



SITE MAP

SITE STATISTICS

SITE ACREAGE: 4,385 sq. ft. (0.1 acres)

BUILDING AREA:
 BUILDING FOOTPRINT: 2,087 sq. ft. 47.6%
 PAVEMENT: 1,323 sq. ft. 30.2%
 PERVIOUS AREA: 975 sq. ft. 2.2%

USEABLE OPEN SPACE PROVIDED:
 REAR YARD SPACE: 459 sq. ft.
 BALCONY SPACE: 118 sq. ft.

PARKING PROVIDED: NONE

PARKING REQUIRED: NONE

BICYCLE PARKING:
 INTERIOR STALLS: 3
 EXTERIOR STALLS: 18

MOPED PARKING:
 EXTERIOR STALLS: 2

LEGAL DESCRIPTION:

S.W. 1/2 of Lot 5, Block 42, Original Plat of Madison, City of Madison, Dane County, Wisconsin.

BUILDING

NUMBER OF STORIES (ABOVE GRADE): 4
 BUILDING HEIGHT: 46'
 COMM. CONSTRCTION TYPE: 5A,
 AUTOMATIC SPRINKER SYSTEM PER NFPA 13

BUILDING AREA:

1ST:	2,087 sq. ft.
2ND:	2,136 sq. ft.
3RD:	2,136 sq. ft.
4TH:	2,136 sq. ft.
TOTAL:	8,495 sq. ft.

APARTMENT UNIT COUNT

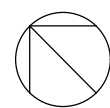
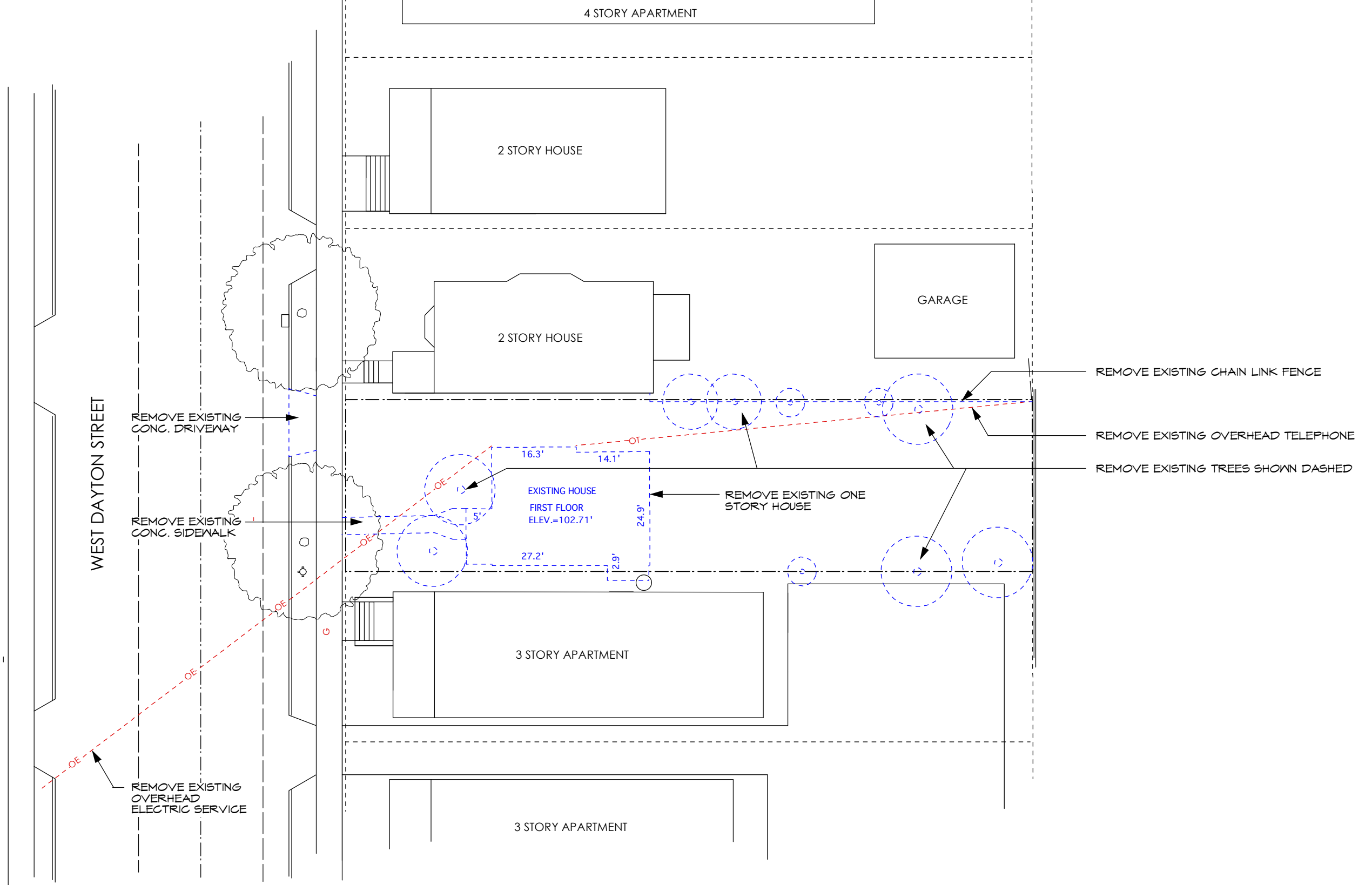
FLOOR	5BR	6BR	TOTAL
1ST	1		1
2ND		1	1
3RD		1	1
4TH		1	1
TOTAL	1	3	4

