

ISSUED  
 Issued for Review - October 13, 2022  
 UDC INFORMATIONAL - NOVEMBER 06, 2023

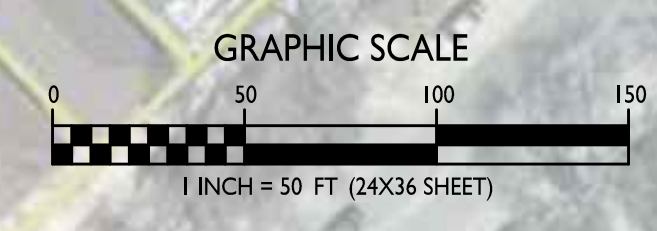
PROJECT TITLE  
**John Fontain**  
**W Mifflin Street**

531 W Mifflin Street  
 Madison, WI  
 SHEET TITLE  
 NEIGHBORHOOD SITE PLAN

SHEET NUMBER

**C-1.1**  
 PROJECT NO. **0000**  
 © Knothe & Bruce Architects, LLC

**SITE PLAN**  
 C-1.1 1" = 50'-0"

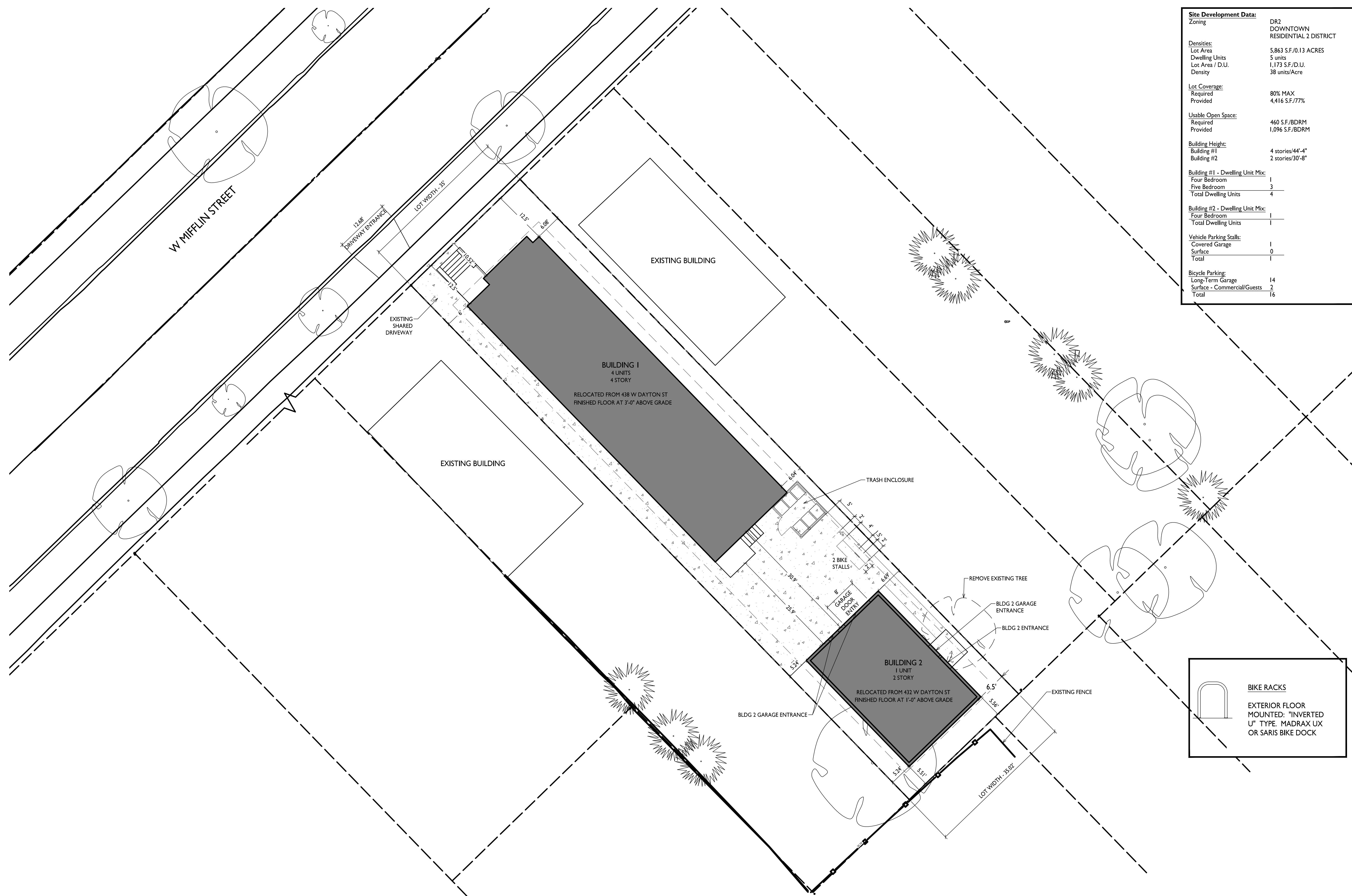




**knothe • bruce**  
ARCHITECTS

Phone: 7601 University Ave, Ste 201  
608.836.3690 Middleton, WI 53562

Site Development Data:	
Zoning	DR2 DOWNTOWN RESIDENTIAL 2 DISTRICT
Densities:	
Lot Area	5,863 S.F./0.13 ACRES
Dwelling Units	5 units
Lot Area / D.U.	1,173 S.F./D.U.
Density	38 units/Acre
Lot Coverage:	
Required	80% MAX
Provided	4,416 S.F./77%
Usable Open Space:	
Required	460 S.F./BDRM
