



Plat Name
First Addition to Linden Park

Location
9114 Ancient Oak Lane

Applicant
Don Esposito - Great Neighborhoods West/
Brain Munson - Vandewalle and Associates

Preliminary Final

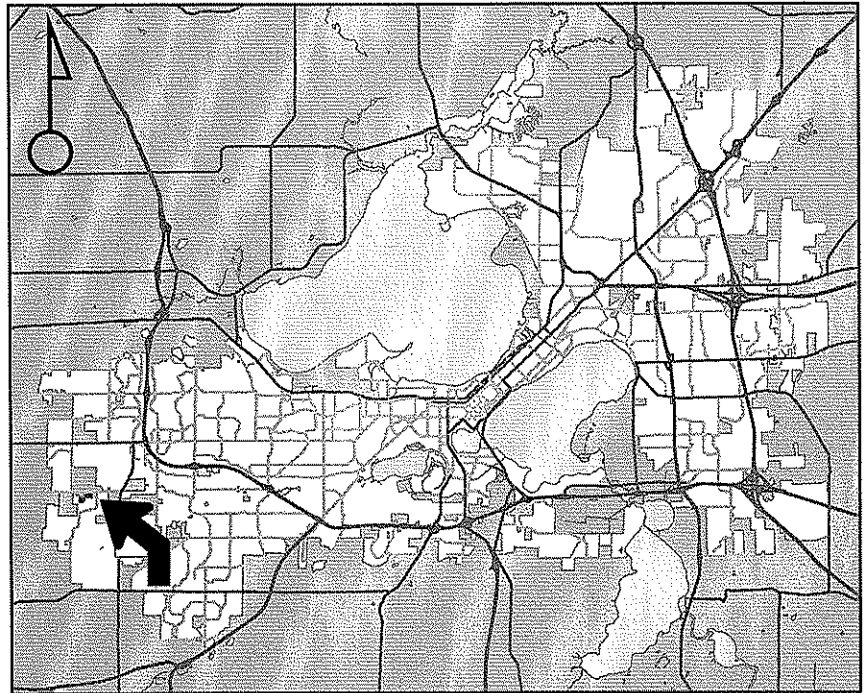
From: R2T, R2Y, R2Z To: R2T

Proposed Use
Replat 57 Single-Family Lots
and 1 Outlot

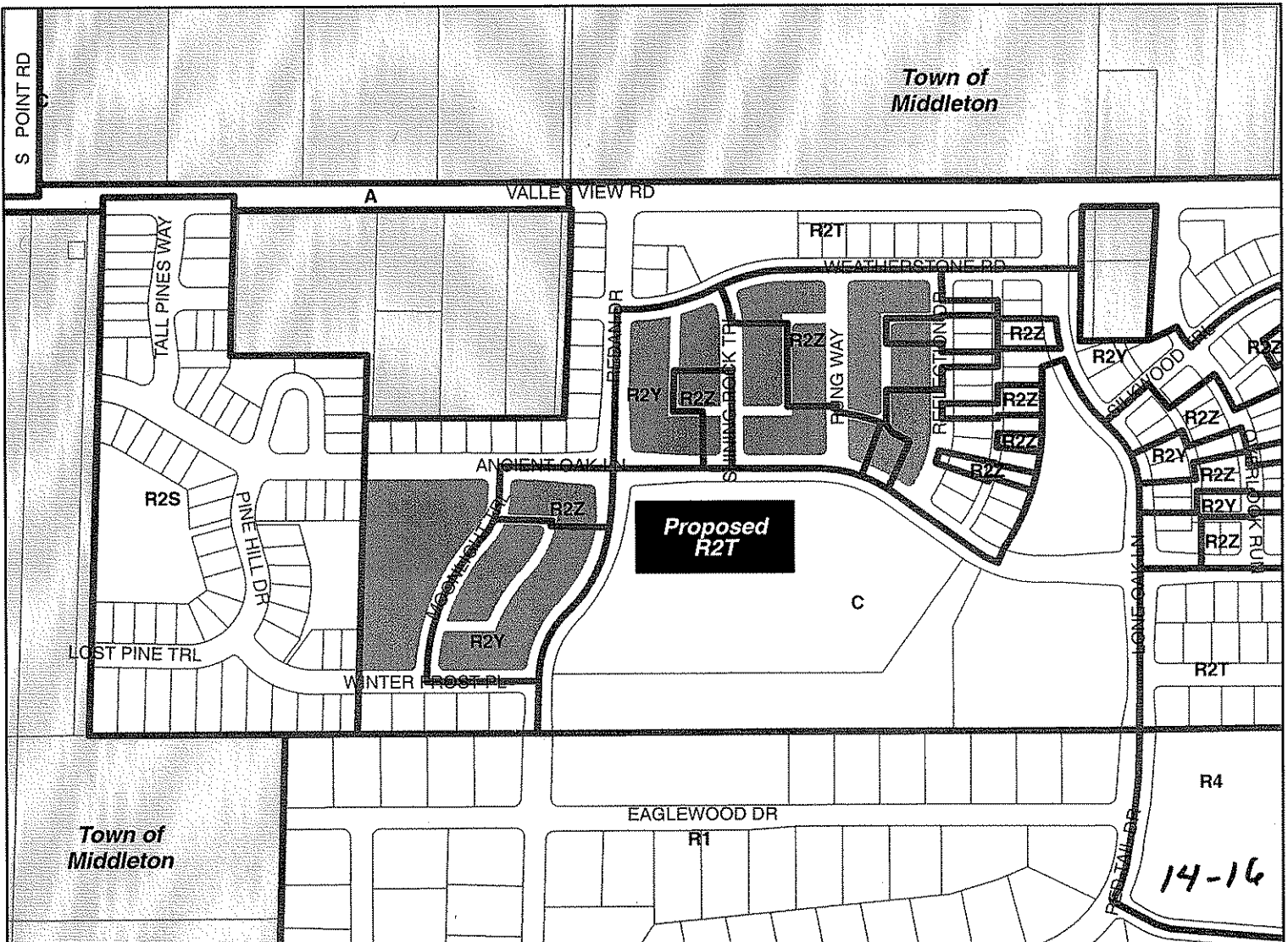
Public Hearing Date

Plan Commission
07 July 2008

Common Council
15 July 2008



For Questions Contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 24 June 2008



LAND USE APPLICATION

Madison Plan Commission

215 Martin Luther King Jr. Blvd; Room LL-100
 PO Box 2985; Madison, Wisconsin 53701-2985
 Phone: 608.266.4635 | Facsimile: 608.267.8739

- The following information is required for all applications for Plan Commission review.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at www.cityofmadison.com/planning/plan.html
- All zoning application packages should be filed directly with the Zoning Administrator's desk.
- All applications will be reviewed against the applicable standards found in the City Ordinances to determine if the project can be approved.

