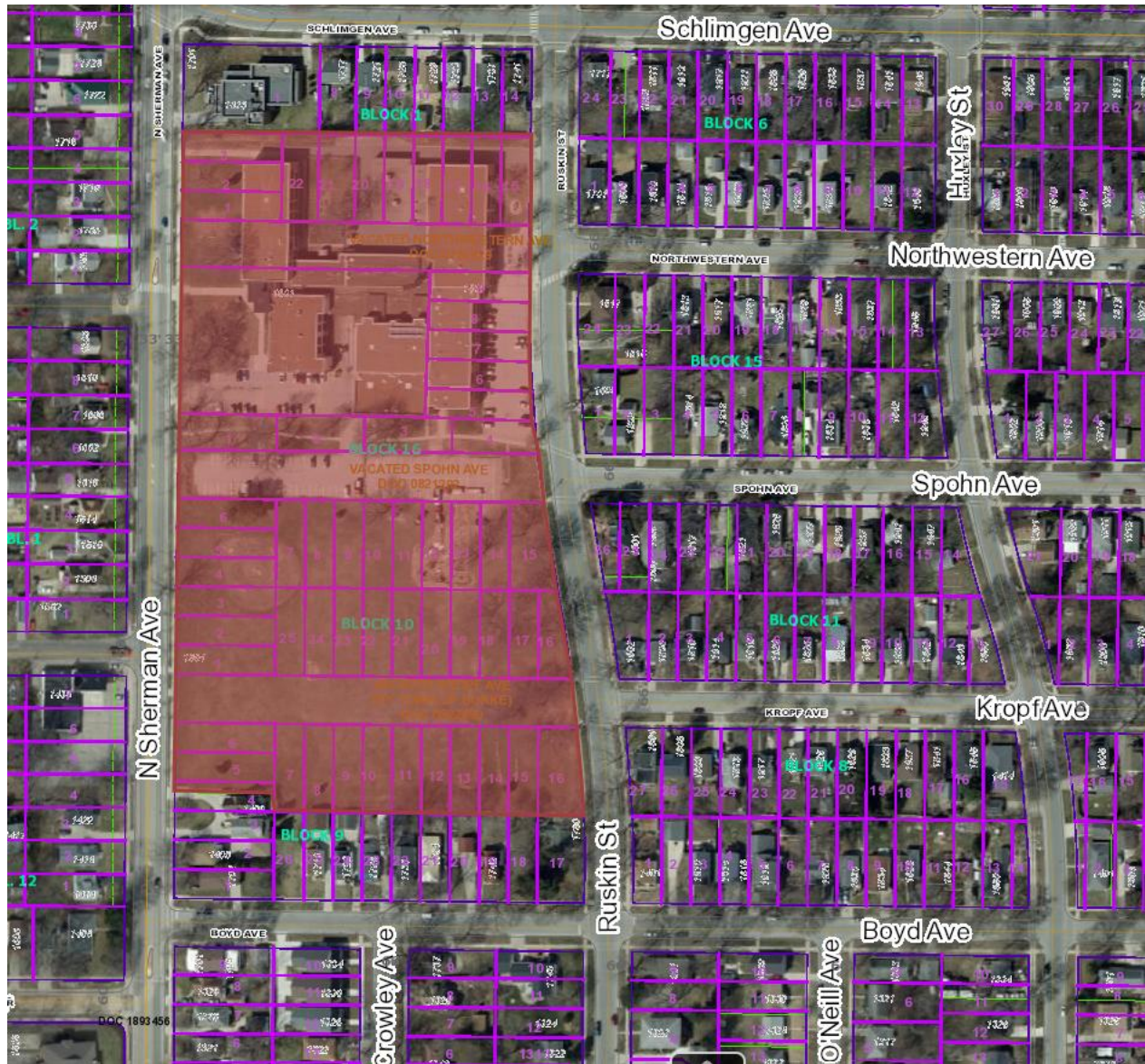


1437 N SHERMAN AVE – SHERMAN/SHABAZZ

Contract 9710

MUNIS 16035

Developer: MADISON METROPOLITAN SCHOOL DISTRICT



The existing school will remain in place during the construction of the new building. Upon completion, the existing building will be demolished for new parking and green space.

Summary of Improvements:

- One lot certified survey map which includes Public Sanitary Sewer Easements, Public Water Main Easements, and Public Storm Sewer Easements to accommodate the public facilities owned by the City of Madison through this site. Provide a Public Sidewalk and Bike Path Easement and grant a Public Storm Water Surface Drainage Easement(s) defining the overland overflow route through this site for storm water from the enclosed depression at the intersection of Spohn Ave and Ruskin Street.
- Construct / reconstruct public sidewalk, street terrace, curb and gutter, and pavement on N Sherman Avenue, Ruskin Street, and Boyd Avenue per plan approved by the City Engineer.

- Construct a minimum five-foot wide sidewalk, eight-foot terrace, and additional one-foot maintenance area along the site's N Sherman Street frontage in the provided Public Sidewalk and Bike Path easement.
- Construct a concrete terrace adjacent to the bus loading area on the west side of Ruskin Street from Kropf Avenue to Spohn Avenue.
- Install and maintain an accessible bus boarding pad in the public right-of-way at the planned Metro bus stop zone on the east side of N Sherman Avenue, north of Logan Street.
- Install and maintain a new passenger seating amenity across the sidewalk from the planned bus stop zone - either as part of the private landscape plan or in the public right-of-way area. If located in the public right-of-way, a Privilege in Streets (Bus Bench) application is required.
- The applicant shall be financially responsible for the relocation of the existing Rapid Rectangular Flashing Beacon (RRFB) crossing from the Farragut/Sherman intersection to the north leg of the Logan/Sherman intersection. This work will include constructing pedestrian ramps and installing a continental crosswalk.
- Public signing, pavement marking and street lighting related to the development as required by the City Traffic Engineer.
- Protect existing public streetlights, electrical, and fiber facilities in the project area. Coordinate with City Traffic Engineering and City IT on relocations needed to facilitate construction.
- Removal of an existing 8-inch public sanitary sewer main which crosses the existing site, and construction of a 10-inch PVC public sanitary sewer pipe.
- Relocate fire hydrant on Ruskin Street as determined by Madison Water Utility.
- Install 50 LF of 6-inch D.I. watermain below new storm sewer for future public watermain improvements. Additional public watermain improvement shall be completed with a separate public works project.
- Redesign of the existing public storm sewer that runs through the site, construction of the new system is the responsibility of the developer and new easements shall be granted to the City of Madison. The discharge from the site shall be limited in all events up to the capacity of the existing storm system to the south. The overflow from the site shall be discharged to the existing easement.
- Provide public street terrace tree protection, removals, and plantings per City Forestry approvals. Install street tree terrace support systems per City Forestry approvals and per plans approved by the City Engineer.
- Close abandoned driveways with curb and gutter. Construct new private drive entrance aprons per plans approved by the City Engineering and per the Commercial Driveway Permit approved by the City Traffic Engineer.
- Coordinate project access, street closures, and street occupancy with other projects in the area and as approved by City Traffic Engineering.

