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): 702 North Midvale Boulevard

Title: Heather Crest Streetscape

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

UDC meeting date requested September 17, 2025

☐ 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 Hilldale Shopping Center Company Hilldale Shopping Center LLc.

Street address 702 North Midvale Boulevard City/State/Zip Madison, WI 53705

Telephone 607-831-6254 Email Kyle.greaves@wsdevelopment.com

Project contact person Brian Munson Company Vandewalle & Associates

Street address 120 East Lakeside Street City/State/Zip Madison, WI 53715

Telephone 608-609-4410 Email bmunson@vandewalle.com

Property owner (if not applicant) _____

Street address _____ City/State/Zip _____

Telephone _____ Email _____

URBAN DESIGN COMMISSION APPROVAL PROCESS

UDC

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

UDC

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 _____ on _____.
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 Hilldale Shopping Center LLC Relationship to property Owner

Authorizing signature of property owner Signed by: Brad Dumont 68E931F91A764DA... Date 8/11/2025

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

VANDEWALLE & ASSOCIATES INC.

July 24, 2025

Meagan Tuttle
Department of Planning & Development
City of Madison
215 Martin Luther King, Jr. Blvd.
Madison, WI 53710-2985

RE: Hilldale Shopping Center
Heather Crest Reconstruction
SIP Submittal

Dear Meagan,

Hilldale Shopping Center, LLC. is pleased to submit the attached Specific Implementation Plan for the reconstruction of a portion of the Heather Crest private street segment along building 100 (former AMC building.) This project seeks to implement the street cross section approved during the Phase Three SIP, installing the north pedestrian improvements and travel lanes while transitioning to the existing condition south of the street. This transition will allow the full implementation of the Building 100 Redevelopment while the balance of Phase Three undergoes additional conversations. The submittal does not include any of the adjoining building sites and is limited to the overall streetscape implementation.

We look forward to working with the City on the review and implementation of this project.

Sincerely,

Brian Munson
Principal

120 East Lakeside Street • Madison, Wisconsin 53715 • 608.255.3988 • 608.255.0814 Fax
247 Freshwater Way, Suite 530 • Milwaukee, Wisconsin 53204 • 414.988.8631
www.vandewalle.com

Project Name:
Hilldale Shopping Center: Heather Crest Reconstruction

Applicant/Owner:
Hildale Shopping Center LLC.
702 North Midvale Boulevard
Madison, WI 53703
Contact: Kyle Greaves
Kyle.Greaves@wsdevelopment.com

Design Team:
Landscape Architect: Realm Collaborative
100 East Broad Street
Suite 1710
Columbus, OH 43215
Contact: Brian Bernstein
bberstein@realmcollaborative.com

Civil Engineering: Snyder & Associates
5010 Voges Road
Madison, WI 53718
Contact: Scott Anderson
sanderson@snyder-associates.com

Planning: Vandewalle & Associates
120 East Lakeside Street
Madison, WI 53715
Contact: Brian Munson
Bmunson@vandewalle.com

Site Data:
Address: 702 North Midvale Boulevard 0709-201-2101-2

Project Acreage: .94 acres (area of change only)

Existing Zoning:
Planned Development: General Development Plan (PD-GDP)

Proposed Zoning:
Planned Development: Specific Implementation Plan (PD-SIP)

Project Details

The project implements the majority of the previously approved Heather Crest Streetscape with the following modifications:

- Removing three parallel parking stalls nearest the corner of Heather Crest Drive/ Kelab Drive and Price Place,
- Relocating bike parking from Heather Crest Drive/Kelab Drive to an internal site location on the east side of Building 100, and
- Reducing vehicular travel lanes from 24 feet to 22 feet, overall the private street section remains as originally approved.

Legal Description:

Commencing at the Northwest corner of the Northwest 1/4 of the Northeast 1/4 of Section 20, Township 7 North, Range 9 East, City of Madison, Dane County, Wisconsin; thence S00°45'07"E, a distance of 1,258.12 feet to the Point of Beginning; thence N63°12'41"E, 11.00 feet; thence S26°11'46"E, 43.00 feet; thence S05°36'47"E, 20.47 feet; thence S87°40'52"W, 6.21 feet; thence S00°19'17"W, 1.97 feet; thence S87°53'51"W, 1.95 feet; thence S02°11'01"E, 22.03 feet; thence N89°52'40"E, 2.34 feet; thence S03°17'26"E, 15.17 feet; thence S87°53'51"W, 0.80 feet; thence S02°06'09"E, 2.50 feet; thence S89°20'45"E, 1.55 feet; thence S02°03'33"E, 29.75 feet; thence S84°55'21"W, 1.24 feet; thence S01°26'44"E, 2.46 feet; thence N89°10'40"E, 1.37 feet; thence S01°54'04"E, 30.96 feet; thence S86°38'42"W, 1.24 feet; thence S00°42'47"E, 2.56 feet; thence N87°54'16"E, 1.30 feet; thence S02°05'44"E, 30.95 feet; thence S85°47'25"W, 1.27 feet; thence S01°07'43"E, 2.34 feet; thence N87°20'45"E, 2.26 feet; thence N04°43'14"E, 1.22 feet; thence N87°53'51"E, 25.09 feet; thence S02°43'23"E, 1.27 feet; thence N87°16'37"E, 2.50 feet; thence N02°18'26"E, 1.24 feet; thence N87°48'07"E, 32.28 feet; thence S00°29'27"E, 1.22 feet; thence N89°16'40"E, 2.67 feet; thence N00°55'13"E, 1.25 feet; thence N87°52'59"E, 35.30 feet; thence S00°13'01"E, 1.15 feet; thence N89°48'16"E, 2.82 feet; thence N00°56'27"E, 1.22 feet; thence N87°50'42"E, 35.89 feet; thence S02°05'32"E, 15.62 feet; thence N87°48'41"E, 30.02 feet; thence S01°57'36"E, 5.04 feet; thence N87°45'23"E, 30.07 feet; thence N01°40'37"W, 1.05 feet; thence N88°15'11"E, 20.08 feet; thence S00°42'53"E, 0.96 feet; thence N86°52'30"E, 5.58 feet; thence N14°34'11"E, 6.06 feet; thence N16°36'09"E, 2.01 feet; thence S80°11'11"E, 14.15 feet; thence S12°12'59"W, 10.22 feet; thence S80°01'24"E, 14.32 feet; thence S01°33'36"W, 11.44 feet; thence N89°40'26"E, 11.59 feet; thence S02°16'41"W, 13.13 feet; thence S04°10'32"W, 11.21 feet; thence N89°07'51"W, 11.14 feet; thence S00°49'33"W, 37.15 feet; thence N89°13'23"W, 57.27 feet; thence N00°06'14"E, 20.97 feet; thence N87°31'44"W, 142.54 feet; thence S01°30'40"W, 30.57 feet; thence S89°47'04"W, 45.03 feet; thence N02°18'28"E, 17.02 feet; thence S89°47'04"W, 181.27 feet; thence N38°35'08"W, 9.38 feet; thence N49°24'21"E, 4.37 feet; thence N12°48'03"W, 12.90 feet; thence N29°51'43"E, 5.95 feet to a point of curve; thence southwesterly along a curve to the left having a radius of 120.85 feet and a chord bearing S79°20'10"W, 33.12 feet to a point of curve; thence N20°10'34"W, 5.18 feet; thence S69°20'19"W, 15.42 feet; thence N23°59'16"W, 31.33 feet; thence N71°20'27"E, 28.89 feet to a point of curve; thence northeasterly along a curve to the left having a radius of 44.53 feet and a chord bearing N48°29'47"E, 43.32 feet to a point of curve; thence northeasterly along a curve to the left having a radius of 52.96 feet and a chord bearing N06°27'02"E, 19.36 feet to a point of

curve; thence N88°52'17"E, 36.91 feet to a point of curve; thence southeasterly along a curve to the left having a radius of 25.08 feet and a chord bearing S47°38'16"E, 38.10 feet to a point of curve; thence S87°08'27"E, 47.73 feet; thence N41°31'16"E, 1.94 feet; thence S86°21'01"E, 19.59 feet; thence N02°18'26"E, 17.17 feet; thence N88°02'27"E, 19.47 feet; thence N01°55'18"W, 134.57 feet; thence N65°41'11"E, 4.33 feet; thence N03°59'05"W, 3.06 feet; thence N63°10'48"E, 10.53 feet; thence N27°20'02"W, 34.42 feet to the Point of Beginning, containing 40,933 square feet or 0.940 acres, more or less.

Brian Munson

From: Brian Munson
Sent: Thursday, July 3, 2025 11:50 AM
To: Tishler, Bill; Michael J. Lawton
Cc: Chisholm, Amanda; Kyle.Greaves@wsdevelopment.com; Tim Parks
Subject: Hilldale: Heather Crest SIP

Biill & Mike,

Hilldale in working on an SIP submittal for the reconstruction of Heather Crest adjacent to Building 100, per the discussions this week. We anticipate submitting this application on August 4th which would tentatively lead to an October 6th PC and October 7th CC.

We will share additional information as soon as possible and look forward to continuing the discussion.

Brian Munson

Principal
VANDEWALLE & ASSOCIATES
120 East Lakeside Street
Madison, WI 53715
Cell: 608.609.4410

LEGEND

FEATURES	FOUND	SET
Section Corner	▲	△
1/2" Rebar, Cap # 11579 (Unless Otherwise Noted)	●	⊙
ROW Marker	■	□
ROW Rail	⧓	⧓
Control Point	CCP	
Bench Mark	BM	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Minimum Protection Elevation	MPE	
Centerline		
Section Line		
1/4 Section Line		
1/4 1/4 Section Line		
Easement Line		

FEATURES	EXISTING	PROPOSED
Spot Elevation	X (1225.25)	X 1225.25
Contour Elevation	1225	1225
Fence (Barbed, Field, Hog)	X	X
Fence (Chain Link)	//	//
Fence (Wood)	O	O
Fence (Silt)	o	o
Tree Line		
Tree Removal Limits		
Tree Stump		
Deciduous Tree \\ Shrub		
Coniferous Tree \\ Shrub		
Communication	C(*)	C
Overhead Communication	OC(*)	OC
Fiber Optic	FO(*)	FO
Underground Electric	E(*)	E
Overhead Electric	OE(*)	OE
Duct Bank	DUCT(*)	
Gas Main with Size	G(*)	G
High Pressure Gas Main with Size	HPG(*)	HPG
Water Main with Size	W(*)	
Sanitary Sewer with Size	S(*)	
Sanitary Manhole		
Storm Sewer with Size	ST(*)	
Storm Manhole		
Single Storm Sewer Intake		

(*) Denotes the survey quality service level for utilities

Fire Hydrant		
Fire Hydrant on Building		
Water Main Valve		
Water Service Valve		
Well		
Utility Pole		
Guy Anchor		
Utility Pole with Light		
Utility Pole with Transformer		
Street Light		
Yard Light		
Electric Box	EB	EB
Electric Transformer	E	E
Traffic Sign		
Communication Pedestal	C	C
Communication Manhole	C	C
Communication Handhole	C	C
Fiber Optic Manhole	FO	FO
Fiber Optic Handhole	FO	FO
Gas Valve		
Gas Manhole	G	G
Gas Apparatus	G	G
Fence Post or Guard Post	●	●
Underground Storage Tank	UST	
Above Ground Storage Tank	AST	
Sign		
Satellite Dish		
Mailbox		
Sprinkler Head	+	+
Irrigation Control Valve	ICV	ICV
Soil Boring	B–2	
Test Hole Location for SUE w/ID		

UTILITY QUALITY SERVICE LEVELS

QUALITY LEVELS OF UTILITIES ARE SHOWN IN THE PARENTHESES WITH THE UTILITY TYPE AND WHEN APPLICABLE, SIZE. THE QUALITY LEVELS ARE BASED ON THE CI / ASCE 38-02 STANDARD.

QUALITY LEVEL (D) INFORMATION IS DERIVED FROM EXISTING UTILITY RECORDS OR ORAL RECOLLECTIONS.

QUALITY LEVEL (C) INFORMATION IS OBTAINED BY SURVEYING AND PLOTTING VISIBLE ABOVE-GROUND UTILITY FEATURES AND USING PROFESSIONAL JUDGMENT IN CORRELATING THIS INFORMATION WITH QUALITY D INFORMATION.

QUALITY LEVEL (B) INFORMATION IS OBTAINED THROUGH THE APPLICATION OF APPROPRIATE SURFACE GEOPHYSICAL METHODS TO DETERMINE THE EXISTENCE AND APPROXIMATE HORIZONTAL POSITION OF SUBSURFACE UTILITIES.

QUALITY LEVEL (A) IS HORIZONTAL AND VERTICAL POSITION OF UNDERGROUND UTILITIES OBTAINED BY ACTUAL EXPOSURE OR VERIFICATION OF PREVIOUSLY EXPOSED SUBSURFACE UTILITIES, AS WELL AS THE TYPE, SIZE, CONDITION, MATERIAL, AND OTHER CHARACTERISTICS.

UTILITY WARNING

THE UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND/OR RECORDS OBTAINED. THE SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN COMPRISE ALL SUCH ITEMS IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN ARE IN THE EXACT LOCATION INDICATED EXCEPT WHERE NOTED AS QUALITY LEVEL A.

UTILITY CONTACT INFORMATION

NATURAL GAS	MADISON GAS & ELECTRIC 608-252-1552 - STEVE BEVERSDORF
ELECTRICITY	MADISON GAS & ELECTRIC 608-252-7338 - BRIAN BIGGE
SANITARY SEWER	CITY OF MADISON 608-266-4751 - LARRY NELSON
WATER	CITY OF MADISON 608-266-4651

PROPERTY ADDRESS

737 HILLDALE WAY, MADISON, WI

4502 VERNON BLVD., MADISON, WI
320 PRICE PLACE, MADISON, WI

PARCEL NUMBER

070920121012

070920120072
070920120056

ZONING

PD - PLANNED DEVELOPMENT DISTRICT

GENERAL CONDITIONS

1. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE MUNICIPALITY TWO WORKING DAYS (48 HOURS) PRIOR TO THE START OF CONSTRUCTION.
2. THE CONTRACTOR SHALL INDEMNIFY THE OWNER, THE ENGINEER, AND THE MUNICIPALITY, THEIR AGENTS, ETC, FROM ALL LIABILITY INVOLVED WITH THE CONSTRUCTION, INSTALLATION, AND TESTING OF THE WORK ON THIS PROJECT.
3. SITE SAFETY SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
4. THE BIDDER WILL BE SOLELY RESPONSIBLE FOR DETERMINING QUANTITIES AND SHALL STATE SUCH QUANTITIES IN HIS PROPOSAL. HE SHALL BASE HIS BID ON HIS OWN ESTIMATE OF THE WORK REQUIRED AND SHALL NOT RELY ON THE ENGINEER'S ESTIMATE.
5. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING SOIL CONDITIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION. A GEOTECHNICAL REPORT IS AVAILABLE FROM THE OWNER. THE CONTRACTOR SHALL ABIDE BY THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
6. THE CONTRACTOR IS RESPONSIBLE FOR EXAMINING ALL SITE CONDITIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION AND SHALL COMPARE FIELD CONDITIONS WITH DRAWINGS.
7. THE CONTRACTOR SHALL CONDUCT HIS WORK ACCORDING TO THE REQUIREMENTS OF THE PERMITS.
8. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL UTILITY INFORMATION SHOWN ON THE PLANS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL CALL DIGGER'S HOTLINE AT 1-800-242-8511 TO NOTIFY THE UTILITIES OF HIS INTENTIONS, AND TO REQUEST FIELD STAKING OF EXISTING UTILITIES.
9. CONTRACTOR IS ADVISED THAT ALL MUD AND DEBRIS MUST NOT BE DEPOSITED ONTO THE ADJACENT ROADWAYS PER THE REQUIREMENT OF THE MUNICIPALITY OR OTHER APPROPRIATE GOVERNMENT AGENCIES.
10. ANY ADJACENT PROPERTIES OR ROAD RIGHT-OF-WAYS WHICH ARE DAMAGED DURING CONSTRUCTION MUST BE RESTORED BY THE CONTRACTOR. THE COST OF THE RESTORATION IS CONSIDERED INCIDENTAL, AND SHOULD BE INCLUDED IN THE BID PRICES.

STORM SEWER & STORM WATER MANAGEMENT NOTES

STORM SEWER AND STORMWATER MANAGEMENT SHALL BE AS FOLLOWS:

1. STORM SEWER PIPE BEDDING SHALL BE CLEAR STONE.
2. MINIMUM COVER FOR ALL STORM SEWER SHALL BE 2'.
3. EXCAVATED MATERIAL FROM THE TRENCH NOT SUITABLE FOR BACKFILL AS DEEMED BY THE PUBLIC SERVICES DIRECTOR SHALL BE HAULED OFF-SITE AND SELECT TRENCH BACKFILL WILL BE REQUIRED.
7. EXTREME CAUTION MUST BE FOLLOWED REGARDING THE COMPACTION OF ALL UTILITY TRENCHES. MECHANICALLY COMPACTED GRANULAR BACKFILL IS REQUIRED UNDER AND WITHIN 5 FEET OF ALL PAVEMENT INCLUDING SIDEWALKS AND FUTURE PARKING AREA AS SPECIFIED ON PLANS. FLOODING OF BACKFILL MATERIAL IS NOT ALLOWED. THE COST OF THIS GRANULAR MATERIAL AND ITS COMPACTION IS CONSIDERED INCIDENTAL AND SHALL BE INCLUDED IN THE COST OF THE PROPOSED UTILITY.
8. PRIOR TO FINAL PAVING OPERATIONS, THE UTILITY CONTRACTOR SHALL ADJUST ALL MANHOLE AND INLET RIMS AND VALVE BOXES TO FINISHED GRADE.
9. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE OWNER WITH A SET OF MARKED-UP PRINTS SHOWING ALL CHANGES MADE DURING THE CONSTRUCTION PROCESS. ANY CHANGES TO THE DRAWINGS OR ADDITIONAL ITEMS MUST BE REPORTED TO THE OWNER.
10. STORM SEWER WITHIN STREET RIGHT-OF-WAYS SHALL BE REINFORCED CONCRETE PIPE.
11. EXCAVATED MATERIAL FROM THE TRENCH NOT SUITABLE FOR BACKFILL AS DEEMED BY THE ENGINEER SHALL BE REMOVED AND REPLACED WITH SELECT TRENCH BACKFILL.
13. MANHOLES 3' DEEP AND GREATER SHALL BE CONSTRUCTED WITH STEPS.
14. INLETS AT LOW POINTS SHALL HAVE TYPE NEENAH TYPE R GRATES. INLETS ON GRADE SHALL BE DIRECTIONAL TYPE L. INLETS SHALL ALL BE STAMPED "DRAINS TO RIVER".
15. ALL INFILTRATION BASINS SHALL INCLUDE ENGINEERED SOILS OR PERMAMATRIX SOIL AMENDMENT APPLIED PER MANUFACTURER RECOMMENDATIONS.
16. ALL STORM WATER MANAGEMENT FACILITIES SHALL BE SEEDED WITH A NATIVE SEED MIXTURE WITHIN THE LIMITS OF THE OUTLOT OR EASEMENT. THE NATIVE SEED MIXTURE SHALL BE APPROVED BY THE ENGINEER.
17. ALL STORM WATER FACILITIES SHALL CONFORM TO WisDNR TECHNICAL STANDARDS FOR PRE AND POST CONSTRUCTION STORM WATER MANAGEMENT.
18. THE LAST TWO PIPES SHALL BE STRAPPED TOGETHER AT END SECTIONS ON ALL PIPES 18" AND GREATER.
19. TRASH GRATES SHALL BE PROVIDED ON ALL END SECTIONS ON ENCLOSED STORM SEWER NETWORKS.
20. EROSION MAT IS REQUIRED FOR ALL RESTORATION ON SLOPES AT OR GREATER THAN 4:1, AND IN AREAS THAT CHANNEL WATER.
21. BIODEGRADABLE EROSION MAT AND BIODEGRADABLE STAPLES ARE REQUIRED ON ALL SLOPES LESS THAN 3:1 OUTSIDE OF DRAINAGE CHANNELS WHERE EROSION MAT IS REQUIRED. EROSION MAT SHALL BE PROVIDED IN ALL STREET TERRACES.
22. SILT FENCE AND INLET PROTECTION REMOVAL IS REQUIRED AFTER VEGETATION HAS BEEN ESTABLISHED.
23. STORM SEWER SHALL BE HDPE UNLESS OTHERWISE SPECIFIED ON PLANS.
24. NYLOPLAST STRUCTURES SHALL MEET ALL MANUFACTURERS INSTALLATION RECOMMENDATIONS.
25. NYLOPLAST STRUCTURES SHALL HAVE STANDARD FRAMES/GRATES UNLESS OTHERWISE NOTED ON THE PLAN SET.
12. ADJUSTMENT RINGS SHALL HAVE A MINIMUM HEIGHT OF 4" AND A MAXIMUM HEIGHT OF 12". ADJUSTMENT RINGS FOR STORM MANHOLES SHALL BE POLYETHYLENE PLASTIC OR APPROVED EQUAL. CURB INLET ADJUSTMENT RINGS SHALL BE CONCRETE.

