

AFFIDAVIT OF MAILING

STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

JOHANNA JOHNSON, being first duly sworn on oath, deposes and says that:

1. She is a Program Assistant 3 with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the day of JANUARY 25, 2018 placed in envelopes addressed to each interested owner of respective addresses as indicated by attached assessment list, a true and correct copy of the notice of assessments for the project titled **EMERSON STREET AND LOWELL STREET RECONSTRUCTION ASSESSMENT DISTRICT - 2018** attached hereto.

2. She did and delivered the envelopes to the Mail Room of the Dane County Printing and Services Division, 210 Martin Luther King, Jr. Blvd., in the city of Madison, Dane County Wisconsin, for postage and depositing in the United States Mail.

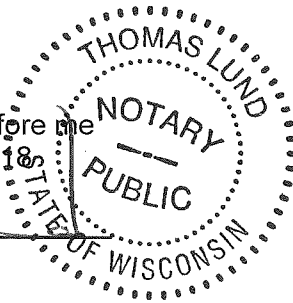
Johanna L. Johnson

Johanna L. Johnson

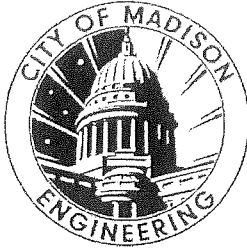
Subscribed and sworn to before me
this 25 day of JANUARY, 2018.

Thomas

EXP: 05/29/19



Notary Public, State of Wisconsin
My Commission expires:



Department of Public Works

Engineering Division

Robert F. Phillips, P.E., City Engineer

City-County Building, Room 115
210 Martin Luther King, Jr. Boulevard
Madison, Wisconsin 53703
Phone: (608) 266-4751
Fax: (608) 264-9275
engineering@cityofmadison.com
www.cityofmadison.com/engineering

Parcel Number: 0709-262-0408-6

Situs Address: 1009 Lowell St

BALWIT, JAMES M
& CHRISTINE S AHRENS
2100 COMMONWEALTH AVE
MADISON, WI 53705-3986

Assistant City Engineer

Gregory T. Fries, P.E.
Kathleen M. Cryan

Principal Engineer 2

Christopher J. Petykowski, P.E.
John S. Fahrney, P.E.

Principal Engineer 1

Christina M. Bachmann, P.E.
Mark D. Moder, P.E.

Facilities & Sustainability

Jeanne E. Hoffman, Manager

Mapping Section Manager

Eric T. Pederson, P.S.

Financial Manager

Steven B. Danner-Rivers

January 25, 2017

To: Property Owners along Emerson Street and Lowell Street

Re: Project 11183 Proposed Street Reconstruction Project & Public Hearing

The City of Madison is proposing to reconstruct the above referenced streets in 2018. Enclosed with this letter is a fact sheet with some details on the proposed project along with a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing can be found on the notification.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project. The costs of some items are shared between the property owner and the City, while other costs are assessed entirely to the property owner. A table detailing the City's standard assessment policy for these items is included in the fact sheet.

Also enclosed is a Schedule of Assessments, which shows the property owner's share of estimated costs for each property adjacent to the project. After the work is complete, a final assessment will be calculated based on bid prices and work actually performed. The final assessment, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 3.0% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities, or if you have any other questions regarding this project, please contact the Project Engineer. This includes requests relating to the Public Hearing and also requests relating to the actual operations of construction. A list of contacts for this project can be found on the enclosed fact sheet.

Sincerely,

Robert F. Phillips, P.E.
City Engineer

RFP:lrc

Cc by email:

Alder Sara Eskrich
Daniel Olivares, City Engineering
Mark Moder, City Engineering

Yang Tao, Traffic Engineering
Chris Petykowski, City Engineering
Greg Fries, City Engineering

Peter Holmgren, Water Utility
Christy Bachmann, City Engineering
Dane County 911
Tim Sobota, Madison Metro Transit
Marla Eddy, City Forestry
Ed Ruckriegel, Fire Department
Cindy Mierow, Police Department
Michael LaCount, MMSD mlacount@madison.k12.wi.us
Mick Howan, Madison School District Transportation, mjhowan@madison.k12.wi.us
De'Kendra Stamps, Madison School District Transportation, dbstamps@madison.k12.wi.us
Jeff Fedler, Madison School District Transportation Coordinator, jfedler@madison.k12.wi.us
Bob Byington, Madison School District Transportation, rlbyington@madison.k12.wi.us
Sandra Mell, Madison School District Transportation, smell@madison.k12.wi.us
Jason Fenske, Badger Bus Lines, jasonf@badgerbus.com

NOTICE OF PUBLIC HEARING
BEFORE THE BOARD OF PUBLIC WORKS
FOR
PLANS, SPECIFICATIONS, AND SPECIAL ASSESSMENTS
FOR
PUBLIC WORKS IMPROVEMENTS
MADISON, WISCONSIN

