Maintenance Agreement for portions of the public right of way adjacent to Lot 1, CSM 16580

Record this document with the Register of Deeds

Prepared by and return to: Kate Kane City of Madison 210 Martin Luther King Jr. Blvd., Room 115 Madison, WI 53703

(Parcel Identification Numbers) Lot Parcel No. 1 251-0709-232-1538-3

#### Maintenance Agreement for portions of the public right of way adjacent to Lot 1, CSM 16580

This Maintenance Agreement ("Agreement") is entered into as of this \_\_\_\_ day of \_\_\_\_ , 2025, by and between the Board of Regents of the University of Wisconsin System, (the Property Owner herein after referred to as the "University"), and the City of Madison, a Wisconsin municipal corporation ("City"). Collectively the University and the City may be referred to as the "Parties".

#### A. PROPERTY AFFECTED

- 1. PROPERTY DESCRIPTION: This Maintenance Agreement applies to a portion of the public right of way adjacent to Lot 1, Certified Survey Map No. 16580 recorded in Volume 124 of Certified Surveys, page 232 as Document No. 5982593, parcel number 0709-232-1538-3, as described in the legal description in Exhibit A and hereafter referred to as the "Owner's Property".
- 2. MAINTENANCE AREA: This Maintenance Agreement applies to a portion of the public right of way and sidewalk easement area adjacent to Owner's Property and described in Exhibit B and hereafter referred to as the "Maintenance Area".

#### B. MAINTENANCE REQUIREMENTS

- 1. INITIAL CONSTRUCTION OF IMPROVEMENTS WITHIN THE MAINTENANCE AREA: The initial construction of certain improvements within the Maintenance Area are not covered by this Agreement and are covered by a separate agreement known as City Contract Number 9528 and are to be completed in accordance with plans and specifications for Project 15227 ("Plans").
- 2. NO GRADE CHANGE: Following the initial construction of improvements within the Maintenance Area, no change in the grade within the Maintenance Area shall be made without the prior written approval of the City of Madison Engineering Division ("City Engineer").
- 3. IMPROVEMENTS MAINTAINED BY THE UNIVERSITY: Upon completion of the initial construction of improvements within the Maintenance Area, the Property Owner agrees to complete the following maintenance as needed, or as may be reasonably required by the City, within the Maintenance Area:
  - a. Snow and ice removal;
  - b. Cleaning of dirt and debris;
  - c. Graffiti removal or the correction of other vandalism;
  - d. Repair and maintenance of sidewalks and other pavements or paving materials;
  - e. Repair and replacement of planting areas including concrete curbed planting beds;

- f. Trimming, pruning and season maintenance of all plant material excluding street trees. Street tree trimming, pruning, and silva cell replacement shall be by the City of Madison;
- g. Repair and maintenance of drain tile.

Nothing in this Agreement shall prohibit the University from contracting with third parties to comply with its responsibilities under this Agreement.

- 4. REVISIONS BY THE PROPERTY OWNER: The University may request the City allow changes to improvements within the Maintenance Area following completion of the initial construction and shall be permitted to make such changes if the changes are approved in writing by the City Engineer. The University shall obtain all necessary permits and approvals prior to constructing or reconstructing any improvement within the Maintenance Area.
- 5. REVISIONS BY THE CITY: The City has the right to construct or reconstruct any improvement in the Maintenance Area and to construct in such a way that differs from the initial construction. In such event, the City has the right to levy special assessments on the Property for any improvement inside the Maintenance Area to the extent not covered (and paid for by the University) under this Agreement and all improvements maintained by the City in accordance with City Policy and State Statutes.
- 6. PUBLIC SAFETY: The City shall have the right to require the University to promptly construct or reconstruct any improvements in the Maintenance Area that are or become a safety problem, as reasonably determined by the City Engineer, when ordered in writing by the City Engineer to do so. Following receipt of the City Engineer's written order, the University shall effect the construction or reconstruction at the University's expense even if the change results in modification of an improvement previously approved by the City.
- 7. ADJACENT CITY PROJECTS: The City has the right to construct and reconstruct streets and utilities or maintain city owned terrace trees adjacent to the Maintenance Area and such construction or reconstruction may impact the improvements that the University is responsible for maintaining under this Agreement. In the event of such construction or reconstruction impacting the University's improvements, the University shall be obligated to restore, replace or reconstruct the damaged or altered University improvements at its sole cost and expense to the extent the costs and expenses to accomplish the same shall not be collectible by the City from adjacent property owners through special assessments, agreements between the City and the adjacent owners or otherwise.
- 8. INDEMNIFICATION AND INSURACE: During the term of this Agreement, the University agrees to hold harmless the City of Madison and its employees, agents, officers, and officials from any and all liability including claims, demands, losses, costs, damages, and expenses of every kind and description (including death), or damages to persons or property, based on the acts or omissions of the University's officers, employees, or agents while acting within the scope of their employment or agency, consistent with sections 895.46(1) and 893.82 of the Wisconsin Statutes. It is not the intent of either party to this agreement to waive the provisions of Wis. Stats. ss. 893.80 or 893.82 or any other applicable. immunity, protections, or limitations of liability applicable to either party which may be provided by law.

The University, an agency of the State of Wisconsin, provides liability coverage for its officers, agents, and employees consistent with Section 895.46(1) and 893.82 of the Wisconsin Statutes. The

University's employees who participate in the activities resulting from this Agreement are employees of the Board of Regents of the University of Wisconsin System. Although the liability coverage provided by the State of Wisconsin under Wis. Stats. sec. 895.46(1) is self-funded, and continuous, it is subject to the damage cap in Wis. Stats. sec. 893.82(6). Such liability coverage includes, but is not limited to claims, demands, losses, costs, damages and expenses of every kind and description (including death), or damage to persons or property arising out this Agreement and founded upon or growing out of the acts or omissions of any of the employees of the University while acting within the scope of their employment where protection is afforded by Sections 893.82 and 895.46(1) of the Wisconsin Statutes. The University shall provide a copy of its standard coverage letter to the City upon request.

- **10. TERMINATION:** The City shall have the right to terminate this Agreement with 30 days written notice to the University.
- 11. SEVERABILITY: If any part or parts of this Agreement shall be held unenforceable for any reason, the remainder of this Agreement shall continue in full force and effect. If any provision of this Agreement is deemed invalid or unenforceable by any court of competent jurisdiction, and if limiting such provision would make the provision valid, then such provision shall be deemed to be construed as so limited.
- 12. BINDING EFFECT: The covenants and conditions contained in this Agreement shall apply to and bind the Parties and their heirs, legal representatives, successors and assigns. Nothing herein shall prevent the Property Owner from transferring their interests in the Property and, upon such transfer, the obligations of such University under this Agreement shall become the obligation of the transferee.
- 13. ENTIRE AGREEMENT: This Agreement constitutes the entire agreement between the Parties with respect to the subject matter hereof and supersedes any prior understanding or representation of any kind preceding the date of this Agreement. There are no other promises, conditions, understandings or other agreements, whether oral or written, relating to the subject matter of this Agreement. This Agreement may be modified only in writing and must be signed by the University and the City.
- 14. GOVERNING LAW: This Agreement shall be governed by and construed in accordance with the laws of the State of Wisconsin.
- 15. WAIVER: The failure of any party to enforce any provisions of this Agreement shall not be deemed a waiver or limitation of that party's right to subsequently enforce and compel strict compliance with every provision of this Agreement.
- 16. RUN WITH THE LAND: All the terms, conditions, covenants and other provisions contained in this Agreement, including the benefits and burdens, shall run with the University's Property and shall be binding upon and inure to the benefit of and be enforceable by the University and the City and their respective successors and assigns.
- 17. **DEFAULT/REMEDIES:** If the University fails to complete any maintenance as required by this Agreement within a reasonable time period, the City has the right to complete the maintenance and charge the costs of such maintenance either as a direct charge to the University or a special assessment levied upon the University's Property.

18. NONDISCRIMINATION: In the performance of the services under this Agreement the University agrees not to discriminate against any employee or applicant because of race, religion, marital status, age, color, sex, disability, national origin or ancestry, income level or source of income, arrest record or conviction record, less than honorable discharge, physical appearance, sexual orientation, gender identity, political beliefs, or student status. University further agrees not to discriminate against any subcontractor or person who offers to subcontract on this contract because of race, religion, color, age, disability, sex, sexual orientation, gender identity or national origin.

[Signatures on next pages]

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IN WITNESS W	VHEREOF,	the parties l	have	caused	this	Agreement	to 1	be executed	the d	ay	and	vear f	irst a	above
written.										•		,		

University of Wisconsin Associate Vice Chancellor, Facilities Planning & Management & Chief Facilities Officer  By:  40B52C9(5/1991APure)
ACKNOWLEDGMENT
STATE OF WISCONSIN )
COUNTY OF DANE )
Personally came before me this 2 day of August, 202, the above named Cindy Torstveitwho acknowledged themself to be the Associate Vice Charles of the University of Wisconsin-Madison Chief Facilities Officer, and to me known to be the person who executed the foregoing instrument and acknowledged the same.
Molly Lenz Maly Leng
My Commission Expires: 12/26/25
of Wiscousin

CITY: City of Madison	COUNTERSIGNED:
	David Schmiedicke, Finance Director Date
Satya Rhodes-Conway, Mayor	Approved as to Form:
Michael Haas, Acting City Clerk	Michael Haas, City Attorney
A	ACKNOWLEDGMENT
STATE OF WISCONSIN ) ss	
COUNTY OF DANE )	
Personally came before me this day be such persons and City of Madison officers who esame as such officers, by its authority for the purpose	of, 20, Maribeth Witzel-Behl, City Clerk, to me known to executed the foregoing instrument and acknowledged that they executed the estherein contained.
	Notary Public Dane County, Wisconsin My Commission Expires:
Personally came before me this day such persons and City of Madison officers who exect as such officers, by its authority for the purposes there	of, 20, Satya Rhodes-Conway, Mayor, to me known to be uted the foregoing instrument and acknowledged that they executed the same rein contained.
	Notary Public Dane County, Wisconsin My Commission Expires:

#### Exhibit A

#### **Affected Property Legal Description**

Lot 1, Certified Survey Map No. 16580 recorded on August 29th, 2024 in Volume 124 of Certified Survey maps of Dane County, on pages 232 - 238 as Document No. 5982593, being a part of the Northwest Quarter of the Northwest Quarter of Section 23, Township 7 North, Range 9 East, Located in the City of Madison, Dane County, Wisconsin.

#### Exhibit B

Maintenance Area

# NOTES

- 1. FIELD VERIFY SURVEY INFORMATION PRIOR TO START OF CONSTRUCTION AND REPORT ANY DISCREPANCIES TO THE DFD REPRESENTATIVE.
- 2. CONTACT DIGGER'S HOTLINE TO LOCATE ALL PUBLIC AND PRIVATE UTILITIES PRIOR TO STARTING WORK.
- 3. FIELD VERIFY ALL EXISTING SITE CONDITIONS AND UTILITIES PRIOR TO STARTING WORK. ANY DAMAGE CAUSED TO UTILITIES, EITHER SHOWN OR NOT, SHALL BE REPAIRED AND PAID FOR AT THE CONTRACTOR'S EXPENSE.
- 4. PROTECT OR RELOCATE ALL BENCHMARKS. RELOCATED BENCHMARKS TO BE INCLUDED WITH CONTRACT OR AS-BUILTS.
- 5. PROTECT ALL EXISTING PAVEMENTS, CURBS, UTILITIES, AND OTHER IMPROVEMENTS (TO REMAIN) FROM CONSTRUCTION ACTIVITIES. RESTORE ALL AREAS DISTURBED BY CONSTRUCTION RELATED ACTIVITIES TO EXISTING CONDITIONS AT COMPLETION OF WORK UNLESS SHOWN OTHERWISE ON PLANS.

