



May 20, 2025  
City of Fitchburg  
Attn: Deanna Schmidt  
5520 Lacy Road  
Fitchburg, WI 53711

RE: PDD-SIP Minor Amendment Application

Dear Deanna:

Attached is a PDD-SIP Minor Amendment for the former Lot 270 of Highfield Reserve. This submittal modifies the PDD to properly reflect the subdivision of Lot 270. Densities and coverages have been provided on the updated Letter of Intent. **Changes to the approved PDD-SIP Letter of Intent are shown in blue text.** I have included an architectural site plan with this submittal for reference – the complete set of drawings submitted for the May 20 ADR application were already coordinated for the new CSM.

Please let me know if you have any questions or need additional information regarding this request.

Thank you,

Greg J Held, AIA, CSI  
Member

Cc: David Fahey  
Tony Heinrichs  
Fred Rouse



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

# ARCHITECTURAL & DESIGN REVIEW APPLICATION

**Applicant/Contact Person:** Greg Held / Knothe & Bruce Architects, LLC

**Address:** 8401 Greenway Blvd. Ste. 900 **Phone Number of Contact Person:** 608-836-3690

**City, State, Zip Code:** Middleton, WI 53562 **Email of Contact Person:** [REDACTED]

**Project Address:** Fahey Glen / Tullamore St. **Lot:** 270 / 271 **Subdivision:** Highfield Reserve

**Project Type:**  **Multi-Family**     **Commercial**     **Industrial**     **Other**  
 **New**     **Addition**

**Impervious Surface Ratio (ISR):** Varies (City Standard: maximum 65% ISR)    Lot 271: 44.4%  
 CSM Lot 1: 52.8%  
 CSM Lot 2: 64.3%

All items listed below must be included with the application to be considered complete. If an item is not included with the application, the applicant must provide in writing the basis for not including it. Building and site plans submitted to the Fitchburg Plan Commission for architectural and design review shall contain the following information:

**Site Data:**

- 1. Lot or property dimensions.
- 2. Orientation (to north).
- 3. Adjacent highways, roads, drive, etc.
- 4. Existing natural features (rivers, ponds, wetlands).
- 5. Existing buildings and/or improvements.
- 6. Existing and proposed site drainage.
- 7. Utility plans, including main/lateral sizes and existing fire hydrants on site or within 300 feet of the site
- 8. ISR shall be indicated on all plans.
- 9. Stormwater management plans and details, including grading plan.
- 10. Lighting plan in footcandles and light fixture cut sheets.

**Building:**

- 1. Building size, configuration and orientation.
- 2. Distance from lot lines.
- 3. Distance from other buildings, improvements and natural features.
- 4. Location of well, septic tank, drainfield, etc. (if applicable)
- 5. Additional proposed additions or new structures, including trash/recycling enclosure(s).
- 6. Construction type (wood frame, structural steel, etc.).
- 7. Foundation type (full basement, slab on grade, etc.).
- 8. Number of levels.
- 9. Siding/exterior covering type, color, texture, etc.
- 10. Roof type (gable, hip, shed, flat, etc.) and pitch.
- 11. Roofing material type, color, texture, etc.
- 12. Exterior door and window location, size, type, etc.
- 13. Fire protection sprinklers or fire alarm systems.

**Ingress, Egress, Parking:**

- 1. Location of highway and road access points.
- 2. Location, size, configuration of drivers and walks.
- 3. Number, size, location of parking spaces.
- 4. Location of handicapped parking and accessible building entrances.
- 5. Bicycle rack(s).

**Landscaping:**

- 1. Location, species, size of existing trees, shrubs, and plantings.
- 2. Location, species, size of proposed plantings.
- 3. Location and size of all paved, seeded/sodded and gravelled areas.
- 4. Location of all retaining walls, fences, berms and other landscape features.

**\*It is highly recommended that an applicant hold at least one neighborhood meeting prior to submitting an ADR application to identify any concerns or issues of surrounding residents.**

The preceding information is considered to be the minimum information for submission, and the City may require additional information for its review. Any interpretations provided by city officials as the result of submitting the attached information are based on the submitted plans, and any plan changes, may affect the interpretations.

It is the responsibility of the owner/applicant to insure compliance with all local and state requirements. The below signed applicant acknowledges the above information and hereby submits the attached information for the City's Architectural and Design Review Process.

**Signed:** \_\_\_\_\_ **Date:** 4-15-2025  
Applicant or Authorized Agent

**\*\*\* Application shall be accompanied by one (1) sets of full-size plans, two (2) sets no larger than 11"x17", and one (1) pdf document of the complete submittal to [planning@fitchburgwi.gov](mailto:planning@fitchburgwi.gov). Applications are due at least 4 weeks prior to the desired Plan Commission Meeting. The time frame assumes a complete set of plans is provided, and if it is not provided the Plan Commission date will be adjusted.**

\_\_\_\_\_

**FOR CITY USE ONLY**

**Date Received:** \_\_\_\_\_ **Plan Commission Date:** \_\_\_\_\_

**Comments:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



# Highfield Reserve Multi-Family Site **IRISH FIELDS**

PDD-SIP Minor Amendment Application  
May 20, 2025

### SIP MINOR AMENDMENT

In August of 2024 this PDD-SIP was amended to increase the dwelling unit count of Building 4 from 46 to 52 units, bringing the total number of dwelling units on Lot 270 to 76. A CSM of Lot 270 has now been approved to allow construction of Building 4 prior to completion of public improvements on Fahey Glen. This alteration request is to coordinate the PDD-SIP with the CSM of Lot 270. Changes to the PDD-SIP since the August 2024 amendment are highlighted in blue.

### PROJECT

Highfield Reserve – Multi-family Site

### SUMMARY

The Highfield Reserve Development is a master planned community that will include a variety of housing types and an institutional site to provide a mixed-use neighborhood. The development will include single family homes, twin-homes, a multi-family component and a school. One of the primary objectives of the development is to provide a broad spectrum of housing types and styles.

This submittal is to request PDD-SIP zoning for the multi-family component of the development.

### ORGANIZATIONAL STRUCTURE

Owner:	Fahey Land LLC 5376 Irish Lane Fitchburg, WI 53711	Contact:	David Fahey [REDACTED] 608.658.0174
Applicant:	Rouse Management 2428 Perry Street Madison, WI 53713	Contact:	Fred Rouse [REDACTED] 608.251.5382
Architect:	Knothe & Bruce Architects, LLC 7601 University Ave. Middleton, WI 53562	Contact:	Greg Held [REDACTED] 608.836.3690
Engineer:	D’Onofrio Kottke 7530 Westward Way Madison, WI 53717	Contact:	Ron Klaas [REDACTED] 608.833.7530

## EXISTING CONDITIONS

### Legal Description

~~Lot 207~~ CSM Lot 1 & 2, & 271 Highfield Reserve

### Existing Parcels

5282 Irish Lane 0-609-154-9501-2  
0-609-154-2050-2

### Existing Zoning

PDD-SIP

### Adopted Plans and Approvals

Comprehensive Land Use Plan: July 2021	HDR High Density Residential (> 9 du/acre)
McGaw Park Neighborhood Plan:	R2 Residential (min. average 10 du/acre)
Comprehensive Development Plan: November 2021	Multi-family
PDD-GIP: March 22, 2022	Multi-family
PDD-SIP: May 18, 2022	
Minor PDD Amendment: August 21, 2024	

## PROPOSED LAND USE

In keeping with the development theme of housing variety and options, we are proposing several buildings styles that vary in scale and height. The buildings along Fahey Glenn will be smaller scale and two-stories in height. Internal to the site the buildings are larger in scale and up to three-stories in height. In addition to height, the buildings will vary in style. Smaller townhome buildings with individual attached garages are located along the west end of Fahey Glenn. To the east near the institutional site the buildings are two-story walk-up apartments with underground parking. Located behind the buildings along Fahey Glenn are three-story garden style apartments with underground parking. Two of these garden style apartment buildings will be connected by a “Commons”, which will feature indoor and outdoor recreational spaces for the residents of the multi-family site. Individual exterior entrances to the units with street frontage will be provided where grade permits.

This is a market rate rental project, but with a wide variety of dwelling unit sizes and configurations it is designed to appeal to a broad range of residents. Unit sizes will vary from just under 600 s.f. for the studio to over 1,300 s.f. for three-bedroom units. There will be garden style apartments (interior corridor accessed) walk-up flats, multi-level townhome units. The garden-style apartment buildings will include elevators which will provide accessible units to appeal to residents of a broad range of ages and abilities.

PDD zoning allows the project to provide the approved density in a more compact format, and the resulting open space has been set aside for outdoor activities and to promote ground water recharge and storm water management. The block dimensions will allow for engaging architecture and attractive, activated streetscapes.

The buildings have been designed with unifying design elements to create a cohesive project across the building types. Longer facades are broken into smaller elements through articulation, while maintaining

rhythm and proportion that reflects each building types mass. The exteriors will feature high quality materials including stone veneer, composite siding and trim – either fiber cement or wood strand type.

The site will feature extensive open space. Outdoor grilling, sitting and recreation areas will be provided distributed throughout the site for the enjoyment of the residents. An in-ground pool will be provided off the Commons.

## SITE DEVELOPMENT STATISTICS

### Lot Area

<del>Lot 270</del>	<del>162,462 s.f.</del>	<del>3.73 acres</del>
CSM Lot 1:	83,417 s.f.	1.92 acres
CSM Lot 2:	79,045 s.f.	1.82 acres
Lot 271	289,759 s.f.	6.65 acres
Total:	452,009 s.f.	10.38 acres (net)

### Lot Coverage

Allowed:	35%
<del>Lot 270:</del>	<del>30.5%</del>
CSM Lot 1:	27.5%
CSM Lot 2:	34.9%
Lot 271	29%

### Impervious Surface Ratio

Allowed:	65%
<del>Lot 270:</del>	<del>59%</del>
CSM Lot 1:	52.8%
CSM Lot 2:	64.3%
Lot 271:	43%

### Density

Townhome:	24 Units
Walk Up Apartments	32 Units
Garden Apartments	178 Units
Total:	234 du 22.5 du/acre

### Density by Lot

<del>Lot 270</del>	<del>76 du</del>	<del>20.4 du/acre</del>
CSM Lot 1:	52	27.1 du/acre
CSM Lot 2:	24	13.2 du/acre
Lot 271	158 du	23.8 du/acre

**Dwelling Unit Mix**

Studio:	30
One Bedroom:	117
One Bedroom + Den:	19 ( <i>Lot area requirement calculated as a two bedroom</i> )
Two Bedroom:	57
Three Bedroom:	11
Total:	234

**Dwelling Unit Mix by Building Type**

DWELLING UNIT MIX BY BUILDING TYPE				
Type	Garden Apartment	Walk-up Apartment	Townhome	Total
Efficiency	30	0	0	30
1-Bedroom	109	4 (x2) = 8	0	117
1-Bedroom+Den	3	4 (x2) = 8	2 (x4) = 8	19
2-Bedroom	33	4 (x4) = 16	2 (x4) = 8	57
3-Bedroom	3	0	2 (x4) = 8	11
Total	178	32	24	234

**Parking**

A minimum of one structured parking stall per dwelling unit will be provided. In addition, off-street surface parking stalls will be provided such that the overall parking ratio will be 1.8 stalls / dwelling unit. The developer successfully manages similar properties with off-street parking ratios ranging between 1.5 and 1.75 stalls / dwelling unit. Additionally, there are approximately 112 on-street parking spaces on the public streets bordering Lots 270 and 271.

**Bike Parking:** Short term bike parking has been provided in the form of surface stalls located near the apartment entrances. Long term bike parking will be provided within the buildings. Stall counts have been calculated at .05 stalls / bedroom for short term and .5 stalls / bedroom for long term in accordance with the guidelines. Permanently mounted bike racks will be provided at all bike stalls. Note: bike parking was not calculated for the six-unit townhome buildings, however, the attached garages will provide ample bike parking.

