



Department of Public Works
Engineering Division
Robert F. Phillips, P.E., City Engineer
City-County Building, Room 115
210 Martin Luther King, Jr. Boulevard
Madison, Wisconsin 53703
Phone: (608) 266-4751
Fax: (608) 264-9275
engineering@cityofmadison.com
www.cityofmadison.com/engineering

Parcel Number: 0810-324-3035-8
Situs: 715 Rethke Ave
COUNTY OF DANE
RETHKE AVE CONDO ASSOC
1218 W HIGHLAND AVE
MILWAUKEE, WI 53233-1323

Deputy City Engineer
Gregory T. Fries, P.E.
Deputy Division Manager
Kathleen M. Cryan
Principal Engineer 2
Christopher J. Petykowski, P.E.
John S. Fahrney, P.E.
Principal Engineer 1
Christina M. Bachmann, P.E.
Mark D. Moder, P.E.
Janet Schmidt, P.E.
James M. Wolfe, P.E.
Facilities & Sustainability
Bryan Cooper, Principal Architect
Mapping Section Manager
Eric T. Pederson, P.S.
Financial Manager
Steven B. Danner-Rivers

March 11, 2020

TO: Property Owners along Rethke Avenue

RE: Project 12693 Proposed Street Reconstruction Project & Public Hearing

The City of Madison is proposing the reconstruction of Rethke Avenue from East Washington Avenue to Commercial Avenue in 2020. Enclosed with this is a fact sheet with some details on the proposed project along with a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing can be found on the notification.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project. The costs of some items are shared between the property owner and the City, while other costs are assessed entirely to the property owner. A table detailing the City's standard assessment policy for these items is included in the fact sheet.

Also enclosed is a Schedule of Assessments, which shows the property owner's share of estimated costs for each property adjacent to the project. After the work is complete, a final assessment will be calculated based on bid prices and work actually performed. The final assessment, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 3.0 % interest charged on the unpaid balance.

To request accommodations for special needs or disabilities, or if you have any other questions regarding this project, please contact Fadi El Musa, the Project Engineer at 243-5214 or email at felmusagonzalez@cityofmadison.com. This includes requests relating to the Public Hearing and also request relating to the actual operations of construction. A list of contacts for this project can be found on the enclosed fact sheet. Hearing impaired person may contact the City's TDD number at 1-866-704-2315 to make arrangements for assistance during the meeting.

Sincerely,

Robert F. Phillips, P.E.,
City Engineer

RFP: fbeg
Cc by Email:

Ald. Grant Foster
Marla Eddy, City Forestry
Adam Wiederhoeft, Water Utility
Jeremy Nash, City Traffic Engineering
Christy Bachmann, City Engineering
Dane County 911
Mark Moder, City Engineering

Yang Tao, City Traffic Engineering
Janet Schmidt, City Engineering
Chris Petykowski, City Engineering
Jim Wolfe, City Engineering
Daniel Olivares, City Engineering
Charles Romines, Streets Division
Hannah Mohelnitzky, City Engineering

**NOTICE OF PUBLIC HEARING
BEFORE THE BOARD OF PUBLIC WORKS
FOR
PLANS, SPECIFICATIONS, AND SPECIAL ASSESSMENTS
FOR
PUBLIC WORKS IMPROVEMENTS
MADISON, WISCONSIN**

PART I

The Common Council of the City of Madison, Wisconsin, having heretofore decided that it is expedient and necessary that the improvements as listed in Part II hereof be improved at the expense of the property thereby on which would be conferred some special benefit.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN:

That the City Engineer has prepared plans, specifications, a proposed schedule of assessments, and an estimate of the entire costs of the improvement for each of the districts listed in Part II hereof, and;

That the plans, specifications, a proposed schedule of assessments, and an estimate of the entire cost of the improvements listed hereto are available and open to inspection by all interested persons in the office of the City Engineer, Room 115, City-County Building, 210 Martin Luther King Jr. Blvd., between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, and will so continue to be for ten (10) working days from the first published date of this notice, and;

That on **WEDNESDAY, MARCH 25, 2020 AT 5:30 P.M.**, the Board of Public Works will hold a public hearing in **ROOM 108 (PARKS CONFERENCE ROOM) OF THE CITY COUNTY BUILDING** and will consider any objections that may be filed in writing or in person and hear all persons desiring to be heard, and;

That special assessments may be paid over an eight (8) year period, with the owner paying 1/8 of the principal each year plus three (3%) percent interest on the unpaid balance, as determined by the Board of Public Works.

That if the total assessment is paid in full before October 31st in the year that the billing is made, irrespective of project completion, then no interest shall be charged.

