



Location
723 State Street

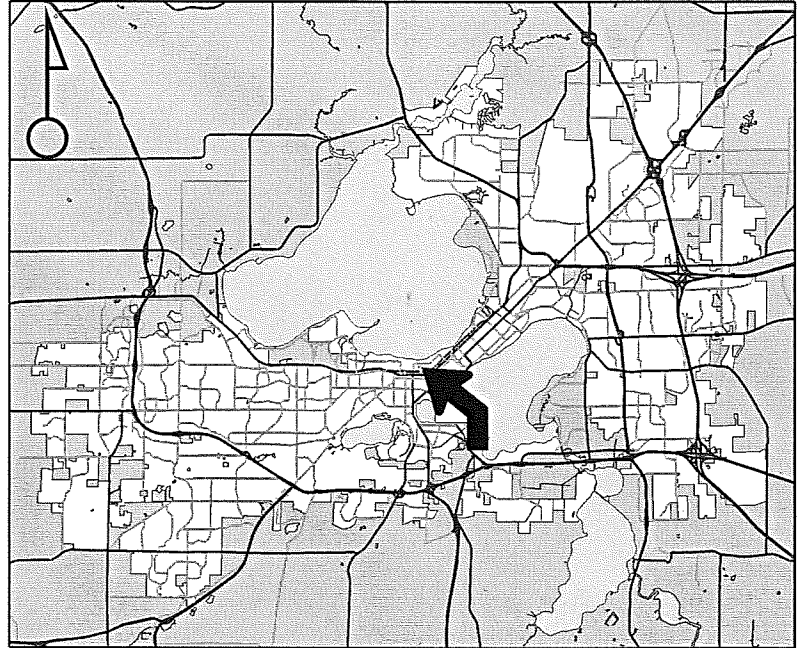
Applicant
St. Paul University Catholic Center/
Robert Shipley – BWZ Architects

From: R6 To: PUD-GDP-SIP

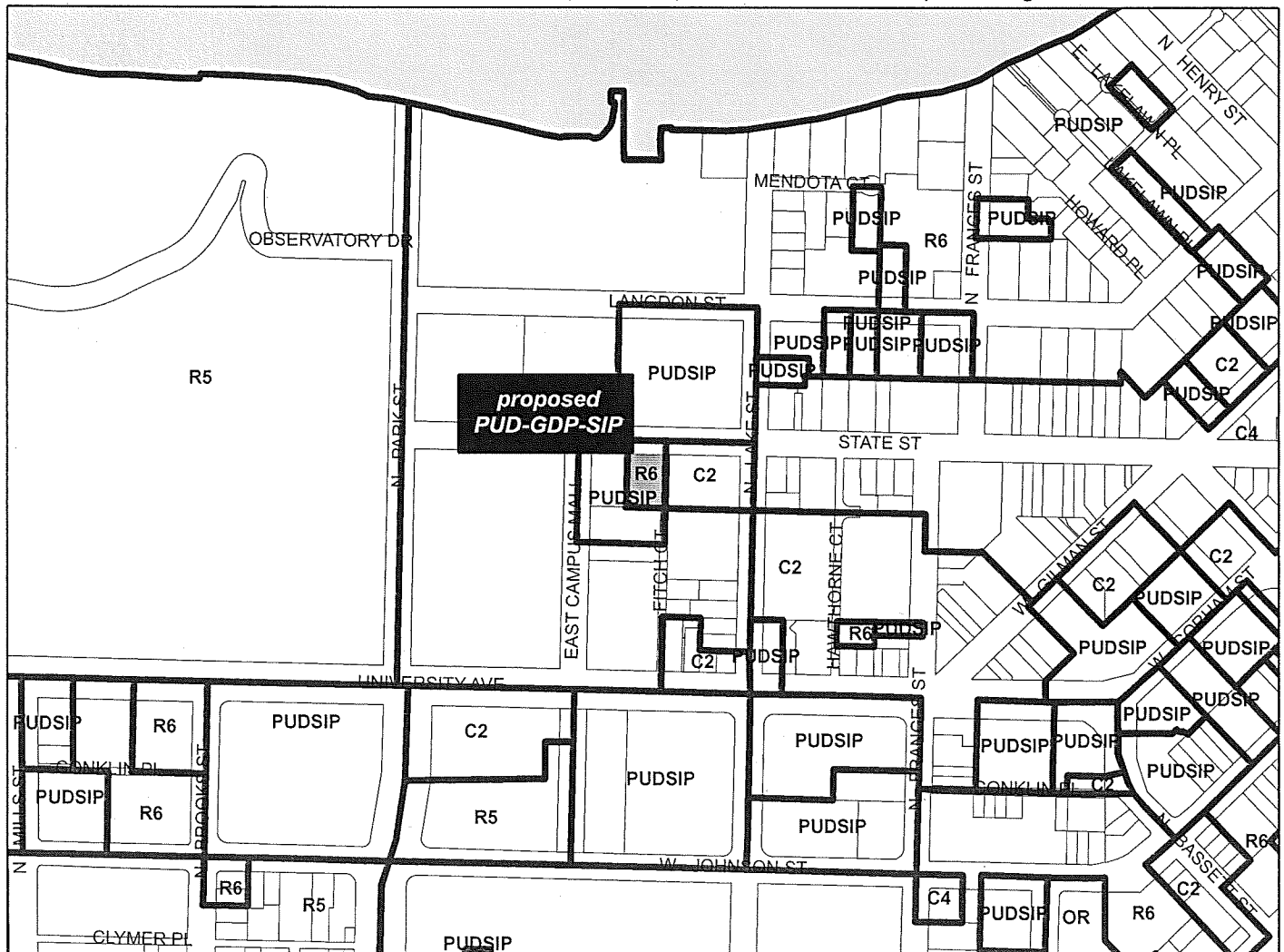
Existing Use
St. Paul's University Catholic Center

Proposed Use
Demolish St. Paul's University Catholic Center and construct a new 6-story building with church and student center

Public Hearing Date
Plan Commission
06 February 2012
Common Council
28 February 2012

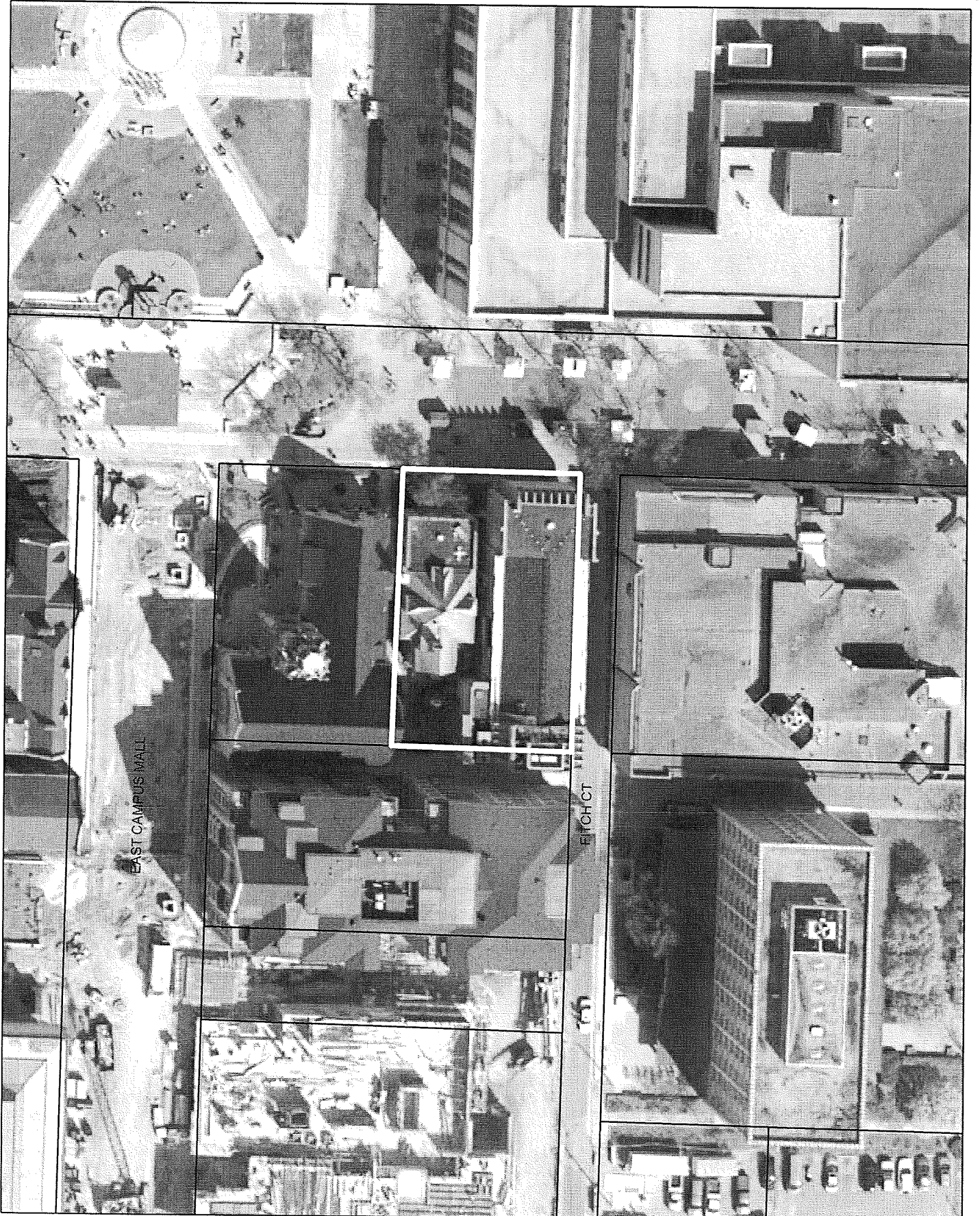


For Questions Contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 23 January 2012





LAND USE APPLICATION Madison Plan Commission

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

- The following information is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed with the Subdivision Application.
- Before filing your application, please review the information regarding the **LOBBYING ORDINANCE** on the first page.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at www.cityofmadison.com/planning/plan.html
- All Land Use Applications should be filed directly with the Zoning Administrator.

FOR OFFICE USE ONLY:	
Amt. Paid _____	Receipt No. _____
Date Received _____	
Received By _____	
Parcel No. _____	
Aldermanic District _____	
GQ _____	
Zoning District _____	
For Complete Submittal	
Application _____	Letter of Intent _____
IDUP _____	Legal Descript. _____
Plan Sets _____	Zoning Text _____
Alder Notification _____	Waiver _____
Ngrhd. Assn Not. _____	Waiver _____
Date Sign Issued _____	

1. Project Address: 723 State Street, Madison, WI, 53706 **Project Area in Acres:** .2655

Project Title (if any): St. Paul University Catholic Center

2. This is an application for:

Zoning Map Amendment (check the appropriate box(es) in only one of the columns below)			
<input type="checkbox"/> Rezoning to a Non-PUD or PCD Zoning Dist.: Existing Zoning: _____ to _____ Proposed Zoning (ex: R1, R2T, C3): _____		<input checked="" type="checkbox"/> Rezoning to or Amendment of a PUD or PCD District: <input checked="" type="checkbox"/> Ex. Zoning: <u>R6</u> to PUD/PCD-GDP <input checked="" type="checkbox"/> Ex. Zoning: <u>R6</u> to PUD/PCD-SIP <input type="checkbox"/> Amended Gen. Dev. <input type="checkbox"/> Amended Spec. Imp. Plan	
<input type="checkbox"/> Conditional Use	<input checked="" type="checkbox"/> Demolition Permit	<input type="checkbox"/> Other Requests (Specify): _____	

3. Applicant, Agent & Property Owner Information:

Applicant's Name: Fr. Eric Nielsen Company: St. Paul University Catholic Center
 Street Address: 723 State Street City/State: Madison, WI Zip: 53706
 Telephone: (608) 258-3140 Fax: (608) 258-3141 Email: enielsen@uwcatholic.org

Project Contact Person: Robert Shipley, AIA Company: BWZ Architects
 Street Address: 2211 Parmenter Street City/State: Middleton, WI Zip: 53562
 Telephone: (608) 831-2900 Fax: (608) 831-5800 Email: bshipley@bwzarchitects.com

Property Owner (if not applicant): Same as applicant
 Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a brief description of the project and all proposed uses of the site: _____
Demolition existing structures on site and construct new 6 story mixed use facility with Chapel and Student Center.

