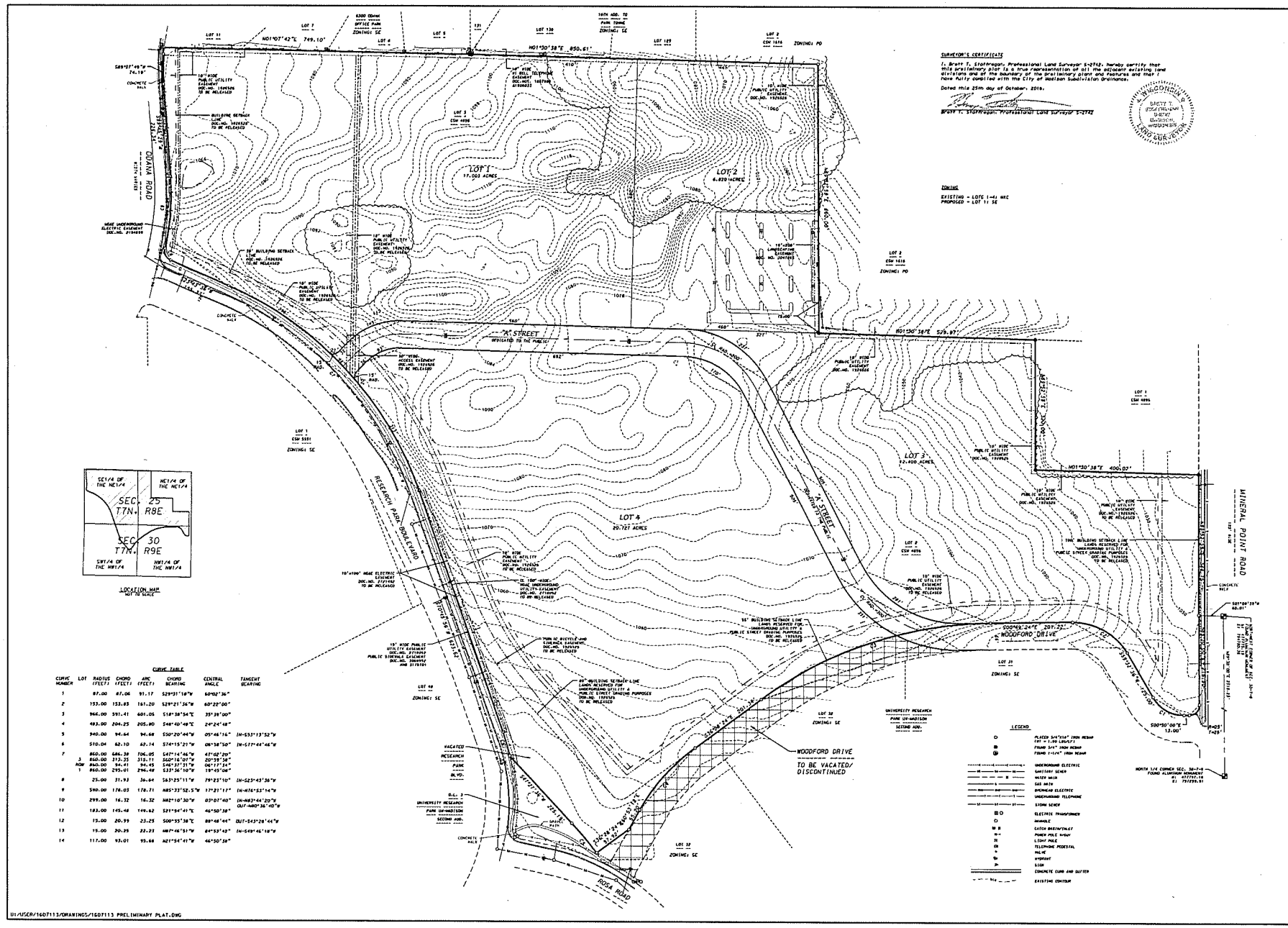


SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregen, Professional Land Surveyor S-2742, hereby certify that this preliminary plat is a true representation of all the adjacent existing land divisions and of the boundary of the preliminary plant and features and that I have fully complied with the City of Madison Subdivision Ordinance.

Dated this 25th day of October, 2016.

