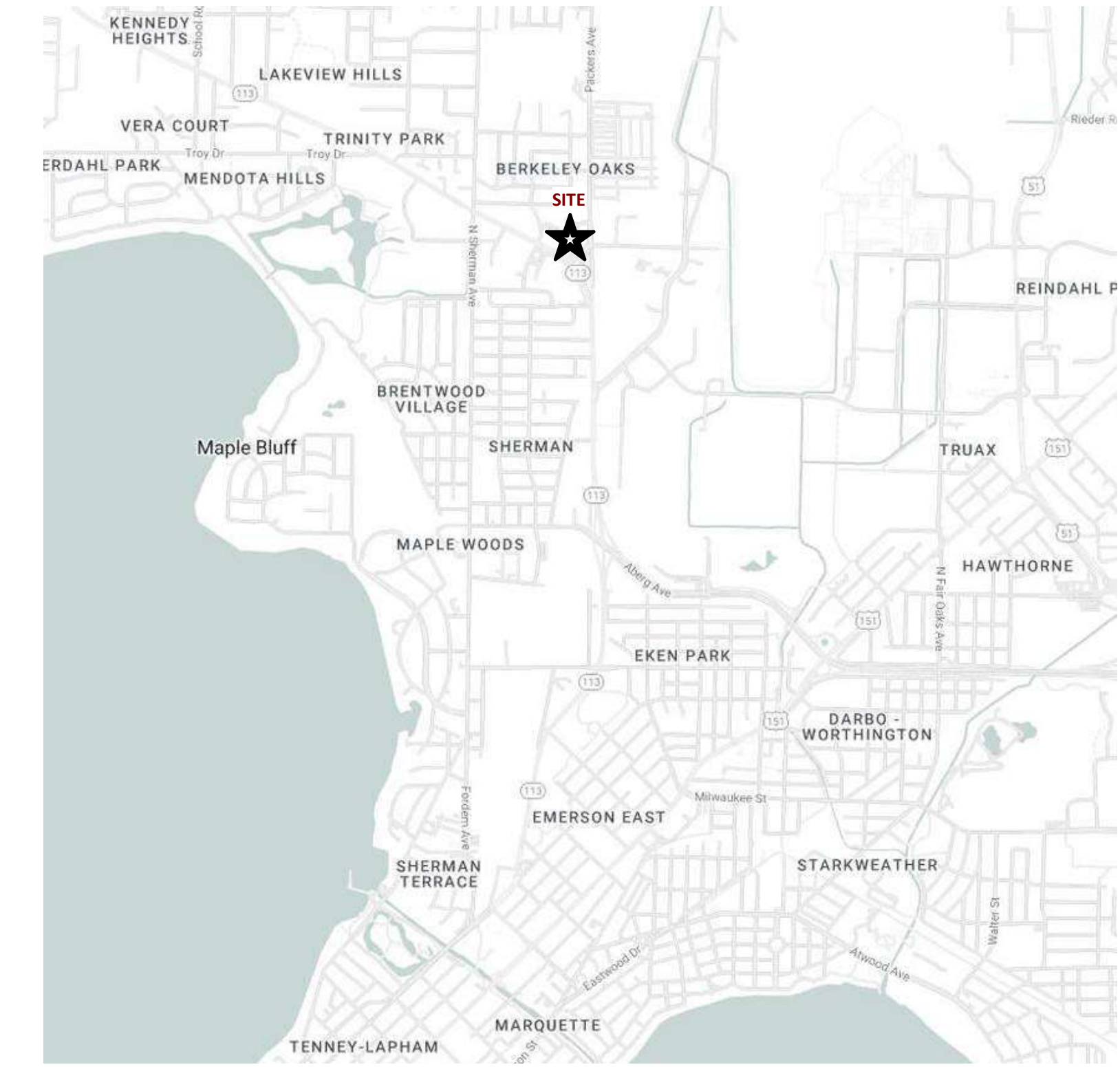


# Northshore Londonderry

## 2001 Londonderry Drive Madison, WI

4 STORY MULTIFAMILY APARTMENT WITH ONE LEVEL OF UNDERGROUND PARKING  
105 APARTMENT UNITS WITH 109 ENCLOSED PARKING STALLS FOR RESIDENTIAL USE



### SHEET INDEX

PROJECT NUMBER: 2245

2024.07.15 LUA SUBMITTAL

- G000 - Cover Sheet / Sheet Index
- C-1.1 - Architectural Site Plan
- C-2.1 - Site Lighting Plan
- C-3.1 - Site Coverage Plan
- C-4.1 - Site Fire Access Plan
- C100 - Existing Conditions
- C200 - Demolition Plan
- C300 - Site Plan
- C400 - Grading and Erosion Control Plan
- C500 - Utility Plan
- L-100 - Landscape Plan
- A-1.0 - Basement Plan
- A-1.1 - First Floor Plan
- A-1.2 - Second Floor Plan
- A-1.3 - Third Floor Plan
- A-1.4 - Fourth Floor Plan
- A-1.5 - Roof Plan
- A-2.1 - Exterior Elevations
- A-2.2 - Exterior Elevations
- A-2.3 - Colored Exterior Elevations
- A-2.4 - Colored Exterior Elevations
- Renderings

SHEET NUMBER  
**G000**





KEYED PLAN NOTES	
①	ACCESSIBLE ROUTE - 5% RUNNING SLOPE / 2% CROSS SLOPE MAXIMUM.
②	NOT USED
③	ACCESSIBLE PARKING STALL - MAXIMUM 2% SLOPE IN ALL DIRECTIONS; MOUNT ACCESSIBLE PARKING SIGN @ 60" HIGH TO BOTTOM OF SIGN.
④	STOP SIGN - MOUNT @ 7' HIGH TO BOTTOM OF SIGN
⑤	10' VISION TRIANGLE - NO VISUAL OBSTRUCTIONS BETWEEN 30" AND 10' IN HEIGHT WITHIN HATCHED AREA.
⑥	CLASS III DRIVEWAY APPROACH IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS
⑦	2' VEHICLE OVERHANG
⑧	2' BICYCLE OVERHANG
⑨	GUEST BIKE PARKING STALLS
⑩	LINE OF GARAGE FOUNDATION WALL BELOW
⑪	TRANSFORMER ON CONCRETE PAD
⑫	EXISTING TREE TO REMAIN
⑬	SITE LIGHTING FIXTURE

- GENERAL NOTES:**
- THE APPLICANT SHALL REPLACE ALL SIDEWALK AND CURB AND GUTTER THAT ABUTS THE PROPERTY THAT 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 ON CITY STREETS, AND ADJACENT TO THIS DEVELOPMENT SHALL BE RESTORED IN ACCORDANCE WITH THE CITY OF MADISON'S PAVEMENT PATCHING CRITERIA.
  - ALL PROPOSED STREET TREE REMOVALS WITHIN THE RIGHT OF WAY SHALL BE REVIEWED BY CITY FORESTRY BEFORE THE PLAN COMMISSION MEETING. STREET TREE REMOVALS REQUIRE APPROVAL AND A TREE REMOVAL PERMIT ISSUED BY CITY FORESTRY. ANY STREET TREE REMOVALS REQUESTED AFTER THE DEVELOPMENT PLAN IS APPROVED BY THE PLAN COMMISSION OR THE BOARD OF PUBLIC WORKS AND CITY FORESTRY WILL REQUIRE A MINIMUM OF A 72-HOUR REVIEW PERIOD WHICH SHALL INCLUDE THE NOTIFICATION OF THE ALDERPERSON WITHIN WHOSE DISTRICT IS AFFECTED BY THE STREET TREE REMOVAL(S) PRIOR TO A TREE REMOVAL PERMIT BEING ISSUED.
  - AS DEFINED BY THE SECTION 107.13 (G) OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (WEBSITE: CITYOFMADISON.COM/BUSINESS/PWSPECS.CFM) ADDRESSES SOIL COMPACTION NEAR STREET TREES AND SHALL BE FOLLOWED BY CONTRACTOR. THE STORAGE OF PARKED VEHICLES, CONSTRUCTION EQUIPMENT, BUILDING MATERIALS, EXCAVATED SPILLS OR DUMPING OF POISONOUS MATERIALS ON OR AROUND TREES AND ROOTS WITHIN FIVE (5) FEET OF THE TREE OR WITHIN THE PROTECTION ZONE IS PROHIBITED.
  - CONTRACTOR SHALL TAKE PRECAUTIONS DURING CONSTRUCTION TO NOT DISFIGURE, SCAR, OR IMPAIR THE HEALTH OF ANY STREET TREE. CONTRACTOR SHALL OPERATE EQUIPMENT IN A MANNER AS TO NOT DAMAGE THE BRANCHES OF THE STREET TREE(S). THIS MAY REQUIRE USING SMALLER EQUIPMENT AND LOADING AND UNLOADING MATERIALS IN A DESIGNATED SPACE AWAY FROM TREES ON THE CONSTRUCTION SITE. ANY DAMAGE OR INJURY TO EXISTING STREET TREES (EITHER ABOVE OR BELOW GROUND) SHALL BE REPORTED IMMEDIATELY TO CITY FORESTRY AT 266-4816. PENALTIES AND REMEDIATION SHALL BE REQUIRED.
  - SECTION 107.13 (G) OF CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (WEBSITE: CITYOFMADISON.COM/BUSINESS/PWSPECS.CFM) ADDRESSES SOIL COMPACTION NEAR STREET TREES AND SHALL BE FOLLOWED BY CONTRACTOR. THE STORAGE OF PARKED VEHICLES, CONSTRUCTION EQUIPMENT, BUILDING MATERIALS, EXCAVATED SPILLS OR DUMPING OF POISONOUS MATERIALS ON OR AROUND TREES AND ROOTS WITHIN FIVE (5) FEET OF THE TREE OR WITHIN THE PROTECTION ZONE IS PROHIBITED.
  - ON THIS PROJECT, STREET TREE PROTECTION ZONE FENCING IS REQUIRED. THE FENCING SHALL BE ERRECTED BEFORE THE DEMOLITION, GRADING OR CONSTRUCTION BEGINS. THE FENCE SHALL INCLUDE THE ENTIRE WIDTH OF TERRACE AND EXTEND AT LEAST 3 FEET ON BOTH SIDES OF THE OUTSIDE EDGE OF THE TREE TRUNK. DO NOT REMOVE THE FENCING TO ALLOW FOR DELIVERIES OR EQUIPMENT ACCESS THROUGH THE TREE PROTECTION ZONE.
  - STREET TREE PRUNING SHALL BE COORDINATED WITH MADISON FORESTRY AT A MINIMUM OF TWO WEEKS PRIOR TO THE START OF CONSTRUCTION FOR THIS PROJECT. ALL PRUNING SHALL FOLLOW THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) A300 - PART 1 STANDARDS FOR PRUNING.
  - AT LEAST ONE WEEK PRIOR TO STREET TREE PLANTING, CONTRACTOR SHALL CONTACT CITY FORESTRY AT (608) 266-4816 TO SCHEDULE INSPECTION AND APPROVAL OF NURSERY TREE STOCK AND REVIEW PLANTING SPECIFICATIONS WITH THE LANDSCAPER.
  - APPROVAL OF PLANS FOR THIS PROJECT DOES NOT INCLUDE ANY APPROVAL TO PRUNE, REMOVE, OR PLANT TREES IN THE PUBLIC RIGHT-OF-WAY. PERMISSION FOR SUCH ACTIVITIES MUST BE OBTAINED FROM THE CITY FORESTER (266-4816).
  - THE PUBLIC RIGHT-OF-WAY IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME. NO ITEMS SHOWN ON THIS SITE PLAN IN THE RIGHT-OF-WAY ARE PERMANENT AND MAY NEED TO BE REMOVED AT THE APPLICANTS EXPENSE UPON NOTIFICATION BY THE CITY.