**Parking by Building Type**

PARKING BY BUILDING TYPE				
Type	Garden Apartment	Walk-up Apartment	Townhome	Total
Structured	177	19 (x2) = 38	10 (x4) = 40	255
Surface	89	23	10 (x4) = 40	152
Total	266	61	80	407
Stalls / d.u.	1.5	1.9	3.3	1.7

\*\* There are 112 on-street stalls on the streets bounding Lots 270 & 271. Including these stalls would bring the overall parking ratio 2 / d.u.

**Parking by Lot**

PARKING BY LOT				
Type	Lot 270	CSM Lot 1	CSM Lot 2	Lot 271
Structured	95	55	40	160
Surface	79	39	40	78
Total	174	94	80	238
Stalls / d.u.	2.3	1.81	3.3	1.5

**ZONING REQUEST**

Specific Implementation Plan (PDD-SIP) [Minor Amendment](#)

**Variances From Standard Zoning**

The multi-family site of the Fahey South Development most closely resembles the R-H zoning district, however variances from this district are requested to allow a design that is in harmony with and compliments the residential development on the rest of the site. The multi-family site is requesting modifications to the standards of the R-H zoning district:

- Number of multiple family dwelling units per lot.
- Maximum lot size.
- Setbacks (front, side, street side).
- Maximum building height.
- Parking – less than two stalls per dwelling unit.

**Multi-family Zoning Text**

Minimum Lot Width: 80 feet.

Minimum Front Setback: 20 feet, except that an open front porch or stoop may protrude to within 15 feet of the front lot line.

Minimum Side Setback: 10 feet.

Minimum street side setback: 20 feet.

Minimum rear setback: 25 feet.

Maximum building height: 50 feet or three stories, whichever is less unless a conditional use is approved for additional stories up to six or 75 feet whichever is less.

Maximum lot coverage: 35 percent.



# D-Series Size 0 LED Area Luminaire



Catalog Number
Notes
Type

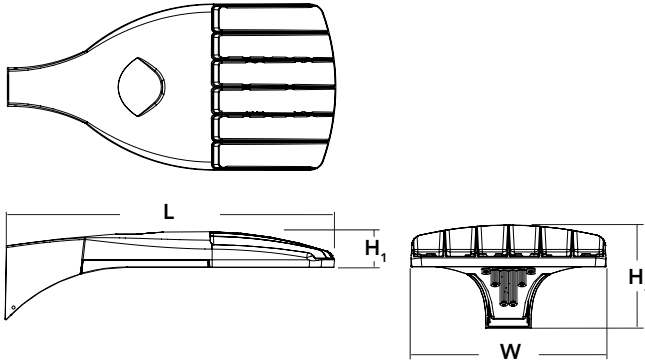
Hit the Tab key or mouse over the page to see all interactive elements.

## Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 400W metal halide with typical energy savings of 70% and expected service life of over 100,000 hours.

## Specifications

EPA:	0.95 ft <sup>2</sup> (.09 m <sup>2</sup> )
Length:	26" (66.0 cm)
Width:	13" (33.0 cm)
Height <sub>1</sub> :	3" (7.62 cm)
Height <sub>2</sub> :	7" (17.8 cm)
Weight (max):	16 lbs (7.25 kg)



A+ Capable options indicated by this color background.

## Ordering Information

**EXAMPLE:** DSX0 LED P6 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX0 LED	Series	LEDs	Color temperature	Distribution	Voltage	Mounting	
DSX0 LED	<b>Forward optics</b>	P1 P4 P7	30K 3000 K 40K 4000 K 50K 5000 K	T1S Type I short T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium T5VS Type V very short	T5S Type V short T5M Type V medium T5W Type V wide BLC Backlight control <sup>2</sup> LCCO Left corner cutoff <sup>2</sup> RCCO Right corner cutoff <sup>2</sup>	MVOLT <sup>3,4</sup> 120 <sup>4</sup> 208 <sup>4</sup> 240 <sup>4</sup> 277 <sup>4</sup> 347 <sup>4,5</sup> 480 <sup>4,5</sup>	<b>Shipped included</b> SPA Square pole mounting RPA Round pole mounting WBA Wall bracket SPUMBA Square pole universal mounting adaptor <sup>6</sup> RPUMBA Round pole universal mounting adaptor <sup>6</sup> <b>Shipped separately</b> KMA8 DDBXD U Mast arm mounting bracket adaptor (specify finish) <sup>7</sup>

Control options	Other options	Finish (required)
<b>Shipped installed</b> NLTAIR2 nLight AIR generation 2 enabled <sup>8,9</sup> PIRHN Network, high/low motion/ambient sensor <sup>10</sup> PER NEMA twist-lock receptacle only (control ordered separate) <sup>11</sup> PER5 Five-pin receptacle only (control ordered separate) <sup>11,12</sup> PER7 Seven-pin receptacle only (leads exit fixture) (control ordered separate) <sup>11,12</sup> DMG 0-10V dimming extend out back of housing for external control (control ordered separate) <sup>13</sup>	PIR High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5fc <sup>14,15</sup> PIRH High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 5fc <sup>14,15</sup> PIR1FC3V High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc <sup>14,15</sup> PIRH1FC3V High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc <sup>14,15</sup> FAO Field adjustable output <sup>16</sup>	<b>Shipped installed</b> HS House-side shield <sup>17</sup> SF Single fuse (120, 277, 347V) <sup>4</sup> DF Double fuse (208, 240, 480V) <sup>4</sup> L90 Left rotated optics <sup>1</sup> R90 Right rotated optics <sup>1</sup> DDL Diffused drop lens <sup>17</sup> <b>Shipped separately</b> BS Bird spikes <sup>18</sup> EGS External glare shield <sup>18</sup>
		DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white



## Ordering Information

### Accessories

Ordered and shipped separately.

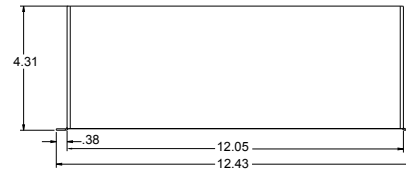
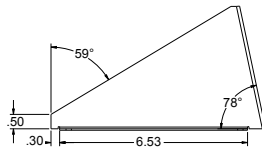
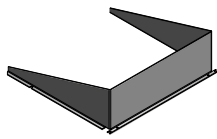
DLL127F 1.5 JU	Photocell - SSL twist-lock (120-277V) <sup>19</sup>
DLL347F 1.5 CUL JU	Photocell - SSL twist-lock (347V) <sup>19</sup>
DLL480F 1.5 CUL JU	Photocell - SSL twist-lock (480V) <sup>19</sup>
DSHORT SBK U	Shorting cap <sup>19</sup>
DSX0HS 20C U	House-side shield for P1,P2,P3 and P4 <sup>17</sup>
DSX0HS 30C U	House-side shield for P10,P11,P12 and P13 <sup>17</sup>
DSX0HS 40C U	House-side shield for P5,P6 and P7 <sup>17</sup>
DSX0DDL U	Diffused drop lens (polycarbonate) <sup>17</sup>
PUMBA DDBXD U*	Square and round pole universal mounting bracket adaptor (specify finish) <sup>20</sup>
KMA8 DDBXD U	Mast arm mounting bracket adaptor (specify finish) <sup>1</sup>

For more control options, visit [DTL](#) and [ROAM](#) online. Link to [nLight Air 2](#)

### NOTES

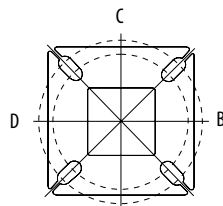
- 1 P10, P11, P12 and P13 and rotated options (L90 or R90) only available together.
- 2 Not available with HS or DDL.
- 3 MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
- 4 Single fuse (SF) requires 120V, 277V or 347V. Double fuse (DF) requires 208V, 240V or 480V.
- 5 Not available with BL30, BL50 or PNMT options.
- 6 Universal mounting brackets intended for retrofit on existing pre-drilled poles only. 1.5 G vibration load rating per ANCI C136.31.
- 7 Must order fixture with SPA mounting. Must be ordered as a separate accessory; see Accessories information. For use with 2-3/8" mast arm (not included).
- 8 Must be ordered with PIRHN.
- 9 Sensor cover available only in dark bronze, black, white and natural aluminum colors.
- 10 Must be ordered with NLTAIR2. For more information on nLight Air 2 visit [this link](#).
- 11 Photocell ordered and shipped as a separate line item from Acuity Brands Controls. See accessories. Shorting Cap included.
- 12 If ROAM<sup>®</sup> node required, it must be ordered and shipped as a separate line item from Acuity Brands Controls. Shorting Cap included.
- 13 DMG not available with PIRHN, PER5, PER7, PIR, PIRH, PIR1FC3V or PIRH1FC3V.
- 14 Reference Motion Sensor table on page 3.
- 15 Reference PER Table on page 3 to see functionality.
- 16 Not available with other dimming controls options.
- 17 Not available with BLC, LCCO and RCCO distribution.
- 18 Must be ordered with fixture for factory pre-drilling.
- 19 Requires luminaire to be specified with PER, PER5 or PER7 option. See PER Table on page 3.
- 20 For retrofit use only.

## EGS – External Glare Shield

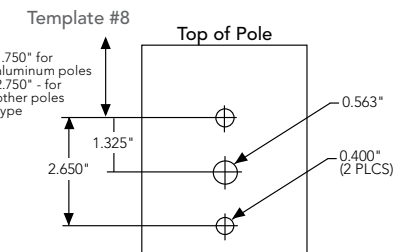


## Drilling

### HANDHOLE ORIENTATION (from top of pole)



A  
Handhole



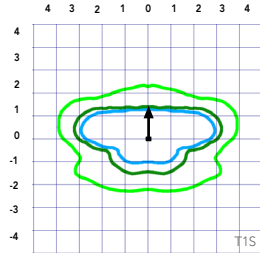
### Tenon Mounting Slipfitter

Tenon O.D.	Single Unit	2 at 180°	2 at 90°	3 at 120°	3 at 90°	4 at 90°
2-3/8"	AST20-190	AST20-280	AST20-290	AST20-320	AST20-390	AST20-490
2-7/8"	AST25-190	AST25-280	AST25-290	AST25-320	AST25-390	AST25-490
4"	AST35-190	AST35-280	AST35-290	AST35-320	AST35-390	AST35-490

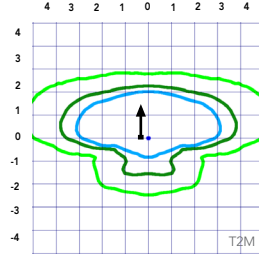
Mounting Option	Drilling Template	Single	2 @ 180	2 @ 90	3 @ 90	3 @ 120	4 @ 90
Head Location		Side B	Side B & D	Side B & C	Side B, C & D	Round Pole Only	Side A, B, C & D
Drill Nomenclature	#8	DM19AS	DM28AS	DM29AS	DM39AS	DM32AS	DM49AS
<b>Minimum Acceptable Outside Pole Dimension</b>							
SPA	#8	2-7/8"	2-7/8"	3.5"	3.5"		3.5"
RPA	#8	2-7/8"	2-7/8"	3.5"	3.5"	3"	3.5"
SPUMBA	#5	2-7/8"	3"	4"	4"		4"
RPUMBA	#5	2-7/8"	3.5"	5"	5"	3.5"	5"

Isofootcandle plots for the DSX0 LED 40C 1000 40K. Distances are in units of mounting height (20').

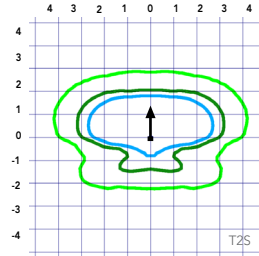
**LEGEND**



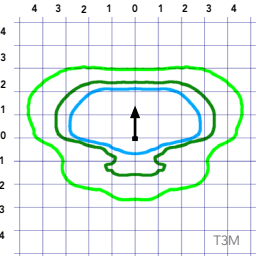
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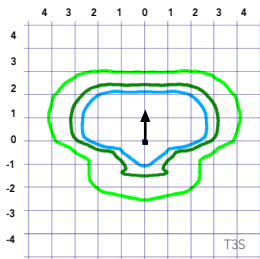
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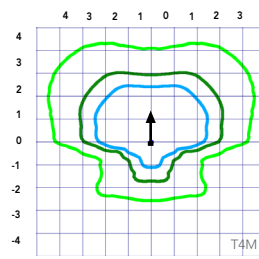
Test No. LTL23457P25 tested in accordance with IESNA LM-79-08.



