



## City of Madison Site Plan Verification

**PROJECT: LNDSPR-2017-00036**

**Address:** 2410 Mustang WAY

**Current Revision #: 0**

**Submitted by:** Quam Engineering

**Contact:** Aaron Falkosky  
(608) 838-7750  
afalkosky@quamengineering.com

**Project Type:** Permitted Use Site Plan Review

**Description:** Construct a new storage and office building.

**Status:** Approved

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

Review	Status	Reviewer	Reviewed
Engineering Mapping	Approved	<a href="#">Lori Zenchenko</a>	Apr 14 2017
Engineering Review Main Office	Approved	<a href="#">Brenda Stanley</a>	Apr 18 2017
Fire Review	Approved	<a href="#">William Sullivan</a>	Mar 17 2017
Lighting Review	Approved	<a href="#">Frederick Rehbein</a>	Mar 20 2017
Traffic Engineering Review	Approved	<a href="#">Eric Poffenberger</a>	Apr 20 2017
Zoning Review	Approved	<a href="#">Jacob Moskowitz</a>	Apr 20 2017

**Submitted by:** Quam Engineering  
**Contact:** Aaron Falkosky  
(608) 838-7750  
afalkosky@quamengineering.com  
**Project Type:** Permitted Use Site Plan Review  
**Description:** Construct a new storage and office building.  
**Status:** Approved  
**Revision History:** [0](#)

## ENGINEERING

---

**Supplement Accepted****Comment Date:** 03/30/2017

All outstanding City of Madison sanitary sewer connection charges are due and payable prior to Engineering sign-off. This property is subject to Sanitary Connection charges for the Hidden Valley Vondron Interceptor District. \$246.95 payable to City Treasurer and delivered to City Engineering. [bstanley@cityofmadison.com](mailto:bstanley@cityofmadison.com)

---

**Note****Comment Date:** 03/30/2017

Any added or revised plan sheets must be submitted to Zoning to be included in the official approved plan set.

---

**Note****Comment Date:** 03/30/2017

All work in the public right-of-way shall be performed by a City licensed contractor. (MGO 16.23(9)(c)5) and MGO 23.01)

---

**Note****Comment Date:** 03/30/2017

All damage to the pavement on Mustang Way, adjacent to this development shall be restored in accordance with the City of Madison's Pavement Patching Criteria. For additional information please see the following link:  
<http://www.cityofmadison.com/engineering/patchingCriteria.cfm> (POLICY)

---

**Supplement Accepted****Comment Date:** 03/30/2017

This site will disturb 4,000 sf or more of land area and require an Erosion Control Permit. Please submit the Erosion Control Permit Application (with USLE calculations and associated fee) to Jeff Benedict, City Engineering, for approval.

## ENGINEERING MAPPING

---

**Supplement Required****Comment Date:**

The Applicant shall submit, prior to plan sign-off, a digital CAD file (single file) to the Engineering Program Specialist in the Engineering Mapping 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.

## FIRE

---

**Note****Comment Date:** 03/17/2017

Without the installation of a fire sprinkler system, the maximum storage height of ordinary combustibles shall not exceed 12-ft. The maximum height for Group A plastics and other higher hazard commodities is 6-0 ft.

**Submitted by:** Quam Engineering  
**Contact:** Aaron Falkosky  
(608) 838-7750  
afalkosky@quamengineering.com  
**Project Type:** Permitted Use Site Plan Review  
**Description:** Construct a new storage and office building.  
**Status:** Approved  
**Revision History:** [0](#)

**LIGHTING**

---

**Note** **Comment Date:** 03/20/2017

Please use automatic daylight or time of day controls.

**TRAFFIC ENGINEERING**

---

**Supplement Accepted** **Comment Date:** 03/29/2017

Provide an electronic copy of the site plan, .pdf preferred, e-mail plan to Eric Poffenberger -  
epoffenberger@cityofmadison.com

---

**Supplement Accepted** **Comment Date:** 03/29/2017

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:** 03/29/2017

"Stop" signs shall be installed at a height of seven (7) feet at all class III driveway approaches, including existing driveways, behind the property line and noted on the plan. All directional/regulatory signage and pavement markings on the site shall be shown and noted on the plan.

---

**Supplement Accepted** **Comment Date:** 03/29/2017

To allow for proper pedestrian movement and prevent encroachment from irregularly parked bicycles or bicycle with trailers, it is recommended for all bicycle racks to have a 2 to 5 foot buffer from parking or pedestrian walkways.

---

**Supplement Accepted** **Comment Date:** 03/29/2017

Bike rack detail

---

**Supplement Accepted** **Comment Date:** 03/29/2017

Secure parking facility. This is usually done with continuous six (6) inch curb, timbers, preformed wheel stops, guardrail erected at a height of eighteen (18) inches or fencing of sufficient strength to act as a vehicle bumper.

---

**Supplement Accepted** **Comment Date:** 03/29/2017

The Driveway Approach form is already filled out in Traffic Engineering Office and requires only the fee / deposit to be paid as noted prior to site approval. The Driveway Approach Fee of \$100.00 and Deposit to Insure Conduit of \$0.00 is payable to the City of Madison Treasurer to be delivered or mailed to Attention Eric Poffenberger, Traffic Engineering, 30 W. Mifflin St; Suite 900, P.O. Box 2986, Madison, Wisconsin 53701-2986.

---

**Supplement Accepted** **Comment Date:** 03/29/2017

The applicant shall submit a final plan, including all discussed alterations, through Zoning.

**ZONING**

---

**Supplement Accepted** **Comment Date:** 03/14/2017

**Submitted by:** Quam Engineering**Contact:** Aaron Falkosky  
(608) 838-7750  
afalkosky@quamengineering.com**Project Type:** Permitted Use Site Plan Review**Description:** Construct a new storage and office building.**Status:** Approved**Revision History:** [0](#)

Submit a landscape plan and landscape worksheet stamped by a registered landscape architect. Per Section 28.142(3) Landscape Plan and Design Standards, landscape plans for zoning lots greater than ten thousand (10,000) square feet in size must be prepared by a registered landscape architect.

**Note****Comment Date:** 04/20/2017

---

Per Section 28.186(4)(b), the property owner or operator is required to bring the property into compliance with all elements of the approved site plan by 10/1/17, as established by the Zoning Administrator.