



Madison, Wisconsin

CITY OF MADISON

CITY ENGINEERING DIVISION

DEPARTMENT OF PUBLIC WORKS

PLAN OF PROPOSED IMPROVEMENT

INDEX OF SHEETS

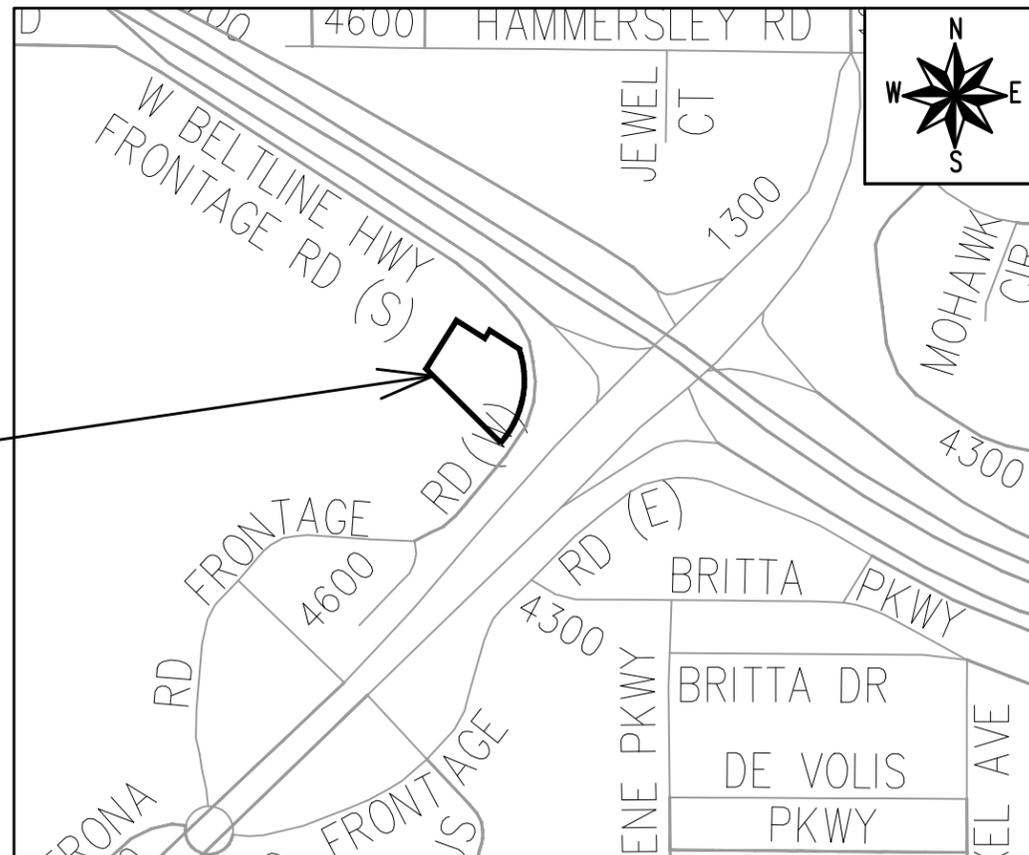
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NO MAINTENANCE PLAN REQUIRED	

4504 VERONA ROAD

CITY PROJECT NO. 15945

CONTRACT NO. 9692

PROJECT
LOCATION



PUBLIC IMPROVEMENT PROJECT
APPROVED

APPROVED DATE:
DECEMBER 9, 2025

BY THE COMMON COUNCIL
OF MADISON, WISCONSIN

PUBLIC IMPROVEMENT DESIGN
APPROVED BY:

03/12/2026

City Engineer

Date

STREET
DESIGNED BY:



03/12/2026

SANITARY SEWER
DESIGNED BY:

LATERAL
ONLY

PAVEMENT MARKING
DESIGNED BY:



03/13/2026

WATER MAIN
DESIGNED BY:

LATERAL
ONLY

STORM SEWER
DESIGNED BY:

LATERAL
ONLY

PLOT SCALE: 1 IN. = 1 FT. XREF

PLOT NAME: ---

REV. DATE: 3/3/2026 9:42 AM

ORIGINATOR: CITY_OF_MADISON

AS DEFINED BY SECTION 107.13 OF THE CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION: 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:

www.cityofmadison.com/engineering/developers-contractors/standard-specifications

NO TREES IN THE RIGHT OF WAY OR ON PUBLIC LANDS SHALL BE TRIMMED, PRUNED, REMOVED OR ADVERSELY AFFECTED IN ANY WAY UNTIL THE DEVELOPER HAS RECEIVED WRITTEN PERMISSION FROM THE CITY ENGINEER OR CITY FORESTER. SAID WRITTEN PERMISSION SHALL INCLUDE LANGUAGE INDICATING THAT SECTION 10.101 OF THE MADISON GENERAL ORDINANCES AND ADMINISTRATIVE PROCEDURE MEMORANDUM NO. 6-2, REFERRING TO NOTIFICATION OF PROPERTY OCCUPANTS AND/OR OWNERS, HAS BEEN COMPLIED WITH.

