

The Edgewater

666 Wisconsin Avenue
Madison, WI 53703

OWNER

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Madison, WI 53703
T. 608.274.7447
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DEVELOPER

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Madison, WI 53703
T. 608.274.7447
F. 608.274.7424

ARCHITECT

Elkus | Manfredi Architects Ltd
300 A Street
Boston, Massachusetts 02210
T. 617 426 1300
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LANDSCAPE ARCHITECT

Ken Saiki Designs, Inc.
303 S. Patterson, Suite One
Madison, WI 53703
T. 608-251-3600
F. 608-251-2330

CIVIL ENGINEER

BT? Inc.
2830 Dairy Drive
Madison, WI 53718
T. 608.224.2830
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LIGHTING DESIGNER

KJWW Engineering Consultants
802 West Broadway, Suite 312
Madison, WI 53713
T. 608.223.9600
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SITE PLAN



09/15/2010

DRAWING LIST (CONTINUED)

SHEET #	SHEET NAME

CIVIL DRAWINGS

C1.01	SITE SURVEY
C1.02	PROPERTY TRANSFER DIAGRAM
C1.03	GRADING AND EROSION CONTROL PLAN
C1.04	UTILITY PLAN
C1.05	FIRE DEPARTMENT ACCESS PLANS
C1.06	SITE PLAN

LANDSCAPE DRAWINGS

A4.01	PLANTING PLAN
A4.02	PLANTING PLAN ENLARGEMENTS
A4.03	TREE SURVEY
A4.04	DETAILS

LIGHTING PLANS

E1.01	LIGHTING PLAN - DOCK AND MAIN STAIR WEST
E1.02	LIGHTING PLAN - PLAZA AND LAKE PATH
E1.03	LIGHTING PLAN - WEST PATIO AND LAKE PATH
E1.04	LIGHTING PLAN - EAST FAÇADE AND GARAGE ENTRY
E1.05	LIGHTING PLAN - MAIN ENTRY AND AUTO COURT
E1.06	LIGHTING PLAN - MAIN STAIR EAST
E1.07	LIGHTING PLAN - DINING PLAZA LEVEL
E1.08	LIGHTING PLAN - LEVEL 7
E1.09	LIGHTING PLAN - ROOF LEVEL

LIGHTING PLANS

E2.01	PHOTOMETRICS - DOCK AND MAIN STAIR WEST
E2.02	PHOTOMETRICS - PLAZA AND LAKE PATH
E2.03	PHOTOMETRICS - WEST PATIO AND LAKE PATH
E2.04	PHOTOMETRICS - EAST FAÇADE AND GARAGE ENTRY
E2.05	PHOTOMETRICS - MAIN ENTRY AND AUTO COURT
E2.06	PHOTOMETRICS - MAIN STAIR EAST
E2.07	PHOTOMETRICS - ROOF LEVEL

MOUNTING DETAILS

E4.00	MOUNTING DETAILS
E4.01	MOUNTING DETAILS

SCHEDULES

E5.00	LUMINAIRE SCHEDULE
E6.00	EXTERIOR LIGHTING CONTROL

DRAWING LIST

SHEET #	SHEET NAME

A0.00	COVER SHEET
A0.00	DRAWING LIST

ARCHITECTURAL DRAWINGS

A1.00	DOCK LEVEL PLAN
A1.01	LOWER LEVEL 6
A1.02	LOWER LEVEL 5
A1.03	LOWER LEVEL 4
A1.04	LOWER LEVEL 3
A1.05	LOWER LEVEL 2 PLAZA AND BALLROOM
A1.06	LOWER LEVEL 1 AUTO COURT
A1.07	FLOOR 1 LANGOON STREET
A1.08	NEW HOTEL FLOOR 2
A1.09	NEW HOTEL FLOORS 3, 4, 5
A1.10	NEW HOTEL FLOOR 6
A1.11	NEW HOTEL FLOOR 7, 8
A1.12	NEW HOTEL ROOF PLAN
A1.13	NEW HOTEL ROOF PLAN
A1.14	PARKING PLANS
A1.15	SECTIONS AND PARTIAL ELEVATIONS OF PARKING AT ENTRANCE
A1.16	PARKING PLAN AT ENTRANCE

A2.00	CONTEXT ELEVATIONS
A2.01	ELEVATIONS
A2.02	ELEVATIONS
A2.03	ELEVATIONS
A2.04	ELEVATIONS
A2.05	BASE ELEVATION AND PERSPECTIVE
A2.06	BUILDING BASE ELEVATION
A2.07	BUILDING MIDDLE ELEVATION
A2.08	BUILDING TOP ELEVATION
A2.09	SKIPPED SHEET NUMBER
A2.10	WEST ELEVATION COLOR RENDERING
A2.11	NORTH ELEVATION COLOR RENDERING
A2.12	SOUTH ELEVATION COLOR RENDERING
A2.13	EAST ELEVATION COLOR RENDERING

A3.00	OVERALL VIEWS
A3.01	OVERALL VIEWS
A3.02	OVERALL VIEWS
A3.03	1349S BUILDING PARTIAL ENLARGED ELEVATIONS
A3.04	SHADOW STUDY
A3.05	SHADOW STUDY
A3.06	SHADOW STUDY
A3.07	SHADOW STUDY
A3.08	OVERALL VIEWS
A3.09	OVERALL VIEWS

A5.01	LOWER LEVEL 6 ENLARGED PLAN
A5.02	LOWER LEVEL 5 ENLARGED PLAN
A5.03	LOWER LEVEL 4 ENLARGED PLAN
A5.04	LOWER LEVEL 3 ENLARGED PLAN
A5.05	LOWER LEVEL 2 ENLARGED PLAN
A5.06	LOWER LEVEL 1 ENLARGED PLAN
A5.07	FLOOR 1 ENLARGED PLAN
A5.08	FLOOR 2 ENLARGED PLAN
A5.09	FLOORS 3, 4, 5 ENLARGED PLAN
A5.10	FLOOR 6 ENLARGED PLAN
A5.11	FLOORS 7, 8 ENLARGED PLAN
A5.12	ROOF PLAN ENLARGED PLAN
A5.13	ROOF PLAN ENLARGED PLAN

A8.01	ENLARGED ELEVATIONS: NEW TOWER WEST
A8.02	ENLARGED ELEVATIONS: NEW TOWER SOUTH
A8.03	ENLARGED ELEVATIONS: NEW TOWER AND 1370S BUILDING NORTH
A8.04	ENLARGED ELEVATIONS: 1349S BUILDING NORTH AND WEST
A8.05	ENLARGED ELEVATIONS: EAST ELEVATION
A8.06	ENLARGED ELEVATIONS: GRAND STAIR WEST, 1349S BUILDING SOUTH
A8.07	ENLARGED ELEVATIONS: EAST ELEVATION OF 1349S BUILDING AT GRAND STAIR
A8.08	SECTION AT NEW HOTEL
A8.09	SKIPPED SHEET NUMBER
A8.10	ENLARGED ELEVATIONS: PARKING STRUCTURES ELEVATIONS

ELKUS | MANFREDI
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DATE: September 15, 2013

