



## City of Madison Site Plan Verification

**PROJECT: LNDMAP-2016-00038**

**Address:** 8301 Old Sauk RD

**Current Revision #: 0**

**Submitted by:** Knothe & Bruce Architects

**Contact:** Denise Salimes  
(608) 836-3690  
dsalimes@knothebruce.com

**Project Type:** Minor Alteration to Approved Planned Unit Development

**Description:** Add 43 additional parking stalls, creation of new outdoor gathering and revised landscaping

**Status:** Approved

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

Review	Status	Reviewer	Reviewed
Engineering Mapping	Approved	<a href="#">Jeffrey Quamme</a>	Dec 6 2016
Engineering Review Main Office	Approved	<a href="#">Timothy Troester</a>	Nov 14 2016
Fire Review	Approved	<a href="#">William Sullivan</a>	Aug 12 2016
Lighting Review	Approved	<a href="#">Frederick Rehbein</a>	Aug 18 2016
Planning Review	Approved	<a href="#">Heather Stouder</a>	Sep 14 2016
Traffic Engineering Review	Approved	<a href="#">Cory Stoughtenger</a>	Jan 3 2017
Urban Design Commission Review	Approved	<a href="#">Alan Martin</a>	Sep 14 2016
Zoning Review	Approved	<a href="#">Patrick Anderson</a>	Oct 6 2016
<b>Plan Director Review</b>	Administrative Approval	<a href="#">Heather Stouder</a>	

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dsalimes@knothebruce.com**Project Type:** Minor Alteration to Approved Planned Unit Development**Description:** Add 43 additional parking stalls, creation of new outdoor gathering and revised landscaping**Status:** Approved**Revision History:** [0](#)**ENGINEERING****Supplement Accepted****Comment Date:** 08/18/2016

This project is subject to City of Madison erosion control permitting requirements. Submit completed permit application, permit fee, erosion control plan, USLE calculations, etc. to Megan Eberhardt for review and issuance of the required City of Madison Erosion Control Permit. Permit application forms can be found online at <http://www.cityofmadison.com/engineering/Permits.cfm>. Questions regarding erosion control permitting requirements can be sent to Megan at [meberhardt@cityofmadison.com](mailto:meberhardt@cityofmadison.com).

**Supplement Accepted****Comment Date:** 08/18/2016

Provide total land disturbance required for this project. If the project will disturb an acre or more of land area it will be subject to WDNR permitting requirements for erosion control and stormwater management. If that is the case submit a copy of the approved WDNR Construction Site Storm Water Runoff permit (WDNR NOI permit) to City Engineering. The City of Madison erosion control and stormwater management permits cannot be issued until WDNR has granted their permit approval for projects that disturb an acre or more.

**Supplement Accepted****Comment Date:** 08/18/2016

This project is subject to City of Madison stormwater management permitting requirements. Submit completed permit application, permit fee, stormwater management plan stamped by a Wisconsin P.E., modeling calculations, etc. to Megan Eberhardt for review and issuance of the required City of Madison Stormwater Management Permit. Permit application forms can be found online at <http://www.cityofmadison.com/engineering/Permits.cfm>. Questions regarding stormwater management requirements or stormwater permitting requirements can be sent to Megan at [meberhardt@cityofmadison.com](mailto:meberhardt@cityofmadison.com). Pending the review of the stormwater management plan additional plan revision comments/requirements may be necessary.

**Supplement Accepted****Comment Date:** 08/18/2016

Submit a draft Stormwater Management Maintenance Agreement (SWMA) for review and approval that covers inspection and maintenance requirements for any BMP used to meet stormwater management requirements on this project. Include copies of all stormwater, utility, and detail plan sheets that contain stormwater practices on 8.5x14 size paper in the draft document. These drawings do not need to be to scale as they are for informational purposes only. Once City Engineering staff have reviewed the draft document and approved it with any required revisions submit a signed and notarized original copy to City Engineering. Include a check for \$30.00 made out to Dane County Register of Deeds for the recording fee. City Engineering will forward the document and fee for recording at the time of issuance of the stormwater management permit. Draft document can be emailed to Megan Eberhardt at [Meberhardt@cityofmadison.com](mailto:Meberhardt@cityofmadison.com). The final document and fee should be submitted to City Engineering, attention: Megan Eberhardt.

