



Department of Public Works
Engineering Division
Robert F. Phillips, P.E., City Engineer
City-County Building, Room 115
210 Martin Luther King, Jr. Boulevard
Madison, Wisconsin 53703
Phone: (608) 266-4751
Fax: (608) 264-9275
engineering@cityofmadison.com
www.cityofmadison.com/engineering

Parcel Number: 0708-252-0081-2
Situs Address: 505 S Gammon Rd
505 GAMMON LLC
402 GAMMON PL STE 300
MADISON, WI 53719-0000

Deputy City Engineer
Gregory T. Fries, P.E.
Deputy Division Manager
Kathleen M. Cryan
Principal Engineer 2
John S. Fahrney, P.E.
Christopher J. Petykowski, P.E.
Janet Schmidt, P.E.
Principal Engineer 1
Christina M. Bachmann, P.E.
Mark D. Moder, P.E.
James M. Wolfe, P.E.
Facilities & Sustainability
Bryan Cooper, Principal Architect
Mapping Section Manager
Eric T. Pederson, P.S.
Financial Manager
Steven B. Danner-Rivers

May 19, 2020

To: Property Owners along W. Platte Dr.

Re: Proposed Sidewalk Project & Public Hearing

The City of Madison is proposing a project to install new sidewalks along W. Platte Dr. The new sidewalk would fill in gaps in the sidewalks along this street and provide a safe pedestrian connection to the new path that is being constructed as part of the Gammon Rd. and West Towne Path project, which started earlier this spring. Enclosed with this letter is a fact sheet with some details on the proposed project, which includes a map of the proposed project limits.

Also enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing can be found on the notification. Due to COVID-19 pandemic, the public hearing will be held remotely, and you may register to speak at the public hearing or view the public hearing on the City of Madison Clerk website: www.cityofmadison.com/clerk; then go to "Meeting Schedule" and find the Board of Public Works meeting.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for various items included with this proposed project, and the costs of some of those items are assessed entirely to the owner. A table detailing the City's standard assessment policy for the items of work is included on the fact sheet.

Also enclosed is a Schedule of Assessments, which shows the estimated costs for each property adjacent to the project. After the work is complete, a final assessment will be calculated based on bid prices and work actually performed. The final assessment, which won't be billed until the summer of 2021, will be payable in one lump sum or over a period of 8 years, with 3% interest charged on the unpaid balance.

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact the Project Engineer. This includes requests relating to the Public Hearing and also requests relating to the actual operations of construction. A list of contacts for this project can be found on the enclosed fact sheet.

Sincerely,

For:

Robert F. Phillips, P.E.
City Engineer

RFP:jmw
Cc by email:

Ald. Furman, District 19
Yang Tao, Traffic Engineering
Tom Mohr, Traffic Eng.
Marla Eddy, City Forestry
Cindy Mierow, Police Department
Dane County 911
Jason Fenske, Badger Bus Lines, jasonf@badgerbus.com
Mick Howan, School District Transportation, mjhowan@madison.k12.wi.us
Jeff Fedler, Madison School District Transportation Coordinator, jfedler@madison.k12.wi.us

Charlie Romines, Streets Division
Christy Bachmann, City Engineering
Ed Ruckriegel, Fire Department

**NOTICE OF PUBLIC HEARING
BEFORE THE BOARD OF PUBLIC WORKS
FOR
PLANS, SPECIFICATIONS, AND SPECIAL ASSESSMENTS
FOR
PUBLIC WORKS IMPROVEMENTS
MADISON, WISCONSIN**

PART I

The Common Council of the City of Madison, Wisconsin, having heretofore decided that it is expedient and necessary that the improvements as listed in Part II hereof be improved at the expense of the property thereby on which would be conferred some special benefit.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN:

That the City Engineer has prepared plans, specifications, a proposed schedule of assessments, and an estimate of the entire costs of the improvement for each of the districts listed in Part II hereof, and;

