

URBAN DESIGN COMMISSION APPLICATION

UDC

City of Madison
Planning Division
126 S. Hamilton St.
P.O. Box 2985
Madison, WI 53701-2985
(608) 266-4635



FOR OFFICE USE ONLY:

Paid _____ Receipt # _____

Date received _____

Received by _____

Aldermanic District 19

Zoning District _____

Urban Design District _____

Submittal reviewed by _____

AGENDA ITEM #
LEGISTAR # 50479
ALD. DIST. 19

FEB 21 2018

Complete all sections of this application, including the desired meeting date and the action requested.

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the phone number above immediately.

1. Project Information

Address: 725 749 UNIVERSITY ROW
Title: UNIVERSITY CROSSING, STANAGE Planning, Community & Economic Development

2. Application Type (check all that apply) and Requested Date

UDC meeting date requested MARCH 21

- ☐ New development ☐ Alteration to an existing or previously-approved development
☐ Informational ☐ Initial approval ☐ Final approval

3. Project Type

- ☐ Project in an Urban Design District
☐ Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
☐ Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
☐ Planned Development (PD)
☐ General Development Plan (GDP)
☐ Specific Implementation Plan (SIP)
☐ Planned Multi-Use Site or Residential Building Complex

Signage

- ☒ Comprehensive Design Review (CDR)
☐ Signage Variance (i.e. modification of signage height, area, and setback)

Other

- ☐ Please specify _____

4. Applicant, Agent, and Property Owner Information

Applicant name DAN VORDER Company STANAGE STUDIO LLC
Street address 325 W. FRANK ST City/State/Zip MT. KAREB 53512
Telephone 437 2320 Email DAN@STANAGESTUDIO.COM
Project contact person STANAGE Company _____
Street address _____ City/State/Zip _____
Telephone _____ Email _____
Property owner (if not applicant) KRUPP
Street address 749 UNIVERSITY DR City/State/Zip MADISON, WI 53704
Telephone 249-2020 Email JOE@PRIMEURBANPROPERTIES.COM

5. Required Submittal Materials

- ☐ Application Form
- ☐ Letter of Intent
 - If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required
 - For signage applications, a summary of how the proposed signage is consistent with the applicable CDR or Signage Variance review criteria is required.
- ☐ Development plans (Refer to checklist provided below for plan details)
- ☐ Filing fee
- ☐ Electronic Submittal*

Each submittal must include fourteen (14) 11" x 17" collated paper copies. Landscape and Lighting plans (if required) must be full-sized. Please refrain from using plastic covers or spiral binding.

Both the paper copies and electronic copies must be submitted prior to the application deadline before an application will be scheduled for a UDC meeting. Late materials will not be accepted. A completed application form is required for each UDC appearance.

For projects also requiring Plan Commission approval, applicants must also have submitted an accepted application for Plan Commission consideration prior to obtaining any formal action (initial or final approval) from the UDC. All plans must be legible when reduced.

**Electronic copies of all items submitted in hard copy are required. Individual PDF files of each item submitted should be compiled on a CD or flash drive, or submitted via email to udcapplications@cityofmadison.com. The email must include the project address, project name, and applicant name. Electronic submittals via file hosting services (such as Dropbox.com) are not allowed. Applicants who are unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.*

6. Applicant Declarations

1. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with MATT TICKER on 1/23/18.
2. The applicant attests that all required materials are included in this submittal and understands that if any required information is not provided by the application deadline, the application will not be placed on an Urban Design Commission agenda for consideration.

Applicant name Joseph D. Krupp Relationship to property Owner
 Authorized signature of Property Owner Joseph D. Krupp Date 1/16/18

7. Application Filing Fees

Fees are required to be paid with the first application for either initial or final approval of a project, unless the project is part of the combined application process involving the Urban Design Commission in conjunction with Plan Commission and/or Common Council consideration. Make checks payable to City Treasurer. Credit cards may be used for application fees of less than \$1,000.

Please consult the schedule below for the appropriate fee for your request:

- ☐ Urban Design Districts: \$350 (per §35.24(6) MGO).
- ☐ Minor Alteration in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) : \$150 (per §33.24(6)(b) MGO)
- ☐ Comprehensive Design Review: \$500 (per §31.041(3)(d)(1)(a) MGO)
- ☐ Minor Alteration to a Comprehensive Sign Plan: \$100 (per §31.041(3)(d)(1)(c) MGO)
- ☐ All other sign requests to the Urban Design Commission, including, but not limited to: appeals from the decisions of the Zoning Administrator, requests for signage variances (i.e. modifications of signage height, area, and setback), and additional sign code approvals: \$300 (per §31.041(3)(d)(2) MGO)

A filing fee is not required for the following project applications if part of the combined application process involving both Urban Design Commission and Plan Commission:

- Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
- Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
- Planned Development (PD): General Development Plan (GDP) and/or Specific Implementation Plan (SIP)
- Planned Multi-Use Site or Residential Building Complex

Feb 19, 2018

Urban Design Commission
Department of Planning and Development
215 Martin Luther King, Jr. Blvd.
Madison, WI 53701

Re: **Signage Package**
University Crossing (All existing buildings)
725 University Row, 749 University Row, 750 University Row
Dear UDC members,

Under new regulations for Madison sign code, any previously approved UDC sign packages that did not meet Chapter 31 sign code must be re-submitted for approval. The original sign package was approved back in 2013

The existing sign package as made of tasteful signage that blends themselves well with the architecture of the buildings. The sign types were designed not only for aesthetic appeal but also to solve architectural challenges for sign placement on the building.

The sign package details are included in the attachments and consist of many unique sign types and unique sign locations.

The exceptions to Chapter 31 sign code, we are asking for, are as follows:

- 1) To allow tenant signage to cross architectural details. These are the tenant signs that span across architectural details on the 725 building.
- 2) To allow canopy mounted signs to exceed 2' in height. These are the canopy mounted signs on the 749 building.

Signage will comply with UDD #6

- 1) One of the requirements of UDD #6 is that all signs are to conform to Chapter 31 sign code. We are asking for an exception to this to allow the above exceptions to Chapter 31 sign code.

It should also be noted that a minor alt for the 749 building that was approved in 2014: To allow 3'x26'-6" canopy on east elevation of 479 Office building. Canopy signs are allowed to extend above and below canopy face.

We are also asking for an oversized parking sign.

Any new ground sign shall comply with MGO31 and shall require a CDR alteration.

The future building will require additional CDR alteration.

Thank you for your consideration,

Dan Yoder
Sign Art Studio
608-437-2320

Re: **Signage Package**
Mixed Use Apartment/Retail
725 University Row
Madison, WI 53705

Project Name:

725 University Row
Madison, WI 53705
Parcel# 070918420020

Owner:

University Apartments LLC
2020 Eastwood Dr
Madison, WI 53704

General Contractor:

Krupp General Contractors
2020 Eastwood Dr
Madison, WI 53704

Signage Subcontractor:

Sign Art Studio
126 S. First Street
Mount Horeb, WI 53572

Alderman:

Mark Clear

725 University Row Signage Overview

The sign package consists of two building identification signs, two parking signs, one set of address numbers, and adhesive backed vinyl door entry identification signs. In addition we have also outlined the proposed sign restrictions for the retail tenants along the Northwest frontage.

All proposed signage would meet standard sign codes with the exception of the mounting locations of the signs. Chapter 31 states that no signs shall cross architectural details so due to where the signs are located they would not be complaint.

The surrounding uses are as follows: To the north is the 749 Office Building; to the east are commercial sites; to the south are commercial sites; and to the west are commercial sites.

Building ID Signs: Refer to drawings ID-1 and ID-2

The proposed signs shall consist of rail mounted 1" thick clear anodized aluminum letters with logo painted Gloss Red #2793.

Illumination is to be up lighted for ID-1 with Philips CK Graze Powercore LED fixture. ID-2 with be down-lit.

Parking Signs: Refer to drawings PS-1 and PS-2

PS-1 is a 7' x 4'-2" internally illuminated blade sign. Internal GE LED lighting. PS-2 are rail mounted 1" thick clear anodized aluminum letters. Illumination is to be up lighted with Philips CK Graze Powercore LED fixture.

Address Numbers: Refer to drawing Add

Add are rail mounted 1" thick clear anodized aluminum letters. Illumination is to be down lighted with Philips CK Graze Powercore LED fixture.

Misc Vinyl: Refer to drawing Misc

All entries to be labeled with "etched glass vinyl". Various parking directional vinyl letters will also be added.

Retail Tenant Signs: Refer to Drawing RS

At no time shall one tenant have more than one sign on a single façade. Northwest corner tenant may have two signs.

Two raceway types will be allowed depending on sign location. Please refer to drawing RS for locations.

Construction Materials/Methods:

Raceways to be fabricated aluminum. Letters to be 4" deep fabricated aluminum with translucent acrylic faces. 1" trim cap.

Finishes/Colors:

Raceways-Matthews Satin-Dk Bronze

Letters- Color choice is to be approved by both tenant and property management.

Illumination:

Internal white LED illumination. Face-lit.

Specs/Sizes:

At no time can the vertical sign height exceed 2'. Lengths vary depending on sign location. Please see drawing RS for locations.

Re: **Signage Package**
Office Building
749 University Row
Madison, WI 53705

Project Name:

749 University Row
Madison, WI 53705
Parcel# 070918419057

Owner:

University Crossing Office LLC
2020 Eastwood Dr
Madison, WI 53704

General Contractor:

Krupp General Contractors
2020 Eastwood Dr
Madison, WI 53704

Signage Subcontractor:

Sign Art Studio
126 S. First Street
Mount Horeb, WI 53572

Alderman:

Mark Clear

749 Building Overview

The signage proposal is for the 749 University Row Office Building in the University Crossing development located on the corner of University Ave and Whitney Way

The surrounding uses are as follows: To the north are residential neighborhoods; to the east are commercial sites; to the south are commercial sites; and to the west are commercial sites.

Tenant Wall Signs

Construction Materials/Methods: (Refer to drawing WS-D & Sheets A201, A20)

Wall signs along University Ave to be shut off at 11pm

Proposed wall signage shall consist of aluminum channel letters mounted on raceways. Please note that there are two different styles of raceways depending on which location the sign will be. Raceway types are detailed on drawing WS-D and the placements for each raceway type are shown on the building elevations

Finishes/Colors:

In all cases raceways must be painted to match either the canopy color for canopy mounted signs or the brick wall color for brick mounted signs. Letter and logo color decoration will must be approved by landlord.

Illumination:

All logos have the option to be face-lit as shown on drawing WS-D but at no point can the letters be face lit. All letters are to be halo-lit using a LED color that has been approved by the landlord.

Specs/Sizes:

Please see Sheets A201 and A201 for max sign sizes. At no point shall the logo exceed 40% of the total sign size. At no time shall a tenant be allowed more than two signs total.

Placements: (Refer to sheets A201, A202 & Site Map)

Way-Finding Monument Signs

Construction Materials/Methods: (Refer to drawing GS-1)

Ground signs will be fabricated from tube frame aluminum with routed aluminum sign faces. Base will consist of CSMU with stone cap.

Finishes/Colors:

Main sign cabinet will be painted using Matthews Satin-Dk Gray to match UWDHC color. Tenant panel cabinets to be painted Using Matthews Satin-Brushed Aluminum. Address numbers are to be 3M Day Night Perf painted PMS

Biege. Tenant names are to be 3M Day Night Perf painted to match main sign cabinet.

Illumination:

Internal white LED illumination. Face-lit. ***numbers and letters light white at night***

Specs/Sizes:

Please see sheet GS-1

Placements: (Refer to drawing Site Map)

Ground Mounted Tenant Directory Sign

Construction Materials/Methods: (Refer to drawing Ext. Dir.)

