Environmental Impact Assessment

WIMR East Wedge Cyclotron and Expansion Project

August 28, 2025

UW Project #1485-2511

PRESENTED TO

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TETRA TECH

EXECUTIVE SUMMARY

Summary of Project Description

Potter Lawson, Inc. retained Cornerstone Environmental Group, LLC - A Tetra Tech Company (Tetra Tech) to prepare an Environmental Impact Assessment (EIA) for the proposed Wisconsin Institutes for Medical Research (WIMR) East Wedge Cyclotron and Expansion Project on the University of Wisconsin-Madison (UW-Madison) campus in Madison, Wisconsin. The EIA is required by the state guidelines in compliance with the Wisconsin Environmental Policy Act (WEPA), Section 1.11, Wis. Stats. The purpose of the EIA is to assess potential environmental effects of the project relative to the quality of the human environment. University of Wisconsin System Administration (UWSA) Capital Planning and Budget is the project client.

This project involves expanding the existing cyclotron facility at the University of Wisconsin–Madison by installing a new commercial cyclotron and constructing supporting space adjacent to the School of Medicine and Public Health (SMPH) biomedical research facilities at the Wisconsin Institutes for Medical Research (WIMR), located at 1111 Highland Avenue in Madison, WI. The new construction will take place on a site known as the “East Wedge,” situated between the WIMR I and WIMR II towers. See Figure 1 (Project Location) included in Appendix A. The project adds 57,363 GSF to the WIMR facility, which is currently 653,867 GSF. The project total cost is anticipated to be $62,000,000. On June 7, 2024, the BOR authorized the WIMR East Wedge Cyclotron and Expansion for construction by UW Health, under UW-Madison Resolution 12205. Project changes since the 2024 BOR authorization (budget increase and moving the project from UW Health to UWSA) have been proposed and will be considered for BOR authorization in mid-September 2025. The target construction period is anticipated to commence in September 2026 and reach substantial completion in November 2027.

EIA Process Summary

The UW System WEPA compliance process for this project began in September 2024 with authorization to prepare a Type II EIA. Different stages of the EIA process are outlined below.

Scoping

A scoping letter to solicit input on potential environmental impacts of the project was sent on November 8, 2024 to potentially interested local, state, and federal parties, individuals, or groups either in hard copy form or electronic mail. Copies of the scoping letter and list of recipients are located in Appendix B and responses received are included as Appendix C. No public comments were received as part of the scoping process.

Draft EIA

A public notice was posted within the legal notices in the Wisconsin State Journal newspaper to request public input on the Draft EIA document as well as to provide notification of the Public Meeting. The EIA is available for public review beginning September 1, 2025 and ending on September 16, 2025. A hard copy of the EIA is available at the City of Madison Public Library (201 W. Mifflin Street - Central Library location) and UW-Madison Helen C. White Library (600 N. Park Street). Copies or notifications of the document availability were sent to 28 individual recipients (Appendix D). The document was made available online at https://WIMREastWedgeEIA.com/.

The deadline for verbal or written comments is September 16, 2025. A public meeting to present the project and EIA findings and to take verbal and written comments will be held on September 16, 2025, at 5:00 pm, virtually. The public meeting will be attended by representatives of Potter Lawson, UW-Madison, Tetra Tech, and interested members of the general public. The link to the virtual meeting is housed on the project website, linked above.

Final EIA

Following completion of the Draft EIA comment period and public meeting, a Final EIA will be prepared along with a determination of need, or lack thereof, for an Environmental Impact Statement (EIS). The report will be updated based upon comments received and with appropriate revised design information that may have been updated either due to the natural design process or as a result of comments or concerns expressed throughout the WEPA process. Comments received during the Draft EIA comment period, both written and oral, will be included in the Final EIA.

Potential Impacts

Potential impacts that could result from construction and operation of the proposed facility, as well as potential impacts resulting from the scenario under the no-action alternative, were evaluated in the areas of land use, aesthetics, air quality, geology, water resources, floodplains, wetlands, ecological resources, socioeconomic resources, waste management, human health, and noise. These potential impacts were generally compared to the existing project site and buildings and its current operations and operational impacts.

The following sections provide key findings for areas of potential concern related to construction and operation of the proposed facility. Resources and land area subject to indirect or cumulative impacts due to the proposed project, along with other existing or reasonably foreseeable future projects, are considered and include: 1) air quality; 2) ambient noise levels; 3) socioeconomic resources; 4) biological and ecological resources; 5) land use; and 6) traffic and parking.

Anticipated impacts from the project as described in this report include:

- Quadruple existing capacity and add capability to make several new isotopes that are in demand for cutting edge medical diagnostic and therapeutic procedures and research
- Increased energy and utility efficiency over existing buildings constructed prior to Division of Facilities Development (DFD) Sustainability Guidelines implementation
- Short-term construction impacts:
    - Increased noise levels primarily during hours of construction between 7:00 a.m. and 7:00 p.m. Monday through Saturday
    - Increased dust and emissions from construction activities, not anticipated to cause long-term impacts to air quality
    - Rerouting of pedestrians, bikes during construction for safety purposes, or providing suitable covered walkways; minor traffic impacts during select construction times.
    - Temporary space relocation of building inhabitants during construction phasing.
    - Waste generation via the accumulation of construction debris.

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ACRONYMS/ABBREVIATIONS

Acronyms/Abbreviations	Definition
AHI	Architectural History Inventory
ARI	Archaeological Reports Inventory
ASF	Assignable Square Feet
ASI	Archaeological Sites Inventory
BMP	Best Management Practices
BRRTS	Bureau of Remediation and Redevelopment Tracking System
BOR	Board of Regents
dBc	Decibels Relative to the Carrier
DOA	Department of Administration
DFD	Division of Facilities Development
DPCED	Department of Planning, Community & Economic Development
EIA	Environmental Impact Assessment
EIS	Environmental Impact Statement
FEMA	Federal Emergency Management Agency
GSF	Gross Square Feet
Hist-A	Historical Assessment
LUST	Leaking Underground Storage Tank
MeV	Megaelectron Volts
MGE	Madison Gas & Electric
NAAQS	National Ambient Air Quality Standards
NIH	National Institute of Health
NPDES	National Pollutant Discharge Elimination System
PI	Principal Investigators
SMPH	School of Medicine and Public Health
UW	University of Wisconsin – Madison
UWHC	University of Wisconsin Hospitals and Clinics
UWSA	University of Wisconsin System Administration
WDNR	Wisconsin Department of Natural Resources
WEPA	Wisconsin Environmental Policy Act
WHPD	Wisconsin Historical Preservation Database
WIMR	Wisconsin Institutes for Medical Research

1.0 INTRODUCTION

1.1 GENERAL

Potter Lawson, Inc. retained Tetra Tech to prepare an Environmental Impact Assessment (EIA) for the proposed WIMR East Wedge Cyclotron and Expansion Project located at 1111 Highland Avenue, Madison, Wisconsin. The EIA is required by state guidelines in compliance with the WEPA, Section 1.11, Wis. Stats. The purpose of the EIA is to assess potential environmental effects of the project relative to the quality of the human environment. Potter Lawson, Inc. is the project manager for this EIA and University of Wisconsin System Administration (UWSA) Capital Planning and Budget is the project client.

1.1.1 Project Overview

The project would expand on an existing cyclotron facility located on the University of Wisconsin-Madison campus between WIMR I and II towers shown on Figure 1 in Appendix A. WIMR is the flagship research complex for the University of Wisconsin School of Medicine and Public Health (SMPH). The design is based on an existing East Wedge Cyclotron and Expansion Pre-Design delivered through the UW Managed program. The following programmatic uses are anticipated as follows:

- Basement – will house a new, commercial, 30 XP cyclotron.
- First Level – laboratory, space for offices and building mechanicals.
- Second Level – additional laboratory space

The project adds 57,363 gross square feet (GSF) to the WIMR facility, which is currently 653,867 GSF. The project total cost is anticipated to be $62,000,000 and will start construction in September 2026, reaching substantial completion the following year.

1.2 EIA PROCESS

The UW System WEPA compliance process began in September 2024 with authorization to prepare a Type II EIA. A scoping letter to solicit input on potential environmental impacts of the project was sent on November 8, 2024, to selected parties. A copy of the scoping letter along with recipients is located in Appendix B. No public comments were collected as part of the scoping process (Appendix C).

A public notice was posted in the Wisconsin State Journal newspaper to request public input prior to finalizing the EIA as well as to provide notification of the Public Meeting. The EIA is available for public review as of September 1, 2025 and ending September 16, 2025. Copies of the EIA were sent to the individual recipients listed on the Distribution List provided in Appendix D. Hard copies are made available at the Madison Public Library (Central Library location) and UW-Madison Helen C. White Library (600 N. Park Street). This EIA is available for download online at https://WIMREastWedgeEIA.com/. Comments are to be directed to:

Aden Clark
8040 Excelsior Drive, Suite 305
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The deadline for verbal or written comments is September 16, 2025. A public meeting to present the project and EIA findings and to take verbal and written comments will be held September 16, 2025, at 5:00 pm, virtually as noted on the website above. The public meeting will be attended by representatives of Potter Lawson, UW-

Madison, Tetra Tech, and interested members of the general public. The minutes of that meeting, attendees, public comments, and other information pertinent to the meeting will be included in the Final EIA document.

2.0 DESCRIPTION OF PROPOSED ACTION

2.1 TITLE OF PROPOSAL

WIMR East Wedge Cyclotron and Expansion Project

UW Project # 1485-2511

2.2 LOCATION

Address: 1111 Highland Avenue, Madison WI 53705

County: Dane

Political Town: City of Madison, Wisconsin
Village of Shorewood Hills

2.3 PROJECT DESCRIPTION

WIMR is located at 1111 Highland Avenue, Madison, WI, split between the City of Madison and the Village of Shorewood Hills. The landowner is the Board of Regents of the University of Wisconsin System. WIMR is the flagship research complex for the University of Wisconsin School of Medicine and Public Health. The design is based on an existing East Wedge Cyclotron and Expansion Pre-Design delivered through the UW Managed program. The East Wedge Cyclotron and Expansion project will be located on the University of Wisconsin-Madison campus between WIMR I and WIMR II towers on a site referred to as the "East Wedge." The following programmatic uses are anticipated as follows:

- Basement (15,085 GSF) – will house a new, commercial, 30 XP cyclotron.
- First Level L1 (16,494 GSF) – a new BSL2 laboratory, space for offices and building mechanicals.
- Second Level L2 (22,454 GSF + 3,331 GSF mechanical space) – additional laboratory space.

L1 and L2 will be shelled in this project. The full fill-outs of L1 and L2 will be completed in a future project. The project adds a total of 57,363 GSF to the WIMR facility, which is currently 653,867 GSF.

2.4 PURPOSE AND NEED (OBJECTIVE, HISTORY, AND BACKGROUND)

The first phase of the WIMR project, formerly the Interdisciplinary Research Complex (IRC), was completed in 2008. This project was the final phase of the Healthstar Initiative which was enumerated as part of the 1997-99 state building program to provide interdisciplinary health sciences and research facilities, ancillary systems, and supporting infrastructure. The WIMR I project was authorized by the State Building Commission in November 2004, with a total budget of $133,900,000 including $23,400,000 GFSB and $110,500,000 in gifts and grants.

The second phase (WIMR II) was enumerated as part of the 2009-11 state building program at $134,800,000. The enumeration authorized $67,400,000 in general fund-supported bonding, and the remaining $67,400,000 for the project would come from gifts and grants.

The next phase, WIMR West Wedge, was supported by gifts and grants totaling $21,100,000 and constructed two floors (20,981 ASF/ 36,868 GSF total) of new office and laboratory space above the existing single-story structure on the west side of the WIMR II. The existing space contains the Surgical Pathology Department, which was constructed by the University of Wisconsin Hospital and Clinics (UWHC) and completed in summer of 2014.

On October 8, 2020, the Wisconsin Board of Regents authorized the construction of the WIMR Dock and National Institute of Health (NIH) Research Laboratory Renovation Project, UW-Madison Resolution 11502. The project cost was $5,350,000. The BOR authorized an increased cost to $6,150,000 on December 10, 2021, all funded by gifts and grants.

Finally, on June 7, 2024, the BOR authorized the WIMR East Wedge Cyclotron and Expansion, UW-Madison Resolution 12205 for construction by UW Health for $48,500,000. Project changes since the 2024 BOR authorization (budget increase and moving the project from UW Health to UWSA) have been proposed and will be considered for BOR authorization in mid-September 2025.

The NIH supports the WIMR East Wedge Cyclotron and Expansion project with an $8,000,000 Grant for the UW School of Medicine and Public Health's grant application titled, "A National, Theranostic Cyclotron Resource to Drive Fundamental and Translational Medical Science." The priority of the project is supporting The Cyclotron Group at the University of Wisconsin–Madison (UW-Madison).

This project builds a new cyclotron facility to house a commercial cyclotron adjacent to the existing School of Medicine and Public Health (SMPH) biomedical research facilities at WIMR. Recent growth in nuclear medicine applications of cyclotron-produced radionuclides has been dramatic, and demand exceeds current production capacity. This machine will add capacity in every essential area: standard and radiometal PET radionuclides, theranostic beta and Augeremitters, and both clinical and research application-oriented research. The new machine will also enhance the efficacy of the existing PETtrace cyclotron, focusing each machine's efforts on its strengths and simultaneously supporting a nascent UW Institute for Theranostics and Particle Therapy; the Waisman Center's and Alzheimer's Disease Research Center's portfolio of neurodegenerative imaging trials; the preclinical research of principal investigators (PIs) working on stem cell, genetic, and viral therapy development in the Wisconsin National Primate Center and the Small Animal Imaging and Radiotherapy Facility; and the United States Department of Energy Isotope Production Network. The facility will contribute to meeting projected growth associated with FDA approvals of novel diagnostic and therapeutic radiopharmaceuticals. The facility will more than quadruple existing capacity and add capability to make several new isotopes that are in demand for cutting edge medical diagnostic and therapeutic procedures and research. These capabilities will support the efforts of the UW SMPH and UWHC to help patients with Alzheimer's and Parkinson's disease, cancer, chronic pain, and other conditions.

2.5 ESTIMATED COST AND FUNDING SOURCE

The project cost is anticipated to be $62,000,000 funded entirely through Gifts and Grants.

The NIH "Grant Award" phase is intended to cover the construction of the lower level (B1), located partially below grade and housing the cyclotron vault on the west side, and support spaces across the rest of the floor plate. Additionally, the grant award phase is intended to cover the construction of an additional mezzanine level (L1) and a 2-story tall mechanical volume projecting above the top of the cyclotron vault. Through non-NIH funding, the intent is to also construct a second level (L2) encompassing an elevated floor, east of the vault, housing additional lab and support spaces.

2.6 TIME SCHEDULE

Table 2-1 below outlines the anticipated project schedule as it is known at this time. Note that individual project components and detailed milestones are being developed and will be contingent upon milestones such as permitting approvals which may need to have supplementary information prepared.

Table 2-1: Anticipated Project Schedule

Milestone	Date
NIH Review	July 2025
BOR Authorization	September 2025
Bid Date	August 2026
Start Construction	September 2026
Substantial Completion	November 2027
Occupancy	November 2027

3.0 EXISTING ENVIRONMENT

3.1 PHYSICAL

3.1.1 Land Use

The project construction will be in an area that was excavated for the construction of WIMR towers I and II and is currently developed with asphalt, concrete, urban landscaping, and manicured lawn. The current land use of the site is open greenspace. The land is owned by the Board of Regents of the University of Wisconsin System and used by the UW-Madison School of Medicine and Public Health. Surrounding the vicinity of the proposed site changes are buildings and vegetation that may support habitat for birds and small mammals. This vegetation includes trees, shrubbery, flower beds, and grass. Figure 1 in Appendix A shows the existing conditions. Site photographs showing the exiting conditions are located in Appendix E.

3.1.2 Topography

The topography in the project area generally slopes from the south to the north with the elevation of the proposed project site at approximately 859 feet mean sea level (MSL). The grade remains relatively consistent throughout the proposed site. Figure 2 in Appendix A shows the topography of the area.

3.1.3 Soils

Soils in the project area are mapped by United States Department of Agriculture as 76.3% Houghton muck and 23.7% Colwood silt loam (Figure 3 in Appendix A). The Colwood silt loam and Houghton muck soils are poorly drained or very poorly drained soils, respectively. Parent material of Colwood silt loam is loamy glaciolacustrine deposits over stratified silt and fine sand glaciolacustrine deposits whereas parent material of Houghton muck is organic deposits (USDA-NRCS web soil survey). However, due to construction in the area and excavation for the WIMR I and WIMR II towers, limited native soil remains.

The subsurface soil profile at the site generally consists of a surface layer varying between engineered materials and natural soils. Surface materials include Portland cement concrete and base course materials in some areas, while other areas exhibit a topsoil or fill layer approximately up to 1 foot thick.

Beneath the surface, fill materials are present to depths generally ranging from about 8 to 22 feet below ground surface. These fill materials primarily consist of sandy soils with varying amounts of silt, gravel, and occasional clay fractions. Some fill zones include heterogeneous components such as concrete rubble, brick, asphalt fragments, and other construction debris.

Below the fill, organic soils such as peat and organic silty clays (including lake marl) are encountered at depths generally between approximately 14 and 22 feet below ground surface.

Underlying the organic and fill layers, native non-organic soils are present and extend to the maximum explored depths, generally beyond 40 feet below ground surface. These native soils predominantly comprise silty fine sands and sandy silts, with zones of lean clay, silty clay, and silt occurring at greater depths.

3.1.4 Utilities

Multiple utilities are located adjacent to and surrounding the proposed project site. The site has existing storm, sanitary, and water utility structures and laterals running under the proposed footprint of the new WIMR East Wedge Cyclotron and Expansion building addition. Existing and proposed utilities are shown on Figures 4 and 5 in Appendix A, respectively.

3.1.5 Stormwater

Non-roof drain stormwater is managed through stormwater inlets throughout the project area. Stormwater is allowed to naturally drain to low areas through sheet flow without any manmade channelizing or pipe devices, where it is then collected into catch basins and transported through storm piping. Exiting stormwater utilities are shown on Figure 4 in Appendix A.

