Madison, Wisconsin

CITY OF MADISON
CITY ENGINEERING DIVISION
DEPARTMENT OF PUBLIC WORKS
PLAN OF PROPOSED IMPROVEMENT

PUBLIC IMPROVEMENT PROJECT APPROVED

JUNE 6, 2023

BY THE COMMON COUNCIL OF MADISON, WISCONSIN

PUBLIC IMPROVEMENT DESIGN APPROVED BY:

Jan 26, 2024

City Engineer — Date

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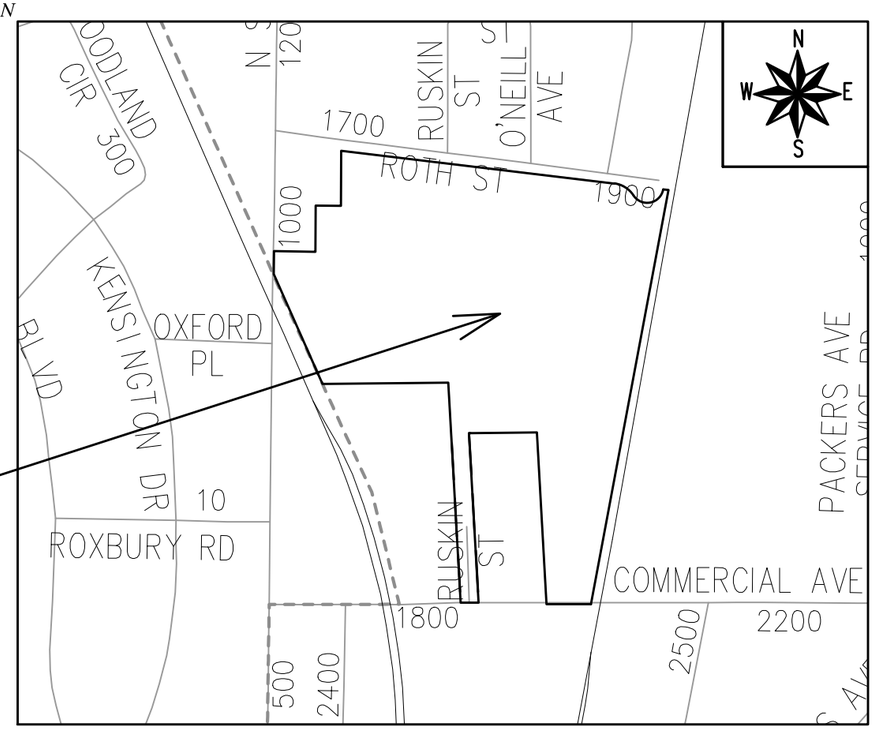
HARTMEYER REDEVELOPMENT

CITY PROJECT NO. 14534
CONTRACT NO. 9284

PROJECT LOCATION



STORM WATER FEATURES DESIGNED BY:

WISCONSIN — MATTHEW HAASE 46019-6 SUN PRAIRIE, WI — PROFESSIONAL ENGINEER

Jan 26, 2024

STREET GRADES DESIGNED BY:

WISCONSIN — FADI B EL MUSA GONZALEZ E-47872 MADISON WI — PROFESSIONAL ENGINEER

Jan 26, 2024

ELECTRICAL DESIGNED BY:

WISCONSIN — JERRY L. SCHIPPA E-44406 SUN PRAIRIE WI — PROFESSIONAL ENGINEER

Jan 29, 2024

STORM AND SANITARY SEWER DESIGNED BY:

WISCONSIN — KYLE D. FRANK E-45653 MADISON WI — PROFESSIONAL ENGINEER

Jan 26, 2024

STREET GEOMETRY AND MARKINGS DESIGNED BY:

WISCONSIN — SEAN D MALLOY E-48326 MADISON WI — PROFESSIONAL ENGINEER

Jan 26, 2024

WATER DESIGNED BY:

WISCONSIN — ADAM R. WIEDERHOEFT E-41559 MADISON WI — PROFESSIONAL ENGINEER

Jan 26, 2024

ALL PROPOSED STREET TREE REMOVALS WITHIN THE RIGHT OF WAY SHALL BE REVIEWED BY CITY FORESTRY BEFORE THE PLAN COMMISSION MEETING. STREET TREE REMOVALS REQUIRE APPROVAL AND A TREE REMOVAL PERMIT ISSUED BY CITY FORESTRY. ANY STREET TREE REMOVALS REQUESTED AFTER THE DEVELOPMENT PLAN IS APPROVED BY THE PLAN COMMISSION OR THE BOARD OF PUBLIC WORKS AND CITY FORESTRY WILL REQUIRE A MINIMUM OF A 72-HOUR REVIEW PERIOD WHICH SHALL INCLUDE THE NOTIFICATION OF THE ALDERPERSON WITHIN WHO'S DISTRICT IS AFFECTED BY THE STREET TREE REMOVAL(S) PRIOR TO A TREE REMOVAL PERMIT BEING ISSUED.

AS DEFINED BY THE SECTION 107.13 OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION: NO EXCAVATION IS PERMITTED WITHIN 5 FEET OF THE TRUNK OF THE STREET TREE OR WHEN CUTTING ROOTS OVER 3 INCHES IN DIAMETER. IF EXCAVATION IS NECESSARY, THE CONTRACTOR SHALL CONTACT MADISON CITY FORESTRY (266-4816) PRIOR TO EXCAVATION. CITY OF MADISON FORESTRY PERSONNEL SHALL ASSESS THE IMPACT TO THE TREE AND TO ITS ROOT SYSTEM PRIOR TO WORK COMMENCING. TREE PROTECTION SPECIFICATIONS CAN BE FOUND ON THE FOLLOWING WEBSITE: HTTPS://WWW.CITYOFMADISON.COM/BUSINESS/PW/SPECS.CFM

DEVELOPER MUST SUBMIT A TRAFFIC CONTROL PLAN TO CITY TRAFFIC ENGINEERING AT LEAST 14 DAYS PRIOR TO THE START OF WORK. WORK SHALL NOT PROCEED UNTIL AN APPROVED TRAFFIC CONTROL PLAN IS IN PLACE.

CONTACT PROJECT ENGINEER AND STREET DESIGNER EMMA ALMY AT EALMY@CITYOFMADISON.COM FOR CAD AND ALIGNMENT DATA PRIOR TO STAKING.

CONVENTIONAL SIGNS
FIELD VERIFY ALL UTILITY LOCATIONS

GAS	G
STORM SEWER	ST
SANITARY SEWER	SAN
WATER	W
BURIED ELECTRIC	E
OVERHEAD ELECTRIC	OH
POWER POLE	
ADA COMPLIANT RAMP W/ DETECTABLE WARNING FIELD	
COMBUSTIBLE FLUIDS	CAUTION

ALL PAVEMENT IN THE HUXLEY STREET, COOLIDGE STREET, AND ROTH STREET RIGHTS-OF-WAY SHALL BE TYPE A PAVEMENT PER STANDARD DETAIL DRAWING 4.02.

UNDERDRAINS SHALL BE INSTALLED PER STANDARD DETAIL DRAWING 4.05 FOR 75' ON EACH SIDE OF THE LOW POINT, OR TO THE NEAREST CURB HIGH POINT. ALL UNDERDRAIN SHALL BE WRAPPED.

ALL GUTTERS SHALL DRAIN WITH A MINIMUM GRADE OF 0.5% TOWARD STORM SEWER INLETS.

ALL DITCHES SHALL DRAIN WITH A MINIMUM GRADE OF 0.5%

THE CROSS SLOPE OF SIDEWALKS AND BARRIER FREE SIDEWALK CURB RAMPS SHALL TYPICALLY BE 1.5%. THE LONGITUDINAL GRADE OF BARRIER FREE SIDEWALK CURB RAMPS SHALL NOT EXCEED 8.33%. ALL SIDEWALK RAMPS SHALL BE CONSTRUCTED ACCORDING TO S.D.D. 3.04. AT ALL OTHER LOCATIONS THE LONGITUDINAL GRADE OF SIDEWALKS SHALL NOT EXCEED 5.0 % OR THE ADJACENT STREET GRADE WHICHEVER IS GREATER NOR BE LESS THAN 0.5% AND SHALL DRAIN TOWARD STORM SEWER INLETS. SIDE SLOPES WITHIN TEN FEET OF A PUBLIC SIDEWALK SHALL NOT EXCEED 4:1. ALL SIDEWALK AND SIDEWALK RAMP ELEVATIONS AND GRADES SHALL BE FIELD VERIFIED AND SET TO COMPLY WITH THE CITY OF MADISON STANDARD SPECIFICATIONS AND THE A.D.A. GUIDELINES.

CURB STATION AND OFFSETS SHALL BE TO THE EDGE OF PAVEMENT UNLESS OTHERWISE INDICATED. CURB ELEVATIONS SHALL BE TO THE EDGE OF PAVEMENT UNLESS OTHERWISE INDICATED.

POWER POLES AND OTHER OBSTRUCTIONS SHALL BE MOVED TO PROVIDE 2 FEET MINIMUM OF CLEAR DISTANCE FROM ANY FACE OF CURB OR EDGE OF SIDEWALK.

ANY INFORMATION SHOWN ON THIS PLAN, WHICH IS NOT PART OF THIS RIGHT-OF-WAY PROJECT, IS PRELIMINARY AND NOT FOR CONSTRUCTION.

THERE MAY BE EXISTING UTILITIES OR OTHER FEATURES WHICH ARE EITHER NOT SHOWN OR SHOWN INCORRECTLY ON THIS PLAN. IT IS THE RESPONSIBILITY OF THE DEVELOPER TO LOCATE AND IDENTIFY ALL UTILITIES AND TOPOGRAPHY WHICH MAY AFFECT THE CONSTRUCTION OF THESE IMPROVEMENTS.

ALL PERMANENT SIGNING AND POSTING WILL BE DETERMINED AND PROVIDED BY THE TRAFFIC ENGINEERING DIVISION, FOLLOWING CONSTRUCTION OF THESE IMPROVEMENTS.

THE DEVELOPER SHALL PROVIDE, INSTALL AND MAINTAIN ALL STREET END BARRICADES, SIGNING AND TRAFFIC CONTROL, AS REQUIRED BY THE CITY TRAFFIC ENGINEER.

PAVEMENT SAWCUTS SHALL BE AS DIRECTED BY THE CITY CONSTRUCTION ENGINEER. SAWCUTS SHOWN ON THE PLAN ARE APPROXIMATE.

ALL WORK IN THE RIGHT OF WAY AND PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH THE CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION LATEST EDITION.

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14534

MADISON, WI

CONTRACT NO: 9284

STANDARD NOTES

HARTMEYER REDEVELOPMENT

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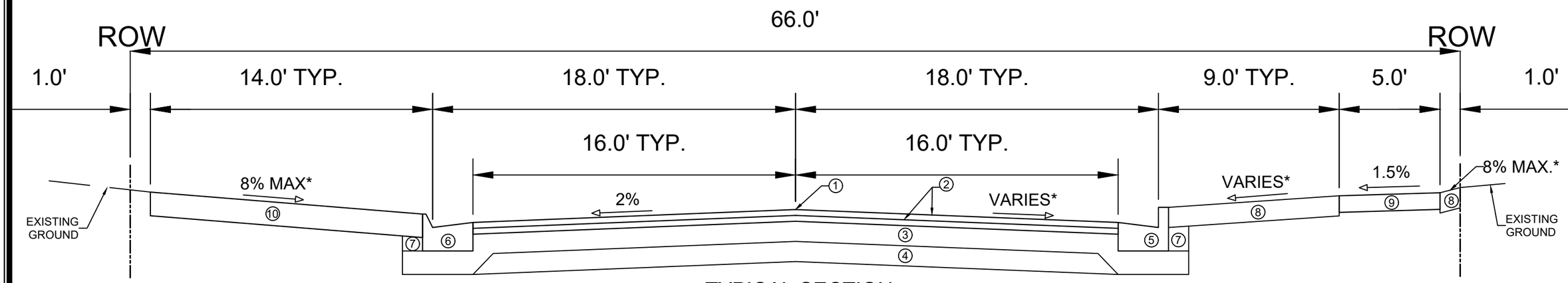
D-1



TYPICAL SECTION
HUXLEY STREET
STA: 3+12.26 TO 6+37.04

SPECIAL NOTES:

* SEE P-SHEETS AND X-SHEETS FOR DIMENSIONING AND CROSS SLOPES
** SURFACE PAVING IS DEVELOPER'S RESPONSIBILITY

1. POINT REFERRED TO ON PROFILE
2. 1.75" H.M.A. PAVEMENT- TYPE 4 LT 58-28 S
3. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 2
4. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 1
5. CONCRETE CURB AND GUTTER TYPE 'A'.
6. CONCRETE CURB AND GUTTER TYPE 'A' MOUNTABLE.
7. FILL
8. 6" TOPSOIL, SEED AND MATTING
9. 5" CONCRETE SIDEWALK
10. 7" CONCRETE DRIVEWAY

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MADISON, WI
CONTRACT NO: 9284

TYPICAL SECTIONS
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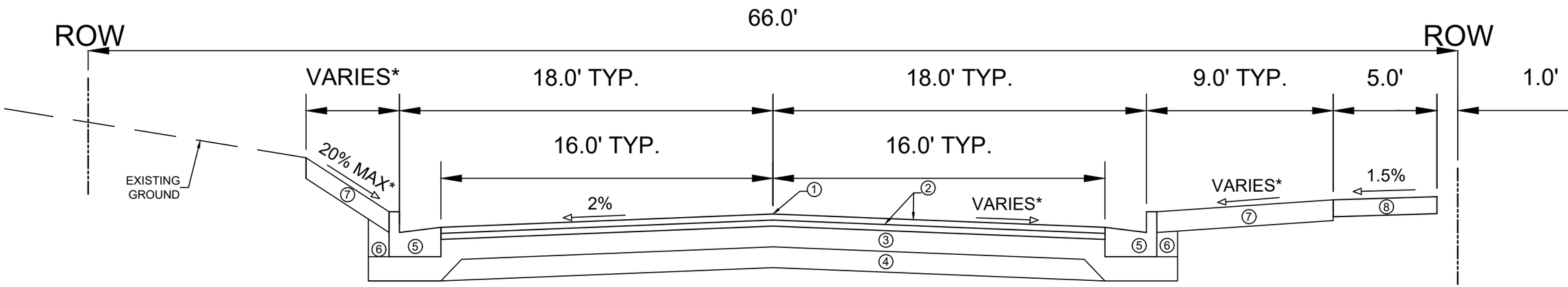

TYPICAL SECTION
HUXLEY STREET
STA: 6+37.04 TO 8+50

SPECIAL NOTES:

* SEE P-SHEETS AND X-SHEETS FOR DIMENSIONING AND CROSS SLOPES
** SURFACE PAVING IS DEVELOPER'S RESPONSIBILITY

1. POINT REFERRED TO ON PROFILE
2. 1.75" H.M.A. PAVEMENT- TYPE 4 LT 58-28 S
3. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 2
4. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 1
5. CONCRETE CURB AND GUTTER TYPE 'A'.
6. FILL
7. 6" TOPSOIL, SEED AND MATTING
8. 5" CONCRETE SIDEWALK

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MADISON, WI
CONTRACT NO: 9284

TYPICAL SECTIONS
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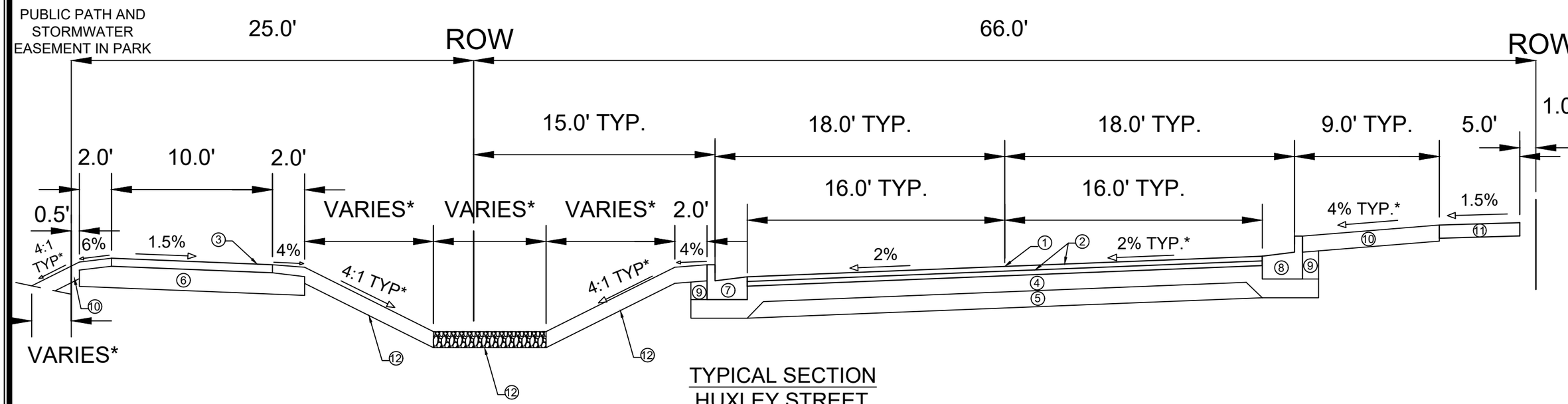
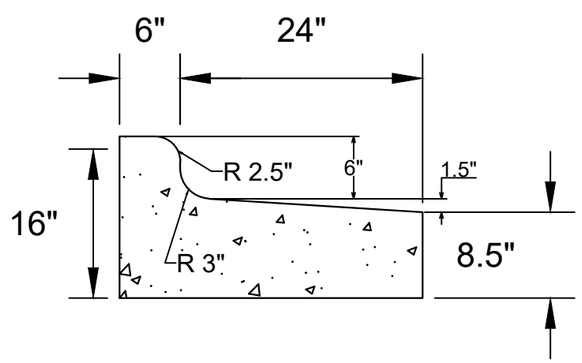
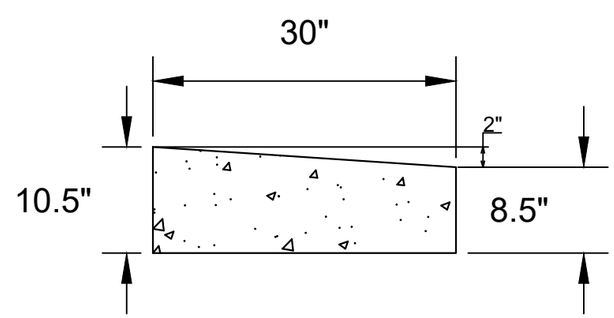


TYPICAL SECTION
HUXLEY STREET
STA: 8+50 TO ROTH STREET



DETAIL 1 - REJECT TYPE 'A' CONCRETE CURB & GUTTER



DETAIL 2 - DRIVEWAY / PED RAMP SECTION REJECT TYPE 'A' CONCRETE CURB & GUTTER

SPECIAL NOTES:

* SEE P-SHEETS AND X-SHEETS FOR DIMENSIONING AND CROSS SLOPES
** SURFACE PAVING IS DEVELOPER'S RESPONSIBILITY

1. POINT REFERRED TO ON PROFILE
2. 1.75" H.M.A. PAVEMENT- TYPE 4 LT 58-28 S
3. 3.0" H.M.A. PAVEMENT- TYPE 4 LT 58-28 S
4. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 2
5. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 1
6. 8" CRUSHED AGGREGATE BASE COURSE GRADATION 2
7. CONCRETE CURB AND GUTTER TYPE 'A'.
8. CONCRETE CURB AND GUTTER TYPE 'A' REJECT. SEE DETAIL 1 AND 2.
9. FILL
10. 6" TOPSOIL, SEED AND MATTING
11. 5" CONCRETE SIDEWALK
12. SEE SHEET ST-4 FOR BIO-FILTER TERRACE DETAIL

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MADISON, WI
CONTRACT NO: 9284

TYPICAL SECTIONS
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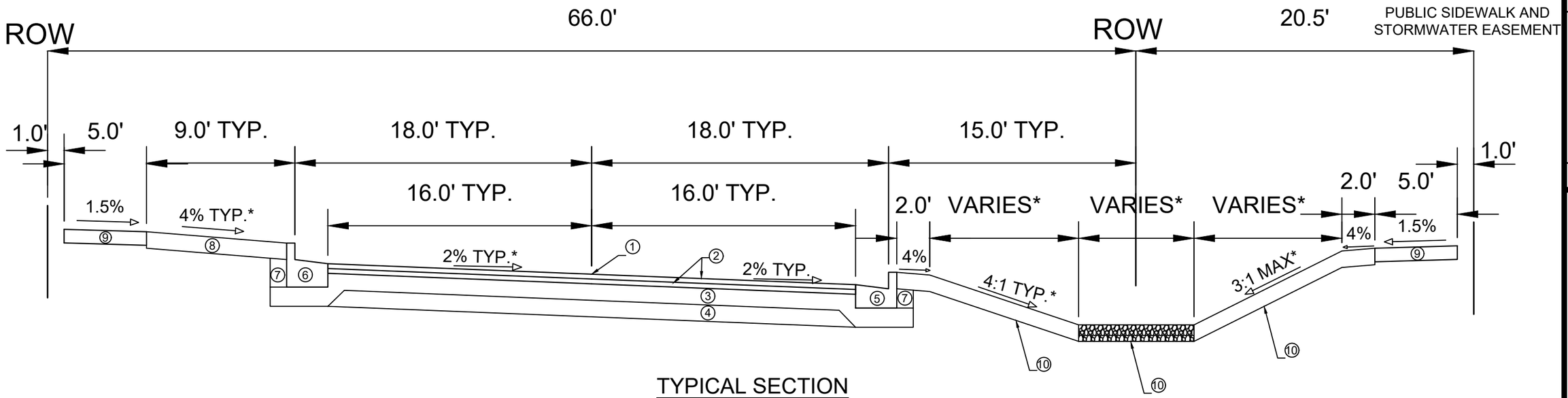
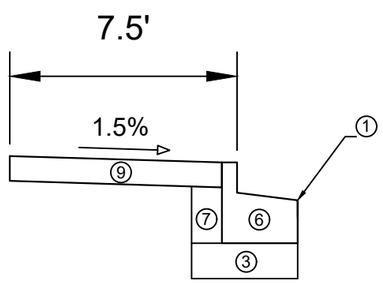
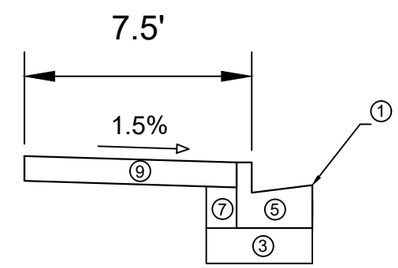


TYPICAL SECTION
COOLIDGE STREET



TYPICAL SECTION
COOLIDGE STREET CULDESAC
STA: 30+00 TO 30+89.07



TYPICAL SECTION
COOLIDGE STREET CULDESAC
STA: 31+32.06 TO 32+77.80

SPECIAL NOTES:

* SEE P-SHEETS AND X-SHEETS FOR DIMENSIONING AND CROSS SLOPES
** SURFACE PAVING IS DEVELOPER'S RESPONSIBILITY

1. POINT REFERRED TO ON PROFILE
2. 1.75" H.M.A. PAVEMENT- TYPE 4 LT 58-28 S
3. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 2
4. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 1
5. CONCRETE CURB AND GUTTER TYPE 'A'
6. CONCRETE CURB AND GUTTER TYPE 'A' REJECT. SEE DETAIL 1.
7. FILL
8. 6" TOPSOIL, SEED AND MATTING
9. 5" CONCRETE SIDEWALK
10. SEE SHEET ST-4 FOR BIO-FILTER TERRACE DETAIL

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MADISON, WI
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TYPICAL SECTIONS
HARTMEYER REDEVELOPMENT
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CITY OF MADISON WISCONSIN

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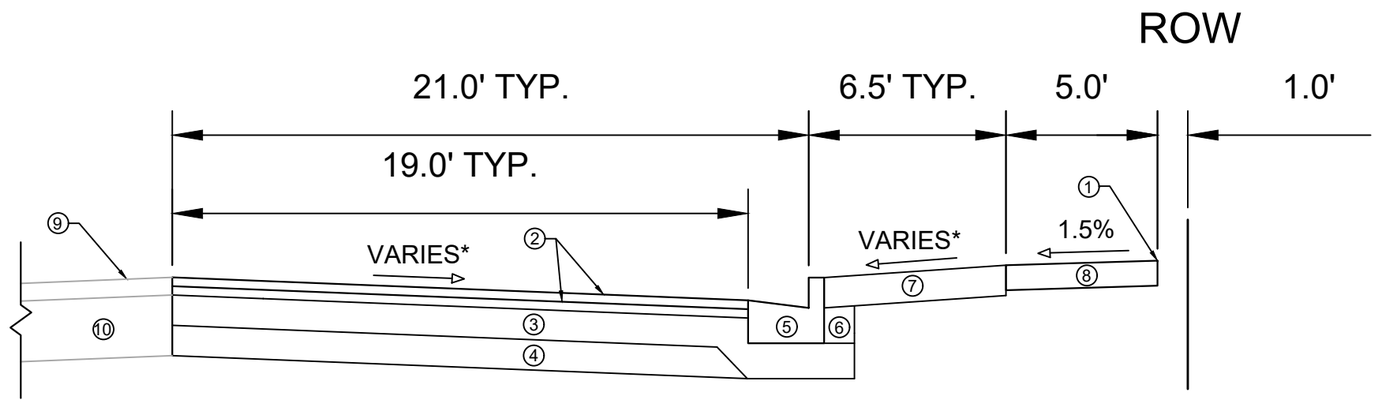

TYPICAL SECTION
ROTH STREET

SPECIAL NOTES:

* SEE P-SHEETS AND X-SHEETS FOR DIMENSIONING AND CROSS SLOPES
** SURFACE PAVING IS DEVELOPER'S RESPONSIBILITY

1. POINT REFERRED TO ON PROFILE
2. 1.75" H.M.A. PAVEMENT - TYPE 4 LT 58-28 S
3. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 2
4. 6" CRUSHED AGGREGATE BASE COURSE GRADATION 1
5. CONCRETE CURB AND GUTTER TYPE 'A'
6. FILL
7. 6" TOPSOIL, SEED AND MATTING
8. 5" CONCRETE SIDEWALK
9. EX. PAVEMENT TO REMAIN
10. EX. BASE COURSE TO REMAIN

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MADISON, WI

CONTRACT NO: 9284

TERRACE EXCAVATION FOR TREE PLANTING

HARTMEYER REDEVELOPMENT

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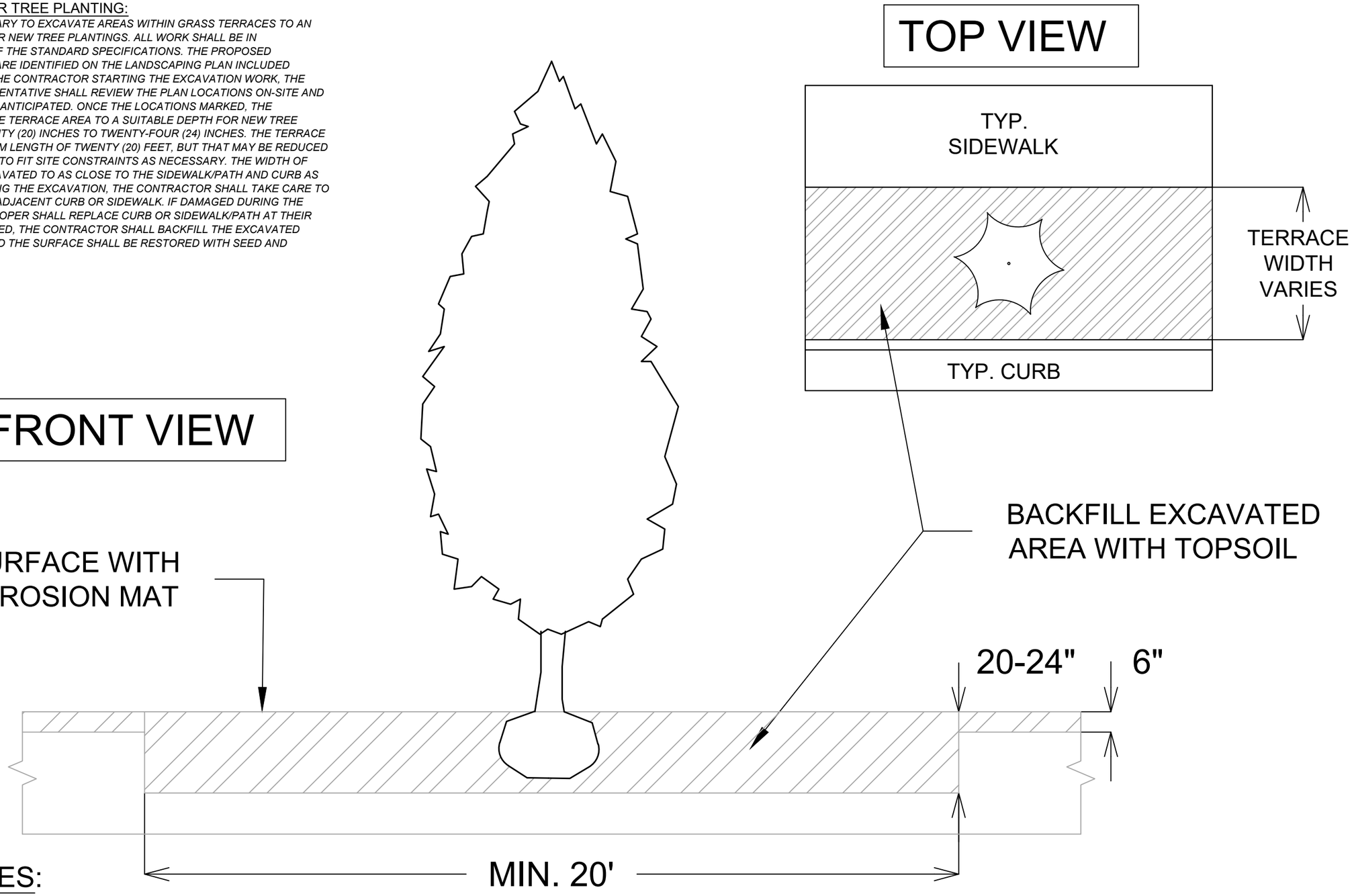
TERRACE EXCAVATION FOR TREE PLANTING:

THIS INCLUDES ALL WORK NECESSARY TO EXCAVATE AREAS WITHIN GRASS TERRACES TO AN APPROPRIATE DEPTH SUITABLE FOR NEW TREE PLANTINGS. ALL WORK SHALL BE IN ACCORDANCE WITH ARTICLE 201 OF THE STANDARD SPECIFICATIONS. THE PROPOSED LOCATIONS FOR TREE PLANTINGS ARE IDENTIFIED ON THE LANDSCAPING PLAN INCLUDED WITHIN THIS PLAN SET. PRIOR TO THE CONTRACTOR STARTING THE EXCAVATION WORK, THE ENGINEER AND FORESTRY REPRESENTATIVE SHALL REVIEW THE PLAN LOCATIONS ON-SITE AND CONFIRM THAT NO CONFLICTS ARE ANTICIPATED. ONCE THE LOCATIONS MARKED, THE CONTRACTOR SHALL EXCAVATE THE TERRACE AREA TO A SUITABLE DEPTH FOR NEW TREE PLANTINGS, APPROXIMATELY TWENTY (20) INCHES TO TWENTY-FOUR (24) INCHES. THE TERRACE SHALL BE EXCAVATED TO A MINIMUM LENGTH OF TWENTY (20) FEET, BUT THAT MAY BE REDUCED BY THE CONSTRUCTION ENGINEER TO FIT SITE CONSTRAINTS AS NECESSARY. THE WIDTH OF THE TERRACE SHALL ALSO BE EXCAVATED TO AS CLOSE TO THE SIDEWALK/PATH AND CURB AS IS REASONABLE. WHILE PERFORMING THE EXCAVATION, THE CONTRACTOR SHALL TAKE CARE TO NOT UNDERMINE OR DAMAGE THE ADJACENT CURB OR SIDEWALK. IF DAMAGED DURING THE EXCAVATION PROCESS, THE DEVELOPER SHALL REPLACE CURB OR SIDEWALK/PATH AT THEIR COST. ONCE THE AREA IS EXCAVATED, THE CONTRACTOR SHALL BACKFILL THE EXCAVATED AREA WITH REGULAR TOPSOIL), AND THE SURFACE SHALL BE RESTORED WITH SEED AND EROSION MAT.



SPECIAL NOTES:

REFER TO S.D.D. 2.01 FOR STANDARD PLANTING TECHNIQUE FOR TREES IN TURF AREAS.

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MADISON, WI

CONTRACT NO: 9284

TERRACE EXCAVATION FOR TREE PLANTING

HARTMEYER REDEVELOPMENT

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GENERAL NOTES

1. REFER TO THE EXISTING CONDITIONS SURVEY IN PRIVATE DEVELOPMENT PLANSETS FOR EXISTING CONDITIONS NOTES AND LEGENDS.

2. ALL WORK IN THE ROW AND/OR PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH THE MOST CURRENT CITY OF MADISON STANDARD SPECIFICATIONS.

3. EXISTING GRADE SPOT ELEVATIONS SHOWN FOR INFORMATIONAL PURPOSES. DURING CONSTRUCTION MATCH EXISTING GRADES AT CONSTRUCTION LIMITS.

4. NO SITE GRADING OUTSIDE OR DOWNSLOPE OF PROPOSED SILT FENCE LOCATION. NO LAND DISTURBANCE BEYOND PROPERTY LINES.

5. JSD SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER/CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY ANY OR ALL REGULATORY AGENCIES.

6. THE PUBLIC IMPROVEMENT PLANS REFERENCED IN THESE PLANS SHALL BE CONSTRUED TO MEAN THE PLANS ISSUED BY THE CITY OF MADISON; HARTMEYER REDEVELOPMENT PROJECT #14534, CONTRACT #9284 AND ALL ITS REFERENCED AND ASSOCIATED DOCUMENTS

NOTICE TO CONTRACTOR

1. THE DEVELOPER, LINCOLN AVENUE COMMUNITIES, COMPLETED TESTING AND ANALYSIS FOR SOILS AND GROUNDWATER CONTAMINATION WITHIN THE PROJECT LIMITS WHERE EXCAVATION IS REQUIRED. TESTING AT 2007 ROTH STREET INDICATES THAT:
   - 1.1. RESIDUAL PETROLEUM CONTAMINATION IS PRESENT IN SOIL AND GROUNDWATER ON THE EASTERN HALF OF DEVELOPMENT AREA, WITHIN APPROXIMATELY 250 FEET OF THE RAILROAD TRACKS.
   - 1.2. NON–NATIVE FILL CONTAINING COAL, CINDERS, AND POTENTIALLY OTHER NON–SOIL MATERIALS IS PRESENT WITHIN APPROXIMATELY 3 TO 8 FEET OF THE GROUND SURFACE THROUGHOUT THE DEVELOPMENT AREA.

2. THE TESTING AND ANALYSIS WAS COMPLETED BY THE DEVELOPER'S ENVIRONMENTAL CONSULTANT, SCS ENGINEERS, AND RESULTS HAVE BEEN DOCUMENTED IN A REPORT TITLED THE FOLLOWING:
   MATERIALS MANAGEMENT PLAN
   HARTMEYER PROPERTY DEVELOPMENT
   2007 ROTH STREET
   MADISON, WISCONSIN
   BRRTS #S 03–13–000053 AND 02–13–580328
   DATED: JULY 7TH, 2023; ADDENDUM; SEPTEMBER 7, 2023

3. PROPER HANDLING AND DISPOSAL OF THESE MATERIALS IS ADDRESSED IN THE MATERIAL MANAGEMENT PLAN. IF OTHER SOIL CONTAMINATION, SEPARATE PHASE LIQUID PETROLEUM, UNDERGROUND PIPING AND/OR TANKS, ETC. ARE ENCOUNTERED DURING CONSTRUCTION, CONTRACTOR SHALL SUSPEND EXCAVATION ACTIVITIES IN THE AREA AND IMMEDIATELY NOTIFY THE DEVELOPER'S ENVIRONMENTAL CONSULTANT (SCS ENGINEERS) AT THE CONTACT INFORMATION BELOW:
   ERIC OELKERS, PG*
   SENIOR PROJECT MANAGER/HYDROGEOLOGIST
   SCS ENGINEERS
   2830 DAIRY DRIVE
   MADISON, WI 53718–6751
   PHONE: 608–216–7341
   EMAIL: EOELKERS@SCSENGINEERS.COM
   *LICENSED IN WI

4. EXCAVATION, FILLING, MATERIAL HANDLING AND REMOVAL OF CONTAMINATED SOILS SHALL BE IN ACCORDANCE WITH THE MATERIALS MANAGEMENT PLAN (MMP) FOR THE DEVELOPMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING AND PREPARING THE REQUIRED DOCUMENTATION OF EXCAVATION, FILLING AND MATERIAL HANDLING WITH THE OWNER'S ENVIRONMENTAL CONSULTANT.

5. A PROTECTIVE CAP OF CLEAN SOILS SHALL BE PREPARED IN ACCORDANCE WITH THE PROJECTS MATERIALS MANAGEMENT PLAN, AS REFERENCED.

6. DURING EXCAVATION ACTIVITIES ON–SITE, THE CONTRACTOR SHALL GENERALLY EXPECT TO ENCOUNTER SOIL CONTAMINATED WITH DIESEL FUEL, FUEL OIL OR OTHER PETROLEUM–RELATED PRODUCTS, POLYCYCLIC AROMATIC HYDROCARBONS, ARSENIC, AND LEAD. PREPARE A SITE–SPECIFIC HEALTH AND SAFETY PLAN AND SUBMIT THE PLAN TO THE ENGINEER PRIOR TO THE START OF WORK

7. CONTRACTOR(S) TAKING PART IN ACTIVITIES THAT WILL RESULT IN THE REASONABLE PROBABILITY OF EXPOSURE TO SAFETY AND HEALTH HAZARDS ASSOCIATED WITH HAZARDOUS MATERIALS SHALL HAVE COMPLETED HEALTH AND SAFETY TRAINING THAT MEETS O.S.H.A. REQUIREMENTS FOR HAZARDOUS WASTE AND EMERGENCY RESPONSE (H.A.Z.W.O.P.E.R) AS PROVIDED IN 29 CFR 1910.120. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR PREPARING SITE–SPECIFIC HEALTH AND SAFETY PLAN AND DEVELOP, DELINEATE AND ENFORCE THE HEALTH AND SAFETY EXCLUSION ZONES FOR EACH CONTAMINATED SITE LOCATIONS AS REQUIRED BY 29 CFR 1910.120.

8. IF ANY DISCREPANCIES BETWEEN THE PROJECT NOTES AND SPECIFICATIONS PROVIDED HEREIN SHALL ARISE, THE PROJECT'S MATERIAL MANAGEMENT PLAN, MOST CURRENT ISSUANCE, SHALL TAKE PRECEDENCE FOR ITEMS RELATED TO THE HANDLING OF CONTAMINATED SOIL AND GROUNDWATER CONDITIONS ENCOUNTERED ON–SITE OR AS DIRECTED BY THE OWNERS ENVIRONMENTAL CONSULTANT.

9. FOR FURTHER INFORMATION REGARDING PREVIOUS INVESTIGATION AND REMEDIATION ACTIVITIES AT THIS SITE, CONTACT:
   LINCOLN AVENUE COMMUNITIES, LLC
   401 WILSHIRE BOULEVARD, SUITE 1070
   SANTA MONICA, CA 90401
   REGIONAL PROJECT PARTNERS:
   KEVIN MCDONELL (KEVIN@LINCOLNAVENUE.COM)
   KYLE BRASSER (KBRASSER@LINCOLNAVENUE.COM)

CONSTRUCTION SITE DEWATERING NOTES

1. CONSTRUCTION SITE DEWATERING PRACTICES:
   - 1.1. ALL CONSTRUCTION SITE DEWATERING PRACTICES SHALL BE IN ACCORDANCE WITH THE MATERIALS MANAGEMENT PLAN (MMP), ISSUED BY THE PROJECT ENVIRONMENTAL CONSULTANT, SCS ENGINEERS. CONTRACTOR SHALL REQUEST A COPY OF THE MMP FROM THE DEVELOPER AND/OR ENVIRONMENTAL CONSULTANT.
   - 1.2. CONTRACTOR SHALL BE RESPONSIBLE FOR CONSULTING WITH THE PROJECT ENVIRONMENTAL CONSULTANT, SCS ENGINEERS, AND OBTAIN THE NECESSARY DEWATERING PERMITS WITH LOCAL, STATE, AND FEDERAL JURISDICTIONS. ALL DEWATERING PRACTICES SHALL BE IN ACCORDANCE WITH THE APPROVED PERMIT CONDITIONS.
   - 1.3. IN THE EVENT OF DIRTY/UNCLEAR DISCHARGE OF TREATED/FILTERED DEWATERING DISCHARGES, CONTRACTOR SHALL HALT PUMPING OPERATIONS AND EVALUATE THE DEWATERING SYSTEM.
   - 1.4. IN THE EVENT CONTRACTOR FINDS SIGNS OF CONTAMINATION IN THE GROUNDWATER OR SITE SOILS, ALL DEWATERING PRACTICES SHALL BE HALTED AND CONTAMINATION SHALL BE EVALUATED BY THE PROJECT ENVIRONMENTAL CONSULTANT, SCS ENGINEERS, AT THE CONTACT INFORMATION PROVIDED.
     - 1.4.1. IF DEWATERING PRACTICES CONTINUE WITH CONTAMINATED GROUNDWATER OR SOIL CONDITIONS, THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN A SANITARY SEWER DISCHARGE PERMIT FROM THE CITY OF MADISON TO DISCHARGE TO THE SANITARY SEWER. VISIT THE FOLLOWING CITY WEBSITE FOR DETAILS;
       (https://www.cityofmadison.com/engineering/permits/sanitary–sewer–discharge–permit)
     - 1.4.2. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR DISCHARGE CONSTRUCTION SITE DEWATERING PRACTICES TO THE SANITARY SEWER WITHOUT AUTHORIZATION AND PERMIT APPROVALS FROM THE CITY.

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Toll Free (800) 242-8511

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CLIENT:
LINCOLN AVENUE CAPITAL MANAGEMENT, LLC

CLIENT ADDRESS:
401 WILSHIRE BLVD, SUITE 1070
SANTA MONICA, CA 90401

PROJECT:
HARTMEYER REDEVELOPMENT
CITY PROJECT #: 14534
CONTRACT #: 9284

PROJECT LOCATION:
2007 ROTH STREET
MADISON, DANE COUNTY
WI, 53704

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Designed By:	CAC
Reviewed By:	MRH
Approved By:	MRH

SHEET TITLE:
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JSD PROJECT NO: 22-11381-PUB

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EROSION CONTROL NOTES

1. CONTRACTOR IS RESPONSIBLE TO NOTIFY ENGINEER OF RECORD AND OFFICIALS OF ANY CHANGES TO THE EROSION CONTROL AND STORMWATER MANAGEMENT PLANS. ENGINEER OF RECORD AND APPROPRIATE CITY OF MADISON OFFICIALS MUST APPROVE ANY CHANGES PRIOR TO DEVIATION FROM THE APPROVED PLANS.

2. ALL EROSION CONTROL MEASURES SHALL BE CONSTRUCTED AND MAINTAINED BY THE CONTRACTOR IN ACCORDANCE WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR) TECHNICAL STANDARDS (REFERRED TO AS BMP'S) AND CITY OF MADISON ORDINANCE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN A COPY OF THESE STANDARDS. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY ADDITIONAL EROSION CONTROL MEASURES WHICH MAY BE NECESSARY TO MEET UNFORESEEN FIELD CONDITIONS.

3. INSTALL PERIMETER EROSION CONTROL MEASURES (SUCH AS CONSTRUCTION ENTRANCES, SILT FENCE AND EXISTING INLET PROTECTION) PRIOR TO ANY SITE WORK, INCLUDING GRADING OR DISTURBANCE OF EXISTING SURFACE COVER, AS SHOWN ON PLAN. MODIFICATIONS TO THE APPROVED EROSION CONTROL DESIGN IN ORDER TO MEET UNFORESEEN FIELD CONDITIONS IS ALLOWED IF MODIFICATIONS CONFORM TO BMP'S. ALL DESIGN MODIFICATIONS MUST BE APPROVED BY THE CITY OF MADISON PRIOR TO DEVIATION OF THE APPROVED PLAN.

4. ADDITIONAL EROSION CONTROL MEASURES, AS REQUESTED BY STATE INSPECTORS, LOCAL INSPECTORS, COUNTY INSPECTORS AND/OR ENGINEER OF RECORD SHALL BE INSTALLED WITHIN 24 HOURS OF REQUEST.

5. INSPECTIONS AND MAINTENANCE OF ALL EROSION CONTROL MEASURES SHALL BE ROUTINE (ONCE PER WEEK MINIMUM) TO ENSURE PROPER FUNCTION OF EROSION CONTROLS AT ALL TIMES. EROSION CONTROL MEASURES ARE TO BE IN WORKING ORDER AT THE END OF EACH WORK DAY.

6. ALL EROSION AND SEDIMENT CONTROL ITEMS SHALL BE INSPECTED WITHIN 24 HOURS OF ALL RAIN EVENTS EXCEEDING 0.5 INCHES. ANY DAMAGED EROSION CONTROL MEASURES SHALL BE REPAIRED OR REPLACED IMMEDIATELY UPON INSPECTION.

7. CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT ALL LOCATIONS OF VEHICLE INGRESS/EGRESS POINTS. ADDITIONAL LOCATIONS OTHER THAN AS SHOWN ON THE PLANS MUST BE PRIOR APPROVED BY THE MUNICIPALITY. CONSTRUCTION ENTRANCES SHALL BE 50' LONG AND NO LESS THAN 12" THICK BY USE OF 3" CLEAR STONE. CONSTRUCTION ENTRANCES SHALL BE MAINTAINED BY THE CONTRACTOR IN A CONDITION WHICH WILL PREVENT THE TRACKING OF MUD OR DRY SEDIMENT ONTO ADJACENT PUBLIC STREETS AFTER EACH WORKING DAY OR MORE FREQUENTLY AS REQUIRED.

8. PAVED SURFACES ADJACENT TO CONSTRUCTION SITE VEHICLE ACCESS SHALL BE SWEPT AND/OR SCRAPED TO REMOVE ACCUMULATED SOIL, DIRT AND/OR DUST AFTER THE END OF EACH WORK DAY AND AS REQUESTED BY THE CITY OF MADISON.

9. INLET PROTECTION SHALL BE IMMEDIATELY FITTED AT THE INLET OF ALL INSTALLED STORM SEWER AND SILT FENCE SHALL BE IMMEDIATELY FITTED AT ALL INSTALLED CULVERT INLETS TO PREVENT SEDIMENT DEPOSITION WITHIN STORM SEWER SYSTEMS.

10. INSTALL EROSION CONTROLS ON THE DOWNSTREAM SIDE OF STOCKPILES. IF STOCKPILE REMAINS UNDISTURBED FOR MORE THAN SEVEN (7) DAYS, TEMPORARY SEEDING AND STABILIZATION IN ACCORDANCE WITH BEST MANAGEMENT PRACTICES IS REQUIRED. IF DISTURBANCE OCCURS BETWEEN NOVEMBER 15TH AND MAY 15TH, THE MULCHING SHALL BE PERFORMED BY HYDRO-MULCHING WITH A "TACKIFIER."

11. DITCH CHECKS AND APPLICABLE EROSION NETTING/MATTING SHALL BE INSTALLED IMMEDIATELY AFTER COMPLETION OF GRADING EFFORTS WITHIN DITCHES/SWALES TO PREVENT SOIL TRANSPORTATION.

12. EROSION CONTROL FOR UTILITY CONSTRUCTION (STORM SEWER, SANITARY SEWER, WATER MAIN, ETC.):
    A. PLACE EXCAVATED TRENCH MATERIAL ON THE HIGH SIDE OF THE TRENCH.
    B. BACKFILL, COMPACT, AND STABILIZE THE TRENCH IMMEDIATELY AFTER PIPE CONSTRUCTION.
    C. DISCHARGE TRENCH WATER INTO A SEDIMENTATION BASIN OR FILTERING TANK IN ACCORDANCE WITH THE DEWATERING TECHNICAL STANDARD NO. 1061 PRIOR TO RELEASE INTO THE STORM SEWER, RECEIVING STREAM, OR DRAINAGE DITCH.

13. ALL SLOPES 4:1 OR GREATER SHALL BE STABILIZED WITH CLASS I, TYPE B URBAN EROSION MATTING OR APPLICATION OF A WISCONSIN DEPARTMENT OF TRANSPORTATION (WisDOT) APPROVED POLYMER SOIL STABILIZATION TREATMENT OR A COMBINATION THEREOF, AS REQUIRED WITHIN 7 DAYS OF REACHING FINAL GRADE AND/OR AS SOON AS CONDITIONS ALLOW. DRAINAGE SWALES SHALL BE STABILIZED WITH CLASS II, TYPE B EROSION MATTING. MATTING AND/OR NETTING USED ONSITE SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S GUIDELINES AND WDNR TECHNICAL STANDARDS 1052 AND 1053.

14. CONTRACTOR SHALL TAKE ALL NECESSARY STEPS TO CONTROL DUST ARISING FROM CONSTRUCTION OPERATIONS. REFER TO WDNR TECHNICAL STANDARD 1068.

15. EROSION CONTROL MEASURES SHALL NOT BE REMOVED UNTIL ALL LAND DISTURBING CONSTRUCTION ACTIVITY AT THE SITE HAS BEEN COMPLETED AND THAT A UNIFORM PERENNIAL VEGETATIVE COVER HAS BEEN ESTABLISHED WITH A DENSITY OF AT LEAST 70% FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES OR THAT EMPLOY EQUIVALENT PERMANENT STABILIZATION MEASURES.

16. CONTRACTOR/OWNER SHALL FILE A NOTICE OF TERMINATION UPON COMPLETION OF THE PROJECT IN ACCORDANCE WITH WDNR REQUIREMENTS AND/OR PROPERTY SALE IN ACCORDANCE WITH WDNR REQUIREMENTS.

17. <u>STABILIZATION PRACTICES</u>:

    17.1. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED. NO MORE THAN SEVEN (7) DAYS SHALL PASS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS CEASED UNLESS:

    17.2. THE INITIATION STABILIZATION MEASURES BY THE SEVENTH (7) DAY AFTER CONSTRUCTION ACTIVITY HAS CEASED IS PRECLUDED BY SNOW COVER. IN THAT EVENT, STABILIZATION SHALL BE INITIATED AS SOON AS PRACTICABLE.

    17.3. CONSTRUCTION ACTIVITY WILL RESUME ON A PORTION OF THE SITE WITHIN FOURTEEN (14) DAYS FROM WHEN ACTIVITY CEASED, (I.E. THE TOTAL TIME PERIOD THAT THE CONSTRUCTION ACTIVITY IS TEMPORARILY CEASED IS LESS THAN FOURTEEN (14) DAYS. IN THAT EVENT, STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF THE SITE BY THE SEVENTH (7) DAY AFTER CONSTRUCTION ACTIVITY HAS TEMPORARILY CEASED.

    17.4. STABILIZATION MEASURES SHALL BE DETERMINED BASED ON SITE CONDITIONS AT THE TIME OF CONSTRUCTION ACTIVITY HAS CEASED, INCLUDING BUT NOT LIMITED TO WEATHER CONDITIONS AND LENGTH OF TIME MEASURE MUST BE EFFECTIVE. THE FOLLOWING ARE ACCEPTABLE STABILIZATION MEASURES:
    - PERMANENT SEEDING; IN ACCORDANCE WITH APPROVED CONSTRUCTION SPECIFICATION
    - TEMPORARY SEEDING; MAY CONSIST OF SPRING OATS(100LBS/ACRE) AND/OR WHEAT OR CEREAL RYE (150LB/ACRE)
    - HYDRO-MULCHING WITH A TACKIFIER
    - GEOTEXTILE EROSION MATTING
    - SODDING

GRADING AND SEEDING NOTES

1. ALL PROPOSED GRADES SHOWN ARE FINISHED GRADES. CONTRACTOR SHALL VERIFY ALL GRADES, MAKE SURE ALL AREAS DRAIN PROPERLY AND SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER PRIOR TO CONSTRUCTION.

2. CONTRACTOR SHALL ASSUME SOLE RESPONSIBILITY FOR COMPUTATIONS OF ALL GRADING QUANTITIES. WHILE JSD PROFESSIONAL SERVICES, INC. ATTEMPTS TO PROVIDE A COST EFFECTIVE APPROACH TO BALANCE EARTHWORK, GRADING DESIGN IS BASED ON MANY FACTORS, INCLUDING SAFETY, AESTHETICS, AND COMMON ENGINEERING STANDARDS OF CARE. THEREFORE, NO GUARANTEE CAN BE MADE FOR A BALANCED SITE.

3. ANY WORK WITHIN RIGHT-OF-WAY SHALL BE PROPERLY PERMITTED AND COORDINATED WITH THE APPROPRIATE OFFICIALS PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES. ALL GRADING WITHIN RIGHT-OF-WAY IS SUBJECT TO APPROVAL BY SAID OFFICIALS.

4. CONTRACTOR SHALL PROVIDE NOTICE TO THE MUNICIPALITY IN ADVANCE OF ANY SOIL DISTURBING ACTIVITIES, IN ACCORDANCE WITH MUNICIPAL REQUIREMENTS.

5. ALL DISTURBED AREAS SHALL BE SODDED AND/OR SEEDED AND MULCHED IMMEDIATELY FOLLOWING GRADING ACTIVITIES PER CITY OF MADISON SPECIFICATIONS.

6. CONTRACTOR SHALL WATER ALL NEWLY SODDED/SEEDED AREAS DURING THE SUMMER MONTHS WHENEVER THERE IS A 7 DAY LAPSE WITH NO SIGNIFICANT RAINFALL.

7. CONTRACTOR TO DEEP TILL ALL COMPACTED PERVIOUS SURFACES PRIOR TO SODDING AND/OR SEEDING AND MULCHING.

8. ALL SLOPES 20% OR GREATER SHALL BE TEMPORARY SEEDED, MULCHED, OR OTHER MEANS OF COVER PLACED ON THEM WITHIN 2 WEEKS OF DISTURBANCE.

9. ALL EXPOSED SOIL AREAS THAT WILL NOT BE BROUGHT TO FINAL GRADE OR ON WHICH LAND DISTURBING ACTIVITIES WILL NOT BE PERFORMED FOR A PERIOD GREATER THAN 14 DAYS AND REQUIRE VEGETATIVE COVER FOR LESS THAN 1 YEAR, REQUIRE TEMPORARY SEEDING FOR EROSION CONTROL. SEEDING FOR EROSION CONTROL SHALL BE IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1059 AND CITY OF MADISON STANDARD SPECIFICATIONS.

