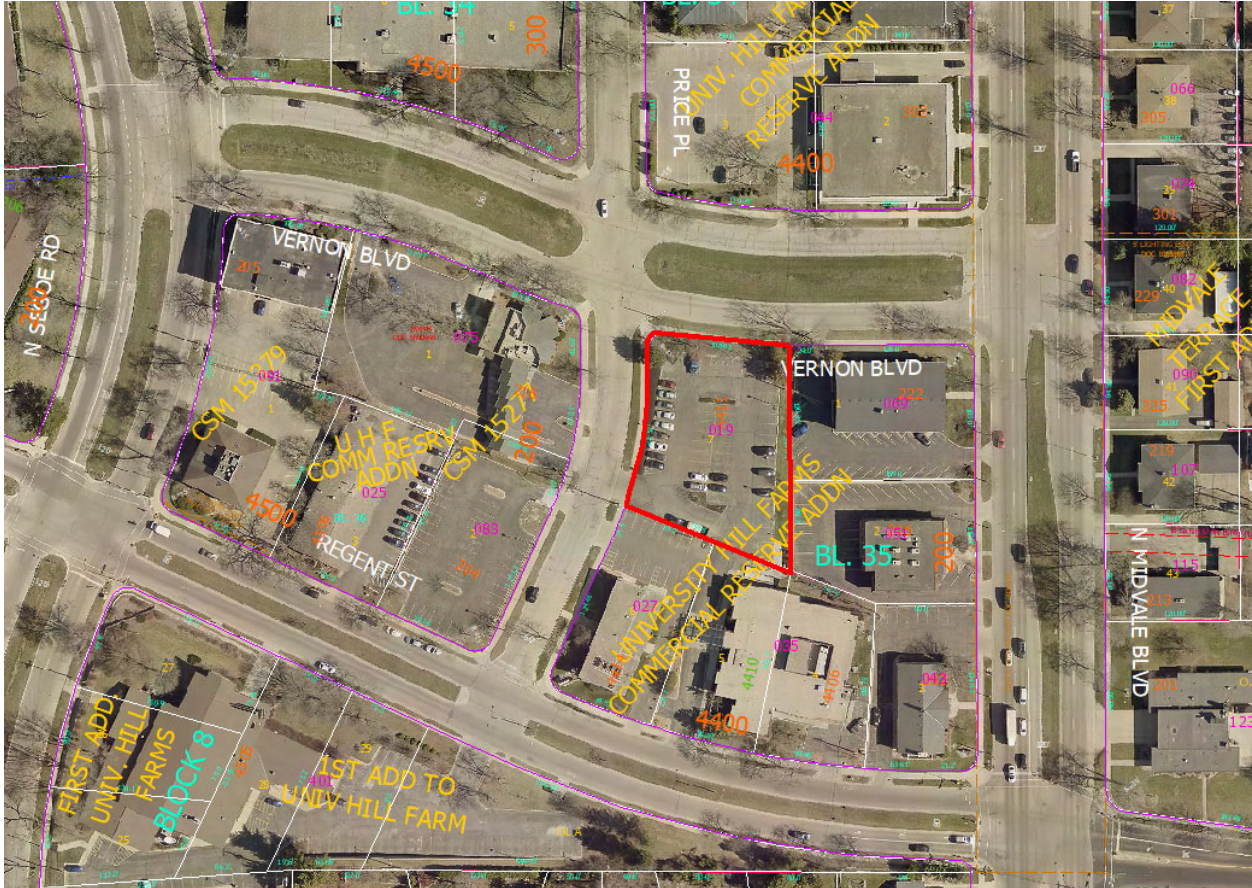


**4411 Vernon Boulevard**  
**Contract 9028**  
**MUNIS 13479**  
**Developer: 4410 Regent Partnership, LLP**



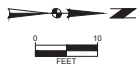
**Summary of Improvements:**

- Reconstruct driveway apron on Price Place for new parking garage.
- Reconstruct existing public sidewalk on Price Place and Vernon Boulevard as needed to serve the redevelopment or to replace sidewalk damaged due to construction activities.
- Construct private sanitary sewer & storm sewer service laterals necessary to serve the redevelopment.