UW-Madison construction projects are exempt from City of Madison stormwater and erosion control permit requirements (COM Ord. 37.06 ver. 6/2/2020). The City defers to the WDNR Notice of Intent (NOI) permit process. WDNR NR151 and NR216 erosion control and stormwater permits are not applicable due to the small site area.

3.1.6 Surface Water

The project area is part of the Lower Rock River Basin and Yahara River and Lake Monona Watershed. Concerns within the Lower Rock River Basin as a whole include:

- Water quality impacts and increased runoff quantity from agriculture and urban land uses such that many of the rivers and streams are not meeting water quality standards.
- Loss of agricultural lands with its effect on wildlife habitat, recreational usages, the rural landowners, and the area economy.
- Loss of critical sensitive habitat and connection between habitats.
- Lower urban groundwater levels due to increased use and decreased groundwater infiltration due to more acres of impervious land.
- Significant groundwater contamination in areas of the Basin.

The existing project site does not have any surface water features. Nearby surface water includes three of the chain of lakes that start in the Madison, WI area; these include Lake Mendota, Lake Monona, and Lake Wingra. Lake Mendota is located approximately 0.35 miles northeast of the project site, has a surface area of 9,781 acres, and has a maximum depth of 83 feet. Lake Monona is located about 2 miles southeast of the project site, has a surface area of 3,359 acres, and has a maximum depth of 74 feet. Lake Wingra is located approximately 1.6 mile south of the project site, has a surface area of 336 acres, and has a maximum depth of 14 feet.

3.1.7 Wetlands and Flood Plains

According to the U.S. Army Corps of Engineers (USACE), wetlands are “those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions.” Based on the methods outlined in the 1987 Corps of Engineers Wetlands Delineation Manual and its regional supplement, the presence of a wetland is determined based on three hydric criteria – vegetation, soils, and hydrology (USACE, 1987). The boundary of a wetland is where one or more of these hydric characteristics give way to upland features. Following this guidance, in addition to review of Wisconsin Wetland Inventory (WWI) maps, soil data, and topographic maps, it has been determined that mapped wetlands are not located within the project site boundaries. The WWI Map is provided on Figure 6 in Appendix A.

Directly north of the project area is the University of Wisconsin-Madison Class of 1918 Marsh, which spans approximately eight acres and is located about 0.2 miles from the project site. Established in 1918, this marshland is recognized for its ecological significance, providing habitat for a variety of wildlife, including various amphibians, birds, and aquatic species. It features a diverse range of native plant species, contributing to its role in water filtration and flood mitigation. The marsh is also utilized for educational purposes, allowing students and

researchers to study wetland ecosystems and their functions. The location of the Class of 1918 Marsh is shown on Figure 6 as E4H and E2H.

The online Federal Emergency Management Agency (FEMA) Flood Map Service Center was utilized to review the flooding potential for the project area. The project site is not located within a flood hazard area as shown on Figure 7 in Appendix A. The project can be further defined as within Zone X. FEMA defines Zone X as an area outside the 500-year floods, which means it has less than a 0.2% chance of flooding annually.

3.1.8 Groundwater

Regional groundwater in the project area is located in the sandstone aquifer which makes up the most important aquifer in the Lower Rock River basin, and shallow groundwater occurs within the glacial materials that overlie the bedrock.

The existing building geotechnical report indicates the presence of a relatively high water table. For the construction of the adjacent existing towers, the water table was estimated as being approximately 7 to 18 feet below grade. Groundwater conditions at the site will likely fluctuate, especially seasonally, depending on precipitation, surface run-off, and other factors.

A Geotechnical Engineering Exploration and Analysis dated February 13, 2025 was completed at the project location and revealed that the estimated that the groundwater table is between El. 847 and El. 850. However, the site is likely subject to perched groundwater conditions considering the existing fill soils. Groundwater conditions at the site will likely fluctuate, especially seasonally, depending on precipitation, surface run-off, and other factors.

A principal groundwater concern is the decrease in groundwater levels due to urban pumping and increasing area of impervious surfaces that limit surface water infiltration. Both of these changes affect base flow and thus water temperature and quality in streams. In addition, elevated chloride and sodium levels in surface water and groundwater exist due to winter road and street salting.

3.1.9 Air

Chapter NR 400 of the Wisconsin Administrative Code regulates air quality for new construction sites. Contaminants regulated by this chapter include the “criteria pollutants”: particulate matter, sulfur dioxide, organic compounds, nitrous oxides, and carbon monoxide. Hazardous air pollutants and visible emissions are also regulated. If an ambient monitor measures criteria pollutant concentrations or dispersion modeling indicates concentrations within the National Ambient Air Quality Standards (NAAQS), the region is designated as an attainment area for that pollutant. Dane County’s air monitoring station, which monitors the air quality of the county on regular intervals, is located in Madison, just east of Lake Mendota. All monitored pollutant concentrations in the project area are currently within ambient air quality standards. The air quality for the Madison area is good, according to monitoring station data.

More locally, air quality in the area is affected by many sources such as campus utility generation and an MG&E owned plant on the isthmus.

3.1.10 Hazardous Materials

The Wisconsin Department of Safety and Professional Services tank database and the Wisconsin Department of Natural Resources Bureau for Remediation and Redevelopment Tracking System (WDNR BRRTS) database were searched for potential environmental hazards within the project area (Figure 8 in Appendix A). Two closed sites were noted in the database that are located near the proposed project area, which are summarized below.

- UW Hospital and Clinics (600 Highland Ave) – leaking underground storage tank (LUST) activity from 10-05-1998 to 12-17-1998.

- UW Hospital and Clinics (600 Highland Ave) - Environmental Repair Program (ERP) activity from 11-30-1994 to 01-25-1995.

The existing cyclotron facility was designed and is operated and maintained in accordance with Wisconsin Administrative Code DHS 157 code requirements and overseen by the Office of Radiation Safety who ensures federal, state and local regulations are followed. Engineering controls are in place to mitigate the release of radioactive particles emitting into the atmosphere or mitigate risk of exposure to workers. The existing cyclotron facility produces a variety of radionuclides, depending on the market needs. Once produced, the radionuclides are transferred from the cyclotron to a shielded hot cell where the materials are prepared for shipment to end users. Models are utilized to conservatively model the potential releases of each radionuclide being produced to ensure the facility is operated and maintained within aforementioned regulations.

3.1.11 Noise

Current permanent noise sources near to the project area include vehicular traffic, wind, insects, birds, residential A/C units, and general building operations in an urban environment.

The State of Wisconsin/UW-Madison commissioned to review noise issues on the west campus and studies were completed between July and November 2015 by Steve Wise of Wise Associates in Madison. As identified by the acoustic study, most locations met the current Village of Shorewood Hills noise level ordinance at the required dBA level save for key locations south of Harvard Drive. Three sources were identified to be the cause of dBc levels in excess of the noise level ordinance including: 1) the Wisconsin Institute of Medical Research (WIMR) Tower 2 penthouse mechanicals; 2) the HVAC units on the top of the E-1 tower of the UW Hospital; and 3) the rooftop mechanicals on top of the private office building at 800 University Bay Drive.

Following the noise study, remedial actions were put in place including the installation of sound curtains in Fall 2016 atop WIMR II to reduce the noise from the fans and motors radiating toward the neighborhood. At UW Hospital, a bad compressor was replaced which reduced the noise. Along Marshall Court, the noise was reduced when temporary construction openings were closed.

3.2 BIOLOGICAL

3.2.1 Flora

The proposed project location is entirely within urban/residential areas, manicured lawn, or other artificial/paved surfaces.

Much of the flora within the terrestrial project area consists of minimal amounts of turfgrass with a small number of solitary or small groupings of trees and ornamental shrubs. This sparse vegetation offers minimal cover and does not provide suitable habitat for large wildlife.

According to reports from the WDNR, there have been no indications of plant species with special concern.

3.2.2 Fauna

As most of the site is currently developed, fauna that could use the project area is limited to species typical of urban areas. This could include songbirds, mice, squirrels, opossums, or raccoons. Due to the proximity to Lake Mendota, seagulls and Canada geese also have the potential to make use of the open areas.

According to the WDNR and the U.S. Fish and Wildlife Service, threatened or endangered species are not suspected to be located within or nearby the project boundary. It was noted that the project site overlaps the Rusty Patched Bumble Bee (Bombus affinis) High Potential Zone. Although roads or pavement are not considered suitable habitats for the bee, the WDNR recommended using native flora in landscaping, providing

plants that bloom from spring through fall, and the removal/control of invasive plants be incorporated into the project plans, where possible, in an effort to create additional habitat for the bee. This project was determined to have no or minimal impact to endangered or threatened species in the state of Wisconsin.

3.3 SOCIAL

Existing social aspects of the area are presented as context to the project and the social profile of potential beneficiaries or impacted parties that could result from project development.

3.3.1 City of Madison

From the 2020 U.S. Census data, the latest to be fully released, City of Madison population is split nearly evenly between males and females, with 133,922 males (49.7%) within the city and 135,918 females (50.3%). According to the data, 21.4% of the population were under 20 years old, 33.7% between 20 and 34 years in age, 22.1% between 35 and 55 in age, and 14.1% aged 55 to 70 and 8.7% 71 or older.

Of single ethnicity residents in Madison, residents are primarily White (71.0%) with the next highest single ethnicity being Asian (9.5%), followed by Black or African American (7.4%). American Indian or Alaskan Native (0.5%), other race (3.8%), or two or more races (7.8%) comprise the remaining 12.1% of the overall Madison population. Of this population, 8.7% identifies as Hispanic or Latino by Race.

Table 3-1 provides population data for Dane County and the City of Madison. Between 2010 and 2020, the most recent period for which complete U.S. Census Bureau data are available, each of these regions experienced a population increase.

Table 3-1: Population Data for Dane County and the City of Madison

Location	2010 Population	2020 Population	Percent Change from 2010-2020
Dane County	488,073	561,504	15.0
City of Madison	233,209	269,840	15.7

Source: U.S. Census Bureau June 2023.

According to the Wisconsin DOA Demographic Service Center, Dane County is classified as the sixth fastest growing county in Wisconsin with a projected population increase from 2010 to 2040 of 24.3%, increasing by nearly 118,547 in that time.

3.3.2 UW-Madison Campus

UW-Madison, founded in 1848, stretches across 939 acres in downtown Madison. This campus is the oldest, largest, and flagship institution of the 13 Universities of Wisconsin campuses. According to the UW-Madison 2023-2024 Data Digest, the Fall 2022 enrollment of 50,633 consists of 35,665 undergraduates, 10,241 graduate students, 2,575 clinical doctorate, and 2,152 special students. The student body consists of roughly 47.0% male and 53.0% female. UW-Madison has an estimated 483,340 living alumni.

UW-Madison employs 22,351 full-time equivalent (FTE) persons to support this enrollment, including 2,189 faculty members.

3.3.3 Employment and Income

Table 3-2 provides employment and income data for residents of Madison, Dane County, Wisconsin, and the United States in 2020. The unemployment rate in Madison (2.8% as percent unemployed of civilian labor force)

was similar to Dane County (2.5%), and lower than Wisconsin (3.9%) and the United States (5.4%) in 2020. Madison residents' per capita income was $39,595 compared to $41,755, $34,450, and $35,384 for Dane County, Wisconsin, and United States residents, respectively (U.S. Census Bureau, 2020).

Table 3-2: Employment and Income Data in 2020

Location	Civilian Labor Force	Number Employed	Number Unemployed	Unemployment Rate (%)	Per Capita Income ($)
City of Madison	158,042	153,579	4,463	2.8	39,595
Dane County	317,520	309,685	7,835	2.5	41,755
Wisconsin	3,093,131	2,983,277	109,854	3.6	34,450
United States	164,759,496	155,888,980	8,870,516	5.4	35,384

Source: U.S. Census Bureau, 2020

3.3.4 Neighborhoods

Non-residential campus buildings primarily occupy the surrounding area. Work at the project site is not anticipated to directly impact residential halls or neighborhoods in the surrounding area. However, half of the project site is located within the Village of Shorewood Hills. Other non-adjacent nearby neighborhood associations include the Regent Neighborhood Association to the south.

3.3.5 Important Social Features and Buildings Located Near the Project Area

Noted below are socially important areas either directly adjacent to the project site or of significant importance near the project site:

- Wisconsin Institutes for Medical Research (1111 Highland Ave.)
- Health Sciences Learning Center (750 Highland Ave.)
- University Hospital (600 Highland Ave.)
- American Family Children's Hospital (1675 Highland Ave.)
- Waisman Center (1500 Highland Ave.)
- University Bay Fields (1275 University Bay Dr.)
- Nielsen Tennis Stadium (1000 Highland Ave.)
- Rennebohm Hall (777 Highland Ave.)
- Signe Skott Cooper Hall (701 Highland Ave.)
- UW Medical Foundation Centennial Building (1685 Highland Ave.)
- Veterans Administration Hospital (2500 Overlook Terrace)

3.3.6 Traffic

Traffic studies have yet to be conducted for the project site for traffic during construction. Pedestrian traffic is expected around and near the project site daily. Nearby Wisconsin DOT data (wisdot.maps.arcgis.com, WisDOT Traffic Counts Map) note the following counts:

- 30,500 annual average daily traffic (AADT) south of the project site on Campus Dr East of Farley Ave for the AADT reporting year 2018
- 47,200 AADT south of the project area University Ave between Farley & Franklin Aves for the AADT reporting year 2018

Note that these counts are on busy streets compared to Highland Avenue but illustrate the traffic traveling in the vicinity of the project site.

3.4 ECONOMIC

The UW-Madison significantly impacts the local and State economy. Facilities along Highland Avenue and the project site are included in this impact. The Universities of Wisconsin projected expenditures for the 2024-25 fiscal year are $7.98 billion, which is an increase of $462.8 million from the previous year. Additionally, the Universities of Wisconsin expect an almost 7% increase in revenue, amounting to $515 million more than the previous year. This will offset increased expenses due to inflation, challenging hiring market, and needed investment in capital projects.

UW-Madison had 23,917 budgeted faculty and staff positions in the Fall of 2019. Faculty had an average salary of $104,900 in 2016 (Budget in Brief, 2016). UW-Madison, along with affiliated organizations and connected startup companies, contributes $30 billion per year to Wisconsin while supporting 189,202 Wisconsin jobs and generating $718 million in state tax revenue (Budget in Brief 2023–2024).

3.5 ARCHAEOLOGICAL AND HISTORICAL

The Wisconsin Historical Preservation Database (WHPD) was accessed on November 12, 2024 by Tetra Tech, and locally designated historical or archaeological properties were reviewed within the project areas (Figure 9 in Appendix A). This database includes information from the Archaeological Reports Inventory (ARI), the Archaeological Sites Inventory (ASI), and the Architectural History Inventory (AHI). Copies of WHPD records are maintained on file with Tetra Tech and are available publicly through the Wisconsin Historical Society hosted database terminal. A historical assessment (Hist-A) was submitted by Tetra Tech to the UWSA Historic Preservation Officer on December 3, 2024 and is included as Appendix F.

3.5.1 Archaeological Reports

One Archaeological Report (ARI #06-0938) is available in the proposed project area of disturbance (Figure 9 in Appendix A). The report summarized that in October 2006, the Great Lakes Archeological Research Center (GLARC) conducted a Phase I archaeological survey for a utility improvement project on the UW-Madison campus. No artifacts or archaeological features were observed, and no further investigation was recommended. Southwest of the proposed project site, an Archaeological and Historical Appraisal of the proposed construction area of the Animal Facility of the University of Wisconsin Medical School Complex on Marsh Lane was conducted in September 1975 (ARI #75-0282). The entire parcel was discovered to be previously disturbed, and no archeological materials were recovered.

No Archaeological Reports located in the project vicinity produced significant archaeological deposits or positive results for cultural materials or features.

3.5.2 Archaeological Sites

There are no archaeological sites in the proposed area of disturbance. The nearest archaeological site is more than a quarter mile to the east of the proposed project site. During the investigation associated with ARI #06-0938, no intact soil horizons were observed, and fill was encountered in many places during testing. No archaeological sites are anticipated to be encountered during construction.

3.5.3 Architectural History

The construction of the proposed WIMR East Wedge will involve tying into the existing WIMR I and WIMR II Towers located at 1111 Highland Avenue in Madison, WI. The existing WIMR buildings are not listed as a site according to the Wisconsin Historical Society, State Historic Preservation District and no Site Files exist for the buildings.

The nearest sites listed in the AHI includes the Waisman Center and the Nielsen Tennis Stadium, located at 1500 Highland Avenue and 1000 Highland Avenue, respectively. Both sites are not currently deemed eligible for individual evaluation.

No Site Files exist within the limits of disturbance of the project area.

4.0 PROPOSED ENVIRONMENTAL CHANGE

4.1 MANIPULATION OF TERRESTRIAL AND AQUATIC RESOURCES

The main site terrestrial manipulation will be from the demolition, excavation, and regrading of the site to accommodate the building construction. In general, grades will not change appreciably across the site, and overall runoff will still flow in the same general direction, though localized runoff may be rerouted to new catch basins.

The site is in an urban setting with few existing vegetated areas being non-building and non-paved with no surface water features. The majority, if not the entirety, of the natural vegetation has been redeveloped and turf grass restored. As the site is currently in a developed area of the city in a planned expansion, the WDNR reviewed the project site and did not identify the presence of any endangered, threatened, or special concern species or natural communities, nor any State Natural Areas that would be impacted by the project.

There are two existing street trees (*Acer Spp*.) in the terrace along Highland Avenue, located to the northeast of the expansion site. Their removal is not anticipated as part of the proposed project.

The proposed expansion will require the removal of all hardscapes, furnishings, and plantings located within the “East Wedge” area and between the expansion site and Highland Avenue. A strip of turfgrass lawn will run parallel to the Highland Avenue sidewalk, continuing the arrangement that exists east and west of the expansion site. A foundation planting bed of varying width will border the entire length of the expansion, as well as portions of the immediately adjacent existing buildings which may be disturbed by construction.

