



Parman Terrace Construction Project 2027

Public Information Meeting
City of Madison Engineering Division
June 30, 2026

Presentation will begin at 5:00 pm.

Thank you for attending. We will begin shortly...



Rules and Housekeeping Items for this Meeting

- This meeting will be recorded and posted to the project page.
- All attendees should be muted to keep background noise to a minimum.
- Use the “Q and A” button for technical issues with meeting to troubleshoot with staff to assist.
- Use the “Q and A” button to type questions about presentation. Questions will be answered live after the presentation.
- Inappropriate questions may be dismissed.
- Use the **“raise your hand”** button to verbally ask your question. You will be prompted to unmute when it is your turn.

This meeting is being recorded.

It is a public record subject to disclosure.

By continuing to be in the meeting, you are consenting to being recorded and consenting to this record being released to public record requestors.

Meeting Technical Housekeeping

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How to Participate

zoom
Workplace

Sign in

City of Madison

Choose one of the audio conference options

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Audio

Raise hand

Q&A

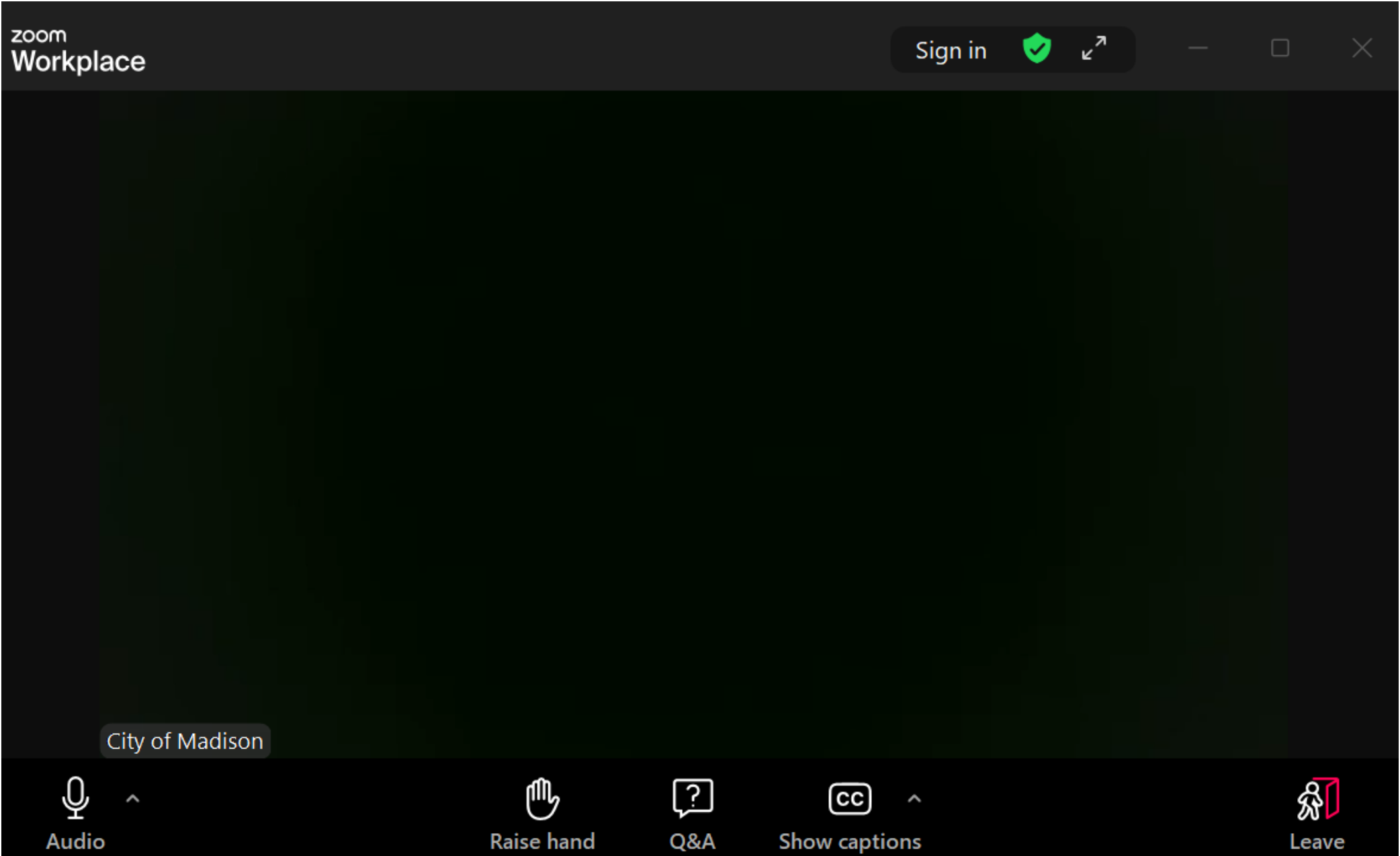
Show captions

Leave

Make sure to join audio

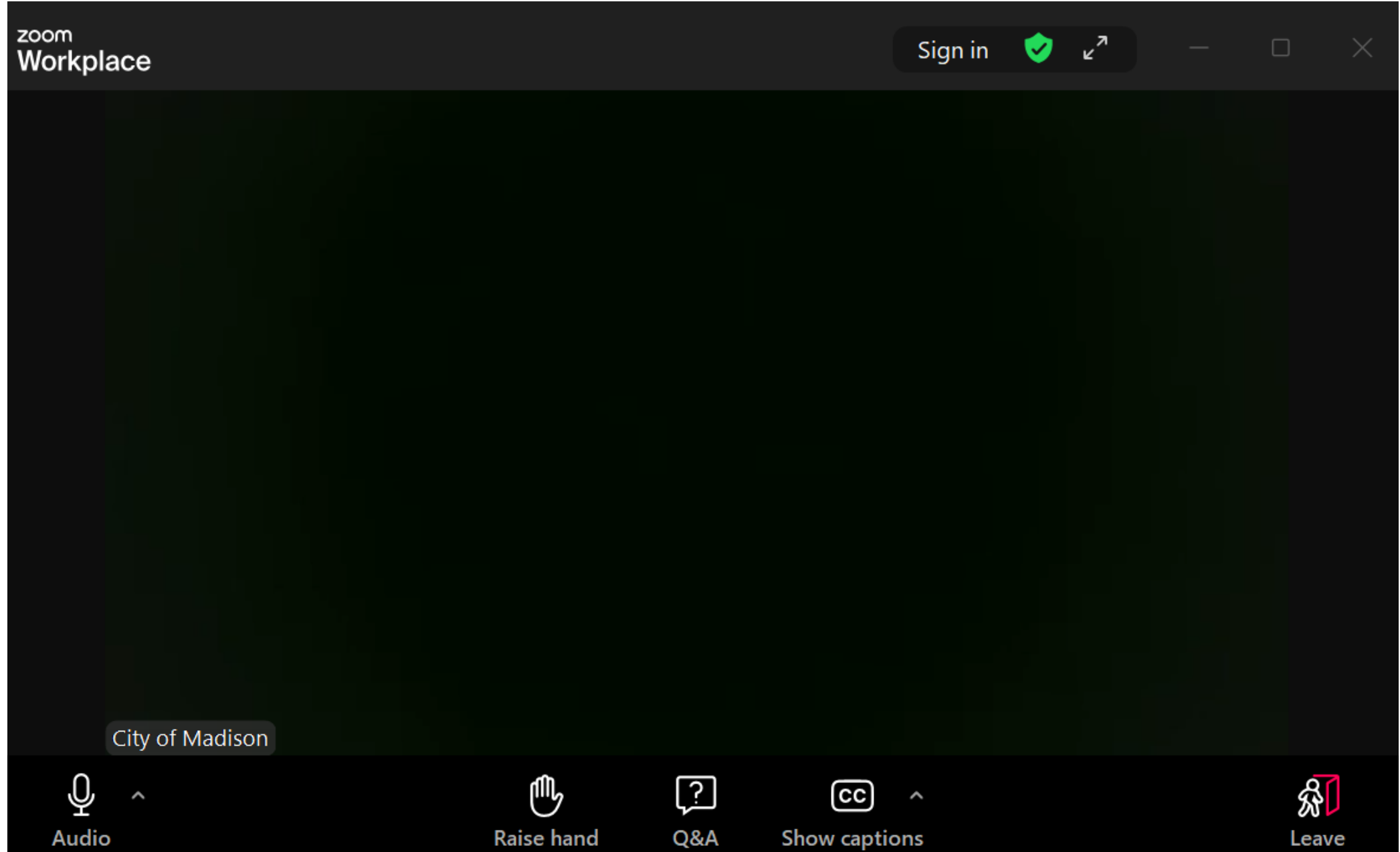


How to Participate



Raise your hand to be unmuted
For comments or ask additional questions. 

