



## City of Madison Site Plan Verification

**PROJECT: LNDMAC-2014-00054**

**Address:** 4301 East Towne BLVD

**Current Revision #: 0**

**Submitted by:**

**Contact:** Dean Meier  
(608) 334-3136  
dmeier3136@charter.net

**Project Type:** Minor Alteration to Approved Conditional Use

**Description:** Lane changes to drive-thru.

**Status:** Plan Review in Process

**Revision History:** [0](#)

Review	Status	Reviewer	Reviewed
City Eng. Review Mapping	Add'l Info Req'd	<a href="#">Jeffrey Quamme</a>	Jun 26 2014
Engineering Review Main Office	Add'l Info Req'd	<a href="#">Tim Troester</a>	Jul 3 2014
Fire Review	Approved	<a href="#">William Sullivan</a>	Jul 1 2014
Planning Review	Pending	-	N/A
Traffic Engineering Review	Reject-Redraft	<a href="#">Eric Halvorson</a>	Jun 27 2014
Zoning Review	Reject-Redraft	<a href="#">Daniel McAuliffe</a>	Jul 11 2014
Plan Director Review			

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**ENGINEERING****Supplement Required****Comment Date:** 07/03/2014

Provide total land disturbance necessary (delineate on plan or provide separate submittal) for this project. If 4,000 sf or more area is disturbed erosion control and stormwater management permits and requirements will need to be addressed.

**Supplement Required****Comment Date:** 07/03/2014

Submit PDFs of final plans for Engineering records. Files can be emailed to Tim Troester at [ttroester@cityofmadison.com](mailto:ttroester@cityofmadison.com)

**ENGINEERING MAPPING****Supplement Required****Comment Date:** 06/26/2014

The proposed improvements shown are along a common property line between this property and the property owned by Sears Roebuck and Company. The site plan shall be revised to show the property lines with dimensions of this site.

**Supplement Required****Comment Date:** 06/26/2014

The Applicant shall submit, prior to plan sign-off, a digital CAD file (single file) to the Engineering Program Specialist in the Engineering Division (Lori Zenchenko). The digital CAD file shall be to scale and represent final construction. The CAD file shall be in a designated coordinate system (preferably Dane County WISCRS, US Ft). The single CAD file submittal can be either AutoCAD (dwg) Version 2013 or older, MicroStation (dgn) V8i Select Series 3 or older, or Universal (dxf) format and shall contain the only the following data, each on a separate layer name/level number:

- a) Building Footprints
- b) Internal Walkway Areas
- c) Internal Site Parking Areas
- d) Other Miscellaneous Impervious Areas (i.e. gravel, crushed stone, bituminous/asphalt, concrete, etc.)
- e) Right-of-Way lines (public and private)
- f) Lot lines or parcel lines if unplatted
- g) Lot numbers or the words unplatted
- h) Lot/Plat dimensions
- i) Street names

All other levels (contours, elevations, etc) are not to be included with this file submittal.

NOTE: Email file transmissions preferred [lzenchenko@cityofmadison.com](mailto:lzenchenko@cityofmadison.com). Include the site address in the subject line of this transmittal. Any changes or additions to the location of the building, sidewalks, parking/pavement during construction will require a new CAD file.

**TRAFFIC ENGINEERING****Reject/Redraft****Comment Date:** 06/27/2014

Insufficient information for review. Please show: Dimensions, signage, markings, sidewalks, order boards, pickup windows, easements.

**ZONING****Reject/Redraft****Comment Date:** 07/11/2014

Removal of interior parking island is in conflict with 28.142(6)(a). Planting islands should be located at least every 12 contiguous stalls. Existing parking lot is non-conforming to this standards but modifications aren't permitted to make the non-conformity greater.