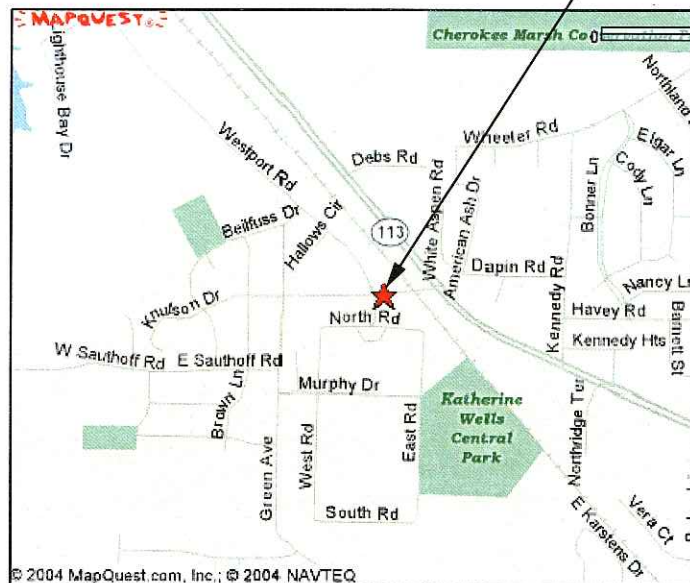


# MENDOTA MENTAL HEALTH CENTER PROPOSED 120' MONOPOLE ZONING DRAWINGS FEBRUARY 2005

**SITE LOCATION**



**SITE LOCATION MAP**  
SCALE: NTS



**CONSULTANTS:**

**ENGINEER:**  
RAMAKER & ASSOCIATES, INC.  
1120 DALLAS STREET  
SAUK CITY, WI 53583  
CONTACT: MICHAEL L. PINSKE, P.E.  
PHONE: (608) 643-4100  
FAX: (608) 643-7999

**PROJECT MANAGER:**  
RAMAKER & ASSOCIATES, INC.  
1120 DALLAS STREET  
SAUK CITY, WI 53583  
CONTACT: JAMES A. KAISER  
PHONE: (608) 643-4100  
FAX: (608) 643-7999

**CONSTRUCTION MANAGER:**  
US CELLULAR  
5117 W. TERRACE DRIVE  
MADISON, WI 53718  
CONTACT: MICHAEL STAFFORD  
PHONE: (608) 441-4175  
FAX: (608) 441-4102  
MOBILE: (608) 235-9904

**SURVEYOR:**  
RAMAKER & ASSOCIATES, INC.  
1120 DALLAS STREET  
SAUK CITY, WI 53583  
CONTACT: RICHARD L THOM JR., P.L.S.  
PHONE: (608) 643-4100  
FAX: (608) 643-7999

**SITE ACQUISITION:**  
BUELL CONSULTING  
2720 N. DAYTON ST.  
APT. B  
CHICAGO, IL 60614  
CONTACT: TOM BETHEA  
MOBILE: (608) 576-4580

**PROJECT INFORMATION:**

**SITE LOCATION:**  
402 TROY DRIVE  
MADISON, WI 53704

**SITE OWNER:**  
MENDOTA STATE HOSPITAL  
317 KNUTSON DRIVE  
MADISON, WI 53704

**ELEVATION:**  
911.6'

**LATITUDE:**  
N43°-08'-25.58"

**LONGITUDE:**  
W089°-23'-32.64"

**SHEET INDEX:**

**NO.: PAGE TITLE:**

T-1	TITLE SHEET
1-2	SURVEY
2-2	ZONING DISPLAY
C-1	SITE PLAN
A-1	ELEVATION
L-1	LANDSCAPE PLAN
P-1	PHOTO SIMULATIONS

TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

**CALL DIGGERS HOTLINE**  
1-800-242-8511  
TOLL FREE  
FAX A LOCATE 1-800-338-3860  
TDD(FOR HEARING IMPAIRED) 1-800-542-2289

WIS. STATUTE 182.015 (1974)  
REQUIRES MIN. OF 3 WORK DAYS  
NOTICE BEFORE YOU EXCAVATE.

I:\8200\8289\dgn\Plot\Zoning\8289 T-1.dgn

JOB NAME:	DRAFTED:	REVISIONS		
		BY	DATE	REMARKS
MENDOTA HOSPITAL	TN			
FILE NAME:	CHECKED:	TN	02/10/05	LEASE AREA LOCATION MOVED
8289 T-1.dgn	JAK			
JOB NUMBER:	DATE:			
8289	02/09/2005			

**RAMAKER & ASSOCIATES, INC.**  
Consulting Engineers  
1120 DALLAS STREET  
SAUK CITY, WISCONSIN 53583  
PHONE: 608-643-4100  
FAX: 608-643-7999  
Web: <http://www.ramaker.com>

PREPARED FOR:

5117 W. TERRACE DRIVE  
MADISON, WI 53718  
PHONE: (608) 441-4175  
FAX: (608) 441-4102

PROJECT DESCRIPTION:

SITE NAME: MENDOTA MENTAL HEALTH CENTER  
SITE NUMBER:  
SITE ADDRESS: 402 TROY DRIVE  
MADISON, WI 53704  
OWNER: MENDOTA STATE HOSPITAL  
317 KNUTSON DRIVE  
MADISON, WI 53704

SHEET TITLE	SHEET NUMBER
<b>TITLE SHEET</b>	<b>T-1</b>





**LOCATION SKETCH**

**20' ACCESS/UTILITY EASEMENT DESCRIPTION**

A PART OF THE SE 1/4 OF SECTION 26, T08N, R09E CITY OF MADISON, DANE COUNTY, WISCONSIN WHOSE CENTERLINE IS DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE CENTER OF SAID SECTION 26, FROM AN ANGLE OF 30°10'08" TO THE LEFT OF THE WEST LINE OF THE SE 1/4 OF SAID SECTION 26, THENCE S28°09'34"E, 283.35 FEET;  
 THENCE S90°00'00"W, 50.00 FEET; THENCE S00°00'00"E, 25.00 FEET TO THE POINT OF BEGINNING;  
 THENCE S90°00'00"W, 10.00 FEET; THENCE N00°00'00"W, 25.00 FEET; THENCE S00°00'00"E, 50.00 FEET;  
 THENCE N00°00'00"W, 25.00 FEET; THENCE S90°00'00"W, 68.27 FEET; THENCE N01°53'27"E,  
 141.95 FEET; THENCE ALONG A CURVE CONCAVE SOUTHWESTERLY, WHOSE CHORD BEARS N53°01'26"W,  
 67.25 FEET; THENCE N87°34'40"W, 447.82 FEET; THENCE N01°43'39"E, 268.82 FEET TO THE POINT OF  
 TERMINATION IN THE SOUTH LINE OF KNUTSON DRIVE. PARCEL IS SUBJECT TO ANY AND ALL EASEMENTS  
 AND RESTRICTIONS OF RECORD.

**FLOOD PLAIN & WETLAND CERTIFICATE**

I HEREBY CERTIFY THAT UPON REVIEW OF THE FEMA MAP, PANEL NO. 55025C0244F AND THE WISCONSIN DNR WETLANDS INVENTORY MAP AS ON FILE IN THE DANE COUNTY LAND RECORDS OFFICE, THAT LEASE PARCEL AND ACCESS EASEMENT THERETO ARE NOT WITHIN THE CONFINES OF A FLOOD PLAIN AS DEFINED BY FEMA NOR A WETLAND AS DEFINED BY THE WISCONSIN DNR.  
 RICHARD L. THOM JR.  
 PROFESSIONAL LAND SURVEYOR NO. S-1484

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT I HAVE SURVEYED THE HEREIN DESCRIBED PROPERTY AND THAT THIS MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATIONS OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS AND VISIBLE ENCROACHMENTS, IF ANY. THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM DATE HEREOF.  
 I HAVE BEEN AUTHORIZED, UNDER THE DIRECTION OF US CELLULAR TO SURVEY, MONUMENT, MAP AND DESCRIBE THE LAND SHOWN ON THIS PLAT.  
 DATED THIS 10TH DAY OF FEBRUARY, 2005  
 RICHARD L. THOM JR., PROFESSIONAL LAND SURVEYOR NO. S-1484

PROJECT: MENDOTA MENTAL H.C. SITE:

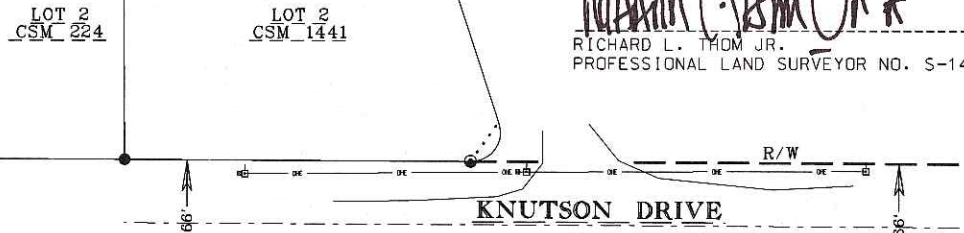
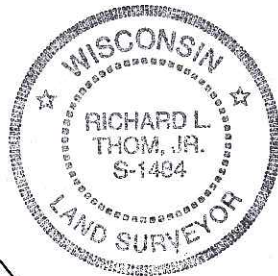
SURVEYED FOR:  
 US CELLULAR  
 5117 W. TERRACE DRIVE  
 MADISON, WI 53707