Provided	1,096 S.F./BDRM
Building Height:	
Building #1	4 stories/44'-4"
Building #2	2 stories/30'-8"
Building #1 - Dwelling Unit Mix:	
Four Bedroom	1
Five Bedroom	3
Total Dwelling Units	4
Building #2 - Dwelling Unit Mix:	
Four Bedroom	1
Total Dwelling Units	1
Vehicle Parking Stalls:	
Covered Garage	1
Surface	0
Total	1
Bicycle Parking:	
Long-Term Garage	14
Surface - Commercial/Guests	2
Total	16



ISSUED  
UDC Informational - November 06, 2023  
UDC Submittal - November 27, 2023  
LUA Submittal - November 27, 2023

PROJECT TITLE  
**John Fontain  
W Mifflin Street**

**BIKE RACKS**  
EXTERIOR FLOOR MOUNTED: "INVERTED U" TYPE. MADRAX UX OR SARIS BIKE DOCK

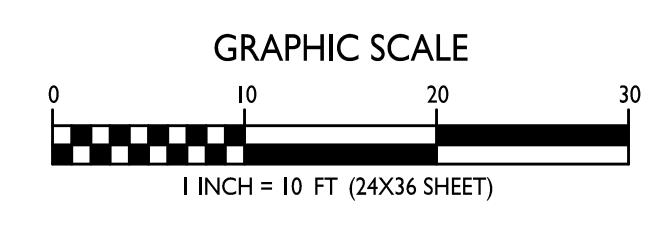
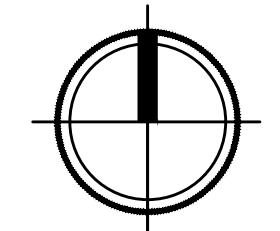
531 W Mifflin Street  
Madison, WI  
SHEET TITLE  
**SITE PLAN**