That the plans, specifications, a proposed schedule of assessments, and an estimate of the entire cost of the improvements listed hereto are available and open to inspection by all interested persons in the office of the City Engineer, Room 115, City-County Building, 210 Martin Luther King Jr. Blvd. and will so continue to be for ten (10) working days from the first published date of this notice, (please contact Christy Bachmann at cbachmann@cityofmadison.com, or call (608) 266-4095. to request) and;

That on **WEDNESDAY, JUNE 3, 2020 AT 4:45 P.M.**, the Board of Public Works will be held remotely and the public can attend using a laptop or call in by phone. If you would like instruction on how to participate, please contact Christy Bachmann at cbachmann@cityofmadison.com, or call (608) 266-4095. The Board will consider any objections that may be filed in writing or in person and hear all persons desiring to be heard, and;

That special assessments may be paid over an eight (8) year period, with the owner paying 1/8 of the principal each year plus three (3%) percent interest on the unpaid balance, as determined by the Board of Public Works.

That if the total assessment is paid in full before October 31st in the year that the billing is made, irrespective of project completion, then no interest shall be charged.

If you require an interpreter, materials in alternate formats, or other accommodations to access this public hearing, please contact the Engineering Division at phone (608) 266-4751 or email us at engineering@cityofmadison.com. Please make contact at least 72 hours prior to the date of this public hearing so that we can make proper accommodations.

PART II

E. DAYTON STREET ASSESSMENT DISTRICT – 2020
W. PLATTE DRIVE SIDEWALK ASSESSMENT DISTRICT - 2020

By Order of the Board of Public Works
Madison, Wisconsin

PUB: WSJ MAY 22, 2020



Department of Public Works
Engineering Division

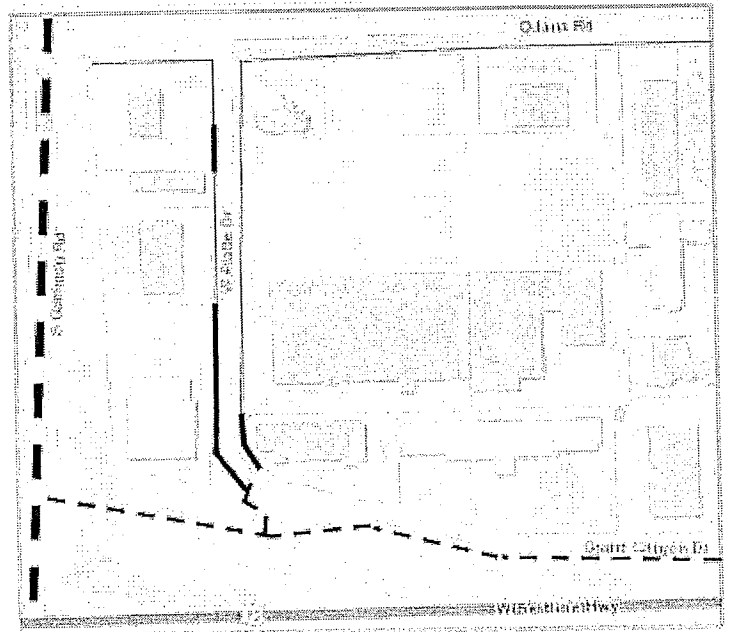
**Fact and Details Sheet:
 PROPOSED W. PLATTE DR.
 SIDEWALK PROJECT**

PROJECT CONTACTS

- » Project Manager: Jim Wolfe – 266-4099, jwolfe@cityofmadison.com
- » City Forestry: Marla Eddy
 266-4450, meddy@cityofmadison.com
- » Construction: John Fahrney – 266-9091, jfahrney@cityofmadison.com

Project Details – Proposed Work

Sidewalk: This project would include installation of a 5 ft. concrete sidewalk to fill in gaps in the existing sidewalk on W. Platte Dr. and to connect into the new path that is being constructed. On the map to the right, the dashed lines represent the approximately limits of the path and roadwork that will be completed as part of the Gammon Rd. and West Towne Path project. The heavier solid lines are the proposed locations for the new sidewalk, and the thinner, gray lines are existing sidewalks. Portions of driveways may also need to be replaced in order to install the new sidewalk to meet ADA guidelines. A curb may also be installed along the property edge of the sidewalk in locations where the existing grade is relatively steep. A new crosswalk is proposed to be installed where the sidewalk meets the new path near the curve/intersection of W. Platte Dr. and Grand Canyon Dr. Following installation of the sidewalk, all disturbed areas will be restored with topsoil and grass seed.