Native plant species and/or native cultivars that are deep-rooted, drought tolerant species and those that benefit pollinators will be utilized to the greatest extent possible. Planting beds along the building foundation and at building entries will be a mixed composition of perennial grasses, forbs, woody shrubs, and trees. A 24-inch-wide stone mulch maintenance strip contained by steel edging will be included around the building perimeter at planting beds to allow access to the building exterior. Turfgrass areas will be established with a tall fescue/Kentucky Bluegrass mineral-grown sod.

To meet UW-Madison Campus sustainability goals, the site stormwater performance will be measured by comparing the runoff quality, rate, and volume to the campus wide modeling documented in the 2022 Stormwater Management Plan and Green Infrastructure & Stormwater Management Master Plan. The WIMR campus is in WC2 drainage area. There are minimal water quality impacts to adding roof area to the drainage area. No sediment reduction or water quality design measures are proposed at this time. To maintain the runoff volume and rate compared to the existing condition on the East Wedge Cyclotron and Expansion site, a green roof is recommended for the rooftop. This green roof will happen in the first phase of construction, along with an additional level of labs.

The site is partially located in the City of Madison and Village of Shorewood Hills on Board of Regents land. The City of Madison portion is zoned Campus-Institutional District (CI) and therefore not subject to City of Madison’s stormwater ordinance. The project may be subject to the Village of Shorewood Hills Erosion, Sediment, and Runoff Ordinance. WDNR NR151 and NR216 erosion control and stormwater permits are not applicable either due to the small site area. The neighboring storm sewer roof drain connection will similarly be maintained through the proposed building plumbing system and reconnect to the Highland Avenue ‘clean’ stormwater sewer system that drains to the UW Nursing School Pond.

Spills from construction related activities could cause hazardous materials to be released to the storm sewer system. These may include solvents, oil, grease, gasoline, caulk, paint, or hydraulic fluids. The best management

practices (BMPs) implemented to clean up spills include absorbent blankets and storage containers to minimize the potential for overland flow into the storm sewer.

A geotechnical report for the adjacent existing WIMR Phase I and II (IRC) tower construction, dated March 18, 2004, provides valuable insight related to geotechnical conditions that *may* exist on the new WIMR East Wedge building site. The existing geotechnical report indicates that the soil under the existing towers could support a net allowable bearing pressure of 8,000 pounds per square foot (psf). The existing documentation for the surrounding buildings also indicates that the towers are supported primarily on spread footings. Given the anticipated column loads for the new WIMR East Wedge building construction, which will be significantly less than for the adjacent towers, it is expected that typical spread footing foundations under columns, strip footings under walls, and typical slab on grade construction will be viable for the WIMR East Wedge structure, including under the cyclotron vault structure.

A geotechnical report for the WIMR East Wedge, dated February 13, 2025 provided that construction will involve significant soil excavation and over-excavation to reach suitable native soils for spread footing foundations designed to support the structure, with potential use of ground improvement techniques to minimize soil removal. Shallow groundwater conditions necessitate permanent subdrainage systems and continuous dewatering, which may influence local groundwater and aquatic systems. Soil stabilization and controlled water management practices will be implemented to reduce impacts on terrestrial soils and aquatic resources during construction.

4.2 STRUCTURES

The WIMR building located at 1111 Highland Avenue will be impacted as part of this project. The proposed building footprint for the new facility will be directly adjacent to the existing buildings. Because the project location is located in a highly urbanized location, there are multiple existing structures in the vicinity of the project area; however, no direct impact to the other surrounding structures is anticipated as part of the proposed WIMR East Wedge.

4.3 SOCIOECONOMIC

Based on a study entitled *The Impact of Construction on the Wisconsin Economy* by C3 Statistical Solutions published in January 2011, every $1 spent directly on construction projects produces an overall economic impact of approximately $1.92. For the proposed WIMR East Wedge Cyclotron and Expansion Project project, this translates into an economic impact of over $148 million based on a combined project cost of $62,000,000. Using a related formula that 17 jobs are created for every $1 million of construction, this project should create approximately 1,309 jobs split between design, construction, manufacturing and the service industry and direct, indirect, and induced jobs.

In addition to construction labor and supervision, there are additional primary jobs for design engineers, architects, designers, and construction quality assurance personnel. This provides short-term impacts from employment of workers in the construction industry in addition to secondary and indirect employment from the various equipment manufacturers and vendors, transportation, and material providers. These people provide various goods and services essential to the construction and operations of the project.

The NIH supports the WIMR East Wedge Cyclotron and Expansion project with an $8,000,000 Grant for the UW School of Medicine and Public Health’s grant application titled, “A National, Theranostic Cyclotron Resource to Drive Fundamental and Translational Medical Science.” The priority of the project is supporting The Cyclotron Group at the UW–Madison.

The Cyclotron Group produces radionuclides for medical and fundamental scientific investigations using a 16 MeV General Electric PETtrace cyclotron. This effort currently supports $237,000,000 of funded research led by

UW PIs, an additional $95,000,000 in projects led by a nationally distributed user base, an estimated clinical service revenue of almost $1,000,000 per year, and its own internal portfolio of federal awards of approximately $1,200,000 per year. The broad base of stakeholders includes PIs in twelve UW departments and over three dozen clinical research studies. Recent growth in nuclear medicine applications of cyclotron-produced radionuclides has been dramatic, and demand exceeds current production capacity.

4.4 OTHER

4.4.1 Hazardous Materials

The proposed building will have a number of typical and standard chemical storage for various uses including custodial and mechanical operational needs placed in secured areas of the building designated for such uses. Based on the lack of any evidence for contamination on the site, project development and building modifications are not expected to result in any release or soil excavation that would need to be handled as a waste material.

The new cyclotron facility will be designed, operated and maintained in accordance with Wisconsin Administrative Code DHS 157 code requirements and overseen by the Office of Radiation Safety who ensures federal, state and local regulations are followed. Engineering controls are in place to mitigate the release of radioactive particles emitting into the atmosphere or mitigate risk of exposure to workers. One such engineering control is an 8-foot-thick concrete wall surrounding the cyclotron. The new cyclotron facility will produce a variety of radionuclides, depending on the market needs. Once produced, the radionuclides are transferred from the cyclotron to a shielded hot cell where the materials are prepared for shipment to end users. Hot cells, which are shielded containment chambers used to handle radioactive materials, have lead walls and lead glass windows to protect operators from radiation exposure. The hot cell will be vented to new exhaust fans atop the WIMR I (east tower) roof. The stacks that connect the hot cell to the fans will be monitored to ensure compliance with radioactive particle emissions. Models are utilized to conservatively model the potential releases of each radionuclide being produced to ensure the facility is operated and maintained within aforementioned regulations.

4.4.2 Utilities

A network or existing utilities exists below the site. In subsequent design phases, it will be determined which utilities are to remain active, both in the final condition and during construction, and new building foundations shall be located to avoid clashes. The new Cyclotron facility will be served by the existing storm, sanitary, steam tunnel, and chilled water mains along Highland Avenue.

Utility connections to the existing building will need to remain in service through construction and after the building expansion. Steam tunnel service will be realigned along the west side of the proposed building and connect to the existing Highland Avenue steam tunnel manhole. Chilled water and existing gas service will be rerouted along the proposed steam tunnel realignment and connect to Highland Avenue Mains.

Neighboring sanitary service will be maintained and connected through the proposed building expansion plumbing system and will connect to a new sanitary manhole and lateral at Highland Avenue. The neighboring storm sewer roof drain connection will similarly be maintained through the proposed building plumbing system and reconnect to the Highland Avenue ‘clean’ stormwater sewer system that drains to the UW Nursing School Pond.

4.4.3 Noise

Permanent ambient noise levels are not expected to be altered by the project. A new exhaust fan will be installed as part of this project and is anticipated be located atop WIMR (I, or the east tower). Sound curtains were installed in Fall 2016 atop WIMR II to reduce the noise from the fans and motors radiating toward the neighborhood. Temporary noise impacts will occur during the construction period, including some work that may occur on nights

and weekends (if approved). A noise permit must be applied for from the City of Madison before construction begins, allowing for the proposed construction activities to occur at the scheduled times. Major construction elements that will produce elevated noise levels include saw cutting of pavement, breaking up pavement, excavating, shoring, hauling, grading, landscaping, and clearing. Anticipated noise will most directly impact those living or working in or near the project.

Construction noise is expected to be of short durations with standard hours of operation between 7:00 a.m. and 7:00 p.m. Monday through Saturday per City of Madison ordinances. However, certain project phases may be required to take place at off-peak hours, on nights, or on weekends. All construction work will comply with the applicable City of Madison noise permit and local ordinances. When construction is outside the standard work hours of 7:00 a.m. to 7:00 p.m., a noise ordinance variance must be approved by the City of Madison. The use of construction equipment is allowed between the hours of 10:00 a.m. and 7:00 p.m. on Sunday.

Figure A below lists typical peak operating noise levels of construction equipment at 50 feet, grouping construction equipment by mobility and other operating characteristics.

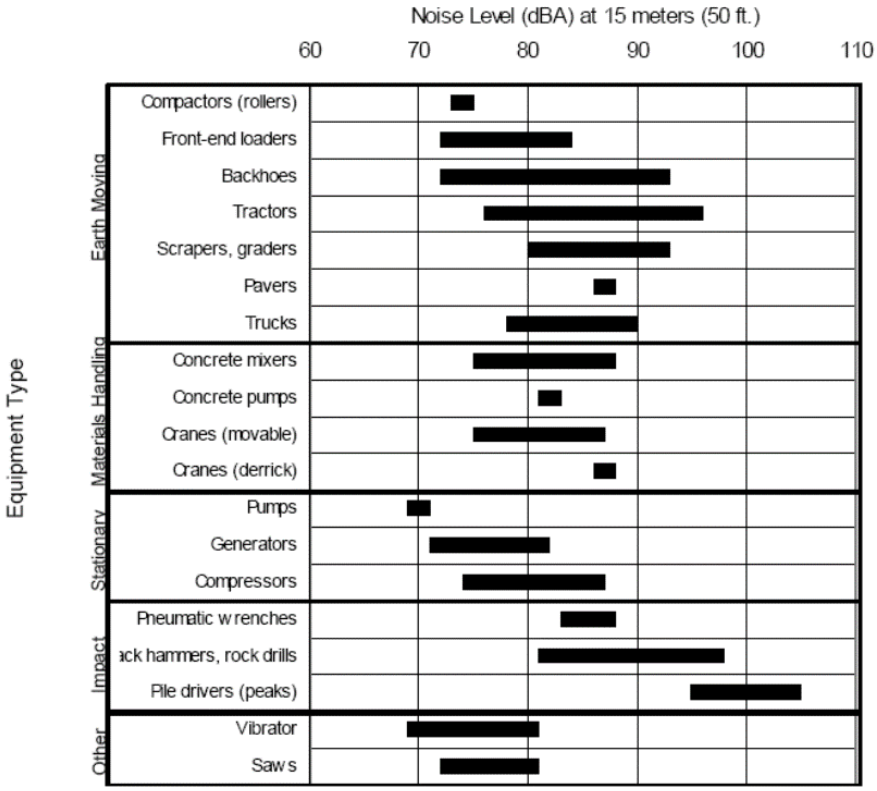


Figure A: Typical Construction Equipment Noise Levels

Source: U.S. report to the president and congress on noise, February 1972

4.4.4 Traffic and Parking

As with most construction projects, traffic rerouting will cause inconvenience to students, faculty, and vendors supplying goods and services to adjacent buildings. Staging for the proposed project is yet to be finalized and no traffic studies are currently available. Total road closures are not anticipated and bus routes in the area are not expected to be altered as a result of the proposed project.

Additional vehicle parking is not proposed as part of the WIMR East Wedge Cyclotron and Expansion Project.

A portion of the removed bike parking will be replaced by a bank of bike racks along the Highland Avenue sidewalk. The existing bank of (10) bike racks immediately east of the project site will remain in place. DFD sustainability guidelines require 1 bike parking stall per 2,000 gsf and should be used as a target minimum. UW-Madison Transportation Services evaluates each project on a case-by-case basis and will provide the final bike parking count required for the project.

4.4.5 Air

Construction aspects will result in the need to address dust emissions from the site. Dust emissions will be addressed through watering or other mitigative efforts to reduce particulate matter emissions. Air permits are not anticipated to be required for the proposed project.

4.4.6 Sustainable Guidelines

The design of the project will include best practice strategies related to green design and energy conservation. These strategies will be leveraged from the UW Sustainable Building Guidelines. It will incorporate many of the related guiding principles and design recommendations found within these requirements where appropriate.

Link to UW Sustainability Guidelines: https://www.wisconsin.edu/capital-planning/sustainability/sustainable-building-guidelines/

These guidelines complement and support the Department of Administration's DFD Sustainability Guidelines for Capital Projects, Version 6 (July 22, 2024). The UW Sustainable Building Guidelines include and require many actions that are mandatory or encouraged in the DFD Sustainability guidelines. The Wisconsin DFD Sustainability Guidelines are based on the American Institute of Architect’s (AIA) Framework for Design Excellence and adapted for use on DFD projects to align with Governor Evers Executive Order #38 to “Develop energy efficiency, sustainability and renewable energy guidelines for all new and existing state facilities, office buildings, and complexes.” The intent of these guidelines is to provide a holistic approach to sustainability by evaluating multiple measures for applicability to capital projects as they are relevant to our customer’s varying project needs and missions. These guidelines are part of a larger effort towards a more sustainable environment today and for future generations.

5.0 PROBABLE ADVERSE AND BENEFICIAL IMPACTS

5.1 PHYSICAL IMPACTS

Because this project is being constructed on a developed area of the campus, physical impacts are limited in nature and primarily consist of reworking site features that have previously been disturbed during past construction activities and from on-going use. Short-term noise and dust as well as inconvenience in facility or building access during construction activities are adverse impacts expected from the site development and are not atypical of other construction activities. After construction, site accessibility and circulation will be improved along with the physical appearance of surface features of Highland Avenue and associated walkways and is a beneficial impact.

During construction, there will be short-term vehicular and pedestrian access limitations due to construction equipment, construction site parking, and materials delivery. Construction vehicles will be routed in accordance with the construction staging and routing plan. The most apparent impacts would be felt by pedestrians and students in transit through the area and vehicular and pedestrian access to the adjacent buildings. Pedestrian traffic will be routed around the construction area and equipment access routes. Care will be taken to keep the area clear during construction for health and safety purposes.

Construction actions should not threaten water or soil quality provided that typical measures are taken to control erosion and equipment tracking of soils from the project site onto Highland Avenue. Short-term air impacts are expected from construction vehicle emissions and dust from construction activities. Contractors are required to follow BMPs for dust control as set forth by the WDNR including sprinkling the ground with water until it is moist, wind breaks, and covering exposed ground with stone. Madison's air quality is classified as "good" according to the NAAQS, and the proposed project is not anticipated to have an identifiable impact on air quality.

A beneficial physical impact of the project will be the extensive new building features offered by the building and subsequent decompression and reduction of overcrowding at the existing facility. The new 30 XP cyclotron that will be housed in the facility will add capacity in every essential area and more than quadruple existing capacity, adding capability to make several new isotopes that are in demand for cutting edge medical diagnostic and therapeutic procedures and research.

In summary, the physical effects of this project have minimal adverse impacts and are anticipated to be limited to short-term construction activities. Short-term noise, traffic, and minor air impacts from construction activities are expected to affect the campus for the duration of the construction project. No groundwater, surface water, or soil impacts are expected to arise as a result of this project. Beneficial impacts will be realized long-term by the incorporation of upgraded facilities and increased capabilities allowing for expanded clinical and application-oriented research.

5.2 BIOLOGICAL IMPACTS

Long-term adverse biological impacts are not anticipated as the project site is in a developed area. It is not considered a wildlife habitat of any significance beyond birds or small mammals such as squirrels. The project site does overlap a Rusty Patched Bumble Bee High Potential Zone. Although pavement areas are not considered suitable habitats for the bee, conservation measures were recommended to be added to the project plans to create additional habitat for the bee.

Minor topographic changes will result from grading and surface disturbance due to excavation and construction activities. Surface features will change to some degree by increasing the impervious areas due to the building construction and adjacent pathways. A Stormwater Management Plan (to be developed and permitted prior to

construction) and practices will be carried out according to standards required by the WDNR. BMPs will be used before and after construction. Appropriate stormwater management and erosion control measures will be used to control discharge.

5.3 SOCIOECONOMIC IMPACTS

With a project of this scope, magnitude, and duration, adverse construction impacts will be unavoidable despite a staging strategy to maintain building and site access and building functionality. Impacts from construction are an aspect of the process for long-term building improvements which result in long-term beneficial impacts.

Short-term impacts that will be present generally before and during construction include:

- Social impacts from building employment, staff, and visitors as they accommodate closures.
- Detours of pedestrian, moped, and bicycle routes in the vicinity to accommodate construction, creating delays and the need for additional effort to traverse the area.
- Beneficial economic impacts include employment of design, architectural, and construction team members.

Long-term impacts that will be present compared to existing conditions and following construction include:

- Commitment of financial resources in the amount of $62,000,000to construct the project.
- Increase in the quality of facilities available to student and staff access.
- Increased clinical and application-oriented research.
- Support the efforts of the UW SMPH and UW Health to help patients with Alzheimer's and Parkinson's disease, cancer, chronic pain, and other conditions.

To summarize, the socioeconomic impacts associated with this project are anticipated to have ancillary beneficial impacts by adding capability to make several new isotopes that are in demand for cutting edge medical diagnostic and therapeutic procedures and research and public finance in the region. Waste generated during construction would be adequately managed by the construction management team and disposed of off-campus with recycling goals and tracking of these items as standard part of construction reporting. Adverse effects related to construction noise are anticipated to be localized, temporary, and transient. To reduce the potential impact of construction noise following City ordinances, motorized equipment shall comply with applicable state and federal laws and regulations relating to permissible noise levels within and adjacent to the project construction site. Some construction may occur outside standard work hours of 7:00 a.m. to 7:00 p.m. A noise ordinance variance from the City of Madison will be necessary to allow this to happen.

5.4 OTHER

5.4.1 Energy and Utilities

There will be a continued commitment of energy resources to construct the project, including fossil fuel consumption used by construction vehicles and equipment. The energy that will irreversibly be consumed includes fuel and electricity used to run construction equipment and to operate construction material manufacturing plants and quarries. Other electrical needs may include lighting, compressors, and tools.