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Designed By:	CAC
Reviewed By:	MRH
Approved By:	MRH

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ST-2

JSD PROJECT NO: 22-11381-PUB

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UTILITY NOTES

1. ALL EXISTING UTILITIES ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY AND ARE NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATION AS TO THE TYPE AND LOCATIONS OF UNDERGROUND UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO. CONTRACTOR/OWNER SHALL CALL "DIGGER'S HOTLINE" PRIOR TO ANY CONSTRUCTION.

2. PRIOR TO CONSTRUCTION, THE PRIME CONTRACTOR IS RESPONSIBLE FOR:
   - EXAMINING ALL SITE CONDITIONS RELATIVE TO THE CONDITIONS INDICATED ON THE ENGINEERING DRAWINGS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER AND RESOLVED PRIOR TO THE START OF CONSTRUCTION.
   - OBTAINING ALL PERMITS INCLUDING PERMIT COSTS, TAP FEES, METER DEPOSITS, BONDS, AND ALL OTHER FEES REQUIRED FOR PROPOSED WORK TO OBTAIN OCCUPANCY.
   - VERIFYING ALL ELEVATIONS, LOCATIONS AND SIZES OF SANITARY, WATER AND STORM LATERALS AND CHECK ALL UTILITY CROSSINGS FOR CONFLICTS. NOTIFY ENGINEER OF ANY DISCREPANCY. NO WORK SHALL BE PERFORMED UNTIL THE DISCREPANCY IS RESOLVED.
   - NOTIFYING ALL UTILITIES PRIOR TO INSTALLATION OF ANY UNDERGROUND IMPROVEMENTS.
   - NOTIFYING THE DESIGN ENGINEER AND MUNICIPALITY 48 HOURS PRIOR TO THE START OF CONSTRUCTION TO ARRANGE FOR APPROPRIATE CONSTRUCTION OBSERVATION.
   - COORDINATING ALL CONSTRUCTION WITH OTHER CONTRACTORS INVOLVED WITH CONSTRUCTION OF THE PROPOSED DEVELOPMENT AND FOR REPORTING ANY ERRORS OR DISCREPANCIES BETWEEN THESE PLANS AND PLANS PREPARED BY OTHERS.

3. ALL UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE MOST CURRENT CITY OF MADISON STANDARD SPECIFICATIONS. IT IS THE CONTRACTORS RESPONSIBILITY TO DETERMINE WHICH SPECIFICATIONS AND CODES APPLY, AND TO COORDINATE ALL CONSTRUCTION ACTIVITIES WITH THE APPROPRIATE LOCAL AND STATE AUTHORITIES.

4. SPECIFICATIONS SHALL COMPLY WITH THE CITY OF MADISON SPECIAL PROVISIONS.

5. LENGTHS OF ALL UTILITIES ARE TO CENTER OF STRUCTURES OR FITTINGS AND MAY VARY SLIGHTLY FROM PLAN. LENGTHS SHALL BE VERIFIED IN THE FIELD DURING CONSTRUCTION.

6. CONTRACTOR IS RESPONSIBLE FOR SITE SAFETY DURING THE CONSTRUCTION OF IMPROVEMENTS.

7. CONTRACTOR SHALL INSTALL A PEDESTRIAN FENCE AROUND ALL EXCAVATIONS TO BE LEFT OPEN OVER NIGHT AS REQUIRED IN CONSTRUCTION SITES WHERE THE POTENTIAL FOR PEDESTRIAN INJURY EXISTS.

8. CONTRACTOR SHALL ADJUST AND/OR RECONSTRUCT ALL UTILITY COVERS (SUCH AS MANHOLE COVERS, VALVE BOX COVERS, ETC.) TO MATCH THE FINISHED GRADES OF THE AREAS EFFECTED BY THE CONSTRUCTION.

9. THE PRIME CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL CONSTRUCTION WITH OTHER CONTRACTORS INVOLVED WITH CONSTRUCTION OF THE PROPOSED DEVELOPMENT AND FOR REPORTING ANY ERRORS OR DISCREPANCIES BETWEEN THESE PLANS AND PLANS PREPARED BY OTHERS.

10. ANY SANITARY SEWER, SANITARY SEWER SERVICES, WATER MAIN, WATER SERVICES, STORM SEWER, OR OTHER UTILITIES, WHICH ARE DAMAGED BY THE CONTRACTORS, SHALL BE REPAIRED TO THE OWNER'S SATISFACTION AT THE CONTRACTOR'S EXPENSE.

11. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE ENGINEER WITH AS-BUILT CONDITIONS OF THE DESIGNATED IMPROVEMENTS IN ORDER THAT THE APPROPRIATE DRAWINGS CAN BE PREPARED, IF REQUIRED. ANY CHANGES TO THE DRAWINGS OR ADDITIONAL ITEMS MUST BE REPORTED TO THE ENGINEER AS WORK PROGRESSES.

STORMWATER FACILITIES CONSTRUCTION NOTES

1. ENGINEER SHALL BE NOTIFIED PRIOR TO INSTALLATION OF STORMWATER MANAGEMENT FACILITIES. CONSTRUCTION OF STORMWATER MANAGEMENT FACILITIES SHALL BE OBSERVED AND DOCUMENTED BY THE ENGINEER, OR AN OWNER'S REPRESENTATIVE.

2. STORMWATER MANAGEMENT FACILITIES SHALL BE INSTALLED AFTER SUBSTANTIAL COMPLETION OF FINAL SITE GRADING AND SOILS HAVE BEEN STABILIZED.

3. AREAS USED FOR TEMPORARY SEDIMENT BASINS SHALL BE REMOVED IN THEIR ENTIRETY AFTER CONSTRUCTION OF STORMWATER MANAGEMENT FACILITIES.

4. CONSTRUCTION TRAFFIC, HEAVY EQUIPMENT AND SOIL STOCKPILES SHALL NOT BE PLACED IN AREAS WHERE PROPOSED STORMWATER MANAGEMENT FACILITIES ARE LOCATED

5. THE STORMWATER MANAGEMENT FEATURES CONTAINED WITHIN THIS PLAN SET HAVE BEEN DESIGNED IN ACCORDANCE WITH APPLICABLE STANDARDS SET FORTH IN WISCONSIN DNR NR151 AND LOCAL ORDINANCES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE PROPER CONSTRUCTION PRACTICES HAVE BEEN UTILIZED AND THAT STORMWATER MANAGEMENT FEATURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH APPROVED DESIGN PLANS. JSD PROFESSIONAL SERVICES, INC. (JSD) SHALL NOT BE LIABLE FOR ANY CONSTRUCTION PRACTICES OR INSTALLATION WHICH DEVIATES FROM THE APPROVED PLAN SET. ONCE THE OWNER HAS PROVIDED FINAL APPROVAL TO THE WORK PERFORMED BY THE CONTRACTOR AND ENSURED COMPLIANCE WITH THE PLAN, IT IS THE OWNER'S RESPONSIBILITY TO MAINTAIN STORMWATER MANAGEMENT FEATURES IN ACCORDANCE WITH THE RECORDED MAINTENANCE AGREEMENT. PROPER OPERATION IS DEPENDENT ON A MULTITUDE OF VARIABLES INCLUDING WEATHER. THESE COMPONENTS REQUIRE ONGOING MAINTENANCE FOR WHICH THE OWNER IS RESPONSIBLE. JSD TAKES NO RESPONSIBILITY FOR PROPER OPERATION OF THE WATER QUALITY COMPONENTS.

HDPE LINER NOTES

1. A MINIMUM 6" SUBGRADE LAYER FREE OF ROCKS, DEBRIS, OR OTHER OBJECTS THAT MAY PUNCTURE OR COMPROMISE THE HDPE LINER. SUBGRADE SHALL BE PREPARED WITH A SMOOTH EVEN SURFACE AND COMPACTED WITH A SMOOTH-DRUMMED ROLLER.

2. ALL PENETRATIONS, INCLUDED STRUCTURES AND PIPES SHALL BE SEALED WITH PREFABRICATED WATER-TIGHT BOOTS/SEALS. PREFABRICATED BOOTS/SEALS SHALL BE FUSED TO LINER PER MANUFACTURERS RECOMMENDATIONS.

3. INSTALLATION OF HDPE LINER SHALL BE IN ACCORDANCE WITH PLANS HEREIN., MANUFACTURERS RECOMMENDATIONS, AND WDNR AND NRCS CONSTRUCTION SPECIFICATIONS FOR POND SEALING OR LINING - GEOMEMBRANE OR GEOSYNTHETIC CLAY LINERS (CODE 202 AND 521).

4. CONTRACTOR SHALL PROTECT HDPE LINER FROM ANY PUNCTURE OR PENETRATION OTHER THAN THOSE SPECIFIED IN PLANS. PROTECTIVE MEASURES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND PER THE MANUFACTURERS RECOMMENDATION

CAST-IN-PLACE CONCRETE BOX CULVERT SPECIFICATIONS

1. CONTRACTOR SHALL BE RESPONSIBLE FOR PROCURING COMPLETE DESIGN PLANS AND STRUCTURAL DESIGN CALCULATIONS FOR THE CAST-IN-PLACE BOX CULVERT. DESIGN SHALL BE PREPARED BY A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF WISCONSIN. CONTRACTOR SHALL SUBMIT DESIGN PLANS AND STAMPED CALCULATIONS TO CITY OF MADISON ENGINEERING FOR REVIEW AND APPROVAL.

2. STRUCTURAL DESIGN SPECIFICATIONS FOR THE CAST-IN-PLACE CULVERT SHALL MEET THE FOLLOWING:
   - 2.1. ASTM C 1433: STANDARD SPECIFICATION FOR PRECAST REINFORCED CONCRETE MONOLITHIC BOX SECTIONS FOR CULVERTS, STORM DRAINS, AND SEWERS.
   - 2.2. AASHTO HS-15 LIVE LOAD CAPACITY
   - 2.3. CITY OF MADISON STANDARD SPECIFICATIONS SECTION 505, EXCLUDING SUBSECTION 505.29(a) AND 505.4.

3. CONTRACTOR MAY SUPPLY A PRECAST BOX CULVERT PRODUCT IN LIEU OF CAST-IN-PLACE, HOWEVER ALL PRECAST PRODUCTS SHALL MEET THE STRUCTURAL DESIGN SPECIFICATION PROVIDED HEREIN. ALL PRECAST PRODUCTS SHALL BE SUPPLIED WITH PRODUCT DATA AND SHOP DRAWINGS FROM MANUFACTURER FOR REVIEW BY CITY OF MADISON ENGINEERING.

LEGEND

	PROPERTY LINE	959	PROPOSED 1 FOOT CONTOUR
	RIGHT-OF-WAY	960	PROPOSED 5 FOOT CONTOUR
	EASEMENT LINE		PROP. 1 FOOT CONTOUR (PRIV. DEVELOPMENT)
	BUILDING OUTLINE		PROP. 5 FOOT CONTOUR (PRIV. DEVELOPMENT)
	BUILDING OVERHANG	959	EXISTING 1 FOOT CONTOUR
	EDGE OF PAVEMENT	960	EXISTING 5 FOOT CONTOUR
	STANDARD CURB AND GUTTER		INLET PROTECTION
	CONCRETE PAVEMENT	FG: XXX.XX	SPOT ELEVATION EX - MATCH EXISTING FG - FINISH GRADE EC - EDGE OF CONCRETE
	DITCH CHECK		

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Designed By: CAC
Reviewed By: MRH
Approved By: MRH

SHEET TITLE:
NOTES & SPECIFICATIONS

SHEET NUMBER:
ST-3

JSD PROJECT NO: 22-11381-PUB

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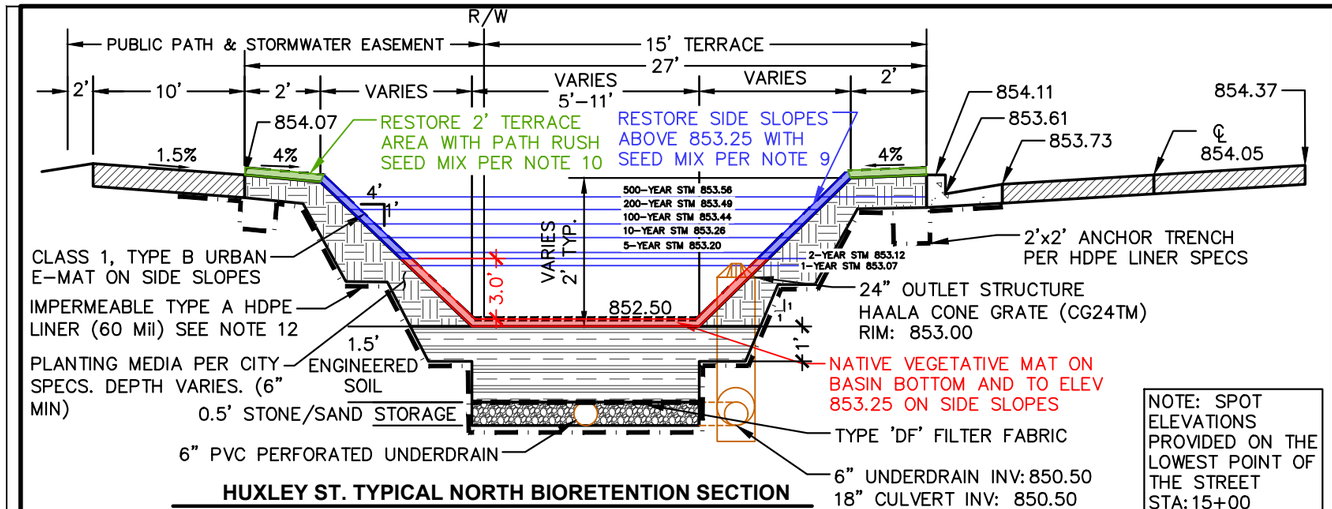

HUXLEY ST. TYPICAL NORTH BIORETENTION SECTION

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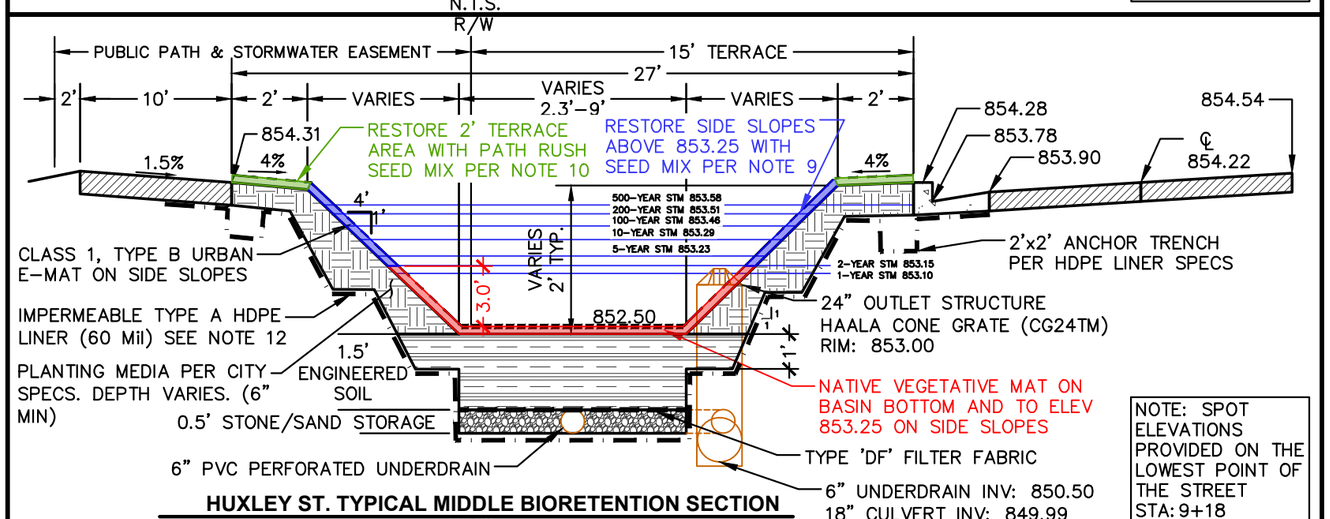

HUXLEY ST. TYPICAL MIDDLE BIORETENTION SECTION

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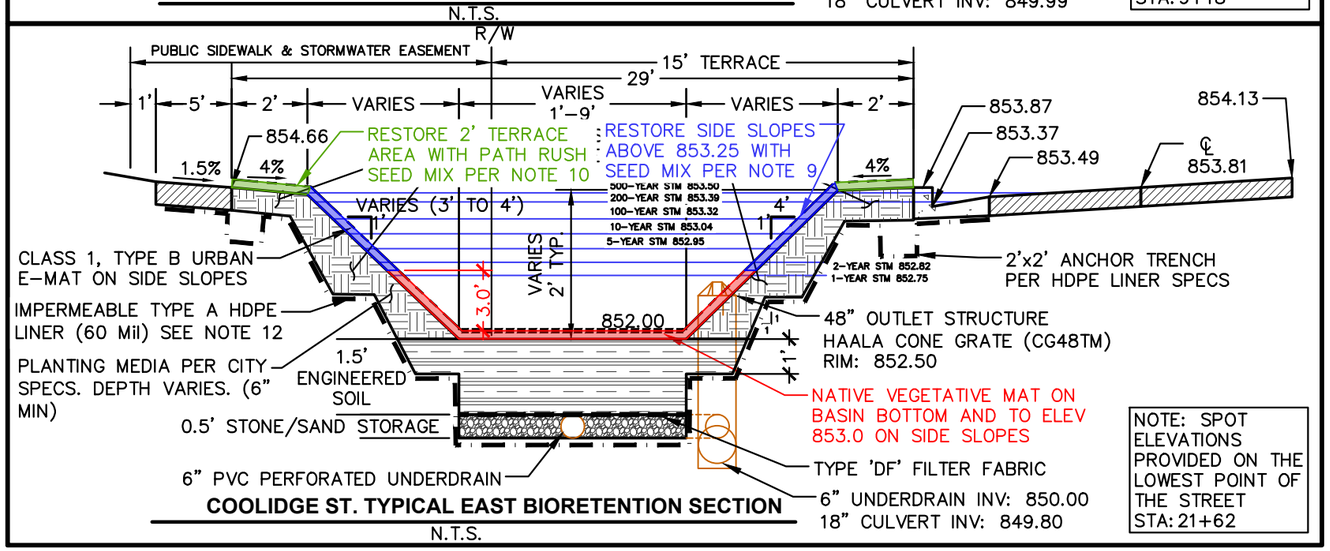

COOLIDGE ST. TYPICAL EAST BIORETENTION SECTION

N.T.S.

BIORETENTION NOTES & SPECIFICATIONS

1. ALL CONSTRUCTION PRACTICES SHALL MEET THE SPECIFICATIONS OF THE WDNR TECHNICAL STANDARD 1004 – BIORETENTION FOR INFILTRATION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN A COPY OF THIS STANDARD AND CONSTRUCT THE BIORETENTION DEVICE IN ACCORDANCE WITH THE REQUIREMENTS OUTLINED THEREIN.

2. CONTRACTOR SHALL INSTALL 18" OF ENGINEERED SOIL CONSISTING OF: 85% ASTM C33 SAND, 15% CERTIFIED COMPOST (SEE BIORETENTION NOTE 3).

3. CERTIFIED COMPOST SHALL CONSIST OF: >40% ORGANIC MATTER, <60% ASH CONTENT, pH OF 6–8, AND MOISTURE CONTENT OF 35–50% BY WEIGHT.

4. SAND/GRAVEL STORAGE LAYER SHALL CONSIST OF SAND OR GRAVEL MATERIAL MEETING THE SPECIFICATIONS IN SECTION V.B.7 OF WDNR TECHINCAL STANDARD 1004.

5. TEMPORARY SEEDING SHALL BE SEEDED AT 3 LB/1000SF FOR BASIN SIDE SLOPES AND THE AREAS SURROUNDING THE BASIN PER CITY SPECIFICATIONS WHICH REMAIN EXPOSED LONGER THAN 14 DAYS WITHOUT PERMANANT RESTORATION.

6. ALL WORK TO BE CONDUCTED IN CONFORMANCE WITH APPLICABLE LOCAL, REGIONAL, AND STATE STORMWATER STANDARDS FOR THE PROJECT SITE AS APPROVED BY THE REGULATORY ENGINEER.

7. CONTRACTOR MAY USE BIO–FILTER AREA AS SEDIMENT TRAP DURING CONSTRUCTION PRIOR TO ANY INSTALLATION OF LINER, PEA GRAVEL, ENGINEERED SOILS. PRIOR TO INSTALLATION OF BIO–FILTER MATERIALS BIO–FILTER TO BE DREDGED TO REMOVE ACCUMULATED SEDIMENT AND RESTORE TO FINAL GRADES.

8. BIORETENTION BASIN NATIVE VEGETATIVE MAT (NVM): AREAS SPECIFIED ON PLANS SHALL RECEIVE AGRECOL "RAINWATER RENEWAL" NATIVE VEGETATIVE MAT – DEGRADABLE CORE. BOTTOM OF BASINS TO BE PLANTED WITH NVM ONLY. CONTRACTOR SHALL CONTACT AGRECOL NATIVE NURSERY 16 WEEKS IN ADVANCE OF INSTALLATION FOR PROPER GROWING LEAD TIME. CONTRACTOR SHALL ASSUME AVAILABLE DELIVERY DATE TO BE BETWEEN MID–JUNE THROUGH THE END OF OCTOBER DUE TO THE NVM GROWING SEASON. REFER TO PRODUCT SPECIFICATIONS AND MANUFACTURERS RECOMMENDATIONS FOR INSTALLATION PROCEDURES.

9. SIDE SLOPES OF BIORETENTION BASINS AND 2 FEET OF TERRACE ADJACENT TO CURB & PATH/SIDEWALL TO BE PERMANENTLY RESTORED WITH ONE OF THE FOLLOWING SEEDING MIXTURES.

- "SHORT & SHOWY" SEED MIX AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN.
- "SHORTGRASS PRARIRE FOR MEDIUM SOILS" AS MANUFACTURED BY AGRECOL LLC, EVANSVILLE, WI.
- "SHORTGRASS PRAIRIE FOR MEDIUM SOILS AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN.

10. 2–FT TERRACE AREAS ADJACENT TO SIDEWALK, ASPHALT PATH OR CURB SHALL BE PERMANENTLY RESTORED WITH "NATIVE PATH RUSH" SEED AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN. SEEDING SHALL BE PER MANUFACTURERS RECOMMENDATIONS. THE TIMING OF SEEDING SHALL BE IN FALL OR FROST/SNOW SEEDING.

11. VEGETATION ESTABLISHMENT IN BIORETENTION BASINS & PUBLIC STROMWWATER GREENWAY TO BE COMPLETED BY QUALIFIED CONTRACTOR WITH EXPERIENCE IN NATIVE VEGETATION ESTABLISHMENT. VEGETATION SHALL BE PER MANUFACTURERS RECOMMENDATIONS.

12. BENCH HDPE LINER AT 3' HORIZONTAL INTERVALS WITH 1:1 VERTICAL SLOPE UP TO BOTTOM ELEVATION OF SIDE SLOPE PLANTING MEDIA.

13. UPON CONSTRUCTION COMPLETION AND STABILIZATION, AN AS–BUILT SURVEY IS TO BE CONDUCTED FOR BASIN AND CERTIFIED BY THE ISSUING ENGINEER. AS–BUILT PLANS ARE TO BE SUBMITTED TO MUNICIPALITY FOR FINAL APPROVAL AND ALL OTHER PLANTING REQUIREMENTS.

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P. 608.848.5060

CLIENT:
LINCOLN AVENUE CAPITAL MANAGEMENT, LLC

CLIENT ADDRESS:
401 WILSHIRE BLVD, SUITE 1070
SANTA MONICA, CA 90401

PROJECT:
HARTMEYER REDEVELOPMENT
CITY PROJECT #: 14534
CONTRACT #: 9284

PROJECT LOCATION:
2007 ROTH STREET
MADISON, DANE COUNTY
WI, 53704

PLAN MODIFICATIONS:

#	Date:	Description:
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Designed By:	CAC
Reviewed By:	MRH
Approved By:	MRH

SHEET TITLE:
BIORETENTION SECTION DETAILS

SHEET NUMBER:
ST-4

JSD PROJECT NO: 22-11381-PUB

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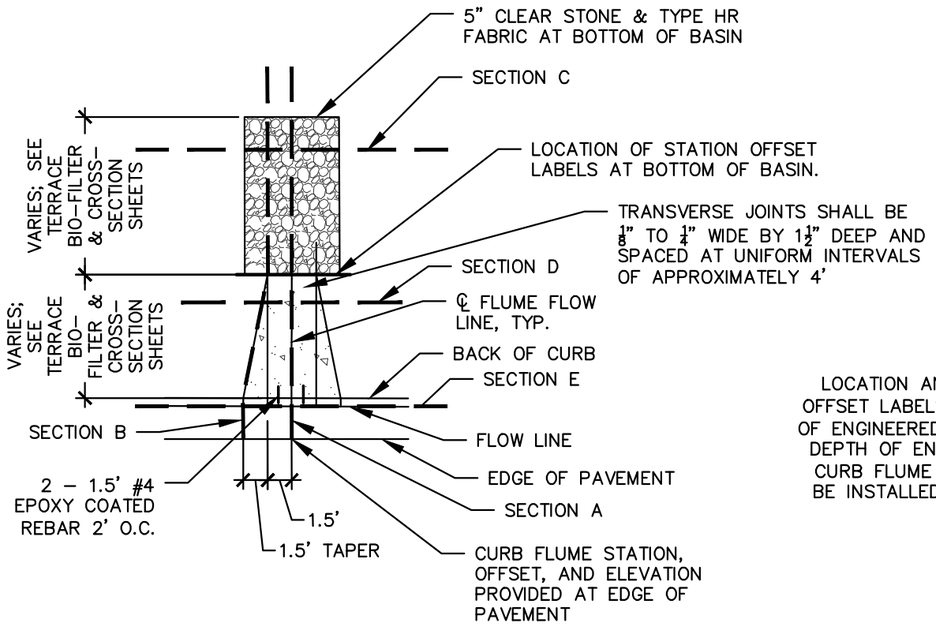
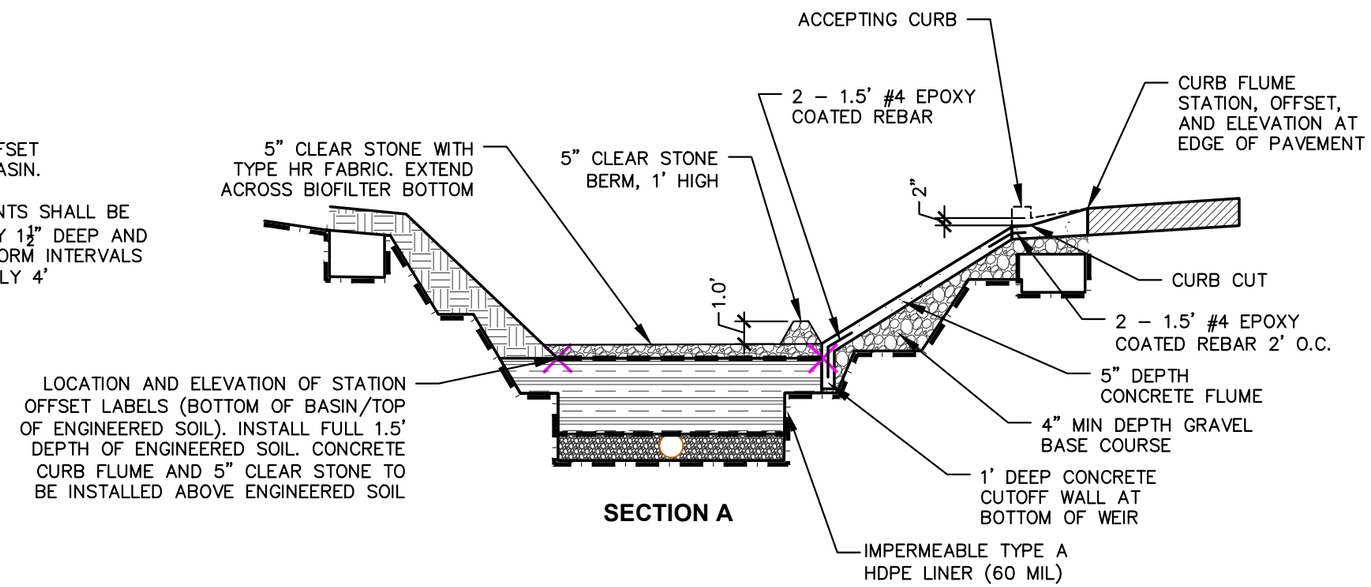


PLAN VIEW



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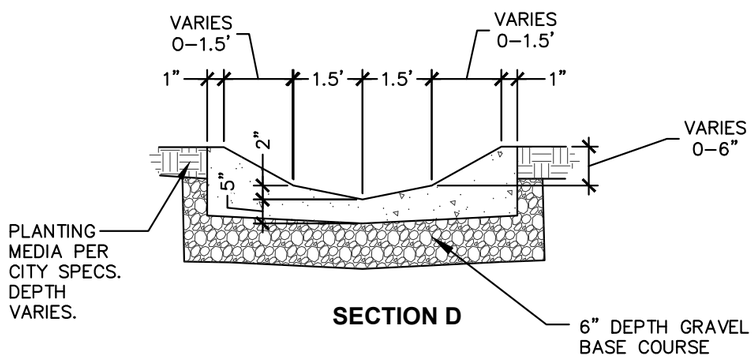

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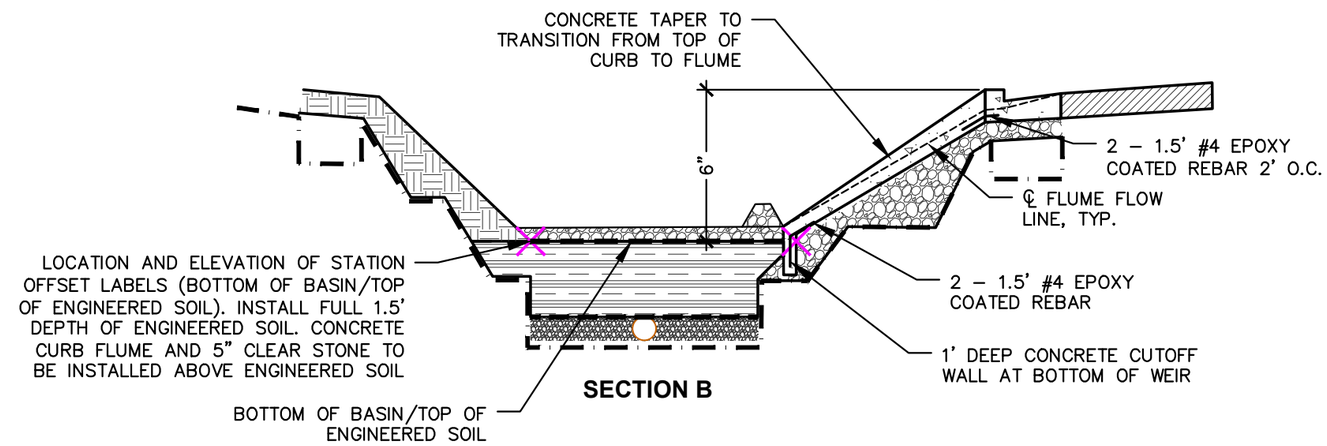

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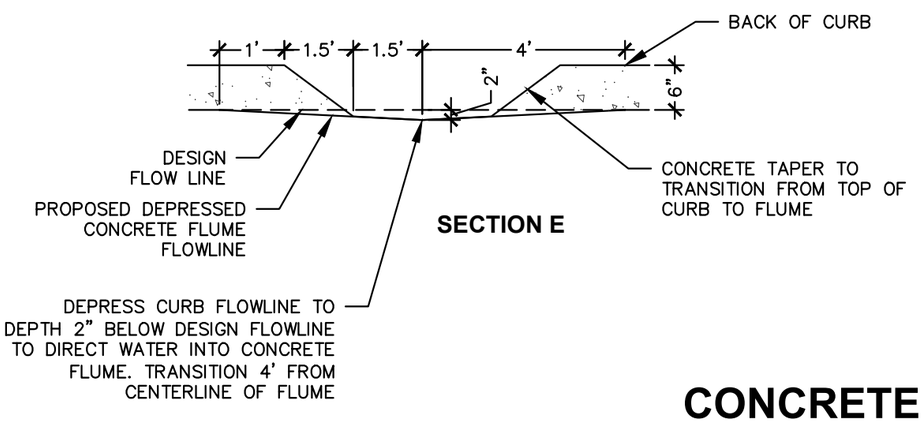

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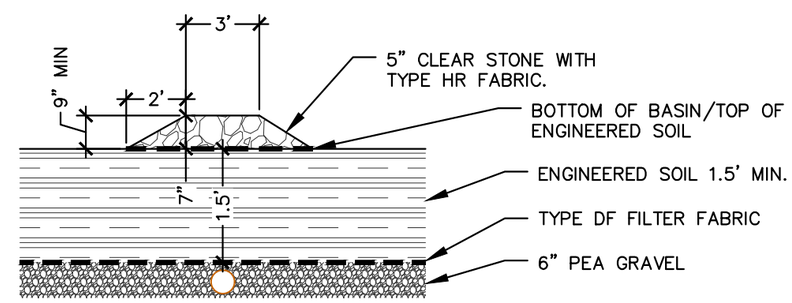

SECTION C

CONCRETE CURB FLUME DETAIL

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Designed By:	CAC
Reviewed By:	MRH
Approved By:	MRH

SHEET TITLE:
CONCRETE CURB FLUME DETAILS

SHEET NUMBER:
ST-5

JSD PROJECT NO: 22-11381-PUB

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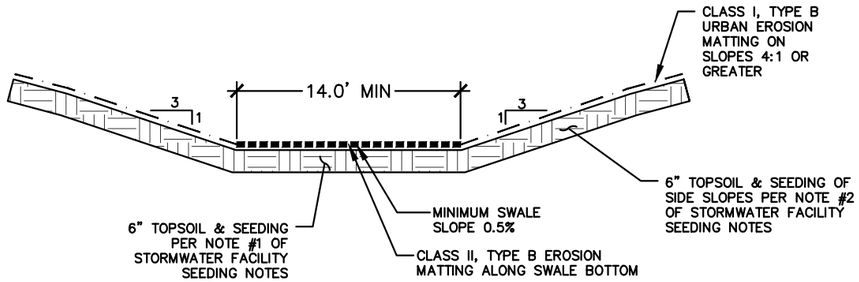

PUBLIC STORMWATER GREENWAY CROSS SECTION - HUXLEY ST TO BOX CULVERT

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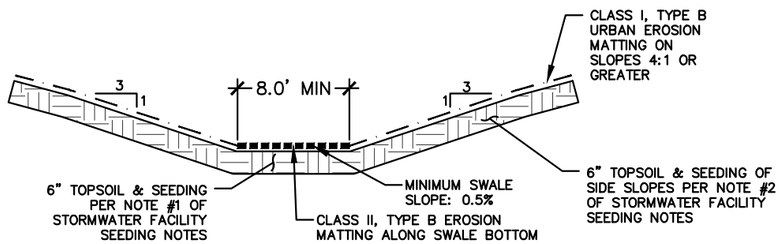

PUBLIC STORMWATER GREENWAY CROSS SECTION - BOX CULVERT TO SWALE

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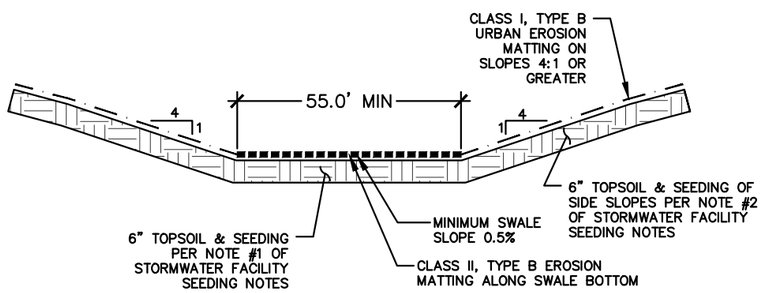

PUBLIC STORMWATER GREENWAY CROSS SECTION - SWALE TO DISCHARGE

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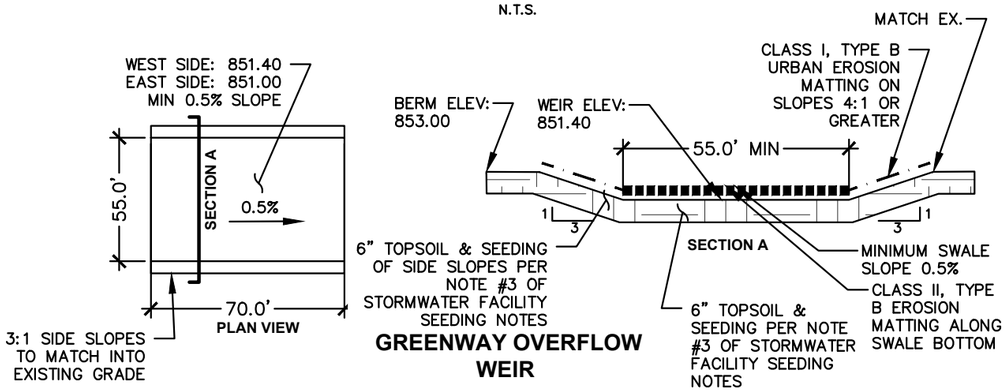

GREENWAY OVERFLOW WEIR

STORMWATER FACILITY SEEDING NOTES

1. STORMWATER GREENWAY BOTTOM SEED MIX: THE SEED MIX SHALL CONSIST OF ANY OF THE FOLLOWING OR APPROVED EQUAL:
   - 1.1. "DETENTION BASIN SEED MIX" AS MANUFACTURED BY PRAIRIE NURSERY, WESTFIELD, WI. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.
   - 1.2. "DETENTION BASIN SEED MIX" AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN. SEED SHALL BE PLACED AT A RATE OF 9.44 LBS PER ACRE.
   - 1.3. "RAINWATER RENEWAL MIX" AS MANUFACTURED BY AGRECOL LLC, EVANSVILLE, WI. SEED SHALL BE PLACED AT A RATE OF 8 LBS PER ACRE.
   - 1.4. "DETENTION BASIN & RAINGARDEN MIX" AS MANUFACTURED BY SHOOTING STAR NATIVE SEED, SPRING GROVE, MN. SEED SHALL BE PLACED AT A RATE OF 8 LBS PER ACRE.

2. STORMWATER GREENWAY SIDE SLOPES SEED MIX:
   - 2.1. 85% OF THE SEED MIX SHALL CONSIST OF ANY OF THE FOLLOWING OR APPROVED EQUAL:
     - 2.1.1. "TALL PRAIRIE FOR MEDIUM TO CLAY SOILS" AS MANUFACTURED BY PRAIRIE NURSERY, WESTFIELD, WI. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.
     - 2.1.2. "POLLINATOR–PALOOZA SEED MIX" AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN. SEED SHALL BE PLACED AT A RATE OF 6.59 LBS PER ACRE.
     - 2.1.3. "TALLGRASS PRAIRIE FOR MEDIUM SOILS" AS MANUFACTURED BY AGRECOL LLC, EVANSVILLE, WI. SEED SHALL BE PLACED AT A RATE OF 13.25 LBS PER ACRE.
     - 2.1.4. "BASIC PRAIRIE MIX" AS MANUFACTURED BY SHOOTING STAR NATIVE SEED, SPRING GROVE, MN. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.
   - 2.2. AND 15% OF THE SEED MIX SHALL CONSIST OF ANY OF THE FOLLOWING OR APPROVED EQUAL:
     - 2.2.1. "GRAND DIVERSITY PRAIRIE SEED MIX" AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN. SEED SHALL BE PLACED AT A RATE OF 13.85 LBS PER ACRE.
     - 2.2.2. "DIVERSE PRAIRIE FOR MEDIUM SOILS" AS MANUFACTURED BY PRAIRIE NURSERY, WESTFIELD, WI. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.
     - 2.2.3. "BIRD & BUTTERFLY MIX" AS MANUFACTURED BY AGRECOL LLC, EVANSVILLE, WI. SEED SHALL BE PLACED AT A RATE OF 13 LBS PER ACRE.

3. STORMWATER GREENWAY BOX CULVERT AREA & GREENWAY OVERFLOW WEIR SEED MIX:
   - 3.1. THE STORMWATER EASEMENT AREA ADJACENT TO THE BOX CULVERT SHALL BE RESTORED WITH A SHORTGRASS PRAIRIE SEED MIX: MAY BE USED FOR AREAS WHERE CONDITIONS ARE DRY, NATIVE SPECIES ARE DESIRED AND HEIGHT/WIDTH IS A CONCERN, E.G., TRAFFIC MEDIANS, ROUNDABOUTS, TERRACES (EXCEPT WITHIN 2' FROM BACK OF CURB). MOST SPECIES IN THIS MIX RANGE FROM 2'–3' IN HEIGHT. THE SEED MIX SHALL CONSIST OF ANY OF THE FOLLOWING OR APPROVED EQUAL.
     - 3.1.1. "SHORT PRAIRIE FOR MEDIUM SOILS" AS MANUFACTURED BY PRAIRIE NURSERY, WESTFIELD, WI. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.
     - 3.1.2. "SHORTGRASS PRAIRIE FOR MEDIUM–DRY SOILS" AS MANUFACTURED BY PRAIRIE MOON NURSERY, WINONA, MN. SEED SHALL BE PLACED AT A RATE OF 12.97 LBS PER ACRE.
     - 3.1.3. "SHORTGRASS PRAIRIE FOR MEDIUM SOILS" AS MANUFACTURED BY AGRECOL LLC., EVANSVILLE WI. SEED SHALL BE PLACED AT A RATE OF 13.5 LBS PER ACRE.
     - 3.1.4. "MESIC SHORT PRAIRIE MIX" AS MANUFACTURED BY SHOOTING STAR NATIVE SEED, SPRING GROVE, MN. SEED SHALL BE PLACED AT A RATE OF 10 LBS PER ACRE.

4. SUBSTITUTION REQUESTS SHALL BE SUBMITTED TO CITY ENGINEERING FOR REVIEW AND APPROVAL. CONTRACTOR IS NOTIFIED THAT IF AN ALTERNATIVE IS ALLOWED, THE RATE OF SEED MAY BE ALTERED AS A CONDITION OF APPROVAL, AND SEED SHALL BE NATIVE ECOTYPES. NO IMPROVED VARIETIES ARE ALLOWED. SEED SOURCE SHALL BE NATIVE ECOTYPES FROM SOUTHEASTERN MINNESOTA, EASTERN IOWA, SOUTHERN WISCONSIN OR NORTHERN ILLINOIS.

5. VEGETATION ESTABLISHMENT IN BIORETENTION AND PUBLIC STORMWATER GREENWAY TO BE COMPLETED BY A CONTRACTOR WITH EXPERTISE IN NATIVE VEGETATION ESTABLISHMENT.

PUBLIC STORMWATER GREENWAY MAINTENANCE NOTES

1. GREENWAY TO HAVE 2 YEAR WARRANTY PERIOD PRIOR TO CITY OF MADISON ACCEPTING MAINTENANCE OF THE SWALE PER DEVELOPERS AGREEMENT.
2. PRIOR TO FINAL ACCEPTANCE OF THE SWALE, THE SITE MUST MEET THE FOLLOWING CONDITIONS:
   - 2.1. 80% OR GREATER HERBACEOUS NATIVE PLANT COVER
   - 2.2. 0% COVER BY CITY OF MADISON LISTED NOXIOUS WEEDS
   - 2.3. <10% COVER BY SELECT INVASIVE PLANTS:
     - 2.3.1. WDNR NR40 "PROHIBITED" AND "RESTRICTED" SPECIES (OR 0% COVER IF SPECIES ON THIS LIST ALSO APPEAR ON CITY OF MADISON NOXIOUS WEED ORDINANCE)
     - 2.3.2. COMMON BURDOCK (ARCTIUM MINUS)
     - 2.3.3. YELLOW OR WHITE SWEET CLOVER (MELILOTUS OFFICINALIS, M. ALBA)
     - 2.3.4. BIRD'S FOOT TREFOIL (LOTUS CORNICULATUS)
     - 2.3.5. CROWN VETCH (SECURIGERA VARIA)
     - 2.3.6. CURLY DOCK (RUMEX CRISPUS)
     - 2.3.7. GIANT RAGWEED (AMBROSIA TRIFIDA)
     - 2.3.8. REED CANARY GRASS (PHALARIS ARUNDINACEA)
     - 2.3.9. PAMPAS GRASS (CORTADERIA SELLOANA)
     - 2.3.10. CHINESE SILVER GRASS (MISCANTHUS SINENSIS)
     - 2.3.11. GOLDEN CREEPER (THLANDIANTHA DUBIA)

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Approved By: MRH

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PUBLIC STORMWATER GREENWAY DETAILS

SHEET NUMBER:
ST-6

JSD PROJECT NO: 22-11381-PUB

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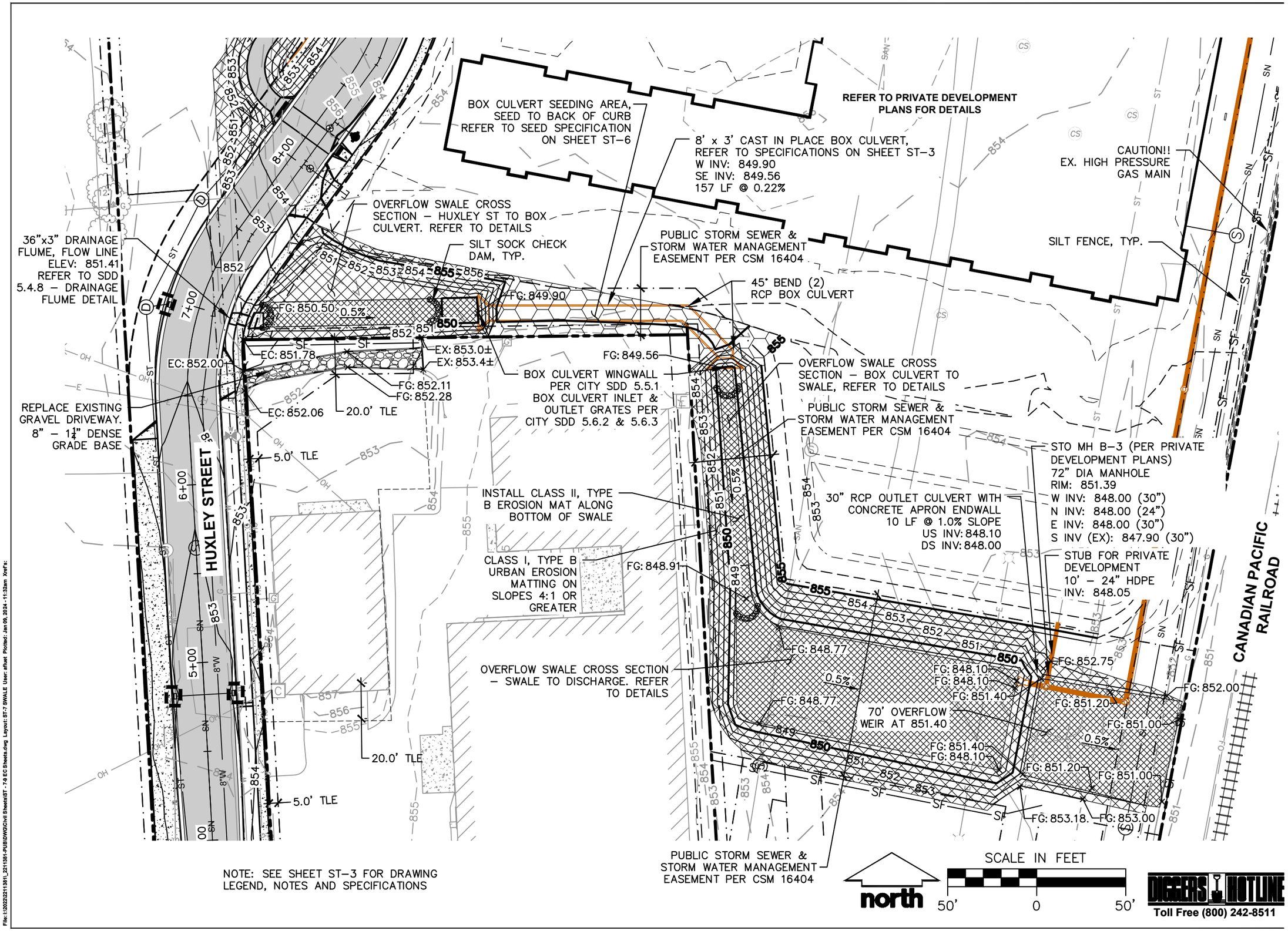

NOTE: SEE SHEET ST-3 FOR DRAWING LEGEND, NOTES AND SPECIFICATIONS

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Reviewed By:	MRH
Approved By:	MRH

SHEET TITLE:
PUBLIC STORMWATER GREENWAY PLAN

SHEET NUMBER:
ST-7

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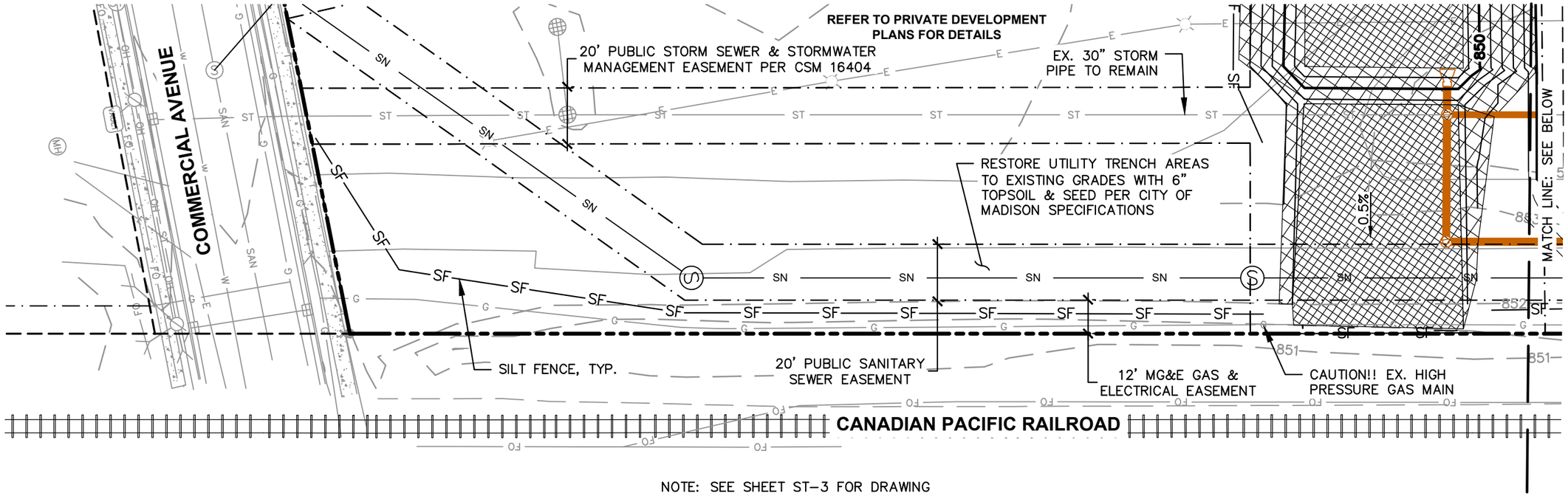
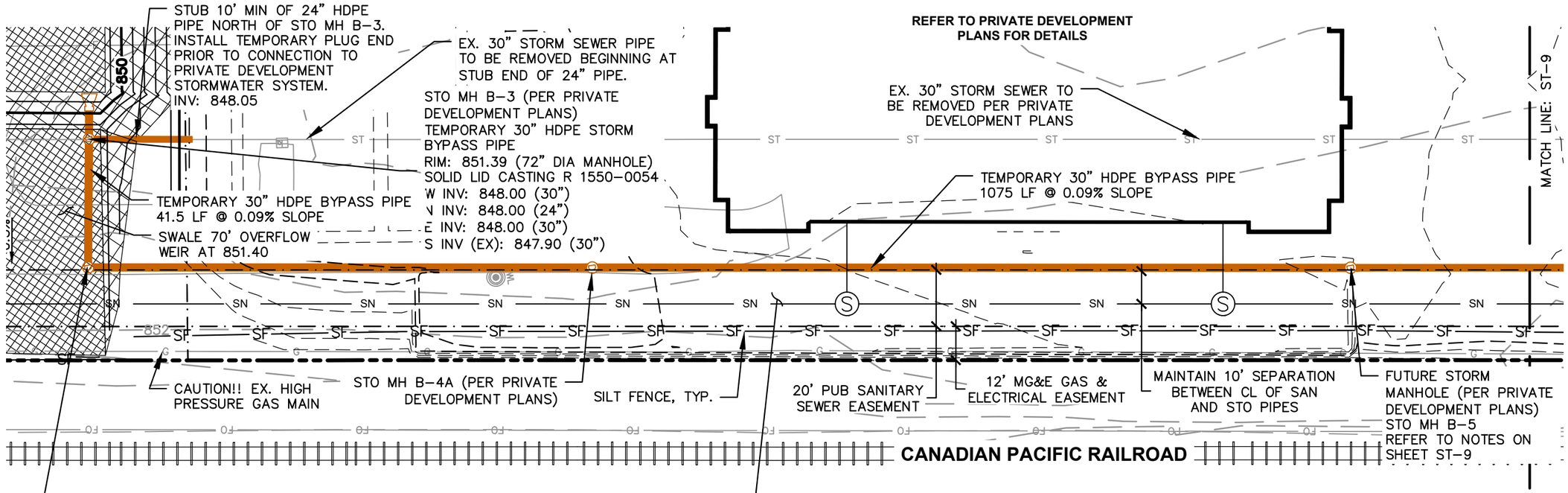


NOTE: SEE SHEET ST-3 FOR DRAWING LEGEND, NOTES AND SPECIFICATIONS



STO MH B-4 (PER PRIVATE DEVELOPMENT PLANS)
RIM: 852.92 (72" DIA MANHOLE)
SOLID LID CASTING R 1500-0054
W INV: 848.04
N INV: 848.09

NOTE:
TEMPORARY BYPASS PIPE FROM STO MH B-3 TO FUTURE STORM MH B-5 SHALL REMAIN AS PERMANENT STORM SEWER PER PRIVATE DEVELOPMENT PLANS. REFER TO NOTES ON SHEET ST-9 FOR FURTHER DETAILS

RESTORE UTILITY TRENCH AREAS TO EXISTING GRADES WITH 6" TOPSOIL & SEED PER CITY OF MADISON SPECIFICATIONS

north

SCALE IN FEET
40' 0 40'

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Toll Free (800) 242-8511

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MADISON REGIONAL OFFICE
507 W VERONA AVENUE, SUITE 500
VERONA, WISCONSIN 53593
P. 608.848.5060

