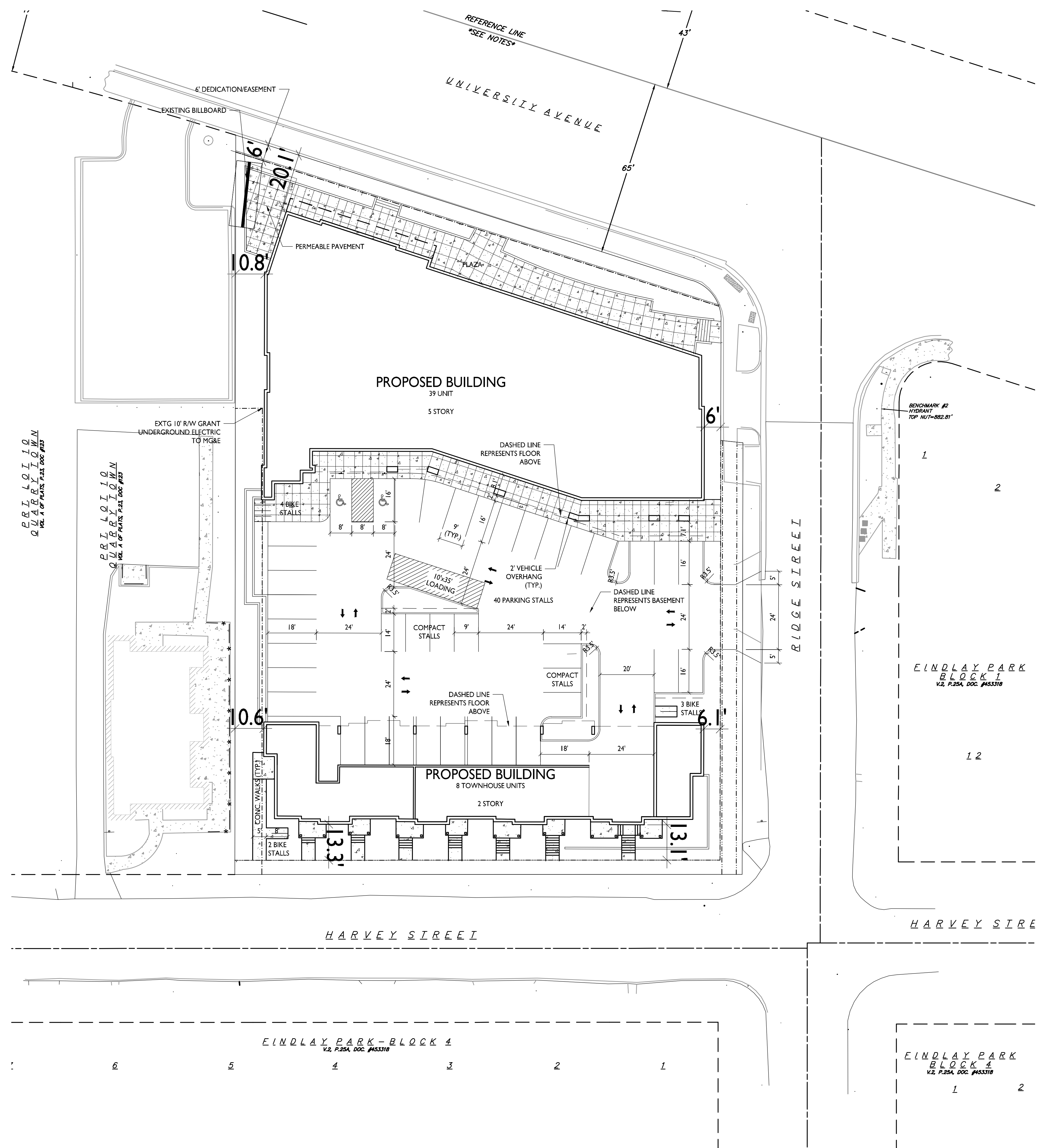


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| SITE DEVELOPMENT DATA | |
|-------------------------------|---|
| DENSITIES: | 45,289 SF / 1.03 ACRES |
| GROSS LOT AREA | 3,373 SF (6' ON UNIVERSITY, 8.25' ON RIDGE, 5.25' HARVEY) |
| LAND DEDICATIONS/EASEMENTS | 41,916 SF / .96 ACRES |
| NET LAND AREA | 47 DU |
| DWELLING UNITS | 891 SF / UNIT |
| LOT AREA / D.U. | 49 UNITS/ACRE |
| DENSITY | |
| | |
| BUILDING HEIGHT | 2-5 STORIES |
| LOT COVERAGE | 34,362 S.F. = 82% (85% MAX.) |
| USABLE OPEN SPACE | 9,888 S.F. (9,760 S.F. REQ'D) |
| | |
| DWELLING UNIT MIX: | |
| EFFICIENCY | 10 |
| ONE BEDROOM | 10 |
| ONE BEDROOM + DEN | 13 |
| TWO BEDROOM | 13 |
| THREE BEDROOM | 1 |
| TOTAL DWELLING UNITS | 47 |
| | |
| VEHICLE PARKING: | |
| SURFACE | 40 STALLS |
| UNDERGROUND | 67 STALLS |
| TOTAL | 107 STALLS |
| | |
| BICYCLE PARKING: | |
| SURFACE | 8 STALLS |
| UNDERGROUND GARAGE STD. 2'X6' | 51 STALLS |
| TOTAL | 59 STALLS |

