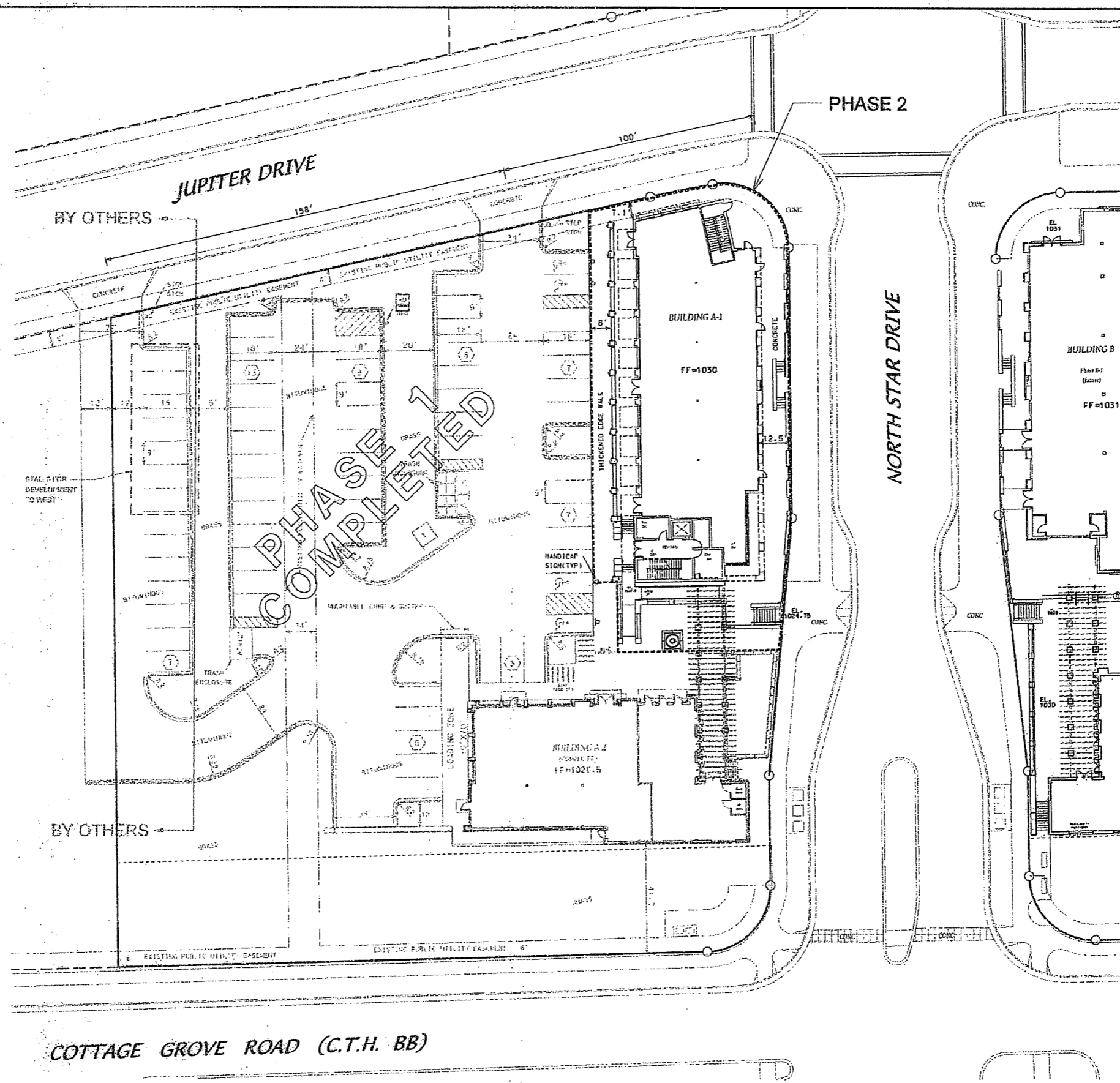




GRANDVIEW COMMONS
BUILDING A-1

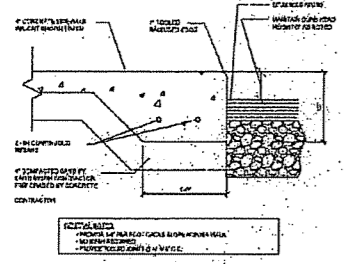
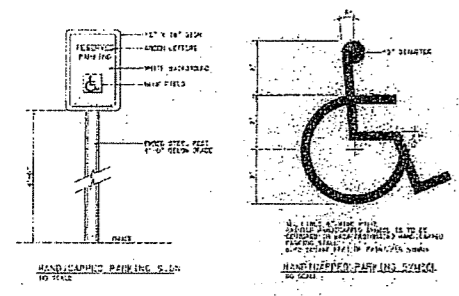


SITE INFORMATION (PHASE 1 AND 2)

SITE ACREAGE = 1.62 ACRES
 FLOOR AREA RATIO = 0.26
 18,650SF/70,752SF
 REQUIRED/PROVIDED STALLS = 55
 ACCESSIBLE STALLS:
 REQUIRED/PROVIDED = 4

LEGEND

- PROPERTY LINE
- - - EASEMENT LINE
- PHASE 2 LINE
- EXISTING CURB & GUTTER
- EXISTING REJECT CURB & GUTTER
- PROPOSED THICKENED EDGE WALK

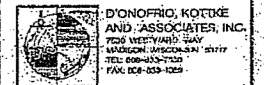


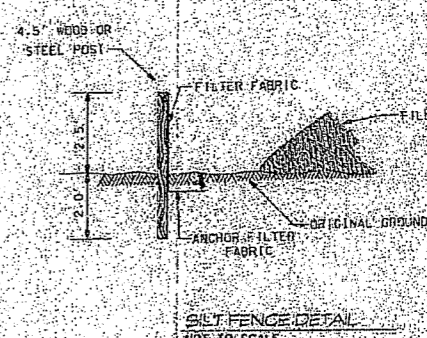
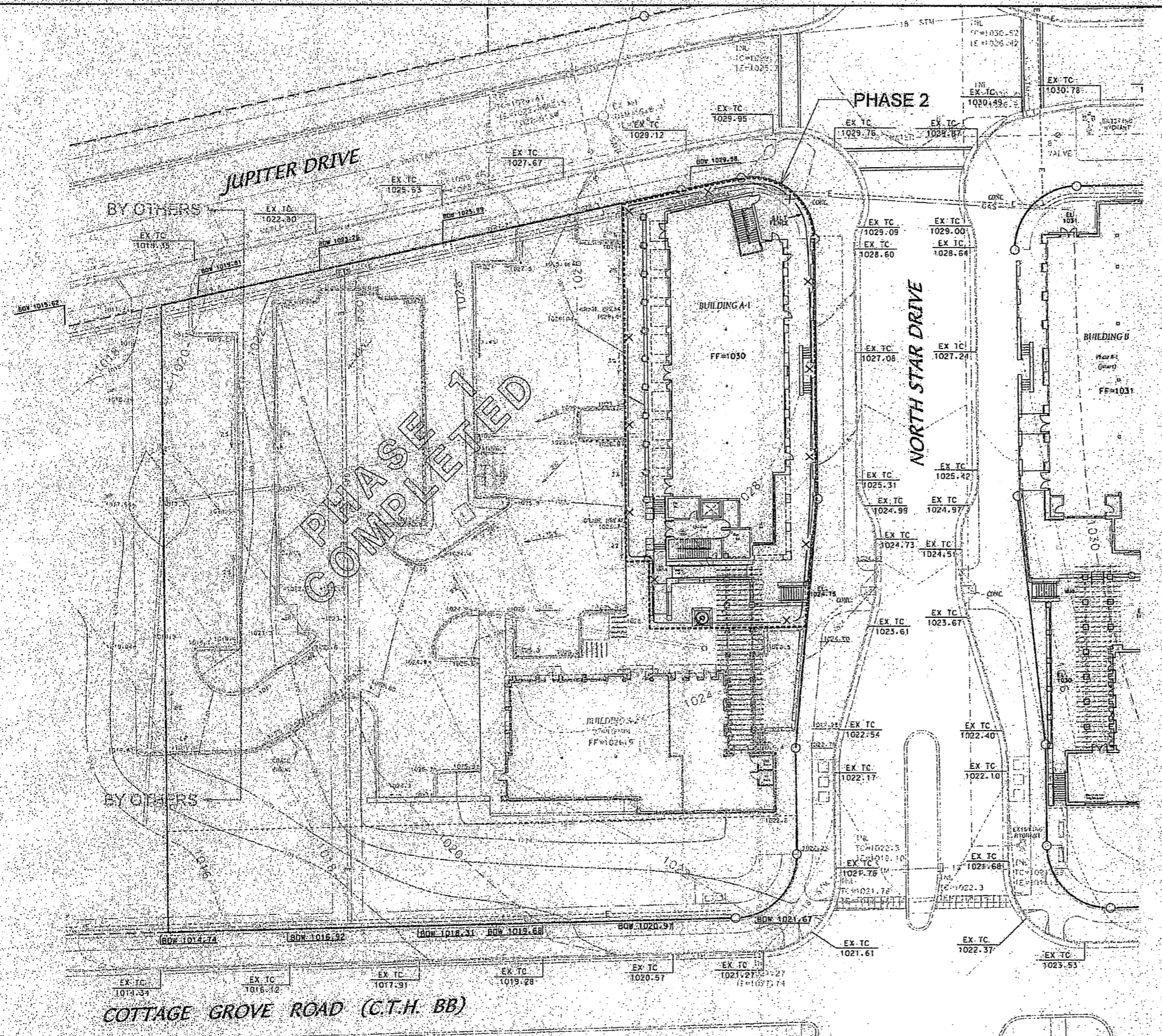
COTTAGE GROVE ROAD (C.T.H. BB)



