



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926303019  
 Situs Address: DOROW, JOHN J & BETTY L  
 DOROW, JOHN J & BETTY L  
 101 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

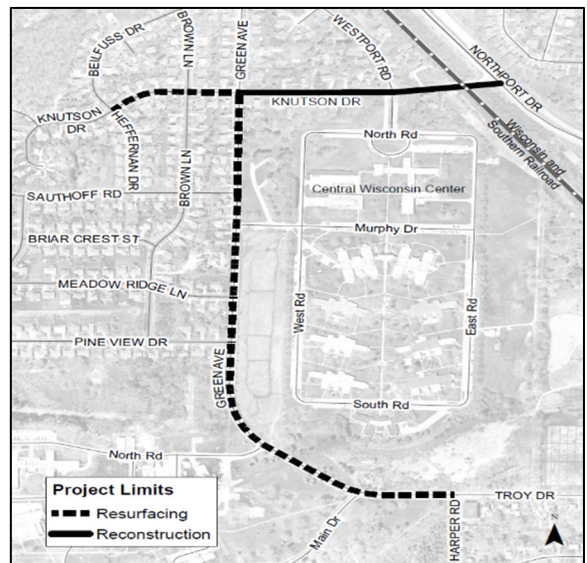
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

DOROW, JOHN J & BETTY L

Parcel(s) being assessed:

Parcel Number: 080926303019

Parcel Location: DOROW, JOHN J & BETTY L

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$597.77	\$597.77

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$597.77	\$0.00	\$597.77

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
 Janet Schmidt, City Engineering  
 Thomas Mohr, Traffic Engineering  
 Lorissa Banuelos, Common Council  
 Brad Hofmann, City Forestry  
 Bill Sullivan, Fire Department  
 Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
 Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
 John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
 Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
 Todd Chojnowski, City Engineering  
 Alexandra Heinritz, Traffic Engineering  
 Charles Romines, Streets Division  
 Aaron Leair, City Forestry  
 Dane County 911  
 Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
 Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
 John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
 Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
 Yang Tao, Traffic Engineering  
 Adam Wiederhoeft, Water Utility  
 Hannah Mohelnitzky, City Engineering  
 Tim Sobota, Madison Metro Transit  
 Jennifer Hannah, Police Department  
 Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926206172  
 Situs Address: SOULE, PATRICK & SUSAN  
 SOULE, PATRICK & SUSAN  
 102 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

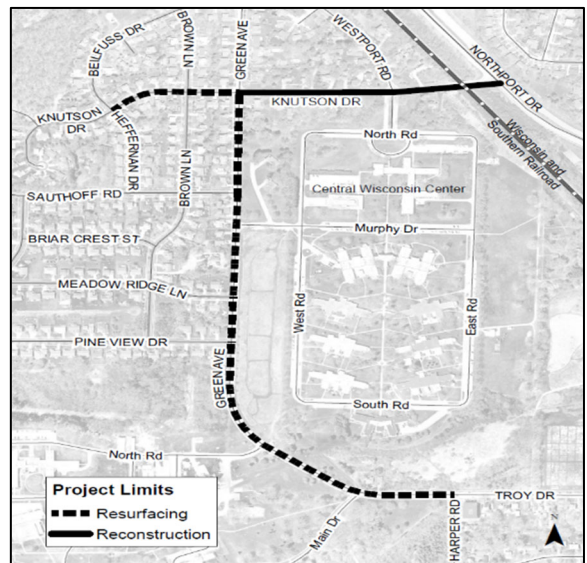
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

SOULE, PATRICK & SUSAN

Parcel(s) being assessed:

Parcel Number: 080926206172

Parcel Location: SOULE, PATRICK & SUSAN

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$471.63	\$471.63

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$471.63	\$0.00	\$471.63

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926206180  
 Situs Address: ZAPATA, BRYAN J  
 ZAPATA, BRYAN J  
 MICAYLA L ZAPATA  
 106 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

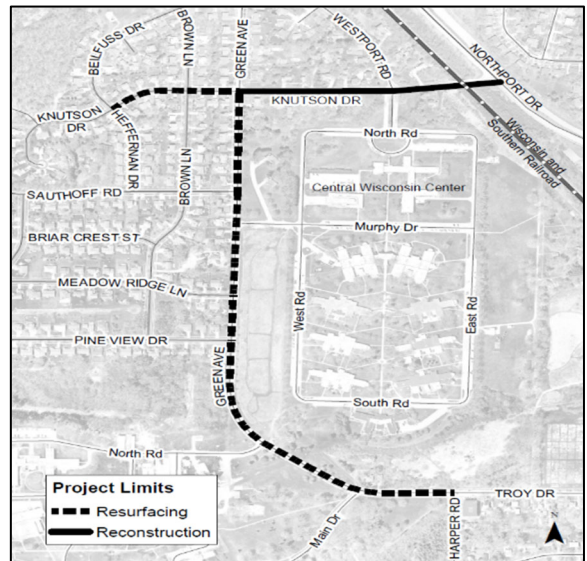
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

ZAPATA, BRYAN J  
MICAYLA L ZAPATA

Parcel(s) being assessed:

Parcel Number: 080926206180

Parcel Location: ZAPATA, BRYAN J

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$933.07	\$933.07

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$933.07	\$0.00	\$933.07

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926303027  
 Situs Address: ALEGRIA, KENNETH E  
 ALEGRIA, KENNETH E  
 SHARON L ALEGRIA  
 109 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

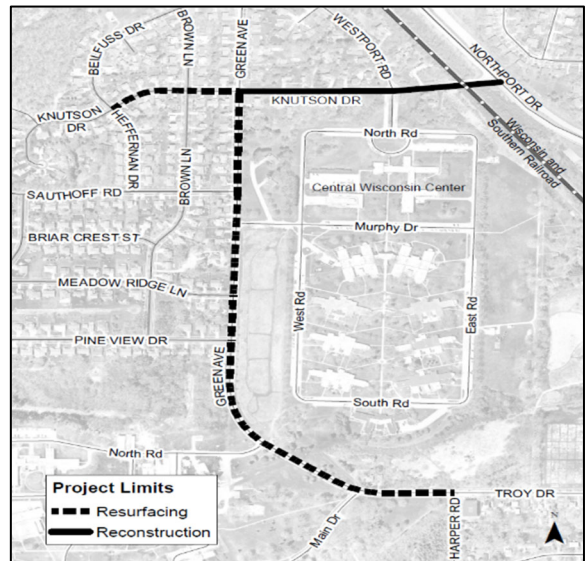
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

ALEGRIA, KENNETH E  
SHARON L ALEGRIA

Parcel(s) being assessed:

Parcel Number: 080926303027

Parcel Location: ALEGRIA, KENNETH E

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$1,144.95	\$1,144.95

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$1,144.95	\$0.00	\$1,144.95

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926206198  
 Situs Address: WALRATH, BETTY A  
 WALRATH, BETTY A  
 110 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

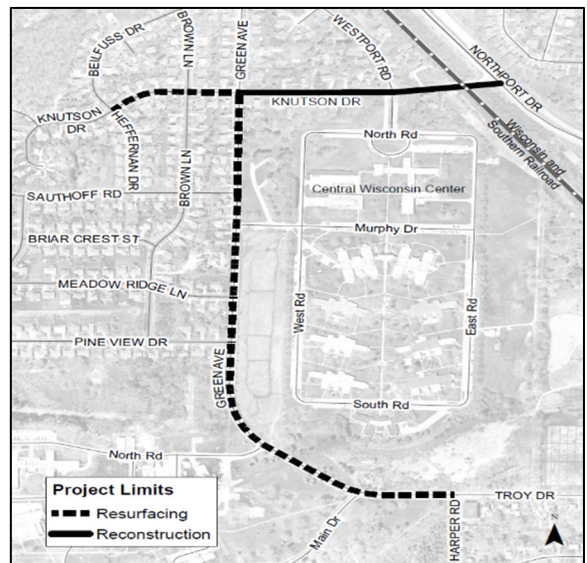
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

WALRATH, BETTY A

Parcel(s) being assessed:

Parcel Number: 080926206198

Parcel Location: WALRATH, BETTY A

Driveway Items			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

Pavement Reconstruction and Resurfacing Items		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$853.79	\$853.79

Storm Sewer Construction Items	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

Driveway Items Subtotal	Pavement Items Subtotal	Storm Sewer Items Subtotal	Total
\$0.00	\$853.79	\$0.00	\$853.79

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
 Janet Schmidt, City Engineering  
 Thomas Mohr, Traffic Engineering  
 Lorissa Banuelos, Common Council  
 Brad Hofmann, City Forestry  
 Bill Sullivan, Fire Department  
 Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
 Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
 John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
 Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
 Todd Chojnowski, City Engineering  
 Alexandra Heinritz, Traffic Engineering  
 Charles Romines, Streets Division  
 Aaron Leair, City Forestry  
 Dane County 911  
 Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
 Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
 John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
 Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
 Yang Tao, Traffic Engineering  
 Adam Wiederhoeft, Water Utility  
 Hannah Mohelnitzky, City Engineering  
 Tim Sobota, Madison Metro Transit  
 Jennifer Hannah, Police Department  
 Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926303035  
 Situs Address: CURRIER, TRAVIS W  
 CURRIER, TRAVIS W  
 & ANGELA T CURRIER  
 113 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

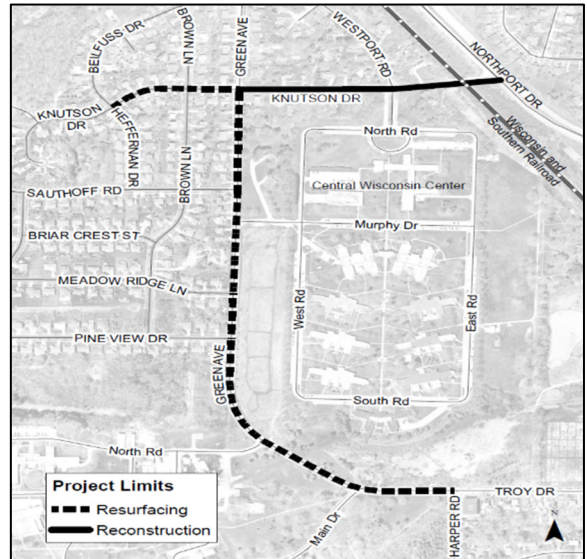
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

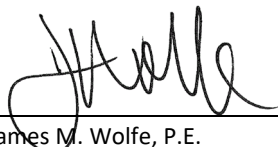
This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

  
 \_\_\_\_\_  
 James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

CURRIER, TRAVIS W  
& ANGELA T CURRIER

Parcel(s) being assessed:

Parcel Number: 080926303035

Parcel Location: CURRIER, TRAVIS W

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$1,116.03	\$1,116.03

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$1,116.03	\$0.00	\$1,116.03

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926206205  
 Situs Address: SHARP, DAVID C  
 SHARP, DAVID C  
 & JULIE T HIEBING  
 114 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

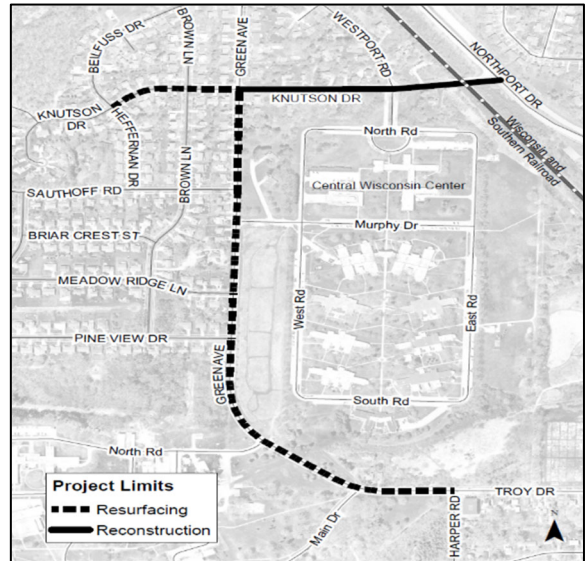
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