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6. CONTRACTOR IS RESPONSIBLE FOR STAKING SITE FOR HORIZONTAL AND VERTICAL ALIGNMENT.

SEE ENLARGEMENT

MORE INFORMATION

SHEET C110 FOR

- 7. ANY DEVIATION FROM THE LAYOUT AND DIMENSION SHOWN ON THIS PLAN SHALL REQUIRE APPROVAL BY THE DFD REPRESENTATIVE PRIOR TO PROCEEDING WITH MODIFICATIONS.
- 8. SUBMIT CONCRETE CONSTRUCTION JOINT LAYOUT PLAN ACCORDANCE WITH SECTION 32 13 13 CONCRETE PAVING.
- 9. ALL DISTURBED PAVEMENT AREAS SHALL BE RESTORED WITH RIGID PAVEMENT EITHER TEMPORARILY OR PER THE FINAL PAVEMENT CONDITION AS SHOWN ON THE DRAWINGS. GRAVEL, SOIL, OR OTHER BACKFILL MATERIALS ARE NOT ACCEPTABLE.
- 10. CONTRACTOR SHALL TAKE PRECAUTIONS DURING CONSTRUCTION TO NOT DISFIGURE, SCAR, OR IMPAIR THE HEALTH OF ANY STREET TREE(S). CONTRACTOR SHALL OPERATE EQUIPMENT IN A MANNER AS TO NOT DAMAGE THE BRANCHES OF THE STREET TREES. THIS MAY REQUIRE USING SMALLER EQUIPMENT AND LOADING AND UNLOADING MATERIALS IN A DESIGNATED SPACE AWAY FROM TREES ON THE CONSTRUCTION SITE. ANY DAMAGE OR INJURY TO EXISTING STREET TREES (EITHER ABOVE OR BELOW GROUND) SHALL BE REPORTED IMMEDIATELY TO CITY FORESTRY AT (608) 266-4816. PENALTIES AND REMEDIATION SHALL BE REQUIRED.

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W JOHNSON ST.

11. AS DEFINED BY THE SECTION 107.13 OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION: NO EXCAVATION IS PERMITTED WITHIN 5 FEET OF THE TRUNK OF THE STREET TREE OR WHEN CUTTING ROOTS OVER 3 INCHES IN DIAMETER. IF EXCAVATION IS NECESSARY, THE CONTRACTOR SHALL CONTACT MADISON CITY FORESTRY AT (608) 266-4816 PRIOR TO EXCAVATION. CITY OF MADISON FORESTRY PERSONNEL SHALL ASSESS THE IMPACT TO THE TREE AND TO ITS ROOT SYSTEM PRIOR TO WORK COMMENCING. TREE PROTECTION SPECIFICATIONS CAN BE FOUND ON THE

EXHIBIT B

FOLLOWING WEBSITE: HTTPS://WWW.CITYOFMADISON.COM/BUSINESS/PW/SPECS.CFM.

MORE INFORMATION

SEE ENLARGEMENT

SHEET C111 FOR

ZONE 3

SEE ENLARGEMENT

MORE INFORMATION

SHEET C112 FOR

- 12. SECTION 107.13(G) OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (WEBSITE: HTTPS://WWW.CITYOFMADISON.COM/BUSINESS/PW/SPECS.CFM) ADDRESSES
- SOIL COMPACTION NEAR STREET TREES AND SHALL BE FOLLOWED BY CONTRACTOR. THE STORAGE OF PARKED VEHICLES, CONSTRUCTION EQUIPMENT, BUILDING MATERIALS, REFUSE, EXCAVATED SPOILS OR DUMPING OF POISONOUS MATERIALS ON OR AROUND TREES AND ROOTS WITHIN FIVE (5) FEET OF THE TREE OR WITHIN THE PROTECTION ZONE IS PROHIBITED.

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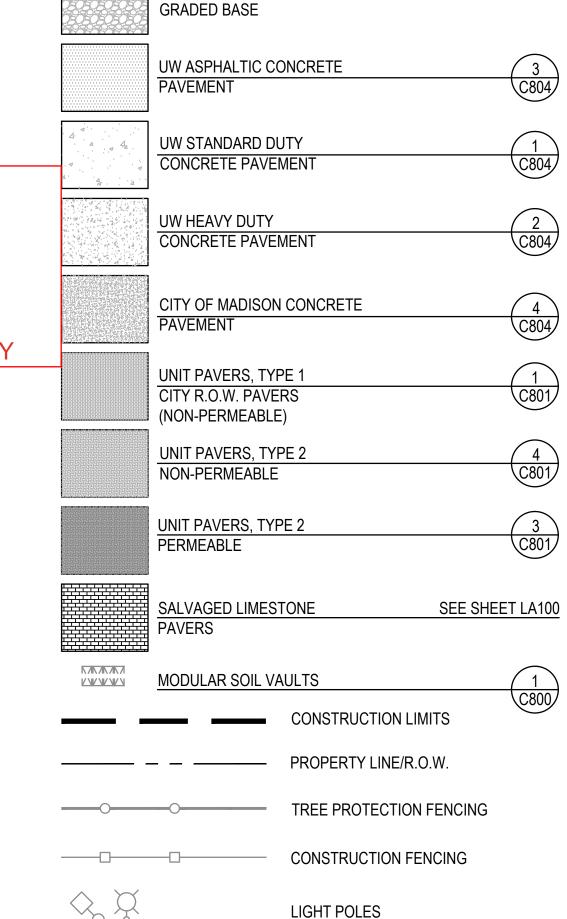
13. NO LATER THAN FIVE BUSINESS DAYS PRIOR TO FORMING CONCRETE AND CONSTRUCTING TREE GRATE SITES, THE CONTRACTOR SHALL CONTACT CITY FORESTRY AT (608) 266-4816 TO IDENTIFY AND LOCATE UNDERGROUND CONFLICTS (UTILITIES, VAULTS, CONDUIT) OR OTHER UNDERGROUND OBSTRUCTIONS AND DETERMINE GRATE LOCATIONS. THE CONTRACTOR WILL BE REQUIRED TO OBTAIN THE GRATE, MATCHING FRAME AND/OR TREE GUARD. TREE GRATE TYPE AND MATCHING FRAME: NEENAH 4X8 (R-8815-A). TREE GUARD NEENAH (R-8501-4818).

MAINTENANCE AGREEMENT AREA:
- CONCRETE CURBED PLANTING BEDS - DETAIL 12/804
- SILVA CELLS - DETAIL 1/C800
- UNIT PAVERS - TYPE 1 - DETAIL 2/C800

- UNIT PAVERS - TYPE 1 - DETAIL 2/C800 - UNDERSTORY VEGETATION - SHEETS LA110 & LA111

TREES PER CITY FORESTRY/MAINTAINED BY FORESTRY

# LEGEND



8" DEPTH COMPACTED DENSE

# BIKE PARKING SUMMARY

INTERIOR: 26 STALLS

EXTERIOR: 248 STALLS

TOTAL = 274 STALLS

## VEHICLE PARKING SUMMARY

UTILITY INLETS & MANHOLES

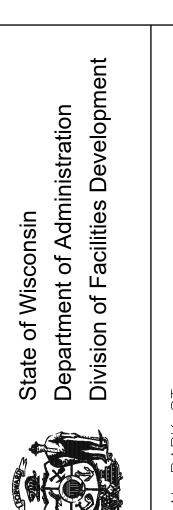
UW SERVICE VEHICLES: 2 STALLS

#### LAND USE SUMMARY

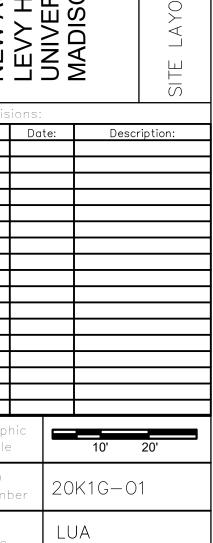
					209 Bern	ard Ct. &			
	Levy Hall		923 Cly	/mer Pl.	911 Cly	mer Pl.	All Lots Total		
	SF	Acres	SF	Acres	SF	Acres	SF	Acres	
Lot Size	47347	1.09	3149	0.07	5352	0.12	55848	1.28	
Existing Site Impervious	21258	0.49	2320	0.05	3224	0.08	26802	0.62	
Existing Building Coverage	7344	0.17	1360	0.03	2808	0.06	11512	0.26	
Proposed Site Impervious	41729	0.96	1629	0.04	1366	0.03	44724	1.03	
Proposed Building Coverage	31557	0.72	0	0.00	0	0.00	31557	0.72	
Useable Open Space	5618	0.13	1520	0.03	3986	0.09	11124	0.26	
Total Disturbed Area							89787	2.06	





