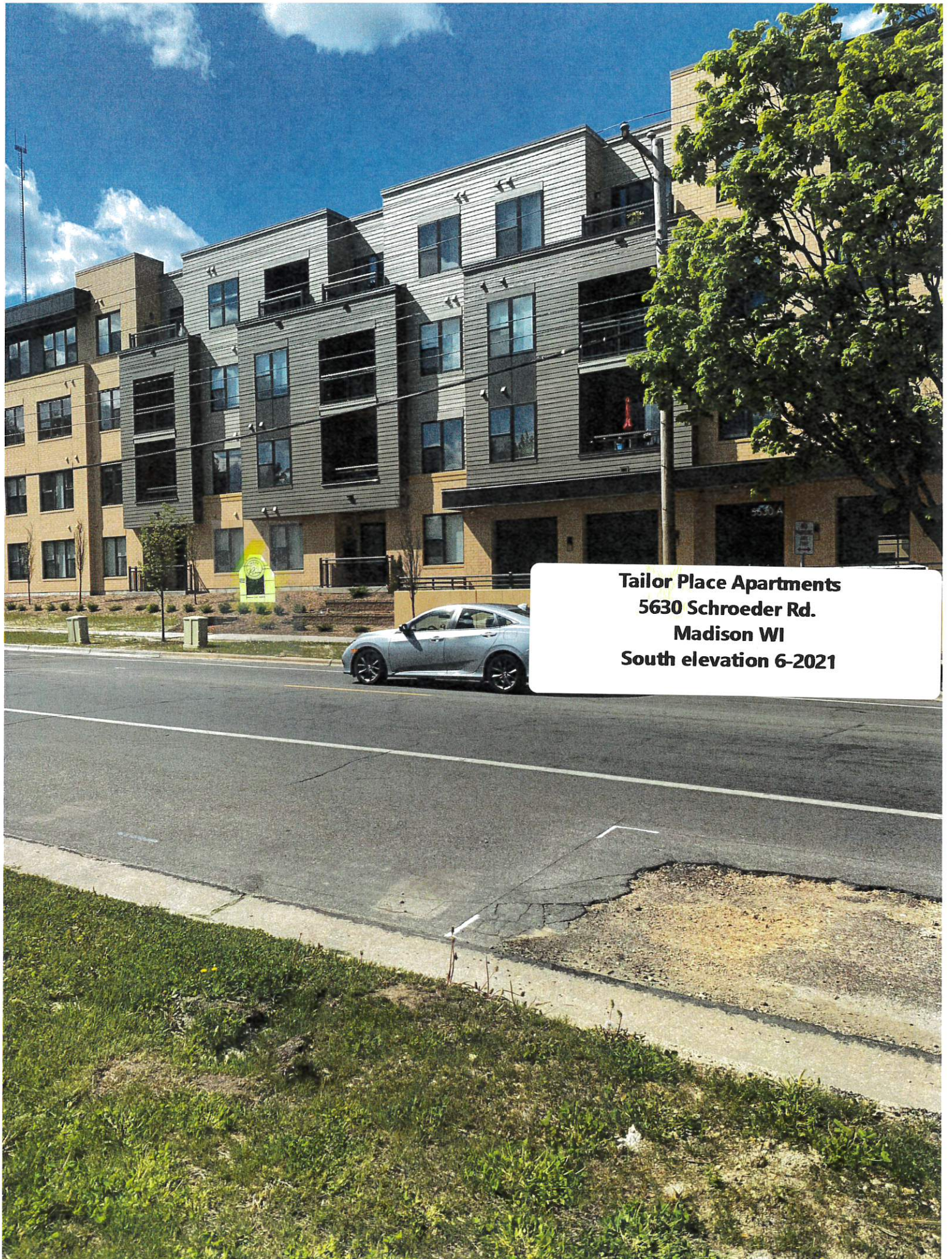
