
#82-4-222-151-0501

WETLAND

12" CULVERT
INV=663.60

SANITARY MANHOLE RIM=669.08 SEALED

PARCEL 2

LOT 3
C.S.M. NO. 2556

TAX KEY
#82-4-222-151-0563

FARM FIELD

WETLAND DISTURBANCE FOR SANITARY SEWER CONSTRUCTION

S37°19'01"W 104.44'

S26°51'05"W 183.97'

INV=655.06

48" CULVERT
INV=659.30

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025

N28°33'04"E 384.98'

100 YEAR FLOOD PLAIN

75' ANR PIPELINE EASEMENT PER CSM 2556

50' SANITARY SEWER EASEMENT PER CSM 2556

SANITARY MANHOLE RIM=667.86 SEALED

100 YEAR FLOOD PLAIN

SANITARY MANHOLE RIM=668.81 SEALED

TAX KEY
#82-4-222-151-0401
UNPLATTED LANDS
OWNER: MIR GROUP LLC

N89°22'34"W 1136.46'
((R) 924.90')

75'

UNPLATTED LANDS
OWNER: IVER C IVERSON
TAX KEY
#82-4-222-151-0501

PLATTED CENTERLINE OF **PIKE CREEK**

EDGE OF WATER EL.=655.5 02/11/25

N16°48'08"E 568.08'

12" CULVERT
INV=657.96

N10°59'39"E 185.09'
((R) 184.62')

107.39'

N01°35'11"W 277.90'
((R) N01°35'23"W 278.40')

12" CULVERT
INV=659.11

EDGE OF WATER EL.=656.5 02/11/25

TAX KEY
#82-4-222-151-0100
UNPLATTED LANDS
OWNER: MARK R WILDE

LEGEND OF SYMBOLS

SANITARY MANHOLE	UTILITY POLE
STORM MANHOLE	GUY WIRE
STORM INLET	TRANSFORMER
CLEANOUT	ELECTRIC PEDESTAL
CATCH BASIN	ELECTRIC MANHOLE
LATERAL	CABLE TV RISER/BOX
BASKETBALL HOOP	CABLE TV MANHOLE
SPOT ELEVATION	GAS VALVE
AIR CONDITIONING UNIT	GAS METER
UNKNOWN MANHOLE	GAS MARKER
DUMPSTER	DIRECTIONAL ARROW
HANDICAP STALL	CONIFER TREE
WELL	DECIDUOUS TREE
HYDRANT	BUSH
WATER VALVE	WETLAND SYMBOL
WATER SERVICE BOX	SIGN
SPRINKLER VALVE	MAIL BOX
TRAFFIC SIGNAL	FLAG POLE
FLOOD LIGHT	BOLLARD
LIGHT POLE	CROSS CUT
FIBER OPTIC VAULT	IRON PIPE
FIBER OPTIC MANHOLE	IRON REBAR/ROD
TELEPHONE PEDESTAL	MAG NAIL
TELEPHONE MANHOLE	SECTION MONUMENT
TELEPHONE VAULT	BENCH MARK

UNDERGROUND UTILITY LINES

SANITARY SEWER	
STORM SEWER	
W	WATER MAIN
FO	FIBER OPTIC
T	TELEPHONE
E	ELECTRICAL
OHW	OVERHEAD WIRES
CATV	CABLE TELEVISION
G	GAS MAIN
WET	WETLANDS

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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SOMERS CREEK

SOMERS, WI

EXISTING CONDITIONS

REVISIONS

PEG JOB No. 1617.00 AEK
PEG PM 09/22/25
START DATE 1" = 80'
SCALE

SHEET 2 OF 32

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EXISTING CONDITIONS

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SITE DATA TABLE

TOTAL LENGTH OF ROADWAY: 4,070 LF
58TH AVENUE:
- 37' PAVEMENT WIDTH
- 3' WIDE SHOULDER

INTERIOR SITE ROADS:
- 28' PAVEMENT WIDTH
- 3' WIDE SHOULDER

NUMBER OF LOTS: 73
ZONING:
ZONED: R-5 SINGLE FAMILY LOTS
FRONT/STREET SETBACK: 30 FEET
SIDE SETBACK: 10 FEET
REAR SETBACK: 25 FEET

58TH AVENUE
12TH STREET
COUNTY TRUNK HIGHWAY "E"
WILLOW CREEK COURT
61ST AVENUE
POND
PROPOSED RIGHT OF WAY
50' VISION CORNER EASEMENT
10' NO ACCESS EASEMENT
20' FORCE MAIN EASEMENT
PROPOSED BIKE PATH
43' PIKE RIVER TRAIL EASEMENT
BIKE PATH CONNECTION TO CTH E TO BE COORDINATED WITH KENOSHA COUNNT.
EXISTING RIGHT OF WAY
BUILDING SETBACK LINE
STORM WATER MAINTENANCE ACCESS EASEMENT
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025
20' PROPOSED PUBLIC UTILITY EASEMENT
30' PROPOSED GRADING & DRAINAGE EASEMENT
75' ANR PIPELINE EASEMENT
PROPOSED PUBLIC STORM EASEMENT
50' SANITARY SEWER EASEMENT
20' PIKE RIVER TRAIL EASEMENT
PROPOSED BIKE PATH WITH GRAVEL ACCESS PADS
PROPOSED PUBLIC UTILITY EASEMENT
BUILDING SETBACK LINE
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025

LOT 1 FYG= 684.0 R/F BASEMENT
LOT 2 FYG= 684.1 R/F BASEMENT
LOT 3 FYG= 685.5
LOT 4 FYG= 685.2
LOT 5 FYG= 684.4
LOT 6 FYG= 683.2 FYG= 679.2
LOT 7 FYG= 681.9 FYG= 677.9
LOT 8 FYG= 680.9
LOT 9 FYG= 679.9
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.7
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
LOT 18 FYG= 675.0
LOT 19 FYG= 675.7
LOT 20 FYG= 676.5
LOT 21 FYG= 677.3
LOT 22 FYG= 678.1
LOT 23 FYG= 674.8 FYG= 678.8
LOT 24 FYG= 675.3 FYG= 679.3
LOT 25 FYG= 676.1 FYG= 680.1
LOT 26 FYG= 680.6
LOT 27 FYG= 681.0
LOT 28 FYG= 681.5
LOT 29 FYG= 682.1
LOT 30 FYG= 683.0
LOT 31 FYG= 684.0
LOT 32 FYG= 685.0
LOT 33 FYG= 686.5
LOT 34 FYG= 687.1
LOT 35 FYG= 687.1
LOT 36 FYG= 687.1
LOT 37 FYG= 687.6
LOT 38 FYG= 687.6
LOT 39 FYG= 687.1
LOT 40 FYG= 686.4
LOT 41 FYG= 685.5
LOT 42 FYG= 684.0
LOT 43 FYG= 681.9 FYG= 677.9
LOT 44 FYG= 680.3 FYG= 676.3
LOT 45 FYG= 679.0
LOT 46 FYG= 677.7
LOT 47 FYG= 676.5
LOT 48 FYG= 673.6
LOT 49 FYG= 672.1
LOT 50 FYG= 674.0
LOT 51 FYG= 674.8
LOT 52 FYG= 676.1 FYG= 678.1
LOT 53 FYG= 677.9 FYG= 681.4
LOT 54 FYG= 675.6 FYG= 683.6
LOT 55 FYG= 676.8 FYG= 684.6
LOT 56 FYG= 677.4 FYG= 685.4
LOT 57 FYG= 677.7 FYG= 685.7
LOT 58 FYG= 678.3 FYG= 682.3
LOT 59 FYG= 680.3 FYG= 684.3
LOT 60 FYG= 681.7 FYG= 685.7
LOT 61 FYG= 682.6 FYG= 686.6
LOT 62 FYG= 683.3 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

NORTH

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CHICAGO I MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

SITE PLAN

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 3 OF 32

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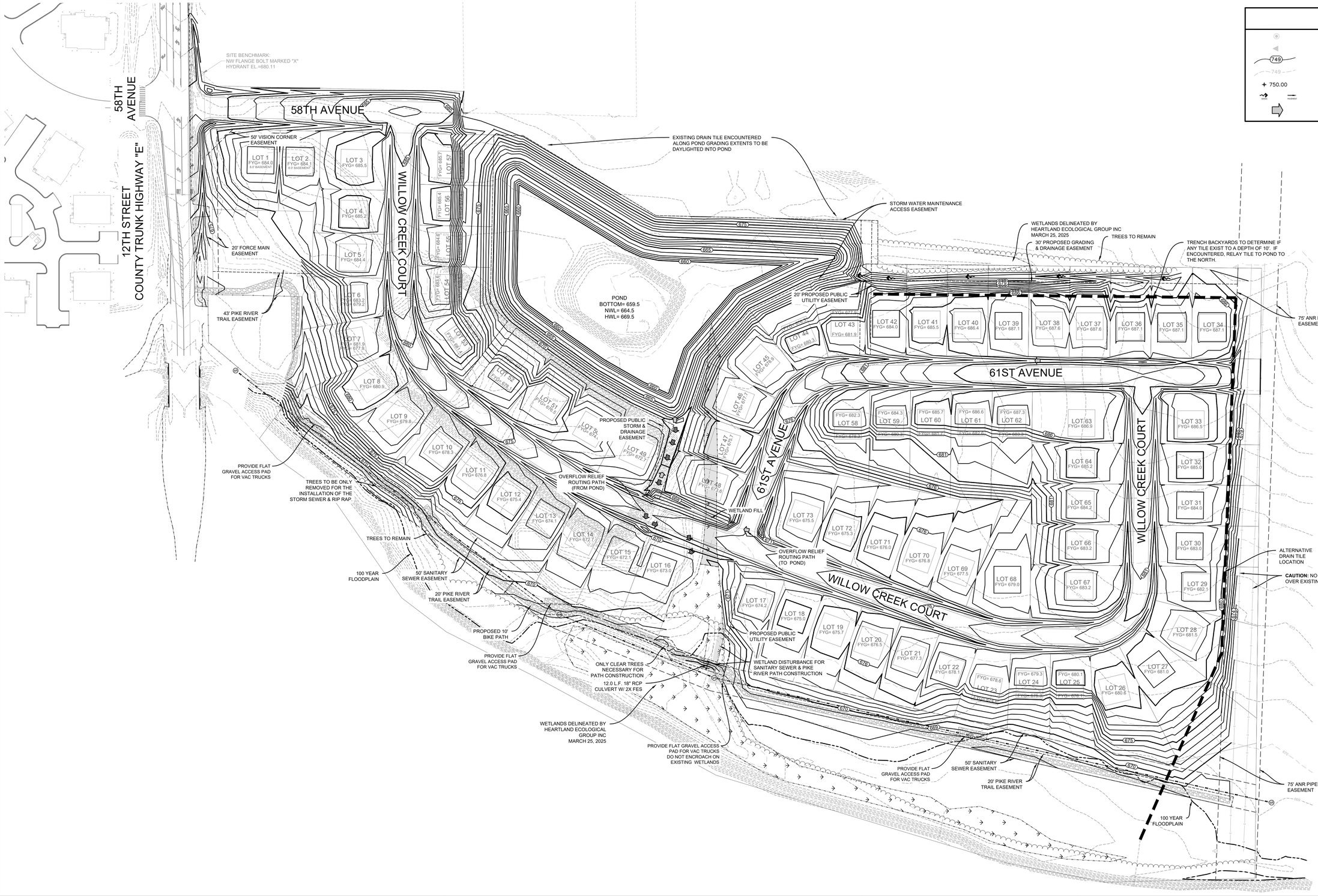
SITE PLAN

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- 749 — PROPOSED CONTOUR
- 749 — EXISTING CONTOUR
- 750.00 — SPOT ELEVATION
- DIRECTION OF SURFACE FLOW (GRADE / PAVEMENT)
- OVERFLOW RELIEF ROUTING

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

GRADING PLAN OVERVIEW

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GRADING PLAN OVERVIEW

REVISIONS

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PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 4 OF 32

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (GRASS / PAVEMENT)
- OVERFLOW RELIEF ROUTING

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY

USE CAUTION WHEN WORKING OVER GAS LINE

EXISTING PROPERTY LINE

58TH AVENUE

EXISTING DEDICATED 58TH AVENUE RIGHT OF WAY LINE

50' VISION CORNER EASEMENT

LOT 1 FYG= 684.0 8.0' BASEMENT

LOT 2 FYG= 684.1 8.0' BASEMENT

LOT 3 FYG= 685.5

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY

LOT 4 FYG= 685.2

WILLOW CREEK COURT

LOT 5 FYG= 684.4

20' FORCE MAIN EASEMENT

43' PIKE RIVER TRAIL EASEMENT

LOT 6 FYG= 683.2 FYG= 679.2

LOT 7 FYG= 681.9 FYG= 677.9

LOT 8 FYG= 680.9

LOT 9 FYG= 679.8

LOT 10

LOT 53 FYG= 681.4

LOT 54 FYG= 683.6

LOT 55 FYG= 684.6

LOT 56 FYG= 685.4

LOT 57 FYG= 685.7

FYG= 677.4

FYG= 676.6

FYG= 674.4

LOT 52 FYG= 678.1

LOT 51 FYG= 676.5

LOT 50 FYG= 674.6

8' WIDE ACCESS SHELF FROM 669.5 TO 670

POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5

PROPOSED PUBLIC STORM & DRAINAGE EASEMENT

LOT 43 FYG= 681.9

LOT 44 FYG= 680.3

LOT 45 FYG= 678.9

LOT 46 FYG= 677.7

LOT 47 675.7

61ST AVENUE

FYG= 677.9

FYG= 676.3

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 40' 80'

DESIGNED: AEK
DRAFTED: AMG
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SOMERS CREEK

SOMERS, WI

GRADING PLAN - NORTHEAST

REVISIONS

PEG JOB NO. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 5 OF 32

GRADING PLAN - NORTHEAST

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (GUTTER / PAVEMENT)
- OVERFLOW RELIEF ROUTING

LOT 8 FYG= 680.9
LOT 9 FYG= 679.8
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.7
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
LOT 18 FYG= 675.0
LOT 19 FYG= 675.7
LOT 20 FYG= 676.5
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 49 FYG= 672.7
LOT 50 FYG= 674.6
LOT 51 FYG= 676.5
LOT 52 FYG= 678.1
LOT 58 FYG= 678.3
LOT 73 FYG= 675.5
LOT 72 FYG= 675.3
LOT 71 FYG= 676.0

WILLOW CREEK COURT
61ST AVENUE

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
TREES TO BE ONLY REMOVED FOR THE INSTALLATION OF THE STORM SEWER & RIP RAP.
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
100 YEAR FLOODPLAIN
50' SANITARY SEWER EASEMENT
20' PIKE RIVER TRAIL EASEMENT
TREES TO REMAIN
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
PROPOSED PUBLIC STORM & DRAINAGE EASEMENT
OVERFLOW RELIEF ROUTING ARROW (TO POND)
ULTIMATE POND OVERFLOW POINT
PROPOSED PUBLIC UTILITY EASEMENT
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

NORTH

GRAPHICAL SCALE (FEET)
0 1" = 40' 80'

DRAFTED: AMG DESIGNED: AEK REVIEWED:

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SOMERS, WI

GRADING PLAN - NORTHWEST

REVISIONS

PEG JOB NO. 1617.00 AEK
PEG PM 09/22/25
START DATE 1" = 40'
SCALE

SHEET 6 OF 32

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GRADING PLAN - NORTHWEST

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LEGEND

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- 749 — PROPOSED CONTOUR
- 749 — EXISTING CONTOUR
- 750.00 — SPOT ELEVATION
- GRADE / PAVEMENT — DIRECTION OF SURFACE FLOW
- OVERFLOW RELIEF ROUTING

8' WIDE ACCESS SHELF FROM 669.5 TO 670

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

TREES TO REMAIN

20' PROPOSED PUBLIC UTILITY EASEMENT

30' PROPOSED GRADING & DRAINAGE EASEMENT

75' ANR PIPELINE EASEMENT

CAUTION: NO GRADING OVER EXISTING GAS MAIN

OVERFLOW RELIEF ROUTING ARROW

OVERFLOW RELIEF ROUTING ARROW (TO POND)

FUTURE ROAD GRADING SHOWN FOR COORDINATION WITH ANR PIPELINE ONLY

61ST AVENUE

WILLOW CREEK COURT

LOT 43 FYG= 681.9
LOT 44 FYG= 680.3
LOT 45 FYG= 678.9
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 73 FYG= 675.5
LOT 72
LOT 42 FYG= 684.0
LOT 41 FYG= 685.5
LOT 40 FYG= 686.4
LOT 39 FYG= 687.1
LOT 38 FYG= 687.6
LOT 37 FYG= 687.6
LOT 36 FYG= 687.1
LOT 35 FYG= 687.1
LOT 34 FYG= 687.1
LOT 58 FYG= 682.3
LOT 59 FYG= 684.3
LOT 60 FYG= 685.7
LOT 61 FYG= 686.6
LOT 62 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 33 FYG= 686.5
LOT 32 FYG= 685.0
LOT 31 FYG= 684.0

FYG= 678.3
FYG= 680.3
FYG= 681.7
FYG= 682.6
FYG= 683.3
FYG= 677.9
FYG= 676.3

GRAPHICAL SCALE (FEET)
0 1" = 40' 80'

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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CHICAGO I MILWAUKEE :NATIONWIDE

SOMERS CREEK

SOMERS, WI

GRADING PLAN - SOUTHEAST

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 7 OF 32

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GRADING PLAN - SOUTHEAST

Z:\PROJECTS\2019\1617.00-WI\CAD\SHEETS\4 GRADING & EROSION CONTROL PLAN.DWG

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (SEWER / PAVEMENT)
- OVERFLOW RELIEF ROUTING

61ST AVENUE

WILLOW CREEK COURT

WILLOW CREEK COURT

LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
LOT 18 FYG= 675.0
LOT 19 FYG= 675.7
LOT 20 FYG= 676.5
LOT 21 FYG= 677.3
LOT 22 FYG= 678.1
LOT 23 FYG= 674.6
LOT 24 FYG= 675.3
LOT 25 FYG= 676.1
LOT 26 FYG= 680.6
LOT 27 FYG= 681.0
LOT 28 FYG= 681.5
LOT 29 FYG= 682.1
LOT 30 FYG= 683.0
LOT 31 FYG= 684.0
LOT 32 FYG= 685.0
LOT 33 FYG= 686.5
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 58 FYG= 682.3
LOT 59 FYG= 684.3
LOT 60 FYG= 685.7
LOT 61 FYG= 686.6
LOT 62 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

FYG= 678.3
FYG= 680.3
FYG= 681.7
FYG= 682.6
FYG= 683.3
FYG= 678.6
FYG= 679.3
FYG= 680.1
FYG= 675.3
FYG= 676.1

OVERFLOW RELIEF ROUTING ARROW (TO POND)

ULTIMATE POND OVERFLOW POINT

PROPOSED PUBLIC UTILITY EASEMENT

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

DO NOT RAISE GRADE WITHIN FLOODPLAIN FOR PATH CONSTRUCTION

100 YEAR FLOODPLAIN

CAUTION: NO GRADING OVER EXISTING GAS MAIN

75' ANR PIPELINE EASEMENT

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 40' 80'

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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SOMERS CREEK

SOMERS, WI

GRADING PLAN - SOUTHWEST

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 8 OF 32

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GRADING PLAN - SOUTHWEST

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CONSTRUCTION SITE SEQUENCING

ALL WORK SHALL BE IN CONFORMANCE WITH THE DNR WPDES PERMIT AND VILLAGE OF SOMERS EROSION CONTROL PERMIT. SITE SEQUENCING IS ANTICIPATED BASED ON THE BEST INFORMATION AVAILABLE PRIOR TO CONSTRUCTION. DEVIATIONS FROM THE SEQUENCE MAY OCCUR WHEN THERE IS GOOD REASON TO DO SO. ALL CHANGES SHALL BE DOCUMENTED IN WRITING AND REVIEWED/APPROVED BY THE OWNER AND/OR ENGINEER IF NECESSARY.
THE EROSION CONTROL MEASURES INDICATED ON PLANS ARE THE MINIMUM REQUIREMENTS. ADDITIONAL CONTROL MEASURES AS DIRECTED BY OWNER/ENGINEER OR GOVERNING AGENCIES SHALL BE INSTALLED WITHIN 24 HOURS OF REQUEST.

1. INSTALL PERIMETER SILT FENCE, INLET PROTECTION AND TEMPORARY CONSTRUCTION ENTRANCE.
2. CONSTRUCT POND. POND SHALL BE EXCAVATED IN ACCORDANCE WITH SEDIMENT BASIN DETAILS AND UTILIZED AS SEDIMENT BASIN DURING CONSTRUCTION.
3. CONSTRUCT ANY NECESSARY DIVERSION BERMS OR SWALES TO ENSURE RUNOFF FROM SITE IS DIRECTED TO THE BASIN.
4. STABILIZE ANY BERMS/SWALE AND SIDE SLOPES OF THE POND AS SOON AS FINISHED. SOME SLOPED AREAS MAY REQUIRE ADDITIONAL MATTING. MONITOR AND INSTALL AS NEEDED TO PREVENT EROSION.
5. STRIP AND STOCKPILE TOPSOIL. INSTALL SILT FENCE AROUND PERIMETER OF STOCKPILE.
6. CONDUCT ROUGH GRADING EFFORTS. WORKING ON MORE THAN ONE AREA WILL PROCEED CONCURRENTLY IF MORE THAN ONE CREW IS ON SITE.
7. INSTALL UTILITY PIPING AND STRUCTURES, IMMEDIATELY INSTALL INLET PROTECTION.
8. COMPLETE FINAL GRADING, INSTALLATION OF GRAVEL BASE COURSES, PLACEMENT OF PAVEMENTS, ETC.
9. PLACE TOPSOIL AND IMMEDIATELY STABILIZE DISTURBED AREAS WITH EROSION CONTROLS.
10. EROSION CONTROL MEASURES SHALL BE REMOVED ONLY AFTER SITE CONSTRUCTION IS COMPLETE WITH ALL SOIL SURFACES HAVING AN ESTABLISHED VEGETATIVE COVER.

CONTRACTOR MAY MODIFY SEQUENCING AFTER ITEM 1 AS NEEDED TO COMPLETE CONSTRUCTION IF EROSION CONTROLS ARE MAINTAINED IN ACCORDANCE WITH THE CONSTRUCTION SITE EROSION CONTROL REQUIREMENTS.

LEGEND

- STORM SEWER MANHOLE
- CATCH BASIN- ROUND CASTING
- PROPOSED CONTOUR
- EXISTING CONTOUR
- CONSTRUCTION ENTRANCE
- EROSION CONTROL BLANKET
- SILT FENCE
- DITCH CHECK
- DIVERSION SWALE

SITE BENCHMARK:
NW FLANGE BOLT MARKED "X"
HYDRANT EL.=680.14

58TH AVENUE
61ST AVENUE
WILLOW CREEK COURT
WILLOW CREEK COURT
61ST AVENUE

CONSTRUCTION ENTRANCE
DITCH CHECK (TYP)
SILT FENCE
50' VISION CORNER EASEMENT
20' FORCE MAIN EASEMENT
SILT FENCE
43' PIKE RIVER TRAIL EASEMENT
2,500 S.F. LIGHT DUTY RIP RAP
EXISTING DRAIN TILE ENCOUNTERED ALONG POND GRADING EXTENTS TO BE DAYLIGHTED INTO POND
MONITOR DRAINAGE FROM EAST AND INSTALL ADDITIONAL PERMANENT TURF REINFORCEMENT MATTING OR RIP-RAP IF NEEDED WHERE RUNOFF CONCENTRATES AND CAUSES EROSION.
STORM WATER MAINTENANCE ACCESS EASEMENT
700 S.F. LIGHT DUTY RIP RAP
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025
30' PROPOSED GRADING & DRAINAGE EASEMENT
TREES TO REMAIN
REAR YARD SWALE TO BE DIRECTED TO POND. DITCH CHECKS TO BE INSTALLED EVERY 2.0' OF DROP WITH A MINIMUM OF ONE DITCH CHECK PER LOT.
TRENCH BACKYARDS TO DETERMINE IF ANY TILE EXIST TO A DEPTH OF 10'. IF ENCOUNTERED, RELAY TILE TO POND TO THE NORTH.
75' ANR PIPELINE EASEMENT
POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5
POND TO BE USED AS TEMPORARY SEDIMENT BASIN
20' PROPOSED PUBLIC UTILITY EASEMENT
DITCH CHECK (TYP) INSTALL EVERY 2.0' OFF DROP
DITCH CHECK (TYP) INSTALL EVERY 2.0' OFF DROP
100 S.F. LIGHT DUTY RIP RAP
PROPOSED PUBLIC STORM & DRAINAGE EASEMENT
TEMPORARY SEDIMENTATION OUTLET CONTROL PLATE INSTALLED IN OUTLET STRUCTURE SEE DETAILS
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
TREES TO BE ONLY REMOVED FOR THE INSTALLATION OF THE STORM SEWER & RIP RAP
500 S.F. OF LIGHT DUTY RIP RAP TO BE INSTALLED AT END OF OUTLET
TREES TO REMAIN
100 YEAR FLOODPLAIN
50' SANITARY SEWER EASEMENT
20' PIKE RIVER TRAIL EASEMENT
SILT FENCE
PROPOSED 10' BIKE PATH
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
ONLY CLEAR TREES NECESSARY FOR PATH CONSTRUCTION
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS DO NOT ENCROACH ON EXISTING WETLANDS
DOUBLE SILT FENCE BORDERING WETLANDS
PROPOSED PUBLIC UTILITY EASEMENT
TEMPORARY DIVERSION SWALE
DITCH CHECK (TYP) INSTALL EVERY 2.0' OFF DROP
DITCH CHECK (TYP) INSTALL EVERY 2.0' OFF DROP
DITCH CHECK (TYP) INSTALL EVERY 2.0' OFF DROP
HAY BALE DITCH CHECK (TYP.)
ALTERNATIVE DRAIN TILE LOCATION
CAUTION: NO GRADING OVER EXISTING GAS MAIN
DITCH CHECK (TYP.)
75' ANR PIPELINE EASEMENT
100 YEAR FLOODPLAIN
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
50' SANITARY SEWER EASEMENT
20' PIKE RIVER TRAIL EASEMENT

LOT 1 FYG= 684.0 8.0' BASEMENT
LOT 2 FYG= 684.1 8.0' BASEMENT
LOT 3 FYG= 685.5
LOT 4 FYG= 685.2
LOT 5 FYG= 684.4
LOT 6 FYG= 683.2 679.2
LOT 7 FYG= 681.9 677.9
LOT 8 FYG= 679.8
LOT 9 FYG= 679.8
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.7
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
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LOT 20 FYG= 676.5
LOT 21 FYG= 677.3
LOT 22 FYG= 678.1
LOT 23 FYG= 678.6 674.6
LOT 24 FYG= 679.3 675.3
LOT 25 FYG= 680.1 676.1
LOT 26 FYG= 680.6
LOT 27 FYG= 681.0
LOT 28 FYG= 681.5
LOT 29 FYG= 682.1
LOT 30 FYG= 683.0
LOT 31 FYG= 684.0
LOT 33 FYG= 686.5
LOT 34 FYG= 687.1
LOT 35 FYG= 687.1
LOT 36 FYG= 687.1
LOT 37 FYG= 687.6
LOT 38 FYG= 687.6
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LOT 40 FYG= 686.4
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LOT 44 FYG= 680.4
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LOT 51 FYG= 670.4
LOT 52 FYG= 669.1
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LOT 54 FYG= 668.4
LOT 55 FYG= 668.4
LOT 56 FYG= 668.6
LOT 57 FYG= 668.7
LOT 58 FYG= 682.3 678.3
LOT 59 FYG= 684.3 680.3
LOT 60 FYG= 685.7 681.7
LOT 61 FYG= 686.6 682.6
LOT 62 FYG= 687.3 683.3
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LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

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SOMERS, WI

EROSION CONTROL PLAN

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 9 OF 32

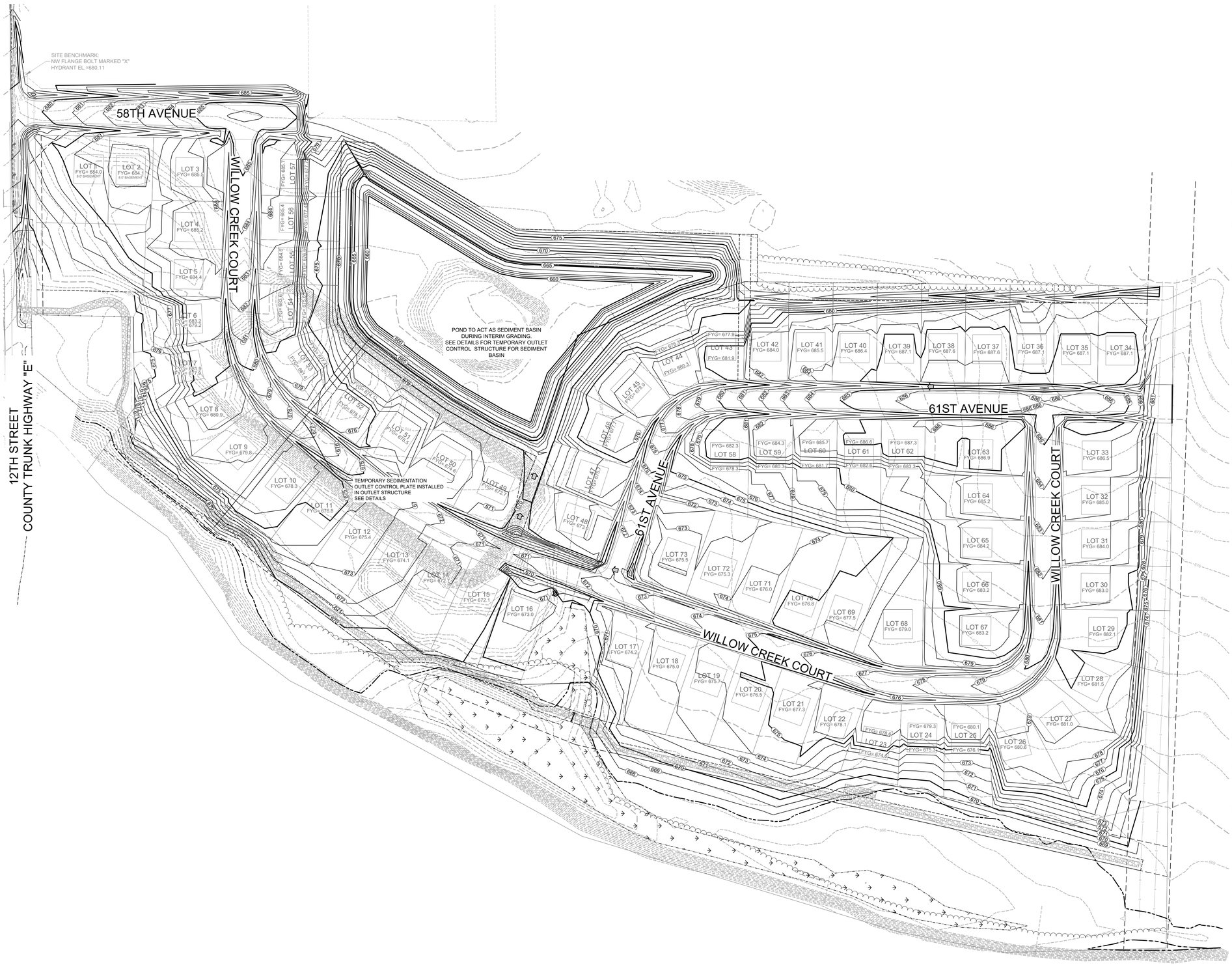
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EROSION CONTROL PLAN

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- (749) PROPOSED CONTOUR
- 749 EXISTING CONTOUR
- + 750.00 SPOT ELEVATION
- GRADE / PAVEMENT DIRECTION OF SURFACE FLOW
- OVERFLOW RELIEF ROUTING

INTERIM GRADING NOTES:

LOTS TO BE LEFT 2' LOW AND PADS SHALL HAVE POSITIVE DRAINAGE AND SHALL NOT HAVE PONDING WATER.

FRONT AND REAR LOT CORNERS TO BE BUILT TO FINISHED GRADE.

SIDE YARD GRADES MAY BE LEFT UP TO 18" LOW.

PROVIDE A WDNR CONSTRUCTION SITE STORM WATER RUNOFF PERMIT (NOI).

SUBMIT GRADING AND EROSION CONTROL PLAN, CONSTRUCTION SEQUENCE PLAN, GRADING PERMIT APPLICATION, RESTORATION COMPLETION DATE, AND QUOTE FROM THE GRADING / RESTORATION CONTRACTOR TO THE VILLAGE OF SOMERS FOR APPROVAL. INDICATE THE ANTICIPATED OR LIKELY DISPOSAL LOCATIONS FOR ANY EXCAVATED SOILS OR CONSTRUCTION DEBRIS THAT WILL BE HAULED OFF-SITE FOR DISPOSAL. THE DEPOSITED OR STOCKPILED MATERIAL NEEDS TO INCLUDE PERIMETER SEDIMENT CONTROL MEASURES (SUCH AS SILT FENCE, HAY BALES, FILTER SOCKS, OR COMPACTED EARTHEN BERMS).

PROVIDE A BOND OR LETTER OF CREDIT FOR THE FULL VALUE THE CONTRACTOR'S QUOTE FOR THE VILLAGE TO COMPLETE THE WORK IF THE CONTRACTOR DOES NOT MEET THE SCHEDULE.

PROVIDE ROUTINE SITE INSPECTIONS AT LEAST ONCE EVERY 7 DAYS AND WITHIN 24 HOURS AFTER A RAINFALL EVENT OF 0.5 INCHES OR GREATER. KEEP INSPECTION REPORTS ON-SITE AND MAKE THEM AVAILABLE UPON
REQUEST, CONTINUE UNTIL THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED.

PRESERVE EXISTING VEGETATION (ESPECIALLY ADJACENT TO SURFACE WATERS), MINIMIZE LAND-DISTURBING CONSTRUCTION ACTIVITY ON SLOPES OF 20% OR MORE, MINIMIZE SOIL COMPACTION, AND PRESERVE TOPSOIL.

INSTALL PERIMETER EROSION CONTROLS AND ROCK TRACKING PAD CONSTRUCTION ENTRANCE(S) PRIOR TO ANY LAND-DISTURBING ACTIVITIES, INCLUDING CLEARING AND GRUBBING.

STAGE CONSTRUCTION GRADING ACTIVITIES TO MINIMIZE THE CUMULATIVE EXPOSED AREA. CONDUCT TEMPORARY GRADING FOR EROSION CONTROL PER WDNR TECHNICAL STANDARD TEMPORARY GRADING
PRACTICES FOR EROSION CONTROL #1067.

CONSTRUCT AND STABILIZE SEDIMENT BASINS/TRAPS OR WET PONDS PRIOR TO MASS LAND DISTURBANCE TO CONTROL RUNOFF DURING CONSTRUCTION. REMOVE SEDIMENT AS NEEDED TO MAINTAIN 3 FEET OF DEPTH TO
THE OUTLET AND PROPERLY DISPOSE OF SEDIMENT REMOVED DURING MAINTENANCE (REFER TO NR 528). CONSTRUCT AND MAINTAIN THE SEDIMENT BASIN PER WDNR TECHNICAL STANDARD SEDIMENT BASIN #1064
AND SEDIMENT TRAP # 1063.

INSTALL AND MAINTAIN SILT FENCING PER WDNR TECHNICAL STANDARD SILT FENCE #1056. REMOVE SEDIMENT FROM BEHIND SILT FENCES AND SEDIMENT BARRIERS BEFORE SEDIMENT REACHES A DEPTH THAT IS
EQUAL TO ONE-HALF OF THE FENCE AND/OR BARRIER HEIGHT.

PROVIDE PERIMETER SILT FENCE OR OTHER PERIMETER CONTROL IF STOCKPILES WILL REMAIN INACTIVE FOR 7 DAYS OR LONGER.

STABILIZE DISTURBED AREAS THAT WILL REMAIN INACTIVE FOR 14 DAYS OR LONGER. BETWEEN SEPTEMBER 15 AND OCTOBER 15: STABILIZE WITH MULCH, TACKIFIER, AND A PERENNIAL SEED MIXED WITH WINTER WHEAT, ANNUAL OATS, OR ANNUAL RYE, AS APPROPRIATE FOR REGION AND SOIL TYPE OCTOBER 15 THROUGH COLD WEATHER:

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

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DRAFTED: AMG DESIGNED: AEK REVIEWED:

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SOMERS CREEK

SOMERS, WI

INTERIM GRADING PLAN

REVISIONS

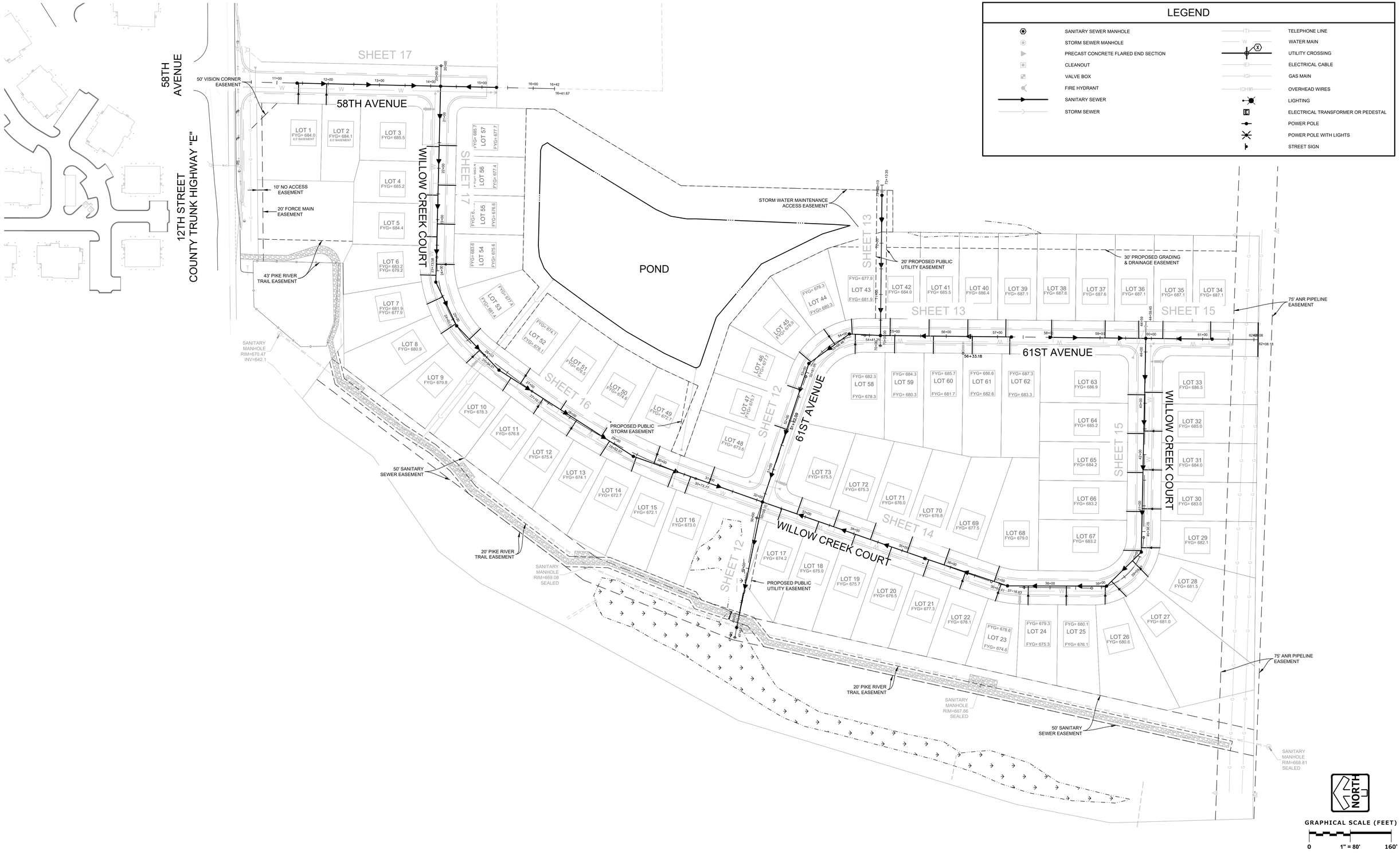
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SHEET 10 OF 32

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INTERIM GRADING PLAN

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SANITARY SEWER OVERVIEW

REVISIONS

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PEG PM 09/22/25
START DATE 1" = 80'
SCALE

SHEET 11 OF 32

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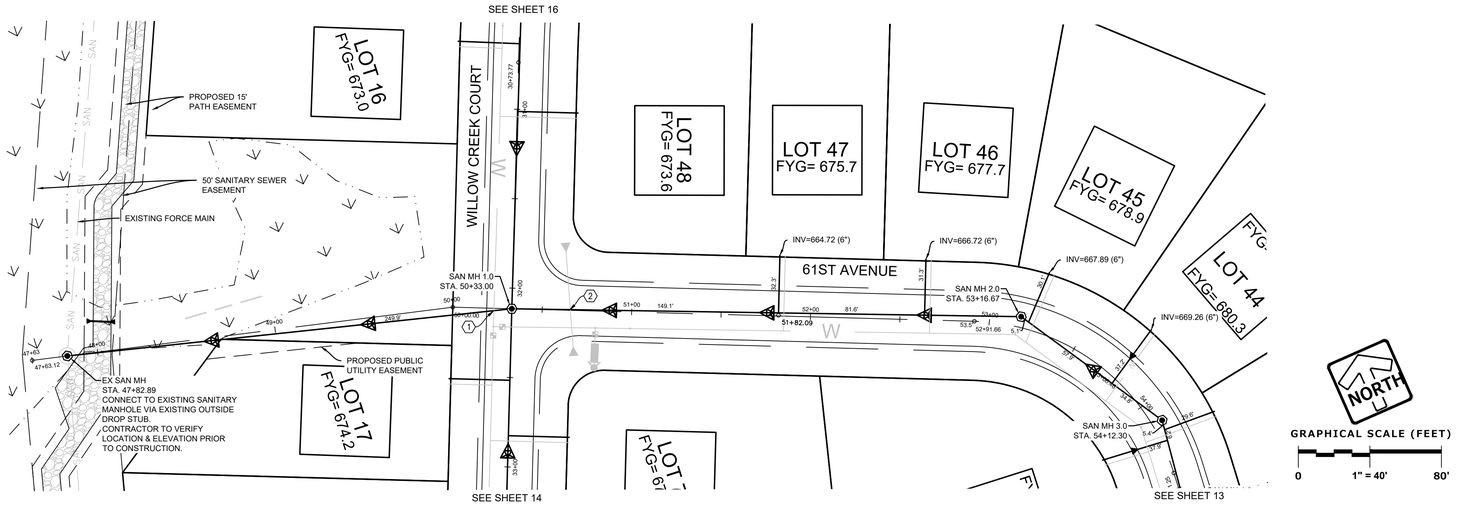
SANITARY SEWER OVERVIEW

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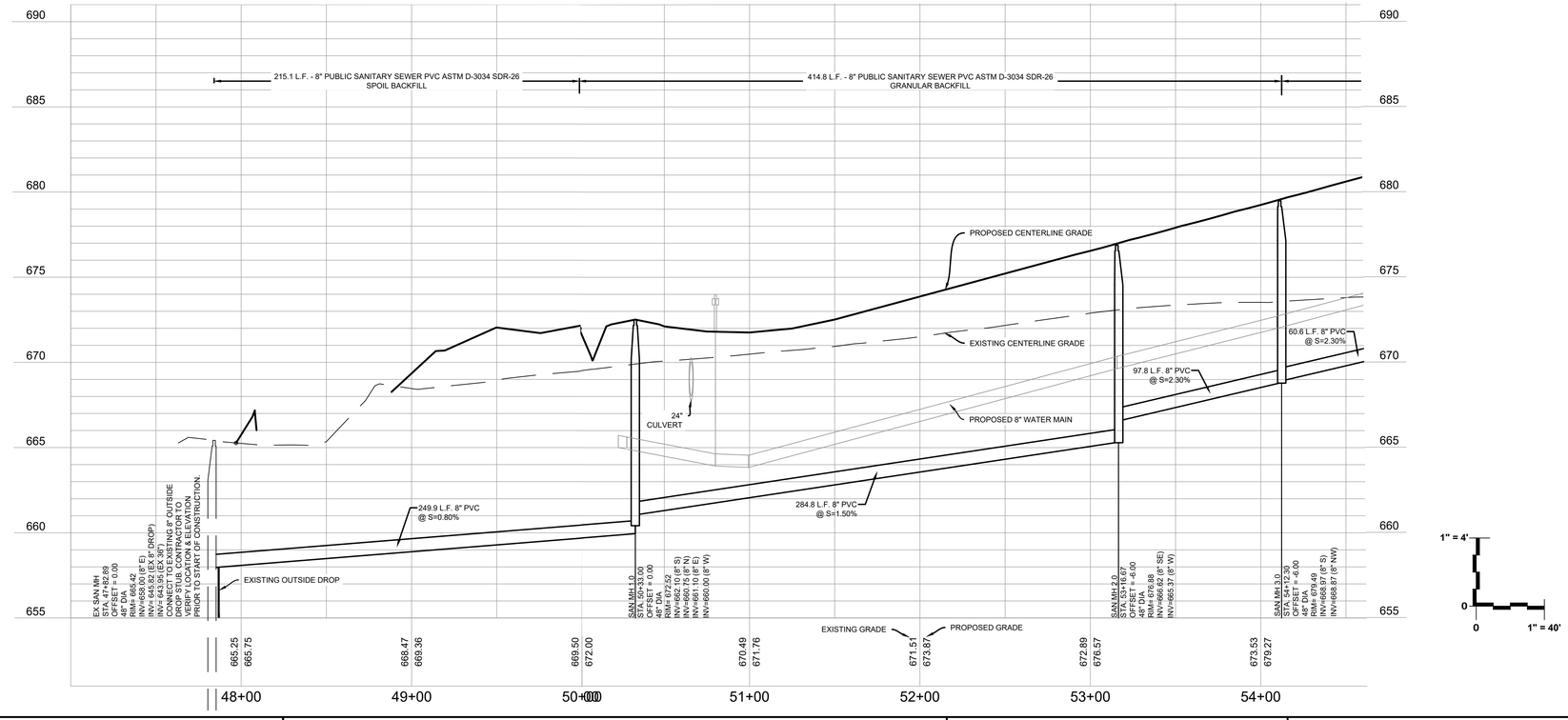


SANITARY SEWER LATERAL NOTES:

- ALL SANITARY SEWER LATERALS TO BE 6" PVC SDR-26 @ MIN. 2.0% UNLESS OTHERWISE NOTED.
- TERMINATE LATERAL PIPE WITH A WOODEN 2x4 SET ONE FOOT ABOVE FINISHED GRADE.
- TRACER WIRE IS REQUIRED FOR ALL SANITARY LATERALS AND MAINS. LATERAL PIPE LOCATOR & TERMINAL POST: NO. 10 AWG SINGLE OR MULTIPLE STRAND INSULATED COPPER WIRE & 2-1/2 INCH BY 18-INCH C.P. TEST SERVICES - SNAKE PIT TERMINAL BOX.
- ALL SANITARY SEWER WITHIN PUBLIC R.O.W. SHALL HAVE GRANULAR BACKFILL.
- ALL WORK TO CONFORM TO THE VILLAGE OF SOMERS DESIGN STANDARDS.

CROSSINGS

1	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 664.96 8" SAN T/PIPE= 660.60	2	24" STORM OVER 8" SANITARY 24" STM B/PIPE= 667.78 8" SAN T/PIPE= 662.27



DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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SOMERS, WI

SANITARY SEWER PLAN & PROFILE

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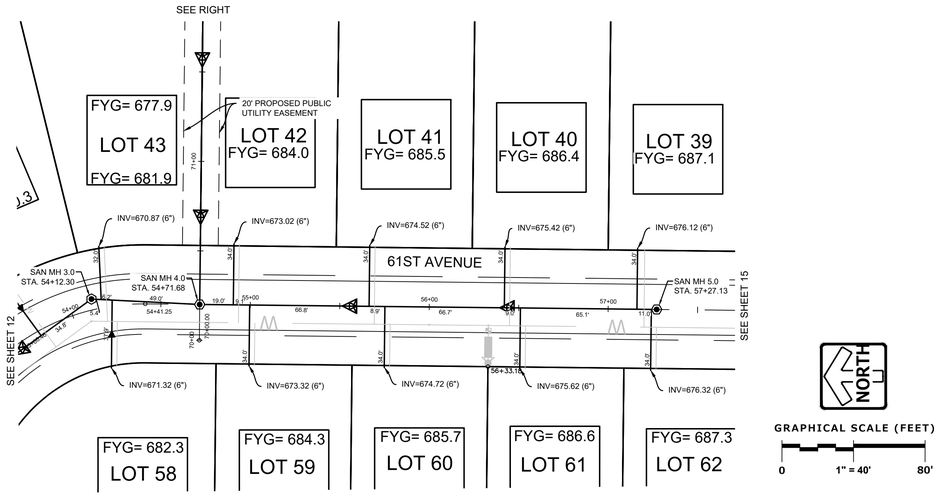
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SANITARY SEWER PLAN & PROFILE

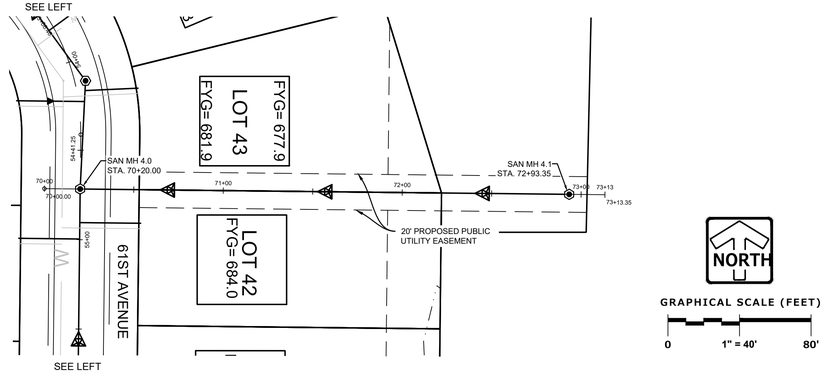
Z:\PROJECTS\2019\1617.00-WI\CAD\SHEETS\6 SANITARY SEWER PLAN & PROFILE.DWG

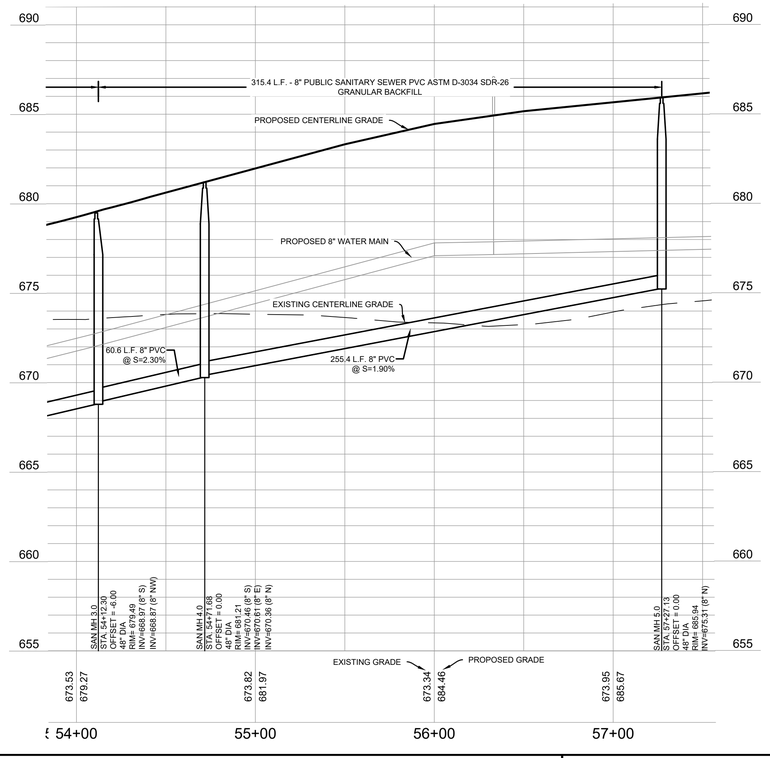
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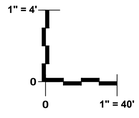


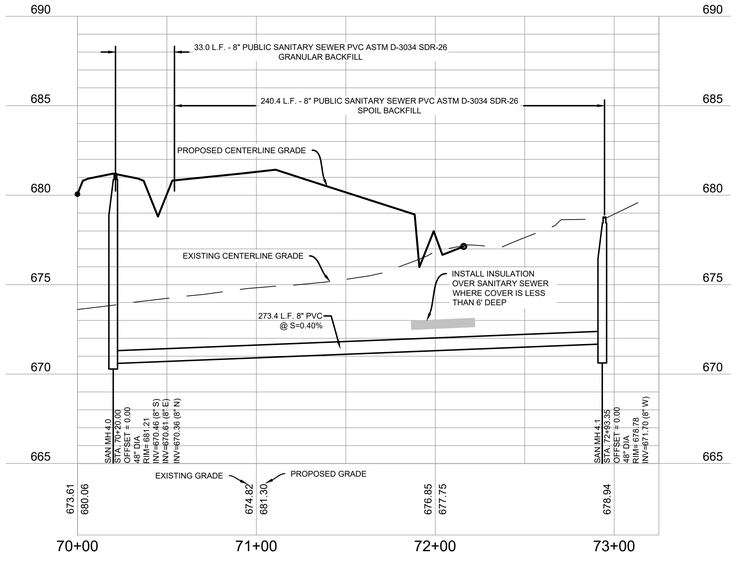
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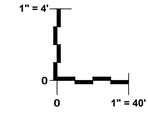
- ALL SANITARY SEWER LATERALS TO BE 6" PVC SDR-26 @ MIN. 2.0% UNLESS OTHERWISE NOTED.
- TERMINATE LATERAL PIPE WITH A WOODEN 2x4 SET ONE FOOT ABOVE FINISHED GRADE.
- TRACER WIRE IS REQUIRED FOR ALL SANITARY LATERALS AND MAINS. LATERAL PIPE LOCATOR & TERMINAL POST: NO. 10 AWG SINGLE OR MULTIPLE STRAND INSULATED COPPER WIRE & 2-1/2 INCH BY 18-INCH C.P. TEST SERVICES - SNAKE PIT TERMINAL BOX.
- ALL SANITARY SEWER WITHIN PUBLIC R.O.W. SHALL HAVE GRANULAR BACKFILL.
- ALL WORK TO CONFORM TO THE VILLAGE OF SOMERS DESIGN STANDARDS.











