

1.015881 1/23/18 RB



City of Fitchburg
Planning/Zoning Department
5520 Lacy Road
Fitchburg, WI 53711
(608-270-4200)

REZONING APPLICATION

The undersigned owner, or owner's authorized agent, of property herein described hereby petitions to amend the zoning district map of the Fitchburg zoning ordinance by reclassifying from the PDD-GIP district to the PDD-SIP district the following described property:

1. **Location of Property/Street Address:** 5216 Lacy Road

Legal Description - (Metes & Bounds, or Lot No. And Plat):

Lot 1, Sunflower Estates

***Also submit in electronic format (MS WORD or plain text) by email to: planning@fitchburgwi.gov

2. **Proposed Use of Property - Explanation of Request:**

15 duplexes (30 residential units)

3. **Proposed Development Schedule:** Spring 2018-2020, depending on market

***Pursuant to Section 22-3(b) of the Fitchburg Zoning Ordinance, all Rezoning shall be consistent with the currently adopted City of Fitchburg Comprehensive Plan.

***Attach three (3) copies of a site plan which shows any proposed land divisions, plus vehicular access points and the location and size of all existing and proposed structures and parking areas. Two (2) of the three (3) copies shall be no larger than 11" x 17". Submit one (1) electronic pdf document of the entire submittal to planning@fitchburgwi.gov. Additional information may be requested.

Type of Residential Development (If Applicable): Duplex

Total Dwelling Units Proposed: 30

No. Of Parking Stalls: 9 visitor + individual units

Type of Non-residential Development (If Applicable): N/A

Proposed Hours of Operation: _____

No. Of Employees: _____

Floor Area: _____

No. Of Parking Stalls: _____

Sewer: Municipal Private **Water:** Municipal Private

Current Owner of Property: Swan Creek Development 2017 LLC

Address: 2960 Triverton Pike, Madison, WI 53711

Phone No: 608-277-8887

Contact Person: Jake Fleming

Email: jfleming@flemingdevelopment.com

Address: same

Phone No: 608-333-8961

Respectfully Submitted By: _____

Owner's or Authorized Agent's Signature

Jake Fleming

Print Owner's or Authorized Agent's Name

PLEASE NOTE - Applicants shall be responsible for legal or outside consultant costs incurred by the City. Submissions shall be made at least four (4) weeks prior to desired plan commission meeting.

For City Use Only:

Date Received: 1/23/2018

Publish: _____ and _____

Ordinance Section No. _____

Fee Paid: \$850.00

Permit Request No. RZ-2197-18

**Lacy Woods at Swan Creek Condominium
Lot 1, Sunflower Estates
Specific Implementation Plan
January 23, 2018**

Introduction

In 2002, Ordinance 2002-O-45 created a General Implementation Plan (GIP) for Lot 1, Sunflower Estates. The GIP established 30-32 dwelling units in four-unit buildings. Amendment #1 to the GIP was approved by the Plan Commission on December 19th, 2017 and the Common Council on January 9th, 2018. Amendment #1 established 30 dwelling units in two-unit buildings. A neighborhood meeting was held Thursday, December 7, 2017.

This request is for approval of PDD- SIP Zoning for Lacy Woods per this text and attached drawings.

Social and Economic Impacts

Upon complete build out, Lacy Woods will include 15 owner occupied duplex buildings, creating 30 dwelling units. The estimated assessed value is as follows:

30 owner occupied duplex units at approximately \$330,000 each.

Consistency with the Comprehensive Development Plan

The proposed development is consistent with Medium Density Residential (MDR) use per the Comprehensive Development Plan and approved PDD-GIP.

Infrastructure

Access

Two private drives will serve the development. Prince Way is the main east-west drive, connecting to Jones Farm Parkway. A modified T or Hammerhead turnaround is proposed for the west side. While the turnaround does not provide a 48' turning radius, it does accommodate the Fitchburg fire truck. A variance to allow the T turn around has been approved by the fire department. "No Parking" paint will be put on the concrete of each side of the Hammerhead as well as "No Parking" signs will be posted at each side of the Hammerhead to restrict vehicles from parking in those areas.

McGaw Way is a north-south connection between Prince Way and Lacy Road.

Grading Plan

The proposed grading plan generally follows the existing slope direction, south to north. A swale at the north end of the property collects runoff and routes it to the east to a bioretention practice providing the required infiltration.

Utility Plan

Water main for the site is proposed to be public. An 8" ductile iron pipe water main will be extended from an existing stub from Sunflower Drive at the west end of the project to water main on the east end of the project. Hydrants are shown on the utility plan per input received from the Fire Department.

Sanitary sewer is proposed to be public and will connect to existing sanitary sewer in the easterly end of the site. All public improvements will be installed per City specifications.

Stormwater Management

Peak rate control and sediment control are provided by the Swan Creek regional stormwater management facilities. Infiltration will be provided by a bioretention practice in the northeast corner of the site.

Proposed Development

The proposed development is for a condominium housing development on Lot 1 of the Sunflower Estates Plat. The site will consist of 15 owner occupied duplex buildings, totaling 30 condominiums. The condominiums will be ranch style with open floor plans and square footages ranging from 1,555 to 1,564. Buyers will have the option to finish the basements. There will be 3 different elevations with 3 assorted color schemes offered throughout the 15 buildings to create a unique and diverse community. Landscaping will be integrated to manage storm water, enhance the building architecture and provide beautiful common areas. The combination of the popular ranch style condominiums, open floor plans and the site surrounded by walking paths and parks, makes this project very desirable for the market. The anticipated development is expected to begin construction in spring, 2018 with approximately 8 buildings being constructed per year, subject to market conditions.

Site Development Data:

Lot Area	310,227 Sq. Ft. (7.12 Acres)
Dwelling Units	30 Units
Lot Area/D.U.	10,341 Sq. Ft./D.U.
Density	4.2 Units/Acre

Impervious Surface:

Building Coverage	65,400 Sq. Ft.	21%
Pavement Coverage	49,900 Sq. Ft.	16%
Total	115,300 Sq. Ft. (37%)	

Floor Area Ratio:

Living Space	46,830 Sq. Ft.	15%
Garage Space	14,385 Sq. Ft.	4.5%
Total	61,215 Sq. Ft.	20%

Parking Provided:	Total	Per Unit
Garage	60 Stalls	2 Stalls
Driveway	60 Stalls	2 Stalls
Parking Pads	9 Stalls	
Total	129 Stalls	

Building Setbacks:

Greenway Minimum – 20 Feet
Sunflower Drive Minimum – 40 Feet
Lacy Road Minimum – 28.5 Feet
Jones Farm Drive Minimum – 40 Feet

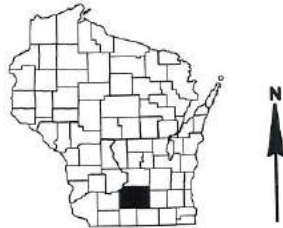
SIP Parameters
2 unit residential buildings
30 Dwelling Units
Building Height max is 1 story
Signage includes 2 landscape signs for the project, max of 40 SFT each
FAR between 19.5 and 22.5%
Open Space Ratio not less than 60%
Impervious Surface Ratio (inverse of Open Space) no greater than 40%

PROJECT ID: 1792

ORDER OF SHEETS

Sheet No.	DESCRIPTION
T1	TITLE SHEET
T2	GENERAL NOTES
1	INDEX SHEET
2-3	GRADING & EROSION CONTROL PLAN
PLAN & PROFILES:	
4-5	PRINCE WAY
6	MCGAW WAY
7	WATER MAIN AND STORM SEWER
8	TYPICAL SECTIONS
9	INTERSECTION DETAILS
10-11	EROSION CONTROL DETAILS
12	STORMWATER DETAILS
13	STORMWATER STORM SEWER
14	UTILITY PLAN

TOTAL SHEETS = 14



LACY WOODS

SWAN CREEK DEVELOPMENT 2017 LLC

PLAN OF PROPOSED IMPROVEMENT

CITY OF FITCHBURG
DANE COUNTY, WI
23 JANUARY 2018



PROJECT LOCATION

CONVENTIONAL SYMBOLS

PLAN	PROFILE
CORPORATE LIMITS	GRADE LINE
PROPERTY LINE	ORIGINAL GROUND
LOT LINE	MARSH OR ROCK PROFILE (To be noted as such)
EASEMENT	SPECIAL DITCH
EXISTING RIGHT OF WAY	GRADE ELEVATION
PROPOSED OR NEW R/W LINE	CULVERT (Profile View)
SLOPE INTERCEPT	UTILITIES
REFERENCE LINE	ELECTRIC
EXISTING CULVERT	FIBER OPTIC
PROPOSED CULVERT (Box or Pipe)	GAS
COMBUSTIBLE FLUIDS	SANITARY SEWER
MARSH AREA	STORM SEWER
WOODED OR SHRUB AREA	TELEPHONE
	WATER
	UTILITY PEDESTAL
	POWER POLE
	LIGHT POLE, 12'
	LIGHT POLE, 30'
	TELEPHONE POLE

**FOR ARCHITECTURAL & DESIGN
REVIEW ONLY**

TO OBTAIN LOCATION OF PARTICIPATING
UNDERGROUND UTILITIES BEFORE YOU
DIG IN VICTORIA



CALL DIGGERS HOTLINE
1-800-242-8511 TOLL FREE

UNDERGROUND UTILITY LOCATIONS ARE NOT GUARANTEED. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATIONS AS TO THE TYPE AND LOCATION OF UNDERGROUND UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THEREOF. IF ADDITIONAL UTILITIES ARE KNOWN TO EXIST ON THE PROPERTY, THE OWNER WILL PROVIDE EXISTING PLANS OF OTHER UTILITIES SURROUNDING THE SITE AND THE BOUNDARY THAT DISTURBANCE CANNOT BE LOCATED BY A VISUAL INSPECTION OF THE PROPERTY OR OF WHICH THE SURVEYOR WOULD HAVE NO KNOWLEDGE.

PROJECT DESIGNER: _____
DATE: _____

PROJECT OWNER: _____

PLANS PREPARED BY:

**MONTGOMERY ASSOCIATES
RESOURCE SOLUTIONS, LLC**
115 SOUTH MAIN STREET
SUITE A
COTTAGE GROVE, WI 53027
(262) 434-4422
Dalese Huffard, Project Manager

PROJECT CONTACTS

CITY OF FITCHBURG PUBLIC WORKS

BILL BALKE - INTERIM DIRECTOR OF PUBLIC WORKS
 TRACY FOSS - UTILITY PROJECT ENGINEER
 5520 LACY ROAD
 FITCHBURG, WI 53711
 PHONE: 608-270-4260

GAS - MADISON GAS AND ELECTRIC

JANE ROSSING
 133 S. BLAIR STREET
 P.O. BOX 1231
 MADISON, WI 53703-3471
 PHONE: 608-252-7224
 EMAIL: GROSSING@MGE.COM

ELECTRIC - MADISON GAS AND ELECTRIC

JIM HERFEL
 133 S. BLAIR STREET
 P.O. BOX 1231
 MADISON, WI 53703-3471
 PHONE: 608-252-7233

TELEPHONE - AT&T

LISA GUNDLACH
 152 DIXON ST
 MADISON, WI 53704
 PHONE: 608-252-2008

CABLE TV - CHARTER COMMUNICATIONS

BRANDON STORM
 2701 DANIEL STREET
 MADISON, WI 53718
 PHONE: 608-444-9493

GENERAL NOTES

1. UNDERLYING SITE CONTOURS AND INFORMATION BASED ON SURVEY PROVIDED BY PRULSON AND ASSOCIATE, LLC. REFER TO SURVEY FOR EXISTING CONDITIONS NOTES AND LEGEND. CONTRACTOR TO CONFIRM ALL ELEVATIONS, GENERAL DRAINAGE, AND EARTHWORK REQUIREMENTS PRIOR TO CONSTRUCTION.
2. ALL WORK IN THE PUBLIC ROW AND FOR THE PUBLIC WATER MAIN AND SANITARY SEWER SHALL BE COMPLETED IN ACCORDANCE WITH THE LATEST EDITION OF "CITY OF FITCHBURG STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION"
3. CONTRACTOR SHALL NOTIFY PUBLIC WORKS DEPARTMENT A MINIMUM OF 48 HOURS BEFORE CONNECTING TO EXISTING SEWER AND WATER MAIN, AND BEFORE STARTING ALL PHASES OF WORK.
4. ALL STREET DIMENSIONS (WIDTHS, RADI LENGTH) ARE MEASURED TO THE FACE OF CURB
5. ALL PUBLIC SANITARY SEWER SHALL BE SDR-26
6. LATERALS & WATER SERVICES TO EXTEND 10' BEYOND THE ROW OR EASEMENT, WHICHEVER IS FURTHER FROM CENTERLINE
7. ANY PERSON WHO INSTALLS A NONCONDUCTIVE SEWER LATERAL MUST INSTALL SCOTCH MARKER BALL MARKERS 1404-XR ABOVE LATERAL, TWO FEET FROM PROPERTY LINE (WITHIN ROW) AND AT EVERY HORIZONTAL BEND. MARKERS SHALL BE PLACED 2.5 TO 3.5 FEET BELOW FINAL SURFACE ELEVATION.
8. MANHOLE CASTINGS WITHIN PAVEMENT TO BE SET TO ASPHALT BINDER GRADE
9. ALL UTILITY CROSSINGS SHALL BE MADE PRIOR TO PROOF ROLLING, PLACEMENT OF CURB & GUTTER, AND BASE COURSE.
10. ALL STORM SEWER APRON END SECTIONS OVER 12" DIA SHALL HAVE FACTORY INSTALLED PIPE GATE
11. STORM SEWER STRUCTURES SHALL HAVE CORED, NON-Scored, SMOOTH-FORMED OPENINGS, IN LIEU OF CORED OPENINGS, STRUCTURES MAY ALSO HAVE FORMED OPENINGS AND/OR BE POURED IN PLACE
12. RCP STORM SEWER JOINT TIES REQUIRED FOR LAST (2) UPSTREAM AND DOWNSTREAM JOINTS AT APRON END SECTION LOCATIONS ON PIPE OF ANY SIZE.
14. HYDRANT VALVES TO BE LOCATED WITHIN TERRACE
15. ALL UTILITY STUBS (SANITARY, WATER, STORM SEWER) TO BE PLUGGED & MARKED WITH 4"x4" POST, PAINT BLUE FOR WATER, GREEN FOR SANITARY, AND PINK FOR STORM.
16. ALL CATCH BASINS ARE 4' DIAMETER UNLESS NOTED OTHERWISE
17. INLET CASTINGS SHALL BE NEENAH #R-3067-7004 (DUMP NO WASTE, DRAINS TO LAKE). THESE ARE A SPECIAL ORDER ITEM THAT THE CONTRACTOR SHOULD ORDER WELL IN ADVANCE TO ENSURE THAT THE CASTINGS CAN BE SUPPLIED AND DELIVERED ON TIME.
18. WATER MAIN MAY ONLY BE DEFLECTED IF SHOWN ON PLANS.
19. USE OF SHOT ROCK AND/OR EXCAVATED ROCK FOR TRENCH BACKFILL IS SUBJECT TO APPROVAL BY THE CITY.
20. ALL 4" SANITARY LATERALS SHALL BE INSTALLED AT A 2% SLOPE. SLOPES FOR SANITARY LATERALS GREATER THAN 4" ARE LABELED ON EACH SHEET.
21. ALL PRIVATE WATER SERVICES SHALL BE INSTALLED WITH A 6" MINIMUM BURY.
22. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE ENGINEER WITH AS-BUILT CONDITIONS OF THE PROPOSED UTILITIES. ANY CHANGES TO THE DESIGN PLANS OR ADDITIONAL ITEMS MUST BE REPORTED TO THE ENGINEER PRIOR TO FIELD CHANGES.
23. ANY PUBLIC SANITARY SEWER, PRIVATE SANITARY BUILDING SEWERS, PUBLIC WATER MAINS, PRIVATE WATER SERVICES, STORM SEWERS OR OTHER UTILITIES DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE.
24. ALL PRIVATE SANITARY BUILDING SEWER SHALL CONFORM TO SPS 384.30-2 AND CITY OF FITCHBURG REQUIREMENTS.
25. ALL PRIVATE STORM SEWER SHALL CONFORM TO SPS 384.30-3 AND CITY OF FITCHBURG REQUIREMENTS.
26. ALL PRIVATE WATER SERVICES SHALL CONFORM TO SPS 384.30-4 AND CITY OF FITCHBURG REQUIREMENTS.
27. PRIVATE UTILITIES SHALL BE INSTALLED PER SPS 382.40-6.
28. ALL WATER LATERALS ARE 1" UNLESS OTHERWISE NOTED.
28. SANITARY MANHOLES REQUIRED TO HAVE CLOSED PICK HOLES.

LIST OF STANDARD ABBREVIATIONS

ABUT	ABUTMENT
AEW	APRON ENDWALL
AGG	AGGREGATE
AH	AHEAD
ASPH	ASPHALT OR ASPHALTIC
BAD	BASE AGGREGATE DENSE
BK	BACK
BM	BENCHMARK
CABC	CRUSHED AGGREGATE BASE COURSE
CB	CATCH BASIN
CL or C/L	CENTER LINE
CONC	CONCRETE
CTH	COUNTY TRUNK HIGHWAY
C&G	CURB AND GUTTER
DWY	DRIVEWAY
EL or ELEV	ELEVATION
EBS	EXCAVATION BELOW SUBGRADE
HMA	HOT MIX ASPHALT
INL	INLET
INV	INVERT
LT	LEFT
MH	MANHOLE
MIS	METROPOLITAN INTERCEPTOR SEWER
PAVT	PAVEMENT
PLE	PERMANENT LIMITED EASEMENT
PT	POINT OF TANGENT
PCC	POINT OF COMPOUND CURVATURE
RL or R/L	REFERENCE LINE
R	RADIUS
REQD	REQUIRED
RT	RIGHT
R/W	RIGHT-OF-WAY
SE	SUPERELEVATION
SEC	SECTION
SDD	STANDARD DETAIL DRAWING
STH	STATE TRUNK HIGHWAY
STA	STATION
SSPRC	STORM SEWER PIPE REINFORCED CONCRETE SIDEWALK
S/W	TEMPORARY LIMITED EASEMENT
TLE	TEMPORARY LIMITED EASEMENT
VERT	VERTICAL
VC	VERTICAL CURVE
VCL	VERTICAL CURVE LENGTH
VPC	VERTICAL POINT OF CURVATURE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY

PROJECT: LACY WOODS

OWNER: SWAN CREEK DEVELOPMENT

COUNTY: DANE

GENERAL NOTES

SHEET T2

FILE NAME: P:\1782 - SUNFLOWER ESTATES\DRAWINGS\SUNFLOWER ESTATES\SSHEETS\OTHER\TITLE.DWG
 LAYOUT NAME: GENERAL NOTES

PLOT DATE: 1/22/2018 2:26 PM

PLOT BY: RYAN MOE

PLOT NAME:

PLOT SCALE: NTS



SWAN CREEK
OF NINE SPRINGS

NORTHERN LIGHTS
VILLAGE CONDOMINIUM

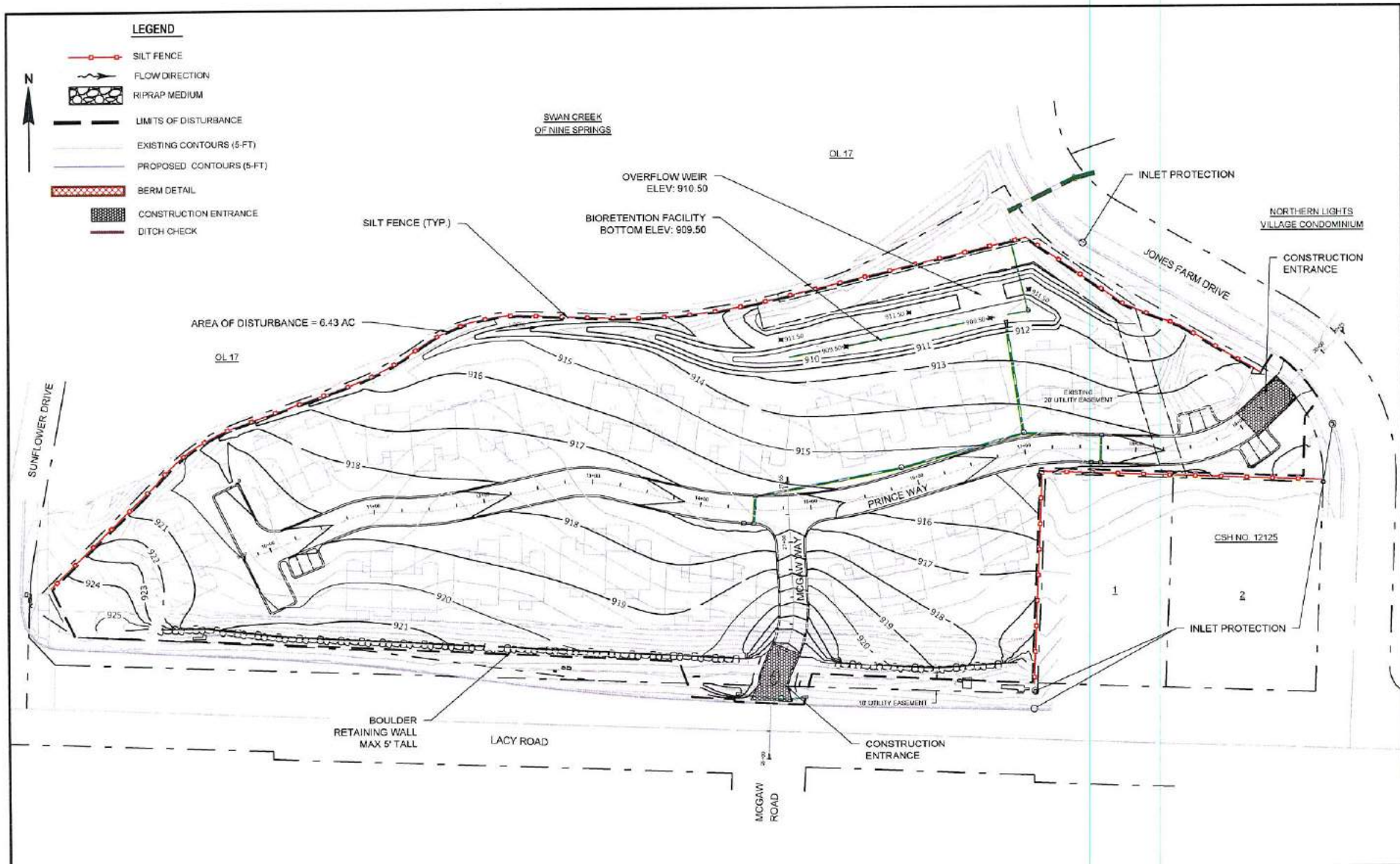
OL 17



REVISION DATE: 1/27/18

Montgomery Associates
113 SOUTH MAIN STREET
COTTAGE GROVE, WI 53527 (608) 839-4422

PROJECT: LACY WOODS	OWNER: SWAN CREEK DEVELOPMENT	COUNTY: DANE	SHEET INDEX	SHEET 1
FILE NAME: P:\1782 - SUNFLOWER ESTATES\DRAWINGS\SUNFLOWER ESTATES\DESIGN\VIEWFRAME\GROUPS\VIEW MASTER.DWG		PLOT DATE: 1/22/2018 2:47 PM	PLOT BY: RYAN BJOE	PLOT SCALE: 1"=100 FT
LAYOUT NAME: SHEET INDEX				

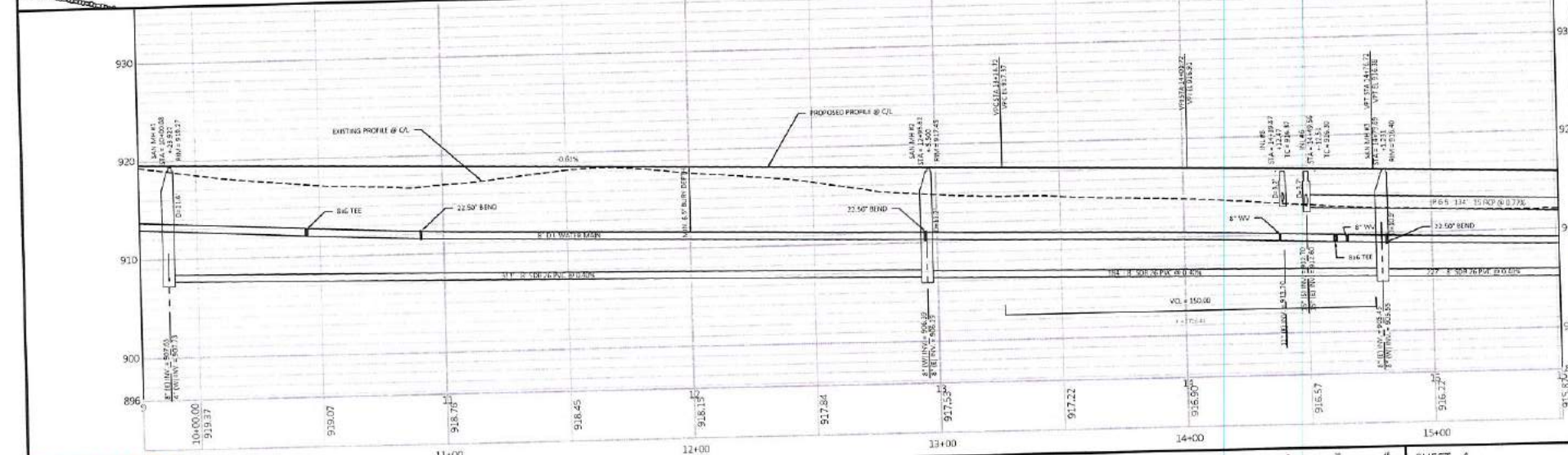
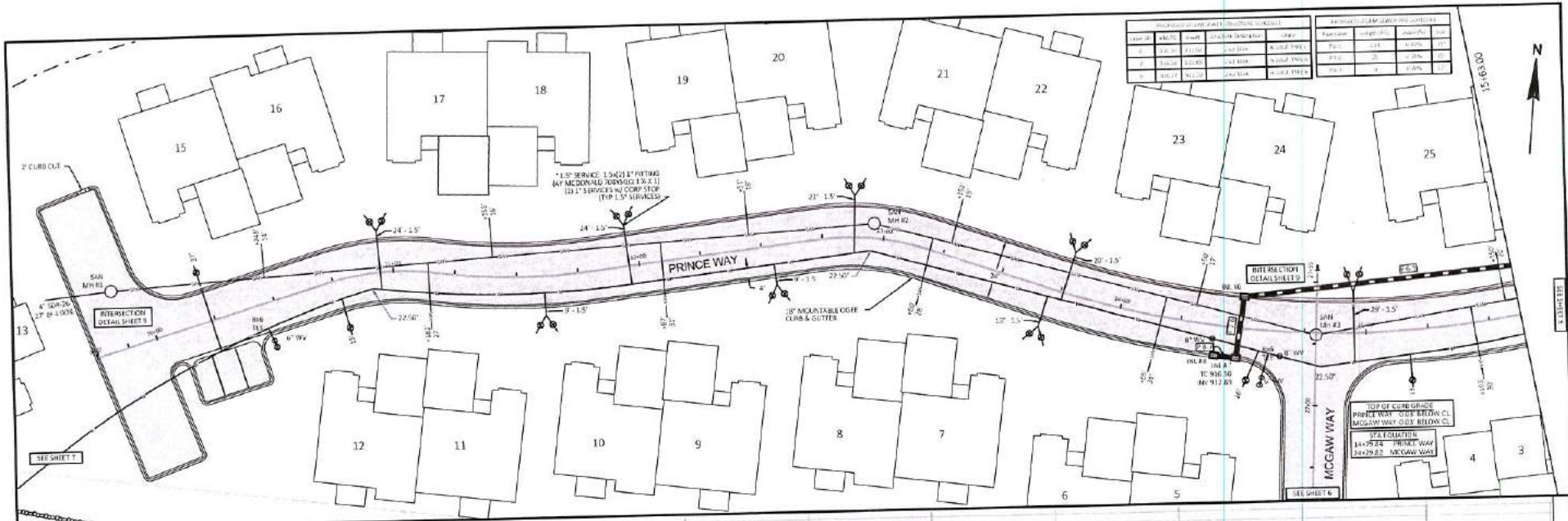


