VILLAGE OF THIENSVILLE
COMMITTEE OF THE WHOLE
AGENDA

DATE: Monday, August 3, 2015

LOCATION: 250 Elm Street
Thiensville, WI

Time: Immediately following Public Hearing Scheduled for 6:00 PM

I. CALL TO ORDER

II. ROLL CALL

President: Van Mobley
Trustees: Kim Beck, Kenneth Kucharski, Ronald Heinritz, David Lange, Rob Holyoke, John Treffert
Administrator: Dianne Robertson
Staff: Director of Public Works Andy LaFond
Fire Chief Brian Reiels
Police Chief Scott Nicholson
Asst. Administrator Colleen Landisch-Hansen
Clerk Amy Langlois

III. BUSINESS

A. Review Capital Expenditures List

Documents: CAPITAL EXPENDITURES.PDF

B. Review And Recommendation Regarding Parking Lot Lease Agreement Extension To Greg Mueller Upholstery, 121 S. Main Street From 9-20-2015 To 9-20-2020

Documents: MUELLER LEASE AGREEMENT.PDF

C. Review And Recommendation Regarding Bids For Main Street And Green Bay Road Water Main Project And Review The Report Of The Engineer

Documents: MAIN STREET AND GREEN BAY ROAD WATER MAIN.PDF, REPORT OF THE ENGINEER.PDF

D. Review And Recommendation On Amendment To The Planned Development Overlay (PDO) Ordinance As Received From The Plan Commission (Public Hearing Scheduled For August 17, 2015 At 6:00 PM) And Discussion On How Ordinance Can Be Used On Redevelopment Opportunities

Documents: PDO.PDF

E. Review And Recommendation Regarding The Following Appointments To The Thiensville Fire Department:
1. Ross A. Lautenbach
2. Christopher R. Wunsch

F. Review And Recommendation For Certificate Of Recognition To Cole Walter Murphy, Boy Scout Troop #865

Documents: EAGLE SCOUT COLE MURPHY.PDF

G. Review Preliminary 2016-2020 Capital Expenditure Plan

Documents: PRELIMINARY 2016-2020 CAPITAL EXPENDITURE PLAN.PDF

IV. BUSINESS FROM THE FLOOR

A. Citizens to be Heard

Open to any citizen who wishes to speak on items not on the agenda. Please step to the podium and give your name and address for the record.

V. MISCELLANEOUS BUSINESS BY TRUSTEES AS MAY PROPERLY BE BROUGHT BEFORE THE BOARD.

1. Inter-Governmental Committee with Mequon
2. Use of 101 Green Bay Road, Old Village Hall & Fire Station
3. Acceptance/Report of Gifts Received:
4. Dialog with Mequon regarding water utility service
5. Review next month's meeting date schedule

VI. ADJOURNMENT

Amy L. Langlois, Village Clerk
July 31, 2015

Please advise the Thiensville Municipal Hall, 250 Elm Street (242-3720) at least 24 hours prior to the start of this meeting if you have disabilities and desire special accommodations.

Notice is hereby given that a quorum of the Village Board and/or Village Committees may be in attendance at this meeting to present, discuss and/or gather information about a subject over which they have decision-making responsibility, although they will not take any formal action thereto at this meeting.

VILLAGE OF THIENSVILLE
2015 CAPITAL PROJECT EXPENDITURE REPORT
AUGUST 3, 2015

ITEM BUDGETED	AMOUNT BUDGETED	AMOUNT IN RESERVES	TOTAL AMOUNT AVAILABLE	ACTUAL EXPENSE	DIFFERENCE
ADMINISTRATION					
Replace Rooftop HVAC-Village Board Room	$ 14,000.00	$ -	$ 14,000.00	$ -	$ 14,000.00
Copy Machine for Administrative Office	$ 6,000.00	$ -	$ 6,000.00	$ 6,579.00	$ (579.00)
Riverview Drive Bike Route Signs	$ -	$ 2,100.00	$ 2,100.00	$ -	$ 2,100.00
New Voting Machine	$ -	$ 7,502.12	$ 7,502.12		$ 7,502.12
	$ 20,000.00	$ 9,602.12	$ 29,602.12	$ 6,579.00	$ 23,023.12
POLICE DEPARTMENT					
3 Tactical Vests	$ -	$ -	$ -	$ 4,735.00	$ (4,735.00)
2 Squad Replacement (Year 4 of 4)	$ 22,000.00	$ 60,000.00	$ 82,000.00	$ 73,784.47	$ 8,215.53
3 Tazers	$ 3,000.00	$ -	$ 3,000.00	$ 4,408.55	$ (1,408.55)
3 Portable Radios	$ 4,500.00	$ -	$ 4,500.00	$ -	$ 4,500.00
	$ 29,500.00	$ 60,000.00	$ 89,500.00	$ 82,928.02	$ 6,571.98
FIRE DEPARTMENT					
	$ -	$ -	$ -	$ -	$ -
Replace Station Compressor	$ 2,500.00	$ -	$ 2,500.00	$ 1,639.98	$ 860.02
Dive Truck Springs	$ 3,000.00	$ -	$ 3,000.00	$ -	$ 3,000.00
Hose Replacement Program	$ -	$ 8,984.37	$ 8,984.37	$ 2,711.70	$ 6,272.67
Equipment Replacement Fund	$ 154,697.00	$ 102,393.54	$ 257,090.54	$ -	$ 257,090.54
Radio Replacement	$ 5,000.00	$ -	$ 5,000.00	$ -	$ 5,000.00
	$ -	$ -	$ -	$ -	$ -
	$ 165,197.00	$ 111,377.91	$ 276,574.91	$ 4,351.68	$ 272,223.23
PUBLIC WORKS DEPARTMENT					
	$ -	$ -	$ -	$ -	$ -
Vehicle Replacement Fund	$ 20,000.00	$ 86,191.57	$ 106,191.57	$ 35,000.00	$ 71,191.57
DPW Office Remodel	$ -	$ -	$ -	$ -	$ -
DPW Replacement Truck	$ -	$ -	$ -	$ 32,998.45	$ (32,998.45)
Street Light Pole Replacements	$ 6,500.00	$ 15,196.91	$ 21,696.91	$ -	$ 21,696.91
Emerald Ash Borer Program	$ 9,500.00	$ 16,563.50	$ 26,063.50	$ 2,130.00	$ 23,933.50
Utility Trailer	$ 9,000.00	$ -	$ 9,000.00	$ 5,800.00	$ 3,200.00
Camera Upgrade-Public Works Yard	$ 5,000.00	$ -	$ 5,000.00	$ -	$ 5,000.00
Downtown Wayfinding Signs	$ -	$ 5,000.00	$ 5,000.00	$ -	$ 5,000.00
Brush Chipper	$ 30,000.00	$ -	$ 30,000.00	$ -	$ 30,000.00
Replace Street Light Glass Fixtures	$ -	$ 87,587.34	$ 87,587.34	$ -	$ 87,587.34
Public Works Employee Uniforms	$ -	$ 2,000.00	$ 2,000.00	$ -	$ 2,000.00
Front End Loader Tires	$ 7,000.00	$ -	$ 7,000.00	$ -	$ 7,000.00
	$ 87,000.00	$ 212,539.32	$ 299,539.32	$ 75,928.45	$ 223,610.87
DPW PARK DEPARTMENT					
Diamond Groomer	$ -	$ 22,000.00	$ 22,000.00	$ 15,290.00	$ 6,710.00
Mower	$ 14,000.00	$ -	$ 14,000.00	$ 21,034.00	$ (7,034.00)
Bleachers	$ 30,000.00	$ -	$ 30,000.00	$ -	$ 30,000.00
Seal Bike Path	$ 7,500.00	$ -	$ 7,500.00	$ 8,026.00	$ (526.00)
Annual Pigeon Creek Maintenance	$ 10,000.00	$ -	$ 10,000.00	$ 597.50	$ 9,402.50
Annual Fishladder Maintenance	$ 5,000.00	$ -	$ 5,000.00	$ -	$ 5,000.00
Geese Control	$ -	$ 1,600.00	$ 1,600.00	$ -	$ 1,600.00
	$ 66,500.00	$ 23,600.00	$ 90,100.00	$ 44,947.50	$ 45,152.50
UNCLASSIFIED IMPROVEMENT FUND					
Water Main on Main Street	$ -	$ -	$ -	$ 3,738.39	$ (3,738.39)
Assessment Revaluation	$ 13,520.00	$ 4,000.00	$ 17,520.00	$ -	$ 17,520.00
Entryway Feature	$ 50,000.00	$ -	$ 50,000.00	$ -	$ 50,000.00
Old Village Hall Upper Floor Study	$ 7,000.00	$ -	$ 7,000.00	$ -	$ 7,000.00
Downtown Improvements	$ -	$ -	$ -	$ 20,231.11	$ (20,231.11)
Profile & Concrete Replace. Main Street	$ 350,000.00	$ 172,792.65	$ 522,792.65	$ 45,118.12	$ 477,674.53
Replace Park Restrooms	$ 95,500.00	$ 191,667.71	$ 287,167.71	$ 252,850.71	$ 34,317.00
Remediation DPW Yard	$ 10,000.00	$ -	$ 10,000.00	$ -	$ 10,000.00
Thiensville Business Association Event	$ 5,000.00	$ -	$ 5,000.00	$ -	$ 5,000.00
Bridge Over Pigeon Creek Glaze to Lewis	$ -	$ -	$ -	$ -	$ -
CONTINGENCY	$ 25,000.00	$ (36,667.23)	$ (11,667.23)	$ 125.25	$ (11,792.48)
	$ 556,020.00	$ 331,793.13	$ 887,813.13	$ 322,063.58	$ 565,749.55
TOTALS	$ 924,217.00	$ 748,912.48	$ 1,673,129.48	$ 536,798.23	$ 1,136,331.25

XII. COMMITTEE REPORTS

A. Review and approval of Certificate of Recognition for attaining the rank of Eagle Scout, John Edward Knapp and Matthew James Knapp, Boy Scout Troop #852

MOTION by Trustee Beck, **SECONDED** by Trustee Heinritz to approve a Certificate of Recognition for John Edward Knapp and Matthew James Knapp, Boy Scout Troop #852. **MOTION CARRIED UNANIMOUSLY.**

B. Review and approval of Resolution No. 2014-11 Adopting the 2015 Budget and Establishing the 2014 Tax Levy and Rate

Administrator Robertson shared the levies from the different taxing authorities with the Board. The State Legislature passed a bill just recently that rather than impose levy limits on vocational tech schools they gave vocational tech schools money to offset their levy. The TIF increment is based on an actual levy so by doing this the Village will receive $33,000 less in TIF increment than if the transaction had not occurred. Administrator Robertson amended the budget to show $33,000 less in TIF increment, $33,000 less transferred to the capital projects fund and reduced the fire equipment reserve by the $33,000 to match the income and expenses that the Village has within these funds. Overall, this will reduce the tax rate on a $241,000 home by $200 a year. Any municipality with a TIF District will be impacted. Trustee Holyoke feels that the resolution should be approved to adopt the current 2015 Budget since the increase is less than 1%. Trustee Beck feels that he became a Trustee to help with development and to lower taxes per request by several residents so he is against increasing the tax rate. President Mobley commented that when the TIF expires taxes will decline, which works both ways; taxes go down and services go down. Thiensville cannot create another TIF District until the previous one expires.

Trustee Heinritz feels the same way as Trustee Holyoke in keeping the current budget if the Village wants to keep the services and deal with future expenditures.

MOTION by Trustee Holyoke, **SECONDED** by Trustee Lange to approve Resolution No. 2014-11 Adopting the 2015 Budget and Establishing the 2014 Tax Levy and Rate.
Ayes: Trustees Heinritz, Holyoke, Lange and Treffert.
Naes: Trustees Beck, Kucharski, and President Mobley.
MOTION CARRIED.