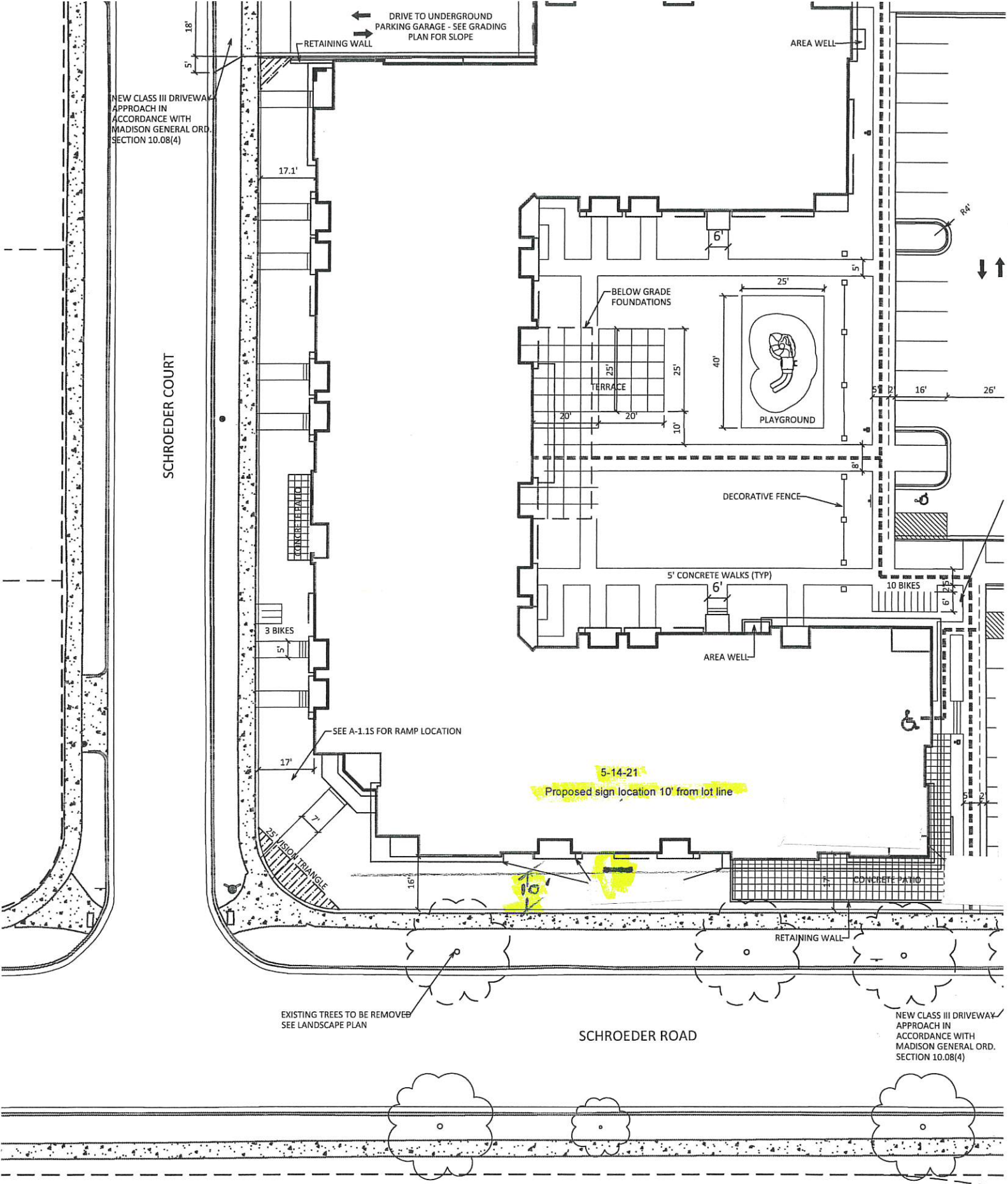