Development Schedule: Commencement December 26, 2012 Completion July 2014

5-6

5. Required Submittals:

- Plans** submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:
 - **7 copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
 - **7 copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
 - **1 copy** of the plan set reduced to fit onto 8 ½ inch by 11 inch paper
- Letter of Intent (12 copies):** describing this application in detail including, but not limited to: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.
- Legal Description of Property:** Lot(s) of record or metes and bounds description prepared by a land surveyor. For any application for rezoning, the description must be submitted as an electronic word document via CD or e-mail. For applications proposing rezoning to more than one district, a separate description of each district shall be submitted.
- Filing Fee:** \$ 1,200 See the fee schedule on the application cover page. Make checks payable to: *City Treasurer*.
- Electronic Submittal:** All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as Adobe Acrobat PDF files on a non-returnable CD to be included with their application materials, or in an e-mail sent to pcapplications@cityofmadison.com. The e-mail shall include the name of the project and applicant. Applicants unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.

In Addition, The Following Items May Also Be Required With Your Application:

- For any applications proposing demolition or removal of existing buildings, the following items are required:
 - Prior to the filing of an application, the applicant or his/her agent is required to notify a list of interested persons registered with the City **30 or 60 days prior to filing** their application using the online notification tool found at: <https://www.cityofmadison.com/developmentCenter/demolitionNotification/>
 - A photo array (6-12 photos) of the **interior and exterior** of the building(s) to be demolished or removed. A written assessment of the condition of the building(s) to be demolished or removed is highly recommended.
 - Note: A Reuse and Recycling Plan approved by the City's Recycling Coordinator is required prior to issuance of wrecking permits and the start of construction.
- Zoning Text (12 copies):** must accompany Planned Community or Planned Unit Development (PCD/PUD) submittals.

6. Applicant Declarations:

- Conformance with adopted City plans:** Applications shall be in accordance with all adopted City of Madison plans:

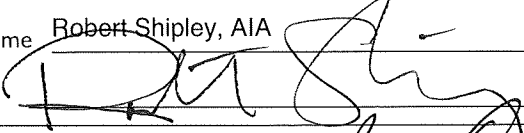
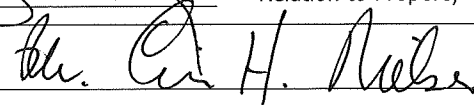
→ The site is located within the limits of Not Applicable Plan, which recommends: _____ for this property.
 - Pre-application Notification:** Section 28.12 of the Zoning Code requires that the applicant notify the district alder and any nearby neighborhood & business associations in writing no later than **30** days prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:
 Alder Bryon Eagon, 2/22/2011 and Scott Reznick, President, State and Langdon Nbhd. Assoc., 2/22/2011

NOTE: If the alder has granted a waiver to this requirement, please attach any such correspondence to this form.
 - Pre-application Meeting with staff:** Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning and Planning Division staff; note staff persons and date.

Planning Staff: Tim Parks Date: 7/15/10 Zoning Staff: Matt Tucker Date: 7/15/10
- Check here if this project will be receiving a public subsidy.** If so, indicate type in your Letter of Intent.

The signer attests that this form is accurately completed and all required materials are submitted:

Printed Name Robert Shipley, AIA Date 1/04/2012
 Signature  Relation to Property Owner Agent, Project Contact
 Authorizing Signature of Property Owner  Date 1/04/2012

BWZ

January 10, 2012

Mr. Bradley J. Murphy, Director
Department of Planning and Development
Madison Municipal Building
215 Martin Luther King Jr. Blvd.
Madison, WI 53701

Re: **Letter of Intent**
PUD/GDP-SIP Application
St. Paul University Catholic Center
723 State Street, Madison, WI 53706

Dear Mr. Murphy,

We hereby submit this added information to our Land Use Application for a Rezoning to a PUD/GDP-SIP for the St. Paul University Catholic Center at 723 State Street, Madison, WI, which was initially submitted on November 30, 2011. Our intent is to demolish the existing structures on the site including the existing Chapel and Meeting House and to construct a new mixed-use structure comprising a Chapel and Student Center.

St. Paul University Catholic Center, which has been a major presence at the University of Wisconsin-Madison for more than 100 years, plans to build a church/student center facility on the UW campus. The proposed St. Paul University Catholic Center will enable St. Paul's to better serve the university and greater Madison community. The new facility will serve as a center of student life on campus, blending faith, community and academic aspects of the university experience.

The proposed facility is 6 stories tall. Features, based on feedback from students, City Agencies, and the community, include:

- A 580-seat multilevel chapel incorporating reclaimed elements of original 1909 chapel.
- A student center with private study space, small- and large-group gathering space, and music rooms.
- Office, conference, work, and library facilities.
- Dining/multi-purpose hall. Residential space for resident priests, priests in training and visiting scholars.
- Exterior patios over looking State Street and the interior of the block.

The cost of the new facility is estimated at \$25 million and is expected to be raised from a small group of benefactors who have long supported joint church/student center projects.

The proposed building design represents a "new classicism", combining traditional Catholic forms and symbolism with a modern energy. It complements the surrounding university buildings, which mix both traditional and contemporary styles of architecture. The State Street church façade acknowledges the scale and character of the adjacent Pres House Church while the façade above steps back to maintain the scenic, uninterrupted views between Bascom Hill and the Capitol Square. The height, mass and style and detail make an architectural and institutional statement without being over imposing. The following text addresses key attributes of the Project.

BWZ Architects
2211 Parmenter Street
Middleton, Wisconsin 53562
V 608.831.2900, F 608.831.5800

5-6

The Name of the Project:

St. Paul University Catholic Center

Construction Schedule:

Begin Construction: December 26, 2012

18-Month Construction Period

Complete Construction: July 2014

Description of Existing Conditions:

St. Paul's is the birthplace of the campus Catholic ministry in the United States. UW's Catholic campus ministry was formed in 1883, and graduates who were part of this group started the "Newman Movement," designed to serve Catholics on college campuses. The initial St. Paul's Chapel was built in 1909, the first Catholic chapel built specifically to serve students at a public university. The chapel and student center were renovated in 1967, demolishing much of the original church including the stone neo-Gothic façade set back from State Street and inserting, from the Basement Floor up, new tiered concrete seating and extending a new cantilevered cast in place concrete façade to the edge of State Street. In addition, the two-story frame house next door was renovated to serve as a Student Center to provide limited meeting, office and administrative space.

Student involvement in St. Paul's has grown significantly over the past 10 years and has far exceeded the ability of the existing facility to meet these present and expanding needs. The current facility is severely outdated, cramped, and in need of major upgrades. The two buildings comprise a multitude of inaccessible floor levels. Furthermore, most seating within the existing chapel is tiered and is therefore also inaccessible. The chancel is located in the center of the Chapel so that the Pastor addresses the congregation seated either to his right or left. Only a few people can sit in front of the Pastor. Congregants wishing to be seated in the south half of the Chapel enter from State Street and pass directly in front of the pulpit to reach their seats. Consequently, these seats typically remain unoccupied. Most worshipers must navigate the steep tiered seating during communion. St. Paul University Catholic Center no longer regards the cast-in-place architectural expression of the 1967 remodel, sometimes identified as "Brutalism", as engaging the student congregants or supporting its liturgy. In addition, the small Student Center next door provides inadequate opportunities to create appropriate meeting and activity spaces to serve the student body and administer to their needs.

St. Paul's serves thousands of UW students annually. Approximately 1,000 students attend Sunday Mass, and hundreds are actively involved in other St. Paul programs – ranging from small group sessions to national service projects. Additionally, St. Paul's hosts dances, a theater arts program, a speaker series and concerts designed to appeal to all students and community members, extending the university's reach beyond its campus borders. A new facility will allow for expansion of those important programs together with augmented educational programs.

Names of People Involved:

Owner	Fr. Eric Nielsen St. Paul's University Catholic Center 723 State Street Madison, WI 53704 608-258-31408
Project Manager	Mark Landgraf Landgraf Construction 5964 Executive Drive Madison, WI 53719 608-274-9470
Architect	Randall Milbrath, AIA Robert Krupa, AIA RDG Planning & Design 900 Farnam on the Mall, Suite 100 Omaha, NE 68102 402-392-0133
Liturgical Designer	Matthew Alderman Mathew Alderman Studios matthew@matthewalderman.com
Civil Engineering	Michelle L. Burse Burse Surveying & Engineering 1400 East Washington Ave, Ste 158 Madison, WI 53703 608-250-9263
Facilitator	Ronald M. Trachtenberg Murphy Desmond S.C. 33 East Main Street, Suite 500 Madison, WI 53701-2038 608-268-5575
Contractor	Eric Schmidt CG Schmidt, Inc 10 East Doty Street, Ste 615 Madison, WI 53703 608-255-1177
Project Contact	Robert Shipley, AIA BWZ Architects 2211 Parmenter Street Middleton, WI 608-831-2900

Uses of Areas of the Building and Total Square Footage:

Proposed Construction:	Primary Function	Floor Area
Basement Floor:	Dining	9,893 SF
First Floor:	Student Center (incl. garage area)	10,502 SF
Second Floor	Chapel Main Level	9,095 SF
Third Floor	Upper Chapel	6,593 SF
Fourth Floor	Administration & Meeting	9,121 SF
Fifth Floor	Residential-Clergy (incl. balconies)	8,820 SF
Sixth Floor	Murphy Room (incl. roof garden/balconies)	8,690 SF
	Total Building Area	62,714 SF

Number of Employees:

25 People Employed

Capacity:

Chapel Seating 580

Parking Summary:

The St. Paul University Catholic Center is located in the heart of the UW Madison Campus. It serves primarily walk-in students. Most visitors who drive will park in the City of Madison Lake Street Parking Ramp, only a half block removed. Two parking spaces are provided on site as noted below as well as 30 bicycle and moped parking spaces.

ADA Parking	1
<u>Delivery Parking</u>	<u>1</u>
Total vehicular Parking on Site	2
Bicycle & Moped Parking	30

Hours of Operation:

8:00 AM to 11:00PM daily

Key Project Attributes:

Lot Size: 11,353 SF

Number of Apartments and Bedrooms:

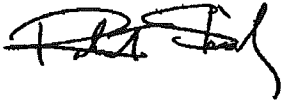
6 Apartments with 8 bedrooms for visiting clergy. Apartments share living and dining space. Please see Level 5 Plan.