How to Participate



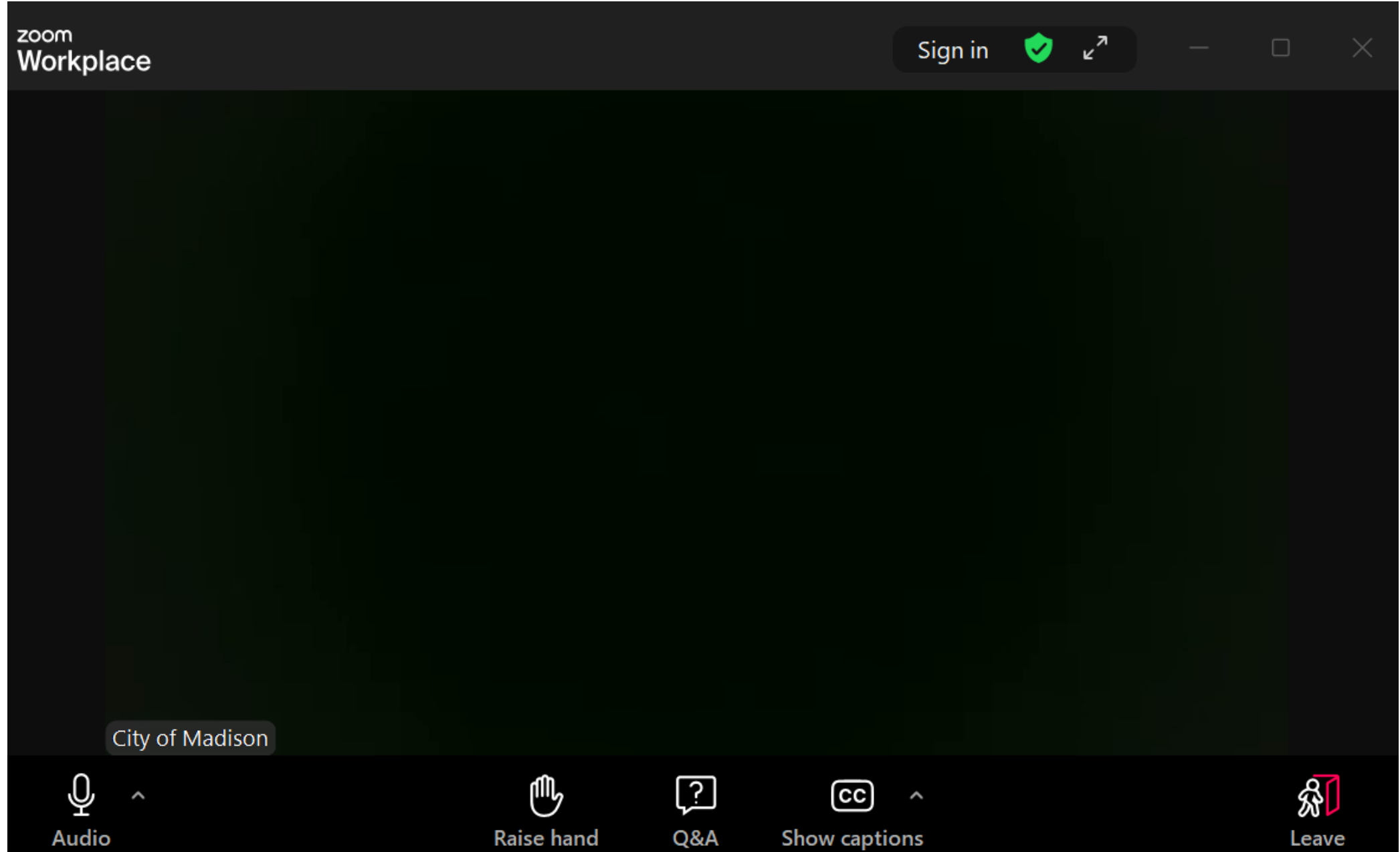
Use **Q&A button** if you have technical issues or a question for the panelists.



CITY OF MADISON



How to Participate



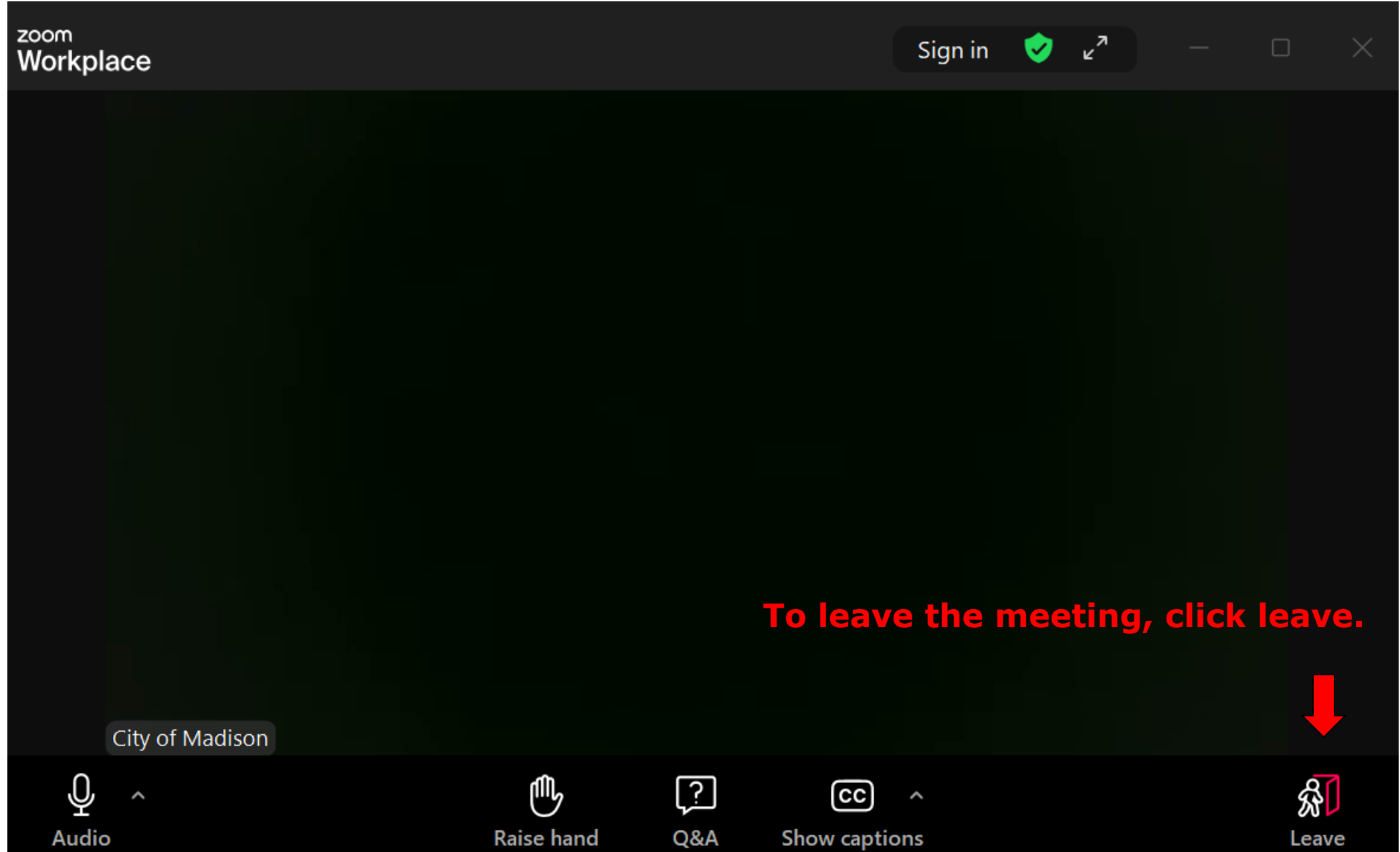
Use Q&A button for all other questions.
We will answer after the presentation.



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How to Participate



How to Participate

zoom
Workplace

Sign in  

If you'd like to enable closed captioning, click "show closed captions" button on the bottom of the screen.

This may already be enabled. If this is not enabled, click the button to allow closed captioning.