C. Review and approval of a Parking Lot Lease Agreement extension from 9/20/2015 to 9/20/2020 for Greg Mueller Upholstery

Andy LaFond, Director of Public Works presented a power point presentation which showed the property lines of the Mueller parking that is leased from the Village, the municipal parking lot and the easement from We Energies. The area that the Village owns is unbuildable due to the utility lines and underground utilities. Wayne Houpt from Suburban Harley owns 1.5 acres of the surrounding land and the Village owns .33 acres. Traffic is expected to double by 2035 on Main Street. The idea is to have this current space fully utilized and there is a parking problem in this whole general area. Trustee Beck is proposing that we give Mr. Mueller an eight year lease. The lease amount that Mr. Mueller is paying now to the Village is significantly lower than what he was once paying to We Energies before the Village purchased the property from We Energies. On Mr. Mueller's behalf, Trustee Holyoke stated that if there were a whole different Board of Trustees in three years they may not care whether a lease is renewed or not. President Mobley does not want to do an extended lease because he does not want to restrain redevelopment in this area. President Mobley does want to work with Mr. Mueller due to his longevity with the Village and the nice upkeep of his building and business.

Trustee Lange agrees with President Mobley. The lease amount has already been reduced by a significant amount. There is time for the Board to make a decision since the lease is not up until September 2015.

D. Review and approval of Resolution No. 2014-12 Design Services with Groth Design Group for the Village Park Restrooms in the amount of $28,860

MOTION by Trustee Treffert, **SECONDED** by Trustee Lange to approve Resolution No. 2014-12 Design Services with Groth Design Group for the Village Park restrooms in the amount of $28,860. **MOTION CARRIED UNANIMOUSLY.**

E. Review and update on Mequon/Thiensville Sewer Interceptor Project

The planning is ongoing and Andy LaFond, Director of Public Works will be meeting with the contractor.

NEXT RESOLUTION NUMBER:	2014-13
NEXT ORDINANCE NUMBER:	2014-04

XIII. BUSINESS FROM THE FLOOR

A. Citizens to be Heard

Open to any citizen who wishes to speak on items not on the agenda. Please step to the podium and give your name and address for the record.

XIV. REPORTS AND COMMUNICATIONS

A. Plan Commission
B. Frank L. Weyenberg Library
C. Mid-Moraine Legislative Committee
D. Historic Preservation Commission
E. Telecommunication & IT Oversight Committee
F. C.D.A.
G. Bike Trail Committee
H. Farmland Preservation Committee
I. Thiensville Business Association/Renaissance Committee

XV. UNFINISHED BUSINESS

Sept. 27, 2014

GREG MUELLER UPHOLSTERY
121 S. Main St.
Thiensville, WI 53092-1902
262-242-1004

Village of Thiensville,

As I plan on being in business 10 more years, this parking lot is important to my business and I would like to have the lease extended 5-10 yrs beyond the 9/12/2015 lease.

Sincerely
Greg Mueller

Mueller Lease Agreement

This Commercial Lease Agreement ("Lease") is made and effective this 20th day of September, 2010, by and between the Village of Thiensville, a Wisconsin Municipal Corporation ("Landlord") and Greg Mueller Upholstery, a sole proprietorship, located at 121 S. Main Street, Village of Thiensville, Ozaukee County, Wisconsin ("Tenant").

Landlord is the owner of land legally described as follows

Landlord makes available for lease a portion of the parking lot as shown in Certified Survey map #3693, (the "Leased Premises").

Landlord desires to lease the Leased Premises to Tenant, and Tenant desires to lease the Leased Premises from Landlord for the term, at the rental and upon the covenants, conditions and provisions herein set forth.

THEREFORE, in consideration of the mutual promises herein contained and other good and valuable consideration, it is agreed:

1. **Term**.

A. Landlord hereby leases the Leased Premises to Tenant, and Tenant hereby leases the same from Landlord, for an "Initial Term" beginning 9-20-2010 and ending 9-20-2015.

B. Tenant may renew the Lease for a term of one (1) year. Tenant shall exercise such renewal option, if at all, by giving written notice to Landlord not less than sixty (60) days prior to the expiration of the Initial Term. The renewal term shall be at the rental set forth below and otherwise upon the same covenants, conditions and provisions as provided in this Lease.

2. **Rental**.

A. Tenant shall pay to Landlord during the Initial Term rental of $400.00 per year. Each installment payment shall be due in advance on the first day of September of each year during the lease term to Landlord at 250 Elm Street, Thiensville, Wisconsin 53092 or at such other place designated by written notice from Landlord or Tenant. A grace period of 10 days is allowed for late payments, after which any overdue payments bear interest of an annual rate of ten percent (10%). The rental payment amount for any partial calendar years included in the lease term shall be prorated on a monthly basis.

B. The rental for any renewal lease term, if created as permitted under this Lease, shall be $400.00 per year, plus a increase calculated by multiplying the rental amount with the consumer price index rate as of the date of the renewal.

3. **Use**

Tenant may use the premises as a parking lot.

4. **Sublease and Assignment**.

Tenant shall have the right, without Landlord's consent, to assign this Lease to a corporation with which Tenant may merge or consolidate, to any subsidiary of Tenant, to any corporation under common control with Tenant, or to a purchaser of substantially all of Tenant's assets. Except as set forth above, Tenant shall not sublease all or any part of the Leased Premises, or assign this

Lease in whole or in part without Landlord's consent, such consent not to be unreasonably withheld or delayed.

5. **Alterations**.

Landlord reserves the right to request the removal of the fence which has been constructed by tenant. Said removal shall be preformed in a workmanlike manner within 60 days of landlord's written request. At the time of said fence removal, landlord will further request that the west thirty feet of the lot be used on a non-exclusive basis for parking, with a layout which would allow access to parking located to the south of the Mueller property. If tenant is unwilling to remove the fence or allow non-exclusive use, landlord reserves the right to terminate this lease or remove the western thirty feet from the leased premises and allow tenant to pay a reduced rent based upon the remaining square footage.

6. **Property Taxes**.

Tenant shall pay, prior to delinquency, all installments of special assessments coming due during the Lease term on the Leased Premises. Tenant shall be responsible for paying all personal property taxes with respect to Tenant's personal property at the Leased Premises.

7. **Insurance**.

A. If the Leased Premises is damaged by fire or other casualty resulting from any act or negligence of Tenant or any of Tenant's agents, employees or invitees, rent shall not be diminished or abated while such damages are under repair, and Tenant shall be responsible for the costs of repair not covered by insurance.

B. Tenant shall be responsible, at its expense, for fire and extended coverage insurance on all of its personal property, including removable trade fixtures, located in the Leased Premises.

C. Tenant shall maintain a policy or policies of comprehensive general liability insurance with respect to the tenants activities on the leased premises with the premiums thereon fully paid on or before due date, issued by and binding upon some insurance company approved by Landlord, such insurance to afford minimum protection of not less than $1,000,000 combined single limit coverage of bodily injury, property damage or combination thereof. Landlord shall be listed as an additional insured on Tenant's policy or policies of comprehensive general liability insurance, and Tenant shall provide Landlord with current Certificates of Insurance evidencing Tenant's compliance with this Paragraph. Tenant shall obtain the agreement of Tenant's insurers to notify Landlord that a policy is due to expire at least (10) days prior to such expiration.

8. **Entry**.

Landlord shall have the right to enter upon the Leased Premises at reasonable hours to inspect the same, provided Landlord shall not thereby unreasonably interfere with Tenant's business on the Leased Premises.

9. **Default**.

If default shall at any time be made by Tenant in the payment of rent when due to Landlord as herein provided, and if said default shall continue for fifteen (15) days after written notice thereof shall have been given to Tenant by Landlord, or if default shall be made in any of the other covenants or conditions to be kept, observed and performed by Tenant, and such default shall continue for thirty (30) days after notice thereof in writing to Tenant by Landlord without correction thereof then having been commenced and thereafter diligently prosecuted, Landlord may declare the term of this Lease ended and terminated by giving Tenant written notice of such intention, and if possession of the Leased Premises is not surrendered, Landlord may reenter said premises. Landlord shall have, in addition to the remedy above provided, any other right or remedy available to Landlord on account of any Tenant default, either in law or equity. Landlord shall use reasonable efforts to mitigate its damages.

10. **Condemnation**.

If any legally constituted authority condemns the land or such part thereof which shall make the Leased Premises unsuitable for leasing, this Lease shall cease when the public authority takes possession, and Landlord and Tenant shall account for rental as of that date. Such termination shall be without prejudice to the rights of either party to recover compensation from the condemning authority for any loss or damage caused by the condemnation. Neither party shall have any rights in or to any award made to the other by the condemning authority.

11. **Notice**.

Any notice required or permitted under this Lease shall be deemed sufficiently given or served if sent by United States certified mail, return receipt requested, addressed as follows:

If to Landlord to:

Village Administrator, Village of Thiensville

250 Elm Street

Thiensville, WI 53092

If to Tenant to:

Greg Mueller Upholstery

121 S. Main Street

Thiensville, WI 53092

Landlord and Tenant shall each have the right from time to time to change the place notice is to be given under this paragraph by written notice thereof to the other party.

12. **Brokers**.

Tenant represents that Tenant was not shown the Premises by any real estate broker or agent and that Tenant has not otherwise engaged in any activity which could form the basis for a claim for real estate commission, brokerage fee, finder's fee or other similar charge, in connection with this Lease.

13. **Waiver**.

No waiver of any default of Landlord or Tenant hereunder shall be implied from any omission to take any action on account of such default if such default persists or is repeated, and no express waiver shall affect any default other than the default specified in the express waiver and that only for the time and to the extent therein stated. One or more waivers by Landlord or Tenant shall not be construed as a waiver of a subsequent breach of the same covenant, term or condition.

14. **Memorandum of Lease**.

The parties hereto contemplate that this Lease should not and shall not be filed for record, but in lieu thereof, at the request of either party, Landlord and Tenant shall execute a Memorandum of Lease to be recorded for the purpose of giving record notice of the appropriate provisions of this Lease.

15. **Successors**.

The provisions of this Lease shall extend to and be binding upon Landlord and Tenant and their respective legal representatives, successors and assigns.

16. **Consent**.

Landlord shall not unreasonably withhold or delay its consent with respect to any matter for which Landlord's consent is required or desirable under this Lease.

17. **Compliance with Law**.

Tenant shall comply with all laws, orders, ordinances and other public requirements now or hereafter pertaining to Tenant's use of the Leased Premises. Landlord shall comply with all laws, orders, ordinances and other public requirements now or hereafter affecting the Leased Premises.

18. **Final Agreement**.

This Agreement terminates and supersedes all prior understandings or agreements on the subject matter hereof. This Agreement may be modified only by a further writing that is duly executed by both parties.

19. **Governing Law**.

This Agreement shall be governed, construed and interpreted by, through and under the Laws of the State of Wisconsin.

IN WITNESS WHEREOF, the parties have executed this Lease as of the day and year first above written.