REVISIONS:

09/15/10

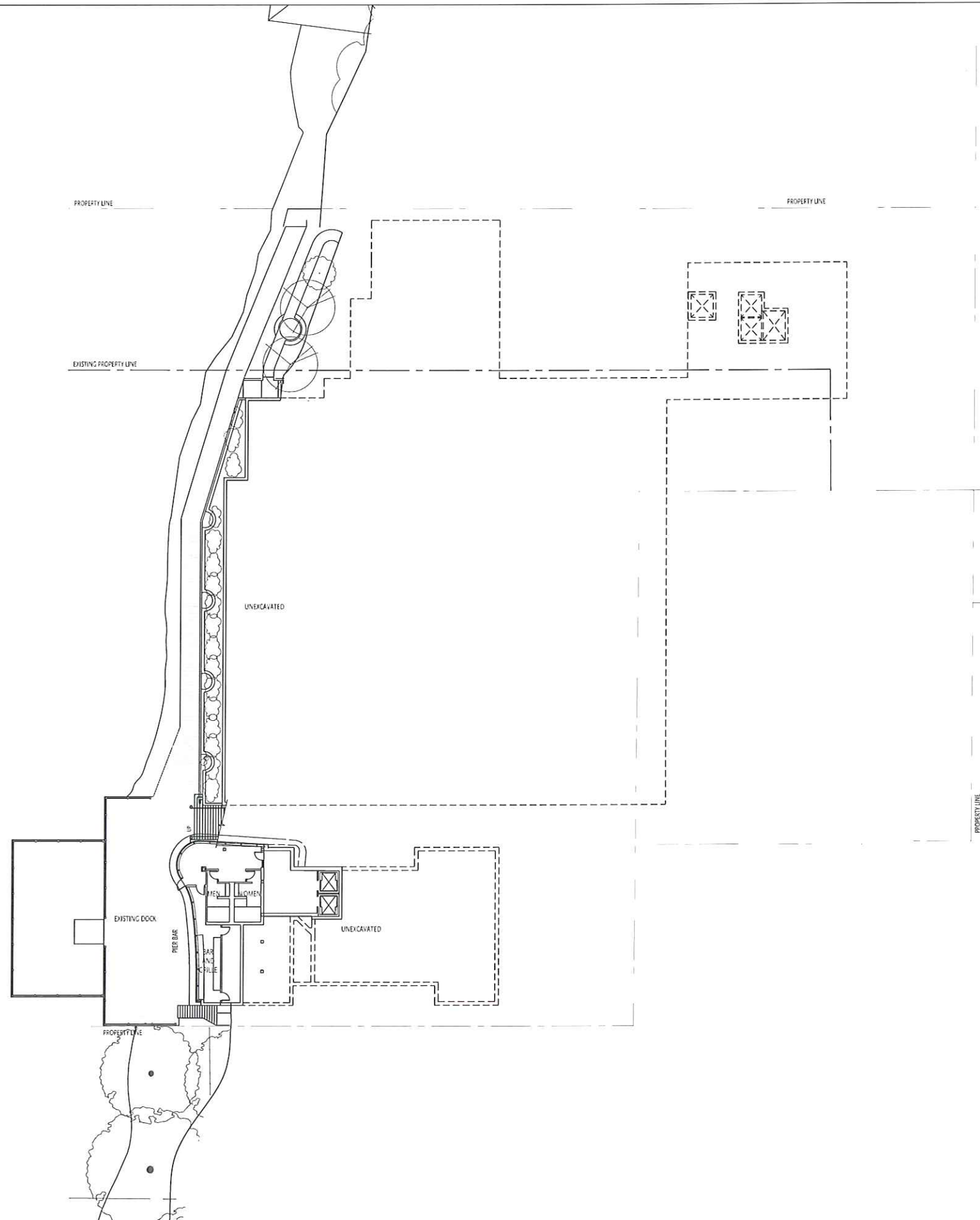
SCALE:

DRAWING NAME:

Drawing List

DRAWING NUMBER:

A0.00



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△	01/29/10
△	09/15/10

SCALE: 1" = 20'-0"

DRAWING NAME:

Dock Level Plan

DRAWING NUMBER:

A1.00

THE EDGEWATER HOTEL
MADISON, WISCONSIN
09.15.2010

1940's BUILDING												
FLOOR	GUEST ROOM AREA	ROOM KEYS	CIRCULATION AREA	FUNCTION	RESTAURANT/BAR	SPA / HEALTH	FITNESS CENTER/ POOL	OFFICE	BACK OF HOUSE/ MECHANICAL	PARKING AREA	CARS	TOTAL FLOOR AREA (GROSS)
DOCK LEVEL			1,360 SF		620 SF							1,980 SF
LOWER LEVEL 6			325 SF		2,275 SF							2,600 SF
LOWER LEVEL 5			730 SF									730 SF
LOWER LEVEL 4			1,270 SF			2,010 SF		1,820 SF	1,400 SF			6,500 SF
LOWER LEVEL 3			920 SF			3,190 SF	5,340 SF		300 SF			9,750 SF
LOWER LEVEL 2			2,540 SF	3,310 SF					150 SF			6,000 SF
LOWER LEVEL 1	4,700 SF	6	1,100 SF									5,800 SF
LEVEL 1	4,700 SF	6	1,100 SF									5,800 SF
2	4,700 SF	6	1,100 SF									5,800 SF
3	4,700 SF	6	1,100 SF									5,800 SF
4	4,700 SF	6	1,100 SF									5,800 SF
5 (PREVIOUSLY ROOF)			1,195 SF	1,525 SF					200 SF			2,920 SF
TOTAL AREA	23,500 SF	30 KEYS	13,840 SF	4,835 SF	2,895 SF	5,200 SF	5,340 SF	1,820 SF	2,050 SF	- SF	0 CARS	59,480 SF

NOTE: THE 1940'S BUILDING PLANS ARE BASED ON DRAWINGS BY LAURENCE MONBERG DATED JULY 1941; FIELD CONDITIONS HAVE NOT BEEN VERIFIED.

1970's BUILDING												
FLOOR	GUEST ROOM AREA	ROOM KEYS	CIRCULATION AREA	FUNCTION	RESTAURANT/BAR	SPA / HEALTH	FITNESS CENTER/ POOL	OFFICE	BACK OF HOUSE/ MECHANICAL	PARKING AREA	CARS	TOTAL FLOOR AREA (GROSS)
LOWER LEVEL 6	4,536 SF	9	1,443 SF							11,154 SF	24	17,133 SF
LOWER LEVEL 5	4,536 SF	9	1,492 SF							18,792 SF	42	24,820 SF
LOWER LEVEL 4	4,536 SF	9	1,441 SF							18,843 SF	43	24,820 SF
LOWER LEVEL 3	4,536 SF	9	1,569 SF							18,715 SF	42	24,820 SF
TOTAL AREA	18,144 SF	36 KEYS	5,945 SF	- SF	- SF	- SF	- SF	- SF	- SF	67,504 SF	151 CARS	91,593 SF

NOTE: THE 1970'S BUILDING ADDITION PLANS ARE BASED ON DRAWINGS BY LAURANCE MONBERG AND JOHN FLAD DATED DECEMBER 1971; FIELD CONDITIONS HAVE NOT BEEN VERIFIED.