Tailor Place Apartments
5630 Schroeder Rd.
Madison WI
South elevation 6-2021



SIGN SPECIFICATIONS

[A] - CABINET
Material: Aluminum
Depth: 2"
Lighting: Non-Lit
Face Color: White
Return Color: White
Backside Color: White
Installation: New Structure

[B] - GRAPHICS
Material: 1/4" FCO Aluminum
Color: White

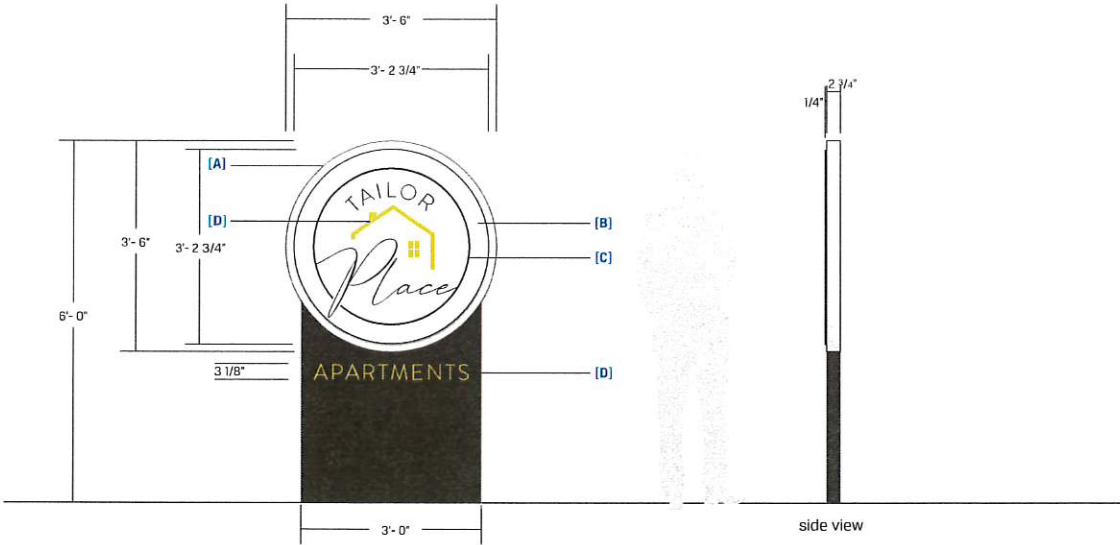
[C] - GRAPHICS
Material: Vinyl
Color: Black

[D] - GRAPHICS
Material: Vinyl
Color: Yellow [TBD]

[E] - BASE
Material: Aluminum
Color: Paint Brown [TBD]



proposed layout - NTS



922 S. 76th St., Milwaukee, WI 53214
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This document represents only an approximation of material colors specified. Actual product colors may vary from this print or digital image.

Project

Schroeder Road
Madison, Wisconsin

Scale: 1/2"=1'

Original Page Size: 11" x 17"

Notes

COLORS [TBD]

Revisions

REV	DESCRIPTION	BY	DATE
01	PREPROD	jeb	01/18/21
02	sign location	jeb	02/18/21

Rep.: Dan Schumann

Drawn By: Sarah Biagioni

Orig. Date: 12/08/20

Sign Loc. No. .

MON-01

S/F Monument

Sign. Type

89496

OPP - Project - Job No.

