# **MULTI-TENANT BUILDING**

### 4702 EAST TOWNE BLVD. MADISON, WI 53704

#### PROJECT DATA

LOCATION: 4702 EAST TOWNE BLVD.
MADISON, WI. 53704

REGULATING MUNICIPALITIES:

BUILDING CODE:

E: CITY OF MADISON ZONING ORDINANCES DANE COUNTY ZONING ORDINANCES WSCONSIN ADMINISTRATIVE CODE

PROJECT DESCRIPTION

ZONING DESIGNATION: CC-T COMMERCIAL CORRIDOR - TRANSITIONAL

NEW MULTI-TENANT BUILDING, SINGLE STORY

RCA & HEIGHT: (BC TABLE 504.3) = 60 FEET ABOVE GRADE PLANE HEIGHT (BC TABLE 504.4) = 2 STORIES PLUS ONE STORY FOR SPRINKLERED AREA (BC TABLE 506.2) = 24,000 SF / FLOOR

BUILDING AREA & HEIGHT: HEIGHT = 26 FEET ABOVE GRADE PLANE # STORIES = 1 STORIES TOTAL AREA = 9,650 SF

NUMBER OF OCCUPANTS: (TABLE 1004.1.2)

UIREMENTS:
1 STALLS / 400 SF/ OCCUPANTS 27 STALLS REQUIRED
2 ADA STALLS REQUIRED
TOTALS STALLS = 68 STANDARD PROVIDED, 4 ADA PROVIDED

TOTAL BIKE PARKING STALLS = 8 PROVIDED

ALL FIXTURES TO COMPLY WITH ICC A117.1 FULLY SPRINKLERED BLDG: NFPA-13

1 HR FIRE BARRIER SEPARATION WALLS (TABLE 508.4)

TWO EXISTS FROM BUILDING REQUIRED. TWO PROVIDED AT EACH TENANT

r: ALL FLOORS SHALL BE ACCESSIBLE IF GREATER THAN 1,500 SF ALL EXITS SHALL BE ACCESSIBLE FOLLOW IBC AND ANSI 117

#### **GENERAL PROJECT NOTES:**

1. DIMENSIONS ARE TO FACE OF STUD OR TO COLUMN CENTERLINE UNLESS NOTED OTHERWISE. VERIFY ALL EXISTING CONDITIONS AND ADJUST WALL DIMENSIONS ACCORDINGLY. CONTACT ARCHITECT WITH ANY DISCREPANCIES.

CONTRACTOR SHALL NOTIFY ARCHITECT IMMEDIATELY UPON DISCOVERING ANY DISCREPANCIES OR CONFLICTING INFORMATION IN THESE DOCUMENTS. CONTRACTOR SHALL CAREFULLY REVIEW AND COMPARE ALL DRAWINGS DURING THE BIDDING PERIOD AND BEFORE INSTALLATION OF THEIR WORK. ANY INCONSISTENCIES IN THE DRAWINGS SHALL BE REPORTED PROMPTLY TO THE ARCHITECT AND ENGINEER(S) FOR CLARIFICATION.

3. DO NOT SCALE DRAWINGS. THE DRAWINGS ARE NOT NECESSARILY TO SCALE - USE GIVEN DIMENSIONS, DIMENSIONS TAKE PRECEDENCE OVER SCALE. CONTRACTOR TO VERIFY ALL DIMENSIONS IN FIELD.

4. CONTRACTOR SHALL NOTIFY ARCHITECT AND OWNER IMMEDIATELY UPON DISCOVERING ANY UNANTICIPATED EXISTING SITE CONDITIONS AFFECTING THE EXECUTION OF THESE DOCUMENTS (SUCH AS HAZARDOUS MATERIALS, ETC.).

5. CONTRACTOR SHALL ABIDE BY ALL LOCAL, STATE AND FEDERAL CODES AND REGULATIONS GOVERNING THIS PROJECT.

6. JOB SITE SHALL BE BROOM SWEPT AND CLEAN AT THE END OF EACH DAY. ALL DEBRIS SHALL BE PICKED UP AND DISPOSED OF PROPERLY INTO APPROVED CONTAINER.

7. MAINTAIN DESIGNATED EGRESS ROUTES DURING CONSTRUCTION BY KEEPING CLEAR OF CONSTRUCTION DEBRIS AND CLEARLY MARKING THE PATH OF EGRESS TRAVEL

8. ALL MECHANICAL (HVAC), ELECTRICAL, AND PLUMBING ("MEP")
DESIGN AND CONSTRUCTION TO BE BY A DESIGN-BUILD DELIVERY
METHOD AND ARE SUBSEQUENTLY NOT PART OF THESE DOCUMENTS.
IT IS THE MEP CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH
HE GENERAL CONTRACTOR AND WITH THESE DRAWINGS THE FINAL
DESIGN, RETROFIT AND INSTALLATION OF THESE SYSTEMS. NOTIFY
THE ARCHITECT PRIOR TO MAXING ANY REVISIONS TO THE
STRUCTURE OR ARCHITECTURAL FEATURES.

9. ELECTRICIAN TO VERIFY NEW LIGHT FIXTURE LAYOUT AND SUBMIT LIGHTING ENERGY CALC'S AS REQUIRED PER CODE, REVIEW PLAN AND LIGHTING FIXTURE SELECTION WITH ARCHITECT.

11, ENSURE A CLEAR PATHWAY TO ALL EXISTS IS MAINTAINED AND SUSTAINED.

12. WITHIN THIS DOCUMENT "NORTH, SOUTH, EAST, WEST" ARE REFERRED TO AS PROJECT NORTH AND MAY NOT BE TRUE NORTH

13. ALL EXPOSED WOOD, OR IN CONTACT WITH CONC, OR MASONRY, SHALL BE PRESSURE TREATED

14. VERIFY ALL ROUGH OPENINGS WITH RESPECTIVE MFG

15. PROVIDE SOUND BATT INSULATION AT ALL DEMISING WALLS, SEPARATION WALLS, AND AT BATHROOM, AND MECHANICAL ROOM

16. PROVIDE MOISTURE RESISTANT GWB AT ALL PLUMBING WALLS

18. VERIFY SELECTED APPLIANCES IN COMMON ROOMS MEET ACCESSIBILITY CODE ANSI A 117.1 2013

19. PROVIDE 2X BLOCKING AT ALL GRAB BAR LOCATIONS PER ANSI A117.1 2009 20. PROVIDE FIRE BLOCKING THROUGHOUT ENTIRE BUILDING PER IBC 717.2

21. SUBMIT ALL MATERIALS, SHOP DRAWINGS, PLAN MODIFICATIONS TO THE ARCHITECT FOR REVIEW AND APPROVAL

SHEET INDEX					
SHEET		REVISIONS			
NUMBER	SHEET NAME	MARK	DATE		

0.1	COVER SHEET	PC SUBMITTAL	2019/03/06
1.0	EXISTING SITE	PC SUBMITTAL	2019/03/06
1.1	EXISTING EXTERIOR PHOTOS	PC SUBMITTAL	2019/03/06
1.2	EXISTING EXTERIOR PHOTOS	PC SUBMITTAL	2019/03/06
1.3	EXISTING EXTERIOR PHOTOS	PC SUBMITTAL	2019/03/06
2.1	EXISTING INTERIOR PHOTOS	PC SUBMITTAL	2019/03/06
2.2	EXISTING INTERIOR PHOTOS	PC SUBMITTAL	2019/03/06
2.2	EXISTING INTERIOR PHOTOS	PC SUBMITTAL	2019
VIL			

31,1	EXISTING CONDITIONS		1
21.2	DEMOLITION PLAN		
22.0	SITE PLAN		
23.0	GRADING PLAN		
3.1	EROSION CONTROL PLAN		
24.0	UTILITY PLAN		
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CIVIL - I	LANDSCAPE		
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LS1.1	LANDSCAPE PLAN	
CIVIL -	SITE LIGHTING	

ARCHIT	FECTURAL		
A2.2	FIRST FLOOR PLAN	PC SUBMITTAL	2019/03/06
A2.3	ROOF PLAN	PC SUBMITTAL	2019/03/06
A2.4	PATIO ENLARGED PLAN	PC SUBMITTAL	2019/03/06
A3.1	EXTERIOR ELEVATIONS	PC SUBMITTAL	2019/03/06
A3.2	3D RENDERING	PC SUBMITTAL	2019/03/06
A3.3	3D RENDERING	PC SUBMITTAL	2019/03/06

# **PROJECT LOCATION**



# BUILDING **NEW MULTI-TENANT BUILDING** 4702 EAST TOWNE BLVD. Madison, WI 53704 **MULTI-TENANT**

**PROJECT CONTACTS:** 

CONTACT:

STEVE DORAN

SKETCHWORKS ARCHITECTURE, LLC 7780 ELMWOOD AVE., STE 208

STRUCTURAL ENGINEER:
MP<sup>2</sup> STRUCTURAL ENGINEERS, LLC
583 D'ONOFRIO DR., STE 201

CONTACT:

<u>CIVIL ENGINEER:</u> PROFESSIONAL ENGINEERING, LLC 818 N. MEADOWBROOK LANE

OWNER: GALWAY COMPANIES, LLC 6430 BRIDGE RD., STE. 230

CONTACT:

BRAD KONING (ARCHITECT)

ROXANNE JOHNSON, P.E.

