

1000 OAKS NEIGHBORHOOD

Madison, Wisconsin

Master Plan

Single Family (Street Accessed) - 66% 182 Units

R2T Zoning District

51' x 100'	4 Units
59' x 85'	86 Units
65' x 100'	9 Units
69' x 100'	57 Units
80' x 120'	25 Units
Existing House	1 Unit

Single Family (Alley Loaded) - 34% 92 Units

R2Y Zoning District

45' x 95'	21 Units
51' x 95'	11 Units
R2Z Zoning District	
37' x 95'	20 Units
45' x 80'	40 Units

Subtotal 274 Units

Multi Family 420 Units

PUD:GDP District I Duplexes	18 Units
PUD:GDP District II Town Homes	12 Units
R5 Zoning District Mixed Residential	390 Units

Total Units 694 Units

Parks & Open Space 19.6 Acres

Required Park Dedication 13.8 Acres

~ 1100 Sq. Ft. @ 292 SF Units - 7.4 Acres.
~ 700 Sq. Ft. @ 402 MF Units - 6.5 Acres

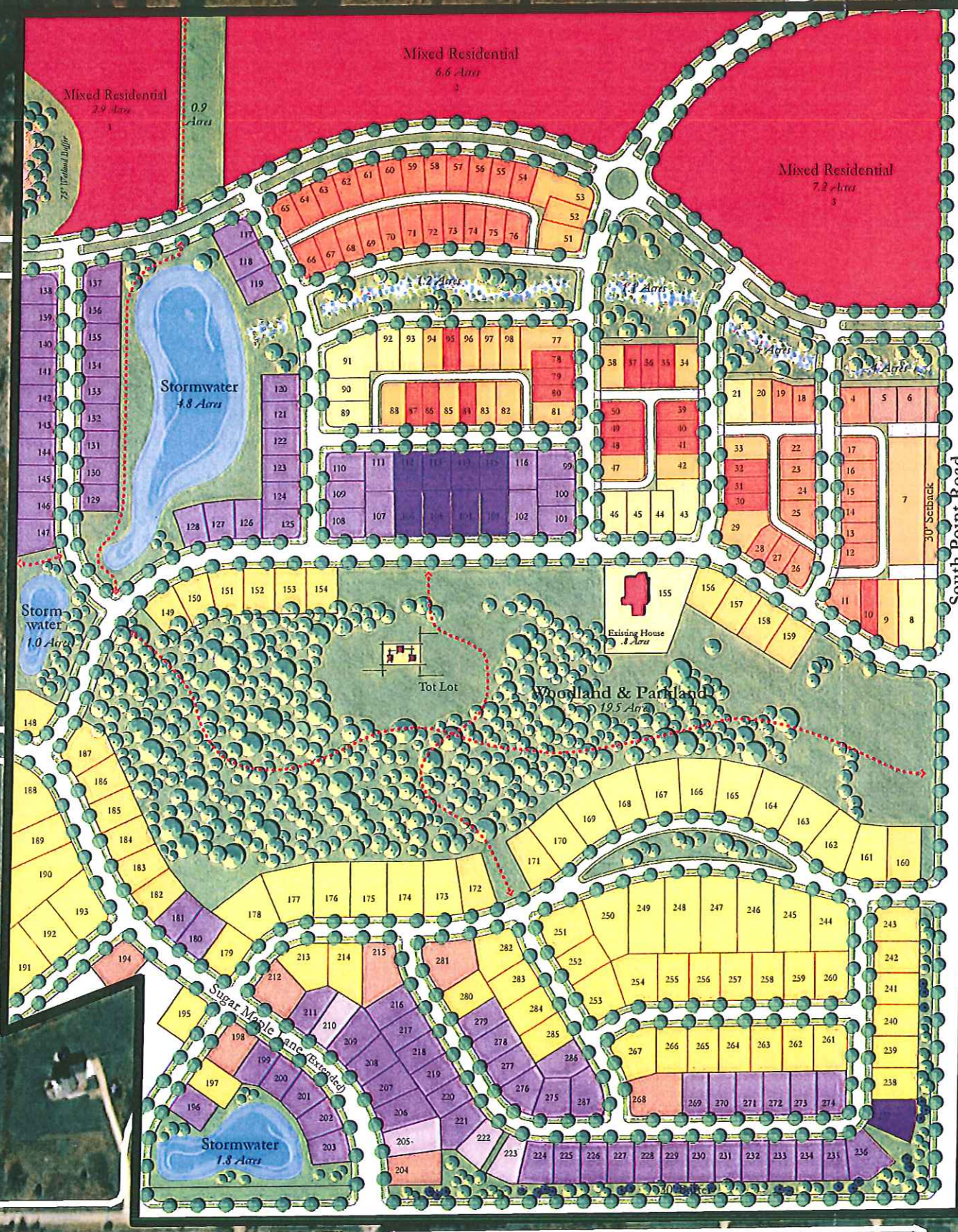
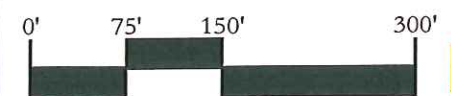
Stormwater 11.8 Acres

NOTE: All lot numbers are preliminary plat lot numbers.



VERIDIAN HOMES

Planning, Creating, Rebuilding
Madison & Milwaukee, Wisconsin
Vandewalle & Associates, Inc.
Created: 5.31.05
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9.21.05, 10.13.05, 3.29.06, 4.7.06, 4.2.08



Cardinal Glenn Neighborhood

Future Mixed Use

Future School/Park

Future Residential

Valley View Road

South Point Road

Mixed Residential 2.9 Acres

Mixed Residential 6.6 Acres

Mixed Residential 7.2 Acres

Stormwater 4.8 Acres

Stormwater 1.0 Acres

Woodland & Parkland 19.5 Acres

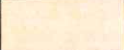











Sugar Maple Lane Extended

Stormwater 1.3 Acres

Pioneer Neighborhood Development Plan

As Adopted April 2004 and
implemented through subdivision
and zoning approvals

Existing Land Use* and Proposed Land Use on Vacant NDP Land

-  Low Density Res.
-  Low-Med. Density Res.
-  Med. Density Res.
-  High Density Res.
-  Urban Mix
-  Neighborhood Mix
-  Neigh. Commercial
-  Research & Development
-  Employment
-  Light Industrial
-  Institutional
-  Park, Drainage and Open Space



Feet
0 500 1,000