PROJECT: LACY WOODS OWNER: SWAN CREEK DEVELOPMENT COUNTY: DANE GRADING AND EROSION CONTROL PLAN SHEET 2

FILE NAME: P:\11792 - SUNFLOWER ESTATE\DRAWING\SUNFLOWER ESTATE\SHETS\PLANNING\GRADING AND EROSION CONTROL.DWG PLOT DATE: 1/22/2018 2:27 PM PLOT BY: RYAN MOYCE PLOT NAME: GECP 1 PLOT SCALE: 1" = 50'

REVISION DATE: 12/18/18

Montgomery Associates
 115 SOUTH MAIN STREET
 COTTAGE GROVE, WI 53527 (858) 830-4422

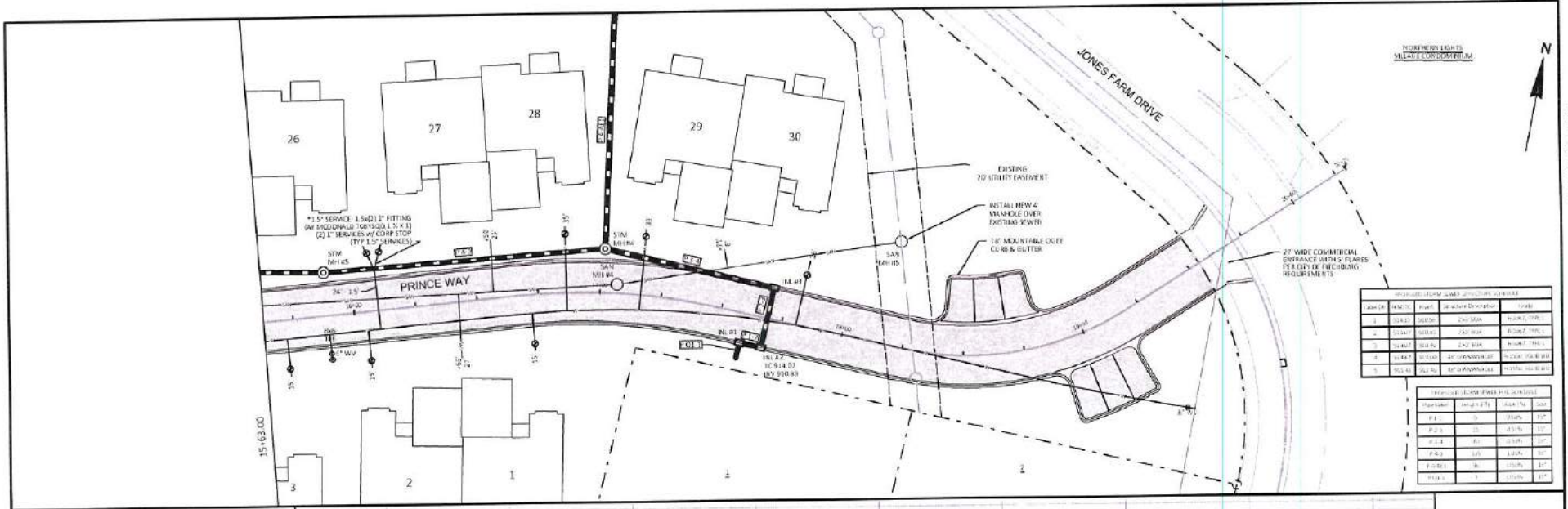


NOT FOR CONSTRUCTION 10+00 11+00 12+00 13+00 14+00 15+00

PROJECT: LACY WOODS OWNER: SWAN CREEK CONDOMINIUMS STREET: Prince Way PLAN AND PROFILE: 9+88.42 to 15+63.00 SHEET 4

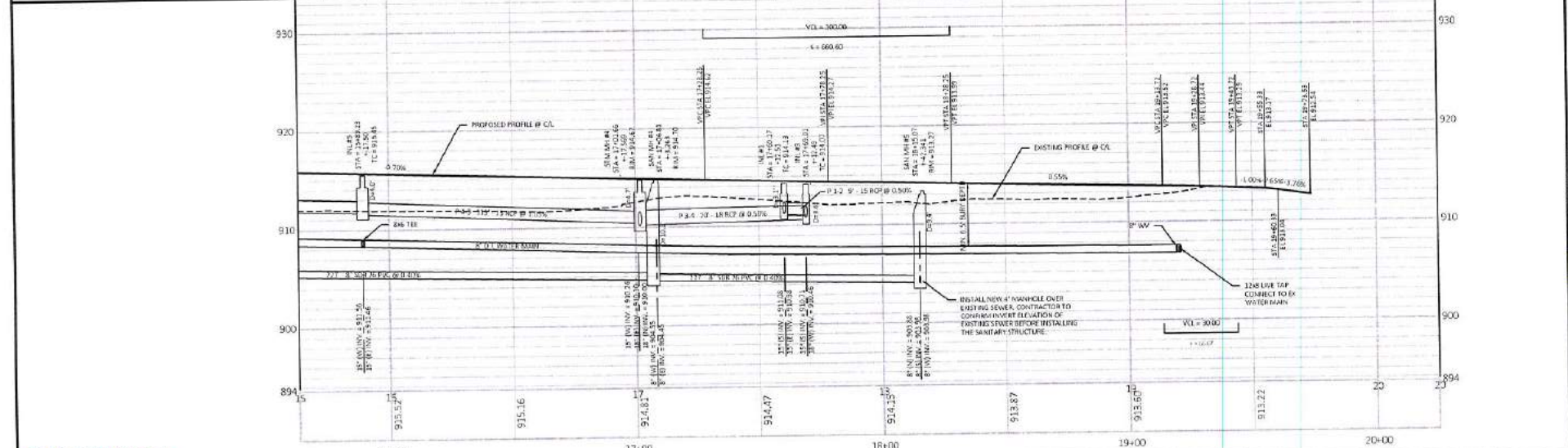
FILE NAME: P:\1\91 - SWAN LOWER ESTATES\DRAWINGS\GUM\LOWER ESTATES\HEE\PLAN\PRINCE WAY.DWG PLOT DATE: 1/22/2019 2:28 PM PLOT BY: EVAN MICE PLOT SCALE: UNASSIGNED

REVISION DATE: 1/22/18
119 SOUTH MAIN STREET
COTTAGE GROVE, WI 53527 (608) 838-4421
Montgomery Associates
www.montgomeryassociates.com



Station	Depth	Structure Description	Code
1	30.47	24\"/>	
2	30.47	24\"/>	
3	30.47	24\"/>	
4	30.47	24\"/>	
5	30.47	24\"/>	

Station	Depth	Structure Description	Code
1	30.47	24\"/>	
2	30.47	24\"/>	
3	30.47	24\"/>	
4	30.47	24\"/>	
5	30.47	24\"/>	



NOT FOR CONSTRUCTION

PROJECT: LACY WOODS

OWNER: SWAN CREEK CONDOMINIUMS

STREET: Prince Way

PLAN AND PROFILE: 15+63.00 TO 20+25.33



SHEET 5

FILE NAME: P:\15192 - SURF LOWE ESTATE\DRAWINGS\SURF LOWER ESTATE\SS\15192\PRINCE WAY\DWG

PLOT DATE: 1/22/2018 2:28 PM

PLOT BY: RYAN MCE

PLOT NAME:

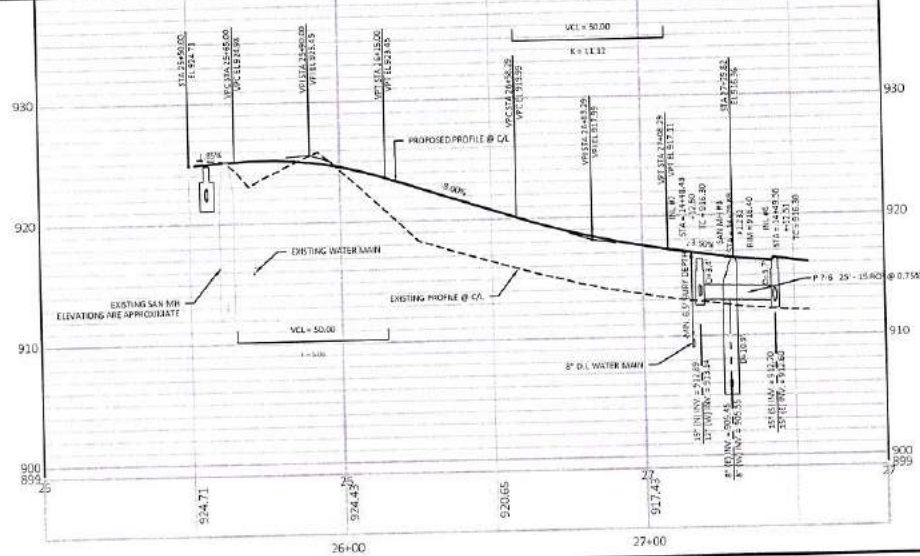
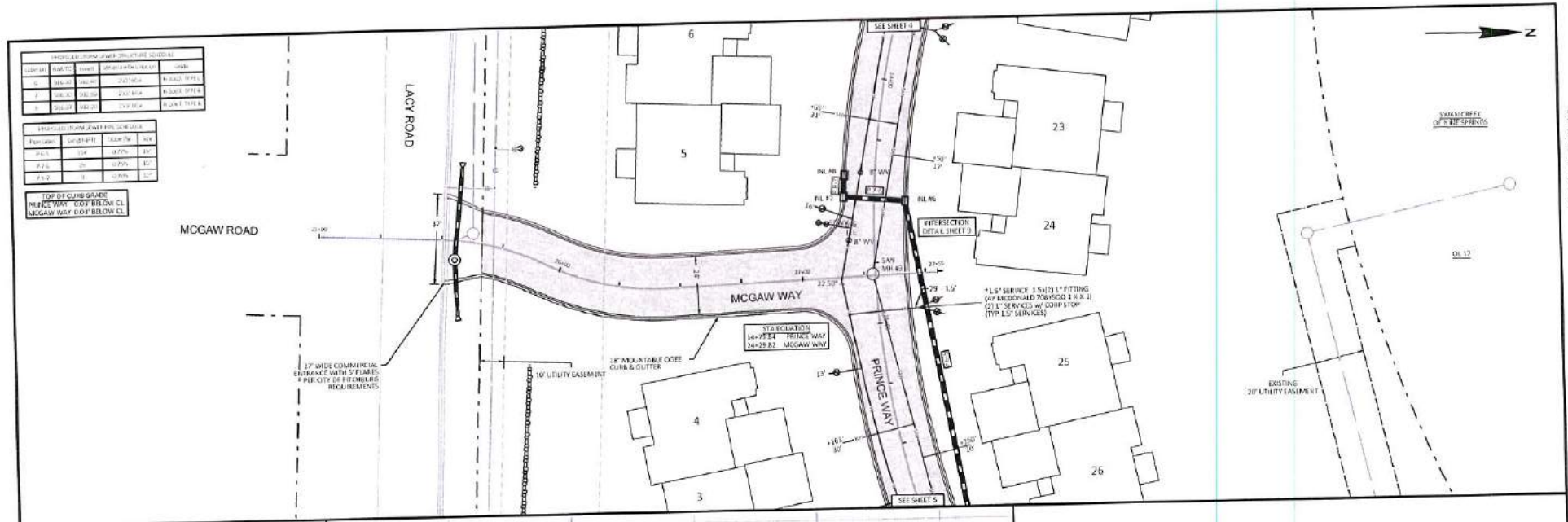
REVISION DATE: 1/21/18

Montgomery Associates
 315 SOUTH MAIN STREET
 COTTAGE GROVE, WI 53027 (608) 836-4122

NO.	DATE	BY	DESCRIPTION
1	06.10.18	KL	ISSUED FOR PERMITS
2	06.10.18	KL	ISSUED FOR PERMITS
3	06.10.18	KL	ISSUED FOR PERMITS

NO.	DATE	BY	DESCRIPTION
1	06.10.18	KL	ISSUED FOR PERMITS
2	06.10.18	KL	ISSUED FOR PERMITS
3	06.10.18	KL	ISSUED FOR PERMITS

TOP OF CURB GRADE
PROJECT WAY 0.00' BELOW CL
MCGAW WAY 0.00' BELOW CL



NOT FOR CONSTRUCTION

PROJECT: LACY WOODS

OWNER: SWAN CREEK DEVELOPMENT

STREET: McGaw Way

PLAN AND PROFILE: 25+00.00 to 27+29.82

SHEET 6

FILE NAME: P:\192 - SWAN CREEK DEVELOPMENT\DRAWINGS\LOWER ESTATES\192-01\192-01-01\MCGAW WAY.DWG

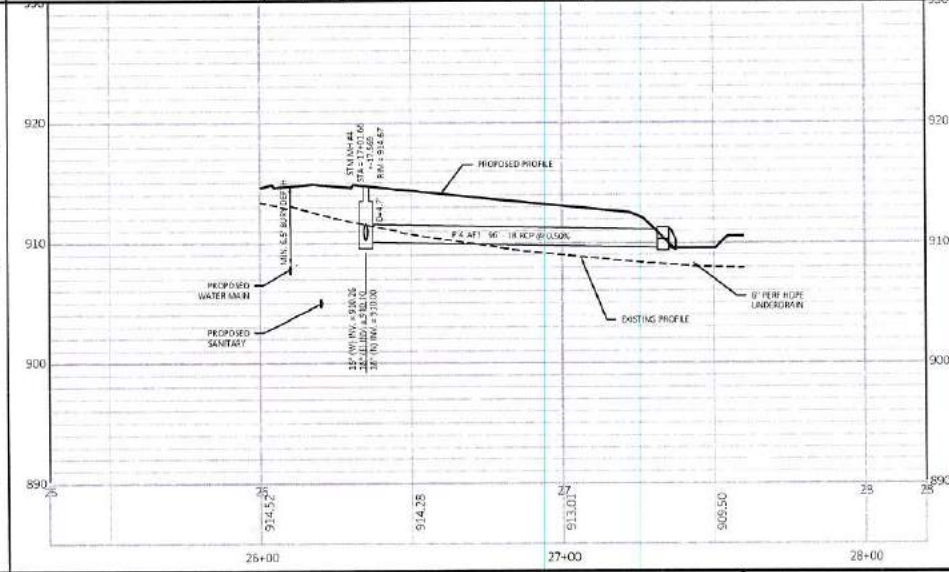
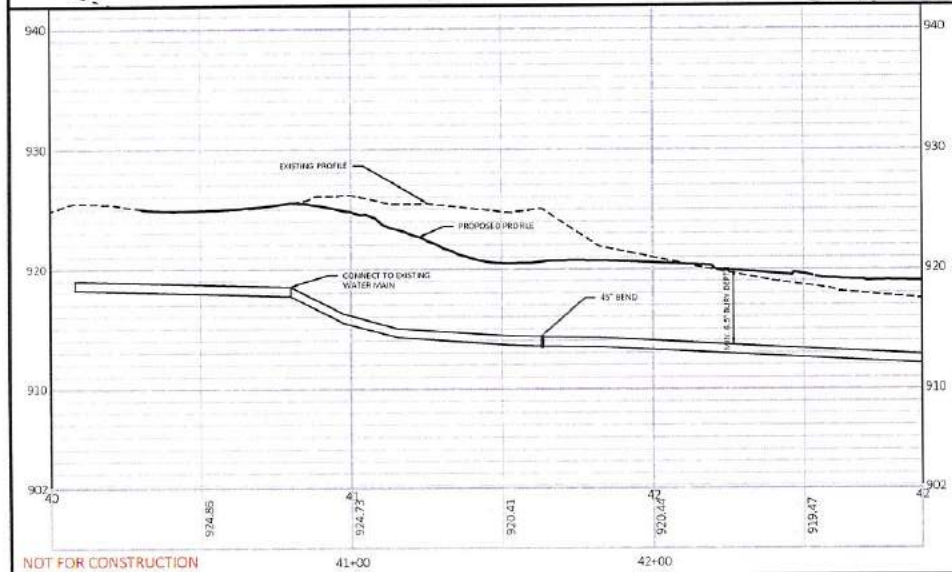
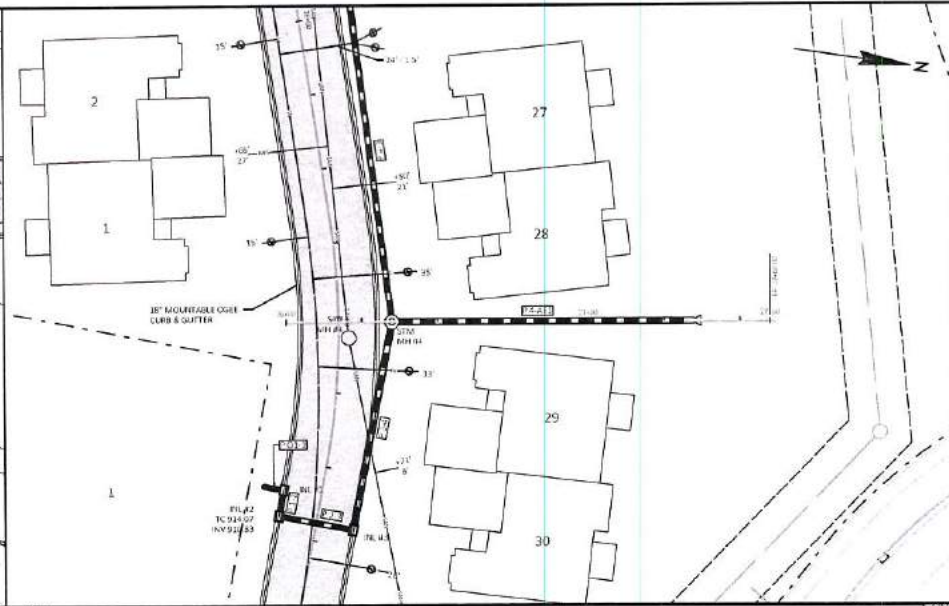
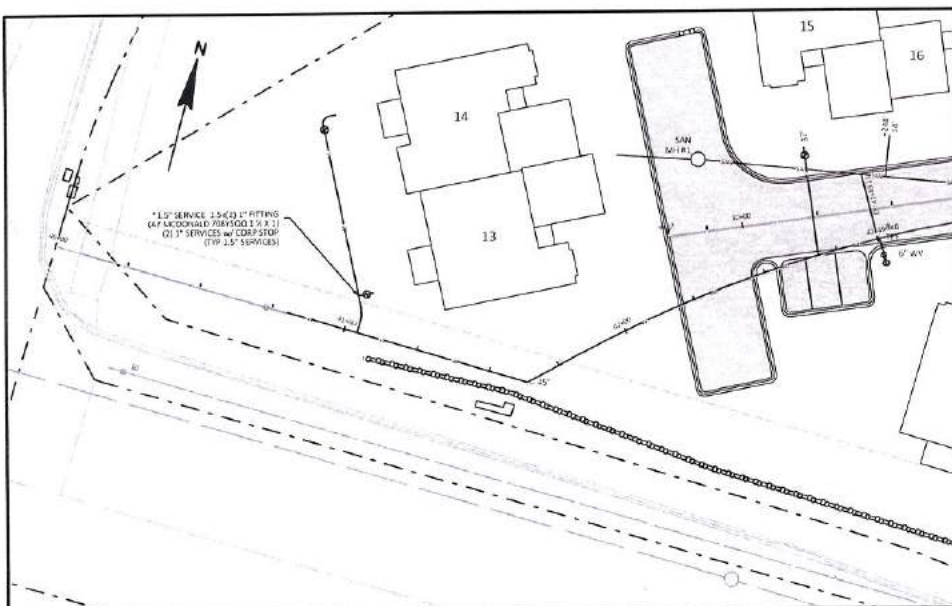
PLOT DATE: 1/27/2018 2:28 PM

PLOT BY: STARNAME

PLOT NAME:

REVISION DATE: 1/27/18

Montgomery Associates
118 SOUTH MAIN STREET
COTTAGE GROVE, WI 53527 (608) 536-4422



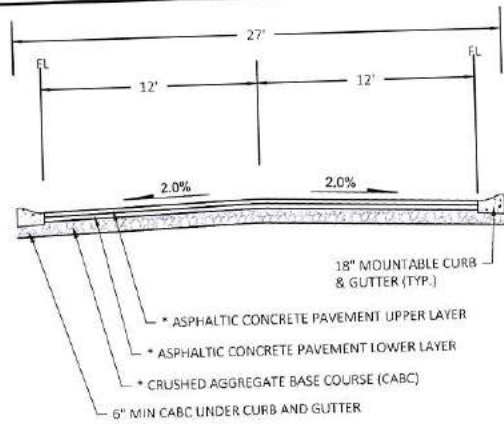
NOT FOR CONSTRUCTION

PROJECT: LACY WOODS OWNER: SWAN CREEK DEVELOPMENT STREET: Water Main and Storm Sewer PLAN AND PROFILE: 40+00.00 to 42+89.21 SHEET 7

FILE NAME: P:\11781 - SURFLOWER ESTATES\DRAWINGS\SURFLOWER ESTATES\SHETS\PLAN\WATER MAIN AND STORM SEWER.DWG PLOT DATE: 1/22/2018 2:29 PM PLOT BY: RYAN MCKE PLOT NAME:

REVISION DATE: 1/22/18

1125 SOUTH MAIN STREET
COTTAGE GROVE, WI 53527 (608) 639-4422
Montgomery Associates
A landscape architecture firm



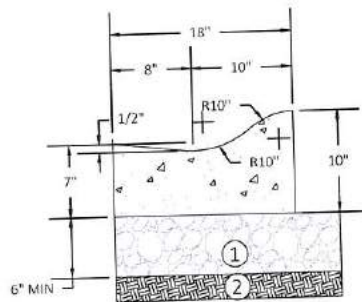
PRIVATE DRIVE

PRINCE WAY - STA 217+00 TO STA 219+95.87
 MCGAW WAY - STA 46+00 TO STA 48+92.47

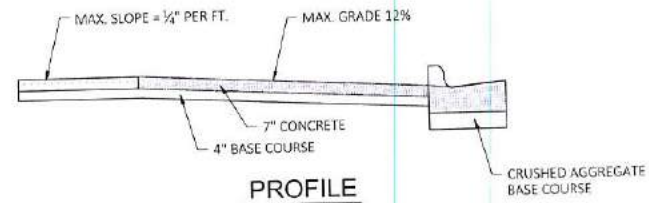
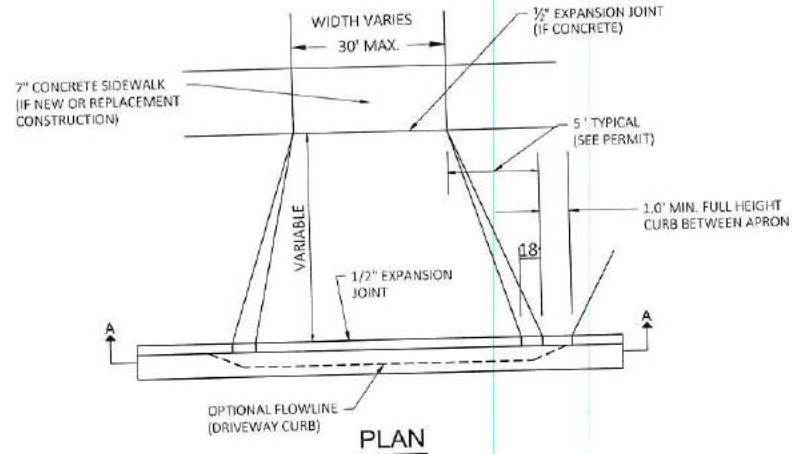
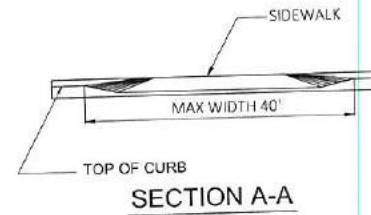
*** City of Fitchburg Minimum New Pavement Design**

Type	Crushed Aggregate Base Course		Asphaltic Concrete Pavement		Asphalt Material
	Lower Layer	Upper Layer	Lower Layer	Upper Layer	
Residential	Dense 3" 7"-8"	Dense 1 1/4" 4"-5"	Type I 2 1/4"	Type I 1 3/4"	PG 58-28

*Note: All cul-de-sac bulbs shall increase binder and surface by 1/4"
 -A total of 4" in this area.



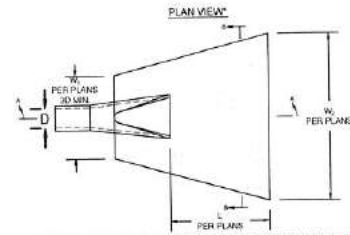
18" MOUNTABLE OGEE CONCRETE CURB & GUTTER



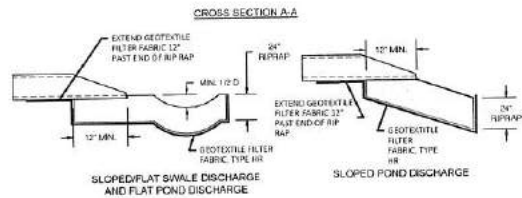
COMMERCIAL DRIVEWAY DETAIL

REVISION DATE: 10/1/18

Montgomery Associates
 118 SOUTH MAIN STREET
 COTTAGE GROVE, WI 53527 (608) 899-4422

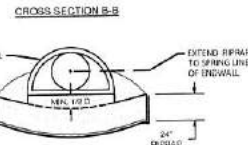


*OUTLET PROTECTION RIPRAP PAD DIMENSIONS IDENTIFIED ON PLAN SHEETS AS W, X, Y, W



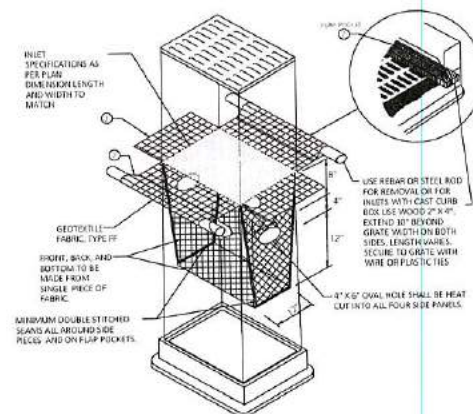
1
10

OUTLET PROTECTION



NOTES:

1. RIPRAP SHALL BE WOODY MEDIUM RIP RAP.
2. RIPRAP SHALL BE INSTALLED PER THE REQUIREMENTS OF STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION (WISDOT, 2004).
3. RIPRAP SHALL BE SHAPED TO CREATE A STILLING BASIN BASIN DEPTH TO BE 1-FOOT BELOW PIPE INVERT FOR PIPES 30 INCH AND LARGER, 0.5-FOOT FOR SMALLER PIPES.
4. RETAINMENT SECTION PER CITY OF PITTSBURGH STANDARDS. TWO JOINT TIES ARE REQUIRED FOR EACH (DOWNSTREAM) TYPICAL JOINT ON ANY PIPE ENDING IN AN APRON (DEWALL).
5. RIPRAP SHALL EXTEND TO TOE OF SLOPE MIN.



2
10

INLET PROTECTION, TYPE D

INSTALLATION NOTES

DO NOT INSTALL INLET PROTECTION TYPE D IN INLETS SMALLER THAN 30\"/>

TRIM EXCESS FABRIC IN THE FLOW DIRECTION TO WITHIN 3\"/>

THE INSTALLED BAG SHALL HAVE A MINIMUM SIDE CLEARANCE BETWEEN THE BAG WALLS AND THE BAG REMAINING ON THE BOTTOM OF THE OVERTFLOW HOLES OF 3\"/>

WHERE NECESSARY THE CONTRACTOR SHALL UNZIP THE BAG, USING PLASTIC ZIP TIES, TO ACHIEVE THE 3\"/>

4\"/>

GENERAL NOTES

THE WORK TECHNICAL STANDARD FOR INLET PROTECTION SHALL BE FOLLOWED AT ALL TIMES. IF ANY VARIATION OF THESE DETAILS AND THE WORK TECHNICAL STANDARDS ARE FOUND, THE WORK TECHNICAL STANDARD SHALL GOVERN.

