



City of Beaver Dam, Wisconsin
Operations Committee Meeting

205 S. Lincoln Ave; Council Chambers
Monday, April 6, 2026 at 6:30 PM

[Join Zoom](#)

Meeting ID: 885 0407 3460

Passcode: 989776

(312) 626-6799

AGENDA

- 1) Call to Order – Roll Call
 - a) Approval of the March 30, 2026 Meeting Minutes
- 2) Public Hearing
 - a) Regarding the Preliminary Report on Estimated Special Assessments for the 2026 Madison Street Reconstruction Project
- 3) Discussion & Possible Action
 - a) **RESOLUTION NO. 21-2026** A Resolution Authorizing a Professional Services Agreement for the 2026 Madison Street Reconstruction Project
 - b) **RESOLUTION NO. 22-2026** A Resolution Approving Changes to the City of Beaver Dam Functional Classification System
 - c) **RESOLUTION NO. 23-2026** A Resolution Authorizing Governmental Responsibility for Runoff Management Grants
 - d) Regarding a Resolution Awarding the Contract for the 2026 Lower Tower Parking Lot Improvements Project
 - e) Regarding a Possible Contract Extension for Solid Waste Collection Services
- 4) Items for Future Agendas
- 5) Adjourn

This agenda was posted and made available to the news media, public and various City officials, and staff in compliance with the State of WI Open Meetings Law and Operations Committee policy:

Posted: 4/2/2026 by Tracey Ferron, City Clerk at 3:00 p.m.

A quorum of the Common Council may attend this meeting.



1) Call to Order – Roll Call

The meeting of the Operations Committee was called to order at 6:48 p.m. by Joe Bonnett.

Present: Joseph Bonnett, Jennifer Hiley, Elwood Lee Flaherty, Cris Olson, Andrew Perkins, Nancy Wild, 6. Absent: Jeff Bierman, 1. Others in attendance: Todd Janssen (Director of Engineering), Jeremy Klug (Director of Utilities), Dan Mulhern (Public Works Supervisor), Joe Kern (Parks & Forestry Supervisor), Joe Lehner (Water Utility Supervisor), Terry Bell (WBEV), Bill Foley and Mike Zimmer (Beaver Dam Lake District), multiple unidentified members of the public.

a) Approval of the March 2, 2026, Meeting Minutes

Motion by Cris Olson, second by Andrew Perkins, to approve. Motion carried by acclamation.

2) Discussion & Possible Action

a) **RESOLUTION NO. 13-2026** A Resolution Awarding the Contract for the 2026 Sewer Lateral and Water Service Replacement Program

Klug updated the committee on Resolution No. 13-2026. Discussion was held. Motion by Jennifer Hiley, second by Nancy Wild, to approve. Motion carried by acclamation.

b) Regarding City Participation in Shoreline Native Planting Projects Proposed by Beaver Dam Lake District

Foley and Kern updated the committee regarding City Participation in Shoreline Native Planting Projects Proposed by Beaver Dam Lake District. Discussion was held. Foley provided committee members a species/location map for the proposed shoreline buffer at Bayside Park and noted that the buffer is important to keep water quality high in the lake. Foley noted one change from what was provided in the meeting packet, being that WDNR grant funds would not be used for this project due to timing issues. Rather, the Lake District will pay for the plantings and use volunteer labor to install, with no cost to the city other than Parks having to rough out the ground for initial planting and some herbicide spraying as the plants become established. Kern noted that this will be a good display of what other property owners can do on their own shorelines and will reduce the amount of lawn area the city has to maintain. Bonnett requested that a placard be placed at both locations to indicate native planting areas. Motion by Cris Olson, second by Andrew Perkins, to approve. Motion carried by acclamation.

c) Regarding Submittal of the 2025 Annual Report Under Municipal Separate Storm Sewer System (MS4) Permit

Janssen updated the committee Regarding Submittal of the 2025 Annual Report Under Municipal Separate Storm Sewer System (MS4) Permit. Discussion was held. Motion by Cris Olson for staff to proceed with submittal of the 2025 Annual MS4 Report (as presented) to

WDNR by the March 31, 2026 deadline, second by Nancy Wild, to approve. Motion carried by acclamation.

3) Items for Future Agendas

There are no future agenda items.

4) Adjourn

Motion by Jennifer Hiley, second by Cris Olson, to adjourn. Motion carried by acclamation. Bonnett adjourned the meeting at 7:08 pm.



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen
SUBJECT: Preliminary Report on Estimated Special Assessments for the 2026 Madison Street Reconstruction Project

The Issue:

Agenda for Public Hearing

1. Opening of Public Hearing and reading of Notice of Public Hearing by Chairperson.
2. Brief presentation by Director of Engineering.
3. Public Appearance(s).
4. Close Public Hearing and defer action on the Complete and Final Report on Estimated Special Assessments to the April 20, 2026 Operations Committee meeting.

Considerations:

Common Council approved the Preliminary Report on Estimated Special Assessments for the 2026 Madison Street (Chatham St to Rowell St) Reconstruction Project by adoption of Resolution No. 9-2026 on March 2, 2026.

Does this item have a financial or budget impact?

No

Recommendation:

N/A

Attachments:

1. Public Hearing Notification Packet



City of Beaver Dam, Wisconsin

March 12, 2026

Re: Madison Street Reconstruction Project (Chatham St to Rowell St)

Dear Property Owner:

The Madison Street Reconstruction Project is part of the City's 2026 Capital Improvements Program. As an abutting property owner whose property will be assessed for the various improvements, I am advising you that a Public Hearing on the project is scheduled for **Monday, April 6, 2026, at 6:30 p.m.** to inform you of certain aspects of the Preliminary Report on Estimated Special Assessments, listen to your comments, and answer questions you may have.

I have enclosed a copy of the Notice of Public Hearing which details the date, time and place of the Public Hearing. Also enclosed is a copy of the Report on Estimated Preliminary Special Assessments, the City's Assessment Policy, Statement of Benefits, and City Ordinance for Payment of Assessments.

Please note that the enclosed Preliminary Report on Estimated Special Assessments is **NOT** an invoice at this time. These preliminary assessments will be adjusted accordingly after construction is completed to reflect as-constructed conditions, upon which a final assessment letter will be provided to you with payment options. You can anticipate receiving the final assessment letter in late 2026.

If you are not able to attend the Public Hearing, please feel free to contact me at 920-356-2543 or tjanssen@cityofbeaverdam.com should you have any questions.

Sincerely,

Todd M. Janssen

Todd M. Janssen, P.E.
Director of Engineering

Enclosures

**NOTICE OF PUBLIC HEARING
OPERATIONS COMMITTEE
CITY OF BEAVER DAM, WISCONSIN**

Pursuant to Section 66.0703, Wisconsin Statutes and Resolution No. 9-2026, adopted by the Common Council of the City of Beaver Dam, Dodge County, Wisconsin on March 2, 2026, notice is hereby given that the Operations Committee of the Common Council of the City of Beaver Dam, Wisconsin will hold a **Public Hearing at 6:30 p.m., Monday, April 6, 2026** in the Common Council Chambers at the Municipal Building, 205 S. Lincoln Avenue, Beaver Dam, to receive public input relative to the following 2026 construction:

MADISON STREET RECONSTRUCTION (CHATHAM ST TO ROWELL ST)

- A. Concrete curb and gutter construction.
- B. Concrete pavement construction.
- C. Concrete driveway approach construction.
- D. Concrete sidewalk construction.
- E. Sanitary sewer main and lateral construction.
- F. Water main and service construction.
- G. Storm sewer construction.

All interested or affected persons are invited to attend the hearing at which time abutting property estimated special assessments and the nature of the project will be discussed. Project Plans, Specifications, and the Estimated Special Assessments Roll are on file in the City Clerk's office in the Municipal Building, 205 S. Lincoln Avenue, Beaver Dam, for public inspection.

Dated this 19th day of March 2026.

Tracey M. Ferron
City Clerk

"A QUORUM OF THE COMMON COUNCIL MAY ATTEND THIS MEETING OR HEARING."

Requests from persons with disabilities who may require assistance so as to participate at this meeting should be made to the City Clerk's Office at the Municipal Building, phone (920) 887-4600, Ext. 338, giving as much advance notice as possible.

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS						PREPARED: February 12, 2026		
For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral						REVISED: N/A		
On: Madison Street (Chatham Street to Rowell Street)						Preliminary Report: Reviewed by Operations Committee, February 16, 2026		
WisDOT STP-U grant applied to assessments for sidewalk and driveway apron						Final Report: Reviewed by Operations Committee, tbd		
PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
Madison Street: Chatham Street to Rowell St (Southeast Side)								
CITY OF BEAVER DAM 205 S LINCOLN AVE BEAVER DAM WI 53916	Right-of-way	50.00	0.00 \$0.00	0.00 \$0.00	50.00 \$1,250.00	0.00 \$0.00	0.00 \$0.00	\$1,250.00
Notes:	CHATHAM STREET INTERSECTION							
DAVID L & BARBARA J ROBERTS TRUST 212 ROLLER AVE BEAVER DAM, WI 53916 (Property Address: 615 MADISON ST)	206-1114-0541-048	66.00	0.00 \$0.00	0.00 \$0.00	66.00 \$1,650.00	0.00 \$0.00	25.00 \$3,750.00	\$5,400.00
Notes:								
ROBERT OR ELIZABETH JENS 208 W WATER ST BEAVER DAM, WI 53916 (Property Address: 611 MADISON ST)	206-1114-0541-049	65.46	0.00 \$0.00	15.00 \$225.00	65.46 \$1,636.50	54.00 \$4,230.00	58.00 \$4,740.00	\$10,831.50
Notes:								
BRIAN R OR MICHELLE L WRIGHT N6080 N SALEM RD BEAVER DAM, WI 53916 (Property Address: 607 MADISON ST)	206-1114-0541-050	66.00	25.00 \$50.00	15.00 \$225.00	66.00 \$1,650.00	42.00 \$3,990.00	47.00 \$4,410.00	\$10,325.00
Notes:								
JASON M MILLIES 605 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-051	66.00	0.00 \$0.00	15.00 \$225.00	66.00 \$1,650.00	0.00 \$0.00	0.00 \$0.00	\$1,875.00
Notes:								

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ROBERT G KUCHARSKI N2509 SLEEPY HOLLOW RD NEOSHO, WI 53059 (Property Address: 601 MADISON ST)	206-1114-0541-039	66.00	0.00 \$0.00	0.00 \$0.00	66.00 \$1,650.00	17.00 \$3,490.00	22.00 \$3,660.00	\$8,800.00
Notes:								
CITY OF BEAVER DAM 205 S LINCOLN AVE BEAVER DAM WI 53916	Right-of-way	50.00	0.00 \$0.00	0.00 \$0.00	50.00 \$1,250.00	0.00 \$0.00	0.00 \$0.00	\$1,250.00
Notes:	GREENWICH STREET INTERSECTION							
JOHN HAMMEN 519 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-025	66.00	25.00 \$50.00	20.00 \$300.00	66.00 \$1,650.00	0.00 \$0.00	0.00 \$0.00	\$2,000.00
Notes:								
DONAVON L OR MARIAH N BECKROW N6194 S CRYSTAL LAKE RD BEAVER DAM, WI 53916 (Property Address: 513 MADISON ST)	206-1114-0541-026	66.00	25.00 \$50.00	0.00 \$0.00	66.00 \$1,650.00	46.00 \$4,070.00	51.00 \$4,530.00	\$10,300.00
Notes:								
SCOTT M OR LINDA J CHIPMAN 409-1/2 FOURTH ST BEAVER DAM, WI 53916 (Property Address: 507 MADISON ST)	206-1114-0541-027	66.00	0.00 \$0.00	30.00 \$450.00	66.00 \$1,650.00	0.00 \$0.00	45.00 \$4,350.00	\$6,450.00
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral

