



LAND DEVELOPMENT APPLICATION

APPLICANT Rettler Corporation (Chase Rettler) TELEPHONE 715-341-2633

MAILING ADDRESS 3317 Business Park Drive Stevens Point WI 54482
(Street) (City) (State) (Zip)

PROPERTY OWNER City of Two Rivers TELEPHONE 920-793-5523

MAILING ADDRESS 1717 E Park Street Two Rivers WI 54241
(Street) (City) (State) (Zip)

REQUEST FOR:

- | | | | |
|-------------------------------------|----------------------------------|--------------------------|---------------------------|
| <input type="checkbox"/> | Comprehensive Plan Amendment | <input type="checkbox"/> | Conditional Use |
| <input checked="" type="checkbox"/> | Site/Architectural Plan Approval | <input type="checkbox"/> | Annexation Request |
| <input type="checkbox"/> | Subdivision Plat or CSM Review | <input type="checkbox"/> | Variance/Board of Appeals |
| <input type="checkbox"/> | Zoning District Change | <input type="checkbox"/> | Other |

STATUS OF APPLICANT: Owner Agent Buyer Other

PROJECT LOCATION 1300 35th Street, Two Rivers, WI 54241 TYPE OF STRUCTURE Baseball Field (excluding building)

PRESENT ZONING C-1 Conservancy REQUESTED ZONING N.A.

PROPOSED LAND USE Athletic Field (existing use)

PARCEL # 236-101-012-1 ACREAGE 14.4

LEGAL DESCRIPTION Lot 1 CSM V33 P19, Two Rivers, Manitowoc, Wisconsin

NOTE: Attach a one-page written description of your proposal or request.

The undersigned certifies that he/she has familiarized himself/herself with the state and local codes and procedures pertaining to this application. The undersigned further hereby certifies that the information contained in this application is true and correct.

Signed _____ Date _____
(Property Owner)

Fee Required

- \$ 350 Comprehensive Plan Amendment
- \$ t/b/d Site/Architectural Plan Approval (Listed in Sec 1-2-1)
- \$ t/b/d CSM Review (\$10 lot/\$30 min)
- Subdivision Plat (fee to be determined)
- \$ 350 Zoning District Change
- \$ 350 Conditional Use
- \$ t/b/d Annexation Request (State Processing Fees Apply)
- \$ 350 Variance/Board of Appeals
- \$ t/b/d Other

Schedule

- Application Submittal Date _____
- Date Fee(s) Paid _____
- Plan(s) Submittal Date _____
- Plan Comm Appearance _____

\$ _____ TOTAL FEE PAID APPLICATION, PLANS & FEE RECEIVED BY _____



April 7, 2026

Jeffrey Sachse, MPA
Community and Economic Development Director
City of Two Rivers

Two Rivers Youth Sports is applying for and seeking approval of a Site Plan Review for a proposed youth baseball field at The Vietnam Veterans Memorial Park in The City of Two Rivers, Wisconsin. The project also includes the future construction of a restroom/concession building and two dugout buildings that are not included in the scope of this application which have previously been submitted to the City for review.

The proposed project includes demolition of an existing youth baseball field and chain link backstop. The proposed redeveloped youth baseball field includes concrete sidewalks, bleacher seating, a skinned infield, warning track, 8' high black vinyl perimeter fence, netted backstop, flag pole, reinstalled scoreboard, combination bullpen and batting cages, and future athletic lighting. The project will include storm sewer with a detention basin east of the proposed youth baseball field to reduce peak stormwater runoff rates and underdrain throughout the proposed field to facilitate subsurface drainage. Sanitary sewer and water service to the concession/restroom building is proposed to connect to the respective municipal mains in Riverview Drive.

Thank you for your review and consideration of this project.

Sincerely,

A handwritten signature in black ink, appearing to read 'CR', is written over a light blue grid background.

Chase Rettler, P.E.
Civil Engineer, Partner
Rettler Corporation

TWO RIVERS YOUTH SPORTS

BASEBALL FIELD REDEVELOPMENT PROJECT

OWNER

TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241
 PHONE: 920-793-5592

PROJECT MANAGER LANDSCAPE ARCHITECT / ENGINEER (LA/E)

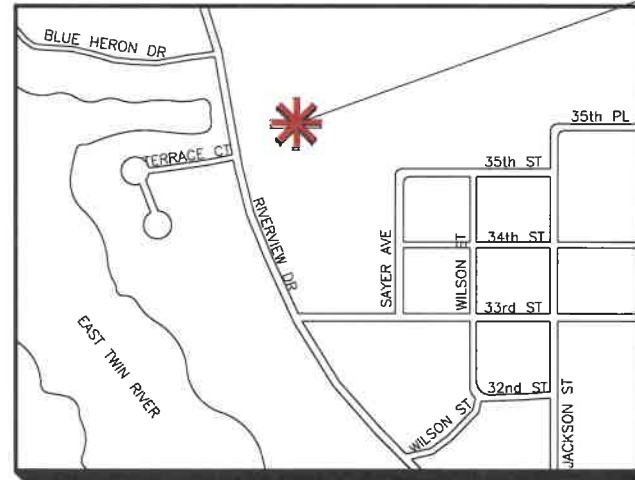
RETTLER CORPORATION
 3317 BUSINESS PARK DRIVE
 STEVENS POINT, WISCONSIN 54482
 PHONE: 715-341-2633

PROJECT LOCATION

VIETNAM VETERANS MEMORIAL PARK
 1200 35TH ST
 TWO RIVERS, WI 54241

CIVIL/LANDSCAPE PLAN SHEET INDEX

TS	TITLE SHEET
C100	EXISTING SITE PLAN
C200	SITE DEMOLITION PLAN
C300	SITE LAYOUT PLAN
C400	SITE GRADING PLAN
C500	SITE UTILITY PLAN
C600	CONSTRUCTION DETAILS
C601	CONSTRUCTION DETAILS
C602	CONSTRUCTION DETAILS



RETTLER PROJECT #25.057
 LOCATION MAP - NOT TO SCALE



REV	DATE	ISSUED FOR
03/12/26		BID
DRAWN: LE		
CHECKED: JK		
DOCUMENT NO. 25.057		

RETTLER
 corporation
 3317 Business Park Drive, Stevens Point, WI 54482
 Telephone: 715-341-2633; Fax: 715-341-5432
 e-mail: info@rettlr.com; website: www.rettl.com

TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 TITLE SHEET

TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241

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GENERAL NOTES

1. CONTRACTOR SHALL CONTACT DIGGERS HOTLINE 5 WORKING DAYS PRIOR TO START OF DEMOLITION/CONSTRUCTION.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING PRIVATE UTILITIES PRIOR TO THE START OF DEMOLITION/CONSTRUCTION.
3. COORDINATE SITE CONSTRUCTION ACCESS WITH OWNER PRIOR TO START OF CONSTRUCTION.
4. CONTRACTOR SHALL STRIP AND STOCKPILE ALL TOPSOIL WITHIN THE PROJECT LIMITS AS NEEDED TO CONDUCT ALL CONSTRUCTION DETAILED IN THE PLANS AND SPECIFICATIONS.
5. REMOVE ONLY THE EXISTING TREES AND VEGETATION WITHIN THE PROJECT LIMITS THAT INHIBIT CONSTRUCTION.
6. REMOVE ANY ABANDONED UTILITIES WITHIN THE PROJECT LIMITS THAT INHIBIT CONSTRUCTION.
7. ALL CONTRACTORS SUBMITTING A BID SHALL VISIT THE SITE AND REVIEW THE EXISTING CONDITIONS PRIOR TO THE BID DATE. ANY DISCREPANCIES FOUND ARE TO BE BROUGHT TO THE ATTENTION OF THE PROJECT ARCHITECT FOR REVIEW IMMEDIATELY UPON DISCOVERY.
8. ALL ITEMS TO BE REMOVED AND DISPOSED OF SHALL BE TAKEN FROM THE SITE AND DISPOSED OF IN A LEGAL MANNER.
9. VERIFY ALL REMOVAL AND SALVAGE ITEMS WITH THE OWNER.
10. ALL ITEMS TO BE SALVAGED SHALL BE DELIVERED TO THE OWNER. COORDINATE DELIVERY WITH OWNER.
11. ALL AREAS AND SITE FEATURES DISTURBED BY CONSTRUCTION ACTIVITIES SHALL BE RESTORED TO THE ORIGINAL CONDITION.
12. ALL SITE ENTITIES OUTSIDE THE PROJECT LIMIT LINE SHALL NOT BE DISTURBED.