PART I

The Common Council of the City of Madison, Wisconsin, having heretofore decided that it is expedient and necessary that the improvements as listed in Part II hereof be improved at the expense of the property thereby on which would be conferred some special benefit.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN:

That the City Engineer has prepared plans, specifications, a proposed schedule of assessments, and an estimate of the entire costs of the improvement for each of the districts listed in Part II hereof, and;

That the plans, specifications, a proposed schedule of assessments, and an estimate of the entire cost of the improvements listed hereto are available and open to inspection by all interested persons in the office of the City Engineer, Room 115, City-County Building, 210 Martin Luther King Jr. Blvd., between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, and will so continue to be for ten (10) working days from the first published date of this notice, and;

That on WEDNESDAY, FEBRUARY 7, 2018 AT 5:30 P.M., the Board of Public Works will hold a public hearing in ROOM 108 (PARKS CONFERENCE ROOM) OF THE CITY COUNTY BUILDING and will consider any objections that may be filed in writing or in person and hear all persons desiring to be heard, and;

That special assessments may be paid over an eight (8) year period, with the owner paying 1/8 of the principal each year plus three (3%) percent interest on the unpaid balance, as determined by the Board of Public Works.

That if the total assessment is paid in full before October 31st in the year that the billing is made, irrespective of project completion, then no interest shall be charged.

If you require an interpreter, materials in alternate formats, or other accommodations to access this public hearing, please contact the Engineering Division at phone (608) 266-4751 or email us at engineering@cityofmadison.com. Please make contact at least 24 hours prior to the date of this public hearing so that we can make proper accommodations.

PART II

DARBO DRIVE TO WEBB AVENUE NEW STREET CONNECTION ASSESSMENT DISTRICT – 2018

SCHENK STREET AND RICHARD STREET RESURFACING WITH UTILITIES ASSESSMENT DISTRICT – 2018

N. BLACKHAWK AVENUE, BRUCE COURT AND HEATHER CREST RESURFACING WITH UTILITIES

EMERSON STREET AND LOWELL STREET RECONSTRUCTION ASSESSMENT DISTRICT - 2018

By Order of the Board of Public Works
Madison, Wisconsin

PUB: WSJ **JANUARY 26, 2018**

Fact and Details Sheet

Proposed Emerson Street and Lowell Street Reconstruction – Project 11183

Project Details – Proposed Work

Sanitary Sewer: The City will replace existing mains (installed in 1927-1928), and in most cases replace laterals from the main to the property line. In limited cases where the existing lateral is cast iron, appears to be in good condition upon inspection, and runs under a tree, the lateral will only be replaced to the back of curb. In those cases, the owner will not be assessed for the additional footage of replacement that is not completed. If you would like a full lateral replacement to the property line in cases such as this please contact the Sanitary Sewer Contact listed at right (*laterals assessable*).

Water Main: Replace the existing water mains (installed in 1927), and reconnect services to the new main.

Storm Sewer: Replace and extend storm sewer (installed in 1926-1927), connect to private storm (typically from sump pumps or downspouts). If you are aware of any existing private storm sewer or private connections (either to the curb or to a structure) from your property please contact the Storm Sewer contact listed at right (*private connections assessable*).

Street: Maintain existing widths of streets. Replace the pavement, replace curb, replace driveway aprons, and spot repairs of the existing sidewalk. Reconfigure Emerson/Hickory intersection so that end of Emerson is not a "dead end." (*curb, drive aprons & sidewalk assessable*). Reconfigure alley entrance on Emerson Street so sidewalk is continuous.

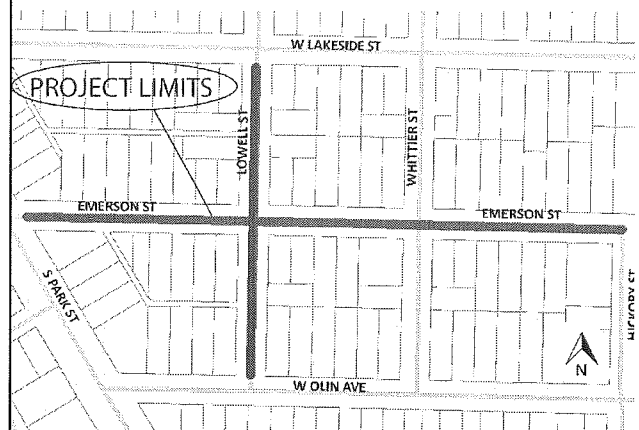
Rain Gardens: Rain gardens may be installed at the request of property owners, if terrace is deemed by the City to be suitable for a rain garden (wide, flat, adequate space between driveways/trees, no utility conflicts, etc). If you are interested in having a rain garden, please contact the rain garden contact listed at right by 2/12/2018 (*assessable*). The cost assessed to homeowners for rain gardens is \$100. More info on the terrace rain garden program is available here:
<http://www.cityofmadison.com/engineering/stormwater/raingardens/terraceraingardens.cfm>

Terrace Areas: All existing concrete terrace walkways will be replaced with the project (*assessable*), unless the property owner requests that they are removed. The entire terrace area and public right-of-way will likely be disturbed during the project. Owners must remove any plantings, structures or special landscaping features from the terrace area and public right-of-way, prior to the start of construction, including raised planting beds, stone landscaping, retaining walls, railings, pavers, planters, etc. If left in place, these items will be removed by the contractor. The contractor will not replace these items following completion of the project.