5.4.2 Archeological and Historical

The proposed activities are not anticipated to adversely impact archeological or historical sites within or adjoining the project site. No known archeological sites lie within the project limits.

5.4.3 Hazardous Materials

Impacts associated with hazardous materials or environmental conditions on-site are not anticipated. None of the identified ASTs or BRRTS closed sites will be impacted by the project.

Impacts associated with potential radionuclide emissions are not anticipated. The existing cyclotron facility has been operated and maintained in compliance with federal, state and local regulations. The proposed cyclotron facility will be designed, operated and maintained in accordance with these regulations.

6.0 PROBABLE ADVERSE IMPACTS THAT CANNOT BE AVOIDED

Adverse, unavoidable short-term impacts include noise, dust, alternative traffic routing, possible building access, and traffic impacts from materials delivery and project implementation.

Dust can be a health concern for workers as well as plants when they are totally covered in dust. Dust suppression can be used to minimize the dust that becomes airborne and construction hours will be set to minimize the impact of noise pollution, but these adverse effects will likely not be completely eliminated. There will be minimal disruption to the existing facilities and operation. Where the existing building will connect and where current access points are to be redesigned, staff and students that utilize those spaces in the WIMR facilities will be relocated to alternative functional spaces to accommodate the various construction activities. To the west of the site is a secure Vivarium which prevents creating any “entrance” into the new facility from the west corridor and will thus not be disturbed. Pedestrian traffic through this area will be detoured around the construction area.

An unavoidable impact of the proposed action is the commitment of energy, materials, and financial resources in the amount of approximately $62 million, as well as annual operating and maintenance expenses (mitigated in part by designing the building to Sustainable Design standards).

Other unavoidable adverse impacts, which will be mitigated to the extent possible through construction methodology or design aspects, include:

- Removal of minor established vegetation located around the existing building. This will be mitigated through the implementation of the landscaping plan that has replacement tree and shrub plantings.
- Traffic changes and changes to pedestrian routes in the short-term during construction will result in minor rerouting of bike and pedestrian travel as well as potential short-term closures due to construction or utility tie-ins.

Potential light impacts from lighting will be subject to City of Madison and Dark Sky ordinances to reduce or minimize light pollution but may have a higher impact than existing building conditions.

7.0 IRREVERSIBLE OR IRRETRIEVABLE COMMITMENTS OF RESOURCES IF ACTION IS IMPLEMENTED

Many of the resource commitments would be irreversible for the proposed project. Irreversible is defined as resources that are neither renewable nor recoverable for future use. Construction of the proposed facility results in the irreversibly or irretrievably committed resources of construction materials that cannot be recovered or recycled including the consumption of fuel and other committed construction fluids.

Resources used during construction of the facility would include crushed stone, concrete, sand, lumber, water, diesel fuel, gasoline, hydraulic fluid, natural gas, asphalt, and water. None of these resources are in short supply relative to the size and location of the project. Additionally, reuse or recycling of some of these items such as the sand, metal piping, and asphalt for other purposes is possible should the facility ever be demolished.

The proposed project would require irretrievable commitment of human and financial resources that would not be available for other endeavors or alternative projects. As a sunk opportunity cost, these cannot be regained; however, the commitment of these resources is consistent with the purpose and need of the proposed action and was deemed better to meet this purpose than the identified alternatives.

8.0 ALTERNATIVES

A “No Action” Alternative and Architectural Design Drivers to the proposed project are described below and were evaluated on their merits and impacts. The design alternative presented herein this report and in the most recent design reports was selected as the preferred alternative.

No Action/Defer the Project Request

This alternative would allow the existing WIMR I, WIMR II, and WIMR West Wedge to remain as it currently exists and to continue to support the functions and activities within. This alternative does not support the goals of the NIH which supported the WIMR East Wedge Cyclotron and Expansion project with an $8,000,000 Grant for the UW School of Medicine and Public Health’s grant application titled, “A National, Theranostic Cyclotron Resource to Drive Fundamental and Translational Medical Science”. The current facility cannot provide the accommodations to house a commercial 30 XP cyclotron required for the aforementioned standard and radiometal Positron Emission Tomography (PET) radionuclides, theranostic beta and Augeremitters, and both clinical and research application-oriented research.

Architectural Design Drivers

The plan organization for the East Wedge Cyclotron Expansion was developed after a careful consideration of Program Needs, Site Conditions and User Preferences. Design Team Members met for weekly work sessions with representatives from the user group and the “Owner.”

Existing conditions immediately adjacent to the site for the new facility helped establish basic organizational principals. The primary “entrance” to the new facility was largely determined by where the entrance “couldn’t” go. To the west of the site is a secure Vivarium which prevents creating any “entrance” into the new facility from the west corridor. As the existing Cyclotron and Current Good Manufacturing Practices (cGMP) spaces to the south are among the most costly and complicated lab spaces to construct (or modify) – entering from the south is not feasible. There is a primary means of egress from the B1 level in the “lower right” corner of the Wedge – as this had to be maintained to provide emergency egress for the existing facility, logic dictated incorporating the primary entrance in this area.

The egress provided by the exterior stair in the center of the plan had to be maintained, along with access to the underground utility tunnel. This established a secondary circulation route to the west – that would ultimately wrap around the new cyclotron and provide a pathway for both emergency egress and re-routed site utilities.

The vault placement represented a significant challenge. Due to the size required to adequately shield the new cyclotron and the existing site constraints, the vault had the potential to severely restrict movement through the new space. To minimize this impact, the vault was placed to the “far west” of the plan. No program spaces for the Cyclotron Facility are located to the west of the vault – as they would be inconvenient to access – and not able to be meaningfully related to program spaces on the “other” side of the vault. The area to the west of the vault contains an emergency egress corridor – which shares the area with an access corridor to the relocated chilled water lines. The Hot Cells, a heavily shielded containment chamber used to safely handle and manipulate highly radioactive materials, are located immediately across from the vault to the east – effectively placing them in the ‘heart” of the facility. This makes them conveniently located next to the Research Labs, the cleanrooms and the cyclotron itself.

Primary laboratory and office spaces are located on the north building perimeter. This area provided space with the appropriate dimensions for laboratory spaces but equally importantly provided an opportunity to bring natural light to the space. The current Cyclotron facilities are “landlocked” in the basement of the West wedge. Providing natural light to the new space was seen as a high priority. The labs are partially below grade. It is not desirable to

have windows to sensitive lab areas “at grade,” so the windows have been raised off of the ground and laminated glass is proposed for additional security. Viewed from the inside of the space, these become “clerestory” windows in the labs.

The new Drug Master Files (DMF) and cGMP laboratory suite is located immediately to the north of the existing Radiopharmacy. This relationship is critical – as the existing Radiopharmacy houses ISO 7 APF space, clean rooms are classified according to the cleanliness level of the air inside the controlled environment, that will be able to receive isotopes directly from the Cyclotron cGMP lab through an active high efficiency particulate air (HEPA)-filtered passthrough. The Cleanroom suite is also immediately adjacent to the Shipping facility – allowing product to be transferred over to the Shipping room from a HEPA pass-through in the quality control (QC) lab.

The Shipping and Storage areas are centrally located and offer direct connections to the exterior corridor (to the loading dock), the interior of the Cyclotron Facility and the QC lab (through a HEPA pass-through) for product shipment.

9.0 EVALUATION

9.1 SIGNIFICANT EFFECTS TO THE ENVIRONMENT

As a result of this action, is it likely that other events or actions will happen which may significantly affect the environment? If so, list and discuss. (Secondary effects)

No. This project is self-contained and in an upland urban developed environment with similar uses.

9.2 NEW ENVIRONMENTAL EFFECTS

Does the action alter the environment so a new physical, biological, or socioeconomic environment would exist? (New environmental effect)

No. Site conditions may change to a degree, but proposed on-going use and environment is similar to what currently exists at the site.

9.3 GEOGRAPHICALLY SCARCE RESOURCES

Are the existing environmental features that would be affected by the proposed action, scarce, either locally or statewide? If so, list and describe. (Geographically scarce)

No. Environmental features may change to a degree, but proposed on-going use and environment is similar to what currently exists at the site. The project area does not contain any geographically scarce resources or features.

9.4 PRECEDENT SETTING FROM ACTION

Does the action and its effects require a decision, which would result in influencing future decisions? Describe. Is the decision precedent setting?

The decision to build the project does not restrict future decisions or development in the area, nor is it precedent-setting from a site development or permitting aspect.

9.5 HIGHLY CONTROVERSIAL ISSUES

Discuss and describe concerns which indicate a serious controversy? (Highly controversial)

Concerns indicative of serious controversy were not identified during the course of this Environmental Assessment. No comments were received after the Scoping Letter was sent to the public. The proposed site use is consistent with other buildings (medical research and education in an academic area of campus used for such already).

9.6 CONSISTENCY WITH LONG-TERM PLANS AND POLICIES

Does the action conflict with official agency plans or with any local, state or national policy, if so, how? (Is the action inconsistent with long-range plans or policies?)

This action does not appear to conflict with official agency plans or any local, state, or national policy. The project is consistent with the UW System plans. UW will be required to do a Campus Master Plan Amendment to accommodate the proposed facility.

9.7 CUMULATIVE IMPACTS

While the action itself may be limited in scope, would repeated actions of this type result in major or significant impacts to the environment? (Cumulative impacts)

Cumulative impacts could include combined construction impacts from other nearby construction projects that are occurring or will occur. These combined impacts from construction could include construction traffic, dust, noise, and construction worker traffic. Following construction, it is not anticipated that further cumulative impacts will occur as the WIMR East Wedge Cyclotron and Expansion Project is self-contained.

9.8 HISTORICAL, SCIENTIFIC, ARCHAEOLOGICAL IMPACTS

Will the action modify or destroy any historical, scientific, or archaeological site?

No. No historically significant, scientific, or archaeological sites will be destroyed.

9.9 FUTURE IMPACTS

Is the action irreversible? Will it commit a resource for the foreseeable future? (Does it foreclose future options?)

The proposed action is irreversible in the sense that it would take considerable construction and financial effort to undo or demolish the main aspects of proposed project construction. Construction of the project components limits extensively what can be constructed on the site in the future.

9.10 ETHNIC OR CULTURAL IMPACTS

Will action result in direct or indirect impacts on ethnic or cultural groups or alter social patterns?

The project is not anticipated to result in any direct or indirect impacts on ethnic or cultural groups. Social patterns altered will be primarily related to students and staff in this area of Highland Avenue may be impacted during construction. The impacts are not relegated to a specific ethnicity or cultural group and are felt across all social, economic, and cultural classes.

9.11 OTHER

No other impacts are anticipated.

10.0 LIMITATIONS

The work product included in the attached was undertaken in full conformity with generally accepted professional consulting principles and practices, and to the fullest extent as allowed by law, we expressly disclaim all warranties, express or implied, including warranties of merchantability or fitness for a particular purpose. The work product was completed in full conformity with the contract with our client, and this document is solely for the use and reliance of our client (unless previously agreed upon that a third party could rely on the work product), and any reliance on this work product by an unapproved outside party is at such party's risk.

The work product herein (including opinions, conclusions, suggestions, etc.) was prepared based on the situations and circumstances as found at the time, location, scope, and goal of our performance and thus should be relied upon and used by our client recognizing these considerations and limitations. Cornerstone Environmental Group, LLC - A Tetra Tech Company shall not be liable for the consequences of any change in environmental standards, practices, or regulations following the completion of our work, and there is no warrant to the veracity of information provided by third parties, or the partial utilization of this work product.

APPENDIX A: FIGURES

FIGURE 1

3/15/2024 12:34 PM

Potter Lawson
Success by Design

PLI Project No:
2023.35.00

Consultant:
GRAEF

Key Plan:
Existing Construction

PRELIMINARY
NOT FOR CONSTRUCTION

The Board of Regents of the University of Wisconsin on behalf of the University of Wisconsin - Madison

Agency / Institution:
UW System Administration
1111 Highland Avenue, Madison, WI 53705

Project Title:
WIMR East Wedge Cyclotron and Expansion
Wisconsin Institute for Medical Research
School of Medicine and Public Health

Project Location:
University of Wisconsin - Madison

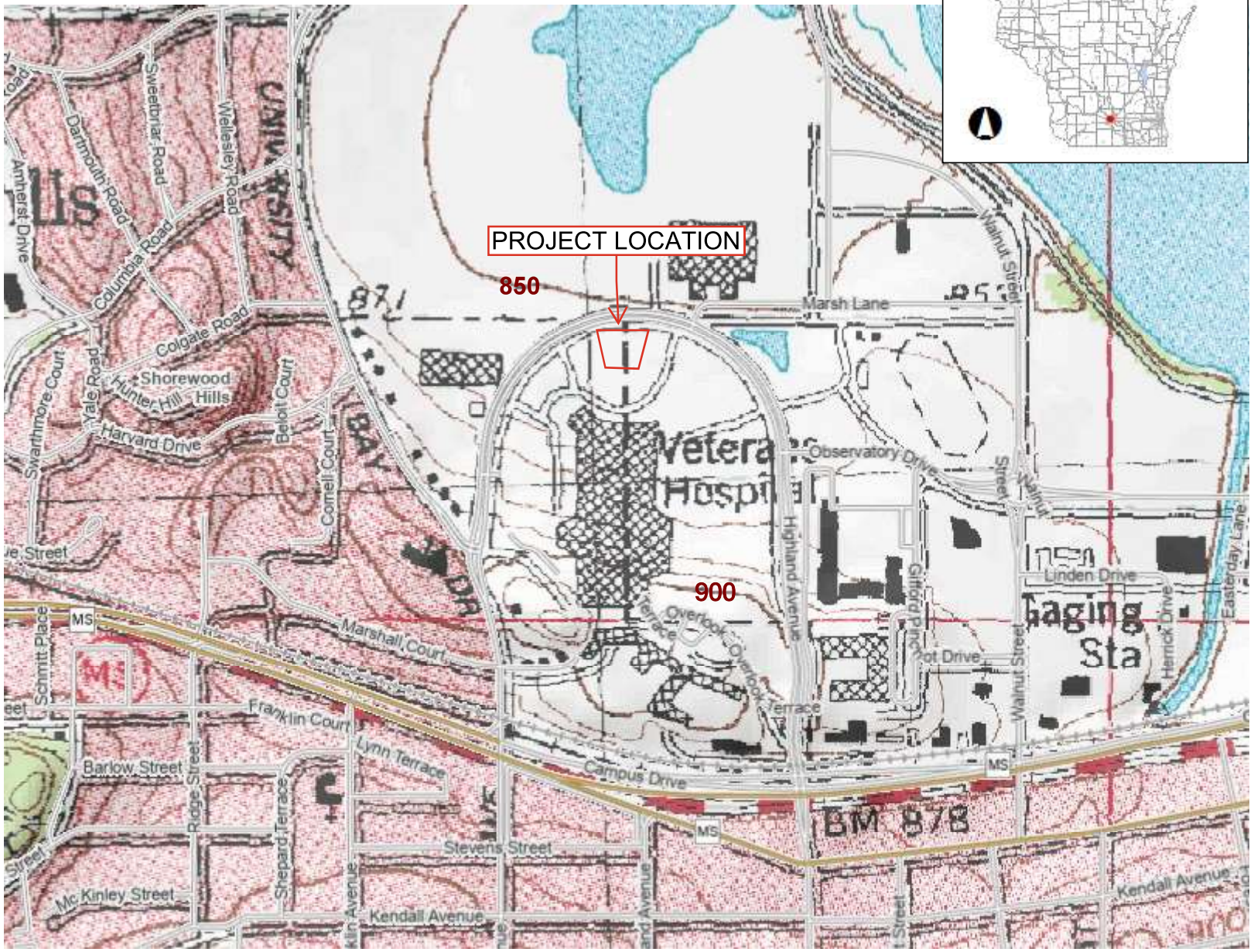
Sheet Title:
VICINITY PLAN

Revisions:

No.	Date:	Description:

Graphic Scale	SEE PLAN
UWSA, UW Project #	A-23-011, 1485-2343
Set Type	SCHEMATIC DESIGN
Date Issued	05/29/2024
Sheet Number	C1.00

Figure 2 - Topography



Legend

- Municipality
- State Boundaries
- County Boundaries
- Major Roads
  - Interstate Highway
  - State Highway
  - US Highway
- County and Local Roads
  - County HWY
  - Local Road
- Railroads
- Tribal Lands