- GENERAL NOTES:
- THE APPLICANT SHALL REPLACE ALL SIDEWALK AND CURB AND GUTTER WHICH ABUTS 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 DESIRABLE GRADE REGARDLESS OF WHETHER THE CONDITION EXISTED PRIOR TO BEGINNING CONSTRUCTION.
 - ALL WORK IN THE PUBLIC RIGHT-OF-WAY SHALL BE PERFORMED BY A CITY LICENSED CONTRACTOR.
 - ALL DAMAGE TO THE PAVEMENT, ADJACENT TO THIS DEVELOPMENT SHALL BE RESTORED IN ACCORDANCE WITH THE CITY OF MADISON'S PAVEMENT PATCHING CRITERIA.
 - EASEMENT LINES SHOWN ON THIS SHEET ARE FOR GENERAL REFERENCE ONLY - SEE CSM AND CIVIL SHEETS FOR ADDITIONAL AND MORE COMPLETE EASEMENT INFORMATION.
 - 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. IF EXCAVATION WITHIN 5 FEET OF ANY TREE IS NECESSARY, CONTRACTOR SHALL CONTACT CITY FORESTRY (266-4816) 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 107.13 OF THE 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 TREE REMOVAL PERMIT CAN BE ISSUED BY FORESTRY. TO NOTIFY THE ALDER OF THE CHANGE IN THE TREE PLAN.



1 SITE PLAN
 C-1.1 1" = 20'-0"

GRAPHIC SCALE FEET
 0 20 40 60
 1 INCH = 20 FT (DRAWING 24 X 36)

| EXTERIOR MATERIAL SCHEDULE | | |
|----------------------------------|---------------------|---|
| BUILDING MATERIAL | MATERIAL | COLOR |
| PANELS, BALCONY DECKS, CANOPIES | COMPOSITE | REDWOOD |
| HORIZONTAL SIDING A | COMPOSITE | SW7047 PORPOISE |
| HORIZONTAL SIDING B | COMPOSITE | SW7046 - ANONYMOUS |
| FREIZE, & WINDOW TRIM BOARDS | COMPOSITE | MATCH WITH SIDING A |
| FASCIA | ALUM. WRAPPED | MATCH WITH SIDING A |
| MASONRY VENEER | BRICK VENEER | ENDICOTT DESERT IRONSPOT LIGHT VELOUR MODULAR |
| MASONRY VENEER | STONE VENEER | NATURAL STONE VENEERS, INC. - BRADFORD |
| CAST STONE SILLS & HEADS & BANDS | CAST STONE | EDWARDS CAST STONE - 18-018 |
| WINDOWS | VINYL | DARK BRONZE |
| RAILING | ALUMINUM | DARK BRONZE |
| ENTRY DOORS | ALUMINUM STOREFRONT | DARK BRONZE |
| UNIT ENTRY DOORS | FIBERGLASS | DARK BRONZE |
| AWNINGS | FABRIC | BLACK |



BUILDING A - NORTH ELEVATION
 1/8" = 1'-0"

2901 University Ave.
 Madison, WI
 January 4, 2018



| EXTERIOR MATERIAL SCHEDULE | | |
|----------------------------------|---------------------|---|
| BUILDING MATERIAL | MATERIAL | COLOR |
| PANELS, BALCONY DECKS, CANOPIES | COMPOSITE | REDWOOD |
| HORIZONTAL SIDING A | COMPOSITE | SW7047 PORPOISE |
| HORIZONTAL SIDING B | COMPOSITE | SW7046 - ANONYMOUS |
| FREIZE & WINDOW TRIM BOARDS | COMPOSITE | MATCH WITH SIDING A |
| FASCIA | ALUM. WRAPPED | MATCH WITH SIDING A |
| MASONRY VENEER | BRICK VENEER | ENDICOTT DESERT IRONSPOT LIGHT VELOUR MODULAR |
| MASONRY VENEER | STONE VENEER | NATURAL STONE VENEERS, INC. - BRADFORD |
| CAST STONE SILLS & HEADS & BANDS | CAST STONE | EDWARDS CAST STONE - 18-018 |
| WINDOWS | VINYL | DARK BRONZE |
| RAILING | ALUMINUM | DARK BRONZE |
| ENTRY DOORS | ALUMINUM STOREFRONT | DARK BRONZE |
| UNIT ENTRY DOORS | FIBERGLASS | DARK BRONZE |
| AWNINGS | FABRIC | BLACK |



