



# URBAN DESIGN COMMISSION APPLICATION CITY OF MADISON

This form may also be completed online at:

<http://www.cityofmadison.com/planning/documents/UDCapplication.pdf>

215 Martin Luther King Jr. Blvd; Room LL-100  
PO Box 2985; Madison, Wisconsin 53701-2985  
Phone: 608.266.4635 | Facsimile: 608.267.8739

Please complete all sections of the application, including the desired meeting date and the type of action requested.

Date Submitted: <u>November 20, 2017</u>	<input checked="" type="checkbox"/> Informational Presentation
UDC Meeting Date: <u>December 6 2017</u>	<input type="checkbox"/> Initial Approval
Combined Schedule Plan Commission Date (if applicable): _____	<input type="checkbox"/> Final Approval

1. Project Address: 2155 Rimrock Road  
Project Title (if any): Home 2 Suites Hotel

2. This is an application for (Check all that apply to this UDC application):

☒ New Development ☐ Alteration to an Existing or Previously-Approved Development

## A. Project Type:

- ☐ Project in an Urban Design District\* (public hearing-\$300 fee)  
☐ Project in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) (\$150 fee, Minor Exterior Alterations)  
☐ Suburban Employment Center (SEC) or Campus Institutional District (CI) or Employment Campus District (EC)  
☐ Planned Development (PD)  
☐ General Development Plan (GDP)  
☐ Specific Implementation Plan (SIP)  
☒ Planned Multi-Use Site or Planned Residential Complex

## B. Signage:

- ☐ Comprehensive Design Review\* (public hearing-\$300 fee) ☐ Street Graphics Variance\* (public hearing-\$300 fee)  
☐ Signage Exception(s) in an Urban Design District (public hearing-\$300 fee)

## C. Other:

☐ Please specify: \_\_\_\_\_

## 3. Applicant, Agent & Property Owner Information:

Applicant Name: Josh Wilcox  
 Street Address: 7780 Elmwood Avenue, Suite 204  
 Telephone: (608) 829-1750 Fax: (608) 829-3056

Company: GBA Architecture & Design  
 City/State: Middleton/WI Zip: 53562  
 Email: josh.wilcox@garybrink.com

Project Contact Person: (same as applicant)  
 Street Address: \_\_\_\_\_  
 Telephone: ( ) Fax: ( )

Company: \_\_\_\_\_  
 City/State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Email: \_\_\_\_\_

Madison Rimrock Lodging Investors I, LLC

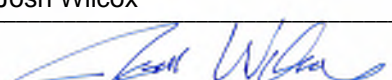
Project Owner (if not applicant): c/o North Central Group  
 Street Address: 1600 Aspen Commons, Suite 200  
 Telephone: (608) 836-6060 Fax: (608) 836-6060

City/State: Middleton/WI Zip: 53562  
 Email: ainman@ncghotels.com

## 4. Applicant Declarations:

A. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Janine Glaeser on November 22, 2017  
(name of staff person) (date of meeting)

B. The applicant attests that all required materials are included in this submittal and understands that if any required information is not provided by the application deadline, the application will not be placed on an Urban Design Commission agenda for consideration.

Name of Applicant Josh Wilcox  
 Authorized Signature 

Relationship to Property Architect  
 Date November 20, 2017



November 20, 2017

Janine Glaeser  
City of Madison Urban Design Commission  
126 S Hamilton Street  
Madison, WI 53703

Re: Home 2 Suites  
2155 Rimrock Road  
UDC-Informational Submittal

Dear Janine:

The proposed project, located at 2155 Rimrock Road, is a 4-story, 144 guest room, 80,409 square foot Home 2 Suites Hotel. The development shall include the demolition of the existing structures located at 2155/2165/2175/2201 Rimrock Road. The parking will be as follows:

**Parcel 1 (Retail Parcel along Rimrock Road)**

Small Car Parking: 0  
Large Car Parking: 62  
Accessible Parking: 4  
Bicycle Stall: 0      Total Parcel 1 Parking: 66

**Parcel 2 (Hotel)**

Small Car Parking: 0  
Large Car Parking: 131  
Accessible Parking: 6  
Bicycle Stall: 16  
Total Parcel 2 Parking: 137

**Parcel 3 (DOR Overflow Lot)**

Small Car Parking: 0  
Large Car Parking: 27  
Accessible Parking: 0  
Bicycle Stall: 0  
Total Parcel 3 Parking: 27

**Total Site Parking**

Small Car Parking: 0  
Large Car Parking: 220  
Accessible Parking: 10  
Bicycle Stall: 16  
Total Site Parking: 230

Please feel free to contact me if you have further questions or need any additional information.

Sincerely,

A handwritten signature in blue ink, appearing to read "Josh Wilcox", written in a cursive style.

Josh Wilcox, Partner



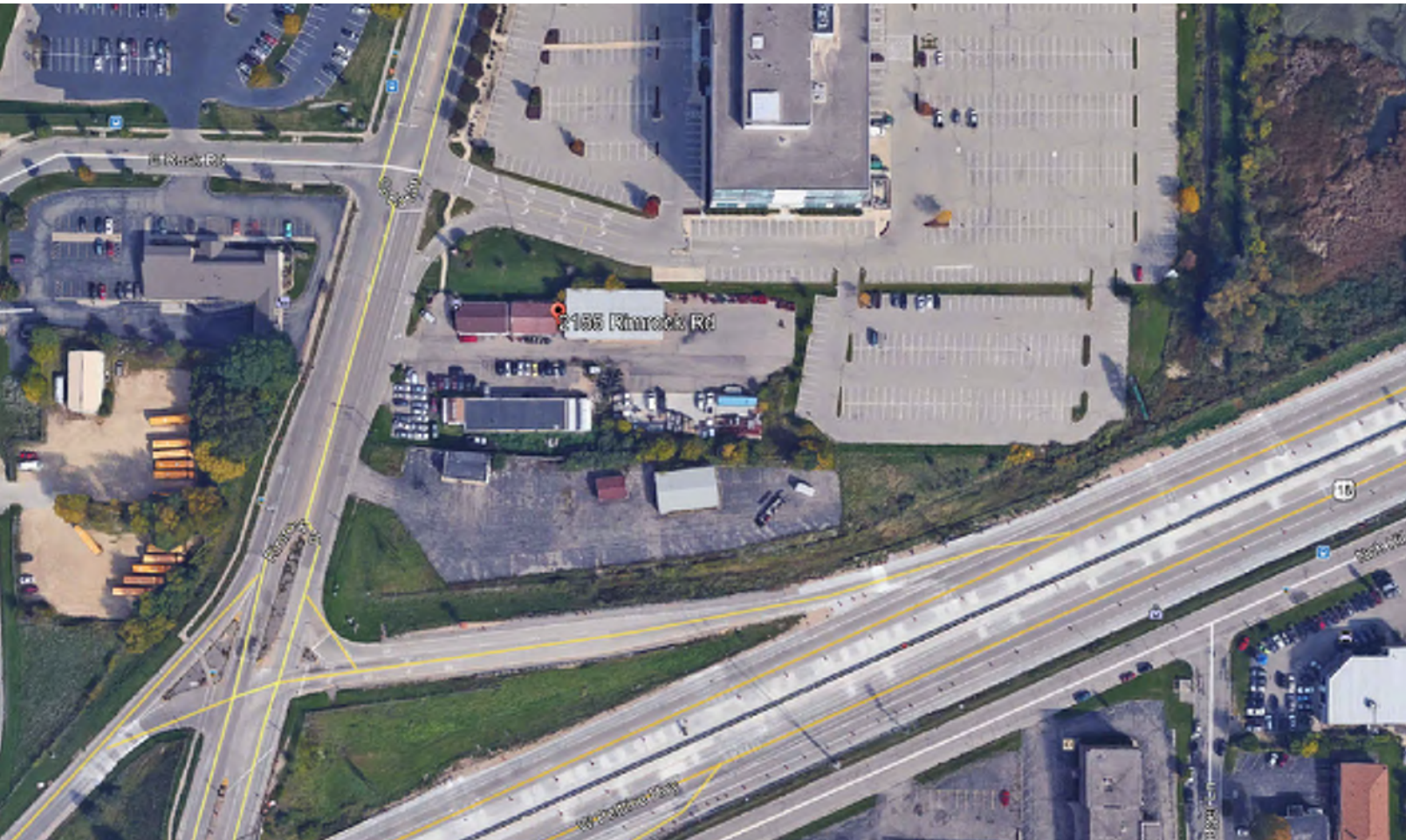
PROJECT BRAND



PROPOSED  
Home2 Suites  
2155 Rimrock Road  
Madison, Wisconsin

UDC / PLANNING COMMISSION SUBMITTAL  
NOV 20, 2017

PROJECT LOCATION MAP



PROJECT ROOM & PARKING MATRIX

Home 2 Suites, Madison Wisconsin								
Floor	Double Queens			Kings			Total	SquareFootage
	standard D/Q	ACC D/Q	1 Bedroom	standard Kin	ACC KING	1 Bedroom		
1st	0	0	0	20	0	1	21	20,385
2nd	14	1	0	23	1	2	41	20,008
3rd	14	1	0	23	1	2	41	20,008
4th	14	1	0	23	1	2	41	20,008
Totals	42	3	0	89	3	7	144	80,409
	45			99				
	31%			69%			100%	
Parking Stalls								
ACC-Parking Stalls		6	Non ACC-Parking Stalls		128	Total		134
Site Information								Area Total
Parcel 1		61,868	Parcel 2		113,740	Parcel 3		15,797
								191,405

SHEET INDEX:

- T-1 TITLE SHEET
- EC.01 EXISTING SITE CONDITIONS
- EC.02 EXISTING SITE CONDITIONS
- EC.03 EXISTING SITE CONDITIONS

- CIVIL DRAWINGS
- C100 EXISTING CONDITIONS PLAN
  - C101 DEMOLITION PLAN
  - C102 SITE PLAN
  - C103 GRADING & EROSION CONTROL PLAN
  - C104 UTILITY PLAN
  - C105 CONSTRUCTION DETAIL PLAN
  - C106 CONSTRUCTION DETAIL PLAN
  - C107 CONSTRUCTION DETAIL PLAN
  - C108 CONSTRUCTION DETAIL PLAN
  - C109 CONSTRUCTION DETAIL PLAN
  - L101 LANDSCAPE PLAN
  - F100 FIRE ACCESS PLAN

- LIGHTING DRAWINGS
- E101 SITE LIGHTING PLAN
  - E102 SITE LIGHTING PLAN
  - E103 SITE LIGHTING LUMINAIRES

- ARCHITECTURAL DRAWINGS
- A2.01 FIRST FLOOR PLANS
  - A2.02 SECOND FLOOR PLAN
  - A2.03 THIRD FLOOR PLAN
  - A2.04 FOURTH FLOOR PLAN
  - A2.05 ROOF PLAN
  - A6.01 COLORED BUILDING ELEVATIONS



DEVELOPER:  
**MADISON RIMROCK LODGING INVESTORS I, LLC.**  
**C/O NORTH CENTRAL GROUP**  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN 53562  
PHONE: (608) 662-3631  
EMAIL: AINMAN@NCGHOTELS.COM  
CONTACT: ANDY INMAN

STRUCTURAL ENGINEER:  
**STRATEGIC STRUCTURAL DESIGN, LLC.**  
725 HEARTLAND TRAIL SUITE 203  
MADISON, WI 53711  
PHONE: (608) 841-1850  
EMAIL: CWHITTINGHILL@STRATEGICSTRUCTURAL.COM  
CONTACT: CHAD WHITTINGHILL, P.E., S.E., LEED AP



ARCHITECT:  
**GBA ARCHITECTURE & DESIGN**  
7780 ELMWOOD AVENUE, SUITE 204  
MIDDLETON, WISCONSIN 53562  
PHONE: (608) 829-1750  
EMAIL: JWILCOX@GARYBRINK.COM  
CONTACT: JOSH WILCOX

CIVIL ENGINEER / LANDSCAPE ARCHITECT  
**VIERBICHER**  
999 FOURIER DRIVE, SUITE 201  
MADISON, WISCONSIN 53717  
PHONE: (608) 826-0532  
EMAIL: ABAR@VIERBICHER.COM  
CONTACT: ANDREW BARNEBEY



GENERAL CONTRACTOR  
**KRAEMER BROTHERS, LLC**  
925 PARK AVENUE  
PLAIN, WISCONSIN 53577  
PHONE: (608) 546-2411  
EMAIL: MSCHOONVELD@KRAEMERBROTHERS.COM  
CONTACT: MIKE SCHOONVELD

MECHANICAL / ELECTRICAL / PLUMBING  
**EXCEL ENGINEERING.**  
100 CAMELOT DRIVE  
FOND DU LAC, WISCONSIN 54935  
PHONE: (920) 926-9800  
EMAIL: RANDY.L@EXCELENGINEER.COM  
CONTACT: RANDY LIETZ



7780 ELMWOOD AVE. STE. 204  
MIDDLETON, WI 53562  
608-829-1750  
608-829-3056 (FAX)



PROJECT: **HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443  
CLIENT: **MADISON RIMROCK LODGING INVESTORS I, LLC**  
C/O NORTH CENTRAL GROUP  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: TEL/A/A  
DATE:  
SCALE: AS NOTED  
LAND USE SUBMITTAL 11/20/2017

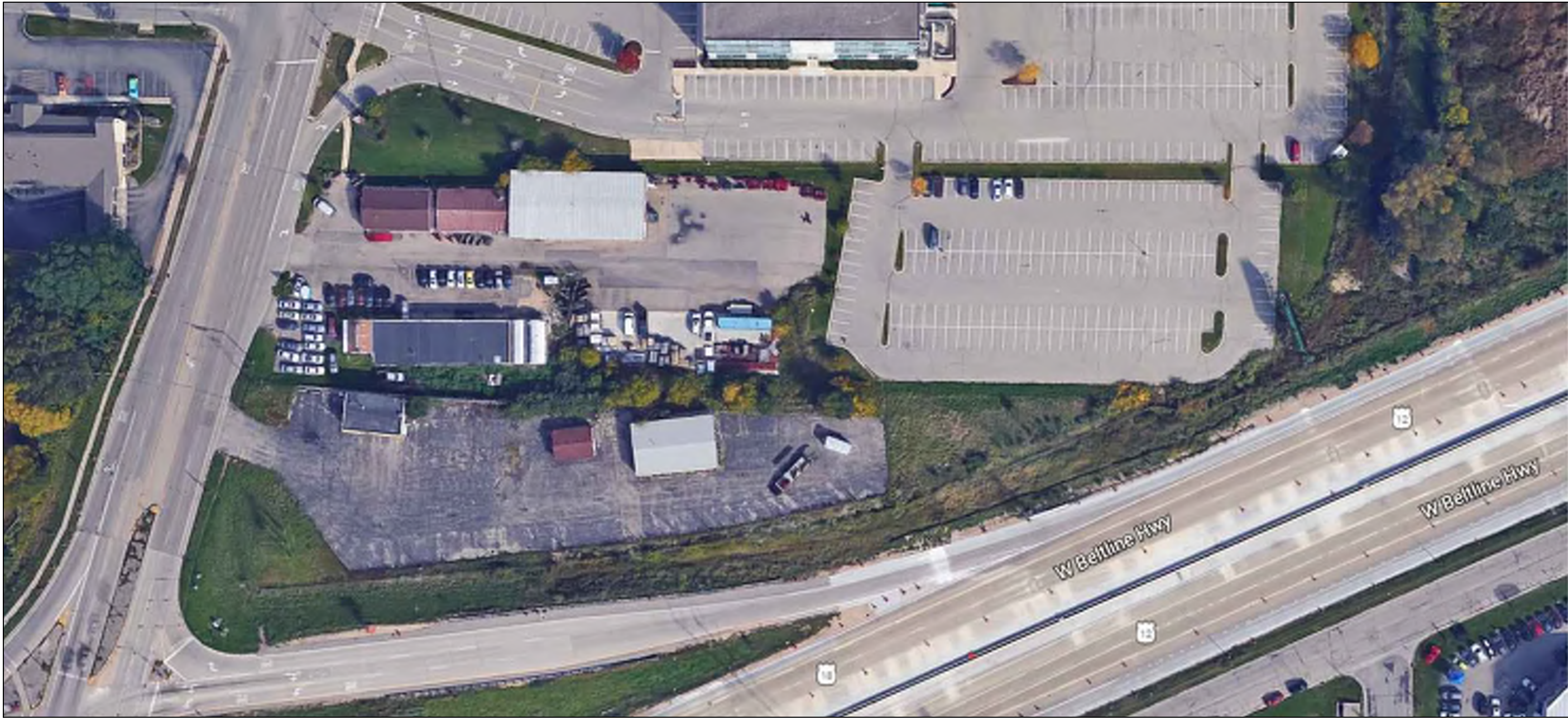




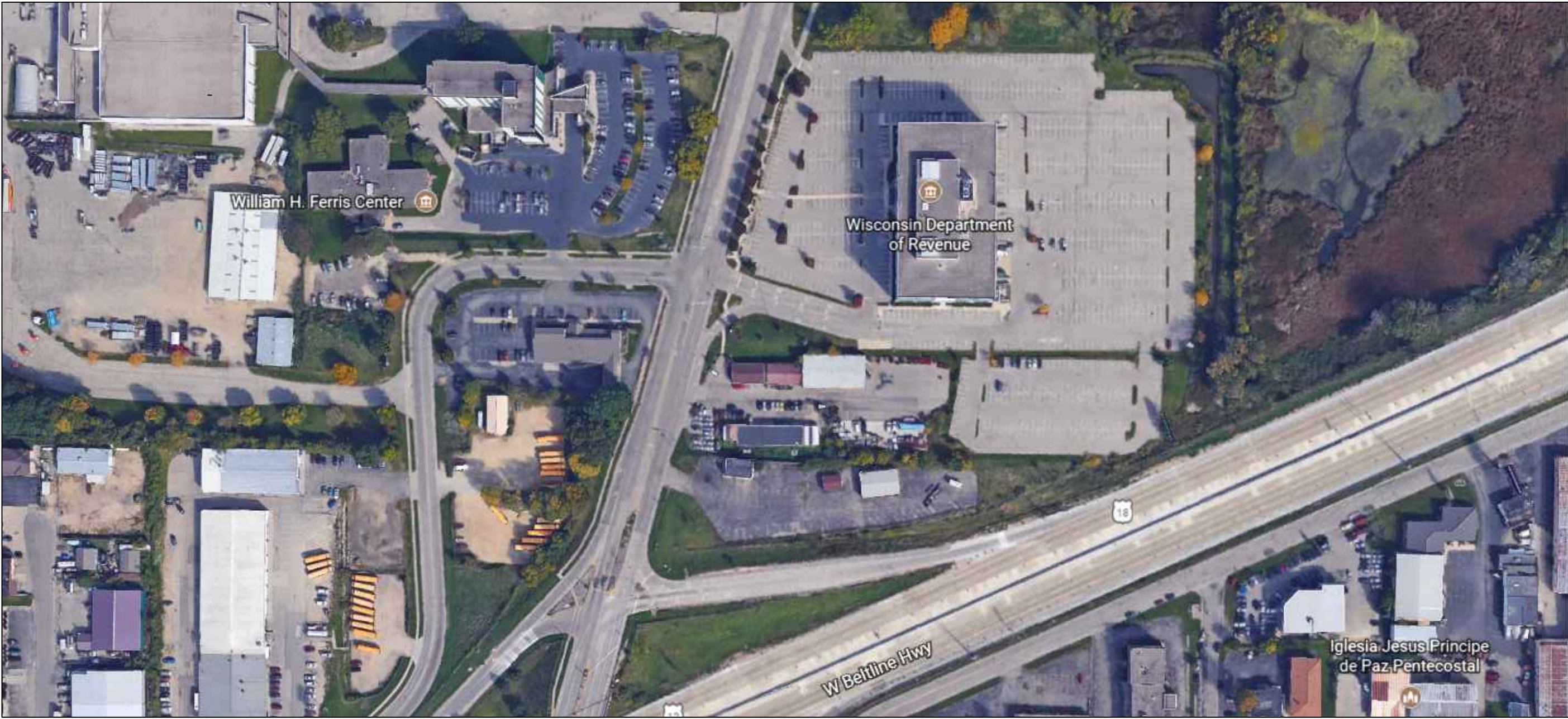
BIRD'S EYE LOOKING NORTHEAST



BIRD'S EYE LOOKING NORTHWEST



CLOSE AERIAL OF SITE



AERIAL OF CONTEXT





NORTHEAST CORNER LOOKING WEST



CENTER OF SITE ON NORTH SIDE LOOKING WEST



CENTER OF SITE LOOKING NORTHWEST



CENTER OF SITE LOOKING SOUTHWEST



CENTER OF SOUTH SIDE LOOKING WEST



NEAR SOUTHEAST CORNER OF SITE LOOKING EAST



CENTER OF SOUTH SIDE LOOKING NORTHEAST



SOUTHWEST CORNER LOOKING NORTHEAST



SOUTHWEST CORNER LOOKING NORTH



SOUTHWEST CORNER LOOKING NORTHEAST



CENTER OF WEST SIDE LOOKING SOUTHEAST



NEAR NORTHWEST CORNER LOOKING NORTHEAST



NEAR NORTHWEST CORNER LOOKING EAST



NORTHWEST CORNER LOOKING NORTH



NORTH OF NORTHWEST CORNER LOOKING SOUTH



NORTH OF NORTHWEST CORNER LOOKING EAST





NORTH OF CENTER OF NORTH SIDE LOOKING NORTHEAST



SOUTH SIDE OF SITE LOOKING EAST



NEAR CENTER OF SITE ON SOUTH SIDE LOOKING WEST



NEAR CENTER OF SITE ON SOUTH SIDE LOOKING NORTHEAST

GBA

architecture | design

7780 ELMWOOD AVE. STE. 204  
MIDDLETON, WI 53562  
608-829-1750  
608-829-3056 (FAX)

NCG

NORTH CENTRAL GROUP

HOME2

SUITES BY HILTON

PROJECT:  
**HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443

CLIENT:  
**MADISON RIMROCK LODGING INVESTORS 1, LLC**  
c/o NORTH CENTRAL GROUP  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: TEL/A/A  
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SCALE: AS NOTED

LAND USE SUBMITTAL 11/20/2017

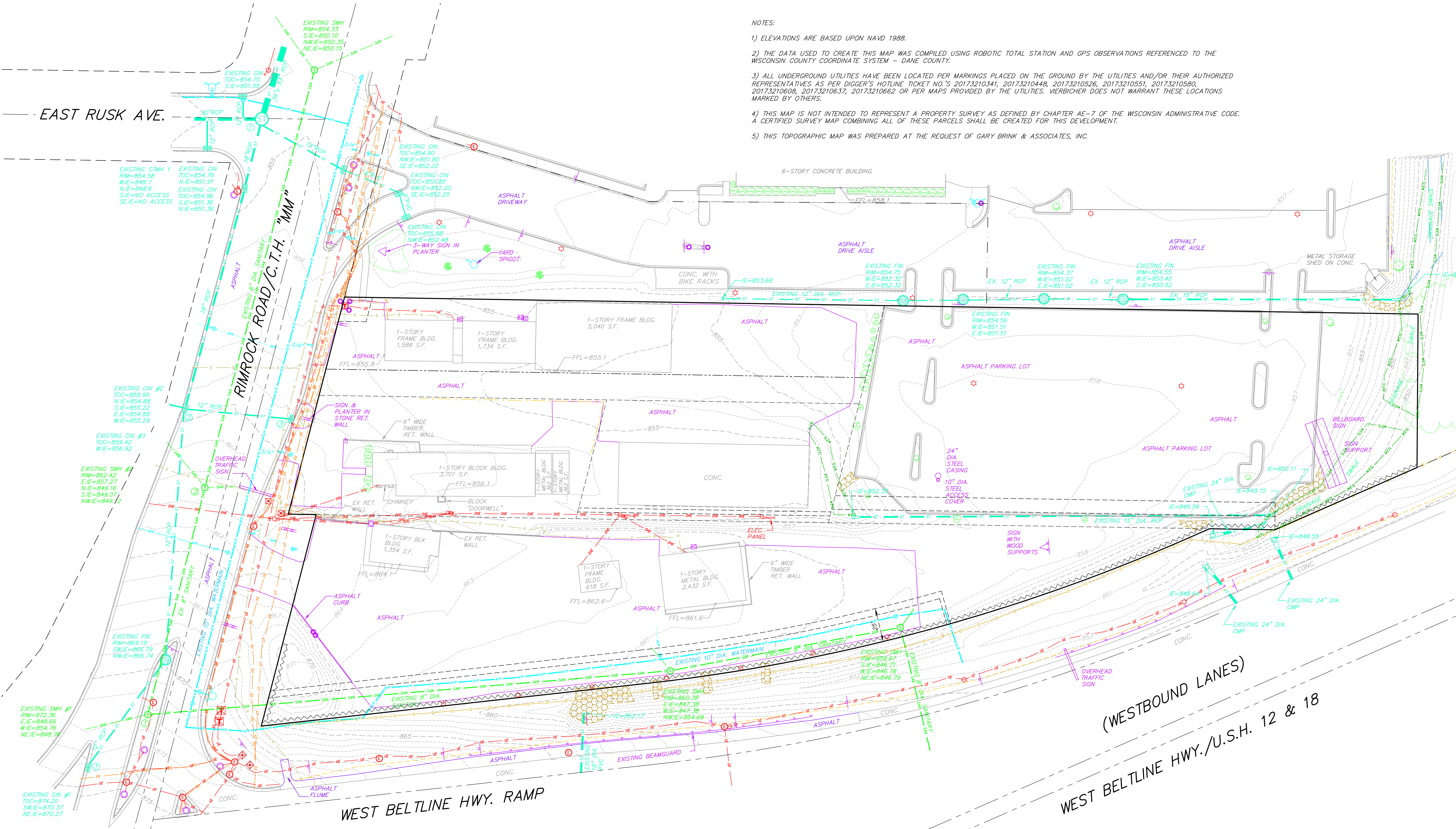


# TOPOGRAPHIC SYMBOL LEGEND

- EXISTING BOLLARD
- EXISTING FLAG POLE
- EXISTING MAILBOX
- EXISTING MONITORING WELL
- EXISTING POST
- EXISTING SIGN (TYPE NOTED)
- EXISTING PARKING METER
- EXISTING CURB INLET
- EXISTING ENDWALL
- EXISTING FIELD INLET RECTANGULAR
- EXISTING FIELD INLET
- EXISTING ROOF DRAIN CLEANOUT
- EXISTING ROOF DRAIN
- EXISTING STORM MANHOLE
- EXISTING STORM MANHOLE RECTANGULAR
- EXISTING SANITARY CLEANOUT
- EXISTING SANITARY MANHOLE
- EXISTING SEPTIC VENT
- EXISTING FIRE HYDRANT
- EXISTING FIRE DEPARTMENT CONNECTION
- EXISTING WATER MAIN VALVE
- EXISTING CURB STOP
- EXISTING WELL
- EXISTING WATER MANHOLE
- EXISTING GAS VALVE
- EXISTING GAS METER
- EXISTING AIR CONDITIONING PEDESTAL
- EXISTING DOWN GUY
- EXISTING ELECTRIC MANHOLE
- EXISTING ELECTRIC RECTANGULAR MANHOLE
- EXISTING ELECTRIC PEDESTAL
- EXISTING TRANSFORMER
- EXISTING ELECTRIC METER
- EXISTING GUY POLE
- EXISTING LIGHT POLE
- EXISTING GENERIC LIGHT
- EXISTING UTILITY POLE
- EXISTING TV MANHOLE
- EXISTING TV RECTANGULAR MANHOLE
- EXISTING TV PEDESTAL
- EXISTING TELEPHONE MANHOLE
- EXISTING TELEPHONE PEDESTAL
- EXISTING UNIDENTIFIED MANHOLE
- EXISTING UNIDENTIFIED UTILITY VAULT
- EXISTING HANDICAP PARKING
- EXISTING TRAFFIC SIGNAL
- EXISTING SHRUB
- EXISTING CONIFEROUS TREE
- EXISTING DECIDUOUS TREE
- EXISTING BORING

# TOPOGRAPHIC LINEWORK LEGEND

- EXISTING UNDERGROUND CABLE TV
- EXISTING OVERHEAD CABLE TV
- EXISTING FIBER OPTIC LINE
- EXISTING OVERHEAD TELEPHONE LINE
- EXISTING UNDERGROUND TELEPHONE
- EXISTING RETAINING WALL
- EXISTING CHAIN LINK FENCE
- EXISTING GENERAL FENCE
- EXISTING WIRE FENCE
- EXISTING WOOD FENCE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING GUY LINE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING OVERHEAD GENERAL UTILITIES
- EXISTING SANITARY FORCE MAIN (SIZE NOTED)
- EXISTING SANITARY SEWER LINE (SIZE NOTED)
- EXISTING STORM SEWER LINE (SIZE NOTED)
- EXISTING EDGE OF TREES
- EXISTING WATER MAIN (SIZE NOTED)
- EXISTING WETLAND DELINEATION
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR



# NOTES:

- ELEVATIONS ARE BASED UPON NAVD 1988.
- THE DATA USED TO CREATE THIS MAP WAS COMPILED USING ROBOTIC TOTAL STATION AND GPS OBSERVATIONS REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM - DANE COUNTY.
- ALL UNDERGROUND UTILITIES HAVE BEEN LOCATED PER MARKINGS PLACED ON THE GROUND BY THE UTILITIES AND/OR THEIR AUTHORIZED REPRESENTATIVES AS PER DIGGER'S HOTLINE TICKET NO.'S 20173210341, 20173210448, 20173210526, 20173210551, 20173210580, 20173210608, 20173210637, 20173210662 OR PER MAPS PROVIDED BY THE UTILITIES. VERBICHER DOES NOT WARRANT THESE LOCATIONS MARKED BY OTHERS.
- THIS MAP IS NOT INTENDED TO REPRESENT A PROPERTY SURVEY AS DEFINED BY CHAPTER AE-7 OF THE WISCONSIN ADMINISTRATIVE CODE. A CERTIFIED SURVEY MAP COMBINING ALL OF THESE PARCELS SHALL BE CREATED FOR THIS DEVELOPMENT.
- THIS TOPOGRAPHIC MAP WAS PREPARED AT THE REQUEST OF GARY BRINK & ASSOCIATES, INC.



verbi cher  
planners | engineers | advisors

Phone: (800) 241-3898

PROJECT: HOME 2 SUITES

RM ROCK ROAD  
MADISON, WISCONSIN

CLIENT: NORTH CENTRAL GROUP  
c/o XYZ  
160 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

EXISTING  
CONDITIONS  
PLAN

C100



EXISTING CONDITIONS PLAN

0' 15' 30' 60' 90'

1"=30'

NOT FOR CONSTRUCTION





vierbicher  
planners | engineers | advisors

Phone: (800) 241-3898

DEMOLITION/EROSION CONTROL NOTES:

1. ALL APPLICABLE EROSION CONTROL MEASURES SHALL BE INSTALLED BEFORE BEGINNING DEMOLITION.
2. CONTRACTOR SHALL KEEP ALL CITY STREETS FREE AND CLEAR OF CONSTRUCTION RELATED DIRT/DUST/DEBRIS.
3. COORDINATE EXISTING UTILITY REMOVAL/ABANDONMENT WITH LOCAL AUTHORITIES AND UTILITY COMPANIES HAVING JURISDICTION.
4. ALL SAWCUTTING SHALL BE FULL DEPTH TO PROVIDE A CLEAN EDGE TO MATCH NEW CONSTRUCTION. MATCH EXISTING ELEVATIONS AT POINTS OF CONNECTION FOR NEW AND EXISTING PAVEMENT, CURB, SIDEWALKS, ETC. ALL SAWCUT LOCATIONS SHOWN ARE APPROXIMATE AND MAY BE FIELD ADJUSTED TO ACCOMMODATE CONDITIONS, JOINTS, MATERIAL TYPE, ETC. REMOVE MINIMUM AMOUNT NECESSARY FOR INSTALLATION OF PROPOSED IMPROVEMENTS.
5. CONTRACTOR SHALL PROVIDE AND SHALL BE RESPONSIBLE FOR ANY NECESSARY TRAFFIC CONTROL SIGNAGE AND SAFETY MEASURES DURING DEMOLITION AND CONSTRUCTION OPERATIONS WITHIN OR NEAR THE PUBLIC ROADWAY.
6. COORDINATE TREE REMOVAL WITH LANDSCAPE ARCHITECT. ALL TREES TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY AND STUMPS SHALL BE GROUND TO 12" BELOW PROPOSED SUBGRADE.
7. IF APPLICABLE, PROVIDE TREE PROTECTION FENCING PRIOR TO CONSTRUCTION OPERATIONS. MAINTAIN THROUGHOUT CONSTRUCTION.
8. ALL LIGHT POLES TO BE REMOVED FROM PRIVATE PROPERTY SHALL BE REMOVED IN THEIR ENTIRETY, INCLUDING BASE AND ALL APPURTENANCES. COORDINATE ABANDONMENT OF ELECTRICAL LINES WITH ELECTRICAL ENGINEER AND OWNER PRIOR TO DEMOLITION.
9. CONTRACTOR SHALL CLOSE ALL ABANDONED DRIVEWAYS BY REPLACING THE CURB IN FRONT OF THE DRIVEWAYS AND RESTORING THE TERRACE WITH GRASS.
10. CONTRACTOR SHALL OBTAIN ANY NECESSARY DEMOLITION AND UTILITY PLUGGING PERMITS.
11. THE LOCATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THE PLANS HAS BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND IS GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE OWNER AND THE ENGINEER DO NOT ASSUME RESPONSIBILITY IN THE EVENT THAT DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED, AND THAT THE ACTUAL LOCATION OF THOSE WHICH ARE SHOWN MAY BE DIFFERENT FROM THE LOCATION AS SHOWN ON THE PLANS.
12. ANY DAMAGE TO THE CITY PAVEMENT, INCLUDING DAMAGE RESULTING FROM CURB REPLACEMENT, WILL REQUIRE RESTORATION IN ACCORDANCE WITH THE CITY ENGINEERING PATCHING CRITERIA.