Sign is to be fabricated from tube frame aluminum with aluminum facing

Finishes/Colors:

Main sign cabinet to be painted using Matthews Satin-Dk Gray to match UWDHC color. Tenant cabinet portion and address numbers to be painted using Matthews Satin-Brushed Aluminum. Tenant names are vinyl painted to match Dk Gray.

Applied to face of silver cabinet

Illumination:

No Illumination

Specs/Sizes:

See Sheet Ext. Dir.

Placements: (Refer to drawing Site Map)

Potter Lawson

Construction Materials/Methods: (Refer to drawing Exterior Sign View)

Fabricated aluminum channel letters

Finishes/Colors: (Refer to drawing GS-1)

Raw aluminum

Specs/Sizes/Placement: (Refer to drawing Exterior Sign View and Site Map)

Main Development ID sign

Construction Materials/Methods: (Refer to drawing University Crossing Development Sign.)

Main sign background is to be corten steel. Base is to be CSMU with cast stone cap. Letters are to be fabricated aluminum

Finishes/Colors:

Letters are clear anodized. Base is CSMU

Illumination:

External LED border tube light fixture to be mounted between base and steel background. See attached sheet "Tetra Contour LS" for details on light fixture.

Specs/Sizes:

Net Sign Faces – 2'x33'=66sq.ft.

Net Base-1'-6"x34'=51sq.ft.

See Sheet University Crossing Development Sign

Placements: (Refer to drawing Site Map)

Sec. 31.043(4) (b) Comprehensive Design Review Criteria. The UDC shall apply the following criteria upon review of an application for a Comprehensive Sign Plan:

1. The Sign Plan shall create visual harmony between the signs, building(s), and building site through unique and exceptional use of materials, design, color, any lighting, and other design elements; and shall result in signs of appropriate scale and character to the uses and building(s) on the zoning lot as well as adjacent buildings, structures and uses.

We feel that the existing sign package for University Crossing is of high design and unique in both sign types and sign locations. The tenant signage consists of higher end fabricated channel letters with unique mounting types. The main development sign is a well designed ground monument that implements corten steel, anodized aluminum and masonry. The building ground signs are routed face aluminum signs with masonry bases that are consistent in design which each other. The residential signs consist of anodized and painted aluminum letters with unique mounting types.

2. Each element of the Sign Plan shall be found to be necessary due to unique or unusual design aspects in the architecture or limitations in the building site or surrounding environment; except that when a request for an Additional Sign Code Approval under Sec. 31.043(3) is included in the Comprehensive Design Review, the sign(s) eligible for approval under Sec. 31.043(3) shall meet the applicable criteria of Sec. 31.043(3), except that sign approvals that come to Comprehensive Design Review from MXC and EC districts pursuant to 31.13(3) and (7) need not meet the criteria of this paragraph.

We feel that the proposed signage plan is necessary due sign location challenges as well as to create an overall unique aesthetic appeal

3. The Sign Plan shall not violate any of the stated purposes described in Secs. 31.02(1) and 33.24(2).

The proposed sign plan does not violate these sated purposes

4. All signs must meet minimum construction requirements under Sec. 31.04(5).

All signs meet and exceed the minimum construction requirements under Sec. 31.04(5)

5. The Sign Plan shall not approve Advertising beyond the restrictions in Sec. 31.11 or Off-Premise Directional Signs beyond the restrictions in Sec. 31.115.

The sign plan does not include any advertising signs or off premise directional signs

6. The Sign Plan shall not be approved if any element of the plan:
 - a. presents a hazard to vehicular or pedestrian traffic on public or private property,
 - b. obstructs views at points of ingress and egress of adjoining properties,
 - c. obstructs or impedes the visibility of existing lawful signs on adjacent property, or
 - d. negatively impacts the visual quality of public or private open space.

The proposed sign plan complies with all items in this section.

7. The Sign Plan may only encompass signs on private property of the zoning lot or building site in question, and shall not approve any signs in the right of way or on public property.

All proposed signage is on private property

Sign Package

UNIVERSITY CROSSING

725-750 University Row



126 S. FIRST ST. MT HOREB, WI 53572 P-608.437.2320
WWW.SIGNARTMADISON.COM

Sign Package

725 University Row Apartments

725 University Row, Madison, WI



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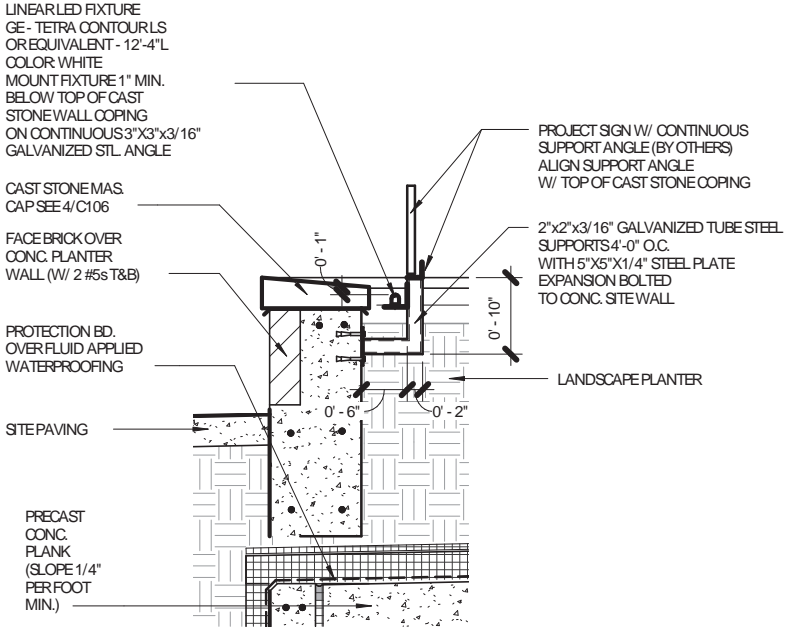
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S H E E T

SM

S I T E M A P



Building ID Sign 1-University Row: Northwest Elevation

KEY NOTES:

A- 1" thick waterjet cut aluminum letters
B- Aluminum angle track mounted to GC provided steel risers

FINISHES:

- Matthews Satin-Dk Bronze
- Clear anodized aluminum
- Matthews Satin-Red

CALCULATIONS:

LETTER SECTION:



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DATE:

LANDLORD APPROVAL:

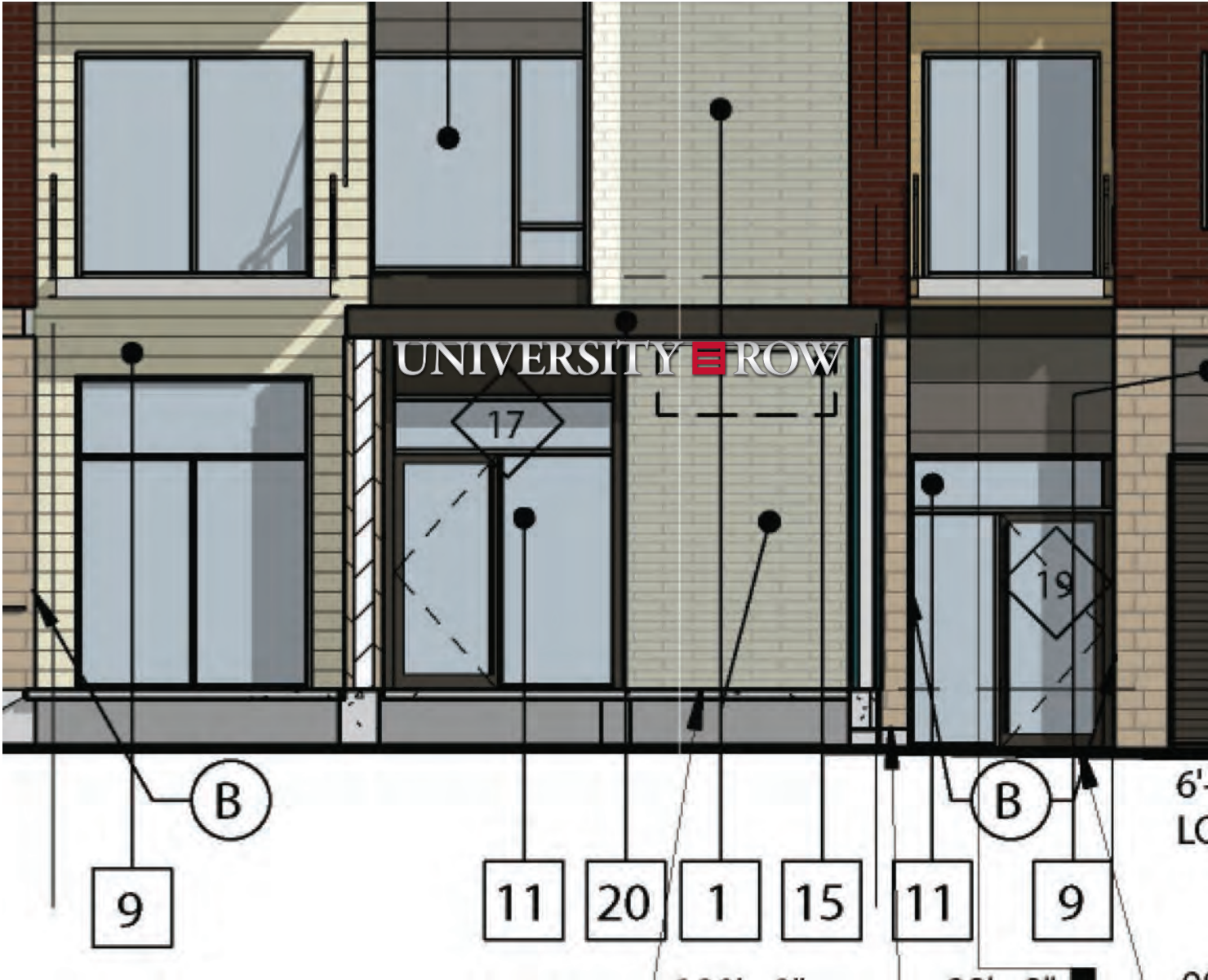
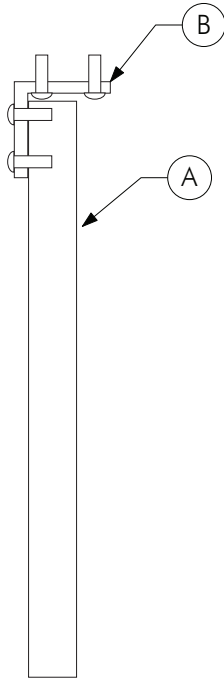
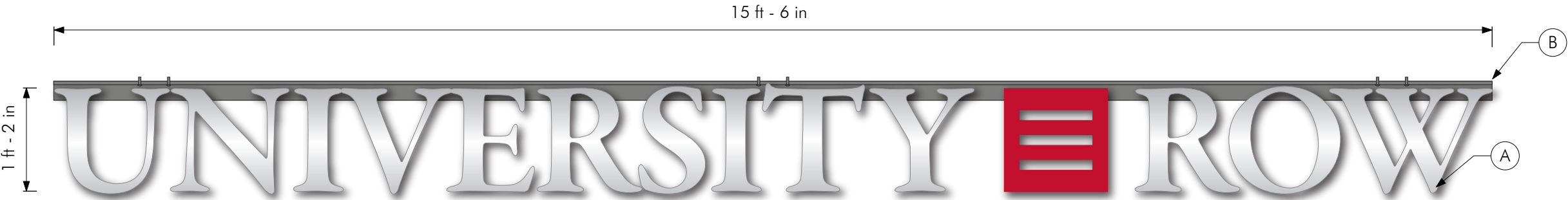
DATE:

SCALE:1 1/2"-1'

S H E E T

ID-1

BUILDING ID SIGN - 1



Building ID Sign 2-University Row: East Elevation

KEY NOTES:

A- 1" thick waterjet cut aluminum letters
B- Aluminum angle track mounted to existing canopy

FINISHES:

■ Matthews Satin-Dk Bronze
■ Clear anodized aluminum

CALCULATIONS:

LETTER SECTION:



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DATE: _____
SCALE: 1 1/2" - 1'

S H E E T
ID-2

BUILDING ID SIGN - 2

KEY NOTES:

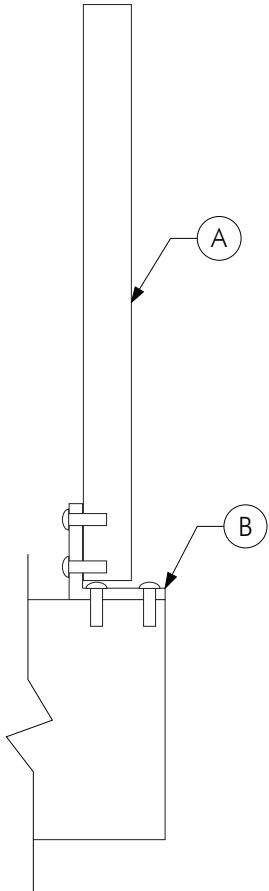
A- 1" thick waterjet cut aluminum letters
B- Aluminum angle track mounted to GC provided steel risers

FINISHES:

Matthews Satin-To match canopy
Clear anodized aluminum

CALCULATIONS:

LETTER SECTION:



Parking Sign 2-University Row: East Elevation



126 S. FIRST ST. MT HOREB, WI 53572 P-608.437.2320
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CUSTOMER APPROVAL: DATE: LANDLORD APPROVAL: DATE:

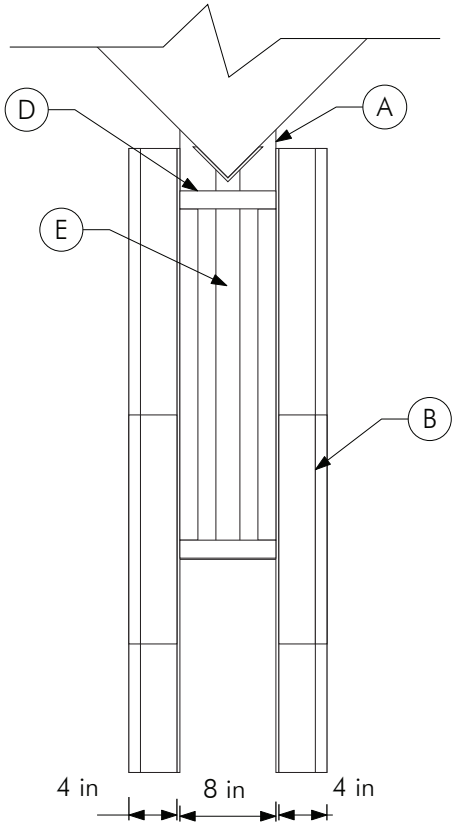
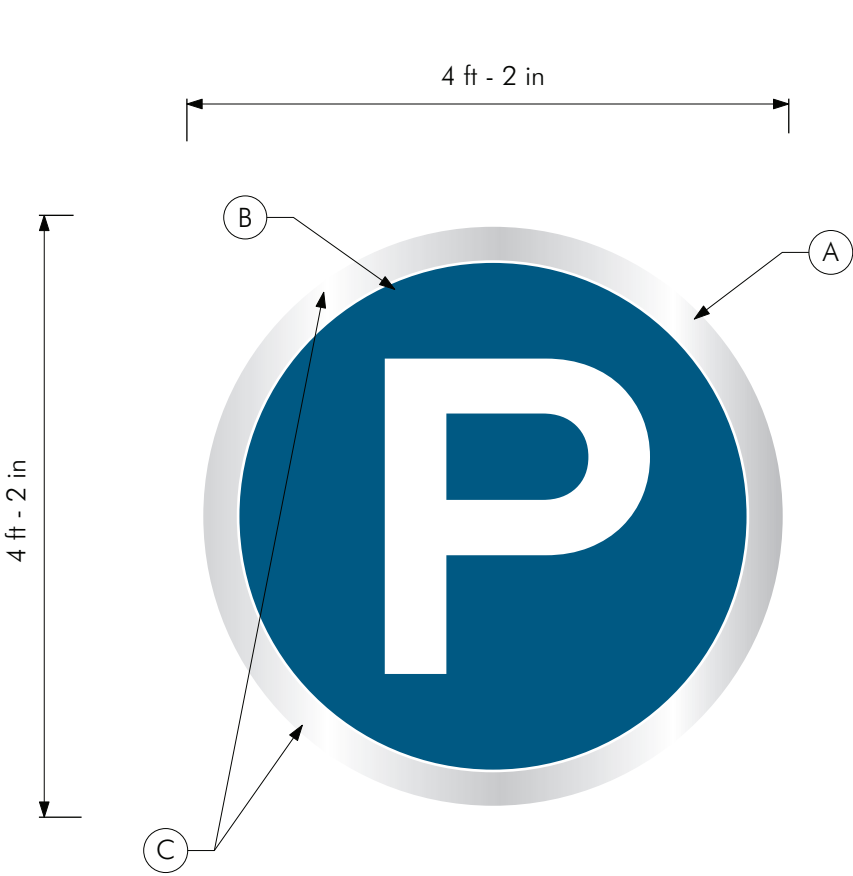
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SCALE: 3/8"-1'

S H E E T
PS-2

P A R K I N G S I G N : P S - 2



KEY NOTES:

- A-Fabricated aluminum cabinet
- B-4" deep formed aluminum channel letters
- C-Translucent vinyl decoration
- D- 1.5"x1.5" Alum tube frame
- E- Internal steel pipe with 45angle mounting plate

FINISHES:

- Matthews Satin Paint- Met. Silver
- 3M Trans-Process Blue
- 3M Trans-Vivid Green

CALCULATIONS:

LETTER SECTION:



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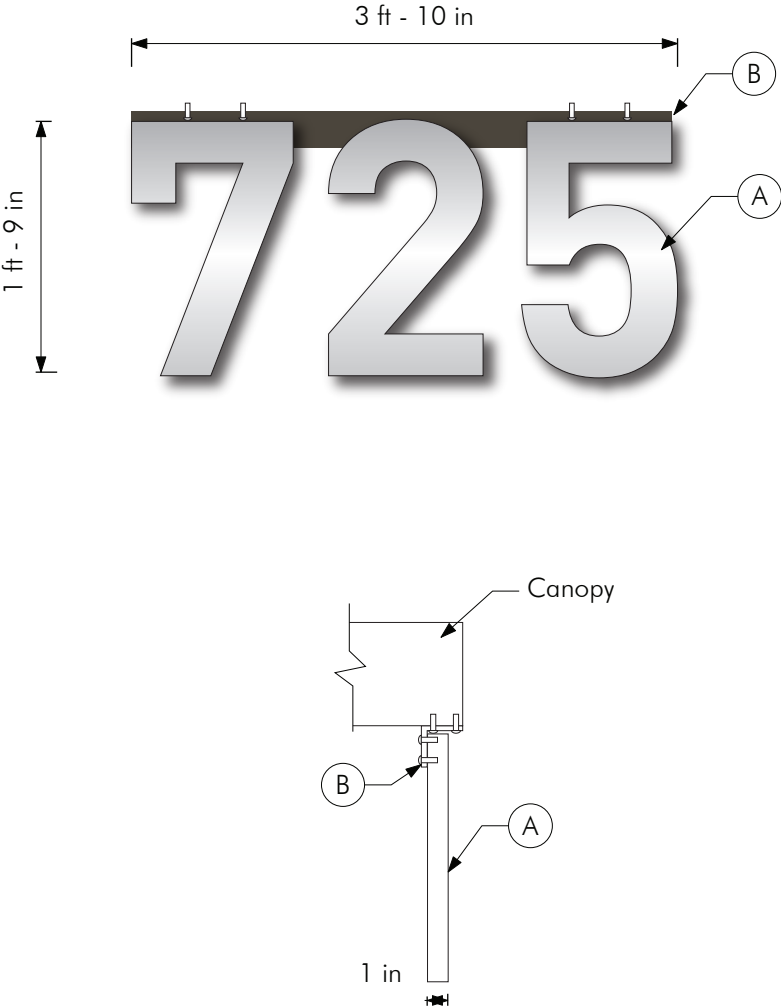
DATE:

SCALE: 3/8"-1'

S H E E T

PS-A

P A R K I N G S I G N : P S - A



Address Sign-University Row: Northwest Elevation

KEY NOTES:

A- 1" thick waterjet cut aluminum letters
B- Aluminum angle track mounted to existing canopy

FINISHES:

- Matthews Satin-Dk Bronze
- Clear anodized aluminum

CALCULATIONS:

LETTER SECTION:



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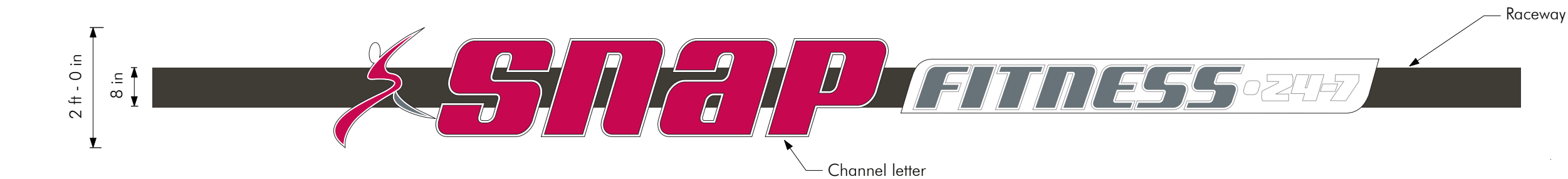
DATE:

SCALE:1 1/2"-1'

S H E E T

Add

Address



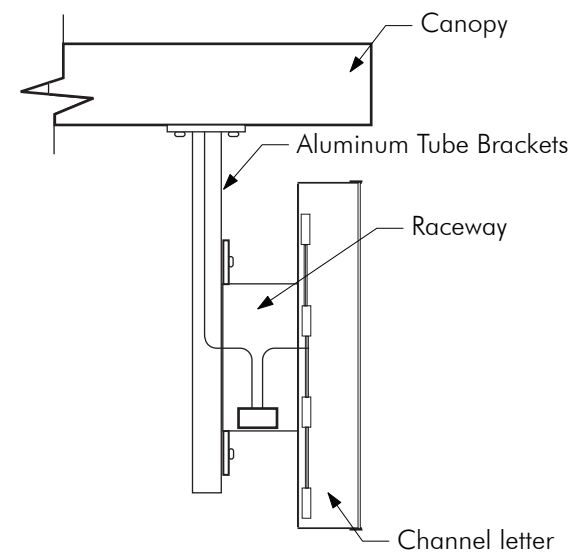
KEY NOTES:

Channel letters are to be fabricated from aluminum with translucent acrylic faces. Returns are to be painted to match raceway. Tenant may choose letter face colors and trim cap colors. Illumination is to be facelit with LED.

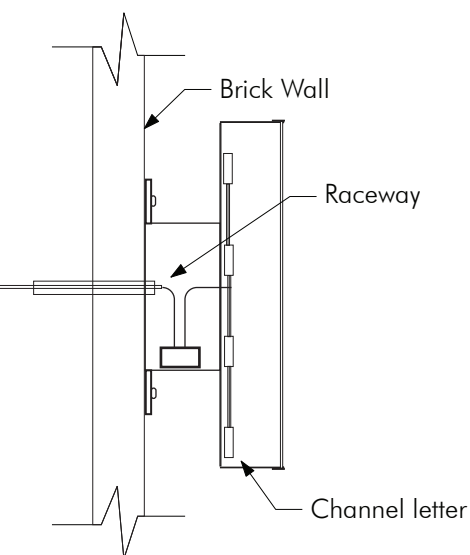
Raceways and brackets are to be fabricated from aluminum and painted Matthews DK Bronze.