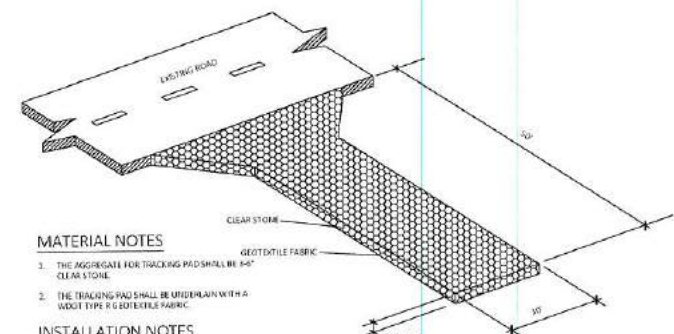
INLET PROTECTION DEVICES SHALL BE MAINTAINED OR REPLACED AT THE DIRECTION OF THE ENGINEER.

MANUFACTURED ALTERNATIVES APPROVED AND LISTED ON THE DEPARTMENT'S EROSION CONTROL PRODUCT ACCEPTABILITY LIST MAY BE SUBSTITUTED.

WHEN REMOVING OR MAINTAINING INLET PROTECTION, CARE SHALL BE TAKEN SO THAT THE SEDIMENT TRAPPED ON THE GEOTEXTILE FABRIC DOES NOT FALL INTO THE INLET. ANY SANDLIKE MATERIAL FROM THE INLET SHALL BE REMOVED IMMEDIATELY.

FINISHED SIZE, INCLUDING FLAP POCKETS WHERE REQUIRED, SHALL EXTEND A MINIMUM OF 10\"/>

FLAP POCKETS SHALL BE LARGE ENOUGH TO ACCEPT WOOD 2X4.



MATERIAL NOTES

1. THE AGGREGATE FOR TRACKING PAD SHALL BE 5/8\"/>
- 2. THE TRACKING PAD SHALL BE UNDERLAIN WITH A WOODY TYPE R GEOTEXTILE FABRIC.

INSTALLATION NOTES

1. INSTALLATIONS SHALL CONFORM WITH THE REQUIREMENTS OF EROSION CONSERVATION PRACTICE STANDARD 3057.
2. THE TRACKING PAD SHALL BE INSTALLED PRIOR TO ANY "WORK" LEAVING THE SITE. STONE TRACKING PAD SHALL BE USED AT ALL POINTS OF CONSTRUCTION EGRESS.
3. DIMENSIONS OF THE TRACKING PAD SHALL BE MINIMUM AS NOTED ON THE FIGURE ABOVE.
4. SURFACE WATER SHALL BE PREVENTED FROM PASSING THROUGH THE TRACKING PAD. FLUDS SHALL BE DIVERTED AWAY FROM TRACKING PADS OR CONFINED UNDER AND AROUND THEM USING CULVERTS OR OTHER PRACTICES.
5. TRACKING PAD SHALL BE REMOVED OR INCORPORATED INTO GRAVEL DRIVEWAY ONLY AFTER CONSTRUCTION IS COMPLETED AND THE SITE HAS BEEN STABILIZED.

INSPECTION & MAINTENANCE NOTES

1. STONE TRACKING PADS SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER EVERY PRECIPITATION EVENT THAT PRODUCES 0.5 INCHES OF RAIN OR MORE DURING A 24 HOUR PERIOD.
2. ADDITIONAL AGGREGATE SHALL BE PLACED IF THE TRACKING PAD BECOMES BURIED OR IF SEDIMENT 6 FEET BEING REMOVED EFFECTIVELY FROM THE VEHICLE TIRES.
3. A MINIMUM 30 FEET WIDE BY 50 FEET LONG BY 11 INCH TRACK PAD SHALL BE MAINTAINED AT ALL TIMES.
4. THE TRACKING PAD PERFORMANCE SHALL BE MAINTAINED BY SCRAPPING OR TOP DRESSING WITH ADDITIONAL AGGREGATE.
5. ANY SEDIMENT TRACKED ONTO A PUBLIC OR PRIVATE ROAD SHOULD BE REMOVED BY STREET CLEANING AT THE END OF EACH WORKING DAY.
6. MAINTENANCE SHALL BE COMPLETED AS SOON AS POSSIBLE WITH CONSIDERATION FOR SITE CONDITIONS.

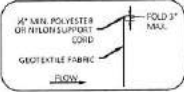
3
10

CONSTRUCTION ENTRANCE (TRACKING PAD)

REVISION (DATE: 1/20/18)

115 SOUTH MAIN STREET
COTTAGE GROVE, WI 53527 (608) 839-4422

Montgomery Associates
EROSION CONTROL SPECIALISTS

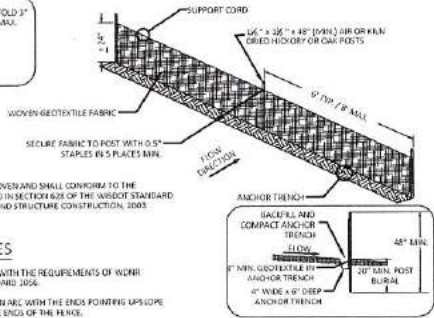


MATERIAL NOTES

1. GEOTEXTILE FABRIC SHALL BE WOVEN AND SHALL CONFORM TO THE MATERIAL REQUIREMENTS LISTED IN SECTION 603 OF THE WISCONSIN STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, 2003 EDITION.

INSTALLATION NOTES

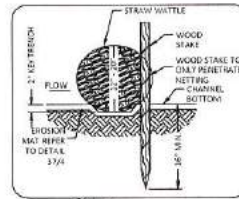
1. INSTALLATION SHALL CONFORM WITH THE REQUIREMENTS OF WISCONSIN CONSERVATION PRACTICE STANDARD 1056.
2. CONSTRUCT THE SILT FENCE IN AN ARC WITH THE ENDS POINTING UPSLOPE TO AVOID EROSION AROUND THE ENDS OF THE FENCE.
3. FAILURE TO PROPERLY ANCHOR SILT FENCE COULD RESULT IN WATER AND SEDIMENT REASURANCE BENEATH THE SILT FENCE. PROPERLY SECURE THE SILT FENCE INTO THE ANCHOR TRENCH.
4. CONSTRUCT THE FENCE FROM A CONTINUOUS ROLL OF GEOTEXTILE TO AVOID JOINTS. WHERE JOINTS ARE NECESSARY, OVERLAP TO THE NEXT POST OR WRAP ADJOINING FABRICS TOGETHER AROUND THE JOINT POST AND TIGHTLY FASTEN.
5. SILT FENCE SHALL NOT BE USED IN AREAS OF CONCENTRATED FLOW.



INSPECTION & MAINTENANCE NOTES

1. AT A MINIMUM, PERFORM INSPECTIONS WEEKLY AND WITHIN 24 HOURS OF PRECIPITATION EVENTS PRODUCING 0.5 INCHES OR MORE OF RAINFALL.
2. INSPECT FENCES FOR DAMAGE TO STAKES AND FABRIC. UNDERCUTTING, EXCESSIVE SEDIMENT ACCUMULATION (GREATER THAN 1/2 OF THE FENCE HEIGHT), AND INDICATIONS OF SCOUR AROUND THE EDGES.
3. REPAIR OR REPLACE SILT FENCE WITHIN 24 HOURS OF IDENTIFYING ANY DEFICIENCIES.

1
11 SILT FENCE



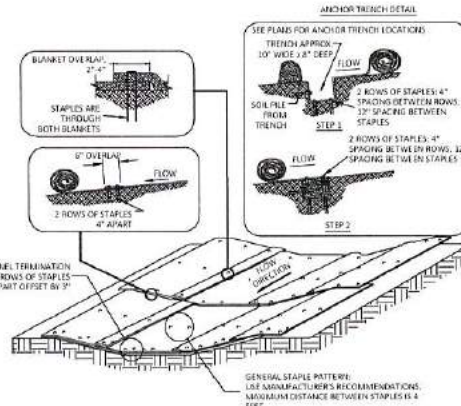
MATERIAL NOTES

1. DITCH CHECKS SHALL BE CONSTRUCTED OF APPROVED MATERIALS LISTED IN WISCONSIN DEPARTMENT OF TRANSPORTATION EROSION CONTROL PRODUCT ACCEPTABILITY LIST (PALS) FOR TEMPORARY DITCH CHECKS.
2. EROSION MAT SHALL BE SELECTED AND INSTALLED PER THE REQUIREMENTS LISTED IN DETAIL D-7.
3. WOOD STAKES SHALL MEET THE FOLLOWING REQUIREMENTS:
FOR 12" SEDIMENT LOGS: 1 1/2" X 1 1/2" X 30" AIR OR KLEN DRIED HICKORY OR OAK STAKES
FOR 20" SEDIMENT LOGS: 1 1/2" X 1 1/2" X 40" AIR OR KLEN DRIED HICKORY OR OAK STAKES

INSTALLATION NOTES

1. INSTALLATION SHALL CONFORM WITH THE REQUIREMENTS OF WISCONSIN CONSERVATION PRACTICE STANDARD 1042.
2. PROVISIONARY DITCH CHECKS SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
3. DITCH CHECK SHALL BE INSTALLED SUCH THAT ENDS ARE HIGHER THAN THE CENTER CREATING A STABLE OVERFLOW POINT. ENDS SHOULD BE A MINIMUM OF 6" HIGHER THAN THE EXPECTED DESIGN WATER LEVEL.
4. DITCH CHECKS SHOULD BE INSTALLED SUCH THAT ADJOINING PROPERTIES ARE NOT NEGATIVELY IMPACTED.
5. DITCH CHECKS SHOULD BE USED IN CONJUNCTION WITH OTHER PERMANENT RESTORATION PRACTICES.

2
11 DITCH CHECK



MATERIAL NOTES

1. ONLY PRODUCTS LISTED IN THE WISCONSIN DEPARTMENT OF TRANSPORTATION EROSION CONTROL PRODUCT ACCEPTABILITY LIST (PALS) ARE ACCEPTABLE FOR USE.
2. BIODEGRADABLE PLASTIC EROSION MAT STAKES REQUIRED.

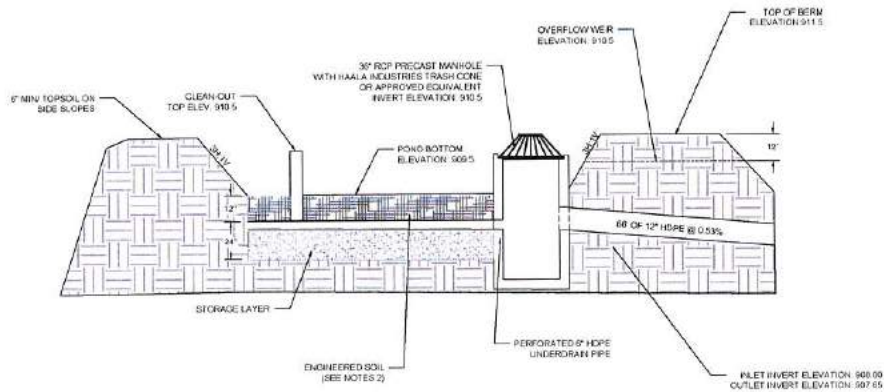
INSTALLATION NOTES

1. EROSION CONTROL REVEGETATIVE MATS (ECRM) SHALL BE INSTALLED AFTER TOPSOIL AND SEED HAVE BEEN PLACED.
2. INSTALLATION OF ECRM SHOULD BE COORDINATED WITH PERMANENT RESTORATION PRACTICES.
3. INSTALLATION SHALL CONFORM WITH WISCONSIN CONSERVATION PRACTICE STANDARD 1054.
4. ALL PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATIONS. THIS STANDARD DETAIL IS AN EXAMPLE OF TYPICAL INSTALLATION GUIDANCE.
5. MATS SHALL BE INFERNA AND CONTINUOUS CONTACT WITH THE SOIL.
6. IF SECTIONS OF ECRM NEED TO BE OVERLAPPED, ENSURE THAT THE OVERLAP IS FACING DOWNSTREAM TO PREVENT WATER FROM FLOWING BENEATH THE ECRM.

INSPECTION & MAINTENANCE NOTES

1. METAL ADDITIONAL ANCHORING IN AREAS OF OBSERVED PILING AND CONCENTRATED FLOW BENEATH THE EROSION MAT. #8 BILGUS 3 SEVERE ENOUGH TO PREVENT VEGETATION ESTABLISHMENT, REMOVE EROSION MAT, REGRADE, COMPACT, RESEED, AND REPLACE THE SECTION OF MAT.
2. ALL MAINTENANCE ACTIVITIES SHOULD OCCUR AS SOON AS POSSIBLE WITH CONSIDERATION OF SITE CONDITIONS.

3
11 EROSION CONTROL MAT (CHANNELS)



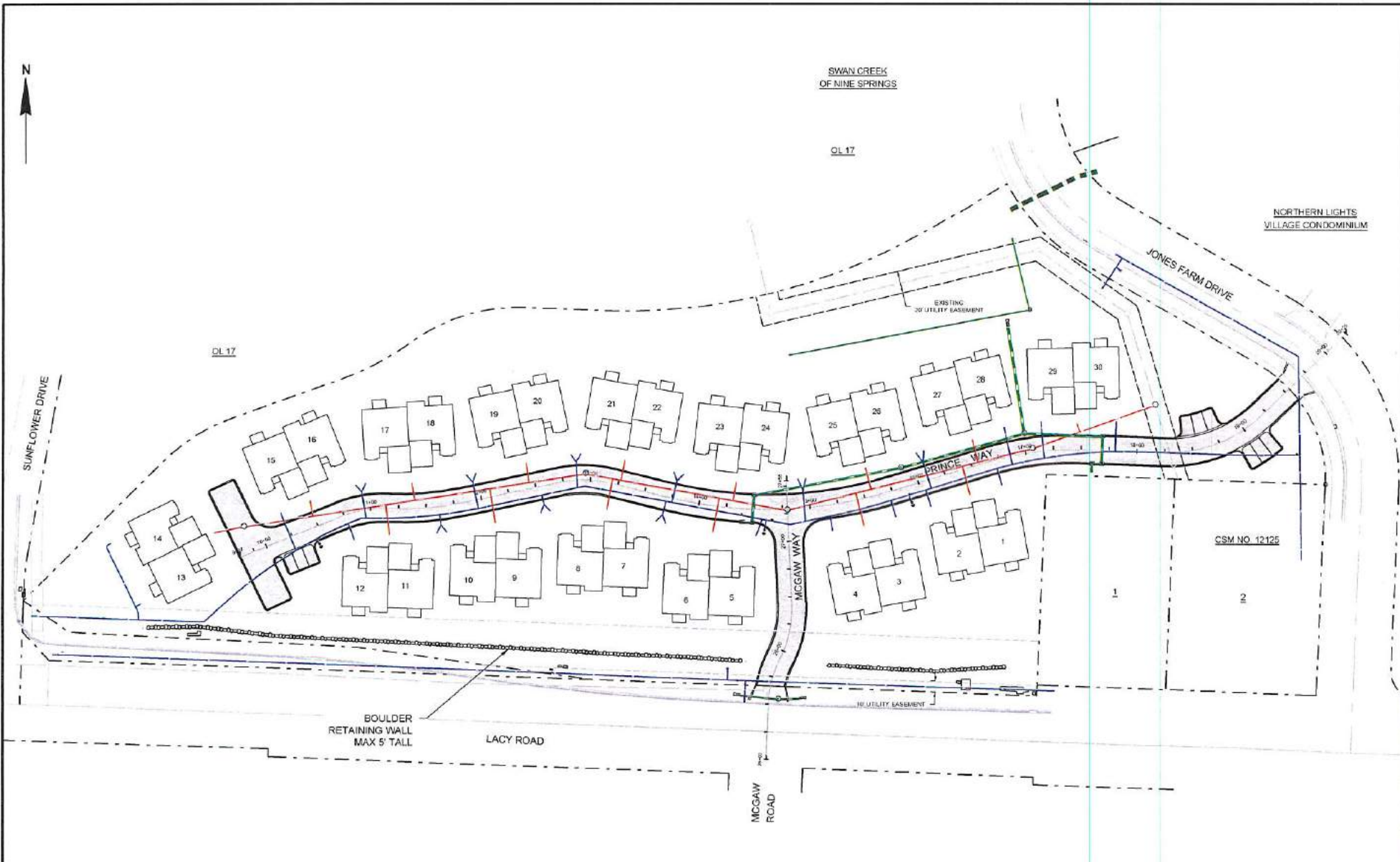
1
12 BIORETENTION FACILITY

NOTES:

1. BIORETENTION FACILITY WILL ACT AS A TEMPORARY SEDIMENT BASIN DURING CONSTRUCTION
 - 1.1. GRADE FACILITY TO BOTTOM OF ENGINEERED SOIL MIX, PROVIDING A 3' DEEP SEDIMENT STORAGE SUMP DURING CONSTRUCTION.
 - 1.2. AFTER PLAT INFRASTRUCTURE CONSTRUCTION IS COMPLETE AND LOTS AND TERRACES ARE RESTORED, REMOVE ACCUMULATED SEDIMENT AND EXCAVATE TO BOTTOM OF PEA GRAVEL LAYER.
 - 1.3. INSTALL STORAGE LAYER, UNDERDRAIN, ENGINEERED SOIL MIX, AND RESTORE W/ PLUGS
2. ENGINEERED SOIL SHALL CONSIST OF A MIXTURE OF 70 TO 85% SAND AND 15 TO 30% COMPOST. COMPOST SHALL BE CERTIFIED ACCORDING TO WDNR SPECIFICATION S100. ENGINEER SHALL APPROVE MATERIAL SOURCE PRIOR TO INSTALLATION.
3. CONSTRUCTION METHODS SHALL FOLLOW WISCONSIN DNR TECHNICAL STANDARD 1004.
4. FILTER FABRIC SHALL BE INSTALLED OVER THE UNDERDRAIN PIPE AND SHALL NOT EXTEND MORE THAN TWO FEET FROM EITHER SIDE OF THE PIPE.
5. ENGINEERED SOIL SHALL BE PRE-MIXED PRIOR TO PLACEMENT AND THE MOISTURE CONTENT SHALL BE LOW TO AVOID COMPACTION AND CLUMPING. THE ENGINEERED SOIL SHALL BE PLACED IN MULTIPLE LIFTS, EACH APPROXIMATELY 12-INCHES IN DEPTH. ENGINEERED SOIL CAN BE CAREFULLY TAPPED WITH A BUCKET OR SIMILAR METHOD TO PROVIDE FIRM SURFACE FOR SEEDING BUT COMPACTION WITH HEAVY EQUIPMENT OR VIBRATING PLATE-STYLE COMPACTORS SHALL NOT BE USED.
6. FINISHED BIORETENTION AREA SURFACE SHALL BE LEVEL WITHIN ± 0.1 FEET.
7. BIORETENTION AREAS ARE TO BE PLANTED WITH NATIVE PLUGS AT 1' SPACING. PLANTS SHALL BE CONSISTENT WITH AGRECOL'S RAINWATER RENEWAL MIX OR APPROVED SUBSTITUTE, APPLIED PER THE MANUFACTURER'S RECOMMENDED RATE.
8. IF AT ANY TIME DURING CONSTRUCTION OF THE BIURETENTION AREA, THE CONTRACTOR COMPACTS THE BIURETENTION AREA BEYOND THE ENGINEER'S SPECIFICATION, THE CONTRACTOR SHALL REWORK, REPLACE, AND/OR REPAIR THE INFILTRATION AREA TO THE ENGINEER'S APPROVAL.

REVISION DATE: 12/17/18

Montgomery Associates
115 SOUTH MAIN STREET
COTTAGE GROVE, WI 53007 (608) 839-4422



PROJECT: LACY WOODS	OWNER: SWAN CREEK DEVELOPMENT	COUNTY: DANE	UTILITY PLAN	1" = 80'	SHEET 14
---------------------	-------------------------------	--------------	--------------	----------	----------

FILE NAME: P:\1792 - SUNFLOWER ESTATES\DRAWINGS\SUNFLOWER ESTATES\SHEETS\PLAN\UTILITY PLAN.DWG PLOT DATE: 1/22/2018 2:31 PM PLOT BY: RYAN MOE PLOT NAME: UTILITY PLOT SCALE: 1" = 80'

115 SOUTH MAIN STREET
 COTTAGE GROVE, WI 53527 (608) 839-4422
 Montgomery Associates
 REVISION DATE: 1/2/18

RECEIVED FOR RECORDING THIS
 DAY OF _____, 2018 AT _____
 O' CLOCK _____ M.,
 AND RECORDED IN VOLUME _____
 OF CONDOMINIUM PLATS ON PAGES _____
 AS DOCUMENT NUMBER _____

KRISTI CHLEBOWSKI
 DANE COUNTY REGISTER OF DEEDS

LACY WOODS CONDOMINIUMS

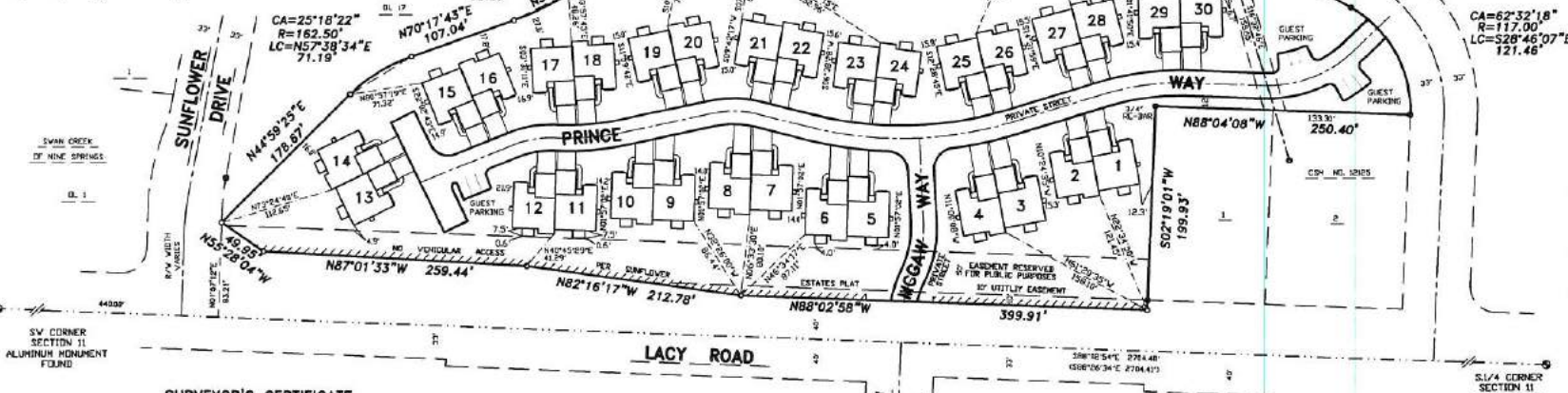
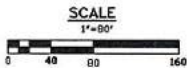
BEING LOT 1, SUNFLOWER ESTATES LOCATED IN THE
 SW 1/4 OF THE SW 1/4 AND THE SE 1/4 OF THE SW 1/4 OF SECTION 11, T6N, R9E,
 CITY OF FITCHBURG, DANE COUNTY, WISCONSIN
 JANUARY 22, 2018
 SCALE 1"=80'



SURVEYOR
 PAULSON & ASSOCIATES, LLC
 DANIEL A. PAULSON
 138 W. HOLLIM STREET
 DEFOREST, WI 53532

DECLARANT
 LACY WOODS CONDOMINIUMS
 KEVIN KLECKNER
 5833 GRASSLANDS TERRACE
 MARSHALL, WI 53559

BASIS OF BEARINGS
 THE SOUTH LINE OF THE SW 1/4
 OF SECTION 11 BEARS S89°02'20"E
 AS REFERENCED TO THE DANE
 COUNTY COORDINATE SYSTEM
 NAD83(91)



SW CORNER
 SECTION 11
 ALUMINUM MONUMENT
 FOUND

SURVEYOR'S CERTIFICATE

I, Daniel A. Paulson, Professional Land Surveyor No. S-1699 of the State of Wisconsin, do hereby certify that by the direction of Kevin Kleckner, as representative of Swan Creek Condominiums, I have surveyed and mapped according to the official records, condominiums as described and pictured hereon. I do further certify that this plat is a true scaled and dimensional representation of the boundaries, buildings and improvements.