PROPOSED BUILDING												
FLOOR	GUEST ROOM AREA	ROOM KEYS	CIRCULATION AREA	FUNCTION INCLUDING PRE-FUNCTION	RESTAURANT/BAR/CAFÉ INCLUDING KITCHEN	SPA / HEALTH RETAIL	FITNESS CENTER/ POOL	(HOTEL) OFFICE	BACK OF HOUSE/ MECHANICAL	PARKING AREA	CARS	TOTAL FLOOR AREA (GROSS)
LOWER LEVEL 6	1,900 SF	4	2,970 SF						370 SF			5,240 SF
LOWER LEVEL 5	1,900 SF	4	3,130 SF						2,570 SF			7,600 SF
LOWER LEVEL 4	1,900 SF	4	3,535 SF	3,220 SF					1,585 SF			10,240 SF
LOWER LEVEL 3	1,900 SF	4	2,945 SF						780 SF	12,775 SF	17	18,400 SF
PLAZA: LOWER LEVEL 2			7,540 SF	10,390 SF					8,300 SF	27,450 SF	85	53,680 SF
LOWER LEVEL 1			3,162 SF					1,580 SF	4,230 SF	33,853 SF	99	42,825 SF
LANGDON STREET: LEVEL 1			4,885 SF		8,855 SF	650 SF			4,960 SF			19,350 SF
2	10,980 SF	20	2,455 SF						245 SF			13,680 SF
3	11,405 SF	22	1,940 SF						335 SF			13,680 SF
4	11,405 SF	22	1,940 SF						335 SF			13,680 SF
5	11,405 SF	22	1,940 SF						335 SF			13,680 SF
6	11,105 SF	21	1,940 SF						335 SF			13,380 SF
7	9,110 SF	4	2,045 SF						415 SF			11,570 SF
8	9,110 SF	4	2,045 SF						415 SF			11,570 SF
ROOF			2,790 SF						505 SF			3,295 SF
TOTAL AREA	82,120 SF	131 KEYS	45,262 SF	13,610 SF	8,855 SF	650 SF	- SF	1,580 SF	25,715 SF	74,078 SF	201 CARS	251,870 SF

TOTAL BUILDING AREAS												
	GUEST ROOM AREA	ROOM KEYS	CIRCULATION AREA	FUNCTION	RESTAURANT/BAR	SPA / HEALTH	FITNESS CENTER/ POOL	OFFICE	BACK OF HOUSE/ / MECH.	PARKING AREA	CARS	TOTAL FLOOR AREA (GROSS)
TOTAL AREA	123,764 SF	197 KEYS	65,047 SF	18,445 SF	11,750 SF	5,850 SF	5,340 SF	3,400 SF	27,765 SF	141,582 SF	352 CARS	402,943 SF



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Civil Engineer:
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2830 Dairy Drive
Madison, WI 53718

Landscape Architect:
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Lighting Design:
KJJW Engineering Consultants
802 West Broadway, Suite 312
Madison, WI 53713

PROJECT NUMBER: 08105.00

DATE: September 15, 2010

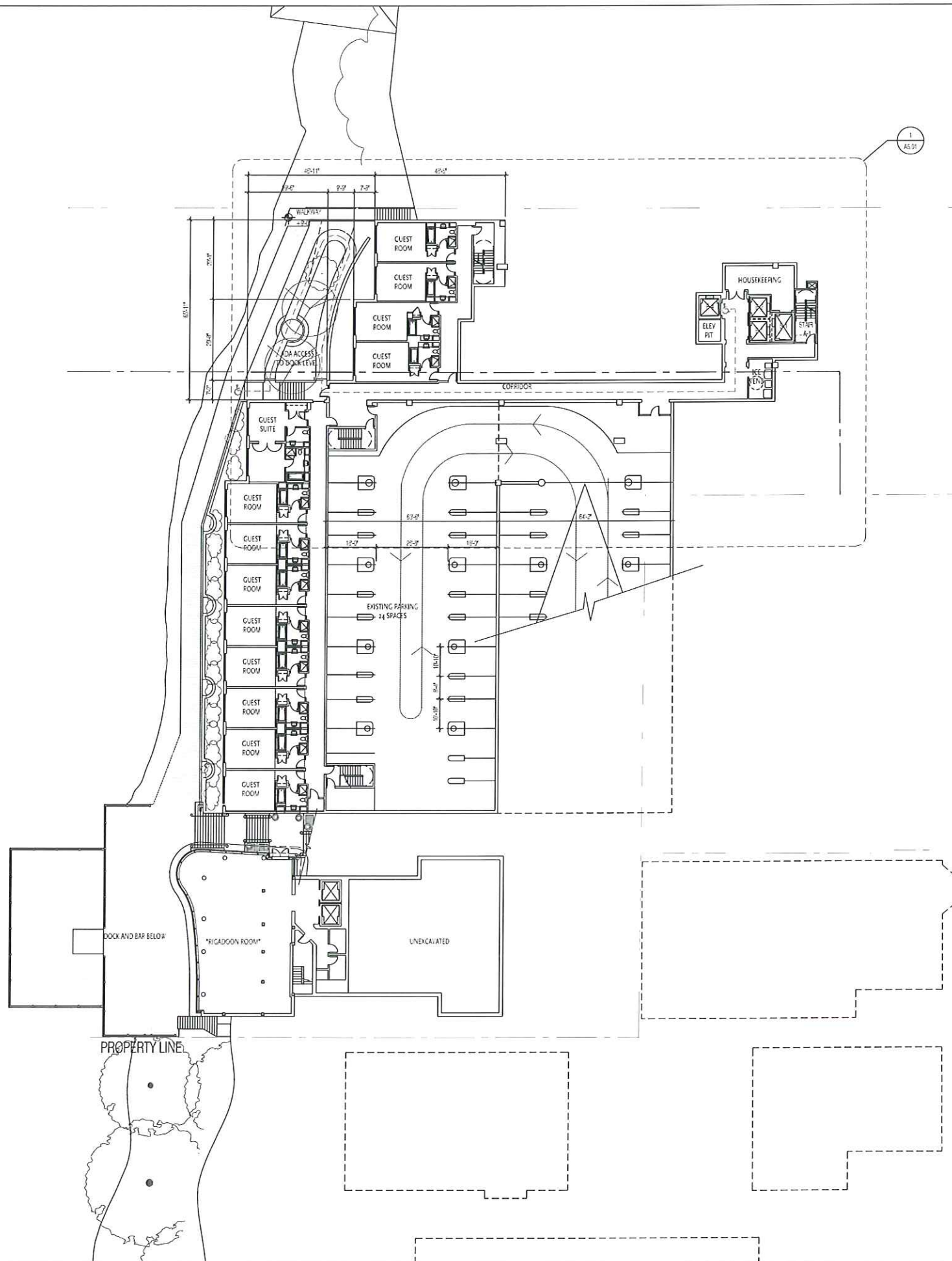
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△	03/10/10
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SCALE: 1" = 20'-0"