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DESIGNED: AEK
REVIEWED:

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SANITARY SEWER PLAN & PROFILE

REVISIONS

PEG JOB No. 1617.00 AEK
PEG PM 09/22/23
START DATE 1" = 40'
SCALE

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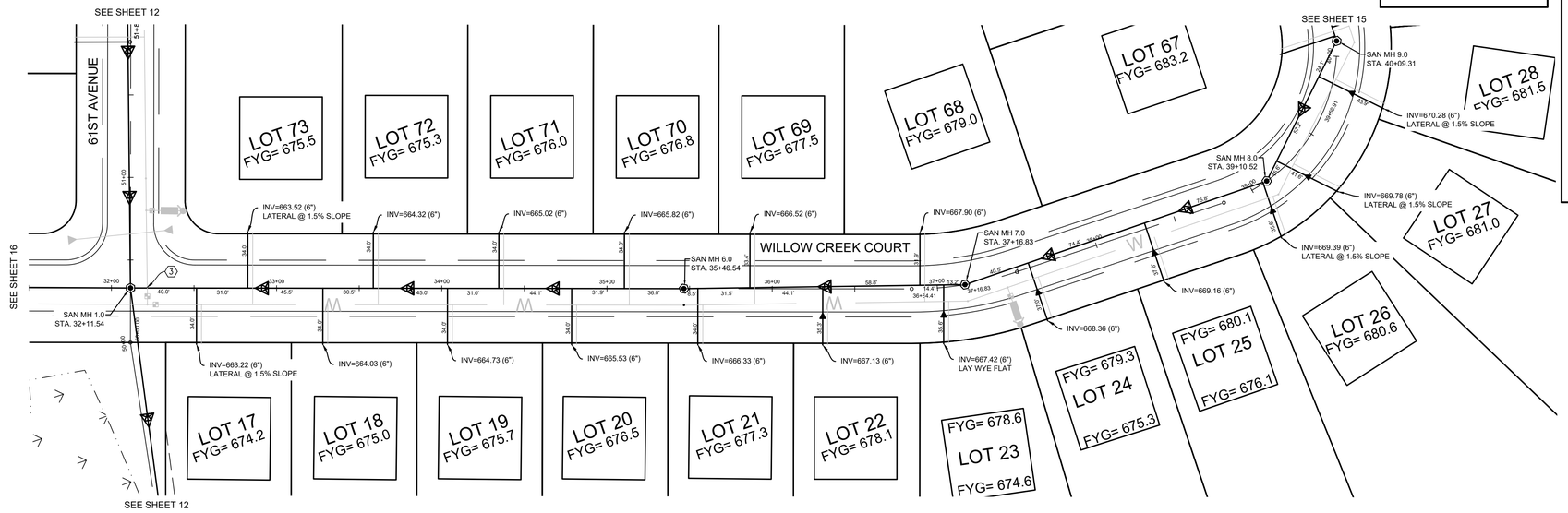
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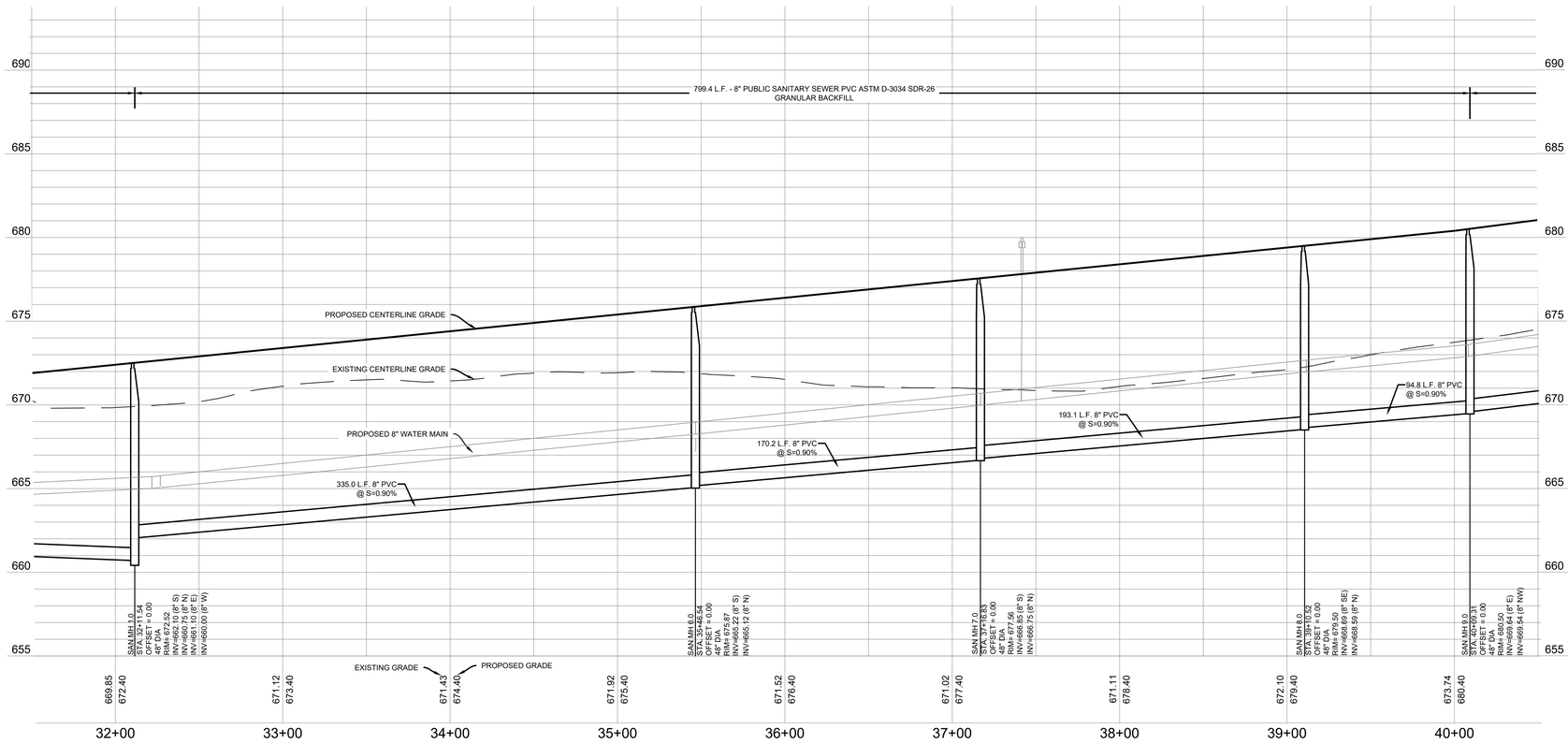
CROSSINGS

3 — 8" WATER OVER
8" SANITARY
8" WM B/PIPE= 663.81
8" SAN T/PIPE= 661.87

SANITARY SEWER LATERAL NOTES:

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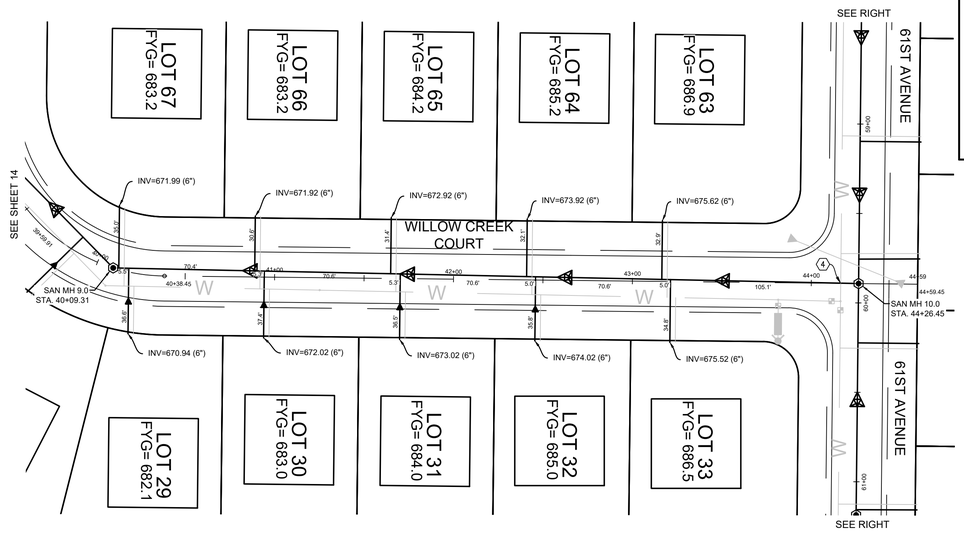
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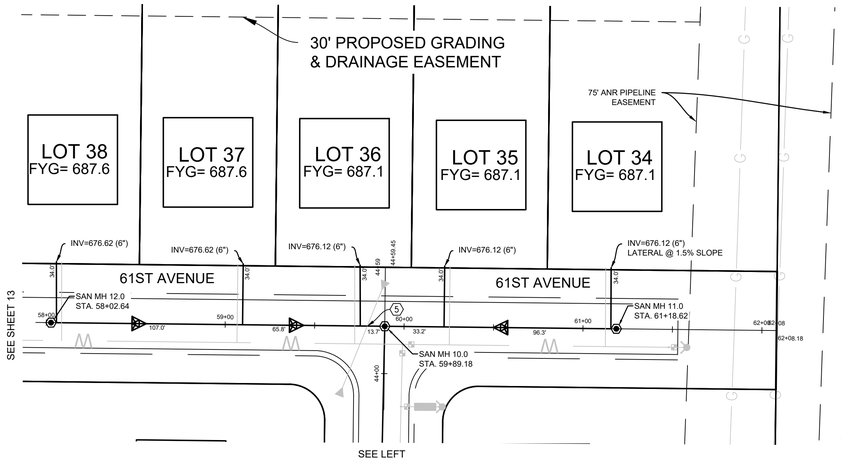
CROSSINGS

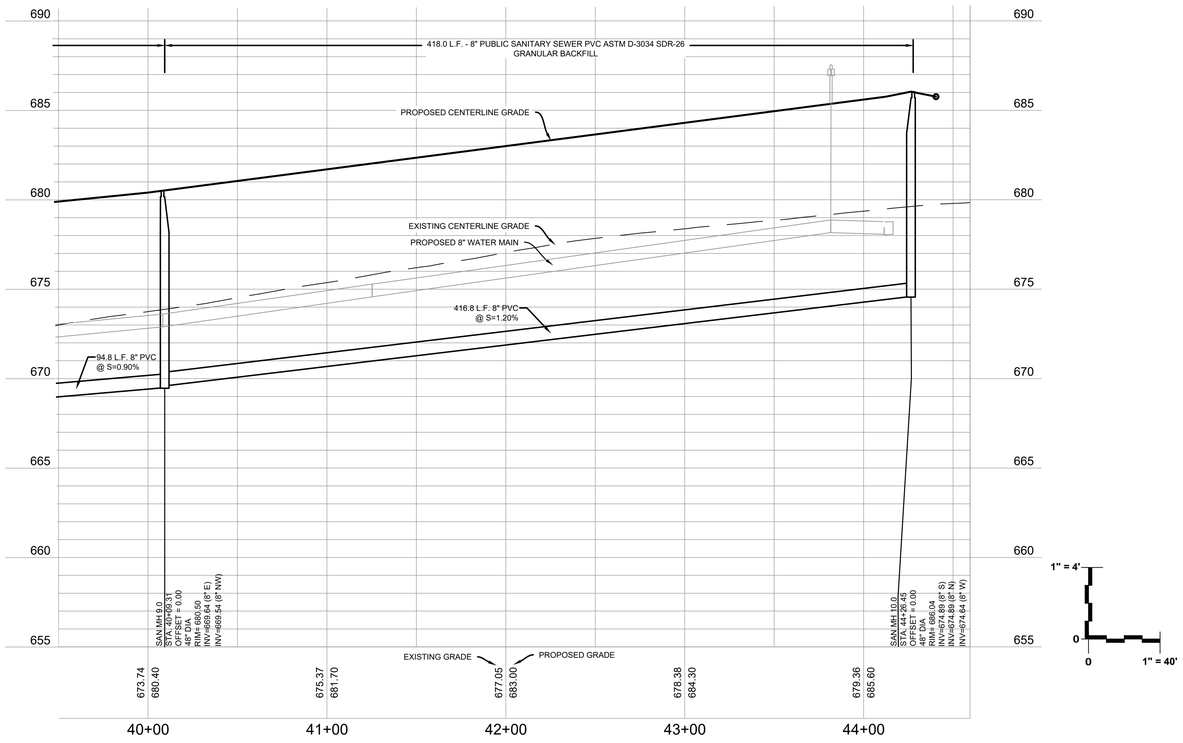
4	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 678.04 8" SAN T/PIPE= 675.20	5	15" STORM OVER 8" SANITARY 15" STM B/PIPE= 682.62 8" SAN T/PIPE= 675.65

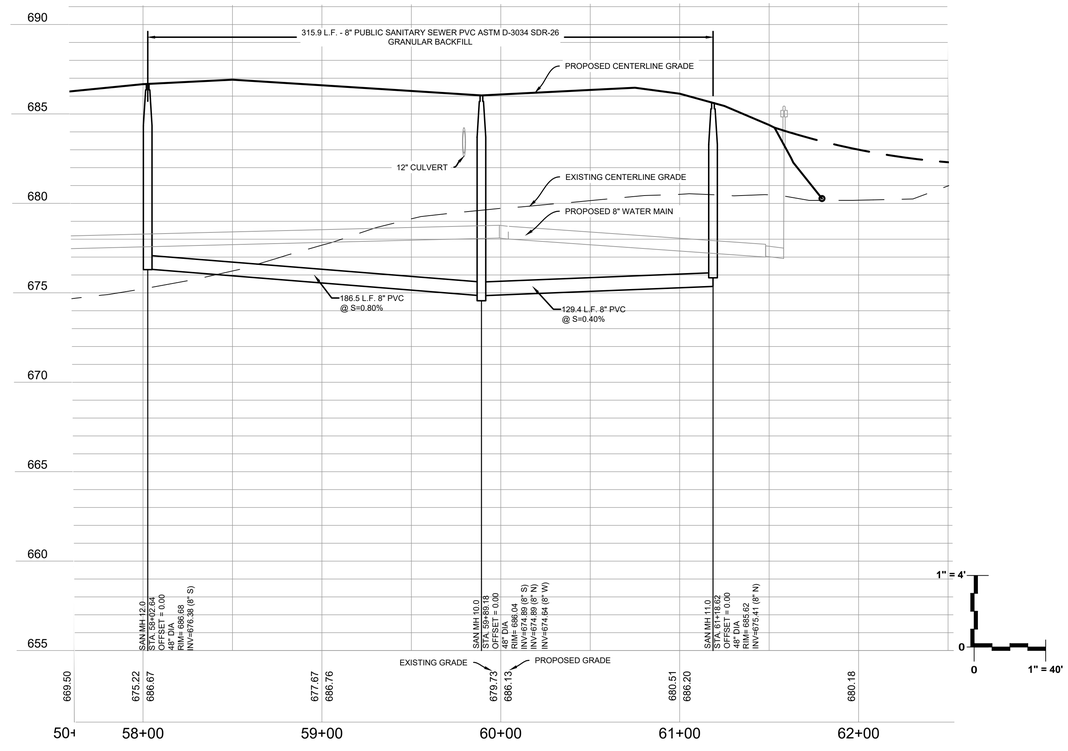
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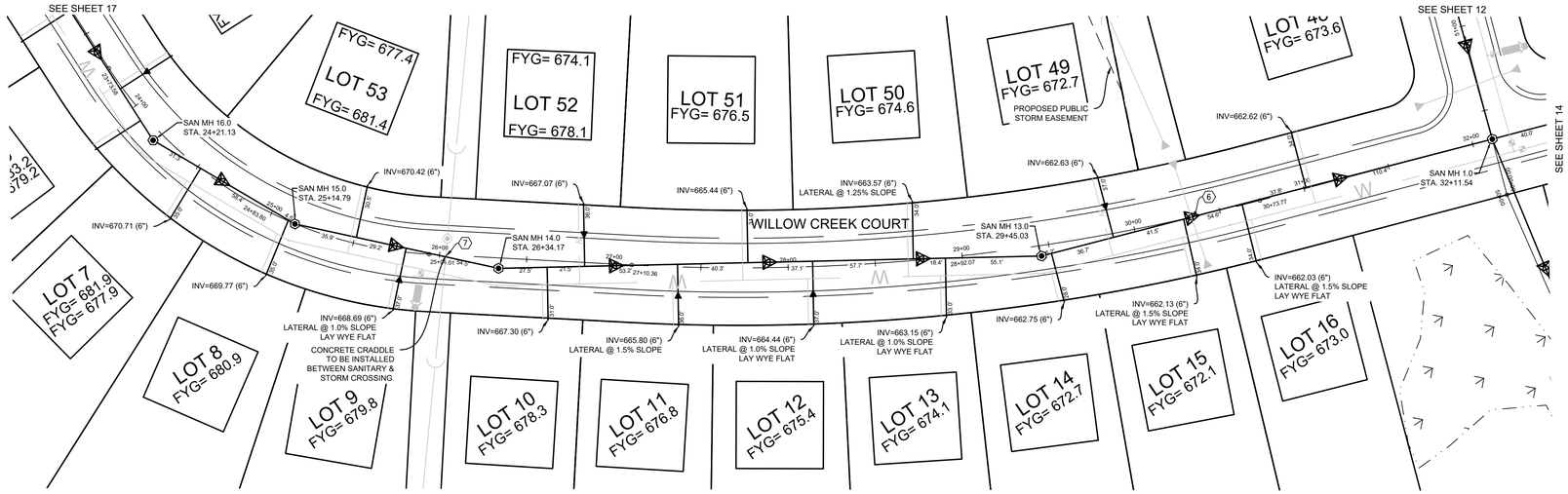
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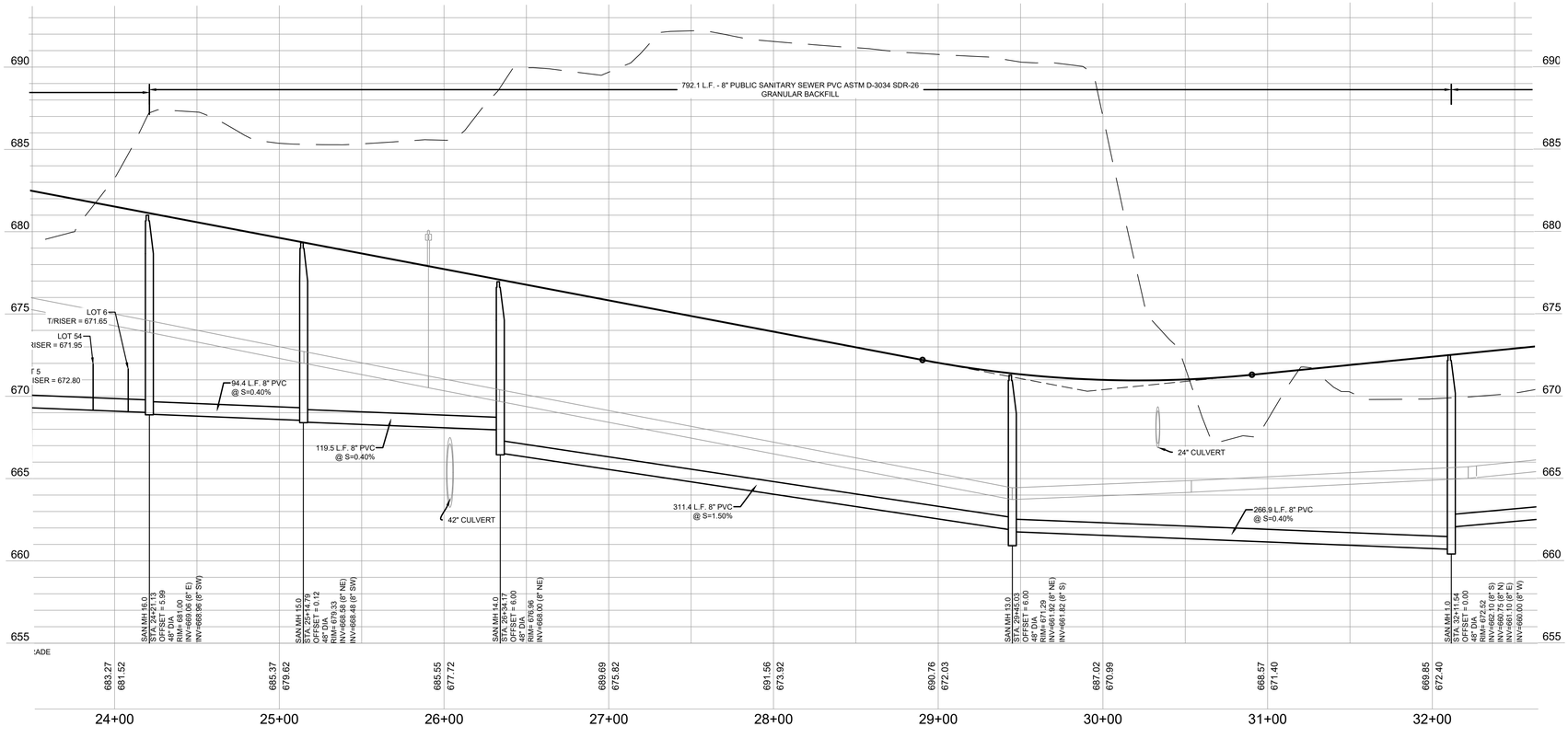
CROSSINGS

6	24" STORM OVER 8" SANITARY 24" STM B/PIPE= 666.87 8" SAN T/PIPE= 662.14	7	8" SANITARY OVER 42" STORM 8" SAN B/PIPE= 668.10 42" STM T/PIPE= 667.50

SANITARY SEWER LATERAL NOTES:

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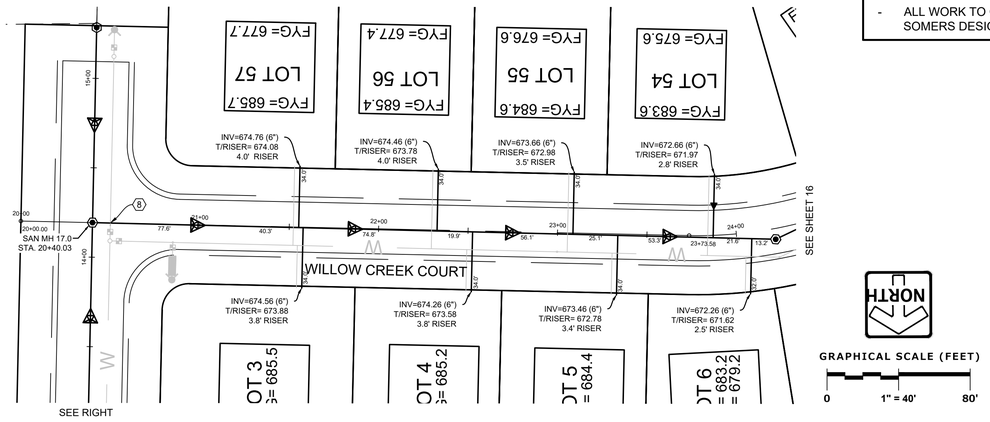
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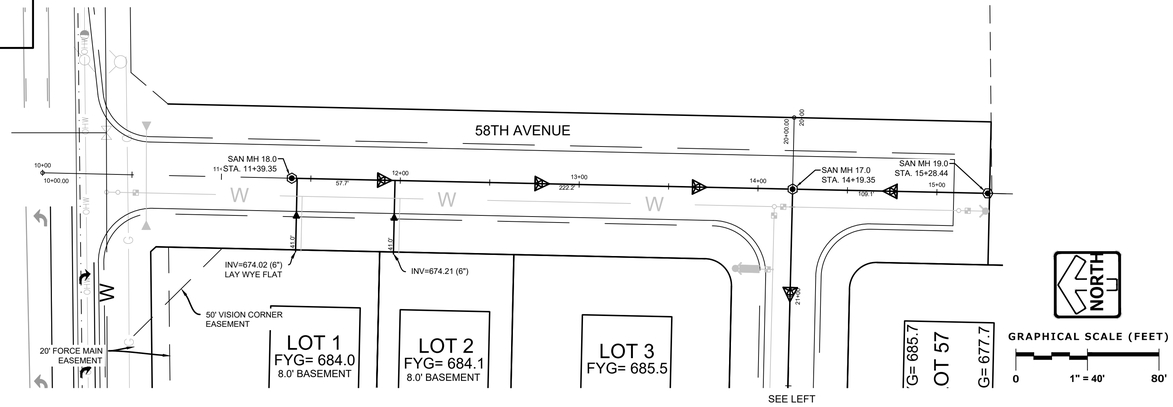
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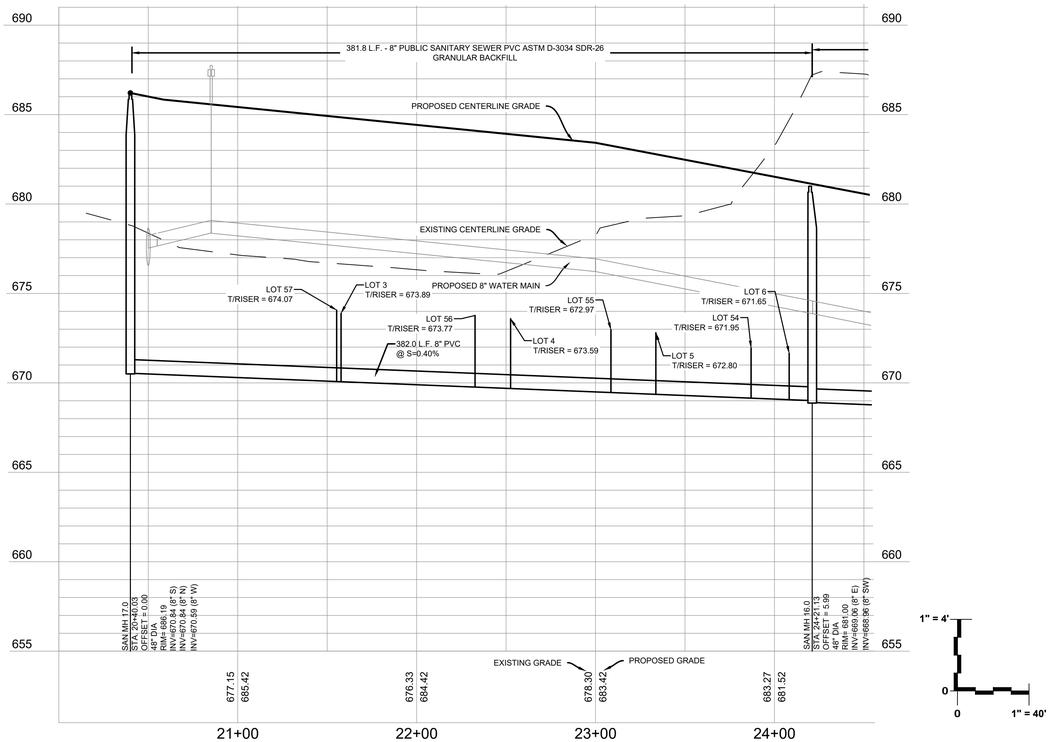
8 — 24" WATER OVER
8" SANITARY
24" WM B/PIPE= 676.52
8" SAN T/PIPE= 671.23

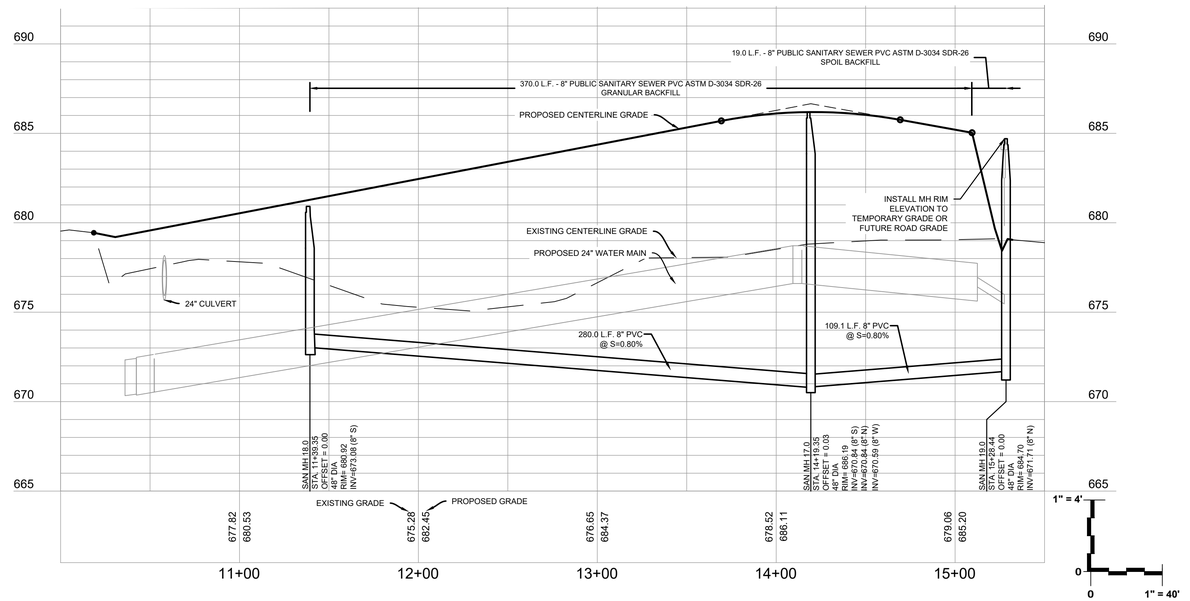
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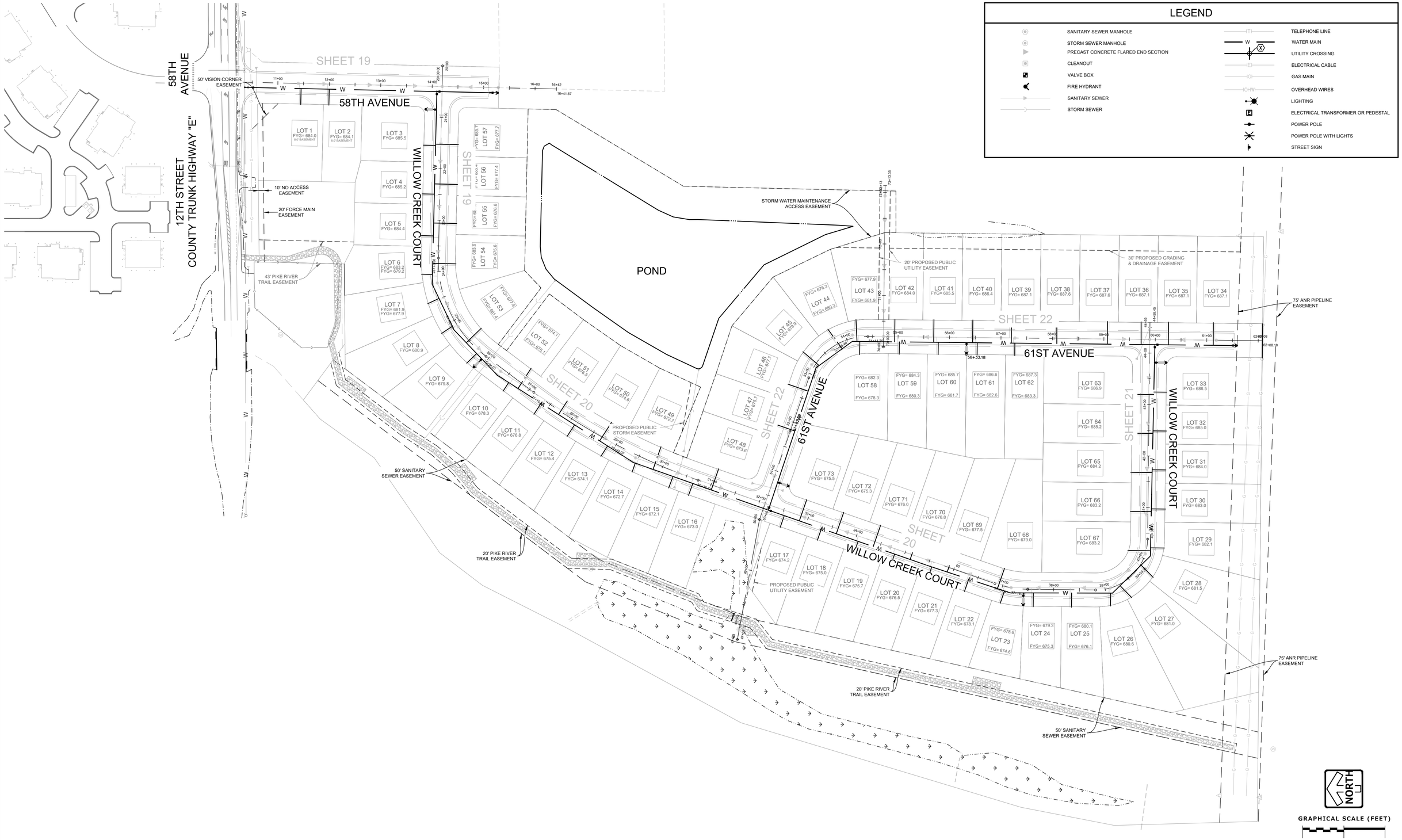
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WATER MAIN OVERVIEW

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WATER MAIN OVERVIEW

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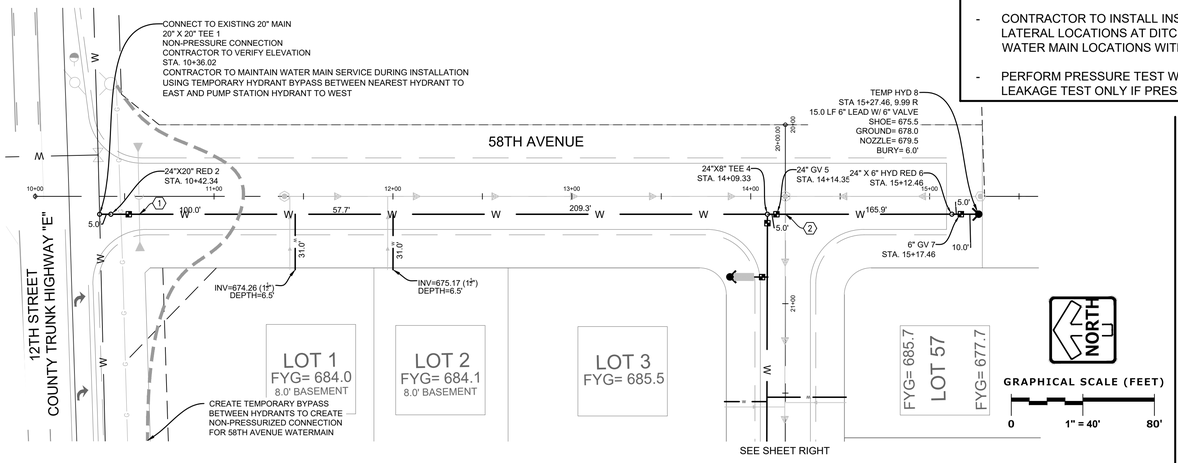
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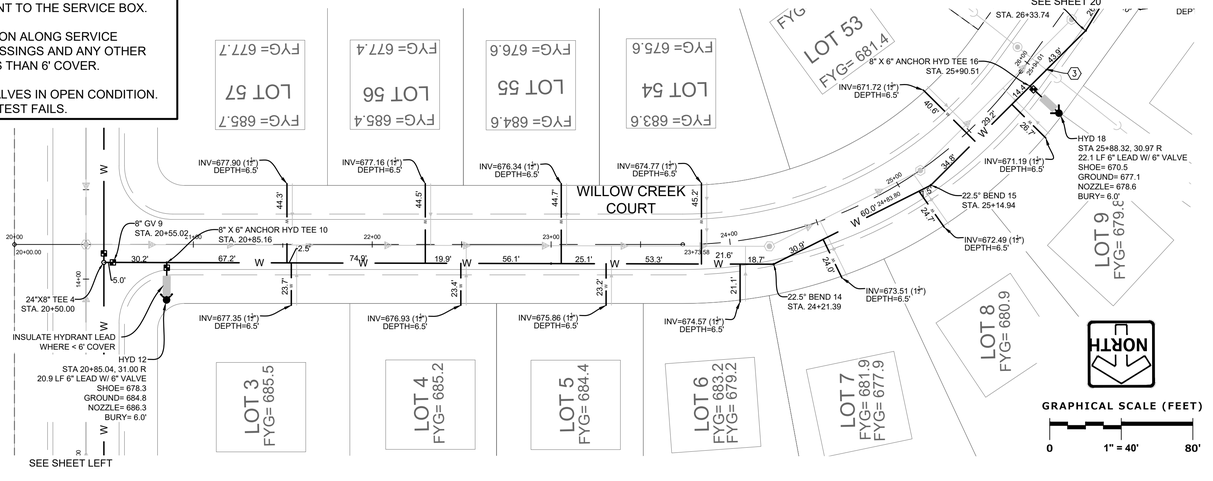
WATER MAIN & LATERAL NOTES:

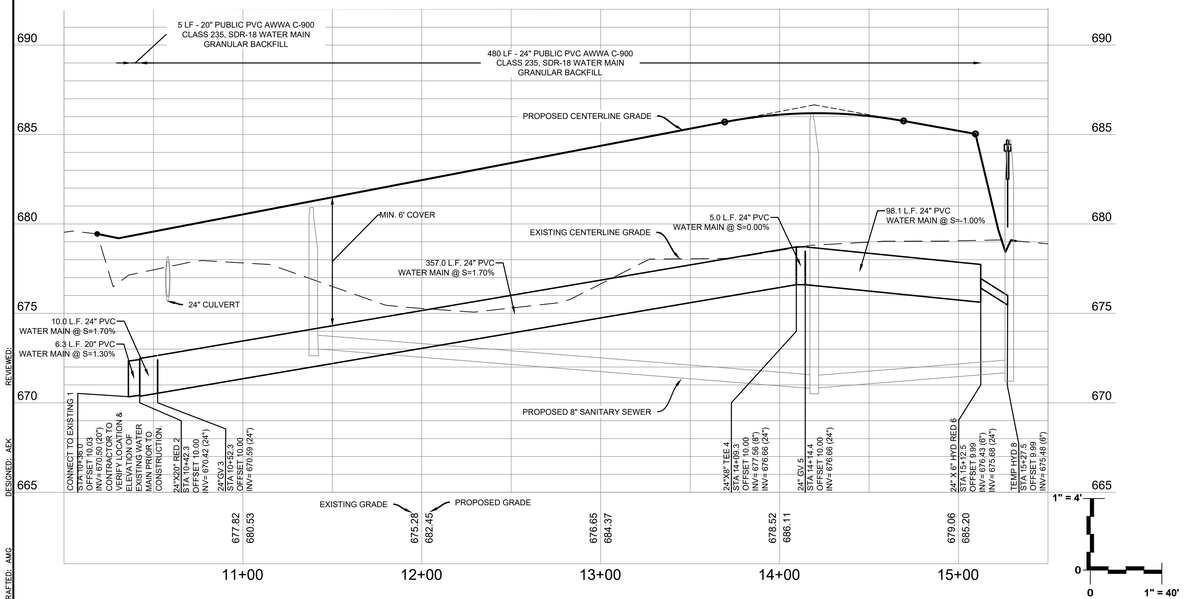
- REQUIRED LENGTHS FOR ALL JOINT RESTRAINTS ARE TABULATED IN THE CONSTRUCTION DETAILS ON SHEET ##.
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- ALL WATER LATERAL CURB STOPS TO BE INSTALLED AT THE R.O.W. LINE. CURB STOPS TO BE MCDONALD NO. 6106, MUELLER H-15209N, OR EQUAL. INSTALL LATERAL 1.0' PAST THE STOP ON TO THE LOT.
- PLACE LOCATOR WIRE ON TOP OF WATER SERVICE LINES AND EXTEND TO TERMINAL BOX ADJACENT TO THE SERVICE BOX.
- CONTRACTOR TO INSTALL INSULATION ALONG SERVICE LATERAL LOCATIONS AT DITCH CROSSINGS AND ANY OTHER WATER MAIN LOCATIONS WITH LESS THAN 6' COVER.
- PERFORM PRESSURE TEST WITH VALVES IN OPEN CONDITION. LEAKAGE TEST ONLY IF PRESSURE TEST FAILS.

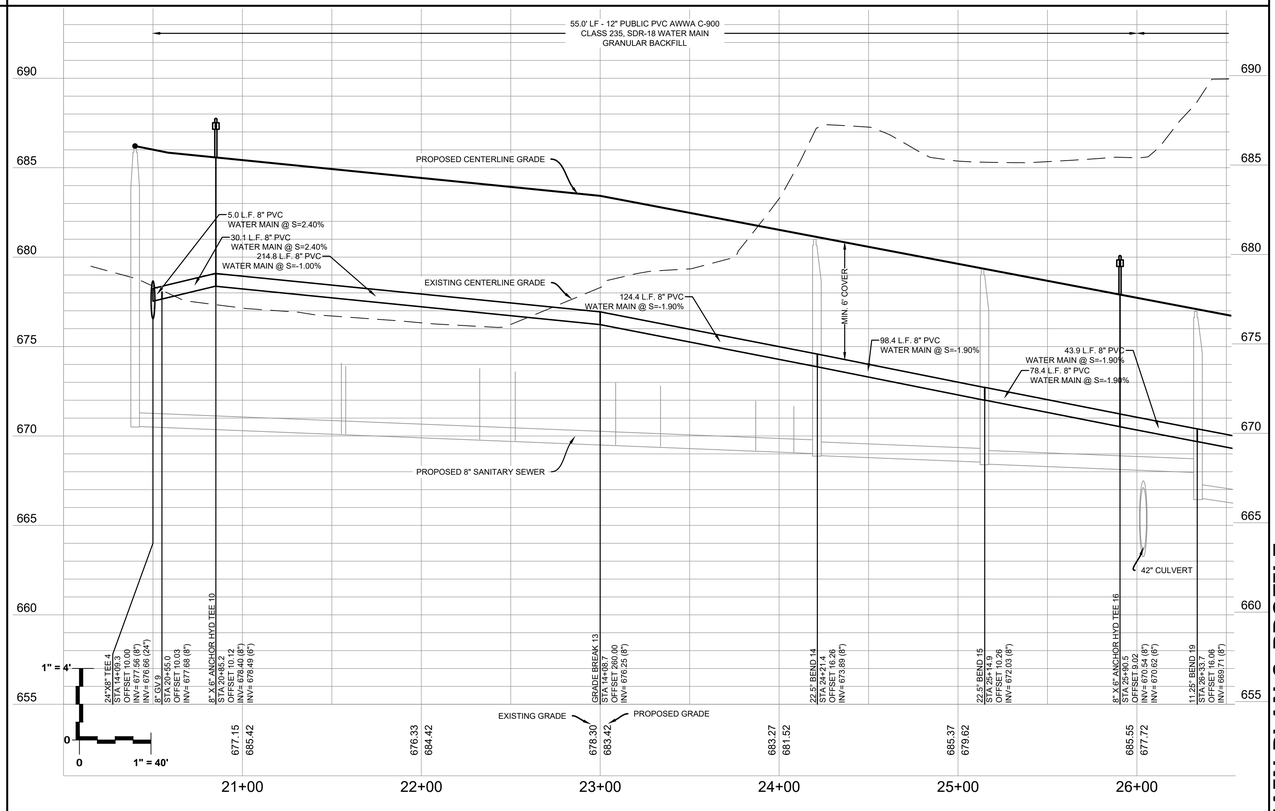
CROSSINGS

1. 24" STORM OVER
   24" WATER
   24" STM B/PIPE= 675.65
   24" WM T/PIPE= 672.74
2. 24" WATER OVER
   8" SANITARY
   24" WM B/PIPE= 676.52
   8" SAN T/PIPE= 671.23
3. 8" WATER OVER
   42" STORM
   8" WM B/PIPE= 670.27
   42" STM T/PIPE= 667.48









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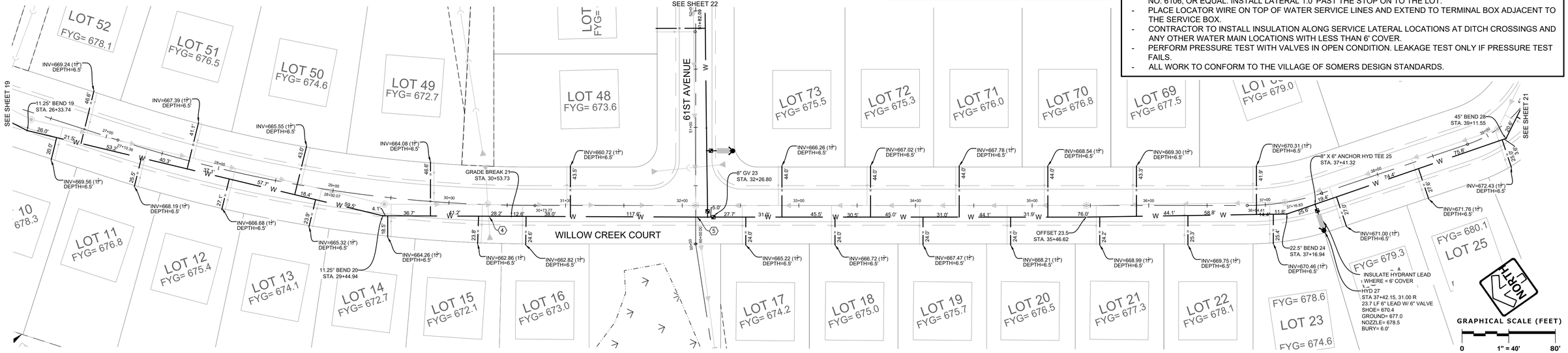
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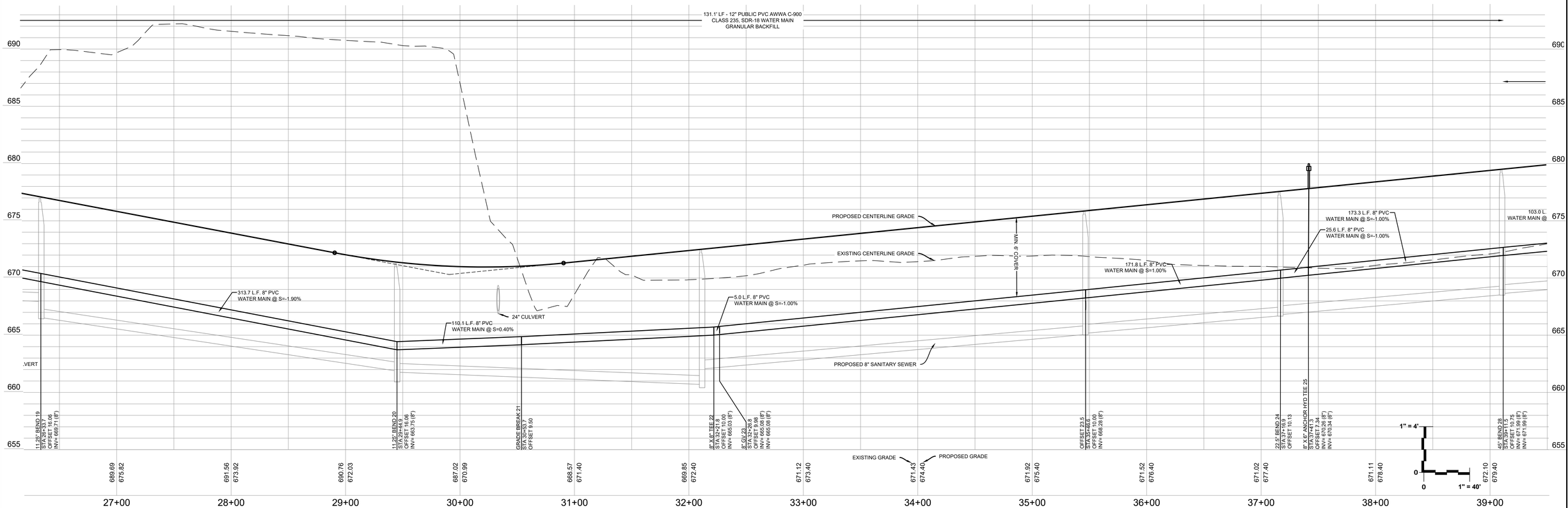
CROSSINGS

4	24" STORM OVER 8" WATER 24" STM B/PIPE= 666.91 8" WM T/PIPE= 664.79	5	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 664.96 8" SAN T/PIPE= 660.60

WATER MAIN & LATERAL NOTES:

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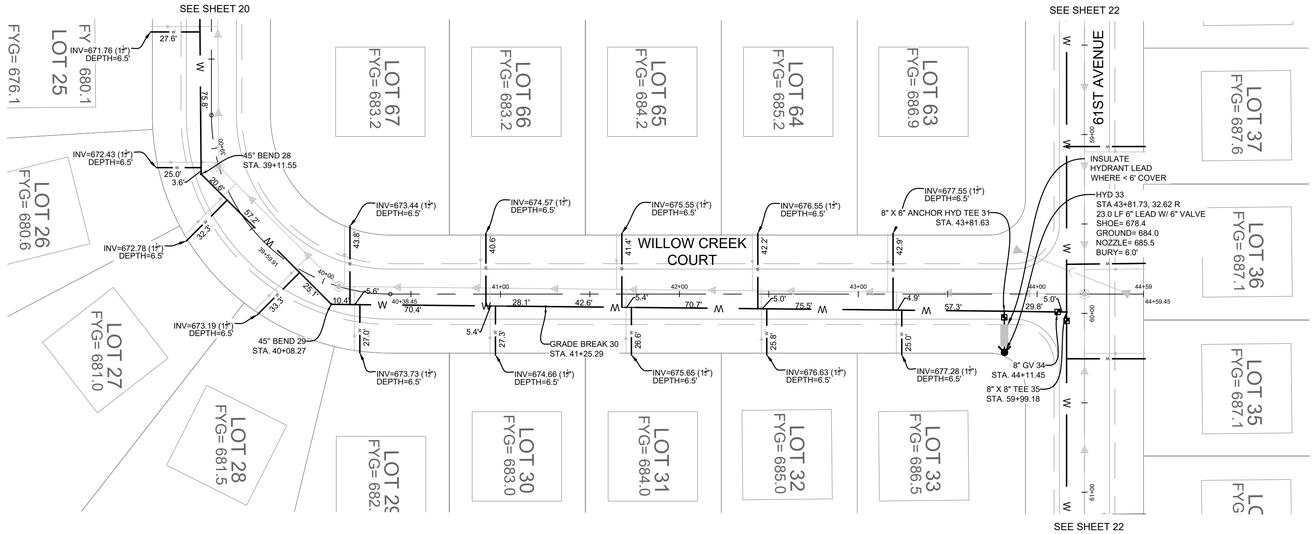
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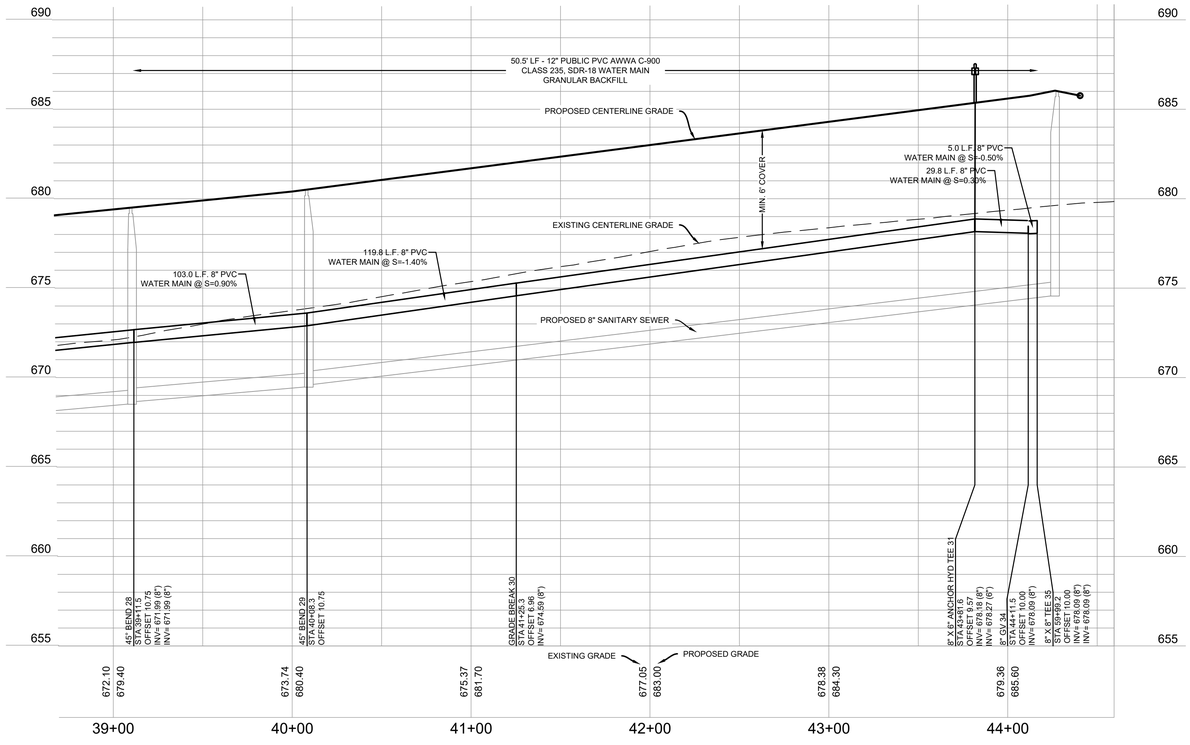
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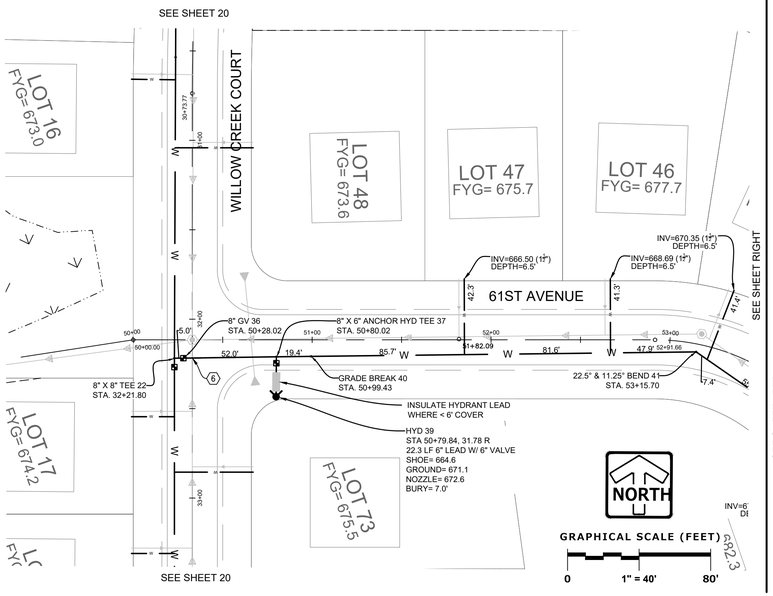
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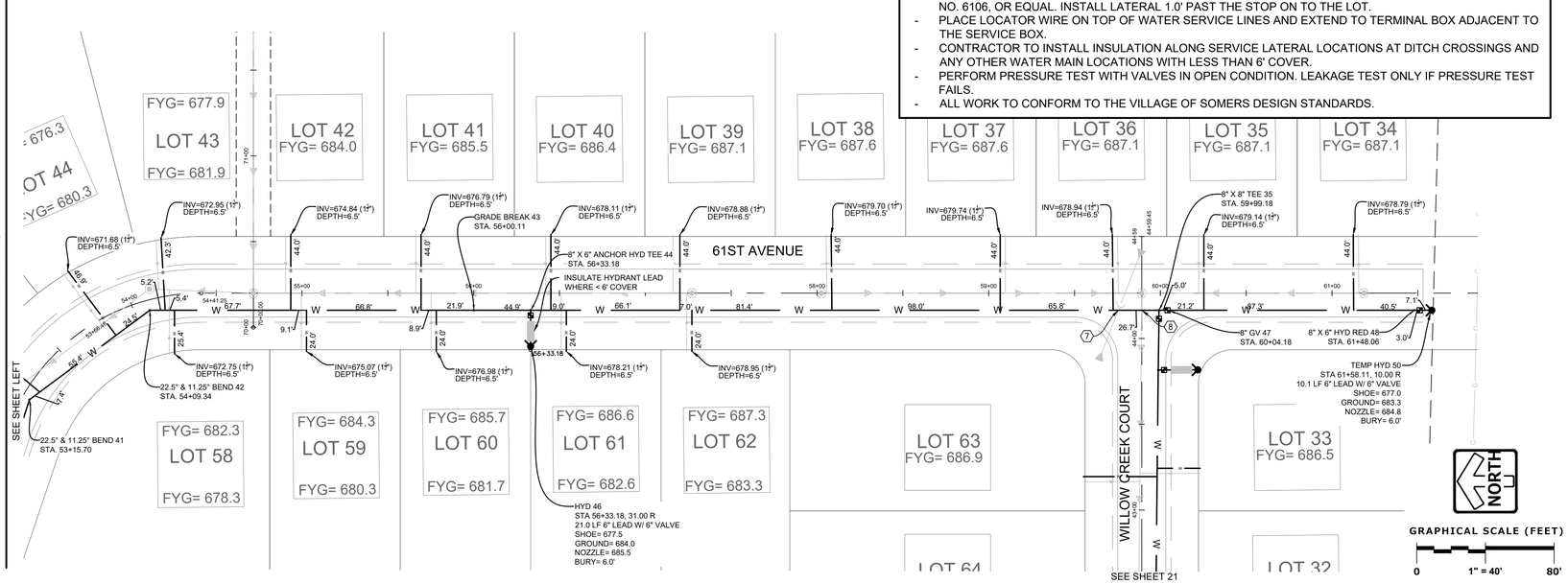
CROSSINGS

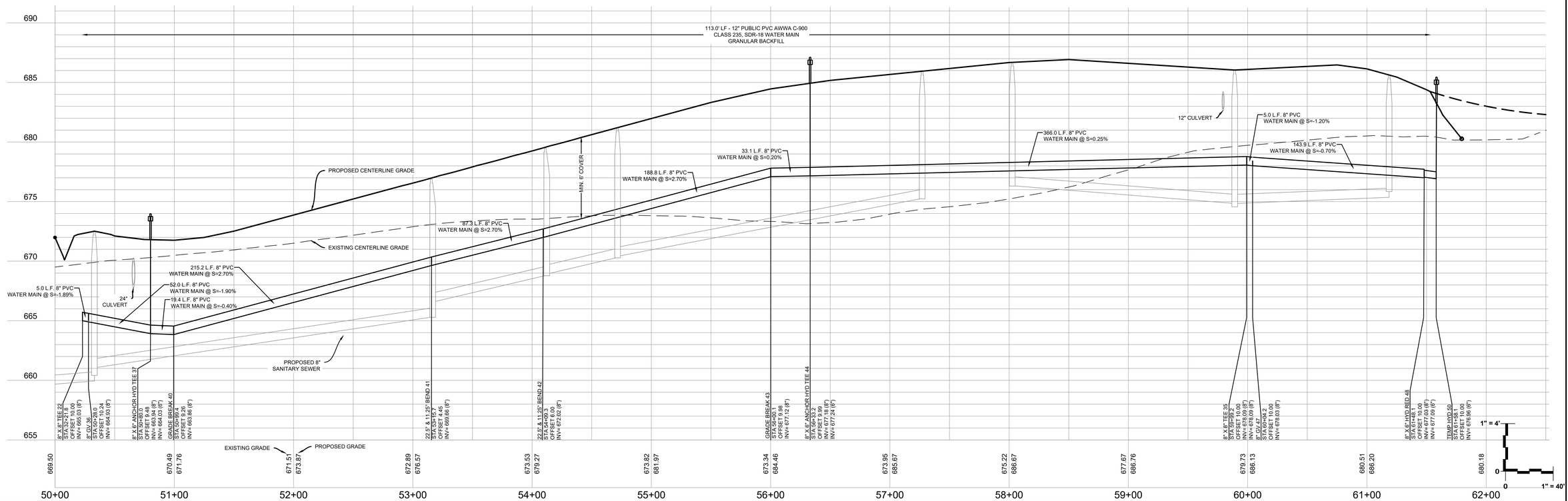
6	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 664.80 8" SAN T/PIPE= 662.87	7	15" STORM OVER 8" WATER 15" STM B/PIPE= 682.59 8" WM T/PIPE= 678.72	8	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 678.04 8" SAN T/PIPE= 675.20

WATER MAIN & LATERAL NOTES:

- REQUIRED LENGTHS FOR ALL JOINT RESTRAINTS ARE TABULATED IN THE CONSTRUCTION DETAILS ON SHEET ##.
- ALL 1 ½" WATER SERVICES TO BE SDR 9, 200 PSI, HDPE TO CURB STOPS.
- ALL WATER LATERAL CURB STOPS TO BE INSTALLED AT THE R.O.W. LINE. CURB STOPS TO BE MCDONALD NO. 6106, OR EQUAL. INSTALL LATERAL 1.0' PAST THE STOP ON TO THE LOT.
- PLACE LOCATOR WIRE ON TOP OF WATER SERVICE LINES AND EXTEND TO TERMINAL BOX ADJACENT TO THE SERVICE BOX.
- CONTRACTOR TO INSTALL INSULATION ALONG SERVICE LATERAL LOCATIONS AT DITCH CROSSINGS AND ANY OTHER WATER MAIN LOCATIONS WITH LESS THAN 6' COVER.
- PERFORM PRESSURE TEST WITH VALVES IN OPEN CONDITION. LEAKAGE TEST ONLY IF PRESSURE TEST FAILS.
- ALL WORK TO CONFORM TO THE VILLAGE OF SOMERS DESIGN STANDARDS.







DESIGNED: AEK
DRAFTED: AMG
REVIEWED:

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SOMERS CREEK

SOMERS, WI

WATER MAIN PLAN & PROFILE

REVISIONS

PEC JOB No. 1617.00
PEC PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 22 OF 32

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WATER MAIN PLAN & PROFILE

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ALL STORM SEWER WITHIN PUBLIC RIGHT OF WAY SHALL HAVE GRANULAR BACKFILL.

LEGEND

- SANITARY SEWER MANHOLE
- STORM SEWER MANHOLE
- PRECAST CONCRETE FLARED END SECTION
- CLEANOUT
- VALVE BOX
- FIRE HYDRANT
- SANITARY SEWER
- STORM SEWER
- TELEPHONE LINE
- WATER MAIN
- ELECTRICAL CABLE
- GAS MAIN
- OVERHEAD WIRES
- LIGHTING
- ELECTRICAL TRANSFORMER OR PEDESTAL
- POWER POLE
- POWER POLE WITH LIGHTS
- STREET SIGN

58TH AVENUE

12TH STREET
COUNTY TRUNK HIGHWAY "E"

SITE BENCHMARK:
NW FLANGE BOLT MARKED "X"
HYDRANT EL.=680.11

FES 10.0
INV=676.00 (24")

60.2 L.F. 24" RCP
@ S=0.25%

FES 9.0
INV=675.85 (24")

50' VISION CORNER EASEMENT

LOT 1 FYG= 684.0 8.0' BASEMENT
LOT 2 FYG= 684.1 8.0' BASEMENT
LOT 3 FYG= 685.5
LOT 4 FYG= 685.2
LOT 5 FYG= 684.4
LOT 6 FYG= 683.2 FYG= 679.2
LOT 7 FYG= 681.9 FYG= 677.9
LOT 8 FYG= 680.9
LOT 9 FYG= 679.8
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.8
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0

20' FORCE MAIN EASEMENT

24" CULVERT
INV=663.07

43' PIKE RIVER TRAIL EASEMENT

WILLOW CREEK COURT

LOT 57 FYG= 685.7 FYG= 677.7
LOT 56 FYG= 684.4 FYG= 677.4
LOT 55 FYG= 684.6 FYG= 676.6
LOT 54 FYG= 683.6 FYG= 675.6
LOT 53 FYG= 677.4 FYG= 681.4
LOT 52 FYG= 674.1 FYG= 678.1
LOT 51 FYG= 675.8
LOT 50 FYG= 674.1
LOT 49 FYG= 672.7
LOT 48 FYG= 672.6
LOT 47 FYG= 676.7
LOT 46 FYG= 677.7
LOT 45 FYG= 678.9
LOT 44 FYG= 680.3 FYG= 676.3
LOT 43 FYG= 681.9 FYG= 677.9

EXISTING DRAIN TILE ENCOUNTERED ALONG POND GRADING EXTENTS TO BE DAYLIGHTED INTO POND

STORM WATER MAINTENANCE ACCESS EASEMENT

POND FES
INV=664.50 (42")
INSTALL BAR GRATE

POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5

190.5 L.F. 42" RCP
@ S=0.20%

POND OUTLET MH
72" DIA
RIM= 671.03
INV=664.14 (42" SE)
INV=663.64 (42" NW)

FES 1.0
INV=664.50 (36")
INSTALL BAR GRATE

PROPOSED PUBLIC STORM & DRAINAGE EASEMENT

164.1 L.F. 36" RCP
@ S=1.10%

230.9 L.F. 42" RCP
@ S=0.20%

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

TREES TO BE ONLY REMOVED FOR THE INSTALLATION OF THE STORM SEWER & RIP RAP.