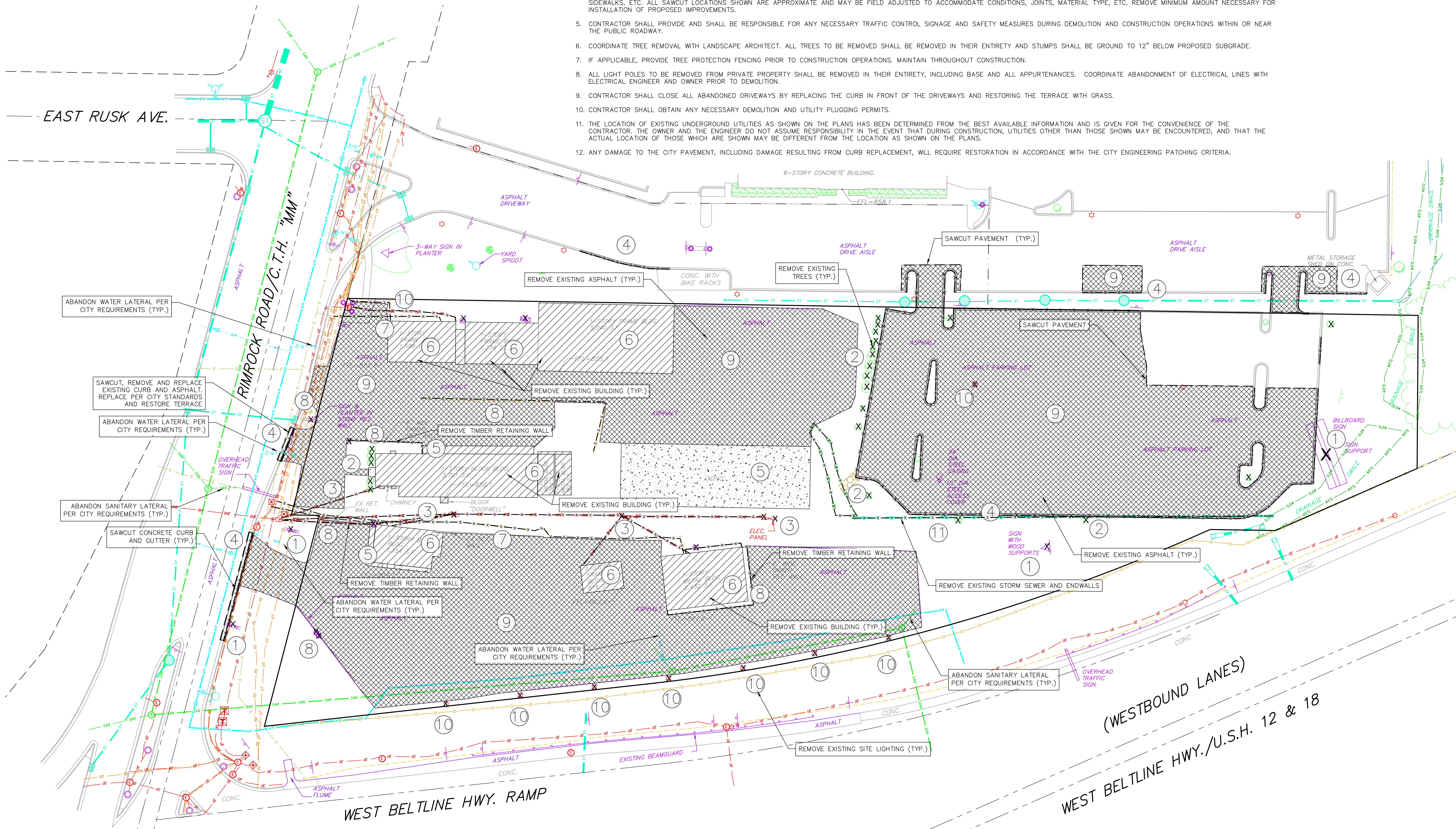
DEMOLITION PLAN LEGEND

- CURB AND GUTTER REMOVAL
- ASPHALT REMOVAL
- CONCRETE REMOVAL
- BUILDING REMOVAL
- TREE REMOVAL
- SAWCUT
- UTILITY STRUCTURE REMOVAL
- UTILITY LINE REMOVAL

**DIGGERS HOTLINE**  
Dial 811 or (800) 242-8511  
www.DiggersHotline.com

DEMOLITION KEY:

1. REMOVE EXISTING SIGNS AND BASES.
2. CLEAR AND GRUB EXISTING TREE/BRUSH. FILL WETLAND. CONFIRM WETLAND FILL PERMIT IS APPROVED BEFORE BEGINNING WORK.
3. COORDINATE THE REMOVAL/BURY OF THE EXISTING OVERHEAD POWER AND UTILITY LINES/POLES AND ELECTRIC PANEL WITH MG&E, AT&T AND CHARTER COMMUNICATIONS.
4. REMOVE EXISTING CURB & GUTTER. REPLACE IF SHOWN (SEE DEMOLITION LEGEND).
5. REMOVE EXISTING CONCRETE SIDEWALK/PAD (SEE DEMOLITION LEGEND).
6. REMOVE EXISTING BUILDINGS AND ALL THEIR APPURTENANCES INCLUDING BUT NOT LIMITED TO BUILDINGS, SLABS, PORCHES, DECKS AND LANDSCAPING (SEE DEMOLITION LEGEND).
7. ABANDON EXISTING GAS LINE/METER. COORDINATE WITH LOCAL GAS UTILITY COMPANY.
8. REMOVE EXISTING PLANTER, FENCE, GUARD RAIL, RETAINING WALLS AND BOLLARDS.
9. REMOVE EXISTING PAVEMENT (SEE DEMOLITION LEGEND.)
10. REMOVE EXISTING SITE LIGHTING, CONCRETE BASES AND UNDERGROUND LINES. COORDINATE REMOVAL WITH MG&E, AT&T AND CHARTER COMMUNICATIONS
11. REMOVE EXISTING STORM SEWER AND ENDWALLS.



DEMOLITION PLAN

1"=30'

0' 15' 30' 60' 90'

NOT FOR CONSTRUCTION

PROJECT: HOME 2 SUITES  
RM ROCK ROAD  
MADISON, WISCONSIN  
CLIENT: NORTH CENTRAL GROUP  
c/o XYZ  
160 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

DEMOLITION  
PLAN

C101



SITE PLAN LEGEND

- PROPERTY BOUNDARY  
CURB AND GUTTER (REVERSE CURB HATCHED)  
PROPOSED CHAIN LINK FENCE  
PROPOSED WOOD FENCE  
PROPOSED CONCRETE  
PROPOSED LIGHT-DUTY ASPHALT  
PROPOSED HEAVY-DUTY ASPHALT  
PROPOSED SIGN  
PROPOSED LIGHT POLE  
PROPOSED BOLLARD  
PROPOSED ADA DETECTABLE WARNING FIELD  
PROPOSED HANDICAP PARKING
- ABBREVIATIONS  
TC - TOP OF CURB  
FF - FINISHED FLOOR  
FL - FLOW LINE  
SW - TOP OF WALK  
TW - TOP OF WALL  
BW - BOTTOM OF WALL

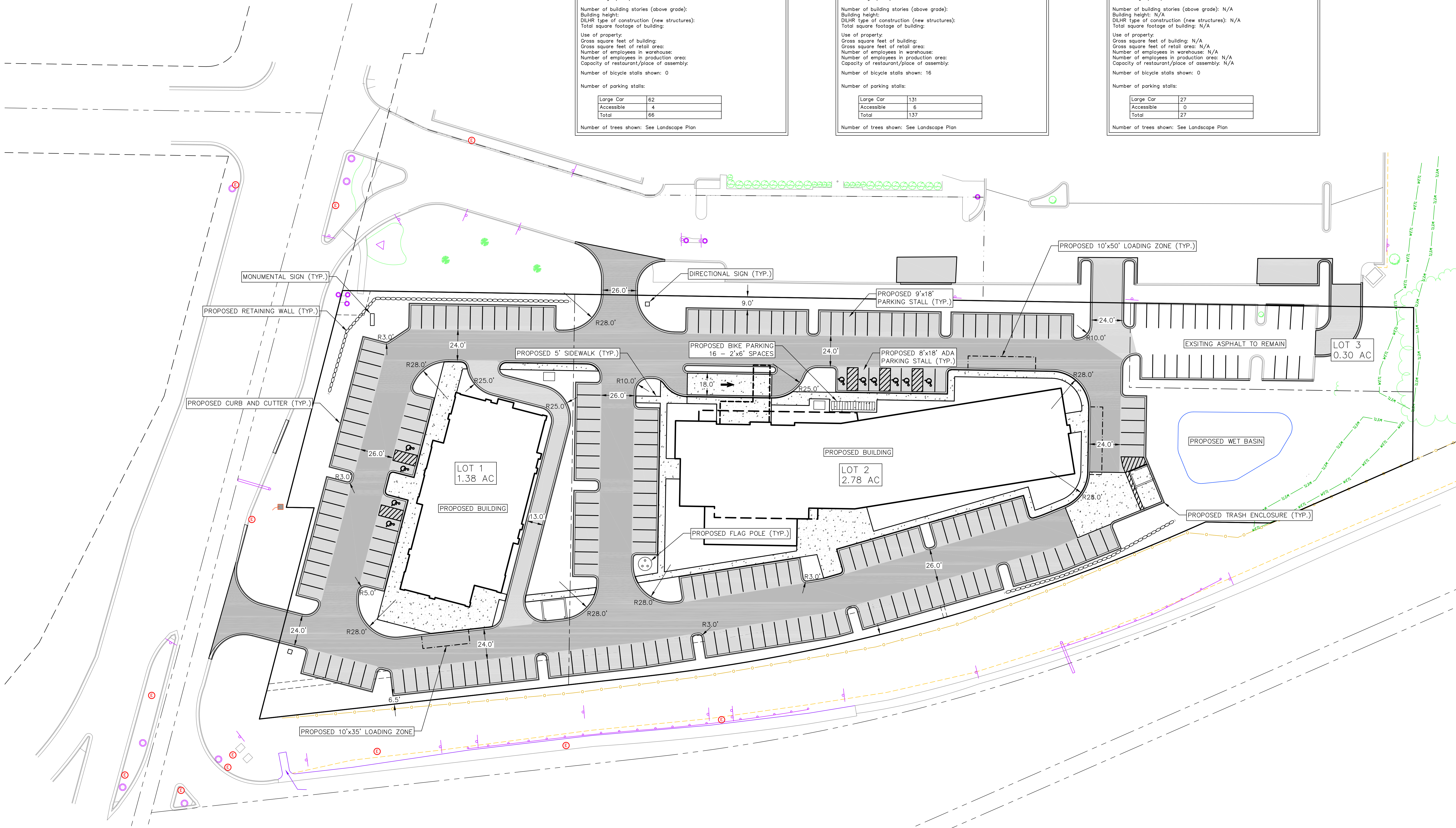
GENERAL NOTES:

- THE CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED DURING CONSTRUCTION TO PUBLIC PROPERTY, PRIVATE PROPERTY OR UTILITIES.
- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR REVIEW BY THE ENGINEER, PRIOR TO PLACING AN ORDER OF ANY SUCH ITEM.
- RIGHT OF WAY (ROW) AND PROPERTY LINES ARE APPROXIMATE. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXISTING PROPERTY CORNER MONUMENTATION. ANY MONUMENTS DISTURBED BY CONTRACTOR SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- DIMENSIONS RELATING TO CURB ARE TO FACE OF CURB.
- CROSS-SLOPE OF SIDEWALKS SHALL BE 2% UNLESS OTHERWISE NOTED.
- LONGITUDINAL GRADE OF SIDEWALK RAMPS SHALL NOT EXCEED 8.33% (1:12) AND SHALL BE IN ACCORDANCE WITH ADA REQUIREMENTS.
- LONGITUDINAL GRADE OF SIDEWALK SHALL NOT EXCEED 5.0% OR THE ADJACENT STREET GRADE, WHICHEVER IS GREATER.
- ACCESSIBLE ROUTES SHALL BE 5% MAX LONGITUDINAL SLOPE AND 2% MAX CROSS SLOPE. ACCESSIBLE LOADING AREAS OR LANDINGS SHALL BE 2% MAX SLOPE IN ANY DIRECTION. RAMPS SHALL BE 8.33% MAX SLOPE.

Parking Lot Plan Site Information Block- Lot 1	
Site Address:	
Site acreage (total):	1.38 ACRES
Number of building stories (above grade):	
Building height:	
DILHR type of construction (new structures):	
Total square footage of building:	
Use of property:	
Gross square feet of building:	
Gross square feet of retail area:	
Number of employees in warehouse:	
Number of employees in production area:	
Capacity of restaurant/place of assembly:	
Number of bicycle stalls shown:	0
Number of parking stalls:	
Large Car	62
Accessible	4
Total	66
Number of trees shown:	See Landscape Plan

Parking Lot Plan Site Information Block- Lot 2	
Site Address:	
Site acreage (total):	2.78 ACRES
Number of building stories (above grade):	
Building height:	
DILHR type of construction (new structures):	
Total square footage of building:	
Use of property:	
Gross square feet of building:	
Gross square feet of retail area:	
Number of employees in warehouse:	
Number of employees in production area:	
Capacity of restaurant/place of assembly:	
Number of bicycle stalls shown:	16
Number of parking stalls:	
Large Car	131
Accessible	6
Total	137
Number of trees shown:	See Landscape Plan

Parking Lot Plan Site Information Block- Lot 3	
Site Address:	
Site acreage (total):	0.30 ACRES
Number of building stories (above grade):	N/A
Building height:	N/A
DILHR type of construction (new structures):	N/A
Total square footage of building:	N/A
Use of property:	
Gross square feet of building:	N/A
Gross square feet of retail area:	N/A
Number of employees in warehouse:	N/A
Number of employees in production area:	N/A
Capacity of restaurant/place of assembly:	N/A
Number of bicycle stalls shown:	0
Number of parking stalls:	
Large Car	27
Accessible	0
Total	27
Number of trees shown:	See Landscape Plan



SITE PLAN  
1"=30'

0' 15' 30' 60' 90'

NOT FOR CONSTRUCTION

G B A  
architecture | design

7780 ELMWOOD AVE., STE. 204  
MIDDLETON, WI 53562  
608-829-1750  
608-829-3056 (FAX)



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planners | engineers | advisors

Phone: (800) 261-5893

PROJECT: HOME 2 SUITES

RIMROCK ROAD  
MADISON, WISCONSIN

CLIENT: NORTH CENTRAL GROUP

c/o XYZ  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

SITE  
PLAN

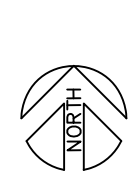
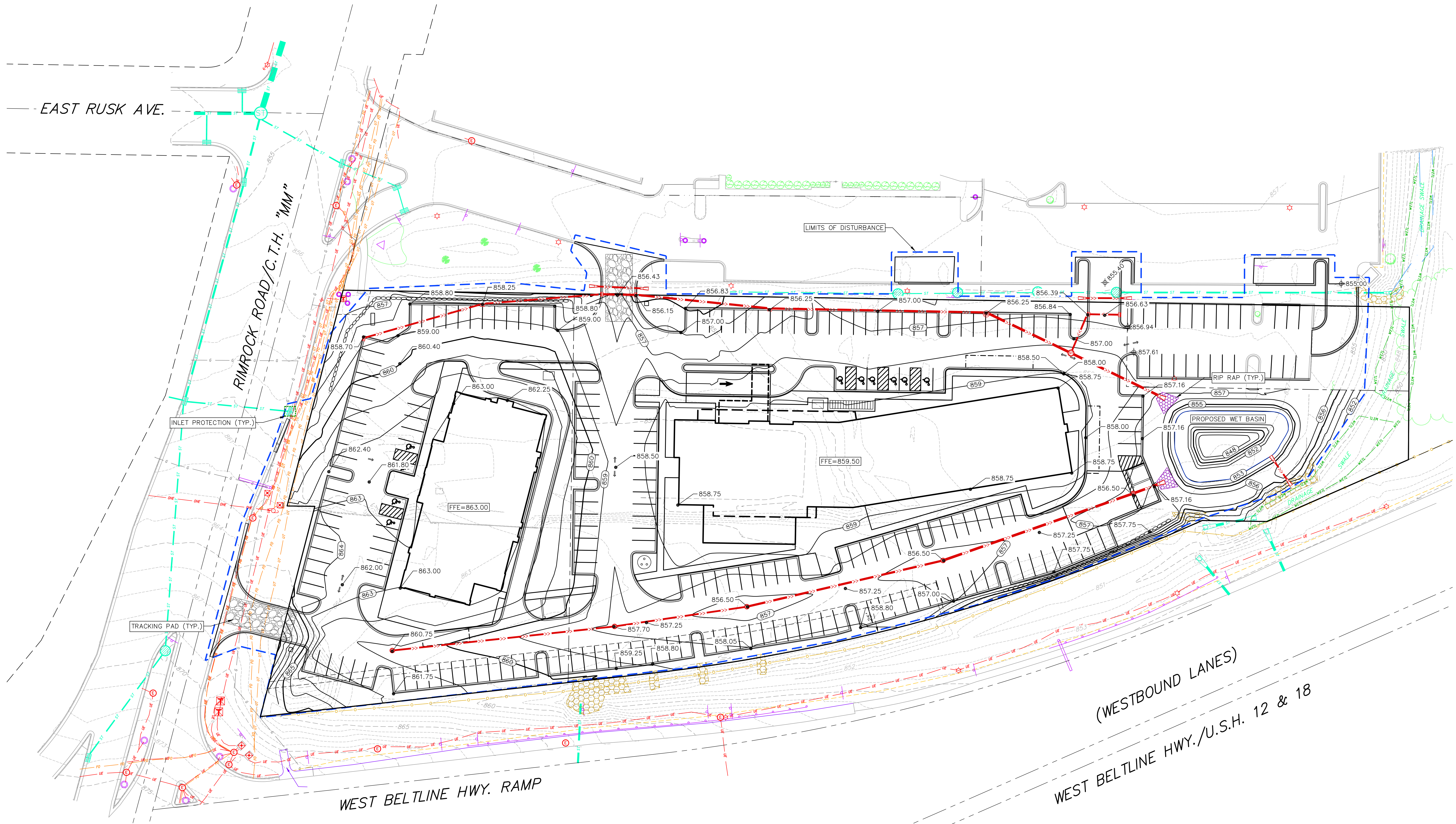
C102



- GRADING LEGEND
- 820 --- EXISTING MAJOR CONTOURS
  - 818 --- EXISTING MINOR CONTOURS
  - (820) --- PROPOSED MAJOR CONTOURS
  - (818) --- PROPOSED MINOR CONTOURS
  - DITCH CENTERLINE
  - SILT FENCE
  - DISTURBED LIMITS
  - BERM
  - DRAINAGE DIRECTION
  - 2.92% PROPOSED SLOPE ARROWS
  - 1048.61 EXISTING SPOT ELEVATIONS
  - 1048.61 PROPOSED SPOT ELEVATIONS
  - STONE WEEPER
  - VELOCITY CHECK
  - INLET PROTECTION
  - EROSION MAT CLASS
  - EROSION MAT CLASS
  - TRACKING PAD
  - RIP RAP

GRADING NOTES:

1. CONTOURS ARE SHOWN FOR PURPOSES OF INDICATING ROUGH GRADING. FINAL GRADE SHALL BE ESTABLISHED ON PAVED SURFACES BY USING SPOT GRADES ONLY.
2. SEE DETAIL SHEETS FOR EROSION CONTROL NOTES AND CONSTRUCTION SEQUENCE.



GRADING AND  
EROSION CONTROL PLAN

0' 15' 30' 60' 90'

1"=30'

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MADISON, WISCONSIN

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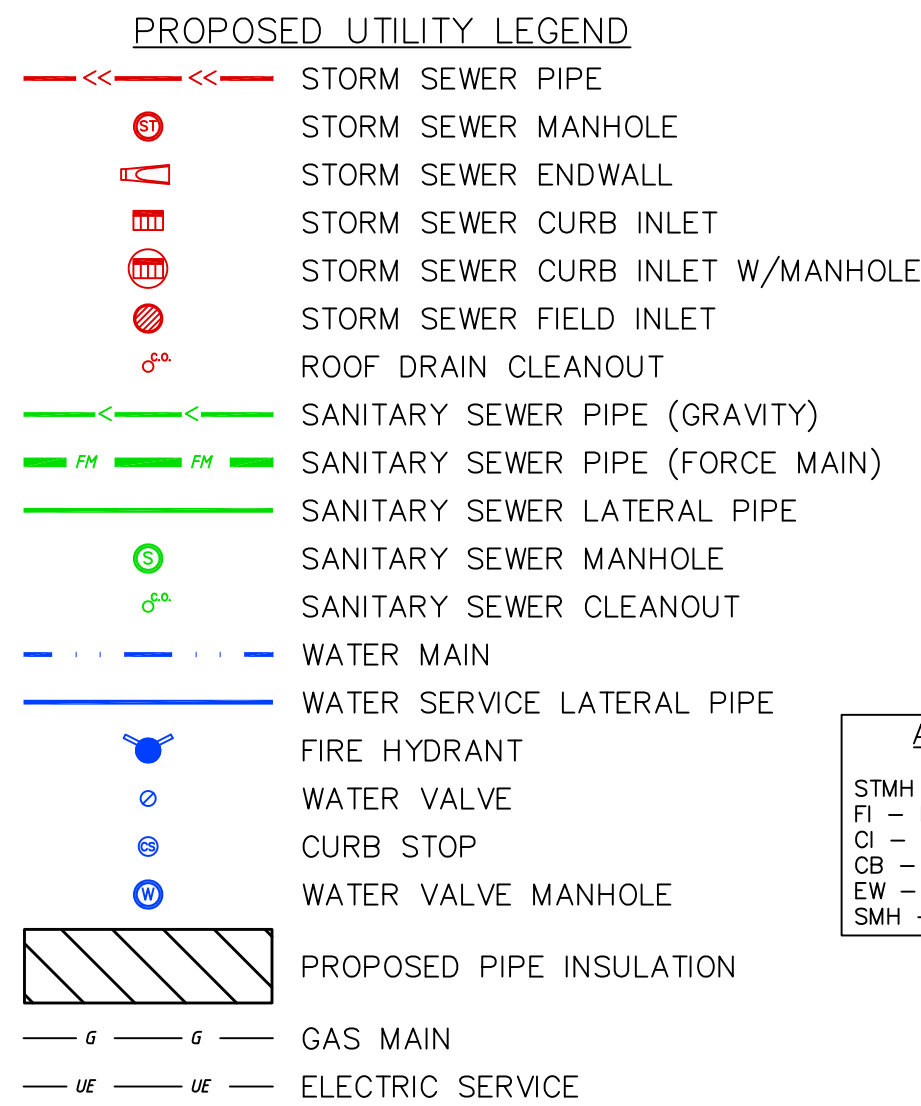
DATE: 11/20/17

SCALE: AS NOTED

GRADING AND  
EROSION CONTROL  
PLAN

C103





ABBREVIATIONS	
STMH	STORM MANHOLE
F1	FIELD INLET
O	CURB INLET
CB	CATCH BASIN
EW	ENDWALL
SMH	SANITARY MANHOLE

**UTILITY NOTES:**

- SANITARY & STORM SEWER LENGTHS SHOWN ARE FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE. STORM SEWER END SECTIONS ARE INCLUDED IN THE LENGTH AND SLOPE OF THE PIPE.
- CONTRACTOR SHALL INVESTIGATE ALL UTILITY CROSSINGS PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER OF ANY CONFLICTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL UTILITY STRUCTURES (MANHOLE RIMS, WATER VALVES, AND CURB STOPS), IF NECESSARY.
- CONTRACTOR SHALL OBTAIN ANY NECESSARY WORK IN RIGHT-OF-WAY, EXCAVATION, UTILITY CONNECTION, PLUGGING, ABANDONMENT, AND DRIVEWAY CONNECTION PERMITS PRIOR TO CONSTRUCTION.
- FOR ALL SEWER AND WATER MAIN CROSSINGS: PROVIDE MINIMUM 18" SEPARATION WHEN WATER MAIN CROSSES BELOW SEWER AND MINIMUM 6" SEPARATION WHEN WATER MAIN CROSSES ABOVE SEWER.
- IF DEWATERING OPERATIONS EXCEED 70 GALLONS PER MINUTE OF PUMPING CAPACITY, A DEWATERING WELL PERMIT SHALL BE OBTAINED FROM THE DNR PRIOR TO STARTING ANY DEWATERING ACTIVITIES.
- A COPY OF THE APPROVED UTILITY PLANS, SPECIFICATIONS AND PLUMBING PERMIT APPROVAL LETTER SHALL BE ON-SITE DURING CONSTRUCTION AND OPEN TO INSPECTION BY AUTHORIZED REPRESENTATIVES OF THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES AND OTHER LOCAL INSPECTORS.
- STORM BUILDING SEWER PIPE SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-6 OF SPS 384.30(3)(c).
- PRIVATE WATER SERVICES AND PRIVATE WATER MAINS SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-7 OF SPS 384.30(4)(d).
- PRIVATE SANITARY SEWER AND LATERALS SHALL BE POLYVINYL CHLORIDE (PVC) ASTM D3034 - SDR 35 OR APPROVED EQUAL MATERIAL THAT CONFORMS TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-3 OF SPS 384.30(2)(c).
- A MEANS TO LOCATE BURIED UNDERGROUND EXTERIOR NON METALLIC SEWERS/MAINS AND WATER SERVICES/MAINS MUST BE PROVIDED WITH TRACER WIRE OR OTHER METHODS IN ORDER TO BE LOCATED PER SPS 382.10(11)(h) AND SPS 382.40(8)(k).
- EXTERIOR WATER SUPPLY PIPING SETBACKS AND CROSSINGS SHALL BE IN ACCORDANCE WITH SPS 382.40(8)(b).
- NO PERSON MAY ENGAGE IN PLUMBING WORK IN THE STATE UNLESS LICENSED TO DO SO BY THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES PER S.145.06.
- SITE CONTRACTOR SHALL LEAVE SANITARY AND WATER LATERALS FIVE (5) FEET SHORT (HORIZONTALLY) FROM THE BUILDING. BUILDING PLUMBER SHALL VERIFY SIZE, LOCATION, AND INVERT ELEVATION OF PROPOSED SANITARY AND WATER LATERALS.
- CONTRACTOR SHALL FIELD VERIFY THE SIZE, TYPE, LOCATION, AND ELEVATION OF EXISTING UTILITIES PRIOR TO INSTALLING ANY ON-SITE UTILITIES OR STRUCTURES. CONTACT ENGINEER PRIOR TO INSTALLATION IF DISCREPANCY EXISTS WITHIN THESE PLANS.
- PROPOSED UTILITY SERVICE LINES SHOWN ARE APPROXIMATE. COORDINATE THE EXACT LOCATIONS WITH THE PLUMBING DRAWINGS. COORDINATE THE LOCATIONS WITH THE PLUMBING CONTRACTOR AND/OR OWNER'S CONSTRUCTION REPRESENTATIVE PRIOR TO INSTALLATION OF ANY NEW UTILITIES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE RELOCATION OF ANY UTILITIES ENCOUNTERED AND REPLACEMENT OF ANY UTILITIES DAMAGED WITHIN INFLUENCE ZONE OF NEW CONSTRUCTION. CONTACT ENGINEER IF THE EXISTING UTILITIES VARY APPRECIABLY FROM THE PLANS.
- ALL WATER MAIN AND SERVICES SHALL BE INSTALLED AT A MINIMUM DEPTH OF 6.5' FROM TOP OF FINISHED GROUND ELEVATION TO TOP OF MAIN.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THAT THE EXISTING VALVES WILL HOLD THE PRESSURE TEST PRIOR TO CONNECTION. THE CITY IS NOT RESPONSIBLE FOR ANY COSTS INCURRED DUE TO THE CONTRACTOR NOT VERIFYING THAT THE EXISTING VALVE WILL HOLD THE PRESSURE TEST PRIOR TO CONNECTION. IF A NEW VALVE IS REQUIRED, THE APPLICANT WILL BE REQUIRED TO INSTALL ONE AT THEIR EXPENSE, AT THE POINT OF CONNECTION.
- CLEAN OUT ALL EXISTING AND PROPOSED STORM INLETS AND CATCH BASINS AT THE COMPLETION OF CONSTRUCTION.

