



**PUBLIC WORKS COMMISSION MEETING AGENDA**

**TUESDAY, APRIL 14, 2026 AT 5:30 PM**

**COUNCIL CHAMBERS, SECOND FLOOR, MUNICIPAL BUILDING - 106 JONES STREET,  
WATERTOWN, WI 53094**

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**1. CALL TO ORDER**

**2. COMMENTS AND SUGGESTIONS FROM CITIZENS PRESENT**

*Each individual who would like to address the Committee will be permitted up to three minutes for their comments*

**3. REVIEW AND APPROVE MINUTES**

A. Minutes from March 24, 2026

**4. BUSINESS**

A. Review and take possible action: Milford Street sidewalk infill from South Street to Grinwald Park

B. Update, no action required: Hill Court Bridge

C. Review and take possible action: Financial Agreement between TDS and City of Watertown

D. Review and take possible action: Westside Creek System Assessment Agreement with McMahon Associates for \$122,142

E. Review and discuss: Wilbur Street design overview

F. Review and take action: Wastewater Department, approve one year extension for active non-irrigated farmland / agricultural lease for the wastewater utility owned property: 140 acres

G. Review and take action: Enter into an agreement with Win Technologies for IT upgrades, including a new firewall and network switches, to improve Water Systems communications and security

**5. ADJOURNMENT**

*Persons requiring other reasonable accommodations for any of the above meetings, may contact the office of the City Clerk at [cityclerk@watertownwi.gov](mailto:cityclerk@watertownwi.gov) phone 920-262-4000*

*A quorum of any City of Watertown Council, Committee, Board, Commission, or other body, may be present at this meeting for observing and gathering of information only*

# PUBLIC WORKS COMMISSION

Tuesday, March 24, 2026

5:30 p.m.

The Public Works Commission met at the above date and time. The following members were present: Alderpersons Brad Blanke, Dan Bartz, Myron Moldenhauer, and Tony Arnett; Citizen member Pete Thompson. Absent: none. Also present: City Staff Andrew Beyer, Maureen McBroom, Pete Hartz, Richie Piltz.

1. **Call to order.** Chairperson Arnett called the meeting to order at 5:30 p.m.
2. **Comments and Suggestions from Citizens Present.** - None.
3. **Review and take possible action. Minutes of PWC meeting of March 10th, 2026.** Mr. Blanke moved to approve the minutes as submitted, seconded by Mr. Thompson. Motion carried by unanimous voice vote.
4. **Review and take possible action: Fire Suppression Lateral Services for 2028 Main Street Reconstruction Project** – Jared Lee of RE Lee and Associates presented the summary report on laterals in the Main Street Reconstruction zone. The report showed each lateral’s current state (size, material) along with the proposed replacement and any increased cost due to the replacement. This is just a proposed list and these upgrades have not yet been discussed with building owners and are subject to change. Mr. Moldenhauer asked when a lateral is proposed to be increased in size, what is the main driver of the cost? The main cost driver is the curb stop, rather than the pipe. Mr. Blanke asked if we knew how many of the buildings have residential spaces already in use in the upper stories. This was not known at this time. Mr. Bartz asked if the costs listed were included in the original project estimate. They were not. Mr. Thompson asked if the size of the main on Main Street could accommodate the roughly 25 laterals that could be upgraded. Yes, it can. Mr. Blanke moved to submit the proposed list to the State, seconded by Mr. Bartz. Motion carried by unanimous voice vote.
5. **Review and take possible action: Award Sidewalk Repair Program contract #8-26 Base Bids A & B to Rennhack Construction, Co. Inc for \$49,400.30** – 4 bids were received. Rennhack was the lowest and best bid. Mr. Thompson moved to recommend the bid to Council, seconded by Mr. Moldenhauer. Motion carried by unanimous voice vote.
6. **Update, no action required: Urban Nonpoint Source and Storm Water Grant Application for Street Sweeper** – The Finance Committee has already reviewed and approved the grant application. This is a just an informational update for the Commission. If awarded, the grant will provide 25% reimbursement for the cost of a new street sweeper. The street sweeper is in the 5 year capital plan. Lead time on ordering a new street sweeper is 9 months to a year.
7. **Adjournment.** Mr. Moldenhauer moved to adjourn at 5:58 p.m., seconded by Mr. Bartz. Motion carried by unanimous voice vote.

Respectfully submitted,

Tony Arnett, Chairperson

Note: These minutes are uncorrected, and any corrections made thereto will be noted in the proceedings at which these minutes are approved.

# MEMO

## Engineering Division of the Public Works Department

To: Chairperson Arnett and Commission Members

From: Andrew Beyer, Public Works Director

Date: April 9, 2026

Subject: Public Works Commission Meeting of April 14, 2026

Review and take possible action: Milford Street sidewalk infill from South Street to Grinwald Park

### Background

A request from a city resident was received for infill sidewalk between South Street and Grinwald Park. This request was made due to safety concerns with the speed transition of 25 MPH and 35 MPH through this area. There are existing bike lanes along the roadway. An evaluation of the speed limits in this area was brought to the Public Safety and Welfare committee for consideration and was not pursued at this time. Future development may spur revisiting the speed limit and traffic in this area.

This length of infill sidewalk has three segments, approximately 660', 370' and 200' as shown on the attached site map. The sidewalk would start at the south side of the South Street intersection and end at the north side of the Grinwald Park parcel. The total infill sidewalk length is 1,230' for this area.

This area has a score of 19 as per the infill sidewalk policy evaluation system (attached for reference) from the 2017 citywide evaluation. The top scoring segment was 42. This placed it within an average need for infill sidewalk, but below the top priorities at the time of the evaluation. Given the development since the evaluation, potential future development, and input from stakeholders, this area was identified in the Bike and Pedestrian Master Plan as a backbone project (Project C – Milford Street – Western City Limits to South Street – Sidewalk). This portion is approximately 25% of the full backbone project.

### Budget Goal

1. Create a community where all can feel safe and strive for economic success.

## Financial Impact

The cost to construct new sidewalk here would be approximately \$15.85 per square foot, totaling \$97,477.50 for the proposed length. These numbers are based on this year's bid numbers for the sidewalk repair area program and is subject to change. Per the infill sidewalk policy, parcels abutting the new sidewalk would be assessed for two-thirds (2/3) the cost of sidewalk infill across or adjacent to the benefited property with the City bearing the balance one-third (1/3) cost of the sidewalk across or adjacent to the benefited property. The city portion is estimated at \$32,492.50 and would need to be considered in a future year's budget.

## Recommendation

The Engineering Division recommends sidewalk installation along Milford Street between South Street and Grinwald Park considering the City's infill sidewalk policy and the Citywide Bike and Pedestrian Plan. Should the Commission wish to proceed, the project could be programmed for design in 2026, with construction included in a future year of the 5-year Capital Improvement Plan.

The initiation of the special assessment process for the parcels along this infill area will be required and will follow Watertown Gen. Ord. s. 25.15 and Wis. Stat. s 66.0701 and 66.0703. This would not guarantee that sidewalk is constructed in the designated area, it would merely start the official process.

Attached:

- Site Map
- Infill Sidewalk Policy





## INFILL SIDEWALK POLICY

**EFFECTIVE: September 20, 2016**

**REVISED: October 4, 2016**

The Public Works Commission recently revised the existing Infill Sidewalk Policy that was established several years ago. The Commission worked diligently for over a year on the revisions. Following are the new guidelines for Infill Sidewalk in the City of Watertown, WI.

This Policy will serve as a guide for making future decisions related to the infill of sidewalks as streets are reconstructed and/or as the need is determined to be great for such facilities in the community. When at such time it is determined, on a case by case basis, by the Public Works Commission that infill sidewalk is needed in a segment or segments of the City, the following criteria will be applied to each segment:

Points	
Adjacent to Major Arterial Street	10
1320' Radius of School	
Enrollment: 500+	9
Enrollment: 250-499	8
Enrollment: 100-249	7
Enrollment: <100	6
Adjacent to Minor Arterial Street	6
1320' Radius of Park	
Park Amenities: 10+	6
Park Amenities: 7-9	5
Park Amenities: 4-6	4
Park Amenities: 1-3	3
Complete Loop/Destination*	4
Close Gap**	4
1320' Radius of Multi-Family Housing	4
1320' Radius of Bus Stop	4

\*Destination  
 Brandt/Quirk Park  
 Wal-Mart  
 Farm & Fleet

**\*\*The following criteria qualify a sidewalk gap:**

- 1 - A block lacks sidewalk on all parcels
- 2 - the blocks abutting the above mentioned parcel contain sidewalk on at least one (1) parcel

Note: 1320' is equal to 1/4 mile or about 4 city blocks

The criteria has been applied to all street segments within the City that require infill sidewalks and attached is a table (See *Infill Sidewalk Ranking Spreadsheet, Complete Listing with Sidewalk Analysis Map*) that contains the calculated rankings of all the street segments requiring infill sidewalk starting with the highest rank on down. A City Infill Sidewalk map has also been created that incorporate all of the above mentioned criteria (See *City of Watertown Infill Sidewalk Ranking Map*). Street segments are awarded points based on their proximity to criteria items. The more criteria items that intersect a street segment, the higher the segment ranks in terms of priority for infill sidewalk. A street segment can obtain a maximum of forty-eight (48) points. For historical reference, two tables are attached listing the forty-four (44) top ranking street segments requiring infill sidewalk. One table using the previous ranking criteria (See *Top Ranking Streets Using Previous Point System*), the other table using the Revised Point System (See *Top Ranking Streets Using Revised System*). Please note the total possible score between the previous system and the revised system is different. The two tables take this into consideration and use equivalent points so they are relational.

Only the City of Watertown, and/or its representative, will construct infill sidewalk.

The total cost for construction of sidewalk will be determined as follows:

- The previous year's, or most recent, contract cost for sidewalk per square foot,
- Excavation per square foot,
- Four-inch (4") aggregate base per square foot,
- Landscaping per square yard,
- Plus an annual percentage increase tied to the Consumer Price Index (CPI) and to be determined annually.

The Commission approved and recommends the property owners affected hereunder by virtue of their property's abutment to the sidewalk infill needs, be assessed two-thirds (2/3) the cost of sidewalk infill across or adjacent to the benefited property with the City bearing the balance one-third (1/3) cost of the sidewalk across or adjacent to the benefited property.

Attached is a City map depicting all locations of infill sidewalk need and thus the property owners affected and prospectively benefited hereunder by their property's abutment to the sidewalk infill needs and improvement within the City limits. Said map is displayed in a larger scale version in the Engineering Department, second floor City Hall, 106 Jones Street, Watertown, WI and can be viewed during normal working hours of 8:00 a.m. – 4:30 p.m. Monday – Friday, except holidays.

This Policy's intention is preliminary to the ultimate levying of special assessments, which will ultimately require the City's adherence to, and governance under, Watertown Gen. Ord. § 25.15 and Wis, Stat. §§ 66.0701 and 66.0703 (public noticing and hearing).

Upon and for the within-described sound and compelling budgetary and public policy objectives, this policy serves to preliminarily establish the within-described two-thirds (2/3) to one-third (1/3) funding ratio with respect to all those locations of infill sidewalk areas of need depicted by the map attached hereto and more particularly on the map displayed in the Engineering Department as described above.

The Commission has also determined that a shared use path (for use by bicycles and pedestrians) should be considered as infill sidewalk in this policy.

It should be noted that the sidewalk maintenance program would remain as is.

**Under the Annual Street Program, namely street reconstruction projects,** the Engineering Department will conduct an annual review of infill sidewalks using the above criteria. All streets with a total score of zero (0) or greater will be presented to the Public Works Commission for review and determination. **The Public Works Commission will annually review each reconstruction project street on a case by case basis, but is setting the general guideline for rankings of twenty-one (21) or greater as the threshold for implementation. The Public Works Commission reserves the right to implement the policy on a lower ranking street as the need arises. When unrelated to street reconstruction projects, the intent is to work from the highest rankings (Maximum 48) down (Minimum 0) off the Infill Sidewalk Ranking List (Revised October 4, 2016).**

Additionally, infill sidewalks located within an Annual Street project will be funded using the Annual Streets account (05-58-11-69), all remaining infill sidewalks will be funded using the Sidewalk account (#05-58-11-73) – this is the same funding account for sidewalk maintenance (Revised October 4, 2016).

Also attached to this policy are spreadsheets that displaying the rankings for Watertown public and private schools and Watertown City Parks Amenities Inventory. A listing of all the school bus pickup points by Watertown Transportation Services is also attached to this policy.

#### ATTACHMENTS

- City of Watertown Infill Sidewalk Ranking Map
- City of Watertown Sidewalk Analysis Map
- Infill Sidewalk Ranking Spreadsheet, Complete Listing
- Top Ranking Streets Using Previous Point System
- Top Ranking Streets Using Revised System
- Watertown Public and Private Schools Rankings
- City of Watertown Park Amenities Inventory Rankings
- School Bus Pickup Points by Watertown Transportation Services

# MEMO

## Engineering Division of the Public Works Department

To: Chairperson Arnett and Commission Members

From: Nathan Williams, Civil Engineer I

Date: April 9, 2026

Subject: Public Works Commission Meeting of April 14, 2026

Update no action required: Hill Court Bridge

### Background

The Hill Court Bridge, a vehicular bridge connecting Hill Street to a parking lot in Riverside Park as shown on the attached map, has fallen into disrepair. In October of 2023, the Public Works Commission moved to close the Hill Court Bridge and make it pedestrian only. The bridge was again inspected along with other structures within the park in the fall of 2025, and its condition has since worsened. Preliminary repair estimates developed for this structure are nearing the cost of replacement.

### Budget Goal

1. Create a community where all can feel safe and strive for economic success.

### Financial Impact

The cost to repair this structure is estimated between \$250,000 and \$400,000, whereas replacement is estimated between \$300,000 and \$500,000. The proposed closure and alterations would cost under \$5,000, dependent on bollard pricing, signage needs, and patching area.

### Recommendation

The Public Works Department plans to pave the gap between the two parking areas and install bollards or boulders on each end of the Hill Court Bridge early this year. The parking lot would be redesigned and reconstructed at a later date, pending funding availability and approval. This approach would address current needs in a cost-effective manner while keeping park operations relatively unchanged.

# Hill Court Bridge

Section 4, Item B.



	Municipal Boundary		Common Areas	Address Labels
	Parcels Boundaries		Addresses	Parcel Acreage

**City of Watertown Geographic Information System**
  
 Scale: 1:732      Printed on: April 9, 2024
   
 SCALE BAR = 1"      Author:
   
 DISCLAIMER: This map is not a substitute for an actual field survey or onsite inspection. The accuracy of this map is limited to the quality of the records from which it was derived. Other inherent inaccuracies occur during the compilation process. City of Watertown makes no warranty whatsoever concerning this information.

# MEMO

## Engineering Division of the Public Works Department

To: Chairperson Arnett and Commission Members  
From: Andrew M. Beyer, P.E.  
Date: April 8, 2026  
Subject: Public Works Commission Meeting of April 14, 2026

### Review and take possible action: Financial Agreement Between TDS and the City of Watertown

#### Background

Engineering staff began discussions in 2022 regarding a Financial Agreement between TDS and the City of Watertown related to TDS's proposed city-wide fiber expansion project. Since that time, staff has worked through multiple iterations of the agreement to ensure roles, responsibilities, and cost recovery measures are clearly defined.

The final draft agreement has been reviewed and approved by the City Attorney, with input from the Finance Director and the Engineering Division.

