



Traffic Engineering and Parking Divisions

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TO: Plan Commission

FROM: David C. Dryer, P.E., City Traffic Engineer and Parking Manager

SUBJECT: **1033 and 1035 South Park Street – Conditional Use – Outdoor Eating Area.**

The City Traffic Engineering Division has reviewed the subject development and has the following comments.

MAJOR OR NON-STANDARD REVIEW COMMENTS (Comments which are special to the project and/or may require additional work beyond a standard, more routine project.)

1. The applicant shall provide a four (4) ft high fence or railing along the outdoor eating area separating the eating area from the public area or parking lot. All information as tables and seating shall be shown or noted on the plan. This fence is required to prevent tables and seating from encroaching into the public areas and parking lot area and defines the outdoor eating.
2. The applicant shall modify the parking spaces at 1035 South Park Street to be in accordance to M.G.O. Standard Parking Design. The applicant will need to eliminate the Accessible parking space to accommodate the eating area.

PEDESTRIAN AND BICYCLE TRANSPORTATION REVIEW COMMENTS

3. The applicant shall indicate the type and location of bicycle racks for both 1033 and 1035 South Park Street to be installed.

GENERAL OR STANDARD REVIEW COMMENTS

In addition, we offer the following General or Standard Review Comments:

4. When the applicant submits final plans for 1033 and 1035 South Park Street for approval, the applicant shall show the following: items in the terrace as existing (e.g., signs and street light poles), type of surfaces, existing property lines, addresses, one contiguous plan (showing all easements, all pavement markings, building placement, and stalls), signage, percent of slope, vehicle routes, dimensions of radii, aisles, driveways, stalls including the two (2) feet overhang, and a scaled drawing at 1" = 20'.

5. When site plans are submitted for approval, the applicant shall provide recorded copy of the joint driveway ingress/egress and parking easements or the applicant shall prevent encroachment onto adjacent land areas by barriers of some type, which shall be noted on the face of the revised plans.
6. All directional/regulatory signage and pavement markings on the site shall be shown and noted on the plan.
7. Public signing and marking related to the development may be required by the City Traffic Engineer for which the developer shall be financially responsible.

Please contact John Leach, City Traffic Engineering at 267-8755 if you have questions regarding the above items:

Mail to Contact Person:

*Imelda Perez
1033 S Park St.
Madison, Wisconsin 53715*

DCD: DJM: dm