EAST RUSK AVE.

RIMROCK ROAD/C.T.H. "MM"

EXISTING 10" DIA WATERMAIN

WEST BELTLINE HWY. RAMP

(WESTBOUND LANES)

WEST BELTLINE HWY./U.S.H. 12 & 18



UTILITY PLAN

1"=30'

0' 15' 30' 60' 90'

NOT FOR CONSTRUCTION

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

UTILITY  
PLAN

C104



EROSION CONTROL MEASURES

1. EROSION CONTROL SHALL BE IN ACCORDANCE WITH THE CITY OF MADISON EROSION CONTROL ORDINANCE AND CHAPTER NR 216 OF THE WISCONSIN ADMINISTRATIVE CODE.
2. CONSTRUCT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES IN ACCORDANCE WITH WISCONSIN DNR TECHNICAL STANDARDS (<http://dnr.wi.gov/runoff/stormwater/techstds.htm>) AND WISCONSIN CONSTRUCTION SITE BEST MANAGEMENT PRACTICE HANDBOOK.
3. INSTALL SEDIMENT CONTROL PRACTICES (TRACKING PAD, PERIMETER SILT FENCE, SEDIMENT BASINS, ETC.) PRIOR TO INITIATING OTHER LAND DISTURBING CONSTRUCTION ACTIVITIES.
4. THE CONTRACTOR IS REQUIRED TO MAKE EROSION CONTROL INSPECTIONS AT THE END OF EACH WEEK AND WHEN 0.5 INCHES OF RAIN FALLS WITHIN 24 HOURS. INSPECTION REPORTS SHALL BE PREPARED AND FILED AS REQUIRED BY THE DNR AND/OR CITY. ALL MAINTENANCE WILL FOLLOW AN INSPECTION WITHIN 24 HOURS.
5. EROSION CONTROL IS THE RESPONSIBILITY OF THE CONTRACTOR UNTIL ACCEPTANCE OF THIS PROJECT. EROSION CONTROL MEASURES AS SHOWN SHALL BE THE MINIMUM PRECAUTIONS THAT WILL BE ALLOWED. ADDITIONAL EROSION CONTROL MEASURES, AS REQUESTED IN WRITING BY THE STATE OR LOCAL INSPECTORS, OR THE DEVELOPER'S ENGINEER, SHALL BE INSTALLED WITHIN 24 HOURS.
6. A 3" CLEAR STONE TRACKING PAD SHALL BE INSTALLED AT THE END OF ROAD CONSTRUCTION LIMITS TO PREVENT SEDIMENT FROM BEING TRACKED ONTO THE ADJACENT PAVED PUBLIC ROADWAY. SEDIMENT TRACKING PAD SHALL CONFORM TO WisDNR TECHNICAL STANDARD 1057. SEDIMENT REACHING THE PUBLIC ROAD SHALL BE REMOVED BY STREET CLEANING (NOT HYDRAULIC FLUSHING) BEFORE THE END OF EACH WORK DAY.
7. CHANNELIZED RUNOFF: FROM ADJACENT AREAS PASSING THROUGH THE SITE SHALL BE DIVERTED AROUND DISTURBED AREAS.
8. STABILIZED DISTURBED GROUND: ANY SOIL OR DIRT PILES WHICH WILL REMAIN IN EXISTENCE FOR MORE THAN 7-CONSECUTIVE DAYS, WHETHER TO BE WORKED DURING THAT PERIOD OR NOT, SHALL NOT BE LOCATED WITHIN 25-FEET OF ANY ROADWAY, PARKING LOT, PAVED AREA, OR DRAINAGE STRUCTURE OR CHANNEL (UNLESS INTENDED TO BE USED AS PART OF THE EROSION CONTROL MEASURES). TEMPORARY STABILIZATION AND CONTROL MEASURES (SEEDING, MULCHING, TARPING, EROSION MATTING, BARRIER FENCING, ETC.) ARE REQUIRED FOR THE PROTECTION OF DISTURBED AREAS AND SOIL PILES, WHICH WILL REMAIN UN-WORKED FOR A PERIOD OF MORE THAN 14-CONSECUTIVE CALENDAR DAYS. THESE MEASURES SHALL REMAIN IN PLACE UNTIL SITE HAS STABILIZED.
9. SITE DE-WATERING: WATER PUMPED FROM THE SITE SHALL BE TREATED BY TEMPORARY SEDIMENTATION BASINS OR OTHER APPROPRIATE CONTROL MEASURES. SEDIMENTATION BASINS SHALL HAVE A DEPTH OF AT LEAST 3 FEET, BE SURROUNDED BY SNOWFENCE OR EQUIVALENT BARRIER AND HAVE SUFFICIENT SURFACE AREA TO PROVIDE A SURFACE SETTLING RATE OF NO MORE THAN 750 GALLONS PER SQUARE FOOT PER DAY AT THE HIGHEST DEWATERING PUMPING RATE. WATER MAY NOT BE DISCHARGED IN A MANNER THAT CAUSES EROSION OF THE SITE, A NEIGHBORING SITE, OR THE BED OR BANKS OF THE RECEIVING WATER. POLYMERS MAY BE USED AS DIRECTED BY DNR TECHNICAL STANDARD 1061 (DE-WATERING).
10. WASHED STONE WEEPERS OR TEMPORARY EARTH BERMS SHALL BE BUILT PER PLAN BY CONTRACTOR TO TRAP SEDIMENT OR SLOW THE VELOCITY OF STORM WATER.
11. SEE DETAIL SHEETS FOR RIP-RAP SIZING. IN NO CASE WILL RIP-RAP BE SMALLER THAN 3" TO 6".
12. INLET FILTERS ARE TO BE PLACED IN STORMWATER INLET STRUCTURES AS SOON AS THEY ARE INSTALLED. ALL PROJECT AREA STORM INLETS NEED WISCONSIN D.O.T. TYPE D INLET PROTECTION. THE FILTERS SHALL BE MAINTAINED UNTIL THE CITY HAS ACCEPTED THE BINDER COURSE OF ASPHALT.
13. USE DETENTION BASINS AS SEDIMENT BASINS DURING CONSTRUCTION (DO NOT USE INFILTRATION AREAS). AT THE END OF CONSTRUCTION, REMOVE SEDIMENT AND RESTORE PER PLAN.
14. RESTORATION (SEED, FERTILIZE AND MULCH) SHALL BE PER SPECIFICATIONS ON THIS SHEET (NOTE: ADD SEEDING RATE STANDARD OF DETAIL BLOCK TO PLAN) UNLESS SPECIAL RESTORATION IS CALLED FOR ON THE LANDSCAPE PLAN OR THE DETENTION BASIN DETAIL SHEET.
15. TERRACES SHALL BE RESTORED WITH 6" TOPSOIL, PERMANENT SEED, FERTILIZER AND MULCH. LOTS SHALL BE RESTORED WITH 6" TOPSOIL, TEMPORARY SEED, FERTILIZER AND MULCH.
16. AFTER DETENTION BASIN GRADING IS COMPLETE, THE BOTTOM OF DRY BASINS SHALL RECEIVE 6" TOPSOIL AND SHALL BE CHISEL-PLOWED TO A MINIMUM DEPTH OF 12" PRIOR TO RESTORATION.
17. SEED, FERTILIZER AND MULCH SHALL BE APPLIED WITHIN 7 DAYS AFTER FINAL GRADE HAS BEEN ESTABLISHED. IF DISTURBED AREAS WILL NOT BE RESTORED IMMEDIATELY AFTER ROUGH GRADING, TEMPORARY SEED SHALL BE PLACED.
18. FOR THE FIRST SIX WEEKS AFTER RESTORATION (E.G. SEED & MULCH, EROSION MAT, SOD) OF A DISTURBED AREA, INCLUDE SUMMER WATERING PROVISIONS OF ALL NEWLY SEEDED AND MULCHED AREAS WHENEVER 7 DAYS ELAPSE WITHOUT A RAIN EVENT.
19. EROSION MAT (CLASS I, TYPE A URBAN PER WISCONSIN D.O.T. P.A.L.) SHALL BE INSTALLED ON ALL SLOPES 3:1 OR GREATER BUT LESS THAN 1:1.
20. EROSION MAT (CLASS I, TYPE B URBAN PER WISCONSIN D.O.T. P.A.L.) SHALL BE INSTALLED ON THE BOTTOM (INVERT) OF ROADSIDE DITCHES/SWALES AS SHOWN ON THIS PLAN, 1 ROLL WIDTH.
21. SOIL STABILIZERS SHALL BE APPLIED TO DISTURBED AREAS WITH SLOPES BETWEEN 10% AND 3:1 (DO NOT USE IN CHANNELS). SOIL STABILIZERS SHALL BE TYPE B, PER WISCONSIN D.O.T. P.A.L. (PRODUCT ACCEPTABILITY LIST), OR EQUAL. APPLY AT RATES AND METHODS SPECIFIED PER MANUFACTURER. SOIL STABILIZERS SHALL BE RE-APPLIED WHENEVER VEHICLES OR OTHER EQUIPMENT TRACK ON THE AREA.
22. SILT FENCE OR EROSION MAT SHALL BE INSTALLED ALONG THE CONTOURS AT 100 FOOT INTERVALS DOWN THE SLOPE ON THE DISTURBED SLOPES STEEPER THAN 5% AND MORE THAN 100 FEET LONG THAT SHEET FLOW TO THE ROADWAY UNLESS SOIL STABILIZERS ARE USED.
23. INSTALL MINIMUM 6'-7' WIDE EROSION MAT ALONG THE BACK OF CURB AFTER TOPSOIL HAS BEEN PLACED IN THE TERRACE IF THIS AREA WILL NOT BE SEEDED AND MULCHED WITHIN 48 HOURS OF PLACING TOPSOIL.
24. SILT FENCE TO BE USED ACROSS AREAS OF THE LOT THAT SLOPE TOWARDS A PUBLIC STREET OR WATERWAY. SEE DETAILS.
25. SEDIMENT SHALL BE CLEANED FROM CURB AND GUTTER AFTER EACH RAINFALL AND PRIOR TO PROJECT ACCEPTANCE.
26. ACCUMULATED CONSTRUCTION SEDIMENT SHALL BE REMOVED FROM ALL PERMANENT BASINS TO THE ELEVATION SHOWN ON THE GRADING PLAN FOLLOWING THE STABILIZATION OF DRAINAGE AREAS.
27. ALL CONSTRUCTION ENTRANCES SHALL HAVE TEMPORARY ROAD CLOSED SIGNS THAT WILL BE IN PLACE WHEN THE ENTRANCE IS NOT IN USE AND AT THE END OF EACH DAY.
28. ANY PROPOSED CHANGES TO THE EROSION CONTROL PLAN MUST BE SUBMITTED AND APPROVED BY DANE COUNTY LAND CONSERVATION OR PERMITTING MUNICIPALITY.
29. THE CITY, OWNER AND/OR ENGINEER MAY REQUIRE ADDITIONAL EROSION CONTROL MEASURES AT ANY TIME DURING CONSTRUCTION.

CONSTRUCTION SEQUENCE:

1. INSTALL SILT FENCE AND TRACKING PAD
2. STRIP TOPSOIL-DETENTION BASINS
3. ROUGH GRADE DETENTION BASINS
4. SEED DETENTION BASINS
5. STRIP TOPSOIL-STREETS & LOTS.
6. ROUGH GRADE STREETS & LOTS
7. SEED LOT AREAS AND INSTALL DRIVE-OVER VELOCITY CHECKS
8. CONSTRUCT UNDERGROUND UTILITIES
9. INSTALL INLET PROTECTION
10. CONSTRUCT ROADS (STONE BASE, CURB & GUTTER, AND SIDEWALK). REMOVE DRIVE-OVER VELOCITY CHECKS WHEN BASE COURSE IS PLACED
11. RESTORE TERRACES
12. REMOVE TRACKING PAD, SILT FENCE AND DIVERSION BERM MEASURES AFTER DISTURBED AREAS ARE RESTORED

SEEDING RATES:

TEMPORARY:

1. USE ANNUAL OATS AT 3.0 LB./1,000 S.F. FOR SPRING AND SUMMER PLANTINGS.
2. USE WINTER WHEAT OR RYE AT 3.0 LB./1,000 SF FOR FALL PLANTINGS STARTED AFTER SEPTEMBER 15.

PERMANENT:

1. USE WISCONSIN D.O.T. SEED MIX #40 AT 2 LB./1,000 S.F.

FERTILIZING RATES:

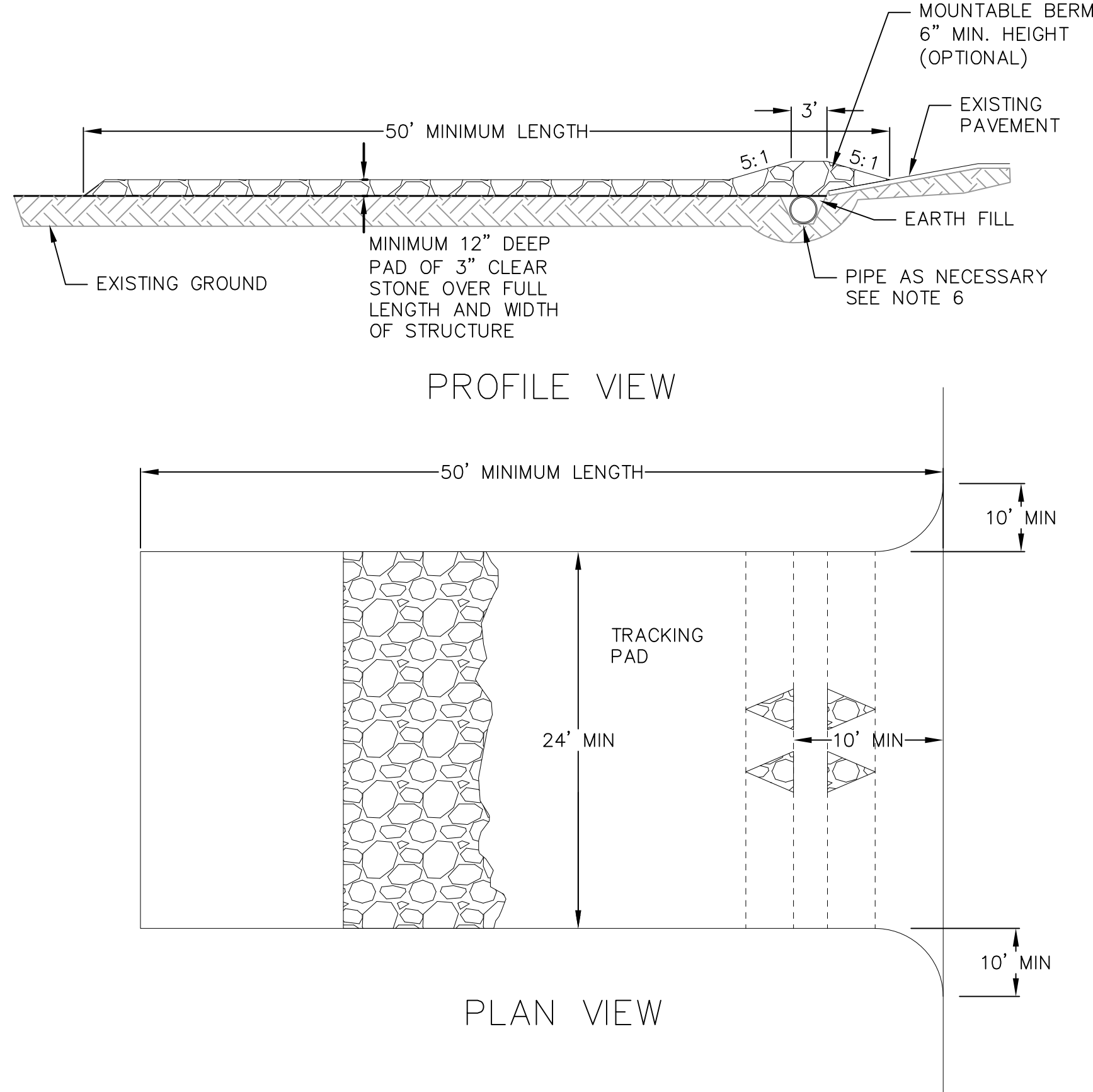
TEMPORARY AND PERMANENT:

- USE WISCONSIN D.O.T. TYPE A OR B AT 7 LB./1,000 S.F.

MULCHING RATES:

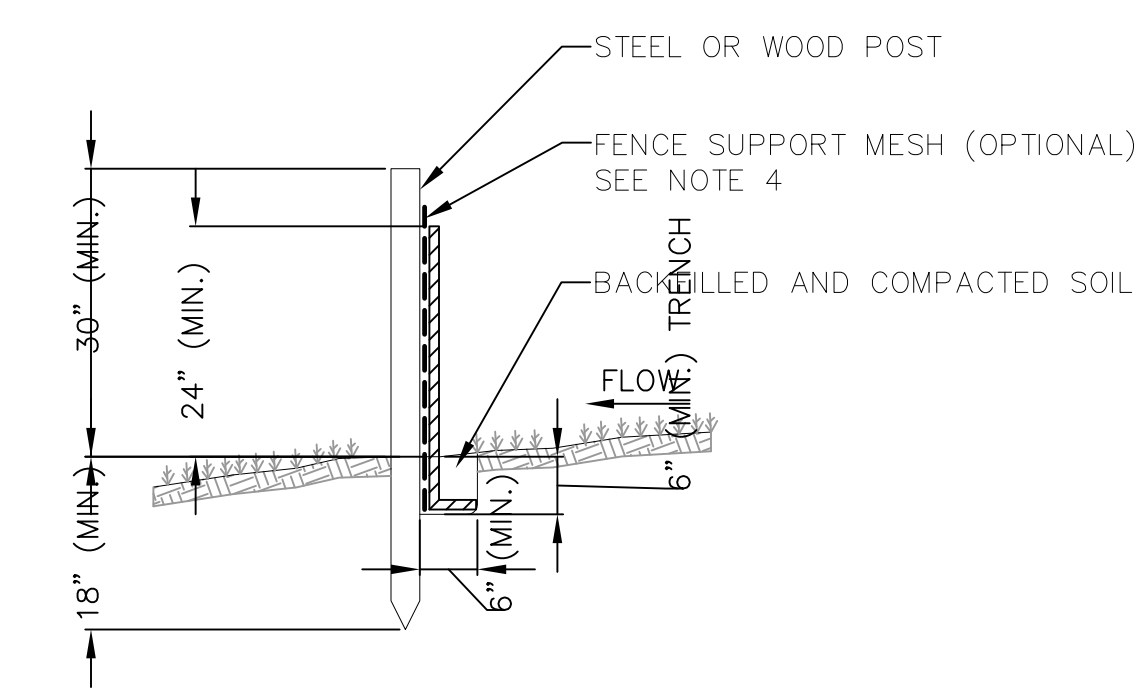
TEMPORARY AND PERMANENT:

- USE 1/2" TO 1-1/2" STRAW OR HAY MULCH, CRIMPED PER SECTION 607.3.2.3, OR OTHER RATE AND METHOD PER SECTION 627, WISCONSIN D.O.T. STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION



1. FOLLOW WISCONSIN DNR TECHNICAL STANDARD 1057 FOR FURTHER DETAILS AND INSTALLATION.
2. LENGTH - MINIMUM OF 50'.
3. WIDTH - 24' MINIMUM, SHOULD BE FLARED AT THE EXISTING ROAD TO PROVIDE A TURNING RADIUS.
4. ON SITES WITH A HIGH GROUND WATER TABLE OR WHERE SATURATED CONDITIONS EXIST, GEOTEXTILE FABRIC SHALL BE PLACED OVER EXISTING GROUND PRIOR TO PLACING STONE. FABRIC SHALL BE WISDOT TYPE-HR GEOTEXTILE FABRIC.
5. STONE - CRUSHED 3" CLEAR STONE SHALL BE PLACED AT LEAST 12" DEEP OVER THE ENTIRE LENGTH AND WIDTH OF ENTRANCE.
6. SURFACE WATER - ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARDS CONSTRUCTION ENTRANCES SHALL BE PIPED THROUGH THE ENTRANCE, MAINTAINING POSITIVE DRAINAGE. PIPE INSTALLED THROUGH THE STABILIZED CONSTRUCTION ENTRANCE SHALL BE PROTECTED WITH A MOUNTABLE BERM WITH 5:1 SLOPES AND MINIMUM OF 6" STONE OVER THE PIPE. PIPE SHALL BE SIZED ACCORDING TO THE DRAINAGE REQUIREMENTS. WHEN THE ENTRANCE IS LOCATED AT A HIGH SPOT AND HAS NO DRAINAGE TO CONVEY A PIPE SHALL NOT BE NECESSARY. THE MINIMUM PIPE DIAMETER SHALL BE 6". CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID PIPE.
7. LOCATION - A STABILIZED CONSTRUCTION ENTRANCE SHALL BE LOCATED WHERE CONSTRUCTION TRAFFIC ENTERS AND/OR LEAVES THE CONSTRUCTION SITE. VEHICLES LEAVING THE SITE MUST TRAVEL OVER THE ENTIRE LENGTH OF THE TRACKING PAD.

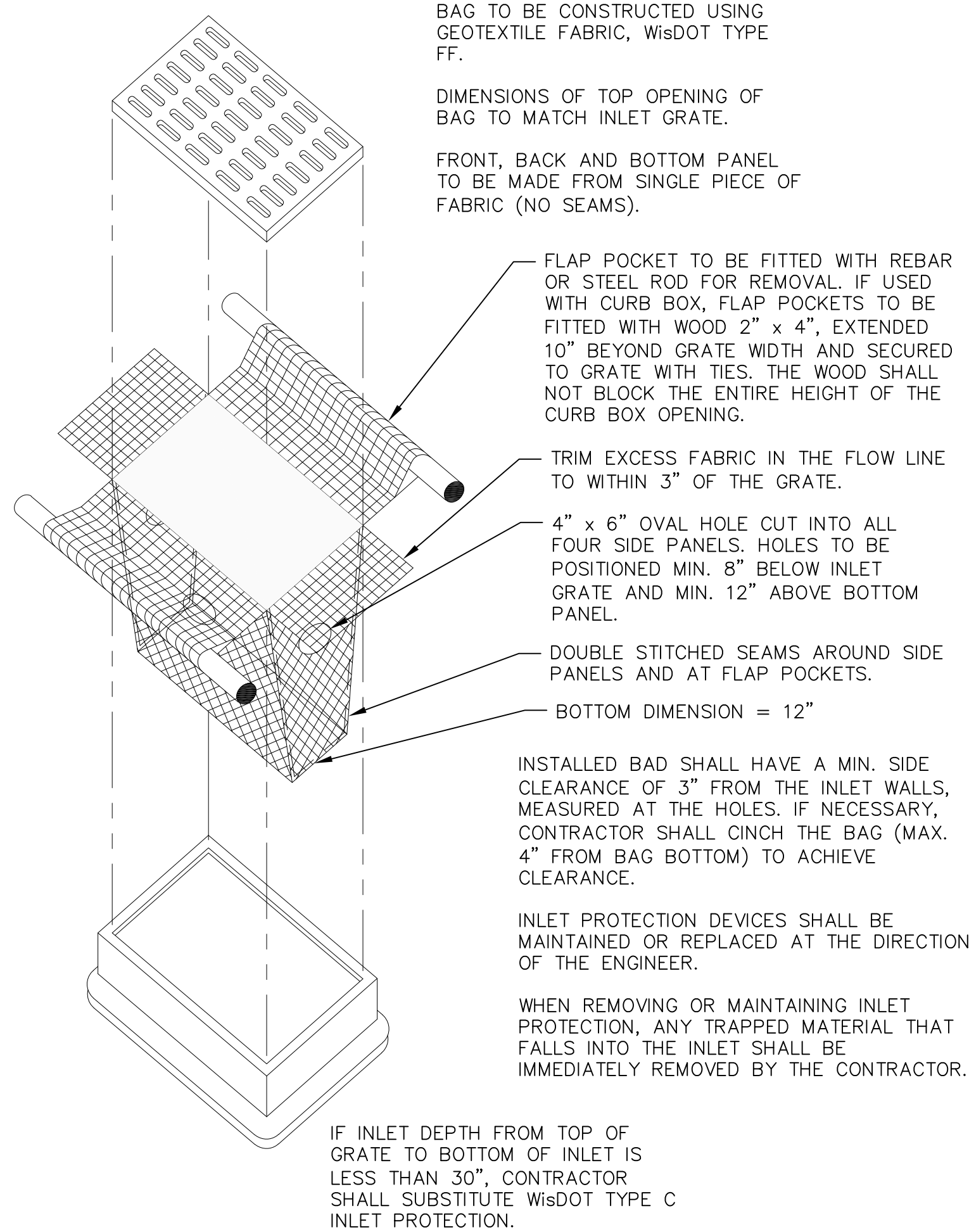
TRACKING PAD  
NOT TO SCALE



NOTES:

1. INSTALL SILT FENCE TO FOLLOW THE GROUND CONTOURS AS CLOSELY AS POSSIBLE.
2. CURVE THE SILT FENCE UP THE SLOPE TO PREVENT WATER FROM RUNNING AROUND THE ENDS.
3. POST SPACING WITH FENCE SUPPORT MESH = 10 FT. (MAX.)  
POST SPACING WITHOUT FENCE SUPPORT MESH = 6 FT. (MAX.)
4. SILT FENCE SUPPORT MESH CONSISTS OF 14-GAUGE STEEL WIRE WITH A MESH SPACING OF 6 IN. X 6 IN. OR PREFABRICATED POLYMERIC MESH OF EQUIVALENT STRENGTH