DATE: 4-27-05
 REV:
 SCALE: 1" = 20'
 FN: 02-05-149

SITE PLAN (PHASE 2)
GRANDVIEW COMMONS - BUILDING SITE A
 876 JUPITER DRIVE
 MADISON, WISCONSIN 53718





- EROSION CONTROL NOTES**
- 1) Completion Dates:
Erosion control = May 23, 2005
Site Grading = May 23, 2005 to July 21, 2005
Terrace Restoration = October 25, 2005
Completion dates are to be stated by and failure to meet deadlines constitutes a violation of the permit and possible issuance of a stop work order. All changes to the schedule must be made ahead of the deadline and must be approved by the City.
 - 2) The existing pavement shall be used as trucking pads. The entrances shall be maintained by the contractor in a condition which will prevent the track of mud onto the public streets at no additional cost to the owner. All adjacent public streets shall be inspected at the end of each work day and cleaned as necessary.
 - 3) All disturbed surfaces shall be reseeded with topsoil, fertilizer, seed and mulch. Seed shall be placed per Section 207 of the City of Madison Standard Specifications.
 - 4) All fertilizer shall be applied per Section 207 of the City of Madison Standard Specifications.
 - 5) Mulch shall be hay or straw applied 1.5 to 3 tons per acre and compacted. Mulching shall be completed per Section 207 of the City of Madison Standard Specifications.
 - 6) Topsoil stockpiles shall receive an application of polymer with temporary seed if they are to remain unused for longer than 14 days.
 - 7) The grading contractor shall schedule construction activities so as to minimize the amount of disturbed soil and to stabilize the soil in a timely manner.
 - 8) Erosion control is the responsibility of the contractor until acceptance of this project. Erosion control measures as shown on the approved plan shall be the minimum precautions that will be allowed. The contractor shall be responsible for recognizing and correcting erosion control problems that are a result of construction activities.
 - 9) Additional erosion control measures, as requested in writing by the City Inspector or the developer's engineer, shall be installed within 24 hours.
 - 10) Site inspections are to be carried out weekly or after every 0.5" of rainfall. All necessary repairs must be completed within 24 hours of notification of failure.
 - 11) Lot areas disturbed by the installation of gas and electric services shall be restored with topsoil, fertilizer, seed and mulch.

LEGEND

- PROPERTY LINE
- EASEMENT LINE
- PHASE 2 LINE
- EXISTING CURB & GUTTER
- EXISTING REJECT CURB & GUTTER
- PROPOSED THICKENED EDGE WALK
- EXISTING CONTOURS
- CONTOURS COMPLETED IN PHASE 1
- PROPOSED CONTOURS
- PROPOSED PHASE 1 PAVEMENT ELEVATIONS
- BACK OF WALK ELEVATIONS
- STORM SEWER COMPLETED IN PHASE 1
- INLET
- CATCH BASIN

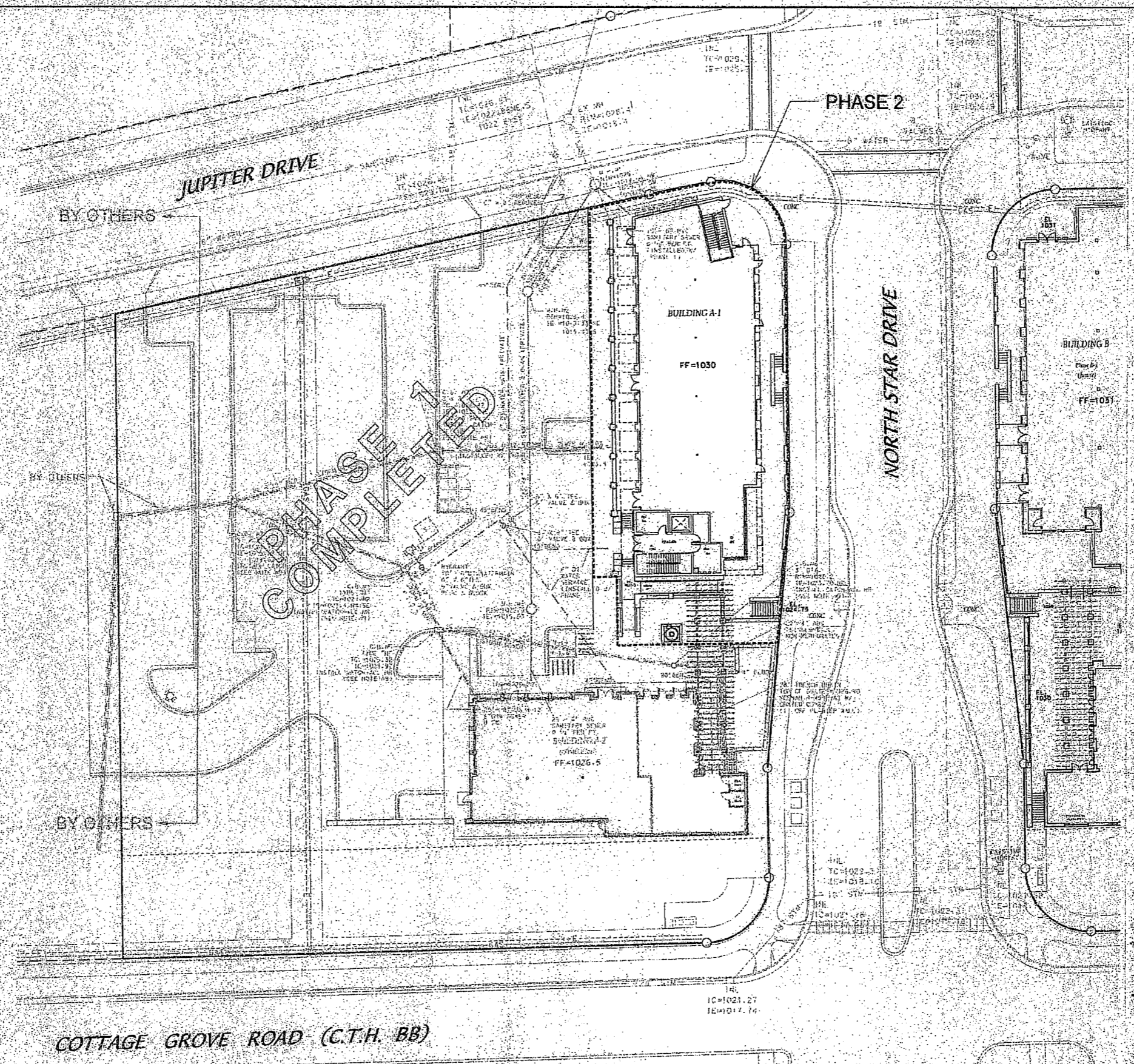
COTTAGE GROVE ROAD (C.T.H. BB)



DATE: 4-27-05
REV:
FN: 02-05-149
Drawn by: [signature]

SITE GRADING AND EROSION CONTROL PLAN (PHASE 2)
GRANDVIEW COMMONS - BUILDING SITE A
876 JUPITER DRIVE
MADISON, WISCONSIN 53718



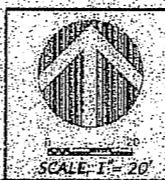


- SITE UTILITY NOTES**
- 1) All site utilities new from ground to, for the proposed building.
 - 2) Existing utilities shown on this plan are shown on the grading and erosion control plan for the site.
 - 3) The contractor shall verify the location and depth of all utilities in the field and be responsible for their protection during construction.