Description of Trash Removal, Site Maintenance and Storage:

Trash and Recycled will be removed weekly by a licensed waste management contractor in accordance with City of Madison ordinances and policies. St. Paul's staff will remove snow from limited parking areas and at building entries and exits and coordinate site management with immediate neighbors and the City of Madison.

Zoning Text and a Table of Contents is attached to this letter. Please call or email with any questions regarding this submittal. We look forward to meeting with you and members of the Commission to present the new St. Paul University Catholic Center.

Sincerely,

A handwritten signature in black ink, appearing to read 'R. Shipley', written in a cursive style.

Robert Shipley
BWZ Architects
Project Contact

BWZ

January 10, 2012

Mr. Bradley J. Murphy, Director
Department of Planning and Development
Madison Municipal Building
215 Martin Luther King Jr. Blvd.
Madison, WI 53701

Re: **Zoning Text**
PUD/GDP-SIP Application
St. Paul University Catholic Center
723 State Street, Madison, WI 53706

Dear Mr. Murphy,

We hereby submit this Zoning Text for a rezoning to a PUD/GDP-SIP on behalf of St. Paul University Catholic Center at 723 State Street, Madison, WI.

Zoning Text PUD/GDP-SIP
St. Paul University Catholic Center
723 State Street, Madison, WI 53706

A. Statement of Purpose:

This zoning district is established to allow for the construction of a new St. Paul University Church and Catholic Student Center to serve as a center of student life on campus, blending faith, community and academic aspects of the university experience.

B. Permitted Uses:

1. Those that are stated as permitted uses in the R6 zoning district:
28.08(7)(c): R6 Conditional Use: Any Use allowed as permitted or conditional use in R5 District...
28.08(2)(c): R1 Permitted Use: Permitted uses are permitted in the R1 District provided no structure shall exceed 10,000 SF in Floor Area:
2. Churches

C. Lot Area

As stated in Exhibit A, attached hereto:
Lot Size: 11,353 SF

D. Floor – Area Ratio

As shown on approved Plans.

E. Yard Requirements

Yard areas will be provided as shown on approved Plans.

BWZ Architects
2211 Parmenter Street
Middleton, Wisconsin 53562
V 608.831.2900, F 608.831.5800

F. Landscaping

Site Landscaping will be provided as shown on approved Plans.

G. Accessory Off-Street Parking & Loading

Accessory off-street parking and loading will be provided as shown on approved Plans.

H. Lighting

Site lighting will be provided as shown on approved Plans.

I. Signage

Signage will be provided as approved on Recorded Plans.

J. Family Definition

Not applicable to Building Use as a Church.

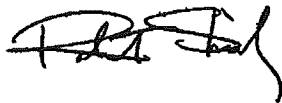
K. Alterations and Revisions:

No alteration or revision of this planned unit development shall be permitted unless approved by the City Plan Commission, however, the Zoning Administrator may issue permits for minor alterations or additions which are approved by the Director of Planning and Development and the alderperson of the district and are compatible with the concept approved by the City Plan Commission.

Legal Description of Property:

PROPERTY ADDRESS: 723 State St
Parcel Number: 070923204021
UNIV ADD TO MADISON, LOT 2, BLOCK 5

Respectfully submitted by:



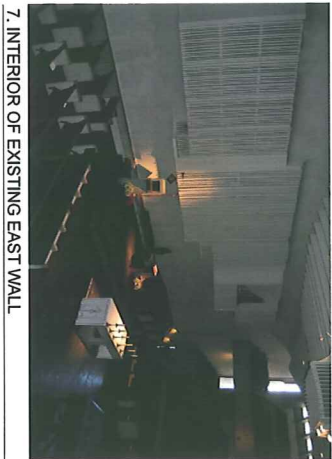
Robert Shipley
BWZ Architects
Project Contact



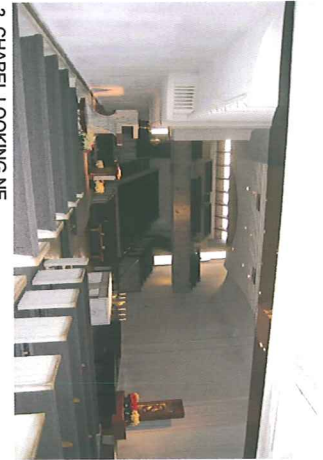
1. FLOOR OF CHAPEL LOOKING SW



4. CHAPEL LOOKING SW



7. INTERIOR OF EXISTING EAST WALL



2. CHAPEL LOOKING NE



5. CHAPEL LOOKING NW



8. SKYLIGHTS OVER SE EXIT OUT OF CHAPEL



3. FLOOR OF CHAPEL LOOKING SE



6. CHAPEL BALCONY VIEW LOOKING NORTH



9. SKYLIGHTS OVER SW CORNER OF CHAPEL

ARCHITECT
RDG...
PLANNING & DESIGN
www.rdgsta.com • Omaha NE • Des Moines IA

STRUCTURAL
Lynch Associates
625 N. 10th St., Suite 100
Omaha, NE 68102
(402) 442-1111

CIVIL
Lynch Associates
625 N. 10th St., Suite 100
Omaha, NE 68102
(402) 442-1111

**PRELIMINARY LAYOUT
CONTRACTOR**

St. Paul University Catholic Center
723 State St.
Madison, WI 53703

**EXISTING
CONDITIONS**

5-6



10. GATHERING SPACE LOOKING WEST



11. GATHERING SPACE LOOKING EAST



12. ENTRANCE DOORS



13. STUDENT CENTER LOUNGE



14. STUDENT CENTER RECEPTION



15. STUDENT CENTER LIBRARY



16. STUDENT CENTER LIBRARY



17. BASEMENT CORRIDOR



18. BASEMENT STUDENT CENTER DINING



19. BASEMENT STUDENT CENTER DINING



20. VIEW OF ROOF FROM SE



21. VIEW OF ROOF FROM SW

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 500 N. 10th Street, Suite 100
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 (402) 442-1111

MEP
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 500 N. 10th Street, Suite 100
 Omaha, NE 68102
 (402) 442-1111

PRELIMINARY DESIGN CONSTRUCTION

St. Paul University Catholic Center
 723 State St.
 Madison, WI 53703

EXISTING CONDITIONS

A0.4

5-6



22. EXTERIOR VIEW FROM NE



23. EXTERIOR NORTH ELEVATION



24. EXTERIOR VIEW FROM NE



25. PARTIAL SOUTH ELEVATION



26. EXTERIOR VIEW FROM SW...



27. ...VIEW FROM SW CONTINUED



30. CHAPEL DISABLED ACCESSIBILITY RAMP



28. WEST PROPERTY LINE FROM SW



29. WEST PROPERTY LINE FROM NW



31. EAST PROPERTY LINE FROM SE

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PRELIMINARY - NOT FOR
CONSTRUCTION

St. Paul University Catholic Center

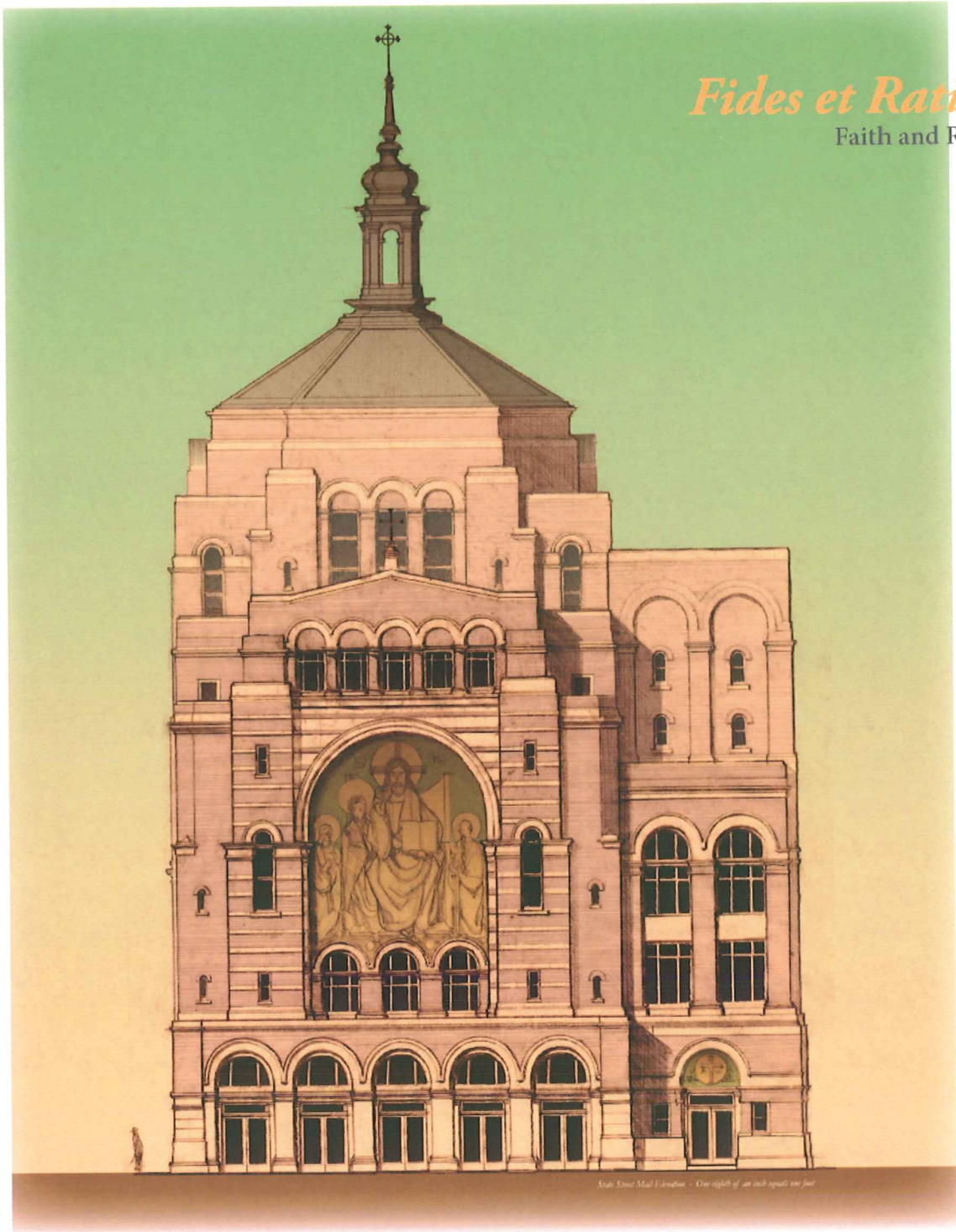
723 State St.
Madison, WI 53703

PROJECT: St. Paul University Catholic Center
PROJECT LOCATION: 723 State St., Madison, WI
PROJECT FEE: \$100,000
DATE: 1/5/2012
DRAWN BY: [Name]
CHECKED BY: [Name]
APPROVED BY: [Name]

ST. PAUL

University Catholic Center

Fides et Ratio
Faith and Reason



Submittal to the City of Madison Plan Commission
Supplemental Information: January 10, 2011

5-6

TOPOGRAPHIC SURVEY

ALL OF LOT 2, BLOCK 5, UNIVERSITY ADDITION, IN MADISON, AS RECORDED IN VOLUME A OF PLATS, ON PAGE 9, AS DOCUMENT NUMBER 178849A, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