SANITARY SEWER

1. SANITARY SEWER SHALL BE PVC AND BEDDED WITH CLASS C BEDDING (CLEAR STONE). SEWER SHALL BE SDR-35 FOR DEPTHS UP TO 20' AND SDR-26 FOR DEPTHS GREATER THAN 20'.
2. TRACER WIRE SHALL BE INSTALLED WITH ALL NEW LATERALS IN ACCORDANCE TO THE STANDARD DETAIL DRAWINGS.
3. TRACER WIRE BOXES SHALL BE PROVIDED. "SEWER" SHALL BE STAMPED IN THE LID OF THE ACCESS BOX.
4. ALL MANHOLE CASTINGS SHALL BE NEENAH R-1550 WITH TYPE B NON-ROCKING LIDS AND CONCEALED PICK HOLES. EXTERNAL CHIMNEY SEALS SHALL BE INSTALLED.
5. EXCAVATED MATERIAL FROM THE TRENCH NOT SUITABLE FOR BACKFILL AS DEEMED BY THE ENGINEER SHALL BE REMOVED AND REPLACED WITH SELECT TRENCH BACKFILL.
6. MANDREL TESTING IS REQUIRED ON ALL SANITARY SEWER. LOW PRESSURE AIR TESTS ARE REQUIRED ON ALL NEW SANITARY SEWER CONSTRUCTION.
7. LATERAL ENDS SHALL BE CAPPED WITH A GLUED ON CAP AND MARKED WITH A PAINTED 4X4 POST.
8. ALL SANITARY SEWER CONSTRUCTION SHALL MEET THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.
9. MANHOLES SHALL BE CONSTRUCTED WITH STEPS.
10. DROP MANHOLES SHALL BE OUTSIDE DROP PRECAST CONCRETE STRUCTURES.
11. ALL MANHOLE JOINTS SHALL BE WRAPPED WITH GATOR WRAP OR APPROVED EQUAL.
12. ADJUSTMENT RINGS SHALL HAVE A MINIMUM HEIGHT OF 4" AND A MAXIMUM HEIGHT OF 12". ADJUSTMENT RINGS SHALL BE POLYETHYLENE PLASTIC OR APPROVED EQUAL.

WATER MAIN

1. WATER MAIN SHALL BE DUCTILE IRON UNLESS OTHERWISE APPROVED, AND BEDDED WITH TYPE 3 EMBEDMENT (SAND OR SAND SCREENINGS). BEDDING SHALL BE A MINIMUM OF 6" UNDER AND 12" OVER TOP OF THE PIPE.
2. WATER MAIN SHALL BE INSTALLED WITH TRACER WIRE. TRACER WIRE SHALL EXTEND TO THE SURFACE AT ALL HYDRANTS IN A TRACER WIRE ACCESS BOX.
3. MECHANICAL JOINT FITTINGS WITH MEGA LUGS ARE REQUIRED FOR ALL DIRECTIONAL CHANGE FITTINGS AND WATERMAIN ENDS. ALL BOLTS SHALL BE STAINLESS STEEL. ALL FITTINGS SHALL BE "MADE IN AMERICA" CERTIFIED.
4. LATERAL ENDS SHALL BE MARKED WITH A PAINTED 4X4 WOOD POST.
5. WATER MAINS SHALL UNDERGO A PRESSURE AND LEAKAGE TEST. SERVICES SHALL BE TESTED TO THE CURB STOP. SERVICES 4" AND LAGER WITH JOINTED PIPE SHALL BE TESTED AGAINST THE VALVE WITH A SECOND TEST OUT TO THE PLUG. THE SECOND TEST MAY BE OF SHORTER DURATION AS APPROVED BY THE PUBLIC SERVICES DIRECTOR.
6. EXCAVATED MATERIAL FROM THE TRENCH NOT SUITABLE FOR BACKFILL AS DEEMED BY THE ENGINEER SHALL BE REMOVED AND REPLACED WITH SELECT TRENCH BACKFILL.
7. ALL WATER MAIN CONSTRUCTION SHALL MEET THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.
8. INSULATION SHALL BE PROVIDED AT ALL STORMS SEWER CROSSINGS OF MAINS AND LATERALS.
9. WATER SERVICES 2" OR SMALLER SHALL BE TYPE "K" COPPER OR APPROVED EQUAL.
10. WATER MAIN SHALL HAVE A MINIMUM COVER OF 6.5' WITH PROPER CLEARANCES BETWEEN THE WATERMAIN AND STORM/SANITARY SEWERS.
11. FIRE HYDRANTS SHALL BE WATEROUS PACER WB67 OR APPROVED EQUAL WITH A 5' FIBERGLASS ROD WITH SPRING; RED AND WHITE IN COLOR. A STORZ NOZZLE SHALL BE PROVIDED.
12. CURB BOXES SHALL BE BINGHAM AND TAYLOR BUFFALO TYPE OR APPROVED EQUAL AND INSTALLED WITH THE EXTENSION ROD AND GUIDE RING.
13. CURB VALVES SHALL BE MUELLER H15209 OR APPROVED EQUAL FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.
14. CORPORATION STOPS SHALL BE MUELLER H15008 OR APPROVED EQUAL FOR 1" SERVICES OR EQUIVALENT FOR LARGER SERVICES.
15. WATER VALVES SHALL BE AMERICAN FLOW CONTROL SERIES 2500 RESILIENT WEDGE GATE VALVES OR APPROVED EQUAL.

ADDITIONAL UTILITY NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO THE START OF CONSTRUCTION.
2. BEFORE PROCEEDING WITH ANY UTILITY CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE EACH EXISTING LATERAL OR POINT OF CONNECTION AND VERIFY THE LOCATION AND ELEVATION OF ALL UTILITIES. IF ANY EXISTING UTILITIES ARE NOT AS SHOWN ON THE DRAWINGS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY FOR POSSIBLE REDESIGN.
3. PRIOR TO FINAL PAVING OPERATIONS, THE UTILITY CONTRACTOR SHALL ADJUST ALL MANHOLE AND INLET RIMS AND VALVE BOXES TO FINISHED GRADE.
4. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE OWNER WITH A SET OF MARKED-UP PRINTS SHOWING ALL CHANGES MADE DURING THE CONSTRUCTION PROCESS. ANY CHANGES TO THE DRAWINGS OR ADDITIONAL ITEMS MUST BE REPORTED TO THE OWNER.
5. THE PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED ACCORDING TO WISCONSIN ADMINISTRATIVE CODE. SECTION SPS 382-384, LATEST EDITION, THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, LATEST EDITION, AND THE LOCAL ORDINANCES AND SPECIFICATIONS.
6. ALL CONNECTIONS TO EXISTING PIPES AND MANHOLES SHALL BE CORED CONNECTIONS.
7. PROPOSED SANITARY SEWER, WATER MAIN, AND INTERNALLY CONNECTED STORM SEWER SHOWN ON THIS PLAN SHALL TERMINATE AT POINT FIVE (5) FEET FROM THE EXTERIOR BUILDING WALL. STORM SEWER CONNECTING TO EXTERIOR DOWN SPOUTS SHALL BE PER DETAILS ON THE ARCHITECTURAL PLANS. THE EXACT LOCATION OF ALL DOWN SPOUTS SHALL BE PER THE ARCHITECTURAL PLANS.
8. EXTREME CAUTION MUST BE FOLLOWED REGARDING THE COMPACTION OF ALL UTILITY TRENCHES. MECHANICALLY COMPACTED GRANULAR BACKFILL IS REQUIRED UNDER AND WITHIN 5 FEET OF ALL PAVEMENT INCLUDING SIDEWALKS. FLOODING OF BACKFILL MATERIAL IS NOT ALLOWED. THE COST OF THIS GRANULAR MATERIAL AND ITS COMPACTION IS CONSIDERED INCIDENTAL AND SHALL BE INCLUDED IN THE COST OF THE PROPOSED UTILITY.
9. TRACER WIRE SHALL BE INSTALLED ON ALL BURIED NON-METALLIC SANITARY SEWERS, PRIVATE SANITARY INTERCEPTOR MAIN SEWERS, STORM BUILDING SEWERS, AND PRIVATE STORM INTERCEPTOR MAIN SEWERS THAT DISCHARGE TO MUNICIPAL MAINS. TRACER WIRE SHALL BE A MINIMUM OF 12-GAUGE, INSULATED, SINGLE-CONDUCTOR COPPER WIRE OR EQUIVALENT. TRACER WIRE COLOR SHALL BE BLUE FOR POTABLE WATER, GREEN FOR SANITARY SEWER, AND BROWN FOR STORM SEWER.

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PROJECT INFORMATION

HILLDALE SHOPPING CENTER

HILLDALE

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ISSUANCE AND REVISIONS

#	DATE	DESCRIPTION
	8-01-2025	CITY SUBMITTAL

KEY PLAN

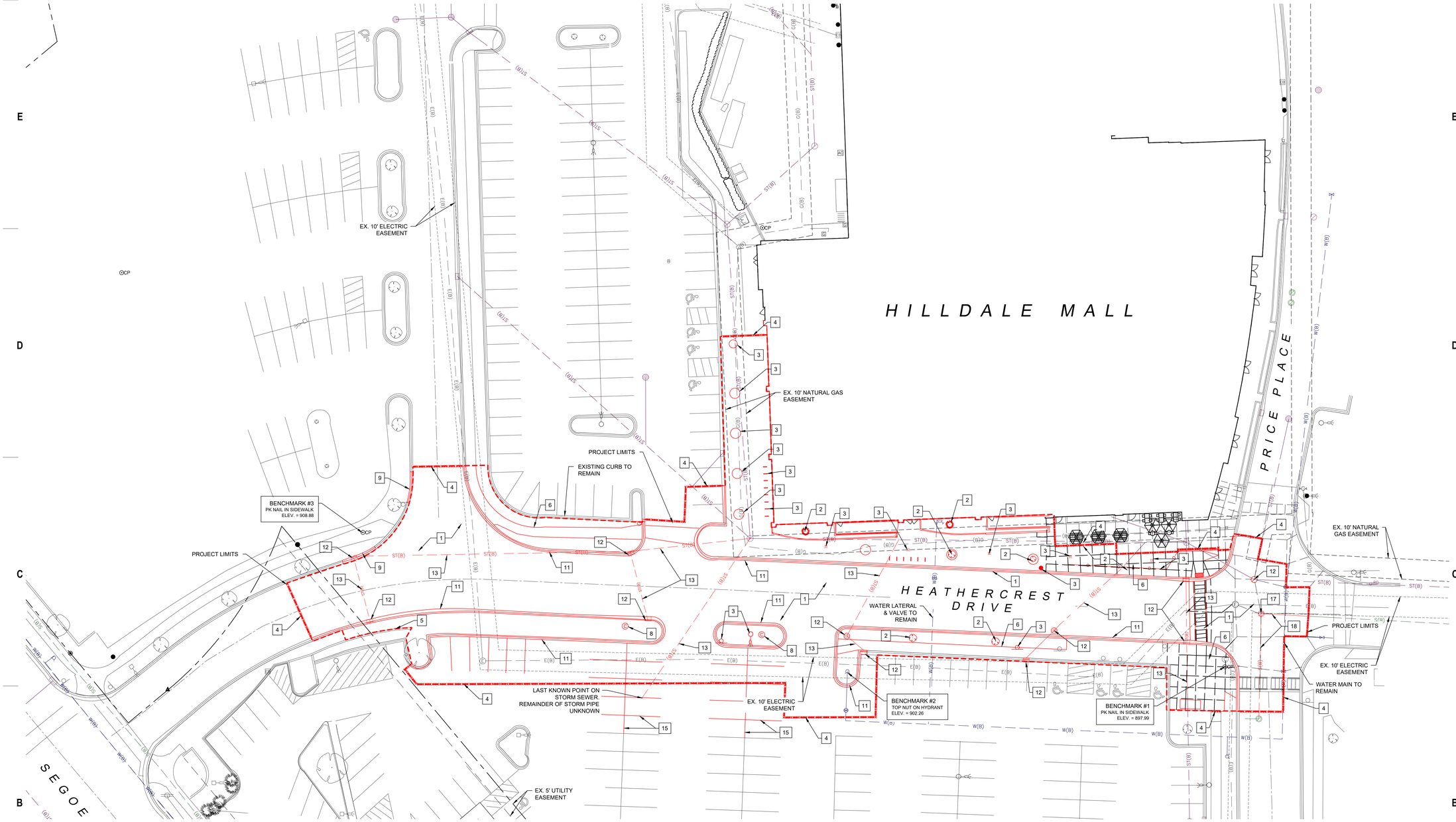
SHEET INFORMATION

PROJECT MANAGER SJA

PROJECT NUMBER 125.0640.30

LEGEND & NOTES

C 100



BENCHMARK TABLE

NUMBER	NORTHING	EASTING	ELEV.	DESCRIPTION
BENCHMARK 1	481570.9110	802867.1820	897.99	PK NAIL IN SIDEWALK
BENCHMARK 2	481568.7190	802681.5230	902.26	TOP NUT OF HYDRANT
BENCHMARK 3	481637.0150	8022443.2430	908.88	PK NAIL IN SIDEWALK

SITE PLAN KEYNOTES

1. EXISTING CONCRETE AND ASPHALT PAVEMENT TO BE REMOVED
2. EXISTING VEGETATION TO INCLUDE TREES AND SHRUBS TO BE REMOVED
3. EXISTING MISC. SITE AMENITIES TO BE REMOVED (BOLLARDS, LIGHT POLES, SIGNS, BIKE RACKS, ETC.)
4. SAW CUT EXISTING PAVEMENT FOR A CLEAN MATCH LINE
5. EXISTING CONCRETE RETAINING WALL TO REMAIN
6. REMOVE EXISTING SIDEWALK
7. REMOVE EXISTING CURB RETURNS
8. UTILITY BOXES TO BE RELOCATED
9. EXISTING CURB AND GUTTER TO BE REPLACED IN KIND
10. NOT USED
11. REMOVE EXISTING CONCRETE CURB
12. EXISTING STORM SEWER STRUCTURE TO BE REMOVED
13. EXISTING STORM SEWER PIPE TO BE REMOVED
14. NOT USED
15. EXISTING PAVEMENT MARKINGS TO BE REMOVED
16. NOT USED
17. EXISTING SANITARY SEWER STRUCTURE TO BE REMOVED
18. EXISTING SANITARY SEWER PIPE TO BE REMOVED

TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

CALL DIGGERS HOTLINE
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TOLL FREE

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PROJECT INFORMATION

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KEY PLAN

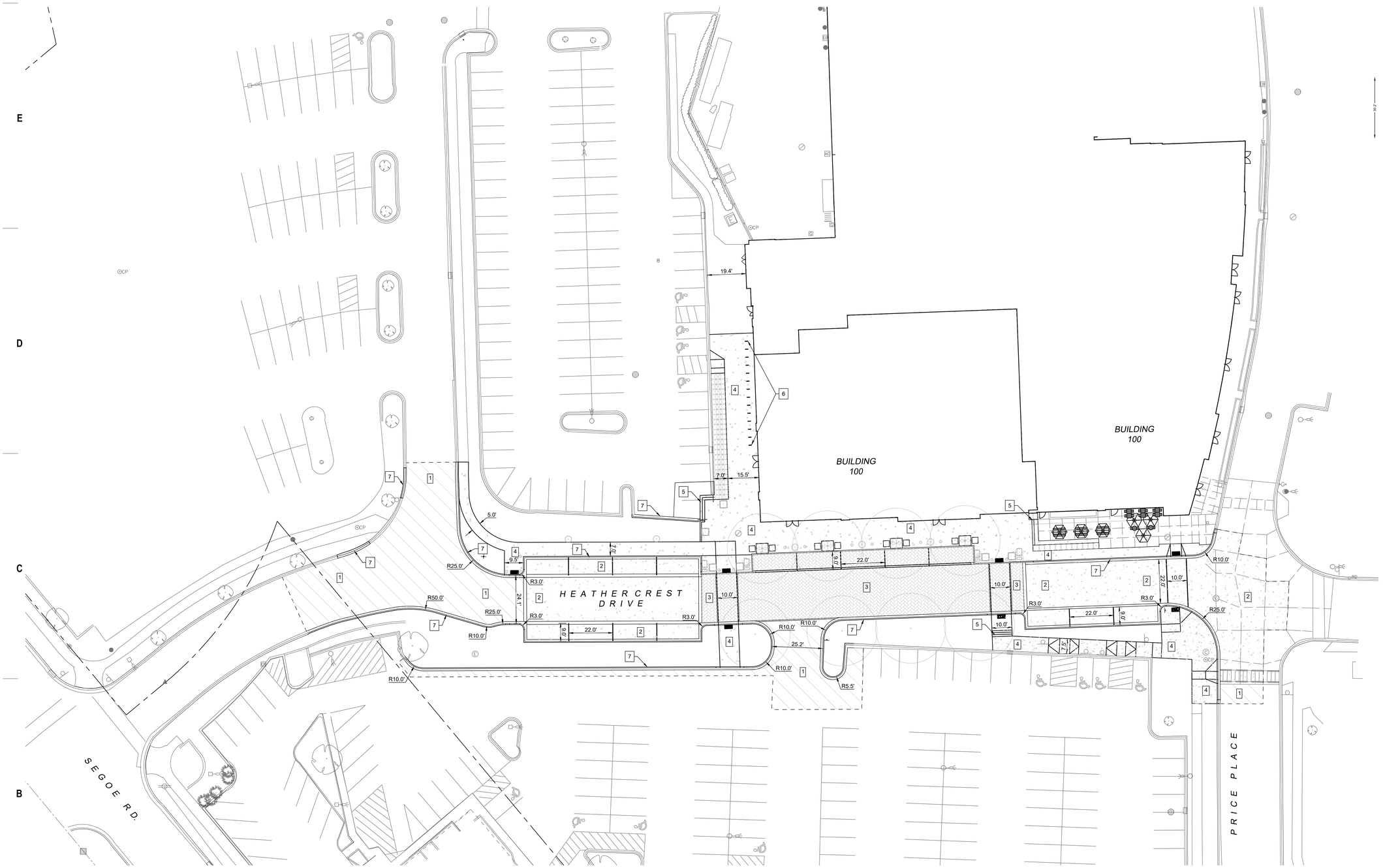
SHEET INFORMATION

PROJECT MANAGER SJA

PROJECT NUMBER 125.0640.30

EXISTING SITE & DEMOLITION PLAN

C 101



KEYNOTES

1. ASPHALT PAVEMENT, SEE DETAIL ON C 504
2. CONCRETE PAVEMENT, SEE DETAIL ON C 504
3. BRICK PAVERS, INSTALLATION DETAILS BY OTHERS
4. CONCRETE SIDEWALK, SEE DETAILS ON C 504
5. CONCRETE STEPS, DESIGN BY OTHERS
6. BIKE RACKS
7. CONCRETE CURB AND GUTTER, SEE DETAIL ON C 504

