



City of Madison Site Plan Verification

PROJECT: LNDUSE-2018-00036

Address: 9920 Watts RD

Current Revision #: 0

Submitted by: Latitude 43 LLC

Contact: Dan Schmidt
(608) 285-8680

Project Type: Land Use

Description: Revise plans for multi-family residential bldg. complex to modify clubhouse to (from ~2,980 sq. ft. to ~1,251 sq. ft.) and eliminate pool amenity from previously approved 105-unit development (Legistar Files 47024 and 46775).

Status: Approved

Revision History: [0](#)

Review	Status	Reviewer	Reviewed
Engineering Mapping	Approved	Lori Zenchenko	Aug 21 2018
Engineering Review Main Office	Approved	Timothy Troester	Aug 14 2018
Fire Review	Approved	William Sullivan	Aug 8 2018
Planning Review	Approved	Timothy Parks	Aug 24 2018
Traffic Engineering Review	Approved	Timothy Stella	Aug 21 2018
Urban Design Commission Review	Approved	Janine Glaeser	Aug 6 2018
Zoning Review	Approved	Jenny Kirchgatter	Aug 21 2018

Submitted by: Latitude 43 LLC**Contact:** Dan Schmidt
(608) 285-8680**Project Type:** Land Use**Description:** Revise plans for multi-family residential bldg. complex to modify clubhouse to (from ~2,980 sq. ft. to ~1,251 sq. ft.) and eliminate pool amenity from previously approved 105-unit development (Legistar Files 47024 and 46775).**Status:** Approved**Revision History:** [0](#)

ENG MAPPING VERIFICATION

Supplement Accepted**Comment Date:** 07/27/2018

CAD received 8/21/2018.

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. 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.

TE VERIFICATION

Supplement Accepted**Comment Date:** 07/27/2018

Provide a revised electronic copy of the site plan, .pdf preferred, e-mail plan to Tim Stella - tstella@cityofmadison.com

Supplement Accepted**Comment Date:** 07/27/2018

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; ADA/stripped stall dimensions; secured parking facility; sidewalk dimensions; drive aisle dimensions; bike stall dimensions and detail; underground parking dimensions; semitrailer movement and vehicle routes; dimensions of radii; and percent of slope.

Supplement Accepted**Comment Date:** 07/27/2018

Per Section MGO 12.138 (14), this project is not eligible for residential parking permits. It is recommended that this prohibition be noted in the leases for the residential units.

Supplement Accepted**Comment Date:** 07/27/2018

Secure parking facility (4 stalls). 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.

Submitted by: Latitude 43 LLC**Contact:** Dan Schmidt
(608) 285-8680**Project Type:** Land Use**Description:** Revise plans for multi-family residential bldg. complex to modify clubhouse to (from ~2,980 sq. ft. to ~1,251 sq. ft.) and eliminate pool amenity from previously approved 105-unit development (Legistar Files 47024 and 46775).**Status:** Approved**Revision History:** [0](#)**Supplement Accepted****Comment Date:** 07/27/2018

Applicant shall show a 2 foot vehicle overhang in front of all 16 foot parking stalls.

ZONING VERIFICATION**Note****Comment Date:** 08/20/2018

The final site compliance date is March 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.