

**GENERAL NOTES:**

- ALL WORK IN THE PUBLIC RIGHT OF WAY SHALL BE PERFORMED BY A CITY-LICENSED CONTRACTOR.
- THE APPLICANT SHALL REPLACE ALL SIDEWALK AND CURB AND GUTTER THAT ABUTS THE PROPERTY THAT IS DAMAGED BY THE CONSTRUCTION OR THAT THE CITY ENGINEER DETERMINES IS NOT AT A DESIRABLE GRADE.
- ALL DAMAGE TO THE PAVEMENT ON CITY STREETS RESULTING FROM CONSTRUCTION OF THIS DEVELOPMENT SHALL BE RESTORED IN ACCORDANCE WITH THE CITY OF MADISON'S PAVEMENT PATCHING CRITERIA.
- THE ACCESSIBLE ROUTE SHALL HAVE A MAXIMUM 1:20 RUNNING SLOPE AND A MAXIMUM 1:48 CROSS SLOPE. CURB RAMPS SHALL BE NO STEEPER THAN 1:12 AND SHALL HAVE NO MORE THAN A 6 INCH RISE.
- ACCESSIBLE PARKING STALLS SHALL HAVE A MAXIMUM SLOPE OF 1:48 IN ALL DIRECTIONS.
- PROVIDE ACCESSIBLE PARKING SIGN AT THE HEAD OF EACH ACCESSIBLE STALL. BOTTOM OF SIGN SHALL BE MOUNTED AT 60 INCHES ABOVE GRADE.
- PROVIDE CONCRETE WHEEL STOP AT HEAD OF EACH ACCESSIBLE STALL WHERE PARKING STALL SURFACE IS FLUSH WITH WALK.

**SITE DEVELOPMENT STATISTICS:**  
 5130 HIGH CROSSING BLVD.  
 LOT 2 CSM 14019  
 ZONING DISTRICT: CC  
 LOT AREA: 89,965 S.F. (2.06 ACRES)  
 PAVING & WALKS: 46,463 S.F.  
 BUILDING FOOTPRINT: 10,900 S.F.  
 TOTAL IMPERVIOUS: 57,363 S.F.  
 LOT COVERAGE: 74%

**BUILDING AREAS:**

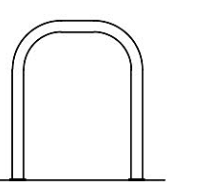
FIRST FLOOR:	10,900
SECOND FLOOR:	10,238
THIRD FLOOR:	10,238
FOURTH FLOOR:	10,238
<b>TOTAL:</b>	<b>41,614 S.F.</b>

HOTEL GUEST ROOMS: 95  
 PARKING STALLS: 106 (INCLUDING 5 ADA)  
 PARKING RATIO: 1.1:1  
 PARKING RATIO LOT 1 & 2 COMBINED : 1.06:1  
 BICYCLE PARKING: 10 (1 PER 10 GUEST ROOMS)

ISSUED  
 Land Use Submittal - August 28, 2019

PROJECT TITLE  
**AVID HOTEL**

**BIKE RACKS:**



"INVERTED U" TYPE. MADRAX UX OR SARIS BIKE DOCK. PROVIDE ONE RACK BETWEEN EVERY TWO STALLS.

5130 High Crossing Blvd.  
 Madison, WI  
 SHEET TITLE  
**Title Sheet**

**SHEET INDEX:**

T-1.1 OVERALL SITE PLAN & NOTES

C-1.1 ARCHITECTURAL SITE PLAN  
 C-1.2 SITE LIGHTING PLAN  
 C-1.3 FIRE DEPARTMENT ACCESS PLAN  
 C-1.4 LOT COVERAGE

C-1.0 EXISTING CONDITIONS  
 C-2.0 OVERALL GRADING PLAN  
 C-2.1 NORTHWEST GRADING PLAN  
 C-2.2 SOUTHWEST GRADING PLAN  
 C-3.0 EROSION CONTROL PLAN  
 C-4.0 UTILITY PLAN