**SITE DEVELOPMENT DATA:**

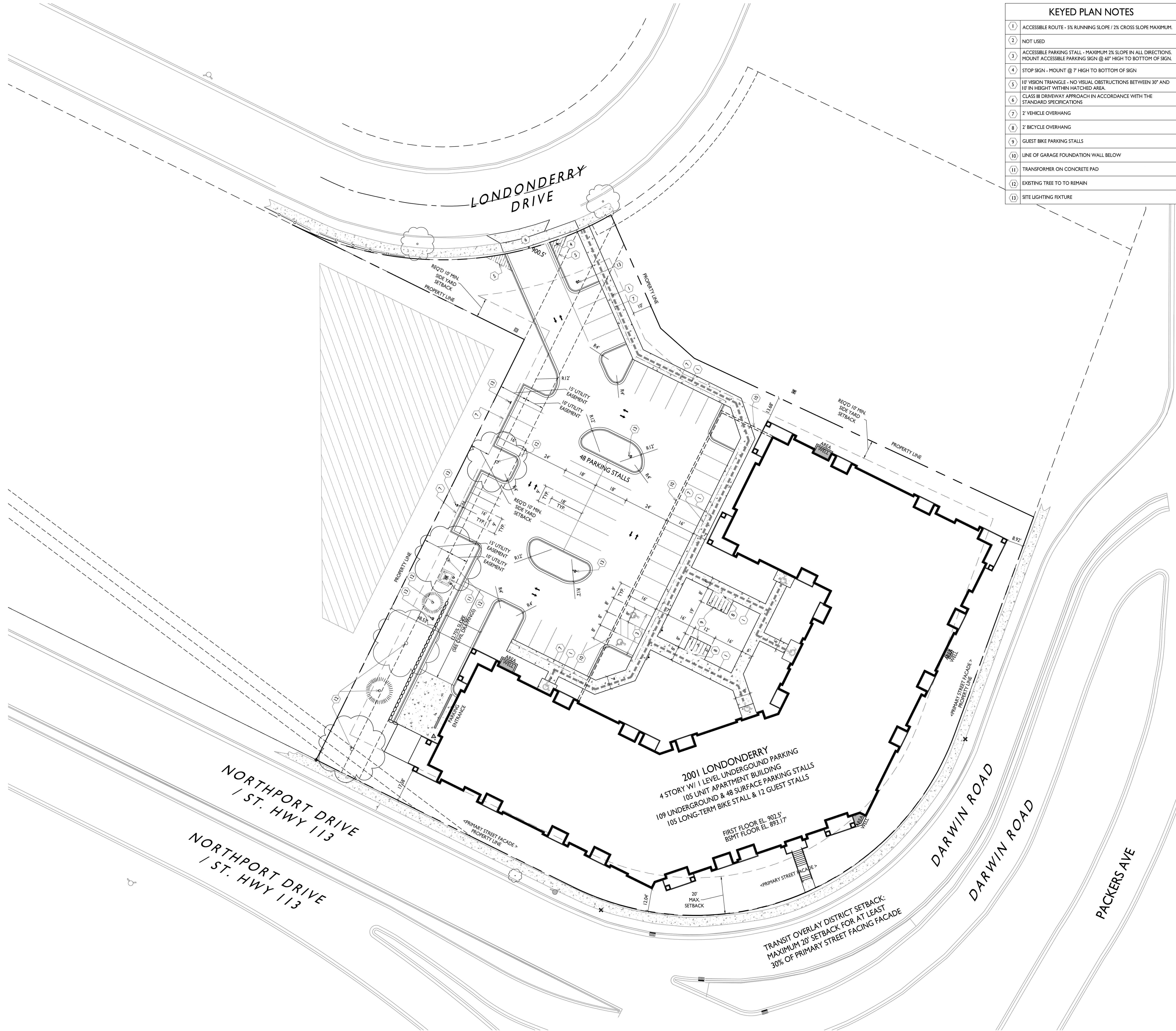
ZONING	CC-T
DENSITIES:	
LOT AREA	83,698 S.F./1.92 ACRES
DWELLING UNITS	105 UNITS
LOT AREA / D.U.	797 S.F./D.U.
DENSITY	55 UNITS/ACRE
LOT COVERAGE	53,309 S.F. (64%)
USABLE OPEN SPACE	25,009 S.F. (238 S.F./UNIT)
BUILDING HEIGHT	4 STORIES
GROSS AREA	153,450 S.F.
DWELLING UNIT MIX:	
STUDIO	16
ONE BEDROOM	35
ONE BEDROOM + DEN	10
TWO BEDROOM	44
TOTAL DWELLING UNITS	105
VEHICLE PARKING STALLS:	
UNDERGROUND GARAGE	109
SURFACE	48
TOTAL	157
EV PARKING STALLS (STRUCTURED PARKING STALLS):	
INSTALLED	2
READY	16
TOTAL	18
BICYCLE PARKING:	
GARAGE	105 (90 F.M. + 15 W.M.)
SURFACE - GUESTS	12
TOTAL	117

**BIKE RACKS**

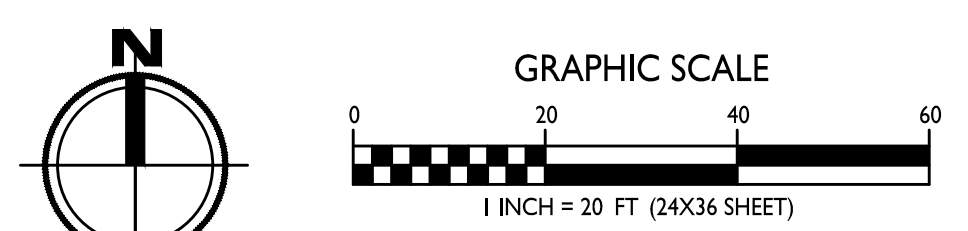
**TYPE A**  
INTERIOR & EXTERIOR FLOOR MOUNTED; "INVERTED U" TYPE; MADRAX UX OR SARIS BIKE DOCK

**TYPE B**  
INTERIOR FLOOR MOUNTED; MADRAX SPARTAN RACK OR SARIS CITY BIKE RACK

**TYPE C**  
INTERIOR WALL MOUNTED; MADRAX VERTICAL RACK OR SARIS BIKE TRACK



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



ISSUED

PROJECT TITLE  
**Northshore  
Londonderry**

2001 Londonderry  
Madison, WI  
SHEET TITLE  
**Site Plan**

SHEET NUMBER

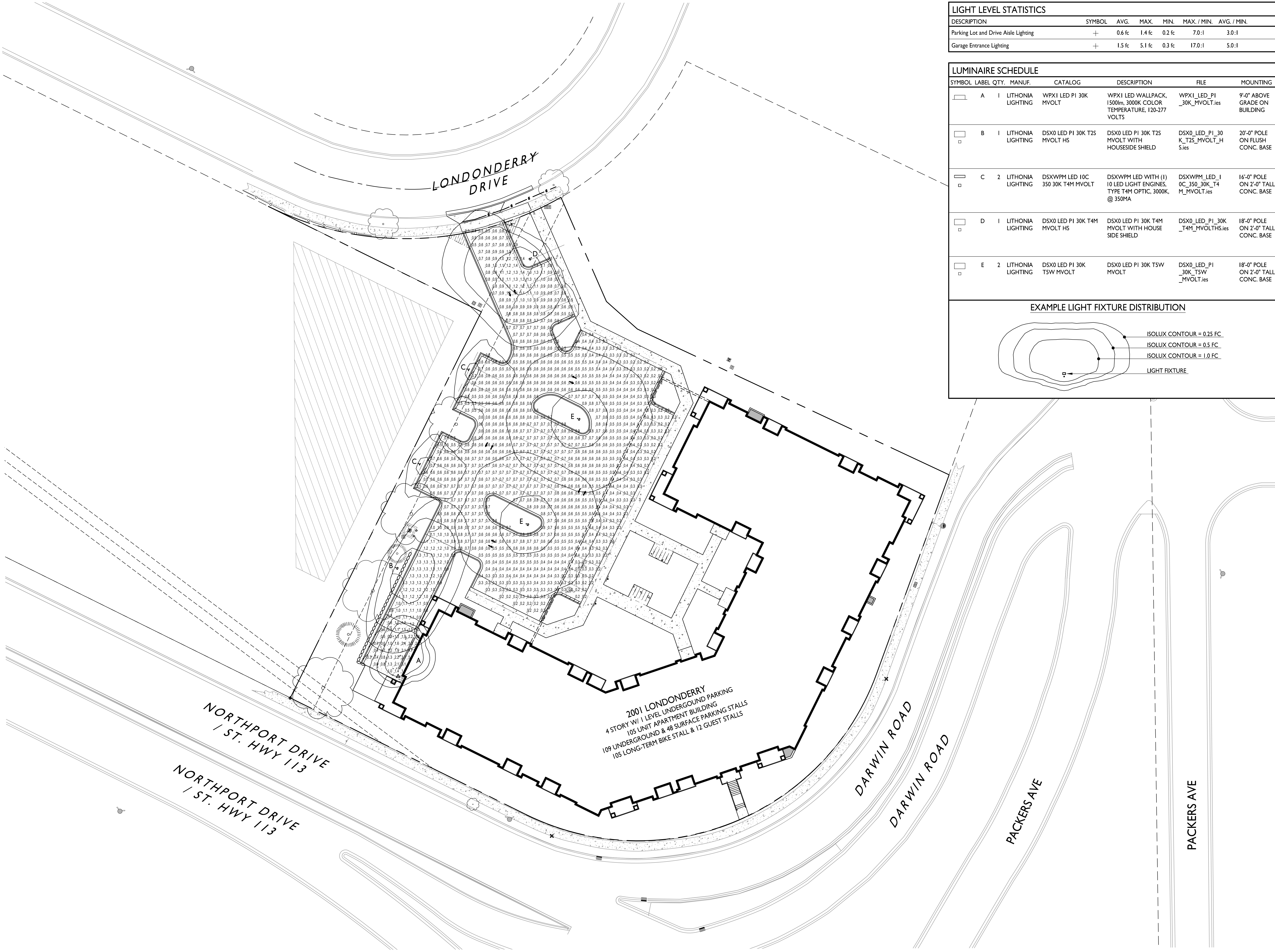
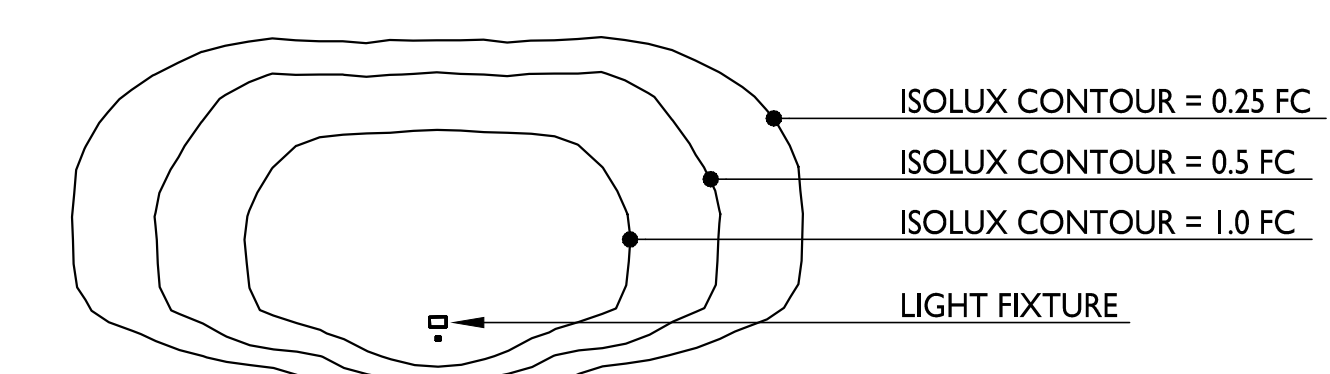
**C-1.1**  
PROJECT NO. **2245**  
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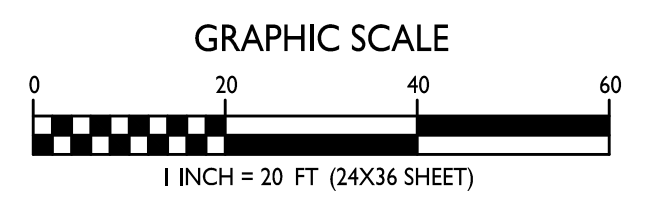
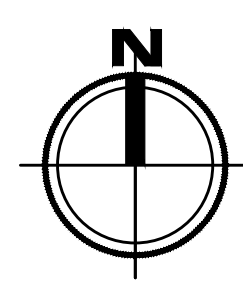
LIGHT LEVEL STATISTICS						
DESCRIPTION	SYMBOL	AVG.	MAX.	MIN.	MAX. / MIN.	AVG. / MIN.
Parking Lot and Drive Aisle Lighting	+	0.6 fc	1.4 fc	0.2 fc	7.0:1	3.0:1
Garage Entrance Lighting	+	1.5 fc	5.1 fc	0.3 fc	17.0:1	5.0:1

LUMINAIRE SCHEDULE							
SYMBOL	LABEL	QTY.	MANUF.	CATALOG	DESCRIPTION	FILE	MOUNTING
⊞	A	1	LITHONIA LIGHTING	WPX1 LED P1 30K MVOLT	WPX1 LED WALLPACK, 1500lm, 3000K COLOR TEMPERATURE, 120-277 VOLTS	WPX1_LED_P1_30K_MVOLT.ies	9'-0" ABOVE GRADE ON BUILDING
⊞	B	1	LITHONIA LIGHTING	DSX0 LED P1 30K T2S MVOLT HS	DSX0 LED P1 30K T2S MVOLT WITH HOUSESIDE SHIELD	DSX0_LED_P1_30K_T2S_MVOLT_HS.ies	20'-0" POLE ON FLUSH CONC. BASE
⊞	C	2	LITHONIA LIGHTING	DSXWPM LED I0C 350 30K T4M MVOLT	DSXWPM LED WITH (1) 10 LED LIGHT ENGINES, TYPE T4M OPTIC, 3000K, @ 350MA	DSXWPM_LED_I0C_350_30K_T4M_MVOLT.ies	16'-0" POLE ON 2'-0" TALL CONC. BASE
⊞	D	1	LITHONIA LIGHTING	DSX0 LED P1 30K T4M MVOLT HS	DSX0 LED P1 30K T4M MVOLT WITH HOUSE SIDE SHIELD	DSX0_LED_P1_30K_T4M_MVOLT_HS.ies	18'-0" POLE ON 2'-0" TALL CONC. BASE
⊞	E	2	LITHONIA LIGHTING	DSX0 LED P1 30K T5W MVOLT	DSX0 LED P1 30K T5W MVOLT	DSX0_LED_P1_30K_T5W_MVOLT.ies	18'-0" POLE ON 2'-0" TALL CONC. BASE