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 THE PROJECT ENGINEER AND DESIGNER, IKE OKAFOR, AT IOKAFOR@CITYOFMADISON.COM FOR CAD FILES AND ALIGNMENT DATA PRIOR TO STAKING.

CONTACT THE CITY CONSTRUCTION ENGINEER, KYLE FRANK, AT KFRANK@CITYOFMADISON.COM FOR PRECONSTRUCTION SCHEDULING, COORDINATION, AND INSPECTION.

ALL PAVEMENT IN THE VERONA FRONTAGE ROAD RIGHTS-OF-WAY SHALL BE TYPE C 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 UNLESS OTHERWISE INDICATED ON THE PLANS.

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.

CURB ON CUL DE SACS SHALL BE INSTALLED ACCORDING TO S.D.D. 3.05.

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.

ALL PROPOSED IMPROVEMENTS IN THE RIGHT-OF-WAY ARE BASED ON SURVEY DATA PROVIDED BY THE DEVELOPER OR ITS CONSULTANT. IN THE CASE THAT THE PROPOSED IMPROVEMENTS CAN NOT BE INSTALLED PER THESE PLANS OR THE CITY OF MADISON STANDARD SPECIFICATION FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION, THE DEVELOPER SHALL BE RESPONSIBLE FOR THE COST OF EXTRA WORK DUE TO INACCURACIES OF THE SURVEY.

ALL UTILITY VERIFICATIONS AND ACCURACY OF THE DRAWINGS ARE THE RESPONSIBILITY OF THE DEVELOPER. ANY CONFLICTS THAT ARISE FROM MISSING OR ERRONEOUS INFORMATION WILL BE AT THE EXPENSE OF THE DEVELOPER. NO PRECAST STRUCTURES WILL BE APPROVED FOR STORM OR SANITARY SEWER UNTIL ALL POTENTIAL UTILITY CONFLICTS ARE RESOLVED.

THE PROPERTY AND ADJOINING PROPERTY ARE CLOSED WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR) BUREAU OF REMEDIATION AND REDEVELOPMENT TRACKING SYSTEM (BRRTS) (# 09-13-555993 H & K PARTNERS PROPERTY AND # 03-13-002411 NAKOMA PLAZA SHELL) BUT MAY CONTAIN SOIL RESIDUAL CONTAMINATION IN THE PROJECT AREA. THE DEVELOPER SHALL DETERMINE IF SOIL IS CONTAMINATED IN THE PROJECT AREA. ANY CONTAMINATED SOIL SHALL BE HANDLED AND DISPOSED OF IN ACCORDANCE WITH ALL WDNR REGULATIONS AT THE SOLE COST OF THE DEVELOPER, AND IN CONSULTATION WITH THE CITY. FOLLOWING DISPOSAL, THE DEVELOPER SHALL PROVIDE ANY NECESSARY RECORDS PERTAINING TO THE DISPOSAL ACTIVITY TO THE CITY. SUBMIT RECORDS TO ENVIRONMENTAL REVIEW (ENVIRONMENTALREVIEW@CITYOFMADISON.COM).

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 

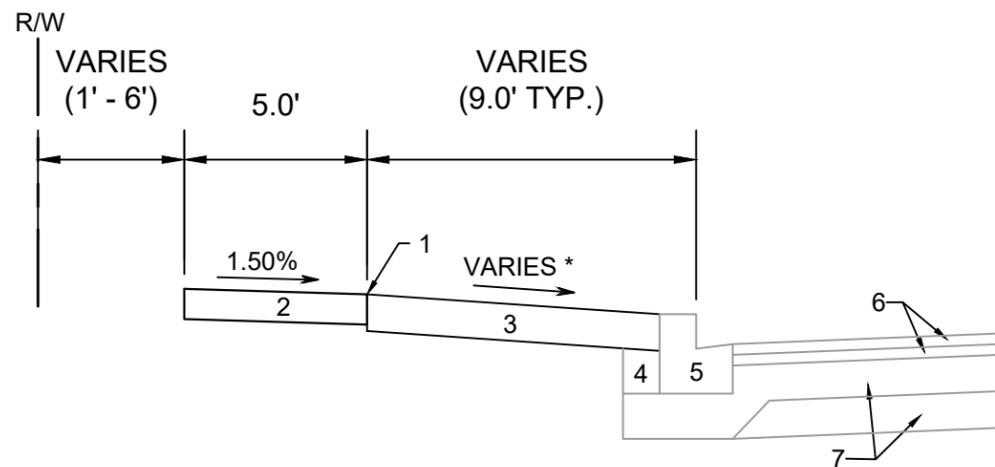
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15945
MADISON, WI
9692
CONTRACT NO:

STANDARD NOTES
4504 VERONA ROAD
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15945
D-1



TYPICAL SECTION
VERONA FRONTAGE ROAD

SPECIAL NOTES:

*SEE X SHEETS FOR PROPOSED SURFACE SLOPES.