DEMOLITION LEGEND

- EXISTING CONCRETE AND BASE AGGREGATE REMOVAL
- SAWCUT EXISTING PAVEMENT
- APPROXIMATE PROJECT LIMITS

DEMOLITION KEYNOTES

- A** REMOVE EXISTING VEGETATION
- B** MAINTAIN AND PROTECT EXISTING VEGETATION
- C** REMOVE EXISTING CHAIN LINK FENCE
- D** MAINTAIN AND PROTECT EXISTING CHAIN LINK FENCE
- E** MAINTAIN AND PROTECT EXISTING OSPREY NEST
- F** REMOVE EXISTING SCOREBOARD, FOUNDATIONS AND ELECTRICAL SALVAGE SCOREBOARD TO OWNER
- G** MAINTAIN AND PROTECT EXISTING ELECTRICAL UTILITIES
- H** REMOVE EXISTING ELECTRICAL UTILITIES
- I** REMOVE EXISTING IRRIGATION CONTROL VALVE COORDINATE WITH CITY OF TWO RIVERS PARK AND RECREATION
- J** REMOVE EXISTING INFIELD MATERIAL AND BASES
- K** MAINTAIN AND PROTECT EXISTING OSPREY NEST STRUCTURE
- L** MAINTAIN AND PROTECT EXISTING HARD SURFACE
- M** REMOVE EXISTING ATHLETIC FIELD LIGHTING WIRING REPLACE IN KIND OUTSIDE OF PROPOSED RESTROOM/CONCESSION BUILDING AND STORMWATER DETENTION BASIN
- N** MAINTAIN AND PROTECT EXISTING CURB AND GUTTER
- O** REMOVE EXISTING CURB AND GUTTER
- P** CONSTRUCTION ACCESS PROVIDE TEMPORARY CURB RAMP PHOTO DOCUMENT EXISTING CALVERT, ROADWAY, CURB AND SIDEWALK CONDITION PRIOR TO CONSTRUCTION REPLACE DAMAGED CALVERT, ROADWAY, CURB OR SIDEWALK IN KIND

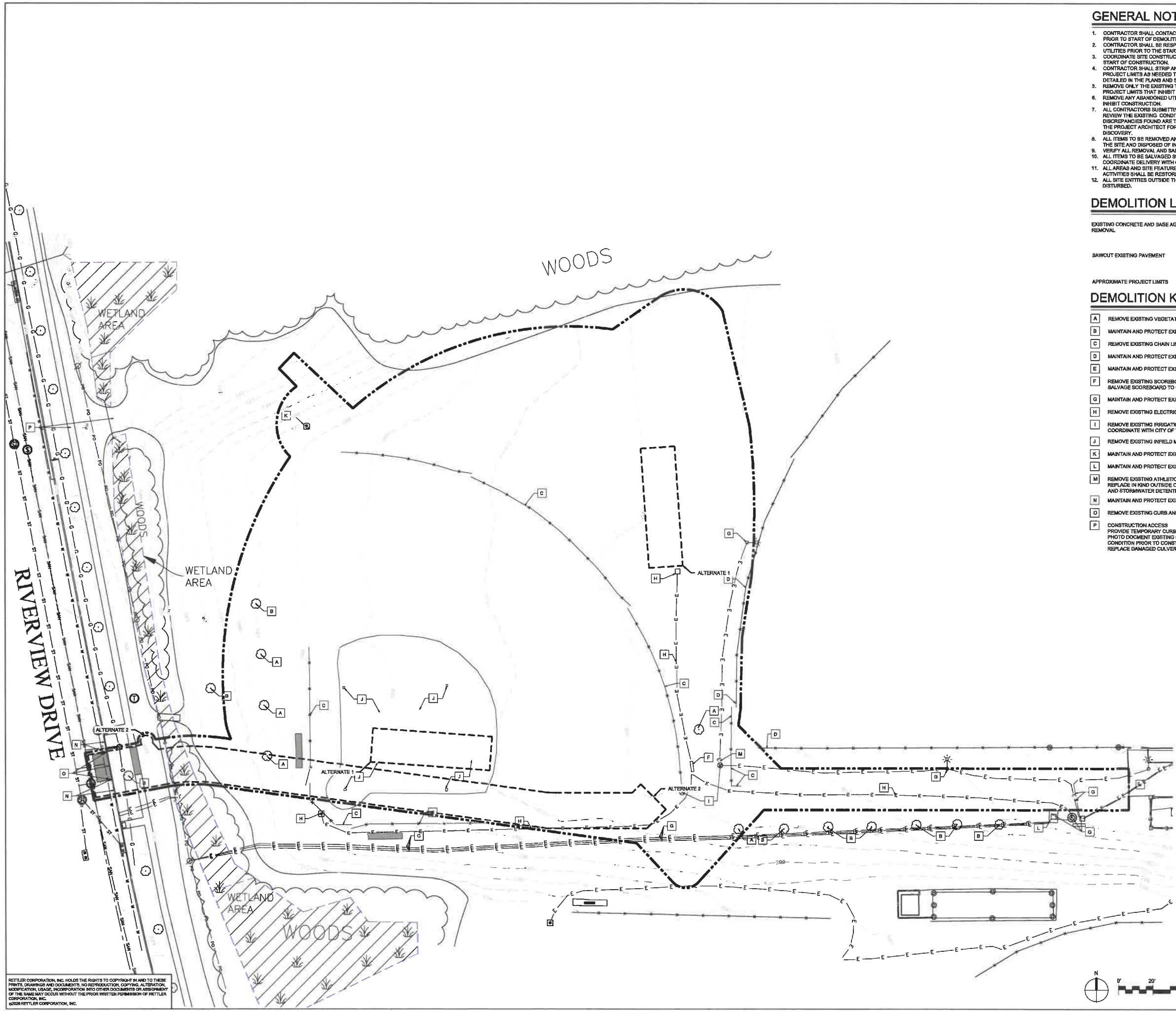
REV	DATE	ISSUED FOR
1	03/12/28	BID
	04/01/28	ADD1

DRAWN: LE
 CHECKED: JK
 DOCUMENT NO. 25.057

RETTLER corporation
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 email: info@rettler.com website: www.rettler.com

**TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 SITE DEMOLITION PLAN**

**TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241**



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RETTLER
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 e-mail: info@rettlers.com; website: www.rettlrs.com

**TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 SITE LAYOUT PLAN**

**TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241**

C300

GENERAL NOTES - SITE LAYOUT

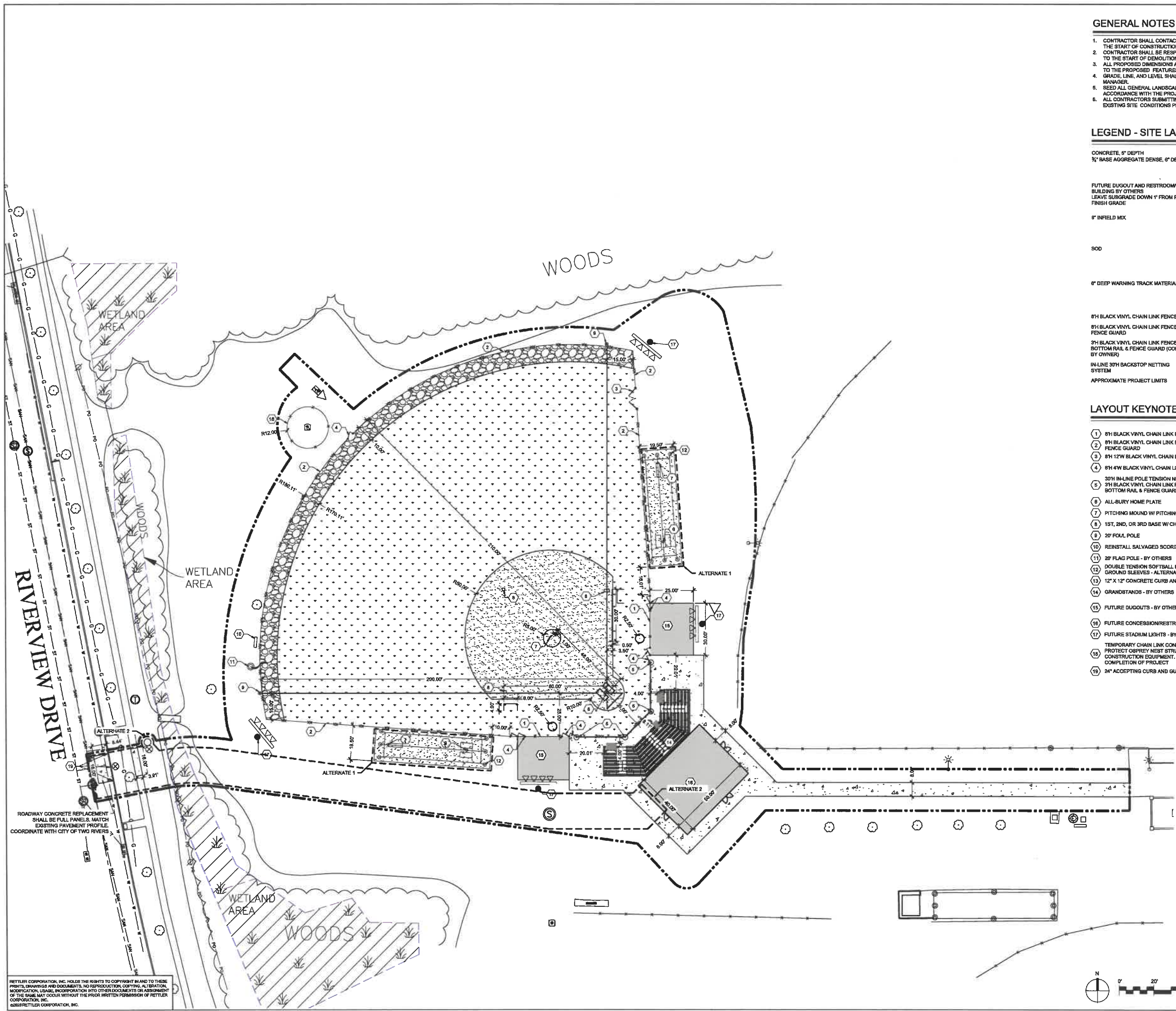
- CONTRACTOR SHALL CONTACT DIGGERS HOTLINE 5 WORKING DAYS PRIOR TO THE START OF CONSTRUCTION.
- CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING PRIVATE UTILITIES PRIOR TO THE START OF DEMOLITION/CONSTRUCTION.
- ALL PROPOSED DIMENSIONS ARE REFERENCED PARALLEL OR PERPENDICULAR TO THE PROPOSED FEATURES SHOWN.
- GRADE, LINE, AND LEVEL SHALL BE REVIEWED IN THE FIELD BY THE PROJECT MANAGER.
- SEED ALL GENERAL LANDSCAPE AREAS DISTURBED DURING CONSTRUCTION IN ACCORDANCE WITH THE PROJECT MANUAL SPECIFICATIONS.
- ALL CONTRACTORS SUBMITTING A BID SHALL VISIT THE SITE AND REVIEW THE EXISTING SITE CONDITIONS PRIOR TO SUBMITTING A BID.