The purpose of this Financial Agreement is to ensure that the City is not financially burdened by the additional workload associated with the TDS fiber expansion project. The project includes installation of fiber optic infrastructure within approximately 121 miles of City-owned right-of-way between 2025 and 2027.

Given the scale of the project, staff determined that outside assistance was necessary to effectively manage permit review and construction oversight. The City has retained Short Elliott Hendrickson (SEH) to assist with permit reviews and construction verification services. SEH's involvement allows the City to maintain timely and thorough review processes while ensuring compliance with City standards and protecting public infrastructure.

While the Financial Agreement is being finalized, TDS has proceeded with portions of the project. SEH has been operating under a standalone contract with the City to perform permit review and construction verification services. In the interim, TDS has agreed to a cost recovery arrangement whereby the City pays SEH for these services and is subsequently reimbursed by TDS for all professional service fees incurred.

The agreement formalizes this arrangement and establishes expectations related to permitting, construction coordination, and use of the public right-of-way. SEH was brought on due to current staff capacity constraints and the need to balance this large-scale project with ongoing responsibilities and capital improvement projects. City staff maintains regular communication with SEH to provide review input as needed and to stay informed on the project.

## Budget Goal

5. Encourage community growth by assessing opportunities, involving ALL stakeholders, environmental needs, modern code and policy priorities.

## Financial Impact

The Financial Agreement is structured to ensure full cost recovery to the City for management of the TDS fiber expansion project.

TDS will pay a fixed fee per Digital Fiber Network (DFN) permit of \$8,000 in 2025 and 2026, and \$8,400 in 2027. These fees are intended to cover the City's management function costs associated with permitting, review, and administration of work within the public right-of-way.

In addition, TDS is responsible for all engineering consultant costs incurred by the City that exceed standard permit review, including additional review resulting from incomplete applications, resubmittals, unforeseen construction conditions, or contractor inefficiencies. These costs will be reimbursed to the City in full.

TDS will provide an initial deposit of \$408,000 to fund permit review and administration activities, with provisions for replenishment as the project progresses to ensure uninterrupted service. Funds will be used solely for costs associated with management of the project, including payments to the City's engineering consultant.

This structure ensures that all costs incurred by the City related to the project are borne by TDS, and that no financial burden is placed on the City.

## Recommendation

Staff recommends that the Public Works Commission review the Financial Agreement and forward a recommendation for approval to the Common Council.

**PERMIT FEE AGREEMENT**

**THIS AGREEMENT**, made and entered into this \_\_\_\_ day of \_\_\_\_\_ 2026, by and between the City of Watertown Wisconsin municipal corporation (“City”), and TDS Metrocom LLC ("TDS"), sometimes referred to collectively herein as the "Parties," as follows:

**RECITALS**

**WHEREAS**, the City owns and maintains rights-of-way in the public trust for transportation and other public purposes; and pursuant to Wis. Stat. sec. 86.16, Wis. Stat. sec. 61.34 and Wis. Admin. Code Ch. PSC 130, City has adopted ordinance section (457-51) of the City of Watertown Municipal Code which sets forth permitting, reconstruction, and restoration requirements for the location of utility facilities within the public right-of-way.

**WHEREAS**, TDS is a “public utility” as defined in sec. 196.01 Wis. Stats.;

**WHEREAS**, TDS desires to construct a fiber optics network within the City to provide commercial and residential broadband connectivity and related services (the "Network") through the installation of conduit, fiber optics, handholds, cabinets, and related underground and above-ground broadband infrastructure within the City of Watertown as generally depicted in **Exhibit A**, attached hereto and incorporated herein, ("Network Facilities"); and

**WHEREAS**, TDS desires to utilize the City's public rights-of-way under this Agreement, City ordinances, and applicable laws for the installation of a fiber optic network; and intends to install fiber optic cable within approximately 121 miles of City-owned right-of-way during the years 2025-2027 (the “Project”);

**WHEREAS**, City desires to support the expansion of fiber optics networks to increase access to vital broadband connections and capacity to our residents and businesses in a manner reasonably consistent with such terms as are applicable to other similar contractors or providers; and

**WHEREAS**, City will incur significant costs to manage TDS’ access to and use of City owned public rights-of-way as defined in Watertown ordinances section 457-20 (“Rights-of-Way”) throughout the Project including, but not limited to, the management function costs specified in Wis. Admin. Code sec. PSC 130.05(1) (“Management Function Costs”)

**WHEREAS**, TDS and the City acknowledge and agree that fixed Management Function Costs of \$8,000.00 per DFN permit in 2025, \$8,000.00 per DFN permit in 2026, and \$8,400.00 in 2027 per DFN permit, of the Project are reasonable pursuant to the terms of Section 3. h. below and has agreed to establish this Agreement with the City to fund the prompt and equitable repayment of such Management Function Costs. TDS shall be responsible for engineering consultant fees above and beyond the above referenced fees resulting from additional review due to incomplete or insufficient permit applications, or unforeseen construction conditions.

**WHEREAS**, the Parties elect to enter into this Agreement to facilitate the timely, safe, and effective installation of Network Facilities, to acknowledge and establish mutual expectations regarding the said Project, and for such other good and valuable consideration. TDS shall maintain a minimum presence of five (5) drilling crews operating within the City on the Project.

**NOW, THEREFORE, BE IT MUTUALLY AGREED** as follows:

1. **RECITALS**. The above Recitals are hereby incorporated and form a part of this Agreement.
2. **SCOPE OF PROJECT**. The Network is planned within the jurisdictional boundary of the City, in both Public ROWs and Public Utility Easements of the City, with Network Facilities installed throughout the City solely at TDS's cost and expense.

3. **PERMITS.** TDS shall timely apply for issuance of permits required for the Network or installation of Network Facilities. The Parties further agree as follows:
- a. Permit applications shall be submitted in geographically compact groupings known as Digital Fiber Network (DFN) approximately sixteen thousand linear feet (~16,000 LF), at maximum per application, with sufficient lead time to allow the City to conduct reviews efficiently and timely to TDS' preferred construction schedule. The Parties shall meet before the commencement of the installation of the Network Facilities and periodically thereafter as mutually agreeable to discuss and agree upon a work schedule, staging, and desired completion times.
  - b. Permit applications shall be submitted via email to the Director of Public Works/City Engineer or designee. Addresses and geographical area information shall be provided by TDS. The Parties shall coordinate packaging or grouping applications to allow for the efficiency of time and costs and avoid exceeding City's operational capacity.
  - c. Drawings. The sample drawings attached as **Exhibit B**, attached hereto and incorporated herein, outline in sufficient detail the type of information TDS will generally be required to submit to the City to obtain the appropriate permit. TDS shall be responsible for knowledge of the City Code of Ordinances and other applicable state and local permit standards and shall use best efforts to submit permit applications that are complete, forthright, and accurate. The City will work in good faith to assist TDS when more information is required.
  - d. Applications and Approvals. Both parties shall use their best efforts to facilitate accurate and prompt review of all necessary permits through timely, accurate submittal and payments of the permit application, and timely review and response once completed applications are submitted by TDS. The City shall respond to complete and paid permit applications within thirty (30) calendar days.
  - e. Network Cabinets, Pedestals, and other Above Grade Network Facilities. TDS shall make best efforts to locate and install Network Facilities underground. However, certain Network Facilities, including cabinets and pedestals (used to house equipment necessary to operate the network) are above-grade facilities. TDS shall place such above-grade facilities in a mutually agreed upon location, which may be in private easements, public utility easements, acquired property, or, if other options are not feasible and where the location would not cause a public safety or maintenance concern for the City, including in conflict with future sidewalk routes, only then in the Rights-of-Way, as a last resort.
  - f. Scope. An individual application for a DFN permit may cover a large geographic area of the City consisting of up to approximately five hundred (~500) residential homes and/or businesses but approximately sixteen thousand linear feet (~16,000 LF) at maximum per application. TDS Permits may cover multiple streets, and all impacted street corridors shall be listed in the location field of the permit.
  - g. Post Construction Record Drawings. Upon completion of work in a permitted area, TDS will provide As-Builts. As-Builts shall contain latitudinal, longitudinal, and elevation data for all installed facilities.
  - h. Permit Fees and Additional Engineering Costs. In lieu of hourly rates, fees and costs required by City ordinance and those reasonably related to any and all permits and inspections associated with the Rights-of-Way, the parties agree TDS will pay the sum of \$8,000.00 per DFN permit in 2025

and 2026, and \$8,400.00 per DFN permit in 2027 (“Funds”). Notwithstanding the foregoing, in the event that additional City engineering consultant review is required due to incomplete, inaccurate, or insufficient permit applications, utility plan resubmittals, unforeseen construction conditions, or contractor inefficiencies, such additional costs incurred by the City’s engineering consultant shall be paid directly by TDS. TDS shall reimburse the City for such additional engineering consultant fees within thirty (30) days of invoice, and such fees shall be in addition to the base DFN permit fees specified herein. The City shall provide supporting documentation for additional fees.

- 4. Deposit of Funds. TDS shall initially deposit funds sufficient to cover 51 DFN permit applications at \$8,000 per permit, for a total initial deposit of \$408,000.00 (the “Funds”). The City will acknowledge receipt of the Funds and shall hold them in its general account for the sole benefit of the City in accordance with the terms of this Agreement to fund the Management Function Costs for functions undertaken to manage TDS’s access and use of the Rights-of-Way pursuant to this Agreement.

At the end of each calendar year, the City shall review the number of DFN permits still required to complete the Project. Based on such review, TDS shall deposit additional funds equal to the difference between the prior year’s permit rate and the applicable permit rate for the following year, multiplied by the number of outstanding DFN permits. For example, for permits carried into 2027, TDS shall deposit an additional \$400 per outstanding permit (the difference between \$8,400 for 2027 and \$8,000 for 2026). Such additional deposits shall be made promptly to ensure uninterrupted permit review and administration.

All funds shall be used solely for the payment of costs related to Management Function Costs, including engineering consultant fees incurred in connection with permit review and administration.

- 5. Disbursement of Funds. The City is hereby authorized to disburse the Funds as follows: The City shall disburse Funds to its general account sufficient to pay any invoice received from Short Elliott Hendrickson Inc., or another engineering consultant selected by the City, for services in connection with a DFN Permit submitted by TDS for review or issued to TDS for the Project. The City shall submit an invoice to TDS within thirty (30) days of such disbursement. TDS may object to any disbursement which it believes inappropriate within 15 days of receipt of the invoice from the City.

In no event shall the City disburse Funds for any purpose other than the payment of costs related to and in connection with the Management Function Costs as defined above.

- 6. Fund Replenishment. Should the Funds fall below \$40,800.00, Utility shall review the progress of the Project and provide an estimate of the number of DFN permits still required to complete such Project. Provided the Project has not been terminated, the Fund will then be replenished to a level equal to the current year’s DFN Permit cost times the number of DFN permits needed to complete the Project.
- 7. Release of Funds. Upon completion of the Project and written acceptance of improvements by the City, signed by the City Mayor, remaining Funds, if any, may be disbursed to TDS and this Agreement shall terminate and no party shall have any further rights, duties or obligations.

- 8. Notices. All notices and other communications required or permitted hereunder shall be inwriting and shall be delivered by hand or sent by electronic mail (with hard copy to follow), or sent, postage prepaid, by registered, certified or express mail and shall be deemed delivered upon delivery by hand, or if mailed, when received as follows:

delivered, as follows:

To the City: City Clerk  
106 Jones Street  
Watertown, WI 53094

and

Andrew M Beyer, Director of Public Works/City Engineer  
106 Jones Street  
Watertown, WI 53094  
(920) 262-4050  
ABeyer@cityofwatertownwi.gov

To TDS: Bruce Shead, Manager of Business Development  
525 Junction Rd.  
Madison WI 53717  
(314) 277-9152- Office/Cell

Bruce.Shead@tdstelecom.com

Installer: To be provided by TDS to City when the installer is retained  
following prequalification to perform work for this project.

9. Assignment. This Agreement shall not be assigned by any party hereto.
10. Non-Waiver of Recovery Rights. Nothing in this Agreement shall be deemed a waiver of the City's right to recover actual costs for repair, restoration, or other damages arising from the Project.
11. Entire Agreement. This Agreement constitutes the entire agreement and understanding among the parties hereto with respect to the subject matter herein and supersedes all prior agreements and understandings relating to such subject matter.
12. Amendments. This Agreement may be amended only by a written instrument duly executed by all parties hereto.
13. Counterparts. This Agreement may be executed in one or more counterparts, all of which shall be considered one and the same agreement and shall become effective when one or more such counterparts have been signed by each of the Parties and delivered to the other Parties.
14. Severability. If any provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable under applicable law, such invalidity, illegality or unenforceability shall not affect any other provision hereof.
15. Controlling Law. This Agreement and each and all of the terms, covenants and conditions hereof shall be interpreted in accordance with and governed in all respects by the internal laws of the State of Wisconsin. Any dispute under this Agreement shall be venued exclusively in the circuit court in and for Jefferson County, Wisconsin. The Parties irrevocably consent to the personal jurisdiction of said court.
16. Drafting/Interpretation. This Agreement was mutually drafted, and its interpretation shall not be construed against either party in whole or in part. The Parties are experienced market participants, represented by legal counsel, and enter into this Agreement fully informed and advised of their legal rights and the effects of the terms and conditions of the Agreement stated herein and executed below.
17. Indemnification. TDS agrees to indemnify, defend and hold harmless the City, its successors and assigns, against and with respect to any and all damages, claims, losses, and expenses of any kind including without limitation, reasonable legal and consulting expenses, incurred by the City or which are asserted against or imposed upon the City by any other party (including without limit any governmental entity)

18. Limitation of Municipal Liability. Nothing contained within this Agreement is intended to be a waiver or estoppel of City or its insurer to rely upon the limitations, defenses, and immunities contained within Sections 346.05 and 893.80, Wis. Stats. To the extent that indemnification is available and enforceable, City or its insurer shall not be liable in indemnity, contribution, or otherwise for an amount greater than the limits of liability of municipal claims established under Wisconsin law.

19. Public Records. TDS understands and acknowledges that City is subject to Wisconsin’s Public Records Law and may be required to disclose certain public records when requested. City will provide TDS with notification and opportunity to redact any public records request for TDS’ Confidential Information prior to release.

**IN WITNESS THEREOF**, the parties herein witness and execute this Agreement on this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

TDS Metrocom, LLC

\_\_\_\_\_  
Wade Soczka, Director-Network Construction

CITY OF WATERTOWN, WISCONSIN

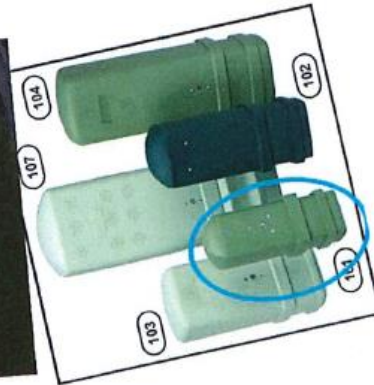
\_\_\_\_\_  
Robert Stocks, Mayor

\_\_\_\_\_  
Megan Dunneisen, City Clerk

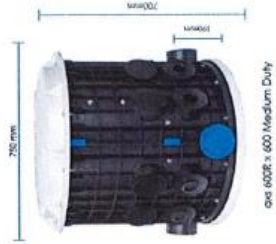
Approved as to form:

\_\_\_\_\_  
Alexandra A. Panagopoulos, City Attorney

# Required Structures – Above & Below Ground



400R x 600 Heavy Duty



400R x 600 Medium Duty

Specs and Techs: 400R Access Chamber



Section 4, Item C.