EXAMPLE LIGHT FIXTURE DISTRIBUTION



**SITE LIGHTING PLAN**  
C-2.1  
1" = 20'-0"



ISSUED

PROJECT TITLE  
Northshore Londonderry

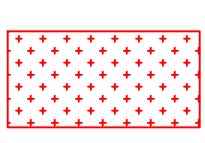
2001 Londonderry  
Madison, WI  
SHEET TITLE  
Site Lighting Plan

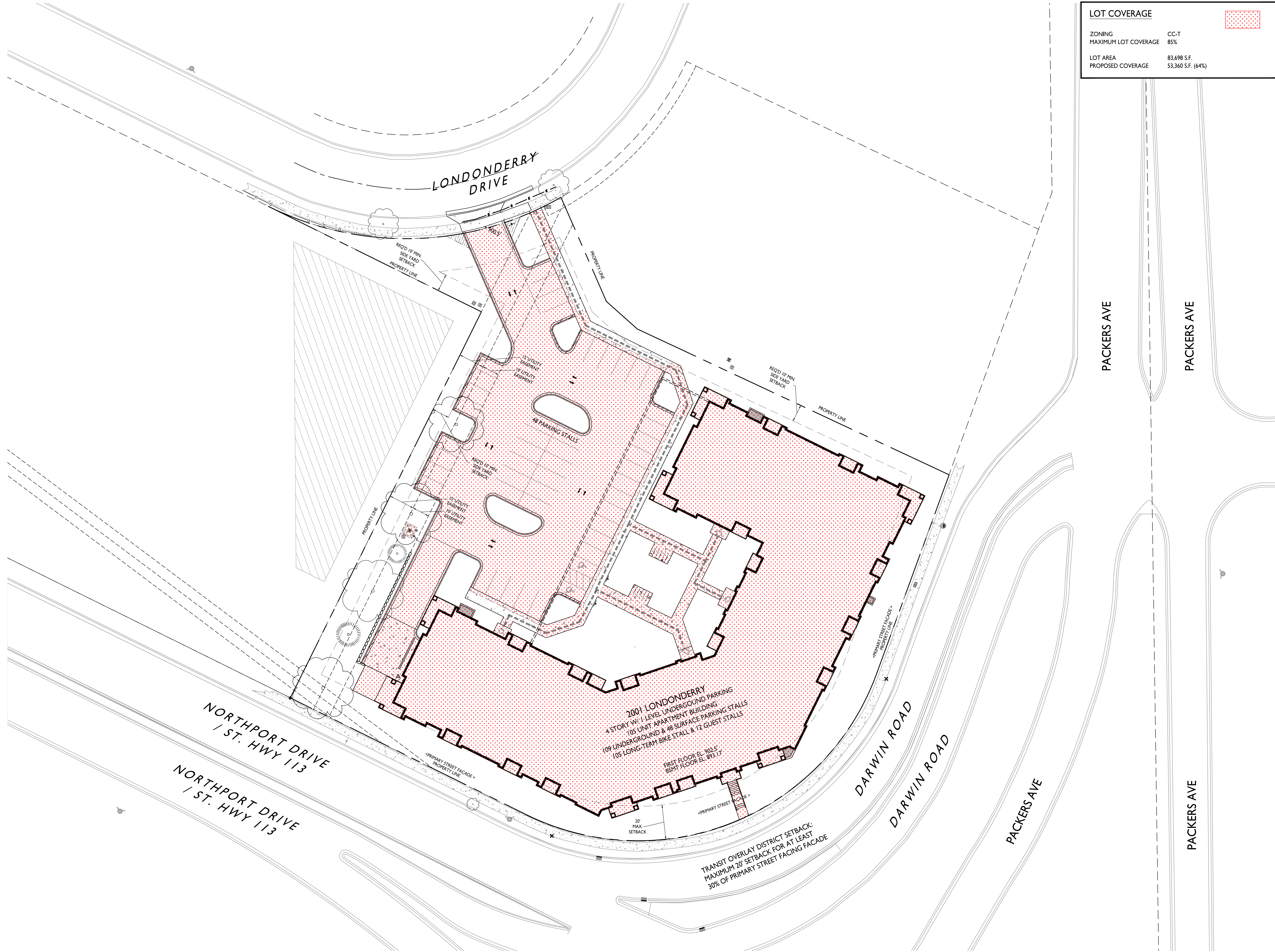
SHEET NUMBER

**C-2.1**

PROJECT NO. 2245  
© Knothe & Bruce Architects, LLC



<b>LOT COVERAGE</b>		
ZONING	CC-T	
MAXIMUM LOT COVERAGE	85%	
LOT AREA	83,698 S.F.	
PROPOSED COVERAGE	53,360 S.F. (64%)	



ISSUED

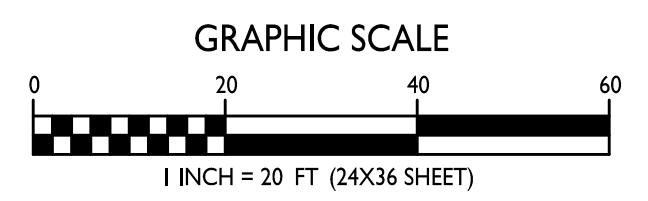
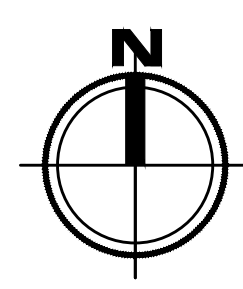
PROJECT TITLE  
Northshore  
Londonderry

2001 Londonderry  
Madison, WI  
SHEET TITLE  
Site Coverage Plan

SHEET NUMBER

**C-3.1**  
PROJECT NO. 2245  
© Knothe & Bruce Architects, LLC

**SITE COVERAGE PLAN**  
C-3.1 1" = 20'-0"





**City of Madison Fire Department**  
 314 W Dayton Street, Madison, WI 53703  
 Phone: 608-266-4420 • Fax: 608-267-1100 • E-mail: fire@cityofmadison.com

Project Address: 2001 Londonderry Drive  
 Contact Name & Phone #: Greg Held 608-836-3690

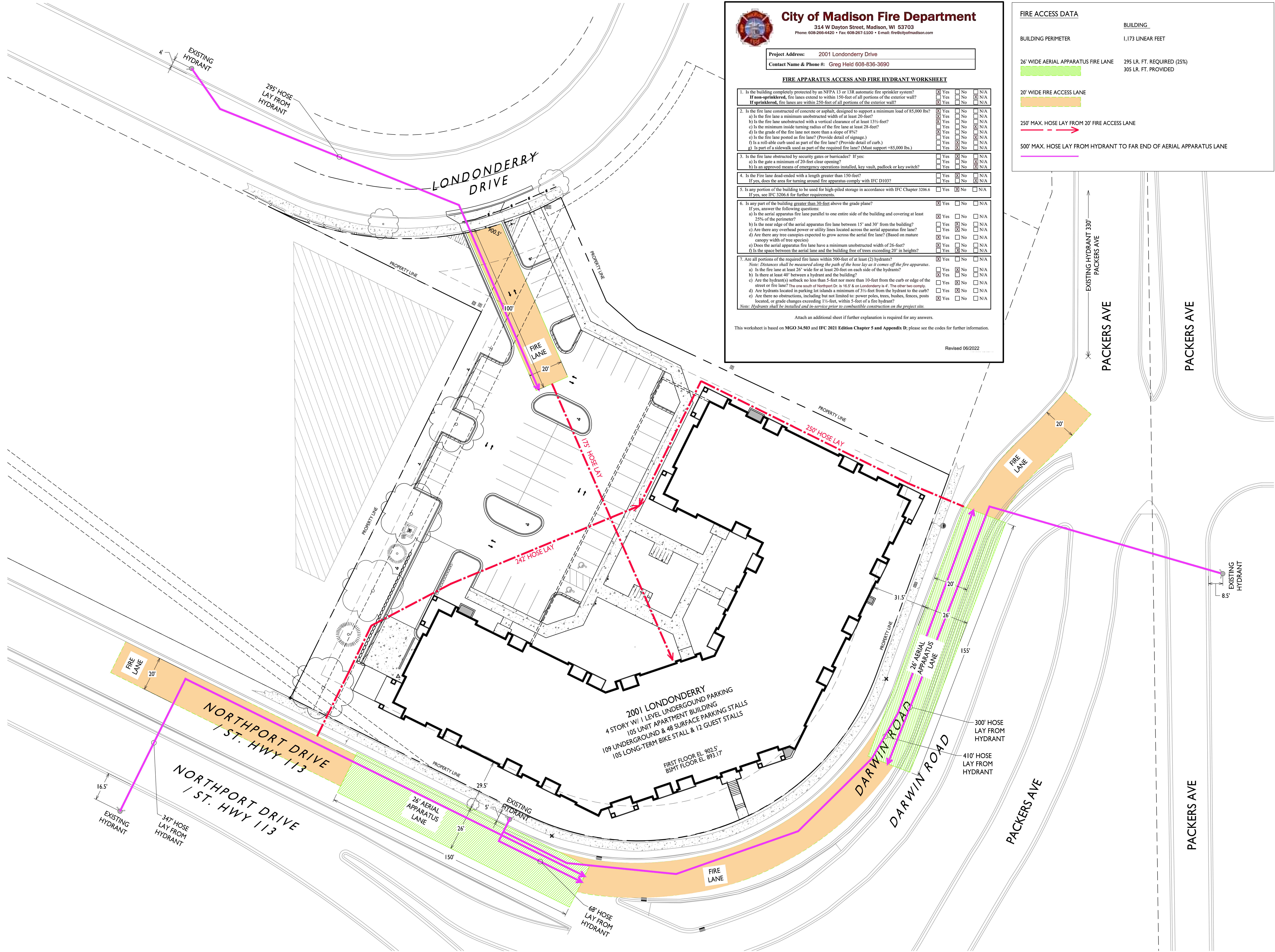
**FIRE APPARATUS ACCESS AND FIRE HYDRANT WORKSHEET**

1. Is the building completely protected by an NFPA 13 or 13R automatic fire sprinkler system? If non-sprinklered, fire lanes extend to within 150-feet of all portions of the exterior wall? If sprinklered, fire lanes are within 250-feet of all portions of the exterior wall?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
2. Is the fire lane constructed of concrete or asphalt, designed to support a minimum load of 85,000 lbs? a) Is the fire lane a minimum unobstructed width of at least 20-feet? b) Is the fire lane unobstructed with a vertical clearance of at least 13½-feet? c) Is the minimum inside turning radius of the fire lane at least 28-feet? d) Is the grade of the fire lane not more than a slope of 8%? e) Is the fire lane posted as fire lane? (Provide detail of signage.) f) Is a roll-able curb used as part of the fire lane? (Provide detail of curb.) g) Is part of a sidewalk used as part of the required fire lane? (Must support +85,000 lbs.)	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
3. Is the fire lane obstructed by security gates or barricades? If yes: a) Is the gate a minimum of 20-feet clear opening? b) Is an approved means of emergency operations installed, key vault, padlock or key switch?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
4. Is the fire lane dead-ended with a length greater than 150-feet? If yes, does the area for turning around fire apparatus comply with IFC D103?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
5. Is any portion of the building to be used for high-piled storage in accordance with IFC Chapter 3206.6 If yes, see IFC 3206.6 for further requirements.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
6. Is any part of the building greater than 30-feet above the grade plane? If yes, answer the following questions: a) Is the aerial apparatus fire lane parallel to one entire side of the building and covering at least 25% of the perimeter? b) Is the near edge of the aerial apparatus fire lane between 15' and 30' from the building? c) Are there any overhead power or utility lines located across the aerial apparatus fire lane? d) Are there any tree canopies expected to grow across the aerial fire lane? (Based on mature canopy width of tree species) e) Does the aerial apparatus fire lane have a minimum unobstructed width of 26-feet? f) Is the space between the aerial lane and the building free of trees exceeding 20' in heights?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A
7. Are all portions of the required fire lanes within 500-feet of at least (2) hydrants? Note: Distances shall be measured along the path of the hose lay as it comes off the fire apparatus. a) Is the fire lane at least 26' wide for at least 20-feet on each side of the hydrants? b) Is there at least 40' between a hydrant and the building? c) Are the hydrant(s) setback no less than 5-feet nor more than 10-feet from the curb or edge of the street or fire lane? The one south of Northport Dr. is 16.5' & on Londonderry is 4'. The other two comply. d) Are hydrants located in parking lot islands a minimum of 3½-feet from the hydrant to the curb? e) Are there no obstructions, including but not limited to: power poles, trees, bushes, fences, posts located, or grade changes exceeding 1½-feet, within 5-feet of a fire hydrant? Note: Hydrants shall be installed and in-service prior to combustible construction on the project site.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> N/A

