

**BUILDING INFORMATION:**

**DESCRIPTION:** 2 Story Motor Vehicle Sales Parking Lot Addition

**SITE AREA:** 83,803 sf

**BUILDING AREA:**

**OCCUPANCY CLASSIFICATION:**

**CLASS OF CONSTRUCTION:**

**BUILDING HEIGHT:**

**FIRE PROTECTION:** Building shall have smoke detectors and fire alarms per governing code. Life safety per 2000 NFPA 101 life safety code.

**ADA NOTES**

**GRAB BARS:**  
MOUNT SIDE GRAB BAR 12" FROM REAR WALL. 42" LONG MIN. MOUNT REAR GRAB BAR 6" FROM SIDE WALL 36" LONG MIN.  
GRAB BARS SHALL PROVIDE 1 1/8" CLEARANCE FROM WALL, 1 1/4" - 1 1/2" DIA. AND SHALL BE MOUNTED 33" - 36" A.F.F. TO TOP.

**TOILET PAPER DISPENSER:**  
MOUNT 19" MIN. A.F.F. TO CENTER.

**TOWEL DISPENSER:**  
SLOT @ 40" A.F.F.

**TOILET SEAT:**  
SHALL BE @ 17" - 19" ABOVE FLOOR.

**MIRROR:**  
BOTTOM @ 40" A.F.F.

**SINK:**  
RIM @ 34" MAX A.F.F. CLEAR SPACE OF 29" FLOOR TO APRON.  
EXPOSED PIPES UNDER LAVATORIES SHALL BE INSULATED OR OTHERWISE COVERED. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES.

PROVIDE SOLID WOOD BLOCKING IN WALLS FOR MOUNTING OF ALL ACCESSORIES.

**NOTE:**  
INSTALL ALL HC GRAB BARS AND ACCESSORIES PER STATE AND LOCAL CODES - G.C. IS RESPONSIBLE FOR VERIFYING COMPLIANCE