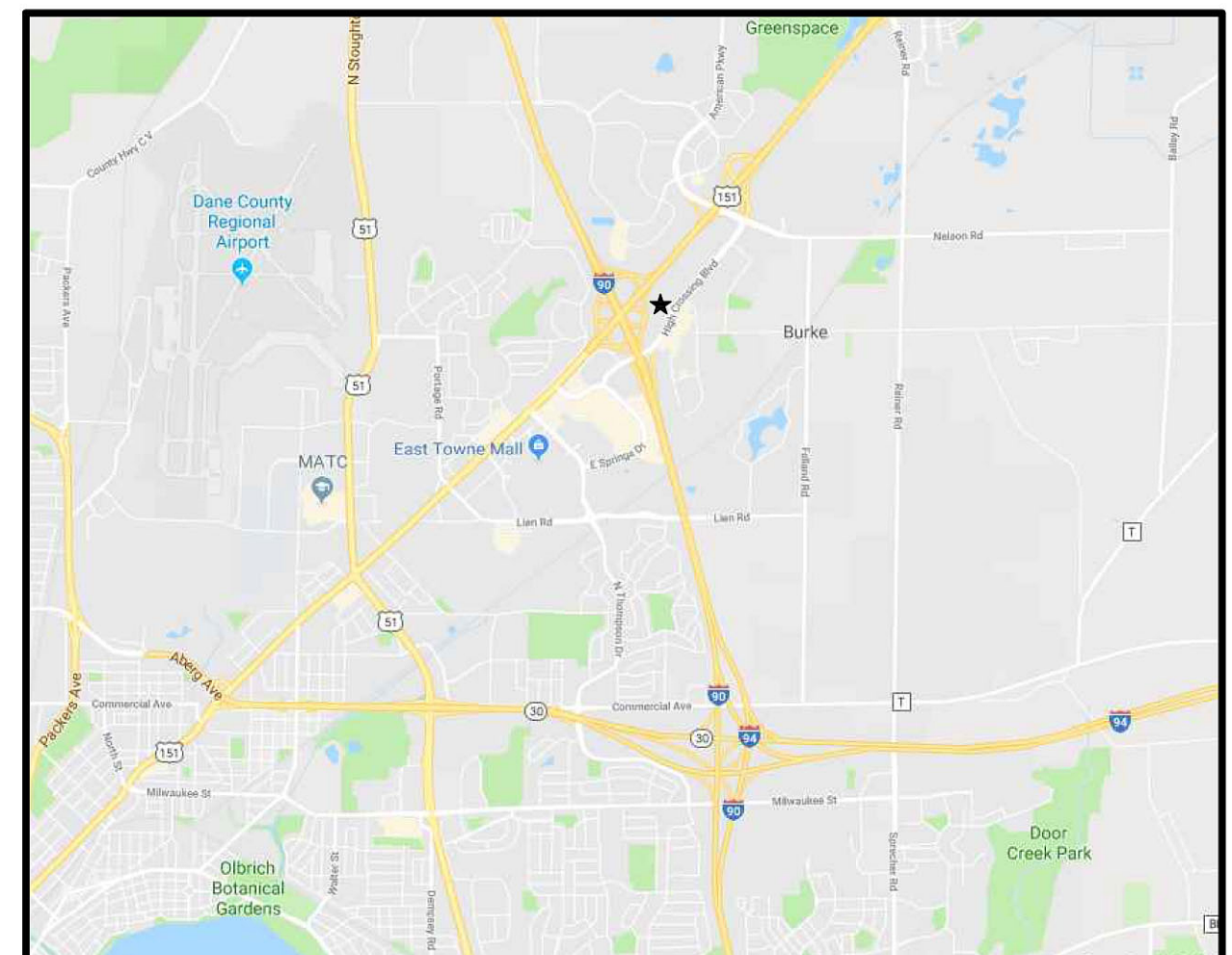
L-1.0 LANDSCAPE PLAN

A-1.1 FIRST FLOOR PLAN  
 A-1.2 SECOND FLOOR PLAN  
 A-1.3 THIRD FLOOR PLAN  
 A-1.4 FOURTH FLOOR PLAN  
 A-1.5 ROOF PLAN  
 A-2.1 EXTERIOR ELEVATIONS  
 A-2.2 EXTERIOR ELEVATIONS

A-5.1 ENLARGED FLOOR PLANS

RENDERED PERSPECTIVE

SHEET NUMBER  
**T-1.1**  
 PROJECT NO. **1808**  
 © Knothe & Bruce Architects, LLC



**SITE LOCATOR MAP**

**OVERALL SITE PLAN**  
 C-1.1 1" = 30'-0"



**knothe • bruce**  
ARCHITECTS

Phone: 7601 University Ave., Ste 201  
608.836.3690 Middleton, WI 53562

ISSUED  
Land Use Submittal - August 28, 2019  
Revised Building Location - October 16, 2019

