

URBAN DESIGN COMMISSION APPLICATION

UDC

City of Madison
Planning Division
Madison Municipal Building, Suite 017
215 Martin Luther King, Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985
(608) 266-4635



FOR OFFICE USE ONLY:

Date Received _____ Initial Submittal
Paid _____ Revised Submittal

Complete all sections of this application, including the desired meeting date and the action requested. If your project requires both UDC and Land Use application submittals, a completed Land Use Application and accompanying submittal materials are also required to be submitted.

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the Planning Division at (608) 266-4635.

Si necesita interprete, traductor, materiales en diferentes formatos, u otro tipo de ayuda para acceder a estos formularios, por favor llame al (608) 266-4635.

Yog tias koj xav tau ib tug neeg txhais lus, tus neeg txhais ntawv, los sis xav tau cov ntaub ntawv ua lwm hom ntawv los sis lwm cov kev pab kom paub txog cov lus qhia no, thov hu rau Koog Npaj (Planning Division) (608) 266-4635.

1. Project Information

Address (list all addresses on the project site): 4702 Verona Road, Madison, WI 53711

Title: Amendment to PD 312 for Coffee Shop Use

2. Application Type (check all that apply) and Requested Date

UDC meeting date requested May 8, 2024

- New development Alteration to an existing or previously-approved development
 Informational Initial Approval Final Approval

3. Project Type

- Project in an Urban Design District
 Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
 Project in the Suburban Employment Center District (SEC), 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 Residential Building Complex

Signage

- Comprehensive Design Review (CDR)
 Modifications of Height, Area, and Setback
 Sign Exceptions as noted in [Sec. 31.043\(3\)](#), MGO

Other

- Please specify _____

4. Applicant, Agent, and Property Owner Information

Applicant name 2018DT South Beloit, L.L.C.
Street address 6801 Spring Creek Road
Telephone (815) 229-3000

Company First Midwest Group
City/State/Zip Rockford, IL 61114
Email bbrodzinski@firstmidwestgroup.com

Project contact person Bill Brodzinski
Street address 6801 Spring Creek Road
Telephone (815) 229-3000

Company First Midwest Group
City/State/Zip Rockford, IL 61114
Email bbrodzinski@firstmidwestgroup.com marvin@firstmidwestgroup.com

Property owner (if not applicant) _____
Street address _____
Telephone _____

City/State/Zip _____
Email _____

URBAN DESIGN COMMISSION APPROVAL PROCESS

Introduction

The City of Madison's Urban Design Commission (UDC) has been created to:

- Encourage and promote high quality in the design of new buildings, developments, remodeling, and additions so as to maintain and improve the established standards of property values within the City.
- Foster civic pride in the beauty and nobler assets of the City, and in all other ways possible assure a functionally efficient and visually attractive City in the future.

Types of Approvals

There are three types of requests considered by the UDC:

- Informational Presentation. A request for an Informational Presentation to the UDC may be requested prior to seeking any approvals to obtain early feedback and direction before undertaking detailed design efforts. Applicants should provide details on the context of the site, design concept, site and building plans, and other relevant information to help the UDC understand the proposal and provide feedback. (Does not apply to CDR's or Signage Modification requests)
- Initial Approval. Applicants may, at their discretion, request Initial Approval of a proposal by presenting preliminary design information. As part of their review, the Commission will provide feedback on the design information that should be addressed at Final Approval stage.
- Final Approval. Applicants may request Final Approval of a proposal by presenting all final project details. Recommendations or concerns expressed by the UDC in the Initial Approval must be addressed at this time.

Presentations to the Commission

The Urban Design Commission meets virtually via Zoom, typically on the second and fourth Wednesdays of each month at 4:30 p.m. Applicant presentations are strongly encouraged, although not required. Prior to the meeting, each individual speaker is required to complete an online registration form to speak at the meeting. A link to complete the online registration will be provided by staff prior to the meeting. Please note that individual presentations will be limited to a **maximum of three (3) minutes**. The pooling of time may be utilized to provide one speaker more time to present, however the additional time will be based on the number of registrants from the applicant team, i.e. two (2) applicant registrants = six (6) minutes for one (1) speaker.

Primarily, the UDC is interested in the appearance and design quality of projects. Emphasis should be given to the site plan, landscape plan, lighting plan, building elevations, exterior building materials, color scheme, and graphics. Please note that presentation slides, in a PDF file format, are required to be submitted **the Friday before** the UDC meeting.

URBAN DESIGN DEVELOPMENT PLANS CHECKLIST

The items listed below are minimum application requirements for the type of approval indicated. Please note that the UDC and/or staff may require additional information in order to have a complete understanding of the project.

1. Informational Presentation

- Locator Map
- Letter of Intent (If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan
- Two-dimensional (2D) images of proposed buildings or structures.

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

Requirements for All Plan Sheets

1. Title block
2. Sheet number
3. North arrow
4. Scale, both written and graphic
5. Date
6. Fully dimensioned plans, scaled at 1"= 40' or larger

**** All plans must be legible, including the full-sized landscape and lighting plans (if required)**

2. Initial Approval

- Locator Map
- Letter of Intent (If the project is within a Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan showing location of existing and proposed buildings, walks, drives, bike lanes, bike parking, and existing trees over 18" diameter
- Landscape Plan and Plant List (*must be legible*)
- Building Elevations in **both** black & white and color for all building sides, including material and color callouts
- PD text and Letter of Intent (if applicable)

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

3. Final Approval

All the requirements of the Initial Approval (see above), **plus**:

- Grading Plan
- Lighting Plan, including fixture cut sheets and photometrics plan (must be legible)
- Utility/HVAC equipment location and screening details (with a rooftop plan if roof-mounted)
- Site Plan showing site amenities, fencing, trash, bike parking, etc. (if applicable)
- PD text and Letter of Intent (if applicable)
- Samples of the exterior building materials
- Proposed sign areas and types (if applicable)

4. Signage Approval (*Comprehensive Design Review (CDR), Sign Modifications, and Sign Exceptions (per [Sec. 31.043\(3\)](#))*)

- Locator Map
- Letter of Intent (a summary of how the proposed signage is consistent with the CDR or Signage Modifications criteria is required)
- Contextual site information, including photographs of existing signage both on site and within proximity to the project site
- Site Plan showing the location of existing signage and proposed signage, dimensioned signage setbacks, sidewalks, driveways, and right-of-ways
- Proposed signage graphics (fully dimensioned, scaled drawings, including materials and colors, and night view)
- Perspective renderings (emphasis on pedestrian/automobile scale viewsheds)
- Illustration of the proposed signage that meets [Ch. 31, MGO](#) compared to what is being requested
- Graphic of the proposed signage as it relates to what the [Ch. 31, MGO](#) would permit

5. Required Submittal Materials

- Application Form**
 - A completed application form is required for each UDC appearance. For projects also requiring Plan Commission approval, applicants must also have submitted an accepted application for Plan Commission consideration prior to obtaining any formal action (Initial or Final Approval) from the UDC.
- Letter of Intent**
 - If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required.
 - For signage applications, a summary of how the proposed signage is consistent with the applicable Comprehensive Design Review (CDR) or Signage Modification review criteria is required.
- Development Plans** (Refer to checklist on Page 4 for plan details)
- Filing Fee** (Refer to Section 7 (below) for a list of application fees by request type)
- Electronic Submittal**
 - Complete electronic submittals must be received prior to the application deadline before an application will be scheduled for a UDC meeting. Late materials will not be accepted. All plans must be legible and scalable when reduced. Individual PDF files of each item submitted should be submitted via email to UDCapplications@cityofmadison.com. The email must include the project address, project name, and applicant name.
 - Email Size Limits. Note that an individual email cannot exceed 20MB and it is the responsibility of the applicant to present files in a manner that can be accepted. Applicants who are unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.
- Notification to the District Alder**
 - Please provide an email to the District Alder notifying them that you are filing this UDC application. Please send this as early in the process as possible and provide a copy of that email with the submitted application.

