

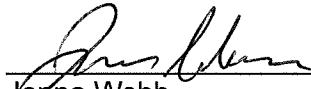
AFFIDAVIT OF MAILING

STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

JENNA WEBB, being first duly sworn on oath, deposes and says that:

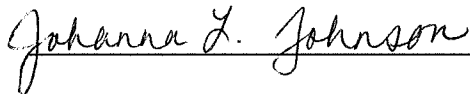
1. She is a Program Assistant with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the 28th day of May, 2026 placed in envelopes addressed to each interested owner of respective addresses as indicated by attached assessment list, a true and correct copy of the notice of assessments for their property for the project titled **Spooner Street Assessment District- 2026** attached hereto.

2. She delivered the envelopes to the custody of 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.



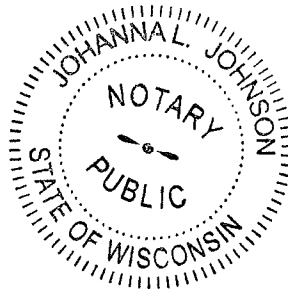
Jenna Webb

Subscribed and sworn to before me
this 28th day of May, 2026



Johanna Johnson

Notary Public, State of Wisconsin
My Commission expires: 1/8, 2030





Department of Public Works
Engineering Division
James M. Wolfe, 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

Assistant City Engineer
Bryan Cooper, AIA
Gregory T. Fries, P.E.
Chris Petykowski, P.E.

Deputy Division Manager
Kathleen M. Cryan

Principal Architect
Amy Loewenstein Scanlon, AIA

Principal Engineer 2
Janet Schmidt, P.E.

Principal Engineer 1
Kyle Frank, P.E.
Mark D. Moder, P.E.
Fadi El Musa Gonzalez, P.E.
Andrew J. Zwieg, P.E.

Financial Manager
Steven B. Danner-Rivers

Parcel Number: «Parcel_No»
Situs Address: «Situs_Address»

«OwnerLine1»
«OwnerLine2»
«OwnerLine3»
«OwnerLine4»

May 29, 2026

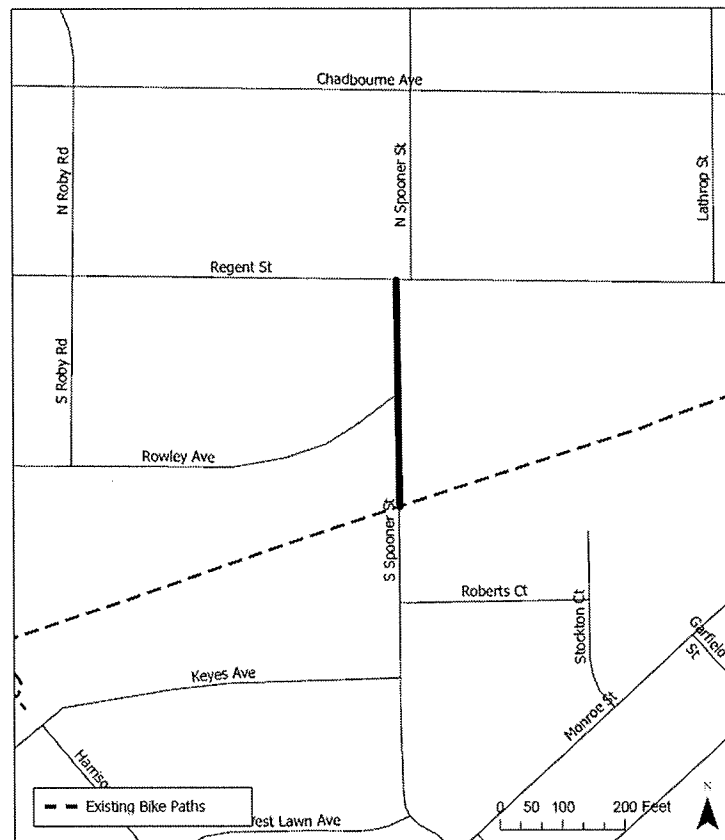
To: Property Owners along Spooner Street

Re: Proposed Street Resurfacing Project & Public Hearing

The City of Madison is planning a 2026 project to resurface a portion of S Spooner Street (Southwest Path Bridge to Regent St). Enclosed with this letter is a fact sheet with some details on the proposed project. Also enclosed is a notification for the Public Hearing before the Board of Public Works. The date, time and location of the public hearing is on the notification.