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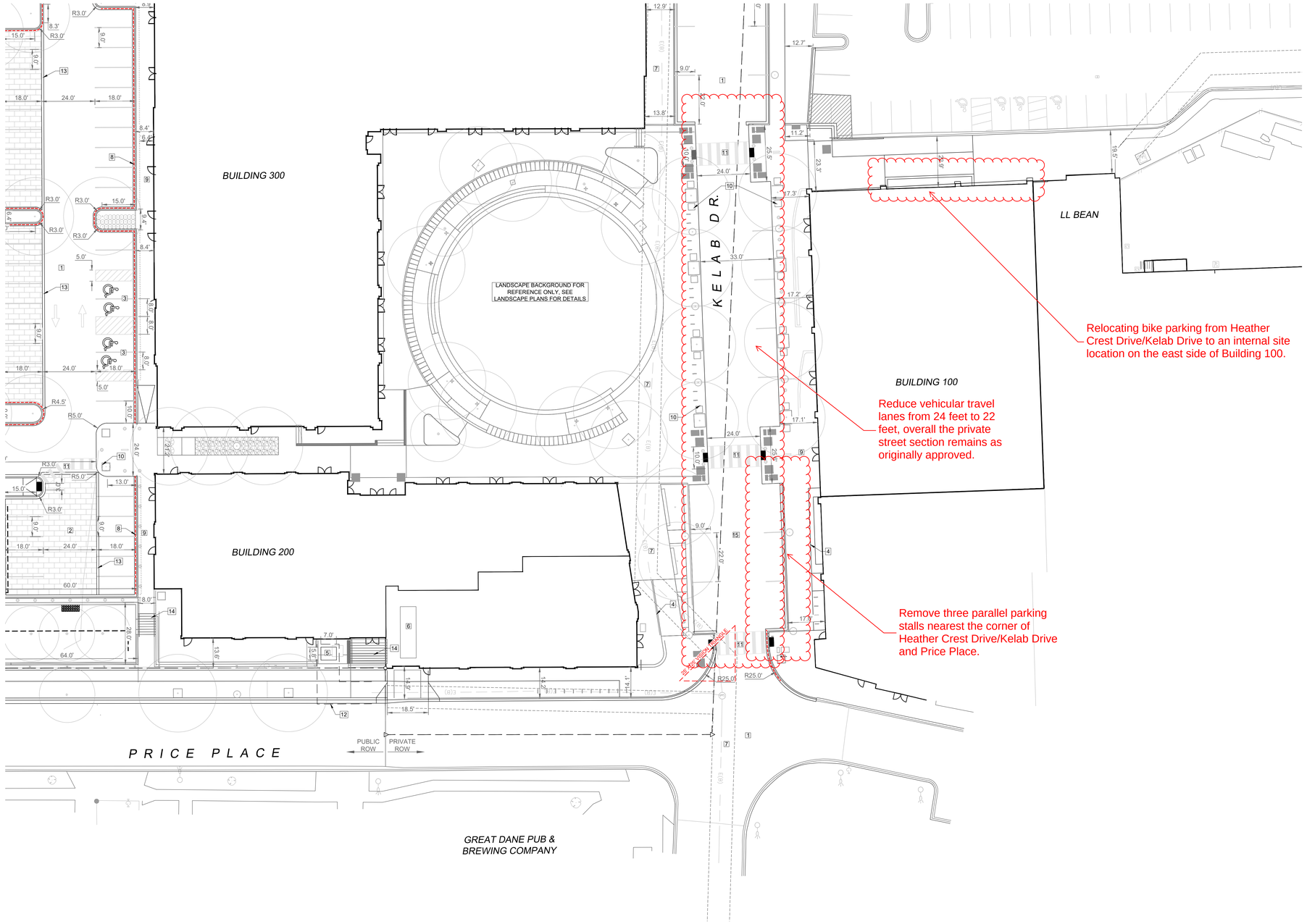
PROJECT MANAGER SJA

PROJECT NUMBER 125.0640.30

OVERALL SITE PLAN

C 200



SITE PLAN KEYNOTES

1. PROPOSED ASPHALT PAVEMENT
2. PROPOSED PERMEABLE PAVERS
3. A.D.A. ACCESSIBLE PARKING SPACE WITH LOADING ZONE. PROVIDE APPROPRIATE STRIPING AND PAVEMENT MARKINGS.
4. PROPOSED RETAINING WALL - CAST IN PLACE BY OTHERS
5. PROPOSED TRANSFORMER LOCATION. EXACT DIMENSIONS TBD.
6. PROPOSED REFUSE AND RECYCLING COMPACTORS
7. EXISTING MG&E EASEMENT AND DUCT BANK
8. REJECT CURB
9. PROPOSED SIDEWALK, 5" THICK
10. PROPOSED BOLLARDS
11. PROPOSED CROSSWALK
12. PROPOSED ELECTRIC EASEMENT
13. 12" CONCRETE RIBBON CURB, SEE DETAIL ON SHEET C 504
14. CONCRETE STEPS AND RAILINGS BY OTHERS
15. CONCRETE PAVEMENT

Summary of Proposed Changes: Adopted Plan

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KEY PLAN

SHEET INFORMATION

0 20 FEET

PROJECT MANAGER SJA

PROJECT NUMBER 120.0311.30

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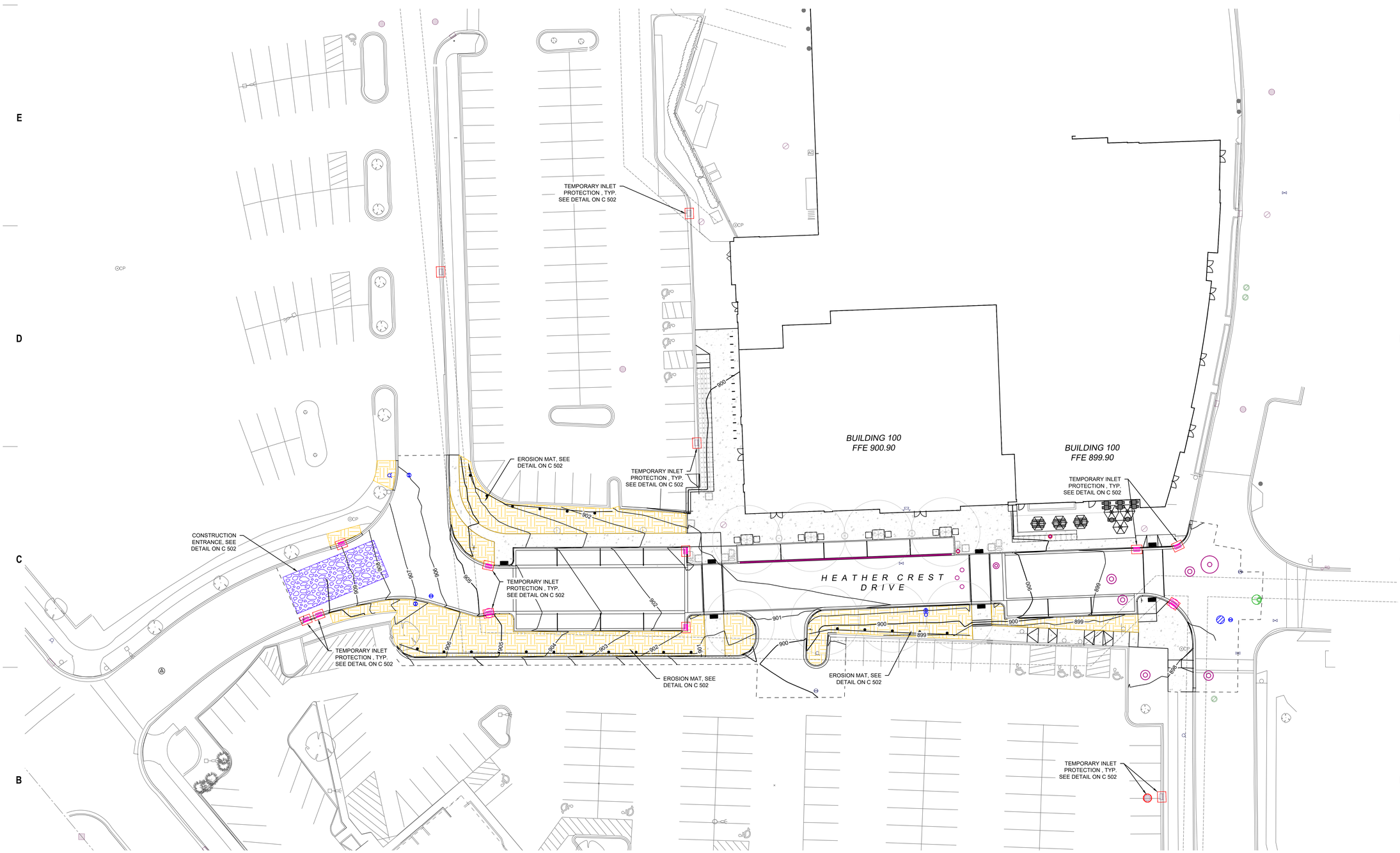
SITE PLAN

C 202



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GRADING & EROSION CONTROL PLAN

C 300

NOTES:

H.P. = HIGH POINT FOR DRAINAGE

L.P. = LOW POINT FOR DRAINAGE

T/C = TOP OF CURB

TW = TOP OF WALL

BW = BOTTOM OF WALL

BC = BACK OF CURB

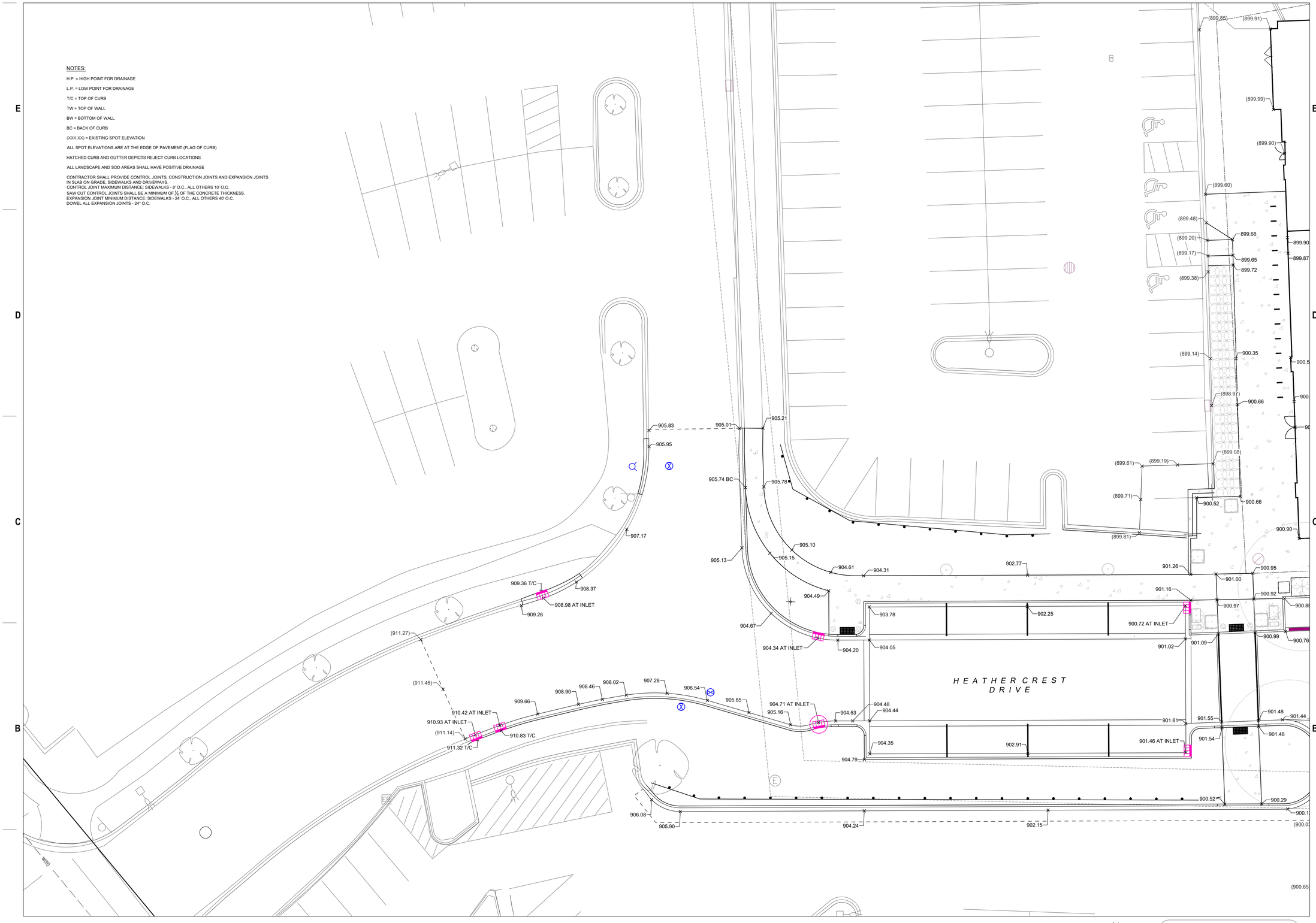
(XXX.XX) = EXISTING SPOT ELEVATION

ALL SPOT ELEVATIONS ARE AT THE EDGE OF PAVEMENT (FLAG OF CURB)

HATCHED CURB AND GUTTER DEPICTS REJECT CURB LOCATIONS

ALL LANDSCAPE AND SOD AREAS SHALL HAVE POSITIVE DRAINAGE

CONTRACTOR SHALL PROVIDE CONTROL JOINTS, CONSTRUCTION JOINTS AND EXPANSION JOINTS IN SLAB ON GRADE, SIDEWALKS AND DRIVEWAYS.
CONTROL JOINT MAXIMUM DISTANCE: SIDEWALKS - 8' O.C., ALL OTHERS 10' O.C.
SAW CUT CONTROL JOINTS SHALL BE A MINIMUM OF ¼ OF THE CONCRETE THICKNESS.
EXPANSION JOINT MINIMUM DISTANCE: SIDEWALKS - 24' O.C., ALL OTHERS 40' O.C.
DOWEL ALL EXPANSION JOINTS - 24" O.C.



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KEY PLAN

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PROJECT NUMBER	125.0640.30

SPOT ELEVATION PLAN

C 301

0 10 FEET

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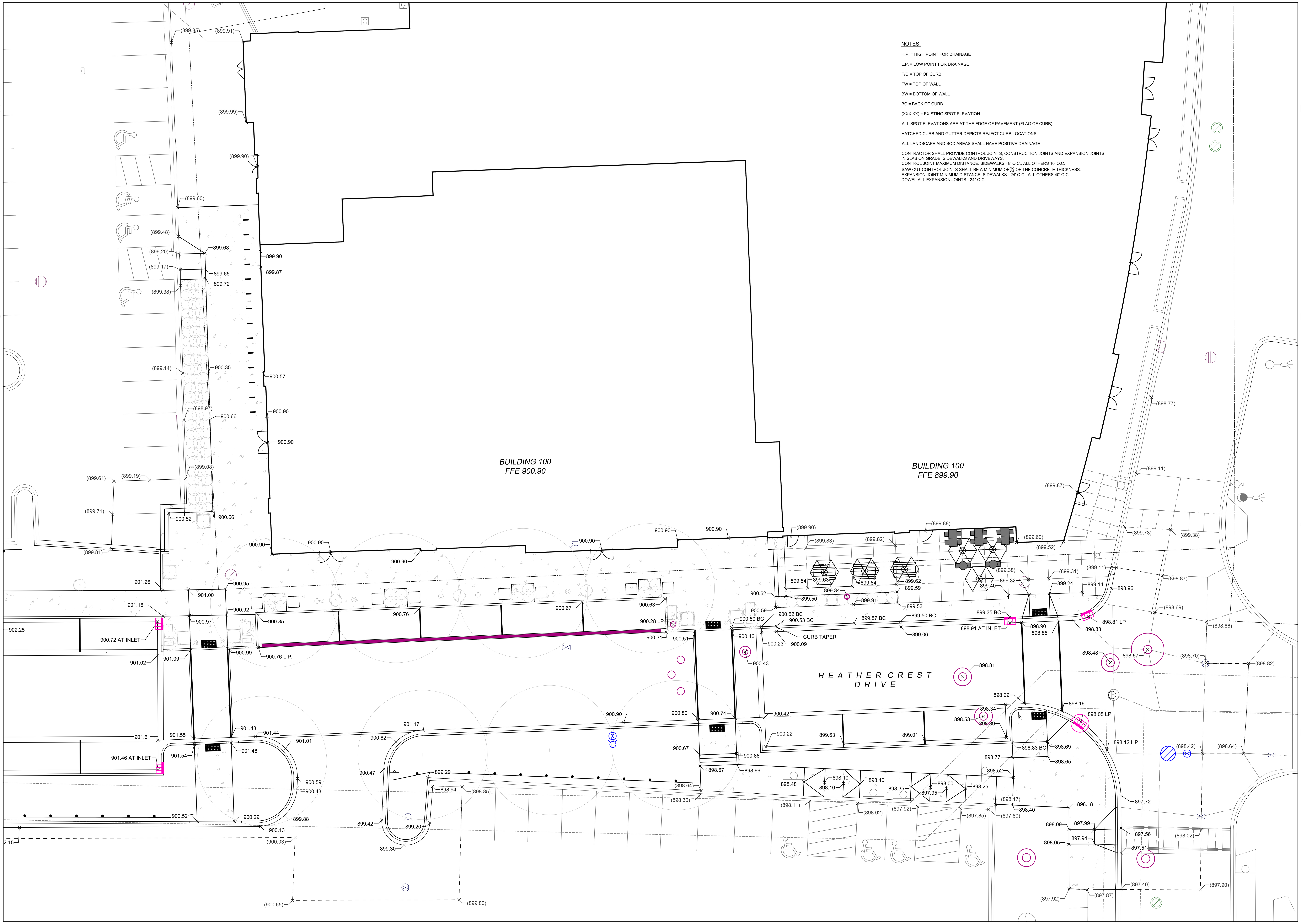

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SAW CUT CONTROL JOINTS SHALL BE A MINIMUM OF 1/4 OF THE CONCRETE THICKNESS.
EXPANSION JOINT MINIMUM DISTANCE: SIDEWALKS - 24' O.C., ALL OTHERS 40' O.C.
DOWEL ALL EXPANSION JOINTS - 24" O.C.