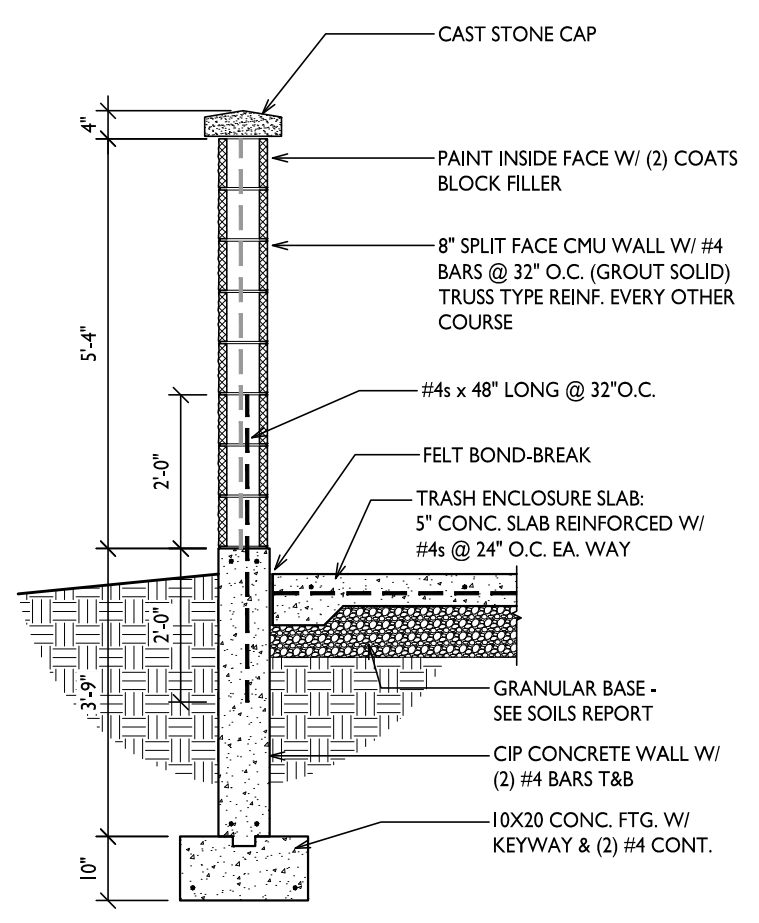
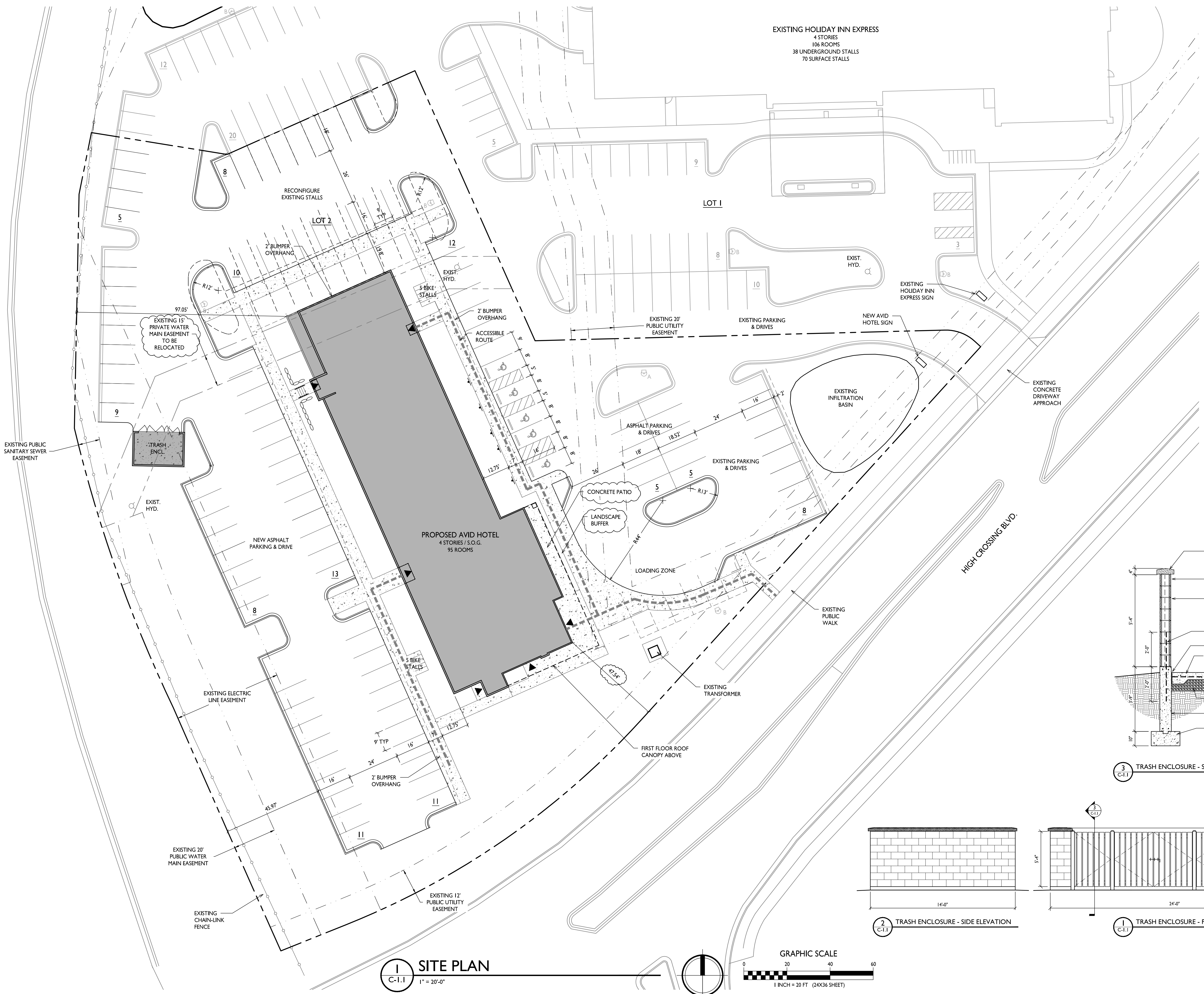
PROJECT TITLE  
**AVID HOTEL**