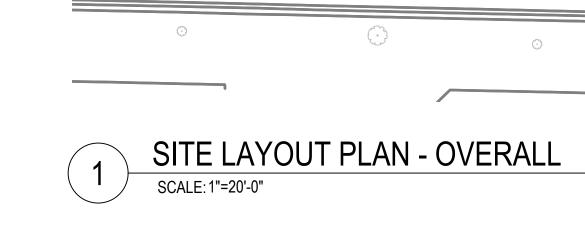


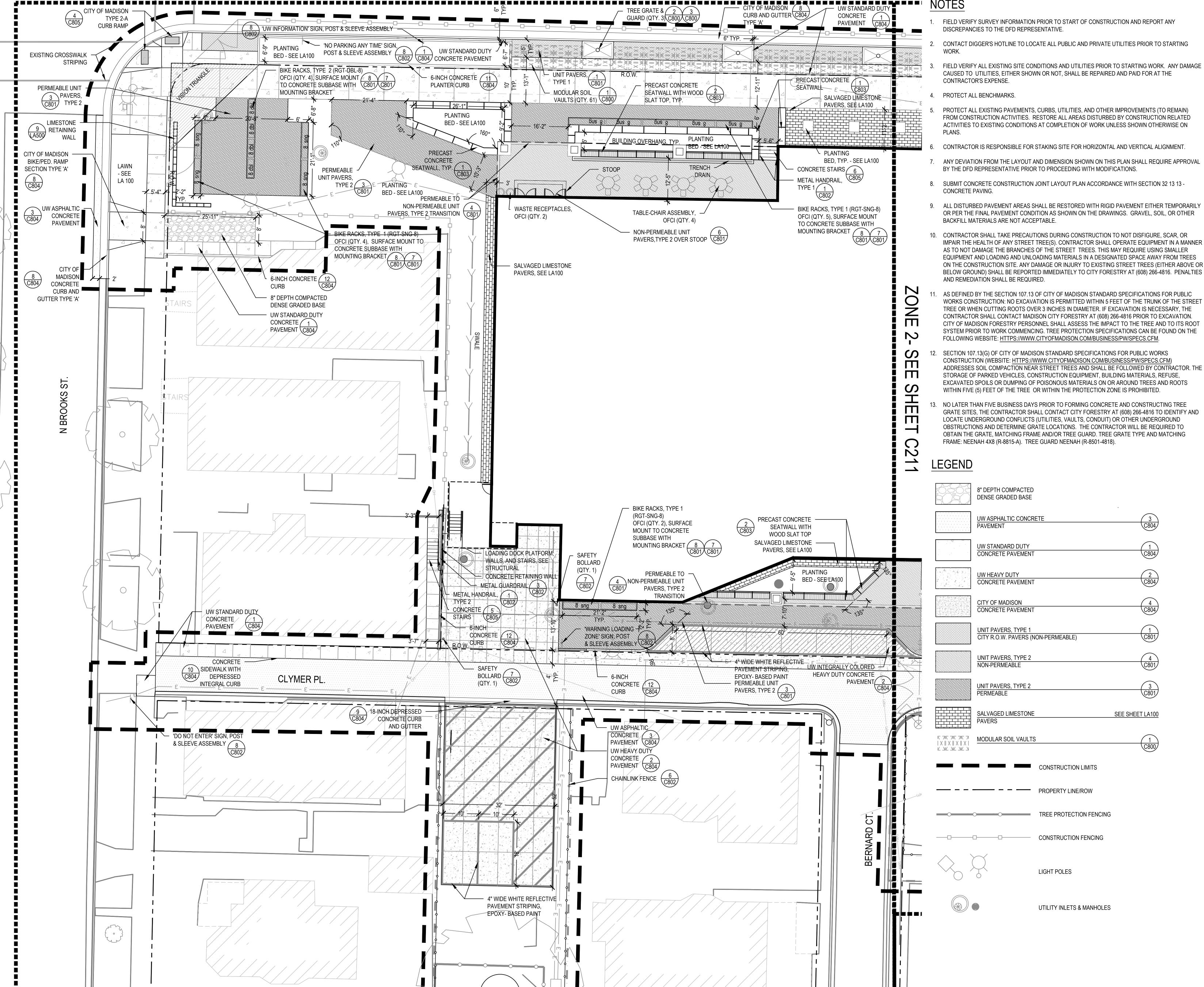




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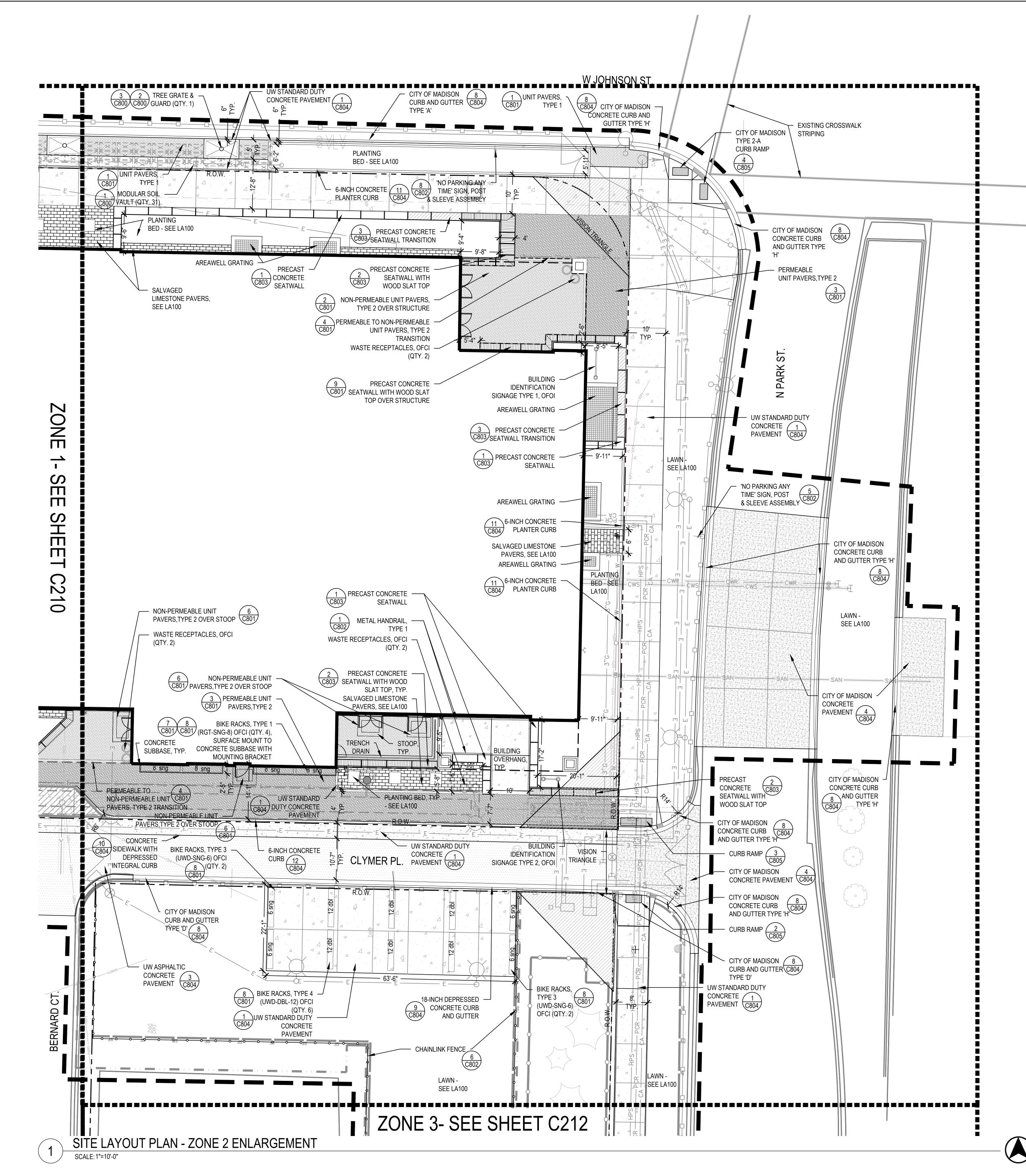
SITE LAYOUT PLAN - ZONE 1 ENLARGEMENT



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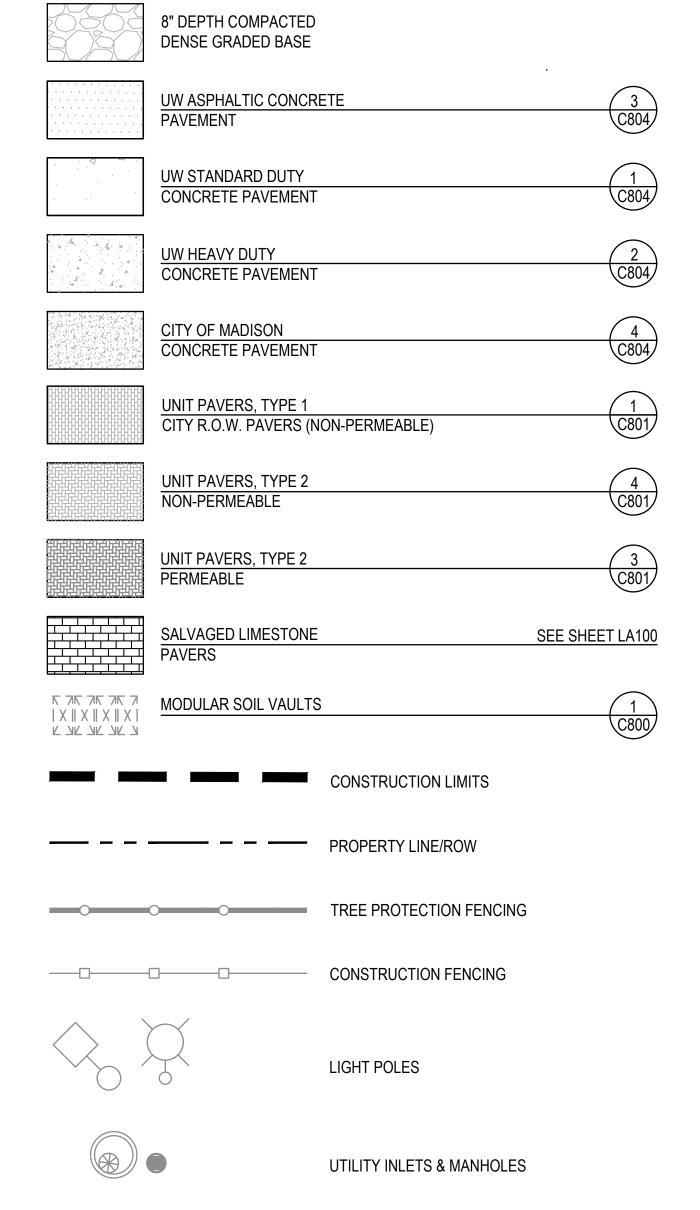
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#### NOTES

- FIELD VERIFY SURVEY INFORMATION PRIOR TO START OF CONSTRUCTION AND REPORT ANY DISCREPANCIES TO THE DFD REPRESENTATIVE.
- 2. CONTACT DIGGER'S HOTLINE TO LOCATE ALL PUBLIC AND PRIVATE UTILITIES PRIOR TO STARTING WORK
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- 5. PROTECT ALL EXISTING PAVEMENTS, CURBS, UTILITIES, AND OTHER IMPROVEMENTS (TO REMAIN) FROM CONSTRUCTION ACTIVITIES. RESTORE ALL AREAS DISTURBED BY CONSTRUCTION RELATED ACTIVITIES TO EXISTING CONDITIONS AT COMPLETION OF WORK UNLESS SHOWN OTHERWISE ON PLANS.
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- 11. AS DEFINED BY THE SECTION 107.13 OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION: NO EXCAVATION IS PERMITTED WITHIN 5 FEET OF THE TRUNK OF THE STREET TREE OR WHEN CUTTING ROOTS OVER 3 INCHES IN DIAMETER. IF EXCAVATION IS NECESSARY, THE CONTRACTOR SHALL CONTACT MADISON CITY FORESTRY AT (608) 266-4816 PRIOR TO EXCAVATION. CITY OF MADISON FORESTRY PERSONNEL SHALL ASSESS THE IMPACT TO THE TREE AND TO ITS ROOT SYSTEM PRIOR TO WORK COMMENCING. TREE PROTECTION SPECIFICATIONS CAN BE FOUND ON THE FOLLOWING WEBSITE: HTTPS://WWW.CITYOFMADISON.COM/BUSINESS/PW/SPECS.CFM
- 12. SECTION 107.13(G) OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (WEBSITE: HTTPS://WWW.CITYOFMADISON.COM/BUSINESS/PW/SPECS.CFM) ADDRESSES SOIL COMPACTION NEAR STREET TREES AND SHALL BE FOLLOWED BY CONTRACTOR. THE STORAGE OF PARKED VEHICLES, CONSTRUCTION EQUIPMENT, BUILDING MATERIALS, REFUSE, EXCAVATED SPOILS OR DUMPING OF POISONOUS MATERIALS ON OR AROUND TREES AND ROOTS WITHIN FIVE (5) FEET OF THE TREE OR WITHIN THE PROTECTION ZONE IS PROHIBITED.
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### LEGEND