J03

Design

ISSUED
ISSUED FOR BD - SEPT. 11, 2019

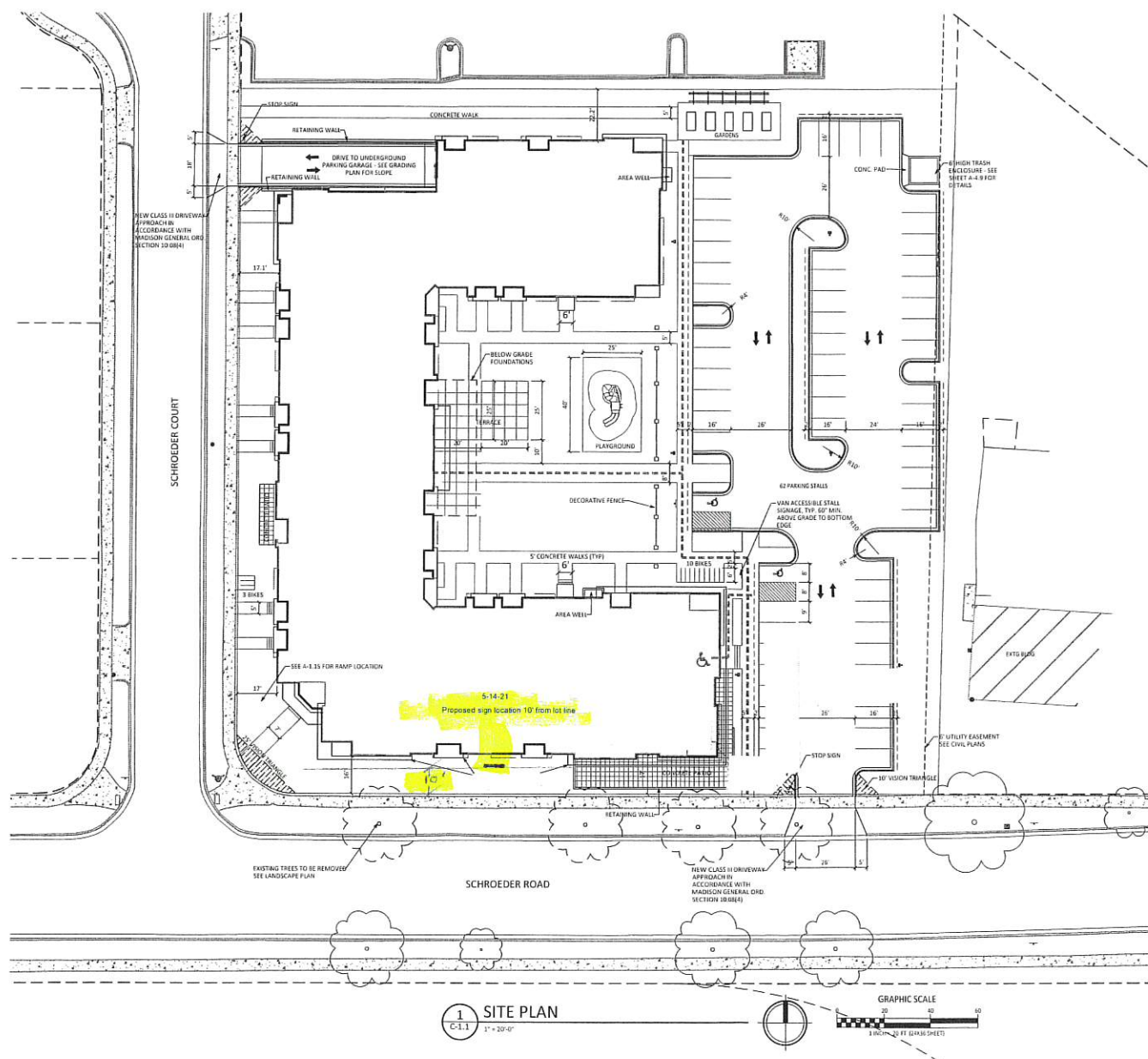
PROJECT TITLE
Schroeder Road

5630 Schroeder Rd.
Madison, WI
SHEET TITLE
Site Plan

SHEET NUMBER

C-1.1

PROJECT NO. 1851
Knothe & Bruce Architects, LLC



SITE DEVELOPMENT DATA:	
DENSITIES:	
LOT AREA	91,053 SF / 2.09 ACRES
DWELLING UNITS	96 DU
LOT AREA / D.U.	948 SF / UNIT
DENSITY	45.5 UNITS/ACRE
USABLE OPEN SPACE	
LOT COVERAGE	35,546 SF
	40,049 SF = 66%
COMMERCIAL AREA	
BUILDING	~ 4,002 SF
PATIO	~ 1,117 SF
TOTAL	~ 5,119 SF
RESIDENTIAL AREA	109,425 SF
BUILDING HEIGHT	4 STORIES
DWELLING UNIT MIX:	
ONE BEDROOM	46
ONE BEDROOM + DEN	1
TWO BEDROOM	34
THREE BEDROOM	1
THREE BEDROOM + H.	14
TOTAL DWELLING UNITS	96
VEHICLE PARKING:	
UNDERGROUND/COVERED	80 STALLS
SURFACE	83 STALLS
TOTAL	163 STALLS
BICYCLE PARKING:	
UNDERGROUND GARAGE - WALL	25 STALLS (COVERED)
UNDERGROUND DETD. 7'X6'	78 STALLS (COVERED)
SURFACE RESIDENTIAL	1 STALL
SURFACE GUEST	10 STALLS (10% OF UNITS)
SURFACE COMMERCIAL	3 STALLS
TOTAL	116 STALLS