Daniel A. Paulson, Professional Land Surveyor No. S-1699
 January 22, 2018

LEGEND

- ⊙ SECTION CORNER MONUMENT (FOUND)
- 1 1/4" ROUND IRON REBAR (FOUND) UNLESS NOTED
- 3/4"x24" ROUND IRON REBAR (SET) WEIGHING 1.50 LBS/LF

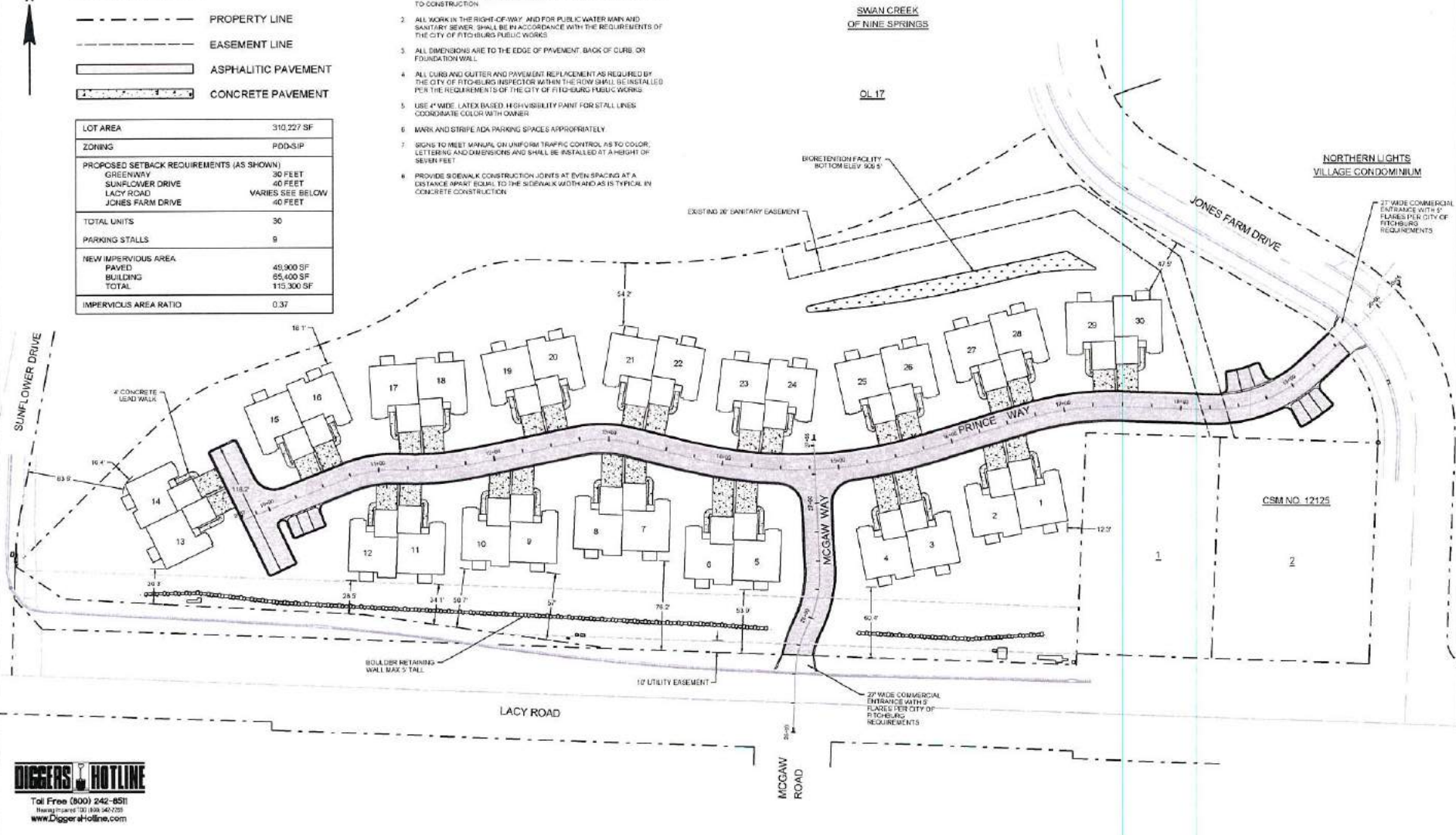


SITE PLAN LEGEND:

- PROPERTY LINE
- EASEMENT LINE
- ASPHALTIC PAVEMENT
- CONCRETE PAVEMENT

LOT AREA	310,227 SF
ZONING	PDD-SIP
PROPOSED SETBACK REQUIREMENTS (AS SHOWN)	
GREENWAY	30 FEET
SUNFLOWER DRIVE	40 FEET
LACY ROAD	VARIABLE SEE BELOW
JONES FARM DRIVE	40 FEET
TOTAL UNITS	30
PARKING STALLS	9
NEW IMPERVIOUS AREA	
PAVED BUILDING	49,900 SF
TOTAL	115,300 SF
IMPERVIOUS AREA RATIO	0.37

- SITE PLAN NOTES**
- UNDERLYING SITE CONTOURS AND INFORMATION BASED ON SURVEY PROVIDED BY PAULSON AND ASSOCIATES, LLC. REFER TO SURVEY FOR EXISTING CONDITIONS NOTES AND LEGEND. CONTRACTOR TO CONFIRM ALL ELEVATIONS, GENERAL DRAINAGE AND BATHWORK REQUIREMENTS PRIOR TO CONSTRUCTION.
 - ALL WORK IN THE RIGHT-OF-WAY, MID FOR PUBLIC WATER MAIN AND SANITARY SEWER, SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY OF FITCHBURG PUBLIC WORKS.
 - ALL DIMENSIONS ARE TO THE EDGE OF PAVEMENT, BACK OF CURB, OR FOUNDATION WALL.
 - ALL CURBS AND GUTTER AND PAVEMENT REPLACEMENT AS REQUIRED BY THE CITY OF FITCHBURG INSPECTOR WITHIN THE ROW SHALL BE INSTALLED PER THE REQUIREMENTS OF THE CITY OF FITCHBURG PUBLIC WORKS.
 - USE 4" WIDE, LATEX BASED, HIGH-VISIBILITY PAINT FOR STALL LINES. COORDINATE COLOR WITH OWNER.
 - MARK AND STRIPE ADA PARKING SPACES APPROPRIATELY.
 - SIGNS TO MEET MANUAL ON UNIFORM TRAFFIC CONTROL AS TO COLOR, LETTERING AND DIMENSIONS AND SHALL BE INSTALLED AT A HEIGHT OF SEVEN FEET.
 - PROVIDE SIDEWALK CONSTRUCTION JOINTS AT EVEN SPACING AT A DISTANCE (MAX) EQUAL TO THE SIDEWALK WIDTH AND AS IS TYPICAL IN CONCRETE CONSTRUCTION.



PROJECT: LACY WOODS OWNER: SWAN CREEK DEVELOPMENT COUNTY: DANE SITE PLAN

FILE NAME: P:\1192 - SUNFLOWER ESTATES\DRAWINGS\SUNFLOWER ESTATES\HEETS\PLAN\SITE PLAN.DWG PLOT DATE: 1/22/2018 9:30 PM PLOT BY: RYAN GOCE PLOT NAME: SITE PLAN PLOT SCALE: 1" = 80'

REVISION DATE 1/22/18

Montgomery Associates 119 SOUTH MAIN STREET COTTAGE GROVE, WI 53527 (608) 839-4422

FIGURE 1



FIRE DEPARTMENT
5791 Lacy Road Fitchburg, WI 53711
Phone: (608) 278-2980 Fax: (608) 278-2985
www.fitchburgwi.gov/fire



January 18, 2018

Deborah J. Hatfield
Montgomery Associates Resource Solutions, LLC
119 South Main Street
Cottage Grove, WI 53527

Subject: Turn Around Variance for Lacy Woods, Swan Creek Development

The turn-around (hammerhead) radius in the Lacy Woods development does not meet the requirements of City Ordinances Sec. 44-403.

Your petition for a variance from the Fire Chief has been approved under the following conditions:

1. You will provide turning radius and tracking information that supports the claim that fire department apparatus have enough clearance to execute a turn-around (tracking information dated 1/11/18 has already been received).
2. The area of the hammerhead will be maintained and marked as a "No Parking" area- appropriate signage and curb/pavement markings will be provided by the developer.
3. The Fire Department reserves the right to enforce parking restrictions.
4. The Fire Department may conduct periodic driver's training at this property to improve driving competence in restricted-clearance areas.

Please feel free contact my office if you have any additional questions.

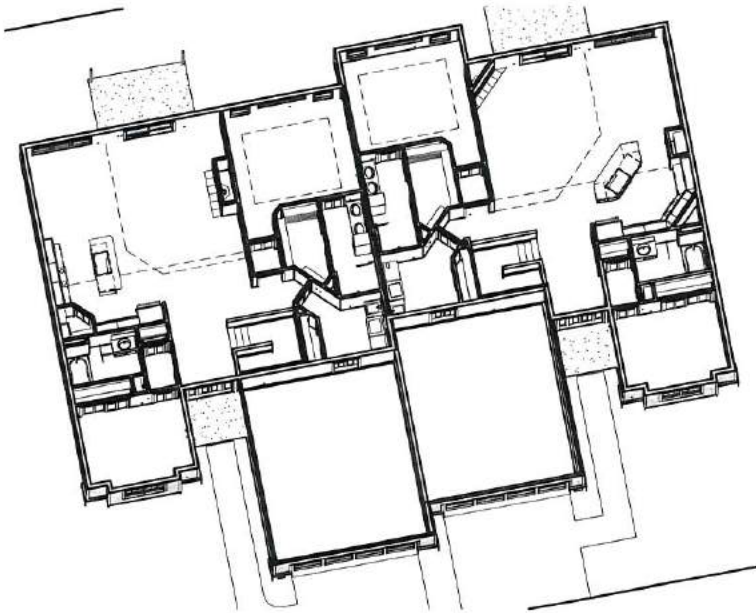
A handwritten signature in black ink, appearing to read 'Joe Pulvermacher'.

Joe Pulvermacher
Fire Chief
Fitchburg Fire Department

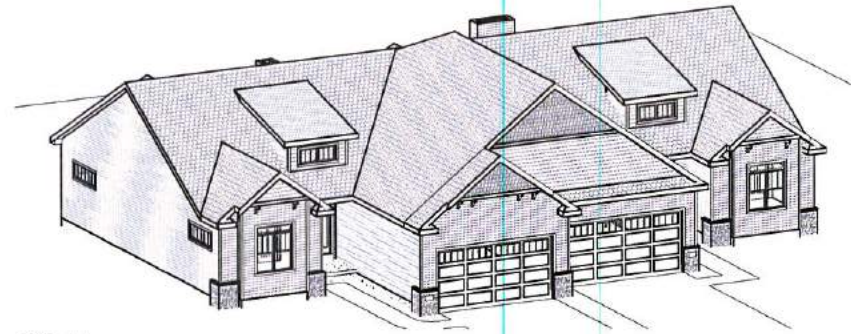
joe.pulvermacher@fitchburgwi.gov
Cell: (608) 327-9449

cc: Deputy Chief Chad Grossen
Mr. John Crook – Building Inspection
Property File

CRAFTSMAN ELEVATION



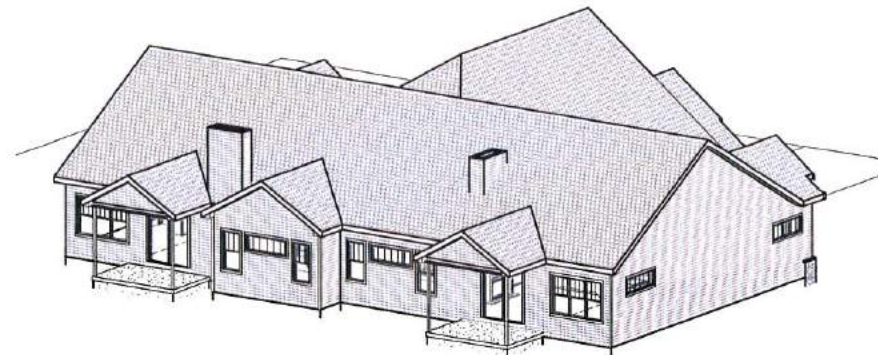
Isa Section Box first floor



3D Front 1



3D Front 2



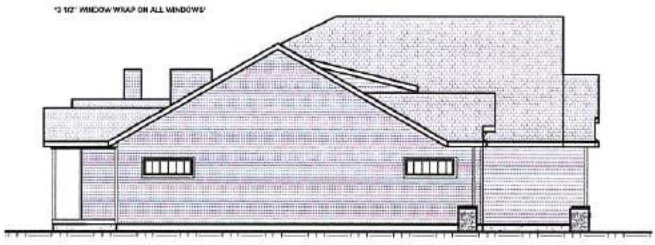
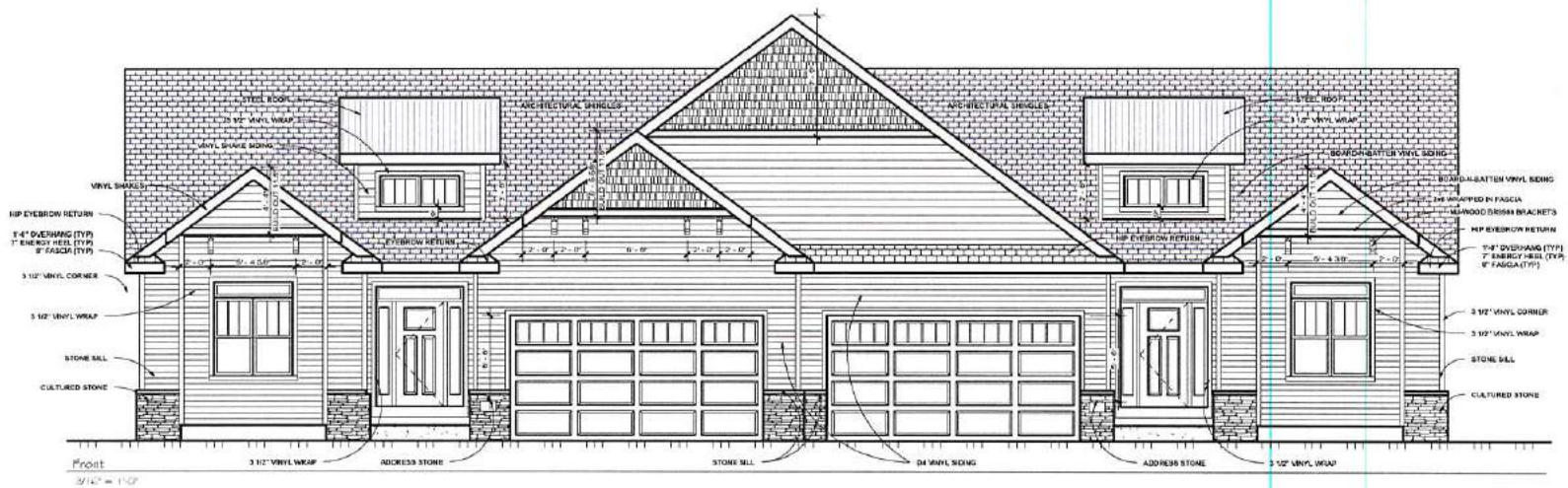
3D Rear

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

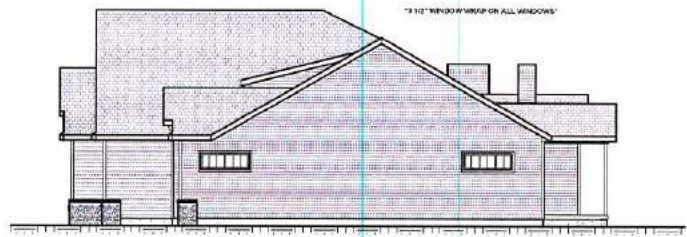
Ambiance Custom Design
 5833 Quince
 608.576.2790 (M) 608.318.1053 (F)
 ambiancedesigns@charter.net

Custom Designed For: CRAFTSMAN ELEVATION
 Homeite / Neighborhood: Project Number
 Address: Enter address here Date: 11/16/17

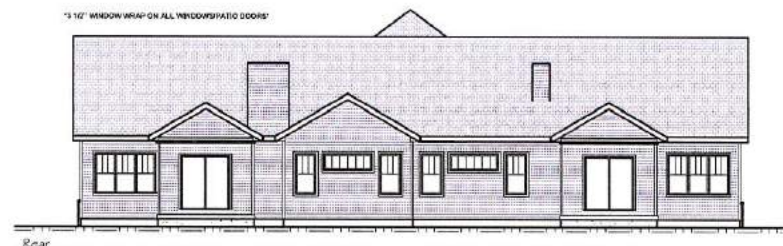




Left
39'5" = 11'0"



Right
39'5" = 11'0"



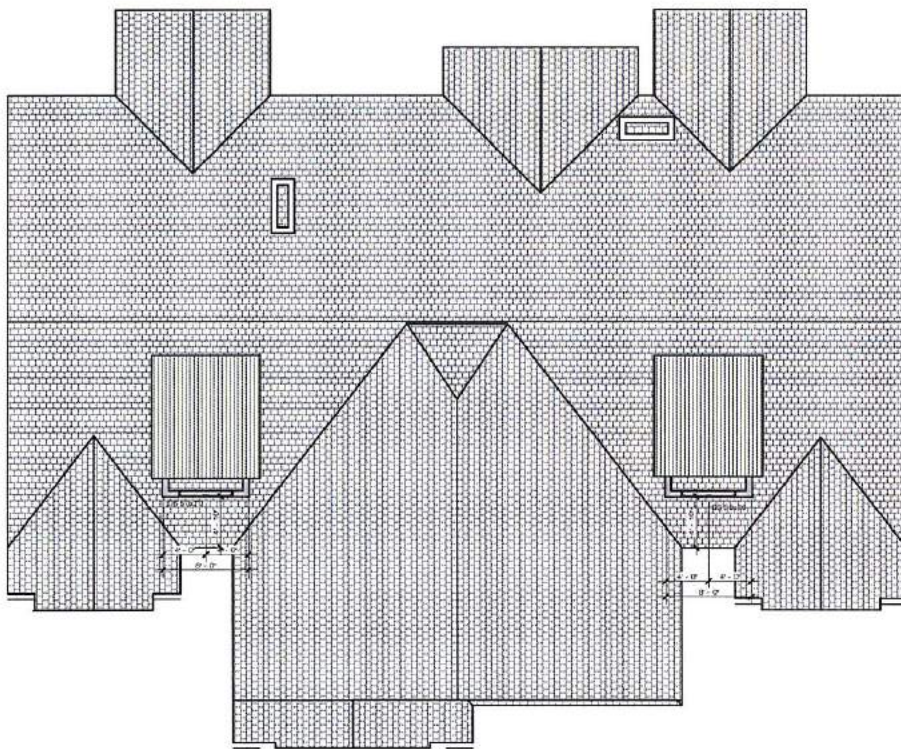
Rear
39'5" = 11'0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

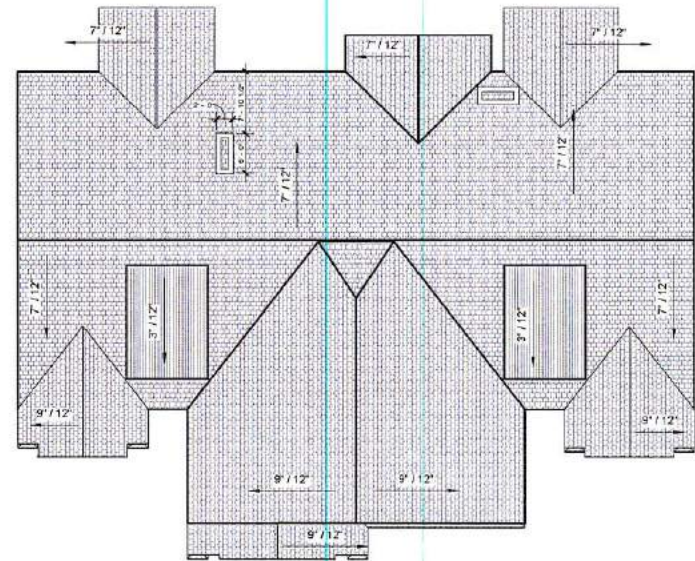
Ambiance Custom Design, Inc. 036259
5833 Glenmont Road, Suite 100
603.576.7150 (or) 603.315.1953 (f)
ambiancehousing@getwater.net

Custom Designed For: CRAFTSMAN ELEVATION
Homeite / Neighborhood: Project Number
Address: Enter address here Date: 11/14/15





Dormer Layout
1/8" = 1'-0"



Roof Plan
3/32" = 1'-0"

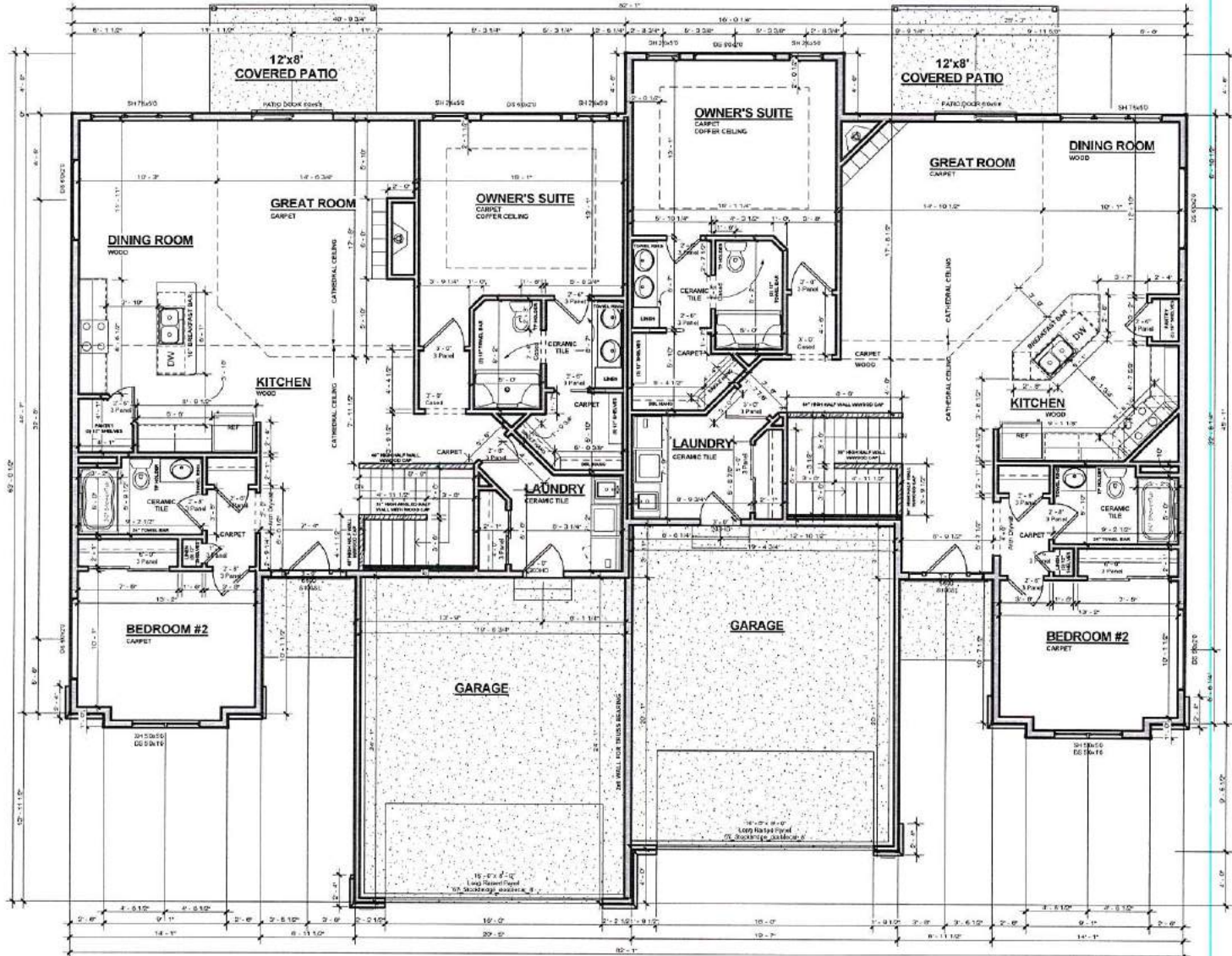
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

All Source Custom Drafting
5833 Cassin Road
Meriden, CT 06450
608.576.7190 (t) 608.318.1053 (f)
amb@sourcecustom.com



Custom Designed For: DRAFTSMAN ELEVATION
 Home/Job / Neighborhood: Project Number
 Address: Enter address here Date: 11-14-18

NOTE:
9'-1 1/8" FIRST FLOOR WALLS
WINDOW HEADER HEIGHT TO BE 6'-11" ABOVE FLOOR



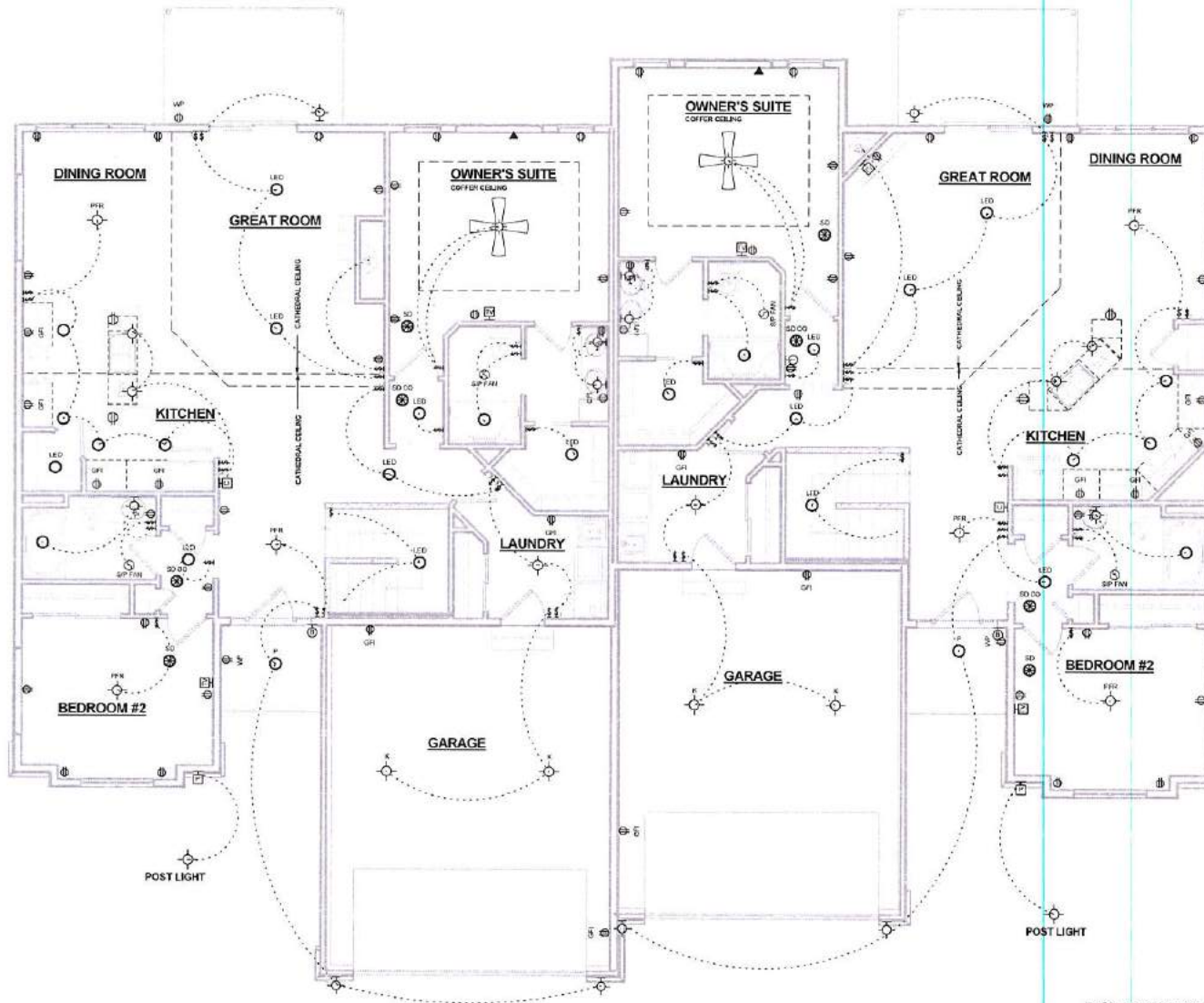
First floor
20'0" = 1" = 0'

Area Schedule	
Name	Area
Bentley-Covered Patio	96 SF
Bentley	1564 SF
Bentley-Garage	482 SF
Bentley-Porch	41 SF
Windsor	1564 SF
Windsor-Covered Patio	96
Windsor-Garage	477 SF
Windsor-Porch	41 SF
	4384 SF

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: CRAFTSMAN ELEVATION
 HomeSite / Neighborhood: Project Number:
 Address: Enter address here Date: 11/14/18

Amberance Custom Design, Inc. 53658
 5803 G.L. Avenue
 606.676.7190 (t) 606.318.1053 (f)
 amberancecustomdesign@charter.net