If you require an interpreter, materials in alternate formats, or other accommodations to access this public hearing, please contact the Engineering Division at phone (608) 266-4751 or email us at engineering@cityofmadison.com. Please make contact at least 24 hours prior to the date of this public hearing so that we can make proper accommodations.

PART II

RETHKE AVENUE RECONSTRUCTION ASSESSMENT DISTRICT - 2020

By Order of the Board of Public Works
Madison, Wisconsin

PUB: WSJ **MARCH 13, 2020**



Department of Public Works

Engineering Division

Fact and Details Sheet: PROPOSED RETHKE AVENUE RECONSTRUCTION ASSESSMENT DISTRICT-2020

PROJECT CONTACTS

- » Project Manager: Fadi El Musa
(608) 243-5214, felmusagonzalez@cityofmadison.com
- » Sanitary & Storm: Daniel Olivares
(608) 261-9285, daolivares@cityofmadison.com
- » Traffic: Jeremy Nash
(608) 266-6585, jnash@cityofmadison.com
- » Construction: John Fahrney
(608) 266-9091, jfahrney@cityofmadison.com
- » Contractor: To be determined

Project Details – Proposed Work

Sanitary Sewer: Replace the existing sewer mains with new PVC pipes and replace laterals from the new main to the property line.

Storm Sewer: Replace existing sewer mains, inlets and access structures that are in poor condition. Reconnect private storm sewer laterals to new sewer systems. Install new storm sewer laterals if requested by the property owner.

Water Main: Will not be replaced with this reconstruction project.

Street: Replace the entire existing asphalt pavement within the project limits, spot replace existing sidewalk, curb, and gutter that are in poor condition or as necessary to replace the sanitary sewer lateral. Install new sidewalk, driveway aprons, curb, and gutter on both sides of the street where there is none currently.

Trees: No trees will be removed with the reconstruction project.

Terrace Areas: Will be disturbed completely on both sides of the street for the replacement and installation of sidewalk, driveway aprons, curb, gutter, and sewer laterals.

Bus Pad: Not Applicable

Assessments: After construction is complete, the assessments are recalculated based on the bid prices and measured quantities. The final assessments are mailed in the summer of 2021. Property owners can pay the assessments in a lump sum or over 8 years with 3% interest.

Item	Property Owner Share	City Share
Curb & Gutter Replacement	50%	50%
Driveway Apron Replacement	50%	50%
Sidewalk Replacement	50%	50%
New Curb and Gutter	100%	0%
New Sidewalk	100%	0%
Sanitary Laterals to property line	25%	75%
Sanitary Sewer Main	0%	100%
Storm Sewer Main	0%	100%
Private Storm Sewer Reconnect	100%	0%

Project Website: <https://www.cityofmadison.com/engineering/projects/rethke-avenue>

Construction Schedule & Impacts

Tentative Schedule: This project is scheduled to be bid in April 2020. Construction is expected to begin in June 2020 and be finished in September 2020.

Traffic Impacts: Traffic will remain open only for residents and business customers and staff. Access to properties within the project limits will remain available at all times with brief interruptions.