1. POINT REFERRED TO ON PROFILE.
2. 5" CONCRETE SIDEWALK.
3. 6" TOPSOIL, SEED, AND MATTING.
4. EX. FILL TO REMAIN
5. EX. CONCRETE CURB AND GUTTER TYPE 'H' TO REMAIN, REPLACE IN LOCATIONS IDENTIFIED IN P SHEETS OR AS DIRECTED BY THE CITY CONSTRUCTION ENGINEER.
6. EX. H.M.A. PAVEMENT TO REMAIN.
7. EX. CRUSHED AGGREGATE BASE COURSE TO REMAIN.

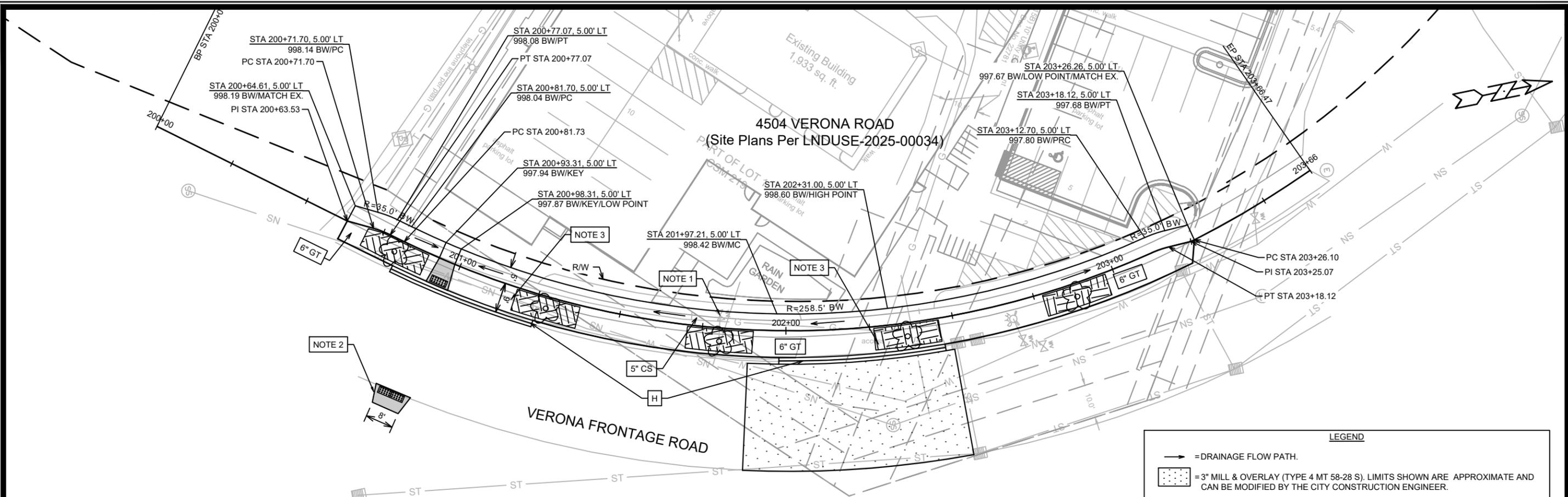
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MADISON, WI
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CONTRACT NO:

TYPICAL SECTIONS
4504 VERONA ROAD
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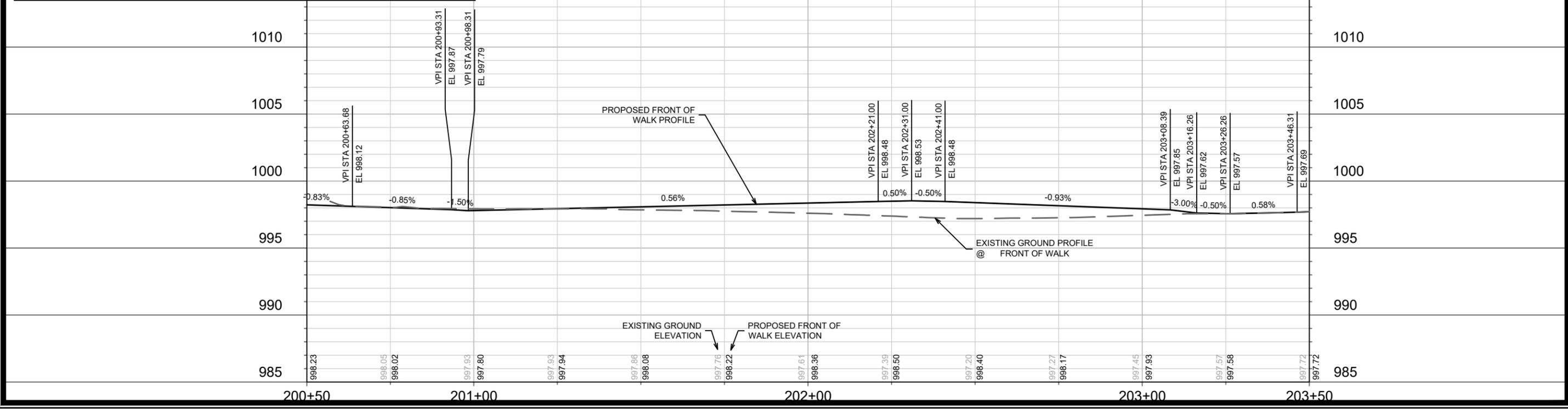
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D-2