DATE: 08/11/2011

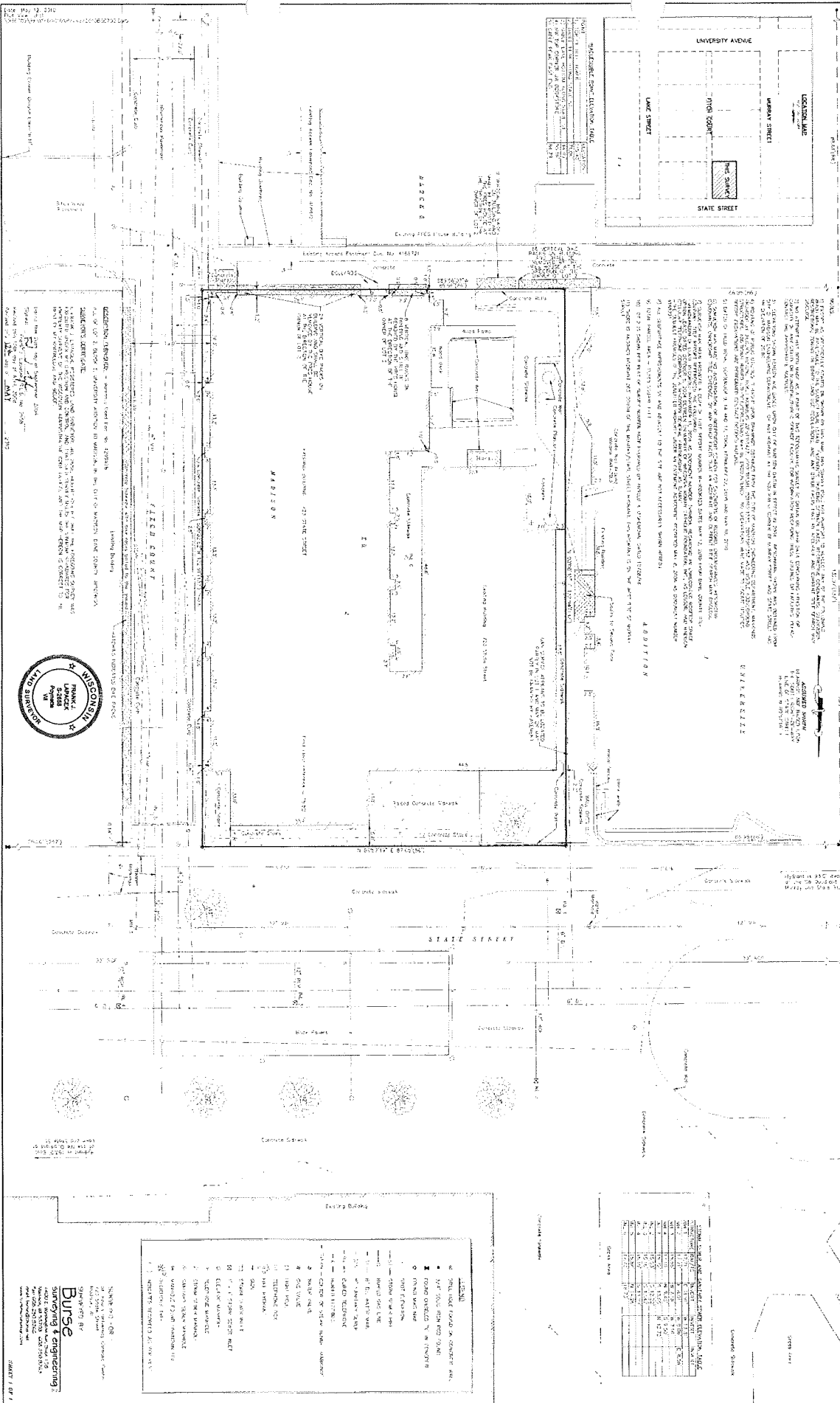
PROJECT: 10000000000000000000

SCALE: 1" = 40'

DATE: 08/11/2011

BY: [Signature]

FOR: [Signature]



1. THE SURVEY IS BASED ON THE DATA PROVIDED BY THE CLIENT AND THE SURVEYOR'S FIELD NOTES AND MEASUREMENTS. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS. THE SURVEYOR HAS ALSO CONDUCTED A VISUAL INSPECTION OF THE SURROUNDING AREAS AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS.

2. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS. THE SURVEYOR HAS ALSO CONDUCTED A VISUAL INSPECTION OF THE SURROUNDING AREAS AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS.

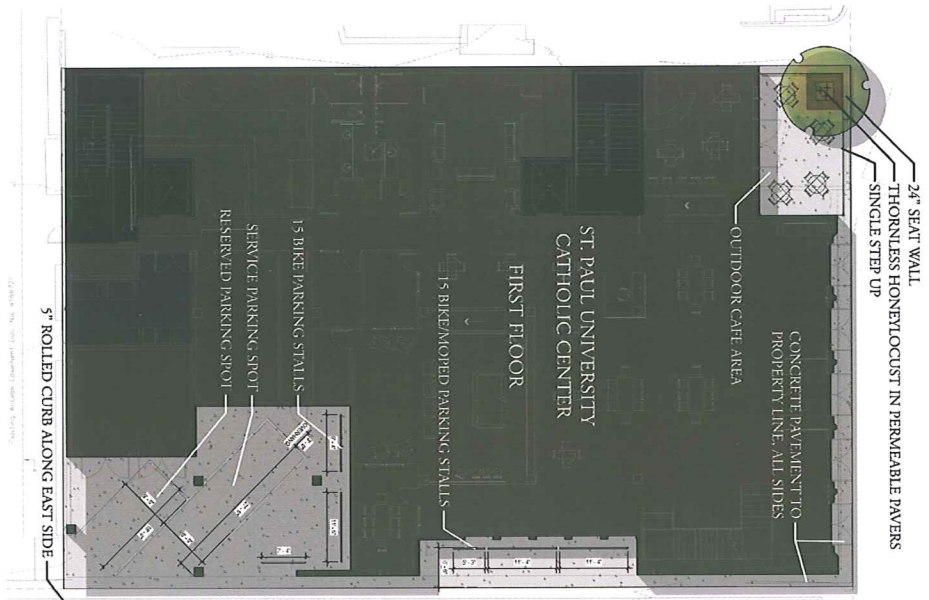
3. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS. THE SURVEYOR HAS ALSO CONDUCTED A VISUAL INSPECTION OF THE SURROUNDING AREAS AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED EASEMENTS OR INTERESTS.

NO.	DESCRIPTION	AREA (SQ. FT.)	PERCENTAGE
1	LOT 2, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
2	LOT 3, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
3	LOT 4, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
4	LOT 5, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
5	LOT 6, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
6	LOT 7, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
7	LOT 8, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
8	LOT 9, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
9	LOT 10, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
10	LOT 11, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
11	LOT 12, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
12	LOT 13, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
13	LOT 14, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
14	LOT 15, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
15	LOT 16, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
16	LOT 17, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
17	LOT 18, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
18	LOT 19, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
19	LOT 20, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
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22	LOT 23, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
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29	LOT 30, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
30	LOT 31, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
31	LOT 32, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
32	LOT 33, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
33	LOT 34, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
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96	LOT 97, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
97	LOT 98, BLOCK 5, UNIVERSITY ADDITION	10,000	100%
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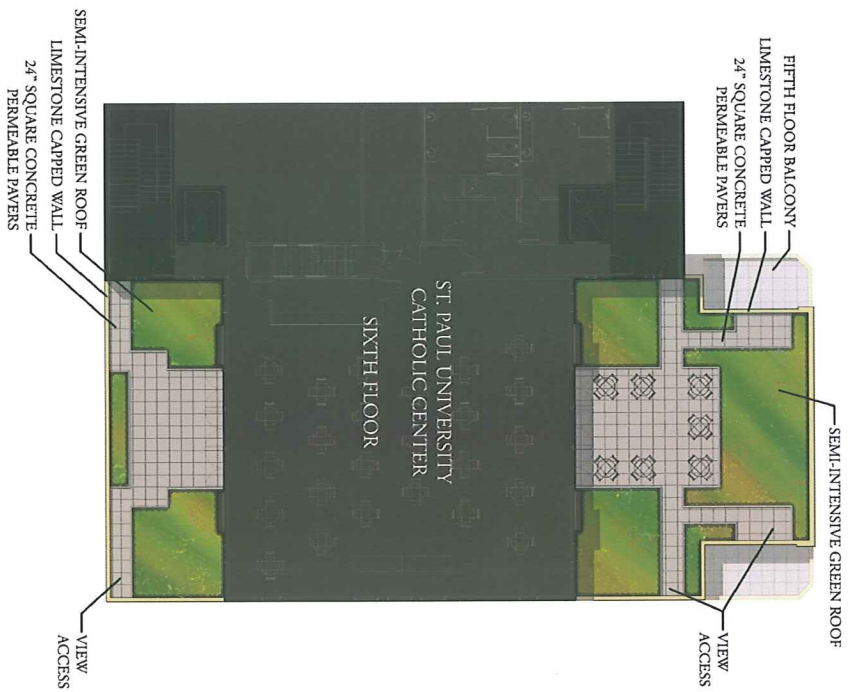


DATE: 08/11/2011
 BY: [Signature]
 FOR: [Signature]
Burse
 Surveying & Engineering
 1000 University Avenue, Suite 100
 Madison, WI 53706
 Phone: 608.261.1111
 Fax: 608.261.1112
 www.burse.com

SITE LAYOUT PLAN
1/8" = 1'-0"



ROOF GARDEN PLAN
1/8" = 1'-0"





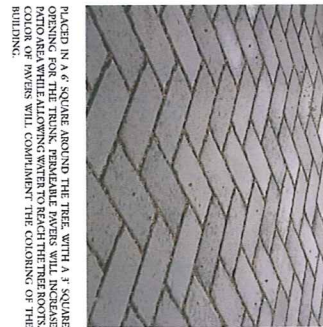
THORNLESS HONEYLOCUST - GLEDITSIA TRACANTHOS 'INERMIS'



WITH SMALL LEAVES AND OPEN BRANCHING STRUCTURE, THE THORNLESS HONEYLOCUST IS AN IMPRESSIVE YELLOW FALL COLOR, AND MINIMAL LEAF CLEAN UP IN THE FALL.



PERMEABLE CONCRETE PAVERS



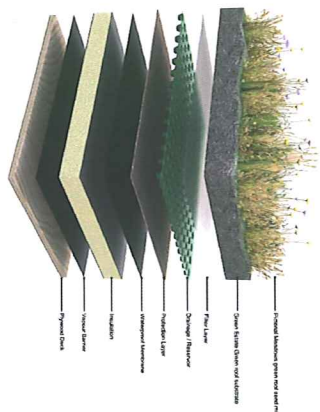
PLACED IN A 6' SQUARE AROUND THE TREE, WITH A 1' SQUARE GRASS STRIP, THE PERMEABLE PAVERS WILL INCREASE PAVEMENT PERCENTAGE AND ALLOW WATER TO REACH THE TREE ROOTS COLOR OF PAVERS WILL COMPLEMENT THE COLORING OF THE BUILDING.

KEEPING WITHIN THE SAME AESTHETIC QUALITY OF OTHER BIKE RACKS, ALLOWING PARKING FOR BOTH BIKES AND MOTORCYCLES, POWDERCOAT COLOR WILL MATCH THE BUILDING.