SHARP, DAVID C  
& JULIE T HIEBING

Parcel(s) being assessed:

Parcel Number: 080926206205

Parcel Location: SHARP, DAVID C

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$770.25	\$770.25

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$770.25	\$0.00	\$770.25

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926303043  
 Situs Address: JOHNSON, HEATHER L  
 JOHNSON, HEATHER L  
 RYAN D JOHNSON  
 117 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

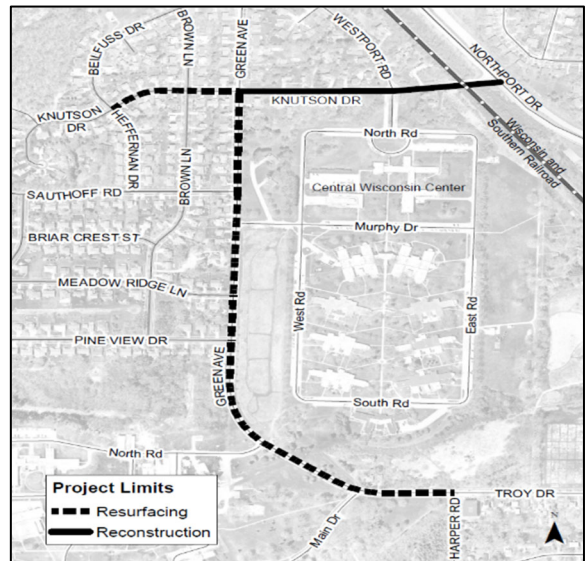
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

JOHNSON, HEATHER L  
RYAN D JOHNSON

Parcel(s) being assessed:

Parcel Number: 080926303043

Parcel Location: JOHNSON, HEATHER L

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$474.00	\$474.00

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$474.00	\$0.00	\$474.00

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302011  
 Situs Address: RENZELMANN, BRIAN J  
 RENZELMANN, BRIAN J  
 121 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

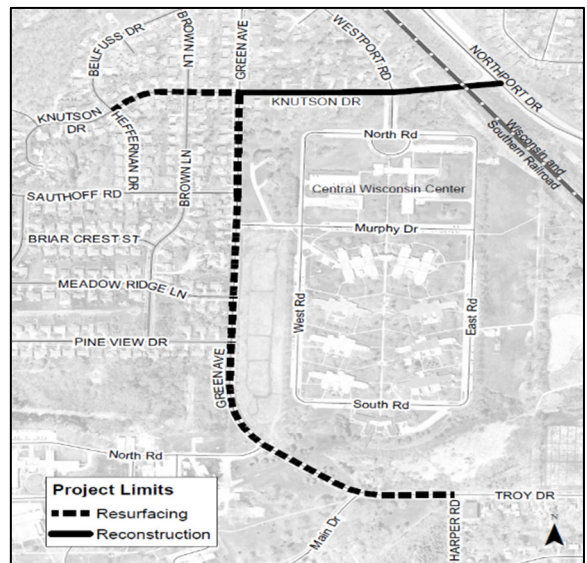
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

RENZELMANN, BRIAN J

Parcel(s) being assessed:

Parcel Number: 080926302011

Parcel Location: RENZELMANN, BRIAN J

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$444.38	\$444.38

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$444.38	\$0.00	\$444.38

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302029  
 Situs Address: CONSTANS, PATRICIA LYNN  
 CONSTANS, PATRICIA LYNN  
 125 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

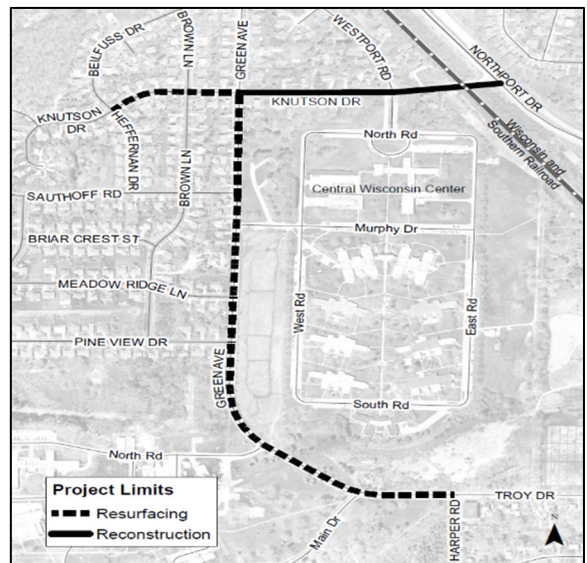
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

CONSTANS, PATRICIA LYNN

Parcel(s) being assessed:

Parcel Number: 080926302029

Parcel Location: CONSTANS, PATRICIA LYNN

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$888.75	\$888.75

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$888.75	\$0.00	\$888.75

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
 Janet Schmidt, City Engineering  
 Thomas Mohr, Traffic Engineering  
 Lorissa Banuelos, Common Council  
 Brad Hofmann, City Forestry  
 Bill Sullivan, Fire Department  
 Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
 Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
 John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
 Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
 Todd Chojnowski, City Engineering  
 Alexandra Heinritz, Traffic Engineering  
 Charles Romines, Streets Division  
 Aaron Leair, City Forestry  
 Dane County 911  
 Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
 Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
 John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
 Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
 Yang Tao, Traffic Engineering  
 Adam Wiederhoeft, Water Utility  
 Hannah Mohelnitzky, City Engineering  
 Tim Sobota, Madison Metro Transit  
 Jennifer Hannah, Police Department  
 Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302037  
 Situs Address: LEE, ALEX  
 LEE, ALEX  
 129 KNUTSON DR  
 MADISON, WI 53704-1126

February 7, 2024

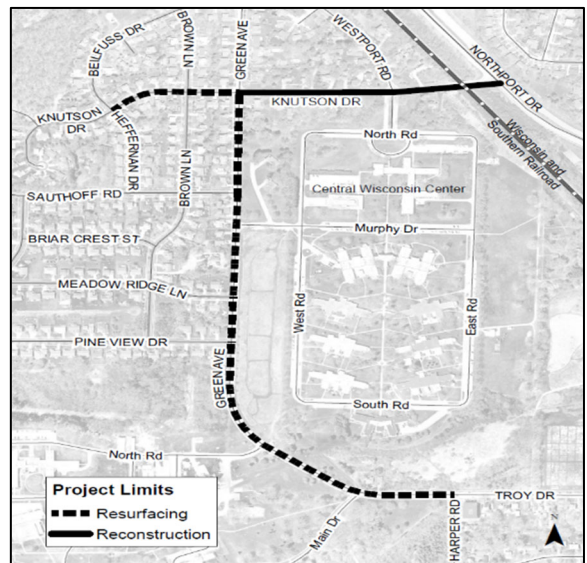
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

LEE, ALEX

Parcel(s) being assessed:

Parcel Number: 080926302037

Parcel Location: LEE, ALEX

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$1,125.75	\$1,125.75

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$1,125.75	\$0.00	\$1,125.75

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926310048  
 Situs Address: Withheld pursuant to sec.  
 Property Owner of Withheld pursuant to sec.  
 153 MEADOW RIDGE LN  
 MADISON, WI 53704

February 7, 2024

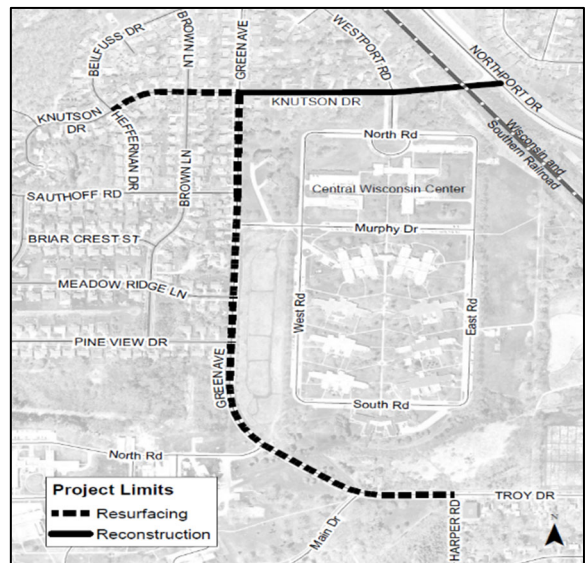
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

Property Owner of Withheld pursuant to sec.

Parcel(s) being assessed:

Parcel Number: 080926310048

Parcel Location: Withheld pursuant to sec.

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$798.99	\$798.99

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$798.99	\$0.00	\$798.99

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926308019  
Situs Address: SLUPSKI, MICHAEL VICTOR  
SLUPSKI, MICHAEL VICTOR  
BARBARA ANN GRAJEWSKI  
154 MEADOW RIDGE LN  
MADISON, WI 53704

February 7, 2024

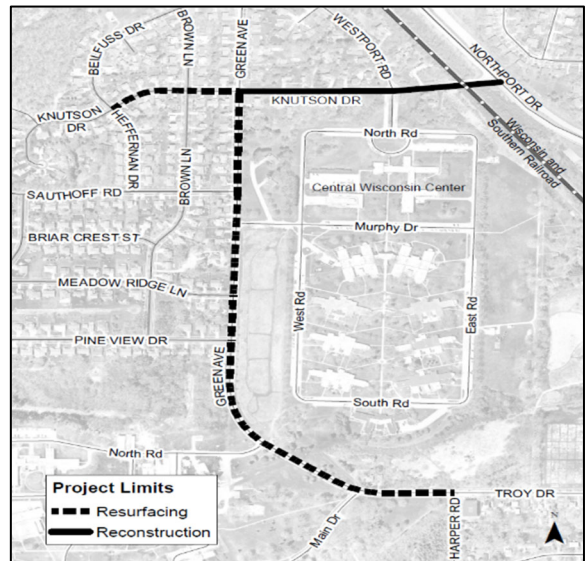
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

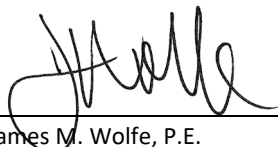
This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

  
James M. Wolfe, P.E.  
City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

SLUPSKI, MICHAEL VICTOR  
BARBARA ANN GRAJEWSKI

Parcel(s) being assessed:

Parcel Number: 080926308019

Parcel Location: SLUPSKI, MICHAEL VICTOR

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$807.58	\$807.58

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$807.58	\$0.00	\$807.58

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926310056  
 Situs Address: KIPPLEY, MARLENE A  
 KIPPLEY, MARLENE A  
 154 PINE VIEW DR  
 MADISON, WI 53704

February 7, 2024

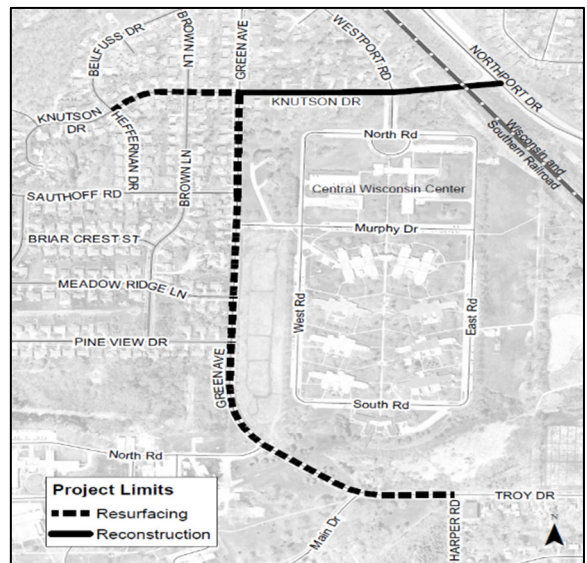
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