FES 11.0
INV=663.18 (42")
INSTALL BAR GRATE

TREES TO REMAIN

100 YEAR FLOODPLAIN

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

FES 7.0
INV=667.00 (24")

63.9 L.F. 24" RCP
@ S=0.35%

FES 8.0
INV=667.22 (24")

FES 2.0
INV=666.30 (36")

FES 3.0
INV=667.73 (24")

FES 4.0
INV=668.23 (24")

63.0 L.F. 24" RCP
@ S=0.80%

61ST AVENUE

LOT 58 FYG= 682.3 FYG= 678.3
LOT 59 FYG= 684.3 FYG= 680.3
LOT 60 FYG= 685.7 FYG= 681.7
LOT 61 FYG= 686.6 FYG= 682.6
LOT 62 FYG= 687.3 FYG= 683.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

WILLOW CREEK COURT

LOT 42 FYG= 684.0
LOT 41 FYG= 685.5
LOT 40 FYG= 686.4
LOT 39 FYG= 687.1
LOT 38 FYG= 687.6
LOT 37 FYG= 687.8
LOT 36 FYG= 687.1
LOT 35 FYG= 687.1
LOT 34 FYG= 687.1
LOT 33 FYG= 686.5
LOT 32 FYG= 685.0
LOT 31 FYG= 684.0
LOT 30 FYG= 683.0
LOT 29 FYG= 682.1
LOT 28 FYG= 681.5
LOT 27 FYG= 681.0
LOT 26 FYG= 680.6
LOT 25 FYG= 676.1
LOT 24 FYG= 675.3
LOT 23 FYG= 674.6 FYG= 678.6
LOT 22 FYG= 678.1
LOT 21 FYG= 677.3
LOT 20 FYG= 676.5
LOT 19 FYG= 675.7
LOT 18 FYG= 675.0
LOT 17 FYG= 674.2

20' PROPOSED PUBLIC UTILITY EASEMENT

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

30' PROPOSED GRADING & DRAINAGE EASEMENT

TREES TO REMAIN

TRENCH BACKYARDS TO DETERMINE IF ANY TILE EXIST TO A DEPTH OF 10'. IF ENCOUNTERED, RELAY TILE TO POND TO THE NORTH.

75' ANR PIPELINE EASEMENT

FES 6.0
INV=682.87 (15")

68.7 L.F. 15" RCP
@ S=0.25%

FES 5.0
INV=682.70 (15")

ALTERNATIVE DRAIN TILE LOCATION

CAUTION: NO GRADING OVER EXISTING GAS MAIN

PROPOSED 10' BIKE PATH

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

ONLY CLEAR TREES NECESSARY FOR PATH CONSTRUCTION

12" CULVERT
INV=663.60

PROPOSED PUBLIC UTILITY EASEMENT

INV=655.06

48" CULVERT
INV=659.30

12.0 L.F. 18" RCP
@ S=0.50%
2 EACH 18" FES

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS DO NOT ENCROACH ON EXISTING WETLANDS

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

75' ANR PIPELINE EASEMENT

100 YEAR FLOODPLAIN

12" CULVERT
INV=657.96

12" CULVERT
INV=659.11

NORTH

GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

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STORM SEWER PLAN

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

PLAN I DESIGN I DELIVER
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SOMERS CREEK

SOMERS, WI

STORM SEWER PLAN

REVISIONS

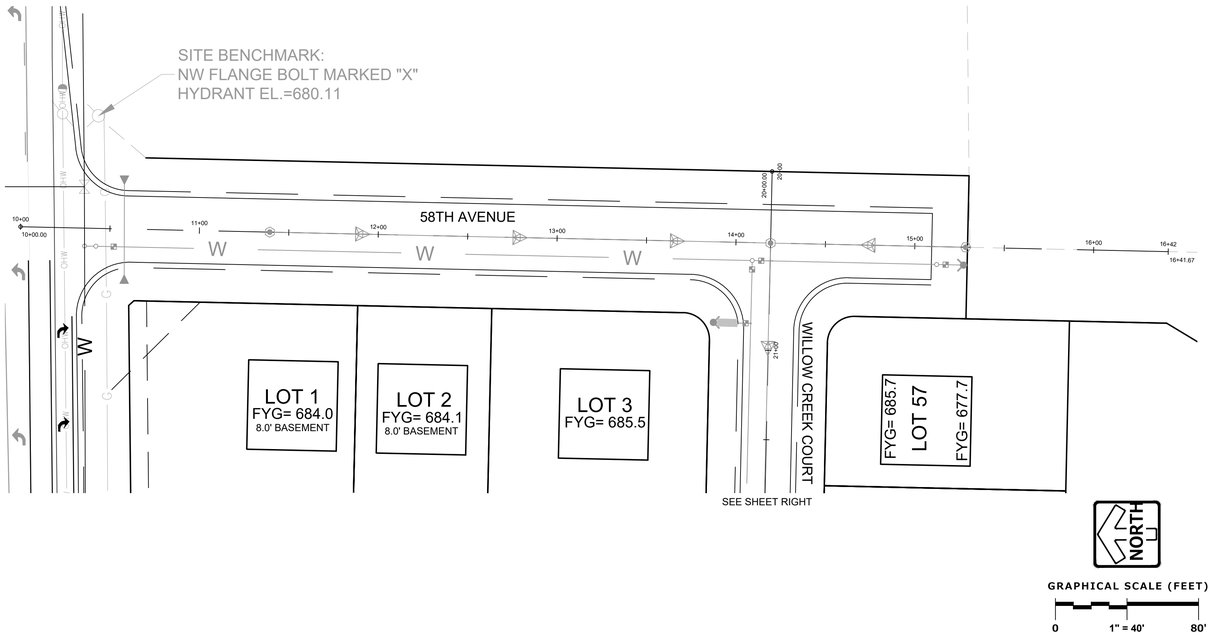
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PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

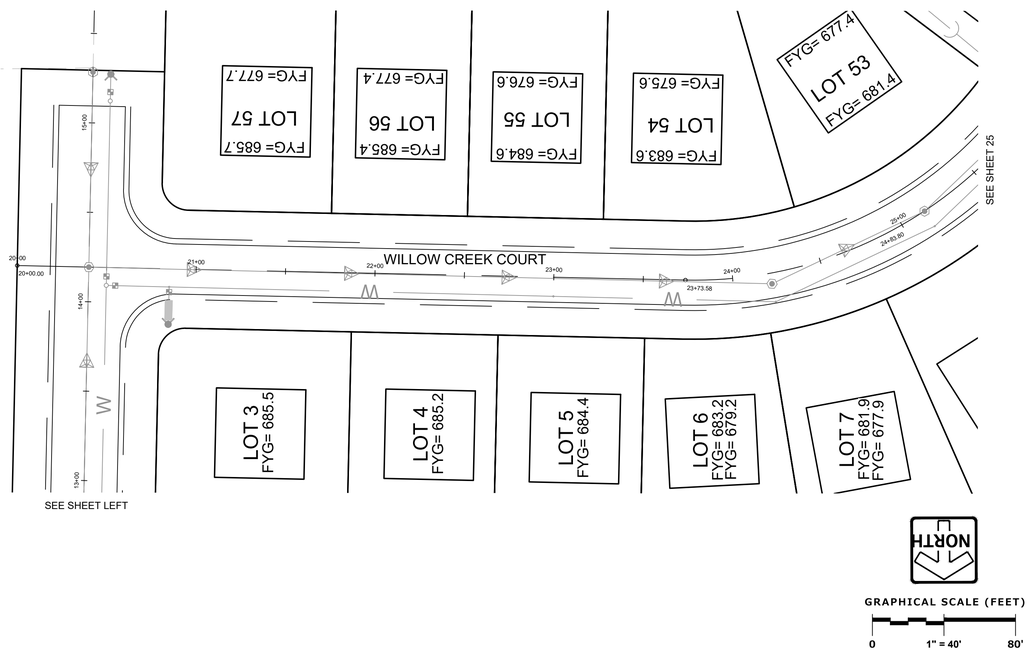
SHEET 23 OF 32

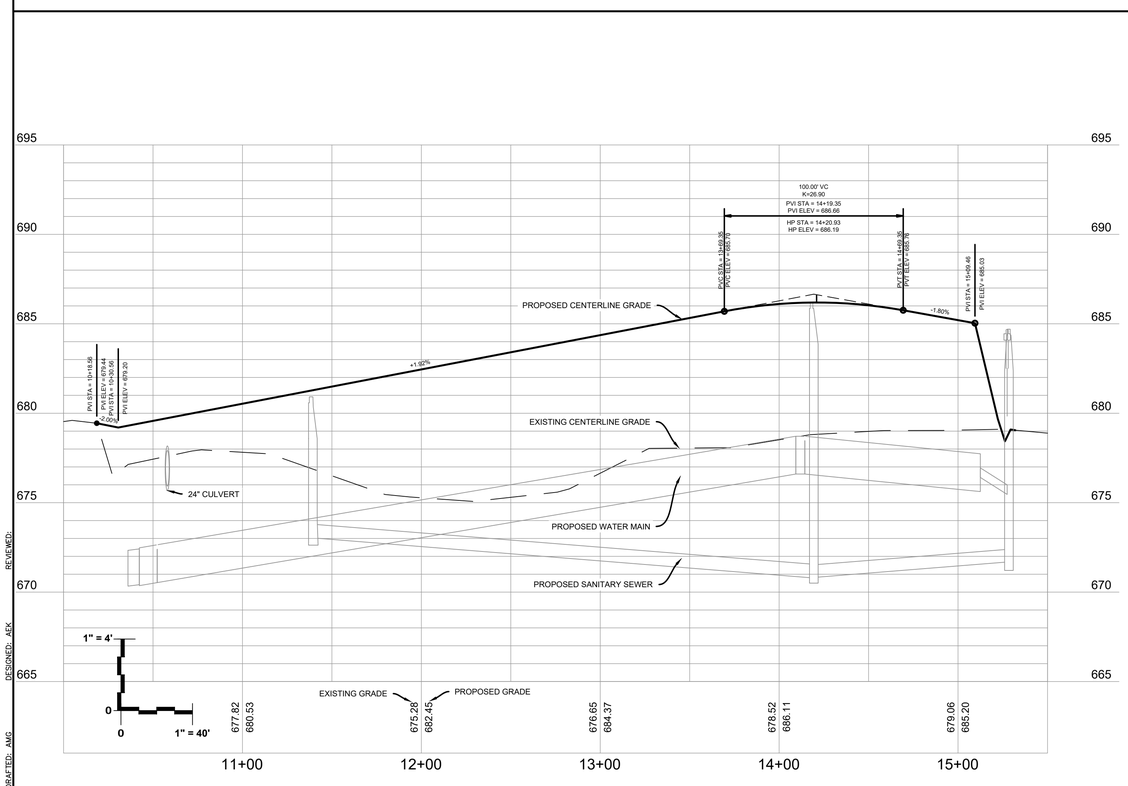
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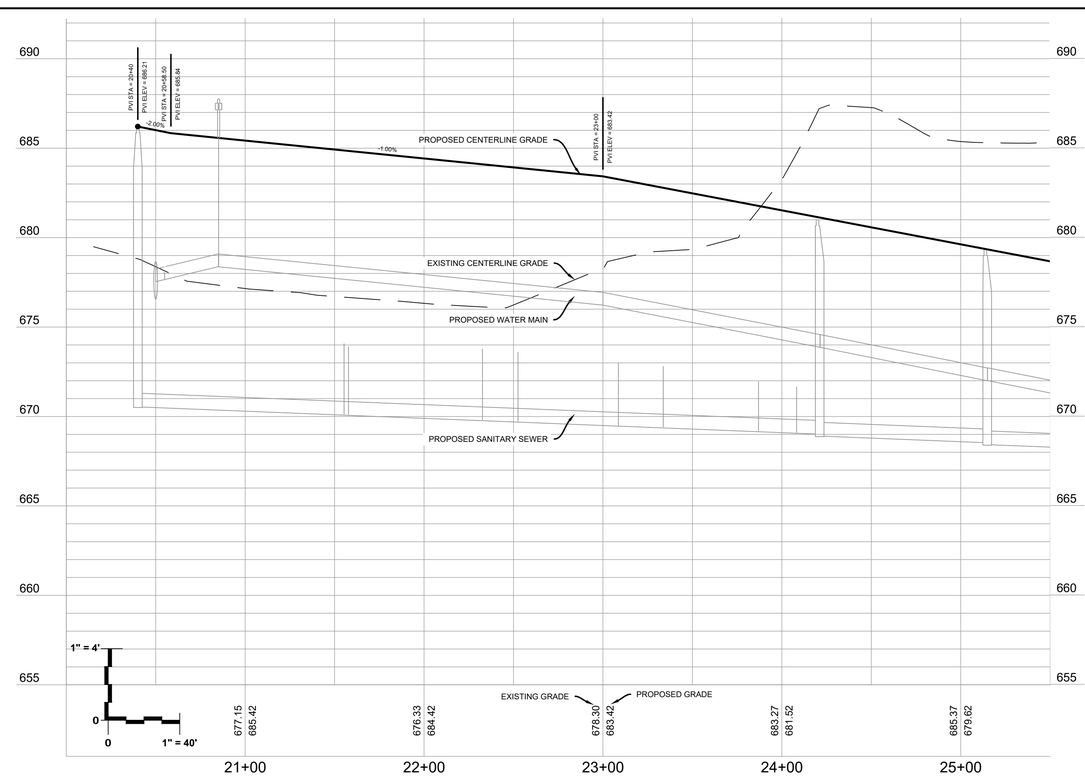
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ROADWAY PLAN & PROFILE

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PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

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ROADWAY PLAN & PROFILE

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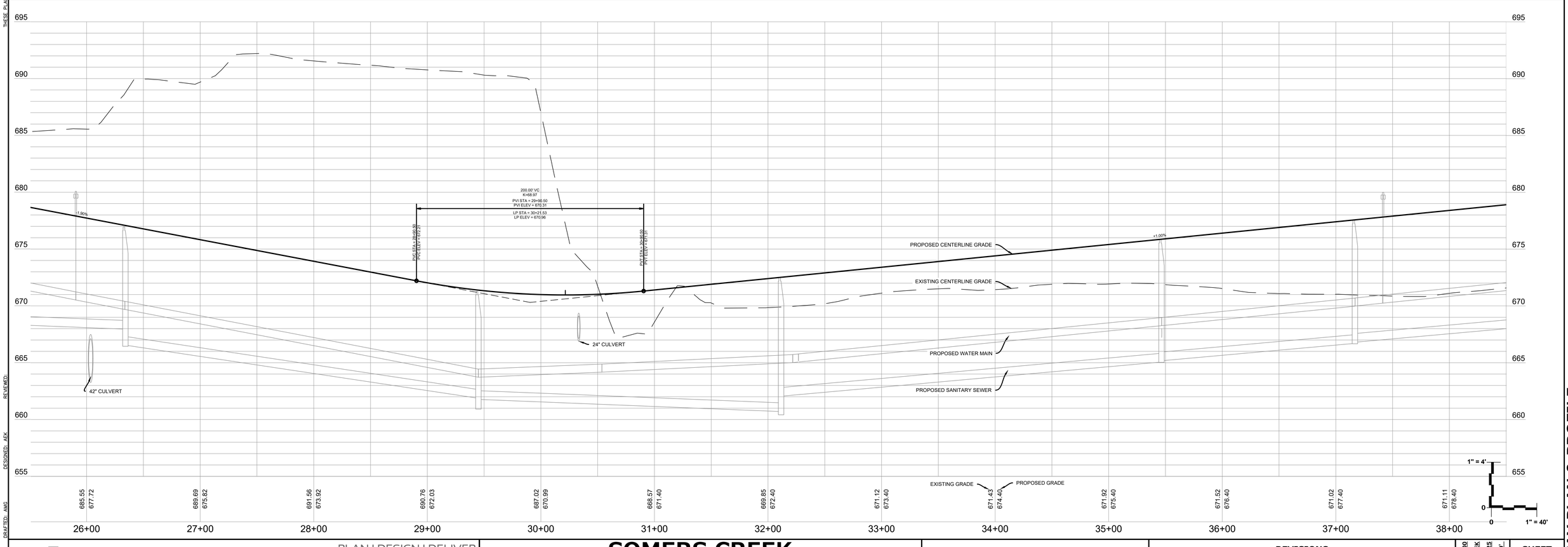
REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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PEG JOB No. 1617.00
PES PM AEK
START DATE 09/22/25
SCALE 1" = 40'

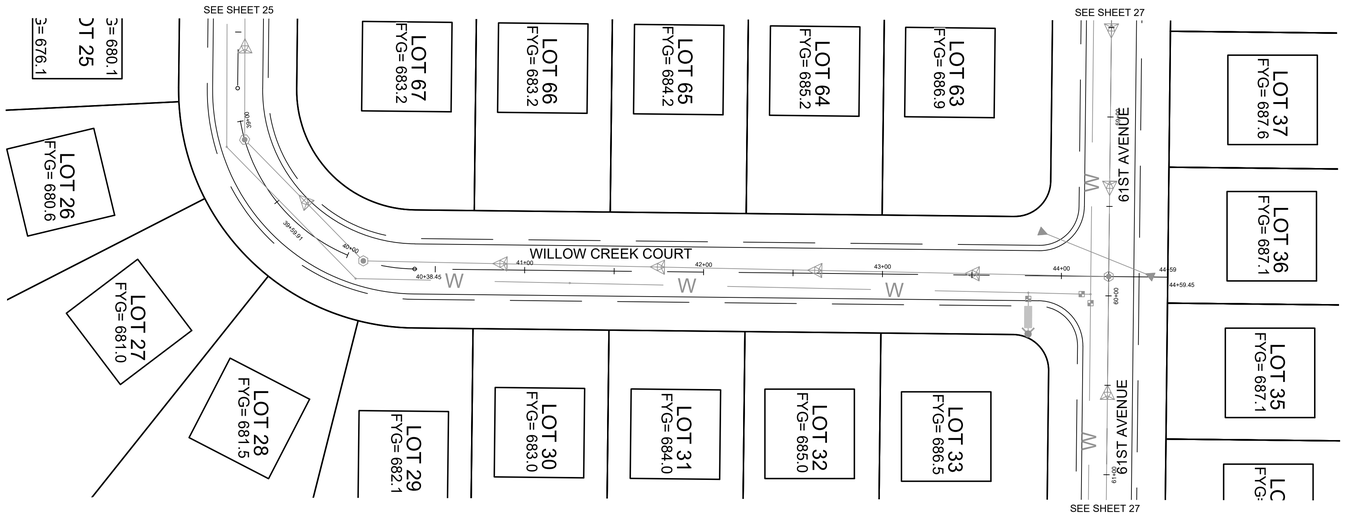
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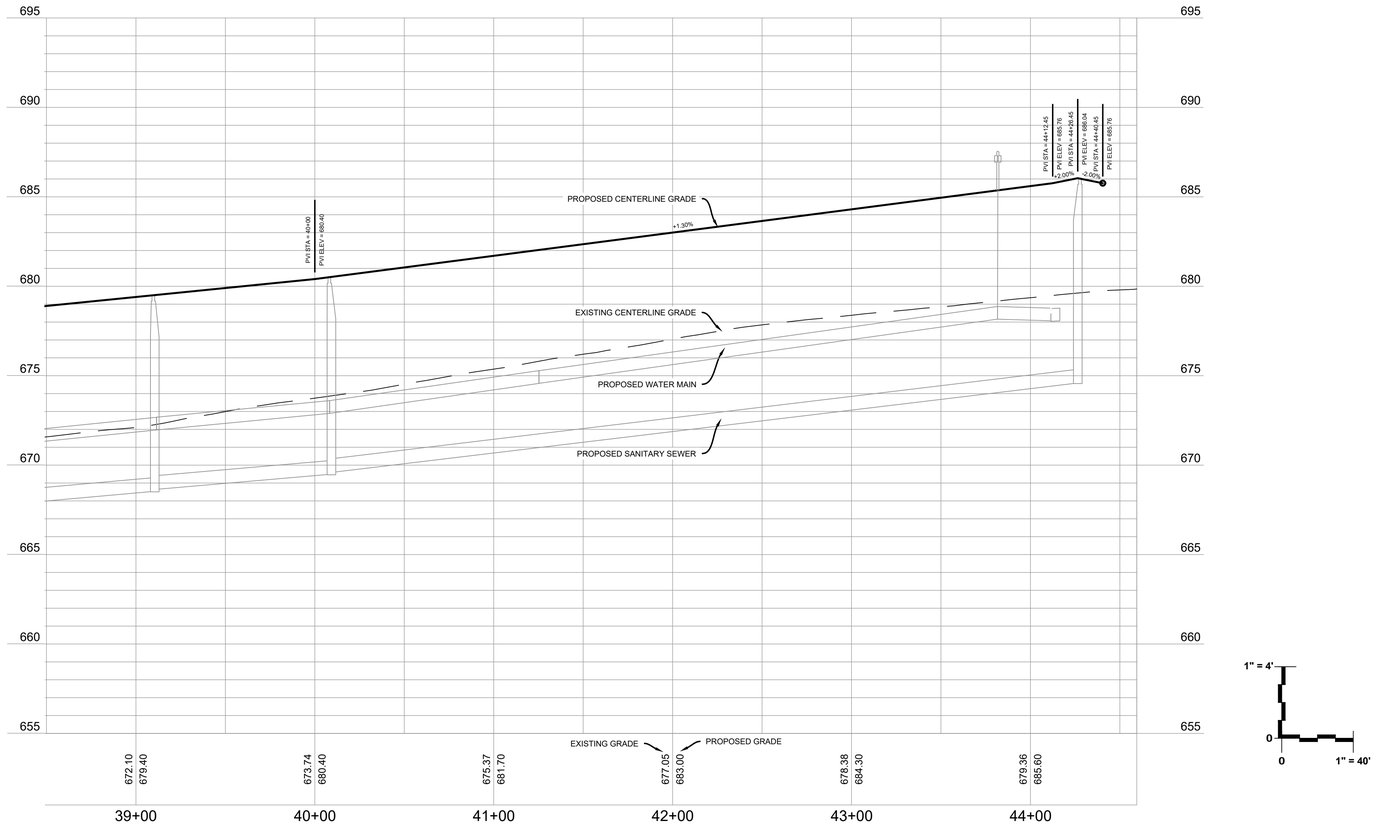
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SCALE 1" = 40'

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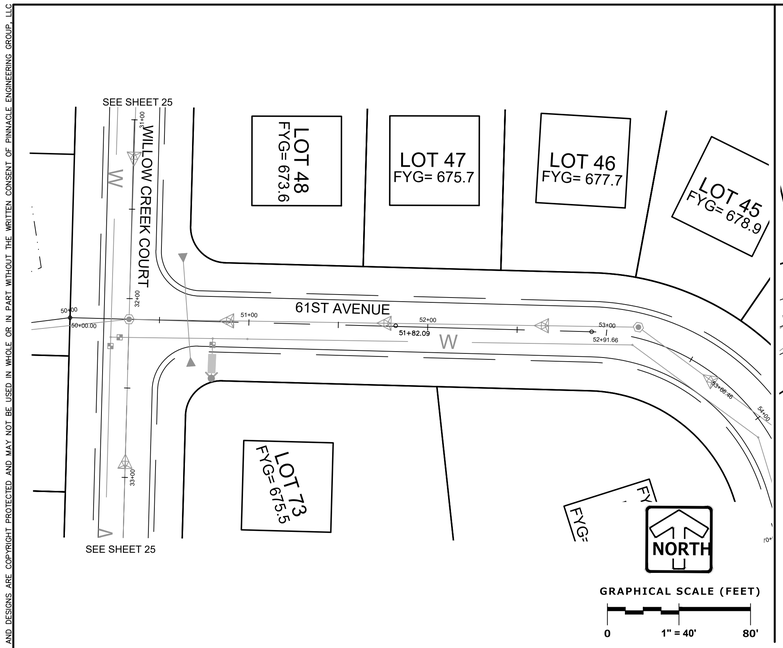
ROADWAY PLAN & PROFILE

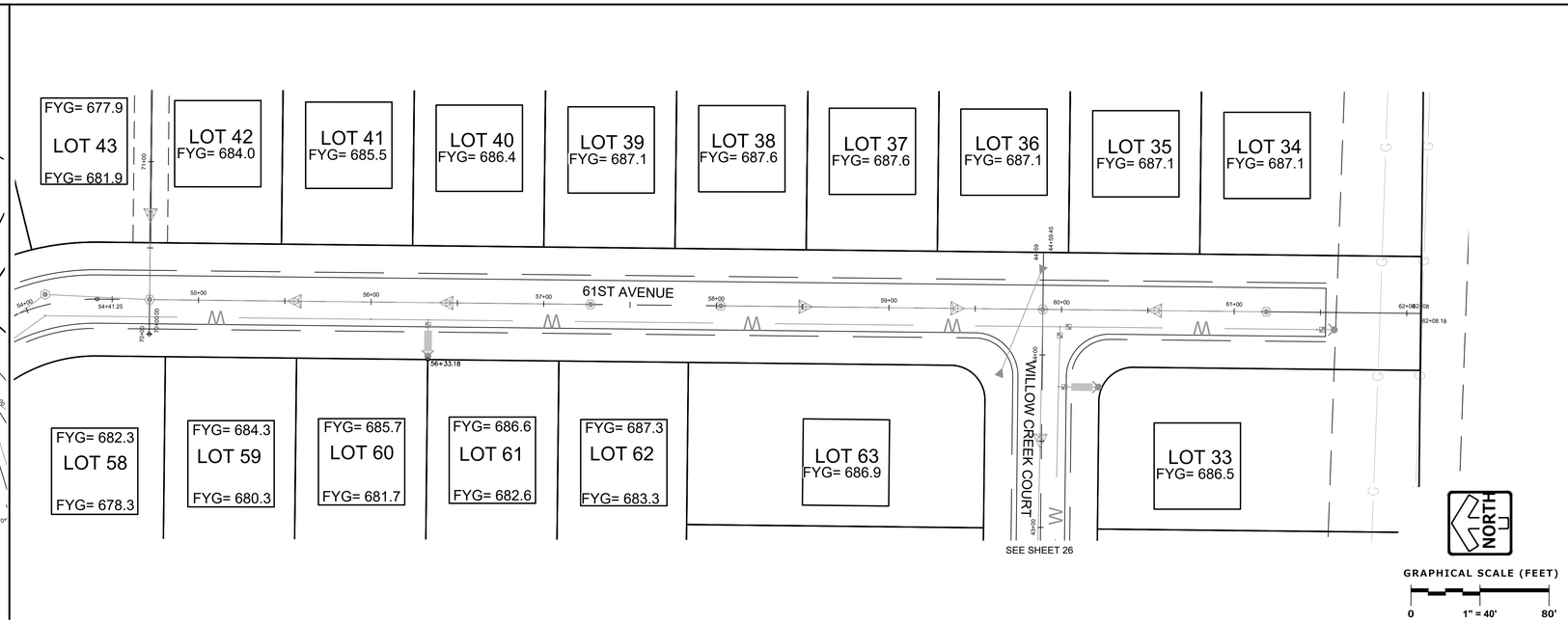
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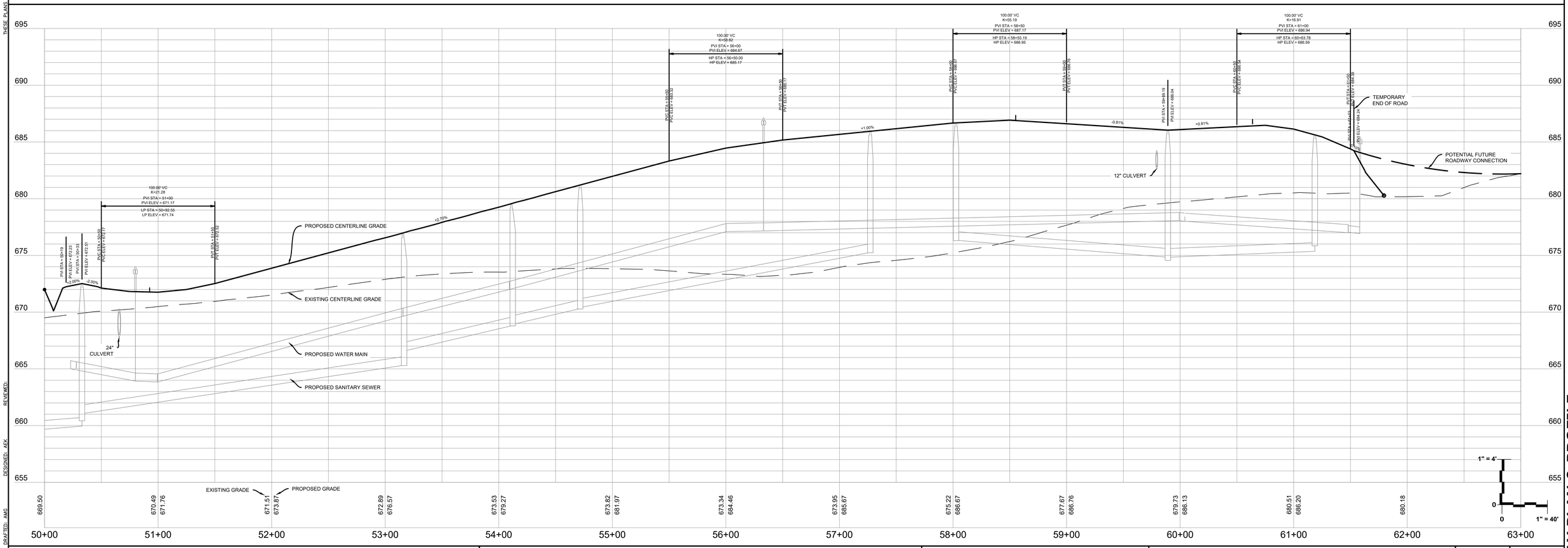
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START DATE 1" = 40'
SCALE

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58TH AVENUE

12TH STREET
COUNTY TRUNK HIGHWAY "E"

EXISTING RIGHT OF WAY

PROPOSED ROADWAY STRIPING AND MARKINGS PER CTH E PROPOSED CIVIL PLANS

EXISTING ROAD STRIPING

ONLY

ONLY

R30.0'

CONTRACTOR TO VERIFY EXISTING WATER MAIN AND VALVE LOCATIONS

EXISTING ROAD STRIPING

PROPOSED EDGE OF PAVEMENT

EXISTING EDGE OF PAVEMENT

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY.

EXISTING RIGHT OF WAY

VERIFY AND RELOCATE HYDRANT LEAD AND VALVE FOR PROPOSED ROADWAY

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY.

20' FORCE MAIN EASEMENT

50' VISION CORNER EASEMENT

PROPOSED 58TH AVE WATER MAIN AND VALVES

USE CAUTION WHEN WORKING OVER GAS LINE.

PROPOSED RIGHT OF WAY

18.5'

43.0'

18.5'

ADJUST EXISTING WATER MAIN VALVE FOR PROPOSED ROADWAY ELEVATION

58TH AVENUE

LOT 1
FYG= 684.0
8.0' BASEMENT

LOT
FYG= 6
8.0' BASEM

PROPOSED RIGHT OF WAY

43' PIKE RIVER TRAIL EASEMENT

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 20' 40'

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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CTH E INTERSECTION PLAN

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 20'

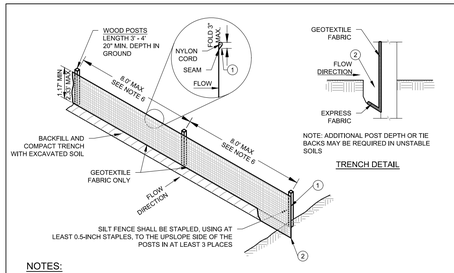
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CTH E INTERSECTION PLAN

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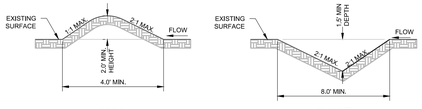
TRENCH DETAIL

NOTES:

1. ALL SILT FENCE MATERIALS AND INSTALLATION SHALL BE IN CONFORMANCE WITH WI DNR TECHNICAL STANDARD 1056.
2. GEOTEXTILE FABRIC SHALL MEET THE REQUIREMENTS OF MATERIAL SPECIFICATION 592 GEOTEXTILE TABLE 1 OR 2, CLASS I WITH EQUIVALENT OPENING SIZE OF AT LEAST 30 FOR NONWOVEN AND 50 FOR WOVEN.
3. SILT FENCE SHALL BE ANCHORED BY SPREADING AT LEAST 8-INCHES OF FABRIC IN A 4-INCH WIDE AND 6-INCH DEEP TRENCH OR 6-INCH DEEP V-TRENCH ON THE UPSLOPE SIDE OF THE FENCE. TRENCHES SHALL NOT BE EXCAVATED WIDER OR DEEPER THAN NECESSARY FOR PROPER INSTALLATION.
4. FOLD MATERIAL TO FIT TRENCH AND BACKFILL AND COMPACT TRENCH WITH EXCAVATED SOIL.
5. WOOD POSTS SHALL BE A MINIMUM SIZE OF 1.125-INCHES x 1.125-INCHES OF DRIED OAK OR HICKORY.
6. SILT FENCE TO EXTEND ABOVE THE TOP OF PIPE, WHERE APPLICABLE.
7. POST SPACING SHALL BE SELECTED BASED ON GEOTEXTILE FABRIC (8-FEET FOR WOVEN AND 3-FEET FOR NON-WOVEN).

SILT FENCE

#1056 - 05/2012

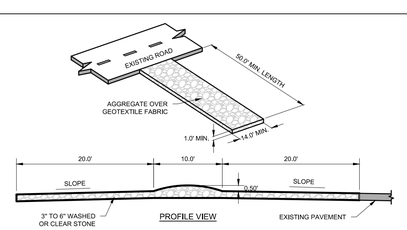


NOTES:

1. DIVERSION MAY REQUIRE AREAS OF BERM AND OTHER AREAS OF CHANNEL TO PROVIDE SUFFICIENT PERIMETER PROTECTION.
2. DIVERSION BERM VERSUS CHANNEL PRACTICES SHALL BE SELECTED SUCH TO PREVENT PONDING (E.G. - POSITIVE DRAINAGE SHALL BE MAINTAINED).
3. FOR DIVERSIONS THAT ARE TO SERVE LONGER THAN 30 DAYS, THE SIDE SLOPES INCLUDING THE RIDGE, AND THE DOWN SLOPE SIDE OF THE DIVERSION SHALL BE STABILIZED AS SOON AS THEY CONSTRUCTED BY EQUIPMENT TRACKING AND TEMPORARY SEEDING. FOR DIVERSIONS SERVING LESS THAN 30 DAYS, THE DOWN SLOPE SIDE OF THE DIVERSION SHALL BE STABILIZED AS SOON AS CONSTRUCTED BY EQUIPMENT TRACKING AND TEMPORARY SEEDING .
4. DIVERSIONS SHALL BE PROTECTED FROM DAMAGE BY CONSTRUCTION ACTIVITIES. AT ALL POINTS WHERE DIVERSION BERMS OR CHANNELS WILL BE CROSSED BY CONSTRUCTION EQUIPMENT, THE DIVERSION SHALL BE SHAPED APPROPRIATELY AND/OR TEMPORARY CULVERTS OF ADEQUATE CAPACITY MAYBE ADDED AT CROSSINGS.
5. AT MINIMUM, INSTALL ONE DITCH CHECK (SEE DETAIL) FOR EVERY 2 VERTICAL FEET OF DROP.
6. DIVERSIONS SHALL, AT A MINIMUM, BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES OF RAIN OR MORE DURING A 24 HOUR PERIOD. MAINTENANCE SHALL BE COMPLETED AS SOON AS POSSIBLE WITH CONSIDERATION TO SITE CONDITIONS. ACCUMULATED SEDIMENT SHALL BE REMOVED WHEN IT REACHES HALF THE HEIGHT OF THE DIVERSION BERM.

DIVERSION BERM / CHANNEL

#1134A - 10/2012

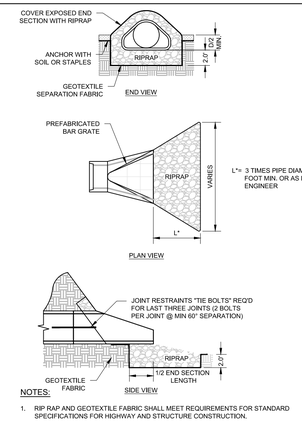


NOTES:

1. ALL TRACKING PAD MATERIALS AND INSTALLATION SHALL BE IN CONFORMANCE WITH WI DNR TECHNICAL STANDARD 1057.
2. TRACKING PADS SHALL BE INSTALLED PRIOR TO ANY TRAFFIC LEAVING THE SITE. CONTRACTOR SHALL VERIFY LOCATION WITH OWNER.
3. THE AGGREGATE FOR TRACKING PADS SHALL BE 3 TO 6 INCH CLEAR OR WASHED STONE. ALL MATERIALS TO BE RETAINED ON A 3-INCH SIEVE
4. THE AGGREGATE SHALL BE PLACED IN A LAYER AT LEAST 12-INCHES THICK. ON SITES WHERE SATURATED CONDITIONS ARE EXPECTED DURING THE LIFE OF THE PAD, THE PAD SHALL BE UNDERLAIN WITH GEOTEXTILE FABRIC WHICH MEETS MATERIAL SPECIFICATION 592 GEOTEXTILE, TABLE 1 OR 2, CLASS I, II OR IV, TO PREVENT MIGRATION OF UNDERLYING SOILS INTO THE STONE LAYER.
5. THE TRACKING PAD SHALL BE THE FULL WIDTH OF THE EGRESS POINT, MINIMUM WIDTH IS 14 FEET FOR ONE-WAY TRAFFIC AND 20 FEET FOR TWO-WAY TRAFFIC, WITH AN ADDITIONAL INCREASE OF 4 FEET FOR TRAILER TRAFFIC. THE TRACKING PAD SHALL BE A MINIMUM 50-FEET LONG.
6. ANY SEDIMENT TRACKED ONTO A PUBLIC OR PRIVATE ROAD SHOULD BE REMOVED BY STREET CLEANING, NOT FLUSHING, AT THE END OF EACH WORKING DAY.
7. TRACKING PADS SHALL, AT A MINIMUM, BE INSPECTED WEEKLY AND WITHIN 24-HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5-INCHES OF RAIN OR MORE DURING A 24-HOUR PERIOD.
8. THE TRACKING PAD PERFORMANCE SHALL BE MAINTAINED BY SCRAPING OR TOP-DRESSING WITH ADDITIONAL AGGREGATE.

CONSTRUCTION ENTRANCE

#1057 - 05/2012

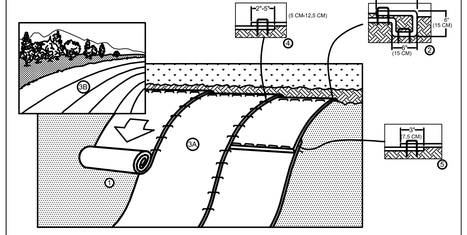


NOTES:

1. RIP RAP AND GEOTEXTILE FABRIC SHALL MEET REQUIREMENTS FOR STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION.

RIP RAP AT END SECTIONS

#1104 - 10/2012

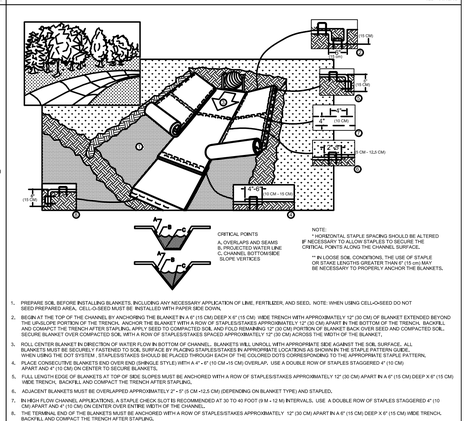


1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE BLANKET.
3. ROLL THE BLANKETS (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM , STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON BLANKET TYPE.
5. CONSECUTIVE BLANKETS SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE BLANKET WIDTH.

NOTE: "IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.

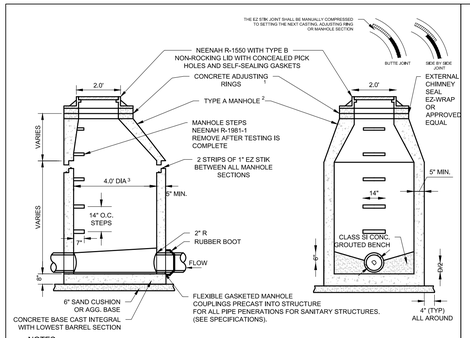
EROSION MATTING - SLOPE INSTALLATION

#1070 - 05/2012


2"-0" (5 CM)
6" (15 CM)
6" (15 CM)
6" (15

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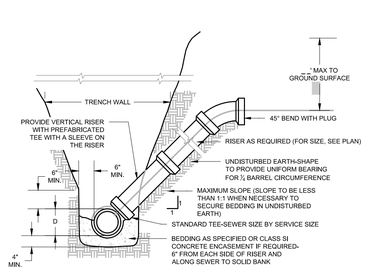


NOTES:

1. PROVIDE EXTERIOR SURFACE TREATMENT
2. 1" EZ STIKE BETWEEN ALL ADJUSTMENT RINGS, BETWEEN TOP ADJUSTMENT RINGS AND FRAME. USE INTERNAL ADAPTOR SEAL RING, ALL JOINTS MUST BE BACKPLASTERED INSIDE AND OUT.
3. STRUCTURE TO BE 4' -0" DIA UNLESS OTHERWISE INDICATED ON THE PLANS.
4. ALL MANHOLE JOINTS SHALL BE WRAPPED WITH WRAPIDSEAL, MACWRAP, OR APPROVED EQUAL.
5. ADJUSTING RINGS SHALL HAVE A MINIMUM HEIGHT OF 4" AND A MAXIMUM HEIGHT OF 15".

SANITARY MANHOLE

#405 10/15/12

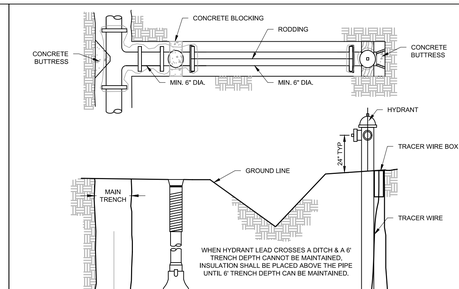


NOTES:

1. SANITARY SEWER RISERS TO BE CONSTRUCTED IN LIEU OF WYES WHERE SEWER DEPTH EXCEEDS 12'.
2. THE CONTRACT UNIT PRICE FOR SANITARY SEWER SERVICE RISERS OF THE SIZE AND VERTICAL HEIGHT SPECIFIED SHALL INCLUDE THE TEE AND 45° BEND
3. THIS ITEM SHALL BE PAID FOR AT THE CONTRACT UNIT PRICE PER V.F. FOR SERVICE RISERS OF THE SIZE, TYPE AND VERTICAL HEIGHT SPECIFIED

TYPICAL RISER FOR SERVICE LATERAL

#406 10/15/12

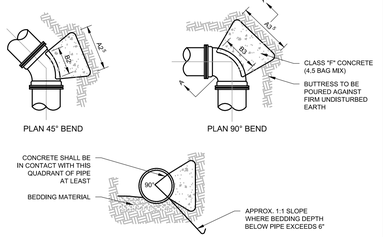


NOTES:

- FIRE HYDRANTS SHALL MEET AWWA C-502 AND SHALL BE MUELLER A-423 WITH A 5-1/4-INCH VALVE OPENING, O-RING SEALS, TWO 2-1/2 INCH HOSE NOZZLES AND ONE 5-INCH STORZ QUICK CONNECTION PUMPER NOZZLE. EACH HYDRANT SHALL BE EQUIPPED WITH AN AUXILIARY GATE VALVE.
- PAINTING: FACTORY PAINTED RED WITH THE NOZZLE CAPS AND OPERATING NUT PAINTED SILVER GRAY.

HYDRANT SETTING

#501 6/15/13



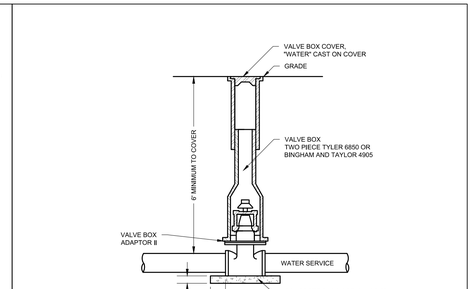
PIPE	22 1/2° BENDS		45° BENDS		90° BENDS	
SIZE	A1	B1	A2	B2	A3	B3
6"	1'-0"	1'-0"	1'-0"	1'-0"	1'-4"	1'-2"
8"	1'-0"	1'-0"	1'-4"	1'-2"	1'-10"	1'-6"
12"	1'-4"	1'-4"	1'-10"	1'-10"	2'-8"	2'-3"
16"	1'-10"	1'-8"	2'-6"	2'-4"	3'-10"	2'-10"
20"	2'-4"	2'-0"	3'-3"	2'-10"	5'-0"	3'-4"
24"	2'-10"	2'-4"	4'-0"	3'-3"	6'-4"	3'-10"
30"	3'-6"	3'-0"	5'-4"	3'-10"	8'-0"	4'-8"

NOTES:

1. PROVIDE THRUST BLOCKING TO PREVENT MOVEMENT OF LINES UNDER PRESSURE AT BENDS, TEES, CAPS, VALVES, HYDRANTS, AND AT POINTS SPECIFIED BY THE ENGINEER
2. ALL BLOCKING SHALL BE WITH POURED CLASS SI CONCRETE AGAINST UNDISTURBED VERTICAL EARTH SURFACE
3. THRUST BLOCKS TO BE AT ALL BENDS 11¼° OR GREATER
4. THE COST OF INSTALLING THE THRUST BLOCK SHALL BE INCIDENTAL TO THE CONSTRUCTION OF THE WATER
5. DIMENSION A2 & A3 SHOULD BE AS LARGE AS POSSIBLE WITHOUT INTERFERING WITH M.J BOLTS

THRUST BLOCK

#502 10/15/12

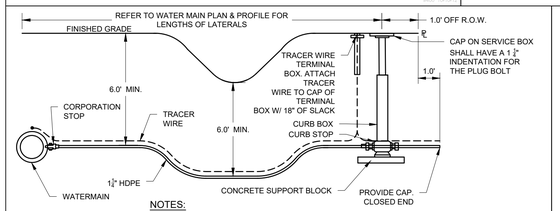


NOTES:

1. PROVIDE EXTENSION ROD WHEN COVER IS GREATER THAN 8'. TERMINATE ROD APPROX. 2' FROM SURFACE.
2. THE CONTRACT UNIT PRICE EACH FOR VALVES OF THE SIZE AND TYPE SPECIFIED SHALL INCLUDE PROVIDING & INSTALLING THE VALVE BOX.
3. CURB VALVES SHALL BE MCDONALD NO. 6106 OR MUELLER H15209 FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.
4. MAIN LINE WATER VALVES SHALL BE AMERICAN FLOW CONTROL SERIES 2500 RESILIENT WEDGE GATE VALVES, CLOW F-6100, OR MUELLER A-2362 VALVES

WATERMAIN VALVE

#504 10/15/12

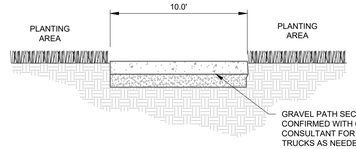


NOTES:

1. CURB VALVES SHALL BE MCDONALD NO. 6106 OR MUELLER H15209 FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.

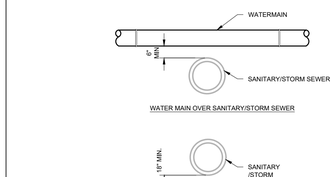
WATER SERVICE

#523 10/04/2013



GRAVEL PATH

#510 4/25/13



NOTES:

1. AT CROSSING, ONE FULL 18 FOOT LENGTH OF WATERMAIN SHALL BE CENTERED ON THE SEWER. MAINTAIN A MINIMUM HORIZONTAL SEPARATION OF 8 FEET.

WATER MAIN SEPARATION

#507 10/15/12

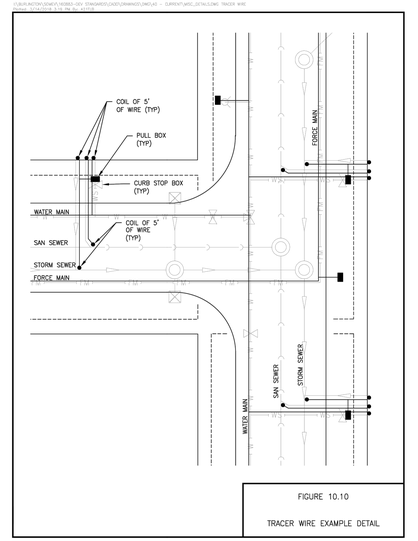
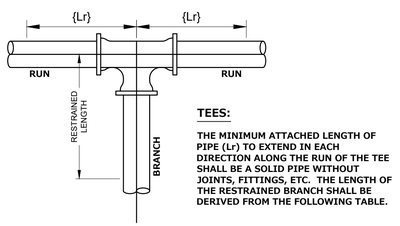


FIGURE 10.10

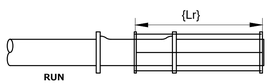
TRACER WIRE EXAMPLE DETAIL



TEES:

THE MINIMUM ATTACHED LENGTH OF PIPE (Lr) TO EXTEND IN EACH DIRECTION ALONG THE RUN OF THE TEE SHALL BE A SOLID PIPE WITHOUT JOINTS, FITTINGS, ETC. THE LENGTH OF THE RESTRAINED BRANCH SHALL BE DERIVED FROM THE FOLLOWING TABLE.

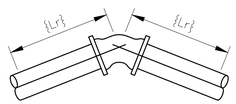
MINIMUM ATTACHED LENGTH OF PIPE (Lr)											
TEE SIZE	0'	2'	4'	6'	8'	10'	12'	14'	16'	18'	20'
LENGTH OF RESTRAINED BRANCH											
8"x6"	33	15	1	1	1	1	1	1	1	1	1
8"x8"	43	30	16	3	1	1	1	1	1	1	1
20"x20"	---	86	72	58	44	31	17	3	1	1	1
24"x8"	43	2	1	1	1	1	1	1	1	1	1



DEAD ENDS:

ALL JOINTS WITHIN THE INDICATED LENGTH MUST BE RESTRAINED.

PIPE SIZE (INHES DIA.)	8"	20"	24"
MINIMUM ATTACHED LENGTH OF PIPE (LR)	40'	90'	118'



HORIZONTAL/VERTICAL BENDS:

THE MINIMUM RESTRAINED LENGTH OF PIPE (Lr) TO EXTEND IN BOTH DIRECTIONS FROM THE BEND SHALL BE DERIVED FROM THE FOLLOWING TABLE.

PIPE	HORIZONTAL BEND	VERTICAL BEND	HORIZONTAL BEND	VERTICAL BEND	HORIZONTAL BEND	VERTICAL BEND
SIZE	11 ¼°	11 ¼°	22 ½°	22 ½°	45°	45°
8"	2'	2'	3'	3'	6'	7'

NOTES:

1. **THE LENGTHS OF RESTRAINED OR CONTINUOUS PIPE CALLED OUT IN THE FOLLOWING TABLES ARE FOR INSTALLATION OF MECHANICALLY RESTRAINED FITTINGS AND ARE CALCULATED BASED ON THE FOLLOWING PARAMETERS:**

   A) ALL PIPE MATERIAL IS PVC.

   B) THE SOIL TYPE IS "CL" W/GRANULAR FILL AS DEFINED BY THE UNIFIED SOIL CLASSIFICATIONS, ASTM STANDARD D 2487.

   C) THE TEST PRESSURE OF THE WATER SYSTEM IS ONE HUNDRED FIFTY POUNDS PER SQUARE INCH (150 PSI).

   D) THE TRENCH IS TYPE 5, AS PER ANSI/AWWA C150/A21.5, TRENCH CONDITIONS.

   E) THE DEPTH OF COVER IS SIX FEET (6').

   F) THE SAFETY FACTOR SHALL BE 1.5.

2. **IF THE FIELD CONDITIONS VARY SIGNIFICANTLY FROM THESE PARAMETERS, THE CONTRACTOR SHALL IMMEDIATELY ADVISE THE ENGINEER. THE ENGINEER WILL ADVISE THE CONTRACTOR OF THE REQUIRED LENGTH OF RESTRAINED PIPE NECESSARY TO MEET THE EXISTING CONDITIONS.**

WATERMAIN JOINT RESTRAINT LENGTHS

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

PLAN I DESIGN I DELIVER
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PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING

WISCONSIN OFFICE:
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

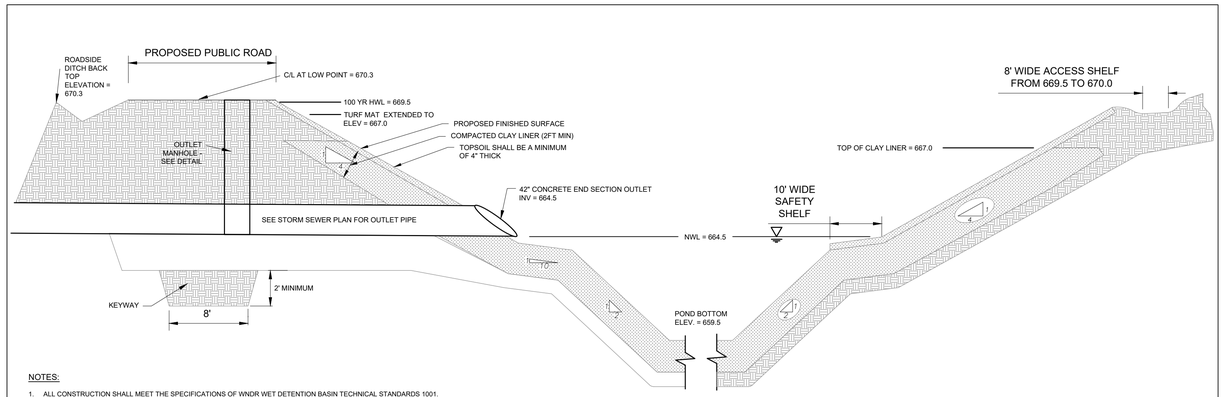
PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE N.T.S.

SHEET 30 OF 32

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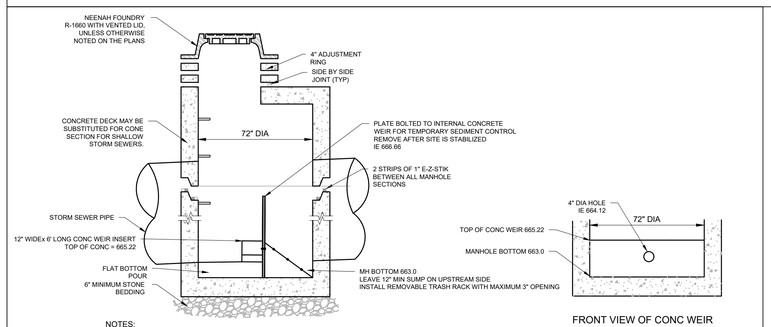
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NOTES:

1. ALL CONSTRUCTION SHALL MEET THE SPECIFICATIONS OF WNDR WET DETENTION BASIN TECHNICAL STANDARDS 1001.
2. ALL WORK TO BE CONDUCTED IN CONFORMANCE WITH THE STORM WATER MANAGEMENT PLAN FOR THE PROJECT SITE AS APPROVED BY THE REGULATORY ENGINEER OF RECORD..
3. CLAY LINEAR SHALL BE A MINIMUM OF 2 FEET THICK. CLAY SHALL BE COMPACTED AT ±10% OPTIMAL MOISTURE CONTENT TO 90% MODIFIED PROCTOR. INSITU MATERIAL MAY BE USED IF DEEMED ACCEPTABLE BY GEOTECHNICAL ENGINEER.
4. TURF REINFORCEMENT MATTING SHALL BE INSTALLED IN ACCORDANCE WITH WDNR TECH STANDARD 1052.
5. CONTRACTOR SHALL IMMEDIATELY FILL POND WITH WATER FROM A HYDRANT OR OTHER SOURCE TO THE NORMAL WATER LEVEL UPON COMPLETION OF THE PERMANENT POOL. CONTRACTOR SHALL AVOID SCOURING AND DAMAGING THE LINER. THE PERMANENT POOL AND LINER SHALL NOT BE LEFT EXPOSED TO BE FILLED VIA RAIN, WHICH CAN CAUSE POTENTIAL EROSION AND DAMAGE TO THE LINER.

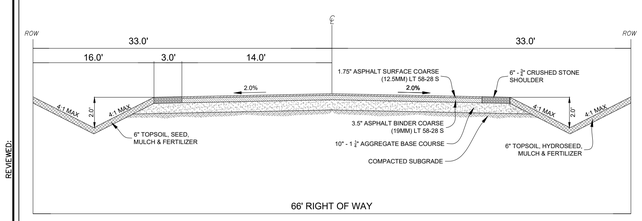
WET POND CROSS SECTION



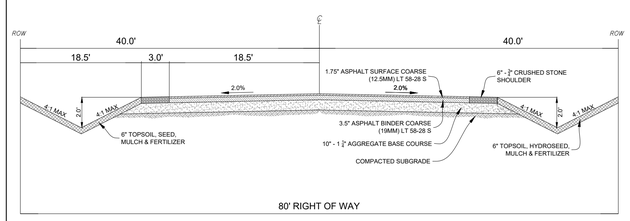
NOTES:

1. CLEAN UNDERSIDE OF ADJUSTING RING OR CAST IRON FRAME AND SET IN PLACE.
2. TUCK POINT MORTAR INTO ANNULAR CRACK AND BACKPLASTERED INSIDE AND OUTSIDE OF ALL JOINTS.
3. THE FLAT TOP MAY BE USED IN LIEU OF THE TAPERED TOP WHEN FIELD CONDITIONS PROHIBIT THE USE OF A FLAT TAPERED TOP.
4. MANHOLE CONSTRUCTION TO MEET REQUIREMENTS OF ASTM C478.
5. ECCENTRIC CONE SECTION OF MANHOLE TO BE SET OUTSIDE OF VEHICULAR WHEEL PATH NEAR ℄ OF ROADWAY.