On: Madison Street (Chatham Street to Rowell Street)

WisDOT STP-U grant applied to assessments for sidewalk and driveway apron

PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

Final Report: Reviewed by Operations Committee, tbd

PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
BEAVER DAM HOMES LLC 1819 SAINT ALBERT THE GREAT DR SUN PRAIRIE, WI 53590 (Property Address: 505 MADISON ST)	206-1114-0541-028	66.07	25.00 \$50.00	0.00 \$0.00	66.07 \$1,651.75	0.00 \$0.00	135.00 \$16,125.00	\$17,826.75
Notes:								
TANNER R OR AUDREY R RITTER 503 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-030	43.05	0.00 \$0.00	0.00 \$0.00	43.05 \$1,076.25	34.00 \$3,830.00	40.00 \$4,200.00	\$9,106.25
Notes:								
JEREMY T OR KIETRA M BOERSON 109 ROSEDALE AVE FOX LAKE, WI 53933 (Property Address: 501 MADISON ST)	206-1114-0541-014	23.00	0.00 \$0.00	0.00 \$0.00	23.00 \$575.00	19.00 \$3,910.00	0.00 \$0.00	\$4,485.00
Notes:								
CITY OF BEAVER DAM 205 S LINCOLN AVE BEAVER DAM WI 53916	Right-of-way	59.43	0.00 \$0.00	0.00 \$0.00	59.43 \$1,485.75	0.00 \$0.00	0.00 \$0.00	\$1,485.75
Notes:	WALL STREET INTERSECTION							
DOROTHY J KUMBA TRUST 706 MADISON ST BEAVER DAM, WI 53916 (Property Address: 439 MADISON ST)	206-1114-0514-042	60.34	85.00 \$170.00	10.00 \$150.00	60.34 \$1,508.50	22.00 \$3,590.00	27.00 \$3,810.00	\$9,228.50
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

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On: Madison Street (Chatham Street to Rowell Street)

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PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

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DOROTHY J KUMBA TRUST 706 MADISON ST BEAVER DAM, WI 53916 (Property Address: 435 MADISON ST)	206-1114-0514-043	62.57	0.00 \$0.00	20.00 \$300.00	62.57 \$1,564.25	0.00 \$0.00	0.00 \$0.00	\$1,864.25
Notes:								
CHRISTOPHER MALAK 433 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-044	54.68	50.00 \$100.00	15.00 \$225.00	54.68 \$1,367.00	34.00 \$3,830.00	39.00 \$4,170.00	\$9,692.00
Notes:								
RYAN R OR JOANNE M CALLIES 431 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-045	57.07	0.00 \$0.00	15.00 \$225.00	57.07 \$1,426.75	0.00 \$0.00	33.00 \$3,990.00	\$5,641.75
Notes:								
BEAVER DAM INVESTMENTS 9 LLC 6907 UNIVERSITY AVE, #146 MIDDLETON, WI 53562 (Property Address: 427 MADISON ST)	206-1114-0514-046	80.00	0.00 \$0.00	15.00 \$225.00	80.00 \$2,000.00	0.00 \$0.00	39.00 \$4,170.00	\$6,395.00
Notes:								
SHIRLEY EVERSON 423 MADISON ST BEAVER DAM, WI 53916	206-1114-0423-056	80.00	0.00 \$0.00	15.00 \$225.00	80.00 \$2,000.00	37.00 \$3,890.00	42.00 \$4,260.00	\$10,375.00
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS								PREPARED: February 12, 2026
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CHILI OMELETTE LLC 827 SUNSET ST WAUPUN, WI 53963 (Property Address: 419 MADISON ST)	206-1114-0423-057	74.02	0.00 \$0.00	15.00 \$225.00	74.02 \$1,850.50	0.00 \$0.00	60.00 \$4,800.00	\$6,875.50
Notes:								
DONE RIGHT RENTALS LLC 480 FIRST ST BEAVER DAM, WI 53916	206-1114-0423-051	198.63	25.00 \$50.00	35.00 \$525.00	198.63 \$4,965.75	30.00 \$3,750.00	30.00 \$3,900.00	\$13,190.75
Notes:								
JOSEPH LUCAFO 413 MADISON ST BEAVER DAM, WI 53916	206-1114-0423-059	27.12	0.00 \$0.00	7.50 \$112.50	27.12 \$678.00	34.00 \$3,830.00	39.00 \$4,170.00	\$8,790.50
Notes:								
RACHAEL R DYKSTRA 640 N MAIN ST FALL RIVER, WI 53932 (Property Address: 411 MADISON ST)	206-1114-0423-060	34.17	0.00 \$0.00	7.50 \$112.50	34.17 \$854.25	0.00 \$0.00	20.00 \$3,600.00	\$4,566.75
Notes:								
ROBERT A OR PATRICIA B HUFFMAN 407 MADISON ST BEAVER DAM, WI 53916	206-1114-0423-061	54.27	50.00 \$100.00	15.00 \$225.00	54.27 \$1,356.75	30.00 \$3,750.00	30.00 \$3,900.00	\$9,331.75
Notes:								

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CITY OF BEAVER DAM 205 S LINCOLN AVE BEAVER DAM WI 53916	Right-of-way	85.94	0.00 \$0.00	0.00 \$0.00	85.94 \$2,148.50	0.00 \$0.00	0.00 \$0.00	\$2,148.50
Notes:	WEST MILL STREET INTERSECTION							
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 319 MADISON ST)	206-1114-0423-045	102.89	50.00 \$100.00	60.00 \$900.00	102.89 \$2,572.25	51.00 \$5,190.00	0.00 \$0.00	\$8,762.25
Notes:								
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 315 MADISON ST)	206-1114-0423-046	43.29	0.00 \$0.00	25.00 \$375.00	43.29 \$1,082.25	50.00 \$4,150.00	55.00 \$4,650.00	\$10,257.25
Notes:								
DONALD E WOODS 311 MADISON ST BEAVER DAM, WI 53916	206-1114-0423-047	54.53	0.00 \$0.00	10.00 \$150.00	54.53 \$1,363.25	44.00 \$4,030.00	49.00 \$4,470.00	\$10,013.25
Notes:								
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 309 MADISON ST)	206-1114-0423-048	99.05	25.00 \$50.00	10.00 \$150.00	99.05 \$2,476.25	51.00 \$4,170.00	56.00 \$4,680.00	\$11,526.25
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral

On: Madison Street (Chatham Street to Rowell Street)

WisDOT STP-U grant applied to assessments for sidewalk and driveway apron

PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

Final Report: Reviewed by Operations Committee, tbd

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SPRINGS HOMES LLC PO BOX 68 KIEL, WI 53042 (Property Address: 305 MADISON ST)	206-1114-0423-049	49.53	0.00 \$0.00	0.00 \$0.00	49.53 \$1,238.25	27.00 \$3,690.00	32.00 \$3,960.00	\$8,888.25
Notes:								
BEAVER DAM HOMES LLC 1819 SAINT ALBERT THE GREAT DR SUN PRAIRIE, WI 53590 (Property Address: 303 MADISON ST)	206-1114-0423-050	39.88	0.00 \$0.00	15.00 \$225.00	39.88 \$997.00	0.00 \$0.00	0.00 \$0.00	\$1,222.00
Notes:								
BEAVER DAM HOMES LLC 1819 SAINT ALBERT THE GREAT DR SUN PRAIRIE, WI 53590 (Property Address: 301 MADISON ST)	206-1114-0423-035	45.66	0.00 \$0.00	15.00 \$225.00	45.66 \$1,141.50	13.00 \$3,670.00	0.00 \$0.00	\$5,036.50
Notes:								
CITY OF BEAVER DAM 205 S LINCOLN AVE BEAVER DAM WI 53916	Right-of-way	87.55	0.00 \$0.00	0.00 \$0.00	87.55 \$2,188.75	0.00 \$0.00	0.00 \$0.00	\$2,188.75
Notes:	ROWELL STREET INTERSECTION							
Madison Street: Chatham Street to Rowell St (Northwest Side)								
ROBERT W OR JUDITH L RABEHL 700 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-007	55.03	25.00 \$50.00	10.00 \$150.00	55.03 \$1,375.75	0.00 \$0.00	0.00 \$0.00	\$1,575.75
Notes:								

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Preliminary Report: Reviewed by Operations Committee, February 16, 2026

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CHARLES W KRAMER 1229 1ST AVE GRAFTON, WI 53024 (Property Address: 614 MADISON ST)	206-1114-0541-006	44.00	0.00 \$0.00	10.00 \$150.00	44.00 \$1,100.00	37.00 \$4,630.00	0.00 \$0.00	\$5,880.00
Notes:								
JAMES E FEIL 612 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-005	44.00	0.00 \$0.00	15.00 \$225.00	44.00 \$1,100.00	36.00 \$4,590.00	15.00 \$2,625.00	\$8,540.00
Notes:								
DREAM RENTALS 98TH ST LLC 1303 TENNY AVE WAUKESHA, WI 53186 (Property Address: 610 MADISON ST)	206-1114-0541-004	44.00	100.00 \$200.00	15.00 \$225.00	44.00 \$1,100.00	27.00 \$3,690.00	32.00 \$3,960.00	\$9,175.00
Notes:								
JAMES S OR ERKENTRAUD C MAGNUSON 608 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-003	55.50	25.00 \$50.00	15.00 \$225.00	55.50 \$1,387.50	21.00 \$3,570.00	26.00 \$3,780.00	\$9,012.50
Notes:								
MARY PINTARRO 14435 W LISBON RD BROOKFIELD, WI 53005 (Property Address: 602 MADISON ST)	206-1114-0541-002	64.75	0.00 \$0.00	20.00 \$300.00	64.75 \$1,618.75	0.00 \$0.00	0.00 \$0.00	\$1,918.75
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral

On: Madison Street (Chatham Street to Rowell Street)