(23 TOTAL BEDROOMS)

PUD-SIP SUBMITTAL

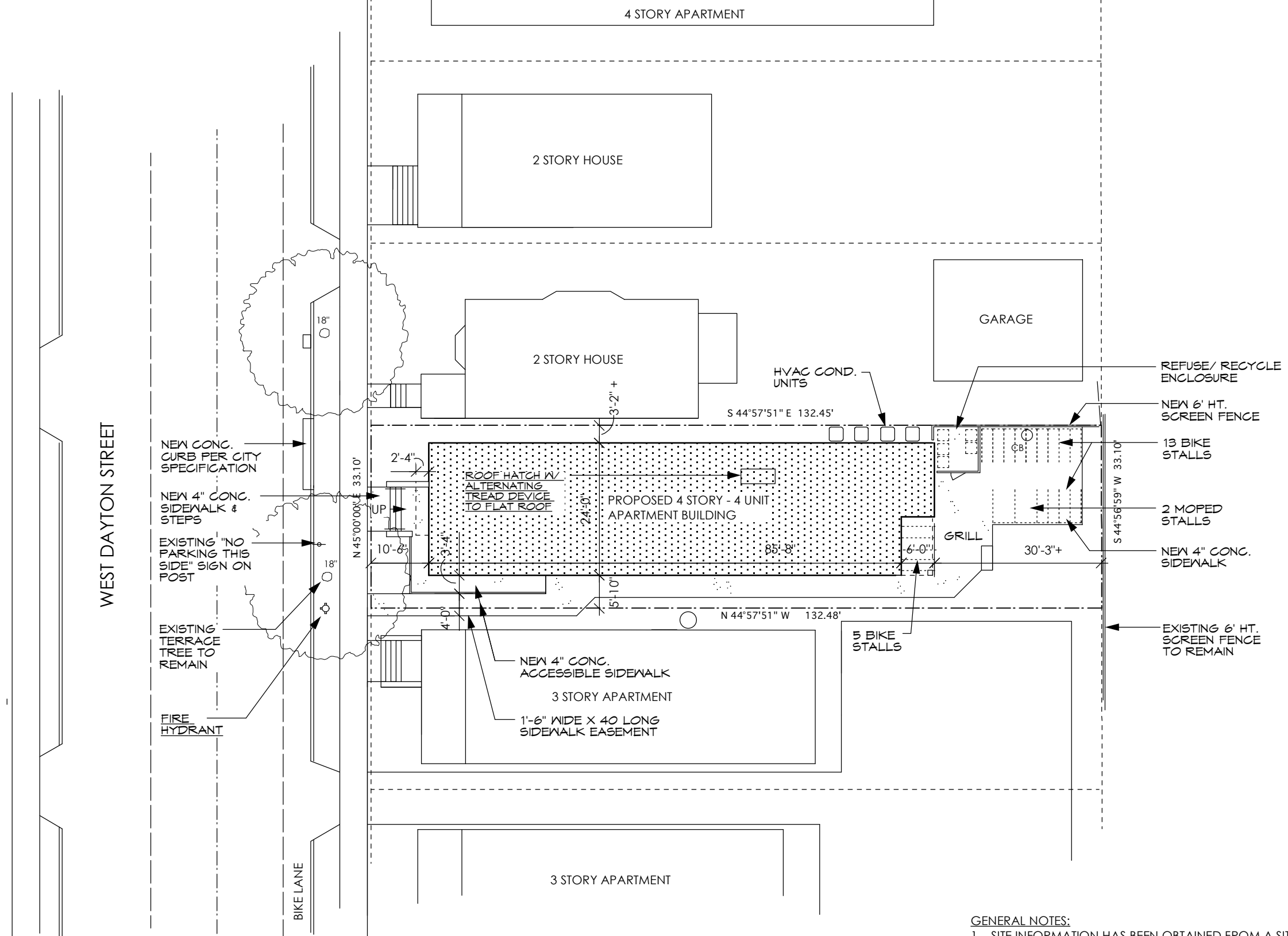
SHEET INDEX

- 1 COVER SHEET / LOCATION MAP
- 2 DEMOLITION PLAN
- 3 SITE PLAN
- 4 GRADING & UTILITY PLAN
- 5 LANDSCAPE PLAN (L-1.0)
- 6 1ST FLOOR PLAN
- 7 2ND FLOOR PLAN
- 8 3RD & 4TH FLOOR PLAN
- 9 W. DAYTON STREET ELEVATION
- 10 WEST ELEVATION
- 11 EAST ELEVATION
- 12 SOUTH ELEVATION
- 13 PHOTO OF EXISTING BUILDING



SITE DEMOLITION PLAN



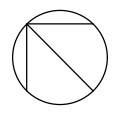


WEST DAYTON STREET

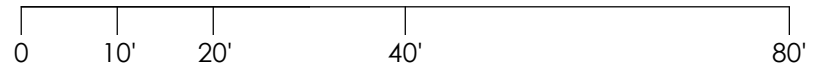
NEW CONC. CURB PER CITY SPECIFICATION
 NEW 4" CONC. SIDEWALK & STEPS
 EXISTING "NO PARKING THIS SIDE" SIGN ON POST
 EXISTING TERRACE TREE TO REMAIN
 FIRE HYDRANT

BIKE LANE
 N 45°00'00" E 33.10'
 18"
 18"
 10'-6"
 2'-4"
 3'-2"+
 24'-0"
 5'-10"
 4'-0"
 3'-4"
 3'-4"
 3'-4"
 6'-0"
 30'-3"+
 S 44°56'59" W 33.10'