CLIENT:
LINCOLN AVENUE CAPITAL MANAGEMENT, LLC

CLIENT ADDRESS:
401 WILSHIRE BLVD, SUITE 1070
SANTA MONICA, CA 90401

PROJECT:
HARTMEYER REDEVELOPMENT
CITY PROJECT #: 14534
CONTRACT #: 9284

PROJECT LOCATION:
2007 ROTH STREET
MADISON, DANE COUNTY
WI, 53704

PLAN MODIFICATIONS:

#	Date:	Description:
1	04.05.23	GEOMETRIC/SWM CONCEPTS
2	04.14.23	TRANSPORTATION COMMISSION
3	04.28.23	TRANSPORTATION COMMISSION
4	05.25.23	50% PROGRESS SET
5	06.22.23	50% DESIGN PLANS
6	07.24.23	SANITARY SEWER UPSIZE
7	11.10.23	PERMITTING
8	12.21.23	FINAL CITY REVIEW
9	01.02.24	FINAL CITY REVIEW REV.
10		
11		
12		
13		
14		
15		

Designed By: CAC
Reviewed By: MRH
Approved By: MRH

SHEET TITLE:
TEMPORARY STORM BYPASS PLAN

SHEET NUMBER:
ST-8

JSD PROJECT NO: 22-11381-PUB

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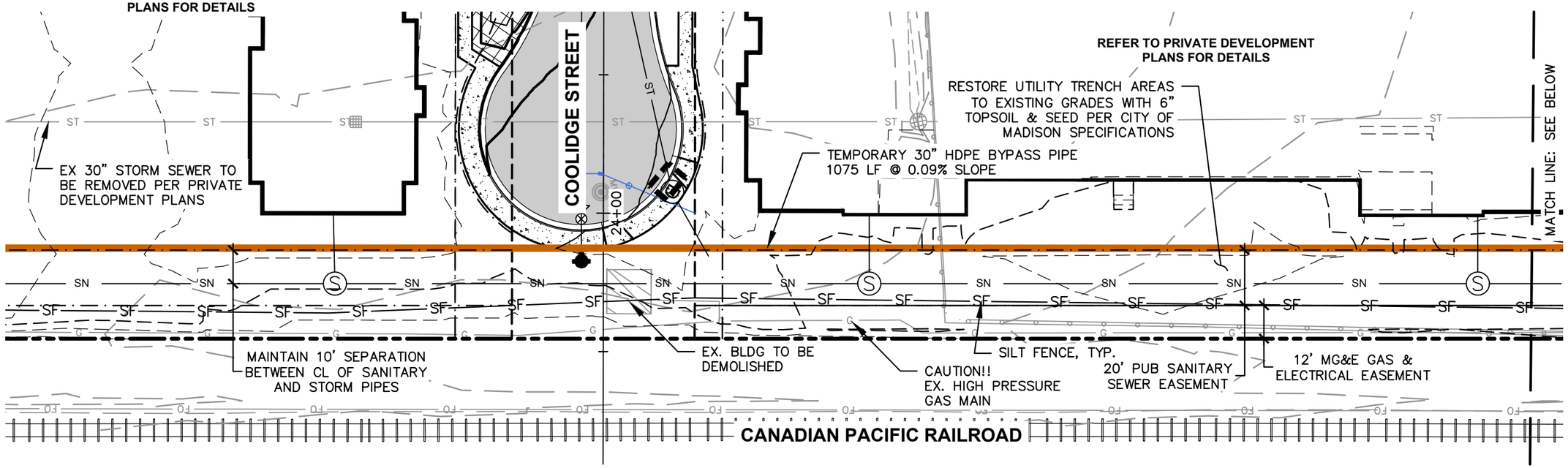
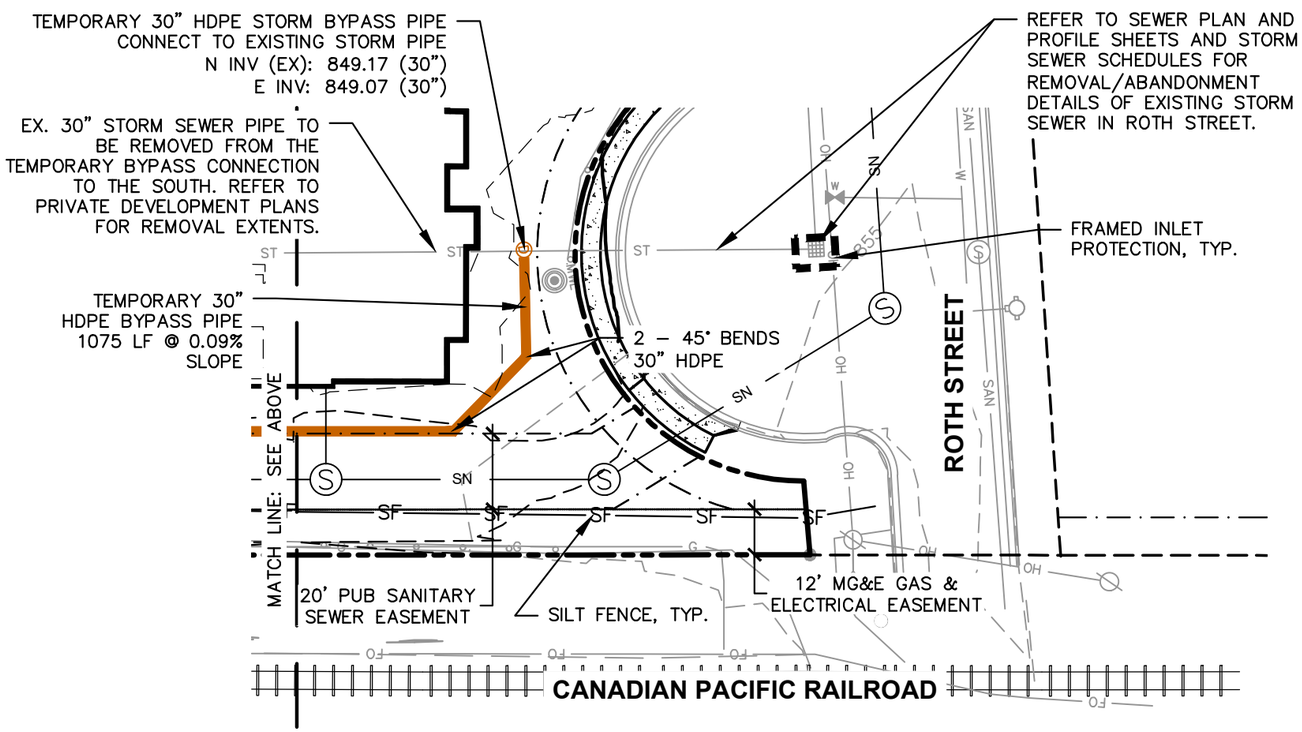


NOTE: SEE SHEET ST–3 FOR DRAWING LEGEND, NOTES AND SPECIFICATIONS



TEMPORARY BYPASS PIPE NOTES

1. TEMPORARY BYPASS PIPE MATERIAL TO BE HDPE N–12 BY ADS OR APPROVED EQUIVALENT WITH WATER TIGHT JOINTS
2. CONTRACTOR TO INSTALL TEMPORARY BYPASS PIPE PRIOR TO INSTALLATION OF STORM SEWER ON HUXLEY AND COOLIDGE STREETS. CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR MAINTAINING TEMPORARY BYPASS PIPE THROUGH DURATION OF CONSTRUCTION
3. CONTRACTOR SHALL REMOVE TEMPORARY BYPASS PIPE WITHIN THE EXTENTS INDICATED ON THE PLANS. REMOVAL SHALL INCLUDE REMOVAL IN ITS ENTIRETY AND TRENCHES BACKFILLED AND GRADED PER PRIVATE DEVELOPMENT PLANS AND SPECIFICATIONS.
4. A SEGMENT OF TEMPORARY BYPASS PIPE WILL REMAIN AS PERMANENT STORM SEWER PIPE PER THE PRIVATE DEVELOPMENT PLANS WHICH INCLUDES APPROXIMATELY 493 LF FROM PRIVATE DEVELOPMENT STO MH B–3 TO STO MH B–5. THIS SECTION OF TEMPORARY BYPASS SHALL BE INSTALLED PER PRIVATE DEVELOPMENT SPECIFICATIONS FOR STORM SEWER BELOW PAVED SURFACES. STO MH B–5 SHALL NOT BE INSTALLED WITH CONSTRUCTION OF TEMPORARY BYPASS PIPE. CONTRACTOR MAY TEMPORARILY PLUG END OF 30" HDPE PIPE AFTER REMOVAL OF TEMPORARY BYPASS PIPE UPSTREAM OF STO MH B–5 UNTIL STO MH B–5 IS INSTALLED PER PRIVATE DEVELOPMENT PLANS.

north

SCALE IN FEET

40' 0 40'

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SANTA MONICA, CA 90401

PROJECT:
HARTMEYER REDEVELOPMENT
CITY PROJECT #: 14534
CONTRACT #: 9284

PROJECT LOCATION:
2007 ROTH STREET
MADISON, DANE COUNTY
WI, 53704

PLAN MODIFICATIONS:

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7	11.10.23	PERMITTING
8	12.21.23	FINAL CITY REVIEW
9	01.02.24	FINAL CITY REVIEW REV.
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Designed By: CAC
Reviewed By: MRH
Approved By: MRH

SHEET TITLE:
TEMPORARY STORM BYPASS PLAN

SHEET NUMBER:
ST-9

JSD PROJECT NO: 22-11381-PUB

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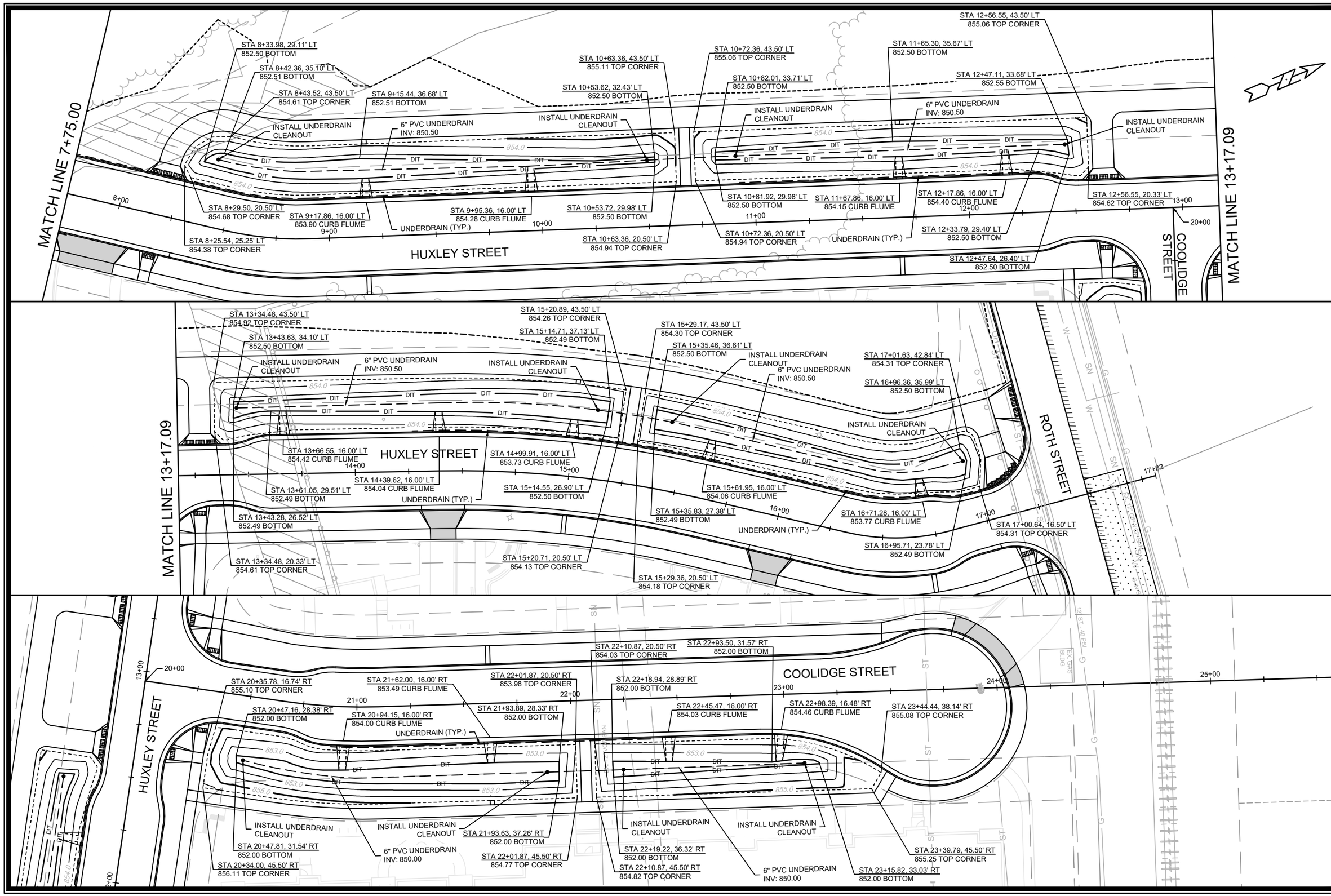

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14534

MADISON, WI

CONTRACT NO: 9284

TERRACE BIO-FILTERS

HARTMEYER REDEVELOPMENT

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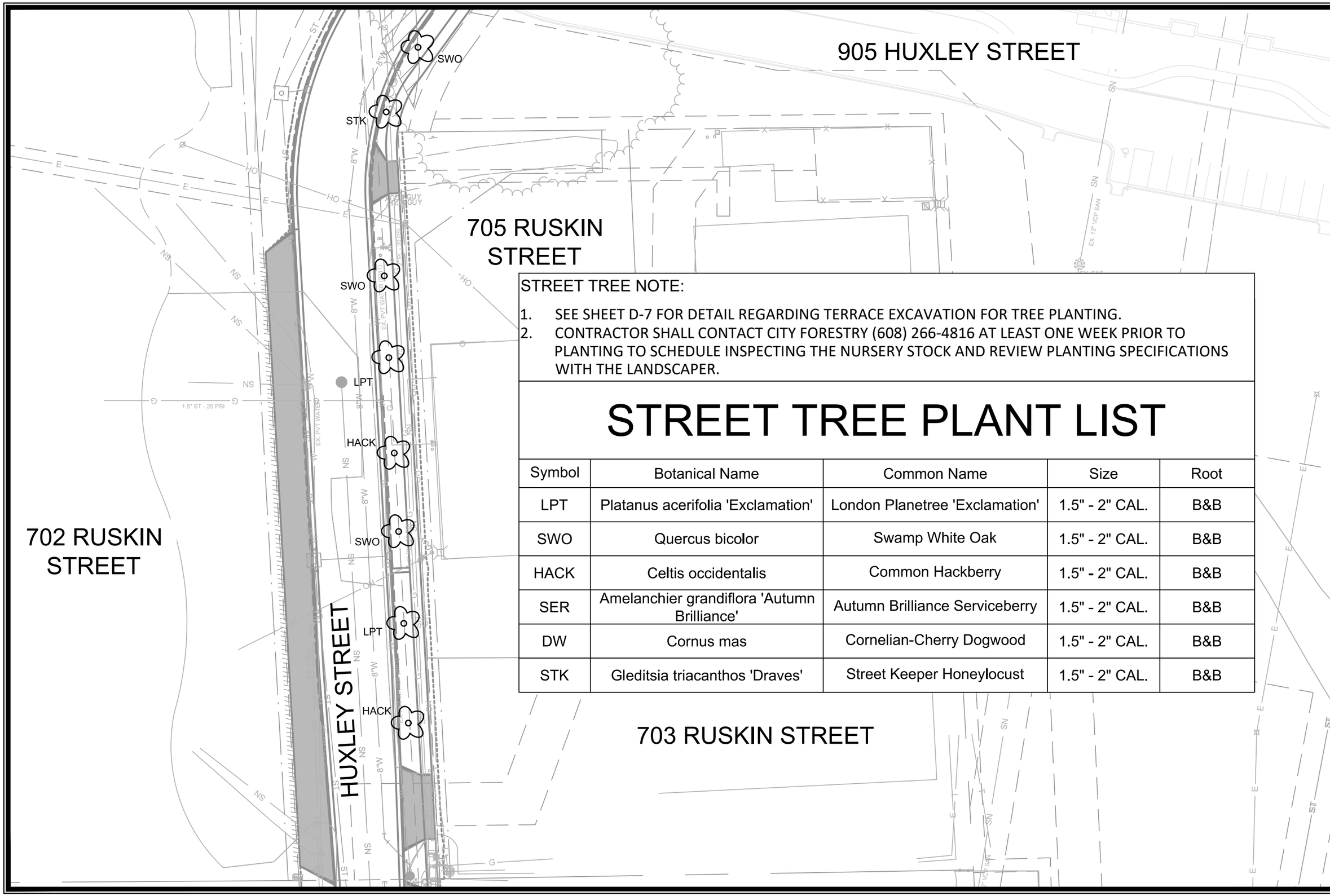
T-1



STREET TREE NOTE:

1. SEE SHEET D-7 FOR DETAIL REGARDING TERRACE EXCAVATION FOR TREE PLANTING.
2. CONTRACTOR SHALL CONTACT CITY FORESTRY (608) 266-4816 AT LEAST ONE WEEK PRIOR TO PLANTING TO SCHEDULE INSPECTING THE NURSERY STOCK AND REVIEW PLANTING SPECIFICATIONS WITH THE LANDSCAPER.

STREET TREE PLANT LIST

Symbol	Botanical Name	Common Name	Size	Root
LPT	Platanus acerifolia 'Exclamation'	London Planetree 'Exclamation'	1.5" - 2" CAL.	B&B
SWO	Quercus bicolor	Swamp White Oak	1.5" - 2" CAL.	B&B
HACK	Celtis occidentalis	Common Hackberry	1.5" - 2" CAL.	B&B
SER	Amelanchier grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	1.5" - 2" CAL.	B&B
DW	Cornus mas	Cornelian-Cherry Dogwood	1.5" - 2" CAL.	B&B
STK	Gleditsia triacanthos 'Draves'	Street Keeper Honeylocust	1.5" - 2" CAL.	B&B

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14534

CONTRACT NO: 9284

MADISON, WI

LANDSCAPE PLAN

HARTMEYER REDEVELOPMENT

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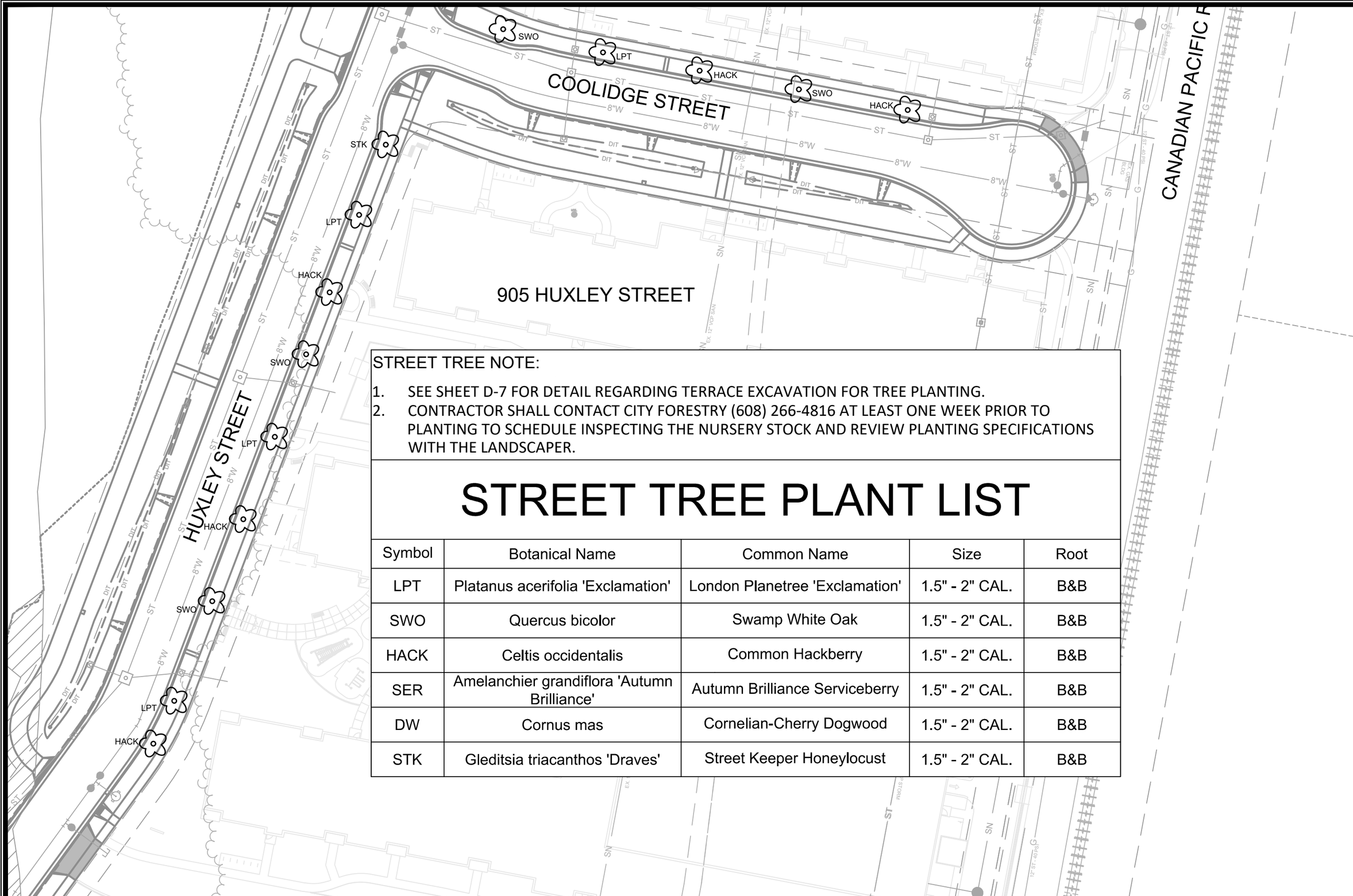

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SER	Amelanchier grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	1.5" - 2" CAL.	B&B
DW	Cornus mas	Cornelian-Cherry Dogwood	1.5" - 2" CAL.	B&B
STK	Gleditsia triacanthos 'Draves'	Street Keeper Honeylocust	1.5" - 2" CAL.	B&B

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14534

CONTRACT NO: 9284

MADISON, WI

HARTMEYER REDEVELOPMENT

LANDSCAPE PLAN

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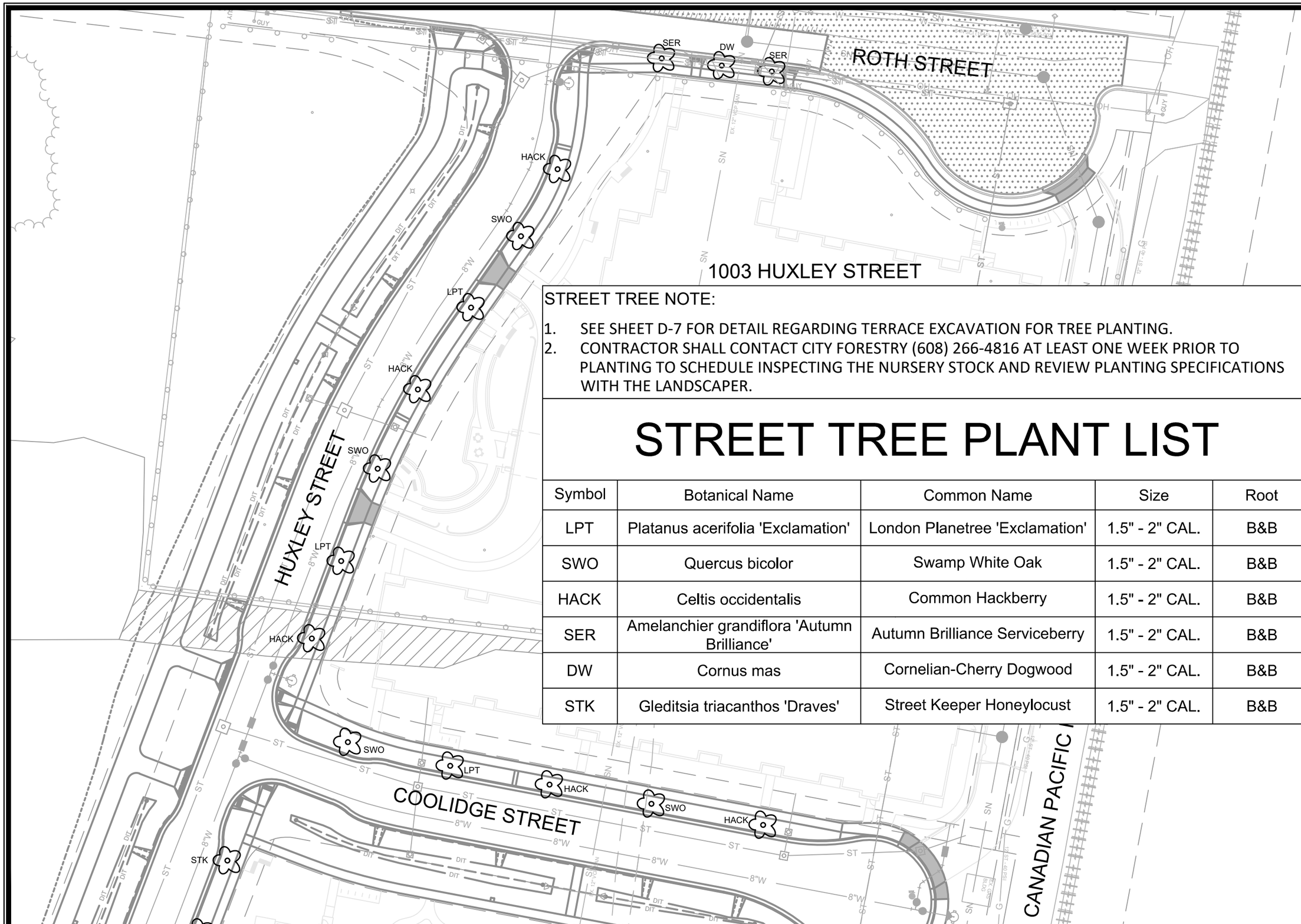
L-2



STREET TREE NOTE:

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STREET TREE PLANT LIST

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STK	Gleditsia triacanthos 'Draves'	Street Keeper Honeylocust	1.5" - 2" CAL.	B&B

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14534

MADISON, WI

CONTRACT NO: 9284

LANDSCAPE PLAN

HARTMEYER REDEVELOPMENT

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14534

L-3

ELECTRICAL NOTES:

1. ALL LOCATIONS ARE APPROXIMATE, THE TRAFFIC ENGINEER SHALL APPROVE FINAL LOCATIONS, INCLUDING SETBCK, IN THE FIELD AFTER CONTRACTOR SURVEYS STAKING. THE CONTRACTOR SHALL NOTIFY JERRY SCHIPPA, (267-1969) CITY TRAFFIC ENGINEERING, AT LEAST 24-HOURS IN ADVANCE OF NEEDING CONDUIT, BASES, OR HANDHOLE LOCATIONS MARKED.
2. THE CONTRACTOR SHALL DO ALL WORK IN ACCORDANCE WITH "CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 2023 EDITION" AND ALL ADDENDUMS THERETO.
3. ALL CONDUITS SHALL BE 20-INCH PVC, SCHEDULE 80 BENEATH PAVEMENT AND SCHEDULE 40 OTHERWISE, UNLESS OTHERWISE NOTED ON THE PLANS AND/OR QUANTITIES.
4. THE CONTRACTOR SHALL CALL CITY OF MADISON TRAFFIC ENGINEERING 608 285-2397 AT LEAST 24-HOURS IN ADVANCE OF PLACING CONCRETE BASES, INSTALLING HANDHOLES, OR BIRYING CONDUIT TO ARRANGE FOR INSPECTION.
5. ANY WORK COMPLETED WITHOUT INSPECTION IS SUBJECT TO REJECTION.
6. THE CONTRACTOR SHALL ARRANGE FOR PICKUP OF THE FOLLOWING CITY FURNISHED MATERIALS BY CALLING ED SMITH (266-9034) AT LEAST 48-HRS PRIOR TO NEEDING MATERIALS
   - 6.1. (52) 1" BY 40" ANCHOR BOLTS FOR LB-3R BASES 13 TOTAL INCLUDING MODIFIED BASES.
   - 6.2. LB-3R MODIFIED BASES SHALL FOLLOW THE SPREAD FOOTING DETAIL FOUND IN THIS PLAN. FOR QUESTIONS REGARDING DESIGN, CONTACT JERRY SCHIPPA (608) 267-1969, CITY OF MADISON TRAFFIC ENGINEERING.
7. CITY OF MADISON STANDARD DETAIL DRAWINGS CAN BE FOUND AT THE FOLLOWING ADDRESS https://www.cityofmadison.com/engineering/documents/standard-specifications/Part8.pdf

LEGEND:

— — — 2" PVC CONDUIT (UNLESS OTHERWISE NOTED), FURNISHED AND INSTALLED

L3 LB-3R BASE

CM TYPE M CONTROLLER BASE

H1 TYPE I HANDHOLE, FUNISHED AND INSTALLED

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Designed By: JLS
Date: 8/9/2023
Scale: 1" = 30'
14534
E-1

14534

MADISON, WI

CONTRACT NO: 9284

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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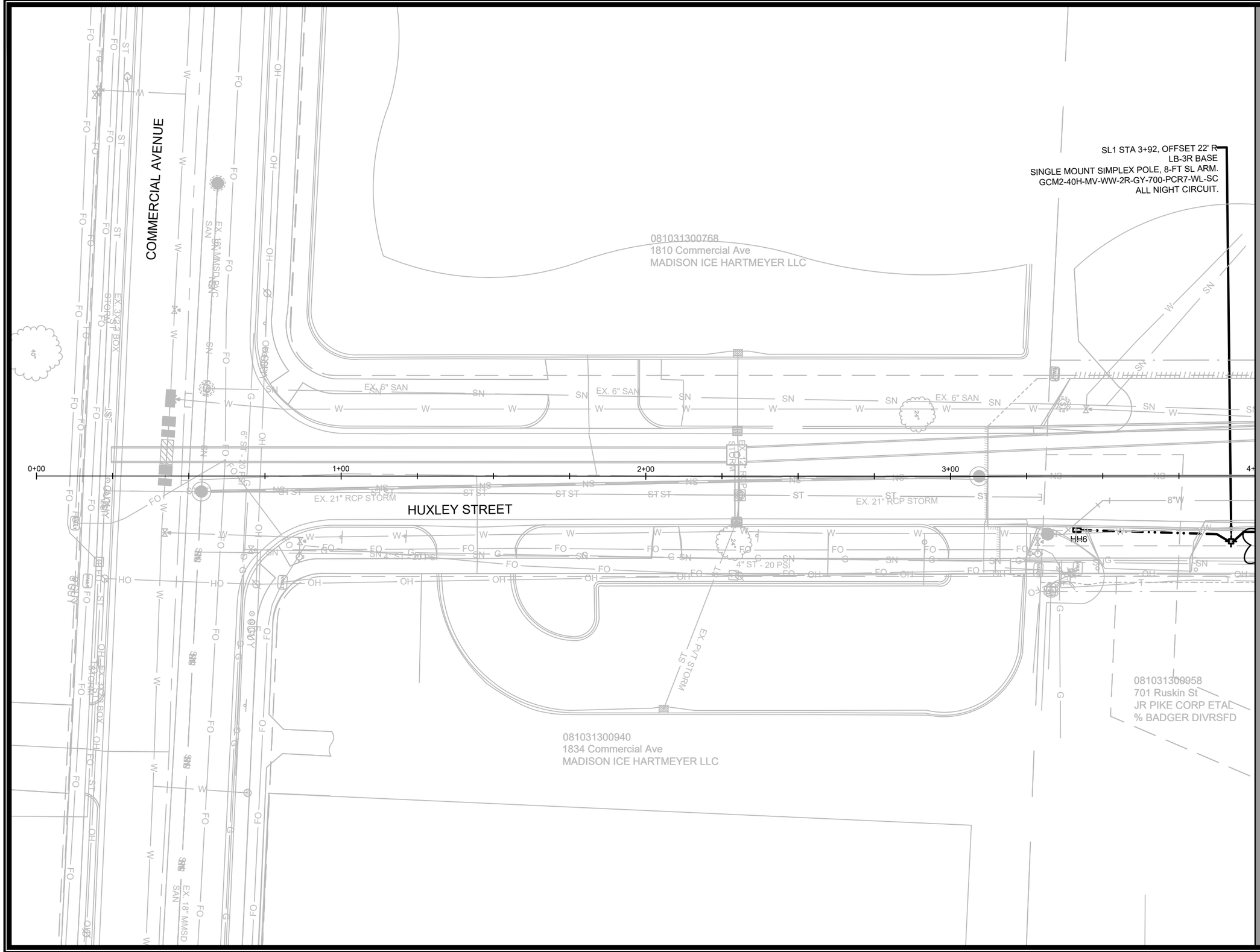

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ELECTRICAL PLAN
HARTMEYER REDEVELOPMENT
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MADISON, WI

CONTRACT NO: 9284

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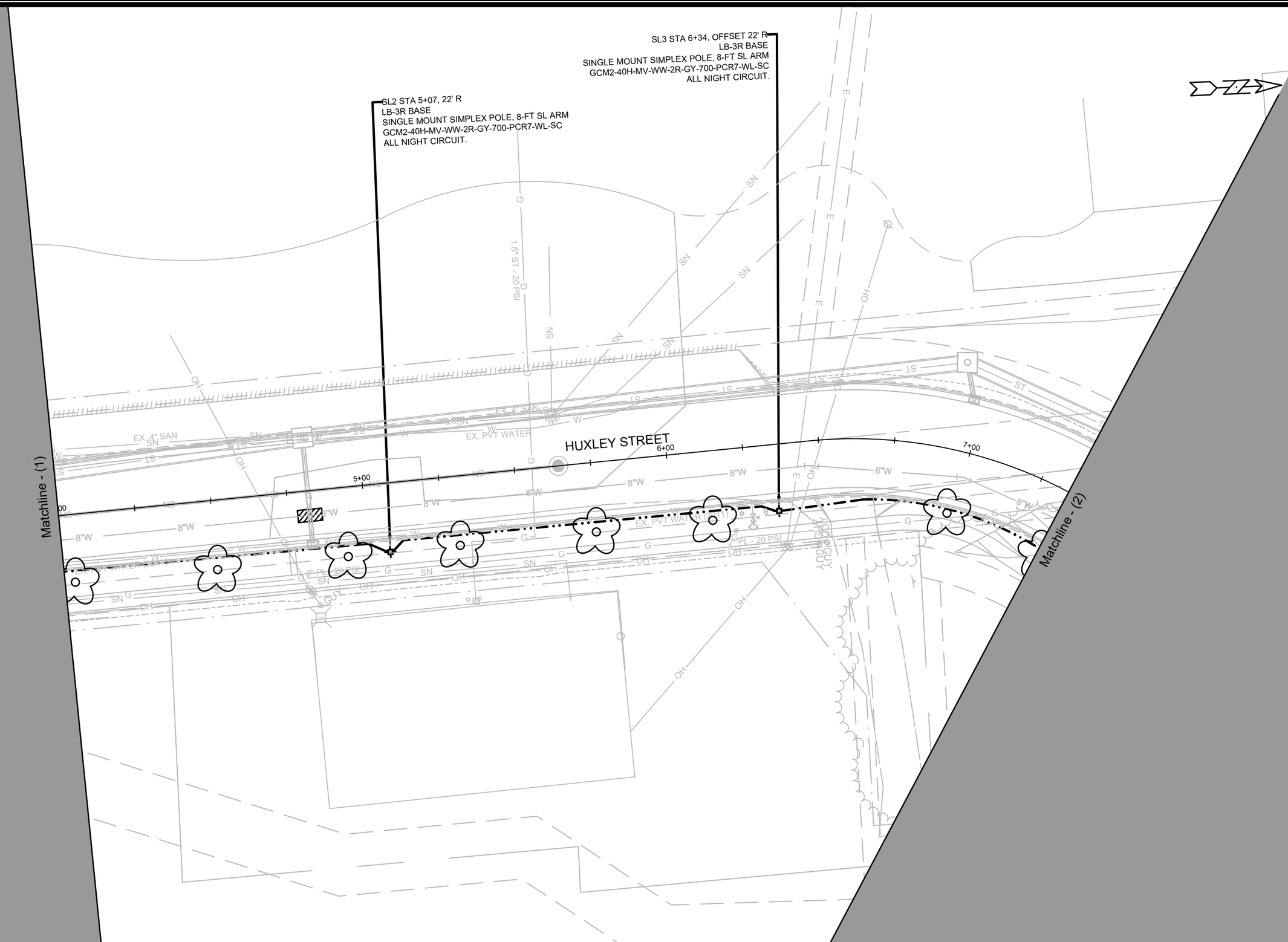

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MADISON, WI

CONTRACT NO: 9284

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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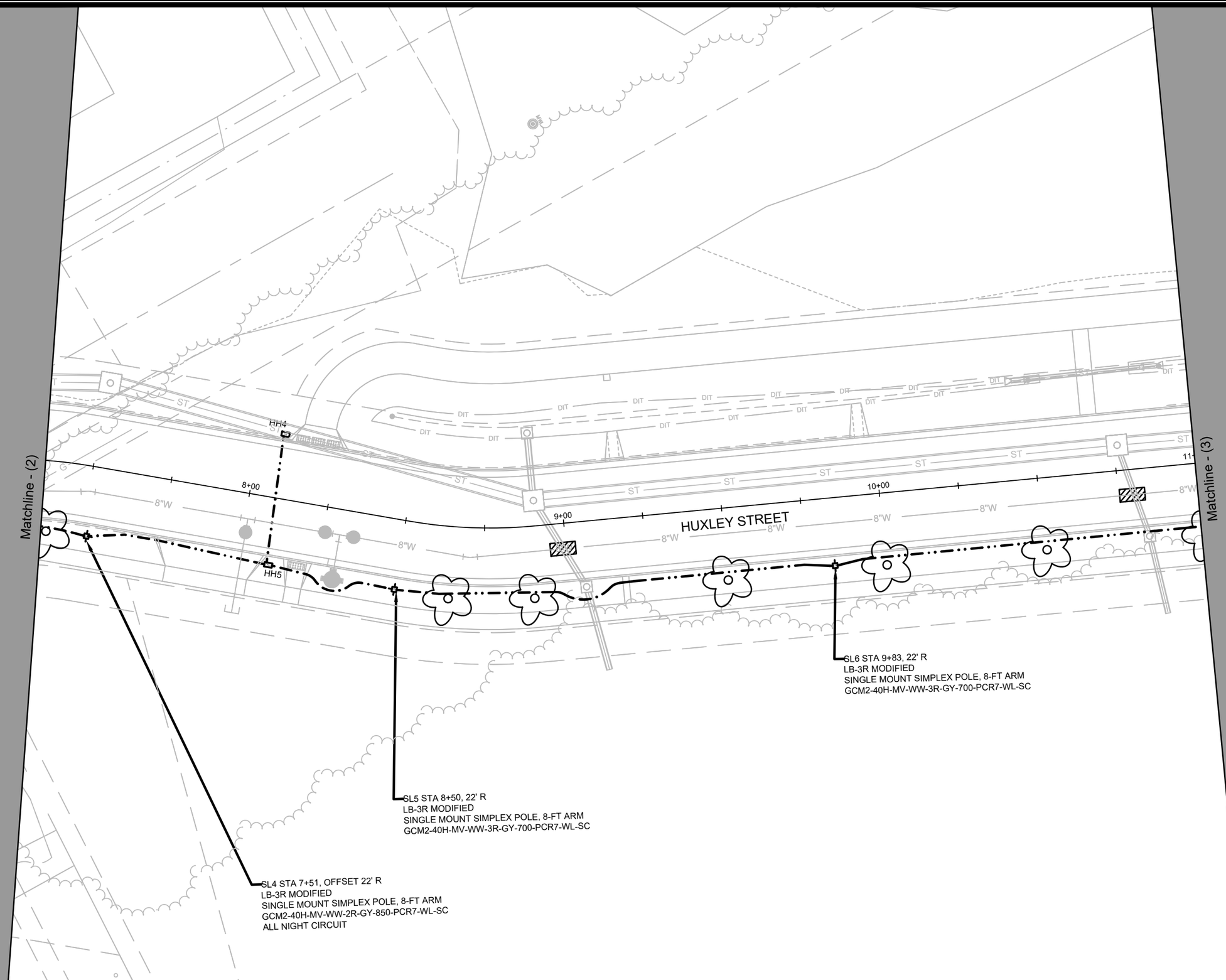

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Scale: 1" = 30'

14534

ELECTRICAL PLAN
HARTMEYER REDEVELOPMENT
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MADISON, WI

CONTRACT NO: 9284

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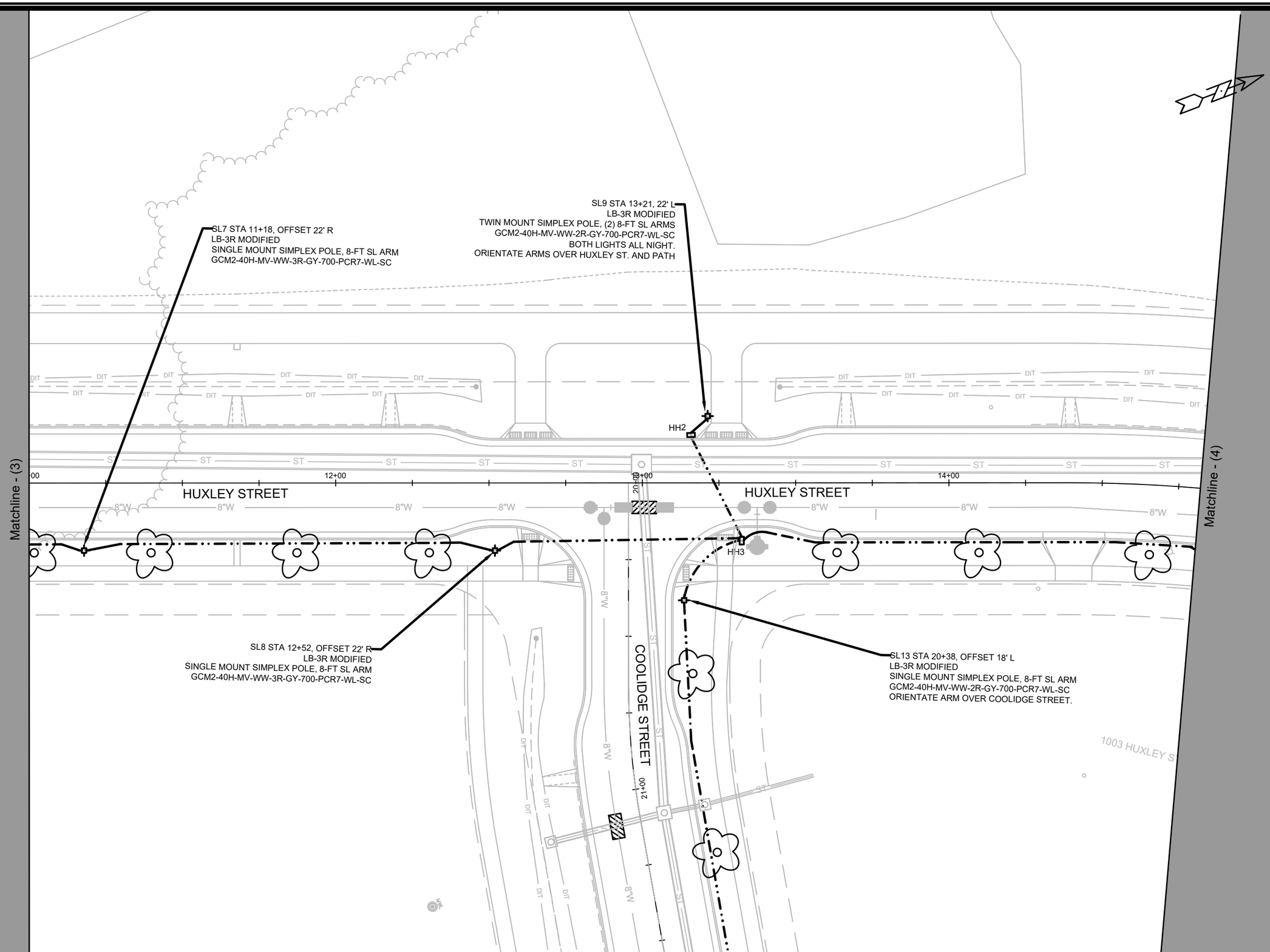

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14534

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14534

MADISON, WI

CONTRACT NO: 9284

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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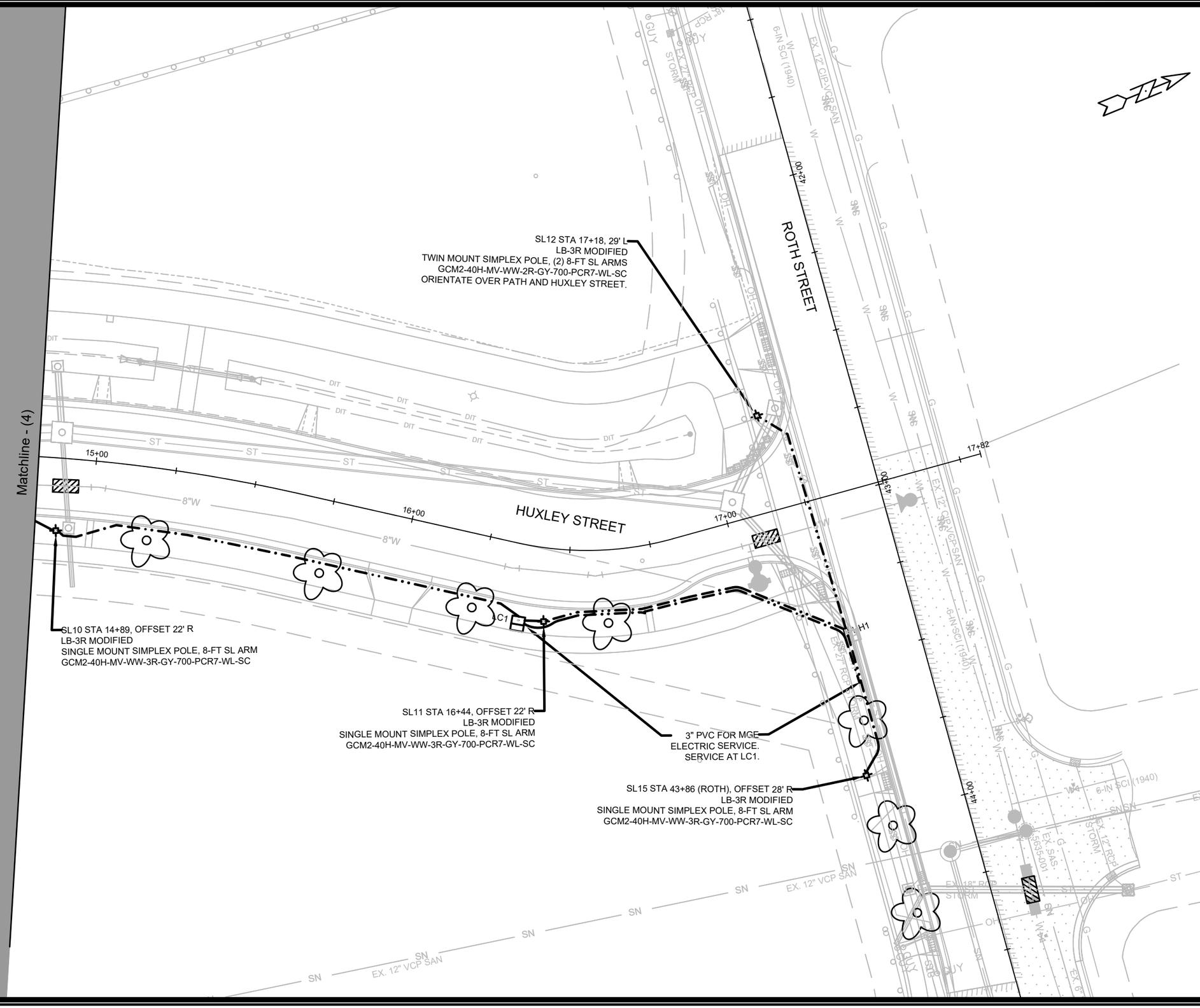
CITY OF MADISON WISCONSIN

14534

E-5



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Designed By: JLS
Date: 8/9/2023
Scale: 1" = 30'

14534

MADISON, WI

CONTRACT NO: 9284

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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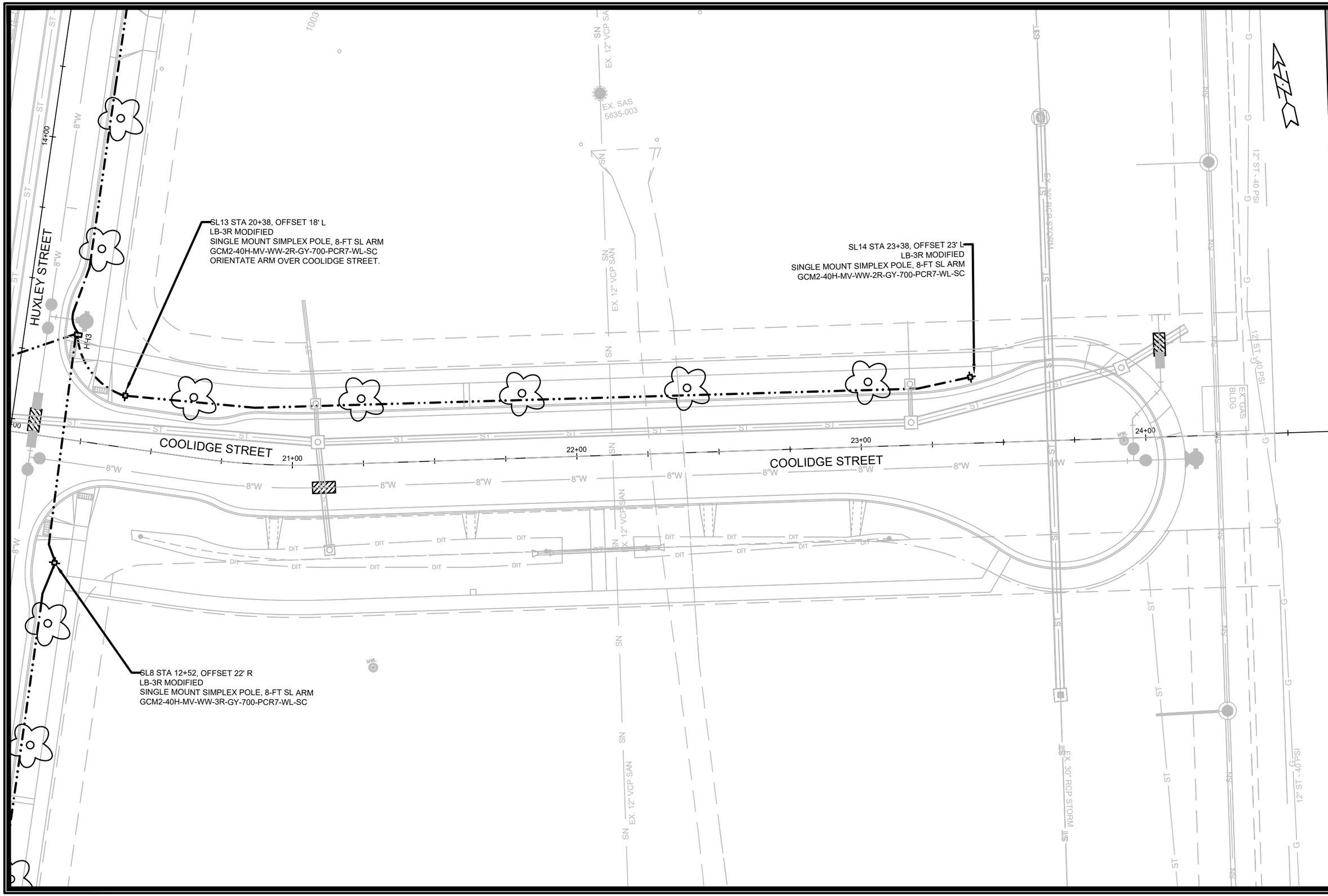

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Designed By: JLS
Date: 8/9/2023
Scale: 1" = 30'
14534
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14534

MADISON, WI

CONTRACT NO: 9284

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

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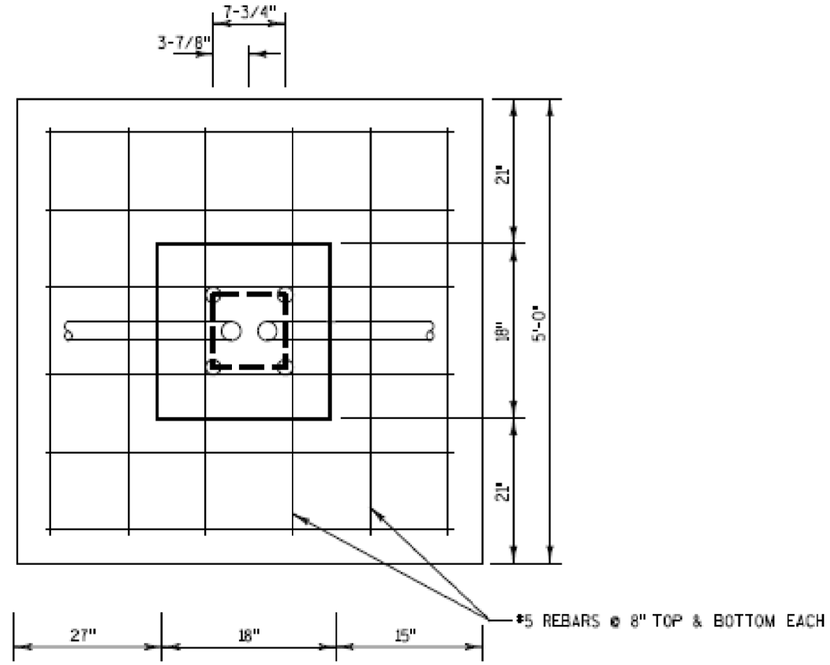