POND OUTLET MANHOLE IN PUBLIC ROAD



66' RIGHT OF WAY



80' RIGHT OF WAY

INTERIOR SITE ROADS CROSS SECTIONS | 58TH AVENUE CROSS SECTIONS

GENERAL SPECIFICATIONS FOR CONSTRUCTION ACTIVITIES

1. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED ACCORDING TO THE WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, LATEST EDITION, THE STANDARD SPECIFICATIONS FOR SEWER & WATER IN WISCONSIN, AND WISCONSIN ADMINISTRATIVE CODE, SPS 360, 382-383, AND THE LOCAL ORDINANCES AND SPECIFICATIONS.
2. THE CONTRACTOR SHALL OBTAIN ALL PERMITS REQUIRED FOR EXECUTION OF THE WORK. THE CONTRACTOR SHALL CONDUCT HIS WORK ACCORDING TO THE REQUIREMENTS OF THE PERMITS.
3. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE MUNICIPALITY FORTY- EIGHT (48) HOURS PRIOR TO THE START OF CONSTRUCTION.
4. THE MUNICIPALITY SHALL HAVE THE RIGHT TO INSPECT, APPROVE, AND REJECT THE CONSTRUCTION OF THE PUBLIC PORTIONS OF THE WORK. THE OWNER SHALL HAVE THE RIGHT TO INSPECT, APPROVE, AND REJECT THE CONSTRUCTION OF ALL PRIVATE PORTIONS OF THE WORK.
5. THE CONTRACTOR SHALL INDEMNIFY THE OWNER, THE ENGINEER, AND THE MUNICIPALITY, THEIR AGENTS, ETC, FROM ALL LIABILITY INVOLVED WITH THE CONSTRUCTION, INSTALLATION, AND TESTING OF THE WORK ON THIS PROJECT.
6. SITE SAFETY SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
7. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL UTILITY INFORMATION SHOWN ON THE PLANS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL CALL DIGGER'S HOTLINE AT 1-800-242-8511 TO NOTIFY THE UTILITIES OF HIS INTENTIONS, AND TO REQUEST FIELD STAKING OF EXISTING UTILITIES.
8. SILT FENCE AND OTHER EROSION CONTROL FACILITIES MUST BE INSTALLED PRIOR TO CONSTRUCTION OR ANY OTHER LAND DISTURBING ACTIVITY. FOLLOW THE SEQUENCE OF CONSTRUCTION ON THE EROSION CONTROL PLAN FOR MORE DETAILS. INSPECTIONS SHALL BE MADE WEEKLY OR AFTER EVERY RAINFALL OF 0.5" OR MORE. REPAIRS SHALL BE MADE IMMEDIATELY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL EROSION CONTROL FACILITIES ONCE THE THREAT OF EROSION HAS PASSED WITH THE APPROVAL OF THE GOVERNING AGENCY.
9. ANY ADJACENT PROPERTIES OR ROAD RIGHT-OF-WAYS WHICH ARE DAMAGED DURING CONSTRUCTION MUST BE RESTORED BY THE CONTRACTOR.
10. TRASH AND DEBRIS SHALL BE NOT BE ALLOWED TO ACCUMULATE ON THIS SITE AND THE SITE SHALL BE CLEAN UPON COMPLETION OF WORK.
11. THE OWNER SHALL HAVE THE RIGHT TO HAVE ALL MATERIALS USED IN CONSTRUCTION TESTED FOR COMPLIANCE WITH THESE SPECIFICATIONS.

SPECIFICATIONS FOR GRADING & EROSION CONTROL

1. THE CONTRACTOR SHALL ASSUME SOLE RESPONSIBILITY FOR THE COMPUTATIONS OF ALL GRADING AND FOR ACTUAL LAND BALANCE, INCLUDING UTILITY TRENCH SPOIL. THE CONTRACTOR SHALL IMPORT OR EXPORT MATERIAL AS NECESSARY TO COMPLETE THE PROJECT. CONTRACTOR SHALL NOTIFY OWNER OF THE NEED TO IMPORT OR HAUL OFF SOIL. ON-SITE LOCATIONS SUITABLE FOR BORROW OR FILL MAY BE PRESENT. COORDINATE WITH OWNER.
2. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING SOIL CONDITIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION. A GEOTECHNICAL REPORT MAY BE AVAILABLE FROM THE OWNER.
3. SITE SHALL BE CLEARED TO THE LIMITS SHOWN ON THE PLANS. REMOVE VEGETATION FROM THE SITE. BURNING IS NOT PERMITTED. PROTECT TREES AND OTHER FEATURES FROM DAMAGE WITH FENCING. STOCKPILES SHALL NOT BE LOCATED CLOSER THAN 25' TO A DRAINAGE STRUCTURE OR FEATURE AND SHALL BE SURROUNDED WITH SILT FENCE.
4. THE GEOTECHNICAL ENGINEER IS RESPONSIBLE FOR VERIFYING COMPACTION AND FILL PLACEMENT IN THE FIELD. THE GEOTECHNICAL ENGINEER MAY SUPERCEDE THESE SPECIFICATIONS IF THERE IS GOOD CAUSE TO DO SO. AN EXPLANATION MUST BE SUBMITTED TO THE ENGINEER IN WITTING BEFORE ANY DEVIATIONS ARE MADE.
5. IF NO GEOTECHNICAL RECOMMENDATION IS AVAILABLE, THEN THE FOLLOWING SPECIFICATIONS SHALL APPLY. ALL FILL SHALL BE CONSIDERED STRUCTURAL FILL AND SHALL BE PLACED IN ACCORDANCE WITH THE FOLLOWING: THE COMPACTED FILL SUBGRADE SHALL CONSIST OF AND SHALL BE UNDERLAIN BY SUITABLE BEARING MATERIALS, FREE OF ALL ORGANIC, FROZEN OR OTHER DELETERIOUS MATERIAL AND INSPECTED AND APPROVED BY THE RESIDENT GEOTECHNICAL ENGINEER. PREPARATION OF THE SUBGRADE, AFTER STRIPPING, SHALL CONSIST OF PROOF-ROLLING TO DETECT UNSTABLE AREAS THAT MIGHT BE UNDERCUT, AND COMPACTING THE SCARIFIED SURFACE TO THE SAME MINIMUM DENSITY INDICATED BELOW. THE COMPACTED FILL MATERIALS SHALL BE FREE OF ANY DELETERIOUS, ORGANIC OR FROZEN MATTER AND SHALL HAVE A MAXIMUM LIQUID LIMIT (ASTM-D-423) AND PLASTICITY INDEX (ASTM D-424) IF 30 AND 10 RESPECTFULLY, UNLESS SPECIFICALLY TESTED AND FOUND TO HAVE LOW EXPANSIVE PROPERTIES AND APPROVED BY AN EXPERIENCED SOILS ENGINEER. THE TOP TWELVE (12") INCHES OF COMPACTED FILL SHOULD HAVE A MAXIMUM THREE (3") INCH PARTICLE DIAMETER AND ALL UNDERLYING COMPACTED FILL A MAXIMUM SIX (6") INCH PARTICLE DIAMETER UNLESS SPECIFICALLY APPROVED BY AN EXPERIENCED SOILS ENGINEER. ALL FILL MATERIAL MUST BE TESTED AND APPROVED UNDER THE DIRECTION AND SUPERVISION OF AN EXPERIENCED SOILS ENGINEER PRIOR TO PLACEMENT. IF THE FILL IS TO PROVIDE NON-FROST SUSCEPTIBLE CHARACTERISTICS, IT MUST BE CLASSIFIED AS A CLEAN GW, GP, SW, OR SP PER UNITED SOIL CLASSIFICATION SYSTEM (ASTM D-2487). FOR STRUCTURAL FILL THE DENSITY OF THE STRUCTURAL COMPACTED FILL AND SCARIFIED SUBGRADE AND GRADES SHALL NOT BE LESS THAN 95 PERCENT OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE STANDARD PROCTOR (ASTM D-698) WITH THE EXCEPTION TO THE TOP 12 INCHES OF PAVEMENT SUBGRADE WHICH SHALL A MINIMUM IN-SITU DENSITY OF 100 PERCENT OF THE MAXIMUM DRY DENSITY, OR 5 PERCENT HIGHER THAN UNDERLYING FILL MATERIALS. THE MOISTURE CONTENT OF COHESIVE SOIL SHALL NOT VARY BY MORE THAN -1 TO +3 PERCENT AND GRANULAR SOIL ±3 PERCENT OF OPTIMUM WHEN PLACED AND COMPACTED OR RECOMPACTED, UNLESS SPECIFICALLY APPROVED BY THE SOILS ENGINEER TAKING INTO CONSIDERATION THE TYPE OF MATERIALS AND COMPACTION EQUIPMENT BEING USED. THE COMPACTION EQUIPMENT SHOULD CONSIST OF SUITABLE MECHANICAL EQUIPMENT SPECIFICALLY DESIGNED FOR SOIL COMPACTION. BULLDOZERS OR SIMILAR TRACKED VEHICLES ARE TYPICALLY NOT SUITABLE FOR COMPACTION. MATERIAL THAT IS TOO WET TO PERMIT PROPER COMPACTION MAY BE SPREAD ON THE FILL AND PERMITTED TO DRY. DISCING, HARROWING OR PULVERIZING MAY BE NECESSARY TO REDUCE THE MOISTURE CONTENT TO A SATISFACTORY VALUE, AFTER WHICH IT SHALL BE COMPACTED. THE FINISHED SUBGRADE AREAS OF THE SITE SHALL BE COMPACTED TO 100 PERCENT OF THE STANDARD PROCTOR (ASTM D-398) MAXIMUM DENSITY.
6. NO FILL SHALL BE PLACED ON A WET OR SOFT SUBGRADE. THE SUBGRADE SHALL BE PROOF-ROLLED AND INSPECTED BY THE GEOTECHNICAL ENGINEER BEFORE ANY MATERIAL IS PLACED.
7. SUBGRADE TOLERANCES ARE +/-1" FOR LANDSCAPE AREAS AND +/- ½" FOR ALL PAVEMENT AND BUILDING AREAS.
8. TOPSOIL SHALL BE FREE OF DELETERIOUS MATERIALS, ROOTS, OLD VEGETATION, ROCKS OVER 2" DIAMETER AND SHALL NOT BE EXCESSIVELY CLAYEY IN NATURE. NO CLUMPS LARGER THAN 4" ARE ACCEPTABLE. TOPSOIL MAY BE AMENDED AS NEEDED WITH SAND OR COMPOST TO BE LOOSE WHEN SPREAD.
9. THE CONTRACTOR SHALL MAINTAIN SITE DRAINAGE THROUGHOUT CONSTRUCTION. THIS MAY INCLUDE THE EXCAVATION OF TEMPORARY DITCHES OR PUMPING TO ALLEVIATE WATER PONDING. ANY DEWATERING SHALL NOT GO DIRECTLY TO STREAMS, CREEKS, WETLANDS OR OTHER ENVIRONMENTALLY SENSITIVE AREAS WITHOUT BEING TREATED FIRST. A DIRT BAG OR OTHER DEWATERING TREATMENT DEVICE MAY BE USED TO CAPTURE SEDIMENT FROM THE PUMPED WATER.
10. CONTRACTOR IS ADVISED THAT ALL MUD AND DEBRIS MUST NOT BE DEPOSITED ONTO THE ADJACENT ROADWAYS PER THE REQUIREMENT OF THE MUNICIPALITY OR OTHER APPROPRIATE GOVERNMENT AGENCIES. IN THE EVENT THIS OCCURS, THE ROADWAYS SHALL BE POWER SWEPT IMMEDIATELY AND ALL SEDIMENT REMOVED FROM DOWNSTREAM FACILITIES.

VILLAGE OF SOMERS, WI MATERIAL SPECIFICATIONS

GENERAL

- ☐ Comply with the Standard Specifications for Sewer and Water Construction in Wisconsin, latest edition.
- ☐ Obtain written approval for the proposed Plans and Specifications from the Village Engineer prior to construction.

SANITARY SEWER

GENERAL

- ☐ Bedding & cover material: 3/8" crushed limestone chips to 12" above pipe (pea gravel is not acceptable).
  - Bedding material shall cover 4" below the pipe and tucked underneath pipe manually.
- ☐ Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- ☐ Slurry Material Backfill material shall be placed in a clean concrete mixer truck and thoroughly mixed in the following quantities for each cubic yard required:
  - -1,600 lbs sand
  - -1,000 lbs #1 stone
  - -1,400 lbs #2 stone
  - -25 gals water (0 to -0.5 gal variance)
- ☐ Consolidation of backfill: 95% standard Proctor density for imported granular material and 100% for excavated material of existing aggregate material in the adjacent trench wall. Use mechanical means, unless allowed otherwise.
- ☐ Mandrel test: 95% mandrel after 30-days.
- ☐ Internal sewer inspection: Closed circuit color television with a small flow of water in the pipe.
- ☐ Low-pressure air test: Per Standard Specifications.
- ☐ Manhole vacuum test: Per Standard Specifications.
- ☐ Place tracer wire on sanitary sewer main: No. 10 AWG stranded or solid insulated copper wire and Copperhead Industries – Snake Pit Terminal Box at laterals, or approved equal.
- ☐ Pipe shall have underground marking tape after the bedding layer is laid on the top of the pipe centered. Marking tape shall be non-detectable and a minimum of 3 inches wide. Tape shall be green and state "sewer" within the warning text.

PIPE MATERIAL

- ☐ Minimum 8-inch PVC SDR-26 (min.) conforming to ASTM D-3034, unless allowed otherwise.
  - Having integral bell type flexible elastomeric joints meeting the requirements of ASTM D3212. Gaskets shall meet the requirements of ASTM F477. PVC material shall have a minimum cell classification of 12454C or 12364C and a minimum modulus of elasticity of 500,000 psi. PVC material shall have a cell classification of 12454B, 12454C, 12364C or 13364B, except that 12364C and 13364B shall have a minimum modulus of elasticity of 500,000 psi. Lateral pipe material shall conform to the requirements of Paragraph above.

- Sanitary sewer pipe used in gravity flow horizontal directional drilling shall be fusible polyvinyl chloride (PVC) or Certa-Flo restrained joint PVC pipe as approved by the Village Engineer.
- Fusible polyvinyl chloride (PVC) pipe meeting the requirement of AWWA C900 (4 inch through 36 inch diameter) with cast iron O.D. and thermal butt fused joints between pipe sections. Joint gaskets shall not be required. PVC material shall have a cell classification of 12454 as defined in ASTM D1784..
  1. Pipe shall be Fusible PVC® by Underground Solutions, Inc. or equal.
  2. Pipe used for sanitary sewer shall be colored green.

MANHOLE MATERIALS

- ☐ 48-inch ID precast concrete w/eccentric cone (typ.), ASTM C478.
- ☐ Design flat top slabs to resist H-20 loading.
- ☐ Frames and covers: Neenah R-1580 (R-1550) or equal, with Type B non-rocking lid, stamped with the word "SANITARY"; self-sealing gaskets; and concealed pick holes.
- ☐ Floodplain Areas: Use bolted and gasketed watertight frame and cover: Neenah R-1916-C, East Jordan 1058 WT, or equal.
- ☐ Use a minimum of 4 inches and a maximum of 15 inches of concrete adjusting rings. The top of manhole castings shall be set 1/4 inch below the newly finished asphalt surfaces, finished grade of concrete pavement, or elevations per the plan within grass or lawn areas. Casting shall be placed level within grass areas or match the slope of the adjacent finished surface in all other areas. Manhole frames shall be adjusted to the maximum extent possible by using adjusting rings of various thicknesses and tapers. Adjusting rings shall be set with butyl rubber sealant troweled into a 1/4 inch thick layer over the entire mating surface of the top of cone and all adjusting rings. The butyl rubber sealant shall be EZ-Stik or Kent-Seal butyl base sealant in trowelable grade or equal. After placing rings, minor permanent shimming of the casting to obtain the necessary elevation and slope shall be performed. Temporary wedging is not permitted. Shims shall have a minimum surface area of 8 square inches and be made of steel, or other non-degradable material approved by the Village. Shims shall be placed at a minimum of three locations between the casting and top adjusting ring to prevent rocking of the casting. After the shims have been correctly placed the Contractor shall then trowel the butyl rubber sealant or non-shrink grout, if approved by the Village, over the mating surfaces and then place the casting onto the manhole. Installing the butyl or grout between the adjusting ring and casting by pushing, tuckpointing, or any other method, from the outside of the rings is not permitted. Contractor shall take care to prevent the butyl rubber sealant from getting on the interior surface of the rings and frame within the chimney.
- ☐ An external sealing wrap shall be placed on the entire manhole chimney from the casting to the 6-inches below the top of the manhole cone section and installed per manufacturers recommendations. The external sealing wrap shall be EZ-WRAP, as manufactured by Press-Seal Gasket Corporation, or approved equal.
- ☐ Exterior joint protection: WrapidSeal by CCI Pipeline Systems or MacWrap by Mar Mac Construction Products.
- ☐ Exterior surface treatment: Heavy-duty coal tar pitch, Top-Coat or bituminous Super Service Black.
- ☐ Inside drop manholes are not allowed on new manholes. Inside drop manholes may only be installed on existing manholes if approved by the Village and WDNR.

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CONSTRUCTION DETAILS

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REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

PLAN | DESIGN | DELIVER
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CHICAGO | MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE N.T.S.

SHEET 31 OF 32

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VILLAGE OF SOMERS, WI MATERIAL SPECIFICATIONS CONTINUED

SANITARY LATERALS

- Minimum 6-inch PVC SDR-26.
  - Install sewer laterals at a typical 2.08% (1/4-inch per foot) grade unless otherwise approved by the Village. Minimum lateral grade is 1.04% (1/8-inch per foot) and maximum grade is 4.16% (1/2-inch per foot).
  - All laterals exceeding 100-feet in length shall have cleanouts installed on them. Cleanouts shall be placed at 100-foot maximum spacing or as directed / approved by the Village.
  - Lateral(s) under existing pavement or shoulder areas shall be installed by boring, unless otherwise approved by the Village.
- Provide wye connections unless allowed otherwise by Village Engineer. Provide an SDR-26 tee with a riser sleeve on deeper installations.
- Terminate lateral pipe with a wooden 2x4 set one foot above finish grade.
- Lateral pipe locator wire and terminal post: No. 10 AWG stranded or solid insulated copper wire with Copperhead Industries – Snake Pit Terminal Box, or approved equal.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

WATER MAIN

GENERAL

- Only joint deflections within pipe manufacturer's specifications are permitted without fittings.
- Polyethylene wrap: Provide 8 mil on ductile iron pipe, valves, valve boxes, fittings, fire hydrant barrel sections, and curb boxes.
- Bedding & cover material: 3/8" crushed limestone chips to 12" above pipe (pea gravel is not acceptable).
- Bedding material shall cover 4" below the pipe and tucked underneath pipe manually.
- Slurry Material Backfill material shall be placed in a clean concrete mixer truck and thoroughly mixed in the following quantities for each cubic yard required:
  - -1,600 lbs sand
  - -1,000 lbs #1 stone
  - -1,400 lbs #2 stone
  - -25 gals water (0 to -0.5 gal variance)
- Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- Operation of valves: By Village representatives or agents unless allowed otherwise.
- One-hour pressure test: 150 psi with no loss.

- Leakage test (only if pressure test fails): Two hours at system pressure per Standard Specifications.
- Water services over 2-inch diameter shall meet the specifications for water main and include a gate valve/valve box at the point of connection to the water main.
- Water services equal or less than 2-inch diameter shall meet the specifications for water services and have a curb stop/service box placed one foot from the right-of-way line.
  - All water main materials including but not limited to pipe, tubing, valves, valve boxes, hydrants, joint restraints, fittings, and fasteners shall be manufactured in the USA.
  - The Contractor shall install water main at the grades per the Village approved plans with no high points constructed in the main except at hydrant locations and as approved by the Village. If a high point which could trap air cannot be prevented, then an air release assembly shall be constructed at that point. The Village reserves the right to order the Contractor to relay water mains placed at the wrong grade.
  - Valves, hydrants, copper service pipe, corp. stops, and curb stops removed as part of the project shall be delivered to the Village & Town of Somers Public Works Department, 7511 12th Street, Kenosha, WI, 53144.
  - Pipe shall have underground marking tape after the bedding layer is laid on the top of the pipe centered. Marking tape shall be non-detectable and a minimum of 3 inches wide. Tape shall be blue and state "water" within the warning text.

PIPE MATERIAL

- PVC: Conforming to AWWA C-900, pressure class 235, (DR 18).
- Tracer wire shall be installed with PVC pipe, extend wire to hydrants terminated in a Copperhead Industries – Snake Pit Terminal Box, or approved equal set behind the hydrant.
  - Polyvinyl chloride (PVC) pipe shall meet the requirement of AWWA C900 (4 inch through 30 inch diameter), DR18, pressure rating of 235, with cast iron O.D., and integral elastomeric bell and spigot joints.
  - Pipe shall be installed the same year it was manufactured unless approved by the Village Engineer.
  - Water main pipe material used in directionally drilled water main shall be fusible polyvinyl chloride (PVC), high density polyethylene (HDPE) or Certa-Lok restrained joint PVC pipe as approved by the Village Engineer.
  - Fusible polyvinyl chloride (PVC) pipe meeting the requirement of AWWA C900 (4 inch through 36 inch diameter) with cast iron O.D. and thermal butt fused joints between pipe sections. Joint gaskets shall not be required. PVC material shall have a cell classification of 12454 as defined in ASTM D1784.
    1. Pipe shall be Fusible C-900® by Underground Solutions, Inc.
    2. Pipe used for water main shall be colored blue.
  - High density polyethylene (HDPE) water main (4 inch through 36 inch diameter) shall meet the requirements of AWWA C906, DR 11, with cast iron O.D. Pipe material shall have a cell classification of PE 3408/PE 3608 (345464C) as specified in ASTM D3350.
    1. HDPE pipe has a greater wall thickness than PVC and DI pipe resulting in a smaller inside diameter. Unless the plans specifically state HDPE pipe, the HDPE pipe installed shall be larger diameter than that shown on the plans so that the inside diameter is the same as, or larger, than the adjacent pipe sections.
  - 2. Pipe used for water main shall be striped blue.

LOCATOR WIRE

- Tracer locator wire: Install with PVC pipe, stranded blue insulated copper, minimum No. 10 AWG.
  - Tracer wire for use in horizontal directional drilling shall be SoloShot Xtreme 7x7 stranded CCS as manufactured by Copperhead Industries, LLC of Monticello, Minnesota or equal.
  - For horizontal directional drilling type construction and electrical conduit, tape the tracer wire to the pipe at 5-foot intervals leaving sufficient slack to accommodate the stretching of the pipe during pull-back. Tracer wire within directional drilling sections shall be continuous with no splices.
- Location: On top of PVC pipe and fittings, secure at min. 10-foot intervals.
- Terminal Box: Copperhead Industries – Snake Pit Terminal Box, or approved equal.
- Extend locator wire to top of terminal boxes leaving 12 inches of slack for future connection and connect to terminal box.
- Secure terminal box to back side of fire hydrant barrel and all service curb stops and set top of box flush with finished grade. Connect service locator wire to water main locator wire.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

FITTINGS

- Only American-made fittings, pipe, valves, and hydrants will be allowed.
- Ductile iron fittings: Meet AWWA C-110/ANSI A21.10 or A21.53. Fittings shall be ductile iron or cast iron, cement mortar lined with internal and external bituminous coating and meeting the requirements of AWWA Standard C110 (ANSI 21.10). Fittings shall be supplied with mechanical joints and rubber gaskets.
- Ductile iron mechanical joints fittings meeting the requirements of AWWA Standard C153 for "compact fittings", 3-inch through 24-inch size, may be used in place of the fittings specified above.
- All water main nuts, bolts, and rods including connections to mains, fittings, valves and hydrants, shall be stainless steel. Nuts shall have a colored fluoropolymer lubricant coating to prevent galling.
- If a sleeve is required, a full-bodied solid sleeve shall be used.
- Fittings shall be polyethylene wrapped per Standard Specifications.
- Bolts and nuts: A-304 stainless steel, no substitutions.
- Use restrained joints on all fittings.
- Thrust blocking (in addition to restrained mechanical joints): Solid concrete masonry units or Class F poured concrete per Section 4.3.13 of the Standard Specifications. Wood thrust blocking will not be permitted.
- Stainless steel rods shall be used to restrain 90° and 45° bends on hydrant leads and offsets.

LOCATOR WIRE

- Tracer locator wire: Install with PVC pipe, stranded blue insulated copper, minimum No. 10 AWG.
  - Tracer wire for use in horizontal directional drilling shall be SoloShot Xtreme 7x7 stranded CCS as manufactured by Copperhead Industries, LLC of Monticello, Minnesota or equal.
  - For horizontal directional drilling type construction and electrical conduit, tape the tracer wire to the pipe at 5-foot intervals leaving sufficient slack to accommodate the stretching of the pipe during pull-back. Tracer wire within directional drilling sections shall be continuous with no splices.
- Location: On top of PVC pipe and fittings, secure at min. 10-foot intervals.
- Terminal Box: Copperhead Industries – Snake Pit Terminal Box, or approved equal.
- Extend locator wire to top of terminal boxes leaving 12 inches of slack for future connection and connect to terminal box.
- Secure terminal box to back side of fire hydrant barrel and all service curb stops and set top of box flush with finished grade. Connect service locator wire to water main locator wire.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

FITTINGS

- Only American-made fittings, pipe, valves, and hydrants will be allowed.
- Ductile iron fittings: Meet AWWA C-110/ANSI A21.10 or A21.53. Fittings shall be ductile iron or cast iron, cement mortar lined with internal and external bituminous coating and meeting the requirements of AWWA Standard C110 (ANSI 21.10). Fittings shall be supplied with mechanical joints and rubber gaskets.
- Ductile iron mechanical joints fittings meeting the requirements of AWWA Standard C153 for "compact fittings", 3-inch through 24-inch size, may be used in place of the fittings specified above.
- All water main nuts, bolts, and rods including connections to mains, fittings, valves and hydrants, shall be stainless steel. Nuts shall have a colored fluoropolymer lubricant coating to prevent galling.
- If a sleeve is required, a full-bodied solid sleeve shall be used.
- Fittings shall be polyethylene wrapped per Standard Specifications.
- Bolts and nuts: A-304 stainless steel, no substitutions.
- Use restrained joints on all fittings.
- Thrust blocking (in addition to restrained mechanical joints): Solid concrete masonry units or Class F poured concrete per Section 4.3.13 of the Standard Specifications. Wood thrust blocking will not be permitted.
- Stainless steel rods shall be used to restrain 90° and 45° bends on hydrant leads and offsets.

- Service pipe shall be seamless from the main to the curb box.
- Service saddles for connecting to PVC pipes: Stainless steel saddle with O-ring and grade 30 rubber grid map; Cascade styles CSC1, CSC2, CS22, or approved equal.
- Corporation stops: McDonald No. 4701BQ ball valve with AWWA/CC taper thread inlet and compression connection outlet.
- Curb stops: McDonald No. 6106, Mueller H-15209N, or approved equal.
- Service boxes: Extension type with stationary rods, McDonald No. 5614 for 3/4" and 1" sizes and McDonald No. 5615 for 1-1/2" and 2" sizes. Mueller H-10336 arch pattern curb box with a H-10400 foot piece, or equal
- Polywrap service box.
- Place locator wire on top of water service lines and extend to terminal box adjacent to the service box.
  - Tapping PVC Water Main. PVC water main shall be tapped using double strap service clamps. Corporation stops installed on PVC pipe shall be furnished with AWWA tapered threads conforming to AWWA C-800.
    - Service clamps for 1-1/2", and 2" services shall have a minimum total width of 3-inches.
    - Tap PVC pipe using a shell cutter with internal teeth. Do not use a standard drill and tap for direct tapping under pressure.
  - Place Teflon tape on corporation stop threads prior to installation. Corporation stops shall be torqued to a maximum of 35 ft.-lb. or as recommended by the manufacturer.
    - The tap shall be located at least 3-feet from the following:
    - The back of the bell where the bell transitions to the barrel of the pipe.
    - The spigot insertion line.
    - Joint restraint hardware.
    - Adjacent service taps.

FIRE HYDRANTS

- Model/Manufacturer: Mueller A-423.
- All hydrant body hardware shall be stainless steel.
- Color: Factory painted red with the nozzle caps and operating nut painted silver gray.
- Nozzle height: 18-inches to 26-inches to finish grade.
- Equip steamer nozzle with a 5" Storz Quick Connect.
- Standard hydrant extensions are required for hydrants with over 6 feet of cover, or where required to adjust nozzle height.
- Auxiliary valves: Connect directly to water main at an anchor tee.
- Hydrant lead pipe: C-900 PVC with restrained joints.
- Hydrant leads and fittings: Restrain by Mega-lug gland or approved equal.
- Provide stop nut or factory-installed means of preventing damage to hydrant when torque is applied to close hydrant.
- Spacing: Maximum 400 feet (residential subdivisions).
- Place locator wire terminal boxes at all hydrant locations.
- Install 3/8" diameter, 5' long fiberglass hydrant marker with spring and reflective bands on all hydrants.
- Developer shall provide one spare hydrant to the Public Works Department.

STORM SEWER

GENERAL

- Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- Consolidation of backfill: 95% standard Proctor density for imported granular material and 100% for excavated material of existing aggregate material in the adjacent trench wall. Use mechanical means, unless allowed otherwise.
- Provide sump pump connection/storm sewer pipes for all new homes with flexible watertight tee service connector, KOR-N-TEE by NPC Systems, or approved equal.

PIPE MATERIAL

- Within road right-of-way: Minimum 12-inch reinforced concrete pipe, minimum class III, conforming to ASTM C76 or ASTM C507.
- Outside road right-of-way: Alternate pipe material, such as HDPE ADS N-12, may be permitted by Village Engineer.
- Rubber O-ring gasket pipe required.

MANHOLE MATERIALS

- Design flat top slabs to resist H-20 loading.
- Frames and closed lids: Heavy duty, indented top solid lid, non-rocking, Neenah R-1580 with Type B lid or approved equal.
- Frames and open lids: Heavy duty, Neenah R-2504 with Type D grates, or approved equal.
- Beehive grate manhole covers: Neenah R-2560 E1 or approved equal.
- Manholes shall be 4'-0" diameter minimum.
- Joints for manhole riser section shall be made with non-shrink grout, rubber "O"-ring gaskets, a continuous ring of butly rubber sealant (EZ-Stik or Kent Seal in rope form) or approved equal.
- Adjusting rings and manhole frames shall be set with non-shrink grout or butyl rubber sealant troweled into a 1/4-inch thick layer over the entire surface areas of the top of cone and all adjusting rings. The butyl rubber sealant shall be EZ-Stik or Kent Seal butyl base sealant in trowelable grade or approved equal.

CATCH BASINS

- 2'x3' precast concrete box with a minimum 12-inch sump for catch basins in the curb line.
- 2' diameter precast concrete structure with a minimum 12-inch sump for catch basins in grassed areas.
- Do not place catch basins within the entire curb return at intersections, if possible.
- Curb inlet frames: Neenah R-3067-L.
- Turf area drainage grates: Beehive type, Neenah R-2560 E1 or approved equal.

DRIVEWAY CULVERTS

- Minimum 15-inch diameter CMP or RCP with flared end sections.

STORM LATERALS

- Minimum 6-inch PVC SDR-26.
- Provide wye connections unless allowed otherwise.
- Terminate lateral pipe with a wooden 2x4 set one foot above finish grade.
- Lateral pipe locator wire and terminal post: No. 10 AWG single strand insulated copper wire and Copperhead Industries – Snake Pit Terminal Box, or approved equal.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

STREET PAVEMENTS

PAVEMENT MARKINGS

- Epoxy pavement markings required for streets.

DRAFTED: AMG DESIGNED: ASK REVIEWED:

PLAN I DESIGN I DELIVER
www.pinnacle-engr.com
PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING
WISCONSIN OFFICE:
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

PEG JOB No. 1617.00
PEG PM ASK
START DATE 09/22/25
SCALE N.T.S.

SHEET 32 OF 32

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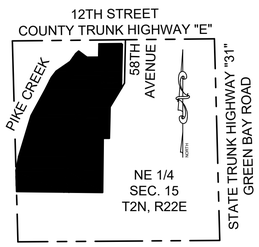
CONSTRUCTION DETAILS

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SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

VICINITY MAP
SCALE 1":1000'



BUILDING SETBACK REQUIREMENTS:

STREET YARD C.T.H. "E" = 65 FEET
STREET YARD (LOTS 1-6, 10-22, 24-25, 30-73) = 30 FEET
STREET YARD (LOTS 7-9) = 40 FEET
STREET YARD (LOTS 23 & 26-29) = 45 FEET
SIDE YARD = 10 FEET
REARYARD = 25 FEET

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

Coordinates referenced to the Wisconsin State Plane Coordinate System, South Zone (N.A.D. 1983/2011). Bearings referenced to the north line of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East which has a bearing of S89°24'19"E.

NORTH

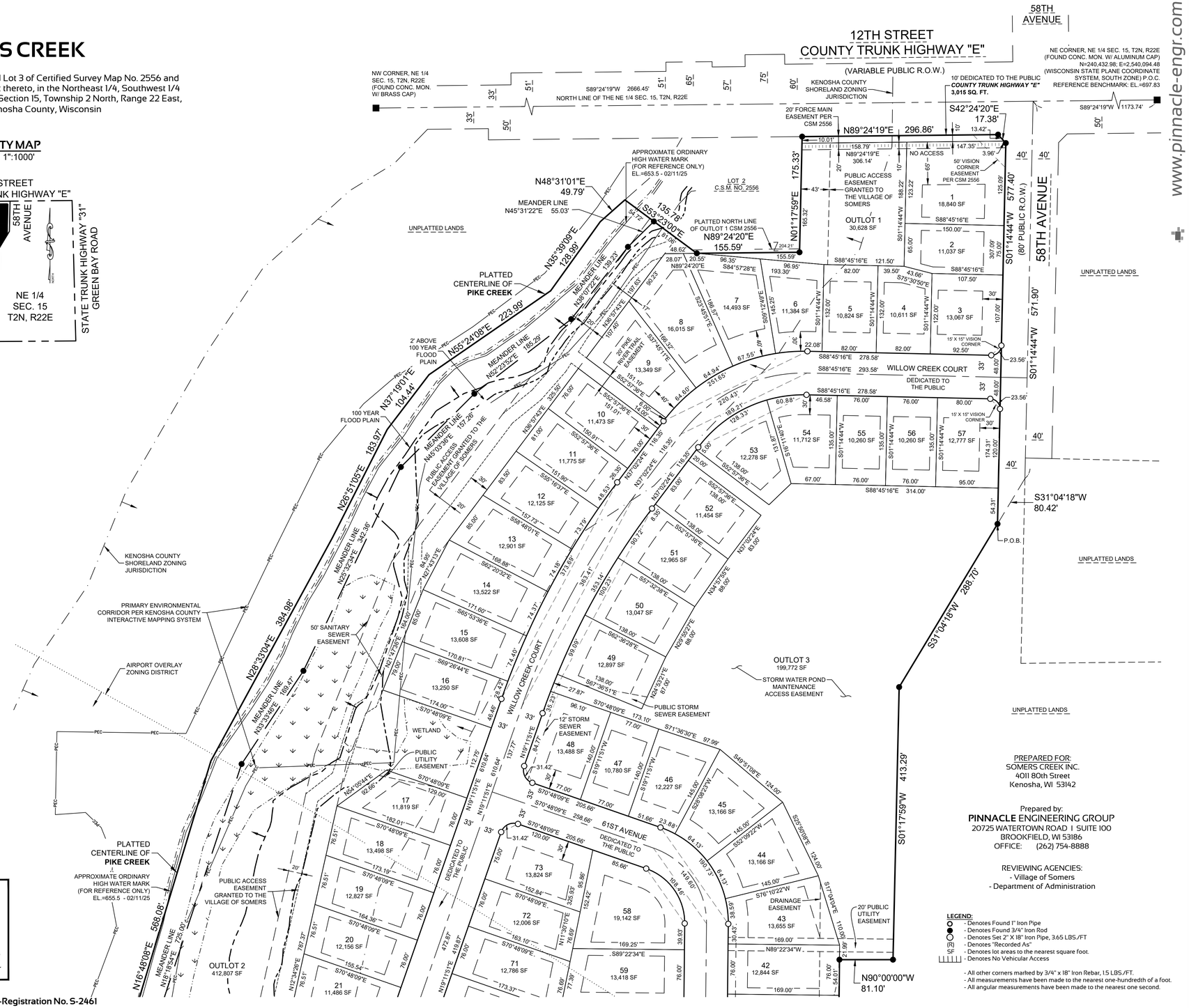
WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT, WI
LAND SURVEYOR

SEPTEMBER 17, 2025
NOVEMBER 25, 2025
REVISED: JANUARY 8, 2026

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration



PREPARED FOR:
SOMERS CREEK INC.
4011 80th Street
Kenosha, WI 53142

Prepared by:
PINNACLE ENGINEERING GROUP
20725 WATERTOWN ROAD I SUITE 100
BROOKFIELD, WI 53186
OFFICE: (262) 754-8888

REVIEWING AGENCIES:
- Village of Somers
- Department of Administration

LEGEND:
- ○ - Denotes Found 1" Iron Pipe
- ● - Denotes Found 3/4" Iron Rod
- ○ - Denotes Set 2" X 18" Iron Pipe, 3.65 LBS./FT
- (R) - Denotes "Recorded As"
- SF - Denotes lot areas to the nearest square foot.
- Denotes No Vehicular Access

- All other corners marked by 3/4" x 18" Iron Rebar, 1.5 LBS./FT.
- All measurements have been made to the nearest one-hundredth of a foot.
- All angular measurements have been made to the nearest one second.

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00
SHEET 1 OF 5

www.pinnacle-engr.com

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

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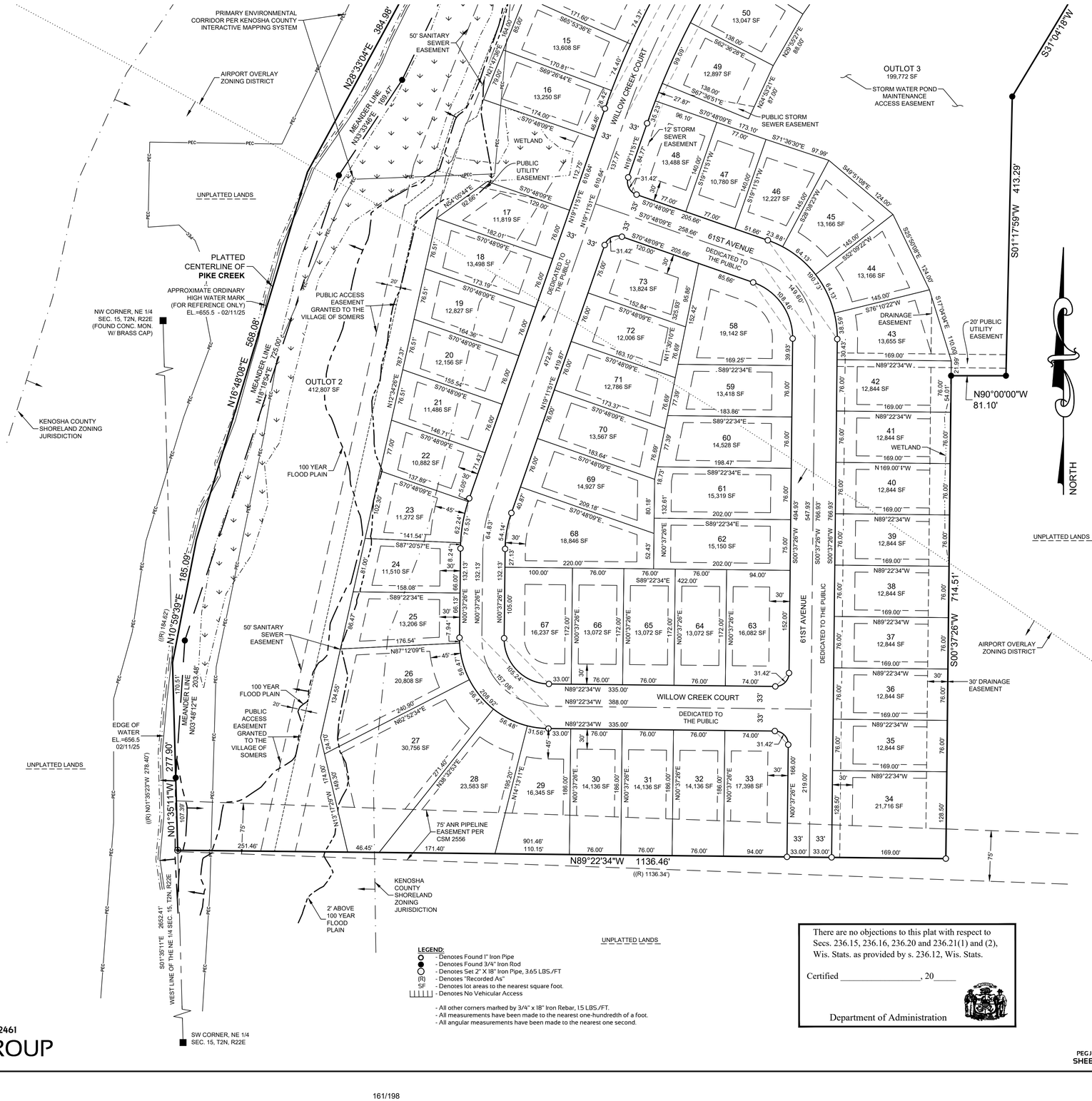
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WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT,
WI
LAND SURVEYOR

SEPTEMBER 17, 2025
NOVEMBER 25, 2025
REVISED: JANUARY 8, 2026

NOTES:

1. Vertical Datum: North American Vertical Datum of 1988(12), (NAVD88). Reference Benchmark: Concrete monument with aluminum cap at the northeast corner of the Northeast 1/4 Section 15, Town 2 North, Range 22 East, Elevation = 697.83.
2. No direct vehicular access shall be allowed onto 12th Street - County Trunk Highway "E" from any residential lot.
3. Flood Zone Classification: The property lies with in Zone "X" and Zone "AE" of the Flood Insurance Rate Map Community Panel No. 55059C0069D with an effective date of JUNE 19, 2012. Zone "X" areas are determined to be outside the 0.2% annual chance floodplain. Zone "AE" areas are Special Flood Hazard Areas with Base Flood Elevations determined.
4. Any land below the ordinary high water mark of a lake or a navigable stream is subject to the public trust in navigable waters that is established under article IX, section 1, of the state constitution.
5. Where the property being surveyed includes a water boundary, the parties relying on the survey should be aware that, (1) laws regarding the delineation between the ownership of the bed of navigable waters and the upland owner differ from state to state, (2) water boundaries are typically subject to change due to natural causes, and (3) as a result, the boundary shown hereon may or may not represent the actual location of the limit of title. The centerline of the Pike Creek shown hereon is based on Certified Survey Map No. 2556 recorded December 6, 2006. The edge of water of the Pike Creek was located on February 11, 2025.
6. Wetlands delineated by Heartland Ecological Group, Inc. on September 11, 2024 per Assured Wetland Delineation Report dated March 25, 2025.
7. OUTLOT OWNERSHIP AND PURPOSE: Outlot 1 shall be maintained by the Developer. Outlot 2 of the plat of SOMERS CREEK shall be maintained by the SOMERS CREEK Homeowners Association for open space purposes. Outlot 3 shall be maintained for storm water retention purposes and open space and is entirely covered by a Storm Water Pond Maintenance Access Easement. The Homeowners Association shall maintain said Outlots in an unobstructed condition so as to maintain their intended purpose. Construction of any building, grading, or filling in said Outlots is prohibited unless approved by the Village of Somers. The Homeowners Association grants to the Village the right (but not the responsibility) to enter upon the Outlots in order to inspect, repair, or restore said Outlots to their intended purpose. Expense incurred by the Village for said inspection, repair, or restoration of said Outlots may be placed against the tax roll for said association and collected as a special charge by the Village.
8. WETLAND PRESERVATION AND PRIMARY ENVIRONMENTAL CORRIDOR RESTRICTION
   - Grading and filling shall be prohibited unless specifically authorized by the municipality in which they are located and, if applicable, Kenosha County, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.
   - The removal of topsoil or other earthen materials shall be prohibited.
   - The removal or destruction of any native vegetative cover, ie., trees, shrubs, grasses, etc., shall be prohibited, with the exception of the removal of dead, dying or diseased vegetation, non-indigenous species or noxious weeds (as defined by local ordinance) at the discretion of a forester or naturalist and the approval of the Village of Somers.
   - Grazing by domesticated animals, ie., horses, cows, etc.., shall be prohibited.
   - The introduction of plant material not indigenous to the existing environment of the wetland area or primary environmental corridor shall be prohibited.
   - Creation of a mown landscape, gardening, cultivating, or depositing yard waste of any type shall be prohibited.
   - Ponds may be permitted subject to the approval of the municipality in which they are located and, if applicable, the Kenosha County, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.
   - Construction of buildings within the wetland boundary is prohibited.
9. VISION CORNER EASEMENT RESTRICTION: Within the area of the vision corner easement, the height of all plantings, berms, fencing, signs, any other structure shall be limited to 24 inches above the intersection elevation. No access to any roadway shall be permitted over the vision corners from the adjacent lots.
10. 43' Sanitary Sewer Access Easement, 50' Sanitary Sewer Easement, and Public Utility Easements granted to the Village of Somers.
11. Public Access Easement granted to the Village of Somers.



LEGEND:
- ○ - Denotes Found 1" Iron Pipe
- ● - Denotes Found 3/4" Iron Rod
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- (R) - Denotes "Recorded As"
- SF - Denotes lot areas to the nearest square foot.
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- All angular measurements have been made to the nearest one second.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00
SHEET 2 OF 5

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

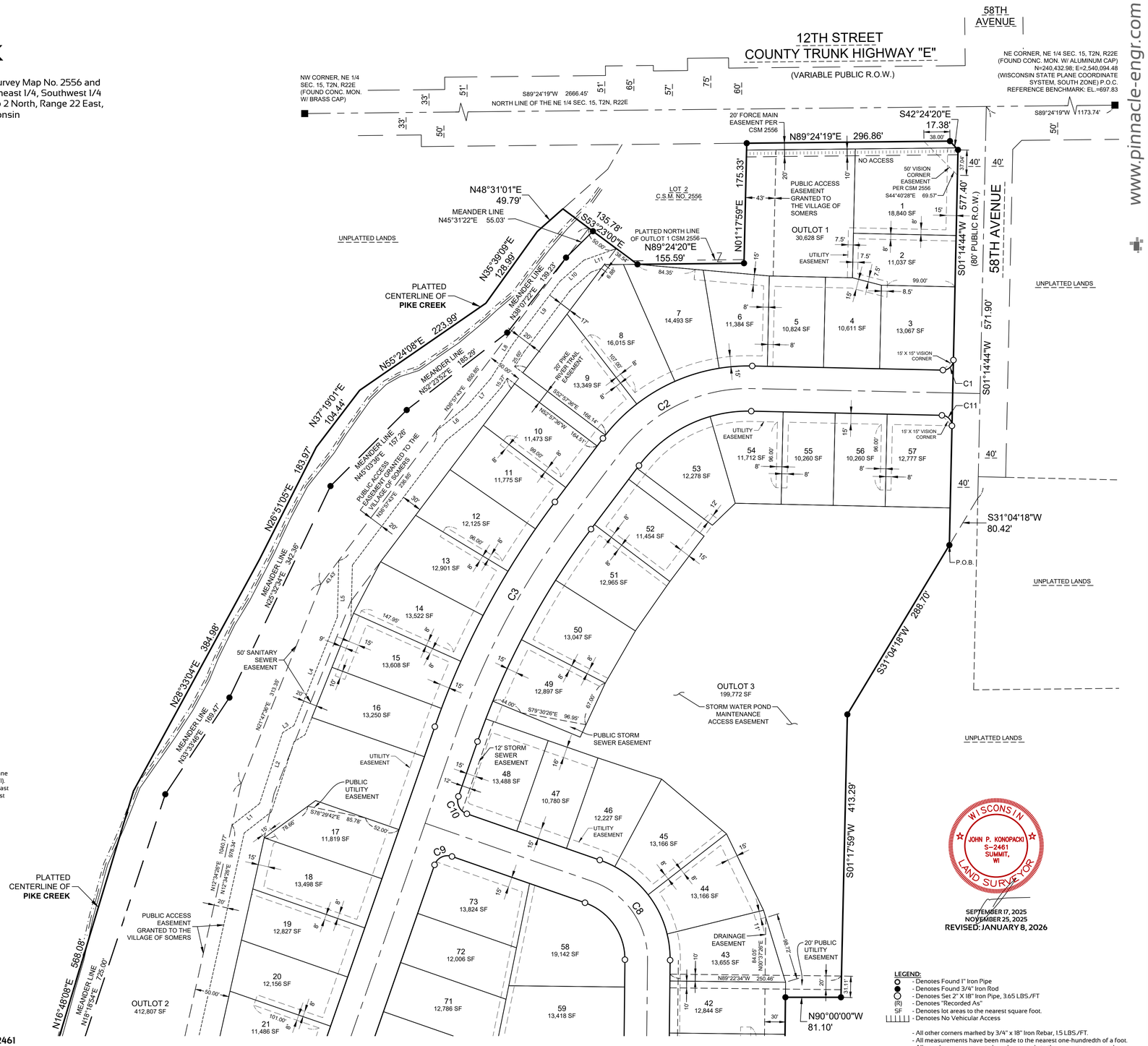
LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	N52°02'15"E	51.03'
L2	N18°01'37"E	109.10'
L3	N58°10'28"E	19.41'
L4	N21°47'36"E	171.01'
L5	N01°25'53"E	82.46'
L6	N50°51'33"E	56.82'
L7	N41°12'06"E	53.61'
L8	N32°34'11"E	60.19'
L9	N36°57'43"E	115.00'
L10	N48°40'33"E	46.50'
L11	N70°24'37"E	50.00'



GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

Coordinates referenced to the Wisconsin State Plane Coordinate System, South Zone (N.A.D. 1983/2011) Bearings referenced to the north line of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East which has a bearing of S89°24'19"E.



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Certified _____, 20_____

Department of Administration

WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT, WI
LAND SURVEYOR

SEPTEMBER 17, 2025
NOVEMBER 25, 2025
REVISED: JANUARY 8, 2026

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PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00

SHEET 3 OF 5

www.pinnacle-engr.com

SOMERS CREEK

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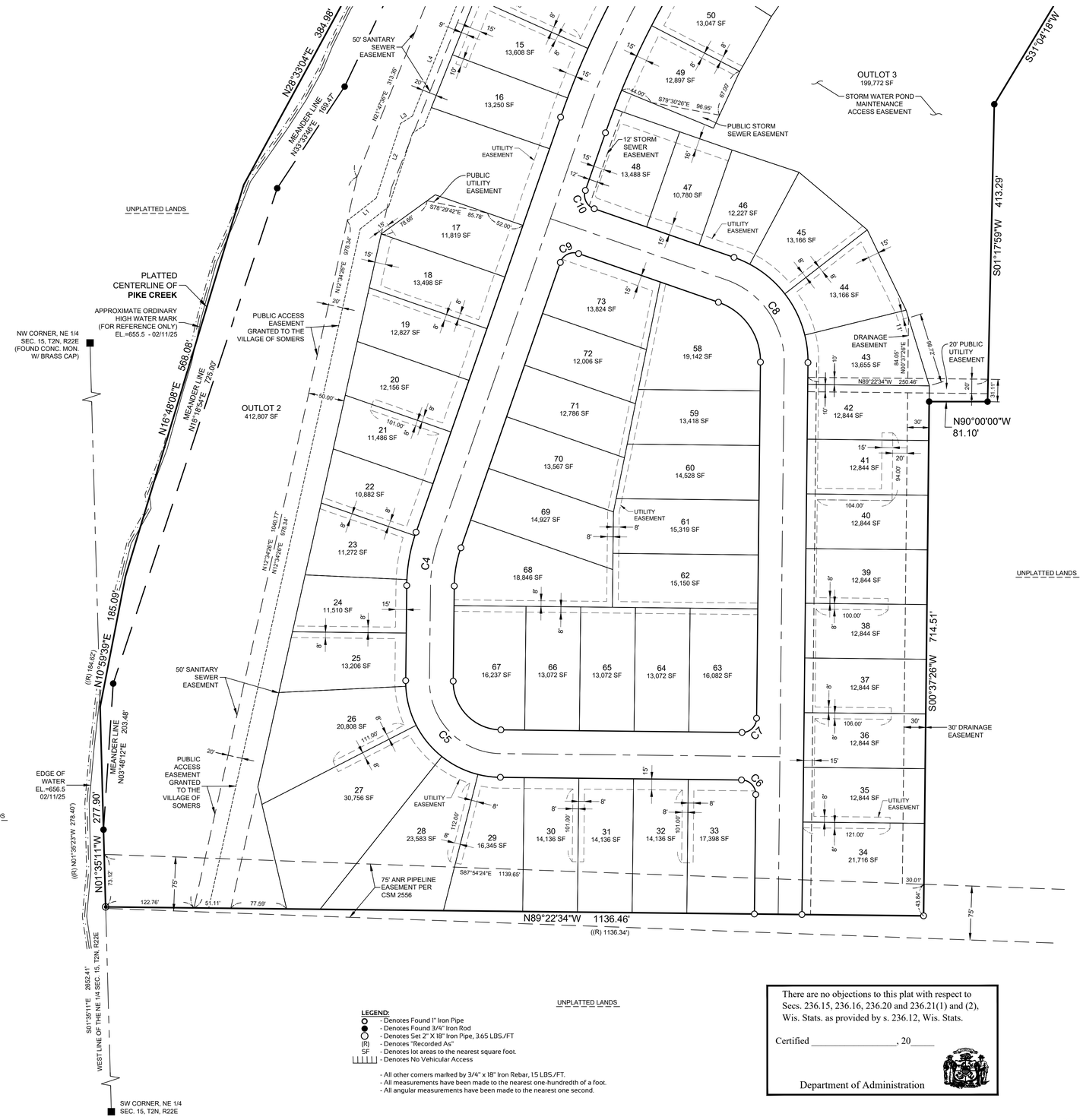
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WISCONSIN
JOHN P. KONOPACKI
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SEPTEMBER 17, 2025
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PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEG JOB#1617.00

SHEET 4 OF 5

SOMERS CREEK

Being a part of Outlot 1 and all of Lot 1 and Lot 3 of Certified Survey Map No. 2556 and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin

CURVE TABLE

CURVE NO.		LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH	TANGENT	TANGENT
C1	LOT 3	23.56'	15.00'	090°00'00"	N46°14'44"E	21.21'	S88°45'16"E	N01°14'44"E
C2	CENTERLINE	220.43'	233.00'	054°12'20"	N64°08'34"E	212.30'	N37°02'24"E	S88°45'16"E
	NORTH ROW	251.65'	266.00'	054°12'20"	N64°08'34"E	242.37'	N37°02'24"E	S88°45'16"E
	LOT 6	48.56'	266.00'	010°27'33"	N86°00'58"E	48.49'	N80°47'11"E	S88°45'16"E
	LOT 7	67.55'	266.00'	014°33'01"	N73°30'40"E	67.37'	N66°14'09"E	N80°47'11"E
	LOT 8	64.94'	266.00'	013°59'21"	N59°14'29"E	64.78'	N52°14'49"E	N66°14'09"E
	LOT 9	64.60'	266.00'	013°54'52"	N45°17'23"E	64.44'	N38°19'57"E	N52°14'49"E
	OUTLOT 2	6.00'	266.00'	001°17'33"	N37°41'10"E	6.00'	N37°02'24"E	N38°19'57"E
	SE ROW	189.21'	200.00'	054°12'20"	N64°08'34"E	182.24'	N37°02'24"E	S88°45'16"E
	LOT 53	128.33'	200.00'	036°45'56"	N55°25'22"E	126.15'	N73°48'20"E	N37°02'24"E
	LOT 54	60.88'	200.00'	017°26'24"	N82°31'32"E	60.64'	S88°45'16"E	N73°48'20"E
C3	CENTERLINE	363.41'	1167.00'	017°50'33"	N28°07'07"E	361.95'	N19°11'51"E	N37°02'24"E
	NW ROW	373.69'	1200.00'	017°50'33"	N28°07'07"E	372.18'	N19°11'51"E	N37°02'24"E
	LOT 11	48.53'	1200.00'	002°19'01"	N35°52'53"E	48.52'	N34°43'23"E	N37°02'24"E
	LOT 12	73.79'	1200.00'	003°31'24"	N32°57'41"E	73.78'	N31°11'59"E	N34°43'23"E
	LOT 13	74.18'	1200.00'	003°32'31"	N29°25'43"E	74.17'	N27°39'28"E	N31°11'59"E
	LOT 14	74.37'	1200.00'	003°33'04"	N25°52'56"E	74.36'	N24°06'24"E	N27°39'28"E
	LOT 15	74.40'	1200.00'	003°33'08"	N22°19'50"E	74.38'	N20°33'16"E	N24°06'24"E
	LOT 16	28.42'	1200.00'	001°21'25"	N19°52'34"E	28.42'	N19°11'51"E	N20°33'16"E
	SE ROW	353.14'	1134.00'	017°50'33"	N28°07'07"E	351.71'	N19°11'51"E	N37°02'24"E
	LOT 48	35.23'	1134.00'	001°46'49"	N20°05'15"E	35.23'	N20°58'40"E	N19°11'51"E
	OUTLOT 3	27.87'	1134.00'	001°24'29"	N21°40'55"E	27.87'	N22°23'09"E	N20°58'40"E
	LOT 49	99.09'	1134.00'	005°00'22"	N24°53'21"E	99.05'	N27°23'32"E	N22°23'09"E
	LOT 50	100.23'	1134.00'	005°03'50"	N29°55'27"E	100.19'	N32°27'22"E	N27°23'32"E
	LOT 51	90.72'	1134.00'	004°35'01"	N34°44'53"E	90.70'	N37°02'24"E	N32°27'22"E
C4	CENTERLINE	64.83'	200.00'	018°34'25"	N09°54'39"E	64.55'	N00°37'26"E	N19°11'51"E
	WEST ROW	75.53'	233.00'	018°34'25"	N09°54'39"E	75.20'	N00°37'26"E	N19°11'51"E
	LOT 22	5.05'	233.00'	001°14'32"	N18°34'35"E	5.05'	N17°57'19"E	N19°11'51"E
	LOT 23	62.24'	233.00'	015°18'16"	N10°18'11"E	62.05'	N02°39'03"E	N17°57'19"E
	LOT 24	8.24'	233.00'	002°01'37"	N01°38'14"E	8.24'	N00°37'26"E	N02°39'03"E
	LOT 68	54.14'	167.00'	018°34'25"	N09°54'39"E	53.90'	N00°37'26"E	N19°11'51"E
C5	CENTERLINE	157.08'	100.00'	090°00'00"	N44°22'34"W	141.42'	N89°22'34"W	N00°37'26"E
	SW ROW	208.92'	133.00'	090°00'00"	N44°22'34"W	188.09'	N89°22'34"W	N00°37'26"E
	LOT 25	7.94'	133.00'	003°25'17"	N01°05'12"W	7.94'	N02°47'51"W	N00°37'26"E
	LOT 26	56.47'	133.00'	024°19'36"	N14°57'38"W	56.05'	N27°07'26"W	N02°47'51"W
	LOT 27	56.47'	133.00'	024°19'41"	N39°17'17"W	56.05'	N51°27'07"W	N27°07'26"W
	LOT 28	56.48'	133.00'	024°19'41"	N63°36'58"W	56.05'	N75°46'49"W	N51°27'07"W
	LOT 29	31.56'	133.00'	013°35'45"	N82°34'41"W	31.49'	N89°22'34"W	N75°46'49"W
	LOT 67	105.24'	67.00'	090°00'00"	N44°22'34"W	94.75'	N89°22'34"W	N00°37'26"E
C6	LOT 33	31.42'	20.00'	090°00'00"	N44°22'34"W	28.28'	N00°37'26"E	N89°22'34"W
C7	LOT 63	31.42'	20.00'	090°00'00"	N45°37'26"E	28.28'	S89°22'34"E	N00°37'26"E
C8	CENTERLINE	149.60'	120.00'	071°25'35"	S35°05'21"E	140.09'	S70°48'09"E	S00°37'26"W
	NE ROW	190.73'	153.00'	071°25'35"	S35°05'21"E	178.62'	S00°37'26"W	S70°48'09"E
	LOT 43	38.59'	153.00'	014°27'04"	S06°36'06"E	38.49'	S13°49'38"E	S00°37'26"W
	LOT 44	64.13'	153.00'	024°01'00"	S25°50'08"E	63.66'	S37°50'38"E	S13°49'38"E
	LOT 45	64.13'	153.00'	024°01'00"	S49°51'08"E	63.66'	S61°51'37"E	S37°50'38"E
	LOT 46	23.88'	153.00'	008°56'31"	S66°19'53"E	23.85'	S70°48'09"E	S61°51'37"E
	LOT 58	108.46'	87.00'	071°25'35"	S35°05'21"E	101.57'	S70°48'09"E	S00°37'26"W
C9	LOT 73	31.42'	20.00'	090°00'00"	S25°48'09"E	28.28'	S19°11'51"W	S70°48'09"E
C10	LOT 48	31.42'	20.00'	090°00'00"	N64°11'51"E	28.28'	S70°48'09"E	N19°11'51"E
C11	LOT 57	23.56'	15.00'	090°00'00"	S43°45'16"E	21.21'	S01°14'44"W	S88°45'16"E

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
WAUKESHA COUNTY) SS

I, John P. Konopacki, Professional Land Surveyor, do hereby certify:

That I have surveyed, mapped and divided that part of Outlot 1, all of Lot 1 and Lot 3 of Certified Survey Map No. 2556, and all of vacated Willow Creek Court adjacent thereto, in the Northeast 1/4, Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 15, Township 2 North, Range 22 East, Village of Somers, Kenosha County, Wisconsin, described as follows:

Commencing at the northeast corner of the Northeast 1/4 of said Section 15; Thence South 89°24'19" West along the north line of said Northeast 1/4, 1173.74 feet; Thence South 01°14'44" West along the centerline of 58th Avenue, 571.90 feet; Thence South 31°04'18" West along the south right of way line of said 58th Avenue, 80.42 feet to the Point of Beginning;

Thence South 31°04'18" West, 288.70 feet;
Thence South 01°17'59" West, 413.29 feet;
Thence North 90°00'00" West, 81.10 feet;
Thence South 00°37'26" West, 714.51 feet;
Thence North 89°22'34" West, 1136.46 feet to the Centerline of Pike Creek as recorded in Certified Survey Map No. 2556;
Thence the following courses along said Centerline:

North 01°35'11" West, 277.90; North 10°59'39" East, 185.09 feet; North 16°48'08" East, 568.08 feet; North 28°33'04" East, 384.98 feet; North 26°51'05" East, 183.97 feet; North 37°19'01" East, 104.44 feet; North 55°24'08" East, 223.99 feet; North 35°39'09" East, 128.99 feet; North 48°31'01" East, 49.79 feet;

Thence South 53°23'00" East and then along the southwesterly line of Lot 2 of Certified Survey Map No. 2556, 135.78 feet;
Thence North 89°24'20" East, 155.59 feet;
Thence North 01°17'59" East and then along the east line of said Lot 2, 175.33 feet to the south right of way line of 12th Street - County Trunk Highway "E";
Thence North 89°24'19" East along said south right of way line, 296.86 feet;
Thence South 42°24'20" East, 17.38 feet to the west right of way line of the aforesaid 58th Avenue;
Thence South 01°14'44" West along said west right of way line, 577.40 feet to the Point of Beginning.