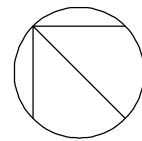
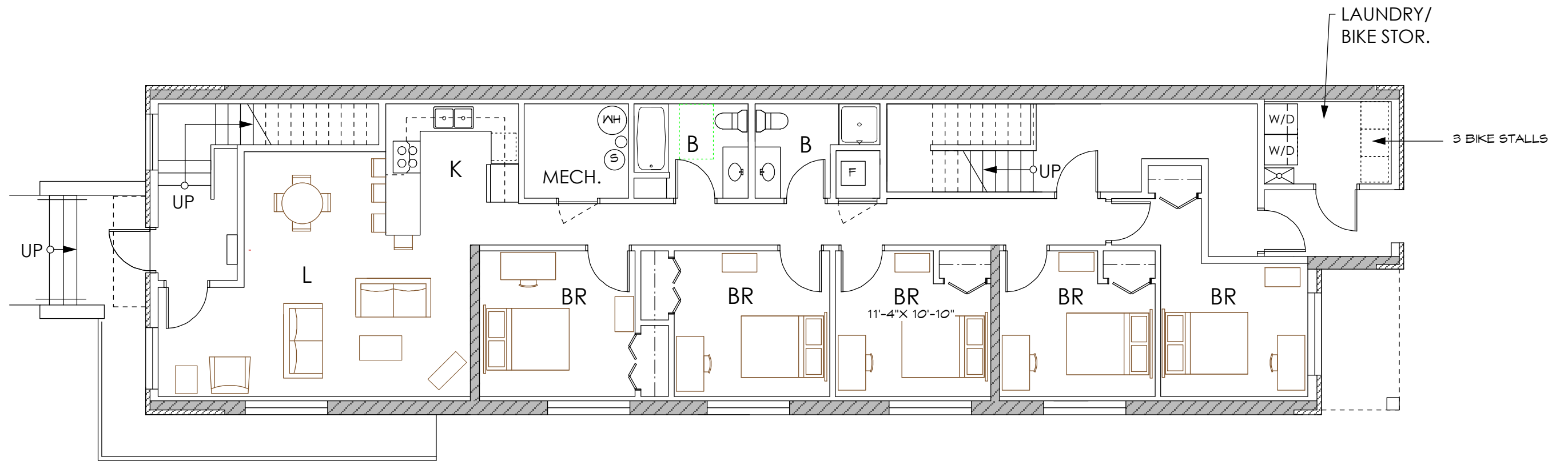
4 STORY APARTMENT
 2 STORY HOUSE
 2 STORY HOUSE
 GARAGE
 HVAC COND. UNITS
 REFUSE/ RECYCLE ENCLOSURE
 NEW 6' HT. SCREEN FENCE
 13 BIKE STALLS
 2 MOPED STALLS
 NEW 4" CONC. SIDEWALK
 EXISTING 6' HT. SCREEN FENCE TO REMAIN
 PROPOSED 4 STORY - 4 UNIT APARTMENT BUILDING
 ROOF HATCH W/ ALTERNATING TREAD DEVICE TO FLAT ROOF
 GRILL
 5 BIKE STALLS
 NEW 4" CONC. ACCESSIBLE SIDEWALK
 3 STORY APARTMENT
 1'-6" WIDE X 40' LONG SIDEWALK EASEMENT
 N 44°57'51" E 132.45'
 N 44°57'51" W 132.48'



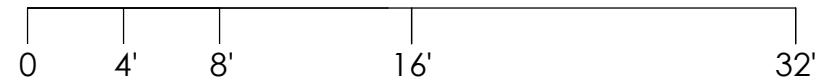
SITE PLAN



GENERAL NOTES:
 1. SITE INFORMATION HAS BEEN OBTAINED FROM A SITE SURVEY PREPARED BY WILLIAMSON SURVEYING & ASSOCIATES, LLC. DATED 3/10/10.
 2. THE GENERAL CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL UTILITIES PRIOR TO THE START OF ANY EXCAVATION WORK. REPORT ANY AND ALL DISCREPANCIES OF THE ARCHITECT. CONTACT DIGGERS HOTLINE, 800 242-8511.