5130 High Crossing Blvd.  
Madison, WI  
SHEET TITLE  
**Site Plan**

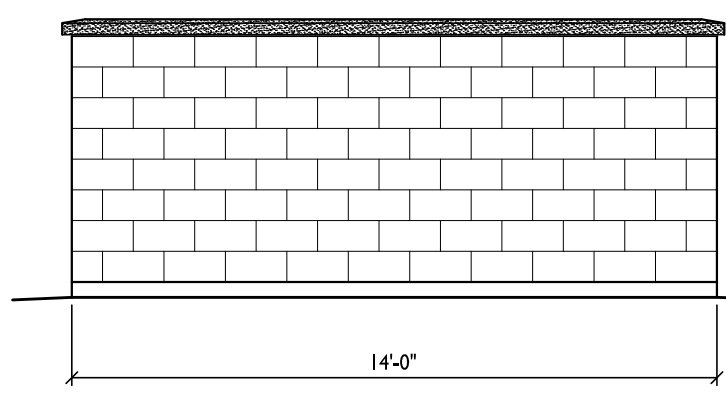
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**C-1.1**

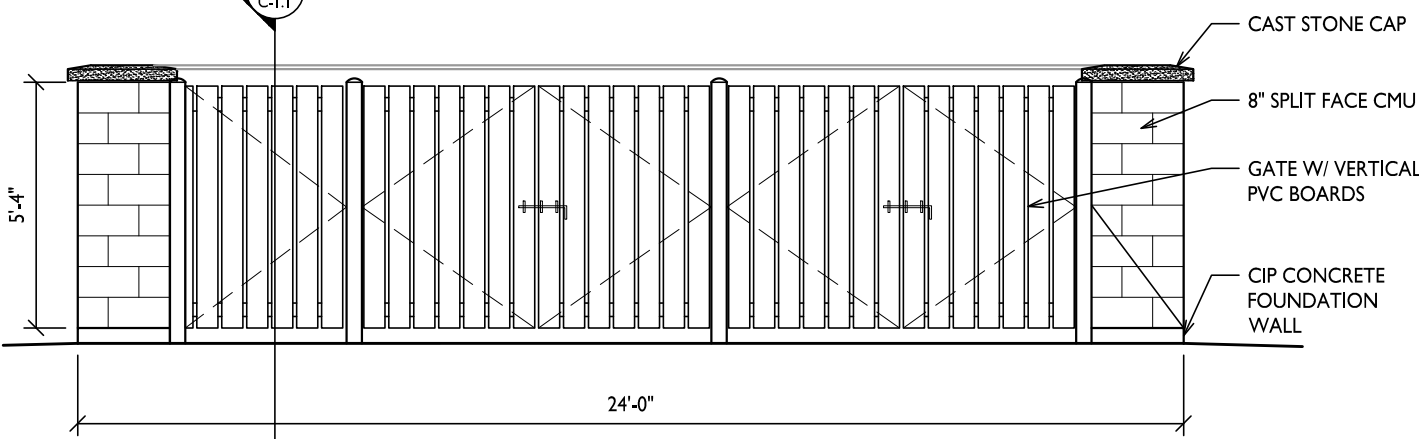
PROJECT NO. **1808**  
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3 C-1.1 TRASH ENCLOSURE - SECTION