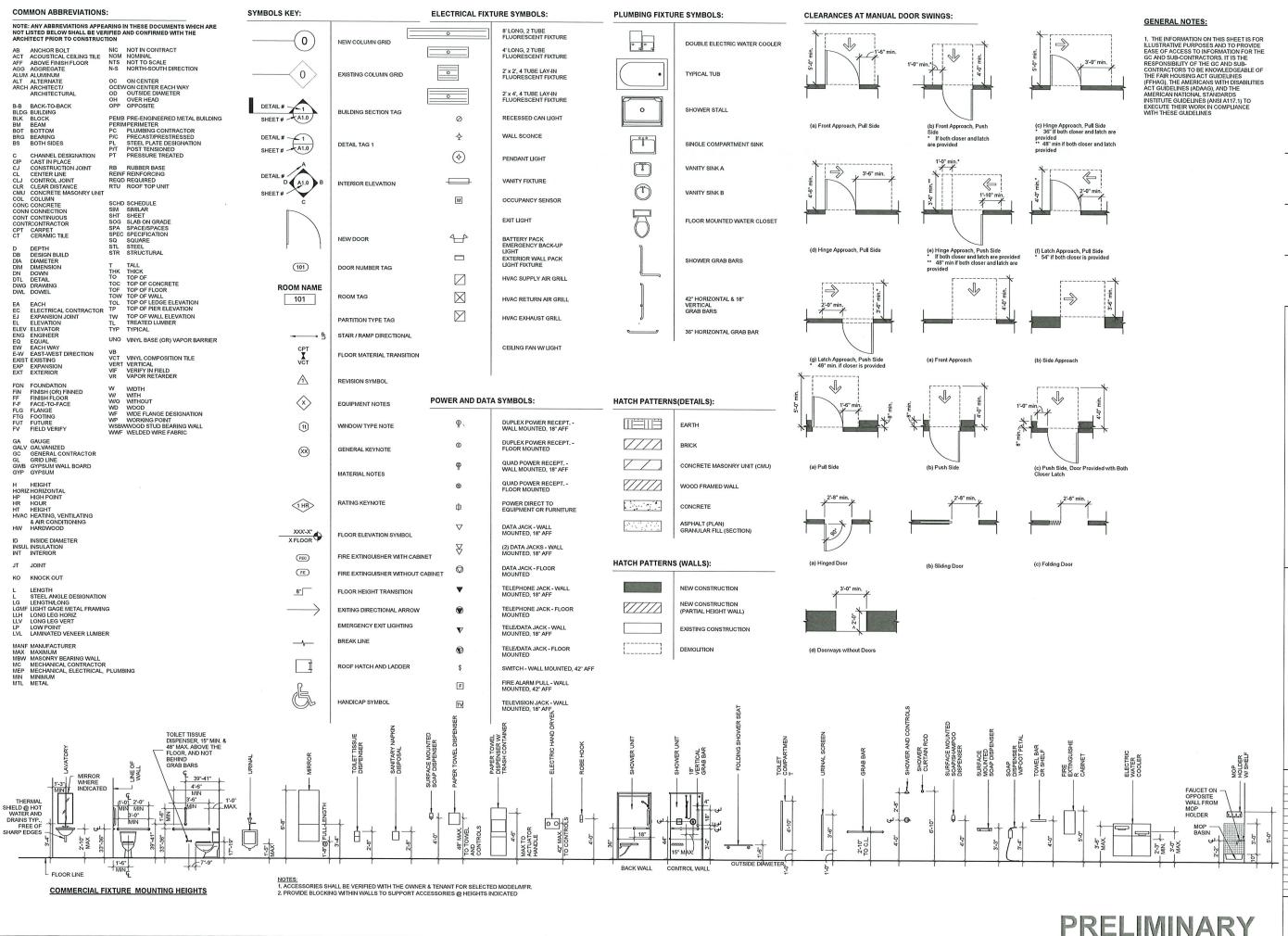
**PRELIMINARY** 

Project Status

SHEET

COVER :

**A0.1** 



SKetch Works

architecture

TRO BIRROLL MASSES

AND BIRROLL MASSES

MULTI-TENANT BUILDING

NEW MULTI-TENANT BUILDING 4702 EAST TOWNE BLVD. MADISON, WI 53704

SYMBOLS & ABBREVIATIONS

Project Status

**A0.2** 



MULTI-TENANT BUILDING
NEW MULTI-TENANT BUILDING

4702 EAST TOWNE BLVD. Madison, Wi 53704

EXISTING SITE

Project Status

A 2019/03/06 PC SUBMITTAL

N 2019/03/00 PC S

**G1.0** 







4702 EAST TOWNE BLVD - CORNER OF E WASHINGTON/ ZEIER RD, EXISTING DRIVE THRU



4702 EAST TOWNE BLVD - CORNER OF EAST TOWNE BLVD/ ZEIER RD



4702 EAST TOWNE BLVD - CORNER OF EAST TOWNE BLVD/ ZEIER RD



4702 EAST TOWNE BLVD - ZEIER RD





4702 EAST TOWNE BLVD - E WASHINGTON



4702 EAST TOWNE BLVD - E WASHINGTON



4702 EAST TOWNE BLVD - EAST TOWNE BLVD

2019/03/06 PC SUBM





4702 EAST TOWNE BLVD - EAST ELEVATION



4702 EAST TOWNE BLVD - WEST ELEVATION



4702 EAST TOWNE BLVD - EAST TOWNE MALL MONUMENT SIGN



4702 EAST TOWNE BLVD - SOUTH ELEVATION



# **MULTI-TENANT BUILDING**

NEW MULTI-TENANT BUILDING 4702 EAST TOWNE BLVD. MADISON, WI 53704

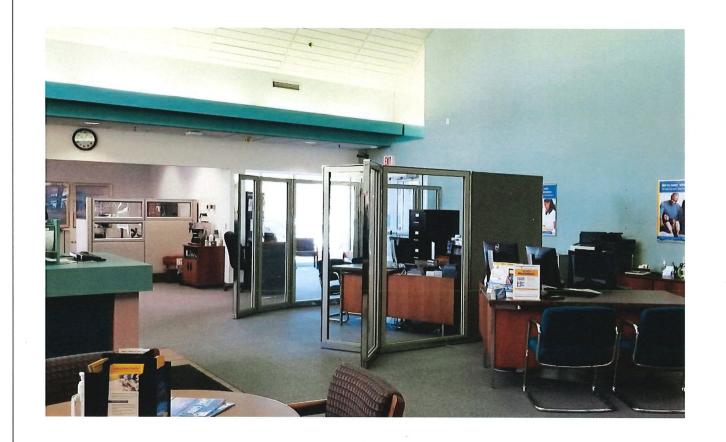
**EXISTING INTERIOR PHOTOS** 

Project Status

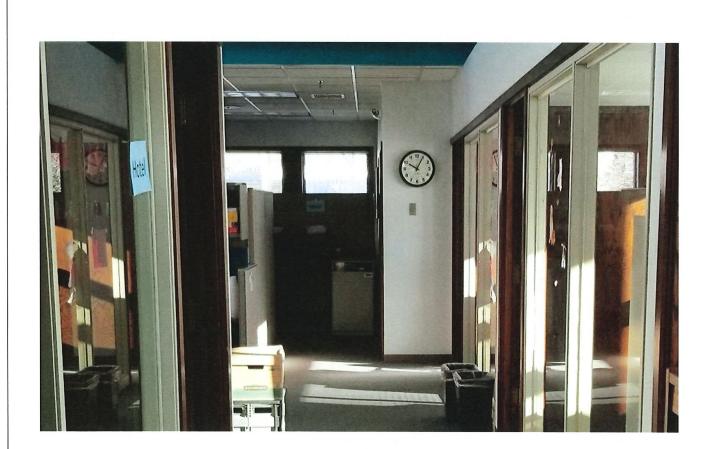
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2019/03/06 PC SUBMIT