Trees: The majority of the existing trees will remain, but tree removals are planned at the following addresses 834 Emerson, 809 Emerson, 802 Emerson (Lowell St. side), 717 Emerson, 614 Emerson (1/2" volunteer tree), 621 Emerson (2" tree), 626 Emerson, 1014 Lowell, 1109 Lowell, 1013 Lowell and 1109 S. Park St. (2" volunteer tree behind sidewalk on Emerson). Tree removals are generally due to poor condition or are pre-emptive ash removals. If, during the course of construction, it is determined that any additional trees must be removed, adjacent property owners will be notified, prior to removal of the tree. The trees within the project limits that remain may be pruned, and/or the roots may be trimmed. Terrace areas will be evaluated by Forestry for new trees or replacements following the project. For additional information from Forestry, see the back of this sheet.

Project Website: Updates will be posted here:
<http://www.cityofmadison.com/engineering/projects/>

Project Location Map



Project Contacts

Project Manager: Lisa Coleman – 266-4093,
lc Coleman@cityofmadison.com

Storm Sewer, Sanitary Sewer:
Daniel Olivares–261-9285
dolivares@cityofmadison.com

Water: Peter Holmgren – 261-5530,
pholmgren@madisonwater.org

Rain Gardens: Phil Gaebler – 266-4059
pgaebler@madisonwater.org

Construction: John Fahrney – 266-9091,
jfahrney@cityofmadison.com

Forestry: Marla Eddy – 266-4450,
meddy@cityofmadison.com

Construction Schedule & Impacts

Tentative Schedule: May 2018-August 2018

Traffic Impacts: The streets will be closed to through traffic within the project limits. The street will be open to local traffic (residents). Parking will be removed for the project duration. Residential driveways may be closed for up to 20 days. Access to commercial drives + alley shall be maintained at all times. Pedestrian access will be maintained on at least one side of the street at all times.

Water Shut-offs: An average of two water shut-offs are expected for each property within the project limits. A minimum of 48 hours of notice will be provided prior to the shut-offs. Each shut-off may last up to 8 hours, but typically last about 4 hours. At the start of construction, the existing main will remain in service until the new main is installed and connected to; emergency shut-offs may occur if the old, brittle main is damaged during construction.

Refuse Collection: It will be the contractor's responsibility to allow for refuse collection to continue during construction. Please mark your address on your cart to make sure it is returned if moved.

Assessment Policy Breakdown

Item	City Share	Owner Share
Curb, sidewalk, drive aprons	50%	50%
Sanitary Laterals	75%	25%
Private Storm Connection	0%	100%
Asphalt Pavement	100%	0%
Sanitary & Storm Mains	100%	0%
Water Main	100%	0%
Sidewalk Ramps	100%	0%
Rain gardens	balance	\$100
Assessments are payable as a lump sum or over 8 years with 3% interest.		

Supplemental Forestry Info

Tree pruning in advance of the project is required to reduce the risk of damage to the trees during construction. The City of Madison Forestry Section will perform the necessary work. For certain species, especially oak and elm trees, the pruning must be completed by April 1st to reduce the chance of disease. If additional trees need to be removed, City Forestry or City Engineering will notify the adjacent property owner prior to removal.

All ash street trees within the project limits have been or will be evaluated for potential chemical treatment for Emerald Ash Borer (EAB). Ash trees with trunks measuring less than 10" in diameter at 4.5 ft (DBH) from the ground, ash located under high voltage electric distribution lines, and ash that are structurally compromised or in poor condition will not be treated as outlined the City's EAB Plan. Ash trees that do not meet the treatment criteria will be removed prior to construction, and will be removed regardless of the construction project schedule. Including ash removals as part of the project will allow for a faster replacement timeframe. For more information about EAB and the City of Madison EAB response plan please see: <http://www.cityofmadison.com/parks/services/forestry/pests/EAB/index.cfm>.

Street trees provide many benefits to our city and are considered an important part of the city's infrastructure. Forestry Section staff will evaluate the terrace for new planting sites and potential replacement sites when the project is complete. There is no additional cost to the adjacent property owner for a tree planting. Street trees are typically planted in the spring of the year following the completion of the construction project. Per Madison General Ordinance 10.10, City Forestry determines tree species and planting locations. Residents cannot choose or plant their own tree in the terrace.

For any questions regarding street tree maintenance or planting, please contact Marla Eddy at 266-4450.