ADDRESS: 1541 BOOMER ST, WATERTOWN, WI 53094, USA  
PROJECT NAME: TC-223046021  
LAT - LONG 43.164586°, -88.703880°  
DA DFN - 04



**SCOPE OF WORK**

FROM PROPOSED PB-DA-1132#P8003BD-2  
TO PROPOSED HH-DA-1130#H-033B  
RUN APPROXIMATELY 691'0" 24' BFO,  
12063' 38' BFO  
BFO(1)(1.25')

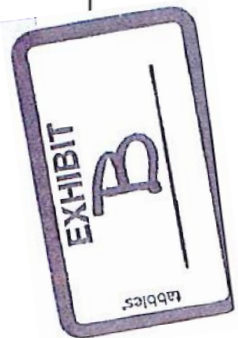
**DRAWING INDEX**

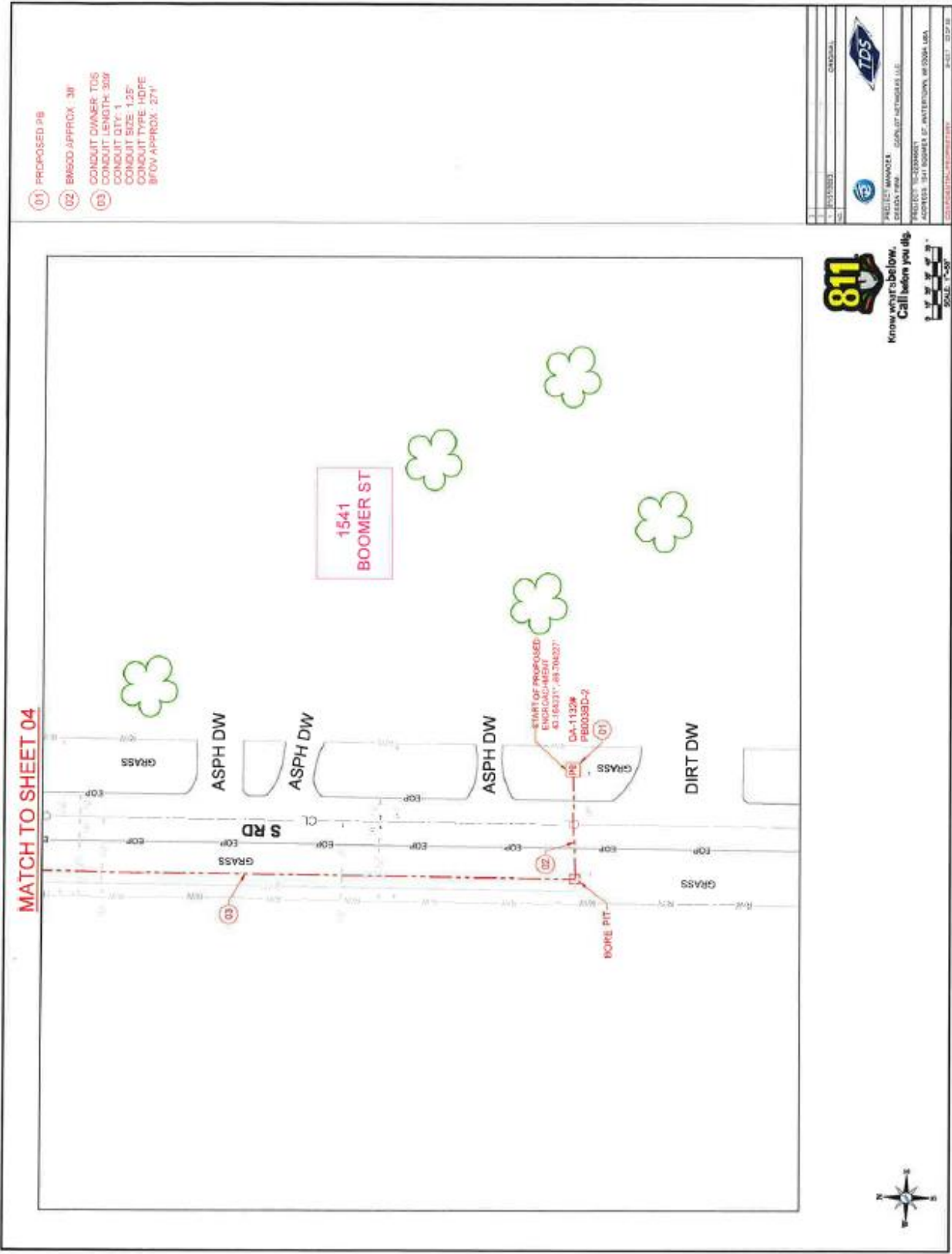
- 1- COVER SHEET/SITE LOCATION
- 2- LEGEND
- 3- 66 PROJECT LOCATION
- 57-69 TC PLAN TYPICAL

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMITS	08/11/2023
2	ISSUED FOR PERMITS	08/11/2023
3	ISSUED FOR PERMITS	08/11/2023
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99	ISSUED FOR PERMITS	08/11/2023
100	ISSUED FOR PERMITS	08/11/2023



Know what's below.  
Call before you dig.





- 01 PROPOSED #/B
- 02 BM600 APPROX. 30'
- 03 CONDUIT OWNER: TDS  
CONDUIT LENGTH: 30W  
CONDUIT QTY: 1  
CONDUIT SIZE: 1.25"  
CONDUIT TYPE: HDPE  
BIFOV APPROX.: 271'

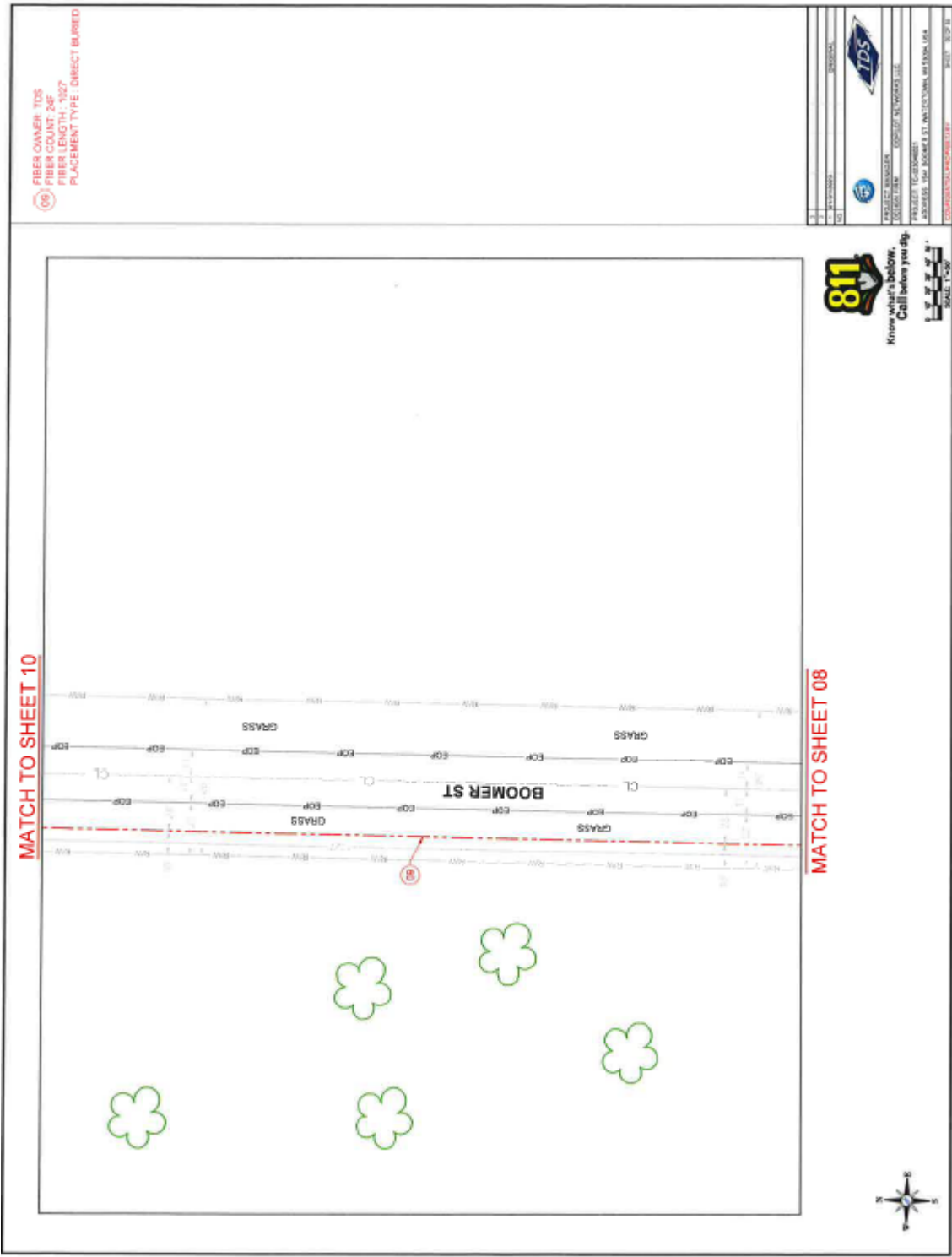
811 Know what's below. Call before you dig.

SCALE: 1"=30'

TDS  
TERRACE ENGINEERING  
10000 W. 100TH ST., SUITE 100, OVERLAND PARK, MO 66204  
TEL: 913.241.1100 FAX: 913.241.1101  
WWW.TDS-ENGINEERING.COM









# MEMO

## Engineering Division of the Public Works Department

**To:** Chairman Arnett and Public Works Commission Members  
**From:** Maureen McBroom, Stormwater Project Manager  
**Date:** 4/9/2026  
**Subject:** Review and Take Possible Action: Westside Creek System Study Agreement with McMahon Associates, Inc. for \$122,142.00

### Background

Engineering Division staff successfully applied for a Wisconsin Emergency Management Pre-Disaster Flood Resilience for the Westside Creek System Assessment in 2025. This study will provide baseline information through field work, modeling and evaluations in regard the impacts on tributaries to the Rock River and adjacent areas that drain to these waterways during the 10-year, 100-year and 500-year rain events. Eight proposals were received from water resource consultants responding to the Request for Proposals (RFP) for this project.

McMahon Associates submitted a complete and competitive proposal for the Westside Creek System Assessment. McMahon Associates' proposal scored within the top three in a quality-based ranking of all 8 proposals. McMahon Associates' proposal was the top-scoring proposal after including consideration of the cost estimates for the top three proposals.

The proposed project is required to begin prior to June 1, 2026 per the Pre-Disaster Flood Resilience Grant. The anticipated completion date for this project is July 31, 2027.

### Budget Goal

1. Create a community where all can feel safe and strive for economic success.
2. Maintain indoor and outdoor recreational facilities to enhance safety, overall health, and quality of life.
3. Encourage community growth by assessing opportunities, involving ALL stakeholders, environmental needs, modern code and policy priorities.
4. Strengthen employee trust and retention by fostering a workplace culture of respect, service, and responsiveness to internal and community needs.

## Financial Impact

The Westside Creek System Assessment was budgeted for and approved at \$60,000 (after grant reimbursements) through the Stormwater Utility's Capital Outlay Account # 16-58-16-60. The Pre-Disaster Flood Resilience Grant is anticipated to reimburse up to \$91,606.50 of the \$122,142 consultant cost for this work. Since the consultant's proposal came in under the estimated project cost, City staff time spent on this project will be tracked and submitted as in-kind work for reimbursement at the 75% state cost share. The maximum grant award is \$133,575.00.

## Recommendation

Engineering Division staff recommend approval of the McMahon Associates Inc. agreement for the Westside Creek System Assessment for \$122,142.00, to be reimbursed at 75% through the Pre-Disaster Flood Control Resilience Grant, up to \$91,606.50. The project is anticipated to begin prior to June 1, 2026 and to be completed by July 31, 2027.

## 2026 Operational Goals

*Present a budget that (Department select the relevant goals, and delete those not relevant):*

1. Create a community where all can feel safe and strive for economic success.
2. Maintain indoor and outdoor recreational facilities to enhance safety, overall health, and quality of life.
3. Encourage community growth by assessing opportunities, involving ALL stakeholders, environmental needs, modern code and policy priorities.
4. Strengthen employee trust and retention by fostering a workplace culture of respect, service, and responsiveness to internal and community needs.



# AGREEMENT

## FOR PROFESSIONAL SERVICES

**CITY OF WATERTOWN**  
**Attn: Maureen McBroom**  
**106 Jones Street**  
**Watertown, WI 53094**

**DATE: March 14, 2026**  
**McM. No. W0901 - 09-26-00254**  
**WESTSIDE CREEK SYSTEM ASSESSMENT**

### PROJECT DESCRIPTION

The City of Watertown has requested engineering services to include a structure condition survey, stream condition analysis, H&H modeling and providing storm water system and watershed flood improvement recommendations. The City has applied for and obtained a Pre-Disaster Flood Resilience Grant (PDRFG) for the project which includes a proposed condition FEMA HEC-RAS model and LOMR submittal as necessary. The below scope of services is provided for this project.

### SCOPE OF SERVICES

McMahon Associates, Inc. (McMahon) agrees to provide the following Scope of Services for this project:

#### Project Kick-off Meeting

- Attend a meeting with City staff to establish project goals and objectives at the City of Watertown.
- Discuss and develop known problematic locations for flooding and other drainage issues with City staff.
- Participate in an onsite walk-through of the project area to review the existing conditions.

#### Culvert Condition Analysis

- Provide culvert condition analysis of approximately 31 culvert locations in the Westside Creek watershed.
- Provide analysis utilizing the Great Lakes Stream Crossing Inventory Method, including photographs and condition analysis report.

#### Topographic Survey

- Perform a topographic survey of the project area including culverts, storm sewer outfalls, and the navigable waterway corridors.
- Establish two benchmarks, horizontal control points and vertical control points.
- Prepare AutoCAD base drawing including GIS based property lines and topographic survey information.
- Perform a condition inventory analysis of the navigable waterway conditions including capacity, erosion, vegetation and other drainage issues.
- Ensure the topographic survey includes items as determined necessary by the navigable waterway condition survey including cross section data as necessary for flood modeling and mapping.

#### Hydrologic & Hydraulic Modeling

- Provide H&H modeling (XP-SWMM) for the existing conditions to include the navigable waterways and the storm water system to the expected Area of Interest location limits. Area of interest locations are locations where flooding typically occurs including low (sag) areas in the storm sewer system. Perform the analysis on the 10, 100 and 500-year storm events utilizing TR-55 methodology, Atlas 14 precipitation depths, and the NRCS WI MSE3 precipitation distribution.
- Establish potential proposed improvements and perform a proposed condition analysis to determine the effectiveness of each proposed improvement. Improvements considered shall include environmentally friendly and sustainable based (nature-based) solutions.
- Provide results of the proposed improvement alternatives to the City followed by a discussion regarding the proposed improvements and effectiveness.

- Utilize the proposed condition results and discussion of proposed improvements with the City to establish the proposed plan to move forward with.
- Develop preliminary Opinion of Probable Costs (OPC) based on concept design.
- Develop preliminary design concepts for City staff, City Council, and for public information.
- Conduct quarterly progress meetings with the City of Watertown.

#### FEMA LOMR Submittal

- Obtain and modify the existing (effective) HEC-RAS model based on more accurate data obtained for this project.
- Create a proposed model with the expected changes due to the selected proposed project(s) as determined in the Hydrologic & Hydraulic modeling phase above as required for the PDFR Grant. Project areas to be included in the HEC-RAS model and subsequent FEMA LOMR submittal shall include:
  - Near address 546 West Street and the surrounding area.
  - Near address 900 W. Main Street and the surrounding area.
  - The area southeast of the STH 26 & STH 16 interchange (City Growth area) and surrounding area.
  - OR another area of importance to be determined based on results of the H&H study results.
- Provide a floodplain permit application for City / DNR and FEMA including associated forms, updated mapping information, etc. for the area where the proposed improvements are located.
  - Submit to DNR for review and approval (if necessary).
  - Submit to FEMA for their formal review following DNR approval (LOMR submittal).