LANDLORD:

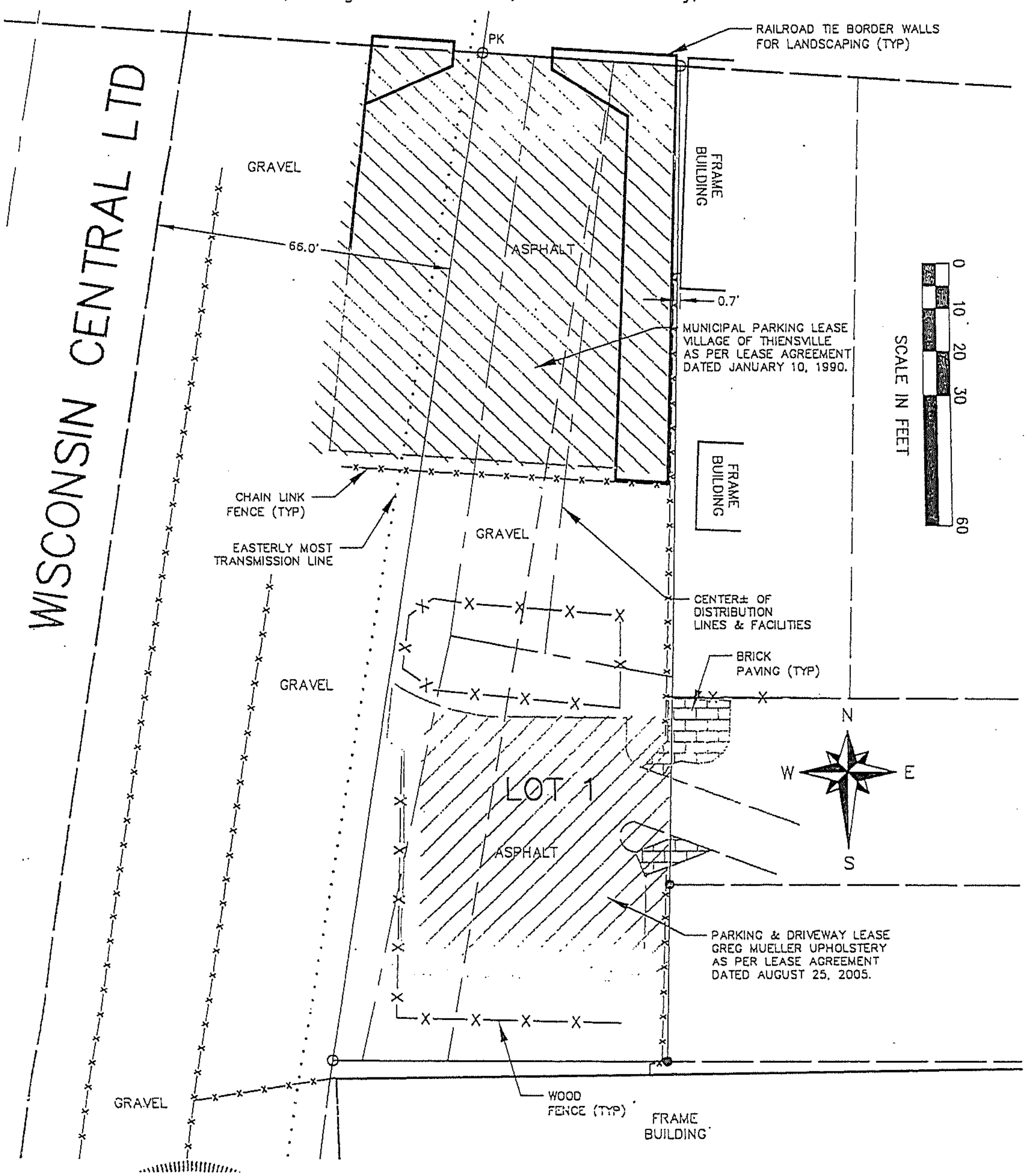
Dianne S. Alberton
____

TENANT:

Greg Mueller
____

CERTIFIED SURVEY MAP 3693

Being part of the Southeast 1/4 of the Northeast 1/4 of Section 22, Town 9 North, Range 21 East, Village of Thiensville, Ozaukee County, Wisconsin.



Ruekert • Mielke

Your Infrastructure Ally

W233 N2080 Ridgeview Parkway • Waukesha, WI 53188-1020 • Tel. (262) 542-5733

July 29, 2015

Ms. Dianne S. Robertson
Village Administrator
Village of Thiensville
250 Elm Street
Thiensville, WI 53092

RE: Main Street and Green Bay Road Water Main

Dear Ms. Robertson:

Bids for the above project were opened on July 23, 2015 at 2:00 p.m. at the Village Hall and were as follows:

Contractor	BASE BID	MA1	MA2	MA3
Globe Contractors, Inc.	$1,007,335.00	$48,906.00	$68,680.00	$117,470.00
Jossart Brothers, Inc.	$1,090,239.50	$72,930.00	$66,660.00	$114,015.00
Dorner, Inc.	$1,130,475.00	$62,205.00	$58,580.00	$100,195.00
Super Excavators, Inc.	$1,247,249.50	$66,495.00	$62,620.00	$113,324.00
PTS Contractors, Inc.	$1,254,367.00	$75,075.00	$90,900.00	$155,475.00
American Sewer Services, Inc.	$1,349,180.00	$128,700.00	$11,400.00	$241,850.00

We reviewed the documentation submitted by the apparent low bidder and found that:

1. The Bid Form has been appropriately completed.

2. We have no objections to the low bidder, nor to the proposed major subcontractors.

3. Low bidder successfully completed the sanitary sewer installation this spring for the Village along Main Street.

On these bases, we recommend that Globe Contractors, Inc. be awarded the Main Street and Green Bay Road Water Main contract, in the amount of $1,007,335.00. This amount is based on the bid unit prices and estimated quantities. Actual quantities, and therefore the final contract price, may vary.

Our review did not include an evaluation of bidder's current financial condition nor of their permanent safety program.

Should you decide to accept our recommendation, we have prepared the enclosed Notice of Award for your use. After Board approval has been received, please have the appropriate official sign where indicated and forward all three signed copies of the Notice of Award to our office. We will then fill in the date at the top of page one and forward it, with contracts for execution, to the Contractor. One fully completed Notice of Award will be returned to you for your records.

Bids remain subject to acceptance until September 23, 2015, unless Bidder agrees to an extension. Please advise us of your award decision, or call if there are any questions.

Very truly yours,

RUEKERT & MIELKE, INC.

Jerad J. Wegner, P.E. (WI)
Project Manager
jwegner@ruekert-mielke.com

JJW:sjs

Encl: Notice of Award
Bid Tabulation

cc: File

NOTICE OF AWARD

		Date of Issuance:	____________________
Contract:	Main Street and Green Bay Road Water Main	Owner:	Village of Thiensville
Bidder:	Globe Contractors, Inc.	Engineer:	Ruekert & Mielke, Inc.
Address:	N50 W23076 Betker Road Pewaukee, WI 53072	Engineer's Project No.:	21-92081.202

TO BIDDER:

You are notified that your Bid dated July 23, 2015 for the above Contract has been accepted by Owner and you are the Successful Bidder and are awarded a Contract for:

Main Street and Green Bay Road Water Main Base Bid

The Contract Price of your Contract is: $ 1,007,335.00

Two (2) copies of the proposed Contract Documents (except Drawings) accompany this Notice of Award, or have been transmitted or made available to Bidder electronically.

Two (2) sets of the Drawings will be delivered separately, or otherwise made available to Bidder electronically.

Bidder must comply with the following conditions precedent within 15 days of the date of issuance of this Notice of Award:

1. Deliver to Engineer two (2) fully executed counterparts of the Contract Documents.
2. Deliver with the executed Agreement the Bid security as specified in the Instructions to Bidders (Article 21), General Conditions (Paragraph 6.01), and Supplementary Conditions (Paragraph SC-6.01).
3. Deliver with the executed Agreement certificates and other evidence of insurance as specified in the General Conditions (Article 6) and the Supplementary Conditions modifying Article 6 of the General Conditions.
4. Other conditions precedent: Village is still awaiting water main extension approval from the WDNR, approval is expected by August 7, 2015.

Failure to comply with these conditions within the time specified will entitle Owner to consider you in default, annul this Notice of Award, and declare your Bid security forfeited.

Within 10 days after you comply with the above conditions, Engineer will return to you one fully executed counterpart of the Agreement.

Owner: VILLAGE OF THIENSVILLE

By: ______________________________
Authorized Signature

Title: ______________________________

Date: ______________________________

Copy: Engineer

Ruekert • Mielke
W233 N2080 Ridgeview Parkway • Waukesha, WI • 53188-1020

COST COMPARISON OF BIDDERS

OWNER: VILLAGE OF THIENSVILLE
PROJECT: MAIN STREET AND GREEN BAY ROAD WATER MAIN — 21-92081.202
BID OPENING DATE: JULY 23, 2015 AT 2:00 P.M.

BASE BID				GLOBE CONTRACTORS, INC.		JOSSART BROTHERS, INC.		DORNER, INC.		SUPER EXCAVATORS, INC.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT $	TOTAL	UNIT $	TOTAL	UNIT $	TOTAL	UNIT $	TOTAL
1	Traffic Control	L.S.	1	$20,000.00	$20,000.00	$30,000.00	$30,000.00	$15,500.00	$15,500.00	$22,000.00	$22,000.00
2	Erosion Control	L.S.	1	$2,000.00	$2,000.00	$7,000.00	$7,000.00	$5,000.00	$5,000.00	$9,500.00	$9,500.00
3	Full depth saw cutting	L.F.	3,600	$2.00	$7,200.00	$3.00	$10,800.00	$3.00	$10,800.00	$1.50	$5,400.00
4	12-Inch water main-open cut w/granular backfill	L.F.	2,490	$125.00	$311,250.00	$148.00	$368,520.00	$145.00	$361,050.00	$151.00	$375,990.00
5	12-Inch water main-directional drill	L.F.	540	$168.00	$90,720.00	$152.00	$82,080.00	$158.00	$85,320.00	$172.00	$92,880.00
6	12-Inch water main-pipe burst	L.F.	410	$90.00	$36,900.00	$127.00	$52,070.00	$125.00	$51,250.00	$116.00	$47,560.00
7	6-Inch water main-open cut	L.F.	75	$160.00	$12,000.00	$150.00	$11,250.00	$135.00	$10,125.00	$193.00	$14,475.00
8	6-Inch hydrant lead	L.F.	340	$160.00	$54,400.00	$140.00	$47,600.00	$85.00	$28,900.00	$155.00	$52,700.00
9	4-Inch water main-open cut	L.F.	35	$200.00	$7,000.00	$130.00	$4,550.00	$265.00	$9,275.00	$150.00	$5,250.00
10	Hydrant assembly	EA.	11	$4,500.00	$49,500.00	$4,750.00	$52,250.00	$5,550.00	$61,050.00	$6,000.00	$66,000.00
11	12-Inch water main valve	EA.	12	$3,100.00	$37,200.00	$3,000.00	$36,000.00	$3,150.00	$37,800.00	$3,150.00	$37,800.00
12	6-Inch water main valve	EA.	2	$1,900.00	$3,800.00	$1,200.00	$2,400.00	$1,300.00	$2,600.00	$1,100.00	$2,200.00
13	Water main valve vault	EA.	1	$7,000.00	$7,000.00	$9,000.00	$9,000.00	$10,000.00	$10,000.00	$9,000.00	$9,000.00
14	1 1/4-Inch water service-open cut	L.F.	132	$110.00	$14,520.00	$74.00	$9,768.00	$80.00	$10,560.00	$116.00	$15,312.00
15	1 1/4-Inch water service-augered	L.F.	125	$110.00	$13,750.00	$70.00	$8,750.00	$80.00	$10,000.00	$166.00	$20,750.00
16	2-Inch water service-open cut	L.F.	505	$115.00	$58,075.00	$76.00	$38,380.00	$80.00	$40,400.00	$107.00	$54,035.00
17	2-Inch water service-augered	L.F.	500	$115.00	$57,500.00	$72.00	$36,000.00	$80.00	$40,000.00	$209.00	$104,500.00
18	Tap, saddle, and corporation valve	EA.	36	$400.00	$14,400.00	$450.00	$16,200.00	$1,270.00	$45,720.00	$420.00	$15,120.00
19	Curb valve and curb box	EA.	36	$550.00	$19,800.00	$550.00	$19,800.00	$510.00	$18,360.00	$520.00	$18,720.00
20	8-Inch HDPE storm sewer	L.F.	15	$110.00	$1,650.00	$120.00	$1,800.00	$87.00	$1,305.00	$72.00	$1,080.00
21	Storm sewer manhole	V.F.	4.5	$800.00	$3,600.00	$475.00	$2,137.50	$1,200.00	$5,400.00	$425.00	$1,912.50
22	Concrete curb and gutter Type A	L.F.	450	$26.00	$11,700.00	$32.00	$14,400.00	$32.50	$14,625.00	$33.00	$14,850.00
23	Asphalt binder course	TON	175	$150.00	$26,250.00	$159.00	$27,825.00	$158.00	$27,650.00	$210.00	$36,750.00
24	Asphalt surface course	TON	120	$130.00	$15,600.00	$138.00	$16,560.00	$137.00	$16,440.00	$140.00	$16,800.00
25	Concrete pavement 9-inch	S.Y.	2,450	$38.00	$93,100.00	$53.00	$129,850.00	$60.00	$147,000.00	$62.00	$151,900.00
26	Pavement marking 4-inch white epoxy	L.F.	890	$1.50	$1,335.00	$3.40	$3,026.00	$3.35	$2,981.50	$1.50	$1,335.00

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COST COMPARISON OF BIDDERS

OWNER: VILLAGE OF THIENSVILLE
PROJECT: MAIN STREET AND GREEN BAY ROAD WATER MAIN 21-92081.202
BID OPENING DATE: JULY 23, 2015 AT 2:00 P.M.