LEGEND - SITE LAYOUT

- CONCRETE, 6" DEPTH
- ¾" BASE AGGREGATE DENSE, 6" DEPTH
- FUTURE DUGOUT AND RESTROOM/CONCESSION BUILDING BY OTHERS
LEAVE SUBGRADE DOWN 1' FROM PROPOSED FINISH GRADE
- 8" INFIELD MIX
- SOO
- 6" DEEP WARNING TRACK MATERIAL
- 8" BLACK VINYL CHAIN LINK FENCE
- 8" BLACK VINYL CHAIN LINK FENCE W/ FENCE GUARD
- 8" BLACK VINYL CHAIN LINK FENCE W/ BOTTOM RAIL & FENCE GUARD (COLOR BY OWNER)
- IN-LINE 30" BACKSTOP NETTING SYSTEM
- APPROXIMATE PROJECT LIMITS

LAYOUT KEYNOTES - SITE LAYOUT

- 1 8" BLACK VINYL CHAIN LINK FENCE
- 2 8" BLACK VINYL CHAIN LINK FENCE W/ FENCE GUARD
- 3 8" 12W BLACK VINYL CHAIN LINK GATE
- 4 8" 4W BLACK VINYL CHAIN LINK GATE
- 5 30" IN-LINE POLE TENSION NETTING SYSTEM
8" BLACK VINYL CHAIN LINK FENCING W/ TOP & BOTTOM RAIL & FENCE GUARD (COLOR BY OWNER)
- 6 ALL-BURY HOME PLATE
- 7 PITCHING MOUND W/ PITCHING RUBBER
- 8 1ST, 2ND, OR 3RD BASE W/ CH ANCHOR & PLUG
- 9 2" FOUL POLE
- 10 REINSTALL SALVAGED SCOREBOARD - BY OTHERS
- 11 2" FLAG POLE - BY OTHERS
- 12 DOUBLE TENSION SOFTBALL BATTING TUNNEL W/ GROUND SLEEVES - ALTERNATE 1
- 13 12" X 12" CONCRETE CURB AND NAILER BOARD
- 14 GRANDSTANDS - BY OTHERS
- 15 FUTURE DUGOUTS - BY OTHERS
- 16 FUTURE CONCESSION/RESTROOM BUILDING - BY OTHERS
- 17 FUTURE STADIUM LIGHTS - BY OTHERS
- 18 TEMPORARY CHAIN LINK CONSTRUCTION FENCE TO PROTECT OSPREY NEST STRUCTURE FROM CONSTRUCTION EQUIPMENT. MAY BE REMOVED UPON COMPLETION OF PROJECT
- 19 24" ACCEPTING CURB AND GUTTER



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TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 SITE GRADING AND EROSION CONTROL PLAN

TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241

GENERAL NOTES - SITE GRADING & EROSION CONTROL

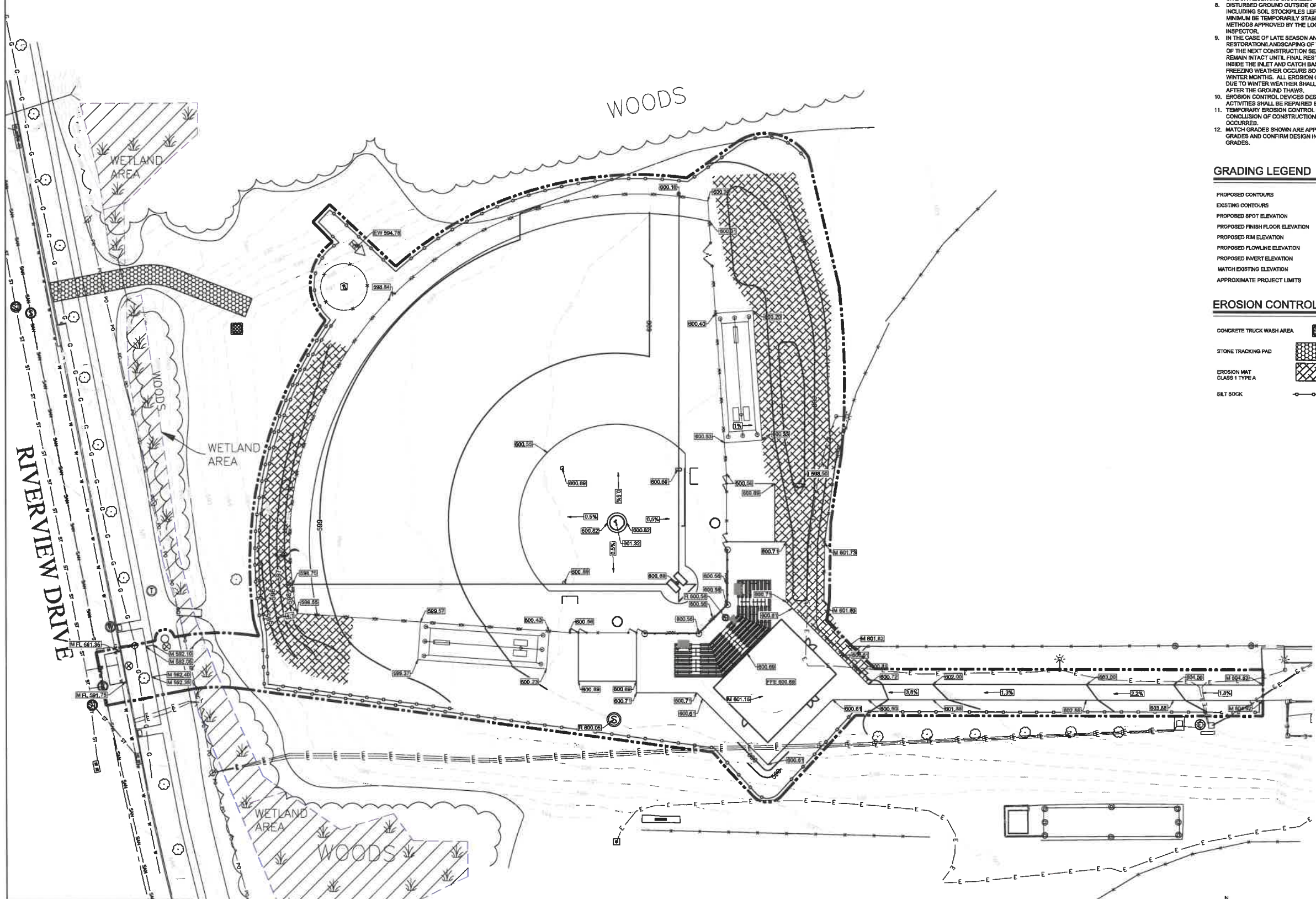
1. GRADE LINE, AND LEVEL TO BE REVIEWED IN THE FIELD BY THE PROJECT MANAGER.
2. SEED / FERTILIZE / AND CRIMP MULCH ALL GENERAL LANDSCAPE AREAS DISTURBED DURING CONSTRUCTION IN ACCORDANCE WITH THE PROJECT MANUAL SPECIFICATIONS AND WITHIN 3 WORKING DAYS OF FINAL GRADING.
3. ALL EROSION CONTROL ELEMENTS SHALL REMAIN IN PLACE UNTIL A SUFFICIENT GROWTH OF GRASS IS ESTABLISHED IN ALL GENERAL LANDSCAPE AREAS, AND THEN REMOVED BY THE SITE CONTRACTOR.
4. ALL WASTE AND UNUSED BUILDING MATERIALS SHALL BE PROPERLY DISPOSED OF AND NOT ALLOWED TO BE CARRIED OFF-SITE BY RUNOFF OR WIND.
5. ALL OFF SITE SEDIMENT DEPOSITS OCCURRING AS A RESULT OF CONSTRUCTION WORK OR A STORM EVENT SHALL BE CLEANED UP BY THE END OF EACH DAY. FLUSHING SHALL NOT BE ALLOWED.
6. ALL ACTIVITIES SHALL BE CONDUCTED IN A LOGICAL SEQUENCE AS TO MINIMIZE THE AMOUNT OF BARE SOIL EXPOSED AT ANY ONE TIME. MAINTAIN EXISTING VEGETATION AS LONG AS POSSIBLE.
7. ALL SEDIMENT LADEN WATER PUMPED FROM THE SITE SHALL BE TREATED BY A TEMPORARY SEDIMENT BASIN OR BE FILTERED BY OTHER APPROVED MEANS. WATER SHALL NOT BE DISCHARGED IN A MANNER THAT CAUSES EROSION OF THE SITE OR RECEIVING CHANNELS.
8. DISTURBED GROUND OUTSIDE OF THE EVERYDAY CONSTRUCTION AREA, INCLUDING SOIL STOCKPILES LEFT INACTIVE FOR MORE THAN 90 DAYS, SHALL AT A MINIMUM BE TEMPORARILY STABILIZED BY SEEDING/MULCHING OR OTHER METHODS APPROVED BY THE LOCAL GOVERNING AUTHORITY'S EROSION CONTROL INSPECTOR.
9. IN THE CASE OF LATE SEASON AND WINTER CONSTRUCTION, RESTORATION/LANDSCAPING OF THE SITE SHALL OCCUR NO LATER THAN JUNE 1ST OF THE NEXT CONSTRUCTION SEASON. EROSION CONTROL MEASURES SHALL REMAIN INTACT UNTIL FINAL RESTORATION OF THE SITE IS COMPLETE. FABRIC INSIDE THE INLET AND CATCH BASIN GRATE SHALL BE REMOVED AS SOON AS FREEZING WEATHER OCCURS SO DRAINAGE IS NOT IMPAIRED THROUGHOUT THE WINTER MONTHS. ALL EROSION CONTROL PRACTICES REMOVED OR DAMAGED DUE TO WINTER WEATHER SHALL BE REPLACED IN THE SPRING IMMEDIATELY AFTER THE GROUND THAWS.
10. EROSION CONTROL DEVICES DESTROYED AS A RESULT OF CONSTRUCTION ACTIVITIES SHALL BE REPAIRED BY THE END OF THE WORK DAY.
11. TEMPORARY EROSION CONTROL MEASURES SHALL BE REMOVED AT THE CONCLUSION OF CONSTRUCTION AFTER STABILIZATION OF DISTURBED SOIL HAS OCCURRED.
12. MATCH GRADES SHOWN ARE APPROXIMATE. CONTRACTOR TO VERIFY MATCH GRADES AND CONFIRM DESIGN INTENT PRIOR TO CONSTRUCTING FINISHED GRADES.