#### Final Assessment / Report

- Create a Final Report of the project, the report shall include.
  - A report for the storm culverts condition survey according to the Great Lakes Stream Inventory Method.
  - A report for the navigable stream bottom and bank condition analysis inventory.
  - A final H&H analysis report to include:
    - Results for alternatives considered including associated flooding results.
    - Results for proposed alternatives selected by the City for incorporation into future projects. Ten (10) proposed improvements will be planned in the selected alternative.
    - Results will be presented in tabular and mapping formats to illustrate flooding in the existing condition and the proposed alternative conditions. Tabular results will show flooding depths and flooding duration (times) for the 10-, 100- and 500-year storm events. Mapping results will show the limits of the associated flooding storm event.
    - Hydrograph graphs will be included for the areas of interest to show depth and duration of flooding in the existing and proposed condition(s).
  - Establish costs and potential schedule for the project or project(s).

### **ITEMS NOT INCLUDED IN THE SCOPE OF SERVICES**

The following is not intended to be a comprehensive list. It is intended to highlight general areas not included in the Scope of Services.

- Wetland delineation(s) or preparation and submittal of wetland permitting, boundary surveys, CSMs, easement documentation.
- Any services not specifically listed in the Scope of Services above.

### **CITY OF WATERTOWN RESPONSIBILITIES**

The Scope of Services and fee is based upon the understanding that the City of Watertown will provide the following:

- Provide access to City-owned properties.
- Associated available City, County, & Town mapping including City GIS data such as drainage area and storm sewer system mapping.

**SPECIAL TERMS** (Refer also to General Terms & Conditions, attached)

The City of Watertown agrees that the Project Description, Scope of Services, and Compensation sections contained in this Agreement, pertaining to this project or any addendum thereto, are considered confidential and proprietary, and shall not be released or otherwise made available to any third party, prior to the execution of this Agreement, without the expressed written consent of McMahon.

**COMPENSATION**

McMahon agrees to provide the Scope of Services described above for the following estimated Time and Expense compensation.

Rates per Attached Fee Schedule | Time & Expense

■ Project Kick-off Meeting.....	\$2,120
■ Culvert Condition Analysis.....	\$10,560
■ Topographic Survey.....	\$30,625
■ Hydrologic & Hydraulic Modeling.....	\$42,490
■ FEMA LOMR submittal.....	\$23,327
■ <u>Final Assessment Report.....</u>	<u>\$13,020</u>
TOTAL.....	\$122,142

**COMPLETION SCHEDULE**

McMahon agrees to complete this project as follows:

- Kick-off meeting(s), culvert analysis and topographic survey: May 15, 2026 through September 30, 2026.
- Hydrologic & Hydraulic (H&H) analysis: October 1, 2026 through December 31, 2026.
- Establish proposed alternative(s): January 1, 2027 through February 28, 2027.
- Submit FEMA LOMR: March 1, 2027 through March 31, 2027, if needed, as determined by modeling and study results.
- Final Assessment / Report: by July 31, 2027.

**ACCEPTANCE**

The General Terms & Conditions and the Scope of Services (defined in the above Agreement) are accepted, and McMahon is hereby authorized to proceed with the services. The Agreement fee is firm for acceptance within sixty (60) days from the date of this Agreement.

**CITY OF WATERTOWN**

106 Jones Street  
Watertown, WI 53094

**McMAHON ASSOCIATES, INC.**

1445 McMahon Drive | PO Box 1025  
Neenah, WI 54956 | 54957-1025  
920.751.4200 | MGMGRP.COM

\_\_\_\_\_  
*Authorized Signature*

  
\_\_\_\_\_  
Andrew W. Schmidt  
Associate / Municipal & Water Resources  
Engineer

\_\_\_\_\_  
Date

*March 14, 2026*  
\_\_\_\_\_  
Date

Attachments: General Terms and Conditions  
Fee Schedule & Reimbursable Schedule

**1. STANDARD OF CARE**

- 1.1 Services: McMahan Associates, Inc. (McMahan) shall perform services consistent with the professional skill and care ordinarily provided by engineers/architects practicing in the same or similar locality under the same or similar circumstances. McMahan shall provide its services as expeditiously as is consistent with such professional skill and care and the orderly progress of the project.
- 1.2 Client's Representative: McMahan intends to serve as the Client's professional representative for those services, as defined in this Agreement, and to provide advice and consultation to the Client as a professional. Any opinions of probable project costs, approvals and other decisions made by McMahan for the Client are rendered based on experience and qualifications and represent our professional judgment. For clarity, Client may sometimes be referred to as "Owner" in this and related documents.
- 1.3 Warranty, Guarantees, Terms and Conditions: McMahan does not provide a warranty or guarantee, express or implied, for professional services. This Agreement or contract for services is not subject to the provisions of uniform commercial codes. Nothing contained in this Agreement shall create a contractual relationship with or a cause of action in favor of a third party against either the Client or McMahan. McMahan's services under this Agreement are being performed solely for the Client's benefit, and no other entity shall have any claim against McMahan because of this Agreement or the performance or nonperformance of services hereunder. The Agreement does not create, nor does it intend to create a fiduciary relationship with Client or any other party.

**2. PAYMENT AND COMPENSATION**

- 2.1 Invoices: McMahan will bill the Client monthly with net payment due in thirty (30) days. Past due balances shall be subject to an interest charge of 1.0% per month. Client is responsible for interest charges on past due invoices, collection agency fees and attorney fees incurred by McMahan to collect all monies due to McMahan. Client is responsible for all taxes levied on professional services and on reimbursable expenses. McMahan and Client hereby acknowledge that McMahan has and may exercise lien rights on subject property.
- 2.2 Reimbursables: Expenses incurred by McMahan for the project including, but not limited to, equipment rental will be billed to the Client at cost plus 10% and sub-consultants at cost plus 12%. When McMahan, after execution of an Agreement, finds that specialized equipment must be purchased to provide special services, the cost of such equipment will be added to the agreed fee for professional services only after the Client agrees to these costs.
- 2.3 Changes: The stated fees and Scope of Services constitute McMahan's professional opinion of probable cost of the fees and tasks required to perform the services as defined. For those projects involving conceptual or process development services, 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 Scope. Changes by the Client during design may necessitate re-design efforts. McMahan will promptly inform the Client in writing of such situations so changes in this Agreement can be negotiated, as required.
- 2.4 Delays and Uncontrollable Forces: Costs and schedule commitments shall be subject to re-negotiation for delays caused by the Client's failure to provide specified facilities or information, or for force majeure 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, infectious diseases or pandemics, acts of God or the public enemy, or acts or regulations of any governmental agency. Temporary delay of services caused by any of the above, which results in additional costs beyond those outlined, may require re-negotiation of this Agreement.

**3. INSURANCE**

- 3.1 Limits: McMahan will maintain insurance coverage in the following amounts:
 

Worker's Compensation .....	Statutory
General Liability	
Bodily Injury - Per Incident/Annual Aggregate .....	\$1,000,000 / \$2,000,000
Automobile Liability	
Bodily Injury .....	\$1,000,000
Property Damage .....	\$1,000,000
Professional Liability Coverage .....	\$2,000,000

If the Client requires coverage or limits in addition to the above stated amounts, premiums for additional insurance shall be paid by the Client.
- 3.2 McMahan's total aggregate liability to the Client for any indemnity obligations, reimbursement of legal fees, or for any damages arising out of or related to the performance of this Agreement, whether based in tort, contract, or any other legal theory, shall be limited as follows: for contracts with a total value less than \$250,000, to the lesser of two (2) times McMahan's fee or \$250,000; for contracts with a total value equal to or exceeding \$250,000, to McMahan's fee under this Agreement not to exceed \$1,000,000.
- 3.3 Additional Insureds: Upon request and to the extent permitted by law, McMahan shall cause the primary and excess or umbrella policies for Commercial General Liability and Automobile Liability to include the Client as an additional insured for claims caused in whole or in part by McMahan's negligent acts or omissions. The additional insured coverage shall be primary and non-contributory to any of the Client's insurance policies and shall apply to both ongoing and completed operations.

**4. CLAIMS AND DISPUTES**

- 4.1 General: In the event of a dispute between the Client and McMahan arising out of or related to this Agreement, the aggrieved party shall notify the other party of the dispute within a reasonable time after such dispute arises. The Client and McMahan agree to first attempt to resolve the dispute by direct negotiation.
- 4.2 Mediation: If an agreement cannot be reached by the Client and McMahan, unresolved disputes shall be submitted to mediation. The Client and McMahan shall share the mediator's fee and any filing fees equally.
- 4.3 Binding Dispute Resolution: If the parties do not resolve a dispute through mediation, the method of binding dispute resolution shall be litigation in a court of competent jurisdiction.

**5. TERMINATION OR SUSPENSION**

- 5.1 Client: Termination of this Agreement by the Client shall be effective upon seven (7) day written notice to McMahan. The written notice shall include the reasons and details for termination.
- 5.2 McMahan: If the Client defaults in any of the Agreements entered into between McMahan and the Client, or if the Client fails to carry out any of the duties contained in these Terms and Conditions, McMahan may, upon seven (7) days written notice, suspend its services without further obligation or liability to the Client unless, within such seven (7) day period, the Client remedies such violation to the reasonable satisfaction of McMahan. In addition, McMahan may terminate this Agreement for any reason, with or without cause, by providing seven (7) days written notice to the Client. Upon such termination, all obligations of McMahan shall cease. McMahan shall not be liable for any damages, costs, or additional compensation related to the termination.

- 5.3 Suspension for Non-Payment: McMahan may, after giving 48 hours' notice, suspend service under any Agreement until the Client has paid the amount due for services rendered and expenses incurred.
- 5.4 Payment Upon Termination: If the Agreement is terminated, Client shall be responsible for paying for all work performed and/or expenses and damages incurred by McMahan. Payments shall be made in accordance with Section 2 above.
- 6. COPYRIGHTS AND LICENSES**
- 6.1 Instruments of Service: McMahan and its subconsultants shall be deemed the author and owner of their respective Instruments of Service (IOS), including but not limited to the drawings, specifications, reports, and any computer modeling (BIM, etc.), and shall retain all common law, statutory and other reserved rights, including copyrights.
- 6.2 Licenses: McMahan grants to the Client a nonexclusive license to use McMahan's IOS solely and exclusively for the purposes of constructing, using, and maintaining the project, provided that the Client substantially performs its obligations under this Agreement, including prompt payment of all sums due.
- 6.3 Reuse: Use of IOS pertaining to this project by the Client for extensions of this project or on any other project shall be at the Client's sole risk.
- 7. AGREEMENT CONDITIONS**
- 7.1 The stipulated fee is firm for acceptance by the Client within sixty (60) days from date of Agreement publication.
- 7.2 Modifications: This Agreement, upon execution, can be amended only by written amendment to the Agreement signed by both parties.
- 7.3 Governing Law: This Agreement shall be governed by the law of the place where the project is located, excluding that jurisdiction's choice of law rules.
- 7.4 Mutual Non-Assignment: The Client and McMahan, respectively bind themselves, their agents, successors, assigns and legal representatives to this Agreement. Neither the Client nor McMahan shall assign this Agreement without the written consent of the other.
- 7.5 Severability: The invalidity of any provision of this Agreement shall not invalidate the Agreement or its remaining provisions. If it is determined that any provision of the Agreement violates any law, or is otherwise invalid or unenforceable, then that provision shall be revised to the extent necessary to make that provision legal and enforceable. In such case the Agreement shall be construed, to the fullest extent permitted by law, to give effect to the parties' intentions and purposes in executing the Agreement.
- 7.6 Third Party: Nothing contained in this Agreement shall create a contractual relationship with, or a cause of action, in favor of a third party against McMahan.
- 8. MISCELLANEOUS PROVISIONS**
- 8.1 Limitation of Client Liability: Nothing contained within this Agreement is intended to be a waiver or estoppel of Client or its insurer to rely upon the limitations, defenses, and immunities contained within Sections 345.05 and 893.80, Wis. Stats. To the extent that indemnification is available and enforceable, Client or its insurer shall not be liable in indemnity, contribution, or otherwise for an amount greater than the limits of liability of municipal claims established under Wisconsin law.
- 8.2 Public Records: McMahan understands and acknowledges that the Client is subject to Wisconsin's Public Records Law and may be required to disclose certain public records when requested. Client will provide McMahan with notification of and opportunity to redact any public records request for McMahan's Confidential Information prior to release.
- 8.3 Additional Client Services: The Client agrees to provide such legal, accounting and insurance counseling services as may be required for the project for the Client's purpose.
- 8.4 Client-Provided Information: The Client agrees that McMahan may rely on information provided by the Client or by third parties engaged by the Client.
- 8.5 Means and Methods: McMahan is not responsible for direction or supervision of construction means, methods, techniques, sequence, or procedures of construction selected by contractors or subcontractors, or the safety precautions and programs incident to the work of the contractors or subcontractors.
- 8.6 Purchase Orders: In the event the Client issues a purchase order or other instrument related to McMahan's services, it is understood and agreed that such document is for Client's internal accounting purposes only and shall in no way modify, add to, or delete any of the Terms and Conditions of this Agreement. Signed acknowledgment of receipt, or the actual performance of services subsequent to receipt, of any 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. If the Client does issue a purchase order, or other similar instrument, McMahan will indicate the purchase order number on the invoice(s) sent to the Client.
- 8.7 Project Maintenance: The Client (or Owner if applicable) shall be responsible for maintenance of the structure, or portions of the structure, which have been completed and have been accepted for its intended use. All structures are subject to wear and tear, and environmental and man-made exposures. As a result, all structures require regular and frequent monitoring and maintenance to prevent damage and deterioration. Such monitoring and maintenance is the sole responsibility of the Client or Owner. McMahan shall have no responsibility for such issues or resulting damages.
- 8.8 Consequential Damages: Notwithstanding any other provision of the Agreement, McMahan shall not be liable in contract or tort or otherwise for any special, indirect, consequential, or liquidated damages including but not limited to 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 and/or this Agreement.
- 8.9 Corporate Protection: It is intended by the parties to this Agreement that McMahan's services in connection with the project shall not subject McMahan's individual employees, officers, or directors to any personal legal exposure for the risks associated with this project. Therefore, and notwithstanding anything to the contrary contained herein, the Client agrees that as the Client's sole and exclusive remedy, any claim, demand, or suit shall be directed and/or asserted only against McMahan, a Wisconsin corporation, and not against any of McMahan's employees, officers, or directors.
- 8.10 Contingency: The project will evolve and be refined over time. The Client shall provide appropriate contingency for design and construction costs consistent with the reasonable progression of the project. The Client and McMahan agree that revisions due to design clarifications or omissions which result in changes in work during the construction phase which amount to 5% or less of construction costs shall be deemed within the contingency and consistent with the professional standard of care. Accordingly, the Client agrees to make no claim for such costs. Revisions in excess of this threshold shall be resolved per the dispute resolution process.
- 8.11 Project Costs Associated with Agency Plan Review: McMahan will not be responsible for additional project costs due to changes to the design, construction documents, and specifications resulting from the agency plan review process. The project schedule shall either allow for the agency plan review process to occur prior to the bid phase, or if this review occurs after the bid phase, any additional costs would be considered part of the project contingency.
- 8.12 Hazardous Materials: McMahan shall have no responsibility for the discovery, presence, handling, removal, or disposal of, or exposure of persons to, hazardous materials or toxic substances in any form at the project site.
- 8.13 Climate: Design standards which exceed the minimum requirements within current codes and regulations are excluded. If requested by the Client, climate-related design services or evaluations can be provided for additional compensation.



