

# Hope Haven "The Chris Farley House"

Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715



## PROJECT TEAM:

|  |   |   |
|--|---|---|
| OWNER:   | ARCHITECT:  | CIVIL ENGINEER:   |
| HOPE HAVEN INC. (A CATHOLIC CHAROTIES COMPANY)<br>702 S. HIGH POINT ROAD<br>SUITE 201<br>MADISON, WI, 53719<br>TEL: 608.826.8000<br>EMAIL: JFONDER@CCMADISON.ORG<br>ATTN: JACKSON FONDER | A2K (ARCHITECTURE 2000)<br>311 E. CHICAGO STREET<br>SUITE 310<br>MILWAUKEE, WI, 53202<br>TEL: 414.727.2321<br>EMAIL: BBORELLI@SHA-A2K.COM<br>ATTN: BROOKE BORELLI | MONTGOMERY ASSOCIATES<br>RESOURCE SOLUTIONS, LLC<br>119 S. MAIN STREET<br>COTTAGE GROVE, WI, 53527<br>TEL: 608.839.4422<br>EMAIL: DEBBIE@MA-RS.ORG<br>ATTN: DEBBIE HATFIELD |

## GENERAL NOTES:

- THE GENERAL CONTRACTOR IS RESPONSIBLE TO VISIT THE SITE AND BECOME FAMILIAR WITH THE SITE CONDITIONS.
- THE GENERAL CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS, ELEVATIONS AND CONDITIONS PRIOR TO BEGINNING ANY WORK. NOTIFY THE ARCHITECT OF ANY DISCREPANCIES. DO NOT SCALE DRAWINGS.
- REFER TO THE SOILS REPORT FOR SUBSURFACE CONDITIONS, BEARING CAPACITIES, ETC. NOTIFY THE ARCHITECT, ENGINEER AND OWNER OF ANY DISCREPANCY BETWEEN THIS REPORT AND THE PLANS, SPECIFICATIONS OR SITE CONDITIONS.
- ALL WORK AND MATERIALS SHALL CONFORM TO THE LATEST BUILDING CODES, ORDINANCES AND REGULATIONS OF THE CITY OR COUNTY WITH JURISDICTION.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL PERMITS, LICENSES, INSPECTIONS AND TESTING AS REQUIRED BY THE CONTRACT DOCUMENTS OR ANY GOVERNMENT AGENCY.
- THE GENERAL CONTRACTOR IS RESPONSIBLE TO PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION, UTILITIES, OTHER SERVICES AND RELATED TASKS NECESSARY FOR PROPER EXECUTION OF THE CONSTRUCTION REQUIRED BY THE CONTRACT DOCUMENTS.
- THE GENERAL CONTRACTOR IS TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOBSITE CONDITIONS. COMPLY WITH SAFETY REGULATIONS AND RESTRICTIONS AS REQUIRED FOR WORKER AND PEDESTRIAN PROTECTION DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT. PROVIDE PROTECTION AS REQUIRED TO PREVENT ANY DAMAGE TO EXISTING CONSTRUCTION WITHIN AND ADJACENT TO THE JOBSITE. WHERE DAMAGE OCCURS, REPAIR OR REPLACE DAMAGED AREA AND/OR MATERIAL AS REQUIRED TO THE OWNERS APPROVAL AT NO ADDITIONAL COST. THESE REQUIREMENTS SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL HOURS.
- THE GENERAL CONTRACTOR SHALL BRING ANY REVISION OR ADDITIONAL WORK REQUIRED BY FIELD CONDITIONS OR LOCAL GOVERNING AUTHORITIES TO THE ATTENTION OF THE ARCHITECT AND OWNER BEFORE PROCEEDING.
- THE GENERAL CONTRACTOR IS RESPONSIBLE TO VERIFY THE SIZE AND LOCATION OF ALL UTILITY LINES AND STUBS TO THE BUILDING(S). BRING ALL UTILITY LINES (WATER, SEWER, GAS, STORM DRAIN, TELEPHONE DISCREPANCIES TO THE ATTENTION OF THE ARCHITECT, OWNER & CIVIL ENGINEER.
- NO BUILDING OR PORTION OF A BUILDING SHALL BE OCCUPIED OR USED FOR STORAGE PRIOR TO THE ISSUANCE OF THE TEMPORARY CERTIFICATE OF OCCUPANCY. APPROVAL FOR OCCUPANCY IS ONLY GRANTED AFTER ACCEPTANCE BY GOVERNING AGENCIES.
- THE REMOVAL OF ALL HAZARDOUS CONTAINING MATERIALS IS THE SOLE RESPONSIBILITY OF THE OWNER. SHOULD ANY MATERIALS BE ENCOUNTERED DURING ANY PHASE OF CONSTRUCTION, OR SUSPECTED TO BE HAZARDOUS, THE CONTRACTOR SHALL STOP WORK IMMEDIATELY AND NOTIFY OWNER.

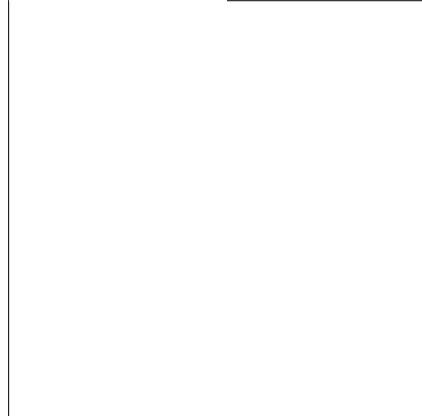
## PROJECT INFORMATION:

|                                     |                                    |
|-------------------------------------|------------------------------------|
| GOVERNING CODES:                    | 2015 IBC<br>2009 ADA ICC/ANSI A117 |
| CONSTRUCTION TYPE:                  | VB                                 |
| OCCUPANCY CLASSIFICATION:           | I-1, CONDITION 1                   |
| OCCUPANCY SEPARATION:               | NONE                               |
| NUMBER OF STORIES ABOVE GRADE:      | 3                                  |
| PLANE ALLOWED:                      | 2                                  |
| NUMBER OF STORIES:                  |                                    |
| BUILDING HEIGHT ALLOWED:            | 60'                                |
| BUILDING HEIGHT:                    | 29'-15/16"                         |
| SPRINKLER SYSTEM:                   | NFPA-13                            |
| ALLOWABLE AREA PER FLOOR:           | 13,500 SF                          |
| ALLOWABLE AREA INCREASE - FRONTAGE: | 30,150 SF                          |
| TOTAL ALLOWABLE BUILDING AREA:      | 60,300 SF                          |
| FIRE EXTINGUISHERS:                 | PER IFC                            |
| NUMBER OF UNITS:                    |                                    |
| I-1 ACCESSIBLE:                     | 16                                 |
| TYPE B:                             | 1                                  |
|                                     | 15                                 |
| TOTAL BUILDING AREA:                | 12,537 SF                          |
| BASEMENT:                           | 2,997 SF                           |
| FIRST FLOOR AREA:                   | 5,210 SF                           |
| SECOND FLOOR AREA:                  | 4,330 SF                           |

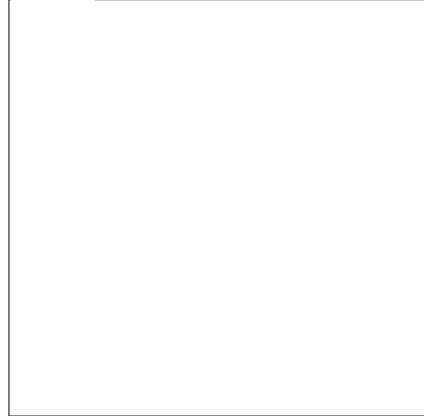
### ARCHITECTURAL



### STRUCTURAL

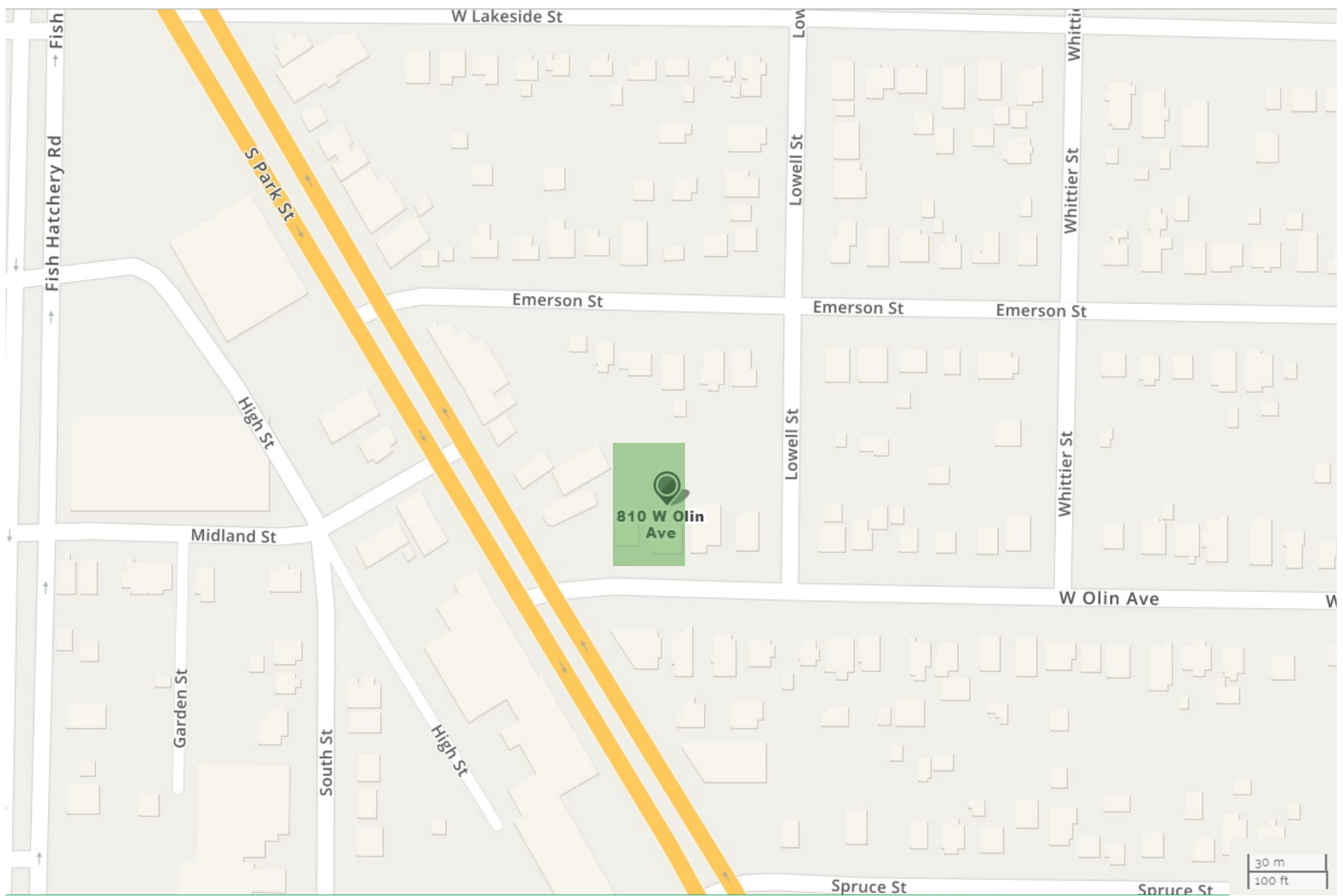


### CIVIL



## SHEET INDEX:

| Sheet List   |                             |
|--------------|-----------------------------|
| SHEET NUMBER | SHEET NAME                  |
| T 1          | TITLESHEET                  |
| ADA          | ADA DIAGRAMS                |
| C100         | EXISTING CONDITIONS         |
| C101         | DEMOLITION                  |
| C102         | CIVIL SITE PLAN             |
| C103         | GRADING AND EROSION CONTROL |
| C104         | UTILITY PLAN                |
| C105         | DETAILS                     |
| L100         | LANDSCAPE PLAN              |
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| A1.2         | SECOND FLOOR PLAN           |
| A1.3         | ROOF PLAN                   |
| A1.4         | PHOTOMETRIC PLAN            |
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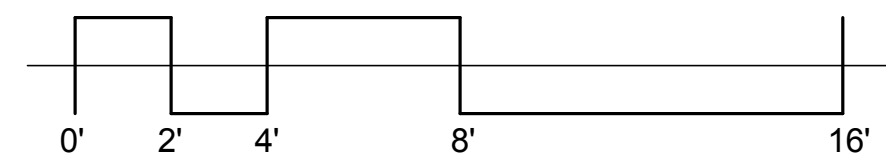
HOPE HAVEN "THE NEW CHRIS FARLEY HOUSE"  
810 W. OLIN AVENUE, MADISON  
VICINITY MAP



[illegible]

DATE: 11/28/2018

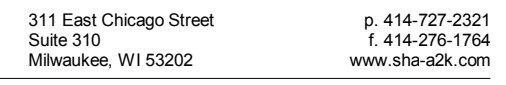
## A1.0



1 BASEMENT FLOOR PLAN  
SCALE: 1/4" = 1'-0"





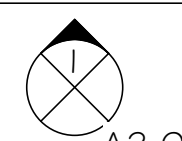


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FIRST FLOOR PLAN

## A1.1





Hope Haven "The Chris Farley House"  
Hope Haven Inc.

Hope Haven Inc.  
810 Oliver Ave.

810 Olin Ave.

Madison, WI 53715

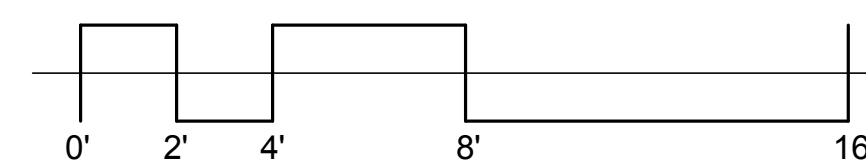
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PROJECT #: 1805

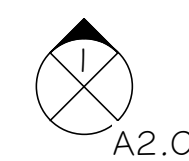
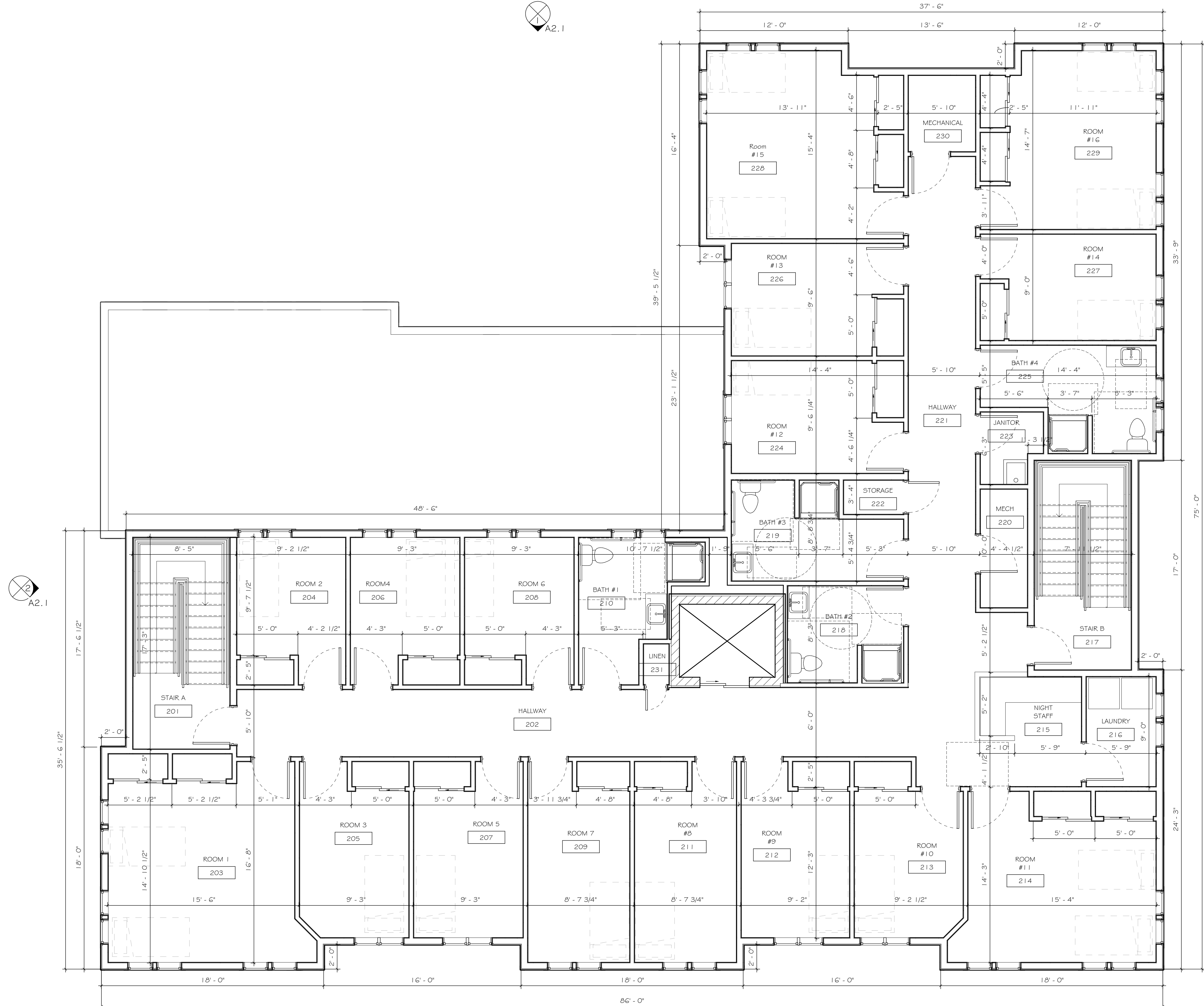
DATE: 11/28/2018