0 10 FEET

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PROJECT MANAGER SJA
PROJECT NUMBER 125.0640.30

SPOT ELEVATION PLAN

C 302

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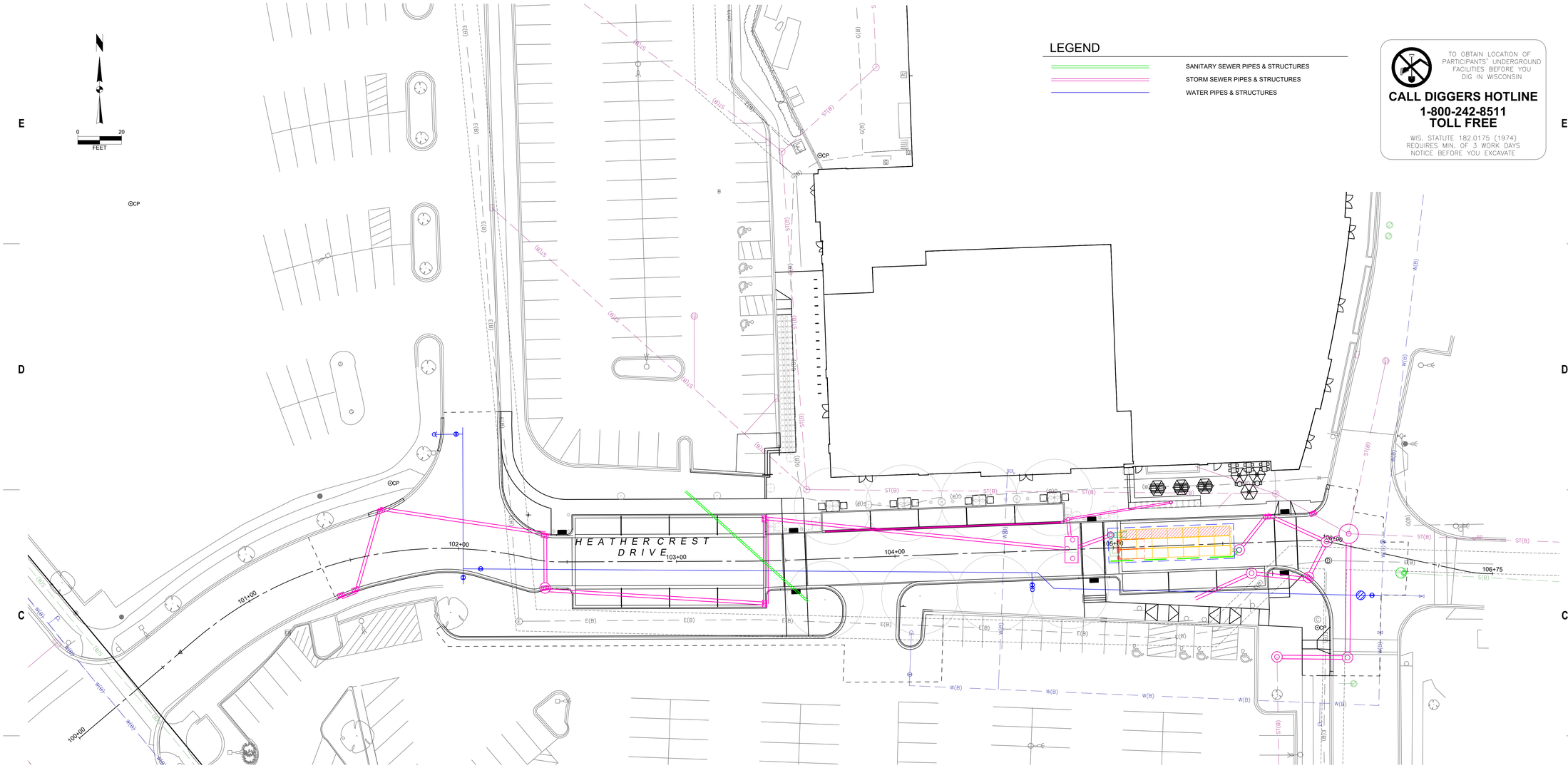

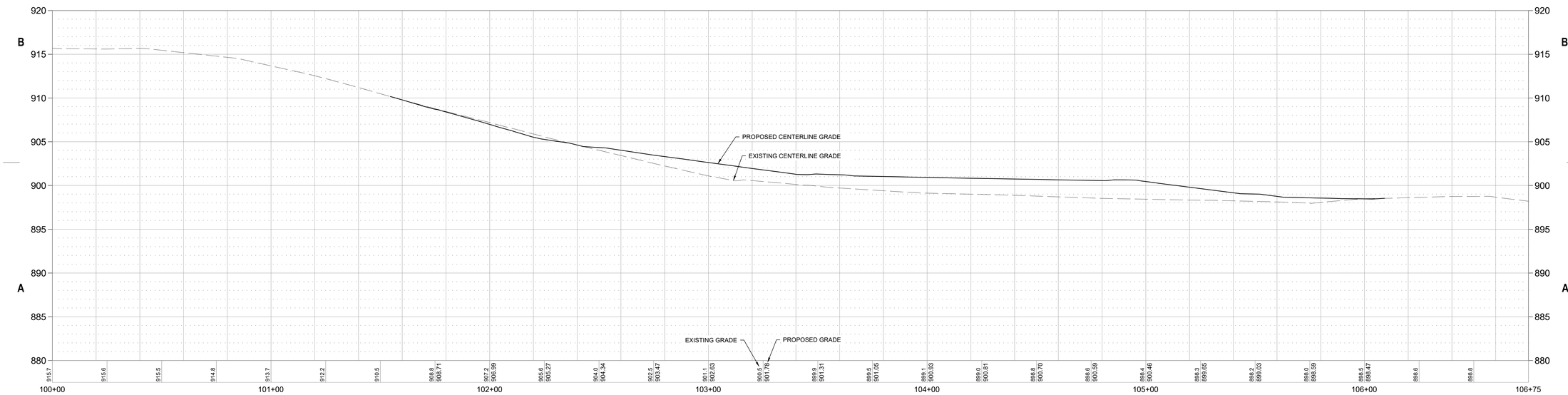

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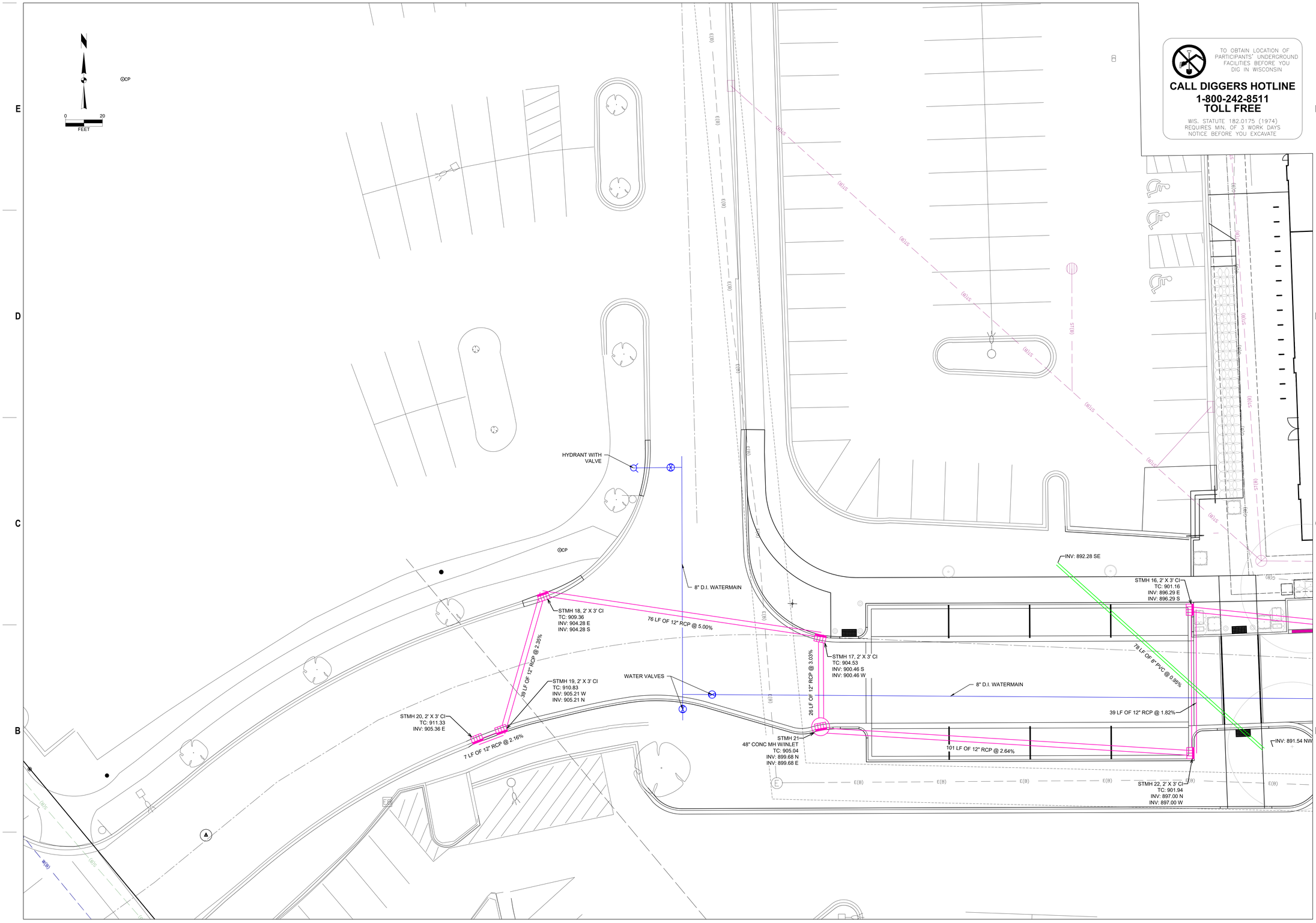
PROJECT MANAGER	SJA
PROJECT NUMBER	125.0640.30

OVERALL UTILITY PLAN

C 400



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PROJECT INFORMATION

HILLDALE SHOPPING CENTER

HILLDALE

702 N Midvale Blvd
Madison, WI 53705

ISSUANCE AND REVISIONS

#	DATE	DESCRIPTION
	8-01-2025	CITY SUBMITTAL

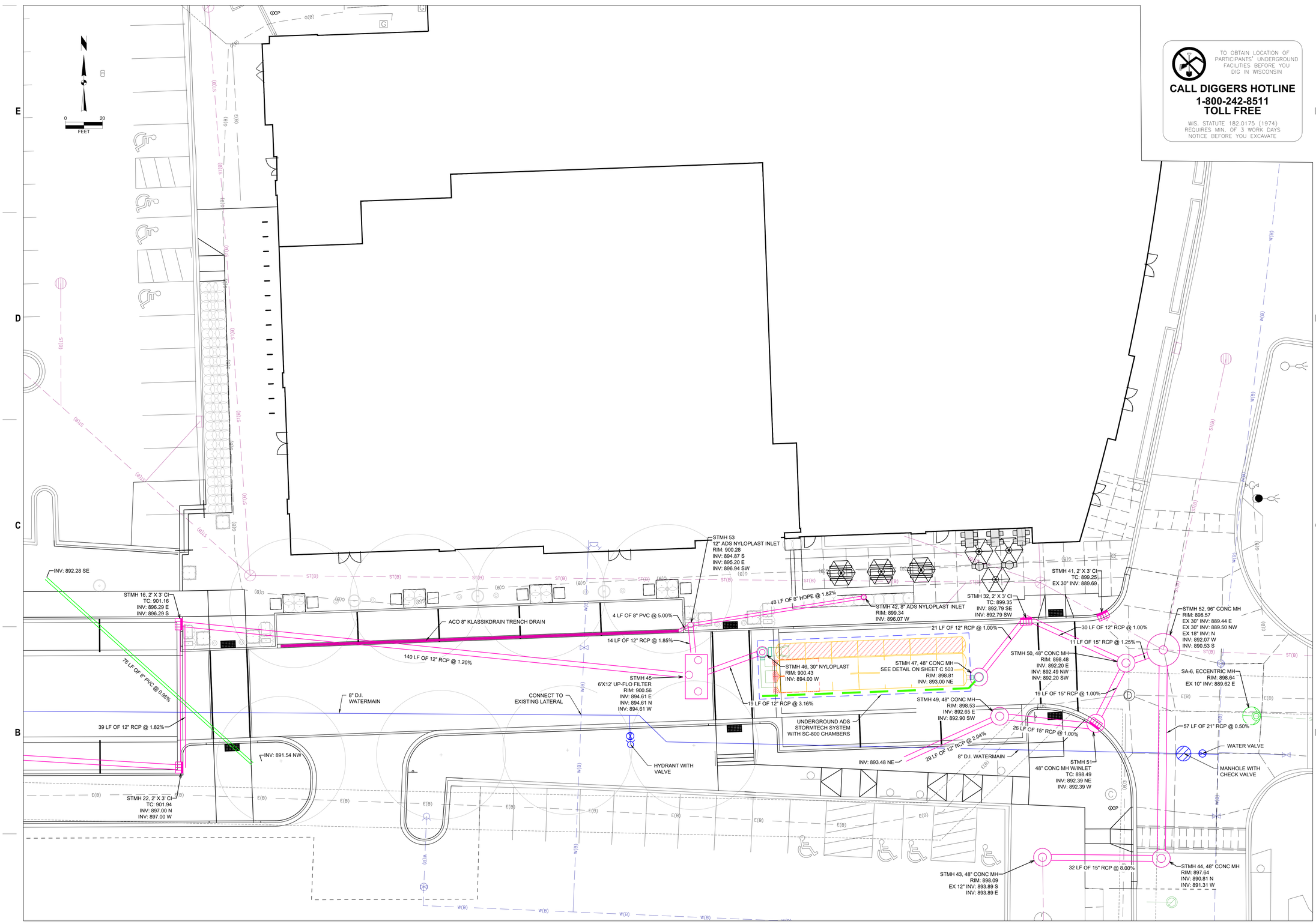
KEY PLAN

SHEET INFORMATION

PROJECT MANAGER	SJA
PROJECT NUMBER	125.0640.30

UTILITY PLAN

C 401



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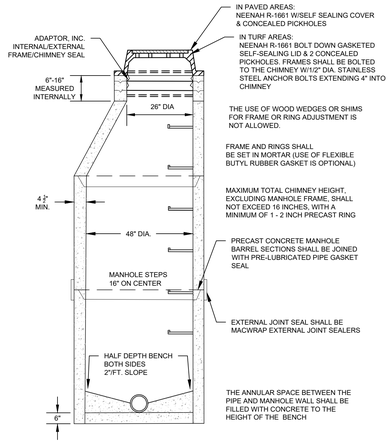
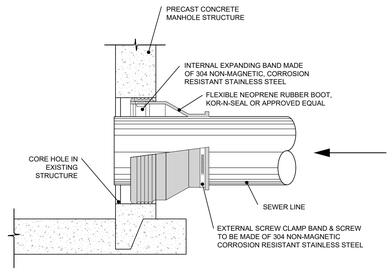
UTILITY PLAN

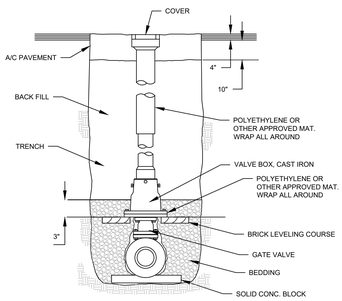
C 402



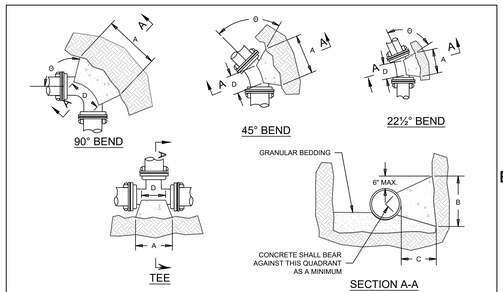
1 / C 501 — SANITARY MANHOLE DETAIL
NOT TO SCALE



4 / C 501 — BOOT CONNECTION DETAIL
NOT TO SCALE



7 / C 501 — WATER VALVE BOX DETAIL
NOT TO SCALE



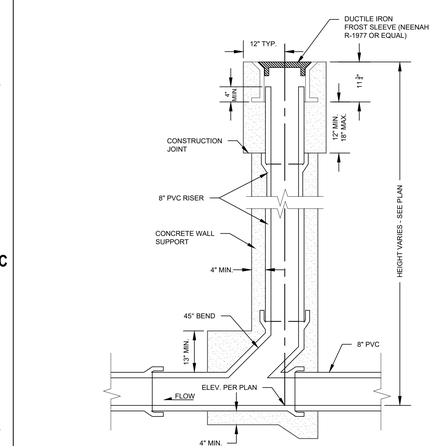
NOTES:
1. WOOD BLOCKING MAY NOT BE USED. ONLY SOLID CONCRETE BLOCKS ARE ALLOWED.
2. DIMENSION "D" SHALL BE AS LARGE AS POSSIBLE, BUT THE CONCRETE SHALL NOT INTERFERE WITH THE MECHANICAL JOINTS.
3. DIMENSION "C" SHALL BE AT LEAST 6 INCHES, AND LARGE ENOUGH TO MAKE THE "B" ANGLE EQUAL TO OR GREATER THAN 45 DEGREES WITH THE DIMENSION "A" AS SHOWN ON THE TABLE, OR GREATER, AND WITH DIMENSION "D" AS LARGE AS POSSIBLE.
4. CONCRETE SHALL BE CLASS "CC".
5. ALL BUTTRESSED JOINTS SHALL INCLUDE MEGALUGS AND CONCRETE BUTTRESSING.

BUTTRESS DIMENSIONS								
PIPE SIZE	TEES *		22.5° BEND		45° BEND		90° BEND	
	A	B	A	B	A	B	A	B
6	1'-3"	1'-0"	1'-0"	1'-0"	1'-0"	1'-0"	1'-4"	1'-2"
8	1'-6"	1'-4"	1'-0"	1'-0"	1'-4"	1'-2"	1'-10"	1'-6"
10/12	2'-3"	2'-0"	1'-4"	1'-4"	1'-10"	1'-10"	2'-8"	2'-3"
14/16	3'-2"	2'-6"	1'-10"	1'-8"	2'-6"	2'-4"	3'-10"	2'-10"
18/20	4'-0"	3'-0"	2'-4"	2'-0"	3'-3"	2'-10"	5'-0"	3'-4"
22/24	5'-3"	3'-4"	2'-10"	2'-4"	4'-0"	3'-3"	6'-4"	3'-10"
30	6'-3"	4'-3"	3'-6"	3'-0"	5'-4"	3'-10"	8'-0"	4'-8"

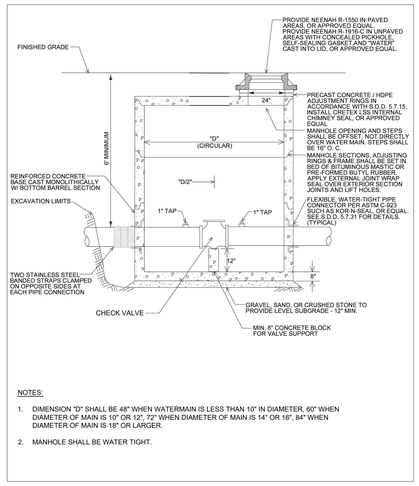
DIMENSIONS IN THE TABLE ARE BASED ON A WATER PRESSURE OF 150 PSI AND SOIL RESISTANCE OF 2000 LBS./SQ.FT.

* = FOR TEE THIS WILL BE THE BRANCH PIPE

10 / C 501 — BUTRESS DETAIL
NOT TO SCALE



2 / C 501 — SANITARY SEWER CLEANOUT
NOT TO SCALE

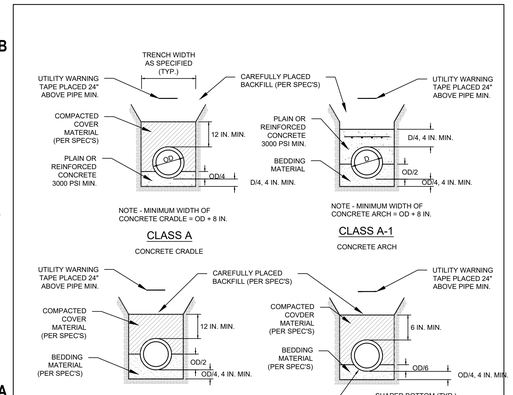


NOTES:
1. DIMENSION "D" SHALL BE 48" WHEN WATERMAIN IS LESS THAN 10" IN DIAMETER, 60" WHEN DIAMETER OF MAIN IS 10" OR 12", 72" WHEN DIAMETER OF MAIN IS 14" OR 16", 84" WHEN DIAMETER OF MAIN IS 18" OR LARGER.
2. MANHOLE SHALL BE WATER TIGHT.