**G2.1** 









PRELIMINARY

# **MULTI-TENANT BUILDING** NEW MULTI-TENANT BUILDING

4702 EAST TOWNE BLVD. Madison, Wi 53704

**G2.2** 

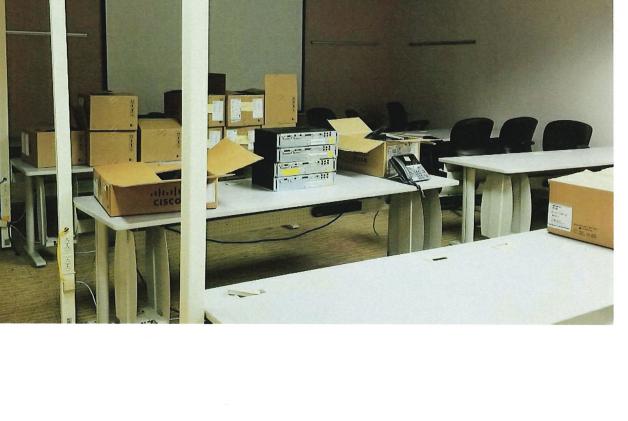
**PRELIMINARY** 

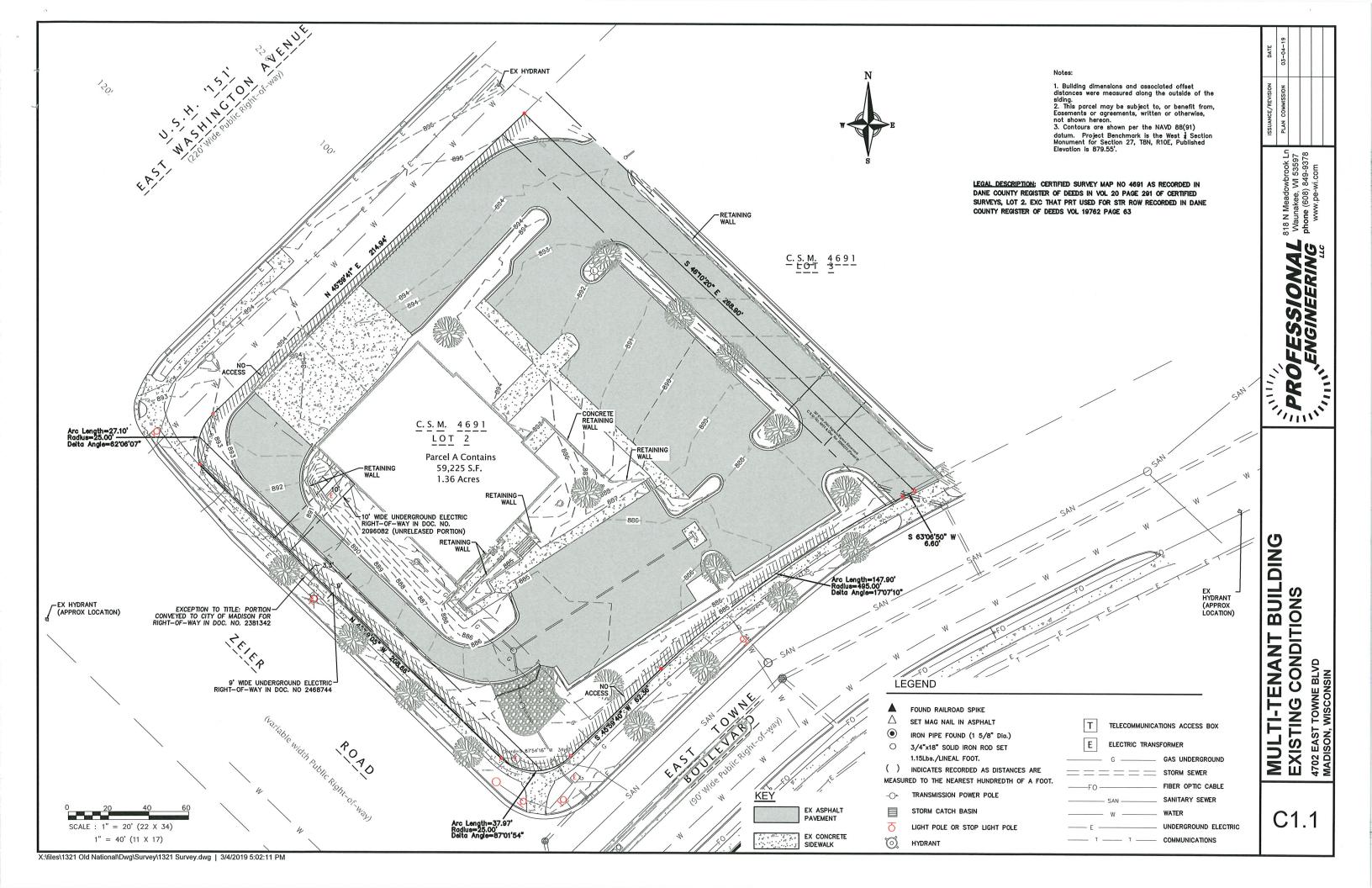


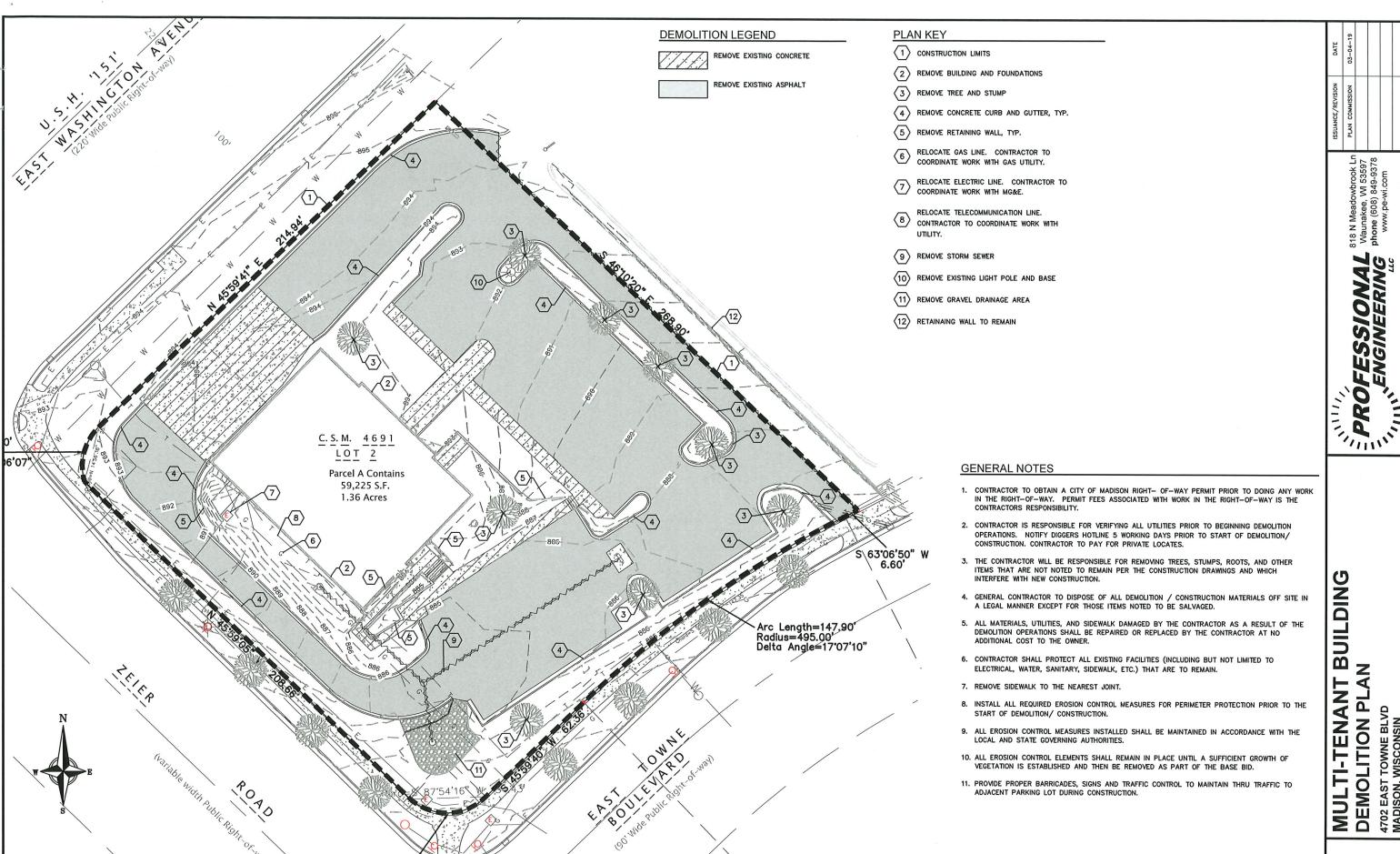












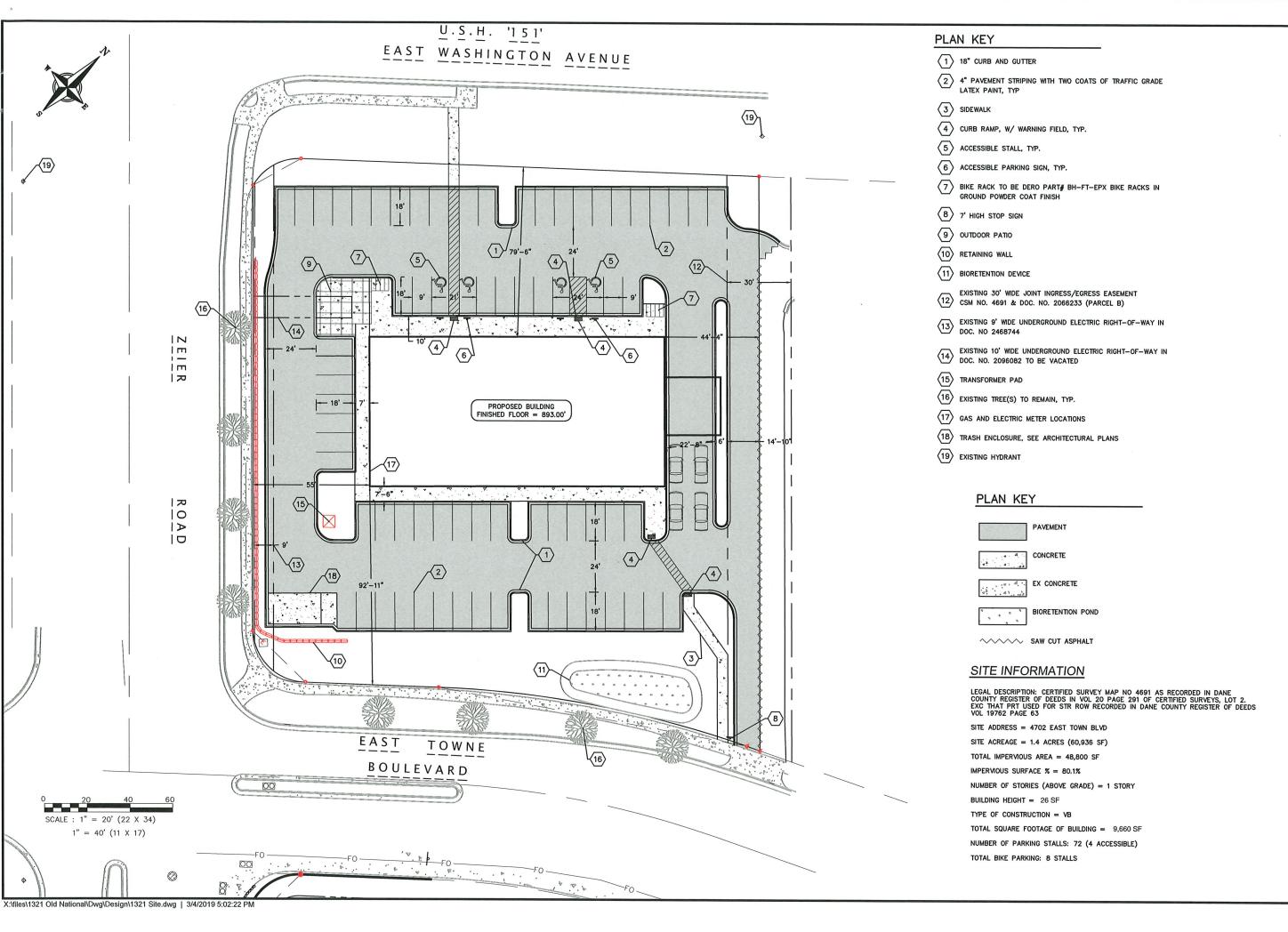
Arc Length=37.97' Radius=25.00' Delta Angle=87'01'54"