**Supplement Accepted****Comment Date:** 08/18/2016

Submit electronic data files for the stormwater management modeling and calculations. Files can be emailed to Megan Eberhardt at [Meberhardt@cityofmadison.com](mailto:Meberhardt@cityofmadison.com) or submitted on CD to City Engineering.

**Supplement Accepted****Comment Date:** 08/18/2016

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

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The Applicant shall submit, prior to plan sign-off, a digital CAD file (single file) to the Engineering Division with any private storm and sanitary sewer utilities. 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) Plat name and lot lines (metes & bounds parcel lines if unplatted)
- g) Platted lot numbers (noted "unplatted lands" if not platted)
- h) Lot/Plat property dimensions
- i) Street names
- j) Private on-site sanitary sewer utilities (including all connections to public sanitary)
- k) Private on-site storm sewer utilities (including all connections to public storm)

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

NOTE: Email CAD file transmissions are preferred to: [ttroester@cityofmadison.com](mailto:ttroester@cityofmadison.com) . The party responsible for the CAD file email transmission shall include the project site address in the email subject line. Any changes or additions to the location of the building, private utilities, sidewalks, parking/pavement during construction will require a new CAD file transmittal to City by applicant.

## ENGINEERING MAPPING

**Supplement Accepted****Comment Date:** 08/12/2016

CAD received 10/19/2016.

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, setbacks, 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.

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Revised plan received 12-6-2016

The site plans shall be revised to show the shared parking lot areas per Doc. No's 3053491 and 3162212. The site plans shall also be revised to show the existing lot lines between Lots 1 and 2 of Old Sauk Village.

**Supplement Accepted****Comment Date:** 08/16/2016

Revised plan received 12-6-2016

The site plans shall be revised to show and denote the Public Water Main easement per Document No. 3115685 and the easements set forth by the plat of Old Sauk Village.

**Note****Comment Date:** 08/16/2016

If the new parking area is to be shared, an amendment to the agreement per Doc's 3053491 and 3162212 may be necessary to set forth any rights and restrictions required.

**LIGHTING****Supplement Required****Comment Date:** 08/18/2016

No lighting plan was received. Please refer to Madison General Ordinance 10.085 and send one copy of the photometric plot and the fixture cut sheets to my attention.

**TRAFFIC ENGINEERING****Supplement Accepted****Comment Date:** 08/22/2016

The applicant shall submit one contiguous plan showing proposed conditions and one contiguous plan showing existing conditions for approval. The plan drawings shall be scaled to 1" = 20' and include the following, when applicable: existing and proposed property lines; parcel addresses; all easements; pavement markings; signing; building placement; items in the terrace such as signs, street light poles, hydrants; surface types such as asphalt, concrete, grass, sidewalk; driveway approaches, including those adjacent to and across street from the project lot location; parking stall dimensions, including two (2) feet of vehicle overhang; drive aisle dimensions; semitrailer movement and vehicle routes; dimensions of radii; and percent of slope.

**Supplement Accepted****Comment Date:** 08/22/2016

Existing curb and sidewalk that is part of proposed entry to new parking lot must be curved to allow southbound turns out of new parking lot.

12/6/2016 - Provided on C2.2 detail

**Supplement Accepted****Comment Date:** 12/27/2016

The parking stall to the north of the new parking lot on sheet C2.2 must be protected from travel lane with a curbed area containing grass or landscaping.

**URBAN DESIGN COMMISSION****Supplement Accepted****Comment Date:** 09/14/2016

Provide plans and information on what was approved on this portion of the site under the existing "PD" whether GDP or SIP, document the difference from the proposed as well, clarify whether this parking approval is short or long term.

**ZONING**

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**Note**

**Comment Date:** 10/06/2016

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Provide a \$30 recording fee with final approved plan set reduced to 8.5" x 14".