

**Project Name: Royster Corners Assessment District - 2014****Project Engineer** Lisa Coleman 266-4093 lcoleman@cityofmadison.com

<b>Project Limits</b>	Royster Oaks Drive Olbrich Avenue Silas Street Pinney Street Alley Cottage Grove Road and Dempsey Drive	From Cottage Grove Rd. to N. end From Royster Ave to Royster Oaks From Pinney St to Olbrich Ave From Silas Street to Dempsey Rd From Pinney to Royster Oaks Sidewalk only adjacent to plat
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<b>Street</b>	<b>Existing</b>	<b>Proposed</b>
Project Type	New Plat - all Street, Sidewalk, Utilities	
Widths	Royster Oaks - 36' Wide (S. of Roundabout) and 32' Wide (N. of Roundabout) Silas Street - 32' Wide Pinney Street - 32' Wide (W. of Roundabout) and 36' Side (E. of Roundabout) Olbrich Avenue - 32' Wide Alley - 12' asphalt width + 18" wide alley curbs	
Surface Type	None	Asphalt Pavement

**Sidewalk**

Work Required: New sidewalk throughout plat &amp; Replace sidewalk adjacent to plat on Dempsey Road and Cottage Grove Road

<b>Storm Sewer</b>	<b>Existing</b>	<b>Proposed</b>
Work Required	None	Install new
Design Storm	--	10 year
Size	None	12-24"
Material	None	Concrete
Year Installed	None	2014-2015

<b>Sanitary Sewer</b>	<b>Existing</b>	<b>Proposed</b>
Work Required	None	Install new
Size	None	8-10 Inch
Material	None	PVC
Year	None	2014-2015

<b>Water Main</b>	<b>Existing</b>	<b>Proposed</b>
Work Required	None	Install new
Size	None	8 inch
Material	None	Ductile Iron
Year	None	2014-2015

<b>Parking</b>	<b>Existing</b>	<b>Proposed</b>
Parking Conditions	None	Both Sides interior streets

<b>Street Lighting</b>	<b>Existing</b>	<b>Proposed</b>
Street Lighting	None	W/ MG&E Poles interior Streets

**Follow-up Projects**

Royster Avenue to be reconstructed separately in 2014 as an assessable project. Improvements for Royster Corners lots fronting on this street will be assessed separately w/ Royster Ave project. Cottage Grove Road and Dempsey Road to be reconstructed separately in 2014 as an assessable project. Improvements (except sidewalk) for Royster Corners lots with frontage on these streets will be assessed separately with Cottage Grove & Dempsey project.

**Cost**

Total Cost	\$3,900,000
Adjacent Property Assessments	\$3,900,000
City Share	\$0

**Assessment Policy**

Curb & Gutter, Sidewalk	Owner 100% / City 0%
Pavement	Owner 100% / City 0%
Sanitary Laterals & Main	Owner 100% / City 0%
Storm Sewer	Owner 100% / City 0%
Stormwater Pond	Owner 100% / City 0%
Water Main & Services	Owner 100% / City 0%
Street Lighting	Owner 100% / City 0%

Assessments payable in one lump sum or over a period of 8 years, with 3.5% interest charged on unpaid balance

**Schedule**

Bid Contract	July 11, 2014
Tentative Start Date	September 29, 2014
Duration of Project	Some utils in Fall, finish utils & streets Spring/Summer 2015

**Traffic Calming** None**Traffic Detours** N/A, new streets

See reverse for map