- NOTES**
1. THE DEVELOPER SHALL COORDINATE THE RELOCATION OR ADJUSTMENT OF UTILITY STRUCTURE WITH UTILITY OWNER.
 2. REMOVE & REPLACE EX. PEDESTRIAN RAMP WITH 7" CONCRETE RAMP WITH TWO 2'x4' OR FOUR 2'x2' DETECTABLE WARNING FIELDS.
 3. REMOVE & REPLACE EX. DRIVEWAY APRON WITH 6" TOPSOIL, SEED, & EROSION MAT.
 4. IN LOCATIONS WHERE PAVEMENT RESTORATION IS NOT IDENTIFIED ADJACENT TO CURB AND GUTTER REPLACEMENT, IT IS ASSUMED THAT CURB AND GUTTER WILL BE REPLACED WITHOUT DAMAGING ADJACENT PAVEMENT. IF DAMAGED, THE MILL AND OVERLAY LIMITS SHALL BE EXTENDED BY THE CITY CONSTRUCTION ENGINEER AS NECESSARY TO MEET THE STANDARD PATCHING CRITERIA.
 5. SEE COMMERCIAL DRIVEWAY PERMIT #LNDUSE-2025-00034
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LEGEND

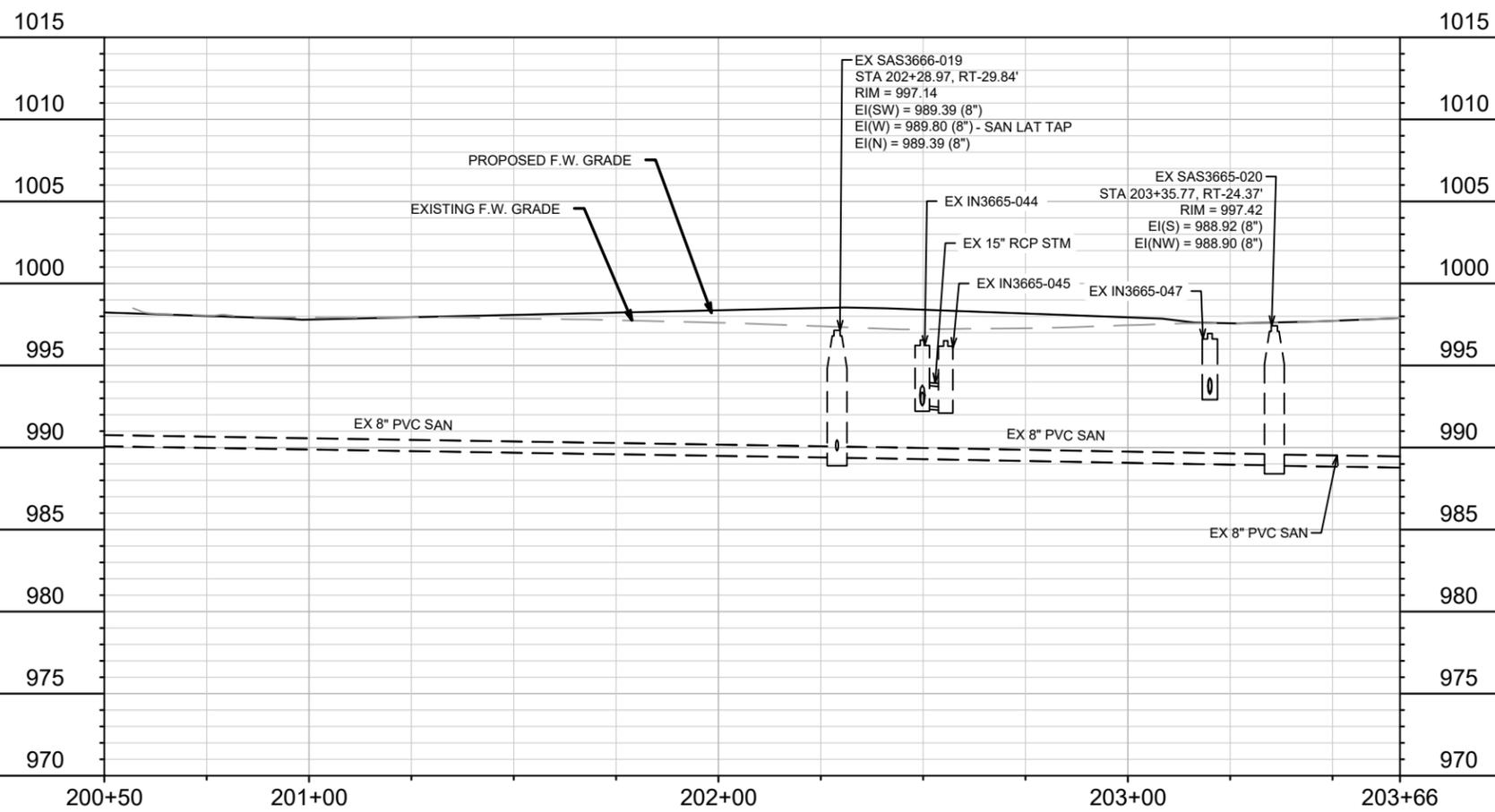
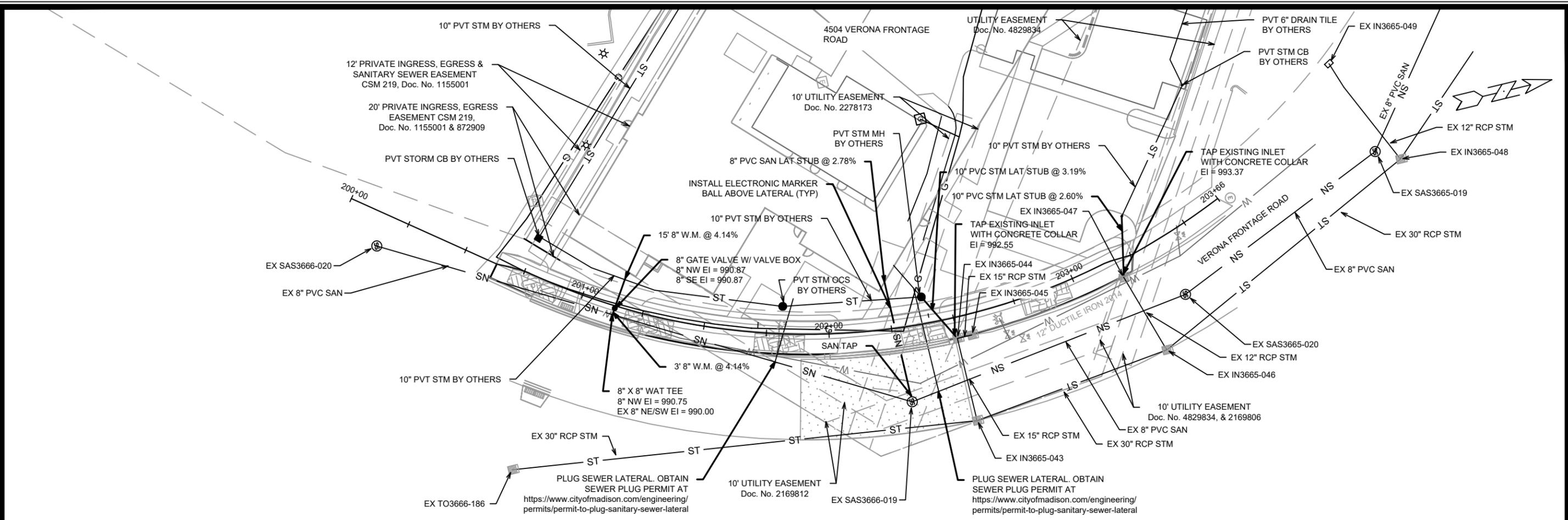
- = DRAINAGE FLOW PATH.
- [Stippled Area] = 3" MILL & OVERLAY (TYPE 4 MT 58-28 S). LIMITS SHOWN ARE APPROXIMATE AND CAN BE MODIFIED BY THE CITY CONSTRUCTION ENGINEER.
- [5" CS] = 5-INCH CONCRETE SIDEWALK
- [6" GT] = 6-INCH TOPSOIL, SEED & MATTING
- [H] = TYPE 'H' CONCRETE CURB & GUTTER
- [7" CS] = 7-INCH CONCRETE SIDEWALK, DRIVE APRON* OR RAMP
- [Trench Symbol] = TERRACE EXCAVATION FOR TREE PLANTING PER S.D.D. 2.18
- [Flower Symbol] = PROPOSED STREET TREE



