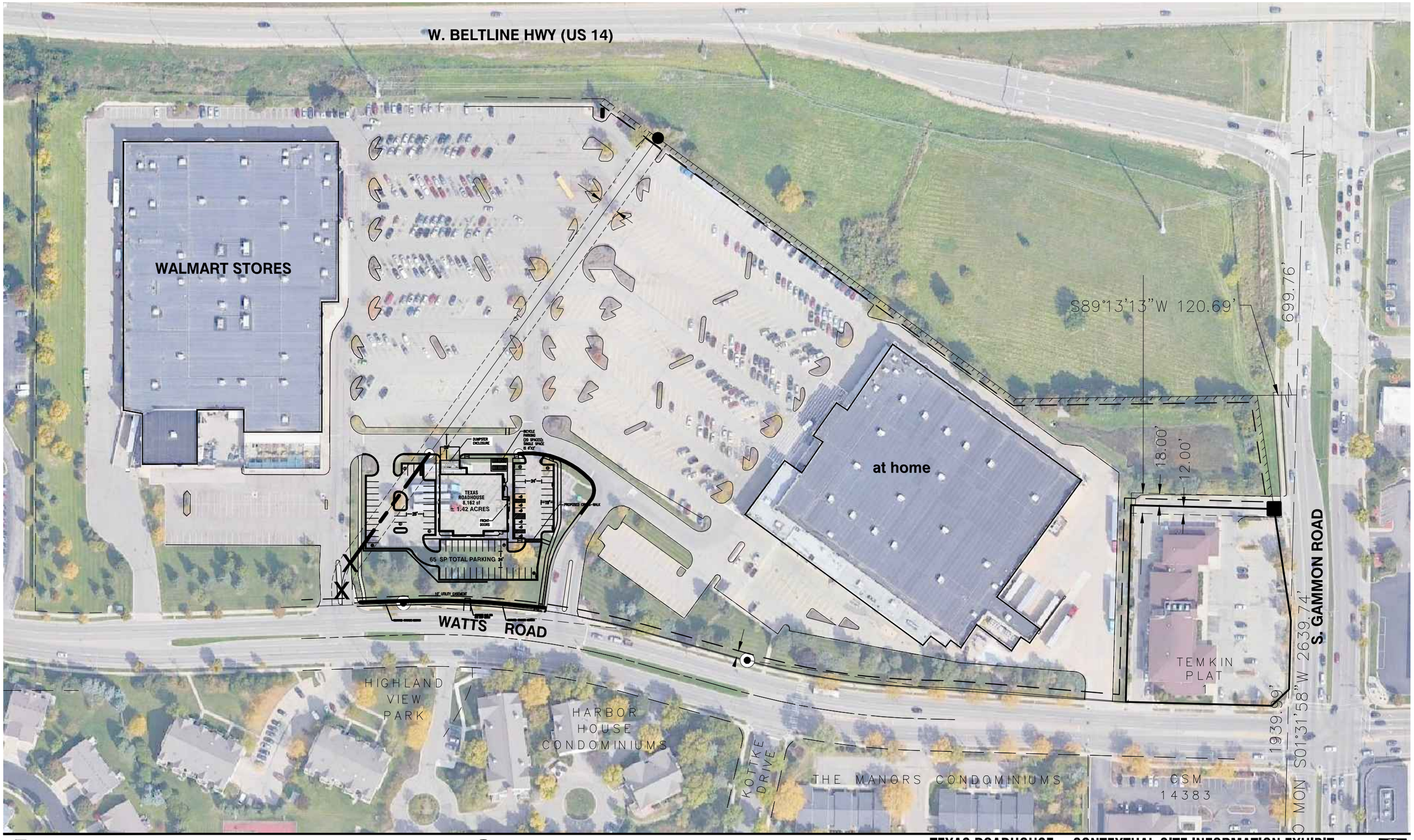


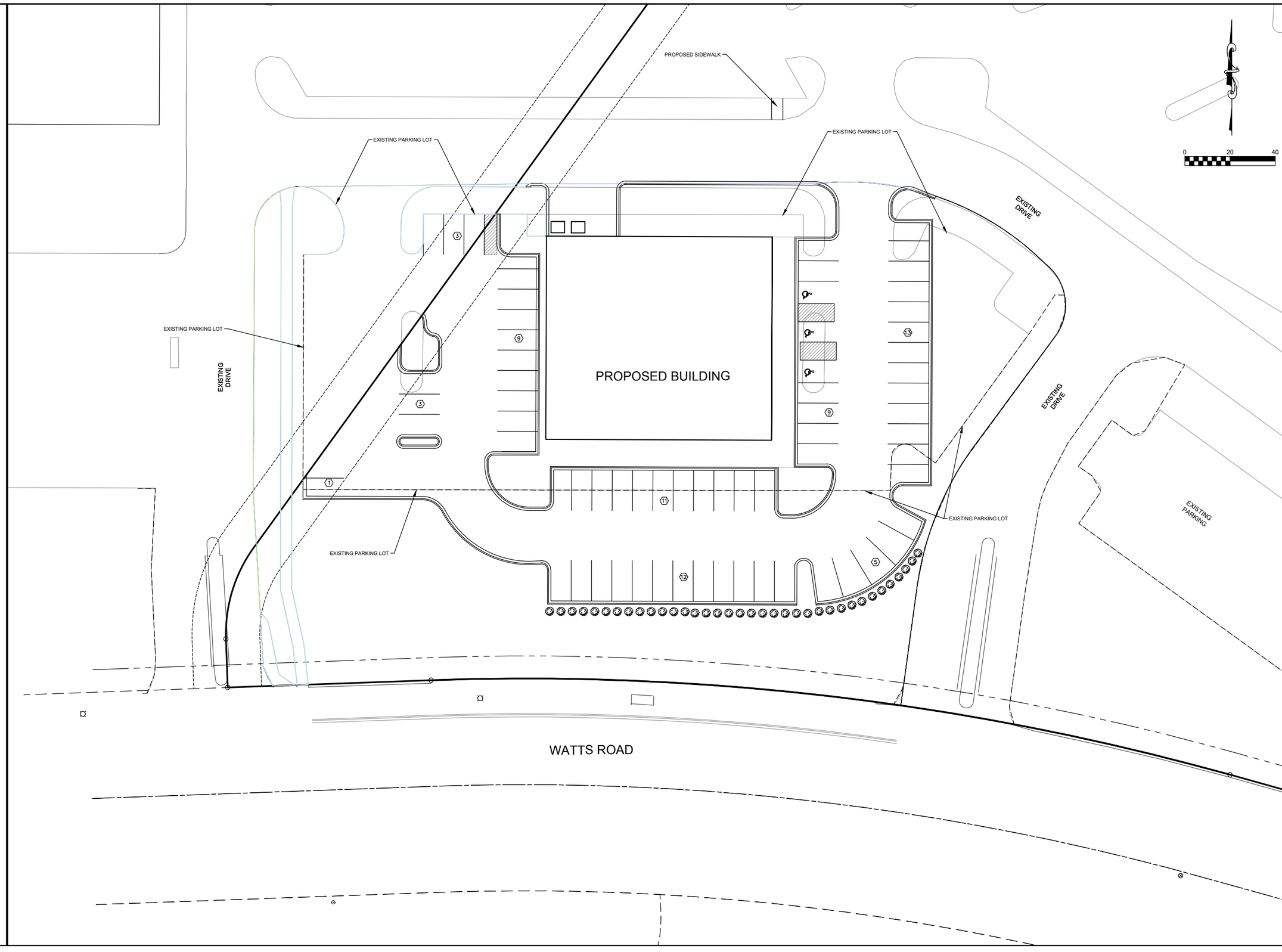
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Arlington Heights, IL 60005

TEXAS ROADHOUSE
MADISON, WI
TEXAS ROADHOUSE
20191059.0

CONTEXTUAL SITE INFORMATION EXHIBIT
NOT TO SCALE

SITE PLAN

UDC SUBMITTAL - 08/18/20



Burse
Surveying and Engineering, Inc.
2801 International Lane, Suite 101
Madison, WI 53704
Phone: 608-250-9263
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www.bursesurveyengr.com

APPROVALS	
PROJECT ENG.	MLB
DESIGNED BY	CRB
DRAWN BY	CRB
CHECKED BY	PDF
APPROVED	MLB

WATTS ROAD GDP

7050 WATTS ROAD
CITY OF MADISON, WISCONSIN

Development Engineering Consultants, LLC

PROJECT #: BSE2188
PLOT DATE: 02/14/2020

REVISION DATES:

ISSUE DATES:

CONCEPTUAL SITE PLAN 3A

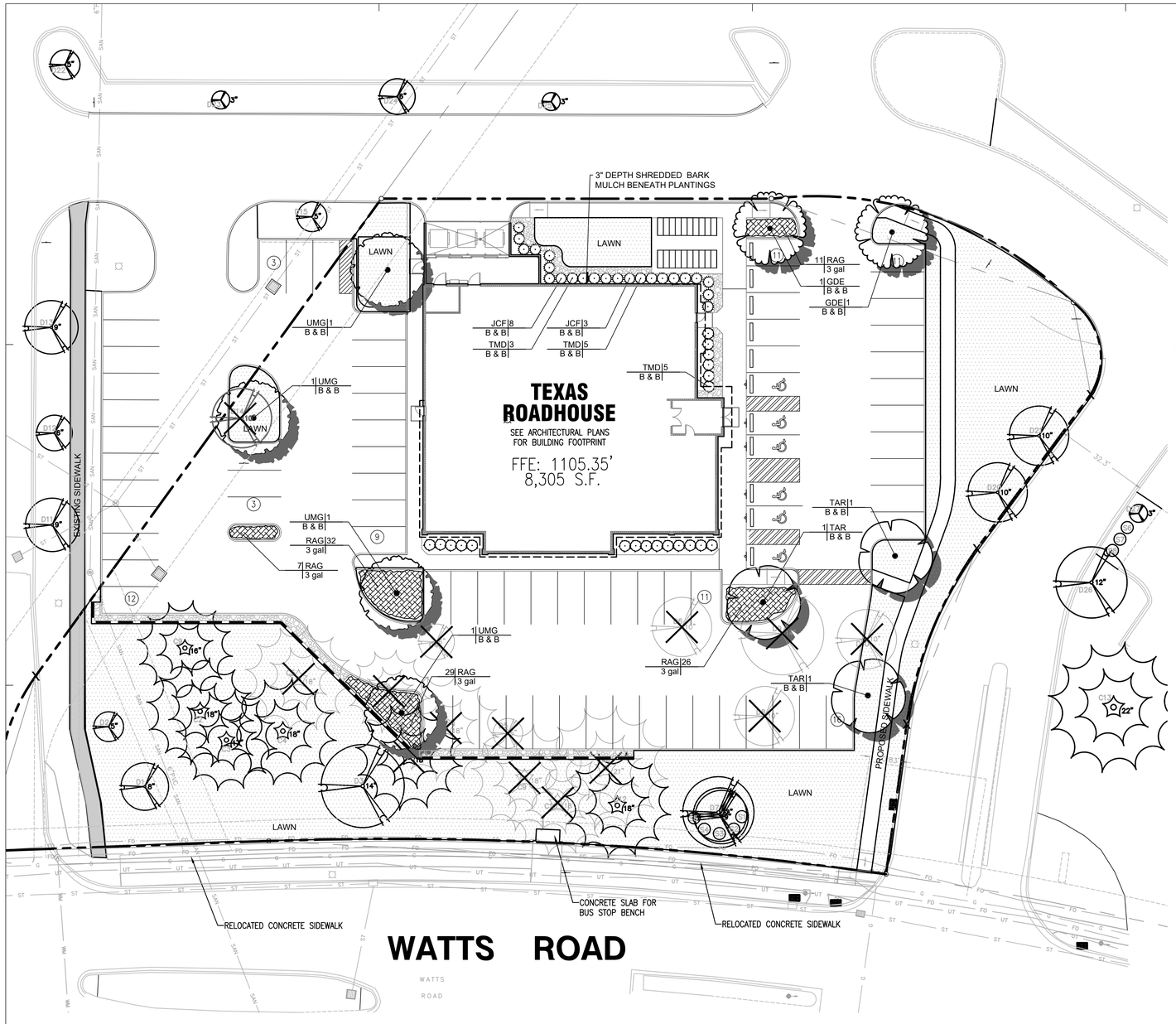
Burse
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DRAWING NUMBER

101A

Printed: Feb 14, 2020 - 2:57pm Printed By: Peter
M:\BSE2188\dwg\Engineering\Design\BSE2188 - SITE PLAN 3A.dwg



LANDSCAPE PLAN

0 20 40 60 feet

SCALE: 1" = 20'

NORTH

SITE / LANDSCAPE CALCULATIONS:

	REQUIRED	PROVIDED
INTERIOR: 8% PARKING AREA	1,928 SF 24,098 (.08)=1927.84	2,081 SF (8.6%) 2,081 / 24,098 = 08.63
TREES	8	8
BIKE RACKS	20 402 OCCUPANTS (.05)=20.1	20

