

The Edgewater

666 Wisconsin Avenue  
Madison, WI 53703

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

Developer:  
**Hammes Company**  
22 East Millin Street, Suite 800  
Madison, WI 53703

Civil Engineer:  
**BT<sup>2</sup>, Inc.**  
2830 Dairy Drive  
Madison, WI 53718

Landscape Architect:  
**Ken Saiki Design, Inc.**  
303 S. Patterson, Suite One  
Madison, WI 53703



**5** Bench Detail  
SCALE: N.T.S.



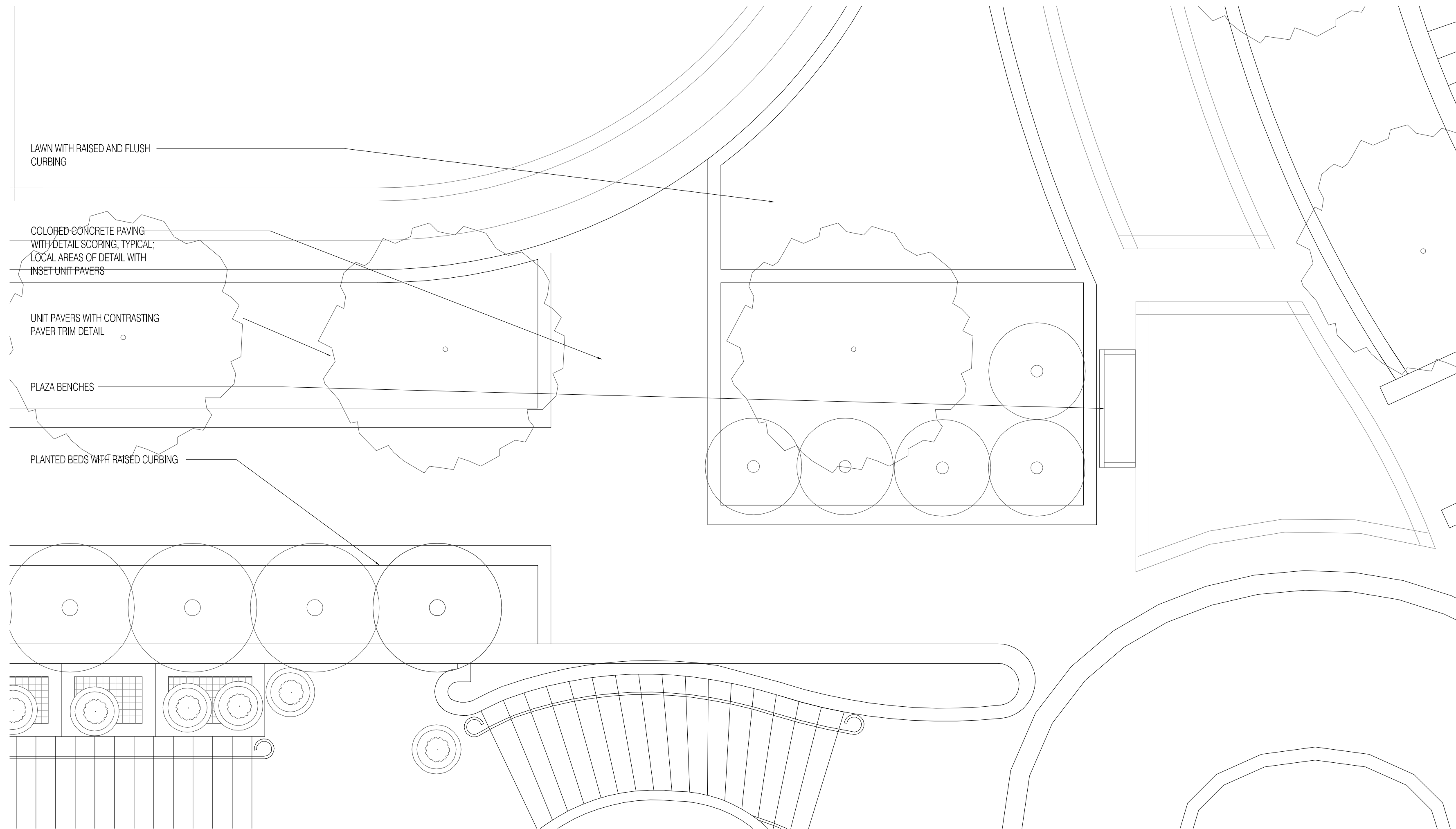
**4** Lawn with Raised and Flush Curb and Unit Pavers with Contrasting Paver Trim Details  
SCALE: N.T.S.



**3** Planted Area with Raised Curb Detail  
SCALE: N.T.S.



**2** Bicycle Rack Detail  
SCALE: N.T.S.



**1** Enlarged Plan at Plaza  
SCALE: 1/4"=1'-0"

PROJECT NUMBER: 08105.00

DATE: January 27, 2010

REVISIONS:

△	08/18/09
△	10/28/09
△	01/27/09
△	03/10/10

SCALE: 1/4" = 1'-0"

DRAWING NAME:

PLAZA DETAILS

DRAWING NUMBER:

**A3.01**

**The Edgewater**

666 Wisconsin Avenue  
Madison, WI 53703

Owner:  
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**1** Elevation Detail  
SCALE: 1/4" = 1'-0"



**3** Bay Window Reference for North and East Elevations  
SCALE: N.T.S.



**5** Brick and Stone Wall Cladding Reference Image  
SCALE: N.T.S.



**2** Painted Metal Railing Reference Image  
SCALE: N.T.S.



**4** Storefront, Awning, and Stone Detail Reference Image  
SCALE: N.T.S.

PROJECT NUMBER: 08105.00

DATE: January 27, 2010

REVISIONS:

1	08/18/09
2	10/28/09
3	03/10/09

SCALE: 1/4" = 1'-0"

DRAWING NAME:  
ELEVATION DETAILS

DRAWING NUMBER:

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8 Proposed View of New Roof Level Addition at 1940's Building  
SCALE: N.A.