KIPPLEY, MARLENE A

Parcel(s) being assessed:

Parcel Number: 080926310056

Parcel Location: KIPPLEY, MARLENE A

Driveway Items			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

Pavement Reconstruction and Resurfacing Items		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$774.87	\$774.87

Storm Sewer Construction Items	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

Driveway Items Subtotal	Pavement Items Subtotal	Storm Sewer Items Subtotal	Total
\$0.00	\$774.87	\$0.00	\$774.87

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
 Janet Schmidt, City Engineering  
 Thomas Mohr, Traffic Engineering  
 Lorissa Banuelos, Common Council  
 Brad Hofmann, City Forestry  
 Bill Sullivan, Fire Department  
 Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
 Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
 John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
 Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
 Todd Chojnowski, City Engineering  
 Alexandra Heinritz, Traffic Engineering  
 Charles Romines, Streets Division  
 Aaron Leair, City Forestry  
 Dane County 911  
 Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
 Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
 John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
 Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
 Yang Tao, Traffic Engineering  
 Adam Wiederhoeft, Water Utility  
 Hannah Mohelnitzky, City Engineering  
 Tim Sobota, Madison Metro Transit  
 Jennifer Hannah, Police Department  
 Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203219  
 Situs Address: ECKERT, JACK  
 ECKERT, JACK  
 1611 NORMAN WAY  
 MADISON, WI 53705

February 7, 2024

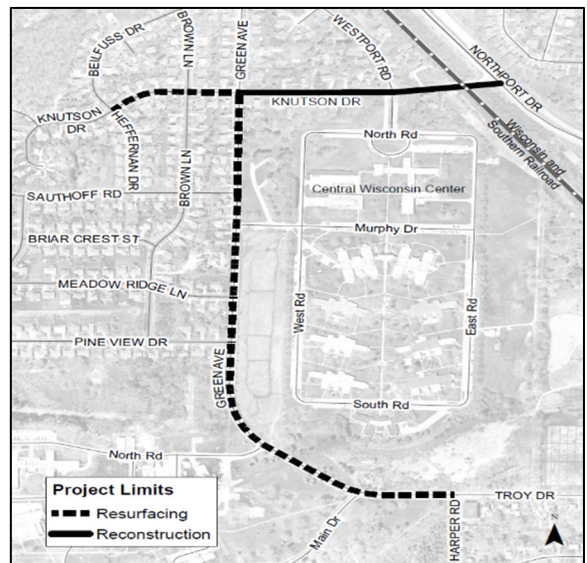
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

ECKERT, JACK

Parcel(s) being assessed:

Parcel Number: 080926203219

Parcel Location: ECKERT, JACK

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$1,053.50	\$3,188.50	\$0.00	\$4,242.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$4,067.35	\$0.00	\$4,067.35

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$4,242.00	\$4,067.35	\$0.00	\$8,309.35

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926308168  
 Situs Address: TAFT STREET LLC  
 TAFT STREET LLC  
 1807 STEVEN CT  
 SUN PRAIRIE, WI 53590

February 7, 2024

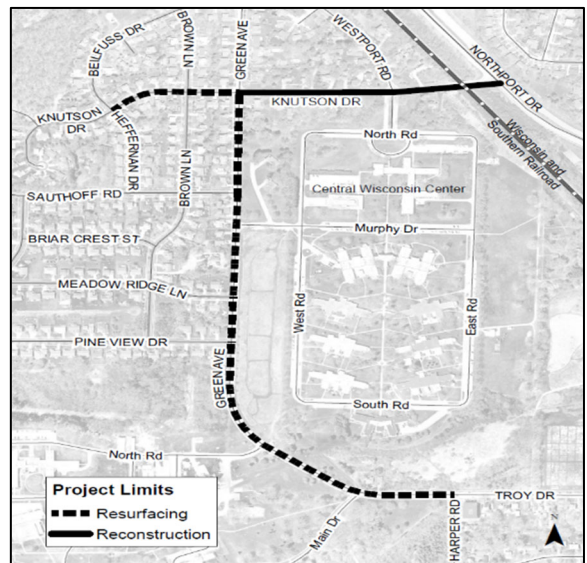
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

TAFT STREET LLC

Parcel(s) being assessed:

Parcel Number: 080926308168

Parcel Location: TAFT STREET LLC

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$876.90	\$876.90

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$876.90	\$0.00	\$876.90

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204077  
 Situs Address: HANNAH, RICHARD M  
 HANNAH, RICHARD M  
 MARGARET E HANNAH  
 209 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

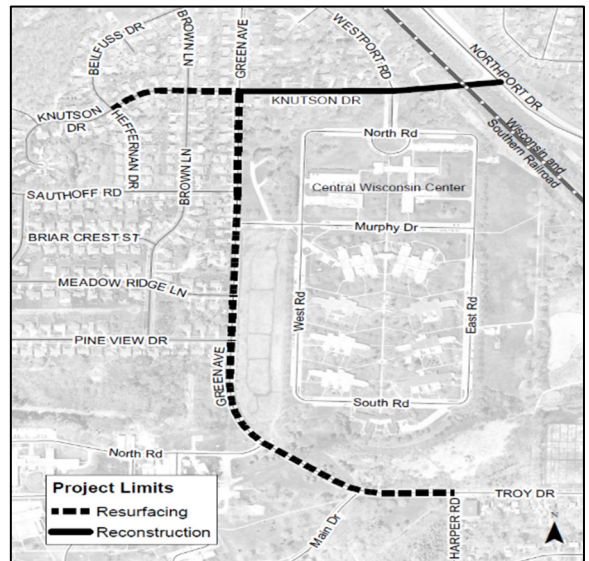
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

HANNAH, RICHARD M  
MARGARET E HANNAH

Parcel(s) being assessed:

Parcel Number: 080926204077

Parcel Location: HANNAH, RICHARD M

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$2,277.50	\$0.00	\$2,277.50

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$3,677.35	\$0.00	\$3,677.35

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$2,277.50	\$3,677.35	\$0.00	\$5,954.85

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204069  
 Situs Address: JACKSON, JAN W  
 JACKSON, JAN W  
 213 KNUTSON DR  
 MADISON, WI 53704-1131

February 7, 2024

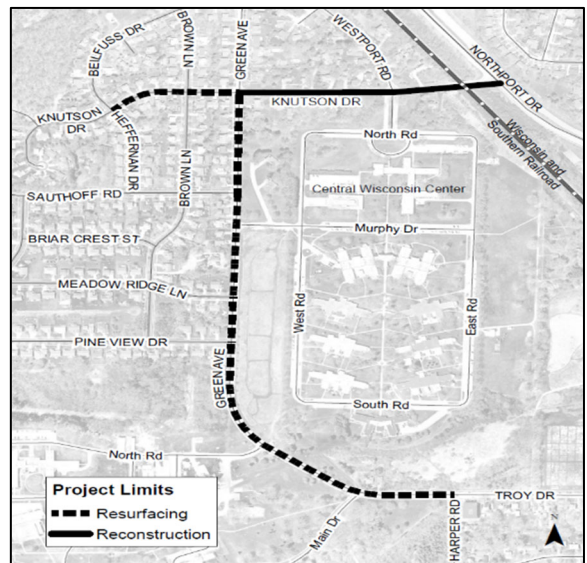
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

JACKSON, JAN W

Parcel(s) being assessed:

Parcel Number: 080926204069

Parcel Location: JACKSON, JAN W

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$2,277.50	\$576.83	\$2,854.33

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$3,116.40	\$0.00	\$3,116.40

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$2,854.33	\$3,116.40	\$0.00	\$5,970.73

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203029  
 Situs Address: GARRETT, PAMELA S  
 GARRETT, PAMELA S  
 & JOAN E FULLER  
 214 KNUTSON DR  
 MADISON, WI 53704-1132

February 7, 2024

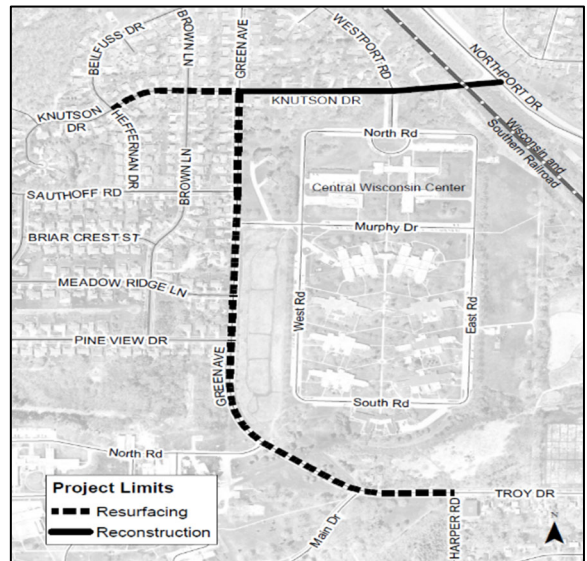
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

GARRETT, PAMELA S  
& JOAN E FULLER

Parcel(s) being assessed:

Parcel Number: 080926203029

Parcel Location: GARRETT, PAMELA S

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$1,053.50	\$3,188.50	\$576.83	\$4,818.83

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$7,123.20	\$0.00	\$7,123.20

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$4,818.83	\$7,123.20	\$0.00	\$11,942.03

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203037  
 Situs Address: LEE,GARRETT  
 LEE,GARRETT  
 LESLEY NUMBERS  
 218 KNUTSON DR  
 MADISON, WI 53704-1132

February 7, 2024

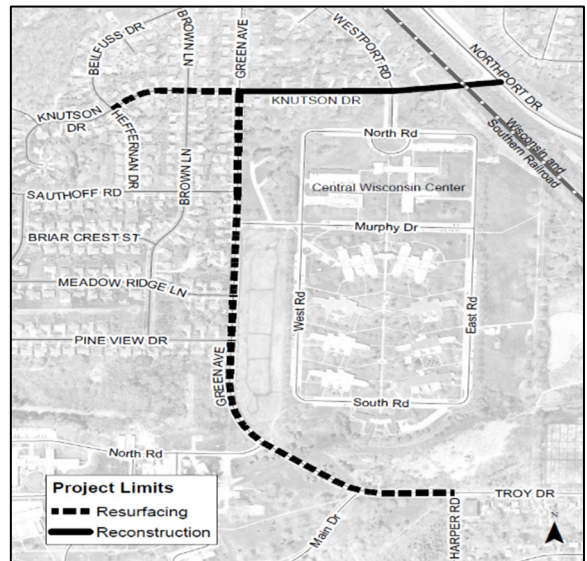
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

LEE,GARRETT  
LESLEY NUMBERS

Parcel(s) being assessed:

Parcel Number: 080926203037

Parcel Location: LEE,GARRETT

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$451.50	\$1,366.50	\$576.83	\$2,394.83

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$2,907.16	\$0.00	\$2,907.16

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$2,394.83	\$2,907.16	\$0.00	\$5,301.99

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203045  
 Situs Address: MOREL, DAVID S  
 MOREL, DAVID S  
 220 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