FOR OFFICE USE ONLY:

Amt. Paid 3450 Receipt No. _____
 Date Received 5/7/08
 Received By DJP
 Parcel No. 0708-331-1007-9
 Aldermanic District 1 - SAUBORN
 GQ ENG-LZ
 Zoning District R2Y
For Complete Submittal
 Application Letter of Intent
 IDUP Legal Descript.
 Plan Sets Zoning Text
 Alder Notification _____ Waiver _____
 Ngrhd. Assn Not. Waiver _____
 Date Sign Issued 5/7/08

1. Project Address: 9114 Ancient Oak Ln, Madison, Wisconsin **Project Area in Acres:** 11.32
Project Title (if any): First Addition to Linden Park

2. This is an application for: (check at least one)

<input checked="" type="checkbox"/> Zoning Map Amendment (check only ONE box below for rezoning and fill in the blanks accordingly)		
<input checked="" type="checkbox"/> Rezoning from <u>R2T,R2Y,R2Z</u> to <u>R2T</u>	<input type="checkbox"/> Rezoning from _____ to PUD/PCD-SIP	
<input type="checkbox"/> Rezoning from _____ to PUD/PCD-GDP	<input type="checkbox"/> Rezoning from PUD/PCD-GDP to PUD/PCD-SIP	
<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Demolition Permit	<input type="checkbox"/> Other Requests (Specify): _____

3. Applicant, Agent & Property Owner Information:

Applicant's Name: Don Esposito Company: Great Neighborhood West, LLC.
 Street Address: 6801 South Towne Drive City/State: Madison, Wisconsin Zip: 53713
 Telephone: (608) 226-3100 Fax: (608) 226-0600 Email: desposito@veridianhomes.com

Project Contact Person: Brian Munson Company: Vandewalle & Associates
 Street Address: 120 East Lakeside Street City/State: Madison, Wisconsin Zip: 53715
 Telephone: (608) 255-3988 Fax: (608) 255-0814 Email: bmunson@vandewalle.com

Property Owner (if not applicant): _____
 Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a general description of the project and all proposed uses of the site: See Attached

Development Schedule: Commencement TBD Completion TBD

5. Required Submittals:

Site Plans submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
- **Seven (7) copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
- **One (1) copy** of the plan set reduced to fit onto 8 1/2 inch by 11 inch paper

Letter of Intent: Twelve (12) copies describing this application in detail but not limited to, including: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.

Legal Description of Property: Lot(s) of record or metes and bounds description prepared by a land surveyor.

Filing Fee: \$ 3,450 See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*

IN ADDITION, THE FOLLOWING ITEMS MAY ALSO BE REQUIRED WITH YOUR APPLICATION; SEE BELOW:

For any applications proposing demolition of existing (principal) buildings; photos of the structure(s) to be demolished shall be submitted with your application. Be advised that a *Reuse and Recycling Plan* approved by the City's Recycling Coordinator is required to be approved by the City prior to issuance of wrecking permits.

A project proposing **ten (10) or more dwelling units** may be required to comply with the City's Inclusionary Zoning requirements outlined in Section 28.04 (25) of the Zoning Ordinance. A separate **INCLUSIONARY DWELLING UNIT PLAN** application detailing the project's conformance with these ordinance requirements shall be submitted concurrently with this application form. Note that some IDUP materials will coincide with the above submittal materials.

A *Zoning Text* must accompany **all** Planned Community or Planned Unit Development (PCD/PUD) submittals.

FOR ALL APPLICATIONS: All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as **INDIVIDUAL** Adobe Acrobat PDF files compiled either on a non-returnable CD to be included with their application materials, or in an e-mail sent to pcapplications@cityofmadison.com. The e-mail shall include the name of the project and applicant. Applicants who are unable to provide the materials electronically should contact the Planning Unit at (608) 266-4635 for assistance.

6. Applicant Declarations:

Conformance with adopted City plans: Applications shall be in accordance with all adopted City of Madison plans:

→ The site is located within the limits of Pioneer Neighborhood Plan, which recommends:
Low Density Residential and Drainage (Stormwater Management) for this property.

Pre-application Notification: Section 28.12 of the Zoning Ordinance requires that the applicant notify the district alder and any nearby neighborhood or business associations by mail no later than **30 days** prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:

OR Alder Skidmore on March 21, 2008

Sandra Lorn
If the alder has granted a waiver to this requirement, please attach any such correspondence to this form.

Pre-application Meeting with staff: Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning Counter and Planning Unit staff; note staff persons and date.

Planner Brad Murphy Date 4/3/08 | Zoning Staff Matt Tucker Date 4/3/08

The signer attests that this form has been completed accurately and all required materials have been submitted:

Printed Name Brian Munson Date May 7, 2008

Signature *Brian Munson* Relation to Property Owner Agent

Authorizing Signature of Property Owner *D.A. Esposito, Jr.* Date May 7, 2008

D.A. ESPOSITO, JR ASST. SECTY



Vandewalle & Associates
INCORPORATED

May 7, 2008

Mr. Brad Murphy
Department of Planning & Development
215 Martin Luther King Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985

Re: Letter of Intent: First Addition to Linden Park

Dear Mr. Murphy:

On behalf of Veridian Homes, Inc., we are pleased to submit the First Addition to Linden Park rezoning request. The following plan, plat, application, and zoning text are submitted for staff, plan commission, and council consideration for approval.

It is the intent to rezone a portion of the Linden Park Neighborhood from primarily alley accessed single family residential (R2Y & R2Z) to street accessed single family residential (R2T). This revision is in response to current market conditions and results in an overall reduction of residential units. The rezoning and final plat materials apply only to the isolated First Addition to Linden Park Revision Area. Please see the attached document for precise rezoning location and lot reconfiguration.

To comply with the Inclusionary Zoning ordinance, it is necessary to analyze the entire Linden Park Neighborhood. Because of the proposed reduction in overall residential units in the neighborhood, there are less Inclusionary Zoning units required. To achieve the appropriate balance and distribution of Inclusionary Zoning units, the Inclusionary Zoning portion of this submittal applies to the entire Linden Park Neighborhood.

Submittal Contents:

- Rezoning & Neighborhood Summary Document
- Inclusionary Zoning Amendment
- Final Plat

120 East Lakeside Street • Madison, Wisconsin 53715 • 608 255-3988 • 608 255-0814 Fax
611 North Broadway • Suite 410 • Milwaukee, Wisconsin 53202 • 414 441-2001 • 414 732-2035 Fax
va@vandewalle.com

Shaping places, shaping change

14-16



Vandewalle & Associates
INCORPORATED

Owner:

Great Neighborhoods West, LLC. Mr. Jeff Rosenberg
6801 South Town Drive Mr. David Simon
Madison, Wisconsin 53713
Tel: (608) 226-3100

Design Team:

Vandewalle & Associates, Inc. Mr. Brian Munson
120 East Lakeside Street Ms. Elona Kiefer
Madison, Wisconsin 53715
Tel: (608) 255-3988

D'Onofrio Kottke & Associates Mr. Dan Day
7530 Westward Way
Madison, Wisconsin 53717
Tel: (608) 833-7530

Development Information:

First Addition to Linden Park is located within the Linden Park Neighborhood. (See attached document for precise location maps).

Parcel Information

See attached document

Site Breakdown

For a detailed site breakdown between zoning classifications please refer to the attached neighborhood application.

Development Concept:

See attached document



Vandewalle & Associates
INCORPORATED

Project Highlights:

- Varied single-family residential options feature a range of sizes and prices, front porches, recessed garages, reduced setbacks, and strong architectural character
- Integrated network of interconnected streets and carefully placed cross sections, designed to accommodate automotive traffic while remaining focused on the pedestrian level

Project Schedule:

Phases One - Five are completed or under construction. Phase Six to begin in 2008.

We look forward to working with you and your staff on this plan.

Thank you for your time in reviewing this project.

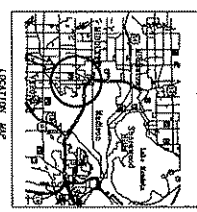
Sincerely,

Brian Munson
Project Manager

Cc: Dan Day
Don Esposito
Jeff Rosenberg
David Simon
Alder Skidmore

PRELIMINARY PLAN

FIRST ADDITION TO LINDEN PARK
 Lots 154-201, 231-256, Outlot 29, western half of
 and Alley Grades 16, 17, 18, and 17A, Linden Park, all located in
 the NE1/4 of Section 25, T17N, R12E,
 City of Madison, Dane County, Wisconsin.