DERO 'CAMPUS' BIKE RACK

SITE LAYOUT DETAILS



SEMI-INTENSIVE GREEN ROOF SECTION



THE GREEN ROOF WILL UTILIZE A SEMI-INTENSIVE GREEN ROOF SECTION. SEMI-INTENSIVE REFERS TO THE SOIL MEDIUM - TYPICALLY 6" - 12" - WHICH ALLOWS FOR VARIED NATIVE PERENNIALS AND EVEN SMALL SHRUBS. THE ILLUSTRATIONS ABOVE, CREATED BY ALEX JOHNSON, SHOW A TYPICAL SEMI-INTENSIVE GREEN SECTION.



GREEN ROOF PLANTS

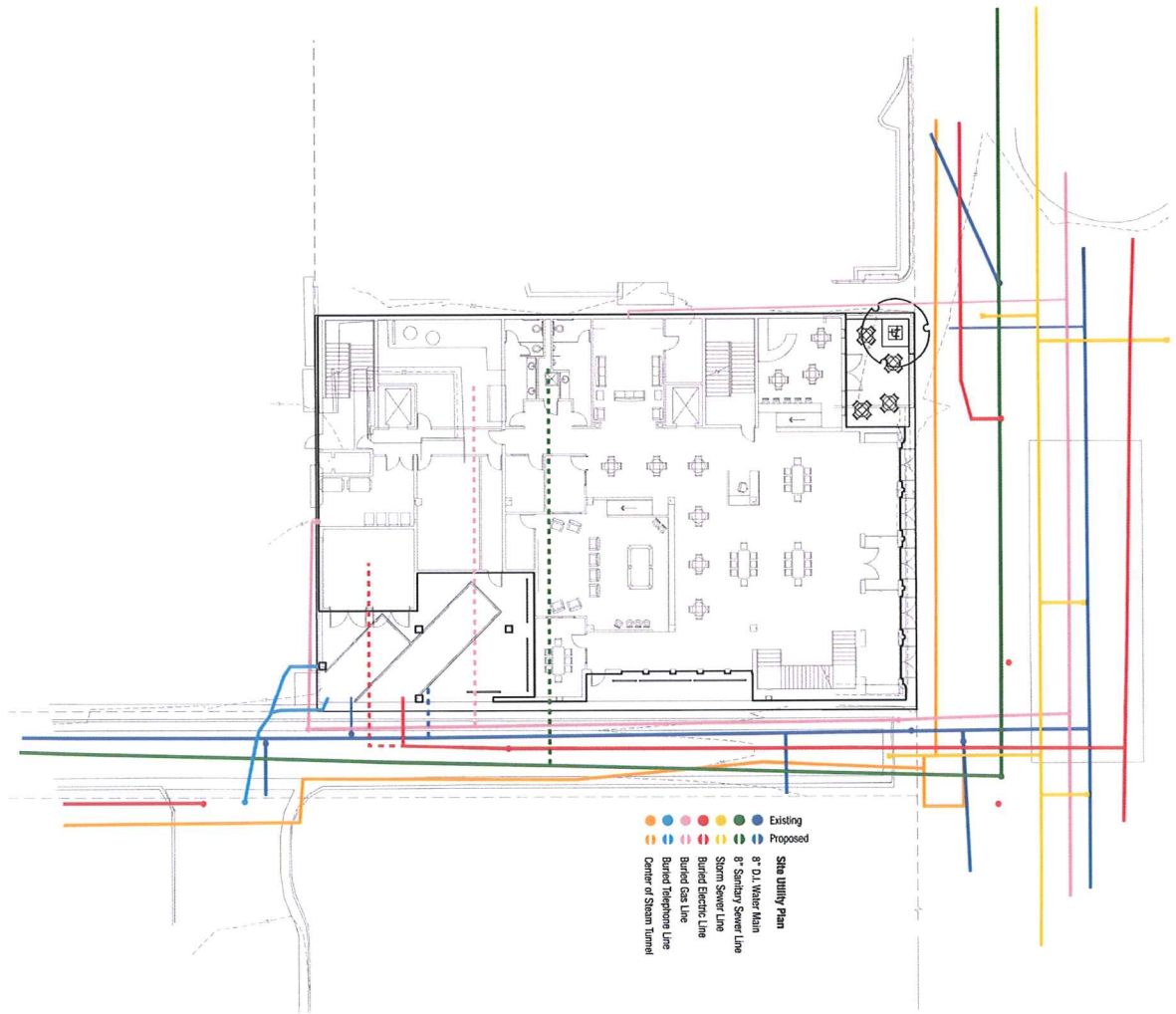
SAMPLING OF NATIVE WISCONSIN GREEN ROOF PLANTS: LITTLE BLUESTEM, PRAIRIE DROPSIED, BUTTERFLY MILKWEED, SIDWAYS GRAMA, PRAIRIE BLUZZING STAR



PERMEABLE CONCRETE PAVERS

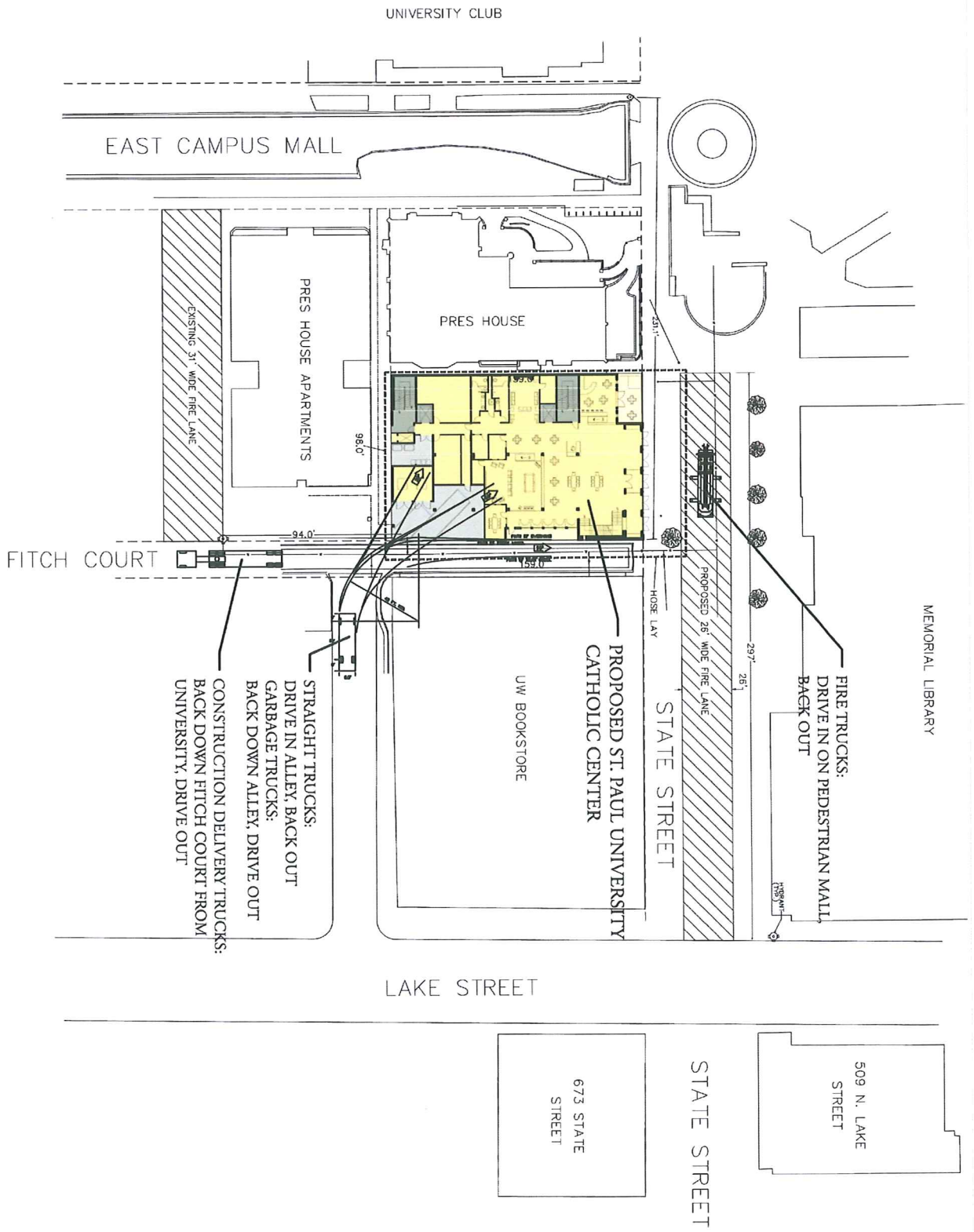
24" x 24" CONCRETE PAVERS ARE USED ON THE GREEN ROOF TO PROVIDE SAFE PEDESTRIAN ACCESS. THE PAVERS ARE SPACED 1/4" FROM THE ADJACENT PLANTS. COLOR FOR THE 24" SQUARE PAVERS WILL COMPLEMENT THE BUILDING.

⊕ SITE UTILITY PLAN



5-6

SITE ACCESS PLAN
1" = 20'



A1.04

SITE ACCESS PLAN

St. Paul University Catholic Center

723 State St.
Madison, WI 53703

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5-6

⊕ BASEMENT LEVEL FLOOR PLAN
1/8" = 1'-0"

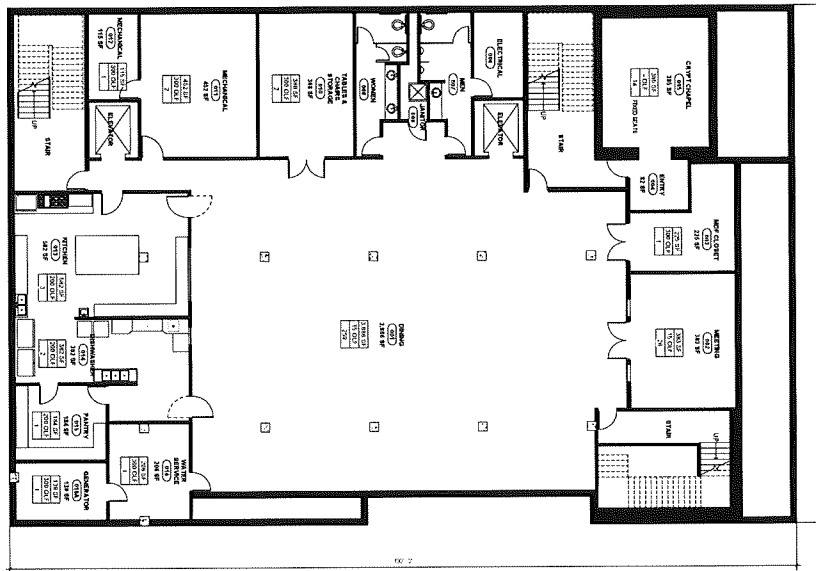


FIG. 2

A2.00

BASEMENT
LEVEL FLOOR
PLAN

DATE: 11/29/2011
PROJECT NO.: 111111
PROJECT NAME: St. Paul University Catholic Center
DRAWN BY: [Name]
CHECKED BY: [Name]
APPROVED BY: [Name]

St. Paul University Catholic Center
723 State St.
Madison, WI 53703

PREPARED FOR BY:
CONTRACT NO.:

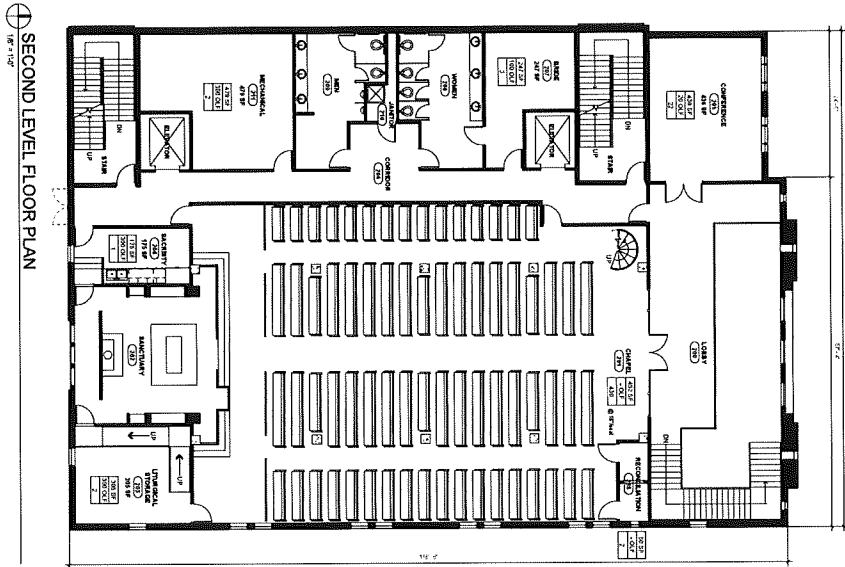
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MEP

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MEP

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5-6



A2.02

LEVEL 2 FLOOR PLAN

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CIVIL

STRUCTURAL

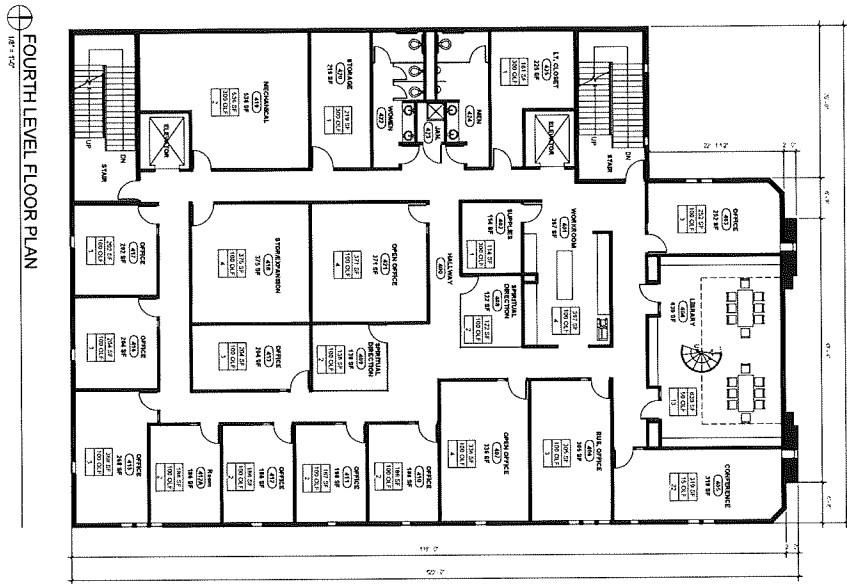
ARCHITECT

MEP

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A2.04

LEVEL 4 FLOOR PLAN

LEGEND

- STAIR
- ELEVATOR
- MECHANICAL
- RESTROOM
- WASHROOM
- RECEPTION
- CONFERENCE
- OFFICE
- STORAGE
- RECEPTION
- CONFERENCE
- OFFICE
- STORAGE

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723 State St.
Madison, WI 53703

RED MARKS NOT FOR CONSTRUCTION

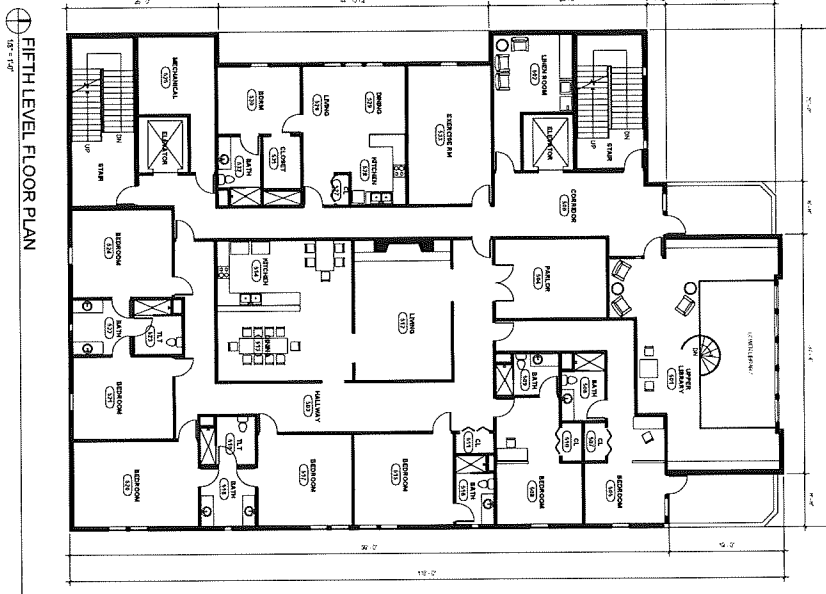
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STRUCTURAL
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FIFTH LEVEL FLOOR PLAN
1/8" = 1'-0"

A2.05

LEVEL 5 FLOOR
PLAN

DATE: 11/29/2011
PROJECT: St. Paul University Catholic Center
PROJECT NO.: 11-001
DRAWING NO.: 11-001-05
SCALE: 1/8" = 1'-0"

St. Paul University Catholic Center

723 State St.
Madison, WI 53703

PRELIMINARY NOT FOR
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CIVIL
11/29/2011

STRUCTURAL
11/29/2011

ARCHITECT
11/29/2011

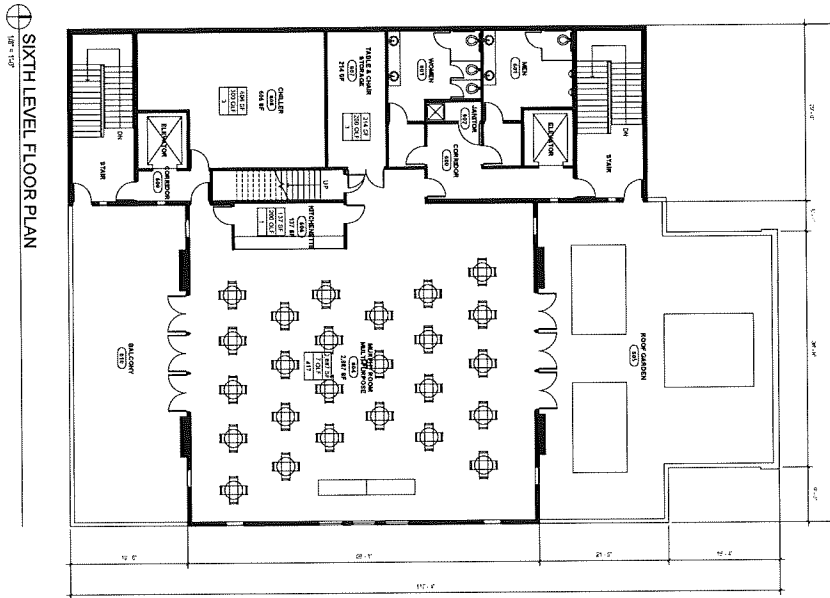
MEP

11/29/2011

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5-6



⊕ SIXTH LEVEL FLOOR PLAN
1/2" = 1'-0"

A2.06

LEVEL 5 FLOOR PLAN

DATE: 11/29/2011
PROJECT: St. Paul University Catholic Center
PROJECT NO.: 11-001
DRAWING NO.: A2.06
SCALE: 1/2" = 1'-0"