WisDOT STP-U grant applied to assessments for sidewalk and driveway apron

PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

Final Report: Reviewed by Operations Committee, tbd

PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
PAUL J HARTZHEIM 600 MADISON ST BEAVER DAM, WI 53916	206-1114-0541-001	93.70	0.00 \$0.00	20.00 \$300.00	93.70 \$2,342.50	0.00 \$0.00	34.00 \$4,020.00	\$6,662.50
Notes:								
DAVID OR DANI HANSEN 222 WOODLAND DR, #4 BEAVER DAM, WI 53916 (Property Address: 510 MADISON ST)	206-1114-0541-000	355.71	350.00 \$700.00	80.00 \$1,200.00	355.71 \$8,892.75	0.00 \$0.00	0.00 \$0.00	\$10,792.75
Notes:								
DBW THIRSTY BEAVER LLC N8599 SUNSET BEACH RD BEAVER DAM, WI 53916 (Property Address: 500 MADISON ST)	206-1114-0514-039	81.97	0.00 \$0.00	15.00 \$225.00	81.97 \$2,049.25	15.00 \$3,450.00	33.00 \$3,990.00	\$9,714.25
Notes:								
LISA L NEUENDORF 438 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-037	50.00	0.00 \$0.00	15.00 \$225.00	50.00 \$1,250.00	19.00 \$3,530.00	24.00 \$3,720.00	\$8,725.00
Notes:								
CLOSTERBUR LLC 2276 GLEN OAKS CIR COTTAGE GROVE, WI 53527 (Property Address: 436 MADISON ST)	206-1114-0514-036	66.00	0.00 \$0.00	15.00 \$225.00	66.00 \$1,650.00	16.00 \$3,470.00	21.00 \$3,630.00	\$8,975.00
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral

On: Madison Street (Chatham Street to Rowell Street)

WisDOT STP-U grant applied to assessments for sidewalk and driveway apron

PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

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PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
AYLAH VAUGHN HOMES LLC 2536 FOND DU LAC RD OSHKOSH, WI 54902 (Property Address: 432 MADISON ST)	206-1114-0514-035	49.69	40.00 \$80.00	15.00 \$225.00	49.69 \$1,242.25	36.00 \$3,870.00	42.00 \$4,260.00	\$9,677.25
Notes:								
CAROLE M GARCZYNSKI TRUST W11342 SCHULTZ DR BEAVER DAM, WI 53916 (Property Address: 430 MADISON ST)	206-1114-0514-034	46.33	0.00 \$0.00	15.00 \$225.00	46.33 \$1,158.25	15.00 \$3,750.00	0.00 \$0.00	\$5,133.25
Notes:								
CAROLE M GARCZYNSKI TRUST W11342 SCHULTZ DR BEAVER DAM, WI 53916 (Property Address: 428 MADISON ST)	206-1114-0514-033	36.99	0.00 \$0.00	15.00 \$225.00	36.99 \$924.75	15.00 \$3,450.00	24.00 \$3,720.00	\$8,319.75
Notes:								
JOHN M VELING 426 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-032	60.06	25.00 \$50.00	15.00 \$225.00	60.06 \$1,501.50	26.00 \$3,670.00	31.00 \$3,930.00	\$9,376.50
Notes:								
DAVID L OR CHRISTINE A LEMKE 424 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-031	68.13	25.00 \$50.00	20.00 \$300.00	68.13 \$1,703.25	30.00 \$3,750.00	35.00 \$4,050.00	\$9,853.25
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS

For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral

On: Madison Street (Chatham Street to Rowell Street)

WisDOT STP-U grant applied to assessments for sidewalk and driveway apron

PREPARED: February 12, 2026

REVISED: N/A

Preliminary Report: Reviewed by Operations Committee, February 16, 2026

Final Report: Reviewed by Operations Committee, tbd

PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
ROBERT OR ELIZABETH JENS 208 W WATER ST BEAVER DAM, WI 53916 (Property Address: 420 MADISON ST)	206-1114-0514-030	63.83	75.00 \$150.00	15.00 \$225.00	63.83 \$1,595.75	26.00 \$3,670.00	31.00 \$3,930.00	\$9,570.75
Notes:								
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 416 MADISON ST)	206-1114-0514-029	71.09	20.00 \$40.00	25.00 \$375.00	71.09 \$1,777.25	31.00 \$3,770.00	36.00 \$4,080.00	\$10,042.25
Notes:								
K&R RENTALS LLC N8241 KELLOM RD BEAVER DAM, WI 53916 (Property Address: 412 MADISON ST)	206-1114-0514-028	56.07	45.00 \$90.00	10.00 \$150.00	56.07 \$1,401.75	34.00 \$3,830.00	36.00 \$4,080.00	\$9,551.75
Notes:								
SCOTT A BRANDSMAM TRUST W7005 MILITARY RD PORTAGE, WI 53901 (Property Address: 410 MADISON ST)	206-1114-0514-027	48.06	0.00 \$0.00	10.00 \$150.00	48.06 \$1,201.50	32.00 \$3,790.00	37.00 \$4,110.00	\$9,251.50
Notes:								
ABEE XIONG OR NENA YANG-XIONG 408 MADISON ST BEAVER DAM, WI 53916	206-1114-0514-026	48.06	25.00 \$50.00	15.00 \$225.00	48.06 \$1,201.50	29.00 \$3,730.00	34.00 \$4,020.00	\$9,226.50
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS								PREPARED: February 12, 2026
For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral								REVISED: N/A
On: Madison Street (Chatham Street to Rowell Street)								
WisDOT STP-U grant applied to assessments for sidewalk and driveway apron								Preliminary Report: Reviewed by Operations Committee, February 16, 2026
								Final Report: Reviewed by Operations Committee, tbd
PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED
ROGER E OR RHONDA R LELAND 406 MADISON ST BEAVER DAM, WI 53916	206-1114-0423-034	64.08	0.00 \$0.00	15.00 \$225.00	64.08 \$1,602.00	0.00 \$0.00	34.00 \$4,020.00	\$5,847.00
Notes:								
KRISTEN EVERT 226 W ROBERTA AVE WAUKESHA, WI 53186 (Property Address: 402 MADISON ST)	206-1114-0423-033	45.05	0.00 \$0.00	25.00 \$375.00	45.05 \$1,126.25	23.00 \$4,070.00	0.00 \$0.00	\$5,571.25
Notes:								
SHAWN E WEBBER 400 MADISON ST BEAVER DAM, WI 53916 (Property Address: 400 MADISON ST)	206-1114-0423-032	51.04	20.00 \$40.00	20.00 \$300.00	51.04 \$1,276.00	25.00 \$3,650.00	30.00 \$3,900.00	\$9,166.00
Notes:								
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 322 MADISON ST)	206-1114-0423-031	55.03	0.00 \$0.00	25.00 \$375.00	55.03 \$1,375.75	25.00 \$3,650.00	30.00 \$3,900.00	\$9,300.75
Notes:								
ZELLMER FAMILY TRUST W8923 BROWN DEER DR WAUTOMA, WI 54982 (Property Address: 320 MADISON ST)	206-1114-0423-030	45.00	0.00 \$0.00	15.00 \$225.00	45.00 \$1,125.00	0.00 \$0.00	29.00 \$3,870.00	\$5,220.00
Notes:								

PRELIMINARY REPORT ON ESTIMATED SPECIAL ASSESSMENTS								PREPARED: February 12, 2026	
For: Sidewalk (Non-Compliant), Driveway Aprons, Consulting Engineering, Private Water Service, and Private Sanitary Lateral								REVISED: N/A	
On: Madison Street (Chatham Street to Rowell Street)								Preliminary Report: Reviewed by Operations Committee, February 16, 2026	
WisDOT STP-U grant applied to assessments for sidewalk and driveway apron								Final Report: Reviewed by Operations Committee, tbd	
PROPERTY OWNER AND ADDRESS	PARCEL NUMBER	FRONT FOOTAGE ASSESSED	NON-COMPLIANT CONCRETE SIDEWALK cost per S.F. \$2.00	NEW 6" CONCRETE DRIVEWAY APRON cost per S.Y. \$15.00	CONSULTING ENGINEERING cost per F.F. \$25.00	PRIVATE WATER SERVICE cost per L.F. \$20.00 \$3,150.00 \$40.00	PRIVATE SANITARY LATERAL cost per L.F. \$30.00 \$3,000.00 \$75.00	TOTAL ASSESSMENT ESTIMATED	
BEAVER DAM INVESTMENTS 10 LLC 6907 UNIVERSITY AVE, #146 MIDDLETON, WI 53562 (Property Address: 318 MADISON ST)	206-1114-0423-029	63.32	0.00 \$0.00	15.00 \$225.00	63.32 \$1,583.00	0.00 \$0.00	0.00 \$0.00	\$1,808.00	
Notes:									
SHATTERED GLASS BREWERY LLC 212 PRAIRIE VIEW DR BEAVER DAM, WI 53916 (Property Address: 300 BLOCK MADISON ST)	206-1114-0423-109	184.19	25.00 \$50.00	10.00 \$150.00	184.19 \$4,604.75	0.00 \$0.00	0.00 \$0.00	\$4,804.75	
Notes:									
BEAVER DAM LAKE HISTORIC LOFTS LLC 2961 DECKER DR RICE LAKE, WI 54868 (Property Address: 222 MADISON ST)	206-1114-0423-108	234.05	171.00 \$342.00	20.00 \$300.00	234.05 \$5,851.25	0.00 \$0.00	0.00 \$0.00	\$6,493.25	
Notes:									
		ESTIMATED TOTALS	4454.93	\$2,712.00	\$13,950.00	\$111,373.25	\$146,640.00	\$181,890.00	\$456,565.25
Estimated Total Assessments (Street)		\$128,035.25	=	7.32%					
Estimated Total Project Cost (Street)		\$1,749,718.78							

<u>Assessable Items</u>	<u>Description</u>
New Curb and Gutter (Full cost assessed to property owner)	Common excavation, undercutting and additional base course if required, crushed aggregate base course, and new concrete curb and gutter per Contract Bid Price.
New Sidewalk (Full cost assessed to property owner)	Undercutting and additional base course if required, crushed aggregate base course, and new concrete sidewalk per Contract Bid Price.
Driveway Apron (Full cost assessed to property owner)	Undercutting and additional base course if required, crushed aggregate base course, and new concrete driveway apron per Contract Bid Price.
Ornamental Street Lighting (1/4 cost assessed to property owner)	Meter pedestal, breakers and controls, electrical conduit with conductors, concrete bases, light poles, and luminaries.
Sanitary Sewer Laterals	The entire cost of replacing existing sanitary sewer laterals deemed to be in need of replacement.
Water Services	The entire cost of replacing lead or iron water services.
Engineering	6% to be applied to total project cost per Board of Public Works Assessment Executive Order #1 approved on September 19, 1977.
<u>Non-Assessable Items</u>	<u>Description</u>
Intersections	The entire cost of intersection construction shall be paid for by the City.
Storm Sewer	The entire cost of storm sewer construction shall be paid for by the Storm Water Utility.
Sanitary Sewer	The entire cost of sanitary sewer main construction shall be paid for by the Wastewater Utility.
Water Main	The entire cost of water main construction shall be paid for by the Water Utility.
Pavement	The entire cost of concrete and asphalt pavement construction shall be paid for by the City.



City of Beaver Dam, Wisconsin

March 12, 2026

Re: STATEMENT OF BENEFITS

City of Beaver Dam Property Owner:

Streets are every community's economic lifeline and the most expensive asset in a community. Facilitating the constant movement of people and goods are essential to modern living. Therefore, the maintenance of a high standard of pavement serviceability is a continuing task deserving the support of all citizens.