## FEE SCHEDULE | 2026

McMahon Associates, Inc.

Effective: 01/01/2026

LABOR CLASSIFICATION	HOURLY RATE
Principal	\$215.00
Senior Project Manager	\$195.00 - \$215.00
Project Manager	\$145.00 - \$185.00
Senior Engineer	\$195.00 - \$205.00
Engineer	\$115.00 - \$185.00
Senior Engineering Technician	\$145.00 - \$155.00
Engineering Technician	\$85.00 - \$135.00
Senior Architect	\$180.00 - \$200.00
Architect	\$155.00 - \$175.00
Senior Designer	\$130.00 - \$150.00
Designer	\$100.00 - \$120.00
Senior Land Surveyor	\$140.00 - \$190.00
Land Surveyor	\$130.00
Land Surveyor Technician	\$95.00 - \$115.00
Surveyor Apprentice	\$80.00
Erosion Control Technician	\$100.00
Senior Hydrogeologist	\$215.00
Senior Ecologist	\$205.00
Environmental Scientist	\$110.00 - \$140.00
Senior GIS Project Manager	\$195.00
Senior GIS Analyst	\$135.00 - \$155.00
GIS Analyst	\$105.00 - \$125.00
Wetland Delineator	\$125.00
Senior Wetland Delineator	\$165.00
Municipal Planner	\$175.00
Senior Public Management Specialist	\$180.00
Public Management Specialist	\$145.00 - \$160.00
Senior Public Safety Specialist	\$180.00
Public Safety Specialist	\$145.00 - \$160.00
Building Inspector Specialist	\$145.00
Water / Wastewater Specialist	\$115.00 - \$145.00
Senior On-Site Project Representative	\$130.00
On-Site Project Representative	\$70.00 - \$130.00
K-12 Administrative Specialist	\$140.00
State Plan Reviewer	\$155.00
Certified Grant Specialist	\$155.00
Graphic Designer	\$120.00
Senior Administrative Assistant	\$100.00 - \$110.00
Administrative Assistant	\$90.00
Intern	\$55.00 - \$80.00
Professional Witness Services	\$385.00

This Fee Schedule is subject to revisions due to labor rate adjustments and interim staff or corporate changes.

### NEENAH, WISCONSIN CORPORATE HEADQUARTERS

Street Address:  
1445 McMAHON DRIVE  
NEENAH, WI 54956

Mailing Address:  
P.O. BOX 1025  
NEENAH, WI 54957-1025

Ph 920.751.4200 | Fax 920.751.4284

Email: [MCM@MCMGRP.COM](mailto:MCM@MCMGRP.COM)  
Web: [WWW.MCMGRP.COM](http://WWW.MCMGRP.COM)

1700 HUTCHINS ROAD  
MACHESNEY PARK, IL 61115

Ph 815.636.9590 | Fax 815.636.9591

Email: [McMAHON@MCMGRP.NET](mailto:McMAHON@MCMGRP.NET)  
Web: [WWW.MCMGRP.COM](http://WWW.MCMGRP.COM)

952 SOUTH STATE ROAD 2  
VALPARAISO, IN 46385

Ph 219.462.7743 | Fax 219.464.8248

Email: [MCM@MCMGRP-IN.COM](mailto:MCM@MCMGRP-IN.COM)  
Web: [WWW.MCMGRP.COM](http://WWW.MCMGRP.COM)



## REIMBURSABLE EXPENSE SCHEDULE \* | 2026

McMahon Associates, Inc.

Effective: 01/01/2026

DESCRIPTION	RATE
<b>REIMBURSABLE EXPENSES:</b>	
Commercial Travel	1.1 of Cost
Delivery & Shipping	1.1 of Cost
Meals & Lodging	1.1 of Cost
Review & Submittal Fees	1.1 of Cost
Outside Consultants	1.12 of Cost
Photographs & Models	1.1 of Cost
Misc. Reimbursable Expenses & Project Supplies	1.1 of Cost
Terrestrial LIDAR Scanner	\$50.00/Hour
<b>REIMBURSABLE UNITS:</b>	
Copy Charges - Black & White	\$0.08/Image
Copy Charges - Color / 8½" x 11"	\$0.45/Image
Copy Charges - Color / 8½" x 14" and 11" x 17"	\$0.75/Image
Mileage	\$0.95/Mile
Mileage - Truck/Van	\$1.20/Mile
All-Terrain Vehicle	\$100.00/Day
Global Positioning System (GPS)	\$21.00/Hour
Hand-Held Global Positioning System (GPS)	\$15.00/Hour
Robotic Total Station	\$20.00/Hour
Survey Hubs	\$0.55/Each
Survey Lath	\$1.00/Each
Survey Paint	\$7.75/Can
Survey Ribbon	\$3.50/Roll
Survey Rebars - 1¼"	\$10.00/Each
Survey Rebars - ¾"	\$3.50/Each
Survey Rebars - 5/8"	\$3.50/Each
Survey Iron Pipe - 1"	\$5.00/Each
Survey Steel Fence Post - 1"	\$7.75/Each
Control Spikes	\$2.50/Each
Pin Flags	\$0.30/Each

NEENAH, WISCONSIN  
CORPORATE HEADQUARTERS

Street Address:  
1445 McMAHON DRIVE  
NEENAH, WI 54956

Mailing Address:  
P.O. BOX 1025  
NEENAH, WI 54957-1025

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VALPARAISO, IN 46385  
Ph 219.462.7743 | Fax 219.464.8248

Email: MCM@MCMGRP-IN.COM  
Web: WWW.MCMGRP.COM

\* This schedule is not all inclusive.

**DRAFT RESOLUTION TO AWARD  
WESTSIDE CREEK SYSTEM ASSESSMENT  
TO MCMAHON ASSOCIATES, INC FOR \$122,142**

**SPONSOR: ALDERPERSON ARNETT  
FROM: PUBLIC WORKS COMMISSION**

**WHEREAS**, McMahon Associates, Inc. submitted a complete and competitive proposal to complete the Westside Creek System Assessment work described in the Request for Proposals and funded in part by the Pre-Disaster Flood Resilience Grant No. PDFRG-2026-12-A awarded by Wisconsin Emergency Management to the City of Watertown; and,

**WHEREAS**, the Pre-Disaster Flood Resilience Grant will reimburse 75% of the costs to complete the Westside Creek System Assessment, up to \$133,575.00; and

**WHEREAS**, \$91,606.50 (75%) of the agreement with McMahon Associates, Inc. for \$122,142.00, is anticipated to be reimbursed by Wisconsin Emergency Management; and

**WHEREAS**, it appears that entering into an agreement with McMahon Associates, Inc. to be in the best interest of the City of Watertown; and,

**NOW, THEREFORE, BE IT RESOLVED** by the Common Council of the City of Watertown that the proper City Officials be and are hereby authorized to enter into an agreement for the Westside Creek System Assessment with McMahon Associates, Inc. for the Total Amount of \$122,142.00. Said money is to be taken out of Stormwater Utility Account #16-58-16-60, with \$91,606.50 to be reimbursed by the Wisconsin Emergency Management Pre-Disaster Flood Resilience Grant No. PDFRG-2026-12-A.

DATE:	YES	NO
DAVIS		
LAMPE		
BERG		
NITECKI		
BLANKE		
SMITH		
ARNETT		
HAASE		
MOLDENHAUER		
MAYOR STOCKS		
TOTAL		

ADOPTED April 21, 2026

\_\_\_\_\_  
CITY CLERK

APPROVED April 21, 2026

\_\_\_\_\_  
MAYOR



## Engineering Division of the Public Works Department

To: Chairperson Arnett and Commission Members

From: Nathan Williams, Civil Engineer I

Date: April 9, 2026

Subject: Public Works Commission Meeting of April 14, 2026

[Review and discuss: Wilbur Street design overview](#)

### Background

The Public Works Department is constructing Wilbur Street between Elba Street and N Votech Drive in 2026. The road right-of-way is existing and unimproved. In 2013, water main and sanitary sewer was extended in this area. Improving this street will allow access and further subdivision of land for abutting properties, potentially spurring development. It will also improve drainage and stormwater quality in the area.

This project was developed in coordination with Habitat for Humanity's College Park project. Habitat for Humanity is constructing six duplexes on the east side of N Votech Drive. As part of this development, Habitat for Humanity is required to provide stormwater management as their development exceeds one acre of land disturbance. The city is also required to provide stormwater management as part of the Wilbur Street project, as it also exceeds one acre of land disturbance. In preliminary discussions with Habitat for Humanity and the Wisconsin Department of Natural Resources (WDNR), the concept of a single stormwater management facility serving both projects was discussed and encouraged. Overall, this saves on construction costs, future inspection and maintenance costs, and reduces the burden on future property owners & city staff. The stormwater biofilter will be located within the street right-of-way, which increases buildable space on the Habitat for Humanity property.

City of Watertown Engineering Division staff completed the Wilbur Street Extension construction plans, modeling, and stormwater management plan per NR 151 and NR 216, Wis. Adm. Code and Chapter 288, municipal code. WDNR has reviewed and issued the stormwater permits for both Habitat for Humanity's College Park project and the City's Wilbur Street project.

## Budget Goal

5. Encourage community growth by assessing opportunities, involving ALL stakeholders, environmental needs, modern code and policy priorities.

## Financial Impact

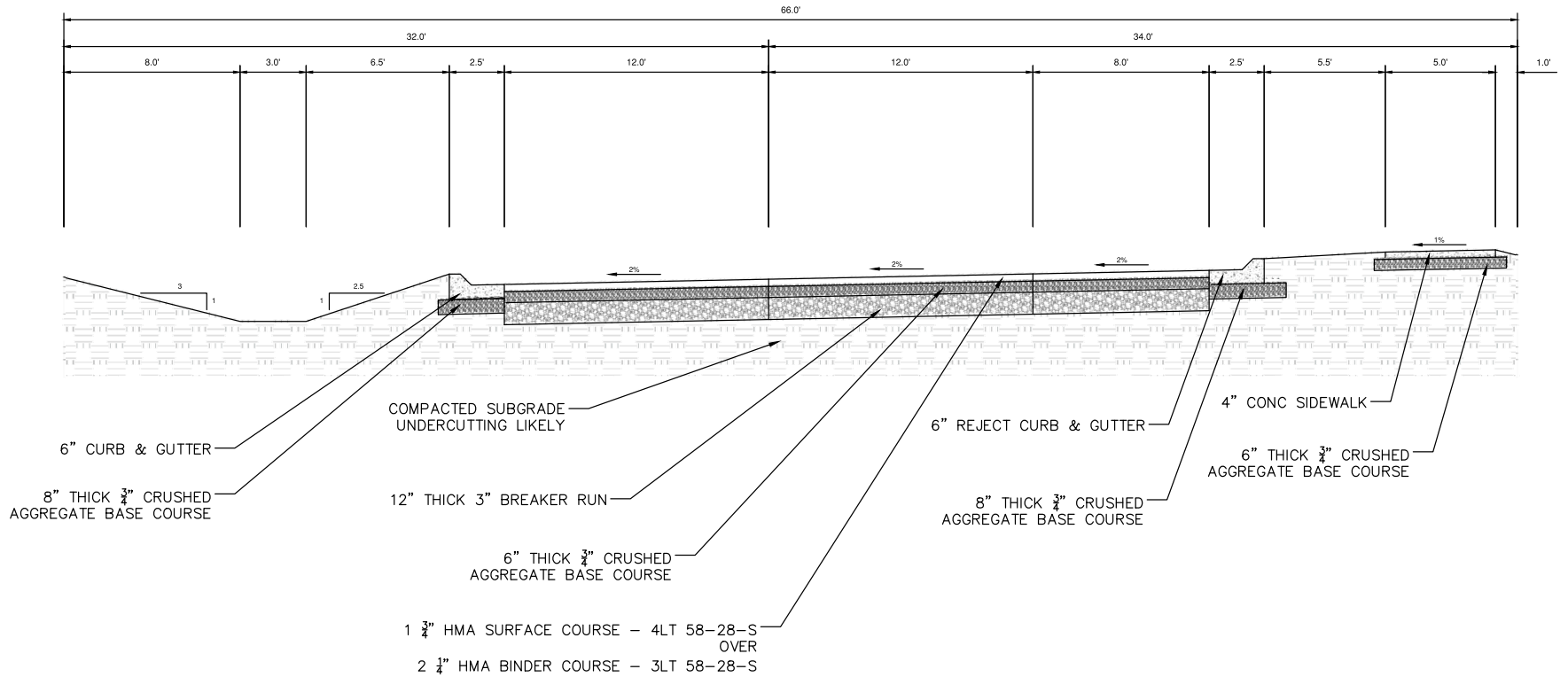
Project costs are anticipated to be under \$200,000 and is funded in two parts. \$100,000 will come from the Dodge County Community Development Fund as a grant, and the remainder will come from TID #4. This cost includes grading, road base, asphalt pavement, curb and gutter, sidewalk, stormwater pipes and structures, erosion control, and restoration.

## Recommendation

This project will primarily be constructed by the Street Division, with components such as curb and gutter, sidewalk, and pavement being constructed through annual contracts. It is designed with 32' wide asphalt pavement, curb and gutter on both sides, a swale on the north side draining to the stormwater biofilter, and sidewalk and on-street parking on the south side. The sidewalk will connect to the new sidewalk along the Habitat for Humanity project. The roadway profile is designed to be higher than the existing ground and will sheet flow from south to north. Sanitary sewer manholes and water valves will be adjusted to grade.