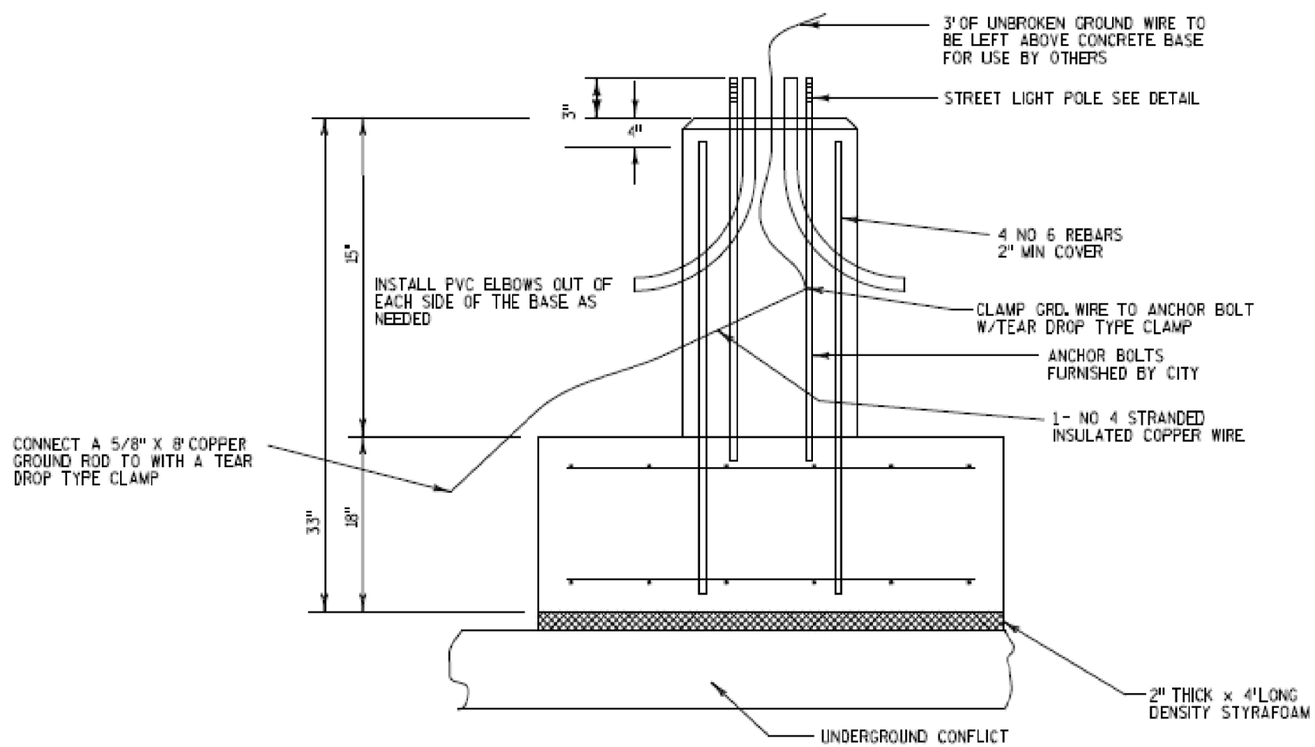

SPREAD FOOT LB-3 BASE

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Designed By: JLS
Date: 1/17/2024
Scale: N/A

14534

MADISON, WI

CONTRACT NO: 14534

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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E-8

14534 - HARTMEYER REDEVELOPMENT

STRUCTURE	60415 CONSTRUCT LB-3R BASE (EA)	60413 TYPE P BASE (EA)	60602 INSTALL METERED ELECTRIC SERVICE (EA)	NOTES
SL1	1	-	-	
SL2	1	-	-	
SL3	1	-	-	
SL4	1	-	-	
SL5	1	-	-	
SL6	1	-	-	
SL7	1	-	-	
SL8	1	-	-	
SL9	1	-	-	
SL10	1	-	-	
SL11	1	-	-	
SL12	1	-	-	
SL13	1	-	-	
SL14	1	-	-	
SL15	1	-	-	
LC1	-	1	1	
TOTAL	15	1	1	

14534 - HARTMEYER REDEVELOPMENT

STRUCTURE	CONSTRUCT ELECTRICAL HANDHOLE 60702 TYPE I (EA)	NOTES
HH1	1	
HH2	1	
HH3	1	
HH4	1	
HH5	1	
HH6	1	
TOTAL	6	

MARK	REVISION	DATE	BY
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Designed By: JLS
Date: 1/18/2024
Scale: N/A

14534

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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MADISON, WI

CONTRACT NO: 14534

14534

E-9

14534 - HARTMEYER REDEVELOPMENT

FROM STRUCTURE	TO STRUCTURE	60224 3 INCH PVC (SCHEDULE 40) (LF)	60230 2 INCH PVC (SCHEDULE 80) (LF)	60232 2 INCH PVC (SCHEDULE 40) (LF)	60261 ELECTRICAL TRENCH (LF)	60253 FURNISH & INSTALL 3 #4 AND 1 #8 WIRES (L.F.)	NOTES
HH6	SL1	-	-	50	50	-	
SL1	SL2	-	-	115	115	115	
SL2	SL3	-	-	127	127	127	
SL3	SL4	-	-	75	75	75	
SL4	HH5	-	-	57	57	57	
HH5	HH4	-	42	-	42	0	
HH4	SL5	-	-	40	40	40	
SL5	SL6	-	-	140	140	140	
SL6	SL7	-	-	133	133	133	
SL7	SL8	-	-	134	134	134	
SL8	HH3	-	81	-	81	81	
HH3	HH2	-	40	-	40	80	
HH2	SL9	-	-	9	9	9	
HH3	SL13	-	-	32	32	32	
SL13	SL14	-	-	300	300	300	
HH3	SL10	-	-	154	154	154	
SL10	LC1	-	-	150	150	150	
LC1	SL11	-	-	8	-	8	
SL11	HH1	-	-	97	-	97	
HH1	SL15	-		51	51	102	
HH1	SL12	-	82	-	82	82	
LC1	MGE SERVICE	105	-	105	105	-	
	TOTALS	105	245	1777	1917	1916	

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Designed By: JLS
Date: 1/18/2024
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14534
E-10

14534

MADISON, WI

CONTRACT NO: 14534

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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14534

E-10

14534 - HARTMEYER REDEVELOPMENT

STRUCTURE	POLES		LUMINAIRES		ARMS	
	30-FT 11 GAUGE SINGLE SIMPLEX (EA)	30-FT 11 GAUGE TWIN SIMPLEX (EA)	GCM2-40H-MV-WW-2R-GY-700-PCR7-WL-SC (EA)	GCM2-40H-MV-WW-3R-GY-700-PCR7-WL-SC (EA)	8-FT SIMPLEX ARM (EA)	STREET LIGHT CABINET (EA)
SL1	1	-	1	-	1	-
SL2	1	-	1	-	1	-
SL3	1	-	1	-	1	-
SL4	1	-	1	-	1	-
SL5	1	-	-	1	1	-
SL6	1	-	-	1	1	-
SL7	1	-	-	1	1	-
SL8	1	-	-	1	1	-
SL9	-	1	2	-	2	-
SL10	1	-	-	1	1	-
SL11	1	-	-	1	1	-
SL12	-	1	2	-	2	-
SL13	1	-	1	-	1	-
SL14	1	-	-	1	1	-
SL15	1	-	-	1	1	-
LC1	-	-	-	-	-	1
	13	2	9	8	17	1

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MADISON, WI

CONTRACT NO: 14534

ELECTRICAL PLAN

HARTMEYER REDEVELOPMENT

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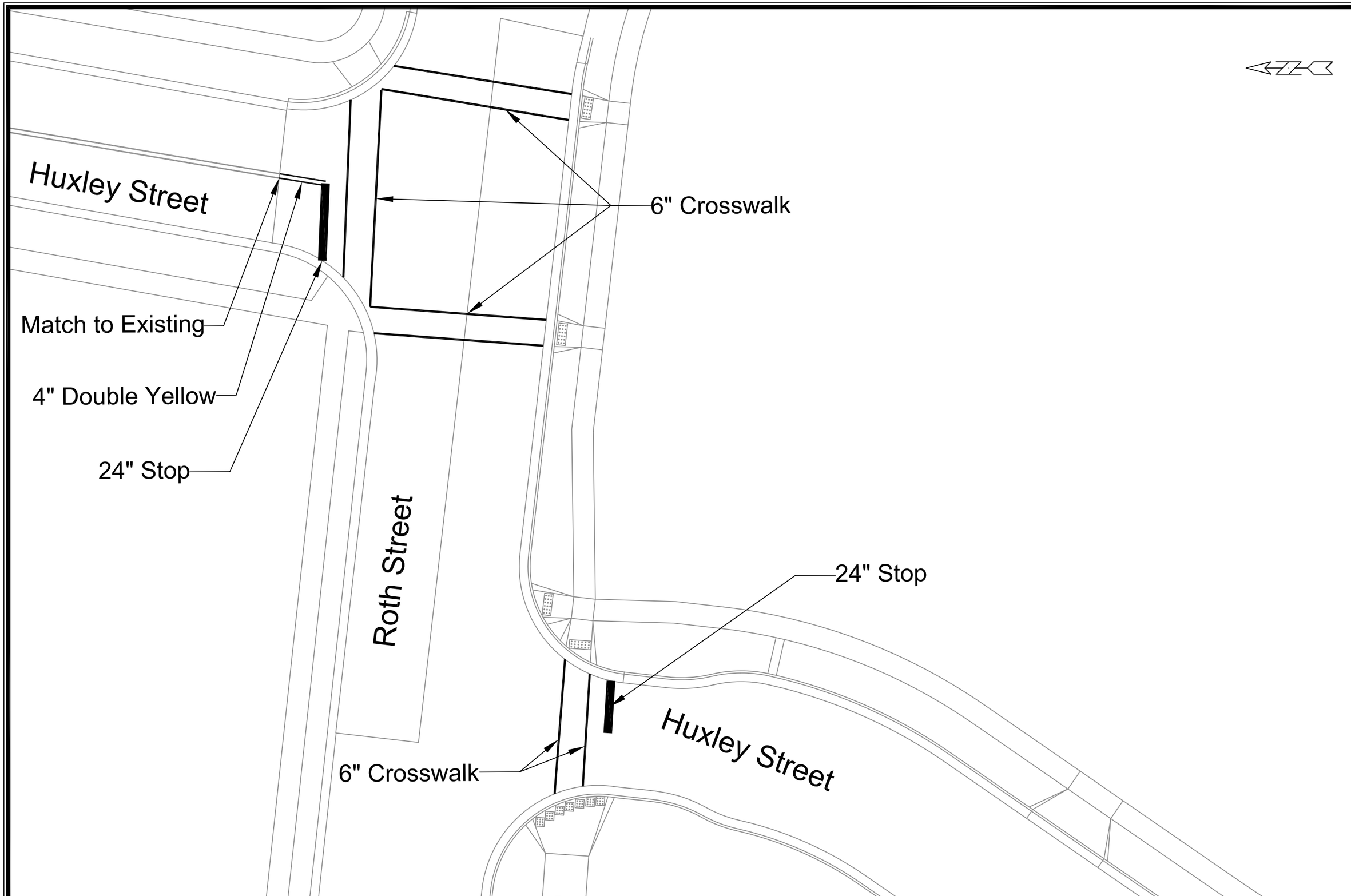
E-11



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14534

MARKING PLAN

HARTMEYER REDEVELOPMENT

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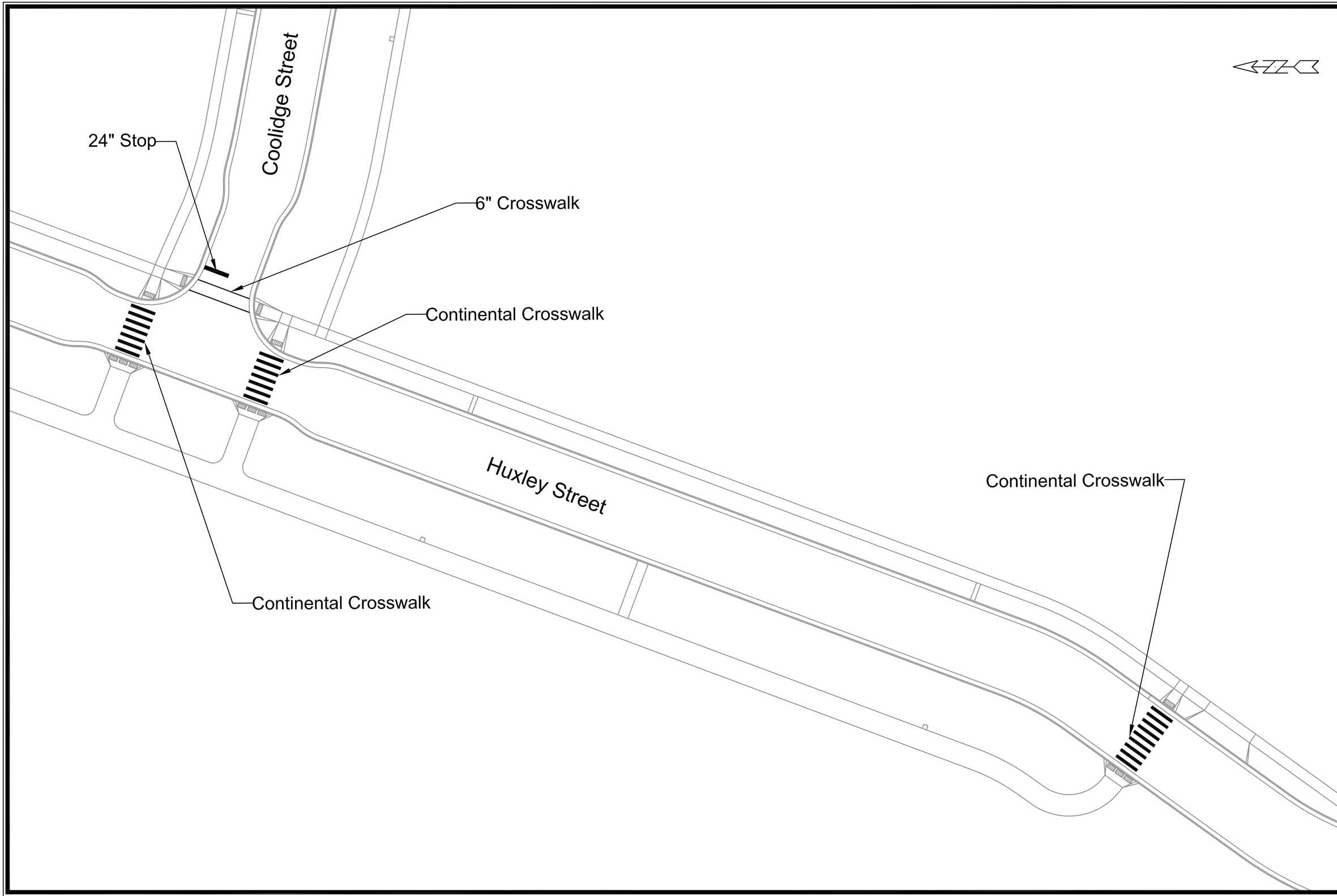
MADISON, WI

CONTRACT NO: 9284

14534

M-1



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14534

MARKING PLAN

HARTMEYER REDEVELOPMENT

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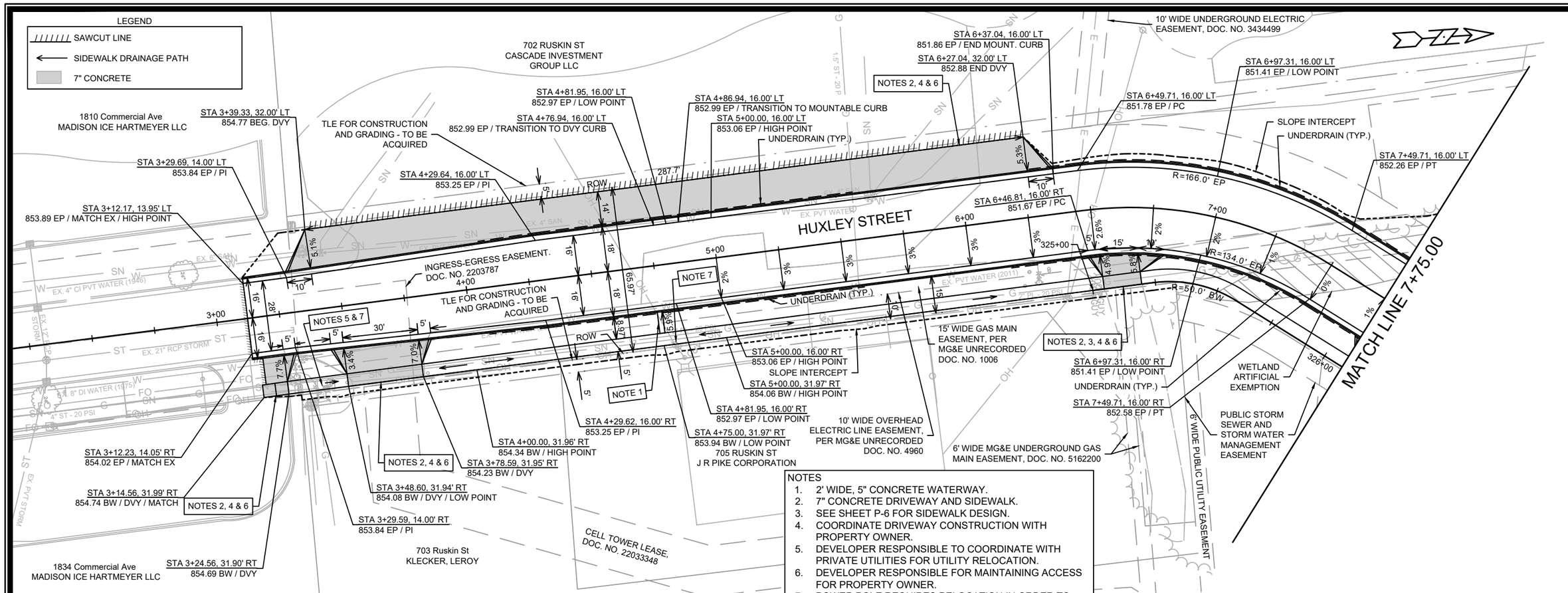
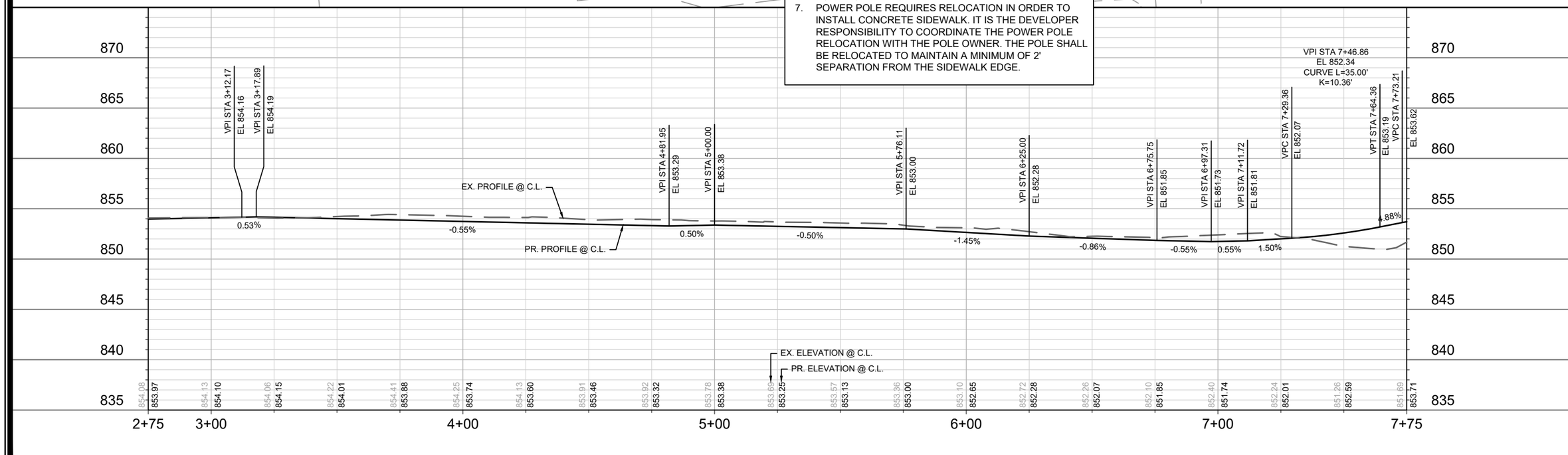
MADISON, WI

CONTRACT NO: 9284

14534

M-2





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14534

MADISON, WI

CONTRACT NO: 9284

PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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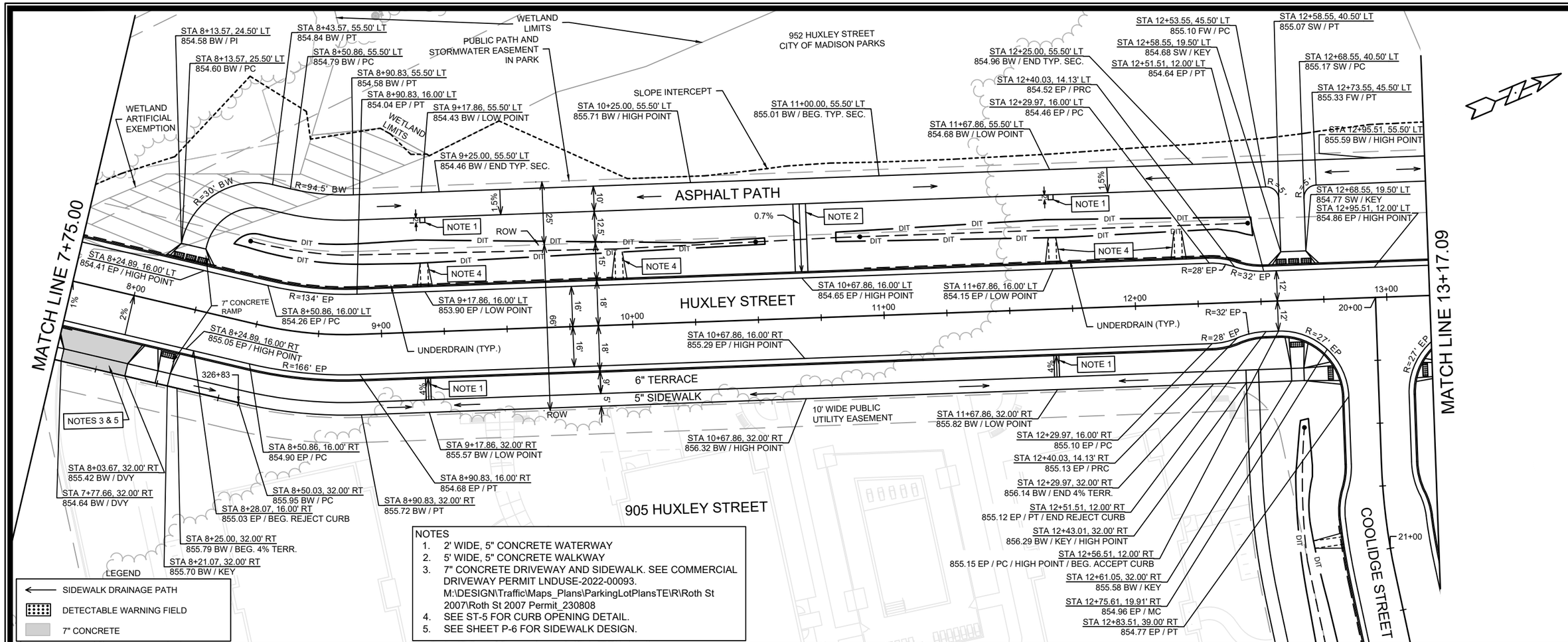
14534

P-1

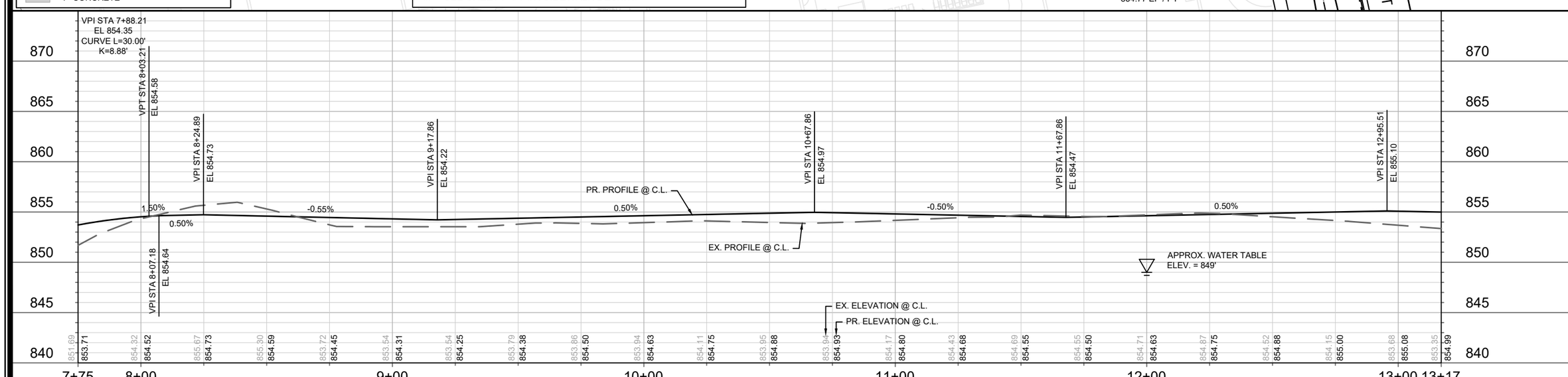


LEGEND

- SIDEWALK DRAINAGE PATH
- DETECTABLE WARNING FIELD
- 7" CONCRETE

NOTES

1. 2' WIDE, 5" CONCRETE WATERWAY
2. 5' WIDE, 5" CONCRETE WALKWAY
3. 7" CONCRETE DRIVEWAY AND SIDEWALK. SEE COMMERCIAL DRIVEWAY PERMIT LNDUSE-2022-00093. M:\DESIGN\Traffic\Maps_Plans\ParkingLotPlansTE\R\Roth St 2007\Roth St 2007 Permit_230808
4. SEE ST-5 FOR CURB OPENING DETAIL.
5. SEE SHEET P-6 FOR SIDEWALK DESIGN.



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14534 | P-2

14534

MADISON, WI

9284

CONTRACT NO:

PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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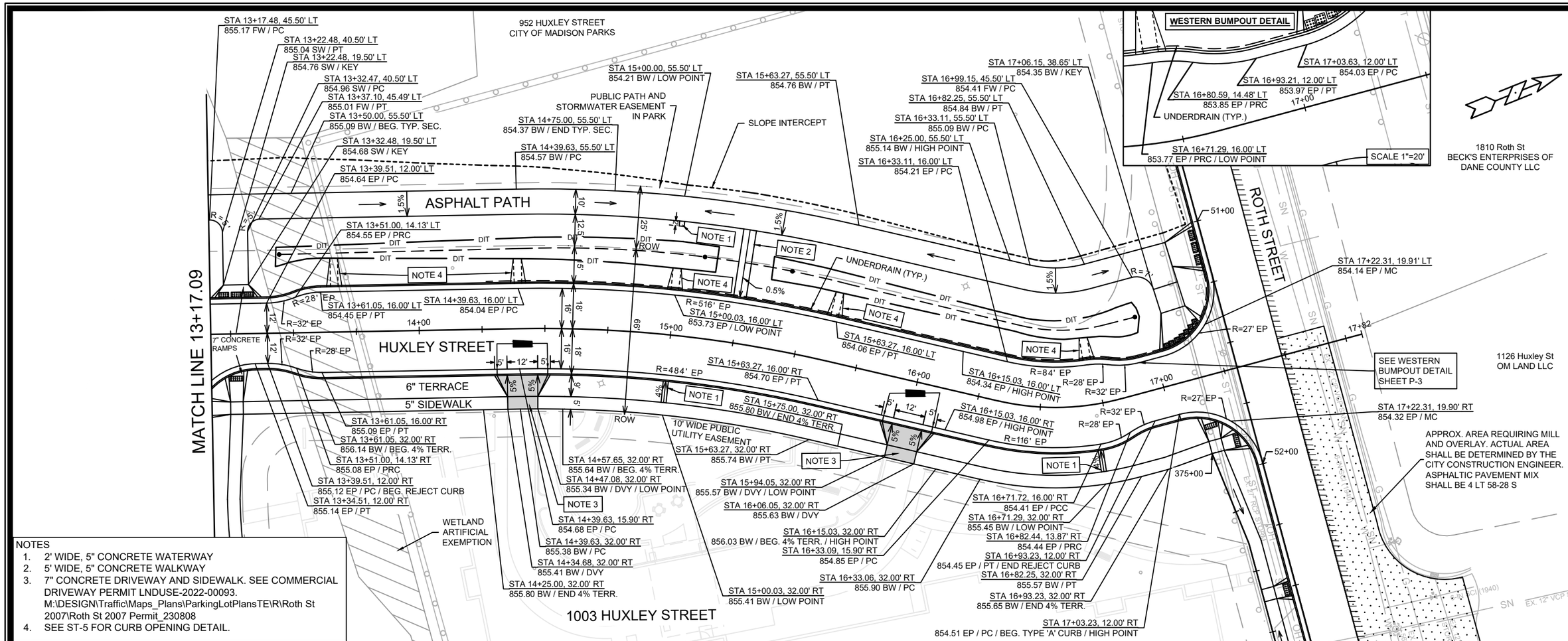
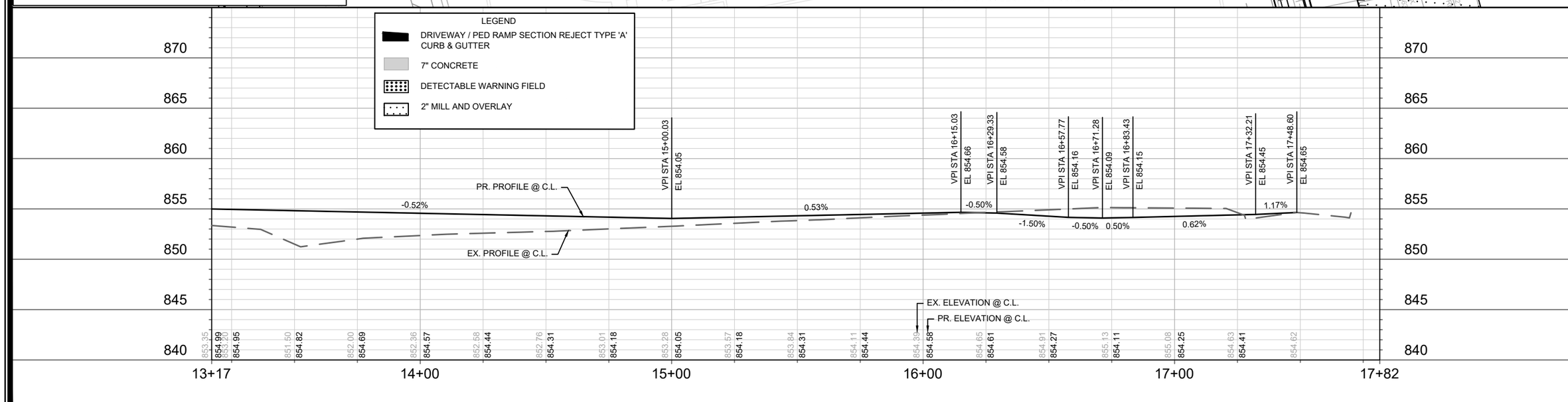
CITY OF MADISON WISCONSIN

14534

P-2



NOTES
1. 2' WIDE, 5" CONCRETE WATERWAY
2. 5' WIDE, 5" CONCRETE WALKWAY
3. 7" CONCRETE DRIVEWAY AND SIDEWALK. SEE COMMERCIAL DRIVEWAY PERMIT LNDUSE-2022-00093. M:\DESIGN\Traffic\Maps_Plans\ParkingLotPlansTE\R\Roth St 2007\Roth St 2007 Permit_230808
4. SEE ST-5 FOR CURB OPENING DETAIL.



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14534

MADISON, WI

9284

CONTRACT NO:

PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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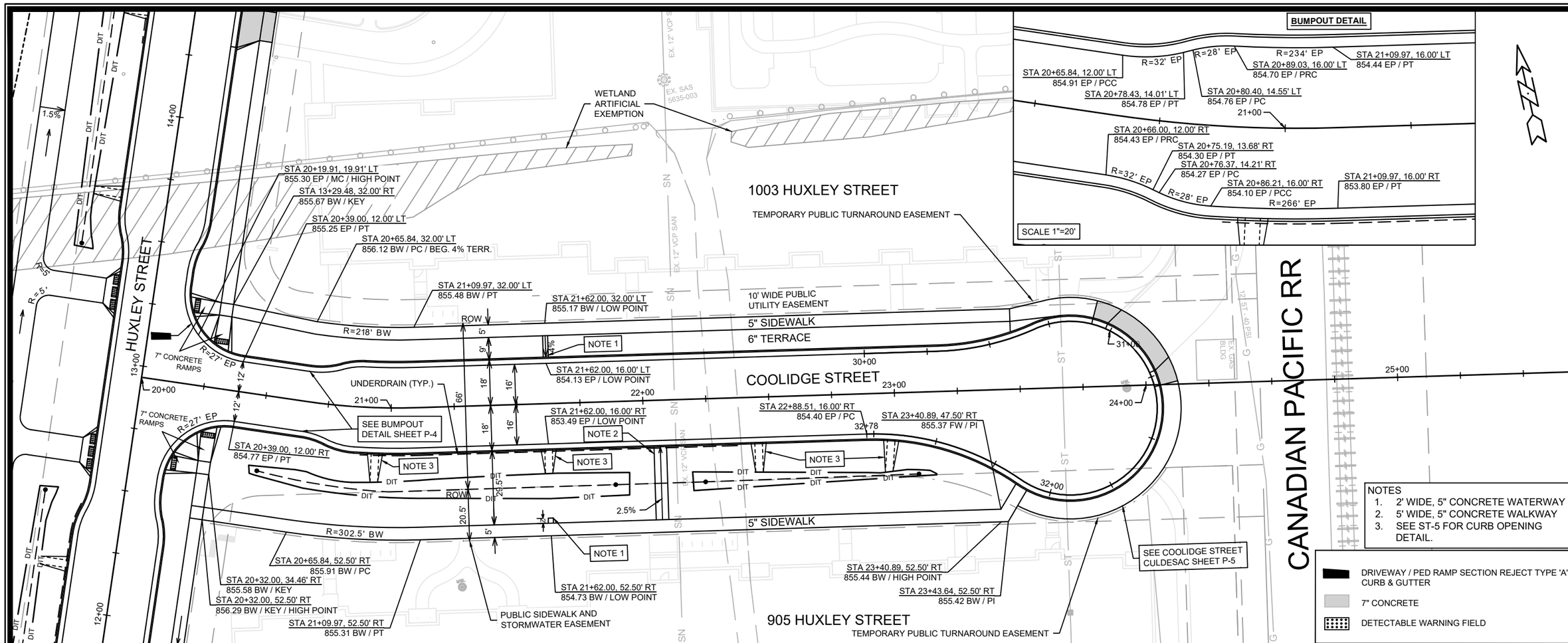
P-3

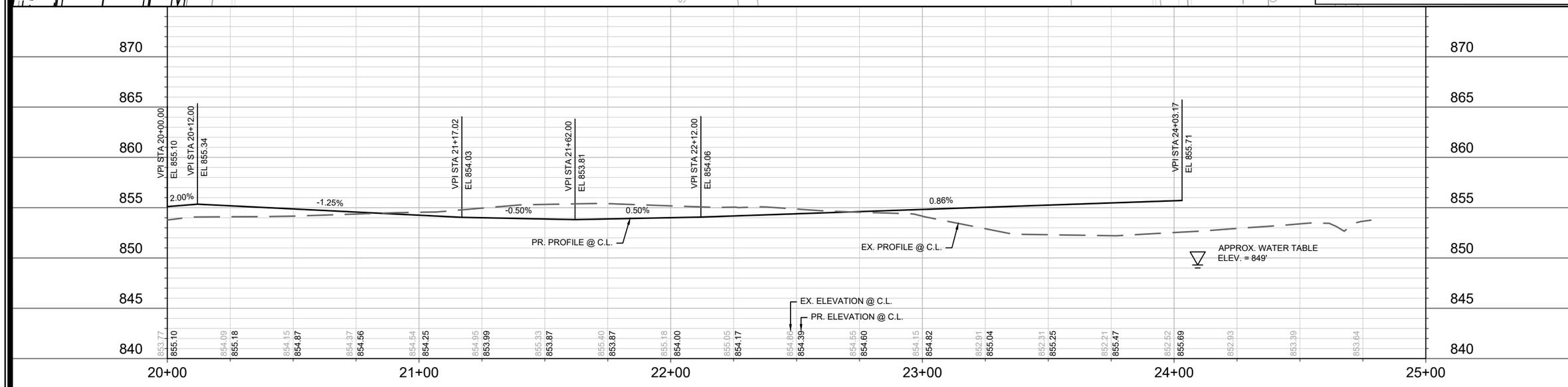


NOTES
1. 2' WIDE, 5" CONCRETE WATERWAY
2. 5' WIDE, 5" CONCRETE WALKWAY
3. SEE ST-5 FOR CURB OPENING DETAIL.

DRIVEWAY / PED RAMP SECTION REJECT TYPE 'A' CURB & GUTTER

7" CONCRETE

DETECTABLE WARNING FIELD



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14534 | P-4

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MADISON, WI

CONTRACT NO: 9284

PLAN & PROFILE - COOLIDGE STREET

HARTMEYER REDEVELOPMENT

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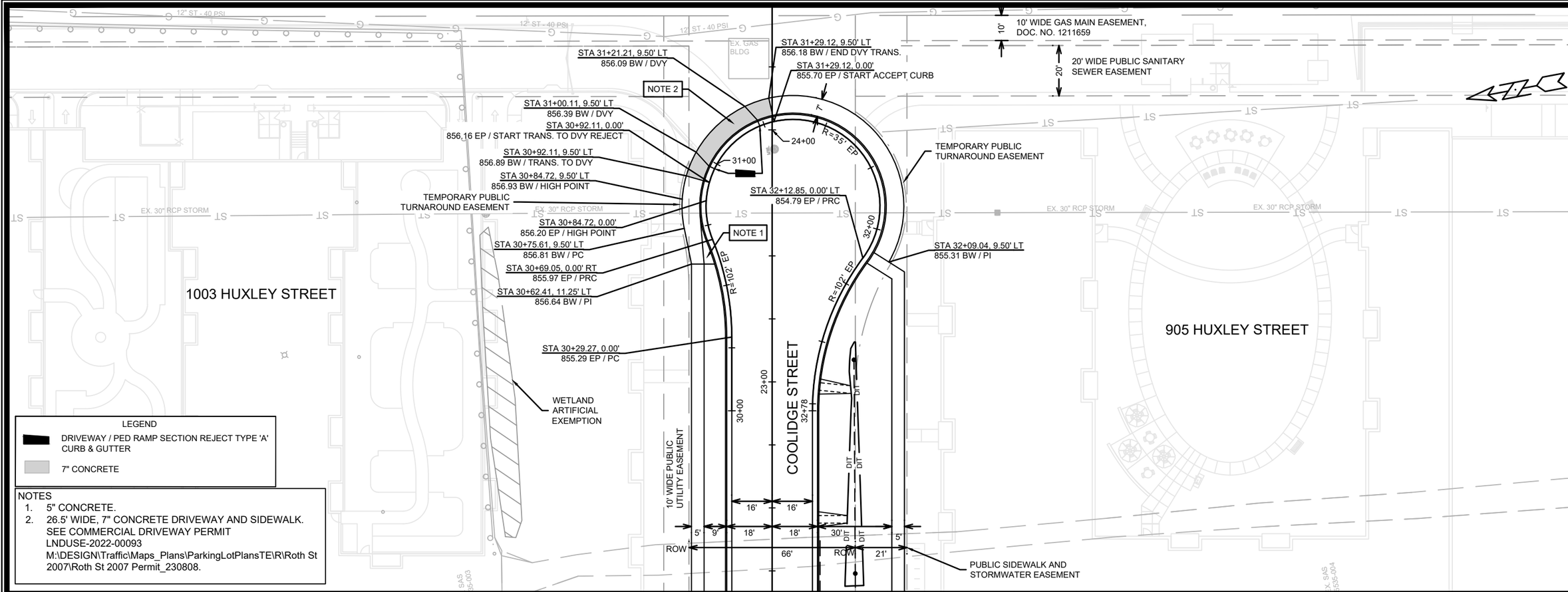
CITY OF MADISON WISCONSIN

14534

P-4

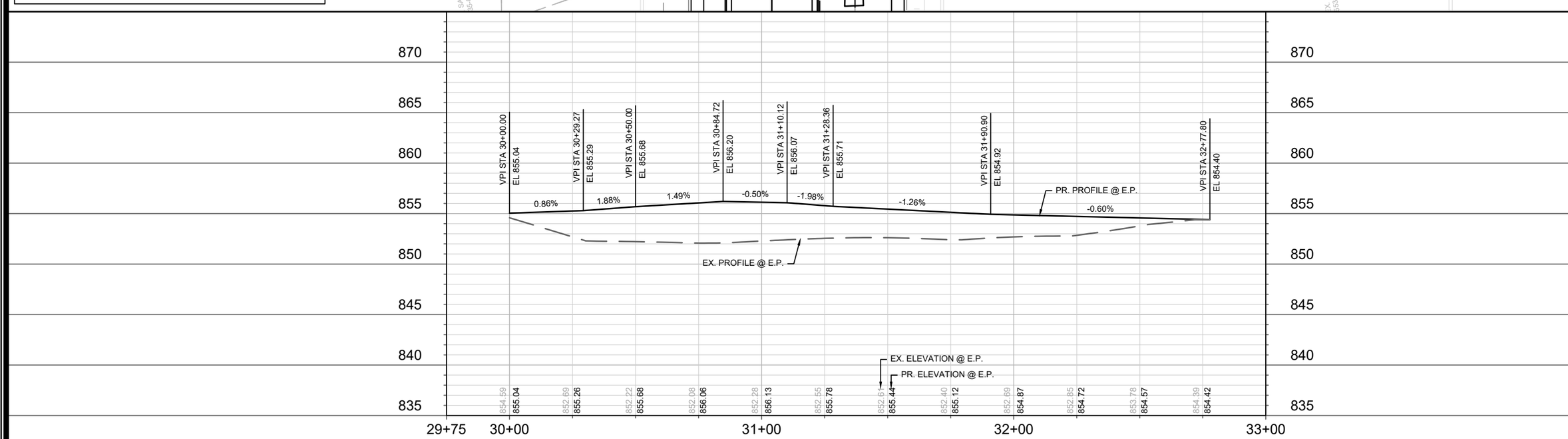


LEGEND

- DRIVEWAY / PED RAMP SECTION REJECT TYPE 'A' CURB & GUTTER
- 7" CONCRETE

NOTES

1. 5" CONCRETE.
2. 26.5' WIDE, 7" CONCRETE DRIVEWAY AND SIDEWALK. SEE COMMERCIAL DRIVEWAY PERMIT LNDUSE-2022-00093 M:\DESIGN\Traffic\Maps_Plans\ParkingLotPlansTE\R\Roth St 2007\Roth St 2007 Permit_230808.



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P-5

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MADISON, WI

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CONTRACT NO:

PLAN & PROFILE - COOLIDGE STREET CULDESAC

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

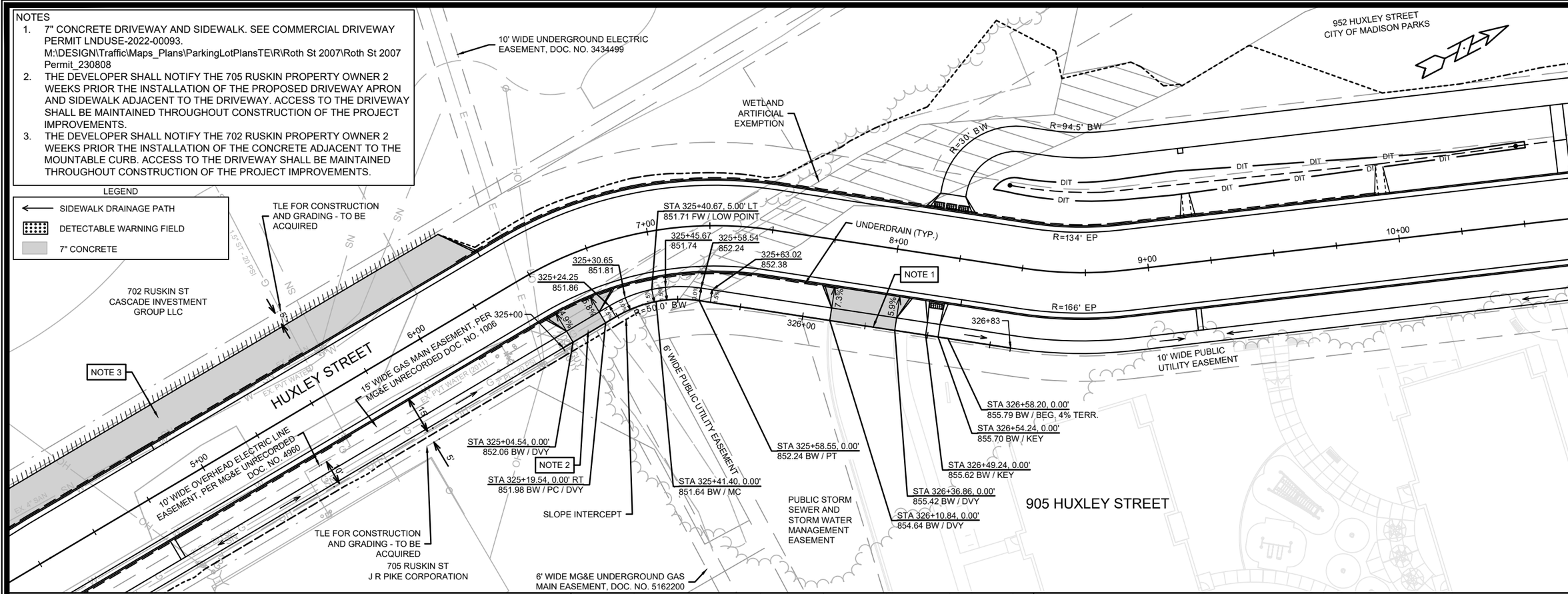
P-5

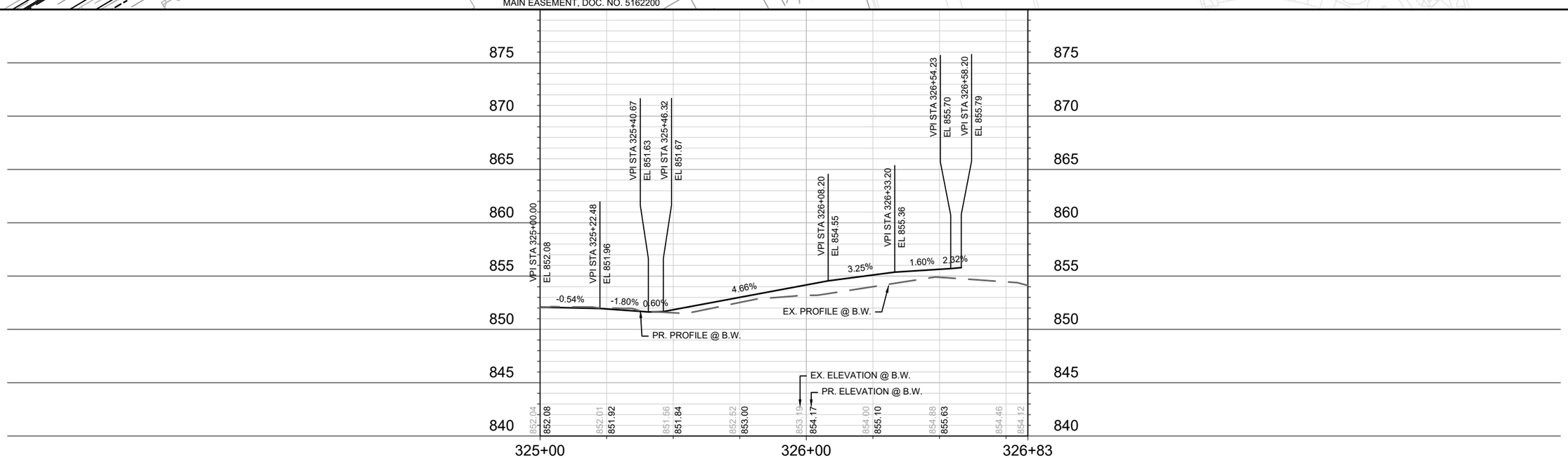
NOTES

1. 7" CONCRETE DRIVEWAY AND SIDEWALK. SEE COMMERCIAL DRIVEWAY PERMIT LNDUSE-2022-00093. M:\DESIGN\Traffic\Maps_Plans\ParkingLotPlansTE\R\Roth St 2007\Roth St 2007 Permit_230808
2. THE DEVELOPER SHALL NOTIFY THE 705 RUSKIN PROPERTY OWNER 2 WEEKS PRIOR THE INSTALLATION OF THE PROPOSED DRIVEWAY APRON AND SIDEWALK ADJACENT TO THE DRIVEWAY. ACCESS TO THE DRIVEWAY SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION OF THE PROJECT IMPROVEMENTS.
3. THE DEVELOPER SHALL NOTIFY THE 702 RUSKIN PROPERTY OWNER 2 WEEKS PRIOR THE INSTALLATION OF THE CONCRETE ADJACENT TO THE MOUNTABLE CURB. ACCESS TO THE DRIVEWAY SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION OF THE PROJECT IMPROVEMENTS.

LEGEND

- SIDEWALK DRAINAGE PATH
- DETECTABLE WARNING FIELD
- 7" CONCRETE





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14534

P-6

PLAN & PROFILE - HUXLEY STREET BACK OF WALK

HARTMEYER REDEVELOPMENT

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MADISON, WI

9284

CONTRACT NO: 14534

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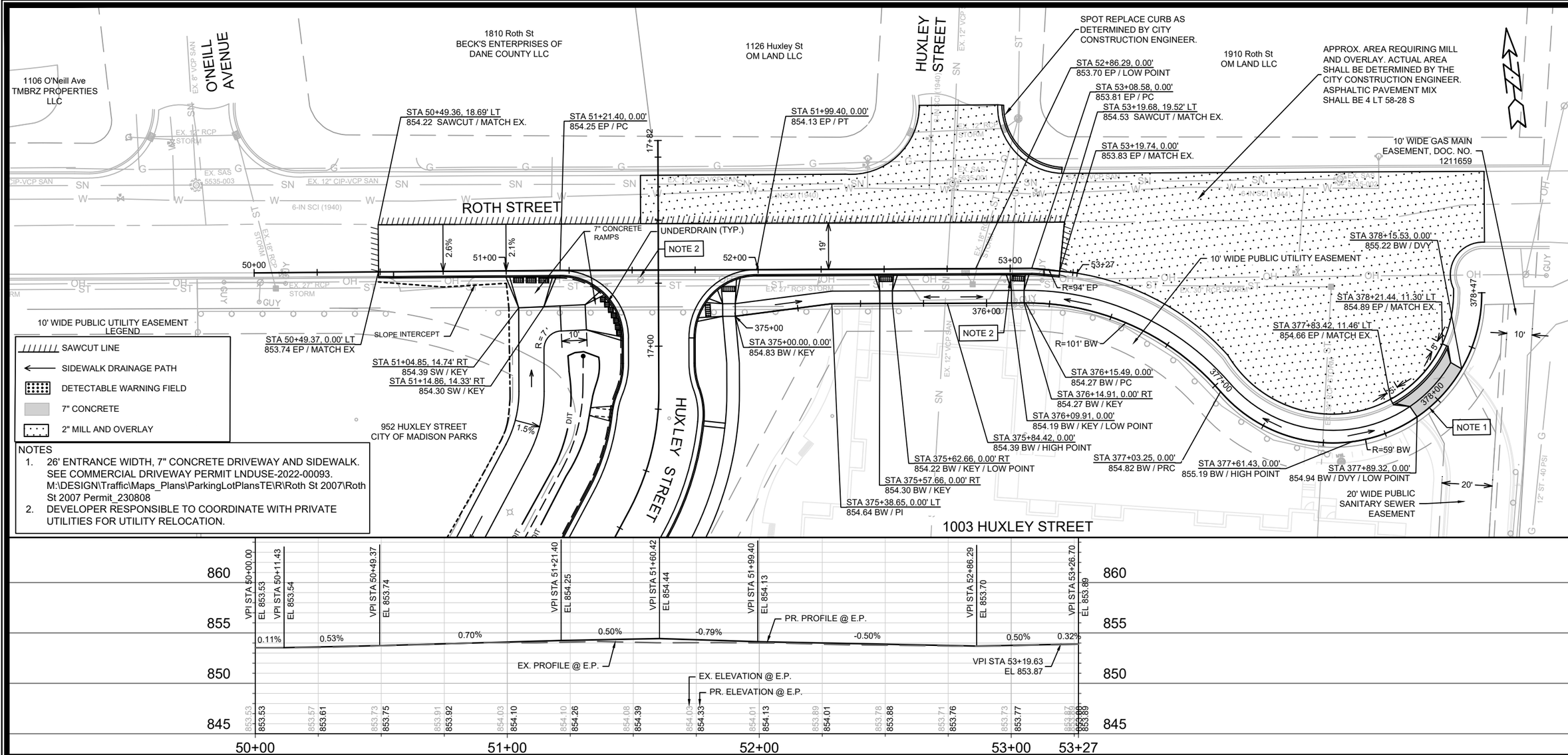
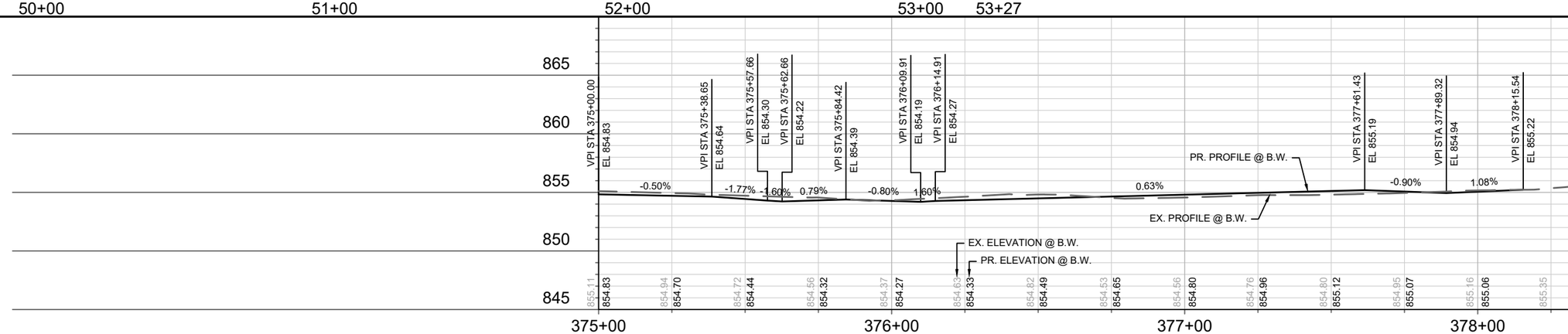
P-6



NOTES

1. 26' ENTRANCE WIDTH, 7" CONCRETE DRIVEWAY AND SIDEWALK. SEE COMMERCIAL DRIVEWAY PERMIT LNDUSE-2022-00093. M:\DESIGN\Traffic\Maps_Plans\ParkingLotPlansTE\R\Roth St 2007\Roth St 2007 Permit_230808
2. DEVELOPER RESPONSIBLE TO COORDINATE WITH PRIVATE UTILITIES FOR UTILITY RELOCATION.