First Floor Electrical
 3/12/11

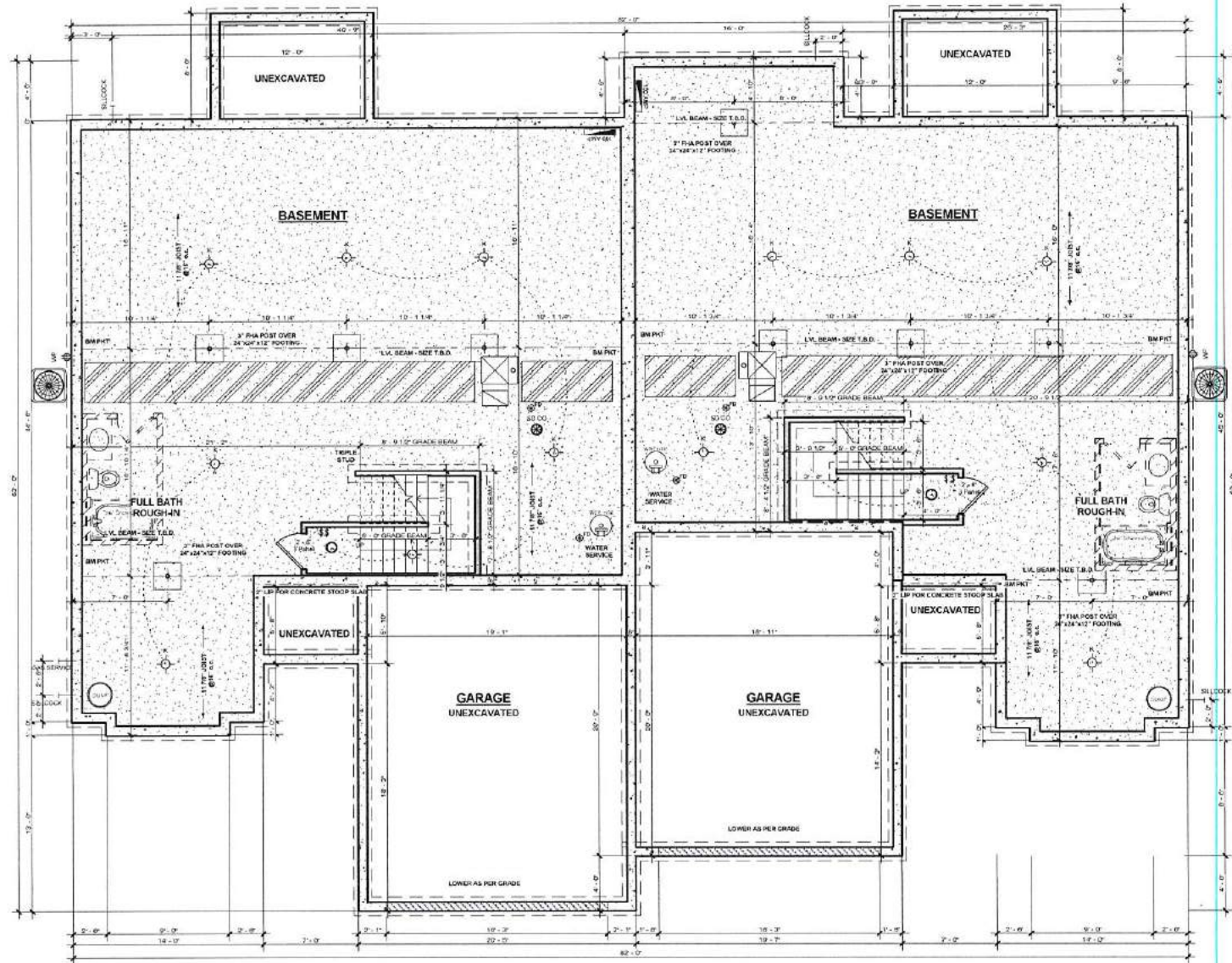
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambiance Custom Design, LLC
 5833 Old Orchard Road, Suite 100
 608.376.7150 (cell) 608.318.1053 (fax)
 ambiancecustomdesign@charislink.com

Custom Designed For: CRAFTSMAN ELEVATION
 Hensley Neighborhood Project Number:
 Address: Enter address here Date: 1/12/11



NOTE:
 8'-0" HOUSE CONCRETE FOUNDATION WALLS
 8'-0" FRONT STOOP FOUNDATION WALLS
 4'-0" GARAGE WALLS



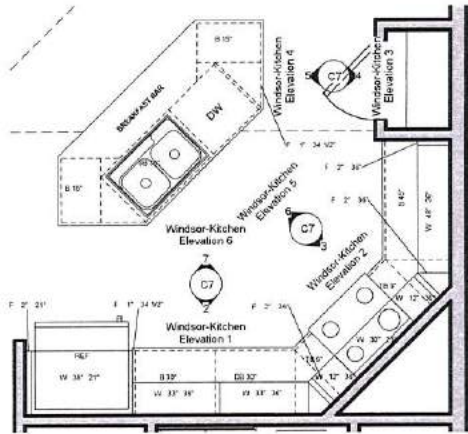
Foundation Plan
 2/12/11

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

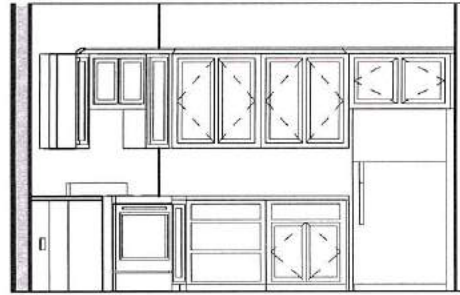
Ambiance Custom Design
 5933 Res. Prince Georges Hwy, #3259
 604 876 7100 / 604 318 8223
 ambiancecustomdesigns@charter.net

Custom Designed For: CRAFTSMAN ELEVATION
 Homeite / Neighborhood: Project Number
 Address: Enter address here Date: 11-11-11

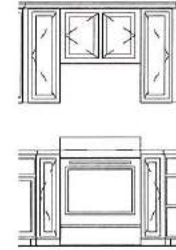




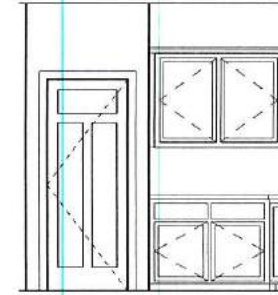
Windsor-Kitchen Layout
3/8" = 1'-0"



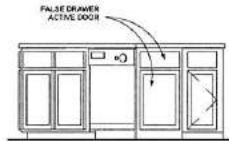
Windsor-Kitchen Elevation 1
3/8" = 1'-0"



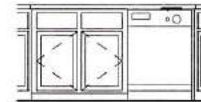
Windsor-Kitchen Elevation 2
3/8" = 1'-0"



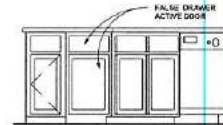
Windsor-Kitchen Elevation 3
3/8" = 1'-0"



Windsor-Kitchen Elevation 4
3/8" = 1'-0"



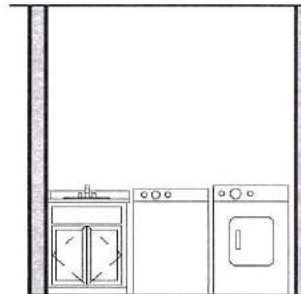
Windsor-Kitchen Elevation 5
3/8" = 1'-0"



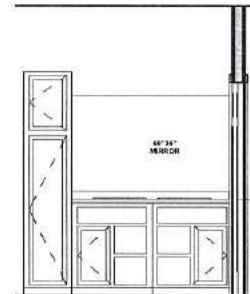
Windsor-Kitchen Elevation 6
3/8" = 1'-0"



Windsor Kitchen 3D



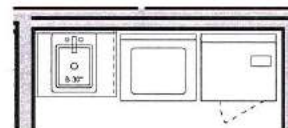
Windsor-Laundry Elevation
3/8" = 1'-0"



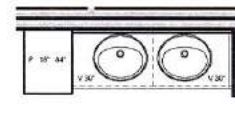
Windsor-Owner's Suite Bath Elevation
3/8" = 1'-0"



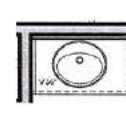
Windsor-Man Bath Elevation
3/8" = 1'-0"



Windsor-Laundry Layout
3/8" = 1'-0"



Windsor-Owner's Suite Bath Layout
3/8" = 1'-0"



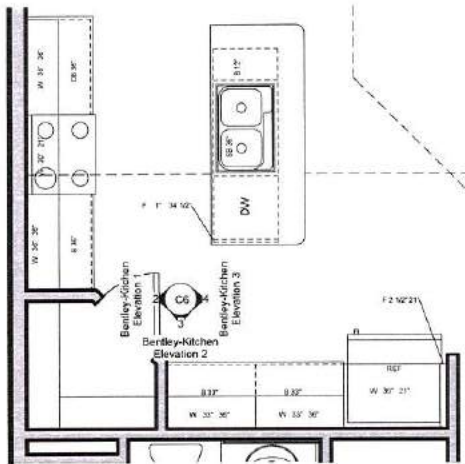
Windsor-Man Bath Layout
3/8" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

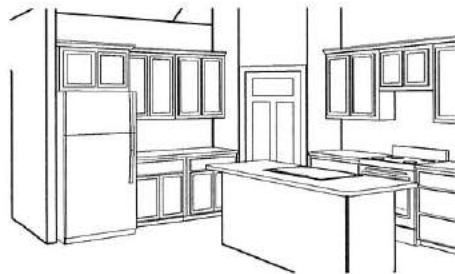
Ambiance Custom Design
608.376.7190 (toll free)
608.376.1825 (local)
ambiancecustomdesign@charter.net

Custom Designed For: CRAFTSMAN ELEVATION
Homeite / Neighborhood: Project Number
Address: Enter address here Date: 11/14/18

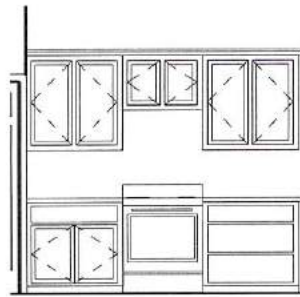




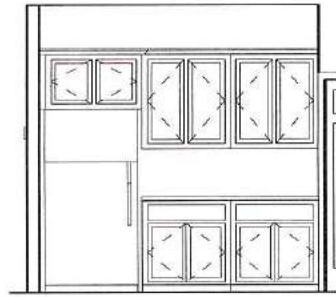
Bentley-Kitchen Layout
3/8" = 1'-0"



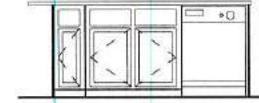
Bentley Kitchen 3D



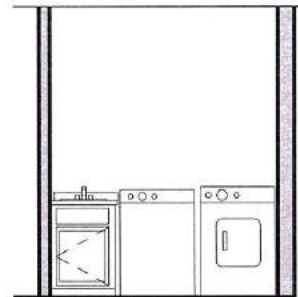
Bentley-Kitchen Elevation 1
3/8" = 1'-0"



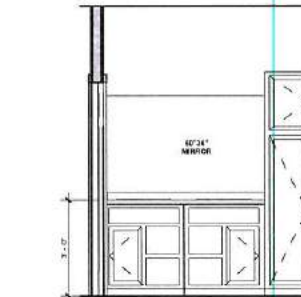
Bentley-Kitchen Elevation 2
3/8" = 1'-0"



Bentley-Kitchen Elevation 3
3/8" = 1'-0"



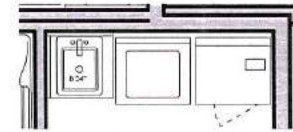
Bentley-Laundry Elevation
3/8" = 1'-0"



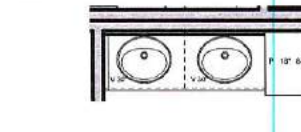
Bentley-Owner's Suite Bath Elevation
3/8" = 1'-0"



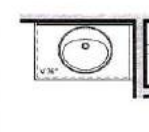
Bentley-Man Bath Elevation
3/8" = 1'-0"



Bentley-Laundry Layout
3/8" = 1'-0"



Bentley-Owner's Suite Bath Layout
3/8" = 1'-0"



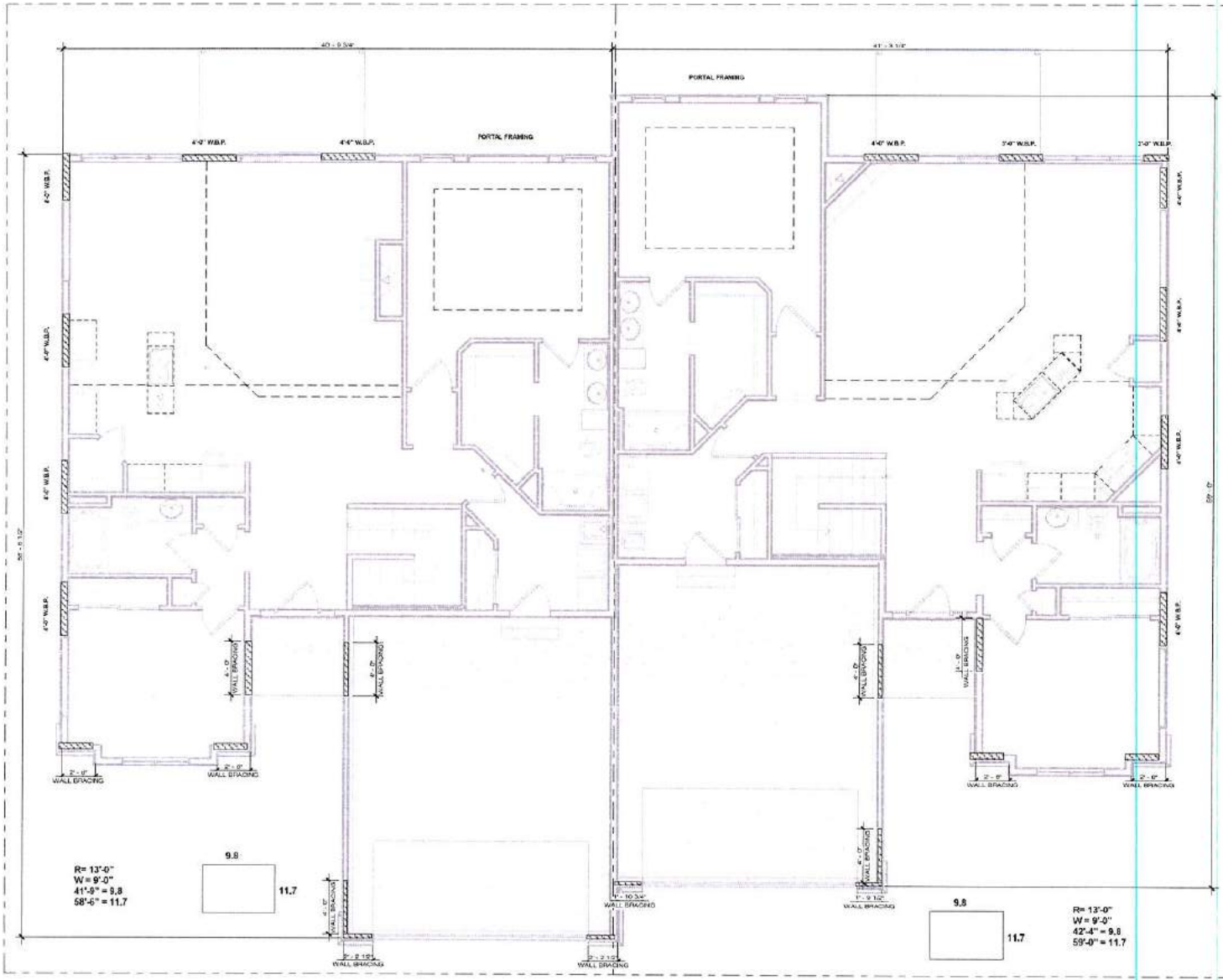
Bentley-Man Bath Layout
3/8" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambiance Custom Design
30330 Co. Road 1400
Cedar Rapids, IA 52405 (515) 603-3118
ambiancehomedesign@earthlink.net

Custom Designed For: DRAFTSMAN ELEVATION
Homeite / Neighborhood: Project Number
Address: Enter address here Date: 1-16-18





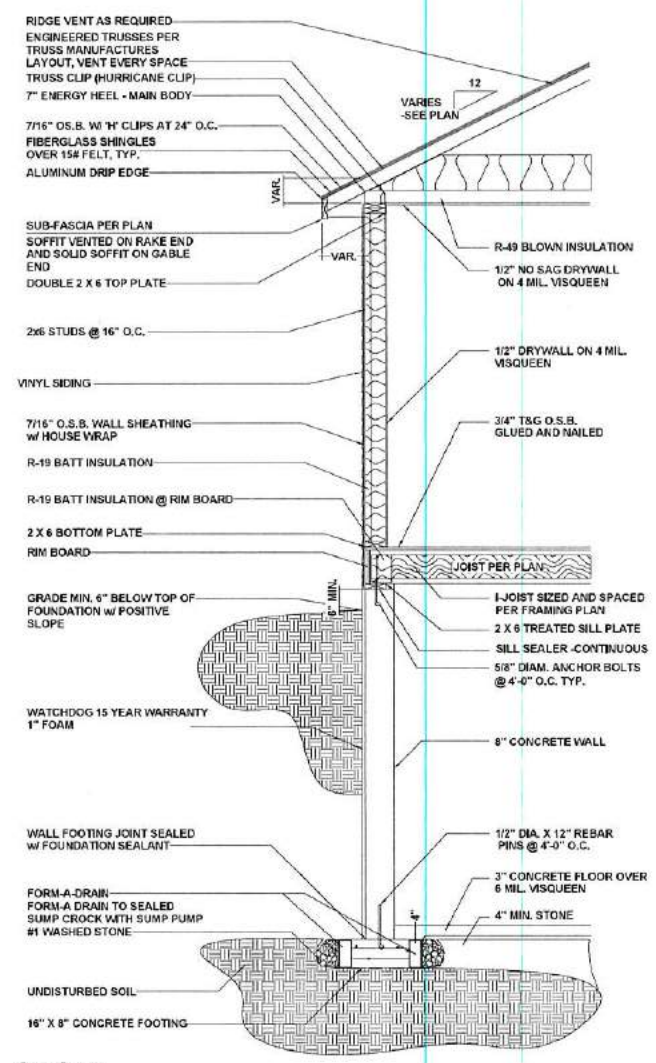
Wall Bracing Plan
3/12/11

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambiance Custom Design, LLC
5033 Gray Court
608.576.7100 (618.318.1053 fl)
ambiancehomesinc@charter.net

Custom Designed For: CRAFTSMAN ELEVATION
Homeowner / Neighborhood: Project Number:
Address: Enter address here Date: 11.12.11





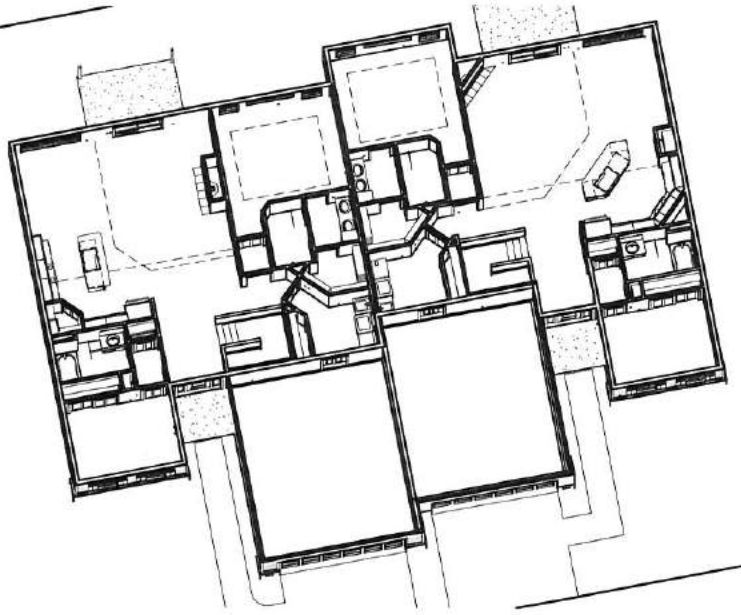
Cross Section
1/2" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

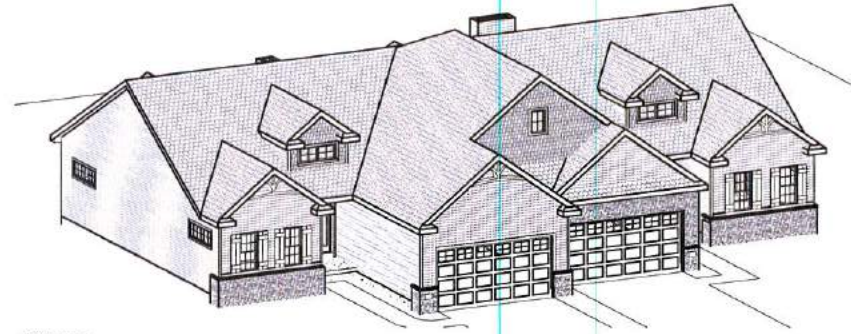
Custom Designed For:	CRAFTSMAN ELEVATION
Homeowner / Neighborhood:	Project Number
Address: Enter address here	Date: 11-10-18

Ambiance Custom Design
 5835 Grassland Terrace, Marshfield, WI 53599
 Phone: 715-232-1111
 Email: info@ambiancedesign.com

TRADITIONAL ELEVATION



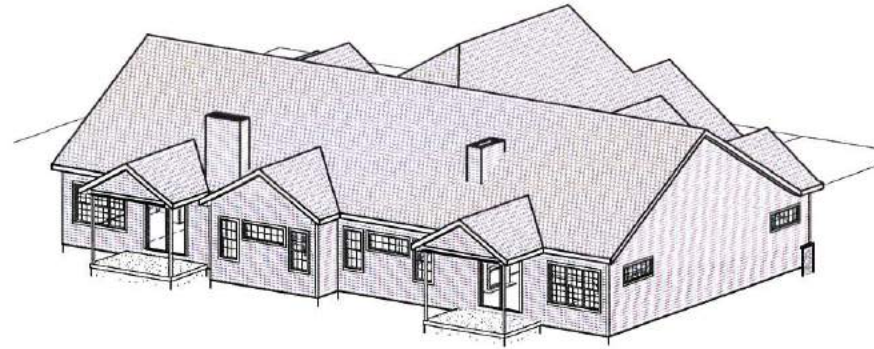
Iso Section Box First Floor



3D Front 1



3D Front 2



3D Rear

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

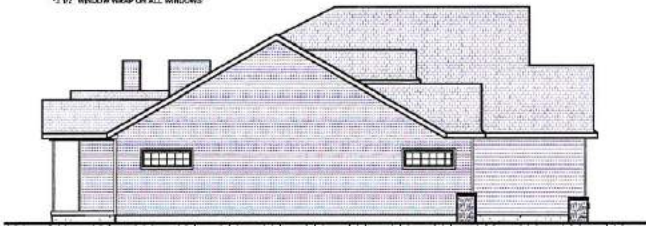
Ambiance Custom Design
 5833 G. L. ...
 608.575.7150 (M-F 9:00-5:00)
 608.575.7151 (S 10:00-1:00)
 ambiencecustomdesign@charter.net

Custom Designed For: TRADITIONAL ELEVATION
 Homeite / Neighborhood: Project Number
 Address: Enter address here Date: 11.15.18





1/2\"/>



Left
3/32\"/>

1/2\"/>



Right
3/32\"/>

1/2\"/>

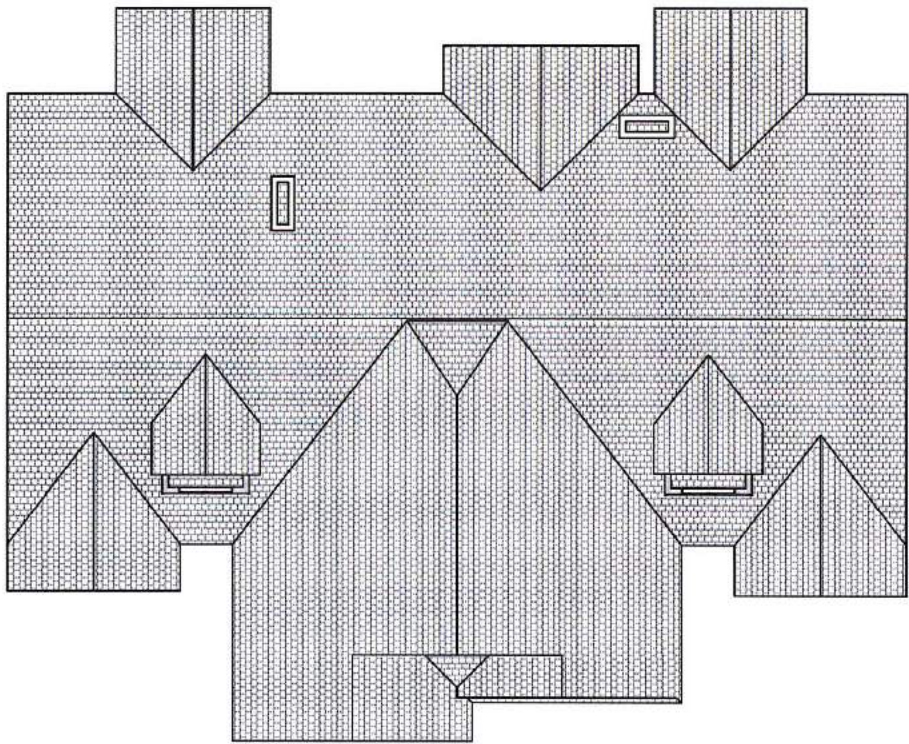


Rear
3/32\"/>

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

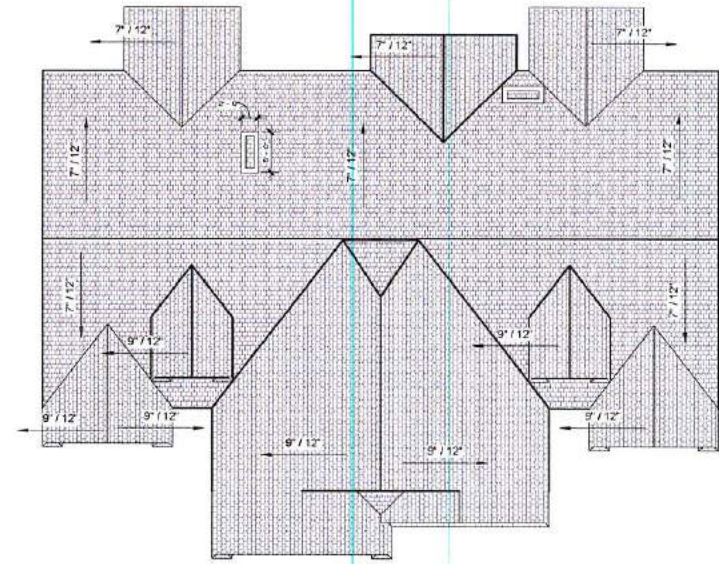
Custom Designed For: TRADITIONAL ELEVATION
 Homesite / Neighborhood: Project Number
 Address: Enter address here Date: 11-11-18

Ambiance Custom Design
 3823 Greendale Terrace, Marshall, WI 53559
 608.785.1111
 ambiancecustomdesign@gmail.com



Dormer Layout

1/8" = 1'-0"



Roof Plan

3/8" = 1'-0"

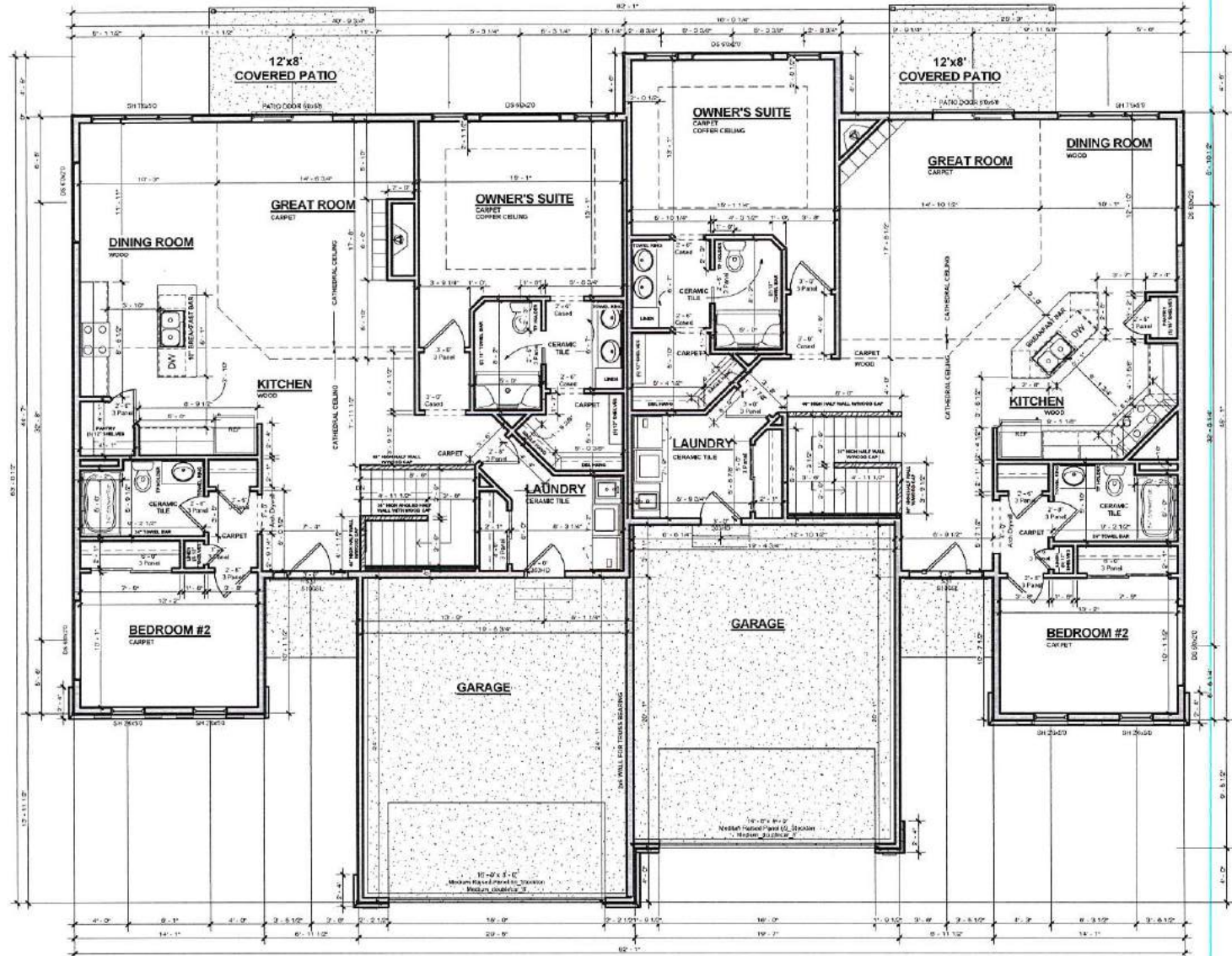
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: TRADITIONAL ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 11/15/12