SHEET NUMBER

**C-1.1**

PROJECT NO. **2362**  
© Knothe & Bruce Architects, LLC

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





531 W MIFFLIN



531 W MIFFLIN



Building to be removed / new site for relocated buildings

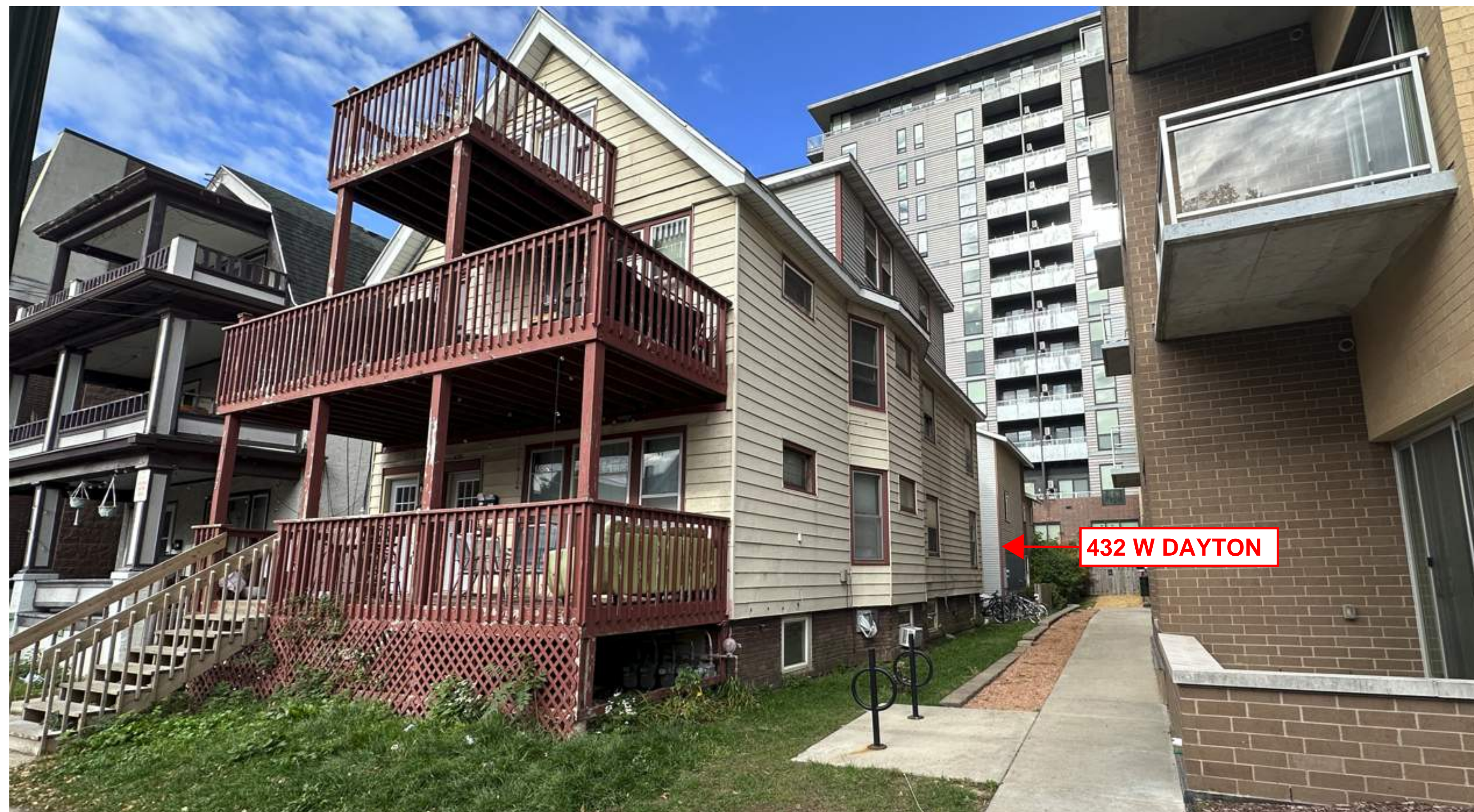
531 W Mifflin Madison, WI





Buildings to be relocated  