**SITE PLAN KEYNOTES**

- OFF-STREET PARKING STALLS (STALL SIZES VARY)  
STRIPING - 4" WIDE STALL LINES, USE HIGH VISIBILITY YELLOW PAINT.  
PAINT SHALL BE SHERWIN WILLIAMS SET FAST PREMIUM ALKYD ZONE MARKING PAINT
  - 5" DEPTH (MIN.) CONCRETE PAVING WITH #3 REBAR  
3" O.C. CONCRETE SEALER: TK-26UV
  - CONCRETE CURBS AND GUTTER PER DETAIL ON SHEET C 600.
  - PARKING RAMP WALLS, STAIRWELLS AND ELEVATOR, SEE ARCHITECTURAL PLANS FOR ADDITIONAL INFORMATION.
  - 5" INTEGRAL CONCRETE SIDEWALK. SEE DETAILS ON SHEET C 600. CONCRETE SEALER: TK-26UV
  - CITY OF MADISON APPROVED DRIVEWAY APPROACH, SEE DETAIL ON SHEET C 600
  - CONCRETE RETAINING WALL BY OTHERS
  - NEW STOP SIGN
  - INSTALL NEW CURBS AND GUTTER PER CITY OF MADISON STANDARDS. MATCH EXISTING CURBS AND GUTTER.
  - ENTRY GATE. SEE ARCHITECTURAL PLANS.
  - INSTALL 6" CURB
  - 5' CONCRETE SIDEWALK PER CITY OF MADISON PUBLIC IMPROVEMENT PLANS.
- PARKING COUNT**  
 COMPACT STALLS = 18  
 STANDARD STALLS = 95  
 TOTAL PARKING STALLS = 113  
 FOR PARKING SUMMARY BREAKDOWN, SEE ARCHITECTURAL PLANS

THE RIGHT OF WAY IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME FOR THE RECOMMENDATION OR PLAN OF TRAFFIC ENGINEERING AND CITY ENGINEERING DEPARTMENTS.



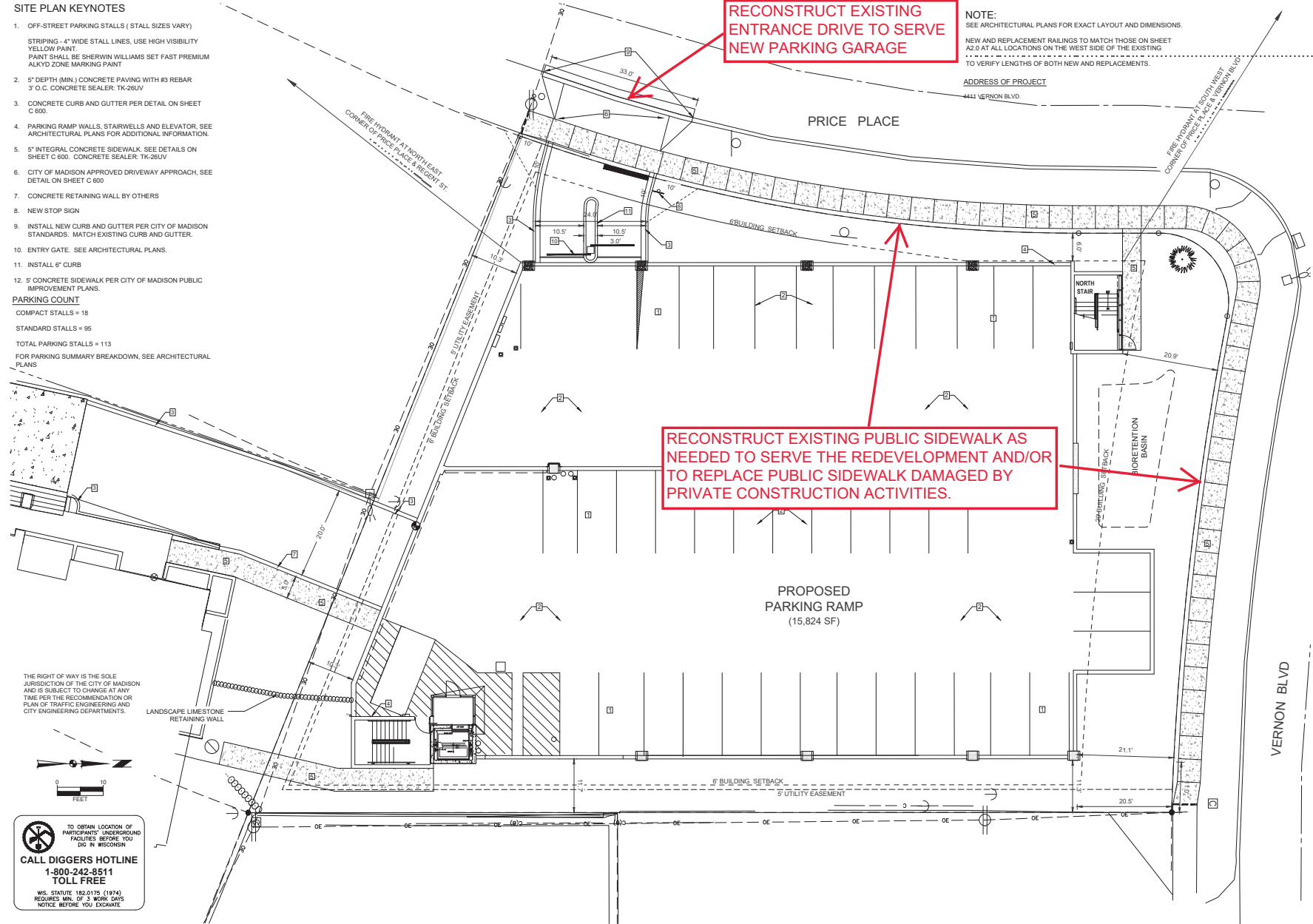
TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN  
**CALL DIGGERS HOTLINE**  
 1-800-242-8511  
 TOLL FREE  
 WIS. STATUTE 182.0175 (1974)  
 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