City of Madison

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Audio


Raise hand


Q&A

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Show captions


Leave

Presentation Overview

Thank You for participating!

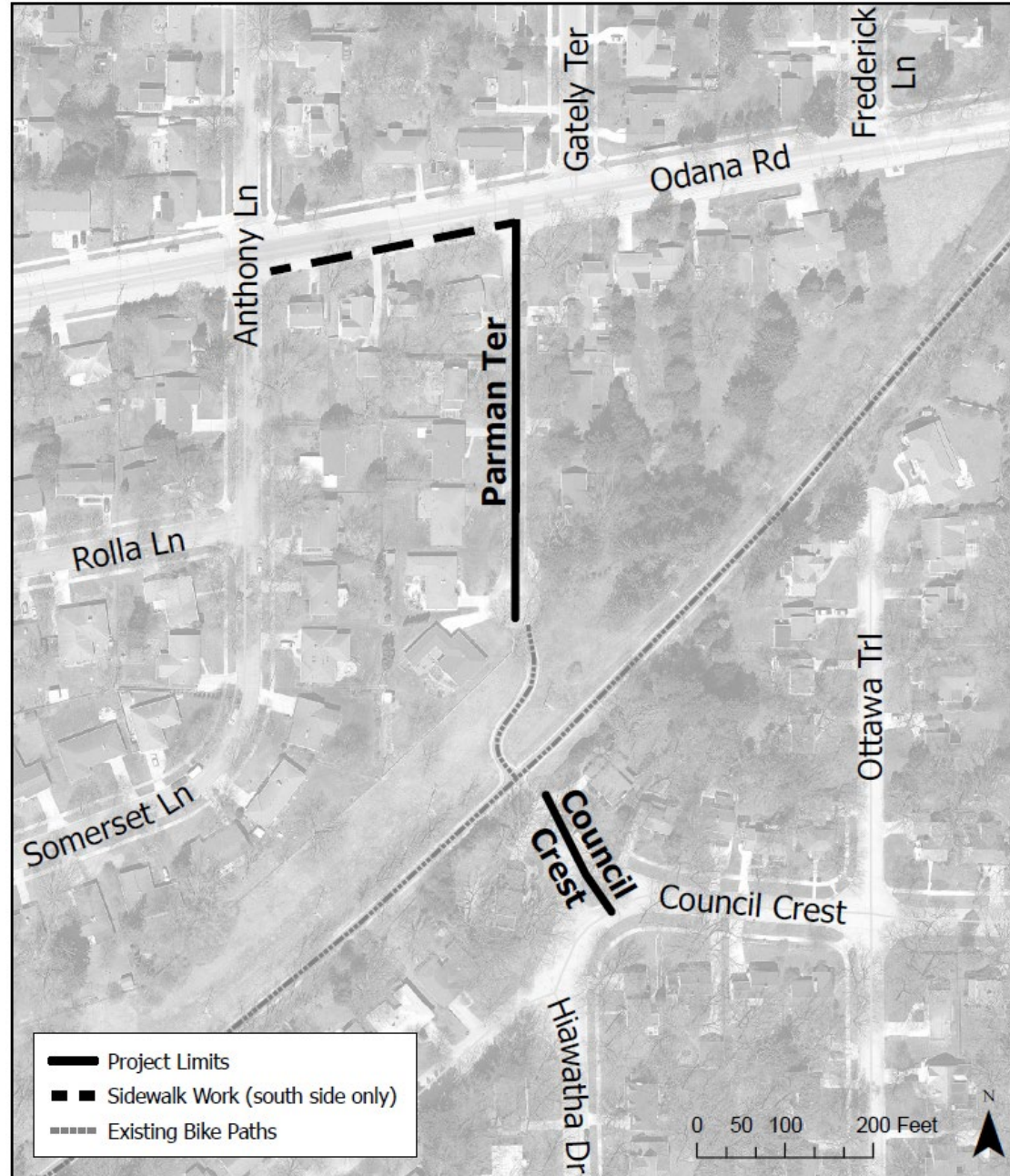
- Welcome (Hannah Mohelnitzky, Public Information Officer, City of Madison)
- Introduction (Alder Bill Tishler, District 11)
- Presentation (Nashaly Gutierrez Vazquez – City of Madison)
- Q&A (facilitated by Hannah Mohelnitzky)
 - Assisted by:
 - Andrew Zwieg, PE, Principal Engineer, City of Madison
 - Jazmin Lara, Water Utility, City of Madison
 - Nathan Mendez, Water Utility, City of Madison
 - Todd Chojnowski, Sewer Engineer, City of Madison
 - Lukas Collins, Traffic Engineer, City of Madison
- Presentation available on the website
 - <https://www.cityofmadison.com/engineering/projects/parman-terrace>



Presentation Overview

- **Project Location**
- Meeting Purpose
- Existing Conditions
- Vision Zero
- Complete Green Streets
- Proposed Street Design Alternatives Considered
- Proposed Design
- Proposed Utility Design
- Public Right-Of-Way
- Forestry Information
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Project Location