Notes

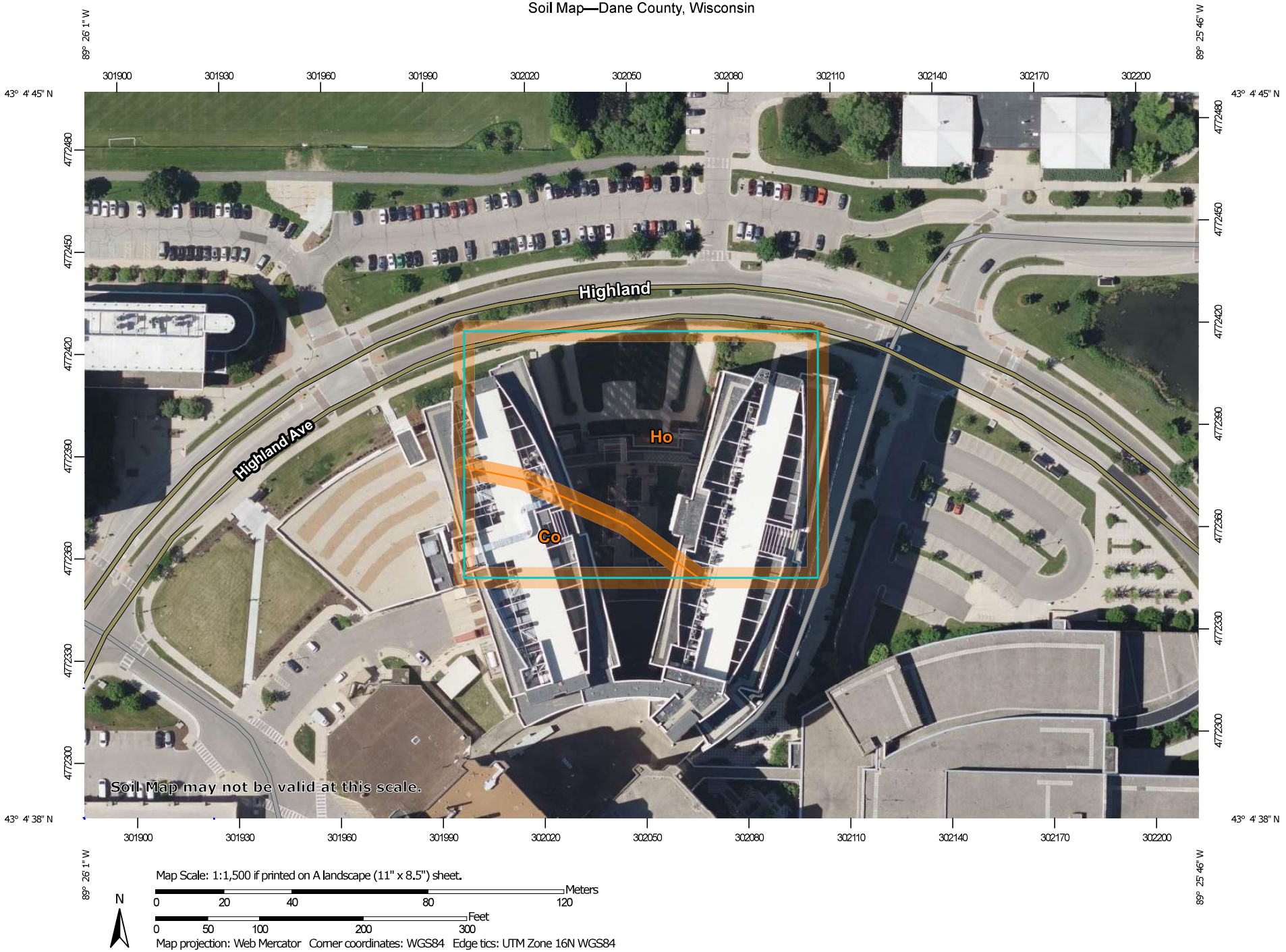
0.3 0 0.13 0.3 Miles

NAD_1983_HARN_Wisconsin_TM

1: 7,920

Figure 3

Soil Map—Dane County, Wisconsin



Map Scale: 1:1,500 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 20 40 80 120

Feet: 0 50 100 200 300

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 16N WGS84

Figure 3

Soil Map—Dane County, Wisconsin

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features

- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Dane County, Wisconsin
Survey Area Data: Version 23, Sep 3, 2024

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jun 13, 2020—Jul 31, 2020

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Figure 3

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Co	Colwood silt loam, 0 to 2 percent slopes	0.3	18.2%
Ho	Houghton muck	1.5	81.8%
Totals for Area of Interest		**1.9**	**100.0%**

FIGURE 4

SURVEY NOTES

1. THE BASE SURVEY WAS PREPARED BY GRAEF IN 2024 ALL UNDERGROUND UTILITIES AND STRUCTURES HAVE BEEN SHOWN TO A REASONABLE DEGREE OF ACCURACY AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THEIR EXACT LOCATION AND TO AVOID DAMAGE THERETO.
2. COORDINATES ARE BASED ON THE WISCONSIN COORDINATE REFERENCE SYSTEM (WISCRS), DANE COUNTY, NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT (NAD83(2011)). NORTH AMERICAN VERTICAL DATUM OF 1988, 2012 ADJUSTMENT (NAVD88(2012)). GEOID 18.
3. DIGGERS HOTLINE PLANNING PRINT TICKET #20241017379
   NON-RESPONDERS:
   CITY OF MADISON
   VILLAGE OF SHOREWOOD HILLS

CONTROL POINTS

CP-1 (NOT SHOWN)
5/8" REBAR WITH YELLOW GRAEF CAP
N. 484334.61
E. 808756.55
EL. 855.19'

CP-2
CUT CROSS
N. 484358.79
E. 808507.82
EL. 856.90'

CP-3
5/8" REBAR WITH YELLOW GRAEF CAP
N. 484189.24
E. 808551.61
EL. 860.01'

CP-4
CUT CROSS
N. 484231.31
E. 808485.01
EL. 858.89'

CP-5
CUT CROSS
N. 484168.20
E. 808442.99
EL. 857.40'

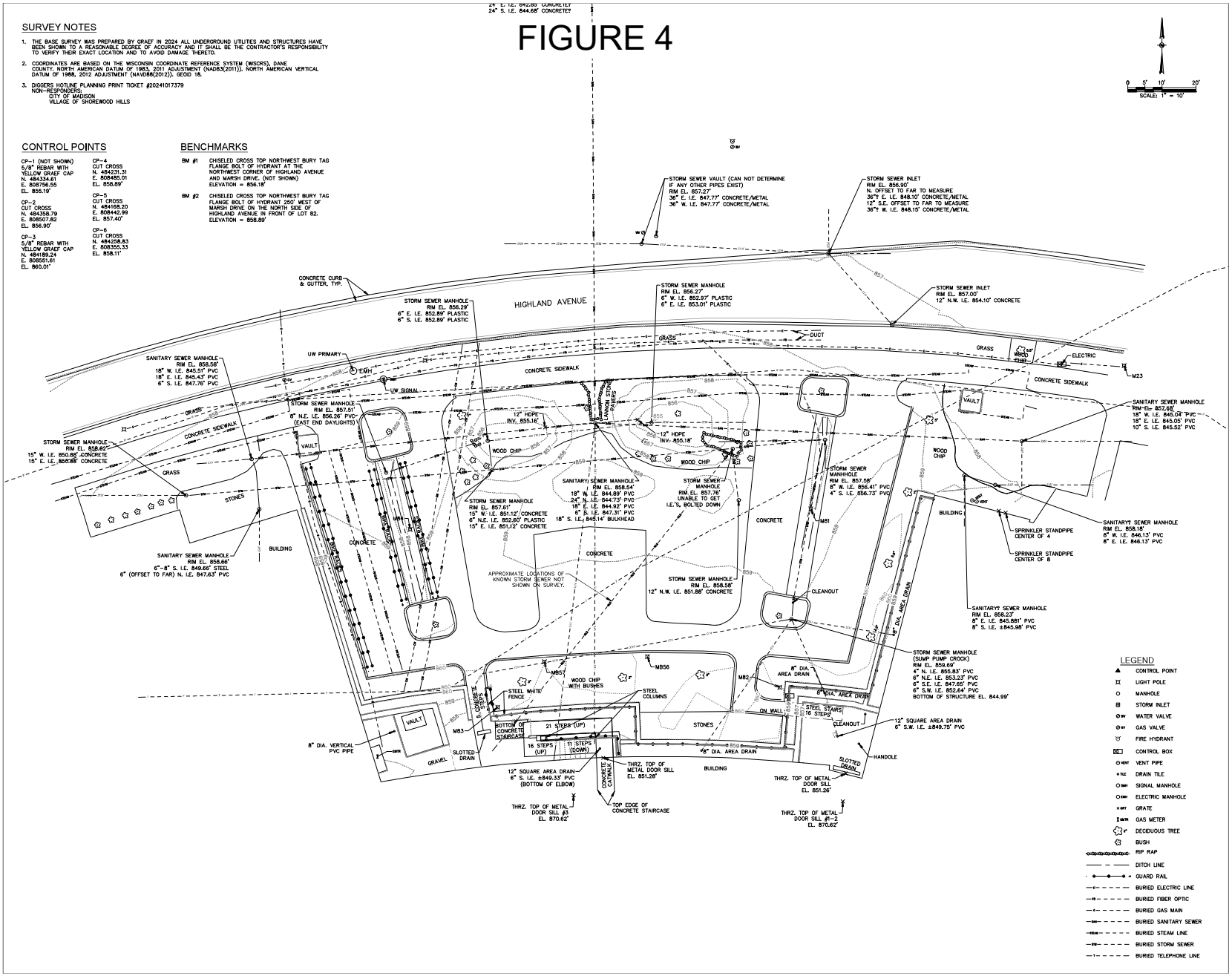
CP-6
CUT CROSS
N. 484258.83
E. 808355.33
EL. 858.11'

BENCHMARKS

BM #1 CHISELED CROSS TOP NORTHWEST BURY TAG FLANGE BOLT OF HYDRANT AT THE NORTHWEST CORNER OF HIGHLAND AVENUE AND MARSH DRIVE. (NOT SHOWN)
ELEVATION = 856.18'

BM #2 CHISELED CROSS TOP NORTHWEST BURY TAG FLANGE BOLT OF HYDRANT 250' WEST OF MARSH DRIVE ON THE NORTH SIDE OF HIGHLAND AVENUE IN FRONT OF LOT 82.
ELEVATION = 858.89'

0 5' 10' 20'
SCALE: 1" = 10'



Potter Lawson
Success by Design
hoh+k

PLI Project No: 2023.35.00

Consultant: GRAEF

Key Plan: Existing Construction

PRELIMINARY
NOT FOR CONSTRUCTION

The Board of Regents of the University of Wisconsin on behalf of the University of Wisconsin - Madison

Agency / Institution: UW System Administration
1111 Highland Avenue, Madison, WI 53705

Project Title:
WIMR East Wedge Cyclotron and Expansion
Wisconsin Institute for Medical Research
University of Wisconsin - Madison
School of Medicine and Public Health

Sheet Title: EXISTING SITE PLAN

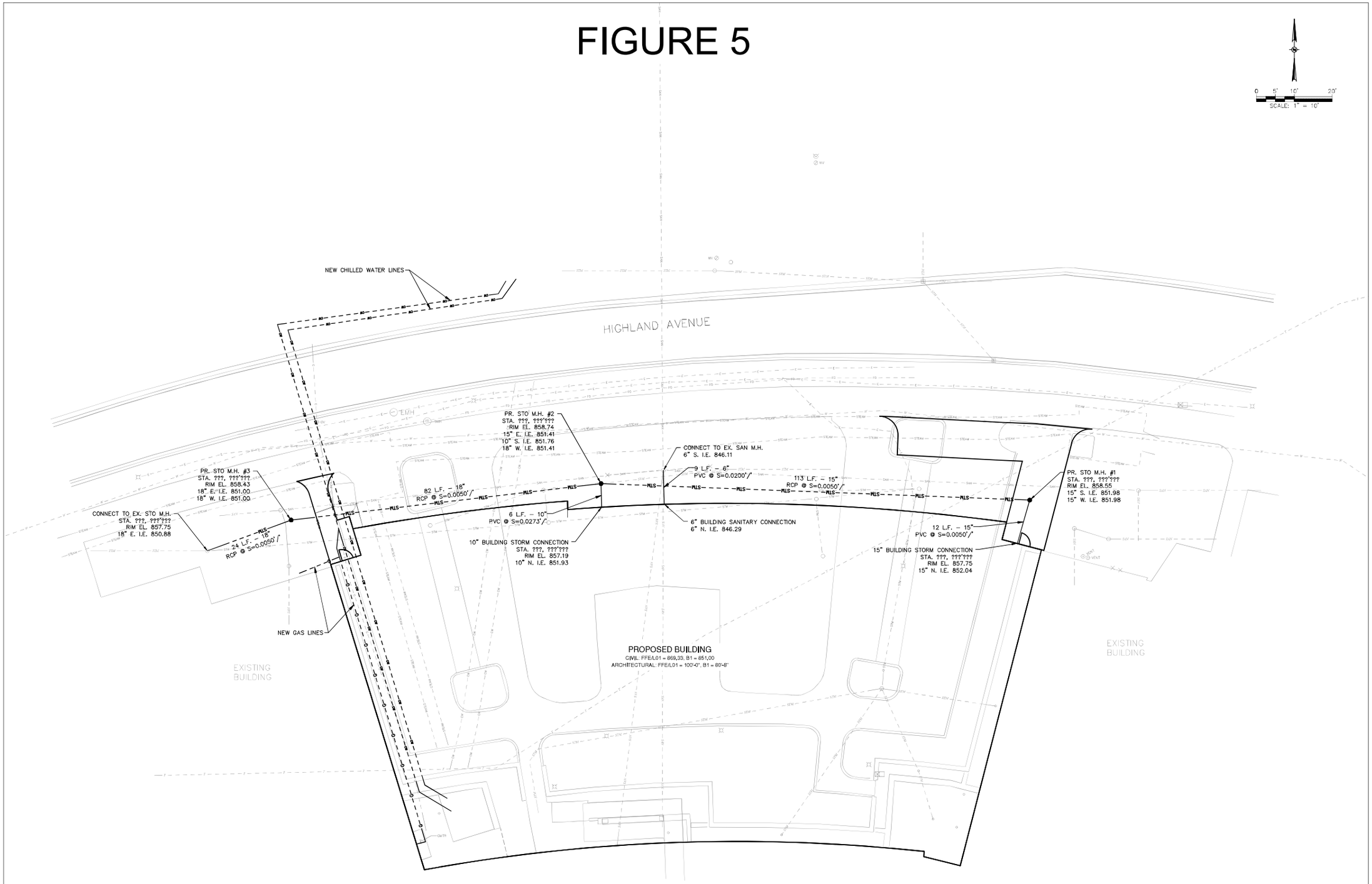
Revisions:

No.	Date:	Description:

Graphic Scale	SEE PLAN
UWBA UW Project #	A-23-011, 1485-2343
Set Type	SCHEMATIC DESIGN
Date Issued	05/29/2024
Sheet Number	C1.01

3/15/2024 12:34 PM

FIGURE 5



GENERAL NOTES

1. THE BASE SURVEY WAS PREPARED BY GRAEF IN 2011. UNDERGROUND UTILITIES AND STRUCTURES HAVE BEEN SHOWN TO A REASONABLE DEGREE OF ACCURACY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THEIR EXACT LOCATION AND TO AVOID DAMAGE THERETO.
2. SURVEY WAS CONDUCTED USING WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY UTILIZING THE WISCORS NETWORK.
3. VERTICAL DATUM IS BASED ON NAVD88(91).
4. HORIZONTAL DATUM IS BASED ON NAVD83(2007).
5. ADDITIONAL SURVEY WILL BE COMPLETED BY GRAEF IN SPRING 2024.

UTILITY NOTES

1. CONTRACTOR SHALL VERIFY ELEVATION OF EXISTING INVERTS PRIOR TO INSTALLATION OF PROPOSED UTILITIES.
2. BUILDING STORM, SANITARY, AND WATER LATERALS SHALL BE CONSTRUCTED IN ACCORDANCE WITH LOCAL AND STATE PLUMBING CODES. SITE UTILITY CONTRACTOR SHALL STUB LATERAL TO 5 FEET OUTSIDE BUILDING. SEE INTERIOR PLUMBING PLANS FOR CONTINUATION OF PIPING INTO BUILDING BY BUILDING PLUMBING CONTRACTOR IN ACCORDANCE WITH STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, LATEST EDITION.
3. CONTRACTOR SHALL CENTER ONE FULL LENGTH OF WATER PIPE ON SEWER AT WATER MAIN CROSSINGS, THAT BOTH JOINTS WILL BE AS FAR FROM SEWER AS POSSIBLE.
4. GENERAL CONTRACTOR SHALL COORDINATE WITH LOCAL GAS, TELEPHONE, AND ELECTRICAL UTILITIES FOR EXACT LOCATION, SIZE AND DEPTH OF NEW SERVICE.
5. SANITARY SEWER SHALL BE PVC, ASTM D3034, SDR 35 UNLESS INDICATED OTHERWISE.
6. WATER MAIN SHALL BE AWWA C151, CLASS 52, DUCTILE IRON UNLESS INDICATED OTHERWISE.
7. STORM SEWER PIPE SHALL BE RCP.
8. ALL SANITARY PRECAST MANHOLES SHALL CONFORM TO ASTM C-478 AND SHALL BE A MINIMUM OF 48-INCH DIAMETER, UNLESS OTHERWISE STATED, WITH ECCENTRIC CONE TYPE PRECAST TOPS AND SHALL BE FITTED WITH AN EXTERNAL SEAL. FLAT TOP SLABS MAY BE USED ON STRUCTURES GREATER THAN 6 FT IN DIAMETER OR WITH APPROVAL OF THE UW PROJECT MANAGER.
9. BUILDING ROOF DRAINS SHALL BE SDR-26, ASTM D3034, PVC, UNLESS OTHERWISE NOTED.
10. RIM ELEVATIONS IN CURB AND GUTTER ARE FLANGE GRADES.
11. PIPE LENGTHS AND INVERTS ARE TO CENTER OF STRUCTURES.
12. CRUSHED STONE BACKFILL SHALL BE USED UNDER AND WITHIN 5' OF ALL PAVED AREAS.
13. ALL UTILITY CASTINGS IN NEWLY GRADED AREAS SHALL BE ADJUSTED AND RESET PER THE SPECIFICATION EVEN IF THE CASTING IS NOT BEING REPLACED. ADJUSTMENT INCLUDES RING AND MORTAR.
14. CONTRACTOR SHALL PROPERLY ADJUST AND RESET ALL UTILITY CASTINGS WITHIN PAVED AND TURF AREAS WITHIN THE PROJECT LIMITS PER THE SPECIFICATIONS TO MEET FINAL GRADE EVEN IF THE CASTING IS NOT BEING REPALCED. THIS INCLUDES ALL NECESSARY ADJUSTING RINGS AND MORTAR.