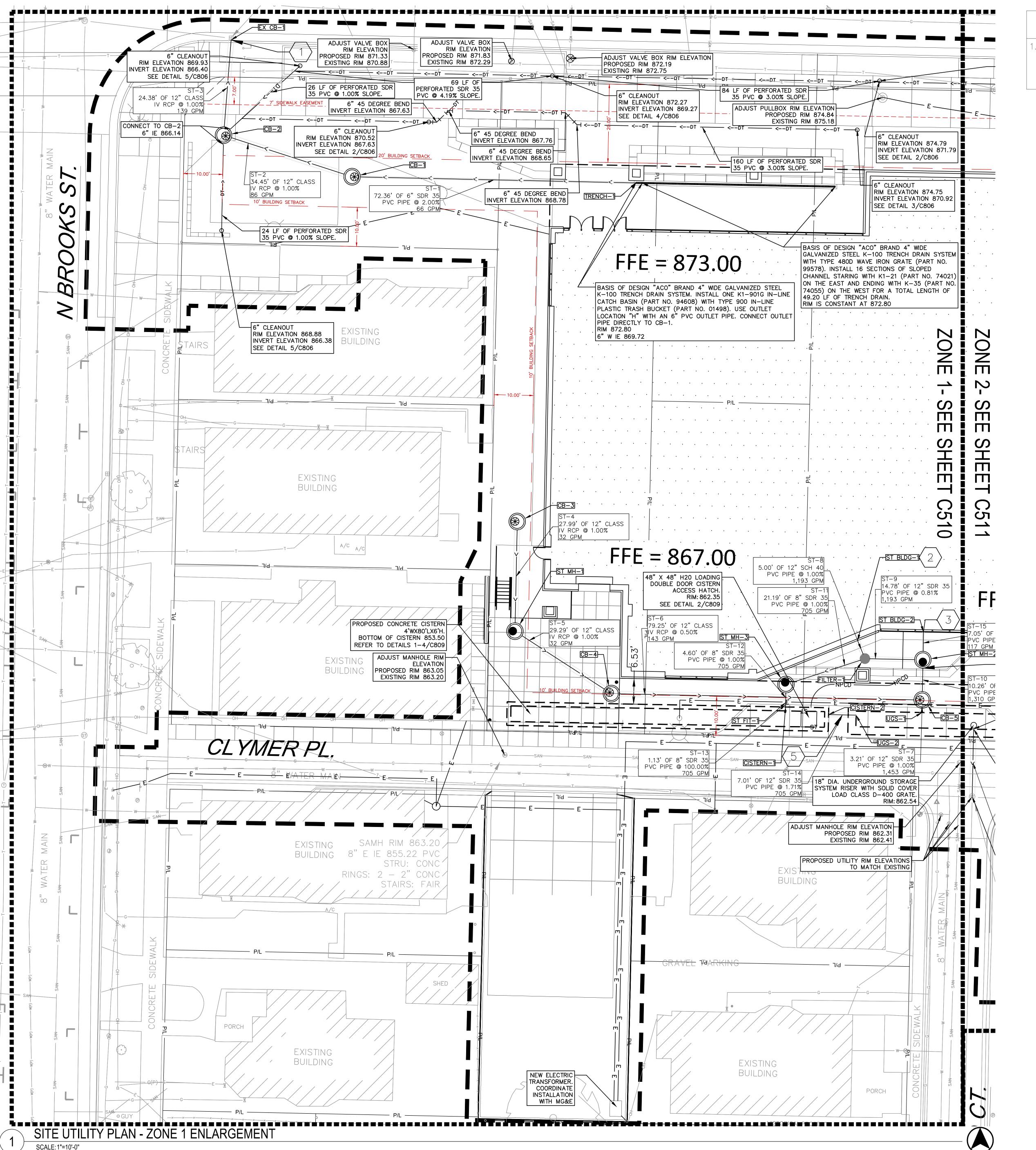


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#### SITE UTILITY PHASING + OUTAGE NOTES

ANY REQUIRED OUTAGES AND PLANNED NEW CONNECTIONS SHALL BE COORDINATED A MINIMUM OF 4 WEEKS IN ADVANCE WITH CITY OF MADISON AND UW MADISON UTILITIES.



UTILITY NOTES

KNOWN UTILITY AND POTENTIAL CONFLICTS EXIST WITH EXISTING UNDERGROUND UTILITIES. PRIOR TO UTILITY INSTALLATION, CONTRACTOR TO EXCAVATE AND EXPOSE EXISTING UTILITIES, VERIFY LOCATIONS AND ELEVATIONS, AND CONTACT ENGINEER IF CONFLICTS EXIST WITH PROPOSED CONSTRUCTION AND EXISTING UNDERGROUND UTILITIES..

. PER PROJECT SPECIFICATIONS AND THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, THE POINT OF

www.DiggersHotline.com

COMMENCEMENT FOR THE LAYING OF SEWER PIPE SHALL BE AT THE LOWEST POINT IN THE PROPOSED SEWER LINE. THE PIPE SHALL BE LAID WITH THE BELL END OF THE BELL AND SPIGOT PIPE, OR WITH THE RECEIVING GROOVE END OF THE TONGUE AND GROOVE PIPE, POINTING UPGRADE. WHEN A NEW SEWER IS TO BE CONNECTED TO AN EXISTING SEWER NOT TERMINATING IN A MANHOLE, THE CONTRACTOR SHALL UNCOVER THE EXISTING SEWER TO ALLOW ANY ADJUSTMENTS IN LINE AND GRADE TO BE MADE BEFORE PIPE IS LAID.

2. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM ENGINEER COPIES OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO WDNR, STATE OR LOCAL PLUMBING, WDOT, COUNTY, AND STORM WATER MANAGEMENT.
 GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE TO ALLOW THEM SUFFICIENT TIME TO LOCATE EXISTING

UTILITIES PRIOR TO COMMENCEMENT OF WORK.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

6. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING BID DOCUMENTS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS.

7. GENERAL CONTRACTOR SHALL MAINTAIN ANY EXISTING DRAINAGE PATTERNS ONCE STRUCTURES ARE REMOVED UNTIL THE PROPOSED STRUCTURES ARE FULLY INSTALLED AND OPERATIONAL.

8. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR RESTORING ALL AREAS DISTURBED DURING UTILITY INSTALLATIONS TO EXISTING CONDITIONS AT COMPLETION OF INSTALLATION UNLESS OTHERWISE SHOWN ON PLANS. RESTORATION SHALL BE OF AT LEAST EQUAL QUALITY AND/OR WORKMANSHIP TO THAT WHICH WAS DAMAGED UNLESS SPECIFICALLY REQUIRED OTHERWISE BY PLANS OR SPECIFICATIONS. THE COST FOR SAID RESTORATION SHALL BE CONSIDERED INCIDENTAL TO CONSTRUCTION.

9. CONTRACTOR SHALL SUBMIT FOR PERMITS TO PLUG EXISTING STORM AND SANITARY SEWER.

## KEY INDEX

STORM MANHOLE

STORM CATCH BASIN WITH CURB BOX FRAME & GRATE

TEE

WATER MAIN VALVE

45 DEGREE BEND

STORM SEWER

—— cws —— COLD WATER SUPPLY
—— cwr —— COLD WATER RETURN

NPCD NON-POTABLE CISTERN PUMP DISCHARGE

DT--> 6" DRAINTILE

# 

ELECTRIC LINE. COORDINATE THE EXCAVATION FOR

UNDERGROUND ELECTRIC CONDUITS AND LOCATIONS
WITH THE ELECTRICAL CONTRACTOR. SEE SHEET E005
3" GAS LINE. COORDINATE THE EXCAVATION FOR

UNDERGROUND GAS LATERAL AND LOCATION WITH
MG&E. SEE SHEET MO05.

SITE UTILITY CONTRACTOR TO CONNECT PROPOSED STORM SEWER TO EXISTING STORM STRUCTURE. CONTRACTOR TO FIELD VERIFY EXACT SIZE, DEPTH, AND LOCATION OF EXISTING STORM STRUCTURE PRIOR TO CONSTRUCTION.

CONTACT ENGINEER IF CONFLICTS ARISE.

SITE UTILITY CONTRACTOR TO PROVIDE

CONTINUATION OF 12" PVC STORM SEWER

LATERAL AT THE INSIDE OF THE BUILDING WALL

VERIFY EXACT LOCATION AND INVERT IN FIELD.

SITE UTILITY CONTRACTOR TO PROVIDE CONTINUATION OF 4" PVC STORM SEWER LATERAL AT THE INSIDE OF THE BUILDING WALL. VERIFY EXACT LOCATION AND INVERT IN FIELD.

SITE UTILITY CONTRACTOR TO INSTALL

BACKFLOW PREVENTER ON ST-10 SOUTH OF ST

SITE UTILITY CONTRACTOR TO INSTALL
BACKFLOW PREVENTER ON ST-14 EAST OF

CISTERN-2.

SITE UTILITY CONTRACTOR TO INSTALL
BACKFLOW PREVENTER ON ST-19 SOUTH OF ST

NEW ELECTRIC POLE WITH SALVAGED LIGHT FIXTURE. COORDINATE WITH ELECTRICAL CONTRACTOR. REFER TO E005 ELECTRICAL SITE PLAN FOR MORE INFORMATION.

RELOCATED TRAFFIC CONTROL BOX LOCATION.

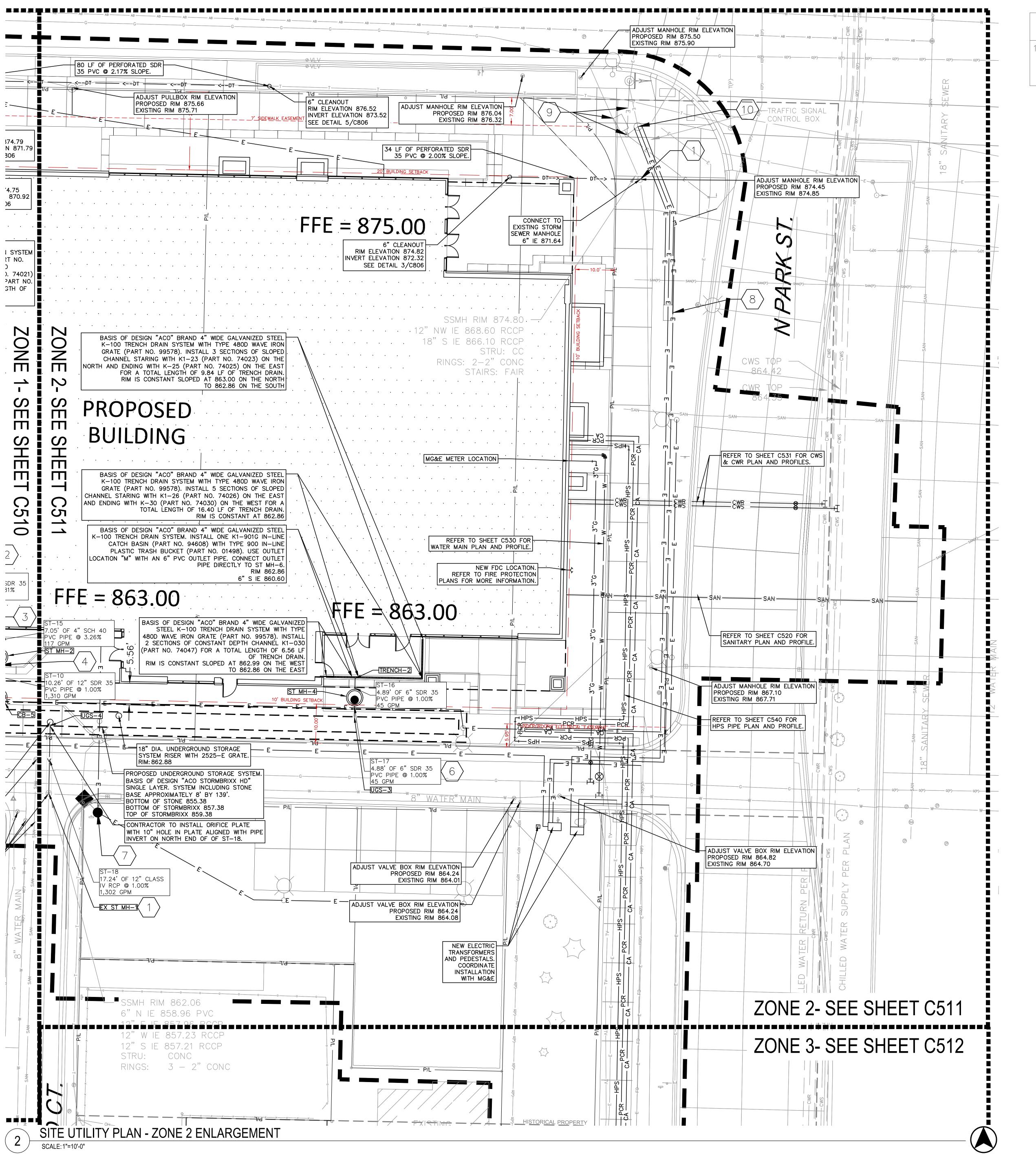
TEMPORARY TRAFFIC CONTROL BOX AND
TEMPORARY WOOD POLE WITH OVERHEAD WIRES
LOCATION. TEMPORARY TRAFFIC CONTROL BOX TO

REMAIN UNTIL TRAFFIC CONTROL BOX AT PROPOSED

LOCATION IS INSTALLED AND OPERATIONAL.
INSTALL TYPE 7 HAND HOLE OVER EXISTING
TRAFFIC CONTROL BOX LOCATION. CONTRACTOR
TO COORDINATE WITH MG&E.

