



# SITE PLAN

## "PRAIRIE SONG VILLAS"

CITY OF WAUKESHA, WI



### DEVELOPMENT SUMMARY

Proposed Zoning/Use: Rd-2  
Two-family residential community

Parcel Area: 375,191 s.f. (8.613 ac)  
Proposed RW: - 9,314 s.f. (0.214 ac)  
Total Area: 365,877 s.f. (8.399 ac)  
(excluding RW)

Proposed Development: Multi-Family  
Proposed Units: 20 Units  
Density: 2.381 units/acre

Parking: Garage = 2/unit = 40 spaces  
Driveway = 2/unit = 40 spaces  
Visitor = 3 spaces  
Total = 83 spaces (4.15 sp/un)

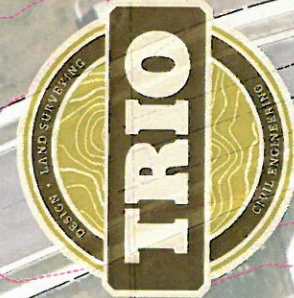
**Rd-2 ZONING SUMMARY**  
Street Setback = 25'  
Side Yard Setback = 10'  
Rear Yard Setback = 40'  
Density = 5.8 un/ac

Isolated Natural Resource Area (INRA) (per Capemurray study)

Existing Rain Garden

Prairie Song Drive Right-of-Way  
9,314 s.f. (0.214 ac)

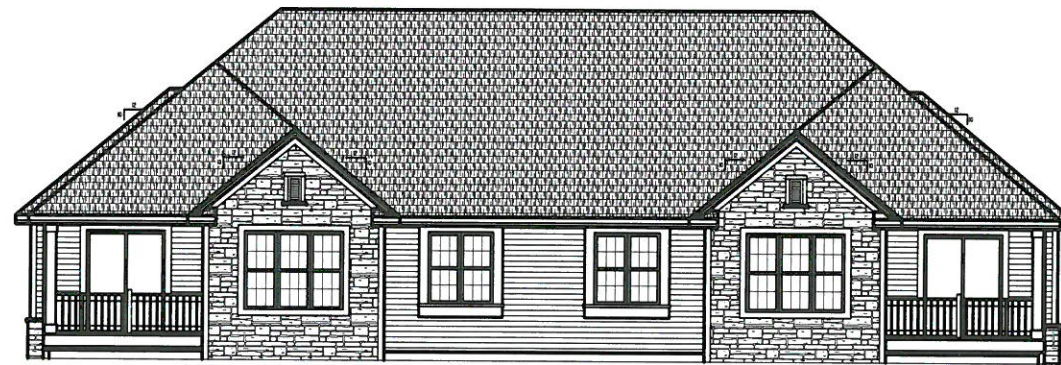
Future Planned Right-of-Way



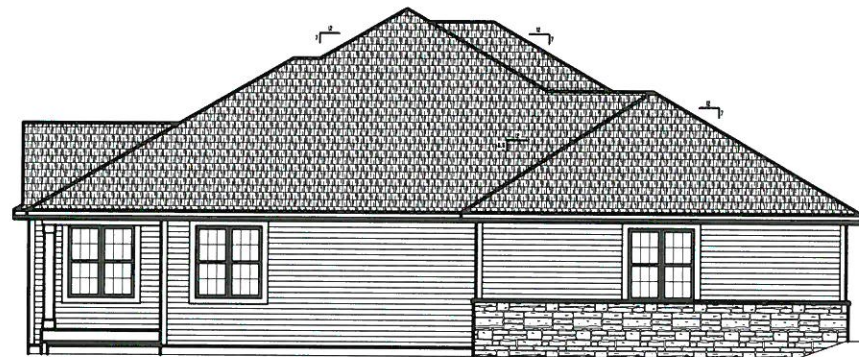
12660 W. NORTH AVE., BLDG D  
BROOKFIELD, WI 53005  
PHONE: (262) 790-1480  
FAX: (262) 790-1481  
EMAIL: jpuatiko@trioeng.com

Scale: 1" = 30' (22'x34")  
Scale: 1" = 60' (11'x17")  
DATE: 04/16/2019

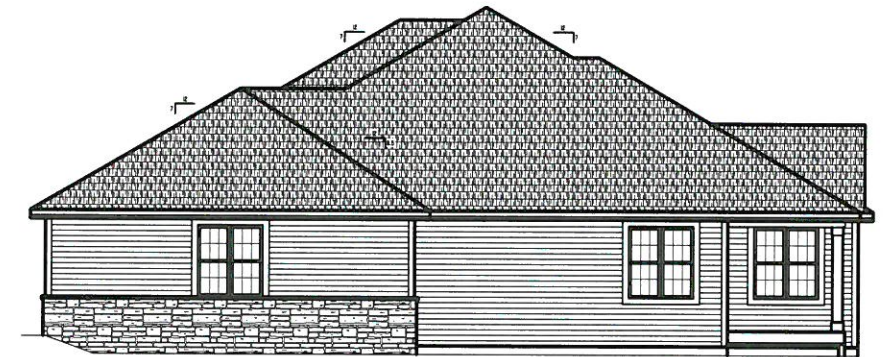
PRAIRIE SONG VILLAS  
ELEVATION A



REAR ELEVATION



LEFT ELEVATION



RIGHT ELEVATION



FRONT ELEVATION

SCALE: 1/4" = 1'-0"