6. Applicant Declarations

1. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Jessica Vaughn on December 18 2023 and February 21, 2024.
2. 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 2018DT South Beloit, L.L.C. Relationship to property Owner

Authorizing signature of property owner Date 3/20/2024

7. Application Filing Fees

Fee payments are due by the submittal date. Payments received after the submittal deadline may result in the submittal being scheduled for the next application review cycle. Fees may be paid in-person, via US Mail, or City drop box. If mailed, please mail to: *City of Madison Building Inspection, P.O. Box 2984, Madison, WI 53701-2984*. The City's drop box is located outside the Municipal Building at 215 Martin Luther King, Jr. Blvd. on the E Doty Street side of the building. Please make checks payable to *City Treasurer*, and include a completed application form or cover letter indicating the project location and applicant information with all checks mailed or submitted via the City's drop box.

Please consult the schedule below for the appropriate fee for your request:

- Urban Design Districts: \$350 (per [§33.24\(6\) MGO](#)).
- Minor Alteration in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) : \$150 (per [§33.24\(6\)\(b\) MGO](#))
- Comprehensive Design Review: \$500 (per [§31.041\(3\)\(d\)\(1\)\(a\) MGO](#))
- Minor Alteration to a Comprehensive Sign Plan: \$100 (per [§31.041\(3\)\(d\)\(1\)\(c\) MGO](#))
- All other sign requests to the Urban Design Commission, including, but not limited to: appeals from the decisions of the Zoning Administrator, requests for Sign Modifications (of height, area, and setback), and additional sign code approvals: \$300 (per [§31.041\(3\)\(d\)\(2\) MGO](#))

A filing fee is not required for the following project applications if part of the combined application process involving both Urban Design Commission and Plan Commission:

- Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
- Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
- Planned Development (PD): General Development Plan (GDP) and/or Specific Implementation Plan (SIP)
- Planned Multi-Use Site or Residential Building Complex



March 24, 2024

Via E-mail to planning@cityofmadison.com

City of Madison
Planning Division
215 Martin Luther King, Jr. Blvd.
P.O. Box 53701
Madison, WI 53701-2985

Re: Letter of Intent to Modify Existing Planned Development (PD 312) for the former bank property at 4702 Verona Road, Madison, WI

To: Planning Division:

Please be advised that I am writing on behalf of 2018DT South Beloit, L.L.C., the owner of the commercial property commonly known as 4702 Verona Road, Madison, Wisconsin. The property was formerly operated as a BMO Harris Bank Branch and was developed as an approved Planned Development limiting the use of the property to bank use only.

The owner seeks to amend the existing Planned Development applicable to the property, to expand the permitted use to include the operation of a coffee shop by a national coffee chain, using the existing 3,920 square foot building and existing site with limited modification, and for other corresponding commercial and retail uses. The coffee shop location will have indoor seating and a drive through, using the existing building on site, along with preserving the existing landscaping. Based on the recommendations of staff engineering, the access to the property on Verona Road will be relocated, to allow for increased queuing for the drive-through as indicated on the site plan being submitted as part of the application.

The intent is to preserve as much of the existing trees and landscape as possible and to enhance the exterior of the building. The interior of the building will be modified to convert the bank teller line and office for a service counter, indoor seating for patrons and meeting rooms for training. The number of employees and store hours will be consistent with other similar locations in the area. The traditional bank drive-through canopy will be removed in favor of a customary drive-up window. The current site plan accounts for 18 on-site parking spaces and a bike rack.

During the informational meeting the UDC raised two questions regarding the submittals that I would like to address. The first question related to the use of paint versus stain on the exterior brick. The building will be used for a Starbucks and the Starbucks construction and design team has reviewed the option of utilizing a stain, but there were no products that their team investigated that would achieve the design that they are looking for with this location. One of the concerns that was raised regarding the painting was its ability to hold up to the weather and general passing of time. On this building, the brick that would be painted is a couple feet above the ground level and will not be exposed to the salt and snow buildup at the building perimeter as might be the case in other locations, which will limit the deterioration from those effects. Additionally, the Starbucks team is confident that the paint will stand up to the other general weather and passing of time as they have utilized the paint in other areas and have not had the issues that the UDC board members were concerned about. We will have a representative from Starbucks at the UDC meeting to address any specific questions relating to this.

The second item that was raised in the informational meeting was the presence of the "knee wall" to the left of the main entry door. Some members of the UDC expressed that they would prefer to see floor to ceiling "storefront" windows at that location. Starbucks design team reviewed this and if you refer to the floorplan that has been provided, you will see the seating that is located immediately adjacent to this area of the building. The operations team has indicated that the customers do not prefer to have the floor to ceiling glass adjacent to seating areas and in many areas where it exists, Starbucks has needed to cover up the lower portions of the glass to ensure that women sitting in those areas with skirts are able to retain their modesty due to the visibility below the table tops. As such Petitioner requests that this requested modification be reconsidered by the UDC.

If you have any questions, you can contact the undersigned at this e-mail address or at the phone number listed below.

Very Truly Yours
First Midwest Group for 2018DT South
Beloit, L.L.C.

By: Marvin L. Keys
Its General Counsel

KEY NOTES

① CANOPY TO BE REMOVED

MAP << CLICK FOR GOOGLE MAP



K:\TWC_LDEV\Starbucks_FY22 Reno Program\80412 Madison, WI - Hwy 18 & Summit\3 Design\CAD\PlanSheets\IC4-SITE PLAN.dwg November 22, 2023 - 9:58am

This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

PROPERTY SUMMARY	
TOTAL PROPERTY AREA	2.99 AC / 130,134 SF
DISTURBED AREA	0.24 AC / 10,405 SF
EXISTING IMPERVIOUS AREA	0.17 AC / 7,494 SF / 72.02%
EXISTING PERVIOUS AREA	0.07 AC / 2,911 SF / 27.98%
PROPOSED IMPERVIOUS AREA	0.18 AC / 7,817 SF / 75.13%
PROPOSED PERVIOUS AREA	0.06 AC / 2,588 SF / 24.87%
NET INCREASE IN IMPERVIOUS AREA	0.007 AC / 323 SF

SITE DATA	
EXISTING ZONING	PD: PLANNED DEVELOPMENT
PARKING SETBACKS	SIDE/REAR = 0' HIGHWAY = 30'
BUILDING SETBACKS	FRONT = -- SIDE = -- REAR = -- HIGHWAY 18 = 42'

BUILDING DATA	
TOTAL BUILDING AREA	1,635 SF
PERCENT OF TOTAL PROPERTY AREA	1.26%

PARKING SUMMARY	
REQUIRED PARKING	16 SPACES @ 15% CAPACITY
TOTAL PROPOSED PARKING	20 SPACES
REQUIRED ACCESSIBLE PARKING	1 VAN ACCESSIBLE
PROPOSED ACCESSIBLE PARKING	2 STANDARD SPACES 1 VAN ACCESSIBLE