PROJECT  
**SUBURBAN WHEELS**

1518 N. STOUGHTON RD  
MADISON, WI 53704

**DEVELOPER/OWNER**  
GASS & RIEGERT  
AUTO COMPLEX INC.  
4910 Meinders Rd  
Phone: 608.838.7170  
Fax: 608.838.2420

**CONTRACTOR**  
RIEGERT BUILDERS  
4910 Meinders Rd  
McFarland, WI 53590  
Phone: 608.838.7170  
Fax: 608.838.2420

ARCHITECT  
**SIEGER ARCHITECTS**

1501 Monroe Street  
Madison, WI 53711  
Phone: 608.283.6100  
Fax: 608.283.6101

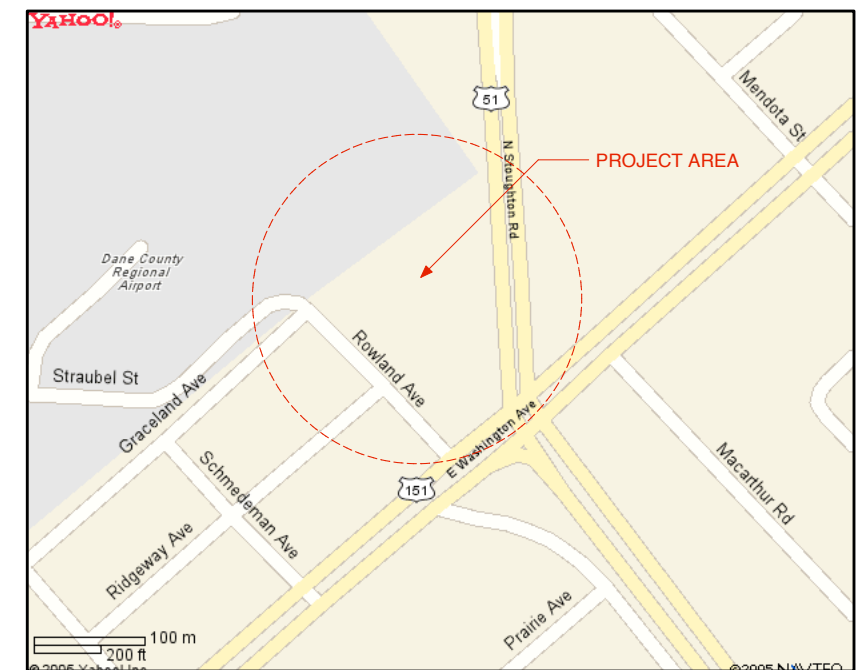
PROJECT #  
0503

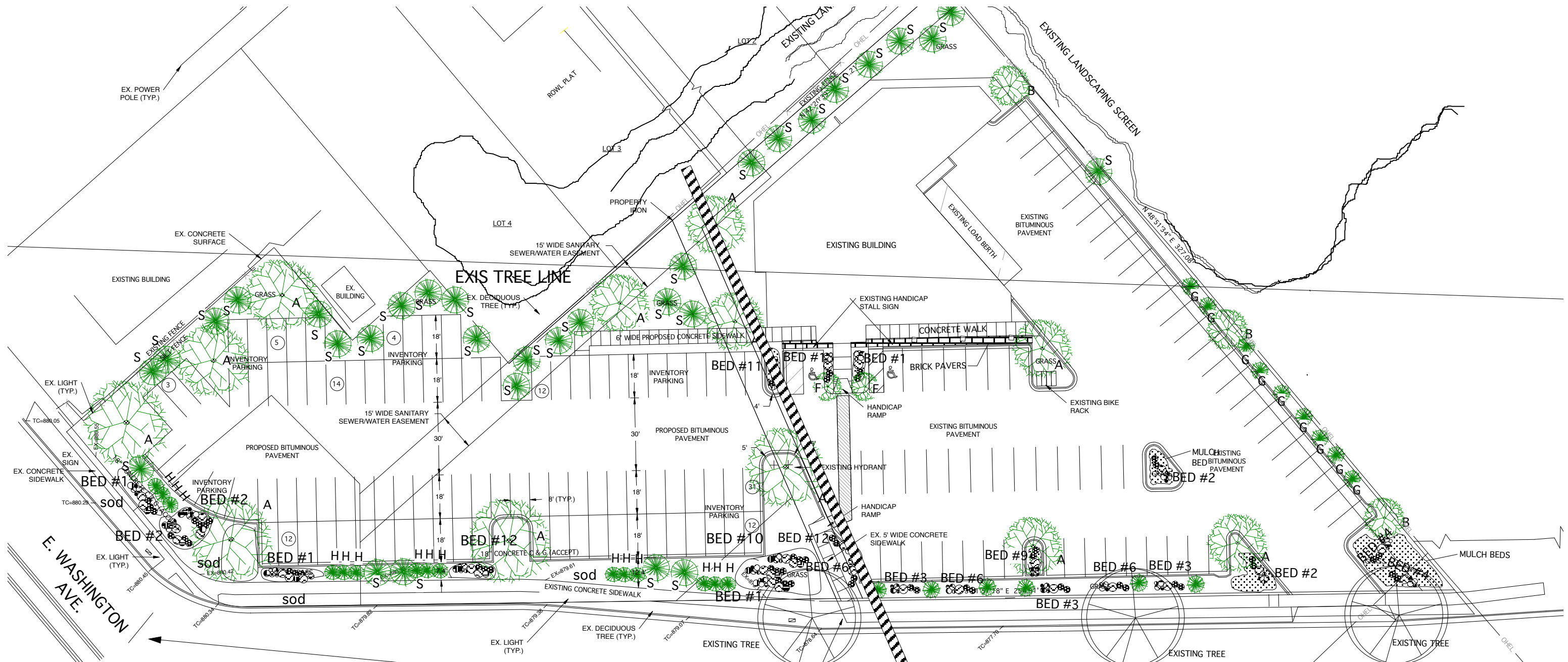
APRIL 3, 2007

**UDC FINAL APPROVAL**

SHEET INDEX

- C0** EXISTING SITE PLAN
- C1** PROPOSED PLAN
- C2** LANDSCAPE PLAN
- C3** LIGHTING PLAN
- C4** GRADING AND EROSION CONTROL