FINISHES:

Matthews Satin- Dk Bronze (Raceway,Returns)



Raceway Type 1



Raceway Type 2



Illumination



Corner tenant placements



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DATE:

SCALE: 3/4"-1'

S H E E T

RS

RETAIL SIGN: RS



Sign Package

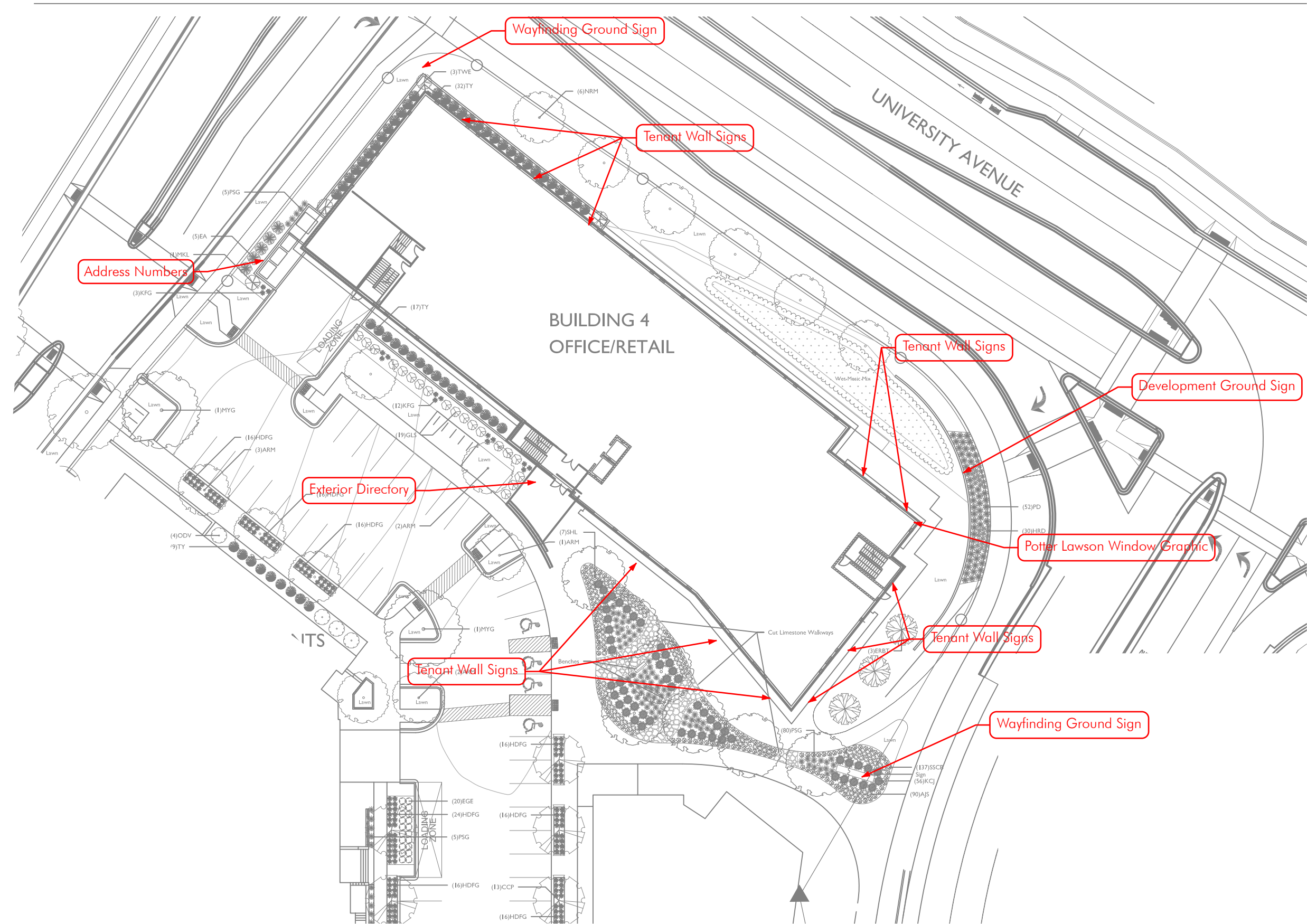
749 Office Building

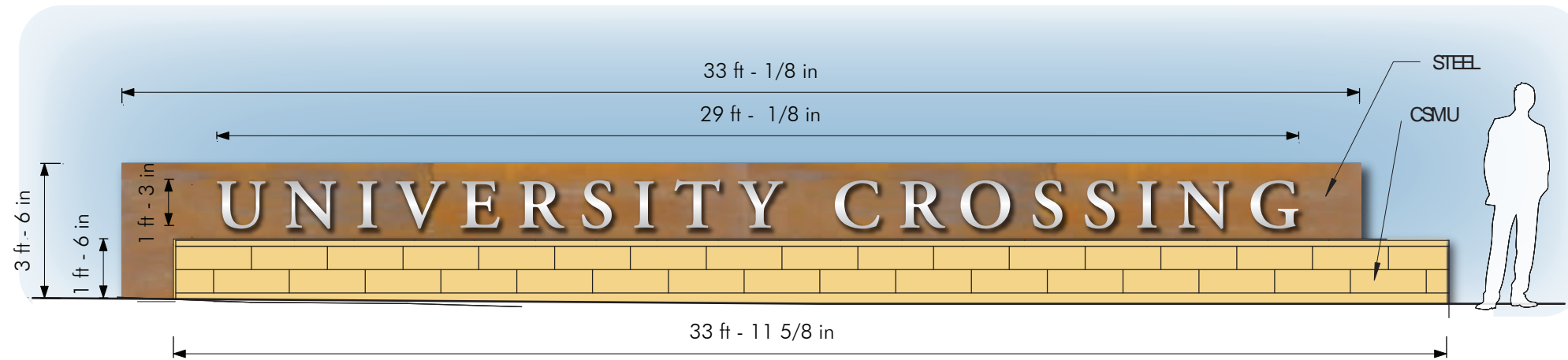
750 University Row, Madison, WI



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749 University Row: Sign locations



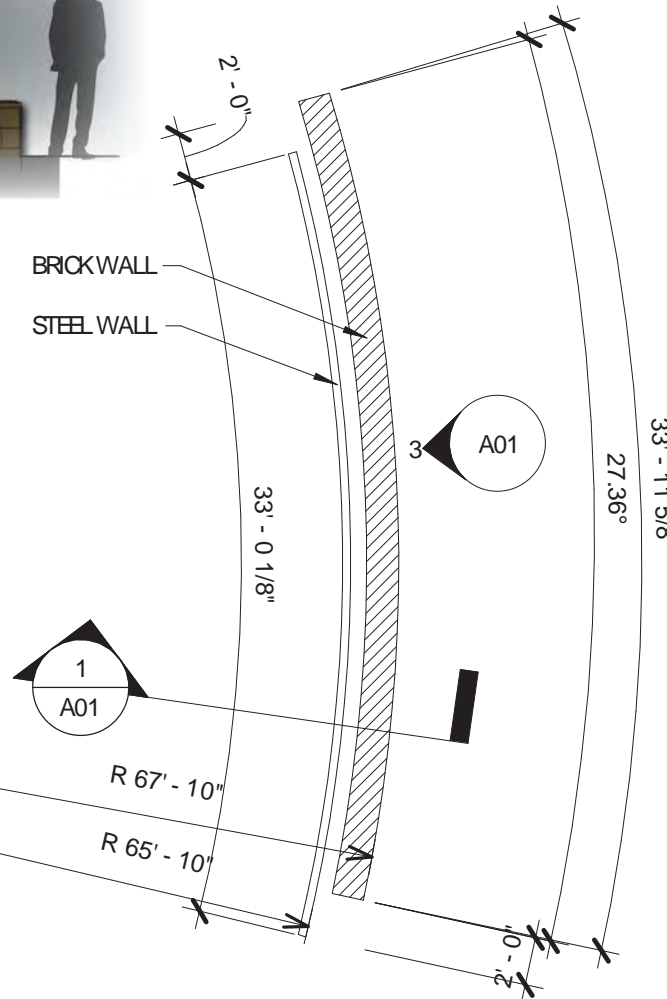


③ SIGN ELEVATION
1/4" = 1'-0"