Brett T. Stoffregen, Professional Land Surveyor S-2742

ZONING

EXISTING - LOTS 1-4: MXC
PROPOSED - LOT 1: SE

CURVE TABLE

CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1		87.00	87.06	91.17	S29°31'18"W	60°02'36"	
2		153.00	153.83	161.20	S29°21'36"W	60°22'00"	
3		966.00	591.41	601.05	S18°38'54"E	35°39'00"	
4		493.00	204.25	205.80	S48°40'48"E	24°24'48"	
5		940.00	94.64	94.68	S50°20'44"W	05°46'16"	IN-S53°13'52"W
6		510.04	62.10	62.14	S74°15'21"W	06°58'50"	IN-S77°44'46"W
7		860.00	686.38	706.05	S47°14'46"W	47°02'20"	
	3	860.00	313.25	313.11	S60°16'01"W	20°59'56"	
	ROW	860.00	94.41	94.45	S46°37'31"W	06°17'24"	
	1	860.00	295.01	296.48	S33°36'10"W	19°45'08"	
8		25.00	31.93	36.64	S63°25'11"W	79°23'10"	IN-S23°43'36"W
9		590.00	178.03	178.71	N85°33'52.5"W	17°21'17"	IN-N76°53'14"W
10		299.00	16.32	16.32	N42°10'30"W	03°07'40"	IN-N83°44'20"W OUT-N80°36'40"W
11		183.00	145.48	149.62	S21°54'41"E	46°50'38"	
12		15.00	20.99	23.25	S00°35'38"E	88°48'44"	OUT-S43°28'44"W
13		15.00	20.25	22.23	N87°46'51"W	84°93'49"	IN-S49°46'18"W
14		117.00	93.01	95.66	N21°54'41"W	46°50'38"	

D:\USER\16071113\DRAWINGS\16071113 PRELIMINARY PLAT.DWG

D'ONOFRIO KUTTEE AND ASSOCIATES, INC.
7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089
TOWN/NATURAL RESOURCES/PRE LAND DEVELOPMENT

PRELIMINARY PLAT

CUNA LANDS

LOT 2 AND PART OF LOT 3, CERTIFIED SURVEY MAP NO. 8896 AND PART OF VACATED DISCONTINUED RESEARCH PARK BOULEVARD LYING IN THE SE1/4 OF THE NE1/4 OF SECTION 25, T7N, R8E AND IN THE NW1/4 AND THE SW1/4 OF THE NW1/4 OF SECTION 30, T7N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN

SCALE: 1" = 100'
(WHGL SCL: 24x36)

0 100

GRID NORTH
WISCONSIN COUNTY COORDINATE SYSTEM (DANE ZONE)

DATE: 10-25-16
REVISED:

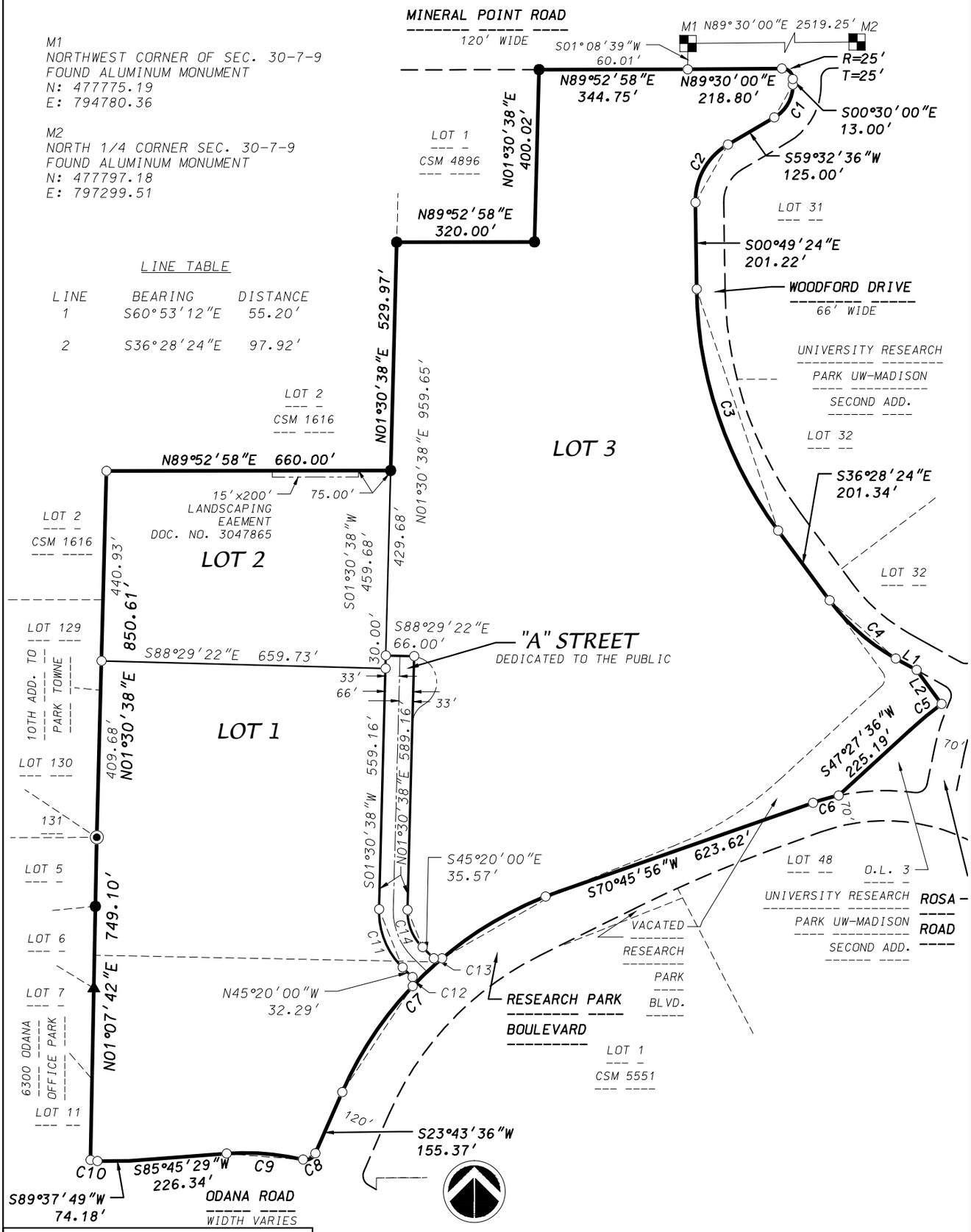
FN: 16-07-113

Sheet Number:
1 of 1

1-1-91

CERTIFIED SURVEY MAP

LOT 2 AND PART OF LOT 3, CERTIFIED SURVEY MAP NO. 4896 AND PART OF VACATED/DISCONTINUED RESEARCH PARK BOULEVARD, LOCATED IN THE NE1/4 AND THE SE1/4 OF THE NE1/4 OF SECTION 25 AND IN THE NW1/4 AND THE SW1/4 OF THE NW1/4 OF SECTION 30, T7N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN



M1
NORTHWEST CORNER OF SEC. 30-7-9
FOUND ALUMINUM MONUMENT
N: 477775.19
E: 794780.36

M2
NORTH 1/4 CORNER SEC. 30-7-9
FOUND ALUMINUM MONUMENT
N: 477797.18
E: 797299.51

LINE TABLE

LINE	BEARING	DISTANCE
1	S60°53'12"E	55.20'
2	S36°28'24"E	97.92'