BASE BID				GLOBE CONTRACTORS, INC.		JOSSART BROTHERS, INC.		DORNER, INC.		SUPER EXCAVATORS, INC.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT $	TOTAL	UNIT $	TOTAL	UNIT $	TOTAL	UNIT $	TOTAL
27	Pavement marking 4-inch yellow epoxy	L.F.	720	$1.50	$1,080.00	$3.40	$2,448.00	$3.35	$2,412.00	$1.50	$1,080.00
28	Pavement marking 12-inch white epoxy	L.F.	20	$11.00	$220.00	$24.00	$480.00	$23.75	$475.00	$10.50	$210.00
29	Pavement marking turn arrow white epoxy	EA.	2	$450.00	$900.00	$480.00	$960.00	$475.00	$950.00	$425.00	$850.00
30	Asphalt driveway replacement	S.F.	150	$11.00	$1,650.00	$11.50	$1,725.00	$13.00	$1,950.00	$12.00	$1,800.00
31	Concrete driveway replacement	S.F.	150	$5.50	$825.00	$7.00	$1,050.00	$8.35	$1,252.50	$8.00	$1,200.00
32	Concrete sidewalk 4-inch	S.F.	1,350	$1.00	$1,350.00	$6.00	$8,100.00	$6.70	$9,045.00	$7.00	$9,450.00
33	Crushed aggregate base course	TON	1,740	$14.00	$24,360.00	$13.00	$22,620.00	$18.85	$32,799.00	$17.00	$29,580.00
34	Slurry backfill	TON	40	$50.00	$2,000.00	$200.00	$8,000.00	$120.00	$4,800.00	$54.00	$2,160.00
35	Topsoil, seed, fertilizer, and mulch	S.Y.	100	$10.00	$1,000.00	$21.00	$2,100.00	$21.00	$2,100.00	$20.00	$2,000.00
36	Topsoil, seed, fertilizer, and erosion mat	S.Y.	80	$15.00	$1,200.00	$23.00	$1,840.00	$26.00	$2,080.00	$20.00	$1,600.00
37	Division Street curb ramp	L.S.	1	$2,500.00	$2,500.00	$2,900.00	$2,900.00	$3,500.00	$3,500.00	$3,500.00	$3,500.00
TOTAL OF ALL ESTIMATED PRICES (ITEMS 1 - 37)					**$1,007,335.00**		**$1,090,239.50**		**$1,130,475.00**		**$1,247,249.50**
MANDATORY ALTERNATE BID ITEMS											
MA1	Open cut water main in lieu of pipe burst Station 30+75 to Station 35+14	L.F.	429	$114.00	$48,906.00	$170.00	$72,930.00	$145.00	$62,205.00	$155.00	$66,495.00
MA2	Directional drill water main in lieu of open cut Station 24+00 to Station 28+04	L.F.	404	$170.00	$68,680.00	$165.00	$66,660.00	$145.00	$58,580.00	$155.00	$62,620.00
MA3	Directionally drill water main in lieu of open cut Station 14+59 to Station 21+50	L.F.	691	$170.00	$117,470.00	$165.00	$114,015.00	$145.00	$100,195.00	$164.00	$113,324.00
TOTAL OF ALL ESTIMATED MANDATORY ALTERNATE BID PRICES (ITEMS MA1 - MA3)					**$235,056.00**		**$253,605.00**		**$220,980.00**		**$242,439.00**

2192081 Main Street Water Main > 202 Main Street and Green Bay Road Water Main Design > Bidding>Cost Comparison of Bidders.xlsx (Comparison of Bidders)

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COST COMPARISON OF BIDDERS

OWNER: VILLAGE OF THIENSVILLE
PROJECT: MAIN STREET AND GREEN BAY ROAD WATER MAIN
BID OPENING DATE: JULY 23, 2015 AT 2:00 P.M.

21-92081.202

BASE BID				PTS CONTRACTORS, INC.		AMERICAN SEWER SERVICES, INC.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT $	TOTAL	UNIT $	TOTAL
1	Traffic Control	L.S.	1	$41,500.00	$41,500.00	$20,000.00	$20,000.00
2	Erosion Control	L.S.	1	$6,000.00	$6,000.00	$1,500.00	$1,500.00
3	Full depth saw cutting	L.F.	3,600	$2.00	$7,200.00	$3.00	$10,800.00
4	12-Inch water main-open cut w/granular backfill	L.F.	2,490	$161.50	$402,135.00	$140.00	$348,600.00
5	12-Inch water main-directional drill	L.F.	540	$187.00	$100,980.00	$270.00	$145,800.00
6	12-Inch water main-pipe burst	L.F.	410	$196.00	$80,360.00	$220.00	$90,200.00
7	6-Inch water main-open cut	L.F.	75	$126.00	$9,450.00	$170.00	$12,750.00
8	6-Inch hydrant lead	L.F.	340	$120.00	$40,800.00	$120.00	$40,800.00
9	4-Inch water main-open cut	L.F.	35	$177.00	$6,195.00	$160.00	$5,600.00
10	Hydrant assembly	EA.	11	$4,800.00	$52,800.00	$5,850.00	$64,350.00
11	12-Inch water main valve	EA.	12	$3,000.00	$36,000.00	$3,900.00	$46,800.00
12	6-Inch water main valve	EA.	2	$1,160.00	$2,320.00	$1,600.00	$3,200.00
13	Water main valve vault	EA.	1	$12,000.00	$12,000.00	$13,500.00	$13,500.00
14	1 1/4-Inch water service-open cut	L.F.	132	$88.00	$11,616.00	$95.00	$12,540.00
15	1 1/4-Inch water service-augered	L.F.	125	$135.00	$16,875.00	$50.00	$6,250.00
16	2-Inch water service-open cut	L.F.	505	$92.00	$46,460.00	$120.00	$60,600.00
17	2-Inch water service-augered	L.F.	500	$196.00	$98,000.00	$92.00	$46,000.00
18	Tap, saddle, and corporation valve	EA.	36	$410.00	$14,760.00	$980.00	$35,280.00
19	Curb valve and curb box	EA.	36	$630.00	$22,680.00	$940.00	$33,840.00
20	8-Inch HDPE storm sewer	L.F.	15	$185.00	$2,775.00	$120.00	$1,800.00
21	Storm sewer manhole	V.F.	4.5	$1,030.00	$4,635.00	$600.00	$2,700.00
22	Concrete curb and gutter Type A	L.F.	450	$28.20	$12,690.00	$42.00	$18,900.00
23	Asphalt binder course	TON	175	$156.00	$27,300.00	$195.00	$34,125.00
24	Asphalt surface course	TON	120	$135.00	$16,200.00	$170.00	$20,400.00
25	Concrete pavement 9-inch	S.Y.	2,450	$49.00	$120,050.00	$84.00	$205,800.00
26	Pavement marking 4-inch white epoxy	L.F.	890	$3.35	$2,981.50	$7.00	$6,230.00

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COST COMPARISON OF BIDDERS

OWNER: VILLAGE OF THIENSVILLE
PROJECT: MAIN STREET AND GREEN BAY ROAD WATER MAIN
BID OPENING DATE: JULY 23, 2015 AT 2:00 P.M.

21-92081.202

BASE BID				PTS CONTRACTORS, INC.		AMERICAN SEWER SERVICES, INC.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT $	TOTAL	UNIT $	TOTAL
27	Pavement marking 4-inch yellow epoxy	L.F.	720	$3.35	$2,412.00	$2.50	$1,800.00
28	Pavement marking 12-inch white epoxy	L.F.	20	$23.50	$470.00	$19.00	$380.00
29	Pavement marking turn arrow white epoxy	EA.	2	$470.00	$940.00	$450.00	$900.00
30	Asphalt driveway replacement	S.F.	150	$11.50	$1,725.00	$15.00	$2,250.00
31	Concrete driveway replacement	S.F.	150	$6.25	$937.50	$10.00	$1,500.00
32	Concrete sidewalk 4-inch	S.F.	1,350	$5.20	$7,020.00	$9.50	$12,825.00
33	Crushed aggregate base course	TON	1,740	$18.00	$31,320.00	$19.00	$33,060.00
34	Slurry backfill	TON	40	$145.00	$5,800.00	$50.00	$2,000.00
35	Topsoil, seed, fertilizer, and mulch	S.Y.	100	$21.00	$2,100.00	$15.00	$1,500.00
36	Topsoil, seed, fertilizer, and erosion mat	S.Y.	80	$21.00	$1,680.00	$20.00	$1,600.00
37	Division Street curb ramp	L.S.	1	$5,200.00	$5,200.00	$3,000.00	$3,000.00
TOTAL OF ALL ESTIMATED PRICES (ITEMS 1 - 37)					**$1,254,367.00**		**$1,349,180.00**
MANDATORY ALTERNATE BID ITEMS							
MA1	Open cut water main in lieu of pipe burst Station 30+75 to Station 35+14	L.F.	429	$175.00	$75,075.00	$300.00	$128,700.00
MA2	Directional drill water main in lieu of open cut Station 24+00 to Station 28+04	L.F.	404	$225.00	$90,900.00	$350.00	$141,400.00
MA3	Directionally drill water main in lieu of open cut Station 14+59 to Station 21+50	L.F.	691	$225.00	$155,475.00	$350.00	$241,850.00
TOTAL OF ALL ESTIMATED MANDATORY ALTERNATE BID PRICES					**$321,450.00**		**$511,950.00**

Report of the Engineer

On The Proposed Main Street

Water Main Assessments

In accordance with the proposed resolution of the Village of Thiensville, we herewith submit our report on assessments for the water main improvements to be made in the Village of Thiensville.

This report consists of the following Schedules:

Schedule "A":	Summary of options for assessments and related costs.
Schedule "B":	Legal description dated July 21, 2015 and map dated July 21, 2015 of all parcels within the assessment district.
Schedule "C":	Estimate assessment for each parcel affected.
Schedule "D"	Terms of Connection and Payment

The properties against which the assessments are proposed are benefited and the improvements constitute an exercise of Police Powers.

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Waukesha, WI 53188

June 23, 2015

Schedule "A" – Main Street Water Main Street Extension

The Village of Thiensville is considering the installation of water main in the area of Main Street from Division Street to 210 North Main Street of Green Bay Road. As part of the project, water main will also be installed in Green Bay Road from approximately 200 feet east of Main Street to approximately 100 feet south of Elm Street. The improvements consist of water main and related facilities.

The cost of the improvements will be apportioned to all users of the system. Portions of the cost of the water main and laterals will be assigned to parcels of land that are not immediately adjacent to the project. An analysis of costs and assessment methods has been completed. Due to a significant variance in parcel size, type and frontage, it has been determined that a combined assessment methodology of frontage (25% allocation) and unit assessment (75% allocation) be used. Additionally, the Village of Thiensville will have a contribution in aid of construction from the Tax Stabilization Fund in the amount of up to $460,000, dependent upon all project costs, to assist in offsetting any project costs.