City of Madison Engineering Division - Schedule of Assessments
. 01/26/2018

Project ID: 11183
Project Name: Emerson Street and Lowell Street Assessment District - 2018
Project Limits: S Park Street to Hickory Street; W. Ohn Ave to W. Lakeside St
Note: A factor has been applied for sidewalks and curb and gutter work adjacent to lots that abut more than one street and are single-family or two-family residential dwellings.

Parcel No./ Zoning	Owner's Name/ Mailing Address	Site Address	Frontage (Assessor's Ofc)	Street Construction Items						Sanitary Sewer Items						Storm Sewer Items		Total ASSWT					
				Remove Drive Apron @ \$1.50 per SF	Replace Drive Apron @ \$4.00 per SF	Remove Sidewalk @ \$1.50 per Sq. ft (SF)	Replace Sidewalk @ \$3.00 per Sq. ft (SF)	Remove & Replace Curb & Gutter @ \$18.00 per Linear ft (LF)	Sanitary Sewer Reconnect @ \$1,025	Remove & Replace Sanitary Lateral \$21.00 per LF	Private Storm Sewer Connection \$2,000												
0709-261-1619-0 TR-C2	WILHITE TRUST, PAUL 604 EMERSON ST MADISON WI	604 Emerson St	50.00 L.F.	332.90	\$499.35	394.05	\$1,576.20	1.0	150.00	\$225.00	1.0	150.00	\$450.00	1.0	50.00	\$900.00	1	\$1,025.00	39.00	\$819.00	0	\$0	\$2,494.55
0709-261-1618-2 TR-C2	BRYAN, KARL & CYNTHIA 608 EMERSON ST MADISON WI	608 Emerson St	50.00 L.F.	131.94	\$197.91	128.68	\$514.72	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	35.00	\$735.00	0	\$0	\$3,822.63
0709-261-1617-4 TR-C2	JACOB, ANTHONY 610 EMERSON ST MADISON WI	610 Emerson St	50.00 L.F.	106.49	\$159.74	115.04	\$460.16	1.0	124.85	\$187.28	1.0	120.66	\$361.98	1.0	50.00	\$900.00	1	\$1,025.00	37.00	\$777.00	0	\$0	\$3,871.15
0709-261-1504-3 TR-C2	STANIMIROVIC, SNEZANA & MATTHEW WYNDHAM 613 EMERSON ST MADISON WI	613 Emerson St	50.00 L.F.	107.24	\$160.86	118.31	\$473.24	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,723.10
0709-261-1616-6 TR-C2	SEGALL, CARY S 614 EMERSON ST MADISON WI	614 Emerson St	50.00 L.F.	134.00	\$201.00	145.47	\$581.88	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,871.88
0709-261-1505-1 TR-C2	SUNAMERBELL, ROBERT G LAURA J ZIMGIBLE 617 EMERSON ST MADISON WI	617 Emerson St	50.00 L.F.	108.49	\$162.74	119.65	\$478.60	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,730.34
0709-261-1615-8 TR-C2	FOSS-COOPER, MARGARET A 618 EMERSON ST MADISON WI	618 Emerson St	50.00 L.F.	125.39	\$188.09	122.05	\$488.20	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	38.00	\$798.00	0	\$0	\$3,849.29
0709-261-1506-9 TR-C2	KILMER, RICHARD R 621 EMERSON ST MADISON WI	621 Emerson St	50.00 L.F.	118.41	\$177.62	141.82	\$567.28	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	35.00	\$735.00	0	\$0	\$3,854.90
0709-261-1614-0 TR-C2	MEREDITH, DUANE L 622 EMERSON ST MADISON WI	622 Emerson St	50.00 L.F.	181.12	\$271.68	207.59	\$830.36	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$4,191.04
0709-261-1507-7 TR-C2	GHESMER, RYAN R 625 EMERSON ST MADISON WI	625 Emerson St	50.00 L.F.	121.09	\$181.64	119.02	\$476.08	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	35.00	\$735.00	0	\$0	\$3,767.72
0709-261-1613-2 TR-C2	DECKER, DALE E & CHAD LAFASH 626 EMERSON ST MADISON WI	626 Emerson St	45.00 L.F.	133.00	\$199.50	120.72	\$482.88	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	45.00	\$810.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,681.38
0709-261-1508-5 TR-C2	HOPKINS, JEREMY J & SHEILA L HOPKINS 629 EMERSON ST MADISON WI	629 Emerson St	50.00 L.F.	120.39	\$180.59	118.79	\$475.16	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,744.75

City of Madison Engineering Division - Schedule of Assessments
, 01/26/2018

Project ID: Project Name: Emerson Street and Lowell Street Assessment District - 2018
11183 Project Limits: S Park Street to Hickory Street; W. Olin Ave to W. Lakeside St

Note: A factor has been applied for sidewalk and curb and gutter work adjacent to lots that abut more than one street and are single-family or two-family residential dwellings.

