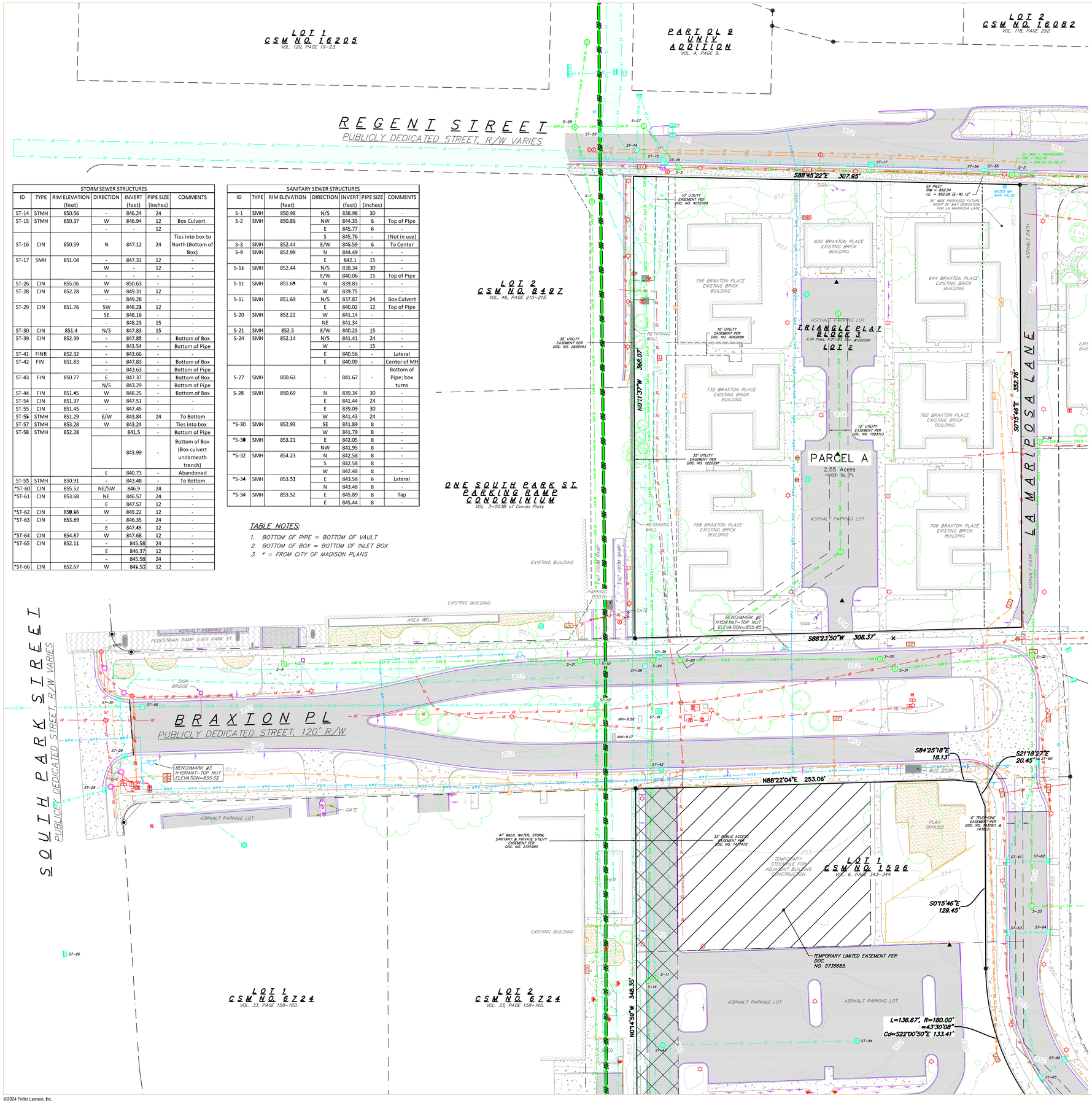


STORM SEWER STRUCTURES						
ID	TYPE	RIM ELEVATION (feet)	DIRECTION	INVERT (feet)	PIPE SIZE (inches)	COMMENTS
ST-14	STMH	850.56	-	846.24	24	-
ST-15	STMH	850.37	W	846.94	12	Box Culvert
			-	-	12	-
ST-16	CIN	850.59	N	847.12	24	Ties into box to North (Bottom of Box)
ST-17	SMH	851.04	-	847.31	12	-
			W	-	12	-
			-	-	-	-
ST-26	CIN	855.06	W	850.63	-	-
ST-28	CIN	852.28	W	849.31	12	-
			-	849.28	-	-
ST-29	CIN	851.76	SW	848.23	12	-
			SE	848.16	-	-
			-	848.23	15	-
ST-30	CIN	851.4	N/S	847.83	15	-
ST-39	CIN	852.39	-	847.85	-	Bottom of Box
			-	843.54	-	Bottom of Pipe
ST-41	FINR	852.32	-	843.66	-	-
ST-42	FIN	851.83	-	847.83	-	Bottom of Box
			-	843.63	-	Bottom of Pipe
ST-43	FIN	850.77	E	847.37	-	Bottom of Box
			N/S	843.29	-	Bottom of Pipe
ST-44	FIN	851.45	W	848.25	-	Bottom of Box
ST-54	CIN	851.37	W	847.51	-	-
ST-55	CIN	851.45	-	847.45	-	-
ST-56	STMH	851.29	E/W	843.84	24	To Bottom
ST-57	STMH	853.28	W	843.24	-	Ties into box
ST-58	STMH	852.28		841.5	-	Bottom of Pipe
				843.99	-	Bottom of Box (Box culvert underneath trench)
			E	840.73	-	Abandoned
ST-59	STMH	850.91	-	843.48	-	To Bottom
*ST-60	CIN	855.52	NE/SW	846.9	24	-
*ST-61	CIN	853.68	NE	846.57	24	-
			E	847.57	12	-
*ST-62	CIN	850.56	W	849.22	12	-
*ST-63	CIN	853.89	-	846.35	24	-
			E	847.45	12	-
*ST-64	CIN	854.87	W	847.68	12	-
*ST-65	CIN	852.11	-	845.58	24	-