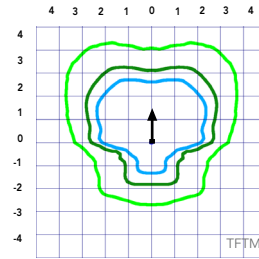
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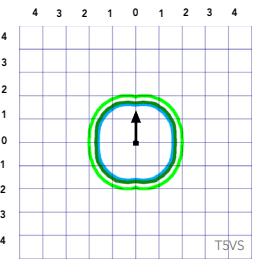
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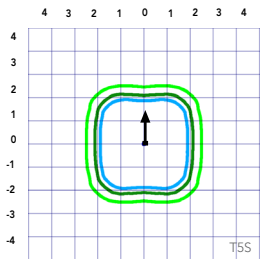
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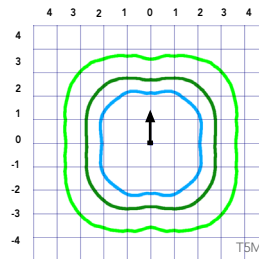
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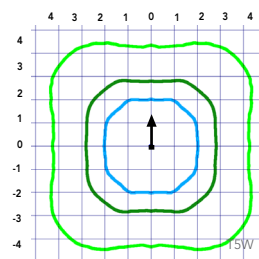
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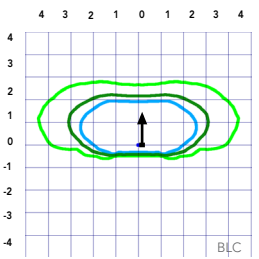
Test No.



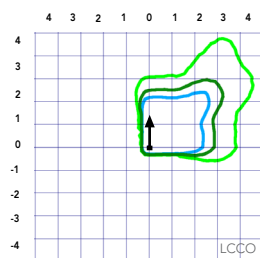
Test No.



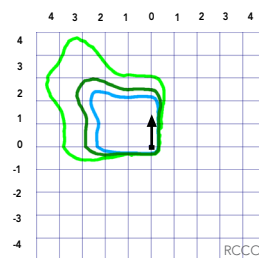
Test No. LTL23451P25 tested in accordance with IESNA LM-79-08.



Test No.



Test No.



Test No.

## Performance Data

### Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-40°C (32-104°F).

Ambient		Lumen Multiplier
0°C	32°F	1.04
5°C	41°F	1.04
10°C	50°F	1.03
15°C	59°F	1.02
20°C	68°F	1.01
<b>25°C</b>	<b>77°C</b>	<b>1.00</b>
30°C	86°F	0.99
35°C	95°F	0.98
40°C	104°F	0.97

### Projected LED Lumen Maintenance

Data references the extrapolated performance projections for the platforms noted in a **25°C ambient**, based on 10,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	Lumen Maintenance Factor
25,000	0.96
50,000	0.92
100,000	0.85

Motion Sensor Default Settings						
Option	Dimmed State	High Level (when triggered)	Photocell Operation	Dwell Time	Ramp-up Time	Ramp-down Time
PIR or PIRH	3V (37%) Output	10V (100%) Output	Enabled @ 5FC	5 min	3 sec	5 min
*PIR1FC3V or PIRH1FC3V	3V (37%) Output	10V (100%) Output	Enabled @ 1FC	5 min	3 sec	5 min

\*for use with separate Dusk to Dawn or timer.

### Controls Options

Nomenclature	Description	Functionality	Primary control device	Notes
FAO	Field adjustable output device installed inside the luminaire; wired to the driver dimming leads.	Allows the luminaire to be manually dimmed, effectively trimming the light output.	FAO device	Cannot be used with other controls options that need the 0-10V leads
DS	Drivers wired independently for 50/50 luminaire operation	The luminaire is wired to two separate circuits, allowing for 50/50 operation.	Independently wired drivers	Requires two separately switched circuits. Consider nLight AIR as a more cost effective alternative.
PERS or PER7	Twist-lock photocell receptacle	Compatible with standard twist-lock photocells for dusk to dawn operation, or advanced control nodes that provide 0-10V dimming signals.	Twist-lock photocells such as DLL Elite or advanced control nodes such as ROAM.	Pins 4 & 5 to dimming leads on driver, Pins 6 & 7 are capped inside luminaire
PIR or PIRH	Motion sensors with integral photocell. PIR for 8-15' mounting; PIRH for 15-30' mounting	Luminaires dim when no occupancy is detected.	Acuity Controls SBOR	Also available with PIRH1FC3V when the sensor photocell is used for dusk-to-dawn operation.
NLTAIR2 PIRHN	nLight AIR enabled luminaire for motion sensing, photocell and wireless communication.	Motion and ambient light sensing with group response. Scheduled dimming with motion sensor over-ride when wirelessly connected to the nLight Eclipse.	nLight Air rSDGR	nLight AIR sensors can be programmed and commissioned from the ground using the CIAIRity Pro app.

### Electrical Load

					Current (A)					
	Performance Package	LED Count	Drive Current	Wattage	120	208	240	277	347	480
Forward Optics (Non-Rotated)	P1	20	530	38	0.32	0.18	0.15	0.15	0.10	0.08
	P2	20	700	49	0.41	0.23	0.20	0.19	0.14	0.11
	P3	20	1050	71	0.60	0.37	0.32	0.27	0.21	0.15
	P4	20	1400	92	0.77	0.45	0.39	0.35	0.28	0.20
	P5	40	700	89	0.74	0.43	0.38	0.34	0.26	0.20
	P6	40	1050	134	1.13	0.65	0.55	0.48	0.39	0.29
	P7	40	1300	166	1.38	0.80	0.69	0.60	0.50	0.37
Rotated Optics (Requires L90 or R90)	P10	30	530	53	0.45	0.26	0.23	0.21	0.16	0.12
	P11	30	700	72	0.60	0.35	0.30	0.27	0.20	0.16
	P12	30	1050	104	0.88	0.50	0.44	0.39	0.31	0.23
	P13	30	1300	128	1.08	0.62	0.54	0.48	0.37	0.27

# Performance Data

## Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Contact factory for performance data on any configurations not shown here.

Forward Optics																			
Power Package	LED Count	Drive Current	System Watts	Dist. Type	30K (3000 K, 70 CRI)					40K (4000 K, 70 CRI)					50K (5000 K, 70 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P1	20	530	38W	T1S	4,369	1	0	1	115	4,706	1	0	1	124	4,766	1	0	1	125
				T2S	4,364	1	0	1	115	4,701	1	0	1	124	4,761	1	0	1	125
				T2M	4,387	1	0	1	115	4,726	1	0	1	124	4,785	1	0	1	126
				T3S	4,248	1	0	1	112	4,577	1	0	1	120	4,634	1	0	1	122
				T3M	4,376	1	0	1	115	4,714	1	0	1	124	4,774	1	0	1	126
				T4M	4,281	1	0	1	113	4,612	1	0	2	121	4,670	1	0	2	123
				TFTM	4,373	1	0	1	115	4,711	1	0	2	124	4,771	1	0	2	126
				TSVS	4,548	2	0	0	120	4,900	2	0	0	129	4,962	2	0	0	131
				TSS	4,552	2	0	0	120	4,904	2	0	0	129	4,966	2	0	0	131
				TSM	4,541	3	0	1	120	4,891	3	0	1	129	4,953	3	0	1	130
				TSW	4,576	3	0	2	120	4,929	3	0	2	130	4,992	3	0	2	131
				BLC	3,586	1	0	1	94	3,863	1	0	1	102	3,912	1	0	1	103
				LCCO	2,668	1	0	1	70	2,874	1	0	2	76	2,911	1	0	2	77
				RCCO	2,668	1	0	1	70	2,874	1	0	2	76	2,911	1	0	2	77
P2	20	700	49W	T1S	5,570	1	0	1	114	6,001	1	0	1	122	6,077	2	0	2	124
				T2S	5,564	1	0	2	114	5,994	1	0	2	122	6,070	2	0	2	124
				T2M	5,593	1	0	1	114	6,025	1	0	1	123	6,102	1	0	1	125
				T3S	5,417	1	0	2	111	5,835	1	0	2	119	5,909	2	0	2	121
				T3M	5,580	1	0	2	114	6,011	1	0	2	123	6,087	1	0	2	124
				T4M	5,458	1	0	2	111	5,880	1	0	2	120	5,955	1	0	2	122
				TFTM	5,576	1	0	2	114	6,007	1	0	2	123	6,083	1	0	2	124
				TSVS	5,799	2	0	0	118	6,247	2	0	0	127	6,327	2	0	0	129
				TSS	5,804	2	0	0	118	6,252	2	0	0	128	6,332	2	0	1	129
				TSM	5,789	3	0	1	118	6,237	3	0	1	127	6,316	3	0	1	129
				TSW	5,834	3	0	2	119	6,285	3	0	2	128	6,364	3	0	2	130
				BLC	4,572	1	0	1	93	4,925	1	0	1	101	4,987	1	0	1	102
				LCCO	3,402	1	0	2	69	3,665	1	0	2	75	3,711	1	0	2	76
				RCCO	3,402	1	0	2	69	3,665	1	0	2	75	3,711	1	0	2	76
P3	20	1050	71W	T1S	7,833	2	0	2	110	8,438	2	0	2	119	8,545	2	0	2	120
				T2S	7,825	2	0	2	110	8,429	2	0	2	119	8,536	2	0	2	120
				T2M	7,865	2	0	2	111	8,473	2	0	2	119	8,580	2	0	2	121
				T3S	7,617	2	0	2	107	8,205	2	0	2	116	8,309	2	0	2	117
				T3M	7,846	2	0	2	111	8,452	2	0	2	119	8,559	2	0	2	121
				T4M	7,675	2	0	2	108	8,269	2	0	2	116	8,373	2	0	2	118
				TFTM	7,841	2	0	2	110	8,447	2	0	2	119	8,554	2	0	2	120
				TSVS	8,155	3	0	0	115	8,785	3	0	0	124	8,896	3	0	0	125
				TSS	8,162	3	0	1	115	8,792	3	0	1	124	8,904	3	0	1	125
				TSM	8,141	3	0	2	115	8,770	3	0	2	124	8,881	3	0	2	125
				TSW	8,204	3	0	2	116	8,838	4	0	2	124	8,950	4	0	2	126
				BLC	6,429	1	0	2	91	6,926	1	0	2	98	7,013	1	0	2	99
				LCCO	4,784	1	0	2	67	5,153	1	0	2	73	5,218	1	0	2	73
				RCCO	4,784	1	0	2	67	5,153	1	0	2	73	5,218	1	0	2	73
P4	20	1400	92W	T1S	9,791	2	0	2	106	10,547	2	0	2	115	10,681	2	0	2	116
				T2S	9,780	2	0	2	106	10,536	2	0	2	115	10,669	2	0	2	116
				T2M	9,831	2	0	2	107	10,590	2	0	2	115	10,724	2	0	2	117
				T3S	9,521	2	0	2	103	10,256	2	0	2	111	10,386	2	0	2	113
				T3M	9,807	2	0	2	107	10,565	2	0	2	115	10,698	2	0	2	116
				T4M	9,594	2	0	2	104	10,335	2	0	3	112	10,466	2	0	3	114
				TFTM	9,801	2	0	2	107	10,558	2	0	2	115	10,692	2	0	2	116
				TSVS	10,193	3	0	1	111	10,981	3	0	1	119	11,120	3	0	1	121
				TSS	10,201	3	0	1	111	10,990	3	0	1	119	11,129	3	0	1	121
				TSM	10,176	4	0	2	111	10,962	4	0	2	119	11,101	4	0	2	121
				TSW	10,254	4	0	3	111	11,047	4	0	3	120	11,186	4	0	3	122
				BLC	8,036	1	0	2	87	8,656	1	0	2	94	8,766	1	0	2	95
				LCCO	5,979	1	0	2	65	6,441	1	0	2	70	6,523	1	0	3	71
									5,979	1	0	2	65	6,441	1	0	2	70	6,523

## Performance Data

### Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Contact factory for performance data on any configurations not shown here.