5 / C 501 — WATER MANHOLE WITH CHECK VALVE
NOT TO SCALE

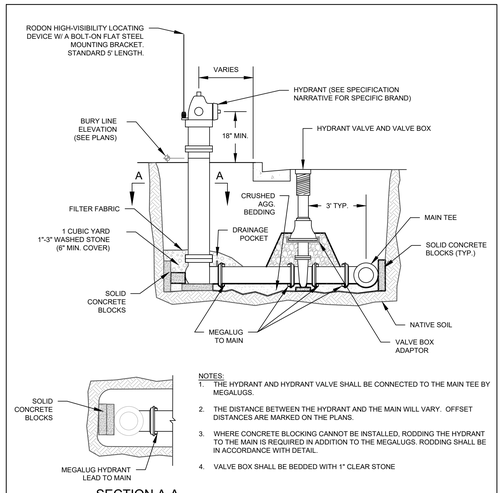
8 / C 501 — NOT USED
NOT TO SCALE

11 / C 501 — NOT USED
NOT TO SCALE



NOTES:
1. ALL PVC AND ABS SEWER MAINS AND LATERALS SHALL BE CLASS "B" MIN., OR AS CALLED FOR IN THE SPECIAL PROVISIONS.
2. ALL BEDDING AND COVER MATERIALS SHALL BE AS SPECIFIED AND SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER.
3. UNDERCUT SHALL BE IN ACCORDANCE WITH SECTION 3 OF THE STORM AND SANITARY SEWER STANDARD SPECIFICATIONS.
4. INSTALL TRACER WIRE ON ALL SANITARY AND STORM SEWER PIPE ALONG WITH WARNING TAPE IN THE TRENCHES.

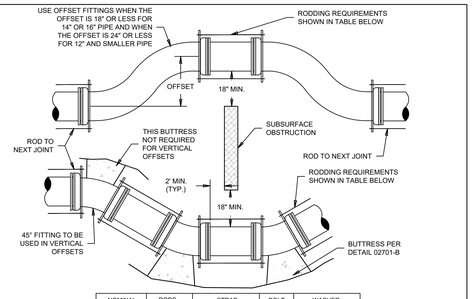
3 / C 501 — SANITARY SEWER BEDDING DETAIL
NOT TO SCALE



NOTES:
1. THE HYDRANT AND HYDRANT VALVE SHALL BE CONNECTED TO THE MAIN TEE BY MEGALUGS.
2. THE DISTANCE BETWEEN THE HYDRANT AND THE MAIN WILL VARY. OFFSET DISTANCES ARE MARKED ON THE PLANS.
3. WHERE CONCRETE BLOCKING CANNOT BE INSTALLED, RODDING THE HYDRANT TO THE MAIN IS REQUIRED IN ADDITION TO THE MEGALUGS. RODDING SHALL BE IN ACCORDANCE WITH DETAIL.
4. VALVE BOX SHALL BE BEDDED WITH 1" CLEAR STONE

SECTION A-A

6 / C 501 — STANDARD HYDRANT DETAIL
NOT TO SCALE



NOMINAL PIPE SIZE	RODS NO.	RODS DIA.	STRAP SIZE	BOLT DIA.	WASHER SIZE
6	3	⅝	⅛ x 2	¾	⅛ x 3 x 5
8	4	⅝	¼ x 2	¾	⅛ x 3 x 5
10	4	⅞	⅛ x 2½	1	⅛ x 3 x 5
12	4	⅞	⅛ x 2½	1	⅛ x 3 x 5
14	4	⅞	⅛ x 2½	1	⅛ x 3 x 5

ALL DIMENSIONS IN THIS TABLE ARE IN INCHES

NOTES:
1. ALL OFFSETS SHALL BE RESTRAINED WITH MEGALUGS. WHERE CONCRETE BUTTRESSING CANNOT BE USED, RODDING MUST BE USED IN ADDITION TO THE MEGALUGS.
2. RODS AND WASHERS TO BE ASTM A-575 MERCHANT QUALITY 0.17-0.24 CARBON. NUTS TO BE AMERICAN STANDARD HEAVY, NOT PRESSED.
3. TIE RODS, BOLTS, NUTS, BANDS AND WASHERS TO BE FURNISHED AND ASSEMBLED BY THE CONTRACTOR.
4. ALL STEEL MATERIAL TO BE GALVANIZED OR BE THOROUGHLY COATED WITH ENGINEER APPROVED COATING.
5. OFFSET FITTINGS REQUIRE CONTINUOUS RODDING IN ALL POSITIONS.
6. VERTICAL OFFSETS SHALL NOT CREATE A HIGH POINT IN THE WATER MAIN. VERTICAL OFFSETS REQUIRE THE SAME RODDING AND BUTTRESSING AS SHOWN ABOVE.

9 / C 501 — OFFSET & RODDING DETAIL
NOT TO SCALE

12 / C 501 — NOT USED
NOT TO SCALE

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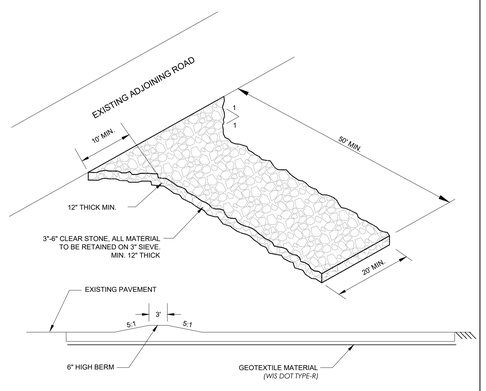
PROJECT MANAGER SJA

PROJECT NUMBER 125.0640.30

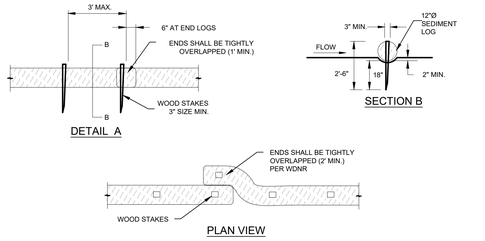
UTILITY DETAILS

C 501



NOTE: MAINTAIN THE ROCK ENTRANCE TO PREVENT TRACKING ONTO PAVEMENT

1 / C 502 CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE



SEDIMENT LOG INSTALLATION NOTES

1. SEE PLAN VIEW FOR THE LOCATION AND LENGTH OF SEDIMENT LOG.
2. SEDIMENT LOG INDICATED ON INITIAL PLAN SHALL BE INSTALLED PRIOR TO ANY LAND-DISTURBING ACTIVITIES.
3. SEDIMENT LOG SHALL CONSIST OF STRAW, COMPOST, EXCELSIOR, OR COCONUT FIBER.
4. NOT FOR USE IN CONCENTRATED FLOW AREAS.
5. THE SEDIMENT LOG SHALL BE TRENCHED INTO THE GROUND A MINIMUM OF ½ OF THE DIAMETER OF THE SEDIMENT LOG.
6. SEDIMENT LOG SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH WDNR TECHNICAL STANDARDS 1071

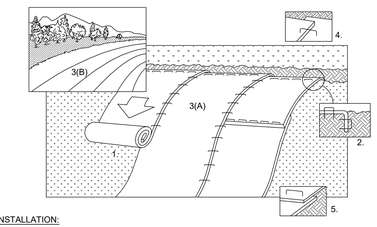
SEDIMENT LOG MAINTENANCE NOTES

1. THE CONTRACTOR SHALL INSPECT SEDIMENT LOGS DAILY, DURING AND AFTER ANY STORM EVENT AND MAKE REPAIRS OR CLEAN OUT UPSTREAM SEDIMENT AS NECESSARY.
2. SEDIMENT ACCUMULATED UPSTREAM OF THE SEDIMENT LOGS SHALL BE REMOVED WHEN THE UPSTREAM SEDIMENT DEPTH IS WITHIN ½ THE HEIGHT OF THE CREST OF LOG.
3. SEDIMENT LOGS SHALL BE REMOVED AT THE END OF CONSTRUCTION. IF ANY DISTURBED AREA EXISTS AFTER REMOVAL, IT SHALL BE DRILL SEEDED AND CRIMP MULCHED OR OTHERWISE STABILIZED.

4 / C 502 SEDIMENT LOG DETAIL
NOT TO SCALE

NOTE:

REFER TO GENERAL STAPLE PATTERN GUIDE FOR CORRECT STAPLE PATTERN RECOMMENDATIONS FOR SLOPE INSTALLATIONS.



INSTALLATION:

1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING APPLICATION OF FERTILIZER AND SEED. NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN 6" DEEP X 6" WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.
3. ROLL THE BLANKETS
   (A.) DOWN THE SLOPE
   (B.) HORIZONTALLY ACROSS THE SLOPE
4. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2" OVERLAP.
5. WHEN BLANKETS MUST BE SPLICED DOWN THE SLOPE, PLACE BLANKETS END OVER END (SHINGLE STYLE) WITH APPROXIMATELY 4" OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" APART.
6. ALL BLANKETS MUST BE SECURELY FASTENED TO THE SLOPE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS RECOMMENDED BY THE MANUFACTURER.
7. EROSION MAT SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD # 1052.

6 / C 502 EROSION CONTROL MAT - SLOPE INSTALLATION
NOT TO SCALE

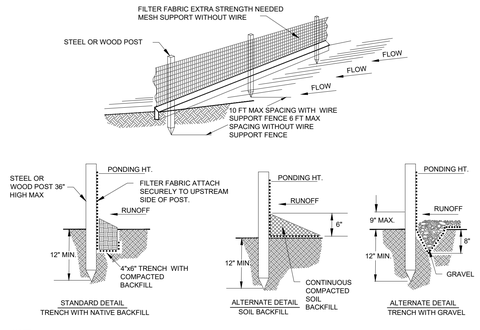
EROSION CONTROL NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING COPIES OF ALL PERMITS, INCLUDING WISDNR WPDES DISCHARGE PERMIT (IF APPLICABLE), COUNTY AND LOCAL EROSION CONTROL PERMIT. CONTRACTOR IS RESPONSIBLE FOR ABIDING BY ALL PERMIT REQUIREMENTS AND RESTRICTIONS.
2. ALL EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO LAND DISTURBING ACTIVITIES.
3. ALL INSTALLATION AND MAINTENANCE OF EROSION CONTROL PRACTICES SHALL BE IN ACCORDANCE WITH THE APPLICABLE WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR) TECHNICAL STANDARD, FOUND AT: http://dnr.wi.gov/topic/stormwater/standards/const_standards.html OR THE WISCONSIN CONSTRUCTION SITE BEST MANAGEMENT PRACTICE HANDBOOK IF A TECHNICAL STANDARD IS NOT AVAILABLE.
4. ALL EROSION CONTROL FACILITIES SHALL BE MAINTAINED THROUGHOUT THE DURATION OF THE PROJECT AND WARRANTY PERIOD IN CONFORMANCE WITH ALL APPLICABLE PERMITS ISSUED FOR THE PROJECT.
5. ALL EROSION AND SEDIMENTATION CONTROL PRACTICES SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES OF RAIN OR MORE DURING A 24 HOUR PERIOD. REPAIRS SHALL BE MADE IMMEDIATELY TO EROSION CONTROL PRACTICES AS NECESSARY.
6. TEMPORARY STOCKPILES SHALL BE STABILIZED IF NOT REMOVED IN 10 DAYS. PERIMETER CONTROL ON THE DOWNHILL SIDE SHALL BE IN PLACE AT ALL TIMES (SILT FENCE OR APPROVED EQUAL).
7. TEMPORARY SEED MIXTURE SHALL CONFORM TO 630.2.1.5.1.4 OF THE WISDOT STANDARD SPECIFICATIONS USE WINTER WHEAT OR RYE FOR FALL PLANTINGS STARTED AFTER SEPTEMBER 1.
8. DISTURBED AREAS THAT CANNOT BE STABILIZED WITH A DENSE GROWTH OF VEGETATION BY SEEDING AND MULCHING DUE TO TEMPERATURE OR TIMING OF CONSTRUCTION, SHALL BE STABILIZED BY APPLYING ANIONIC POLYACRYLAMIDE (PAM) IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1050.
9. SEDIMENT SHALL BE REMOVED FROM THE SEDIMENT BASINS TO MAINTAIN A THREE FOOT DEPTH OF TREATMENT, MEASURED BELOW THE NORMAL WATER ELEVATION. SEDIMENT WILL BE REMOVED FROM THE DIVERSION DITCHES WHEN IT REACHES HALF THE HEIGHT OF THE DITCH. SEDIMENT WILL BE REMOVED FROM BEHIND THE SILT FENCE AND DITCH CHECKS WHEN IT REACHES HALF THE HEIGHT OF THE FENCE/BALE THE SILT FENCE AND DITCH CHECKS SHALL BE REPAIRED AS NECESSARY TO MAINTAIN A BARRIER.
10. ALL WATER FROM CONSTRUCTION DEWATERING SHALL BE TREATED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1061 PRIOR TO DISCHARGE TO WATERS OF THE STATE, WETLANDS, OR OFFSITE.
11. THE CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ANY ADDITIONAL EROSION CONTROL MEASURES NECESSARY TO PREVENT EROSION AND SEDIMENTATION. ALL DISTURBED AREAS ARE TO DRAIN TO APPROVED SEDIMENT CONTROL MEASURES AT ALL TIMES DURING SITE DEVELOPMENT UNTIL FINAL STABILIZATION IS ACHIEVED. DEPENDING ON HOW THE CONTRACTOR GRADES THE SITE, IT MAY BE NECESSARY TO INSTALL TEMPORARY EROSION CONTROL AND/OR SEDIMENT TRAPS IN VARIOUS LOCATIONS THROUGHOUT THE PROJECT. TEMPORARY SEDIMENT TRAPS SHALL BE DESIGNED, INSTALLED, AND MAINTAINED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1063.
12. TRACKED MATERIAL TO ADJACENT STREETS SHALL BE COLLECTED AT THE END OF EACH WORKING DAY OR AS REQUIRED BY THE LOCAL MUNICIPALITY.
13. DUST CONTROL SHALL BE PROVIDED AS NECESSARY IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 106B.
14. FINAL STABILIZATION OF LANDSCAPED AREAS SHALL BE IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLAN.
15. ALL SEEDED AREAS WILL BE FERTILIZED, RESEEDED AS NECESSARY, AND MULCHED ACCORDING TO SPECIFICATIONS IN THE APPROVED LANDSCAPE PLAN TO MAINTAIN A VIGOROUS DENSE VEGETATIVE COVER.
16. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL EROSION CONTROL FACILITIES AND MEASURES NECESSARY TO CONTROL EROSION AND SEDIMENTATION AT THE PROJECT SITE. THESE FACILITIES AND MEASURES MAY OR MAY NOT BE SHOWN ON THE DRAWINGS AND THEIR ABSENCE ON THE DRAWINGS DOES NOT ALLEVIATE THE CONTRACTOR FROM PROVIDING THEM. ANY MEASURES AND FACILITIES SHOWN ON THE DRAWINGS ARE THE MINIMUM ACTIONS REQUIRED.
17. ERODED MATERIAL THAT HAS LEFT THE CONSTRUCTION SITE SHALL BE COLLECTED AND RETURNED TO THE SITE BY THE CONTRACTOR.
18. AFTER FINAL VEGETATION IS ESTABLISHED, REMOVE ALL EROSION CONTROL FACILITIES. RESTORE AREAS DISTURBED BY THE REMOVALS.
19. KEEP A COPY OF THE CURRENT EROSION CONTROL PLAN ON SITE THROUGHOUT THE DURATION OF THE PROJECT.
20. COMPLETE AND STABILIZE SEDIMENT BASINS/TRAPS PRIOR TO MASS LAND DISTURBANCE TO CONTROL RUNOFF DURING CONSTRUCTION. REMOVE SEDIMENT AS NEEDED TO MAINTAIN 3 FEET OF DEPTH TO THE OUTLET, AND PROPERLY DISPOSE OF SEDIMENT REMOVED DURING MAINTENANCE. CONSTRUCT AND MAINTAIN THE SEDIMENT BASIN PER WDNR TECHNICAL STANDARDS.
21. PROPERLY DISPOSE OF ALL WASTE AND UNUSED BUILDING MATERIALS (INCLUDING GARBAGE, DEBRIS, CLEANING WASTES, OR OTHER CONSTRUCTION MATERIALS) AND DO NOT ALLOW THESE MATERIALS TO BE CARRIED BY RUNOFF INTO THE RECEIVING CHANNEL.
22. MAKE PROVISIONS FOR WATERING DURING THE FIRST 8 WEEKS FOLLOWING SEEDING OR PLANTING OF DISTURBED AREAS WHENEVER MORE THAN 7 CONSECUTIVE DAYS OF DRY WEATHER OCCUR.

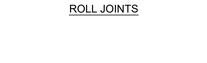
ESTIMATED PRELIMINARY EROSION CONTROL QUANTITIES
(ACTUAL QUANTITIES SUBJECT TO CHANGE)

ITEM	QUANTITY
ROCK CONSTRUCTION ENTRANCE - TEMP	1
EROSION MAT - PERMANENT	0 S.Y.
SILT FENCE - TEMP	0 L.F.
INLET PROTECTION, TEMPORARY	0 EA.
CONCRETE CLEAN OUT - TEMP	1 EA.

NOTE: FOR MAINTENANCE PURPOSES CONTRACTOR SHALL SUPPLY ALL SUFFICIENT QUANTITIES FOR REPAIR AND REPLACEMENT OF EROSION CONTROL DEVICES THROUGHOUT ALL PHASES OF THE PROJECTS CONSTRUCTION.

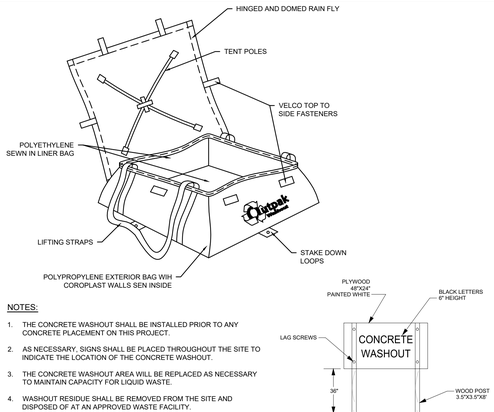


NOTE:
1. INSPECT FENCE WEEKLY AND AFTER EACH RAIN EVENT OF 0.5" AND REPAIR IF REQUIRED. REMOVE SEDIMENT WHEN NECESSARY OR WHEN SEDIMENT REACHES ½ OF FENCE HEIGHT.
2. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.
3. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.
4. SILT FENCE SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1056.



ROLL JOINTS

2 / C 502 SILT FENCE DETAIL
NOT TO SCALE

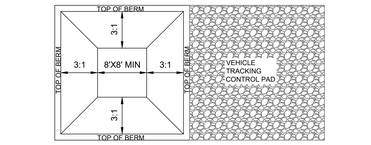


NOTES:

1. THE CONCRETE WASHOUT SHALL BE INSTALLED PRIOR TO ANY CONCRETE PLACEMENT ON THIS PROJECT.
2. AS NECESSARY, SIGNS SHALL BE PLACED THROUGHOUT THE SITE TO INDICATE THE LOCATION OF THE CONCRETE WASHOUT.
3. THE CONCRETE WASHOUT AREA WILL BE REPLACED AS NECESSARY TO MAINTAIN CAPACITY FOR LIQUID WASTE.
4. WASHOUT RESIDUE SHALL BE REMOVED FROM THE SITE AND DISPOSED OF AT AN APPROVED WASTE FACILITY.
5. DO NOT WASHOUT INTO STORM DRAINS, OPEN DITCHES, STREETS, OR STREAMS.
6. AVOID DUMPING EXCESS CONCRETE IN NON-DESIGNATED DUMPING AREAS.
7. THE WASHOUT SHALL BE USED ONLY FOR NON-HAZARDOUS WASTES.
8. CONTRACTOR MAY USE AN ALTERNATIVE MEATHOD OF CONCRETE WASHOUT WITH THE PROJECT ENGINEERS APPROVAL.