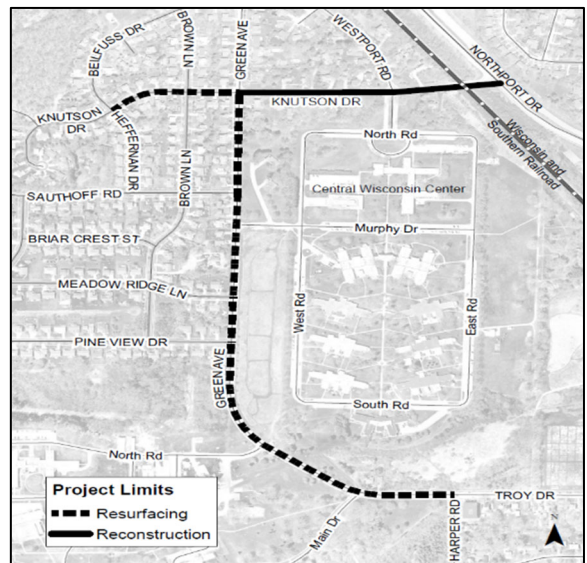
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MOREL, DAVID S

Parcel(s) being assessed:

Parcel Number: 080926203045

Parcel Location: MOREL, DAVID S

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$903.00	\$2,733.00	\$0.00	\$3,636.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$3,739.68	\$0.00	\$3,739.68

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$3,636.00	\$3,739.68	\$0.00	\$7,375.68

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926204051  
Situs Address: HALSTED, MORGAN SHANE  
HALSTED, MORGAN SHANE  
& MICHELLE HALSTED  
221 KNUTSON DR  
MADISON, WI 53704-1131

February 7, 2024

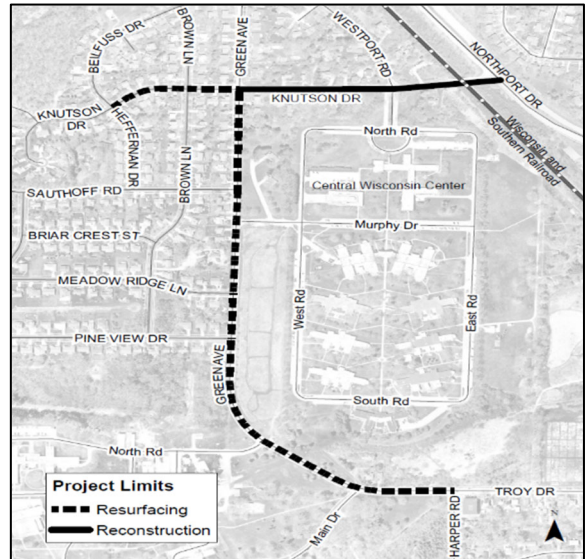
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

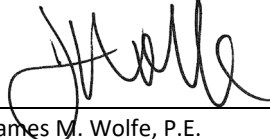
This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

  
James M. Wolfe, P.E.  
City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

HALSTED, MORGAN SHANE  
& MICHELLE HALSTED

Parcel(s) being assessed:

Parcel Number: 080926204051

Parcel Location: HALSTED, MORGAN SHANE

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$903.00	\$2,733.00	\$0.00	\$3,636.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$6,900.60	\$0.00	\$6,900.60

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$3,636.00	\$6,900.60	\$0.00	\$10,536.60

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204043  
 Situs Address: MARKOVITCH, DAVID  
 MARKOVITCH, DAVID  
 & MARY E PELZER  
 301 KNUTSON DR  
 MADISON, WI 53704-1133

February 7, 2024

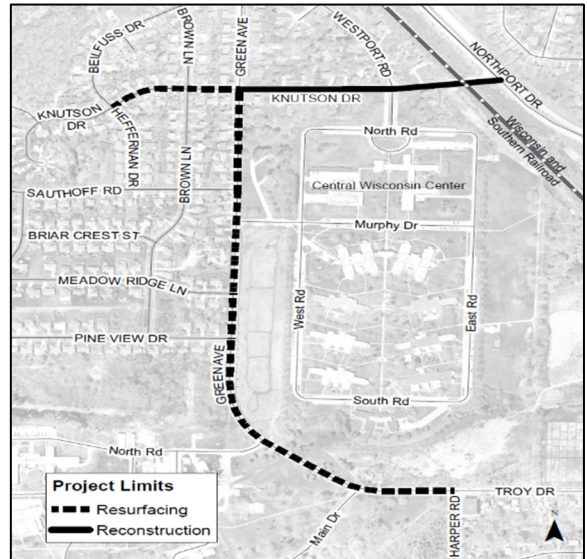
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MARKOVITCH, DAVID  
& MARY E PELZER

Parcel(s) being assessed:

Parcel Number: 080926204043

Parcel Location: MARKOVITCH, DAVID

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$752.50	\$2,277.50	\$0.00	\$3,030.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$5,787.60	\$0.00	\$5,787.60

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$3,030.00	\$5,787.60	\$0.00	\$8,817.60

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926301021  
 Situs Address: MENDOTA STATE HOSPITAL  
 MENDOTA STATE HOSPITAL  
 301 TROY DR  
 MADISON, WI 53704-1599

February 7, 2024

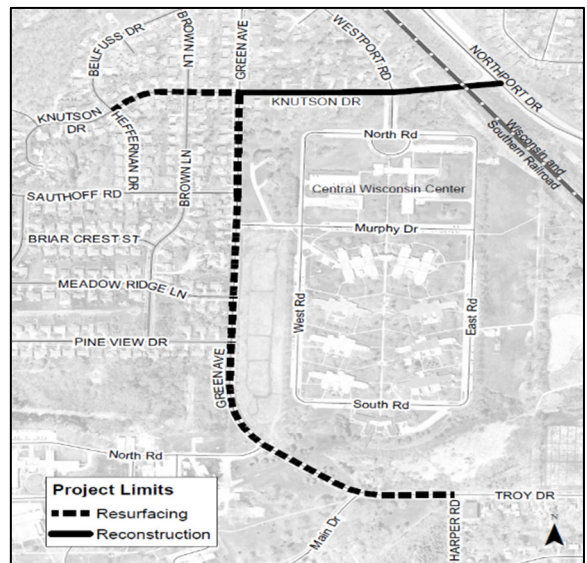
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MENDOTA STATE HOSPITAL

Parcel(s) being assessed:

Parcel Number: 080926301021

Parcel Location: MENDOTA STATE HOSPITAL

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$22,578.63	\$22,578.63

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$22,578.63	\$0.00	\$22,578.63

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080935200983  
 Situs Address: MENDOTA STATE HOSPITAL  
 MENDOTA STATE HOSPITAL  
 301 TROY DR  
 MADISON, WI 53704-1599

February 7, 2024

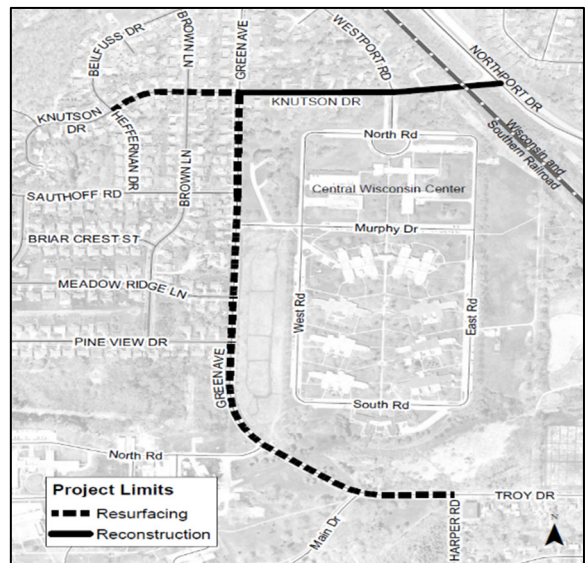
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MENDOTA STATE HOSPITAL

Parcel(s) being assessed:

Parcel Number: 080935200983

Parcel Location: MENDOTA STATE HOSPITAL

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$6,553.05	\$6,553.05

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$6,553.05	\$0.00	\$6,553.05

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwiig, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926300974  
 Situs Address: STATE OF WISCONSIN  
 STATE OF WISCONSIN  
 MENDOTA STATE HOSPITAL  
 301 TROY DR  
 MADISON, WI 53704-1599

February 7, 2024

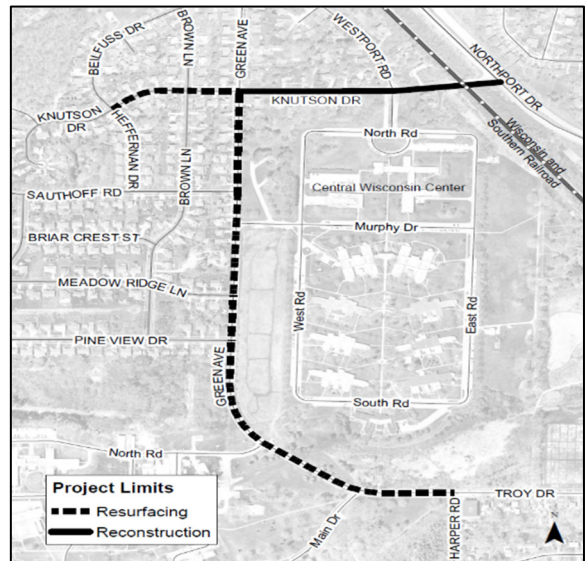
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwiig Project Manager, (608) 266-9219, [azwiig@cityofmadison.com](mailto:azwiig@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

STATE OF WISCONSIN  
MENDOTA STATE HOSPITAL

Parcel(s) being assessed:

Parcel Number: 080926300974

Parcel Location: STATE OF WISCONSIN

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$14,859.90	\$14,859.90

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$14,859.90	\$0.00	\$14,859.90

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203053  
 Situs Address: LOVICK, TIMOTHY B  
 LOVICK, TIMOTHY B  
 & DEBORAH L LOVICK  
 302 KNUTSON DR  
 MADISON, WI 53704-1170

February 7, 2024

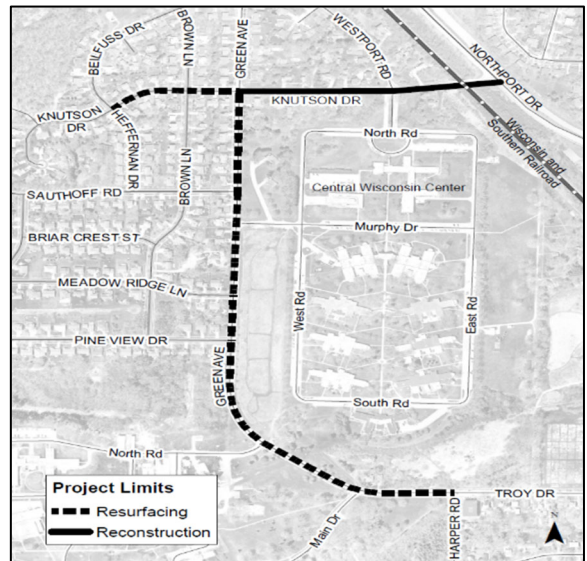
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

LOVICK, TIMOTHY B  
& DEBORAH L LOVICK

Parcel(s) being assessed:

Parcel Number: 080926203053

Parcel Location: LOVICK, TIMOTHY B

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$451.50	\$1,366.50	\$576.83	\$2,394.83

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$3,027.36	\$0.00	\$3,027.36

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$2,394.83	\$3,027.36	\$0.00	\$5,422.19

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926301013  
 Situs Address: BERGMAN, GARY & ANITA  
 BERGMAN, GARY & ANITA  
 302 TROY DR  
 MADISON, WI 53704-1522