Dedicating that portion of subject property as graphically shown for public right of way purposes.

Containing 1,886,608 square feet (43.3106 acres) of land Gross and 1,655,081 square feet (37.9954 acres) of land Net, more or less.

That I have made such survey, land division and map by the direction of SOMERS CREEK INC, owner of said land.

That such map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with the requirements of Chapter 236 of the Wisconsin State Statutes and the Village of Somers Land Division Ordinance in surveying, mapping and dividing the land within the subdivision.

Date: SEPTEMBER 17, 2025
REVISED: NOVEMBER 25, 2025
REVISED: JANUARY 8, 2026

WISCONSIN
JOHN P. KONOPACKI
S-2461
SUMMIT,
WI
LAND SURVEYOR

_____
John P. Konopacki
Professional Land Surveyor S-2461

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

UTILITY EASEMENT PROVISIONS

An easement for electric and communications service is hereby granted by

SOMERS CREEK INC., Grantor, to

WISCONSIN ELECTRIC POWER COMPANY, a Wisconsin Corporation doing business as WE Energies, Grantee

WISCONSIN BELL, INC., d/b/a AT&T WISCONSIN, a Wisconsin Corporation, Grantee

and **TIME WARNER ENTERTAINMENT COMPANY, L.P.**, Grantee,

their respective successors and assigns, to construct, install, operate, repair, maintain and replace from time to time, facilities used in connection with overhead and underground transmission and distribution of electricity and electric energy, gas, telephone and cable TV facilities for such purposes as the same is now or may hereafter be used, all in, over, under, across, along and upon the property shown within those areas on the plat designated as "Utility Easement Areas" and the property designated on the plat for streets and alleys, whether public or private, together with the right to install service connections upon, across within and beneath the surface of each lot to serve improvements, thereon, or on adjacent lots; also the right to trim or cut down trees, brush and roots as may be reasonable required incident to the rights herein given, and the right to enter upon the subdivided property of all such purposes. The Grantees agree to restore or cause to have restored, the property, as nearly as is reasonable possible, to the condition existing prior to such entry by the Grantees or their agents. This restoration, however, does not apply to the initial installation of said underground and/or above ground electric facilities or communication facilities or to any trees, brush or roots which may be removed at any time pursuant to the rights herein granted. Buildings shall not be placed over Grantees' facilities or in, upon or over the property within the lines marked "Utility Easement Areas" without the prior written consent of Grantees. After installation of any such facilities, the grade of the subdivided property shall not be altered by more than four inches without the written consent of grantees.

The grant of easement shall be binding upon and inure to the benefit of the heirs, successors and assigns of all parties hereto.

OWNER'S CERTIFICATE OF DEDICATION

SOMERS CREEK INC., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said corporation caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated as represented on this subdivision plat.

SOMERS CREEK INC., as owner, does further certify that this certified survey map is required by s.236.10 or s 236.12 of the Wisconsin State Statutes to be submitted to the following for approval:

1. Village of Somers
2. Department of Administration

IN WITNESS WHEREOF, the said SOMERS CREEK INC. has caused these presents to be signed by (name - print) _____, (title) _____, at (city)_____, _____ County, Wisconsin, on this _____ day of _____ , 2026.

In the presence of: SOMERS CREEK INC.

_____
Name (signature) - Title

STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____ , 2026, (name) _____, (title) _____, of the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such _____(title) of said corporation and acknowledged that they executed the foregoing instrument as such officer as the deed of said corporation, by its authority.

_____
Notary Public
Name:_____
State of Wisconsin
My Commission Expires: _____

CONSENT OF CORPORATE MORTGAGEE

_____ , a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described in the forgoing affidavit of John P. Konopacki, surveyor, and does hereby consent to the above certification of owners.

IN WITNESS WHEREOF, the said _____ , has caused these presents to be signed by _____ , its _____, and its corporate seal to be hereunto affixed this _____ day of _____ , 2026.

_____ _____ Date
_____ Name - Title

STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____ , 2026, _____ , to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation and acknowledged the same.

_____
Notary Public
Name:_____
State of Wisconsin
My Commission Expires: _____

PLAN COMMISSION APPROVAL

Approved by the Plan Commission of the Village of Somers on this _____ day of _____ , 2026.

_____ _____ Date
George Stoner, Chairman

_____ _____ Date
Wendy Burnette, Village Clerk

VILLAGE BOARD APPROVAL

Approved by the Village Board of the Village of Somers, Wisconsin, on this _____ day of _____ , 2026.

_____ _____ Date
George Stoner, Village President

_____ _____ Date
Wendy Burnette, Village Clerk

VILLAGE OF SOMERS CERTIFICATE OF TREASURER

I, Wendy Burnette, being the duly elected, qualified, and acting Village of Somers Clerk/Treasurer, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments as of this _____ day of _____ , 2026, on any of the land included on this subdivision plat.

_____ _____ Date
Wendy Burnette, Village Clerk/Treasurer

KENOSHA COUNTY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)
KENOSHA COUNTY) SS

I, Teri Jacobson, being duly elected, qualified and acting Treasurer of the County of Kenosha, do hereby certify in accordance with the records in my office, there are no unpaid taxes or special assessments as of _____ day of _____ , 2026 on any of the lands in the subdivision plat.

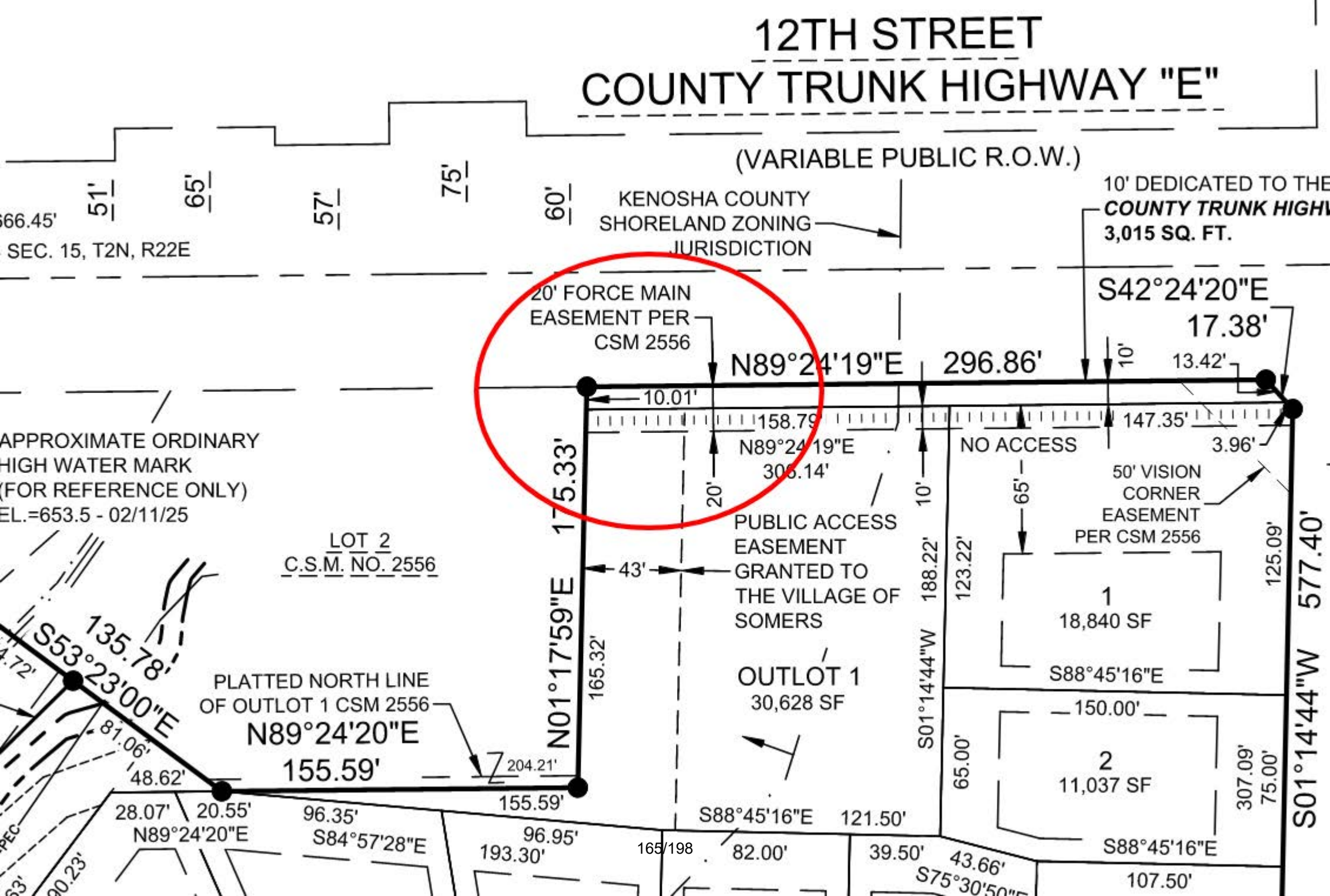
_____ _____ Date
Teri Jacobson, Kenosha County Treasurer

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461
PINNACLE ENGINEERING GROUP

DRAFTED BY:

PEC JOB#1617.00
SHEET 5 OF 5

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12TH STREET
COUNTY TRUNK HIGHWAY "E"
(VARIABLE PUBLIC R.O.W.)
51'
65'
57'
75'
60'
666.45'
SEC. 15, T2N, R22E
KENOSHA COUNTY
SHORELAND ZONING
JURISDICTION
10' DEDICATED TO THE
COUNTY TRUNK HIGHW
3,015 SQ. FT.
20' FORCE MAIN
EASEMENT PER
CSM 2556
S42°24'20"E
17.38'
N89°24'19"E 296.86'
10'
13.42'
10.01'
158.79'
N89°24'19"E
306.14'
147.35'
NO ACCESS
3.96'
APPROXIMATE ORDINARY
HIGH WATER MARK
(FOR REFERENCE ONLY)
EL.=653.5 - 02/11/25
LOT 2
C.S.M. NO. 2556
20'
10'
65'
50' VISION
CORNER
EASEMENT
PER CSM 2556
N01°17'59"E 175.33'
43'
PUBLIC ACCESS
EASEMENT
GRANTED TO
THE VILLAGE OF
SOMERS
188.22'
123.22'
125.09'
1
18,840 SF
S88°45'16"E
S01°14'44"W 577.40'
165.32'
OUTLOT 1
30,628 SF
S01°14'44"W
150.00'
65.00'
2
11,037 SF
307.09'
75.00'
S88°45'16"E
S53°23'00"E
135.78'
81.06'
48.62'
PLATTED NORTH LINE
OF OUTLOT 1 CSM 2556
N89°24'20"E
155.59'
204.21'
155.59'
28.07'
20.55'
N89°24'20"E
96.35'
S84°57'28"E
96.95'
193.30'
S88°45'16"E
121.50'
82.00'
39.50'
43.66'
S75°30'50"
107.50'

THESE PLANS AND DESIGNS ARE COPYRIGHT PROTECTED AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT THE WRITTEN CONSENT OF PINNACLE ENGINEERING GROUP, LLC

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ENGINEERING IMPROVEMENT PLANS

FOR

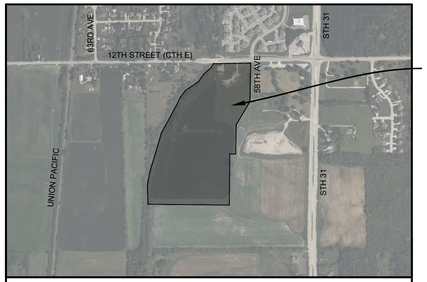
SOMERS CREEK

SOMERS, WISCONSIN

PLANS PREPARED
FOR

BEAR DEVELOPMENT, LLC

4011 80TH STREET
KENOSHA, WI 53142



LOCATION MAP
1" = 1000'

INDEX OF SHEETS

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LEGEND

	EXISTING	PROPOSED
SANITARY SEWER MANHOLE	S	
STORM SEWER MANHOLE	ST	
STORM SEWER CATCH BASIN (ROUND CASTING)	D	
STORM SEWER CATCH BASIN (RECTANGULAR CASTING)		
PRECAST FLARED END SECTION		
CONCRETE HEADWALL		
VALVE BOX		
FIRE HYDRANT		
CLEANOUT		
SANITARY SEWER		
FORCE MAIN		
STORM SEWER		
DRAIN TILE		
WATER MAIN	W	W
FIRE PROTECTION		FP
ELECTRICAL CABLE	E	E
OVERHEAD WIRES	OHW	OHW
GAS MAIN	G	G
TELEPHONE LINE	T	T
UTILITY CROSSING		X
CAUTION EXISTING UTILITIES NEARBY		CAUTION
GRANULAR TRENCH BACKFILL		
LIGHTING		
ELECTRICAL TRANSFORMER OR PEDESTAL	TF	
POWER POLE		
POWER POLE WITH LIGHT		
GUY WIRE		
STREET SIGN		
CONTOUR	749	749
SPOT ELEVATION	×(750.00)	+750.00
WETLANDS	WET	
PRIMARY ENVIRONMENTAL CORRIDOR	PEC	
FLOODWAY		
FLOODPLAIN		
HIGH WATER LEVEL (HWL)		
NORMAL WATER LEVEL (NWL)		
DIRECTION OF SURFACE FLOW		GRADE / PAVEMENT
DITCH OR SWALE		
DIVERSION SWALE		
OVERFLOW RELIEF ROUTING		
TREE WITH TRUNK SIZE	6" / 6"	
SOIL BORING	B-2 / T-2	B-1 / T-1
TOPSOIL PROBE		
FENCE LINE, TEMPORARY SILT	SF	SF
FENCE LINE, WIRE		
FENCE LINE, CHAIN LINK OR IRON		
FENCE LINE, WOOD OR PLASTIC		
CONCRETE SIDEWALK		
CURB AND GUTTER		
DEPRESSED CURB		
REVERSE PITCH CURB & GUTTER		
EASEMENT LINE		

ABBREVIATIONS

BL	BASE LINE	MH	MANHOLE
BP	BOTTOM OF PIPE	NWL	NORMAL WATER LEVEL
C	LONG CHORD OF CURVE	PC	POINT OF CURVATURE
C & G	CURB AND GUTTER	PT	POINT OF TANGENCY
CB	CATCH BASIN	PVI	POINT OF VERTICAL INTERSECTION
CL	CENTERLINE	R	RADIUS
D	DEGREE OF CURVE	ROW	RIGHT-OF-WAY
EP	EDGE OF PAVEMENT	SAN	SANITARY SEWER
FES	FLARED END SECTION	ST	STORM SEWER
FF	FINISHED FLOOR	T	TANGENCY OF CURVE
FG	FINISHED GRADE	TB	TOP OF BANK
FL	FLOW LINE	TC	TOP OF CURB
FP	FLOODPLAIN	TF	TOP OF FOUNDATION
FR	FRAME	TP	TOP OF PIPE
FW	FLOODWAY	TS	TOP OF SIDEWALK
FYG	FINISHED YARD GRADE	TW	TOP OF FOUNDATION WALL
HWL	HIGH WATER LEVEL	WM	WATER MAIN
INV	INVERT	△	INTERSECTION ANGLE
L	LENGTH OF CURVE		

GENERAL NOTES

1. THE INTENTION OF THE PLANS AND SPECIFICATIONS IS TO SET FORTH PERFORMANCE AND CONSTRUCTION MATERIAL STANDARDS FOR THE PROPER EXECUTION OF WORK. ALL WORKS CONTAINED WITHIN THE PLANS AND SPECIFICATIONS SHALL BE COMPLETED IN ACCORDANCE WITH ALL REQUIREMENTS FROM LOCAL, STATE, FEDERAL OR OTHER GOVERNING AGENCY'S LAWS, REGULATIONS, JURISDICTIONAL ORDINANCES/CODES/RULES/ETC., AND THE OWNER'S DIRECTION.
2. A GEOTECHNICAL REPORT HAS BEEN PREPARED BY GESTRA DATED OCTOBER 11, 2018 FOR THE PROJECT SITE. THE DATA ON SUB-SURFACE SOIL CONDITIONS IS NOT INTENDED AS A REPRESENTATION OR WARRANTY OF THE CONTINUITY OF SUCH CONDITIONS BETWEEN BORINGS OR INDICATED SAMPLING LOCATIONS. IT SHALL BE EXPRESSLY UNDERSTOOD THAT OWNER WILL NOT BE RESPONSIBLE FOR ANY INTERPRETATIONS OR CONCLUSIONS DRAWN THERE FROM BY THE CONTRACTOR. DATA IS MADE AVAILABLE FOR THE CONVENIENCE OF THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING ANY ADDITIONAL SOILS INVESTIGATIONS THEY FEEL IS NECESSARY FOR THE PROPER EVALUATION OF THE SITE FOR PURPOSES OF PLANNING, BIDDING, OR CONSTRUCTING THE PROJECT AT NO ADDITIONAL COST TO THE OWNER.
3. THE CONTRACTOR IS RESPONSIBLE TO REVIEW AND UNDERSTAND ALL COMPONENTS OF THE PLANS AND SPECIFICATIONS, INCLUDING FIELD VERIFYING SOIL CONDITIONS, PRIOR TO SUBMISSION OF A BID PROPOSAL.
4. THE CONTRACTOR SHALL PROMPTLY REPORT ANY ERRORS OR AMBIGUITIES LEARNED AS PART OF THEIR REVIEW OF PLANS, SPECIFICATIONS, REPORTS AND FIELD INVESTIGATIONS.
5. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE COMPUTATION OF QUANTITIES AND WORK REQUIRED TO COMPLETE THIS PROJECT. THE CONTRACTOR'S BID SHALL BE BASED ON ITS OWN COMPUTATIONS AND IN NO SUCH INSTANCE RELY ON THE ENGINEER'S ESTIMATE.
6. QUESTIONS/CLARIFICATIONS WILL BE INTERPRETED BY ENGINEER/OWNER PRIOR TO THE AWARD OF CONTRACT. ENGINEER/OWNER WILL SUBMIT OFFICIAL RESPONSES IN WRITING. INTERPRETATIONS PRESENTED IN OFFICIAL RESPONSES SHALL BE BINDING ON ALL PARTIES ASSOCIATED WITH THE CONTRACT. IN NO WAY SHALL WORD-OF-MOUTH DIALOG CONSTITUTE AN OFFICIAL RESPONSE.
7. PRIOR TO START OF WORK, CONTRACTOR SHALL BE COMPLETELY FAMILIAR WITH ALL CONDITIONS OF THE SITE, AND SHALL ACCOUNT FOR CONDITIONS THAT AFFECT, OR MAY AFFECT CONSTRUCTION INCLUDING, BUT NOT LIMITED TO, LIMITATIONS OF WORK ACCESS, SPACE LIMITATIONS, OVERHEAD OBSTRUCTIONS, TRAFFIC PATTERNS, LOCAL REQUIREMENTS, ADJACENT ACTIVITIES, ETC. FAILURE TO CONSIDER SITE CONDITIONS SHALL NOT BE CAUSE FOR CLAIM OF JOB EXTRAS.
8. COMMENCEMENT OF CONSTRUCTION SHALL EXPLICITLY CONFIRM THAT THE CONTRACTOR HAS REVIEWED THE PLANS AND SPECIFICATIONS IN ENTIRETY AND CERTIFIES THAT THEIR SUBMITTED BID PROPOSAL CONTAINS PROVISIONS TO COMPLETE THE PROJECT, WITH THE EXCEPTION OF UNFORESEEN FIELD CONDITIONS; ALL APPLICABLE PERMITS HAVE BEEN OBTAINED; AND CONTRACTOR UNDERSTANDS ALL OF THE REQUIREMENTS OF THE PROJECT.
9. SHOULD ANY DISCREPANCIES OR CONFLICTS IN THE PLANS OR SPECIFICATIONS BE DISCOVERED AFTER THE AWARD OF CONTRACT, ENGINEER SHALL BE NOTIFIED IN WRITING IMMEDIATELY AND CONSTRUCTION OF ITEMS AFFECTED BY THE DISCREPANCIES/CONFLICTS SHALL NOT COMMENCE, OR CONTINUE, UNTIL A WRITTEN RESPONSE FROM ENGINEER/OWNER IS DISTRIBUTED. IN THE EVENT OF A CONFLICT BETWEEN REFERENCED CODES, STANDARDS, SPECIFICATIONS AND PLANS, THE ONE ESTABLISHING THE MOST STRINGENT REQUIREMENTS SHALL BE FOLLOWED.
10. THE CONTRACTOR SHALL, AT ITS OWN EXPENSE, OBTAIN ALL NECESSARY PERMITS AND LICENSES TO COMPLETE THE PROJECT. OBTAINING PERMITS, OR DELAYS, IS NOT CAUSE FOR DELAY OF THE CONTRACT OR SCHEDULE. CONTRACTOR SHALL COMPLY WITH ALL PERMIT REQUIREMENTS.
11. THE CONTRACTOR SHALL NOTIFY ALL INTERESTED GOVERNING AGENCIES, UTILITY COMPANIES AFFECTED BY THIS CONSTRUCTION PROJECT, AND DIGGER'S HOTLINE IN ADVANCE OF CONSTRUCTION TO COMPLY WITH ALL JURISDICTIONAL ORDINANCES/CODES/RULES/ETC., PERMIT STIPULATIONS, AND OTHER APPLICABLE STANDARDS.
12. SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE TO INITIATE, INSTITUTE, ENFORCE, MAINTAIN, AND SUPERVISE ALL SAFETY PRECAUTIONS AND JOB SITE SAFETY PROGRAMS IN CONNECTION WITH THE WORK.
13. CONTRACTOR SHALL KEEP THE JOBSITE CLEAN AND ORDERLY AT ALL TIMES. ALL LOCATIONS OF THE SITE SHALL BE KEPT IN A WORKING MANNER SUCH THAT DEBRIS IS REMOVED CONTINUOUSLY AND ALL RESPECTIVE CONTRACTORS OPERATE UNDER GENERAL "GOOD HOUSEKEEPING."
14. THE CONTRACTOR SHALL INDEMNIFY THE OWNER, ENGINEER, AND THEIR AGENTS FROM ALL LIABILITY INVOLVED WITH THE CONSTRUCTION, INSTALLATION, AND TESTING OF THE WORK ON THIS PROJECT.

PROJECT TEAM CONTACTS

CIVIL ENGINEER:
AARON KOCH
PINNACLE ENGINEERING GROUP
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
MAIN: 262-754-8888
E-MAIL: aekoch@pinnacle-engr.com

APPLICANT:
DAN SZCZAP
BEAR DEVELOPMENT, LLC
4011 80TH STREET
KENOSHA, WI 53142

SURVEYOR:
JOHN KONOPACKI
PINNACLE ENGINEERING GROUP
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
MAIN: 262-754-8888
E-MAIL: john.konopacki@pinnacle-engr.com

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Toll Free (800) 242-8511
Milwaukee Area (414) 259-1181
Hearing Impaired TDD (800) 542-2289
www.DiggersHotline.com

PINNACLE ENGINEERING GROUP, LLC
ENGINEER'S LIMITATION

PINNACLE ENGINEERING GROUP, LLC AND THEIR CONSULTANTS DO NOT WARRANT OR GUARANTEE THE ACCURACY AND COMPLETENESS OF THE DELIVERABLES HEREIN BEYOND A REASONABLE DILIGENCE. IF ANY MISTAKES, OMISSIONS, OR DISCREPANCIES ARE FOUND TO EXIST WITHIN THE DELIVERABLES, THE ENGINEER SHALL BE PROMPTLY NOTIFIED PRIOR TO BID SO THAT HE MAY HAVE THE OPPORTUNITY TO TAKE WHATEVER STEPS NECESSARY TO RESOLVE THEM. FAILURE TO PROMPTLY NOTIFY THE ENGINEER OF SUCH CONDITIONS SHALL ABSOLVE THE ENGINEER FROM ANY RESPONSIBILITY FOR THE CONSEQUENCES OF SUCH FAILURE. ACTIONS TAKEN WITHOUT THE KNOWLEDGE AND CONSENT TO THE ENGINEER, OR IN CONTRADICTION TO THE ENGINEER'S DELIVERABLES OR RECOMMENDATIONS, SHALL BECOME THE RESPONSIBILITY NOT OF THE ENGINEER BUT OF THE PARTIES RESPONSIBLE FOR TAKING SUCH ACTION.

FURTHERMORE, PINNACLE ENGINEERING GROUP, LLC IS NOT RESPONSIBLE FOR CONSTRUCTION SAFETY OR THE MEANS AND METHODS OF CONSTRUCTION.

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

PLAN I DESIGN I DELIVER
www.pinnacle-engr.com

PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING

WISCONSIN OFFICE:
20725 WATERTOWN ROAD
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE - NATIONWIDE

SOMERS CREEK
SOMERS, WI

COVER SHEET

REVISIONS

PEG JOB No. 1617.00 | AEK
PEG PM | 09/22/25
START DATE | N.T.S.
SCALE

SHEET 1 OF 32

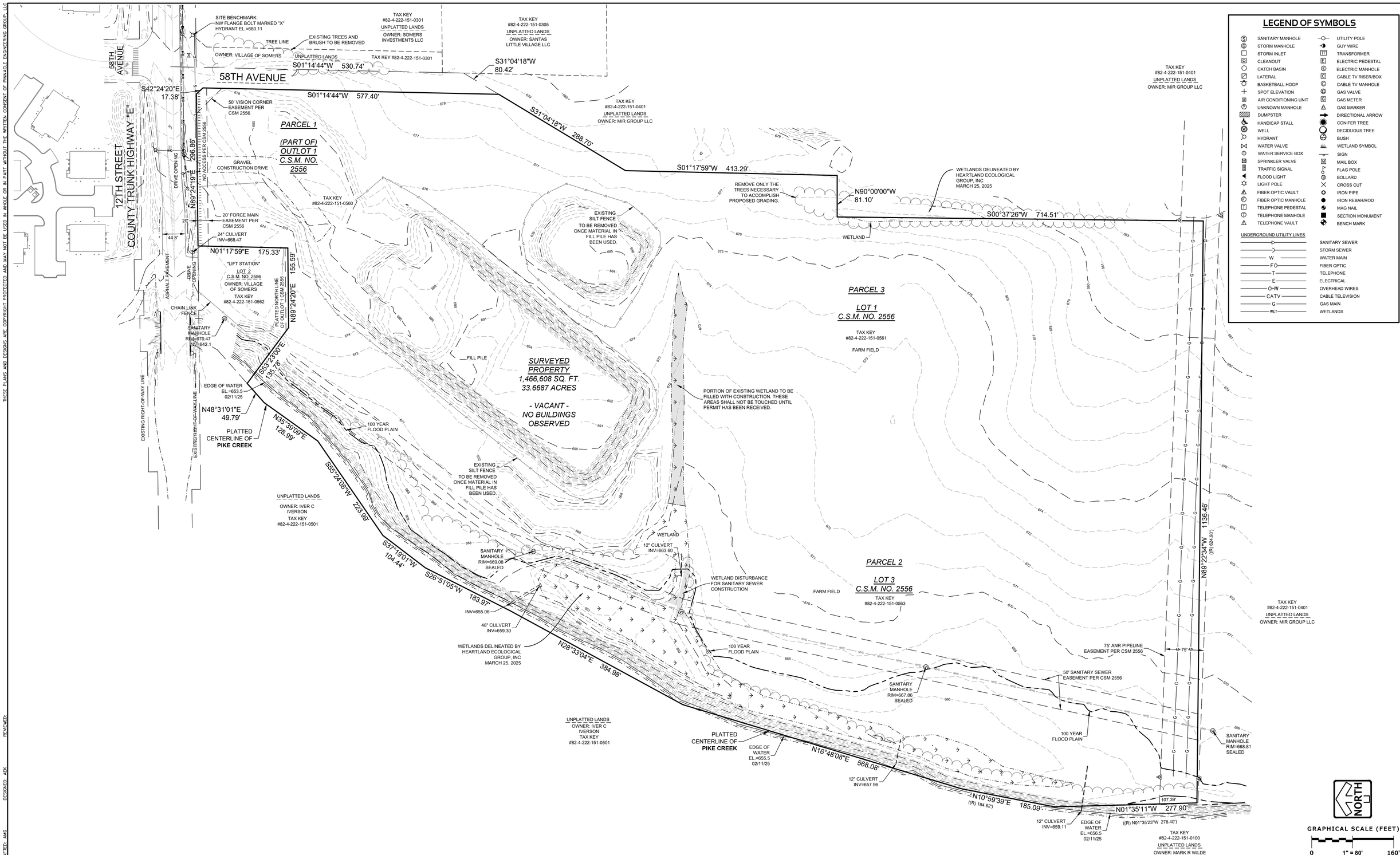
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COVER SHEET

Z:\PROJECTS\2019\1617.00-WI\CAD\SHEETS\1 COVER SHEET.DWG

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LEGEND OF SYMBOLS

SANITARY MANHOLE	UTILITY POLE
STORM MANHOLE	GUY WIRE
STORM INLET	TRANSFORMER
CLEANOUT	ELECTRIC PEDESTAL
CATCH BASIN	ELECTRIC MANHOLE
LATERAL	CABLE TV RISER/BOX
BASKETBALL HOOP	CABLE TV MANHOLE
SPOT ELEVATION	GAS VALVE
AIR CONDITIONING UNIT	GAS METER
UNKNOWN MANHOLE	GAS MARKER
DUMPSTER	DIRECTIONAL ARROW
HANDICAP STALL	CONIFER TREE
WELL	DECIDUOUS TREE
HYDRANT	BUSH
WATER VALVE	WETLAND SYMBOL
WATER SERVICE BOX	SIGN
SPRINKLER VALVE	MAIL BOX
TRAFFIC SIGNAL	FLAG POLE
FLOOD LIGHT	BOLLARD
LIGHT POLE	CROSS CUT
FIBER OPTIC VAULT	IRON PIPE
FIBER OPTIC MANHOLE	IRON REBAR/ROD
TELEPHONE PEDESTAL	MAG NAIL
TELEPHONE MANHOLE	SECTION MONUMENT
TELEPHONE VAULT	BENCH MARK

UNDERGROUND UTILITY LINES

SANITARY SEWER	
STORM SEWER	
W	WATER MAIN
FO	FIBER OPTIC
T	TELEPHONE
E	ELECTRICAL
OHW	OVERHEAD WIRES
CATV	CABLE TELEVISION
G	GAS MAIN
WET	WETLANDS

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

PLAN | DESIGN | DELIVER
www.pinnacle-engr.com

PINNACLE ENGINEERING GROUP
ENGINEERING | NATURAL RESOURCES | SURVEYING

WISCONSIN OFFICE:
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO | MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

EXISTING CONDITIONS

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 2 OF 32

EXISTING CONDITIONS

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Z:\PROJECTS\2019\1617.00-WI\CAD\SHEETS\2 EXISTING CONDITIONS.DWG

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SITE DATA TABLE

TOTAL LENGTH OF ROADWAY: 4,070 LF
58TH AVENUE:
- 37' PAVEMENT WIDTH
- 3' WIDE SHOULDER

INTERIOR SITE ROADS:
- 28' PAVEMENT WIDTH
- 3' WIDE SHOULDER

NUMBER OF LOTS: 73
ZONING:
ZONED: R-5 SINGLE FAMILY LOTS
FRONT/STREET SETBACK: 30 FEET
SIDE SETBACK: 10 FEET
REAR SETBACK: 25 FEET

58TH AVENUE
12TH STREET
COUNTY TRUNK HIGHWAY "E"
50' VISION CORNER EASEMENT
PROPOSED RIGHT OF WAY
10' NO ACCESS EASEMENT
20' FORCE MAIN EASEMENT
PROPOSED BIKE PATH
43' PIKE RIVER TRAIL EASEMENT
BIKE PATH CONNECTION TO CTH E TO BE COORDINATED WITH KENOSHA COUNNT.
EXISTING RIGHT OF WAY
WILLOW CREEK COURT
STORM WATER MAINTENANCE ACCESS EASEMENT
POND
BUILDING SETBACK LINE
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025
20' PROPOSED PUBLIC UTILITY EASEMENT
30' PROPOSED GRADING & DRAINAGE EASEMENT
75' ANR PIPELINE EASEMENT
61ST AVENUE
PROPOSED PUBLIC STORM EASEMENT
50' SANITARY SEWER EASEMENT
PROPOSED RIGHT OF WAY
20' PIKE RIVER TRAIL EASEMENT
PROPOSED BIKE PATH WITH GRAVEL ACCESS PADS
PROPOSED PUBLIC UTILITY EASEMENT
BUILDING SETBACK LINE
20' PIKE RIVER TRAIL EASEMENT
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP, INC MARCH 25, 2025
50' SANITARY SEWER EASEMENT
75' ANR PIPELINE EASEMENT

LOT 1 FYG= 684.0 R/F BASEMENT
LOT 2 FYG= 684.1 R/F BASEMENT
LOT 3 FYG= 685.5
LOT 4 FYG= 685.2
LOT 5 FYG= 684.4
LOT 6 FYG= 683.2 FYG= 679.2
LOT 7 FYG= 681.9 FYG= 677.9
LOT 8 FYG= 680.9
LOT 9 FYG= 679.9
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.7
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
LOT 18 FYG= 675.0
LOT 19 FYG= 675.7
LOT 20 FYG= 676.5
LOT 21 FYG= 677.3
LOT 22 FYG= 678.1
LOT 23 FYG= 674.8 FYG= 678.8
LOT 24 FYG= 675.3 FYG= 679.3
LOT 25 FYG= 676.1 FYG= 680.1
LOT 26 FYG= 680.6
LOT 27 FYG= 681.0
LOT 28 FYG= 681.5
LOT 29 FYG= 682.1
LOT 30 FYG= 683.0
LOT 31 FYG= 684.0
LOT 32 FYG= 685.0
LOT 33 FYG= 686.5
LOT 34 FYG= 687.1
LOT 35 FYG= 687.1
LOT 36 FYG= 687.1
LOT 37 FYG= 687.6
LOT 38 FYG= 687.6
LOT 39 FYG= 687.1
LOT 40 FYG= 686.4
LOT 41 FYG= 685.5
LOT 42 FYG= 684.0
LOT 43 FYG= 681.9 FYG= 677.9
LOT 44 FYG= 680.3 FYG= 676.3
LOT 45 FYG= 679.0
LOT 46 FYG= 677.8
LOT 47 FYG= 676.5
LOT 48 FYG= 673.6
LOT 49 FYG= 672.1
LOT 50 FYG= 674.0
LOT 51 FYG= 674.7
LOT 52 FYG= 678.1
LOT 53 FYG= 677.9 FYG= 681.4
LOT 54 FYG= 675.6 FYG= 683.6
LOT 55 FYG= 676.8 FYG= 684.6
LOT 56 FYG= 677.4 FYG= 685.4
LOT 57 FYG= 677.7 FYG= 685.7
LOT 58 FYG= 678.3 FYG= 682.3
LOT 59 FYG= 680.3 FYG= 684.3
LOT 60 FYG= 681.7 FYG= 685.7
LOT 61 FYG= 682.6 FYG= 686.6
LOT 62 FYG= 683.3 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

NORTH

PLAN I DESIGN I DELIVER
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PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING

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20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

SITE PLAN

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 3 OF 32

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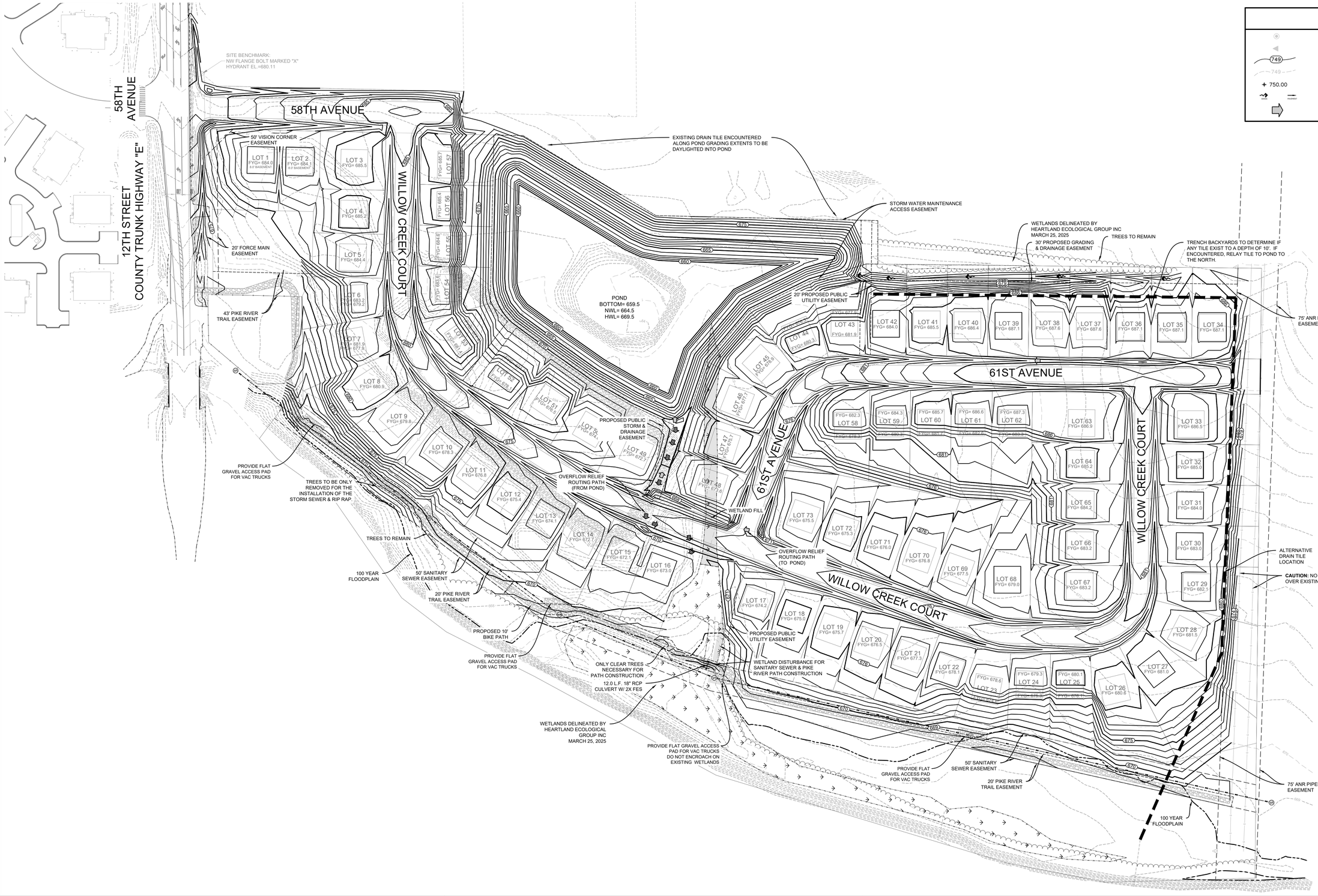
SITE PLAN

DRAFTED: AMG DESIGNED: AEK REVIEWED:

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- 749 — PROPOSED CONTOUR
- 749 — EXISTING CONTOUR
- 750.00 — SPOT ELEVATION
- DIRECTION OF SURFACE FLOW (GRADE / PAVEMENT)
- OVERFLOW RELIEF ROUTING

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

GRADING PLAN OVERVIEW

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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SOMERS CREEK

SOMERS, WI

GRADING PLAN OVERVIEW

REVISIONS

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PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (GRASS / PAVEMENT)
- OVERFLOW RELIEF ROUTING

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY

USE CAUTION WHEN WORKING OVER GAS LINE

EXISTING PROPERTY LINE

58TH AVENUE

EXISTING DEDICATED 58TH AVENUE RIGHT OF WAY LINE

50' VISION CORNER EASEMENT

LOT 1 FYG= 684.0 8.0' BASEMENT

LOT 2 FYG= 684.1 8.0' BASEMENT

LOT 3 FYG= 685.5

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY

LOT 4 FYG= 685.2

WILLOW CREEK COURT

LOT 5 FYG= 684.4

20' FORCE MAIN EASEMENT

43' PIKE RIVER TRAIL EASEMENT

LOT 6 FYG= 683.2 FYG= 679.2

LOT 7 FYG= 681.9 FYG= 677.9

LOT 8 FYG= 680.9

LOT 9 FYG= 679.8

LOT 10

LOT 54 FYG= 683.6

LOT 55 FYG= 684.6

LOT 56 FYG= 685.4

LOT 57 FYG= 685.7

LOT 53 FYG= 681.4

LOT 52 FYG= 678.1

LOT 51 FYG= 676.5

LOT 50 FYG= 674.6

8' WIDE ACCESS SHELF FROM 669.5 TO 670

POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5

PROPOSED PUBLIC STORM & DRAINAGE EASEMENT

LOT 43 FYG= 681.9

LOT 44 FYG= 680.3

LOT 45 FYG= 678.9

LOT 46 FYG= 677.7

LOT 47 675.7

61ST AVENUE

NORTH

GRAPHICAL SCALE (FEET)
0 1" = 40' 80'

DESIGNED: AEK
DRAFTED: AMG
REVIEWED:

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SOMERS CREEK

SOMERS, WI

GRADING PLAN - NORTHEAST

REVISIONS

PEG JOB NO. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 5 OF 32

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GRADING PLAN - NORTHEAST

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (CURB / PAVEMENT)
- OVERFLOW RELIEF ROUTING

LOT 8 FYG= 680.9
LOT 9 FYG= 679.8
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.7
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0
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LOT 18 FYG= 675.0
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LOT 20 FYG= 676.5
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 49 FYG= 672.7
LOT 50 FYG= 674.6
LOT 51 FYG= 676.5
LOT 52 FYG= 678.1
LOT 58 FYG= 678.3
LOT 73 FYG= 675.5
LOT 72 FYG= 675.3
LOT 71 FYG= 676.0

WILLOW CREEK COURT
61ST AVENUE

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
TREES TO BE ONLY REMOVED FOR THE INSTALLATION OF THE STORM SEWER & RIP RAP.
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
100 YEAR FLOODPLAIN
50' SANITARY SEWER EASEMENT
20' PIKE RIVER TRAIL EASEMENT
TREES TO REMAIN
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
PROPOSED PUBLIC STORM & DRAINAGE EASEMENT
OVERFLOW RELIEF ROUTING ARROW (TO POND)
ULTIMATE POND OVERFLOW POINT
PROPOSED PUBLIC UTILITY EASEMENT
PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS
WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

NORTH

GRAPHICAL SCALE (FEET)
0 1" = 40' 80'

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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SOMERS CREEK

SOMERS, WI

GRADING PLAN - NORTHWEST

REVISIONS

PEG JOB NO. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 6 OF 32

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GRADING PLAN - NORTHWEST

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LEGEND

- STORM SEWER MANHOLE
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- GRADE / PAVEMENT — DIRECTION OF SURFACE FLOW
- OVERFLOW RELIEF ROUTING

8' WIDE ACCESS SHELF FROM 669.5 TO 670

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

TREES TO REMAIN

20' PROPOSED PUBLIC UTILITY EASEMENT

30' PROPOSED GRADING & DRAINAGE EASEMENT

75' ANR PIPELINE EASEMENT

CAUTION: NO GRADING OVER EXISTING GAS MAIN

FUTURE ROAD GRADING SHOWN FOR COORDINATION WITH ANR PIPELINE ONLY

OVERFLOW RELIEF ROUTING ARROW

OVERFLOW RELIEF ROUTING ARROW (TO POND)

61ST AVENUE

WILLOW CREEK COURT

LOT 43 FYG= 681.9
LOT 44 FYG= 680.3
LOT 45 FYG= 678.9
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 73 FYG= 675.5
LOT 42 FYG= 684.0
LOT 41 FYG= 685.5
LOT 40 FYG= 686.4
LOT 39 FYG= 687.1
LOT 38 FYG= 687.6
LOT 37 FYG= 687.6
LOT 36 FYG= 687.1
LOT 35 FYG= 687.1
LOT 34 FYG= 687.1
LOT 58 FYG= 682.3
LOT 59 FYG= 684.3
LOT 60 FYG= 685.7
LOT 61 FYG= 686.6
LOT 62 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 33 FYG= 686.5
LOT 32 FYG= 685.0
LOT 31 FYG= 684.0

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 40' 80'

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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GRADING PLAN - SOUTHEAST

REVISIONS

PEG JOB No. 1617.00
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START DATE 09/22/25
SCALE 1" = 40'

SHEET 7 OF 32

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GRADING PLAN - SOUTHEAST

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- PROPOSED CONTOUR (749)
- EXISTING CONTOUR (749)
- SPOT ELEVATION (750.00)
- DIRECTION OF SURFACE FLOW (GRADE / PAVEMENT)
- OVERFLOW RELIEF ROUTING

61ST AVENUE

WILLOW CREEK COURT

WILLOW CREEK COURT

LOT 16 FYG= 673.0
LOT 17 FYG= 674.2
LOT 18 FYG= 675.0
LOT 19 FYG= 675.7
LOT 20 FYG= 676.5
LOT 21 FYG= 677.3
LOT 22 FYG= 678.1
LOT 23 FYG= 674.6
LOT 24 FYG= 675.3
LOT 25 FYG= 676.1
LOT 26 FYG= 680.6
LOT 27 FYG= 681.0
LOT 28 FYG= 681.5
LOT 29 FYG= 682.1
LOT 30 FYG= 683.0
LOT 31 FYG= 684.0
LOT 32 FYG= 685.0
LOT 33 FYG= 686.5
LOT 46 FYG= 677.7
LOT 47 FYG= 675.7
LOT 48 FYG= 673.6
LOT 58 FYG= 682.3
LOT 59 FYG= 684.3
LOT 60 FYG= 685.7
LOT 61 FYG= 686.6
LOT 62 FYG= 687.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5

FYG= 678.3
FYG= 680.3
FYG= 681.7
FYG= 682.6
FYG= 683.3
FYG= 678.6
FYG= 679.3
FYG= 680.1
FYG= 675.3
FYG= 676.1

OVERFLOW RELIEF ROUTING ARROW (TO POND)

ULTIMATE POND OVERFLOW POINT

PROPOSED PUBLIC UTILITY EASEMENT

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

DO NOT RAISE GRADE WITHIN FLOODPLAIN FOR PATH CONSTRUCTION

100 YEAR FLOODPLAIN

CAUTION: NO GRADING OVER EXISTING GAS MAIN

75' ANR PIPELINE EASEMENT

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 40' 80'

GRADING PLAN - SOUTHWEST

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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GRADING PLAN - SOUTHWEST

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 8 OF 32

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CONSTRUCTION SITE SEQUENCING

ALL WORK SHALL BE IN CONFORMANCE WITH THE DNR WPDES PERMIT AND VILLAGE OF SOMERS EROSION CONTROL PERMIT. SITE SEQUENCING IS ANTICIPATED BASED ON THE BEST INFORMATION AVAILABLE PRIOR TO CONSTRUCTION. DEVIATIONS FROM THE SEQUENCE MAY OCCUR WHEN THERE IS GOOD REASON TO DO SO. ALL CHANGES SHALL BE DOCUMENTED IN WRITING AND REVIEWED/APPROVED BY THE OWNER AND/OR ENGINEER IF NECESSARY.
THE EROSION CONTROL MEASURES INDICATED ON PLANS ARE THE MINIMUM REQUIREMENTS. ADDITIONAL CONTROL MEASURES AS DIRECTED BY OWNER/ENGINEER OR GOVERNING AGENCIES SHALL BE INSTALLED WITHIN 24 HOURS OF REQUEST.

1. INSTALL PERIMETER SILT FENCE, INLET PROTECTION AND TEMPORARY CONSTRUCTION ENTRANCE.
2. CONSTRUCT POND. POND SHALL BE EXCAVATED IN ACCORDANCE WITH SEDIMENT BASIN DETAILS AND UTILIZED AS SEDIMENT BASIN DURING CONSTRUCTION.
3. CONSTRUCT ANY NECESSARY DIVERSION BERMS OR SWALES TO ENSURE RUNOFF FROM SITE IS DIRECTED TO THE BASIN.
4. STABILIZE ANY BERMS/SWALE AND SIDE SLOPES OF THE POND AS SOON AS FINISHED. SOME SLOPED AREAS MAY REQUIRE ADDITIONAL MATTING. MONITOR AND INSTALL AS NEEDED TO PREVENT EROSION.
5. STRIP AND STOCKPILE TOPSOIL. INSTALL SILT FENCE AROUND PERIMETER OF STOCKPILE.
6. CONDUCT ROUGH GRADING EFFORTS. WORKING ON MORE THAN ONE AREA WILL PROCEED CONCURRENTLY IF MORE THAN ONE CREW IS ON SITE.
7. INSTALL UTILITY PIPING AND STRUCTURES, IMMEDIATELY INSTALL INLET PROTECTION.
8. COMPLETE FINAL GRADING, INSTALLATION OF GRAVEL BASE COURSES, PLACEMENT OF PAVEMENTS, ETC.
9. PLACE TOPSOIL AND IMMEDIATELY STABILIZE DISTURBED AREAS WITH EROSION CONTROLS.
10. EROSION CONTROL MEASURES SHALL BE REMOVED ONLY AFTER SITE CONSTRUCTION IS COMPLETE WITH ALL SOIL SURFACES HAVING AN ESTABLISHED VEGETATIVE COVER.

CONTRACTOR MAY MODIFY SEQUENCING AFTER ITEM 1 AS NEEDED TO COMPLETE CONSTRUCTION IF EROSION CONTROLS ARE MAINTAINED IN ACCORDANCE WITH THE CONSTRUCTION SITE EROSION CONTROL REQUIREMENTS.

LEGEND

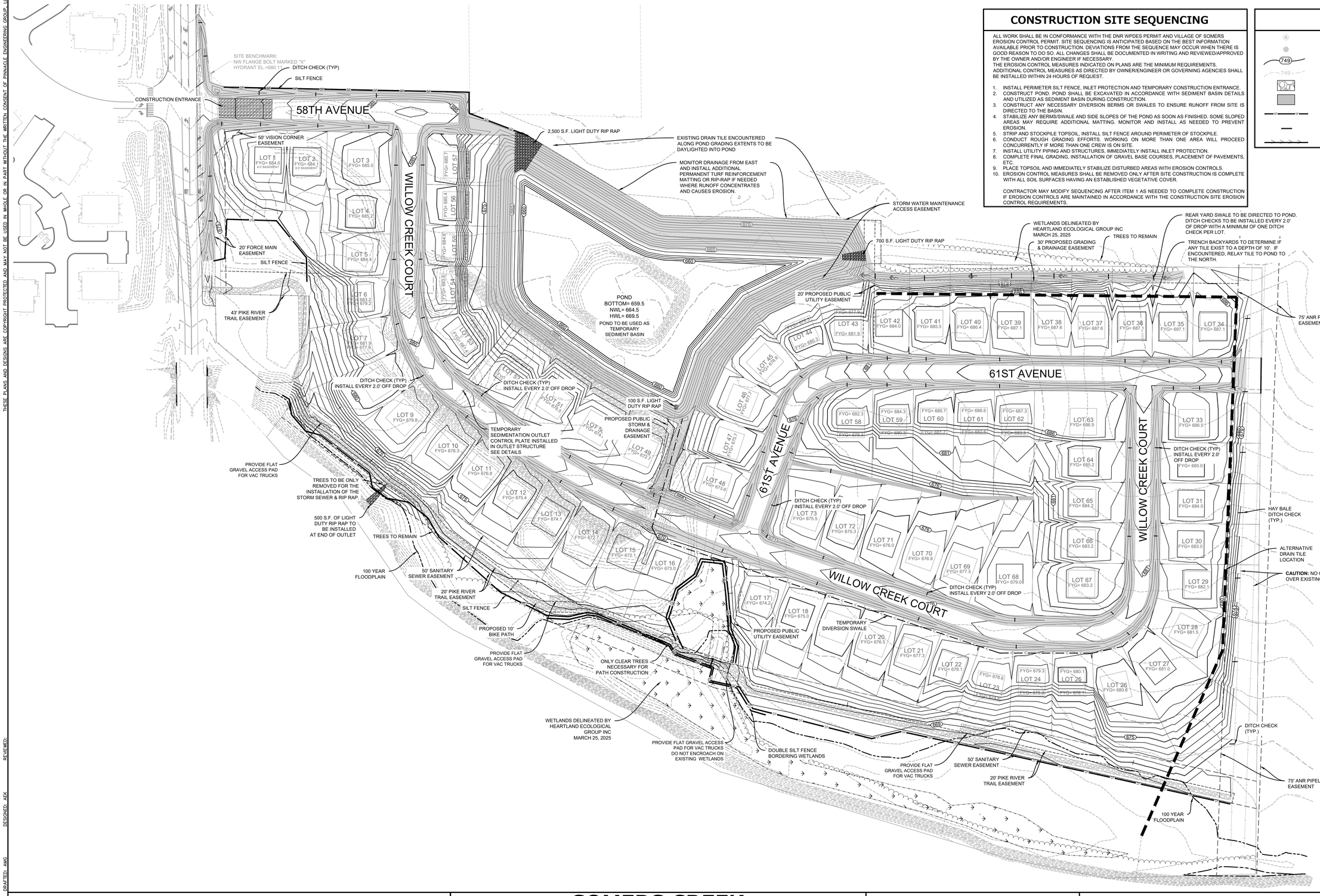
- STORM SEWER MANHOLE
- CATCH BASIN- ROUND CASTING
- PROPOSED CONTOUR
- EXISTING CONTOUR
- CONSTRUCTION ENTRANCE
- EROSION CONTROL BLANKET
- SILT FENCE
- DITCH CHECK
- DIVERSION SWALE

SITE BENCHMARK:
NW FLANGE BOLT MARKED "X"
HYDRANT EL.=680.14

58TH AVENUE
61ST AVENUE
WILLOW CREEK COURT
WILLOW CREEK COURT

POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5
POND TO BE USED AS TEMPORARY SEDIMENT BASIN

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025



GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

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SOMERS, WI

EROSION CONTROL PLAN

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 9 OF 32

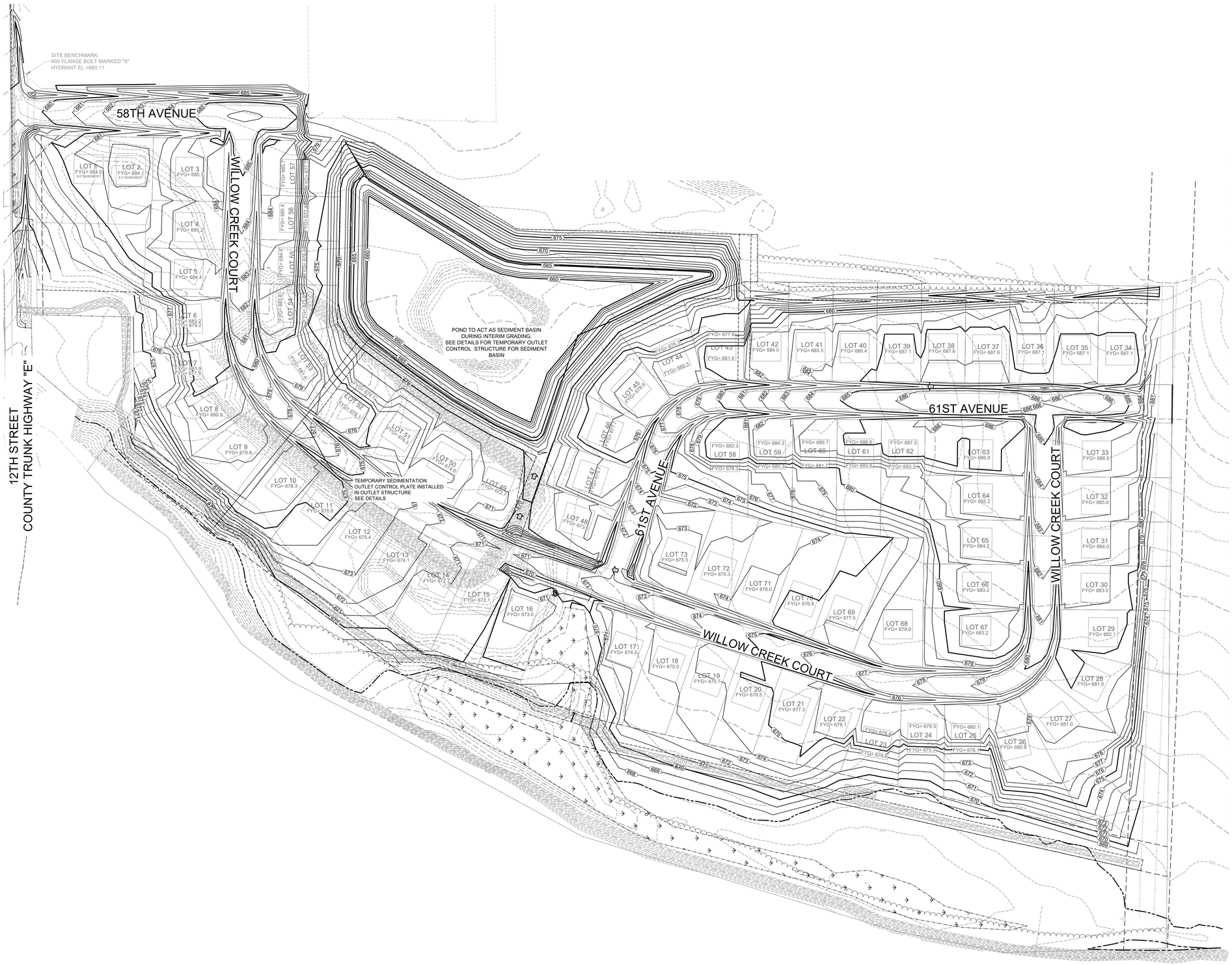
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EROSION CONTROL PLAN

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

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LEGEND

- STORM SEWER MANHOLE
- CONCRETE FLARED END SECTION
- (749) PROPOSED CONTOUR
- 749 EXISTING CONTOUR
- + 750.00 SPOT ELEVATION
- GRADE / PAVEMENT DIRECTION OF SURFACE FLOW
- OVERFLOW RELIEF ROUTING

INTERIM GRADING NOTES:

LOTS TO BE LEFT 2' LOW AND PADS SHALL HAVE POSITIVE DRAINAGE AND SHALL NOT HAVE PONDING WATER.