Utilities: No utility work is planned as part of this project.

Trees: There is one planned tree removal associated with this project, which is a crabapple located in the terrace adjacent to 680 Grand Canyon Dr.

Tentative Schedule: This proposed project is planned to be bid as part of a contract that includes work at several locations throughout the City, so the actual construction schedule will be dependent on the selected contractor. However, work would be completed at some point during the late summer or fall of 2020, and, once the work begins, it will take approximately 2 weeks to complete.

Access During Construction: In order to construct the sidewalk, the Contractor will need to close the parking lanes, but W. Platte Dr. will remain open to traffic during construction. If necessary, the contractor will flag traffic to maintain access. At times, and for short durations, there may be limited driveway closures, but the contractor will work to maintain access throughout the project.

Assessments: A breakdown of the assessment policy for new sidewalk installation is shown on the table above. The estimated assessments included with this mailing are for the property owner's share. The final assessments will be recalculated following project, which will be based on the actual bid prices and measured quantities.

Assessment Policy Breakdown

Item	Property Owner Share	City Share
New Sidewalk Installation	100%	0%
Driveway Apron Replacement	50%	50%
Sidewalk Ramps	0%	100%
Crosswalk Markings	0%	100%
Asphalt Path Connection	0%	100%
Tree Removal & Replanting	0%	100%

City of Madison Engineering Division - Schedule of Assessments

5/6/2020
 Proj. ID: 12689

Project Name: W. Platte Drive Sidewalk Assessment District - 2020
 Project Limits: Grand Canyon Dr. to Odana Rd.

Parcel No.	Property Information Owner's Name / Mailing Address	Parcel Location	Frontage LR	Street Construction Items		TOTAL ASSMT		
				Install New Concrete Sidewalk @ \$12.00 SF Cost	Remove & Replace Concrete Driveway @ \$7.50 Linear Sq. Ft Cost			
0708-232-0081-2 CC	680 GRAND CANYON LLC 402 GRAND CANYON PL STE 300 MADISON WI	305 S Gannon Rd	216.33	350.00 \$4200.00	0.00 \$0.00	\$4,200.00		
0708-232-0417-9 CC	680 GRAND CANYON LLC ATTN JING CHEN 544 AUDUBON RD KOHLER WI	680 Grand Canyon Dr	314.41	1700.00 \$20400.00	50.00 \$375.00	\$20,775.00		
0708-232-0093-7 CC	TWENTY-SEVEN SAC SELF STORAGE LTD PARTNERSHIP 207 E CLARENDON PHOENIX AZ	522 W Platte Dr	380.70	375.00 \$4500.00	450.00 \$3375.00	\$7,875.00		
TOTALS				2425.00	\$29,100.00	\$00.00	\$3,750.00	\$32,850.00

AFFIDAVIT OF MAILING

STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

JOHANNA JOHNSON, being first duly sworn on oath, deposes and says that:

1. She is a Program Assistant 3 with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the day of **MAY 19, 2020** placed in envelopes addressed to each interested owner of respective addresses as indicated by attached list, a true and correct copy of the notice **W. PLATTE DRIVE SIDEWALK ASSESSMENT DISTRICT -2020** attached hereto.
2. She did and delivered the envelopes to the Mail Room of the Dane County Printing and Services Division, 210 Martin Luther King, Jr. Blvd., in the city of Madison, Dane County Wisconsin, for postage and depositing in the United States Mail.

Johanna L. Johnson

Johanna L. Johnson

Subscribed and sworn to before me
this 19 day of MAY, 2020

Shelby Hanevold

Notary Public, State of Wisconsin
My Commission expires: 8/17/23

SHELBY HANEVOLD
Notary Public
State of Wisconsin