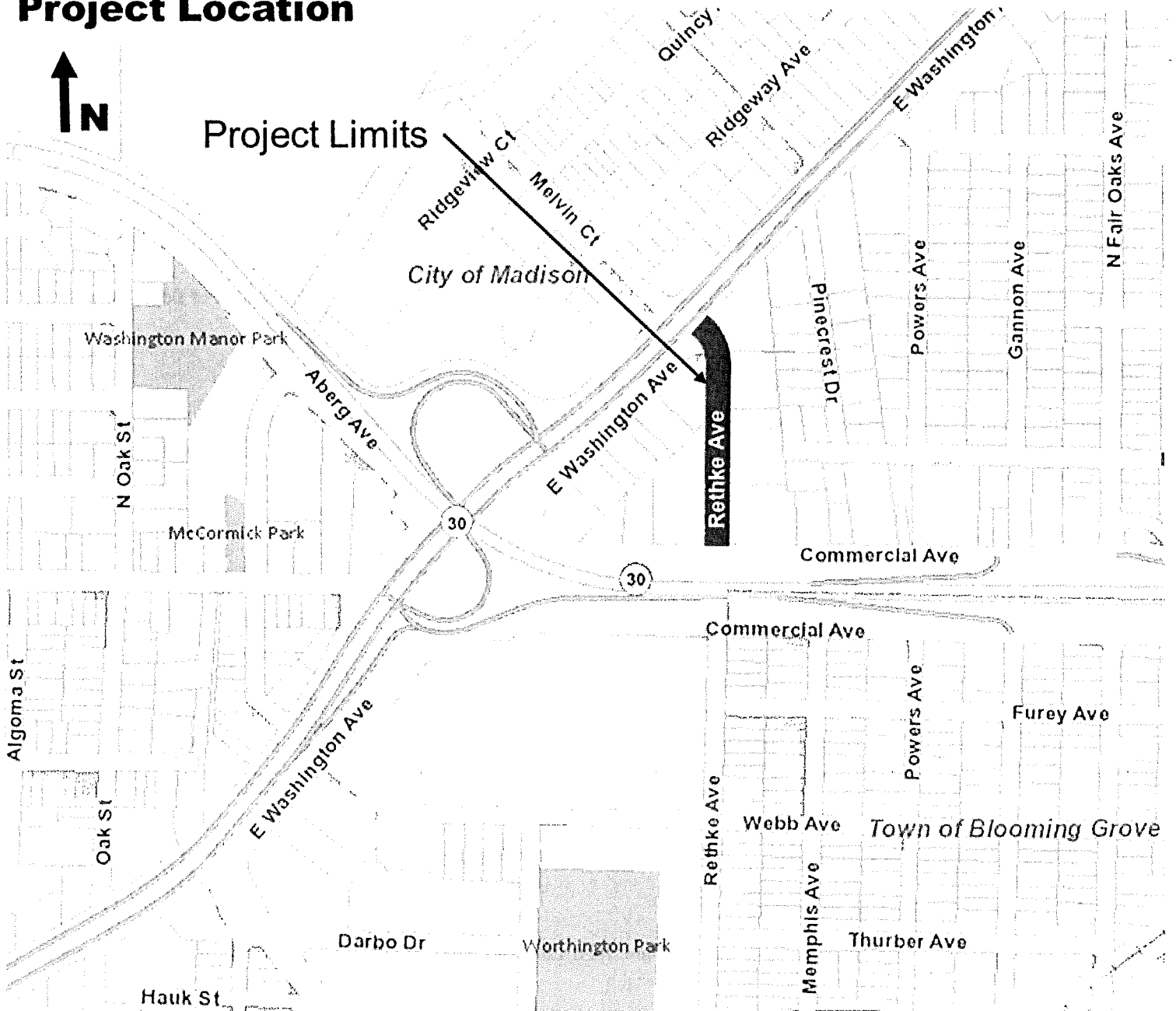
Supplemental Forestry Information

Tree pruning in advance of the project is required to reduce the risk of damage to the trees during construction.

The City of Madison Forestry Section will perform the necessary work. For certain species, especially oak and elm trees, the pruning must be completed by April 1 to reduce the chance of disease. If additional trees need to be removed, City Engineering will notify the adjacent property owner prior to removal. Street trees provide many benefits to our city and are considered an important part of the city's infrastructure. Forestry Section staff will evaluate the terrace for new planting sites and potential replacement sites when the project is complete. There is no additional cost to the adjacent property owner for a tree planting. Street trees are typically planted in the spring of the year following the completion of the construction project. Per Madison General Ordinance 10.10, City Forestry determines tree species and planting locations. Residents cannot choose or plant their own tree in the terrace.

For any questions regarding street tree maintenance or planting, please contact the general forestry line at 266-4816.

Project Location



City of Madison Engineering Division - Schedule of Assessments

Project Name: Retlike Avenue Reconstruction Assessment District-2020

Project Limits: Retlike Avenue (East Washington Avenue to Commercial Avenue)

Project ID: 18593

Contract NO. 2513

Parcel No./Zoning

Owner's Name / Mailing Address

Site Address

Frontage L.F.

Replace Drive Apert @ \$8.00 per S.F. S.F. Cost

Remove Sidewalk @ \$2.50 per S.F. S.F. Cost

Replace Sidewalk @ \$8.00 per S.F. S.F. Cost

Remove & Replace Curb & Gutter @ \$13.00 per L.F. L.F. Cost

(100% Assessable) Construct New Curb, Gutter, & Street @ \$55.00 per L.F. L.F. Cost