CONCRETE WASHOUT SIGN DETAIL (OR EQUIVALENT)

5 / C 502 CONCRETE WASHOUT DETAILS
NOT TO SCALE



CONCRETE WASHOUT AREA INSTALLATION NOTES

1. SEE EROSION CONTROL PLAN FOR LOCATIONS OF CONCRETE WASHOUT AREA(S). TO BE PLACED A MIN. OF 50' FROM DRAINAGEWAYS, BODIES OF WATER, AND INLETS.)
2. THE CONCRETE WASHOUT AREA(S) SHALL BE INSTALLED PRIOR TO ANY CONCRETE PLACEMENT ON SITE.
3. VEHICLE TRACKING CONTROL PAD IS REQ'D AT THE ACCESS POINT(S).
4. SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCE, AT THE WASHOUT AREA(S), AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CONCRETE WASHOUT AREAS TO OPERATORS OF CONCRETE TRUCKS AND PUMP RIGS.
5. EXCAVATED MATERIAL SHALL BE UTILIZED IN PERIMETER BERM CONSTRUCTION.

CONCRETE WASHOUT AREA MAINTENANCE NOTES

6. THE CONCRETE WASHOUT AREA SHALL BE REPAIRED AND ENLARGED OR CLEANED OUT AS NECESSARY TO MAINTAIN CAPACITY FOR WASTED CONCRETE
7. AT THE END OF CONSTRUCTION, ALL CONCRETE SHALL BE REMOVED FROM SITE AND DISPOSED OF AT AN APPROVED WASTE SITE.
8. WHEN CONCRETE WASHOUT AREA(S) IS REMOVED, THE DISTURBED AREA SHALL BE STABILIZED PER SITE EROSION CONTROL MEASURES.
9. INSPECT WEEKLY AND DURING AND AFTER ALL STORM EVENTS. CLEAN-OUT OR COVER WASHOUT AREA PRIOR TO PREDICTED STORM EVENTS TO PREVENT OVER-FLOW.

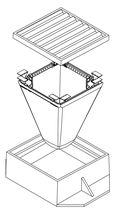
*FLOW RATINGS SHOWN ARE 50% MAXIMIUM

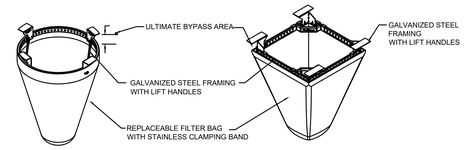
NOTES:

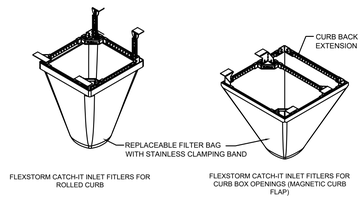
1. ALL FRAMING IS CONSTRUCTED OF CORROSION RESISTANT STEEL FRAMING FOR PROLONGED PRODUCT LIFE.
2. TOTAL BYPASS CAPACITY WILL VARY WITH EACH SIZED DRAINAGE STRUCTURE. FLEXSTORM DESIGNS FRAMING BYPASS TO MEET OR EXCEED THE DESIGN FLOW OF THE PARTICULAR DRAINAGE STRUCTURE. CONCRETE STRUCUTRES MAY REQUIRE ADDITIONAL REVIEW.
3. UPON ORDERING THE ADS P/N CONFIRMATION OF THE DOT CALLOUT, FLEXSTORM ITEM CODE, CASTING MAKE AND MODEL, OR DETAILED DIMENSIONAL FORMS MUST BE PROVIDED.
4. FOR WRITTEN SPECIFICATIONS AND MAINTENANCE GUIDELINES VISIT WWW.INLETFILTERS.COM

INSTALLATION:

1. REMOVE GRATE
2. DROP FLEXSTORM INLET FILTER ONTO LOAD BEARING LIP OF CASTING OR CONCRETE STRUCTURE
3. REPLACE GRATE







Product selection for FLEXSTORM CATCH-IT Filters (Temporary Inlet Protection)

Neenah Casting	Inlet Type	Grate Size	Opening Size	Bag Cap (ft^2)	Flow Ratings (CFS)		ADS P/N
					FX	Bypass	
1040/1642/1733	Round	26	24	1.9	1.5	5.4	62MRDFX
3067 w/FLAP	Curb Box	35.25 x 17.75	33.0 x 15.0	3.8	1.9	5.6	62LCBEXTFX
3067 EXTENDED BACK	Curb Box	35.25 x 17.75	33.0 x 15.0	4.4	2.3	5.8	62LCBEXTFX
3246A	Curb Box	35.75 x 23.875	33.5 x 21.0	4.2	2.2	3.3	62LCBFX
3030	Square/Rect (SQ)	23 x 16	20.5 x 13.5	1.6	1.4	2.2	62MCBFX
3067-C	Square/Rect (SQ)	35.25 x 17.75	33 x 15	3.2	2.0	5.2	62LSQFX

3 / C 502 INLET PROTECTION DETAIL
NOT TO SCALE

7 / C 502 NOT USED
NOT TO SCALE

eppstein uhen : architects
milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 telephone 414.271.5350
madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 telephone 608.442.5350

WSDEVELOPMENT
33 BOYLSTON ST, STE 3000
CHESTNUT HILL, MA 02467
P 617.232.8900

SNYDER & ASSOCIATES
5010 VOGES ROAD
MADISON, WISCONSIN 53718
608-838-0444

PROJECT INFORMATION

HILLDALE SHOPPING CENTER

HILLDALE

702 N Midvale Blvd
Madison, WI 53705

ISSUANCE AND REVISIONS

#	DATE	DESCRIPTION
	8-01-2025	CITY SUBMITTAL

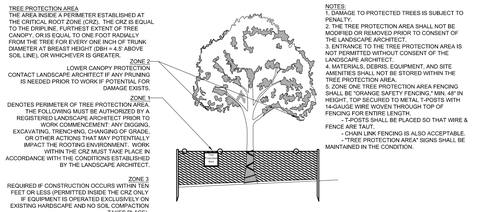
KEY PLAN

SHEET INFORMATION

PROJECT MANAGER SJA
PROJECT NUMBER 125.0640.30

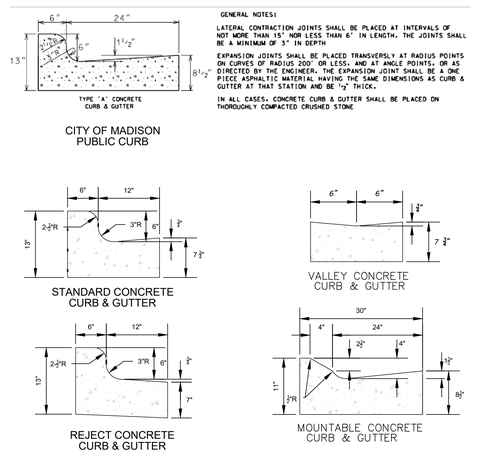
EROSION CONTROL NOTES & DETAILS

C 502



NOTES:
1. DAMAGE TO PROTECTED TREES IS SUBJECT TO PENALTY.
2. THE TREE PROTECTION AREA SHALL NOT BE MODIFIED OR REMOVED PRIOR TO CONSENT OF THE LANDSCAPE ARCHITECT.
3. ENTRANCE TO THE TREE PROTECTION AREA IS NOT PERMITTED WITHOUT CONSENT OF THE LANDSCAPE ARCHITECT.
4. MATERIALS, DEBRIS, EQUIPMENT, AND SITE AMENITIES SHALL NOT BE STORED WITHIN THE TREE PROTECTION AREA.
5. ZONE ONE TREE PROTECTION AREA FENCING SHALL BE "ORANGE SAFETY FENCING," MIN. 48" IN HEIGHT, TOP SECURED TO METAL T-POSTS WITH 14-GAUGE WIRE WOVEN THROUGH TOP OF FENCING FOR ENTIRE LENGTH.
- T-POSTS SHALL BE PLACED SO THAT WIRE & FENCE ARE TAUT.
- CHAIN LINK FENCING IS ALSO ACCEPTABLE.
- "TREE PROTECTION AREA" SIGNS SHALL BE MAINTAINED IN THE CONDITION.

1 / C 504 TREE PRESERVATION
NOT TO SCALE

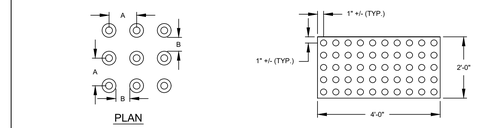


GENERAL NOTES:
LATERAL CONTRACTION JOINTS SHALL BE PLACED AT INTERVALS OF NOT MORE THAN 15' NOR LESS THAN 6' IN LENGTH. THE JOINTS SHALL BE A MINIMUM OF 3" IN DEPTH
EXPANSION JOINTS SHALL BE PLACED TRANSVERSLY AT RADIUS POINTS ON CURVES OF RADIUS 200' OR LESS, AND AT ANGLE POINTS, OR AS DIRECTED BY THE ENGINEER. THE EXPANSION JOINT SHALL BE A ONE PIECE ASPHALTIC MATERIAL HAVING THE SAME DIMENSIONS AS CURB & GUTTER AT THAT STATION AND BE ½" THICK.
IN ALL CASES, CONCRETE CURB & GUTTER SHALL BE PLACED ON THOROUGHLY COMPACTED CRUSHED STONE

NOTES:
LATERAL CONTRACTION JOINTS SHALL BE PLACED AT INTERVALS OF NOT MORE THAN 15' NOR LESS THAN 6' IN LENGTH. THE JOINTS SHALL BE A MINIMUM OF 3" IN DEPTH EXPANSION JOINTS SHALL BE PLACED TRANSVERSELY AT RADIUS POINTS ON CURVES OF RADIUS 200' OR LESS, AND AT ANGLE POINTS, OR AS DIRECTED BY THE ENGINEER.

THE EXPANSION JOINT SHALL BE A ONE PIECE ASPHALTIC MATERIAL HAVING THE SAME DIMENSIONS AS CURB & GUTTER AT THAT STATION AND BE 1/2" THICK. IN ALL CASES, CONCRETE CURB & GUTTER SHALL BE PLACED ON THOROUGHLY COMPACTED CRUSHED STONE.

2 / C 504 CURB & GUTTER DETAILS
NOT TO SCALE

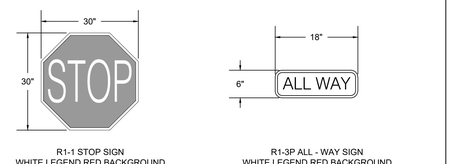


	MIN.	MAX.
A	1.6"	2.4"
B	0.65"	1.5"
C	*	*
D	0.9"	1.4"

* THE C DIMENSION IS 50% TO 65% OF YELLOW TRUNCATED DOMES PER THE D DIMENSION.

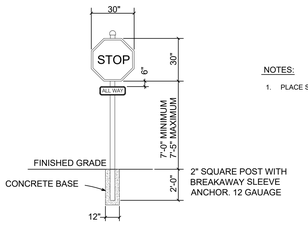
4 / C 504 TRUNCATED DOME DETAIL
NOT TO SCALE

5 / C 504 NOT USED
NOT TO SCALE



R1-1 STOP SIGN
WHITE LEGEND RED BACKGROUND

R1-3P ALL - WAY SIGN
WHITE LEGEND RED BACKGROUND

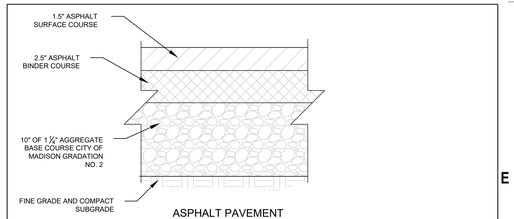


NOTES:
1. PLACE SIGNS AS SHOWN ON PLAN SET SHEETS

7 / C 504 STOP SIGN DETAIL
NOT TO SCALE

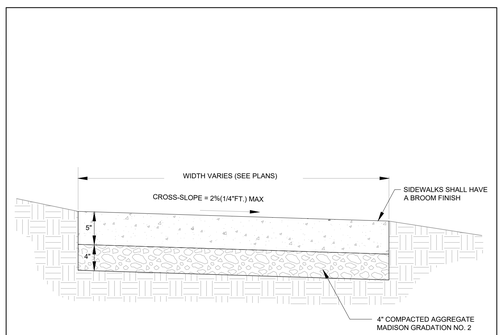
LOADING AREA

8 / C 504 LOADING AREA DETAIL
NOT TO SCALE

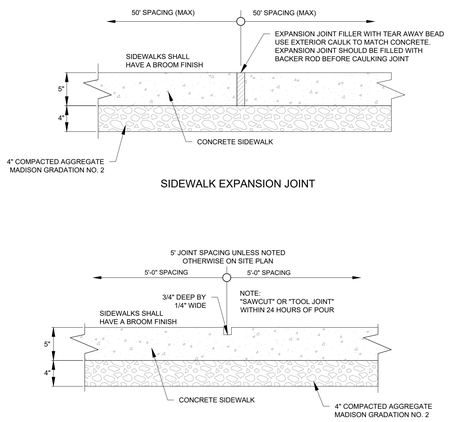


10 / C 504 PAVEMENT TYPE DETAILS
NOT TO SCALE

11 / C 504 NOT USED
NOT TO SCALE



3 / C 504 CONCRETE SIDEWALK DETAIL
NOT TO SCALE

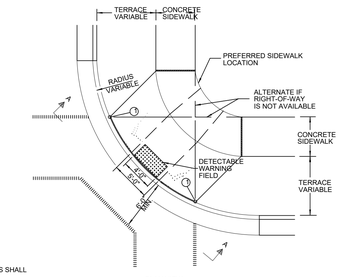


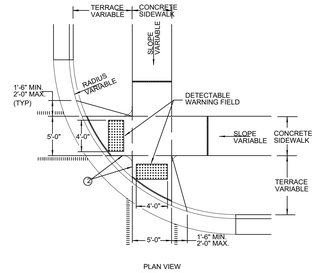
6 / C 504 CONCRETE SIDEWALK JOINT DETAILS
NOT TO SCALE

LEGEND
- 1" EXPANSION JOINT-SIDEWALK
- CONTRACTION JOINT FIELD LOCATED
- PAVEMENT MARKING, WHITE, 6-INCH
- ALTERNATIVE LAYOUT

① THIS POINT IS AN EXTENSION OF OUTSIDE EDGE OF APPROACHING SIDEWALK WHERE IT MEETS THE BACK OF CONCRETE CURB.

② WHEN THIS DISTANCE IS LESS THAN 6'-0" IT MAY BE DIFFICULT TO ACHIEVE A 12H:1V SLOPE, OR FLATTER, ON THE RAMP. REDUCE CURB HEIGHT IN TRIANGLE AREA TO ACHIEVE 12H:1V SLOPE, OR FLATTER, ON RAMP. 2" MINIMUM CURB HEIGHT.





NOTE:
MATERIALS AND METHOD OF CONSTRUCTION FOR TRUNCATED DOMES SHALL BE SPECIFIED IN SPECIAL PROVISIONS OR AS REQUIRED BY THE CITY ENGINEER

GENERAL NOTES

TYPE 2-A RAMPS SHALL BE USED IN NEW DEVELOPMENTS UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER.

DETAILS OF CONSTRUCTION, MATERIALS AND WORKMANSHIP NOT SHOWN ON THIS DRAWING SHALL CONFORM TO THE PERTINENT REQUIREMENTS OF THE STANDARD SPECIFICATIONS AND THE APPLICABLE SPECIAL PROVISIONS.

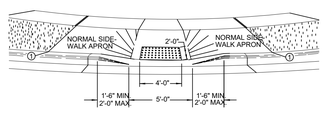
RAMPS SHALL BE BUILT AT 12H:1V OR FLATTER. WHEN NECESSARY, THE SIDEWALK ELEVATION MAY BE LOWERED TO MEET THE HIGH POINT ON THE RAMP.

DETECTABLE WARNING FIELD SHALL BE MEASURED AND PAID BY THE SQUARE FOOT AS "CURB RAMP DETECTABLE WARNING FIELD".

CURB RAMP DETECTABLE WARNING FIELD MATERIALS AND DEVICES SHALL BE APPROVED BY THE CITY ENGINEER. THE COLOR OF THE DETECTABLE WARNING FIELD SHALL BE SAFETY YELLOW OR APPROVED EQUAL AND IS INCIDENTAL TO THE BID ITEM OF "CURB RAMP DETECTABLE WARNING FIELD".

SURFACE TEXTURE OF THE RAMP SHALL BE OBTAINED BY COARSE BROOMING TRANSVERSE TO THE SLOPE OF THE RAMP.

DETECTABLE WARNING SURFACE SHALL BE LOCATED SO THAT THE EDGE NEAREST THE CURB LINE IS 6 INCHES MINIMUM AND 8 INCHES MAXIMUM FROM THE CURB LINE.