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14534

MADISON, WI

9284

CONTRACT NO:

PLAN & PROFILE - ROTH STREET

HARTMEYER REDEVELOPMENT

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14534

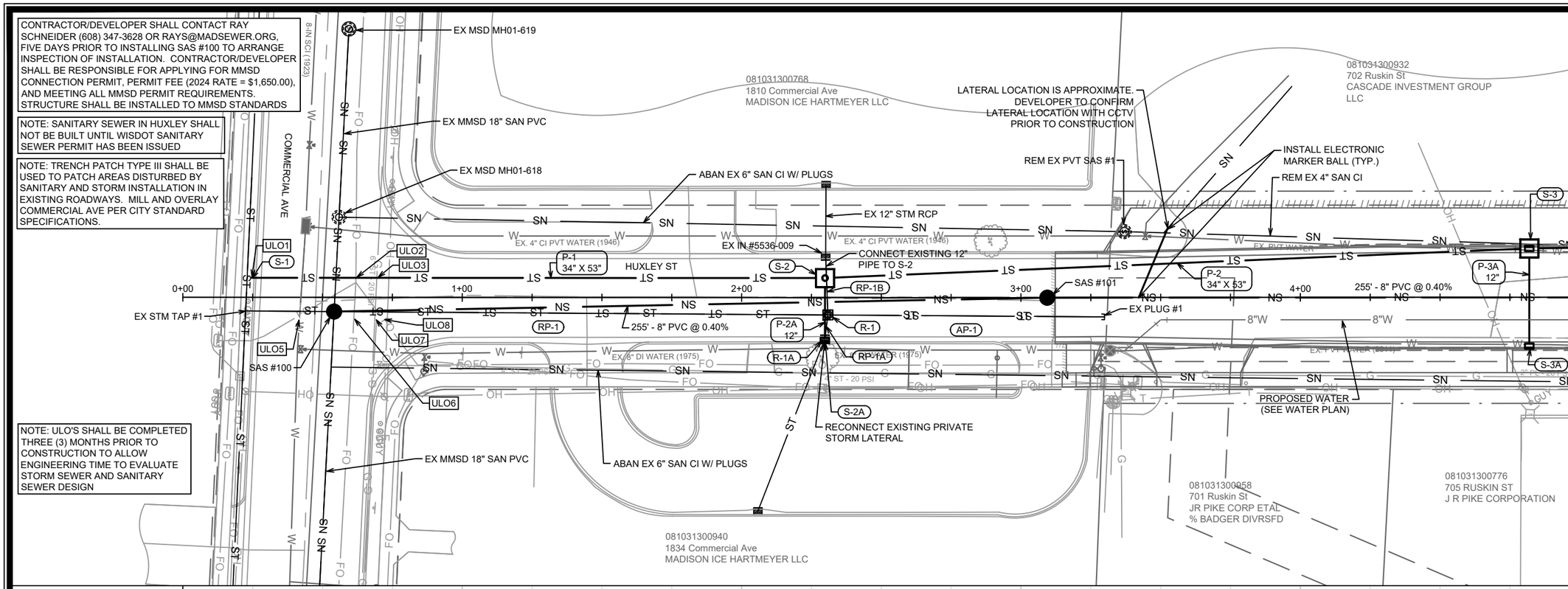
P-7

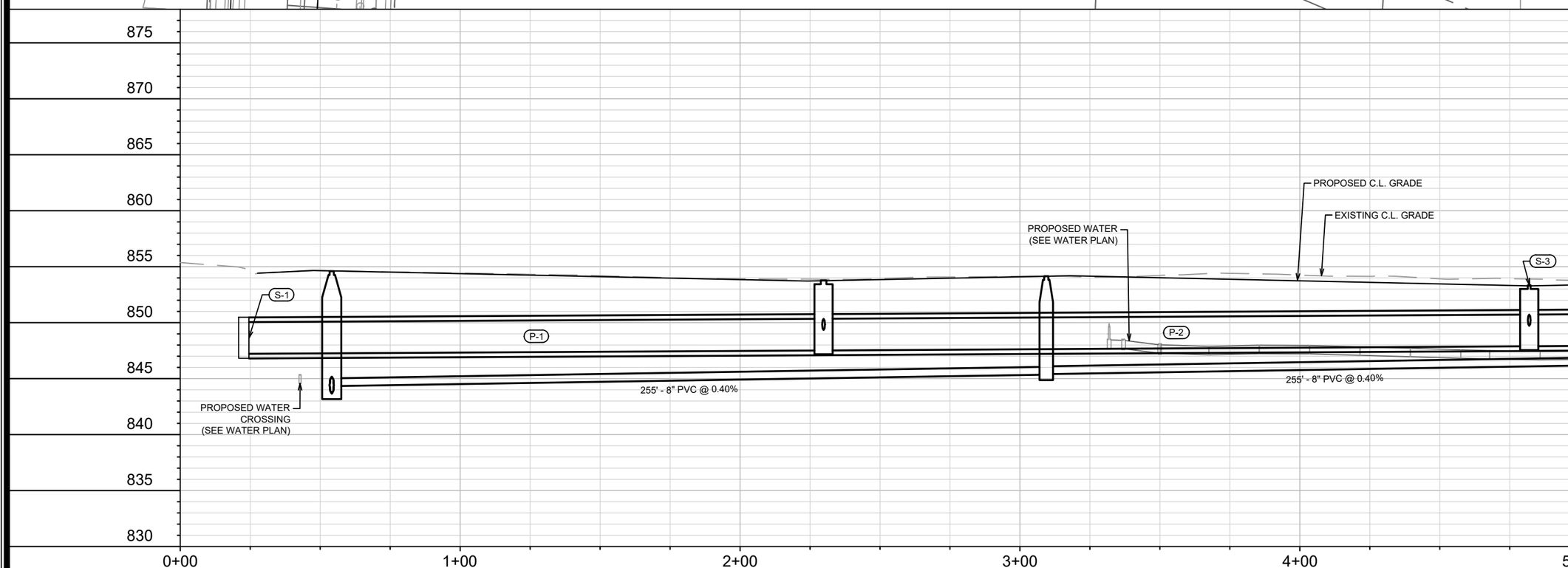
CONTRACTOR/DEVELOPER SHALL CONTACT RAY SCHNEIDER (608) 347-3628 OR RAYS@MADSEWER.ORG, FIVE DAYS PRIOR TO INSTALLING SAS #100 TO ARRANGE INSPECTION OF INSTALLATION. CONTRACTOR/DEVELOPER SHALL BE RESPONSIBLE FOR APPLYING FOR MMSD CONNECTION PERMIT, PERMIT FEE (2024 RATE = $1,650.00), AND MEETING ALL MMSD PERMIT REQUIREMENTS. STRUCTURE SHALL BE INSTALLED TO MMSD STANDARDS

NOTE: SANITARY SEWER IN HUXLEY SHALL NOT BE BUILT UNTIL WISDOT SANITARY SEWER PERMIT HAS BEEN ISSUED

NOTE: TRENCH PATCH TYPE III SHALL BE USED TO PATCH AREAS DISTURBED BY SANITARY AND STORM INSTALLATION IN EXISTING ROADWAYS. MILL AND OVERLAY COMMERCIAL AVE PER CITY STANDARD SPECIFICATIONS.

NOTE: ULO'S SHALL BE COMPLETED THREE (3) MONTHS PRIOR TO CONSTRUCTION TO ALLOW ENGINEERING TIME TO EVALUATE STORM SEWER AND SANITARY SEWER DESIGN





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MADISON, WI

CONTRACT NO: 9284

SEWER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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14534

U-1

NOTE: SANITARY SEWER IN HUXLEY SHALL NOT BE BUILT UNTIL WISDOT SANITARY SEWER PERMIT HAS BEEN ISSUED

VISQUEEN PLASTIC SHEETING SHALL BE INSTALLED BETWEEN BOTTOM OF CURB AND TOP OF STORM PIPE FROM 6+35 TO 6+85 (AS NEEDED). CURB MAY NEED TO BE HAND FORM IN THIS AREA

081031300932
702 Ruskin St
CASCADE INVESTMENT GROUP LLC

REM EX PVT SAS #2

P-3
34" X 53"

S-4

P-4
34" X 53"

S-5

P-4A
12"

S-4A

ULO4

INSTALL ELEC. MARKER ABOVE LATERAL (TYP.)

REM EX 4" SAN CI

SAS #102

255' - 8" PVC @ 0.40%

EX. PVT WATER

EX. PVT WATER (2011)

PROPOSED WATER (SEE WATER PLAN)

INSTALL ELECTRONIC MARKER BALL (TYP.)

ABAN EX 6" SAN CI W/ PLUGS

081031300776
705 RUSKIN ST
J R PIKE CORPORATION

MATCH LINE 5+00.00

HUXLEY ST

P-5
34" X 53"

S-6B

P-6B
18"

S-6

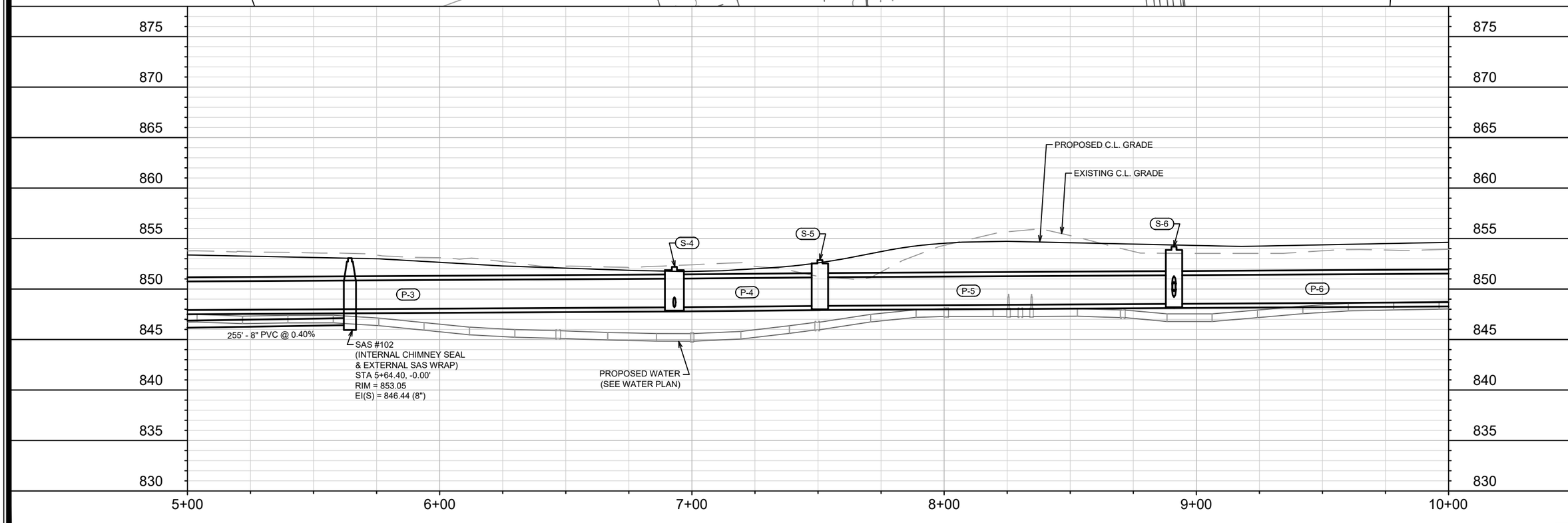
P-6
34" X 53"

P-6A
18"

S-6A

PVT PROP El = 849.50
PROP PVT 18" STM HDPE @ 1.20%

MATCH LINE 10+00.00



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14534 | U-2

14534

MADISON, WI

9284

CONTRACT NO:

SEWER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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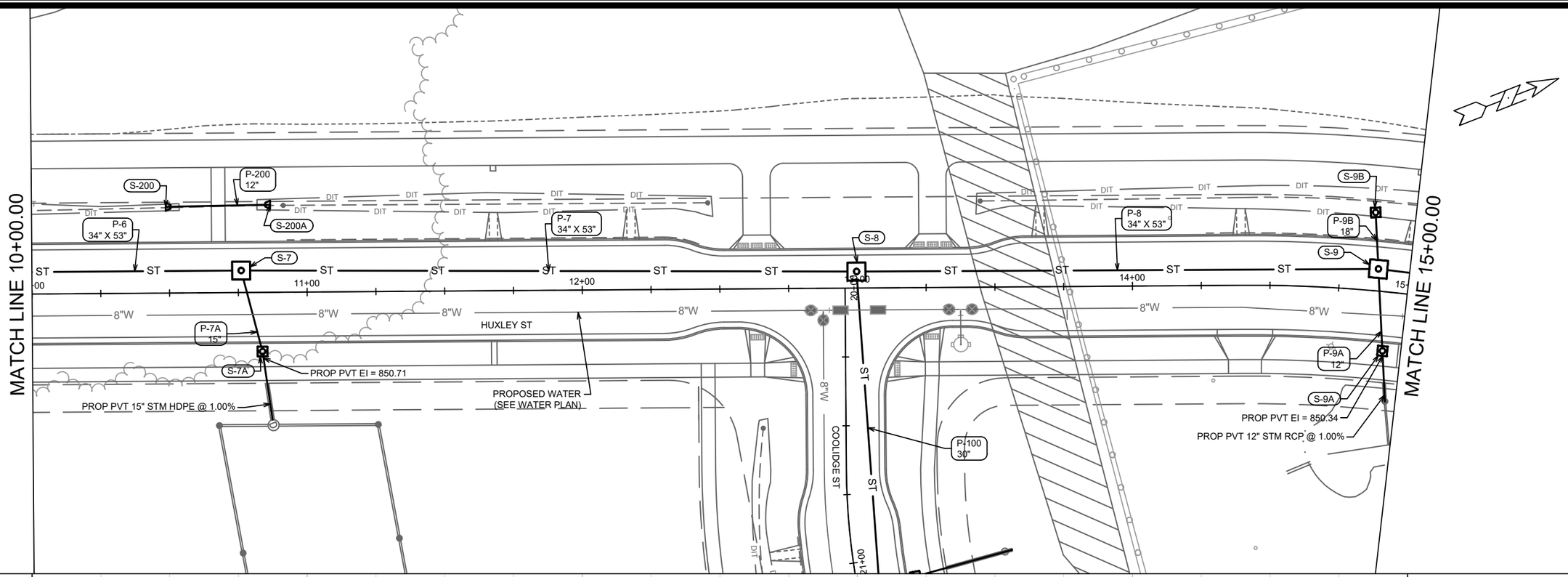
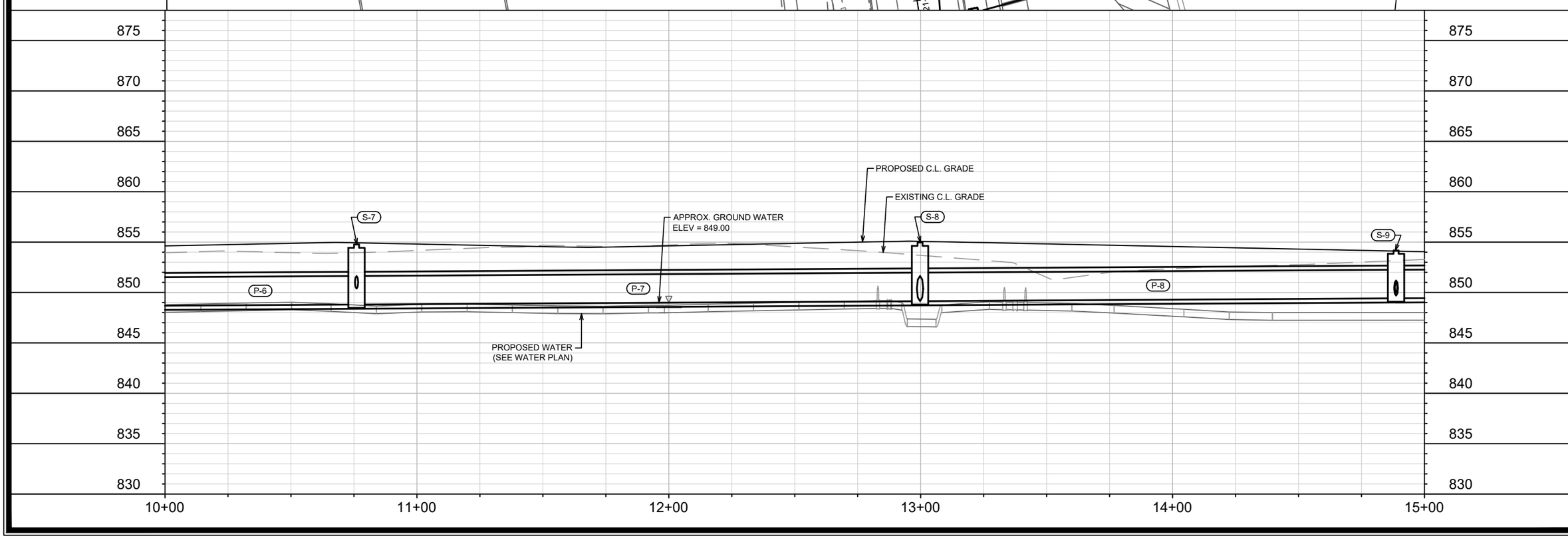
CITY OF MADISON WISCONSIN

14534

U-2





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MADISON, WI

9284

CONTRACT NO:

SEWER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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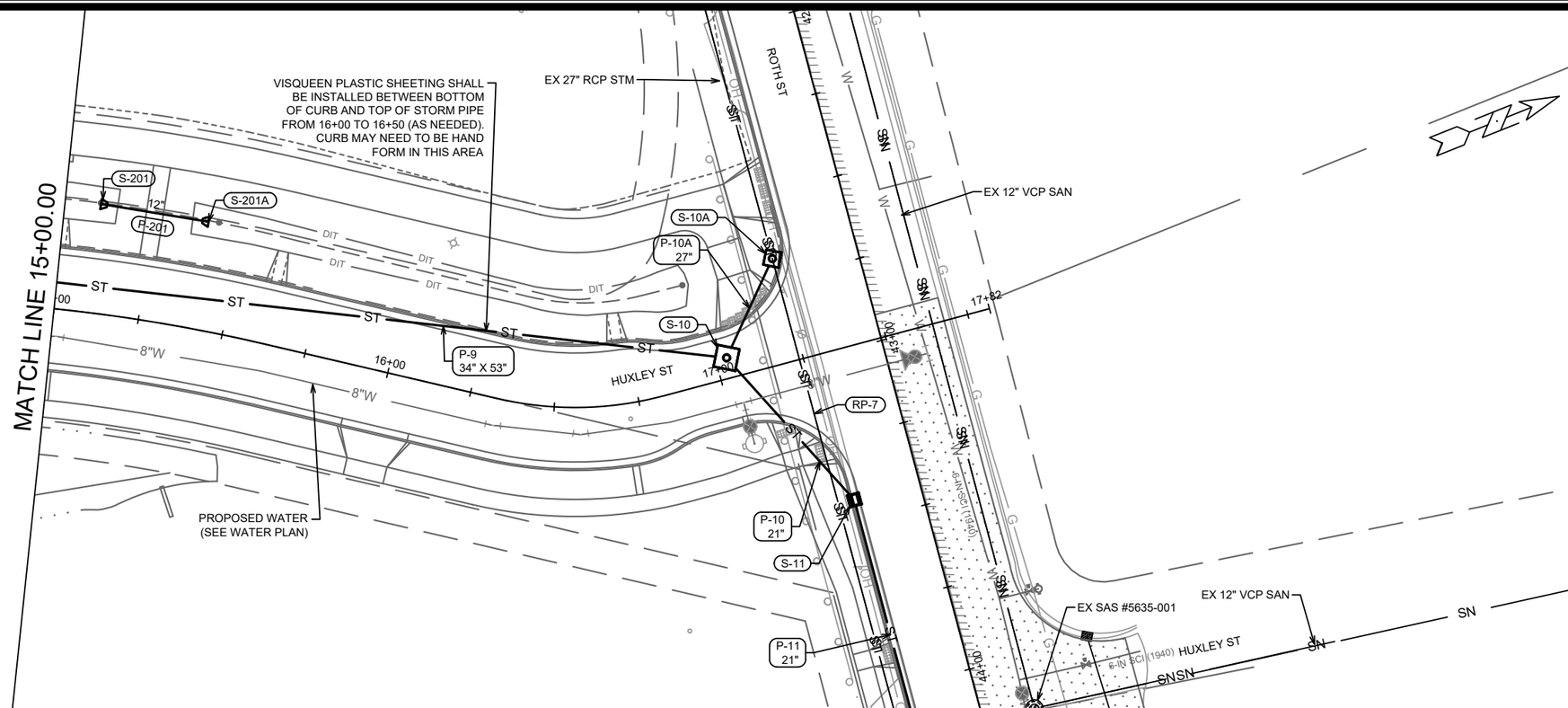
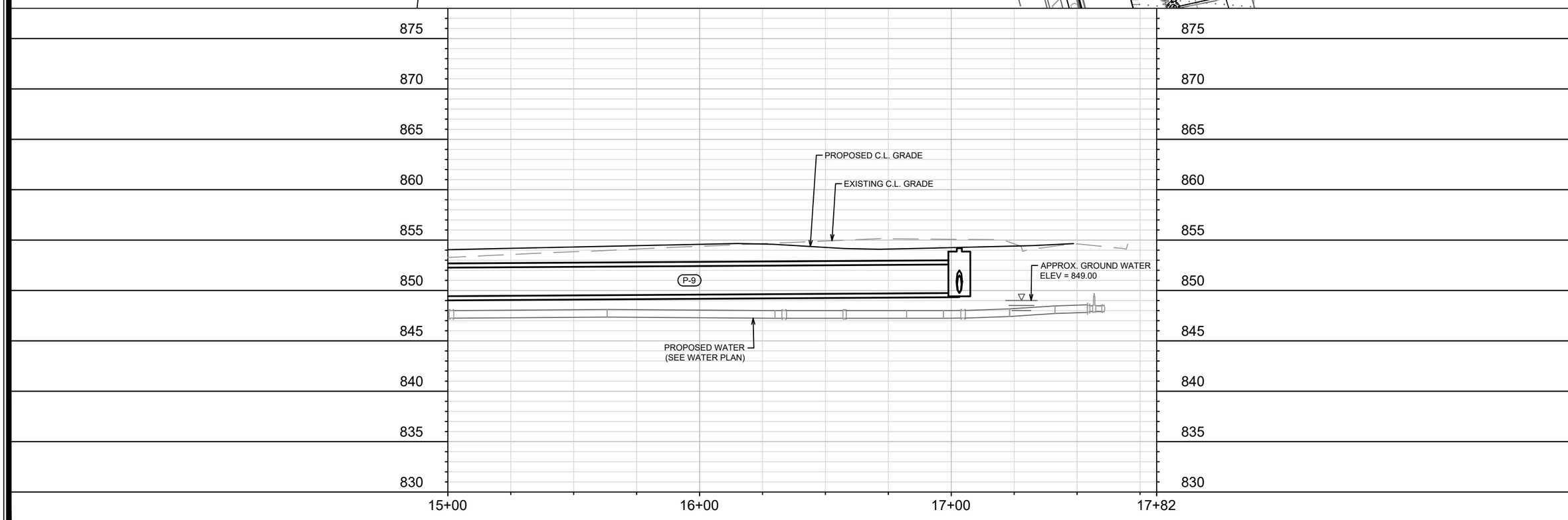
U-3

U-3





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14534 | U-4

14534

MADISON, WI

CONTRACT NO: 9284

SEWER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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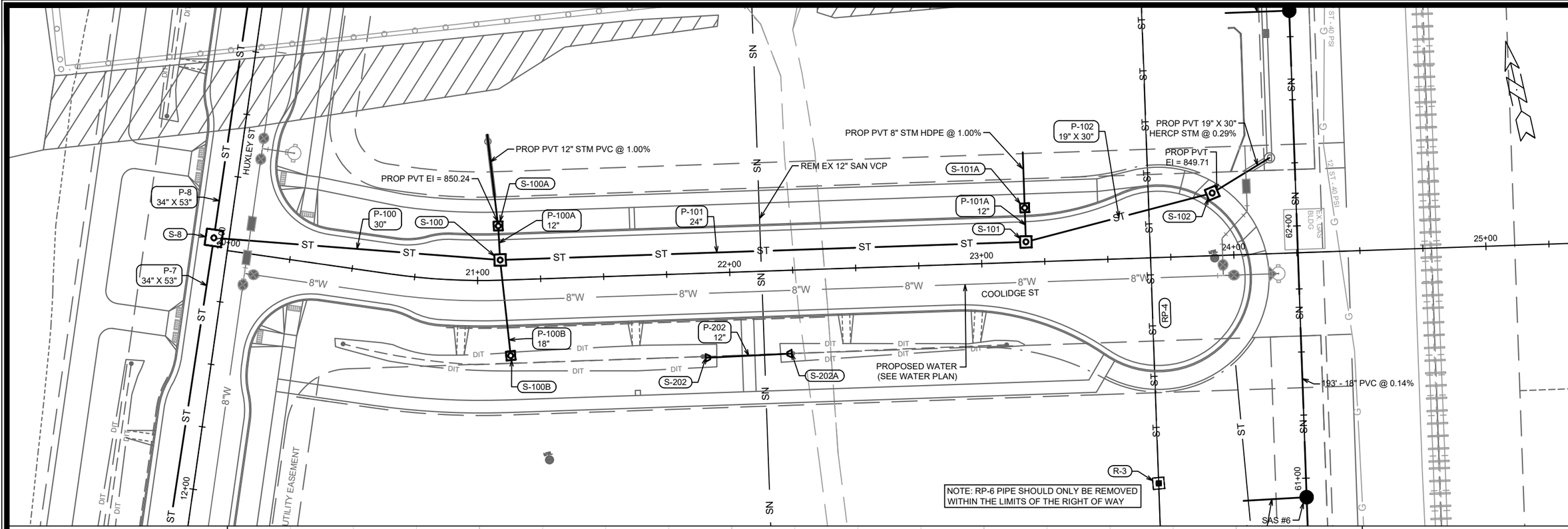
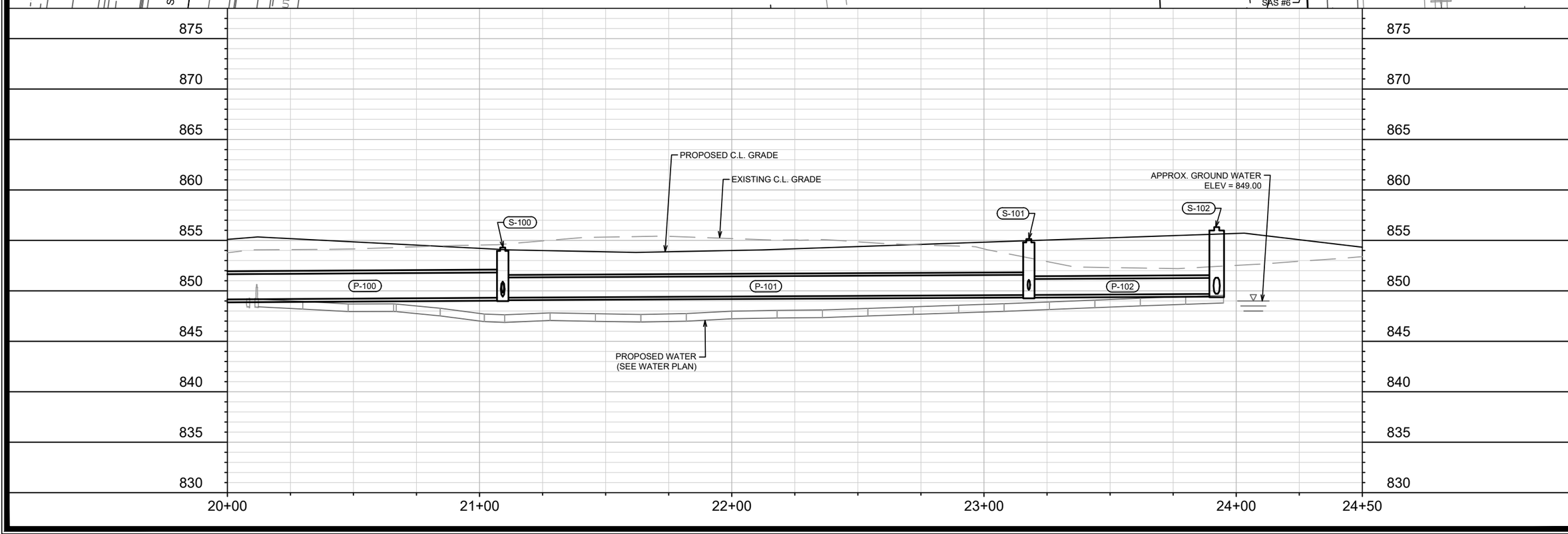
U-4





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MADISON, WI

9284

CONTRACT NO:

SEWER PLAN & PROFILE - COOLIDGE STREET

HARTMEYER REDEVELOPMENT

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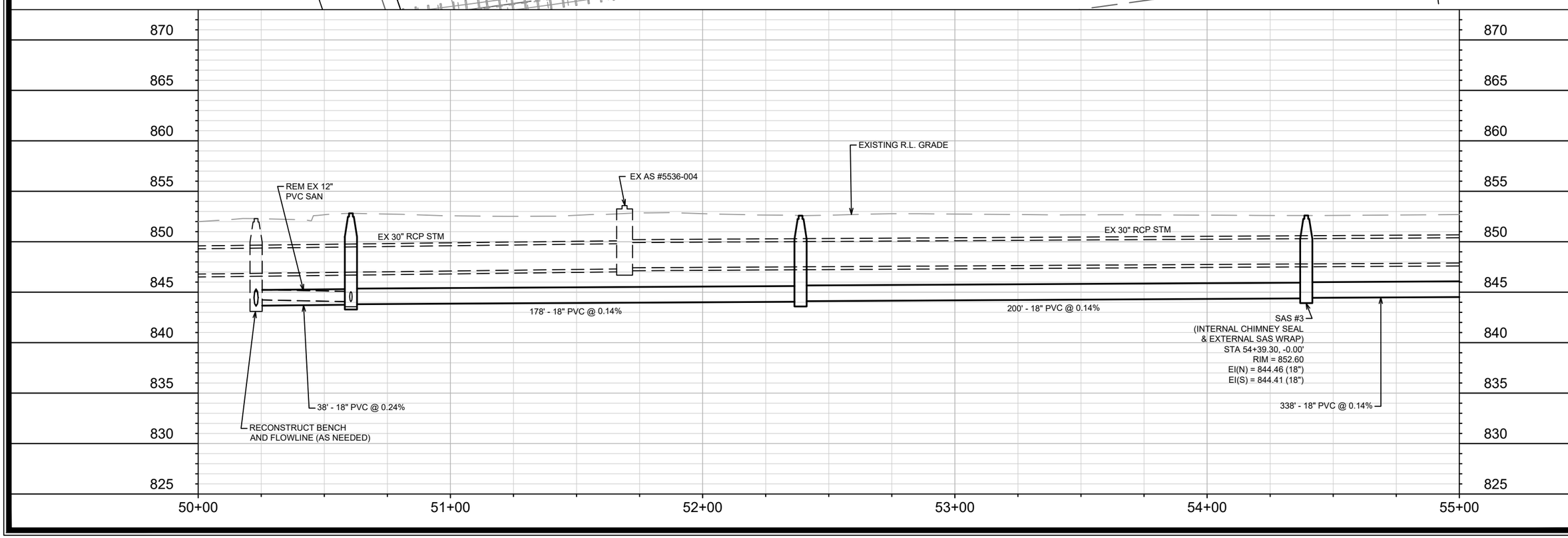
U-5

NOTE: TRENCH PATCH TYPE III SHALL BE USED TO PATCH AREAS DISTURBED BY SANITARY AND STORM INSTALLATION IN EXISTING ROADWAYS. MILL AND OVERLAY COMMERCIAL AVE PER CITY STANDARD SPECIFICATIONS.

REMOVE & REPLACE SIDEWALKK AND CURB AS NEEDED TO INSTALL SANITARY SEWER IN COMMERCIAL AVE

EX AS #5533-014
EX 3'X2.3' BOX STM
EX 15" RCP STM
EX 12" VCP SAN
EX 18" PVC - C900 SAN
38' - 18" PVC @ 0.24%
EX AS #5537-027
REM EX 12" PVC SAN
EX 3'X2.3' BOX STM
EX MSD MH01-617
SAS #1
REM EX SAS #5536-003
EX AS #5536-004
EX 30" RCP STM
EX TP #5536-006
EX 30" RCP STM
178' - 18" PVC @ 0.14%
SAS #2
200' - 18" PVC @ 0.14%
338' - 18" PVC @ 0.14%
SAS #3
EX 30" RCP STM
EX 3'X2.3' BOX STM
EX IN #5637-011
EX IN #5636-003
EX 12" RCP STM
EX 3'X2.3' BOX STM
COMMERCIAL AVE
(STRUCTURE - 1107)
50+00
51+00
52+00
53+00
54+00
55+00
MATCH LINE 55+00.00
12" ST - 40 PSI

CONTRACTOR/DEVELOPER SHALL CONTACT RAY SCHNEIDER (608) 347-3628 OR RAYS@MADSEWER.ORG, FIVE DAYS PRIOR TO CONNECTING TO MMSD MH01-617 TO ARRANGE INSPECTION OF CONSTRUCTION. CONTRACTOR/DEVELOPER SHALL BE RESPONSIBLE FOR APPLYING FOR MMSD CONNECTION PERMIT, PERMIT FEE (2024 RATE = $1,650.00), AND MEETING ALL MMSD PERMIT REQUIREMENTS.



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14534

MADISON, WI

CONTRACT NO: 9284

SEWER PLAN & PROFILE - SANITARY EASEMENT

HARTMEYER REDEVELOPMENT

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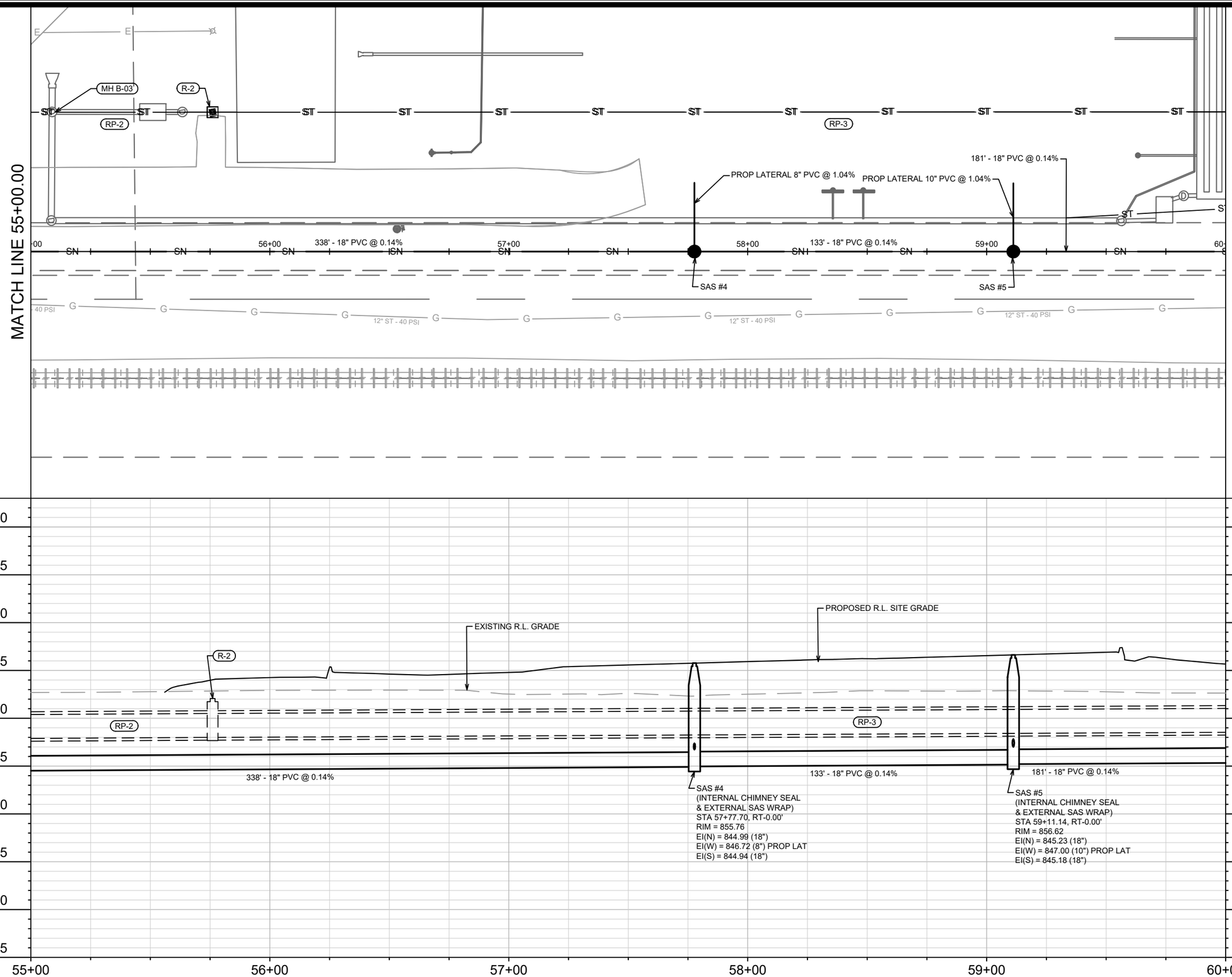

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MADISON, WI

9284

CONTRACT NO:

SEWER PLAN & PROFILE - SANITARY EASEMENT

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

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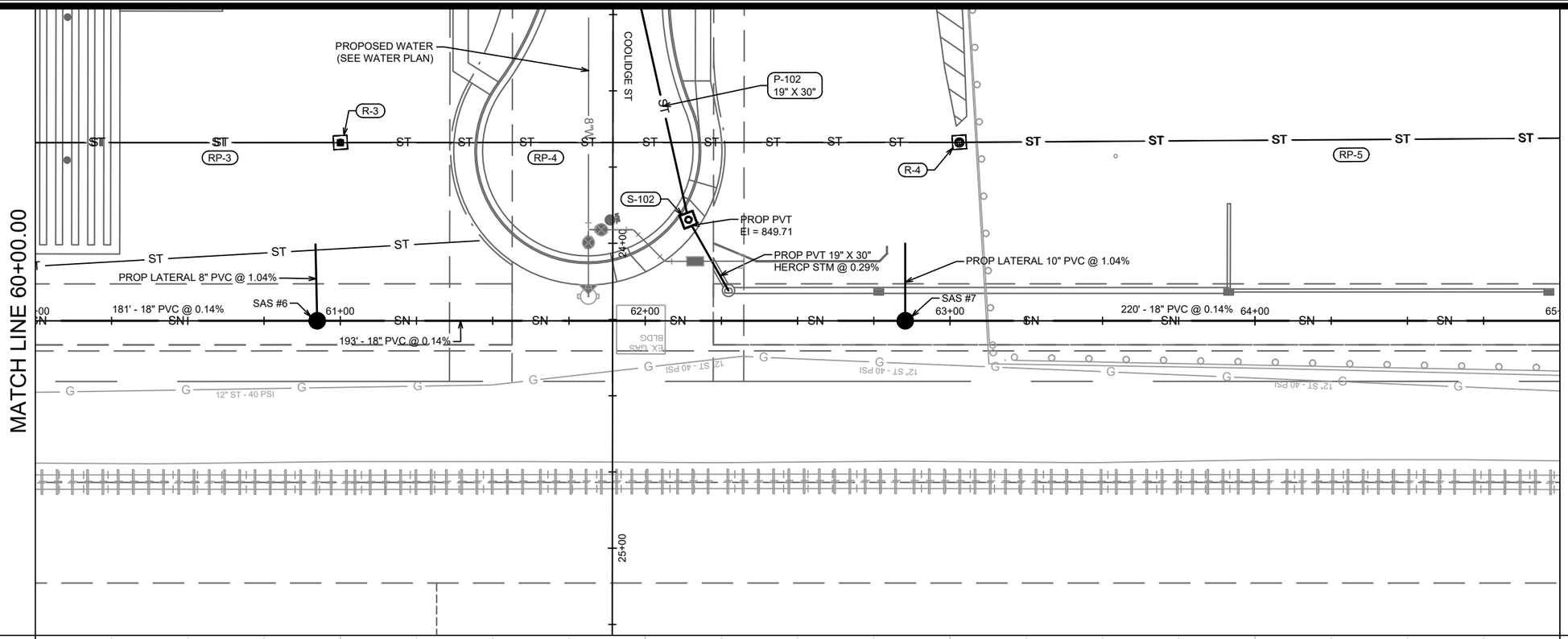

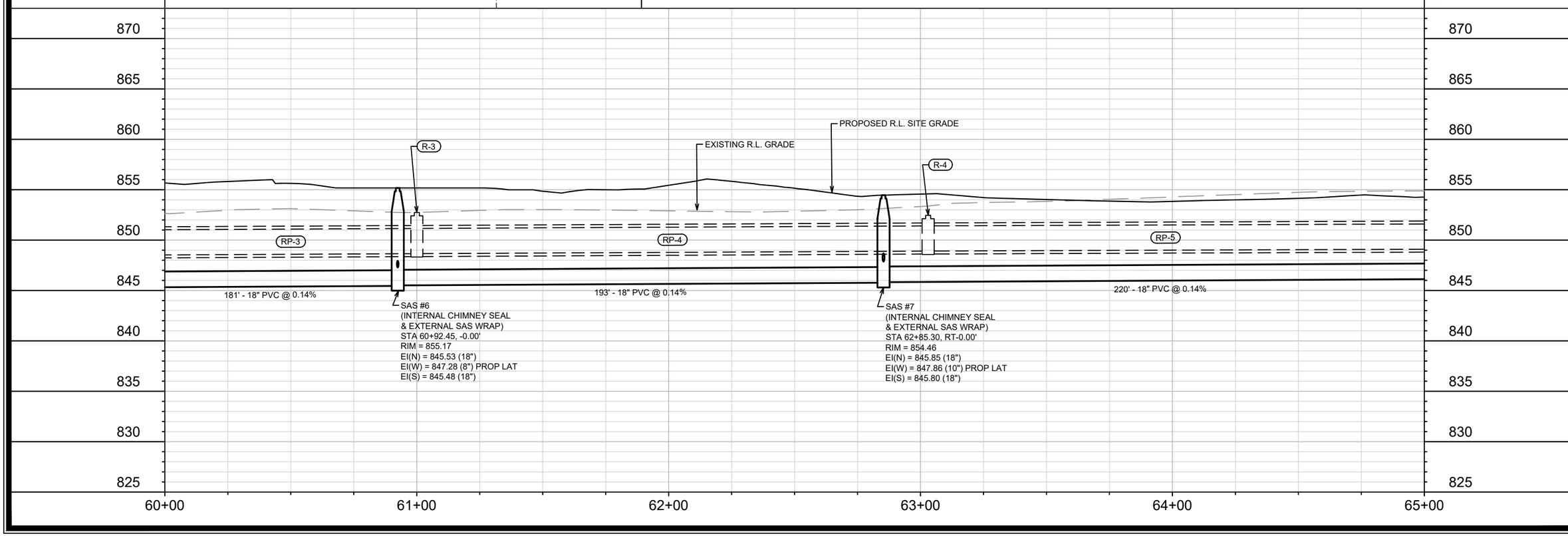

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MADISON, WI

9284

CONTRACT NO:

SEWER PLAN & PROFILE - SANITARY EASEMENT

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

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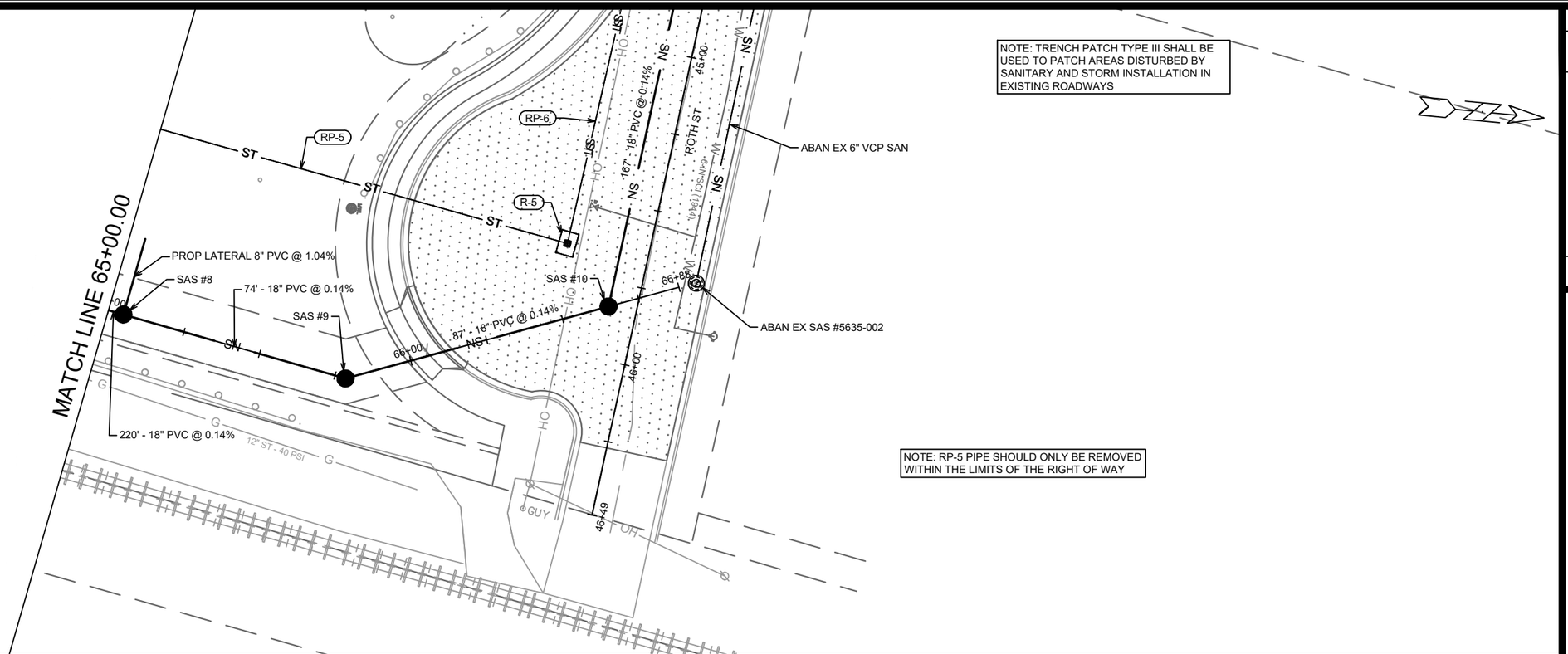
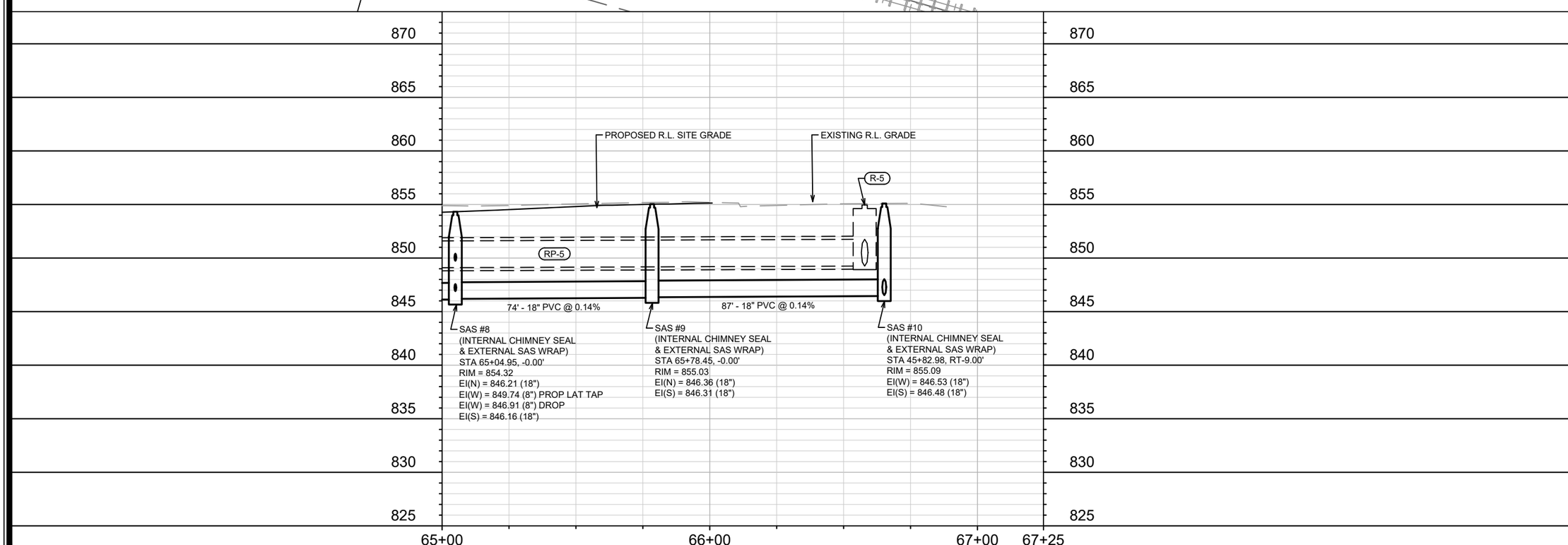


NOTE: TRENCH PATCH TYPE III SHALL BE USED TO PATCH AREAS DISTURBED BY SANITARY AND STORM INSTALLATION IN EXISTING ROADWAYS

NOTE: RP-5 PIPE SHOULD ONLY BE REMOVED WITHIN THE LIMITS OF THE RIGHT OF WAY



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MADISON, WI

CONTRACT NO: 9284

SEWER PLAN & PROFILE - SANITARY EASEMENT

HARTMEYER REDEVELOPMENT

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U-9

NOTE: TRENCH PATCH TYPE III SHALL BE USED TO PATCH AREAS DISTURBED BY SANITARY AND STORM INSTALLATION IN EXISTING ROADWAYS

EX 8" VCP SAN
O'NEILL AVE
EX 12" VCP SAN
EX SAS #5535-003
EX 18" RCP STM
EX 27" RCP STM
EX AS #5535-013
ROTH ST
EX 12" VCP SAN
EX 12" RCP STM
EX SAS #5635-001
HUXLEY ST
EX 12" VCP SAN
EX 18" RCP STM
R-6A
S-13
P-12
21"
ABAN EX 6" VCP SAN
ABAN EX SAS #5635-002
6-IN SCI (1940)
6-IN SCI (1944)
41+00
42+00
43+00
44+00
45+00
46+00
46+49
17+82
66+89
66+40
24' - 18" PVC @ 0.20%
RP-6A
SAS #11
167' - 18" PVC @ 0.14%
SAS #10
RP-7
RP-6
R-5
RP-5
87' - 18" PVC @ 0.14%
S-10A
P-10A
27"
S-10
S-11
P-11
21"
P-10
21"
R-6
S-12
P-9
34" X 53"
PROP PVT 12"
STM RCP @ 0.50%
PROP PVT EI = 850.63
ABAN EX 12" VCP SAN W/ PLUGS
PROPOSED WATER (TYP.)
(SEE WATER PLANS)
NOTE: RP-5 PIPE SHOULD ONLY BE REMOVED WITHIN THE LIMITS OF THE RIGHT OF WAY
SAS #9
RECONSTRUCT
BENCH
& FLOWLINE(S)
REM EX 12" VCP SAN
ABAN EX 12"
VCP SAN
EX 12" VCP SAN
24' - 18" PVC @ 0.20%

PROPOSED R.L. GRADE
EXISTING R.L. GRADE
ABAN EX SAS #5635-002
STA 45+69.80, LT-16.68'
RIM = 854.64
EI(W) = 847.66 (6")
EX 27" RCP STM
EX 12" VCP SAN
167' - 18" PVC @ 0.14%
ABAN EX 6" VCP SAN
SAS #11
(INTERNAL CHIMNEY SEAL
& EXTERNAL SAS WRAP)
STA 44+15.91, RT-9.00'
RIM = 854.02
EI(N) = 846.81 (18")
EI(E) = 846.76 (18")

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14534

MADISON, WI

CONTRACT NO: 9284

SEWER PLAN & PROFILE - ROTH STREET

HARTMEYER REDEVELOPMENT

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14534

U-10

SANITARY SEWER SCHEDULE

HARTMEYER REDEVELOPMENT	SHEET NO.
PROJECT NO. 14534	U-11
SANITARY SEWER SCHEDULE	
CITY OF MADISON	

PROPOSED SANITARY STRUCTURES

SAS NO.	STATION	LOCATION (OFFSET)	TOP OF CASTING	E.I.	DEPTH	NOTES
SANITARY EASEMENT						
SAS #1	50+60.55	CL	852.81	843.78	9.03	[2], [3], [4]
SAS #2	52+38.81	CL	852.58	844.08	8.50	[2], [3]
SAS #3	54+39.30	CL	852.60	844.41	8.19	[2], [3]
SAS #4	57+77.70	CL	855.76	844.94	10.82	[2], [3]
SAS #5	59+11.14	CL	856.62	845.18	11.44	[2], [3]
SAS #6	60+92.45	CL	855.17	845.48	9.69	[2], [3]
SAS #7	62+85.30	CL	854.46	845.80	8.66	[2], [3]
SAS #8	65+04.95	CL	854.32	846.16	8.16	[2], [3]
SAS #9	65+78.45	CL	855.03	846.31	8.72	[2], [3]
ROTH STREET						
SAS #10	45+82.98	RT-9.00	855.09	846.48	8.61	[2], [3]
SAS #11	44+15.91	RT-9.00	854.02	846.76	7.26	[2], [3]
HUXLEY STREET						
SAS #100	0+54.14	RT-5.09	854.59	843.67	10.92	[2], [3], [4], 6-FT DIAMETER DOGHOUSE
SAS #101	3+09.40	CL	854.15	845.37	8.78	[2], [3]
SAS #102	5+64.40	CL	853.05	846.44	6.61	[2], [3]