LEGEND

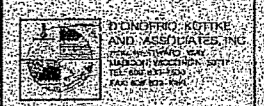
	PLACED IRON STAKE
	EXISTING SANITARY SEWER
	EXISTING WATER MAIN
	EXISTING GAS MAIN
	EXISTING OVERHEAD ELECTRICAL
	EXISTING STORM SEWER
	ELECTRICAL TRANSFORMER SUPPORT
	CATCH BASIN
	POWER POLE
	TELEPHONE PEDIESTAL
	HYDRANT
	VALVE
	SIGN
	EXISTING CURB AND GUTTER
	STORM SEWER COMPLETED IN PHASE 1
	WATER SERVICE COMPLETED IN PHASE 1
	SANITARY SEWER COMPLETED IN PHASE 1
	PHASE 2 LINE

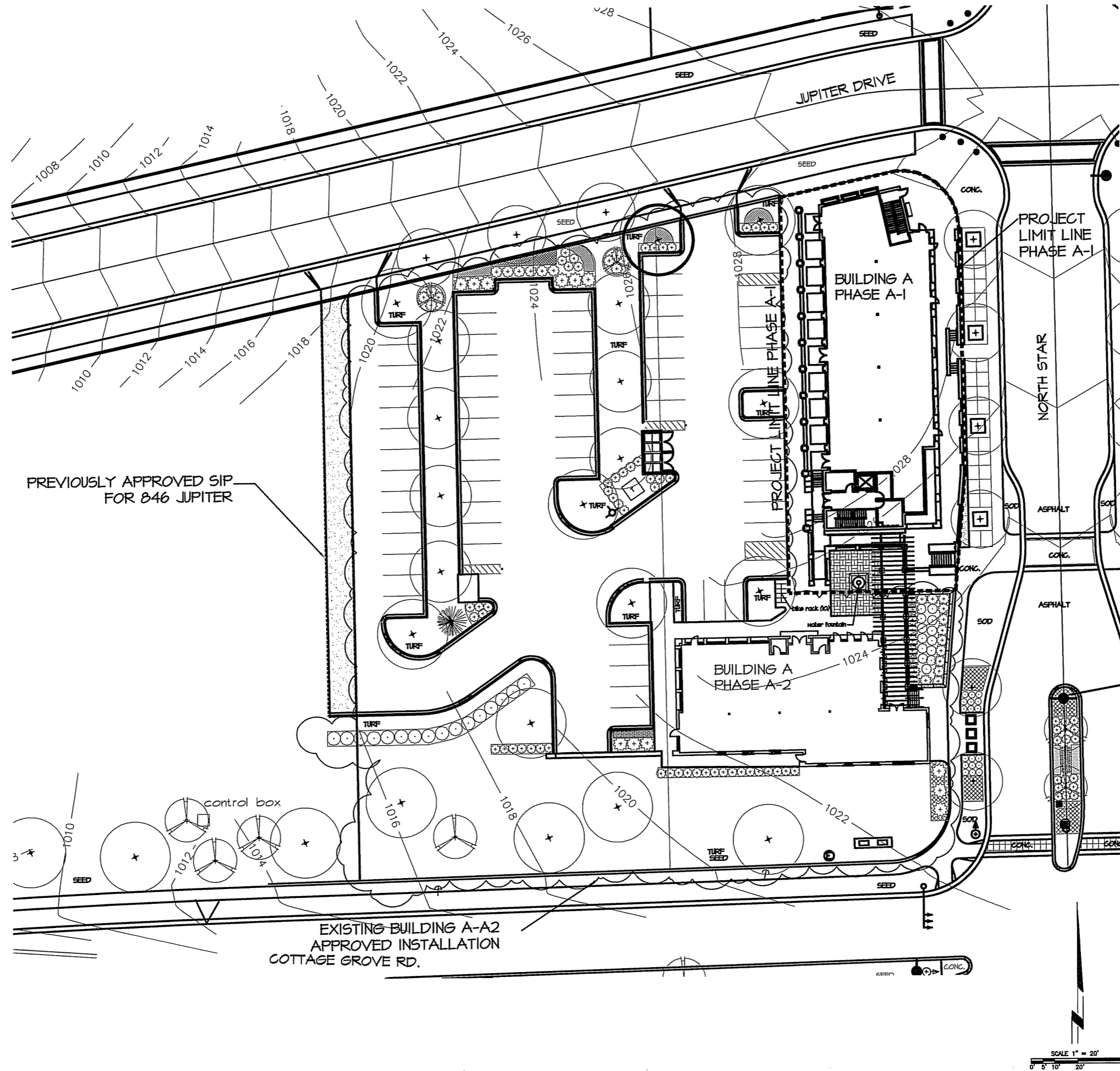
COTTAGE GROVE ROAD (C.T.H. BB)



DATE: 4-27-05
REV:
FN: 02-05-149

SITE UTILITY PLAN (PHASE 2)
GRANDVIEW COMMONS - BUILDING SITE A
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BUILDING SITE A PHASE A-1
876 JUPITER DRIVE
MADISON, WISCONSIN
DJK REAL ESTATE, LLC

Sheet Title:
LANDSCAPE PLAN

Revisions:

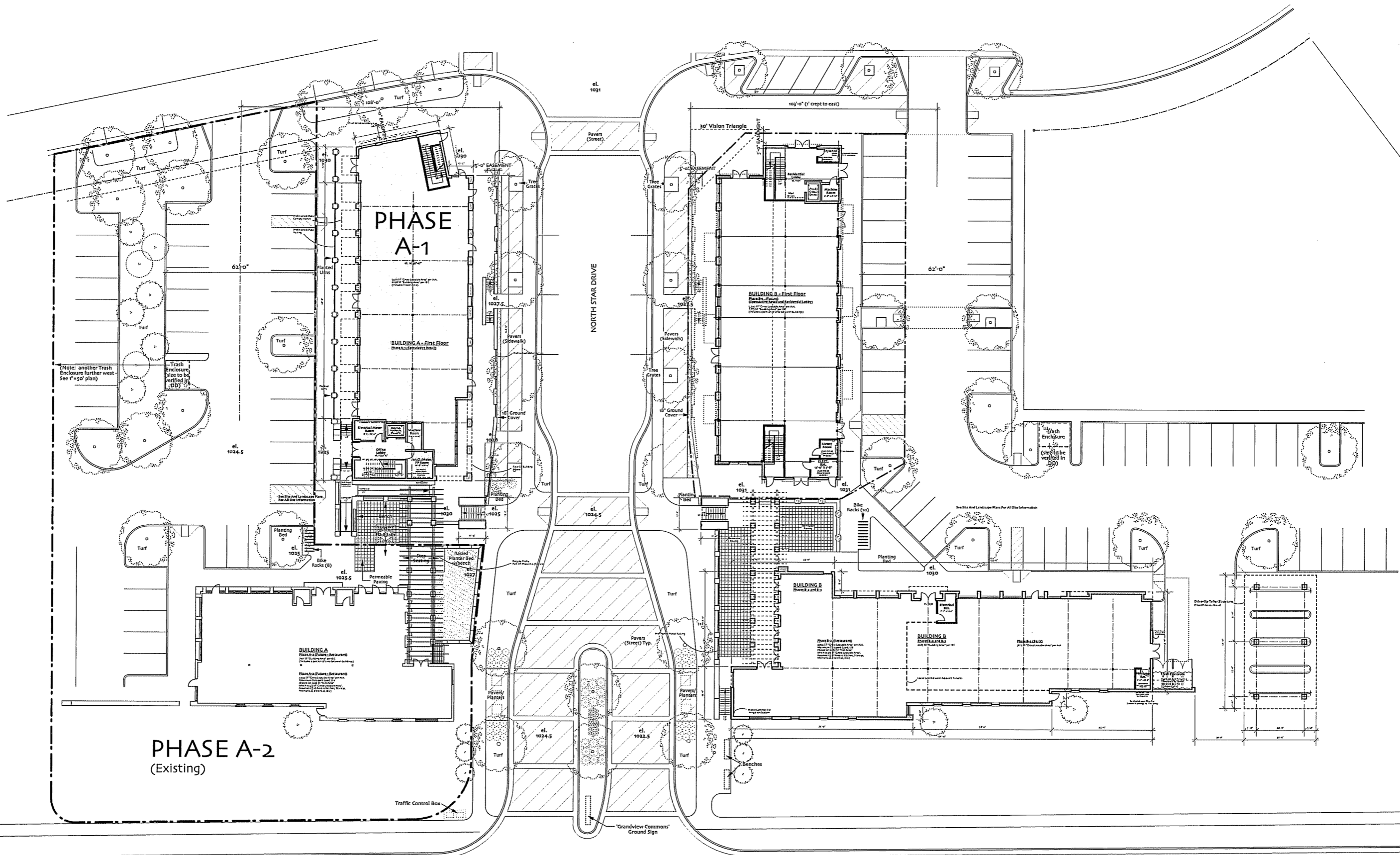
No.	Date	Description	By

Project Number: 020526	Designed By: GAR
Date Issued: 04-25-05	Reviewed By: GAR

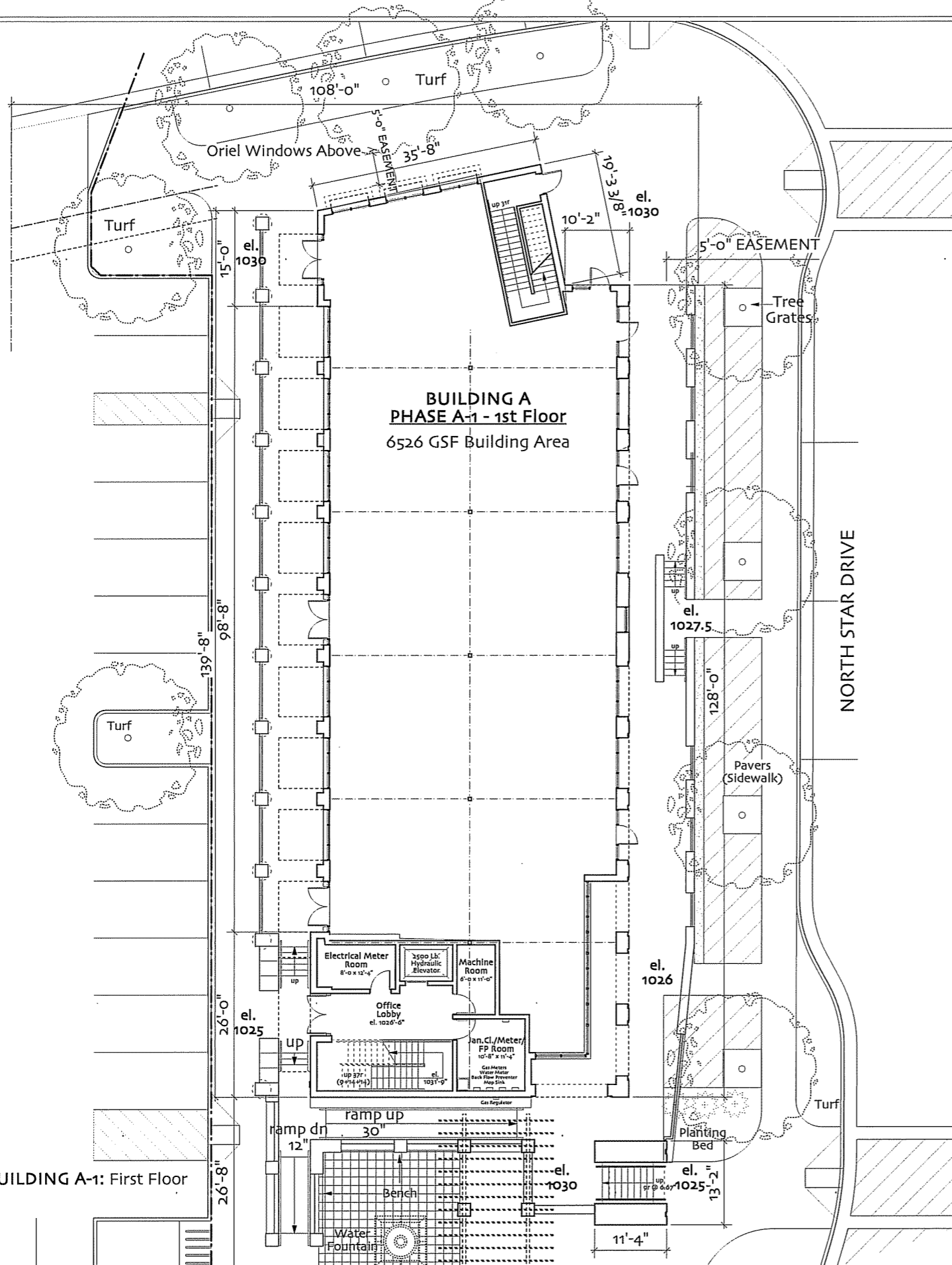
Sheet Number:
L100



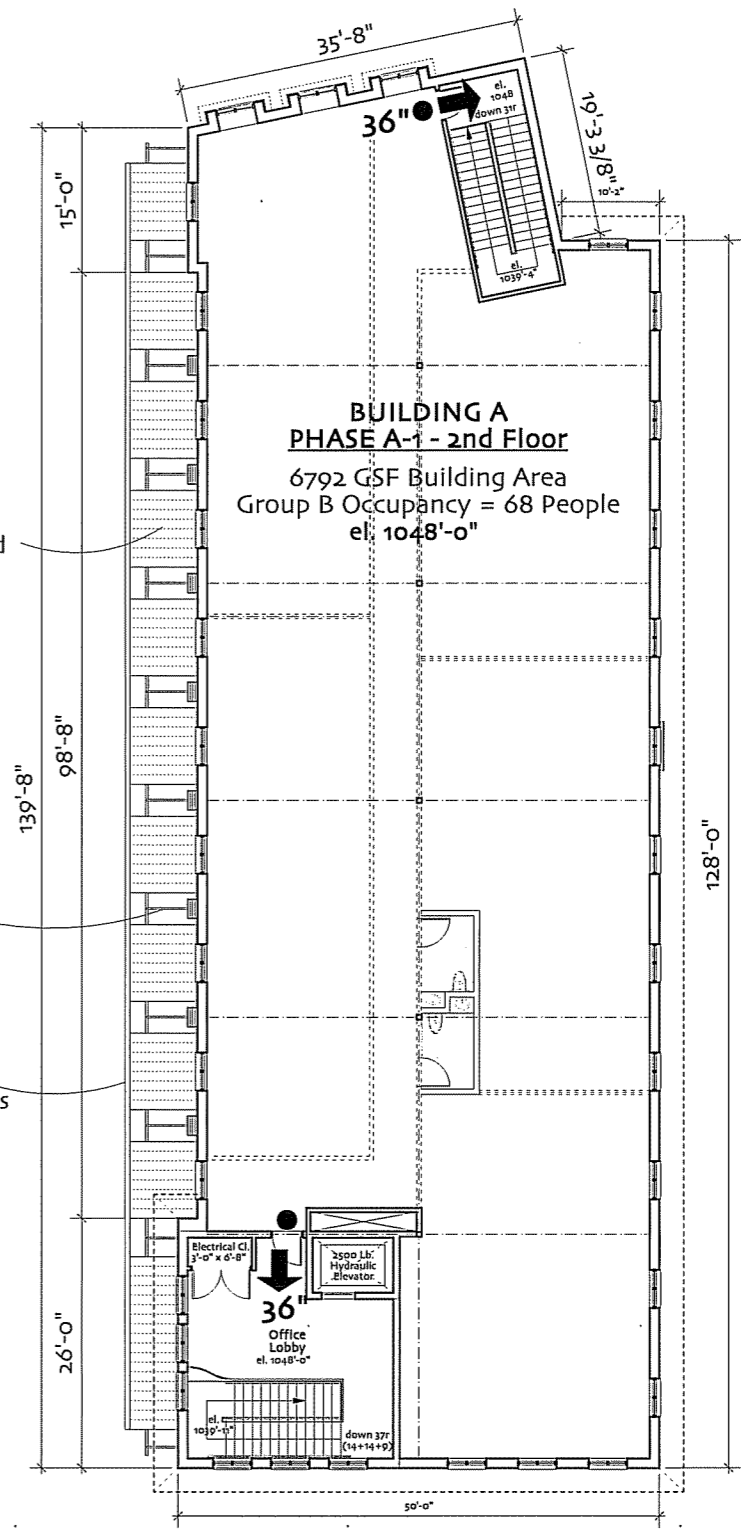
Gerard A. Revolinski
The work complies with the City of Madison General Landscape Ordinance (Section 23.04).