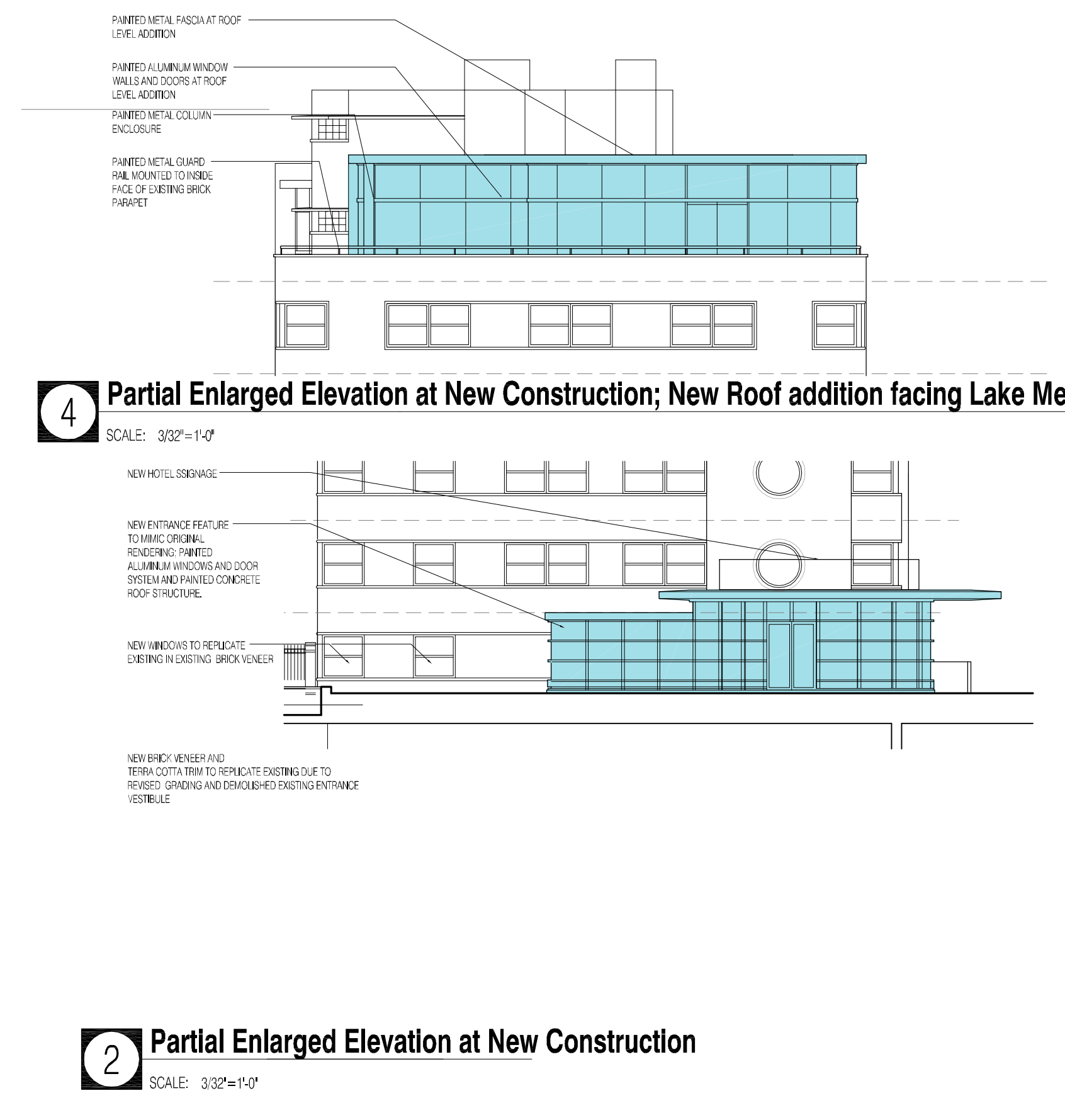
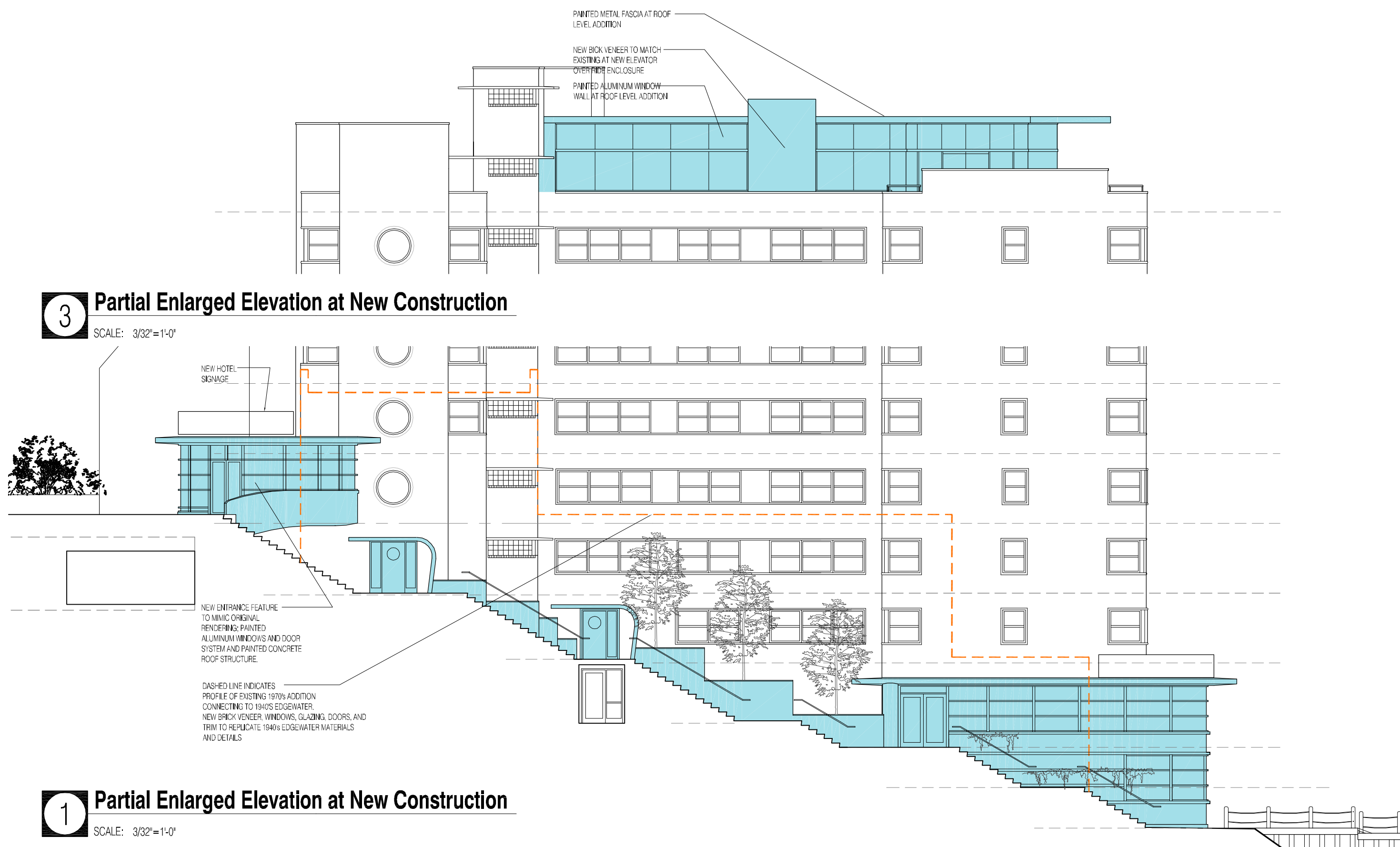
5 Proposed View of New Entrance to 1940's Building  
SCALE: N.A.



6 Proposed View of Rigadoon Room and Dock Level Bar  
SCALE: N.A.



7 Original Edgewater Rendering for Reference  
SCALE: N.A.



PROJECT NUMBER: 08105.00

DATE: January 27, 2010

REVISIONS:

△	08/18/09
△	10/28/09
△	01/27/09
△	03/10/10

SCALE: VARIES

DRAWING NAME:  
1940'S BUILDING  
PARTIAL ENLARGED  
ELEVATIONS

DRAWING NUMBER:

A3.03

## The Edgewater

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1 9:00 AM March 20, 2009 (Daylight Savings Time)  
SCALE: 1"=100'-0"



2 12:00 PM March 20, 2009 (Daylight Savings Time)  
SCALE: 1"=100'-0"



4 17:00 PM March 20, 2009 (Daylight Savings Time)  
SCALE: 1"=100'-0"



3 15:00 PM March 20, 2009 (Daylight Savings Time)  
SCALE: 1"=100'-0"

PROJECT NUMBER: 08105.00

DATE: March 10, 2010

REVISIONS:

6 03/10/10

SCALE: 1" = 100'-0"

DRAWING NAME:  
SHADOW STUDY  
FOR  
MARCH 20, 2009

DRAWING NUMBER:

# A3.04



1 9:00 AM June 21, 2009 (Daylight Savings Time)

SCALE: 1" = 100'-0"



2 12:00 PM June 21, 2009 (Daylight Savings Time)

SCALE: 1" = 100'-0"



4 17:00 PM June 21, 2009 (Daylight Savings Time)

SCALE: 1" = 100'-0"



3 15:00 PM June 21, 2009 (Daylight Savings Time)

SCALE: 1" = 100'-0"

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PROJECT NUMBER: 08105.00

DATE: March 10, 2010

REVISIONS:

△ 03/10/10

SCALE: 1" = 100'-0"

DRAWING NAME:  
SHADOW STUDY  
FOR  
JUNE 21, 2009

DRAWING NUMBER:

A3.05

## The Edgewater

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1 9:00 AM September 22, 2009 (Daylight Savings Time)  
SCALE: 1" = 100'-0"



2 12:00 PM September 22, 2009 (Daylight Savings Time)  
SCALE: 1" = 100'-0"



4 17:00 PM September 22, 2009 (Daylight Savings Time)  
SCALE: 1" = 100'-0"



3 15:00 PM September 22, 2009 (Daylight Savings Time)  
SCALE: 1" = 100'-0"

PROJECT NUMBER: 08105.00

DATE: March 10, 2010

REVISIONS:

6 03/10/10

SCALE: 1" = 100'-0"

DRAWING NAME:

SHADOW STUDY  
FOR  
SEPTEMBER 22, 2009

DRAWING NUMBER:

# A3.06

## The Edgewater

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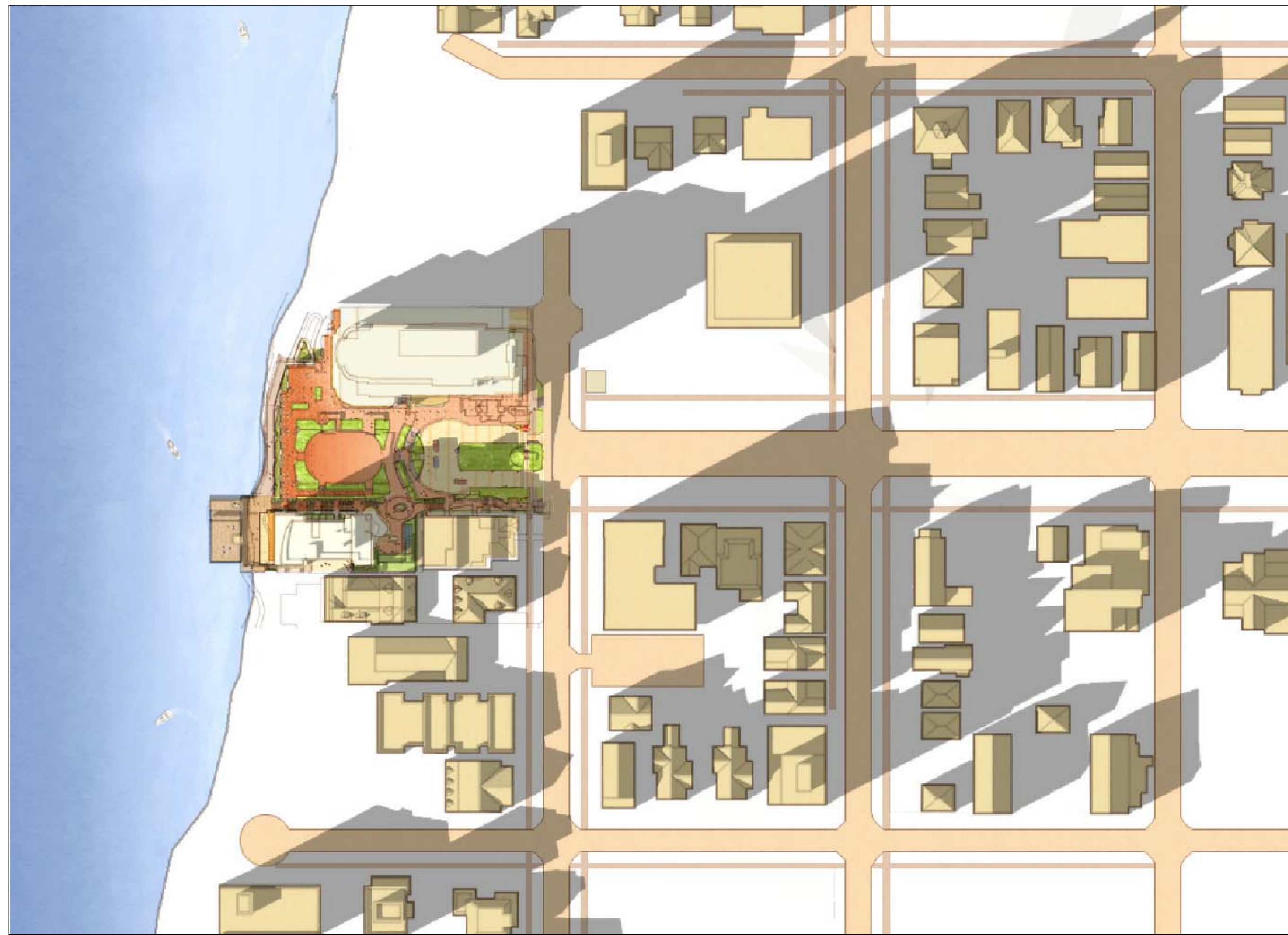
Landscape Architect:  
**Ken Saiki Design, Inc.**  
303 S. Patterson, Suite One  
Madison, WI 53703