Water main extension in Main Street and Green Bay Road

Estimated Water Main Project Costs	$1,007,335.00
25% Contingencies, Administration, Legal and Engineering	$251,833.75
Total Estimated Project Costs	$1,259,168.75
Deduct Water Service Lateral Project Costs	$(268,781.28)
Deduct Tax Stabilization Fund Costs	$(460,000.00)
Net Project Costs	$530,387.47

Assessment Computation

Frontage Assessment Cost Computation:

Total Estimated Project Frontage	=	6,717.76 L.F.
Total Estimated Project Cost	=	$530,387.47

25% Frontage Cost Allocation:

0.25 x $530,387.47	=	$132,596.87
$132,596.87 ÷ 6,717.76	=	$19.7382/L.F.

Use $19.74 as the per front foot assessment rate

Unit Assessment Cost Computation:

Total Estimated Project Units	=	78
Total Estimated Project Cost	=	$530,387.47

75% Unit Cost Allocation:

0.75 x $530,387.47	=	$397,790.60
$397,790.60 ÷ 78	=	$5,099.8795/Unit

Use $5,099.88 as the unit assessment rate

Computation of Costs

Water Main Project Costs

Item No.	Description		Cost
1.	1 each Traffic Control at $20,000.00 each	=	$20,000.00
2.	1 each Erosion Control at $2,000.00 each	=	$2,000.00
3.	3,600 L.F. full depth saw cut at $2.00/L.F.	=	$7,200.00
4.	2,490 L.F. 12-inch water main in open cut at $125.00/L.F.	=	$311,250.00
5.	540 L.F. 12-inch water main in directional drill at $168.00/L.F.	=	$90,720.00
6.	410 L.F. 12-inch water main pipe bursting at $90.00/L.F.	=	$36,900.00
8.	340 L.F. 6-inch hydrant lead at $160.00/L.F.	=	$54,400.00
10.	11 each hydrant assembly at $4,500.00/each	=	$49,500.00
11.	12 each 12-inch water main valve at $3,100.00/each	=	$37,200.00
13.	1 each water main valve vault at $7,000.00	=	$7,000.00
20.	15 L.F. 8-inch HDPE storm sewer at $110.00/L.F.	=	$1,650.00
21.	4.5 V.F. storm sewer manhole at $800.00/V.F.	=	$3,600.00
23.	175 ton asphaltic concrete binder course at $150.00/ton	=	$26,250.00
24.	120 ton asphaltic concrete surface course at $130.00/ton	=	$15,600.00
25.	2,450 S.Y. 9-inch concrete pavement at $38.00/S.Y.	=	$93,100.00
26.	890 L.F. pavement marking 4-inch white at $1.50/L.F.	=	$1,335.00
27.	720 L.F. pavement marking 4-inch yellow at $1.50/L.F.	=	$1,080.00
28.	20 L.F. pavement marking 12-inch white at $11.00/L.F.	=	$220.00
29.	2 each pavement marking turn arrow at $450.00/each	=	$900.00
30.	150 S.F. asphaltic driveway replacement at $11.00/S.F.	=	$1650.00
31.	150 S.F. concrete driveway replacement at $5.50/S.F.	=	$825.00
32.	1,350 S.F. 4-inch concrete sidewalk at $1.00/S.F.	=	$1,350.00
33.	1,740 ton crushed aggregate base course at $14.00/ton	=	$24,360.00
34.	40 ton slurry backfill at $50.00/ton	=	$2,000.00
35.	100 S.Y. topsoil, seed, fertilizer and mulch @$10.00/S.Y.	=	$1,000.00
36.	80 S.Y. topsoil, seed, fertilizer and erosion mat at $15.00/S.Y.	=	$1,200.00
37.	1 each Division Street curb ramp at $2,500.00 each	=	$2,500.00
MA-1	429 L.F. open cut water main Sta. 30+75 to Sta. 35+14	=	$0.00
MA-2	404 L.F. directional drill water main Sta. 24+00 to Sta. 28+04	=	$0.00
MA-3	691 L.F. directional drill water main Sta. 14+59 to Sta. 21+50	=	$0.00
	Subtotal	=	$794,790.00
	25% contingencies, administration, legal and engineering	=	$198,697.50
	Total water main costs		$993,487.50

Water Service Assessment Computation

Four separate sizes of water service may be available for each parcel, 4 inch, 6 inch, 1-1/4 inch, or 2 inch. The property owner must determine the proper size service.

Type of Service		Installed with Initial Project
35 feet of 4-inch water service in open cut at $200.00/foot	=	$7,000.00
2 each 4-inch valve at $1,000.00/each	=	$2,000.00
100 S.F. sidewalk replacement at $1/S.F.	=	$100.00
400 S.F. pavement replacement at $4.22/S.F.	=	$1,688.00
60 L.F. full depth placement sawing at $2.00/L.F.	=	$120.00
Subtotal	=	**$10,908.00**
25% contingencies, administration, and engineering	=	$2727.00
Subtotal		**$13,635.00**
Mequon Water Utility Facility Charge	=	$1,080.00
Mequon Water Utility Revenue Credit	=	($1,080.00)
Thiensville Tax Stabilization Credit	=	($2,385.00)
Net cost for 4 inch service	**=**	**$11,250.00**
Total Number 4-inch water service	**=**	**2**
Net cost per 4-inch water service	**=**	**$5,625.00**

Type of Service		Installed with Initial Project
50 feet of 6 inch water service in open cut at $160.00/foot	=	$8,000.00
2 each 6-inch valve at $1,900.00/each	=	$3,800.00
100 S.F. sidewalk replacement at $1/S.F.	=	$100.00
1,200 S.F. pavement replacement at $4.22/L.F.	=	$5,064.00
120 L.F. full depth placement sawing at $2.00/L.F.	=	$240.00
Subtotal	=	**$17,204.00**
25% contingencies, administration, and engineering	=	$4,301.00
Subtotal		**$21,505.00**
Mequon Water Utility Facility Charge	=	$1,080.00
Mequon Water Utility Revenue Credit	=	($1,080.00)
Thiensville Tax Stabilization Credit	=	($6,755.00)
Net cost for 2 inch water service	**=**	**$14,705.00**
Total Number of 6-inch water service	**=**	**2**
Total cost per 6-inch water service	**=**	**$7,375.00**

Type of Service		Installed with Initial Project
180 feet of 1-1/4 inch water service in open cut at $110.00/L.F.	=	$19,800.00
185 feet 1-1/4 inch water service in auger at $110.00/L.F.	=	$20,350.00
14 each 1-1/4 inch tap, saddle and corp stop at $400.00 each	=	$5,600.00
14 each 1-1/4 curb valve and curb box at $550.00 each	=	$7,700.00
Subtotal	=	**$53,450.00**
25% contingencies, administration, and engineering	=	$3,851.00
Total		**$66,812.50**
Total number of 1-1/4 inch water services	=	**14**
1-1/4 inch water service cost computation $66,812.50 ÷ 14	=	**$4,772.3214**
Use $4,772.32 for each 1-1/4 inch water service		

Type of Service		Installed with Initial Project
505 L.F. 2-inch water service in open cut at $115.00/L.F.	=	$58,075.000
500 L.F. 2-inch water service in auger section at $115.00/L.F.	=	$57,500.00
28 each 2-inch tap, saddle, and corp stop at $400.00 each	=	$11,200.00
28 each 2-inch curb valve and curb box at $500.00 each	=	$14,000.00
Subtotal	=	**$140,775.00**
25% contingencies, administration, and engineering	=	$35,193.75
Total		**$175,968.75**
Total number of 2 inch water services	=	**28**
2-inch water service cost computation $175,968.75 ÷ 28	=	**$6,284.5982**
Use $6,284.60 for each 2 inch water service		

PLANNED DEVELOPMENT OVERLAY DISTRICT ORDINANCE AMENDMENT REPORT

To: Thiensville Plan Commission

Prepared by: Jonathan Censky

Date: July 7, 2015

Report:

This is the 1st draft of an amended Planned Development Overlay (PDO) District and is intended to provide more flexibility in terms of modifying district regulations when considering future planned projects. While the general purpose of these changes is to provide decision makers with greater flexibility, it also introduces greater control over the development of these projects.

The goal herein is to provide the Village Plan Commission and Board with the authority to approval certain modifications to the dimensional and design requirements of the basic underlying district if it can be justified based on the benefits the project will offer to the Village. The significant changes to the PDO Ordinance proposed herein include:

- Increased density would be permitted over those allowed in the underlying basic zoning district where it is justified high quality projects and that decision would be make by the Village Board following Plan Commission review and recommendation.
- Lot size and width requirements would be made on a case-by-case basis by the village Board following review and recommendation by the Plan Commission.
- The review process is better defined and requires all Village Departments to review the PDO plans to assess the feasibility and impacts on Village infrastructure and resources.
- A development agreement will be required for all future PDO projects which will serve as the contract between the Village and the Developer which spells out all approval requirements and sets forth a timetable from commencement to completion.

If these changes are acceptable to this Commission, it will be scheduled for public hearing and action at the next available Village Board Meeting.

ORDINANCE NO. 2015-

An Ordinance Amending Sec. 17.0316 of the Village Code Pertaining to PDO Planned Development Overlay District

The Village Board of the Village of Thiensville, Wisconsin, hereby ordains as follows:

SECTION 1. Section 17.0316 of the Municipal Code of the Village of Thiensville is hereby amended as follows:

SEC. 17.0316 PDO PLANNED DEVELOPMENT OVERLAY DISTRICT.

The PDO Planned Development Overlay District is intended to permit developments that will, over a period of time, be enhanced by coordinated area site planning, diversified location of structures, diversifies building types and /or mixing of compatible uses. Such developments are intended to provide a safe efficient system for pedestrian and vehicle traffic; to provide attractive recreation and open spaces as integral parts of the developments; to enable economic design in the location of public and private utilities and community facilities; and to ensure adequate standards of construction and planning. The PDO Overlay District under this Ordinance will allow for flexibility of overall development design with benefits from such design flexibility intended to be derived by both the developer and the community, ~~while at the same time maintaining insofar as possible the land use density and other standards or use requirements set forth in the underlying basic zoning district.~~ to accommodate development, redevelopment and/or rehabilitation of property that will serve the best interests of the Village. The use of the PDO District shall be subject to regulatory standards as necessary to be consistent with the direction set forth in the Village of Thiensville Comprehensive Land Use Plan and components thereof. The unified and planned development of a site in a single or corporate ownership or control or in common ownership under the Unit Ownership Act set forth in Chapter 703 of the Wisconsin State Statutes (condominium) may be permitted by the Village upon specific petition under this section of the Ordinance and after public hearing, with such development encompassing one (1) or more principal uses or structures and related accessory uses or structures when all regulations and standards set forth in this section of the Ordinance have been met.

A. Permitted, Accessory and Conditional Uses

(1) Uses permitted in a Planned Development Overlay District shall conform to the uses generally permitted in the underlying basic use district or in other districts of this ordinance. The area and height of individual principal and accessory structures shall ~~generally comply with the specific building~~

~~area and height requirements of the underlying basic use district,~~ be established on a case-by-case basis by the Village Board following recommendation by the Plan Commission if it is determined that such deviation from the specific requirements would further the intent of the PDO ordinance; specifically:

1. A safe and efficient system for pedestrian and vehicle traffic.
2. Attractive recreation and open spaces as integral parts of the development.
3. Economic and efficient design in location of public and private utilities and common facilities.
4. Adequate standards of construction and planning.
5. The basis for approval of the Petition in Section 17.0316(D)(1-8)

Setbacks shall be ~~maintained~~ established on a case-by-case basis by the Village Board following recommendation by the Plan Commission along any boundary street of the project area ~~as required by the existing underlying basic use district except~~ where deviation from the specific requirements of the underlying basic use district would further the intent of the PDO ordinance, as set forth above.