## SECOND FLOOR PLAN

## A1.2



SECOND FLOOR PLAN  
SCALE: 1/4" = 1'-0"

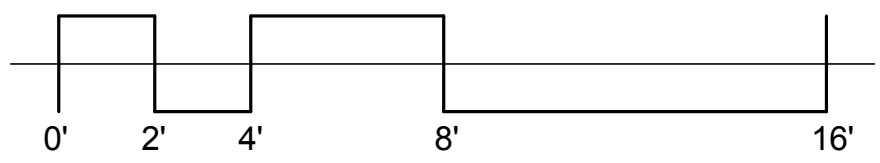
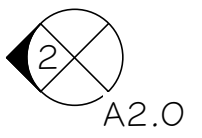
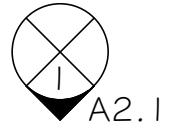




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ROOF PLAN



1 ROOF FLOOR PLAN  
SCALE: 1/4" = 1'-0"

DATE: \_\_\_\_\_ TYPE: \_\_\_\_\_  
NAME: \_\_\_\_\_  
PROJECT: \_\_\_\_\_

Halogenincandescent

### P5675-31 Cylinder

5" updown cylinder with heavy duty aluminum construction and die cast wall bracket. Powder coated finish. Wet location listed when used with P8799 top cover lens

Width: 5"  
Height: 14"  
Depth: 7-7/8"  
HCTR: 7"

Category: Outdoor

Finish: Black (powdercoat)

Construction: Cast aluminum construction  
metal shade



| MOUNTING   | ELECTRICAL                               | LAMPING   | ADDITIONAL INFORMATION   |
|--|--|---|--|
| Wall mounted<br>Mounting strap for outlet box included<br><br>Back plate covers a standard 4" hexagonal recessed outlet box<br>4-1/2" sq | Pre-wired<br>6" of wire supplied<br>120V | Quantity: 2<br>75W PAR-30 or BR-30<br>Medium base porcelain sockets | CCSAs Lamp location listed<br>location listed<br>1 year warranty<br><br>Companion fixtures are available |

701 Millennium Blvd. Greenville, South Carolina 29607

www.progresslighting.com

Rev. 05/15

#### OUTDOOR PHOTOMETRIC REPORT

CATALOG: P5675-20

MANUFACTURER: PROGRESS

TEST #1: 8881

TEST LAB: HLT 1 RM 1166

CATALOG: P5675-20

DESCRIPTION: 1-LT. WALL FIXTURE - LAMP FACING DOWN

LAMP CATALOG: PARADISE-11

LAMP: 1- GE HALOGEN 75W PAR30

LAMP OUTPUT: 1 LAMP, RATED LUMENS/LAMP: 1030

INPUT VOLTAGE: 74.5

LUMINOUS OPENING: CIRCULAR (DIA: 5")

MAX CD: 1,609.0 AT HORIZONTAL: 92.5°, VERTICAL: 90°

CUTOFF CLASS: NONCUTOFF

ROADWAY CLASS: UNCLASSIFIED, UNCLASSIFIED

EFFICIENCY: 107%

SEE REPORT NOTES \*\*

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AcuityBrands.

No

Photo

Available

#### Polar Candela Distribution

100° 110° 120° 130° 140°

140° 130° 120° 110° 100°

130° 120° 110° 100° 90°

120° 110° 100° 90° 80°

110° 100° 90° 80° 70°

100° 90° 80° 70° 60°

90° 80° 70° 60° 50°

80° 70° 60° 50° 40°

70° 60° 50° 40° 30°

60° 50° 40° 30° 20°

50° 40° 30° 20° 10°

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-120° -130° -140° -150° -160°

-130° -140° -150° -160° -170°

-140° -150° -160° -170° -180°

-150° -160° -170° -180° -190°

-160° -170° -180° -190° -200°

-170° -180° -190° -200° -210°

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-200° -210° -220° -230° -240°

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#### Isocandela Plot

100° 110° 120° 130° 140°

140° 130° 120° 110° 100°

130° 120° 110° 100° 90°

120° 110° 100° 90° 80°

110° 100° 90° 80° 70°

100° 90° 80° 70° 60°

90° 80° 70° 60° 50°

80° 70° 60° 50° 40°

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-190° -200° -210° -220° -230°

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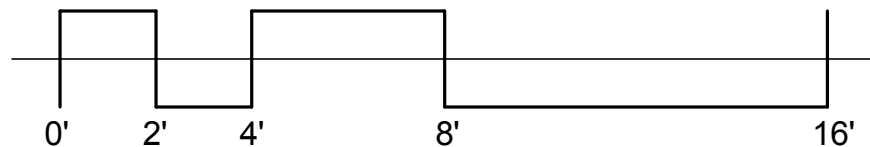




1 South Elevation  
SCALE: 1/4" = 1'-0"



2 East Elevation  
SCALE: 1/4" = 1'-0"



- ELEVATION KEYNOTES
- 1 LP SMARTSIDE LAP SIDING - SW2811 ROOKWOOD BLUE GREEN
  - 2 LP SMARTSIDE LAP SIDING - SW7063 NEBULOUS WHITE
  - 3 LP SMARTSIDE TRIM (3.5") - SW2809 ROOKWOOD SHUTTER GREEN
  - 4 LP SMARTSIDE TRIM (1 1/2") - SW 2809 ROOKWOOD SHUTTER GREEN
  - 5 CONCRETE BRICK - HERITAGE COLLECTION - ASH BLEND
  - 6 ASPHALT SHINGLES - CERTAINTED LANDMARK COLOR: PEWTER
  - 7 VINYL WINDOWS - COLOR BLACK
  - 8 COLUMNS/RAILING - SW 6258 TRICORN BLACK
  - 9 SOFFIT/FASCIA - COLOR BLACK
  - 10 FIBERGLASS TRELLIS - COLOR CHARCOAL

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| NO. | DATE | DESCRIPTION |
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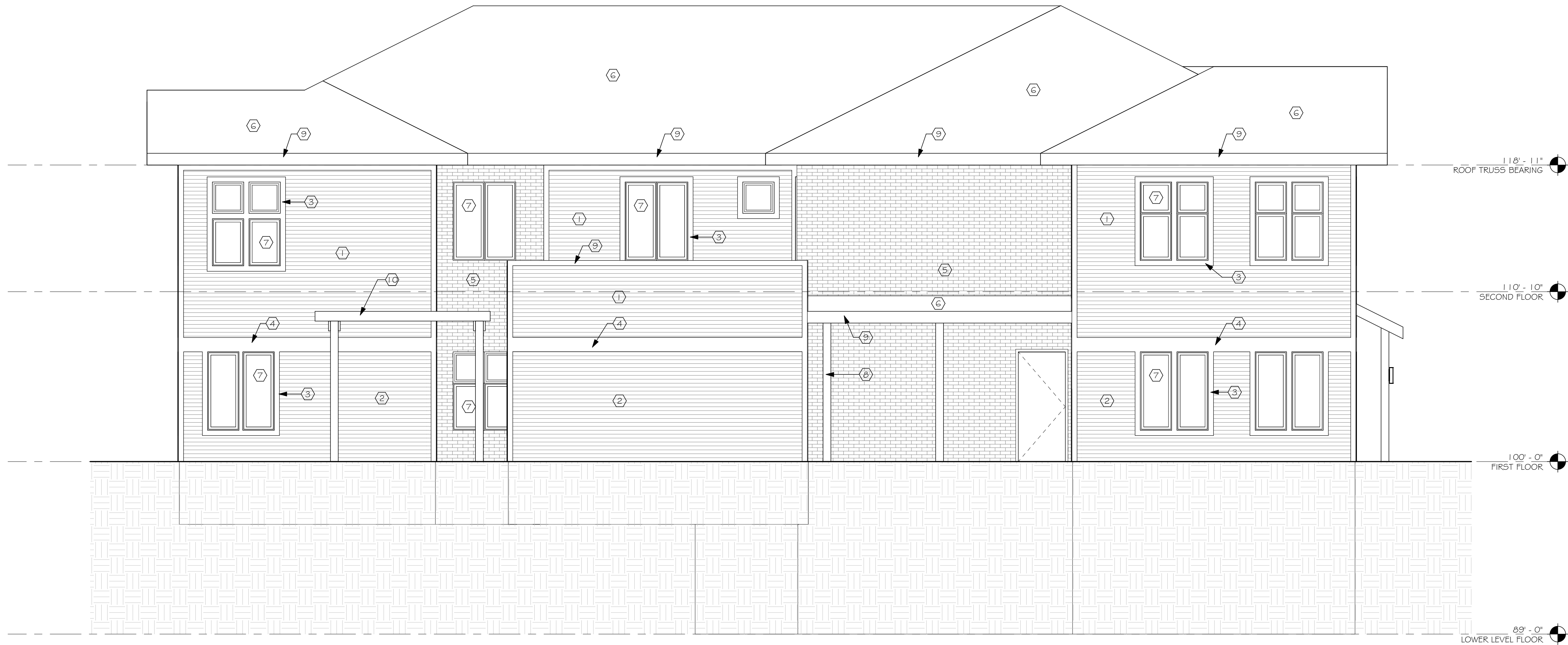
PROJECT #: 1805

DATE: 12/12/18

EXTERIOR ELEVATIONS



1 North Elevation  
SCALE: 1/4" = 1'-0"



2 West Elevation  
SCALE: 1/4" = 1'-0"

#### ELEVATION KEYNOTES

- 1 LP SMARTSIDE LAP SIDING - SW2811  
ROOKWOOD BLUE GREEN
- 2 LP SMARTSIDE LAP SIDING - SW7063  
NEBULOUS WHITE
- 3 LP SMARTSIDE TRIM (3.5") - SW2809  
ROOKWOOD SHUTTER GREEN
- 4 LP SMARTSIDE TRIM (1 1/2") - SW 2809  
ROOKWOOD SHUTTER GREEN
- 5 CONCRETE BRICK - HERITAGE COLLECTION -  
ASH BLEND
- 6 ASPHALT SHINGLES - CERTANTEED LANDMARK  
COLOR: PEWTER
- 7 VINYL WINDOWS - COLOR BLACK
- 8 COLUMNS/RAILING - SW 6258 TRICORN BLACK
- 9 SOFFIT/FASCIA - COLOR BLACK
- 10 FIBERGLASS TRELLIS - COLOR CHARCOAL



311 East Chicago Street  
Suite 310  
Milwaukee, WI 53202

P: 414-727-2321  
F: 414-276-1764  
www.a2k.com

Architecture 2000

Hope Haven "The Chris Farley House"

Hope Haven Inc.

810 Olin Ave.

Madison, WI 53715

| NO. | DATE | DESCRIPTION |
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PROJECT #: 1805

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EXTERIOR ELEVATIONS

A2.1

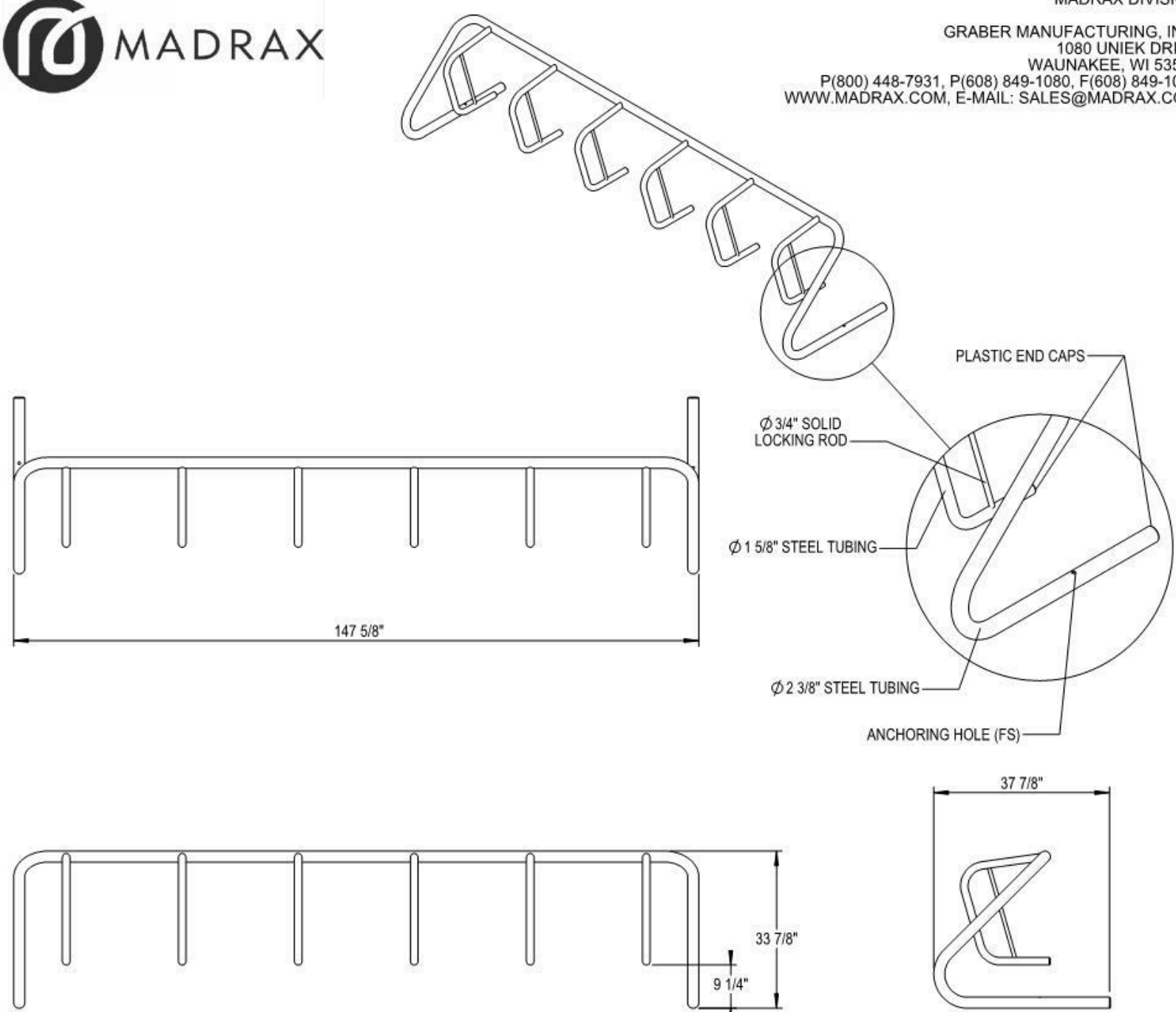


MADRAX DIVISION  
GRABER MANUFACTURING, INC.  
1080 UNIEK DRIVE  
WAUNAKEE, WI 53597  
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WWW.MADRAX.COM, E-MAIL: SALES@MADRAX.COM

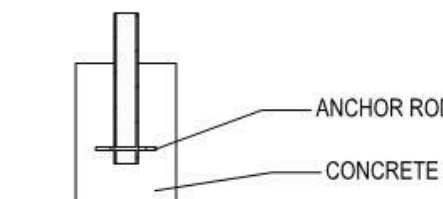


311 East Chicago Street  
Suite 310  
Milwaukee, WI 53202  
p. 414-727-2321  
f. 414-276-1764  
www.a2k.com

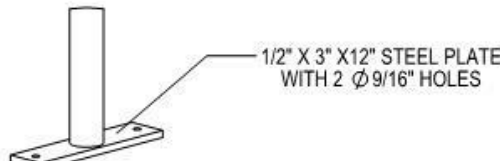
Architecture 2000



CHECK DESIRED MOUNT



□ IN GROUND MOUNT (IG)



□ SURFACE FLANGE MOUNT (SF)

PRODUCT: SPR-SNG-6-SF(S,IG)  
DESCRIPTION: SPARTAN BIKE RACK  
6 TO 8 BIKES, PARK ONE SIDE,  
SURFACE, FREESTANDING OR IN GROUND MOUNT  
DATE: 10-19-18  
ENG: SMC