GRID NORTH
WISCONSIN COUNTY
COORDINATE SYSTEM
DANE ZONE

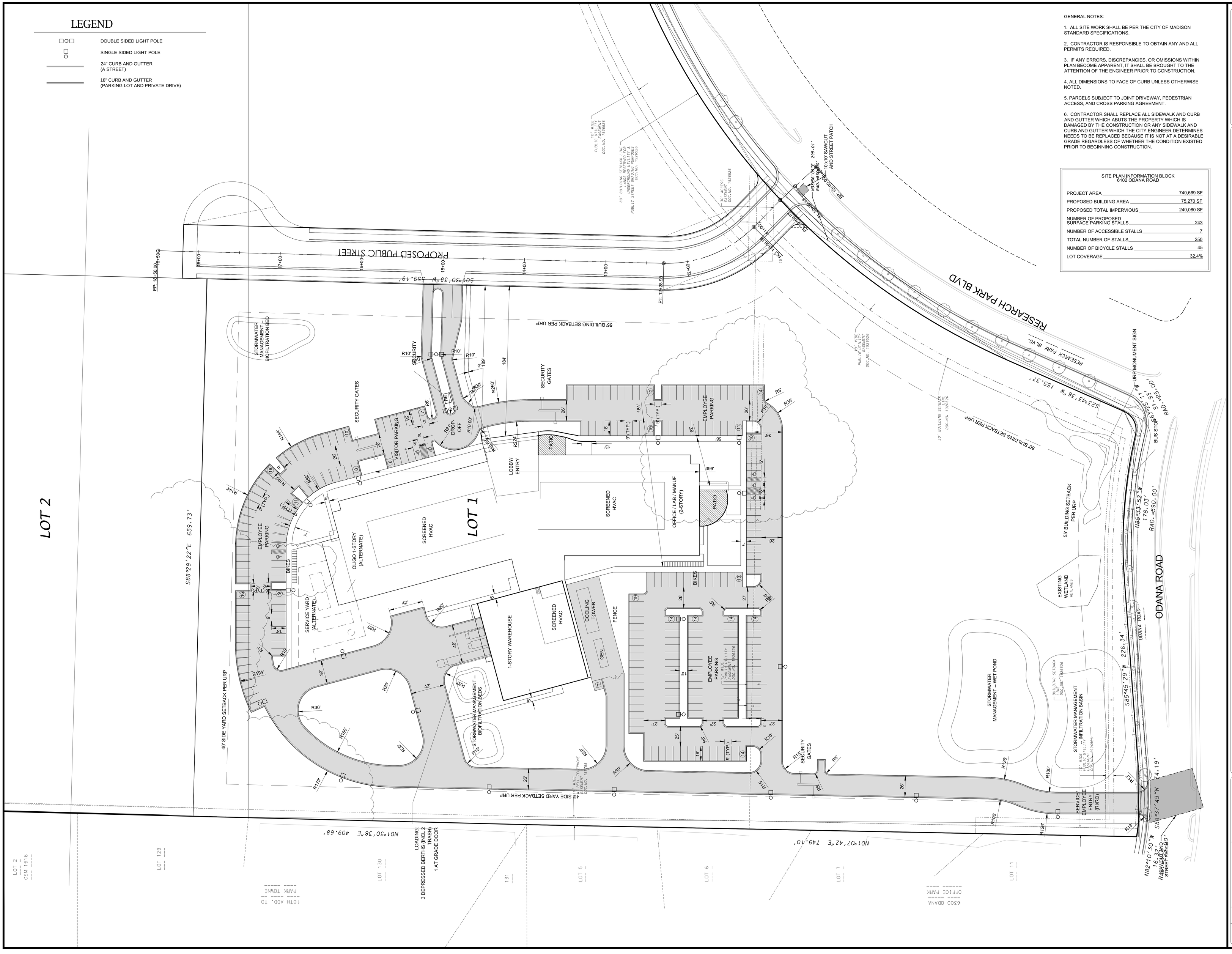
0 300
Scale 1" = 300'

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.
7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

DATE: September 29, 2016
F.N.: 16-07-113
C.S.M. NO.
DOC. NO.
VOL. SHEET

LEGEND

- DOUBLE SIDED LIGHT POLE
- SINGLE SIDED LIGHT POLE
- 24" CURB AND GUTTER (A STREET)
- 18" CURB AND GUTTER (PARKING LOT AND PRIVATE DRIVE)



GENERAL NOTES:

1. ALL SITE WORK SHALL BE PER THE CITY OF MADISON STANDARD SPECIFICATIONS.

2. CONTRACTOR IS RESPONSIBLE TO OBTAIN ANY AND ALL PERMITS REQUIRED.

3. IF ANY ERRORS, DISCREPANCIES, OR OMISSIONS WITHIN PLAN BECOME APPARENT, IT SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONSTRUCTION.

4. ALL DIMENSIONS TO FACE OF CURB UNLESS OTHERWISE NOTED.

5. PARCELS SUBJECT TO JOINT DRIVEWAY, PEDESTRIAN ACCESS, AND CROSS PARKING AGREEMENT.

6. CONTRACTOR SHALL REPLACE ALL SIDEWALK AND CURB AND GUTTER WHICH ABUTS THE PROPERTY WHICH IS DAMAGED BY THE CONSTRUCTION OR ANY SIDEWALK AND CURB AND GUTTER WHICH THE CITY ENGINEER DETERMINES NEEDS TO BE REPLACED BECAUSE IT IS NOT AT A DESIRABLE GRADE REGARDLESS OF WHETHER THE CONDITION EXISTED PRIOR TO BEGINNING CONSTRUCTION.

SITE PLAN INFORMATION BLOCK
6102 ODANA ROAD

PROJECT AREA	740,669 SF
PROPOSED BUILDING AREA	75,270 SF
PROPOSED TOTAL IMPERVIOUS	240,080 SF
NUMBER OF PROPOSED SURFACE PARKING STALLS	243
NUMBER OF ACCESSIBLE STALLS	7
TOTAL NUMBER OF STALLS	250
NUMBER OF BICYCLE STALLS	45
LOT COVERAGE	32.4%

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Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

SITE PLAN

ILLUMINA

6102 ODANA ROAD
CITY OF MADISON, WISCONSIN

SCALE: 1"= 40'
(PAGE SIZE: 30x42)

DATE: 12-12-16
REVISED:

DRAWN BY: NGO

FN: 16-05-165

Sheet Number:
2 OF 7