**RECONSTRUCT EXISTING ENTRANCE DRIVE TO SERVE NEW PARKING GARAGE**

**NOTE:**  
 SEE ARCHITECTURAL PLANS FOR EXACT LAYOUT AND DIMENSIONS.  
 NEW AND REPLACEMENT RAILINGS TO MATCH THOSE ON SHEET A2.0 AT ALL LOCATIONS ON THE WEST SIDE OF THE EXISTING TO VERIFY LENGTHS OF BOTH NEW AND REPLACEMENTS.

ADDRESS OF PROJECT  
 4443 VERNON BLVD.

**RECONSTRUCT EXISTING PUBLIC SIDEWALK AS NEEDED TO SERVE THE REDEVELOPMENT AND/OR TO REPLACE PUBLIC SIDEWALK DAMAGED BY PRIVATE CONSTRUCTION ACTIVITIES.**



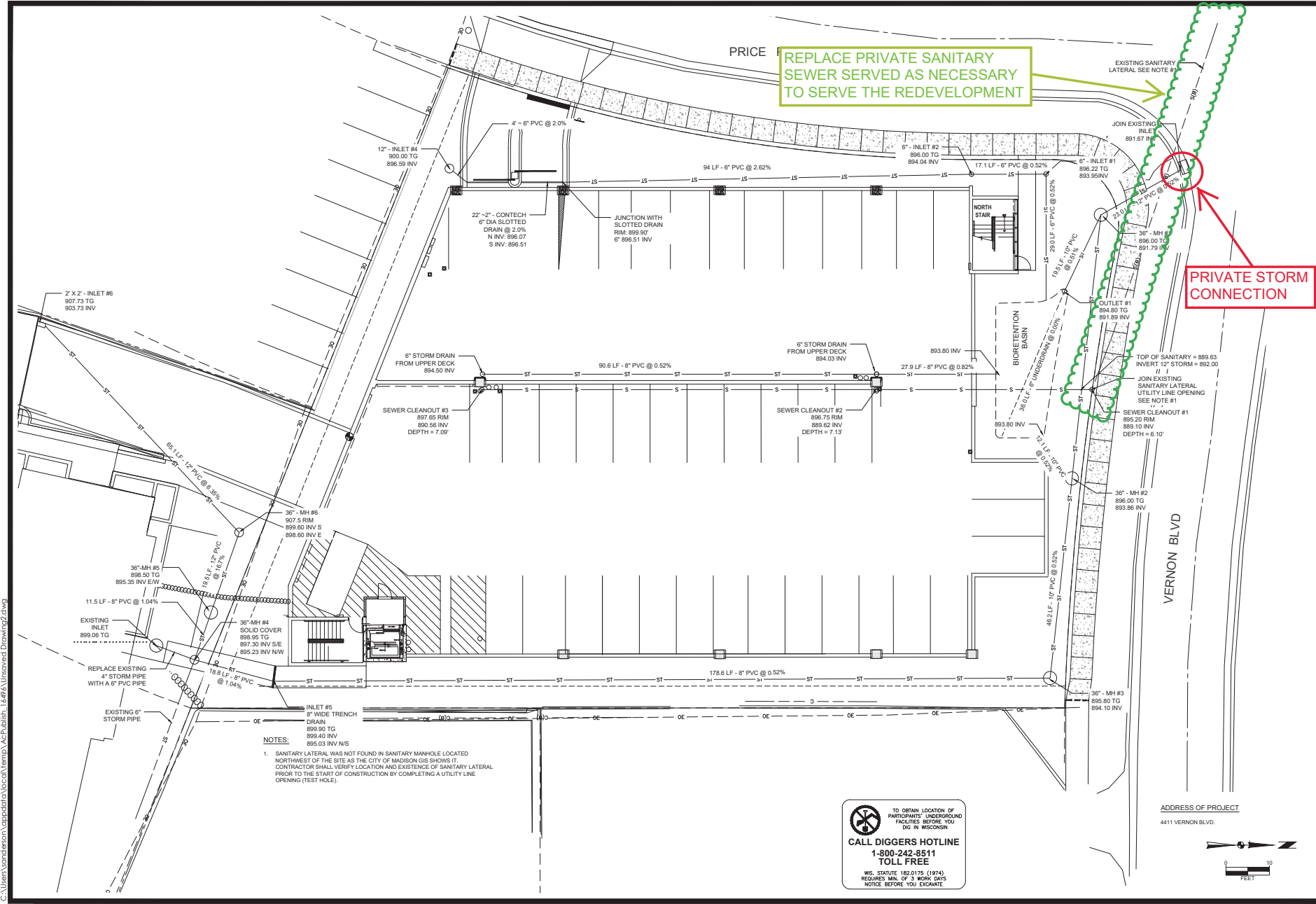
DATE	BY
REVISION	LAO
Checked By:	LAO
Date:	3-9-2021
Engineer:	SJA
Terminator:	LAO
Date:	3-9-2021
Field Bk.	Py
Project No.:	1120.0265.30

CITY OF MADISON, WISCONSIN  
 6010 VOEGES ROAD  
 MADISON, WISCONSIN 53718  
 608-838-0444 | www.snyder-associates.com

**REGENT STREET PARKING GARAGE**  
 SITE PLAN  
**SNYDER & ASSOCIATES, INC.**



C 300



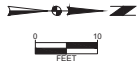
REPLACE PRIVATE SANITARY SEWER SERVED AS NECESSARY TO SERVE THE REDEVELOPMENT

PRIVATE STORM CONNECTION

**NOTES:**

1. SANITARY LATERAL WAS NOT FOUND IN SANITARY MANHOLE LOCATED NORTHWEST OF THE SITE AS THE CITY OF MADISON GIS SHOWS IT. CONTRACTOR SHALL VERIFY LOCATION AND EXISTENCE OF SANITARY LATERAL PRIOR TO THE START OF CONSTRUCTION BY COMPLETING A UTILITY LINE OPENING (TEST HOLE).


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**TOLL FREE**  
WS STATUTE 182.0175 (1974) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE.



ADDRESS OF PROJECT  
4411 VERNON BLVD.

DATE	BY
REVISION	LAO
Checked By:	LAO
Date:	3-9-2021
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**REGENT STREET PARKING GARAGE**  
 UTILITY PLAN  
**SNYDER & ASSOCIATES, INC.**



C 500