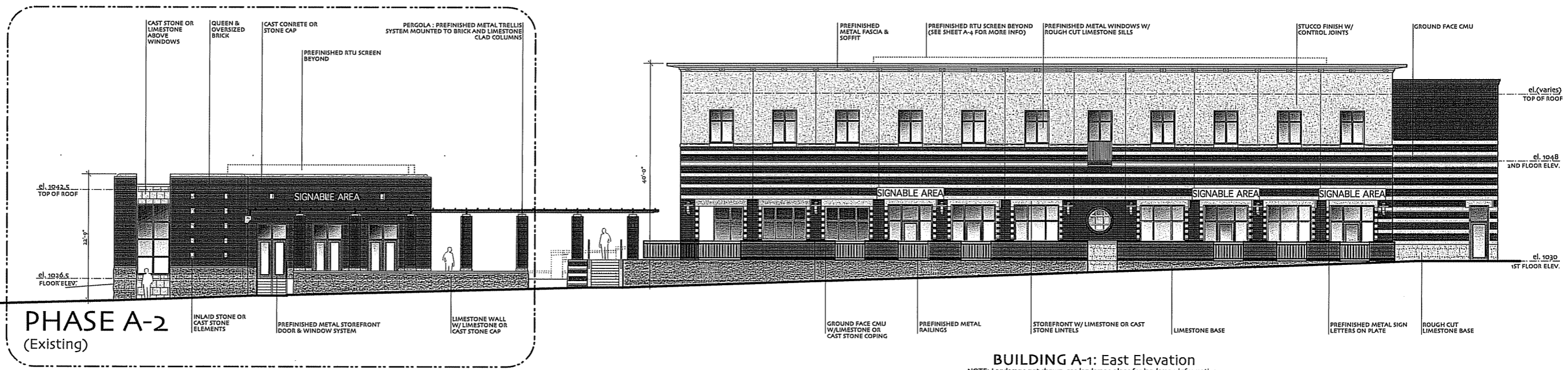
SITE PLAN



BUILDING A-1: First Floor

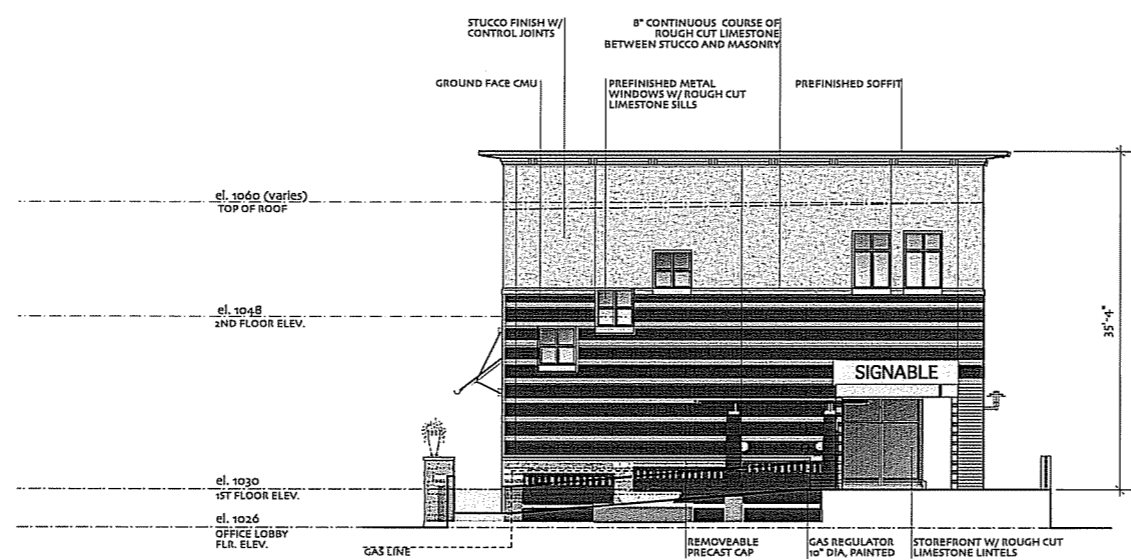


BUILDING A-1: Second Floor

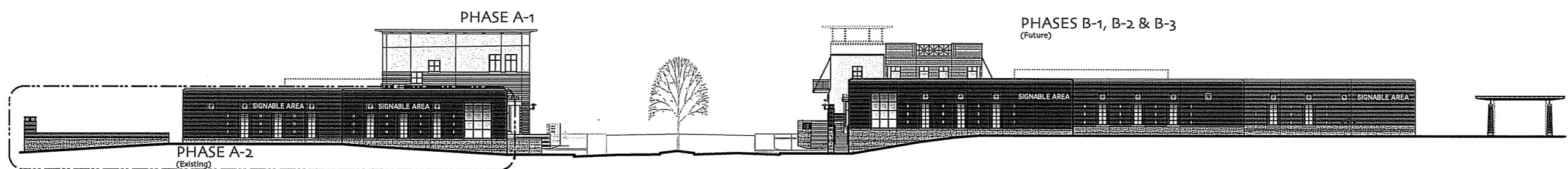


PHASE A-2
(Existing)

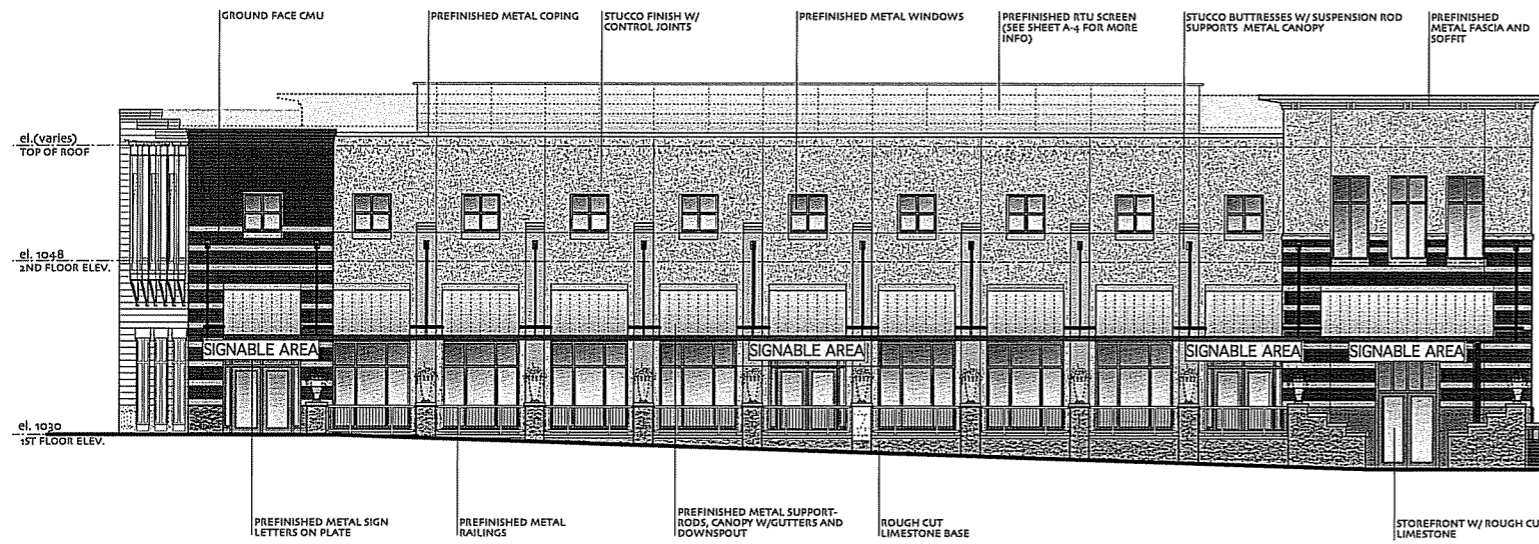
BUILDING A-1: East Elevation
NOTE: Landscape not shown, see landscape plans for landscape information