FRONT AND REAR LOT CORNERS TO BE BUILT TO FINISHED GRADE.

SIDE YARD GRADES MAY BE LEFT UP TO 18" LOW.

PROVIDE A WDNR CONSTRUCTION SITE STORM WATER RUNOFF PERMIT (NOI).

SUBMIT GRADING AND EROSION CONTROL PLAN, CONSTRUCTION SEQUENCE PLAN, GRADING PERMIT APPLICATION, RESTORATION COMPLETION DATE, AND QUOTE FROM THE GRADING / RESTORATION CONTRACTOR TO THE VILLAGE OF SOMERS FOR APPROVAL. INDICATE THE ANTICIPATED OR LIKELY DISPOSAL LOCATIONS FOR ANY EXCAVATED SOILS OR CONSTRUCTION DEBRIS THAT WILL BE HAULED OFF-SITE FOR DISPOSAL. THE DEPOSITED OR STOCKPILED MATERIAL NEEDS TO INCLUDE PERIMETER SEDIMENT CONTROL MEASURES (SUCH AS SILT FENCE, HAY BALES, FILTER SOCKS, OR COMPACTED EARTHEN BERMS).

PROVIDE A BOND OR LETTER OF CREDIT FOR THE FULL VALUE THE CONTRACTOR'S QUOTE FOR THE VILLAGE TO COMPLETE THE WORK IF THE CONTRACTOR DOES NOT MEET THE SCHEDULE.

PROVIDE ROUTINE SITE INSPECTIONS AT LEAST ONCE EVERY 7 DAYS AND WITHIN 24 HOURS AFTER A RAINFALL EVENT OF 0.5 INCHES OR GREATER. KEEP INSPECTION REPORTS ON-SITE AND MAKE THEM AVAILABLE UPON
REQUEST, CONTINUE UNTIL THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED.

PRESERVE EXISTING VEGETATION (ESPECIALLY ADJACENT TO SURFACE WATERS), MINIMIZE LAND-DISTURBING CONSTRUCTION ACTIVITY ON SLOPES OF 20% OR MORE, MINIMIZE SOIL COMPACTION, AND PRESERVE TOPSOIL.

INSTALL PERIMETER EROSION CONTROLS AND ROCK TRACKING PAD CONSTRUCTION ENTRANCE(S) PRIOR TO ANY LAND-DISTURBING ACTIVITIES, INCLUDING CLEARING AND GRUBBING.

STAGE CONSTRUCTION GRADING ACTIVITIES TO MINIMIZE THE CUMULATIVE EXPOSED AREA. CONDUCT TEMPORARY GRADING FOR EROSION CONTROL PER WDNR TECHNICAL STANDARD TEMPORARY GRADING
PRACTICES FOR EROSION CONTROL #1067.

CONSTRUCT AND STABILIZE SEDIMENT BASINS/TRAPS OR WET PONDS PRIOR TO MASS LAND DISTURBANCE TO CONTROL RUNOFF DURING CONSTRUCTION. REMOVE SEDIMENT AS NEEDED TO MAINTAIN 3 FEET OF DEPTH TO
THE OUTLET AND PROPERLY DISPOSE OF SEDIMENT REMOVED DURING MAINTENANCE (REFER TO NR 528). CONSTRUCT AND MAINTAIN THE SEDIMENT BASIN PER WDNR TECHNICAL STANDARD SEDIMENT BASIN #1064
AND SEDIMENT TRAP # 1063.

INSTALL AND MAINTAIN SILT FENCING PER WDNR TECHNICAL STANDARD SILT FENCE #1056. REMOVE SEDIMENT FROM BEHIND SILT FENCES AND SEDIMENT BARRIERS BEFORE SEDIMENT REACHES A DEPTH THAT IS
EQUAL TO ONE-HALF OF THE FENCE AND/OR BARRIER HEIGHT.

PROVIDE PERIMETER SILT FENCE OR OTHER PERIMETER CONTROL IF STOCKPILES WILL REMAIN INACTIVE FOR 7 DAYS OR LONGER.

STABILIZE DISTURBED AREAS THAT WILL REMAIN INACTIVE FOR 14 DAYS OR LONGER. BETWEEN SEPTEMBER 15 AND OCTOBER 15: STABILIZE WITH MULCH, TACKIFIER, AND A PERENNIAL SEED MIXED WITH WINTER WHEAT, ANNUAL OATS, OR ANNUAL RYE, AS APPROPRIATE FOR REGION AND SOIL TYPE OCTOBER 15 THROUGH COLD WEATHER:

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 80' 160'

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SOMERS, WI

INTERIM GRADING PLAN

REVISIONS

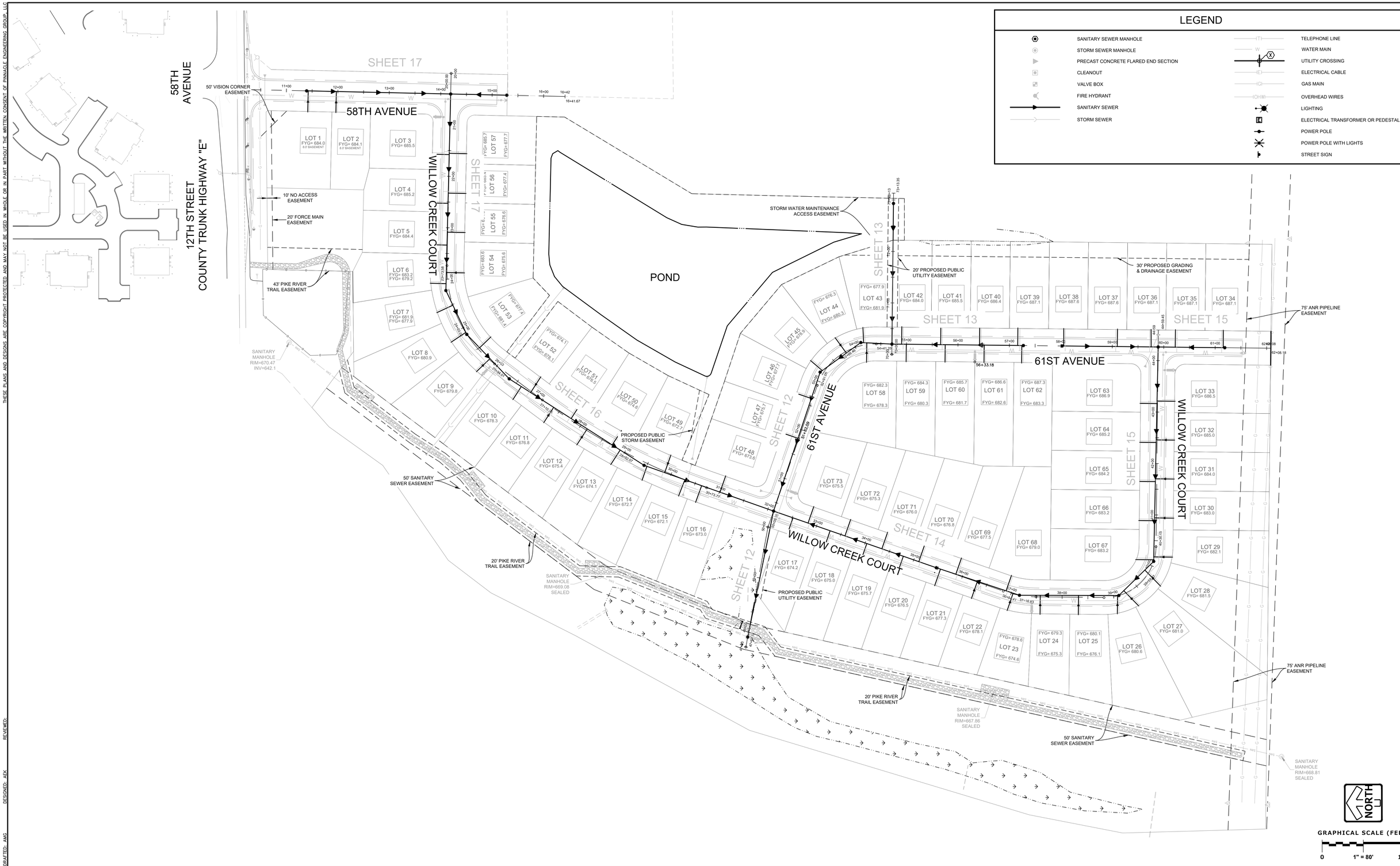
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INTERIM GRADING PLAN

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SANITARY SEWER OVERVIEW

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SANITARY SEWER OVERVIEW

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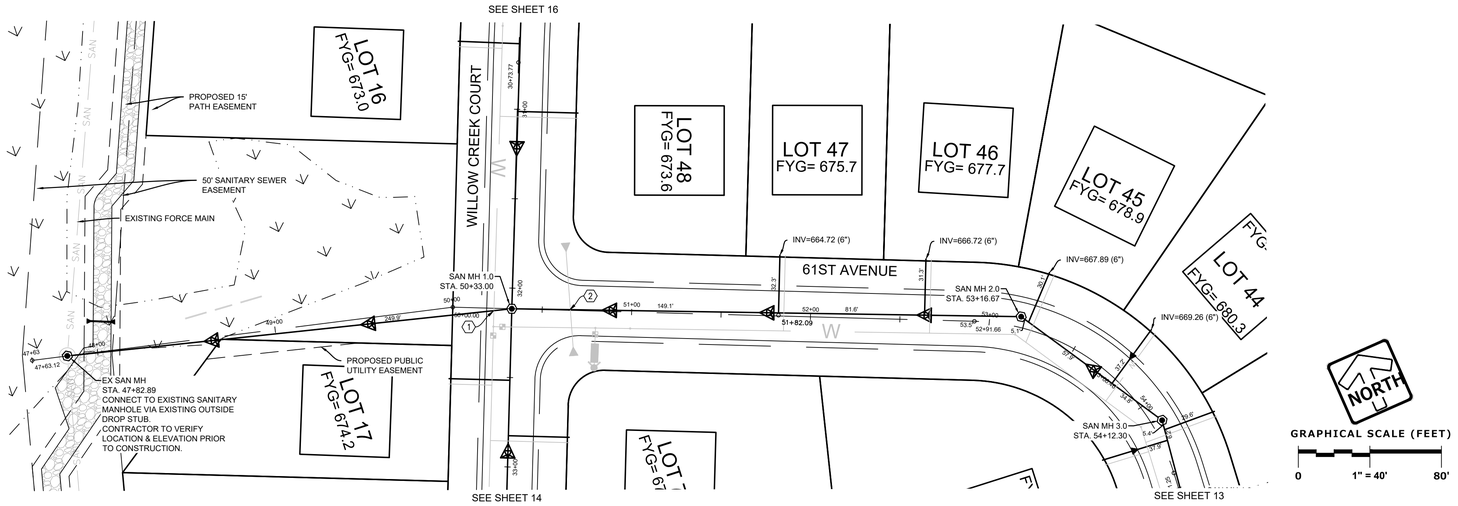
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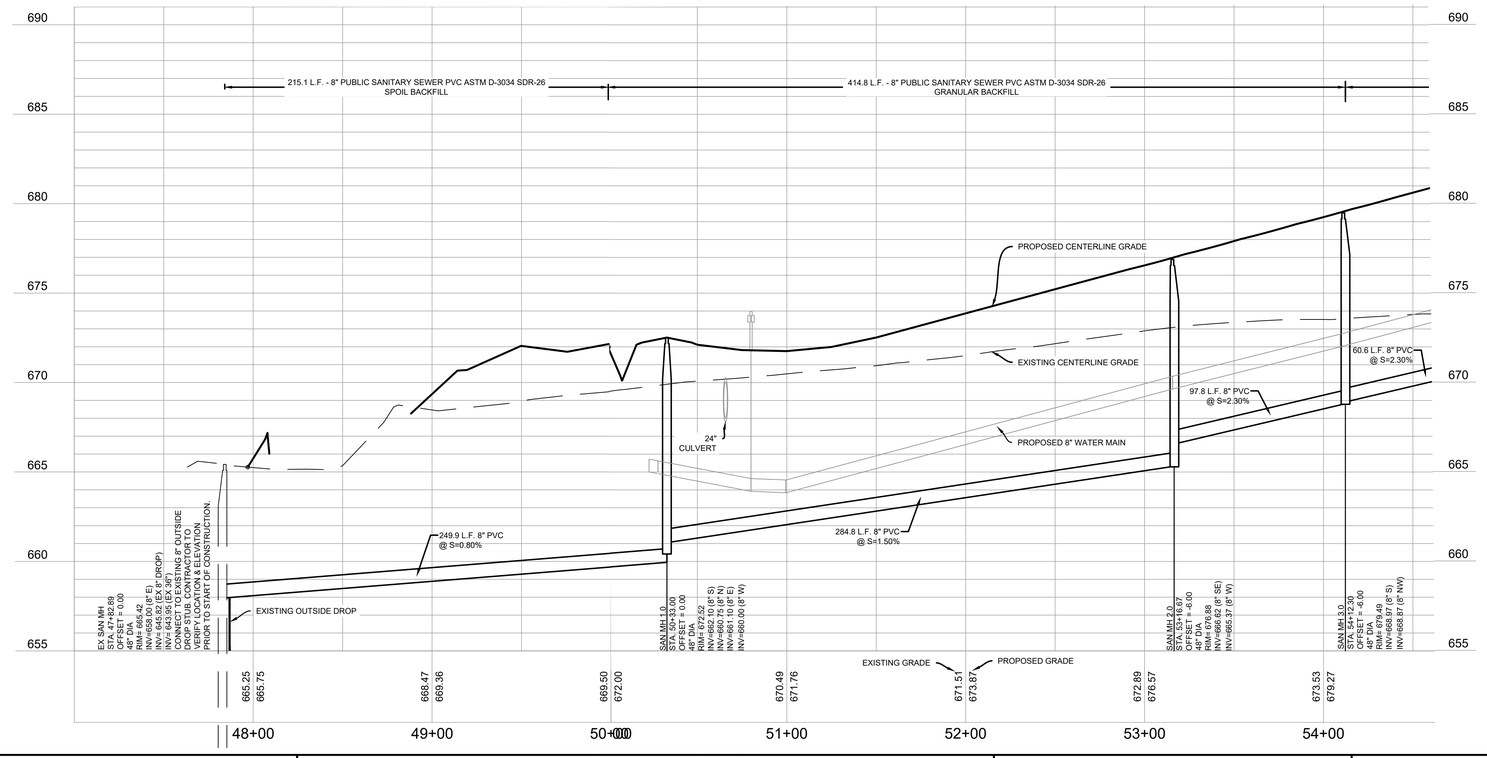
SANITARY SEWER LATERAL NOTES:

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- ALL WORK TO CONFORM TO THE VILLAGE OF SOMERS DESIGN STANDARDS.

CROSSINGS

1. 8" WATER OVER
   8" SANITARY
   8" WM B/PIPE= 664.96
   8" SAN T/PIPE= 660.60
2. 24" STORM OVER
   8" SANITARY
   24" STM B/PIPE= 667.78
   8" SAN T/PIPE= 662.27





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SANITARY SEWER PLAN & PROFILE

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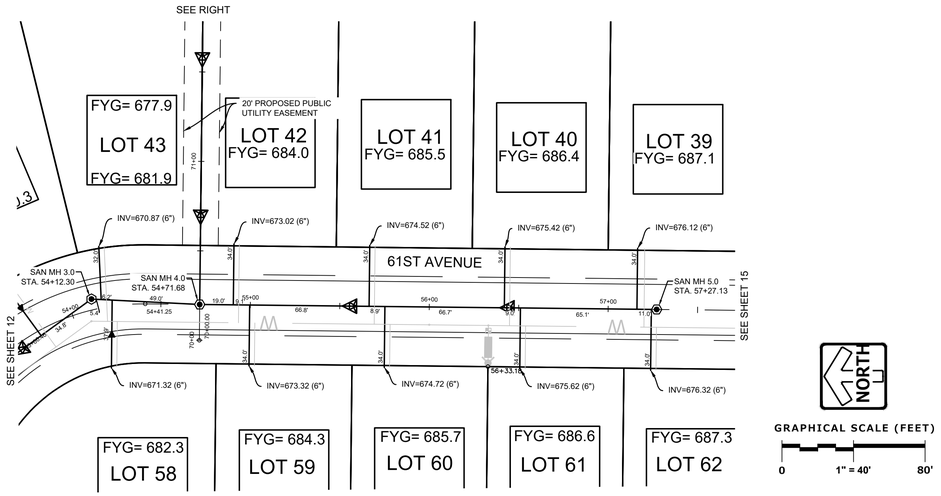
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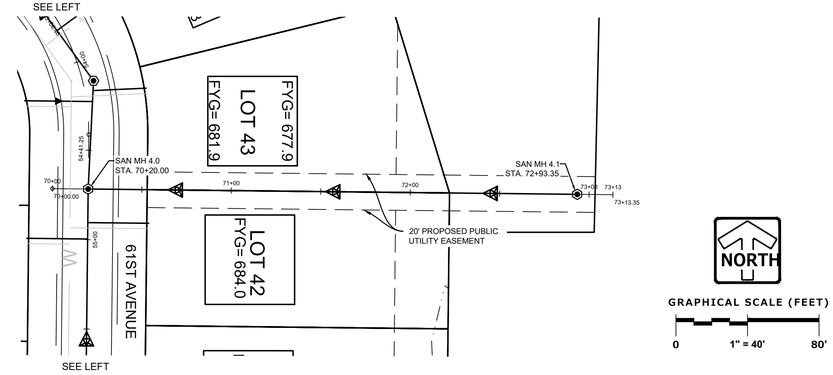
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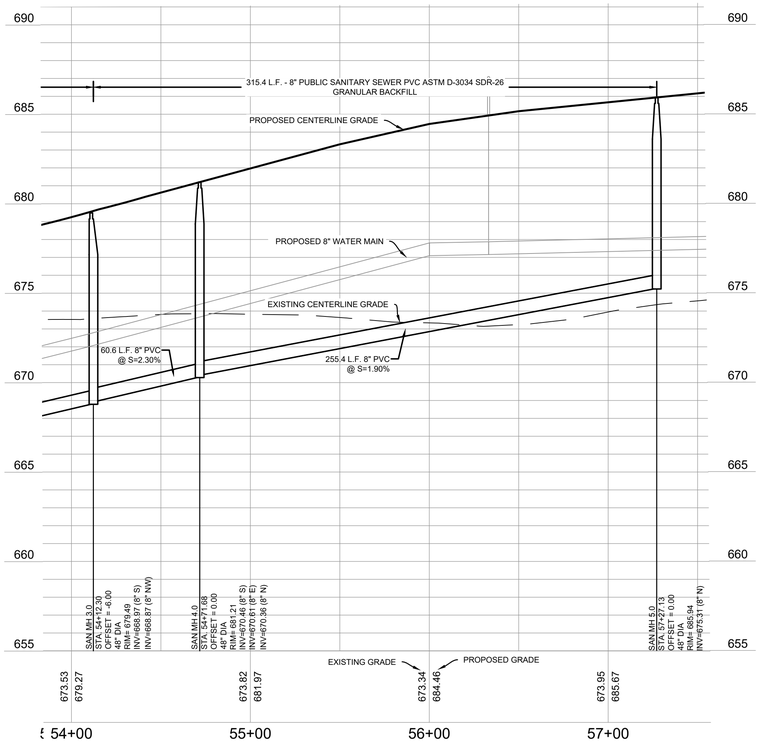
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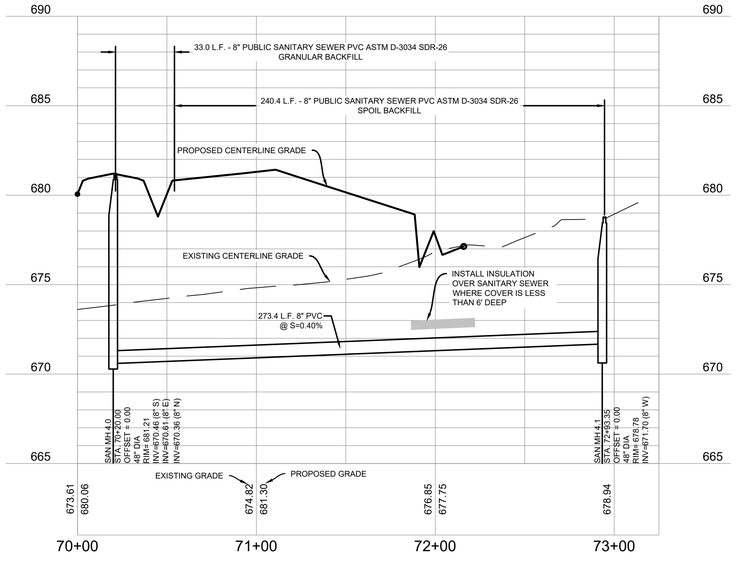


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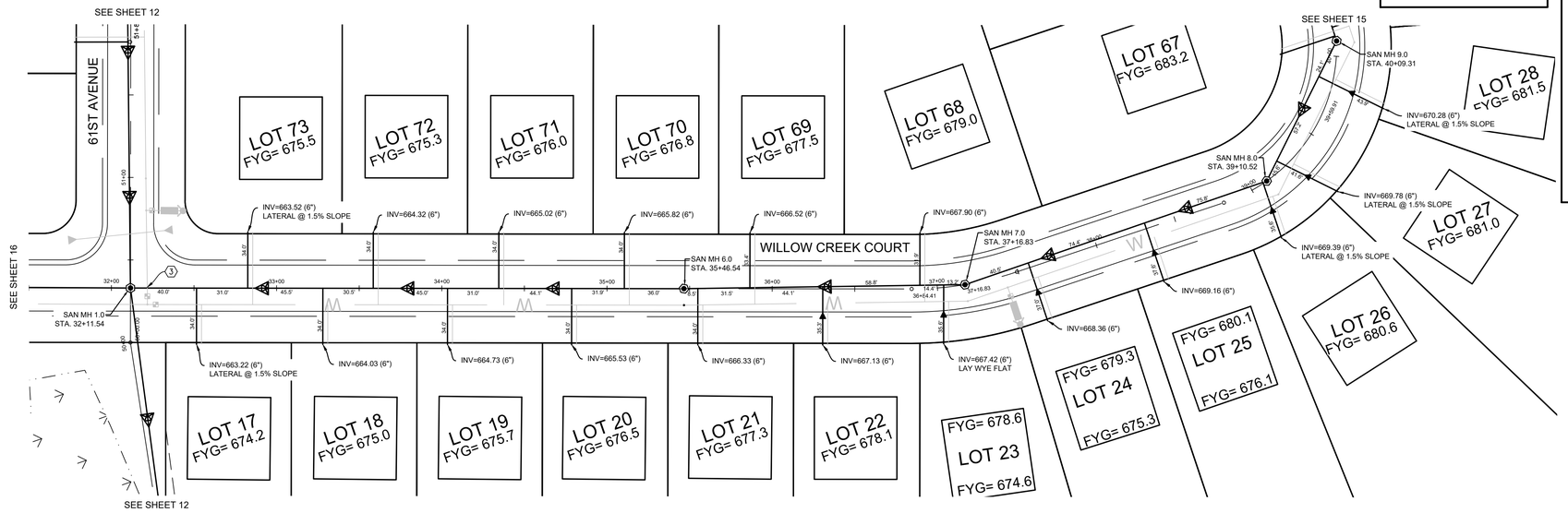
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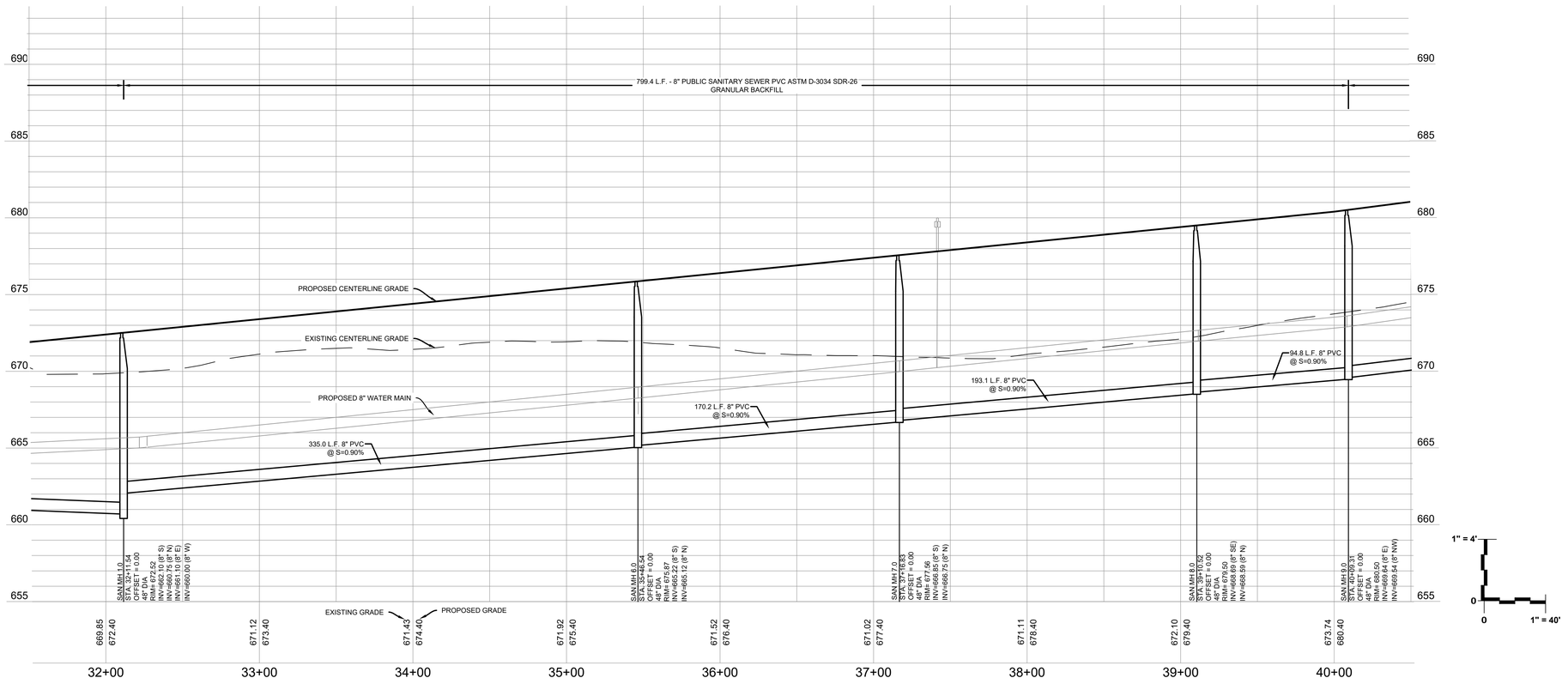
CROSSINGS

3 — 8" WATER OVER
8" SANITARY
8" WM B/PIPE= 663.81
8" SAN T/PIPE= 661.87

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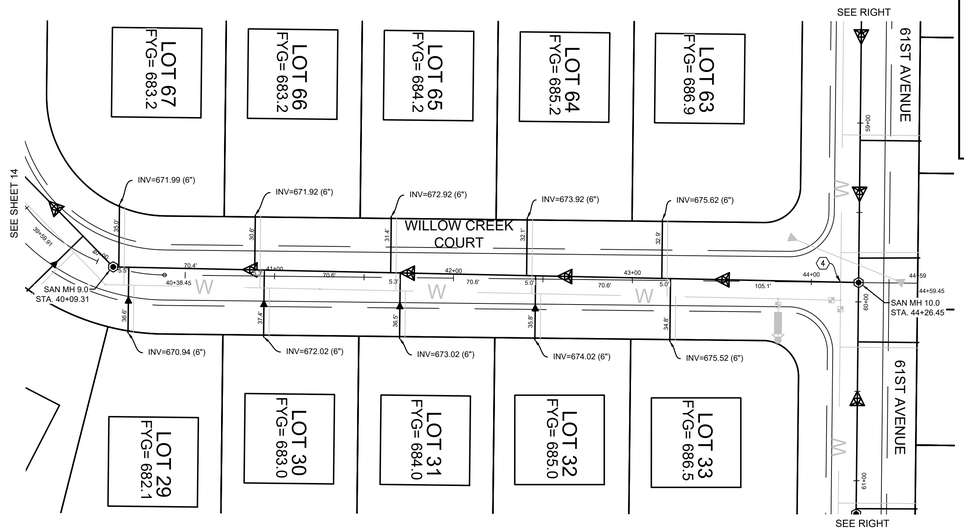
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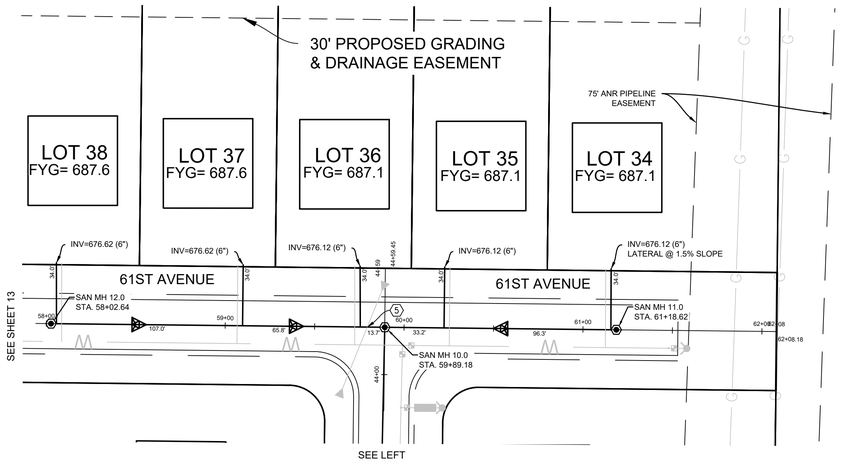
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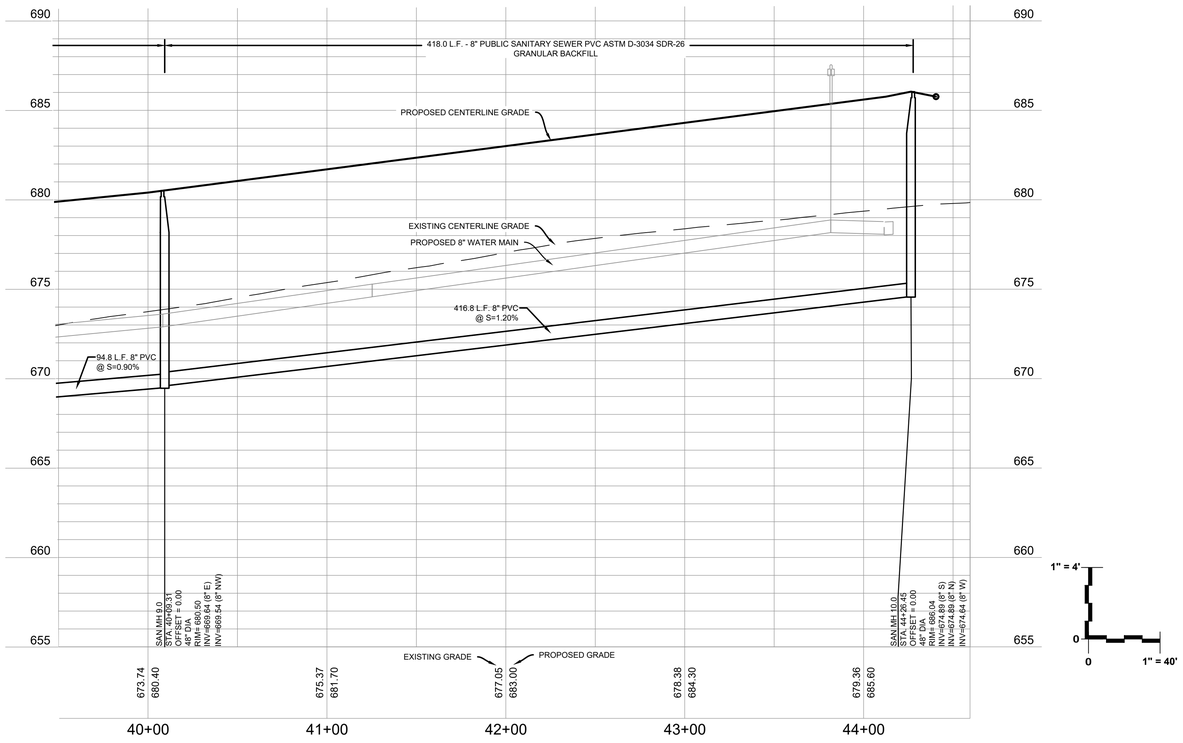
4	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 678.04 8" SAN T/PIPE= 675.20	5	15" STORM OVER 8" SANITARY 15" STM B/PIPE= 682.62 8" SAN T/PIPE= 675.65

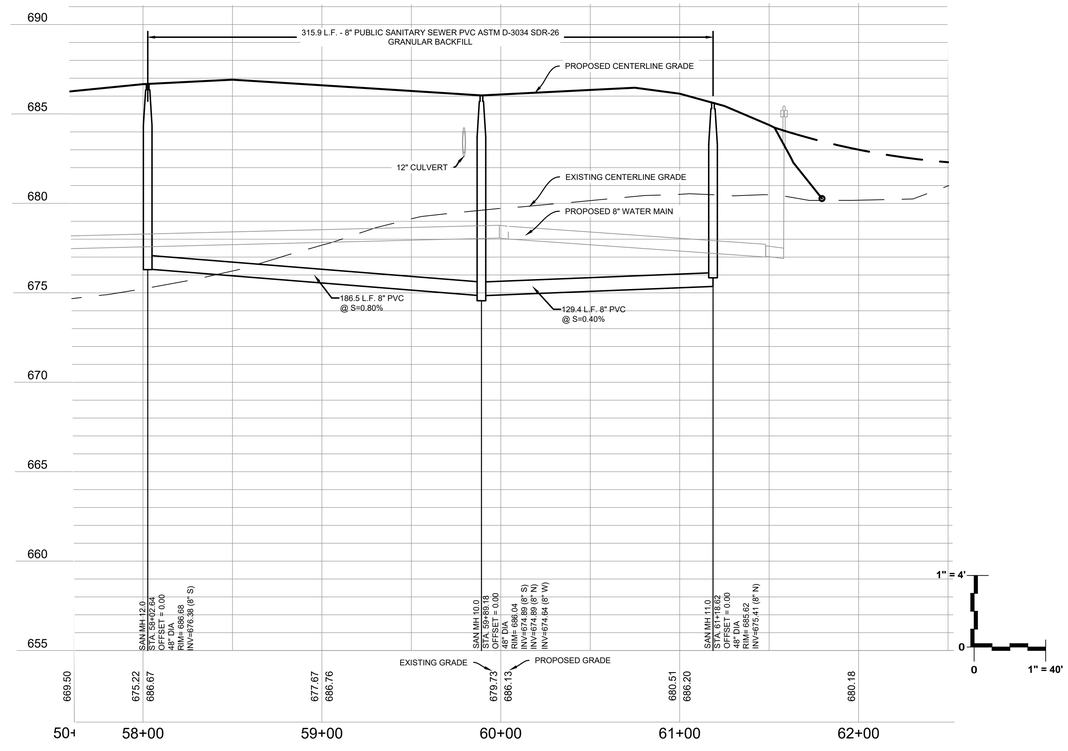
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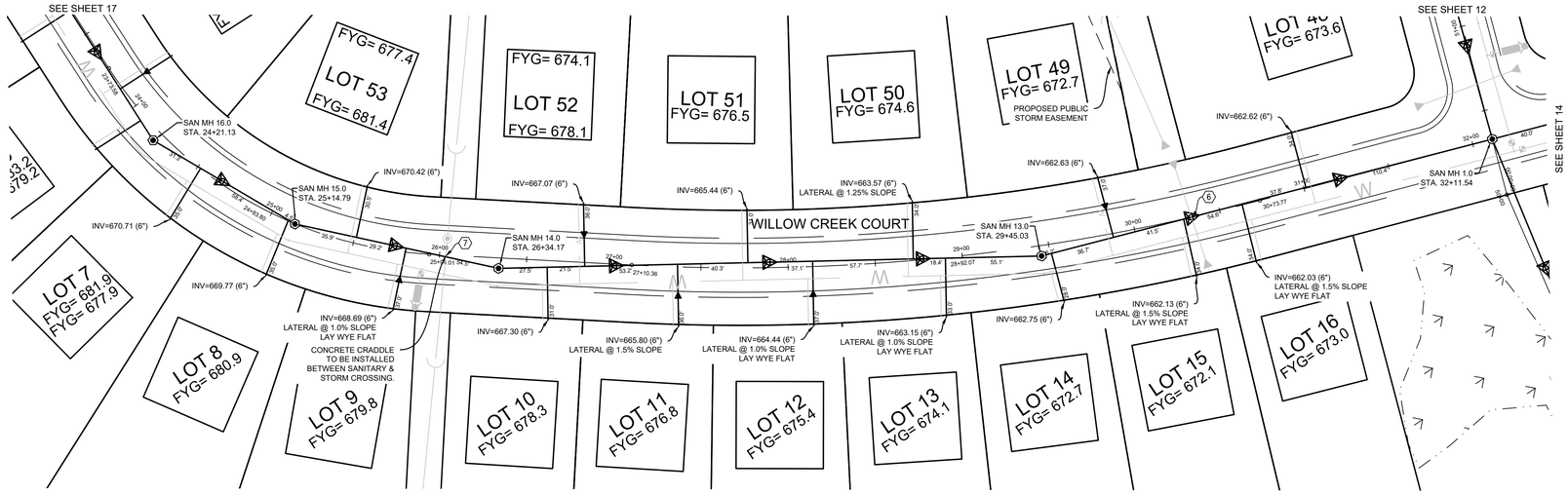
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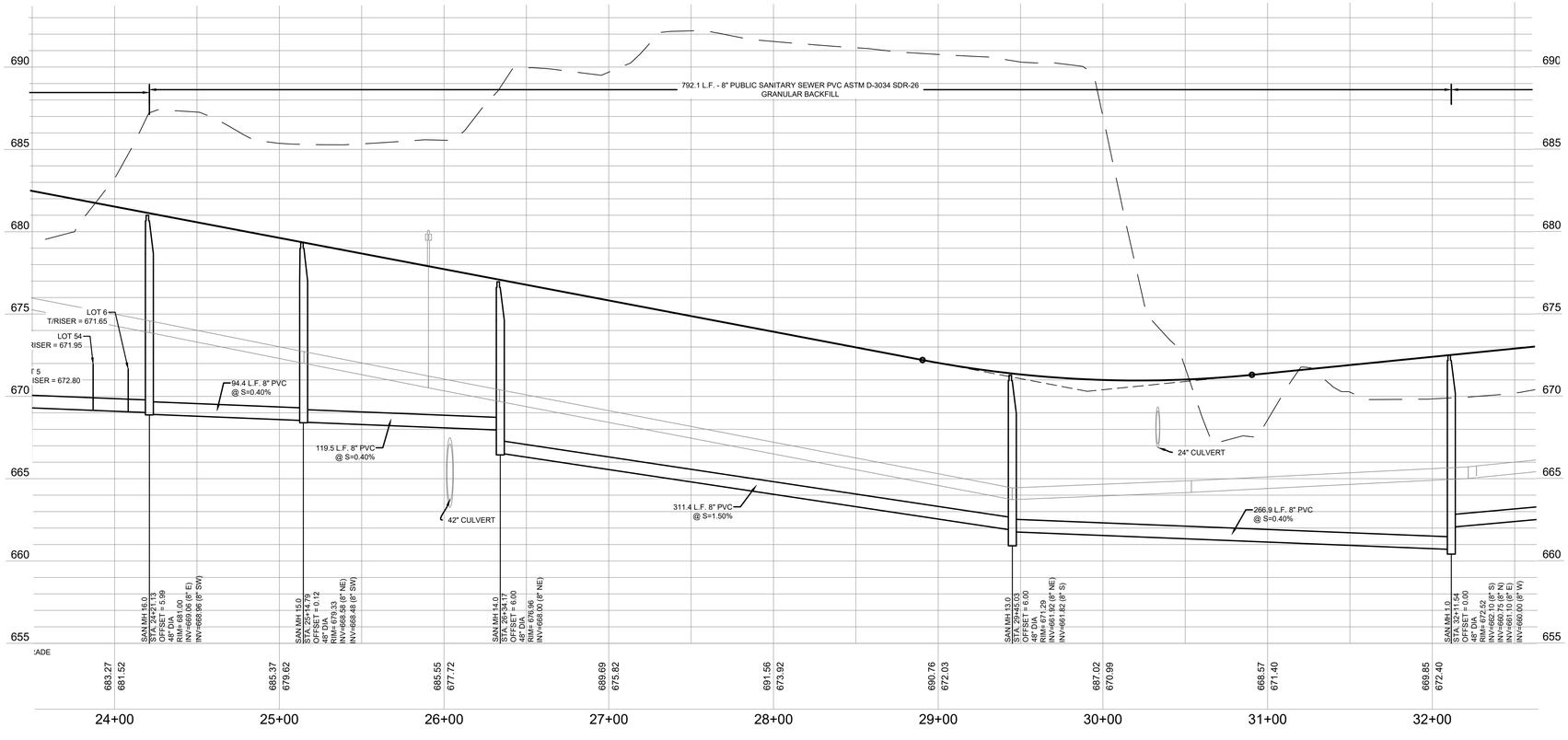
CROSSINGS

6	24" STORM OVER 8" SANITARY 24" STM B/PIPE= 666.87 8" SAN T/PIPE= 662.14	7	8" SANITARY OVER 42" STORM 8" SAN B/PIPE= 668.10 42" STM T/PIPE= 667.50

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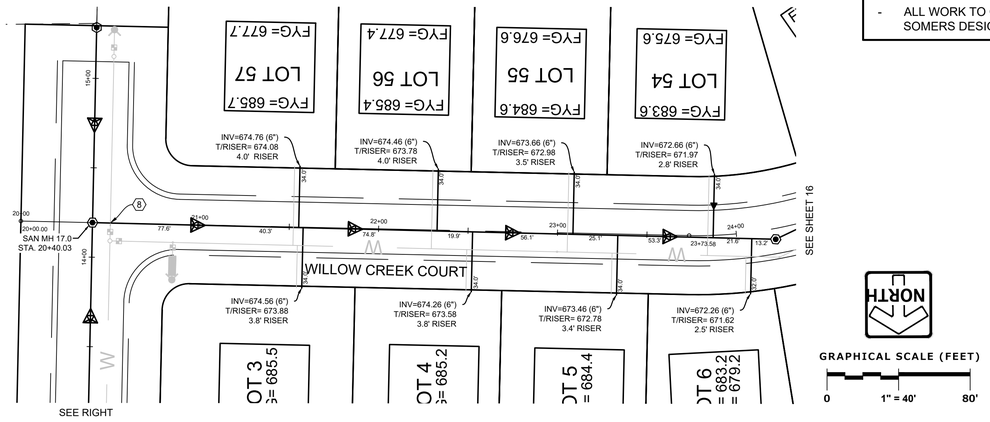
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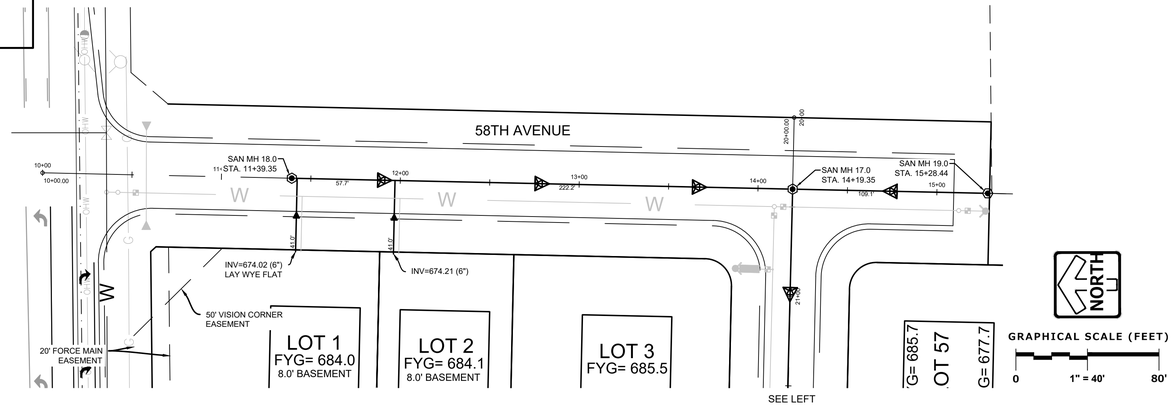
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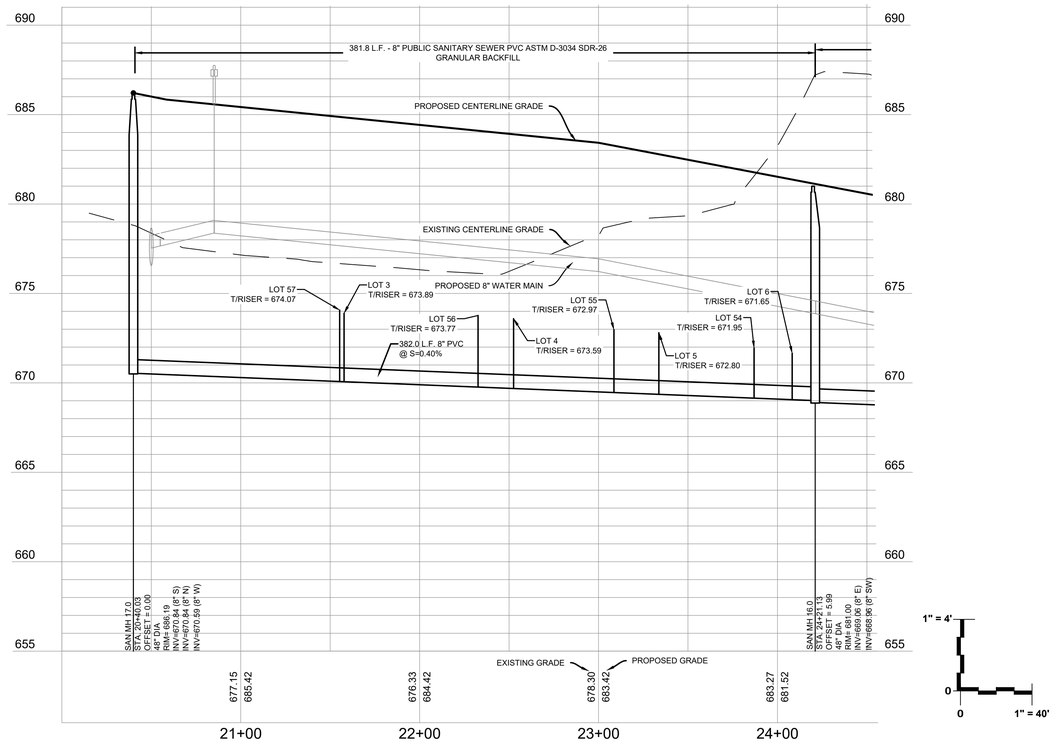
8 — 24" WATER OVER
8" SANITARY
24" WM B/PIPE= 676.52
8" SAN T/PIPE= 671.23

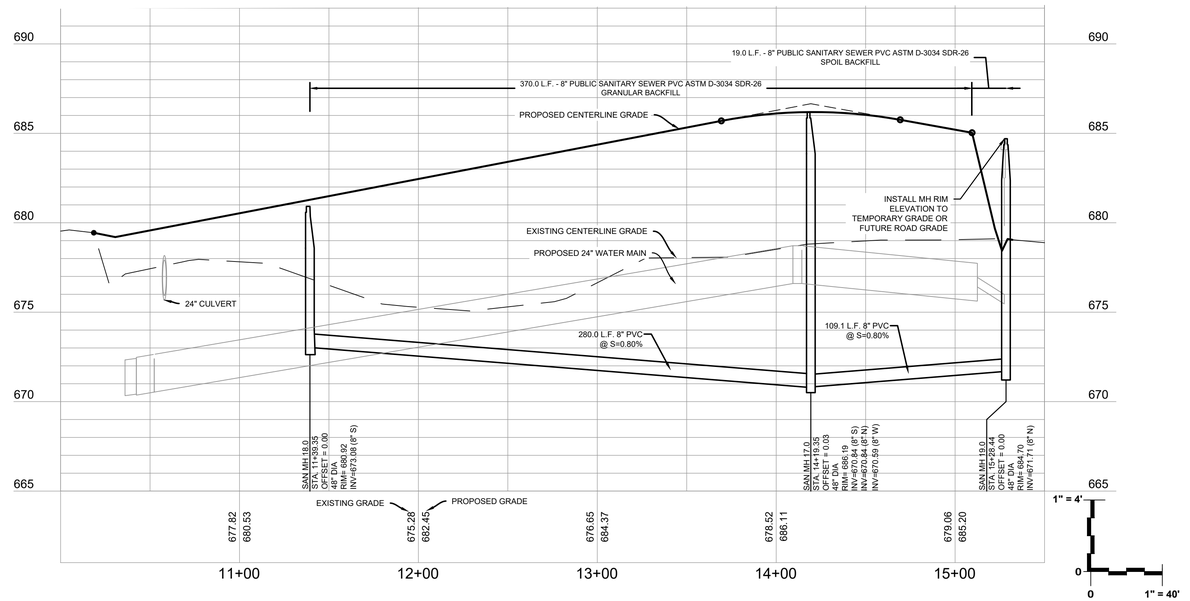
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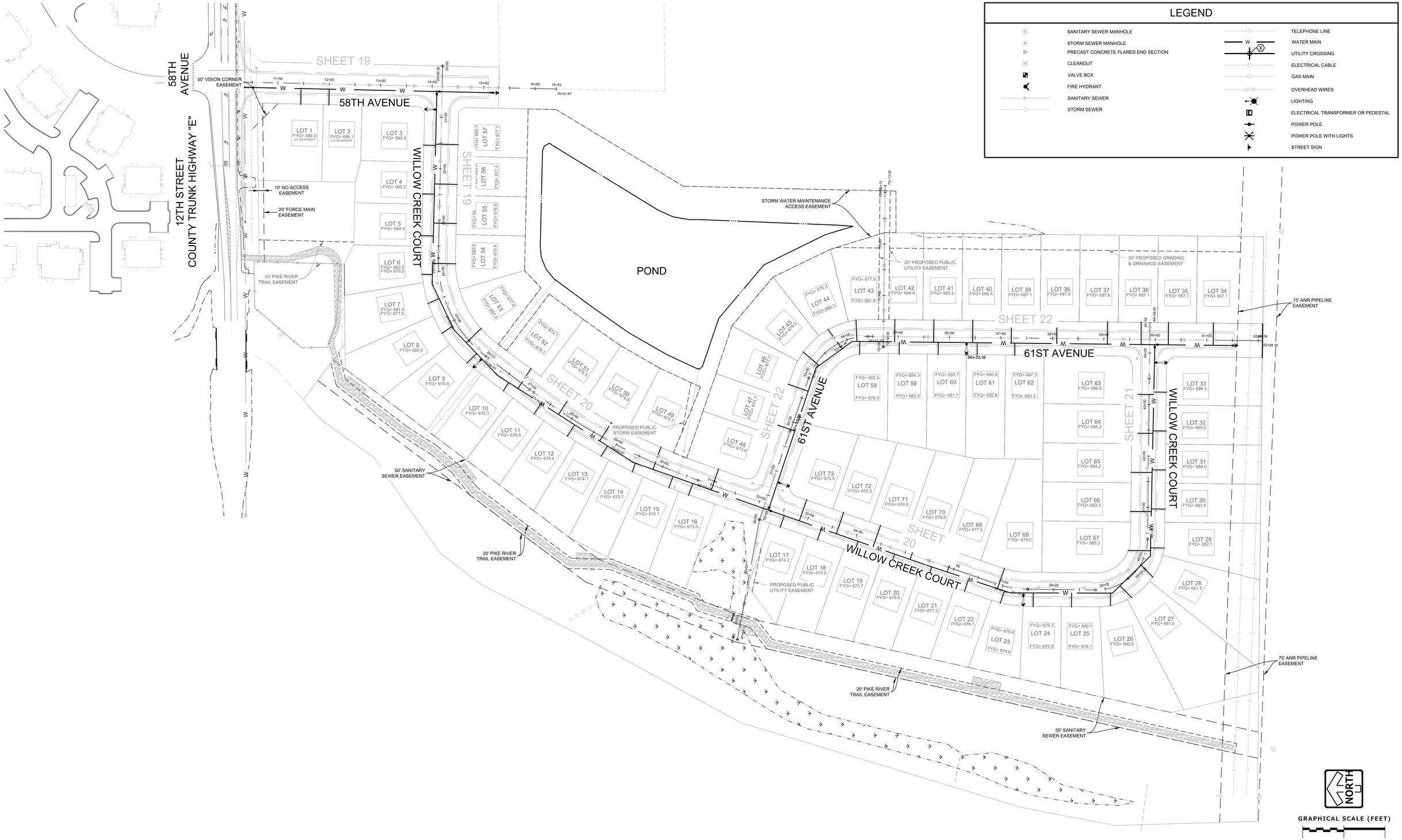
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WATER MAIN OVERVIEW

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE 1" = 80'

SHEET 18 OF 32

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WATER MAIN OVERVIEW

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WATER MAIN & LATERAL NOTES:

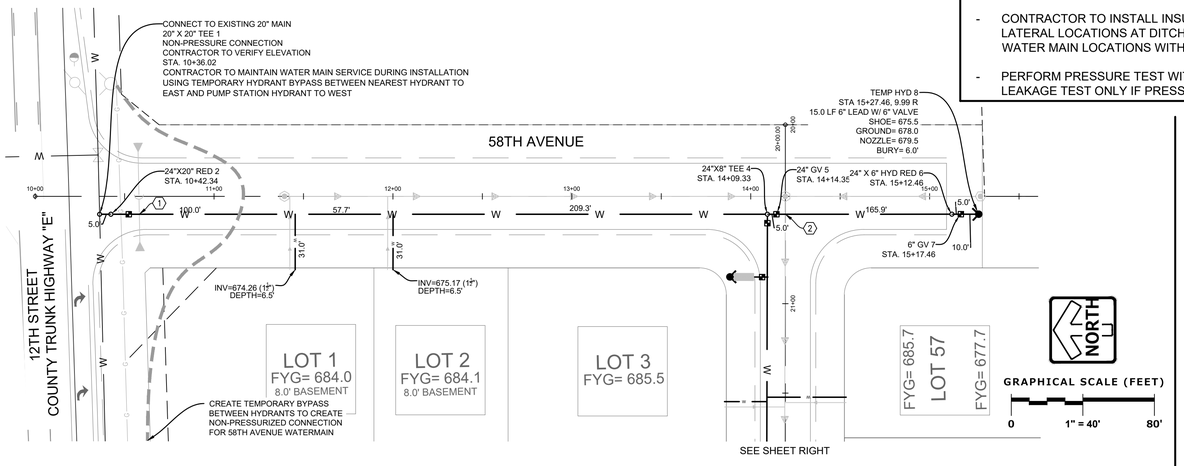
- REQUIRED LENGTHS FOR ALL JOINT RESTRAINTS ARE TABULATED IN THE CONSTRUCTION DETAILS ON SHEET ##.
- ALL 1 1/2" WATER SERVICES TO BE SDR 9, 200 PSI, HDPE TO CURB STOPS.
- ALL WATER LATERAL CURB STOPS TO BE INSTALLED AT THE R.O.W. LINE. CURB STOPS TO BE MCDONALD NO. 6106, MUELLER H-15209N, OR EQUAL. INSTALL LATERAL 1.0' PAST THE STOP ON TO THE LOT.
- PLACE LOCATOR WIRE ON TOP OF WATER SERVICE LINES AND EXTEND TO TERMINAL BOX ADJACENT TO THE SERVICE BOX.
- CONTRACTOR TO INSTALL INSULATION ALONG SERVICE LATERAL LOCATIONS AT DITCH CROSSINGS AND ANY OTHER WATER MAIN LOCATIONS WITH LESS THAN 6' COVER.
- PERFORM PRESSURE TEST WITH VALVES IN OPEN CONDITION. LEAKAGE TEST ONLY IF PRESSURE TEST FAILS.