SILT FENCE  
NOT TO SCALE



INLET PROTECTION TYPE D  
NOT TO SCALE

NOT FOR CONSTRUCTION

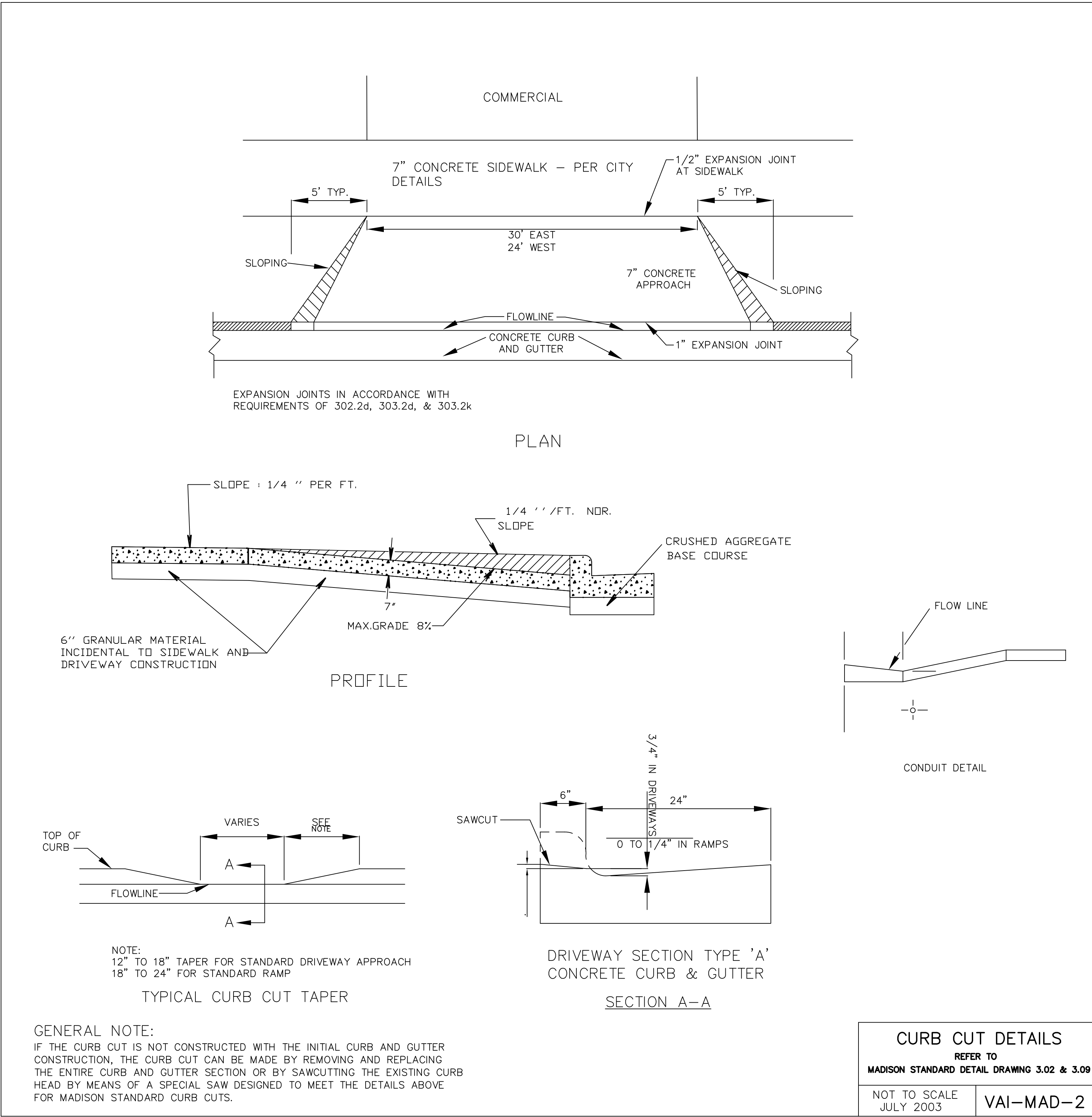
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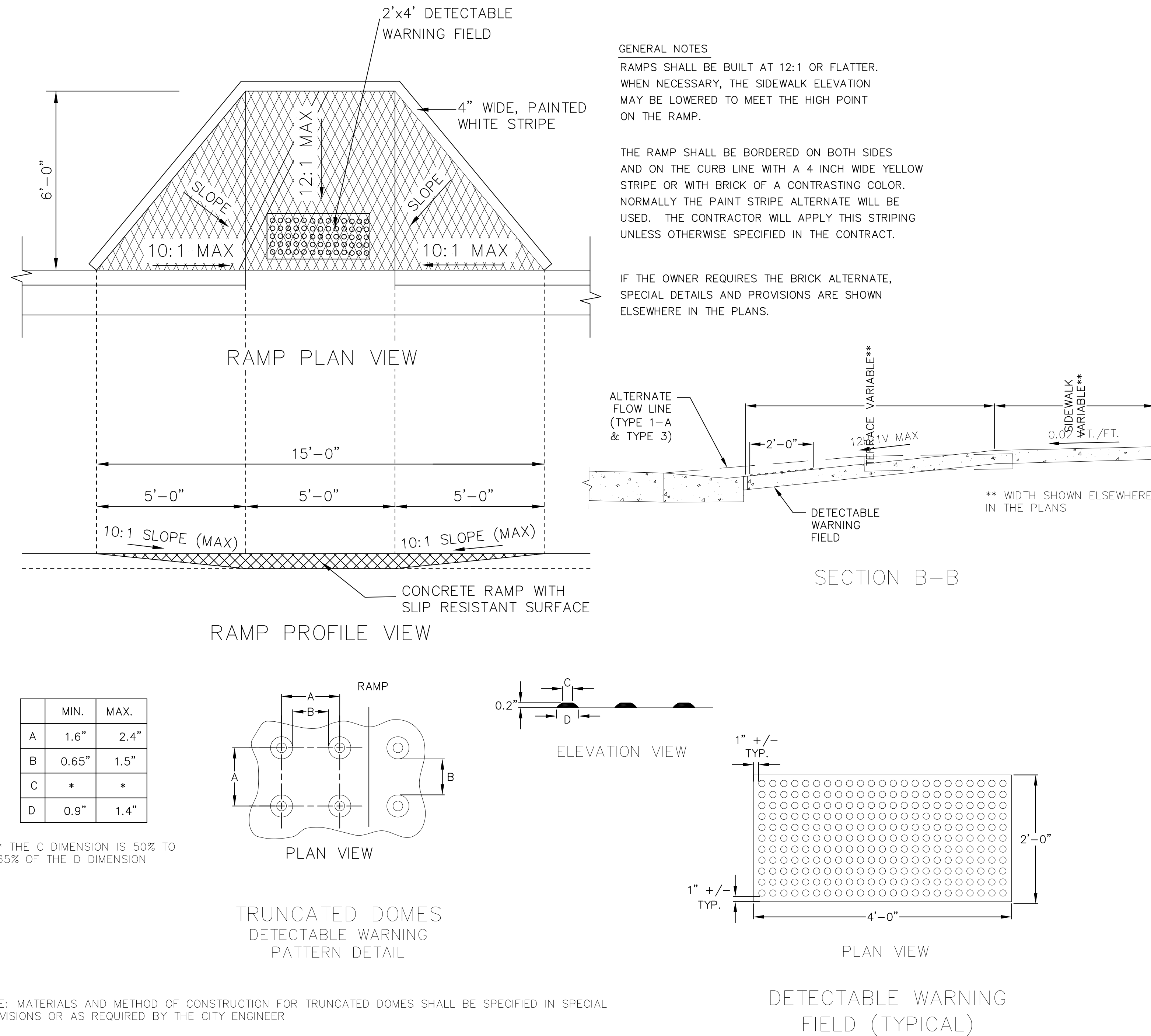
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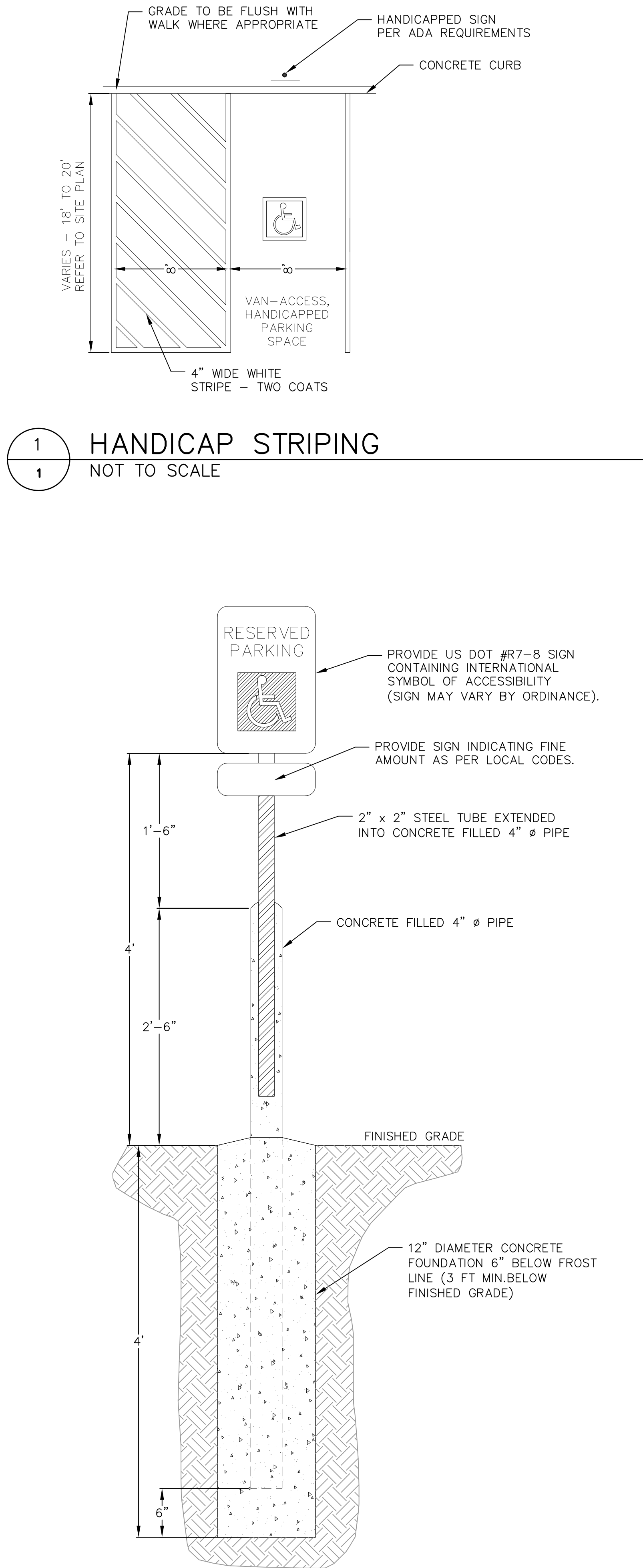


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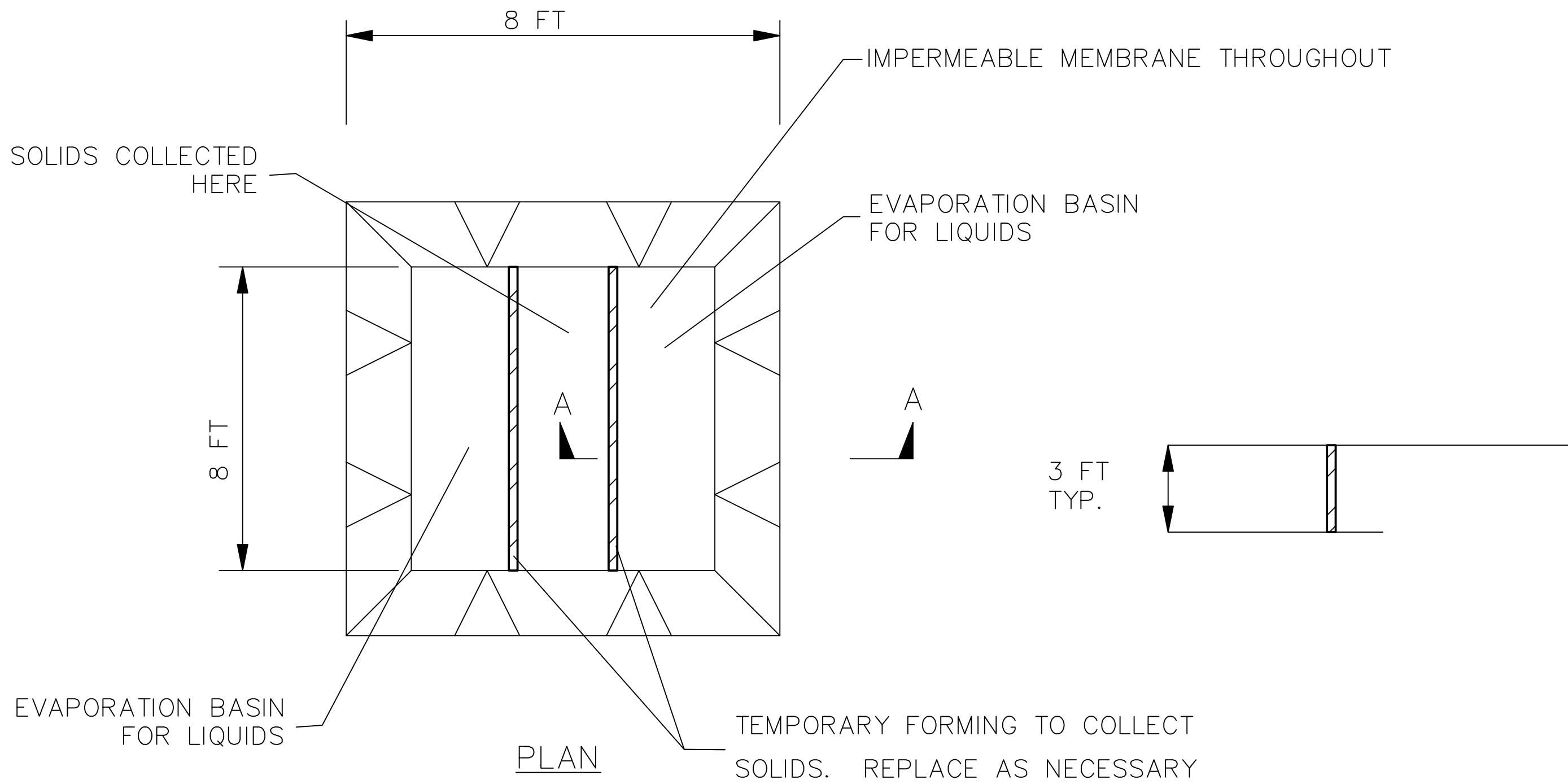
1 SITE HANDICAP RAMP

1 NOT TO SCALE



NOT FOR CONSTRUCTION



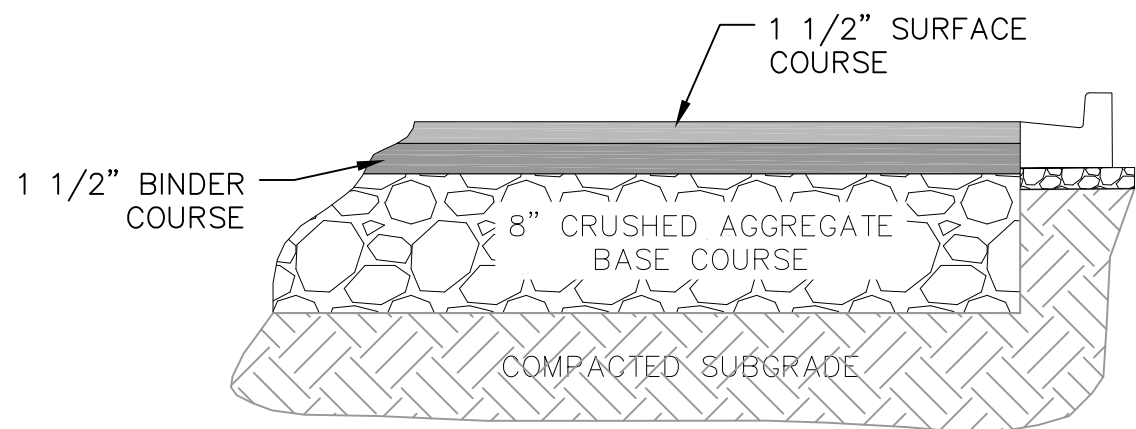


EXCAVATED WASHOUT STRUCTURE

CONSTRUCTION SPECIFICATIONS

- 1.LOCATE WASHOUT STRUCTURE A MINIMUM OF 50 FEET AWAY FROM OPEN CHANNELS, STORM DRAIN INLETS, SENSITIVE AREAS, WETLANDS, BUFFERS AND WATER COURSES AND AWAY FROM CONSTRUCTION TRAFFIC.
- 2.PREPARE SOIL BASE FREE OF ROCKS OR OTHER DEBRIS THAT MAY CAUSE TEARS OR HOLES IN THE LINER. FOR LINER, USE 10 MIL OR THICKER UV RESISTANT, IMPERMEABLE SHEETING, FREE OF HOLES AND TEARS OR OTHER DEFECTS THAT COMPROMISE IMPERMEABILITY OF THE MATERIAL.
- 3.KEEP CONCRETE WASHOUT STRUCTURE WATER TIGHT. REPLACE IMPERMEABLE LINER IF DAMAGED (E.G., RIPPED OR PUNCTURED). EMPTY OR REPLACE WASHOUT STRUCTURE THAT IS 75 PERCENT FULL, AND DISPOSE OF ACCUMULATED MATERIAL PROPERLY. DO NOT REUSE PLASTIC LINER. WET-VACUUM STORED LIQUIDS THAT HAVE NOT EVAPORATED AND DISPOSE OF IN AN APPROVED MANNER. REMOVE HARDENED SOLIDS, WHOLE OR BROKEN UP, FOR DISPOSAL OR RECYCLING. MAINTAIN RUNOFF DIVERSION AROUND EXCAVATED WASHOUT STRUCTURE UNTIL STRUCTURE IS REMOVED.

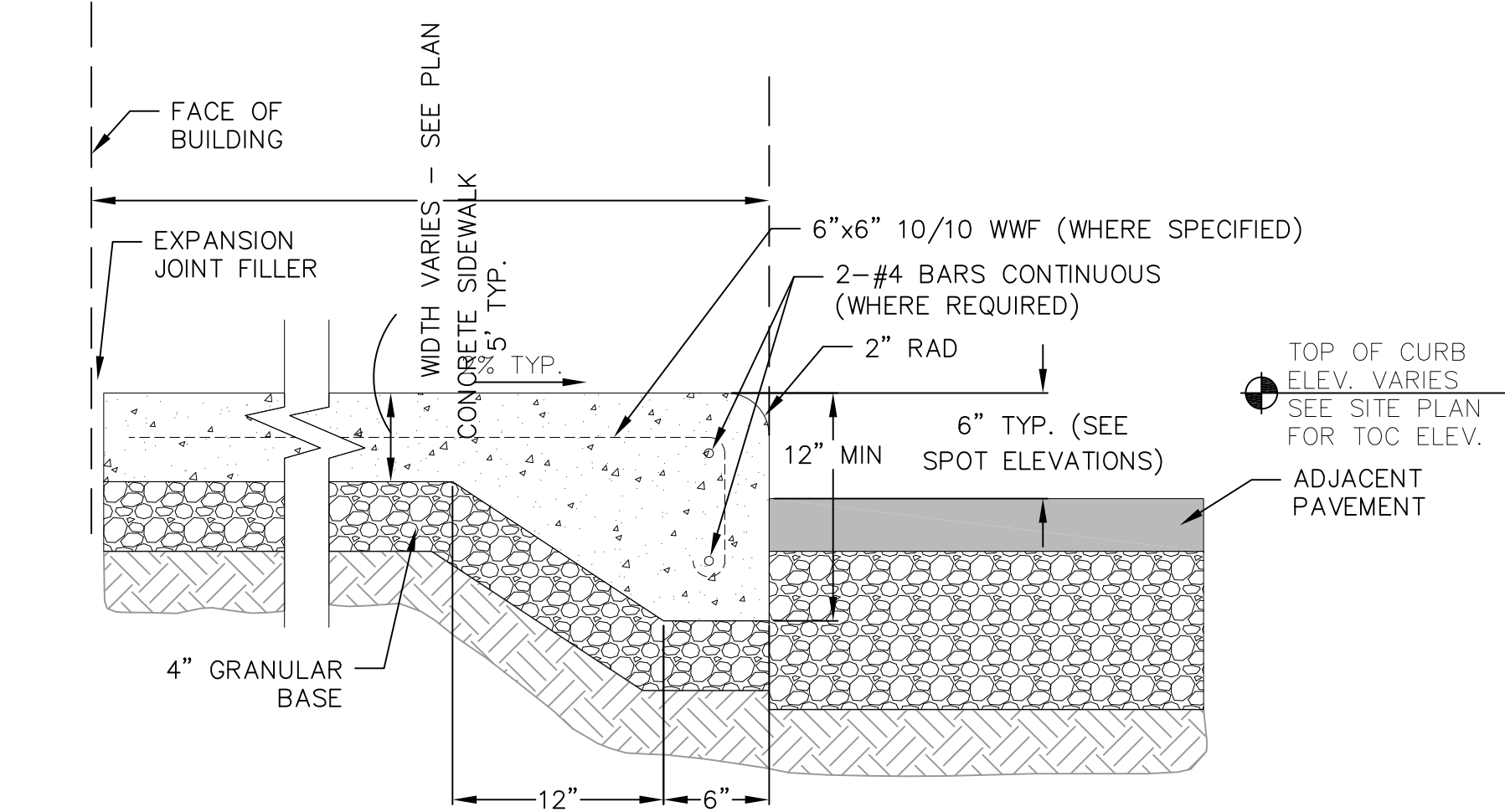
1  
1 CONCRETE WASHOUT STRUCTURE  
NOT TO SCALE



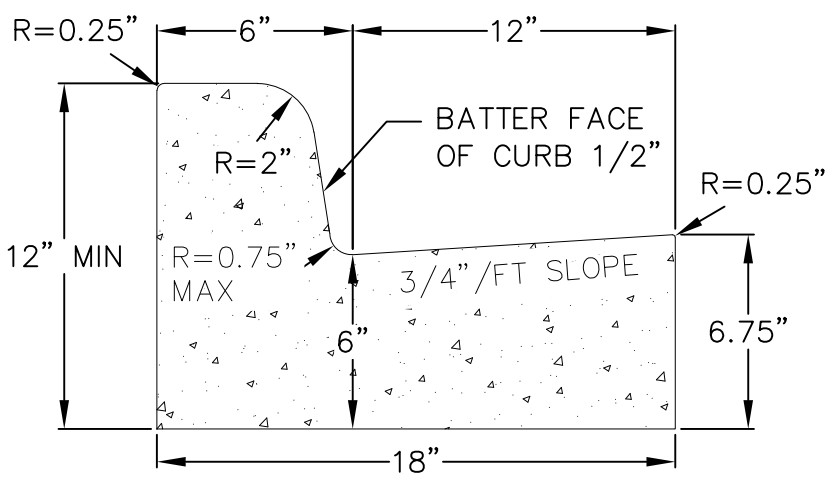
BITUMINOUS PAVEMENT  
PARKING LOT

1  
1 SITE PAVEMENT  
NOT TO SCALE

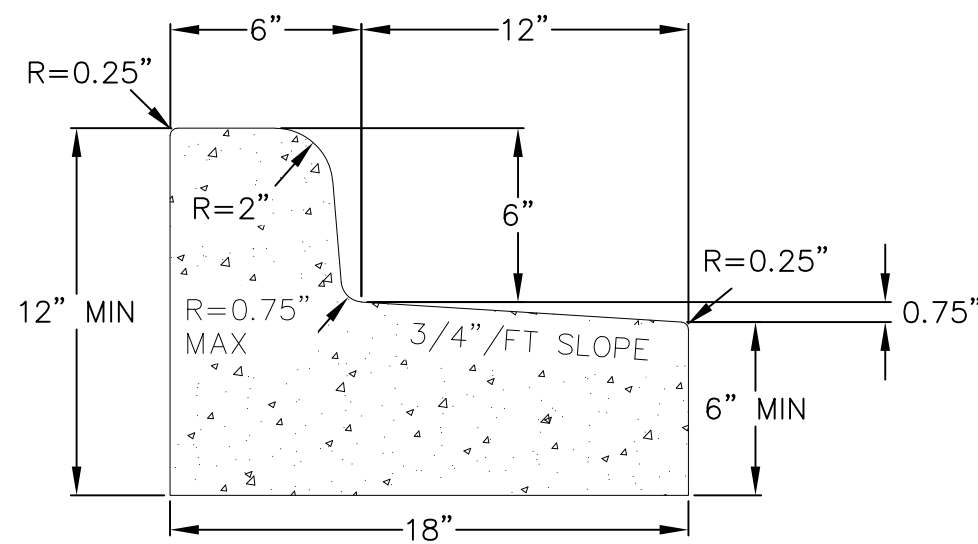
NOTE: CONSTRUCTION SHALL CONFORM TO CITY OF MADISON STANDARD DETAIL DRAWINGS THAT ARE CURRENT AT THE TIME OF CONSTRUCTION.



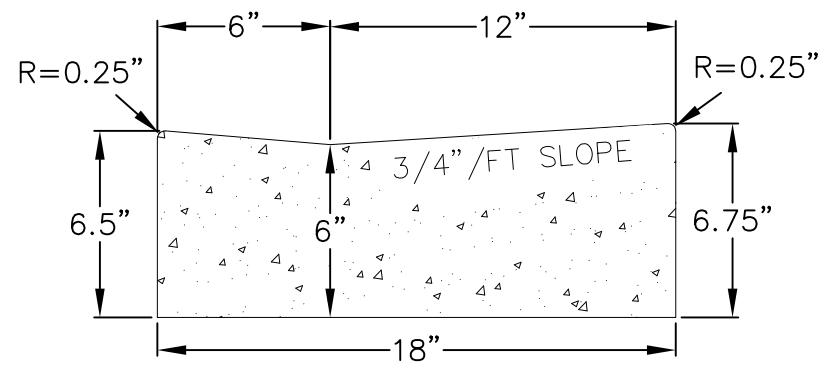
1  
1 CURBED SIDEWALK DETAIL (INTEGRAL)  
NOT TO SCALE



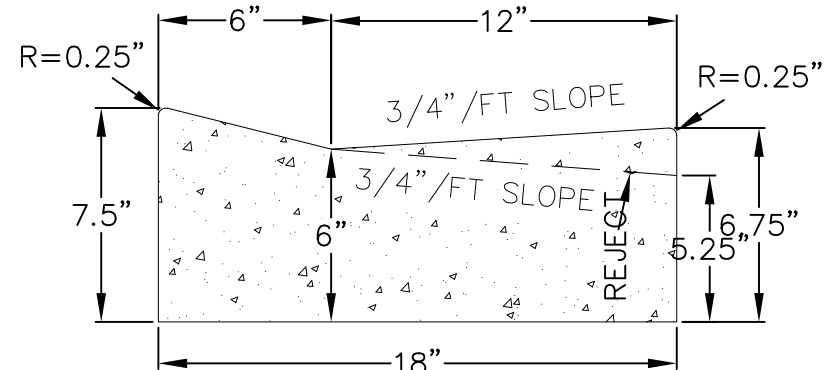
CURB AND GUTTER  
CROSS SECTION



CURB AND GUTTER  
REJECT SECTION

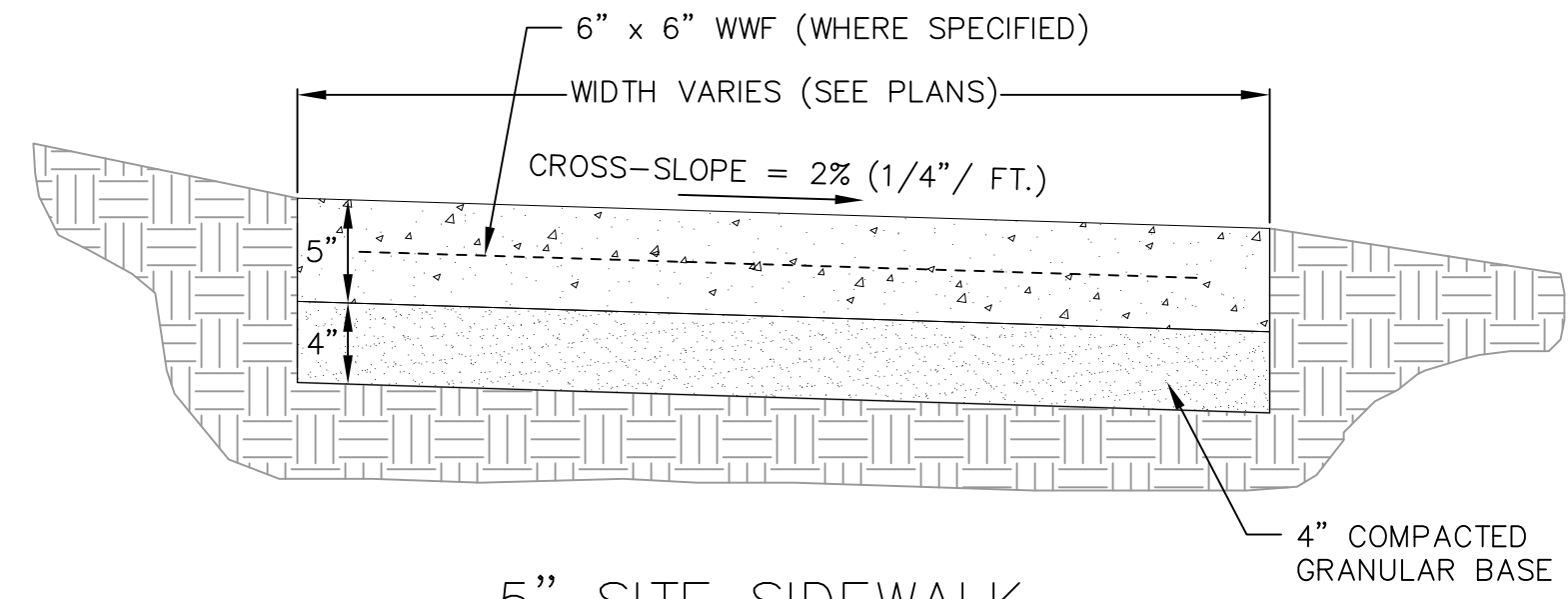


HANDICAP RAMP  
GUTTER CROSS SECTION

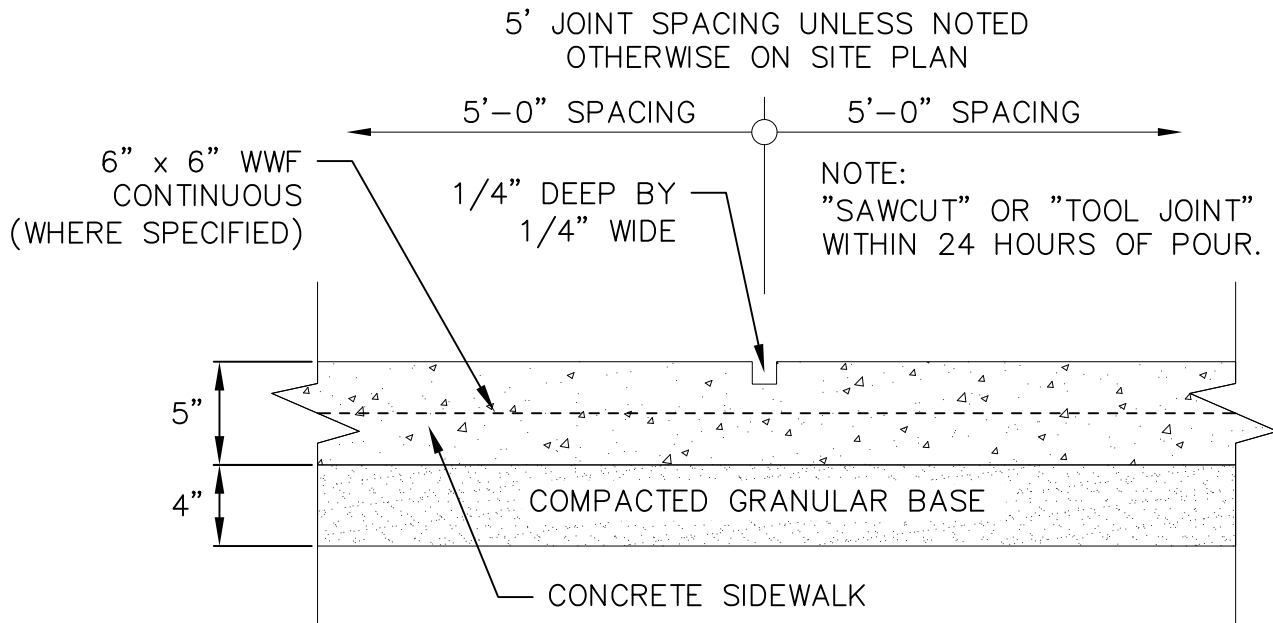


ROLL FACE GUTTER  
CROSS SECTION

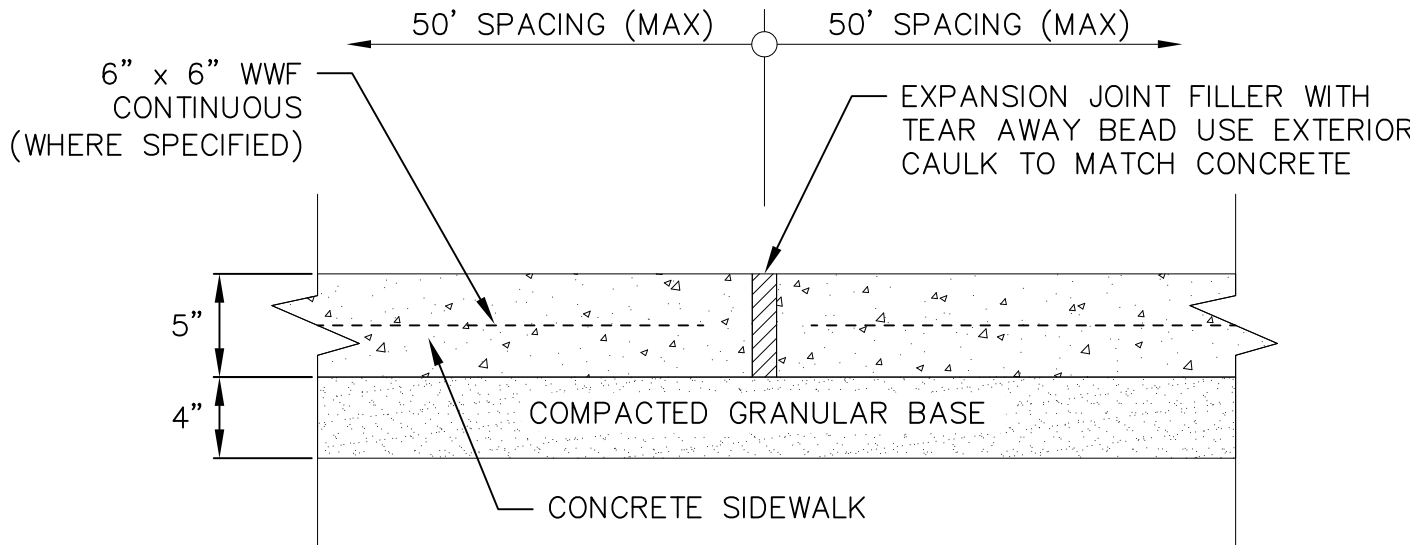
1  
1 18" CONCRETE CURB AND GUTTER  
NOT TO SCALE