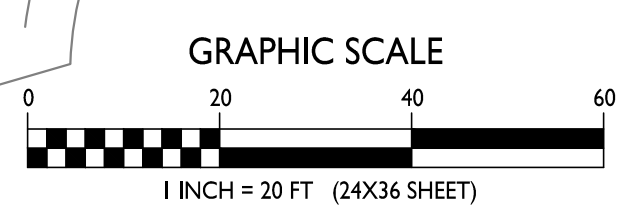
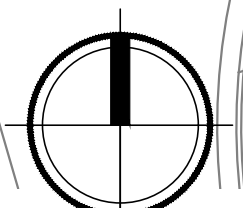


2 C-1.1 TRASH ENCLOSURE - SIDE ELEVATION



1 C-1.1 TRASH ENCLOSURE - FRONT ELEVATION

1 C-1.1 SITE PLAN  
1" = 20'-0"



GRAPHIC SCALE

1 INCH = 20 FT (24X36 SHEET)

Date:  
Scale:  
Designer: KMS  
Job #

Seal:  
To protect against legal liability,  
the plans presented herein are  
"schematic," and should not be  
outsourced as "biddable" or  
"construction documents" unless  
approved by the Landscape  
Designer. This is not an original  
document unless stamped in  
red, as ORIGINAL.

Revisions:

L-1.0

Reference Name:



**City of Madison, WI Landscape Worksheet**

DEVELOPED LOTS	SQUARE FEET	LANDSCAPE POINTS REQ.
Total Developed Area		
42,491 (lot) - 30,224 (building footprint)	77887	1298

PLANT TYPE / ELEMENT	POINT VALUE	QUANTITY	TOTAL POINTS
Overstory Deciduous	35	13	455
Tall Evergreen Tree	35	4	140
Ornamental Tree	15	21	315
Upright Evergreen Shrub (i.e. arborvitae)	10		0
Shrub, deciduous	3	119	357
Shrub, evergreen	4	20	80
Ornamental Grasses/Perennials	2	87	174
Ornamental/Decorative Fencing or Wall (4pts / 10LF)	4		0
Existing Significant Specimen Tree	14		0
Landscape Furniture for public seating and/or transit connections	5		0
<b>POINTS PROVIDED</b>			<b>1521</b>