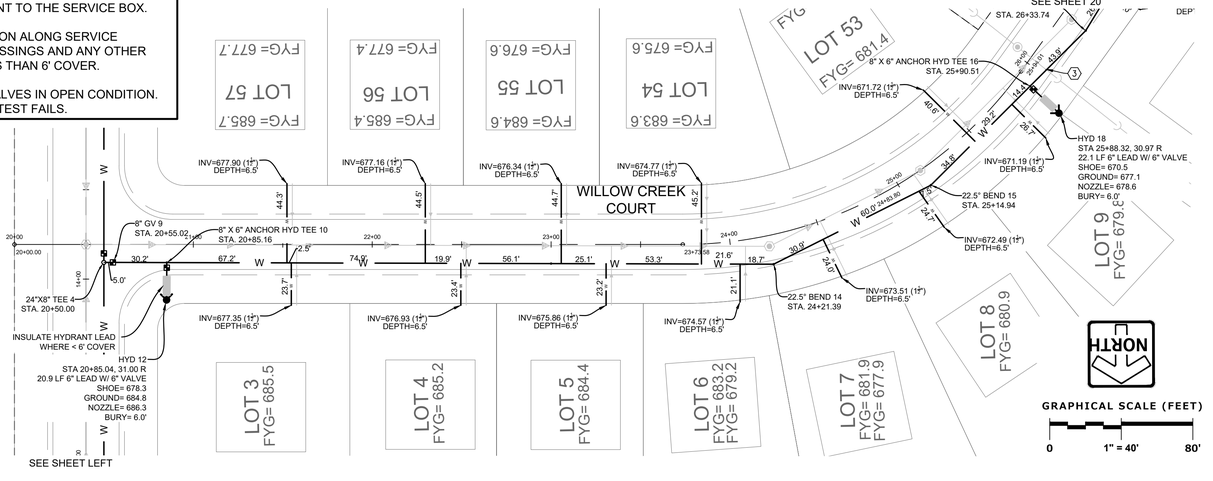
CROSSINGS

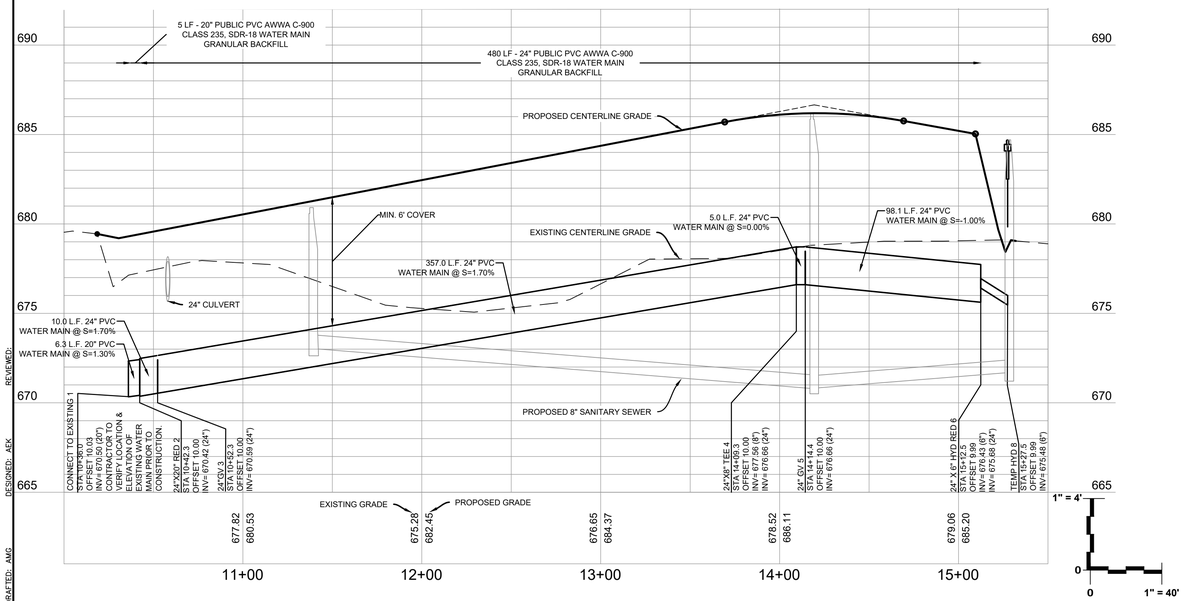
1. 24" STORM OVER
24" WATER
24" STM B/PIPE= 675.65
24" WM T/PIPE= 672.74

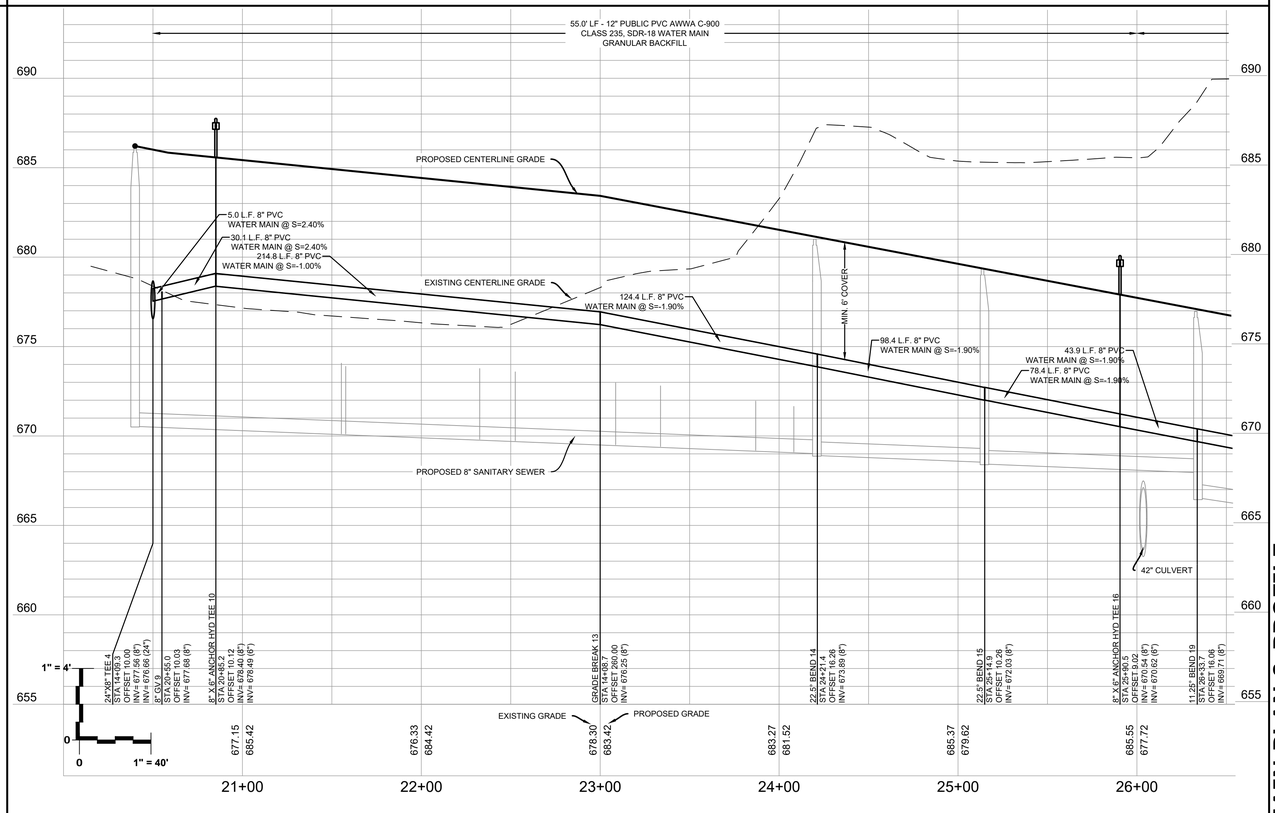
2. 24" WATER OVER
8" SANITARY
24" WM B/PIPE= 676.52
8" SAN T/PIPE= 671.23

3. 8" WATER OVER
42" STORM
8" WM B/PIPE= 670.27
42" STM T/PIPE= 667.48









REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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SOMERS CREEK

SOMERS, WI

WATER MAIN PLAN & PROFILE

REVISIONS

PEG JOB No. 1617.00
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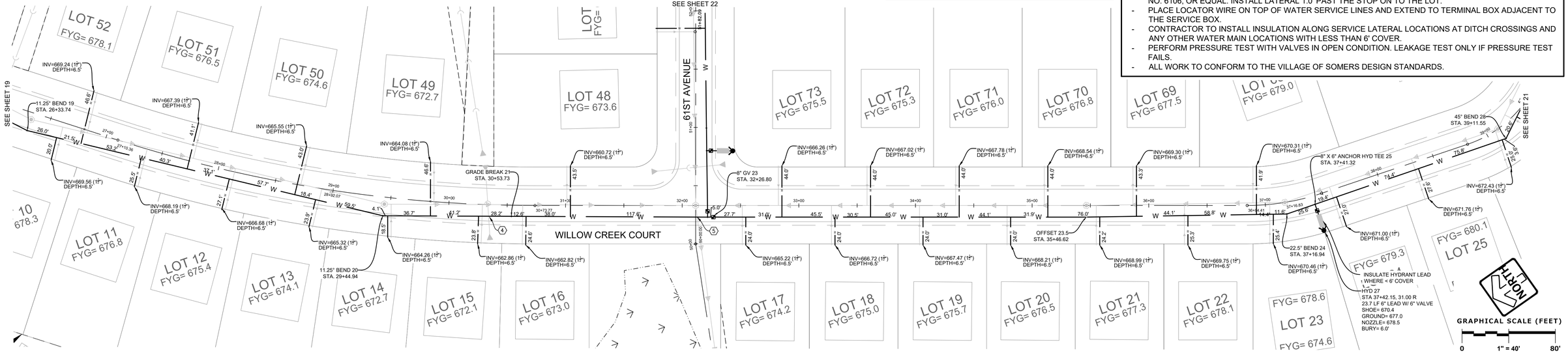
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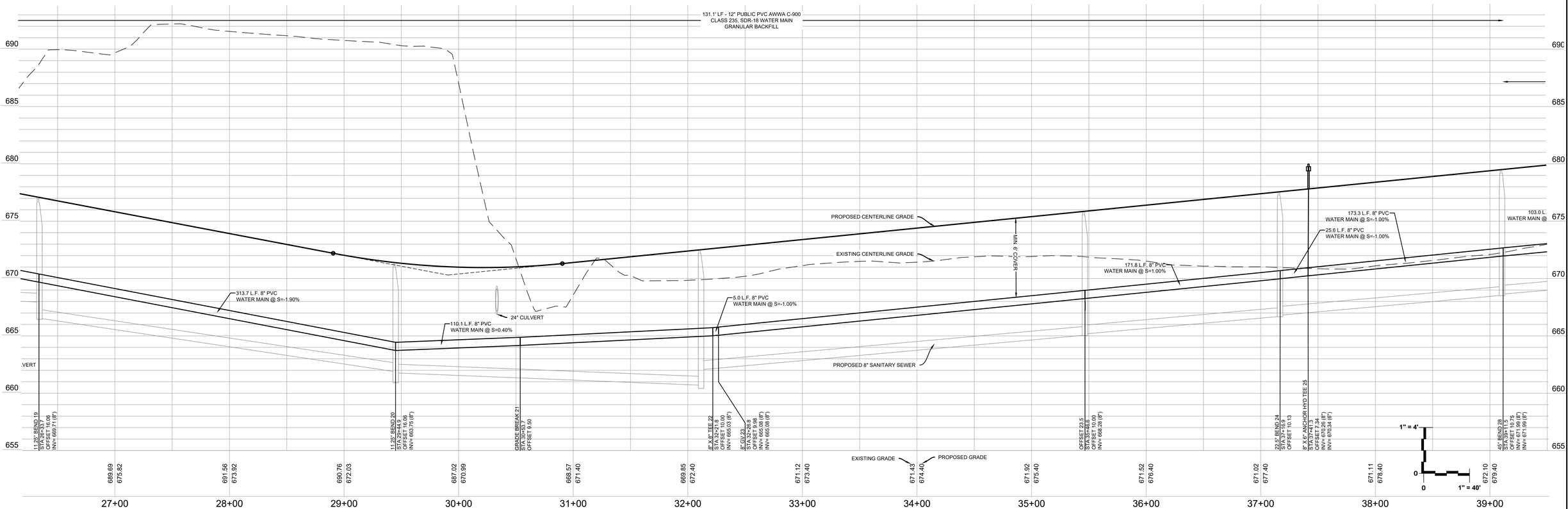
CROSSINGS

4	24" STORM OVER 8" WATER 24" STM B/PIPE= 666.91 8" WM T/PIPE= 664.79	5	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 664.96 8" SAN T/PIPE= 660.60

WATER MAIN & LATERAL NOTES:

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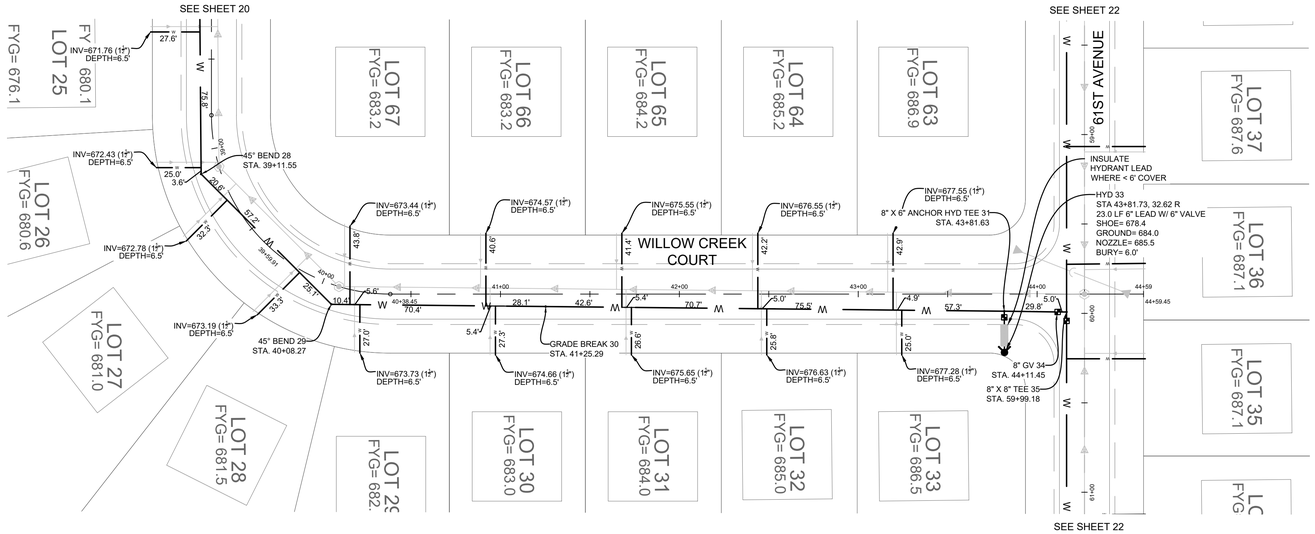
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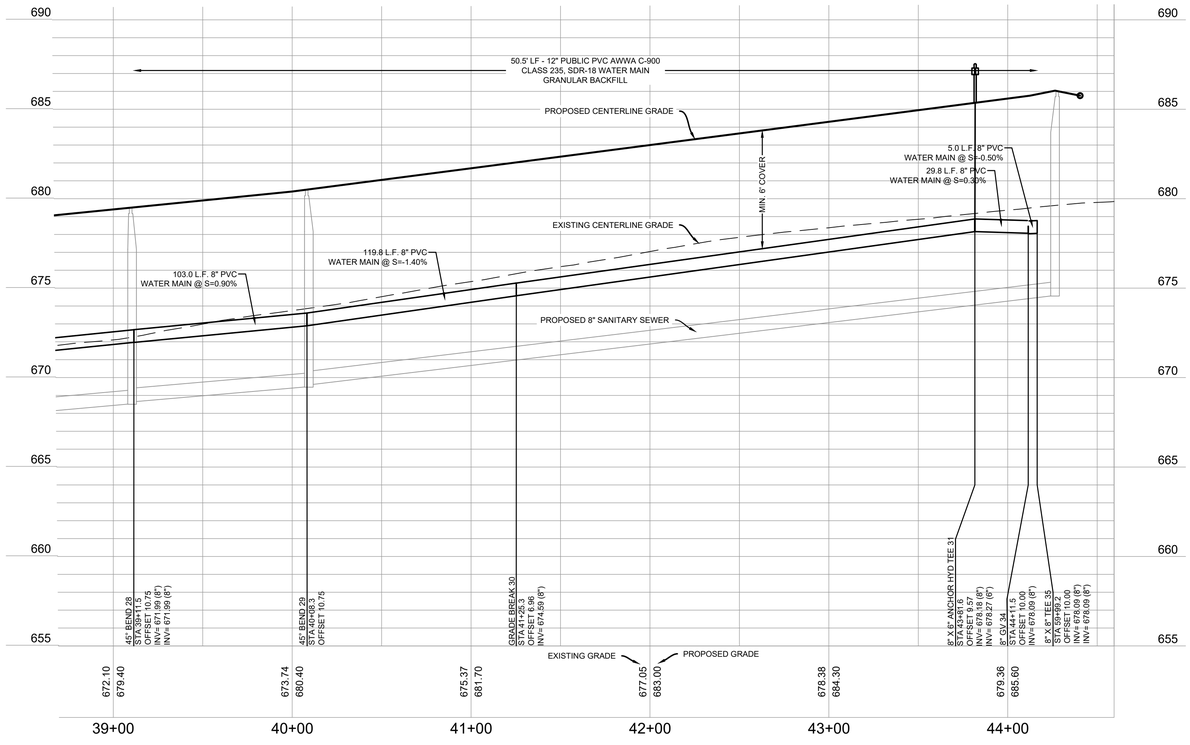
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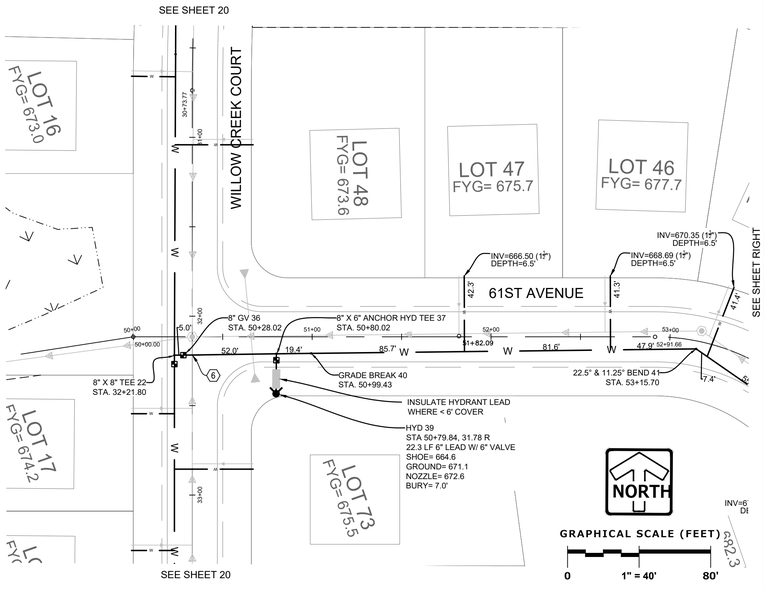
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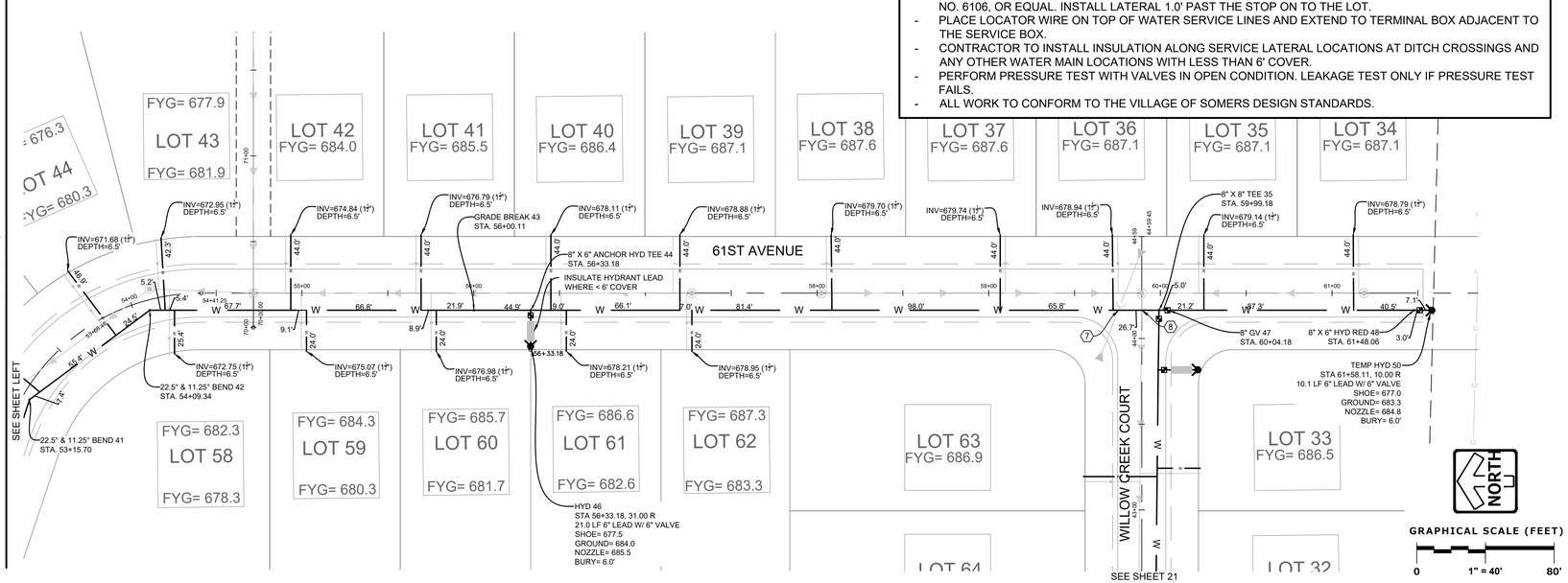
CROSSINGS

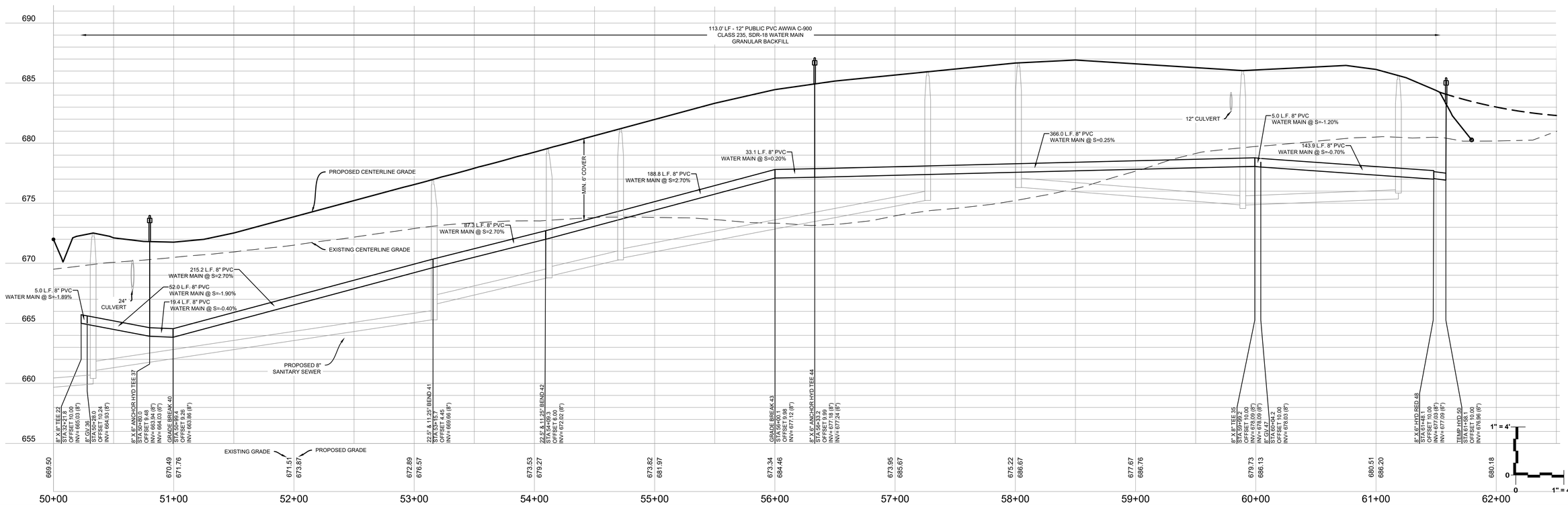
6	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 664.80 8" SAN T/PIPE= 662.87	7	15" STORM OVER 8" WATER 15" STM B/PIPE= 682.59 8" WM T/PIPE= 678.72	8	8" WATER OVER 8" SANITARY 8" WM B/PIPE= 678.04 8" SAN T/PIPE= 675.20

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REVIEWED:

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ALL STORM SEWER WITHIN PUBLIC RIGHT OF WAY SHALL HAVE GRANULAR BACKFILL.

LEGEND

- SANITARY SEWER MANHOLE
- STORM SEWER MANHOLE
- PRECAST CONCRETE FLARED END SECTION
- CLEANOUT
- VALVE BOX
- FIRE HYDRANT
- SANITARY SEWER
- STORM SEWER
- TELEPHONE LINE
- WATER MAIN
- ELECTRICAL CABLE
- GAS MAIN
- OVERHEAD WIRES
- LIGHTING
- ELECTRICAL TRANSFORMER OR PEDESTAL
- POWER POLE
- POWER POLE WITH LIGHTS
- STREET SIGN

58TH AVENUE

12TH STREET
COUNTY TRUNK HIGHWAY "E"

SITE BENCHMARK:
NW FLANGE BOLT MARKED "X"
HYDRANT EL.=680.11

FES 10.0
INV=676.00 (24")

60.2 L.F. 24" RCP
@ S=0.25%

FES 9.0
INV=675.85 (24")

50' VISION CORNER EASEMENT

LOT 1 FYG= 684.0 8.0' BASEMENT
LOT 2 FYG= 684.1 8.0' BASEMENT
LOT 3 FYG= 685.5
LOT 4 FYG= 685.2
LOT 5 FYG= 684.4
LOT 6 FYG= 683.2 FYG= 679.2
LOT 7 FYG= 681.9 FYG= 677.9
LOT 8 FYG= 680.9
LOT 9 FYG= 679.8
LOT 10 FYG= 678.3
LOT 11 FYG= 676.8
LOT 12 FYG= 675.4
LOT 13 FYG= 674.1
LOT 14 FYG= 672.8
LOT 15 FYG= 672.1
LOT 16 FYG= 673.0

20' FORCE MAIN EASEMENT

24" CULVERT
INV=668.07

43' PIKE RIVER TRAIL EASEMENT

WILLOW CREEK COURT

LOT 57 FYG= 685.7 FYG= 677.7
LOT 56 FYG= 684.4 FYG= 677.4
LOT 55 FYG= 684.6 FYG= 676.6
LOT 54 FYG= 683.6 FYG= 675.6
LOT 53 FYG= 677.4 FYG= 681.4
LOT 52 FYG= 674.1 FYG= 678.1
LOT 51 FYG= 675.8
LOT 50 FYG= 674.1
LOT 49 FYG= 672.7
LOT 48 FYG= 672.6
LOT 47 FYG= 676.7
LOT 46 FYG= 677.7
LOT 45 FYG= 678.9
LOT 44 FYG= 680.3 FYG= 676.3
LOT 43 FYG= 681.9 FYG= 677.9
LOT 42 FYG= 684.0
LOT 41 FYG= 685.5
LOT 40 FYG= 686.4
LOT 39 FYG= 687.1
LOT 38 FYG= 687.6
LOT 37 FYG= 687.8
LOT 36 FYG= 687.1
LOT 35 FYG= 687.1
LOT 34 FYG= 687.1

EXISTING DRAIN TILE ENCOUNTERED ALONG POND GRADING EXTENTS TO BE DAYLIGHTED INTO POND

STORM WATER MAINTENANCE ACCESS EASEMENT

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

30' PROPOSED GRADING & DRAINAGE EASEMENT

TREES TO REMAIN

TRENCH BACKYARDS TO DETERMINE IF ANY TILE EXIST TO A DEPTH OF 10'. IF ENCOUNTERED, RELAY TILE TO POND TO THE NORTH.

75' ANR PIPELINE EASEMENT

20' PROPOSED PUBLIC UTILITY EASEMENT

POND FES
INV=664.50 (42")
INSTALL BAR GRATE

POND
BOTTOM= 659.5
NWL= 664.5
HWL= 669.5

190.5 L.F. 42" RCP
@ S=0.20%

POND OUTLET MH
72" DIA
RIM= 671.03
INV=664.14 (42" SE)
INV=663.64 (42" NW)

FES 1.0
INV=664.50 (36")
INSTALL BAR GRATE

PROPOSED PUBLIC STORM & DRAINAGE EASEMENT

164.1 L.F. 36" RCP
@ S=1.10%

230.9 L.F. 42" RCP
@ S=0.20%

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

TREES TO BE ONLY REMOVED FOR THE INSTALLATION OF THE STORM SEWER & RIP RAP.

FES 11.0
INV=663.18 (42")
INSTALL BAR GRATE

FES 7.0
INV=667.00 (24")

FES 2.0
INV=666.30 (36")

63.9 L.F. 24" RCP
@ S=0.35%

FES 8.0
INV=667.22 (24")

FES 3.0
INV=667.73 (24")

FES 4.0
INV=668.23 (24")

63.0 L.F. 24" RCP
@ S=0.80%

61ST AVENUE

LOT 58 FYG= 682.3 FYG= 678.3
LOT 59 FYG= 684.3 FYG= 680.3
LOT 60 FYG= 685.7 FYG= 681.7
LOT 61 FYG= 686.6 FYG= 682.6
LOT 62 FYG= 687.3 FYG= 683.3
LOT 63 FYG= 686.9
LOT 64 FYG= 685.2
LOT 65 FYG= 684.2
LOT 66 FYG= 683.2
LOT 67 FYG= 683.2
LOT 68 FYG= 679.0
LOT 69 FYG= 677.5
LOT 70 FYG= 676.8
LOT 71 FYG= 676.0
LOT 72 FYG= 675.3
LOT 73 FYG= 675.5
LOT 74 FYG= 675.7

FES 6.0
INV=682.87 (15")

68.7 L.F. 15" RCP
@ S=0.25%

FES 5.0
INV=682.70 (15")

WILLOW CREEK COURT

LOT 33 FYG= 686.5
LOT 32 FYG= 685.0
LOT 31 FYG= 684.0
LOT 30 FYG= 683.0
LOT 29 FYG= 682.1
LOT 28 FYG= 681.5
LOT 27 FYG= 681.0
LOT 26 FYG= 680.6
LOT 25 FYG= 676.1 FYG= 680.1
LOT 24 FYG= 675.3 FYG= 679.3
LOT 23 FYG= 674.6 FYG= 678.6
LOT 22 FYG= 678.1
LOT 21 FYG= 677.3
LOT 20 FYG= 676.5
LOT 19 FYG= 675.7
LOT 18 FYG= 675.0
LOT 17 FYG= 674.2

ALTERNATIVE DRAIN TILE LOCATION

CAUTION: NO GRADING OVER EXISTING GAS MAIN

12" CULVERT
INV=663.60

PROPOSED PUBLIC UTILITY EASEMENT

PROPOSED 10' BIKE PATH

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

ONLY CLEAR TREES NECESSARY FOR PATH CONSTRUCTION

INV=655.06

48" CULVERT
INV=659.30

12.0 L.F. 18" RCP
@ S=0.50%
2 EACH 18" FES

WETLANDS DELINEATED BY HEARTLAND ECOLOGICAL GROUP INC MARCH 25, 2025

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS DO NOT ENCROACH ON EXISTING WETLANDS

PROVIDE FLAT GRAVEL ACCESS PAD FOR VAC TRUCKS

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

75' ANR PIPELINE EASEMENT

100 YEAR FLOODPLAIN

12" CULVERT
INV=657.96

12" CULVERT
INV=659.11

100 YEAR FLOODPLAIN

50' SANITARY SEWER EASEMENT

20' PIKE RIVER TRAIL EASEMENT

NORTH

GRAPHICAL SCALE (FEET)
0 1" = 80' 160'

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STORM SEWER PLAN

REVIEWED:
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STORM SEWER PLAN

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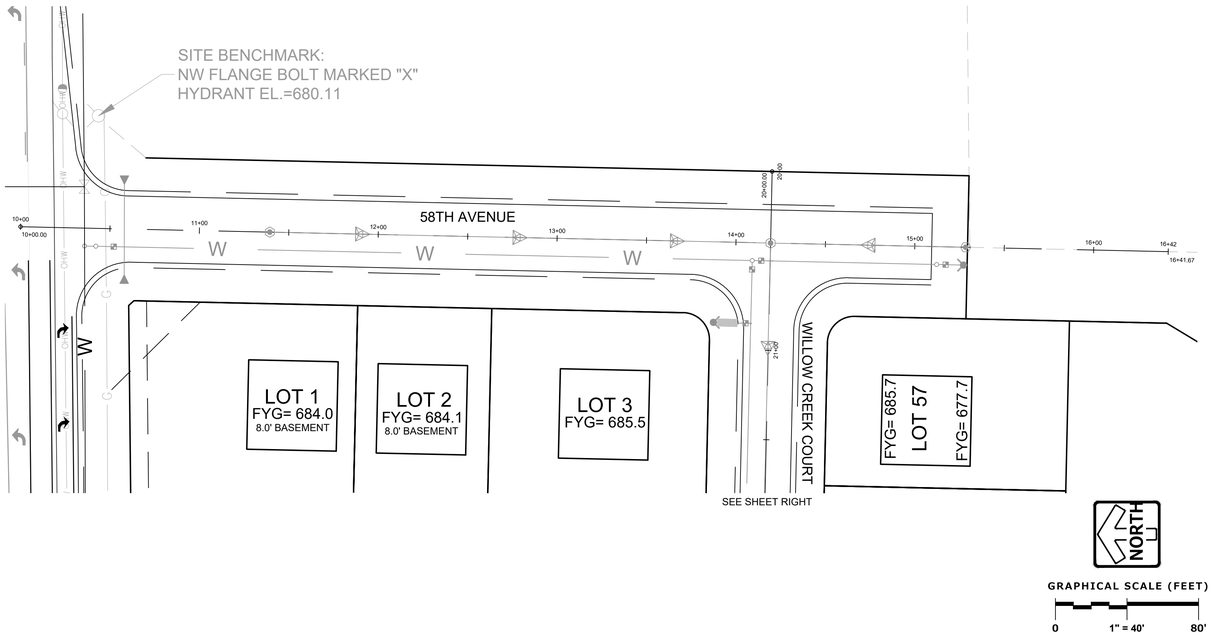
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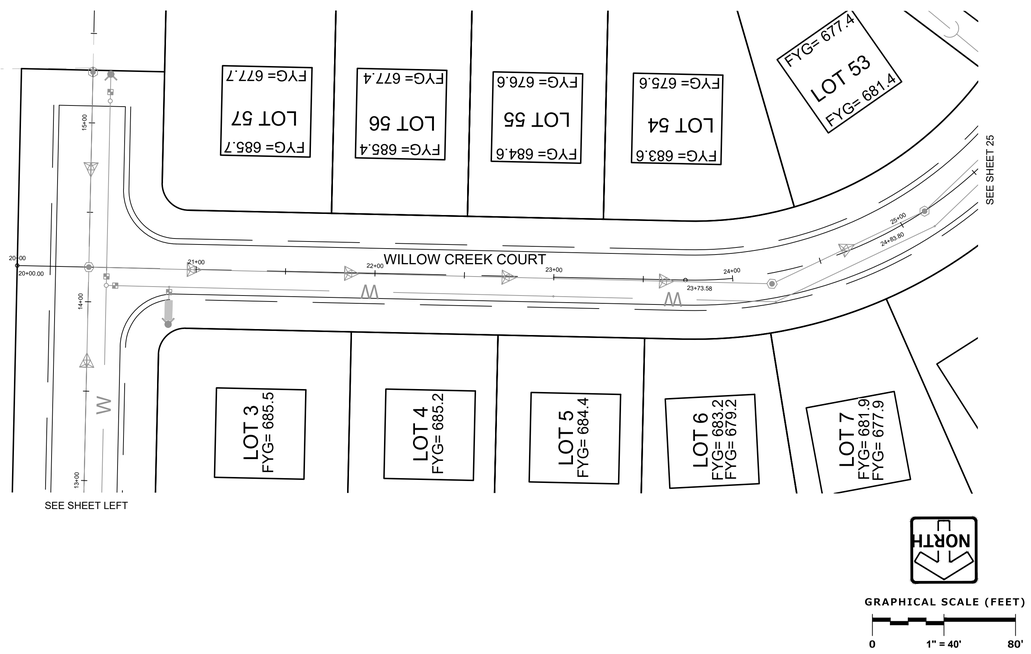
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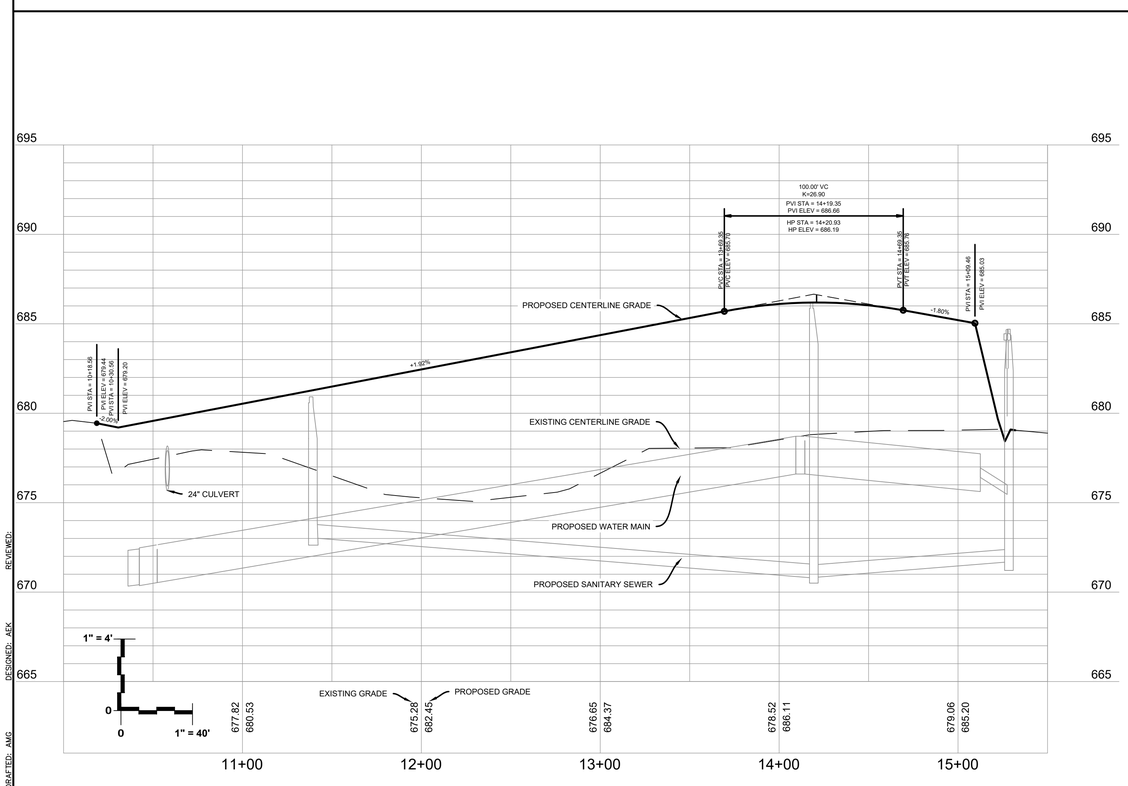
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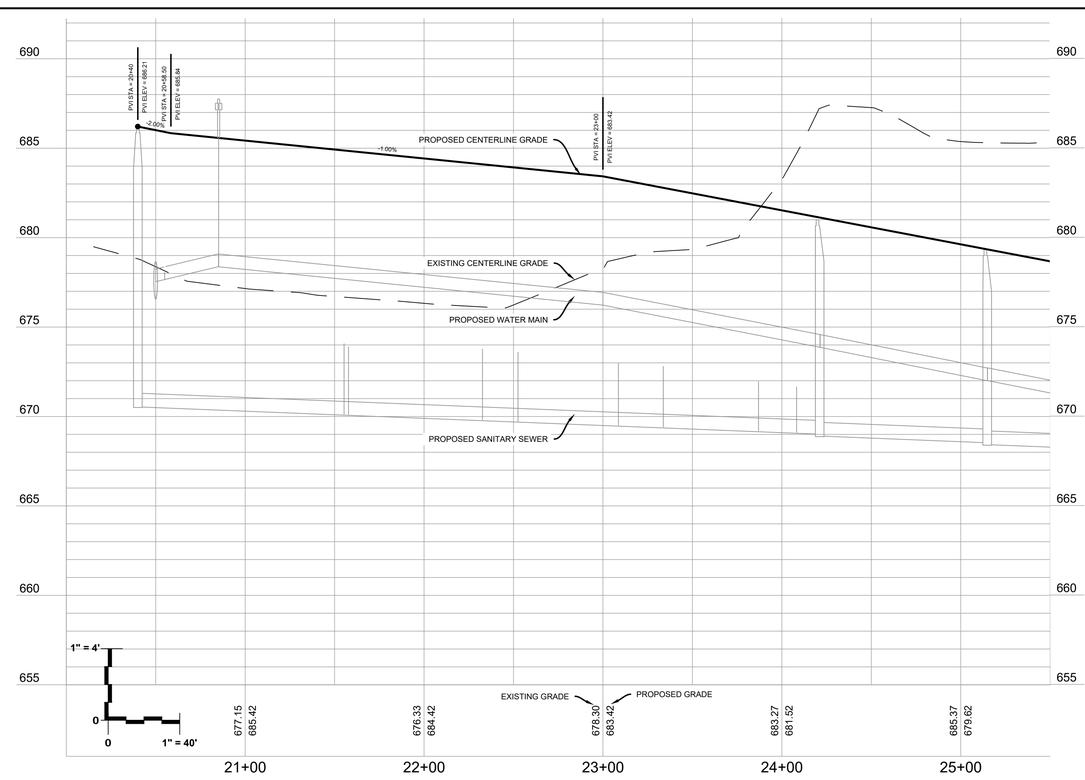
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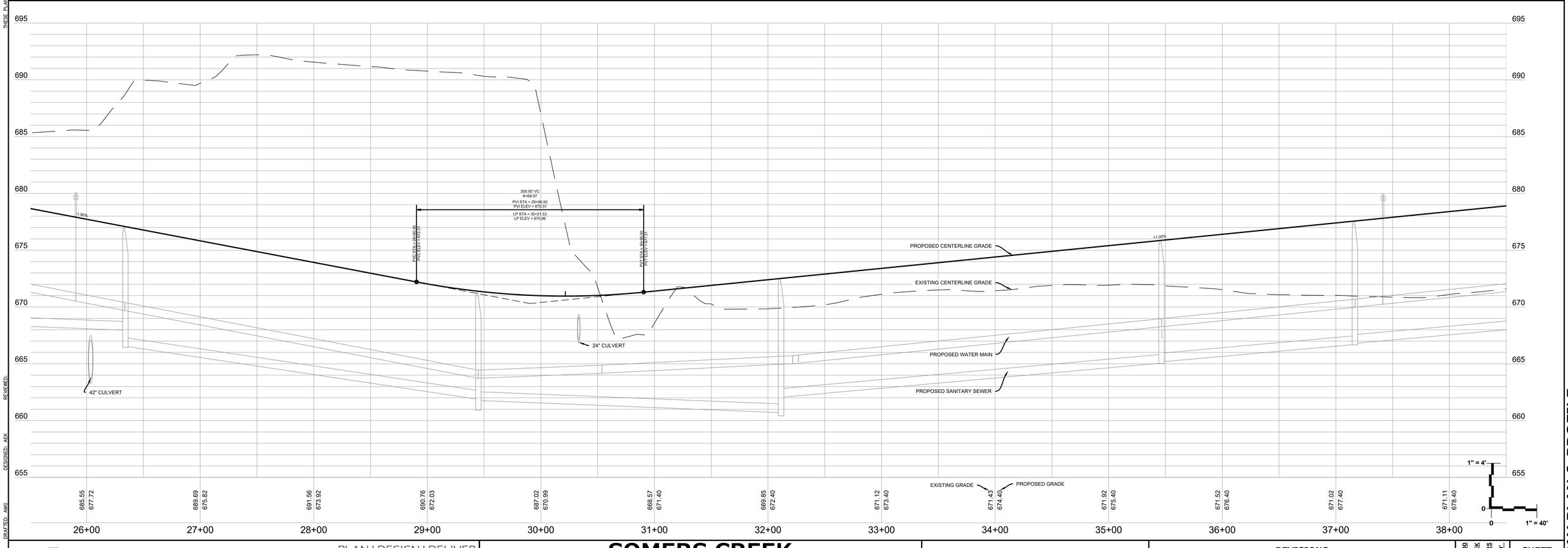
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SEE SHEET 27

SEE SHEET 24

SEE SHEET 26





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PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING

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20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
(262) 754-8888
CHICAGO I MILWAUKEE - NATIONWIDE

SOMERS CREEK

SOMERS, WI

ROADWAY PLAN & PROFILE

REVISIONS

PEG JOB No. 1617.00
PES PM AEK
START DATE 09/22/25
SCALE 1" = 40'

SHEET 25 OF 32

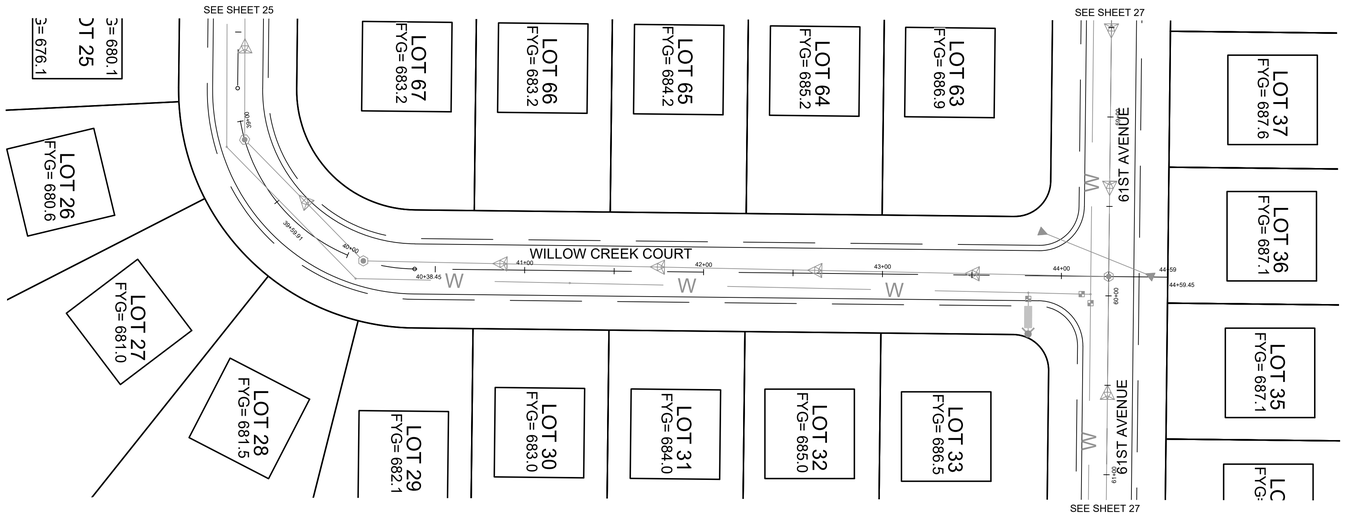
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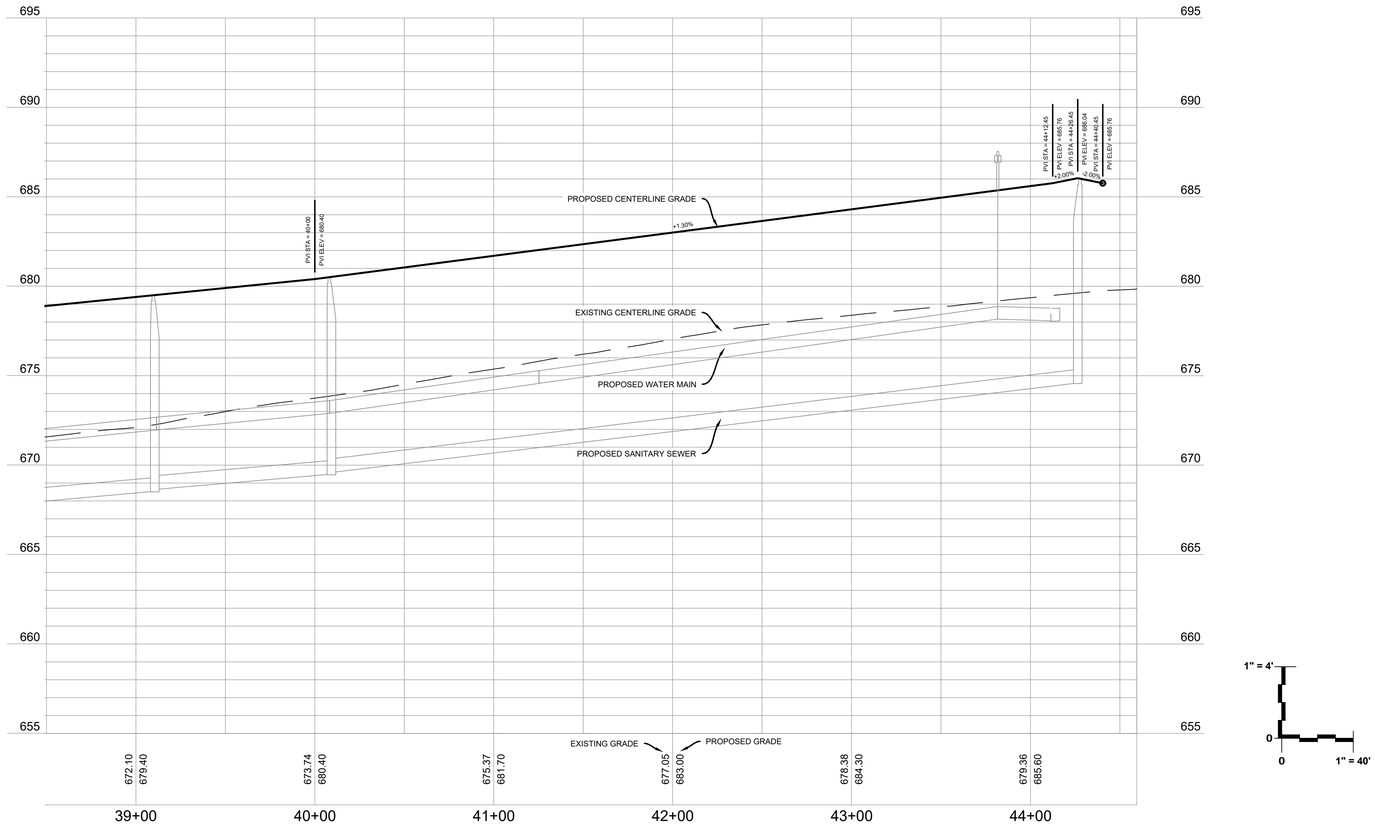
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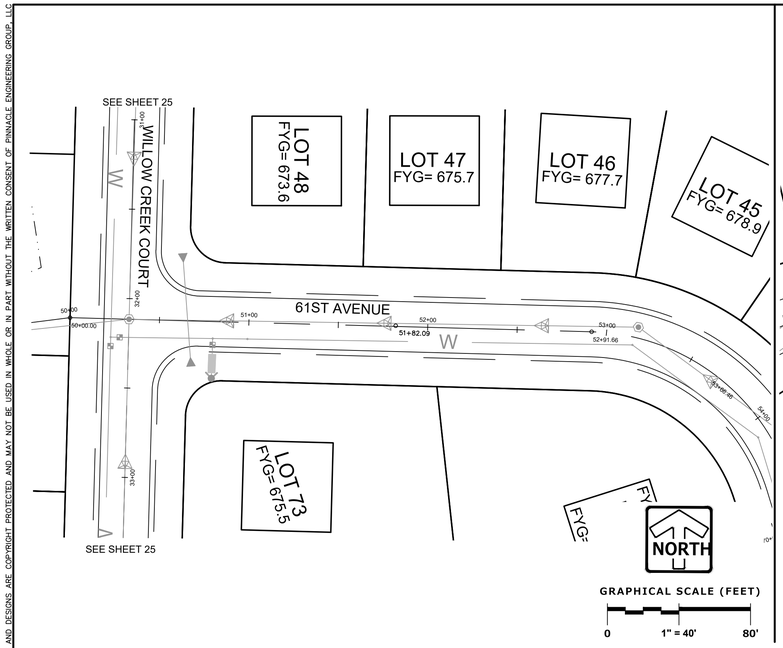
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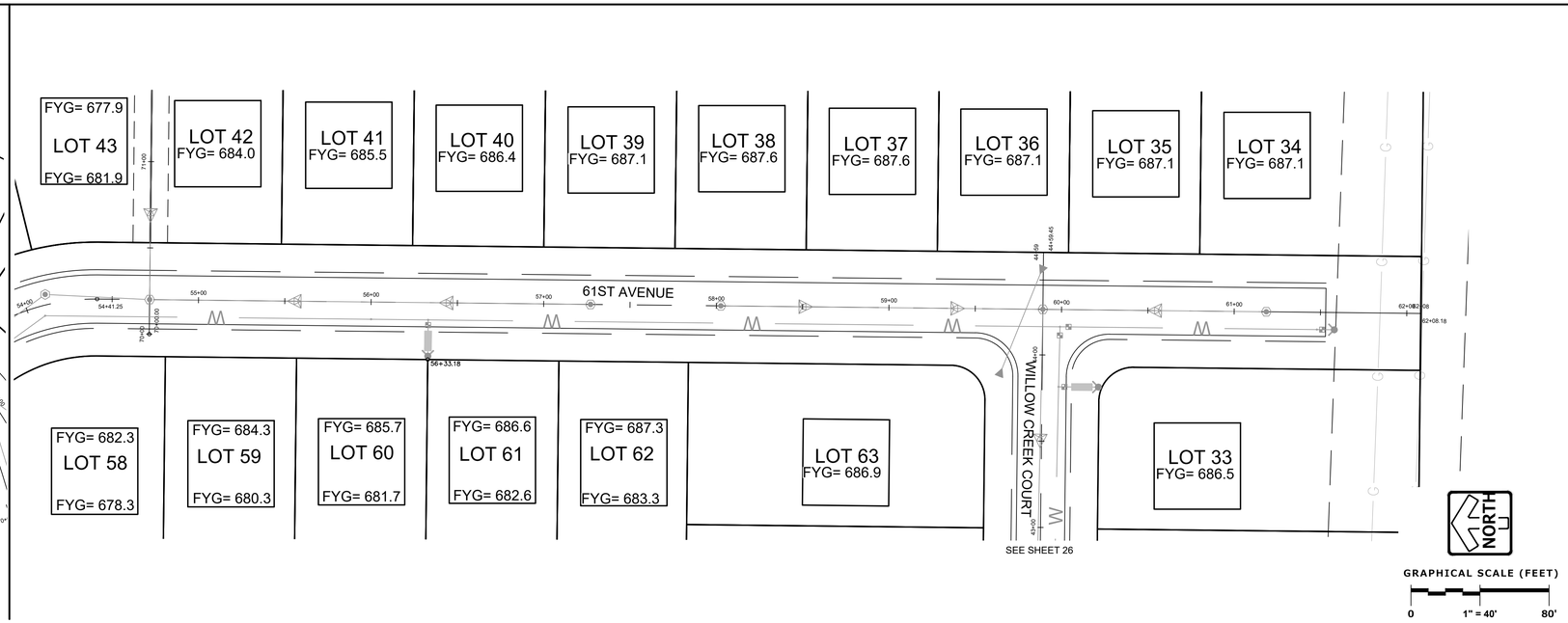
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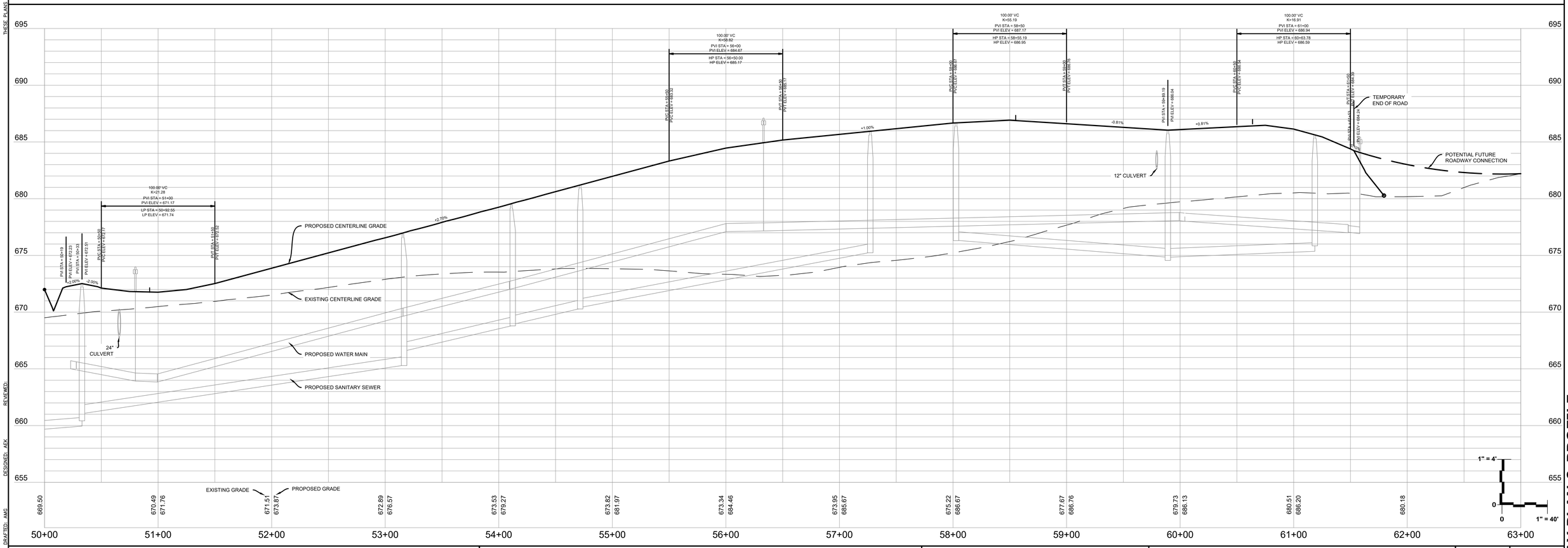
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58TH AVENUE

12TH STREET
COUNTY TRUNK HIGHWAY "E"

EXISTING RIGHT OF WAY

PROPOSED ROADWAY STRIPING AND MARKINGS PER CTH E PROPOSED CIVIL PLANS

EXISTING ROAD STRIPING

ONLY

ONLY

R30.0'

CONTRACTOR TO VERIFY EXISTING WATER MAIN AND VALVE LOCATIONS

EXISTING ROAD STRIPING

PROPOSED EDGE OF PAVEMENT

EXISTING EDGE OF PAVEMENT

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY.

EXISTING RIGHT OF WAY

VERIFY AND RELOCATE HYDRANT LEAD AND VALVE FOR PROPOSED ROADWAY

RELOCATE UTILITY POLE AND ASSOCIATED GUY WIRES TO BE OUT OF PROPOSED ROADWAY.

20' FORCE MAIN EASEMENT

50' VISION CORNER EASEMENT

PROPOSED 58TH AVE WATER MAIN AND VALVES

USE CAUTION WHEN WORKING OVER GAS LINE.