LEGEND

- —STM— — PROPOSED STORM SEWER
- —SAN— — PROPOSED SANITARY SEWER
- —W— — PROPOSED WATER MAIN
- —CW— — PROPOSED CHILLED WATER
- —E— — PROPOSED ELECTRICAL
- —G— — PROPOSED GAS
- — — — —EASE— — PROPOSED UTILITY EASEMENT
- ● — PROPOSED MANHOLE
- ■ — PROPOSED CATCH BASIN
- ⊗ — PROPOSED GATE VALVE
- — PROPOSED HYDRANT
- — PROPOSED UTILITY PLUG

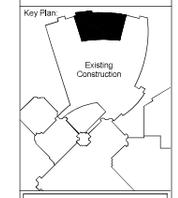
3/15/2024 12:34 PM

Potter Lawson
Success by Design
OH+K

PLI Project No: 2023.35.00

Consultant: GRAEF

Key Plan:



PRELIMINARY
NOT FOR CONSTRUCTION

The Board of Regents of the University of Wisconsin on behalf of the University of Wisconsin - Madison

Agency / Institution: UW System Administration
1111 Highland Avenue, Madison, WI 53705

Project Title: WIMR East Wedge Cyclotron and Expansion
Wisconsin Institute for Medical Research
Project Location: University of Wisconsin - Madison
School of Medicine and Public Health

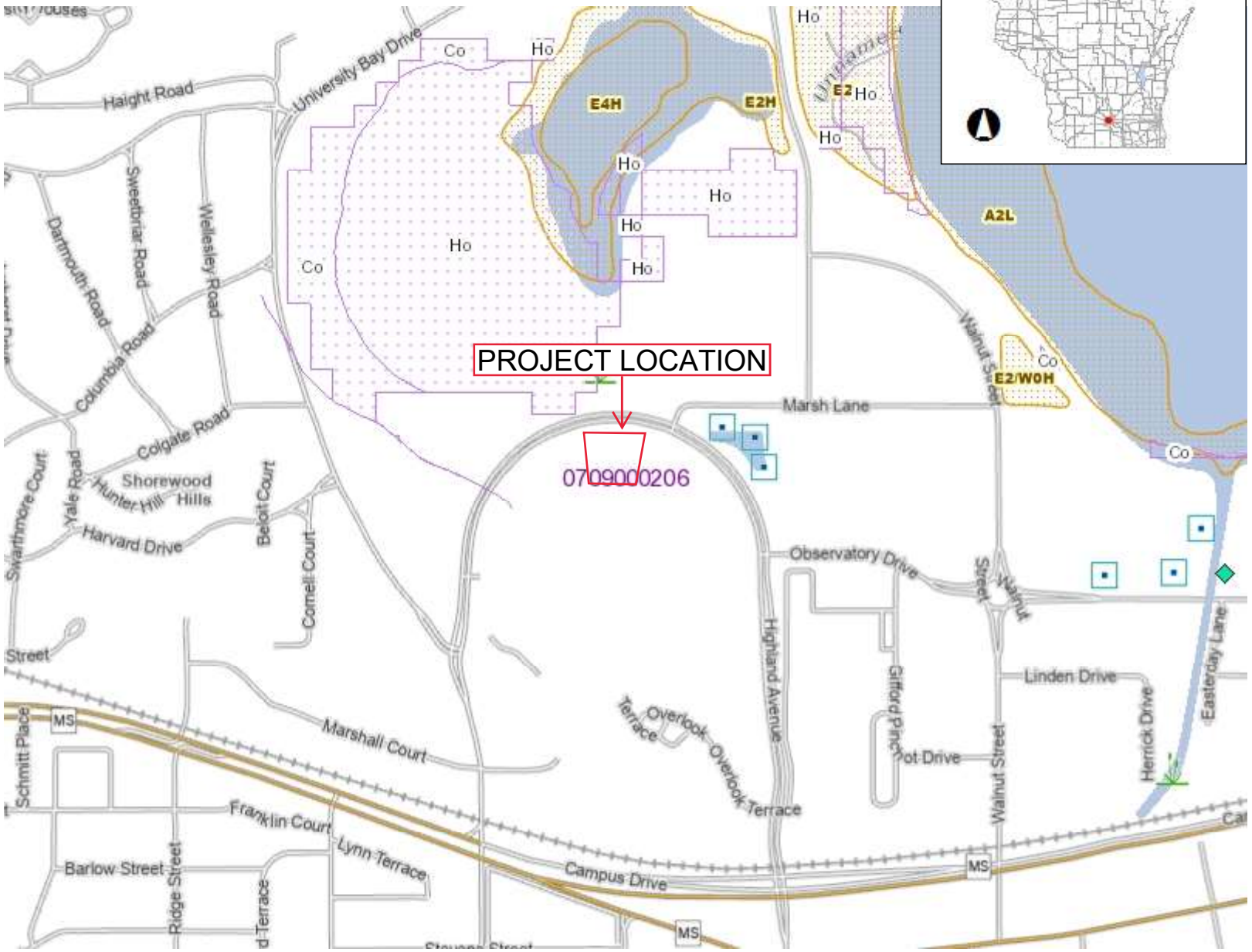
Sheet Title: SITE UTILITIES PLAN

Revisions:

No.	Date:	Description:

Graphic Scale	SEE PLAN
UWSA, UW Project #	A-23-011, 1485-2343
Set Type	SCHEMATIC DESIGN
Date Issued	05/29/2024
Sheet Number	C5.01

Figure 6 - Wisconsin Wetland Inventory (WWI) Map



Legend

- Wetland Indicators
- Ponds/Open Water
- Lake Class Areas
- Riverine/ditch Class Areas
- Wetland Class Areas
- Wetland Class Points
  - Dammed pond
  - Excavated pond
  - Filled/drained wetland
  - Wetland too small to delineate
  - Filled excavated pond
- Filled Points
- Wetland Class Areas
- Filled Areas
- Wetland Identifications and Confirmations
- NRCS Wetspots
- 10-digit HUCs (Watersheds)
- Municipality
- State Boundaries
- County Boundaries
- Major Roads
  - Interstate Highway
  - State Highway
  - US Highway
- County and Local Roads
  - County HWY
  - Local Road
- Railroads
- Tribal Lands
- Rivers and Streams
- Intermittent Streams
- Lakes and Open water

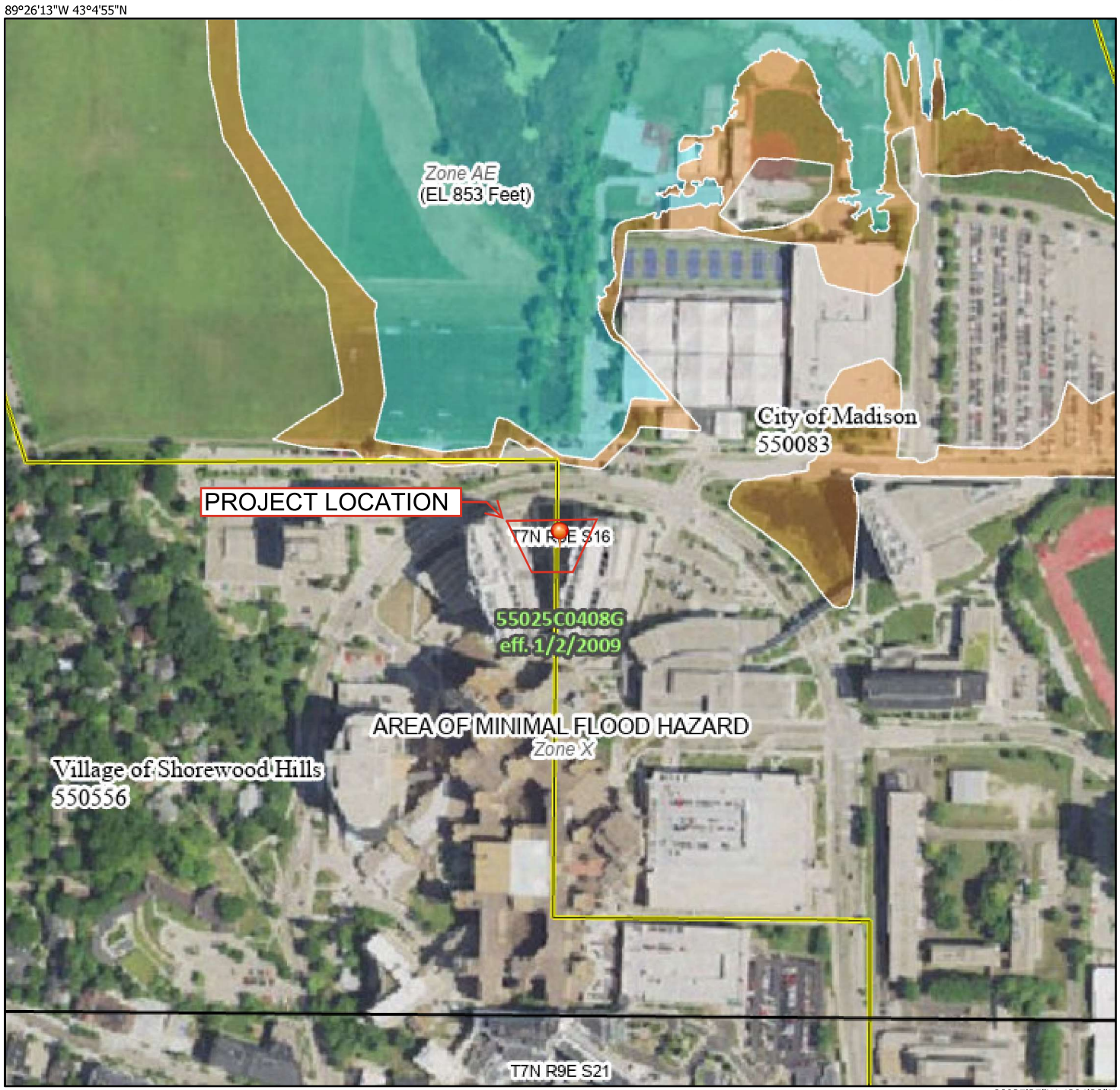
Notes

0.3 0 0.13 0.3 Miles

NAD_1983_HARN_Wisconsin_TM

1: 7,920

Figure 7 - National Flood Hazard Layer FIRMette



Basemap Imagery Source: USGS National Map 2023

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- 513 Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 11/27/2024 at 2:58 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

WISCONSIN DEPARTMENT OF NATURAL RESOURCES

Figure 8 - RR Sites Map

Legend

Open & Closed Activities

Open Activity

Closed Activity

Additional Activity Information

Continuing Obligations Apply

Other BRRTS Activities/Layers

No Action Required (NAR)

Base Maps

Basic Base Map

Surface Water - Cached

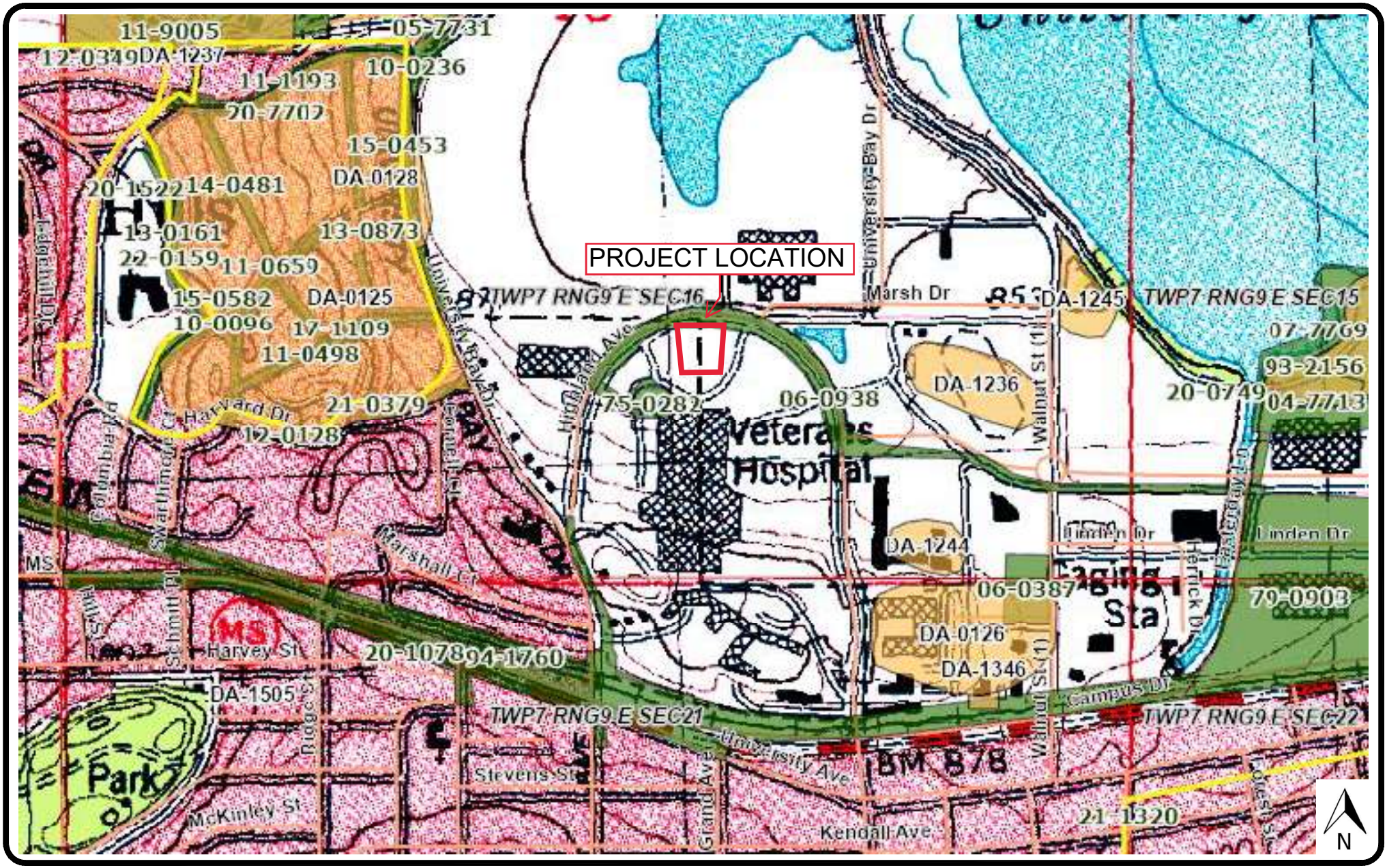
Notes

1:6,563

0 500 1000 ft

Service layer credits:
WiDNR, USGS, and other data | WI Dept. of Natural Resources, Environmental Management Division, Bureau of Remediation and Redevelopment

Date Printed: 11/12/2024



November 2024

Exported from the WHPD Terminal on 11/12/2024

TETRA TECH

University of Wisconsin - Madison
WIMR East Wedge Cyclotron and Expansion EIA
Wisconsin Historic Preservation District (WHPD) Map

FIGURE NO.
9

PROJECT NO.
209-4251052

APPENDIX B: SCOPING LETTER AND DISTRIBUTION LIST

TETRA TECH

November 8, 2024

Re: WIMR East Wedge Cyclotron and Expansion Project
UW Project # 1485-2343

Dear Potentially Interested Party:

Potter Lawson, Inc. has retained Cornerstone Environmental Group, a Tetra Tech company (Tetra Tech), on behalf of the University of Wisconsin System to prepare an Environmental Impact Assessment (EIA) of the proposed Wisconsin Institutes for Medical Research (WIMR) East Wedge Cyclotron and Expansion Project. The EIA will be prepared in accordance with the Wisconsin Environmental Policy Act (WEPA), Wisconsin Statutes 1.11, and University of Wisconsin System Administration (UWSA) guidelines. An initial component of this EIA is the scoping process to identify at an early stage any potential impacts of the project on the physical, biological, social, and economic environments. Because you, your agency, or your group may have an interest in the project or are representing neighbors near the project vicinity, we are inviting you to participate in the scoping process.

Known project components and identification of potential impacts to be studied in the EIA will be collected at this early phase of design development. All identified stakeholders will be afforded a reasonable opportunity to identify in writing any support, issues, or concerns they believe should be addressed during the EIA process for this proposed project.

This project expands on an existing cyclotron facility by installing a new cyclotron and supporting building to house a commercial 30 MeV cyclotron adjacent to the existing School of Medicine and Public Health (SMPH) biomedical research facilities at WIMR. WIMR is located at 1111 Highland Avenue, Madison WI. WIMR is the flagship research complex for the University of Wisconsin School of Medicine and Public Health. The design is based on an existing East Wedge Cyclotron and Expansion Pre-Design delivered through the UW Managed program. The East Wedge Cyclotron and Expansion project will be located on the University of Wisconsin-Madison campus between WIMR I and WIMR II towers on a site referred to as the “East Wedge”. The following programmatic uses are anticipated as follows:

- Basement – will house a new, commercial, 30 MeV cyclotron.
- First Level – a new laboratory, space for offices and building mechanicals.

The project adds 14,451 gross square feet (GSF) to the WIMR facility, which is currently 653,867 GSF. The project total cost is anticipated to be $48,500,000 and will start construction in August 2025, reaching substantial completion the following year.

Impacts that are identified during this process will be incorporated into a draft EIA report which will be made available to the public for a minimum of 15 days as a review period and will be circulated to appropriate federal, state, and local agencies. Comments and inquiries of the draft EIA document and a recommendation on the findings of the EIA will be developed for release by the UW System as either *the project does not significantly*

TETRA TECH
8413 Excelsior Drive, Suite 160, Madison, WI 53717
Tel 877.294.9070 Fax 877.845.1456 tetratech.com

affect the quality of the human environment or as a *Major and Significant Action* thereby requiring the preparation of an Environmental Impact Statement (EIS).

If you are interested in this project or have any information relevant to it, we welcome your comments, suggestions, or other input by December 20, 2024, to be considered in the draft EIA. Comments received after that date will be considered in preparation of the final EIA. The Draft EIA is anticipated to be released in early February 2025. Related information and the comment form can be obtained via the project website at: https://WIMREastWedgeEIA.com/. Send your comments to:

Aden Clark
8413 Excelsior Drive, Suite 160
Madison, WI 53717
aden.clark@tetratech.com

If no comments are received from you or your agency, we will assume there are no project issues that negatively impact you. You will have additional opportunities to provide comments during the upcoming public comment period and public meeting. If you have any questions or concerns regarding this process, please contact Aden Clark at (608) 422-9083.

Sincerely,

CORNERSTONE ENVIRONMENTAL GROUP, LLC – A TETRA TECH COMPANY

Teri Daigle
Sr. Project Manager

Enclosure: Attachment A: Site Map
Attachment B: Comment Form

Attachment A – Site Map

Wisconsin Institutes for Medical Research
1111 Highland Avenue, Madison, Wisconsin 53705

Source: Google Maps

TETRA TECH

COMMENT FORM

Environmental Impact Assessment Scoping Process
WIMR East Wedge Cyclotron and Expansion Project
1111 Highland Avenue
Madison, Wisconsin
UW Project # 1485-2343

I have the following comments regarding this project and items to be considered as part of the scoping process:

[Please write comment(s) here. Attach additional pages if necessary.]