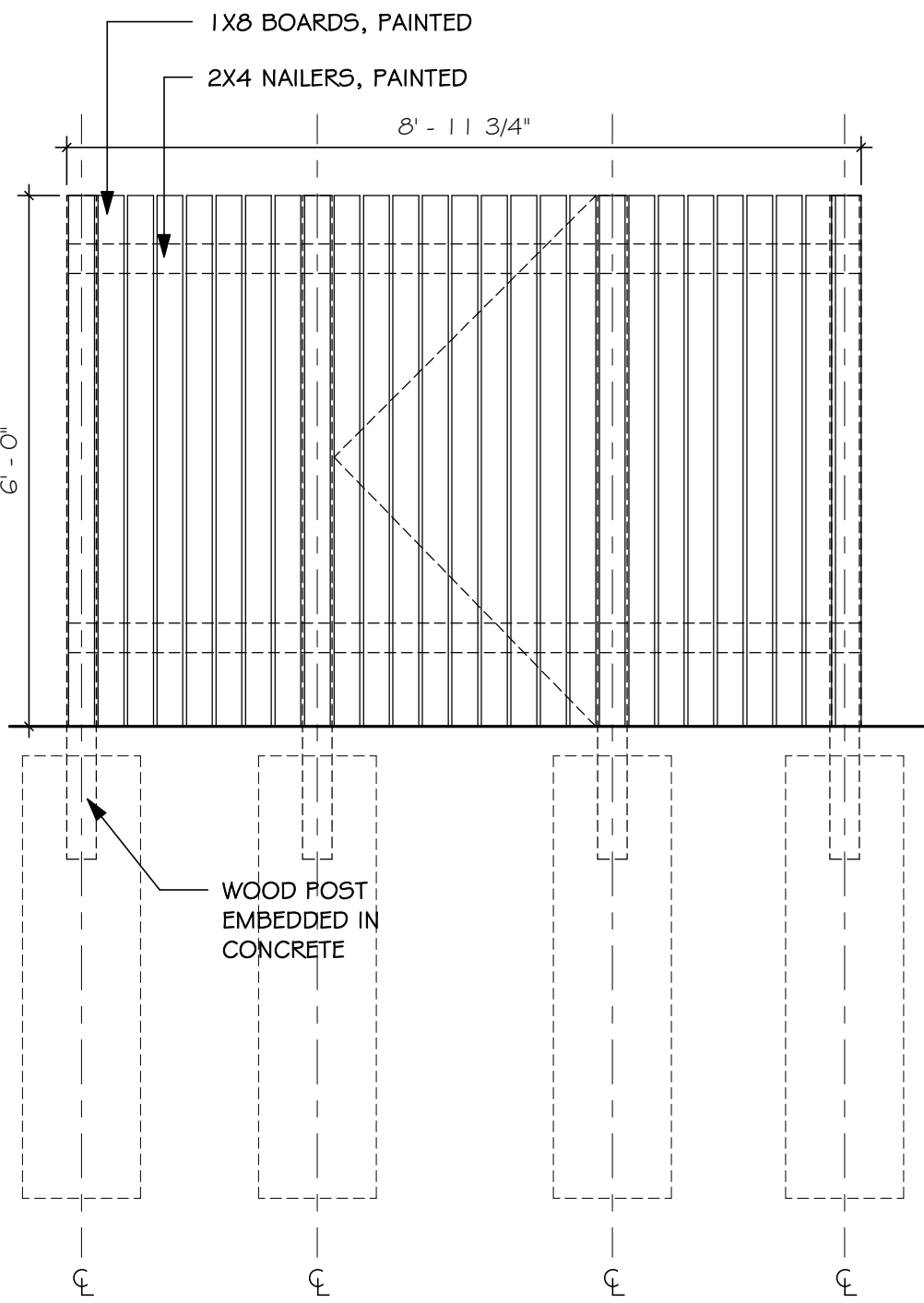
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TO OTHERS WITHOUT THE CONSENT OF GRABER MANUFACTURING, INC.  
SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE.

NOTES:  
1. INSTALL BIKE RACKS ACCORDING TO MANUFACTURER'S SPECIFICATIONS.  
2. CONSULTANT TO SELECT COLOR/FINISH, SEE MANUFACTURER'S SPECIFICATIONS.  
3. SEE SITE PLAN FOR LOCATION OR CONSULT OWNER.

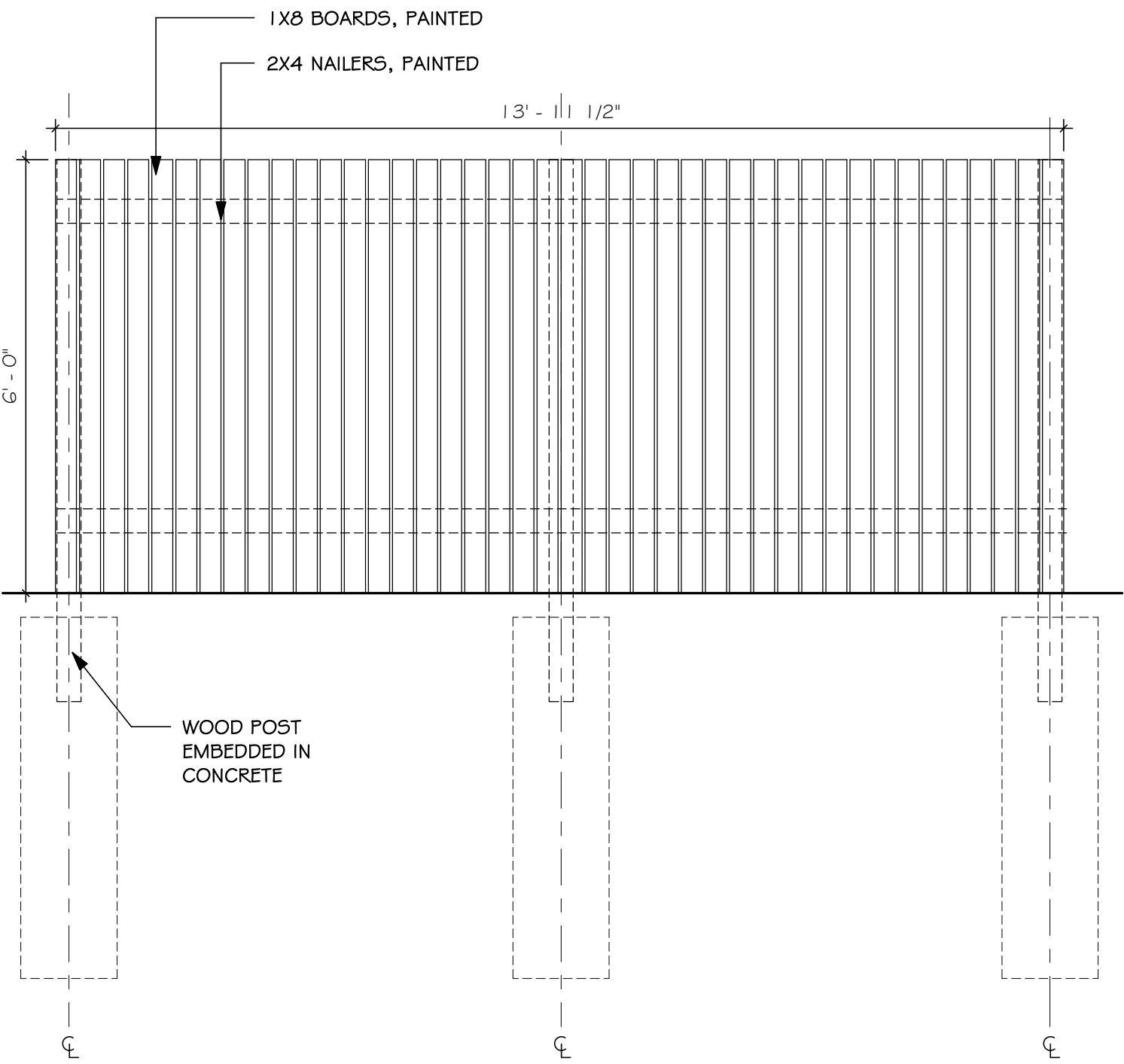
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### BIKE RACK CUT SHEET

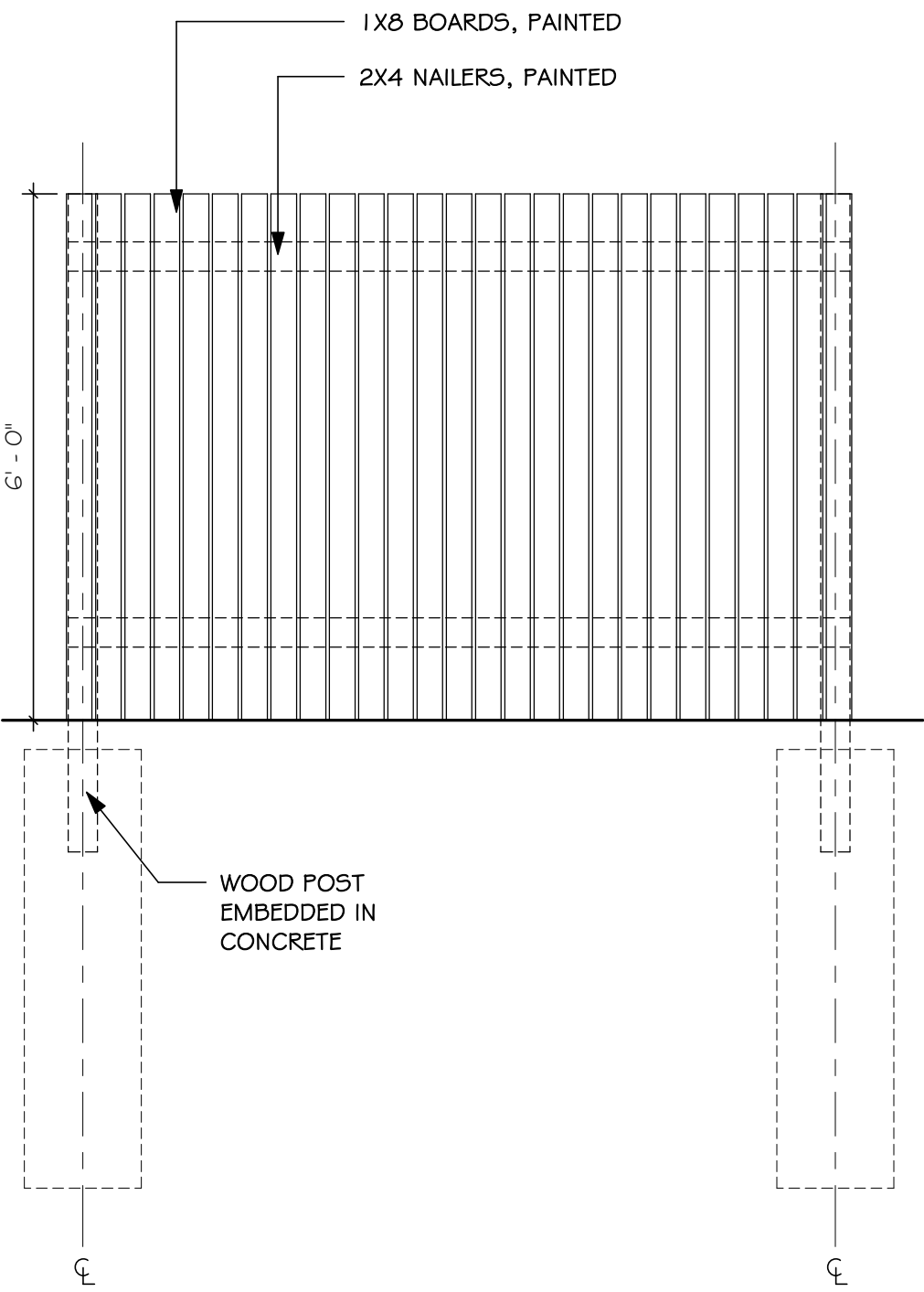
6 BIKE PARKING SPOTS  
1:5 BEDS (20 BEDS) + 1:5 EMPLOYEES (9 EMPLOYEES) = 6 SPOTS



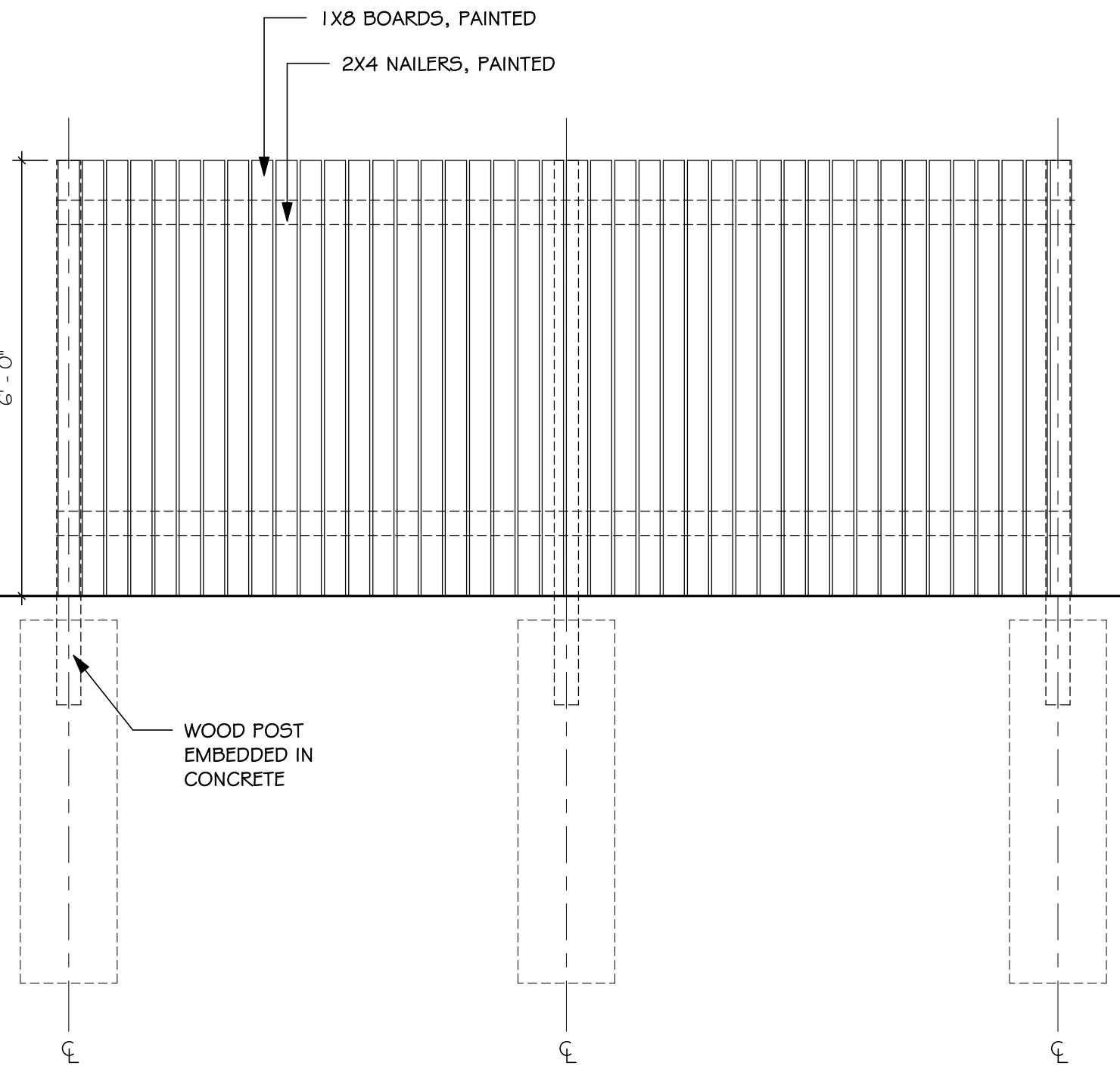
SOUTH ELEVATION



EAST ELEVATION

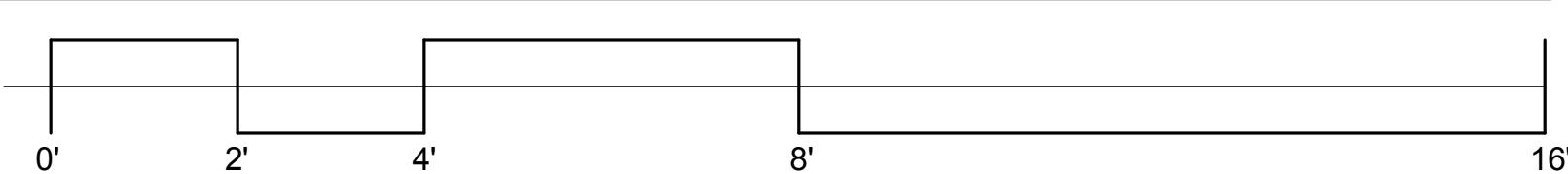


NORTH ELEVATION



WEST ELEVATION

1 TRASH ENCLOSURE ELEVATIONS  
SCALE: 1/2" = 1'-0"



Hope Haven "The Chris Farley House"  
Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715

| NO. | DATE | DESCRIPTION |
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PROJECT #: 1805