9 / C 504 SIDEWALK RAMP DETAILS
NOT TO SCALE

eppstein uhen : architects
milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 telephone 414.271.5350
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CHESTNUT HILL, MA 02467
P 617.232.8900

SNYDER & ASSOCIATES
5010 VOGES ROAD
MADISON, WISCONSIN 53718
608-838-0444

PROJECT INFORMATION

HILLDALE SHOPPING CENTER

HILLDALE

702 N Midvale Blvd
Madison, WI 53705

ISSUANCE AND REVISIONS

#	DATE	DESCRIPTION
	8-01-2025	CITY SUBMITTAL

KEY PLAN

SHEET INFORMATION

PROJECT MANAGER SJA

PROJECT NUMBER 125.0640.30

SITE DETAILS

C 504

EXTERIOR LUMINAIRE SCHEDULE

TAG	DESCRIPTION	FIXTURE				FIXTURE	FIXTURE		POLE ASSEMBLY						
		LUMENS	WATTS	LAMP TYPE	DISTRIBUTION	COLOR TEMP	MANUFACTURER	MODEL #	FIXTURES PER POLE	TOTAL WATTS	BASE ABOVE GRADE	POLE HEIGHT	HEIGHT ABOVE GRADE	MANUFACTURER	MODEL #
L1	LED SINGLE HEAD PARKING POLE MOUNTED FIXTURE	7,000	62	LED	TYPE 3	3500	SELUX	SACL-R3-5G700-35K-18-BK-UNV-DS	1	62	0' - 0"	14' - 0"	14' - 0"	SELUX	A35-14-BK-BC5
L2-D	LED DOUBLE HEAD PARKING POLE MOUNTED FIXTURE	15,630	146	LED	TYPE 3	3000	LANDSCAPE FORMS	LE350-T3-HO-CLR-30K-UV1-4B-NMS-BK	2	292	0' - 0"	25' - 0"	25' - 0"	LANDSCAPE FORMS	LE-25-A-NTW-NUT-BK
L2-S	LED SINGLE HEAD PARKING POLE MOUNTED FIXTURE	7,815	73	LED	TYPE 3	3000	LANDSCAPE FORMS	LE350-T3-HO-CLR-30K-UV1-4B-NMS-BK	1	73	0' - 0"	25' - 0"	25' - 0"	LANDSCAPE FORMS	LE-25-A-NTW-NUT-BK
L3	LED SINGLE HEAD PARKING POLE MOUNTED FIXTURE	7,815	14	LED	TYPE 3	3000	SELUX	OLPL-F40-SBX-2G350-30-UNV-DS	4	56	0' - 0"	25' - 0"	25' - 0"	SELUX	
L5	LED TREE UPLIGHT ACCENT FIXTURE	600	9	LED		3000	KICHLER	16020-BKT-30							
L6	LED BOLLARD FIXTURE	424	40	LED		3000	FORMS+SURFACES	HELIO SERIES 600							
L7	LED COMPACT DOWNLIGHT	583	7	LED		3000	BEGA	55842-K3-BK-10043							
LE-1	LED EXTERIOR DOWNLIGHT	600	9	LED		3000	JUNO	IC1LED-G4-06LM-30K-90CRI							
SL-1	LED EXTERIOR SCONCE	1,124	15	LED		3000	EUREKA	3450-LED.HO-30-277V-DV-BLKE							
SL-1(E)	LED EXTERIOR SCONCE	1,124	15	LED		3000	EUREKA	3450-LED.HO-30-277V-DV-BLKE							
SL-2	LED EXTERIOR SCONCE	1,124	15	LED		3000	EUREKA	3450							
SL-3	LED EXTERIOR CYLINDER	2,400	30	LED		3000	ALCON	11240-2-BK (NO UP LIGHT)							

SITE ILLUMINANCE RESULTS - 100					
Calculation Points Name	Average	Maximum	Minimum	Avg/Min	Max/Min
KELAB DRIVE	1.3 fc	3.8 fc	0.1 fc	13.7	39.5
BLDG 100 PED WALKWAY	1.1 fc	2.9 fc	0.1 fc	14.5	39.8

SITE LIGHTING GENERAL NOTES

1. ALL LIGHT SOLID LINES APPROXIMATELY INDICATE EXISTING DEVICES TO REMAIN, UNLESS INDICATED OTHERWISE. LIGHT SOLID SHADED AREA INDICATES AREA TO REMAIN AS IS.
2. ALL HEAVY SOLID LINES APPROXIMATELY INDICATE NEW DEVICES TO BE PROVIDED.
3. WIRING SHALL CONFORM TO THE NATIONAL ELECTRICAL CODE (NEC) AND APPLICABLE LOCAL CODES, INCLUDING PROVISION OF EQUIPMENT GROUNDING AS REQUIRED BY THE NEC.
4. POWER CONDUCTORS SHALL BE SIZED PER THE NEC AMPACITY TABLES (ARTICLE 310), INCLUDING ADJUSTMENT FACTOR AND NEUTRAL CONDUCTOR REQUIREMENTS (FEED AND BRANCH NEUTRAL CONDUCTORS MUST BE COUNTED AS CURRENT CARRYING CONDUCTORS). RUN SEPARATE NEUTRAL CONDUCTORS FOR ALL LIGHTING CIRCUITS.

KEYED NOTES

(KEYED NOTES PER PROJECT)

X3 EXISTING SITE LIGHTING SOUTH OF KELAB DRIVE SHALL BE EXISTING TO REMAIN.

1 ES100 SITE PLAN - PHOTOMETRIC
SCALE: 1" = 20'-0"

eua
milwaukee | madison | green bay | denver | atlanta

JDR ENGINEERING, INC.
5525 NOBEL DRIVE
SUITE 110
MADISON, WI 53711
PH: 608.277.1728 FAX: 608.271.7046
JDR PROJECT NO: 22.0261

PROJECT INFORMATION

HILLDALE BUILDING 100

702 N. Midvale Blvd.
Madison, WI 53705

ISSUANCE AND REVISIONS

DATE	DESCRIPTION

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	JR
PROJECT NUMBER	719494-01

SITE PLAN - PHOTOMETRIC

ES100

Hilldale Development

08.01.2025

REALM COLLABORATIVE

Site Experience Design &
Landscape Architecture

WS

Owner &
Developer

UNIT PAVING - WAUSAU

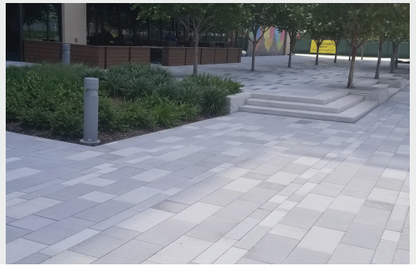
VEHICULAR GRADE UNIT PAVER

WAUSAU TILE
H-SERIES

TECHNICAL ADVANTAGES

- Industry leading strength - 9,500 psi
- Paver thicknesses from 1 5/8" – 4" thick
- Spacing lugs on the pavers for ease of installation
- Quick Ship program available

Eisenhower Recreation Center | The Villages, FL | Frontier Pavers

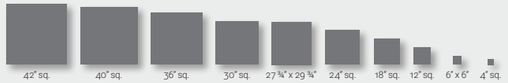


Rosemary Square | West Palm Beach, FL | Estate Pavers

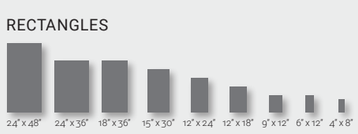
STANDARD SIZES

Pavers range in thickness from 1 5/8" - 4" depending on the size. Each Wausau Tile paver series is also available in a variety of standard and custom plank-style paver sizes.

SQUARES

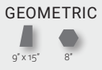


RECTANGLES



PLANKS

GEOMETRIC

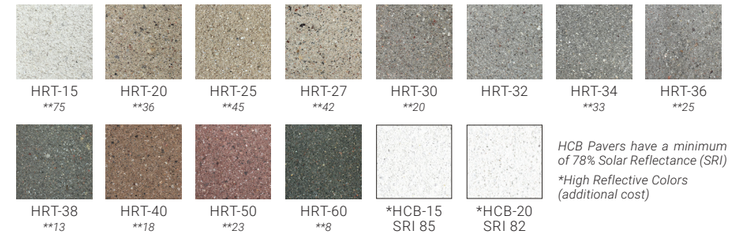


TECHNICAL INFORMATION

PROPERTY	ADVANCED TESTING VALUE	TEST METHOD
Compressive Strength	> 9,500 PSI avg. with no individual unit less than 8,000 PSI	ASTM C 140
Water Absorption	< 4.5%	ASTM C 140
Flexural Strength	> 1,800 pounds average	ASTM C 140
Freeze/Thaw	< 1% loss of dry weight (100 cycles)	ASTM C 1262
Center Load	2,000 lbs.	WTCL 99

Testing based on 24"x24"x2" pressed paver

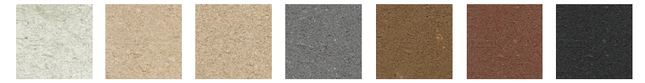
ESTATE



HCB Pavers have a minimum of 78% Solar Reflectance (SRI)

**High Reflective Colors (additional cost)*

ESTATE II

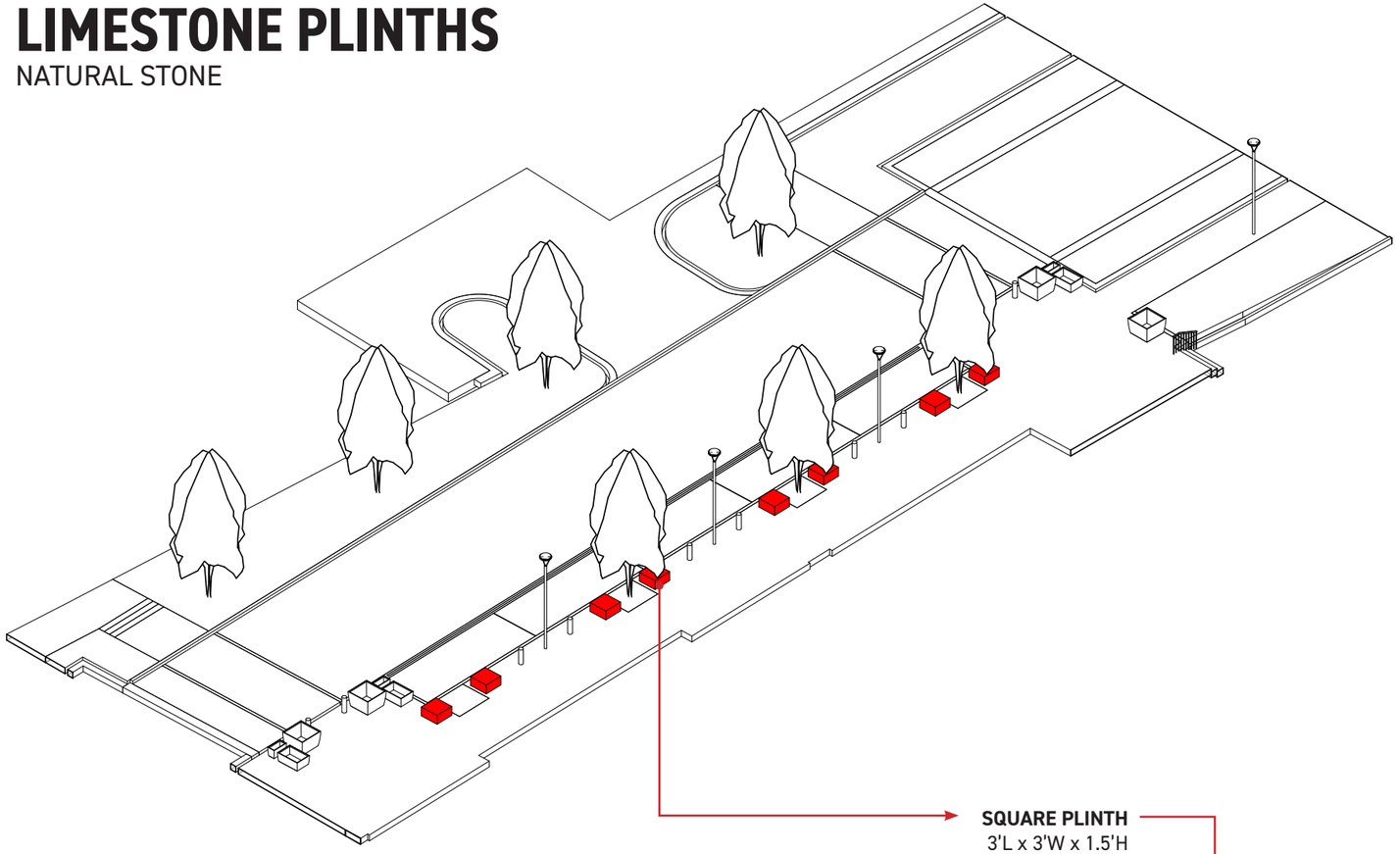


FRONTIER

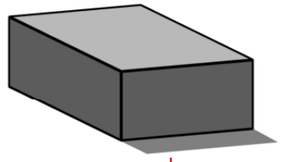
GALAXY

LIMESTONE PLINTHS

NATURAL STONE



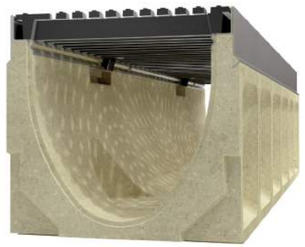
SQUARE PLINTH
3'L x 3'W x 1.5'H

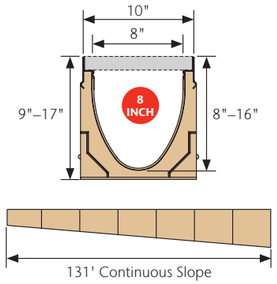


MATERIAL
The stone plinths are thought to be limestone elements cut to shape with a smooth tops and rock-faced vertical faces.

KlassikDrain K200/KS200

8" Internal Width General Purpose System





K200 is an 8" wide system with galvanized steel edge rail and wide choice of grates in different materials and slot styles up to Load Class E (60 ton) featuring either patented DrainLok or QuickLok® boltless locking systems.

KS200 is the same system, but the edge rail is grade 304 stainless steel. KS200 should be used where increased aesthetics are required, or where increased corrosion resistance is required.

Typical Applications:

- Parking lots & garages
- Shopping malls
- Pedestrian areas
- Light industrial areas
- Commercial areas
- Internal applications

KLASSIKDRAIN K200/KS200 SELECTION CRITERIA

A ▶▶▶▶ E	Light to industrial duty loads
	Product can be used towards LEED & EPA requirements
	Resistant to many everyday chemicals
	Multiple grate options to meet legal requirements
SAFE	Multiple grate options to meet design requirements
	Increased hydraulic capacity
	Constant depth and/or sloped depth channels

Type 676D Longitudinal ductile iron grate (ADA)

Product Features

- Certified to EN 1433 Load Class C - 56,000 lbs - 967 psi
- Uses 'DrainLok' boltless locking system
- Suitable for use with K200, KS200, and H200K-13 channels
- Manufactured from ductile iron to ASTM A 536-84 - Grade 65-45-12
- E- coated for improved resistance against rust
- Complies with ADA - American Disabilities Act of 1990 Section 4.5.4
- Complies with ASME: A112.6.3 - 2001: Section 7.12 Heel Resistant Strainers and Grates
- Bicycle Tire Penetration Resistant to AS 3996 - 2006

Specifications

General
The surface drainage system shall be ACO Drain K200, KS200, and H200K-13, channels*, complete with ACO Type 676D longitudinal ductile iron grate with 'DrainLok' locking as manufactured by ACO Polymer Products, Inc. or similar approved.

Materials
The covers shall be manufactured from ductile iron and have ***minimum*** properties as follows:

- ***Independently certified to meet Load Class C to EN 1433 - 56,000 lbs - 967 psi***
- ***Ductile iron to ASTM A 536-84 - Grade 65-45-12***
- ***Intake area of 35.8 sq. in. (23.096 cm²) per half meter of grate***

The overall width of 9.41" (239mm) and overall length of 19.69" (500mm). Slots measure at a maximum of 0.24" (6mm) by 2.07" (52.57mm).

Installation
The trench drain system and grates shall be installed in accordance with the manufacturer's installation instructions and recommendations.

* delete as appropriate

ACO Specification Information

BOLLARDS
DECORATIVE

Forms+
Surfaces

PRODUCT DATA
HELIO™ BOLLARD, SERIES 600

Helio Bollards, Series 600 bring an elegant simplicity to public spaces of all kinds. Constructed of stainless steel, fixtures 6" in diameter are available in illuminated and non-illuminated variations with or without an optional embedded security core. Illuminated bollards feature a frosted acrylic lens, 180° or 360° light distribution, and Cree® LEDs in 3000K warm white and 4000K neutral white. Helio Bollards with 3000K LEDs are approved by the International DarkSky Association to minimize light pollution. For expanded performance, the Helio Family also includes security bollards in other sizes and security rating options, all in illuminated and non-illuminated designs.

MATERIAL & CONSTRUCTION DETAILS

CONFIGURATIONS	LED LAMPS & DRIVER	INSTALLATION & MAINTENANCE
• Series 600 Helio Bollards are 40" high x 6" in diameter. • Illuminated bollards are available with 180° and 360° light distribution options. • Non-illuminated versions are also available. • Helio Bollards, Series 600, are available with an optional embedded security core that accommodates two mounting styles: deep set mounting achieves an S10-P1 security rating; shallow mounting achieves an SC30-P1 security rating.	• Custom LED light engine with Cree® LEDs. • 3000K warm white and 4000K neutral white color temperatures. • 424 lumen output. • Less than 5% upward lumen output. • LED driver input voltage is 120-277VAC, -30°C minimum starting temperature. • Driver has reverse-phase, forward-phase, and 0-10V dimming capabilities. • LED driver certifications include: IP66 (waterproof) enclosure, and Class 2 rated output (UL8750).	• Standard mounting is surface mount. • Security bollards with embedded security cores are available for an upcharge and can use either of two mounting styles: deep set or shallow mount. • Installation of a surge protector as part of each unit's wiring is recommended. • Stainless steel mounting hardware sold separately. Templates are available upon request. • See pages 2-4 for more information
MATERIALS & FINISHES		**MAINTENANCE**
• Illuminated bollards have a tubular stainless steel column, frosted acrylic lens, and a stainless steel head cap. • Non-Illuminated bollards are tubular stainless steel with welded stainless steel cap. • Stainless steel is standard with a Satin finish and Ceramiloc treatment. See below for details. • For optional powdercoat colors see the Forms+Surfaces Powdercoat Chart. Custom RAL colors are available for an upcharge.		• Metal surfaces can be cleaned as needed using a soft cloth or brush with warm water and a mild detergent. Avoid abrasive cleaners.

CERAMILOC TREATMENT

Ceramiloc is an invisible surface treatment that offers significantly enhanced protection from weather and graffiti and increases the maintenance ease of stainless steel. Ceramiloc combines ceramic durability with an unparalleled ability to lock out water spots, fingerprints, graffiti and more. Patented technology bonds nano-silica particles to the surface of the stainless steel. The treatment minimally alters the surface appearance of the stainless and offers numerous benefits:

- Easily Cleaned: The Ceramiloc treatment creates a surface that simultaneously resists fingerprints and is easy to clean. Water spots, grease marks and more can be quickly wiped away. It also creates an "anti-graffiti" surface – even permanent marker is easily removed with a clean microfiber towel and water.
- Durable: Ceramiloc-treated materials are corrosion- abrasion- and scratch-resistant. The treatment is permanent, UV stable, and will not degrade or discolor over time. Salt spray testing per ASTM B117 showed no change after 240 hours.
- Environmentally Sound: The Ceramiloc treatment is a no-VOC, water-based process. Because Ceramiloc surfaces are so easily maintained, cleaning solutions and maintenance are kept to a minimum.

LIGHT ENGINE DESCRIPTIONS

LED ENGINE	LIGHT DISTRIBUTION	DESCRIPTION	LUMINAIRE LUMENS*	B.U.G. RATINGS
3000K LED	360°	50W LED driver	424	B0-U1-G0
4000K LED	360°	50W LED driver	424	B0-U1-G0
3000K LED	180°	30W LED driver	158	B0-U1-G0
4000K LED	180°	30W LED driver	158	B0-U1-G0

*Luminaire lumens represents the absolute photometry for the luminaire, and indicates the lumens out of the entire fixture.

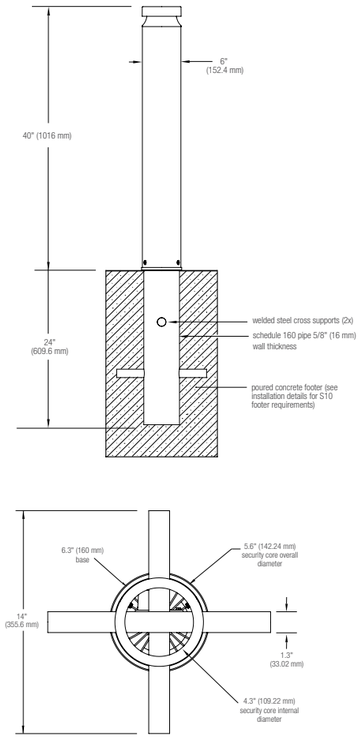
NOTE: Polar candela and isofootcandle plots can be found on the Helio Bollard, Series 600 product page on our website.