This project will involve special assessments to the owners of property adjacent to the project. The property owners will be assessed for a portion of the improvements included with this proposed project. A Table detailing the City's standard assessment policy for the items of work is included on the fact sheet.

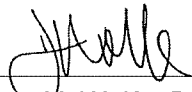
Below is a preliminary Schedule of Assessments, which shows the estimated costs for your property adjacent to the project. The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/engineering/projects/resurfacing-program>, a hard copy can be mailed to you upon request. The frontages of each property to be assessed are listed on the full schedule. After work is complete, a final assessment cost will be calculated based on bid prices and work actually performed. The final assessment cost, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with the 4.5% 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 Shawn Beer, Project Manager, (608) 267-1970, sbeer@cityofmadison.com. This includes requests relating to the Public Hearing and operations of construction.

Sincerely,


James M. Wolfe, P.E., City Engineer

Project Name: Spooner Street Assessment District - 2026

Project Limits: Spooner Street (Regent Street to Southwest Trail)

Project ID: 15930

Owner:

«OwnerLine1»

«OwnerLine2»

Parcel(s) being assessed:

Parcel Number: «Parcel_No»

Parcel Location: «Situs_Address»

Street Reconstruction Items	
10' Pavement Resurfacing Assessment	Total
«Cost1»	«Total»

Language Translation Services:

A City of Madison Engineering project is planned in your area. It may have an impact on you or your property. For language translation services, call 608-266-4751 in any language.

您所在的地區計劃開展一項麥迪遜市工程部項目。這可能會對您或您的物業產生影響。如需語言翻譯服務，請用任何語言致電608-266-4751

“El departamento de ingeniería de la ciudad de Madison tiene planeado un proyecto en su área. Este proyecto puede impactarlo a usted o a su propiedad. Para cualquier servicio de traducción en cualquier idioma, llame al 608-266-4751.

“Muaj kev tawm phiaj xwm rau Madison lub khoos kas Kev Tawm Qauv rau hauv koj cheeb tsam. Nws yuav muaj kev cuam tshuam rau koj los sis koj cov khoom cuab yeej cuam tam. Rau cov kev pab txhais lus, ces hu rau 608-266-4751 muaj txhais ua txhua hom lus.

JTW:cjp

Cc by email:

Dina Nina Martinez-Rutherford, District 15 Alder
Janet Schmidt, City Engineering
Todd Chojnowski, City Engineering
Sean Malloy, City Traffic Engineering
Yang Tao, Traffic Engineering
Adam Wiederhoeft, Water Utility
Charles Romines, Streets Division
Aaron Leair, City Forestry
Hannah Mohelnitzky, City Engineering
Bill Sullivan, Fire Department
Michael Ott, Police Department
Amanda J Nagel ajnagel@madison.k12.wi.us
Cara Hanson cmhanson@madison.k12.wi.us
Laura Hauptli lhauptli@madison.k12.wi.us
Jason Northouse janorthouse@madison.k12.wi.us
Heidi Koch heidi.koch@firstgroup.com
Mike MacDonald mmacdonald@madison.k12.wi.us
Scott Chehak Sachehak@madison.k12.wi.us
Vanessa Cruz vacruz@madison.k12.wi.us
MMSD Transportation transportation@madison.k12.wi.us

Andrew Zwig, City Engineering
Mark Moder, City Engineering
Lukas Collins, City Traffic Engineering
Tom Mohr, City Traffic Engineering
Nathan Mendez, Water Utility
Taletha Skar, IT Department
Brad Hofmann, City Forestry
Tim Sobota, Madison Metro Transit
Lorissa Banuelos, Common Council
Dave Meinert, Police Department
Dane County 911



Department of Public Works
Engineering Division

PROJECT CONTACT

» **Project Manager:** Shawn Beer
 608-267-1970, sbeer@cityofmadison.com

Fact and Details Sheet: Spooner Street Resurfacing Project

Project Details – Proposed Work

Street: The City will resurface the pavement from the Southwest Path to Regent St. All other concrete curb, driveway aprons and sidewalk will remain unchanged.

Speed humps will remain the same, with no changes proposed.

Driveway Aprons: No proposed work

Water Main: No proposed work

Storm Sewer: No proposed work

Sanitary Sewer: No proposed work

Bus Pads: No proposed work

Street Lights: Street lighting on existing MG&E wood poles will remain.

