



SITE INFORMATION:

PROPERTY AREA: LOT AREA = 353,488 S.F. (8.11 ACRES).

EXISTING ZONING: C-2 GENERAL BUSINESS DISTRICT

PROPOSED ZONING: R-4 MULTI-FAMILY RESIDENTIAL

PROPOSED USE: MULTI-FAMILY RESIDENTIAL (REZONE REQUIRED)

SETBACKS: BUILDING: FRONT = 35'
SIDE = 30' -(70' TOTAL)
REAR = 20'

PAVEMENT: FRONT = 35'
SIDE = 5'
REAR = 5'

PARKING REQUIRED: 1 SPACE PER 1 BEDROOM UNIT, 2 SPACES PER 2-3 BEDROOM UNIT, 1 VISITOR PARKING SPACE FOR EVERY 6 UNITS

MAX. LOT COVERAGE= 40% = 141,395 S.F.

PROPOSED LOT COVERAGE= 34% = 119,134 S.F.

MAX NO. OF DWELLING UNITS= 44 UNITS (353,488 S.F./4500 S.F. PER UNIT)

PROPOSED NO. OF DWELLING UNITS= 44 UNITS

PROJECT INFORMATION

CONCEPTUAL DEVELOPMENT FOR:
WOODBINE PARK
982 WOODBINE PARK RD. • FOND DU LAC, WI 54935

PROFESSIONAL SEAL

PRELIMINARY DATES
OCT. 8, 2019

NOT FOR CONSTRUCTION

JOB NUMBER
1944110

SHEET NUMBER

CR