PROPERTY OWNER:  
 MENDOTA STATE HOSPITAL  
 317 KNUTSON DRIVE  
 MADISON, WI 53704

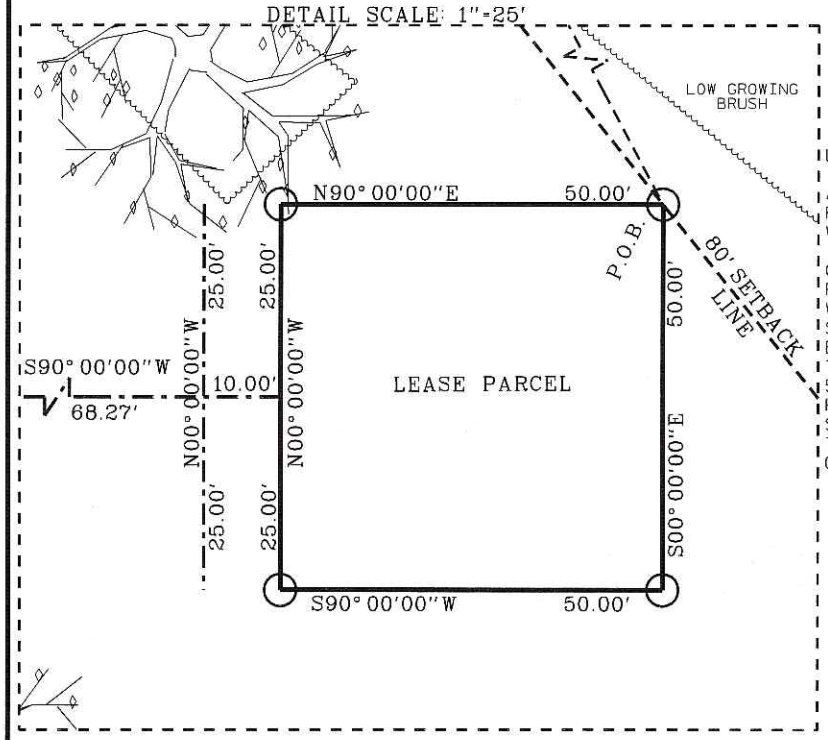
The Property lies in Flood Zone X as per Community Panel Number 55025C0244F Revised June 17, 2003.

**TOWER**  
 Latitude: N43°08'25.58"  
 Longitude: W089°23'32.64"  
 Elevation at Base: 911.6'  
 (Per North American Datum of 83/91)

Per National Geodetic Vertical Datum of 1929)



Bearings are referenced to the north line of the SW 1/4 Section 26, T08N - R09E, recorded to bear N89°39'51"W as per CSM 6594.



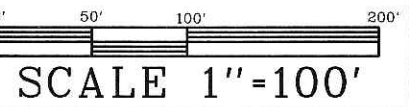
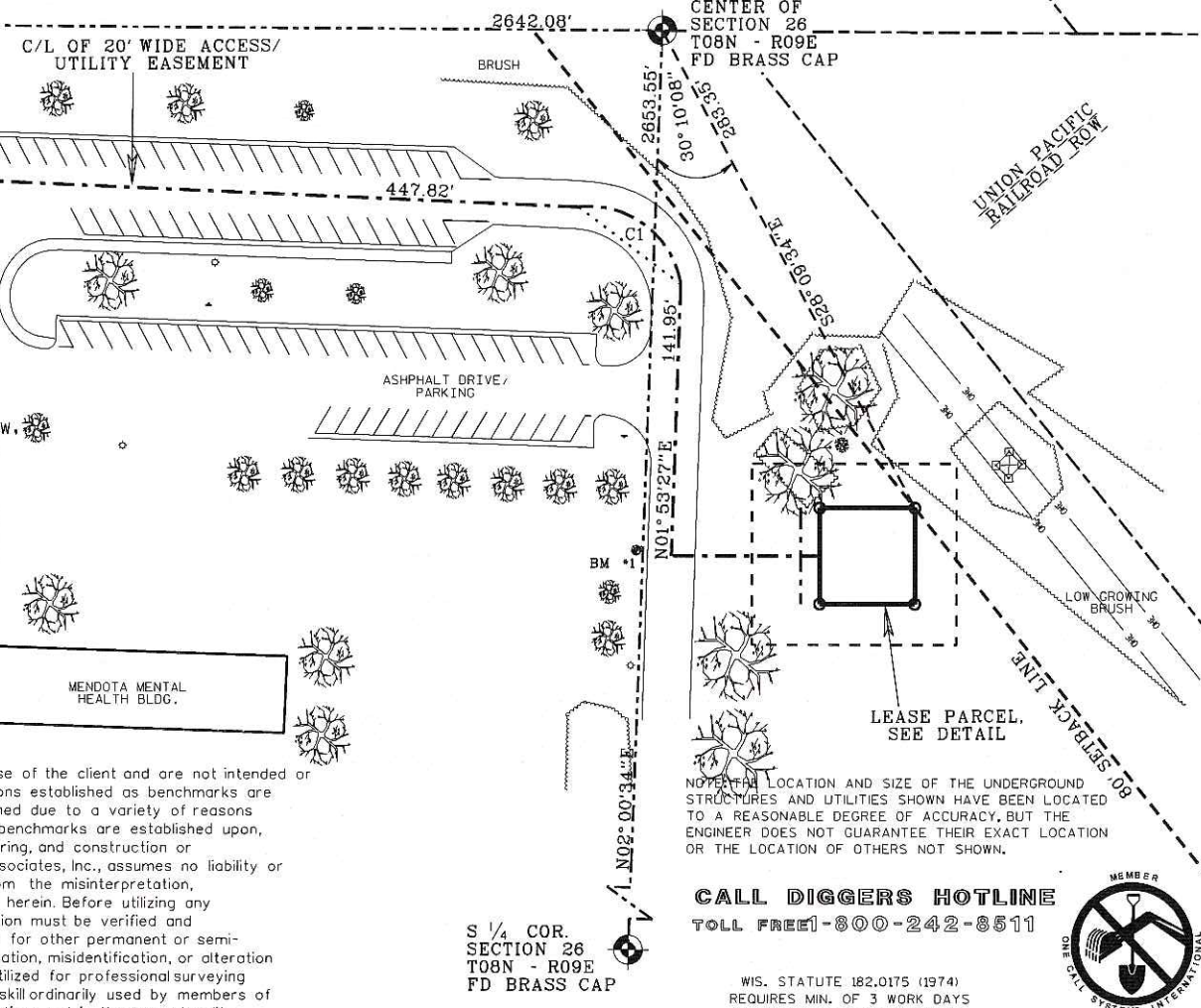
**LEASE PARCEL DESCRIPTION**