1ST FLOOR PLAN

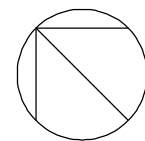
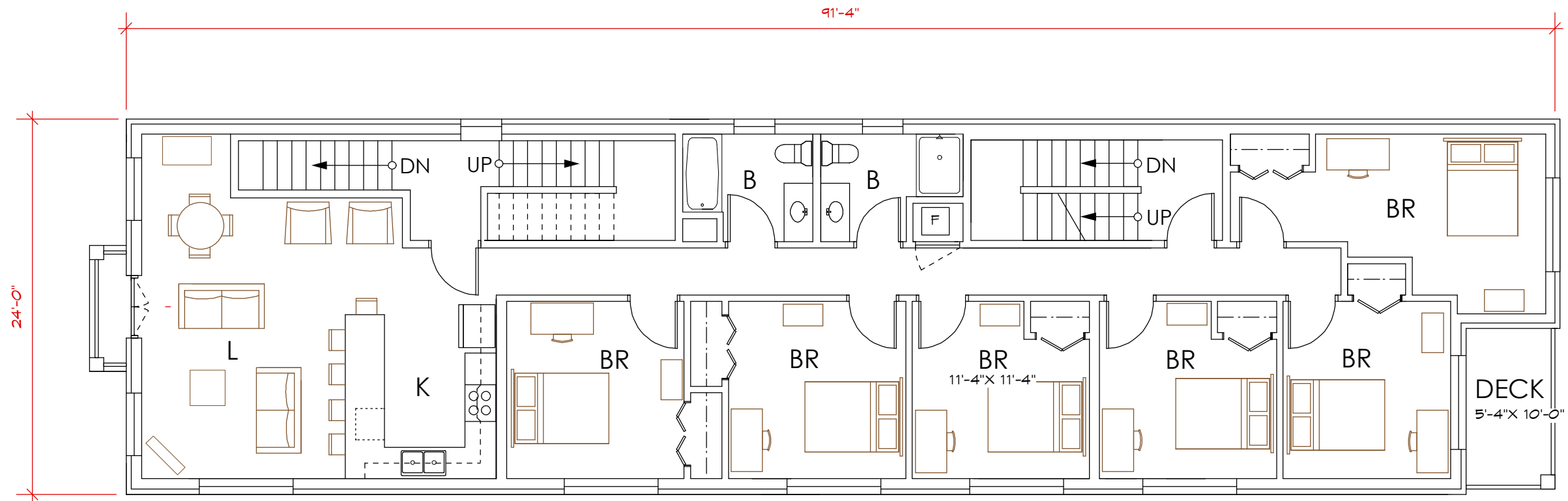


PROJECT
4 UNIT APARTMENT
 431 W. Dayton Street, Madison, WI

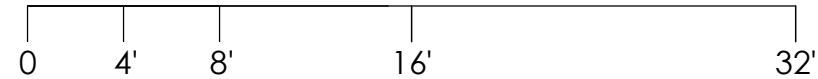
ARCHITECT
DAVID FERCH,
 ARCHITECTS
 2704 Gregory Street,
 Madison, WI 53711
 608.238.6900 FAX: 608.233.9171

No.	Date	Revision

DATE
 01011 4/26/2010
 Project Number Date
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6