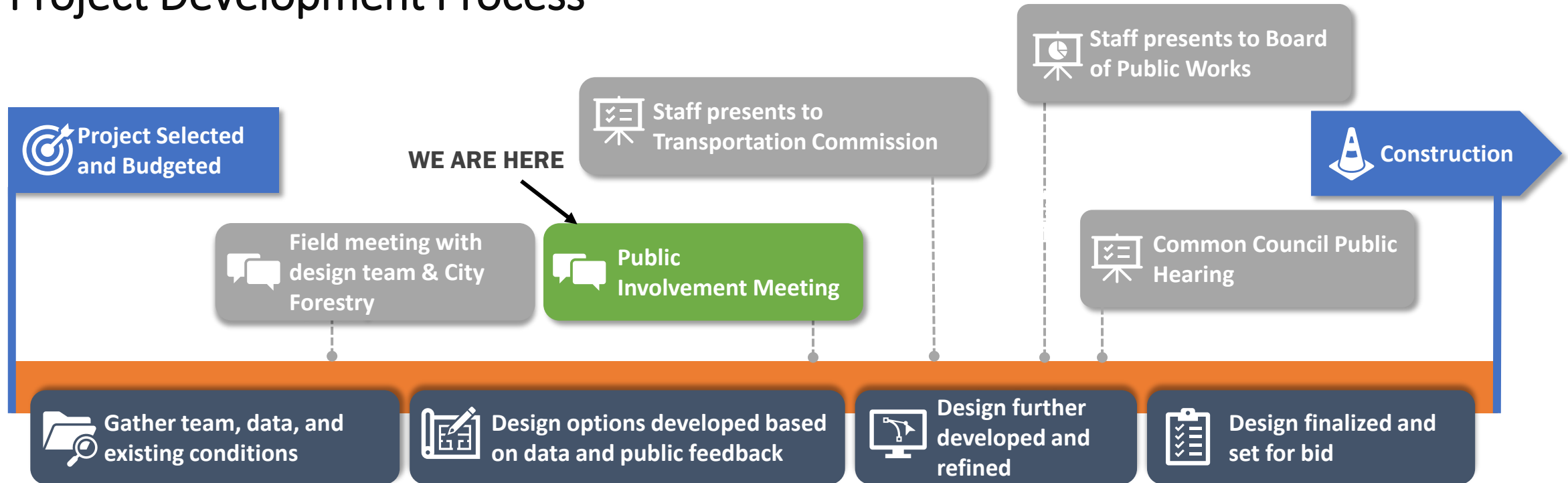


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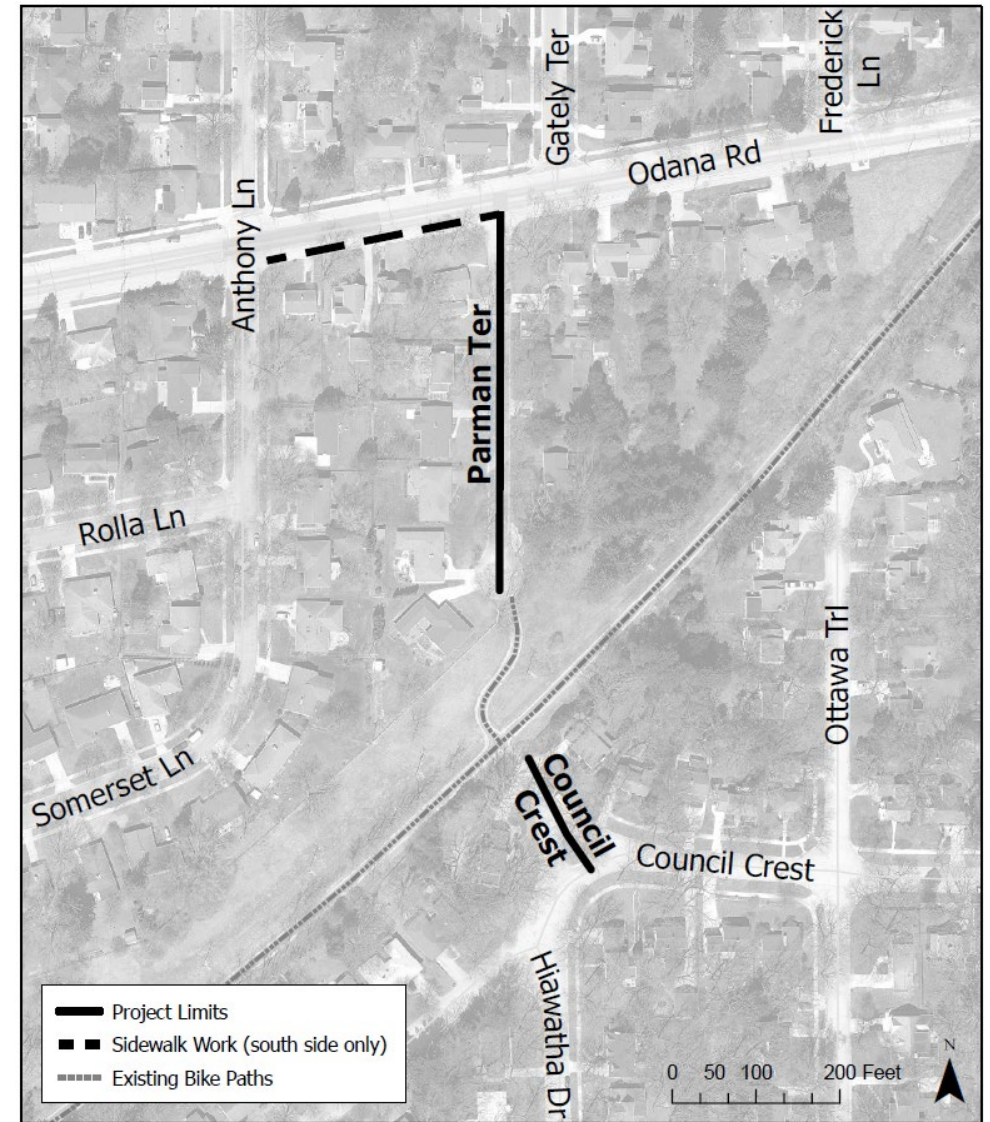
Meeting Purpose (Big Picture)

Project Development Process



Meeting Purpose

- Inform the public about the project scope
- To gain feedback for the street layout alternatives for the construction project
- Communicate with residents about assessments policies
- Inform the public on the approval schedule and construction access
- Inform the public about how and where they share their input
- Remind the public to fill-out the online questionnaire



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Existing Conditions

Item	Existing Condition
Last Surfaced	1968
Pavement Surface Evaluation & Rating	3/10 – structural improvement required
Curb Rating	7/10
Width	28-ft from face of curb to face of curb
Surface	Asphalt
Sidewalk	none
Sanitary	8" VCP 1954, located in the street
Water	6" Cast Iron 1955, located on the street
Storm	18" VP 1956, located on the terrace

Existing Conditions



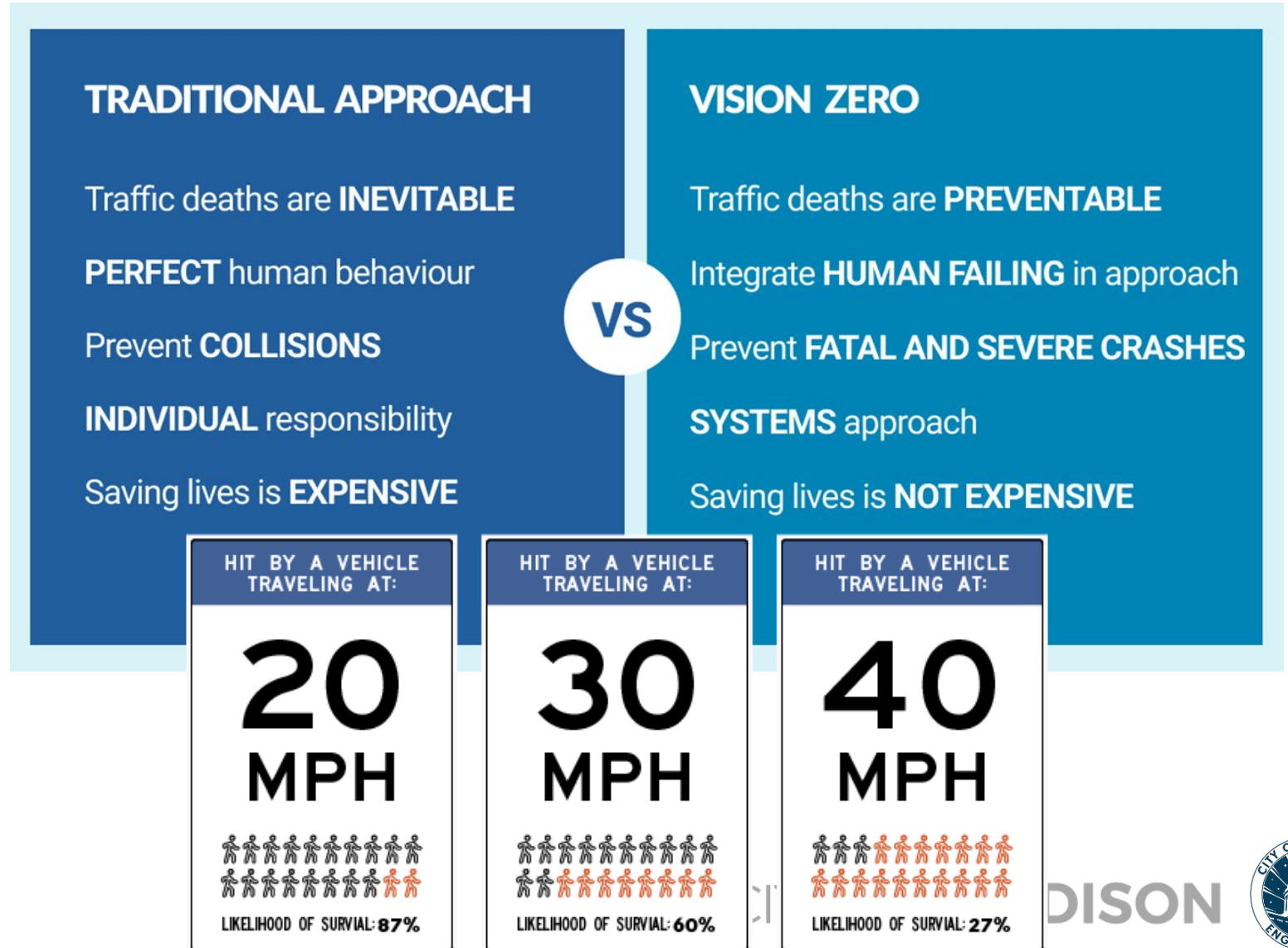
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Vision Zero

What is Vision Zero?

Internationally-recognized strategy aimed at **eliminating traffic fatalities and severe injuries** while increasing safe, healthy, and equitable mobility for all road users.