With the improvement of streets, adjoining properties receive special benefits that result in efficient and safe traffic flow, pedestrian safety enhancements, utility service reliability, and property value increases. It is the policy of the City that this special benefit should be paid for, in part, by the property receiving the special benefit rather than the City as a whole. This is accomplished by specially assessing the benefited property as authorized by State Statute, Section 66.0701(1).

Sec. 54-8. Assessments

(k) Payment of assessments.

- (1) Assessments may be paid in full or in five or ten annual installments.
- (2) Interest rates shall be one percent per annum over the cost of funds to the city.
- (3) If the total assessment for any single improvement is \$200.00 or less for a residential parcel, the payment may be made in full without interest at the finance office within 30 days of receiving your final notice of special assessment or the total amount may be added to your real estate tax bill, including interest. If the total assessment for any single improvement exceeds \$500.00 for a residential parcel, the payment may be made in ten annual installments.
- (4) Any assessment not paid within the time provided in this subsection (d), or 30 days if no time is provided, shall, in addition to the interest provided by Wis. Stats. § 74.49(2), be subject to an additional penalty from the date such assessment was levied at the rate of 0.5 percent per month or any part thereof.



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen
SUBJECT: Professional Services Agreement for the 2026 Madison Street Reconstruction Project

The Issue:

Enclosed for your review and consideration is a Professional Services Agreement which authorizes MSA Professional Services Inc. to provide Construction Related Services for wastewater and water utility improvement for the referenced project. Said Construction Related Services include Construction Administration, Construction Staking, and Construction Observation.

Considerations:

Madison Street (from Chatham Street to Rowell St) is currently being reconstructed. Improvements to the corridor include reconstruction of the pavement structure including curb and gutter, sidewalks, driveways, storm sewer, sanitary sewer, and water main.

Does this item have a financial or budget impact?

Yes

Funds are available in the Wastewater Utility and Water Utility Capital Improvement Project Accounts.

Recommendation:

Staff hereby recommend authorizing the Professional Services Agreement for the 2026 Madison Street Reconstruction Project for the estimated (time & material) fee of \$173,460.

Attachments:

1. Resolution No. 21-2026
2. Professional Service Agreement

RESOLUTION NO. 21-2026

**A RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT FOR
THE 2026 MADISON STREET RECONSTRUCTION PROJECT**

WHEREAS, the City of Beaver Dam proposes to enter a Professional Agreement with MSA Professional Services, Inc., Beaver Dam, Wisconsin, to provide Construction Related Services for wastewater and water utility improvements for the 2026 Madison Street Reconstruction Project in the City of Beaver Dam.

NOW, THEREFORE, BE IT RESOLVED that the City of Beaver Dam and MSA Professional Services, Inc. shall enter into a Professional Services Agreement which appropriate City officials are authorized to execute on behalf of the City of Beaver Dam for the estimated (time & material) fee of \$173,460. Funds are available in the Wastewater Utility and Water Utility Capital Improvement Project Accounts.

Presented by the Operations Committee

By a vote of: _____ in favor, _____ opposed, and _____ abstain.

Adopted: April 6, 2026

Tracey M. Ferron
City Clerk

Approved: April 6, 2026

Roberta Marck
Mayor

(Subject to Committee Approval)



Professional Services Agreement

MSA Project Number: 00218321

This AGREEMENT (Agreement) is made effective March 25, 2026 by and between

MSA PROFESSIONAL SERVICES, INC (MSA)

Address: 201 Corporate Drive, Beaver Dam, WI 53916

Phone: 920-392-5136

Representative: Jason Laue, MSA Project Manager

Email: jlaue@msa-ps.com

CITY OF BEAVER DAM (OWNER)

Address: 205 South Lincoln Avenue, Beaver Dam, WI 53916

Phone: 920-887-4600 Ext. 326

Representative: Todd Janssen, Director of Engineering

Email: tjanssen@ci.beaverdam.wi.gov

Project Name: Construction Related Services For Madison Street Reconstruction Project
(Chatham St. to Rowell St.), City of Beaver Dam, Dodge County, Wisconsin

The scope of the work authorized is: See Attachment A: Scope of Services

The schedule to perform the work is: As directed by the City staff or as dictated by the work efforts undertaken.

The estimated fee for the work is: **\$173,460**

All services shall be performed in accordance with the General Terms and Conditions of MSA, which is attached and made part of this Agreement. Any attachments or exhibits referenced in this Agreement are made part of this Agreement. Payment for these services will be on a time and expense basis. Attachment B: Rate Schedule is attached and made part of this Agreement

Approval: Authorization to proceed is acknowledged by signatures of the parties to this Agreement.

CITY OF BEAVER DAM, WI

MSA PROFESSIONAL SERVICES, INC.

Todd M. Janssen

Director of Engineering

Date: _____

Jason M. Laue

MSA Project Manager

Date: March 25, 2026

MSA PROFESSIONAL SERVICES, INC. (MSA)
GENERAL TERMS AND CONDITIONS OF SERVICES (PUBLIC) (rev 01/26)

1. **Scope and Fee.** The scope of Owner's Project (the "Project"), scope of MSA's services (the "Work"), for those services are defined in Attachment A. The scope and fee constitute a good faith estimate of the tasks and associated fees required to perform the services defined in Attachment A. This agreement upon execution by both parties hereto, can be amended only by written instrument signed by both parties. For those projects involving conceptual or process development service or involve renovation of an existing building or structure, activities often cannot be fully defined during initial planning. As the Project progresses, facts uncovered may reveal a change in direction which may alter the Work. MSA will promptly inform the OWNER in writing of such situations so that changes in this agreement can be made as required.

2. **Owner's Responsibilities.**

(a) Project Scope and Budget

The OWNER shall define the scope and budget of the Project and, when applicable, periodically update the Project budget, including that portion allocated for the cost of the Work. The Project budget shall include contingencies for design, development, and, when required by the scope of the Project, construction of the Project. The OWNER shall not significantly increase or decrease the overall Project scope or schedule, the portion of the budget allocated for the cost of the Work, or contingencies included in the overall budget or a portion of the budget, without the agreement of MSA to a corresponding change in the Project scope, quality, schedule, and compensation of MSA.

(b) Designated Owner Representative

The OWNER shall identify a Designated Representative who shall be authorized to act on behalf of the OWNER with respect to the Project. OWNER's Designated Representative shall render related decisions in a timely manner so as to avoid unreasonable delay in the orderly and sequential progress of MSA's services. MSA shall not be liable for any error or omission made by OWNER, OWNER's Designated Representative, or OWNER's consultant.

(c) Tests, Inspections, and Reports

When required by the scope of the Project, the OWNER shall furnish tests, inspections, and reports required by law or the Contract Documents, such as planning studies; preliminary designs; structural, mechanical, or chemical tests; tests for air, water, or soil pollution; and tests for hazardous materials.

(d) Additional Consultants

MSA's consultants shall be identified in Attachment A. The OWNER shall furnish the services of other consultants other than those designated in Attachment A, including such legal, financial, accounting, and insurance counseling services as may be required for the Project.

(e) OWNER Provided Services and Information

MSA shall be entitled to rely on the accuracy and completeness of services and information furnished by the OWNER, Designated OWNER Representative, or Consultant. MSA shall use reasonable efforts to provide prompt written notice to the OWNER if MSA becomes aware of any errors, omissions, or inconsistencies in such services or information.

3. **Billing.** MSA will bill the OWNER monthly with net payment due upon receipt. Balances due past thirty (30) days shall be subject to an interest charge at a rate of 18% per year from said thirtieth day. In addition, MSA may, after giving seven days written notice, suspend service under any agreement until the OWNER has paid in full all amounts due for services rendered and expenses incurred, including the interest charge on past due invoices.

4. **Costs and Schedules.** Costs (including MSA's fees and reimbursable expenses) and schedule commitments shall be subject to change for delays caused by the OWNER's failure to provide specified facilities or information or for delays caused by unpredictable occurrences including, without limitation, fires, floods, riots, strikes, unavailability of labor or materials, delays or defaults, by suppliers of materials or services, process shutdowns, pandemics, acts of God or the public enemy, or acts of regulations of any governmental agency. Temporary delays of services caused by any of the above which result in additional costs beyond those outlined may require renegotiation of this agreement.

5. **Access to Site.** Owner shall furnish right-of-entry on the Project site for MSA and, if the site is not owned by Owner, warrants that permission has been granted to make planned explorations pursuant to the scope of

services. MSA will take reasonable precautions to minimize damage to the site from use of equipment, but has not included costs for restoration of damage that may result and shall not be responsible for such costs.

6. **Location of Utilities.** Owner shall supply MSA with the location of all pre-existent utilities and MSA has the right to reasonably rely on all Owner supplied information. In those instances where the scope of services require MSA to locate any buried utilities, MSA shall use reasonable means to identify the location of buried utilities in the areas of subsurface exploration and shall take reasonable precautions to avoid any damage to the utilities noted. However, Owner agrees to indemnify and defend MSA in the event of damage or injury arising from damage to or interference with subsurface structures or utilities which result from inaccuracies in information of instructions which have been furnished to MSA by others.

7. **Professional Representative.** MSA intends to serve as the OWNER's professional representative for those services as defined in this agreement, and to provide advice and consultation to the OWNER as a professional. Any opinions of probable project costs, reviews and observations, and other recommendations made by MSA for the OWNER are rendered on the basis of experience and qualifications and represents the professional judgment of MSA. However, MSA cannot and does not warrant or represent that proposals, bid or actual project or construction costs will not vary from the opinion of probable cost prepared by it.

8. **Construction.** When applicable to the scope of the Project, the OWNER shall contract with a licensed and qualified Contractor for implementation of construction work utilizing a construction contract based on an EJCDC construction contract and general conditions appropriate for the scope of the Project and for the delivery method. In the construction contract, the OWNER shall use reasonable commercial efforts to require the Contractor to (1) obtain Commercial General Liability Insurance with contractual liability coverage insuring the obligation of the Contractor, and name the OWNER, MSA and its employees and consultants as additionally insureds of that policy; (2) indemnify and hold harmless the OWNER, MSA and its employees and consultants from and against any and all claims, damages, losses, and expenses ("Claims"), including but not limited to reasonable attorney's fees and economic or consequential damages arising in whole or in part out of the negligent act or omission of the contractor, and Subcontractor or anyone directly or indirectly employed by any of them. This agreement shall not be construed as giving MSA, the responsibility or authority to direct or supervise construction means, methods, techniques, sequence, or procedures of construction selected by the contractors or subcontractors or the safety precautions and programs incident to the work, the same being the sole and exclusive responsibility of the contractors or subcontractors.

9. **Standard of Care.** In conducting the services, MSA will apply present professional, engineering and/or scientific judgment, which is known as the "standard of care". The standard of care is defined as that level of skill and care ordinarily exercised by members of the same profession practicing at the same point in time and in the same or similar locality under similar circumstances in performing the Services. The OWNER acknowledges that "current professional standards" shall mean the standard for professional services, measured as of the time those services are rendered, and not according to later standards, if such later standards purport to impose a higher degree of care upon MSA.