			E	846.37	12	-
			-	845.58	24	-
*ST-66	CIN	852.67	W	845.50	12	-

SANITARY SEWER STRUCTURES						
ID	TYPE	RIM ELEVATION (feet)	DIRECTION	INVERT (feet)	PIPE SIZE (inches)	COMMENTS
S-1	SMH	850.98	N/S	838.98	30	-
S-2	SMH	850.86	NW	844.35	6	Top of Pipe
			E	845.77	6	-
			S	845.76	-	(Not in use)
S-3	SMH	852.44	E/W	846.59	6	To Center
S-9	SMH	852.99	N	844.49	-	-
			E	842.1	15	-
S-10	SMH	852.44	N/S	838.34	30	
			E/W	840.06	15	Top of Pipe
S-11	SMH	851.69	N	839.83	-	-
			W	839.75	-	-
S-11	SMH	851.69	N/S	837.87	24	Box Culvert
			E	840.02	12	Top of Pipe
S-20	SMH	852.22	W	841.14	-	-
			NE	841.34	-	-
S-21	SMH	852.5	E/W	840.23	15	-
S-24	SMH	852.14	N/S	841.41	24	-
			W	-	15	-
			E	840.56	-	Lateral
			E	840.09	-	Center of MH
S-27	SMH	850.63	-	841.67	-	Bottom of Pipe; box turns
S-28	SMH	850.69	N	839.34	30	-
			E	841.44	24	-
			E	839.09	30	-
			W	841.43	24	-
*S-30	SMH	852.93	SE	841.89	8	-
			W	841.79	8	-
*S-31	SMH	853.21	E	842.05	8	-
			NW	841.95	8	-
*S-32	SMH	854.23	N	842.58	8	-
			S	842.58	8	-
			W	842.48	8	-
*S-33	SMH	853.53	E	843.58	6	Lateral
			N	843.48	8	-
*S-34	SMH	853.52	E	845.89	8	Tap
			E	845.44	8	-

TABLE NOTES:

1. BOTTOM OF PIPE = BOTTOM OF VAULT
2. BOTTOM OF BOX = BOTTOM OF INLET BOX
3. * = FROM CITY OF MADISON PLANS

SURVEY LEGEND

- FOUND 1" ø IRON PIPE
- FOUND 3/4" ø IRON ROD
- FOUND 1 1/4" ø IRON ROD
- FOUND P.K. NAIL
- FOUND CHISELED "X"

BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, WISCONSIN. THE NORTH LINE OF THE SW ¼ OF SECTION 23-07-08, MEASURED AS BEARING N88°46'38"W

GRAPHIC SCALE FEET
0 15 30 60

TOPOGRAPHIC HATCHING LEGEND

- CONCRETE PAVEMENT/SIDEWALK
- ASPHALT PAVEMENT
- LANDSCAPING/MULCH

TOPOGRAPHIC LINEWORK LEGEND

- EXISTING FIBER OPTIC LINE
- EXISTING UNDERGROUND TELEPHONE
- EXISTING RETAINING WALL
- EXISTING CHAIN LINK FENCE
- EXISTING WOOD FENCE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING SANITARY SEWER LINE (SIZE NOTED)
- EXISTING STORM SEWER LINE (SIZE NOTED)
- EXISTING WATER MAIN (SIZE NOTED)
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- EXISTING PROPERTY LINE
- EXISTING EASEMENT LINE
- EXISTING CURB & GUTTER
- EXISTING EDGE OF ASPHALT

TOPOGRAPHIC SYMBOL LEGEND

- EXISTING POST
- EXISTING BOLLARD
- EXISTING SIGN (TYPE NOTED)
- EXISTING CURB INLET
- EXISTING FIELD INLET
- EXISTING FIELD INLET RECTANGULAR
- EXISTING STORM MANHOLE
- EXISTING SANITARY MANHOLE
- EXISTING ROOF DRAIN
- EXISTING SANITARY CLEANOUT
- EXISTING FIRE HYDRANT
- EXISTING WATER MAIN VALVE
- EXISTING WATER MANHOLE
- EXISTING GAS VALVE
- EXISTING GAS METER
- EXISTING AIR CONDITIONING PEDESTAL
- EXISTING ELECTRIC MANHOLE
- EXISTING ELECTRIC PEDESTAL
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC RECTANGULAR MANHOLE
- EXISTING DOWN GUY
- EXISTING UTILITY POLE
- EXISTING TRANSFORMER
- EXISTING LIGHT POLE
- EXISTING GENERIC LIGHT
- EXISTING TV PEDESTAL
- EXISTING TELEPHONE MANHOLE
- EXISTING TELEPHONE PEDESTAL
- EXISTING UNIDENTIFIED MANHOLE
- EXISTING UNIDENTIFIED UTILITY VAULT
- EXISTING TRAFFIC SIGNAL
- EXISTING CONIFEROUS TREE
- EXISTING DECIDUOUS TREE

DIGGERS HOTLINE
Dial 811 or (800) 242-8511
www.DiggersHotline.com

THE LOCATION OF EXISTING UTILITIES, BOTH UNDERGROUND AND OVERHEAD ARE APPROXIMATE ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL EXISTING UTILITIES WHETHER SHOWN ON THESE PLANS OR NOT, BEFORE COMMENCING WORK, AND SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.

CALL DIGGER'S HOTLINE
1-800-242-8511

NOTES:

1. Parcel A surveyed contains 2.55 Acres or 111,031 sq. ft., more or less.
2. Parcel B surveyed contains 7.55 Acres or 328,752 sq. ft., more or less.
3. This survey was prepared based upon information provided in the Title Commitment NCS-1133978-MAD dated June 10, 2022, NCS-1133975-MAD, NCS-1133979-MAD, and NCS-1133980-MAD dated June 16, 2022 from First American Title Insurance Company National Commercial Services, 25 West Main Street, Suite 400, Madison, WI 53703.
4. This survey is based upon field survey work performed between November 23, 2022 and January 8, 2023. Any changes in site conditions after January 8, 2023 are not reflected by this survey.
5. Elevations depicted on this survey are based upon NAVD88 (2012 Geoid) Datum.
6. Benchmarks are shown on Sheet 2 and 3 and shall be verified before construction. Benchmark locations are shown on the plan and are referenced to Top Nut of Hydrants.
7. Sanitary and Storm Sewer inverts listed on sheet 1 are shown as sheet 2 and 3.
8. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, or ownership title evidence.
9. Utility locations were field located based upon substantial, visible, above ground structures, upon maps provided to the surveyor, or upon markings on the ground placed by utility companies and/or their agents. No warranty is given to the utility markings by others or that all underground utilities affecting this property were marked and subsequently located for this survey. A locate request was sent to Digger's Hotline per Digger's Hotline One-Call ticket numbers 20224207758, 20224620541, 20224620542, 20224620543, 20230706626, 20230706627, 20230706628 and 20230706629.
10. Location of buried private utilities are not within the scope of this survey. The location of said private utilities depicted hereon has been determined upon field observations during the course of field survey work and has been provided for informational purposes only. Utilities other than those shown may be encountered, and the actual location of these utilities my be different from what is depicted hereon.