CERTIFIED SURVEY MAP NO.

NORTHEAST CORNER
SECTION 01-07-09
FOUND BRASS CAP
IN CONCRETE
N=498,995.37
E=826,619.52

SCHLIMGEN AVENUE

(S89°34'E 480.0') |
S89°04'06"E 476.94'

CLYDE A. GALLAGHER'S
SHERMAN AVE. SUBDIVISION

SEE NOTE ON VACATED NORTHWESTERN AVENUE
SHEET 8 PER DOC. NO. 792929

LOT 1
464,179 S.F.
10.656 ACRE

SEE NOTE ON
SHEET 8

VACATED SPOHN AVENUE
PER DOC. NO. 821202

FIRST ADDITION CLYDE A. GALLAGHER'S
SHERMAN AVE. SUBDIVISION

VACATED KROPF AVENUE
PER DOC. NO. 522890

N89°23'47"W 424.38
(N89°55'W 424.0')

BOYD AVENUE

WEST QUARTER CORNER
SECTION 31-08-10
FOUND BRASS CAP IN
CONCRETE
N=497,252.73
E=826,605.78

JSD
MADISON REGIONAL OFFICE
507 W. VERONA ROAD, SUITE 500
VERONA, WI 53593
P. 608.848.5060

1601 N. SHERMAN AVE.
MADISON, WI 53704

SHEET NO: 1 OF 10

C.S.M. NO. _____

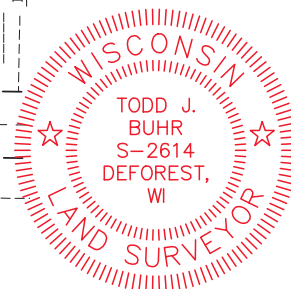
| | |
|--|--------------------|
| | GOVERNMENT CORNER |
| | 3/4" REBAR FOUND |
| | CHISELED 'X' FOUND |
| | 1" IRON PIPE FOUND |
| | 2" IRON PIPE FOUND |
| | PLAT BOUNDARY |
| | CHORD LINE |
| | CENTERLINE |
| | RIGHT-OF-WAY LINE |
| | PLATTED LOT LINE |
| | SECTION LINE |
| | EASEMENT LINE |
| | SETBACK LINE |

1. FIELD WORK PERFORMED ON DECEMBER 02, 04, 09, 23, 26, 30, 31, 2024 AND JANUARY 13, 2025.
2. BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY. THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 30-08-10, BEARS N00°27'06"E.
3. SEE SHEET 2 FOR EXISTING BUILDINGS.
4. SEE SHEET 3 FOR EXISTING BUILDINGS.
5. SEE SHEET 4 FOR NEW EASEMENTS.
6. SEE SHEET 5 FOR LINE TABLES.
7. SEE SHEET 6 FOR NEW SIDEWALK EASEMENT.
8. SEE SHEET 7 FOR PUBLIC STORM SEWER EASEMENT AND PUBLIC SIDEWALK AND BIKE PATH EASEMENT CONDITIONS



0 75' 150'

SCALE: 1" = 150'



PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

PART OF LOT 4 AND ALL OF LOTS 5-16, BLOCK 9, LOTS 1-25, BLOCK 10, LOTS 1-9, BLOCK 16, FIRST ADDITION CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, LOTS 1-3, 15-22, BLOCK 1, CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, AND PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, LOCATED IN THE THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

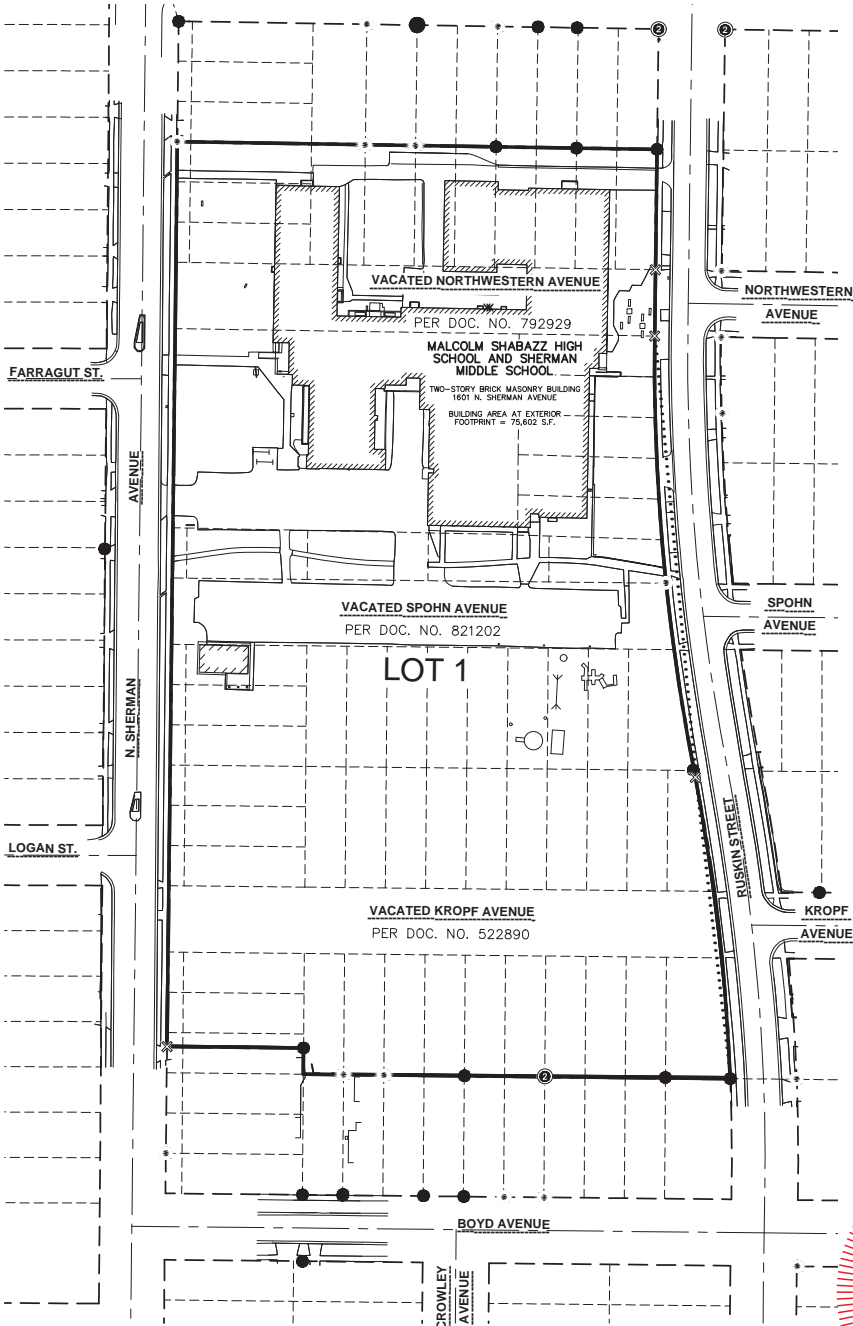
EXISTING BUILDINGS

LEGEND

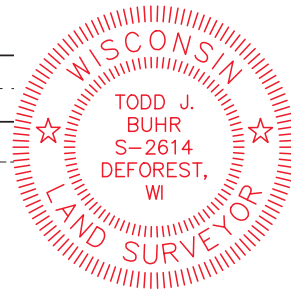
- 3/4" REBAR FOUND
- ⊗ CHISELED 'X' FOUND
- 1" IRON PIPE FOUND
- 2" IRON PIPE FOUND
- PLAT BOUNDARY
- CHORD LINE
- CENTERLINE
- RIGHT-OF-WAY LINE
- - - - - PLATTED LOT LINE