February 7, 2024

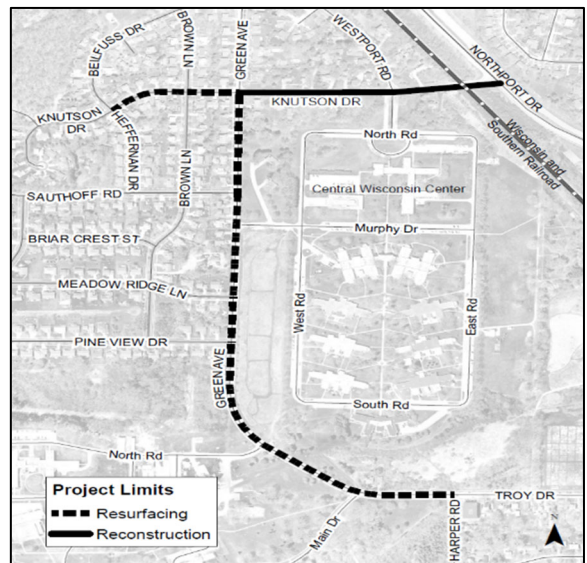
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

BERGMAN, GARY & ANITA

Parcel(s) being assessed:

Parcel Number: 080926301013

Parcel Location: BERGMAN, GARY & ANITA

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$3,316.58	\$3,316.58

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$3,316.58	\$0.00	\$3,316.58

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203996  
 Situs Address: NAJDOWSKI, CRAIG A  
 NAJDOWSKI, CRAIG A  
 CHRISTINE M NAJDOWSKI  
 306 KNUTSON DR  
 MADISON, WI 53704

February 7, 2024

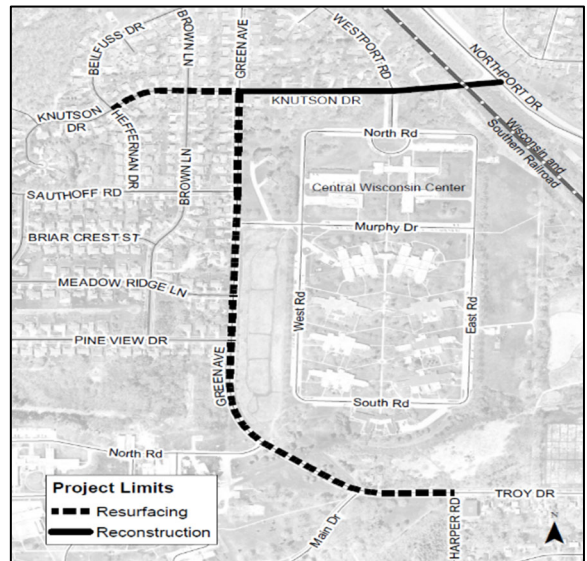
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

NAJDOWSKI, CRAIG A  
CHRISTINE M NAJDOWSKI

Parcel(s) being assessed:

Parcel Number: 080926203996

Parcel Location: NAJDOWSKI, CRAIG A

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$451.50	\$1,366.50	\$576.83	\$2,394.83

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$4,367.19	\$0.00	\$4,367.19

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$2,394.83	\$4,367.19	\$0.00	\$6,762.02

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204035  
 Situs Address: STATE DEPT PUBLIC WELFARE  
 STATE DEPT PUBLIC WELFARE  
 317 KNUTSON DR  
 MADISON, WI 53704-1133

February 7, 2024

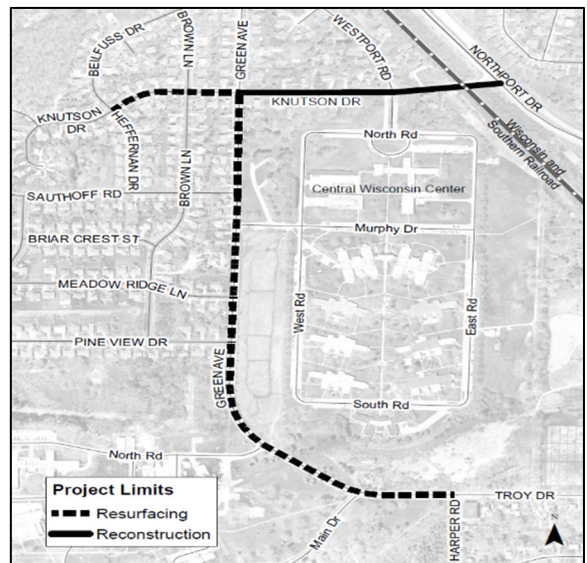
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

STATE DEPT PUBLIC WELFARE

Parcel(s) being assessed:

Parcel Number: 080926204035

Parcel Location: STATE DEPT PUBLIC WELFARE

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$4,555.00	\$1,345.94	\$5,900.94

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$16,962.12	\$0.00	\$16,962.12

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$5,900.94	\$16,962.12	\$0.00	\$22,863.06

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204019  
 Situs Address: STATE DEPT PUBLIC WELFARE  
 STATE DEPT PUBLIC WELFARE  
 317 KNUTSON DR  
 MADISON, WI 53704-1133

February 7, 2024

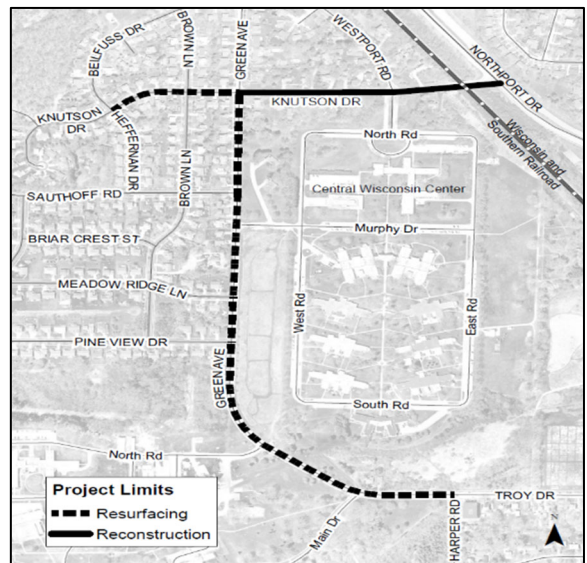
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

STATE DEPT PUBLIC WELFARE

Parcel(s) being assessed:

Parcel Number: 080926204019

Parcel Location: STATE DEPT PUBLIC WELFARE

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$5,253.36	\$0.00	\$5,253.36

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$5,253.36	\$0.00	\$5,253.36

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204027  
 Situs Address: DAVENPORT, JOHN & PEGGY  
 DAVENPORT, JOHN & PEGGY  
 321 KNUTSON DR  
 MADISON, WI 53704-1133

February 7, 2024

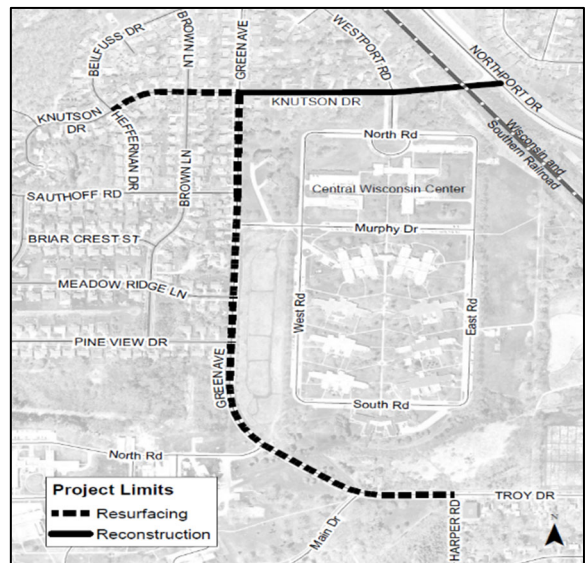
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

DAVENPORT, JOHN & PEGGY

Parcel(s) being assessed:

Parcel Number: 080926204027

Parcel Location: DAVENPORT, JOHN & PEGGY

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$1,366.50	\$576.83	\$1,943.33

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$4,897.20	\$0.00	\$4,897.20

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$1,943.33	\$4,897.20	\$0.00	\$6,840.53

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926311153  
 Situs Address: PETERSON, TODD J  
 PETERSON, TODD J  
 DENA M SEDLMAYR  
 3914 GREEN AVE  
 MADISON, WI 53704

February 7, 2024

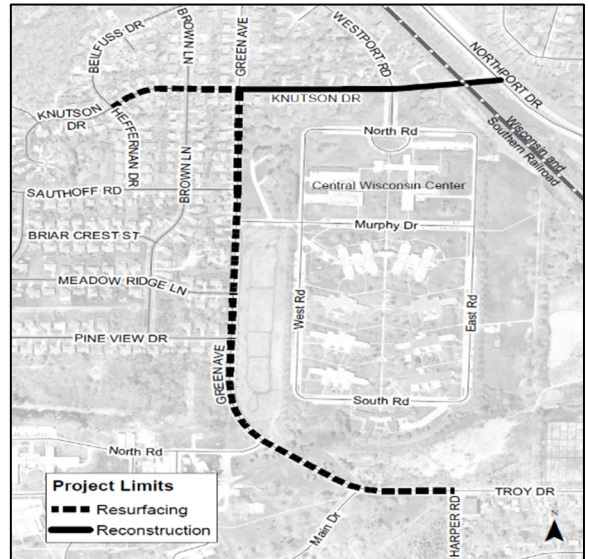
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

PETERSON, TODD J  
 DENA M SEDLMAYR

Parcel(s) being assessed:

Parcel Number: 080926311153

Parcel Location: PETERSON, TODD J

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$767.94	\$767.94

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$767.94	\$0.00	\$767.94

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
 Janet Schmidt, City Engineering  
 Thomas Mohr, Traffic Engineering  
 Lorissa Banuelos, Common Council  
 Brad Hofmann, City Forestry  
 Bill Sullivan, Fire Department  
 Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
 Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
 John Bain, [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
 Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
 Todd Chojnowski, City Engineering  
 Alexandra Heinritz, Traffic Engineering  
 Charles Romines, Streets Division  
 Aaron Leair, City Forestry  
 Dane County 911  
 Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
 Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
 John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
 Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
 Yang Tao, Traffic Engineering  
 Adam Wiederhoeft, Water Utility  
 Hannah Mohelnitzky, City Engineering  
 Tim Sobota, Madison Metro Transit  
 Jennifer Hannah, Police Department  
 Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926300940  
 Situs Address: PETRANEK, MICHAEL SCOTT  
 PETRANEK, MICHAEL SCOTT  
 4102 GREEN AVE  
 MADISON, WI 53704

February 7, 2024

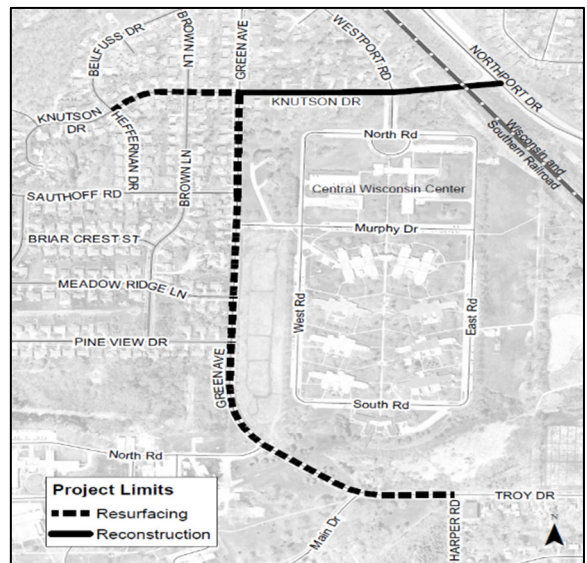
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