- ### SITE PLAN NOTES
- REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF STOOPS, TRUCK DOCKS, TRASH ENCLOSURES & PRECISE BUILDING DIMENSIONS. REFER TO THE SITE ELECTRICAL PLAN FOR LOCATIONS OF PROPOSED LIGHT POLES, CONDUITS, AND ELECTRICAL EQUIPMENT.
 - REFER TO CERTIFIED SITE SURVEY OR PLAT FOR EXACT LOCATION OF EXISTING EASEMENTS, PROPERTY BOUNDARY DIMENSIONS, AND ADJACENT RIGHT-OF-WAY & PARCEL INFORMATION.
 - DIMENSIONS AND RADII ARE DRAWN TO THE FACE OF CURB, UNLESS OTHERWISE NOTED. DIMENSIONS ARE ROUNDED TO THE NEAREST TENTH FOOT, AND AREAS ARE ROUNDED TO THE NEAREST SQUARE FOOT.
 - UNLESS OTHERWISE NOTED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR RELOCATING EXISTING SITE IMPROVEMENTS THAT CONFLICT WITH THE PROPOSED WORK, INCLUDING BUT NOT LIMITED TO TRAFFIC SIGNS, LIGHT POLES, ABOVEGROUND UTILITIES, ETC. PERFORM WORK IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS. COST SHALL BE INCLUDED IN BASE BID.
 - TYPICAL PARKING STALL DIMENSIONS SHALL BE 9.0- FEET IN WIDTH AND 20- FEET IN LENGTH UNLESS OTHERWISE INDICATED.
 - MONUMENT SIGN(S) ARE DETAILED ON THE ARCHITECTURAL PLANS AND ARE SHOWN FOR GRAPHICAL & INFORMATIONAL PURPOSES ONLY. CONTRACTOR TO VERIFY SIGN DIMENSIONS, LOCATION AND REQUIRED PERMITS WITH THE OWNER.

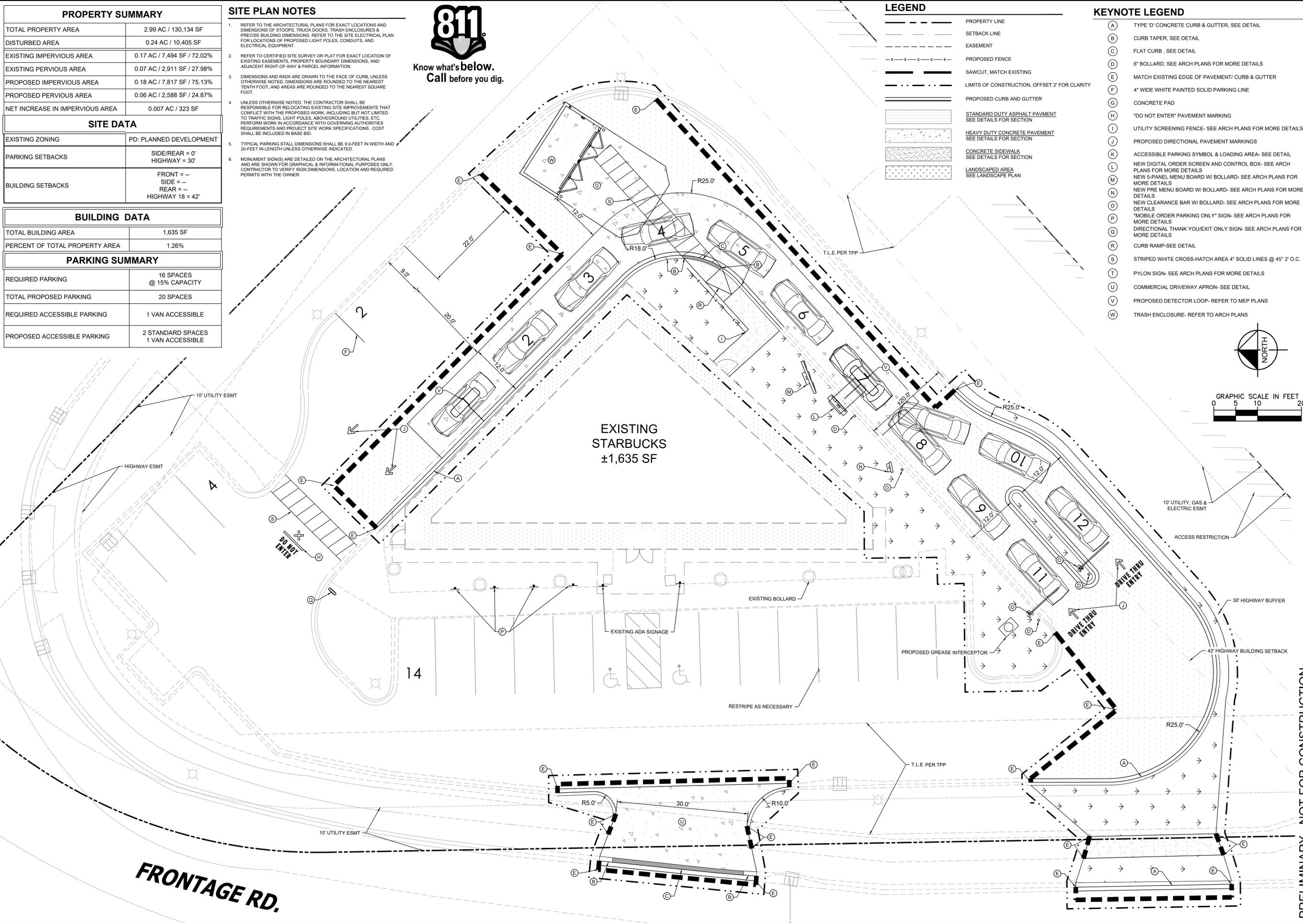


LEGEND

	PROPERTY LINE
	SETBACK LINE
	EASEMENT
	PROPOSED FENCE
	SAWCUT, MATCH EXISTING
	LIMITS OF CONSTRUCTION, OFFSET 2' FOR CLARITY
	PROPOSED CURB AND GUTTER
	STANDARD DUTY ASPHALT PAVMENT SEE DETAILS FOR SECTION
	HEAVY DUTY CONCRETE PAVEMENT SEE DETAILS FOR SECTION
	CONCRETE SIDEWALK SEE DETAILS FOR SECTION
	LANDSCAPED AREA SEE LANDSCAPE PLAN