DATE: 12/12/18

TRASH ENCLOSURE,  
RENDERING





RENDERING - STREET SIDE



SOUTH (STREET) ELEVATION - COLORED

Hope Haven "The Chris Farley House"

Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715

| NO. | DATE | DESCRIPTION |
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PROJECT #: 1805

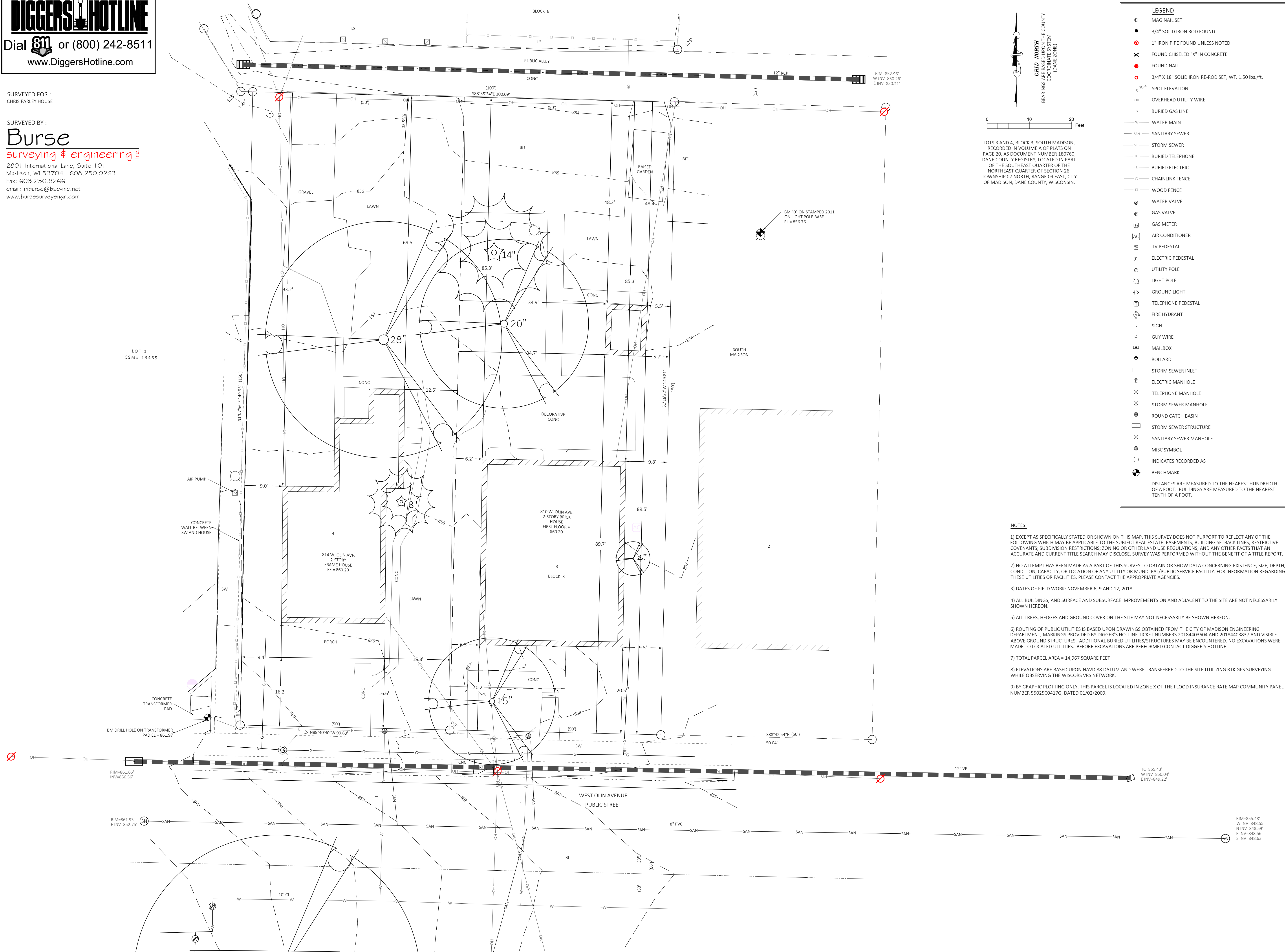
DATE: 11/28/2018

RENDERINGS



SURVEYED FOR :  
CHRIS FARLEY HOUSE

SURVEYED BY :  
**Burse**  
surveying & engineering  
2801 International Lane, Suite 101  
Madison, WI 53704 608.250.9263  
Fax: 608.250.9266  
email: mburse@bse-inc.net  
www.bursesurveyengr.com



Hope Haven "The Chris Farley House"  
Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715

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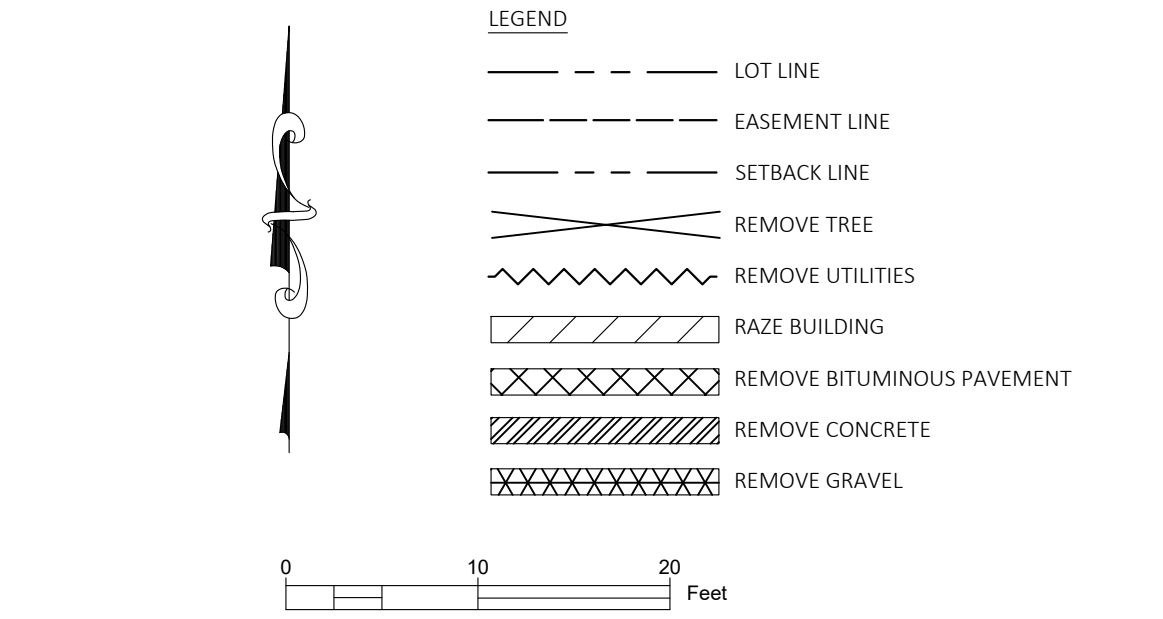
PROJECT #: 1858

DATE: December 10, 2018

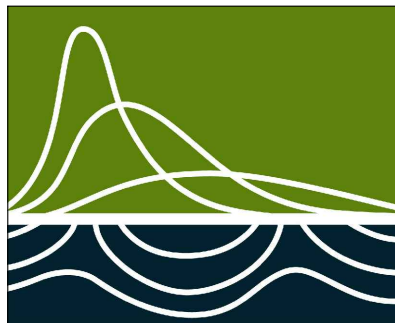
Existing Conditions

C100





- NOTES:
1. THE CONTRACTOR IS RESPONSIBLE FOR THE DEMOLITION, REMOVAL, AND DISPOSING IN A LOCATION APPROVED BY ALL GOVERNING AUTHORITIES, OF ALL STRUCTURES, PADS, WALLS, FLOORS, FOUNDATIONS, PARKING DRIVES, DRAINAGE, STRUCTURES, UTILITIES, ETC., SUCH THAT THE IMPROVEMENTS SHOWN ON THE REMAINING PLANS CAN BE CONSTRUCTED. ALL FACILITIES TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE WITH SUITABLE COMPACTED FILL MATERIAL PER THE SPECIFICATIONS.
  2. IF ANY ERRORS, DISCREPANCIES, OR OMISSIONS WITHIN THE PLAN BECOME APPARENT, IT SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONSTRUCTION SO THAT CLARIFICATION OR REDESIGN MAY OCCUR.
  3. MONTGOMERY ASSOCIATES RESOURCE SOLUTIONS (MARS) SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER OR CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY REGULATORY AGENCIES.
  4. REFER TO EXISTING CONDITIONS SURVEY FOR EXISTING CONDITIONS NOTES AND LEGEND.
  5. ALL DIMENSIONS TO FACE OF CURB UNLESS OTHERWISE NOTED.
  6. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION, PLUGGING, AND DISPOSAL.
  7. THE CONTRACTOR SHALL COORDINATE WITH THE RESPECTIVE UTILITY COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF UTILITIES. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY FORCING ANY FEES WHICH ARE TO BE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE DEVELOPER IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.
  8. THE LOCATIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES FOR ONSITE LOCATIONS OF EXISTING UTILITIES. NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
  9. ALL EXISTING SEWERS, PIPING, AND UTILITIES SHOWN ARE NOT TO BE INTERPRETED AS THE EXACT LOCATION, OR AS THE ONLY OBSTACLES THAT MAY OCCUR ON THE SITE. VERIFY EXISTING CONDITIONS AND PROCEED WITH CAUTION AROUND ANY ANTICIPATED FEATURES. GIVE NOTICE TO ALL UTILITY COMPANIES REGARDING DESTRUCTION AND REMOVAL OF ALL SERVICE LINES BEFORE PROCEEDING WITH THE WORK. UTILITIES DETERMINED TO BE ABANDONED AND LEFT IN PLACE SHALL BE GROUTED IF UNDER BUILDING.
  10. ELECTRICAL, TELEPHONE, CABLE, WATER, FIBER OPTIC CABLE, AND/OR GAS LINES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY. ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE.
  11. CONTRACTOR SHALL PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, COVERED WALKWAYS, ETC. CONTRACTOR SHALL SUBMIT THEIR STREET OCCUPANCY PLAN TO TRAFFIC ENGINEERING FOR APPROVAL.
  12. PRIOR TO DEMOLITION OCCURRING, ALL EROSION CONTROL DEVICES ARE TO BE INSTALLED.
  13. THE CONTRACTOR MAY LIMIT SAWCUT AND PAVEMENT REMOVAL TO ONLY THOSE AREAS WHERE IT IS REQUIRED AS SHOWN ON THESE CONSTRUCTION PLANS, BUT IF ANY DAMAGE IS INCURRED ON ANY OF THE SURROUNDING PAVEMENT, ETC. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ITS REMOVAL AND REPAIR IN KIND.
  14. DAMAGE TO ALL EXISTING CONDITION TO REMAIN WILL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
  15. CONTINUOUS ACCESS SHALL BE MAINTAINED FOR THE SURROUNDING PROPERTIES AT ALL TIMES DURING DEMOLITION OF THE EXISTING FACILITIES.
  16. THE RIGHT-OF-WAY IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME PER THE RECOMMENDATION/PLAN OF TRAFFIC ENGINEERING AND CITY ENGINEERING DEPARTMENTS.
  17. CAP ALL UNUSED EXISTING LATERALS PER CITY OF MADISON REQUIREMENTS.
  18. ALL MUNICIPAL UTILITY CONNECTIONS, WORK IN ROW, PUBLIC OUTLOTS AND PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH CITY OF MADISON STANDARD SPECIFICATIONS - LATEST EDITION.



MONTGOMERY ASSOCIATES:  
RESOURCE SOLUTIONS, LLC  
123 SOUTH MAIN ST  
COTTAGE GROVE, WI 53527  
www.mars.org

# Hope Haven "The Chris Farley House"

Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715

| NO. | DATE | DESCRIPTION |
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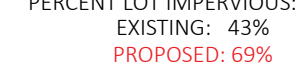
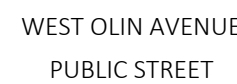
PROJECT #: 1858

DATE: December 10, 2018

Demolition Plan

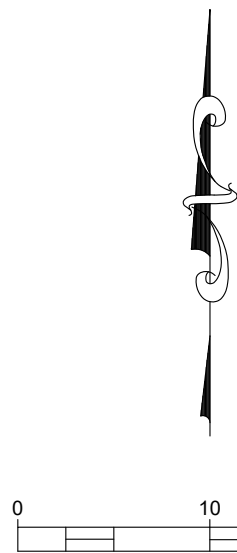
C101



C102

THE INFORMATION SHOWN ON THIS DRAWING CONCERNING TYPE AND LOCATION OF UNDERGROUND UTILITIES AND STRUCTURES MAY BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATIONS AS TO THE TYPE AND LOCATION OF UNDERGROUND UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO. IF ADDITIONAL UTILITIES ARE KNOWN TO EXIST IN THE PROPERTY, THE OWNER WILL PROVIDE EXISTING PLANS OF OTHER UTILITIES SERVING THE SITE AND THE BUILDING THAT OTHERWISE CAN NOT BE LOCATED BY A VISUAL INSPECTION OF THE PROPERTY. THE CONTRACTOR, SUSPECTOR, OWNER, HAVE NO KNOWLEDGE OF





| LEGEND |                                  |
|--------|----------------------------------|
|        | EXISTING MINOR CONTOURS          |
|        | EXISTING MAJOR CONTOURS (5-FOOT) |
|        | PROPOSED MINOR CONTOURS          |
|        | PROPOSED MAJOR CONTOURS (5-FOOT) |
|        | SILT FENCE                       |
|        | GRAVEL CONSTRUCTION ENTRANCE     |
|        | STRUCTURE INLET PROTECTION       |
|        | STORM SEWER                      |
|        | BUILDING EDGE                    |
|        | EDGE OF PAVEMENT                 |
|        | SIDEWALK                         |
|        | LOT LINE                         |
|        | EASEMENT LINE                    |

GENERAL NOTES

EXISTING CONDITIONS FROM BURSE SURVEYING AND ENGINEERING INC., MONTGOMERY ASSOCIATES; RESOURCE SOLUTIONS, LLC TAKES NO RESPONSIBILITY FOR CHANGES TO THE PROPOSED DESIGN OR ACCURACY OF ANY EXISTING CONDITIONS ELEVATIONS OR BENCHMARKS.

ALL WORK IN THE RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE CITY OF MADISON  
STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST ADDITION.

NO SITE GRADING SHALL BE PERFORMED OUTSIDE OF THE SILT FENCE / GRADING LIMITS / PROPERTY LINE / EASEMENTS EXCEPT AS NOTED.

## CONSTRUCTION SITE EROSION CONTROL REQUIREMENTS

1. ALL EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE IMPLEMENTED IN ACCORDANCE WITH THE CURRENT WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR) EROSION AND SEDIMENT CONTROL TECHNICAL STANDARDS ([dnr.wi.gov](http://dnr.wi.gov)).
2. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO SITE DISTURBANCE.
3. ENGINEER / CITY OF MADISON HAS THE RIGHT TO REQUIRE OWNER / CONTRACTOR TO IMPLEMENT ADDITIONAL EROSION CONTROL MEASURES AS NECESSARY.
4. EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE INSPECTED ONCE PER WEEK AND FOLLOWING EACH RAINFALL EVENT. INSPECTION REPORTING SHALL BE IN ACCORDANCE WITH CITY OF MADISON REQUIREMENTS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
5. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN EROSION AND SEDIMENT CONTROL PRACTICES IN WORKING ORDER.
6. DEWATERING PRACTICES SHALL COMPLY WITH TECHNICAL STANDARD 1061.
7. ALL SLOPES EXCEEDING 20% (5-1) SHALL BE STABILIZED WITH A CLASS 1 TYPE A URBAN EROSION MAT.
8. DUST CONTROL SHALL BE MITIGATED IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1068.
9. ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED IMMEDIATELY FOLLOWING FINAL GRADING ACTIVITIES.
10. SEED MIX AND RATE SHALL BE, AT A MINIMUM, IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1059.
11. TRACKED SOIL FROM THE SITE TO STREETS SHALL BE REMOVED AT THE END OF EACH WORK
12. INLET PROTECTION TYPE D SHALL BE INSTALLED UPON INLET CONSTRUCTION.
13. INSTALL PERIMETER CONTROLS ON THE DOWNSLOPE SIDE OF STOCKPILES AND PROVIDE TEMPORARY SEEDING ON STOCKPILES WHICH ARE TO REMAIN IN PLACE FOR MORE THAN SEVEN (7) DAYS.

### GRADING & SEEDING NOTES

1. ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED IMMEDIATELY FOLLOWING GRADING ACTIVITIES. SEED MIX TO BE IN ACCORDANCE WITH LANDSCAPE PLAN.
2. ALL PROPOSED GRADES SHOWN ARE FINISHED GRADES. CONTRACTOR SHALL VERIFY ALL GRADES MAKE SURE ALL AREAS DRAIN PROPERLY AND SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER PRIOR TO CONSTRUCTION.
3. CONTRACTOR TO DEEP TILL ALL COMPACTED PREVIOUS SURFACES PRIOR TO SEEDING AND MULCHING.