### Attachments:

- Roadway typical section
- Plan overview



TYPICAL SECTION - 0+75 TO 6+25

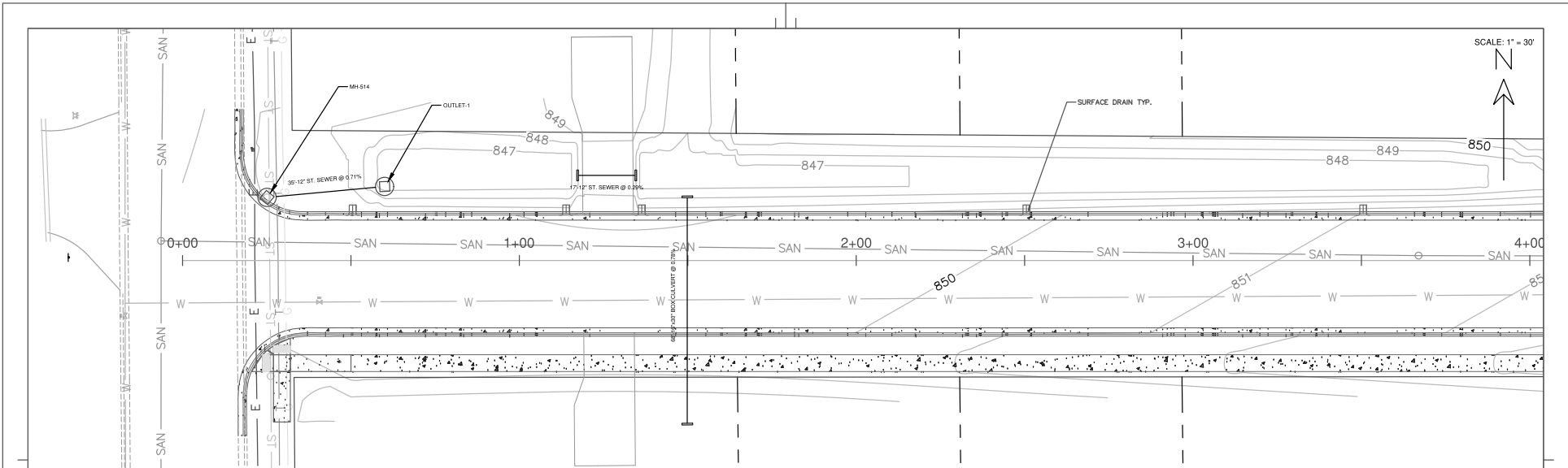
WILBUR STREET - ELBA STREET TO N VOTECH DRIVE  
TYPICAL SECTION - 0+75 TO 6+25

WILBUR STREET EXTENSION

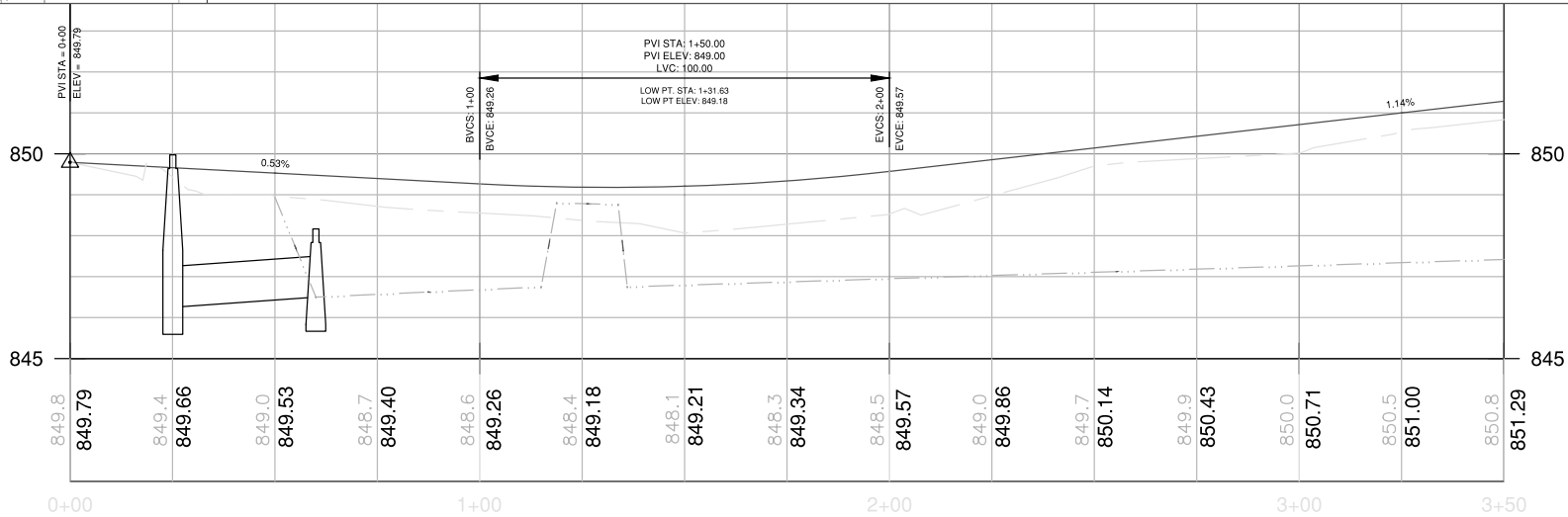
DATE	DESIGNED
3/5/2026	NRW
REVISION	DRAWN
FINAL	NRW
JOB NO.	APPROVED
#6/B-26	AMB

**THE CITY OF WATERTOWN**  
ENGINEERING DIVISION  
DEPARTMENT OF PUBLIC WORKS

SHEET NO. **3**



SCALE: 1" = 30'



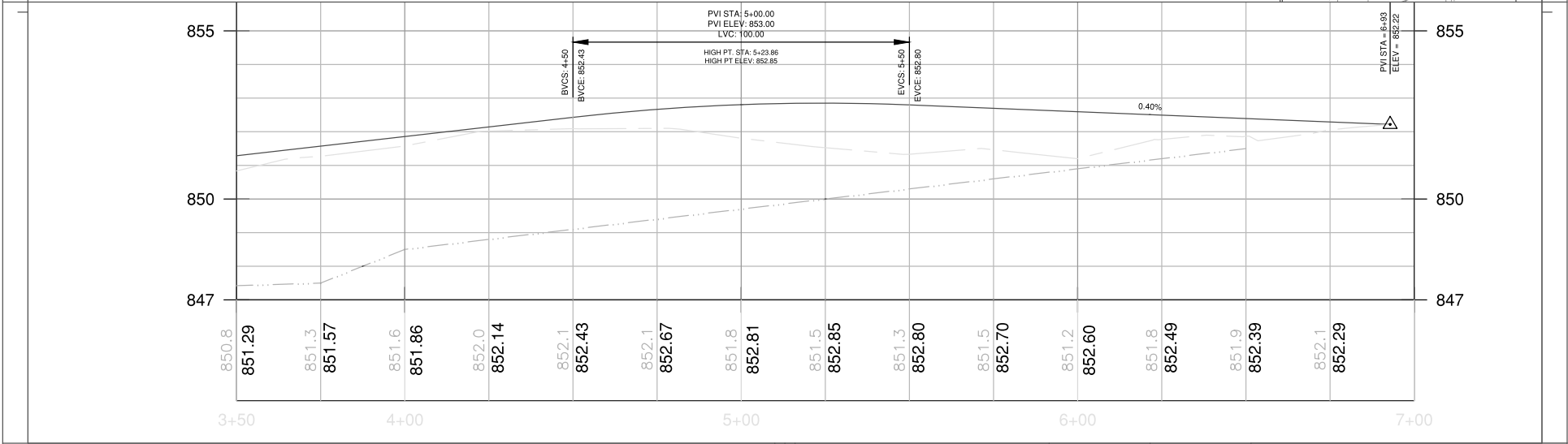
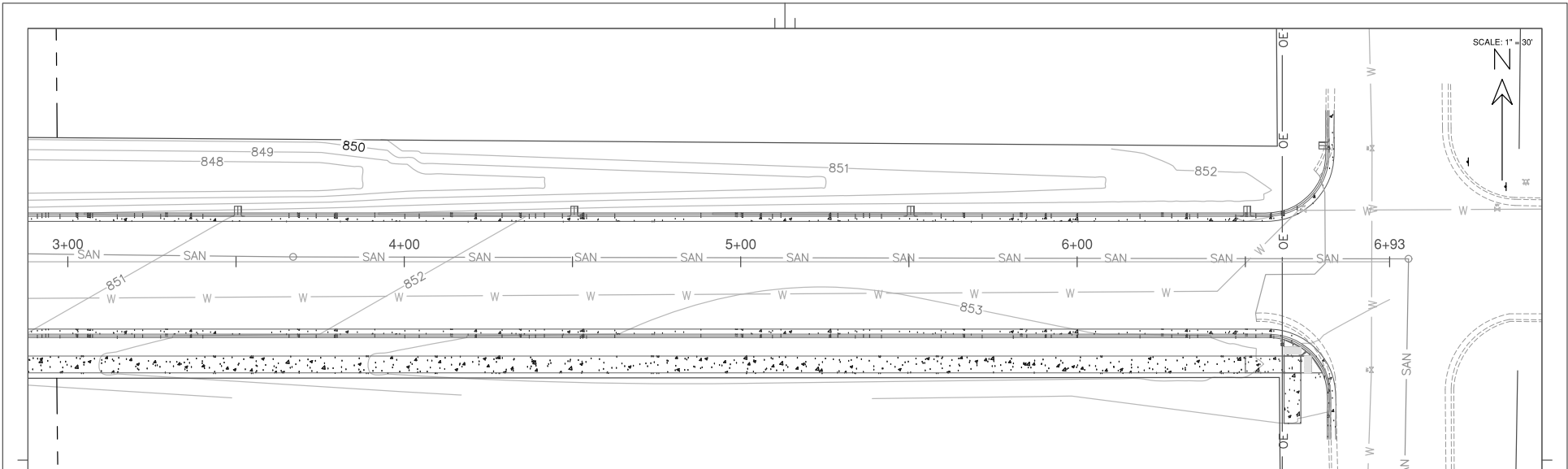
WILBUR STREET - ELBA STREET TO VOTECH DRIVE  
ROADWAY PLAN AND PROFILE - PROPOSED 0+00-3+50

WILBUR STREET EXTENSION

DATE	DESIGNED
3/5/2026	NRW
REVISION	DRAWN
FINAL	NRW
JOB NO.	APPROVED
#6/B-26	AMB

**THE CITY OF WATERTOWN**  
ENGINEERING DIVISION  
DEPARTMENT OF PUBLIC WORKS

SHEET NO. **7**



WILBUR STREET – ELBA STREET TO VOTECH DRIVE  
ROADWAY PLAN AND PROFILE – PROPOSED 3+50–6+93

WILBUR STREET EXTENSION

DATE	DESIGNED
3/5/2026	NRW
REVISION	DRAWN
FINAL	NRW
JOB NO.	APPROVED
#6/B-26	AMB

**THE CITY OF WATERTOWN**  
ENGINEERING DIVISION  
DEPARTMENT OF PUBLIC WORKS

SHEET NO. 8



## Water Systems

800 Hoffmann Drive • P.O. Box 477 • Watertown WI 53094-0477  
 WASTEWATER (920) 262-4085 • WATER (920) 262-4075

To: Chairman Arnett and members of the Public Works Commission      April 14, 2026  
 From: Peter Hartz – Water Systems Manager

Re:      Water Systems agenda items for April 14, 2026, Public Works Commission meeting

### **Water Systems:**

Review and take action – Wastewater Department, approve one year extension for active non-irrigated farmland / agricultural lease for the wastewater utility owned property: 140 acres.

**Background:** The original lease was agreed upon between the city and farmer for crop land under production for a 4 – year term, which expires April 30, 2026. This lease is the larger of the two separate agricultural leases and includes all the land on the west side of the railroad tracks adjoining the water quality trade wetlands and prairie, which includes approximately 140 tillable acres of the total 169.36 acres owned by the wastewater utility between the WWTP complex and Milford St.

This land is part of the wastewater utilities compliance plan with water quality trading to be used for meeting the wastewater discharge permit limits in the Rock River by taking land out of agricultural production and returning to natural vegetative and wetland conditions. This land is also enrolled in the wastewater biosolids application program with the WDNR so the wastewater department does have this property in our WPDES permit, we maintain control over the fertilizer application to the fields so as not to exceed crop nutrient uptake rates when organic solids are applied.

**Budget Goal:** Aligns with division specific water quality permit required best management practices

**Fiscal impact:** This is revenue for Wastewater Utility Fund #2, \$225/acre x 140 acres = \$31,500.

**Recommendation:** It is my recommendation to extend this lease agreement with Dettmann Dairy LLC., who is also the renter for the wastewater land on the east side of the railroad tracks. After review with the city attorney we agreed it is in the best interest for the city and the farmer to extend the lease for one-year and have all the wastewater utility-owned agricultural land included in one new lease, which will be brought back to the Public Works Commission next year in April once we near the expiration of the east side land lease; April 30, 2027.

Because the land is part of the wastewater treatment works and City Code grants the Public Works Commission entire charge and management of the utility, including supervision over its grounds, leasing that land for agricultural use is an operational function of the utility and therefore falls under Commission authority.

Sincerely,  
*Peter Hartz*  
 Water Systems Manger

**AGRICULTURAL LEASE EXTENSION AGREEMENT**

This Agricultural Lease Extension Agreement (“Extension Agreement”) is entered into by and between the City of Watertown, a Wisconsin municipal corporation (“Lessor”) and Dettmann Dairy LLC, a Wisconsin limited liability corporation (“Lessee”). The City and Lessee may be referred to collectively as the “Parties.”

**WHEREAS**, the Parties entered into an Agricultural Lease (“Lease”) for 140 acres of existing non-irrigated farmland adjacent to the City of Water/Wastewater Utility Complex on the west side of the railroad tracks on or around April 30, 2021, a copy of which is attached and incorporated herein as **Exhibit A**; and

**WHEREAS**, the term of the Lease expires on April 30, 2026, and allows the Parties to extend the term for additional years; and

**WHEREAS**, the Parties desire to extend the Lease for an additional one-year period.

**NOW, THEREFORE**, in consideration of the mutual promises contained herein and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, the Parties agree as follows:

1. **Extension of Term.** The term set forth in the Lease is hereby extended for an additional one (1) year term and shall expire on April 30, 2027. All agricultural activities conducted pursuant to the Lease may continue under the same terms and conditions during the extended term.
2. **No Other Modifications.** Except as expressly amended by this Extension, all terms, conditions, covenants, and obligations of the original Lease remain in full force and effect.
3. **Effective Date.** This Extension shall be effective as of the last date signed below.

**IN WITNESS WHEREOF**, the Parties have executed this Agricultural Lease Extension Agreement on the dates shown below.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

CITY OF WATERTOWN

BY: \_\_\_\_\_  
Robert Stocks, Mayor

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

DETTMANN DAIRY LLC

BY: \_\_\_\_\_

**EXHIBIT A**  
**AGRICULTURAL LEASE**

## AGRICULTURAL LEASE

The Lessor, The City of Watertown Wastewater Utility ("the Utility"), and the Lessee, Dettmann Dairy LLC ("Lessee"), for good and valuable consideration, hereby enter this Lease of agricultural land on the following terms and conditions:

1. **Leased Land.** The Utility leases to Lessee approximately 140 acres of existing non-irrigated farmland adjacent to the wastewater complex on the west side of the railroad tracks located at the address below signature (the "Leased Land"). The Leased Land excludes buildings, parking lots, developed areas, and other areas that are not, at present, within agricultural use. The parties agree that the exact acreage for the purposes of this Lease shall be determined annually by the amount of acreage reported to the Farm Service Agency (FSA) for the Farmers Agricultural Risk Coverage (ARC) by copy of map of the Leased Land for the current year. The exact acreage shall be verified with Lessee annually prior to the May 15 rent due date. Lessee at the time shall provide the Utility with a field map showing plantings, nutrient management plan and a planting schedule. The Utility has all existing farmland identified in its Wisconsin Pollutant Discharge Permit as part of their water quality trade for future permit compliance and as such the actual acreage to be in crop rotation may change annually during the term of this lease. If changes are made by the Utility regarding the land use in place, then compensation will be negotiated between the Utility and the Lessee and be reflected in the annual rent payment in a fair and equitable manner.
2. **Agricultural Use by Lessee Only.** The Leased Land shall be used by Lessee for agricultural purposes only. Lessee shall not use the Leased Land for any other purpose. Lessee shall not permit other persons to use the Leased Land for any purpose, including recreational uses, including but limited to: hunting, ATV trail riding, horseback riding, camping, hiking trails or snowmobiling. Lessee shall have the right to the exclusive possession and use of the Leased Land for such agricultural purposes.
3. **Term.** The term of this Lease is from this 30 day of April and is valid to this 31 day of April 2026, unless otherwise agreed upon by both the Utility and Lesser to extend for additional years.
4. **Rental Payments.** Lessee shall pay \$225 per acre of crops planted for a crop year. This annual rental payment shall be made in their entirety on or before May 15 of each year during the term of this Lease.