Please complete the following information and sign if submitting comments:

Name: _____

Title/Representing: _____

Address: _____

Telephone Number: _____

E-mail Address (optional): _____

Signature: _____

☐ I am interested in continuing my involvement in the public participation components of this project. Please continue to send me project notices.

☐ I am NOT interested in continuing my involvement in the public participation of this project. Please do NOT continue to send me project notices.

Please return this form by **December 20, 2024**, to:

Aden Clark
Tetra Tech
8413 Excelsior Drive, Suite 160
Madison, WI 53717
aden.clark@tetratech.com

APPENDIX C: PUBLIC COMMENTS RECEIVED

Note: No public comments were received as part of the scoping process.

APPENDIX D: DEIA DISTRIBUTION LIST

Distribution List

WEPA Compliance Document Distribution List WIMR East Wedge Cyclotron and Expansion Project University of Wisconsin – Madison
UW-Madison Project # 1485-2511

M = Mailed a hard copy
E = emailed an electronic copy of website notice
ND = not distributed

Contact Name	Organization	Address Line 1	Address Line 2	City	State	Zip	Email Address	Document Distribution			
								Scoping	DEIS	FEIS	ROD
University of Wisconsin System											
Deej Lundgren	UW System Administration	780 Regent Street	Suite 239	Madison	WI	53715	deej.lundgren@wisconsin.edu	M/E	M/E	M/E	M/E
Liz Davey	Universities of Wisconsin, Sustainability Coor.	780 Regent Street	Suite 239	Madison	WI	53715	liz.davey@wisconsin.edu	E	E	E	E
University of Wisconsin - Madison											
Aaron Williams	UW-Madison WEPA Coordinator	21 N Park Street	Suite 6101	Madison	WI	53715	aaron.williams@wisc.edu	M/E	M/E	M/E	M/E
Peter Schlecht	UW-Madison University Architect	21 N Park Street	Suite 6101	Madison	WI	53715	Peter.schlecht@wisc.edu	E	E	E	
Scott Utter	UW-Madison Director Campus Planning	21 N Park Street	Suite 6101	Madison	WI	53715	Scott.utter@wisc.edu	E	E	E	
Christopher Strang	UW-Madison Environmental Health & Safety	21 N Park Street	Suite 6100	Madison	WI	53715	Christopher.strang@wisc.edu	E	E	E	
Matt Efflandt	UW-Madison Project Manager	21 N Park Street	Suite 6101	Madison	WI	53715	matt.efflandt@wisc.edu	E	E	E	
Mark Wells	Facilities Director SMPH	1111 Highland Avenue		Madison	WI	53705	mcwells@wisc.edu	E	E	E	
Neighborhood Associations/Village											
Tanner Mechura	Campus Neighborhood Rep			Madison	WI		canamadison@gmail.com	E	E	E	
Mary Czynszak-Lyne	Regent Neighborhood Association			Madison	WI		Mary.czynszaklyne@wisc.edu	E	E	E	
Brian Mooney	Shorewood Hills Village Administrator	810 Shorewood Blvd.		Shorewood	WI	53705	BMooney@shorewood-hills.org	E	E	E	
Ben Zellers	Secretary, Joint Campus Area Committee	215 Martin Luther King Jr	LL100	Madison	WI	53703	bzellers@cityofmadison.com	E	E	E	
University of Wisconsin-Madison Student Representatives											
Matthew Mitnick	Chair, Associated Students of Madison	4301 Student Activity	333 East Campus Mall	Madison	WI	53715	chair@asm.wisc.edu	E	E	E	
Logan Hash	Badger Herald Website			Madison	WI	53715	publisher@badgerherald.com	E	E	E	
Design Architect/Engineer											
Menno Huiser	Findorff						mhuiser@findorff.com	E	E	E	
Scott Kammer	Potter Lawson						scottk@potterlawson.com	E	E	E	
Federal Government Agencies											
Governor Tony Evers	State of Wisconsin	115 East Capitol		Madison	WI	53702	govinfo@wisconsin.gov	E	E	E	
Rep. Shelia Stubbs	State of Wisconsin						Rep.Stubbs@legis.wisconsin.gov	E	E	E	
Sen. Kelda Roys	State of Wisconsin						Sen.roys@legis.wisconsin.gov	E	E	E	
Peter Fasbender	U.S. Fish and Wildlife						Peter_fasbender@fws.gov	E	E	E	
Dane County											
Laura Hicklin	Land & Water Resources						lwrd@countyofdane.com	E	E	E	
Melissa Agard	County Executive	210 Martin Luther King Jr.	City County Bldg. #421	Madison	WI	53703	county.executive@danecounty.gov	E	E	E	
City of Madison											
Meagan Tuttle	Director City of Madison Planning Dept.	215 Martin Luther King Jr	LL100	Madison	WI	53703	MTuttle@cityofmadison.com	E	E	E	
Regina Vidaver	Alder District 5, City of Madison	215 Martin Luther King Jr	LL100	Madison	WI	53703	District5@cityofmadison.com	E	E	E	
Local Libraries											
Helen C. White Library	UW-Madison Library	600 N. Park Street		Madison	WI	53706			M	M	
Madison Public Library	Central Branch Reference Desk	201 W. Mifflin Street		Madison	WI	53703			M	M	

APPENDIX E: SITE PHOTOS

Photograph No. 1

Date: November 20, 2024

Across Highland Avenue from future site location

Viewing south.

Photograph No. 2

Date: November 20, 2024

Future site location

Viewing north.

Photograph No. 3

Date: November 20, 2024

Future site location

Viewing east.

Photograph No. 4

Date: November 20, 2024

Future site location

Viewing south.

Photograph No. 5

Date: November 20, 2024

Future site location

Viewing west.

APPENDIX F: HIST-A SUBMITTAL

REQUEST FOR UWSA REVIEW AND COMMENT ON A UNIVERSITY UNDERTAKING

Complete this form for each project in a campus building that is on the UWSA inventory. Provide project details and submit one copy for each action for which review is requested and send to the **UWSA Historic Preservation Officer: Peter Bloechl-Anderson** <peter.bloechlanderson@wisconsin.edu>. Attach supporting material providing detail of the proposed scope of work such as a work order, Small Project Request, AAPR, etc. Include drawings or photos of existing conditions. Complete only the areas highlighted in yellow. The Agency Historic Preservation Officer will do the rest.

I. GENERAL INFORMATION

☒ **This is a new submittal.**

☐ **This is supplemental information related to another project:** _____

a. Institution/Campus: UW-Madison

b. Institution Contact Person: Scott Utter

c. Phone: 608-286-8130 Fax: _____

d. Return Address: 21 N. Park STE 6101, Madison, WI Zip Code: 53715

e. Email Address: Scott.utter@wisc.edu Project Number: 1485-2343

f. Project Name: WIMR East Wedge Cyclotron and Expansion Project

g. Building Name:
Project Street Address 1111 Highland Avenue

h. County: Dane City: Madison Zip Code: 53705

i. Project Location: Township: 07 Range: 09 ☒ E ☐ W Section: 16 Quarter Section: SW 1/4 of the SE 1/4

j. Project Narrative Description – Attach information as necessary. See Attachment 1.

k. Area of Potential Effect (APE). See Attachment 2.

II. IDENTIFICATION OF HISTORIC PROPERTIES

☒ Historic Properties are not located within the project APE. Attach supporting materials.

☐ Historic Properties are located within the project APE. Attach supporting materials.

III. FINDINGS

☒ No historic properties will be affected (i.e., none is present or there are historic properties present but the project will have no effect upon them). Attached necessary documentation.

☐ The proposed undertaking will have an effect on one or more historic properties located within the project APE. Attach necessary documentation, as described.

Authorized Signature: Teri Daigle Date: 11/22/2024

Type or Print Name: Teri Daigle – Tetra Tech

IV. AGENCY HISTORIC PRESERVATION OFFICER COMMENTS

☐ Agree with the finding in Section III above.

☐ The proposed undertaking will result in an adverse effect to one or more historic properties and will require SHPO review.

☐ Requires negotiation with the institution to resolve the adverse effects.

☐ Object to the finding for reasons indicated in attached memo.

☐ Cannot review until information is sent as follows: _____

Authorized Signature: _____ Date: _____

UW System HPO

LIST OF ATTACHMENTS

Attachment 1 – Project Summary

Attachment 2 – Project Location Map

Attachment 3 – Preliminary Design Concept Plan

Attachment 4 – WHPD Map

Attachment 5 – Archaeological Report Abstracts

ATTACHMENT 1 – PROJECT SUMMARY

Project Summary
WIMR East Wedge Cyclotron and Expansion Project
University of Wisconsin – Madison
UW Project #1485-2343

Background

The first phase of the Wisconsin Institutes for Medical Research (WIMR) project, formerly the Interdisciplinary Research Complex (IRC), was completed in 2008. This project was the final phase of the Healthstar Initiative which was enumerated as part of the 1997-99 state building program to provide interdisciplinary health sciences and research facilities, ancillary systems, and supporting infrastructure. The WIMR I project was authorized by the State Building Commission in November 2004, with a total budget of $133,900,000 including $23,400,000 GFSB and $110,500,000 in gifts and grants.

The second phase (WIMR II) was enumerated as part of the 2009-11 state building program at $134,800,000. The enumeration authorized $67,400,000 in general fund-supported bonding, and the remaining $67,400,000 for the project would come from gifts and grants.

The next phase, WIMR West Wedge, was supported by gifts and grants totaling $21,100,000 and constructed two floors (20,981 ASF/ 36,868 GSF total) of new office and laboratory space above the existing single-story structure on the west side of the WIMR. The existing space contains the Surgical Pathology Department, which was constructed by the University of Wisconsin Hospital and Clinics (UWHC) and completed in summer of 2014 as part of WIMR II.

On October 8, 2020, the Wisconsin Board of Regents authorized the construction of the WIMR Dock and NIH Research Laboratory Renovation Project, UW-Madison Resolution 11502. The project cost was $5,350,000. The BOR authorized an increased cost to $6,150,000 on December 10, 2021, all funded by gifts and grants.

Finally, on June 7, 2024, the BOR authorized the WIMR East Wedge Cyclotron and Expansion, UW-Madison Resolution 12205 for construction by UW Health for $48,500,000.

The National Institute of Health supports the WIMR East Wedge Cyclotron and Expansion project with an $8,000,000 Grant for the UW School of Medicine and Public Health's grant application titled, "A National, Theranostic Cyclotron Resource to Drive Fundamental and Translational Medical Science." The priority of the project is supporting The Cyclotron Group at the University of Wisconsin–Madison (UW).

The Cyclotron Group produces radionuclides for medical and fundamental scientific investigations using a 16 MeV General Electric PETtrace cyclotron. The broad base of stakeholders includes principal investigators in twelve UW departments and over three dozen clinical research studies. Recent growth in nuclear medicine applications of cyclotron-produced radionuclides has been dramatic, and demand exceeds current production capacity.

Proposed Project

WIMR is located at 1111 Highland Avenue, Madison, WI. The proposed project location is shown on Attachment 2.WIMR is the flagship research complex for the University of Wisconsin School of Medicine and Public Health.

This project builds a new cyclotron facility to house a commercial 30 MeV cyclotron adjacent to the existing School of Medicine and Public Health (SMPH) biomedical research facilities at WIMR. This machine will add

capacity in every essential area. The facility will more than quadruple existing capacity and add capability to make several new isotopes that are in demand for cutting edge medical diagnostic and therapeutic procedures and research.

The design is based on an existing East Wedge Cyclotron and Expansion Pre-Design delivered through the UW Managed program. The East Wedge Cyclotron and Expansion project will be located on the University of Wisconsin-Madison campus between WIMR I and WIMR II towers on a site referred to as the "East Wedge." The following programmatic uses are anticipated as follows:

- Basement – will house a new, commercial, 30 MeV cyclotron.
- First Level – a new BSL2 laboratory, space for offices and building mechanicals.

The project adds 14,451 GSF to the WIMR facility, which is currently 653,867 GSF. The proposed site plan is provided as Attachment 3. The project cost is anticipated to be $48,500,000 funded entirely from UW Health Reserves.

Historic/Archaeological Findings

The Wisconsin Historical Preservation Database (WHPD) was accessed on November 12, 2024 by Tetra Tech, and locally designated historical or archaeological properties were reviewed nearby and/or adjoining the Area of Potential Effect (APE). This database includes information from the Archaeological Reports Inventory (ARI), the Archaeological Sites Inventory (ASI), and the Architectural History Inventory (AHI). Copies of WHPD records are maintained on file with Tetra Tech and are available publicly through the Wisconsin Historical Society hosted database terminal. The WHPD Map is provided as Attachment 4.

One Archaeological Report (ARI #06-0938) is available in the proposed project area of disturbance (Attachment 4). The report summarized that in October 2006, the Great Lakes Archeological Research Center (GLARC) conducted a Phase I archaeological survey for a utility improvement project on the UW-Madison campus. No artifacts or archaeological features were observed, and no further investigation was recommended. Southwest of the proposed project site, an Archaeological and Historical Appraisal of the proposed construction area of the Animal Facility of the University of Wisconsin Medical School Complex on Marsh Lane was conducted in September 1975 (ARI #75-0282). The entire parcel was discovered to be previously disturbed, and no archeological materials were recovered. The ARI abstracts for #06-0938 and #75-0282 are included as Attachment 5.

No Archaeological Reports located in the project vicinity produced significant archaeological deposits or positive results for cultural materials or features.

There are no archaeological sites in the proposed area of disturbance. The nearest archaeological site is more than a quarter mile to the east of the proposed project site. During the investigation associated with the Archaeological Report #06-0938, no intact soil horizons were observed, and fill was encountered in many places during testing. No archaeological sites are anticipated to be encountered during construction.

The construction of the proposed WIMR East Wedge will involve tying into the existing WIMR I and WIMR II Towers located at 1111 Highland Ave in Madison, WI. The existing WIMR buildings are not listed as a Site according to the Wisconsin Historical Society, State Historic Preservation District and no Site Files exist for the buildings.

The nearest sites listed in the AHI includes the Waisman Center and the Nielsen Tennis Stadium, located at 1500 Highland Ave and 1000 Highland Ave, respectively. Both sites are not currently deemed eligible for individual evaluation.

No Site Files exist within the limits of disturbance of the project area.

ATTACHMENT 2 – PROJECT LOCATION MAP

WISCONSIN DEPARTMENT OF NATURAL RESOURCES

Legend: (some map layers may not be displayed)

- PLSS Townships
- PLSS Sections
- PLSS Q-Q Sections
- Latest Leaf Off Imagery

Notes:

Map projection: NAD 1983 HARN Wisconsin TM

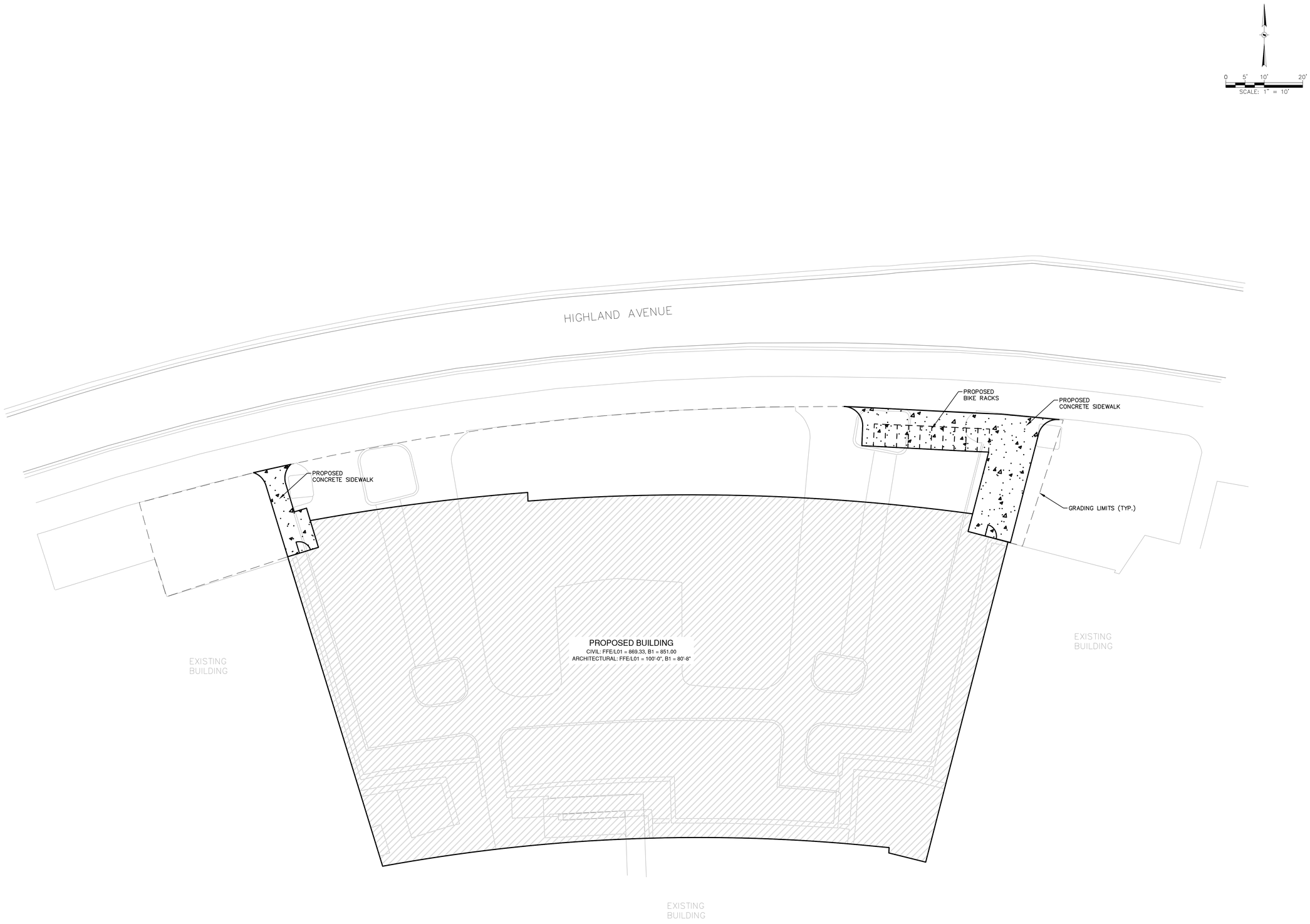
N

Map: 0 930 1,860 Feet
0 280 560 Meters

Service Layer Credits:
2018-2021 Air Photos (Leaf-Off) (Cached):

Date Printed: 11/20/2024 3:36 PM

ATTACHMENT 3 – PRELIMINARY DESIGN CONCEPT PLAN



GENERAL NOTES

1. THE BASE SURVEY WAS PREPARED BY GRAEF IN 2011. UNDERGROUND UTILITIES AND STRUCTURES HAVE BEEN SHOWN TO A REASONABLE DEGREE OF ACCURACY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THEIR EXACT LOCATION AND TO AVOID DAMAGE THERETO.
2. SURVEY WAS CONDUCTED USING WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY UTILIZING THE WISCORS NETWORK.
3. VERTICAL DATUM IS BASED ON NAVD88(91).
4. HORIZONTAL DATUM IS BASED ON NAVD83(2007).
5. ADDITIONAL SURVEY WILL BE COMPLETED BY GRAEF IN SPRING 2024.