SCALE:  $1" = 20' (22 \times 34)$ 1" = 40' (11 X 17)

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C1.2



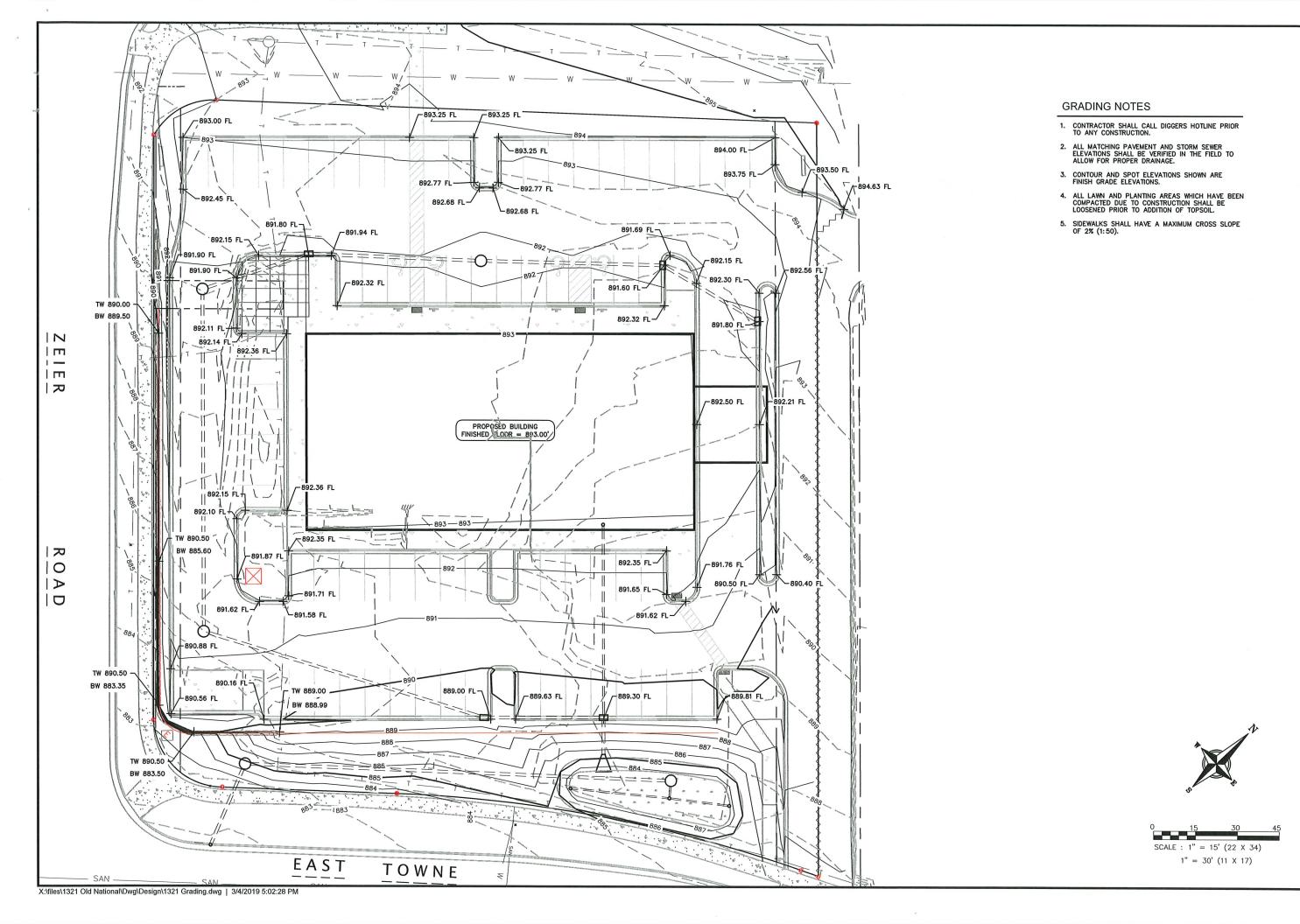
PROFESSIONAL Waunakee, WI 53597

ENGINEERING phone (608) 849-9378

www.pe-wi.com

MULTI-TENANT BUILDING SITE PLAN

C2.0



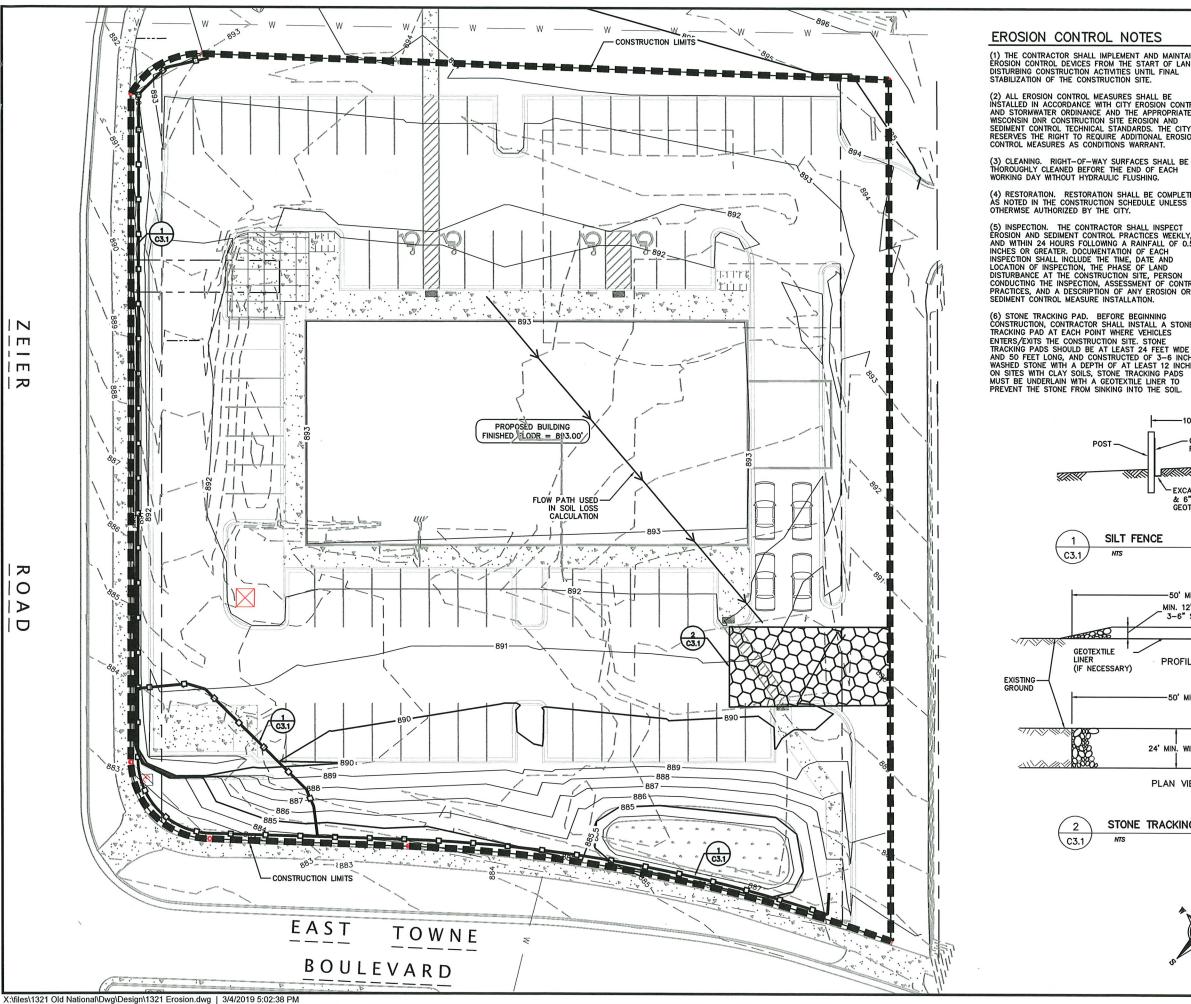
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818 N Meadowbrook Ln Waunakee, Wl 53597 phone (608) 849-9378 www.pe-wi.com

MULTI-TENANT BUILDING GRADING PLAN

C3.0

4702 EAST TOWNE BLVD MADISON, WISCONSIN



(1) THE CONTRACTOR SHALL IMPLEMENT AND MAINTAIN EROSION CONTROL DEVICES FROM THE START OF LAND DISTURBING CONSTRUCTION ACTIVITIES UNTIL FINAL STABILIZATION OF THE CONSTRUCTION SITE.

(2) ALL EROSION CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH CITY EROSION CONTROL AND STORMWATER ORDINANCE AND THE APPROPRIATE WISCONSIN DNR CONSTRUCTION SITE EROSION AND SEDIMENT CONTROL TECHNICAL STANDARDS. THE CITY RESERVES THE RIGHT TO REQUIRE ADDITIONAL EROSION CONTROL MEASURES AS CONDITIONS WARRANT.

(4) RESTORATION. RESTORATION SHALL BE COMPLETED AS NOTED IN THE CONSTRUCTION SCHEDULE UNLESS OTHERWISE AUTHORIZED BY THE CITY.

(5) INSPECTION. THE CONTRACTOR SHALL INSPECT EROSION AND SEDIMENT CONTROL PRACTICES WEEKLY, AND WITHIN 24 HOURS FOLLOWING A RAINFALL OF 0.5 INCHES OR GREATER. DOCUMENTATION OF EACH INSPECTION SHALL INCLUDE THE TIME, DATE AND LOCATION OF INSPECTION, THE PHASE OF LAND DISTURBANCE AT THE CONSTRUCTION SITE, PERSON CONDUCTING THE INSPECTION, ASSESSMENT OF CONTROL PRACTICES, AND A DESCRIPTION OF ANY EROSION OR SEDIMENT CONTROL MEASURE INSTALLATION.