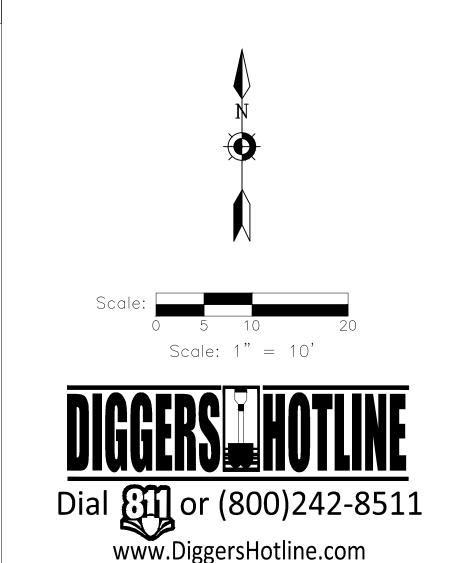
0K1G - 0105/22/2023 C510

(1 C806)



#### SITE UTILITY PHASING + OUTAGE NOTES

. ANY REQUIRED OUTAGES AND PLANNED NEW CONNECTIONS SHALL BE COORDINATED A MINIMUM OF 4 WEEKS IN ADVANCE WITH CITY OF MADISON AND UW MADISON UTILITIES.



# UTILITY NOTES

EXISTING UNDERGROUND UTILITIES. PRIOR TO UTILITY INSTALLATION, CONTRACTOR TO EXCAVATE AND EXPOSE EXISTING UTILITIES, VERIFY LOCATIONS AND ELEVATIONS, AND CONTACT ENGINEER IF CONFLICTS EXIST WITH PROPOSED CONSTRUCTION AND EXISTING UNDERGROUND UTILITIES..

PER PROJECT SPECIFICATIONS AND THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, THE POINT OF COMMENCEMENT FOR THE LAYING OF SEWER PIPE SHALL BE AT THE LOWEST POINT IN THE PROPOSED SEWER LINE. THE PIPE SHALL BE LAID WITH THE BELL END OF THE BELL AND SPIGOT PIPE, OR WITH THE RECEIVING GROOVE END OF THE TONGUE AND GROOVE PIPE, POINTING UPGRADE. WHEN A NEW SEWER IS TO BE CONNECTED TO AN EXISTING SEWER NOT TERMINATING IN A MANHOLE, THE CONTRACTOR SHALL UNCOVER THE EXISTING SEWER TO ALLOW ANY ADJUSTMENTS IN LINE AND GRADE TO BE MADE BEFORE PIPE IS LAID.

KNOWN UTILITY AND POTENTIAL CONFLICTS EXIST WITH

2. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM ENGINEER COPIES OF FNGINFERING DESIGN APPROVAL PERMITS. INCLUDING BUT NOT LIMITED TO

OF THEIR WORK. CONSULT WITH AND OBTAIN FROM ENGINEER COPIES OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO WDNR, STATE OR LOCAL PLUMBING, WDOT, COUNTY, AND STORM WATER MANAGEMENT.

4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE TO ALLOW THEM SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING BID DOCUMENTS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS.
 GENERAL CONTRACTOR SHALL MAINTAIN ANY EXISTING DRAINAGE PATTERNS ONCE STRUCTURES ARE REMOVED UNTIL THE PROPOSED STRUCTURES ARE FULLY INSTALLED AND OPERATIONAL.
 GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR RESTORING ALL AREAS DISTURBED DURING UTILITY INSTALLATIONS TO EXISTING CONDITIONS AT COMPLETION OF INSTALLATION UNLESS OTHERWISE SHOWN ON PLANS. RESTORATION SHALL BE OF AT LEAST EQUAL QUALITY AND/OR WORKMANSHIP TO THAT WHICH WAS DAMAGED UNLESS SPECIFICALLY REQUIRED OTHERWISE BY PLANS OR SPECIFICATIONS. THE COST FOR SAID RESTORATION SHALL BE CONSIDERED INCIDENTAL TO CONSTRUCTION.

#### 9. CONTRACTOR SHALL SUBMIT FOR PERMITS TO PLUG EXISTING STORM AND SANITARY SEWER.

## KEY INDEX

STORM MANHOLE

STORM CATCH BASIN WITH CURB BOX FRAME & GRATE

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WATER MAIN VALVE

WATER MAIN

CWS — COLD WATER SUPPLY

#### HPS------ HIGH PRESSURE STEAM

—— DT--> —— 6" DRAINTILE

PCR—— PUMPED CONDENSATE RETURN

CA COMPRESSED AIR

ELECTRIC LINE. COORDINATE THE EXCAVATION FOR

UNDERGROUND ELECTRIC CONDUITS AND LOCATIONS
WITH THE ELECTRICAL CONTRACTOR. SEE SHEET E005.
3" GAS LINE. COORDINATE THE EXCAVATION FOR

MG&E. SEE SHEET MOO5.

SITE UTILITY CONTRACTOR TO CONNECT PROPOSED STORM SEWER TO EXISTING STORM STRUCTURE. CONTRACTOR TO FIELD VERIFY EXACT SIZE, DEPTH, AND LOCATION OF EXISTING

— 3"G — UNDERGROUND GAS LATERAL AND LOCATION WITH

STORM STRUCTURE PRIOR TO CONSTRUCTION.
CONTACT ENGINEER IF CONFLICTS ARISE.

SITE UTILITY CONTRACTOR TO PROVIDE
CONTINUATION OF 12" PVC STORM SEWER
LATERAL AT THE INSIDE OF THE BUILDING WALL.

VERIFY EXACT LOCATION AND INVERT IN FIELD.

SITE UTILITY CONTRACTOR TO PROVIDE
CONTINUATION OF 4" PVC STORM SEWER

SITE UTILITY CONTRACTOR TO INSTALL

BACKFLOW PREVENTER ON ST—10 SOUTH OF ST

LATERAL AT THE INSIDE OF THE BUILDING WALL VERIFY EXACT LOCATION AND INVERT IN FIELD.

SITE UTILITY CONTRACTOR TO INSTALL BACKFLOW PREVENTER ON ST-14 EAST OF

CISTERN—2.

SITE UTILITY CONTRACTOR TO INSTALL

BACKFLOW PREVENTER ON ST-19 SOUTH OF ST MH-2.

NEW ELECTRIC POLE WITH SALVAGED LIGHT

CONTRACTOR. REFER TO E005 ELECTRICAL SITE PLAN FOR MORE INFORMATION.

RELOCATED TRAFFIC CONTROL BOX LOCATION.

FIXTURE. COORDINATE WITH ELECTRICAL

TEMPORARY TRAFFIC CONTROL BOX AND
TEMPORARY WOOD POLE WITH OVERHEAD WIRES
LOCATION. TEMPORARY TRAFFIC CONTROL BOX TO
REMAIN UNTIL TRAFFIC CONTROL BOX AT PROPOSED

LOCATION IS INSTALLED AND OPERATIONAL.
INSTALL TYPE 7 HAND HOLE OVER EXISTING
TRAFFIC CONTROL BOX LOCATION. CONTRACTOR
TO COORDINATE WITH MG&E.

R/S
BORA

Consultant:

400 E. Wisconsin Ave.

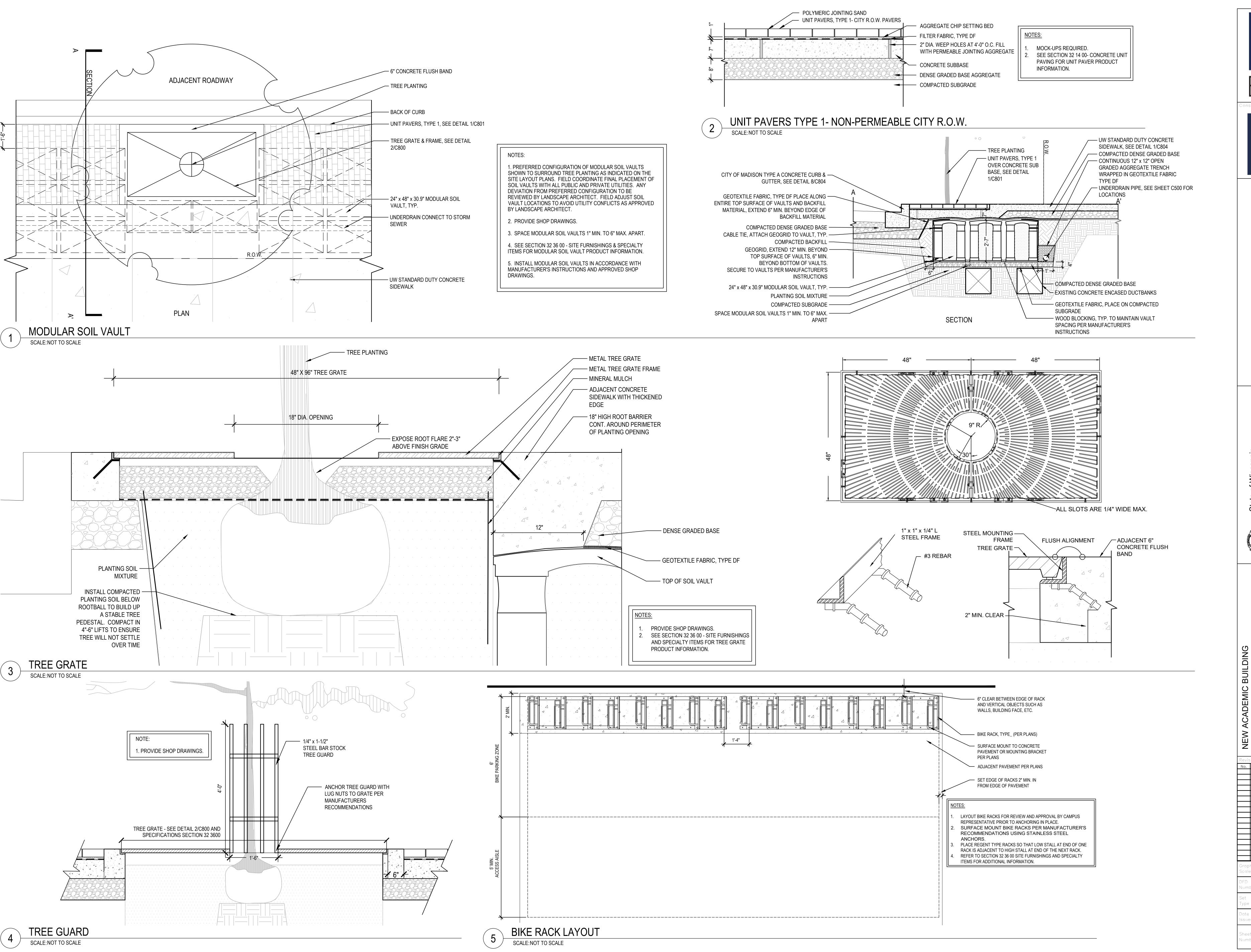
Milwaukee, WI 53202

www.kapurinc.com

State of Wisconsin	Department of Administration  Division of Facilities Development	232 N. PARK ST. MADISON, WI 53715				
" 🙀		232 MAD				
NEW ACADEMIC BUILDING LEVY HALL	UNIVERSITY OF WISCONSIN - MADISON MADISON, WISCONSIN	SITE UTILITY PLAN – ZONE 2 ENLARGEMENT				
No. Da	te: C	Description:				
Graphic						
Scale DFD	<b>0' 2.5' 5'</b>					
Number Set	Number 20K1G-01					
Date	Туре					
Issued Sheet	issued					

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VY HALL
IVERSITY OF WISCONSIN - MADISON
DISON, WISCONSIN

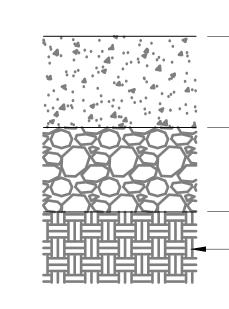
232 N. PARK ST.