5" SITE SIDEWALK



SIDEWALK CONTROL JOINT

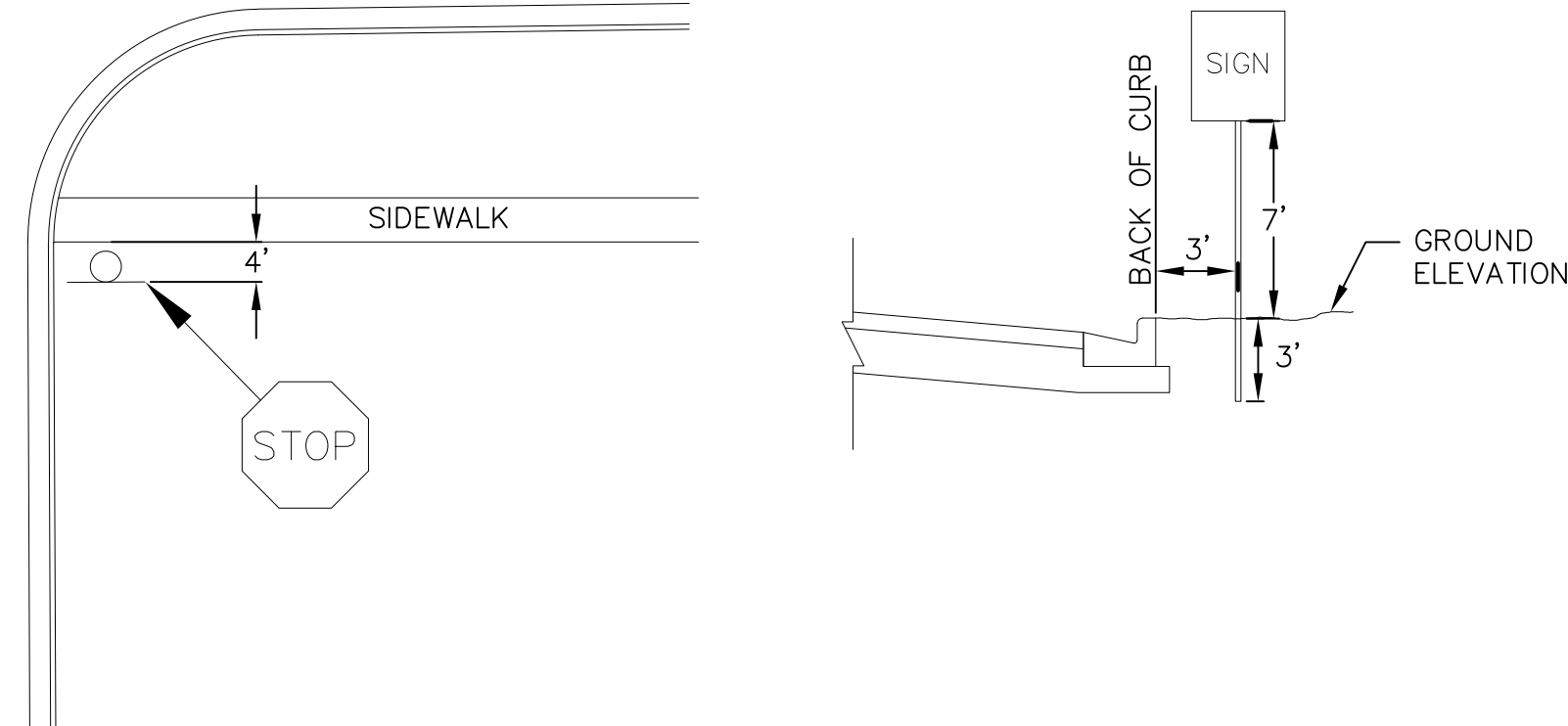


SIDEWALK EXPANSION JOINT

1  
1 5" SIDEWALK  
NOT TO SCALE

SIGNAGE NOTES:

1. ALL SIGNS SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
2. SIGNS SHALL BE A DISTANCE OF 7" FROM GROUND LEVEL TO THE BOTTOM OF THE SIGN MOUNTED ON THE POST AND LOCATED 3' BEHIND THE BACK OF CURB.
3. STREET NAME SIGNS SHALL HAVE WHITE LETTERS AND GREEN BACKGROUND.
4. SIGN POSTS SHALL BE 2-3/8" O.D., GALVANIZED 10 FT LONG, 13 GAUGE, AND 0.095 WALL THICKNESS. MOUNT SIGN AT TOP OF THE POST, AND INSTALL POSTS 3' DEEP AND MIX 1/2 BAG OF 80 LB SAKRETE CONCRETE, POURING IT AROUND THE POST BELOW THE GROUND BEFORE COVERING WITH 8" OF TOPSOIL.

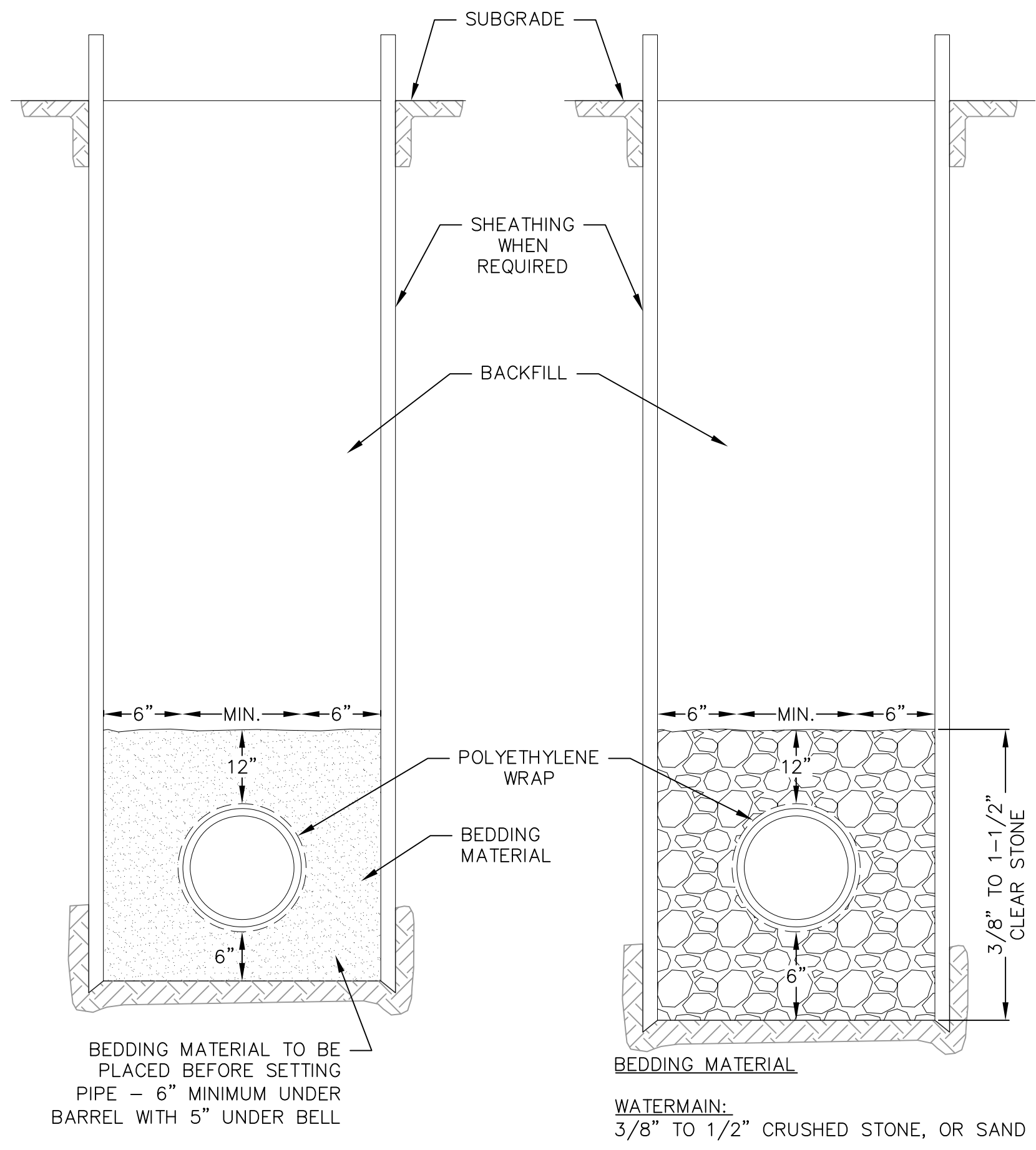


1  
1 STOP SIGN  
NOT TO SCALE



NOT FOR CONSTRUCTION

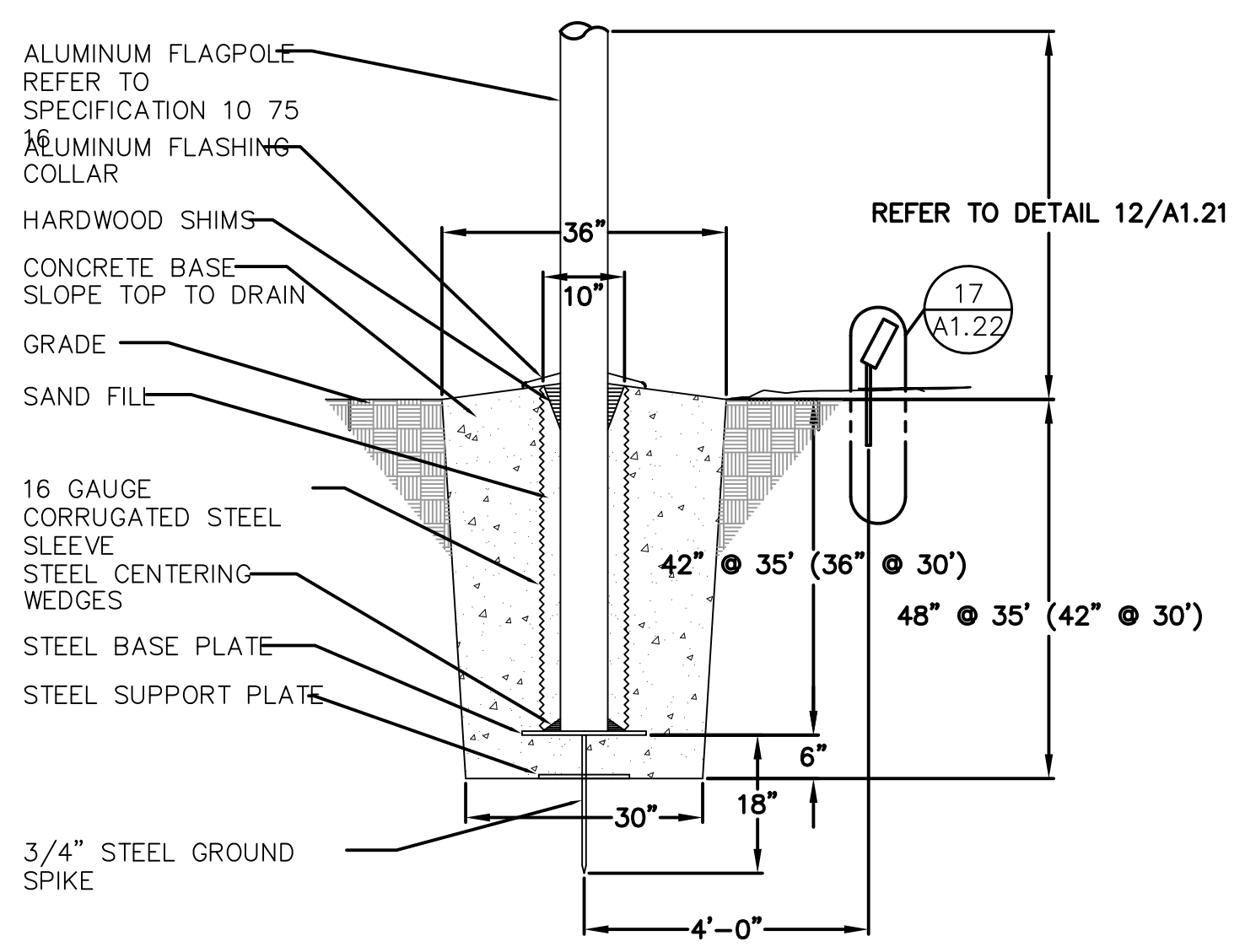




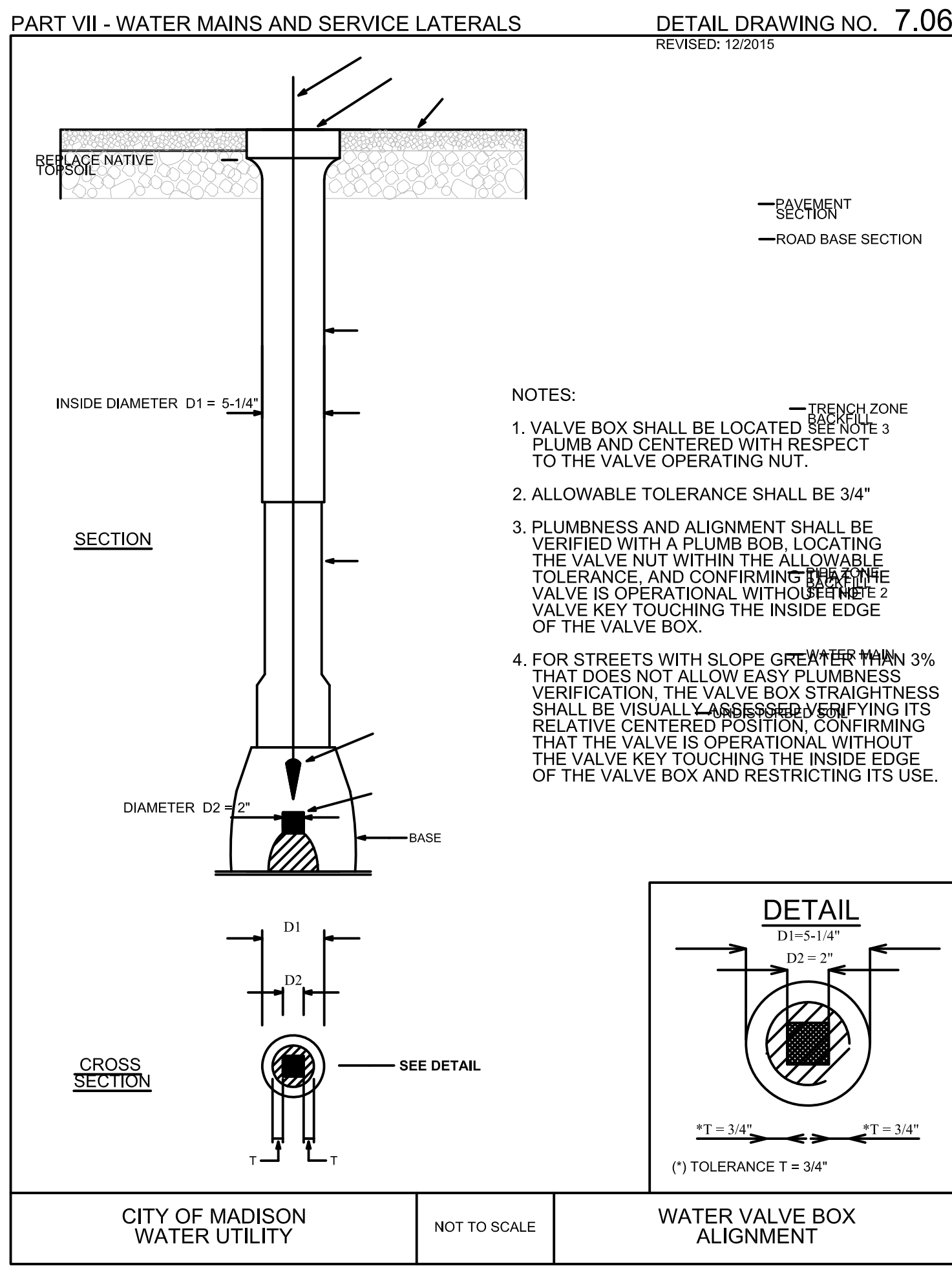
DRY TRENCH CONDITION

WET OR UNSTABLE CONDITION

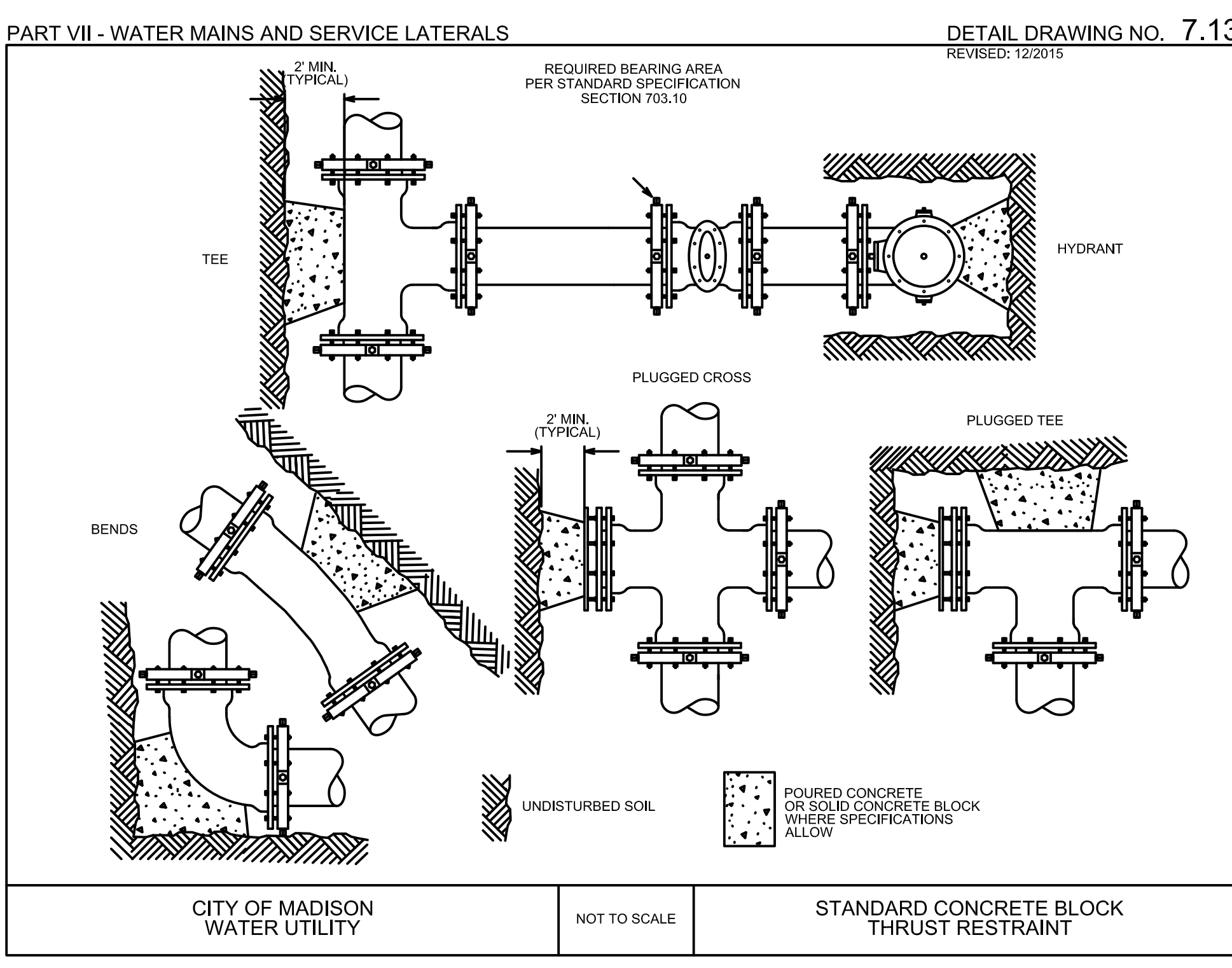
1 STANDARD TRENCH SECTION  
1 NOT TO SCALE



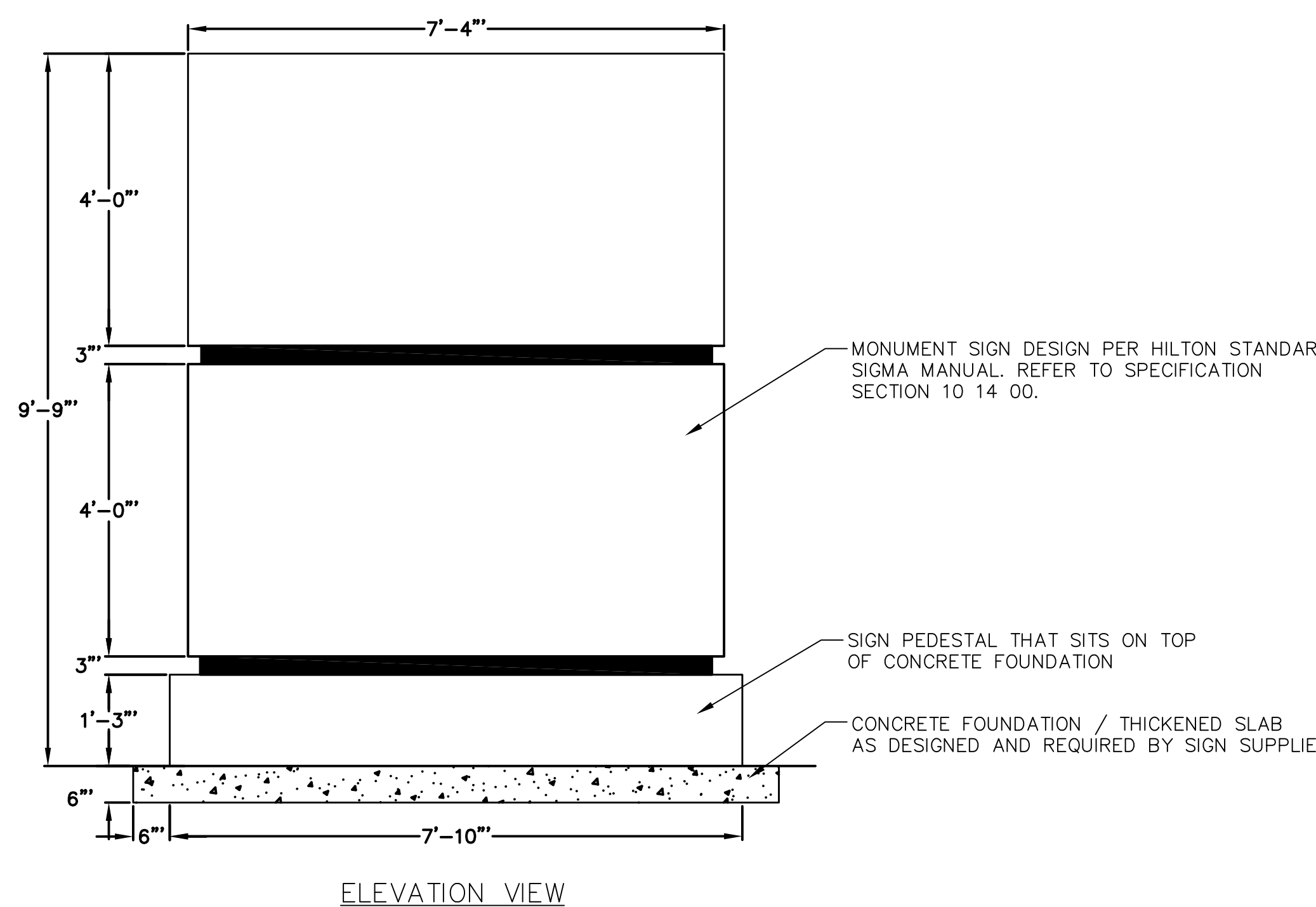
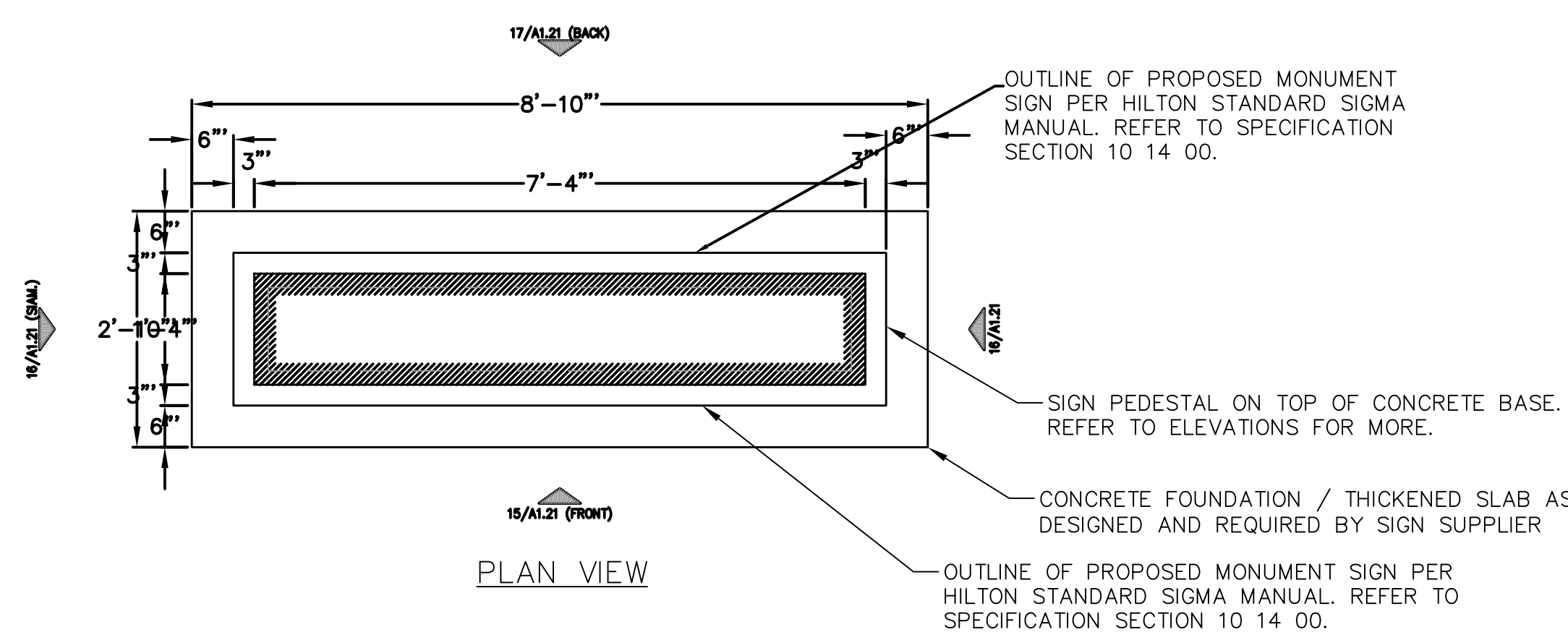
1 FLAG POLE BASE SETTING  
1 NOT TO SCALE



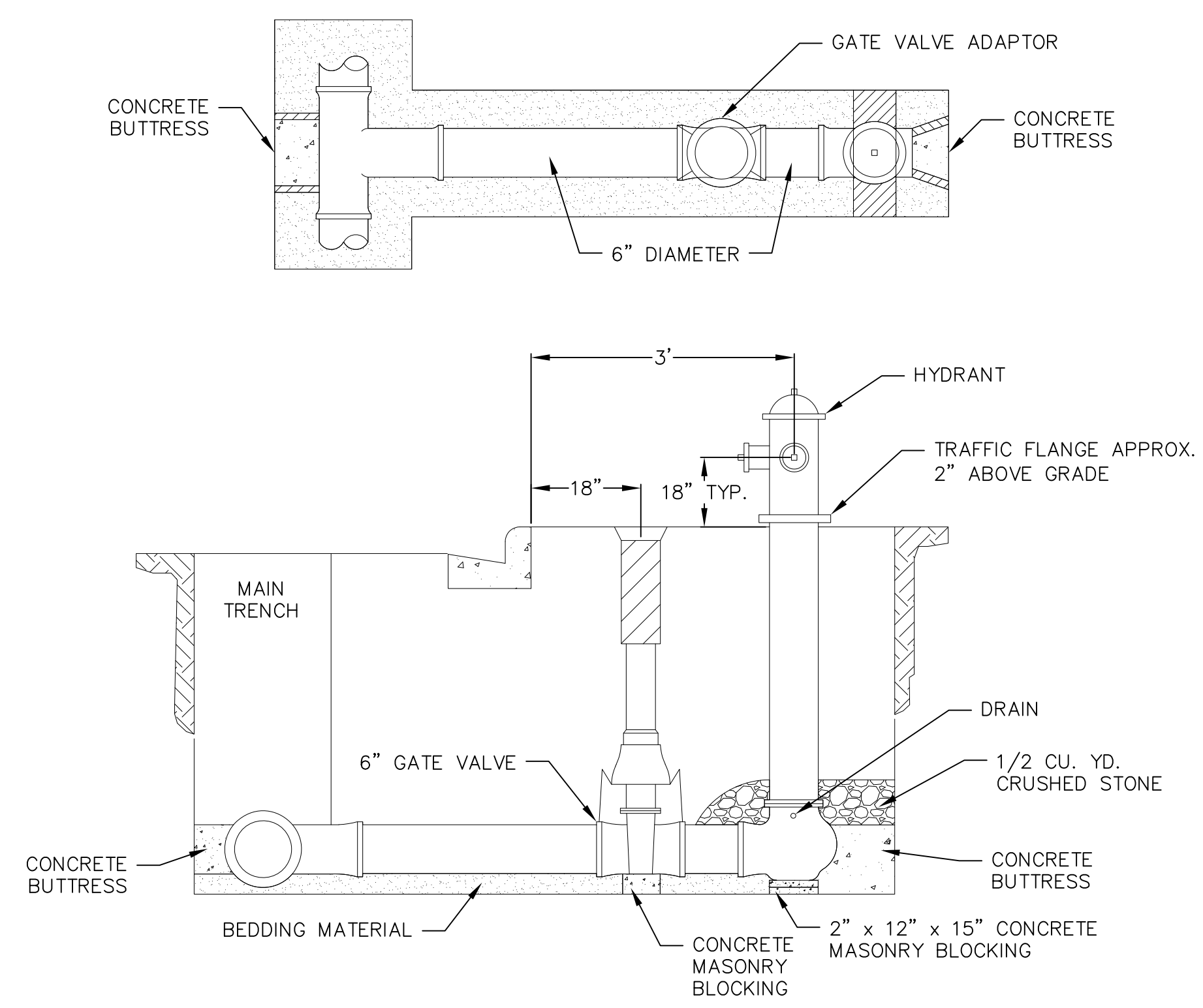
1 STANDARD GATE VALVE BOX SETTING  
1 NOT TO SCALE