1 BUILDINGS A & B - EAST ELEVATION
 A-2.3 1/8" = 1'-0"

2901 University Ave.
 Madison, WI
 January 4, 2018



| EXTERIOR MATERIAL SCHEDULE | | |
|----------------------------------|---------------------|---|
| BUILDING MATERIAL | MATERIAL | COLOR |
| PANELS, BALCONY DECKS, CANOPIES | COMPOSITE | REDWOOD |
| HORIZONTAL SIDING A | COMPOSITE | SW7047 PORPOISE |
| HORIZONTAL SIDING B | COMPOSITE | SW7046 - ANONYMOUS |
| FREIZE, & WINDOW TRIM BOARDS | COMPOSITE | MATCH WITH SIDING A |
| FASCIA | ALUM. WRAPPED | MATCH WITH SIDING A |
| MASONRY VENEER | BRICK VENEER | ENDICOTT DESERT IRONSPOT LIGHT VELOUR MODULAR |
| MASONRY VENEER | STONE VENEER | NATURAL STONE VENEERS, INC. - BRADFORD |
| CAST STONE SILLS & HEADS & BANDS | CAST STONE | EDWARDS CAST STONE - 18-018 |
| WINDOWS | VINYL | DARK BRONZE |
| RAILING | ALUMINUM | DARK BRONZE |
| ENTRY DOORS | ALUMINUM STOREFRONT | DARK BRONZE |
| UNIT ENTRY DOORS | FIBERGLASS | DARK BRONZE |
| AWNINGS | FABRIC | BLACK |



1 BUILDING A - SOUTH ELEVATION
 A-2.1 1/8" = 1'-0"

2901 University Ave.
 Madison, WI
 January 4, 2018



| EXTERIOR MATERIAL SCHEDULE | | |
|----------------------------------|---------------------|---|
| BUILDING MATERIAL | MATERIAL | COLOR |
| PANELS, BALCONY DECKS, CANOPIES | COMPOSITE | REDWOOD |
| HORIZONTAL SIDING A | COMPOSITE | SW7047 PORPOISE |
| HORIZONTAL SIDING B | COMPOSITE | SW7046 - ANONYMOUS |
| FREIZE, & WINDOW TRIM BOARDS | COMPOSITE | MATCH WITH SIDING A |
| FASCIA | ALUM. WRAPPED | MATCH WITH SIDING A |
| MASONRY VENEER | BRICK VENEER | ENDICOTT DESERT IRONSPOT LIGHT VELOUR MODULAR |
| MASONRY VENEER | STONE VENEER | NATURAL STONE VENEERS, INC. - BRADFORD |
| CAST STONE SILLS & HEADS & BANDS | CAST STONE | EDWARDS CAST STONE - 18-018 |
| WINDOWS | VINYL | DARK BRONZE |
| RAILING | ALUMINUM | DARK BRONZE |
| ENTRY DOORS | ALUMINUM STOREFRONT | DARK BRONZE |
| UNIT ENTRY DOORS | FIBERGLASS | DARK BRONZE |
| AWNINGS | FABRIC | BLACK |



1 BUILDINGS A & B - WEST ELEVATION
A-2.4 1/8" = 1'-0"

2901 University Ave.
Madison, WI
January 4, 2018





1 BUILDING B - SOUTH ELEVATION
A-2.5 1/8" = 1'-0"



2 BUILDING B - NORTH ELEVATION
A-2.5 1/8" = 1'-0"

| EXTERIOR MATERIAL SCHEDULE | | |
|----------------------------------|---------------------|---|
| BUILDING MATERIAL | MATERIAL | COLOR |
| PANELS, BALCONY DECKS, CANOPIES | COMPOSITE | REDWOOD |
| HORIZONTAL SIDING A | COMPOSITE | SW7047 PORPOISE |
| HORIZONTAL SIDING B | COMPOSITE | SW7046 - ANONYMOUS |
| FREIZE, & WINDOW TRIM BOARDS | COMPOSITE | MATCH WITH SIDING A |
| FASCIA | ALUM. WRAPPED | MATCH WITH SIDING A |
| MASONRY VENEER | BRICK VENEER | ENDICOTT DESERT IRONSPOT LIGHT VELOUR MODULAR |
| MASONRY VENEER | STONE VENEER | NATURAL STONE VENEERS, INC. - BRADFORD |
| CAST STONE SILLS & HEADS & BANDS | CAST STONE | EDWARDS CAST STONE - 18-018 |
| WINDOWS | VINYL | DARK BRONZE |
| RAILING | ALUMINUM | DARK BRONZE |
| ENTRY DOORS | ALUMINUM STOREFRONT | DARK BRONZE |
| UNIT ENTRY DOORS | FIBERGLASS | DARK BRONZE |
| AWNINGS | FABRIC | BLACK |

TYPICAL MATERIALS

- COMPOSITE TRIM
- COMPOSITE HORIZONTAL SIDING A
- COMPOSITE CANOPIES
- COMPOSITE TRIM TO MATCH WINDOW
- VINYL WINDOWS
- STONE VENEER
- COMPOSITE POSTS & CANOPY
- COMPOSITE TRIM TO MATCH WINDOW
- CAST STONE HEADS, SILLS & BANDS

2901 University Ave.
Madison, WI
January 4, 2018