MSA does not make any warranty or guarantee, expressed or implied, nor have any agreement or contract for services subject to the provisions of any uniform commercial code. Similarly, MSA will not accept those terms and conditions offered by the OWNER in its purchase order, requisition, or notice of authorization to proceed, except as set forth herein or expressly agreed to in writing. Written acknowledgement of receipt, or the actual performance of services subsequent to receipt of such purchase order, requisition, or notice of authorization to proceed is specifically deemed not to constitute acceptance of any terms or conditions contrary to those set forth herein.

10. **Municipal Advisor.** MSA Professional Services, Inc. is not acting as a 'Municipal Advisor' to the owner pursuant to Section 15B of the Exchange Act. For financial advice related to the corresponding project, the client is encouraged to discuss their finances with internal and/or external advisors and experts before making decisions incurring debt and/or supporting those obligations. MSA desires to serve each client well by providing the best information publicly available and is providing information as part of its engineering responsibilities to inform client options. The information is not intended to provide financial advice or recommendations and is not bound by the formal Municipal Advisor fiduciary duty.

11. **Conduct Expectations.** Owner and MSA understand their respective obligations to provide a safe, respectful work environment for their employees. Both parties agree that harassment on the job (unwelcome verbal, physical or other behavior that is related to sex, race, age, or protected class status) will not be tolerated and will be addressed timely and in compliance with anti-harassment laws.

12. Electronic Documents and Transmittals. Owner and MSA agree to transmit and accept project related correspondence, documents, text, data, drawings and the like in digital format in accordance with MSA's Electronic Data Transmittal policy. Each party is responsible for its own cybersecurity, and both parties waive the right to pursue liability against the other for any damages that occur as a direct result of electronic data sharing.

13. Building Information Modelling (BIM). For any projects, and not limited to building projects, utilizing BIM, OWNER and MSA shall agree on the appropriate level of modelling required by the project, as well as the degree to which the BIM files may be made available to any party using the Electronic Document Transmittal provisions of section 12 of this Agreement.

14. Construction Site Visits. If the scope of services includes services during the Construction Phase, MSA shall make visits to the site as specified in Attachment A– Scope of Services. MSA shall not, during such visits or as a result of such observations of Contractor's work in progress, supervise, direct or have control over Contractor's work nor shall MSA have authority over or responsibility for the means, methods, techniques, sequences or procedures of construction selected by Contractor, for safety precautions and programs incident to the work of Contractor or for any failure of Contractor to comply with laws, rules, regulations, ordinances, codes or orders applicable to Contractor's furnishing and performing the work. Accordingly, MSA neither guarantees the performance of any Contractor nor assumes responsibility for any Contractor's failure to furnish and perform its work in accordance with the Contract Documents.

15. Termination. This Agreement shall commence upon execution and shall remain in effect until terminated by either party, at such party's discretion, on not less than thirty (30) days' advance written notice. The effective date of the termination is the thirtieth day after the non-terminating party's receipt of the notice of termination. If MSA terminates the Agreement, the OWNER may, at its option, extend the terms of this Agreement to the extent necessary for MSA to complete any services that were ordered prior to the effective date of termination. If OWNER terminates this Agreement, OWNER shall pay MSA for all services performed prior to MSA's receipt of the notice of termination and for all work performed and/or expenses incurred by MSA in terminating Services begun after MSA's receipt of the termination notice. Termination hereunder shall operate to discharge only those obligations which are executory by either party on and after the effective date of termination. These General Terms and Conditions shall survive the completion of the services performed hereunder or the Termination of this Agreement for any cause.

This agreement cannot be changed or terminated orally. No waiver of compliance with any provision or condition hereof should be effective unless agreed in writing and duly executed by the parties hereto.

16. Betterment. If, due to MSA's error, any required or necessary item or component of the Project is omitted from the construction documents, MSA's liability shall be limited to the reasonable costs of correction of the construction, less what OWNER'S cost of including the omitted item or component in the original construction would have been had the item or component not been omitted. It is intended by this provision that MSA will not be responsible for any cost or expense that provides betterment, upgrade, or enhancement of the Project.

17. Hazardous Substances. OWNER acknowledges and agrees that MSA has had no role in identifying, generating, treating, storing, or disposing of hazardous substances or materials which may be present at the Project site, and MSA has not benefited from the processes that produced such hazardous substances or materials. Any hazardous substances or materials encountered by or associated with Services provided by MSA on the Project shall at no time be or become the property of MSA. MSA shall not be deemed to possess or control any hazardous substance or material at any time; arrangements for the treatment, storage, transport, or disposal of any hazardous substances or materials, which shall be made by MSA, are made solely and exclusively on OWNER's behalf for OWNER's benefit and at OWNER's direction. Nothing contained within this Agreement shall be construed or interpreted as requiring MSA to assume the status of a generator, storer, treater, or disposal facility as defined in any federal, state, or local statute, regulation, or rule governing treatment, storage, transport, and/or disposal of hazardous substances or materials.

All samples of hazardous substances, materials or contaminants are the property and responsibility of OWNER and shall be returned to OWNER at the end of a project for proper disposal. Alternate arrangements to ship such samples directly to a licensed disposal facility may be made at OWNER's request and expense and subject to this subparagraph.

18. Insurance. MSA will maintain insurance coverage for: Worker's Compensation, General Liability, and Professional Liability. MSA will provide information as to specific limits upon written request. If the OWNER requires coverages or limits in addition to those in effect as of the date of the agreement, premiums for additional

insurance shall be paid by the OWNER. The liability of MSA to the OWNER for any indemnity commitments, or for any damages arising in any way out of performance of this contract is limited to such insurance coverages and amount which MSA has in effect.

19. Reuse of Documents. Reuse of any documents and/or services pertaining to this Project by the OWNER or extensions of this Project or on any other project shall be at the OWNER's sole risk. The OWNER agrees to defend, indemnify, and hold harmless MSA for all claims, damages, and expenses including attorneys' fees and costs arising out of such reuse of the documents and/or services by the OWNER or by others acting through the OWNER.

20. Indemnification. To the fullest extent permitted by law, MSA shall indemnify and hold harmless, OWNER, and OWNER's officers, directors, members, partners, consultants, and employees (hereinafter "OWNER") from reasonable claims, costs, losses, and damages arising out of or relating to the PROJECT, provided that any such claim, cost, loss, or damage is attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property (other than the Work itself) including the loss of use resulting therefrom but only to the extent caused by any negligent act or omission of MSA or MSA's officers, directors, members, partners, employees, or Consultants (hereinafter "MSA"). In no event shall this indemnity agreement apply to claims between the OWNER and MSA. This indemnity agreement applies solely to claims of third parties. Furthermore, in no event shall this indemnity agreement apply to claims that MSA is responsible for attorneys' fees. This agreement does not give rise to any duty on the part of MSA to defend the OWNER on any claim arising under this agreement.

To the fullest extent permitted by law, OWNER shall indemnify and hold harmless, MSA, and MSA's officers, directors, members, partners, consultants, and employees (hereinafter "MSA") from reasonable claims, costs, losses, and damages arising out of or relating to the PROJECT, provided that any such claim, cost, loss, or damage is attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property (other than the Work itself) including the loss of use resulting therefrom but only to the extent caused by any negligent act or omission of the OWNER or the OWNER's officers, directors, members, partners, employees, or Consultants (hereinafter "OWNER"). In no event shall this indemnity agreement apply to claims between MSA and the OWNER. This indemnity agreement applies solely to claims of third parties. Furthermore, in no event shall this indemnity agreement apply to claims that the OWNER is responsible for attorneys' fees. This agreement does not give rise to any duty on the part of the OWNER to defend MSA on any claim arising under this agreement.

To the fullest extent permitted by law, MSA's total liability to OWNER and anyone claiming by, through, or under OWNER for any cost, loss or damages caused in part or by the negligence of MSA and in part by the negligence of OWNER or any other negligent entity or individual, shall not exceed the percentage share that MSA's negligence bears to the total negligence of OWNER, MSA, and all other negligent entities and individuals.

21. Accrual of Claims. To the fullest extent permitted by Laws and Regulations, all causes of action arising under this Agreement will be deemed to have accrued, and all statutory periods of limitation will commence, no later than the date of Substantial Completion; or, if MSA's services do not include Construction Phase services, or the Project is not completed, then no later than the date of Owner's last payment to MSA.

22. Dispute Resolution. OWNER and MSA desire to resolve any disputes or areas of disagreement involving the subject matter of this Agreement by a mechanism that facilitates resolution of disputes by negotiation rather than by litigation. OWNER and MSA also acknowledge that issues and problems may arise after execution of this Agreement which were not anticipated or are not resolved by specific provisions in this Agreement. Accordingly, both OWNER and MSA will endeavor to settle all controversies, claims, counterclaims, disputes, and other matters thru mediation with a mutually agreed upon mediator. Demand for mediation shall be filed in writing with the other party to this Agreement. A demand for mediation shall be made within a reasonable time after the claim, dispute or other matter in question has arisen. In no event shall the demand for mediation be made after the date when institution of legal or equitable proceedings based on such claim, dispute or other matter in question would be barred by the applicable statute of limitations. Neither demand for mediation nor any term of this Dispute Resolution clause shall prevent the filing of a legal action where failing to do so may bar the action because of the applicable statute of limitations. If despite the good faith efforts of OWNER and MSA any controversy, claim, counterclaim, dispute, or other matter is not resolved through negotiation or mediation, OWNER and MSA agree and consent that such matter may be resolved through legal action in the court having jurisdiction as specified in this Agreement.

23. Exclusion of Special, Indirect, Consequential and Liquidated Damages. MSA shall not be liable, in contract or tort or otherwise, for any special, indirect, consequential, or liquidated damages including specifically, but without limitation, loss of profit or revenue, loss of capital, delay damages, loss of goodwill, claim of third parties, or similar damages arising out of or connected in any way to the Project or this contract.

24. Limitation of Liability. Neither MSA, its Consultants (if any), nor their employees shall be jointly, severally, or individually liable to the OWNER in excess of the amount of the insurance proceeds available.

25. Successors and Assigns. The successors, executors, administrators, and legal representatives of Owner and MSA are hereby bound to the other party to this Agreement and to the successors, executors, administrators and legal representatives (and said assigns) of such other party, in respect of all covenants, agreements, and obligations of this Agreement. Neither party may assign, sublet, or transfer any rights under or interest (including, but without limitation, claims arising out of this Agreement or money that is due or may become due) in this Agreement without the written consent of the other party, which shall not be unreasonable withheld, except to the extent that any assignment, subletting, or transfer is mandated by law.

26. Notices. Any notice required under this Agreement will be in writing, and delivered: in person (by commercial courier or otherwise); by registered or certified mail; or by e-mail to the recipient, with the words "Formal Notice" or similar in the e-mail's subject line. All such notices are effective upon the date of receipt.

27. Survival. Subject to applicable Laws and Regulations, all express representations, waivers, indemnifications, and limitations of liability included in this Agreement will survive its completion or termination for any reason.