PLANT SCHEDULE

TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL
	GDE	2	GYMNOCLADUS DIOICA `ESPRESSO`	KENTUCKY COFFEETREE	B & B	2.5"CAL
	TAR	3	TILIA AMERICANA `REDMOND` STRONG CENTRAL LEADER	REDMOND AMERICAN LINDEN	B & B	2.5"CAL
	UMG	4	ULMUS X `MORTON GLOSSY` TM STRONG CENTRAL LEADER	TRIUMPH ELM	B & B	2.5"CAL

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	HEIGHT
	JCF	15	JUNIPERUS CHINENSIS `FAIRVIEW`	FAIRVIEW JUNIPER	B & B	7` HT. MIN.
	TMD	28	TAXUS X MEDIA `DENSIFORMIS`	DENSE YEW	B & B	36" HT. MIN

SHRUB AREAS	CODE	QTY	BOTANICAL NAME	COMMON NAME	SPACING
	RAG	105	RHUS AROMATICA `GRO-LOW`	GRO-LOW FRAGRANT SUMAC	36" o.c.

SEED / SOD	CODE	QTY	BOTANICAL NAME	COMMON NAME
	KBB	19,094 SF	LAWN GRASSES	KENTUCKY BLUEGRASS BLEND

RIVER ROCK MULCH - STONE SIZE 5"-7"

SHRUB HEIGHT MEASUREMENTS ARE TO BE AS MEASURED FROM TOP OF ROOTBALL (TYP.)

GENERAL NOTES:

1. GRAPHIC SYMBOLS TAKE PRECEDENCE OVER WRITTEN QUANTITIES AND KEYS ON PLAN.
2. CONTRACTOR TO REPAIR AND REPLACE ANY PLANT MATERIAL DAMAGED BY THIS CONSTRUCTION OUTSIDE PROJECT LIMITS. ANY EXISTING PLANT MATERIAL DAMAGED BY CONTRACTOR DURING CONSTRUCTION SHALL BE REPLACED WITH LIKE MATERIAL OF SIMILAR SPECIES AND SIZE AT THE CONTRACTOR'S EXPENSE WITH NO ADDITIONAL COST TO OWNER OR TENANT.
3. TWO WEEKS PRIOR TO PLANTING, THE CONTRACTOR SHALL SUBMIT TO THE OWNER / OWNER'S REPRESENTATIVE A PLANT PHOTO SUBMITTAL FOR APPROVAL. IF REQUESTED, BY THE OWNER, THE LANDSCAPE ARCHITECT WILL TAG THE MATERIAL.
4. EACH PHOTO SHALL CLEARLY SHOW THE SIZE, FORM, AND BRANCHING STRUCTURE AND QUALITY OF THE PLANT.
5. EACH PHOTO SHALL HAVE THE PLANT NAME, SIZE AND SPECIFICATIONS LABELED ON THE PHOTO.
6. ANY PHOTO SHOWING A GROUP OF PLANTS CLOSE TOGETHER WILL NOT BE ACCEPTED.
7. NO PARTIAL OR INCOMPLETE SUBMITTAL WILL BE ACCEPTED FOR REVIEW. ANY REJECTED SPECIES WILL BE SUBJECT TO RESUBMITTAL.
8. SAMPLES OF RIVER ROCK COBBLESTONE ARE TO BE PROVIDED TO OWNER/TENANT FOR REVIEW AND APPROVAL TWO (2) WEEKS PRIOR TO CONSTRUCTION. NO COBBLESTONE IS TO BE INSTALLED WITHOUT PRIOR APPROVAL FROM TEXAS ROADHOUSE.
9. REFER TO THE LATEST CIVIL PLANS FOR DISTURBED AREAS TO BE RESTORED. ADDITIONAL RESTORATION MAY BE NEEDED DUE TO FIELD CONDITIONS. SEE CIVIL SITE PLAN.
10. CONTRACTOR TO PROVIDE SITE IRRIGATION FOR ALL LANDSCAPE AREAS. IRRIGATION FOR THESE AREAS TO PROVIDE 100% COVERAGE OF ALL PLANTED AREAS. SHRUB BEDS TO BE WATERED WITH SUBSURFACE IRRIGATION. LAWN AREAS TO BE KEPT ON SEPARATE ZONES FROM SHRUB BEDS, DO NOT SPRAY ONTO BUILDING. IRRIGATION SYSTEM TO BE DESIGNED INSTALLED PER ALL LOCAL, STATE AND FEDERAL CODES.
11. RIVER ROCK TO BE INSTALLED ON OUTER EDGE OF PLANTING BEDS WHERE INDICATED ON PLAN. INSTALLED SHREDDED BARK MULCH BENEATH ALL PLANTINGS TO A 3" DEPTH.
12. EXISTING TREES TO REMAIN WHERE POSSIBLE AND BE PROTECTED DURING DURATION OF CONSTRUCTION PROCESS. ANY TREES FOUND TO BE IN AN UNHEALTHY CONDITIONI ARE TO BE REMOVED FROM SITE AND DISPOSED OF PROPERLY.