Forward Optics																							
Power Package	LED Count	Drive Current	System Watts	Dist. Type	30K (3000 K, 70 CRI)					40K (4000 K, 70 CRI)					50K (5000 K, 70 CRI)								
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW				
P5	40	700	89W	T1S	10,831	2	0	2	122	11,668	2	0	2	131	11,816	2	0	2	133				
				T2S	10,820	2	0	2	122	11,656	2	0	2	131	11,803	2	0	2	133				
				T2M	10,876	2	0	2	122	11,716	2	0	2	132	11,864	2	0	2	133				
				T3S	10,532	2	0	2	118	11,346	2	0	2	127	11,490	2	0	2	129				
				T3M	10,849	2	0	2	122	11,687	2	0	2	131	11,835	2	0	2	133				
				T4M	10,613	2	0	3	119	11,434	2	0	3	128	11,578	2	0	3	130				
				TFTM	10,842	2	0	2	122	11,680	2	0	2	131	11,828	2	0	2	133				
				TSVS	11,276	3	0	1	127	12,148	3	0	1	136	12,302	3	0	1	138				
				T5S	11,286	3	0	1	127	12,158	3	0	1	137	12,312	3	0	1	138				
				T5M	11,257	4	0	2	126	12,127	4	0	2	136	12,280	4	0	2	138				
				T5W	11,344	4	0	3	127	12,221	4	0	3	137	12,375	4	0	3	139				
				BLC	8,890	1	0	2	100	9,576	1	0	2	108	9,698	1	0	2	109				
				LCCO	6,615	1	0	3	74	7,126	1	0	3	80	7,216	1	0	3	81				
				RCCO	6,615	1	0	3	74	7,126	1	0	3	80	7,216	1	0	3	81				
				P6	40	1050	134W	T1S	14,805	3	0	3	110	15,949	3	0	3	119	16,151	3	0	3	121
								T2S	14,789	3	0	3	110	15,932	3	0	3	119	16,134	3	0	3	120
T2M	14,865	3	0					3	111	16,014	3	0	3	120	16,217	3	0	3	121				
T3S	14,396	3	0					3	107	15,509	3	0	3	116	15,705	3	0	3	117				
T3M	14,829	2	0					3	111	15,975	3	0	3	119	16,177	3	0	3	121				
T4M	14,507	2	0					3	108	15,628	3	0	3	117	15,826	3	0	3	118				
TFTM	14,820	2	0					3	111	15,965	3	0	3	119	16,167	3	0	3	121				
TSVS	15,413	4	0					1	115	16,604	4	0	1	124	16,815	4	0	1	125				
T5S	15,426	3	0					1	115	16,618	4	0	1	124	16,828	4	0	1	126				
T5M	15,387	4	0					2	115	16,576	4	0	2	124	16,786	4	0	2	125				
T5W	15,506	4	0					3	116	16,704	4	0	3	125	16,915	4	0	3	126				
BLC	12,151	1	0					2	91	13,090	1	0	2	98	13,255	1	0	2	99				
LCCO	9,041	1	0					3	67	9,740	1	0	3	73	9,863	1	0	3	74				
RCCO	9,041	1	0					3	67	9,740	1	0	3	73	9,863	1	0	3	74				
P7	40	1300	166W					T1S	17,023	3	0	3	103	18,338	3	0	3	110	18,570	3	0	3	112
								T2S	17,005	3	0	3	102	18,319	3	0	3	110	18,551	3	0	3	112
				T2M	17,092	3	0	3	103	18,413	3	0	3	111	18,646	3	0	3	112				
				T3S	16,553	3	0	3	100	17,832	3	0	3	107	18,058	3	0	3	109				
				T3M	17,051	3	0	3	103	18,369	3	0	3	111	18,601	3	0	3	112				
				T4M	16,681	3	0	3	100	17,969	3	0	3	108	18,197	3	0	3	110				
				TFTM	17,040	3	0	3	103	18,357	3	0	4	111	18,590	3	0	4	112				
				TSVS	17,723	4	0	1	107	19,092	4	0	1	115	19,334	4	0	1	116				
				T5S	17,737	4	0	2	107	19,108	4	0	2	115	19,349	4	0	2	117				
				T5M	17,692	4	0	2	107	19,059	4	0	2	115	19,301	4	0	2	116				
				T5W	17,829	5	0	3	107	19,207	5	0	3	116	19,450	5	0	3	117				
				BLC	13,971	2	0	2	84	15,051	2	0	2	91	15,241	2	0	2	92				
				LCCO	10,396	1	0	3	63	11,199	1	0	3	67	11,341	1	0	3	68				
					10,396	1	0	3	63	11,199	1	0	3	67	11,341	1	0	3	68				

# Performance Data

## Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Contact factory for performance data on any configurations not shown here.

Rotated Optics																			
Power Package	LED Count	Drive Current	System Watts	Dist. Type	30K (3000 K, 70 CRI)					40K (4000 K, 70 CRI)					50K (5000 K, 70 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P10	30	530	53W	T1S	6,727	2	0	2	127	7,247	3	0	3	137	7,339	3	0	3	138
				T2S	6,689	3	0	3	126	7,205	3	0	3	136	7,297	3	0	3	138
				T2M	6,809	3	0	3	128	7,336	3	0	3	138	7,428	3	0	3	140
				T3S	6,585	3	0	3	124	7,094	3	0	3	134	7,183	3	0	3	136
				T3M	6,805	3	0	3	128	7,331	3	0	3	138	7,424	3	0	3	140
				T4M	6,677	3	0	3	126	7,193	3	0	3	136	7,284	3	0	3	137
				TFTM	6,850	3	0	3	129	7,379	3	0	3	139	7,472	3	0	3	141
				TSVS	6,898	3	0	0	130	7,431	3	0	0	140	7,525	3	0	0	142
				T5S	6,840	2	0	1	129	7,368	2	0	1	139	7,461	2	0	1	141
				TSM	6,838	3	0	1	129	7,366	3	0	2	139	7,460	3	0	2	141
				TSW	6,777	3	0	2	128	7,300	3	0	2	138	7,393	3	0	2	139
				BLC	5,626	2	0	2	106	6,060	2	0	2	114	6,137	2	0	2	116
				LCCO	4,018	1	0	2	76	4,328	1	0	2	82	4,383	1	0	2	83
				RCCO	4,013	3	0	3	76	4,323	3	0	3	82	4,377	3	0	3	83
				P11	30	700	72W	T1S	8,594	3	0	3	119	9,258	3	0	3	129	9,376
T2S	8,545	3	0					3	119	9,205	3	0	3	128	9,322	3	0	3	129
T2M	8,699	3	0					3	121	9,371	3	0	3	130	9,490	3	0	3	132
T3S	8,412	3	0					3	117	9,062	3	0	3	126	9,177	3	0	3	127
T3M	8,694	3	0					3	121	9,366	3	0	3	130	9,484	3	0	3	132
T4M	8,530	3	0					3	118	9,189	3	0	3	128	9,305	3	0	3	129
TFTM	8,750	3	0					3	122	9,427	3	0	3	131	9,546	3	0	3	133
TSVS	8,812	3	0					0	122	9,493	3	0	0	132	9,613	3	0	0	134
T5S	8,738	3	0					1	121	9,413	3	0	1	131	9,532	3	0	1	132
TSM	8,736	3	0					2	121	9,411	3	0	2	131	9,530	3	0	2	132
TSW	8,657	4	0					2	120	9,326	4	0	2	130	9,444	4	0	2	131
BLC	7,187	3	0					3	100	7,742	3	0	3	108	7,840	3	0	3	109
LCCO	5,133	1	0					2	71	5,529	1	0	2	77	5,599	1	0	2	78
RCCO	5,126	3	0					3	71	5,522	3	0	3	77	5,592	3	0	3	78
P12	30	1050	104W					T1S	12,149	3	0	3	117	13,088	3	0	3	126	13,253
				T2S	12,079	4	0	4	116	13,012	4	0	4	125	13,177	4	0	4	127
				T2M	12,297	3	0	3	118	13,247	3	0	3	127	13,415	3	0	3	129
				T3S	11,891	4	0	4	114	12,810	4	0	4	123	12,972	4	0	4	125
				T3M	12,290	3	0	3	118	13,239	4	0	4	127	13,407	4	0	4	129
				T4M	12,058	4	0	4	116	12,990	4	0	4	125	13,154	4	0	4	126
				TFTM	12,369	4	0	4	119	13,325	4	0	4	128	13,494	4	0	4	130
				TSVS	12,456	3	0	1	120	13,419	3	0	1	129	13,589	4	0	1	131
				T5S	12,351	3	0	1	119	13,306	3	0	1	128	13,474	3	0	1	130
				TSM	12,349	4	0	2	119	13,303	4	0	2	128	13,471	4	0	2	130
				TSW	12,238	4	0	3	118	13,183	4	0	3	127	13,350	4	0	3	128
				BLC	10,159	3	0	3	98	10,944	3	0	3	105	11,083	3	0	3	107
				LCCO	7,256	1	0	3	70	7,816	1	0	3	75	7,915	1	0	3	76
				RCCO	7,246	3	0	3	70	7,806	4	0	4	75	7,905	4	0	4	76
				P13	30	1300	128W	T1S	14,438	3	0	3	113	15,554	3	0	3	122	15,751
T2S	14,355	4	0					4	112	15,465	4	0	4	121	15,660	4	0	4	122
T2M	14,614	3	0					3	114	15,744	4	0	4	123	15,943	4	0	4	125
T3S	14,132	4	0					4	110	15,224	4	0	4	119	15,417	4	0	4	120
T3M	14,606	4	0					4	114	15,735	4	0	4	123	15,934	4	0	4	124
T4M	14,330	4	0					4	112	15,438	4	0	4	121	15,633	4	0	4	122
TFTM	14,701	4	0					4	115	15,836	4	0	4	124	16,037	4	0	4	125
TSVS	14,804	4	0					1	116	15,948	4	0	1	125	16,150	4	0	1	126
T5S	14,679	3	0					1	115	15,814	3	0	1	124	16,014	3	0	1	125
TSM	14,676	4	0					2	115	15,810	4	0	2	124	16,010	4	0	2	125
TSW	14,544	4	0					3	114	15,668	4	0	3	122	15,866	4	0	3	124
BLC	7919	3	0					3	62	8531	3	0	3	67	8639	3	0	3	67
LCCO	5145	1	0					2	40	5543	1	0	2	43	5613	1	0	2	44
	5139	3	0					3	40	5536	3	0	3	43	5606	3	0	3	44

## Capable Luminaire

This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL® controls marked by a shaded background. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability<sup>1</sup>
- This luminaire is part of an A+ Certified solution for ROAM® or XPoint™ Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a shaded background<sup>1</sup>

To learn more about A+, visit [www.acuitybrands.com/aplus](http://www.acuitybrands.com/aplus).

1. See ordering tree for details.
2. A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire.  
Sold Separately: [Link to Roam](#); [Link to DTL DLL](#)

## FEATURES & SPECIFICATIONS

### INTENDED USE

The sleek design of the D-Series Size 0 reflects the embedded high performance LED technology. It is ideal for many commercial and municipal applications, such as parking lots, plazas, campuses, and pedestrian areas.

### CONSTRUCTION

Single-piece die-cast aluminum housing has integral heat sink fins to optimize thermal management through conductive and convective cooling. Modular design allows for ease of maintenance and future light engine upgrades. The LED driver is mounted in direct contact with the casting to promote low operating temperature and long life. Housing is completely sealed against moisture and environmental contaminants (IP65). Low EPA (0.95 ft<sup>2</sup>) for optimized pole wind loading.

### FINISH

Exterior parts are protected by a zinc-infused Super Durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures a minimum 3 mils thickness for a finish that can withstand extreme climate changes without cracking or peeling. Available in both textured and non-textured finishes.

### OPTICS

Precision-molded proprietary acrylic lenses are engineered for superior area lighting distribution, uniformity, and pole spacing. Light engines are available in 3000 K, 4000 K or 5000 K (70 CRI) configurations. The D-Series Size 0 has zero uplight and qualifies as a Nighttime Friendly™ product, meaning it is consistent with the LEED® and Green Globes™ criteria for eliminating wasteful uplight.