28. Severability. Any provision or part of the Agreement held to be void or unenforceable under any Laws or Regulations will be deemed stricken, and all remaining provisions will continue to be valid and binding upon Owner and MSA.

29. No Waiver. A party's non-enforcement of any provision will not constitute a waiver of that provision, nor will it affect the enforceability of that provision or of the remainder of this Agreement.

30. State Law. This agreement shall be construed and interpreted in accordance with the laws of the State in which the project is located.

31. Jurisdiction. OWNER hereby irrevocably submits to the jurisdiction of the state courts of the State in which the project is located for the purpose of any suit, action or other proceeding arising out of or based upon this Agreement. OWNER further consents that the venue for any legal proceedings related to this Agreement shall be in the County in which the project is located.

32. Understanding. This agreement contains the entire understanding between the parties on the subject matter hereof and no representations. Inducements, promises or agreements not embodied herein (unless agreed in writing duly executed) shall be of any force or effect, and this agreement supersedes any other prior understanding entered into between the parties on the subject matter hereto.

THE SCOPE OF THE WORK AUTHORIZED IS:

1. CONSTRUCTION ADMINISTRATION SERVICES

Provide construction administration services as follows for the sanitary and water utility improvements:

- a. Construction Administration & Management: Manage and coordinate project team, budget and schedules. Maintain communication with Owner, Contractor, and stakeholders on project. The MSA design engineer can also make periodic site visits, correspondences, etc. as necessary to assist the Contractor and field RPR with answering the questions during construction, reviewing the intent of the project plans and specifications, assisting with conflict resolution, etc.
- b. Pre-Construction Meeting: Attend WisDOT preconstruction meeting.
- c. Submittal Review: Review Contractor Shop Drawings, Submittals, Schedules and Samples for compliance with Construction Documents.
- d. Change Orders: Review Change Order requests from Contractor; recommend Change Orders to Owner as appropriate. (assume up to 2 change orders)
- e. Bi-Weekly Field Quantity Submittal For Pay Requests: Submit bi-weekly field quantities to WisDOT for contractor's pay requests. (assume up to 8)
- f. Project Progress Meetings: MSA staff can attend any progress meetings as directed by the City (assume no meetings included at this time).
- g. Project Closeout: Assist the City staff with project closeout activities for this project including review of the Contractor's completion documents (lien waivers, warranty documentation, etc.) for compliance with construction contract and readiness for final payment.
- h. Record Drawings: Prepare record drawings for the sanitary and water utility improvements based on addenda, Field Orders, Change Orders and Contractor's Records.

Deliverables: One electronic (PDF format) version of preconstruction meeting minutes.
One electronic (PDF format) shop drawing and submittal reviews.
One electronic (PDF format) periodic payment recommendations.
One set of electronic (PDF format) record drawings.

2. CONSTRUCTION STAKING SERVICES

Provide construction staking for alignment and grade of the proposed sanitary sewer and water utility improvements as described in the project specifications or as directed by the City staff on a time and expense basis. Additional staking required because of lost or damaged stakes during construction or staking in addition to what is described within the project specifications can be provided as an additional cost. Staking will require a 72-hour prior notice.

3. CONSTRUCTION OBSERVATION SERVICES

Provide the services of a Resident Project Representative (RPR) to observe the activities of the construction contractor related to the sanitary sewer and water utility improvements,

attend construction progress meetings, provide quality assurance testing, etc. as directed by the City staff on a time and expense basis. Services include travel time to/from the site, onsite observation time, documentation, record keeping, and reimbursable expenses). Also conduct a final site visit with the City and the Contractor. Prepare a punch list of items to be corrected and/or completed. Provide a follow-up check to see that all punch list items are successfully completed.

The estimated fee for construction observation services listed within the fee schedule below includes the following assumptions based on the Contractor's anticipated schedule (attached):

- Sanitary Sewer Mainline Work: Assume 30 trips (12-hours each) to the project site (includes travel time, construction observation, and records keeping) by the R.P.R. to observe sanitary sewer installation work.
- Water Mainline Work: Assume 30 trips (12-hours each) to the project site (includes travel time, construction observation, and records keeping) by the R.P.R. to observe water installation work.
- Sanitary & Water Lateral Work: Assume 25 trips (12-hours each) to the project site (includes travel time, construction observation, and records keeping) by the R.P.R. to observe the sanitary and water lateral installation work.
- Final Site Walk-Thru: Assume one site visit by Engineer to review the project work with the City staff and develop a punchlist of deficiency items to be sent to the Contractor. Assume one follow-up site visit with City Staff to confirm that the Contractor has addressed all punchlist items to the satisfaction of the City.

FEE SCHEDULE SUMMARY:

1. Construction Administration Services	\$ 25,650
2. Construction Staking Services	\$ 11,080
3. Construction Observation Services	\$136,730
=====	
TOTAL	\$173,460

ATTACHMENT B: RATE SCHEDULE

Administrative	\$ 90 – \$160/hr.
Architects	\$ 90 – \$208/hr.
Community Development Specialists	\$144 – \$208/hr.
Digital Design.....	\$121 – \$159/hr.
Environmental Scientists/Geologists	\$116 – \$203/hr.
Geographic Information Systems (GIS).....	\$105 – \$203/hr.
Housing Administration	\$ 97 – \$198/hr.
Inspectors/Zoning Administrators	\$115 – \$160/hr.
IT Support	\$184 – \$203/hr.
Land Surveying	\$ 90 – \$208/hr.
Landscape Designers & Architects.....	\$ 90 – \$231/hr.
Planners.....	\$ 90 – \$226/hr.
Principals	\$230 – \$330/hr.
Professional Engineers/Designers of Engineering Systems	\$163 – \$214/hr.
Project Managers.....	\$126 – \$259/hr.
Real Estate Professionals	\$147 – \$203/hr.
Staff Engineers	\$ 90 – \$157/hr.
Technicians.....	\$105 – \$159/hr.
Utility Treatment Operators	\$ 90 – \$190/hr.

Labor rates represent an average or range for a particular job classification. These rates are in effect until December 31, 2026.

REIMBURSABLE EXPENSES (effective November 30, 2025)

Building Inspection Permit Management	\$25/permit
Copies/Prints.....	Rate based on volume
Specs/Reports.....	\$10
Copies	\$0.14/page \$0.16/page for DOT
Plots	\$0.01/sq.in.
Flash Drive	\$10
Dini Laser Level	\$85/per day \$86/day for DOT
Drone Flight	\$375/flight \$330/flight for DOT
Geodimeter	\$30/hour
GPS Equipment	\$20/hour \$11.25/hour for DOT
GPS R2 Equipment	\$20/hour \$2/hour for DOT
Mailing/UPS	At cost
Mileage – Reimbursement	IRS Rate – IRS Rate + \$5/day
Mileage – MSA Vehicle	\$0.70/mile \$0.74/mile for DOT
Nuclear Density Testing	\$30/day \$35/day for DOT
Organic Vapor Field Meter	\$100/day
PC/CADD Machine	Included in labor rates
Robotic Survey Equipment.....	\$20/hour \$11/hour for DOT
Stakes/Lath/Rods.....	At cost
Travel Expenses, Lodging, & Meals	At cost
Traffic Counting Equipment & Data Processing.....	At cost

Expense rates represent an average or range for a particular category and are subject to change to match incurred cost in real time.

PROGRESS SCHEDULE

Project ID: 6995-04-74 & 75		Name of Road: Madison St.		County: Dodge		Reg. No.: 151		Contractor: Advance Construction			
Contract Time: ☐ Working Days ☐ Calendar Days		or Completion Date of: 10/2/2026		Estimated Start Date: 3/16/2026		Estimated Completion Date: 10/2/2026		Prepared By: Chris VanderBush		Date: 2/23/2024	

1. The contractor shall submit a copy of the progress schedule to the Region's Project Manager prior to beginning work and 14 days prior to the preconstruction conference. At any time the work falls behind schedule, the Contractor shall submit a revised schedule, if requested by the Engineer.

2. Bar graphs shall be drawn chronologically in the sequence the work will be performed to depict the progress schedule. Identify the controlling items of work.

		13-Apr	20-Apr	27-Apr	4-May	11-May	18-May	25-May	1-Jun	8-Jun	15-Jun	22-Jun	29-Jun	6-Jul	13-Jul	20-Jul	27-Jul	3-Aug	10-Aug	17-Aug	24-Aug	31-Aug	7-Sep	14-Sep	21-Sep	28-Sep
Mobilization																										
Traffic Control																										
Erosion Control																										
Clearing	xxxxxxxxxx																									
Sawing																										
Asphalt Milling																										
Sanitary Sewer Installation (125'/Day)		xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx	xxxxxxxxxx
Watermain Installation (150'/Day)																										
Water & Sewer Laterals (100'/Day)																										
Storm Structure Poured in Place																										
Storm Sewer Installation (150'/Day)																										
Road Excavation (250'/Day)																										
Grubbing																										
Concrete Mainline Paving																										
Concrete Flat Work (2000sf)																										
Asphalt Paving																										
Landscaping																										
Pavement Markings																										

Contractors	
Advance Crew 1	
Advance Crew 2	
Brickline	
Century Traffic	
GI Grube	
Hartford	
Kuzisaso	
Martell	
Northeast Asphalt	
Pavement Maintenance	
Zignego	
Controlling Items	xxxxxxxxxx



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen
SUBJECT: Changes to the City of Beaver Dam Functional Classification System

The Issue:

Enclosed for your review and consideration are changes to the City of Beaver Dam Functional Classification (FC) System.

Considerations:

Functional classification (FC) is the method by which roads and streets are categorized based on the levels of mobility and access they provide. The Wisconsin Department of Transportation (WisDOT) periodically reviews and updates the FC system of roads and streets throughout the state. Documents showing the recommended changes are enclosed. WisDOT has requested that the City of Beaver Dam approve the recommended changes so that they may submit such to the Federal Highway Administration (FHWA) for final approval.

Does this item have a financial or budget impact?

Yes

Functional classification is a determining factor for federal and state transportation funding eligibility.

Recommendation:

Staff recommend approving the changes to the City of Beaver Dam Functional Classification (FC) System as presented herein.

Attachments:

1. Resolution No. 22-2026
2. Resolution No. 22-2026 Map Exhibit
3. Resolution No. 22-2026 List Exhibit

RESOLUTION NO. 22-2026

A RESOLUTION APPROVING CHANGES TO THE CITY OF BEAVER DAM FUNCTIONAL CLASSIFICATION SYSTEM

WHEREAS, the City of Beaver Dam Urban Area (UA) was designated by the 2020 US Census; and

WHEREAS, the Urban Area Boundary was adjusted and approved by the Wisconsin Department of Transportation (WisDOT) and the Federal Highway Administration (FHWA); and

WHEREAS, functional classification (FC) is the method by which roads and streets are categorized based on the levels of mobility and access they provide; and

WHEREAS, FC of a road or street has a bearing on federal transportation funding eligibility, and

WHEREAS, FHWA and WisDOT have developed guidance for FC of roads and streets; and

WHEREAS, WisDOT periodically reviews and updates the FC system of roads and streets throughout the state; and

WHEREAS, these recommended FC changes were developed through joint review by City of Beaver Dam staff and WisDOT planning staff; and

WHEREAS, these recommended changes have been reviewed by the City of Beaver Dam Common Council; and

WHEREAS, documents showing the recommended changes are attached; and

WHEREAS, WisDOT will, after local approval of the recommended FC changes, approve the changes and submit them to FHWA for final approval; and

WHEREAS, the approved final FC map will be made available to the City of Beaver Dam after FHWA final approval; and

WHEREAS, the new FC will supersede the existing FC in the urban area.