Attach an additional sheet if further explanation is required for any answers.  
 This worksheet is based on MGO 34.503 and IFC 2021 Edition Chapter 5 and Appendix D; please see the codes for further information.  
 Revised 06/2022

**FIRE ACCESS DATA**

BUILDING PERIMETER	1,173 LINEAR FEET
26' WIDE AERIAL APPARATUS FIRE LANE	295 LR. FT. REQUIRED (25%) 305 LR. FT. PROVIDED
20' WIDE FIRE ACCESS LANE	
250' MAX. HOSE LAY FROM 20' FIRE ACCESS LANE	
500' MAX. HOSE LAY FROM HYDRANT TO FAR END OF AERIAL APPARATUS LANE	



**SITE FIRE ACCESS PLAN**  
 1" = 20'-0"

GRAPHIC SCALE  
 0 20 40 60  
 1 INCH = 20 FT (24X36 SHEET)

ISSUED

PROJECT TITLE  
 Northshore  
 Londonderry

2001 Londonderry  
 Madison, WI  
 SHEET TITLE  
 Site Fire Access  
 Plan

SHEET NUMBER

**C-4.1**

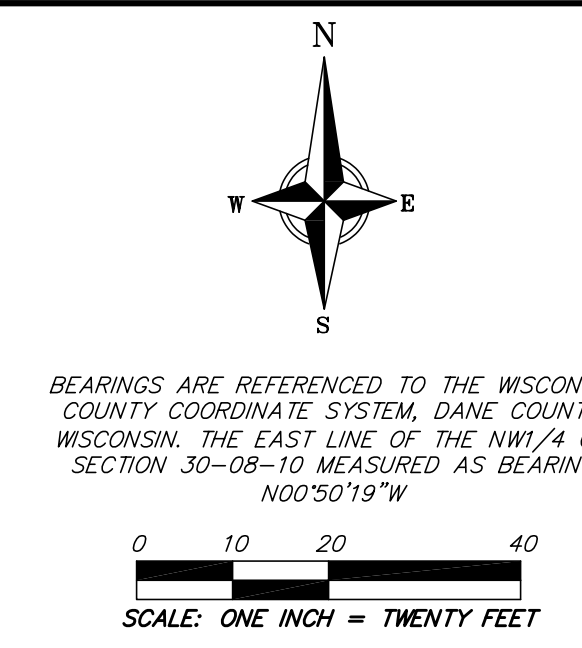
PROJECT NO. 2245  
 © Knothe & Bruce Architects, LLC





THE LOCATION OF EXISTING UTILITIES, BOTH UNDERGROUND AND OVERHEAD ARE APPROXIMATE ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL EXISTING UTILITIES WHETHER SHOWN ON THESE PLANS OR NOT, BEFORE COMMENCING WORK, AND SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.

CALL DIGGER'S HOTLINE  
1-800-242-8511



**SURVEYED FOR:**  
Northshore Rentals, LLC  
3314 Packers Avenue  
Madison, WI 53704

**SURVEYED BY:**  
Vierbicher Associates, Inc.  
By: Baba M. Rozic  
600 W. Virginia St,  
Suite 601  
Milwaukee, WI 53204  
(262) 408-5564  
broz@vierbicher.com

- SURVEY LEGEND**
- PUBLIC LAND CORNER AS NOTED
  - ⊙ BENCHMARK
  - ⊙ FOUND 1" Ø IRON PIPE
  - ⊙ FOUND 2" Ø IRON PIPE
  - ⊙ SET 3/4" Ø IRON ROD
  - ▲ GENERAL CONTROL POINT

- TOPOGRAPHIC SYMBOL LEGEND**
- EXISTING BOLLARD
  - ⊙ EXISTING FLAG POLE
  - ⊙ EXISTING POST
  - ⊙ EXISTING SIGN (TYPE NOTED)
  - ⊙ EXISTING CURB INLET
  - ⊙ EXISTING FIELD INLET
  - ⊙ EXISTING ROOF DRAIN CLEANOUT
  - ⊙ EXISTING ROOF DRAIN
  - ⊙ EXISTING STORM MANHOLE
  - ⊙ EXISTING SANITARY CLEANOUT
  - ⊙ EXISTING SANITARY MANHOLE
  - ⊙ EXISTING FIRE HYDRANT
  - ⊙ EXISTING FIRE DEPARTMENT CONNECTION
  - ⊙ EXISTING WATER MAIN VALVE
  - ⊙ EXISTING CURB STOP
  - ⊙ EXISTING GAS METER
  - ⊙ EXISTING AIR CONDITIONING PEDESTAL
  - ⊙ EXISTING DOWN GUY
  - ⊙ EXISTING ELECTRIC RECTANGULAR MANHOLE
  - ⊙ EXISTING TRANSFORMER
  - ⊙ EXISTING GUY POLE
  - ⊙ EXISTING LIGHT POLE
  - ⊙ EXISTING GENERIC LIGHT
  - ⊙ EXISTING TV RECTANGULAR MANHOLE
  - ⊙ EXISTING TV PEDESTAL
  - ⊙ EXISTING TELEPHONE PEDESTAL
  - ⊙ EXISTING UNIDENTIFIED UTILITY VAULT
  - ⊙ EXISTING HANDICAP PARKING
  - ⊙ EXISTING CONIFEROUS TREE
  - ⊙ EXISTING DECIDUOUS TREE
  - ⊙ EXISTING BORING

- TOPOGRAPHIC LINEWORK LEGEND**
- UT — UT — EXISTING UNDERGROUND CABLE TV
  - FO — FO — EXISTING FIBER OPTIC LINE
  - UT — UT — EXISTING UNDERGROUND TELEPHONE
  - RW — RW — EXISTING RETAINING WALL
  - CL — CL — EXISTING CHAIN LINK FENCE
  - WF — WF — EXISTING WOOD FENCE
  - G — G — EXISTING GAS LINE
  - OE — OE — EXISTING OVERHEAD ELECTRIC LINE
  - UE — UE — EXISTING UNDERGROUND ELECTRIC LINE
  - SAN — SAN — EXISTING SANITARY SEWER LINE (SIZE NOTED)
  - ST — ST — EXISTING STORM SEWER LINE (SIZE NOTED)
  - WM — WM — EXISTING WATER MAIN (SIZE NOTED)
  - 820 — 820 — EXISTING MAJOR CONTOUR
  - 818 — 818 — EXISTING MINOR CONTOUR
  - — — EXISTING EDGE OF PAVEMENT
  - EXISTING CONCRETE SURFACE
  - EXISTING ASPHALT SURFACE

**ADDITIONAL NOTES:**

- This survey is based upon field survey work completed on March 31, 2023. Any changes in site conditions after March 31, 2023 are not reflected by this survey.
- No attempt has been made as a part of this survey to obtain or show data concerning condition, or capacity of any utility or municipal/public service facility. For information regarding these utilities contact the appropriate agencies.
- Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, or ownership title evidence.
- Elevations and benchmarks are based upon NAVD83 Datum, 2018 Geoid.

**BENCHMARK TABLE:**

- ⊙ BENCHMARK #1 - ELEV. 59.88'; CROSS CUT IN HYDRANT NOZZLE IN NE QUADRANT OF W. WASHINGTON ST. & S. CESAR E. CHAVEZ DR.
- ⊙ BENCHMARK #2 - ELEV. 58.02'; CROSS CUT IN CONCRETE NEAR NORTH END OF VACATED ALLEY.

**LEGAL DESCRIPTION PER FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT NO. MGS-114554-MKE, EFFECTIVE DATE OF NOV. 07, 2022.**

LOT THREE (3) OF CERTIFIED SURVEY MAP NO. 6383 RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR DANE COUNTY, WISCONSIN ON APRIL 19, 1991, IN VOLUME 31 OF CERTIFIED SURVEY MAPS, PAGES 41 AND 42 AS DOCUMENT NO. 225898, SAID CERTIFIED SURVEY MAP BEING A REVISION OF LOTS 1, 2, 3, 4 AND 5 OF BLOCK 8, BRUNS SECOND ADDITION IN THE PART OF NORTHWEST 1/4 AND SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 30, RANGE 10 EAST, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

ADDRESS: 2001 LONDONDERRY DR.  
TAX KEY: 251/0810-302-1405-1

**GENERAL SURVEY NOTES:**

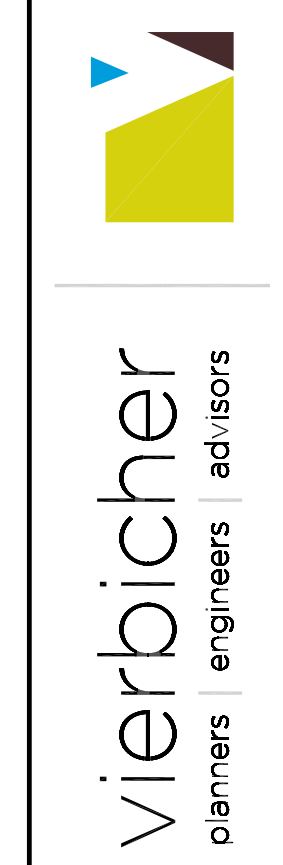
- This survey was prepared based upon information provided in the Title Commitment NCS-1065960-MAD, dated May 06, 2021 at 7:30 a.m. from First American Title Insurance Company National Commercial Services, 23 West Main Street, Suite 400, Madison, WI 53703.
- This survey is based upon field work performed on April 13, 2023. Any changes in site conditions after April 13, 2023 are not reflected by this survey.
- Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that the current title search may disclose.
- No attempt has been made as a part of this survey to obtain or show data concerning size, depth, condition or capacity of any utility or municipal/public service facility. For information regarding these facilities contact the appropriate agencies.
- Utility locations were field located based upon substantial, visible, above ground structures, upon maps provided to the surveyor, or upon markings on the ground placed by utility companies and/or their agents. No warranty is given to the utility markings by others or that all underground utilities affecting this property were marked and subsequently located for this survey. A locate request was sent to Digger's Hotline per Digger's Hotline One-Call ticket numbers 20231405634 & 20231405637. Location of buried private utilities are not within the scope of this survey.
- Before excavation, appropriate utility companies should be contacted. For exact location of underground utilities, contact Digger's Hotline at 1-800-242-8511.

Existing Conditions  
Londonderry Development  
City of Madison  
Dane County, Wisconsin

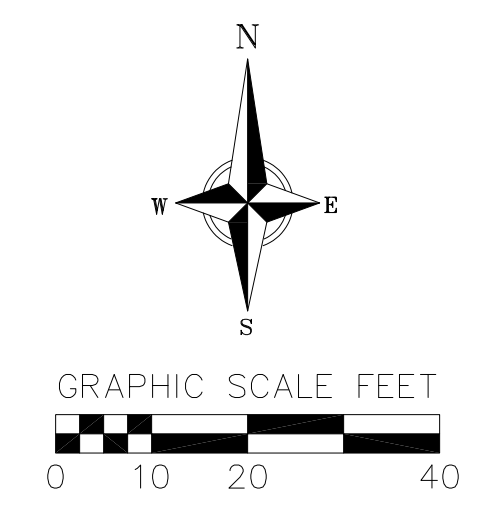
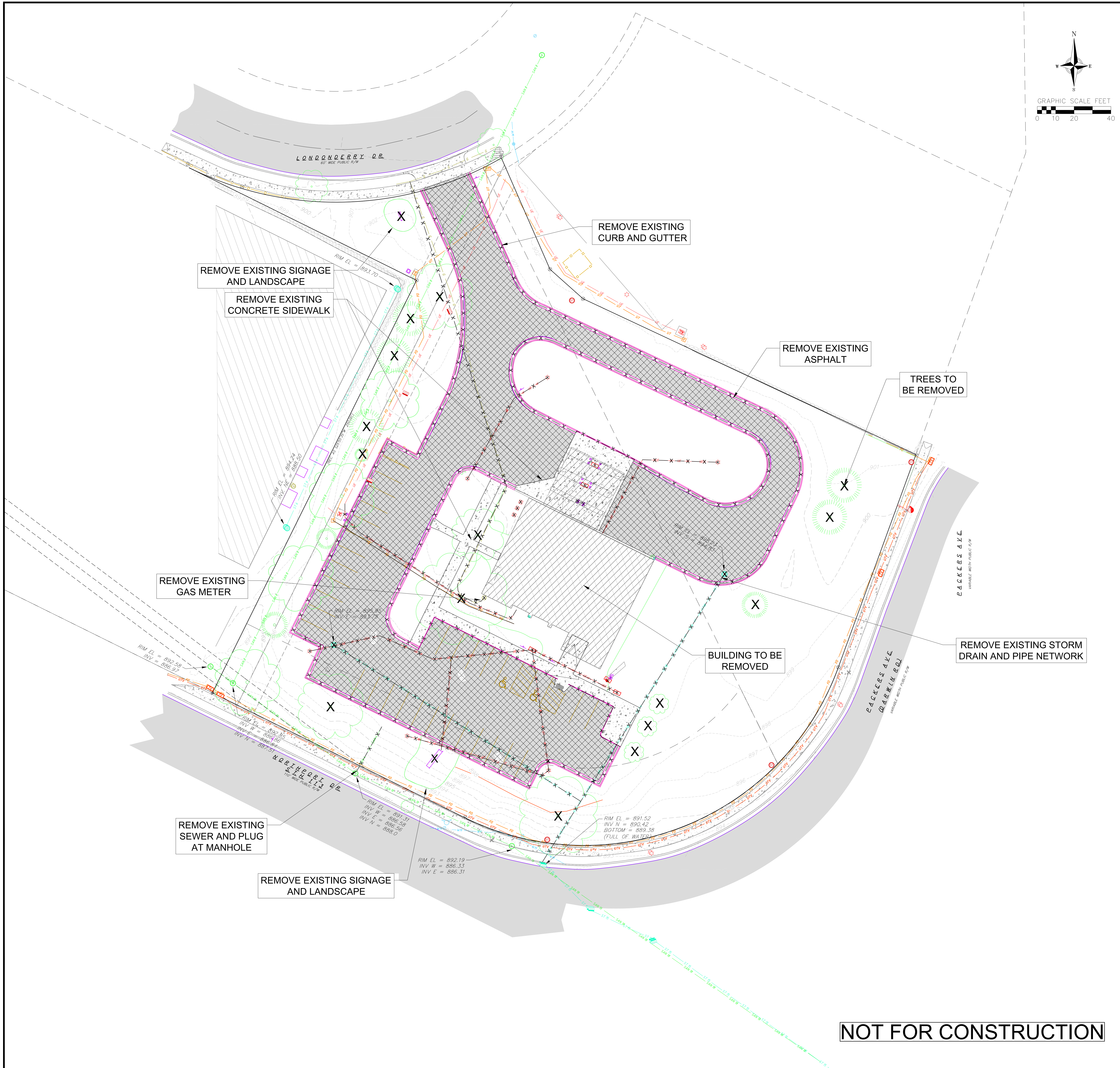
NO.	DATE	REVISIONS	REMARKS