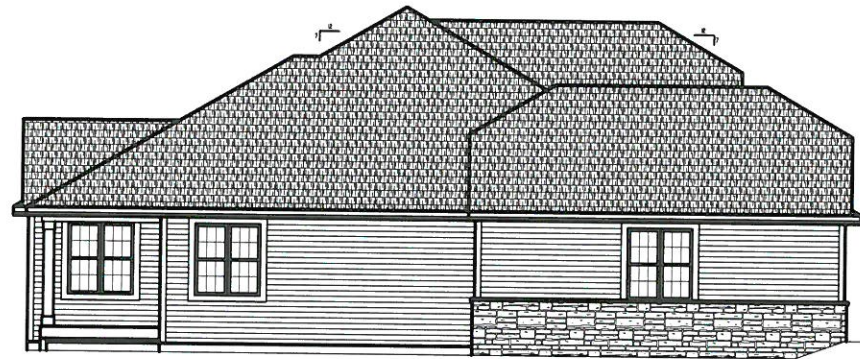
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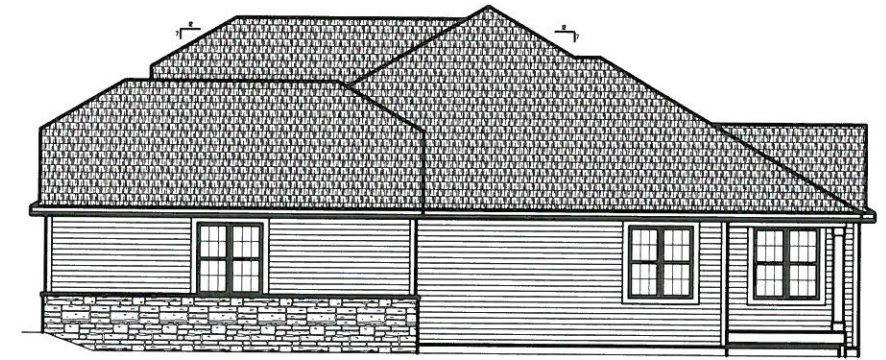
PRAIRIE SONG VILLAS  
ELEVATION B