NOW, THEREFORE, BE IT RESOLVED that the City of Beaver Dam Common Council hereby approves all recommended FC.

Presented by the Operations Committee

By a vote of: _____ in favor, _____ opposed, and _____ abstain.

Adopted: April 6, 2026

Approved: April 6, 2026

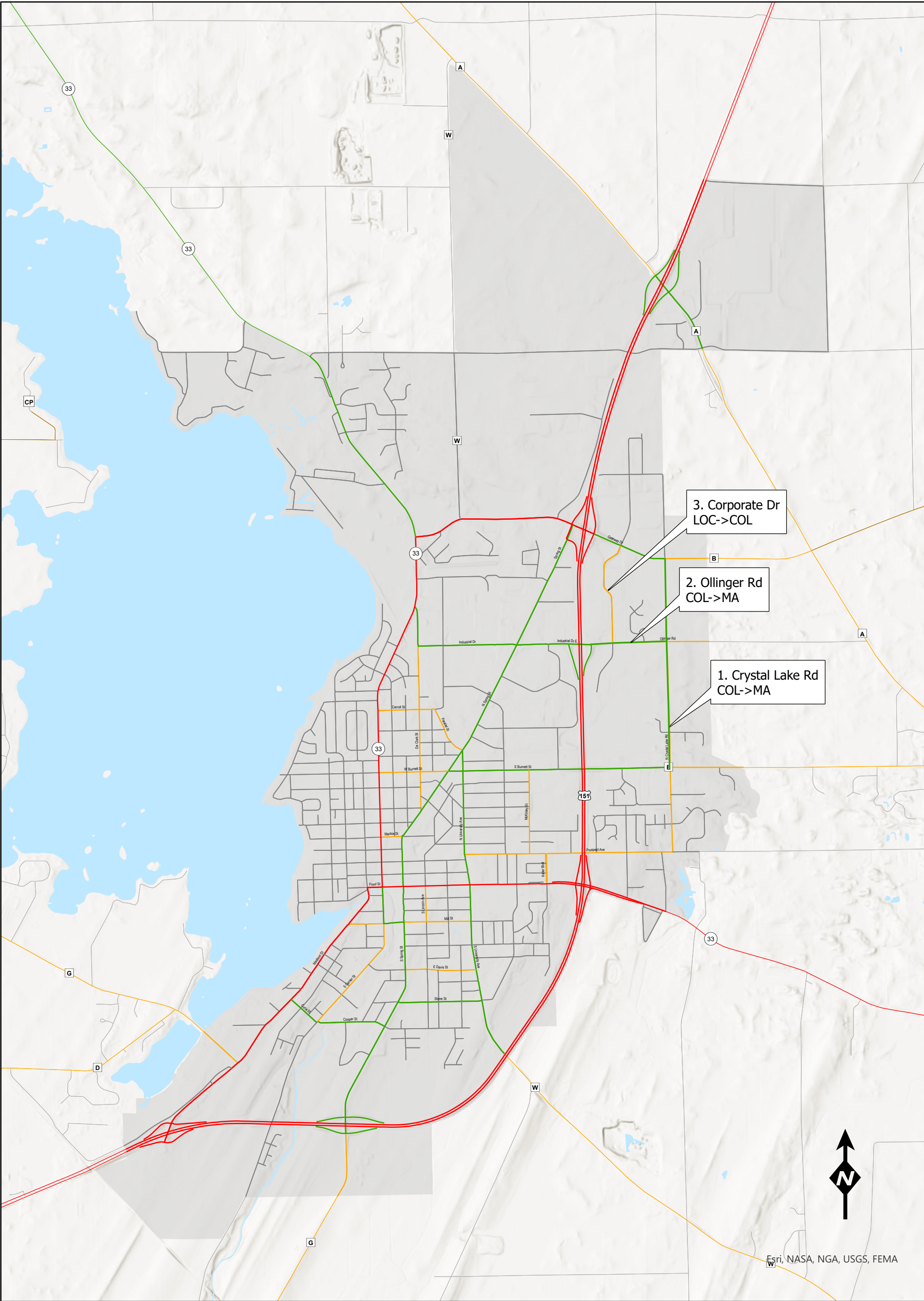
Tracey M. Ferron
City Clerk

Roberta Marck
Mayor

(Subject to Committee Approval)

Beaver Dam

Functional Classification - Recommended Changes



Esri, NASA, NGA, USGS, FEMA

- | | |
|---|---|
|  Principal Arterial |  Urban Area Boundary |
|  Minor Arterial |  Other Nearby Urban Area |
|  Major Collector |  Rural Area |
|  Local |  Planned Route |

0 0.25 0.5 1
Miles

WisDOT Bureau of Planning and Economic Development
FHWA Approval Date: xx/xx/xx

The information on these maps was created for the official use of the Wisconsin Department of Transportation (WisDOT). Any other use, while not prohibited, is the sole responsibility of the user. WisDOT expressly disclaims all liability regarding fitness of use of the information for other than official WisDOT business.



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen
SUBJECT: Governmental Responsibility for Runoff Management Grants

The Issue:

The City of Beaver Dam is planning to submit an Urban Nonpoint Source (UNPS) Construction Grant application to the Wisconsin Department of Natural Resources for the purpose of shoreline stabilization and restoration at Edgewater Park. As part of this application process, it is necessary for the city to adopt a resolution that authorizes the Director of Engineering to apply for and administer the grant on behalf of the city.

Considerations:

The Urban Nonpoint Source & Storm Water (UNPS&SW) Management Grant Program offers competitive grants to local governments for the control of pollution from diffuse urban sources that is carried by storm water runoff. Grants from the UNPS&SW Program reimburse costs of planning or construction projects controlling urban nonpoint source and storm water runoff pollution. For Construction grants, the total state reimbursement amount cannot exceed \$150,000 for construction and engineering, and the local match must be at least 50% of grant eligible expenses. Construction grant eligible projects include shoreline stabilization. Application materials for UNPS Construction projects beginning in 2027 are due April 15, 2026.

Does this item have a financial or budget impact?

No

Recommendation:

Staff recommends adoption of the authorizing Resolution as presented herein.

Attachments:

1. Resolution No. 23-2026

RESOLUTION NO. 23-2026

**A RESOLUTION AUTHORIZING GOVERNMENTAL RESPONSIBILITY FOR
RUNOFF MANAGEMENT GRANTS**

WHEREAS, the City of Beaver Dam, is interested in acquiring a Grant from the Wisconsin Department of Natural Resources for the purpose of implementing measures to control agricultural or urban storm water runoff pollution sources (as described in the application and pursuant to ss. 281.65 or 281.66, Wis. Stats., and chs. NR 151, 153 and 155); and

WHEREAS, a cost-sharing grant is required to carry out the project.

NOW, THEREFORE, BE IT RESOLVED, that the City of Beaver Dam hereby authorizes the Director of Engineering, its official or employee, to act on behalf of the City of Beaver Dam to:

1. Sign and submit an application to the State of Wisconsin Department of Natural Resources for any financial aid that may be available;
2. Sign a grant agreement between the local government (applicant) and the Department of Natural Resources;
3. Sign and submit reimbursement claims along with necessary supporting documentation;
4. Sign and submit an Environment Hazards Assessment Form, if required; and
5. Take necessary action to undertake, direct and complete the approved project.

BE IT FURTHER RESOLVED, that the City of Beaver Dam shall comply with all state and federal laws, regulations and permit requirements pertaining to implementation of this project and to fulfillment of the grant document provisions.

Presented by the Operations Committee

By a vote of: _____ in favor, _____ opposed, and _____ abstain.

Adopted: April 6, 2026

Tracey M. Ferron
City Clerk

Approved: April 6, 2026

Roberta Marck
Mayor

(Subject to Committee Approval)



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen
SUBJECT: Contract for the 2026 Lower Tower Parking Lot Improvements Project

The Issue:

Bids for this project were opened on April 1, 2026 with two (2) bids being received. Upon review of the bids received, it was determined that Kartechner Brothers LLC, Waupun, Wisconsin was the lowest responsive bid.

Considerations:

Proposed project improvements include:

1. Replacement of end of life storm sewer, water main, and lighting facilities.
2. Addition of curb/gutter and storm sewer inlets.
3. Replacement of end of life asphalt surface.
4. Modification of the traffic circulation pattern.
5. Completion of the pedestrian sidewalk connection between S Spring St and Rotary Park Riverwalk.

Construction is currently anticipated for the late summer of 2026.

Does this item have a financial or budget impact?

Yes

Project funding is provided by Tax Incremental District No. 6.

Recommendation:

Staff recommends awarding the contract for the 2026 Lower Tower Parking Lot Improvements Project to Kartechner Brothers LLC, Waupun, Wisconsin for the Bid total of \$438,753.68.

Attachments:

1. Draft Resolution
2. Bid Tabulation

RESOLUTION NO.

**A RESOLUTION AWARDING THE CONTRACT FOR THE 2026 LOWER TOWER
PARKING LOT IMPROVEMENTS PROJECT**

WHEREAS, the Operations Committee of the Common Council of the City of Beaver Dam, Wisconsin did advertise and receive sealed bids for the captioned contractual service; and

WHEREAS, two (2) bids were received and are on file in the City Engineering Department Office.

NOW, THEREFORE, BE IT RESOLVED that the contract for said 2026 Lower Tower Parking Lot Improvements Project be and is hereby awarded to the low bidder, KARTECHNER BROTHERS LLC, Waupun, Wisconsin, for the Bid total of \$438,753.68 pursuant to the attached bid proposal. Project funding is provided by Tax Incremental District No. 6.

Presented by the Operations Committee

By a vote of: _____ in favor, _____ opposed, and _____ abstain.

