



City of Madison Site Plan Verification

PROJECT: LNDUSE-2017-00079

Address: 5114 Spring CT

Current Revision #: 0

Submitted by: XDEA Architects

Contact: Scott Johnson
(347) 224-0122
sjohnson@xdea-studio.com

Project Type: Land Use

Description: Demolition of existing single-family residence and construction of a new single-family residence.

Status: Approved

Revision History: [0](#)

Review	Status	Reviewer	Reviewed
Engineering Mapping	Approved	Jeffrey Quamme	May 9 2018
Engineering Review Main Office	Approved	Timothy Troester	May 15 2018
Fire Review	Approved	William Sullivan	Sep 29 2017
Planning Review	Approved	Chris Wells	Sep 29 2017
Recycling Coordinator	Approved	Bryan Johnson	Oct 21 2017
Zoning Review	Approved	Jenny Kirchgatter	Oct 23 2017

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Real Estate Project 11430 set up 9/18/2017. Doc No 5407180

A Consent to Occupy Easement document shall be drafted and recorded to define responsibilities, restrictions and requirements in conjunction with the proposed building foundation, stone deck, metal trellis and balcony that will lie within or over the existing Public Sanitary Sewer Easement per Doc. No. 3111465. A City of Madison Real Estate project will be required along with a \$500 for administrative fee to create the document, obtain required approval(s) and record with the Register of Deeds. Coordinate with and provide legal descriptions and map exhibits along with the \$500 for administrative fees to Jeff Quamme at jrquamme@cityofmadison.com or 1600 Emil Street, Madison, WI 53703 (Ph. 608-266-4097).

ENGINEERING VERIFICATION**Supplement Accepted****Comment Date:** 10/11/2017

Prior to approval, the owner or owner's representative shall obtain a permit to plug each existing sanitary sewer lateral that serves a building which is proposed for demolition. For each lateral to be plugged the owner shall complete a sewer lateral plugging application and pay the applicable permit fees. The permit application is available on line at <http://www.cityofmadison.com/engineering/permits.cfm>

Supplement Accepted**Comment Date:** 10/11/2017

The consent to occupy easement for the sanitary sewer easement encroachment shall be completed prior to final plan approval.

ZONING VERIFICATION**Note****Comment Date:** 10/21/2017

The Zoning Board of Appeals, at its meeting of May 11, 2017, approved the request for a lakefront setback variance.

Supplement Accepted**Comment Date:** 10/23/2017

The final site compliance date is May 1, 2019.

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 plans by the date established by the Zoning Administrator as part of the site and building plan approval. Work with Zoning staff to establish a final site compliance date.