GRADING LEGEND

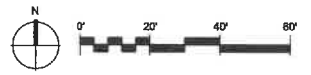
PROPOSED CONTOURS	599
EXISTING CONTOURS	99
PROPOSED SPOT ELEVATION	599.00
PROPOSED FINISH FLOOR ELEVATION	FFE 599.00
PROPOSED RM ELEVATION	R 599.00
PROPOSED FLOWLINE ELEVATION	FL 599.00
PROPOSED INVERT ELEVATION	I 599.00
MATCH EXISTING ELEVATION	M 599.00
APPROXIMATE PROJECT LIMITS	

EROSION CONTROL LEGEND

CONCRETE TRUCK WASH AREA	1
STONE TRACKING PAD	2
EROSION MAT CLASS 1 TYPE A	3
SILT SOCK	



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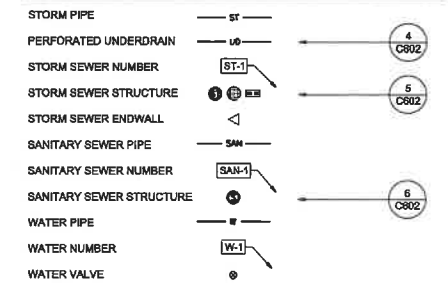
SITE UTILITY - GENERAL NOTES

1. ANY EXISTING UTILITIES NOT SHOWN ON THESE DOCUMENTS WHICH NEED TO BE REMOVED, RELOCATED AND OR ADJUSTED SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND INCLUDED IN THE BID.
2. ANY EXISTING UTILITIES THAT ARE TO REMAIN BUT ARE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED IN KIND BY THE CONTRACTOR AND SHALL BE INCLUDED AS PART OF THE BASE BID.
3. COORDINATE ALL UTILITY RELOCATION WITH THE PROPER UTILITY COMPANY.
4. ALL PAVEMENT DISTURBED BY PROPOSED UTILITIES SHALL BE RESTORED IN KIND BY THE CONTRACTOR AND SHALL BE INCLUDED AS PART OF THE BASE BID.
5. PROVIDE A COMPLETE TRACER WIRE SYSTEM ON ALL NON-METALLIC UTILITY PIPING SYSTEMS IN ACCORDANCE WITH THE REQUIREMENTS OF THE WISCONSIN PLUMBING CODE AND DETAILS CONTAINED IN THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, LATEST EDITION. PROVIDE ACCESS TO TRACER WIRE IN ALL MANHOLES & INLETS. SPLICE TRACER WIRE AS NECESSARY.
6. MAINTAIN SEPARATION OF WATER MAIN AND SANITARY OR STORM SEWER PER NR 811.74 AND DSPS 382.

REV	DATE	ISSUED FOR
1	03/12/28	BID
	04/01/28	ADD1

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SITE UTILITY - LEGEND



STORM SEWER PIPE SCHEDULE

PIPE ID	FROM STRUCTURE	TO STRUCTURE	LENGTH	SLOPE	PIPE SIZE	PIPE MTL
A	EW 1	ST 2	94	1.00%	4"	PVC
B	ST 2	EW 3	270	0.50%	6"	HDPE

STORM SEWER STRUCTURE SCHEDULE

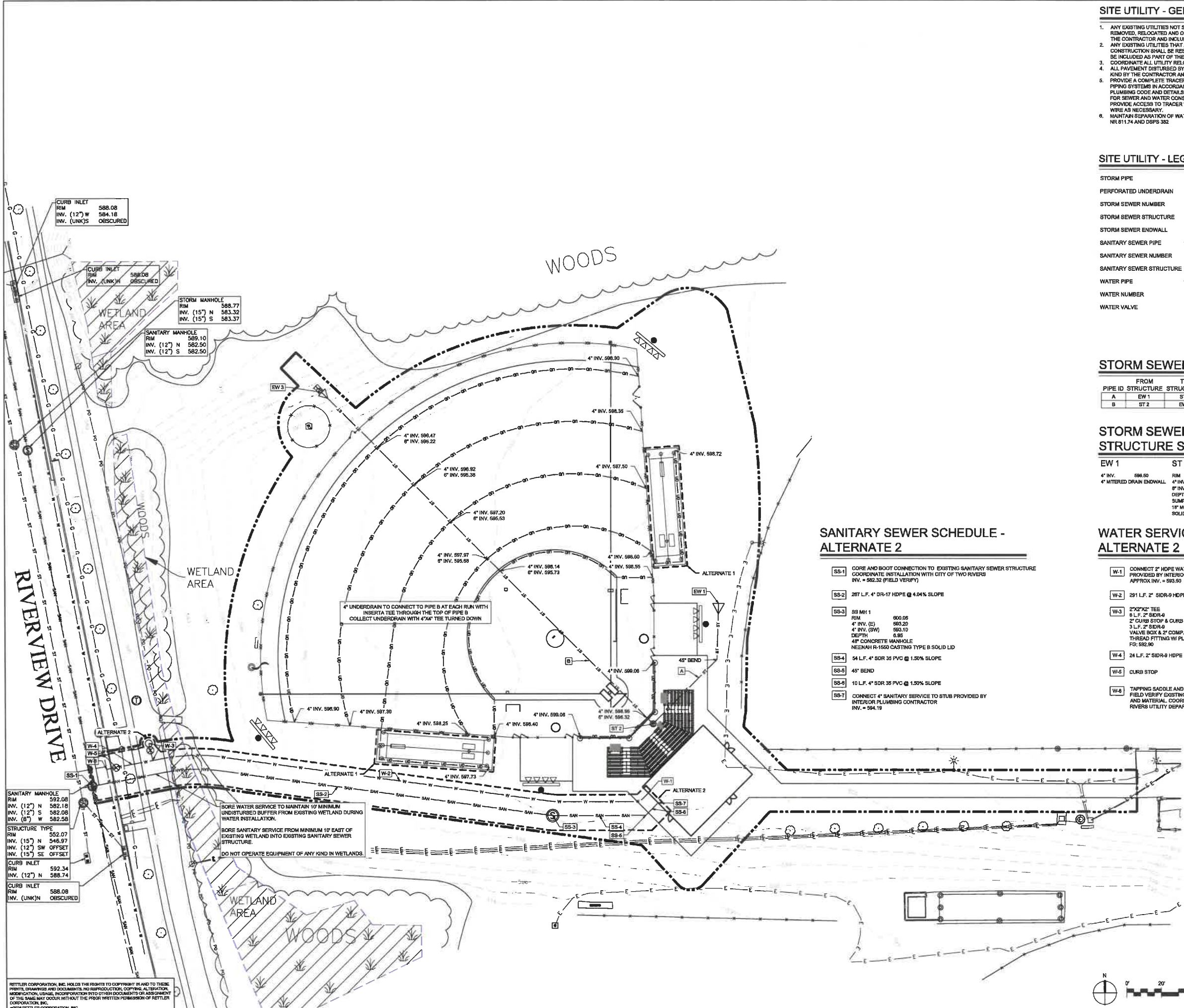
EW 1	ST 2	EW 3
4" INV. 596.50	RIM 800.58	6" INV. 596.00
4" MITERED DRAIN ENDWALL	4" INV. (NE) 587.88	6" MITERED DRAIN ENDWALL
	6" INV. (NW) 596.35	3/8" LIGHT DOT RIP RAP W/
	DEPTH 4.73	TYPE A FABRIC SURROUNDING ENDWALL
	SUMP 0.50	18" MODULAR PVC BASIN
		SOLID LID