### CONSTRUCTION SCHEDULE

|                      |                  |
|----------------------|------------------|
| BEGIN CONSTRUCTION   | MAY 1, 2019      |
| END CONSTRUCTION     | DECEMBER 1, 2019 |
| RESTORATION COMPLETE | JUNE 1, 2020     |

RIM=855.48'  
W INV=848.55'  
N INV=848.59'  
E INV=848.56'  
S INV=848.63

TO OBTAIN LOCATIONS OF PARTICIPANT  
UNDERGROUND FACILITIES BEFORE YOU DIG IN  
WISCONSIN



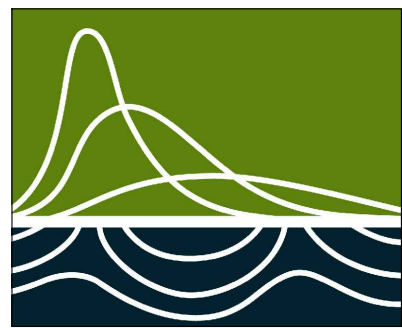
**CALL DIGGERS HOTLINE**  
1-800-242-8511 TOLL FREE

THE INFORMATION SHOWN ON THIS DRAWING CONCERNING TYPE AND LOCATION OF UNDERGROUND UTILITIES IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATIONS AS TO THE TYPE AND LOCATION OF UNDERGROUND UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO. IF ADDITIONAL UTILITIES ARE KNOWN TO EXIST IN THE PROPERTY, THE OWNER WILL PROVIDE EXISTING PLANS OF OTHER UTILITIES SERVING THE SITE AND THE BUILDING THAT OTHERWISE CANNOT BE LOCATED BY A VISUAL INSPECTION OF THE PROPERTY OR OF WHICH THE SURVEYOR WOULD HAVE NO KNOWLEDGE".



311 East Chicago Street  
Suite 310  
Milwaukee, WI 53202

© Architecture 2000



**MONTGOMERY ASSOCIATES:  
RESOURCE SOLUTIONS, LLC**  
119 SOUTH MAIN ST  
COTTAGE GROVE, WI 53527  
[www.ma-rs.org](http://www.ma-rs.org)

# Hope Haven "The Chris Farley House"

Hope Haven Inc.  
810 Olin Ave.  
Madison, WI 53715

[illegible]

PROJECT #: 1858

DATE: December 10, 2018

Grading and Erosion  
Control Plan

# C103

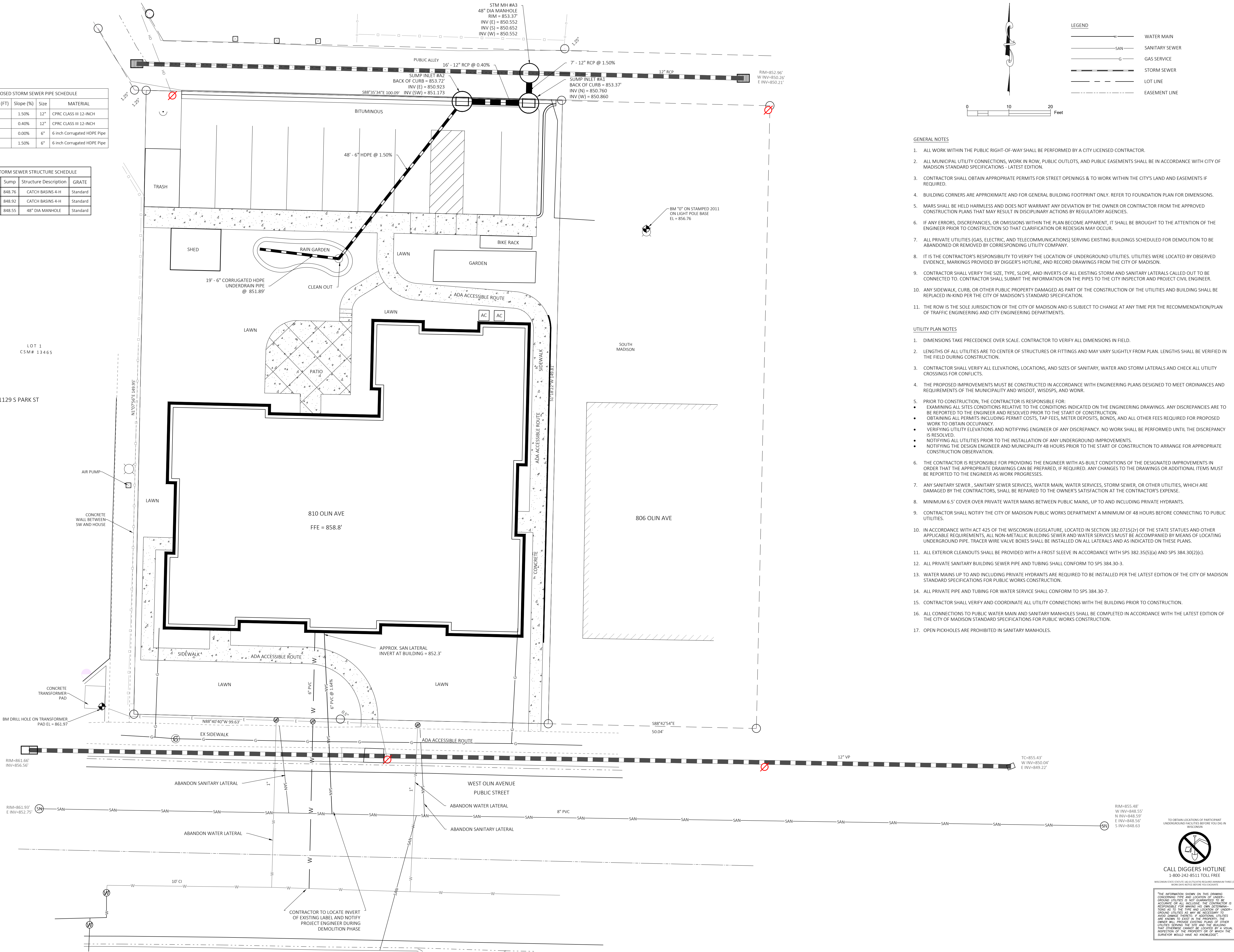


| PROPOSED STORM SEWER PIPE SCHEDULE |             |           |      |                             |  |
|------------------------------------|-------------|-----------|------|-----------------------------|--|
| Pipe Label                         | Length (FT) | Slope (%) | Size | MATERIAL                    |  |
| 2 (2)                              | 7           | 1.50%     | 12"  | CPRC CLASS III 12-INCH      |  |
| 2 (3)                              | 16          | 0.40%     | 12"  | CPRC CLASS III 12-INCH      |  |
| 2 (4)                              | 19          | 0.00%     | 6"   | 6 inch Corrugated HDPE Pipe |  |
| 2 (5)                              | 48          | 1.50%     | 6"   | 6 inch Corrugated HDPE Pipe |  |

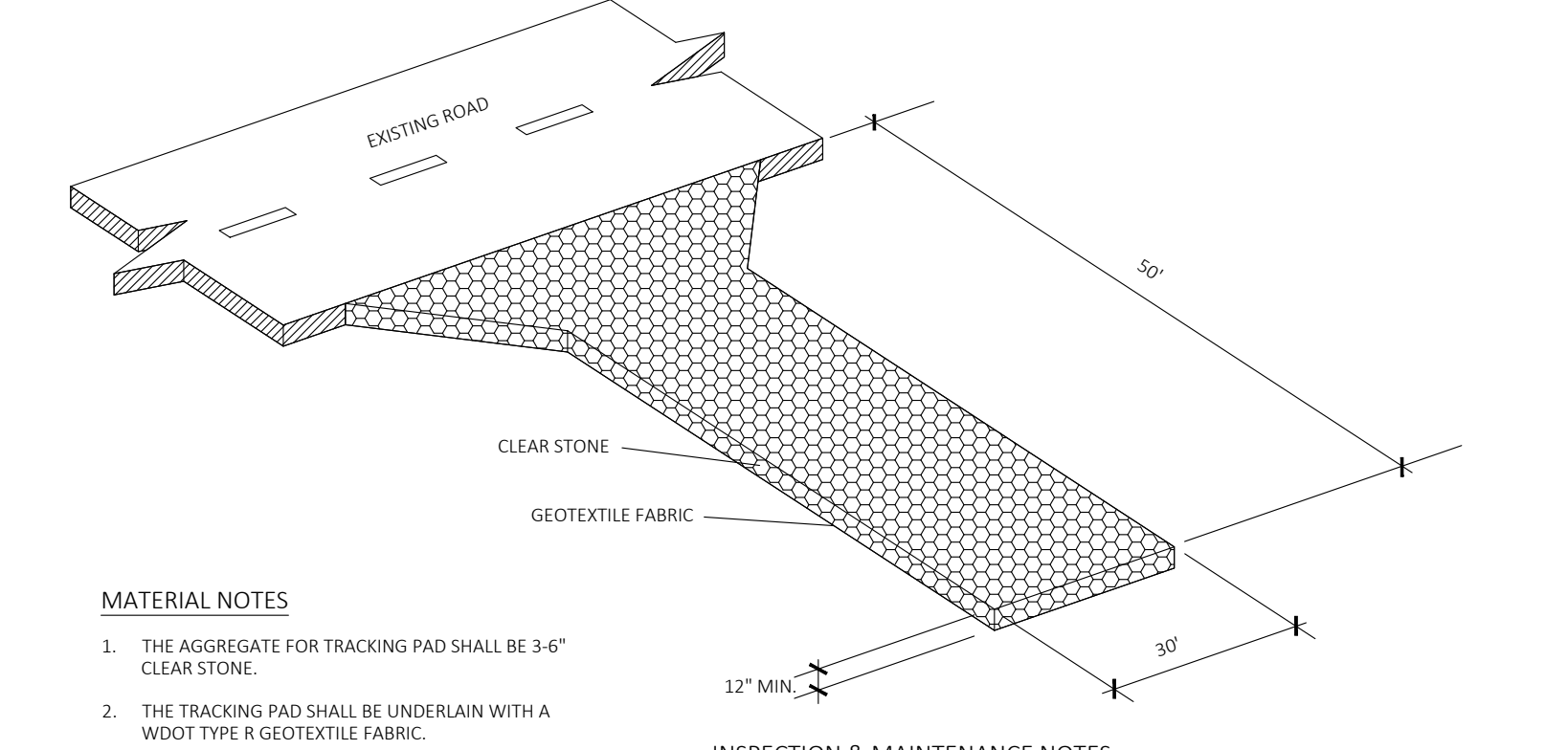
| PROPOSED STORM SEWER STRUCTURE SCHEDULE |        |        |                       |          |
|---|--------|--------|-----------------------|----------|
| Label (#)                               | RIM/TC | Sump   | Structure Description | GRATE    |
| A1                                      | 853.64 | 848.76 | CATCH BASINS 4-H      | Standard |
| A1 (1)                                  | 853.72 | 848.92 | CATCH BASINS 4-H      | Standard |
| B1                                      | 853.37 | 848.55 | 48" DIA MANHOLE       | Standard |