Assessments: The project will involve special assessments for some of the improvements. The assessments are a special charge for work being done that has direct benefit to the property. The preliminary assessments are mailed during the design phase and will give the property owner an estimated cost due after construction is complete. The final assessments bill will be mailed in 2027 to adjacent property owners. The bill is calculated based on measured quantities for pavement, and are based on 2026 street improvements rates and will carry over from the preliminary assessments to the final assessments. The 10 feet of pavement replacement is defined as 10 feet of street width adjacent to the property frontage length. The property payment options include payment by lump sum or over 8 years with 4.5% interest.

Trees: No proposed work

<https://www.cityofmadison.com/engineering/projects/resurfacing-program>

Construction Schedule & Impacts

Tentative Schedule: It is expected the project will take approximately 1-2 weeks to complete, summer 2026.

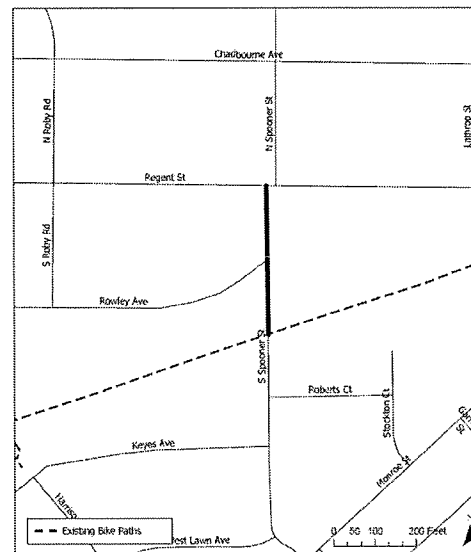
Traffic Impacts: 2 way traffic will be maintained. Flagging will be required.

Water Shut-offs: None

Refuse Collection & Mail Delivery: It will be the contractor's responsibility to allow for refuse collection and mail delivery to continue during construction. Please mark your address on your cart to make sure it is returned if moved. We ask that you place your carts at the street the evening prior to or at the very latest 6:00 a.m. the morning of your scheduled refuse/recycling day.

Landscaping: No impacts

Project Location Map



Item	Property Owner Share	City Share
10' Pavement Replacement*	100%	0%
Remainder of pavement	0%	100%
*Pavement Replacement assessed per linear feet of frontage - 50% discount for single or two-family corner lots fronting two streets - 67% discount for single or two-family corner lots fronting three streets		

**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 email Board of Public Works, boardofpublicworks@cityofmadison.com) and;

That on **WEDNESDAY, JUNE 10, 2026 AT 5:30 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 email boardofpublicworks@cityofmadison.com. 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 four-point-five (4.5%) 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

SPOONER STREET ASSESSMENT DISTRICT – 2026
SUGAR MAPLE LANE ASSESSMENT DISTRICT – 2026

By Order of the Board of Public Works
Madison, Wisconsin

PUB: WSJ **MAY 29, 2026**

City of Madison Engineering Division - Schedule of Assessments

Date: 5/21/2026
Project ID: 15930
Project Name: Resurfacing 2026
Project Description: Spooner Street (Regent St to Southwest Trail)
*A factor has been applied for pavement reconstruction adjacent to lots that abut more than one street and are single-family or two-family residential dwellings.

Parcel Information								Frontage				10' Pavement Resurfacing Assessment @			Total Assessment	
Parcel No./ Zoning	Mailing Address	Situs Address/ Parcel Location	LF	Frontage Streets	LF	Frontage Streets	Multiple Frontage	\$11.98	LF	per LF Cost						
								Factor								
070922301141	1731 REGENT ST. MADISON, WI 53726	1731 Regent St	60	Regent St	100.00	S Spooner St	Yes	0.5	100	\$599.00		\$599.00				
070922301159	9 S SPOONER ST MADISON, WI 53726	9 S Spooner St	50	S Spooner St			No	1	50	\$599.00		\$599.00				
070922301167	15 S SPOONER ST MADISON, WI 53726	15 S Spooner St	119	S Spooner St			No	1	119	\$1,425.62		\$1,425.62				
070922302181	10 S SPOONER ST MADISON, WI 53726	10 S Spooner St	44	S Spooner St			No	1	44	\$527.12		\$527.12				
070922302199	3538 TOPPING ROAD MADISON, WI 53705	4 S Spooner St	76	S Spooner St	54.00	Regent St	Yes	0.5	76	\$455.24		\$455.24				
070922307016	1801 ROWLEY AVE MADISON, WI 53726	1801 Rowley Ave	86	Rowley Ave	84.00	S Spooner St	Yes	0.5	84	\$503.16		\$503.16				
TOTALS												473	\$	4,109.14	\$	4,109.14