### ELECTRICAL

Light engine(s) configurations consist of high-efficacy LEDs mounted to metal-core circuit boards to maximize heat dissipation and promote long life (up to L85/100,000 hours at 25°C). Class 1 electronic drivers are designed to have a power factor >90%, THD <20%, and an expected life of 100,000 hours with <1% failure rate. Easily serviceable 10kV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).

### STANDARD CONTROLS

The DSX0 LED area luminaire has a number of control options. Dusk to dawn controls can be utilized via optional NEMA twist-lock photocell receptacles. Integrated motion sensors with on-board photocells feature field-adjustable programming and are suitable for mounting heights up to 30 feet.

### nLIGHT AIR CONTROLS

The DSX0 LED area luminaire is also available with nLight® AIR for the ultimate in wireless control. This powerful controls platform provides out-of-the-box basic motion sensing and photocontrol functionality and is suitable for mounting heights up to 40 feet. Once commissioned using a smartphone and the easy-to-use CLAIRITY app, nLight AIR equipped luminaires can be grouped, resulting in motion sensor and photocell group response without the need for additional equipment. Scheduled dimming with motion sensor over-ride can be achieved when used with the nLight Eclipse. Additional information about nLight Air can be found [here](#).

### INSTALLATION

Included mounting block and integral arm facilitate quick and easy installation. Stainless steel bolts fasten the mounting block securely to poles and walls, enabling the D-Series Size 0 to withstand up to a 3.0 G vibration load rating per ANSI C136.31. The D-Series Size 0 utilizes the AERIS™ series pole drilling pattern (template #8). Optional terminal block and NEMA photocell receptacle are also available.

### LISTINGS

UL Listed for wet locations. Light engines are IP66 rated; luminaire is IP65 rated. Rated for -40°C minimum ambient. U.S. Patent No. D672,492 S. International patent pending.

DesignLights Consortium® (DLC) Premium qualified product and DLC qualified product. Not all versions of this product may be DLC Premium qualified or DLC qualified. Please check the DLC Qualified Products List at [www.designlights.org/QPL](http://www.designlights.org/QPL) to confirm which versions are qualified.

International Dark-Sky Association (IDA) Fixture Seal of Approval (FSA) is available for all products on this page utilizing 3000K color temperature only.

### WARRANTY

5-year limited warranty. Complete warranty terms located at: [www.acuitybrands.com/resources/terms-and-conditions](http://www.acuitybrands.com/resources/terms-and-conditions)

**Note:** Actual performance may differ as a result of end-user environment and application.

All values are design or typical values, measured under laboratory conditions at 25 °C.

Specifications subject to change without notice.



COMMERCIAL OUTDOOR

One Lithonia Way • Conyers, Georgia 30012 • Phone: 800.705.7378 • [www.lithonia.com](http://www.lithonia.com)  
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DSX0-LED  
Rev. 09/12/19  
Page 8 of 8



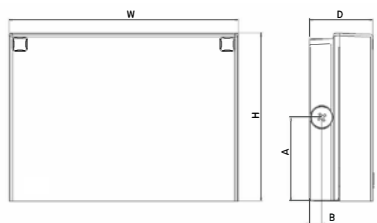
# WPX LED Wall Packs



Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

## Specifications



Front View

Side View

Luminaire	Height (H)	Width (W)	Depth (D)	Side Conduit Location		Weight
				A	B	
WPX1	8.1" (20.6 cm)	11.1" (28.3 cm)	3.2" (8.1 cm)	4.0" (10.3 cm)	0.6" (1.6 cm)	6.1 lbs (2.8kg)
WPX2	9.1" (23.1 cm)	12.3" (31.1 cm)	4.1" (10.5 cm)	4.5" (11.5 cm)	0.7" (1.7 cm)	8.2 lbs (3.7kg)
WPX3	9.5" (24.1 cm)	13.0" (33.0 cm)	5.5" (13.7 cm)	4.7" (12.0 cm)	0.7" (1.7 cm)	11.0 lbs (5.0kg)

## Introduction

The WPX LED wall packs are energy-efficient, cost-effective, and aesthetically appealing solutions for both HID wall pack replacement and new construction opportunities. Available in three sizes, the WPX family delivers 1,550 to 9,200 lumens with a wide, uniform distribution.

The WPX full cut-off solutions fully cover the footprint of the HID glass wall packs that they replace, providing a neat installation and an upgraded appearance. Reliable IP66 construction and excellent LED lumen maintenance ensure a long service life. Photocell and emergency egress battery options make WPX ideal for every wall mounted lighting application.

## Ordering Information

EXAMPLE: WPX2 LED 40K MVOLT DDBXD

Series	Color Temperature	Voltage	Options	Finish
WPX1 LED P1	1,550 Lumens, 11W <sup>1</sup> 30K 3000K	MVOLT 120V - 277V	(blank) None	DDBXD Dark bronze
WPX1 LED P2	2,900 Lumens, 24W 40K 4000K	347 347V <sup>3</sup>	E4WH Emergency battery backup, CEC compliant (4W, 0°C min) <sup>2</sup>	DWHXD White
WPX2 LED	6,000 Lumens, 47W 50K 5000K		E14WC Emergency battery backup, CEC compliant (14W, -20°C min) <sup>2</sup>	DBLXD Black
WPX3 LED	9,200 Lumens, 69W		PE Photocell <sup>3</sup>	Note : For other options, consult factory.

Note: The lumen output and input power shown in the ordering tree are average representations of all configuration options. Specific values are available on request.

### NOTES

- All WPX wall packs come with 6kV surge protection standard, except WPX1 LED P1 package which comes with 2.5kV surge protection standard. Add SPD6KV option to get WPX1 LED P1 with 6kV surge protection. Sample nomenclature: WPX1 LED P1 40K MVOLT SPD6KV DDBXD
- Battery pack options only available on WPX1 and WPX2.
- Battery pack options not available with 347V and PE options.

## FEATURES & SPECIFICATIONS

### INTENDED USE

The WPX LED wall packs are designed to provide a cost-effective, energy-efficient solution for the one-for-one replacement of existing HID wall packs. The WPX1, WPX2 and WPX3 are ideal for replacing up to 150W, 250W, and 400W HID luminaires respectively. WPX luminaires deliver a uniform, wide distribution.

### CONSTRUCTION

WPX feature a die-cast aluminum main body with optimal thermal management that both enhances LED efficacy and extends component life. The luminaires are IP66 rated, and sealed against moisture or environmental contaminants.

### ELECTRICAL

Light engine(s) configurations consist of high-eficacy LEDs and LED lumen maintenance of L90/100,000 hours. Color temperature (CCT) options of 3000K, 4000K and 5000K with minimum CRI of 70. Electronic drivers ensure system power factor >90% and THD <20%. All luminaires have 6kV surge protection (Note: WPX1 LED P1 package comes with a standard surge protection rating of 2.5kV. It can be ordered with an optional 6kV surge protection).

All photocell (PE) operate on MVOLT (120V - 277V) input.

Note: The standard WPX LED wall pack luminaires come with field-adjustable drive current feature. This feature allows tuning the output current of the LED drivers to adjust the lumen output (to dim the luminaire).

### INSTALLATION

WPX can be mounted directly over a standard electrical junction box. Three 1/2 inch conduit ports on three sides allow for surface conduit wiring. A port on the back surface allows poke-through conduit wiring on surfaces that don't have an electrical junction box. Wiring can be made in the integral wiring compartment in all cases. WPX is only recommended for installations with LEDs facing downwards.

### LISTINGS

CSA Certified to meet U.S. and Canadian standards. Suitable for wet locations. IP66 Rated. DesignLights Consortium® (DLC) qualified product. Not all versions of this product may be DLC qualified. Please check the DLC Qualified Products List at [www.designlights.org/QPL](http://www.designlights.org/QPL) to confirm which versions are qualified. International Dark Sky Association (IDA) Fixture Seal of Approval (FSA) is available for all products on this page utilizing 3000K color temperature only.

### WARRANTY

5-year limited warranty. Complete warranty terms located at: [www.acuitybrands.com/CustomerResources/Terms\\_and\\_conditions.aspx](http://www.acuitybrands.com/CustomerResources/Terms_and_conditions.aspx).

Note: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25°C. Specifications subject to change without notice.



## Performance Data

### Electrical Load

Luminaire	Input Power (W)	120V	208V	240V	277V	347V
WPX1 LED P1	11W	0.09	0.05	0.05	0.04	0.03
WPX1 LED P2	24W	0.20	0.12	0.10	0.09	0.07
WPX2	47W	0.39	0.23	0.20	0.17	0.14
WPX3	69W	0.58	0.33	0.29	0.25	0.20

### Projected LED Lumen Maintenance

Data references the extrapolated performance projections in a 25°C ambient, based on 6,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	50,000	75,000	100,000
Lumen Maintenance Factor	>0.94	>0.92	>0.90

### HID Replacement Guide

Luminaire	Equivalent HID Lamp	WPX Input Power
WPX1 LED P1	100W	11W
WPX1 LED P2	150W	24W
WPX2	250W	47W
WPX3	400W	69W

### Lumen Output

Luminaire	Color Temperature	Lumen Output
WPX1 LED P1	3000K	1,537
	4000K	1,568
	5000K	1,602
WPX1 LED P2	3000K	2,748
	4000K	2,912
	5000K	2,954
WPX2	3000K	5,719
	4000K	5,896
	5000K	6,201
WPX3	3000K	8,984
	4000K	9,269
	5000K	9,393

### Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-50°C (32-122°F).

Ambient	Ambient	Lumen Multiplier
0°C	32°F	1.05
5°C	41°F	1.04
10°C	50°F	1.03
15°C	59°F	1.02
20°C	68°F	1.01
25°C	77°F	1.00
30°C	86°F	0.99
35°C	95°F	0.98
40°C	104°F	0.97

### Emergency Egress Battery Packs

The emergency battery backup is integral to the luminaire — no external housing or back box is required. The emergency battery will power the luminaire for a minimum duration of 90 minutes and deliver minimum initial output of 550 lumens. Both battery pack options are CEC compliant.

Battery Type	Minimum Temperature Rating	Power (Watts)	Controls Option	Ordering Example
Standard	0°C	4W	E4WH	WPX2 LED 40K MVOLT <b>E4WH</b> DDBXD
Cold Weather	-20°C	14W	E14WC	WPX2 LED 40K MVOLT <b>E14WC</b> DDBXD

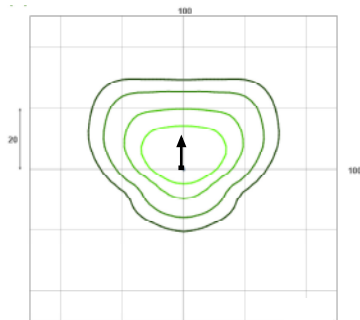
## Photometric Diagrams

To see complete photometric reports or download .ies files for this product, visit the Lithonia Lighting [WPX LED](#) homepage. Tested in accordance with IESNA LM-79 and LM-80 standards

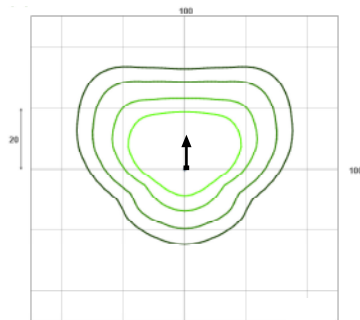
#### LEGEND

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<span style="display:inline-block; width:10px; height:10px; background-color:#00c000;"></span>	0.5 fc
<span style="display:inline-block; width:10px; height:10px; background-color:#90e090;"></span>	1.0 fc

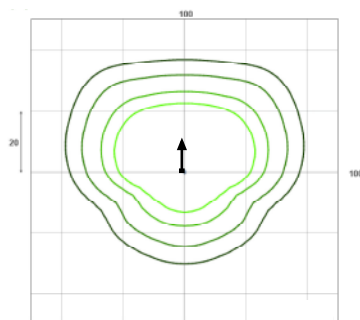
WPX1 LED P1



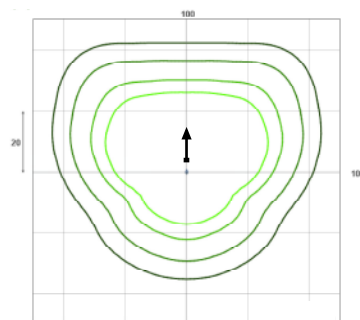
WPX1 LED P2



WPX2 LED



WPX3 LED



Mounting Height = 12 Feet.