Vision Zero

- Increase safe, healthy, equitable mobility for all ages and abilities.
 - Parman Terrace is not on the High Injury Network
- Current conditions
 - No sidewalk
 - Not on Metro Transit Network, closest route is on Odana Road
 - Southwest Commuter Path connection
 - New Odana Road crossing at Parman Terrace

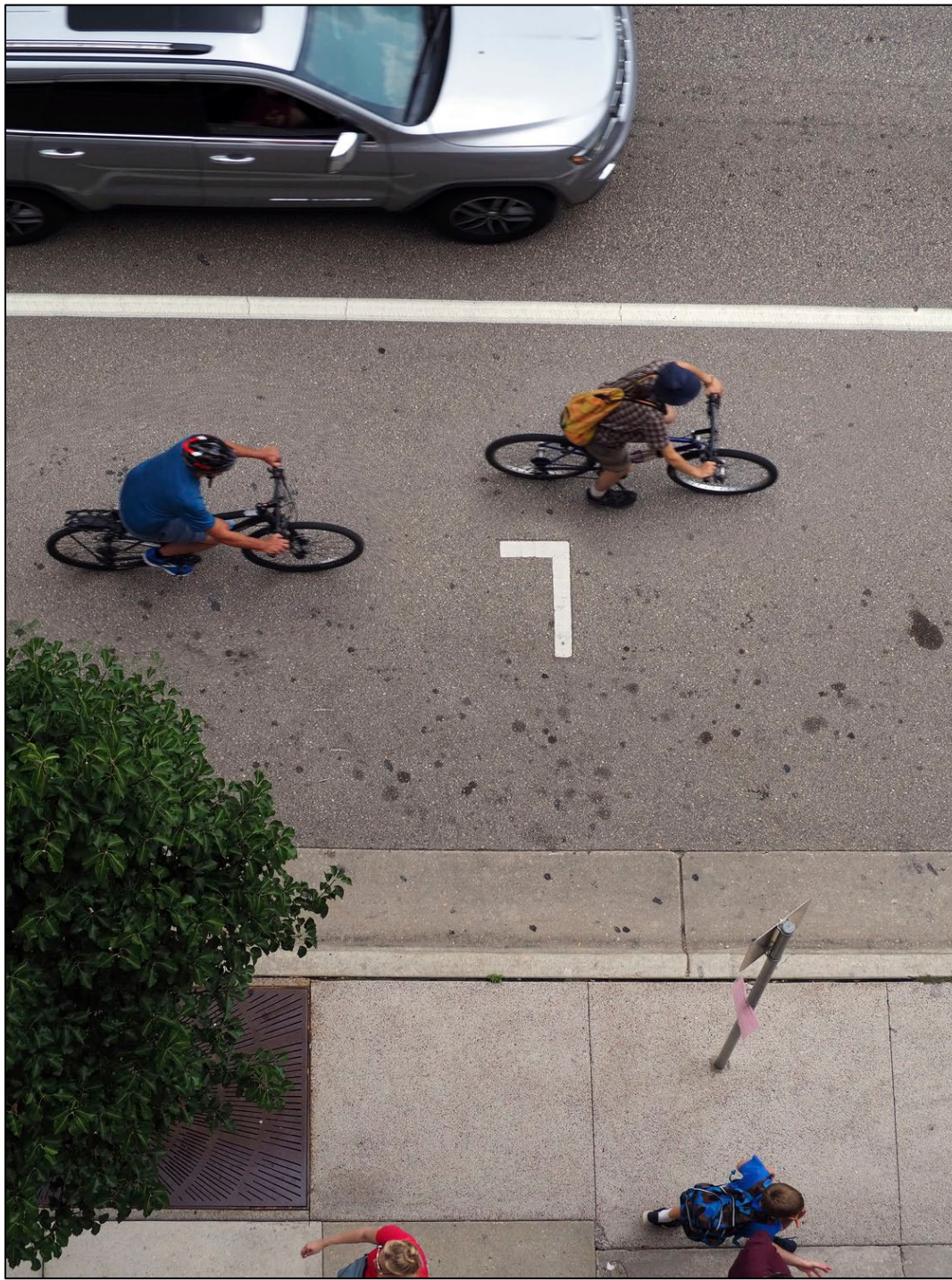
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City of Madison

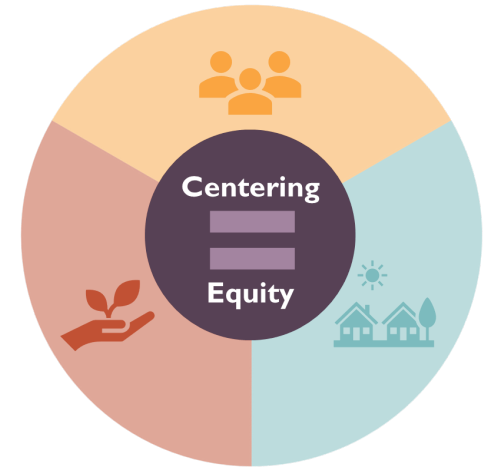
Complete Green Streets Guide

Approved January 6, 2023



STREET VALUES

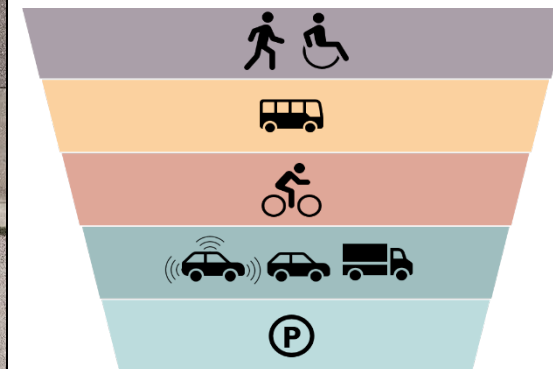
Putting People First



Fostering
Sustainability

Supporting
Community

MODAL HIERARCHY



MADISON





Principles of Complete Green Streets

- Streets are for everyone, no matter who they are or how they travel.
- There is no one design but instead each design considers the specific context of the neighborhood and street.
- Streets are designed and operated to prioritize safety, comfort and access for all users.
- Green infrastructure integrates sustainability in the right of way to help our City be more resilient and helps provide a welcoming public place.

COMPLETE GREEN STREETS – STREET TYPE

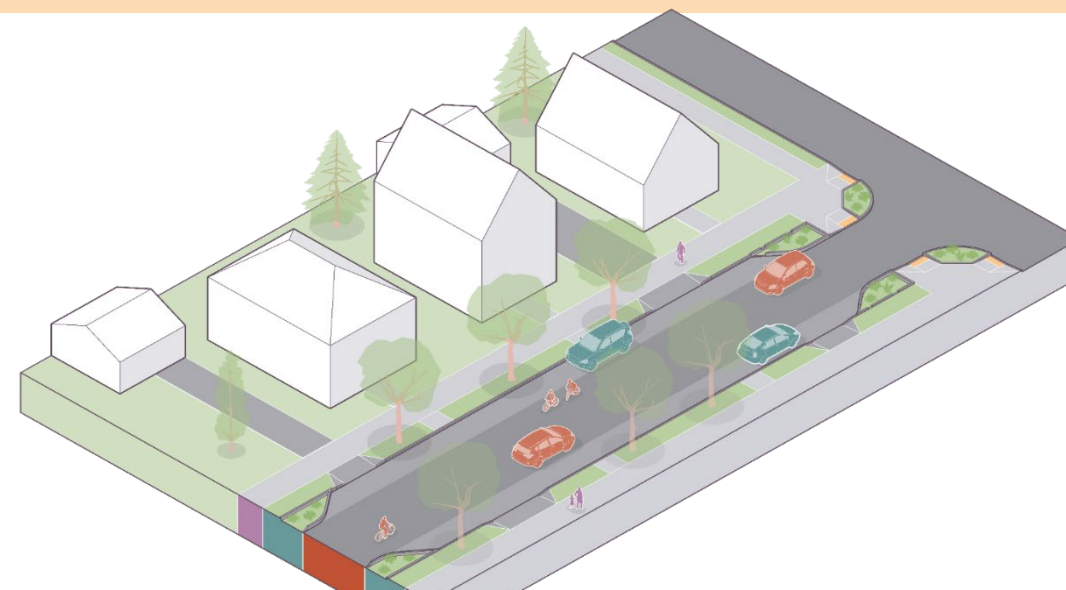
Existing Paraman Terrace – Neighborhood Street

Context: Residential neighborhood

Description: Wider neighborhood streets. Includes some higher-traffic streets and transit routes that should be designed to prioritize neighborhood quality of life. Allows two drivers to pass each other without stopping.

Existing Street width: 28' with parking on both sides typically allowing traffic to pass slowly in both directions.

Target Speed: 20 mph or less



Zone Priorities and Preferred Elements for Each Zone

Walkway High Priority	Flex Zone Medium Priority	Travelway Low Priority'	Additional Considerations
Standard sidewalks, with landscaping between the sidewalk and homes or buildings. May shift closer to or farther from the street to avoid impacting canopy trees.	Landscaped terrace with street trees. May straddle the walkway when the walkway is close to the street to avoid impacting existing canopy trees. On-street parking on one or both sides common.	Two-way travel without lane markings. No dedicated bikeway unless traffic volumes are above 3,000 ADT.	Speed management, parking demand to determine type and amount of on-street parking.