DATE	6/14/2024
DRAWN	BRZ
CHECKED	KJEN

PROJECT NO.  
230332







**DEMOLITION PLAN LEGEND**

	CURB AND GUTTER REMOVAL
	ASPHALT REMOVAL
	CONCRETE REMOVAL
	BUILDING REMOVAL
	TREE REMOVAL
	SAWCUT
	UTILITY STRUCTURE REMOVAL
	UTILITY LINE REMOVAL
	LANDSCAPE REMOVAL

- DEMOLITION NOTES:**
- CONTRACTOR SHALL KEEP ALL CITY STREETS FREE AND CLEAR OF CONSTRUCTION RELATED DIRT/DUST/DEBRIS.
  - CONTRACTOR SHALL HAVE A WATER TRUCK ON SITE DURING DEMOLITION AND WATER AREA AS NEEDED TO KEEP DUST DOWN.
  - COORDINATE EXISTING UTILITY REMOVAL/ABANDONMENT WITH LOCAL AUTHORITIES AND UTILITY COMPANIES HAVING JURISDICTION.
  - ALL SAWCUTTING SHALL BE FULL DEPTH TO PROVIDE A CLEAN EDGE TO MATCH NEW CONSTRUCTION. MATCH EXISTING ELEVATIONS AT POINTS OF CONNECTION FOR NEW AND EXISTING PAVEMENT, CURB, SIDEWALKS, ETC. ALL SAWCUT LOCATIONS SHOWN ARE APPROXIMATE AND MAY BE FIELD ADJUSTED TO ACCOMMODATE CONDITIONS, JOINTS, MATERIAL TYPE, ETC. REMOVE MINIMUM AMOUNT NECESSARY FOR INSTALLATION OF PROPOSED IMPROVEMENTS.
  - CONTRACTOR SHALL PROVIDE AND SHALL BE RESPONSIBLE FOR ANY NECESSARY TRAFFIC CONTROL SIGNAGE AND SAFETY MEASURES DURING DEMOLITION AND CONSTRUCTION OPERATIONS WITHIN OR NEAR THE PUBLIC ROADWAY.
  - COORDINATE TREE REMOVAL WITH LANDSCAPE ARCHITECT. ALL TREES TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY AND STUMPS SHALL BE GROUND TO 12" BELOW PROPOSED SUBGRADE.
  - IF APPLICABLE, PROVIDE TREE PROTECTION FENCING PRIOR TO CONSTRUCTION OPERATIONS. MAINTAIN THROUGHOUT CONSTRUCTION.
  - CONTRACTOR SHALL OBTAIN ANY NECESSARY DEMOLITION AND UTILITY PLUGGING PERMITS.
  - CONTRACTOR SHALL CLOSE ALL ABANDONED DRIVEWAYS BY REPLACING THE CURB IN FRONT OF THE DRIVEWAYS AND RESTORING THE TERRACE WITH GRASS.
  - ALL LIGHT POLES TO BE REMOVED FROM PRIVATE PROPERTY SHALL BE REMOVED IN THEIR ENTIRETY, INCLUDING BASE AND ALL APPURTENANCES. COORDINATE ABANDONMENT OF ELECTRICAL LINES WITH ELECTRICAL ENGINEER AND OWNER PRIOR TO DEMOLITION.
  - ANY DAMAGE TO THE CITY PAVEMENT, INCLUDING DAMAGE RESULTING FROM CURB REPLACEMENT, WILL REQUIRE RESTORATION IN ACCORDANCE WITH THE CITY ENGINEERING PATCHING CRITERIA.

- GENERAL NOTES:**
- THE CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED DURING CONSTRUCTION TO PUBLIC PROPERTY, PRIVATE PROPERTY OR UTILITIES.
  - THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR REVIEW BY THE ENGINEER, PRIOR TO PLACING AN ORDER OF ANY SUCH ITEM.
  - EXISTING TOPOGRAPHIC INFORMATION IS BASED ON FIELD OBSERVATIONS AND/OR PLAN OF RECORD DRAWINGS. CONTRACTOR SHALL VERIFY TOPOGRAPHIC INFORMATION PRIOR TO STARTING CONSTRUCTION.
  - RIGHT OF WAY (ROW) AND PROPERTY LINES ARE APPROXIMATE. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXISTING PROPERTY CORNER MONUMENTATION. ANY MONUMENTS DISTURBED BY CONTRACTOR SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
  - CONTRACTOR SHALL COORDINATE WITH DRY UTILITY COMPANY'S REGARDING ANY POTENTIAL CONFLICTS AND COORDINATE RELOCATIONS AS MAY BE REQUIRED. CONTRACTOR SHALL ALSO COORDINATE THE PROPOSED INSTALLATION OF NEW FACILITIES AS REQUIRED.

THE RIGHT-OF-WAY OF PACKERS AVENUE AND LONDONDERRY DRIVE IS THE SOLE JURISDICTION OF THE CITY OF MADISON AND IS SUBJECT TO CHANGE AT ANY TIME PER THE RECOMMENDATION/PLAN OF TRAFFIC ENGINEERING AND CITY ENGINEERING DEPARTMENTS.

**NOT FOR CONSTRUCTION**

**vierbicher**  
engineers | advisors

**Demolition Plan**  
Londonderry Development  
City of Madison  
Dane County, Wisconsin

NO.	DATE	REVISIONS	REMARKS

DATE: 6/14/2024  
DRAFTER: CSHE  
CHECKED: KJEN  
PROJECT NO.: 230332  
**C200**

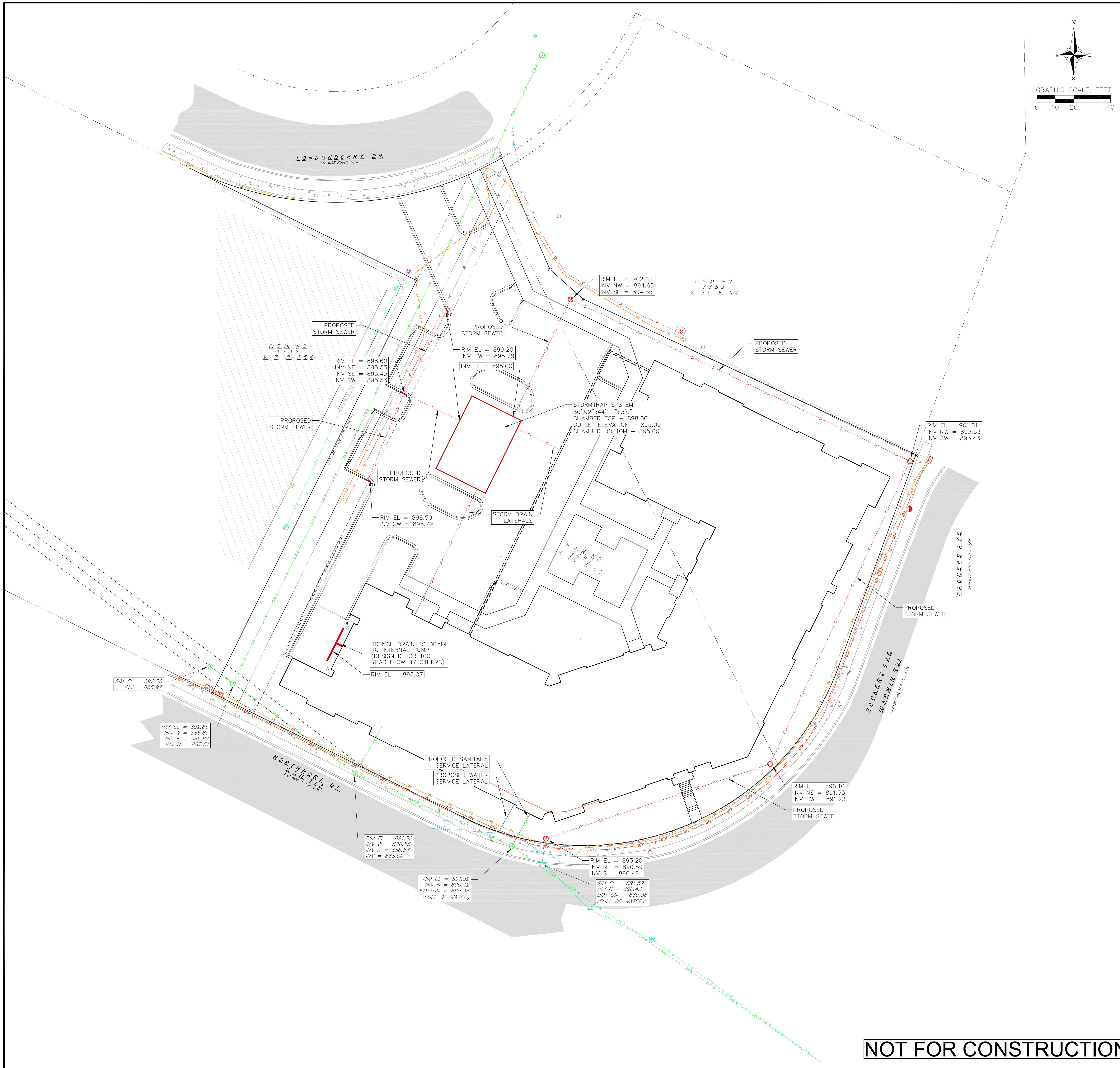












**PROPOSED UTILITY LEGEND**

- STORM SEWER PIPE
- STORM SEWER MANHOLE
- STORM SEWER ENDWALL
- STORM SEWER CURB INLET
- STORM SEWER CURB INLET W/MANHOLE
- STORM SEWER FIELD INLET
- ROOF DRAIN CLEANOUT
- SANITARY SEWER PIPE (GRAVITY)
- SANITARY SEWER PIPE (FORCE MAIN)
- SANITARY SEWER LATERAL PIPE
- SANITARY SEWER MANHOLE
- SANITARY SEWER CLEANOUT
- WATER MAIN
- WATER SERVICE LATERAL PIPE
- FIRE HYDRANT
- WATER VALVE
- CURB STOP
- WATER VALVE MANHOLE
- PROPOSED PIPE INSULATION
- GAS MAIN
- ELECTRIC SERVICE