MAINTENANCE OF LANDSCAPING:

THE OWNER, TENANT, OR AGENT, IF ANY, SHALL BE RESPONSIBLE FOR PROVIDING, PROTECTING AND MAINTAINING ALL LANDSCAPING IN HEALTHY GROWING CONDITIONS, REPLACING IT WHEN NECESSARY TO ENSURE CONTINUOUS CONFORMANCE WITH THESE GUIDELINES AND KEEPING IT FREE FROM REFUSE AND DEBRIS. MAINTENANCE SHALL INCLUDE THE REPLACEMENT OF ALL DEAD PLANT MATERIAL WITHIN THE GUARANTEED CONTRACT PERIOD.

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ISSUE/REVISION RECORD

DATE	DESCRIPTION
05/29/20	CITY SUBMITTAL
07/07/20	SELLER REVIEW
08/18/20	UDC SUBMITTAL

PROFESSIONAL SEAL

WISCONSIN LANDSCAPE ARCHITECT
DENNIS J JARRARD
LA-697-14
GLEN ELLYN
IL

LICENSE NO.: LA-697-14

PROFESSIONAL IN CHARGE
DENNIS JARRARD, PLA

PROJECT MANAGER
M. BUDDE

QUALITY CONTROL
S. KOUGIAS

DRAWN BY
D. JARRARD, PLA

PROJECT NAME
TEXAS ROADHOUSE

MADISON, WISCONSIN

NWQ WATTS ROAD & S. GAMMON ROAD

PROJECT NUMBER
20191059.0

SHEET TITLE
PRELIMINARY LANDSCAPE PLAN

SHEET NUMBER
L1.0

Drawing Name: R:\2019\20191059\224 submittal Plan\20191059X landscapeMaster.dwg Last Modified: Aug 17, 2020 - 10:31am Plotted on: Aug 17, 2020 - 11:01am by dgerard



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TEXAS ROADHOUSE

TEXAS ROADHOUSE
MADISON, WI
8,162 SF
20191059.0

PERSPECTIVE
SCALE: 1/4" = 1'-0"
A3.1

UDC SUBMISSION – 08/18/20



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TEXAS ROADHOUSE

TEXAS ROADHOUSE
MADISON, WI
8,162 SF
20191059.0

PERSPECTIVE
SCALE: 1/4" = 1'-0"
A3.2

UDC SUBMISSION – 08/18/20

EXTERIOR FINISH SCHEDULE	
WOOD SIDING, TRIM, & WOOD SHUTTERS	PRE-STAINED CEDAR, HENRY POOR LUMBER CEDARTONE TWP #1501 STAIN FORMULA
FRONT ENTRANCE DOORS	METAL DOORS (FAUX WOOD) STEELCRAFT "GRAIN-TECH" (MAPLE FINISH)
TRIM, METAL FLASHING & GUTTERS	PAINT #1: SHERWIN WILLIAMS PAINTS, GREEN
DOWNSPOUTS & SPLIT-FACE CMU	PAINT #2: SHERWIN WILLIAMS PAINTS, #2195 "ROADSIDE" FINISH COLOR TO MATCH PRE-STAINED CEDAR
METAL DOORS & FRAMES, DUMPSTER GATES & BOLLARDS	PAINT #3: SHERWIN WILLIAMS PAINTS, GLOSS BLACK
BRICK VENEER	CLAYMEX OLD DENVER
BRICK VENEER (ALTERNATE)	GENERAL SHALE PHOENIX C652
METAL ROOF	METAL SALES 5V-CRIMP, GALVALUME



FRONT ELEVATION (SOUTH)