(6) STONE TRACKING PAD. BEFORE BEGINNING CONSTRUCTION, CONTRACTOR SHALL INSTALL A STONE TRACKING PAD AT EACH POINT WHERE VEHICLES ENTERS/EXITS THE CONSTRUCTION SITE. STONE TRACKING PADS SHOULD BE AT LEAST 24 FEET WIDE AND 50 FEET LONG, AND CONSTRUCTED OF 3-6 INCH WASHED STONE WITH A DEPTH OF AT LEAST 12 INCHES. ON SITES WITH CLAY SOILS, STONE TRACKING PADS WUST BE UNDERLAIN WITH A GEOTEXTILE LINER TO PREVENT THE STONE FROM SINKING INTO THE SOIL.

(7) INLET PROTECTION. ALL INLETS SUBJECT TO DRAINAGE SHALL BE PROTECTED WITH TYPE D HYBRID INLET PROTECTION OR APPROVED EQUAL. ANY DEPOSITS OF DIRT, MUD, ROCK, DEBRIS, OR OTHER MATERIAL ENTERING THE STORM SEWER SYSTEM SHALL BE PROMPTLY AND THOROUGHLY CLEANED OUT.

(8) EROSION MAT. AREAS OR EMBANKMENTS HAVING SLOPES GREATER THAN OR EQUAL TO 4H:1V SHALL BE STABILIZED WITH WISCONSIN DOT CLASS 1, URBAN, TYPE B, EROSION MAT.

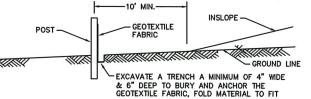
(9) TEMPORARY EROSION CONTROL. ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY MEASURES ARE NO LONGER

(10) STABILIZATION. STABILIZE AREAS OF FINAL GRADING WITHIN 7 DAYS OF REACHING FINAL GRADE.

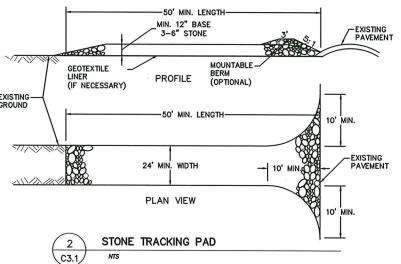
(11) TOPSOIL. A MINIMUM OF 4 INCHES OF TOPSOIL MUST BE APPLIED TO ALL AREAS TO BE SEEDED OR

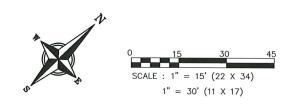
(12) SEEDING. SEED MIXTURE SHALL BE APPLIED AT A RATE OF 2 LBS PER 1,000 SF OF AREA OR AS NOTED ON THE LANDSCAPE PLAN.

(13) STOCKPILES. IMMEDIATELY STABILIZE STOCKPILES AND SURROUND STOCKPILES AS NEEDED WITH SILT FENCE OR OTHER PERIMETER CONTROL IF STOCKPILES WILL REMAIN INACTIVE FOR 7 DAYS OR LONGER.









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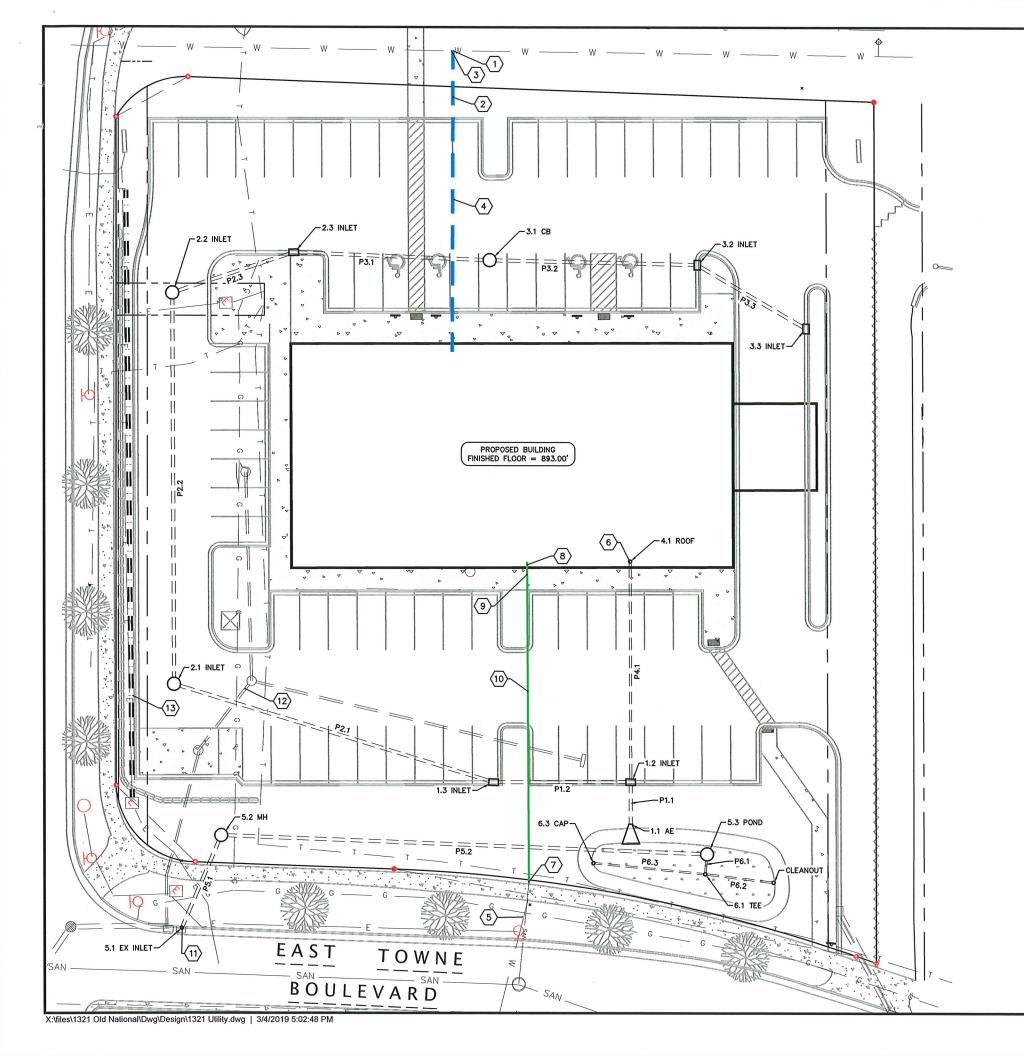
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MULTI-TENANT BUILDING EROSION CONTROL PLAN

4702 EAST TOWNE BLVD MADISON, WISCONSIN

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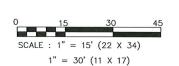


#### UTILITY NOTES

- 1. CONTRACTOR SHALL CALL DIGGERS HOTLINE PRIOR TO ANY CONSTRUCTION
- 2. ALL EXISTING UTILITIES SHOWN ON THE PLAN ARE APPROXIMATE AND WERE FIELD LOCATED FROM GROUND MARKING OR BASED OFF OF PREVIOUS PLANS. THE LOCATIONS ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY AND SHOULD BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
- 3. ALL SITE UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF MADISON STANDARD SPECIFICATIONS.
- 4. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A STREET OPENING PERMIT FOR ANY WORK TO BE DONE WITHIN THE RIGHT-OF-WAY.
- 5. CONTRACTOR SHALL OBTAIN ALL NECESSARY PLUGGING/CONNECTION PERMITS FROM THE CITY OF MADISON PRIOR TO ANY UTILITY WORK. CONTRACTOR TO NOTIFY THE PUBLIC WORKS DEPARTMENT A MINIMUM OF 48 HOURS BEFORE CONNECTING TO PUBLIC UTILITIES.
- 6. RESTORATION OF PAVEMENT, CURB & GUTTER, AND SIDEWALK WITHIN THE STREET RIGHT OF WAY IS CONSIDERED INCIDENTAL AND SHALL BE INCLUDED IN THE COST OF THE UNDERGROUND IMPROVEMENTS.
- 7. ALL STORM SEWER PIPE TO BE SDR-35 AS NOTED ON THE STORM SEWER SCHEDULE. ALL BRANCH CONNECTIONS TO BE WYES WITH 45 DEGREE BENDS.
- 8. CONTRACTOR SHALL CONFIRM CONNECTION ELEVATION GRADES OF ALL PIPES PRIOR TO BEGINNING CONSTRUCTION.
- 9. PRIVATE WATER MAIN 4" AND LARGER SHALL BE DUCTILE IRON OR C900 PVC. WATER SERVICES 2" AND SMALLER SHALL BE TYPE K, COPPER.
- 10. SANITARY SEWER SERVICES SHALL BE SDR-35 PVC.
- 11. ANY PERSON WHO INSTALLS A NONCONDUCTIVE WATER OR SEWER LATERAL MUST ALSO INSTALL A LOCATION WIRE OR OTHER EQUALLY EFFECTIVE MEANS FOR MARKING THE LOCATION OF THE LATERAL. METHOD SHALL BE APPROVED BY THE CITY.
- 12. CONTRACTOR TO COORDINATE NEW, RELOCATED AND/OR ABANDONED GAS, ELECTRIC, TELEPHONE, AND CABLE WITH APPROPRIATE UTILITY COMPANIES.
- 13. UTILITIES SERVING PROPOSED BUILDINGS SHALL BE STUBBED WITHIN 5' OF THE PROPOSED BUILDING(S) AND STAKED.
- 14. ALL WATER MAIN PIPE AND FITTINGS SHALL BE INSTALLED TO A MIN. DEPTH OF COVER OF 6.5'. AFTER REGRADING, EXISTING WATER MAIN PIPE WHICH DOES NOT MEET THIS REQUIREMENT SHALL BE INSULATED.
- 15. STORM SEWERS WHICH CROSS AN ACTIVE SEWER OR WATER MAIN OR LATERAL SHALL HAVE A MINIMUM CLEAR VERTICAL CLEARANCE OF THREE (3) FEET. CROSSINGS WITH LESSER VERTICAL CLEARANCE SHALL BE PROTECTED FROM FROST DAMAGE BY PLACEMENT OF 2—INCH THICK POLYSTYRENE BOARD INSULATION.
- 16. BUILDING PLUMBER SHALL VERIFY SIZE, SLOPE, AND EXACT LOCATION OF PROPOSED SANITARY LATERALS AND WATER SERVICES PRIOR TO INSTALLATION.
- 17. CONTRACTOR RESPONSIBLE FOR TRAFFIC CONTROL FOR WORK IN THE RIGHT-OF-WAY