NOTE

9. ALL BUILDINGS TO BE REMOVED.



0 75' 150'
SCALE: 1" = 150'



SURVEYED BY:



SURVEYED FOR:

MADISON METROPOLITAN
SCHOOL DISTRICT

1601 N. SHERMAN AVE.
MADISON, WI 53704

PROJECT NO: 24-14661

FIELDBOOK/Pg: -

SHEET NO: 2 OF 10

SURVEYED BY: -

DRAWN BY: JK

VOL. _____ PAGE _____

DOC. NO. _____

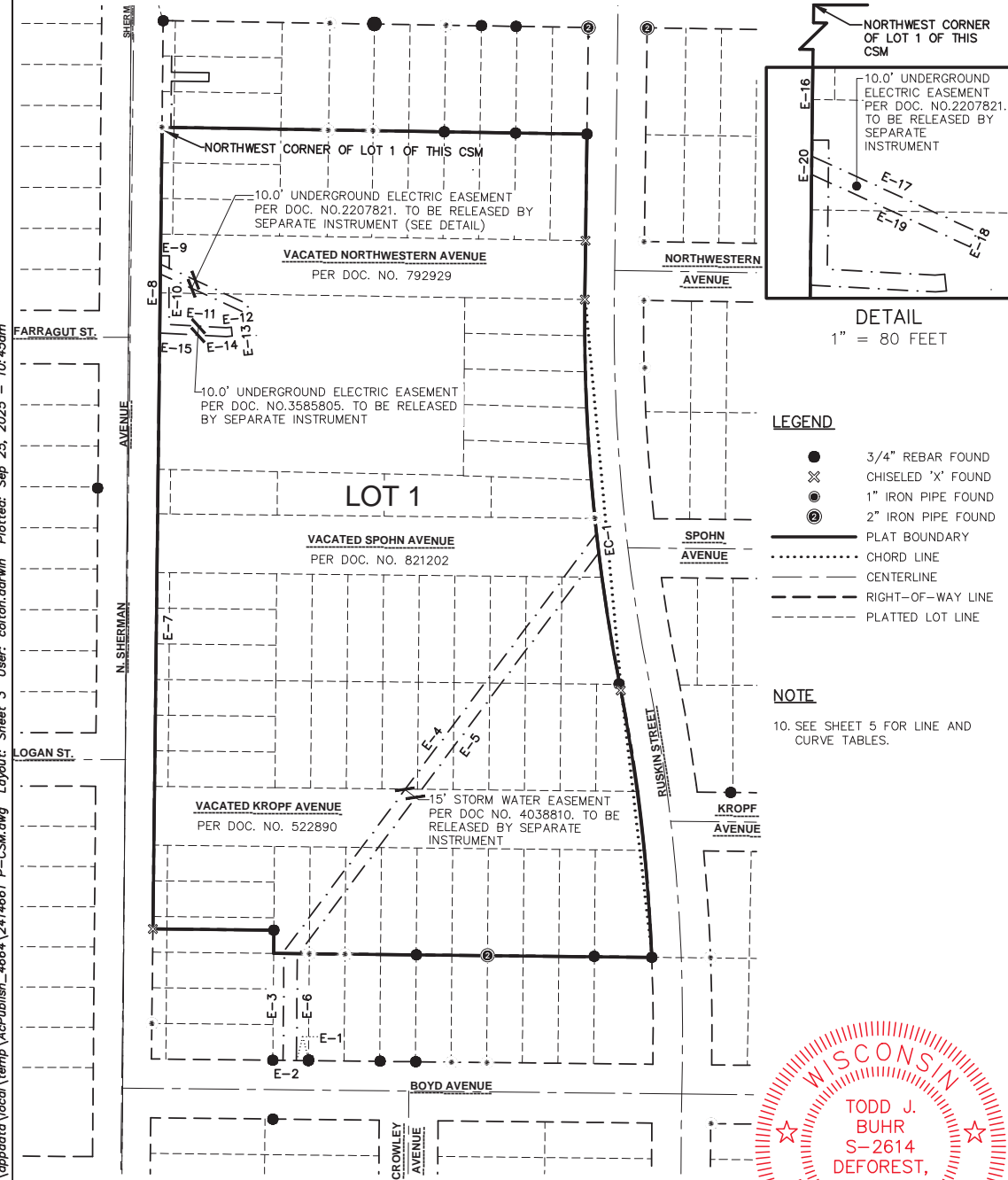
C.S.M. NO. _____

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

PART OF LOT 4 AND ALL OF LOTS 5-16, BLOCK 9, LOTS 1-25, BLOCK 10, LOTS 1-9, BLOCK 16, FIRST ADDITION CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, LOTS 1-3, 15-22, BLOCK 1, CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, AND PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, LOCATED IN THE THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

EXISTING EASEMENTS



DETAIL

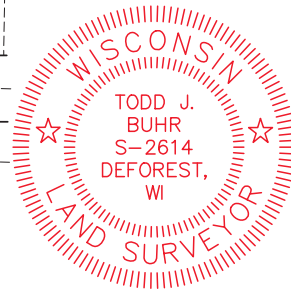
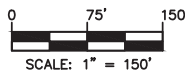
1" = 80 FEET

LEGEND

- 3/4" REBAR FOUND
- ⊗ CHISELED 'X' FOUND
- ⊙ 1" IRON PIPE FOUND
- ⊙ 2" IRON PIPE FOUND
- PLAT BOUNDARY
- ⋯ CHORD LINE
- - - CENTERLINE
- - - RIGHT-OF-WAY LINE
- - - PLATTED LOT LINE

NOTE

10. SEE SHEET 5 FOR LINE AND CURVE TABLES.



SURVEYED BY:



SURVEYED FOR:

MADISON METROPOLITAN
SCHOOL DISTRICT

1601 N. SHERMAN AVE.
MADISON, WI 53704

PROJECT NO: 24-14661

FIELDBOOK/Pg: -

SHEET NO: 3 OF 10

SURVEYED BY: -

DRAWN BY: JK

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DOC. NO. _____

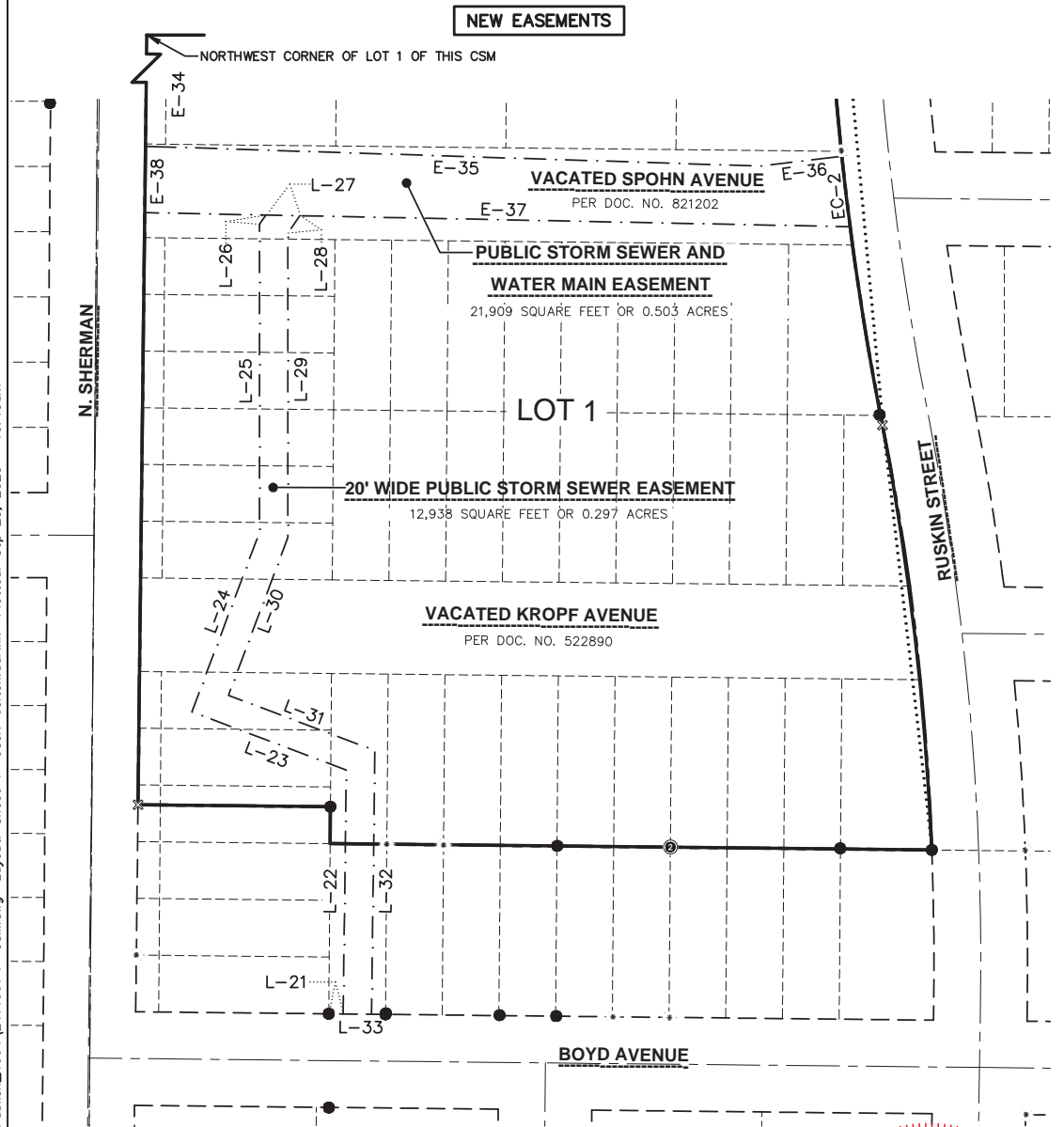
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PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

PART OF LOT 4 AND ALL OF LOTS 5-16, BLOCK 9, LOTS 1-25, BLOCK 10, LOTS 1-9, BLOCK 16, FIRST ADDITION CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, LOTS 1-3, 15-22, BLOCK 1, CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, AND PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, LOCATED IN THE THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

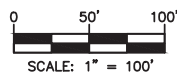


LEGEND

- 3/4" REBAR FOUND
- ✕ CHISELED 'X' FOUND
- 1" IRON PIPE FOUND
- ② 2" IRON PIPE FOUND
- PLAT BOUNDARY
- CHORD LINE
- CENTERLINE
- RIGHT-OF-WAY LINE
- PLATTED LOT LINE

NOTE

11. SEE SHEET FOR LINE AND CURVE TABLES.
12. SEE SHEET 7 FOR NOTES ON EASEMENT.



SURVEYED BY:



SURVEYED FOR:

MADISON METROPOLITAN
SCHOOL DISTRICT

1601 N. SHERMAN AVE.
MADISON, WI 53704

PROJECT NO: 24-14661

FIELDBOOK/Pg: -

SHEET NO: 4 OF 10

SURVEYED BY: -

DRAWN BY: JK

VOL. _____ PAGE _____

DOC. NO. _____

C.S.M. NO. _____

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

PART OF LOT 4 AND ALL OF LOTS 5-16, BLOCK 9, LOTS 1-25, BLOCK 10, LOTS 1-9, BLOCK 16, FIRST ADDITION CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, LOTS 1-3, 15-22, BLOCK 1, CLYDE A. GALLAGHER'S SHERMAN AVE. SUBDIVISION, AND PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, LOCATED IN THE THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

NEW EASEMENTS

EASEMENT LINE TABLE

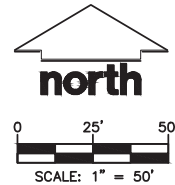
| LINE | BEARING | DISTANCE |
|------|-------------|----------|
| E-39 | S11°40'28"E | 7.95' |
| E-40 | S00°19'39"E | 20.76' |
| E-41 | S00°46'02"W | 183.72' |
| E-42 | S00°27'08"E | 9.75' |
| E-43 | S00°42'20"W | 196.29' |
| E-44 | S81°05'09"W | 1.69' |
| E-45 | N00°38'56"E | 418.56' |

LEGEND

- 3/4" REBAR FOUND
- ⊗ CHISELED 'X' FOUND
- ⊙ 1" IRON PIPE FOUND
- ⊕ 2" IRON PIPE FOUND
- PLAT BOUNDARY
- CHORD LINE
- CENTERLINE
- RIGHT-OF-WAY LINE
- PLATTED LOT LINE

NOTE

13. SEE SHEET 7 FOR NOTES ON EASEMENT.



SURVEYED BY:



SURVEYED FOR:

MADISON METROPOLITAN
SCHOOL DISTRICT

1601 N. SHERMAN AVE.
MADISON, WI 53704

PROJECT NO: 24-14661

FIELDBOOK/P/G: -

SHEET NO: 6 OF 10

SURVEYED BY: -

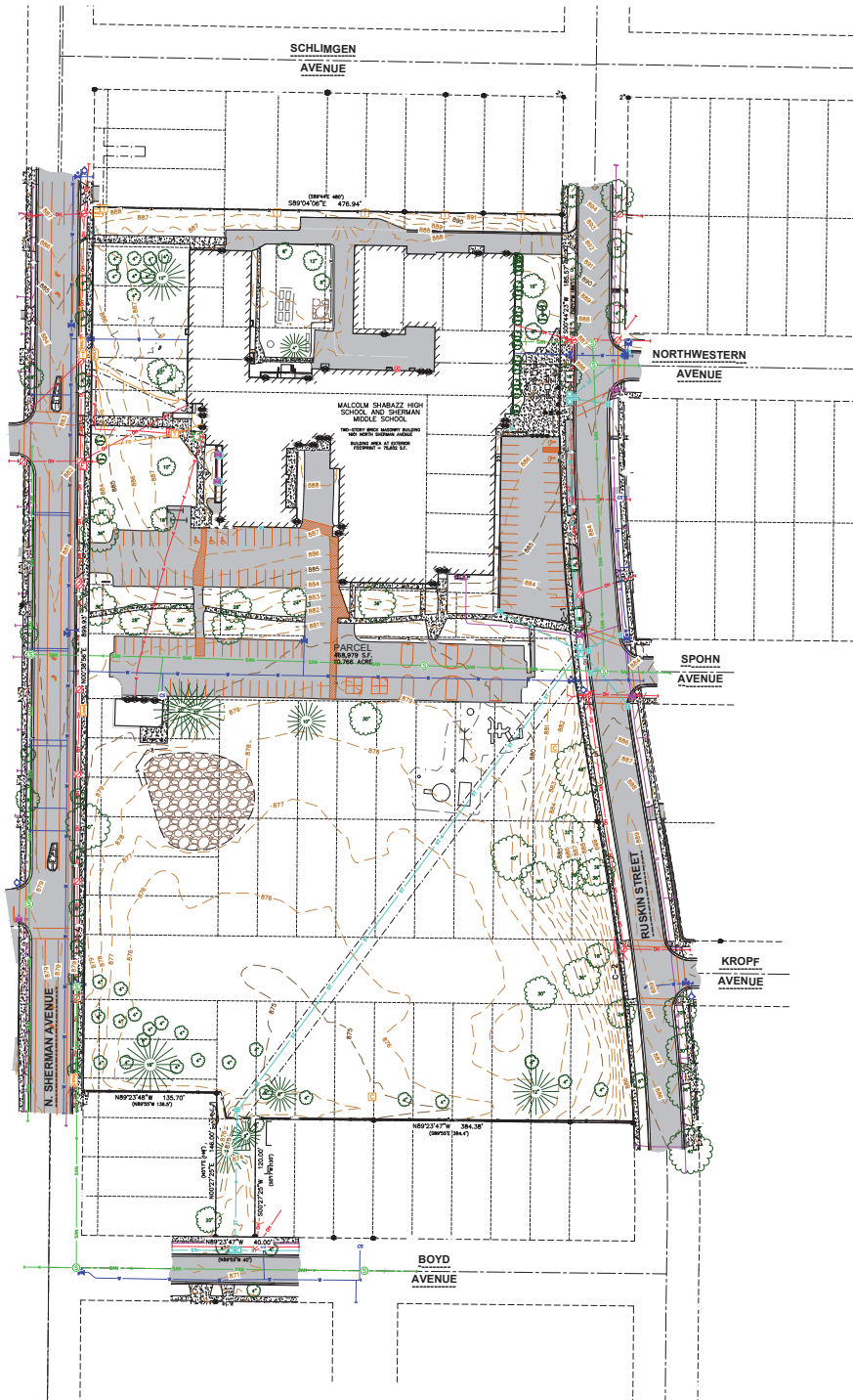
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VOL. _____ PAGE _____

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C.S.M. NO. _____

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EXISTING CONDITIONS SURVEY

LANDS LOCATED IN THE THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 AND SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, MORE PARTICULARLY AS DESCRIBED IN THE LEGAL DESCRIPTION.



VICINITY MAP/SHEET INDEX
NOT TO SCALE

LEGEND

- | | | | | | |
|--|-------------------------------|--|----------------------------|--|---------------------------------|
| | GOVERNMENT CORNER | | LIGHT POLE | | CONCRETE CURB & GUTTER |
| | MANHOLE | | LIGHT AND ELECTRIC MANHOLE | | EDGE OF PAVEMENT |
| | 8' X 8' MANHOLE | | POWER POLE | | EDGE OF GRAVEL |
| | 3/4" X 4" MANHOLE (2.05 USYD) | | POWER POLE W/20' WLT | | SAWTOOTH |
| | CIRCULAR 24" MANHOLE | | TELEPHONE POLE/UTILITY | | WATER LINE |
| | BENCHMARK | | VAULT | | 18" STORM SEWER |
| | CHECKERED SPOT LIGHT POLE | | CABLE PEDESTAL | | UNDERGROUND TELEPHONE |
| | FLAG POLE | | DECIDUOUS TREE | | 6" NATURAL GAS |
| | TREE | | DECIDUOUS TREE W/20' WLT | | 4" NATURAL GAS |
| | SEWER MANHOLE | | CONSPICUOUS TREE | | UNDERGROUND ELECTRIC |
| | SEWER MANHOLE W/20' WLT | | HANDICAP PARKING | | BUILDING |
| | WATER PIPE | | PANEL BOUNDARY | | 8-12" INDEX CONTOUR |
| | HYDRANT | | SECTION LINE | | UNDERSLANTED CONTOUR |
| | WATER VALVE | | RIGHT-OF-WAY LINE | | 60' X 60' PAD CONCRETE PAVEMENT |
| | CURB STOP/INTERSECT VALVE | | PLATTED LOT LINE | | 60' X 60' PAD CONCRETE PAVEMENT |
| | STORM MANHOLE | | EASEMENT LINE | | PAVEMENT STRIPPING |
| | ROUND CAPPED INLET | | SETBACK LINE | | NOT FLAGGED |
| | STORM SEWER INLET | | EASEMENT LINE | | DETECTED METER |
| | STORM SEWER | | LANDSCAPE LIMITS | | DETECTED METER w/ MEASUREMENTS |
| | STORM SEWER W/20' WLT | | GRADE LINE IN LANDSCAPE | | DETECTED METER w/ MEASUREMENTS |
| | GAS VALVE | | WALL LINE | | DETECTED METER w/ MEASUREMENTS |
- () DETECTED METER w/ MEASUREMENTS
 DETECTING THE SAME LINE IN THE LANDSCAPE AS RETRACED BY THIS SURVEY

NOTES

- [illegible]

| CURVE | LENGTH | RADIUS | DELTA | CHORD | CHORD BEARING |
|-------|---------|----------|-----------|---------|---------------|
| C-1 | 441.48' | 2132.00' | 11°51'52" | 440.69' | S51°05'1"E |
| (C-1) | | 2132.00' | 12°06" | | S54°47"E |
| C-2 | 301.91' | 2066.00' | 8°22'22" | 301.64' | S6°36'44"E |
| (C-2) | | 2066.00' | 11°44" | | S54°47"E |

LEGAL DESCRIPTION

LOTS 1, 2, 3, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848

TAX KEY NO: 251/0810-312-2001-5

SURVEYOR'S CERTIFICATE

I, TODD J. BUHR, WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-2614, HEREBY CERTIFY THAT UNDER THE DIRECTION OF MADISON METROPOLITAN SCHOOL DISTRICT THIS SURVEY AND MAP HAS BEEN PREPARED AND COMPLES WITH WISCONSIN ADMINISTRATIVE CODE A-E7 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF IN ACCORDANCE WITH THE INFORMATION PROVIDED.