**PLANT SCHEDULE**

Ref. 0001

| MK | COMMON NAME               | BOTANICAL                         | SIZE         | QUAN |
|----|---------------------------|-----------------------------------|--------------|------|
| A  | Thornless Honey Locust    | Gleditsia triacanthos "Skyline"   | 2" B&B       | 12   |
| B  | Red Maple                 | Acer Rubrum                       | 2" B&B       | 3    |
| C  | Whitespire Bush           | Betula populifolia Whitespire     | 1 1/2" B&B   | 0    |
| D  | Canadian Tree Lilac       | Syringa x prestoniae              | 1" - 5' HT.  | 0    |
| E  | Royally flowering Crab    | Malus Royalty                     | 1" - 5' HT.  | 0    |
| F  | Eastern Redbud            | Cercis canadensis                 | 4" B&B       | 0    |
| G  | Pyramidal Arborvitae      | Thuja occidentalis Fatigata       | 5-gal. cont. | 9    |
| H  | Woodward Globe Arborvitae | Thuja occidentalis "Woodward"     | 5-gal. cont. | 47   |
| I  | Arrowwood Viburnum        | Viburnum dentratum                | 5-gal. cont. | 17   |
| J  | Tailhedge Buckthorn       | Rhamnus frangula "columnaris"     | 3" pot       | 0    |
| K  | Goldfinger                | Potentilla fruticosa "Goldfinger" | 18" pot      | 49   |
| L  | Froebel Spirea            | Froebellii                        | 18" pot      | 4    |
| M  | Japanese Barberry         | Berberis thunbergii               | 1 gal.       | 10   |
| N  | Hedge Cotoneaster         | Cotoneaster lucidus               | 36" pot      | 9    |
| O  | Blue Rug Juniper          | Juniperus horizontalis            | 12" pot      | 110  |
| P  | Hosta-Sagee               | Fluctuans "Variegata"             | 1 gal.       | 124  |
| Q  | Gro-Low Fragrant Sumac    | Rhus Aromatica                    | 1 gal.       | 108  |
| R  | Austrian Pine             | Pinus Nigra                       | 6" BBI       | 0    |
| S  | Colorado Blue Spruce      | Picea pungens                     | 6" BBI       | 32   |
| T  | Redmond Amer Linden       | Tilia Americana "Redmond"         | 1 1/2" B&B   | 0    |

- GENERAL NOTES**
- Mulch beds shall be washed stone mulch, 3" deep, 30' wide, or approved equal.
  - Mulch area shall be underlain with Landscape Fabric, equal to DeWitt Pro'S, 28 mil., with edges to overlap 6" and 1 inch minimum on edging foundation of building. Provide at mulch bed areas black plastic edging.
  - Landscape Contractor shall space shrubs for growth in three years as appropriate.
  - Verify planter sizes at site with General Contractor.
  - Substitutions shall be verified with Architect and Owner for availability.
  - Verify removal of all existing trees with Owner/Architect prior to work.
  - Where quantities of one plant variety are called for, space plants equally within the area shown. The quantity number shown shall be supplied.
  - Single trees to be mulched with shredded bark 2" deep. Deciduous trees to have mulch circles 3' diameters. Evergreen trees to have mulch circles 1' beyond drip line.
  - Provide sod in area between building, parking, and sidewalks as shown on the plan. Provide seeded grass in all disturb areas around building and parking.

**Planting Bed Schedule**

|         |                        |
|---------|------------------------|
| BED #1  | 4K-14"0"-12P-10FLR     |
| BED #2  | 3K-10"0"-12P-20FLR     |
| BED #3  | 4K-10"Q"-3N            |
| BED #4  | 2M-6"Q"-2L             |
| BED #5  | 8J-6"9"-6"6"-3L        |
| BED #6  | 3"9"-6"Q"-2H           |
| BED #7  | 5"9"-4"9"-10"Q"        |
| BED #8  | 3"9"-10"Q"-5G          |
| BED #9  | 2"9"-10"Q"             |
| BED #10 | 5K-8"Q"-6H-7FLR        |
| BED #11 | 10"Q"-16P-6M           |
| BED #12 | 10"Q"-3"9"-10 H-10 FLR |
| BED #13 | 12"Q"-6H-3"9"-8N       |

FLR= FLOWER BULBS

**Native Perennial Flower Schedule**

|           |  |
|-----------|--|
| Plant #1  | Coneflower "White Swan"                    |
| Plant #2  | Bee Balm "Gardenview Scarlet"              |
| Plant #3  | Snowdrop Anemone "Macrantha"               |
| Plant #4  | Veronica "Red Fox"                         |
| Plant #5  | Dear Everblooming Bleeding Heart "Bacchar" |
| Plant #6  | Joe-Pye Weed                               |
| Plant #7  | Butterfly Plant "Ice Ballet"               |
| Plant #8  | Goblin Gaillardia                          |
| Plant #9  | Miniature Daylily "Pardon Me"              |
| Plant #10 | Spiderwort "Innocence"                     |
| Plant #11 | Lamium "White Nancy"                       |
| Plant #12 | Purpleleaf Wintercreeper "Colorata"        |
| Plant #13 | Sedum/Stoncrop "Dragon's Blood"            |