PROPOSED SANITARY PIPES

FROM (DNSTM)	TO (UPSTM)	DWNSTRM E.I.	UPSTRM E.I.	PLAN (PAY) LGTH (FT	SLOPE (%)	PIPE SIZE	PVC TYPE	NOTES
SANITARY EASEMENT								
MSD MH01-617	SAS #1	843.69	843.78	38	0.24%	18"	SDR-35	[1]
SAS #1	SAS #2	843.83	844.08	178	0.14%	18"	SDR-35	-
SAS #2	SAS #3	844.13	844.41	200	0.14%	18"	SDR-35	-
SAS #3	SAS #4	844.46	844.94	338	0.14%	18"	SDR-35	-
SAS #4	SAS #5	844.99	845.18	133	0.14%	18"	SDR-35	-
SAS #5	SAS #6	845.23	845.48	181	0.14%	18"	SDR-35	-
SAS #6	SAS #7	845.53	845.80	193	0.14%	18"	SDR-35	-
SAS #7	SAS #8	845.85	846.16	220	0.14%	18"	SDR-35	-
SAS #8	SAS #9	846.21	846.31	74	0.14%	18"	SDR-35	-
ROTH STREET								
SAS #9	SAS #10	846.36	846.48	87	0.14%	18"	SDR-35	-
SAS #10	SAS #11	846.53	846.76	167	0.14%	18"	SDR-35	-
SAS #11	SAS #5635-001	846.81	846.86	24	0.20%	18"	SDR-35	-
HUXLEY STREET								
SAS #100	SAS #101	844.35	845.37	255	0.40%	8"	SDR-35	-
SAS #101	SAS #102	845.42	846.44	255	0.40%	8"	SDR-35	-

SANITARY STRUCTURE REMOVALS

STRUCTURE ID NO.	STATION	LOCATION (OFFSET)	TOP OF CASTING	E.I.	DEPTH	NOTES
SANITARY EASEMENT						
SAS #5536-003	50+60.47	LT-0.13	852.81	844.06	8.75	-
HUXLEY STREET						
PVT SAS #1	3+36.96	LT-23.60	855.05	846.00	9.05	-
PVT SAS #2	5+63.96	LT-16.55	854.15	847.00	7.15	-

SANITARY PIPES REMOVALS & ABANDONMENTS

REMOVE FROM	REMOVE TO	LGTH (FT)	PIPE SIZE	PIPE TYPE	NOTES
SANITARY EASEMENT					
MSD MH 01-617	SAS #5536-003	38	12"	PVC	REMOVE
HUXLEY STREET					
MSD MH 01-618	PVT SAS #1	281	6"	CI	ABAN W/ PLUGS
PVT SAS #1	PVT SAS #2	227	6"	CI	REMOVE
TEE (0+53.10, RT-24.95')	BEND (5+64.00, RT-31.00')	510	6"	CI	ABAN W/ PLUGS
COOLIDGE STREET					
SAS #5535-004	SAS #5535-003	350	12"	VCP	REMOVE
ROTH STREET					
SAS #5635-003	SAS #11	320	12"	VCP	ABAN W/ PLUGS

SPECIFIC NOTES

[1] IF REQUESTED BY MMSD, INSTALL CHIMNEY SEAL AND SAS JOINT WRAPS PER MMSD STANDARD SPECIFICATIONS
[2] INSTALL CHIMNEY SEAL IN ACCORDANCE WITH CITY S.D.D. 5.7.17
[3] INSTALL EXTERNAL SAS WRAP IN ACCORDANCE WITH CITY S.D.D. 5.7.2
[4] CONTRACTOR/DEVELOPER RAY SCHNEIDER 608-347-3628 OR RAYS@MADSEWER.ORG FIVE DAYS PRIOR TO WORKING ON OR INSTALLING STRUCTURE TO ARRANGE INSPECTION.
CONTRACTOR/DEVELOPER SHALL BE RESPONSIBLE FOR APPLYING FOR MMSD CONNECTION FEE AND ADHERING TO ALL MMSD CONSTRUCTION REQUIREMENTS.
THE CONTRACTOR/DEVELOPER IS RESPONSIBLE FOR GETTING AN MMSD CONNECTION PERMIT. 2024 MMSD PERMIT FEE IS $1,650.00 AND IS THE RESPONSIBILITY OF THE CONTRACTOR/DEVELOPER

STORM SEWER SCHEDULE

HARTMEYER REDEVELOPMENT	SHEET NO.
PROJECT NO. 14534	U-12
STORM SEWER SCHEDULE	
CITY OF MADISON	

PROPOSED STORM STRUCTURES

STRUC. NO.	STATION	LOCATION (OFFSET)	TYPE	TOP OF CASTING	E.I.	DEPTH	NOTES
HUXLEY STREET							
S-1			TAP	-	847.22	-	-
S-2	2+29.83	LT-7.00	6X6 SAS	853.77	847.51	6.26	FP, W/R-1550-0054
S-2A	2+29.83	RT-15.36	H INLET	854.07	849.52	4.55	W/R-3067-7004-V
S-3	4+81.94	LT-17.50	6X6 SAS	853.34	847.89	5.45	FP, W/R-3067-7009-V
S-3A	4+81.94	RT-17.50	H INLET	853.34	849.90	3.44	W/R-3067-7004-V
S-4	6+93.07	LT-28.84	6X6 SAS	852.20	848.19	4.01	[1], FP, W/R-1550-0054
S-4A	6+97.31	LT-17.50	H INLET	851.79	848.25	3.54	W/R-3067-7004-V
S-5	7+50.76	LT-26.77	6X6 SAS	852.87	848.33	4.54	[1], FP, W/R-1550-0054
S-6	8+91.15	LT-8.00	6X6 SAS	854.20	848.53	5.67	FP, W/R-1550-0054
S-6A	9+05.30	RT-20.67	3X3 SAS	855.32	849.40	5.92	W/R-1550-0054
S-6B	8+91.15	LT-29.37	3X3 SAS	853.00	850.00	3.00	W/R-2050-D
S-7	10+76.04	LT-8.00	6X6 SAS	854.76	848.80	5.96	FP, W/R-1550-0054
S-7A	10+83.61	RT-21.50	3X3 SAS	855.95	850.55	5.40	W/R-1550-0054
S-8	12+99.75	LT-6.00	6X6 SAS	854.96	849.14	5.82	FP, W/R-1550-0054
S-9	14+88.72	LT-8.00	6X6 SAS	853.95	849.42	4.53	[1], FP, W/R-1550-0054
S-9A	14+93.06	RT-21.50	3X3 SAS	855.15	850.25	4.90	W/R-1550-0054
S-9B	14+86.02	LT-28.36	3X3 SAS	853.00	849.90	3.10	W/R-2050-D
S-10	17+03.21	LT-6.00	6X6 SAS	854.19	849.75	4.44	W/R-1550-0054
S-10A	17+23.74	LT-30.68	4X4 SAS	854.51	849.80	4.71	W/R-1550-0054
S-200	10+48.81	LT-31.35	12" RCP AE	-	852.50	-	-
S-200A	10+86.75	LT-31.82	12" RCP AE	-	852.50	-	-
S-201	15+09.94	LT-32.12	12" RCP AE	-	852.50	-	-
S-201A	15+40.06	LT-31.78	12" RCP AE	-	852.50	-	-
ROTH STREET							
S-11	43+43.20	RT-19.86	3X3 SAS	854.83	849.86	4.97	W/R-3067-7004-V
S-12	44+25.20	RT-19.80	3X3 SAS	854.08	850.09	3.99	W/R-3067-7004-V
S-13	44+42.20	LT-41.16	3X3 SAS	853.63	850.21	3.42	W/R-1550-0054
COOLIDGE STREET							
S-100	21+09.18	LT-8.00	4X4 SAS	854.29	849.32	4.97	W/R-1550-0054
S-100A	21+08.79	LT-21.50	3X3 SAS	855.20	850.20	5.00	W/R-1550-0054
S-100B	21+12.08	RT-30.03	3X3 SAS	852.50	849.55	2.95	W/R-2050-D
S-101	23+17.77	LT-8.00	4X4 SAS	855.13	849.59	5.54	W/R-1550-0054
S-101A	23+17.77	LT-21.50	3X3 SAS	855.96	850.23	5.73	W/R-1550-0054
S-102	23+92.26	LT-24.80	4X4 SAS	856.31	849.70	6.61	W/R-1550-0054
S-202	21+89.35	RT-33.50	12" RCP AE	-	852.00	-	-
S-202A	22+23.51	RT-33.00	12" RCP AE	-	852.00	-	-

PROPOSED STORM PIPES

PIPE NO.	FROM (DNSTM)	TO (UPSTM)	DISCH. E.I.	INLET E.I.	PLAN (PAY) LGTH (FT)	PIPE LGTH (FT)	SLOPE (%)	PIPE SIZE	TYPE	NOTES
HUXLEY STREET										
P-1	S-1	S-2	847.22	847.51	205.5	202.3	0.14%	34" X 53"	HERCP	-
P-2	S-2	S-3	847.51	847.89	252.5	246.3	0.15%	34" X 53"	HERCP	-
P-2A	S-2	S-2A	849.34	849.52	22.5	18.4	0.98%	12"	RCP	-
P-3	S-3	S-4	847.89	848.19	219	213.2	0.14%	34" X 53"	HERCP	-
P-3A	S-3	S-3A	849.72	849.90	35	31.0	0.58%	12"	RCP	-
P-4	S-4	S-5	848.19	848.33	68	61.5	0.23%	34" X 53"	HERCP	-
P-4A	S-4	S-4A	848.19	848.25	12.5	8.2	0.74%	12"	RCP	-
P-5	S-5	S-6	848.33	848.53	138.5	132.2	0.15%	34" X 53"	HERCP	-
P-6	S-6	S-7	848.53	848.80	185	178.9	0.15%	34" X 53"	HERCP	-
P-6A	S-6	S-6A	849.20	849.40	32	26.9	0.74%	18"	RCP	-
P-6B	S-6	S-6B	849.78	850.00	21.5	16.9	1.30%	18"	RCP	-
P-7	S-7	S-8	848.80	849.14	224	217.7	0.16%	34" X 53"	HERCP	-
P-7A	S-7	S-7A	850.38	850.55	30.5	25.8	0.66%	15"	RCP	-
P-8	S-8	S-9	849.14	849.42	190	183.7	0.15%	34" X 53"	HERCP	-
P-9	S-9	S-10	849.42	849.75	209.5	203.6	0.16%	34" X 53"	HERCP	-
P-9A	S-9	S-9A	849.99	850.25	30	25.3	1.03%	12"	RCP	-
P-9B	S-9	S-9B	849.69	849.90	20.5	16.0	1.31%	18"	RCP	-
P-10	S-10	S-11	849.75	849.86	56	50.6	0.22%	21"	RCP	-
P-10A	S-10	S-10A	849.75	849.80	32	27.0	0.19%	27"	RCP	-
P-200	S-200	S-200A	852.00	852.00	38	37.9	0.00%	12"	TYPE II	-
P-201	S-201	S-201A	851.50	851.50	32	32.0	0.00%	12"	TYPE II	-
ROTH STREET										
P-11	S-11	S-12	849.86	850.09	82	79.0	0.29%	21"	TYPE II	-
P-12	S-12	S-13	850.09	850.21	63	60.2	0.20%	21"	RCP	-
COOLIDGE STREET										
P-100	S-8	S-100	849.14	849.32	114	109.3	0.16%	30"	TYPE II	-
P-100A	S-100	S-100A	849.82	850.20	13.5	10.5	3.61%	12"	TYPE II	-
P-100B	S-100	S-100B	849.32	849.55	38	35.2	0.65%	18"	TYPE II	-
P-101	S-100	S-101	849.32	849.59	208.5	205.6	0.13%	24"	TYPE II	-
P-101A	S-101	S-101A	850.09	850.23	13.5	10.5	1.33%	12"	TYPE II	-
P-102	S-101	S-102	849.59	849.70	76.5	72.6	0.15%	19" X 30"	HERCP	-
P-202	S-202	S-202A	852.00	852.00	27	27.1	0.00%	12"	TYPE II	-

NOTE: PLAN LENGTH (PAY LENGTH) IS FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE. PIPE LENGTH IS ACTUAL LENGTH OF PIPE FROM STRUCTURE WALL TO STRUCTURE WALL. SLOPE CALCULATED USING PIPE LENGTH.

STANDARD NOTES:

-ALL REBAR FOR FIELD POUR STRUCTURES SHALL BE EPOXY COATED. ANY EXPOSED STEEL SHALL BE TOUCHED UP OR RECOATED PRIOR TO USE.
-ALL FIELD POURED SAS STORM STRUCTURES SHALL BE CONSTRUCTED IN ACCORDANCE WITH STANDARD DETAIL DRAWING 5.7.3.. ALL PRECAST SAS STORM STRUCTURES SHALL BE CONSTRUCTED IN ACCORDANCE WITH STANDARD DETAIL DRAWING 5.7.5.

SPECIFIC NOTES

[1] SHALLOW STRUCTURE TO BE FIELD POURED WITH POSSIBLE PIPE POURED INTO ROOF OF STRUCTURE

STANDARD NOTES:

- ABBREVIATIONS: AE = APRON ENDWALL; RCP = REINFORCED CONCRETE PIPE; HERCP = HORIZONTAL ELLIPTICAL REINFORCED CONCRETE PIPE; DNA = DOES NOT APPLY; SAS = SEWER ACCESS STRUCTURE; LP = LOW POINT INLET STRUCTURE; FP = FIELD POURED STRUCTURE; TR = TOP OF CONCRETE ROOF; NCM = NO CROWN MATCH FOR PIPES; UD = UNDERDRAIN
- APPROXIMATE DISCHARGE E.I. GIVEN, ADJUST E.I. AND PIPE SLOPE IN THE FIELD.
- TOP OF CASTING GRADE GIVEN IS THE TOP OF CURB FOR INLET STRUCTURES AND THE FLOWLINE OF THE CLOSED CASTING FOR SASs.
- TOP OF CONCRETE ROOF (TR) IS 1.25 BELOW TOP OF CASTING UNLESS OTHERWISE NOTED.
- ALL REINFORCED CONCRETE PIPES TO BE CLASS III UNLESS OTHERWISE NOTED.
- SURVEYOR TO CONFIRM THAT ALL INLET STATION / OFFSETS LINE UP WITH PROPOSED CURB AND GUTTER.
- ALL STRUCTURES CALLED OUT AS FIELD POURED SHALL BE FIELD POURED. ALL OTHER STRUCTURES (NOT INDICATED AS FIELD POURED) SHALL BE SUBMITTED TO CITY ENGINEERING FOR APPROVAL IF PRECAST STRUCTURES ARE PREFERRED. CONTACT KYLE FRANK OF CITY ENGINEERING AT (608) 266-4098 FOR PRECAST APPROVALS, FAX SHOP DRAWINGS TO (608)264-9275, OR EMAIL SHOP DRAWINGS TO KFRANK@CITYOFMADISON.COM.

HARTMEYER REDEVELOPMENT	SHEET NO.
PROJECT NO. 14534	U-13
STORM SEWER SCHEDULE	
CITY OF MADISON	

STORM SEWER SCHEDULE

REMOVE STORM STRUCTURES

STRUC. NO.	STRUC. ASSET I.D.	STATION	LOCATION (OFFSET)	TYPE	NOTES
HUXLEY STREET					
R-1	AS #5536-008	2+30.90	RT-6.22	SAS	-
R-1A	IN #5536-011	2+29.85	RT-14.55	INLET	-
SANITARY EASEMENT					
R-2	AS #5636-001	55+76.05	LT-58.25	SAS	-
R-3	AS #5635-024	61+00.05	LT-58.50	SAS	-
R-4	AS #5635-024A	63+03.00	LT-58.55	SAS	-
ROTH STREET					
R-5	AS #5635-019	45+66.16	RT-26.00	SAS	-
R-6	AS #5635-013	44+23.88	RT-24.50	SAS	-
R-6A	AS #5635-014	44+42.20	LT-41.15	SAS	-

REMOVE STORM PIPES

REMOVE NO.	REMOVE FROM	REMOVE TO	LGTH (FT)	PIPE SIZE	PIPE TYPE	NOTES
HUXLEY STREET						
RP-1	EX STM TAP #1	R-1	200	21"	RCP	-
RP-1A	R-1	R-1A	9	12"	RCP	-
RP-1B	R-1	S-2	15	12"	RCP	-
RP-7	R-6	S-10A	160	30"	RCP	-
SANITARY EASEMENT						
RP-2	MH B-03	R-2	67	30"	RCP	-
RP-3	R-2	R-3	520	30"	RCP	-
RP-4	R-3	R-4	200	30"	RCP	-
RP-5	R-4	R-5	330	30"	RCP	-
ROTH STREET						
RP-6	R-5	R-6	142	30"	RCP	-
RP-6A	R-6	R-6A	68	18"	RCP	-

STORM SEWER ULOs (5 ADDITIONAL INDISTRIBUTED ULOs INCLUDED)

ULO NO.	STATION	LOCATION (OFFSET)	TYPE	TOP ELEV.	NOTES
HUXLEY STREET					
ULO1	0+24.57	LT-7.00	STORM SEWER BOX	-	-
ULO2	0+61.95	LT-7.00	FIBER OPTIC	-	-
ULO3	0+69.53	LT-7.00	GAS	-	-
ULO4	6+48.50	LT-19.75	ELECTRIC	-	-
ULO5	0+41.76	RT-7.69	FIBER OPTIC & WATER	-	-
ULO6	0+61.23	RT-7.44	FIBER OPTIC	-	-
ULO7	0+68.87	RT-7.71	GAS	-	-
ULO8	0+71.83	RT-7.88	FIBER OPTIC	-	-

STORM SEWER ABANDONMENTS

PIPE NO.	FROM (DNSTM)	TO (UPSTM)	LGTH (FT)	PIPE SIZE	TYPE	NOTES	NOTES
HUXLEY STREET							
AP-1	R-1	EX PLUG #1	99	21"	RCP	W/ PLUGS	-

SPECIFIC NOTES

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
-INSTALL FLUOROCARBON GASKETS TO ALL JOINTS, WITHIN PROJECT LIMITS
-PLUG HYDRANT DRAIN PORTS, ON ALL NEW HYDRANTS WITHIN PROJECT LIMITS

081031300768
1810 Commercial Ave
MADISON ICE HARTMEYER
LLC

WN 2
2-IN

081031300932
702 Ruskin St
CASCADE INVESTMENT
GROUP
LLC

WN 22
W-1

*NOTE - RECONNECT ALL EX. SERVICES TO 702 RUSKIN ST, PER STD. SPECS
COORDINATE LOCATION WITH SEWER LATERALS AND MWU INSPECTOR
MAINTAIN 18" SEPARATION AT SEWER CROSSINGS & 6' MIN. DEPTH IN ROW
ABANDON ALL PRIVATE WATER SERVICES WITHIN ROW

MATCH LINE STA. 5+50

EX. 6" SAN
EX. 4" CI PVT WATER (1946)
EX. 4" SAN
EX. PVT WATER
EX. PVT W
1+00
2+00
3+00
5+00
HUXLEY STREET
EX. 21" RCP STORM
8"W
EX. 8" DI WATER (1975)
EX. PVT WATER (2011)
4" ST - 20 PSI
2" PL - 20 PSI
EX. PVT STORM

INSTALL CLAY TRENCH
PLUG AT CONNECTION
3+29, 19.1 RT

STA. 3+50.0, 8.0 RT
8-IN 45° BEND

STA. 3+37.0, 19.2 RT
8-IN 45° BEND

INSULATION (TYP.)

10' WIDE OVERHEAD
ELECTRIC LINE
EASEMENT, PER
MG&E UNRECORDED
DOCUMENT NO. 4960

WN 20
W-1

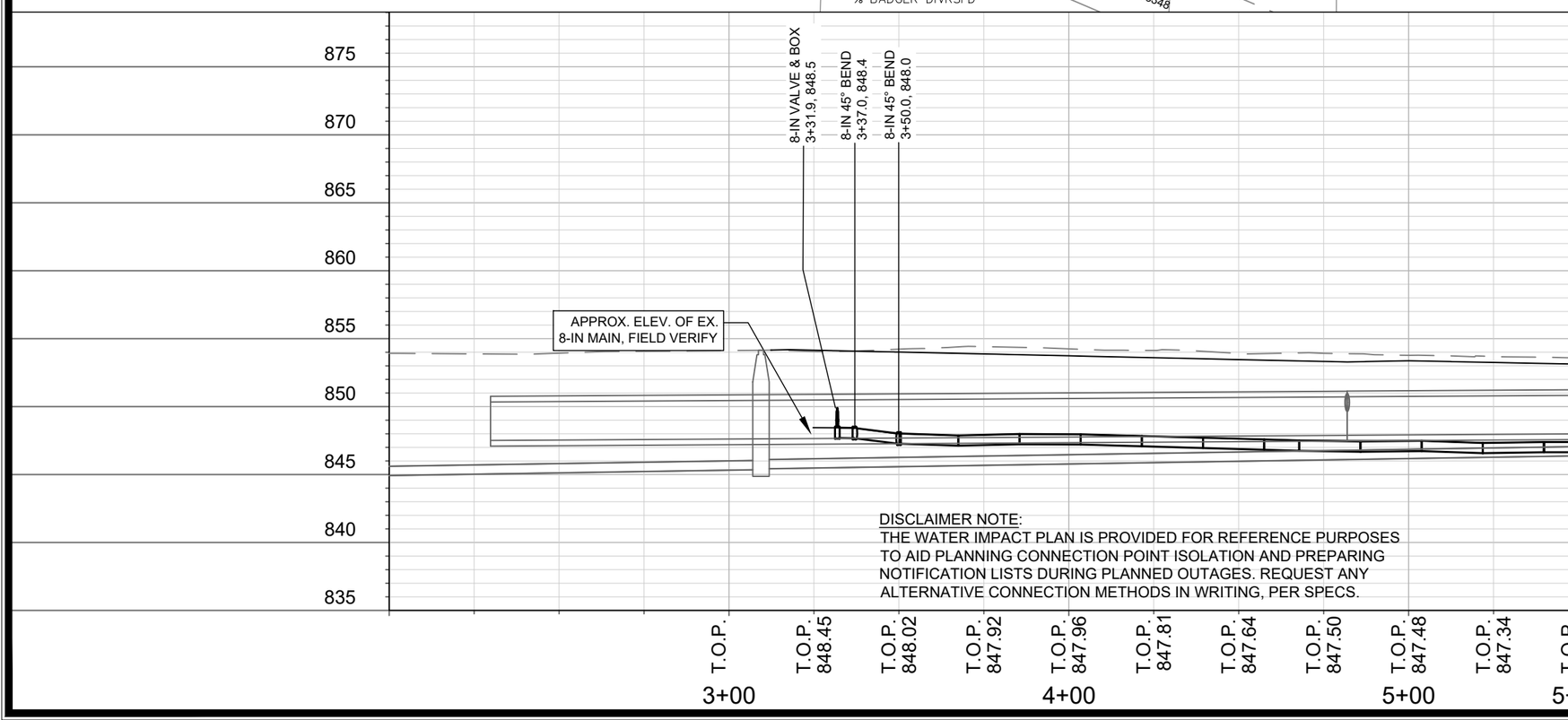
STA. 3+31.9, 19.1 RT
CUT-IN CONNECT W/
8-IN VALVE & BOX
REMOVE & REPLCE
EXISTING VALVE

081031300776
705 Ruskin St
HARTMEYER ESTATE
C/O JEAN L EDWARDS

081031300940
1834 Commercial Ave
MADISON ICE HARTMEYER
LLC

081031300958
701 Ruskin St
JR PIKE CORP ETAL
% BADGER DIVRSFD

CELL TOWER LEASE,
DOCUMENT NO. 22033348



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14534

MADISON, WI

9284

CONTRACT NO:

WATER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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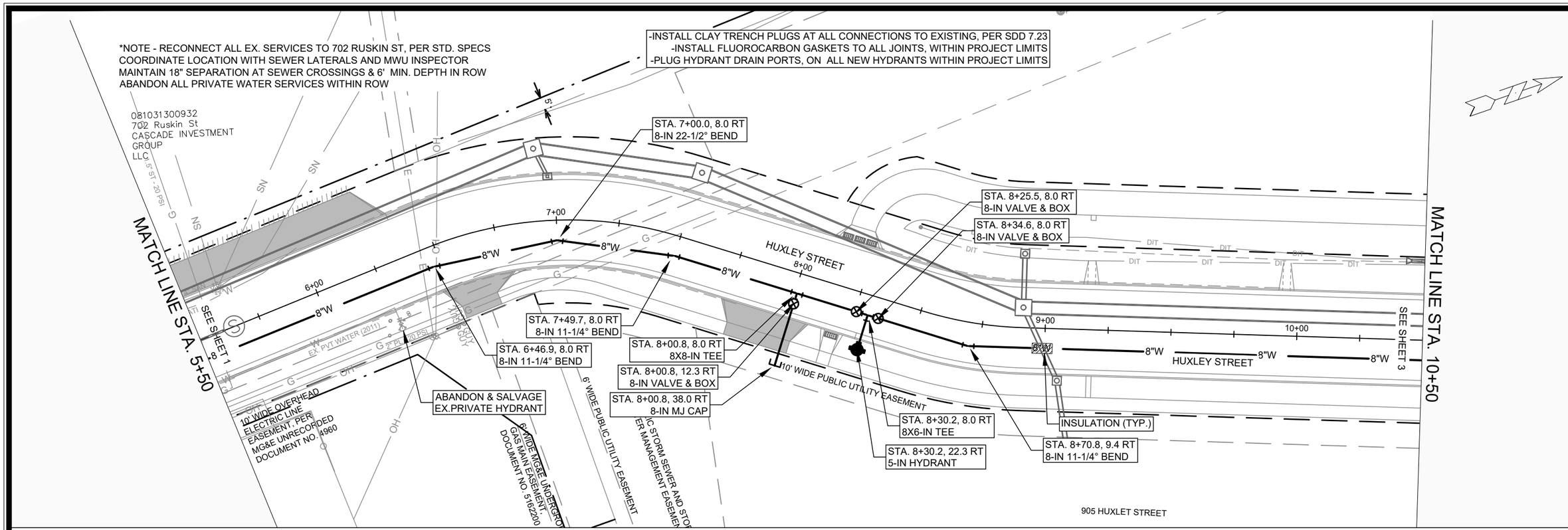
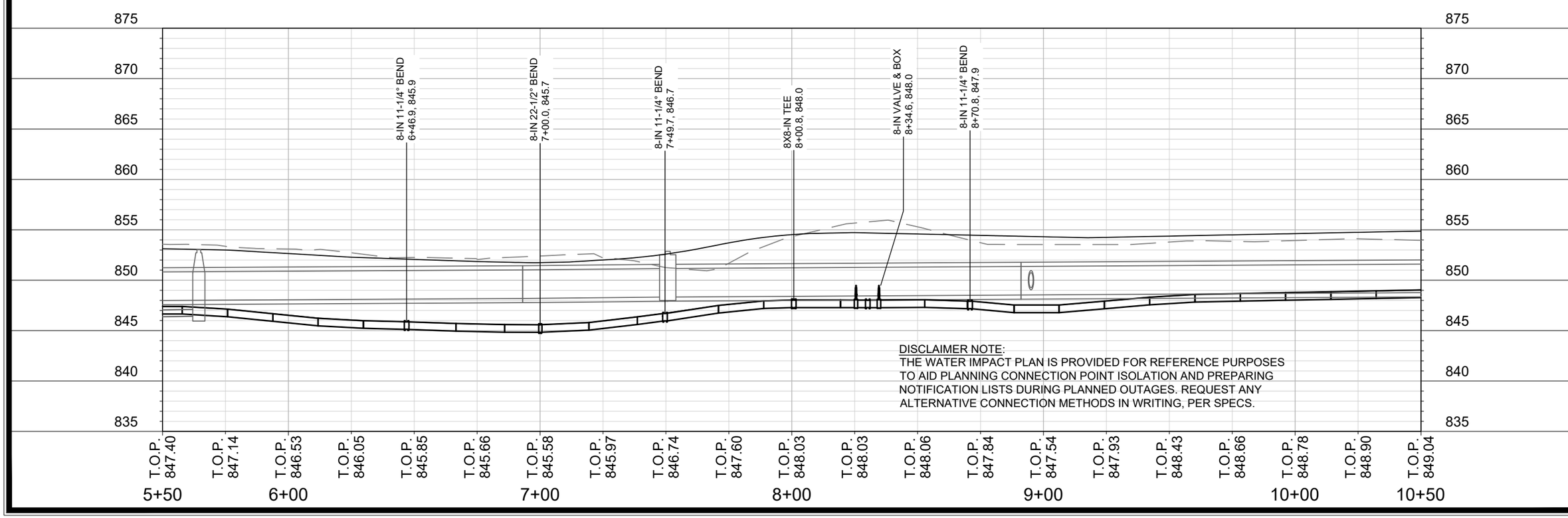
14534

W-1

*NOTE - RECONNECT ALL EX. SERVICES TO 702 RUSKIN ST, PER STD. SPECS
COORDINATE LOCATION WITH SEWER LATERALS AND MWU INSPECTOR
MAINTAIN 18" SEPARATION AT SEWER CROSSINGS & 6' MIN. DEPTH IN ROW
ABANDON ALL PRIVATE WATER SERVICES WITHIN ROW

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
-INSTALL FLUOROCARBON GASKETS TO ALL JOINTS, WITHIN PROJECT LIMITS
-PLUG HYDRANT DRAIN PORTS, ON ALL NEW HYDRANTS WITHIN PROJECT LIMITS





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WATER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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14534

W-2

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
-INSTALL FLUOROCARBON GASKETS TO ALL JOINTS, WITHIN PROJECT LIMITS
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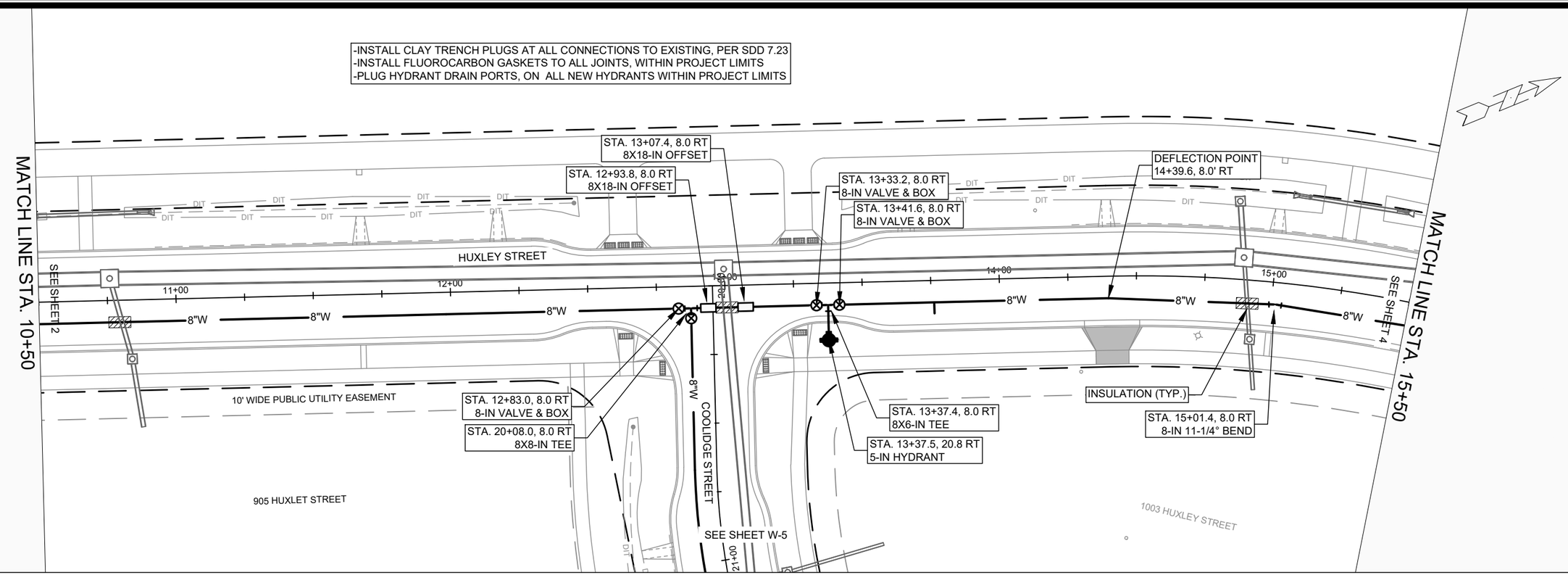

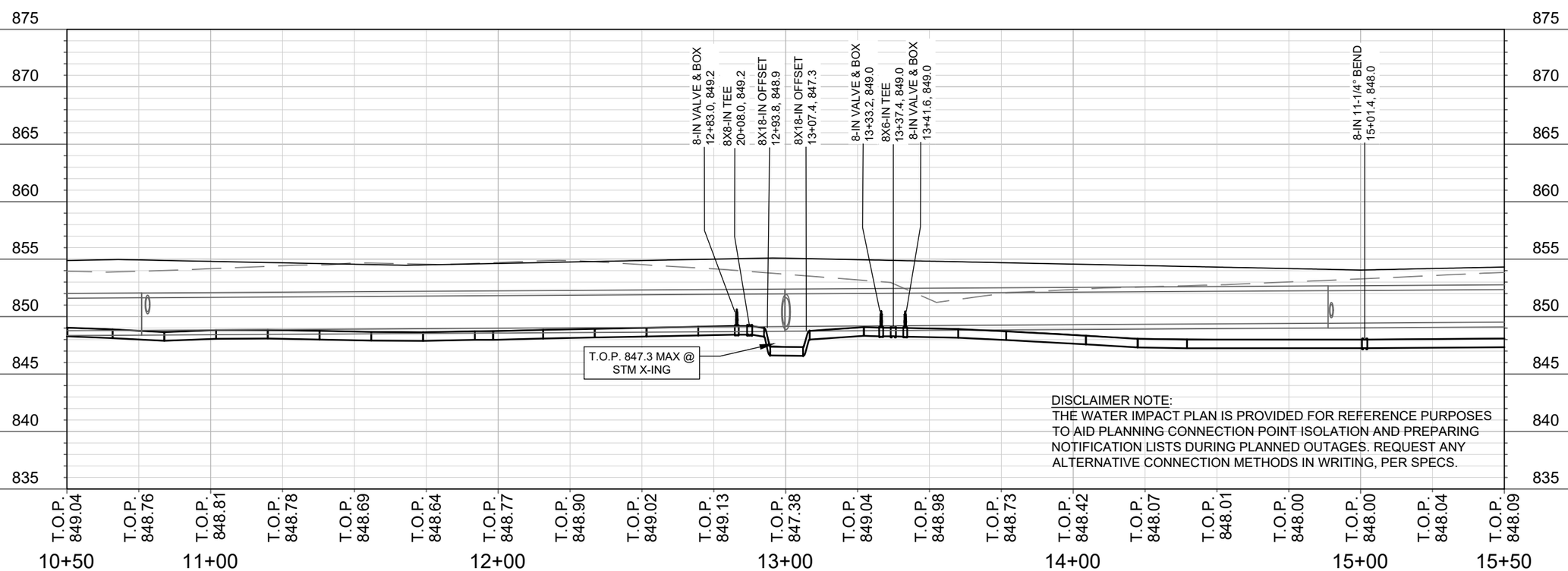

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14534 | W-3

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WATER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

W-3

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
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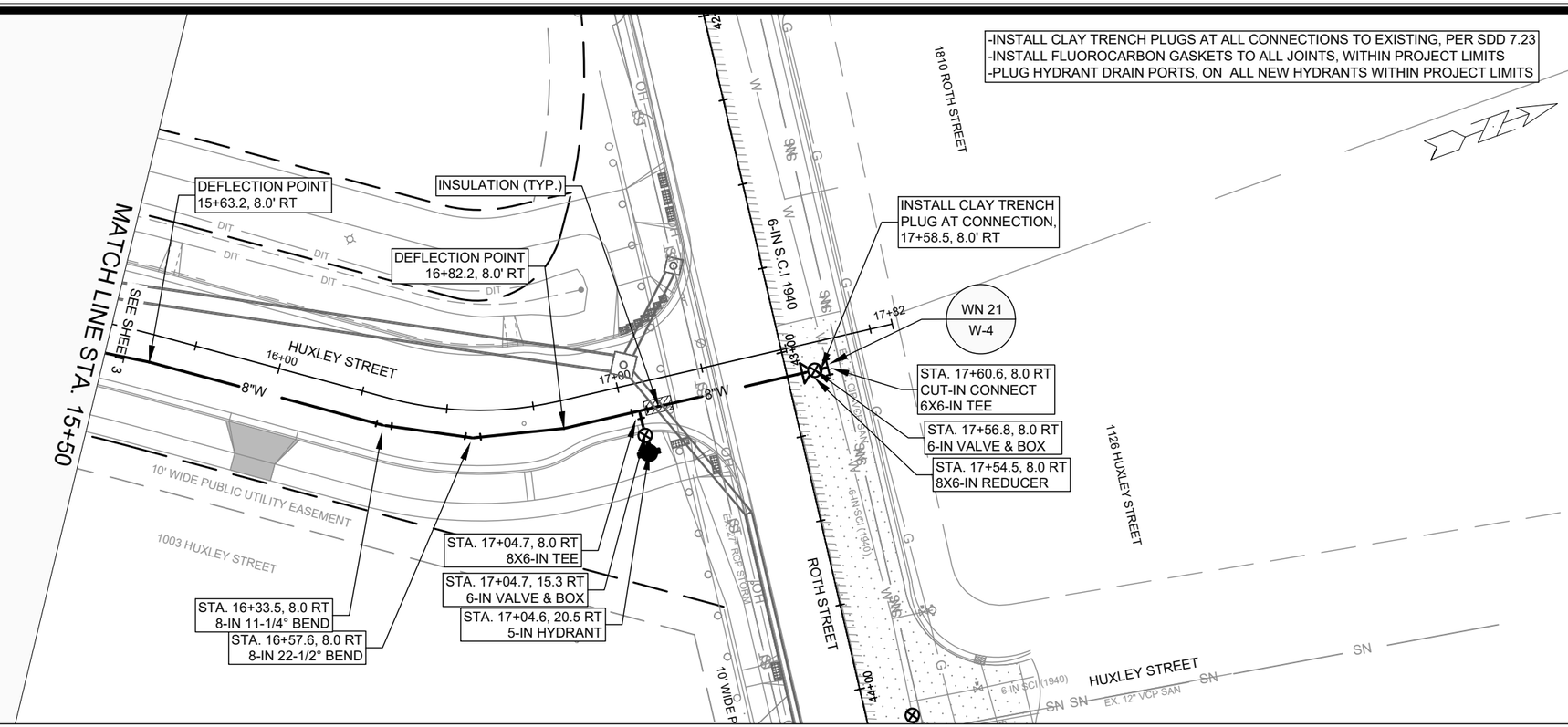
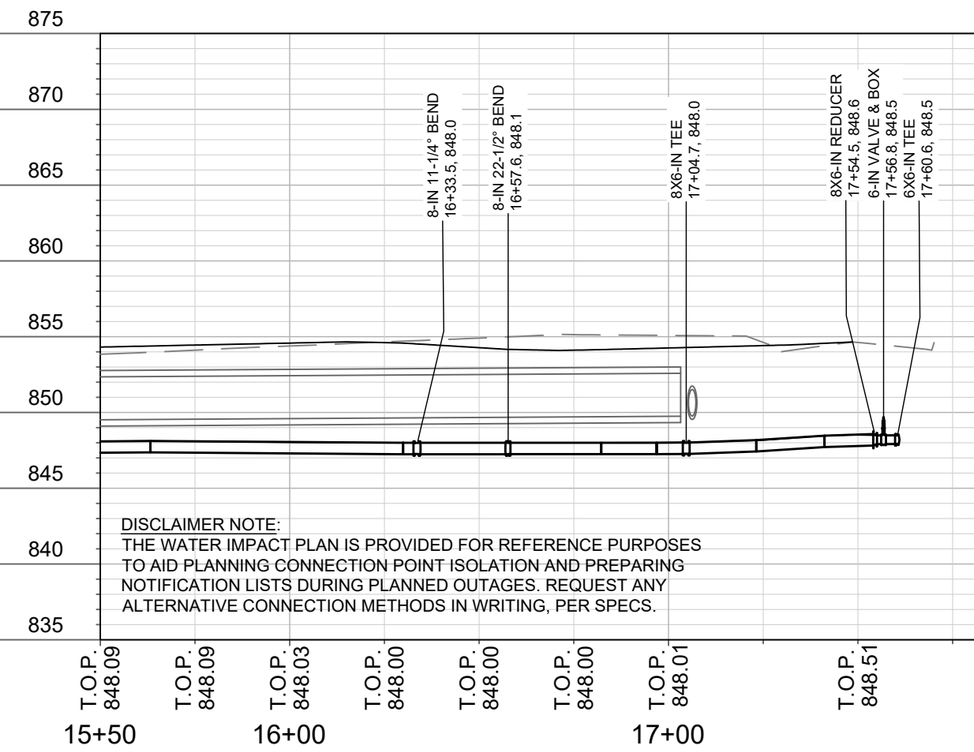
-PLUG HYDRANT DRAIN PORTS, ON ALL NEW HYDRANTS WITHIN PROJECT LIMITS





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WATER PLAN & PROFILE - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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W-4

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
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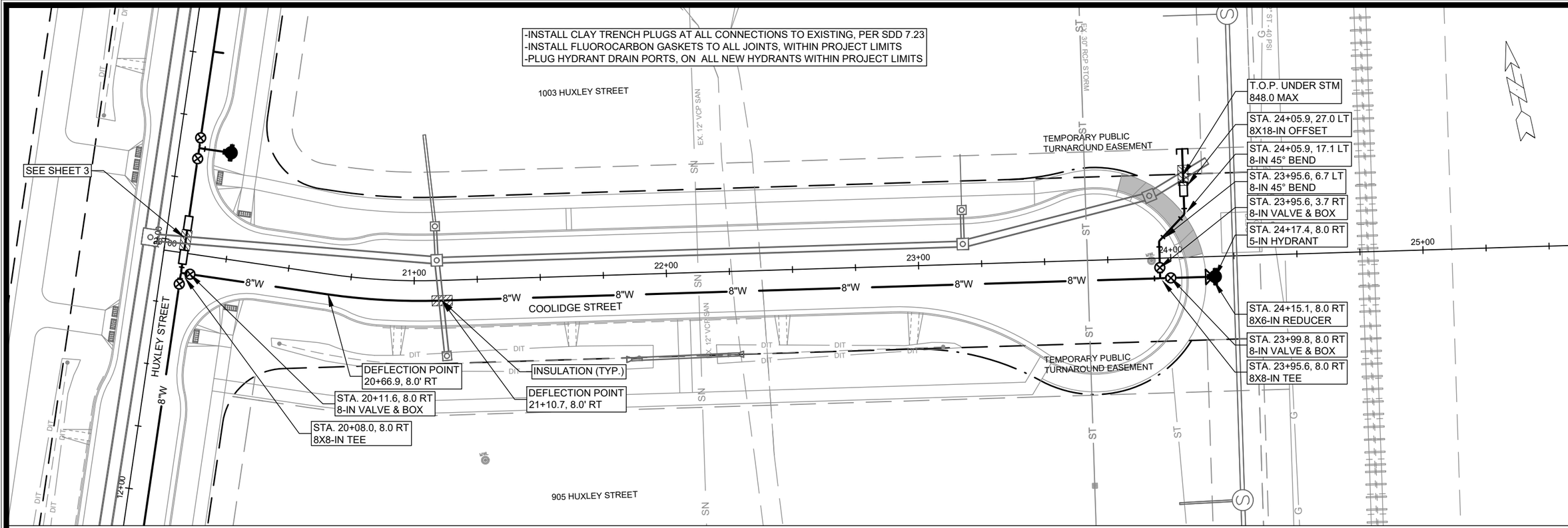
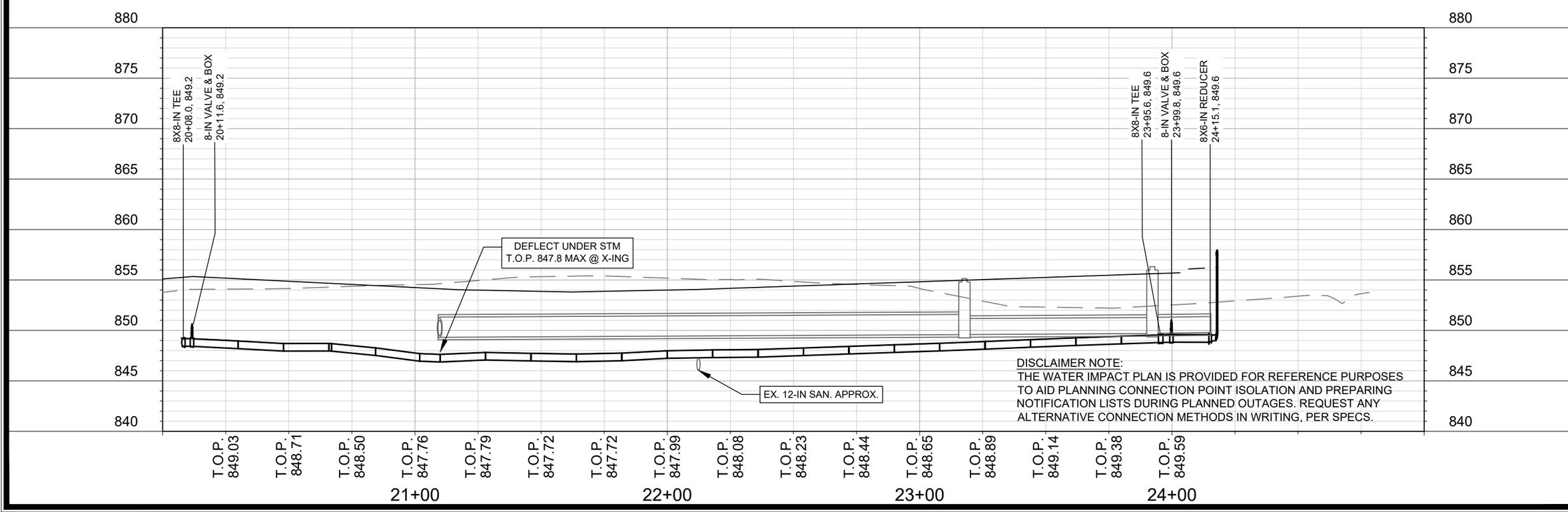
-PLUG HYDRANT DRAIN PORTS, ON ALL NEW HYDRANTS WITHIN PROJECT LIMITS





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WATER PLAN & PROFILE - COOLIDGE STREET

HARTMEYER REDEVELOPMENT

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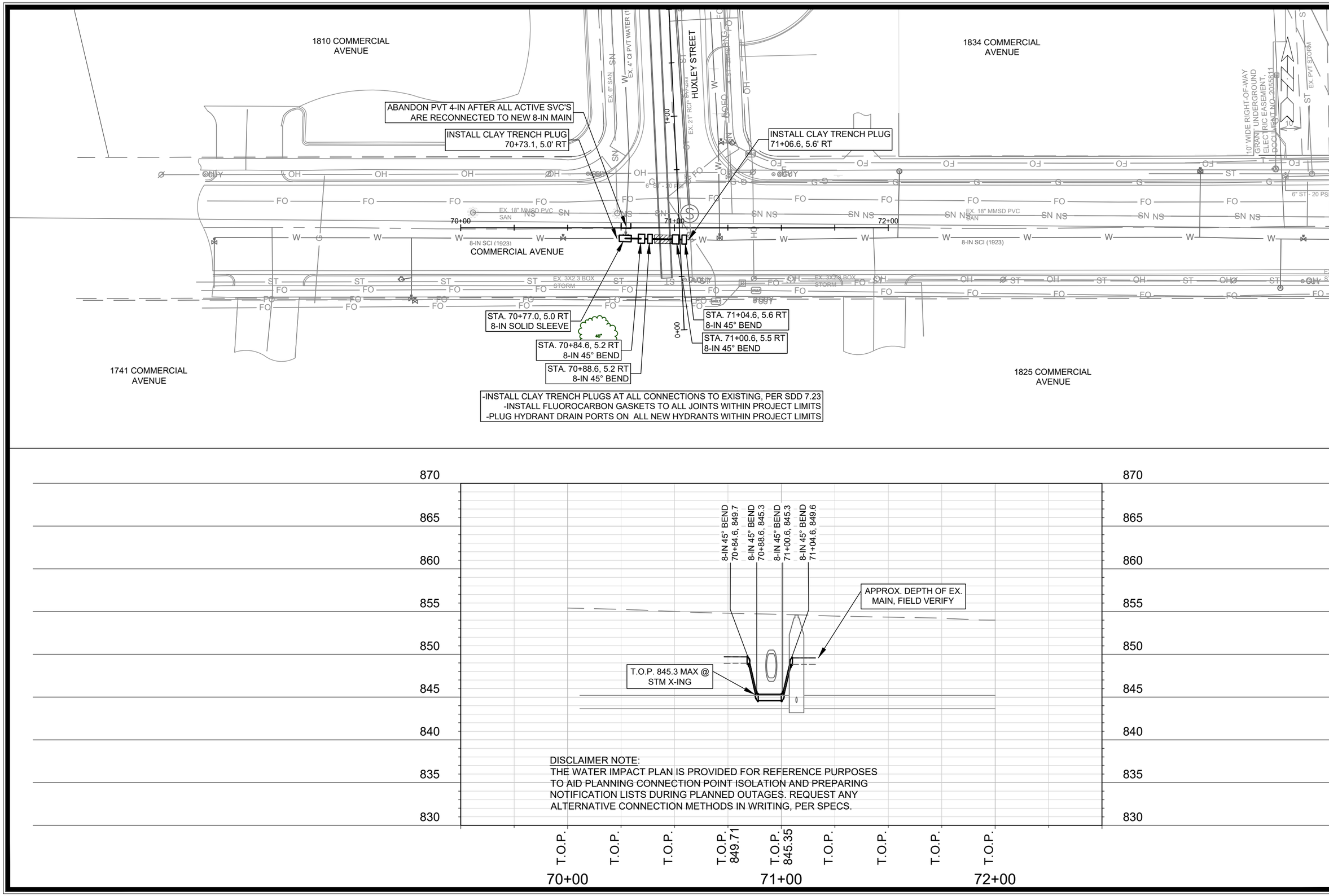
W-5



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14534 | W-6

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MADISON, WI

CONTRACT NO: 9284

WATER PLAN & PROFILE - COMMERCIAL AVENUE

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

W-6

-INSTALL CLAY TRENCH PLUGS AT ALL CONNECTIONS TO EXISTING, PER SDD 7.23
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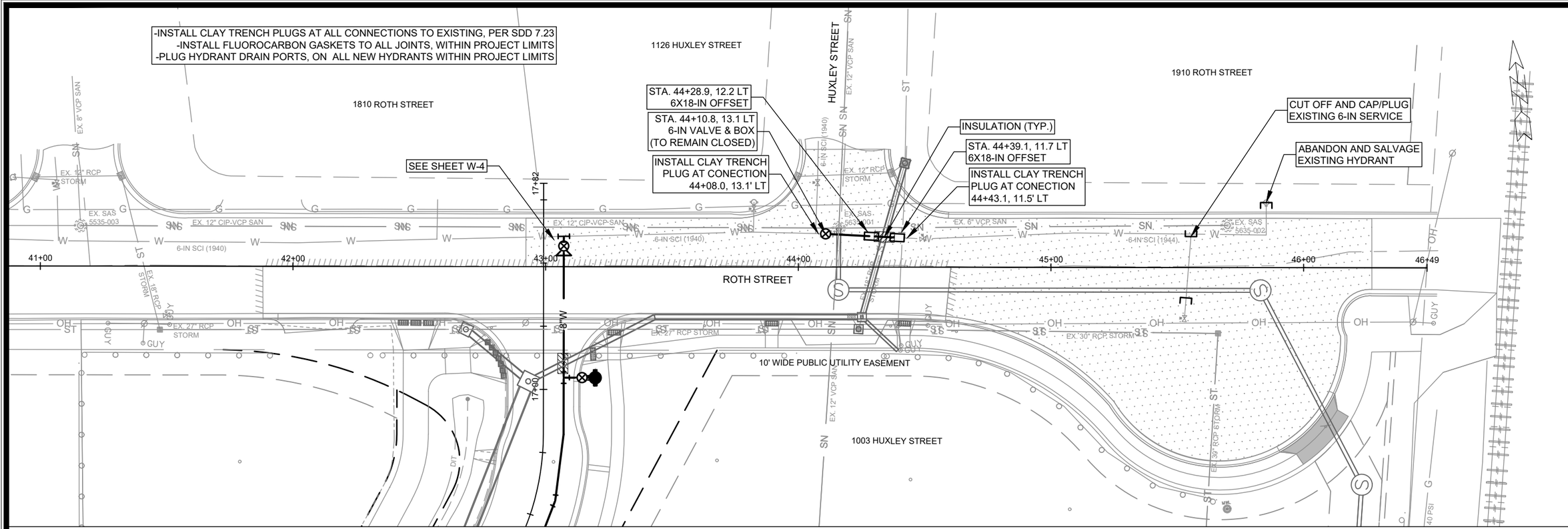
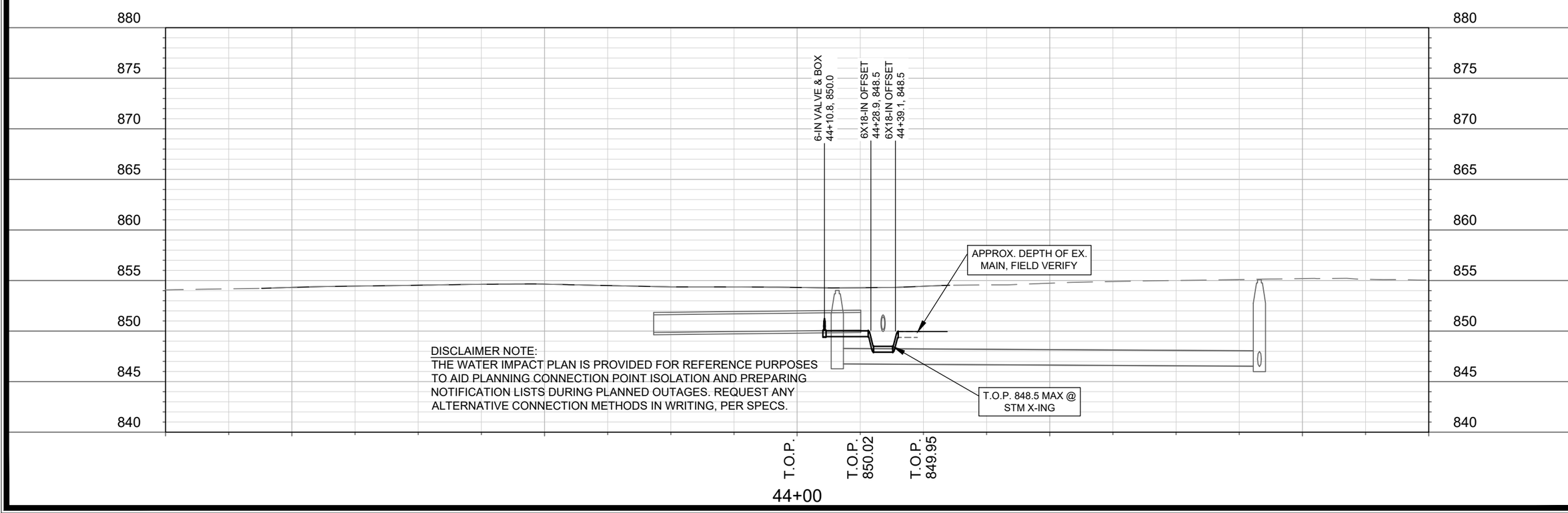
-PLUG HYDRANT DRAIN PORTS, ON ALL NEW HYDRANTS WITHIN PROJECT LIMITS





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14534

MADISON, WI

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CONTRACT NO:

WATER PLAN & PROFILE - ROTH STREET

HARTMEYER REDEVELOPMENT

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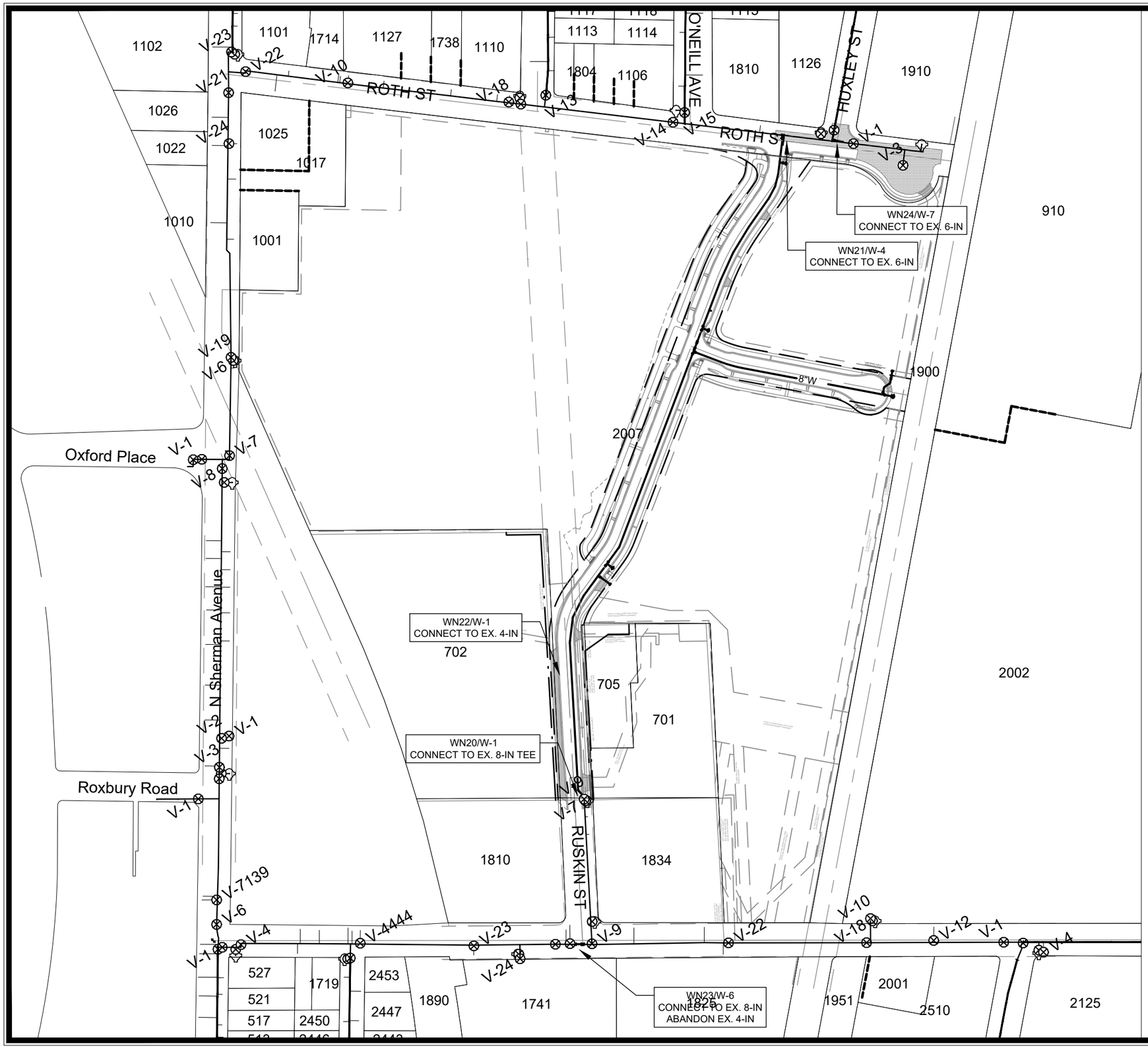
W-7



1" = 200'

Madison Water Utility

WN20/W-1 CUT-IN CONNECT TO EX. 8-IN AT RUSKIN STREET
ISOLATION VALVES: V-9 AT COMMERCIAL AVE
NOTIFY: 701, 703, AND 705 RUSKIN STREET

WN21/W-4 CUT-IN CONNECT TO EX. 6-IN AT ROTH STREET
ISOLATION VALVES: V-1 AND V-14 AT ROTH STREET, V-3054 AT HUXLEY STREET, AND V-15 AT O'NEILL AVE
NOTIFY: 1810 ROTH STREET

WN22/W-1 CUT-IN CONNECT TO EX. 4-IN* AT RUSKIN STREET
ISOLATION VALVES: SV-8 AT RUSKIN STREET
NOTIFY: 702-722 RUSKIN STREET

WN23/W-6 CUT-IN CONNECT TO EX. 8-IN AT COMMERCIAL AVE.
ISOLATION VALVES: V-4683, V-22, V-9
NOTIFY: 1834 & 1835 COMMERCIAL AVE.