Todd J. Buhr
TODD J. BUHR, S-2614
PROFESSIONAL LAND SURVEYOR

04-02-25

DATE _____



CREATE THE VISION TELL THE STORY

jsdinc.com

MADISON REGIONAL OFFICE
507 WEST VERONA AVENUE, SUITE 500
VERONA, WISCONSIN 53593
P. 608.848.5060

CLIENT: **MADISON METROPOLITAN
SCHOOL DISTRICT**

CLIENT ADDRESS:
301 NORTH BROOM STREET
MADISON, WISCONSIN 53703

PROJECT:
**MALCOLM SHABAZZ HIGH
SCHOOL / SHERMAN
MIDDLE SCHOOL**

PROJECT LOCATION:
1601 NORTH SHERMAN AVENUE
MADISON, DANE COUNTY
WISCONSIN, 53704

| MODIFICATIONS: | | |
|----------------|----------|---------------|
| # | Date | Description |
| 1 | 01/07/25 | PERMANENT MAP |
| 2 | 03/07/25 | FINAL MAP |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |
| 7 | | |
| 8 | | |
| 9 | | |
| 10 | | |
| 11 | | |
| 12 | | |
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| 14 | | |
| 15 | | |

Prepared By: ZHG 01/08/25

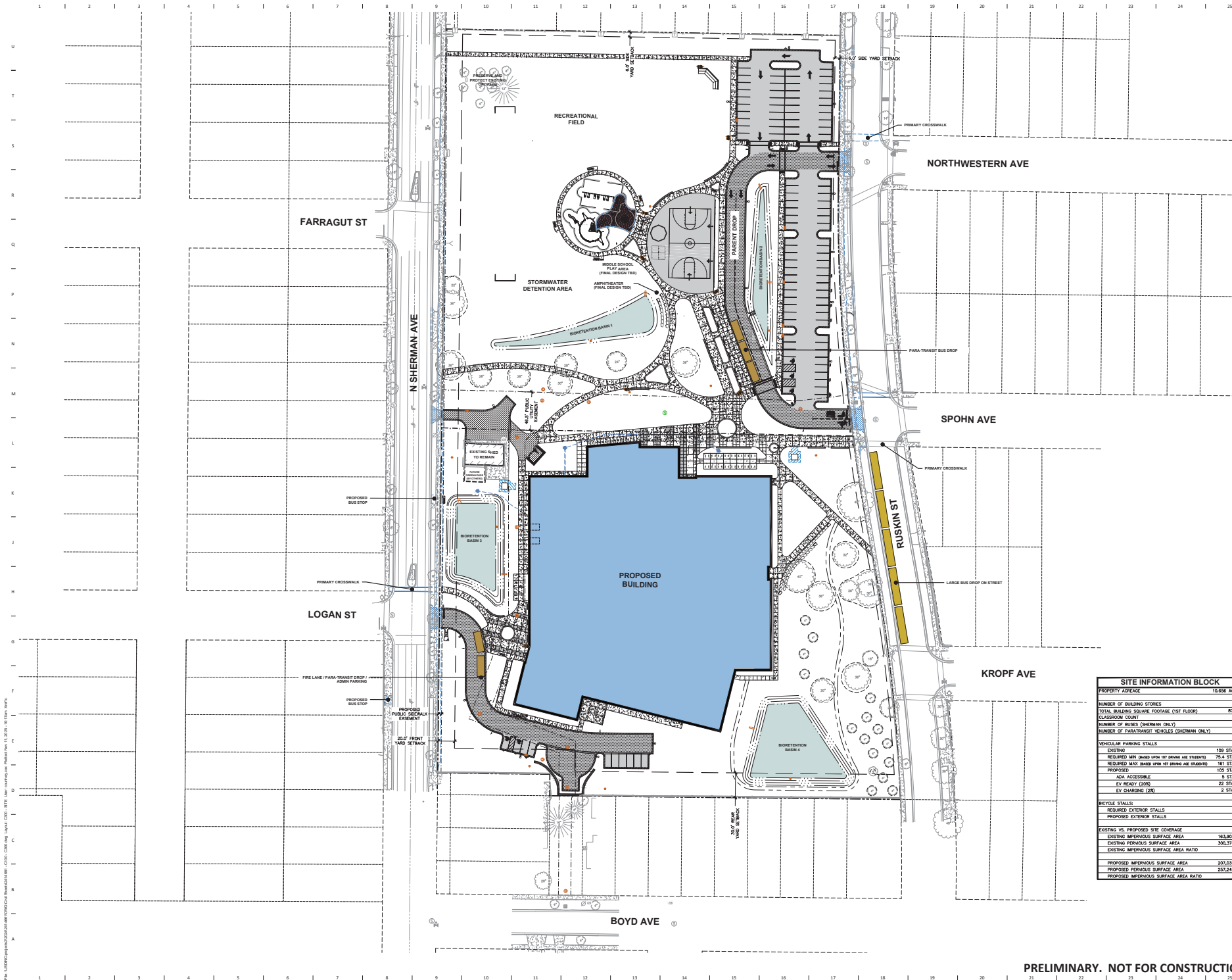
SHEET TITLE:
**EXISTING CONDITIONS
SURVEY**

SHEET NUMBER: _____

1 OF 3

PROJECT NO: 24-14061





| SITE INFORMATION BLOCK | |
|--|--------------|
| PROPERTY ACREAGE | 10.656 ACRES |
| NUMBER OF BUILDING STORIES | 2 |
| TOTAL BUILDING SQUARE FOOTAGE (1ST FLOOR) | 87,150 |
| CLASSROOM COUNT | 54 |
| NUMBER OF BUSES (SHERMAN ONLY) | 5 |
| NUMBER OF PARATRANSIT VEHICLES (SHERMAN ONLY) | 5 |
| VEHICULAR PARKING STALLS | |
| EXISTING | 109 STALLS |
| REQUIRED MIN (BASED UPON 107 STUDENT AND STUDENTS) | 75.4 STALLS |
| REQUIRED MAX (BASED UPON 107 STUDENT AND STUDENTS) | 91 STALLS |
| PROPOSED | 105 STALLS |
| ADA ACCESSIBLE | 5 STALLS |
| EV READY (2020) | 22 STALLS |
| EV CHARGING (25) | 2 STALLS |
| BICYCLE STALLS | |
| REQUIRED EXTERIOR STALLS | 106 |
| PROPOSED EXTERIOR STALLS | 106 |
| EXISTING VS. PROPOSED SITE COVERAGE | |
| EXISTING IMPERVIOUS SURFACE AREA | 163,805 SF |
| EXISTING PERVIOUS SURFACE AREA | 300,374 SF |
| EXISTING IMPERVIOUS SURFACE AREA RATIO | 0.35 |
| PROPOSED IMPERVIOUS SURFACE AREA | 207,035 SF |
| PROPOSED PERVIOUS SURFACE AREA | 257,542 SF |
| PROPOSED IMPERVIOUS SURFACE AREA RATIO | 0.45 |