Project: \_\_\_\_\_

Fixture Type: \_\_\_\_\_

Location: \_\_\_\_\_

Contact: \_\_\_\_\_

**P5622-31**  
**District**

District Collection One-Light Farmhouse Textured Black Metal Shade Outdoor Wall Lantern

**Category:** Outdoor  
**Finish:** Textured Black (Painted)  
**Construction:** Steel/Aluminum Construction  
**Glass/Shade:** Black Metal Shade



Width: 8 in  
Extends: 10-1/4 in  
Height: 8-1/4 in  
H/CTR: 4-1/8 in

Black Metal Shade

MOUNTING	ELECTRICAL	LAMPING	ADDITIONAL INFORMATION
Wall mounted	6 inches of wire supplied	(1) Medium Base (E26) Socket	cCSAus Wet Location Listed
Mounting plate for outlet box included	120 VAC	Lamp Type A19	1-year Limited Warranty
Canopy covers a standard 4" recessed outlet box: 5.125" W., 1.62" ht., 5.125" depth		Incandescent: 100-watt MAX per socket LED: 17.5-watt MAX per socket Fully dimmable with dimmable bulbs	Dark Sky compliant

# KT-LED9A19-O-8XX-ND

## REPLACEMENT LAMP

### DESCRIPTION

9W A19 Lamp | 2700–5000K | >80 CRI | Omni-Directional



<b>LAMP TYPE:</b> A19
<b>BASE TYPE:</b> E26 (Medium)
<b>WATTAGE:</b> 9W
<b>COLOR TEMPERATURE:</b> 2700–5000K
<b>COLOR RENDERING INDEX (CRI):</b> >80
<b>WARRANTY:</b> 3 Years
<b>RATED LIFE:</b> L70 (15,000 Hours)



### TYPICAL APPLICATIONS

- Table, desk, and floor lamps
- Wall sconces
- Surface-mount ceiling fixtures
- General lighting
- Pendant lights

### PRODUCT FEATURES

- Energy efficient, 80%+ energy savings over legacy equivalents
- Lower heat generation than legacy equivalents
- Smooth, diffused lens for comfortable glare-free performance
- Durable plastic housing lowers the risk for breakage
- Long life minimizes replacement and maintenance costs
- Suitable for use in damp locations
- UL enclosed rated, suitable for use in totally enclosed luminaires
- Operating temperature range –4°F/–20°C to 95°F/35°C
- PF >0.60
- ANSI compliant construction ensures fitment for intended applications
- Meets Energy Star requirements
- UL Listed
- Complies with Part 15 of FCC

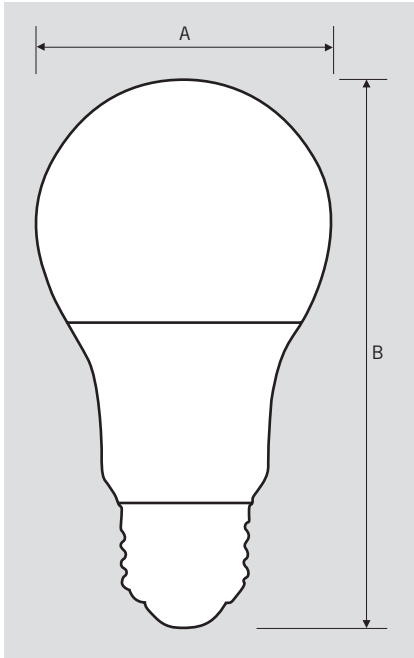
### ELECTRICAL AND PERFORMANCE SPECIFICATIONS

Keystone Catalog Number	Description	Color Temp	Input Voltage	Rated Lamp Wattage	Legacy Equivalent Wattage	Base Type	Lumens	CRI	Beam Angle	Dimmable	Efficacy
KT-LED9A19-O-827-ND	A19 bulb; Omni-directional; Non-dimming	2700K	120V	9W	60W halogen	E26	800 lm	>80	230°	No	89 lm/W
KT-LED9A19-O-830-ND	A19 bulb; Omni-directional; Non-dimming	3000K	120V	9W	60W halogen	E26	800 lm	>80	230°	No	89 lm/W
KT-LED9A19-O-835-ND	A19 bulb; Omni-directional; Non-dimming	3500K	120V	9W	60W halogen	E26	800 lm	>80	230°	No	89 lm/W
KT-LED9A19-O-840-ND	A19 bulb; Omni-directional; Non-dimming	4000K	120V	9W	60W halogen	E26	800 lm	>80	230°	No	89 lm/W
KT-LED9A19-O-850-ND	A19 bulb; Omni-directional; Non-dimming	5000K	120V	9W	60W halogen	E26	800 lm	>80	230°	No	89 lm/W

## KT-LED9A19-0-8XX-ND

### REPLACEMENT LAMP

#### PHYSICAL CHARACTERISTICS



#### LAMP DIMENSIONS

A (Diameter)	2.36"
B (Length)	4.33"

BASE TYPE: E26 (Medium)

#### PACKAGING

Carton Quantity	60 pcs
Carton Dimensions	15.55" × 13.07" × 10"
Carton Weight	9.8 lbs

#### ORDERING INFORMATION

ORDER CODE	CARTON QUANTITY	EASY CODE	UPC
KT-LED9A19-0-827-ND	60 pcs	ANV-10	843654126456
KT-LED9A19-0-830-ND	60 pcs	QSP-72	843654126470
KT-LED9A19-0-835-ND	60 pcs	GIE-15	843654127569
KT-LED9A19-0-840-ND	60 pcs	AIO-19	843654133751
KT-LED9A19-0-850-ND	60 pcs	KBN-67	843654126494

#### CATALOG NUMBER BREAKDOWN

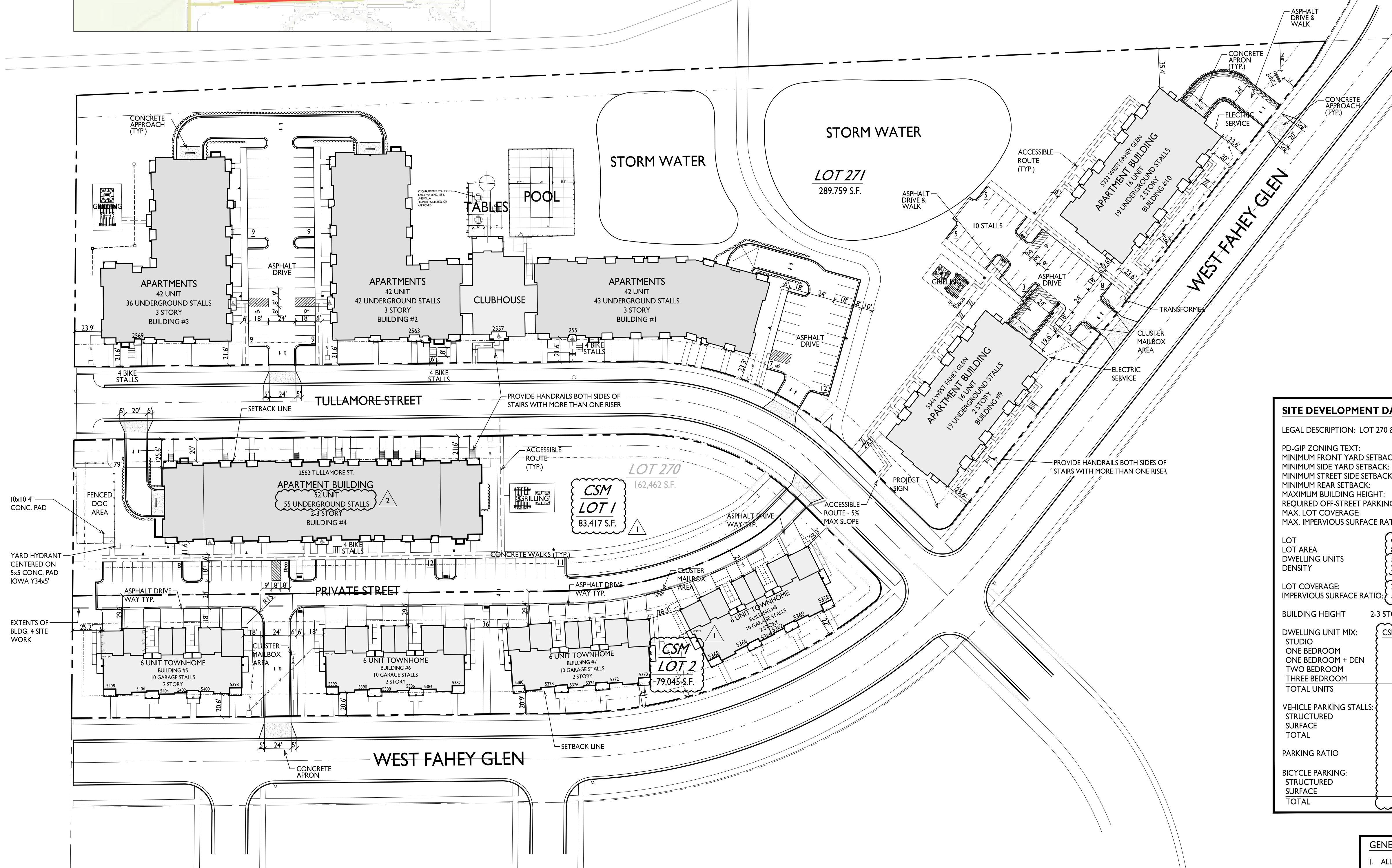
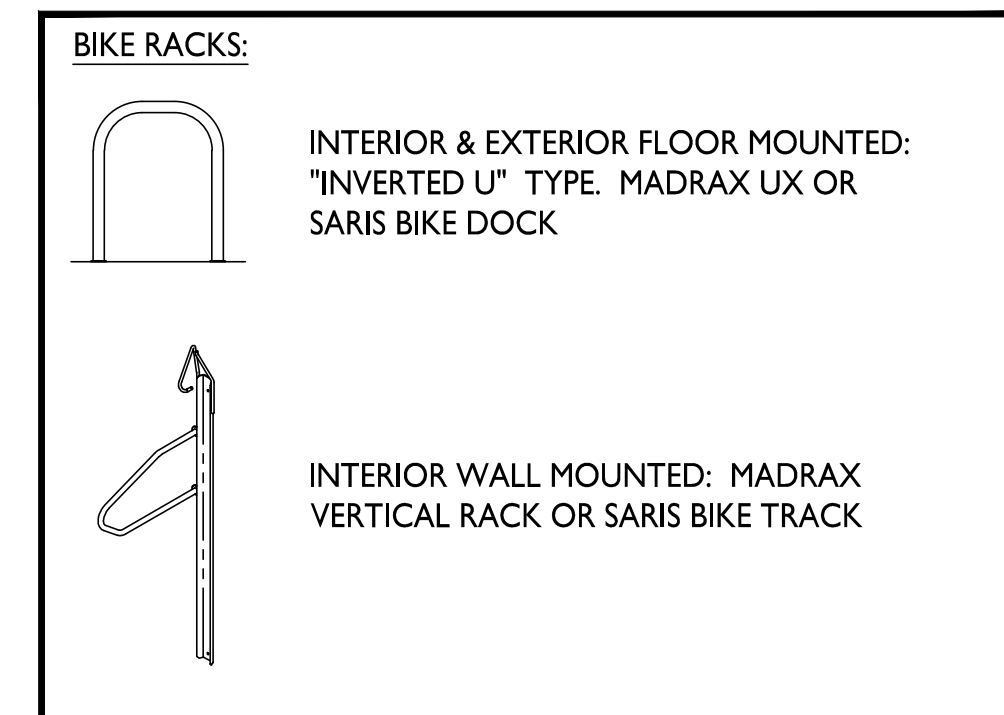
## KT-LED9A19-0-8XX-ND

1 2 3 4 5 6 7 8

- 1 Keystone Technologies
- 2 LED Lamp
- 3 Wattage
- 4 Lamp Shape
- 5 Omni-Directional
- 6 800 Series
- 7 Color Temperature
- 8 Non-Dimming