Parcel No./ Zoning	Owner's Name / Mailing Address	Site Address	Frontage (Assessor's Otc)	Street Construction Items						Sanitary Sewer Items				Storm Sewer Items		Total ASSTMT							
				Remove Drive Apron @ \$1.50 per SF		Replace Drive Apron @ \$4.00 per SF		Remove Sidewalk @ \$1.50 per Sq. ft (SF)		Replace Sidewalk @ \$3.00 per Sq. ft (SF)		Remove & Replace Curb & Gutter @ \$18.00 per Linear ft (LF)		Sanitary Sewer Reconnect @ \$1,025			Remove & Replace Sanitary Lateral \$21.00 per LF		Private Storm Sewer Connection \$2,000				
				SF	Cost	SF	Cost	Factor	SF	Cost	Factor	SF	Cost	LF	Cost		Each	Cost	Each	Cost			
0709-261-1612-4 TR-C2	TRIGGS, CYNTHIA L 630 EMERSON ST MADISON WI	630 Emerson St	56.00 L.F.	122.65	\$183.98	119.82	\$479.28	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	56.00	\$1,008.00	1	\$1,025.00	35.00	\$735.00	0	\$0	\$3,881.26
0709-261-1509-3 TR-C2	HOPPE, WILLIAM & LYNDIA 633 EMERSON ST MADISON WI	633 Emerson St	50.00 Emerson 106.00 Whittier	0.00	\$0.00	0.00	\$0.00	0.5	126.60	\$94.95	1.0	126.60	\$379.80	0.5	56.50	\$508.50	1	\$1,025.00	36.00	\$756.00	0	\$0	\$2,764.25
0709-261-1611-6 TR-C2	BROOKS, ROBBIER & KENNETH A MONTELEONE 634 EMERSON ST MADISON WI	634 Emerson St	50.00 Emerson 156.00 Whittier	0.00	\$0.00	0.00	\$0.00	0.5	0.00	\$0.00	1.0	0.00	\$0.00	0.5	55.00	\$495.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$2,234.00
0709-262-0415-1 TR-C2	HORN, VICTORIA L 702 EMERSON ST MADISON WI	702 Emerson St	50.00 Emerson 156.00 Whittier	0.00	\$0.00	0.00	\$0.00	0.5	100.00	\$75.00	1.0	100.00	\$300.00	0.5	55.00	\$495.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$2,609.00
0709-262-0502-6 TR-C2	ZECKEL, LYNN S 703 EMERSON ST MADISON WI	703 Emerson St	100.00 Emerson 106.00 Whittier	0.00	\$0.00	0.00	\$0.00	0.5	264.23	\$198.17	1.0	229.76	\$689.28	0.5	106.50	\$958.50	2	\$2,050.00	82.00	\$1,722.00	0	\$0	\$5,617.95
0709-262-0414-3 TR-C2	OLDENBURG, JOANNE C 706 EMERSON ST MADISON WI	706 Emerson St	50.00 L.F.	122.96	\$184.44	118.94	\$475.76	1.0	139.87	\$209.81	1.0	139.87	\$419.61	1.0	50.00	\$900.00	1	\$1,025.00	35.00	\$735.00	0	\$0	\$3,949.62
0709-262-0503-4 TR-C2	LAFAYE, MICHAL A GAVIN J LAFAYE 709 EMERSON ST MADISON WI	709 Emerson St	50.00 L.F.	142.25	\$213.38	142.25	\$569.00	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,871.38
0709-262-0413-5 TR-C2	WALSH, TIMOTHY & BARBARA 710 EMERSON ST MADISON WI	710 Emerson St	50.00 L.F.	91.84	\$137.76	98.47	\$393.88	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	39.00	\$819.00	0	\$0	\$3,725.64
0709-262-0504-2 TR-C2	GILL, RYAN D & LEEANNE REHBEIN-MARSHALL 713 EMERSON ST MADISON WI	713 Emerson St	50.00 L.F.	134.75	\$202.13	132.38	\$529.52	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	41.00	\$861.00	0	\$0	\$3,967.65
0709-262-0412-7 TR-C2	SEGALL, CARY 614 EMERSON ST MADISON WI	714 Emerson St	50.00 L.F.	135.43	\$203.15	135.94	\$543.76	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	33.00	\$693.00	0	\$0	\$3,814.91
0709-262-0505-0 TR-C2	CASTILLO, ELIAS O RIVERA REYNA M JARQUIN 717 EMERSON ST MADISON WI	717 Emerson St	50.00 L.F.	115.97	\$173.96	145.82	\$583.28	1.0	150.00	\$225.00	1.0	150.00	\$450.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$4,071.24
0709-262-0411-9 TR-C2	CAVICCHIO, MARIA E 718 EMERSON ST # 2 MADISON WI	718 Emerson St	50.00 L.F.	121.83	\$182.75	123.85	\$495.40	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	33.00	\$693.00	0	\$0	\$3,746.15