St. Paul University Catholic Center

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Madison, WI 53703

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CONTRACTOR

CIVIL
11/29/2011

STRUCTURAL
11/29/2011

ARCHITECT
11/29/2011

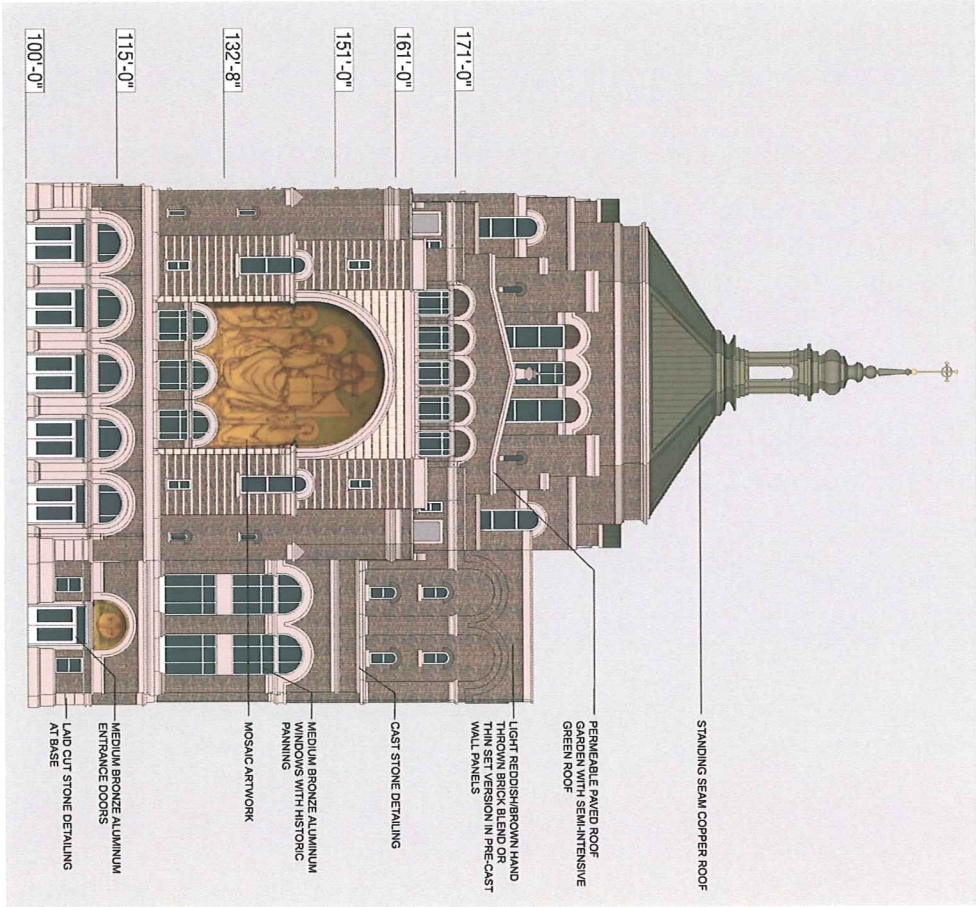
MEP
11/29/2011

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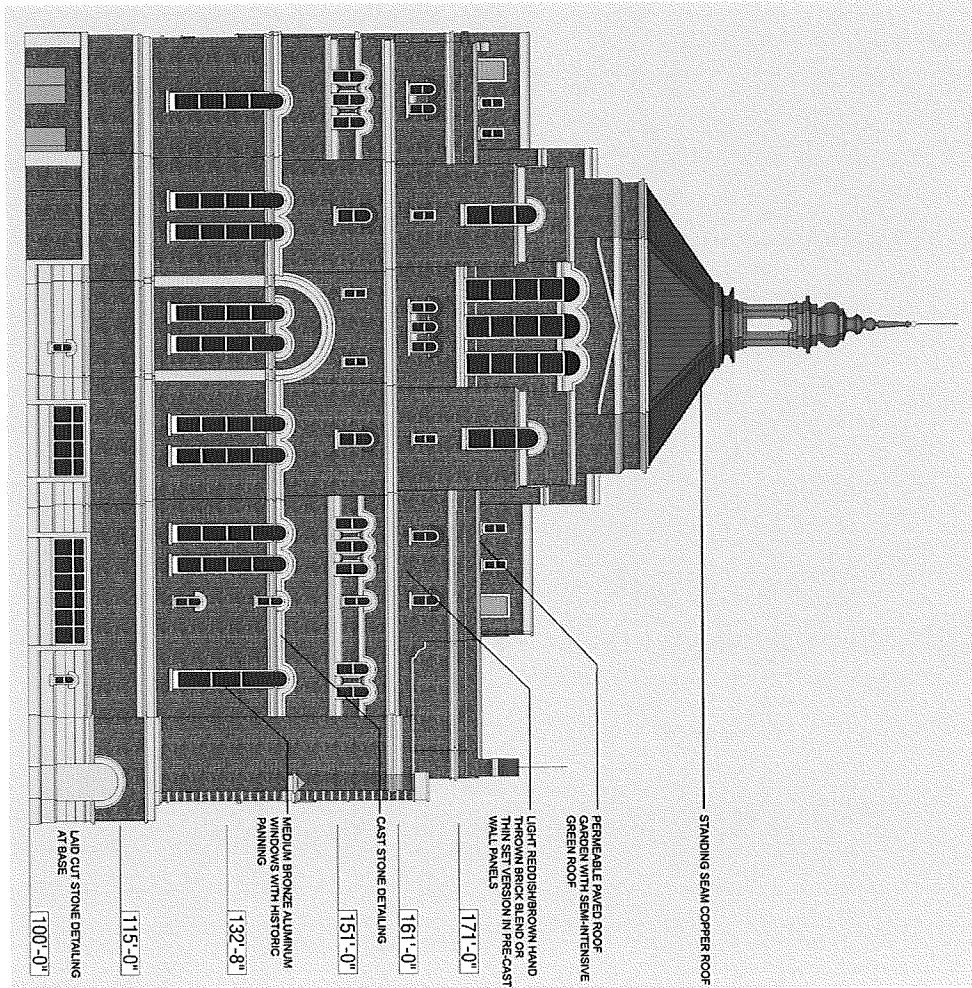
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5-6

NORTH ELEVATION
1/8" = 1'-0"



EAST ELEVATION
1/8" = 1'-0"



STANDING SEAM COPPER ROOF

PERMEABLE PAVED ROOF
GARDEN WITH SEMI-INTENSIVE
GREEN ROOF

LIGHT REDDISH-BROWN HAND
THROWN BRICK BLEND OR
THIN SET VERSION IN PRE-CAST
WALL PANELS

171'-0"

CAST STONE DETAILING

161'-0"

CAST STONE DETAILING

151'-0"

MEDIUM BRONZE ALUMINUM
FINISH WITH ISORGIC
PANNING

132'-8"

LAD CUT STONE DETAILING
AT BASE

100'-0"

115'-0"

St. Paul University Catholic Center

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Madison, WI 53703

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CIVIL
10/11/11
10/11/11
10/11/11

STRUCTURAL
10/11/11
10/11/11
10/11/11

ARCHITECT
10/11/11
10/11/11
10/11/11

MEP

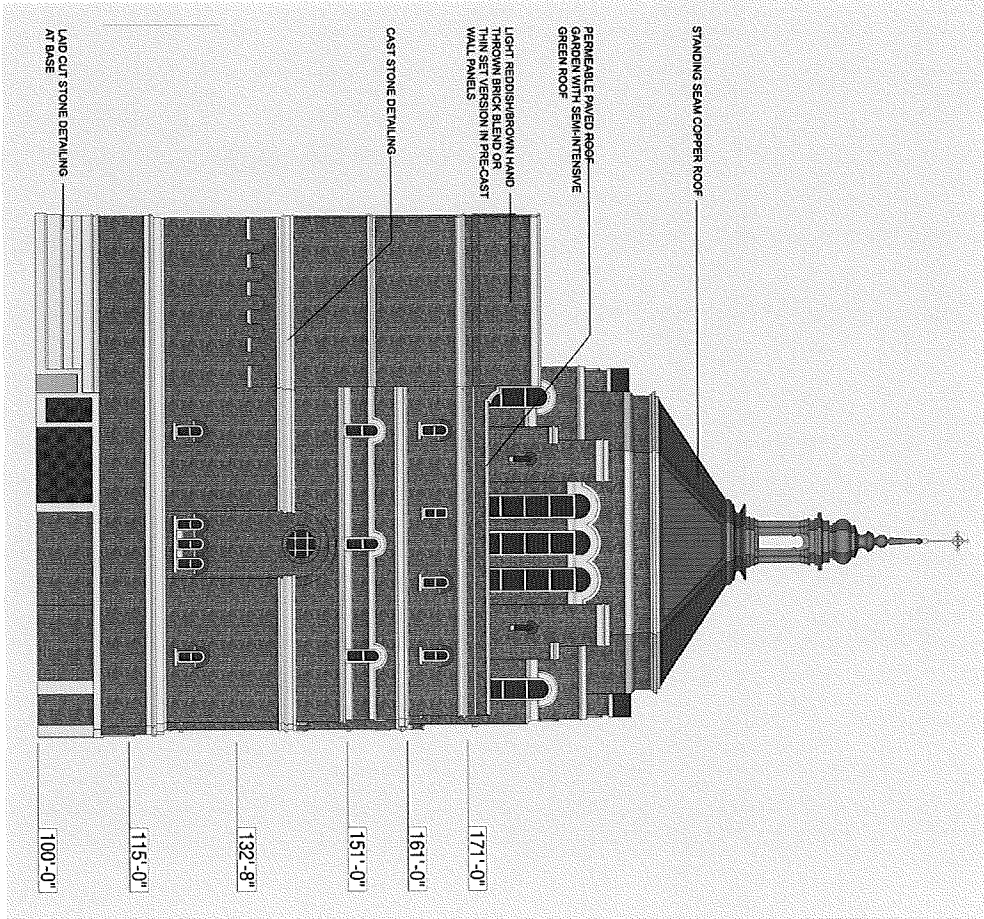
10/11/11
10/11/11
10/11/11

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5-6

SOUTH ELEVATION
1/8" = 1'-0"



A3.03

EXTERIOR
ELEVATIONS

DATE: 11/29/2011
PROJECT: ST. PAUL UNIVERSITY CATHOLIC CENTER
DRAWN BY: [Name]
CHECKED BY: [Name]
SCALE: 1/8" = 1'-0"

St. Paul University Catholic Center

723 State St.
Madison, WI 53703

PREPARED FOR
CONSTRUCTION

CIVIL
[Name]
[Address]
[Phone]

STRUCTURAL
[Name]
[Address]
[Phone]

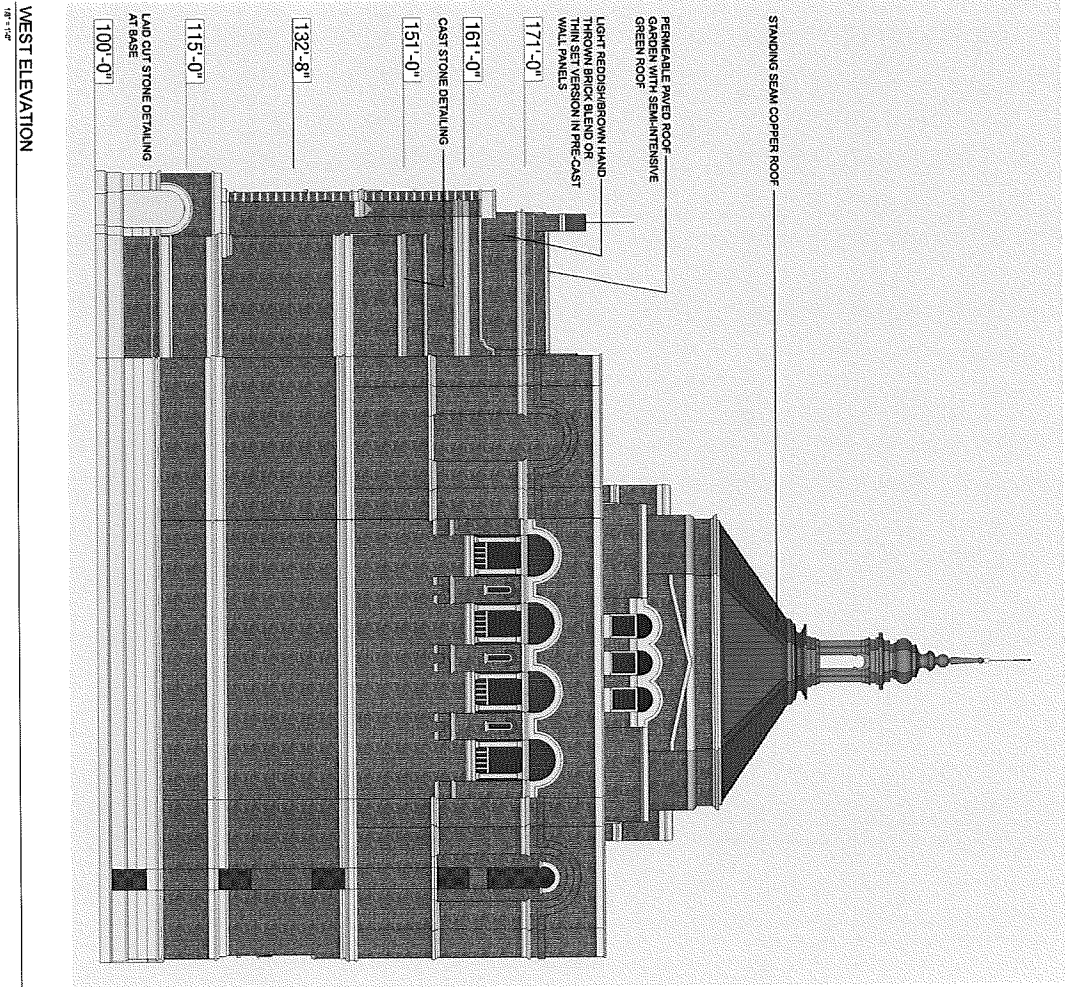
ARCHITECT
[Name]
[Address]
[Phone]

MEP
[Name]
[Address]
[Phone]

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5-4



WEST ELEVATION
1/8" = 1'-0"