All open space and-parking requirements of the underlying basic use district shall be complied with either individually or by providing for a combined average open spaces and parking spaces as provided in the project plan, except where deviation from the specific requirements would further the intent or the PDO ordinance, as set forth above.

B. Minimum Area Requirements

1. Area designated as Planned Development Overlay Districts shall be under single or corporate ownership or control, and shall contain a minimum development area determined by the Village Board following recommendation by the Plan Commission for each type of planned development.
   Principal Uses
   a. Residential PDO
   b. Commercial PDO
   c. Mixed Compatible Use PDO
   d. Commercial/Multi-Family PDO

2. **Density Requirements.** Only one of three possible levels of residential density shall be allowed in specific PDO Overlay Districts.
   a. The number of residential dwelling units allowed as a permitted use in the underlying zoning district; or

b. The number of residential dwelling units allowed as a conditional use in the underlying zoning district; or

c. The number of residential dwelling units allowed where an increased density is allowed in recognition of a project of exceptionally high overall quality as provided below:

Increased Density Justification.

1) If, notwithstanding dimensional differentials, a proposed project uniformly contains exterior and interior materials, design details, workmanship and features of an exceptionally high quality that emulates the character of the Village of Thiensville and/or the immediate neighborhood, an "increased density" for residential dwelling units may be recommended by the Plan Commission and approved by the Village Board as part of the original PDO District approval process.

2) If granted, the increased density level of a residential use shall be in lieu of any other possible residential density.

3) An increased density shall constitute a discretionary number of residential units based on the following criteria for consideration/recommendation by the Plan Commission and approved by the Village Board.

   a) Whether the project will provide better utilization of the land than would otherwise be realized if the site were developed with the density requirements of the underlying district, or as a PDO without an increased density.

   b) Whether the project makes adequate provisions such that an increase in density will not have an unreasonable adverse effect on neighboring properties, existing and/or proposed public rights-of-way and/or municipal and other public services as a result of the type, intensity and frequency of the use(s) associated with the proposed project.

   c) Whether the structures proposed for the project are harmonious with existing nearby structures and land uses.

   d) Whether the building materials have been selected and are proposed to be utilized in a manner that is harmonious with the natural environment and the general character of other buildings and structures in the vicinity of the proposed development.

e) Whether the proposed project will result in the construction or upgrading of specific public infrastructure improvements that will benefit the public at no cost to the Village

f) Whether the proposed project will enhance an existing structure that is deemed beneficial to the character of the neighborhood where it is situated.

3. **Lot Area and Width**

The lot area and width requirements of the underlying basic use zoning district may be modified if deemed appropriate by the Village Board following recommendation by the Plan Commission, provided that the lot sizes are adequate to accommodate al proposed buildings and site features.

4. **Building Height and Area.**

The Village Board following recommendation by the Plan Commission may allow an increase in allowable building height, if is determined that such an increase is warranted to support the public benefit likely to result from the proposed development.

5. **Setback and Yard.**

Setbacks and yards required by the underlying basic use zoning district may be modified in the PDO Planned Development Overlay District if it is determined appropriate by the Village Board following recommendation by the Plan Commission.

C. Procedural Requirements

1) ~~Pre-Petition Conference~~. Concept Review

a) Prior to the official submission of the petition for the approval of a Planned Development Overlay District, the owner or his agent making such petition shall meet with the Village Plan Commission ~~or~~ and its staff and provide sufficient written details and drawings concerning ~~to discuss~~ the scope and proposed nature of the contemplated development as necessary to permit an adequate staff review.

b) Staff review will involve all Village departments in an assessment of the feasibility and potential impacts of the project on Village infrastructure and resources as well as its conformity with the provisions of the Village Zoning Code.

c) The purpose of the pre-petition conference is solely to allow for discussion and feedback about a possible project regarding issues that may have to be addressed in the event a petition is submitted.

d) Discussion and feedback about the proposed nature and scope of the proposed project at the pre-petition conference by Village Staff and the Plan Commission shall be nonbinding commentary and shall not, under any circumstance, vest any party with any right with respect to any development proposed for discussion.

2) Petition. Following the pre-petition conference the owner or his agent may file a petition with the Village Clerk for approval of a Planned Development Overlay District. Such petition shall be accompanied by a review fee and the following information:

a) A statement which sets forth the relationship of the proposed PDO to the Village's adopted master plan, or any adopted component thereof, and the general character of and the uses to be included in the proposed PDO, including the following information:

1) Total area to be included in the PDO, area of open space, residential density computations, proposed number of dwelling units, population analysis, availability of or requirements for municipal services and any other similar data pertinent to a comprehensive evaluation of the proposed development.

2) A general summary of the estimated value of structures and site improvement costs, including landscaping and special features.

3) A general outline of the organizational structure of a property owner's or management's association, which may be established for the purpose of providing any necessary private services and to determine the manner in which the owners management's association will participate in the formulation and execution of the development agreement.

4) Any proposed departure from the standards of development as set forth in the Village zoning regulations, other Village regulations or administrative rules, or other universal guidelines.

5) ~~The expected date of commencement of physical development set forth in the proposal.~~ A development timetable, including all

<u>benchmark dates from commencement to completion of the physical development of the proposed project.</u>

6) A traffic study that verifies that the proposed development will not have an adverse impact on Village, County or State Highways.
7) The application shall include road design information, erosion and sediment control practices, stormwater retention facilities and information concerning the soils so the Village can be assured that the soil conditions are adequate to accommodate the structures and Village roads and whether any special precautions are necessary for basement construction. The Village may modify such proposals subject to conditions of approval as long as such modifications are consistent with good engineering practice and approval of the Village Board.
8) All residential planned unit developments shall provide permanent common open space. Open space may be in corporate ownership or in private homeowners association, unless the open space is dedicated to the Village as parkland pursuant to the Municipal Code, with an open space easement to assure that the open space will be permanent. Common open space shall be conveniently accessible to all residential dwellings within the planned unit development, available to all occupants of the dwelling units for whom the use of the open space is intended and shall provide a meaningful and useful area for such intended open space. It is the intent of this provision to insure equitable distribution of various land uses to all owners and maintain the maximum of open space. Common open space does not include private lots, street right-of-ways or lands determined unsuitable by the Village Board due to accessibility, common benefits or the intent of the provision. The application shall include what amenities are proposed in the common open space and if they are to be phased during completion of the development.
9) General outline in intended organizational structure related to property owners association, architectural review committee, deed restrictions and provisions of utilities and other services.
10) A project staging plan that outlines a timetable for project completion including but not limited to: roads, utility hookups, construction, and landscaping.
11) Any other information as required by the Village Staff, Plan Commission or Village Board.

b) A general development plan including:

1) Names, addresses and daytime phone numbers and email addresses of the applicant, owner of the site, architect, professional engineer, contractor, principal investors, and designation of the principal representatives and/or contact person during the review of the project.
2) A legal description of the boundaries of the subject property included in the proposed PDO and its relationship to the surrounding properties.
3) The location of public and private roads, driveways, and parking facilities.
4) The size, arrangement, and location of any individual building sites and proposed building groups on each individual site.
5) The location of institutional, recreational, and open space areas and areas reserved or dedicated for public uses, including schools, parks and drainageways.
6) The type, size, and location of all structures.
7) General landscape treatment.
8) Architectural plans, elevation, and perspective drawings and sketches illustrating the design and character of proposed structures.
9) The existing and proposed location of public sanitary sewer, ~~and~~ water, and stormwater drainage facilities.
10) The existing and proposed location of all private utilities or other easements
11) Characteristics of soils related to contemplated specific uses.
12) Existing topography on the site with contours at no greater that 2 foot intervals
13) Anticipated uses of adjoining lands in regards to roads surface water drainage, and compatibility with existing adjacent land uses.

3) Land Divisions. Any proposed division that results in a subdivision or any division of land other than a subdivision that is part of the proposed PDO Plan Development Overlay District shall be subject to requirements of Chapter 66 of the Village's code of Ordinances and Chapter 236 of the Wisconsin State Statutes.

4) Referral to the Plan Commission. The petition for a Planned Development Overlay District shall be referred to the Village Plan Commission for its review and recommendation, including any additional conditions or restrictions, which it may deem necessary or appropriate.

5) Public Hearing. The Village Plan Commission, before formulating its recommendations to the Village Board shall hold a public hearing pursuant to the requirements of Section 17.1105 of this Ordinance. Notice for such hearing shall include reference to the development plans filed in conjunction with the requested Planned Development Overlay District.

D. **Basis for Approval of the petition**

1) The Village Plan Commission in making its recommendation and the Village Board in making its determination, shall consider:
2) That the petitioners for the proposed Planned Development Overlay District have indicated that they intend to begin the physical development of the PDO within (~~9~~12) months following the approval of the petition and that the development will be carried out according to a reasonable ~~construction schedule~~ a development timetable, including all benchmark dates from commencement to completion of the physical development of the proposed project that is satisfactory to the Village.
3) That the proposed Plan Development Overlay District is consistent in all respects to the purpose of this Section and to the spirit and intent of this Ordinance; is in conformity with the adopted ~~Master Plan~~ Comprehensive Smart Growth Land Use Plan or any adopted components thereof; and, that the development would not be contrary to the general welfare and economic prosperity of the ~~community~~ Village and that the benefits and improved design of the resultant development justifies the establishment of a PDO Planned Development Overlay District.
4) The Village Plan Commission in making its recommendation and the Village Board in making its determination shall further find that:

   a. The proposed site shall be provided with adequate drainage facilities for surface and storm waters.

   b. The proposed site shall be accessible from public roads that are adequate to carry the traffic that can be expected to be generated by the proposed development.

   c. No undue constraint or burden will be imposed on public services and facilities, such as fire and police protection, street maintenance, and maintenance of public areas by the proposed development.

   d. The streets and driveways on the site of the proposed development shall be adequate to serve the resident s of the proposed development and shall meet the minimum standards of all applicable ordinances or a administrative regulations of the Village.

   e. Public water and sewer facilities shall be provided.

f. The entire tract or parcel of land to be included in a Planned Development Overlay District shall be held under single ownership or if there is more than one (1) owner, the petition for such Planned Development Overlay District shall be considered as one (1) tract, lot or parcel, and the legal description must define said PDO as a single parcel, lot or tract and be so recorded with the Ozaukee County Register of Deeds office.

5) That in the case of a proposed Residential Planned Development Overlay District:

a. Such development will create an attractive residential environment of sustained desirability and economic stability, including structures in relation to terrain, consideration of safe pedestrian flow, ready access to recreation space and coordination with overall plans for the community.
b. The total net residential density within the Planned Development Overlay District will be consistent with the ~~density permitted in the underlying basic use district~~ Village's Smart Growth Land Use Plan and the density determined on a case-by-case basis by the Village Board following review and recommendation by the Plan Commission.
c. Provision has been made for the installation of adequate public facilities and the continuing maintenance and operation of such facilities.
d. Adequate, continuing fire and police protection is available.
e. The population composition of the development will not have an adverse effect upon the community's capacity to provide needed school or other municipal service facilities.
f. Adequate guarantee is provided for permanent preservation of open space areas as shown on the approved site plan either by private reservation and maintenance or by dedication to the public.

6) That in the case of a proposed Commercial Planned Development Overlay District.

a. The proposed development will be adequately served by off-street parking and truck service facilities.
b. The proposed development shall be adequately provided with and shall not impose any undue burden on public services and facilities such as fire and police protection, street maintenance, and maintenance of public areas.
c. The location for entrances and exits have been designed to prevent unnecessary interference with the safe and efficient movement of traffic on surrounding streets and that the development will not create an adverse effect upon the general traffic pattern of the surrounding neighborhood.

d. The architectural design, landscaping, control of lighting, and general site development will result in an attractive and harmonious service area compatible with and not adversely affecting the property values of the surrounding neighborhood.