KEYNOTE LEGEND

(A)	TYPE 'D' CONCRETE CURB & GUTTER, SEE DETAIL
(B)	CURB TAPER, SEE DETAIL
(C)	FLAT CURB, SEE DETAIL
(D)	6" BOLLARD, SEE ARCH PLANS FOR MORE DETAILS
(E)	MATCH EXISTING EDGE OF PAVEMENT CURB & GUTTER
(F)	4" WIDE WHITE PAINTED SOLID PARKING LINE
(G)	CONCRETE PAD
(H)	"DO NOT ENTER" PAVEMENT MARKING
(I)	UTILITY SCREENING FENCE- SEE ARCH PLANS FOR MORE DETAILS
(J)	PROPOSED DIRECTIONAL PAVEMENT MARKINGS
(K)	ACCESSIBLE PARKING SYMBOL & LOADING AREA- SEE DETAIL
(L)	NEW DIGITAL ORDER SCREEN AND CONTROL BOX- SEE ARCH PLANS FOR MORE DETAILS
(M)	NEW 5-PANEL MENU BOARD W/ BOLLARD- SEE ARCH PLANS FOR MORE DETAILS
(N)	NEW PRE MENU BOARD W/ BOLLARD- SEE ARCH PLANS FOR MORE DETAILS
(O)	NEW CLEARANCE BAR W/ BOLLARD- SEE ARCH PLANS FOR MORE DETAILS
(P)	"MOBILE ORDER PARKING ONLY" SIGN- SEE ARCH PLANS FOR MORE DETAILS
(Q)	DIRECTIONAL THANK YOU/EXIT ONLY SIGN- SEE ARCH PLANS FOR MORE DETAILS
(R)	CURB RAMP-SEE DETAIL
(S)	STRIPED WHITE CROSS-HATCH AREA 4" SOLID LINES @ 45' 2" O.C.
(T)	PYLON SIGN- SEE ARCH PLANS FOR MORE DETAILS
(U)	COMMERCIAL DRIVEWAY APRON- SEE DETAIL
(V)	PROPOSED DETECTOR LOOP- REFER TO MEP PLANS
(W)	TRASH ENCLOSURE- REFER TO ARCH PLANS



PRELIMINARY - NOT FOR CONSTRUCTION

STARBUCKS #80412- HWY 18 & SUMMIT
PREPARED FOR
STARBUCKS

MADISON WI

SHEET NUMBER
C300

KHA PROJECT	160421012
DATE	XX/XX/XXXX
SCALE	AS SHOWN
DESIGNED BY	BSK
DRAWN BY	BSK
CHECKED BY	MTL

Kimley»Horn
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WWW.KIMLEY-HORN.COM

NO.	REVISIONS	DATE	BY

KEY NOTES

- 1 NEW CANOPY AT DRIVE THRU
- 2 NEW TRASH ENCLOSURE/ LOCATION
- 3 PAINT EXISTING BRICK SW7637
- 4 PAINT EXISTING FASCIA SW7637
- 5 DEMO EXISTING WINDOWS/ WALL FOR NEW FULL HEIGHT WINDOWS/ STOREFRONT
- 6 NEW DRIVE THRU WINDOW LOCATION, SHELF, AIR CURTAIN, ADJ. WINDOWS, SCONCE
- 7 NEW SIGNAGE - TO BE CONFIRMED WITH OVERALL EXTERIOR DESIGN
- 8 DEMO WALL FOR FULL HEIGHT WINDOW/ STOREFRONT
- 9 MEP SCREEN W/ LANDSCAPING
- 10 NEW BOH DOOR
- 11 LANDSCAPING
- 12 NEW EXTERIOR WOOD CLADDING