Potter Lawson
Success by Design

PRELIMINARY
NOT FOR CONSTRUCTION

Taking Shape - Building B1
City of Madison CDA

755 BRAXTON PLACE
MADISON, WI 53715

2021.32.01

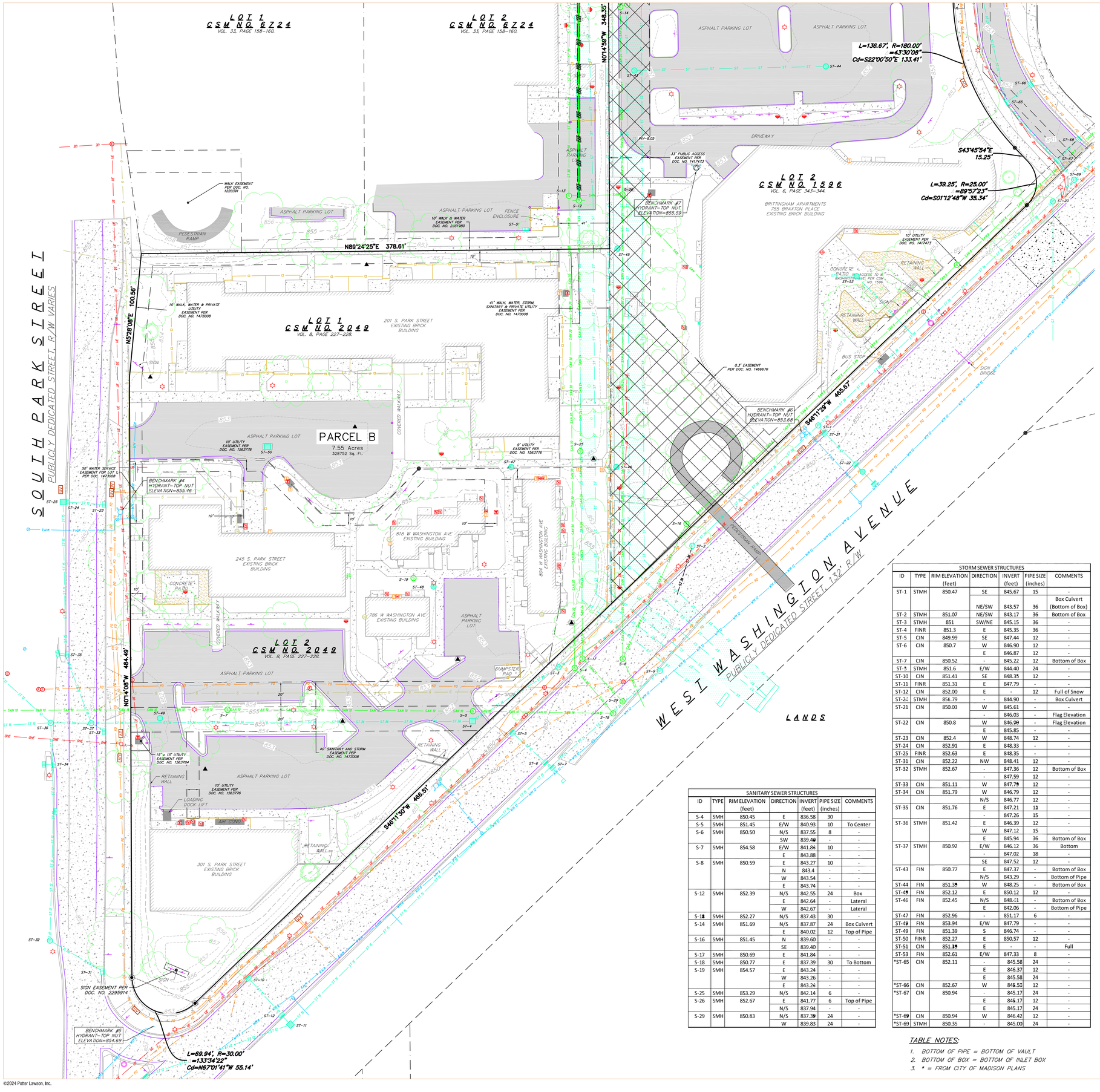
DATE	ISSUANCE/REVISIONS	△
04/08/2024	LAND USE APPLICATION	