DRAWING NAME:
Lower Level 6

DRAWING NUMBER:

A1.01





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Owner:
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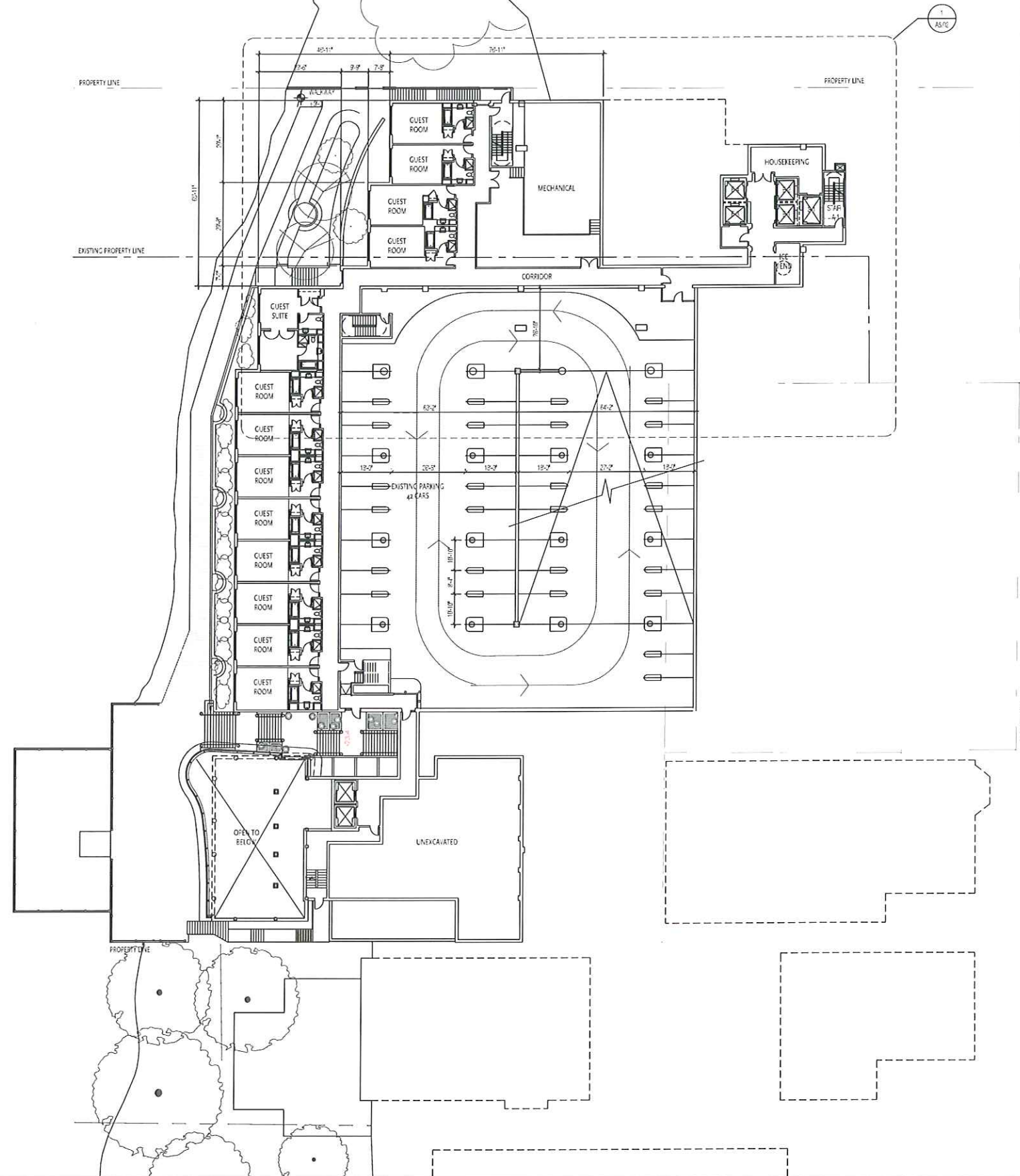
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△	03/10/10
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SCALE: 1" = 20'-0"

DRAWING NAME:
Lower Level 5

DRAWING NUMBER:

A1.02





668 Wisconsin Avenue
Madison, WI 53703

Owner:
Landmark X, LLC
22 East Millin Street, Suite 800
Madison, WI 53703

Developer:
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Civil Engineer:
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PROJECT NUMBER: 08105.09

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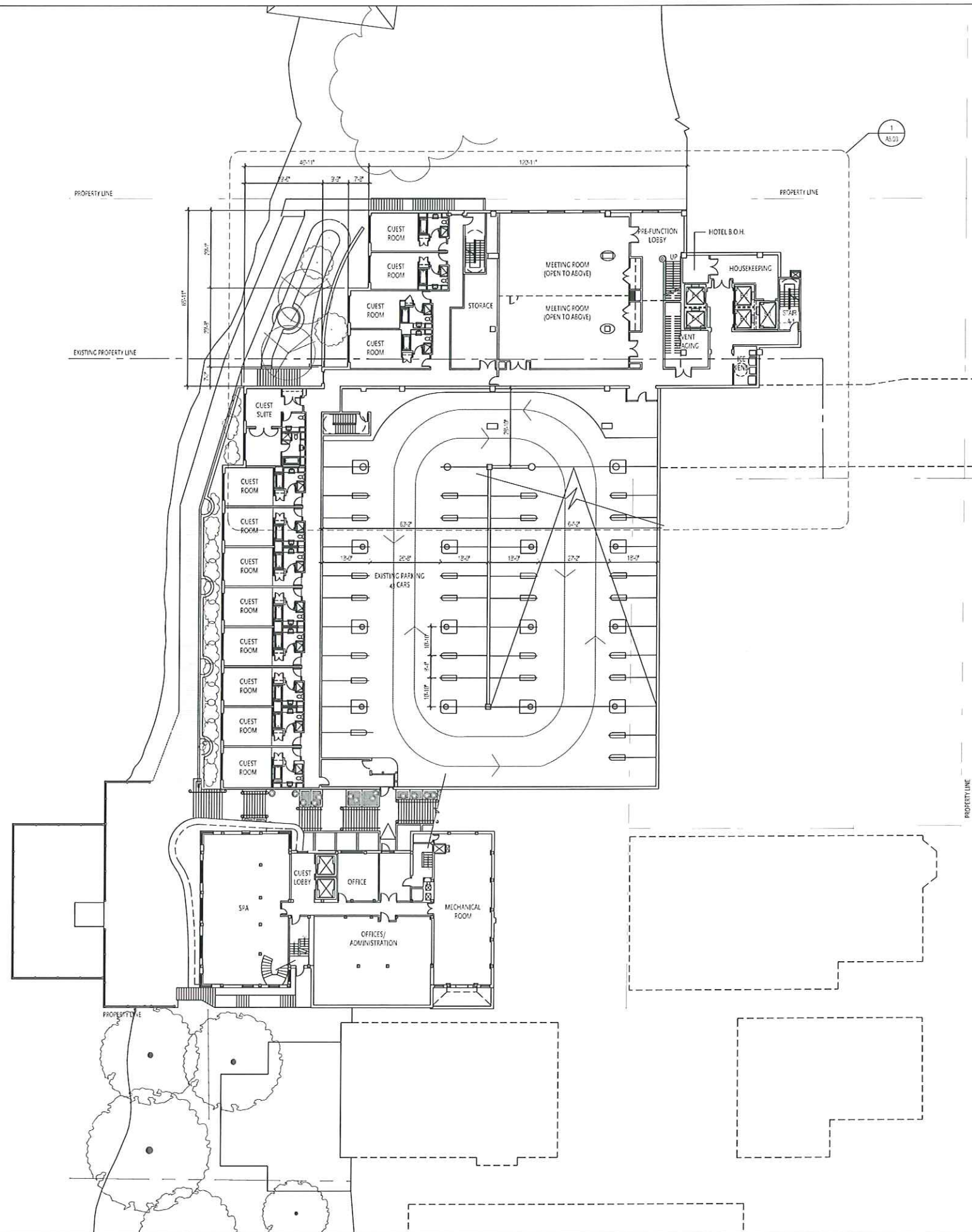
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△	03/10/10
△	09/15/10