BRICK AND FASCIA PAINTED
SW7030 ANEW GRAY



STONE VENEER - EXISTING TO REMAIN



NEW TECH - JAPANESE CEDAR -
BELGIAN BOARD

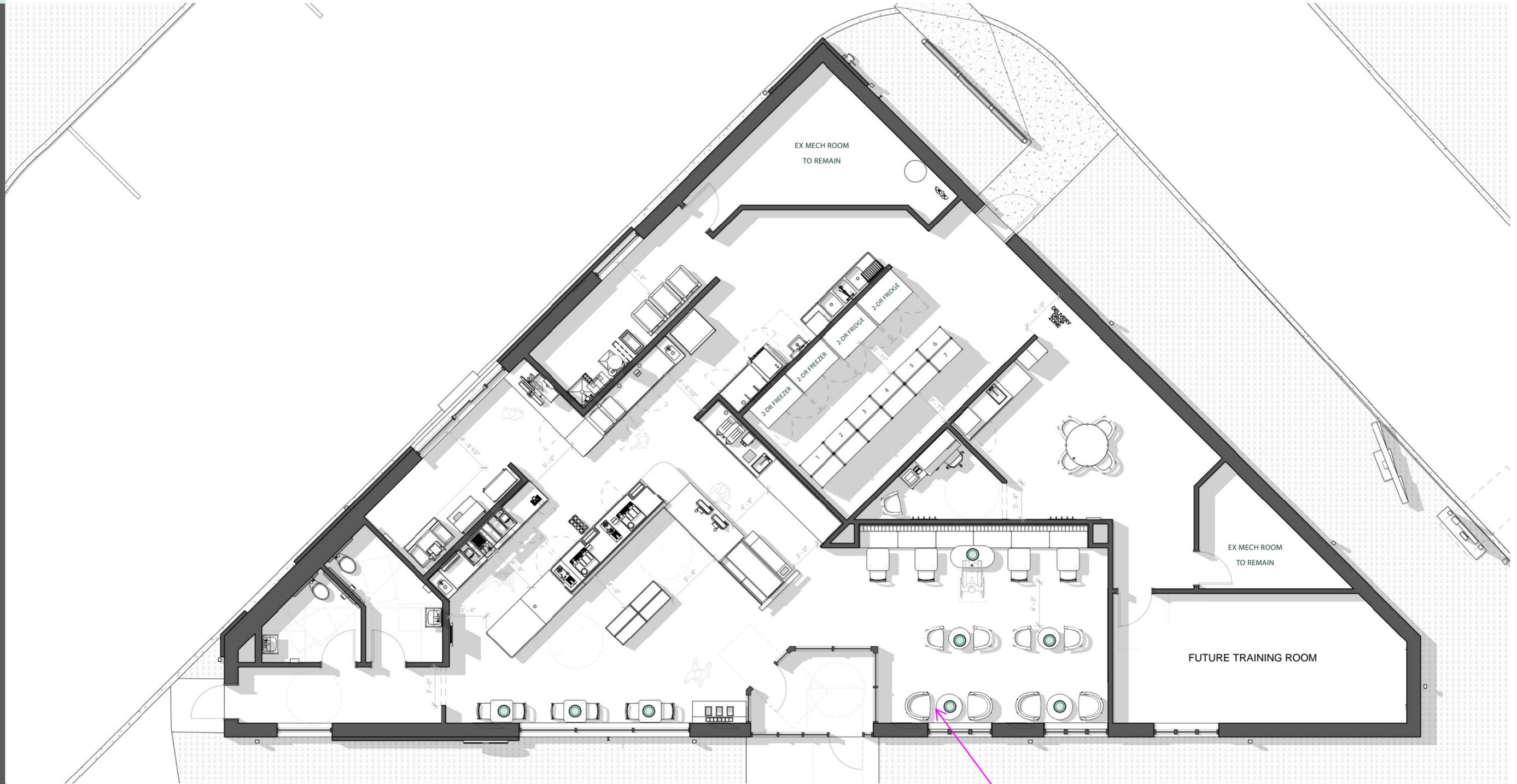
PERSPECTIVE
HWY 18 & SUMMIT

STORE #80412
CPN# 97077-001
DATE: 2023-11-10

12" WORDMARK

SEATING

INTERIOR 17
CUSTOMER OCCASIONS - 8



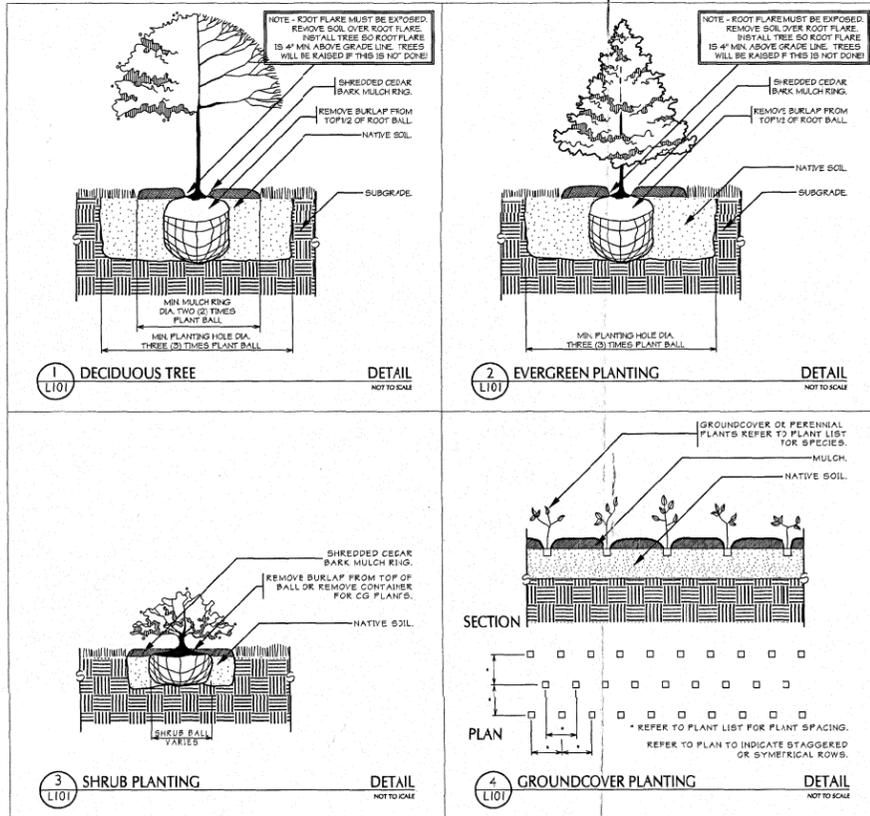
PROPOSED FLOOR PLAN

TWO TOPS W/ HARD SEATING.

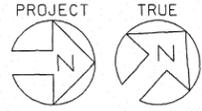
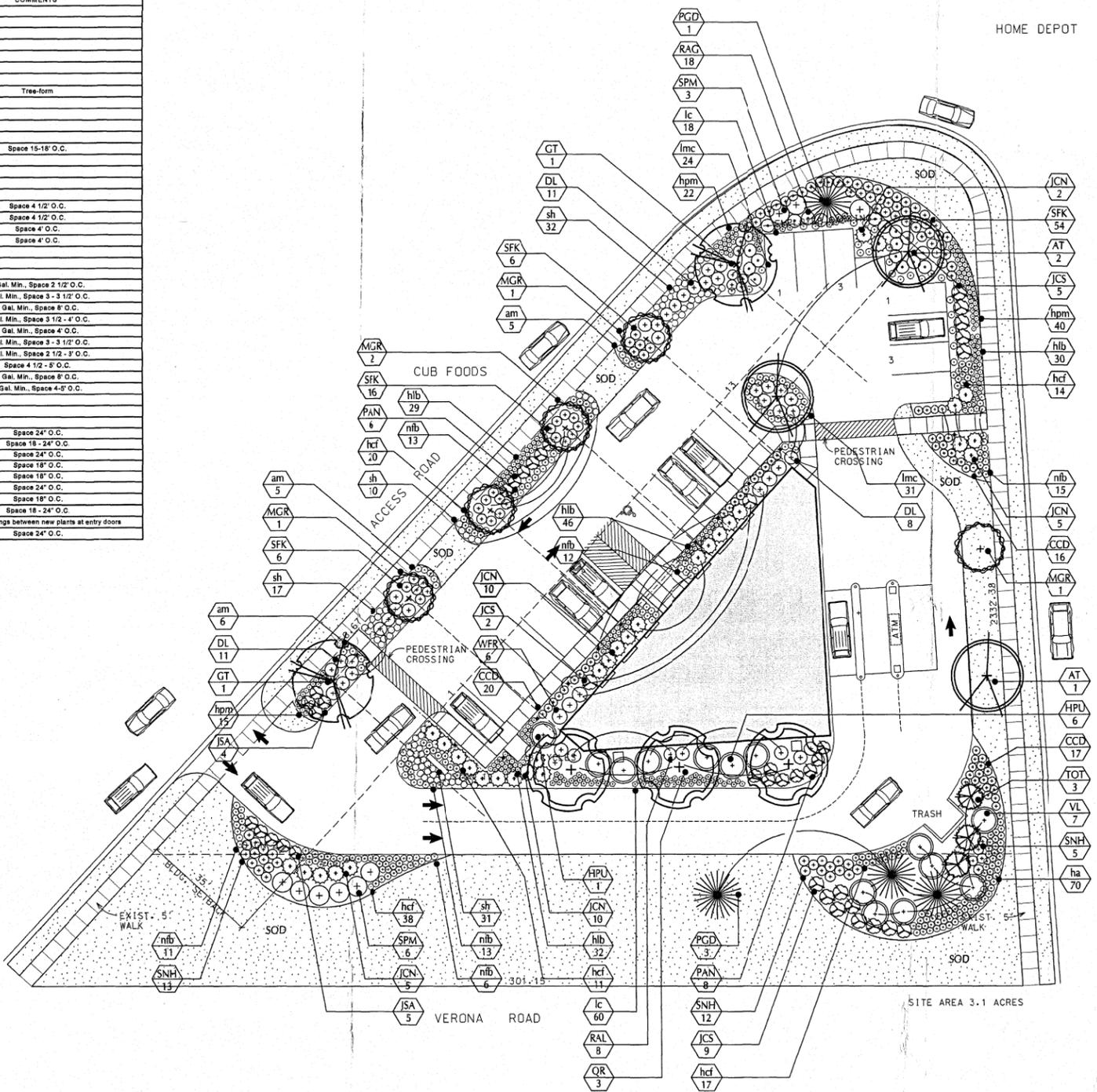