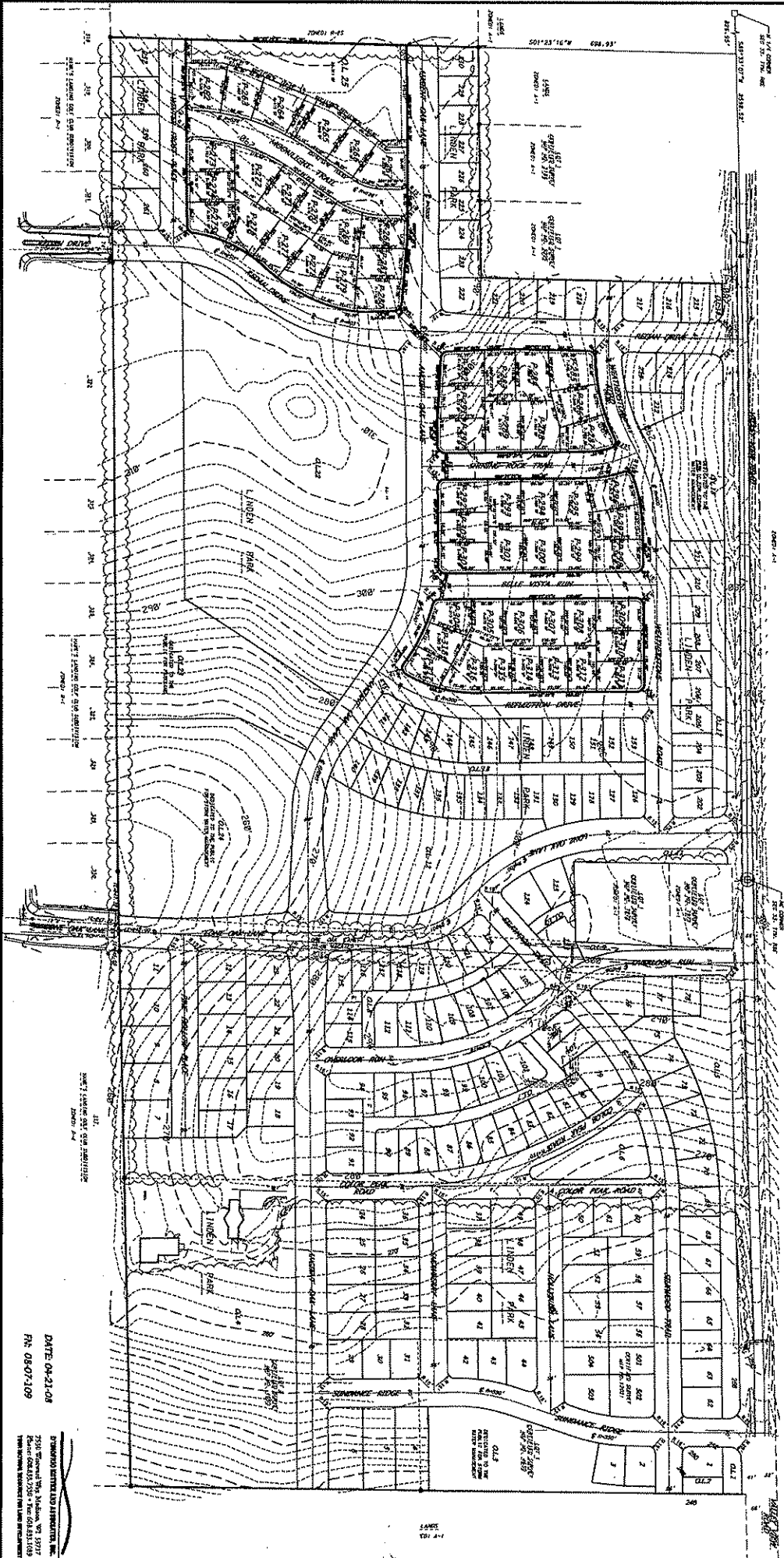
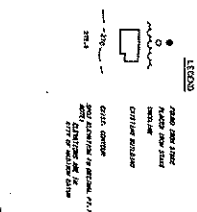


Reference is made to the
 Preliminary Plan of Section 25,
 T17N, R12E, Dane County, Wis.
 dated 1/12/04, and to the
 Preliminary Plan of Section 25,
 T17N, R12E, Dane County, Wis.
 dated 1/12/04.

SECTION 1, SUBSECTION 1
 1. Name of Subsection: 2-1551, 1600000000, 1600000000
 2. Name of Subsection: 2-1551, 1600000000, 1600000000
 3. Name of Subsection: 2-1551, 1600000000, 1600000000



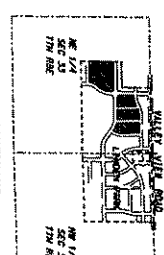
- 1. CONTINGENT FEE OF \$10,000 FOR THE PREPAREDNESS OF THIS PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN.
- 2. CONTINGENT FEE OF \$10,000 FOR THE PREPAREDNESS OF THIS PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN.
- 3. CONTINGENT FEE OF \$10,000 FOR THE PREPAREDNESS OF THIS PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN AND FOR THE PREPAREDNESS OF THE PRELIMINARY PLAN.



DATE: 04-31-08
 PN: 08-07-109

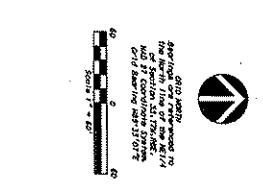
DESIGNED BY: J. D. B. No. 10000
 7516 Woodland Ave., Madison, WI 53717
 PHONE: (608) 261-1100
 FAX: (608) 261-1101