A PART OF THE SE 1/4 OF SECTION 26, T08N, R09E CITY OF MADISON, DANE COUNTY, WISCONSIN DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE CENTER OF SAID SECTION 26, FROM AN ANGLE OF 30°10'08" TO THE LEFT OF THE WEST LINE SE 1/4 OF SAID SECTION 26, THENCE S28°09'34"E, 283.35 FEET TO THE POINT OF BEGINNING; THENCE S00°00'00"E, 50.00 FEET; THENCE S90°00'00"W, 50.00 FEET; THENCE N00°00'00"W, 25.00 FEET TO THE POINT OF BEGINNING. PARCEL CONTAINS 2,500.00 SQUARE FEET MORE OR LESS. PARCEL IS SUBJECT TO ANY AND ALL EASEMENTS AND RESTRICTIONS OF RECORD.

**BENCHMARK DISCLAIMER**

A minimum of two benchmarks have been provided for the sole use of the client and are not intended or represented to be suitable for use by any third party. The elevations established as benchmarks are vulnerable to change from the date such elevations were established due to a variety of reasons including, but not limited to, alteration of the physical structure the benchmarks are established upon, vandalism, swelling or subsidence of supporting soils, physical tampering, and construction or vehicular traffic on or adjacent to the benchmark. Ramaker and Associates, Inc., assumes no liability or responsibility for damages by client or any third party resulting from the misinterpretation, misidentification, or alteration of the benchmark elevations provided herein. Before utilizing any benchmark elevation noted herein, at all times the benchmark elevation must be verified and compared with each other as well as with the elevations established for other permanent or semi-permanent structures noted, if any, to determine if any misinterpretation, misidentification, or alteration of the benchmark elevations has occurred. The standard of care utilized for professional surveying services in establishment of benchmark elevations is the care and skill ordinarily used by members of the surveyor's profession under similar circumstances at the same time and in the same locality.

**BENCHMARKS**  
 REFERENCE BENCHMARK: FD. BRASS CAP IN MONUMENT BOX, S 1/4 CORNER SECTION 26, ELEV. +894.04'  
 SITE BENCHMARK (BM \*1): TOP NUT OF HYDRANT ON WEST SIDE OF SITE ENTRANCE DRIVE, WEST OF PROPOSED ACCESS DRIVE, ELEV. +918.95'



**LEGEND**

— G —	GAS
— W —	WATER
— T —	UNDERGROUND TELEPHONE
— OHT —	OVERHEAD TELEPHONE
— E —	UNDERGROUND ELECTRIC
— OHE —	OVERHEAD ELECTRIC
— SS —	STORM SEWER
— SAN —	SANITARY SEWER
— TV —	CABLE TV
— FO —	FIBER OPTIC CABLE
— X —	FENCE LINE
— —	PROPERTY LINE
— —	RIGHT OF WAY LINE