WATER SERVICE SCHEDULE - ALTERNATE 2

- W-1 CONNECT 2" HDPE WATER SERVICE TO STUB PROVIDED BY INTERIOR PLUMBING CONTRACTOR APPROX INV. = 593.50
- W-2 291 L.F. 2" SDR-9 HDPE
- W-3 2"X2" TEE
 8 L.F. 2" SDR-9
 2" CURB STOP & CURB BOX
 3 L.F. 2" SDR-9
 VALVE BOX & 2" COMP. X FEMALE THREAD FITTING W/ PLUG FS: 582.90
- W-4 24 L.F. 2" SDR-9 HDPE
- W-5 CURB STOP
- W-6 TAPPING SADDLE AND 2" TAPPING VALVE FIELD VERIFY EXISTING WATER MAIN SIZE, LOCATION, INVERT, AND MATERIAL. COORDINATE INSTALLATION WITH CITY OF TWO RIVERS UTILITY DEPARTMENT

SANITARY SEWER SCHEDULE - ALTERNATE 2

- SS-1 CORE AND BOOT CONNECTION TO EXISTING SANITARY SEWER STRUCTURE COORDINATE INSTALLATION WITH CITY OF TWO RIVERS INV. = 582.32 (FIELD VERIFY)
- SS-2 287 L.F. 4" DR-17 HDPE @ 4.04% SLOPE
- SS-3 SS MH 1
 RIM 600.05
 4" INV. (E) 593.20
 4" INV. (SW) 593.10
 DEPTH 6.95
 48" CONCRETE MANHOLE
 NEENAH R-1650 CASTING TYPE B SOLID LID
- SS-4 54 L.F. 4" SDR 35 PVC @ 1.50% SLOPE
- SS-5 45' BEND
- SS-6 10 L.F. 4" SDR 35 PVC @ 1.50% SLOPE
- SS-7 CONNECT 4" SANITARY SERVICE TO STUB PROVIDED BY INTERIOR PLUMBING CONTRACTOR INV. = 594.19



SANITARY MANHOLE
 RIM 592.08
 INV. (12") N 582.18
 INV. (12") S 582.08
 INV. (8") W 582.58

STRUCTURE TYPE
 RIM 592.07
 INV. (15") N 546.97
 INV. (12") SW OFFSET
 INV. (15") SE OFFSET

CURB INLET
 RIM 592.34
 INV. (12") N 588.74

CURB INLET
 RIM 588.08
 INV. (UNK)N OBSCURED

BORE WATER SERVICE TO MAINTAIN 10' MINIMUM UNDISTURBED BUFFER FROM EXISTING WETLAND DURING WATER INSTALLATION.
 BORE SANITARY SERVICE FROM MINIMUM 10' EAST OF EXISTING WETLAND INTO EXISTING SANITARY SEWER STRUCTURE.
 DO NOT OPERATE EQUIPMENT OF ANY KIND IN WETLANDS.

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TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 SITE UTILITY PLAN

TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241

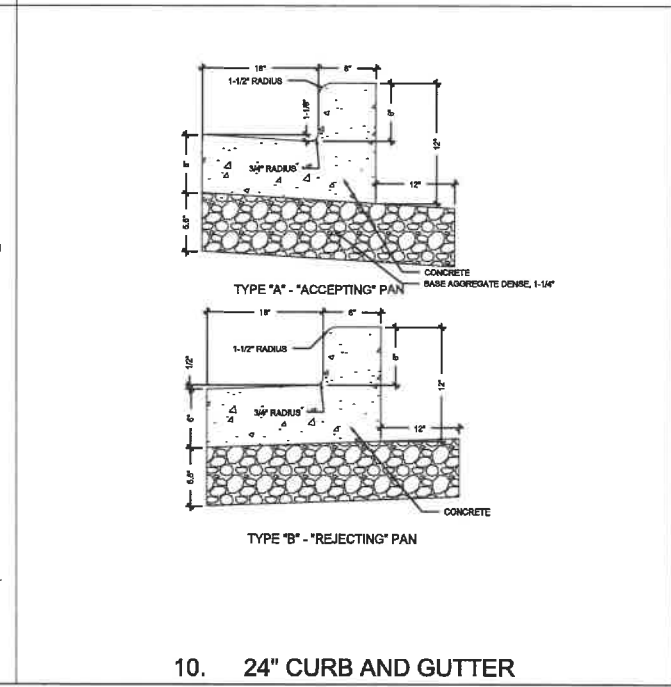
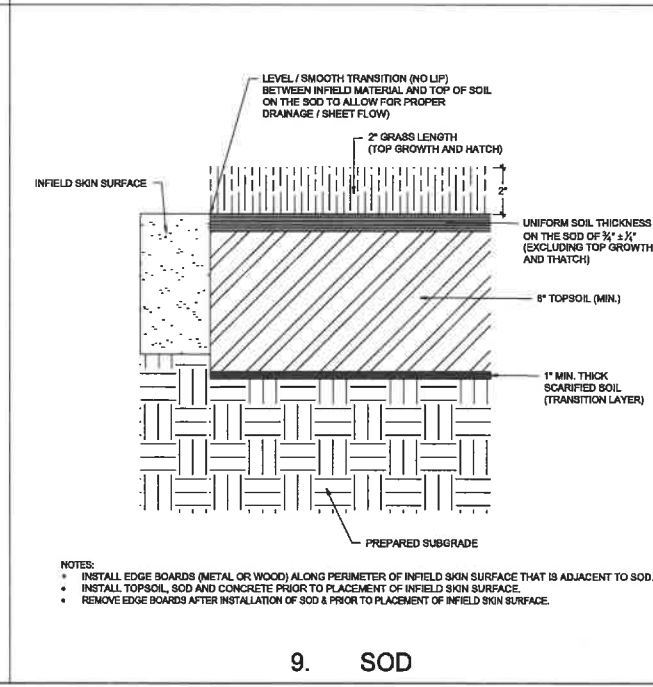
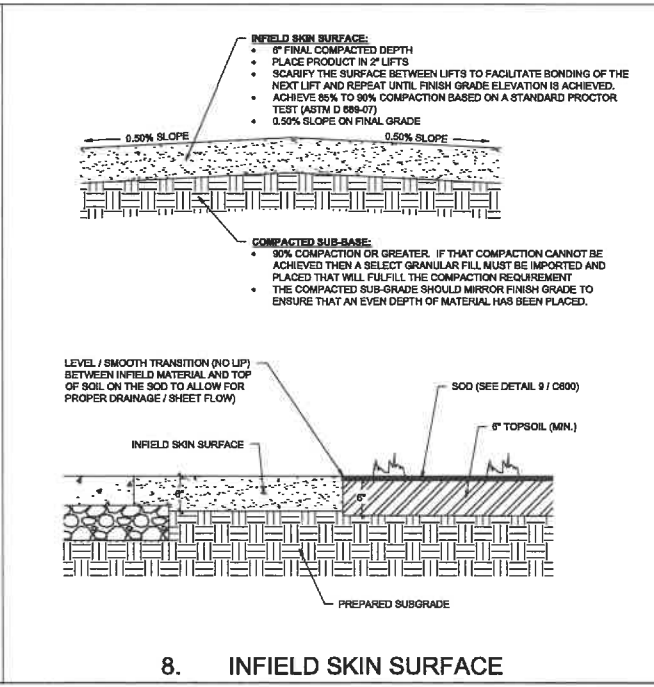
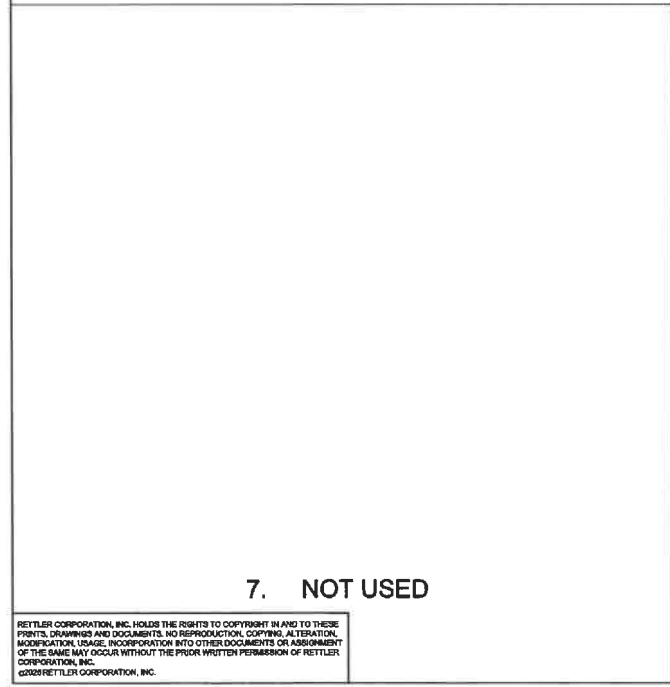
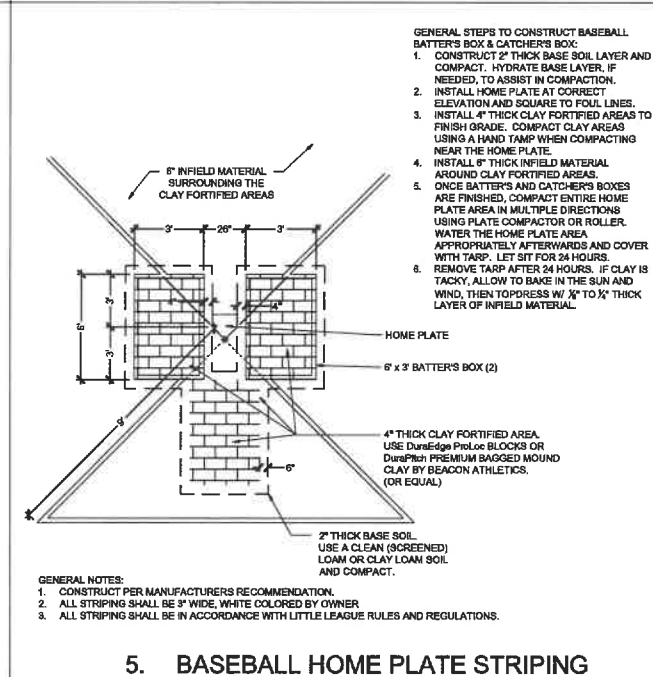
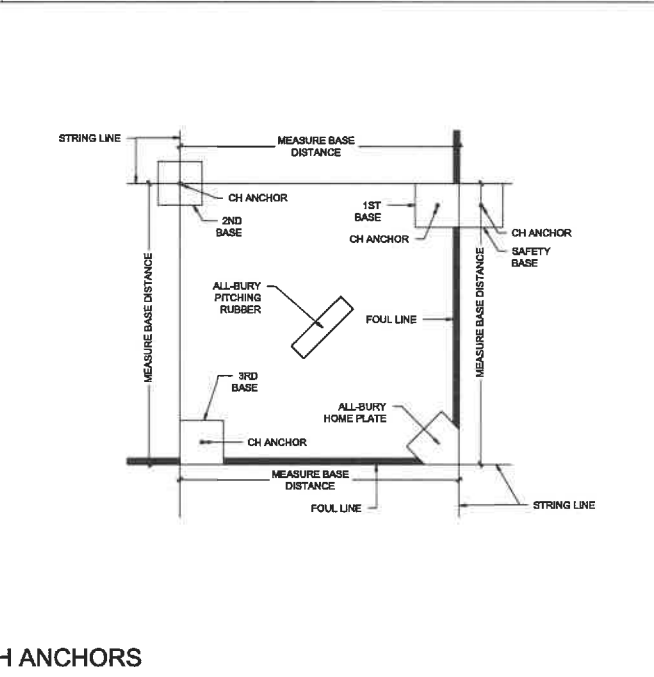
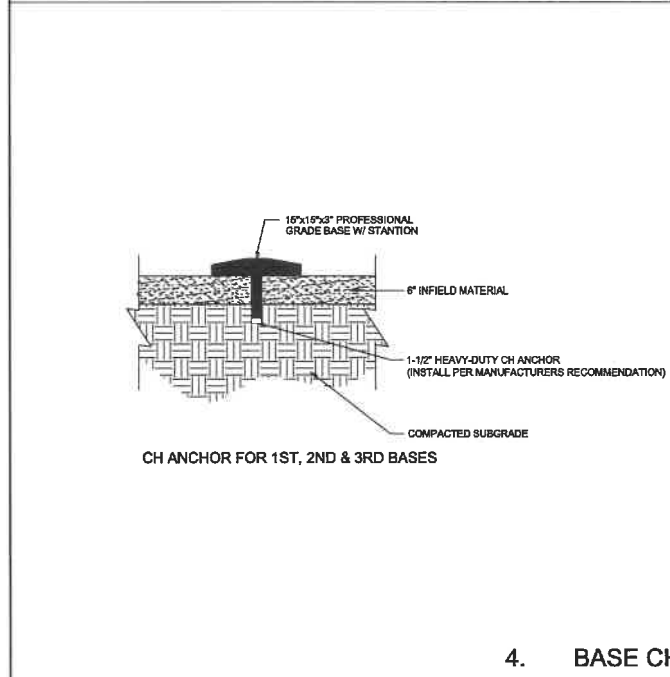
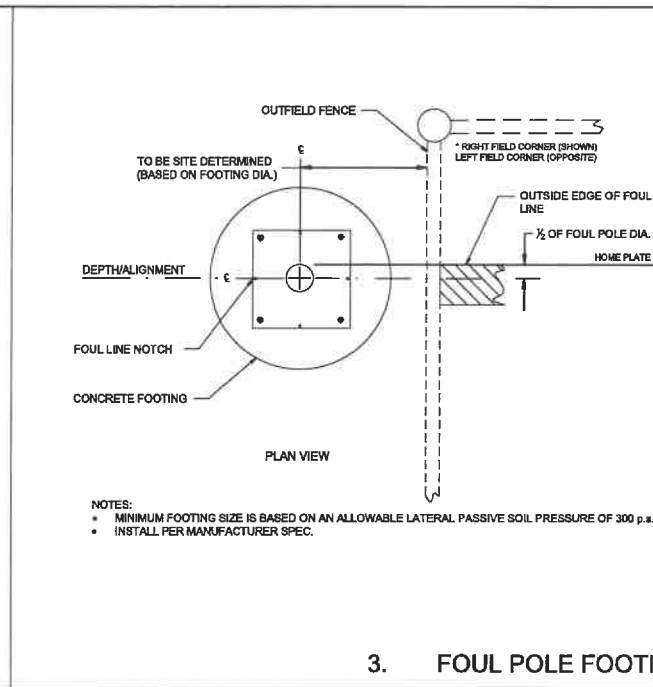
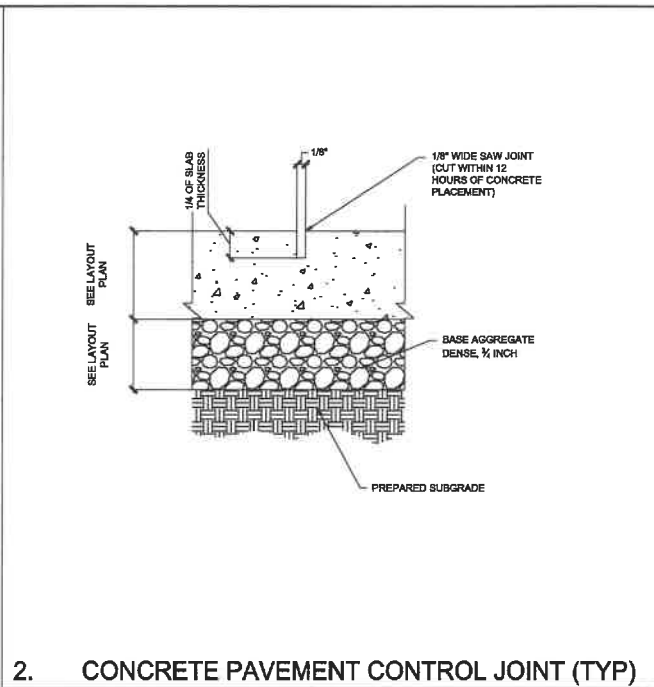
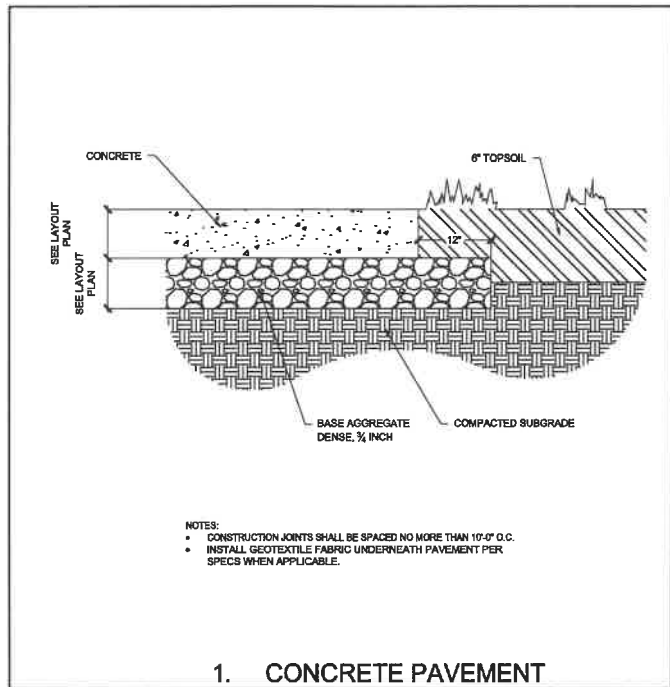
REV	DATE	ISSUED FOR
03/12/28		BID
DRAWN: LE		
CHECKED: JK		
DOCUMENT NO. 25.057		

RETTLER corporation
 15475 Braham Park Drive, Shore View, WI 54485
 Telephone: 715-341-2323, Fax: 715-341-0447
 e-mail: info@rettlr.com, website: www.rettl.com

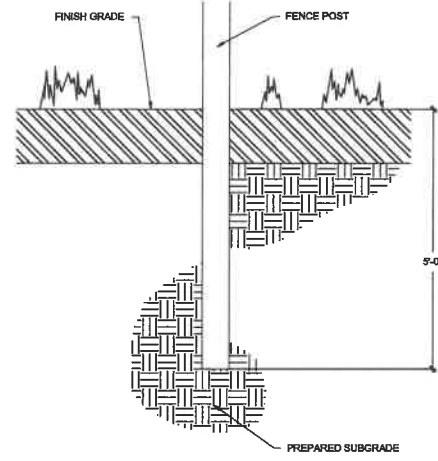
TWO RIVERS YOUTH SPORTS
 BASEBALL FIELD REDEVELOPMENT PROJECT
 SITE CONSTRUCTION DETAILS