EXISTING CONDITIONS NORTH

BC100

4/5/2024 4:57:12 PM

©2024 Potter Lawson, Inc.



SURVEY LEGEND

- FOUND 1" ø IRON PIPE
- FOUND 3/4" ø IRON ROD
- FOUND 1 1/4" ø IRON ROD
- FOUND P.K. NAIL
- FOUND CHISELED "X"

BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, WISCONSIN. THE NORTH LINE OF THE SW ¼ OF SECTION 23-07-09, MEASURED AS BEARING N88°46'38"W

GRAPHIC SCALE FEET
0 15 30 60

TOPOGRAPHIC HATCHING LEGEND

- CONCRETE PAVEMENT/SIDEWALK
- ASPHALT PAVEMENT
- LANDSCAPING/MULCH

TOPOGRAPHIC LINEWORK LEGEND

- EXISTING FIBER OPTIC LINE
- EXISTING UNDERGROUND TELEPHONE
- EXISTING RETAINING WALL
- EXISTING CHAIN LINK FENCE
- EXISTING WOOD FENCE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING SANITARY SEWER LINE (SIZE NOTED)
- EXISTING STORM SEWER LINE (SIZE NOTED)
- EXISTING WATER MAIN (SIZE NOTED)
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- EXISTING PROPERTY LINE
- EXISTING EASEMENT LINE
- EXISTING CURB & GUTTER
- EXISTING EDGE OF ASPHALT

TOPOGRAPHIC SYMBOL LEGEND

- EXISTING POST
- EXISTING BOLLARD
- EXISTING SIGN (TYPE NOTED)
- EXISTING CURB INLET
- EXISTING FIELD INLET
- EXISTING FIELD INLET RECTANGULAR
- EXISTING STORM MANHOLE
- EXISTING SANITARY MANHOLE
- EXISTING ROOF DRAIN
- EXISTING SANITARY CLEANOUT
- EXISTING FIRE HYDRANT
- EXISTING WATER MAIN VALVE
- EXISTING WATER MANHOLE
- EXISTING GAS VALVE
- EXISTING GAS METER
- EXISTING AIR CONDITIONING PEDESTAL
- EXISTING ELECTRIC MANHOLE
- EXISTING ELECTRIC PEDESTAL
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC RECTANGULAR MANHOLE
- EXISTING DOWN GUY
- EXISTING UTILITY POLE
- EXISTING TRANSFORMER
- EXISTING LIGHT POLE
- EXISTING GENERIC LIGHT
- EXISTING TV PEDESTAL
- EXISTING TELEPHONE MANHOLE
- EXISTING TELEPHONE PEDESTAL
- EXISTING UNIDENTIFIED MANHOLE
- EXISTING UNIDENTIFIED UTILITY VAULT
- EXISTING TRAFFIC SIGNAL
- EXISTING CONIFEROUS TREE
- EXISTING DECIDUOUS TREE