City of Madison Engineering Division - Schedule of Assessments
 .01/26/2018

Project ID: 11183
 Project Name: Emerson Street and Lowell Street Assessment District - 2018
 Project Limits: S Park Street to Hickory Street; W. Ohio Ave to W. Lakeside St
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Parcel No/ Zoning	Owner's Name/ Mailing Address	Site Address	Frontage (Assessor's Ofc)	Street Construction Items								Sanitary Sewer Items				Storm Sewer Items		Total ASSWT
				Remove Drive Apron @ \$1.50 per SF SF	Replace Drive Apron @ \$4.00 per SF SF	Remove Sidewalk @ \$1.50 per Sq. ft (SF) SF	Replace Sidewalk @ \$3.00 per Sq. ft (SF) SF	Remove & Replace Curb & Gutter @ \$18.00 per Linear ft (LF) LF	Sanitary Sewer Reconnect @ \$1,025 Each	Remove & Replace Sanitary Lateral \$21.00 per LF Cost	Private Storm Sewer Connection \$2,000 Each							
0709-262-0506-8 TR-C2	WESTFALL, JOHN C & KRISTIN M WESTFALL 721 EMERSON ST MADISON WI	721 Emerson St	50.00 Emerson 106.00 Lowell	175.63 \$263.45	183.78 \$735.12	0.5 100.00 \$75.00	1.0 100.00 \$300.00	0.5 156.00 \$1,404.00	1 \$1,025.00	34.00 \$714.00	0 \$0			\$4,516.57				
0709-262-0410-1 TR-C2	BUCHKO, SUZANNE M 722 EMERSON ST MADISON WI	722 Emerson St	50.00 Emerson 106.00 Lowell	106.10 \$159.15	112.21 \$448.84	0.5 175.00 \$131.25	1.0 175.00 \$525.00	0.5 156.00 \$1,404.00	1 \$1,025.00	40.00 \$840.00	0 \$0			\$4,533.24				
0709-262-0601-6 TR-C2	COLEMAN, DONALD A & KATHRYN A COLEMAN 801 EMERSON ST MADISON WI	801 Emerson St	50.00 Emerson 150.00 Lowell	227.00 \$340.50	243.00 \$972.00	0.5 148.17 \$111.13	1.0 148.17 \$444.51	0.5 200.00 \$1,800.00	3 \$3,075.00	117.00 \$2,457.00	0 \$0			\$9,200.14				
0709-262-0730-3 TR-C2	EMERSON LOWELL LLC 901 CLARENCE CT MADISON WI	802 Emerson St	50.00 Emerson 100.00 Lowell	144.60 \$216.90	162.28 \$649.12	0.5 138.50 \$103.88	1.0 138.50 \$415.50	0.5 150.00 \$1,350.00	1 \$1,025.00	35.00 \$735.00	0 \$0			\$4,495.40				
0709-262-0602-4 TR-C2	DARLINGTON, SONIA R 805 EMERSON ST MADISON WI	805 Emerson St	50.00 L.F.	0.00 \$0.00	0.00 \$0.00	1.0 135.90 \$203.85	1.0 135.90 \$407.70	1.0 50.00 \$900.00	1 \$1,025.00	33.00 \$693.00	0 \$0			\$3,229.55				
0709-262-0729-6 TR-C2	ROUSHAR, THOMAS J & KATHLEEN M CAMPBELL 806 EMERSON ST MADISON WI	806 Emerson St	50.00 L.F.	100.69 \$151.04	101.22 \$404.88	1.0 100.00 \$150.00	1.0 100.00 \$300.00	1.0 50.00 \$900.00	1 \$1,025.00	35.00 \$735.00	0 \$0			\$3,665.92				
0709-262-0603-2 TR-C2	RONDINI, LISA A 809 EMERSON ST MADISON WI	809 Emerson St	50.00 L.F.	112.21 \$168.32	134.04 \$536.16	1.0 133.86 \$200.79	1.0 133.86 \$401.58	1.0 50.00 \$900.00	1 \$1,025.00	33.00 \$693.00	0 \$0			\$3,924.85				
0709-262-0728-8 TR-C2	KEEVIL, HANNAH M & STANLEY R JACKSON 810 EMERSON ST MADISON WI	810 Emerson St	50.00 L.F.	96.26 \$144.39	111.41 \$445.64	1.0 118.38 \$177.57	1.0 118.38 \$355.14	1.0 50.00 \$900.00	1 \$1,025.00	36.00 \$756.00	0 \$0			\$3,803.74				
0709-262-0604-0 TR-C2	WINKLE, JAMES & BONITA SCHMIDT 813 EMERSON ST MADISON WI	813 Emerson St	50.00 L.F.	97.47 \$146.21	114.70 \$458.80	1.0 100.00 \$150.00	1.0 100.00 \$300.00	1.0 50.00 \$900.00	1 \$1,025.00	34.00 \$714.00	0 \$0			\$3,694.01				
0709-262-0721-0 TR-C2	PROCTOR, PAULA 814 EMERSON ST MADISON WI	814 Emerson St	50.00 L.F.	0.00 \$0.00	0.00 \$0.00	1.0 100.00 \$150.00	1.0 100.00 \$300.00	1.0 50.00 \$900.00	1 \$1,025.00	40.00 \$840.00	0 \$0			\$3,215.00				
0709-262-0605-8 TR-C2	SCHOENDOERF, MARK 815 EMERSON ST MADISON WI	815 Emerson St	36.00 L.F.	119.26 \$178.89	136.09 \$544.36	1.0 100.00 \$150.00	1.0 100.00 \$300.00	1.0 36.00 \$648.00	1 \$1,025.00	40.00 \$840.00	0 \$0			\$3,686.25				
0709-262-0606-6 TR-C2	7857 COBBLESTONE LLC 1202 REGENT ST MADISON WI	817 Emerson St	54.10 L.F.	0.00 \$0.00	0.00 \$0.00	1.0 100.00 \$150.00	1.0 100.00 \$300.00	1.0 54.10 \$973.80	1 \$1,025.00	37.00 \$777.00	0 \$0			\$3,225.80				

