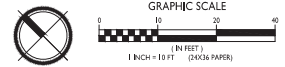
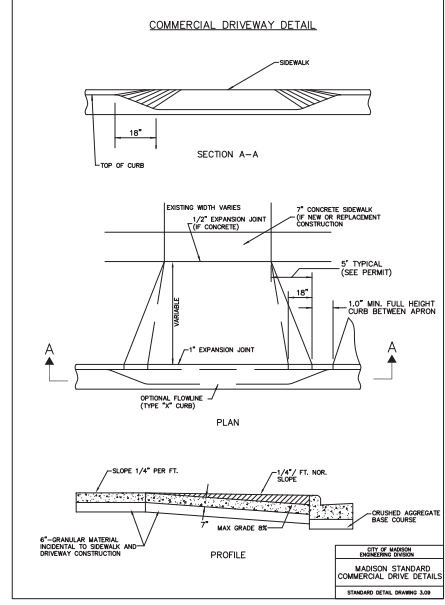


SITE DEVELOPMENT STATISTICS	
LOT AREA	13,177 SF (0.30 ACRES)
DEVELOPING UNITS	26 DU
LOT AREA/ D.U.	507 SF/DU
DENSITY	87 UNITS/ACRE
BUILDING HEIGHT	4 STORIES
LOT COVERAGE	____ S.F. (____ % OF TOTAL LOT AREA)
USABLE OPEN SPACE	5,835 S.F. (3,953 S.F. REQUIRED)
GROSS FLOOR AREA	
COMMERCIAL	4,475 S.F.
ENCLOSED PARKING	9,750 S.F.
RESIDENTIAL	24,815 S.F.
TOTAL	39,240 S.F.
UNIT MIX	
EFFICIENCY	2
ONE BEDROOM	15
ONE BEDROOM + DEN	2
TWO BEDROOM	7
TOTAL	26
VEHICLE PARKING	
ENCLOSED	21
TOTAL	21
BIKE PARKING	
SURFACE - 2x6	12
ENCLOSED	19
TOTAL	31

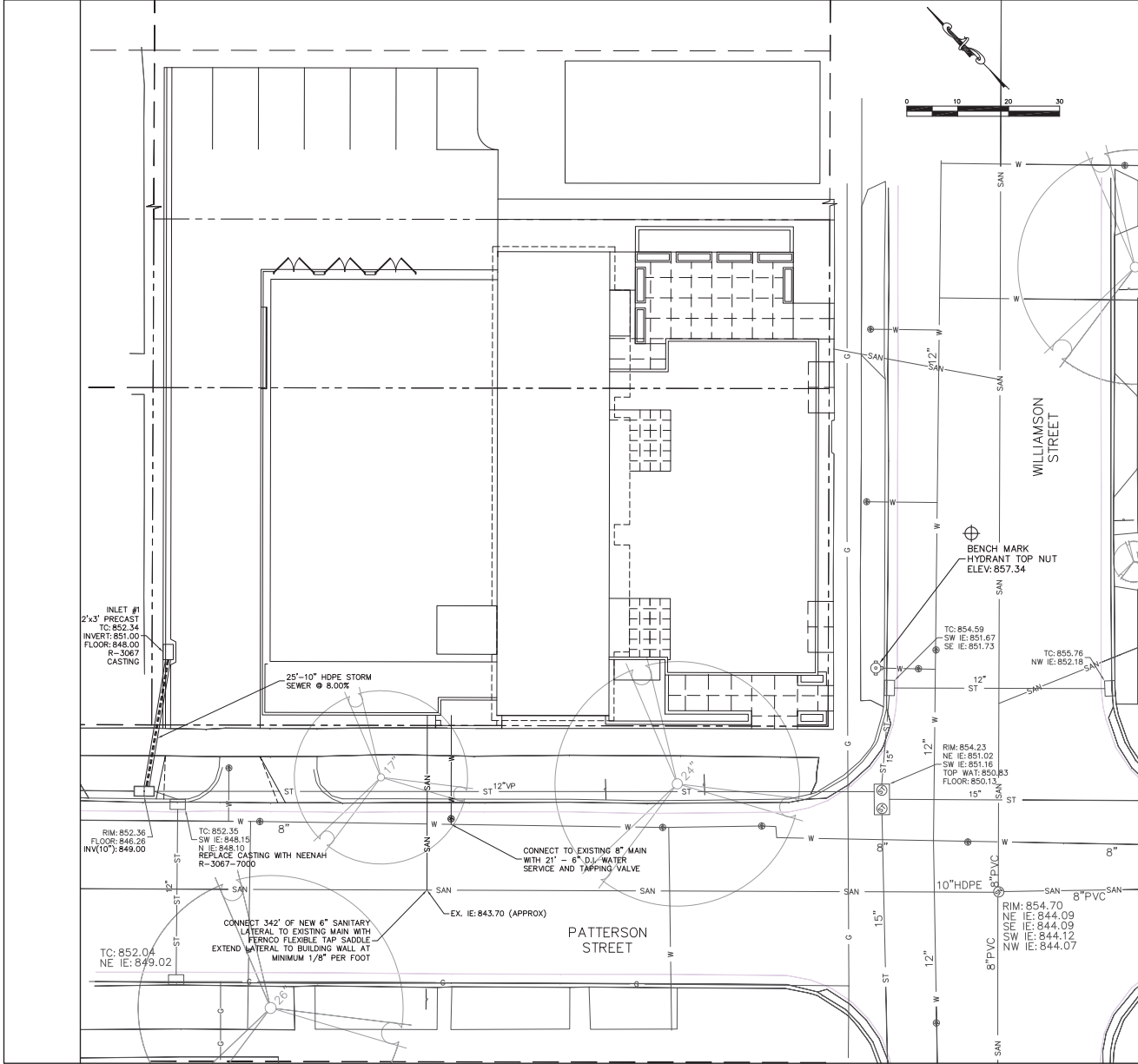
SITE PLAN
 C-1.1 1" = 10'-0"