PLANT LIST

KEY	SCIENTIFIC NAME	COMMON NAME	PLANTING	ROOT COND.	QUANTITY	SIZE AT MATURITY	COMMENTS
TALL							
GROWING DECIDUOUS TREES							
GT	<i>Quercus macrocarpa</i> 'Imperial'	Imperial Honeycreek	2 1/2" Cal.	BB	2	30-35' ht. x 30-35" s.	
GR	<i>Quercus robur</i> 'Shademaster'	Shademaster English Oak	1 3/4" Cal.	BB	3	50' ht. x 25" s.	
ORNAMENTAL TREES							
AT	<i>Acer tataricum</i>	Tatarian Maple	2" Cal.	BB	3	20-25' ht. x 15-20" s.	Tree-form
MGR	<i>Malus transcorsa</i> 'Schmidtcutler'	Golden Raindrops Crabapple	1 1/4" Cal.	BB	5	25' ht. x 25-30" s.	
CONIFER AND EVERGREEN TREES							
PGD	<i>Picea glauca</i> 'Daneata'	Black Hills Spruce	6"	BB	4	20-40' ht. x 15-25" s.	Space 15-18' O.C.
TOT	<i>Taxus occidentalis</i> 'Trautman'	Trautman Arborvitae	6"	BB	3	18-20' ht. x 8-10" s.	
EVERGREEN SHRUBS							
JCN	<i>Juniperus chinensis</i> 'Nicks Compact'	Nicks Compact Juniper	5 Gal.	Cont.	32	3' ht. x 6" s.	Space 4 1/2' O.C.
JCS	<i>Juniperus chinensis</i> 'Sea Green'	Sea Green Juniper	5 Gal.	Cont.	18	4-6' ht. x 6" s.	Space 4 1/2' O.C.
JSA	<i>Juniperus sabinus</i> 'Arcadia'	Arcadia Savin Juniper	3 Gal.	Cont.	9	1-1 1/2' ht. x 6" s.	Space 4' O.C.
PAN	<i>Picea abies</i> 'Nidiformis'	Bird's Nest Spruce	3 Gal.	Cont.	14	3' ht. x 3-4" s.	Space 4' O.C.
DECIDUOUS SHRUBS							
CCD	<i>Caryophyllus x glauca</i> 'First Choice'	First Choice Shrubrose	15" HL	CG	53	2' ht. x 2-3" s.	2 Gal. Min. Space 3 1/2' O.C.
DL	<i>Dwarf Bush-honey-suckle</i>	Dwarf Bush-honey-suckle	15" HL	CG	30	3-4" ht. x 3-4" s.	2 Gal. Min. Space 3 - 3 1/2' O.C.
HPU	<i>Hydrangea paniculata</i> 'Uniqua'	Uniqua Hydrangea	4" HL	CG/BB	7	8-10" ht. x 8-10" s.	5 Gal. Min. Space 8" O.C.
RAG	<i>Rhus aromatica</i> 'Gro-low'	Gro-low Sumac	15" HL	CG	18	2 1/2-3' ht. x 8" s.	2 Gal. Min. Space 3 1/2 - 4' O.C.
RAL	<i>Ribes alpinum</i> 'Green Mound'	Green Mound Alpine Currant	15" HL	CG	8	3-5' ht. x 3-5" s.	3 Gal. Min. Space 4' O.C.
SFK	<i>Spiraea fritchiana</i>	Korean Spiraea	15" HL	CG	82	2-3' ht. x 3-4" s.	2 Gal. Min. Space 3 - 3 1/2' O.C.
SNH	<i>Spiraea nipponica</i> 'Halward's Silver'	Halward's Silver Spiraea	15" HL	CG	30	2-3' ht. x 2-4" s.	2 Gal. Min. Space 2 1/2 - 3' O.C.
SPM	<i>Syringa patula</i> 'Miss Kim'	Miss Kim Lilac	3" HL	BB	9	5-8' ht. x 4-5" s.	Space 4 1/2 - 5' O.C.
VL	<i>Viburnum lentago</i> 'Mohican'	Mohican Viburnum	3" HL	CG/BB	7	6-8' ht. x 8-8" s.	5 Gal. Min. Space 8" O.C.
WFR	<i>Weigela florida</i> 'Rumba'	Rumba Weigela	24" HL	CG/BB	6	3-4' ht. x 4-6" s.	1 Gal. Min. Space 4-5' O.C.
GROUNDCOVERS, GRASSES							
BULBS AND PERENNIALS							
am	<i>Alchemilla mollis</i>	Lady's Mantle	4 1/2"	CONT.	18	12-18" ht. Yellow Jn-Ag	Space 24" O.C.
pa	<i>Anemone 'Anzac'</i>	Anzac Daylily	4 1/2"	CONT.	70	28" ht. Red Jy-Ag	Space 18 - 24" O.C.
prof	<i>Hemerocallis 'Chicago Fire'</i>	Chicago Fire Daylily	4 1/2"	CONT.	100	34" ht. Red Jy-Ag	Space 24" O.C.
nb	<i>Hemerocallis 'Little Business'</i>	Little Business Daylily	4 1/2"	CONT.	137	22" ht. Rasp. Red Jy-Ag	Space 18" O.C.
rpm	<i>Hemerocallis 'Pardon Me'</i>	Pardon Me Daylily	4 1/2"	CONT.	77	20" ht. Red Jy-Ag	Space 18" O.C.
inc	<i>Lamium maculatum</i> 'Chequera'	Chequera Lamium	4 1/2"	CONT.	85	8" ht. Pink Ag-My	Space 24" O.C.
lc	<i>Lysimachia clethroides</i>	Goose-neck Loosestrife	4 1/2"	CONT.	78	30" ht. White Ag-Sp	Space 18" O.C.
rb	<i>Nasturtium 'Blue Wonder'</i>	Blue Wonder Nasturtium	4 1/2"	CONT.	70	12" ht. Lavender My-Ag	Space 18 - 24" O.C.
mb	<i>Salvia leucostachya</i> 'Victoria Blue'	Annual Salvia	CELL PACK	By Owner		12" ht. Blue all summer	Mix into openings between new plants at entry doors
sh	<i>Sporobolus heterolepis</i>	Prairie Dropseed	4 1/2"	CONT.	90	24-30" ht. Ag-Oct Seedheads	Space 24" O.C.



PLANTING DETAILS



PLANTING PLAN

Potter Lawson

Consultants:



Notes:

- Note:
 THE LOCATION OF EXISTING UTILITY INSTALLATIONS AS SHOWN ON THE PLAN ARE APPROXIMATE. THERE MAY BE OTHER UTILITY INSTALLATIONS WITHIN THE PROJECT AREA THAT ARE NOT SHOWN.
- 1) INSTALL SHREDDED BARK MULCH IN ALL PLANTING BEDS.
 - 2) REFER TO THE SPECIFICATIONS, SECTION 02933 FOR SODDING WORK AND INSTALLATION PROCEDURES.
 - 3) REFER TO THE SPECIFICATIONS, SECTION 02950 FOR LANDSCAPE WORK FOR TYPES OF PLANTING MATERIALS AND INSTALLATION PROCEDURES.

06/12/03	BID DOCUMENTS	
Date	Issuance/Revisions	Symbol

AMCORE BANK

VERONA ROAD BRANCH

CITY OF MADISON, WISCONSIN

Drawing Title:

PLANTING PLAN

PL1 Project Number: 2003.06.00
 Drawing No.
 Drawn By: PAS

L101



FEATURES

- Formed-aluminum house with stamped reveal available in three sizes
- Fully rotatable optics available in 14 distributions
- Segmented optics made of premium, 95% reflective, anodized aluminum
- Horizontal or vertical lamp orientations
- Convex tempered-glass or flat-glass lens
- Hard-mounted ballast tray for cooler operation
- Arm, spider or wall-mount configurations

EPA: GSS: 1.74, GSM: 3.07, GSL: 4.86 (Arm Mount) / GSS: 2.24, GSM: 3.6, GSL: 5.39 (Spider Mount)

Compliances may not apply to all product configurations. Please consult the product spec sheet for compliance details.