- GENERAL NOTES:**
1. THE APPLICANT SHALL REPLACE ALL SIDEWALK AND CURB AND GUTTER WHICH ADJUTS THE PROPERTY WHICH IS DAMAGED BY THE CONSTRUCTION OR ANY SIDEWALK AND CURB AND GUTTER WHICH THE CITY ENGINEER DETERMINES NEEDS TO BE REPLACED BECAUSE IT IS NOT AT A DECENT STATE. REGARDSLESS OF WHETHER THE CONSTRUCTION EXISTED PRIOR TO BEGINNING CONSTRUCTION.
 2. ALL WORK IN THE PUBLIC RIGHT-OF-WAY SHALL BE PERFORMED BY A CITY LICENSED CONTRACTOR.
 3. ALL DAMAGE TO THE PAVEMENT ADJACENT TO THIS DEVELOPMENT SHALL BE RESTORED IN ACCORDANCE WITH THE CITY OF MADISON'S PAVEMENT PATCHING CRITERIA.
 4. APPROVAL OF PLANS FOR THIS PROJECT DOES NOT INCLUDE ANY APPROVAL TO PRUNE, REMOVE, OR PLANT TREES IN THE PUBLIC RIGHT-OF-WAY. PERMISSION FOR SUCH ACTIVITIES MUST BE OBTAINED FROM THE CITY FORESTRY, 256-4838.
 5. EASEMENT LINES SHOWN ON THIS SHEET ARE FOR GENERAL REFERENCE ONLY - SEE CSM AND CIVIL SHEETS FOR ADDITIONAL AND SOME COMPLETE EASEMENT INFORMATION.
 6. CONTRACTOR SHALL INSTALL TREE PROTECTION FENCING IN THE AREA BETWEEN THE CURB AND SIDEWALK AND EXTEND IT AT LEAST 5 FEET FROM BOTH SIDES OF THE TREE ALONG THE LENGTH OF THE TERRACE. NO EXCAVATION IS PERMITTED WITHIN 5 FEET OF THE OUTSIDE EDGE OF THE TREE TRUNK. IF EXCAVATION WITHIN 5 FEET OF ANY TREE IS NECESSARY, CONTRACTOR SHALL CONTACT CITY FORESTRY (256-4838) PRIOR TO EXCAVATION TO ASSESS THE IMPACT TO THE TREE AND ROOT SYSTEM. TREE PRUNING SHALL BE COORDINATED WITH CITY FORESTRY PRIOR TO THE START OF CONSTRUCTION. TREE PROTECTION SPECIFICATIONS CAN BE FOUND IN SECTION 102.13 OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION. ANY TREE REMOVALS THAT ARE REQUIRED FOR CONSTRUCTION AFTER THE DEVELOPMENT PLAN IS APPROVED WILL REQUIRE AT LEAST A 72-HOUR WAIT PERIOD BEFORE A TREE REMOVAL PERMIT CAN BE ISSUED BY FORESTRY, TO NOTIFY THE ALDER OF THE CHANGE IN THE TREE PLAN.
 7. THE RIGHT-OF-WAY IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME PER THE RECOMMENDATION OF THE CITY OF MADISON ENGINEERING AND CITY ENGINEERING DEPARTMENTS.



1
A-2.1
SOUTH ELEVATION ALONG SCHROEDER ROAD
312' x 1-1/2"

ISSUED
Issued to Planning - Oct. 17, 2018
Issued for Site Plan Review - May 17, 2019

PROJECT TITLE
Schroeder Road

5630 Schroeder Rd.
Madison, WI
SHEET TITLE
Exterior Elevations

SHEET NUMBER

A-2.1

PROJECT NO. 1851
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2
A-2.1
WEST ELEVATION ALONG SCHROEDER COURT
312' x 1-1/2"

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
PANELS, CANOPIES	COMPOSITE	DARK BRONZE
HORIZONTAL SIDING A	COMPOSITE	HARDIE TRIMMER BARK
HORIZONTAL SIDING B	COMPOSITE	HARDIE POINTEREY TAUPE
FRIEZE & WINDOW TRIM BOARDS	COMPOSITE	PATCH WITH ADJ. SIDING
FASCIA	ALUM. WRAPPED	PATCH WITH ADJ. SIDING
MASONRY VENEER	BRICK VENEER	CLOUD CERAMIC - GYSTONE-MODULAR-VELOUR
BALCONIES & CANOPIES	COMPOSITE	PATCH WITH POINTEREY TAUPE
WINDOWS	VINYL	SAND
RAILING	ALUMINUM	DARK BRONZE
ENTRY DOORS	ALUMINUM STOREFRONT	DARK BRONZE