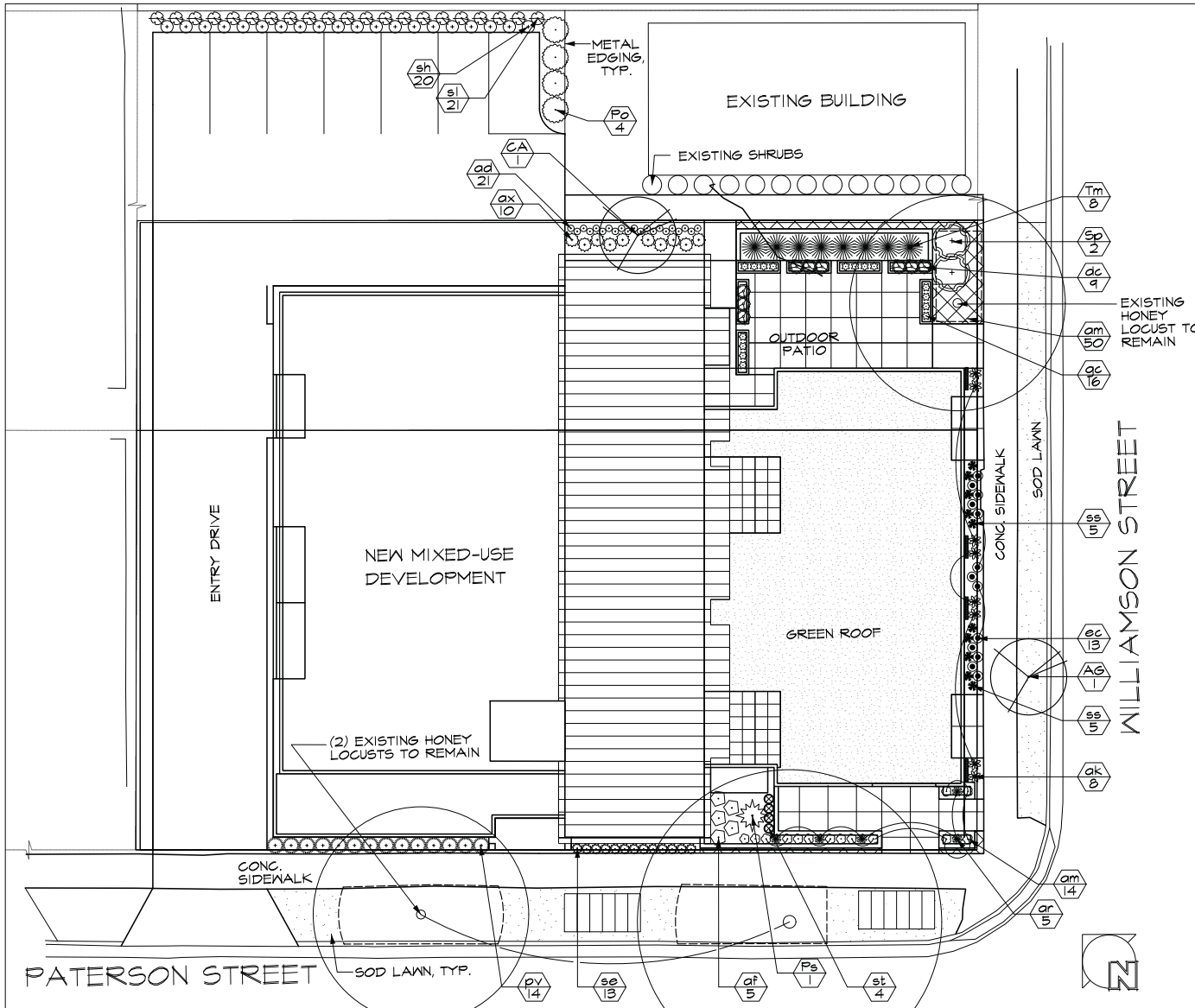


- NOTES:
1. ALL PRIVATE UTILITIES (GAS, ELECTRIC, AND TELECOMMUNICATIONS) SERVING EXISTING BUILDINGS SCHEDULED FOR DEMOLITION TO BE ABANDONED OR REMOVED BY CORRESPONDING UTILITY COMPANY.
 2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATION OF UNDERGROUND UTILITIES. UTILITIES WERE LOCATED BY OBSERVED EVIDENCE, MARKINGS PROVIDED BY DIGGER'S HOTLINE, AND RECORD DRAWINGS FROM THE CITY OF MADISON.
 3. CONTRACTOR SHALL VERIFY THE SIZE, TYPE, SLOPE, AND INVERTS OF ALL EXISTING STORM AND SANITARY LATERALS CALLED OUT TO BE CONNECTED TO. CONTRACTOR SHALL SUBMIT THE INFORMATION ON THE PIPES TO THE CITY INSPECTOR AND PROJECT CIVIL ENGINEER.
 4. ANY SIDEWALK, CURB, OR OTHER PUBLIC PROPERTY DAMAGED AS PART OF THE CONSTRUCTION OF THE UTILITIES AND BUILDING SHALL BE REPLACED IN-KIND PER THE CITY OF MADISON'S STANDARD SPECIFICATION.