432 and 438 W Dayton St Madison, WI





438 W DAYTON



438 W DAYTON

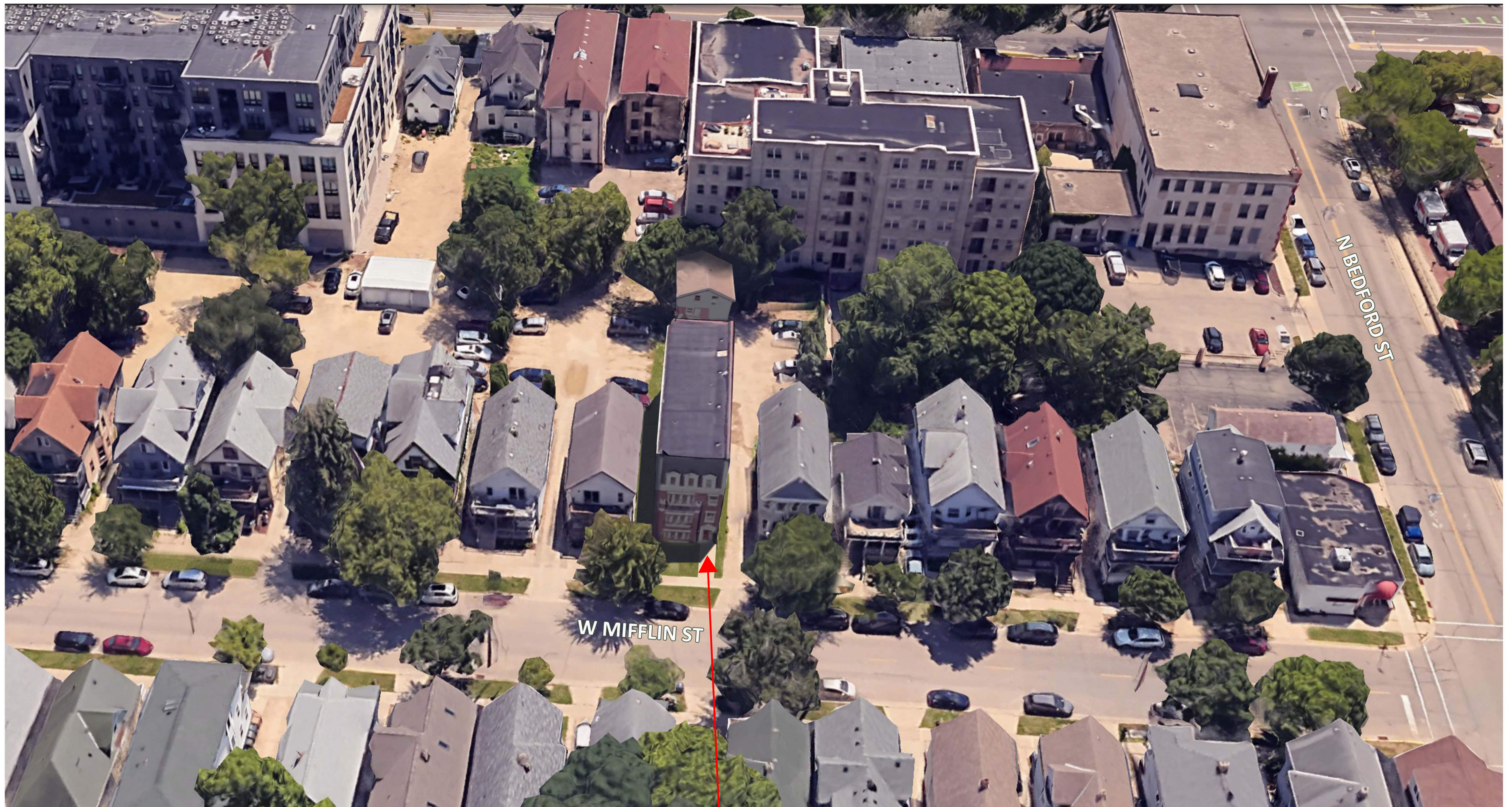


438 W DAYTON



Building to be relocated  
438 W Dayton St Madison, WI





FINAL PLACEMENT  
OF RELOCATED  
STRUCTURES

BUILDING PLACEMENT AT 531 W. MIFFLIN ST

531 W. MIFFLIN ST.  
MADISON, WI

UDC FINAL PRESENTATION | 01.10.2024 | KBA #2362