SCALE: 1" = 21'-0"

DRAWING NAME:
Lower Level 4

DRAWING NUMBER:

A1.03





666 Wisconsin Avenue
Madison, WI 53703

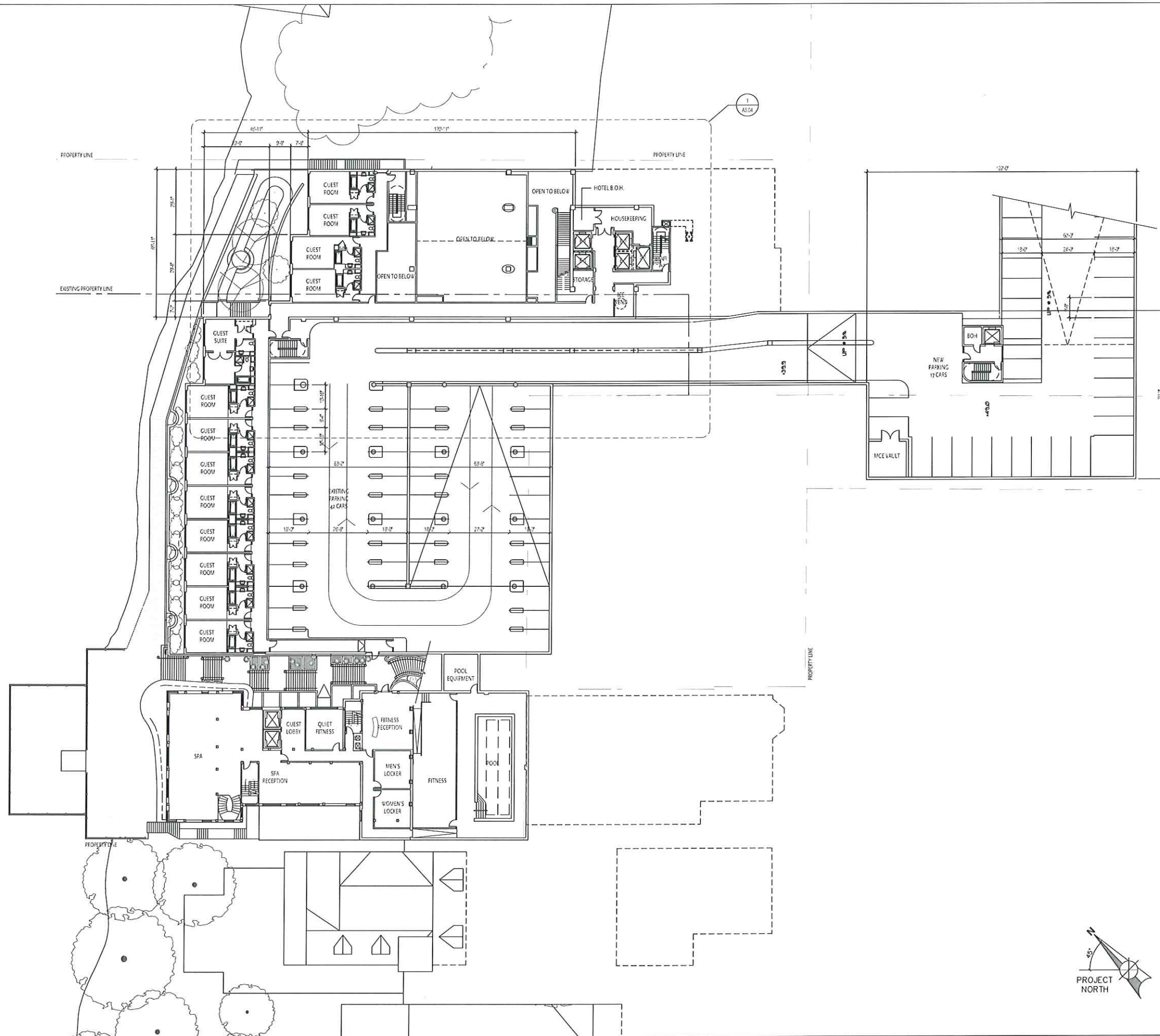
Owner:
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△	03/10/10
△	09/15/10