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C-1.2b	PARTIAL SITE LIGHTING-NORTHEAST
C-1.2c	PARTIAL SITE LIGHTING-SOUTHWEST
C-1.2d	PARTIAL SITE LIGHTING-SOUTHEAST
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A-1.16	SECOND FLOOR PLAN
A-2.9	EXTERIOR ELEVATIONS
A-2.10	EXTERIOR ELEVATIONS



**SITE DEVELOPMENT DATA:**

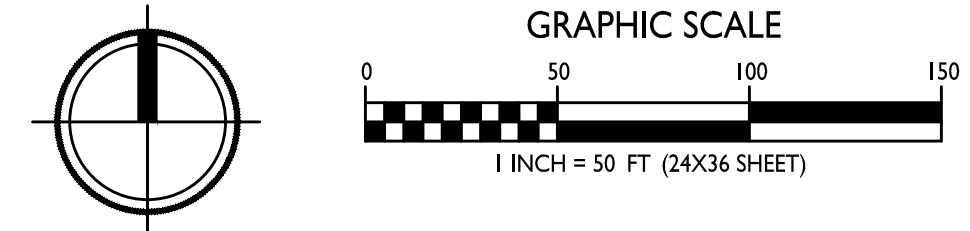
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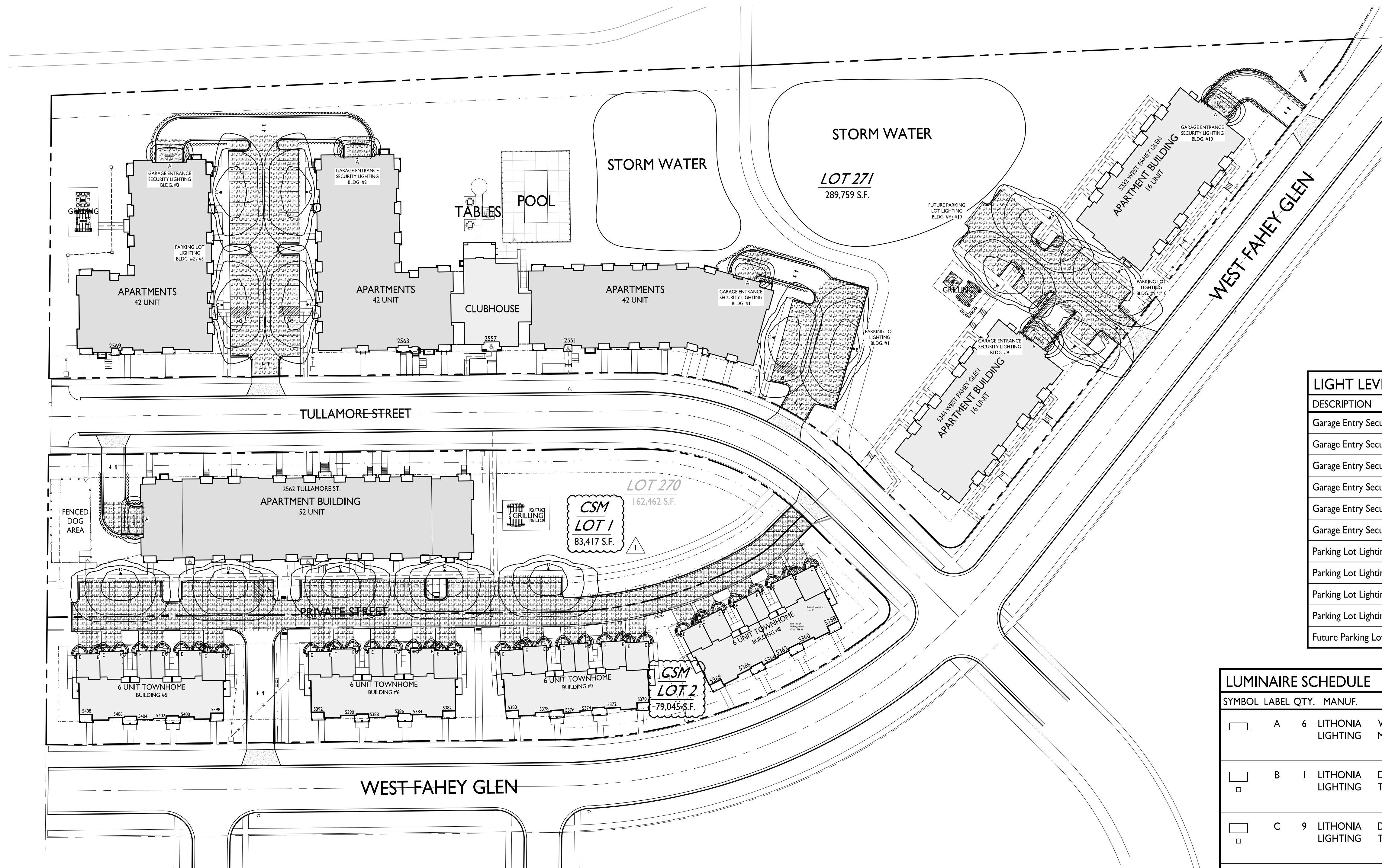
PD-GIP ZONING TEXT:  
 MINIMUM FRONT YARD SETBACK: 20' (FRONT PORCHES 15')  
 MINIMUM SIDE YARD SETBACK: 10'  
 MINIMUM STREET SIDE SETBACK: 20'  
 MINIMUM REAR SETBACK: 25'  
 MAXIMUM BUILDING HEIGHT: 50' OR 3 STORIES  
 REQUIRED OFF-STREET PARKING: COMPLY WITH ZONING STANDARDS  
 MAX. LOT COVERAGE: 35%  
 MAX. IMPERVIOUS SURFACE RATIO: 65%

LOT	CSM LOT 1	CSM LOT 2	LOT 271
LOT AREA	83,417 SF / 1.92 Acre	79,045 SF / 1.82 Acre	289,759 SF / 6.65 Acre
DWELLING UNITS	32 UNITS	24 UNITS	158 UNITS
DENSITY	27.1 UNITS/ACRE	13.2 UNITS/ACRE	23.8 UNITS/ACRE
LOT COVERAGE	25.7%	34.9%	27.4%
IMPERVIOUS SURFACE RATIO	52.8%	64.3%	44.4%
BUILDING HEIGHT	2-3 STORIES, 50' MAX.		
DWELLING UNIT MIX:	CSM LOT 1	CSM LOT 2	LOT 271
STUDIO	6	0	24
ONE BEDROOM	32	0	85
ONE BEDROOM + DEN	0	8	11
TWO BEDROOM	14	8	35
THREE BEDROOM	0	8	3
TOTAL UNITS	52	24	158
VEHICLE PARKING STALLS:			
STRUCTURED	55	40	159
SURFACE	39	40	78
TOTAL	94	80	237
PARKING RATIO	1.81	3.3	1.5
BICYCLE PARKING:			
STRUCTURED	33	30	105
SURFACE	0	4	12
TOTAL	33	34	117

- GENERAL NOTES:**
- ALL WORK IN THE RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE VILLAGE OF WAUNAKEE STANDARD DETAILS AND SPECIFICATIONS.
  - THE ACCESSIBLE ROUTE SHALL HAVE A MAXIMUM 1:20 RUNNING SLOPE AND A MAXIMUM 1:48 CROSS SLOPE. CURB RAMPS SHALL HAVE A MAXIMUM SLOPE OF 1:12 AND SHALL HAVE NO MORE THAN A 6 INCH RISE.
  - ACCESSIBLE PARKING STALLS SHALL HAVE A MAXIMUM SLOPE OF 1:48 IN ALL DIRECTIONS.
  - PROVIDE ACCESSIBLE PARKING SIGN AT THE HEAD OF EACH ACCESSIBLE STALL. BOTTOM OF SIGN SHALL BE MOUNTED AT 60 INCHES ABOVE GRADE.
  - PROVIDE CONCRETE WHEEL STOP AT HEAD OF EACH ACCESSIBLE STALL WHERE PARKING STALL SURFACE IS FLUSH WITH WALK.
  - PROVIDE A DETECTABLE WARNING INSERT AT ALL CURB RAMPS THAT ENTER A VEHICULAR WAY.

**1 SITE PLAN**  
C-1.1 1" = 50'

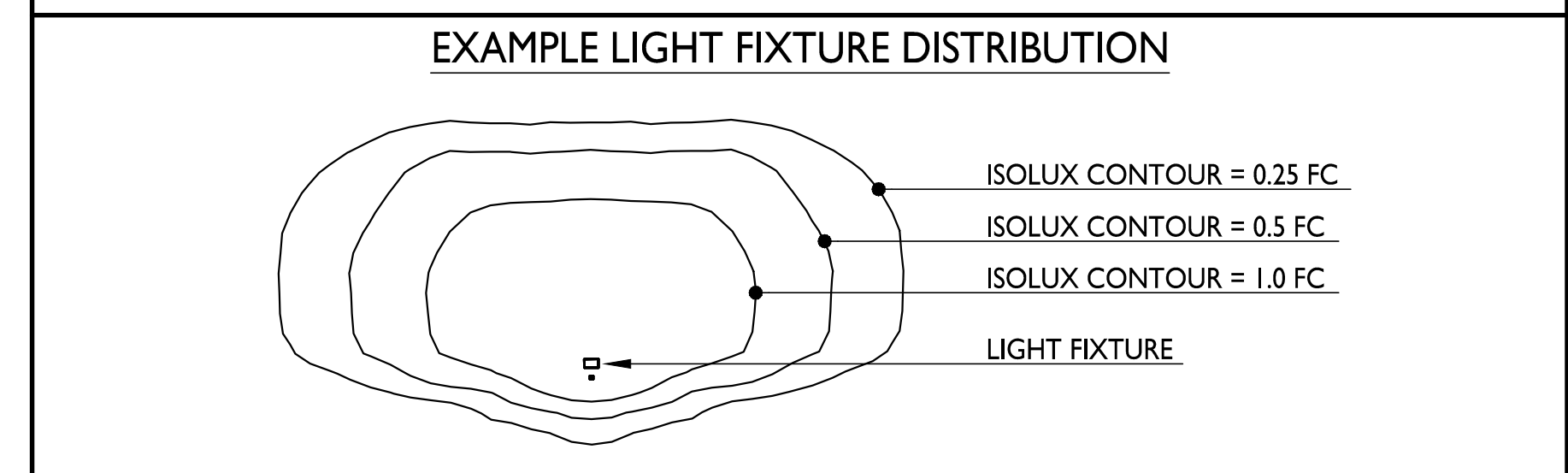




NOTE: ALL LIGHT FIXTURES, INCLUDING DECORATIVE FIXTURES AT UNIT ENTRIES AND GARAGES, SHALL BE FULL CUTOFF OR DARK SKY COMPLIANT.