**ABBREVIATIONS**

- SMH - STORM MANHOLE
- FI - FIELD INLET
- CI - CURB INLET
- CB - CATCH BASIN
- EW - ENDWALL
- SMH - SANITARY MANHOLE

- UTILITY NOTES:**
- CONTRACTOR SHALL OBTAIN ANY NECESSARY WORK IN RIGHT OF WAY, EXCAVATION, UTILITY CONNECTION, PLUGGING AND ABANDONMENT PERMITS PRIOR TO CONSTRUCTION.
  - CONTRACTOR TO VERIFY EXISTING UTILITY LOCATIONS AND ELEVATIONS PRIOR TO STARTING WORK.
  - SANITARY & STORM SEWER LENGTHS SHOWN ARE FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE. STORM SEWER END SECTIONS ARE INCLUDED IN THE LENGTH AND SLOPE OF THE PIPE.
  - CONTRACTOR SHALL INVESTIGATE ALL UTILITY CROSSINGS PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER OF ANY CONFLICTS.
  - CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL UTILITY STRUCTURES TO FINISHED GRADE (MANHOLE RIMS, WATER VALVES, AND CURB STOPS), IF NECESSARY.
  - IF DEWATERING OPERATIONS EXCEED 70 GALLONS PER MINUTE OF PUMPING CAPACITY, A DEWATERING WELL PERMIT SHALL BE OBTAINED PRIOR TO STARTING ANY DEWATERING ACTIVITIES.
  - A COPY OF THE APPROVED UTILITY PLANS, SPECIFICATIONS AND PLUMBING PERMIT APPROVAL LETTER SHALL BE ON-SITE DURING CONSTRUCTION AND OPEN TO INSPECTION BY AUTHORIZED REPRESENTATIVES OF THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES AND OTHER LOCAL INSPECTORS.
  - PROPOSED UTILITY SERVICE LINES SHOWN ARE APPROXIMATE. COORDINATE THE EXACT LOCATIONS WITH THE PLUMBING DRAWINGS. COORDINATE THE LOCATION WITH THE PLUMBING CONTRACTOR AND/OR OWNER'S CONSTRUCTION REPRESENTATIVE PRIOR TO INSTALLATION OF ANY NEW UTILITIES.
  - STORM BUILDING SEWER PIPE SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-6 OF SPS 384.30(3)(c).
  - UNDERGROUND DRAIN AND VENT PIPE/TUBING SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-2 OF SPS 384.30(2).
  - PRIVATE WATER SERVICES AND PRIVATE WATER MAINS SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-7 OF SPS 384.30(4)(d).
  - PRIVATE SANITARY SEWER AND LATERALS SHALL BE POLYVINYL CHLORIDE (PVC) ASTM D3034 - SDR 35 OR APPROVED EQUAL MATERIAL THAT CONFORMS TO ONE OF THE STANDARDS LISTED IN TABLE 384.30-3 OF SPS 384.30(2)(c).
  - A MEANS TO LOCATE BURIED UNDERGROUND EXTERIOR NON METALLIC SEWERS/MAINS AND WATER SERVICES/MAINS MUST BE PROVIDED WITH TRACER WIRE OR OTHER METHODS IN ORDER TO BE LOCATED PER SPS 382.30(11)(h) AND SPS 382.40(8)(k).
  - EXTERIOR WATER SUPPLY PIPING SETBACKS AND CROSSINGS SHALL BE IN ACCORDANCE WITH SPS 382.40(8)(b).
  - NO PERSON MAY ENGAGE IN PLUMBING WORK IN THE STATE UNLESS LICENSED TO DO SO BY THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES PER S.145.06.
  - SITE CONTRACTOR SHALL LEAVE SANITARY AND WATER LATERALS FIVE (5) FEET SHORT (HORIZONTALLY) FROM THE BUILDING. BUILDING PLUMBER SHALL VERIFY SIZE, LOCATION, AND INVERT ELEVATION OF PROPOSED SANITARY AND WATER LATERALS.
  - IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THAT THE EXISTING VALVES WILL HOLD THE PRESSURE TEST PRIOR TO CONNECTION. THE CITY IS NOT RESPONSIBLE FOR ANY COSTS INCURRED DUE TO THE CONTRACTOR NOT VERIFYING THAT THE EXISTING VALVE WILL HOLD THE PRESSURE TEST PRIOR TO CONNECTION. IF A NEW VALVE IS REQUIRED, THE APPLICANT WILL BE REQUIRED TO INSTALL ONE AT THEIR EXPENSE, AT THE POINT OF CONNECTION.
  - CONTRACTOR TO CHLORINATE AND BACTERIA TEST BEFORE DOMESTIC SUPPLY PURPOSES.
  - CLEAN OUT ALL EXISTING AND PROPOSED STORM INLETS AND CATCH BASINS AT THE COMPLETION OF CONSTRUCTION.
  - SANITARY SEWER MAIN AT BURY DEPTHS GREATER THAN 15' SHALL BE SDR 26. ALL OTHER SANITARY SEWER MAIN SHALL BE SDR 35.
  - CONTRACTOR SHALL COORDINATE WITH DRY UTILITY COMPANY'S REGARDING ANY POTENTIAL CONFLICTS AND COORDINATE RELOCATIONS AS MAY BE REQUIRED. CONTRACTOR SHALL ALSO COORDINATE THE PROPOSED INSTALLATION OF NEW FACILITIES AS REQUIRED.
  - ALL WATER MAIN AND SERVICES SHALL BE INSTALLED AT A MINIMUM DEPTH OF 6.5' FROM TOP OF FINISHED GRADE ELEVATION TO TOP OF MAIN. PROVIDE 1.5' CLEAR SEPARATION IF WATER CROSSES BELOW SEWER AND MINIMUM 0.5' IF WATER CROSSES ABOVE.
  - INSTALL 1 SHEET OF 4'x8'x4" HIGH DENSITY STYROFOAM INSULATION AT ALL LOCATIONS WHERE STORM SEWER CROSSES WATER MAIN OR WATER LATERALS.

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**NOT FOR CONSTRUCTION**

**vierbicher** planners engineers advisors

**Utility Plan**  
Londonderry Development  
City of Madison  
Dane County, Wisconsin

NO.	DATE	REVISIONS	REMARKS

DATE: 6/14/2024  
DRAFTER: ZFLJ  
CHECKED: KJEN  
PROJECT NO.: 230332  
**C500**

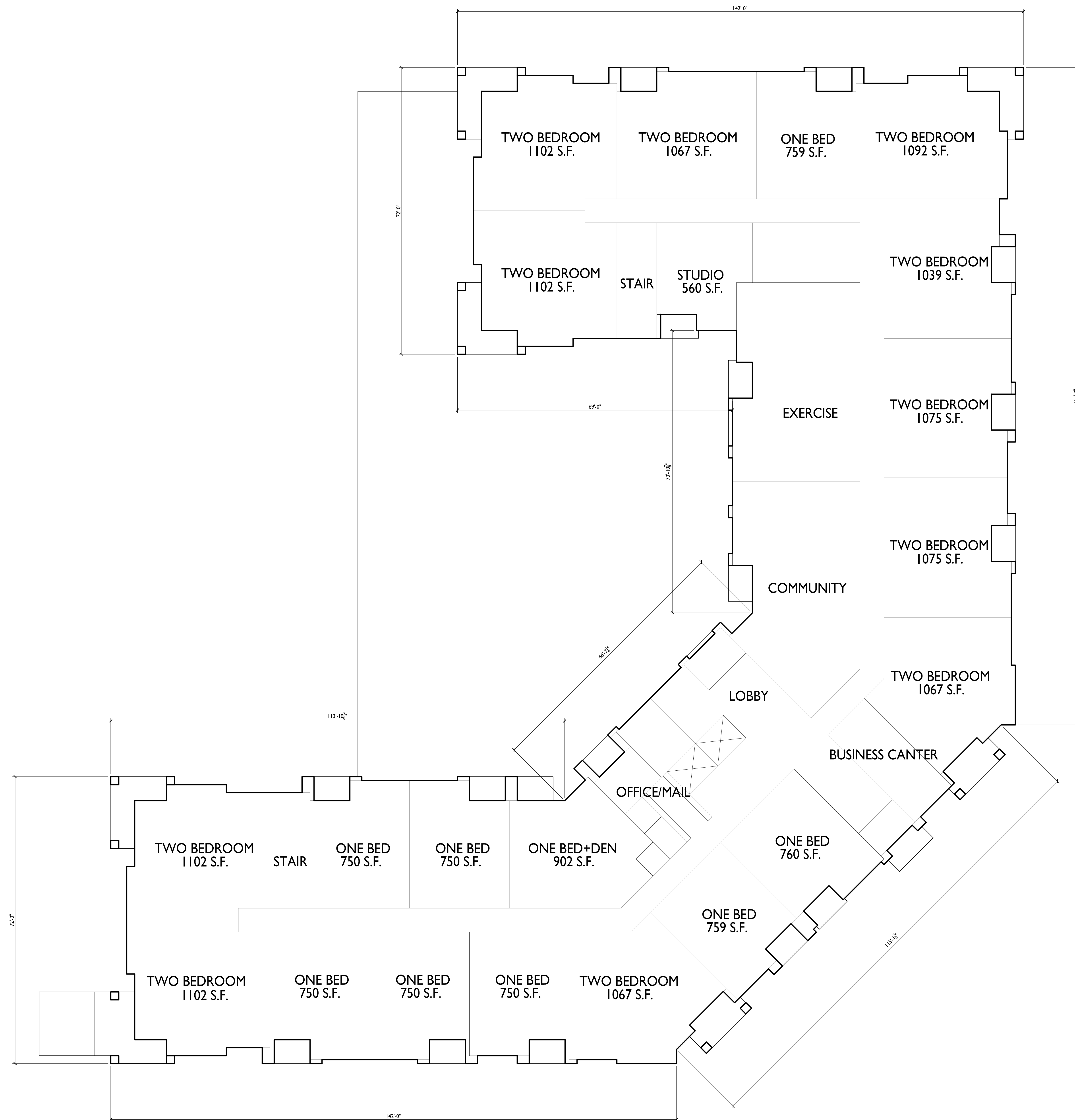












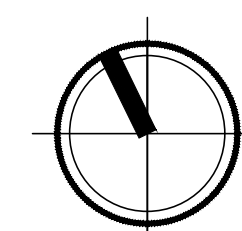
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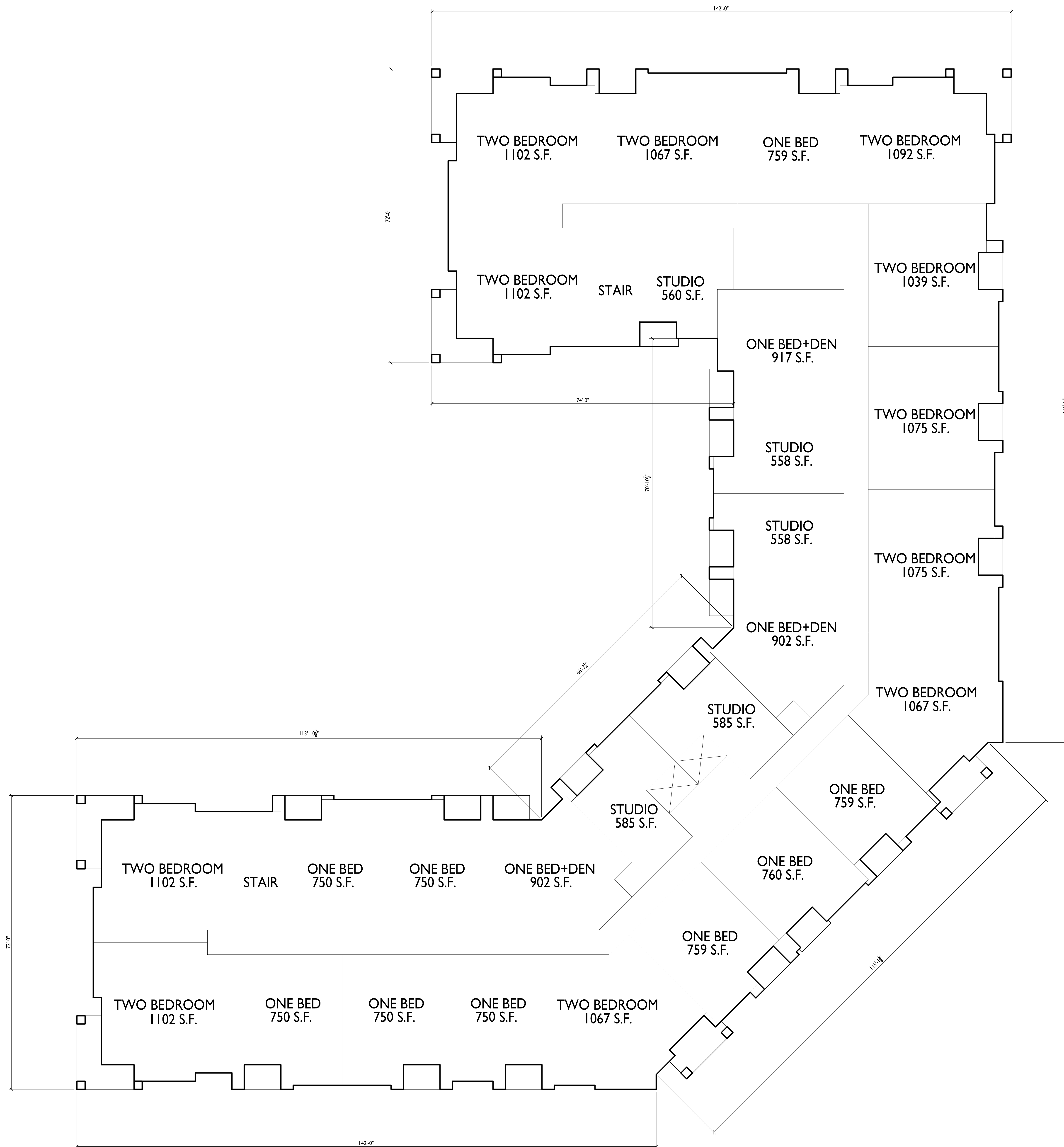
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 Madison, WI  
 SHEET TITLE  
 First Floor Plan