- SET 3/4" X 24" REBAR (1.13 LBS/LN. FT)
- FD 1" PIPE
- FD 3/4" REBAR
- ⊕ BENCH MARK
- MANHOLE
- ⊕ POWER POLE
- HYDRANT
- ⊕ TELEPHONE PEDESTAL
- SHRUB
- ROOF VENT
- LARGE ROOF VENT
- LIGHT POLE
- PARKING METER
- WATER VALVE
- ROOF DRAIN
- DECIDUOUS TREE
- CONIFEROUS TREE
- ▲ CONTROL POINT
- ⊕ ELECTRIC METER
- ① LANDSCAPE ID #
- ( ) RECORDED AS

FILE PATH:	DRAFTED:
1:/B200/B289/Sur	TN
8289topo.dgn	CHECKED:
JOB NUMBER:	RT
8289	DATE:
	01/07/05

REVISIONS			
NO.	DATE	REMARKS	
1	02/10/05	LEASE AREA LOCATION MOVED	

**RAMAKER & ASSOCIATES, INC.**  
 Consulting Engineers  
 1120 DALLAS STREET  
 SAUK CITY, WISCONSIN 53583  
 VOICE: 608-843-4100  
 FAX: 608-843-7999  
 Web: http://www.ramaker.com

SCALE: **U.S. Cellular.**  
 5117 W. TERRACE DRIVE  
 MADISON, WI 53707  
 PHONE: (608) 441-4532  
 FAX: (608) 441-4102

PROJECT INFORMATION:  
 SITE NAME: MENDOTA MENTAL H.C.  
 SITE NUMBER: 402 TROY DRIVE  
 SITE ADDRESS: MADISON, WI 53704  
 OWNER: MENDOTA MENTAL HOSPITAL

SHEET TITLE: **TOPOGRAPHIC AND BOUNDARY SURVEY**  
 SHEET NUMBER: **1-2**









NORTH LINE OF THE SW 1/4 SECTION 26

CENTER OF SECTION 26

UNION PACIFIC RAILROAD COMPANY  
RAILROAD RIGHT-OF-WAY

BRUSH

BRUSH

BRUSH

EXISTING TRANSMISSION  
LINE TOWER

PROPOSED 50' X 50'  
LEASE AREA

PROPOSED ASPHALT DRIVE

SITE ACCESS FROM  
KNUTSON DRIVE

ASPHALT PARKING

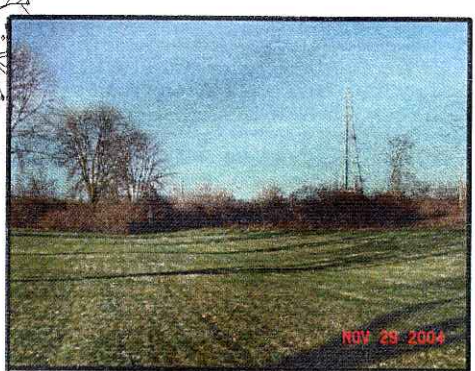
PROPOSED 20' WIDE  
ASPHALT ACCESS  
DRIVE

MATCH INTO EXISTING  
CURB AND CUTTER  
WITH 10' RADIUS

MENDOTA MENTAL  
HEALTH BLDG.



LOOKING EAST @  
PROPOSED SITE



LOOKING NORTH @  
PROPOSED SITE



I:\8200\8289.dgn\Plot\Zoning\8289 C-1.dgn

JOB NAME: MENDOTA HOSPITAL	DRAFTED: TN	REVISIONS		
FILE NAME: 8289 C-1.dgn	CHECKED: JAK	BY	DATE	REMARKS
JOB NUMBER: 8289	DATE: 02/10/2005			

**R** RAMAKER & ASSOCIATES, INC.  
Consulting Engineers  
120 DALLAS STREET  
SAUK CITY, WISCONSIN 53583  
VOICE: 608-643-4100  
FAX: 608-643-7999  
Web: <http://www.rmaker.com>

PREPARED FOR:  
**U.S. Cellular**  
517 W. TERRACE DRIVE  
MADISON, WI 53718  
PHONE: (608) 441-4175  
FAX: (608) 441-4102

PROJECT DESCRIPTION:  
SITE NAME: MENDOTA MENTAL HEALTH CENTER  
SITE NUMBER:  
SITE ADDRESS: 402 TROY DRIVE  
MADISON, WI 53704  
OWNER: MENDOTA STATE HOSPITAL  
317 KNUTSON DRIVE  
MADISON, WI 53704