NOT TO SCALE

20K1G-01

05/22/2023

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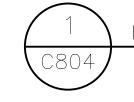


STANDARD DUTY CONCRETE: USE 6" THICK FOR SIDEWALKS & WALKWAYS

STANDARD DUTY CONCRETE: USE 6" FOR SIDEWALKS & WALKWAYS (DENSE GRADED BASE COURSE) (FULLY-FRACTURED CRUSHED STONE)

- SUBGRADE COMPACTED TO 95% OF ASTM D-1557 (MODIFIED PROCTOR) NOTES:

DUE TO EXISTING FILL, SILT, AND CLAY PRESENT, UNDERCUTTING OR STABILIZATION MAY BE REQUIRED TO ESTABLISH FIRM AND PAVEMENT SUBGRADES. WHERE UNSUITABLE SOILS ARE ENCOUNTERED, A MINIMUM OF 12 IN. OF UNDERCUTTING SHOULD OCCUR WITH REPLACEMENT OF 12 IN. OF ADDITIONAL COARSE AGGREGATE OVER BIAXIAL GEOGRID. CONTRACTOR TO INCLUDE CONTINGENCY FOR SUBGRADE UNDERCUTTING/STABILIZATION.



UW STANDARD DUTY CONCRETE



HEAVY DUTY CONCRETE: USE 7.5" THICK FOR LOADING DOCK AND DROP OFF LANE. EDGES SHALL BE THICKENED TO 12".

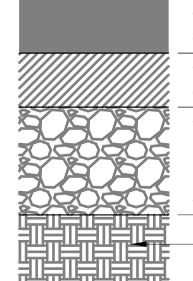
HEAVY DUTY CONCRETE: USE 8" FOR LOADING DOCK AND DROP OFF LANE (DENSE GRADED BASE COURSE) (FULLY-FRACTURED CRUSHED STONE)

- SUBGRADE COMPACTED TO 95% OF ASTM D-1557 (MODIFIED PROCTOR)

NOTES:

1. DUE TO EXISTING FILL, SILT, AND CLAY PRESENT, UNDERCUTTING OR STABILIZATION MAY BE REQUIRED TO ESTABLISH FIRM AND PAVEMENT SUBGRADES. WHERE UNSUITABLE SOILS ARE ENCOUNTERED, A MINIMUM OF 12 IN. OF UNDERCUTTING SHOULD OCCUR WITH REPLACEMENT OF 12 IN. OF ADDITIONAL COARSE AGGREGATE OVER BIAXIAL GEOGRID. CONTRACTOR TO INCLUDE CONTINGENCY FOR SUBGRADE UNDERCUTTING/STABILIZATION.

2. DROP OFF LANE CONCRETE TO BE COLORED DARK GRAY PER SPEC. 32 13 13 - CONCRETE PAVING.



USE 1.75" 5 LT 58-28 S (BITUMINOUS SURFACE COURSE)  $\overline{\ \ }$  USE 2.25" 4 LT 58-28 S (BITUMINOUS BINDER COURSE) USE 8" (DENSE GRADED BASE COURSE) (FULLY-FRACTURED CRUSHED STONE)

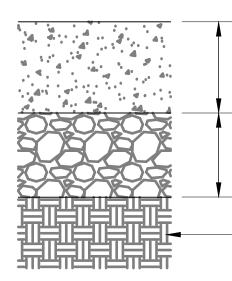
NOTES:

- SUBGRADE COMPACTED TO 95% OF ASTM D-1557 (MODIFIED PROCTOR) REFER TO GEOTECHNICAL REPORT FOR ADDITIONAL INFORMATION AND INSTRUCTIONS

1. DUE TO EXISTING FILL, SILT, AND CLAY PRESENT, UNDERCUTTING OR STABILIZATION MAY BE REQUIRED TO ESTABLISH FIRM AND PAVEMENT SUBGRADES. WHERE UNSUITABLE SOILS ARE ENCOUNTERED, A MINIMUM OF 12 IN. OF UNDERCUTTING SHOULD OCCUR WITH REPLACEMENT OF 12 IN. OF ADDITIONAL COARSE AGGREGATE OVER BIAXIAL GEOGRID. CONTRACTOR TO INCLUDE CONTINGENCY FOR SUBGRADE UNDERCUTTING/STABILIZATION.

2. PAVEMENT REPLACEMENT IN CLYMER PL. TO FOLLOW UW





USE 10" THICK FOR CONCRETE ROADWAY PAVEMENT REPLACEMENT.

USE 10" FOR DRIVEWAY APRON. (DENSE GRADED BASE COURSE) (FULLY-FRACTURED CRUSHED STONE)

- SUBGRADE COMPACTED TO 95% OF ASTM D-1557 (MODIFIED PROCTOR) REFER TO GEOTECHNICAL REPORT FOR ADDITIONAL INFORMATION AND INSTRUCTIONS

NOTES:

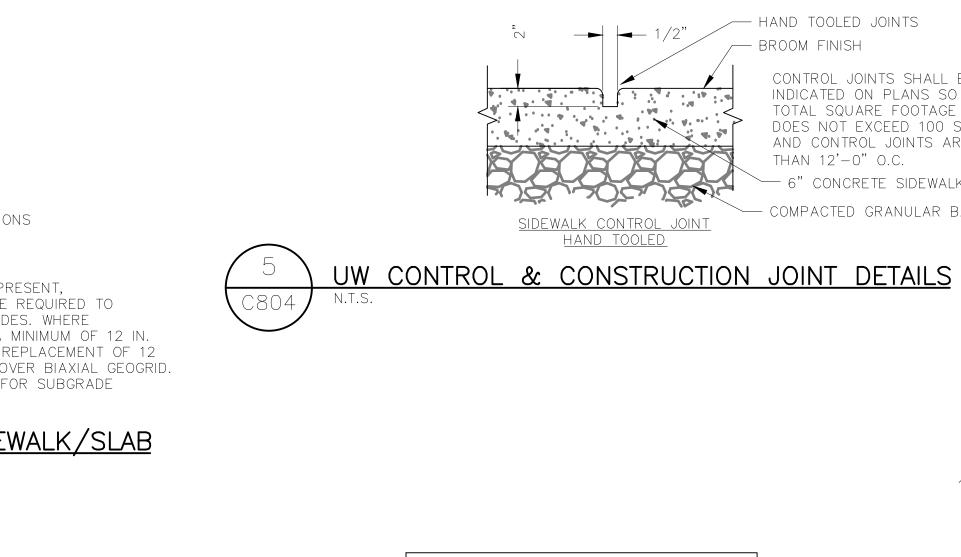
AND PAVEMENT TIES DETAIL

STANDARD DETAIL DRAWING 3.10

DUE TO EXISTING FILL, SILT, AND CLAY PRESENT, UNDERCUTTING OR STABILIZATION MAY BE REQUIRED TO ESTABLISH FIRM AND PAVEMENT SUBGRADES. WHERE UNSUITABLE SOILS ARE ENCOUNTERED, A MINIMUM OF 12 IN. OF UNDERCUTTING SHOULD OCCUR WITH REPLACEMENT OF 12 IN. OF ADDITIONAL COARSE AGGREGATE OVER BIAXIAL GEOGRID. CONTRACTOR TO INCLUDE CONTINGENCY FOR SUBGRADE UNDERCUTTING/STABILIZATION.



# CITY OF MADISON CONCRETE SIDEWALK/SLAB N.T.S. (ONLY FOR WORK IN ROW)



BITUMINOUS JOINT SEALER IN  $\frac{1}{2}$ " WIDE —

6" X 6" − W2.9 X W2.9 —

WELDED WIRE FABRIC

BITUMINOUS JOINT SEALER IN 1/2" WIDE -

6" X 6" - W2.9 X W2.9 <del>-</del>

DENSE GRADED BASE COURSE

COMPACTED SUBGRADE -

WELDED WIRE FABRIC

SAWCUT OR HAND TOOLED JOINT

12" THICK WHERE

CONTROL JOINTS CROSS -

CONSTRUCTION JOINTS

SUBGRADE INFORMATION -

SAWCUT OR HAND TOOLED JOINT

X 16" SMOOTH DOWEL

- DENSE GRADED BASE COURSE

- COMPACTED SUBGRADE

" X 16" SMOOTH DOWEL

SUBGRADE INFORMATION

BAR OIL COATED @ 12" O.C.

CONTROL JOINTS SHALL BE LOCATED AS

INDICATED ON PLANS SO THAT THE

TOTAL SQUARE FOOTAGE OF A SLAB

DOES NOT EXCEED 100 SQUARE FEET

AND CONTROL JOINTS ARE NOT MORE

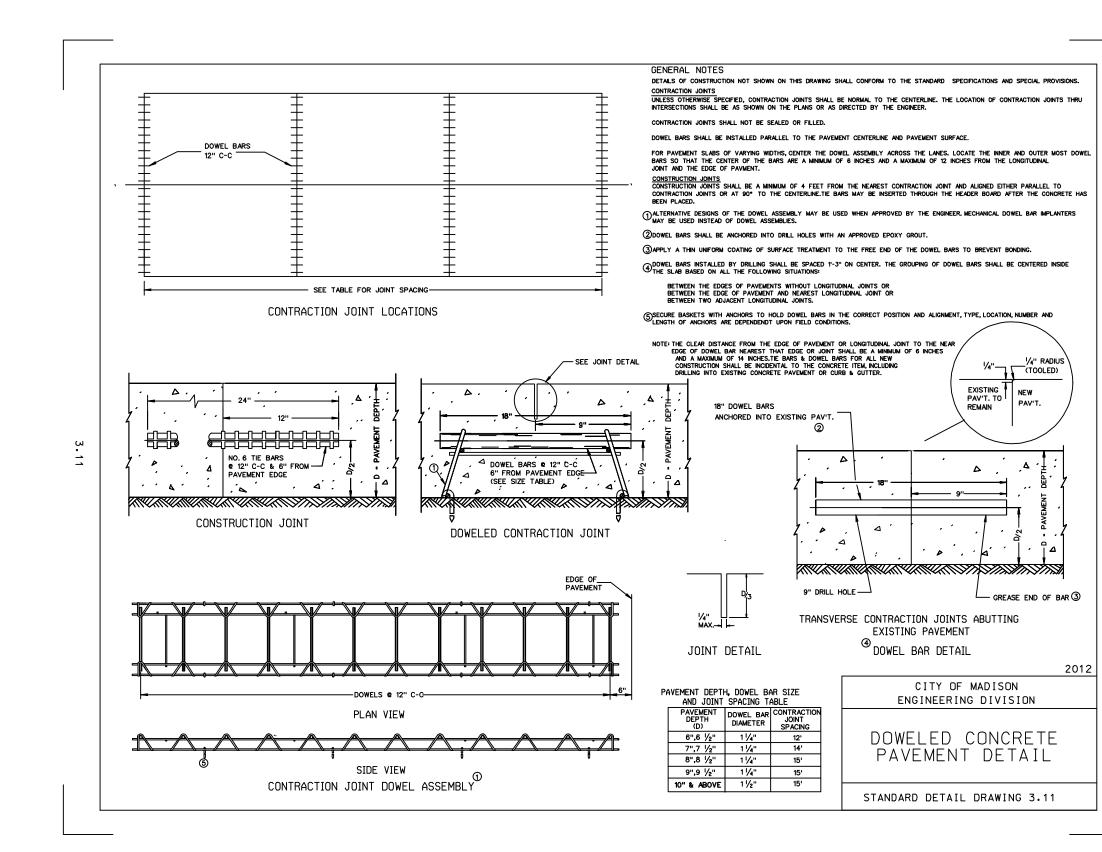
- HAND TOOLED JOINTS

THAN 12'-0" O.C.