FLR= FLOWER BULBS

NEW ACQUIRED PROPERTY  
 NORTH STOUGHTON ROAD  
 EXISTING PROJECT

**LANDSCAPING PLAN**

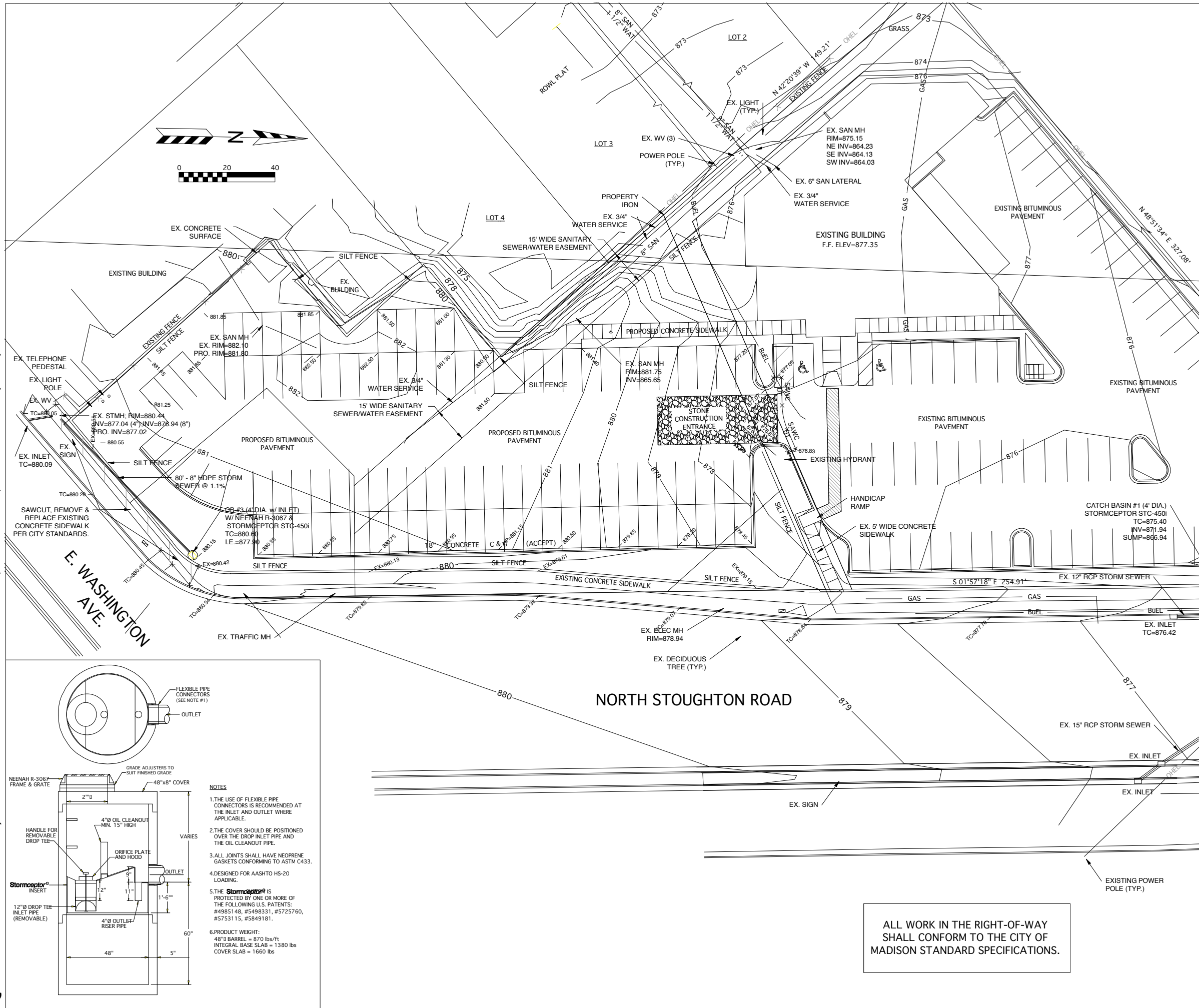
SCALE: 1" = 40' - 0"

|                       |                   |           |   |  |
|-----------------------|-------------------|-----------|---|--|
| SHEET#<br><b>C1.3</b> | DATE:<br>02.22.07 | REVISIONS | PROJECT NAME/LOCATION<br>SUBURBAN WHEELS<br>1518 N. STOUGHTON RD<br>MADISON, WI 53704 | PROJECT OWNER<br>GASS & RIGERT AUTO COMPLEX, INC.<br>4910 MEINDERS RD<br>MCFARLAND, WI 53558 |
|                       | PROJECT#<br>0503  |           |   |  |