5. **Rental Security.** Lessee shall not remove or sell any crops from the Leased Land before the annual rent due for the crop year at issue has been paid to the Utility. If Lessee is in default in its rental payment, the Utility has the right to take possession of the crops on the Leased Land, or a portion thereof, and preserve and sell them to a third party to satisfy payment of any unpaid due rent and to cover any other damages to the Utility resulting from such circumstances.
6. **Assignment of Rights.** This Lease and none of the rights hereunder shall be assigned nor shall any of the Leased Land be sublet without the prior written consent of the Utility, the consent may be granted or withheld in its sole discretion. In the event of a sale or conveyance of the Leased Land by the Utility, the same shall operate to release the Utility from any future liability upon any of the covenants or conditions of this Lease, and in such event Lessee agrees to look solely to the successor-in-interest of the Utility in and to this Lease.
7. **Other Land Use Conditions.**
- a. Lessee shall pay the cost of purchasing and spreading not less than maintenance levels of fertilizer and limestone for the crops to be grown on the Leased Land. The maintenance levels shall be determined by the USDA. All herbicide, pesticides, organic solids, and chemicals shall be applied in the customary manner in Jefferson County and in accordance with all manufacturer recommendations. Lessee shall provide documentation and evidence verifying the maintenance level of fertilizer and limestone along with all chemicals, organic solids, herbicides, pesticides used on the Leased Land as requested by the Utility from time to time.
  - b. Lessee shall from year to year rotate the crops on the Leased Land to maintain, protect and benefit the soil quality of the Leased Land. Lessee shall correctly apply fertilizer, herbicides, pesticides, and organic solids as necessary or beneficial given the soil and crop conditions.
  - c. Lessee shall keep the Utility gates locked at all times.

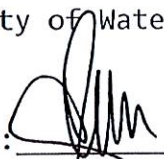
- d. Lessee shall maintain the drain tiles and outlets on the Leased Land and shall not allow the outlet to close or be obstructed as a result of plowing or other Lessee's activities on the Leased Land. Lessee shall not cause any drainage ditch to be closed or obstructed as a result of plowing or other of Lessee's activities on the Leased Land.
  - e. Corn stalks and other crop residuals as part of the harvest shall remain on the fields as fertilizer and shall not be removed.
  - f. Lessee shall not use the Leased Land for dumping any materials except those expressly stated in this Lease or with express written consent of the Utility.
  - g. Lessee shall preserve and protect from injury all trees, shrubs, bushes, native species if identified as threatened or endangered, or ornamental plantings on the Leased Land.
  - h. No timber, sand, gravel, soil, minerals, or oil may be removed from the Leased Land without express written consent of the Utilities Water Systems Manager.
  - i. All straw, organic solids, fertilizer, herbicide or pesticide on the Leased Land at the termination of this Lease becomes property of the Utility.
  - j. Lessee shall comply with all federal, state and local laws in its use of and activities on the Leased Land. Specifically requirements set forth in Wisconsin Administrative Code Chapter NR 151; Nutrient Management.
8. **Insurance.** Lessee will during the term of this Lease have and maintain liability insurance at the coverage levels acceptable to the Utility. Lessee will at or before the start of the term of this Lease, and thereafter as requested by the Utility to evidence continued coverage, provide the Utility with a certificate(s) of insurance showing all applicable insurance coverage and naming the Utility as an additional insured. Lessee will provide the Utility with 30 days advance written notice of any material change in such insurance coverage.

9. **Indemnity.** Lessee agrees to indemnify, defend and hold harmless the Utility, its officers, directors, members, employees and agents collectively, from all claims, demands, and suits of any nature arising by reason of the acts or omissions related to this Lease by Lessee or any of the Lessee's agents, except if due to the sole negligence, willful or intentional misconduct of the Utility or its officers, directors, members, employees and agents.

10. **Damages for Breach or Default.** Lessee agrees to be liable for any and all damages recoverable at law and all costs of collection, including reasonable attorney's fees, incurred by the Utility as a result of any default or breach of this Lease by Lessee.

11. **Entire Agreement.** This Lease constitutes the entire Lease and understanding of the parties with respect to the subject of this Lease, and the parties in entering this Lease do not rely on any understandings or representations not expressly set forth herein. This Lease can be modified only by a writing executed by both parties.

City of Watertown Wastewater Utility LESSEE

By: 

Emily McFarland  
Mayor - City of Watertown

800 Hoffmann Drive  
Watertown, WI 53094  
Telephone (920)262-4085

Date: 4/30, 2021

For Bettmann Dairy LLC

By: 

(INSERT NAME OF LESSEE)  
N7307 CTH-N  
Johnson Creek, WI 53038

(INSERT ADDRESS OF LESSEE)

Date: 4/30, 2021

**CROP LAND FOR RENT**

The City of Watertown has approximately 140 acres for rent. The land is located west of the wastewater treatment facility on Milford St. with access from River Dr., PIN #291-0815-0831-000. The terms of the lease will be for the 2021-2025 growing years. Please submit bid and terms (no special form required) in an envelope clearly marked "Crop Land Bid" to City of Watertown, 106 Jones Street, PO Box 477, Watertown, WI 53094. Call 920-262-4085 with questions. Bids are due no later than April 16, 2021 at 4:30 p.m. The city reserves the right to reject any and all bids and accept the bid which is in the best interest of the City of Watertown.

Our bid for this on a 5 year lease  
is \$225.00/ACRE. DETTMANN Dairy Farms  
N7307 CTH-N  
Johnson Creek, WI 53038  
by Jim Dettman/member





# Quick Stats

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[Developers](#)
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Program Year	Period	Week Ending	Geo Level	State	State ANSI	Ag District	Ag District Code	County	County ANSI	Zip Code	Region	watershed_code	Watershed	Commodity	Data Item	Domain	Domain Category	Value	CV (%)
SURVEY	2025 YEAR		COUNTY	WISCONSIN	55	SOUTH CENTRAL	80	JEFFERSON	055			00000000		RENT	RENT, CASH, CROPLAND, NON-IRRIGATED - EXPENSE, MEASURED IN \$ / ACRE	TOTAL	NOT SPECIFIED	181	8.6



## Water Systems

800 Hoffmann Drive • P.O. Box 477 • Watertown WI 53094-0477  
WASTEWATER (920) 262-4085 • WATER (920) 262-4075

To: Chairman Arnett and members of the Public Works Commission      April 14, 2026  
From: Peter Hartz – Water Systems Manager

Re:      Water Systems agenda items for April 14, 2026, Public Works Commission meeting

### **Water Systems:**

**Review and take action** – Enter into agreement with Win Technologies for IT upgrades, including a new firewall and network switches, to improve Water Systems communications and security.

**Background:** The Water Systems began IT upgrades in 2023 by replacing obsolete wastewater SCADA servers, during that work we identified numerous other components in need of updating and replacing. The Water Systems has been using a FortiGate-60D firewall for SCADA system access. This is an old firewall model that reached end-of-support status some time ago. This is a real concern from a security standpoint as technical support from the manufacturer (Fortinet) is not available and it does not support the latest firmware edition or security patches. The planned upgrades include a more robust FG-90G appliance, which is recommended to provide gateway security for the entire Water Systems Admin network, in addition to SCADA access. In addition to the firewalls, we also identified our main communication building to building legacy network switches are past their end-of-life support and have become obsolete. This includes a variety of different switches of HPE, Aruba, and Juniper types. We are looking to standardize with all new Aruba CX switches to simplify management and match what City Hall has upgraded to in other city departments. These upgrades will also allow us to phase in our main Water Utility SCADA server upgrades that are needed due to operation systems needing Windows 11 upgrades which are not supported on the current server / computers.

**Budget Goal:** Our divisional specific goal was to identify a reliable, modern communication and security system that meets the needs of the Water Systems while providing the best overall value.

**Fiscal impact:** These IT upgrades were identified in our facilities plan and include in the 2026 budget. Win Technologies is the outside independent consultant for the City IT needs.

**Recommendation:** Enter into agreement with Win Technologies for the firewall proposal and network switch proposal upgrades for a total of \$55,874.

Sincerely,  
*Peter Hartz*  
Water Systems Manger



## **Proposal:**

# **FortiGate-90G HA Firewall & HA Core Switch for Wastewater Admin Network**

OPP-116369

Date: 2/18/2026

Prepared for: City of Watertown

Delivered by:

Jeff Jezuit, IT Solutions Consultant

WIN IT Services, LLC

(262) 450-0411



## Executive Summary

The Wastewater Dept has been using a FortiGate-60D firewall for SCADA system access. This is an old firewall model that reached end-of-support status some time ago. This is a real concern from a security standpoint as technical support from the manufacturer (Fortinet) is not available and it does not support the latest firmware edition or security patches. We have previously quoted the FG-70G model as the recommended appliance model to replace the FG-60D, should it continue to be needed for SCADA access only. This proposal represents upgrading to a more robust FG-90G appliance, which is recommended to provide gateway security for the entire Wastewater Admin network, in addition to SCADA access. We are recommending a second unit as an option for a more resilient HA (High Availability) configuration that would allow automatic failover to the secondary unit in the event the primary should fail. I have included the physical appliances with 1 and 3 year support and security services bundle options for your consideration.

In addition to the firewalls, we have also included an Aruba 6300M switch. We have already quoted one of these switches in a separate "Switch Refresh" proposal, which would serve as the primary unit. The switch in this proposal, is intended to serve as a secondary HA unit for a redundant and more resilient core switch stack. We assume the primary Aruba 6300M core switch and the rest of the additional Aruba switches we have quoted in the switch refresh proposal will also be approved and provisioned.

Thank you for your consideration. Please review the following statement of work and pricing summary and let me know of any questions. We appreciate the opportunity to serve as a trusted technology advisor to the City of Watertown.

## Statement of Work

The work to be performed under this SOW consists of the activities below. Any services, deliverables, or activities not expressly identified in this SOW are considered out-of-scope and are excluded from this SOW. The labor hours are presented as an estimate and will be billed on a T&M basis.

This project will involve upgrading the existing FG-60D firewall to a new FG-90G HA pair and deploying a secondary Aruba 6300M for High Availability at the core switch stack. The engineering tasks involved with this project implementation are summarized below:

HA FIREWALL
Unbox, setup (connect cables/power and such)
Upgrade/downgrade firmware
Register S/N's within Fortinet & join to FortiCloud
Set timezone, NTP, management ports, idle timeout and Disk setting to wan opt, feature visibility, SIP commands
Set HA
Build interfaces
Build Zones
Build address objects, VIP's and groups,
Build routes, OSPF and black hole routes,
Build UTM policies
Build IPsec Remote Access VPN's
Build policies
Build FortiDDNS, trusted hosts



Build LDAPs connection, certificates
Boxing up for transporting
Assembly, labeling
Onsite / Remote installation time
Troubleshooting and incidentals onsite / remote
<b>SWITCH LABOR</b>
<b>HA CORE SWITCH (Assumes a primary 6300M switch will already have been provisioned)</b>
Setup VSF Cluster
Install Switch, stack to primary 6300M switch
Adding additional fiber connections to remote buildings / Configuring existing remote switches

**Labor Estimate = 28 hours**

## Pricing Summary

### 1.) WIN Professional Services - Labor Estimate

28	Description	MSRP (Unit)	Sales Price (Unit)	Sales Price (Extended)
28 hrs	WIN Professional Services – Estimated Digicorp labor required to complete the SOW listed above	\$ 220.00 /hr	\$ 155.00 /hr	\$ 4,340.00
	<b>Subtotal (exclusive of taxes)</b>			<b>\$ 4,340.00</b>

### 2.) Firewall Options

#### Option A: HA Pair with 1 Year Support & Security Services Bundle

QTY	Description	MSRP (Unit)	Sales Price (Unit)	Sales Price (Extended)
2	FortiGate-90G Firewall 24x7 UTP Service/Support Bundle for 1 Year: <ul style="list-style-type: none"> <li>• Appliance includes 8 x GE RJ45 ports, 2 x 10GE RJ45/SFP+ shared media WAN ports</li> <li>• Rated for 2.2 Gbps Threat Protection Throughput</li> <li>• 1 Year FortiCare Support includes Advanced (NBD) Hardware Replacement, Firmware and General Upgrades, and 24x7 Tech Support</li> <li>• 1 Year FortiGuard UTP security services include 24x7 AMP (Advanced Malware Protection consisting of Antivirus, Mobile Malware, and FortiGate Cloud Sandbox Service), Application Control, URL, DNS &amp; Video Filtering, and Antispam Service</li> </ul>	\$ 3,655.00	\$ 2,513.00	\$ 5,026.00
	<b>Subtotal (exclusive of shipping costs)</b>			<b>\$ 5,026.00</b>



**Option B: Single Unit with 3 Year Support & Security Services Bundle**

QTY	Description	MSRP (Unit)	Sales Price (Unit)	Sales Price (Extended)
2	FortiGate-90G Firewall 24x7 UTP Service/Support Bundle for 3 Years: <ul style="list-style-type: none"> <li>• Appliance includes 8 x GE RJ45 ports, 2 x 10GE RJ45/SFP+ shared media WAN ports</li> <li>• Rated for 2.2 Gbps Threat Protection Throughput</li> <li>• 3 Year FortiCare Support includes Advanced (NBD) Hardware Replacement, Firmware and General Upgrades, and 24x7 Tech Support</li> <li>• 3 Year FortiGuard UTP security services include 24x7 AMP (Advanced Malware Protection consisting of Antivirus, Mobile Malware, and FortiGate Cloud Sandbox Service), Application Control, URL, DNS &amp; Video Filtering, and Antispam Service</li> </ul>	\$ 6,665.00	\$ 4,582.00	\$ 9,164.00
<b>Subtotal (exclusive of taxes and shipping costs)</b>				<b>\$ 9,164.00</b>

**3.) HA Switch**

\*\*\*This assumes the primary Aruba 6300M core switch, along with the rest of the Aruba switches we have quoted in a separate proposal will also be provisioned.\*\*\*

QTY	ITEM/DESCRIPTION	MSRP (UNIT)	SALES PRICE (UNIT)	SALES PRICE (EXTENDED)
1	Aruba CX 6300M 24-port 10Gb SFP+ and 4-port SFP56 Switch – <i>Recommended for Core</i> <ul style="list-style-type: none"> <li>• 1U Rack mountable switch includes 24 x 1G/10G SFP+ ports + 4 x 1G/10G/25G SFP56 uplink ports</li> <li>• 1 x console port, 1 x OOBM port, 1 x USB Type A Host port, 1 x Bluetooth dongle to be used with CX Mobile App</li> <li>• 2 field-replaceable, hot-swappable power supply slots (power supplies not included)</li> <li>• Stackable (VSF) Layer 3 switches with BGP, EVPN, VXLAN, VRF, and OSPF with robust security and QoS</li> <li>• High performance 880 Gbps system switching capacity, 660 MPPS of system throughput and up to 200 Gbps stacking bandwidth</li> <li>• AOS-CX Operating System software includes intelligent monitoring, visibility, and remediation with Aruba Network Analytics Engine</li> <li>• One touch deployment with the Aruba CX Mobile App</li> <li>• Aruba NetEdit support for automated configuration and verification</li> <li>• Secure and simple access for users &amp; IoT with Aruba Dynamic Segmentation</li> <li>• Limited Lifetime Warranty included</li> </ul>	\$ 28,619.00	\$ 10,686.00	\$ 10,686.00
2	Aruba X371 250W 12VDC Power Supply for 3810M/6300M Switch – <i>Two Power Supplies recommended for redundancy</i>	\$ 758.00	\$ 336.00	\$ 672.00
2	Aruba 50G SFP56-SFP56 0.65M DAC (Direct Attached Cable) – <i>Needed for stacking with the primary 6300M core switch (quoted separately)</i>	\$ 494.00	\$ 222.00	\$ 444.00
4	OSI Aruba JL748A Compatible 10G SFP+ LC SR 300m MMF TAA Transceiver – <i>4 needed for 10Gb switch connections</i>	---	\$ 27.00	\$ 108.00



	<i>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</i>			
4	OSI Fortinet Compatible 10 GE SFP+ 400m, LC connector, MMF, 850nm, Transceiver Module for systems with SFP+ slots – 4 needed for firewalls <i>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</i>	---	\$ 27.00	\$ 108.00
4	2M LC-LC Duplex Multi Mode OM3 Fiber Patch Cable	---	\$ 13.00	\$ 52.00
8	OSI J4858C Aruba Compatible 1000Base-SX SFP 850nm 500m Duplex LC MMF Optical Transceiver Module – 8 needed for connections to Aruba 1920 switches <i>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</i>	---	\$ 15.00	\$ 120.00
12	OSI 2M LC-ST Duplex Multi Mode OM1 Fiber Patch Cable	---	\$ 15.00	\$ 180.00
	<b>Subtotal</b>			<b>\$ 12,370.00</b>

**Total Project Estimate – Option A (1 Year) = \$21,736**

**Total Project Estimate – Option B (3 Year) = \$25,874**

**PROJECT NOTES:** Freight costs are not included.

The quoted labor costs are estimated and will be billed on a T&M basis. The labor involved with this project is estimated for budgetary planning purposes and will be billable on a T&M basis. Travel charges for onsite work are not included in the estimate but are available on a T&M basis at \$105 /hour.