Sanitary Sewer Reconection Each Cost

Sanitary Sewer Reconection Each Cost

Remove & Replace Sanitary Latera @ \$21.00 per L.F. L.F. Cost

Storm Sewer Items Private Storm Sewer Reconect @ \$2,500.00 Each Cost

Total Assessal

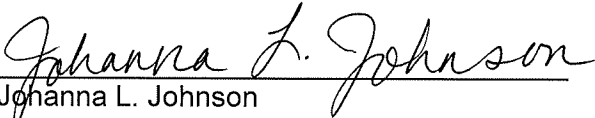
Parcel No./Zoning	Owner's Name / Mailing Address	Site Address	Frontage L.F.	Replace Drive Apert @ \$8.00 per S.F. S.F. Cost	Remove Sidewalk @ \$2.50 per S.F. S.F. Cost	Replace Sidewalk @ \$8.00 per S.F. S.F. Cost	Remove & Replace Curb & Gutter @ \$13.00 per L.F. L.F. Cost	(100% Assessable) Construct New Curb, Gutter, & Street @ \$55.00 per L.F. L.F. Cost	Sanitary Sewer Reconection Each Cost	Sanitary Sewer Reconection Each Cost	Remove & Replace Sanitary Latera @ \$21.00 per L.F. L.F. Cost	Storm Sewer Items Private Storm Sewer Reconect @ \$2,500.00 Each Cost	Total Assessal
0810-333-6071-2 TE	ALABASTER HOLDINGS LLC 140 STONEHAVEN DR SUN PRAIRIE WI	3116 Commercial Ave	180.00 L.F. Commercial Avenue 424.00 L.F. Retlike Avenue	586.00 \$4,116.00	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	424.00 \$16,960.00	1.00 \$1,250.00	1.00 \$1,250.00	35.00 \$693.00	1.00 \$2,500.00	\$48,039.00
0810-324-3016-6 TE	SPEIGHT PROPERTIES LLC 3905 MONONA DR APT 7 MONONA WI	3212 Commercial Ave	224.55 L.F. Commercial Avenue 200.25 L.F. Retlike Avenue	360.00 \$2,880.00	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	200.00 \$8,000.00	1.00 \$1,250.00	1.00 \$1,250.00	35.00 \$693.00	0.00 \$0.00	\$23,103.00
0810-324-3034-0 TE	ALPHA REAL ESTATE LLC 214 W. WISCONSIN ST MADISON WI	711 Retlike Ave	250.00 L.F. Retlike Avenue	280.00 \$2,240.00	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	250.00 \$10,000.00	2.00 \$2,500.00	2.00 \$2,500.00	35.00 \$693.00	0.00 \$0.00	\$28,893.00
0810-324-3035-3 CC-T	COUNTY OF DANE RETlike AVE CONDO ASSOC 1218 W HIGHLAND AVE MILWAUKEE WI	715 Retlike Ave	186.00 L.F. Retlike Avenue	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	0.00 \$0.00	1.00 \$1,250.00	1.00 \$1,250.00	10.00 \$210.00	0.00 \$0.00	\$1,460.00
0810-323-3610-3 CC-T	GRISHAM LLC 4 W. FULLERTON DR 2001 FULLERTON DR PRAIRIE DU SAC WI	3177 E Washington Ave	128.00 L.F. E Washington Ave	310.00 \$2,480.00	0.00 \$0.00	0.00 \$0.00	100.00 \$1,300.00	80.00 \$4,400.00	1.00 \$1,250.00	1.00 \$1,250.00	35.00 \$693.00	0.00 \$0.00	\$17,783.00
0810-324-3022-5 CC-T	LUEDTKE STORM BUILDING LLC 3070 FISH HATCHERY RD # 2 FTCHBURG WI	3205 E Washington Ave	170.00 L.F. E Washington Ave	0.00 \$0.00	100.00 \$250.00	100.00 \$800.00	0.00 \$0.00	0.00 \$0.00	1.00 \$1,250.00	1.00 \$1,250.00	35.00 \$693.00	0.00 \$0.00	\$2,793.00
Table													
				1516.00 \$9,596.00	100.00 \$250.00	100.00 \$800.00	100.00 \$1,300.00	954.00 \$52,470.00	7.00 \$8,750.00	7.00 \$8,750.00	175.00 \$3,675.00	1.00 \$2,500.00	\$122,461.00

AFFIDAVIT OF MAILING

STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

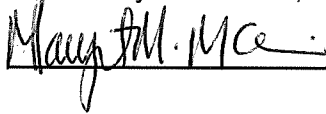
JOHANNA JOHNSON, being first duly sworn on oath, deposes and says that:

1. She is a Program Assistant 3 with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the day of **MARCH 11, 2020** placed in envelopes addressed to each interested owner of respective addresses as indicated by attached list, a true and correct copy of the notice **RETHKE AVENUE RECONSTRUCTION ASSESSMENT DISTRICT - 2020** attached hereto.
2. She did and delivered the envelopes to the Mail Room of the Dane County Printing and Services Division, 210 Martin Luther King, Jr. Blvd., in the city of Madison, Dane County Wisconsin, for postage and depositing in the United States Mail.



Johanna L. Johnson

Subscribed and sworn to before me
this 11 day of MARCH, 2020



Notary Public, State of Wisconsin
My Commission expires: 02/25/2023