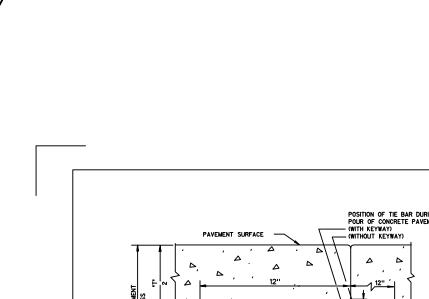
— 6" CONCRETE SIDEWALK

- COMPACTED GRANULAR BASE

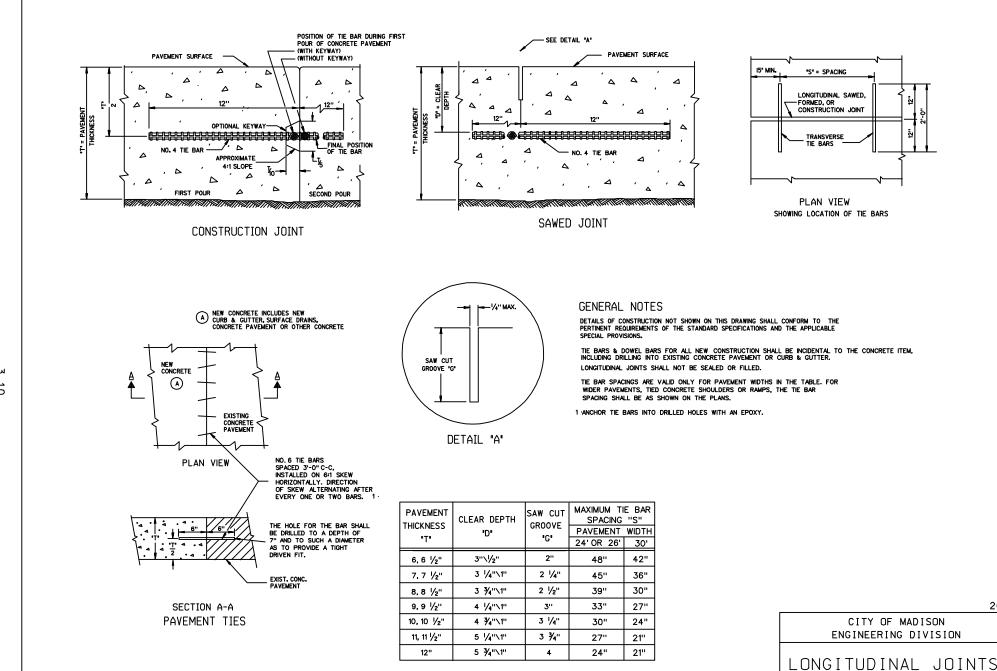
BAR OIL COATED @ 12" O.C.



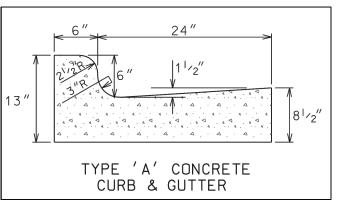


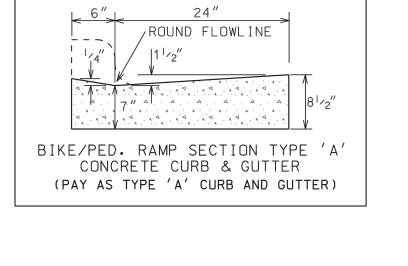


UW HEAVY DUTY CONCRETE



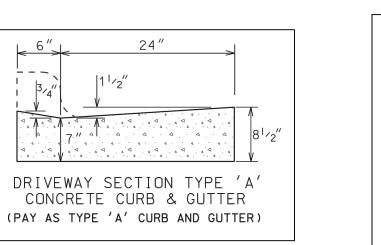


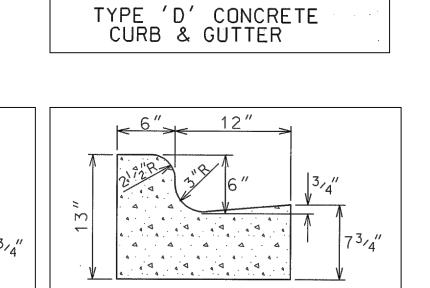




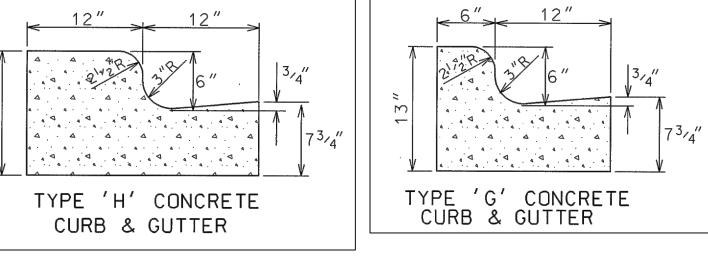
HEAVY DUTY PAVEMENT CONTROL JOINT

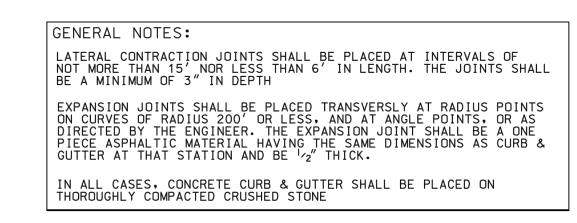
HEAVY DUTY PAVEMENT CONSTRUCTION JOINT

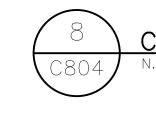




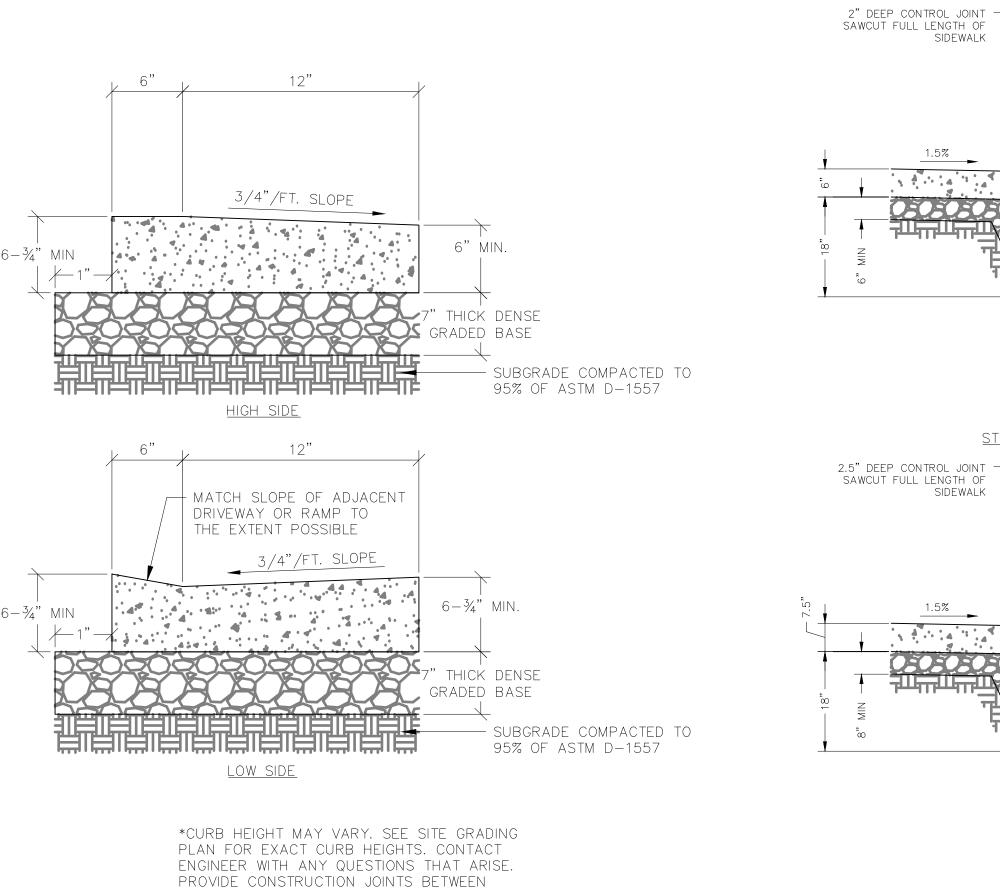
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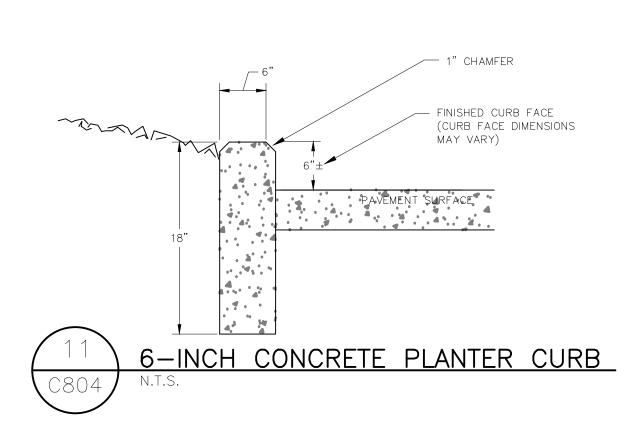