LOT 1  
CSM# 13465

1129 S PARK ST

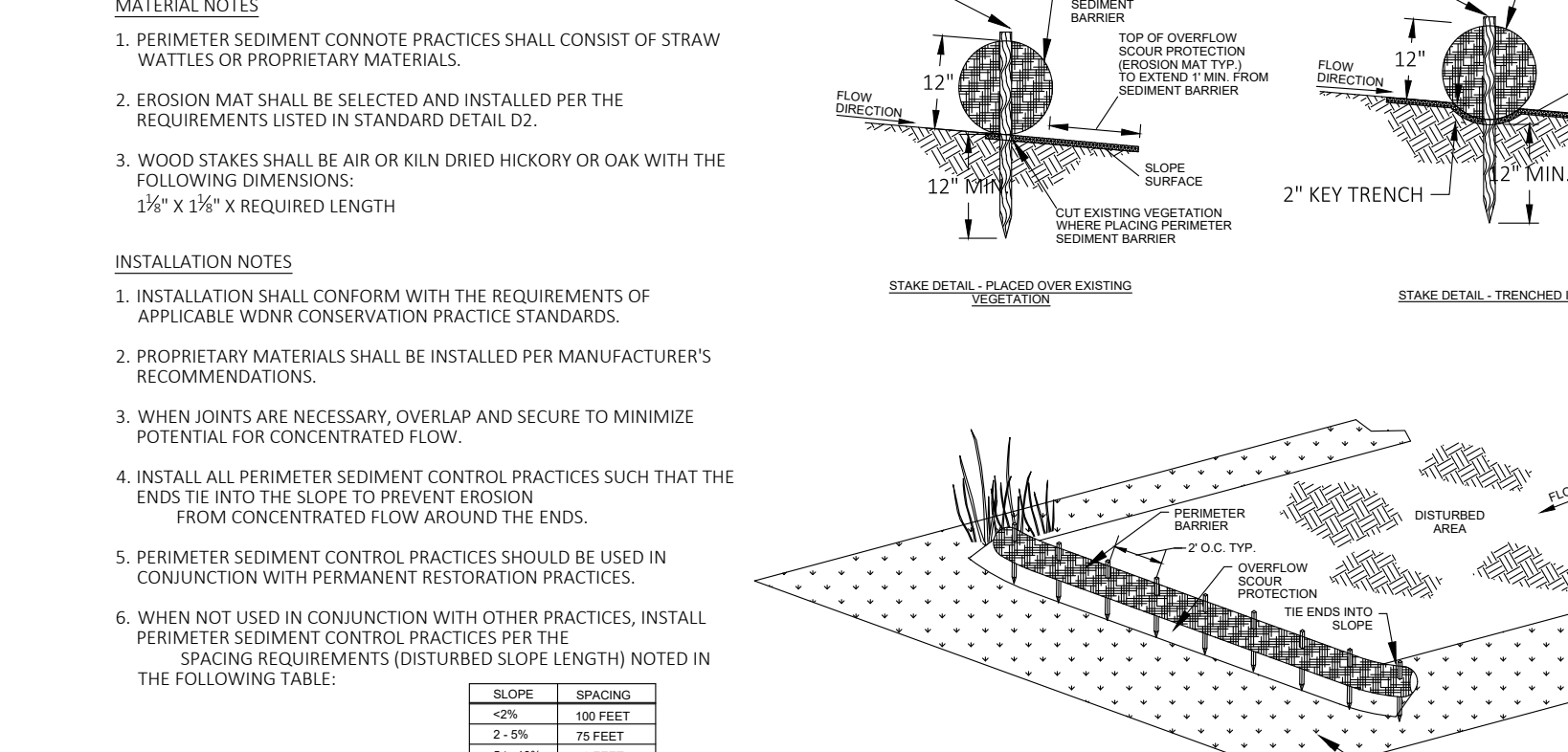




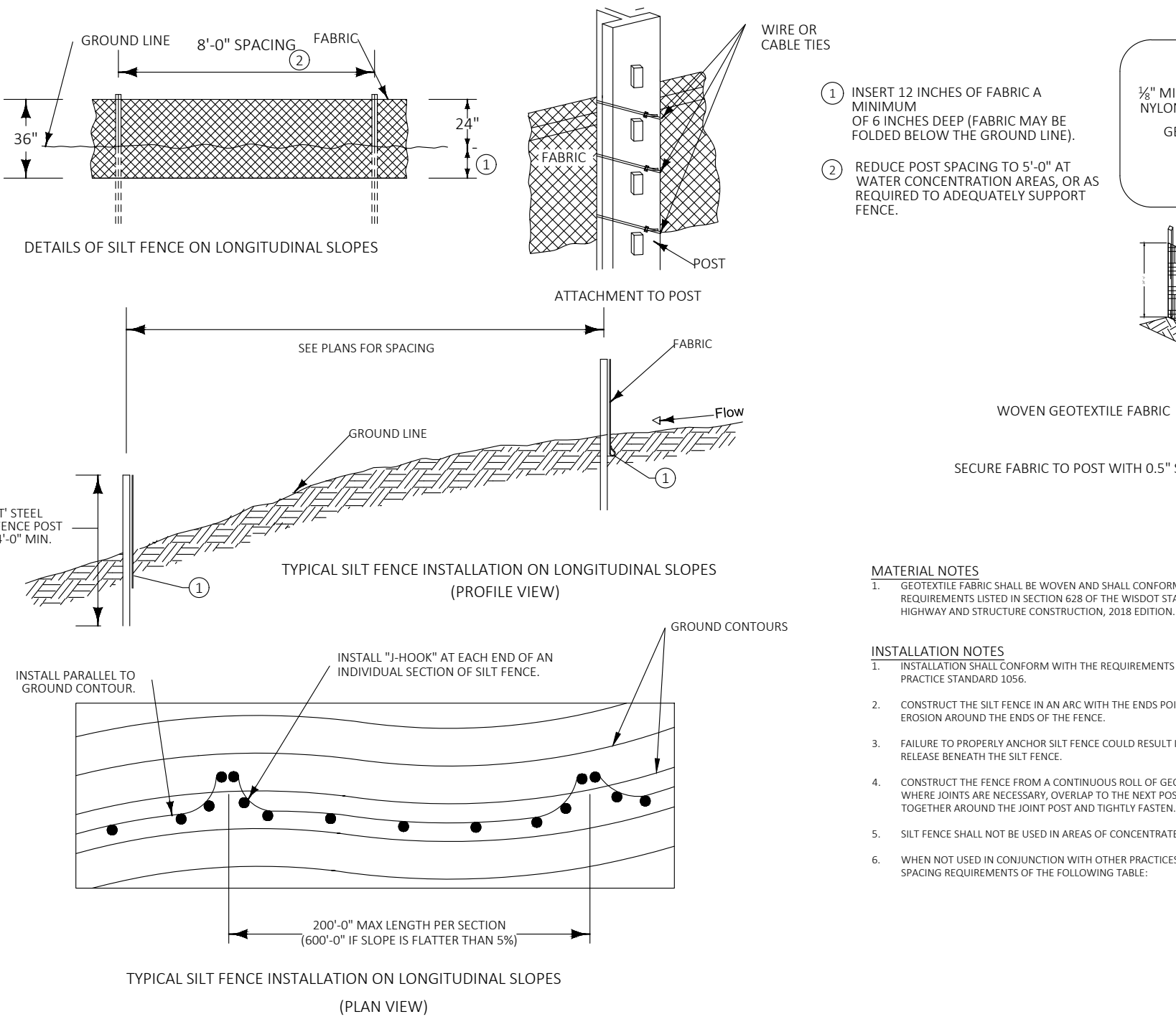


- MATERIAL NOTES**
- THE AGGREGATE FOR TRACKING PAD SHALL BE 3/4" CLEAR STONE.
  - THE TRACKING PAD SHALL BE UNDERLAIN WITH A WOOT TYPE R GEOTEXTILE FABRIC.
- INSTALLATION NOTES**
- INSTALLATION SHALL CONFORM WITH THE REQUIREMENTS OF WDR CONSERVATION PRACTICE STANDARD 1057.
  - THE TRACKING PAD SHALL BE INSTALLED PRIOR TO ANY TRAFFIC LEAVING THE SITE. STONE TRACKING PAD SHALL BE USED AT ALL POINTS OF CONSTRUCTION EGRESS.
  - DIMENSIONS OF THE TRACKING PAD SHALL BE MINIMUM AS NOTED ON THE FIGURE ABOVE.
  - SURFACE WATER SHALL BE PREVENTED FROM PASSING THROUGH THE TRACKING PAD. FLOWS SHALL BE DIVERTED AWAY FROM TRACKING PADS OR CONVEYED UNDER AND AROUND THEM USING CULVERTS OR OTHER PRACTICES.
  - TRACKING PAD SHALL BE REMOVED OR INCORPORATED INTO GRAVEL DRIVEWAY ONLY AFTER CONSTRUCTION IS COMPLETE AND THE SITE HAS BEEN STABILIZED.
- INSPECTION & MAINTENANCE NOTES**
- STONE TRACKING PADS SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES OF RAIN OR MORE DURING A 24 HOUR PERIOD.
  - ADDITIONAL AGGREGATE SHALL BE PLACED IF THE TRACKING PAD BECOMES BURIED OR IF SEDIMENT IS NOT BEING REMOVED EFFECTIVELY FROM THE VEHICLE TIRES.
  - A MINIMUM 30-FOOT WIDE BY 50-FOOT LONG BY 12-INCH THICK PAD SHALL BE MAINTAINED AT ALL TIMES.
  - THE TRACKING PAD PERFORMANCE SHALL BE MAINTAINED BY SCRAPING OR TOP-DRESSING WITH ADDITIONAL AGGREGATE.
  - ANY SEDIMENT TRACKED ONTO A PUBLIC OR PRIVATE ROAD SHOULD BE REMOVED BY STREET CLEANING AT THE END OF EACH WORKING DAY.
  - MAINTENANCE SHALL BE COMPLETED AS SOON AS POSSIBLE WITH CONSIDERATION FOR SITE CONDITIONS.

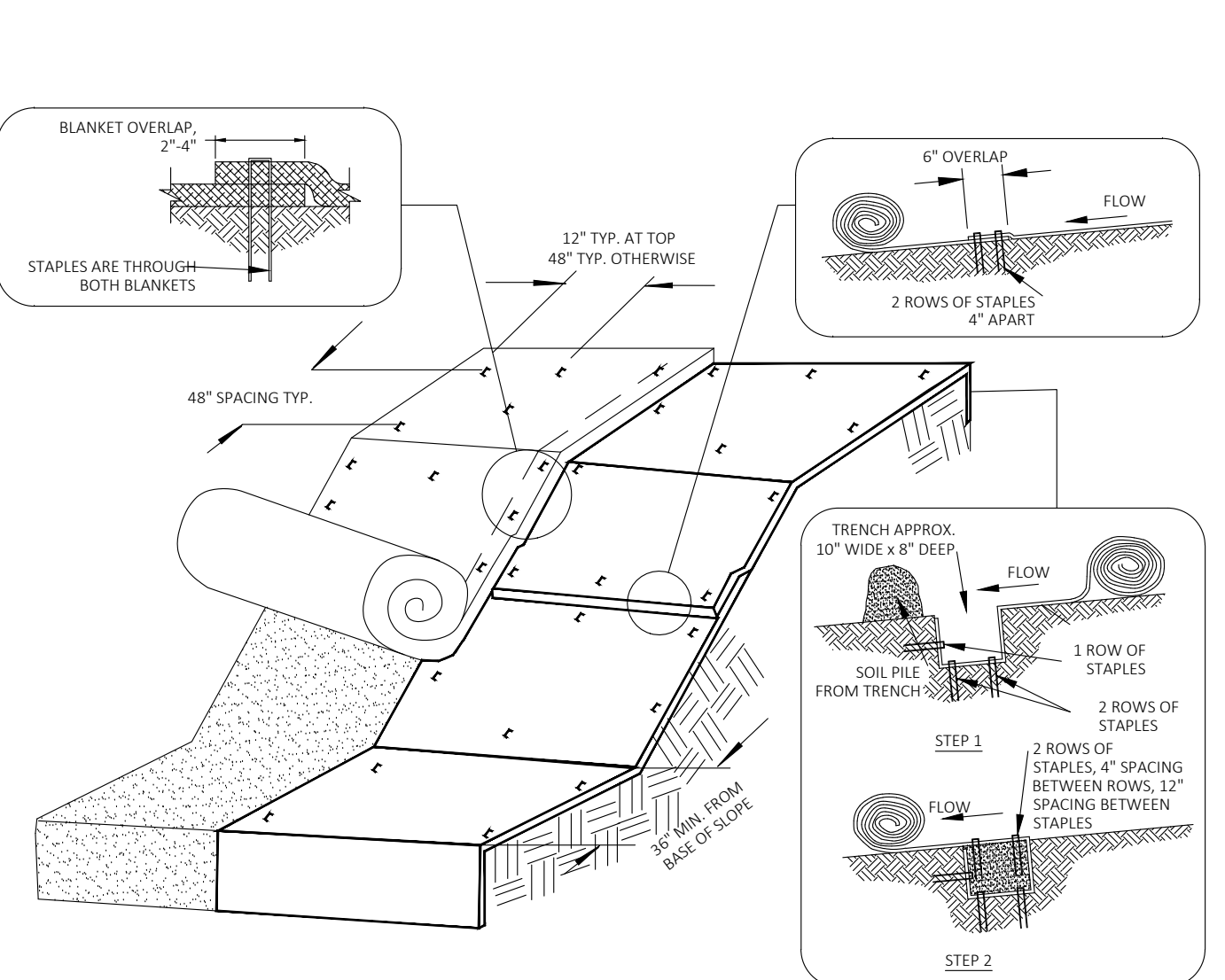
1 C500 CONSTRUCTION ENTRANCE (TRACKING PAD)