PETRANEK, MICHAEL SCOTT

Parcel(s) being assessed:

Parcel Number: 080926300940

Parcel Location: PETRANEK, MICHAEL SCOTT

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$2,004.31	\$2,004.31

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$2,004.31	\$0.00	\$2,004.31

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926308150  
Situs Address: MANOS, ADAM N  
MANOS, ADAM N  
4114 GREEN AVE  
MADISON, WI 53704

February 7, 2024

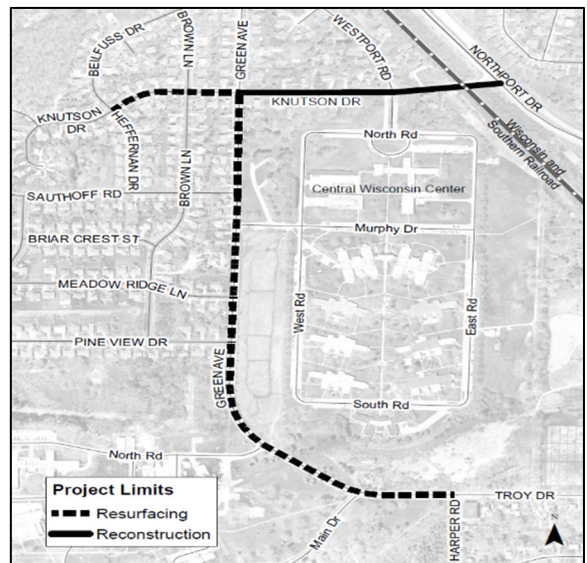
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MANOS, ADAM N

Parcel(s) being assessed:

Parcel Number: 080926308150

Parcel Location: MANOS, ADAM N

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$876.90	\$876.90

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$876.90	\$0.00	\$876.90

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926308142  
 Situs Address: JOHNSON, GERALD A  
 JOHNSON, GERALD A  
 4118 GREEN AVE  
 MADISON, WI 53704-1120

February 7, 2024

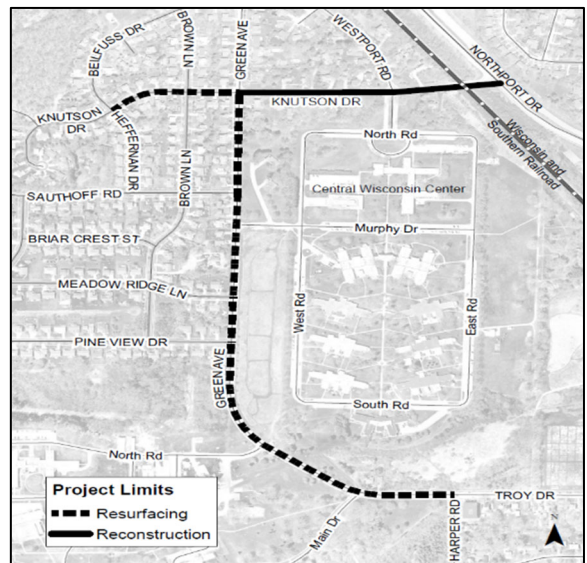
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

JOHNSON, GERALD A

Parcel(s) being assessed:

Parcel Number: 080926308142

Parcel Location: JOHNSON, GERALD A

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$876.90	\$876.90

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$876.90	\$0.00	\$876.90

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926308134  
 Situs Address: RICHARDS, JONICA  
 RICHARDS, JONICA  
 DOMINIC RICHARDS  
 4122 GREEN AVE  
 MADISON, WI 53704

February 7, 2024

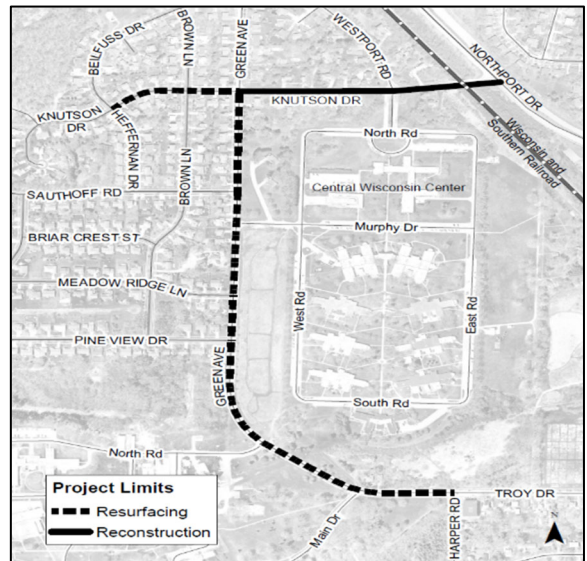
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

RICHARDS, JONICA  
DOMINIC RICHARDS

Parcel(s) being assessed:

Parcel Number: 080926308134

Parcel Location: RICHARDS, JONICA

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$865.05	\$865.05

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$865.05	\$0.00	\$865.05

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926308126  
Situs Address: MILLER, MICHELE R  
MILLER, MICHELE R  
KURT D MILLER  
4126 GREEN AVE  
MADISON, WI 53704

February 7, 2024

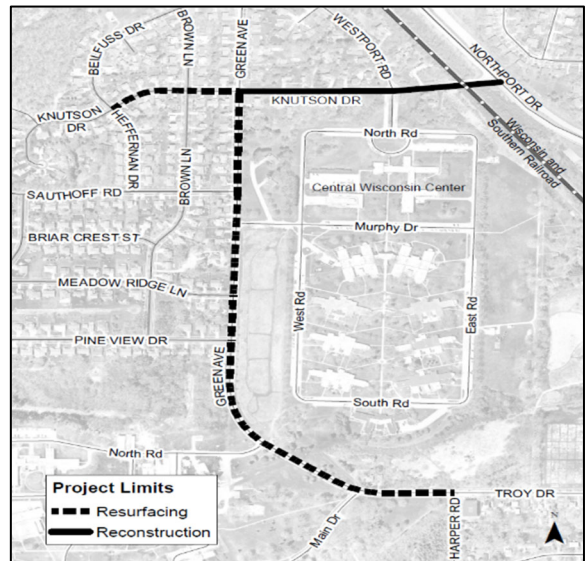
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

MILLER, MICHELE R  
KURT D MILLER

Parcel(s) being assessed:

Parcel Number: 080926308126

Parcel Location: MILLER, MICHELE R

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$465.94	\$465.94

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$465.94	\$0.00	\$465.94

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302102  
 Situs Address: QUINN, GEORGE K  
 QUINN, GEORGE K  
 & PATRICIA A ARMSTRONG  
 4202 GREEN AVE  
 MADISON, WI 53704-1124

February 7, 2024

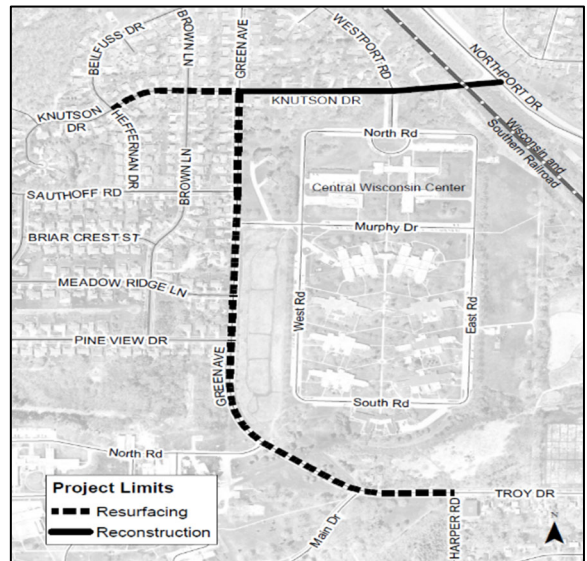
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

QUINN, GEORGE K  
& PATRICIA A ARMSTRONG

Parcel(s) being assessed:

Parcel Number: 080926302102

Parcel Location: QUINN, GEORGE K

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$467.19	\$467.19

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$467.19	\$0.00	\$467.19

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926302095  
Situs Address: REINER, KAREN A  
REINER, KAREN A  
& NADINE E KUESTER  
4206 GREEN AVE  
MADISON, WI 53704

February 7, 2024

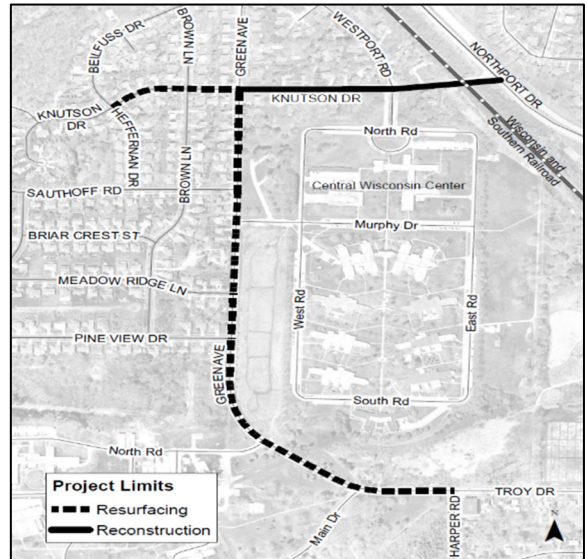
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

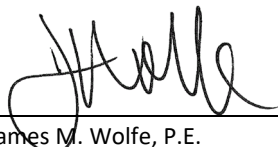
This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

  
James M. Wolfe, P.E.  
City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

REINER, KAREN A  
& NADINE E KUESTER

Parcel(s) being assessed:

Parcel Number: 080926302095

Parcel Location: REINER, KAREN A

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$927.86	\$927.86

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$927.86	\$0.00	\$927.86

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jdbain@madison.k.12.wi.us](mailto:jdbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302087  
 Situs Address: TASHI, UNK  
 TASHI, UNK  
 & PASSANG LHAMU  
 4210 GREEN AVE  
 MADISON, WI 53704-1124

February 7, 2024

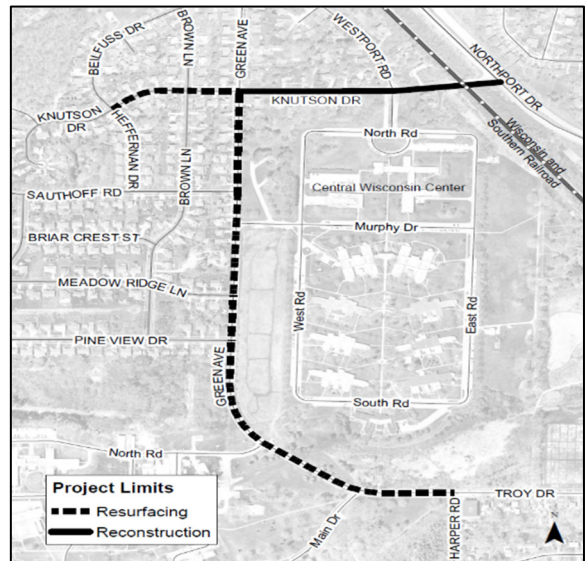
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

TASHI, UNK  
& PASSANG LHAMU

Parcel(s) being assessed:

Parcel Number: 080926302087

Parcel Location: TASHI, UNK

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$927.86	\$927.86

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$927.86	\$0.00	\$927.86

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302079  
 Situs Address: KIEFFER, JAMES & LINDA  
 KIEFFER, JAMES & LINDA  
 4214 GREEN AVE  
 MADISON, WI 53704-1124