Adopted: April 20, 2026

Tracey M. Ferron
City Clerk

Approved: April 20, 2026

Roberta Marck
Mayor

2026 Lower Tower Parking Lot Improvements (#10072158)

Owner: Beaver Dam WI, City of

Solicitor: Beaver Dam WI, City of

04/01/2026 10:00 AM CDT

					Engineer Estimate		Kartechner Brothers LLC		Forest Landscaping & Construction, Inc	
Section Title	Line Item	Item Description	UofM	Quantity	Unit Price	Extension	Unit Price	Extension	Unit Price	Extension
Street System Improvements						\$265,990.00		\$248,281.35		\$337,572.00
	1	Mobilization	LS	1	\$20,000.00	\$20,000.00	\$26,864.19	\$26,864.19	\$48,884.00	\$48,884.00
	2	Traffic Control	LS	1	\$4,000.00	\$4,000.00	\$2,838.74	\$2,838.74	\$6,500.00	\$6,500.00
	3	Remove Asphaltic Surface Milling	SY	4950	\$2.00	\$9,900.00	\$2.07	\$10,246.50	\$5.00	\$24,750.00
	4	Demolition	LS	1	\$40,000.00	\$40,000.00	\$20,040.00	\$20,040.00	\$37,588.00	\$37,588.00
	5	Excavation Below Subgrade (EBS) and Backfill	CY	200	\$50.00	\$10,000.00	\$57.49	\$11,498.00	\$58.00	\$11,600.00
	6	Asphaltic Concrete Binder Course	TON	645	\$100.00	\$64,500.00	\$85.15	\$54,921.75	\$105.00	\$67,725.00
	7	Asphaltic Concrete Surface Course	TON	500	\$100.00	\$50,000.00	\$89.22	\$44,610.00	\$101.00	\$50,500.00
	8	30-Inch Concrete Curb and Gutter	LF	485	\$30.00	\$14,550.00	\$32.78	\$15,898.30	\$50.00	\$24,250.00
	9	Concrete Sidewalk	SF	910	\$10.00	\$9,100.00	\$17.12	\$15,579.20	\$13.00	\$11,830.00
	10	Concrete Sidewalk Ashlar Slate	SF	260	\$18.00	\$4,680.00	\$32.78	\$8,522.80	\$16.00	\$4,160.00
	11	Concrete Pavement 7-Inch	SF	145	\$14.00	\$2,030.00	\$29.65	\$4,299.25	\$22.00	\$3,190.00
	12	Detectable Warning Fields	EA	2	\$800.00	\$1,600.00	\$468.23	\$936.46	\$900.00	\$1,800.00
	13	Full Depth Pavement Saw Cutting	LF	930	\$3.00	\$2,790.00	\$3.41	\$3,171.30	\$5.00	\$4,650.00
	14	Tracking Pad	EA	1	\$1,500.00	\$1,500.00	\$2,838.74	\$2,838.74	\$1,100.00	\$1,100.00
	15	Silt Fence	LF	300	\$3.00	\$900.00	\$2.13	\$639.00	\$4.00	\$1,200.00
	16	Ditch Check	LF	20	\$10.00	\$200.00	\$8.27	\$165.40	\$20.00	\$400.00
	17	Inlet protection	EA	6	\$200.00	\$1,200.00	\$98.85	\$593.10	\$165.00	\$990.00
	18	Topsoil, Seed, Fertilize, and Erosion Mat	SY	400	\$10.00	\$4,000.00	\$9.31	\$3,724.00	\$21.00	\$8,400.00
	19	Signs	EA	1	\$6,000.00	\$6,000.00	\$1,779.25	\$1,779.25	\$4,200.00	\$4,200.00
	20	Pavement Marking, Parking Stall, 4-Inch, White, Epoxy	LF	1900	\$1.60	\$3,040.00	\$2.86	\$5,434.00	\$3.50	\$6,650.00
	21	Pavement Marking, Cross Walk, 6-Inch, White, Epoxy	LF	280	\$2.00	\$560.00	\$4.16	\$1,164.80	\$4.50	\$1,260.00
	22	Pavement Marking, Symbol, White, Epoxy	EA	17	\$200.00	\$3,400.00	\$104.05	\$1,768.85	\$125.00	\$2,125.00
	23	Pavement Marking, Stop Bar, 18-Inch, White, Epoxy	LF	24	\$10.00	\$240.00	\$12.49	\$299.76	\$15.00	\$360.00

2026 Lower Tower Parking Lot Improvements (#10072158)

Owner: Beaver Dam WI, City of

Solicitor: Beaver Dam WI, City of

04/01/2026 10:00 AM CDT

					Engineer Estimate		Kartechner Brothers LLC		Forest Landscaping & Construction, Inc	
Section Title	Line Item	Item Description	UofM	Quantity	Unit Price	Extension	Unit Price	Extension	Unit Price	Extension
	24	Concrete Bases Type 5 (Motified)	EA	4	\$2,000.00	\$8,000.00	\$1,326.64	\$5,306.56	\$1,750.00	\$7,000.00
	25	Conduit Rigid Nonmetallic Schedule 40 1 1/2-Inch	LF	380	\$10.00	\$3,800.00	\$13.53	\$5,141.40	\$17.00	\$6,460.00
Storm Sewer Improvements						\$70,635.00		\$84,488.52		\$96,410.00
	26	12-Inch RCP Class III Storm Sewer w/Granular Backfill	LF	346	\$75.00	\$25,950.00	\$93.64	\$32,399.44	\$125.00	\$43,250.00
	27	18-Inch RCP Class III Storm Sewer w/Granular Backfill	LF	96	\$85.00	\$8,160.00	\$100.93	\$9,689.28	\$140.00	\$13,440.00
	28	6-Inch Roof Drain Connection	LF	69	\$25.00	\$1,725.00	\$72.83	\$5,025.27	\$80.00	\$5,520.00
	29	48-Inch Storm Sewer Manhole w/Frame and Cover Type C	EA	2	\$4,500.00	\$9,000.00	\$5,410.59	\$10,821.18	\$4,800.00	\$9,600.00
	30	60-Inch Storm Sewer Manhole w/Frame and Cover Type C	EA	1	\$5,000.00	\$5,000.00	\$6,242.98	\$6,242.98	\$5,800.00	\$5,800.00
	31	48-Inch Storm Sewer Inlet w/Frame and Grate Type H	EA	1	\$4,500.00	\$4,500.00	\$5,930.83	\$5,930.83	\$5,200.00	\$5,200.00
	32	2' x 3' Storm Sewer Inlet w/Frame and Grate Type H	EA	1	\$3,500.00	\$3,500.00	\$4,057.94	\$4,057.94	\$4,000.00	\$4,000.00
	33	36-Inch HP Storm Sewer Lining	LF	32	\$400.00	\$12,800.00	\$322.55	\$10,321.60	\$300.00	\$9,600.00
Water System Improvements						\$88,700.00		\$105,983.81		\$107,070.00
	34	10-Inch Water Main w/Granular Backfill	LF	360	\$150.00	\$54,000.00	\$176.88	\$63,676.80	\$188.00	\$67,680.00
	35	12-Inch Water Main w/Granular Backfill	LF	145	\$180.00	\$26,100.00	\$224.75	\$32,588.75	\$204.00	\$29,580.00
	36	10-Inch Water Valve	EA	1	\$4,500.00	\$4,500.00	\$4,890.34	\$4,890.34	\$6,800.00	\$6,800.00
	37	Pipe Insulation	EA	4	\$400.00	\$1,600.00	\$166.48	\$665.92	\$65.00	\$260.00
	38	Utility Adjustment	EA	5	\$500.00	\$2,500.00	\$832.40	\$4,162.00	\$550.00	\$2,750.00
Alternate Bid Items						(\$2,210.00)		(\$4,420.00)		(\$1,739.00)
	A1	12-Inch HDPE Storm Sewer w/Granular Backfill in lieu of 12-Inch RCP Storm Sewer w/ Granular Backfill (Add/Deduct)	LF	346	(\$5.00)	(\$1,730.00)	(\$10.00)	(\$3,460.00)	(\$3.50)	(\$1,211.00)
	A2	18-Inch HDPE Storm Sewer w/Granular Backfill in lieu of 18-Inch RCP Storm Sewer w/ Granular Backfill (Add/Deduct)	LF	96	(\$5.00)	(\$480.00)	(\$10.00)	(\$960.00)	(\$5.50)	(\$528.00)
Base Bid Total:						\$425,325.00		\$438,753.68		\$541,052.00
Base Bid + Alternate Bid Total:						\$423,115.00		\$434,333.68		\$539,313.00



City of Beaver Dam, Wisconsin
Engineering Office

TO: Operations Committee
FROM: Todd Janssen, Dan Mulhern
SUBJECT: Possible Contract Extension for Solid Waste Collection Services

The Issue:

GFL Environmental has requested a 5-year (2027-2031) contract extension for Solid Waste Collection Services.

Considerations:

The contract for the city's Solid Waste Collection Services was last publicly bid in 2021 for a contract term from January 1, 2022 through December 31, 2026. GFL Environmental was the lowest responsive bidder, and was subsequently awarded the said contract.

The said contract provisions indicate that "the contract may be extended for another 5-year period by negotiations consummated prior to October 1, 2026."

Does this item have a financial or budget impact?

Yes

The original contract was awarded for a total bid price of \$734,992.72 for year 1 (2022). The contract allows an annual adjustment of up to 3%, resulting in a current 2026 contract price of \$820,798.20. The requested contract extension proposes to lock in the current contract price (\$820,798.20) for year 1 (2027) with annual adjustments up to 3%.

Recommendation:

Staff support the contract extension with GFL Environmental based upon exceptional contract performance and execution over the past 5 years. However, staff seeks direction from the Operations Committee on whether to proceed with the contract extension as proposed or put the services back out to public bidding for the next 5-year term.

Attachments:

1. Proposed Contract Extension

ADDENDUM TO THE CITY OF BEAVER DAM SOLID WASTE & RECYCLABLES COLLECTION, DISPOSAL & PROCESSING CONTRACT

WHEREAS, the contract between the City of Beaver Dam, Wisconsin, (hereinafter called "City") and GFL Solid Waste Midwest, LLC, ("Contractor"), may be renewed upon mutual written agreement of the parties.

NOW, THEREFORE, the City and Contractor agree that the said Contract is hereby amended as follows:

1. **Term.** The term of this contract shall be extended by five (5) years, with a new expiration date of December 31, 2031. Thereafter this Contract may be renewed for additional terms of two (2) years or more, unless either party provides the other party with written notice of its intent not to renew at least ninety (90) days prior to the expiration of the then current.

INSERTION OF CHANGES-CONTRACT WORK SPECIFICATIONS

The pricing terms for annual increases are up to 3% years 2-3-4-5. First year (2027) locked in at current price. (\$774,922.20)

All other terms and conditions shall remain in effect.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be executed on the day, and year first above written.

THE City of Beaver Dam, WISCONSIN A Wisconsin Municipality

By: _____

Title: _____

ATTEST: _____

GFL SOLID WASTE MIDWEST LLC

By: _____

Date: _____

					GFL	
Section Title	Line Item	Item Description	U of M	Quantity	Unit Price	Extension
Base Bid						\$774,922.20
	1	Non-Recyclable Waste Collection (Every Week)	Stops Per Year	286,364	\$1.86	\$532,637.04
	2	Recyclables Waste Collection (Every Other Week)	Stops Per Year	143,364	\$1.69	\$242,285.16
	3	Combined Waste Collection (Twice Per Week)	Stops Per Year			
Alternate Bid						\$45,876.00
	5	Curbside Bulk Waste Collection (Twice Per Year)	TON Per Year	200	\$114.69	\$22,938.00
	6	Manned Packer Truck Bulk Waste Collection (Twice Per Month)	TON Per Year	200	\$114.69	\$22,938.00
Bid Total						\$820,798.20