STORM SEWER STRUCTURES

ID	TYPE	RIM ELEVATION (feet)	DIRECTION	INVERT (feet)	PIPE SIZE (inches)	COMMENTS
ST-1	STMH	850.47	SE	845.67	15	-
			NE/SW	843.57	36	Box Culvert (Bottom of Box)
ST-2	STMH	851.07	NE/SW	843.17	36	Bottom of Box
ST-3	STMH	851	SW/NE	845.15	36	-
ST-4	FINR	851.3	E	845.35	36	-
ST-5	CIN	849.99	SE	847.44	12	-
ST-6	CIN	850.7	W	846.90	12	-
			E	846.87	12	-
ST-7	CIN	850.52	-	845.22	12	Bottom of Box
ST-8	STMH	851.6	E/W	844.40	24	-
ST-10	CIN	851.41	SE	848.35	12	-
ST-11	FINR	851.31	E	847.79	-	-
ST-12	CIN	852.00	E	-	12	Full of Snow
ST-20	STMH	851.79	-	844.90	-	Box Culvert
ST-21	CIN	850.03	W	845.61	-	-
			-	846.03	-	Flag Elevation
ST-22	CIN	850.8	W	846.98	-	Flag Elevation
			E	845.85	-	-
ST-23	CIN	852.4	W	848.74	12	-
ST-24	CIN	852.91	E	848.33	-	-
ST-25	FINR	852.63	E	848.35	-	-
ST-31	CIN	852.22	NW	848.41	12	-
ST-32	STMH	852.67	-	847.36	12	Bottom of Box
			-	847.59	12	-
ST-33	CIN	851.11	W	847.79	12	-
ST-34	CIN	851.79	W	846.79	12	-
			N/S	846.77	12	-
ST-35	CIN	851.76	E	847.21	12	-
			-	847.26	15	-
ST-36	STMH	851.42	E	846.39	12	-
			W	847.12	15	-
			E	845.94	36	Bottom of Box
ST-37	STMH	850.92	E/W	846.12	36	Bottom
			-	847.02	18	-
			SE	847.52	12	-
ST-43	FIN	850.77	E	847.37	-	Bottom of Box
			N/S	843.29	-	Bottom of Pipe
ST-44	FIN	851.39	W	848.25	-	Bottom of Box
ST-45	FIN	852.12	E	850.12	12	-
ST-46	FIN	852.45	N/S	848.01	-	Bottom of Box
			E	842.06	-	Bottom of Pipe
ST-47	FIN	852.96	-	851.17	6	-
ST-48	FIN	853.94	E/W	847.79	-	-
ST-49	FIN	851.39	S	846.74	-	-
ST-50	FINR	852.27	E	850.57	12	-
ST-51	CIN	851.19	E	-	-	Full
ST-53	FIN	852.61	E/W	847.33	8	-
*ST-65	CIN	852.11	-	845.58	24	-
			E	846.37	12	-
			E	845.58	24	-
*ST-66	CIN	852.67	W	845.50	12	-
*ST-67	CIN	850.94	-	845.17	24	-
			E	845.17	12	-
			E	845.17	24	-
*ST-68	CIN	850.94	W	846.42	12	-
*ST-69	STMH	850.35	-	845.00	24	-

SANITARY SEWER STRUCTURES

ID	TYPE	RIM ELEVATION (feet)	DIRECTION	INVERT (feet)	PIPE SIZE (inches)	COMMENTS
S-4	SMH	850.45	E	836.58	30	-
S-5	SMH	851.45	E/W	840.93	10	To Center
S-6	SMH	850.50	N/S	837.55	8	-
			SW	839.40	-	-
S-7	SMH	854.58	E/W	841.86	10	-
			E	843.88	-	-
S-8	SMH	850.59	E	843.27	10	-
			N	843.4	-	-
			W	843.54	-	-
			E	843.74	-	-
S-12	SMH	852.39	N/S	842.55	24	Box
			E	842.64	-	Lateral
			W	842.67	-	Lateral
S-13	SMH	852.27	N/S	837.43	30	-
S-14	SMH	851.69	N/S	837.87	24	Box Culvert
			E	840.02	12	Top of Pipe
S-16	SMH	851.45	N	839.60	-	-
			SE	839.40	-	-
S-17	SMH	850.69	E	841.84	-	-
S-18	SMH	850.77	E	837.39	30	To Bottom
S-19	SMH	854.57	E	843.24	-	-
			W	843.26	-	-
			E	843.24	-	-
S-25	SMH	853.29	N/S	842.14	6	-
S-26	SMH	852.67	E	841.77	6	Top of Pipe
			N/S	837.94	-	-
S-29	SMH	850.83	N/S	837.39	24	-
			W	839.83	24	-