#### PLAN KEY

- CONNECT TO EXISTING 20" WATER MAIN. COORDINATE INSTALLATION WITH MADISON WATER UTILITY
- (2) 6" D.I. WATER SERVICE WITH VALVE, VERIFY SIZE WITH ARCHITECT
- 3 6" WATER VALVE
- 4 CONNECT TO BUILDING WATER SERVICE
- 5 ABANDON EXISTING WATER SERVICE
- 6 CONNECT TO ROOF DRAINAGE SYSTEM
- (7) CONNECT TO EXISTING 6" SANITARY LATERAL
- 8 CONNECT TO SANITARY BUILDING SEWER, SEE PLUMBING PLANS
- 9 CLEANOUT
- (10) 6" SANITARY AT 1.04% MIN. SLOPE
- (11) CONNECT TO EXISTING STORM SEWER INLET
- (12) ABANDON EXISTING STORM SEWER
- 13 2-4" PVC CONDUITS INSTALLED 3' BELOW GRADE FOR MG&E ELECTRICAL. COORDINATE INSTALLATION WITH MG&E





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MULTI-TENANT BUILDING

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4702 EAST TOWNE BLVD MADISON, WISCONSIN

			STRUCTURE TABLE		
STRUCTURE NAME	SIZE	TOP OF CASTING	PIPES IN	PIPES OUT	CASTING
1.1 AE		882.75	P1.1, 12" INV IN =881.50		
1.2 INLET	2X3-FT	889.76	P4.1, 8" INV IN =884.00	P1.2, 12" INV OUT = 884.46 P1.1, 12" INV OUT = 881.76	NEENAH R-3067
1.3 INLET	2X3-FT	889.49	P2.1, 12" INV IN =884.50 P1.2, 12" INV IN =884.00		NEENAH R-3067
2.1 INLET	2X3-FT	891.31	P2.2, 12" INV IN =885.04	P2.1, 12" INV OUT = 885.04	NEENAH R-3067
2.2 INLET	2X3-FT	891.87	P2.3, 12" INV IN =886.00	P2.2, 12" INV OUT = 885.97	NEENAH R-3067
2.3 INLET	2X3-FT	891.81	P3.1, 12" INV IN =887.30	P2.3, 12" INV OUT = 887.14	NEENAH R-3067
3.1 CB	3-FT DIA.	891.56	P3.2, 12" INV IN =887.80	P3.1, 12" INV OUT = 887.70	NEENAH R-2050
3.2 INLET	2X3-FT	891.61	P3.3, 12" INV IN =888.50	P3.2, 12" INV OUT = 888.46	NEENAH R-3067
3.3 INLET	2X3-FT	891.81		P3.3, 12" INV OUT = 889.16	NEENAH R-3067
4.1 ROOF	CONNECT TO ROOF DRAIN	892.97		P4.1, 8" INV OUT = 886.31	X 0007
5.1 EX INLET	A 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	879.54	P5.1, 12" INV IN =878.37		
5.2 MH	4-FT DIA.	884.69	P5.2, 12" INV IN =878.65	P5.1, 12" INV OUT = 878.65	NEENAH R-1550
5.3 POND	3-FT DIA.	883.50	P6.1, 6" INV IN =880.10	P5.2, 12" INV OUT = 880.02	HAALA #CG36TM
6.1 TEE		883.50	P6.3, 6" INV IN =880.15 P6.2, 6" INV IN =880.15	P6.1, 6" INV OUT = 880.15	
6.3 CAP		883.72	· *	P6.3, 6" INV OUT = 880.43	
CLEANOUT		883.57		P6.2, 6" INV OUT = 880.32	

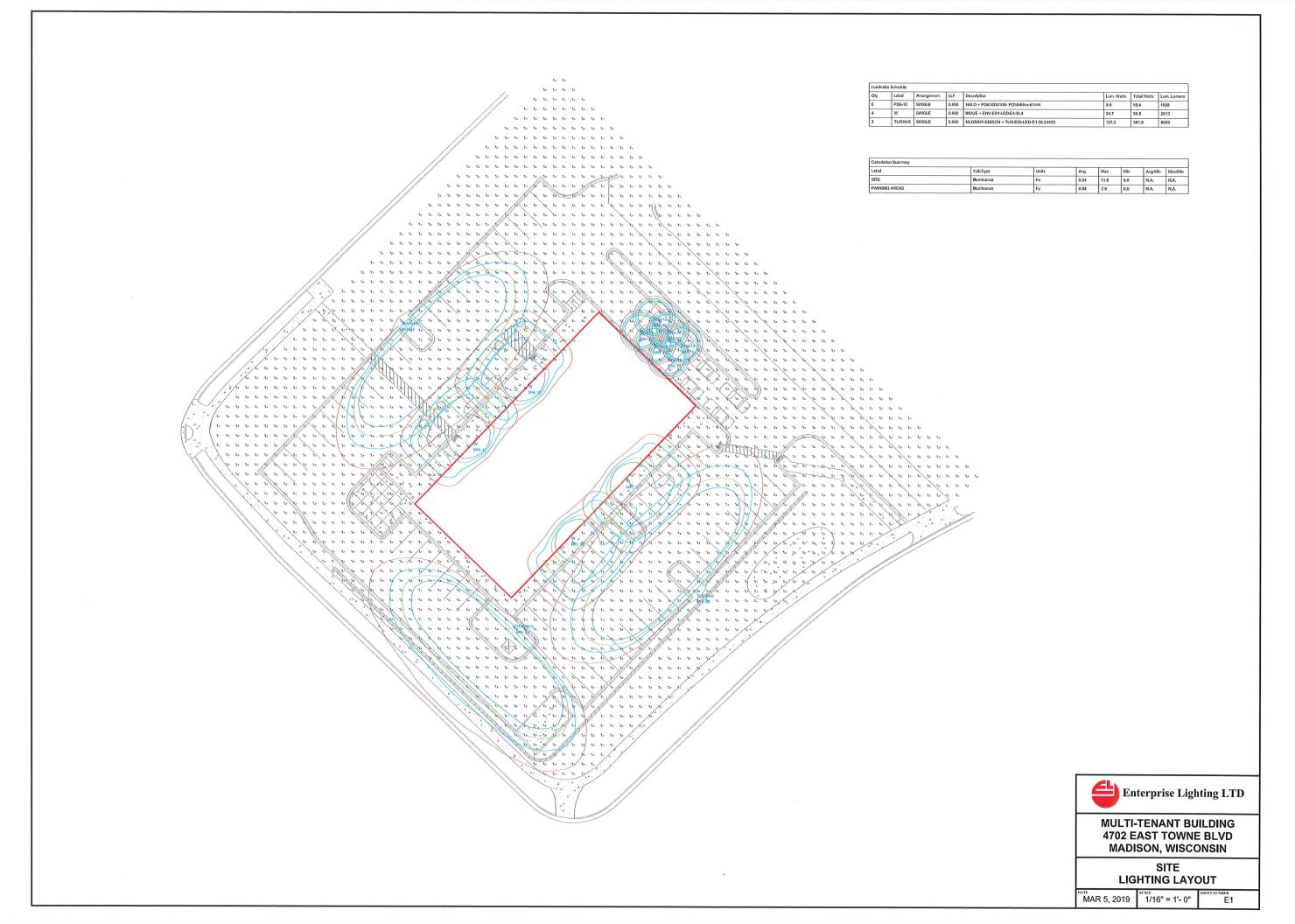
			PIP	E TABLE		
NAME	SIZE	LENGTH	SLOPE	MATERIAL	START INVERT ELEVATION	END INVERT ELEVATION
P1.1	12"	14'	2.02%	ADS N-12	881.76'	881.50'
P1.2	12"	43'	1.07%	ADS N-12	884.46'	884.00'
P2.1	12"	105'	0.51%	ADS N-12	885.04'	884.50'
P2.2	12"	123'	0.76%	ADS N-12	885.97'	885.04'
P2.3	12"	41'	2.84%	ADS N-12	887.14'	886.00'
P3.1	12"	62'	0.65%	ADS N-12	887.70'	887.30'
P3.2	12"	66'	1.02%	ADS N-12	888.46'	887.80'
P3.3	12"	40'	1.67%	ADS N-12	889.16'	888.50'
P4.1	8"	69'	3.35%	ADS N-12	886.31'	884.00'
P5.1	12"	32'	0.90%	ADS N-12	878.65'	878.37'
P5.2	12"	153'	0.90%	ADS N-12	880.02'	878.65'
P6.1	6"	7'	0.80%	ADS N-12	880.15	880.10
P6.2	6"	22'	0.80%	ADS N-12	880.32'	880.15'
P6.3	6"	36'	0.80%	ADS N-12	880.43'	880.15'