SHEET TITLE  
**SITE PLAN**  
SHEET NUMBER  
**C-1**





LOOKING NORTH @ PROPOSED SITE



LOOKING EAST @ PROPOSED SITE

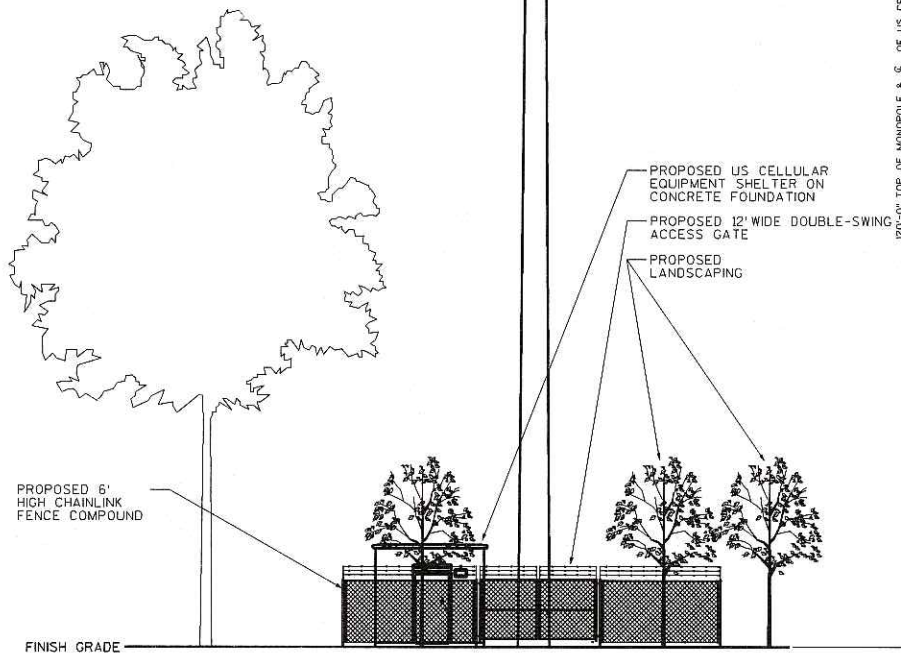
PROPOSED LIGHTNING ROD @ 125' AGL, C.C. TO COMPLY WITH ALL FAA REGULATIONS. VERIFY HEIGHT WITH PROJECT MANAGER

PROPOSED US CELLULAR ANTENNAS @ 120'-0"

FUTURE CARRIER @ 110'-0" AGL

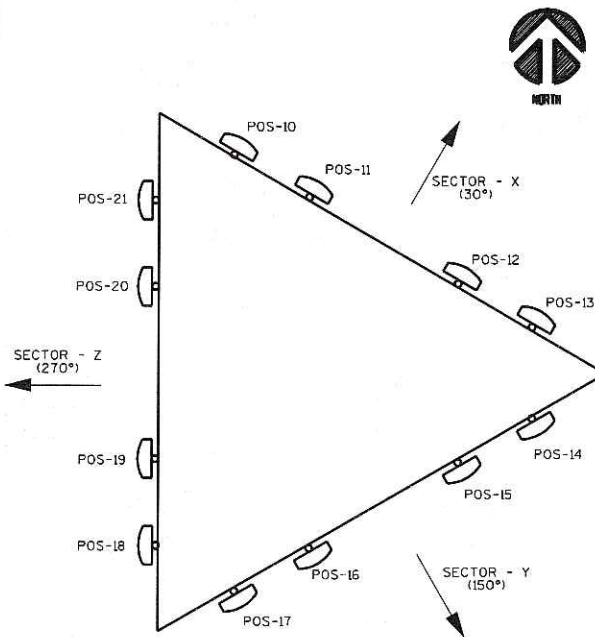
FUTURE CARRIER @ 100'-0" AGL

PROPOSED 120'-0" MONOPOLE



WEST ELEVATION

SCALE: 1"=20'

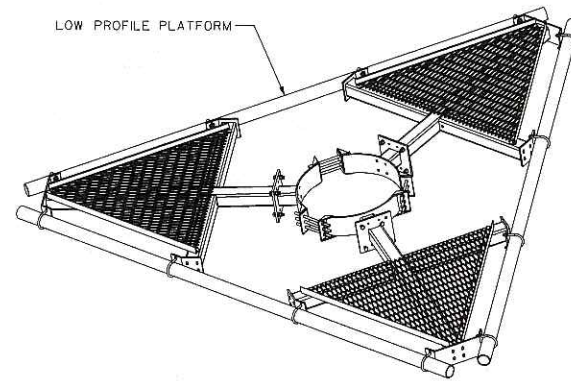


POS #	ANTENNA ID	MAKE AND MODEL	TECH	ANTENNA LENGTH	ANTENNA GAIN	ERP (W)	Sw PA (dBm)	ELEC. DT	MECH. DT	ANT. HEIGHT	AZIMUTH	CABLE LENGTH	CABLE DIA.
1													
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
12													
13													
14													
15													
16													
17													
18													
19													
20													
21													

US CELLULAR TO PROVIDE RF INFO

- ANTENNAS TYP. EQUIPMENT W/ELECTRICAL DOWNTILT. INSTALL ALL ASSOCIATED REMOTE LINES AS NEEDED.  
- TYP. JUMPER LENGTH @ ANTENNA 10'