Antibanc Custom Design
 5633 Grassland Terrace Marshall, WI 53559
 608.576.7190 (cell) 608.316.1583 (f)
 antibanccustomdesign@charter.net



NOTE:
9'-1 1/8" FIRST FLOOR WALLS
WINDOW HEADER HEIGHT TO BE 6'-11" ABOVE FLOOR



Area Schedule	
Name	Area
Bentley-Covered Patio	96 SF
Bentley	1555 SF
Bentley-Garage	482 SF
Bentley-Porch	41 SF
Windsor	1555 SF
Windsor-Covered Patio	96 SF
Windsor-Garage	477 SF
Windsor-Porch	41 SF
	4342 SF

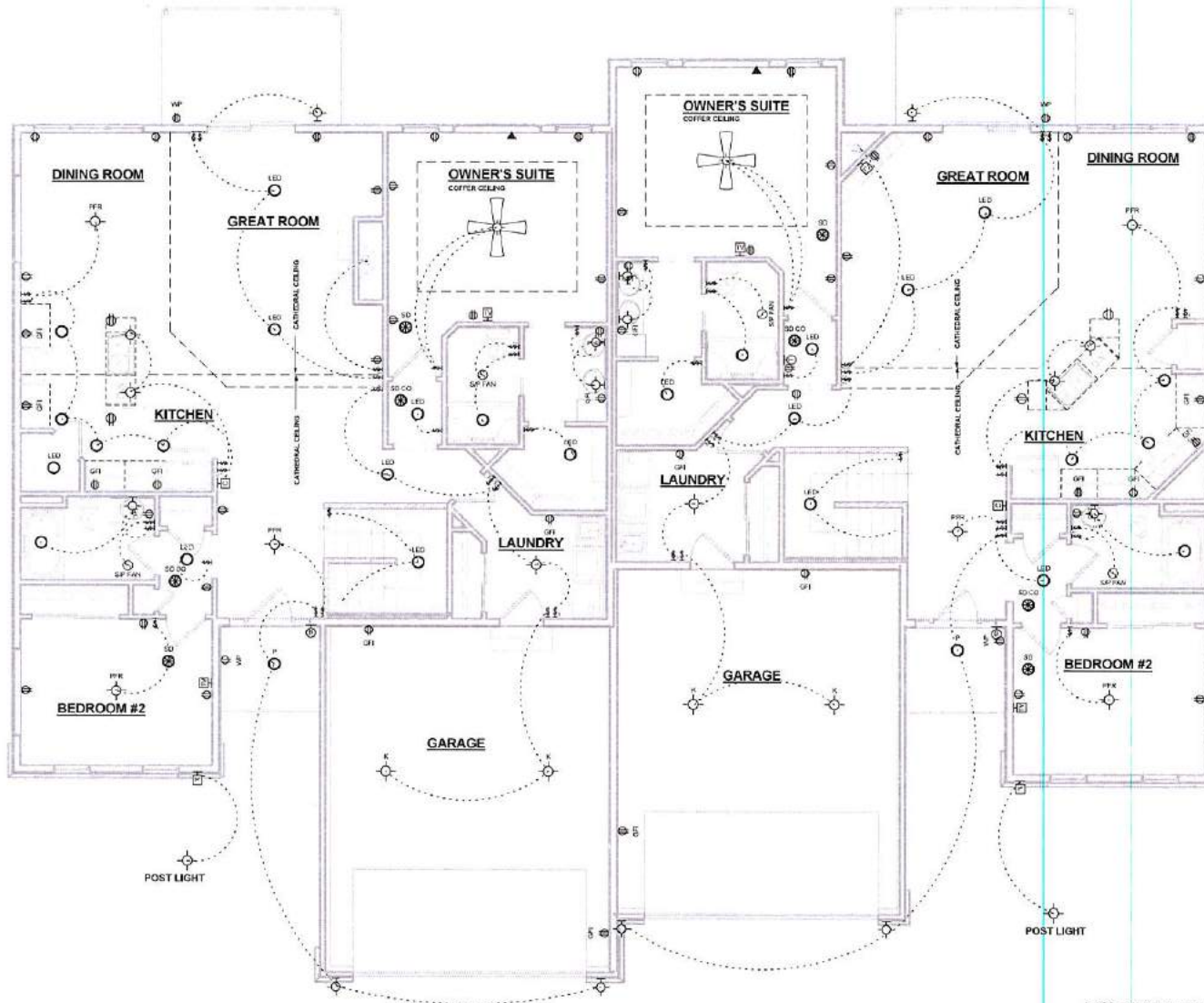
First Floor
3/12 - 1/12

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Amibance Custom Design, Inc. 130609
5839 C. 603.872.7140 ext. 603.318.1052 (f)
amibancecustomdesign@charter.net



Custom Designed For: TRADITIONAL ELEVATION
HomeNo. / Neighborhood: Project Name
Address: Enter address here Date: 1/16/18



First Floor Electrical
3/12/11 1:10

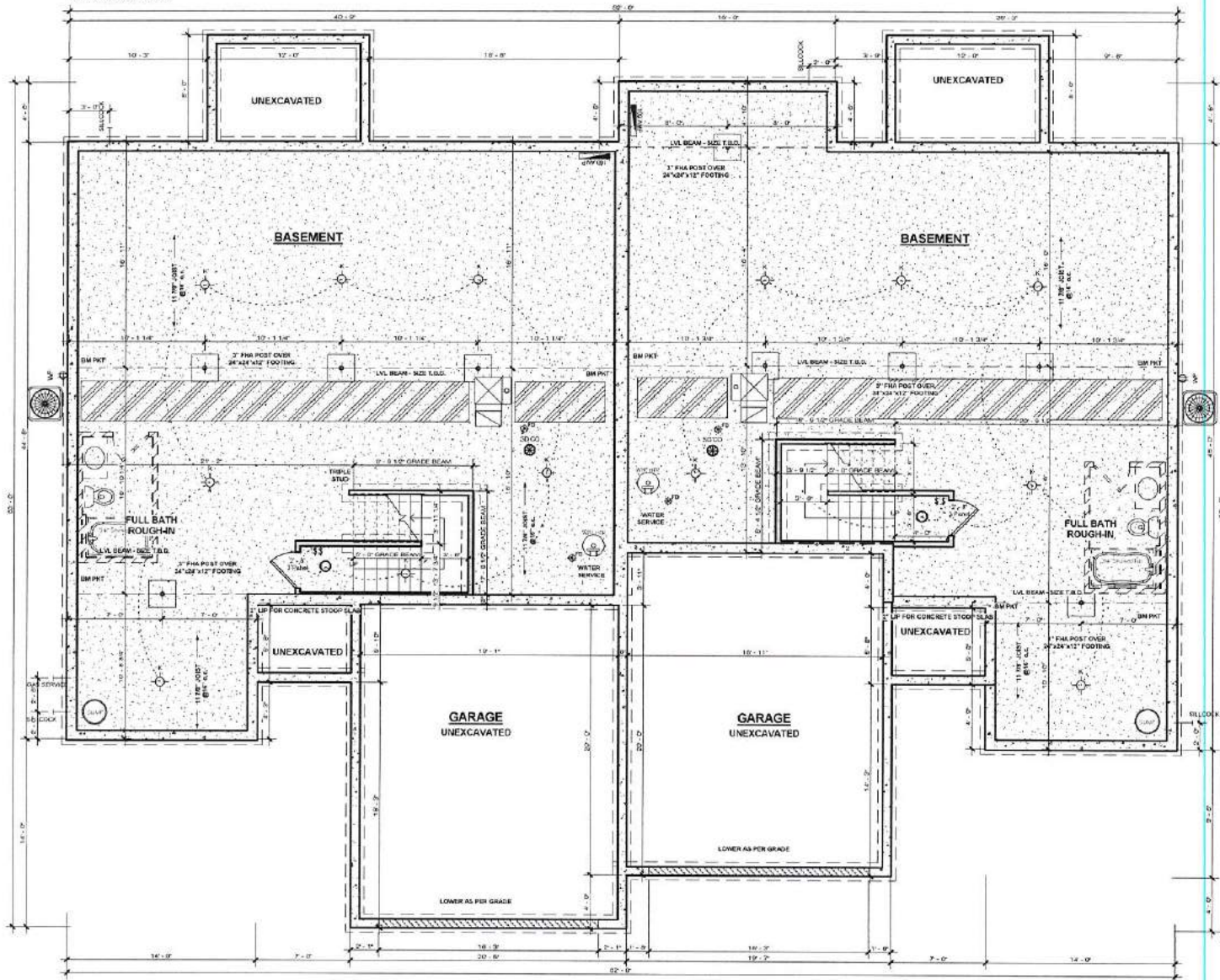
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambiance Custom Design, Inc. 608.576.7192 (cell) 608.318.1863 (office)
ambiancecustomdesign@gmail.com

Custom Designed For: TRADITIONAL ELEVATION
 Homeite / Neighborhood: Project Number
 Address: Enter address here Date: 11/11/11



NOTE:
 8'-0" HOUSE CONCRETE FOUNDATION WALLS
 8'-0" FRONT STOOP FOUNDATION WALLS
 4'-0" GARAGE WALLS



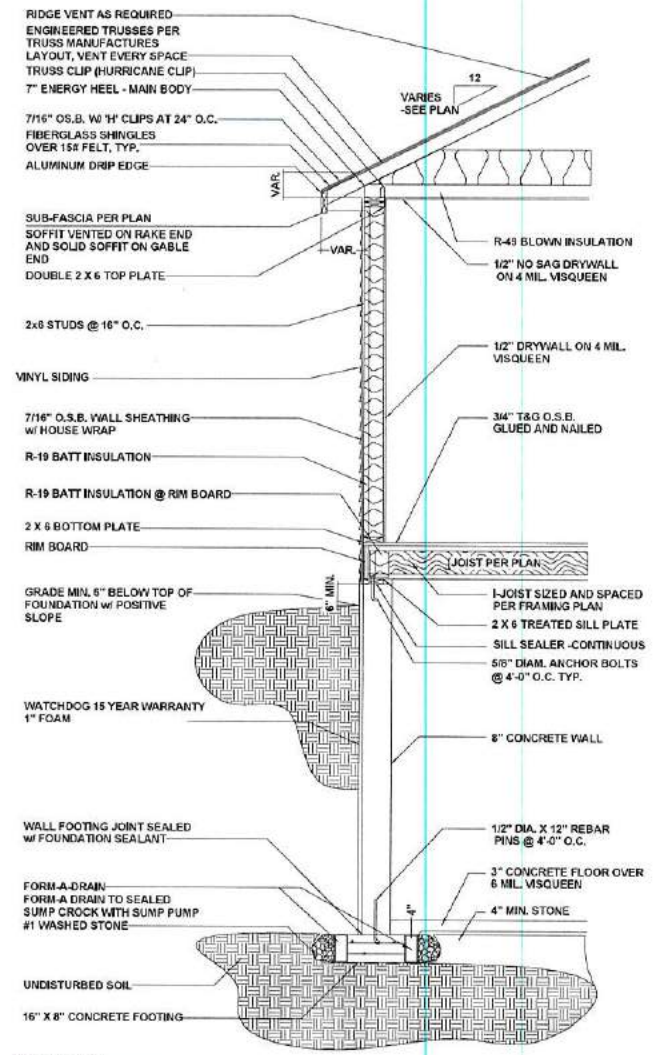
Foundation Plan
 3/12/11

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambience Custom Design, LLC 59569
 5833 Bay Blvd. #1102 (at 608-314-1053)
 608.576.7152 (at 608-314-1053)
 am@ambiencecustomdesign.com

Custom Designed For: TRADITIONAL ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 1/1/11





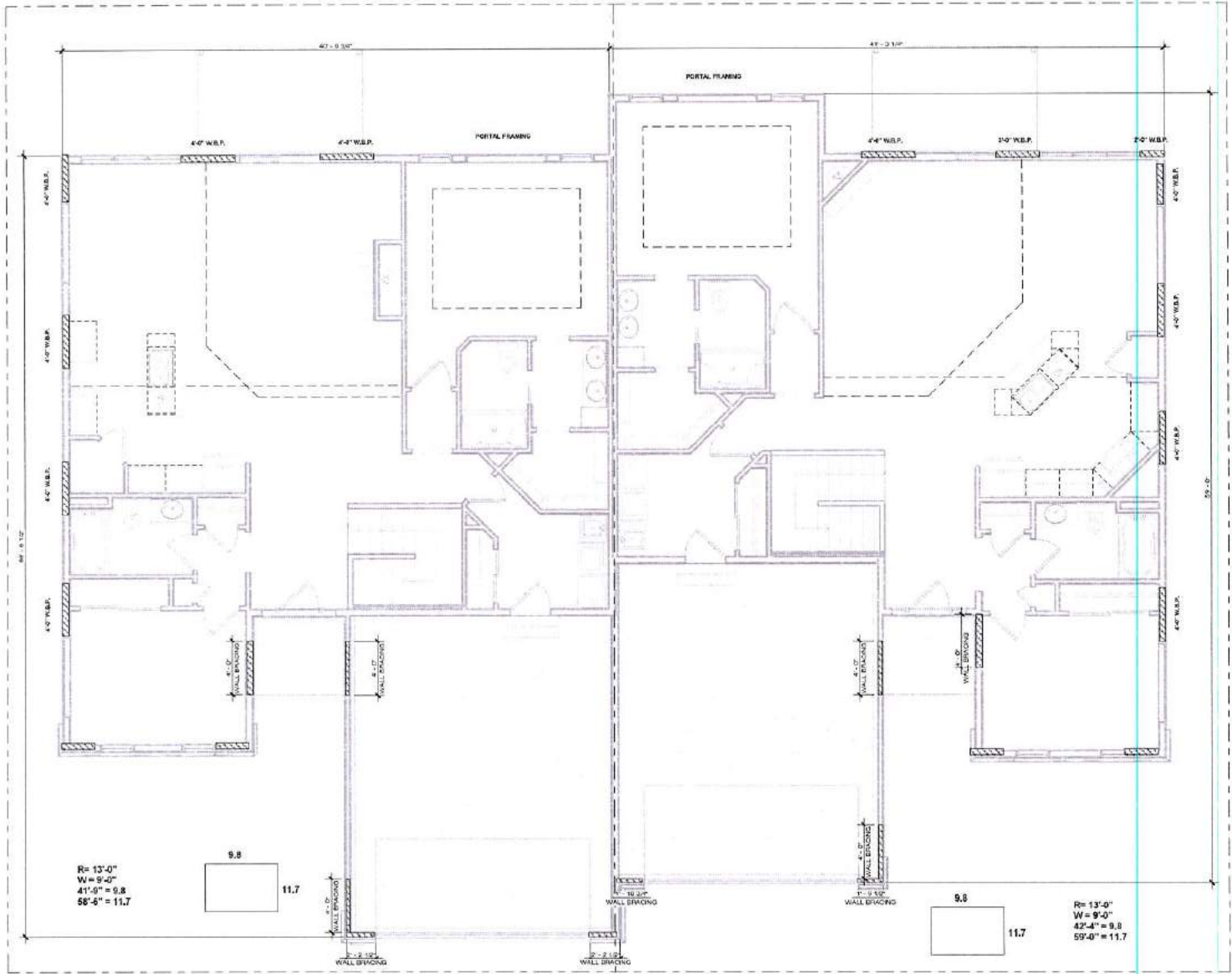
Cross Section
1/8" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambiance Custom Design
6033 Grandview Ave. #1000
603.576.7190 (t) 603.313.1063 (f)
ambiance.customdesign@charter.net

Custom Designed For: TRADITIONAL ELEVATION
Home/Neighborhood: Project Number:
Address: Enter address here Date: 11/15/15





Wall Bracing Plan
3/12/11

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

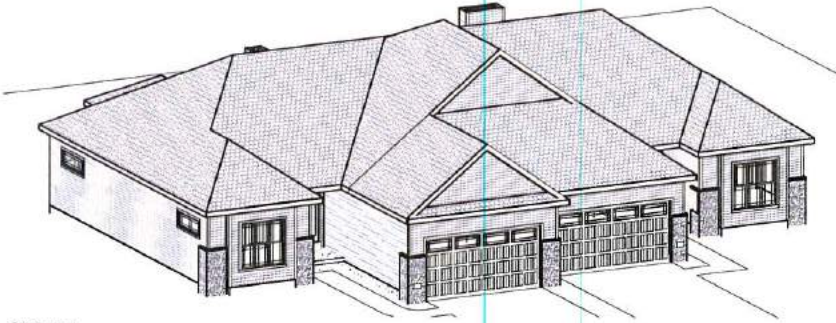
Custom Designed For: TRADITIONAL ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 11/11/11

Ambiance Custom Design
 5803 Chocoma Road, Suite 535
 608.576.7180 (C) 608.318.1052 (F)
 ambiancecustomdesign@charter.net

PRAIRIE ELEVATION



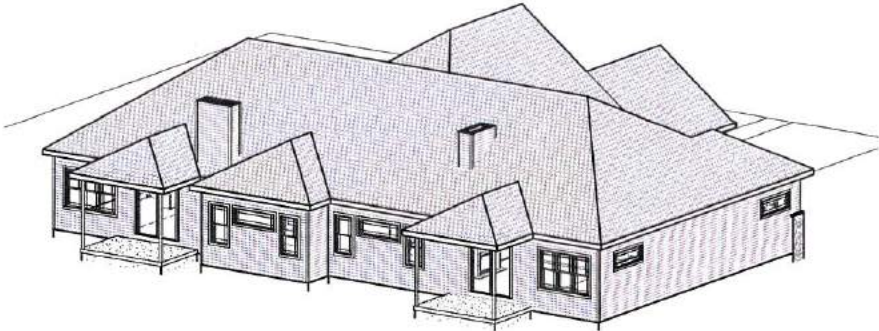
Iso Section Box First Floor



3D Front 1



3D Front 2



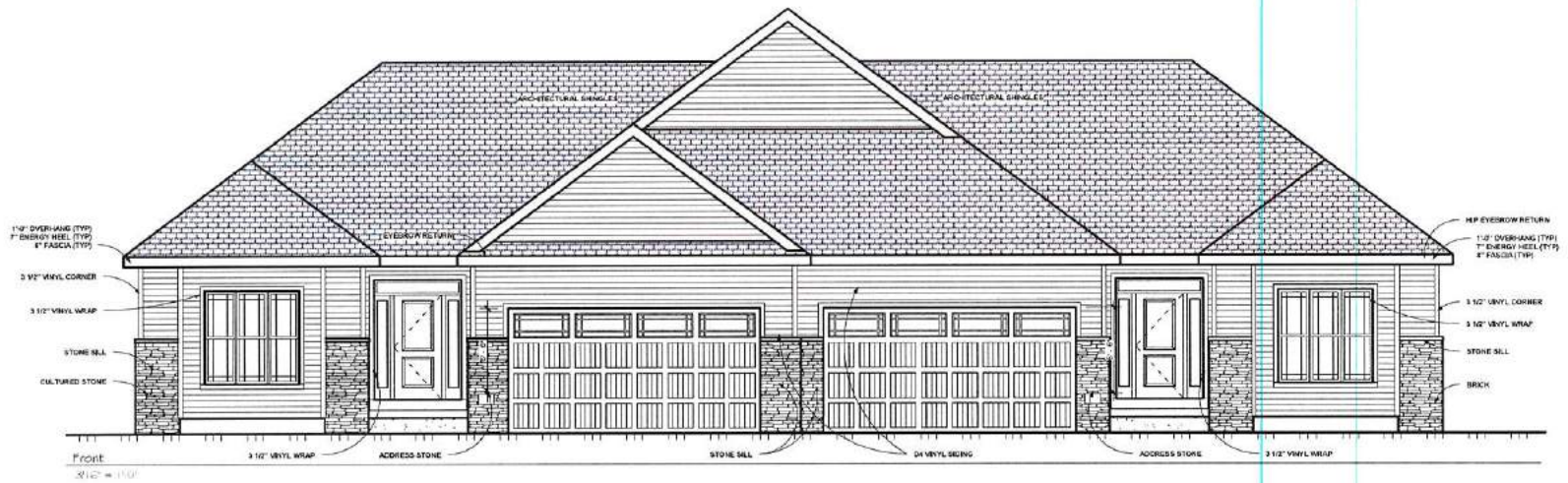
3D Rear

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

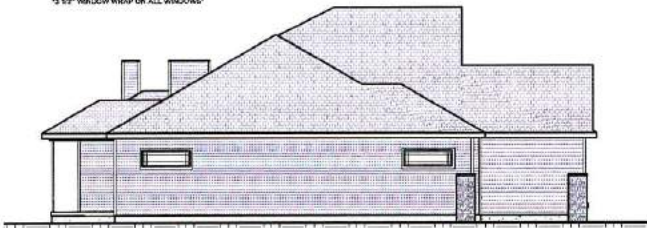
Ambiance Custom Design
 58333 E. 1st Avenue, Suite 100
 Denver, CO 80231
 Phone: 303.755.1033
 Email: ambiancedesign@cox.net

Custom Designed For: PRAIRIE ELEVATION
 Home/Neighborhood: Project Number
 Address: Enter address here Date: / /



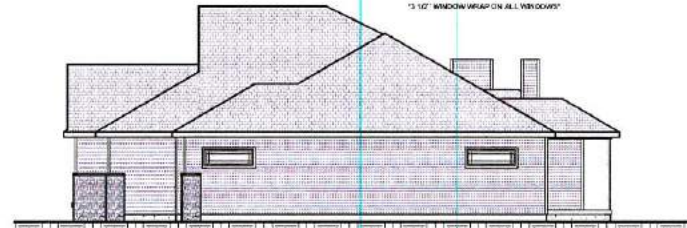


"3 1/2" WINDOW WRAP ON ALL WINDOWS"



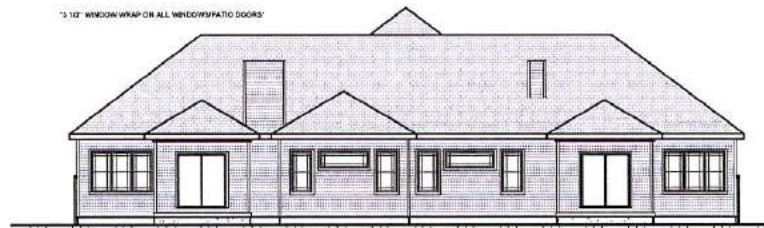
Left
36'0" = 1:10'

"3 1/2" WINDOW WRAP ON ALL WINDOWS"



Right
36'0" = 1:10'

"3 1/2" WINDOW WRAP ON ALL WINDOWS/PATIO DOORS"



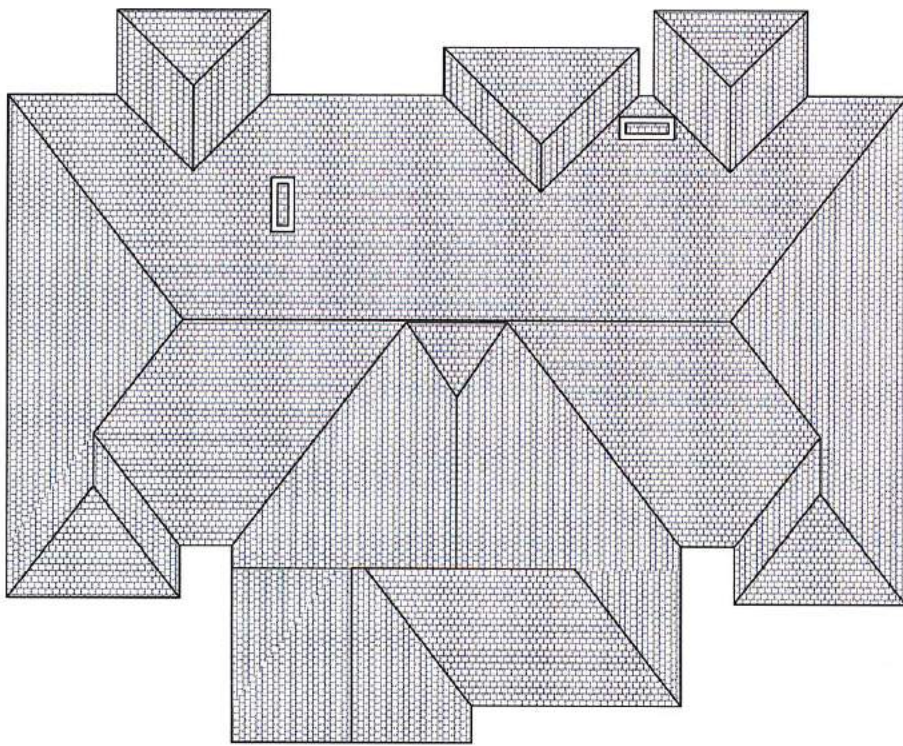
Rear
36'0" = 1:10'

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

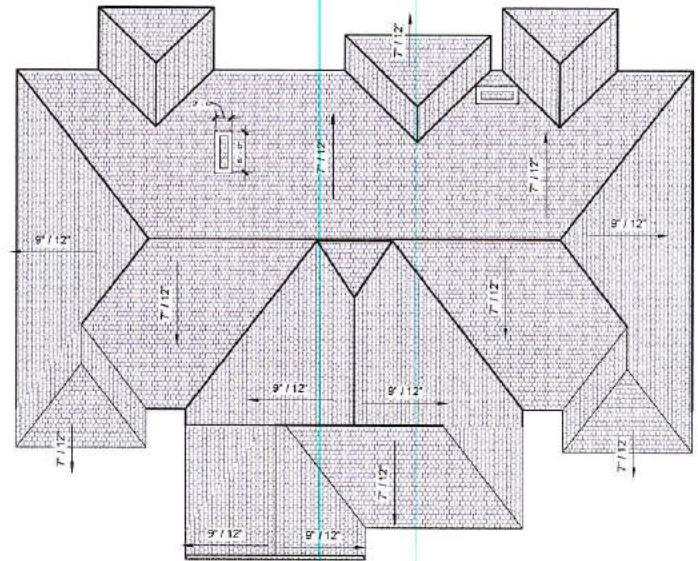
Custom Designed For: PRAIRIE ELEVATION
 Homesite / Neighborhood: Project Number
 Address: Enter address here Date: 11-14-11

Ambiance Custom Design
 5803 Overland Terrace - Menasha, WI 53559
 920.576.7100 (C) 608.318.1063 (F)
 ambiancecustomdesign@gmail.com





Dormer Layout
1/2" = 1'-0"



Roof Plan
3/8" = 1'-0"