LAYOUT NOTES

1. THE BUILDING OUTLINES SHOWN ARE FOR REFERENCE PURPOSES ONLY AND SHALL NOT BE USED FOR STAKING PURPOSES. THE CONTRACTOR SHALL COORDINATE WITH THE ARCHITECT AND STRUCTURAL ENGINEER ON THE STAKING OF THE BUILDING.
2. SITE LIGHTS ARE SHOWN FOR REFERENCE PURPOSES ONLY AND THE CONTRACTOR SHALL REFER TO THE ELECTRICAL PLANS FOR DETAIL DESIGN INFORMATION. CONTRACTOR SHALL COORDINATE WITH THE ELECTRICAL ENGINEER ON STAKING OF THE SITE LIGHTS.
3. ALL DIMENSIONS SHOWN ARE TO THE EDGE OF PAVEMENT OR FACE OF CURB WHERE CONCRETE CURB IS SHOWN.
4. STANDARD CURB RADIUS IS 3' UNLESS INDICATED OTHERWISE.
5. REFER TO LANDSCAPING PLANS FOR SITE RESTORATION INFORMATION AND DETAILS.
6. CONTRACTOR SHALL SUBMIT A CONCRETE JOINTING PLAN TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO COMMENCING CONSTRUCTION. JOINTING PLAN SHALL INDICATE: POUR SEQUENCE, LOCATION OF CONSTRUCTION, ISOLATION, CONTRACTION JOINTS, AND TYPE OF REINFORCEMENT.
7. VISION TRIANGLE LENGTHS ARE BASED ON CITY OF MADISON CODE SECTION 27.05 (2) (bb). TEN (10) FOOT TRIANGLES ARE SHOWN AT BIKE PATH AND DRIVEWAY INTERSECTIONS. TWENTY-FIVE (25) FOOT TRIANGLES ARE SHOWN AT ROAD INTERSECTIONS.
8. ALL PUBLIC PAVEMENT REPLACEMENT TO BE RE-STRIPED IN KIND.
9. THE RIGHT-OF-WAY IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME PER THE RECOMMENDATION/PLAN OF TRAFFIC ENGINEERING AND CITY ENGINEERING DEPARTMENTS.

LEGEND

- PROPOSED BUILDING
- PROPOSED CONCRETE SIDEWALK

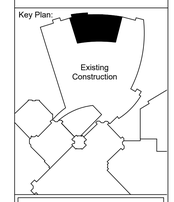
Potter Lawson
Success by Design

h+k

PLI Project No: 2023.35.00

Consultant: GRAEF

Key Plan:



PRELIMINARY
NOT FOR CONSTRUCTION

The Board of Regents of the University of Wisconsin on behalf of the University of Wisconsin - Madison

Agency / Institution:
UW System Administration
1111 Highland Avenue, Madison, WI 53705

Project Title:
WIMR East Wedge Cyclotron and Expansion
Wisconsin Institute for Medical Research

Project Location:
University of Wisconsin - Madison
School of Medicine and Public Health

Sheet Title:
PROPOSED SITE PLAN

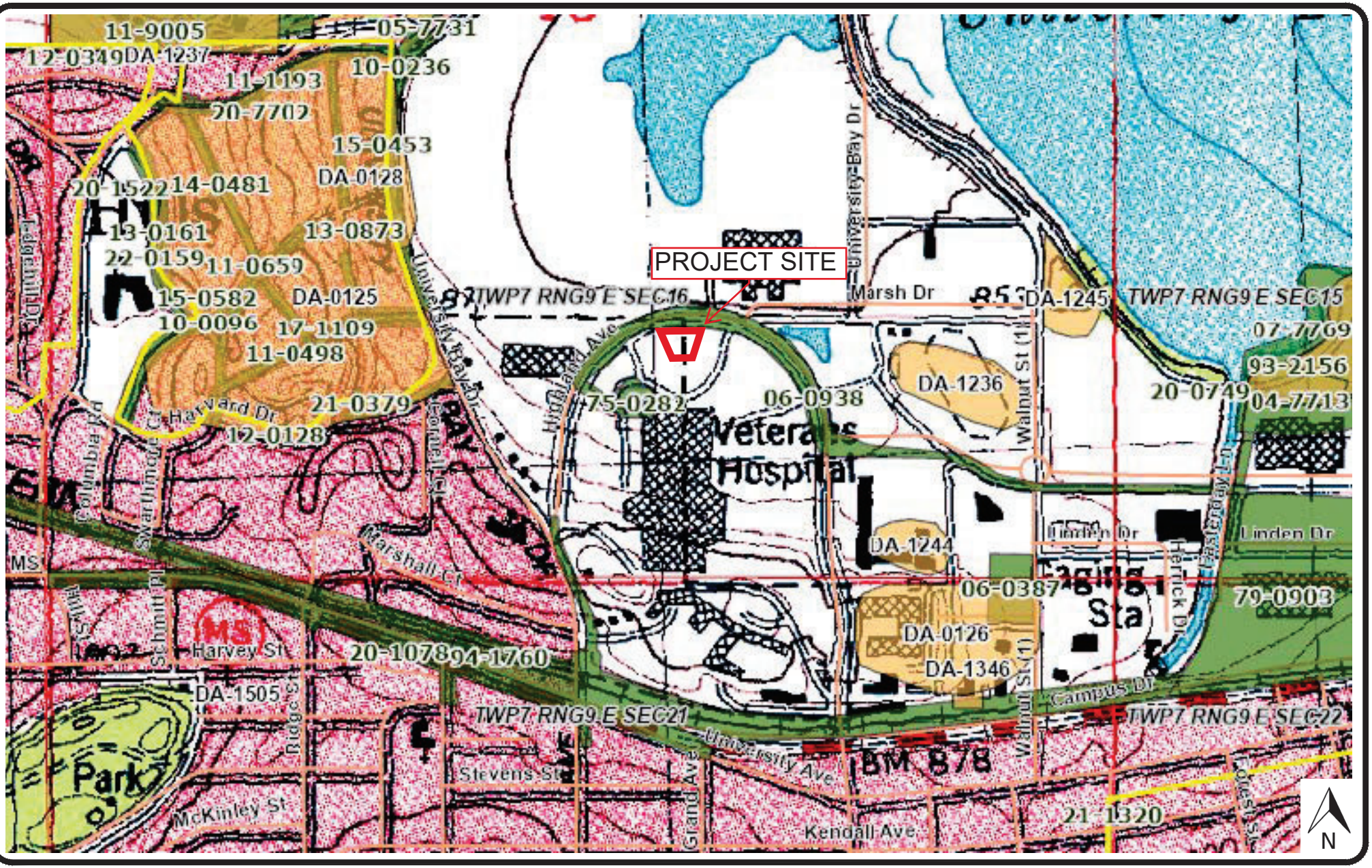
Revisions:

No.	Date:	Description:

Graphic Scale	SEE PLAN
UWSA, UW Project #	A-23-011, 1485-2343
Set Type	SCHEMATIC DESIGN
Date Issued	05/29/2024
Sheet Number	C3.01

3/15/2024 12:34 PM

ATTACHMENT 4 – WHDP MAP



November 2024

Exported from the WHPD Terminal on 11/12/2024

TETRA TECH

University of Wisconsin - Madison
WIMR East Wedge Cyclotron and Expansion EIA
Wisconsin Historic Preservation District (WHPD) Map

Attachment No.
4
Project No.
209-4251052

ATTACHMENT 5 – ARCHAEOLOGICAL REPORT ABSTRACTS

Primary Info	
WHS Project #	06-0938
ARI #	32308
Report Title	Results of a Phase I Archaeological survey for the West Campus Utility Improvements Project on the University of Wisconsin- Madison Campus, Dane County, Wisconsin
Author	Christiansen, George W.
Report Location	Archives Box #141

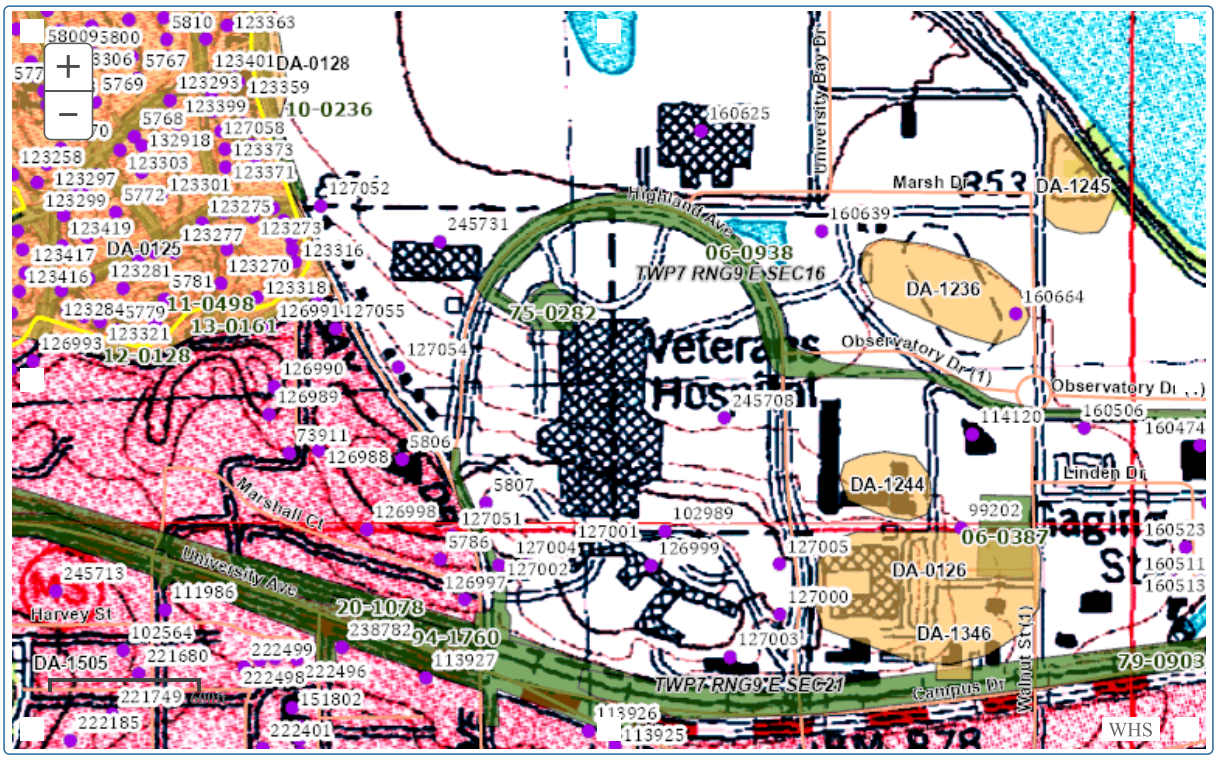
Location Info	
County	Dane
USGS 7.5' Quad Info	MADISON WEST
PLSS	

Township	Range	Direction	Section	French Lot
7	9	E	15	
7	9	E	16	

Investigation Info	
Investigation Type	Surface Survey, Soil core, Shovel Testing/Probing, Walk Over/Visual Inspection

Reports	
Report Type	Phase I/Survey

Other Info	
Abstract	In October of 2006 GLARC conducted Phase I archaeological survey for a utility improvement project on the UW-Madison campus in Madison, Wisconsin. The project corridors parallel existing roadways that pass through a medical complex, athletic fields, and academic buildings. The APE is thus confined to areas that have been previously disturbed by prior road construction or utility installation. No intact soil horizons were observed along the project route. Fill was encountered in many places during testing. No artifacts or archaeological features were observed. No further investigation is recommended.
Series Type	
Series Number	624
Series Investigator	Great Lakes Archaeological Research Center
Sites Investigated	
Map Description	Map in Project Report
Acreage Covered	5.23
Place Published	Milwaukee, WI
Month Published	November
Year Published	2006
Is Report On File	Yes
Date Filed	01/19/2007
Date Entered	04/07/2011
Date Modified	12/02/2014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DA-0125
11-0498
13-0161
12-0128
75-0282
06-0938
TWP7 RNG9 E SEC16
DA-1236
DA-1245
DA-1244
DA-0126
DA-1346
06-0387
79-0903
TWP7 RNG9 E SEC21
20-1078
94-1760
DA-1505
Highland Ave
University Bay Dr
Marsh Dr
Observatory Dr
Linden Dr
Marshall Ct
University Ave
Harvey St
Walnut St (1)
Campus Dr
WHS

Primary Info	
WHS Project #	75-0282
ARI #	8414
Report Title	An Archaeological and Historical Appraisal of the Proposed Construction Area of the Animal Facility of the University of Wisconsin Medical School Complex on Marsh Lane, Madison, Wisconsin.
Author	Bearreis, David A.
Report Location	Archives Box #15

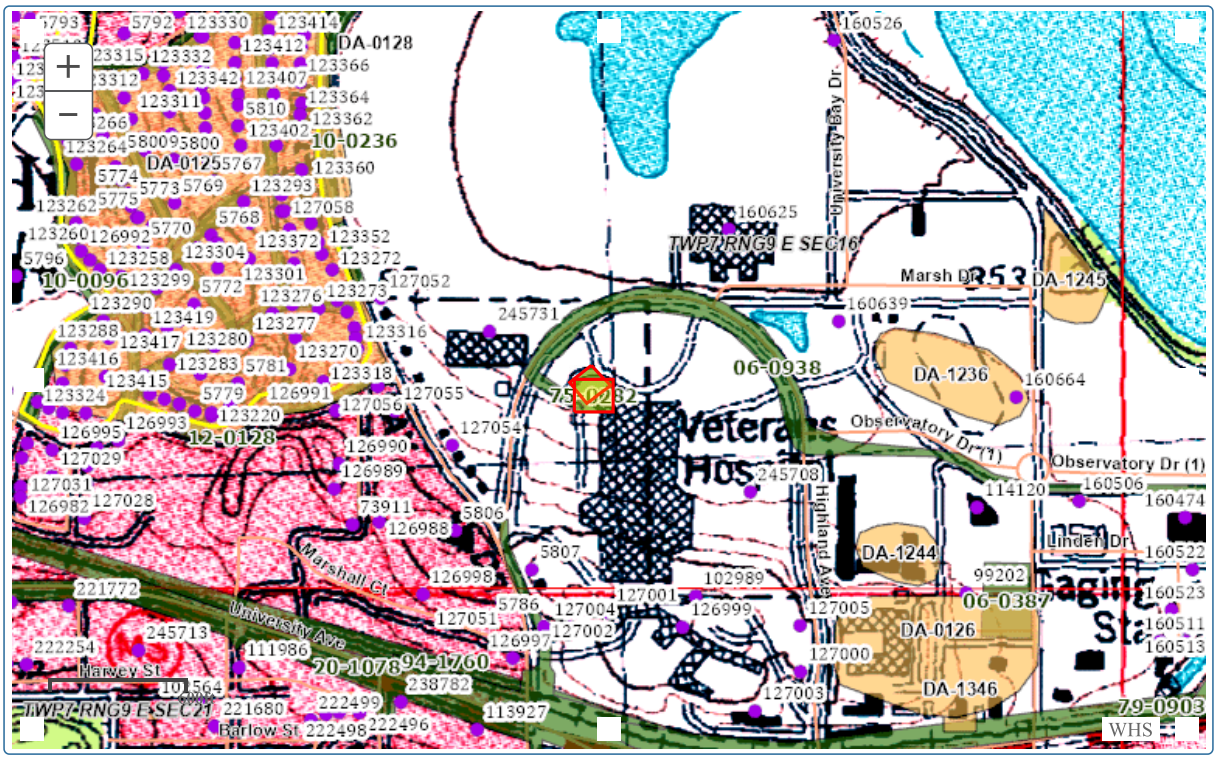
Location Info	
County	Dane
USGS 7.5' Quad Info	LOYAL WEST
PLSS	

Township	Range	Direction	Section	French Lot
7	9	E	16	

Investigation Info	
Investigation Type	Walk Over/Visual Inspection

Reports	
Report Type	Letter Report

Other Info	
Abstract	In September of 1975, Dave Bearreis of the Department of Anthropology at UW-Madison examined the surface area of a proposed animal facility at the UW Medical School. Upon arrival at the parcel it was discovered that the entirety of it had previously been disturbed from the construction of the adjacent medical facility, No archaeological materials were subsequently recovered.
Series Type	
Series Number	
Series Investigator	
Sites Investigated	
Map Description	project map included
Acreage Covered	1.00
Place Published	Madison, WI
Month Published	September
Year Published	1975
Is Report On File	Yes
Date Filed	09/18/1975
Date Entered	09/25/2002
Date Modified	08/12/2019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DA-0125
10-0096
12-0128
TWP7RNG9 E SEC16
TWP7RNG9 E SEC21
Marsh Dr
DA-1245
DA-1236
06-0938
Observatory Dr (1)
Veterans Hos
Highland Ave
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06-0387
DA-0126
DA-1346
79-0903
University Ave
Marshall Ct
Marvey St
Barlow St
20-1078
94-1760
WHS