ANTENNA PLATFORM ASSIGNMENT



TYP. LOW PROFILE PLATFORM

1ST TAPE - FOR SECTOR IDENTIFICATION

SECTOR X BROWN  
SECTOR Y PURPLE  
SECTOR Z ORANGE

2ND TAPE - FOR ANTENNA IDENTIFICATION

RX-2, RX-4 GREEN  
TX RED  
RX-1, RX-3 YELLOW

3RD TAPE - FOR TECHNOLOGY IDENTIFICATION

TDMA/AMPS WHITE  
CDMA 800 GRAY  
PCS 1900 BLUE

USE SCOTCH VINYL TAPE 35. AVAILABLE AT GRAYBAR OR LOCAL 3M DISTRIBUTOR.

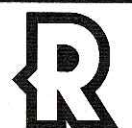
NOTES:

1. IF ANTENNA IS DUPLEXED, WRAP LINE AS TX
2. IF SECTOR HAS MORE THAN ONE TX, DOUBLE WRAP LINE FOR SECOND TX.
3. IF SECTOR IS SHARED BETWEEN CDMA AND TDMA WRAP WITH BOTH WHITE AND GRAY.

ANTENNA COLOR CODING

I:\8289\8289.dgn\p107\zon\ing\8289 A-1.dgn

JOB NAME: MENDOTA HOSPITAL	DRAFTED: TN	REVISIONS		
FILE NAME: 8289 A-1.dgn	CHECKED: JAK	BY	DATE	REMARKS
JOB NUMBER: 8289	DATE: 02/09/2005			



**RAMAKER & ASSOCIATES, INC.**  
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SAUK CITY, WISCONSIN 53583  
VOICE: 608-643-4100  
FAX: 608-643-7999  
Web: http://www.ramaker.com

PREPARED FOR:



PROJECT DESCRIPTION:

SITE NAME: MENDOTA MENTAL HEALTH CENTER  
SITE NUMBER:  
SITE ADDRESS: 402 TROY DRIVE  
MADISON, WI 53704  
OWNER: MENDOTA STATE HOSPITAL  
317 KNUXTON DRIVE  
MADISON, WI 53704