COMPLETE GREEN STREETS – STREET TYPE

Proposed Parman Terrace - Neighborhood Yield Street

Context: Residential neighborhood

Description: Many older neighborhood streets fall within this street type. May allow parking only on one side. Does NOT allow two drivers to pass each other (one must give way) when parked vehicles are present, which provides a traffic calming effect.

Target Speed: 20 mph or less



Zone Priorities and Preferred Elements for Each Zone

Walkway High Priority	Flex Zone Medium Priority	Travelway Low Priority'	Additional Considerations
Standard sidewalks, with landscaping between the sidewalk and homes or buildings. May shift closer to or farther from the street to avoid impacting canopy trees.	Landscaped terrace with street trees. May straddle the walkway when the walkway is close to the street to avoid impacting existing canopy trees. On-street parking on one or both sides common.	Two-way travel without lane markings. No dedicated bikeway unless traffic volumes are above 3,000 ADT.	Speed management, parking demand to determine type and amount of on-street parking.

Complete Green Streets – Possible Street Widths

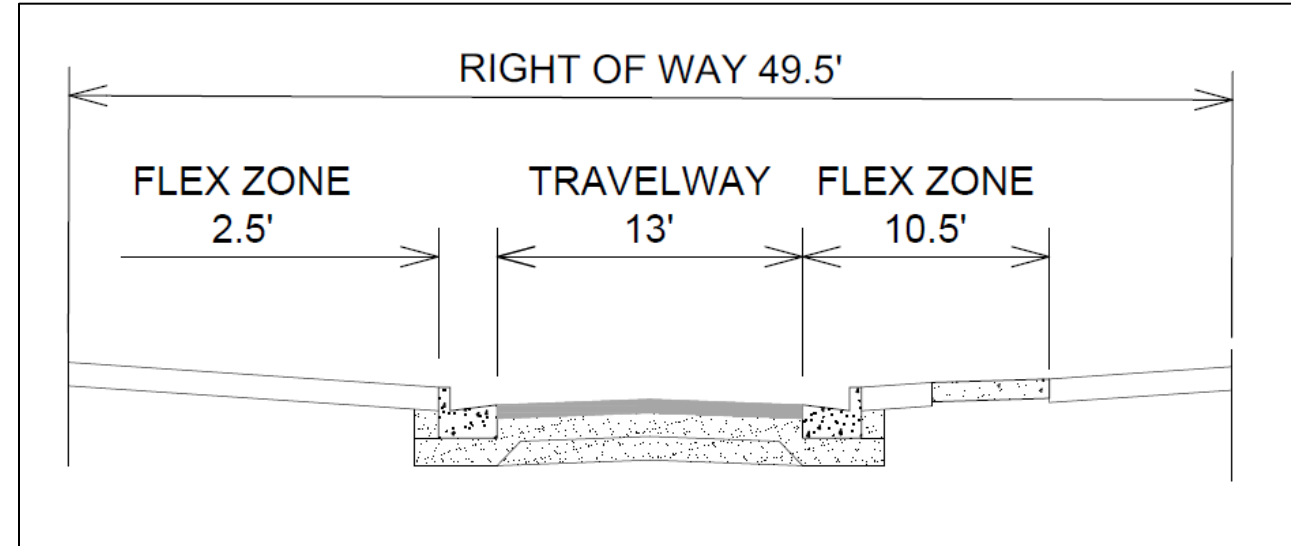
- Change street type from *Neighbor Street* to *Neighborhood Yield Street*
- Complete Green Streets Table 6.1 – *Street Type Space Requirements*
 - Minimum Travelway Width: **14'**
 - Parking on 1 side
 - Maintain a narrower street width where on-street parking is not provided
 - Typical and maximum Travelway Width: **16'**
 - Parking on 1 side
 - Parking on one side does not allow traffic to pass in both directions (one vehicle must give way)
 - Flex zone Width
 - Total width can be from 10' to 17'
 - Includes curb & gutter, terrace, trees, on-street parking if present, etc.
 - In constrained cases terrace width can go as low as 3'

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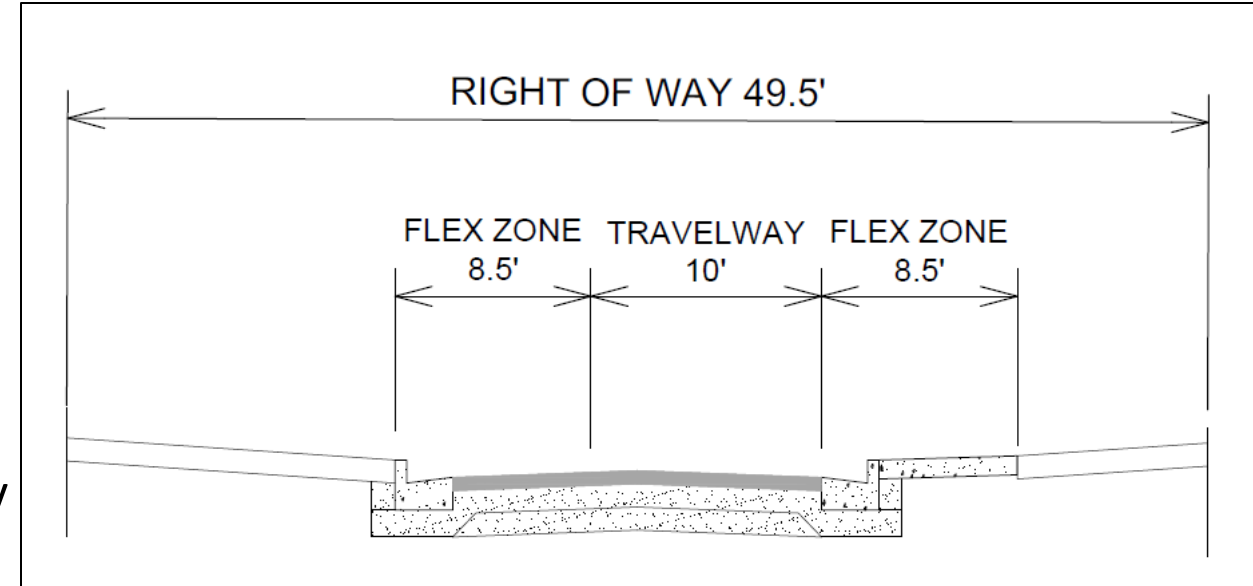
Proposed Street Design Alternatives Considered

- Alternative Design A
 - Street width of 17-ft from face of curb to face of curb
 - Install a 3-ft terrace and 5-ft sidewalk on the east side of the street
 - In front of the trees
 - Replace driveway aprons
 - Maintain trees in the right of way
 - Narrow street for traffic calming
 - Sidewalk maintained by residents
 - Existing parking would be removed



Proposed Street Design Alternatives Considered

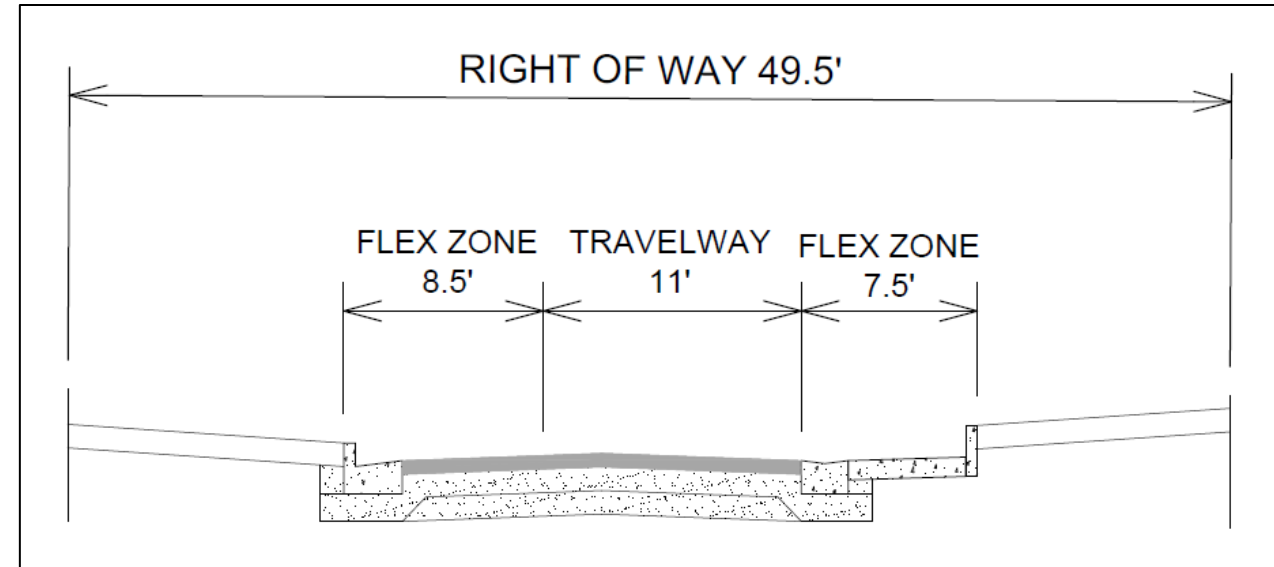
- Alternative Design B
 - Street width of 20-ft from face of curb to face of curb
 - Install a 6-ft sidewalk on the east side of the street
 - In front of the trees
 - Replace driveway aprons
 - Maintain trees in the right of way
 - Narrow street for traffic calming
 - Sidewalk maintained by residents
 - Existing parking would be modified to one side only