2ND FLOOR PLAN

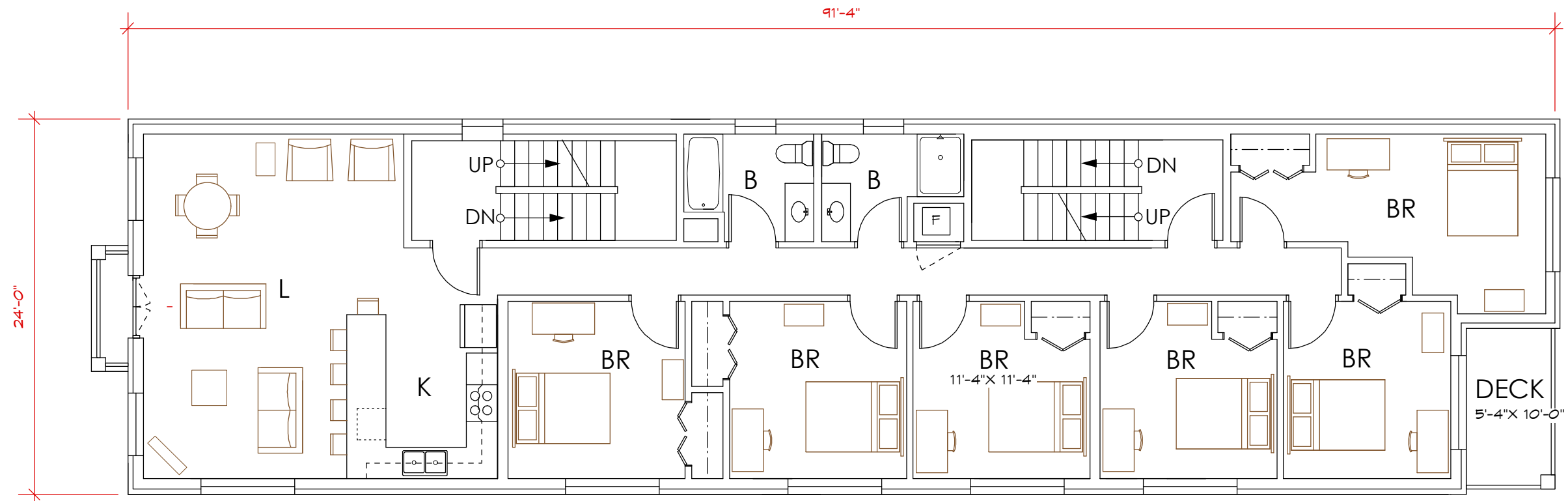


PROJECT
4 UNIT APARTMENT
 431 W. Dayton Street, Madison, WI

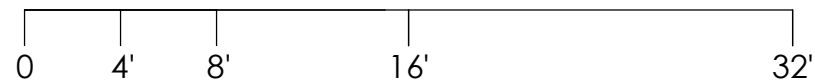
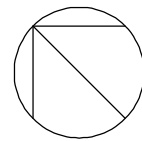
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(4TH FLOOR SIMILAR)
3RD FLOOR PLAN



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4 UNIT APARTMENT
431 W. Dayton Street, Madison, WI