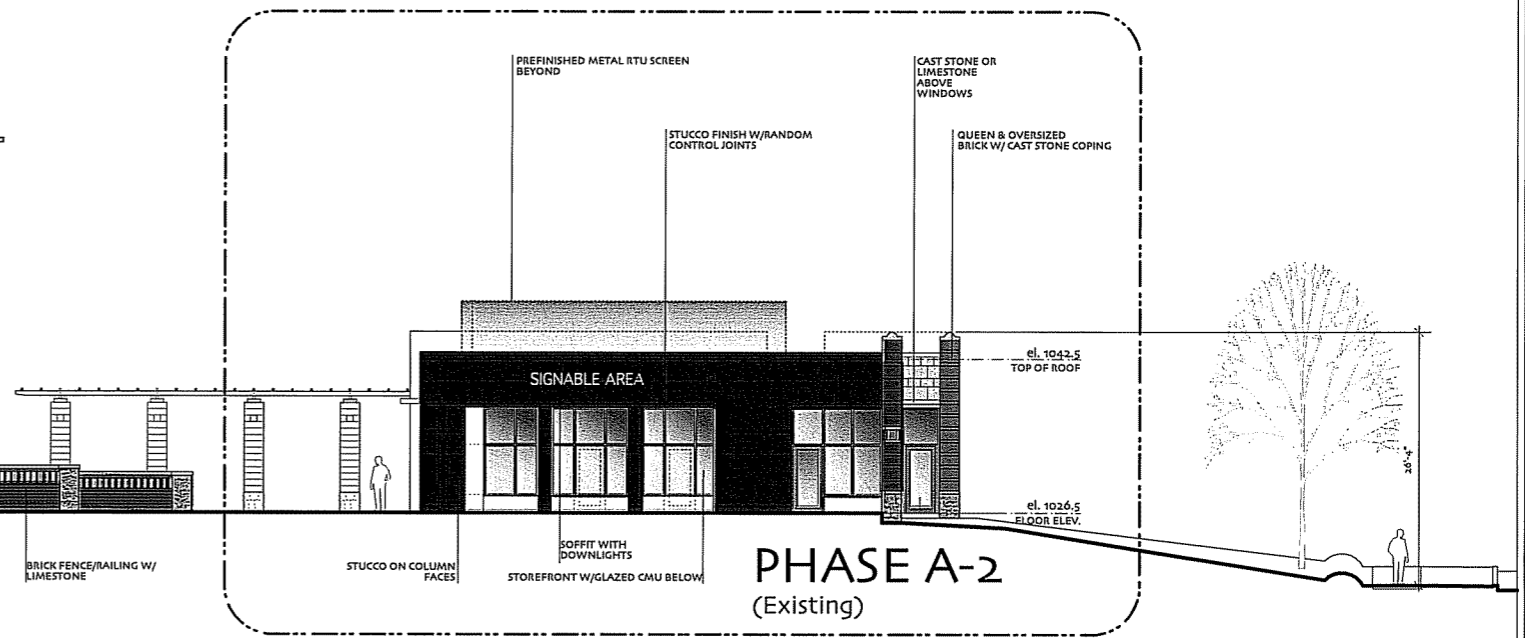
BUILDING A: Phase A-1 South Elevation
NOTE: Landscape not shown, see landscape plans for landscape information



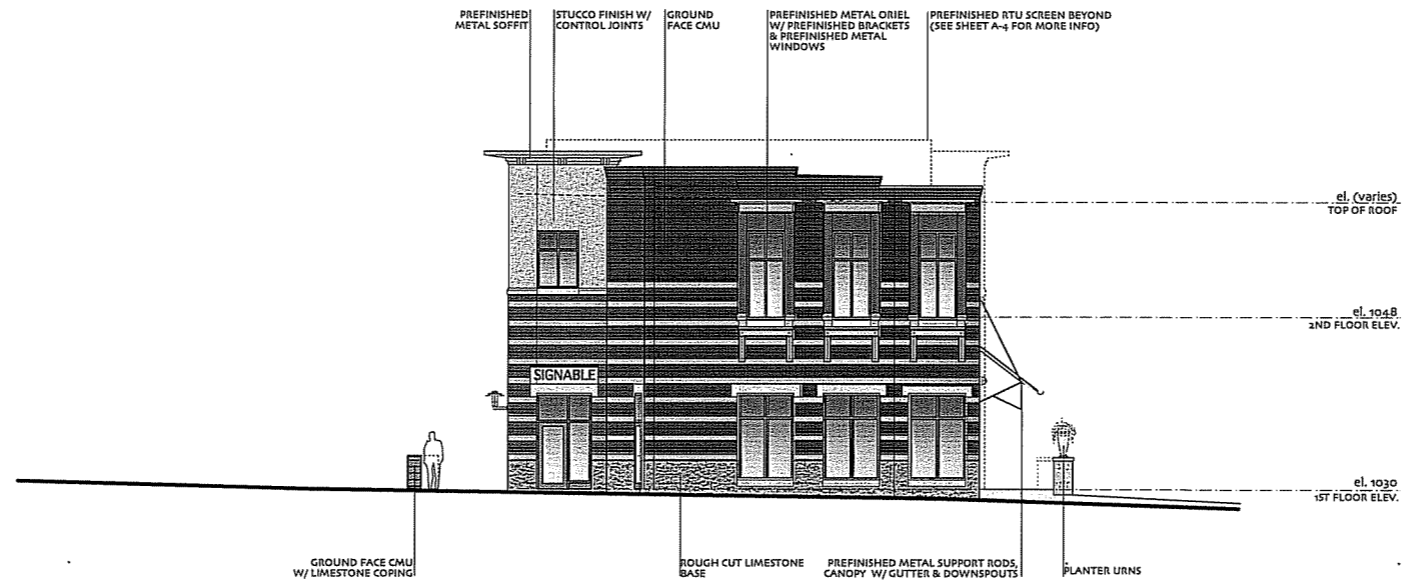
SOUTH ELEVATION ACROSS SITE AT NORTH STAR DRIVE ENTRY



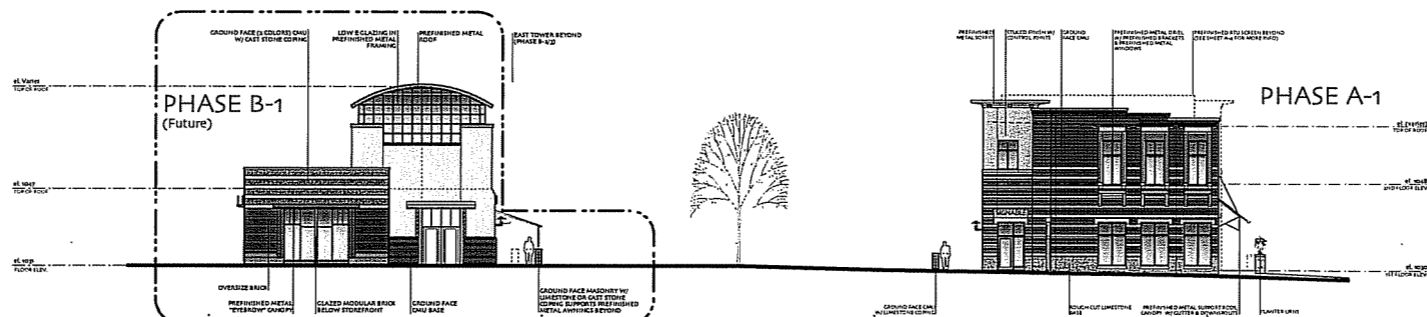
BUILDING A-1: West Elevation
NOTE: Landscape not shown, see landscape plans for landscape information