February 7, 2024

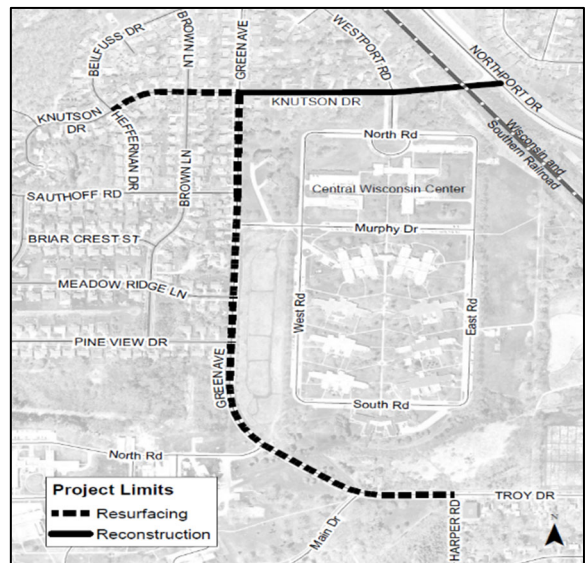
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

KIEFFER, JAMES & LINDA

Parcel(s) being assessed:

Parcel Number: 080926302079

Parcel Location: KIEFFER, JAMES & LINDA

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$927.86	\$927.86

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$927.86	\$0.00	\$927.86

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204093  
 Situs Address: ALEXANDER, TIMOTHY L  
 ALEXANDER, TIMOTHY L  
 & COLETTE R WILLIAMS  
 4217 GREEN AVE  
 MADISON, WI 53704-1123

February 7, 2024

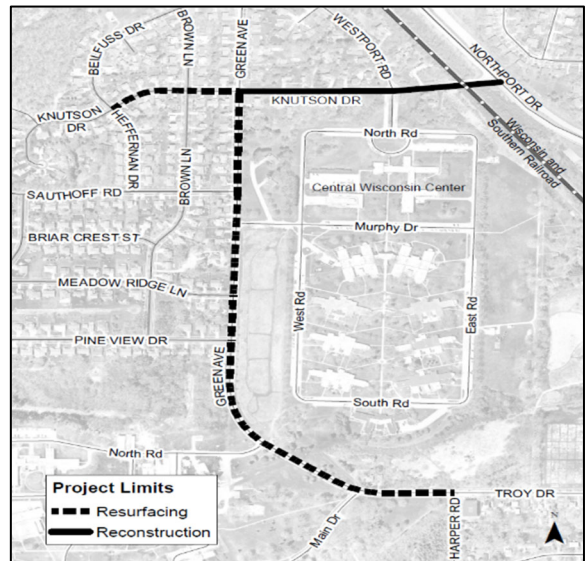
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

ALEXANDER, TIMOTHY L  
& COLETTE R WILLIAMS

Parcel(s) being assessed:

Parcel Number: 080926204093

Parcel Location: ALEXANDER, TIMOTHY L

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$1,107.97	\$1,107.97

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$1,107.97	\$0.00	\$1,107.97

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302061  
 Situs Address: STINSON, LINDA  
 STINSON, LINDA  
 4218 GREEN AVE  
 MADISON, WI 53704-1124

February 7, 2024

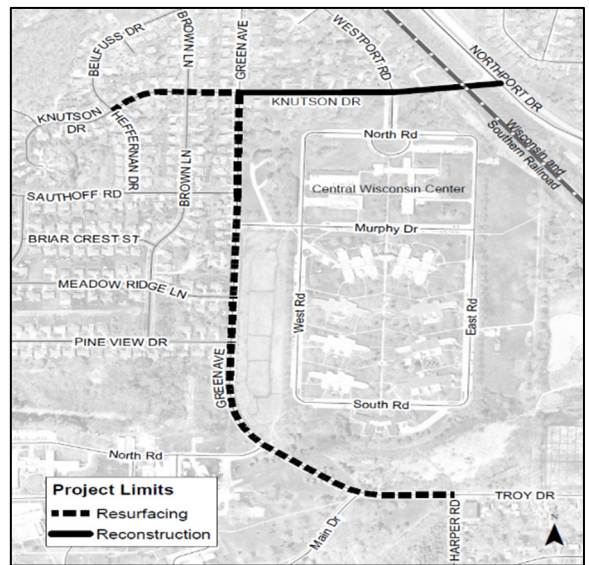
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

STINSON, LINDA

Parcel(s) being assessed:

Parcel Number: 080926302061

Parcel Location: STINSON, LINDA

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$927.86	\$927.86

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$927.86	\$0.00	\$927.86

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926204085  
 Situs Address: WOJKIEWICZ, SARA  
 WOJKIEWICZ, SARA  
 4221 GREEN AVE  
 MADISON, WI 53704

February 7, 2024

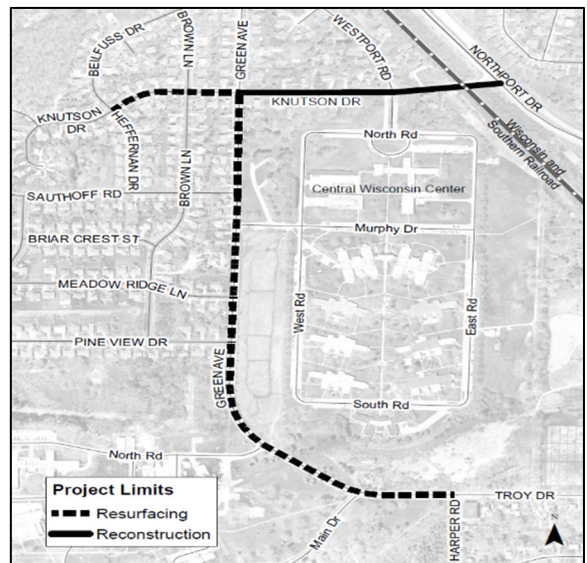
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

WOJTKIEWICZ, SARA

Parcel(s) being assessed:

Parcel Number: 080926204085

Parcel Location: WOJTKIEWICZ, SARA

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$3,339.00	\$553.99	\$3,892.99

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$3,892.99	\$0.00	\$3,892.99

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926302053  
 Situs Address: BILLINGS, CRAIG K  
 BILLINGS, CRAIG K  
 4222 GREEN AVE  
 MADISON, WI 53704-1124

February 7, 2024

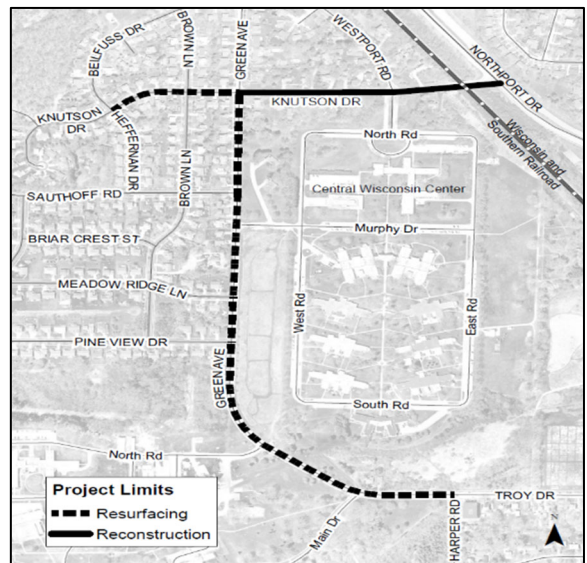
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

BILLINGS, CRAIG K

Parcel(s) being assessed:

Parcel Number: 080926302053

Parcel Location: BILLINGS, CRAIG K

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$927.74	\$927.74

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$927.74	\$0.00	\$927.74

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926302045  
Situs Address: KUENZIE, KELLY  
KUENZIE, KELLY  
4226 GREEN AV  
MADISON, WI 53704-1124

February 7, 2024

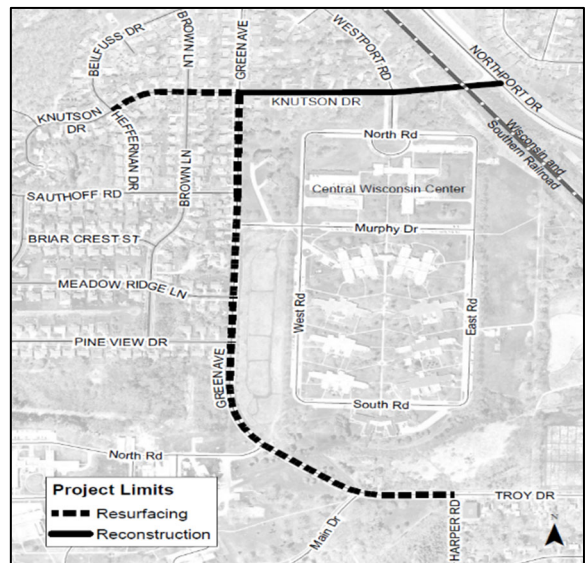
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

KUENZIE, KELLY

Parcel(s) being assessed:

Parcel Number: 080926302045

Parcel Location: KUENZIE, KELLY

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$829.50	\$829.50

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$829.50	\$0.00	\$829.50

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder

Janet Schmidt, City Engineering

Thomas Mohr, Traffic Engineering

Lorissa Banuelos, Common Council

Brad Hofmann, City Forestry

Bill Sullivan, Fire Department

Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)

Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)

John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)

Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering

Todd Chojnowski, City Engineering

Alexandra Heinritz, Traffic Engineering

Charles Romines, Streets Division

Aaron Leair, City Forestry

Dane County 911

Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)

Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)

John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)

Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering

Yang Tao, Traffic Engineering

Adam Wiederhoeft, Water Utility

Hannah Mohelnitzky, City Engineering

Tim Sobota, Madison Metro Transit

Jennifer Hannah, Police Department

Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926205158  
 Situs Address: GALINDO, DIANA E  
 GALINDO, DIANA E  
 & NOE XELHUA  
 4301 BROWN LN  
 MADISON, WI 53704

February 7, 2024

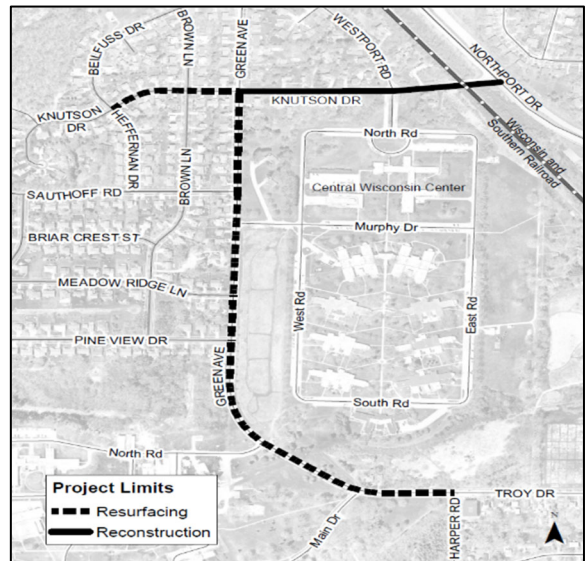
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

GALINDO, DIANA E  
& NOE XELHUA

Parcel(s) being assessed:

Parcel Number: 080926205158

Parcel Location: GALINDO, DIANA E

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$651.75	\$651.75

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$651.75	\$0.00	\$651.75

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926203011  
 Situs Address: Withheld pursuant to sec.  
 Property Owner of Withheld pursuant to sec.  
 4301 GREEN AVE  
 MADISON, WI 53704

February 7, 2024

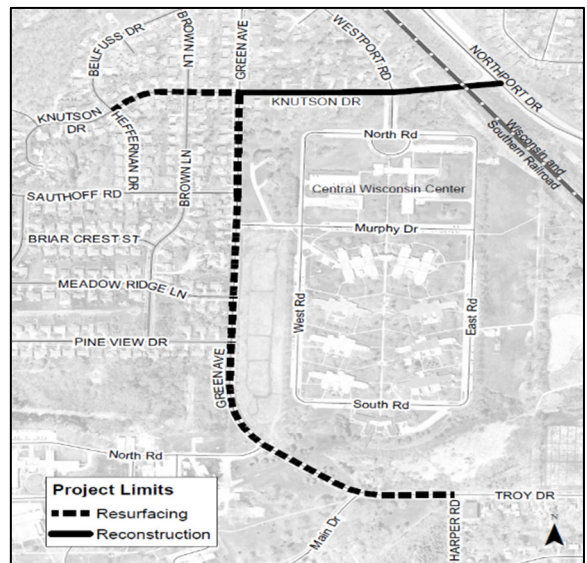
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

Property Owner of Withheld pursuant to sec.