1 9:00 AM December 21, 2009  
SCALE: 1" = 100'-0"



2 12:00 PM December 21, 2009  
SCALE: 1" = 100'-0"



4 19:00 PM June 21, 2009  
SCALE: 1" = 100'-0"



3 15:00 PM December 21, 2009  
SCALE: 1" = 100'-0"

PROJECT NUMBER: 08105.00

DATE: March 10, 2010

REVISIONS:

6 03/10/10

SCALE: 1" = 100'-0"

DRAWING NAME:

SHADOW STUDY  
FOR  
DECEMBER 21, 2009  
AND  
JUNE 21, 2009

DRAWING NUMBER:

# A3.07

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DATE: January 27, 2010

REVISIONS:

SCALE: 1"=10'

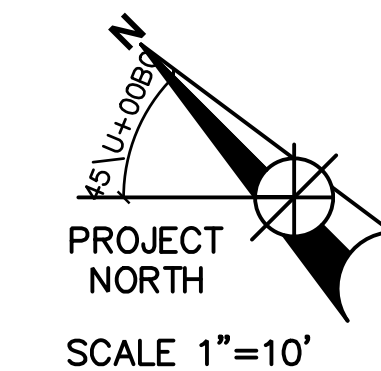
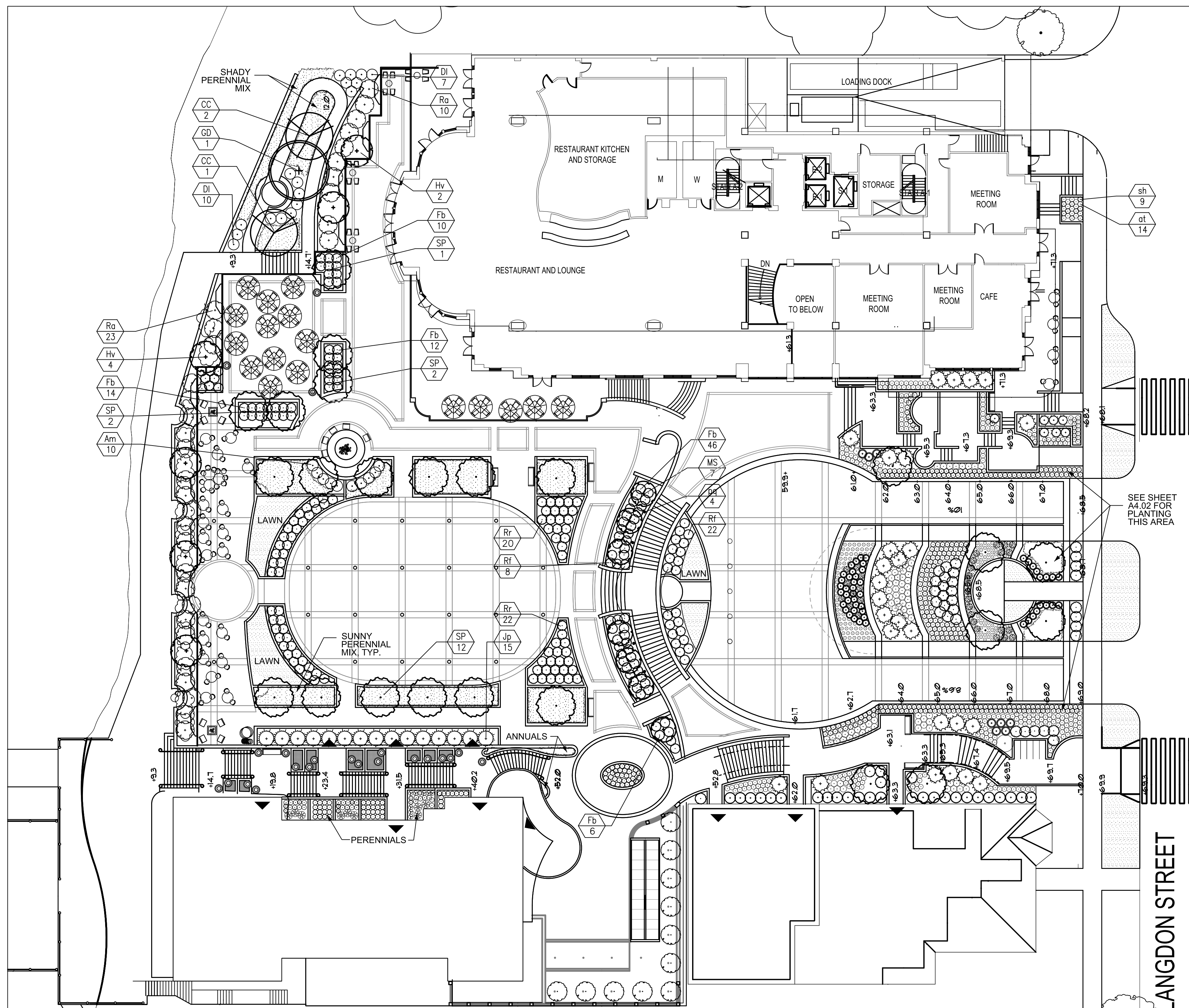
DRAWING NAME:

PLANTING  
PLAN

DRAWING NUMBER:

A4.01

Key	Botanical Name	Common Name	Quantity	Size	Comments
<b>Deciduous Trees</b>					
CC	<i>Carpinus caroliniana</i>	American Hornbeam		3" cal/BB	
GD	<i>Gymnocladus dioica</i>	Kentucky Coffeetree		3" cal/BB	
MS	<i>Malus sargentii</i> 'Select A'	Firebird Crab		5' ht/BB	grafted on standard
SP	<i>Syringa pekinensis</i> 'DTR 124'	Summer Cham Pekin Lilac		6' ht/BB	multi-stem
<b>Deciduous Shrubs</b>					
Am	<i>Aronia melanocarpa</i> 'Iroquois Beauty'	Iroquois Beauty Aronia		24" ht/cont.	
DI	<i>Diervilla lonicera</i>	Dwarf Bush Honeysuckle		18" ht/cont.	
Fb	<i>Forsythia bronxensis</i>	Bronx Forsythia		18" ht/cont.	
Hv	<i>Hamamelis virginiana</i>	Common Witchhazel		5' ht/BB	
Pq	<i>Parthenocissus quinquefolia</i>	Virginia Creeper		1 gal/cont.	
Ra	<i>Rhus aromatica</i> 'Gro Low'	Gro-Low Fragrant Sumac		18" ht/cont.	
Rf	<i>Rosa</i> 'Frau Dagmar Hastrup'	Fru Dagmar Hastrup rugosa rose		18" ht/cont.	
Rr	<i>Rosa</i> 'The Fairy'	The Fairy Rose		18" ht/cont.	
Si	<i>Stephanandra incisa</i> 'Crispa'	Cutleaf Stephanandra		24" spd/cont.	
<b>Evergreen Shrubs</b>					
Jc	<i>Juniperus chinensis</i> 'Sargentii'	Sargent Juniper		24" spd/cont.	
Jw	<i>Juniperus scopulorum</i> 'Welchii'	Welch Juniper		5' ht/cont.	
Jb	<i>Juniperus squamata</i> 'Blue Star'	Skyrocket Juniper		24" spd/cont.	
Jp	<i>Juniperus procumbens</i> 'Nana'	Dwarf Jaggarden Juniper		24" spd/cont.	
To	<i>Thuja occidentalis</i> 'Bobozam'	Mr. Bowling Ball Arborvitae		2' ht/cont.	
<b>Perennials/Grasses/Groundcovers</b>					
at	<i>Allium tanguticum</i> 'Summer Beauty'	Summer Beauty Allium		1 gal pot	
am	<i>Amsonia</i> 'Blue Ice'	Blue Ice Bluestar		1 gal pot	
aa	<i>Astilbe x arendsii</i> 'Bridal Veil'	Bridal Veil Astilbe		1 gal pot	
bm	<i>Brunnera macrophylla</i> 'Jack Frost'	Jack Frost Bugloss		1 gal pot	
ca	<i>Calamagrostis x acutiflora</i> 'Overdam'	Overdam Reed Grass		1 gal pot	
cv	<i>Coreopsis verticillata</i> 'Zagreb'	Zagreb Tickseed		1 gal pot	
ep	<i>Echinacea purpurea</i> 'Kim's Knee High'	Kim's Knee High Coneflower		1 gal pot	
gr	<i>Geranium x Rozanne</i>	Rozanne Cranesbill		2 1/2" pot	
hm	<i>Hosta caerulea</i> 'Blue Angel'	Blue Angel Hosta		1 gal pot	
lm	<i>Lamium maculatum</i> 'White Nancy'	White Nancy Lamium		1 gal pot	
ls	<i>Liriope spicata</i>	Creeping Lilyturf		2 1/2" pot	
mc	<i>Molinia caerulea</i> 'Moorhexe'	Moor Grass		1 gal pot	
nt	<i>Nepeta x faassenii</i> 'Walker's Low'	Walker's Low Catmint		1 gal pot	
sh	<i>Sporobolus heterolepis</i>	Prairie Dropseed		1 gal pot	
yl	<i>Yucca filamentosa</i>	Adam's Needle		1 gal pot	
<b>SUNNY PERENNIAL MIX</b>					
	<i>Amsonia</i> 'Blue Ice'	Blue Ice Bluestar		1 qt. Pot	
	<i>Echinacea purpurea</i>	Purple Coneflower		1 qt. Pot	
	<i>Gaura lindheimeri</i> 'Whirling Butterfly'	Whirling Butterfly Gaura		1 qt. Pot	
	<i>Rudbeckia hirta</i>	Black-eyed Susan		1 qt. Pot	
	<i>Salvia nemerosa</i> 'May Night'	May Night Salvia		1 qt. Pot	
	<i>Sporobolus heterolepis</i>	Prairie Dropseed		1 qt. Pot	
<b>SHADY PERENNIAL MIX</b>					
	<i>Carex pennsylvanica</i>	Pennsylvania Sedge		1 qt. Pot	
	<i>Heuchera villosa macrorrhiza</i>	Autumn Bride Coral Bells		1 qt. Pot	
	<i>Hystrix patula</i>	Bottlebrush Grass		1 qt. Pot	
	<i>Geranium cantbrigense</i> 'Biokovo'	Biokovo Cranesbill		1 qt. Pot	





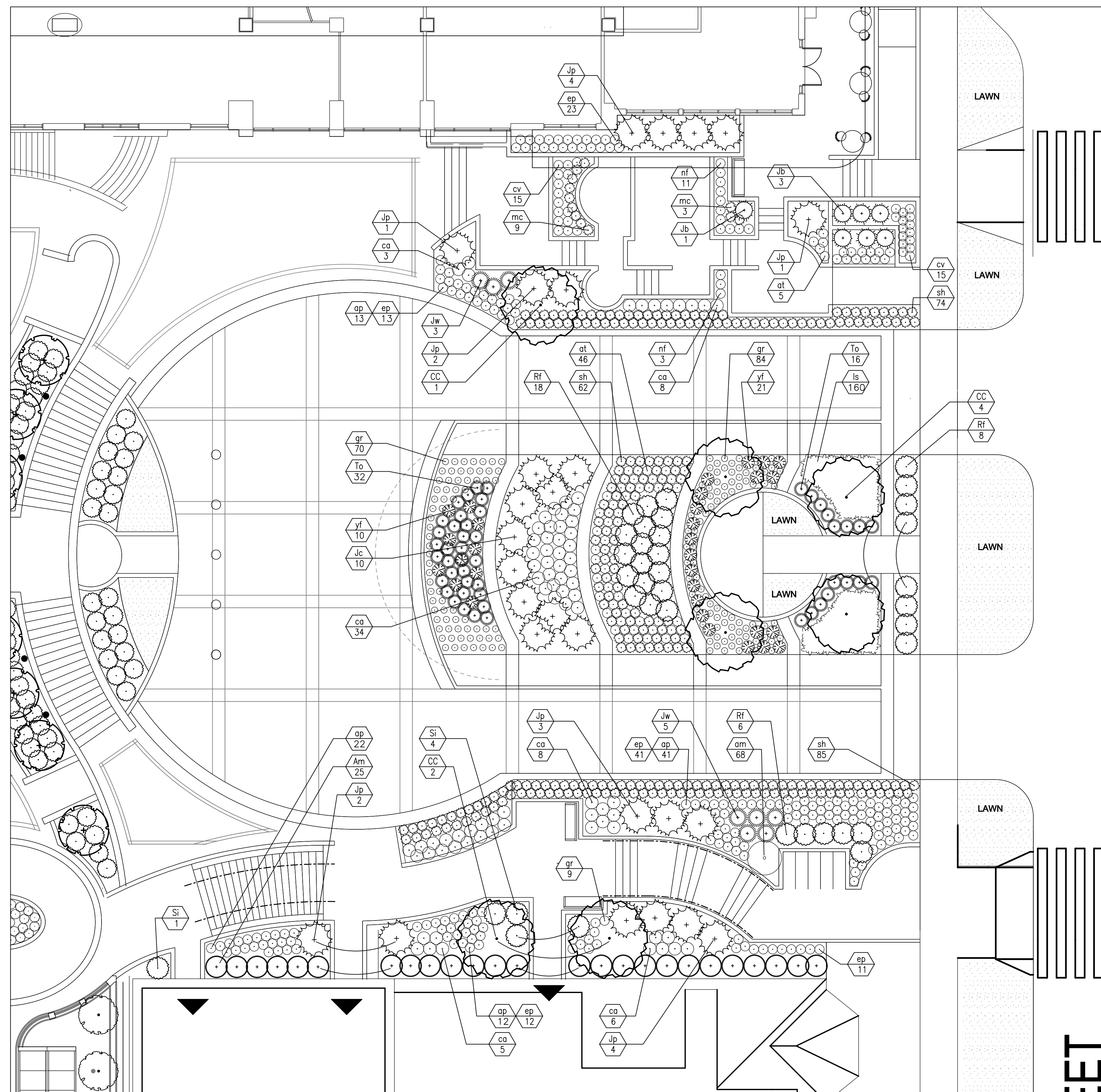
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2830 Dairy Drive  
Madison, WI 53718



PROJECT NUMBER: 08105.00

DATE: March 10, 2010

REVISIONS:

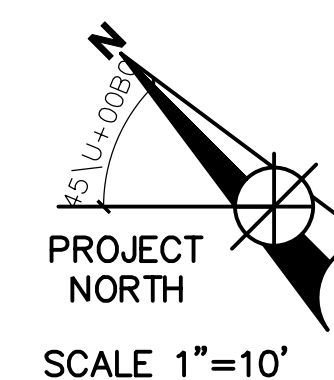
SCALE: 1"=20'

DRAWING NAME:

PLANTING  
PLAN  
ENLARGEMENTS

DRAWING NUMBER:

A4.02



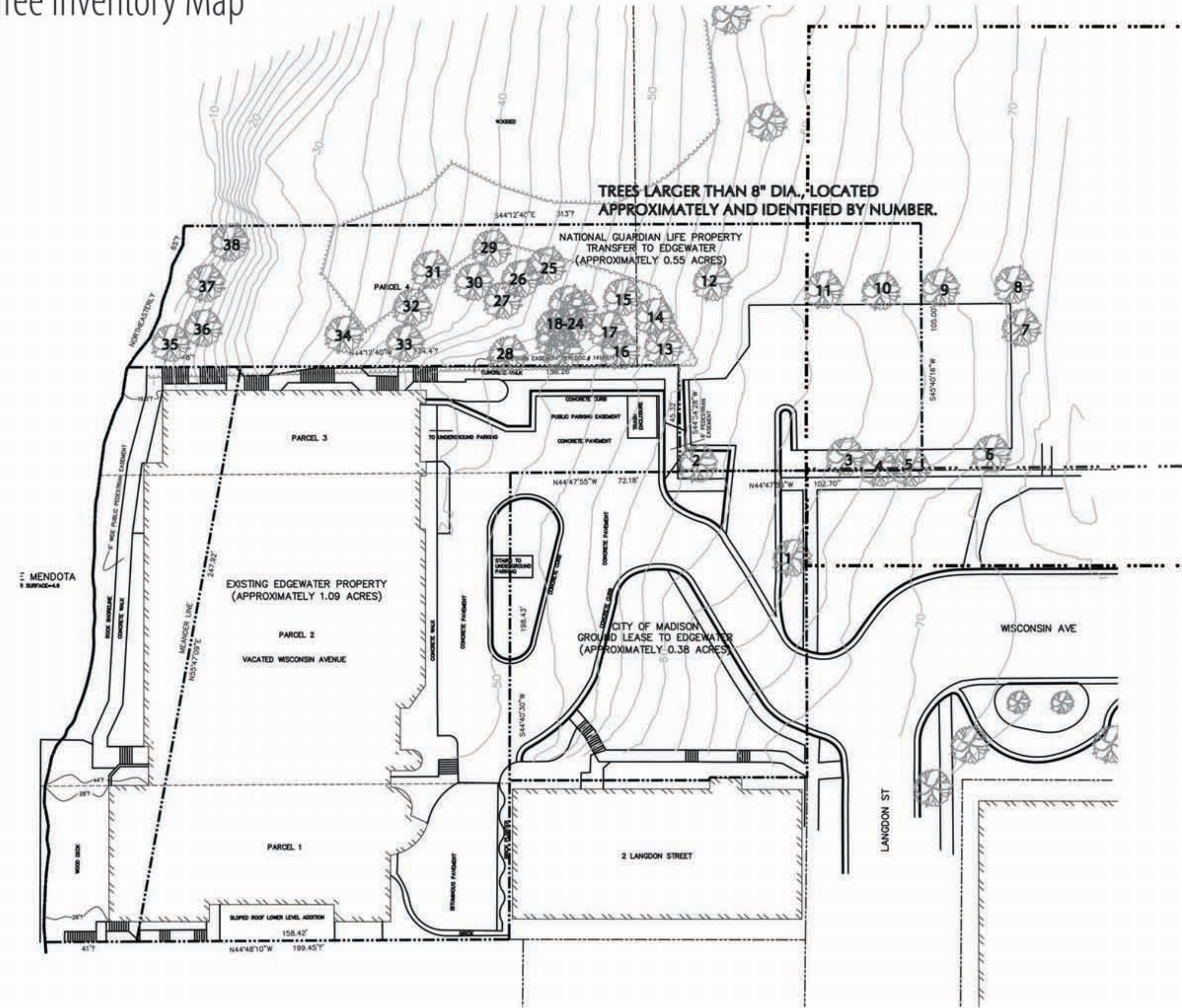
# Tree Inventory

ID#	Species	DBH	Condition	Comments
1	Linden	12	Good	parking lot
2	Hackberry	24	Good	parking lot; rocks at base
3	Ash	21	Fair	parking lot; canker wound
4	Crabapple	8	Fair	parking lot; multi-trunk; cankers
5	Crabapple	8	Good	parking lot; multi-trunk
6	Crabapple	8	Fair	parking lot; multi-trunk; canker
7	Birch	8	Good	parking lot; multi-trunk
8	NW Maple	21	Good	parking lot
9	Sugar Maple	19	Good	parking lot
10	Ash	18	Good	parking lot
11	Ash	12	Good	parking lot
12	Ash	24	Good	parking lot
13	Boxelder	10	Fair	Parcel 4
14	Ash	13	Fair	Parcel 4
15	Ash	9	Fair	Parcel 4
16	Ash	8	Fair	Parcel 4
17	Ash	14	Fair	Parcel 4
18	Ash	9	Fair	Parcel 4
19	Ash	6	Fair	Parcel 4
20	Ash	12	Fair	Parcel 4
21	Ash	8	Fair	Parcel 4
22	Ash	8	Fair	Parcel 4
23	Ash	14	Fair	Parcel 4
24	Ash	12	Fair	Parcel 4
25	Red Oak	48	Poor	Parcel 4; large trunk cavity, decay
26	Ash	12	Fair	Parcel 4
27	Red Oak	48	Poor	Parcel 4; cavity scaffold limb, decay
28	Red Oak	32	Poor	Parcel 4; decline, lean to building
29	Poplar	18	Fair	Parcel 4
30	Elm	12	Fair	Parcel 4
31	Ash	6	Fair	Parcel 4
32	Ash	8	Fair	Parcel 4
33	Ash	14	Fair	Parcel 4
34	Poplar	20	Poor	Parcel 4; note 3 small yews nearby
35	Poplar	24	Poor	Parcel 4
36	Poplar	26	Poor	Parcel 4
37	Poplar	22	Poor	Parcel 4; multi-trunk
38	Poplar	24	Poor	Parcel 4

Planted Landscape Trees

Volunteer Landscape Trees

# Tree Inventory Map



# Tree Inventory Images



Parcel 4 South End



Parcel 4 Lake End with Poplars



Parcel 4 Middle Area Including Red Oaks

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2830 Dairy Drive  
Madison, WI 53718



PROJECT NUMBER: 08105.00

DATE: February 24, 2010

REVISIONS:

SCALE:

DRAWING NAME:

Tree Survey

DRAWING NUMBER:



PARCEL DESCRIPTIONS

PARCEL 1:

All that part of Lot Five (5), lying Northwest of the Southeast 126 feet thereof, in Block Seventy-eight (78), Madison, according to the recorded plat thereof, in the City of Madison, Dane County, Wisconsin.

PARCEL 2:

All of that portion of vacated Wisconsin Avenue, in the City of Madison, Dane County, Wisconsin, lying Northwesterly of a line parallel to the Northwesterly line of Langdon Street extended Northeasterly and 126 feet Northwesterly from such extended line of Langdon Street.

PARCEL 3:

Part of Block Two Hundred Sixty-three (263), Madison, according to the recorded plat thereof, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at the most southerly corner of Block 94, said point being the point of intersection of the Northwest line of East Gilman Street with the Northeast line of Wisconsin Avenue; thence Northwesterly along said Northeasterly line of Wisconsin Avenue 383.6 feet to the point of beginning of this description; thence Northeasterly at right angles to last described line 45.0 feet; thence Northwesterly parallel with the Northeast line of Wisconsin Avenue (now vacated) 186.4 feet to an iron stake, on a meander line, which is 36.0 feet more or less Southwesterly from the low water mark of Lake Mendota; thence Southwesterly along said meander line 45.0 feet to an iron stake on the Northeast line of Wisconsin Avenue which is 48.6 feet Southeastly from the low water mark of Lake Mendota and also 186.4 feet Northwesterly from the point of beginning; thence Southeastly along said line 186.4 feet to the point of beginning. Also, all land lying Northwesterly of above described meander line to the low water mark of Lake Mendota.

PARCEL 1, 2, & 3 Contain 48,230 SQFT/ 1.09 Acres more or less.

PARCEL 4:

Part of Block Two Hundred Sixty-three (263), Madison, according to the recorded plat thereof, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at the most southerly corner of Block 94, said point being the point of intersection of the Northwest line of East Gilman Street with the Northeast line of Wisconsin Avenue; thence Northwesterly along said Northeasterly line of Wisconsin Avenue 383.6 feet to the point of beginning of this description; thence N44°22'39"E, 45.32 feet; thence N44°12'40"W, 234.4 feet more or less to the shore of Lake Mendota; thence Northeasterly, 65 feet more or less, along the shore of Lake Mendota; thence S44°12'40"E, 263.8 feet more or less; thence S45°47'23"W, 105.00 feet; thence N44°32'43"W, 53.52 feet along said Northeasterly line of Wisconsin Avenue to the point of beginning.

PARCEL 4 Contains 18,820 SQFT/0.43 Acres more or less.

PARCEL 5:

A part of Block Ninety Four (94) and part of Block Two Hundred Sixty-three (263), Madison, according to the recorded plat thereof, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at the most southerly corner of Block 94, said point being the point of intersection of the Northwest line of East Gilman Street with the Northeast line of Wisconsin Avenue; thence Northwesterly along said Northeasterly line of Wisconsin Avenue 330.08 feet to the Point of Beginning of this description; thence N45°47'23"E, 187.80 feet; thence S44°11'00"E, 165.69 feet; thence S45°40'16"W, 187.25 feet; thence N44°32'43"W, 166.08 along said Northeasterly line of Wisconsin Avenue to the Point of Beginning.

Parcel 5 Contains 31,092 SQFT/0.71 Acres more or less.

LAKE MENDOTA  
WATER SURFACE=4.6

EXISTING EDGEWATER PROPERTY  
(APPROXIMATELY 109 ACRES)

NATIONAL GUARDIAN LIFE PROPERTY  
TRANSFER TO EDGEWATER  
(APPROXIMATELY 0.43 ACRES)

NATIONAL GUARDIAN LIFE PROPERTY  
TRANSFER TO EDGEWATER  
(APPROXIMATELY 0.71 ACRES)

CITY OF MADISON  
(APPROXIMATELY 0.16 ACRES)

CITY OF MADISON  
(APPROXIMATELY 0.38 ACRES)

PARCEL 2  
VACATED WISCONSIN AVENUE

PARCEL 1

2 LANGDON STREET

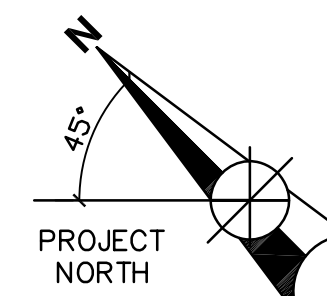
WISCONSIN AVE

LANGDON ST

LEGEND

- GRADE (2' CONTOUR)
- GRADE (10' CONTOUR)
- TREELINE/VEGETATION
- SHORELINE
- PROPERTY LINE (SUBJECT PROPERTY)
- PROPERTY LINE/RIGHT-OF-WAY
- TREE

SCALE: 1" = 20'



2830 DAIRY DRIVE  
MADISON, WI 53718-6751  
PHONE: (608) 224-2830  
FAX: (608) 224-2839

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PROJECT NUMBER: 3826

DATE: MARCH 10, 2010

REVISIONS:

△	08/18/09
△	10/28/09
△	01/13/10
△	01/27/10
△	02/17/10
△	03/10/10

SCALE: 1" = 20'

DRAWING NAME:

PROPERTY TRANSFER  
DIAGRAM

DRAWING NUMBER:

**C1.02**



2830 DAIRY DRIVE  
MADISON, WI 53718-6751  
PHONE: (608) 224-2830  
FAX: (608) 224-2839

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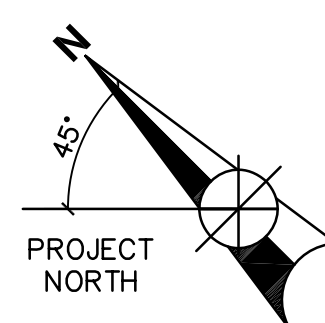
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### LEGEND

- EXISTING GRADE (2' CONTOUR)
- EXISTING GRADE (10' CONTOUR)
- EXISTING TREELINE/VEGETATION
- EXISTING SHORELINE
- PROPERTY LINE (SUBJECT PROPERTY)
- PROPERTY LINE/RIGHT-OF-WAY
- EXISTING FENCE
- EXISTING ELECTRIC UTILITY
- EXISTING GAS MAIN
- SA --- EXISTING SANITARY SEWER
- ST --- EXISTING STORM SEWER
- W --- EXISTING WATER MAIN
- EXISTING HYDRANT
- EXISTING MANHOLE
- EXISTING UTILITY/LIGHT POLE
- ST --- PROPOSED STORM SEWER
- PROPOSED MANHOLE
- PROPOSED STORM INLET
- PROPOSED SEDIMENT TRAP
- PROPOSED SILT FENCE/DIVERSION BERM
- PROPOSED SPOT ELEVATION
- PROPOSED SLOPE

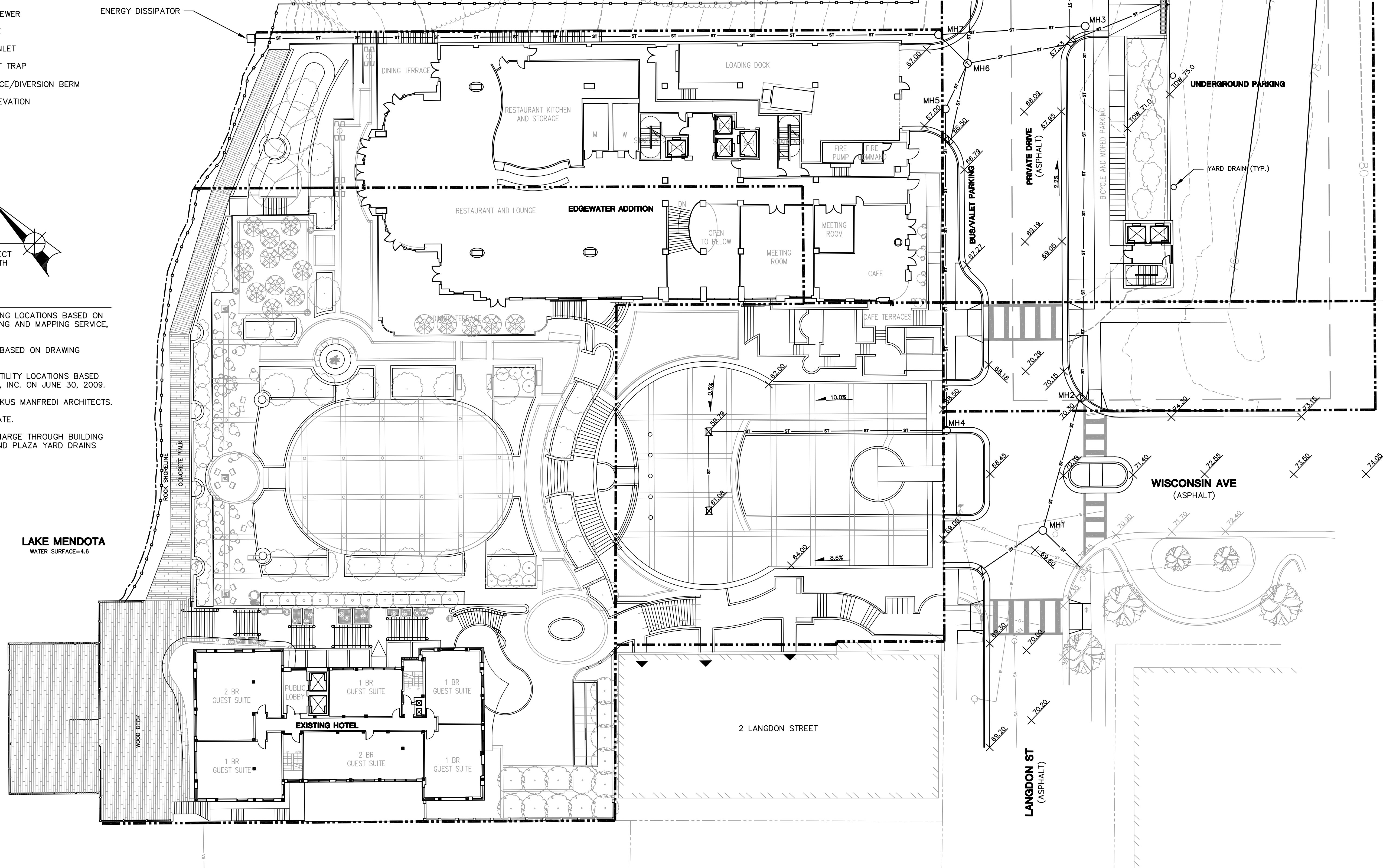
SCALE: 1" = 20'



### NOTES:

1. SUBJECT PROPERTY LINE AND EXISTING BUILDING LOCATIONS BASED ON ALTA SURVEY PREPARED BY BADGER SURVEYING AND MAPPING SERVICE, JULY 17, 1997.
2. RIGHT-OF-WAY AND OTHER PROPERTY LINES BASED ON DRAWING OBTAINED FROM THE CITY OF MADISON.
3. TOPOGRAPHIC CONTOURS, VEGETATION, AND UTILITY LOCATIONS BASED ON SITE SURVEY PERFORMED BY BT SQUARED, INC. ON JUNE 30, 2009.
4. PROPOSED SITE FEATURES OBTAINED FROM ELKUS MANFREDI ARCHITECTS.
5. PROPOSED UTILITY LOCATIONS ARE APPROXIMATE.
6. ROOF DRAINS AND PLAZA YARD DRAINS DISCHARGE THROUGH BUILDING PER PLUMBING CONTRACTOR. ROOF DRAINS AND PLAZA YARD DRAINS WILL DISCHARGE TO LAKE MENDOTA.

LAKE MENDOTA  
WATER SURFACE=4.6



PROJECT NUMBER: 3826

DATE: MARCH 10, 2010

### REVISIONS:

NO.	DATE	DESCRIPTION
1	08/18/09	
2	10/28/09	
3	01/13/10	
4	01/27/10	
5	02/17/10	
6	03/10/10	

SCALE: 1" = 20'

DRAWING NAME:

**GRADING AND EROSION CONTROL PLAN**

DRAWING NUMBER:

# C1.03



2830 DAIRY DRIVE  
MADISON, WI 53718-6751  
PHONE: (608) 224-2830  
FAX: (608) 224-2839

## The Edgewater

666 Wisconsin Avenue  
Madison, WI 53703

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

Developer:  
**Hammes Company**  
22 East Mifflin Street, Suite 800  
Madison, WI 53703

Civil Engineer:  
**BT Squared, Inc.**  
2830 Dairy Drive  
Madison, WI 53718

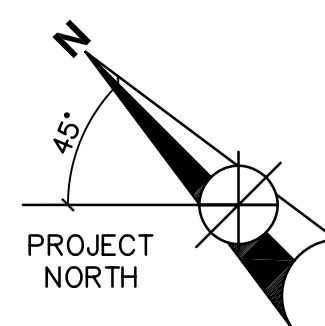
Landscape Architect:  
**Ken Saiki Design, Inc.**  
303 S. Patterson, Suite One  
Madison, WI 53703

### LEGEND

- EXISTING GRADE (2' CONTOUR)
- EXISTING GRADE (10' CONTOUR)
- EXISTING TREELINE/VEGETATION
- EXISTING SHORELINE
- PROPERTY LINE (SUBJECT PROPERTY)
- PROPERTY LINE/RIGHT-OF-WAY
- x-x-x-x-x-x-x- EXISTING FENCE
- e-e-e-e-e-e-e- EXISTING ELECTRIC UTILITY
- g-g-g-g-g-g-g- EXISTING GAS MAIN
- sa-sa-sa-sa-sa- EXISTING SANITARY SEWER
- st-st-st-st-st-st-st- EXISTING STORM SEWER
- w-w-w-w-w-w-w- EXISTING WATER MAIN
- o EXISTING HYDRANT
- o EXISTING MANHOLE
- o EXISTING UTILITY/LIGHT POLE
- e-e-e-e-e-e-e- PROPOSED ELECTRIC UTILITY
- g-g-g-g-g-g-g- PROPOSED GAS MAIN
- sa-sa-sa-sa-sa- PROPOSED SANITARY SEWER
- st-st-st-st-st-st-st- PROPOSED STORM SEWER
- w-w-w-w-w-w-w- PROPOSED WATER MAIN
- PROPOSED STORM INLET
- o PROPOSED SEDIMENT TRAP
- o PROPOSED MANHOLE