0 20 40

**SIENER LLC**  
ARCHITECTURE

1501 Monroe St. Madison, WI 53711  
Phone: 608.283.6100 Fax : 608.283.6101



**EROSION NOTES:**  
 THE STONE CONSTRUCTION ENTRANCE SHALL BE INSTALLED PRIOR TO ANY CONSTRUCTION. THE TRACKING PAD IS TO BE MAINTAINED BY THE CONTRACTOR IN A CONDITION, WHICH WILL PREVENT THE TRACK OF MUD OR DRY SEDIMENT ONTO THE ADJACENT PUBLIC STREETS. SEDIMENT REACHING THE PUBLIC ROAD SHALL BE REMOVED BY STREET CLEANING (NOT HYDRAULIC FLUSHING) BEFORE THE END OF EACH WORKDAY.

EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO GRADING OPERATIONS AND SHALL BE PROPERLY MAINTAINED FOR MAXIMUM EFFECTIVENESS UNTIL VEGETATION IS ESTABLISHED. ALL EROSION CONTROL MEASURES AND STRUCTURES SERVING THE SITE MUST BE INSPECTED AT LEAST WEEKLY OR WITHIN 24 HOURS OF A 0.5 INCH RAIN EVENT. ALL MAINTENANCE WILL FOLLOW AN INSPECTION WITHIN 24 HOURS.

OUT AND FILL SLOPES SHALL BE NO GREATER THAN 3:1.

EROSION CONTROL IS THE RESPONSIBILITY OF THE CONTRACTOR UNTIL ACCEPTANCE OF THIS PROJECT. EROSION CONTROL MEASURES AS SHOWN SHALL BE THE MINIMUM PRECAUTIONS THAT WILL BE ALLOWED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECOGNIZING AND CORRECTING ALL EROSION CONTROL PROBLEMS THAT ARE A RESULT OF CONSTRUCTION ACTIVITIES. ADDITIONAL EROSION CONTROL MEASURES, AS REQUESTED IN WRITING BY THE STATE OR LOCAL INSPECTORS, OR THE DEVELOPER'S ENGINEER, SHALL BE INSTALLED WITHIN 24 HOURS.

**TIME SCHEDULE:**

|                         |  |
|-------------------------|--|
| MARCH 12, 2007          | INSTALL EROSION CONTROL DEVICES.                   |
| MARCH 13 - MAY 30, 2007 | CONSTRUCT PARKING LOT AND RESTORE DISTURBED AREAS. |

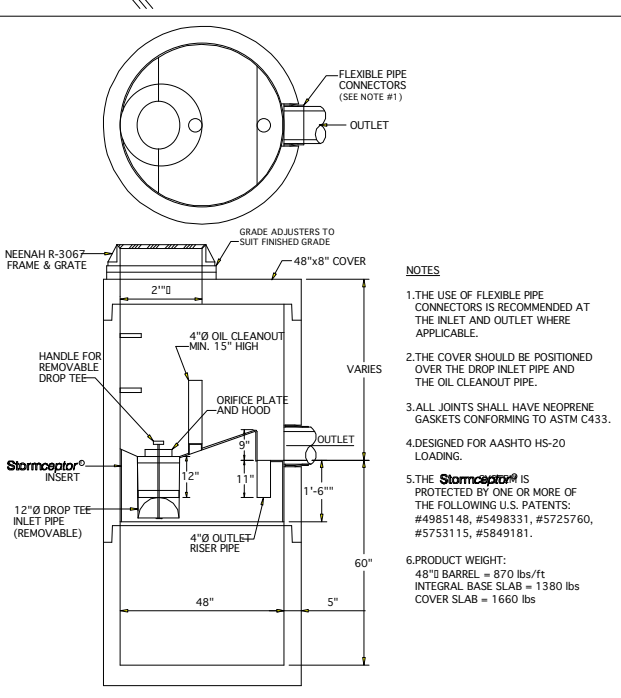
**RESTORATION NOTES:**  
 ALL DISTURBED AREAS, EXCEPT GRAVEL DRIVEWAY AREAS, SHALL RECEIVE A MINIMUM OF FOUR (4) INCHES OF TOPSOIL, FERTILIZER, SEED AND MULCH. RESTORATION WILL OCCUR AS SOON AFTER THE DISTURBANCE AS PRACTICAL. SEED MIXTURE 40 SHALL BE USED ON ALL AREAS. MIXTURES SHALL BE IN ACCORDANCE WITH SECTION 630 OF D.O.T. SPECIFICATIONS. AN EQUAL AMOUNT OF ANNUAL RYEGRASS SHALL BE ADDED TO THE MIX.