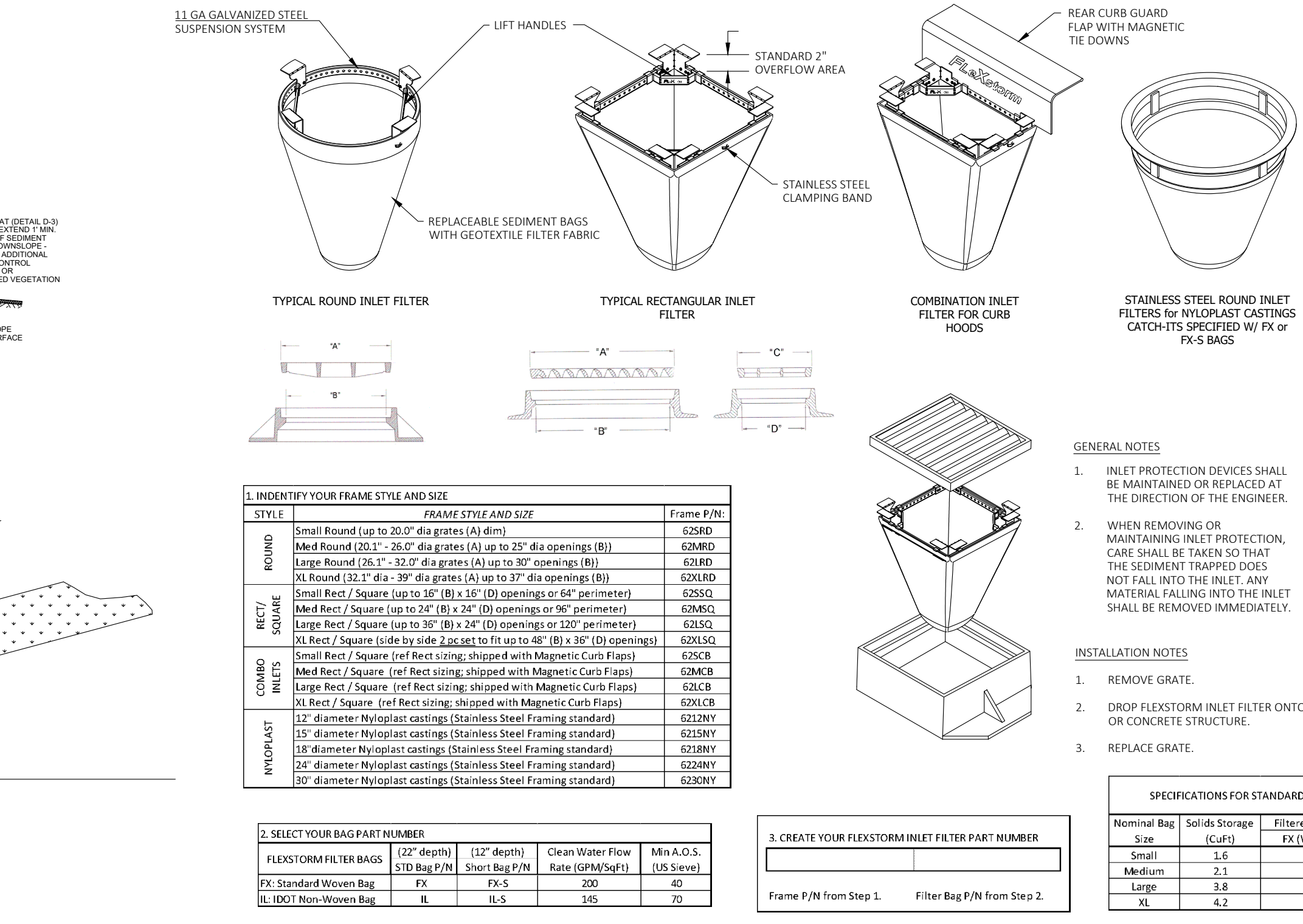
2 C500 SILT SOCK



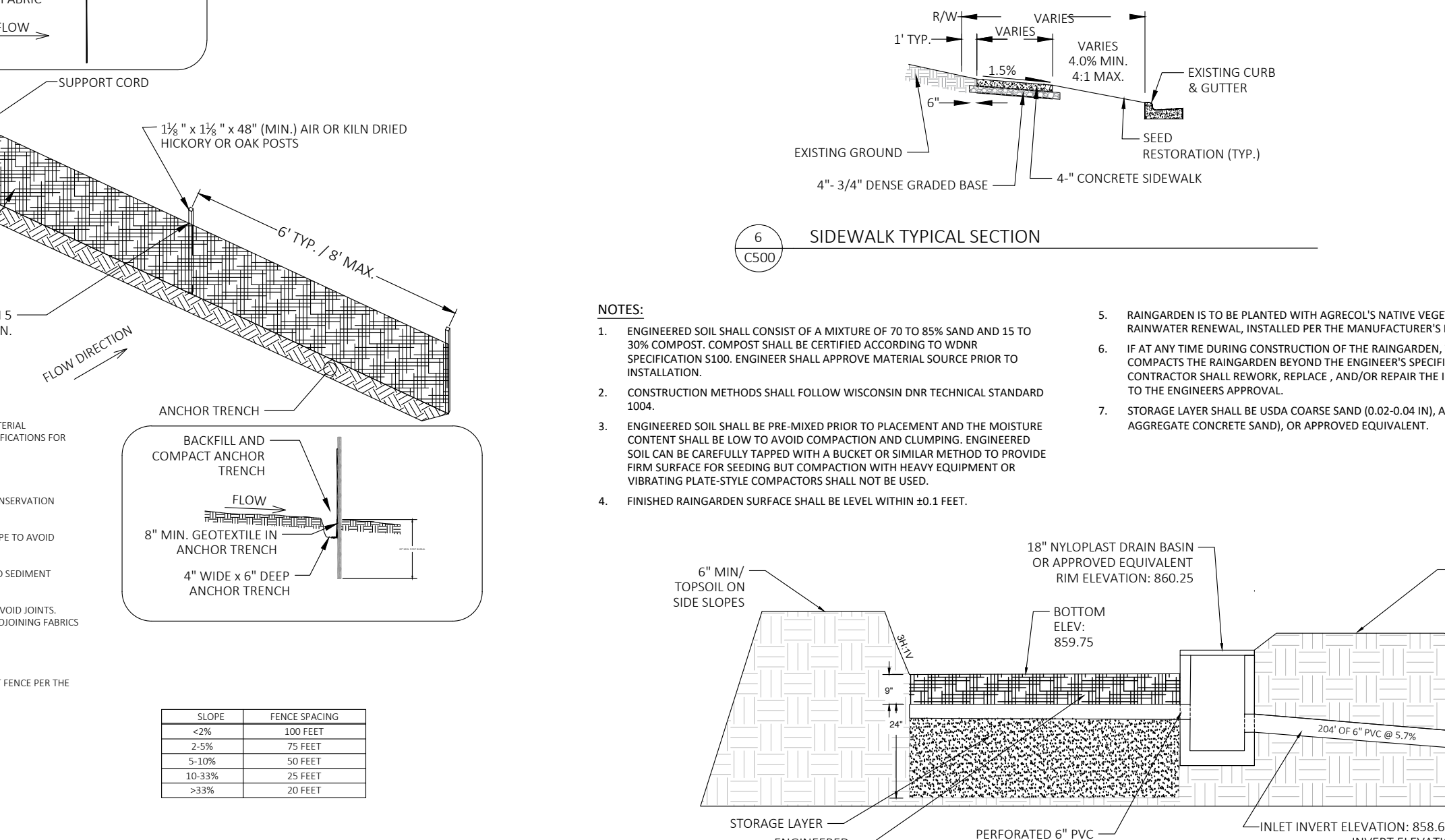
3 C500 SILT FENCE



4 C500 EROSION CONTROL MAT (SLOPES)



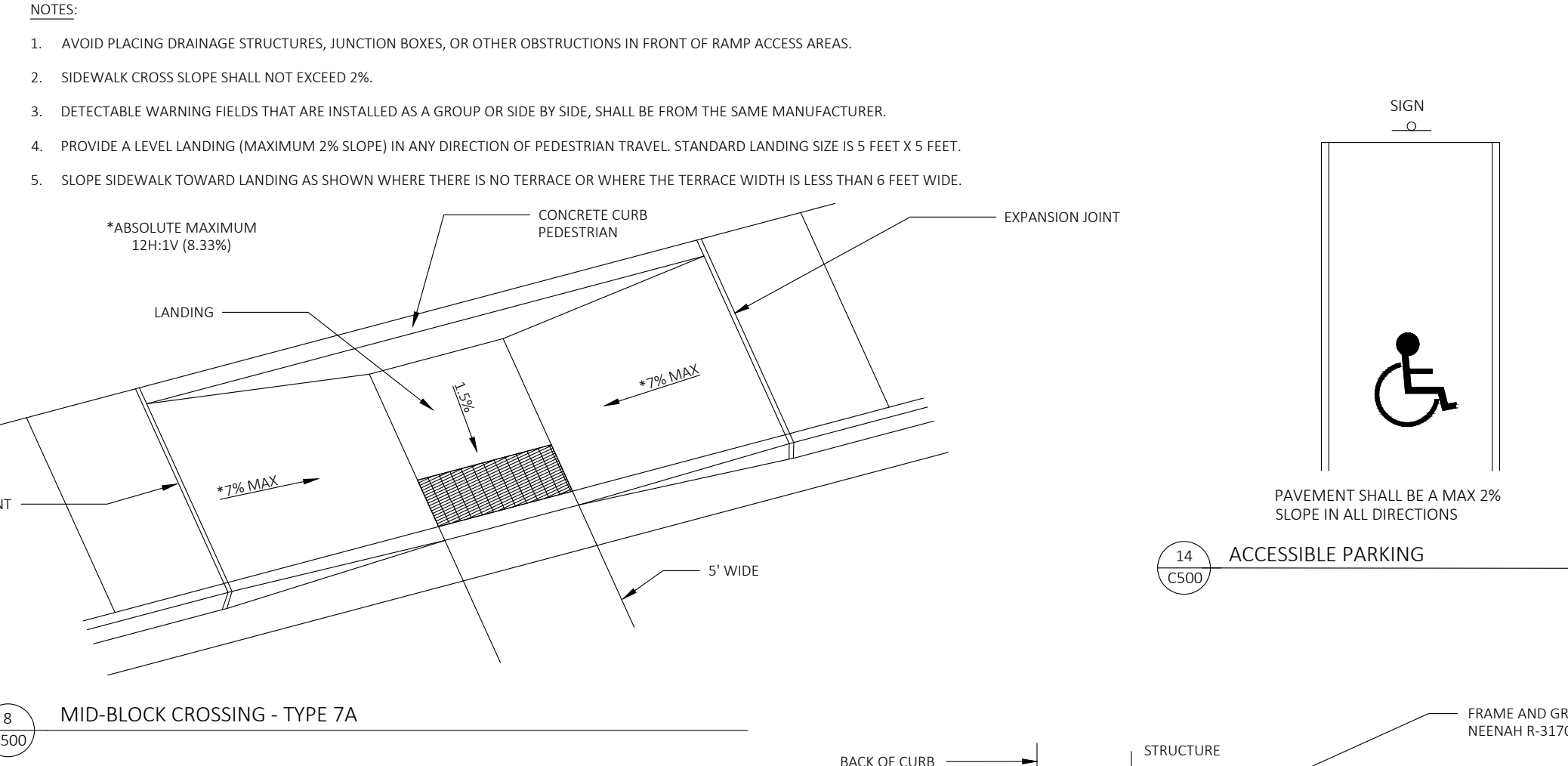
5 C500 INLET PROTECTION, FRAMED (FLEXSTORM CATCH-IT)



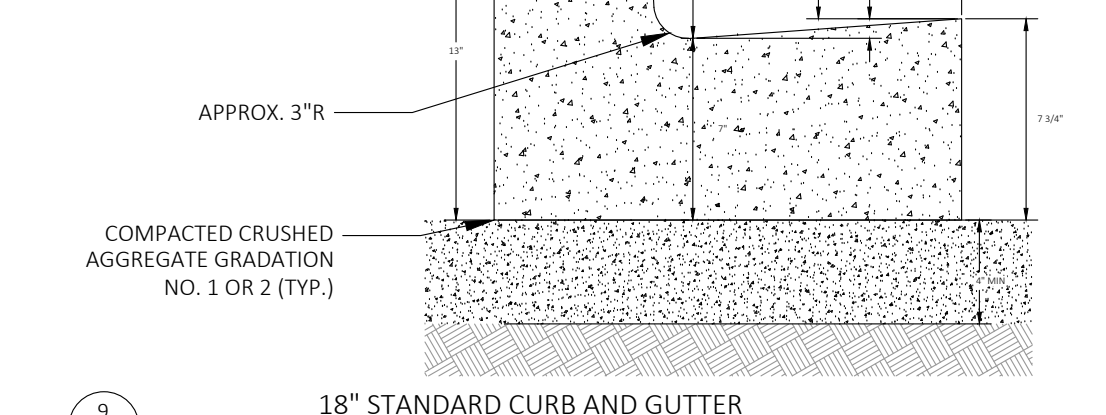
7 C500 RAIN GARDEN

- MATERIAL NOTES**
- STAPLES USED FOR CLASS 1 TYPES B MATS SHALL BE 1-2 INCH WIDE, U-SHAPED, MADE OF NO.11 (3.05mm) OR LARGER DIAMETER STEEL WIRE, AND NOT LESS THAN 6 INCHES LONG FOR FIRM SOILS AND 12 INCHES LONG FOR LOOSE SOILS.
  - ANCHORING DEVICES FOR URBAN MATS SHALL BE SELECTED BASED UPON THE REQUIREMENTS OF THE WISDOT PAL.
- INSTALLATION NOTES**
- INSTALLATION SHALL CONFORM WITH WDR CONSERVATION PRACTICE STANDARD 1052.
  - EROSION MAT SHALL BE IN FIRM AND CONTINUOUS CONTACT WITH THE SOIL AND EXTEND UPSLOPE ONE-FOOT FROM LAND DISTURBANCE.
  - EROSION MAT SHALL BE ANCHORED, OVERLAPPED, STAKED AND ENTRENCHED PER THE MANUFACTURER'S RECOMMENDATIONS. THIS STANDARD DETAIL IS AN EXAMPLE OF TYPICAL INSTALLATION GUIDANCE.
  - WHERE POSSIBLE, USE A SINGLE ROLL OF EROSION CONTROL MAT TO SPAN THE DISTURBED AREA.
- INSPECTION & MAINTENANCE NOTES**
- AT A MINIMUM, PERFORM INSPECTIONS WEEKLY AND WITHIN 24 HOURS OF PRECIPITATION EVENTS PRODUCING 0.5 INCHES OR MORE OF RAINFALL.
  - INSTALL ADDITIONAL ANCHORING IN AREAS OF OBSERVED RILLING AND CONCENTRATED FLOW BENEATH THE EROSION MAT. IF RILLING IS SEVERE ENOUGH TO PREVENT VEGETATION ESTABLISHMENT, REMOVE EROSION MAT, REGRADE, COMPACT, RE-SEED, AND REPLACE THE SECTION OF MAT.
  - IF PRODUCTS WITH PLASTIC NETTING ARE USED, REMOVE NETTING OR REPLACE MAT IF SEPARATION OF THE NETTING FROM THE MAT IS OBSERVED.
  - ALL MAINTENANCE ACTIVITIES SHOULD OCCUR AS SOON AS POSSIBLE WITH CONSIDERATION OF SITE CONDITIONS.

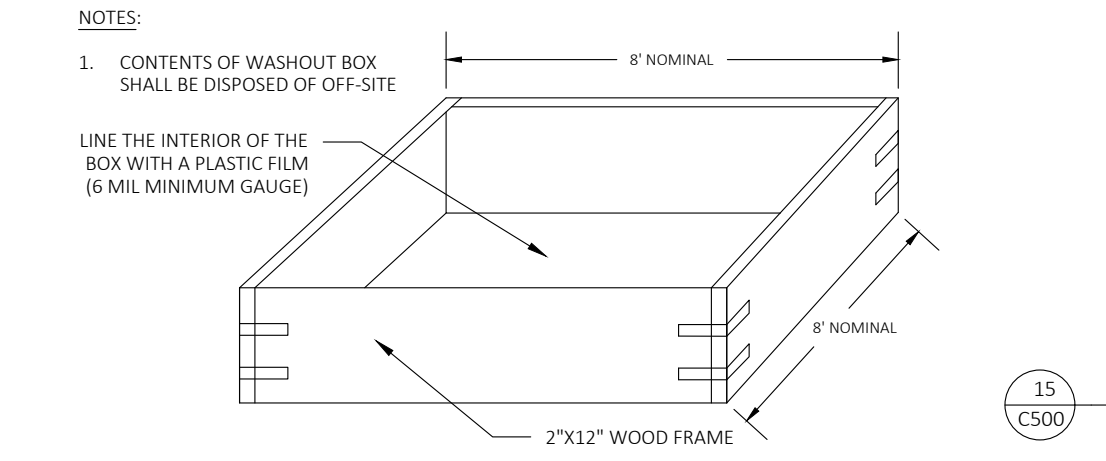
13 C500 MEDIUM PAVEMENT SECTION - PARKING LOT



8 C500 MID-BLOCK CROSSING - TYPE 7A



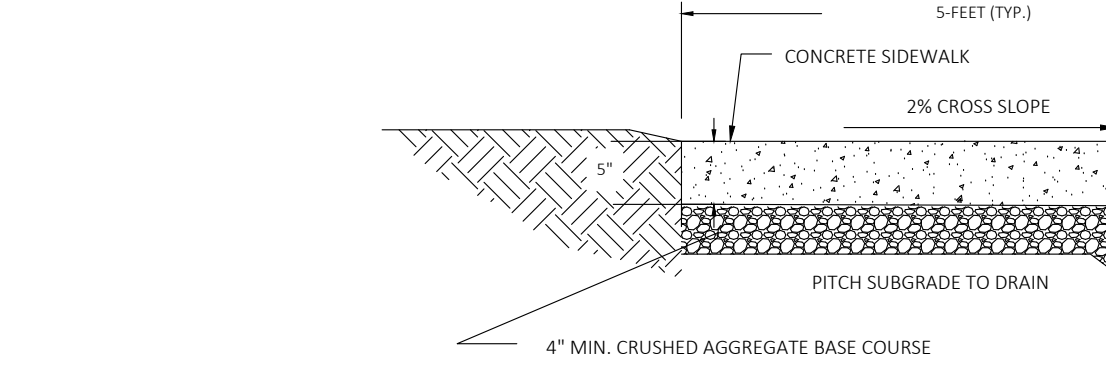
9 C500 18" STANDARD CURB AND GUTTER



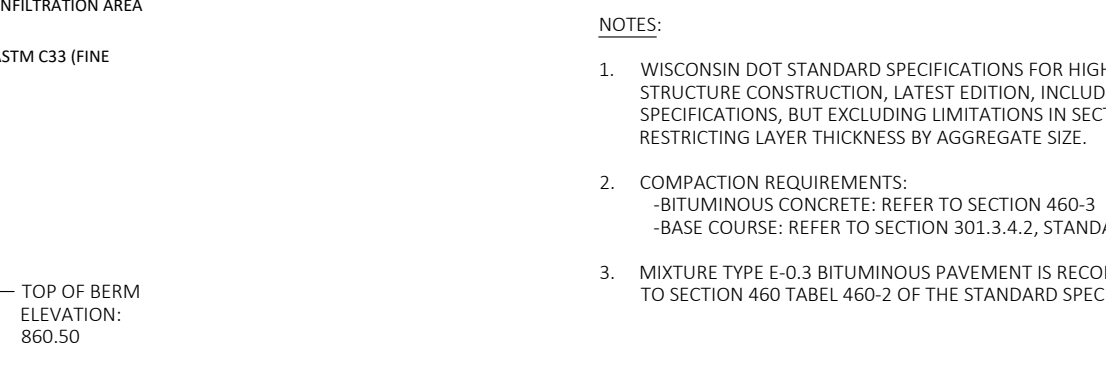
10 C500 CONCRETE WASHOUT BOX DETAIL



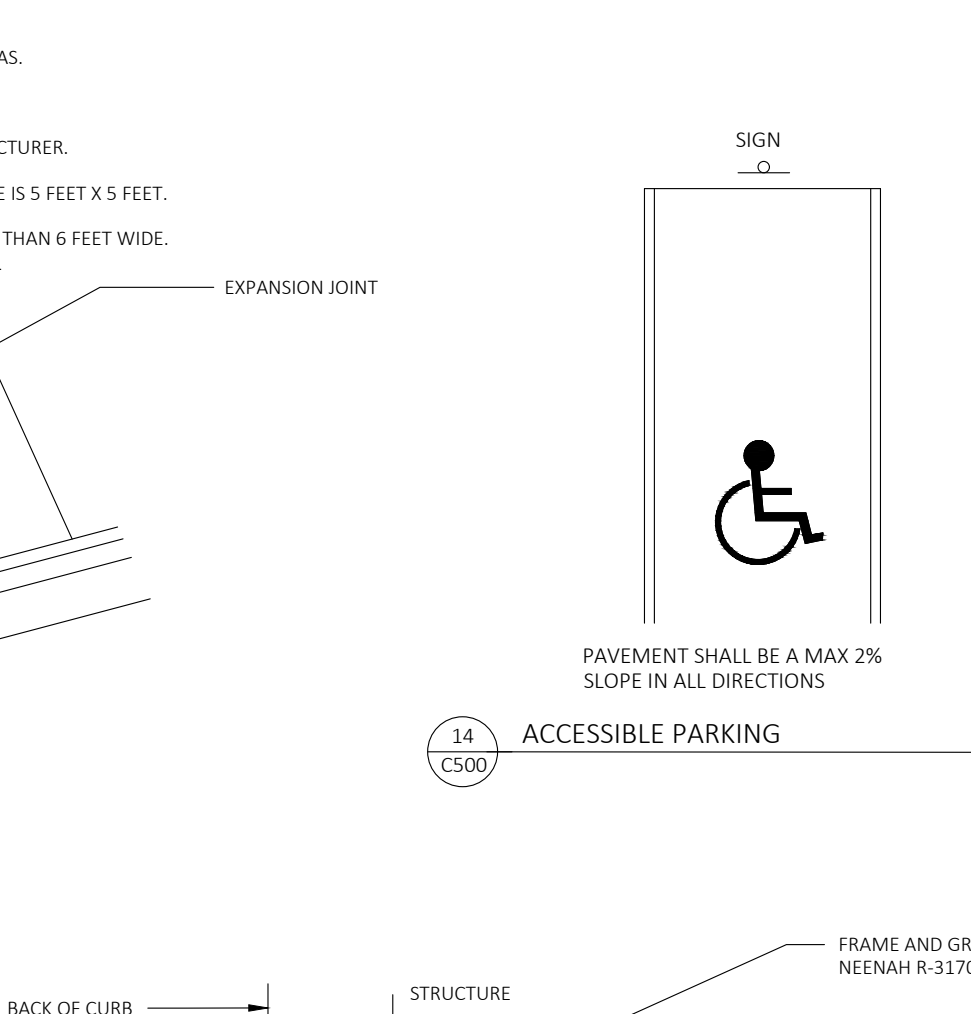
11 C500 24" VALLEY GUTTER



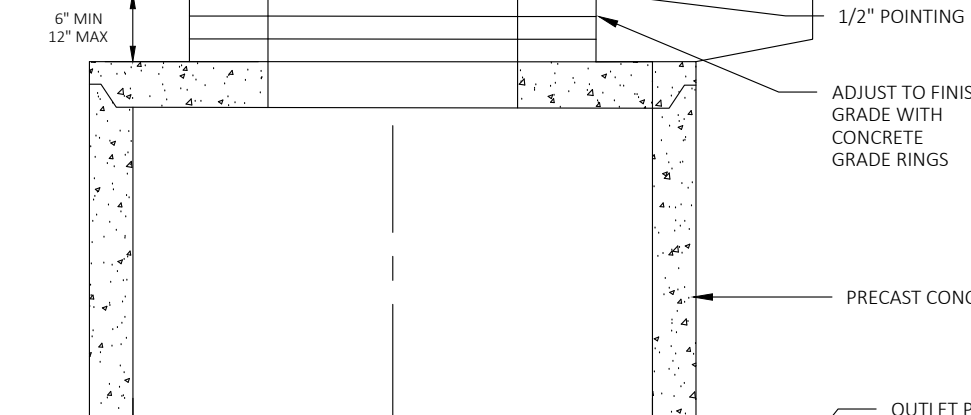
12 C500 THICKENED EDGE CONCRETE SIDEWALK



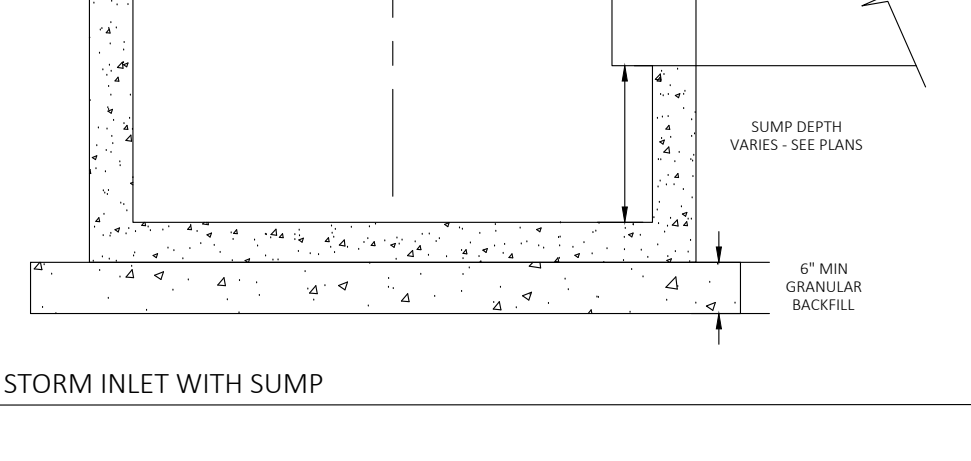
13 C500 MEDIUM PAVEMENT SECTION - PARKING LOT