MANHOLE	RIM ELEV.	INVERT ELEV.
1	69.5	65.5
2	70.2	65.2
3	67.2	63.0
4	68.3	56.3
5	67.2	55.7
6	66.7	55.5
7	63.0	55.3

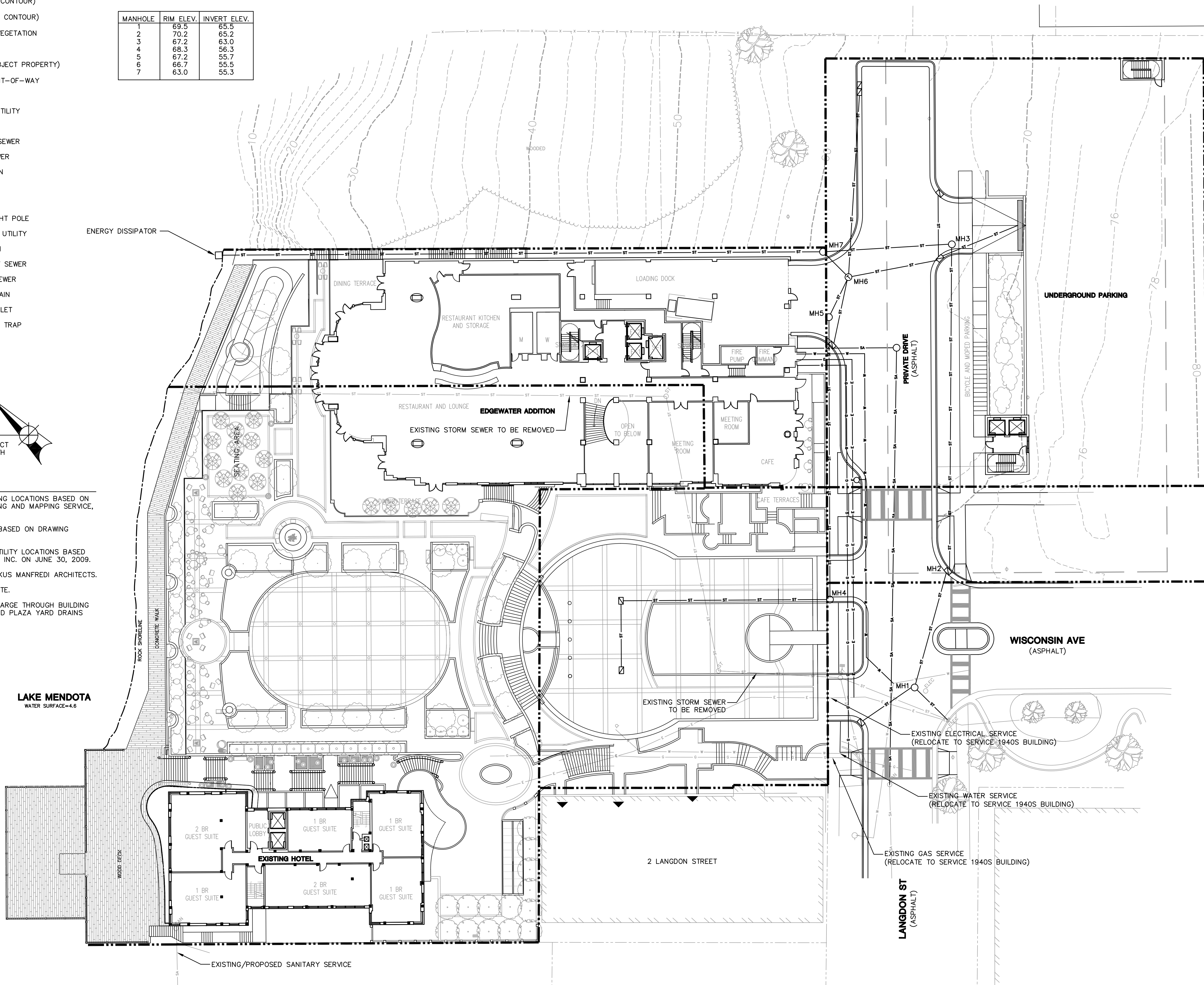
SCALE: 1" = 20'



### NOTES:

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- RIGHT-OF-WAY AND OTHER PROPERTY LINES BASED ON DRAWING OBTAINED FROM THE CITY OF MADISON.
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- PROPOSED SITE FEATURES OBTAINED FROM ELKUS MANFREDI ARCHITECTS.
- PROPOSED UTILITY LOCATIONS ARE APPROXIMATE.
- ROOF DRAINS AND PLAZA YARD DRAINS DISCHARGE THROUGH BUILDING PER PLUMBING CONTRACTOR. ROOF DRAINS AND PLAZA YARD DRAINS WILL DISCHARGE TO LAKE MENDOTA.

LAKE MENDOTA  
WATER SURFACE=4.6



PROJECT NUMBER: 3826

DATE: MARCH 10, 2010

### REVISIONS:

NO.	DATE	DESCRIPTION
1	08/18/09	
2	10/28/09	
3	01/13/10	
4	01/27/10	
5	02/17/10	
6	03/10/10	

SCALE: 1" = 20'

DRAWING NAME:

UTILITY PLAN

DRAWING NUMBER:

# C1.04



2830 DAIRY DRIVE  
MADISON, WI 53718-6751  
PHONE: (608) 224-2830  
FAX: (608) 224-2839

## The Edgewater

666 Wisconsin Avenue  
Madison, WI 53703

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

Developer:  
**Hammes Company**  
22 East Mifflin Street, Suite 800  
Madison, WI 53703

Civil Engineer:  
**BT Squared, Inc.**  
2830 Dairy Drive  
Madison, WI 53718

Landscape Architect:  
**Ken Saiki Design, Inc.**  
303 S. Patterson, Suite One  
Madison, WI 53703

PROJECT NUMBER: 3826

DATE: MARCH 10, 2010

REVISIONS:

△	08/18/09
△	10/28/09
△	01/13/10
△	01/27/10
△	02/17/10
△	03/10/10

SCALE: 1" = 20'

DRAWING NAME:

**FIRE DEPARTMENT  
ACCESS PLAN**

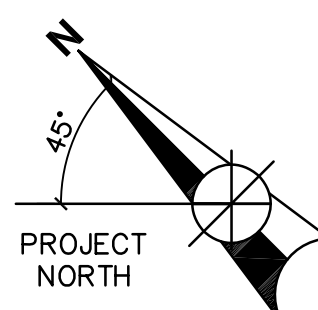
DRAWING NUMBER:

# C1.05

### LEGEND

- EXISTING GRADE (2' CONTOUR)
- EXISTING GRADE (10' CONTOUR)
- - - EXISTING TREELINE/VEGETATION
- - - EXISTING SHORELINE
- - - - - PROPERTY LINE (SUBJECT PROPERTY)
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- x - x - x - x - EXISTING FENCE
- e - e - e - e - EXISTING ELECTRIC UTILITY
- g - g - g - g - EXISTING GAS MAIN
- sa - sa - sa - sa - EXISTING SANITARY SEWER
- st - st - st - st - EXISTING STORM SEWER
- w - w - w - w - EXISTING WATER MAIN
- EXISTING HYDRANT
- EXISTING MANHOLE
- EXISTING UTILITY/LIGHT POLE
- st - st - st - st - PROPOSED STORM SEWER
- PROPOSED MANHOLE
- PROPOSED STORM INLET
- PROPOSED SEDIMENT TRAP
- 1.0% PROPOSED SLOPE
- POTENTIAL FIRE HOSE RUN
- PT FIRE HOSE CONNECTION AT PUMPER TRUCK
- ▨ FIRE LANE

20 0 20  
SCALE: 1" = 20'