SEED MIXTURES SHALL BE APPLIED AT THE RATE OF FOUR (4) POUNDS PER 1,000 SQUARE FEET. FERTILIZER SHALL BE APPLIED AT THE RATE OF FOUR (4) POUNDS PER 1,000 SQUARE FEET.

FERTILIZER SHALL MEET THE MINIMUM REQUIREMENTS THAT FOLLOW: NITROGEN, NOT LESS THAN 16%; PHOSPHORIC ACID, NOT LESS THAN 6%; POTASH, NOT LESS THAN 6%.

**OWNER:** GASS AND RIEGERT AUTO COMPLEX, INC.  
 4810 MEINDERS ROAD  
 MCFARLAND, WI 53558

**ENGINEER:** QUAM ENGINEERING, LLC  
 ATTN: RYAN QUAM  
 4893 LARSON BEACH ROAD  
 MCFARLAND, WI 53558



- NOTES**
1. THE USE OF FLEXIBLE PIPE CONNECTORS IS RECOMMENDED AT THE INLET AND OUTLET WHERE APPLICABLE.
  2. THE COVER SHOULD BE POSITIONED OVER THE DROP INLET PIPE AND THE OIL CLEANOUT PIPE.
  3. ALL JOINTS SHALL HAVE NEOPRENE GASKETS CONFORMING TO ASTM C433.
  4. DESIGNED FOR AASHTO HS-20 LOADING.
  5. THE Stormceptor IS PROTECTED BY ONE OR MORE OF THE FOLLOWING U.S. PATENTS: #4985148, #5498331, #5725760, #5753115, #5849181.
  6. PRODUCT WEIGHT: 48\"/>

ALL WORK IN THE RIGHT-OF-WAY SHALL CONFORM TO THE CITY OF MADISON STANDARD SPECIFICATIONS.

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

**CALL DIGGERS HOTLINE**  
 1-800-242-8511  
 TOLL FREE

TDD(FOR THE HEARING IMPAIRED)(800)542-2289

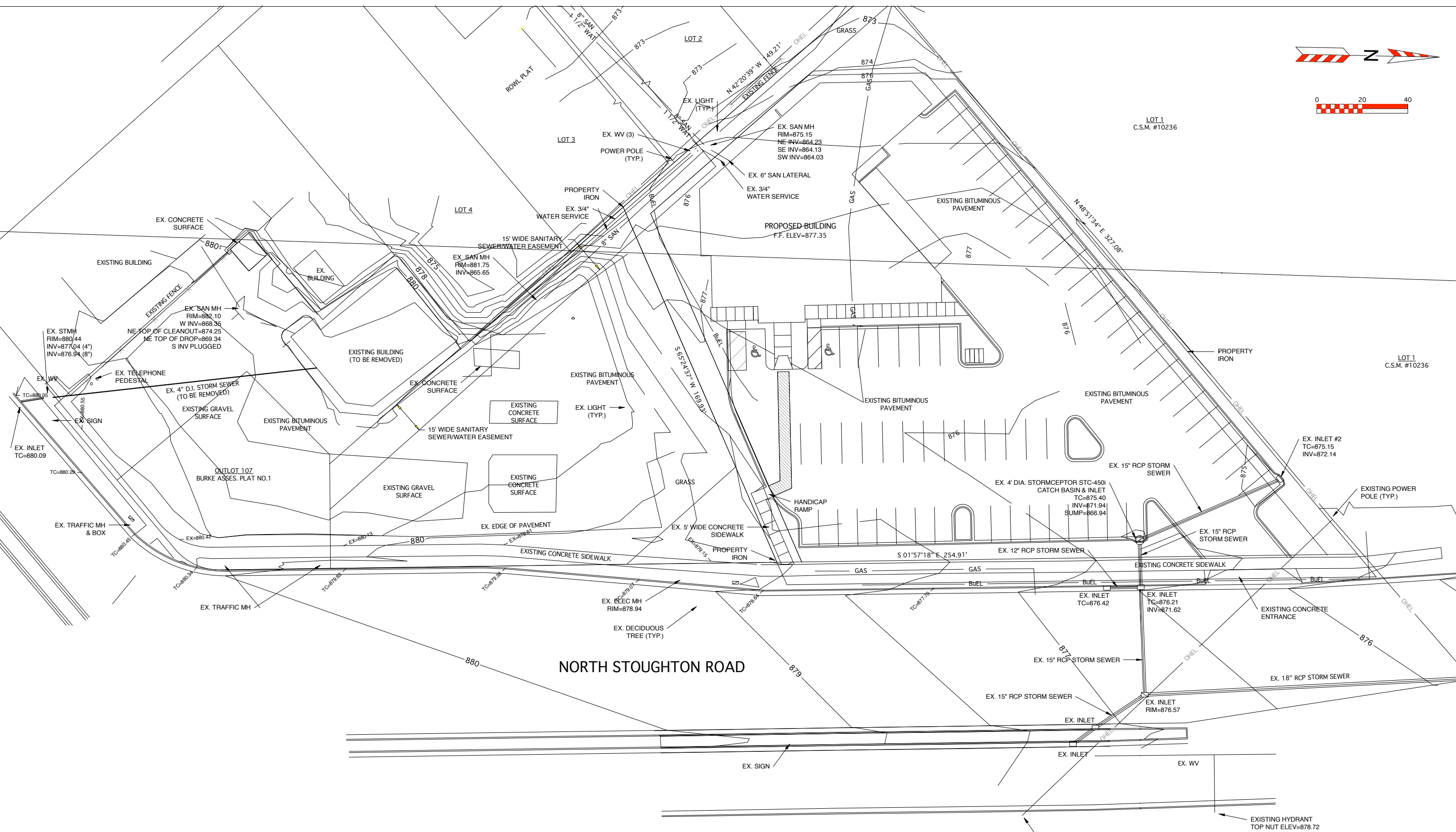
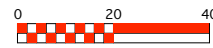
WIS. STATUTE 182.0175 (1974)  
 REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