SHEET TITLE

ELEVATION

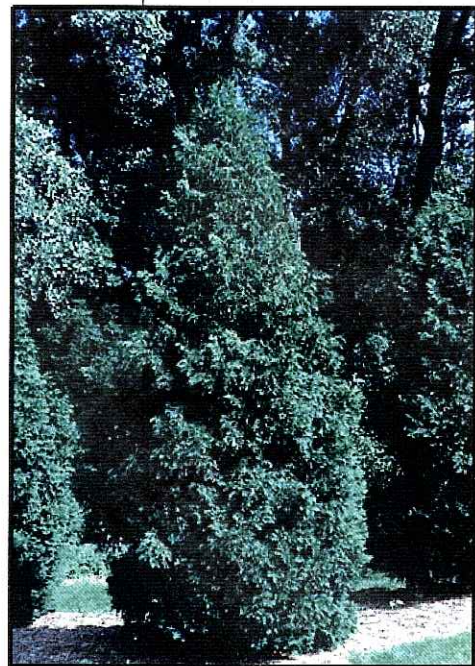
SHEET NUMBER

A-1





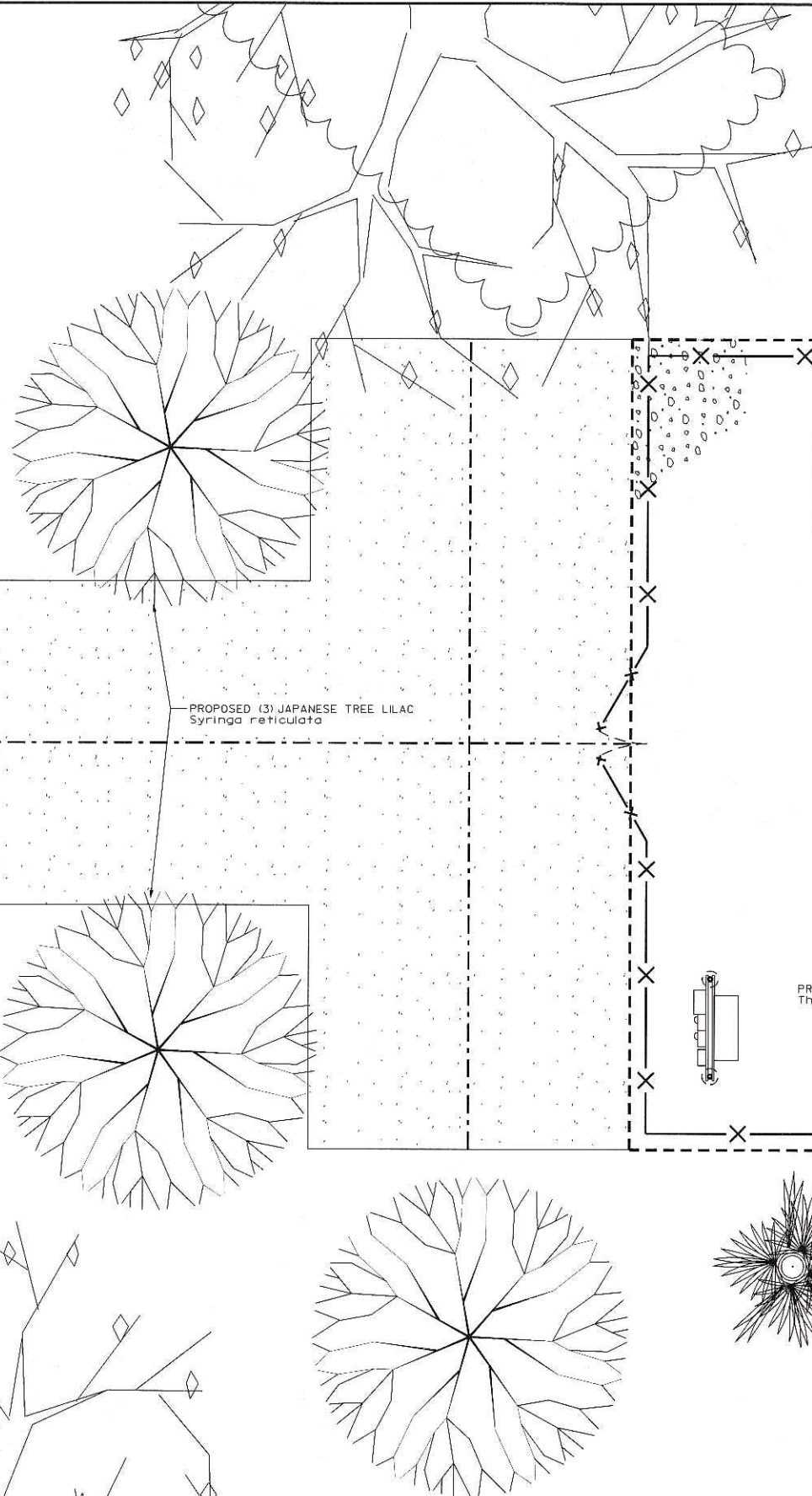
COMMON NAME	TON	LATIN NAME	SIZE	QUANTITY
DARK GREEN ARBORVITAE	TON	<i>Thuja occidentalis 'nigra'</i>	5'B&B	5
JAPANESE TREE LILAC	SR	<i>Syringa reticulata</i>	8'B&B	3



**DARK GREEN ARBORVITAE**



**JAPANESE TREE LILAC**



City of Madison Landscape Worksheet			
Element	Credits for New Elements		
	Point Value	Quantity	Points
Evergreen Shrub	3	5	15
Small Trees	15	3	45
<b>Total Points</b>	<b>9.9 Required</b>		<b>60</b>



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JOB NAME: MENDOTA HOSPITAL	DRAFTED: TN	REVISIONS		
FILE NAME: 8289 L-1.dgn	CHECKED: JAK	BY	DATE	REMARKS
JOB NUMBER: 8289	DATE: 02/09/2005			

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Consulting Engineers  
1120 DALLAS STREET  
SAUK CITY, WISCONSIN 53583  
VOICE: 608-643-4000  
FAX: 608-643-7999  
Web: <http://www.ramaker.com>

PREPARED FOR:  
**U.S. Cellular**  
5117 W. TERRACE DRIVE  
MADISON, WI 53718  
PHONE: (608) 441-4175  
FAX: (608) 441-4022

PROJECT DESCRIPTION:  
SITE NAME: MENDOTA MENTAL HEALTH CENTER  
SITE NUMBER:  
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MADISON, WI 53704  
OWNER: MENDOTA STATE HOSPITAL  
317 KNUTSON DRIVE  
MADISON, WI 53704

SHEET TITLE  
**LANDSCAPING PLAN**

SHEET NUMBER  
**L-1**





NOV 29 2004

**LOOKING EAST AT PROPOSED  
US CELLULAR COMPOUND**



**LOOKING NORTH AT PROPOSED  
US CELLULAR COMPOUND &  
MONOPOLE**

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JOB NAME:	DRAFTED:	REVISIONS		
		BY	DATE	REMARKS
MENDOTA HOSPITAL	TN			
FILE NAME:	CHECKED:			
8289 P-1.dgn	JAK			
JOB NUMBER:	DATE:			
8289	2/10/2005			



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& ASSOCIATES, INC.**  
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PREPARED FOR:



PROJECT DESCRIPTION:

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MADISON, WI 53704

SHEET TITLE

**PHOTO  
SIMULATIONS**

SHEET NUMBER

**P-1**