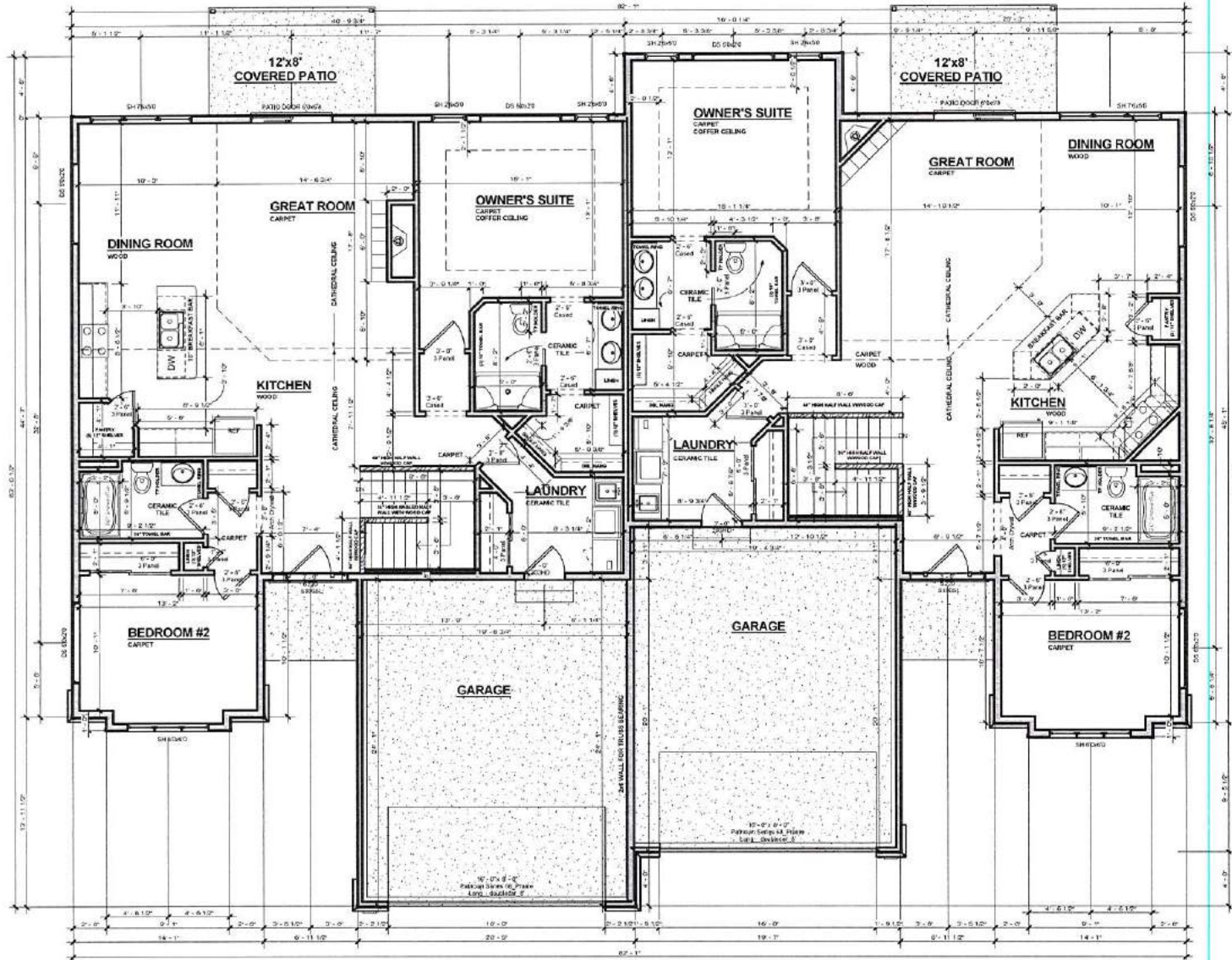
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

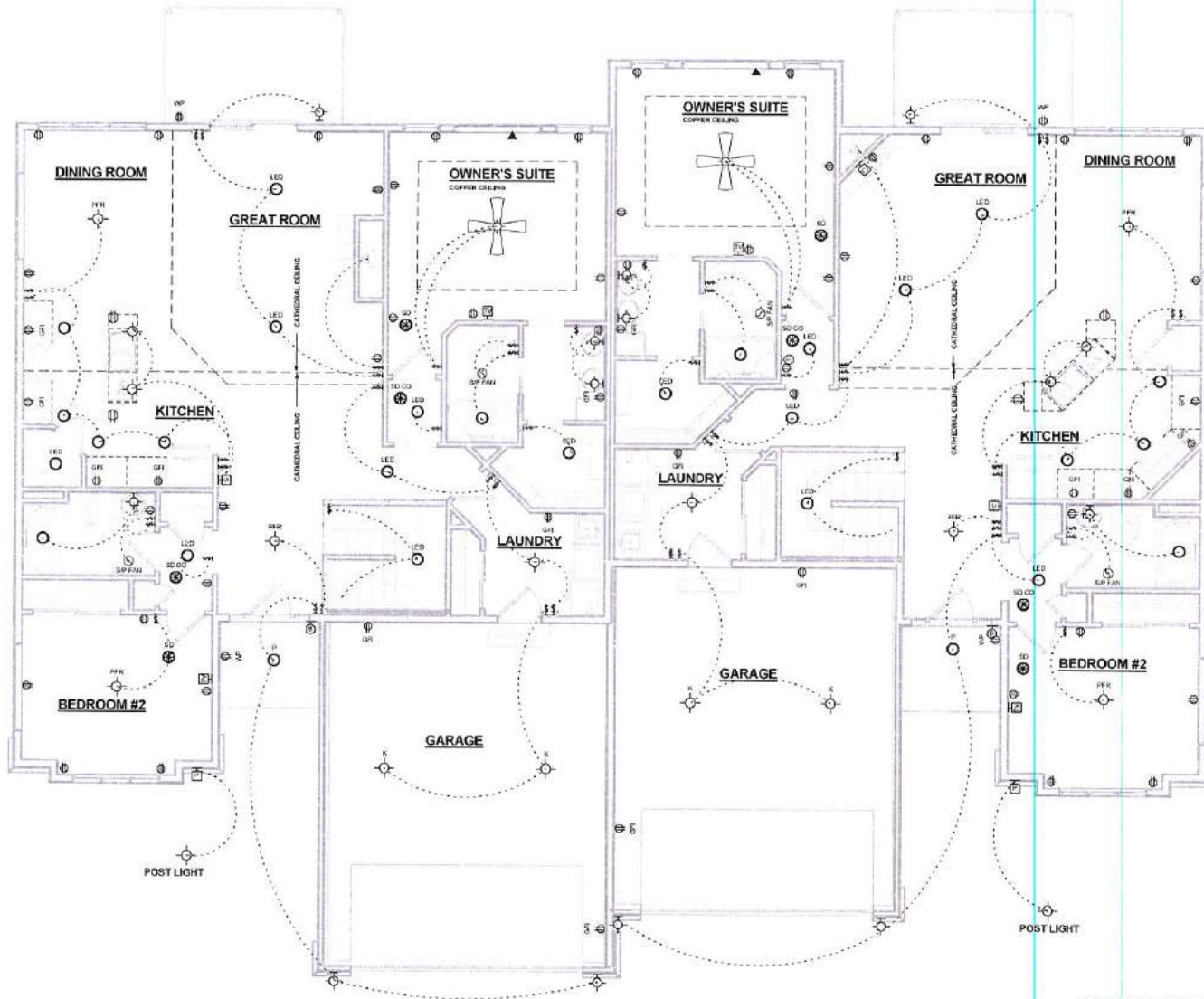
Ambiance Custom Design, Inc. # 53569
6803 Coon Valley Road, Suite 100
600.778.7100 (t) 600.718.0033 (f)
ambiancecustomdesign@comcast.net

Custom Designed For: PRAIRIE ELEVATION
Homeite / Neighborhood: Project Number
Address: Enter address here Date: 1-14-18



NOTE:
9'-1 1/8" FIRST FLOOR WALLS
WINDOW HEADER HEIGHT TO BE 6'-11" ABOVE FLOOR





First Floor Electrical
 3/16" = 1'0"

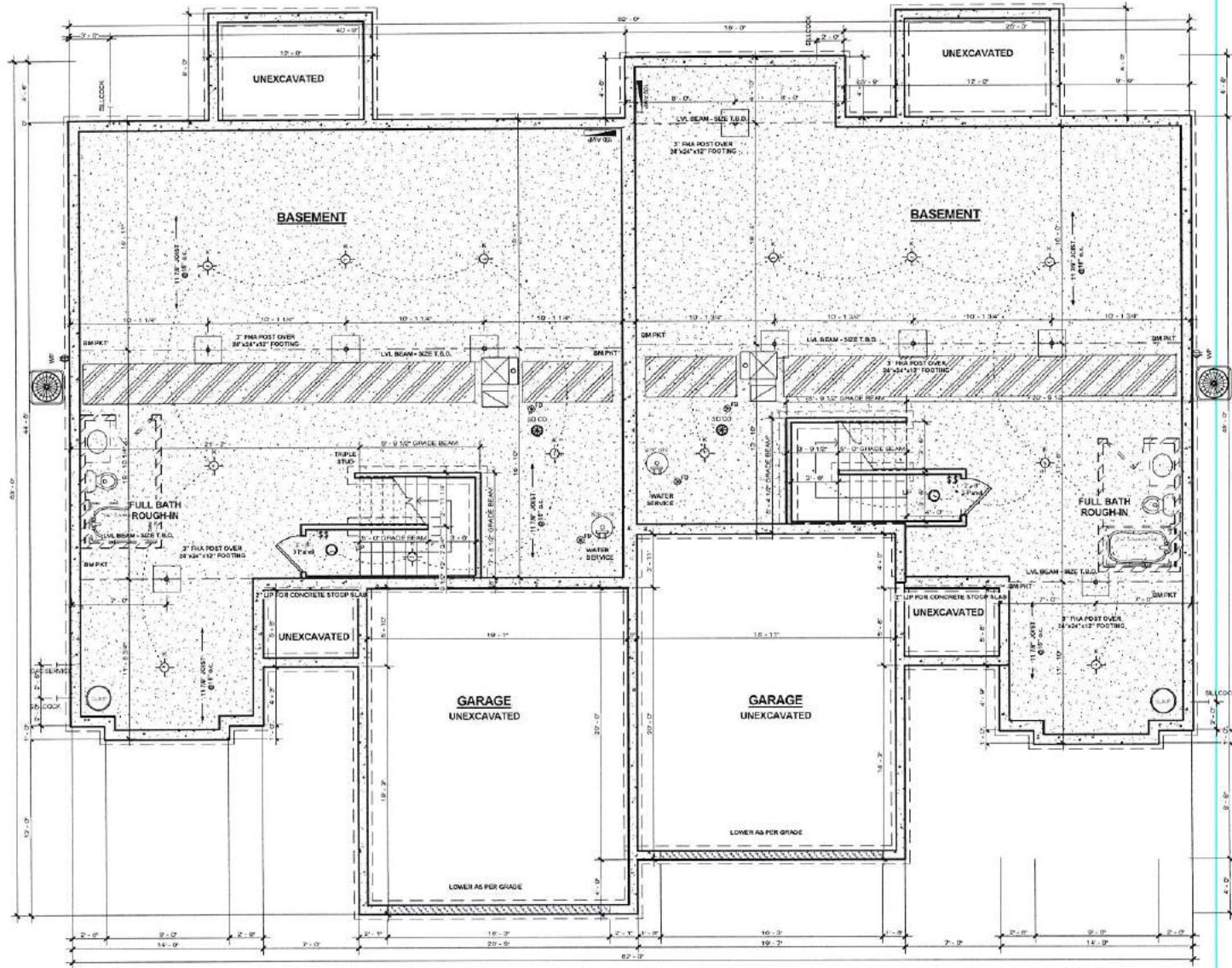
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: PRAIRIE ELEVATION
 Municipality / Neighborhood: Project Number
 Address: Enter address here Date: 11/21/24

Ambiance Custom Design
 5833 First Avenue
 60617-2705 Chicago, IL 60631
 ambiancecustomdesign@char.net



NOTE:
 8'-0" HOUSE CONCRETE FOUNDATION WALLS
 8'-0" FRONT STOOP FOUNDATION WALLS
 4'-0" GARAGE WALLS

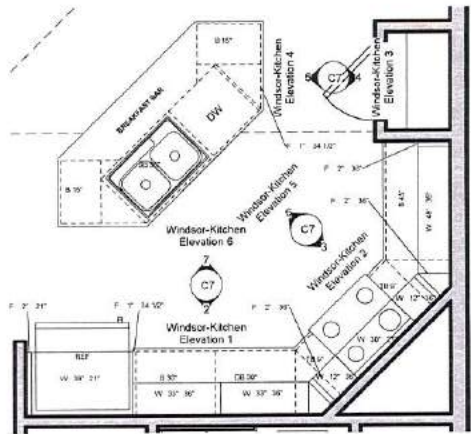


Foundation Plan
 5/1/21 11:57

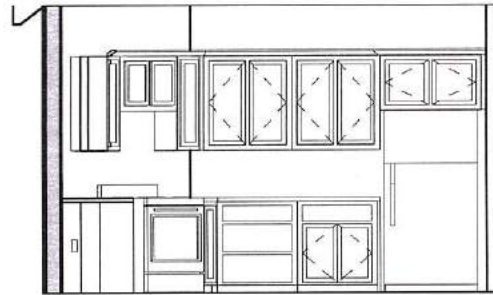
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: PRAIRIE ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 1-18-21

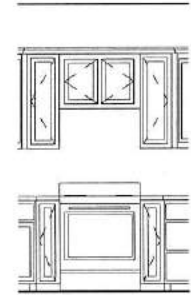
Amiegence Custom Design
 5633 Cleveland Terrace Marshall, WI 53559
 608.576.7190 (c) 608.318.1053 (f)
 amiegencecustomdesign@gmail.com



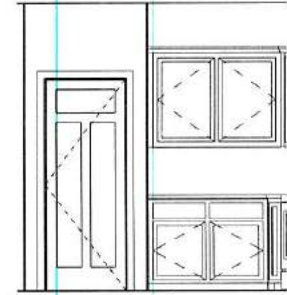
Windsor-Kitchen Layout
3/8" = 1'-0"



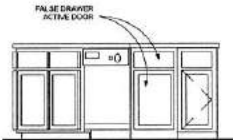
Windsor-Kitchen Elevation 1
3/8" = 1'-0"



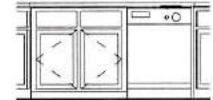
Windsor-Kitchen Elevation 2
3/8" = 1'-0"



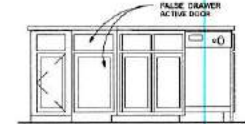
Windsor-Kitchen Elevation 3
3/8" = 1'-0"



Windsor-Kitchen Elevation 4
3/8" = 1'-0"



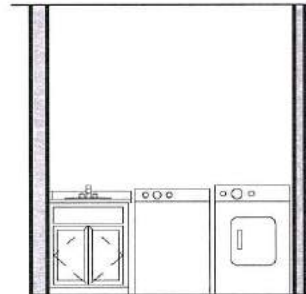
Windsor-Kitchen Elevation 5
3/8" = 1'-0"



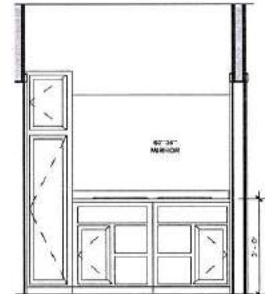
Windsor-Kitchen Elevation 6
3/8" = 1'-0"



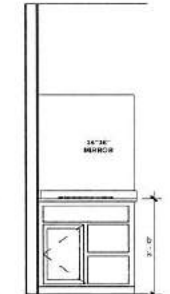
Windsor Kitchen 3D



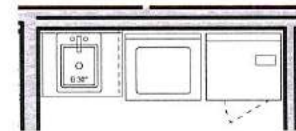
Windsor-Laundry Elevation
3/8" = 1'-0"



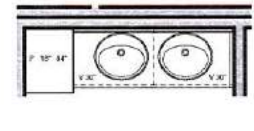
Windsor-Owner's Suite Bath Elevation
3/8" = 1'-0"



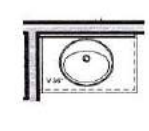
Windsor-Main Bath Elevation
3/8" = 1'-0"



Windsor-Laundry Layout
3/8" = 1'-0"



Windsor-Owner's Suite Bath Layout
3/8" = 1'-0"

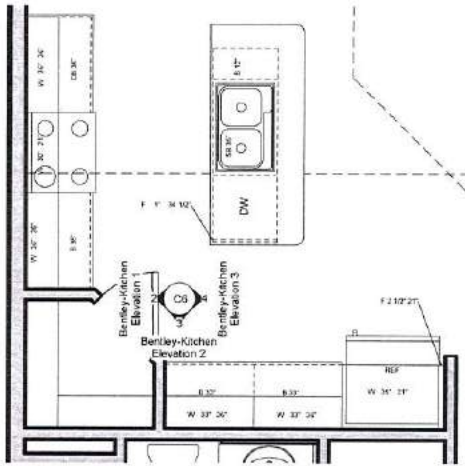


Windsor-Main Bath Layout
3/8" = 1'-0"

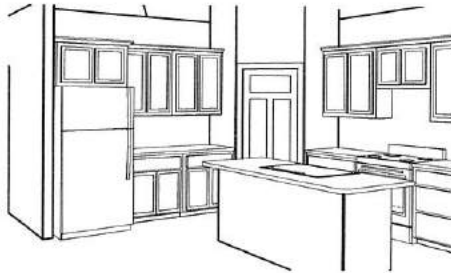
THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: PRAIRIE ELEVATION
 Homeite / Neighborhood: Project Number
 Address: Enter address here Date: 11-18-18

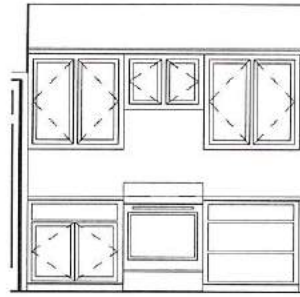
Ambience Custom Design
 5833 Grassland Terrace, Marshall, WI 53569
 608.276.7190 (C) 608.316.1053 (F)
 ambiencecustomdesign@earthlink.net



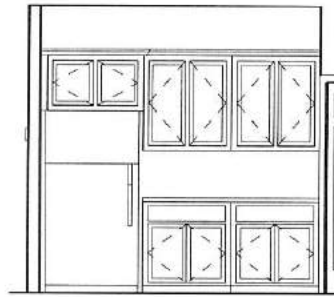
Bentley-Kitchen Layout
3/8" = 1'-0"



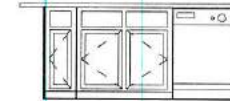
Bentley-Kitchen 3D



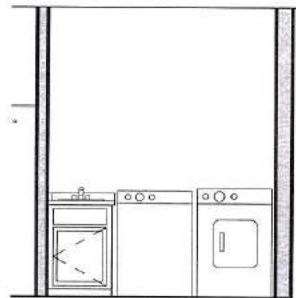
Bentley-Kitchen Elevation 1
3/8" = 1'-0"



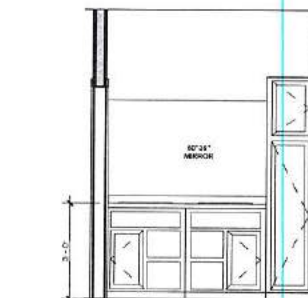
Bentley-Kitchen Elevation 2
3/8" = 1'-0"



Bentley-Kitchen Elevation 3
3/8" = 1'-0"



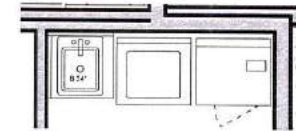
Bentley-Laundry Elevation
3/8" = 1'-0"



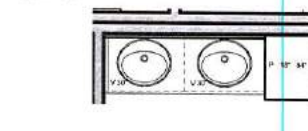
Bentley-Owner's Suite Bath Elevation
3/8" = 1'-0"



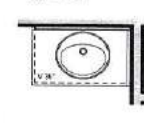
Bentley-Main Bath Elevation
3/8" = 1'-0"



Bentley-Laundry Layout
3/8" = 1'-0"



Bentley-Owner's Suite Bath Layout
3/8" = 1'-0"



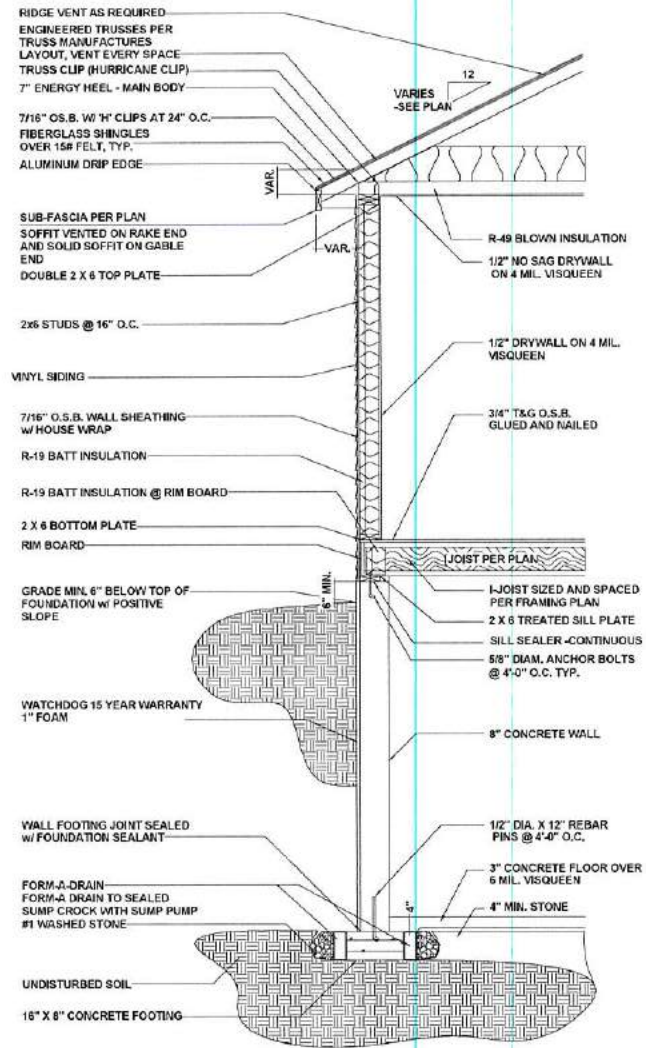
Bentley-Main Bath Layout
3/8" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Ambascio Custom Design
5533 Grandstand Terrace - Marshfield, WI 53559
608.576.7190 (cell) 608.316.0593 (office)
ambasciodesigncenter@gmail.com



Custom Designed For: PRAIRIE ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 1-1-15



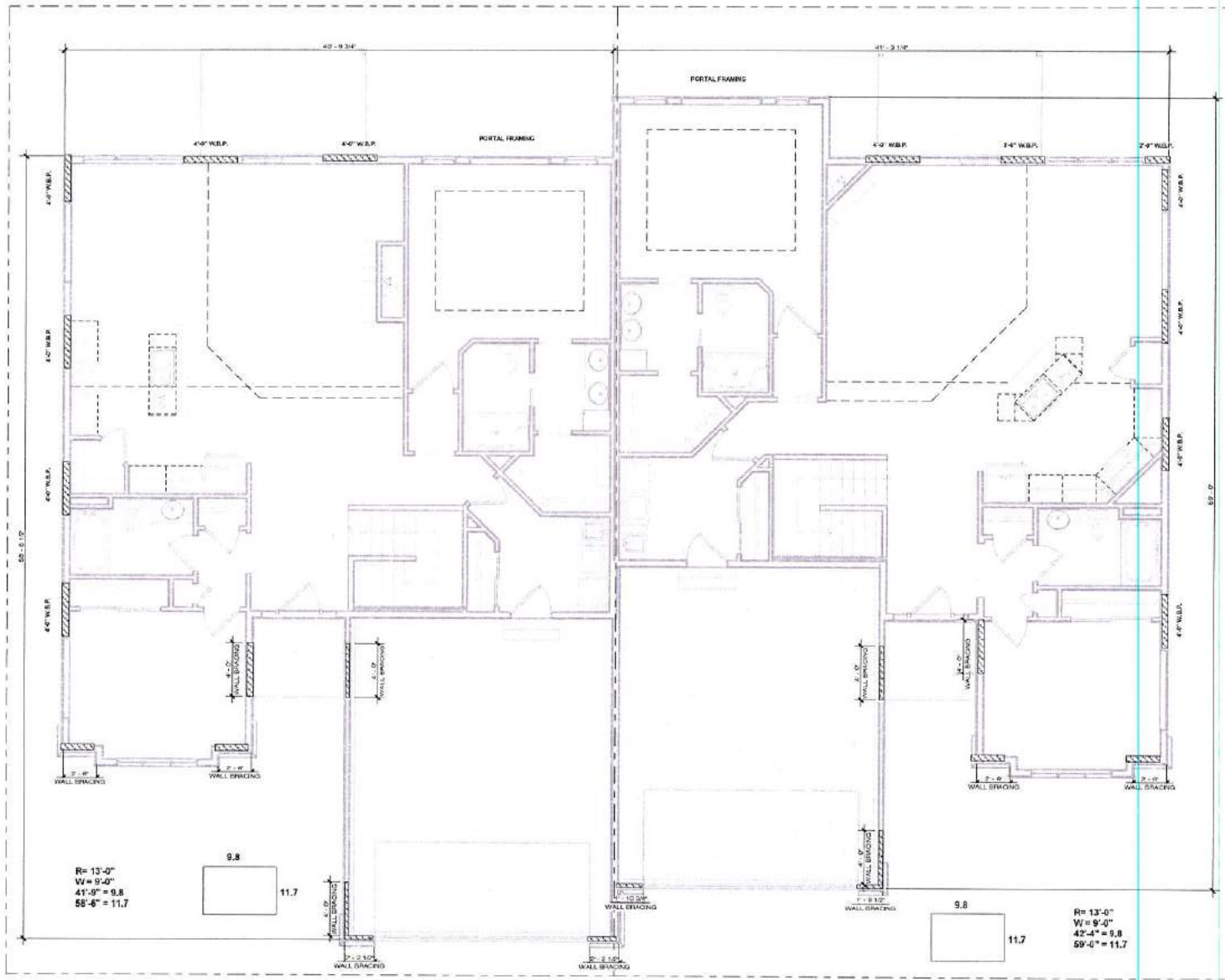
Cross Section
1/4" = 1'-0"

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

Custom Designed For: PRAIRIE ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 11-15-11

Ambiance Custom Design
 5833 Grassland Terrace - Marshfield, WI 53559
 608-276-7190 (C) 608-318-1053 (F)
 ambiancecustomdesign@schaeffner.net





Wall Bracing Plan
 2/12/2011

THIS PLAN WAS CREATED AS A DRAFTING SERVICE ONLY. THE DESIGNER IN NO WAY EXPRESSES OR ASSUMES ANY RESPONSIBILITY FOR THE ACCURACY OR COMPLIANCE OF THESE PLANS IN ANY FORM. OWNER OR CONTRACTOR SHOULD VERIFY CODE COMPLIANCE PRIOR TO CONSTRUCTION.