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8



W. DAYTON ST. ELEVATION



WEST ELEVATION

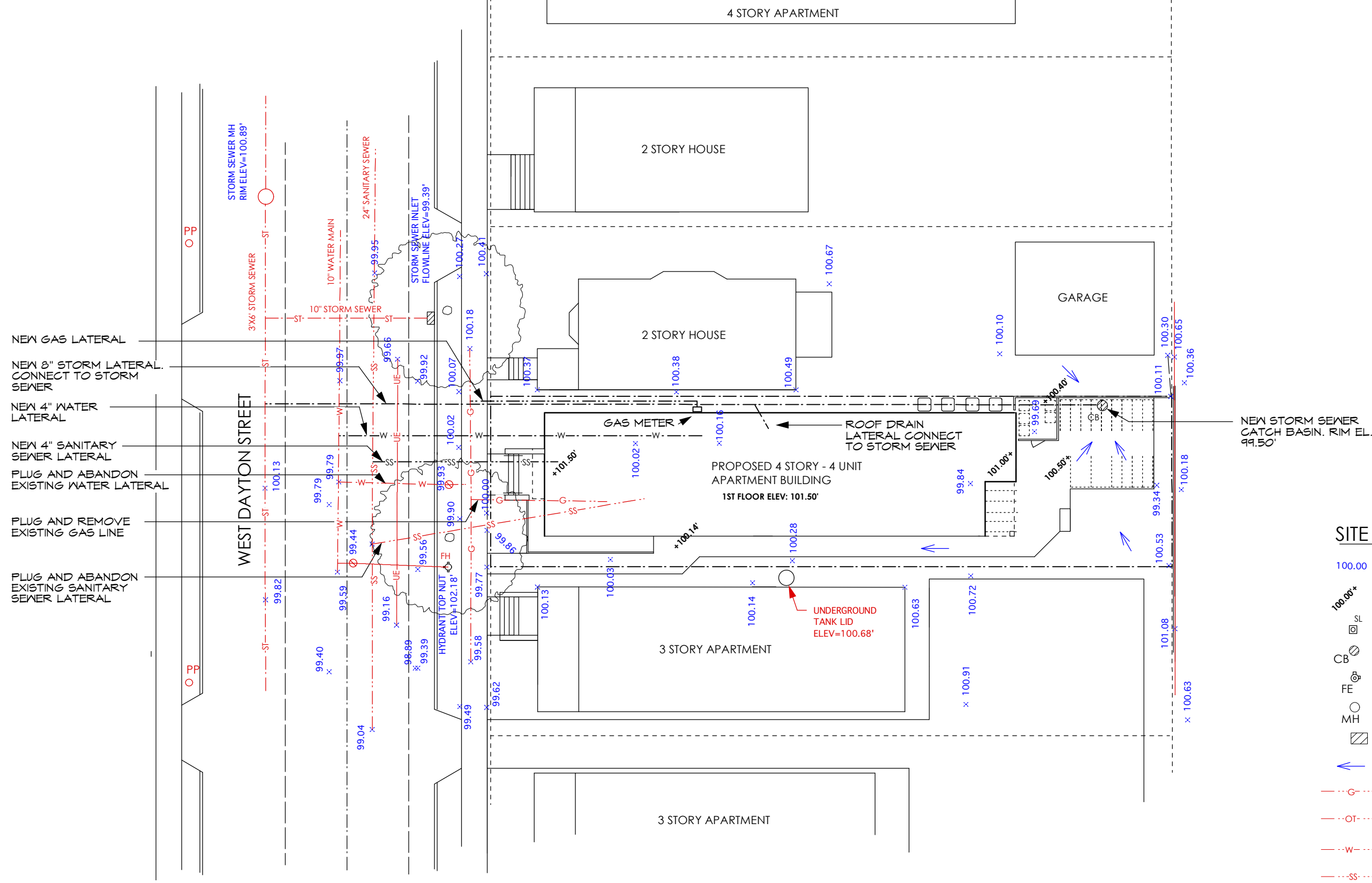


4" FACE BRICK
 PRECAST LIMESTONE FASCIA
 4" FACE BRICK
 SPLIT FACE CUM
 DECORATIVE MTL RAILING

EAST ELEVATION

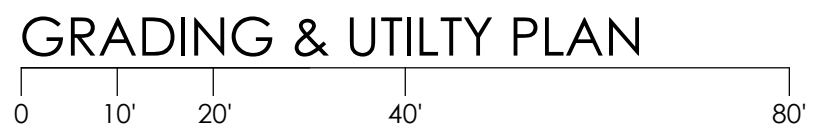
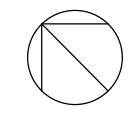


REAR ELEVATION



NEW GAS LATERAL
 NEW 8" STORM LATERAL
 CONNECT TO STORM
 SEWER
 NEW 4" WATER
 LATERAL
 NEW 4" SANITARY
 SEWER LATERAL
 PLUG AND ABANDON
 EXISTING WATER LATERAL
 PLUG AND REMOVE
 EXISTING GAS LINE
 PLUG AND ABANDON
 EXISTING SANITARY
 SEWER LATERAL