PROPOSED RIGHT OF WAY

18.5'

43.0'

18.5'

ADJUST EXISTING WATER MAIN VALVE FOR PROPOSED ROADWAY ELEVATION

58TH AVENUE

LOT 1
FYG= 684.0
8.0' BASEMENT

LOT
FYG= 6
8.0' BASEM

PROPOSED RIGHT OF WAY

43' PIKE RIVER TRAIL EASEMENT

NORTH

GRAPHICAL SCALE (FEET)

0 1" = 20' 40'

CTH E INTERSECTION PLAN

REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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CTH E INTERSECTION PLAN

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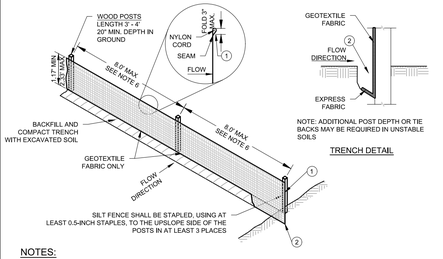
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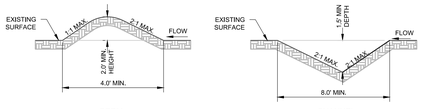


NOTES:

1. ALL SILT FENCE MATERIALS AND INSTALLATION SHALL BE IN CONFORMANCE WITH WI DNR TECHNICAL STANDARD 1056.
2. GEOTEXTILE FABRIC SHALL MEET THE REQUIREMENTS OF MATERIAL SPECIFICATION 592 GEOTEXTILE TABLE 1 OR 2, CLASS I WITH EQUIVALENT OPENING SIZE OF AT LEAST 30 FOR NONWOVEN AND 50 FOR WOVEN.
3. SILT FENCE SHALL BE ANCHORED BY SPREADING AT LEAST 8-INCHES OF FABRIC IN A 4-INCH WIDE AND 6-INCH DEEP TRENCH OR 6-INCH DEEP V-TRENCH ON THE UPSLOPE SIDE OF THE FENCE. TRENCHES SHALL NOT BE EXCAVATED WIDER OR DEEPER THAN NECESSARY FOR PROPER INSTALLATION.
4. FOLD MATERIAL TO FIT TRENCH AND BACKFILL AND COMPACT TRENCH WITH EXCAVATED SOIL.
5. WOOD POSTS SHALL BE A MINIMUM SIZE OF 1.125-INCHES x 1.125-INCHES OF DRIED OAK OR HICKORY.
6. SILT FENCE TO EXTEND ABOVE THE TOP OF PIPE, WHERE APPLICABLE.
7. POST SPACING SHALL BE SELECTED BASED ON GEOTEXTILE FABRIC (8-FEET FOR WOVEN AND 3-FEET FOR NON-WOVEN).

SILT FENCE

#1056 - 05/2012

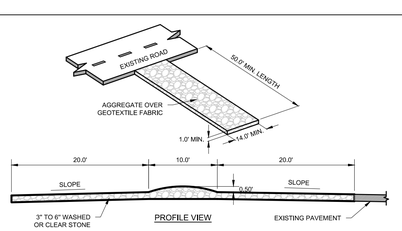


NOTES:

1. DIVERSION MAY REQUIRE AREAS OF BERM AND OTHER AREAS OF CHANNEL TO PROVIDE SUFFICIENT PERIMETER PROTECTION.
2. DIVERSION BERM VERSUS CHANNEL PRACTICES SHALL BE SELECTED SUCH TO PREVENT PONDING (E.G. - POSITIVE DRAINAGE SHALL BE MAINTAINED).
3. FOR DIVERSIONS THAT ARE TO SERVE LONGER THAN 30 DAYS, THE SIDE SLOPES INCLUDING THE RIDGE, AND THE DOWN SLOPE SIDE OF THE DIVERSION SHALL BE STABILIZED AS SOON AS THEY CONSTRUCTED BY EQUIPMENT TRACKING AND TEMPORARY SEEDING. FOR DIVERSIONS SERVING LESS THAN 30 DAYS, THE DOWN SLOPE SIDE OF THE DIVERSION SHALL BE STABILIZED AS SOON AS CONSTRUCTED BY EQUIPMENT TRACKING AND TEMPORARY SEEDING .
4. DIVERSIONS SHALL BE PROTECTED FROM DAMAGE BY CONSTRUCTION ACTIVITIES. AT ALL POINTS WHERE DIVERSION BERMS OR CHANNELS WILL BE CROSSED BY CONSTRUCTION EQUIPMENT, THE DIVERSION SHALL BE SHAPED APPROPRIATELY AND/OR TEMPORARY CULVERTS OF ADEQUATE CAPACITY MAYBE ADDED AT CROSSINGS.
5. AT MINIMUM, INSTALL ONE DITCH CHECK (SEE DETAIL) FOR EVERY 2 VERTICAL FEET OF DROP.
6. DIVERSIONS SHALL, AT A MINIMUM, BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES OF RAIN OR MORE DURING A 24 HOUR PERIOD. MAINTENANCE SHALL BE COMPLETED AS SOON AS POSSIBLE WITH CONSIDERATION TO SITE CONDITIONS. ACCUMULATED SEDIMENT SHALL BE REMOVED WHEN IT REACHES HALF THE HEIGHT OF THE DIVERSION BERM.

DIVERSION BERM / CHANNEL

#1134A - 10/2012

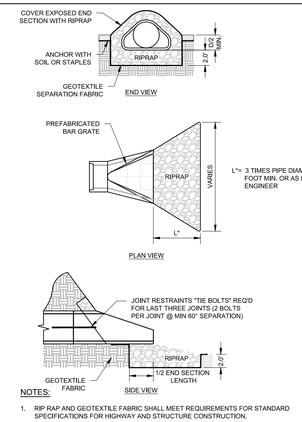


NOTES:

1. ALL TRACKING PAD MATERIALS AND INSTALLATION SHALL BE IN CONFORMANCE WITH WI DNR TECHNICAL STANDARD 1057.
2. TRACKING PADS SHALL BE INSTALLED PRIOR TO ANY TRAFFIC LEAVING THE SITE. CONTRACTOR SHALL VERIFY LOCATION WITH OWNER.
3. THE AGGREGATE FOR TRACKING PADS SHALL BE 3 TO 6 INCH CLEAR OR WASHED STONE. ALL MATERIALS TO BE RETAINED ON A 3-INCH SIEVE
4. THE AGGREGATE SHALL BE PLACED IN A LAYER AT LEAST 12-INCHES THICK. ON SITES WHERE SATURATED CONDITIONS ARE EXPECTED DURING THE LIFE OF THE PAD, THE PAD SHALL BE UNDERLAIN WITH GEOTEXTILE FABRIC WHICH MEETS MATERIAL SPECIFICATION 592 GEOTEXTILE, TABLE 1 OR 2, CLASS I, II OR IV, TO PREVENT MIGRATION OF UNDERLYING SOILS INTO THE STONE LAYER.
5. THE TRACKING PAD SHALL BE THE FULL WIDTH OF THE EGRESS POINT, MINIMUM WIDTH IS 14 FEET FOR ONE-WAY TRAFFIC AND 20 FEET FOR TWO-WAY TRAFFIC, WITH AN ADDITIONAL INCREASE OF 4 FEET FOR TRAILER TRAFFIC. THE TRACKING PAD SHALL BE A MINIMUM 50-FEET LONG.
6. ANY SEDIMENT TRACKED ONTO A PUBLIC OR PRIVATE ROAD SHOULD BE REMOVED BY STREET CLEANING, NOT FLUSHING, AT THE END OF EACH WORKING DAY.
7. TRACKING PADS SHALL, AT A MINIMUM, BE INSPECTED WEEKLY AND WITHIN 24-HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5-INCHES OF RAIN OR MORE DURING A 24-HOUR PERIOD.
8. THE TRACKING PAD PERFORMANCE SHALL BE MAINTAINED BY SCRAPING OR TOP-DRESSING WITH ADDITIONAL AGGREGATE.

CONSTRUCTION ENTRANCE

#1057 - 05/2012

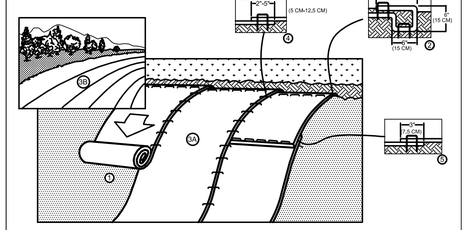


NOTES:

1. RIP RAP AND GEOTEXTILE FABRIC SHALL MEET REQUIREMENTS FOR STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION.

RIP RAP AT END SECTIONS

#1104 - 10/2012

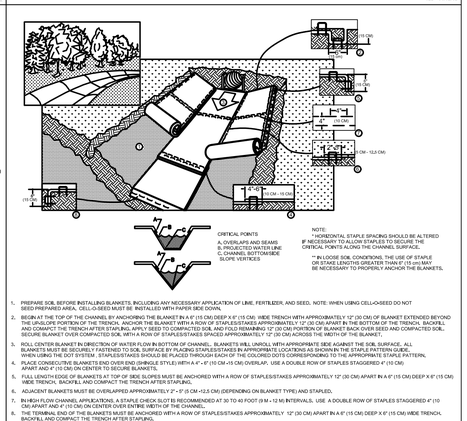


1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE BLANKET.
3. ROLL THE BLANKETS (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM , STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON BLANKET TYPE.
5. CONSECUTIVE BLANKETS SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE BLANKET WIDTH.

NOTE: "IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.

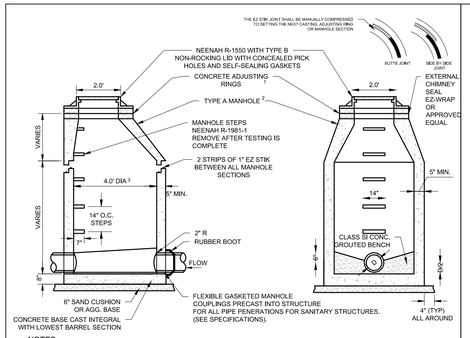
EROSION MATTING - SLOPE INSTALLATION

#1070 - 11/2012


6" (15 CM)
6" (15 CM)
6" (15 CM)

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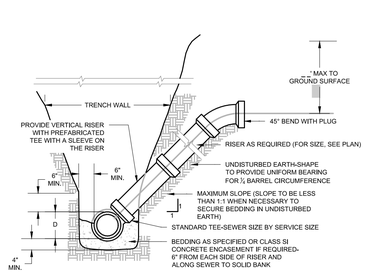


NOTES:

1. PROVIDE EXTERIOR SURFACE TREATMENT
2. 1" EZ STIKE BETWEEN ALL ADJUSTMENT RINGS, BETWEEN TOP ADJUSTMENT RINGS AND FRAME. USE INTERNAL ADAPTOR SEAL RING, ALL JOINTS MUST BE BACKPLASTERED INSIDE AND OUT.
3. STRUCTURE TO BE 4' -0" DIA UNLESS OTHERWISE INDICATED ON THE PLANS.
4. ALL MANHOLE JOINTS SHALL BE WRAPPED WITH WRAPIDSEAL, MACWRAP, OR APPROVED EQUAL.
5. ADJUSTING RINGS SHALL HAVE A MINIMUM HEIGHT OF 4" AND A MAXIMUM HEIGHT OF 15".

SANITARY MANHOLE

#405 10/15/12

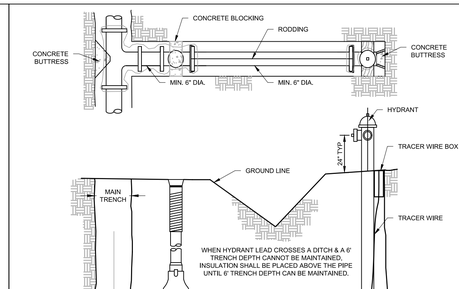


NOTES:

1. SANITARY SEWER RISERS TO BE CONSTRUCTED IN LIEU OF WYES WHERE SEWER DEPTH EXCEEDS 12'.
2. THE CONTRACT UNIT PRICE FOR SANITARY SEWER SERVICE RISERS OF THE SIZE AND VERTICAL HEIGHT SPECIFIED SHALL INCLUDE THE TEE AND 45° BEND
3. THIS ITEM SHALL BE PAID FOR AT THE CONTRACT UNIT PRICE PER V.F. FOR SERVICE RISERS OF THE SIZE, TYPE AND VERTICAL HEIGHT SPECIFIED

TYPICAL RISER FOR SERVICE LATERAL

#406 10/15/12

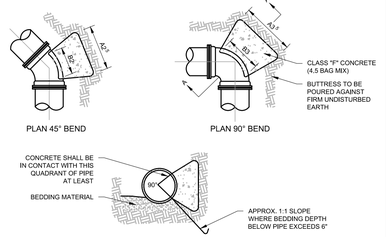


NOTES:

- FIRE HYDRANTS SHALL MEET AWWA C-502 AND SHALL BE MUELLER A-423 WITH A 5-1/4-INCH VALVE OPENING, O-RING SEALS, TWO 2-1/2 INCH HOSE NOZZLES AND ONE 5-INCH STORZ QUICK CONNECTION PUMPER NOZZLE. EACH HYDRANT SHALL BE EQUIPPED WITH AN AUXILIARY GATE VALVE.
- PAINTING: FACTORY PAINTED RED WITH THE NOZZLE CAPS AND OPERATING NUT PAINTED SILVER GRAY.

HYDRANT SETTING

#501 6/15/13



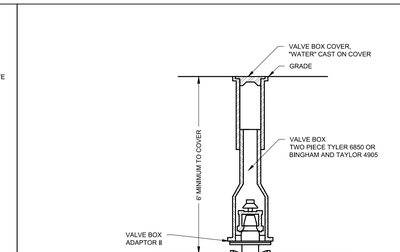
PIPE	22 1/2° BENDS		45° BENDS		90° BENDS	
SIZE	A1	B1	A2	B2	A3	B3
6"	1'-0"	1'-0"	1'-0"	1'-0"	1'-4"	1'-2"
8"	1'-0"	1'-0"	1'-4"	1'-2"	1'-10"	1'-6"
12"	1'-4"	1'-4"	1'-10"	1'-10"	2'-8"	2'-3"
16"	1'-10"	1'-8"	2'-6"	2'-4"	3'-10"	2'-10"
20"	2'-4"	2'-0"	3'-3"	2'-10"	5'-0"	3'-4"
24"	2'-10"	2'-4"	4'-0"	3'-3"	6'-4"	3'-10"
30"	3'-6"	3'-0"	5'-4"	3'-10"	8'-0"	4'-8"

NOTES:

1. PROVIDE THRUST BLOCKING TO PREVENT MOVEMENT OF LINES UNDER PRESSURE AT BENDS, TEES, CAPS, VALVES, HYDRANTS, AND AT POINTS SPECIFIED BY THE ENGINEER
2. ALL BLOCKING SHALL BE WITH POURED CLASS SI CONCRETE AGAINST UNDISTURBED VERTICAL EARTH SURFACE
3. THRUST BLOCKS TO BE AT ALL BENDS 11¼° OR GREATER
4. THE COST OF INSTALLING THE THRUST BLOCK SHALL BE INCIDENTAL TO THE CONSTRUCTION OF THE WATER
5. DIMENSION A2 & A3 SHOULD BE AS LARGE AS POSSIBLE WITHOUT INTERFERING WITH M.J BOLTS

THRUST BLOCK

#502 10/15/12

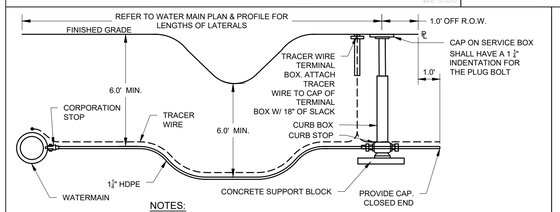


NOTES:

1. PROVIDE EXTENSION ROD WHEN COVER IS GREATER THAN 8'. TERMINATE ROD APPROX. 2' FROM SURFACE.
2. THE CONTRACT UNIT PRICE EACH FOR VALVES OF THE SIZE AND TYPE SPECIFIED SHALL INCLUDE PROVIDING & INSTALLING THE VALVE BOX.
3. CURB VALVES SHALL BE MCDONALD NO. 6106 OR MUELLER H15209 FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.
4. MAIN LINE WATER VALVES SHALL BE AMERICAN FLOW CONTROL SERIES 2500 RESILIENT WEDGE GATE VALVES, CLOW F-6100, OR MUELLER A-2362 VALVES

WATERMAIN VALVE

#504 10/15/12

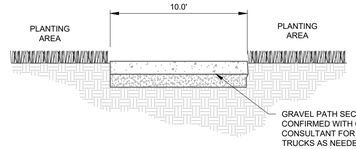


NOTES:

1. CURB VALVES SHALL BE MCDONALD NO. 6106 OR MUELLER H15209 FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.

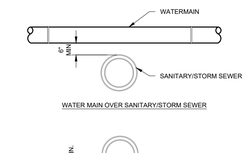
WATER SERVICE

#523 10/04/2013



GRAVEL PATH

#510 4/25/13



NOTES:

1. AT CROSSING, ONE FULL 18 FOOT LENGTH OF WATERMAIN SHALL BE CENTERED ON THE SEWER. MAINTAIN A MINIMUM HORIZONTAL SEPARATION OF 8 FEET.

WATER MAIN SEPARATION

#507 10/15/12

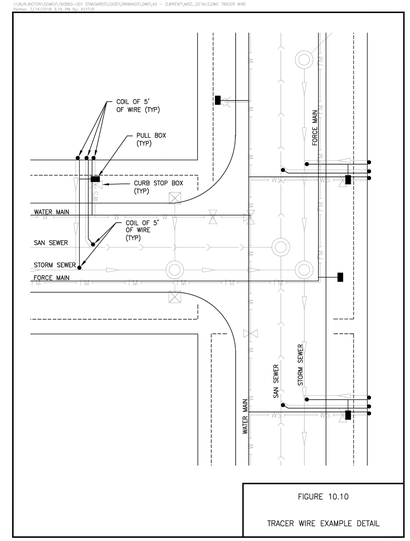
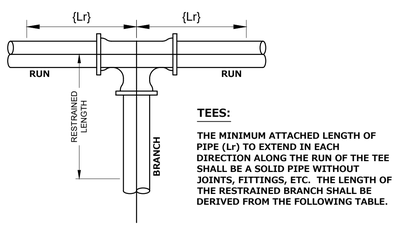


FIGURE 10.10

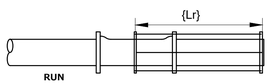
TRACER WIRE EXAMPLE DETAIL



TEES:

THE MINIMUM ATTACHED LENGTH OF PIPE (Lr) TO EXTEND IN EACH DIRECTION ALONG THE RUN OF THE TEE SHALL BE A SOLID PIPE WITHOUT JOINTS, FITTINGS, ETC. THE LENGTH OF THE RESTRAINED BRANCH SHALL BE DERIVED FROM THE FOLLOWING TABLE.

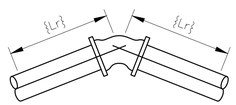
MINIMUM ATTACHED LENGTH OF PIPE (Lr)											
TEE SIZE	0'	2'	4'	6'	8'	10'	12'	14'	16'	18'	20'
LENGTH OF RESTRAINED BRANCH											
8"x6"	33	15	1	1	1	1	1	1	1	1	1
8"x8"	43	30	16	3	1	1	1	1	1	1	1
20"x20"	---	86	72	58	44	31	17	3	1	1	1
24"x8"	43	2	1	1	1	1	1	1	1	1	1



DEAD ENDS:

ALL JOINTS WITHIN THE INDICATED LENGTH MUST BE RESTRAINED.

PIPE SIZE (INHES DIA.)	8"	20"	24"
MINIMUM ATTACHED LENGTH OF PIPE (LR)	40'	90'	118'



HORIZONTAL/VERTICAL BENDS:

THE MINIMUM RESTRAINED LENGTH OF PIPE (Lr) TO EXTEND IN BOTH DIRECTIONS FROM THE BEND SHALL BE DERIVED FROM THE FOLLOWING TABLE.

PIPE	HORIZONTAL BEND	VERTICAL BEND	HORIZONTAL BEND	VERTICAL BEND	HORIZONTAL BEND	VERTICAL BEND
SIZE	11 ¼°	11 ¼°	22 ½°	22 ½°	45°	45°
8"	2'	2'	3'	3'	6'	7'

NOTES:

1. **THE LENGTHS OF RESTRAINED OR CONTINUOUS PIPE CALLED OUT IN THE FOLLOWING TABLES ARE FOR INSTALLATION OF MECHANICALLY RESTRAINED FITTINGS AND ARE CALCULATED BASED ON THE FOLLOWING PARAMETERS:**

   A) ALL PIPE MATERIAL IS PVC.

   B) THE SOIL TYPE IS "CL" W/GRANULAR FILL AS DEFINED BY THE UNIFIED SOIL CLASSIFICATIONS, ASTM STANDARD D 2487.

   C) THE TEST PRESSURE OF THE WATER SYSTEM IS ONE HUNDRED FIFTY POUNDS PER SQUARE INCH (150 PSI).

   D) THE TRENCH IS TYPE 5, AS PER ANSI/AWWA C150/A21.5, TRENCH CONDITIONS.

   E) THE DEPTH OF COVER IS SIX FEET (6').

   F) THE SAFETY FACTOR SHALL BE 1.5.

2. **IF THE FIELD CONDITIONS VARY SIGNIFICANTLY FROM THESE PARAMETERS, THE CONTRACTOR SHALL IMMEDIATELY ADVISE THE ENGINEER. THE ENGINEER WILL ADVISE THE CONTRACTOR OF THE REQUIRED LENGTH OF RESTRAINED PIPE NECESSARY TO MEET THE EXISTING CONDITIONS.**

WATERMAIN JOINT RESTRAINT LENGTHS

DRAFTED: AMG
DESIGNED: AEK
REVIEWED:

PLAN I DESIGN I DELIVER
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ENGINEERING I NATURAL RESOURCES I SURVEYING

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SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

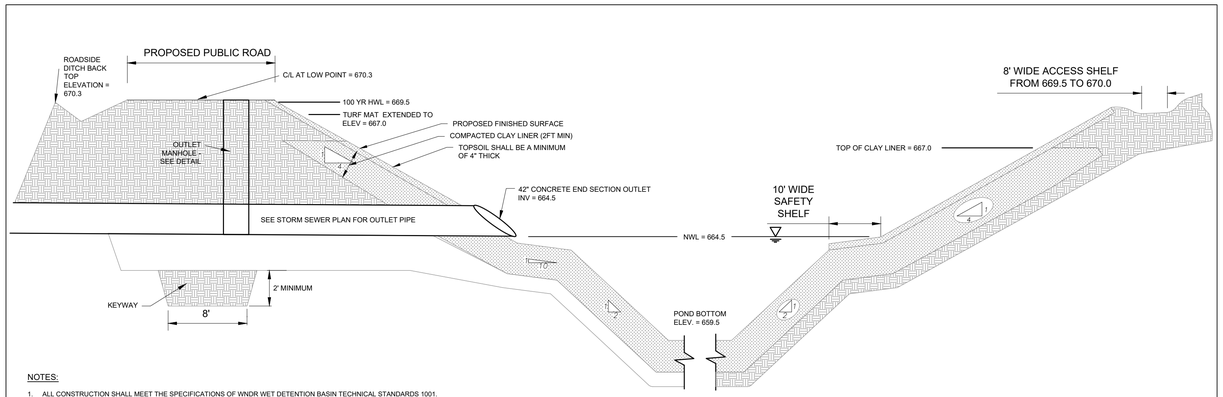
PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE N.T.S.

SHEET 30 OF 32

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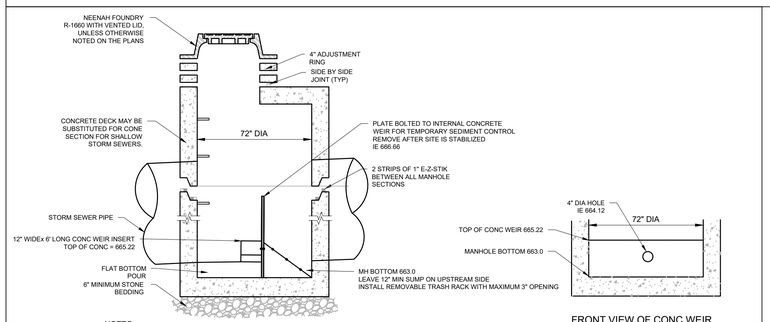
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NOTES:

1. ALL CONSTRUCTION SHALL MEET THE SPECIFICATIONS OF WNDR WET DETENTION BASIN TECHNICAL STANDARDS 1001.
2. ALL WORK TO BE CONDUCTED IN CONFORMANCE WITH THE STORM WATER MANAGEMENT PLAN FOR THE PROJECT SITE AS APPROVED BY THE REGULATORY ENGINEER OF RECORD..
3. CLAY LINEAR SHALL BE A MINIMUM OF 2 FEET THICK. CLAY SHALL BE COMPACTED AT ±10% OPTIMAL MOISTURE CONTENT TO 90% MODIFIED PROCTOR. INSITU MATERIAL MAY BE USED IF DEEMED ACCEPTABLE BY GEOTECHNICAL ENGINEER.
4. TURF REINFORCEMENT MATTING SHALL BE INSTALLED IN ACCORDANCE WITH WDNR TECH STANDARD 1052.
5. CONTRACTOR SHALL IMMEDIATELY FILL POND WITH WATER FROM A HYDRANT OR OTHER SOURCE TO THE NORMAL WATER LEVEL UPON COMPLETION OF THE PERMANENT POOL. CONTRACTOR SHALL AVOID SCOURING AND DAMAGING THE LINER. THE PERMANENT POOL AND LINER SHALL NOT BE LEFT EXPOSED TO BE FILLED VIA RAIN, WHICH CAN CAUSE POTENTIAL EROSION AND DAMAGE TO THE LINER.

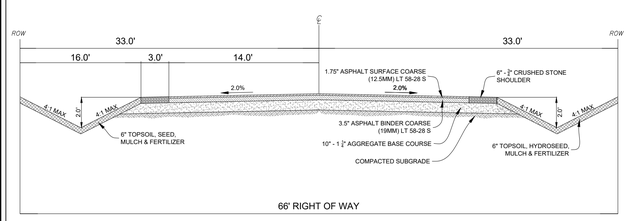
WET POND CROSS SECTION



NOTES:

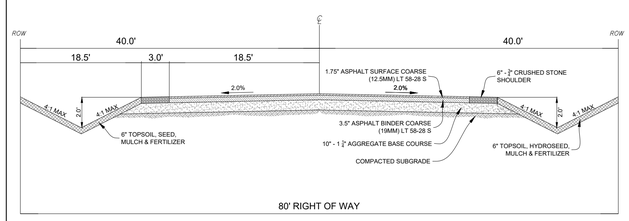
1. CLEAN UNDERSIDE OF ADJUSTING RING OR CAST IRON FRAME AND SET IN PLACE.
2. TUCK POINT MORTAR INTO ANNULAR CRACK AND BACKPLASTERED INSIDE AND OUTSIDE OF ALL JOINTS.
3. THE FLAT TOP MAY BE USED IN LIEU OF THE TAPERED TOP WHEN FIELD CONDITIONS PROHIBIT THE USE OF A FLAT TAPERED TOP.
4. MANHOLE CONSTRUCTION TO MEET REQUIREMENTS OF ASTM C478.
5. ECCENTRIC CONE SECTION OF MANHOLE TO BE SET OUTSIDE OF VEHICULAR WHEEL PATH NEAR ℄ OF ROADWAY.

POND OUTLET MANHOLE IN PUBLIC ROAD



66' RIGHT OF WAY

INTERIOR SITE ROADS CROSS SECTIONS



80' RIGHT OF WAY

58TH AVENUE CROSS SECTIONS

GENERAL SPECIFICATIONS FOR CONSTRUCTION ACTIVITIES

1. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED ACCORDING TO THE WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, LATEST EDITION, THE STANDARD SPECIFICATIONS FOR SEWER & WATER IN WISCONSIN, AND WISCONSIN ADMINISTRATIVE CODE, SPS 360, 382-383, AND THE LOCAL ORDINANCES AND SPECIFICATIONS.
2. THE CONTRACTOR SHALL OBTAIN ALL PERMITS REQUIRED FOR EXECUTION OF THE WORK. THE CONTRACTOR SHALL CONDUCT HIS WORK ACCORDING TO THE REQUIREMENTS OF THE PERMITS.
3. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE MUNICIPALITY FORTY- EIGHT (48) HOURS PRIOR TO THE START OF CONSTRUCTION.
4. THE MUNICIPALITY SHALL HAVE THE RIGHT TO INSPECT, APPROVE, AND REJECT THE CONSTRUCTION OF THE PUBLIC PORTIONS OF THE WORK. THE OWNER SHALL HAVE THE RIGHT TO INSPECT, APPROVE, AND REJECT THE CONSTRUCTION OF ALL PRIVATE PORTIONS OF THE WORK.
5. THE CONTRACTOR SHALL INDEMNIFY THE OWNER, THE ENGINEER, AND THE MUNICIPALITY, THEIR AGENTS, ETC, FROM ALL LIABILITY INVOLVED WITH THE CONSTRUCTION, INSTALLATION, AND TESTING OF THE WORK ON THIS PROJECT.
6. SITE SAFETY SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
7. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL UTILITY INFORMATION SHOWN ON THE PLANS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL CALL DIGGER'S HOTLINE AT 1-800-242-8511 TO NOTIFY THE UTILITIES OF HIS INTENTIONS, AND TO REQUEST FIELD STAKING OF EXISTING UTILITIES.
8. SILT FENCE AND OTHER EROSION CONTROL FACILITIES MUST BE INSTALLED PRIOR TO CONSTRUCTION OR ANY OTHER LAND DISTURBING ACTIVITY. FOLLOW THE SEQUENCE OF CONSTRUCTION ON THE EROSION CONTROL PLAN FOR MORE DETAILS. INSPECTIONS SHALL BE MADE WEEKLY OR AFTER EVERY RAINFALL OF 0.5" OR MORE. REPAIRS SHALL BE MADE IMMEDIATELY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL EROSION CONTROL FACILITIES ONCE THE THREAT OF EROSION HAS PASSED WITH THE APPROVAL OF THE GOVERNING AGENCY.
9. ANY ADJACENT PROPERTIES OR ROAD RIGHT-OF-WAYS WHICH ARE DAMAGED DURING CONSTRUCTION MUST BE RESTORED BY THE CONTRACTOR.
10. TRASH AND DEBRIS SHALL BE NOT BE ALLOWED TO ACCUMULATE ON THIS SITE AND THE SITE SHALL BE CLEAN UPON COMPLETION OF WORK.
11. THE OWNER SHALL HAVE THE RIGHT TO HAVE ALL MATERIALS USED IN CONSTRUCTION TESTED FOR COMPLIANCE WITH THESE SPECIFICATIONS.

SPECIFICATIONS FOR GRADING & EROSION CONTROL

1. THE CONTRACTOR SHALL ASSUME SOLE RESPONSIBILITY FOR THE COMPUTATIONS OF ALL GRADING AND FOR ACTUAL LAND BALANCE, INCLUDING UTILITY TRENCH SPOIL. THE CONTRACTOR SHALL IMPORT OR EXPORT MATERIAL AS NECESSARY TO COMPLETE THE PROJECT. CONTRACTOR SHALL NOTIFY OWNER OF THE NEED TO IMPORT OR HAUL OFF SOIL. ON-SITE LOCATIONS SUITABLE FOR BORROW OR FILL MAY BE PRESENT. COORDINATE WITH OWNER.
2. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING SOIL CONDITIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION. A GEOTECHNICAL REPORT MAY BE AVAILABLE FROM THE OWNER.
3. SITE SHALL BE CLEARED TO THE LIMITS SHOWN ON THE PLANS. REMOVE VEGETATION FROM THE SITE. BURNING IS NOT PERMITTED. PROTECT TREES AND OTHER FEATURES FROM DAMAGE WITH FENCING. STOCKPILES SHALL NOT BE LOCATED CLOSER THAN 25' TO A DRAINAGE STRUCTURE OR FEATURE AND SHALL BE SURROUNDED WITH SILT FENCE.
4. THE GEOTECHNICAL ENGINEER IS RESPONSIBLE FOR VERIFYING COMPACTION AND FILL PLACEMENT IN THE FIELD. THE GEOTECHNICAL ENGINEER MAY SUPERCEDE THESE SPECIFICATIONS IF THERE IS GOOD CAUSE TO DO SO. AN EXPLANATION MUST BE SUBMITTED TO THE ENGINEER IN WITTING BEFORE ANY DEVIATIONS ARE MADE.
5. IF NO GEOTECHNICAL RECOMMENDATION IS AVAILABLE, THEN THE FOLLOWING SPECIFICATIONS SHALL APPLY. ALL FILL SHALL BE CONSIDERED STRUCTURAL FILL AND SHALL BE PLACED IN ACCORDANCE WITH THE FOLLOWING: THE COMPACTED FILL SUBGRADE SHALL CONSIST OF AND SHALL BE UNDERLAIN BY SUITABLE BEARING MATERIALS, FREE OF ALL ORGANIC, FROZEN OR OTHER DELETERIOUS MATERIAL AND INSPECTED AND APPROVED BY THE RESIDENT GEOTECHNICAL ENGINEER. PREPARATION OF THE SUBGRADE, AFTER STRIPPING, SHALL CONSIST OF PROOF-ROLLING TO DETECT UNSTABLE AREAS THAT MIGHT BE UNDERCUT, AND COMPACTING THE SCARIFIED SURFACE TO THE SAME MINIMUM DENSITY INDICATED BELOW. THE COMPACTED FILL MATERIALS SHALL BE FREE OF ANY DELETERIOUS, ORGANIC OR FROZEN MATTER AND SHALL HAVE A MAXIMUM LIQUID LIMIT (ASTM-D-423) AND PLASTICITY INDEX (ASTM D-424) IF 30 AND 10 RESPECTFULLY, UNLESS SPECIFICALLY TESTED AND FOUND TO HAVE LOW EXPANSIVE PROPERTIES AND APPROVED BY AN EXPERIENCED SOILS ENGINEER. THE TOP TWELVE (12") INCHES OF COMPACTED FILL SHOULD HAVE A MAXIMUM THREE (3") INCH PARTICLE DIAMETER AND ALL UNDERLYING COMPACTED FILL A MAXIMUM SIX (6") INCH PARTICLE DIAMETER UNLESS SPECIFICALLY APPROVED BY AN EXPERIENCED SOILS ENGINEER. ALL FILL MATERIAL MUST BE TESTED AND APPROVED UNDER THE DIRECTION AND SUPERVISION OF AN EXPERIENCED SOILS ENGINEER PRIOR TO PLACEMENT. IF THE FILL IS TO PROVIDE NON-FROST SUSCEPTIBLE CHARACTERISTICS, IT MUST BE CLASSIFIED AS A CLEAN GW, GP, SW, OR SP PER UNITED SOIL CLASSIFICATION SYSTEM (ASTM D-2487). FOR STRUCTURAL FILL THE DENSITY OF THE STRUCTURAL COMPACTED FILL AND SCARIFIED SUBGRADE AND GRADES SHALL NOT BE LESS THAN 95 PERCENT OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE STANDARD PROCTOR (ASTM D-698) WITH THE EXCEPTION TO THE TOP 12 INCHES OF PAVEMENT SUBGRADE WHICH SHALL A MINIMUM IN-SITU DENSITY OF 100 PERCENT OF THE MAXIMUM DRY DENSITY, OR 5 PERCENT HIGHER THAN UNDERLYING FILL MATERIALS. THE MOISTURE CONTENT OF COHESIVE SOIL SHALL NOT VARY BY MORE THAN -1 TO +3 PERCENT AND GRANULAR SOIL ±3 PERCENT OF OPTIMUM WHEN PLACED AND COMPACTED OR RECOMPACTED, UNLESS SPECIFICALLY APPROVED BY THE SOILS ENGINEER TAKING INTO CONSIDERATION THE TYPE OF MATERIALS AND COMPACTION EQUIPMENT BEING USED. THE COMPACTION EQUIPMENT SHOULD CONSIST OF SUITABLE MECHANICAL EQUIPMENT SPECIFICALLY DESIGNED FOR SOIL COMPACTION. BULLDOZERS OR SIMILAR TRACKED VEHICLES ARE TYPICALLY NOT SUITABLE FOR COMPACTION. MATERIAL THAT IS TOO WET TO PERMIT PROPER COMPACTION MAY BE SPREAD ON THE FILL AND PERMITTED TO DRY. DISCING, HARROWING OR PULVERIZING MAY BE NECESSARY TO REDUCE THE MOISTURE CONTENT TO A SATISFACTORY VALUE, AFTER WHICH IT SHALL BE COMPACTED. THE FINISHED SUBGRADE AREAS OF THE SITE SHALL BE COMPACTED TO 100 PERCENT OF THE STANDARD PROCTOR (ASTM D-398) MAXIMUM DENSITY.
6. NO FILL SHALL BE PLACED ON A WET OR SOFT SUBGRADE. THE SUBGRADE SHALL BE PROOF-ROLLED AND INSPECTED BY THE GEOTECHNICAL ENGINEER BEFORE ANY MATERIAL IS PLACED.
7. SUBGRADE TOLERANCES ARE +/-1" FOR LANDSCAPE AREAS AND +/- ½" FOR ALL PAVEMENT AND BUILDING AREAS.
8. TOPSOIL SHALL BE FREE OF DELETERIOUS MATERIALS, ROOTS, OLD VEGETATION, ROCKS OVER 2" DIAMETER AND SHALL NOT BE EXCESSIVELY CLAYEY IN NATURE. NO CLUMPS LARGER THAN 4" ARE ACCEPTABLE. TOPSOIL MAY BE AMENDED AS NEEDED WITH SAND OR COMPOST TO BE LOOSE WHEN SPREAD.
9. THE CONTRACTOR SHALL MAINTAIN SITE DRAINAGE THROUGHOUT CONSTRUCTION. THIS MAY INCLUDE THE EXCAVATION OF TEMPORARY DITCHES OR PUMPING TO ALLEVIATE WATER PONDING. ANY DEWATERING SHALL NOT GO DIRECTLY TO STREAMS, CREEKS, WETLANDS OR OTHER ENVIRONMENTALLY SENSITIVE AREAS WITHOUT BEING TREATED FIRST. A DIRT BAG OR OTHER DEWATERING TREATMENT DEVICE MAY BE USED TO CAPTURE SEDIMENT FROM THE PUMPED WATER.
10. CONTRACTOR IS ADVISED THAT ALL MUD AND DEBRIS MUST NOT BE DEPOSITED ONTO THE ADJACENT ROADWAYS PER THE REQUIREMENT OF THE MUNICIPALITY OR OTHER APPROPRIATE GOVERNMENT AGENCIES. IN THE EVENT THIS OCCURS, THE ROADWAYS SHALL BE POWER SWEPT IMMEDIATELY AND ALL SEDIMENT REMOVED FROM DOWNSTREAM FACILITIES.

VILLAGE OF SOMERS, WI MATERIAL SPECIFICATIONS

GENERAL

- ☐ Comply with the Standard Specifications for Sewer and Water Construction in Wisconsin, latest edition.
- ☐ Obtain written approval for the proposed Plans and Specifications from the Village Engineer prior to construction.

SANITARY SEWER

GENERAL

- ☐ Bedding & cover material: 3/8" crushed limestone chips to 12" above pipe (pea gravel is not acceptable).
  - Bedding material shall cover 4" below the pipe and tucked underneath pipe manually.
- ☐ Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- ☐ Slurry Material Backfill material shall be placed in a clean concrete mixer truck and thoroughly mixed in the following quantities for each cubic yard required:
  - -1,600 lbs sand
  - -1,000 lbs #1 stone
  - -1,400 lbs #2 stone
  - -25 gals water (0 to -0.5 gal variance)
- ☐ Consolidation of backfill: 95% standard Proctor density for imported granular material and 100% for excavated material of existing aggregate material in the adjacent trench wall. Use mechanical means, unless allowed otherwise.
- ☐ Mandrel test: 95% mandrel after 30-days.
- ☐ Internal sewer inspection: Closed circuit color television with a small flow of water in the pipe.
- ☐ Low-pressure air test: Per Standard Specifications.
- ☐ Manhole vacuum test: Per Standard Specifications.
- ☐ Place tracer wire on sanitary sewer main: No. 10 AWG stranded or solid insulated copper wire and Copperhead Industries – Snake Pit Terminal Box at laterals, or approved equal.
- ☐ Pipe shall have underground marking tape after the bedding layer is laid on the top of the pipe centered. Marking tape shall be non-detectable and a minimum of 3 inches wide. Tape shall be green and state "sewer" within the warning text.

PIPE MATERIAL

- ☐ Minimum 8-inch PVC SDR-26 (min.) conforming to ASTM D-3034, unless allowed otherwise.
  - Having integral bell type flexible elastomeric joints meeting the requirements of ASTM D3212. Gaskets shall meet the requirements of ASTM F477. PVC material shall have a minimum cell classification of 12454C or 12364C and a minimum modulus of elasticity of 500,000 psi. PVC material shall have a cell classification of 12454B, 12454C, 12364C or 13364B, except that 12364C and 13364B shall have a minimum modulus of elasticity of 500,000 psi. Lateral pipe material shall conform to the requirements of Paragraph above.

- Sanitary sewer pipe used in gravity flow horizontal directional drilling shall be fusible polyvinyl chloride (PVC) or Certa-Flo restrained joint PVC pipe as approved by the Village Engineer.
- Fusible polyvinyl chloride (PVC) pipe meeting the requirement of AWWA C900 (4 inch through 36 inch diameter) with cast iron O.D. and thermal butt fused joints between pipe sections. Joint gaskets shall not be required. PVC material shall have a cell classification of 12454 as defined in ASTM D1784..
  1. Pipe shall be Fusible PVC® by Underground Solutions, Inc. or equal.
  2. Pipe used for sanitary sewer shall be colored green.

MANHOLE MATERIALS

- ☐ 48-inch ID precast concrete w/eccentric cone (typ.), ASTM C478.
- ☐ Design flat top slabs to resist H-20 loading.
- ☐ Frames and covers: Neenah R-1580 (R-1550) or equal, with Type B non-rocking lid, stamped with the word "SANITARY"; self-sealing gaskets; and concealed pick holes.
- ☐ Floodplain Areas: Use bolted and gasketed watertight frame and cover: Neenah R-1916-C, East Jordan 1058 WT, or equal.
- ☐ Use a minimum of 4 inches and a maximum of 15 inches of concrete adjusting rings. The top of manhole castings shall be set 1/4 inch below the newly finished asphalt surfaces, finished grade of concrete pavement, or elevations per the plan within grass or lawn areas. Casting shall be placed level within grass areas or match the slope of the adjacent finished surface in all other areas. Manhole frames shall be adjusted to the maximum extent possible by using adjusting rings of various thicknesses and tapers. Adjusting rings shall be set with butyl rubber sealant troweled into a 1/4 inch thick layer over the entire mating surface of the top of cone and all adjusting rings. The butyl rubber sealant shall be EZ-Stik or Kent-Seal butyl base sealant in trowelable grade or equal. After placing rings, minor permanent shimming of the casting to obtain the necessary elevation and slope shall be performed. Temporary wedging is not permitted. Shims shall have a minimum surface area of 8 square inches and be made of steel, or other non-degradable material approved by the Village. Shims shall be placed at a minimum of three locations between the casting and top adjusting ring to prevent rocking of the casting. After the shims have been correctly placed the Contractor shall then trowel the butyl rubber sealant or non-shrink grout, if approved by the Village, over the mating surfaces and then place the casting onto the manhole. Installing the butyl or grout between the adjusting ring and casting by pushing, tuckpointing, or any other method, from the outside of the rings is not permitted. Contractor shall take care to prevent the butyl rubber sealant from getting on the interior surface of the rings and frame within the chimney.
- ☐ An external sealing wrap shall be placed on the entire manhole chimney from the casting to the 6-inches below the top of the manhole cone section and installed per manufacturers recommendations. The external sealing wrap shall be EZ-WRAP, as manufactured by Press-Seal Gasket Corporation, or approved equal.
- ☐ Exterior joint protection: WrapidSeal by CCI Pipeline Systems or MacWrap by Mar Mac Construction Products.
- ☐ Exterior surface treatment: Heavy-duty coal tar pitch, Top-Coat or bituminous Super Service Black.
- ☐ Inside drop manholes are not allowed on new manholes. Inside drop manholes may only be installed on existing manholes if approved by the Village and WDNR.

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CONSTRUCTION DETAILS

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REVIEWED:
DESIGNED: AEK
DRAFTED: AMG

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SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

PEG JOB No. 1617.00
PEG PM AEK
START DATE 09/22/25
SCALE N.T.S.

SHEET 31 OF 32

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VILLAGE OF SOMERS, WI MATERIAL SPECIFICATIONS CONTINUED

SANITARY LATERALS

- Minimum 6-inch PVC SDR-26.
  - Install sewer laterals at a typical 2.08% (1/4-inch per foot) grade unless otherwise approved by the Village. Minimum lateral grade is 1.04% (1/8-inch per foot) and maximum grade is 4.16% (1/2-inch per foot).
  - All laterals exceeding 100-feet in length shall have cleanouts installed on them. Cleanouts shall be placed at 100-foot maximum spacing or as directed / approved by the Village.
  - Lateral(s) under existing pavement or shoulder areas shall be installed by boring, unless otherwise approved by the Village.
- Provide wye connections unless allowed otherwise by Village Engineer. Provide an SDR-26 tee with a riser sleeve on deeper installations.
- Terminate lateral pipe with a wooden 2x4 set one foot above finish grade.
- Lateral pipe locator wire and terminal post: No. 10 AWG stranded or solid insulated copper wire with Copperhead Industries – Snake Pit Terminal Box, or approved equal.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

WATER MAIN

GENERAL

- Only joint deflections within pipe manufacturer's specifications are permitted without fittings.
- Polyethylene wrap: Provide 8 mil on ductile iron pipe, valves, valve boxes, fittings, fire hydrant barrel sections, and curb boxes.
- Bedding & cover material: 3/8" crushed limestone chips to 12" above pipe (pea gravel is not acceptable).
- Bedding material shall cover 4" below the pipe and tucked underneath pipe manually.
- Slurry Material Backfill material shall be placed in a clean concrete mixer truck and thoroughly mixed in the following quantities for each cubic yard required:
  - -1,600 lbs sand
  - -1,000 lbs #1 stone
  - -1,400 lbs #2 stone
  - -25 gals water (0 to -0.5 gal variance)
- Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- Operation of valves: By Village representatives or agents unless allowed otherwise.
- One-hour pressure test: 150 psi with no loss.

- Leakage test (only if pressure test fails): Two hours at system pressure per Standard Specifications.
- Water services over 2-inch diameter shall meet the specifications for water main and include a gate valve/valve box at the point of connection to the water main.
- Water services equal or less than 2-inch diameter shall meet the specifications for water services and have a curb stop/service box placed one foot from the right-of-way line.
  - All water main materials including but not limited to pipe, tubing, valves, valve boxes, hydrants, joint restraints, fittings, and fasteners shall be manufactured in the USA.
  - The Contractor shall install water main at the grades per the Village approved plans with no high points constructed in the main except at hydrant locations and as approved by the Village. If a high point which could trap air cannot be prevented, then an air release assembly shall be constructed at that point. The Village reserves the right to order the Contractor to relay water mains placed at the wrong grade.
  - Valves, hydrants, copper service pipe, corp. stops, and curb stops removed as part of the project shall be delivered to the Village & Town of Somers Public Works Department, 7511 12th Street, Kenosha, WI, 53144.
  - Pipe shall have underground marking tape after the bedding layer is laid on the top of the pipe centered. Marking tape shall be non-detectable and a minimum of 3 inches wide. Tape shall be blue and state "water" within the warning text.

PIPE MATERIAL

- PVC: Conforming to AWWA C-900, pressure class 235, (DR 18).
- Tracer wire shall be installed with PVC pipe, extend wire to hydrants terminated in a Copperhead Industries – Snake Pit Terminal Box, or approved equal set behind the hydrant.
  - Polyvinyl chloride (PVC) pipe shall meet the requirement of AWWA C900 (4 inch through 30 inch diameter), DR18, pressure rating of 235, with cast iron O.D., and integral elastomeric bell and spigot joints.
  - Pipe shall be installed the same year it was manufactured unless approved by the Village Engineer.
  - Water main pipe material used in directionally drilled water main shall be fusible polyvinyl chloride (PVC), high density polyethylene (HDPE) or Certa-Lok restrained joint PVC pipe as approved by the Village Engineer.
  - Fusible polyvinyl chloride (PVC) pipe meeting the requirement of AWWA C900 (4 inch through 36 inch diameter) with cast iron O.D. and thermal butt fused joints between pipe sections. Joint gaskets shall not be required. PVC material shall have a cell classification of 12454 as defined in ASTM D1784.
    1. Pipe shall be Fusible C-900® by Underground Solutions, Inc.
    2. Pipe used for water main shall be colored blue.
  - High density polyethylene (HDPE) water main (4 inch through 36 inch diameter) shall meet the requirements of AWWA C906, DR 11, with cast iron O.D. Pipe material shall have a cell classification of PE 3408/PE 3608 (345464C) as specified in ASTM D3350.
    1. HDPE pipe has a greater wall thickness than PVC and DI pipe resulting in a smaller inside diameter. Unless the plans specifically state HDPE pipe, the HDPE pipe installed shall be larger diameter than that shown on the plans so that the inside diameter is the same as, or larger, than the adjacent pipe sections.
  - 2. Pipe used for water main shall be striped blue.

LOCATOR WIRE

- Tracer locator wire: Install with PVC pipe, stranded blue insulated copper, minimum No. 10 AWG.
  - Tracer wire for use in horizontal directional drilling shall be SoloShot Xtreme 7x7 stranded CCS as manufactured by Copperhead Industries, LLC of Monticello, Minnesota or equal.
  - For horizontal directional drilling type construction and electrical conduit, tape the tracer wire to the pipe at 5-foot intervals leaving sufficient slack to accommodate the stretching of the pipe during pull-back. Tracer wire within directional drilling sections shall be continuous with no splices.
- Location: On top of PVC pipe and fittings, secure at min. 10-foot intervals.
- Terminal Box: Copperhead Industries – Snake Pit Terminal Box, or approved equal.
- Extend locator wire to top of terminal boxes leaving 12 inches of slack for future connection and connect to terminal box.
- Secure terminal box to back side of fire hydrant barrel and all service curb stops and set top of box flush with finished grade. Connect service locator wire to water main locator wire.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

FITTINGS

- Only American-made fittings, pipe, valves, and hydrants will be allowed.
- Ductile iron fittings: Meet AWWA C-110/ANSI A21.10 or A21.53. Fittings shall be ductile iron or cast iron, cement mortar lined with internal and external bituminous coating and meeting the requirements of AWWA Standard C110 (ANSI 21.10). Fittings shall be supplied with mechanical joints and rubber gaskets.
- Ductile iron mechanical joints fittings meeting the requirements of AWWA Standard C153 for "compact fittings", 3-inch through 24-inch size, may be used in place of the fittings specified above.
- All water main nuts, bolts, and rods including connections to mains, fittings, valves and hydrants, shall be stainless steel. Nuts shall have a colored fluoropolymer lubricant coating to prevent galling.
- If a sleeve is required, a full-bodied solid sleeve shall be used.
- Fittings shall be polyethylene wrapped per Standard Specifications.
- Bolts and nuts: A-304 stainless steel, no substitutions.
- Use restrained joints on all fittings.
- Thrust blocking (in addition to restrained mechanical joints): Solid concrete masonry units or Class F poured concrete per Section 4.3.13 of the Standard Specifications. Wood thrust blocking will not be permitted.
- Stainless steel rods shall be used to restrain 90° and 45° bends on hydrant leads and offsets.

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- Fittings shall be polyethylene wrapped per Standard Specifications.
- Bolts and nuts: A-304 stainless steel, no substitutions.
- Use restrained joints on all fittings.
- Thrust blocking (in addition to restrained mechanical joints): Solid concrete masonry units or Class F poured concrete per Section 4.3.13 of the Standard Specifications. Wood thrust blocking will not be permitted.
- Stainless steel rods shall be used to restrain 90° and 45° bends on hydrant leads and offsets.

- Service pipe shall be seamless from the main to the curb box.
- Service saddles for connecting to PVC pipes: Stainless steel saddle with O-ring and grade 30 rubber grid map; Cascade styles CSC1, CSC2, CS22, or approved equal.
- Corporation stops: McDonald No. 4701BQ ball valve with AWWA/CC taper thread inlet and compression connection outlet.
- Curb stops: McDonald No. 6106, Mueller H-15209N, or approved equal.
- Service boxes: Extension type with stationary rods, McDonald No. 5614 for 3/4" and 1" sizes and McDonald No. 5615 for 1-1/2" and 2" sizes. Mueller H-10336 arch pattern curb box with a H-10400 foot piece, or equal
- Polywrap service box.
- Place locator wire on top of water service lines and extend to terminal box adjacent to the service box.
  - Tapping PVC Water Main. PVC water main shall be tapped using double strap service clamps. Corporation stops installed on PVC pipe shall be furnished with AWWA tapered threads conforming to AWWA C-800.
    - Service clamps for 1-1/2", and 2" services shall have a minimum total width of 3-inches.
    - Tap PVC pipe using a shell cutter with internal teeth. Do not use a standard drill and tap for direct tapping under pressure.
  - Place Teflon tape on corporation stop threads prior to installation. Corporation stops shall be torqued to a maximum of 35 ft.-lb. or as recommended by the manufacturer.
    - The tap shall be located at least 3-feet from the following:
    - The back of the bell where the bell transitions to the barrel of the pipe.
    - The spigot insertion line.
    - Joint restraint hardware.
    - Adjacent service taps.

FIRE HYDRANTS

- Model/Manufacturer: Mueller A-423.
- All hydrant body hardware shall be stainless steel.
- Color: Factory painted red with the nozzle caps and operating nut painted silver gray.
- Nozzle height: 18-inches to 26-inches to finish grade.
- Equip steamer nozzle with a 5" Storz Quick Connect.
- Standard hydrant extensions are required for hydrants with over 6 feet of cover, or where required to adjust nozzle height.
- Auxiliary valves: Connect directly to water main at an anchor tee.
- Hydrant lead pipe: C-900 PVC with restrained joints.
- Hydrant leads and fittings: Restrain by Mega-lug gland or approved equal.
- Provide stop nut or factory-installed means of preventing damage to hydrant when torque is applied to close hydrant.
- Spacing: Maximum 400 feet (residential subdivisions).
- Place locator wire terminal boxes at all hydrant locations.
- Install 3/8" diameter, 5' long fiberglass hydrant marker with spring and reflective bands on all hydrants.
- Developer shall provide one spare hydrant to the Public Works Department.

STORM SEWER

GENERAL

- Compacted granular backfill, topped with 10 to 14-inches of 1-1/4" dense graded aggregate base course material is required below or within 4-feet of any paved surface. Use only clean graded sand, clean granular bank run, aggregate slurry, or excavated granular material, with Village Engineer's approval.
- Consolidation of backfill: 95% standard Proctor density for imported granular material and 100% for excavated material of existing aggregate material in the adjacent trench wall. Use mechanical means, unless allowed otherwise.
- Provide sump pump connection/storm sewer pipes for all new homes with flexible watertight tee service connector, KOR-N-TEE by NPC Systems, or approved equal.

PIPE MATERIAL

- Within road right-of-way: Minimum 12-inch reinforced concrete pipe, minimum class III, conforming to ASTM C76 or ASTM C507.
- Outside road right-of-way: Alternate pipe material, such as HDPE ADS N-12, may be permitted by Village Engineer.
- Rubber O-ring gasket pipe required.

MANHOLE MATERIALS

- Design flat top slabs to resist H-20 loading.
- Frames and closed lids: Heavy duty, indented top solid lid, non-rocking, Neenah R-1580 with Type B lid or approved equal.
- Frames and open lids: Heavy duty, Neenah R-2504 with Type D grates, or approved equal.
- Beehive grate manhole covers: Neenah R-2560 E1 or approved equal.
- Manholes shall be 4'-0" diameter minimum.
- Joints for manhole riser section shall be made with non-shrink grout, rubber "O"-ring gaskets, a continuous ring of butly rubber sealant (EZ-Stik or Kent Seal in rope form) or approved equal.
- Adjusting rings and manhole frames shall be set with non-shrink grout or butyl rubber sealant troweled into a 1/4-inch thick layer over the entire surface areas of the top of cone and all adjusting rings. The butyl rubber sealant shall be EZ-Stik or Kent Seal butyl base sealant in trowelable grade or approved equal.

CATCH BASINS

- 2'x3' precast concrete box with a minimum 12-inch sump for catch basins in the curb line.
- 2' diameter precast concrete structure with a minimum 12-inch sump for catch basins in grassed areas.
- Do not place catch basins within the entire curb return at intersections, if possible.
- Curb inlet frames: Neenah R-3067-L.
- Turf area drainage grates: Beehive type, Neenah R-2560 E1 or approved equal.

DRIVEWAY CULVERTS

- Minimum 15-inch diameter CMP or RCP with flared end sections.

STORM LATERALS

- Minimum 6-inch PVC SDR-26.
- Provide wye connections unless allowed otherwise.
- Terminate lateral pipe with a wooden 2x4 set one foot above finish grade.
- Lateral pipe locator wire and terminal post: No. 10 AWG single strand insulated copper wire and Copperhead Industries – Snake Pit Terminal Box, or approved equal.
  - Ground rods shall be bare magnesium anodes, minimum of 1.5 lbs or equal. Wire to grounding anodes shall be a minimum of 10 AWG.
  - Grounding anodes shall be driven into undisturbed soil at dead ends, stubs and access box locations. Ground wire at access box locations shall connect to the access box.
  - The Contractor shall test all tracer wire for electrical continuity prior to acceptance of the main or service lateral to which it is accessory. Testing shall be coordinated with the Village and continuity shall be tested using Village equipment.

STREET PAVEMENTS

PAVEMENT MARKINGS

- Epoxy pavement markings required for streets.

DRAFTED: AMG DESIGNED: ASK REVIEWED:

PINNACLE ENGINEERING GROUP
ENGINEERING I NATURAL RESOURCES I SURVEYING
PLAN I DESIGN I DELIVER
www.pinnacle-engr.com
WISCONSIN OFFICE:
20725 WATERTOWN ROAD, SUITE 100
BROOKFIELD, WI 53186
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CHICAGO I MILWAUKEE : NATIONWIDE

SOMERS CREEK

SOMERS, WI

CONSTRUCTION DETAILS

REVISIONS

PEG JOB No. 1617.00 ASK
PEG PM 09/22/25
START DATE N.T.S.
SCALE

SHEET 32 OF 32

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CONSTRUCTION DETAILS

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VILLAGE OF SOMERS
VILLAGE BOARD
MEETING ITEM MEMORANDUM

MEETING DATE: January 13, 2026

TO: Village President Stoner and Village Trustees

PREPARED BY: Wendy Burnette – Clerk/Treasurer

AGENDA ITEM: #14 Action on Operator's Licenses: Ella Zehrung, Jennifer Wilkins, Allyson Pobloski, Roberta Schulz, Caleb Gordon, Amilion Hughes, Joy Parfait, Isabelle Otis

BACKGROUND:

Ella Zehrung, Jennifer Wilkins, Allyson Pobloski, Roberta Schulz, Caleb Gordon, Amilion Hughes, Joy Parfait, and Isabelle Otis have applied for operator's licenses for the Village of Somers.

No discrepancies with the application.

SUGGESTED ACTION/ACTION REQUESTED/COMMENTS:

Staff recommends approval. In the event that the Village Board agrees with the recommendation to approve: Operators' applications, a suggested motion would be as follows:

"Motion to approve Operator License for: Ella Zehrung, Jennifer Wilkins, Allyson Pobloski, Roberta Schulz, Caleb Gordon, Amilion Hughes, Joy Parfait, and Isabelle Otis."

ATTACHMENTS:

None