R=13'-0"
 W=9'-0"
 41'-9" = 9.8
 58'-6" = 11.7

9.8
 11.7

R=13'-0"
 W=9'-0"
 42'-4" = 9.8
 59'-0" = 11.7

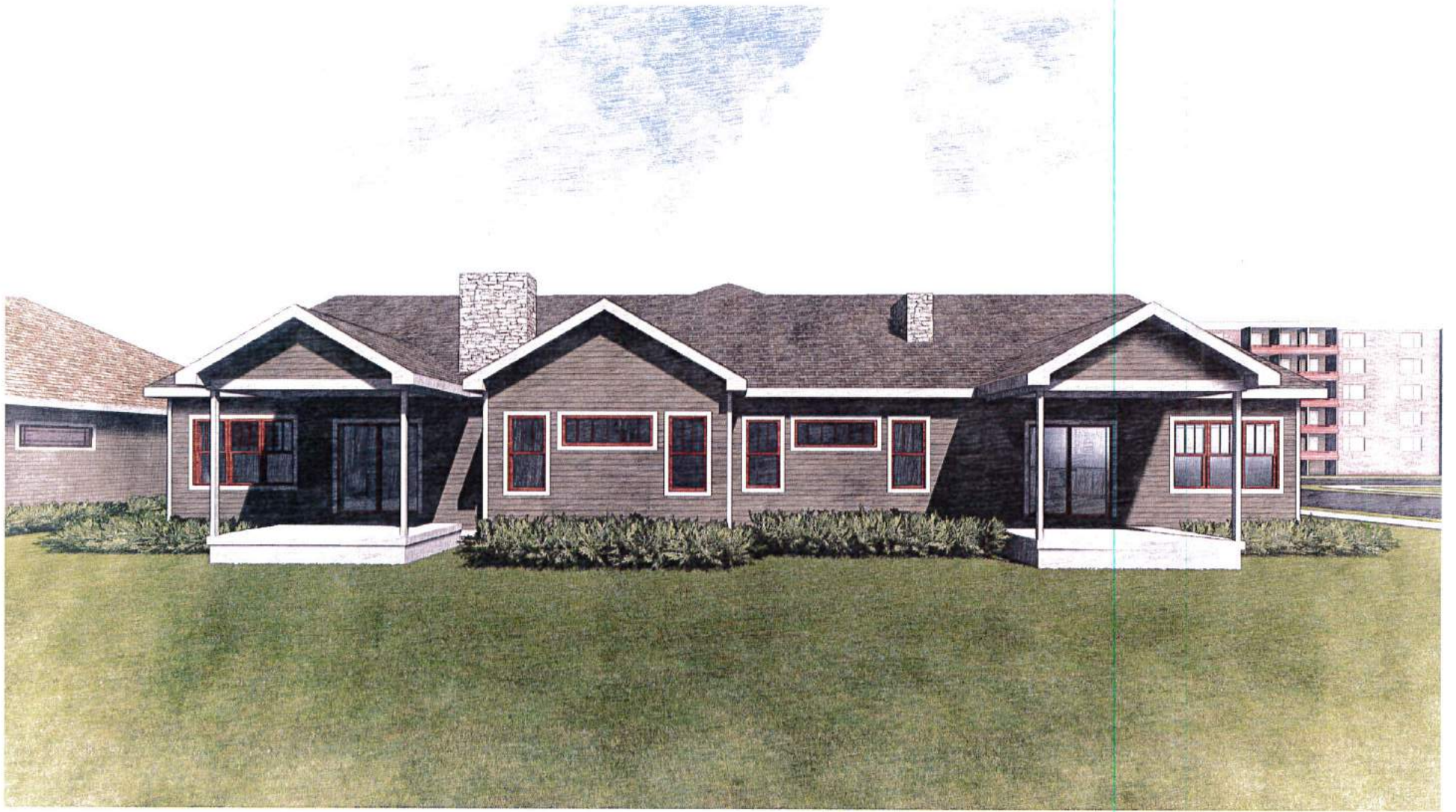
9.8
 11.7

Ambiance Custom Design
 5833 Graceland Terrace, Marshall, MA 01859
 608.576.7190 (or 608.318.1023 if)
 ambiancecustomdesign@gmail.com



Custom Designed For: PRAIRIE ELEVATION
 HomeSite / Neighborhood: Project Number
 Address: Enter address here Date: 11/11/11





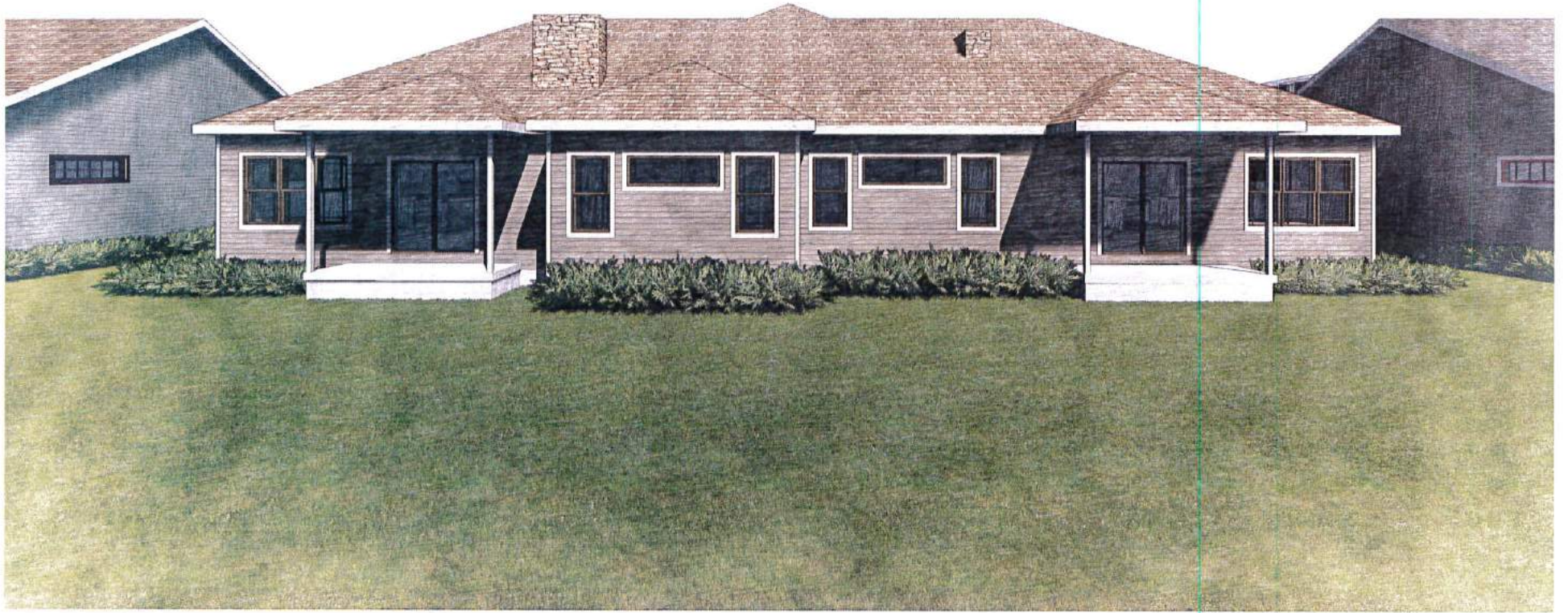
















New Evergreen Trees

New Shade Trees

Prairie Grass

Retention Pond
Lacy Woods Sign

Madison Parks Lawn

Existing Evergreens to stay

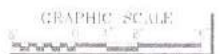
Lacy Woods Sign



Lacy Woods

Not to Scale

Design by: Josh Cobb
4633 Highway 138
Oregon, WI 53575
O 608-835-1777 C 608-515-4763
jcobb@greenscapemadison.com



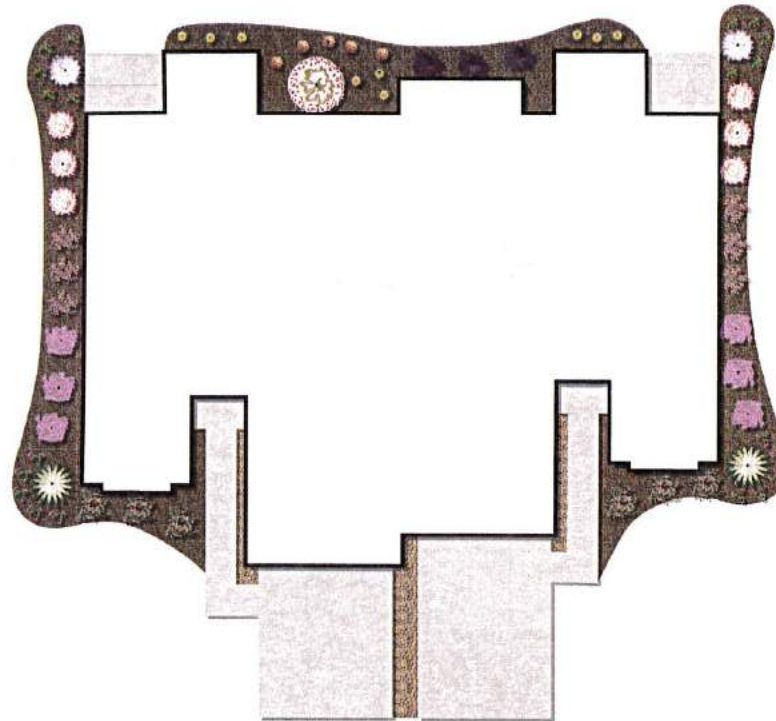
(5) Coral Bells
 Lilac Tree
 (9) Karl Foerster Reed Grass
 (5) Daylily
 Cutleaf Weeping Japanese Maple

(3) Weigela

(3) Hydrangea

(3) Azalea

Serbian Spruce
 (5) Garden Phlox Eva Cullum
 (3) Rose 'Double Knock Out'



(5) Daylily
 Lilac Tree
 (3) Ninebark

(3) Weigela

(3) Hydrangea

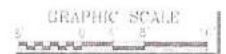
(3) Azalea

Serbian Spruce
 (5) Garden Phlox Eva Cullum
 (3) Rose 'Double Knock Out'



Lacy Woods

Design by: Josh Cobb
 4633 Highway 138
 Oregon, WI 53575
 O: 608-835-1777 C: 608-515-4763
 jcobb@greescapesmadison.com





(5) Coral Bells




(5) Maiden Grass



Type:
 Job:

SWAN CREEK

Standard Features

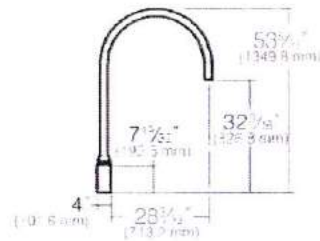
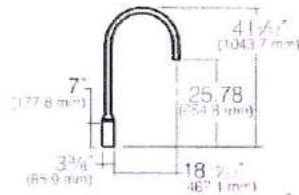
ERA® Arm	Arm/Fixture	Mounting Configuration
HA01		Plan View: 
		Cat. No.: 1A
	Large	EPA:
	HA01L - RA25	1.8
	HA01L - AE21/BE21	1.7
	HA01L - LET26	1.9
	Small	
	HA01S - RA17	1.1
	HA01S - AE17/BE17	1.0
	HA01S - LET19	1.3

Optional Feature

Tenon Mount
 (Poles by others)

NOTE: All small arm assemblies require a steel 2" pipe tenon (2 3/8" O.D.) x 4" long.

All large arm assemblies require a steel 2 1/2" pipe tenon (2 7/8" O.D.) x 4" long.



Post Top Crook - Small

Cat. No.	Mounting
HA01S-TM1	1A

Post Top Crook - Large

Cat. No.	Mounting
HA01L-TM1	1A

JOB **LACY WOODS CONDOS**

TYPE ---

NOTES

APPROVALS ---

FEATURES

- Full Cutoff PicoEmitter technology
- Available in 580nm, 3000K, 4000K and 5000K standard CCT
- Type 1, 2, 3, 4, 5, R & L distributions
- 0-10V dimming drivers standard
- Sealed optical chamber, IP66 certified

Certifications

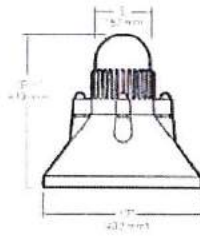


3000K and warmer CCTs only

SPECIFICATIONS



Approx. Weight = 37 lbs. EPA 0.8 for 1A.
See Configuration for Additional EPAs.



Side View

ORDERING CODE

1A **RA17** **3** **E35** **60L** **4K** **120** **DB** **A30**

Configuration	EPA	Fixture	Electrical Module	Fixture Finish	Photocell Options
1A 1 Arm Side Mt.	0.8	RA17 Distribution	Source	UV	A30 120V Button Photocell
2B 2 Arm Side Mt.	1.6	1 Type I E35 350mA PicoEmitter	60L 60 LEDs, 68W	120-277V	A31 208V Button Photocell
3Y 3 Arm Side Mt.	2.4	2 Type II	Color Temperature*	347 347V ³	A32 240V Button Photocell
4C 4 Arm Side Mt.	2.8	3 Type III	2K 580nm ²	480 480V ³	A33 277V Button Photocell
1W Single Wall Mt.	n/a	4 Type IV	3K 3000K		A34 480V Button Photocell
		5 Type V	4K 4000K		A35 347V Button Photocell
		R Type R Right	5K 5000K		
		L Type L Left			

NOTE: EPA Value Approximate

* Consult Representative

Fuse Options	Lens Options	NFO Option	Control Options	Arm Type
SF 120, 277, 347 Line Volts	LS Polycarbonate lens ⁴	NFO Neighbor Friendly Optic ⁵	Wireless WIR-RMI-10 120-347V, 1000' range, WiScape RF mesh control system with off/on/dim, motion, photo, GPS location, alert, monitoring and metering capabilities.	Pole Arm
DF 208, 240, 480 Line Volts		<small>*Photometry available for Type III/IV. All others, consult factory.</small>	Motion SCL-R Round Pole Mounted Occupancy Sensor up to 16' SCL-S Square Pole Mounted Occupancy Sensor up to 16' SCH-R Round Pole Mounted Occupancy Sensor 16' to 30' SCH-S Square Pole Mounted Occupancy Sensor 16' to 30'	Pole Tenon Mount
				Wall Mount
				Stile
				HA01S
				HA01S
				HA02S HA02S-TM1, HA02S-TM2, HA02S-TM3, HA02S-TM4
				HA03S HA03S-TM1, HA03S-TM2, HA03S-TM3, HA03S-TM4
				HA11S HA11S-TM1, HA11S-TM2, HA11S-TM3, HA11S-TM4
				HA12S HA12S-TM1, HA12S-TM2, HA12S-TM3, HA12S-TM4
				HA14S HA14S-TM1, HA14S-TM2, HA14S-TM3, HA14S-TM4
				HA31S HA31S-TM1, HA31S-TM2, HA31S-TM3, HA31S-TM4
				HA33S HA33S-TM1, HA33S-TM2, HA33S-TM3, HA33S-TM4
				HA35S HA35S-TM1
				HA37S HA37S-TM1
				HA38S HA38S-TM1
				Arm Finial
				HAF02

For Pole Spec Select: http://www.kimlighting.com/products/arms_and_poles/
For Control Spec Select: <http://trpsl.com/index.html>

¹ For custom optics and color temperature configurations, contact factory.
² Turtle friendly. Maximum 500mA drive current for 2K amber option.
³ 347V & 480V currents may be supplied with step-down transformer.
⁴ Use only when vandalism is anticipated to be high. Required only for vandal protection in locations where fixtures can be reached by unauthorized persons.
⁵ Specify pole diameter if round, voltage and color, e.g. SCL-R41277BL.

Kim Lighting reserves the right to change specifications without notice.

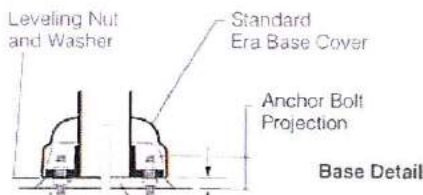
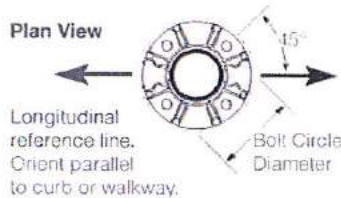
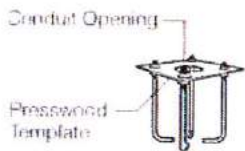
Type:
Job: LACY WOODS CONDOS
Catalog number:

Approvals:

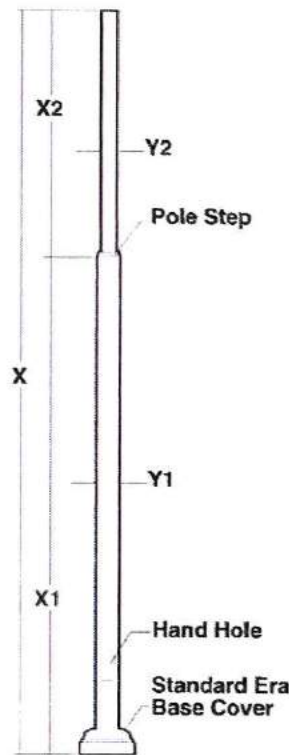
Pole Cat. No.	Mounting	Arm Drilling Option	Pole Finish	Optional Base Cover	Optional Pole Top Cap/Finial	Optional Duplex Receptical
	See page 2		See page 3			See page 4

Date:
Page: 1 of 5

Specifications



Grout **must** be packed under pole base to insure full contact with footing and prevent loosening of leveling nuts.
Concrete footing to be designed (by others).
Provide a channel through the grout for drainage from the pole interior.



Pole Construction: Seamless round extruded aluminum tube of alloy 6061-T6, welded to top and bottom of aluminum base casting of alloy 356.

Base Cover: Two-piece, cast aluminum full cover, secured by stainless set screws. The standard base cover is the Era Base Cover. Two optional base cover styles available. (See page 4)

- 1) HBC1 - Decorative smooth sided cast aluminum base cover.
- 2) HBC2 - Traditional fluted side cast aluminum base cover.

Pole Cap: Flat cast aluminum provided for all side-mounted luminaires. Optional traditional style finial available. (See page 4)

- 1) HF1 - Dome style cast aluminum cap.
- 2) HF2 - Traditional style cast aluminum finial.

Handhole: 18" above the base cover, with a gasketed cover and ground lug.

Anchor Bolts: Four galvanized anchor bolts provided complete with eight nuts, eight flat washers, and a presswood template.

Vibration Dampener: All poles 25' and above include an internally mounted, factory installed pendulum vibration dampener, with flush stainless steel socket head fasteners finished to match pole.

Strength: Poles designed to withstand wind loads as listed in chart (See page 5) when luminaires are mounted per fixture installation instructions. Refer to specific Era Collection mounting arm for specific luminaire and arm IPA.

Finish: Super TGIC thermoset polyester powder coat paint applied over a titanated zirconium conversion coating. Standard colors are Black, Dark Bronze, Light Gray, Graphite Platinum Silver, Titanium and White. Custom colors are available.

CAUTION: Do not install poles without luminaires or strength guarantee is voided. Any unauthorized accessories secured to pole shall void strength guarantee.

Maintenance: A regularly scheduled maintenance program must be established to insure the protective paint coating is intact, corrosion or structural damage has not occurred, and anchor bolt nuts are tight. Failure to do so could lead to pole collapse and serious personal injury.

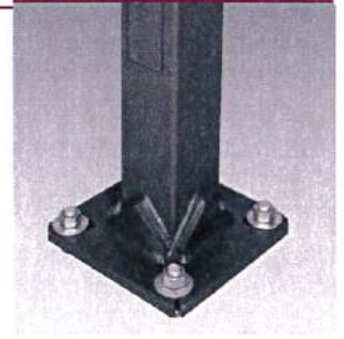
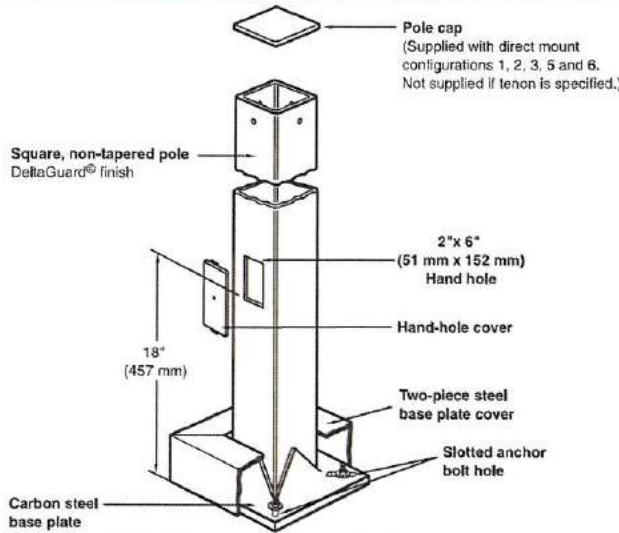
Certification: Certified UL 1598 in accordance with Article 410 of ANSI/NFPA 70, National Electrical Code.



PREMIUM STEEL

CROWN-WELD® POLES

**PS
SERIES**



Notes

SPEC # CATALOG # POLE SIZE

Square Steel Poles

SPEC #	CATALOG #	POLE SIZE	H (ft) x W (in) x Wall (in)	H (m) x W (mm) x Wall (mm)
<input type="checkbox"/>	SPEC #	PS3S10C(a)BZ	10 x 3 x 0.125	3.0 x 76 x 3
<input type="checkbox"/>	SPEC #	PS3S15C(a)BZ	15 x 3 x 0.125	4.6 x 76 x 3
<input type="checkbox"/>	SPEC #	PS3S20C(a)BZ	20 x 3 x 0.125	6.1 x 76 x 3
<input type="checkbox"/>	SPEC #	PS4S10C(a)BZ	10 x 4 x 0.125	3.0 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S12C(a)BZ	12 x 4 x 0.125	3.7 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S15C(a)BZ	15 x 4 x 0.125	4.6 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S17C(a)BZ	17 x 4 x 0.125	5.2 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S20C(a)BZ	20 x 4 x 0.125	6.1 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S22C(a)BZ	22 x 4 x 0.125	6.7 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S22S(a)BZ	22 x 4 x 0.188	6.7 x 102 x 5
<input type="checkbox"/>	SPEC #	PS4S25C(a)BZ	25 x 4 x 0.125	7.6 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S25S(a)BZ	25 x 4 x 0.188	7.6 x 102 x 5
<input type="checkbox"/>	SPEC #	PS4S27R(a)BZ	27 x 4 x 0.125	8.2 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S30R(a)BZ	30 x 4 x 0.125	9.1 x 102 x 3
<input type="checkbox"/>	SPEC #	PS4S30H(a)BZ	30 x 4 x 0.188	9.1 x 102 x 5
<input type="checkbox"/>	SPEC #	PS5S25S(a)BZ	25 x 5 x 0.188	7.6 x 127 x 5
<input type="checkbox"/>	SPEC #	PS5S30S(a)BZ	30 x 5 x 0.188	9.1 x 127 x 5
<input type="checkbox"/>	SPEC #	PS6S30S(a)BZ	30 x 6 x 0.188	9.1 x 152 x 5

Specify (a) pole configuration.

(a) POLE CONFIGURATION

1	Single (direct mount)	5	Triple (direct mount)
2	Twin @ 180° (direct mount)	6	Quad (direct mount)
3	Twin @ 90° (direct mount)	T	Tenon (order tenon separately)

For fixtures with fixed 20° mount, add prefix 2 to configuration numbers:
i.e. 21, 22, 23, 25 and 26.

GENERAL DESCRIPTION

Non-tapered steel poles are supplied with welded base with cover, four galvanized anchor bolts, masonite mounting template and a pole cap (except tenon mount). Each bolt is provided with two washers and two nuts. Steel pole base has slotted holes. Per National Electrical Code requirements, pole is standard with a 2" x 6" (51 x 152 mm) hand hole, located 18" (457 mm) above bottom of pole base. A #10-32 stainless-steel weld stud with grounding lug is located inside pole, opposite hand hole; a hand hole cover is supplied but shipped separately. In addition, 4' x 27' and 4' x 30' poles include an internal 5/16" steel reinforced sleeve welded inside the bottom 24" of the pole, as well as a reinforcement welded around the hand hole for added strength. For EPA ratings, see "Windloading" sheet.

PATENT

US 5,820,255; 6,640,517; Patent pending

MATERIALS

Square, non-tapered pole of structural steel tubing (ASTM A 500); with a minimum yield strength of 46,000 p.s.i. Welded to a formed carbon steel base plate with a minimum yield strength of 36,000 p.s.i.

FINISH

Exclusive Colorfast DeltaGuard® finish features an E-coat epoxy primer with medium bronze ultra-durable powder topcoat, providing excellent resistance to corrosion, ultraviolet degradation and abrasion. The finish is covered by our seven-year limited warranty.

LABELS

Ruud Lighting square poles meet or exceed National Electrical Code Requirements. In the US, Ruud square poles are classified by Underwriters Laboratories Inc. for electrical ground bonding; in Canada, they are CSA certified for electrical ground bonding and structural strength.

ACCESSORY

Catalog # REC-GFIBZ (120V)
Wet Listed In-use cover



GFI Outlet Accessory



PS3S10C(a)BZ

10' (3.0 m) x 3" (76 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.50" (13 mm) thick
Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 250 lbs. (114 Kg)
Approximate shipping weight – 58 lbs. (26 Kg)

PS3S15C(a)BZ

15' (4.6 m) x 3" (76 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 250 lbs. (114 Kg)
Approximate shipping weight – 82 lbs. (37 Kg)

PS3S20C(a)BZ

20' (6.1 m) x 3" (76 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 250 lbs. (114 Kg)
Approximate shipping weight – 119 lbs. (54 Kg)

PS4S10C(a)BZ

10' (3.0 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 350 lbs. (159 Kg)
Approximate shipping weight – 78 lbs. (35 Kg)

PS4S12C(a)BZ

12' (3.7 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 300 lbs. (136 Kg)
Approximate shipping weight – 99 lbs. (45 Kg)

PS4S15C(a)BZ

15' (4.6 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 350 lbs. (159 Kg)
Approximate shipping weight – 119 lbs. (54 Kg)

PS4S17C(a)BZ

17' (5.2 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 300 lbs. (136 Kg)
Approximate shipping weight – 131 lbs. (59 Kg)

PS4S20C(a)BZ

20' (6.1 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 350 lbs. (159 Kg)
Approximate shipping weight – 150 lbs. (68 Kg)

PS4S22C(a)BZ

22' (6.7 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 310 lbs. (141 Kg)
Approximate shipping weight – 163 lbs. (74 Kg)

PS4S25C(a)BZ

22' (6.7 m) x 4" (102 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 310 lbs. (141 Kg)
Approximate shipping weight – 225 lbs. (102 Kg)

PS4S25C(a)BZ

25' (7.6 m) x 4" (102 mm)
Wall thickness – 0.125" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 350 lbs. (159 Kg)
Approximate shipping weight – 182 lbs. (83 Kg)

PS4S25S(a)BZ

25' (7.6 m) x 4" (102 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 350 lbs. (159 Kg)
Approximate shipping weight – 252 lbs. (114 Kg)

PS4S27R(a)BZ

27' (8.2 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 280 lbs. (127 Kg)
Approximate shipping weight – 232 lbs. (105 Kg)

PS4S30R(a)BZ

30' (9.1 m) x 4" (102 mm)
Wall thickness – 0.125" (3 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 315 lbs. (143 Kg)
Approximate shipping weight – 301 lbs. (137 Kg)

PS4S30H(a)BZ

30' (9.1 m) x 4" (102 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)
Bolt circle diameter – 10" (254 mm) 9.3" – 11"
(235 mm – 279 mm)
Maximum fixture weight – 340 lbs. (155 Kg)
Approximate shipping weight – 337 lbs. (153 Kg)

PS5S25S(a)BZ

25' (7.6 m) x 5" (127 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)
Bolt circle diameter – 10" (254 mm) 9.7" – 11.3"
(248 mm – 287 mm)
Maximum fixture weight – 450 lbs. (204 Kg)
Approximate shipping weight – 320 lbs. (145 Kg)

PS5S30S(a)BZ

30' (9.1 m) x 5" (127 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 10" (254 mm) square x 0.750" (19 mm) thick
Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)
Bolt circle diameter – 10" (254 mm) 9.7" – 11.3"
(248 mm – 287 mm)
Maximum fixture weight – 375 lbs. (170 Kg)
Approximate shipping weight – 379 lbs. (172 Kg)

PS6S30S(a)BZ

30' (9.1 m) x 6" (152 mm)
Wall thickness – 0.188" (5 mm)
Base plate – 12" (305 mm) square x 1" (25 mm) thick
Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)
Bolt circle diameter – 11.5" (292 mm) 11.3" – 12.8"
(286 mm – 324 mm)
Maximum fixture weight – 525 lbs. (238 Kg)
Approximate shipping weight – 457 lbs. (207 Kg)