WEST DAYTON STREET

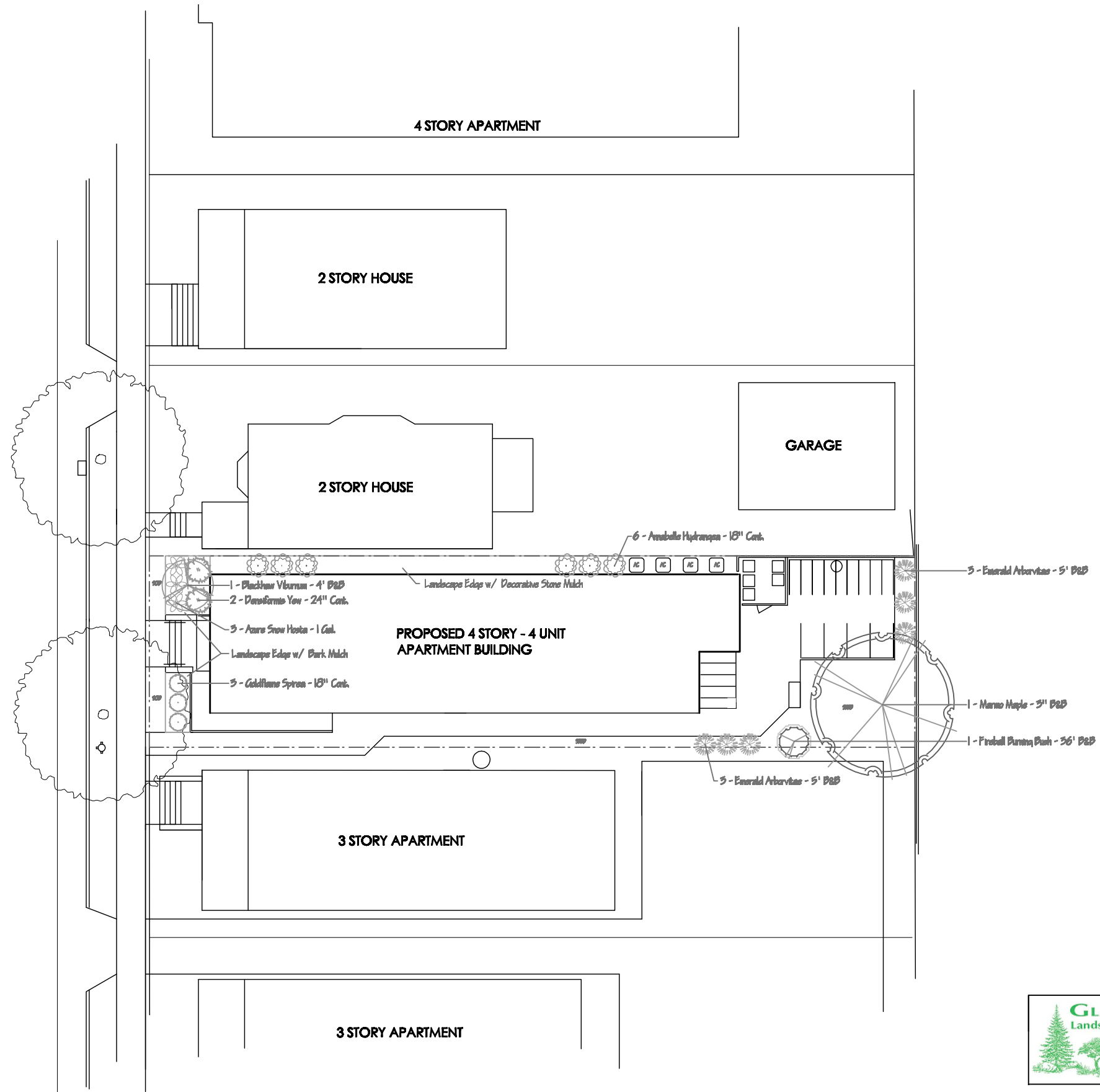


GRADING & UTILTY PLAN

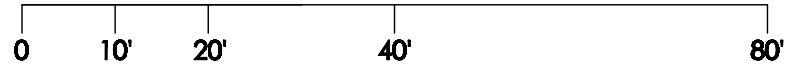
SITE PLAN LEGEND:

- 100.00 EXISTING SPOT ELEVATIONS
- 100.00+ NEW SPOT ELEVATIONS
- SL STREET LIGHT POLE
- CB STORM SEWER INLET
- FE FIRE HYDRANT
- MH MAN HOLE
- CURB INLET
- ← SURFACE DRAINAGE
- G- GAS LINE
- OT- OVERHEAD TELEPHONE
- W- WATER LINE
- SS- SANITARY SEWER
- OE- OVERHEAD ELEC
- ST- STORM SEWER
- PP POWER POLE

WEST DAYTON STREET



LANDSCAPE PLAN



GLACIER
Landscape, INC.

7595 HWY. PD VERONA, WI
PH. 608-845-5111
FAX 608-845-3335
glacierlandscapeinc.com

PROJECT	ARCHITECT	DATE
4 UNIT APARTMENT	DAVID FERCH, ARCHITECTS	01011 4/26/2010
431 W. Dayton Street, Madison, WI	2704 Gregory Street, Madison, WI 53711 608.238.6900 FAX 608.233.9171	Project Number Date
		SHEET NUMBER
		5