TWO RIVERS PARKS AND RECREATION
 1520 17TH ST.
 TWO RIVERS, WI 54241

C600

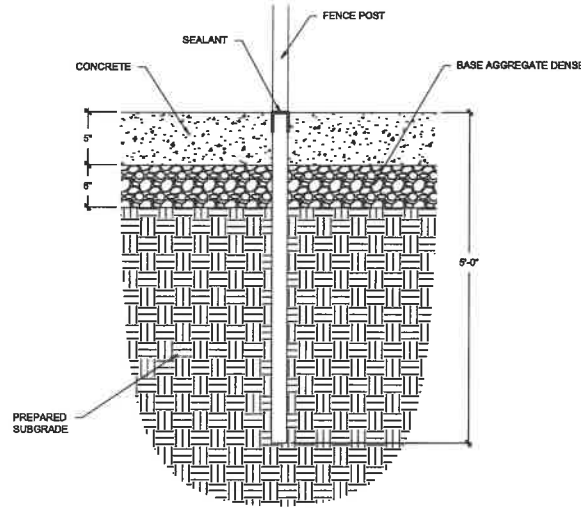


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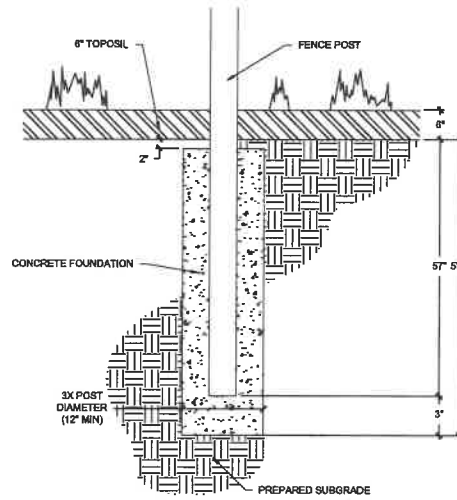
- NOTES:
1. SEE LAYOUT SHEET FOR DRIVEN LINE POST LOCATIONS
 2. VERIFY EXISTING UTILITIES PRIOR TO DRIVING POSTS.

1. DRIVEN FENCE POST



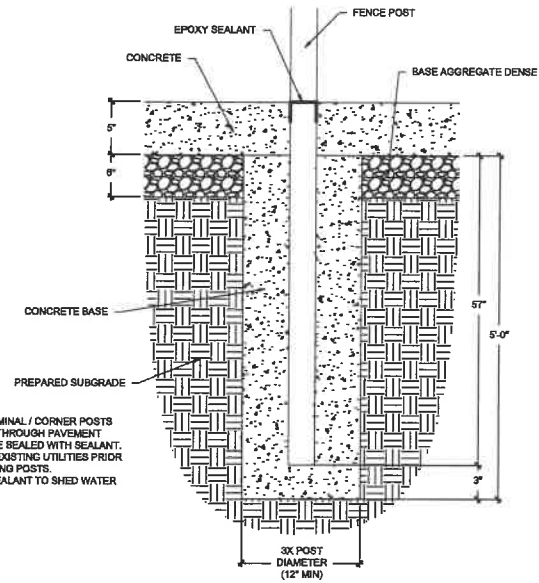
- NOTES:
1. FENCE POSTS SHALL BE DRIVEN PRIOR TO CONCRETE PLACEMENT
 2. ALL LINE POSTS DRIVEN THROUGH PAVEMENT SHALL BE SEALED WITH SEALANT
 3. VERIFY EXISTING UTILITIES PRIOR TO DRIVING POSTS

2. DRIVEN FENCE POST IN PAVEMENT



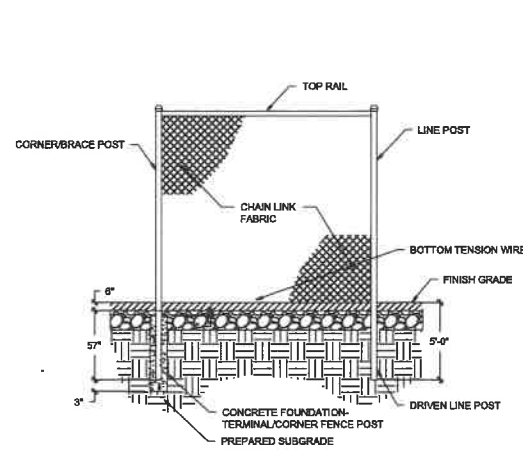
- NOTES:
1. VERIFY EXISTING UTILITIES PRIOR TO POST HOLE EXCAVATION.

3. TERMINAL/CORNER FENCE POST

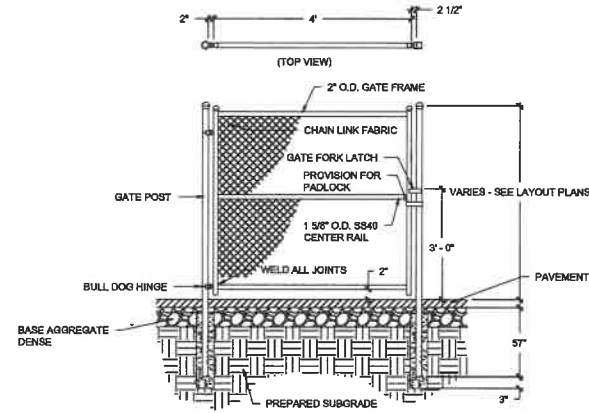


- NOTES:
1. ALL TERMINAL / CORNER POSTS DRIVEN THROUGH PAVEMENT SHALL BE SEALED WITH SEALANT.
 2. VERIFY EXISTING UTILITIES PRIOR TO DRIVING POSTS.
 3. PITCH SEALANT TO SHED WATER

4. TERMINAL/CORNER FENCE POST IN PAVEMENT

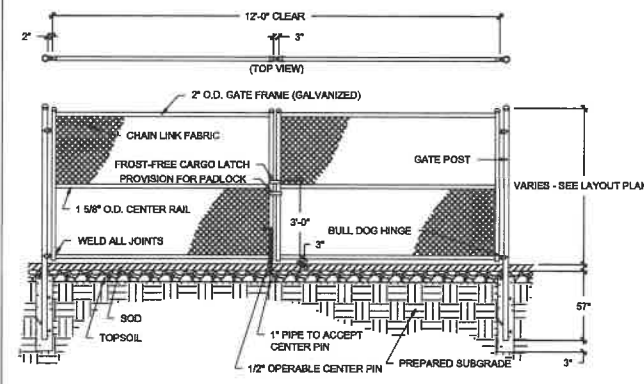


5. 8'H CHAIN LINK FENCE



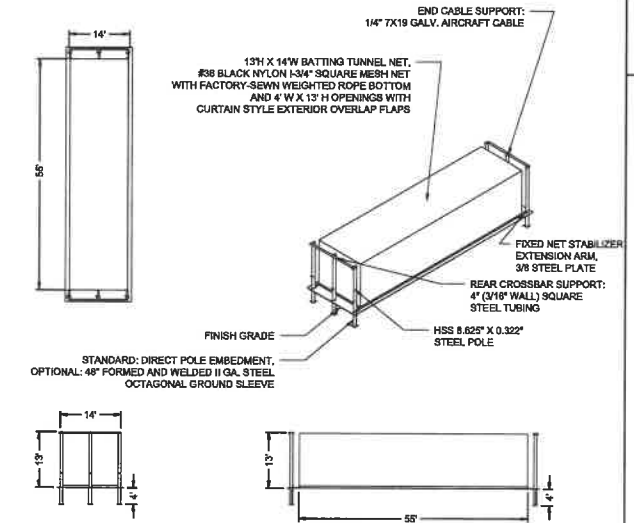
- NOTES:
1. SEE SHEET LAYOUT PLAN FOR GATE LOCATIONS.
 2. VERIFY EXISTING UTILITIES PRIOR TO DRIVING POSTS.

6. 4' WIDE CHAIN LINK FENCE GATE



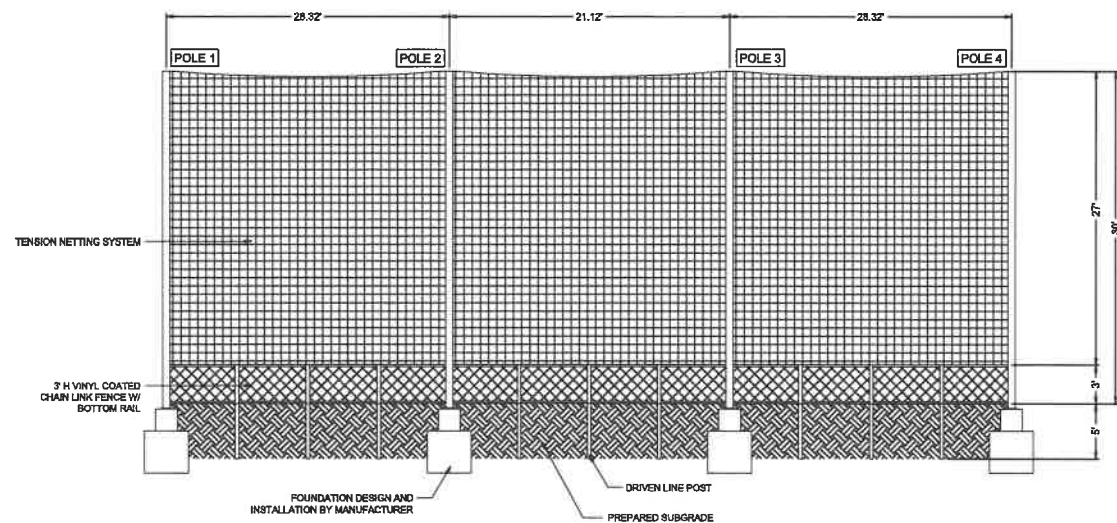
- NOTES:
1. SEE LAYOUT PLAN FOR GATE LOCATIONS.
 2. VERIFY EXISTING UTILITIES PRIOR TO DRIVING POSTS.