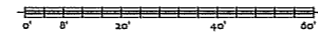
PHASE A-2 (Existing)

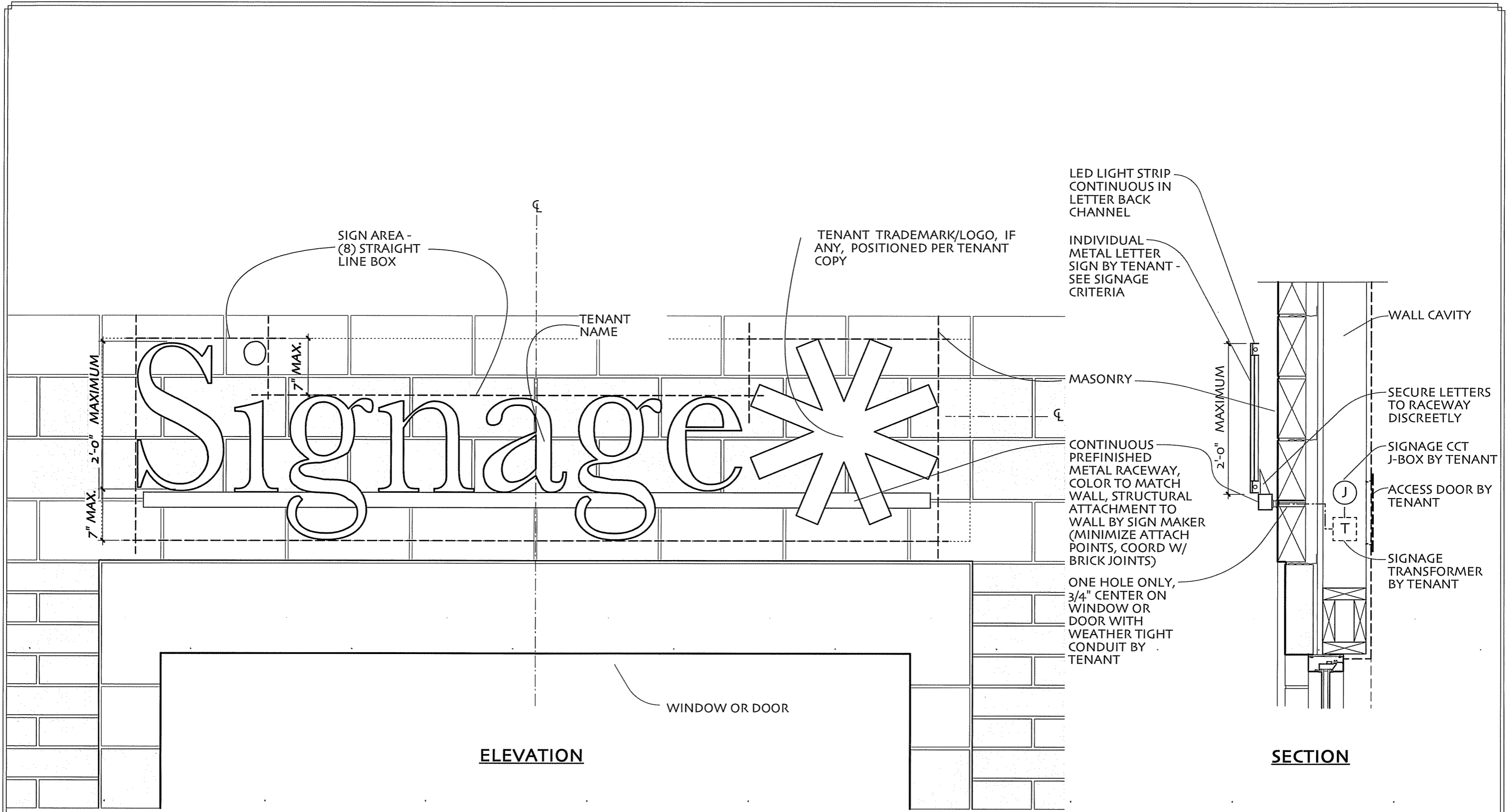


BUILDING A: Phase A-1 North Elevation
NOTE: Landscape not shown, see landscape plans for landscape information

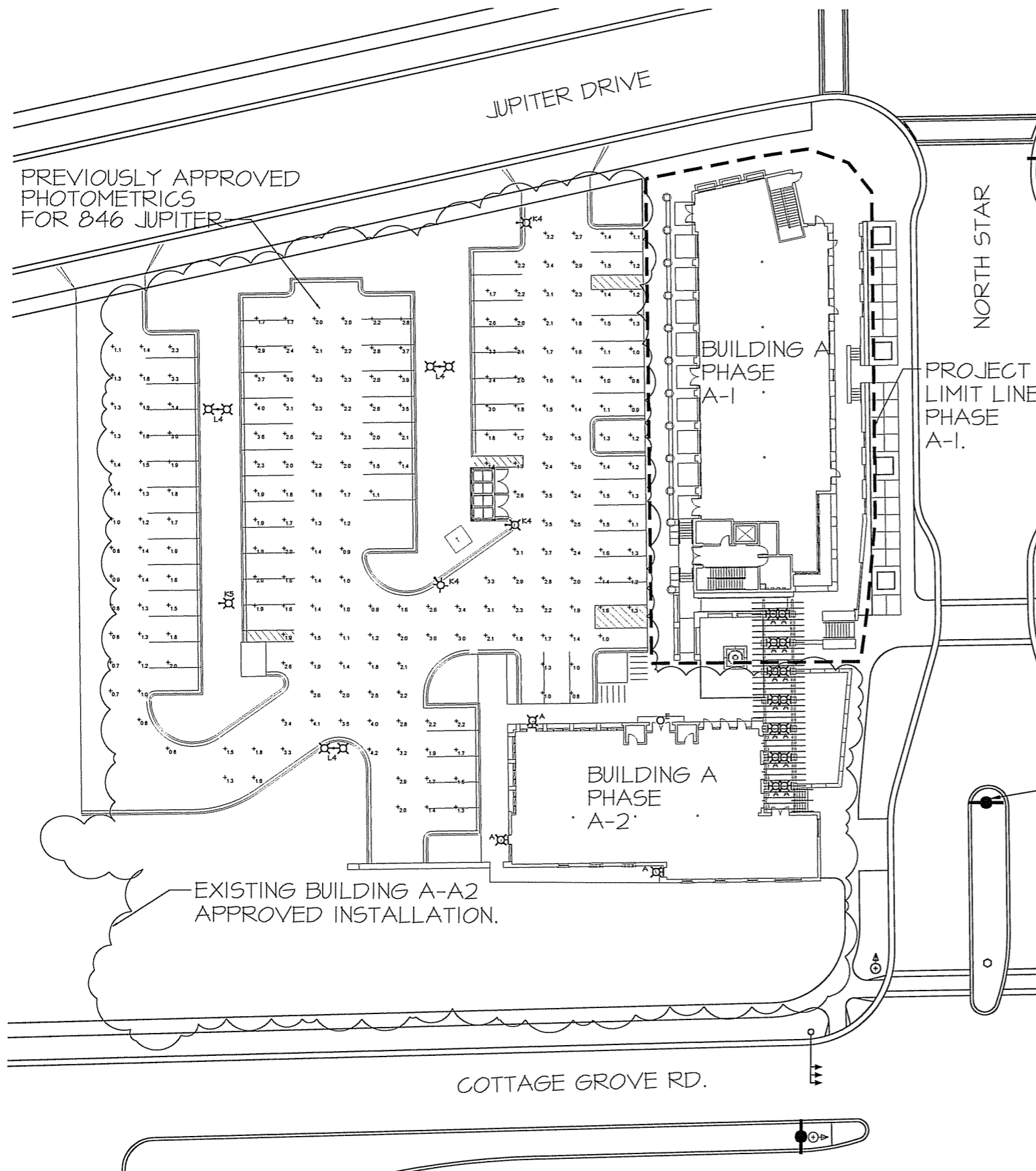


NORTH ELEVATION ACROSS SITE AT NORTH STAR DRIVE ENTRY





BUILDING MOUNTED SIGN
SCALE 1" = 1'-0"



PREVIOUSLY APPROVED
PHOTOMETRICS
FOR 846 JUPITER

BUILDING A
PHASE
A-1

PROJECT
LIMIT LINE
PHASE
A-1.