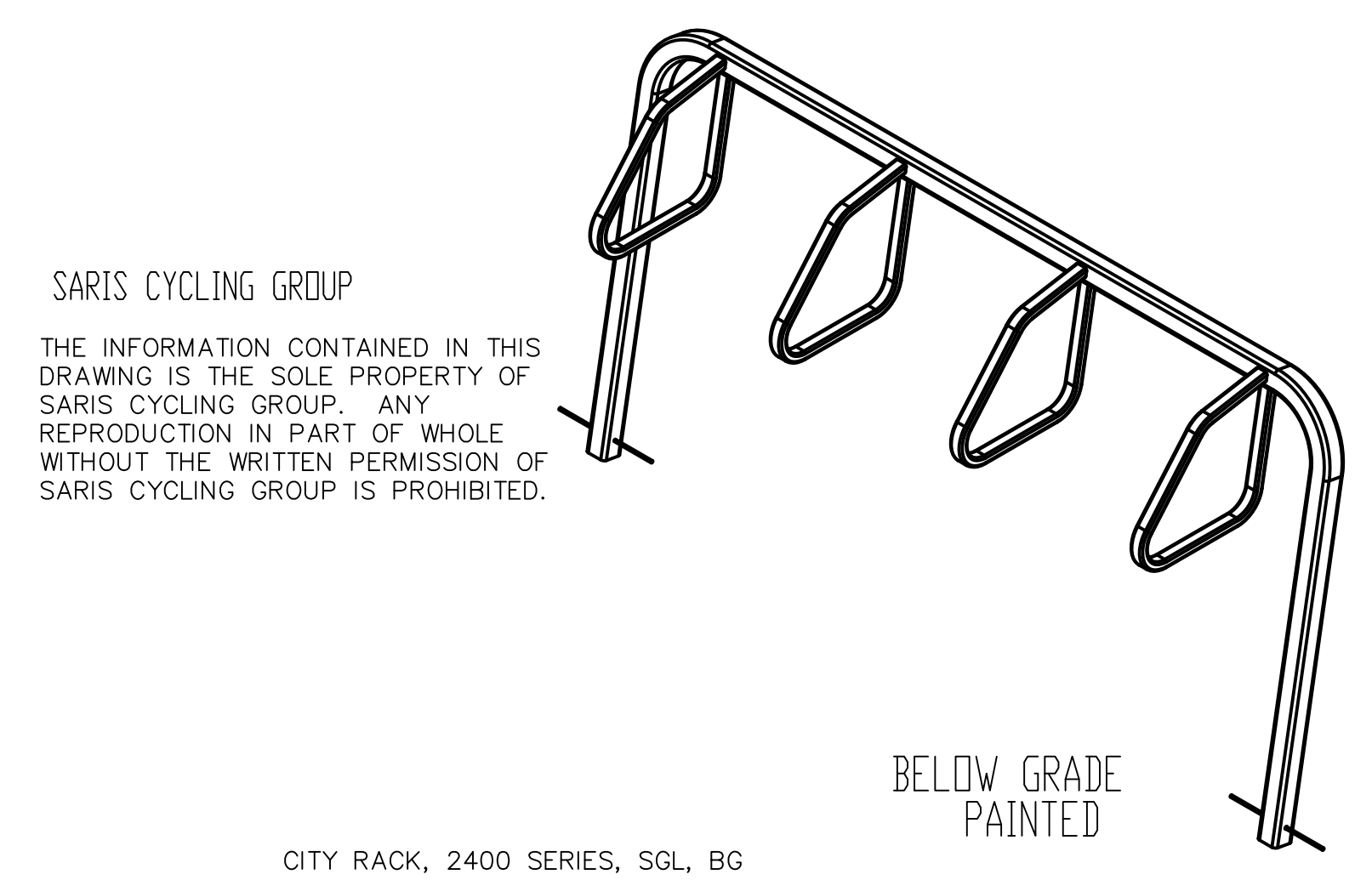
1 BUTTRESS FOR BENDS  
1 NOT TO SCALE



1 MONUMENTAL SIGN  
1 NOT TO SCALE



1 STANDARD HYDRANT SETTING  
1 NOT TO SCALE



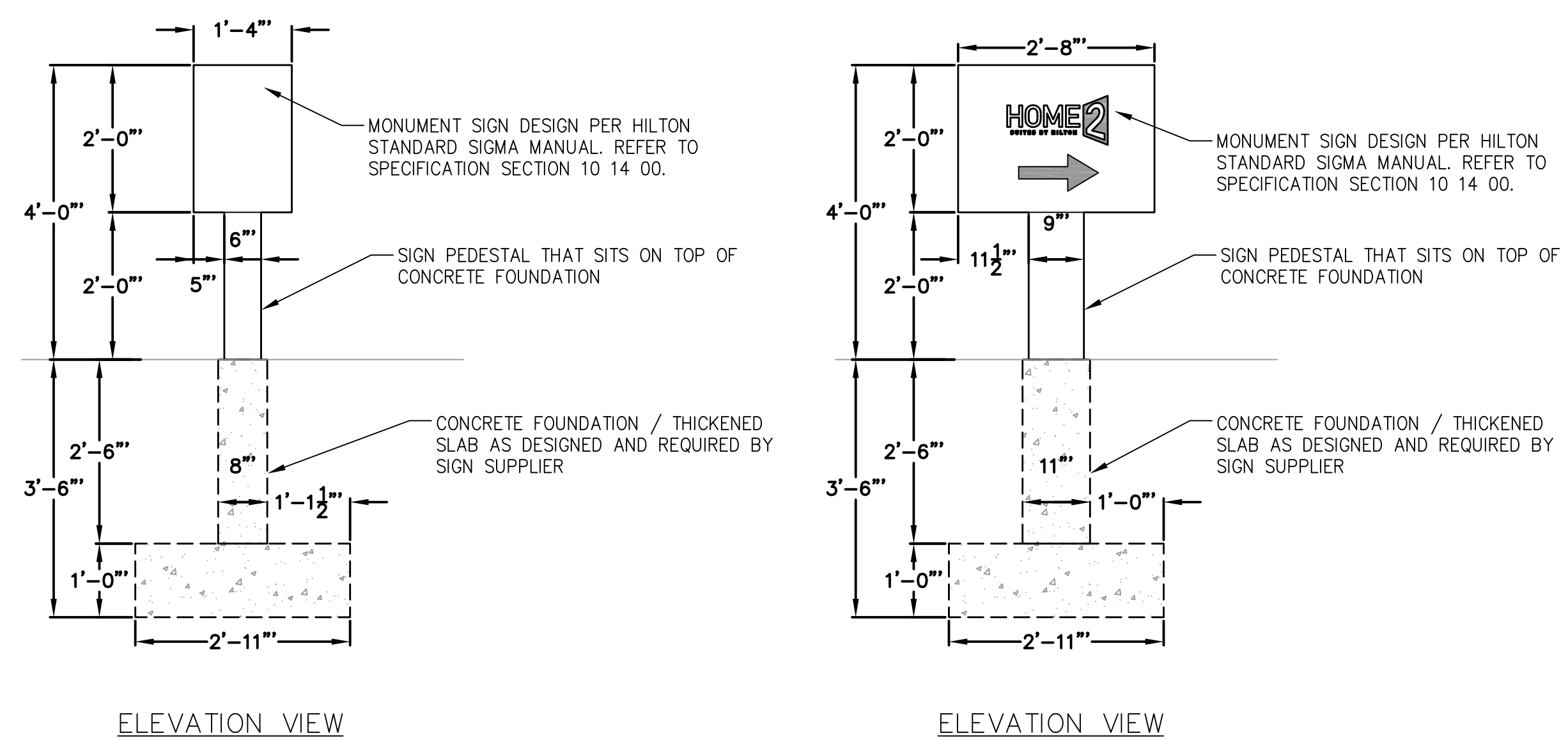
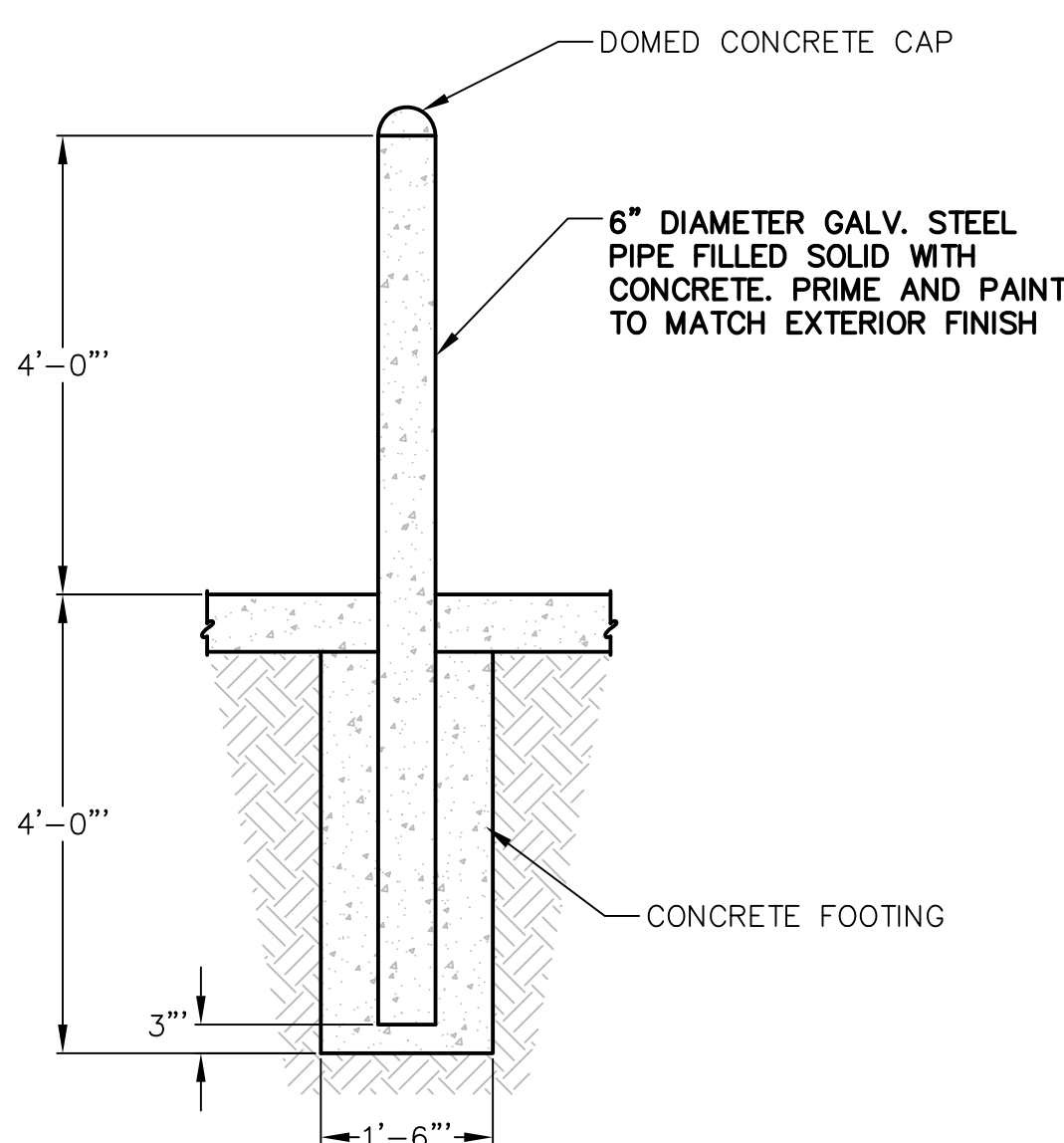
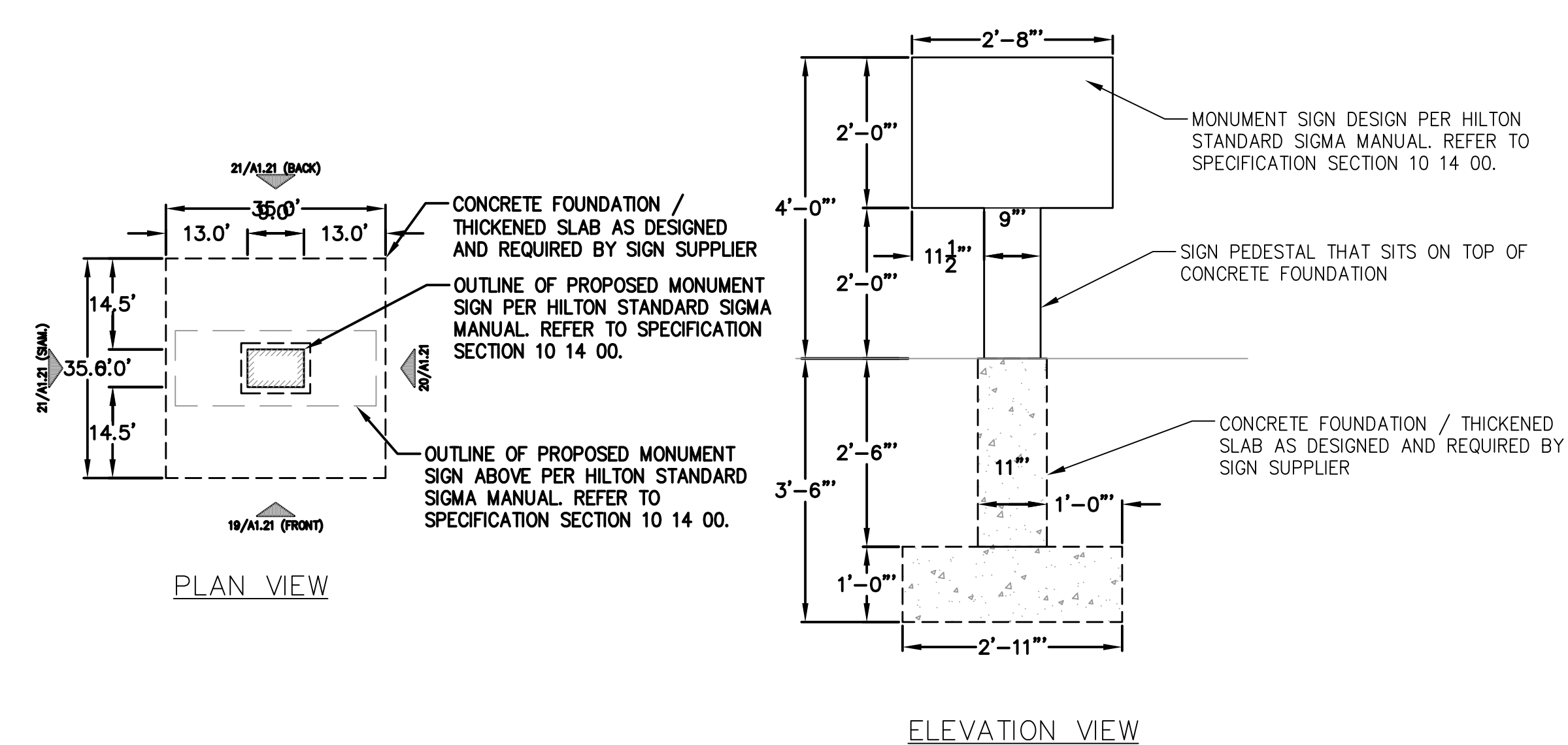
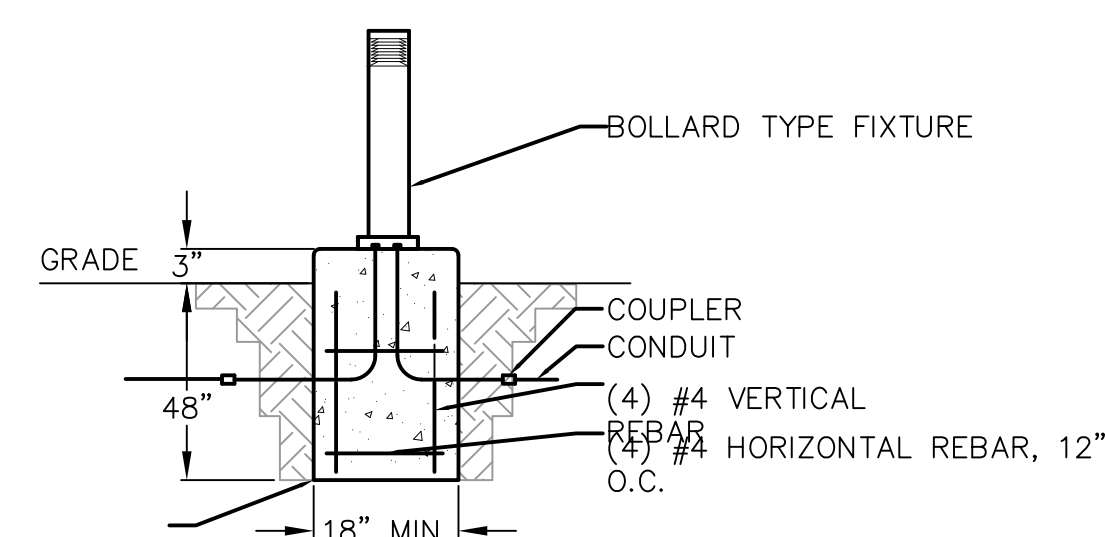
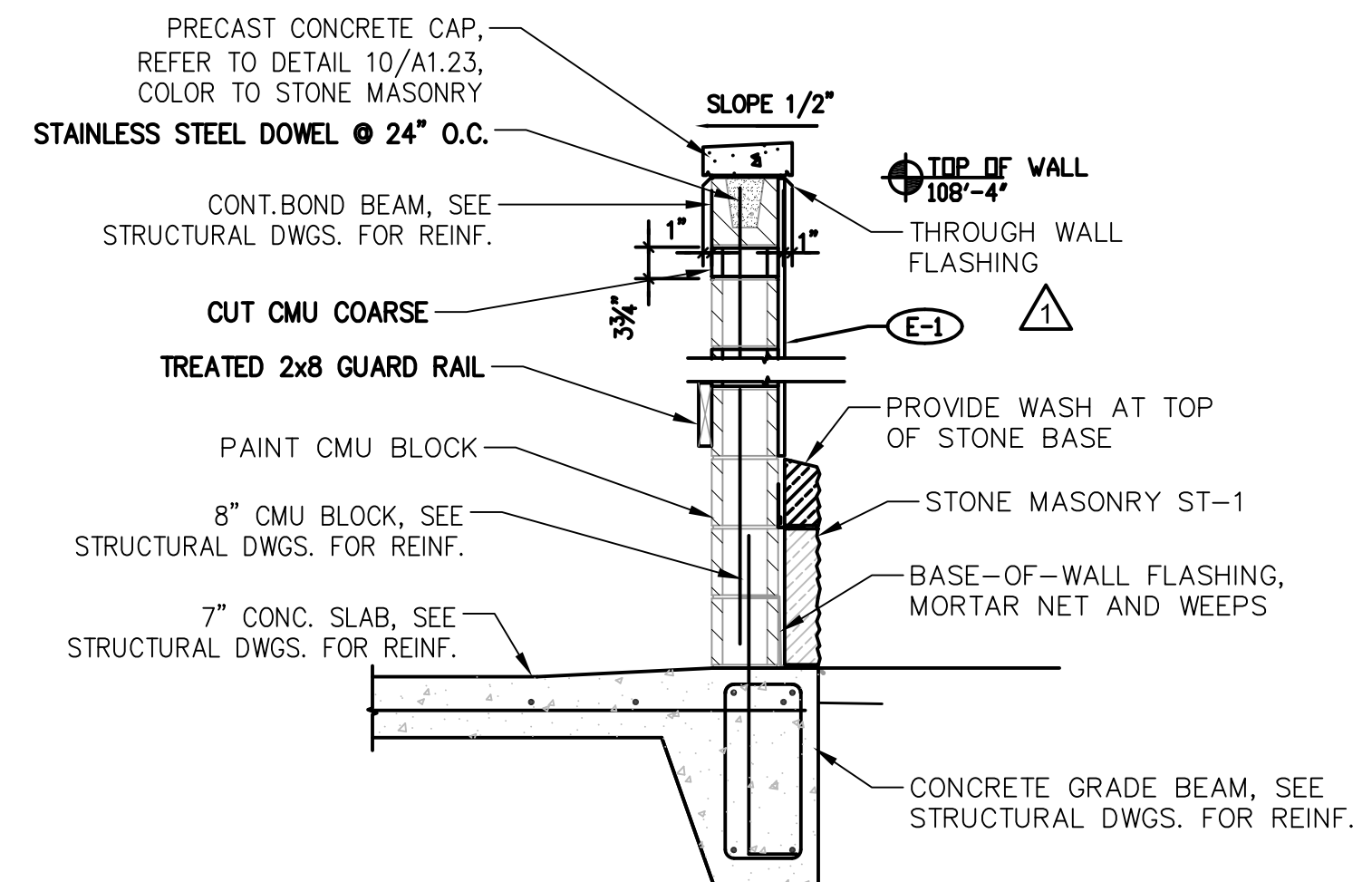
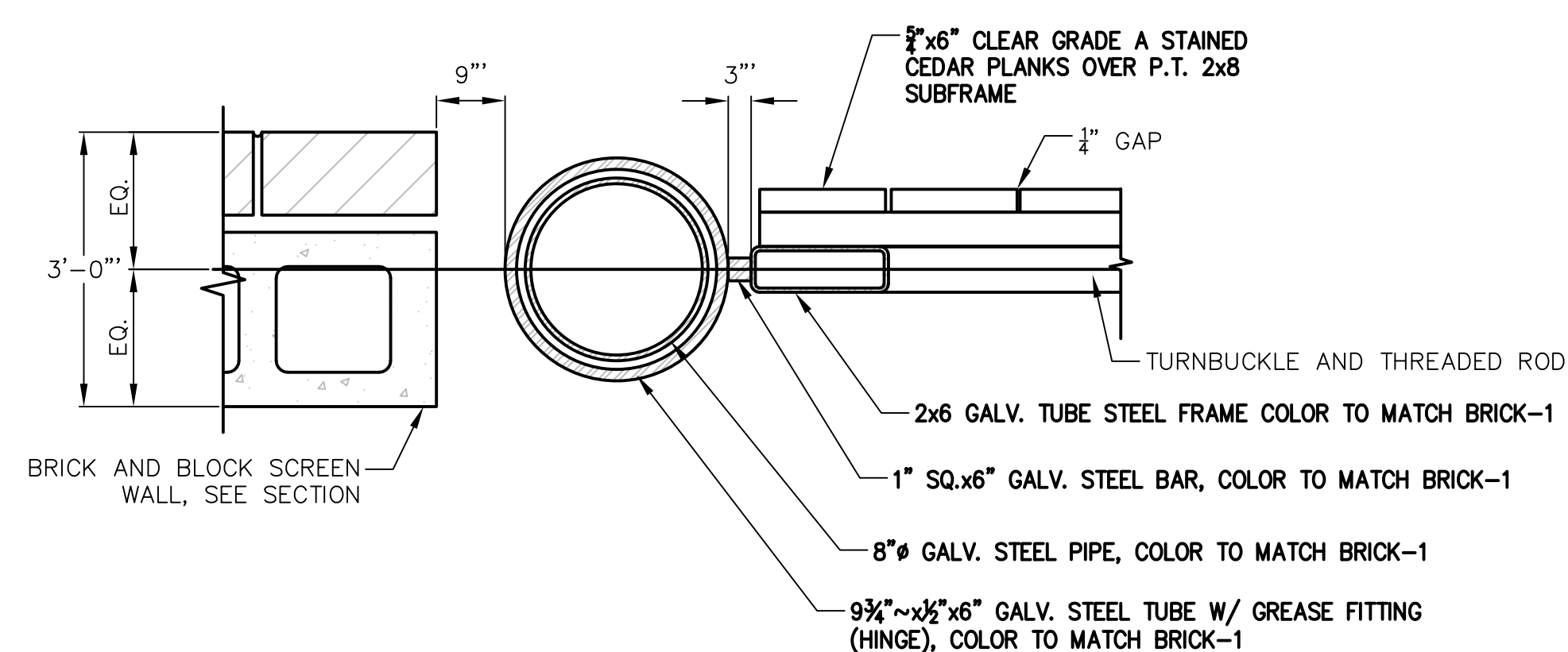
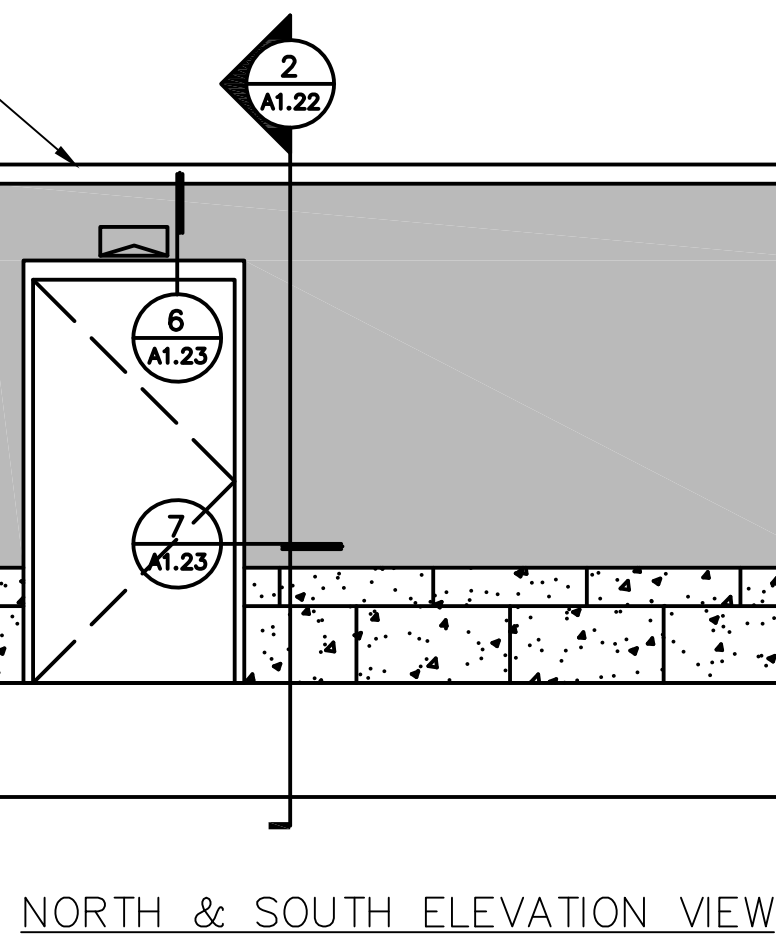
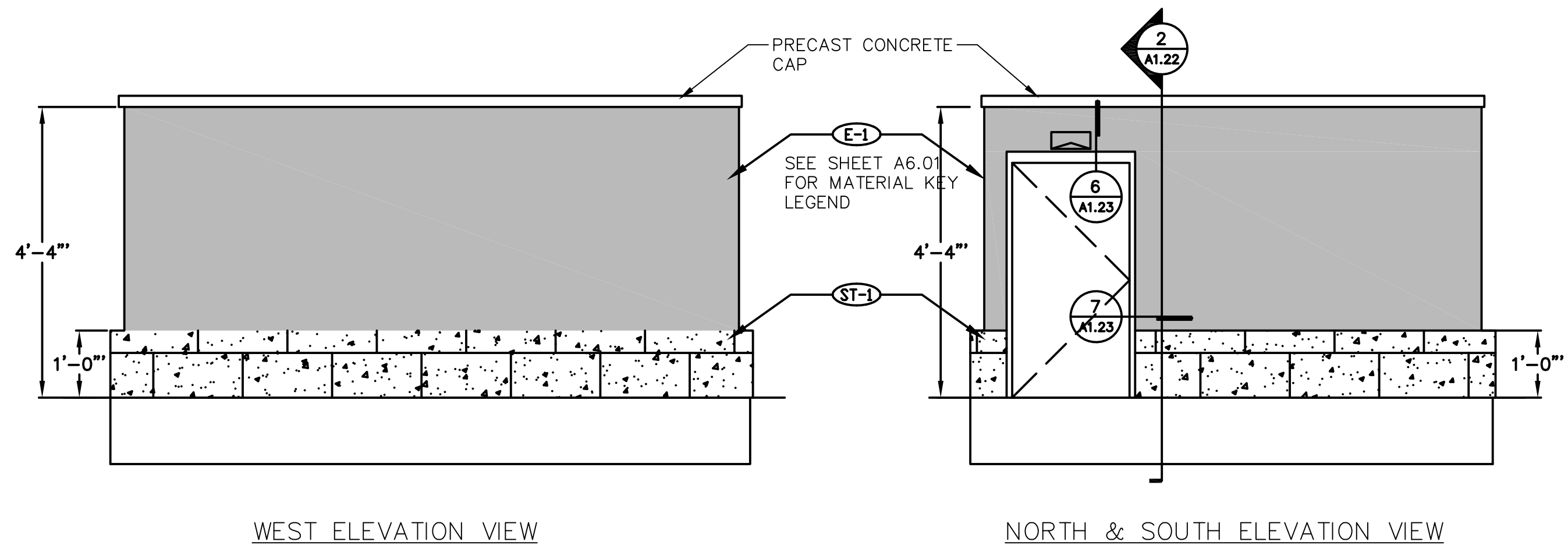
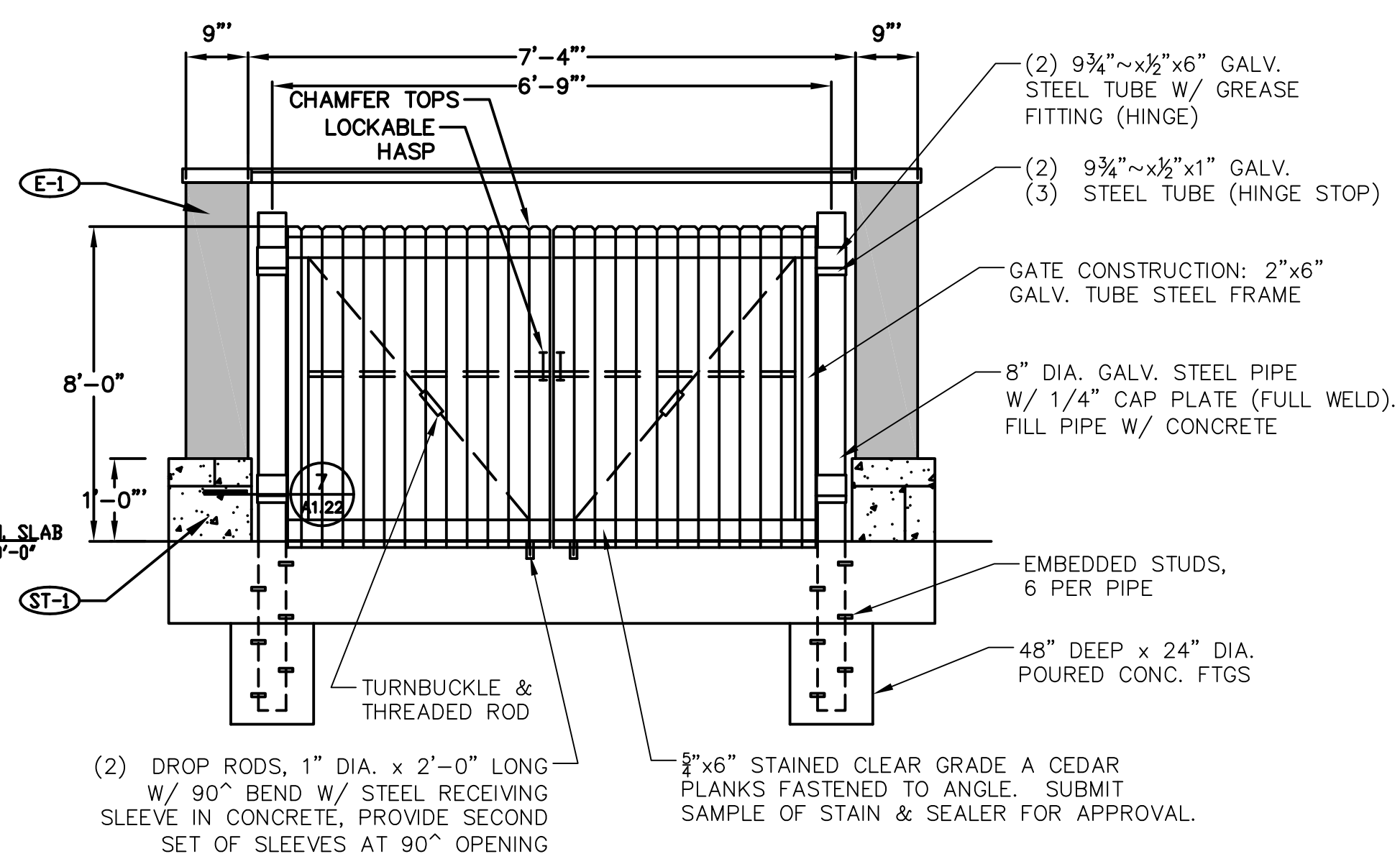
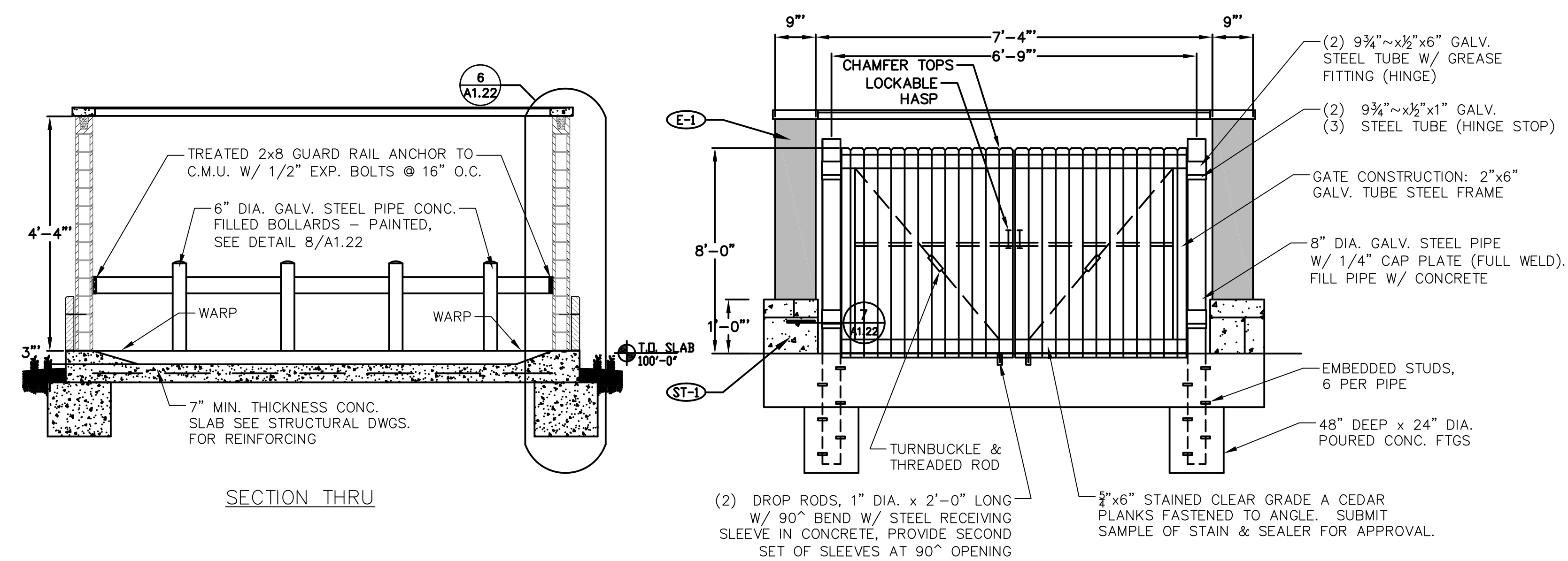
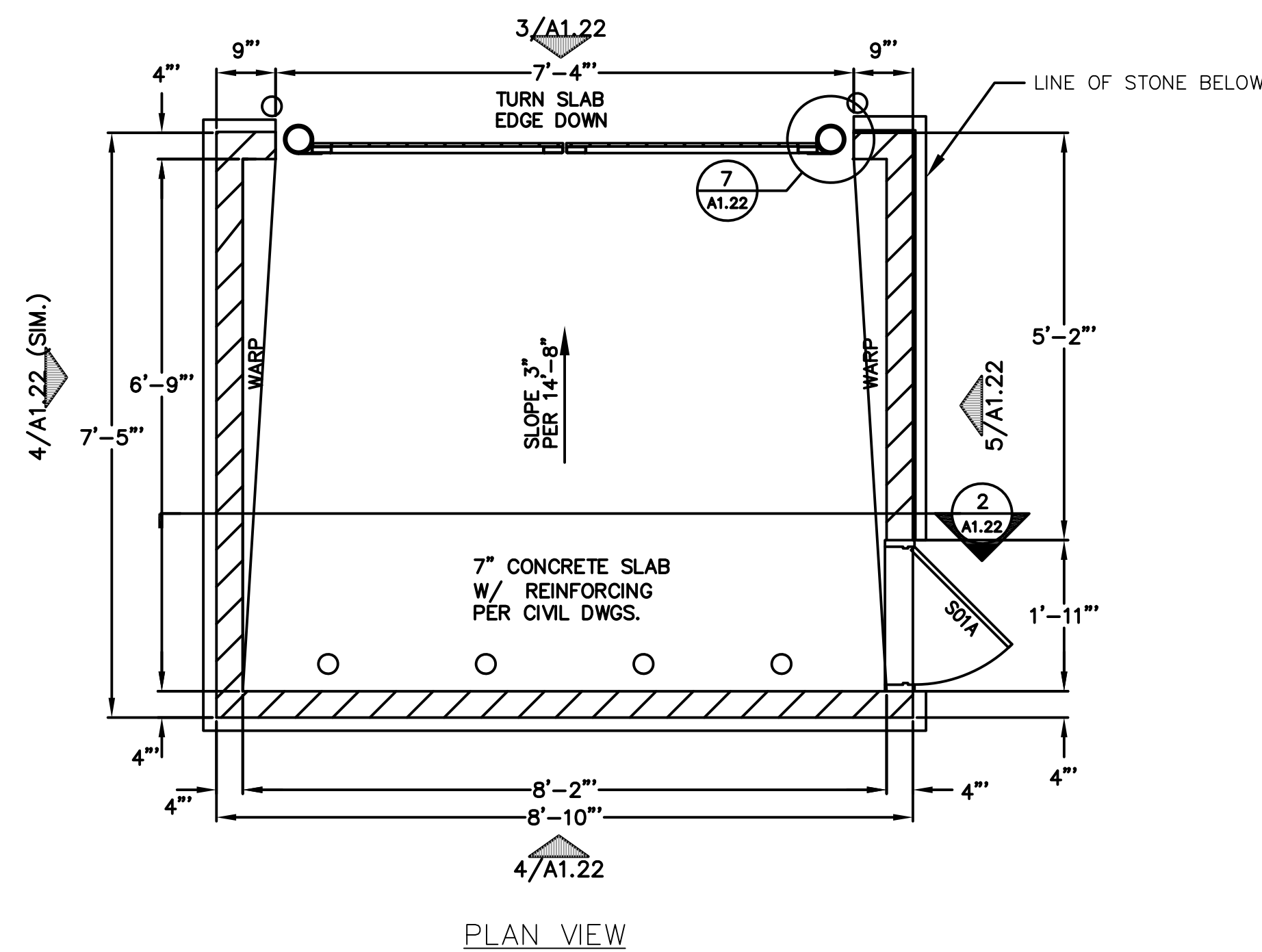
- NOTES:
- DO NOT SCALE DRAWING.
  - INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
  - WEIGHT IS RACK ONLY, NOT TO BE CONSIDERED AS SHIPPING WEIGHT.
  - FINISHING OPTIONS INCLUDE SUPER DURABLE POLYESTER POWDERCOAT AND HOT DIP GALVANIZING.
  - SEE WEBSITE OR CATALOG FOR POLYESTER POWDERCOAT COLOR OPTIONS.