7) That in the case of a Mixed Use Planned Development Overlay District:

a. The proposed mixture of uses produces a unified composite which is compatible within the underlying districts and which as a total development entity is compatible with the surrounding neighborhood.
b. The various types of uses conform to the general requirements as herein before set forth, applicable to projects of such use and character.
c. The proposed development shall be adequately provided with and shall not impose any undue burden on public services and facilities, such as fire and police protection, street maintenance, and maintenance of public areas.

8) That in the case of a commercial/apartment Planned Development Overlay District.

a. The development only be permitted in the Northern Downtown and S. Main Street West redevelopment target areas as described in the 1990-2010 Master Plan, and seen in Figure 3, page 8 of the Master Plan.
b. Apartment buildings are permitted only as conditional uses in these districts unless the underlying zoning is B-4 or B-5.
c. The underlying zoning in the two redevelopment target areas not be changed from their present zoning to allow for apartment buildings as permitted uses.
d. Such development allowed in a commercial/apartment PUD will create an attractive commercial and residential environment of sustained desirability and economic stability, including structures in relation to terrain, consideration of safe pedestrian flow, ready access to recreation space, and coordination with overall plans for the community,
e. The development is compatible with surrounding land uses and will not be adversely affected by neighboring land uses.

E. <u>Development Agreement</u>

1) <u>The Village's review and approval process shall be conditioned on the execution by the Village Board and the applicant of the development agreement approved by the Village Board with its approval embodying all of the terms and conditions of the specific project plan and any additional terms of implementation.</u>

2) The development agreement shall be submitted to the Plan Commission for its recommendation prior to approval by the Village Board and shall include without limitation:
   a. Timetables for performance/completion of improvements;
   b. Performance requirements and standards and assurances for all improvements and/or modifications pertaining to the PDO;
   c. Inspection requirements;
   d. Prohibitions on any division/combination of real estate lots included within the PDO District except as otherwise provided, including an exception for residential condominium units;
   e. Provisions for lapsing of specific plan approval and automatic reversion of the zoning status of the property of non-PDO District status upon specific changes of circumstances or failure of the project to materialize as agreed to in the development agreement;
   f. Agreements, bylaws, provisions and/or covenants or additional deed restrictions to be recorded against the lot(s) within the PDO District that will perpetually govern the organizational structure, use, maintenance and continued preservation and protection of the project and of its common services, common open areas and/or other facilities;
   g. Exhibits, drawings or other attachments that depict improvements including but not limited to structures, fixtures and landscaping and their relative locations in the development area as well as design and engineering details as necessary to document to a reasonable degree of specificity of type, character and nature of improvements to be made within the development area.

F. Determination

1) The Village Board, after due consideration, may deny the petition, approve the petition as submitted, or approve the petition subject to additional conditions and restrictions. The approval of a Planned Development Overlay District shall be based upon and include as conditions thereto the building, site and operational plans for the development as approved by the Village Board.

G. Changes and Additions

1) Any subsequent change or addition to the plans or uses shall first be submitted for approval to the Village Plan Commission and if in the opinion of the Village Plan Commission, such change or addition constitutes a substantial alteration of the original plan, a public hearing before the Village Plan Commission shall be required and notice thereof be given pursuant to the provisions of Section

17.1100 of this ordinance, and said proposed alterations shall be submitted to the Village Board.

H. Subsequent Land Divisions

1) The division of any land or lands within a Planned Development Overlay District for the purpose of change or conveyance of ownership shall be accomplished pursuant to the land division regulations of the village and when such division is contemplated, a preliminary plat of the lands to be divided shall accompany the petition for PDO approval.

2) Construction Routes. A map of the development showing the access points to be used by construction vehicles during the course of construction and which shall become part of the conditional use agreement between the Village and the developer with such provisions for enforcement as provided in the contract.
3) Consultant, Engineering and Legal Fees. If the Village incurs consultant, engineering or legal fees to prepare or review any aspect of the proposed planned unit development, the Village will notify the petitioner of what portion of the fees shall be charged to the petitioner. All such chargers in facilities agreed upon in the conditional use permit.
4) Financial Guarantee to complete construction improvements in the Planned Unit Development. A letter of credit in a Wisconsin financial institution or cash deposit or other satisfactory financial guarantee approved by the Village Attorney to cover the cost of all improvements in facilities agreed upon in the conditional use permit.
5) Additional Requirements. The Plan Commission and the Village Board may add any further additional requirements appropriate to each conditional use necessary.
6) Recording. The conditional use shall be recorded in the office of the Register of Deeds to affect the real estate upon which a conditional use is granted, which includes all homeowners association documents and deed restrictions and provisions for utilities and other services.

J. Termination

If a building permit is not issued within one (1) year of receiving the PDO zoning, the PDO district zoning for the property shall be automatically discontinued and replaced with the zoning designation that existed prior to the PDO rezoning.

July 22, 2015

The Honorable Van Mobley
Village President
250 Elm St.
Thiensville WI, 53092

Dear Mr. Mobley,

Boy Scout Troop 865 of Mequon, Wisconsin is very proud to announce their newest Eagle Scout, Cole Walter Murphy. Would you help us in congratulating Cole with your reply? We would also like to formally invite you to join us at Cole's official Court of Honor ceremony, where we will celebrate and recognize this remarkable achievement of fulfilling Boy Scout's highest rank of Eagle Scout. His ceremony will be held on Sunday, August 23rd , 2015 at 2:00pm, here in Mequon at the United Methodist Church, 11011 N. Oriole Lane, 53092.

As you may already know, the rank of Eagle Scout is the highest award that can be bestowed upon a Scout. Since 1912, only about 5% of all boys in scouting go on to earn the Eagle Award. To achieve this special award, it has taken Cole many years of dedication, perseverance, and effort since the time he joined scouts in 2003, when he was just a young boy 6 years old. Cole is now 18 and on his way to DePaul University, in Chicago, to continue on his life's journey as a young adult. He hopes to further his leadership and education in the field of Business and Sports Management. We couldn't be more proud of him.

Cole has learned valuable life skills, subject knowledge, and has gained important leadership experience earning *more* than the requisite 21 merit badges through this program. Additionally, he was also required to plan, organize, and execute a self-directed service project that would positively benefit his local church and school community. For Cole's required Eagle project, he met with several local elementary schools here in Mequon to coordinate and execute a plan to design and produce large outdoor wooden storage containers that the schools needed for year-round outdoor storage. These large crate-style boxes were to store and safeguard the schools' various sporting equipment, balls, children's toys, and other outdoor school items used on a regular basis. Donges Bay Elementary School and Lakeshore Middle School, where Cole had previously attended, were the beneficiaries of his project. Guiding and directing 14 younger scouts, adults and friends, (who themselves volunteered more than 115 man-hours of their time), Cole delivered his projects to two very appreciative schools.

As involved parents throughout his scouting life, we have participated in, and have witnessed the positive values that scouting has instilled in Cole; and not only in helping to build great leadership skills, but in helping impart strong family values and moral character. Scouting has provided us with many wonderful memories and has also strengthened our relationship with our son. Would you please help us in congratulating Cole?

Thank you very much for your time and consideration.

Sincerely Yours,

John & Leslie Murphy
611 W. Russet Lane
Mequon, WI 53092
414-801-6966
john@betterbidders.com

VILLAGE OF THIENSVILLE
CAPITAL PROJECTS 5-YEAR PLAN
2016-2020

CIP Year	Department	Category	Project	Expenditure	As of 6/30/2015 Reserved	Unreserved Expense
2016	Administration	Equipment	Front Office Computers/Laptops (3 PC's + 2 Laptops) & Software	8,500	-	8,500
2016	Administration	Equipment	New Voting Machines	7,800	7,502	298
2016	Administration	Furniture	Finance Office Workstation & Filing Storage	6,500	-	6,500
2016	DPW	Equipment	Radios	6,500	-	6,500
2016	DPW	Land Improvements	Emerald Ash Borer Program	9,000	23,933	-
2016	DPW	Land Improvements	Concrete Light Pole Reserve	6,000	21,697	-
2016	DPW	Land Improvements	Buntrock Lot Improvements and Trail Shade Structure (including Wayfinding Signs)	35,000	5,000	30,000
2016	DPW	Land Improvements	Freistadt Road Bike/Pedestrian Path	210,000	-	210,000
2016	DPW	Roads	Main Street Beautification	500,000	497,720	2,280
2016	DPW	Roads	Madero Dr - Riverview to Freistadt (Ditching, 2 culverts, mill, overlay)	58,212		58,212
2016	DPW	Roads	Madero Dr - Coronada to Riverview (Ditching, 2 culverts, mill, overlay)	44,699		44,699
2016	DPW	Roads	Madero Dr - Riveredge Ct to Freistadt (Moderate ditching, 4 culverts, mill, overlay)	134,009		134,009
2016	DPW	Vehicle	Replace Truck #12	70,000	74,837	-
2016	Fire	Equipment	Turnout Gear Replacement	5,000		5,000
2016	Fire	Equipment	Pager Replacement	2,000		2,000
2016	Fire	Equipment	Toughbook Replacement for EMS	4,000		4,000
2016	Fire	Vehicle	Replace 1985 Seagrave Fire Truck	530,000	257,091	272,909
2016	Fire	Vehicle	Front Tires for 561 & Rear Ties for 562	10,000		10,000
2016	Fire	Equipment	Hose Replacement Reserve	3,000	8,984	-
2016	Municipal Center	Building Improvements	Board Room Furnace & A/C	14,000	14,000	-
2016	Park	Land Improvements	Park & Playground Improvement Plan	100,000		100,000
2016	Park	Land Improvements	Tennis Court Light Replacement	8,000		8,000
2016	Police	Equipment	Radar Unit	3,500		3,500
2016	Police	Equipment	Squad Room Main Computer/Video Storage	6,000		6,000
2016	Police	Equipment	Body Cameras	7,000		7,000
2016	Police	Equipment	Forensic Computer Software	5,000		5,000
2016	Police	Equipment	Dictation Equipment	5,000		5,000
2016	Police	Equipment	3 Squad Radios	18,000		18,000
2016	Police	Equipment	Radio Base Unit	40,000		40,000
2016	Police	Equipment	4 Scanning Radios	6,000		6,000
2016	Police	Vehicle	Squad Replacement Program (Year 1 of 4)	22,000	716	21,284
2016	Storm Water	Land Improvements	Sunny Lane Storm Sewer Replacement	200,000		200,000
2016	Storm Water	Land Improvements	Storm Sewer Improvement - Madero/Riverview/Luisita	200,000		200,000
2016	Other	Other	Create Village Flag	1,000	-	1,000
2016	Other	Building Improvements	Old Village Hall Design and Use Study	8,000	7,000	1,000
2016 Total				**2,293,720**	**918,480**	**1,416,691**
2017	DPW	Building	DPW Building	2,500,000		
2017	DPW	Land Improvements	DPW Yard Remediation	50,000		
2017	DPW	Land Improvements	Bike Lane on River Road	20,000		
2017	DPW	Roads	Heidel Rd - Park Crest to River Road (Pulverize and pave, minor ditching)	325,800		
2017	DPW	Roads	Heidel Rd - Green Bay to Park Crest (Pulverize and pave, minor ditching)	284,300		
2017	DPW	Vehicle	Replace Plow/Dump Truck #1	200,000		
2017	DPW	Vehicle	Replace 2001 Garbage Truck	300,000		
2017	DPW	Vehicle	Replace 3 Cushmans	75,000		
2017	Fire	Building	Apparatus Floor Recoat	40,000		
2017	Fire	Equipment	Hose Replacement Reserve	3,000		
2017	Fire	Equipment	Toughbook Replacement for EMS	4,000		
2017	Park	Land Improvements	Parking Lot Expansion	350,000		
2017	Police	Equipment	Squad Laptops	5,000		
2017	Police	Equipment	2 Automatic License Plate Readers	30,000		
2017	Police	Vehicle	Squad Replacement Program (Year 2 of 4)	22,000		
2017	Storm Water	Land Improvements	Move Spring Street Storm Sewer	200,000		
2017	Other	Building	Renovate Old Village Hall	250,000		
2017	Other	Building Improvements	Upstairs Furnace at Old Village Hall	10,000		
2017 Total				**4,669,100**	-	-