**SUBURBAN WHEELS - DISPLAY AREA**  
 1506 NORTH STOUGHTON ROAD

GRADING AND EROSION CONTROL PLAN  
 EXHIBIT #3  
 DATED: JANUARY 15, 2007

**QUAM ENGINEERING, LLC**  
 Residential and Commercial Site Design Consultants

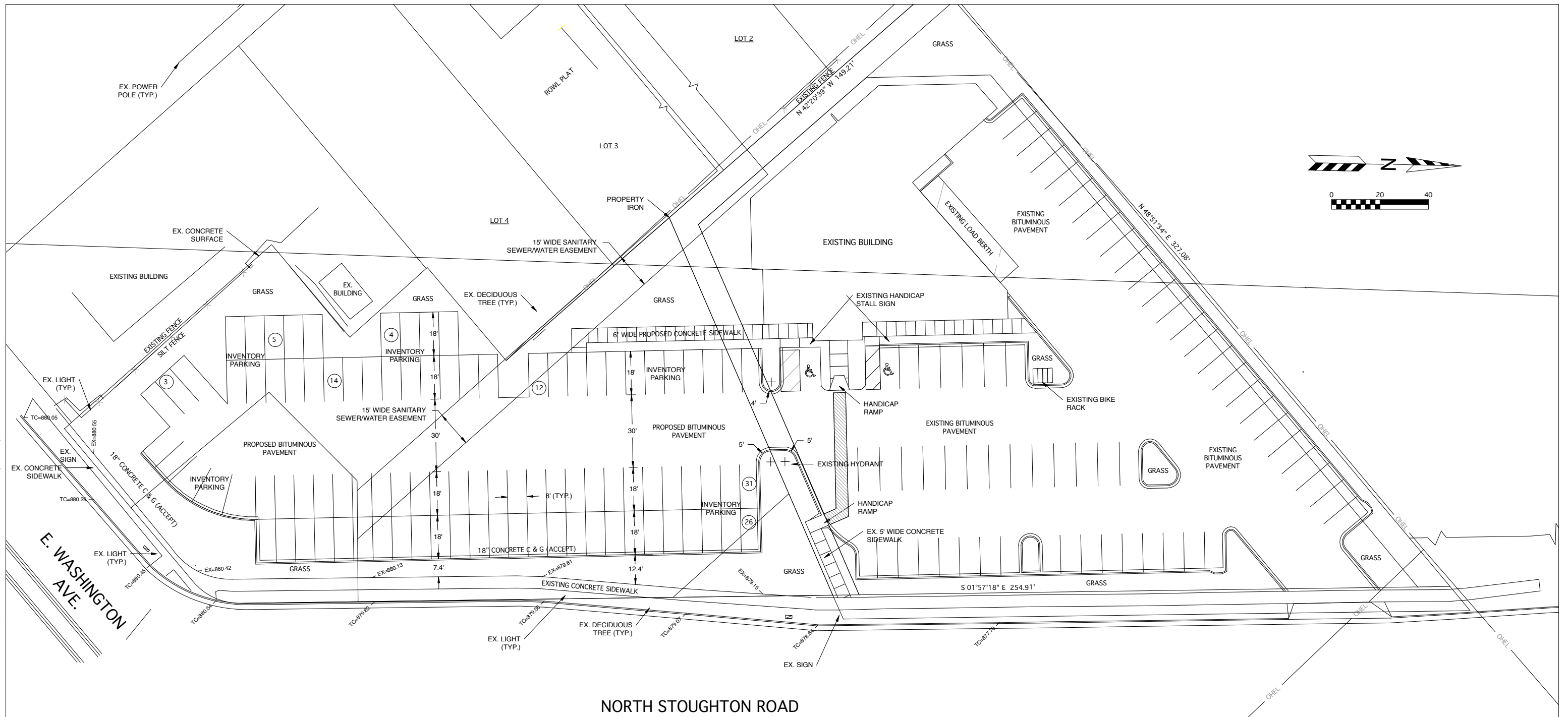
4893 Larson Beach Road; McFarland, Wisconsin 53558  
 Phone (608) 838-7750; Fax (608) 838-7752