For the Aruba 6300M switch, this is intended to be a second unit to be used for HA (High Availability); We assume the primary Aruba 6300M core switch and the rest of the additional Aruba switches we have quoted in a separate switch refresh proposal will also be provisioned.

The estimated 1 year renewal price of the UTP support and security services for the FortiGate-90G, after the initial term, is \$1,505 per unit. This is based on the current MSRP and is subject to change at time of renewal.

Quoted equipment pricing is contingent upon product availability at the time of Purchase Order placement. In the event stock is unavailable, pricing may be subject to change.

Any changes to the bill-of-materials or project scope in this proposal will have an impact on final costs.

Pricing is valid through 2/28/26.



2/18/2026

# Network Switch Replacement Project

Prepared for: City of Watertown Wastewater Department

Delivered by:

Jeff Jezuit, IT Solutions Consultant

(262) 450-0411

[Jeff.jezuit@wintechnology.com](mailto:Jeff.jezuit@wintechnology.com)

**Executive Summary**

This is an update to the budgetary proposal we presented in 2024 for new Aruba switches. There are several legacy switches in various buildings throughout the Wastewater campus. These have been in production for quite some time and have reached the End-of-Support status with the respective manufacturers. There is a mix of HPE, Aruba, Netgear, and Juniper switches. We recommend standardizing with new Aruba CX switches to simplify management on a supported platform from an enterprise grade solution.

Aruba CX is our preferred switch technology based on the performance, reliability, and management considerations. We have been standardizing with new Aruba CX series switches across most departments throughout the City of Watertown. Our proposed switches support 10Gb connectivity at the core with 10Gb uplink connections to all of the access switches at each respective location. This will result in a performance boost and future proof the network.

Please review the following pricing summary, which is broken down by switch location and function, and let me know of any questions. It should be noted that one of the switches in our original design was already purchased separately but has not yet been deployed. The installation and deployment of this switch is accounted for in the Statement of Work and labor estimate included below. However, the hardware cost of this switch has been removed.

Thank you for your consideration. We greatly appreciate the opportunity to work with the Watertown Wastewater Dept, and serve as your trusted technology partner.

**Statement of Work**

<b>Work Detail</b>
Survey all current switches in current states to verify configuration and possible needed hardware/parts (ONSITE)
Audit current switches and create network map
Configure 5 switches (Aruba 6300 core, 3 x Aruba 6200F* access switches, and 1 Aruba 6100 access switch)
<i>*NOTE: One of these Aruba 6200F switches has already been ordered and is awaiting installation. While the equipment is not included in this proposal, the labor to configure and install this switch is accounted for in this scope of work and labor estimate</i>
Install 5 Switches (2 ENGINEERS 1 DAY)
Documentation of new switches; create network map and documentation for customer

**Total Project Labor Estimate = 48 hours**

## Pricing Summary

### 1.) Main Office – Core Switch

This is where the fiber will terminate for all the campus buildings, as well as new server uplinks. This new Aruba 6300M is recommended to replace the old HPE 4000M and Juniper switches for a consolidated core.

QTY	ITEM/DESCRIPTION	MSRP (UNIT)	SALES PRICE (UNIT)	SALES PRICE (EXTENDED)
1	<p>Aruba CX 6300M 24-port 10Gb SFP+ and 4-port SFP56 Switch – <i>Recommended for Core</i></p> <ul style="list-style-type: none"> <li>1U Rack mountable switch includes 24 x 1G/10G SFP+ ports + 4 x 1G/10G/25G SFP56 uplink ports</li> <li>1 x console port, 1 x OOBM port, 1 x USB Type A Host port, 1 x Bluetooth dongle to be used with CX Mobile App</li> <li>2 field-replaceable, hot-swappable power supply slots (power supplies not included)</li> <li>Stackable (VSF) Layer 3 switches with BGP, EVPN, VXLAN, VRF, and OSPF with robust security and QoS</li> <li>High performance 880 Gbps system switching capacity, 660 MPPS of system throughput and up to 200 Gbps stacking bandwidth</li> <li>AOS-CX Operating System software includes intelligent monitoring, visibility, and remediation with Aruba Network Analytics Engine</li> <li>One touch deployment with the Aruba CX Mobile App</li> <li>Aruba NetEdit support for automated configuration and verification</li> <li>Secure and simple access for users &amp; IoT with Aruba Dynamic Segmentation</li> <li>Limited Lifetime Warranty included</li> </ul>	\$ 28,619.00	\$ 10,686.00	\$ 10,686.00
2	Aruba X371 250W 12VDC Power Supply for 3810M/6300M Switch – 2x <i>Power Supplies required for redundancy</i>	\$ 758.00	\$ 336.00	\$ 672.00
14	<p>OSI Aruba J4858D Compatible 1000Base-SX SFP 850nm 500m Duplex LC MMF Optical Transceiver Module for Aruba 6300M and 6200F switches – <i>14 needed for connections to remote buildings</i></p> <p>All of FluxLight's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</p>	---	\$ 15.00	\$ 210.00
14	OSI 2M LC-ST Duplex Multi Mode OM1 Fiber Patch Cable	---	\$ 15.00	\$ 210.00
9	<p>OSI Aruba J9150D Compatible 10GBase-SR SFP+ 850nm 300m DOM Duplex LC MMF Optical Transceiver Module – <i>Needed for VMware host server connections</i></p> <p>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</p>	---	\$ 40.00	\$ 360.00
4	<p>OSI Aruba JL748A Compatible 10G SFP+ LC SR 300m MMF TAA Transceiver – <i>4 needed for 10Gb switch connections</i></p> <p>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</p>	---	\$ 27.00	\$ 108.00
48	1M Cat 6 Patch Cables	---	\$ 3.50	\$ 168.00
	<b>Subtotal</b>			<b>\$ 12,414.00</b>

**2.) Main Office – SCADA Ethernet Access Switch**

This access switch is needed for the Ethernet (RJ45) connections on the existing HPE 4000M switch, which has ~16 BaseT ports, with 10-11 in use

QTY	ITEM/DESCRIPTION	MSRP (UNIT)	SALES PRICE (UNIT)	SALES PRICE (EXTENDED)
1	Aruba CX 6100 24G and 4-port SFP+ Switch: <ul style="list-style-type: none"> <li>• 1U Rack mountable switch includes 24 x 10/100/1000BaseT Ports + 4 x 1G/10G SFP+ uplink ports</li> <li>• 1 x USB-C console port, 1 x OOBM port, 1 x USB Type A Host port, 1 x RJ45 Console Port</li> <li>• Internal, fixed, power supply</li> <li>• Scalability with 8-member switch VSF stacking (with other 24/48p 6200F and 6200M switches only)</li> <li>• Enterprise-class connectivity with support for ACLs, robust QoS and common protocols such as static and Access OSPF routing</li> <li>• AOS-CX Operating System software includes intelligent monitoring, visibility, and remediation with Aruba Network Analytics Engine</li> <li>• Simple, one touch deployment with the Aruba CX Mobile App</li> <li>• Aruba NetEdit support for automated configuration and verification</li> <li>• Secure and simple access for users &amp; IoT with Aruba Dynamic Segmentation</li> <li>• Limited Lifetime Warranty included</li> </ul>	\$ 3,271.00	\$ 1,554.00	\$ 1,554.00
4	Aruba 10G SFP+ to SFP+ 1m DAC Cable – <i>Needed for connection to 6300M Core</i>	\$ 164.00	\$ 78.00	\$ 312.00
	<b>Subtotal</b>			<b>\$ 1,866.00</b>

**3.) Wastewater Maintenance Building (#30)**

There currently is an 8-port 2530 and a 24-port Netgear with only six ports connected.

QTY	ITEM/DESCRIPTION	MSRP (UNIT)	SALES PRICE (UNIT)	SALES PRICE (EXTENDED)
1	Aruba CX 6200F 24G Class 4 PoE (370W) and 4-port SFP+ Switch: <ul style="list-style-type: none"> <li>• 1U Rack mountable switch includes 24 x 10/100/1000BaseT Ports supporting up to 30W per port + 4 x 1G/10G SFP+ uplink ports</li> <li>• 1 x USB-C console port, 1 x OOBM port, 1 x USB Type A Host port, 1 x RJ45 Console Port</li> <li>• Internal, fixed, power supply (500W)</li> <li>• Scalability with 8-member switch VSF stacking (with other 24/48p 6200F and 6200M switches only)</li> <li>• Enterprise-class connectivity with support for ACLs, robust QoS and common protocols such as static and Access OSPF routing</li> <li>• AOS-CX Operating System software includes intelligent monitoring, visibility, and remediation with Aruba Network Analytics Engine</li> <li>• Simple, one touch deployment with the Aruba CX Mobile App</li> <li>• Aruba NetEdit support for automated configuration and verification</li> <li>• Secure and simple access for users &amp; IoT with Aruba Dynamic Segmentation</li> <li>• Limited Lifetime Warranty included</li> </ul>	\$ 6,468.00	\$ 3,072.00	\$ 3,072.00

2	OSI Aruba J4858D Compatible 1000BASE-SX SFP Multi Mode Fiber Optic Duplex LC Connection Transceiver (300m reach) for Aruba 6300M and 6200F switches – <i>Needed for connection to core</i>  <i>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</i>	---	\$ 15.00	\$ 30.00
2	OSI 3M LC-ST Duplex Multi Mode OM1 Fiber Patch Cable	---	\$ 16.00	\$ 32.00
<b>Subtotal</b>				<b>\$ 3,134.00</b>

**4.) Water Maintenance Building (#28)**

They currently have a 24-port 2920, and it's pretty full, plus the SCADA switch with two devices.

QTY	ITEM/DESCRIPTION	MSRP (UNIT)	SALES PRICE (UNIT)	SALES PRICE (EXTENDED)
1	Aruba 6200F 48G Class 4 PoE (370W) and 4SFP+ Managed Layer 3 Switch: <ul style="list-style-type: none"> <li>• 1U Rack mountable switch includes 48 x 10/100/1000 Base-T Class 4 PoE+ ports supporting up to 30W per port + 4x 1G/10G SFP+ uplink ports</li> <li>• 1 x USB-C console port, 1 x OOBM port, 1 x USB Type A Host port, 1 x RJ45 Console Port</li> <li>• Internal, fixed, power supply (500W)</li> <li>• Scalability with 8-member switch VSF stacking (with other 24/48p 6200F and 6200M switches only)</li> <li>• Enterprise-class connectivity with support for ACLs, robust QoS and common protocols such as static and Access OSPF routing</li> <li>• AOS-CX Operating System software includes intelligent monitoring, visibility, and remediation with Aruba Network Analytics Engine</li> <li>• Simple, one touch deployment with the Aruba CX Mobile App</li> <li>• Aruba NetEdit support for automated configuration and verification</li> <li>• Secure and simple access for users &amp; IoT with Aruba Dynamic Segmentation</li> <li>• Limited Lifetime Warranty included</li> </ul>	\$ 9,849.00	\$ 4,678.00	\$ 4,678.00
2	OSI J4858D Aruba Compatible 1000BASE-SX SFP Multi Mode Fiber Optic Duplex LC Connection Transceiver (300m reach) for Aruba 6300M and 6200F switches – <i>Needed for connection to core</i>  <i>All of OSI's transceivers are tested for 100% functionality and guaranteed compatible for outstanding network performance; Includes a limited lifetime manufacturer's warranty</i>	---	\$ 15.00	\$ 30.00
2	OSI 1M LC-ST Duplex Multi Mode Fiber Patch Cable	---	\$ 14.00	\$ 28.00
<b>Subtotal</b>				<b>\$ 4,736.00</b>

**5.) WIN Professional Services - Labor Estimate**

QTY	Description	MSRP (Unit)	Sales Price (Unit)	Sales Price (Extended)
48 hrs	WIN Professional Services – Estimated Digicorp labor required to complete the SOW listed above	\$ 220.00 /hr	\$ 155.00 /hr	\$ 7,440.00
<b>Subtotal</b>				<b>\$ 7,440.00</b>

**Total Project Estimate = \$29,590**

**PROJECT NOTES:** Freight costs are not included.

The quoted labor costs are estimated and will be billed on a T&M basis. The labor involved with this project is estimated for budgetary planning purposes and will be billable on a T&M basis. Travel charges for onsite work are not included in the estimate but are available on a T&M basis at \$105 /hour.

Quoted equipment pricing is contingent upon product availability at the time of Purchase Order placement. In the event stock is unavailable, pricing may be subject to change.

One Aruba 6200F switch (to replace existing Netgear switches) has already been ordered and is awaiting installation/deployment. While the switch itself is not included in the equipment pricing, the labor to configure and install this switch is accounted for in this scope of work and labor estimate.

Any changes to the bill-of-materials or project scope in this proposal will have an impact on final costs.

Pricing is valid through 2/28/26.

## Agreement

This Statement of Work (“SOW”) is entered into as of the date of signature below (“Effective Date”) between WIN IT Services, LLC, a Wisconsin limited liability company (“Service Provider”), and the customer identified below (“Client”), and is subject to the terms and conditions of the master service agreement between Service Provider and Client, or if no master service agreement has been executed then to the terms and conditions located at <https://www.wintechnology.com/it-services-schedule/>.

Service Provider will provide to Client the Services identified in this SOW, for the estimated prices set forth in the Pricing Summary above. Except as otherwise set forth in the SOW, Service Provider will bill Client for one-time services or project work following execution of this SOW, with payment due upon receipt of invoice. Client acknowledges that actual charges may differ from the estimated amounts herein due to variability in labor hours expended. Unless otherwise specified above, any hardware or software pricing contained herein is valid for thirty (30) days from the date set forth on the first page hereof (the “Proposal Date”). If this SOW is signed by Client more than thirty (30) days after the Proposal Date, Service Provider may choose to accept in its sole discretion, provided that pricing is subject to change.

IN WITNESS WHEREOF, the Client accepts the terms of this SOW as of the Effective Date.

**Customer Legal Name: City of Watertown**

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT NAME

\_\_\_\_\_  
TITLE

\_\_\_\_\_  
DATE