NOTE:
ABANDON EX. 4-IN SVC WITH 8-IN D.I. AND SOLID SLEEVE DURING THIS SHUT-OFF.
EXISTING SERVICES ON RUSKIN WILL NEED TO BE RECONNECTED PRIOR TO THIS OPERATION.

WN24/W-7 CUT-IN CONNECT TO EX. 6-IN AT ROTH STREET
ISOLATION VALVES: V-1 AND V-14 AT ROTH STREET, V-3054 AT HUXLEY STREET, AND V-15 AT O'NEILL AVE
NOTIFY: 1810 ROTH STREET

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14534

MADISON, WI

9284

CONTRACT NO:

WATER IMPACT PLAN

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

W-8

CONSTRUCTION NOTES:

1. CONSTRUCT NEW WATER MAIN 6.0' BELOW FINISHED GRADE, UNLESS OTHERWISE NOTED. INSULATE MAIN WITH POLYSTYRENE BOARD AT STORM CROSSINGS AND OTHER AREAS IDENTIFIED BY ENGINEER AS HAVING INADEQUATE COVER.
2. VERIFY SIZE OF EXISTING WATER SERVICES AND RECONNECT SERVICES AS INDICATED.
3. MINIMIZE DISRUPTION OF SERVICE TO CUSTOMERS. NOTIFY PER CONTRACT REQUIREMENTS OF ANY PLANNED WATER OUTAGE.

WN-1	REPLACE THE EXISTING LEAD SERVICE WITH A NEW COPPER SERVICE.
WN-2	EXTEND AND RECONNECT THE EXISTING COPPER SERVICE TO THE NEW WATER MAIN.
WN-3	EXISTING SERVICE TO BE ABANDONED WHEN THE WATER MAIN IS CUT OFF.
WN-4	DISCONNECT FROM THE OLD WATER MAIN AND RECONNECT THE EXISTING COPPER WATER SERVICE LATERAL TO THE NEW WATER MAIN.
WN-5	RELOCATE THE EXISTING FIRE HYDRANT.
WN-6	ABANDON WATER VALVE ACCESS STRUCTURE.
WN-7	FURNISH AND INSTALL THE NEW TOP SECTION FOR THE WATER ACCESS STRUCTURE.
WN-8	ABANDON THE VALVE BOX.
WN-9	FURNISH THE DITCH, COMPACTION, AND ALL MATERIALS AND LABOR FOR THE INSTALLATION OF NEW SERVICE LATERAL.
WN-10	REMOVE AND SALVAGE EXISTING HYDRANT
WN-11	REPLACE THE EXISTING COPPER SERVICE WITH A COPPER SERVICE
WN-20+	SEE WATER IMPACT PLAN FOR CONNECTION POINT ISOLATION AND WATER SHUT-OFF NOTIFICATION INFORMATION.

WATER UTILITY ULO SCHEDULE

ULO	UTILITY	STATION	OFFSET	SHEET

*ESTIMATE OF MATERIALS SUPPLIED BY CONTRACTOR:

PAY ITEM ID	DESCRIPTION	QUANTITY	UNIT
70002	FURNISH AND INSTALL 6-INCH PIPE & FITTINGS	80	LNFT
70003	FURNISH AND INSTALL 8-INCH PIPE & FITTINGS	1940	LNFT
70031	FURNISH AND INSTALL 6-INCH WATER VALVE	3	EACH
70032	FURNISH AND INSTALL 8-INCH WATER VALVE	10	EACH
70040	FURNISH AND INSTALL AND SALVAGE HYDRANT	4	EACH
70101	FURNISH AND INSTALL STYROFOAM	10	EACH
70058	RECONNECT 2-IN SERVICE LATERAL*	1	EACH
71002	8-IN MJ CAP	2	EACH
71026	8-IN SOLID SLEEVE	1	EACH
71123	8-IN 45° BEND	8	EACH
71135	8-IN 22-1/2° BEND	2	EACH
71147	8-IN 11-1/4° BEND	5	EACH
71159	8X6-IN REDUCER	2	EACH
71208	6X6-IN TEE	1	EACH
71210	8X6-IN TEE	3	EACH
71211	8X8-IN TEE	3	EACH
71338	6X18-IN OFFSET	2	EACH
71341	8X18-IN OFFSET	3	EACH

** ESTIMATE OF MATERIALS IS FOR INFORMATION ONLY. ENGINEER DOES NOT GUARANTEE ACCURACY OF MATERIAL TAKE-OFF.*

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

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

WIS. STATUTE 182.0175 (1974) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.

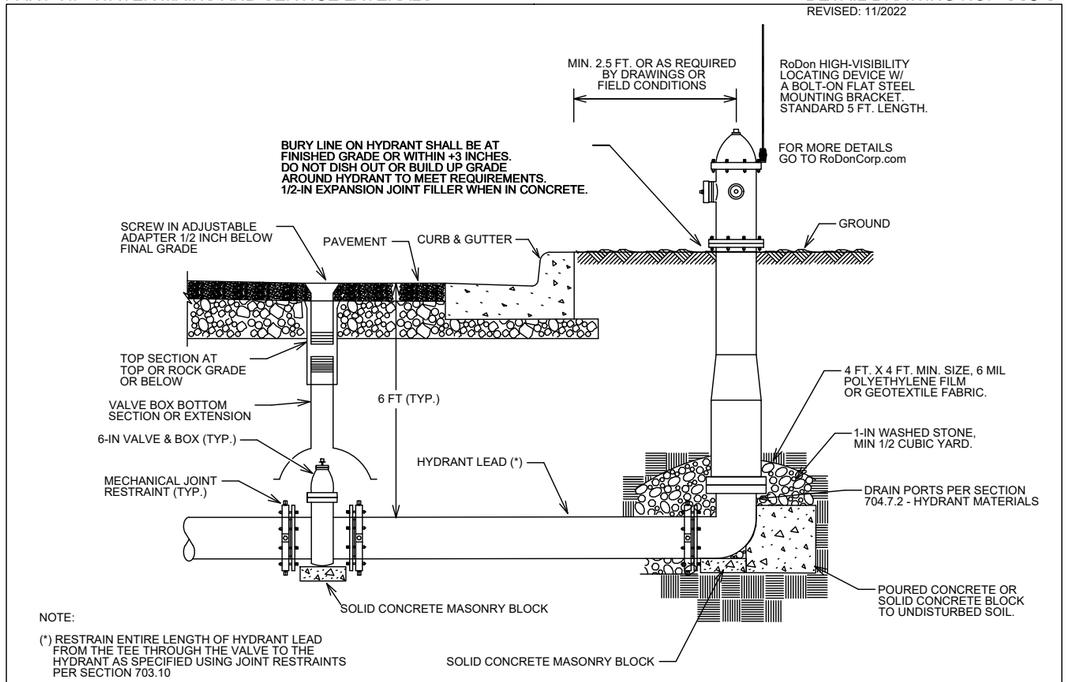
MEMBER ONE CALL SYSTEMS INTERNATIONAL

DISCLAIMER NOTE: UTILITY LOCATIONS SHOWN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UNDERGROUND AND OVERHEAD UTILITIES PRIOR TO COMMENCING WORK.

PART VII - WATER MAINS AND SERVICE LATERALS

DETAIL DRAWING NO. **7.04**

REVISED: 11/2022



NOTE:

(*) RESTRAIN ENTIRE LENGTH OF HYDRANT LEAD FROM THE TEE THROUGH THE VALVE TO THE HYDRANT AS SPECIFIED USING JOINT RESTRAINTS PER SECTION 703.10

CITY OF MADISON WATER UTILITY	NOT TO SCALE	TYPICAL HYDRANT INSTALLATION

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Designed By: TDP | Date: 1/26/2024 11:04 AM | Scale: ########

14534

14534

MADISON, WI

9284

CONTRACT NO:

WATER ESTIMATE OF MATERIALS

HARTMEYER REDEVELOPMENT

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CITY OF MADISON WISCONSIN

14534

W-9

3+50.00

4+00.00

4+50.00

3+25.00

3+75.00

4+25.00

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14534

MADISON, WI

CONTRACT NO: 9284

CROSS SECTIONS - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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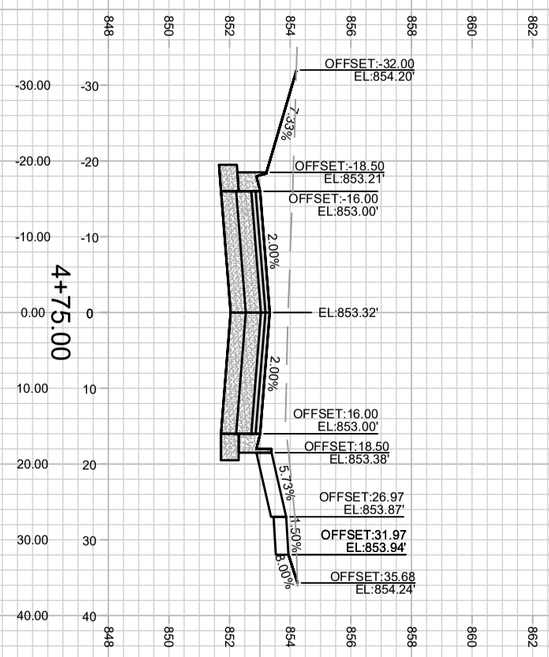
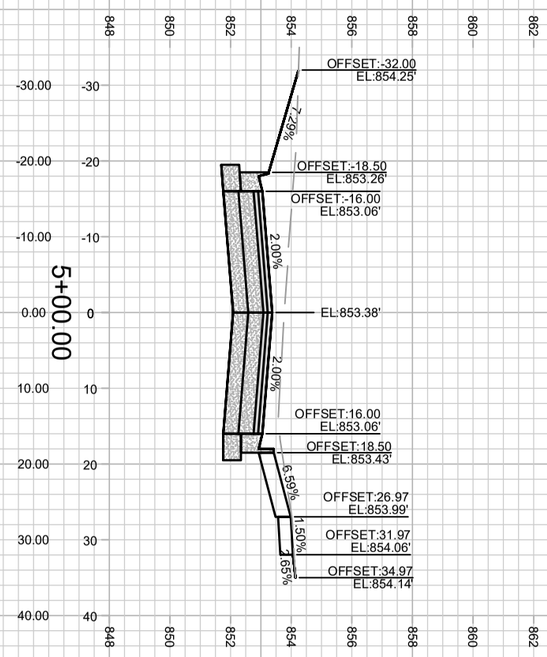
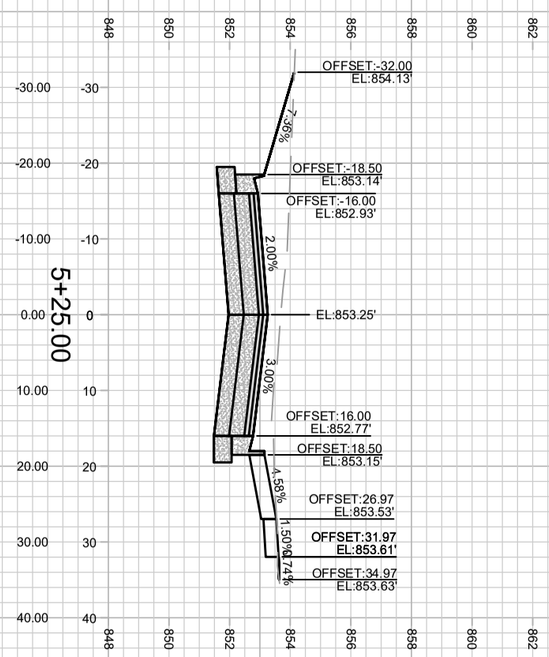
CITY OF MADISON WISCONSIN

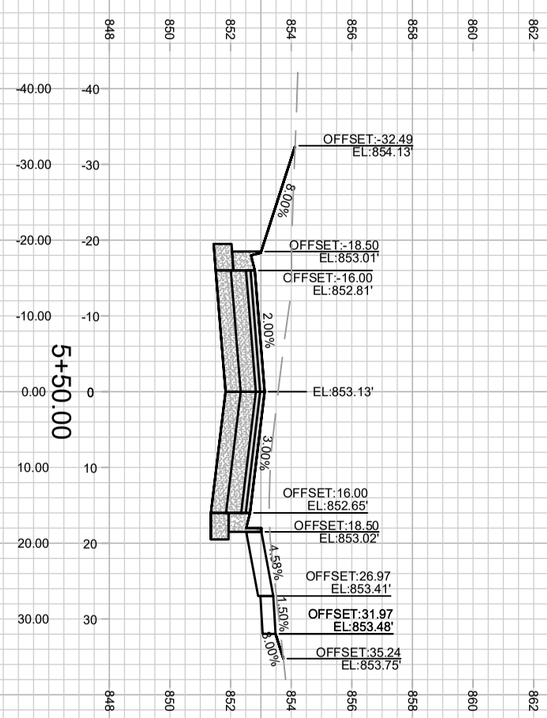
14534

X-1









X-2

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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Designed By: EEA | Date: 1/23/2024 8:39 AM | Scale: 1" = 20'

14534 X-2

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Designed By: EEA | Date: 1/23/2024 8:39 AM | Scale: 1" = 20'

14534 | X-3

14534

MADISON, WI

CONTRACT NO: 9284

CROSS SECTIONS - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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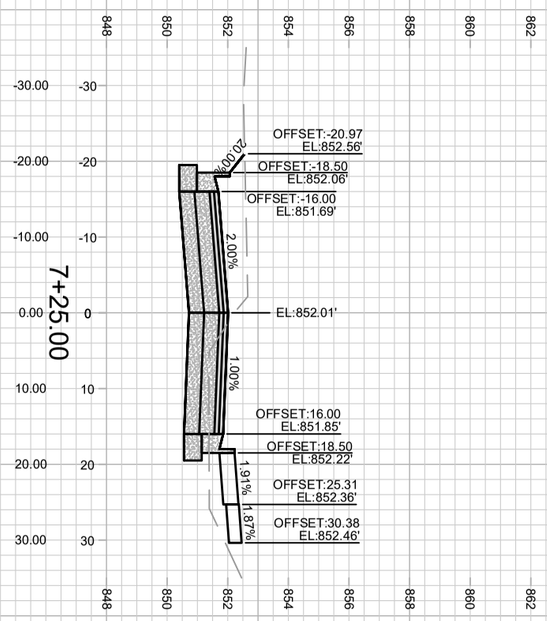
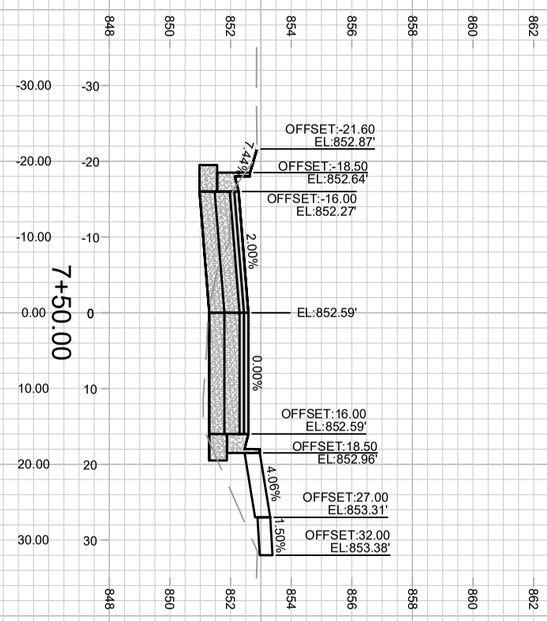
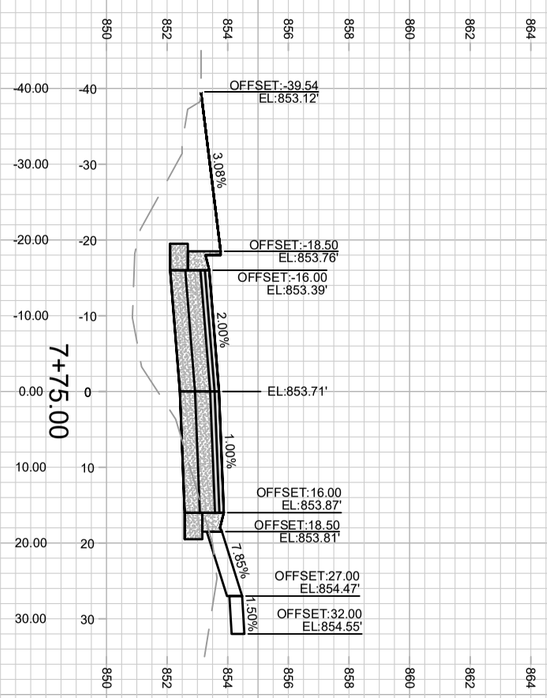
CITY OF MADISON WISCONSIN

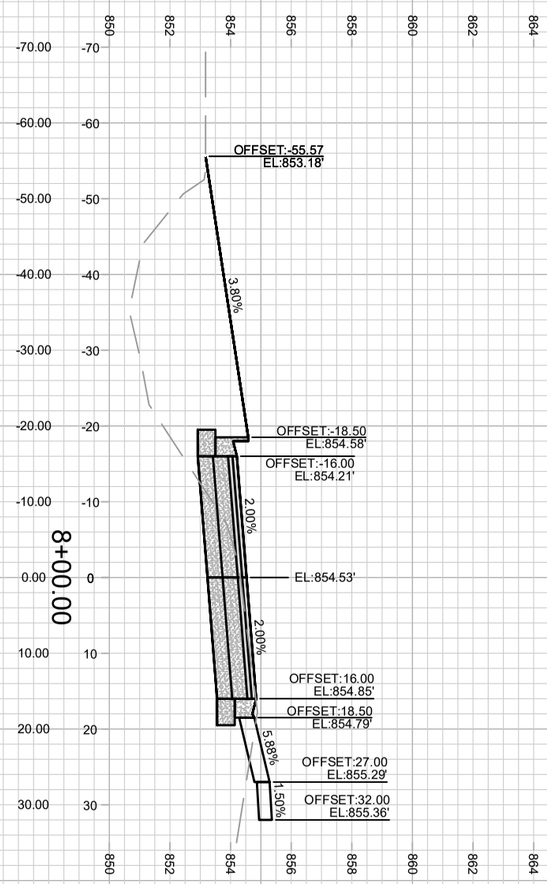
14534

X-3









X-4	14534	CROSS SECTIONS - HUXLEY STREET	14534
		HARTMEYER REDEVELOPMENT	MADISON, WI
		M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections.dwg	CONTRACT NO: 9284

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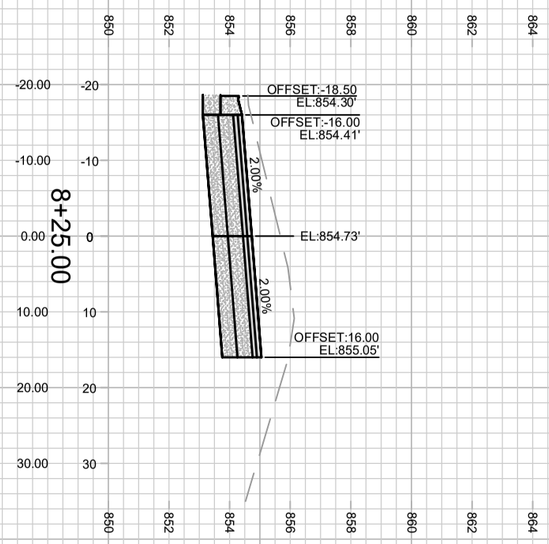
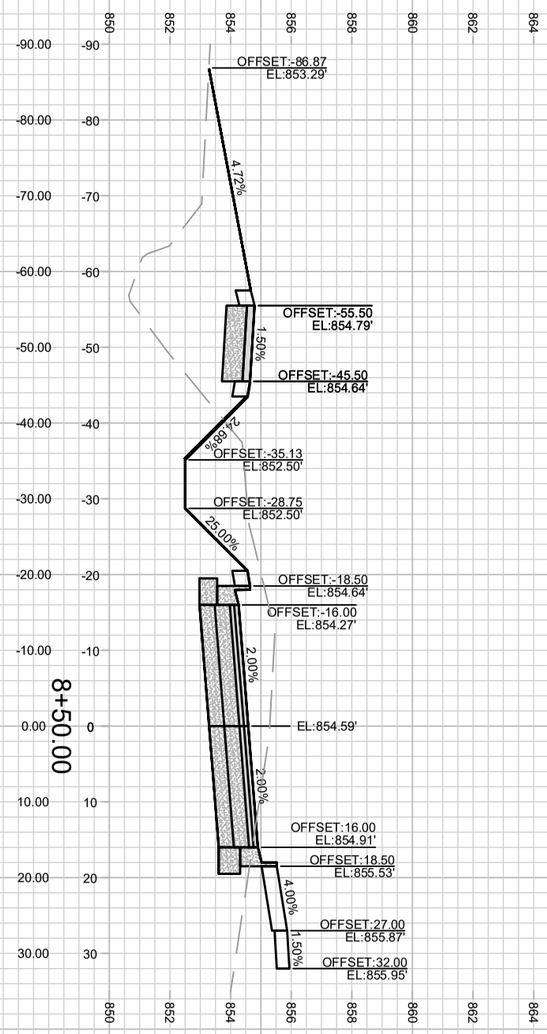
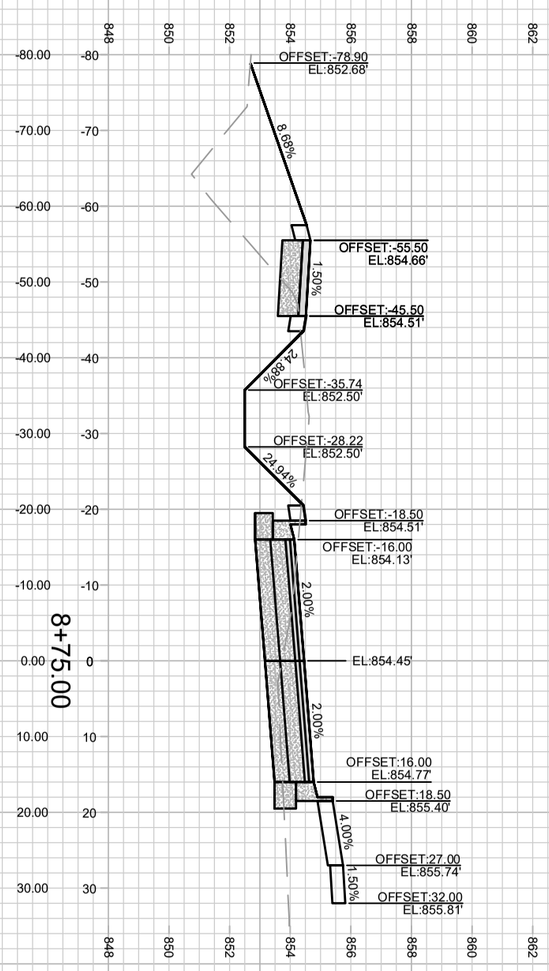
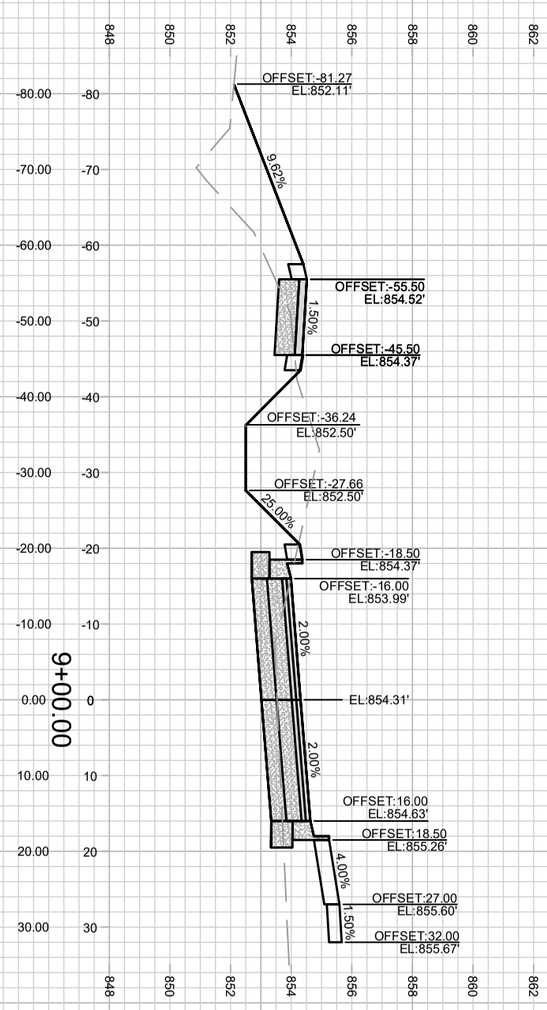
14534 X-4









X-5

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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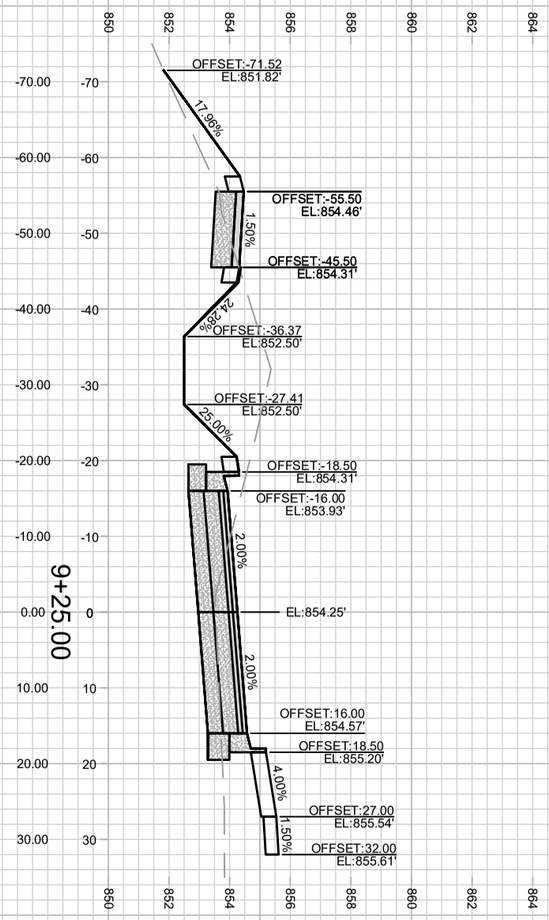
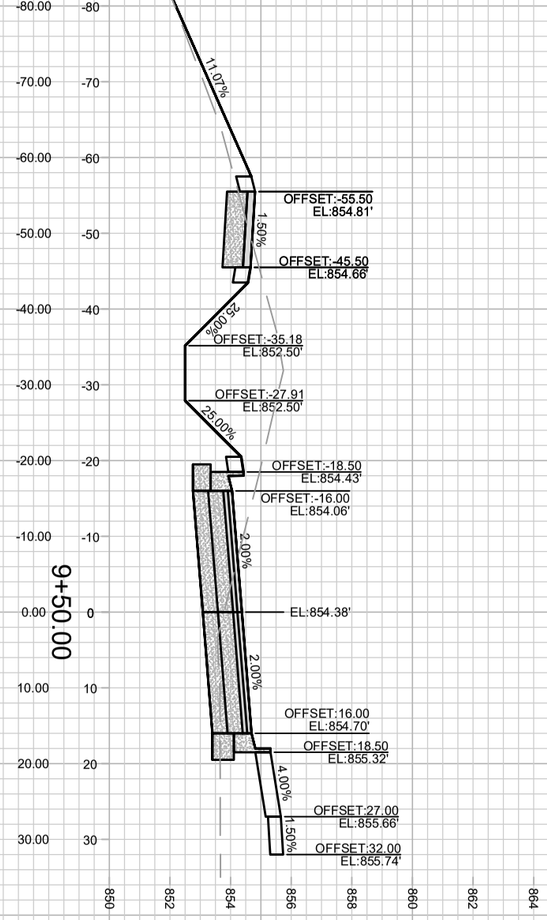
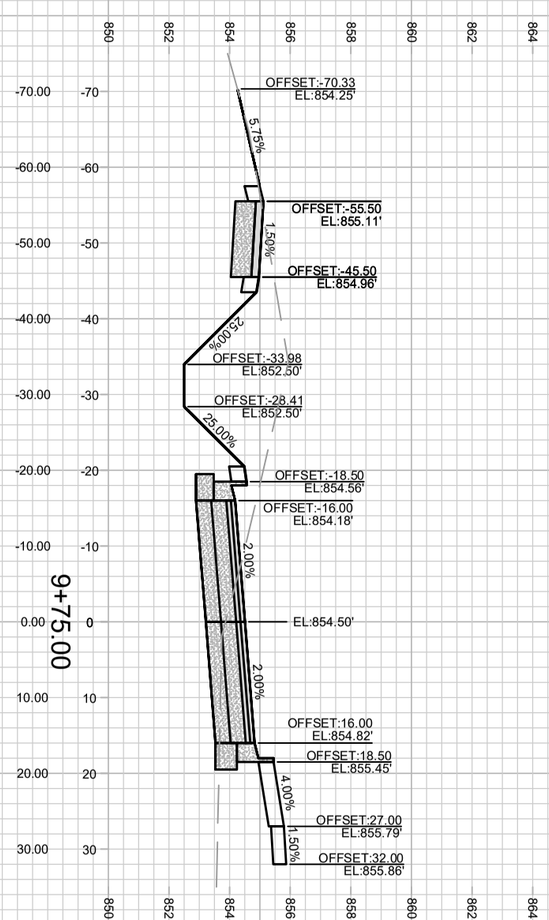
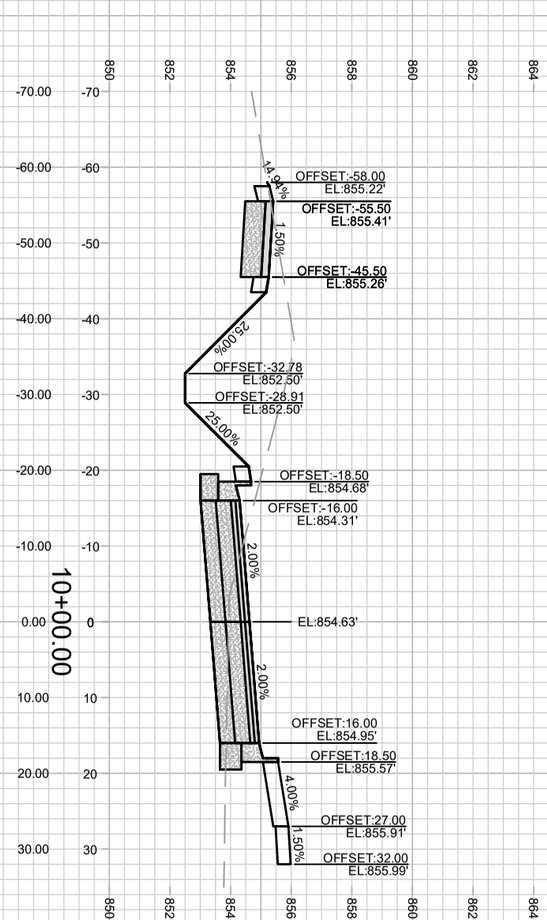
14534 X-5









X-6

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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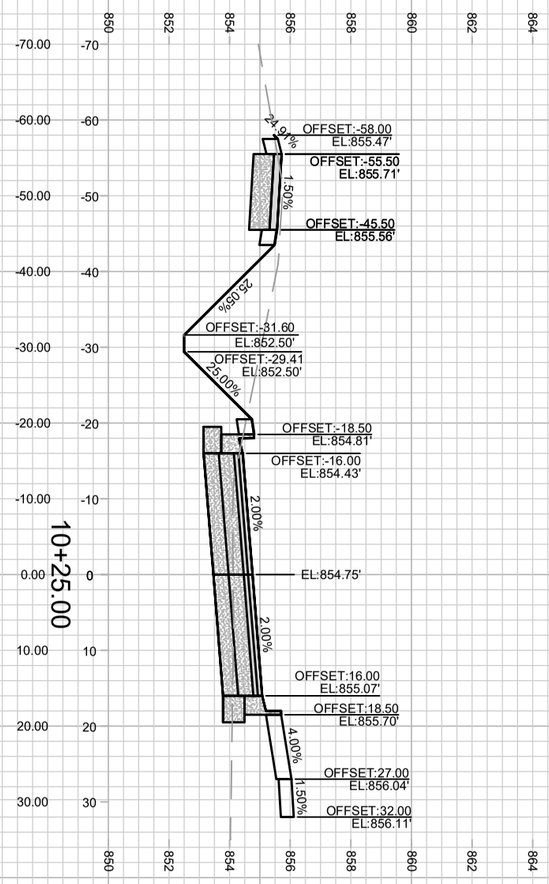
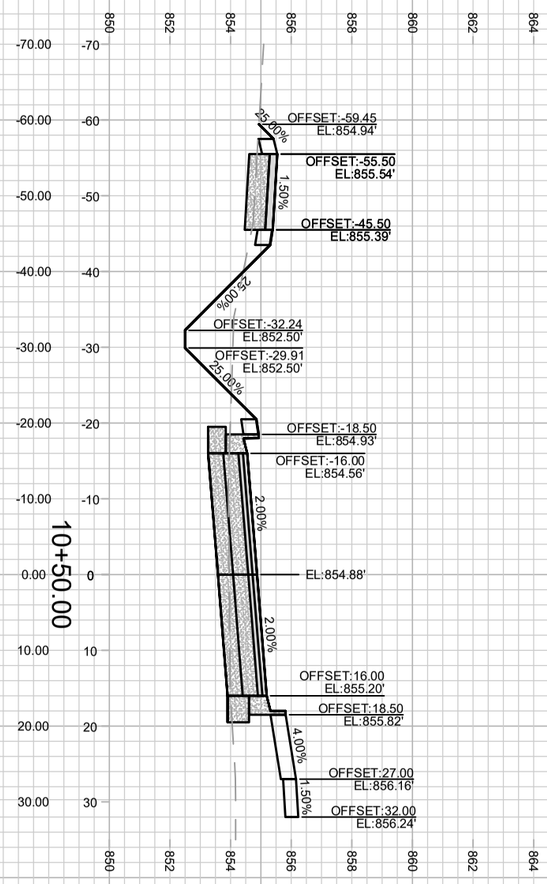
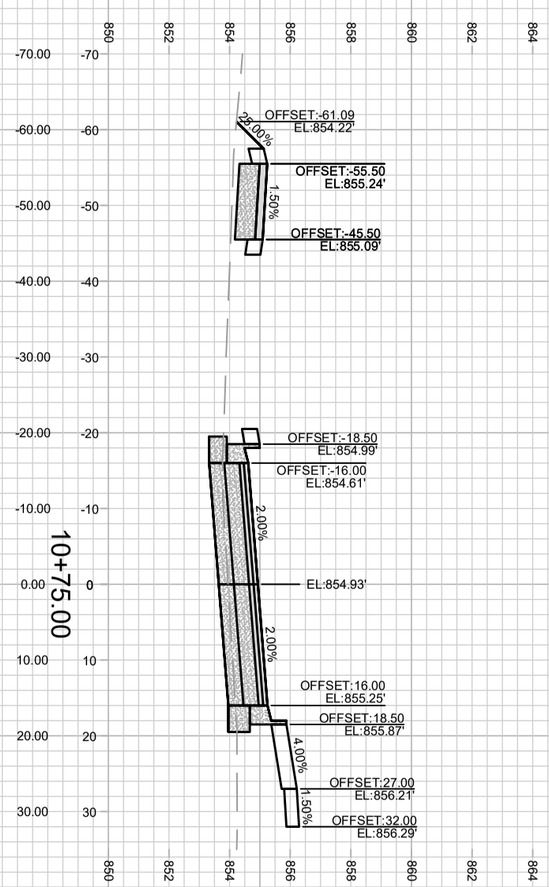
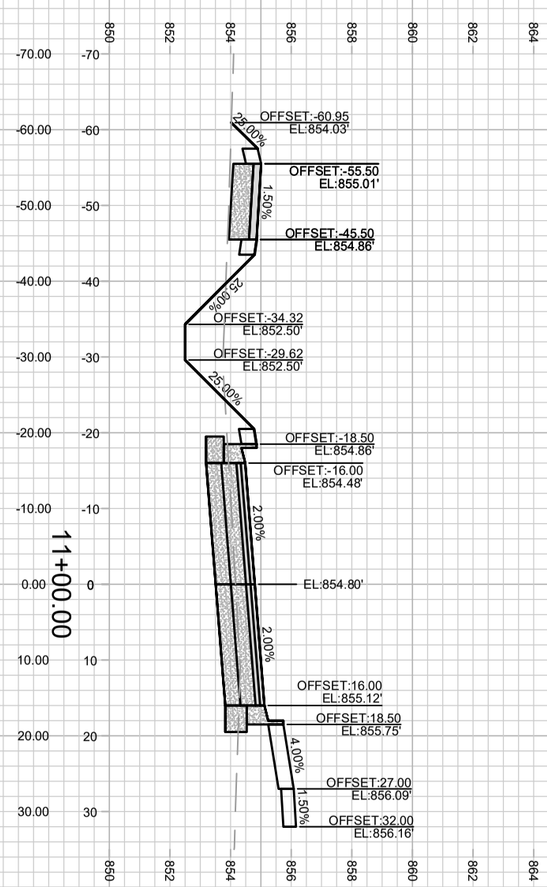
14534 X-6









X-7

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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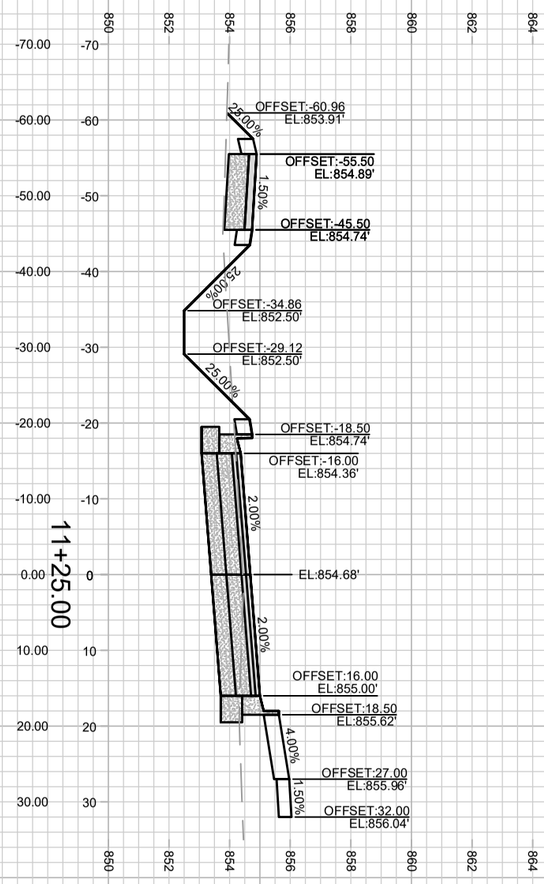
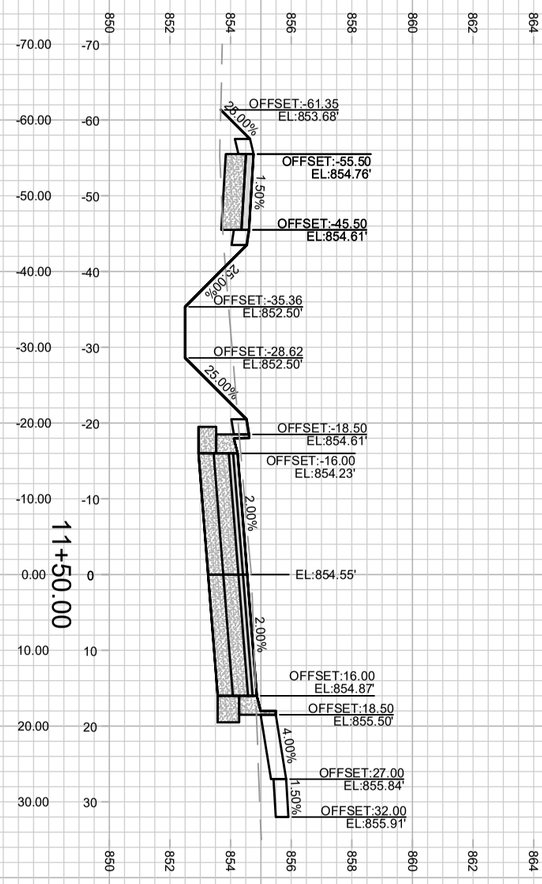
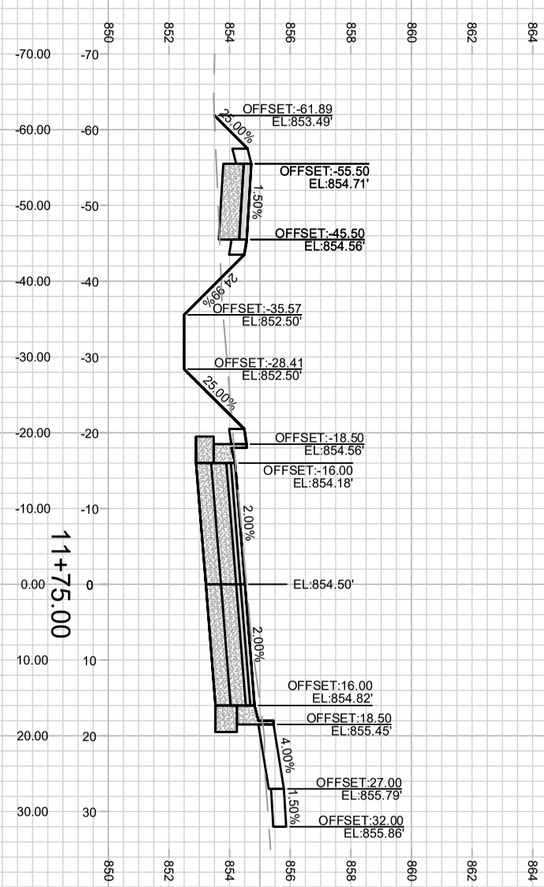
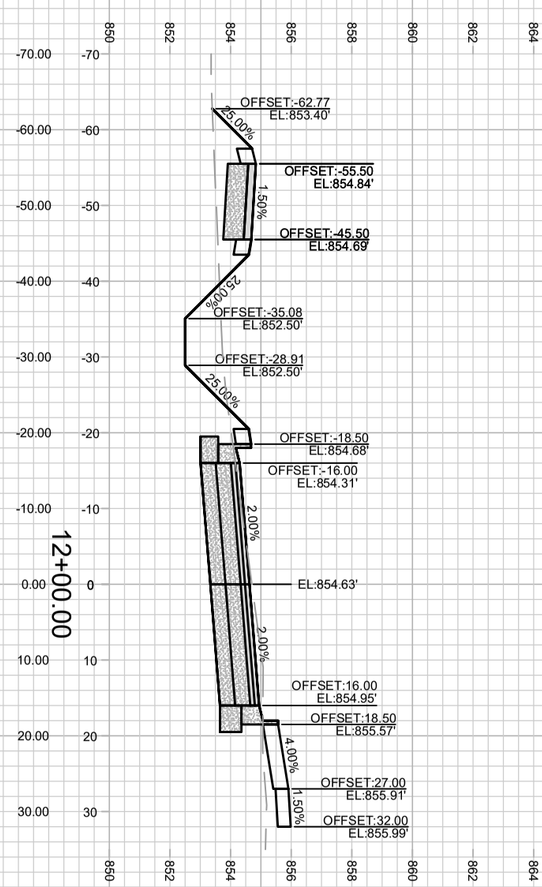
14534 X-7









X-8

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections.dwg CONTRACT NO: 9284

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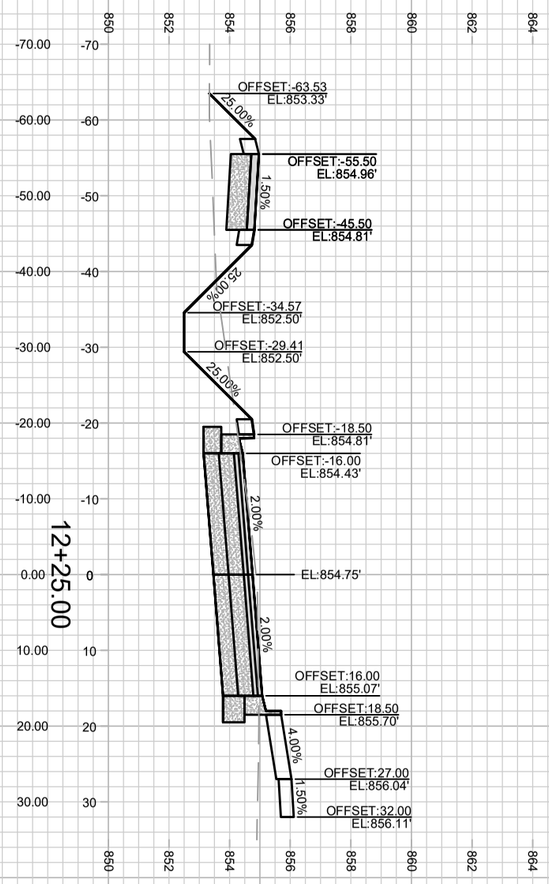
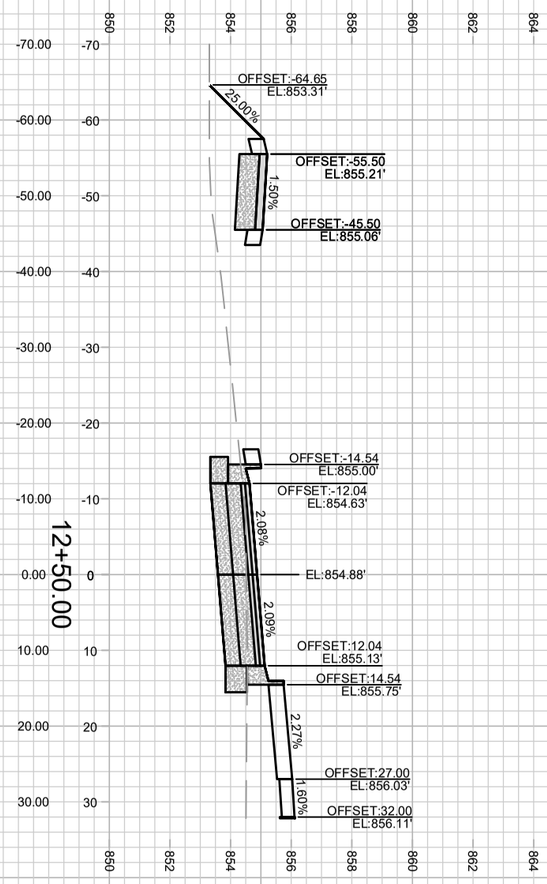
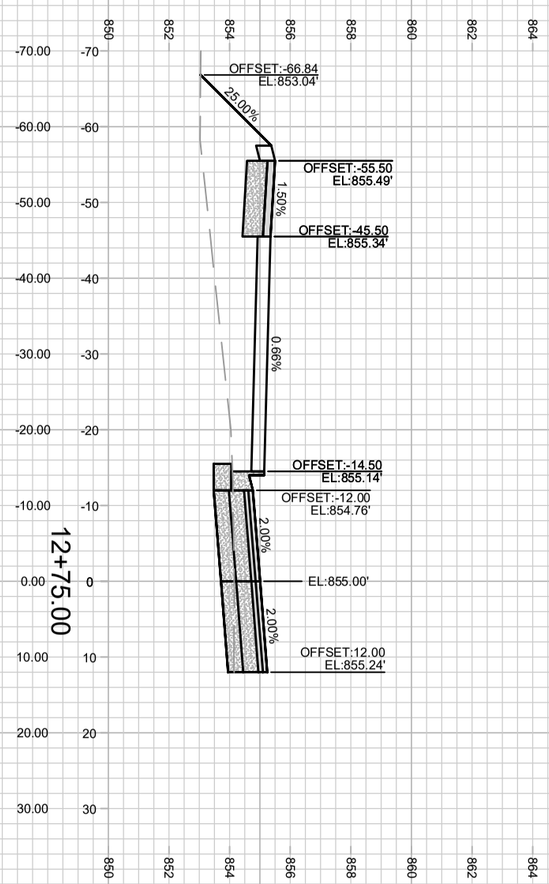
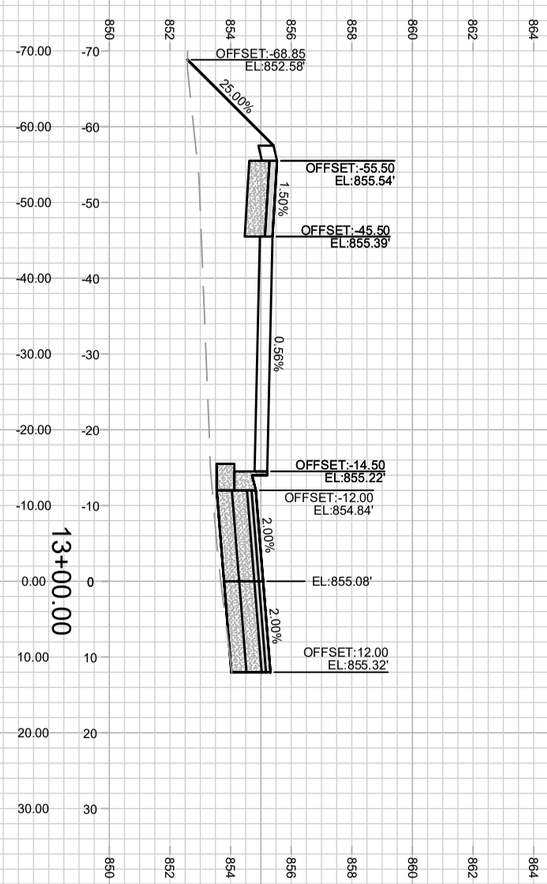
Designed By: EEA | Date: 1/23/2024 8:39 AM | Scale: 1" = 20'