Proposed Street Design Alternatives Considered

- Alternative Design C
 - Street width of 20-ft from face of curb to flow line
 - Install a 5-ft sidewalk at street level on the east of the street in front of the trees
 - Replace driveway aprons
 - Maintain trees in the right of way
 - Narrow street for traffic calming
 - Sidewalk maintained by City Engineering
 - Plowing from the Southwest Commuter Path up to the Odana Road intersection
 - Existing parking would be modified to one side only

City Staff Recommendation



Proposed Street Design

- Parman Terrace
 - Replacement of asphalt pavement, gravel base, and driveway aprons
 - Street design & construction will include new sidewalk
- Odana Road
 - Replacement of driveway aprons
 - Construction will include new sidewalk on the south side of the street between Parman Terrace and Anthony Lane
 - Sidewalk maintained by residents

Presentation Overview

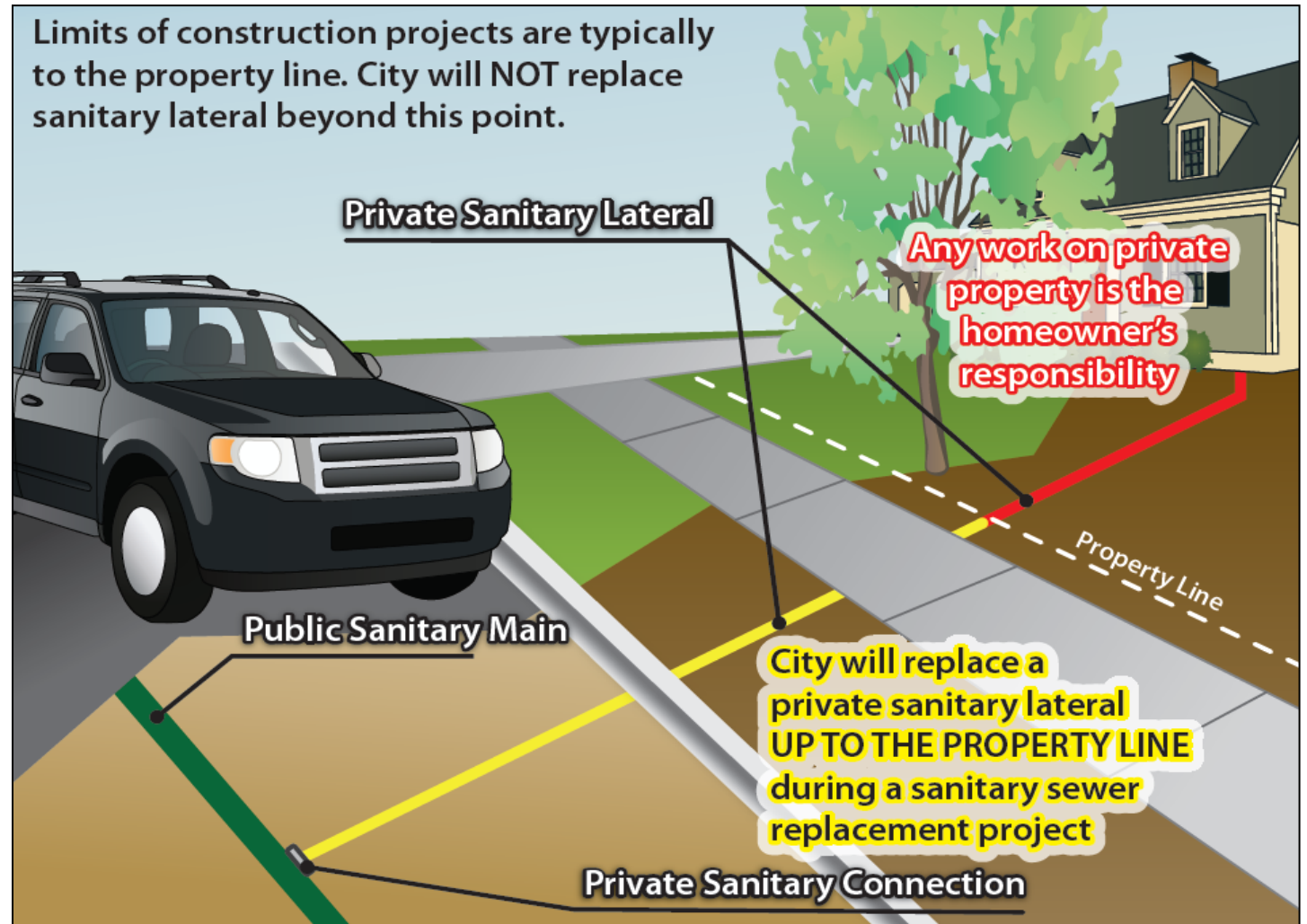
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Proposed Utility Design

- Existing Sanitary Main to be replaced
 - Laterals to be replaced up to property line
- Existing Water main to be replaced and upsized
 - From 6" to 8" along Parman Terrace
 - New connection between Parman Terrace and Council Crest
- Existing storm sewer main to be replaced and upsized
- Existing street lighting to remain
- Potential MG&E gas main replacement and pole relocation prior to start of construction

Proposed Utility Design – Sewer Lateral

- Sanitary Sewer Lateral Installation
 - Replace to property line
 - Laterals will be reconnected
 - Work beyond the property line is the homeowner's responsibility
- Trees may also impact the ability to install
 - Can stop short with approval of owner
 - Owner can provide a Right of Entry to help find an alternate path around the tree