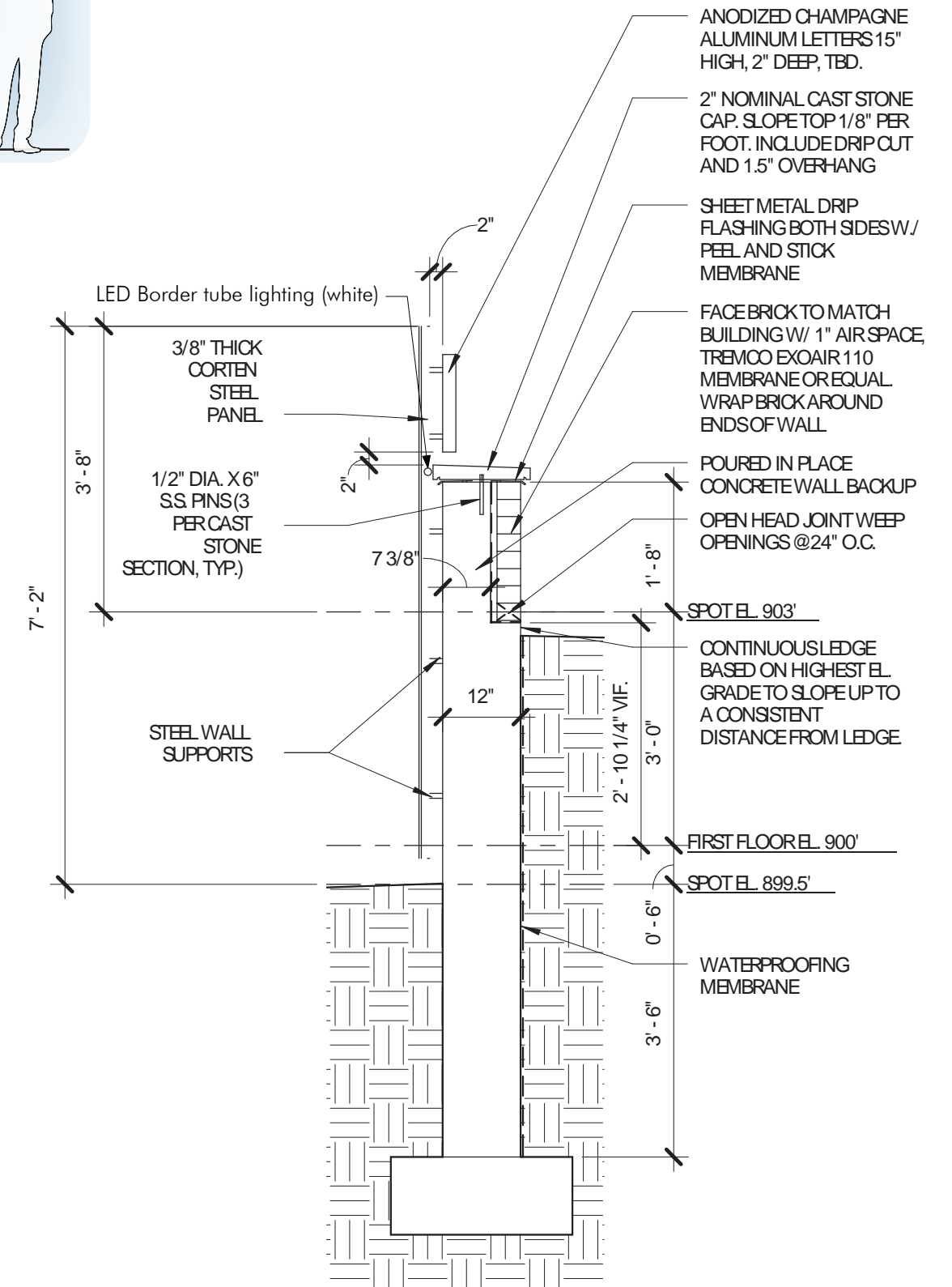


University Crossing Development Sign

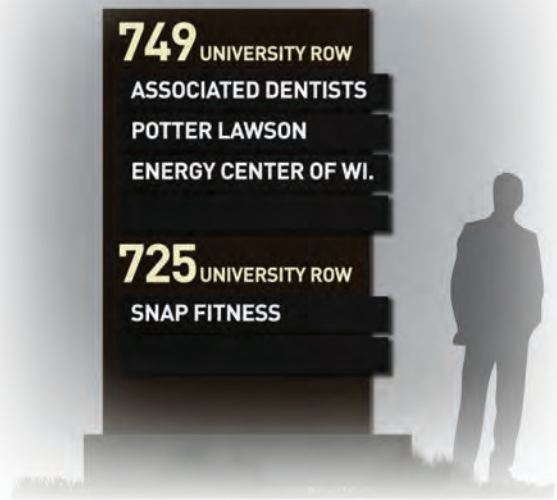
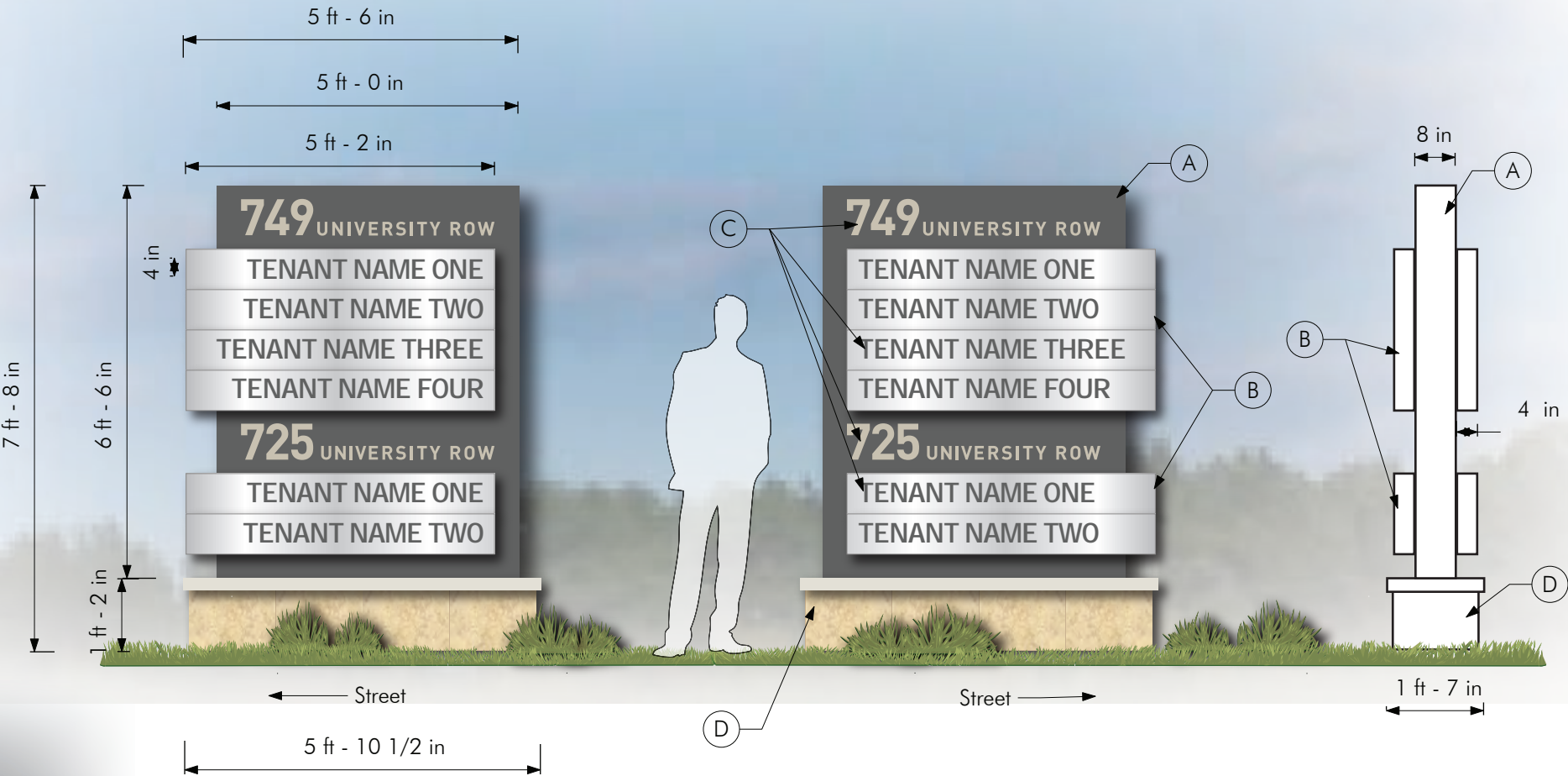
12-04-2012



② SIGN PLAN
1/8" = 1'-0"



① SIGN SECTION
1/2" = 1'-0"



KEY NOTES:

- A- 8" deep tube fram alum with .090 aluminum faces. Internal white LED illumination
- B- 4" Deep fabricated aluminum tenant cabinets with internal white LED illumination
- C- Reverse routed aluminum faces. Letters decorated with trans vinyl
- D-CSMU Base to match
- E-Illumination

FINISHES:

- Matthews Satin-Dk Gray
- Matthews Satin-Metallic Silver
- 3M Day night perf vinyl-Painted PMS Biege
- 3M Day night perf vinyl-Painted Dk Gray

CALCULATIONS:

Net Sign Face:
 $6'-6" \times 5'-6" = 35.75\text{sq.ft.}$

Base:
 $1'-2" \times 5'-10 \frac{1}{2}" = 6.85\text{sq.ft.}$

Gross:
 42.6sq.ft.

LETTER SECTION:



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DATE:

LANDLORD APPROVAL:

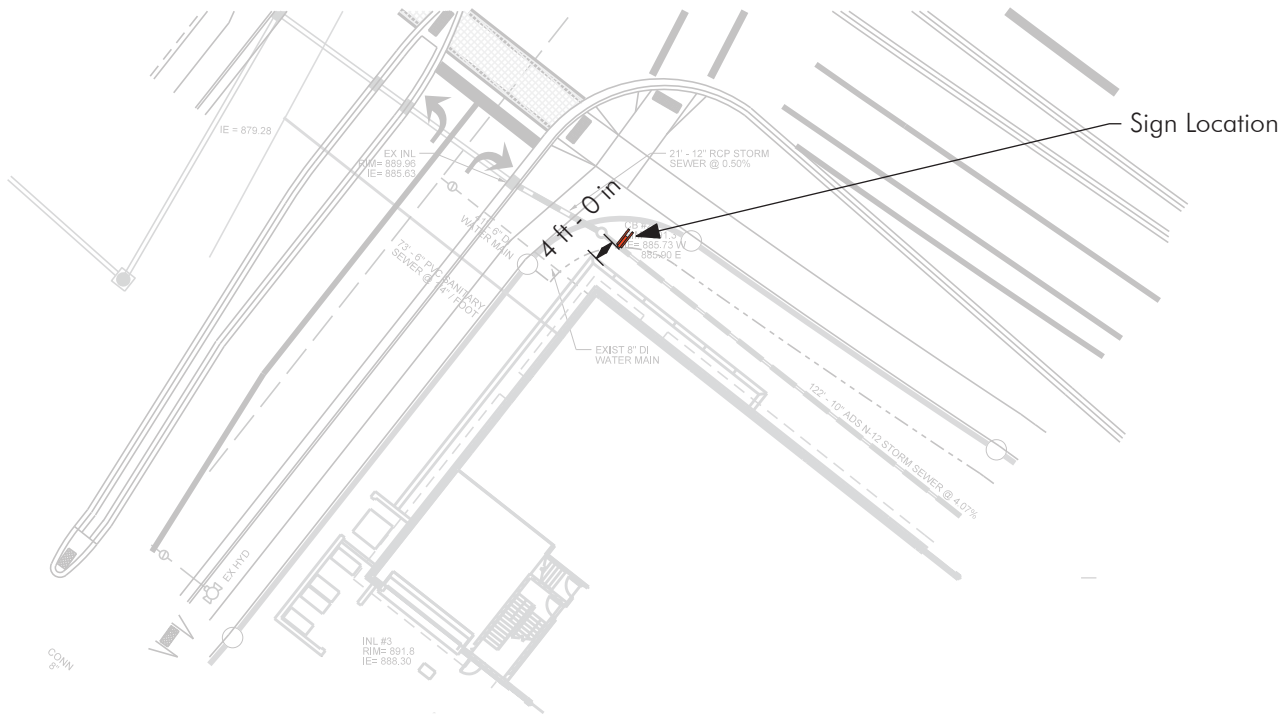
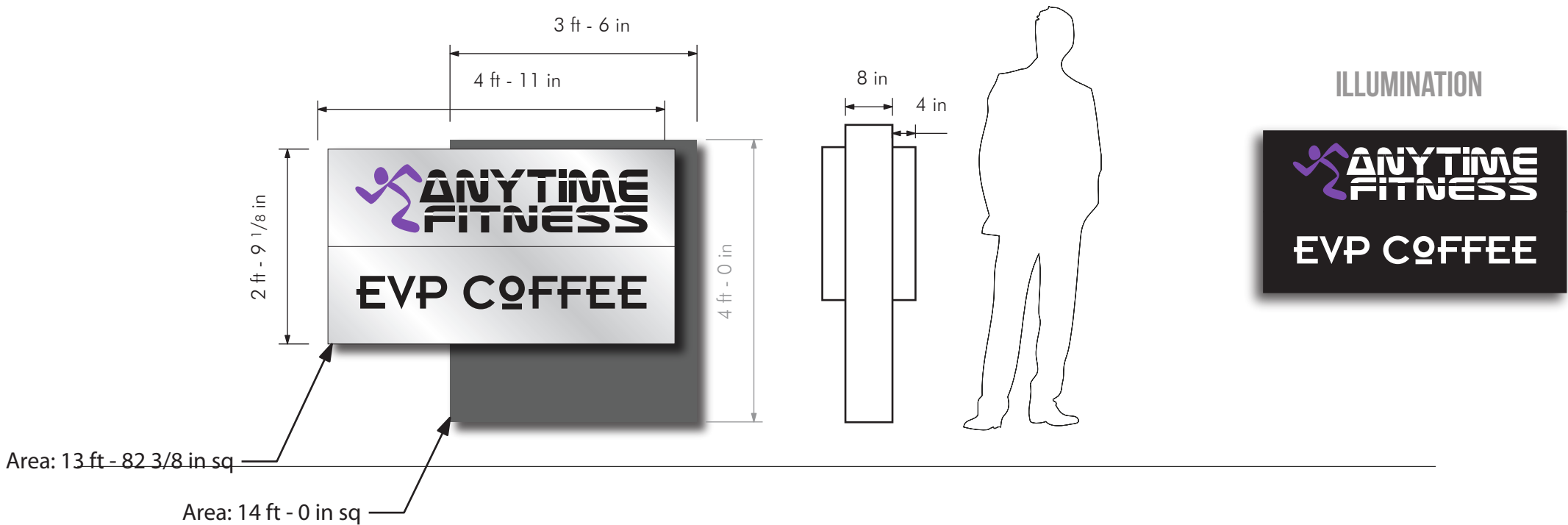
DATE:

SCALE: 3/8"-1'

S H E E T

GS-1

GROUND SIGN: 1 WAY FINDING



KEY NOTES:

- A- 8" deep tube from alum with .090 aluminum faces.
- B- 4" Deep fabricated aluminum tenant cabinets with internal white LED illumination
- C- CSMU Base to match
- D- Illumination

FINISHES:

- 3M Translucent: Dual Color-Black
- 3M Translucent: Plum Purple
- Matthews Satin Paint - Brushed Aluminum (Tenant cabinet)
- Matthews Satin Paint -Dk Gray (Shroud column)

CALCULATIONS:

LETTER SECTION:

Logos shown are for visual purposes only



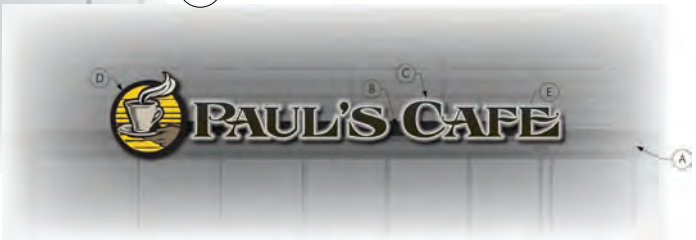
South Elevation



North Elevation



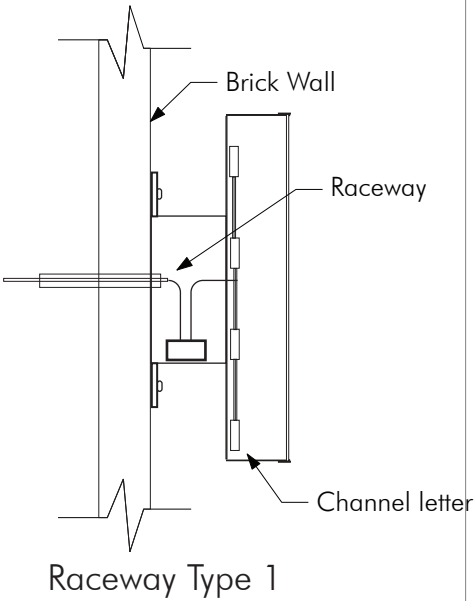
East Elevation



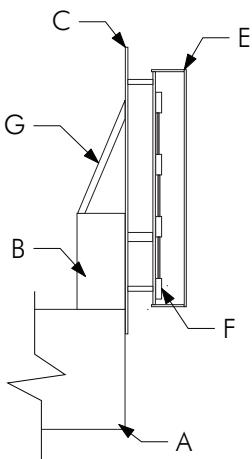
Illumination

| TENANT SIGN REGULATIONS |
|--|
| <ul style="list-style-type: none">- Logos to be face lit aluminum channel- Letters to be reverse halo-lit aluminum channel- Colors to approved by tenant and landlord- See sign placement elevations for max sizing- Raceways painted to match either canopies or walls on which they are placed |

| KEY NOTES: |
|---|
| <ul style="list-style-type: none">A- Fabricated steel canopy (by others)B- 4"x8" Extruded Alum RacewaysC- 3mm Aluminum Composite Panel (Stock white finish:Matte)D- Fabricated 4" deep logo icons. Fabricated with .060 aluminum returns and .080 backer plates. Face is to be .177" translucent acrylic decorated with translucent vinyls per tenant needs.E- Fabricated 2" deep logotype. Fabricated with .060 aluminum returns and .080 face plates. Black vinyl letters applied to white letter can.F- Internal LED illuminationG- Letter support (if needed) |



Raceway Type 1



Raceway Type 2

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DATE:

LANDLORD APPROVAL:

DATE:

SCALE: 3/8"-1'

S H E E T

WS-D

WALL SIGN: W S - D

Notes:

ALL IGU TYPES ARE TYPE "A" UNLESS
NOTED OTHERWISE

- | | |
|---|---|
| A | IGU-A: CLEAR VISION GLASS |
| B | IGU-B: SPANDREL GLASS |
| C | IGU-C: CLEAR VISION GLASS - FT |
| D | IGU-D: CLEAR VISION ACOUSTICAL GLASS |
| E | IGU-E: CLEAR VISION ACOUSTICAL GLASS - FT |
| F | IGU-F: CLEAR VISION GLASS |
| G | IGU-G: CLEAR VISION GLASS - FT |

- 1 BROCK TYPE 1 - UTILITY SIZE
- 2 BROCK TYPE 2 - DOUBLE MONARCH 8X16
- 3 TERRA COTTA WALL PANEL SYSTEM
- 4 METAL WALL PANEL SYSTEM - TYPE 1
- 5 OVERHANG
- 6 GLAZED ALUMINUM STOREFRONT
- 7 BUILDING SIGNAGE
- 8 METAL FASCIA
- 9 SCREEN WALL
- 10 SUNSHADE
- 11 DOOR AND FRAME
- 12 METAL WALL PANEL SYSTEM - TYPE 2
- 13 GLAZED ALUMINUM CURTAIN WALL
- 14 MOVEMENT JOINT
- 15 OVERHEAD DOOR
- 16 GATE

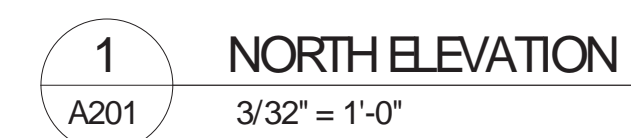
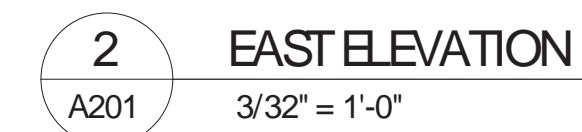
UNIVERSITY CROSSING-
OFFICE BUILDING
KRUPP GENERAL CONTRACTORS

Drawing Title:

PLJ Project Number:
2011.06.02

Drawing No.

A201



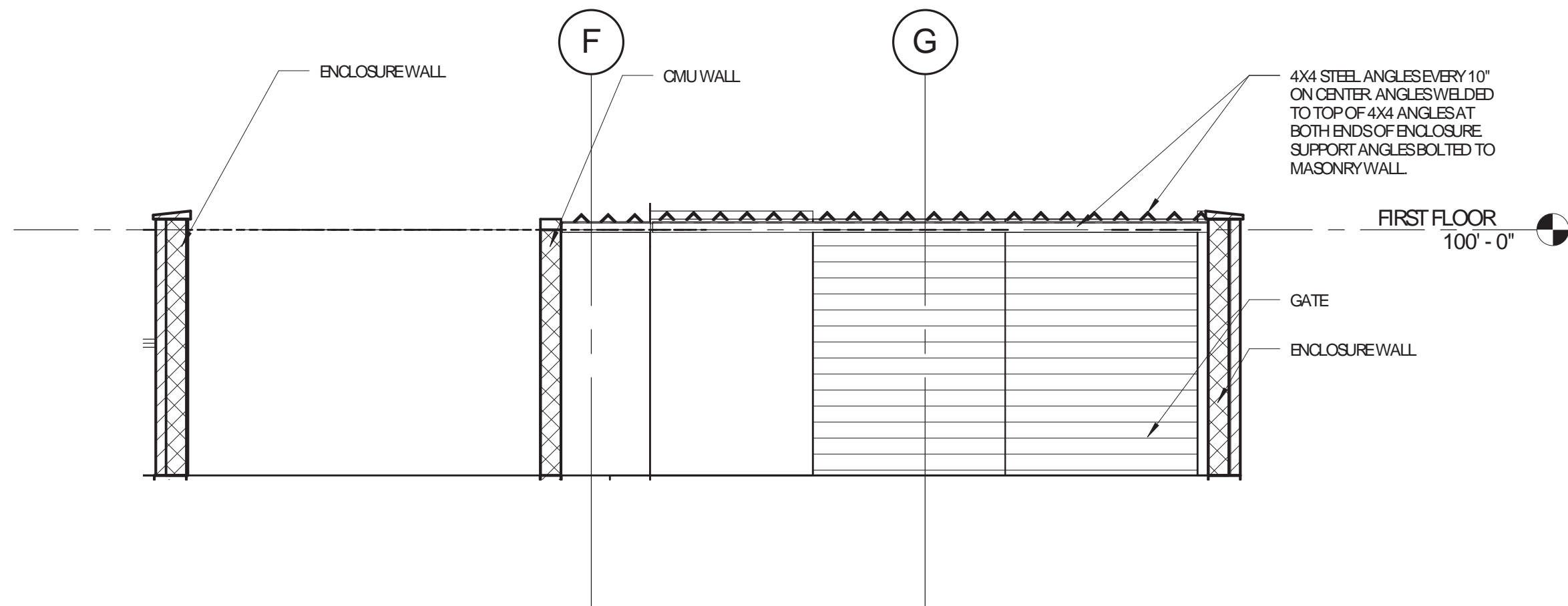
Consultants:

Notes:

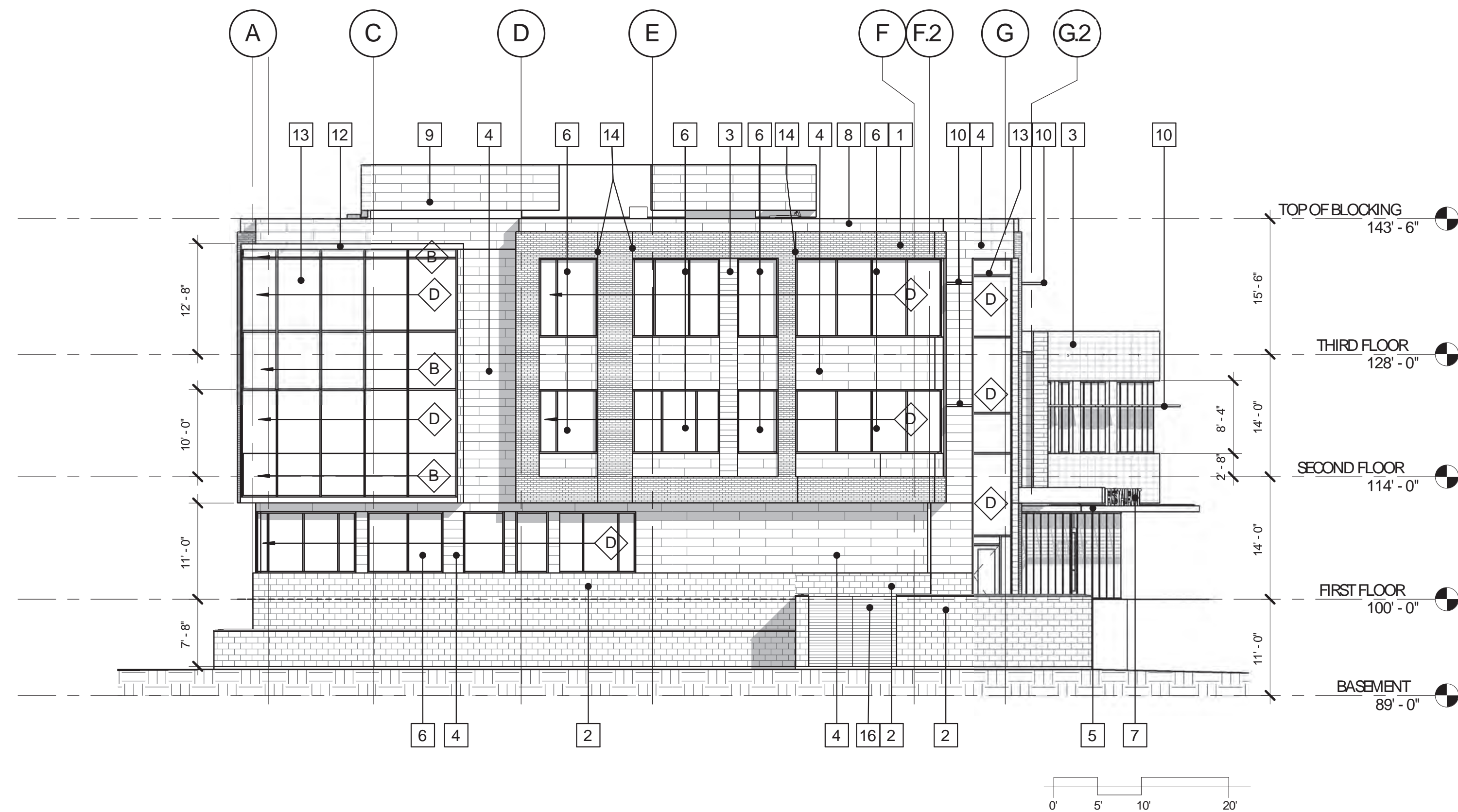
- INSULATING GLASS TYPES (IGU)
- ALL IGU TYPES ARE TYPE "A" UNLESS NOTED OTHERWISE
- A IGU-A: CLEAR VISION GLASS
B IGU-B: SPANDREL GLASS
C IGU-C: CLEAR VISION GLASS- FT
D IGU-D: CLEAR VISION ACOUSTICAL GLASS
E IGU-E: CLEAR VISION ACOUSTICAL GLASS- FT
F IGU-F: CLEAR VISION GLASS
G IGU-G: CLEAR VISION GLASS- FT