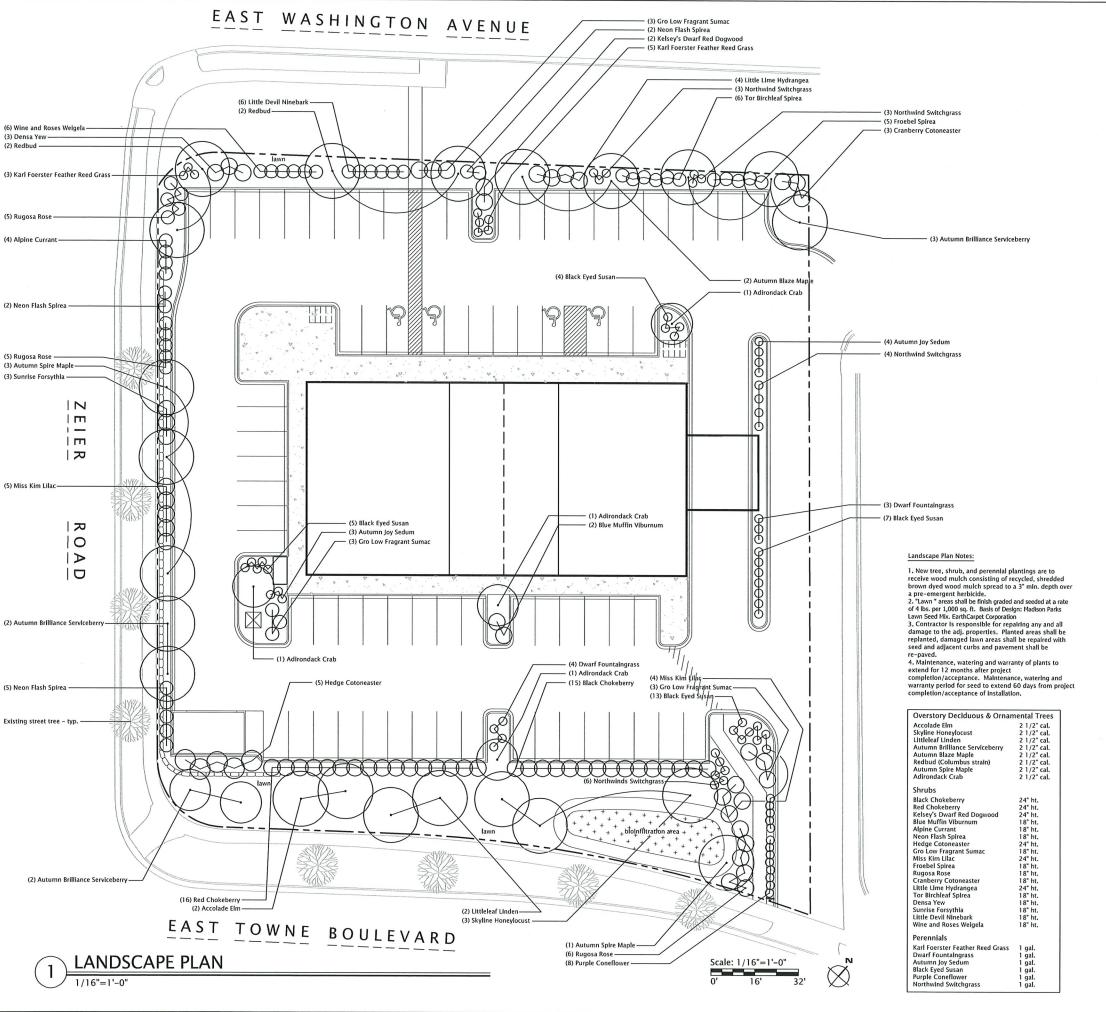
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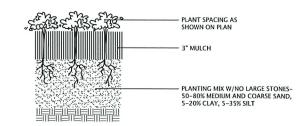
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MULTI-TENANT BUILDING STORM SEWER SCHEDULE 4702 EAST TOWNE BLVD MADISON, WISCONSIN

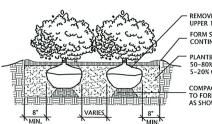
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### PERENNIAL PLANTING

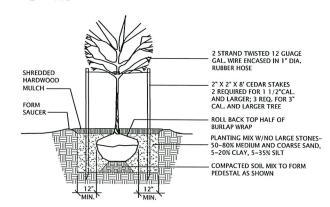


UPPER 1/3 OF BALL. FORM SAUCER WITH

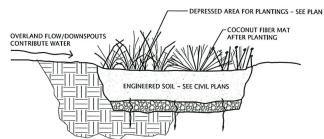
PLANTING MIX W/NO LARGE STONES-50-80% MEDIUM AND COARSE SAND, 5-20% CLAY, 5-35% SILT

COMPACTED SOIL MIX TO FORM PEDESTAL AS SHOWN

## SHRUB PLANTING



# TREE PLANTING



# **BIOINFILTRATION AREA**

Landscape Calculations and Distribution

Five (5) landscape points shall be provided per each (300) sf of developed area for first (5) acres Total sf of developed area = 36,478 sf (.84 acres)

Developed area (36,478) divided by (300)  $\times$  5 = 508 Points Required

Development Frontage Landscaping Total If of lot frontage = 733 Required Trees = 24 Required Shrubs = 122

#### Tabulation of Points and Credits:

Otre	Existing		Proposed	
Qty.	Pts.	Qty.	Pts	
-	-	24	84	
-	-	4	60	
-	-	_	-	
-		124	37	
-	-	_	_	
-	-	23	46	
If -	-	-	-	
	- - - - If -		4 124 23	

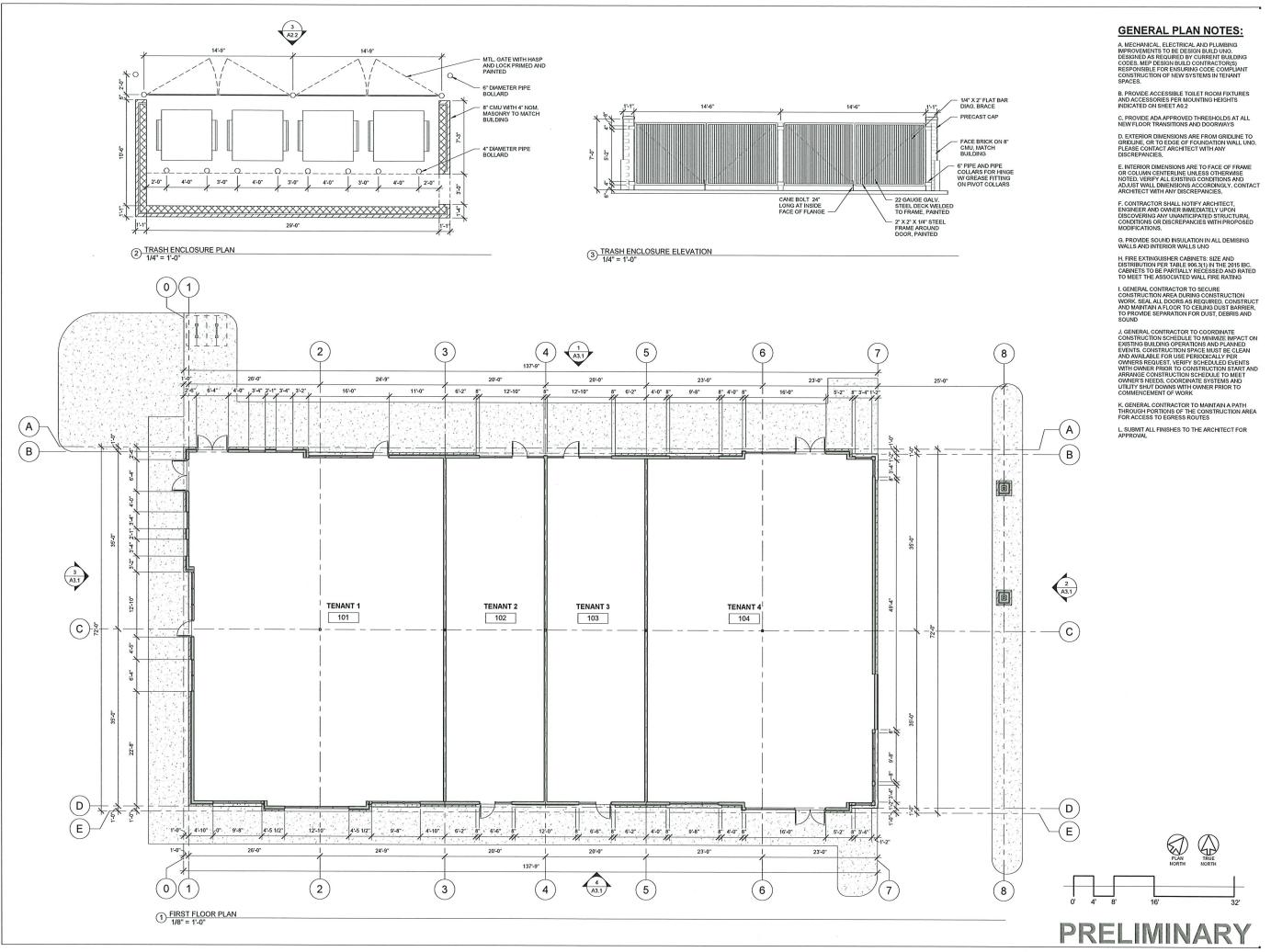
1.318 1,318 Total Points Provided (608 Required)

Sketch works architecture

**MULTI-TENANT** 

LANDSCAPE

02.22.2019 DAT REVIEW 03.06.2019 SUBMITTAL



Sketch Works architecture

**MULTI-TENANT BUILDING** 

**NEW MULTI-TENANT BUILDING** 

4702 EAST TOWNE BLVD. Madison, Wi 53704

PLAN FIRST FLOOR

Project Status

**A2.2** 

#### **GENERAL ROOF PLAN NOTES:**

A EXTERIOR DIMENSIONS ARE FROM GRIDLINE TO GRIDLINE, OR TO EDGE OF FOUNDATION WALL UNLESS OTHERWISE NOTED, PLEASE CONTACT ARCHITECT WITH ANY DISCREPANCIES.