Forms+
Surfaces

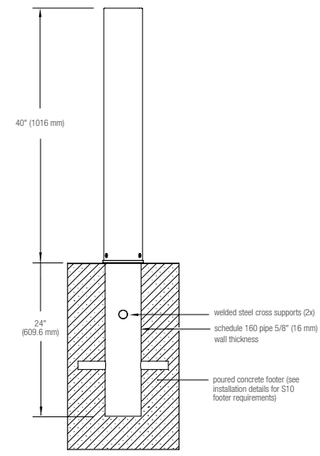
PRODUCT DATA
HELIO™ BOLLARD, SERIES 600

DEEP SET EMBEDDED S10-P1 SECURITY CORE

ILLUMINATED BOLLARD



NON-ILLUMINATED BOLLARD



LIGHTING
MATCH EXISTING STREET LIGHTING

Date: ________ Customer: ____________________
Project: ____________________
Type: ____________________ Qty: ________

selux

Saturn Cutoff LED

Order Code: SACL - ____ - ____ - ____ - ____ - ____ - ____ - ____ - ____

Pole Order Code: ____ - ____ - ____ - ____
Series Height Finish Options

SACL	Series	SACL Saturn Cutoff LED								
	Optics	R1 Type I	R2 Type II	R3 Type III	R3W Type III (Wide)	R4 Type IV	R5R Type V (Round)	R5S Type V (Square)	R5Q Type V (Rectangular)	
	Mounting	1 Single	1A Single Arm Mount	2 Double	W Wall Mount					
	Light Engine	5G450 39W/4442lm	5G700 62W/6644lm	5G105 93W/9241lm						*Based on R1 distribution in 3000K CCT.
	CCT	27[1]* 2700K	30[1] 3000K	35* 3500K	40 4000K	50* 5000K				[1] DarkSky approved. *For other CCTs please consult factory.
	Power Cord Length	08 8 ft	10 10 ft	12 12 ft	14 14ft	16 16 ft	18 18 ft	XX[2] XX		*For 1 mounting use the pole height. For 1A or 2 mounting use the pole height +2. [2] Specify number of feet in whole foot increments.
	Finish	WH White	BK Black	BL Semi-Matte Black	BZ Bronze	SV Silver	SP Specify Premium Color			
	Voltage	UNV 120V-277V	120 120V	240 240V	277 277V	347[3] 347V	480[3] 480V			[3] Equipped with step-down transformer.
	Options	DM[5] Dimming (0-10V)	HS[4] House Side Shield (180°)	HL30[5,6] Hi-Lo Switching Low Output 30%	HL50[5,6] Hi-Lo Switching Low Output 50%	PCT[7] Photocell Tenon	MS[5,7] Pole Motion Sensor with Optional Photocell (See page 3 for order code)			[4] Type I, II, III, and IV only. [5] DM, HLXX, or MS only. Cannot be combined. [6] 120V, 240V, or 277V only. [7] PCT or MS only. Cannot be combined.

Product Modifications
Please list modification requirements for review by factory:

Approvals

Date:

MFR: SELUX

BIKE RACK
MATCH EXISTING BIKE RACKS

The Opal bike rack will park your bikes safely and securely. The Opal offers bikes two distinct contact points for secure locking. Each Opal bicyclerack can park two bikes. This bike rack is a simple, modern design and provides and excelletn and stylish choice for any outdoor space where bike parking is needed.

Item #: OPR -2 - ____ - ____
MOUNT FINISH

800 448 7931 MADRAX

MFR: MADRAX / ITEM: OPAL

PLANTERS
SELECTION

and elevate the quality of public space. High quality products and outstanding customer experience makes us one of the world's premier designers and manufacturers of outdoor commercial furnishings.

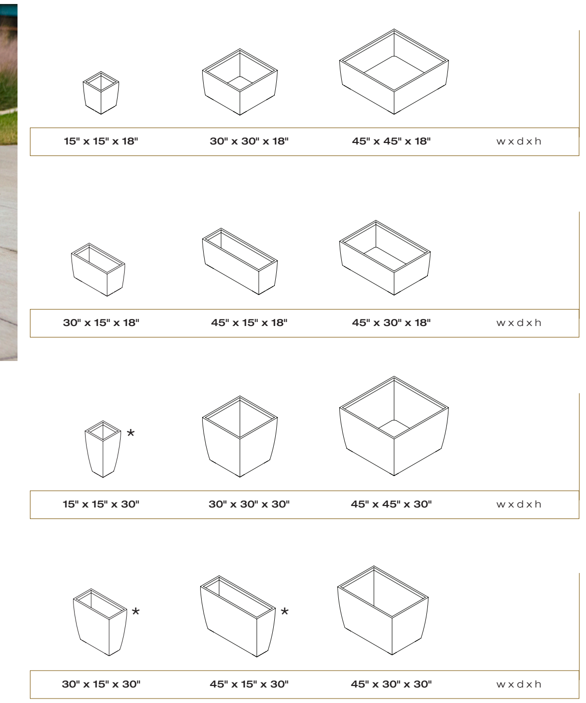
Sorella Specifications

Sorella planters may be specified in powdercoated metal. Planters available in rectangle or square shapes, in 18" and 30" heights.

Fabricated, welded and ground steel panels attach to a polyethylene base, with glides and optional drain holes.

Planter bases and glides are compression-molded recycled plastic resulting from an innovative, patented melting process that utilizes 100% post-consumer and post-industrial waste. This unique process blends several material types, channeling more discarded plastics away from the landfill and into new life. Bases are 100% recyclable.

Planters are freestanding, with the exception of those noted below.



*** Planters must be surface mounted.**

Finishes

All metal is finished with Landscape Forms' proprietary Pangard II® polyester powdercoat, a hard yet flexible finish that resists rusting, chipping, peeling and fading. A wide range of standard, optional and custom colors are available.

To Specify

Select Sorella planter, product description and size. Select powdercoat metal color. Specify with or without drain holes.

landscapeforms.com
Visit our website for product details, color charts, technical sheets, sales office locations. Download JPG images, brochure PDF, CAD details, CSI specifications.

Sorella is designed by Robert Chipman, ASLA.
Specifications are subject to change without notice.
Sorella is manufactured in the U.S.A.
Landscape Forms supports the Landscape Architecture Foundation at the Second Century level.

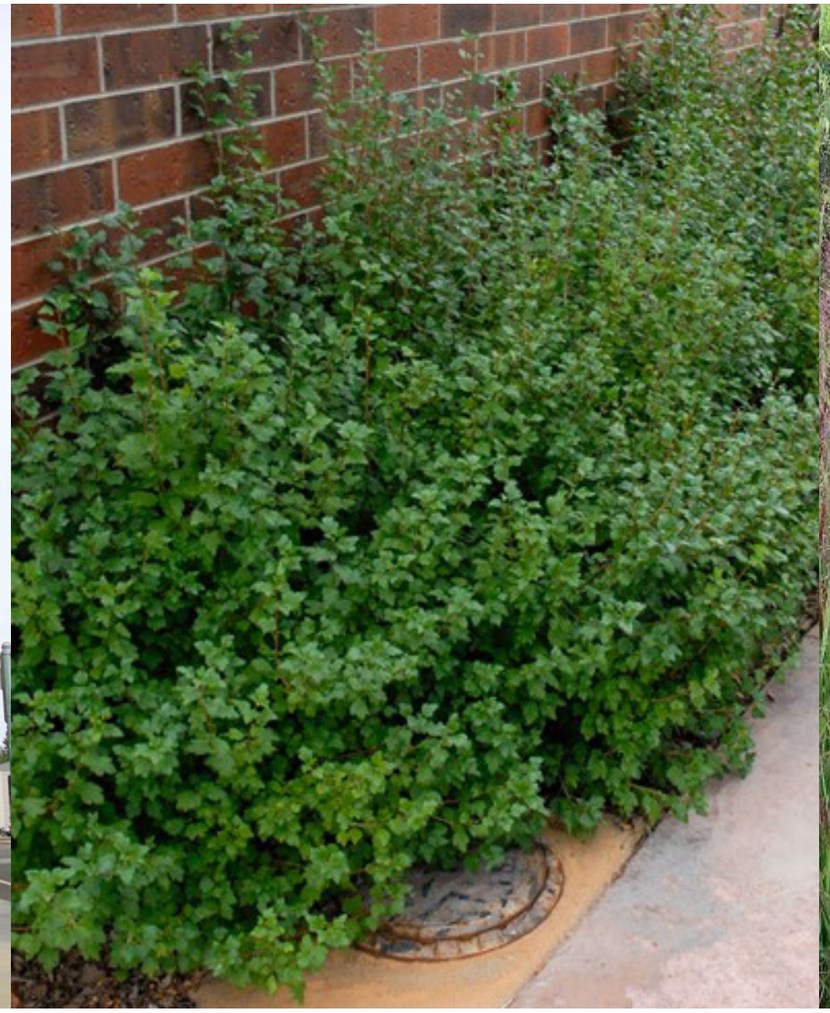
landscapeforms®

MFR: LANDSCAPEFORMS / ITEM: SORELLA

STREET TREE
Platanus x acerifolia ‘Morton Circle’

EXCLAMATION LONDON PLANETREE

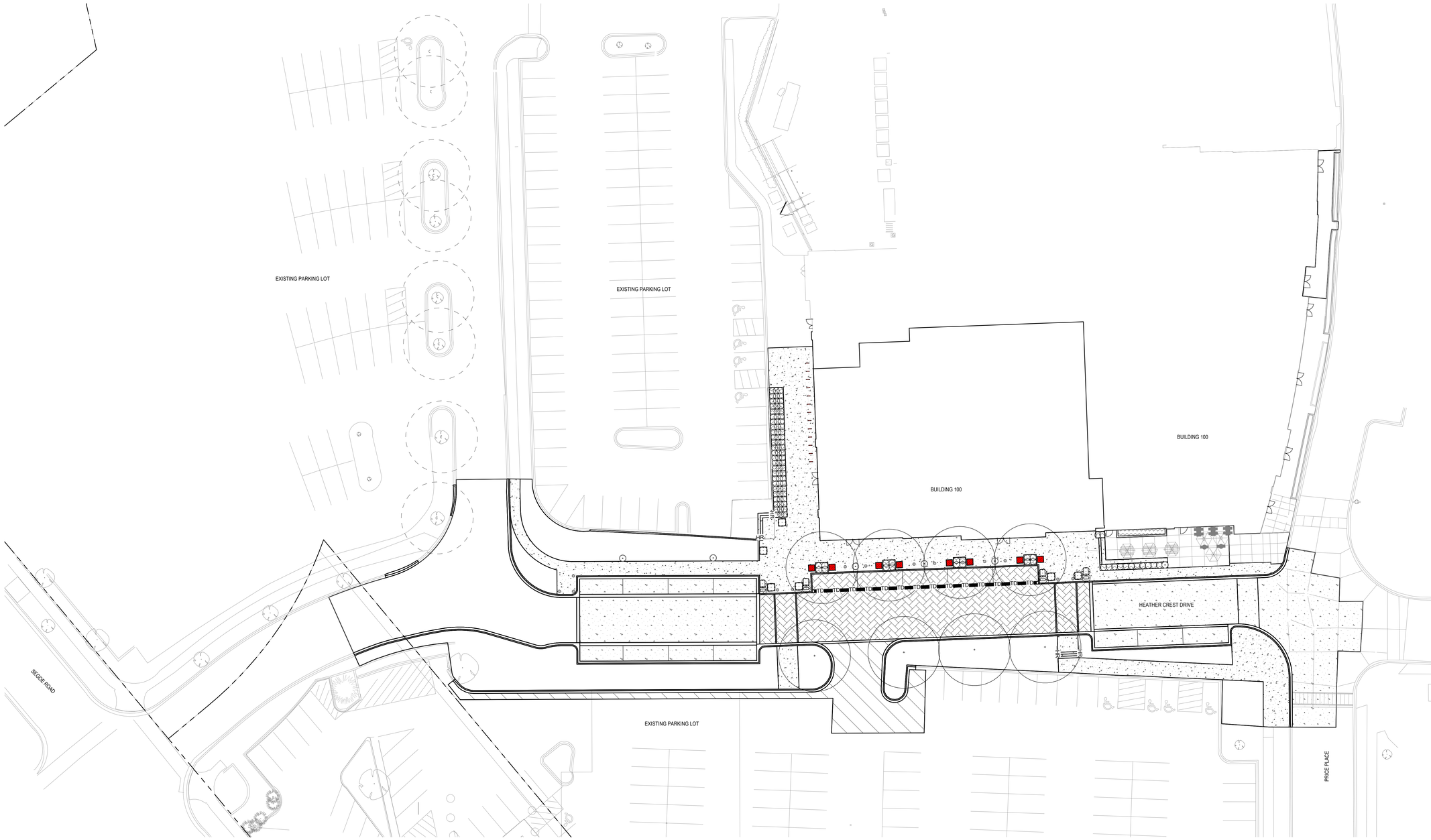
SHRUB
Ribes alpinum



ALPINE CURRANT

ORNAMENTAL GRASS
Panicum virgatum ‘Shenandoah’

SHENANDOAH SWITCH GRASS



MULCH
- FINELY SHREDDED HARDWOOD MULCH
- DEPTH: 2" DEEP

PED VEH

CONCRETE PAVING
- PEDESTRIAN & VEHICLUAR AREAS
- SAW CUT AND SEALED JOINTS
- COLOR: NATURAL

FLUSH CURB
- VEHICLUAR AREAS
- LIGHT BROOM FINISH

CONCRETE UNIT PAVING - TYPE 1 (NON-PERMEABLE)
- MFR: WAUSAU TILE WWW.WAUSATILE.COM
- PRODUCT: H SERIES (12" X 3" X 4")
- COLOR: FRONTIER FINISH FROM MFR FULL RANGE
- NON-PERM BASE: CONCRETE SUBSLAB ON AGGREGATE BASE
- STABILIZED SAND JOINTS

LIMESTONE PLINTHS
- PER PLAN X 18" HT LIMESTONE
- COLOR: GREY RANGE

HR HR HR

HANDRAILING
- POWDER COATED STEEL, BLACK
- FLAT BAR STEEL (2" X 1/2")

TD TD TD

TRENCH DRAIN
- MFR: ACO DRAIN
- PRODUCT: K50/ KS50 2"

STAIRS
- CIP CONCRETE

BOLLARD
- MFR: FORMS AND SURFACES WWW.FORMS-SURFACES.COM
- PRODUCT: HELIO SERIES 600
- MATERIAL: STAINLESS STEEL

LIGHTING
- POLE LEVEL LIGHTING
- SEE ELECTRICAL DRAWINGS

BIKE RACK
- MFR: MADRAX WWW.MADRAX.COM
- PRODUCT: OPAL
- MATERIAL: STAINLESS STEEL WITH POWDERCOAT PAINT

EXISTING BIKE RACK	PROPOSED BIKE RACK
13	13

PLANTERS
- VARIOUS SIZES, BY OWNER

SCALE: 1" = 20'-0"

0' 10' 20' 40'

TO OBTAIN LOCATION OF UNDERGROUND UTILITY FACILITIES BEFORE YOU DIG IN WISCONSIN
CALL DIGGERS HOTLINE
1-800-242-8511
TOLL FREE
(EXCEPT SUNDAYS, HOLIDAYS AND EMERGENCIES) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

REALM
COLLABORATIVE
100 E BROAD STREET
SUITE 1710
COLUMBUS, OHIO 43215
PHONE 614.670.7390
www.REALMCOLLABORATIVE.com

PROJECT INFORMATION

HILLDALE
BUILDING 100

HILLDALE
MADISON

702 N Midvale Blvd
Madison, WI 53705

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08-01-2025	CITY SUBMITTAL

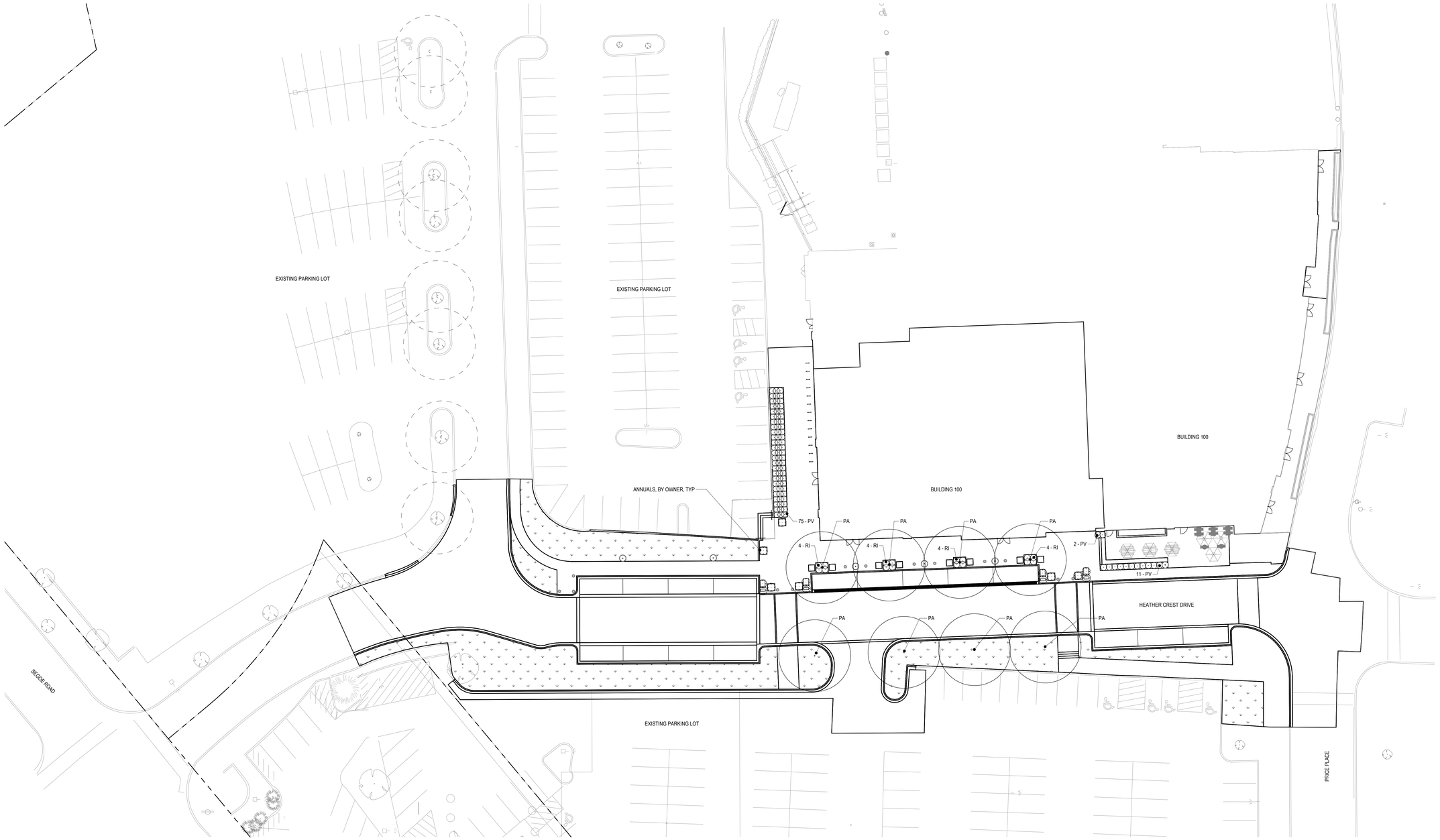
KEY PLAN

SHEET INFORMATION

PROJECT MANAGER	REALM
PROJECT NUMBER	2021-03

MATERIALS PLAN

L100A



DECIDUOUS TREES

PA — **PLATANUS X ACERIFOLIA 'MORTON CIRCLE'**
EXCLAMATION LONDON PLANE
- SIZE: 3.5" CAL.
- CONDITION: B+B
- MATCHED SPECIMEN
- TAGGED BY LANDSCAPE ARCHITECT

SHRUBS

RI — **RIBES ALPINUM**
ALPINE CURRANT
- SIZE: 18-24"
- CONDITION: NO. 5 CONT.

PERENNIALS + GRASSES

PV — **PANICUM VIRGATUM 'SHENANDOAH'**
SHENANDOAH SWITCH GRASS
- SIZE: NO. 2 CONT.
- MATCHED SOURCE

GROUND COVERS

LAWN

SCALE: 1" = 20'-0"

0' 10' 20' 40'

REALM
COLLABORATIVE
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HILLDALE
MADISON

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Madison, WI 53705

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08-01-2025	CITY SUBMITTAL

KEY PLAN

SHEET INFORMATION

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PROJECT NUMBER	2021-03

PLANTING PLAN

L100B