OPN

ARCHITECTS

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Madison, WI 53704
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north

SCALE IN FEET

40' 0 40'

North Arrow

OPN Projects
24634802

Sheet Issue Date
SPV SUBMITTAL 11/16/25

Sheet Name
SITE PLAN

Sheet Number
C300

PRELIMINARY. NOT FOR CONSTRUCTION.

| | 7 | 8 | 9 | 10 | 11 |
|--------------------------------------|---|--|------------|-----------------|------------------------|
| PROPOSED STORM SEWER STRUCTURE TABLE | | | | | |
| LABEL | RIM EL. (FT) | INVERT EL. (FT) | DEPTH (FT) | STRUCTURE DESC. | FRAME & GRATE |
| STO MH A-3 | 878.98 | E INV: 868.75 (24") N INV: 868.85 (24") | 8.1 | 60X 08" | R-1500 SLOD LD |
| STO MH A-4 | 883.08 | E INV: 870.80 (24") N INV: 870.90 (24") | 12.3 | 60X 08" | R-1500 SLOD LD |
| STO MH A-5 | 883.38 | E INV: 871.71 (24") N INV: 871.81 (24") | 11.6 | 60X 08" | R-1500 SLOD LD |
| STO MH A-5.1 | 879.50 | E INV: 872.00 (18") N INV: 872.50 (18") | 7.0 | 48 IN MH (FLAT) | 48 IN HAULA TRASH RACK |
| STO MH A-6 | 881.18 | E INV: 872.63 (24") N INV: 872.73 (24") | 8.6 | 60X 08" | R-1500 SLOD LD |
| 880.89 | SW INV: 873.33 (24") E INV: 873.33 (24") | 7.8 | 60X 08" | R-1500 SLOD LD | |
| STO MH A-7 | 882.43 | E INV: 873.65 (24") N INV: 873.75 (24") | 8.8 | 60X 08" | R-1500 SLOD LD |
| STO MH A-8 | 884.50 | E INV: 874.98 (18") N INV: 875.00 (18") | 10.0 | 48 IN MH (FLAT) | 48 IN HAULA TRASH RACK |
| STO MH A-9 | 883.53 | E INV: 876.67 (24") N INV: 877.00 (24") | 7.9 | 60X 08" | R-1500 SLOD LD |
| STO MH A-9.1 | 881.00 | E INV: 876.50 (18") N INV: 877.00 (18") | 4.5 | 48 IN MH (FLAT) | 48 IN HAULA TRASH RACK |
| STO MH C-2 | 885.13 | E INV: 878.28 (24") N INV: 878.33 (18") | 3.9 | 48 IN MH (FLAT) | R-3567 TYPE R |