TABLE NOTES:

1. *BOTTOM OF PIPE = BOTTOM OF VAULT*
2. *BOTTOM OF BOX = BOTTOM OF INLET BOX*
3. ** = FROM CITY OF MADISON PLANS*

DIGGERS HOTLINE
Dial 811 or (800) 242-8511
www.DiggersHotline.com

THE LOCATION OF EXISTING UTILITIES, BOTH UNDERGROUND AND OVERHEAD ARE APPROXIMATE ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL EXISTING UTILITIES WHETHER SHOWN ON THESE PLANS OR NOT, BEFORE COMMENCING WORK, AND SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.

CALL DIGGER'S HOTLINE
1-800-242-8511

Potter Lawson
Success by Design

PRELIMINARY
NOT FOR CONSTRUCTION

Taking Shape - Building B1
City of Madison CDA

755 BRAXTON PLACE
MADISON, WI 53715

2021.32.01

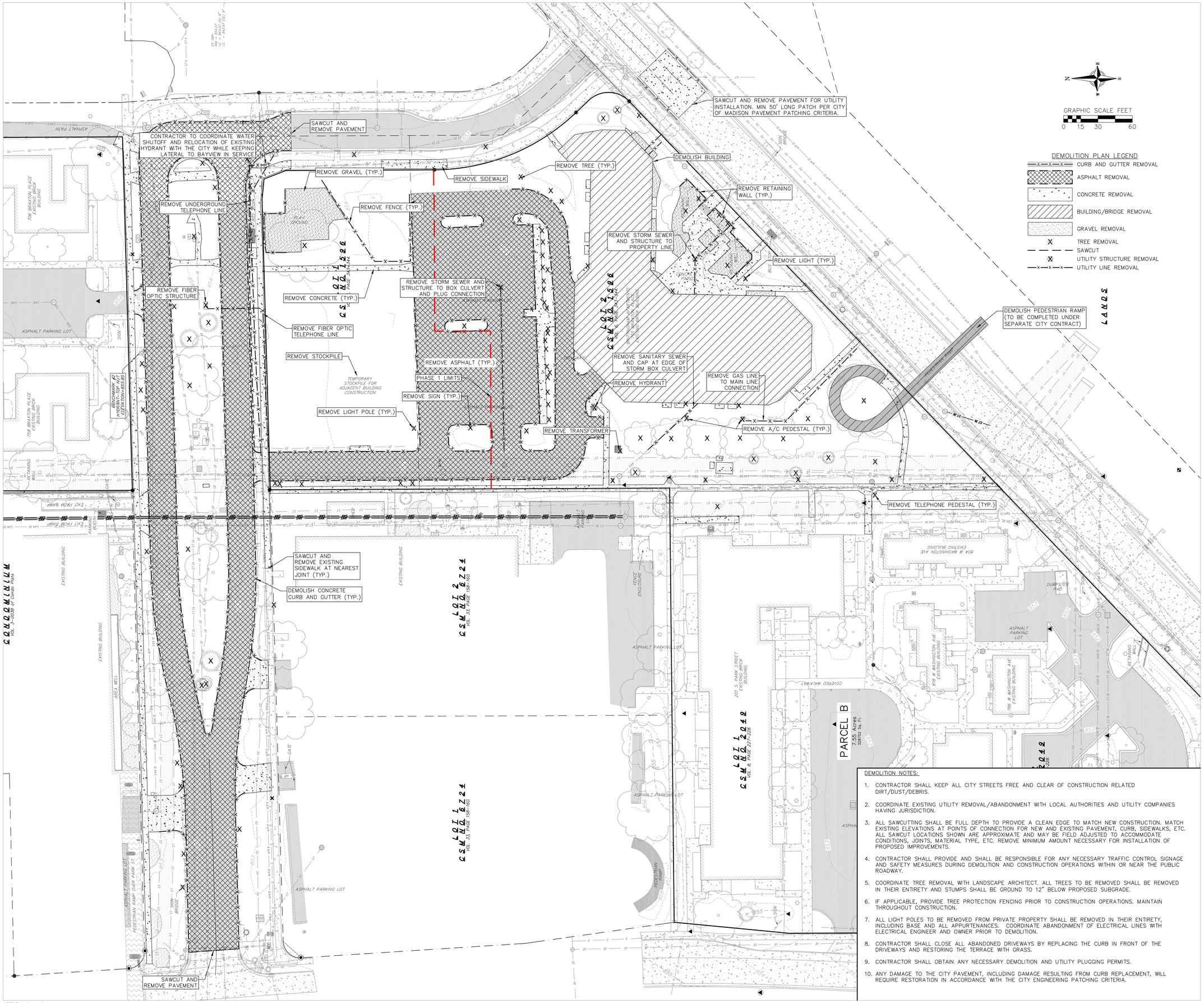
DATE	ISSUANCE/REVISIONS	△
04/08/2024	LAND USE APPLICATION	