 5. THE CITY WILL LIKELY REQUIRE SEVERAL ILO'S TO VERIFY THE LOCATION AND DEPTH OF EXISTING UTILITIES. THIS INFORMATION MAY REQUIRE THE PROPOSED GRADES AND SLOPES OF NEW PIPING TO BE ADJUSTED. ALL IMPROVEMENTS WITHIN THE PUBLIC RIGHT-OF-WAY SHALL BE PER THE CITY ISSUED PLANS FOR PROJECT (TO BE DETERMINED).

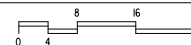


DIGGERS HOTLINE
Dial 811 or (800) 242-8511
www.DiggersHotline.com





LANDSCAPE PLAN
L-1.0 1" = 16' (11x17) or 1" = 8' (22x34)



GENERAL NOTES:

1. SEE SHEET L-2.0 FOR PLANTING DETAILS AND LIST
2. ALL PLANTING AREA EDGING SHALL BE METAL
3. IF EXCAVATION IS NECESSARY WITHIN 5 FT OF ANY EXISTING TREE, CITY FORESTRY (DEAN KAHL, 608-266-4816, DKAHL@CITYOFMADISON.COM) SHALL BE CONTACTED SO THAT THEY MAY INSPECT AND PROVIDE RECOMMENDATIONS TO PROTECT THE ROOT SYSTEMS OF THE TREES



knothe • bruce
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www.kensaki.com

Notes:

Submitted for Conditional Use
Application August 5th, 2015

Revisions:

Project Title:
906 - 910
WILLIAMSON STREET

Drawing Title:
LANDSCAPE PLAN

Project No.: 1423 Drawing No.: L-1.0

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