CIP Year	Department	Expenditure
2016	Administration	22,800
2016	DPW	1,073,420
2016	Fire	554,000
2016	Municipal Center	14,000
2016	Park	108,000
2016	Police	112,500
2016	Storm Water	400,000
2016	Other	9,000
		2,293,720
2017	Administration	-
2017	DPW	3,755,100
2017	Fire	47,000
2017	Municipal Center	-
2017	Park	350,000
2017	Police	57,000
2017	Storm Water	200,000
2017	Other	260,000
		4,669,100

VILLAGE OF THIENSVILLE
CAPITAL PROJECTS 5-YEAR PLAN
2016-2020

CIP Year	Department	Category	Project	Expenditure	As of 6/30/2015 Reserved	Unreserved Expense
2018	DPW	Roads	Madero Dr - Heidel to Freistadt (Ditching, culverts, mill, overlay)	94,500		
2018	DPW	Roads	Madero Dr - Heidel to Freistadt (add underdrains)	140,133		
2018	DPW	Roads	Bel Aire Dr - Freistadt to Heidel (Reditching, mill, overlay)	83,800		
2018	DPW	Roads	Park Crest Dr - Freistadt to Heidel (Reditching, mill, overlay)	69,128		
2018	DPW	Roads	Grand Ave - Main St. to Green Bay Rd (Mill, overlay, curbs)	115,500		
2018	DPW	Roads	Park Crest Dr - Heidel to Crescent (Curb repair, mill, overlay)	71,190		
2018	DPW	Roads	Alta Loma Dr - Heidel to Freistadt (Ditching, culverts, mill, overlay)	79,678		
2018	DPW	Roads	Alta Loma Dr - Heidel to Freistadt (add underdrains)	128,352		
2018	DPW	Roads	Sunny Lane - Alta Loma to Madero (mill and overlay)	13,220		
2018	DPW	Roads	Grand Ave - Park Crest to Madero (Moderate ditching, mill, overlay)	67,308		
2018	DPW	Vehicle	Replace 2000 Front End Loader	150,000		
2018	Fire	Building	Training Facility	275,000		
2018	Fire	Equipment	Turnout Gear Replacement	10,000		
2018	Municipal Center	Building Improvements	Storage Room - Building Addition	150,000		
2018	Municipal Center	Building Improvements	Municipal Center Roof	80,000		
2018	Police	Equipment	8 Guns & Leather Gear	12,000		
2018	Police	Equipment	Radar Unit	3,500		
2018	Police	Vehicle	Squad Replacement Program (Year 3 of 4)	22,000		
2018	Storm Water	Land Improvements	Ditching Program on Northeast Side of Village	990,000		
2018 Total				**2,555,309**	-	-
2019	DPW	Land Improvements	Bury Utilities on Riverview Drive	315,000		
2019	DPW	Land Improvements	3 Railroad Quiet Zones	300,000		
2019	Fire	Equipment	Hose Replacement Reserve	3,000		
2019	Police	Equipment	Radar Unit	3,500		
2019	Police	Vehicle	Squad Replacement Program (Year 4 of 4)	22,000		
2019 Total				**643,500**	-	-
2020	Fire	Equipment	Turnout Gear Replacement	10,000		
2020	Fire	Equipment	Hose Replacement Reserve	3,000		
2020	Police	Vehicle	Squad Replacement Program (Year 1 of 4)	22,000		
2020 Total				**35,000**	-	-
Grand Total				**10,196,629**	**918,480**	**1,416,691**

CIP Year	Department	Expenditure
2018	Administration	-
2018	DPW	1,012,809
2018	Fire	285,000
2018	Municipal Center	230,000
2018	Park	-
2018	Police	37,500
2018	Storm Water	990,000
2018	Other	-
		2,555,309
2019	Administration	-
2019	DPW	615,000
2019	Fire	3,000
2019	Municipal Center	-
2019	Park	-
2019	Police	25,500
2019	Storm Water	-
2019	Other	-
		643,500
2020	Administration	-
2020	DPW	-
2020	Fire	13,000
2020	Municipal Center	-
2020	Park	-
2020	Police	22,000
2020	Storm Water	-
2020	Other	-
		35,000
	Total	**10,196,629**

Village of Thiensville
Capital Projects Financial Statement
2015

		June
Assets		
Cash		1,209,508
Receivables		
Taxes		-
Accounts (net)		
2013 - TM Rotary - Riverwalk Balance		-
2014 - City of Mequon - Mequon Portion of Madero		-
2014 - City of Mequon - Mequon Portion of Fish Ladder (OCT-DEC)		-
Total Assets		**1,209,508**
Liabilities and Fund Balance		
Liabilities		
Accounts Payable		
2014 - CP Year End Payables		-
Stark Asphalt Retainage		10,788
Accrued Liabilities		
Donations for Park Restrooms		
2014 - Community Fund Events		15,000
2014 - TM Lions		5,000
2015 - TM Lions		5,000
Donations for Entryway Features		
2015 - Jr. Woman's Club		15,000
Total Liabilities		**50,788**
Deferred Inflows of Resources		
Unavailable Revenues		-
Unearned Revenues - Taxes		-
Total Deferred Inflows of Resources		**-**
Fund Balance		
Assigned		
Project Reserves		
ADM - Replace Rooftop HVAC Village Board Room	14-16-510-4-499	14,000
ADM - Copy Machine	14-16-511-4-400	(579)
ADM - Other Capital	14-16-511-4-499	(4,831)
TPD - Squad Replacement Reserve	14-16-521-4-401	716
TPD - (3) Tasers	14-16-521-4-402	(1,409)
TPD - (3) Portable Radios	14-16-521-4-403	4,500
TFD - #563 Fire Truck Replacement Reserve	14-16-522-4-401	257,091
TFD - Hose Replacement Reserve	14-16-522-4-402	8,984
TFD - Replace Fire Station Compressor	14-16-522-4-402	860
TFD - Dive Truck Springs	14-16-522-4-402	3,000
TFD - Radio Replacement	14-16-522-4-403	5,000
DPW - Vehicle Replacement Reserve	14-16-541-4-401	74,837
DPW - Utility Trailer	14-16-541-4-402	9,000
DPW - Camera Upgrade DPW Yard	14-16-541-4-402	5,000
DPW - Brush Chipper	14-16-541-4-402	30,000
DPW - Street Light Pole Replacement Reserve	14-16-541-4-499	21,697
DPW - Street Light Glass Fixtures Reserve	14-16-541-4-499	87,587
DPW - Front End Loader Tires	14-16-541-4-499	7,000
DPW - Emerald Ash Borer Program	14-16-541-4-499	23,933
DPW - Downtown Wayfinding Signs	14-16-541-4-499	5,000
DPW - Employee Uniforms	14-16-541-4-499	2,000
Park - Bleachers	14-16-542-4-402	30,000
Park - Mower	14-16-542-4-402	(7,034)
Park - Diamond Groomer	14-16-542-4-402	6,710
Park - Annual Pigeon Creek Maintenance	14-16-542-4-499	9,403
Park - Annual Fish Ladder Maintenance	14-16-542-4-499	5,000
Park - Seal Bike Path	14-16-542-4-499	7,500
Park - Farmer's Market	14-16-542-4-499	-
Park - Geese Control	14-16-542-4-499	1,600
Contingency	14-14-554-7-710	(11,667)
Main Street Profiling Budget	14-14-554-7-744	497,720
Assessment Revaluation	14-14-554-7-712	17,520
Main Street Water Main	14-14-554-7-741	(124)
Public Works Yard Remediation	14-14-554-7-705	10,000
Old Village Hall Upper Floor Study	14-14-554-7-723	7,000
Park Restroom ($20,000 in Donations)	14-14-554-7-757	159,564
Entryway Feature ($15,000 in Donations)	14-14-554-7-731	48,614
Thiensville Business Association Event	14-14-554-7-733	5,000
Business District Development	14-14-554-7-732	(3,302)
2014 Road Program	14-14-554-7-751	(125)
Bridge Over Pigeon Creek	14-14-554-7-758	(227)
Riverview Dr. Bike Route Signs		2,100
New Voting Machine		7,502
Remaining Fund Balance		(178,830)
Total Fund Balance		**1,158,720**
Total Liabilities and Fund Balance		**1,209,508**
Check		-

Revenues		
Taxes		-
Intergovernmental		-
Miscellaneous		-
Total Revenues		-
Expenditures		
Capital Outlay		
ADM - Replace Rooftop HVAC Village Board Room	14-16-510-4-499	-
ADM - Copy Machine	14-16-511-4-400	-
ADM - Other Capital	14-16-511-4-499	4,831
TPD - Squad Replacement Reserve	14-16-521-4-401	-
TPD - (3) Tasers	14-16-521-4-402	-
TPD - (3) Portable Radios	14-16-521-4-403	-
TFD - #563 Fire Truck Replacement Reserve	14-16-522-4-401	-
TFD - Hose Replacement Reserve	14-16-522-4-402	-
TFD - Replace Fire Station Compressor	14-16-522-4-402	-
TFD - Dive Truck Springs	14-16-522-4-402	-
TFD - Radio Replacement	14-16-522-4-403	-
DPW - Vehicle Replacement Reserve	14-16-541-4-401	31,355
DPW - Utility Trailer	14-16-541-4-402	-
DPW - Camera Upgrade DPW Yard	14-16-541-4-402	-
DPW - Brush Chipper	14-16-541-4-402	-
DPW - Street Light Pole Replacement Reserve	14-16-541-4-499	-
DPW - Street Light Glass Fixtures Reserve	14-16-541-4-499	-
DPW - Front End Loader Tires	14-16-541-4-499	-
DPW - Emerald Ash Borer Program	14-16-541-4-499	2,130
DPW - Downtown Wayfinding Signs	14-16-541-4-499	-
DPW - Employee Uniforms	14-16-541-4-499	-
Park - Bleachers	14-16-542-4-402	-
Park - Mower	14-16-542-4-402	-
Park - Diamond Groomer	14-16-542-4-402	-
Park - Annual Pigeon Creek Maintenance	14-16-542-4-499	597
Park - Annual Fish Ladder Maintenance	14-16-542-4-499	-
Park - Seal Bike Path	14-16-542-4-499	-
Park - Farmer's Market	14-16-542-4-499	-
Park - Geese Control	14-16-542-4-499	-
Contingency	14-14-554-7-710	-
Main Street Profiling Budget	14-14-554-7-744	-
Assessment Revaluation	14-14-554-7-712	-
Main Street Water Main	14-14-554-7-741	124
Public Works Yard Remediation	14-14-554-7-705	-
Old Village Hall Upper Floor Study	14-14-554-7-723	-
Park Restroom ($20,000 in Donations)	14-14-554-7-757	107,518
Entryway Feature ($15,000 in Donations)	14-14-554-7-731	-
Thiensville Business Association Event	14-14-554-7-733	-
Business District Development	14-14-554-7-732	272
2014 Road Program	14-14-554-7-751	-
Bridge Over Pigeon Creek	14-14-554-7-758	227
Riverview Dr. Bike Route Signs		-
New Voting Machine		-
Total Expenditures		**147,054**
Other Financing Sources		
Transfers In		
Transfers Out		-
Total Other Financing Sources		-
Net Change in Fund Balances		**(147,054)**
Beginning Fund Balance		1,305,774
Ending Fund Balance		**1,158,720**