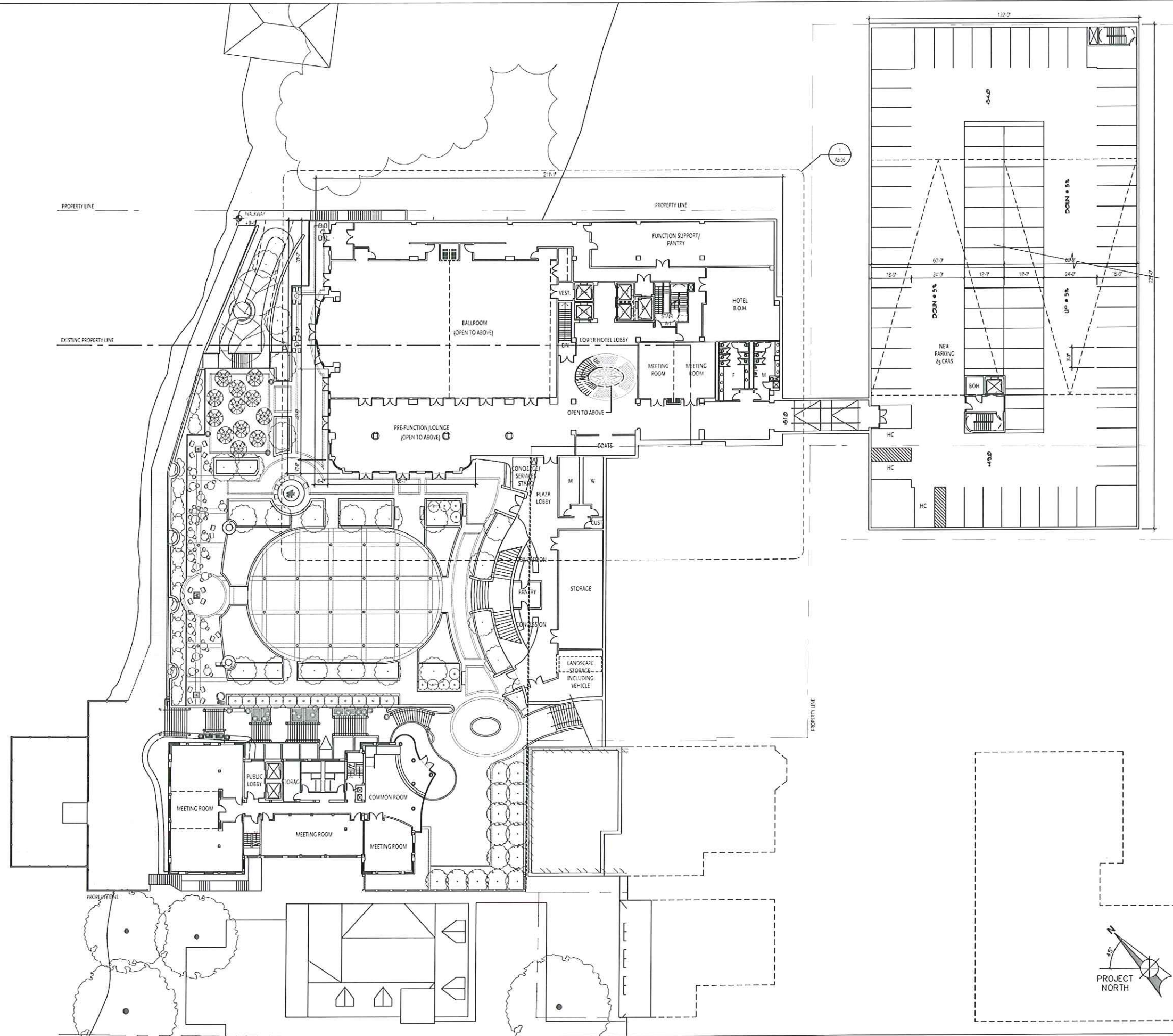
SCALE: 1" = 20'-0"

DRAWING NAME:

**Lower Level 3
Plan**

DRAWING NUMBER:

A1.04



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PROJECT NUMBER: 08106.00

DATE: September 15, 2010

REVISIONS:

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△	09/15/10

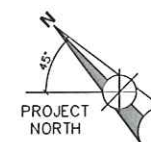
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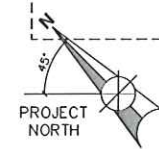
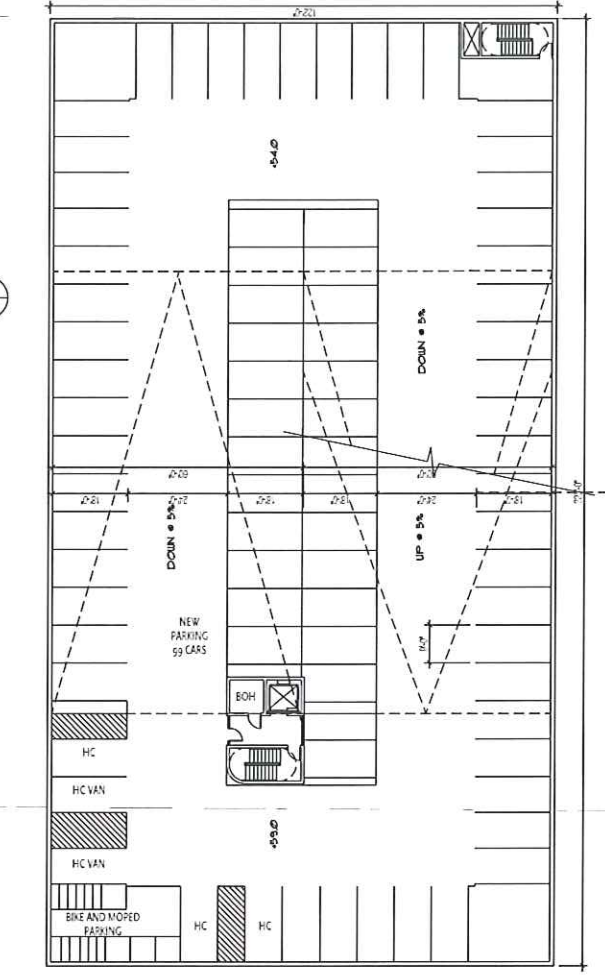
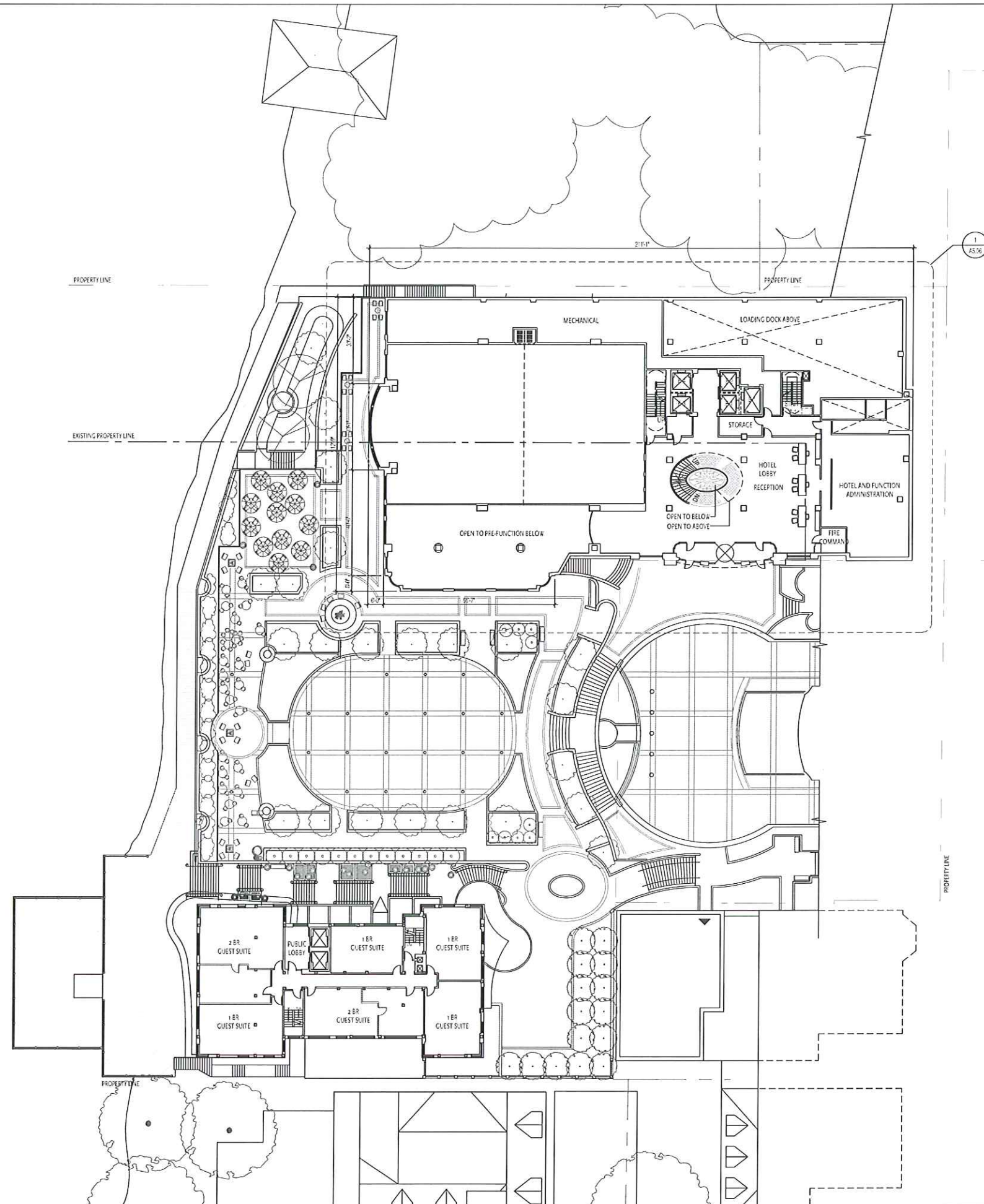
DRAWING NAME:

Lower Level 2
Plaza and Ballroom

DRAWING NUMBER:

A1.05





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△	03/10/10
△	09/15/10

SCALE: 1" = 20'-0"

DRAWING NAME:
Lower Level 1
Auto Court

Existing Edgewater
Lower Level 1

DRAWING NUMBER:

A1.06

PROJECT NUMBER: 06103.00

DATE: September 15, 2010

REVISIONS:

▲	08/18/09
▲	10/28/09
▲	01/13/10
▲	01/26/10
▲	02/17/10
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SCALE: 1" = 20'-0"

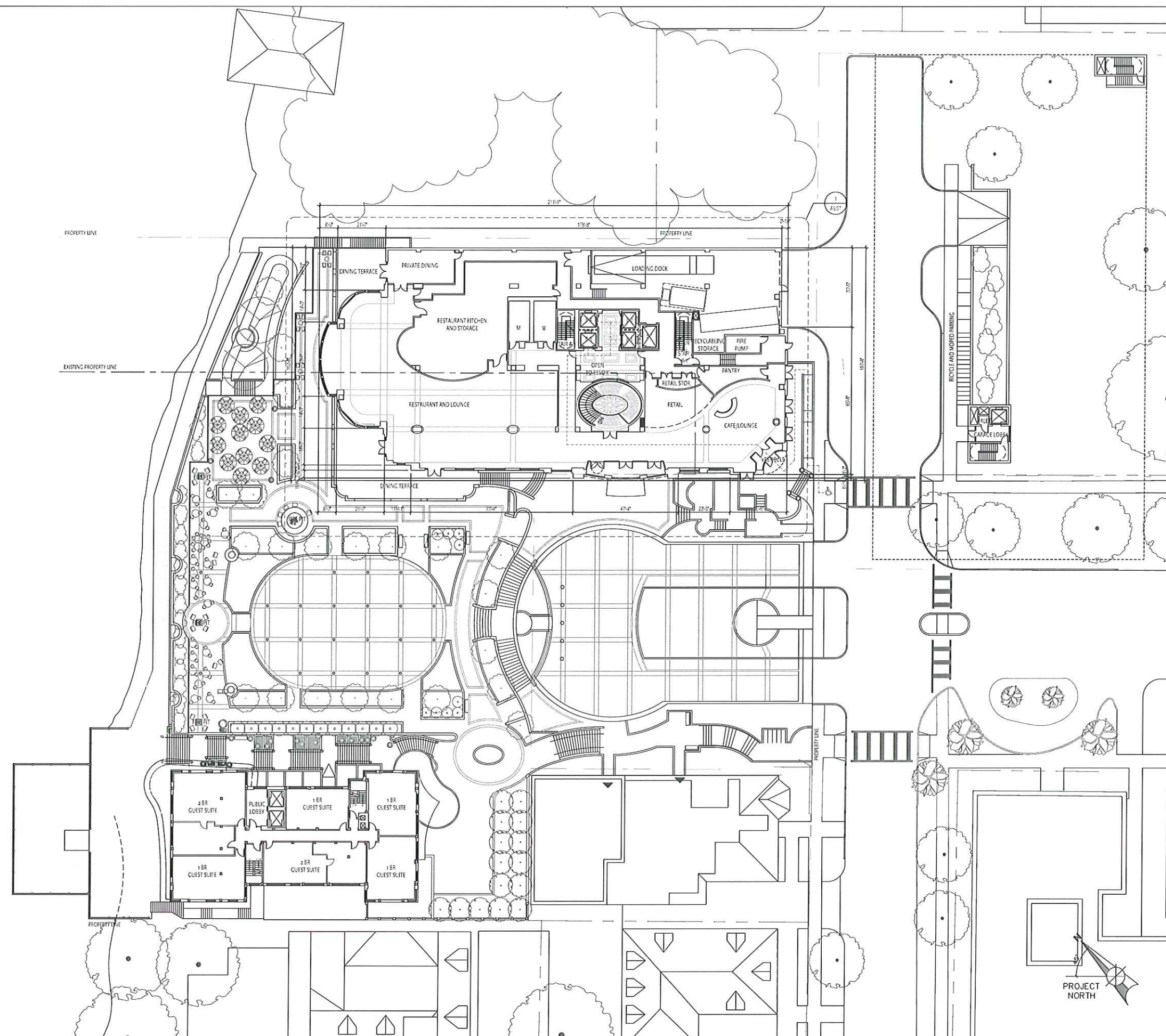
DRAWING NAME:

Floor 1
Langdon Street

Existing Edgewater Hotel
Floors 1 and 2

DRAWING NUMBER:

A1.07





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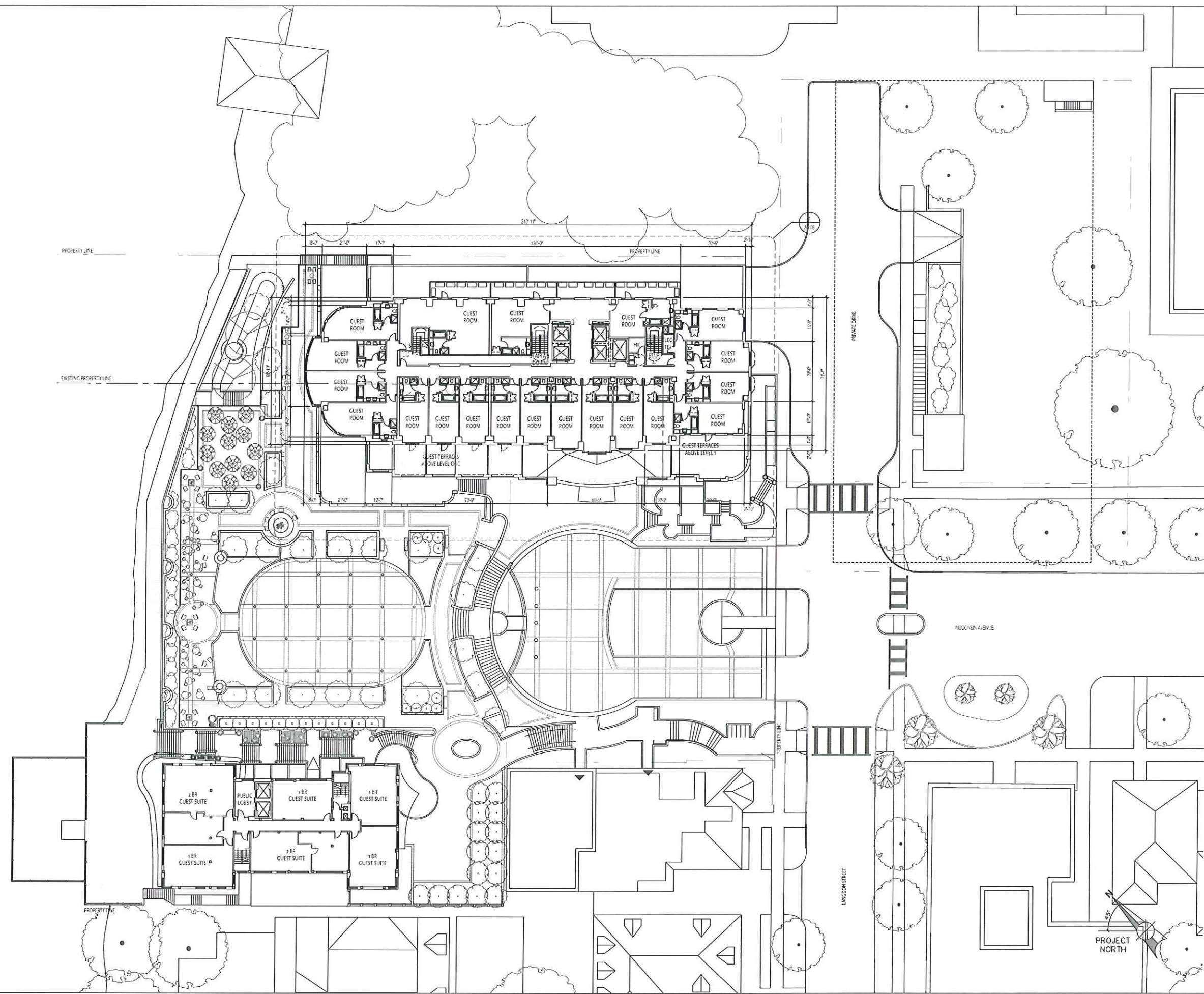
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△	09/15/10

SCALE: 1" = 20'-0"

DRAWING NAME:
New Hotel Floor 2

Existing Edgewater Hotel
 Floors 3 and 4

DRAWING NUMBER:

A1.08



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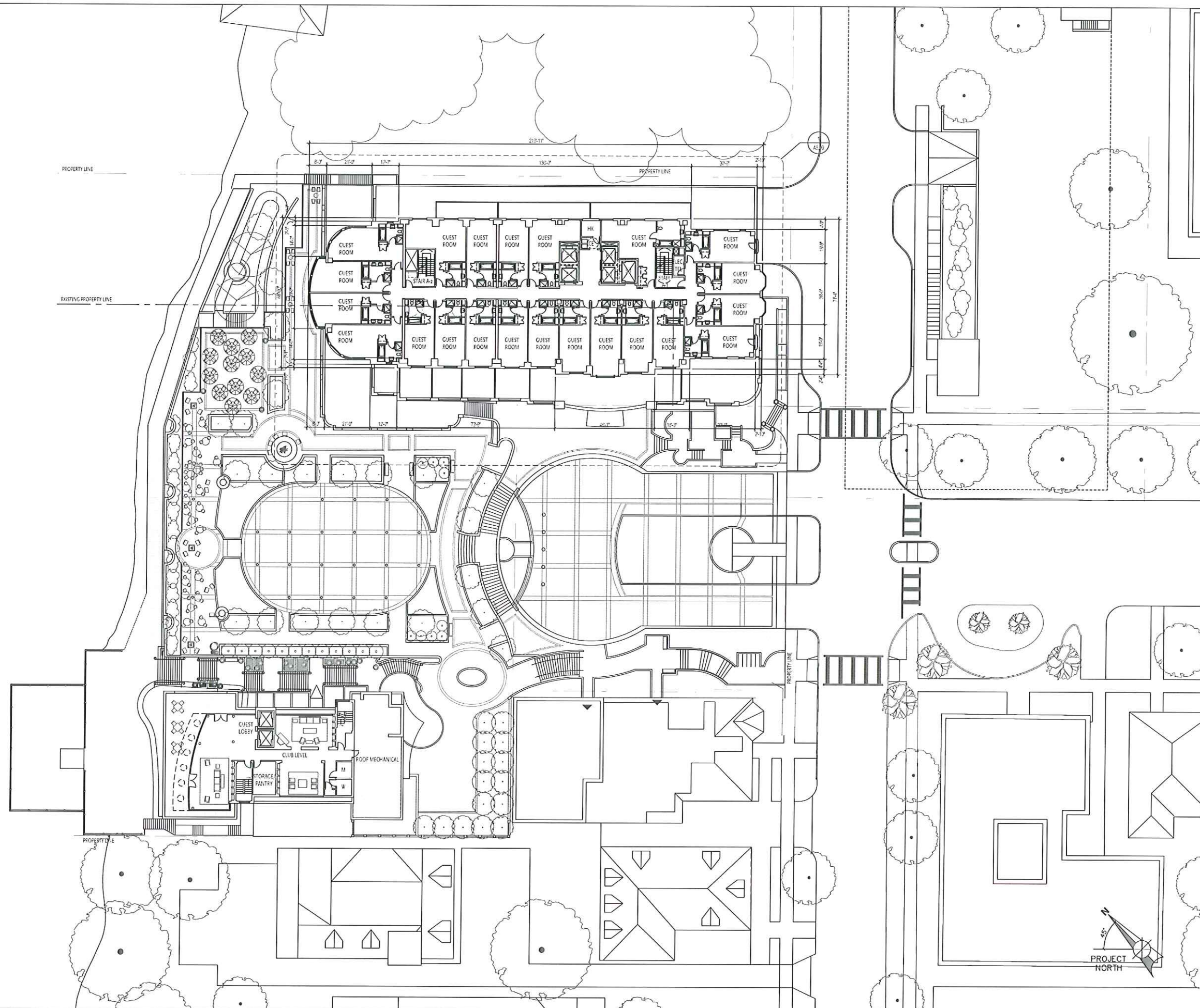
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△	03/30/10
△	09/15/10

SCALE: 1" = 20'-0"

DRAWING NAME:

New Hotel Floors 3, 4, 5

Existing Edgewater Hotel
Floor 5 - Previously Roof

DRAWING NUMBER:

A1.09



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△	01/27/10
△	03/10/10
△	09/15/10

SCALE: 1" = 2'-0"

DRAWING NAME:

New Hotel Floor 6

Existing Edgewater Hotel
Roof

DRAWING NUMBER:

A1.10