REAR ELEVATION (NORTH)

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TEXAS ROADHOUSE
MADISON, WI
8,162 SF
20191059.0

EXTERIOR ELEVATIONS
SCALE: 1/4" = 1'-0"
A2.1

UDC SUBMISSION – 08/18/20

EXTERIOR FINISH SCHEDULE	
WOOD SIDING, TRIM, & WOOD SHUTTERS	PRE-STAINED CEDAR, HENRY POOR LUMBER CEDARTONE TWP #1501 STAIN FORMULA
FRONT ENTRANCE DOORS	METAL DOORS (FAUX WOOD) STEELCRAFT "GRAIN-TECH" (MAPLE FINISH)
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BRICK VENEER (ALTERNATE)	GENERAL SHALE PHOENIX C652
METAL ROOF	METAL SALES 5V-CRIMP, GALVALUME



RIGHT ELEVATION (EAST)



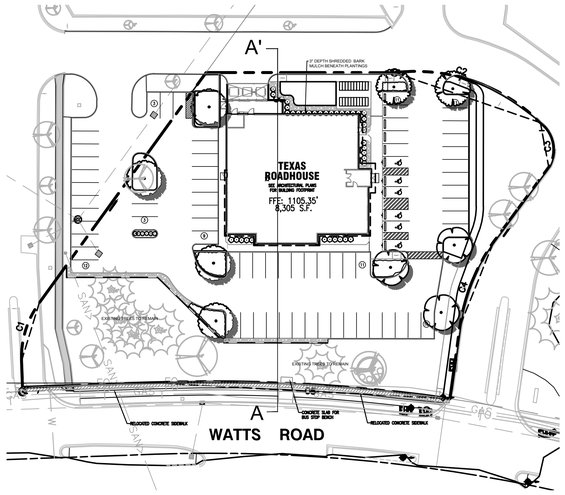
LEFT ELEVATION (WEST)

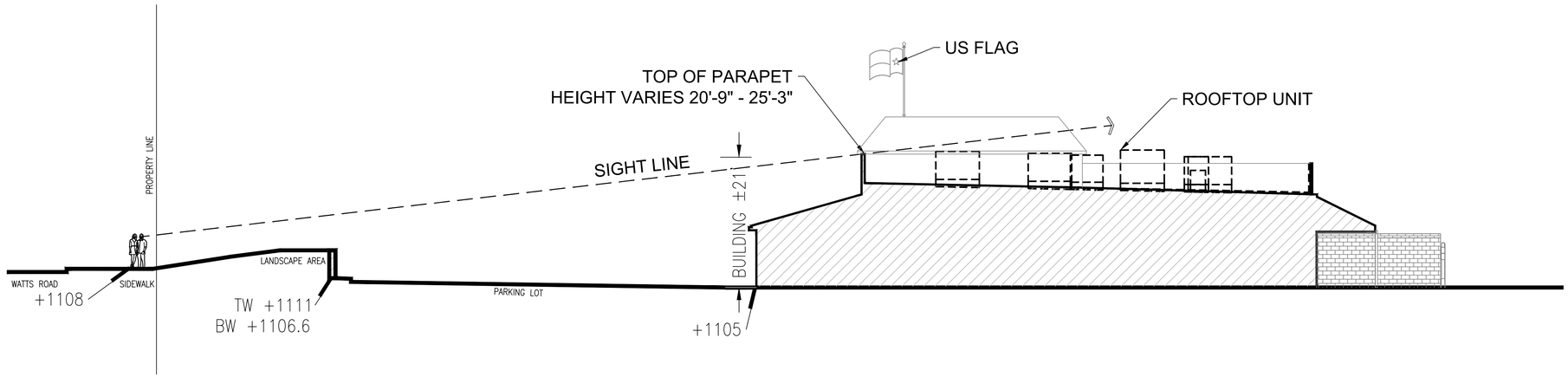
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TEXAS ROADHOUSE
MADISON, WI
8,162 SF
20191059.0

EXTERIOR ELEVATIONS
SCALE: 1/4" = 1'-0"
A2.2

UDC SUBMISSION – 08/18/20





CROSS SECTION A-A'

0 10 20 30 40 feet

1" = 10'

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MADISON, WISCONSIN

NWQ WATTS ROAD & S. GAMMON ROAD

PROJECT NUMBER
20191059.0

SHEET TITLE

SIGHT LINE STUDY

SHEET NUMBER

EX1

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