**PLANT LIST**

KEY	SCIENTIFIC NAME	COMMON NAME	QTY	SIZE	ROOT	STEM
<b>DECIDUOUS TREES</b>						
AF	<i>Acer x freemanii 'Jelena'</i>	Autumn Blaze Maple	4	2"	B&B	
GT	<i>Gleditsia triacanthos var. inermis 'Skyline'</i>	Skyline Honeylocust	2	2"	B&B	
QB	<i>Quercus bicolor</i>	Swamp White Oak	3	2"	B&B	
UN	<i>Ulmus 'New Horizon'</i>	New Horizon Elm	3	2"	B&B	
TA	<i>Tilia americana 'American Sentry'</i>	American Sentry Linden	1	2"	B&B	
<b>ORNAMENTAL TREES</b>						
AD	<i>Amelanchier x grandiflora 'Autumn Brilliance'</i>	Autumn Brilliance Serviceberry	4	2"	B&B	tree form
CC	<i>Cercus canadensis</i>	Eastern Redbud	3	2"	B&B	tree form
MJ	<i>Malus 'Jewelcole'</i>	Red Jewel Crabapple	4	2"	B&B	
MR	<i>Malus 'JFS-KW5'</i>	Royal Raindrops Crabapple	7	2"	B&B	
SR	<i>Syringa reticulata 'Ivory Silk'</i>	Ivory Silk Japanese Tree Lilac	3	6"	B&B	
<b>EVERGREEN TREES</b>						
PG	<i>Picea glauca var. densata</i>	Black Hills Spruce	1	6"	B&B	
TO	<i>Thuja occidentalis 'Tectony'</i>	Tectony Arborvitae	2	6"	B&B	
TS	<i>Thuja occidentalis 'Smirago'</i>	Emerald Arborvitae	1	6"	B&B	
<b>EVERGREEN SHRUBS</b>						
JS	<i>Juniper sabinia 'Blue Forest'</i>	Blue Forest Juniper	9	#5	Cont.	
Pa	<i>Picea abies 'Nidiformis'</i>	Bird's Nest Spruce	2	#5	Cont.	
Tm	<i>Taxus x media 'Tauntori'</i>	Tauntori Yew	9	#5	Cont.	
<b>DECIDUOUS SHRUBS</b>						
Cs	<i>Cornus sericea 'Tsant'</i>	Isanti Red Twig Dogwood	4	#5	Cont.	
Cc	<i>Cotinus coggygria 'Golden Spirit'</i>	Golden Spirit Smokebush	3	#5	Cont.	
Cw	<i>Cotinus coggygria 'WCC01'</i>	Winecraft Black Smokebush	9	#5	Cont.	
Dk	<i>Dienella G2X885411'</i>	Kodak Red Bush Honeysuckle	10	#3	Cont.	
Eb	<i>Eubonym fortunei 'Intrabang'</i>	Blondy Euconymus	2	#3	Cont.	
Hq	<i>Hydrangea paniculata 'SMHPL QF'</i>	Little Quick Fire Hydrangea	8	#3	Cont.	
Hp	<i>Hydrangea paniculata 'DVPPink'</i>	Pinky Winky Hydrangea	3	#5	Cont.	
Po	<i>Physocarpus opulifolius 'Jefan'</i>	Amber Jubilee Ninebark	32	#5	Cont.	
Pt	<i>Physocarpus opulifolius 'SMPOTW'</i>	Tiny Wine Ninebark	11	#5	Cont.	
Rp	<i>Rhododendron 'PJM'</i>	PJM Rhododendron	4	#5	Cont.	
Rk	<i>Rosa 'BAlm'</i>	Easy Elegance Kashmir Rose	7	#3	Cont.	
Sb	<i>Spiraea betulifolia 'For Gold'</i>	Glow Girl Spiraea	12	#3	Cont.	
Sp	<i>Syringa 'SMSJBP7'</i>	Dark Purple Blooming Lilac	5	#3	Cont.	
Vd	<i>Viburnum dentatum 'Christom'</i>	Blue Muffin Arrowwood Viburnum	9	#5	Cont.	
<b>ORNAMENTAL GRASSES &amp; PERENNIALS</b>						
ca	<i>Calamagrostis x acutiflora 'Karl Foerster'</i>	Karl Foerster Feather Reed Grass	31	#1	Cont.	
he	<i>Hemerocallis 'EveryDayly Cream'</i>	Everyday Daylily Cream Daylily	24	#1	Cont.	
pa	<i>Pervsika atriplicifolia</i>	Russian Sage	3	#1	Cont.	
sn	<i>Salvia nemorosa 'Caradonna'</i>	Caradonna Salvia	6	#1	Cont.	
ss	<i>Schizachyrium scoparium 'Carousel'</i>	Carousel Little Bluestem Grass	15	#1	Cont.	
rf	<i>Rudbeckia fulgida 'Lette's Little Suzy'</i>	Little Suzy Black Eyed Susan	8	#1	Cont.	

- Brown Dyed Wood Mulch / Vinyl edge
- Brown Dyed Wood Mulch / Shovel cut edge
- Premium Kentucky Bluegrass sod
- Premium sunny seed blend with straw mat. (Class 1 Type B single mat)

**LANDSCAPE NOTES:**

- Please refer to Grading & Erosion Control Plan for final contour information.
- Individual tree and shrub groupings in lawn areas to receive wood mulch rings with shovel cut edge.
- Add street trees per the direction of the City Forester.
- Vinyl edge is Dimex EdgePro polyvinyl edging or equivalent