COMPLIANCES: UL Listed - Wet Location, CSA Listed - Wet Location, EISA Compliant, ARRA Compliant, Dark Sky Compliant

**GSS, GSM, GSL
GALLERIA
SQUARE**



ORDERING INFORMATION

SAMPLE NUMBER: GSM-AM-400-MP-MT-3V-SG-BK-L

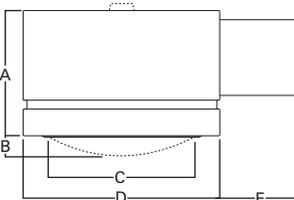
Product Family	Mounting Method	Lamp Wattage	Lamp Type	Voltage	Distribution	Lens Type	Color	Options (Add as Suffix) ¹
GSL =Galleria Square Large	AIR =Arm Included for Round Pole	HPS 150=150W 250=250W	HPS =High Pressure Sodium	120=120V 208=208V 240=240V	Horizontal Lamp 1F=Type I Formed 2F=Type II Formed	FG =Flat Glass SG =Sag Glass	AP =Grey BK =Black BZ =Bronze DP =Dark Platinum GM =Graphite Metallic WH =White	EM =Quartz Restrike with Delay F =Single Fuse (120, 277 or 347V) FF =Double Fuse (208, 240 or 480V) HS =House Side Shield L =Lamp Included Q =Quartz Restrike R =NEMA Twistlock Photocontrol Receptacle VS =Vandal Shield
GSM =Galleria Square Medium	AIS =Arm Included for Square Pole	400=400W 750=750W 1000=1000W	MH =Metal Halide MP =Pulse Start Metal Halide	277=277V 347=347V 480=480V	3F=Type III Formed 3S=Type III Segmented 4S=Type IV Segmented 5S=Type V Segmented CA =Cutoff Asymmetric with EHS FT =Forward Throw SL =Spill Light Eliminator			
GSS =Galleria Square Small	AM =Arm Mount SM1 =Spider Mount for 2-3/8" O.D. Tenon SM2 =Spider Mount for 3" O.D. Tenon SM3 =Spider Mount for 3-1/2" O.D. Tenon	MP 150=150W 175=175W 200=200W 250=250W 320=320W 350=350W 400=400W 750=750W 875=875W 1000=1000W		MT =Multi-Tap TT =Triple-Tap 5T =5-Tap	Vertical Lamp 3V=Type III Vertical AR =Area Round AS =Area Square RW =Rectangular Wide			

Accessories (Order Separately)

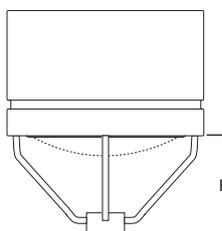
- GSL-EXTHS**=External House Side Shield (EPA 2.46)
- GSM-EXTHS**=External House Side Shield (EPA 2.24)
- MA1004XX**=14" Arm for Square Pole (EPA 1.0)
- MA1005XX**=6" Arm for Square Pole (EPA 0.5)
- MA1006XX**=Direct Mount Kit for Square Pole
- MA1007XX**=14" Arm for Round Pole (EPA 1.0)
- MA1008XX**=6" Arm for Round Pole (EPA 0.5)
- MA1009XX**=Direct Mount Kit for Round Pole
- MA1010XX**=Single Tenon Adapter for 3-1/2" O.D. Tenon
- MA1011XX**=2 at 180° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1012XX**=3 at 120° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1013XX**=4 at 90° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1014XX**=2 at 90° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1015XX**=2 at 120° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1016XX**=3 at 90° Tenon Adapter for 3-1/2" O.D. Tenon
- MA1017XX**=Single Tenon Adapter for 2-3/8" O.D. Tenon
- MA1018XX**=2 at 180° Tenon Adapter for 2-3/8" O.D. Tenon
- MA1019XX**=3 at 120° Tenon Adapter for 2-3/8" O.D. Tenon
- MA1021XX**=6" Arm for Square Pole (EPA 0.5)
- MA1022XX**=6" Arm for Round Pole (EPA 0.5)
- MA1023XX**=9" Arm for Square Pole (EPA 0.5)
- MA1024XX**=9" Arm for Round Pole (EPA 0.5)
- MA1025XX**=14" Arm for Square Pole (EPA 1.0)
- MA1026XX**=6" Arm for Square Pole (EPA 0.5)
- MA1027XX**=14" Arm for Round Pole (EPA 1.0)
- MA1028XX**=6" Arm for Round Pole (EPA 0.5)
- MA1029XX**=Wall Mount Bracket with 10" Arm
- MA1045XX**=4 at 90° Tenon Adapter for 2-3/8" O.D. Tenon
- MA1048XX**=2 at 90° Tenon Adapter for 2-3/8" O.D. Tenon
- MA1049XX**=3 at 90° Tenon Adapter for 2-3/8" O.D. Tenon
- MA1060**=House Side Shield for GSS (Field installed)
- MA1061**=House Side Shield - Medium Housing (Field installed)
- MA1062**=House Side Shield - Large Housing (Field installed)
- MA1208XX**=11-1/2" Arm and Round Pole Adapter (EPA 0.8)
- OA/RA1016**=NEMA Twistlock Photocontrol - Multi-Tap
- OA/RA1027**=NEMA Twistlock Photocontrol - 480V
- OA/RA1201**=NEMA Twistlock Photocontrol - 347V
- OA1066XX**=Mast Arm Adapter

NOTES: 1. Not all options and configurations are compatible and restrictions may apply. Reference specification sheet for additional details.

ARM MOUNT



SPIDER MOUNT



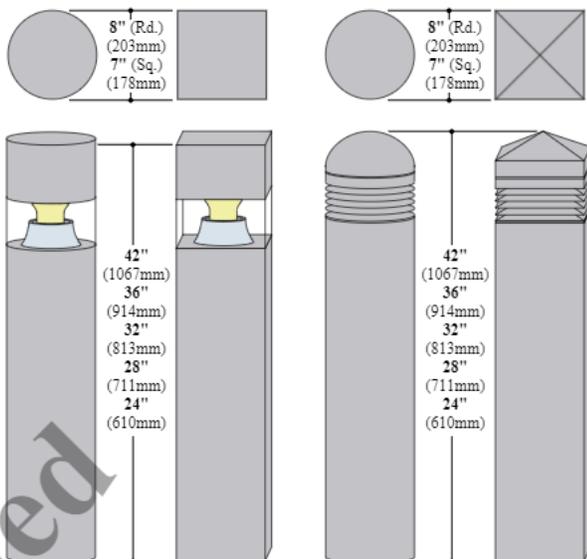
DIMENSIONAL DATA

Product Family	A	B	C	D	E	F
GSS	9-1/4" [235mm]	1-1/2" [38mm]	12-7/8" [327mm]	15-5/8" [397mm]	6" [152mm], 9" [229mm]	3-1/4" [337mm]
GSM	11" [279mm]	3-1/2" [89mm]	19-1/4" [480mm]	21-3/4" [552mm]	6" [152mm], 14" [356mm]	15" [381mm], 16" [406mm]
GSL	14-1/2" [368mm]	4-1/4" [108mm]	25-7/8" [657mm]	27" [686mm]	6" [152mm], 14" [356mm]	18-3/4" [476mm], 19-3/4" [502mm]

NOTE: Top cap used on GSM with 1000W flat glass vertically lamped optics only.

Specifications and dimensions subject to change without notice. Consult your Cooper Lighting Representative or visit www.cooperlighting.com for available options, accessories and ordering information.