EXISTING CONDITIONS SOUTH

BC101

4/5/2024 4:56:46 PM

©2024 Potter Lawson, Inc.



DEMOLITION NOTES:

1. CONTRACTOR SHALL KEEP ALL CITY STREETS FREE AND CLEAR OF CONSTRUCTION RELATED DIRT/DUST/DEBRIS.
2. COORDINATE EXISTING UTILITY REMOVAL/ABANDONMENT WITH LOCAL AUTHORITIES AND UTILITY COMPANIES HAVING JURISDICTION.
3. ALL SAWCUTTING SHALL BE FULL DEPTH TO PROVIDE A CLEAN EDGE TO MATCH NEW CONSTRUCTION. MATCH EXISTING ELEVATIONS AT POINTS OF CONNECTION FOR NEW AND EXISTING PAVEMENT, CURB, SIDEWALKS, ETC. ALL SAWCUT LOCATIONS SHOWN ARE APPROXIMATE AND MAY BE FIELD ADJUSTED TO ACCOMMODATE CONDITIONS, JOINTS, MATERIAL TYPE, ETC. REMOVE MINIMUM AMOUNT NECESSARY FOR INSTALLATION OF PROPOSED IMPROVEMENTS.
4. CONTRACTOR SHALL PROVIDE AND SHALL BE RESPONSIBLE FOR ANY NECESSARY TRAFFIC CONTROL SIGNAGE AND SAFETY MEASURES DURING DEMOLITION AND CONSTRUCTION OPERATIONS WITHIN OR NEAR THE PUBLIC ROADWAY.
5. COORDINATE TREE REMOVAL WITH LANDSCAPE ARCHITECT. ALL TREES TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY AND STUMPS SHALL BE GROUND TO 12" BELOW PROPOSED SUBGRADE.
6. IF APPLICABLE, PROVIDE TREE PROTECTION FENCING PRIOR TO CONSTRUCTION OPERATIONS. MAINTAIN THROUGHOUT CONSTRUCTION.
7. ALL LIGHT POLES TO BE REMOVED FROM PRIVATE PROPERTY SHALL BE REMOVED IN THEIR ENTIRETY, INCLUDING BASE AND ALL APPURTENANCES. COORDINATE ABANDONMENT OF ELECTRICAL LINES WITH ELECTRICAL ENGINEER AND OWNER PRIOR TO DEMOLITION.
8. CONTRACTOR SHALL CLOSE ALL ABANDONED DRIVEWAYS BY REPLACING THE CURB IN FRONT OF THE DRIVEWAYS AND RESTORING THE TERRACE WITH GRASS.
9. CONTRACTOR SHALL OBTAIN ANY NECESSARY DEMOLITION AND UTILITY PLUGGING PERMITS.
10. ANY DAMAGE TO THE CITY PAVEMENT, INCLUDING DAMAGE RESULTING FROM CURB REPLACEMENT, WILL REQUIRE RESTORATION IN ACCORDANCE WITH THE CITY ENGINEERING PATCHING CRITERIA.

Potter Lawson
Success by Design

PRELIMINARY
NOT FOR CONSTRUCTION

Taking Shape - Building B1
City of Madison CDA

755 BRAXTON PLACE
MADISON, WI 53715

2021.32.01

DATE	ISSUANCE/REVISIONS	△
04/08/2024	LAND USE APPLICATION	

DEMOLITION PLAN

BC200

4/5/2024 4:56:17 PM

©2024 Potter Lawson, Inc.