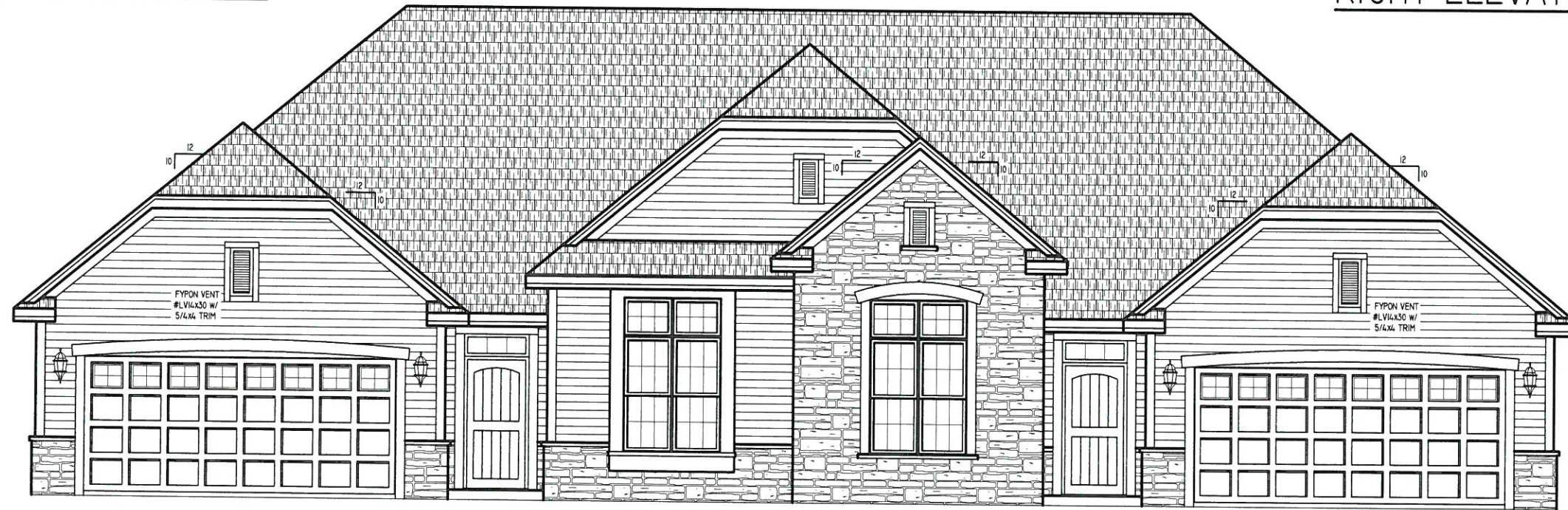
REAR ELEVATION



LEFT ELEVATION



RIGHT ELEVATION



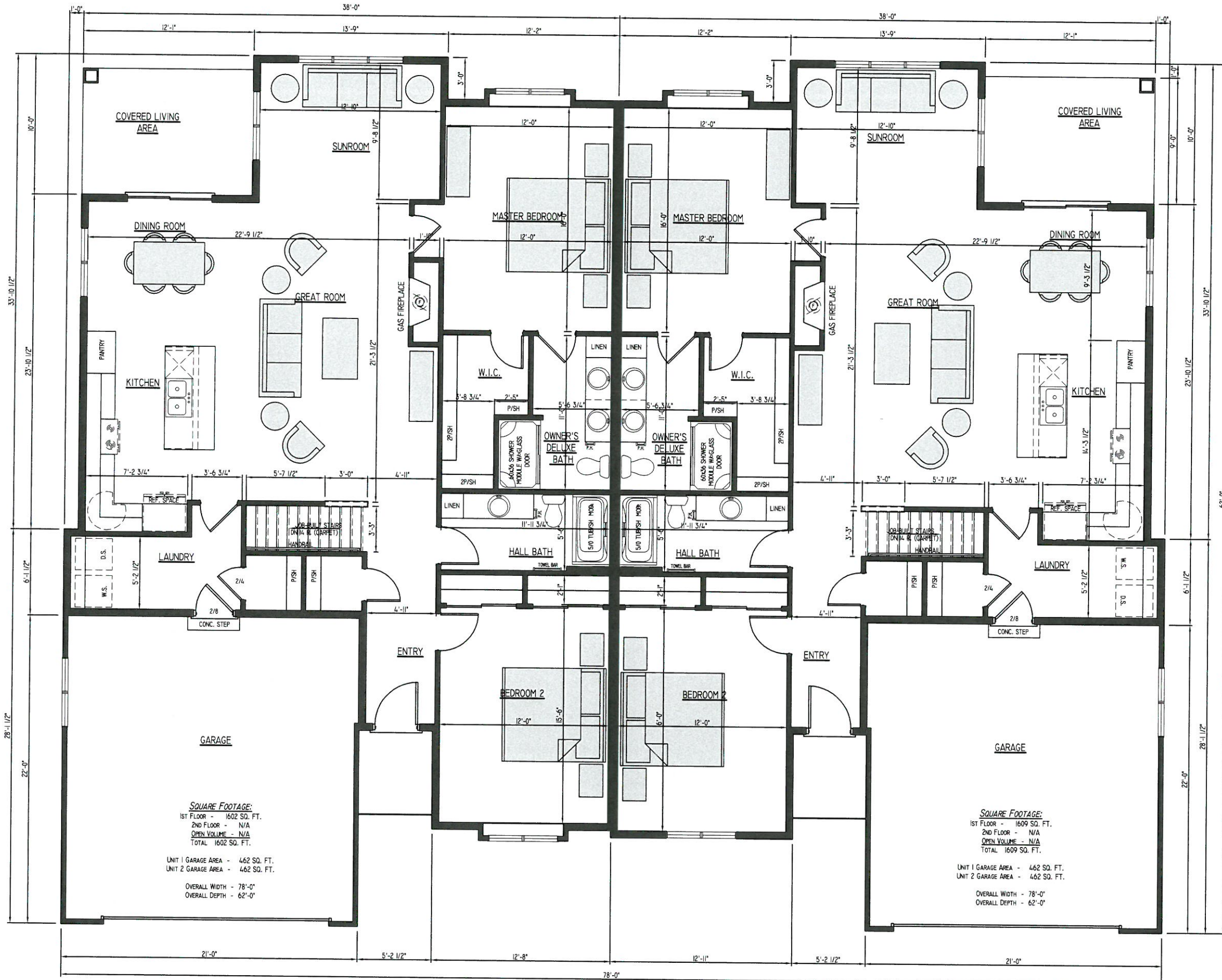
FRONT ELEVATION

SCALE: 1/4" = 1'-0"

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# PRAIRIE SONG VILLAS FLOOR PLAN



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