KEY NOTES

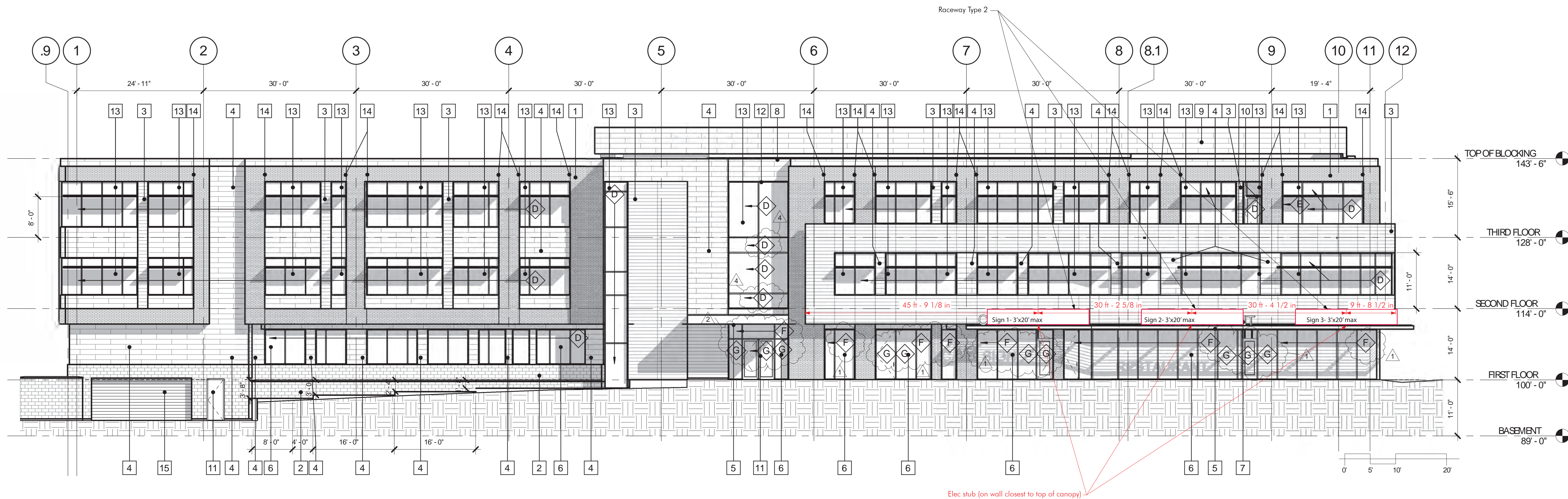
- 1 BRICK TYPE 1 - UTILITY SIZE
2 BRICK TYPE 2 - DOUBLE MONARCH 8x16
3 TERRA COTTA WALL PANEL SYSTEM
4 METAL WALL PANEL SYSTEM - TYPE 1
5 OVERHANG
6 GLAZED ALUMINUM STOREFRONT
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14 MOVEMENT JOINT
15 OVERHEAD DOOR
16 GATE



3 TRASH ENCLOSURE SECTION
A202 1/4" = 1'-0"



2 WEST ELEVATION
A202 3/32" = 1'-0"



1 SOUTH ELEVATION
A202 3/32" = 1'-0"

UNIVERSITY CROSSING -
OFFICE BUILDING
KRUPP GENERAL CONTRACTORS

749 UNIVERSITY ROW
MADISON, WISCONSIN

Drawing Title

BUILDING ELEVATIONS

Project Number

2011.06.02

Drawn By

RJ

Drawing No.

A202

Consultants:

Notes:

- INSULATING GLASS TYPES (IGU)**
ALL IGU TYPES ARE TYPE "A" UNLESS NOTED OTHERWISE
- A** IGU-A: CLEAR VISION GLASS
 - B** IGU-B: SPANDREL GLASS
 - C** IGU-C: CLEAR VISION GLASS - FT
 - D** IGU-D: CLEAR VISION ACOUSTICAL GLASS
 - E** IGU-E: CLEAR VISION ACOUSTICAL GLASS - FT
 - F** IGU-F: CLEAR VISION GLASS
 - G** IGU-G: CLEAR VISION GLASS - FT

- KEY NOTES**
- 1** BRICK TYPE 1 - UTILITY SIZE
 - 2** BRICK TYPE 2 - DOUBLE MONARCH 8X16
 - 3** TERRA COTTA WALL PANEL SYSTEM
 - 4** METAL WALL PANEL SYSTEM - TYPE 1
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 - 15** OVERHEAD DOOR
 - 16** GATE

| | | |
|------------|-------------------------------------|--------|
| | | |
| | | |
| | | |
| 08/16/2012 | CONSTRUCTION SET | 4 |
| 06/20/2012 | SP/ SITE - REVIEW SUPPLEMENTAL DOC. | |
| 06/06/2012 | PLAN APPROVAL SET | |
| 05/22/2012 | CONSTRUCTION BULLETIN #1 | 1 |
| 05/10/2012 | BID SET | |
| Date | Issuance/Revisions | Symbol |

UNIVERSITY CROSSING -
OFFICE BUILDING
KRUPP GENERAL CONTRACTORS

749 UNIVERSITY ROW
MADISON, WISCONSIN

Drawing Title:

BUILDING ELEVATIONS

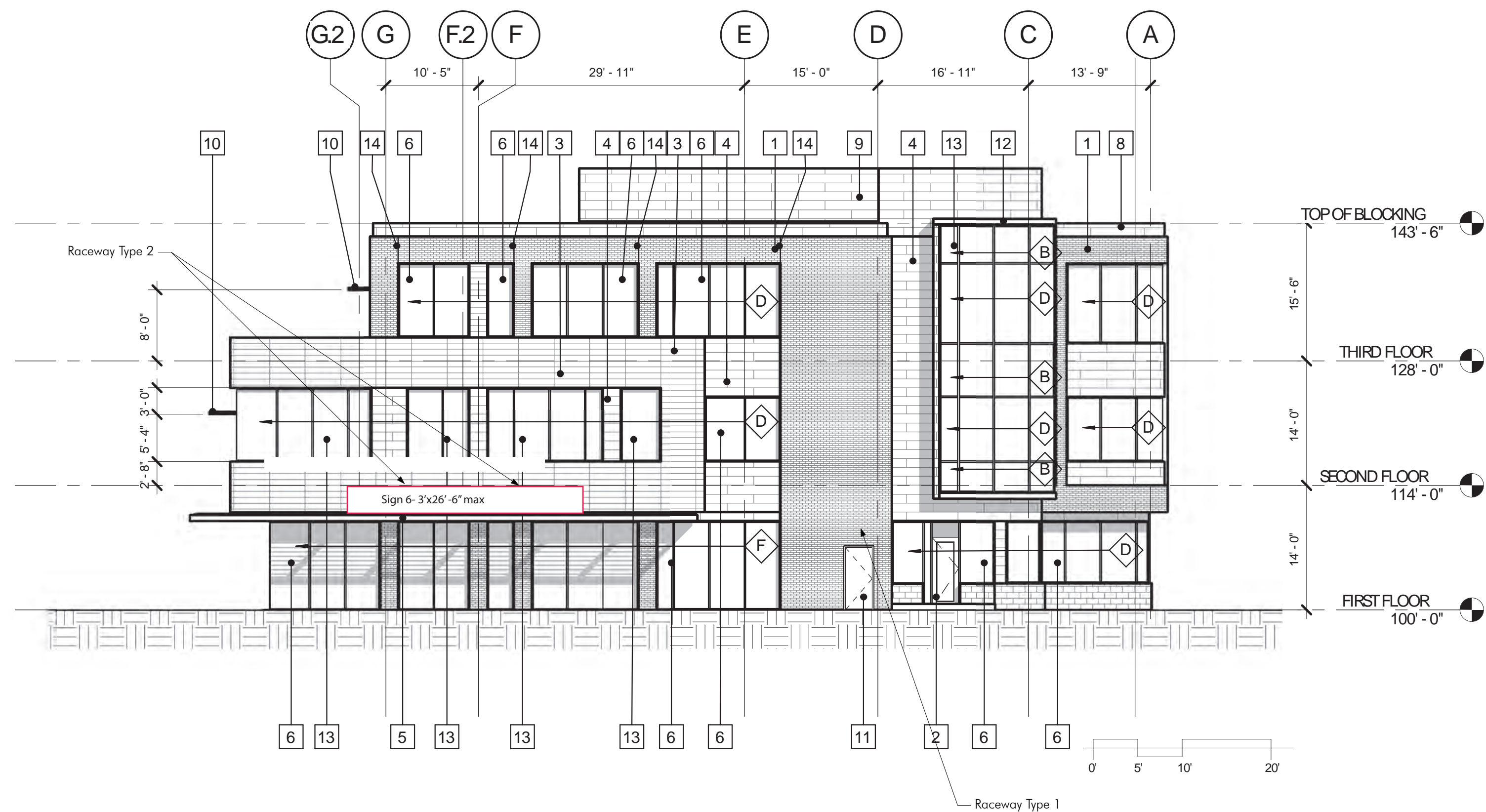
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Drawing No.