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STREET PLAN & PROFILE - VERONA FRONTAGE ROAD
4504 VERONA ROAD

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P-1



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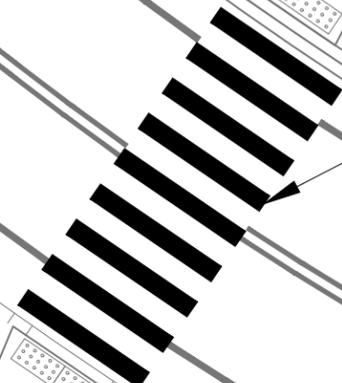
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MADISON, WI
CONTRACT NO.: 9692

UTILITY PLAN & PROFILE - VERONA FRONTAGE ROAD
4504 VERONA ROAD
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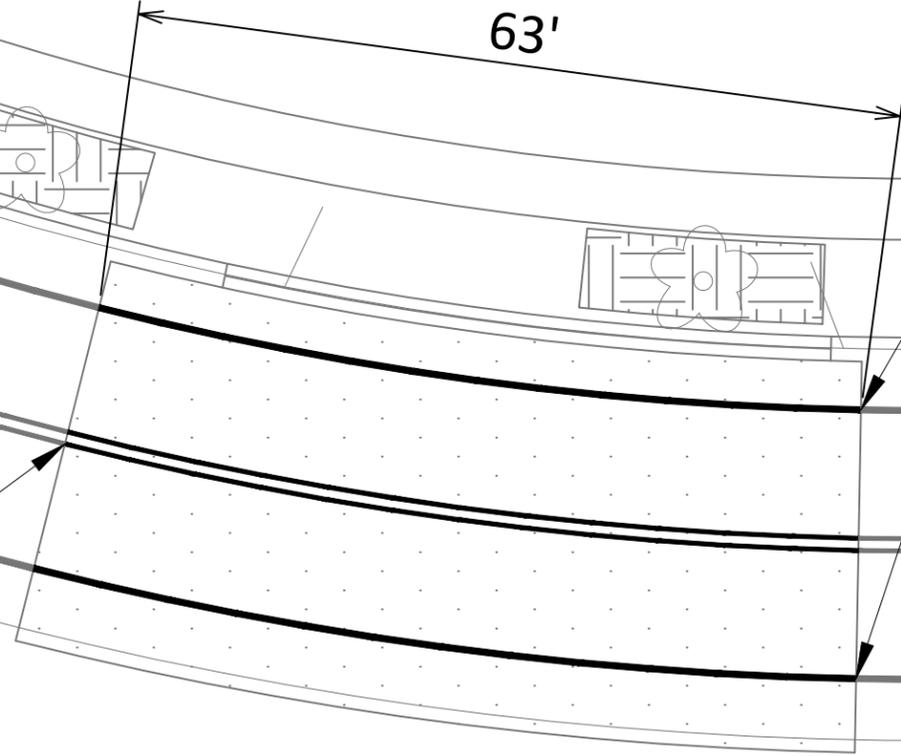
4504 Verona Road

18" Continental
Crosswalk Epoxy
(Grind off existing markings)



63'

6" White
Epoxy



4" Double Yellow
Epoxy

VERONA FRONTAGE ROAD

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MADISON, WI
9692
CONTRACT NO:

PAVEMENT MARKING PLAN
4504 VERONA ROAD
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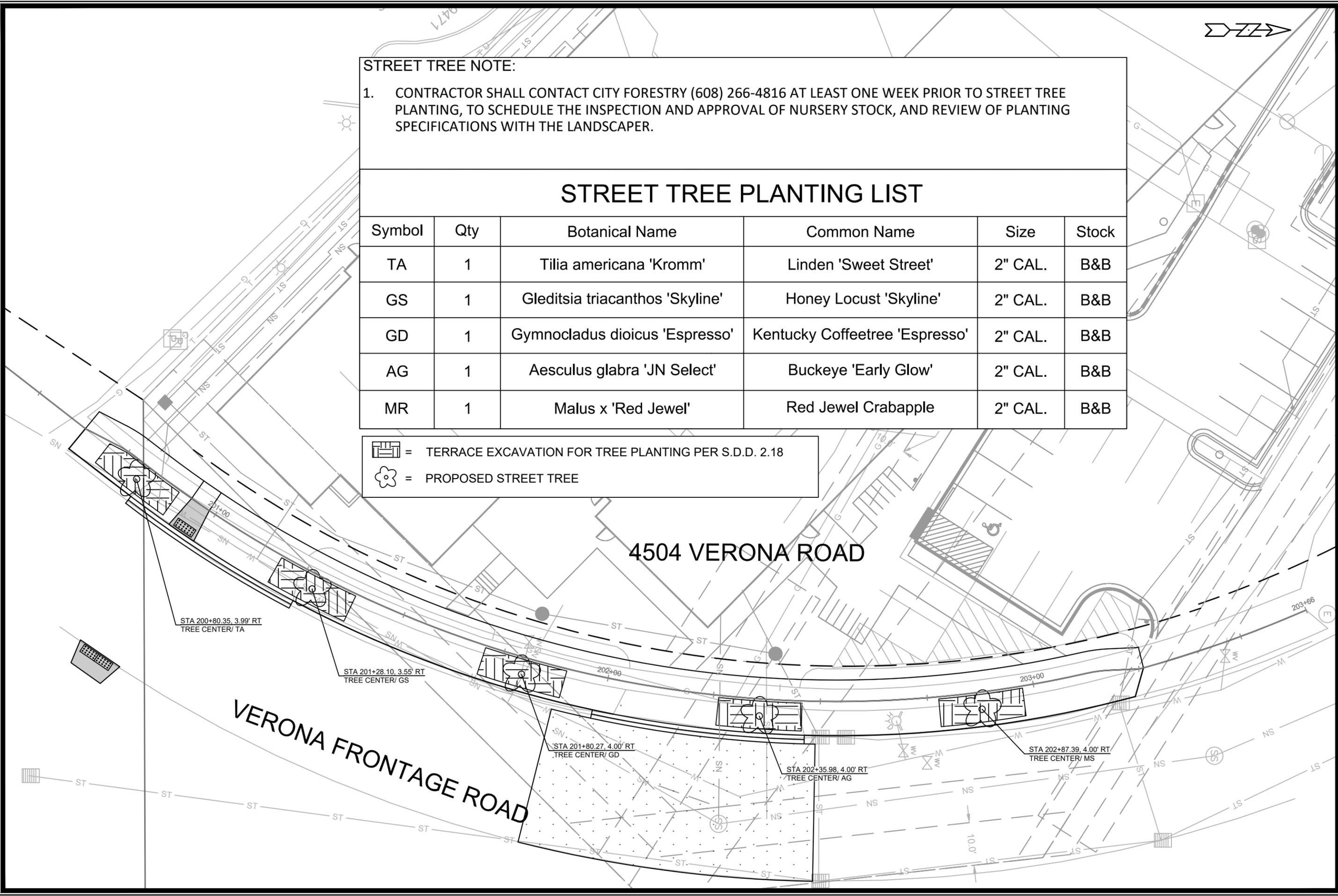
STREET TREE NOTE:

- CONTRACTOR SHALL CONTACT CITY FORESTRY (608) 266-4816 AT LEAST ONE WEEK PRIOR TO STREET TREE PLANTING, TO SCHEDULE THE INSPECTION AND APPROVAL OF NURSERY STOCK, AND REVIEW OF PLANTING SPECIFICATIONS WITH THE LANDSCAPER.

STREET TREE PLANTING LIST

Symbol	Qty	Botanical Name	Common Name	Size	Stock
TA	1	Tilia americana 'Kromm'	Linden 'Sweet Street'	2" CAL.	B&B
GS	1	Gleditsia triacanthos 'Skyline'	Honey Locust 'Skyline'	2" CAL.	B&B
GD	1	Gymnocladus dioicus 'Espresso'	Kentucky Coffeetree 'Espresso'	2" CAL.	B&B
AG	1	Aesculus glabra 'JN Select'	Buckeye 'Early Glow'	2" CAL.	B&B
MR	1	Malus x 'Red Jewel'	Red Jewel Crabapple	2" CAL.	B&B