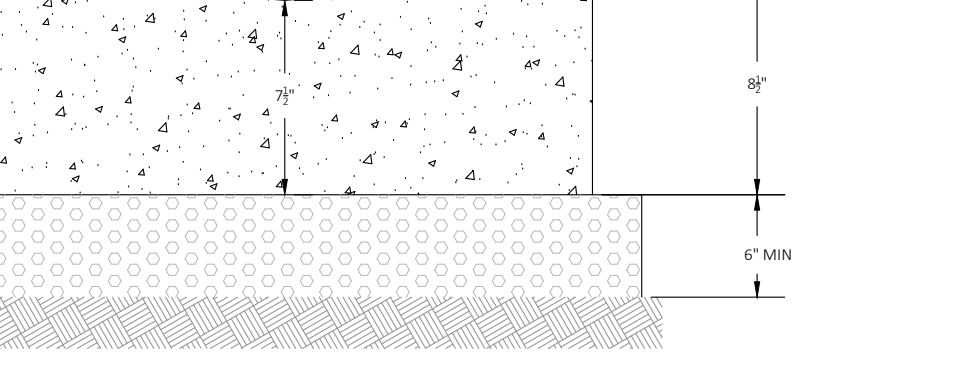
15 C500 STORM INLET WITH SUMP



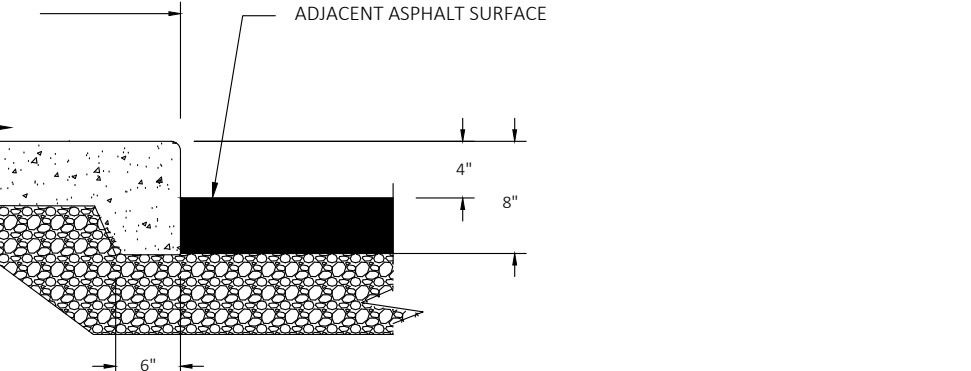
15 C500 STORM INLET WITH SUMP



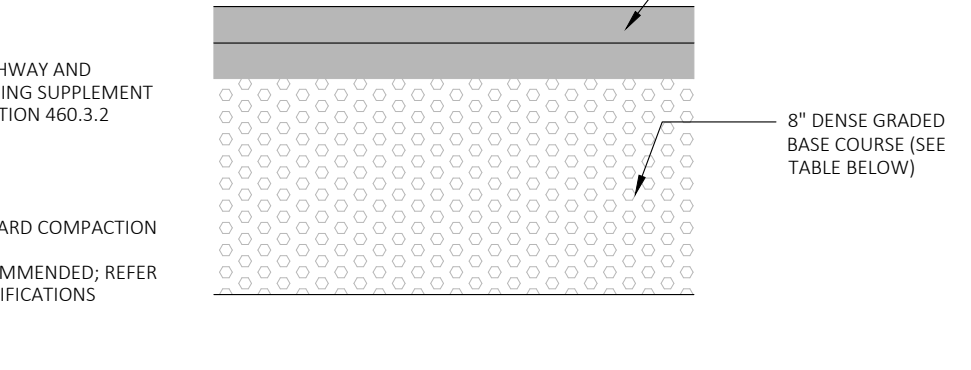
15 C500 STORM INLET WITH SUMP



15 C500 STORM INLET WITH SUMP



15 C500 STORM INLET WITH SUMP



15 C500 STORM INLET WITH SUMP

| RECOMMENDED MEDIUM-DUTY PAVEMENT SECTION |                      |                                      |
|--|----------------------|--------------------------------------|
| MATERIAL                                 | LAYER THICKNESS, IN. | WDOT SPECIFICATION                   |
| BITUMINOUS UPPER LAYER (SURFACE COURSE)  | 2                    | SECTION 460, TABLE 460-1, 9.5 mm     |
| BITUMINOUS LOWER LAYER (BINDER COURSE)   | 2                    | SECTION 460, TABLE 460-1, 12.5 mm    |
| DENSE GRADED BASE COURSE                 | 8                    | SECTIONS 301 AND 305, 75 AND 31.5 mm |
| GEOTEXTILE                               | NO                   | N/A                                  |
| TOTAL THICKNESS                          | 12                   |                                      |

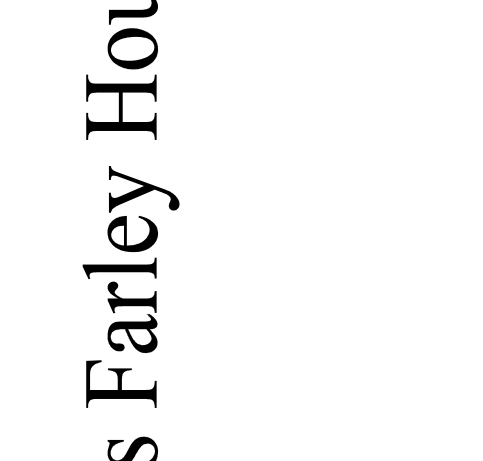
13 C500 MEDIUM PAVEMENT SECTION - PARKING LOT



15 C500 STORM INLET WITH SUMP



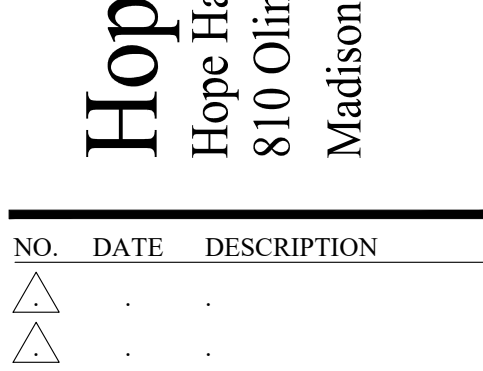
15 C500 STORM INLET WITH SUMP



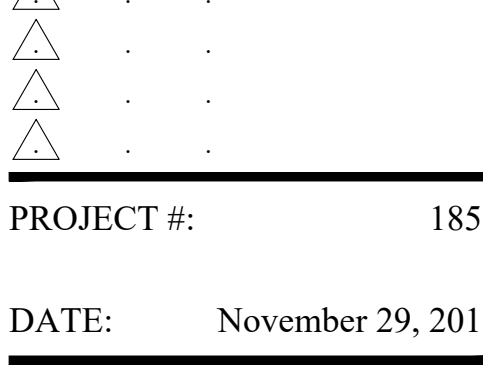
15 C500 STORM INLET WITH SUMP



15 C500 STORM INLET WITH SUMP



15 C500 STORM INLET WITH SUMP



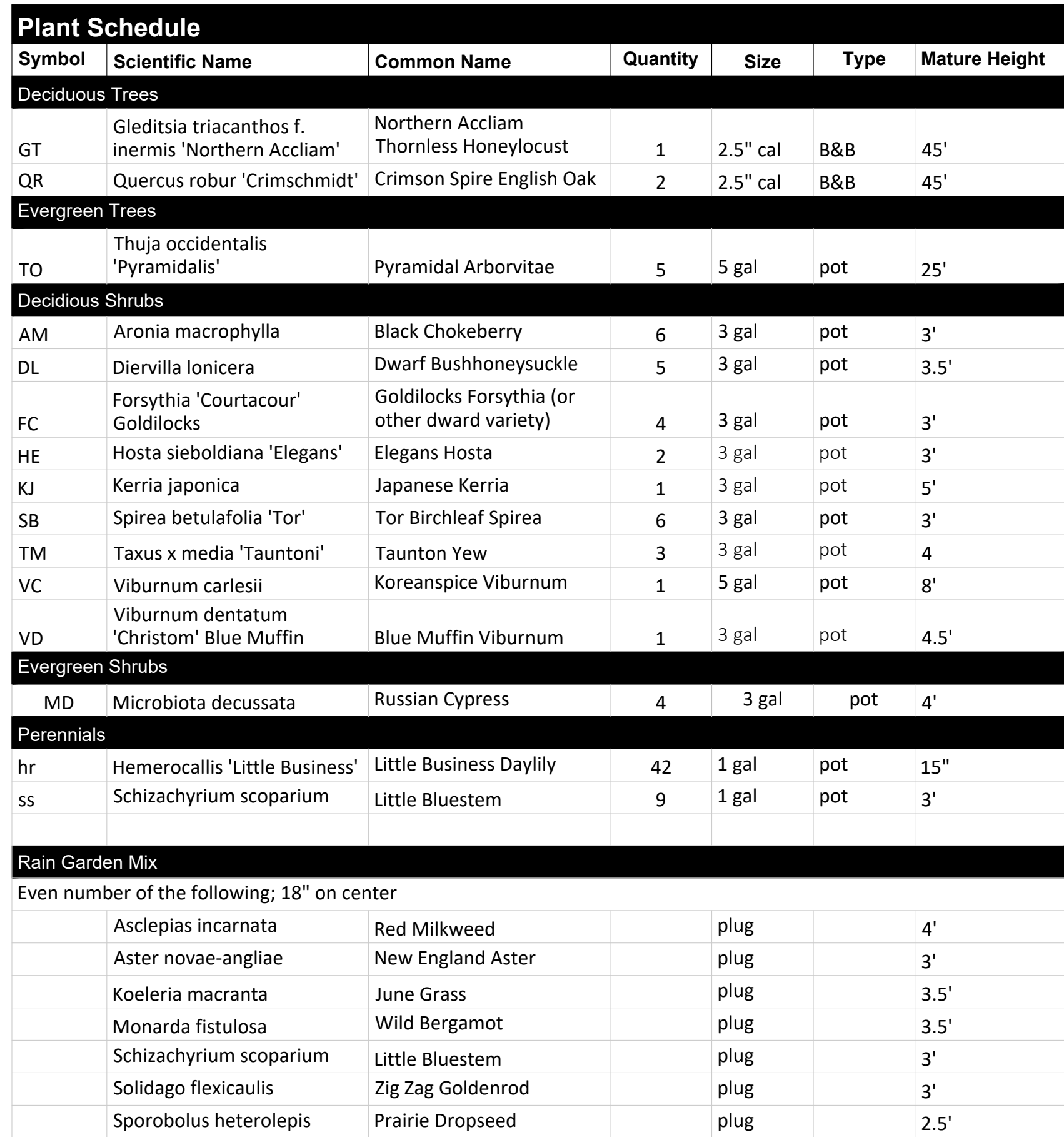
15 C500 STORM INLET WITH SUMP

| NO. | DATE | DESCRIPTION |
|-----|------|-------------|
| 1   |      |             |
| 2   |      |             |
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| 4   |      |             |
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| 14  |      |             |
| 15  |      |             |

15 C500 STORM INLET WITH SUMP

15 C500 STORM INLET WITH SUMP





REVISION DATE: XX/XX/XX

**Montgomery Associates**  
Resource Solutions *LLC*  
119 SOUTH MAIN STREET  
COTTAGE GROVE, WI 53527 (608) 839.4422



**Associates**  
Resource Solutions, LLC

SHEET L100

PLOT NAME : \_\_\_\_\_



# CITY OF MADISON LANDSCAPE WORKSHEET

Section 28.142 Madison General Ordinance

Project Location / Address 810 W. OLIN AVE  
Name of Project HOPE HAVEN "THE CHRIS FARLEY HOUSE"  
Owner / Contact \_\_\_\_\_  
Contact Phone \_\_\_\_\_ Contact Email \_\_\_\_\_

**\*\* Landscape plans for zoning lots greater than ten thousand (10,000) square feet in size  
MUST be prepared by a registered landscape architect. \*\***

## Applicability

The following standards apply to all exterior construction and development activity, including the expansion of existing buildings, structures and parking lots, except the construction of detached single-family and two-family dwellings and their accessory structures. The entire development site must be brought up to compliance with this section unless **all** of the following conditions apply, in which case only the affected areas need to be brought up to compliance:

- (a) The area of site disturbance is less than ten percent (10%) of the entire development site during any ten-(10) year period.
- (b) Gross floor area is only increased by ten percent (10%) during any ten-(10) year period.
- (c) No demolition of a principal building is involved.
- (d) Any displaced landscaping elements must be replaced on the site and shown on a revised landscaping plan.

## Landscape Calculations and Distribution

Required landscaped areas shall be calculated based upon the total developed area of the property. Developed area is defined as that area within a single contiguous boundary which is made up of structures, parking, driveways and docking/loading facilities, but excluding the area of any building footprint at grade, land designated for open space uses such as athletic fields, and undeveloped land area on the same zoning lot. There are three methods for calculating landscape points depending on the size of the lot and Zoning District.

- (a) For all lots except those described in (b) and (c) below, five (5) landscape points shall be provided for each three hundred (300) square feet of developed area.

Total square footage of developed area 5017

Total landscape points required 84

- (b) **For lots larger than five (5) acres**, points shall be provided at five (5) points per three hundred (300) square feet for the first five (5) developed acres, and one (1) point per one hundred (100) square feet for all additional acres.

Total square footage of developed area N/A

Five (5) acres = 217,800 square feet



## Tabulation of Points and Credits

Use the table to indicate the quantity and points for all existing and proposed landscape elements.

| Plant Type/ Element   | Minimum Size at Installation  | Points   | Credits/ Existing Landscaping |                 | New/ Proposed Landscaping |                 |
|---|---|--|-------------------------------|-----------------|---------------------------|-----------------|
|   |   |  | Quantity                      | Points Achieved | Quantity                  | Points Achieved |
| Overstory deciduous tree  | 2½ inch caliper measured diameter at breast height (dbh)  | 35   |                               |                 | 3                         | 105             |
| Tall evergreen tree (i.e. pine, spruce)                           | 5-6 feet tall   | 35   |                               |                 | Ø                         |                 |
| Ornamental tree   | 1 1/2 inch caliper  | 15   |                               |                 | Ø                         |                 |
| Upright evergreen shrub (i.e. arborvitae)                         | 3-4 feet tall   | 10   |                               |                 | 5                         | 50              |
| Shrub, deciduous  | #3 gallon container size, Min. 12"-24"  | 3  |                               |                 | 24                        | 72              |
| Shrub, evergreen  | #3 gallon container size, Min. 12"-24"  | 4  |                               |                 | 7                         | 28              |
| Ornamental grasses/ perennials                                    | #1 gallon container size, Min. 8"-18"   | 2  |                               |                 | 31                        | 62              |
| Ornamental/ decorative fencing or wall                            | n/a   | 4 per 10 lineal ft.                                      |                               |                 | Ø                         |                 |
| Existing significant specimen tree                                | Minimum size: 2 ½ inch caliper dbh.<br>*Trees must be within developed area and cannot comprise more than 30% of total required points. | 14 per caliper inch dbh.<br>Maximum points per tree: 200 |                               |                 | Ø                         |                 |
| Landscape furniture for public seating and/or transit connections | * Furniture must be within developed area, publically accessible, and cannot comprise more than 5% of total required points.            | 5 points per "seat"                                      |                               |                 | Ø                         |                 |
| <b>Sub Totals</b>   |   |  |                               |                 |                           | 317             |

### **Legal Descriptions**

LOTS 3 AND 4, BLOCK 3, SOUTH MADISON, RECORDED IN VOLUME A OF PLATS ON PAGE 20, AS DOCUMENT NUMBER 180760, DANE COUNTY REGISTRY, LOCATED IN PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, more fully described as follows: Commencing at the meander corner for the West quarter corner of said Section 26; thence South 88 degrees 55 minutes 18 seconds East along the south line of said northwest quarter, 1439.74 feet; thence North 01 degrees 04 minutes 42 seconds East, 399.01 feet to the point of beginning, also being the north right of way of West Olin Avenue; thence North 88 degrees 40 minutes 40 seconds West along said north right of way, 99.63 feet; thence North 01 degrees 07 minutes 56 seconds East, 149.95 feet to the south right of way of a public alley; thence South 88 degrees 35 minutes 34 seconds East along said south right of way, 100.09 feet; thence South 01 degrees 18 minutes 22 seconds West, 149.81 feet to the point of beginning,