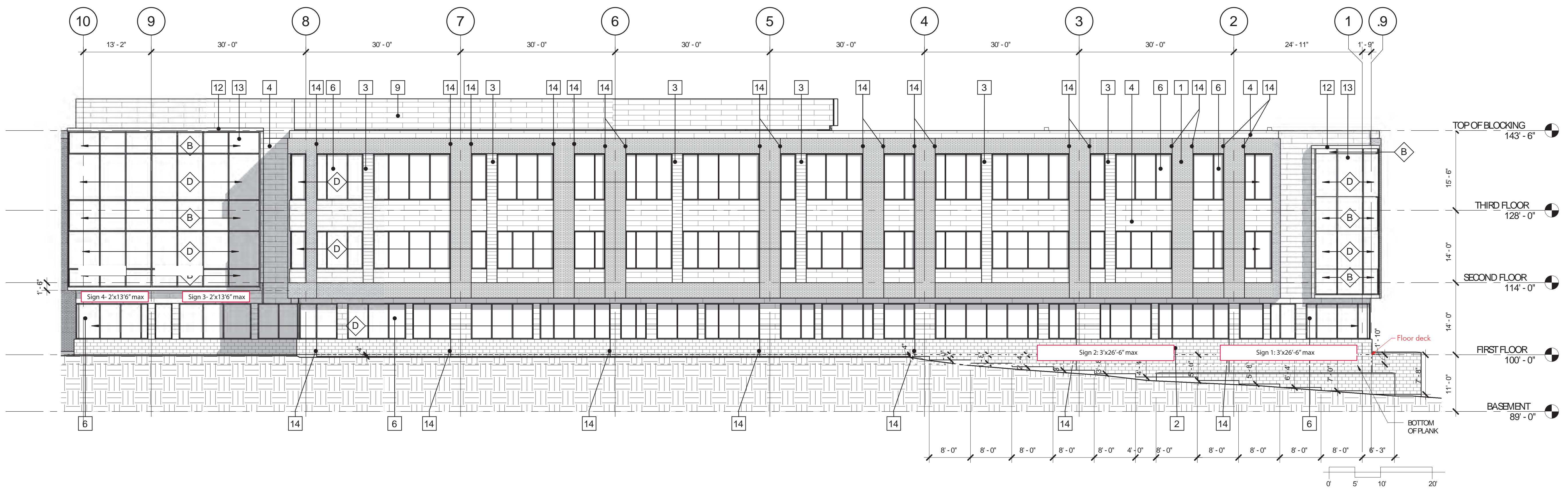
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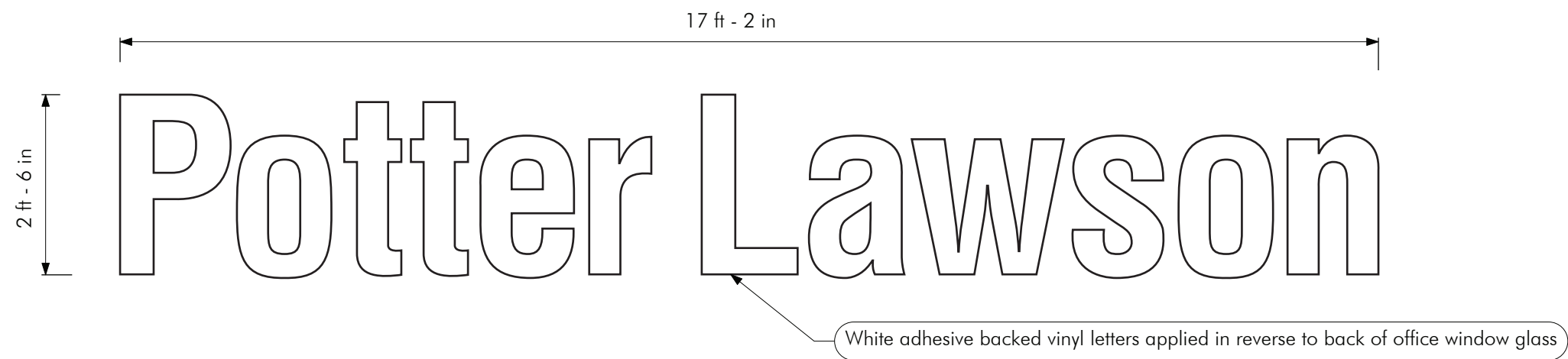
A201

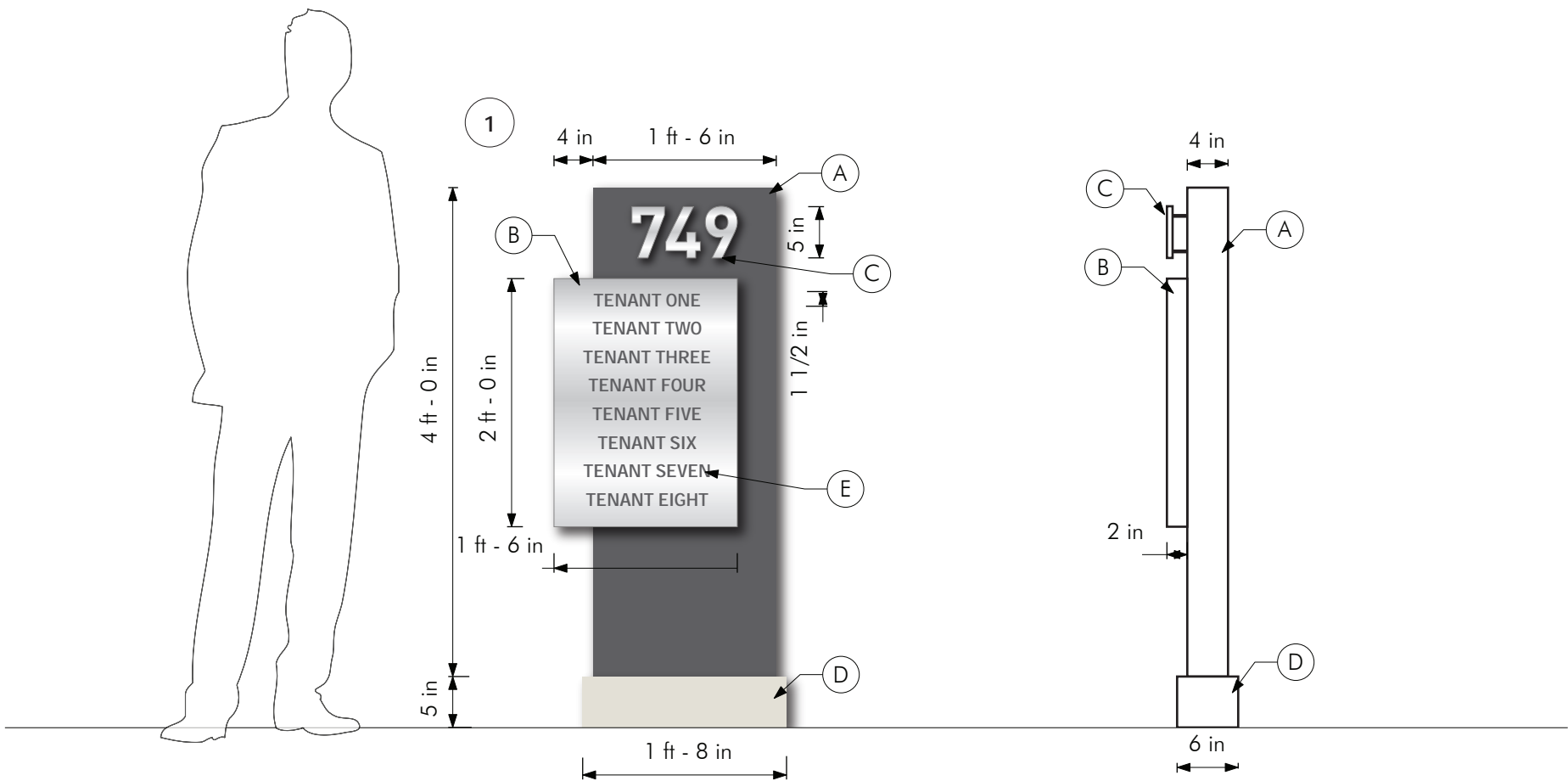


2 EAST ELEVATION
3/32" = 1'-0"



1 NORTH ELEVATION
3/32" = 1'-0"





KEY NOTES:

- A- 4" Alum tube frame with .090 alum facing
- B- 2" Alum tube frame with .090 alum facing
- C- 1/2" Thick watrejet cut alum numbers
- D- Exposed concrete foundation
- E- Vinyl letters

FINISHES:

- Matthews Satin-Dk Gray
- Matthews Satin-Metallic Silver

CALCULATIONS:

Net Sign Face:
1 (1'-6" x 2'-0")=3sq.ft.
Base:
1 (1'-6" x 4'-0")=6sq.ft.
Gross:
9sq.ft.



126 S. FIRST ST. MT HOREB, WI 53572 P-608.437.2320
WWW.SIGNARTMADISON.COM

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LANDLORD APPROVAL:

DATE:

S H E E T

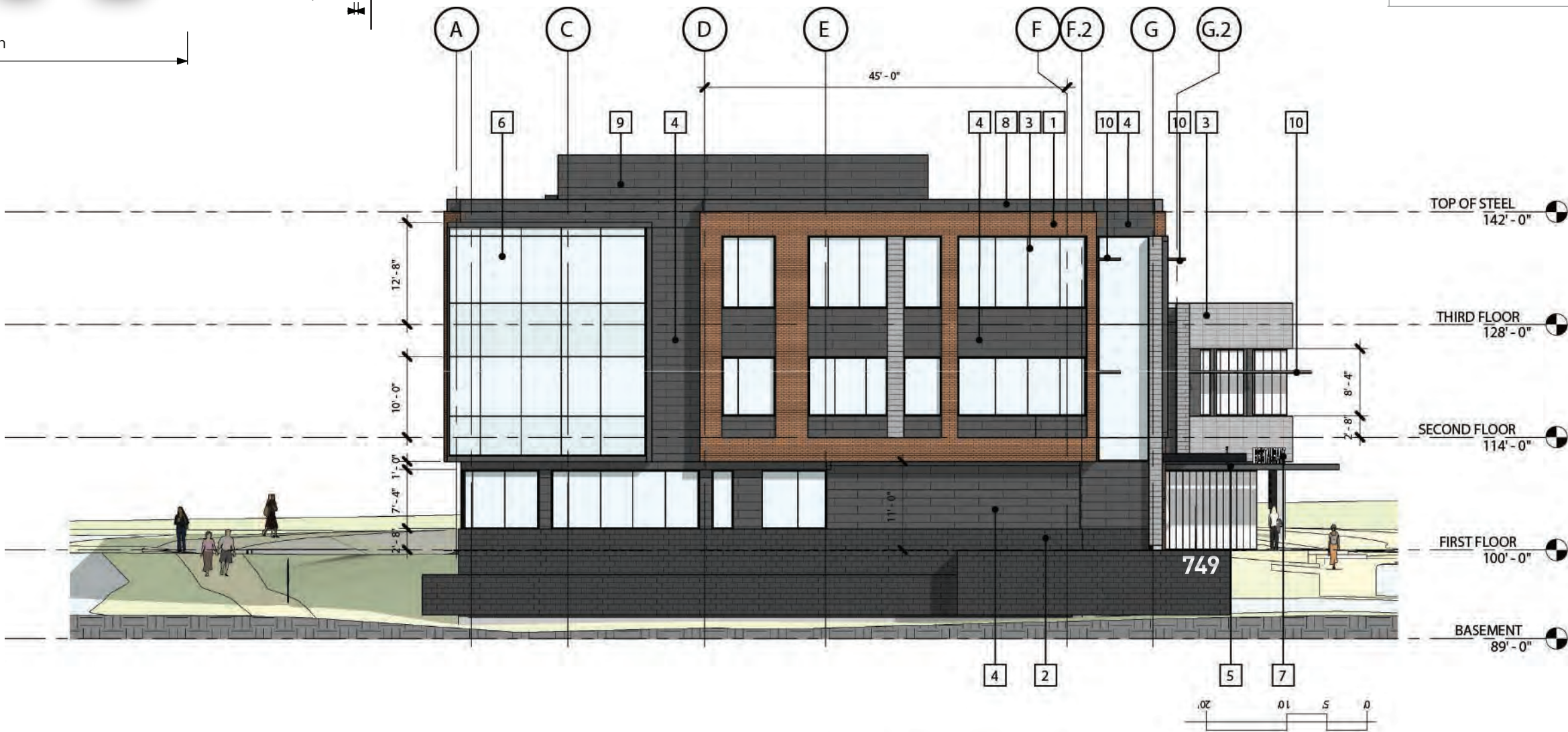
SCALE: 3/4"-1'

Ext. Dir.

EXTERIOR DIRECTORY



KEY NOTES:
A- 1/2" thick waterjet aluminum numbers
B- Stud Mount
C- Wall surface



2 WEST ELEVATION
A202 3/32" = 1'-0"

ADDRESS NUMBERS