 = TERRACE EXCAVATION FOR TREE PLANTING PER S.D.D. 2.18
 = PROPOSED STREET TREE



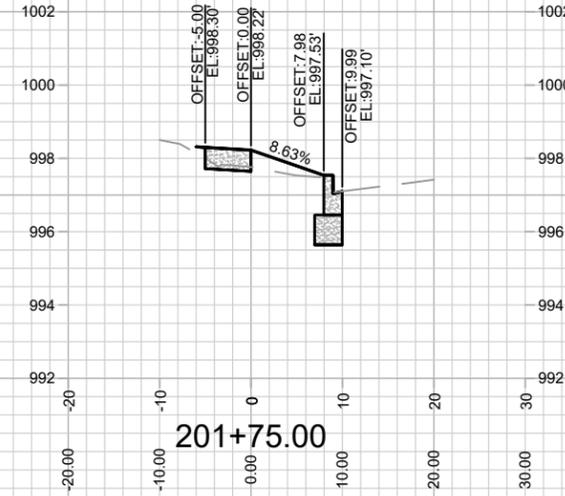
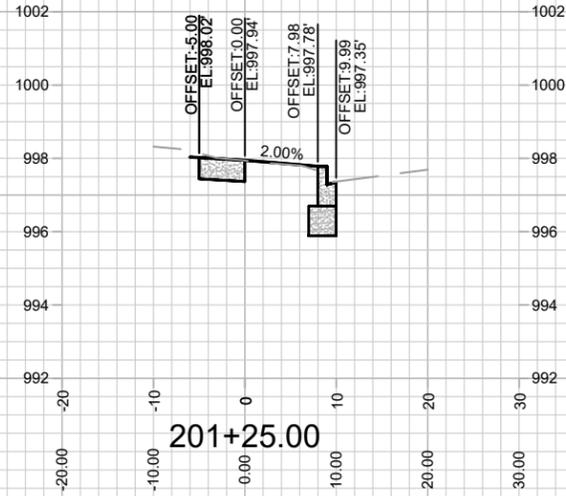
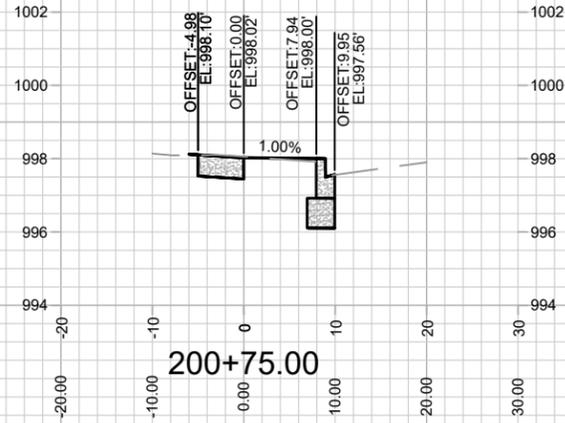
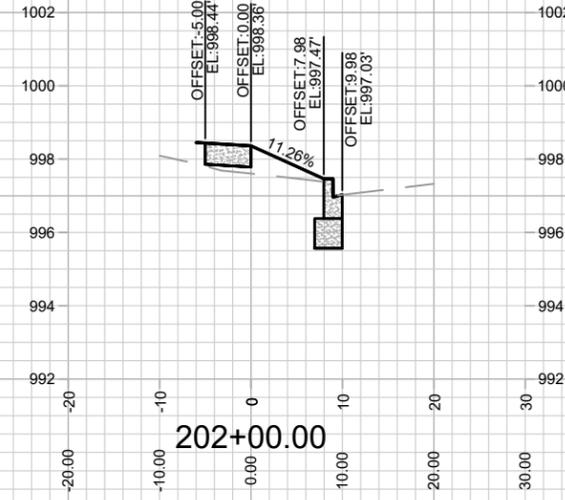
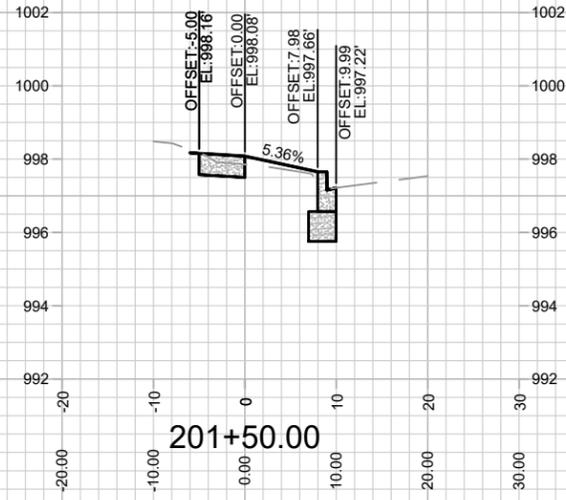
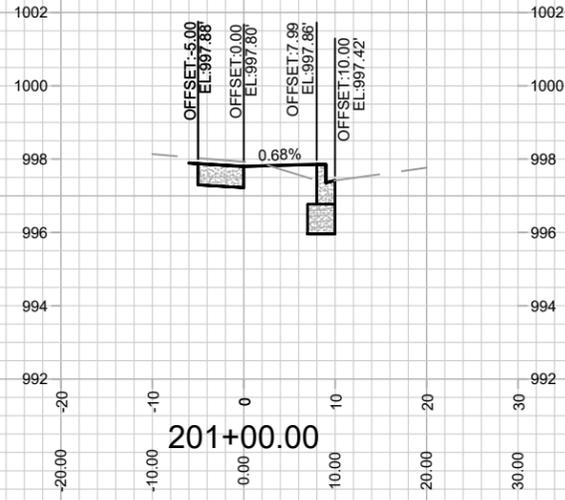
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15945
 MADISON, WI
 9692
 CONTRACT NO:

LANDSCAPING PLAN
 4504 VERONA ROAD
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X-1

CROSS SECTIONS - VERONA FRONTAGE ROAD
4504 VERONA ROAD

15945
MADISON, WI
9692
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