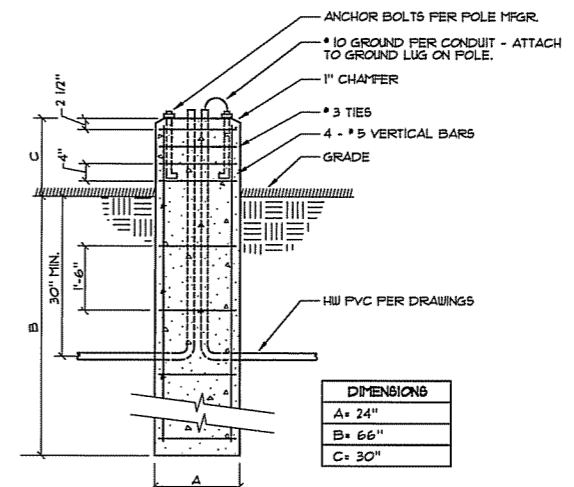
BUILDING A
PHASE
A-2

EXISTING BUILDING A-A2
APPROVED INSTALLATION.

COTTAGE GROVE RD.



A SITE B OPEN PARKING PHOTOMETRIC CALCULATIONS
SCALE: 1" = 20'-0"



DIMENSIONS	
A	24"
B	66"
C	30"

B FIXTURE TYPES "K4, K5, L4" POLE BASE DETAIL
NOT TO SCALE

EXTERIOR LIGHT FIXTURE SCHEDULE

TYPE	MANUFACTURER	CATALOG NUMBER	NO.	LAMPS		DESCRIPTION	NOTES
				TYPE			
A	Kim Lighting	WF21/P/50MH277/DB-P	1	50W Metal Halide, Coated		Wall Forms, Half Face, Surface Mount Wall Light	1
E	Ruud Lighting	R7M05 with RT30-CL	1	50W Metal Halide		Recessed 6" HID Downlight	
K4	Kim Lighting	AR4/250MH/DBZ/HS	1	250 Watt, Metal Halide		20' Mounting Height on Square Aluminum Pole	
K5	Kim Lighting	AR5/250MH/DBZ	1	250 Watt, Metal Halide		20' Mounting Height on Square Aluminum Pole	
L4	Kim Lighting	AR4/250MH/DBZ/HS	2	250 Watt, Metal Halide		20' Mounting Height on Square Aluminum Pole	

PARKING LIGHT POLES:
ON : at dusk by photocell
OFF: all but 3 off at 12:00 a.m.

BUILDING LIGHTING:
ON : at dusk by photocell
OFF: all but 3 off at 12:00 a.m.

STATISTICS OPEN PARKING

Description	Avg	Max	Min	Avg/Min	Max/Min
Calc Zone Building A	2.0 fc	4.2 fc	0.7 fc	2.8:1	6.0:1

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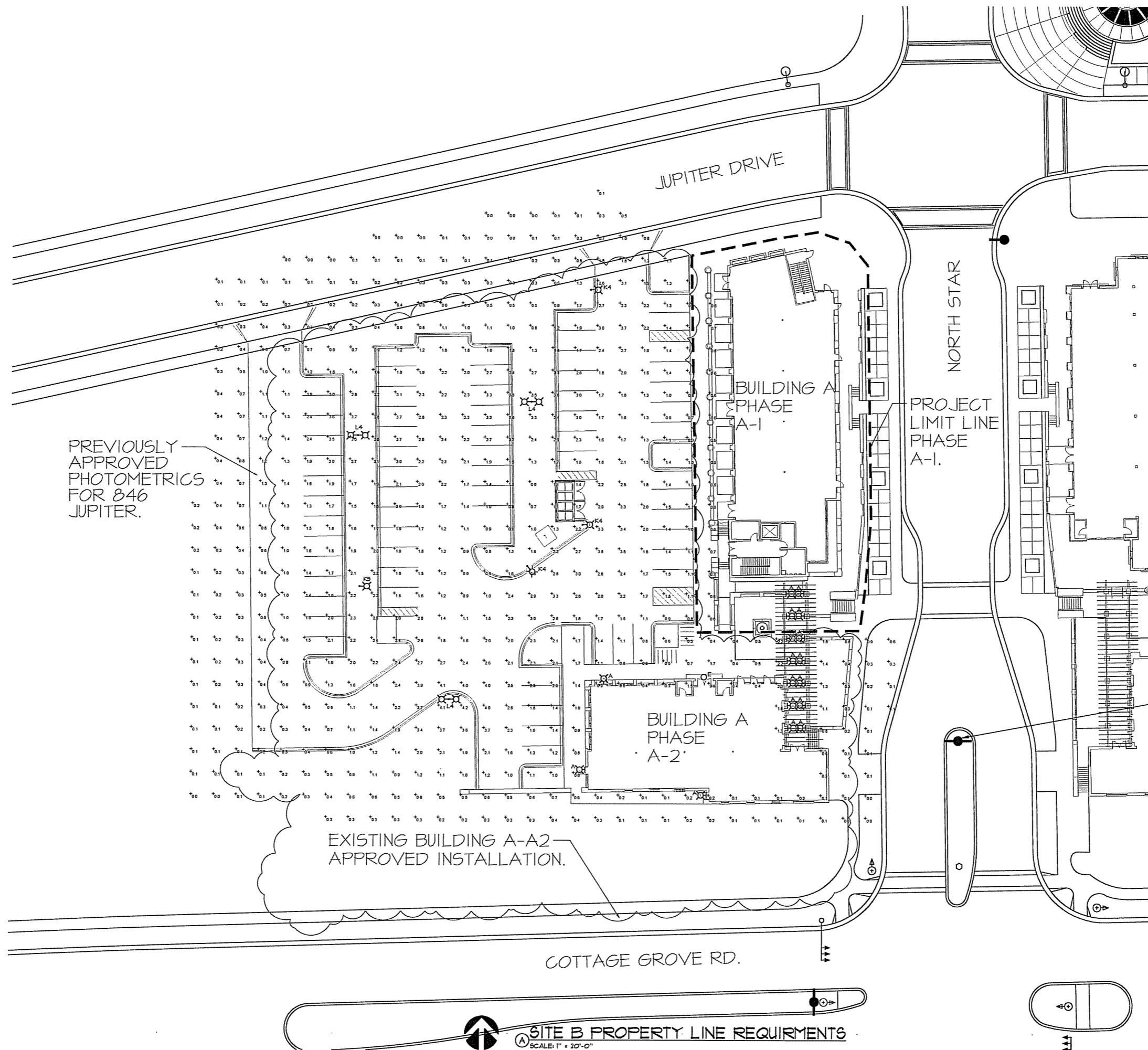
GRANDVIEW COMMONS
BUILDING SITE A PHASE A-1
876 JUPITER DRIVE
MADISON, WISCONSIN
DJK REAL ESTATE, LLC

Sheet Title:
**OPEN PARKING
CALCULATIONS
BUILDING SITE A-2**

Revisions:			
No.	Date:	Description:	By:
02/10/04		Plant Species per UDC	GAR
04/16/04		Plg. Island/ Blue Rock Rev.	JLR

Project Number:	Designed By:
020526	MGM
Date Issued:	Reviewed By:
4-25-05	MGM

Sheet Number:
EA-3.1



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GRANDVIEW COMMONS
 BUILDING SITE A PHASE A-1
 876 JUPITER DRIVE
 MADISON, WISCONSIN
 DJK REAL ESTATE, LLC

Sheet Title:
 PROPERTY LINE REQUIREMENTS
 BUILDING SITE A-2

Revisions:		
No.	Date:	Description:
02	02/10/04	Plant Species per UDC
04	04/16/04	Phg. Island/ Bike Rack Rev.

Project Number:	Designed By:
020526	MGM
Date Issued:	Reviewed By:
4-25-05	MGM

Sheet Number:
EA-4.1



SITE B PROPERTY LINE REQUIREMENTS
 SCALE: 1" = 20'-0"