7. 12' WIDE CHAIN LINK FENCE GATE

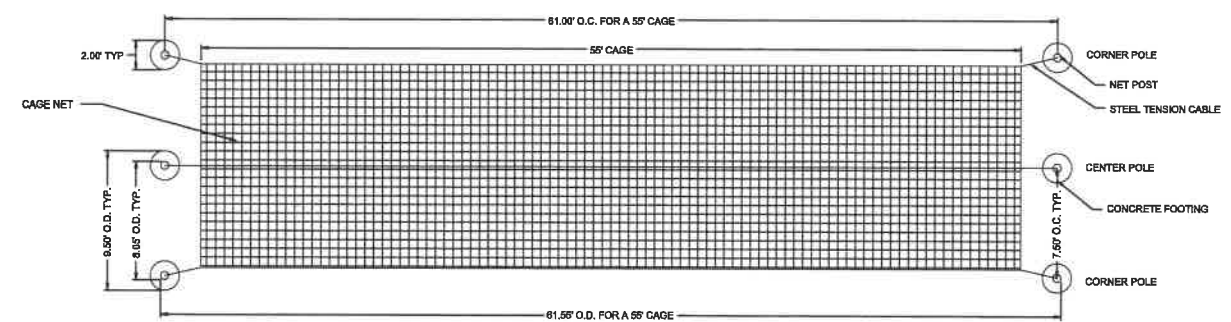


MODEL	SPORT	TYPE
BTSD	SOFTBALL	SINGLE

8. SINGLE SOFTBALL TENSION BATTLING TUNNEL

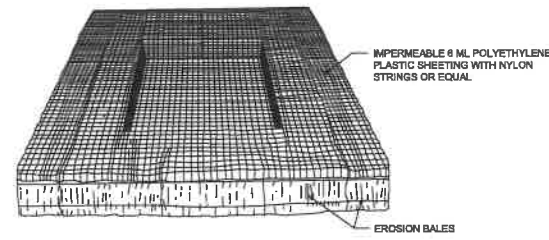


9. 30'H IN-LINE POLE TENSION NETTING SYSTEM W/ 3' H VINYL COATED CHAIN LINK FENCE BACKSTOP



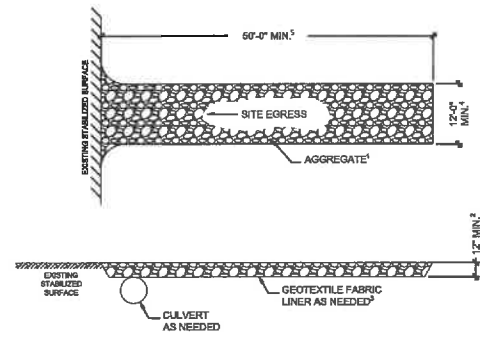
- NOTES:
- SEE MANUFACTURERS SHOP DRAWINGS FOR MATERIALS, INSTALLATION, AND FOUNDATION DETAILS

10. SINGLE SOFTBALL TENSION BATTLING TUNNEL LAYOUT



- NOTES:
- REQUIRES SIGN SAYING "CONCRETE TRUCK WASH AREA"
 - WATER IS HIGHLY ALKALINE AND SHALL NOT BE DISCHARGED FROM WASH-OUT AREA

1. CONCRETE TRUCK WASH AREA

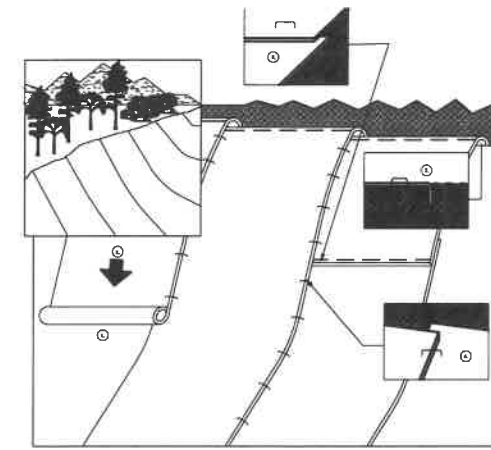


- NOTES:
- USE HARD, DURABLE, ANGULAR STONE OR RECYCLED CONCRETE MEETING THE GRADATION BELOW. WHERE THIS GRADATION IS NOT AVAILABLE, MEET THE GRADATION IN WISCONSIN DEPARTMENT OF TRANSPORTATION (DOT) 2018 STANDARD SPECIFICATION, SECTION 312, SELECT CRUSHED MATERIAL.

SIEVE	PERCENT PASSING (BY WEIGHT)
3"	100
2-1/2"	90-100
1-1/2"	25-40
3/4"	0-20
1/2"	0-5

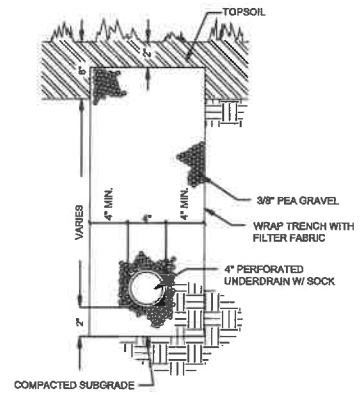
- SLOPE THE STONE TRACKING PAD IN A MANNER TO DIRECT RUNOFF TO AN APPROVED TREATMENT PRACTICE.
- SELECT FABRIC TYPE BASED ON SOIL CONDITIONS AND VEHICLE LOADING.
- INSTALL TRACKING PAD ACROSS FULL WIDTH OF THE ACCESS POINT, OR RESTRICT EXISTING TRAFFIC TO A DEDICATED EGRESS LANE AT LEAST 12 FEET WIDE ACROSS THE TOP OF THE PAD.
- IF A 50' PAD LENGTH IS NOT POSSIBLE DUE TO SITE GEOMETRY, INSTALL THE MAXIMUM LENGTH PRACTICABLE AND SUPPLEMENT WITH ADDITIONAL PRACTICES AS NEEDED.

2. TEMPORARY TRACKING PAD



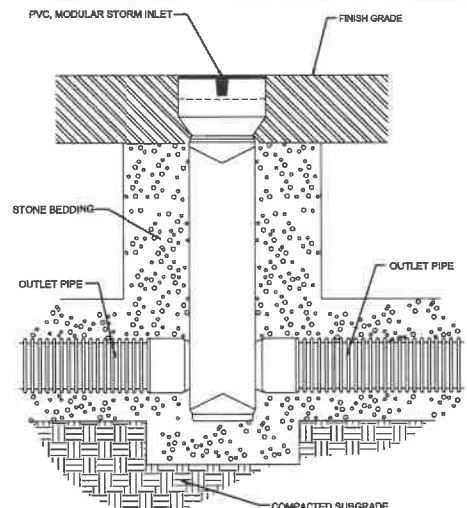
- NOTES:
- PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-O SEED DO NOT SEED PREPARED AREA. CELL-O SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
 - BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" DEEP BY 6" WIDE TRENCH BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.
 - ROLL THE BLANKETS DOWN THE SLOPE IN THE DIRECTION OF THE WATER FLOW.
 - THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2' OVERLAP.

3. EROSION MAT CLASS 1 TYPE A



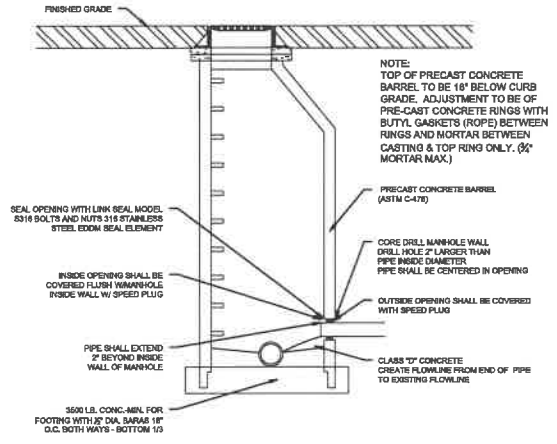
NOTE: SEE UTILITY PLAN FOR 4" UNDERDRAIN LOCATION AND ELEVATIONS

4. 4" UNDERDRAIN



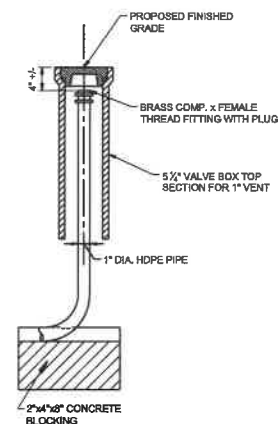
- GENERAL NOTES:
- SEE UTILITY PLANS FOR STORM STRUCTURE INFORMATION.
 - SEE MANUFACTURER'S SPECIFICATIONS FOR PROPER STORM STRUCTURE INSTALLATION.
 - ALL MODULAR STORM INLETS SHALL HAVE 6" SUMP UNLESS NOTED OTHERWISE ON UTILITY PLANS.

5. MODULAR PVC STORM SEWER STRUCTURE



- NOTE: TOP OF PRECAST CONCRETE BARREL TO BE 18" BELOW CURB GRADE. ADJUSTMENT TO BE OF PRE-CAST CONCRETE RINGS WITH BUTYL GASKETS (ROPE) BETWEEN RINGS AND MORTAR BETWEEN CASTING & TOP RING ONLY. (5" MORTAR MAX.)

6. SANITARY SEWER MANHOLE



7. AIR RELEASE ASSEMBLY

REV DATE ISSUED FOR
03/12/26 BID

DRAWN: LE
CHECKED: JK
DOCUMENT NO. 25.057

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