Parcel(s) being assessed:

Parcel Number: 080926203011

Parcel Location: Withheld pursuant to sec.

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$2,104.24	\$0.00	\$2,104.24

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$2,104.24	\$0.00	\$2,104.24

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)





Department of Public Works  
**Engineering Division**  
James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
Phone: (608) 266-4751  
Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
Bryan Cooper, AIA  
Gregory T. Fries, P.E.  
Chris Petykowski, P.E.  
**Deputy Division Manager**  
Kathleen M. Cryan  
**Principal Engineer 2**  
John S. Fahrney, P.E.  
Janet Schmidt, P.E.  
**Principal Engineer 1**  
Mark D. Moder, P.E.  
Andrew J. Zwieg, P.E.  
**Financial Manager**  
Steven B. Danner-Rivers

Parcel Number: 080926206015  
Situs Address: NELSON, PAUL S  
NELSON, PAUL S  
4302 BROWN LN  
MADISON, WI 53704-1126

February 7, 2024

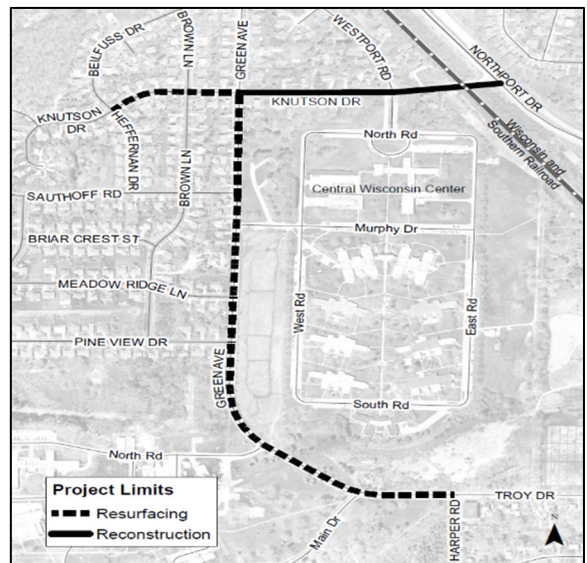
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

NELSON, PAUL S

Parcel(s) being assessed:

Parcel Number: 080926206015

Parcel Location: NELSON, PAUL S

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$711.30	\$711.30

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$711.30	\$0.00	\$711.30

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k12.wi.us](mailto:jbain@madison.k12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926205017  
 Situs Address: GARDNER, JAMES D  
 GARDNER, JAMES D  
 & DONDA L GARDNER  
 4302 GREEN AVE  
 MADISON, WI 53704-1126

February 7, 2024

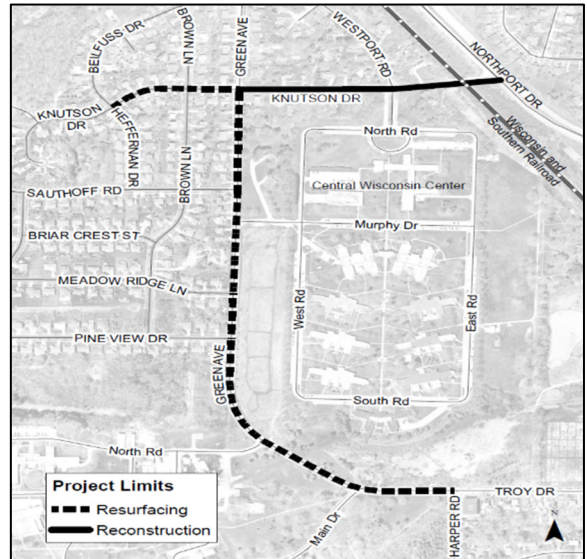
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer

**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

GARDNER, JAMES D  
& DONDA L GARDNER

Parcel(s) being assessed:

Parcel Number: 080926205017

Parcel Location: GARDNER, JAMES D

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$0.00	\$0.00	\$0.00	\$0.00

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$0.00	\$681.38	\$681.38

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$0.00	\$681.38	\$0.00	\$681.38

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email: Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel, [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain, [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas, [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel, [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler, [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier, [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz, [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo, [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)



Department of Public Works  
**Engineering Division**  
 James M. Wolfe, P.E., City Engineer

City-County Building, Room 115  
 210 Martin Luther King, Jr. Boulevard  
 Madison, Wisconsin 53703  
 Phone: (608) 266-4751  
 Fax: (608) 264-9275  
[engineering@cityofmadison.com](mailto:engineering@cityofmadison.com)  
[www.cityofmadison.com/engineering](http://www.cityofmadison.com/engineering)

**Assistant City Engineer**  
 Bryan Cooper, AIA  
 Gregory T. Fries, P.E.  
 Chris Petykowski, P.E.

**Deputy Division Manager**  
 Kathleen M. Cryan

**Principal Engineer 2**  
 John S. Fahrney, P.E.  
 Janet Schmidt, P.E.

**Principal Engineer 1**  
 Mark D. Moder, P.E.  
 Andrew J. Zwieg, P.E.

**Financial Manager**  
 Steven B. Danner-Rivers

Parcel Number: 080926200992  
 Situs Address: O'KANE, JERRY A  
 O'KANE, JERRY A  
 4305 WESTPORT RD  
 MADISON, WI 53704-1152

February 7, 2024

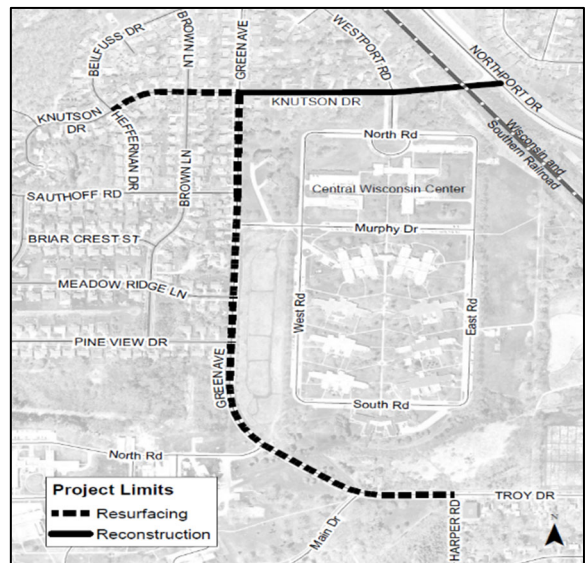
**To: Property Owners and Residents along Knutson Drive and Green Ave**

**Re: Proposed Street Reconstruction Project & Public Hearing**

The City of Madison is planning a reconstruction project on Knutson Drive (Green Avenue to Northport Drive), along with resurfacing on Knutson Drive (Heffernan Drive/Beilfuss Drive to Green Avenue) and Green Avenue (Harper Road to Knutson Drive). Enclosed with this letter is a fact sheet with some details on the proposed project. Also, enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

The City will propose a new street layout for Knutson Drive (Green Avenue to Northport Drive) based on feedback City received from residents and the Transportation Commission, see fact sheet for more information.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.



Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project website: <https://www.cityofmadison.com/KnutsonDrive>, a hard copy can be mailed to you upon request. The frontage and lot areas of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 5% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact Andrew Zwieg Project Manager, (608) 266-9219, [azwieg@cityofmadison.com](mailto:azwieg@cityofmadison.com). This includes requests relating to the Public Hearing and operations of construction.

Sincerely,

James M. Wolfe, P.E.  
 City Engineer



**Project Name: Knutson Drive and Green Avenue Assessment District – 2024**

**Project Limits: Knutson Dr: Heffernan Dr to Northport Dr, Green Ave: Harper Rd to Knutson Dr**

**Project ID: 13812**

Owner:

O'KANE, JERRY A

Parcel(s) being assessed:

Parcel Number: 080926200992

Parcel Location: O'KANE, JERRY A

<b>Driveway Items</b>			
Remove Concrete Driveway Apron	Replace Concrete Driveway Apron	Replace Asphalt Driveway	<b>Subtotal</b>
\$752.50	\$2,277.50	\$576.83	\$3,606.83

<b>Pavement Reconstruction and Resurfacing Items</b>		
10' Pavement Reconstruction	10' Pavement Rsurfacing	<b>Subtotal</b>
\$6,913.07	\$0.00	\$6,913.07

<b>Storm Sewer Construction Items</b>	
Private Storm Sewer Connection	<b>Subtotal</b>
\$0.00	\$0.00

<b>Driveway Items Subtotal</b>	<b>Pavement Items Subtotal</b>	<b>Storm Sewer Items Subtotal</b>	<b>Total</b>
\$3,606.83	\$6,913.07	\$0.00	\$10,519.90

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/KnutsonDrive>; a hard copy can be mailed to you upon request. The full Schedule includes greater details for the cost determination.

JMW:ajz

cc by email:

Charles Myadze, District 18 Alder  
Janet Schmidt, City Engineering  
Thomas Mohr, Traffic Engineering  
Lorissa Banuelos, Common Council  
Brad Hofmann, City Forestry  
Bill Sullivan, Fire Department  
Keith Behrend, [Keith.Behrend@strand.com](mailto:Keith.Behrend@strand.com)  
Dana S Scheel [dsscheel@madison.k12.wi.us](mailto:dsscheel@madison.k12.wi.us)  
John Bain [jbain@madison.k.12.wi.us](mailto:jbain@madison.k.12.wi.us)  
Kenneth R Thomas [krthomas1@madison.k12.wi.us](mailto:krthomas1@madison.k12.wi.us)

Nashaly Gutierrez Vazquez, City Engineering  
Todd Chojnowski, City Engineering  
Alexandra Heinritz, Traffic Engineering  
Charles Romines, Streets Division  
Aaron Leair, City Forestry  
Dane County 911  
Amanda J Nagel [ajnagel@madison.k12.wi.us](mailto:ajnagel@madison.k12.wi.us)  
Jenni Lawler [jennil@badgerbus.com](mailto:jennil@badgerbus.com)  
John Meier [johnm@badgerbus.com](mailto:johnm@badgerbus.com)  
Vanessa Cruz [vacruz@madison.k12.wi.us](mailto:vacruz@madison.k12.wi.us)

Mark Moder, City Engineering  
Yang Tao, Traffic Engineering  
Adam Wiederhoeft, Water Utility  
Hannah Mohelnitzky, City Engineering  
Tim Sobota, Madison Metro Transit  
Jennifer Hannah, Police Department  
Cedric D Hodo [cdhodo@madison.k12.wi.us](mailto:cdhodo@madison.k12.wi.us)