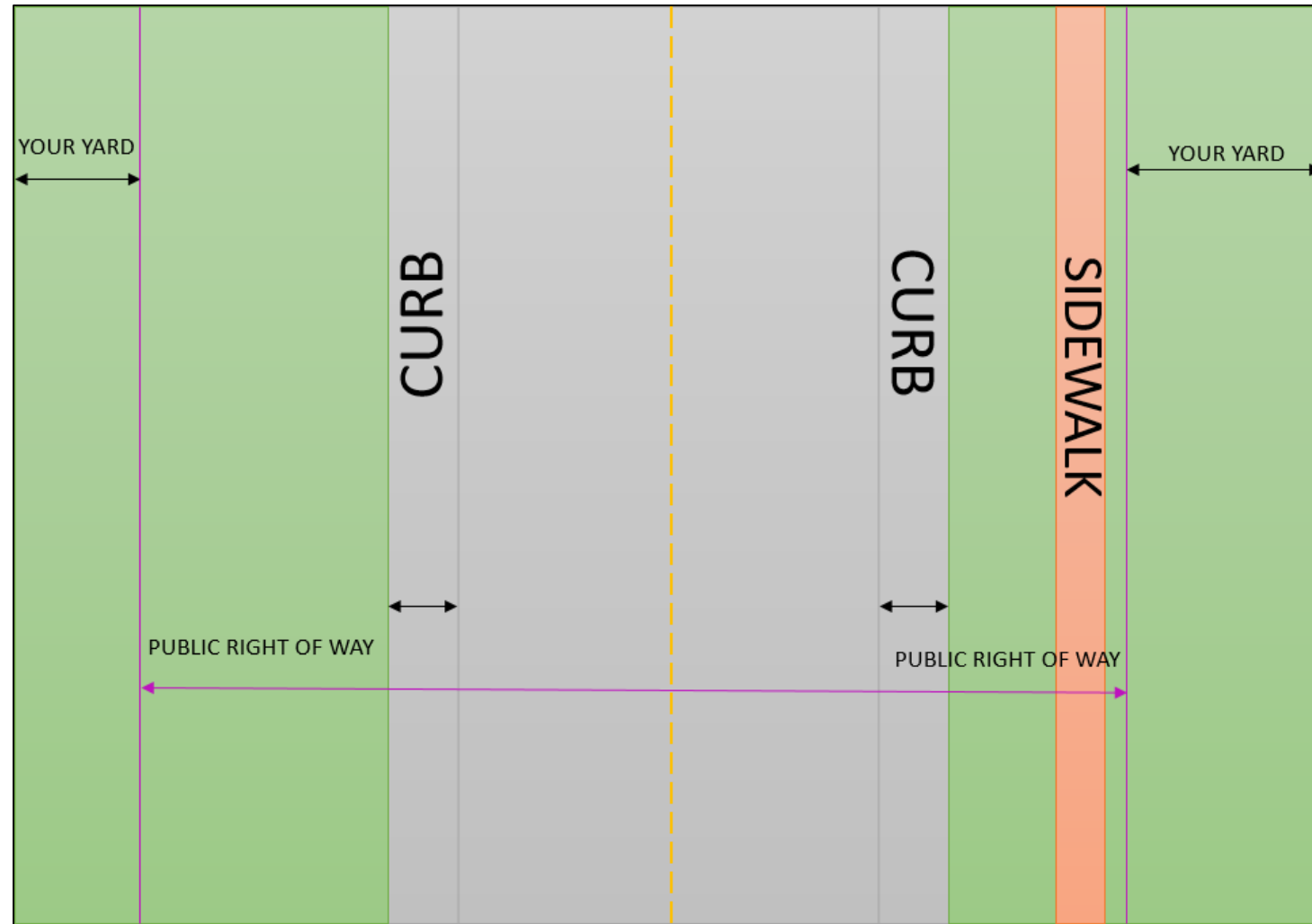


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Public Right-Of-Way

- Space of property that extends typically from the curb into the homeowner's yard.
- Homeowners are responsible for maintaining the public right-of-way.
- The City uses this portion of the yard to improve utilities or other infrastructure the public uses.
- Right-of-way & temporary limited easements are potential going to be purchased.



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Forestry Information

- City Engineering has reviewed the project with City Forestry & a Forestry representative will work with the City design team, City Construction Inspector, and Contractor during construction
- Trees will be pruned prior to construction to provide required clearance above street
- Tree priority Score
 - 100% tree equity score
 - 43% canopy cover, goal 40%
 - Planting new trees
 - Low priority
 - Maintain existing trees
 - High Priority
- Methods of tree protection
 - Bends & limits of work for sewer laterals
 - Adjusting curb construction methods and vertical elevation of the street
- After completion, Forestry will evaluate terrace for potential tree planting locations

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Assessment Policy & Costs

- Special charge for work being done that has a direct benefit to the property
- Preliminary assessment mailed during the design phase – this is where the project is now.
 - Based on estimated quantities of driveway aprons, terrace walk, and sanitary laterals.
 - Unit price for driveways, pavement reconstruction, and terrace walks based on 2026 street improvement rates.
 - Rates are an average if the last 3 years of construction
 - Unit prices for sanitary laterals and private storm sewer connections based on estimated prices.
- Assessments can be paid in lump sum or typically over 8 years with a 4.5% interest rate (2026)
 - More info on assessments can be found here: <https://www.cityofmadison.com/engineering/streets-paths/repairs-and-reconstruction/assessments-payment-plans>
- Final assessment billed after project completion
 - Based on measured quantities of driveway aprons, terrace walks, & sanitary laterals
 - Unit prices for driveways, pavement reconstruction, and terrace walks will not change from preliminary
 - Unit prices for sanitary laterals and private storm sewer connections based on bid prices
 - Bills mailed to property owners the year after construction is completed

Assessment Policy & Costs

Parman Terrace

Item	Property Owner Share	City Share
10' Pavement Replacement*	100%	0%
Driveway Apron Replacement	50%	50%
Terrace Walk Replacement (between sidewalk & curb)	50%	50%
Sidewalk Replacement	0%	100%
Intersection Curb & Pavement	0%	100%
Sanitary Sewer Main	0%	100%
Sanitary Laterals to Property Line	25%	75%
Water Main	0%	100%
Water Main Services	0%	100%
Storm Sewer Main	0%	100%
Private Storm Connections (if any)	100%	0%

*Assessed per linear ft as 10-ft. of street width across the property frontage & 50% discount for single or two-family corner lots fronting two streets

Assessment Policy & Costs

- Approximate property owner costs for items
 - Street Reconstruction
 - Approx. driveway apron replacement: \$4,000
 - Approx. 10' pavement replacement: \$46.72 per ft.
 - Approx. Sewer lateral replacement: \$3,000
 - Sidewalk not assessed
 - Curb & gutter not assessed

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Project Approval Schedule

- July 15, 2026: Transportation Commission
 - Engineering staff will present street layout alternatives for approval
- August 28, 2026: Mail Estimated Assessment & Public Hearing Notice
- September 9, 2026: Approving Plans, Specifications, and Assessments; Board of Public Works Hearing
 - Engineering staff will recommend a street layout alternative for approval
- September 22, 2026: Approving Plans, Specification, and Assessments; Common Council Public Hearing

Construction & Access

- Closed to through traffic, local traffic only
- Residential driveways access will be maintained during most of construction but closed up to a cumulative total of 20 days, residents are notified before
 - Not accessible when contractor is working directly in front
 - Closed when curb, sidewalk, and driveway apron installed
- An average of 2 planned water shut-offs are expected for each property
 - Up to 8 hours but usually about 4 hours
 - Residents will be notified 48 hours ahead of time
 - Occasionally emergency shut-offs if old main breaks
- Allowed working hours are 7:00 am to 7:00 pm Monday-Saturday, and 10:00 am to 7:00 pm Sundays
- Construction could begin as early as Spring 2027
 - 3-4 months of construction
 - Completion is expected by fall

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Next Steps

- Up coming opportunities for public involvement
 - Fill out the questionnaire
 - Sign-up for project email updates on the website
 - Board of Public Works public hearing meeting
 - Design staff to recommend approval of the plans, specifications, and assessments as well as authorization for contractor bids when the design is final
 - Common Council public hearing meeting
- The public is encouraged to attend the following three City committee meetings and provide written or verbal feedback:
 - Transportation Commission Meeting
 - Board of Public Works Meeting
 - Common Council Meeting
- Public notified via website updates and/or mailing
 - <https://www.cityofmadison.com/engineering/projects/parman-terrace>

Board of Public Works (BPW Meeting)

- Members of the public can watch, register support/opposition, speak (3 minutes), and/or submit written comments.
- Subscribe to the email list on project webpage to get notification when BPW meeting registration opens.
- If you register to speak, make sure the name you display in Zoom matches the name you registered under so staff know who to unmute when it's your turn.
- BPW meetings start at 4:30 PM but the public hearings for public works projects don't start until 5:30 PM (or when the item under discussion at 5:30 PM finishes). You can join at any time.
- If you have any questions about registering for the BPW meeting, email boardofpublicworks@cityofmadison.com.

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Contact Information & Resources

Thank You for Attending!

- Questions
 - Please use the **"Q&A"** option at the bottom of the screen to type a question.
 - To ask a question verbally, click the **"raise hand"** option at the bottom of your screen and the host will unmute you.
- Engineering
 - Nashaly Gutierrez Vazquez, Project Manager, 266-4414, Ngutierrez@cityofmadison.com
 - Todd Chojnoswki, Sewer Engineer, 266-4094, tchojnoswki@cityofmadison.com
 - Nathan Mendez, Water Engineer, 266-4467, nmendez@madisonwater.org
 - Jazmin Lara, Water Engineer, jlara@madisonwater.org
 - Hannah Mohelnitzky, Public Information Officer, 669-3560, hmohelnitzky@cityofmadison.com
- Traffic Engineering
 - Kevin Luecke, Pedestrian Bicycle Administrator, 266-6225, kluecke@cityofmadison.com
 - Lukas Collins, Traffic Engineer, 261-9625, lcollins@cityofmadison.com
- Project Website: <https://www.cityofmadison.com/engineering/projects/parman-terrace>
- Questionnaire will remain open until 7/7/2026
 - Sign-up for project email updates on the website
 - Updates on the design process and construction progress will be posted to the project website
 - Recording for this meeting will be posted on project webpage

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