City of Madison Engineering Division - Schedule of Assessments
, 01/26/2018

Project Name: Emerson Street and Lowell Street Assessment District - 2018
Project Limits: S Park Street to Hickory Street; W. Olin Ave to W. Lakeside St

Note: A factor has been applied for sidewalk and curb and gutter work adjacent to lots that abut more than one street and are single-family or two-family residential dwellings.

Parcel No./ Zoning	Owner's Name / Mailing Address	Site Address	Frontage (Assessor's Ofc)	Street Construction Items						Sanitary Sewer Items				Storm Sewer Items				Total ASSMT		
				Remove		Replace		Remove & Replace		Sanitary Sewer		Remove & Replace		Private Storm						
				Drive Apron @ \$1,50 per SF	Drive Apron @ \$4,00 per SF	Sidewalk @ \$1,50 per Sq. ft (SF)	Sidewalk @ \$3,00 per Sq. ft (SF)	Curb & Gutter @ \$18,00 per Linear ft (LF)	Reconnect @ \$1,025	Sanitary Lateral \$21,00 per LF	Sewer Connection \$2,000									
				SF	Cost	SF	Cost	Factor	SF	Cost	Factor	LF	Cost	Each	Cost	Each	Cost			
0709-262-0726-2 TR-C2	CAMPBELL, JAMES G 818 EMERSON ST MADISON WI	818 Emerson St	50.00 L.F.	85.90	\$128.85	101.83	\$407.32	1.0	100.00	\$150.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,625.17
0709-262-0725-4 TR-C2	SOELLE, AMANDA J 820 EMERSON ST MADISON WI	820 Emerson St	50.00 L.F.	0.00	\$0.00			1.0	10.00	\$15.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$2,954.00
0709-262-0724-6 TR-C2	KEIDL, STEVEN M 826 EMERSON ST MADISON WI	826 Emerson St	50.00 L.F.	102.67	\$154.01	95.72	\$382.87	1.0	100.00	\$150.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,625.88
0709-262-0723-8 TR-C2	LAZIMY, YANIV 910 SWARTHMORE CT MADISON WI	830 Emerson St	50.00 L.F.	0.00	\$0.00			1.0	175.00	\$262.50	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,426.50
0709-262-0722-0 TSS	ROEDER, MICHAEL L C/O MADISON PROP MNGMT 1202 REGENT ST MADISON WI	834 Emerson St	98.4 L.F.	109.62	\$164.43	137.33	\$549.32	0.5	100.00	\$75.00	0.5	50.42	\$453.78	1	\$1,025.00	39.00	\$819.00	0	\$0	\$3,386.53
0709-261-1502-7 TR-C2	HESSE, JOSEPH M & CHARLENE A SEXTON 1102 HICKORY ST MADISON WI	1102 Hickory St	140.00 Hickory 100.00 Emerson	0.00	\$0.00			0.5	200.00	\$150.00	0.5	107.00	\$963.00	2	\$2,050.00	70.00	\$1,470.00	0	\$0	\$5,233.00
0709-262-0407-8 TR-C2	ZUKOWSKI, JOHN K & EDITH G ZUKOWSKI 721 W LAKESIDE ST MADISON WI	721 W Lakeside St	100.00 Lowell 50.00 Lakeside	257.86	\$386.79	261.99	\$1,047.96	0.5	0.00	\$0.00	0.5	100.00	\$900.00	0	\$0.00	0.00	\$0.00	0	\$0	\$2,334.75
0709-262-0704-8 TR-C2	STEVENS, ANDREW & ANNA 801 W LAKESIDE ST MADISON WI	801 W Lakeside St	110.00 Lowell 50.00 Lakeside	0.00	\$0.00			0.5	100.00	\$75.00	0.5	110.00	\$990.00	0	\$0.00	0.00	\$0.00	0	\$0	\$1,365.00
0709-262-0408-6 TR-C2	BALWIT, JAMES M & CHRISTINE S AHRENS 2100 COMMONWEALTH AVE MADISON WI	1009 Lowell St	56.00 L.F.	0.00	\$0.00			1.0	283.63	\$425.45	1.0	56.00	\$1,008.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$4,023.34
0709-262-0703-0 TR-C2	OLSON, DOUGLAS R & SARAH A LARSEN 1012 LOWELL ST MADISON WI	1012 Lowell St	40.00 L.F.	0.00	\$0.00			1.0	122.00	\$183.00	1.0	40.00	\$720.00	1	\$1,025.00	42.00	\$882.00	0	\$0	\$3,176.00
0709-262-0409-4 TR-C2	OSTERBERG, ERIK T 1013 LOWELL ST MADISON WI	1013 Lowell St	50.00 L.F.	163.74	\$245.61	137.38	\$549.52	1.0	130.57	\$195.86	1.0	50.00	\$900.00	1	\$1,025.00	35.00	\$735.00	1	\$2,000	\$6,042.70
0709-262-0701-4 TR-C2	SNOOK, HARRY D PATRICIA L WEINER 1014 LOWELL ST MADISON WI	1014 Lowell St	50.00 L.F.	0.00	\$0.00			1.0	129.00	\$193.50	1.0	50.00	\$900.00	1	\$1,025.00	36.00	\$756.00	0	\$0	\$3,261.50