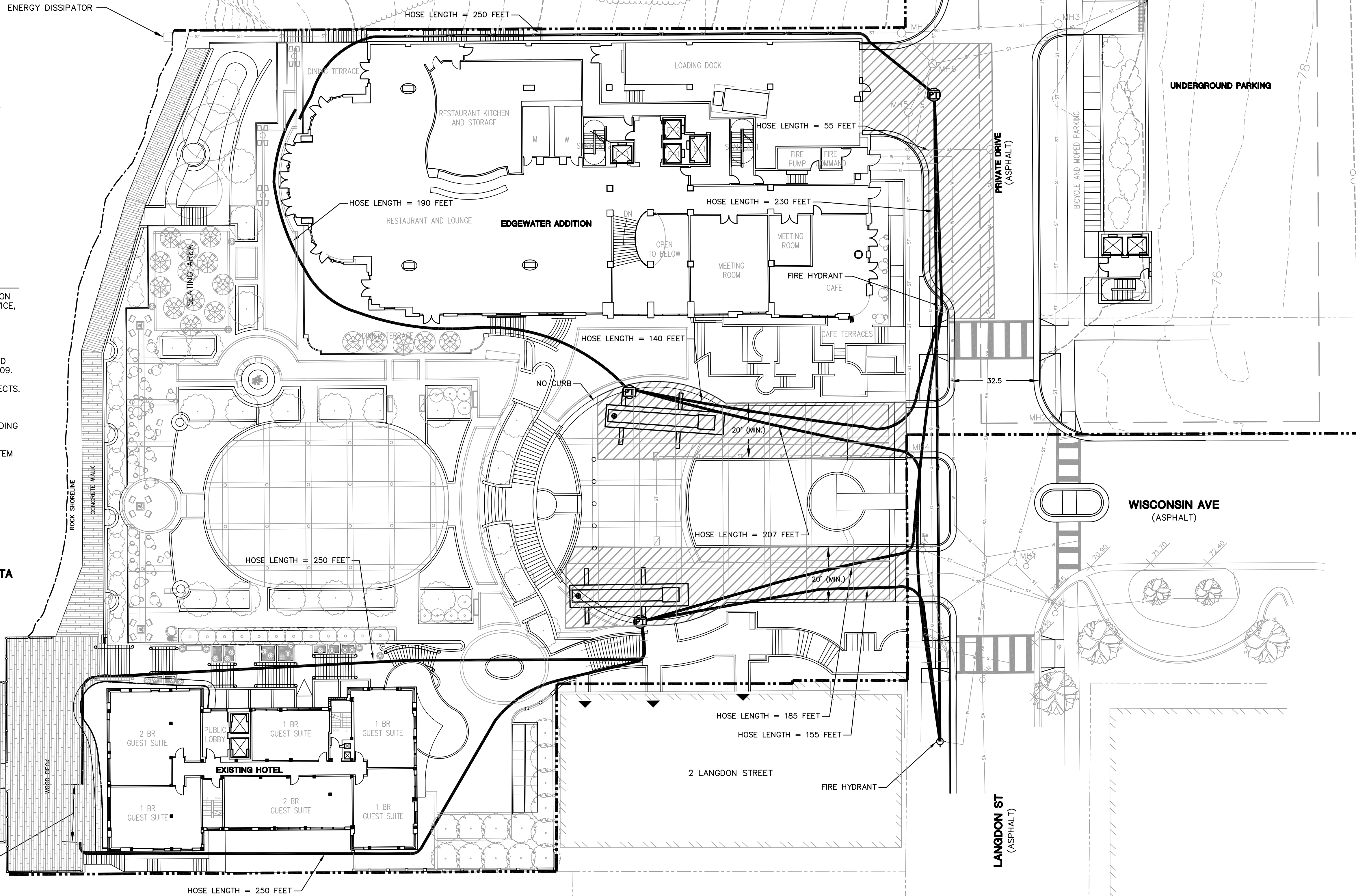
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4. PROPOSED SITE FEATURES OBTAINED FROM ELKUS MANFREDI ARCHITECTS.
5. PROPOSED UTILITY LOCATIONS ARE APPROXIMATE.
6. KNOX BOX WILL BE LOCATED NEAR MAIN ENTRY OF NEW HOTEL BUILDING ADJACENT TO AUTO COURT.
7. FIRE DEPARTMENT CONNECTION TO STAND PIPE AND SPRINKLER SYSTEM TO BE DETERMINED BY MECHANICAL CONTRACTOR.

LAKE MENDOTA  
WATER SURFACE=4.6

GAP BETWEEN HOSES = 21'

ENERGY DISSIPATOR



D:\3000\3000\3000\3000\FIRE ACCESS PLAN.dwg DATE: 3/10/10 10:22:11 AM



2830 DAIRY DRIVE  
MADISON, WI 53718-6751  
PHONE: (608) 224-2830  
FAX: (608) 224-2839

### The Edgewater

666 Wisconsin Avenue  
Madison, WI 53703

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Madison, WI 53703

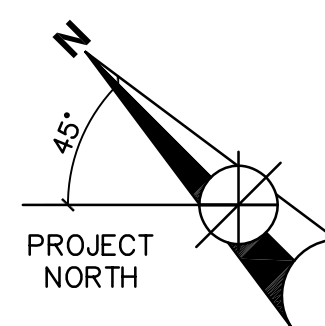
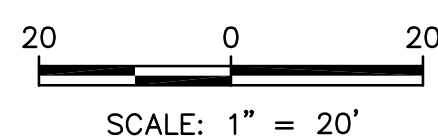
Developer:  
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Civil Engineer:  
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Madison, WI 53718

Landscape Architect:  
**Ken Saiki Design, Inc.**  
303 S. Patterson, Suite One  
Madison, WI 53703

**LEGEND**

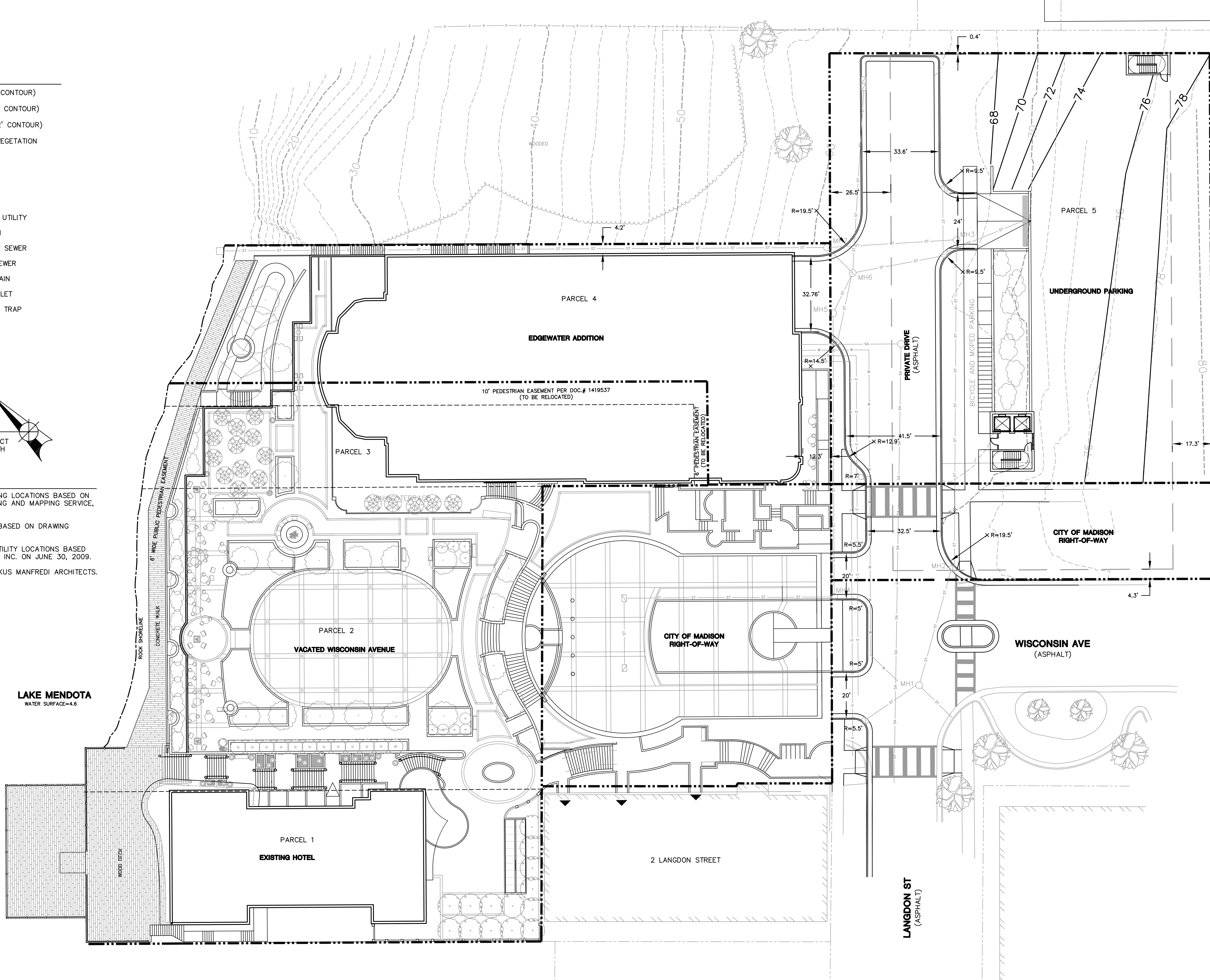
- - - - - EXISTING GRADE (2' CONTOUR)
- - - - - EXISTING GRADE (10' CONTOUR)
- — — — — PROPOSED GRADE (2' CONTOUR)
- ~~~~~ EXISTING TREELINE/VEGETATION
- - - - - EXISTING SHORELINE
- PROPERTY LINE
- - - - - EASEMENT
- - - - - EXISTING FENCE
- — — — — PROPOSED ELECTRIC UTILITY
- — — — — PROPOSED GAS MAIN
- SA — SA — PROPOSED SANITARY SEWER
- ST — ST — PROPOSED STORM SEWER
- W — W — PROPOSED WATER MAIN
- ▣ PROPOSED STORM INLET
- ⊗ PROPOSED SEDIMENT TRAP
- PROPOSED MANHOLE



**NOTES:**

1. SUBJECT PROPERTY LINE AND EXISTING BUILDING LOCATIONS BASED ON ALTA SURVEY PREPARED BY BADGER SURVEYING AND MAPPING SERVICE, JULY 17, 1997.
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4. PROPOSED SITE FEATURES OBTAINED FROM ELKUS MANFREDI ARCHITECTS.

**LAKE MENDOTA**  
WATER SURFACE=4.6



PROJECT NUMBER: 3826

DATE: MARCH 10, 2010

REVISIONS:

NO.	DATE	DESCRIPTION
1	08/18/09	
2	10/28/09	
3	01/13/10	
4	01/27/10	
5	02/17/10	
6	03/10/10	

SCALE: 1" = 20"

DRAWING NAME:

**SITE PLAN**

DRAWING NUMBER:

**C1.06**