14-16

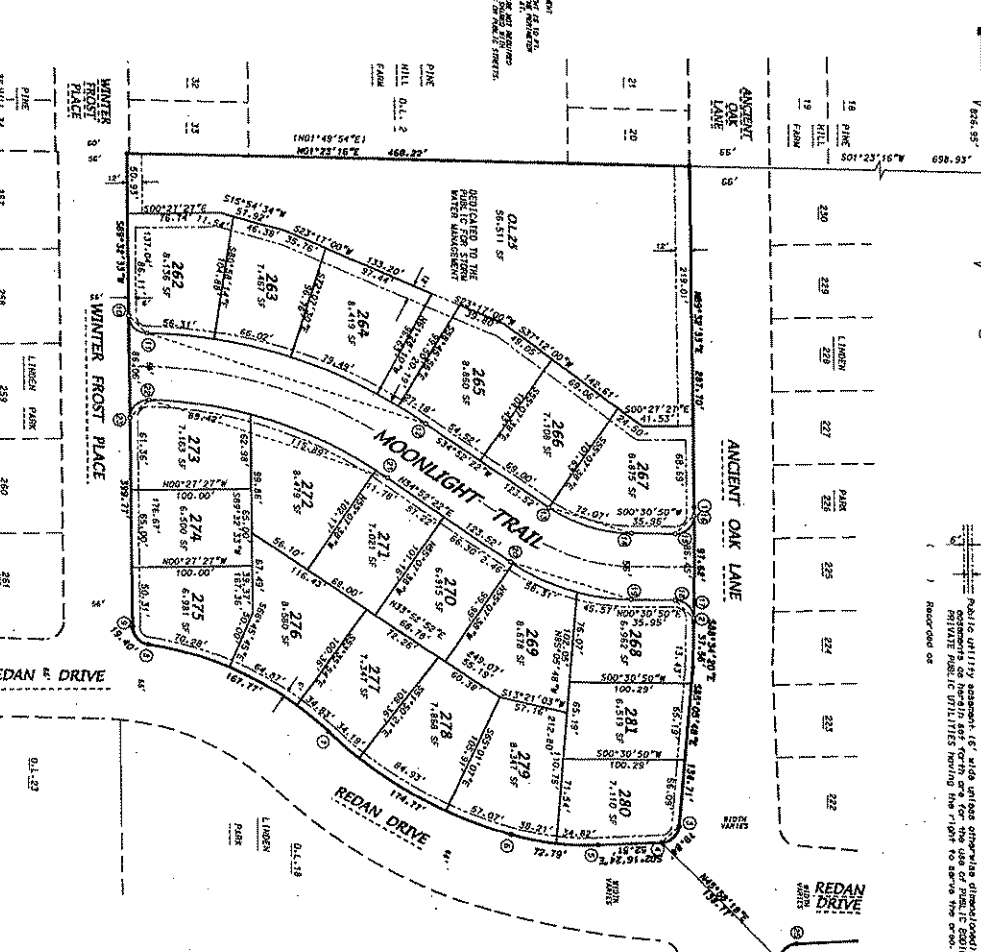


FIRST ADDITION TO LINDEN PARK

Lots 159-201, 231-256, Outlook 20, vacated Moonlight Trail and Alley Driveways 14, 15, 16, and 21, Linden Park, all located in the NE1/4 and NW1/4 of the NE1/4 of section 33, T7N, R8E, City of Madison, Dane County, Wisconsin.



WERNER D. BLASER
 LICENSE NO. 14229
 DATE OF EXPIRATION 04/30/26



LOT	AREA (SQ. FT.)	PERMITS	OWNER	STREET
159	3,987.00	37-52	Werner D. Blaser	159-167
160	3,887.00	37-53	Werner D. Blaser	159-168
161	3,887.00	37-54	Werner D. Blaser	159-169
162	3,887.00	37-55	Werner D. Blaser	159-170
163	3,887.00	37-56	Werner D. Blaser	159-171
164	3,887.00	37-57	Werner D. Blaser	159-172
165	3,887.00	37-58	Werner D. Blaser	159-173
166	3,887.00	37-59	Werner D. Blaser	159-174
167	3,887.00	37-60	Werner D. Blaser	159-175
168	3,887.00	37-61	Werner D. Blaser	159-176
169	3,887.00	37-62	Werner D. Blaser	159-177
170	3,887.00	37-63	Werner D. Blaser	159-178
171	3,887.00	37-64	Werner D. Blaser	159-179
172	3,887.00	37-65	Werner D. Blaser	159-180
173	3,887.00	37-66	Werner D. Blaser	159-181
174	3,887.00	37-67	Werner D. Blaser	159-182
175	3,887.00	37-68	Werner D. Blaser	159-183
176	3,887.00	37-69	Werner D. Blaser	159-184
177	3,887.00	37-70	Werner D. Blaser	159-185
178	3,887.00	37-71	Werner D. Blaser	159-186
179	3,887.00	37-72	Werner D. Blaser	159-187
180	3,887.00	37-73	Werner D. Blaser	159-188
181	3,887.00	37-74	Werner D. Blaser	159-189
182	3,887.00	37-75	Werner D. Blaser	159-190
183	3,887.00	37-76	Werner D. Blaser	159-191
184	3,887.00	37-77	Werner D. Blaser	159-192
185	3,887.00	37-78	Werner D. Blaser	159-193
186	3,887.00	37-79	Werner D. Blaser	159-194
187	3,887.00	37-80	Werner D. Blaser	159-195
188	3,887.00	37-81	Werner D. Blaser	159-196
189	3,887.00	37-82	Werner D. Blaser	159-197
190	3,887.00	37-83	Werner D. Blaser	159-198
191	3,887.00	37-84	Werner D. Blaser	159-199
192	3,887.00	37-85	Werner D. Blaser	159-200
193	3,887.00	37-86	Werner D. Blaser	159-201
194	3,887.00	37-87	Werner D. Blaser	159-202
195	3,887.00	37-88	Werner D. Blaser	159-203
196	3,887.00	37-89	Werner D. Blaser	159-204
197	3,887.00	37-90	Werner D. Blaser	159-205
198	3,887.00	37-91	Werner D. Blaser	159-206
199	3,887.00	37-92	Werner D. Blaser	159-207
200	3,887.00	37-93	Werner D. Blaser	159-208
201	3,887.00	37-94	Werner D. Blaser	159-209
202	3,887.00	37-95	Werner D. Blaser	159-210
203	3,887.00	37-96	Werner D. Blaser	159-211
204	3,887.00	37-97	Werner D. Blaser	159-212
205	3,887.00	37-98	Werner D. Blaser	159-213
206	3,887.00	37-99	Werner D. Blaser	159-214
207	3,887.00	37-100	Werner D. Blaser	159-215
208	3,887.00	37-101	Werner D. Blaser	159-216
209	3,887.00	37-102	Werner D. Blaser	159-217
210	3,887.00	37-103	Werner D. Blaser	159-218
211	3,887.00	37-104	Werner D. Blaser	159-219
212	3,887.00	37-105	Werner D. Blaser	159-220
213	3,887.00	37-106	Werner D. Blaser	159-221
214	3,887.00	37-107	Werner D. Blaser	159-222
215	3,887.00	37-108	Werner D. Blaser	159-223
216	3,887.00	37-109	Werner D. Blaser	159-224
217	3,887.00	37-110	Werner D. Blaser	159-225
218	3,887.00	37-111	Werner D. Blaser	159-226
219	3,887.00	37-112	Werner D. Blaser	159-227
220	3,887.00	37-113	Werner D. Blaser	159-228
221	3,887.00	37-114	Werner D. Blaser	159-229
222	3,887.00	37-115	Werner D. Blaser	159-230
223	3,887.00	37-116	Werner D. Blaser	159-231
224	3,887.00	37-117	Werner D. Blaser	159-232
225	3,887.00	37-118	Werner D. Blaser	159-233
226	3,887.00	37-119	Werner D. Blaser	159-234
227	3,887.00	37-120	Werner D. Blaser	159-235
228	3,887.00	37-121	Werner D. Blaser	159-236
229	3,887.00	37-122	Werner D. Blaser	159-237
230	3,887.00	37-123	Werner D. Blaser	159-238
231	3,887.00	37-124	Werner D. Blaser	159-239
232	3,887.00	37-125	Werner D. Blaser	159-240
233	3,887.00	37-126	Werner D. Blaser	159-241
234	3,887.00	37-127	Werner D. Blaser	159-242
235	3,887.00	37-128	Werner D. Blaser	159-243
236	3,887.00	37-129	Werner D. Blaser	159-244
237	3,887.00	37-130	Werner D. Blaser	159-245
238	3,887.00	37-131	Werner D. Blaser	159-246
239	3,887.00	37-132	Werner D. Blaser	159-247
240	3,887.00	37-133	Werner D. Blaser	159-248
241	3,887.00	37-134	Werner D. Blaser	159-249
242	3,887.00	37-135	Werner D. Blaser	159-250
243	3,887.00	37-136	Werner D. Blaser	159-251
244	3,887.00	37-137	Werner D. Blaser	159-252
245	3,887.00	37-138	Werner D. Blaser	159-253
246	3,887.00	37-139	Werner D. Blaser	159-254
247	3,887.00	37-140	Werner D. Blaser	159-255
248	3,887.00	37-141	Werner D. Blaser	159-256
249	3,887.00	37-142	Werner D. Blaser	159-257
250	3,887.00	37-143	Werner D. Blaser	159-258
251	3,887.00	37-144	Werner D. Blaser	159-259
252	3,887.00	37-145	Werner D. Blaser	159-260
253	3,887.00	37-146	Werner D. Blaser	159-261
254	3,887.00	37-147	Werner D. Blaser	159-262
255	3,887.00	37-148	Werner D. Blaser	159-263
256	3,887.00	37-149	Werner D. Blaser	159-264
257	3,887.00	37-150	Werner D. Blaser	159-265
258	3,887.00	37-151	Werner D. Blaser	159-266
259	3,887.00	37-152	Werner D. Blaser	159-267
260	3,887.00	37-153	Werner D. Blaser	159-268
261	3,887.00	37-154	Werner D. Blaser	159-269
262	3,887.00	37-155	Werner D. Blaser	159-270
263	3,887.00	37-156	Werner D. Blaser	159-271
264	3,887.00	37-157	Werner D. Blaser	159-272
265	3,887.00	37-158	Werner D. Blaser	159-273
266	3,887.00	37-159	Werner D. Blaser	159-274
267	3,887.00	37-160	Werner D. Blaser	159-275
268	3,887.00	37-161	Werner D. Blaser	159-276
269	3,887.00	37-162	Werner D. Blaser	159-277
270	3,887.00	37-163	Werner D. Blaser	159-278
271	3,887.00	37-164	Werner D. Blaser	159-279
272	3,887.00	37-165	Werner D. Blaser	159-280
273	3,887.00	37-166	Werner D. Blaser	159-281
274	3,887.00	37-167	Werner D. Blaser	159-282
275	3,887.00	37-168	Werner D. Blaser	159-283
276	3,887.00	37-169	Werner D. Blaser	159-284
277	3,887.00	37-170	Werner D. Blaser	159-285
278	3,887.00	37-171	Werner D. Blaser	159-286
279	3,887.00	37-172	Werner D. Blaser	159-287
280	3,887.00	37-173	Werner D. Blaser	159-288
281	3,887.00	37-174	Werner D. Blaser	159-289
282	3,887.00	37-175	Werner D. Blaser	159-290