1 BIKE RACK DETAIL (4-STALL SHOWN)  
1 NOT TO SCALE

NOTE: CONSTRUCTION SHALL CONFORM TO CITY OF MADISON STANDARD DETAIL DRAWINGS THAT ARE CURRENT AT THE TIME OF CONSTRUCTION.

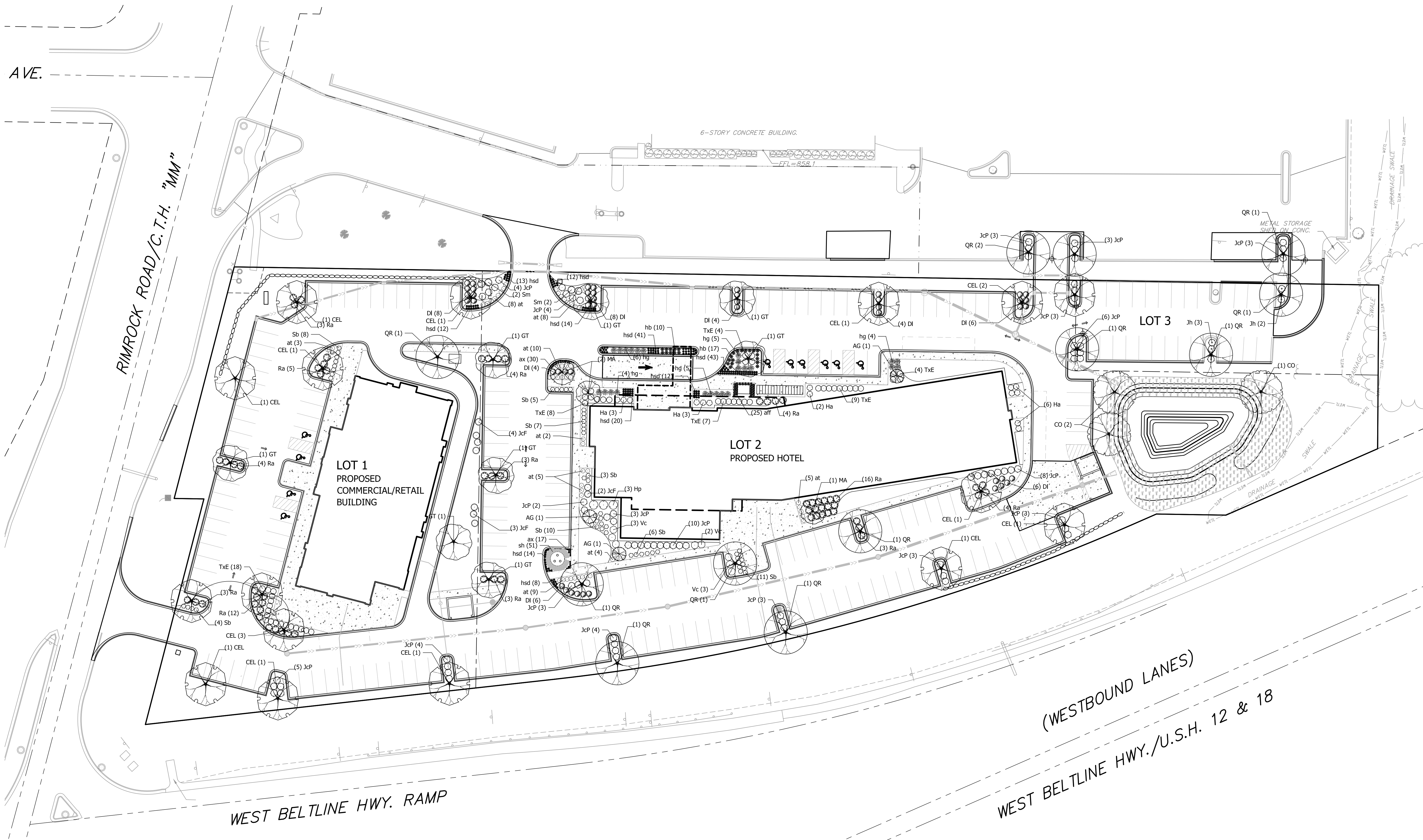
NOT FOR CONSTRUCTION





NOT FOR CONSTRUCTION





PLANT SCHEDULE LOT 1

DECIDUOUS TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
CEL	Celtis occidentalis / Common Hackberry	B & B	2.5'Cal	10
GT	Gleditsia triacanthos inermis 'Skycole' TM / Skyline Thornless Honey Locust	B & B	2.5'Cal	2
QR	Quercus rubra / Red Oak	B & B	2.5'Cal	1
ANNUALS/PERENNIALS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
at	Amsonia tabernaemontana 'Blue Ice' / Blue Ice Star Flower	1 gal	Cont	3
hsd	Hemerocallis x 'Stella de Oro' / Stella de Oro Daylily	4" pot	Cont	12
DECIDUOUS SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
DI	Diervilla lonicera / Dwarf Bush Honeysuckle	3 gal	Cont	8
Ra	Rhus aromatica 'Gro-Low' / Gro-Low Fragrant Sumac	3 gal	Cont	27
Sb	Spiraea x bumalda 'Anthony Waterer' / Anthony Waterer Spiraea	3 gal	Cont	12
Sm	Syringa meyeri 'Pallidin' / Dwarf Korean Lilac	5 gal	Cont	1
EVERGREEN SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
JcF	Juniperus chinensis 'Fairview' / Fairview Juniper	B & B	5' ht.	7
JcP	Juniperus chinensis 'Pfitzerana Kallays Compacta' / Kally Pfitzer Compact Juniper	5 gal	Cont	9
TxE	Taxus x media 'Everlow' / Yew	3 gal	Cont	18

PLANT SCHEDULE LOT 2

DECIDUOUS TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
CO	Carya ovata / Shagbark Hickory	B & B	2'Cal	3
CEL	Celtis occidentalis / Common Hackberry	B & B	2.5'Cal	6
GT	Gleditsia triacanthos inermis 'Skycole' TM / Skyline Thornless Honey Locust	B & B	2.5'Cal	6
MA	Maackia amurensis / Amur Maackia	B & B	2.5'Cal	3
QR	Quercus rubra / Red Oak	B & B	2.5'Cal	5
FLOWERING TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
AG	Amelanchier x grandiflora 'Robin Hill' / Apple Serviceberry	B & B	1.5'Cal	3
ANNUALS/PERENNIALS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
ax	Allium x 'Summer Beauty' / Summer Beauty Allium	4" pot	Cont	47
at	Amsonia tabernaemontana 'Blue Ice' / Blue Ice Star Flower	1 gal	Cont	51
aff	Athyrium filix-femina / Common Lady Fern	1 gal	Cont	25
hsd	Hemerocallis x 'Stella de Oro' / Stella de Oro Daylily	4" pot	Cont	177
hb	Hosta x 'Blue Cadet' / Plantain Lily	1 gal	Cont	27
hg	Hosta x 'Guacamole' / Plantain Lily	1 gal	Cont	24
sh	Sporobolus heterotaxis / Prairie Dropseed	1 gal	Cont	51
DECIDUOUS SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
DI	Diervilla lonicera / Dwarf Bush Honeysuckle	3 gal	Cont	38
Ha	Hydrangea arborescens 'Annabelle' / Annabelle Smooth Hydrangea	1 gal	Cont	14
Hp	Hydrangea paniculata 'Limelight' TM / Limelight Hydrangea	5 gal	Cont	3
Ra	Rhus aromatica 'Gro-Low' / Gro-Low Fragrant Sumac	3 gal	Cont	37
Sb	Spiraea x bumalda 'Anthony Waterer' / Anthony Waterer Spiraea	3 gal	Cont	42
Sm	Syringa meyeri 'Pallidin' / Dwarf Korean Lilac	5 gal	Cont	3
Vc	Viburnum carlesii 'Spice Island' / Korean Spice Viburnum	5 gal	Cont	8
EVERGREEN SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
JcF	Juniperus chinensis 'Fairview' / Fairview Juniper	B & B	5' ht.	2
JcP	Juniperus chinensis 'Pfitzerana Kallays Compacta' / Kally Pfitzer Compact Juniper	5 gal	Cont	53
TxE	Taxus x media 'Everlow' / Yew	3 gal	Cont	32

STORMWATER SEEDING LOT 2

	BASIC PRAIRIE SEED MIX	5,926 sf
--	------------------------	----------

PLANT SCHEDULE LOT 3

DECIDUOUS TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
QR	Quercus rubra / Red Oak	B & B	2.5'Cal	3
EVERGREEN SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
JcP	Juniperus chinensis 'Pfitzerana Kallays Compacta' / Kally Pfitzer Compact Juniper	5 gal	Cont	3
Jh	Juniperus horizontalis 'Blue Chip' / Blue Chip Juniper	3 gal	Cont	5

PLANT SCHEDULE EXISTING LOT

DECIDUOUS TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
QR	Quercus rubra / Red Oak	B & B	2.5'Cal	3
EVERGREEN SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
JcP	Juniperus chinensis 'Pfitzerana Kallays Compacta' / Kally Pfitzer Compact Juniper	5 gal	Cont	9

- GENERAL NOTES:**
1. All plantings shall conform to quality requirements as per ANSI Z60.1.
  2. All plant material shall be true to the species, variety and size specified, nursery grown in accordance with good horticultural practices, and under climatic conditions similar to those of the project site.
  3. Contact Landscape Architect, in writing, to request and plant material substitutions due to availability issues.
  4. All disturbed areas, unless otherwise noted, to be seeded with Madison Parks Mix by Olds Seed Company or equivalent, per manufacturer's specified application rates. All seeded areas are to be watered daily to maintain adequate soil moisture for proper germination. After vigorous growth is established, apply 1/2" water twice weekly until final acceptance.
  5. All plants shall be guaranteed to be in healthy and flourishing condition during the growing season following installation. All plant material shall be guaranteed for one year from the time of installation.
  6. Contractor shall provide a suitable amended topsoil blend for all planting areas where soil conditions are unsuitable for plant growth. Topsoil shall conform to quality requirements as per Section 625.2(1) of the Standard Specifications for Highway Construction. Provide a minimum of 12" of topsoil in all planting areas and 6" of topsoil in areas to be seeded/sodded.
  7. Landscape beds to be mulched with undyed shredded hardwood bark mulch to 3" depth min.
  8. Areas labeled 'Basic Prairie Seed Mix' to be seeded with mix of same name from Cardno Native Plant Nursery per manufacturer specified application rates.

LANDSCAPE PLAN  
1"=30'

NOT FOR CONSTRUCTION

G B A  
architecture | design

7780 ELMWOOD AVE. STE. 204  
MIDDLETON, WI 53562  
608-829-1750  
608-829-3056 (FAX)



vierbicher  
planners | engineers | advisors

Phone: (800) 261-3893

PROJECT: HOME 2 SUITES  
RIMROCK ROAD  
MADISON, WISCONSIN  
CLIENT: NORTH CENTRAL GROUP  
c/o XYZ  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

LANDSCAPE  
PLAN

L101

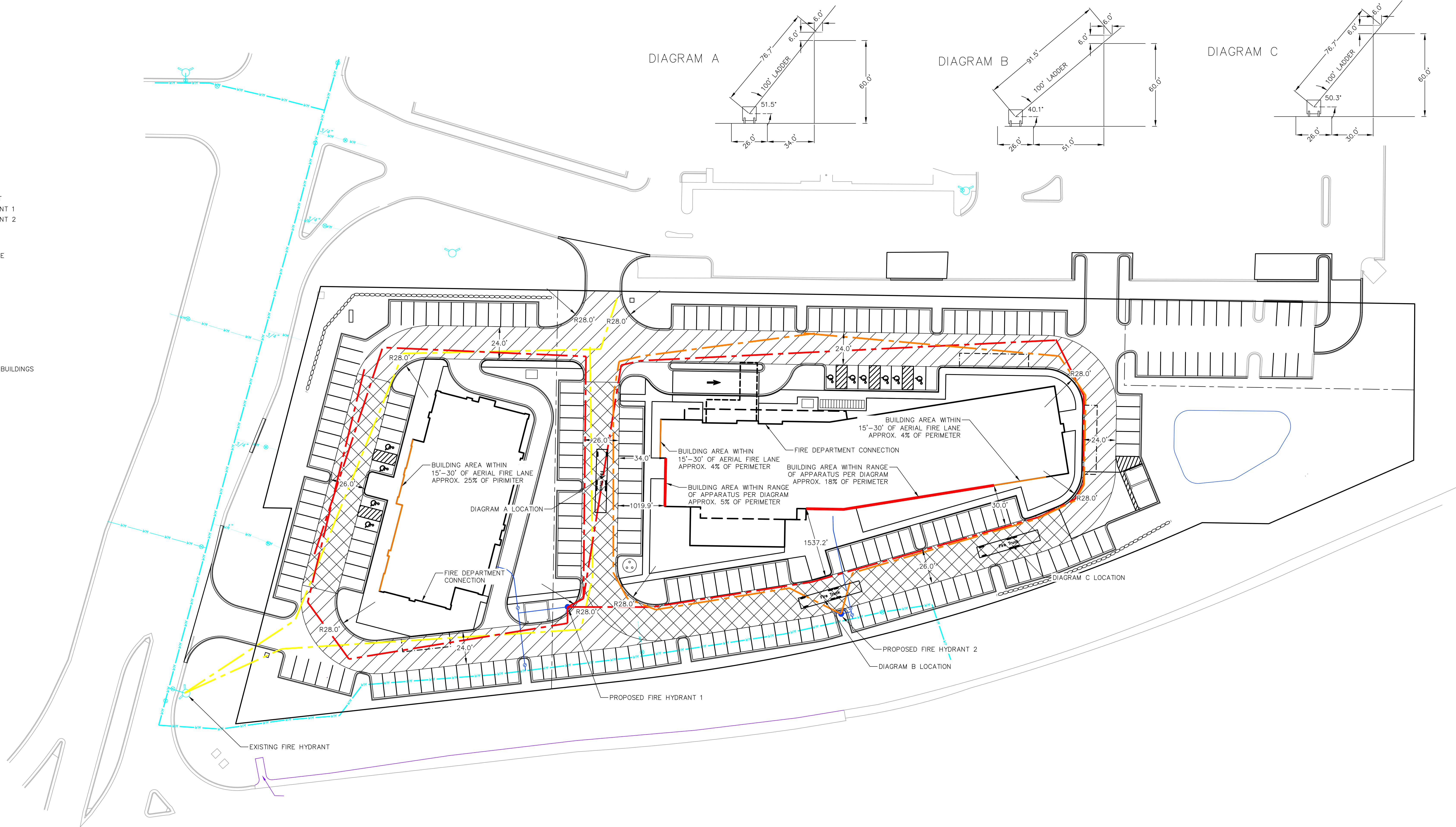


- LEGEND
- 500' HOSE LAY FROM EXISTING HYDRANT
  - 500' HOSE LAY FROM PROPOSED HYDRANT 1
  - 500' HOSE LAY FROM PROPOSED HYDRANT 2
  - PROPOSED FIRE LANE
  - PROPOSED AERIAL APPARATUS FIRE LANE
  - PROPOSED HYDRANT
  - EXISTING HYDRANT

NO PARKING  
FIRE LANE

FIRE LANE NO PARKING  
SIGN (12"X18")  
LOCATIONS TO BE  
DETERMINED BY CITY

NOTE: ALL AREAS OF FIRE LANE WITHIN 150' HOSE LAY FROM BUILDINGS



FIRE ACCESS  
1" = 30'

0' 15' 30' 60' 90'

DIAGRAM A

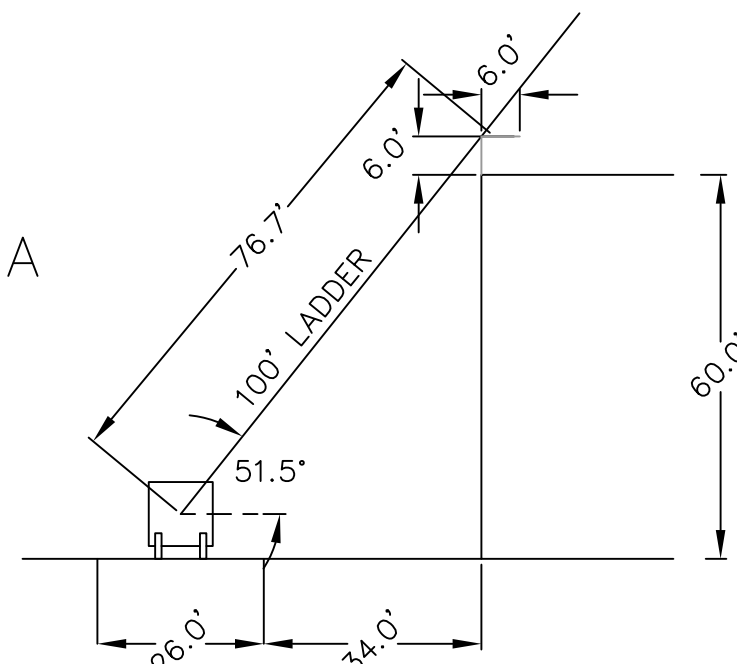


DIAGRAM B

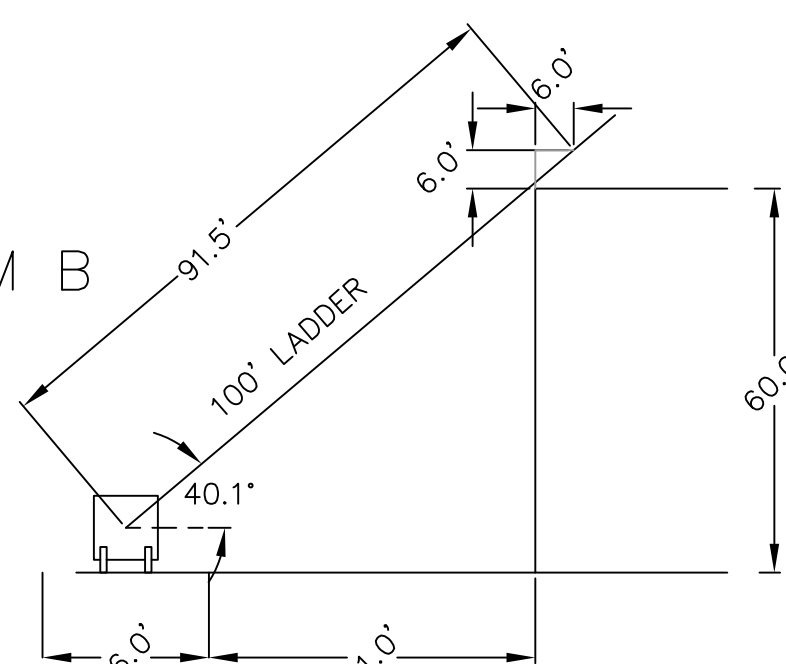
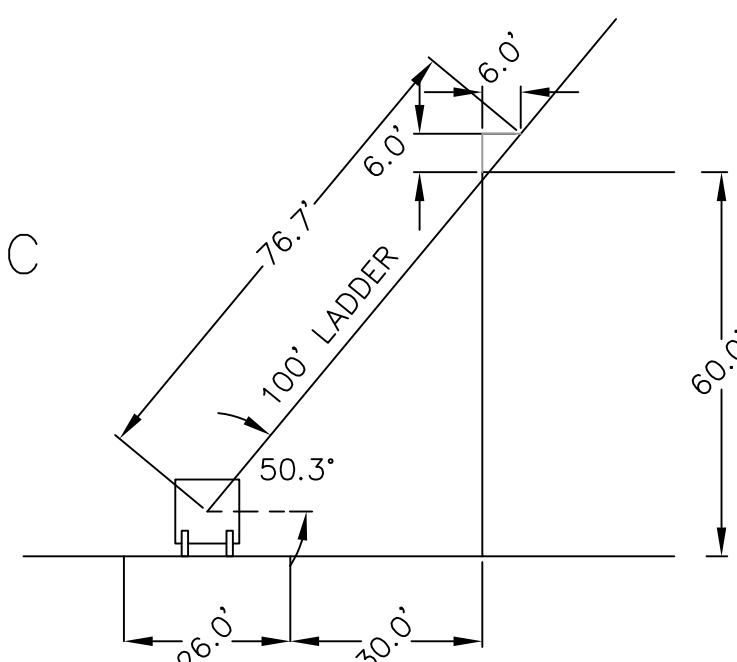


DIAGRAM C



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planners | engineers | advisors  
Phone: (800) 261-3893

PROJECT: HOME 2 SUITES  
RIMROCK ROAD  
MADISON, WISCONSIN  
CLIENT: NORTH CENTRAL GROUP  
c/o XYZ  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT: 201732  
DRAWN BY: JGOL  
DATE: 11/20/17  
SCALE: AS NOTED

FIRE  
ACCESS



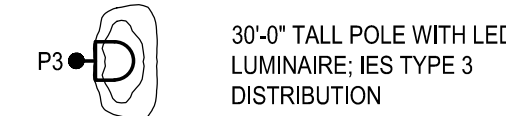
CALCULATION SUMMARY					
LABEL	CALCTYPE	UNITS	MIN	AVG	AVGMIN
PARKING LOT - PAVEMENT	ILLUMINANCE	FC	0.2	0.8	4.0

SUGGESTED CONTROL SEQUENCE:

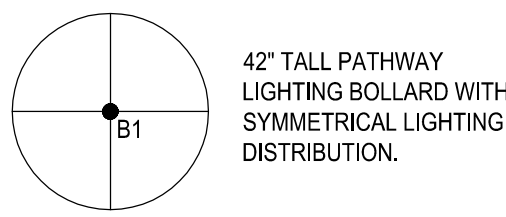
POLE, BOLLARD AND BUILDING MOUNTED  
LUMINAIRES AUTOMATICALLY ON AT SUNSET.