14534 X-8









X-9

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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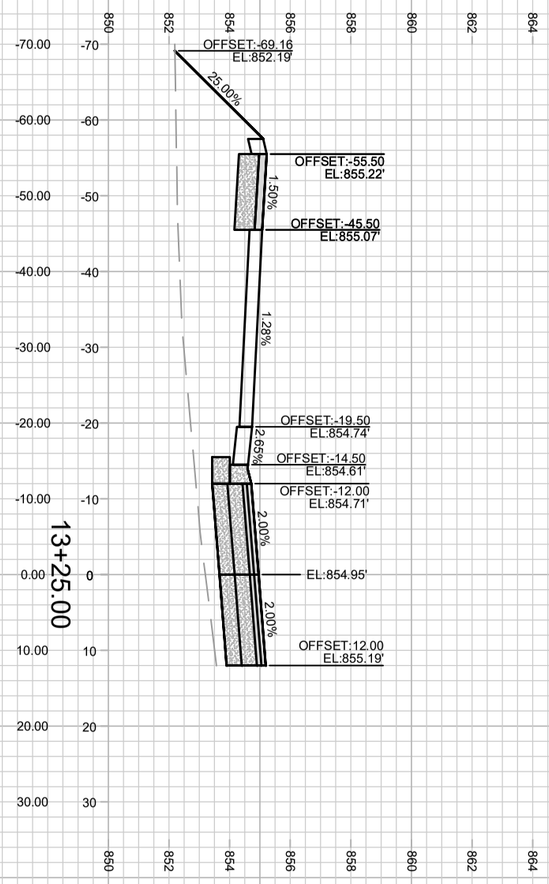
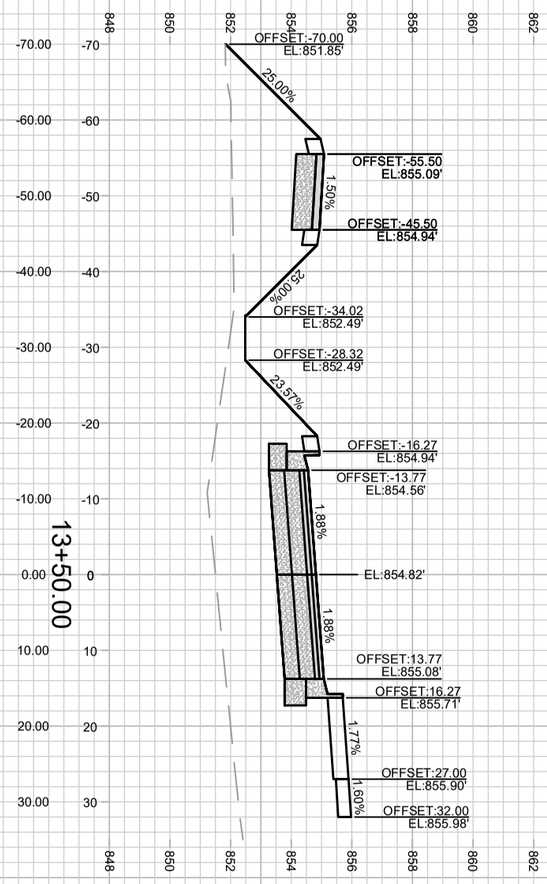
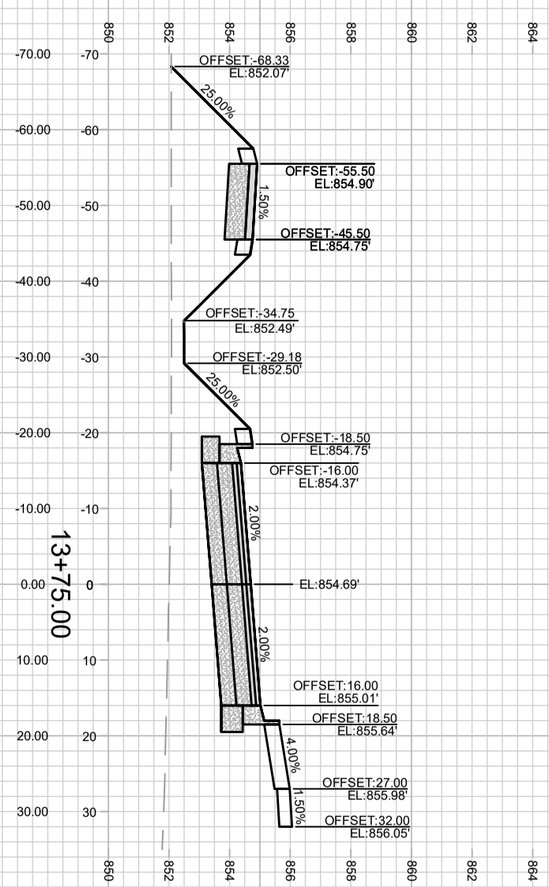
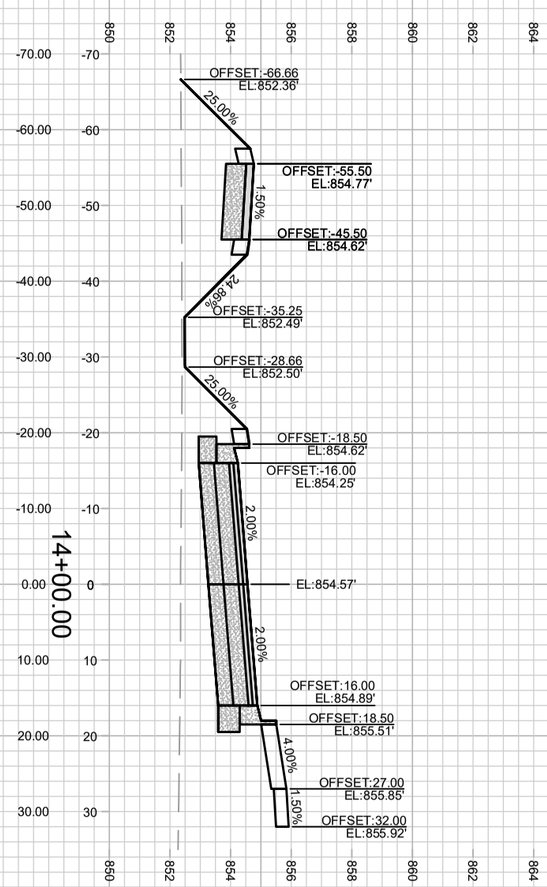
14534 X-9









X-10

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

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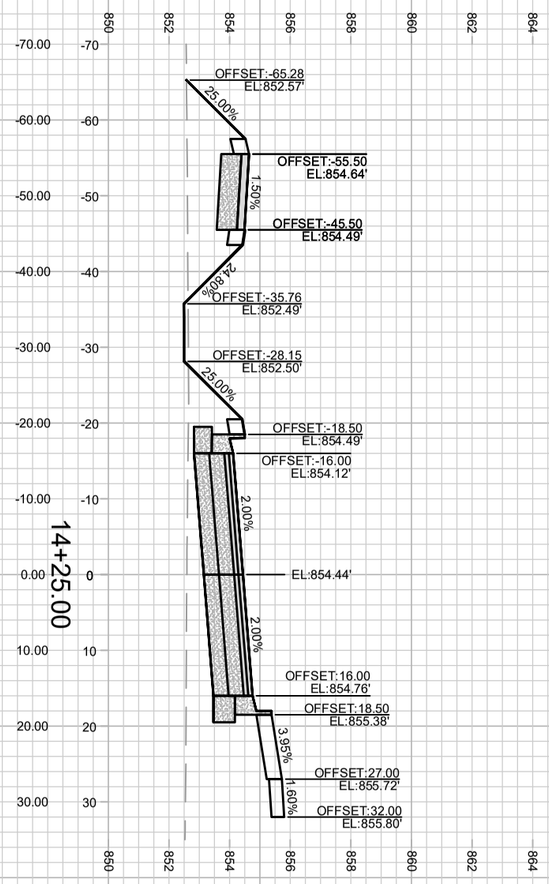
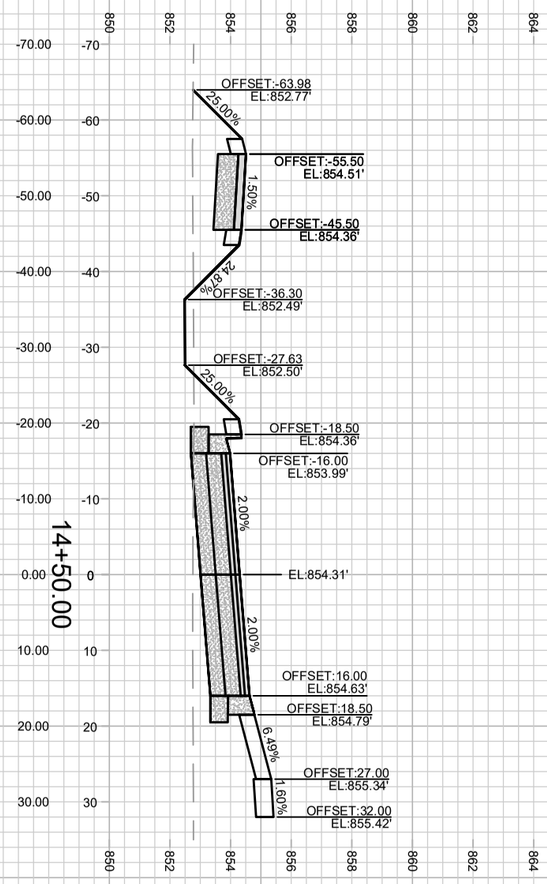
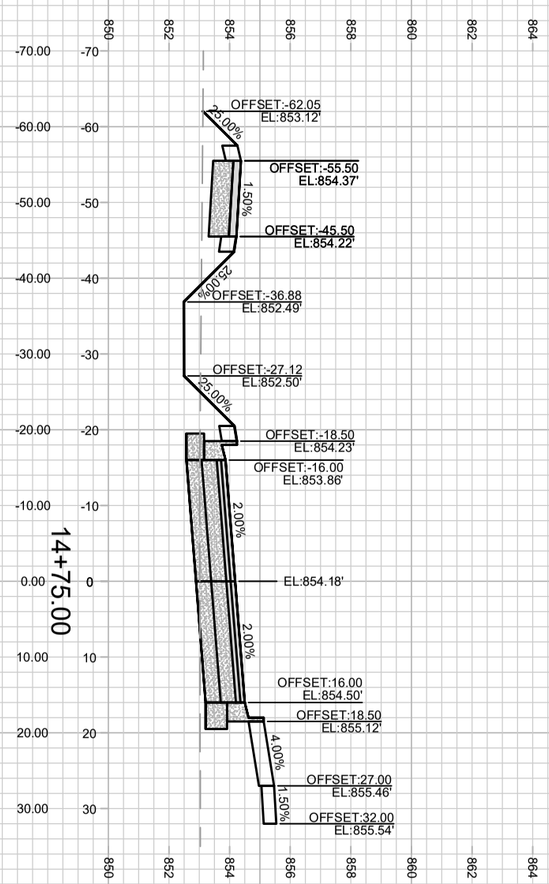
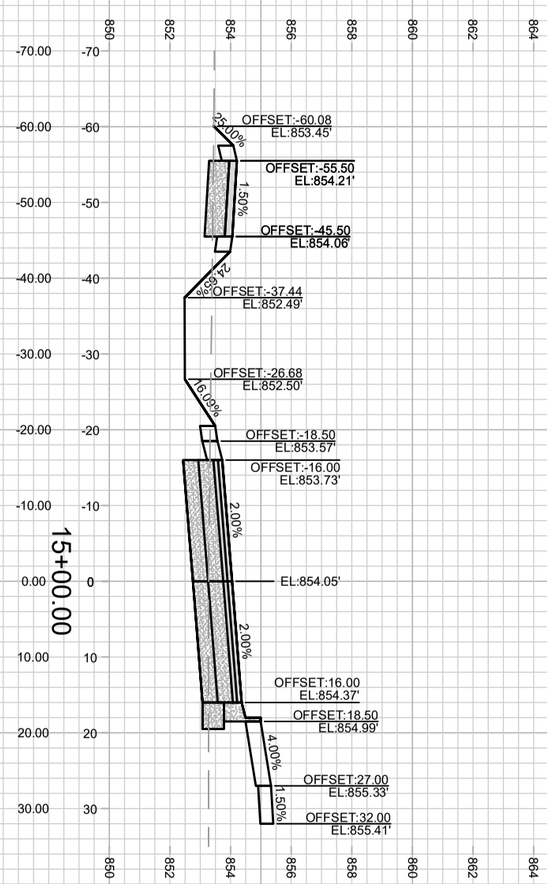
14534 X-10









X-11

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections.dwg CONTRACT NO: 9284

MARK	REVISION	DATE	BY
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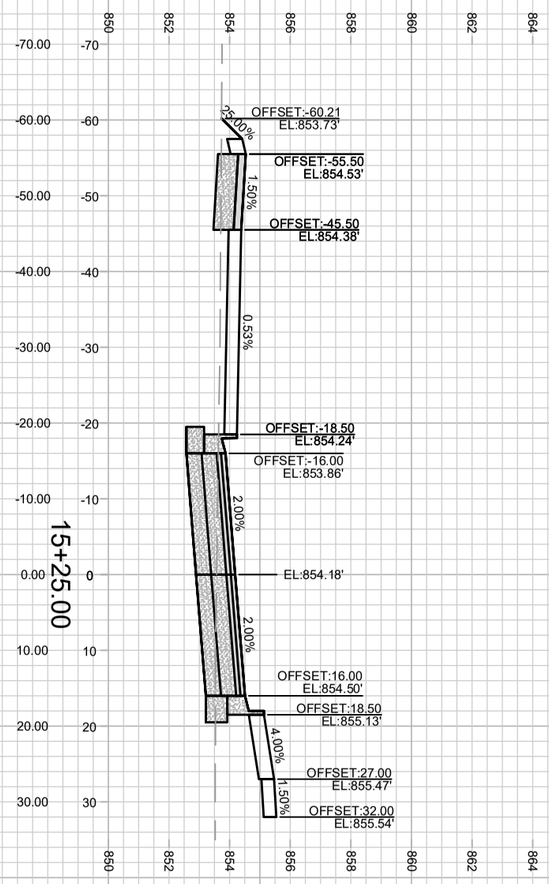
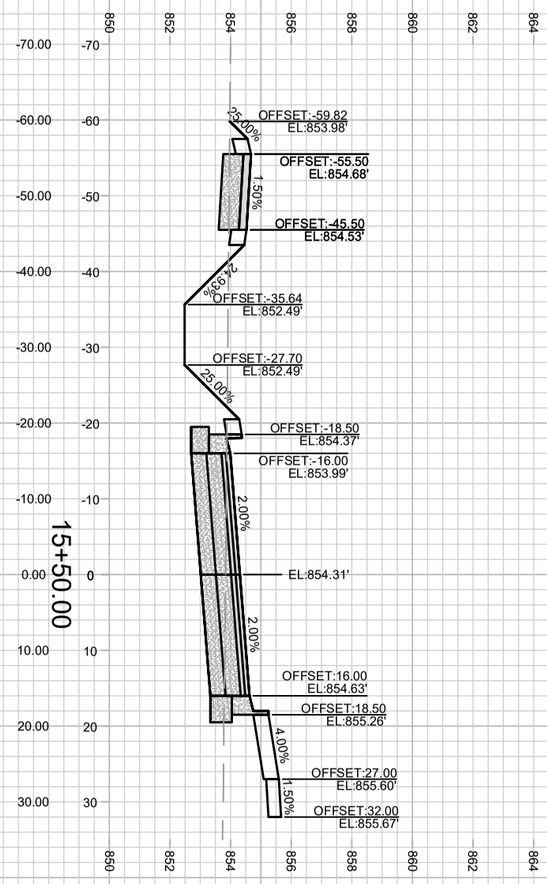
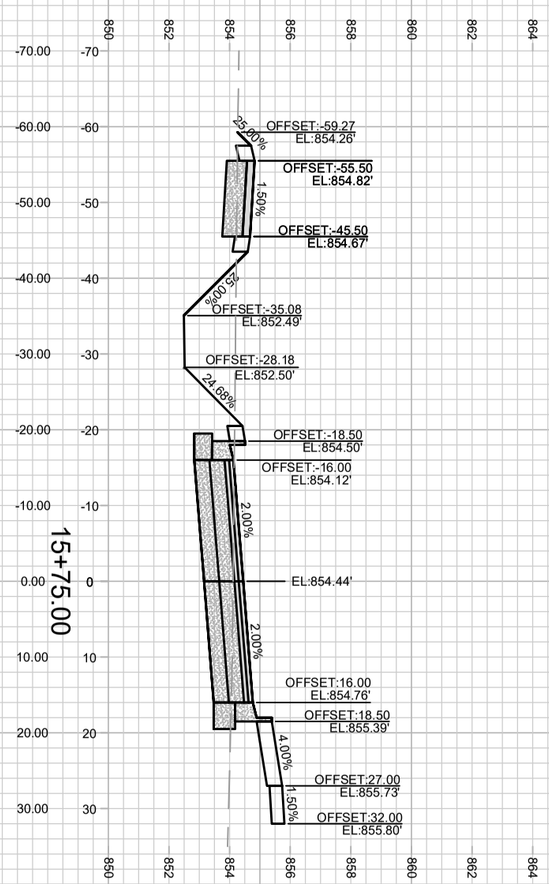
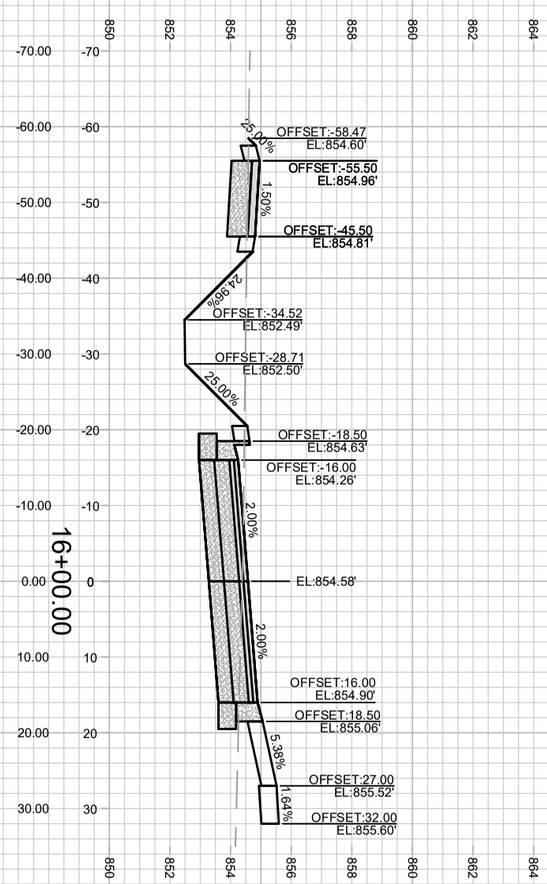
Designed By: EEA | Date: 1/23/2024 8:40 AM | Scale: 1" = 20'

14534 X-11









X-12

14534

CROSS SECTIONS - HUXLEY STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections.dwg CONTRACT NO: 9284

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Designed By: EEA | Date: 1/23/2024 8:40 AM | Scale: 1" = 20'

14534 X-12

MARK	REVISION	DATE	BY
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Designed By: EEA
Date: 1/23/2024 8:40 AM
Scale: 1" = 20'

14534

MADISON, WI

CONTRACT NO: 9284

CROSS SECTIONS - HUXLEY STREET

HARTMEYER REDEVELOPMENT

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14534

X-13

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Designed By: EEA
Date: 12/8/2023 3:00 PM
Scale: 1" = 20'

14534

MADISON, WI

CONTRACT NO: 9284

CROSS SECTIONS - COOLIDGE STREET

HARTMEYER REDEVELOPMENT

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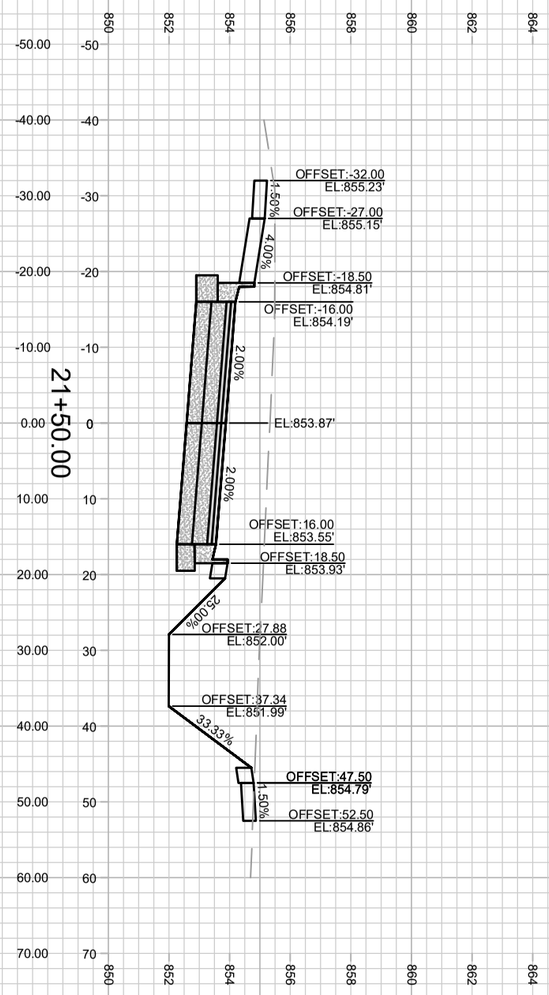
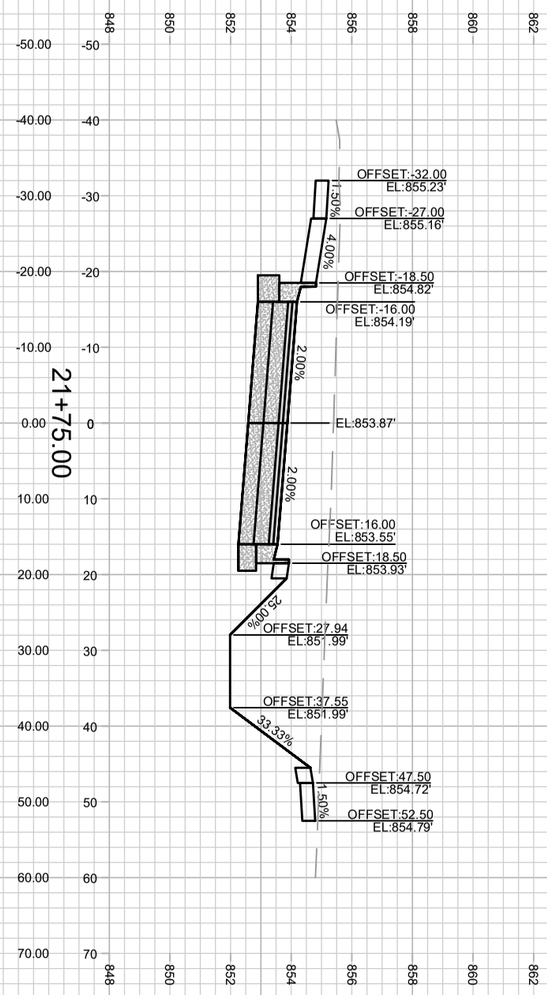
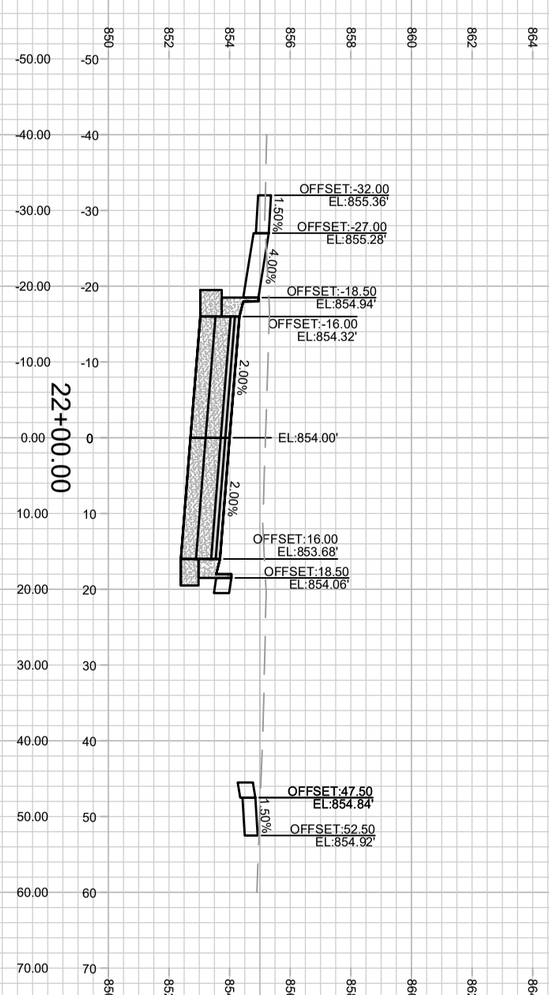
14534

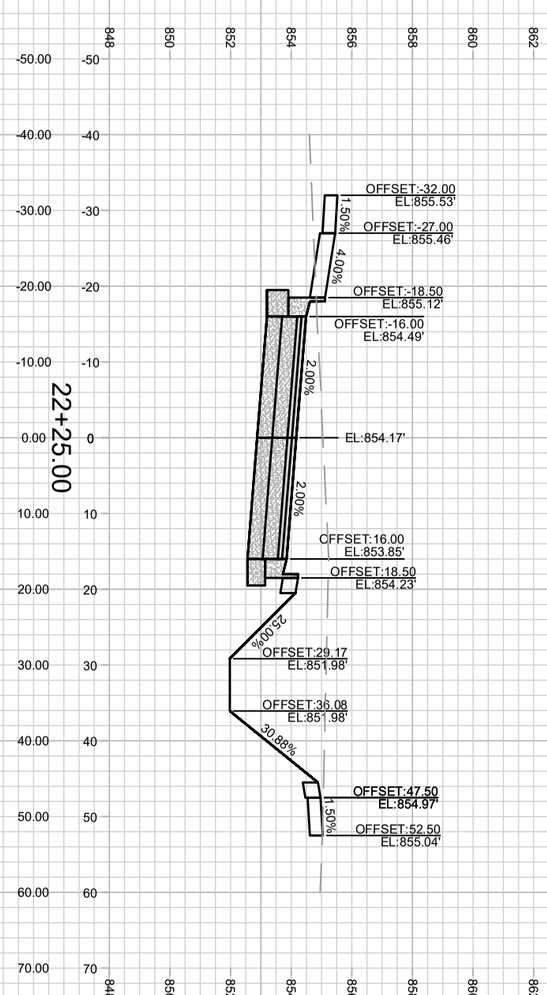
X-14

X-14









X-15

14534

CITY OF MADISON

CROSS SECTIONS - COOLIDGE STREET 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections.dwg CONTRACT NO: 9284

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Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

14534 X-15

MARK	REVISION	DATE	BY
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Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

14534 | X-16

14534

MADISON, WI

CONTRACT NO: 9284

CROSS SECTIONS - COOLIDGE STREET

HARTMEYER REDEVELOPMENT

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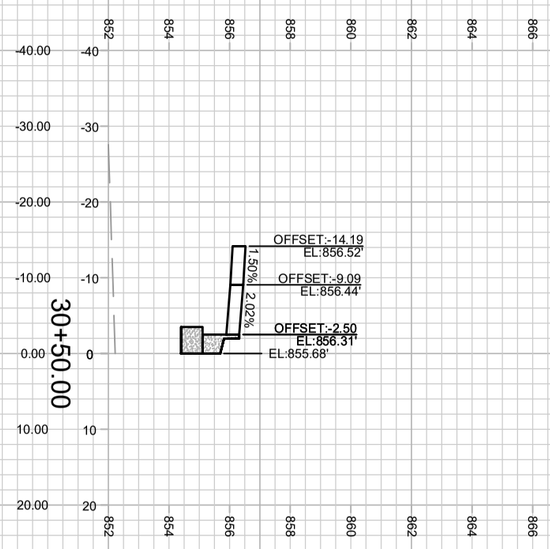
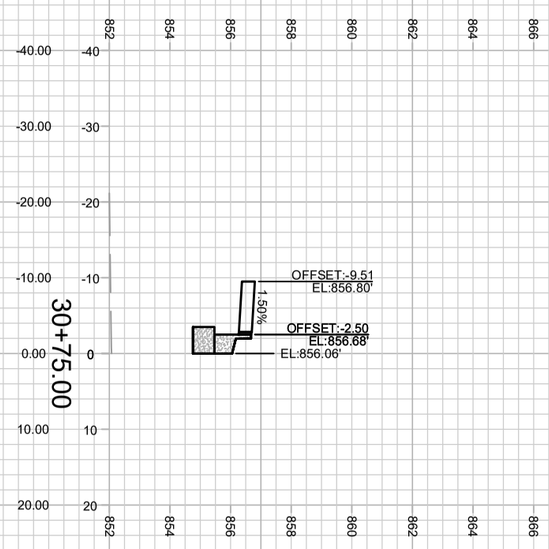
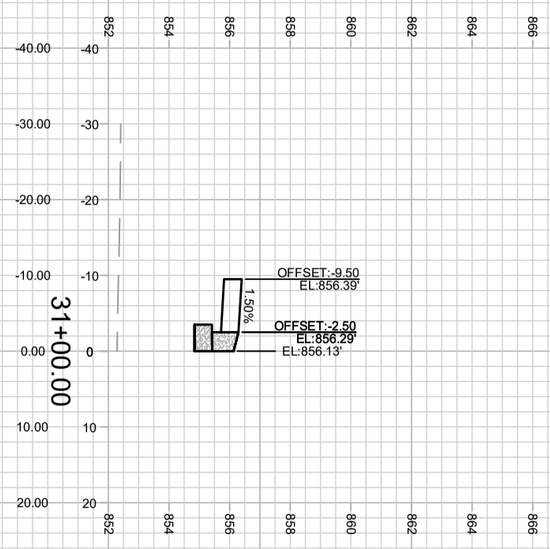
CITY OF MADISON WISCONSIN

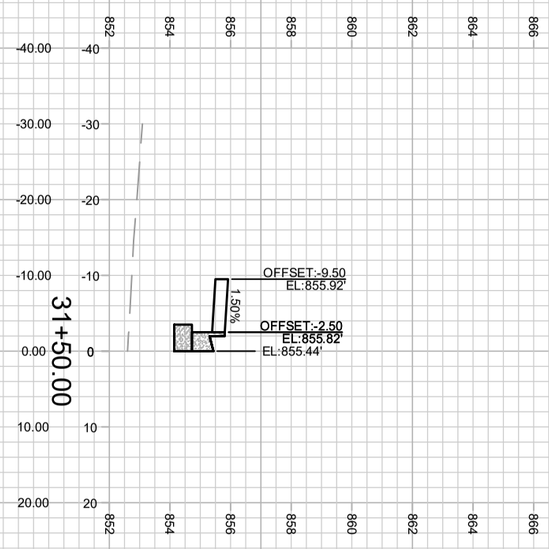
14534

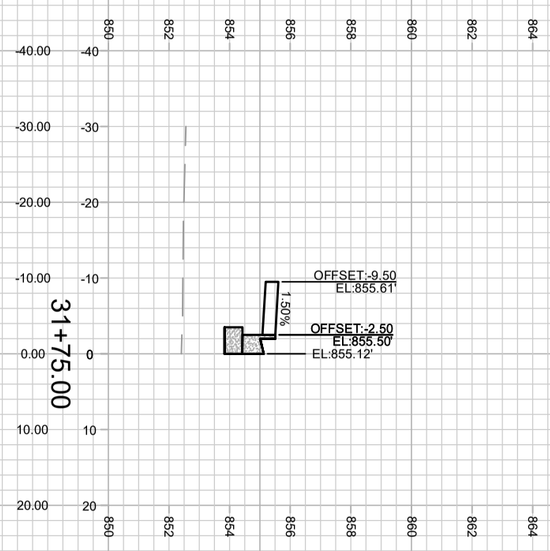
X-16

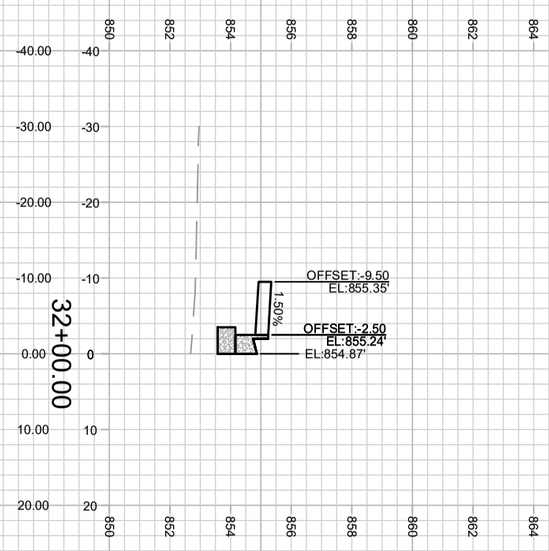












X-17

14534

CROSS SECTIONS - COOLIDGE STREET CULDESAC 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections2.dwg CONTRACT NO: 9284

MARK	REVISION	DATE	BY
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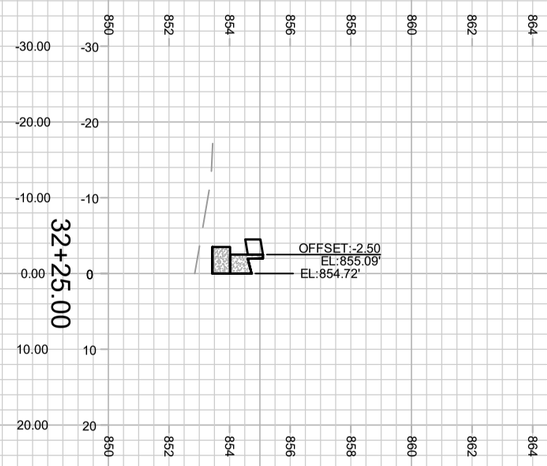
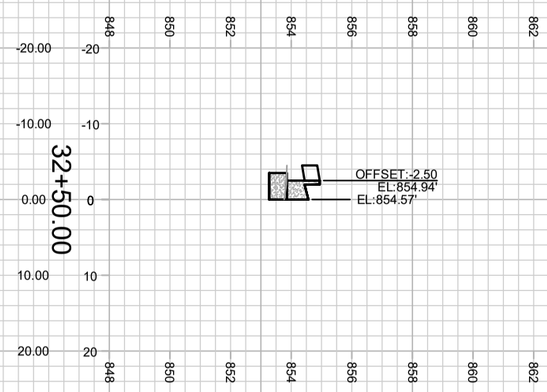
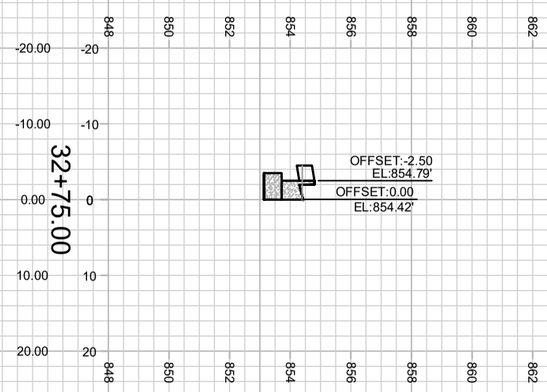
Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

14534 X-17







X-18

14534

CROSS SECTIONS - COOLIDGE STREET CULDESAC 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections2.dwg CONTRACT NO: 9284

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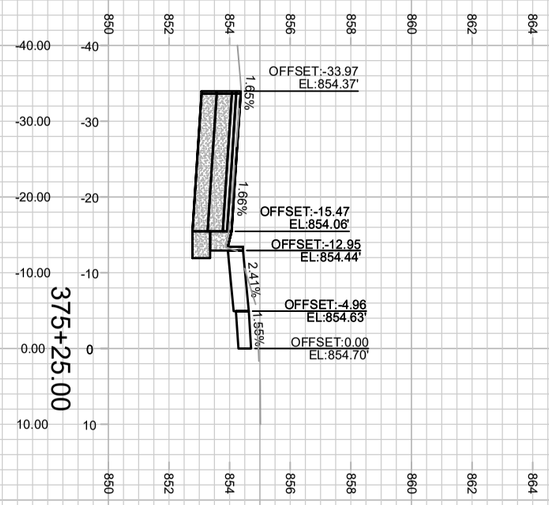
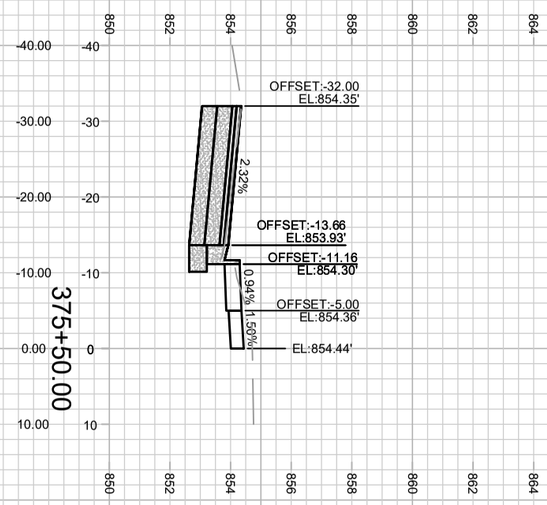
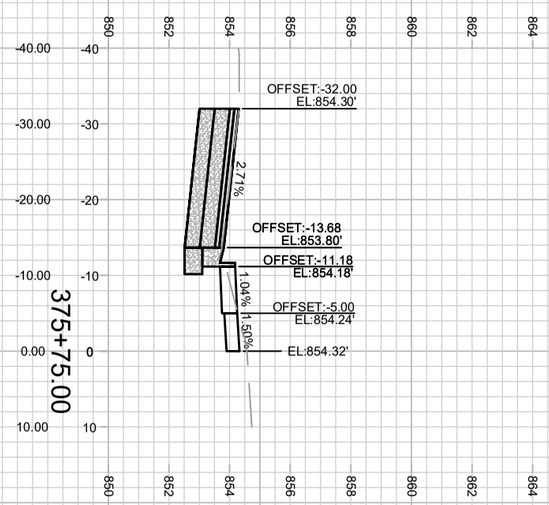
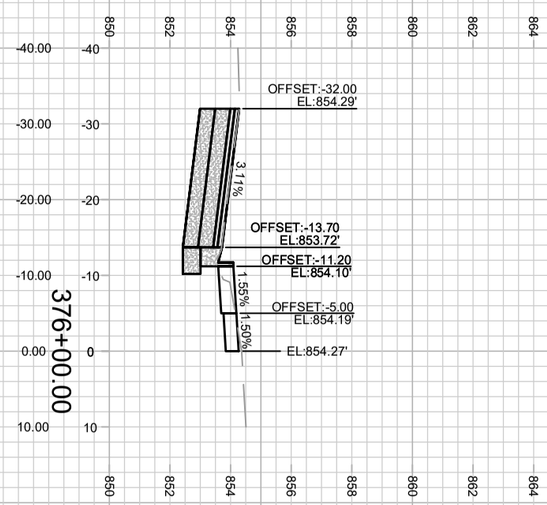
Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

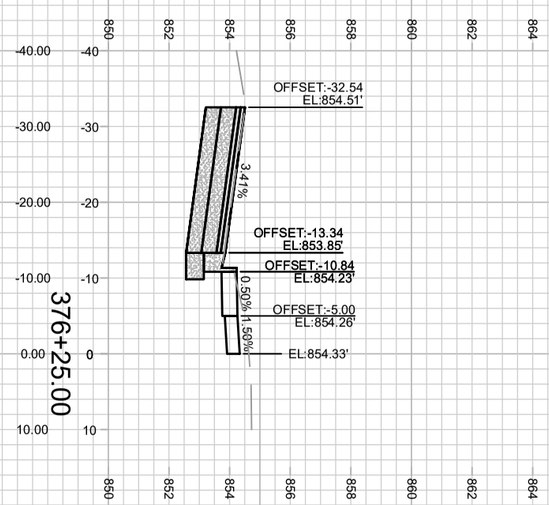
14534 X-18

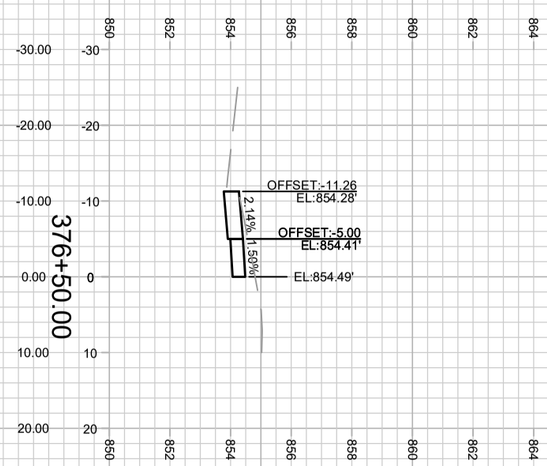












X-19

14534

CROSS SECTIONS - ROTH STREET SIDEWALK 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections2.dwg CONTRACT NO: 9284

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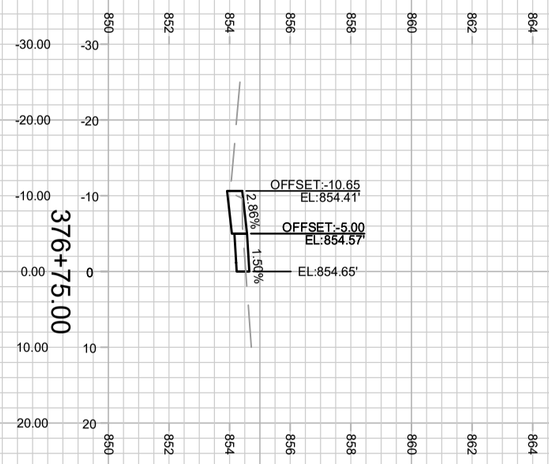
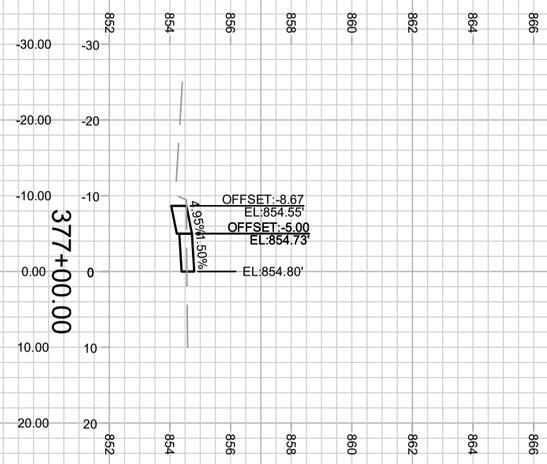
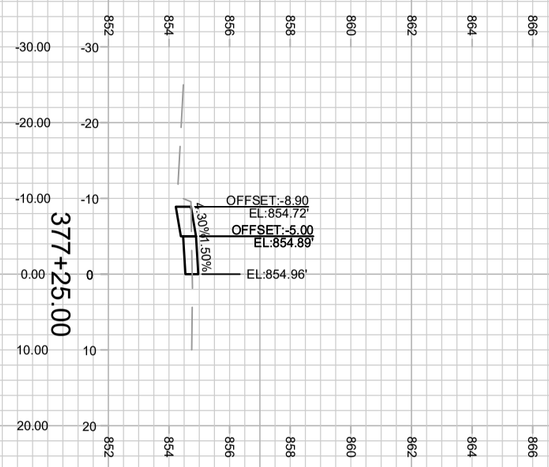
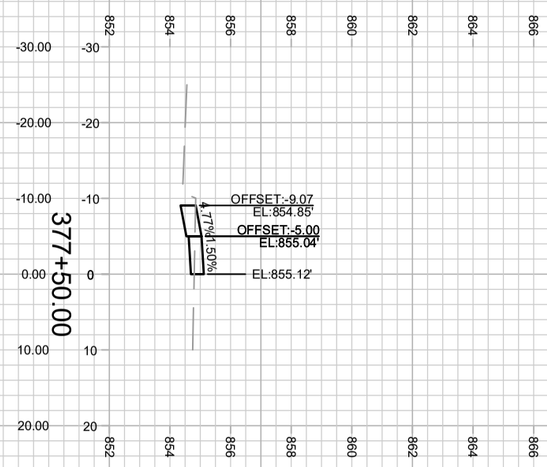
Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

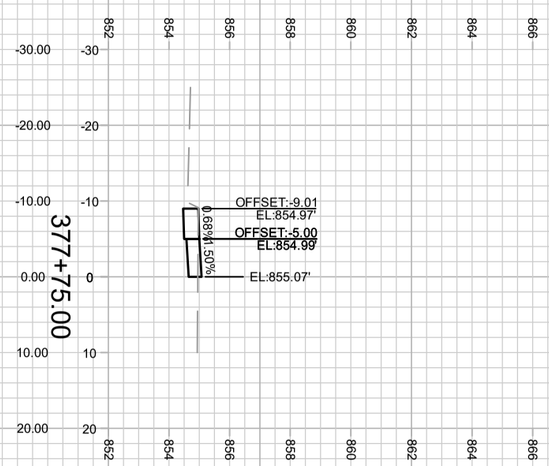
14534 X-19

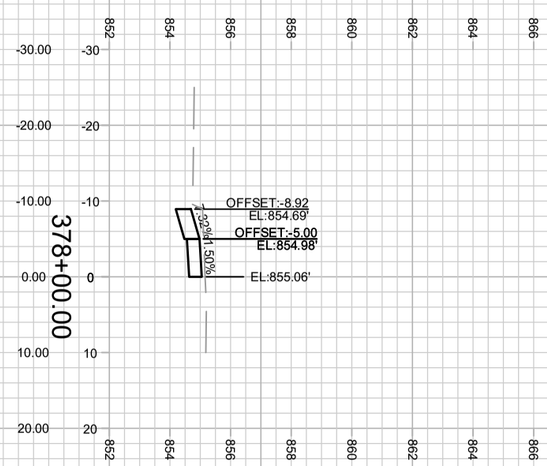












X-20

14534

CROSS SECTIONS - ROTH STREET SIDEWALK 14534

HARTMEYER REDEVELOPMENT MADISON, WI

M:\DESIGN\Projects\14534\CAD\Streets\14534EN-Xsections2.dwg CONTRACT NO: 9284

MARK	REVISION	DATE	BY
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Designed By: EEA | Date: 12/8/2023 3:00 PM | Scale: 1" = 20'

14534 X-20

905 HUXLEY STREET

705 Ruskin St
J R PIKE
CORPORATION

HUXLEY STREET

703 RUSKIN ST
KLECKER, LEROY

PUBLIC STORM SEWER AND STORM
WATER MANAGEMENT EASEMENT

CANADIAN PACIFIC RR

1834 Commercial Ave
MADISON ICE
HARTMEYER LLC

LEGEND

⊗ INSTALL PROPERTY BOUNDARY MARKERS PER S.D.D. 2.11

MARK	REVISION	DATE	BY
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Designed By: EEA | Date: 12/14/2023 10:10 AM | Scale: 1"=50'

14534 | PBM-1

14534

MADISON, WI

CONTRACT NO: 9284

PROP. BOUNDARY MARKERS PLAN

HARTMEYER REDEVELOPMENT

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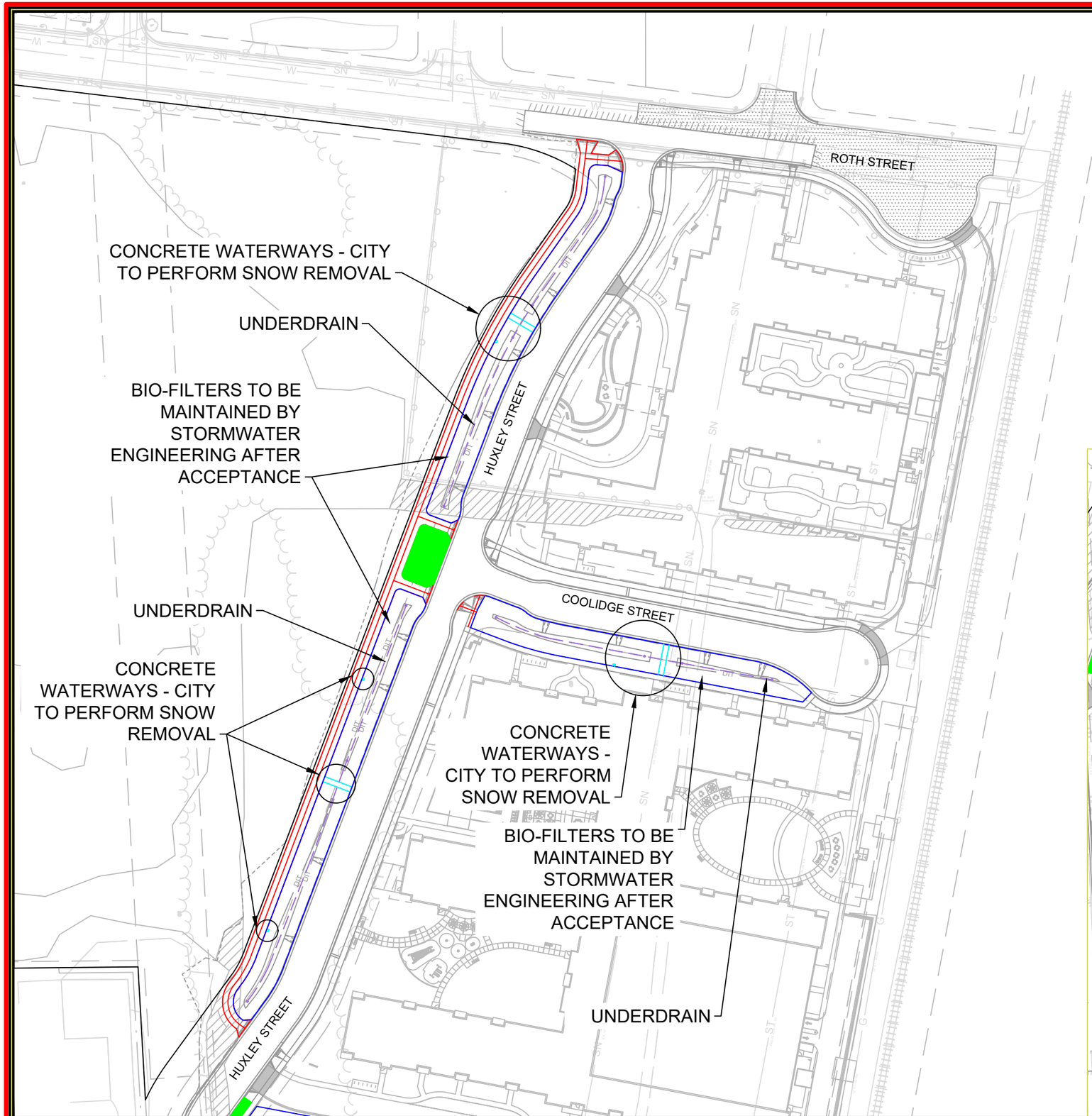
14534

PBM-1



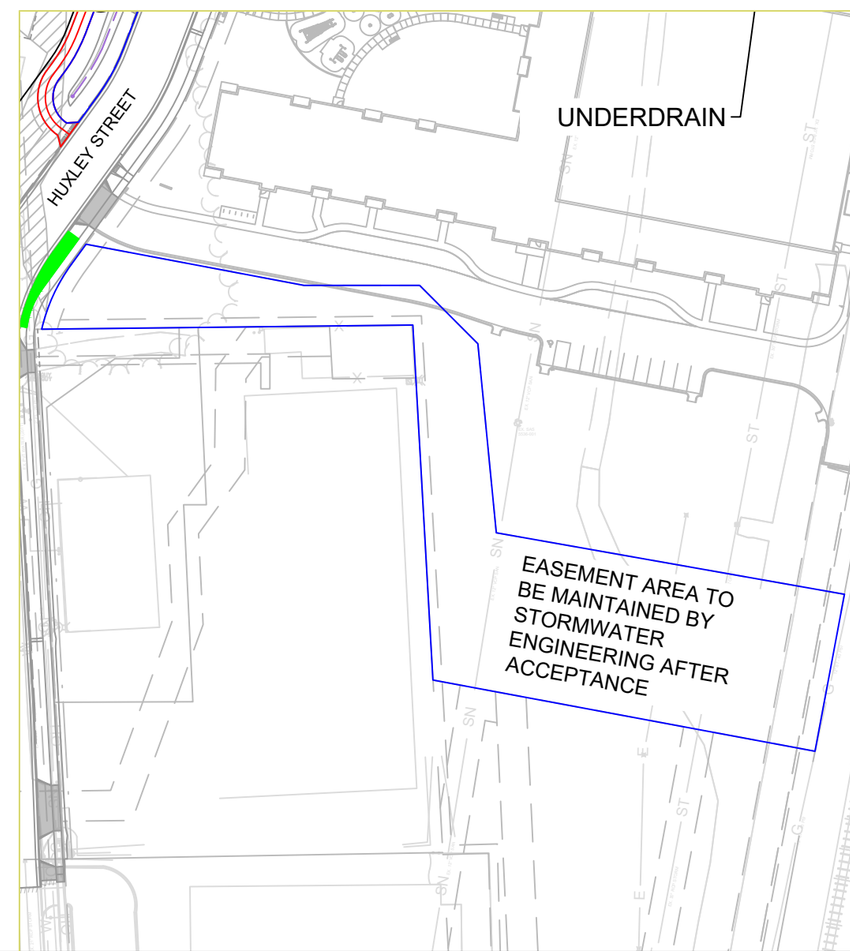
MAINTENANCE LEGEND:

- = TERRACE REQUIRE MOWING BY CITY
- = SIDEWALK AND BIKE PATHS REQUIRE SNOW REMOVAL BY CITY
- = BUS STOP PAD REQUIRES SNOW REMOVAL BY CITY
- =CROSSWALK OR CONCRETE WATERWAY REQUIRE SNOW REMOVAL BY CITY)
- = PRIVATELY MAINTAINED (MEDIANS, ISLAND, ROUNDABOUTS & PRIVATE OUTLOTS)
- = PUBLIC CITY ENGINEERING STORMWATER PROPERTY
- = PUBLIC CITY PARK PROPERTY
- = PRIVATE OUTLOT
- = PHASE BOUNDARY

SPECIAL FEATURES LEGEND:

- = SUSPENDED PAVEMENT SYSTEM
- = STORM WATER FEATURE
- = UNDERDRAIN

NOT FOR CONSTRUCTION - CITY RECORDS ONLY



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14534

MADISON, WI

CONTRACT NO: 9284

MAINTENANCE PLAN

HARTMEYER REDEVELOPMENT

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14534

MN-1