SHEET NUMBER

**FIRST FLOOR PLAN**  
 3/32" = 1'-0"







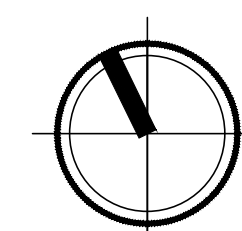
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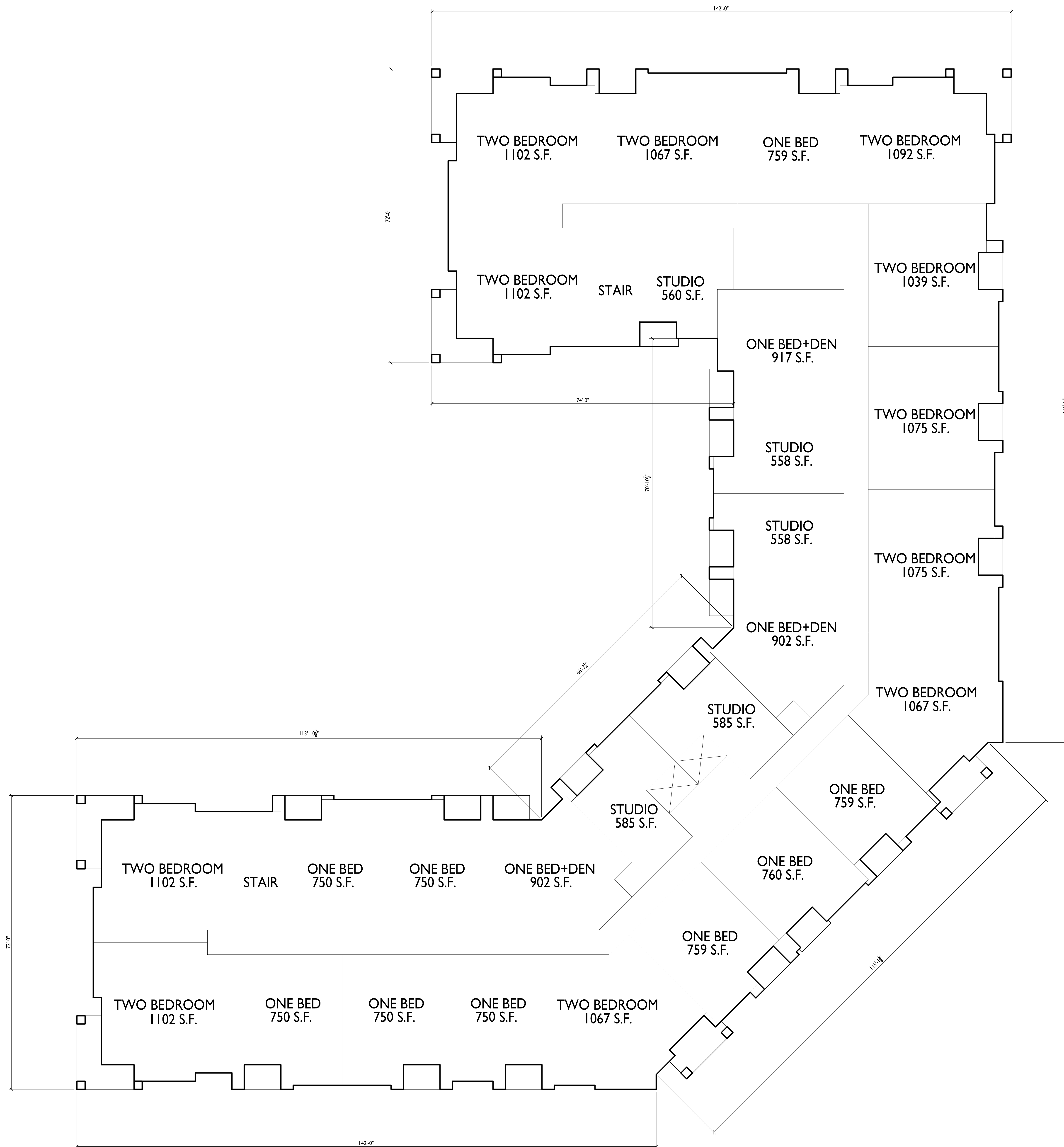
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 Madison, WI  
 SHEET TITLE  
 Second Floor Plan

SHEET NUMBER

**1**  
**A-1.2** SECOND FLOOR PLAN  
 3/32" = 1'-0"







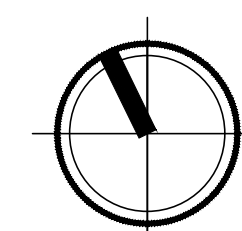
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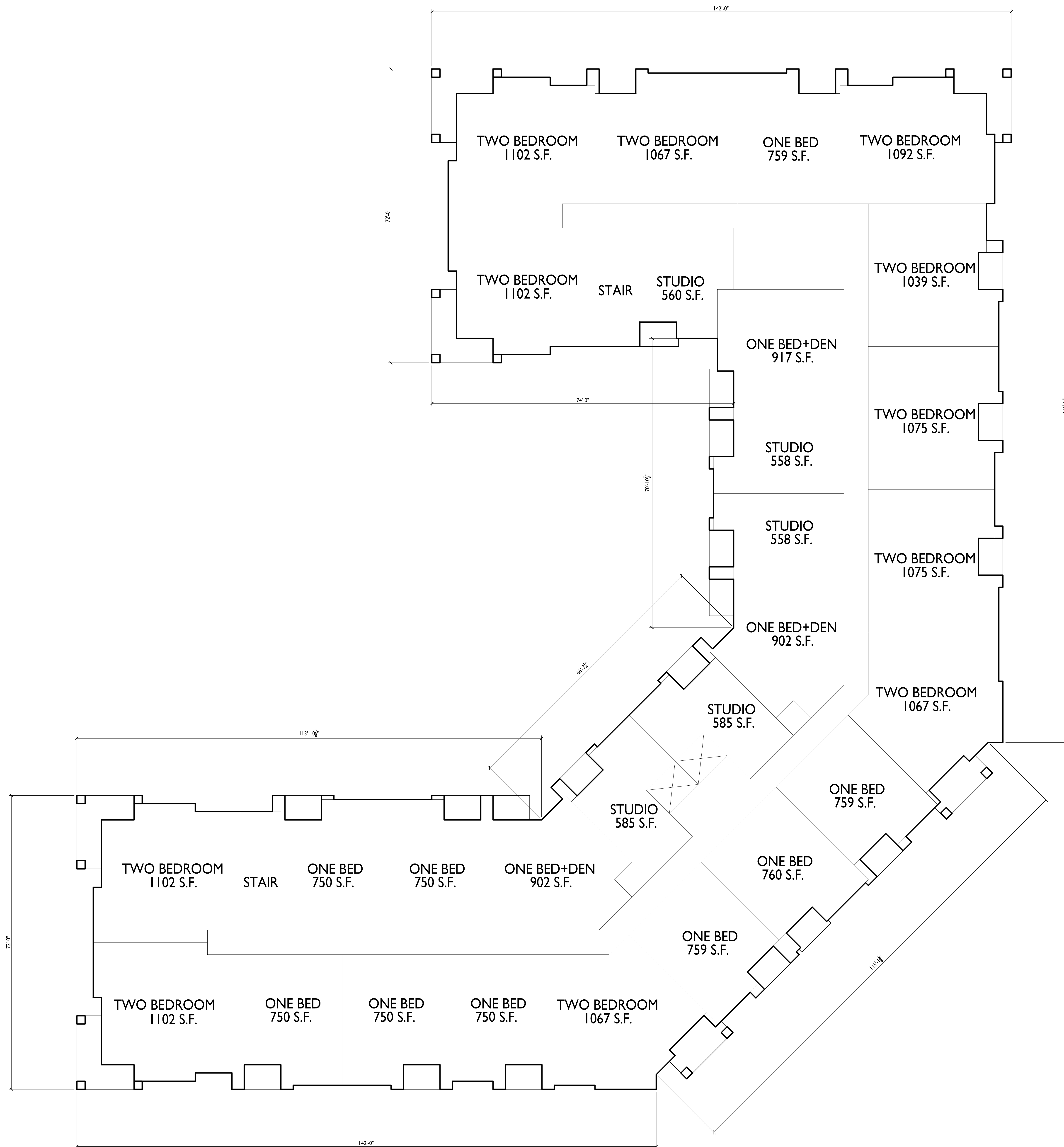
2001 Londonderry  
 Madison, WI  
 SHEET TITLE  
 Third Floor Plan

SHEET NUMBER

**THIRD FLOOR PLAN**  
 3/32" = 1'-0"







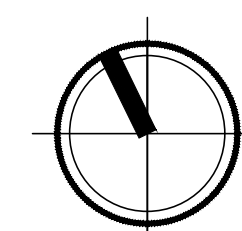
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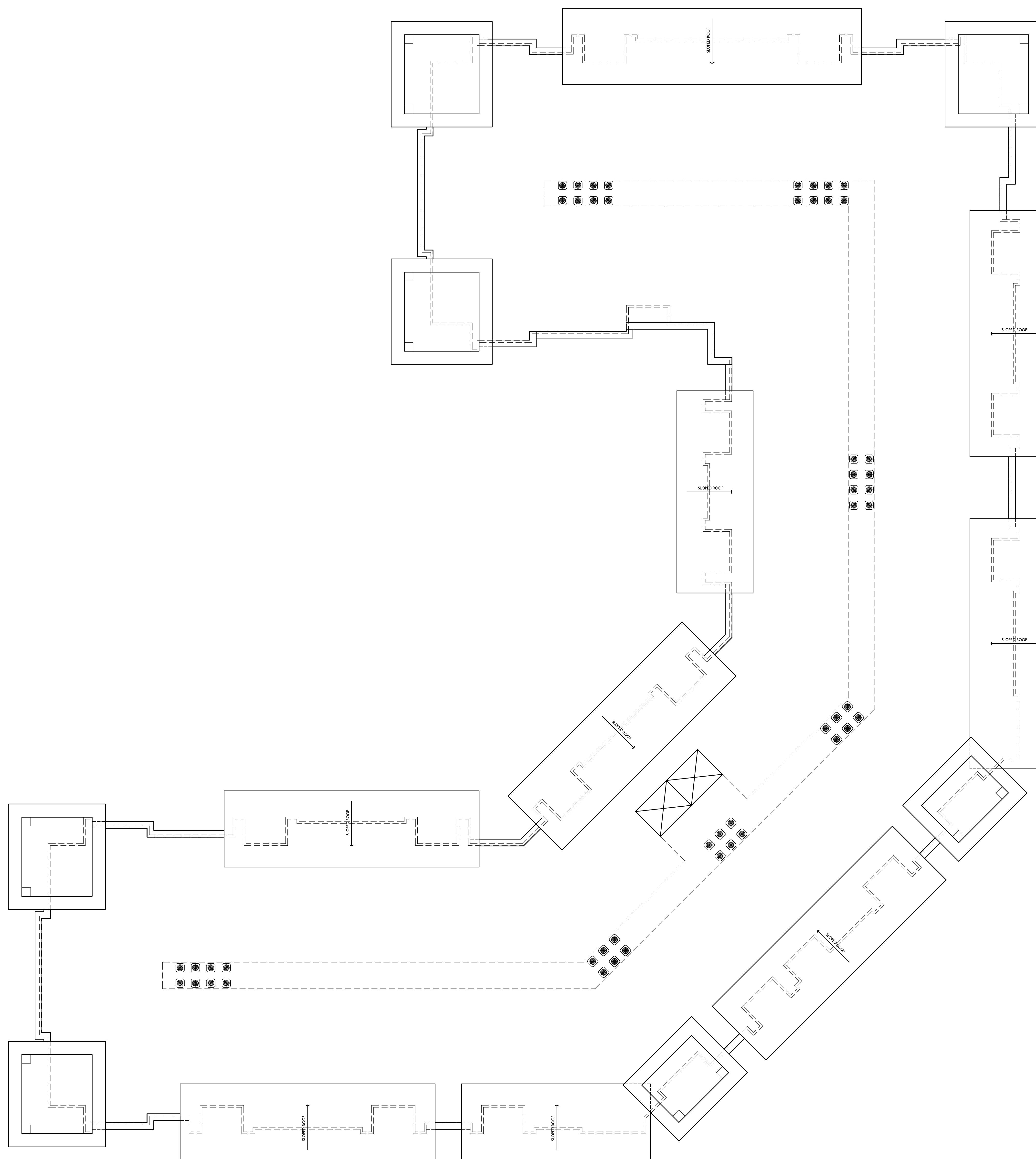
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 Madison, WI  
 SHEET TITLE  
 Fourth Floor Plan