City of Madison Engineering Division - Schedule of Assessments
 .01/26/2018

Project ID: 11183
 Project Name: Emerson Street and Lowell Street Assessment District - 2018
 Project Limits: S Park Street to Hickory Street, W. Olin Ave to W. Lakeside St

Note: A factor has been applied for sidewalks and curb and gutter work adjacent to lots that abut more than one street and are single-family or two-family residential dwellings.

Parcel No./ Zoning	Owner's Name / Mailing Address	Site Address	Frontage (Assessor's Ofc)	Street Construction Items						Sanitary Sewer Items			Storm Sewer Items		Total ASSWT								
				Remove Drive Apron @ \$1.50 per SF SF	Replace Drive Apron @ \$4.00 per SF SF	Remove Sidewalk @ \$1.50 per Sq. ft (SF) SF	Replace Sidewalk @ \$3.00 per Sq. ft (SF) SF	Remove & Replace Curb & Gutter @ \$18.00 per Linear ft (LF) LF	Sanitary Sewer Reconnect @ \$1,025 Each	Remove & Replace Sanitary Lateral \$21.00 per LF LF	Private Storm Sewer Connection \$2,000 Each												
0709-262-0507-6 TR-C2	NICHOLAS, ROBERT & TERESA 1109 LOWELL ST MADISON WI	1109 Lowell St	50.00 L.F.	90.35	\$135.53	107.88	\$431.52	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	50.00	\$900.00	1	\$1,025.00	34.00	\$714.00	0	\$0	\$3,656.05
0709-261-1415-2 SR-V2	CITY OF MADISON CDA TELEPHONE 266-4675 PO BOX 1785 MADISON WI	540 W Olin Ave	481.30 L.F.	0.00	\$0.00	0.00	\$0.00	1.0	100.00	\$150.00	1.0	100.00	\$300.00	1.0	44.58	\$802.44	1	\$1,025.00	40.00	\$840.00	0	\$0	\$3,117.44
0709-262-0508-4 TR-C4	DUNN, JAMES V PO BOX 620411 MIDDLETON WI	722 W Olin Ave	156.00 Lowell 50.00 Olin	161.55	\$242.33	198.85	\$795.40	0.5	200.00	\$150.00	1.0	200.00	\$600.00	0.5	159.50	\$1,435.50	1	\$1,025.00	33.00	\$693.00	0	\$0	\$4,941.23
0709-262-0615-7 TR-C4	MCCONLEY, DONALD G 802 W OLIN AVE MADISON WI	802 W Olin Ave	150.00 Lowell 50.00 Olin	123.09	\$184.64	147.29	\$589.16	0.5	27.95	\$20.96	1.0	27.95	\$83.85	0.5	155.00	\$1,395.00	2	\$2,050.00	72.00	\$1,512.00	0	\$0	\$5,835.61
0709-262-0607-4 TSS	EASTOVER PROPERTIES LLC 7 CONNECTICUT CT MADISON WI	1109 S Park St	153.32 Emerson	0.00	\$0.00	0.00	\$0.00	1.0	350.00	\$525.00	1.0	350.00	\$1,050.00	1.0	147.00	\$2,646.00	2	\$2,050.00	70.00	\$1,470.00	0	\$0	\$7,741.00
				4982.14	\$7,473.21	5335.66	\$21,422.63	6333.31	\$8,239.93	6384.85	\$19,154.55	3645.60	\$51,068.52	57	\$58,425.00	2048.00	\$43,008.00	1	\$2,000.00				\$210,791.83