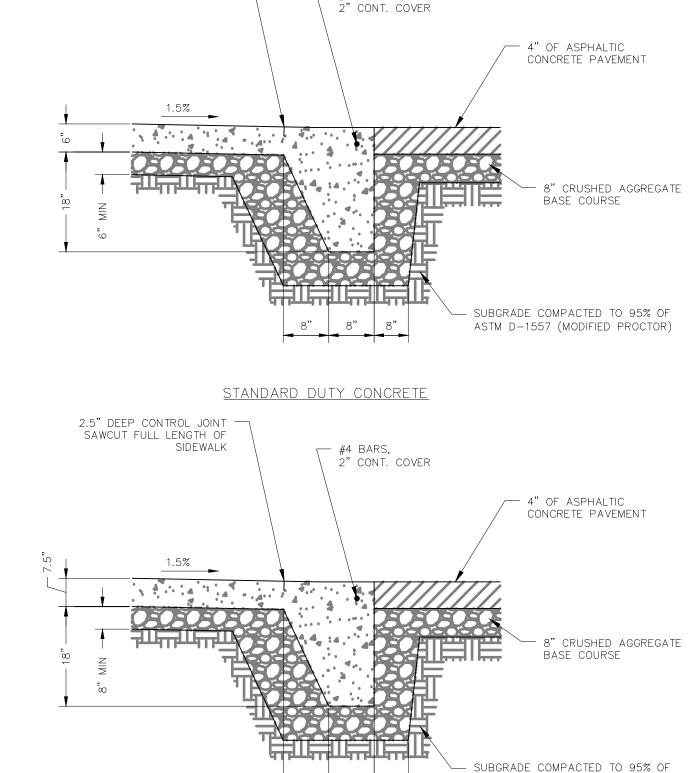


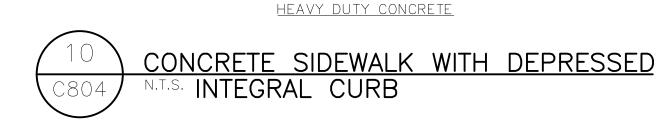
CITY OF MADISON CURB AND GUTTER DETAILS



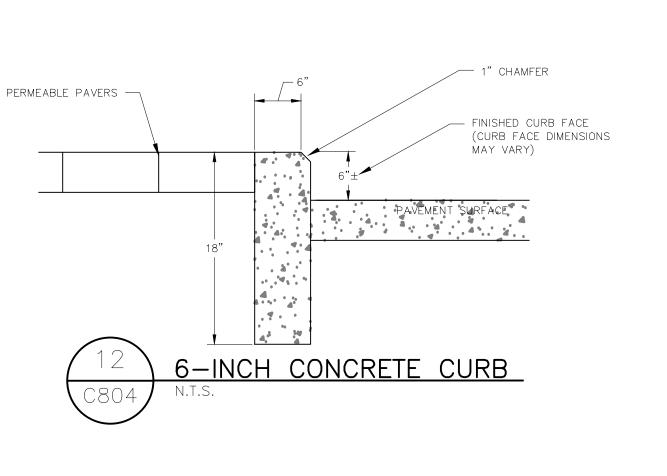


10-FEET AND 300-FEET.

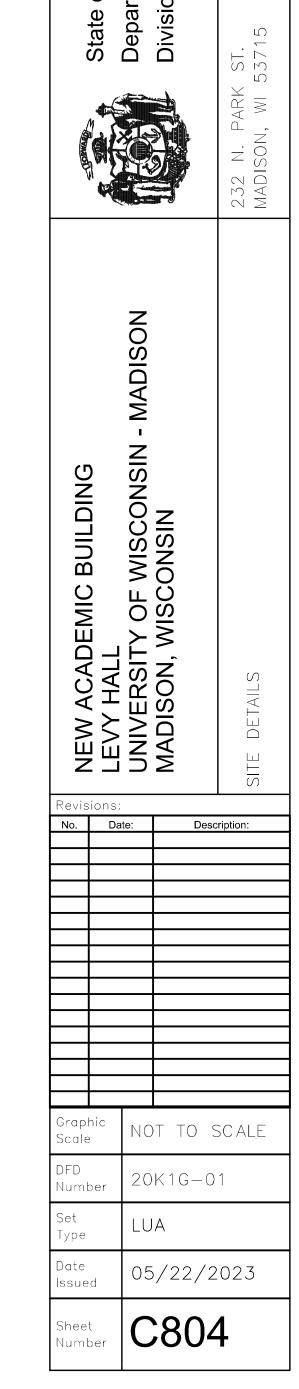


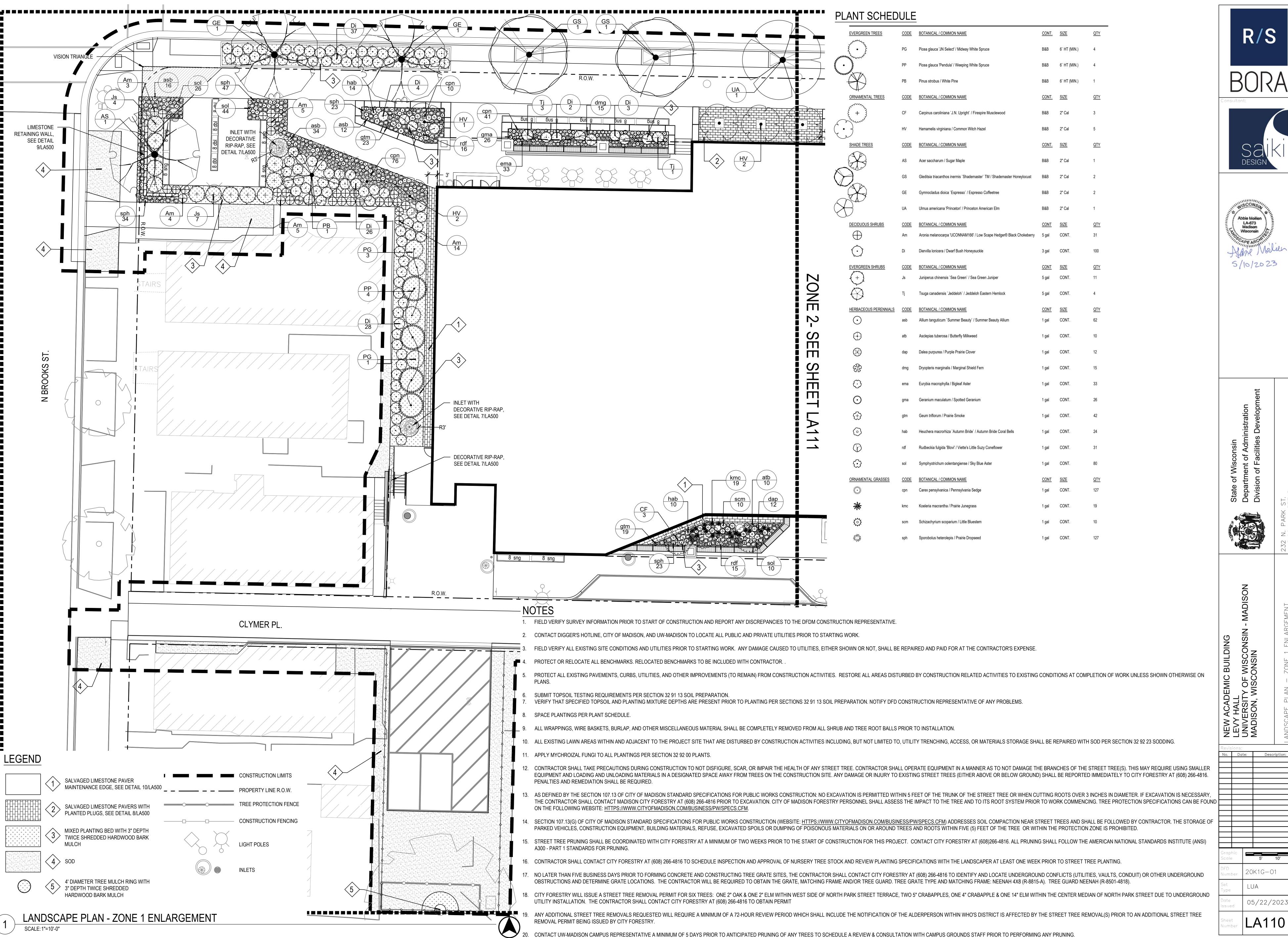


ASTM D-1557 (MODIFIED PROCTOR)







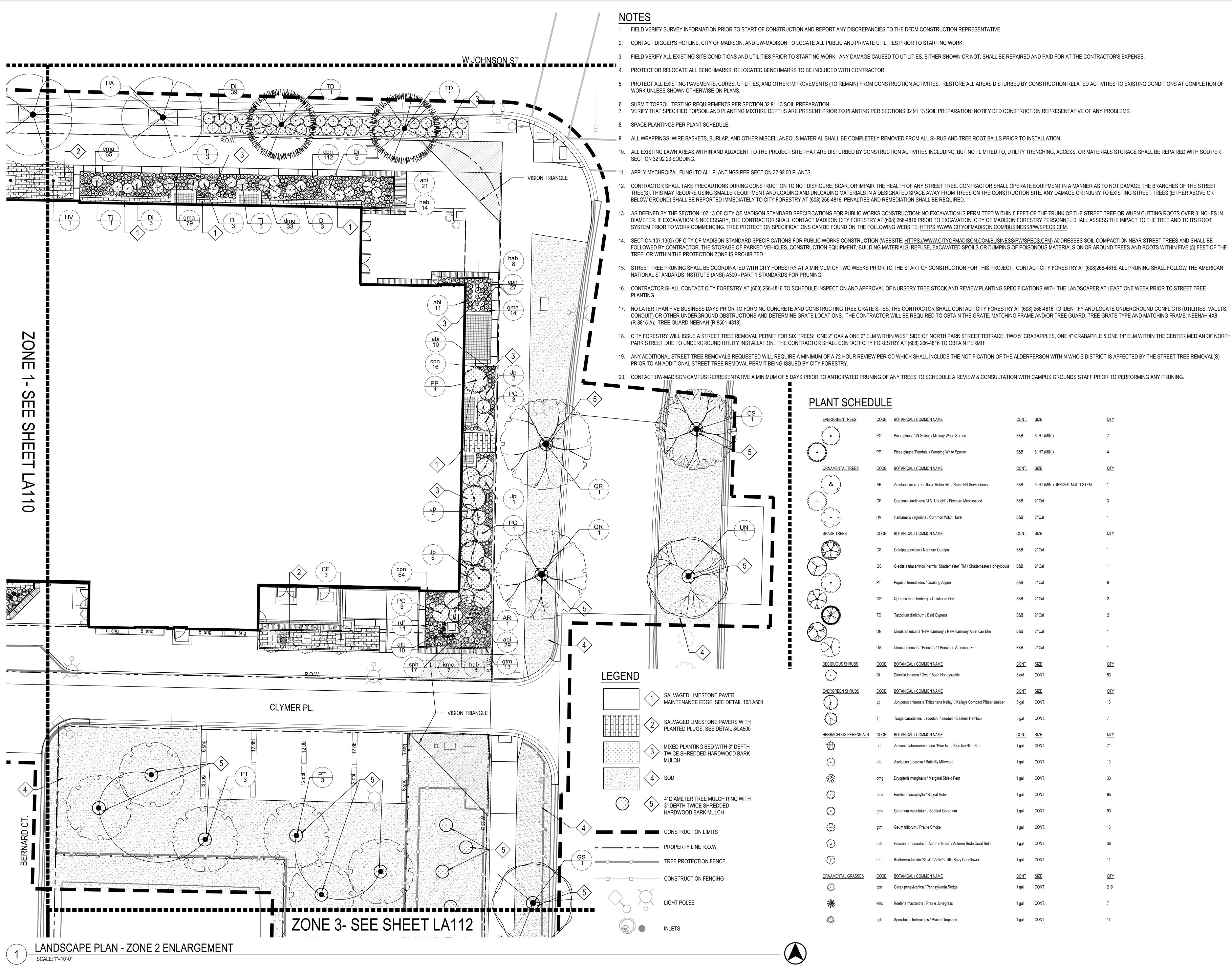






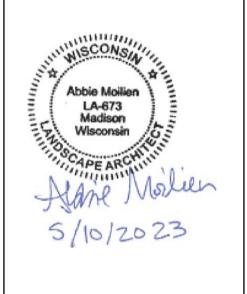
20K1G-01

05/22/2023









State of Wisconsin
Department of Administration
Division of Facilities Development

NEW ACADEMIC BUILDING
LEVY HALL
UNIVERSITY OF WISCONSIN - MADISON
MADISON, WISCONSIN

Description

Description

Graphic 5' 10'

bhic 5' 10'

20K1G-01

LUA

05/22/2023

eet LA111