1. All lots within this plan are subject to public easements for drainage purposes lying to the interior of each lot except that the easements shall be 15' or 10' feet in width on the perimeter of the lot. For purposes of the 15' or 10' easement, the entire area within the perimeter of the lot shall be treated as one lot. The 15' or 10' easement shall be a minimum of 15' or 10' feet in width and shall be a single development site or have a shared width along the perimeter of the plot. Easements shall not be realized on property for which there is no existing utility easement or a separate utility easement. The existing utility easement shall be placed in any easement for drainage purposes. The existing utility easement shall be placed in any easement for drainage purposes. The existing utility easement shall be placed in any easement for drainage purposes.

2. The 15' or 10' drainage easement shall be graded with the surrounding terrain and shall be placed in accordance with the approved Stormwater Drainage Plan on file with the City Engineer. The easement shall be placed in accordance with the approved Stormwater Drainage Plan on file with the City Engineer. The easement shall be placed in accordance with the approved Stormwater Drainage Plan on file with the City Engineer.

3. Small information indicates that easements for structures within the lot may encroach. The subdivision is subject to the preliminary zoning analysis of Chapter 28 of the Madison Revised Ordinance. This resolution shall be restricted to the use of the lot.

4. This subdivision is subject to the following record instruments:

1. Declaration of Protective Covenants, Conditions and Restrictions recorded on Document No. 418023 and amendments to said Document recorded as Document No. 418024, 418025, 418026, 418027, 418028, 418029, 418030, 418031, 418032, 418033, 418034, 418035, and 418036.
2. Declaration of Conditions, Covenants and Restrictions recorded as Document No. 418037.
3. Declaration of Conditions and Covenants recorded as Document No. 418038 and 418039.
4. Declaration of Conditions and Covenants recorded as Document No. 418040.
5. Declaration of Conditions and Covenants recorded as Document No. 418041.
6. Declaration of Conditions and Covenants recorded as Document No. 418042.
7. Declaration of Conditions and Covenants recorded as Document No. 418043.
8. Declaration of Conditions and Covenants recorded as Document No. 418044.
9. Declaration of Conditions and Covenants recorded as Document No. 418045.
10. Declaration of Conditions and Covenants recorded as Document No. 418046.
11. Declaration of Conditions and Covenants recorded as Document No. 418047.
12. Declaration of Conditions and Covenants recorded as Document No. 418048.
13. Declaration of Conditions and Covenants recorded as Document No. 418049.
14. Declaration of Conditions and Covenants recorded as Document No. 418050.
15. Declaration of Conditions and Covenants recorded as Document No. 418051.
16. Declaration of Conditions and Covenants recorded as Document No. 418052.
17. Declaration of Conditions and Covenants recorded as Document No. 418053.
18. Declaration of Conditions and Covenants recorded as Document No. 418054.
19. Declaration of Conditions and Covenants recorded as Document No. 418055.
20. Declaration of Conditions and Covenants recorded as Document No. 418056.
21. Declaration of Conditions and Covenants recorded as Document No. 418057.
22. Declaration of Conditions and Covenants recorded as Document No. 418058.
23. Declaration of Conditions and Covenants recorded as Document No. 418059.
24. Declaration of Conditions and Covenants recorded as Document No. 418060.
25. Declaration of Conditions and Covenants recorded as Document No. 418061.
26. Declaration of Conditions and Covenants recorded as Document No. 418062.
27. Declaration of Conditions and Covenants recorded as Document No. 418063.
28. Declaration of Conditions and Covenants recorded as Document No. 418064.
29. Declaration of Conditions and Covenants recorded as Document No. 418065.
30. Declaration of Conditions and Covenants recorded as Document No. 418066.
31. Declaration of Conditions and Covenants recorded as Document No. 418067.
32. Declaration of Conditions and Covenants recorded as Document No. 418068.
33. Declaration of Conditions and Covenants recorded as Document No. 418069.
34. Declaration of Conditions and Covenants recorded as Document No. 418070.
35. Declaration of Conditions and Covenants recorded as Document No. 418071.
36. Declaration of Conditions and Covenants recorded as Document No. 418072.
37. Declaration of Conditions and Covenants recorded as Document No. 418073.
38. Declaration of Conditions and Covenants recorded as Document No. 418074.
39. Declaration of Conditions and Covenants recorded as Document No. 418075.
40. Declaration of Conditions and Covenants recorded as Document No. 418076.
41. Declaration of Conditions and Covenants recorded as Document No. 418077.
42. Declaration of Conditions and Covenants recorded as Document No. 418078.
43. Declaration of Conditions and Covenants recorded as Document No. 418079.
44. Declaration of Conditions and Covenants recorded as Document No. 418080.
45. Declaration of Conditions and Covenants recorded as Document No. 418081.
46. Declaration of Conditions and Covenants recorded as Document No. 418082.
47. Declaration of Conditions and Covenants recorded as Document No. 418083.
48. Declaration of Conditions and Covenants recorded as Document No. 418084.
49. Declaration of Conditions and Covenants recorded as Document No. 418085.
50. Declaration of Conditions and Covenants recorded as Document No. 418086.
51. Declaration of Conditions and Covenants recorded as Document No. 418087.
52. Declaration of Conditions and Covenants recorded as Document No. 418088.
53. Declaration of Conditions and Covenants recorded as Document No. 418089.
54. Declaration of Conditions and Covenants recorded as Document No. 418090.
55. Declaration of Conditions and Covenants recorded as Document No. 418091.
56. Declaration of Conditions and Covenants recorded as Document No. 418092.
57. Declaration of Conditions and Covenants recorded as Document No. 418093.
58. Declaration of Conditions and Covenants recorded as Document No. 418094.
59. Declaration of Conditions and Covenants recorded as Document No. 418095.
60. Declaration of Conditions and Covenants recorded as Document No. 418096.
61. Declaration of Conditions and Covenants recorded as Document No. 418097.
62. Declaration of Conditions and Covenants recorded as Document No. 418098.
63. Declaration of Conditions and Covenants recorded as Document No. 418099.
64. Declaration of Conditions and Covenants recorded as Document No. 418100.