**SUBURBAN WHEELS - DISPLAY AREA**  
 1506 NORTH STOUGHTON ROAD  
 EXISTING SITE PLAN  
 EXHIBIT #2  
 DATED: JANUARY 10, 2007

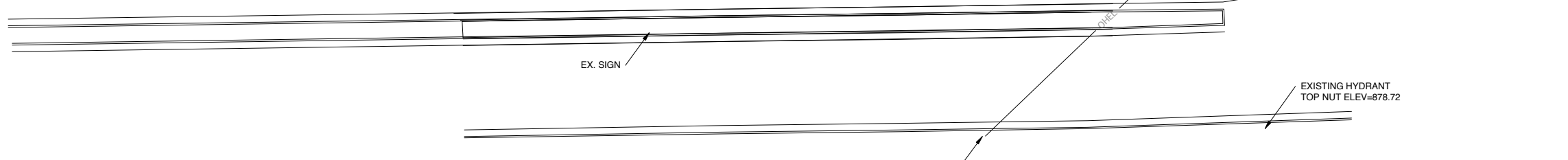
**QUAM ENGINEERING, LLC**  
 Residential and Commercial Site Design Consultants

4893 Larson Beach Road; McFarland, Wisconsin 53558  
 Phone (608) 838-7750; Fax (608) 838-7752



### NORTH STOUGHTON ROAD

| PARKING LOT PLAN SITE INFORMATION BLOCK                  |                           |
|--|---------------------------|
| Site Address   | 1506 North Stoughton Road |
| Site acreage (total)                                     | 0.75 ACRES                |
| Number of building stories (above grade)                 | N/A                       |
| Building height  | N/A                       |
| DILHR type of construction (new structures or additions) | N/A                       |
| Total square footage of building                         | N/A                       |
| Use of property  | AUTOMOBILE DISPLAY AREA   |
| Gross square feet of office                              | NA                        |
| Gross square feet of retail area                         | NA                        |
| Number of employees in warehouse                         | NA                        |
| Number of employees in production                        | NA                        |
| Capacity of restaurant/place of assembly                 | NA                        |
| Number of bicycle stalls shown                           | 4                         |
| Number of Parking stalls:                                |                           |
| Inventory Parking  | SHOWN<br>103              |
| Accessible   | 0                         |
| Total  | 103                       |
| Number of trees shown                                    | (See Landscape Plan)      |



**SUBURBAN WHEELS - DISPLAY AREA**  
 1506 NORTH STOUGHTON ROAD  
 PROPOSED SITE PLAN  
 PAGE: 1 OF 1  
 DATED: JANUARY 16, 2007  
**QUAM ENGINEERING, LLC**  
 Residential and Commercial Site Design Consultants  
 4893 Larson Beach Road; McFarland, Wisconsin 53558  
 Phone (608) 838-7750; Fax (608) 838-7752