SHEET NUMBER

**FOURTH FLOOR PLAN**  
 3/32" = 1'-0"







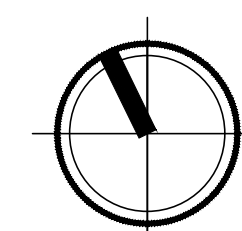
ISSUED

PROJECT TITLE  
 Northshore  
 Londonderry

2001 Londonderry  
 Madison, WI  
 SHEET TITLE  
 Roof Plan

SHEET NUMBER

**1**  
**A-1.5**  
**ROOF PLAN**  
 3/32" = 1'-0"



**A-1.5**  
 PROJECT NO. 2245  
 © Knothe & Bruce Architects, LLC





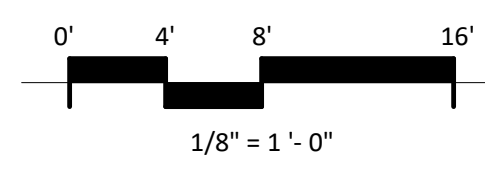
5 ELEVATION - NORTH  
A-2.1 1/8" = 1'-0"

1 ELEVATION - NORTH INTERIOR  
A-2.1 1/8" = 1'-0"

TYPE D: LINEAR LIGHT FIXTURE - SHIELDED FROM SIDE, AIMED BACK AT BUILDING. TYPICAL AT ALL EXTENDED BUILDING OVERHANGS ON FOURTH FLOOR

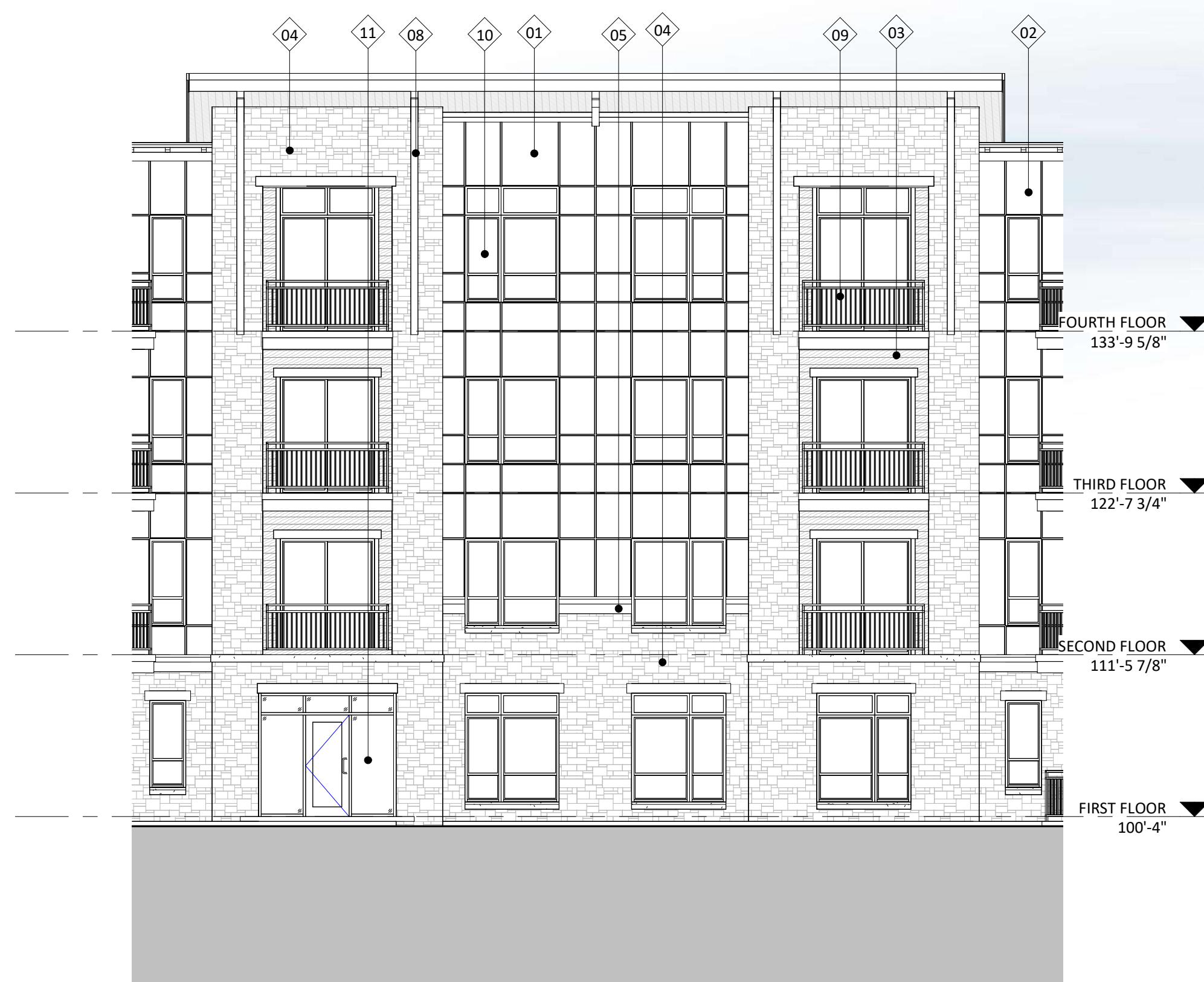


EXTERIOR MATERIAL SCHEDULE			
MARK	BUILDING ELEMENT	MANUFACTURER	COLOR
01	COMPOSITE PANEL	JAMES HARDIE	MOUNTAIN SAGE
02	COMPOSITE PANEL	JAMES HARDIE	NIGHT GRAY
03	COMPOSITE LAP SIDING 6"	JAMES HARDIE - WOODTONE	SUMMER WHEAT
04	STONE VENEER	HALQUIST STONE	HAMILTON BUFF - RANDOM ASHLAR
05	CAST STONE	ROCKCAST	BUFF
06	COMPOSITE TRIM	JAMES HARDIE	MATCH ADJ.
08	WOOD BRACE DETAIL	TBD	
09	RAILINGS & HANDTAILS	SUPERIOR	BLACK
10	COMPOSITE WINDOW	ANDERSEN	BLACK
11	ALUMINIUM STOREFRONT	N/A	BLACK



ISSUED  
2024.07.15 LUA SUBMITTAL

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



2 ELEVATION - NORTH WEST INTERIOR  
A-2.1 1/8" = 1'-0"



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



3 ELEVATION - WEST INTERIOR  
A-2.1 1/8" = 1'-0"

PROJECT TITLE  
**Northshore Londonderry**

2001 Londonderry Drive Madison, WI  
SHEET TITLE  
**EXTERIOR ELEVATIONS**

SHEET NUMBER

**A-2.1**  
PROJECT NUMBER **2245**



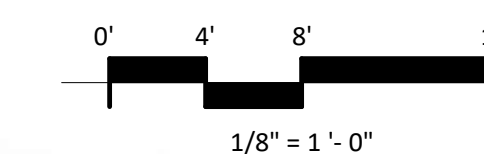


4 ELEVATION - WEST 1  
A-2.2 1/8" = 1'-0"



1 ELEVATION - SOUTH EAST  
A-2.2 1/8" = 1'-0"

EXTERIOR MATERIAL SCHEDULE			
MARK	BUILDING ELEMENT	MANUFACTURER	COLOR
01	COMPOSITE PANEL	JAMES HARDIE	MOUNTAIN SAGE
02	COMPOSITE PANEL	JAMES HARDIE	NIGHT GRAY
03	COMPOSITE LAP SIDING 6"	JAMES HARDIE - WOODTONE	SUMMER WHEAT
04	STONE VENEER	HALQUIST STONE	HAMILTON BUFF - RANDOM ASHLAR
05	CAST STONE	ROCKCAST	BUFF
06	COMPOSITE TRIM	JAMES HARDIE	MATCH ADJ.
08	WOOD BRACE DETAIL	TBD	
09	RAILINGS & HANDTAILS	SUPERIOR	BLACK
10	COMPOSITE WINDOW	ANDERSEN	BLACK
11	ALUMINIUM STOREFRONT	N/A	BLACK



3 ELEVATION - WEST 2  
A-2.2 1/8" = 1'-0"



2 ELEVATION - EAST  
A-2.2 1/8" = 1'-0"

PROJECT TITLE  
**Northshore  
Londonderry**

2001 Londonderry  
Drive Madison, WI  
SHEET TITLE  
**EXTERIOR  
ELEVATIONS**

SHEET NUMBER

**A-2.2**  
PROJECT NUMBER 2245

ISSUED  
2024.07.15 LUA SUBMITTAL





5 COLORED ELEVATION - NORTH  
 A-2.3 1/8" = 1'-0"

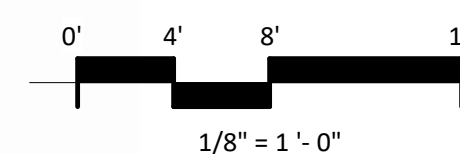
1 COLORED ELEVATION - NORTH INTERIOR  
 A-2.3 1/8" = 1'-0"

TYPE D: LINEAR LIGHT FIXTURE - SHIELDED FROM SIDE, AIMED BACK AT BUILDING. TYPICAL AT ALL EXTENDED BUILDING OVERHANGS ON FOURTH FLOOR

ISSUED  
 2024.07.15 LUA SUBMITTAL



EXTERIOR MATERIAL SCHEDULE			
MARK	BUILDING ELEMENT	MANUFACTURER	COLOR
01	COMPOSITE PANEL	JAMES HARDIE	MOUNTAIN SAGE
02	COMPOSITE PANEL	JAMES HARDIE	NIGHT GRAY
03	COMPOSITE LAP SIDING 6"	JAMES HARDIE - WOODTONE	SUMMER WHEAT
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06	COMPOSITE TRIM	JAMES HARDIE	MATCH ADJ.
08	WOOD BRACE DETAIL	TBD	
09	RAILINGS & HANDTAILS	SUPERIOR	BLACK
10	COMPOSITE WINDOW	ANDERSEN	BLACK
11	ALUMINIUM STOREFRONT	N/A	BLACK



6 COLORED ELEVATION - SOUTH  
 A-2.3 1/8" = 1'-0"



2 COLORED ELEVATION - NORTH WEST INTERIOR  
 A-2.3 1/8" = 1'-0"



4 COLORED ELEVATION - SOUTH INTERIOR  
 A-2.3 1/8" = 1'-0"



3 COLORED ELEVATION - WEST INTERIOR  
 A-2.3 1/8" = 1'-0"

PROJECT TITLE  
**Northshore Londonderry**

2001 Londonderry Drive Madison, WI  
 SHEET TITLE  
**COLORED EXTERIOR ELEVATIONS**

SHEET NUMBER

**A-2.3**  
 PROJECT NUMBER **2245**



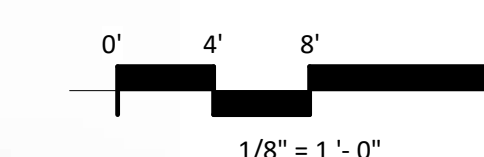


4 COLORED ELEVATION - WEST 1  
A-2.4 1/8" = 1'-0"



1 COLORED ELEVATION - SOUTH EAST  
A-2.4 1/8" = 1'-0"

EXTERIOR MATERIAL SCHEDULE			
MARK	BUILDING ELEMENT	MANUFACTURER	COLOR
01	COMPOSITE PANEL	JAMES HARDIE	MOUNTAIN SAGE
02	COMPOSITE PANEL	JAMES HARDIE	NIGHT GRAY
03	COMPOSITE LAP SIDING 6"	JAMES HARDIE - WOODTONE	SUMMER WHEAT
04	STONE VENEER	HALQUIST STONE	HAMILTON BUFF - RANDOM ASHLAR
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06	COMPOSITE TRIM	JAMES HARDIE	MATCH ADJ.
08	WOOD BRACE DETAIL	TBD	
09	RAILINGS & HANDTAILS	SUPERIOR	BLACK
10	COMPOSITE WINDOW	ANDERSEN	BLACK
11	ALUMINIUM STOREFRONT	N/A	BLACK



3 COLORED ELEVATION - WEST 2  
A-2.4 1/8" = 1'-0"



2 COLORED ELEVATION - EAST  
A-2.4 1/8" = 1'-0"

PROJECT TITLE  
Northshore  
Londonderry

2001 Londonderry  
Drive Madison, WI  
SHEET TITLE  
COLORED  
EXTERIOR  
ELEVATIONS

SHEET NUMBER

**A-2.4**  
PROJECT NUMBER 2245

ISSUED  
2024.07.15 LUA SUBMITTAL





# Northshore Londonderry

201 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

2001 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

201 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15



knothe • bruce  
ARCHITECTS





# Northshore Londonderry

2001 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

2001 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

2001 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15



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ARCHITECTS





# Northshore Londonderry

201 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

2001 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15







# Northshore Londonderry

201 Londonderry Drive Madison, WI

CONCEPT IMAGE

2024.07.15