5. There are no objections to this plan with respect to the use of the lot. The use of the lot is in accordance with the approved Stormwater Drainage Plan on file with the City Engineer. The use of the lot is in accordance with the approved Stormwater Drainage Plan on file with the City Engineer. The use of the lot is in accordance with the approved Stormwater Drainage Plan on file with the City Engineer.

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FIRST ADDITION TO LINDEN PARK
 Lots 154-201, 231-256, Outlot 20, vacated Moonlight Trail
 and Alley Outlots 14, 15, 16, and 21, Linden Park, all located in
 the NE1/4 and NW1/4 of Section 33, T7N, R8E,
 City of Madison, Dane County, Wisconsin.

SUPPLEMENTARY CERTIFICATE

I, Roger D. Bernston, Registered Land Surveyor S-1581 do hereby certify that in full compliance with the provisions of Chapter TSS, Stats., the following plat of the City of Madison, Wisconsin, and under the direction of the owner listed below, I have surveyed, divided and mapped "FIRST ADDITION TO LINDEN PARK" and that said plat correctly shows the location of the lots described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

The City of Madison does further certify that this plat is required by S.235.10 or S.235.12, Wisconsin Statutes, to be submitted to the following listed agencies for approval or objection:

Dated this 23rd day of April, 2008.

Wayne D. Bernston
 Roger D. Bernston, S-1581



OWNER'S CERTIFICATE

AB Investments of Wisconsin, LLC, a Wisconsin Limited Liability Company duly organized, and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said Linden Park (Liability) company occupies the lots described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

AB Investments of Wisconsin, LLC does further certify that this plat is required by S.235.10 or S.235.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

Department of Administration
 Dane County Zoning and Land Regulation Committee

In witness whereof, AB Investments of Wisconsin, LLC has caused these presents to be signed by its principal officer, _____, Mayor of the City of Madison, Wisconsin this _____ day of _____, 2008.

AB Investments of Wisconsin, LLC

STATE OF WISCONSIN
 COUNTY OF DANE

Personally came before me this _____ day of _____, 2008, _____, the above named official(s) of the above named AB Investments of Wisconsin, LLC, who is/are known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My commission expires _____
 Mayor Pauline, Dane County, Wisconsin

OWNER'S CERTIFICATE

The City of Madison, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said Linden Park (Liability) company occupies the lots described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

The City of Madison does further certify that this plat is required by S.235.10 or S.235.12, Wisconsin Statutes, to be submitted to the following listed agencies for approval or objection:

Department of Administration
 Dane County Zoning and Land Regulation Committee

In witness whereof, the said City of Madison has caused these presents to be signed by David J. Eisenbach, its Mayor, and Northern Wisconsin, its City Clerk, of the City of Madison, Wisconsin, and its corporate seal to be hereunto affixed on this _____ day of _____, 2008.

City of Madison
 David J. Eisenbach, Mayor
 Northern Wisconsin, City Clerk

STATE OF WISCONSIN

Personally came before me this _____ day of _____, 2008, David J. Eisenbach, Mayor of the City of Madison, acting in said capacity, and known to me to be the person who executed the foregoing instrument and acknowledged the same.

My commission expires _____
 Mayor Pauline, Dane County, Wisconsin

In witness whereof, the said City of Madison, acting in said capacity, and known to me to be the person who executed the foregoing instrument and acknowledged the same, has caused these presents to be signed by its principal officer, _____, Mayor of the City of Madison, Wisconsin, this _____ day of _____, 2008.

David Stark, MA

MORTGAGE CERTIFICATE

AnchorBank, sba, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of lands described in this plat, does hereby certify that the above named AB Investments of Wisconsin, LLC, as owner, does hereby certify that this plat is required by S.235.10 or S.235.12, Wisconsin Statutes, to be submitted to the following listed agencies for approval or objection:

AnchorBank, MA

STATE OF WISCONSIN
 COUNTY OF DANE

Personally came before me this _____ day of _____, 2008, _____, the above named official(s) of the above named AB Investments of Wisconsin, LLC, who is/are known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My commission expires _____
 Mayor Pauline, Dane County, Wisconsin

COUNTY TREASURER'S CERTIFICATE

I, David M. Gannon, being the duly elected, qualified and acting Treasurer of the County of Dane, do hereby certify that the first two pages in the record of _____ of _____, 2008, effecting the land included in "FIRST ADDITION TO LINDEN PARK".

David M. Gannon, Treasurer, Dane County, Wisconsin

CITY OF MADISON TREASURER'S CERTIFICATE

I, _____, being the duly elected, qualified and acting Treasurer of the City of Madison, Wisconsin, do hereby certify that the first two pages in the record of _____ of _____, 2008 on any of the lands included in the plat of "FIRST ADDITION TO LINDEN PARK".

City Treasurer, City of Madison, Dane County, Wisconsin

MADISON COMMON COUNCIL CERTIFICATE

Resolved that this plat known as "FIRST ADDITION TO LINDEN PARK" located in the City of Madison was hereby approved by Enactment Number _____, File I.D. Number _____, occurred on this _____ day of _____, 2008, and that said Enactment further provided for the occurrence of those lands dedicated and rights conveyed by said plat to the City of Madison "as above said".

Madison Wisconsin, City Clerk, City of Madison, Dane County, Wisconsin

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 2008, of _____ of _____, and recorded in Volume _____ of Plats on Page _____ of Document Number _____.

Madison Wisconsin, Dane County Register of Deeds

There are no objections to this plat with respect to
 Secs 236.15, 236.16, 236.20 and 236.21(1) and (2),
 Wis. Stat. as provided by s. 236.12, Wis. Stat.

Certified _____ 20
 Department of Administration

DANISHMO LETTER AND ASSOCIATES, INC.
 2520 Vermont Hwy, Madison, WI 53717
 Telephone: 608-261-1111
 FAX: 608-261-1112
 WWW.DANISHMO.COM
 NON-MATERIAL EXPENSES FOR LITIGATION

This instrument was drafted by D'Onofrio, Kotke & Associates, Inc.