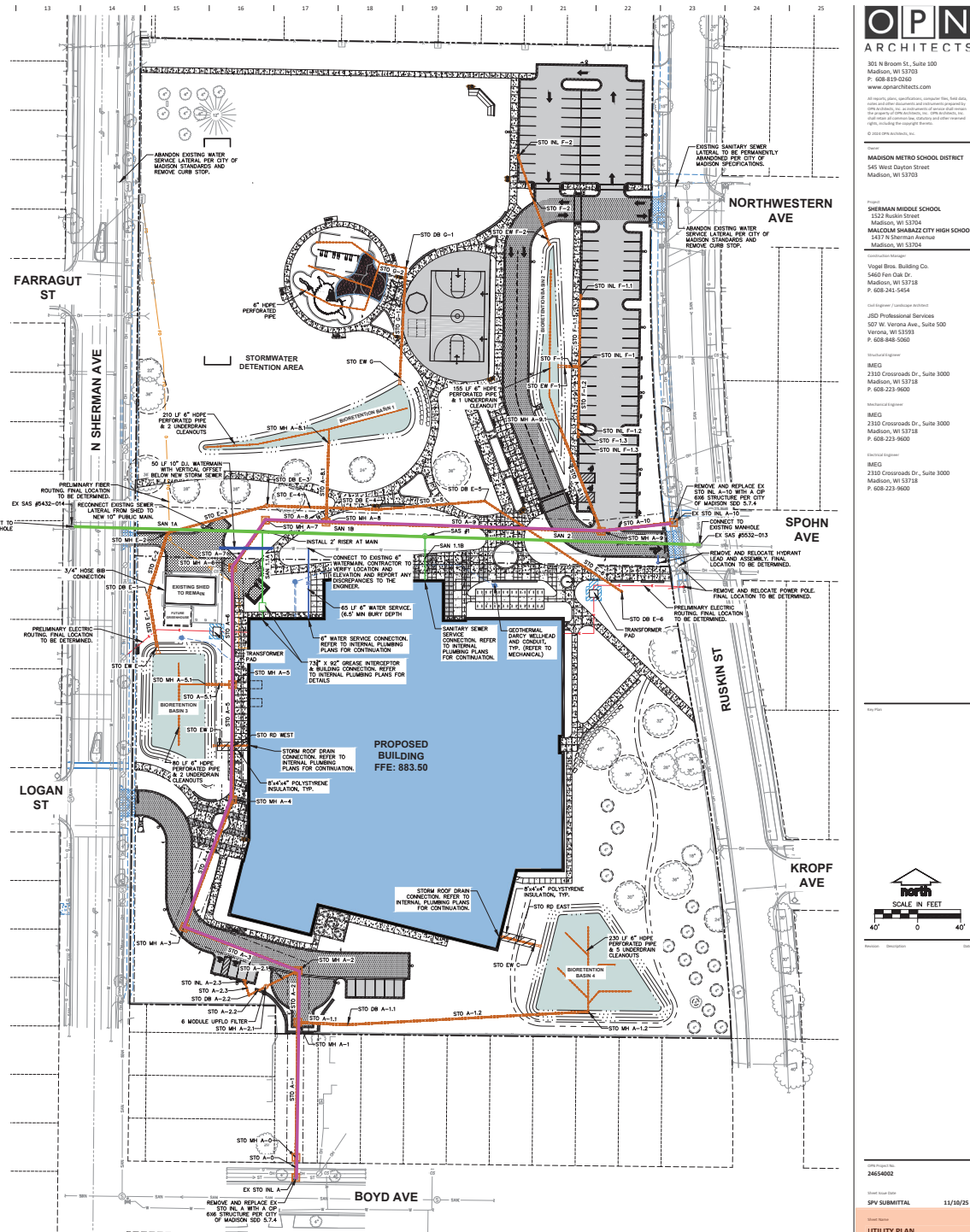
| PROPOSED STONE SEWER PIPE TABLE | | | | | | | |
|---------------------------------|-----------------|----------------|--------|---------------|------------------|-------|-----------------|
| LABEL | FROM | TO | LENGTH | INVERT (E.L.) | DISCHARGE (E.L.) | SLOPE | SIZE & MATERIAL |
| STO A-0 | STO MH A-0 | EX STO A-0 A | 15' | 867.40 | 867.26 | 0.75% | 24 IN ROP |
| STO A-1 | STO MH A-1 | STO EX A-1 | 126' | 866.34 | 864.75 | 0.75% | 24 IN ROP |
| STO A-1.1 | STO DB A-1.1 | STO MH A-1 | 46' | 866.67 | 866.44 | 0.50% | 24 IN HDPE |
| STO A-1.2 | STO MH A-1.2 | STO DB A-1.1 | 225' | 868.89 | 866.77 | 0.50% | 18 IN HDPE |
| STO A-2 | STO MH A-2 | STO EX A-2 A | 33' | 870.00 | 869.44 | 0.75% | 24 IN ROP |
| STO A-2.1 | STO MH A-2.1 | STO MH A-2 A | 33' | 870.07 | 870.07 | 1.00% | 12 IN HDPE |
| STO A-2.2 | STO DB A-2.2 | STO MH A-2 | 11' | 871.84 | 871.57 | 1.00% | 12 IN HDPE |
| STO A-2.3 | STO INL A-2.3 | STO DB A-2.2 A | 14' | 872.06 | 871.94 | 1.00% | 12 IN HDPE |
| STO A-3 | STO MH A-3 | STO EX A-3 | 113' | 869.75 | 868.90 | 0.75% | 24 IN ROP |
| STO A-4 | STO MH A-4 | STO EX A-4 | 127' | 870.00 | 869.80 | 0.75% | 24 IN ROP |
| STO A-5 | STO MH A-5 | STO EX A-5 | 137' | 870.00 | 870.00 | 0.75% | 24 IN ROP |
| STO A-5.1 | STO MH A-5.1 | STO MH A-5 A | 24' | 872.00 | 871.81 | 0.75% | 18 IN HDPE |
| STO A-6 | STO MH A-6 | STO EX A-6 | 109' | 872.63 | 871.81 | 0.75% | 24 IN ROP |
| STO A-7 | STO MH A-7 | STO MH A-6 A | 54' | 873.13 | 872.73 | 0.75% | 24 IN ROP |
| STO A-8 | STO MH A-8 | STO MH A-7 | 56' | 873.65 | 873.23 | 0.75% | 24 IN ROP |
| STO A-8.1 | STO MH A-8.1 | STO MH A-8 | 256' | 874.69 | 873.65 | 0.75% | 24 IN ROP |
| STO A-9 | STO MH A-9 | STO EX A-9 | 256' | 875.67 | 875.35 | 0.75% | 24 IN ROP |
| STO A-9.1 | STO MH A-9.1 | STO MH A-9 | 102' | 876.50 | 875.77 | 0.75% | 18 IN HDPE |
| STO A-10 | EX STO INL A-10 | STO A-9 | 68' | 876.20 | 875.77 | 0.63% | 24 IN ROP |
| STO C-1 | STO DB E-1 | STO EW E | 50' | 876.13 | 876.00 | 0.25% | 24 IN HDPE |
| STO C-2 | STO DB E-2 | STO DB E-1 | 50' | 876.38 | 876.33 | 0.25% | 24 IN HDPE |
| STO C-3 | STO DB E-3 | STO MH E-2 | 50' | 876.71 | 876.33 | 0.40% | 18 IN HDPE |
| STO C-4 | STO DB E-4 | STO DB E-3 | 100' | 876.19 | 876.76 | 0.40% | 18 IN HDPE |
| STO C-5 | STO DB E-5 | STO DB E-4 | 99' | 877.62 | 877.23 | 0.40% | 15 IN HDPE |
| STO C-6 | STO DB E-6 | STO DB E-5 | 153' | 878.03 | 877.67 | 0.40% | 12 IN HDPE |
| STO E-1 | STO INL E-1 | STO DB E-1 | 14' | 880.63 | 880.00 | 0.25% | 18 IN HDPE |
| STO E-1.2 | STO INL E-1.2 | STO INL E-1 | 52' | 880.69 | 880.00 | 0.10% | 12 IN HDPE |
| STO E-1.3 | STO INL E-1.3 | STO INL E-1 | 12' | 880.69 | 880.03 | 0.25% | 12 IN HDPE |
| STO E-2 | STO INL E-2 | STO INL E-1 | 82' | 881.82 | 881.00 | 1.00% | 12 IN HDPE |
| STO G-1 | STO DB G-1 | STO EW G | 102' | 880.31 | 880.00 | 0.30% | 15 IN HDPE |
| STO G-2 | STO DB G-2 | STO DB G-1 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-3 | STO DB G-3 | STO DB G-2 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-4 | STO DB G-4 | STO DB G-3 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-5 | STO DB G-5 | STO DB G-4 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-6 | STO DB G-6 | STO DB G-5 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-7 | STO DB G-7 | STO DB G-6 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-8 | STO DB G-8 | STO DB G-7 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-9 | STO DB G-9 | STO DB G-8 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-10 | STO DB G-10 | STO DB G-9 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-11 | STO DB G-11 | STO DB G-10 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-12 | STO DB G-12 | STO DB G-11 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-13 | STO DB G-13 | STO DB G-12 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-14 | STO DB G-14 | STO DB G-13 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-15 | STO DB G-15 | STO DB G-14 | 24' | 880.63 | 880.00 | 0.40% | 15 IN HDPE |
| STO G-16 | STO DB G-16 | | | | | | |

| PROPOSED SANITARY SEWER STRUCTURE TABLE | | | | | |
|---|------------|--|-----------|-----------------|------------------|
| LABEL | RM EL. (F) | INVERT EL. (F) | DEPTH (F) | STRUCTURE DESC. | FRAME & GRATE |
| EX SAS #5432-014 | 860.07 | W INVT: 869.03 (10") E INVT: 869.22 (10") N INVT: 869.59 (10") | 11.0 | 48 IN MH | R-1550 SOLID LID |
| EX SAS #5532-013 | 863.59 | W INVT: 874.89 (8") E INVT: 875.00 (8") N INVT: 874.93 (8") | 8.7 | 48 IN MH | R-1550 SOLID LID |
| SAS #1 | 864.25 | W INVT: 872.36 (10") E INVT: 872.46 (10") N INVT: 874.36 (10") | 11.9 | 48 IN MH | R-1550 SOLID LID |

Public Storm Sewer (final location TBD)

Public Sanitary Sewer

Public Water Main



UTILITY PLAN

PRELIMINARY. NOT FOR CONSTRUCTION