B, DIMENSIONS ARE TO FACE OF EAVE UNO, VERIFY ALL EXISTING CONDITIONS AND ADJUST WALL DIMENSIONS ACCORDINGLY, CONTACT ARCHITECT WITH ANY DISCREPANCIES.

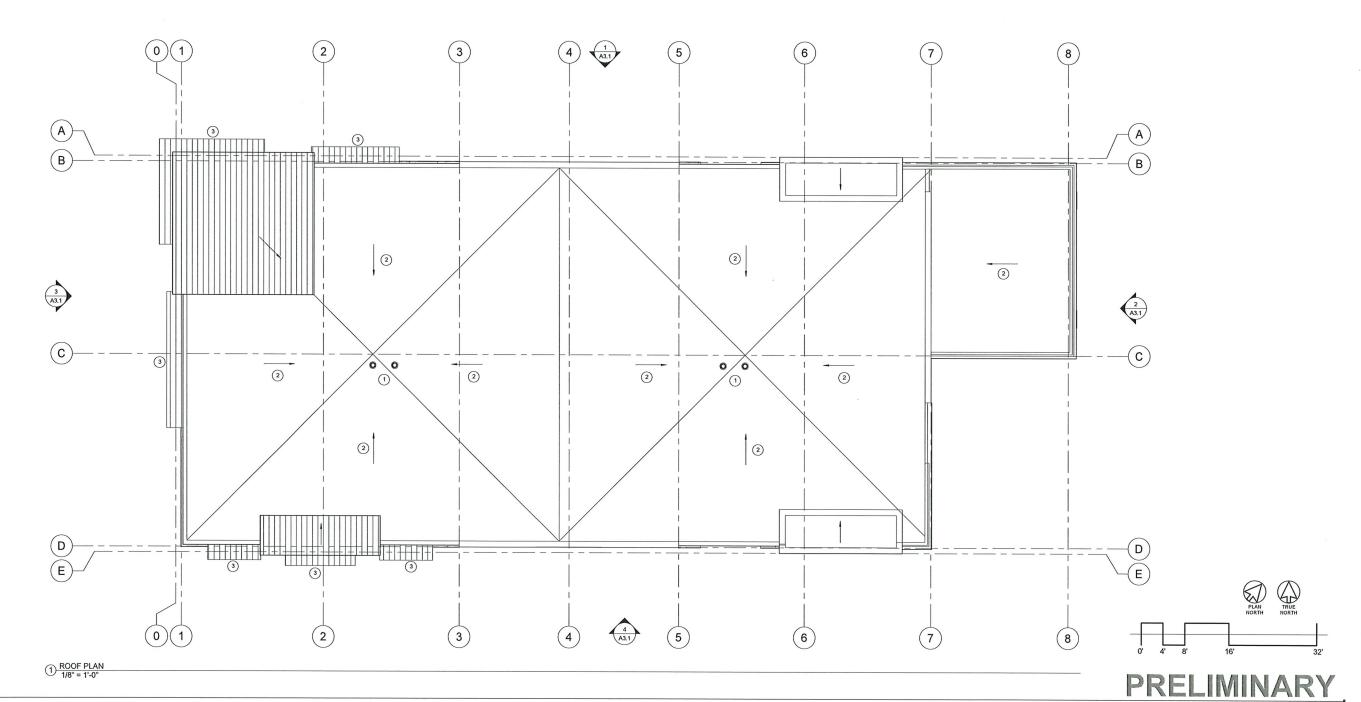
C. PROVIDE APPROPRIATE INSULATION IN ATTIC AREA, PROVIDE VAPOR BARRIER BELOW INSULATION

D. PROVIDE DRAFTSTOPPING IN ATTIC/ CEILINGS AS REQUIRED

E. INSTALL ICE AND WATER SHIELD AT ALL ROOF EAVES AND VALLEYS, EXTEND FROM EAVE TO 24" MIN INSIDE THE EXTERIOR WALL LINE. INSTALL PER MFG SPECIFICATIONS

#### **KEYED PLAN NOTES:**

- 1 ROOF DRAIN AND OVERFLOW DRAIN
- 2 SLOPED INSULATION OVER ROOF SHEATHING ON WOOD ROOF TRUSSES
- 3 FRAMED CANOPY BELOW





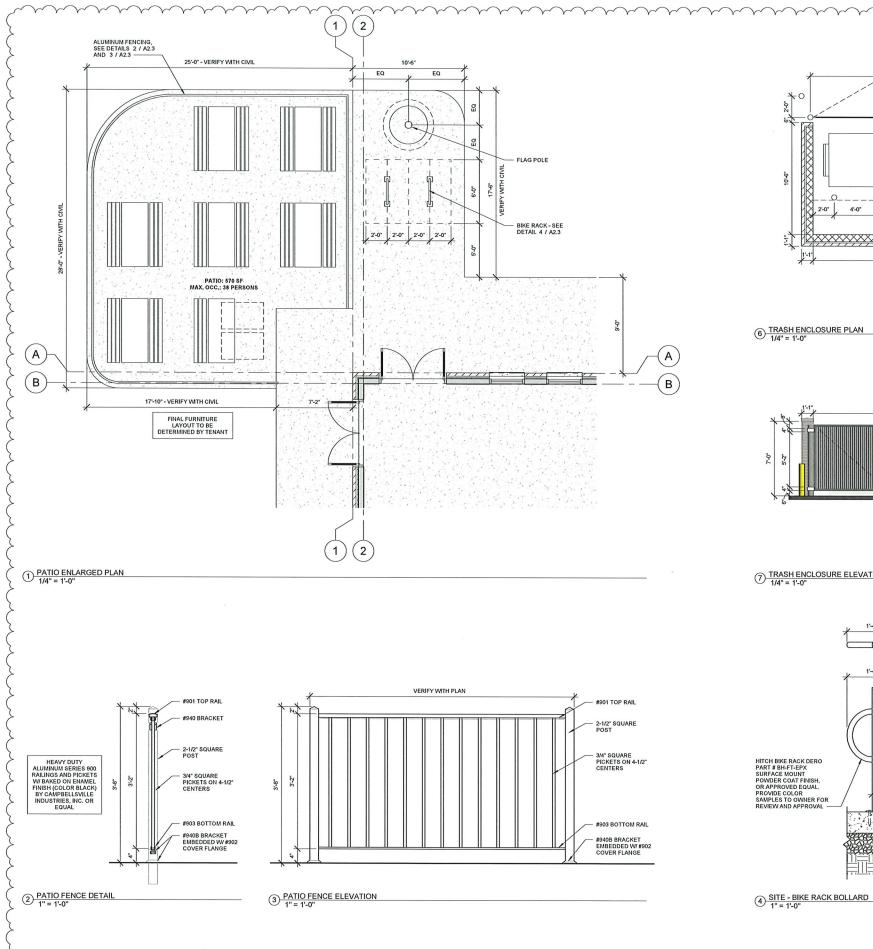
**MULTI-TENANT BUILDING** 

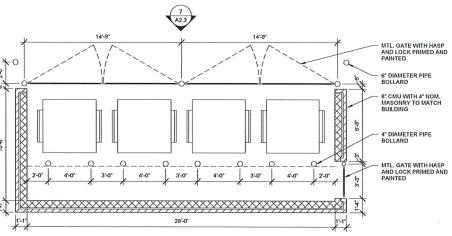
NEW MULTI-TENANT BUILDING 4702 EAST TOWNE BLVD. MADISON, WI 53704

**ROOF PLAN** 

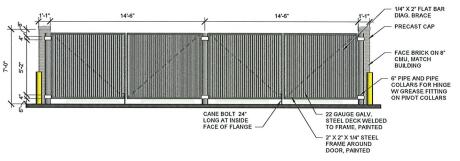
Project Status

A 2019/03/06 PC SUBMITTAL

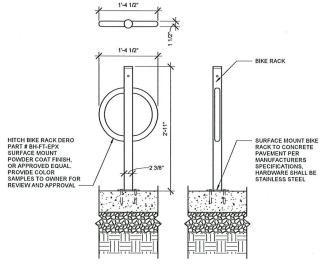


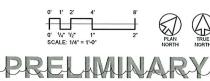


6 TRASH ENCLOSURE PLAN
1/4" = 1'-0"



7 TRASH ENCLOSURE ELEVATION
1/4" = 1'-0"







SKetchworks

ardvitecture us

management 1832

meteorism and meteorism 1832

**MULTI-TENANT BUILDING** 

4702 EAST TOWNE BLVD. MADISON, WI 53704

NEW MULTI-TENANT BUILDING

PATIO ENLARGED PLAN

**Project Status** 2019/03/06 PC SUBMITTAL A 2019/03/28 ADDENDUM A

**A2.3** 



**MULTI-TENANT BUILDING** 

NEW MULTI-TENANT BUILDING

4702 EAST TOWNE BLVD. MADISON, WI 53704

**EXTERIOR ELEVATIONS** 

**Project Status** 2019/03/06 PC SUBMITTAL A 2019/03/28 ADDENDUM A

A3.1



FROM EAST WASHINGTON LOOKING WEST

FROM EAST WASHINGTON LOOKING EAST

PRELIMINARY



MULTI-TENANT BUILDING

NEW MULTI-TENANT BUILDING 4702 EAST TOWNE BLVD. MADISON, WI 53704

3D RENDERING

Project Status

2019/03/06 PC SUBMITTAL
A 2019/03/28 ADDENDUM A

2019/03/06 PC SUBM 2019/03/28 ADDEND

**A3.2** 





FROM EAST TOWNE BLVD LOOKING WEST

3D RENDERING

**MULTI-TENANT BUILDING** 

NEW MULTI-TENANT BUILDING 4702 EAST TOWNE BLVD. MADISON, WI 53704

Project Status

2019/03/06 PC SUBMITTAL
A 2019/03/28 ADDENDUM A

2019/03/28 ADDEN

**A3.3** 

FROM EAST TOWNE BLVD LOOKING EAST