DIMENSIONS



ORDERING INFORMATION

SAMPLE NUMBER: BSL-36-100-MH-MT-BK

Product Family BSC=Square Bollard with Clear Lens, & Square Top BSL=Square Bollard with Stacked Louvers, & Pyramidal Top BRC=Round Bollard with Clear Lens, & Cylindrical Top BRL=Round Bollard with Stacked Louvers, & Dome Top	Fixture Height 24=24" 28=28" 32=32" 36=36" 42=42"	Lamp Wattage ¹ 26=26W 32=32W 35=35W 42=42W 50=50W 57=57W 70=70W 100=100W	Lamp Type MH=Metal Halide HPS=High Pressure Sodium CF=Compact Fluorescent IC=Incandescent	Voltage ⁵ 120=120V 208=208V 240=240V 277=277V MT=Multi-Tap wired 277V ⁶ TT=Triple-Tap wired 347V ⁶	Color (add as suffix/must specify) ⁷ BK=Black AP=Grey BZ=Bronze WH=Architectural White	Options (add as suffix) F=Single Fuse (120, 277, or 347V) FF=Double Fused (208 or 240V) PC=Button Photocontrol PL=Polycarbonate Lens ⁸ L=Lamp Included ⁹ RB=Royal Blue Glass Jar ¹⁰ AB=Aqua Marine Blue Glass Jar ¹⁰ HG=Hunter Green Glass Jar ¹⁰ RE=Red Glass Jar ¹⁰ OR=Orange Glass Jar ¹⁰ R1=Provisional cut for GFI Receptacle ¹¹ R2=Installed GFI Receptacle ¹¹

NOTES: ⁽¹⁾ All HID lamps are medium-base.

⁽²⁾ Compact fluorescent only.

⁽³⁾ 35W HPS available in 120V only.

⁽⁴⁾ BSC/BRC only. MOL length of lamp cannot exceed 7".

⁽⁵⁾ Product also available in non-US voltages and 50Hz for international markets. Consult factory for availability and ordering information.

⁽⁶⁾ Multi-Tap ballast is 120/208/240/277V wired 277V; Triple-Tap ballast is 120/277/347V wired 347V.

⁽⁷⁾ Other finish colors available. Consult Architectural Colors brochure.

⁽⁸⁾ Polycarbonate lens available on BSC and BRC only.

⁽⁹⁾ Coated lamp standard. Must specify clear lamp if desired.

⁽¹⁰⁾ Available on BSL and BRL only.

⁽¹¹⁾ Location of R1 and R2 option on housing subject to height of luminaire.

STANDARD COLORS



BK
Black

AP
Grey

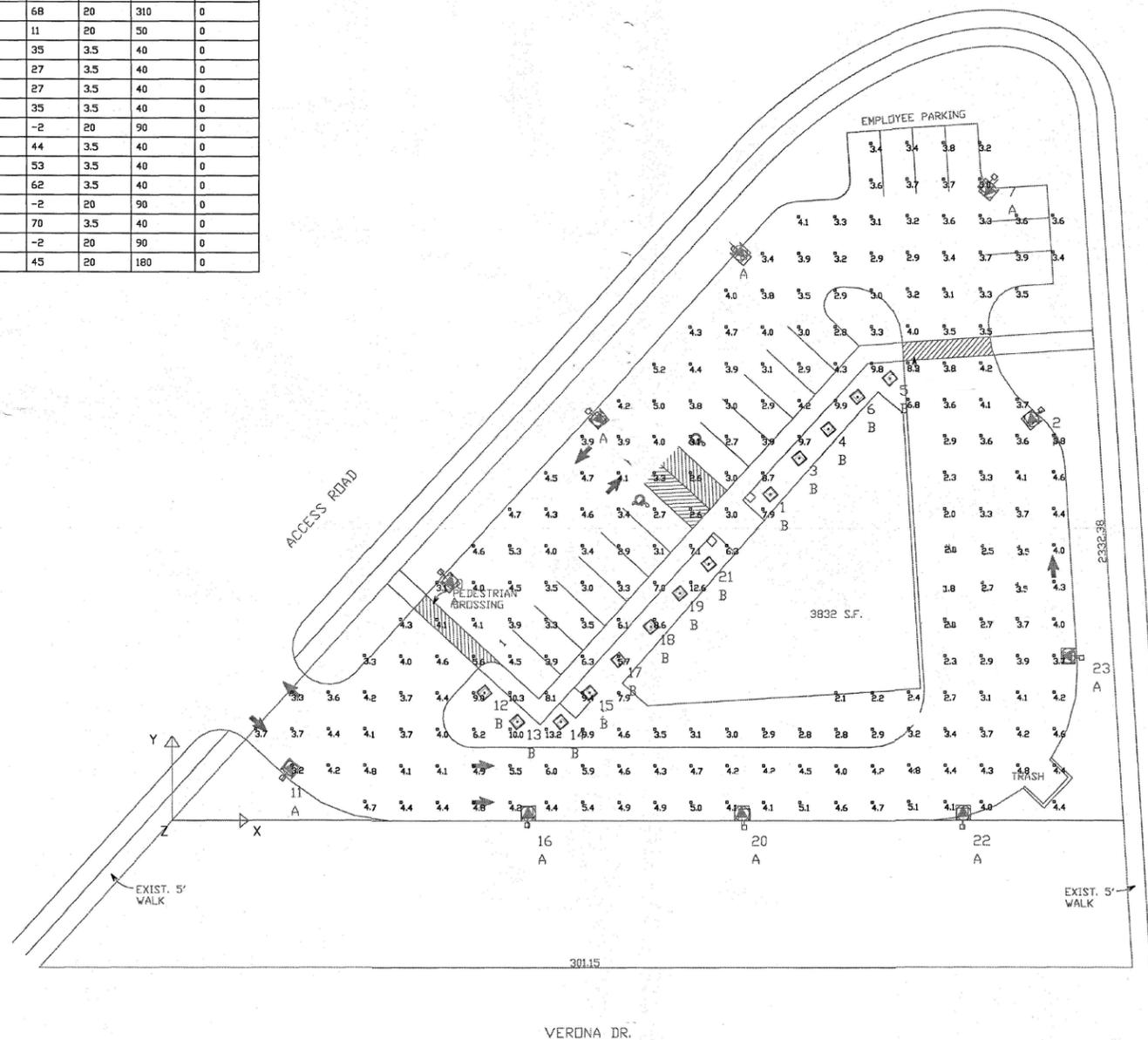
BZ
Bronze

WH
Architectural White

Luminaire Location Summary						
Project: All Projects						
SeqNo	Label	X	Y	Z	Orient	Tilt
1	B	165	89	3.5	40	0
2	A	240	112	20	220	0
3	B	173	99	3.5	40	0
4	B	181	107	3.5	40	0
5	B	198	121	3.5	40	0
6	B	189	116	3.5	40	0
7	A	228	175	20	230	0
8	A	154	158	20	315	0
9	A	115	113	20	310	0
10	A	74	68	20	310	0
11	A	30	11	20	50	0
12	B	86	35	3.5	40	0
13	B	95	27	3.5	40	0
14	B	107	27	3.5	40	0
15	B	115	35	3.5	40	0
16	A	98	-2	20	90	0
17	B	123	44	3.5	40	0
18	B	132	53	3.5	40	0
19	B	140	62	3.5	40	0
20	A	157	-2	20	90	0
21	B	148	70	3.5	40	0
22	A	218	-2	20	90	0
23	A	251	45	20	180	0

Luminaire Schedule							
Project: All Projects							
Symbol	Qty	Label	Arrangement	Lumens	LLF	Watts	Description
→	10	A	SINGLE	36000	0.750	400	GSM-AM-400-MH-XX-3V-SG
□	13	B	SINGLE	8800	0.750	100	BSL-XX-100-MH

Numeric Summary - Basic								
Project: All Projects								
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	# Pts
Parking Area	Illuminance	Fc	4.26	13.2	1.8	2.36	7.33	227



VERONA DR.