POLE, BOLLARD AND BUILDING MOUNTED  
LUMINAIRES AUTOMATICALLY OFF AT SUNRISE.

POLE TYPE DISTRIBUTION KEY:



BOLLARD TYPE DISTRIBUTION KEY:



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MIDDLETON, WI 53562  
608-829-1750  
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PROJECT: **HOME 2 SUITES**  
RIMROCK ROAD  
MADISON, WISCONSIN

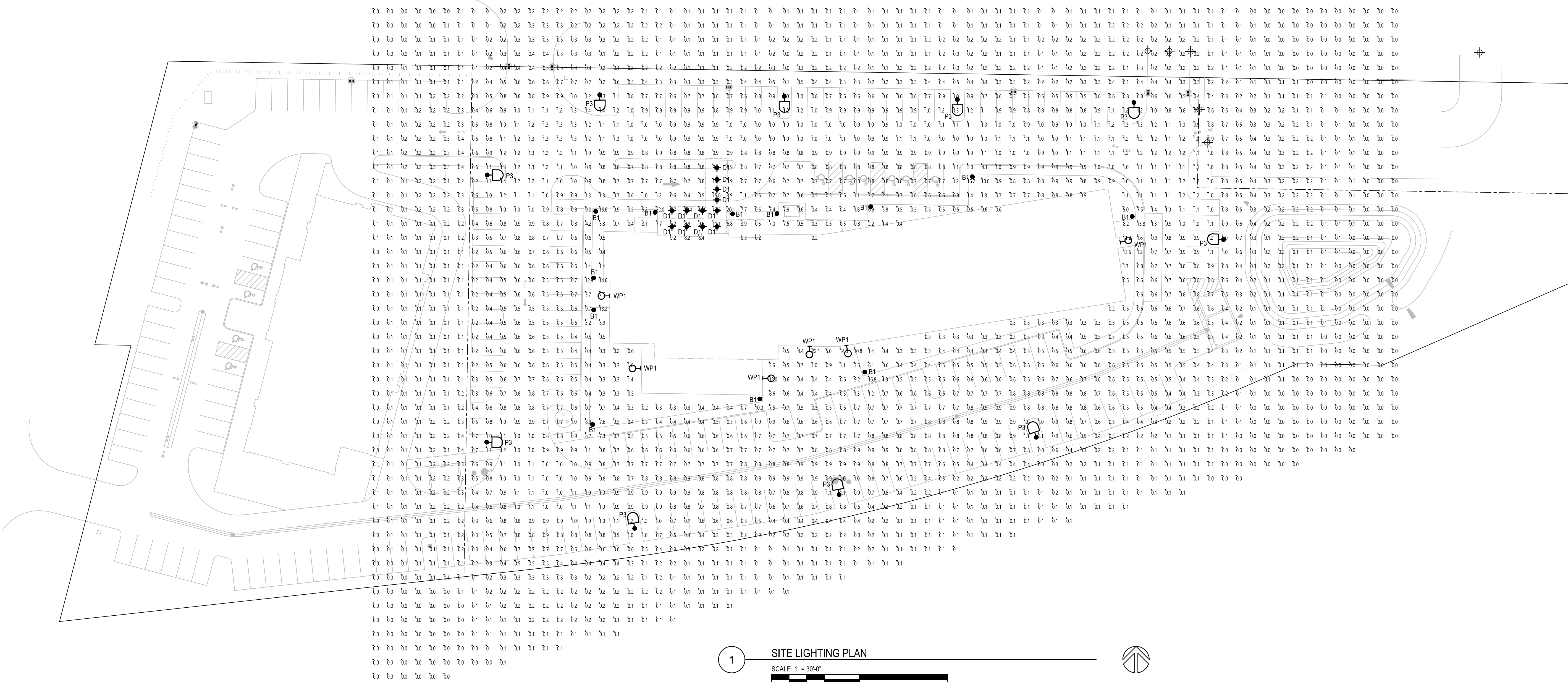
CLIENT: **NORTH CENTRAL GROUP**  
c/o MADISON RIMROCK LODGING INVESTORS I, LLC  
1800 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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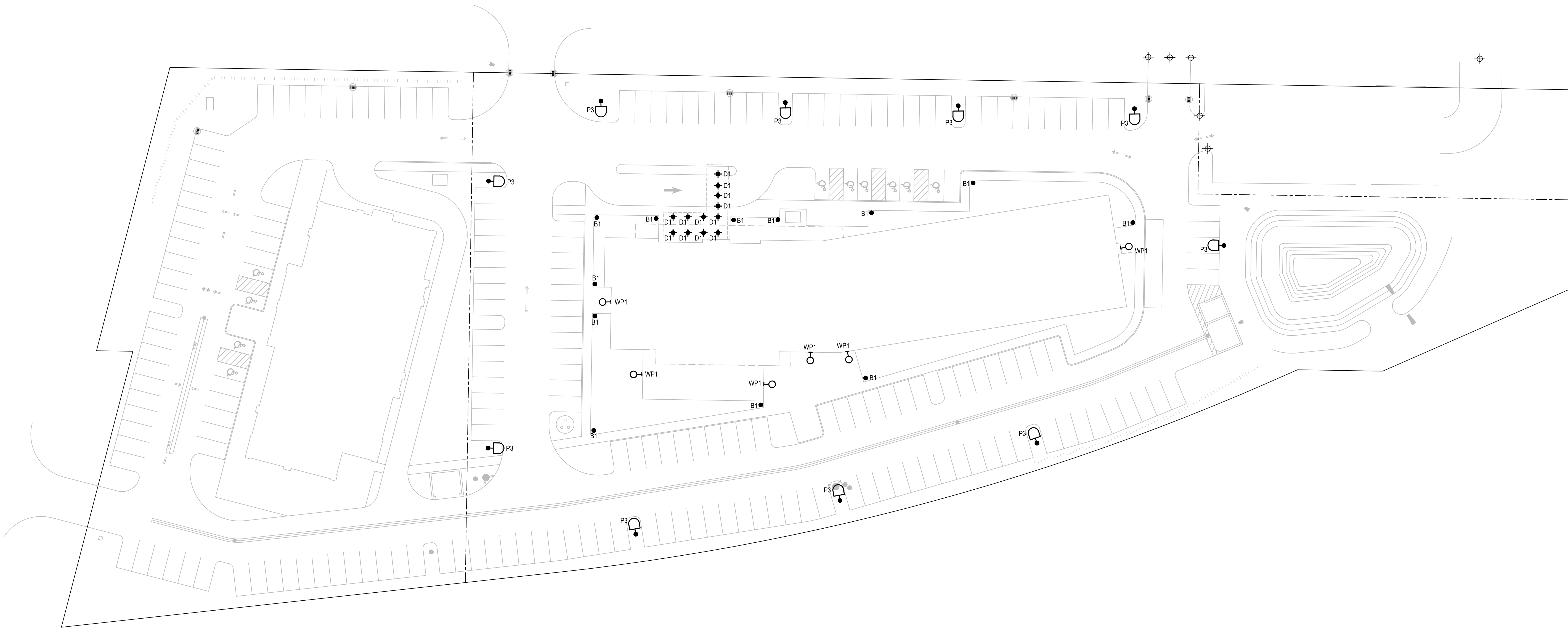
PROJECT: 201732  
DRAWN BY: HEI  
DATE: 11/20/17  
SCALE: AS NOTED

SITE LIGHTING  
PLAN

E101







SUGGESTED CONTROL SEQUENCE:

POLE, BOLLARD AND BUILDING MOUNTED  
LUMINAIRES AUTOMATICALLY ON AT SUNSET.

POLE, BOLLARD AND BUILDING MOUNTED  
LUMINAIRES AUTOMATICALLY OFF AT SUNRISE.

POLE TYPE DISTRIBUTION KEY:

P3

30'-0" TALL POLE WITH LED  
LUMINAIRE;IES TYPE 3  
DISTRIBUTION

BOLLARD TYPE DISTRIBUTION KEY:

B1

42" TALL PATHWAY  
LIGHTING BOLLARD WITH  
SYMMETRICAL LIGHTING  
DISTRIBUTION.

GBA

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MIDDLETON, WI 53562  
608-829-1750  
608-829-3056 (FAX)

NCG

NORTH CENTRAL GROUP

PROJECT:

HOME 2 SUITES

RIMROCK ROAD  
MADISON, WISCONSIN

CLIENT:

NORTH CENTRAL GROUP

c/o MADISON RIMROCK LODGING INVESTORS I, LLC

1800 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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PROJECT:

201732

DRAWN BY:

HEI

DATE:

11/20/17

SCALE:

AS NOTED

SITE LIGHTING  
PLAN

E102



WP1 TYPE WP1  
NO SCALE

DL1 TYPE DL1  
NO SCALE

**B1** TYPE B1  
NO SCALE

---

P3 TYPE P3  
NO SCALE

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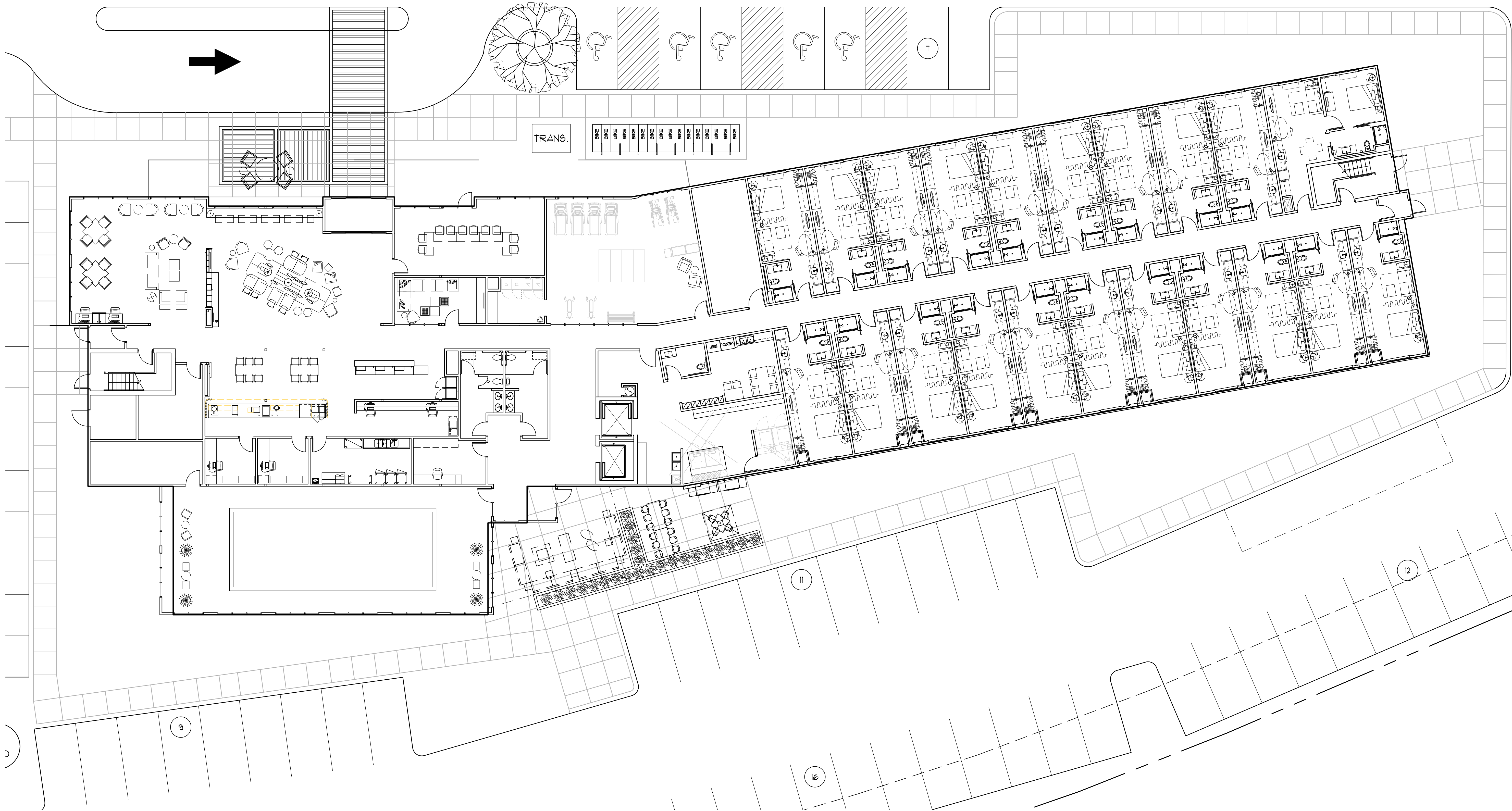
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PROJECT:	201732
DRAWN BY:	HEE
DATE:	11/20/17
SCALE:	AS NOTED

**SITE LIGHTING  
LUMINAIRES  
E103**






FIRST FLOOR PLAN  
SCALE: 3/32" = 1' @

PROJECT: **HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443  
CLIENT: **MADISON RIMROCK LODGING INVESTORS I, LLC**  
c/o NORTH CENTRAL GROUP  
1800 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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DRAWN BY: TEL/A/A  
DATE:  
SCALE: AS NOTED  
LAND USE SUBMITTAL 11/20/2017





 **SECOND FLOOR PLAN**  
SCALE: 3/32" = 1' 0"

0' 4' 8' 16' 24' 32'

PROJECT: **HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443  
CLIENT: **MADISON RIMROCK LODGING INVESTORS 1, LLC**  
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PROJECT: 201732

DRAWN BY: TEL/AIA


DATE:

SCALE: AS NOTED

LAND USE SUBMITTAL 11/20/2017





 **THIRD FLOOR PLAN**  
SCALE: 3/32" = 1' 0"

PROJECT: **HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443  
CLIENT: **MADISON RIMROCK LODGING INVESTORS 1, LLC**  
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PROJECT: 201732

DRAWN BY: TEL/AJA


DATE:

SCALE: AS NOTED

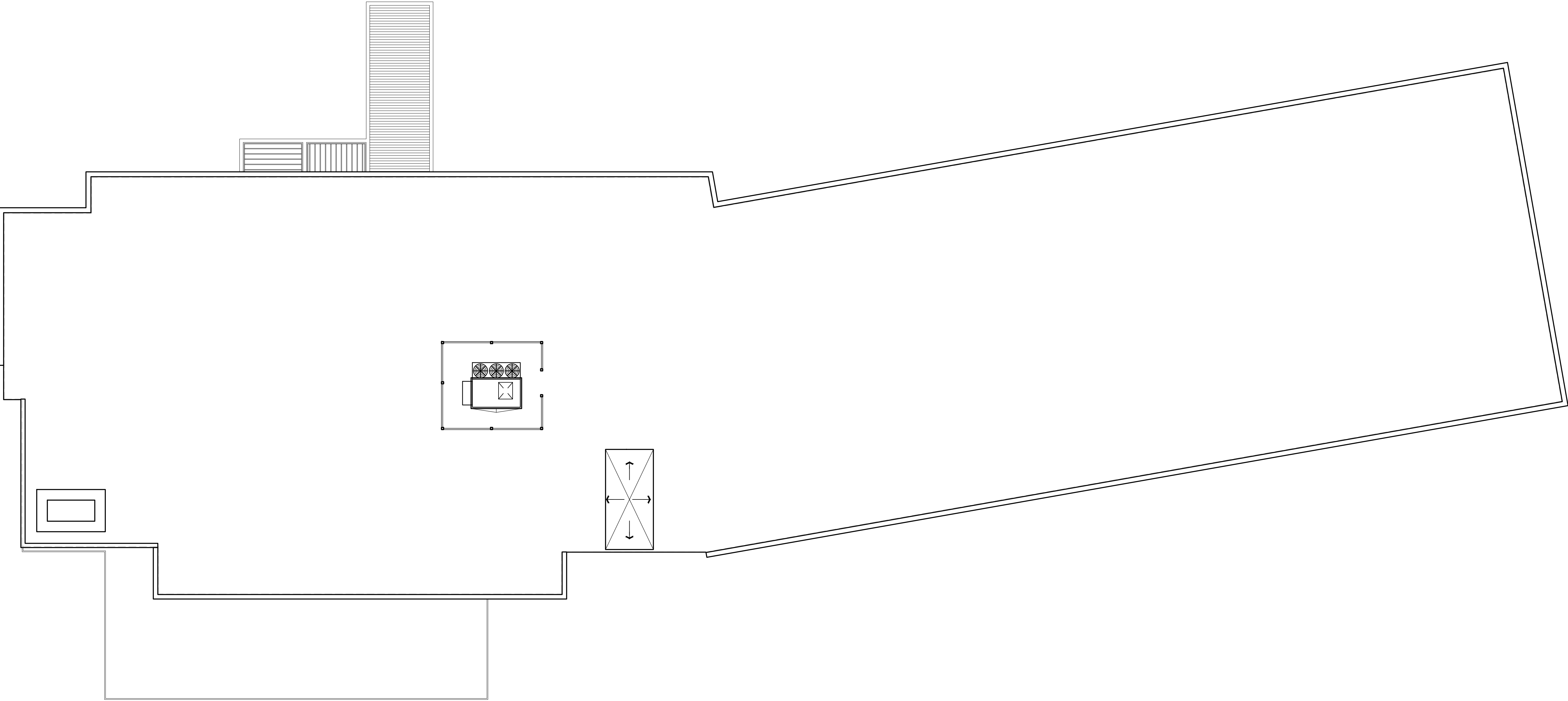
LAND USE SUBMITTAL 11/20/2017






 **FOURTH FLOOR PLAN**  
SCALE: 3/32" = 1' 0"





 **ROOF PLAN**  
SCALE: 3/32" = 1' 0"

0' 4' 8' 16' 24' 32'

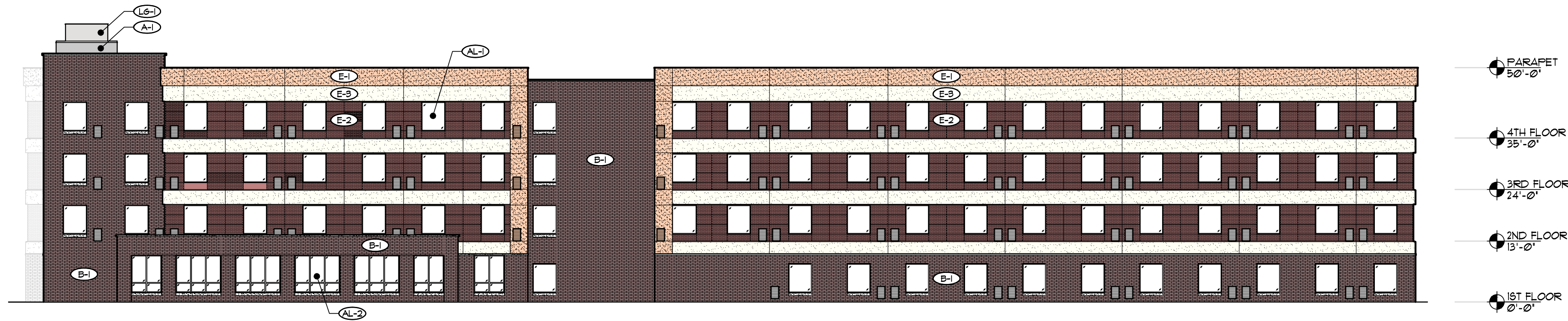
PROJECT: **HOME 2 SUITES**  
2155 RIMROCK ROAD  
MADISON, WISCONSIN 53713-1443  
CLIENT: **MADISON RIMROCK LODGING INVESTORS 1, LLC**  
c/o NORTH CENTRAL GROUP  
1600 ASPEN COMMONS, SUITE 200  
MIDDLETON, WISCONSIN

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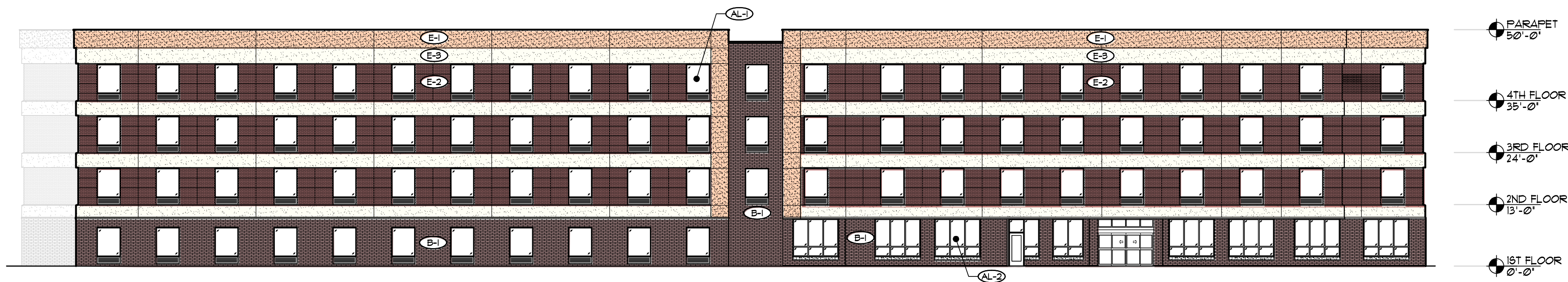
PROJECT: 201732  
DRAWN BY: TEL/AJA  
DATE:  
SCALE: **AS NOTED**

LAND USE SUBMITTAL 11/20/2017

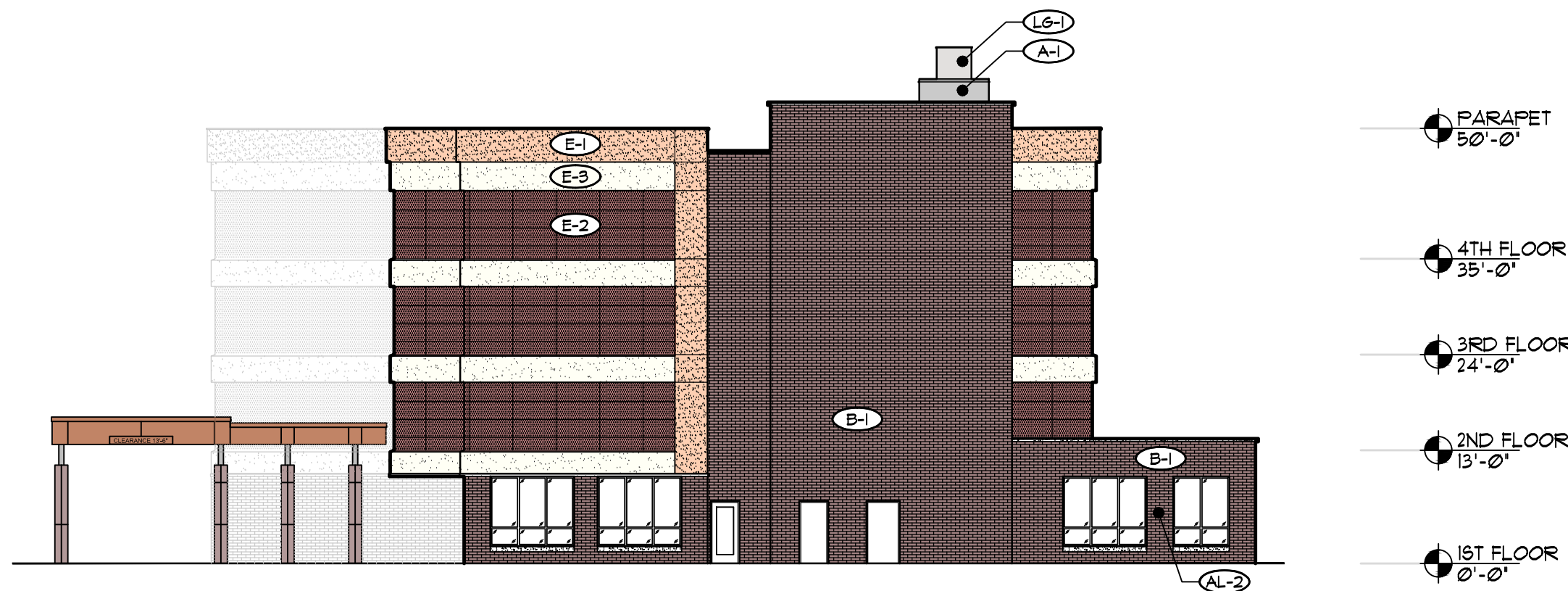




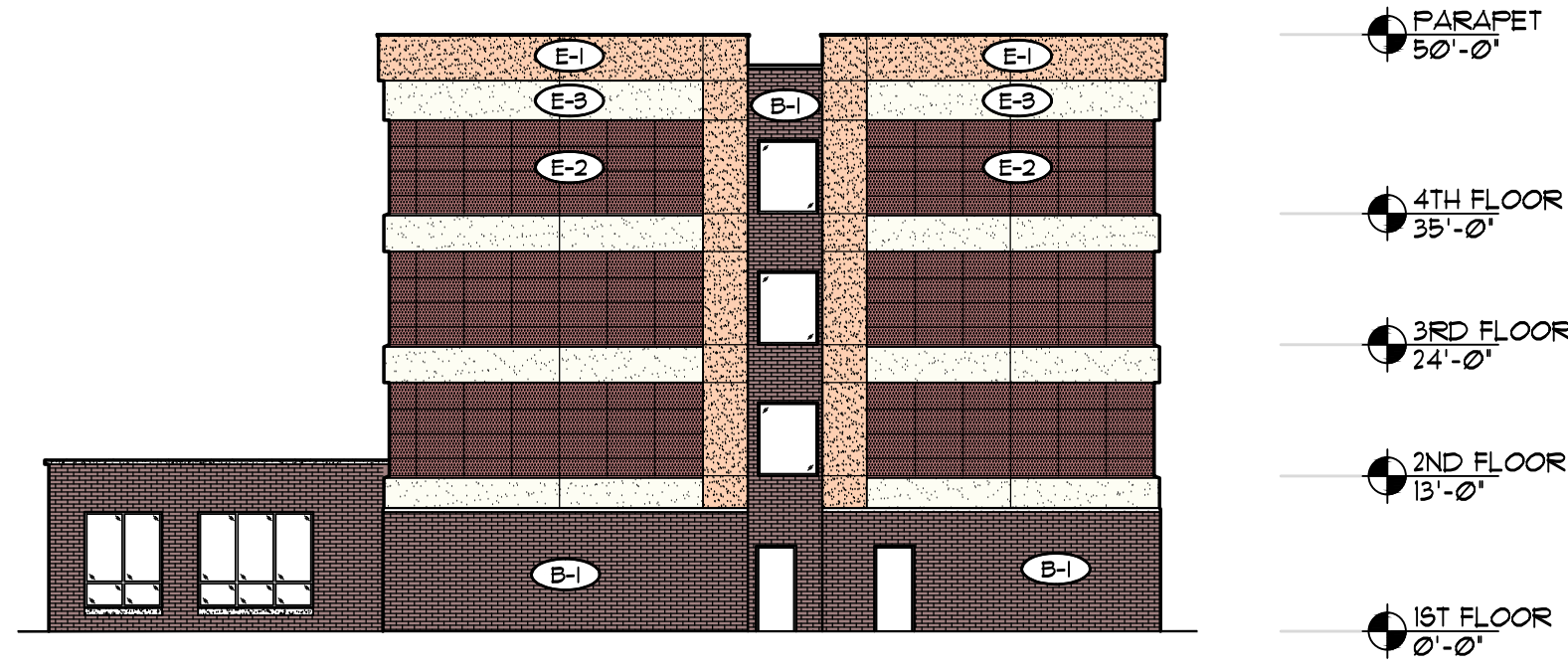
1 SOUTH ELEVATION  
SCALE: 1/16" = 1'-0"



2 NORTH ELEVATION  
SCALE: 1/16" = 1'-0"



3 EAST ELEVATION  
SCALE: 1/16" = 1'-0"



4 WEST ELEVATION  
SCALE: 1/16" = 1'-0"

GRAPHIC	EXTERIOR FINISH KEY
	AL-1 ALUMINUM WALL PANEL
	LG-1 LAMINATED GLAZING
	B-1 BRICK MASONRY
	E-1 EIFS, COLOR NO. 1
	E-2 EIFS, COLOR NO. 2
	E-3 EIFS, COLOR NO. 3
	AL-1 ALUMINUM WINDOW UNITS
	AL-2 ALUMINUM STOREFRONT