A3.04

EXTERIOR ELEVATIONS

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Madison, WI 53703

PRELIMINARY NOT FOR CONSTRUCTION

CIVIL
12/1/11
12/1/11
12/1/11

STRUCTURAL
12/1/11
12/1/11
12/1/11

ARCHITECT
RDG...
12/1/11
12/1/11
12/1/11

MEP
12/1/11
12/1/11
12/1/11

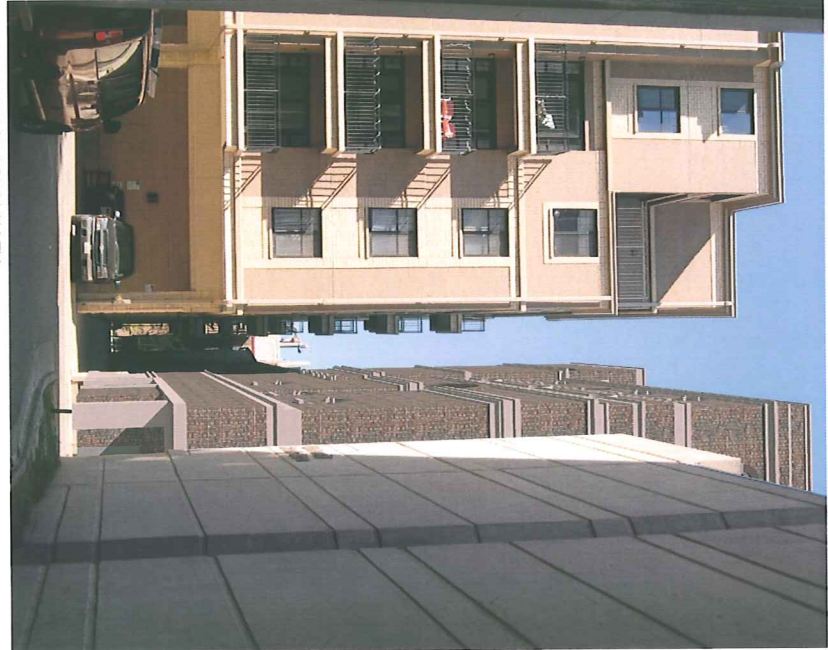
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5-6

VIEW FROM SOUTH FITCH COURT



VIEW FROM EAST DOWN ALLEY



VIEW FROM SOUTH ON UNIVERSITY AVE.





VIEW FROM BASCOM HILL



VIEW FROM LIBRARY



VIEW FROM LIBRARY

**SITE CONTEXT
RENDERINGS**

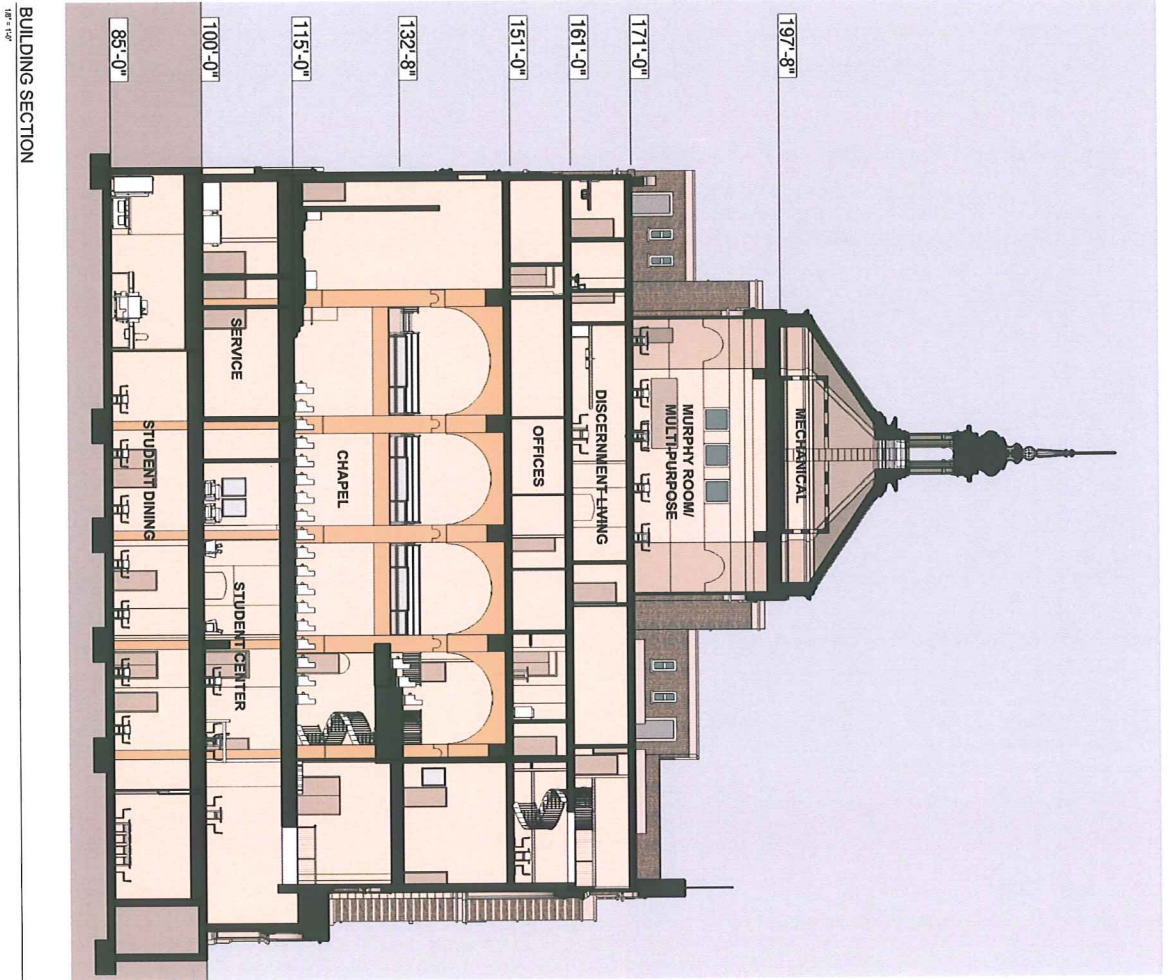
St. Paul University Catholic Center
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Madison, WI 53703

PREPARED FOR
CONSTRUCTION

CIVIL
ARCHITECT
STRUCTURAL
MEP

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BUILDING SECTION
1/8" = 1'-0"

A4.01

BUILDING SECTION

TITLE: St. Paul University Catholic Center
 PROJECT NO.: 10-001
 PROJECT TITLE: Catholic Center
 PROJECT LOCATION: 723 State St., Madison, WI 53703
 DATE: 11/29/2011
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 APPROVED BY: [Name]

St. Paul University Catholic Center
 723 State St.
 Madison, WI 53703

PRELIMINARY NOT FOR CONSTRUCTION

CIVIL
 STRUCTURAL
 ARCHITECT

ARCHITECT
 RDG...
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ARCHITECT
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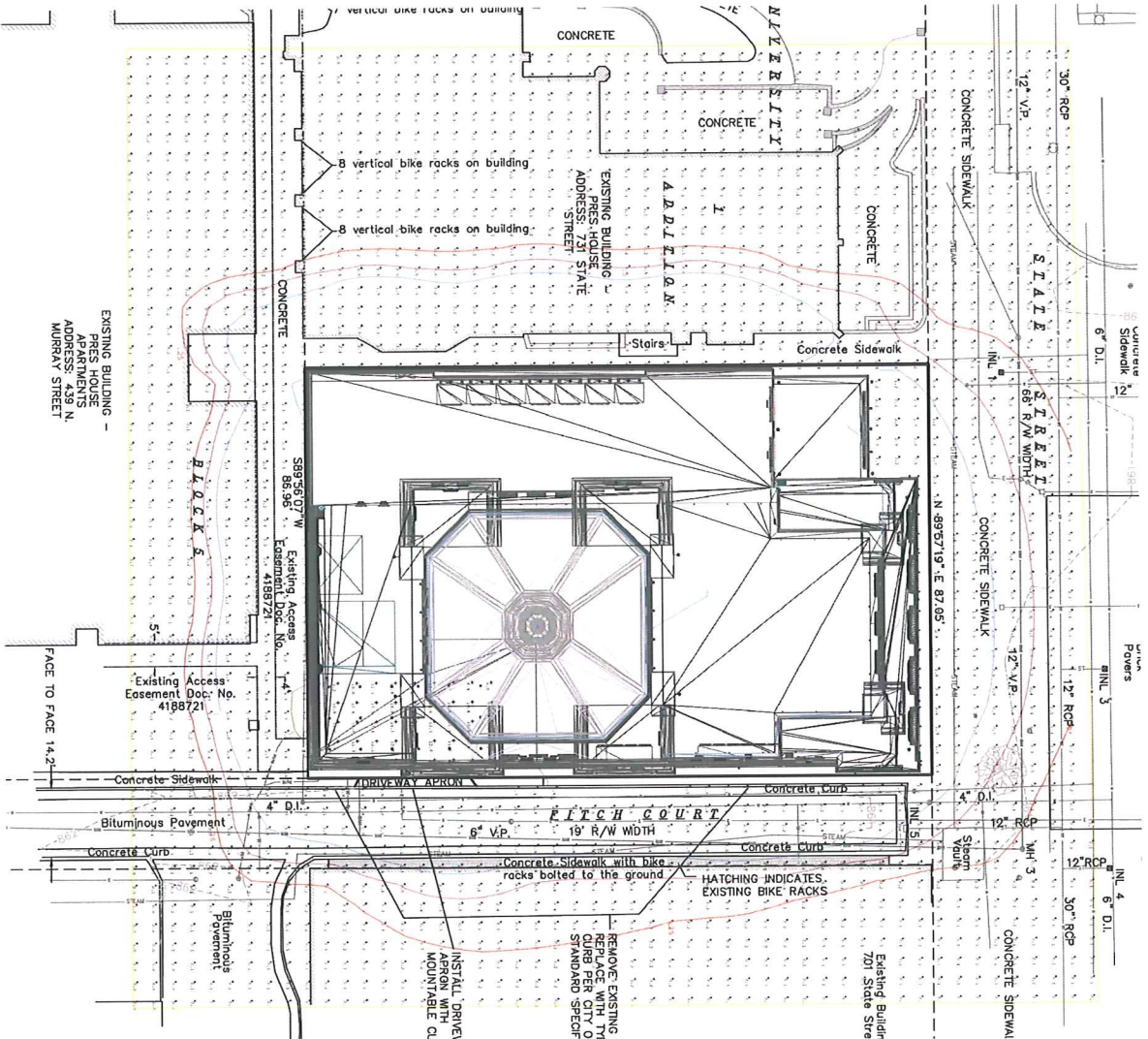
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LUMINAIRE SCHEDULE

ITEM	DESCRIPTION	LED	WATT	QUANTITY	MANUFACTURER	APPROVED
1	INDICATE PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
2	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
3	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
4	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
5	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
6	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
7	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
8	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
9	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
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11	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
12	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
13	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
14	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
15	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
16	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
17	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
18	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
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72	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
73	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
74	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
75	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
76	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
77	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
78	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
79	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
80	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
81	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
82	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
83	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
84	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
85	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
86	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
87	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
88	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
89	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
90	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
91	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
92	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
93	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
94	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
95	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
96	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
97	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
98	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
99	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM
100	PROHIBITION OF PARKING	12V	1.5WATT	1	OSRAM	OSRAM

All exterior LED lighting will be controlled via photocell and astronomical timeclock. The intent is for luminaires to turn on at twilight (via photocell) and turn off at 8:00 p.m. At 10 p.m., lights will dim to 50-90%. Lights will extinguish at sunrise (via photocell). Fluorescent sources will not have dimming control. They will operate via photocell only.



PHOTOMETRIC SITE PLAN STUDY