File: 08-01-109

LINDEN PARK NEIGHBORHOOD

Madison, Wisconsin

Concept Plan Revisions

	Original Concept	Revised Concept	Unit Change
Single Family (Avg. Lot Size)	141 Units	75 Units	-66 Units
45' x 80'	26 Units	6 Units	-20 Units
37' x 95'	39 Units	29 Units	-10 Units
45' x 95'	76 Units	40 Units	-36 Units
Single Family (Street Accessed)	123 Units	172 Units	+49 Units
59' x 85'	105 Units	126 Units	+21 Units
69' x 100'	8 Units	36 Units	+28 Units
80' x 100'	10 Units	10 Units	+0 Units
Total Units	264 Units	247 Units	-17 Units

Residential Density	Original Concept	Revised Concept	Neighborhood Plan
	~ 8.2 du/ac	~ 7.7 du/ac	~ 7 du/ac

Original Concept

- School Site: 8.3 Acres
- Parks/Open Space/Storm Water: 15.2 Acres
- 15% of 264 Total Units = 40 UZ Units
- Park Requirements - 6.59 Acres
- Single Family - 1100 Sq. Ft. per Unit

Revised Concept

- School Site: 8.3 Acres
- Parks/Open Space/Storm Water: 15.2 Acres
- 15% of 244 Total Units = 37 UZ Units
- Park Requirements - 6.16 Acres
- Single Family - 1100 Sq. Ft. per Unit



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FIRST ADDITION TO LINDEN PARK NEIGHBORHOOD

Madison, Wisconsin

Revised Concept

Concept Plan

Revision Area Only - Approximate Lot Sizes

Single Family (Street Accessed)	
51' x 100'	1 Unit
59' x 85'	12 Units
65' x 100'	16 Units
69' x 100'	28 Units
Total Units	57 Units

Entire Neighborhood - Approximate Lot Sizes

Single Family (Also Loaded)		75 Units
45' x 80'	6 Units	
37' x 95'	29 Units	
45' x 95'	40 Units	
Single Family (Street Accessed)		172 Units
51' x 100'	1 Unit	
59' x 85'	109 Units	
65' x 100'	16 Units	
69' x 100'	36 Units	
80' x 100'	10 Units	
Total Units		247 Units

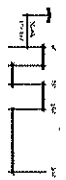
School Site	8.3 Acres
Parks/Open Space/Storm Water	15.2 Acres
15% of 247 Total Units = 37 IZ Units	
Park Requirements - 6.24 Acres	
* Single Family - 1100 Sq. Ft. per Unit	



FIRST ADDITION TO LINDEN PARK NEIGHBORHOOD

Madison, Wisconsin

Revised Concept
Phasing Plan



First Addition to Linden Park

Revision Area Unit Chart

This chart illustrates the changes in First Addition to Linden Park Revision Area unit counts and unit types. The Original Linden Park Neighborhood plan consisted of single family residential and the Revised First Addition to Linden Park consists only of single family residential.

Original full Linden Park Neighborhood	Total	261 single family units
Revised full First Addition Linden Park Neighborhood	Total	247 single family units
Within Revision Area only Original Linden Park Neighborhood	Total	74 single family units
Within Revision Area only Revised First Add. to Linden Park	Total	57 single family units

Original Concept (for Revision Area Only)

Revised Concept (for Revision Area Only)

	Original Linden Park Final Plat Lot Numbers	GDP Residential Units		First Addition to Linden Park Final Plat Lot Numbers	GDP Residential Units
R: Single Family			74		
R2Z Single Family: Alley Accessed			30		
45' x 80'	154 thru 165, 172 thru 176, 185 thru 187, 244 thru 247	20			0
37' x 95'	156 thru 158, 106, 162 thru 163, 191, 193 thru 194, 242	10			0
R2Y Single Family: Alley Accessed			36		
45' x 95'	155, 159, 161, 164, 177 thru 184, 188 thru 190, 192, 195 thru 201, 239 thru 241, 243, 248 thru 256	36			0
R2T Single Family: Street Accessed			8		
59' x 85'	231 thru 238	8		273, 275, 287, 302, 311 thru 318	12
51' x 100'		0		304	1
65' x 100'		0		268, 274, 280 thru 281, 283, 292, 296 thru 298, 303, 305 thru 310	16
69' x 100'		0		262 thru 267, 269 thru 272, 276 thru 279, 282, 284 thru 286, 288 thru 291, 293 thru 295, 299 thru 301	28
Oulots - Stormwater	OL 20	-		OL 25	-
Right of Way			-		
Alley Rights of Way	OL 14, OL 15, OL 16, OL 21	-			-
Totals			74		
			57		



First Addition to Linden Park/
Linden Park Neighborhood
Inclusionary Zoning Amendment

May 7, 2008

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Dwelling Unit Breakdown

Residential Units:	R2T Single Family	172 units
	R2Y Single Family	40 units
	R2Z Single Family	35 units
	Total	247 units

37 single family IZ units

Bedrooms/unit: 3-4 bedroom units

Target AMI Levels

IZ Unit Breakdown: 24 units @ 80% AMI
 13 units @ 70% AMI

Incentive Points: 10% of units @ 80% AMI= 0
 5% of units @ 70% AMI= 1
 Total Points Generated: 1

Incentives Requested Park Fee Reduction

Project Narrative

Development Concept: The Linden Park neighborhoods creates a mixed single family residential neighborhood featuring variety of single family options, pocket parks, and a school site.

Surrounding Uses: North: Agricultural, Rural Residential
 East: Agricultural, Rural Residential
 South: Residential
 West: Agricultural, Rural Residential

Project Components: Variety of single family lot types and price points
 Interconnected street network
 Uses consistent with Pioneer Neighborhood Plan

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Project Team:

<p>Owner/Developer:</p>	<p>Great Neighborhoods West, LLC. 6801 South Town Drive Madison, Wisconsin 53713 Tel: (608) 226-3100 Fax: (608) 226-0600</p>	<p>Mr. Jeff Rosenberg Mr. David Simon Mr. Don Esposito</p>
<p>Planner/Applicant:</p>	<p>Vandewalle & Associates, Inc. 120 East Lakeside Street Madison, Wisconsin 53715 Tel: (608) 255-3988 Fax: (608) 255-0814</p>	<p>Mr. Brian Munson Ms. Elona Kiefer</p>
<p>Engineer:</p>	<p>D'Onofrio Kottke & Associates 7530 Westward Way Madison, Wisconsin 53717 Tel: (608) 833-7530 Fax: (608) 833-1089</p>	<p>Mr. Dan Day</p>

Construction Schedule: Phases One - Five are built or underconstruction
The remaining Phases Six - Ten will be constructed in response to market demands

Single Family Units

<u>Phase</u>	<u>Total Units</u>	<u>IZ units</u>
1-5	108	15
6	27	3
7	37	6
8	18	2
9	20	4
10	37	7
Total	247	37

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PART 1 – DEVELOPMENT INFORMATION:

Project or Plat First Addition to Linden Park / Linden Park Neighborhood

Project Address: 3464 Lone Oak Road, 7099 Valley View Road **Project Area (in acres):** 86.2

Developer: Great Neighborhoods West, LLC Representative: Don Esposito

Street Address: 6801 South Towne Drive City/State: Madison, Wisconsin Zip: 53713

Telephone: () 226-3100 Fax: () 256-0600 Email: desposito@veridianhomes.com

Agent, If Any: Brian Munson Company: Vandewalle & Associates

Street Address: 120 East Lakeside Street City/State: Madison, Wisconsin Zip: 53715

Telephone: () 255-3988 Fax: () 255-0814 Email: bmunson@vandewalle.com

PART 2 – PROJECT CONTENTS:

Complete the following table as it pertains to this project:

Residential Use	MARKET-RATE UNITS		INCLUSIONARY UNITS		Total Units	Acres
	Owner-Occupied Units	Renter-Occupied Units	Owner-Occupied Units	Renter-Occupied Units		
Single-Family	210	-	37	-	247	
Duplexes	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-
TOTAL	210	-	37	-	247	

PART 3 – AFFORDABLE HOUSING DATA:

Number of Inclusionary Dwelling Units Proposed by Area Median Income (AMI) Level and Minimum Sale/Rent Price							
Owner-Occupied Units	30%	40%	50%	60%	70%	80%	Total
Number at Percent of AMI			-	-	13	24	37
Anticipated Sale Price			-	-	\$196,082	\$222,017	
Rental Units	30%	40%	50%	60%	70%	80%	Total
Number at Percent of AMI							
Maximum Monthly Rent Price							

PART 4 – DWELLING UNIT COMPARISON:

Complete the following table as it pertains to this project:

	MARKET-RATE UNITS					INCLUSIONARY UNITS				
	Studio / Effcy	1 Bdrm	2 Bdrms	3 Bdrms	4/More Bdrms	Studio / Effcy	1 Bdrm	2 Bdrms	3 Bdrms	4/More Bdrms
Owner-Occupied Units with:				70	140				13	24
Minimum Floor Area:				1,150	1,270				1,150	1,270
Rental Units With:										
Minimum Floor Area:										

CONTINUE →

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PART 5 – INCENTIVES: Section 28.04 (25) of the Zoning Ordinance provides the opportunity for applicants in projects where affordable dwelling units are required or where the developer has agreed to pay money in lieu of inclusionary dwelling units, to receive one or more incentives as compensation for complying with the Inclusionary Zoning requirements. Each of the eleven incentives listed below are affixed a point value. The incentive points available to an applicant is dependent upon the number of affordable dwelling units proposed at the various area median income (AMI) levels. The program rewards projects both for having a higher number of affordable dwelling units provided at lower AMI levels, and for having a higher percentage of affordable dwelling units incorporated into the development. The incentive and the corresponding number of points available are listed below. (MAP=Maximum Available Points) Please mark the box next to the incentives requested.

Incentive	MAP	Incentive	MAP
<input type="checkbox"/> Density Bonus (varies by project)	3	<input type="checkbox"/> Cash subsidy from Inclusionary Unit Reserve Fund up to \$10,000 per unit for up to 50% of the affordable units provided.	2
<input checked="" type="checkbox"/> Parkland Development Fee Reduction	1	<input type="checkbox"/> Cash subsidy from Inclusionary Unit Reserve Fund of \$5000 for up to 50% of on-site afford-able units in projects with 49 or fewer detached units or projects with four or more stories and 75% of parking provided underground.	2
<input type="checkbox"/> Parkland Dedication Reduction	1	<input type="checkbox"/> Neighborhood Plan preparation assistance	1
<input type="checkbox"/> Off-street Parking Reduction up to 25%	1	<input type="checkbox"/> Assistance obtaining housing funding information	1
<input type="checkbox"/> Non-City provision of street tree planting	1		
<input type="checkbox"/> One addl. story in Downtown Design Zones	1		
<input type="checkbox"/> Residential parking permits in a PUD/PCD	1		
<input type="checkbox"/> Incentives Not Assigned a Point Value by Ordinance (Explain): _____			

PART 6 – WAIVER: The Plan Commission may waive the requirement to provide inclusionary dwelling units in the development if the applicant can present clear and convincing financial evidence that providing the required number of inclusionary dwelling units on-site renders providing the required number of inclusionary units financially infeasible. In such a case, a developer may request a waiver to provide the units off-site, assign the obligation to provide the units to another party, or pay cash in lieu of the units, or any combination of the above. If the waiver is granted, the required units may be provided as new construction off-site in another development within **one mile** of the subject development; off-site units shall be provided at least 1.25 times the number of units if provided within the subject development. Off-site units must be constructed within one year of the time that they would have been constructed within the subject development. The applicant may opt to pay money into the Inclusionary Unit Reserve Fund based on contribution rates established in Section 28.04 (25) of the Zoning Ordinance. If provision of the inclusionary dwelling units through the waiver is still financially infeasible, the developer may seek a reduction in the percent of units to the point where the project becomes financially feasible. If such a waiver is requested, a detailed explanation shall be provided in the required project narrative demonstrating the financial infeasibility of complying with the ordinance requirements and the rationale for the alternative proposed.

- If a waiver is requested, **please mark this box** and include all of the necessary information required by the Zoning Ordinance and IZ Program Policy & Protocols to support your request.

PART 7 – APPLICANT’S DECLARATION:

The signer shall attest that this application has been completed accurately and includes all requests for incentives or waivers; that they have attended both required pre-application staff meetings and given the required notice to the district alderperson and neighborhood association(s) prior to filing this application; and that all required information will be submitted on the corresponding application for zoning and/or subdivision approval by the Plan Commission. The applicant shall begin the declaration by stating below whether or not the project complies with the various requirements of the inclusionary zoning ordinance. Check the applicable box and provide any supporting


Standards for Inclusionary Dwelling Units (IDUs)	Will Comply	Will not comply	Additional comments
Exterior Appearance of IDUs are similar to Market rate.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Proportion of attached and detached IDU units is similar to Market rate.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Mix of IDUs by bedroom size is similar to market rate.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

CONTINUE →

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Standards for Inclusionary Dwelling Units (IDUs) [continued]	Will Comply	Will not comply	Additional comments
IDUs are dispersed throughout the project.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
IDUs are to be built in phasing similar to market rate.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Pricing fits within Ordinance standards	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Developer offers security during construction phase in form of deed restriction.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Developer offers enforcement for for-sale IDUs in form of option to purchase or for rental in form of deed restriction.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Developer describes marketing plan for IDUs.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Developer acknowledges need to inform buyers/renters of IDU status, responsibilities for notification.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Terms of sale or rent.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	Yes	No	Additional comments
Developer has arranged to sell/rent IDUs to non-profit or CDA to meet IDU expectations.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Developer has requested waiver for off-site or cash payment.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Developer has requested waiver for reduction of number of units.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Other:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	

- The applicant discussed this development proposal with representatives from the Planning Unit, Zoning Administrator and Community Development Block Grant Office on: April 3, 2008
- The applicant presented a preliminary development plan for this project to the Interdepartmental Review Staff Team on: April 3, 2008
- The applicant notified Alderperson Skidmore of District 9 of this development proposal in writing on: March 21, 2008
- The applicant also notified NA of the NA neighborhood in writing on: NA
- The Inclusionary Dwelling Unit Plan Application package contains ALL of the materials required as noted on this form. I, as the undersigned, acknowledge that incomplete or incorrect submittals may cause delays in the review of this project. I am also familiar with the ongoing developer responsibilities summarized on page #2 of this application and outlined in the Inclusionary Zoning Ordinance and Program Policy and Protocols.

Applicant Signature  **Date** May 7, 2008

Printed Name Brian Munson **Phone** () 255-3988

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FIRST ADDITION TO LINDEN PARK NEIGHBORHOOD

Madison, Wisconsin
Revised Concept

Inclusionary Zoning & Phasing Plan

IZ Units within Revision Area Only

②	Number of Bedrooms	2 Units
③	AMI Percentage	3 Units
④	4 Bedroom 80% AMI	3 Units
⑤	3 Bedroom 80% AMI	3 Units
⑥	4 Bedroom 70% AMI	3 Units
Total IZ Units		8 Units

ENTIRE LINDEN PARK NEIGHBORHOOD

Revised Concept

Required Units		37 IZ Units <i>(15% of 247 Total Units)</i>
Breakdown of Total Provided Units		
⑦	4 Bedroom 80% AMI	11 Units
⑧	3 Bedroom 80% AMI	13 Units
⑨	4 Bedroom 70% AMI	13 Units
Provided outside Revision Area		29 IZ Units
Provided within Revision Area		8 IZ Units
Total IZ Units		37 IZ Units