LIGHT LEVEL STATISTICS						
DESCRIPTION	SYMBOL	AVG.	MAX.	MIN.	MAX. / MIN.	AVG. / MIN.
Garage Entry Security Lighting - Bldg. #1	+	1.5 fc	5.8 fc	0.1 fc	58.0:1	15.0:1
Garage Entry Security Lighting - Bldg. #2	+	2.1 fc	6.4 fc	0.3 fc	21.3:1	7.0:1
Garage Entry Security Lighting - Bldg. #3	+	1.9 fc	6.2 fc	0.3 fc	20.7:1	6.3:1
Garage Entry Security Lighting - Bldg. #4	+ Δ	1.1 fc	6.2 fc	0.0 fc	N/A	N/A
Garage Entry Security Lighting - Bldg. #10	+	2.3 fc	5.9 fc	0.9 fc	6.6:1	2.6:1
Garage Entry Security Lighting - Bldg. #11	+	2.0 fc	5.9 fc	0.2 fc	29.5:1	10.0:1
Parking Lot Lighting - Bldg. #1	+	0.8 fc	1.9 fc	0.1 fc	19.0:1	8.0:1
Parking Lot Lighting - Bldg. #1 / #2	+	0.7 fc	1.5 fc	0.1 fc	15.0:1	7.0:1
Parking Lot Lighting - Bldg. #4	+	0.7 fc	38.4 fc	0.0 fc	N/A	N/A
Parking Lot Lighting - Bldg. #10 / #11	+	0.8 fc	1.5 fc	0.3 fc	5.0:1	2.7:1
Future Parking Lot Lighting - Bldg. #10 / #11	+	0.6 fc	1.4 fc	0.1 fc	14.0:1	6.0:1

LUMINAIRE SCHEDULE							
SYMBOL	LABEL	QTY.	MANUF.	CATALOG	DESCRIPTION	FILE	MOUNTING
□	A	6	LITHONIA LIGHTING	WPX1 LED P1 30K MVOLT	WPX1 LED WALLPACK, 1500LM, 3000K COLOR TEMP., 120-277 VOLTS	WPX1_LED_P1_30K_MVOLT.ies	8'-0" ABOVE GRADE ON BUILDING
□	B	1	LITHONIA LIGHTING	DSX0 LED P1 30K T3M MVOLT	DSX0 LED P1 30K T4M MVOLT	DSX0_LED_P1_30K_T3M_MVOLT.ies	16'-0" POLE ON 2'-0" TALL CONC. BASE
□	C	9	LITHONIA LIGHTING	DSX0 LED P1 30K T3M MVOLT HS	DSX0 LED P1 30K T3M MVOLT WITH HOUSE SIDE SHIELD	DSX0_LED_P1_30K_T3M_MVOLT_HS.ies	18'-0" POLE ON FLUSH CONC. BASE
□	D	5	LITHONIA LIGHTING	DSX0 LED P1 30K T4M MVOLT HS	DSX0 LED P1 30K T4M MVOLT WITH HOUSE SIDE SHIELD	DSX0_LED_P1_30K_T4M_MVOLT_HS.ies	18'-0" POLE ON FLUSH CONC. BASE
□	E	40	T.B.D		GENERIC LED LIGHT FIXTURE SHOWN WITH 60 WATT EQUIVALENT BULB		6'-0" ABOVE GRADE ON BUILDING



ISSUED  
 GIP Submittal - February 15, 2022  
 SP Submittal - April 19, 2022  
 Issued for Pricing - July 18, 2022  
 Issued for Plan Review - August 29, 2022  
 Issued for Plan Review - September 9, 2022  
 Construction Bulletin #1 - January 16, 2023  
 SP Revised for Lot 270 CSM - December 26, 2023  
 ADR Bldg #4 - April 15, 2025

Revised - May 15, 2024  
 Revised for CSM - April 15, 2024

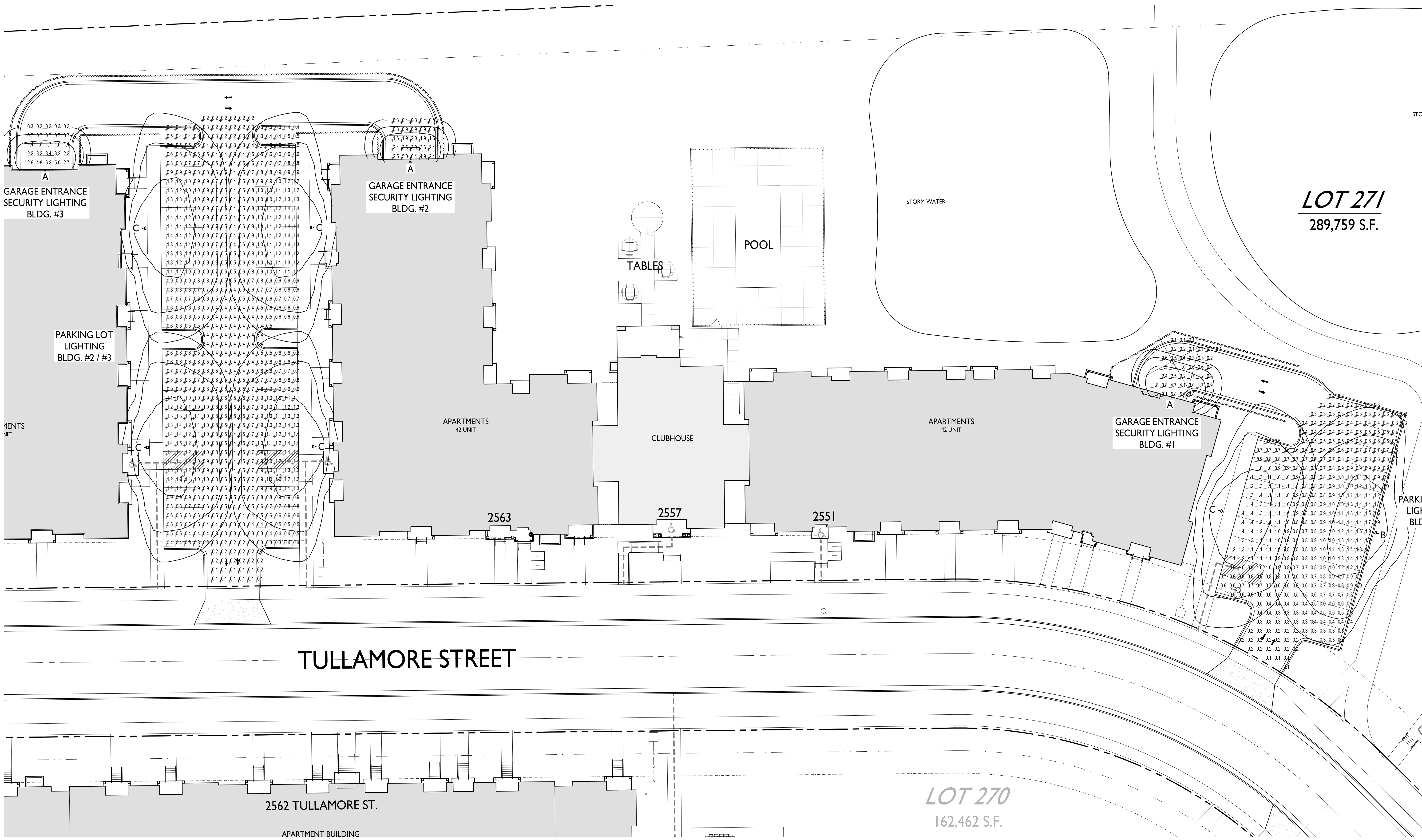
PROJECT TITLE  
**Irish Fields**

Lot 270 & 271  
 Highfield Reserve  
 Fitchburg, Wisconsin  
 SHEET TITLE  
**Overall Site Lighting Plan**

SHEET NUMBER

**C-1.2**

PROJECT NO. **2104**  
 © Knothe & Bruce Architects, LLC



**LOT 271**  
 289,759 S.F.

**LOT 270**  
 162,462 S.F.

ISSUED  
 GIP Submittal - February 15, 2022  
 SP Submittal - April 19, 2022

PROJECT TITLE  
**Irish Fields**

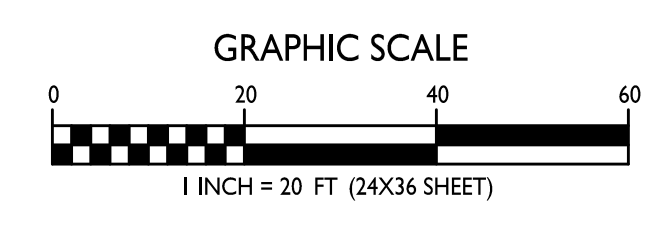
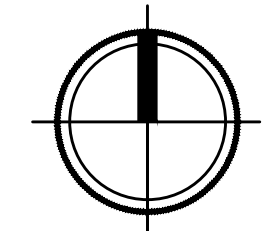
Lot 270 & 271  
 Highfield Reserve  
 Fitchburg, Wisconsin  
 SHEET TITLE  
**Partial Site  
 Lighting Plan**

SHEET NUMBER

**C-1.2a**

PROJECT NO. **2104**  
 © Knothe & Bruce Architects, LLC

**I PARTIAL SITE LIGHTING PLAN**  
 C-1.2a 1" = 20'





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ARCHITECTS

Phone: 7601 University Ave., Ste 201  
608.836.3690 Middleton, WI 53562

ISSUED  
ISP Submittal - February 15, 2022  
SP Submittal - April 19, 2022  
Issued for Pricing - August 18, 2022  
Issued for Plan Review - September 6, 2022

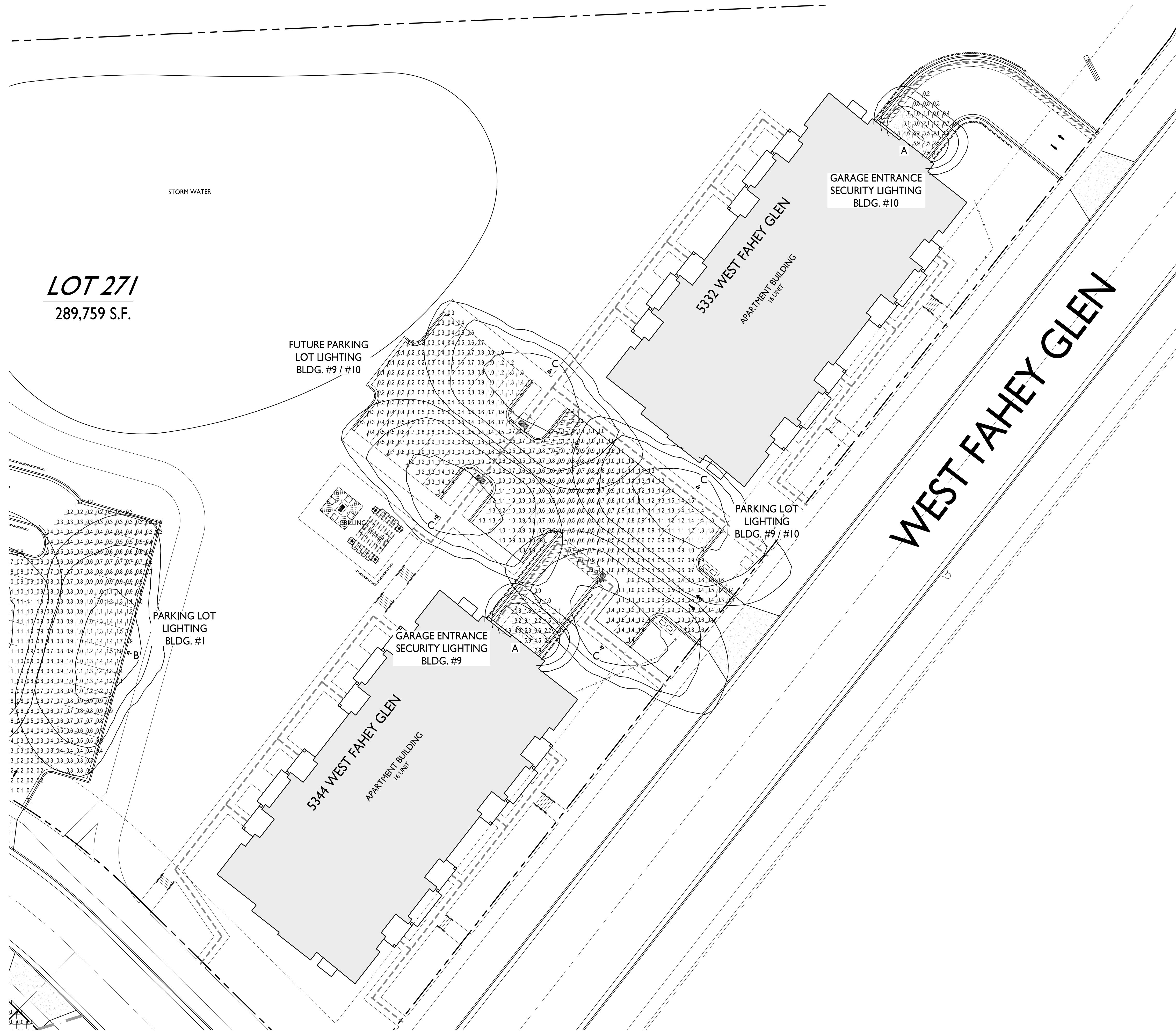
PROJECT TITLE  
Irish Fields

Lot 270 & 271  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
Partial Site  
Lighting Plan

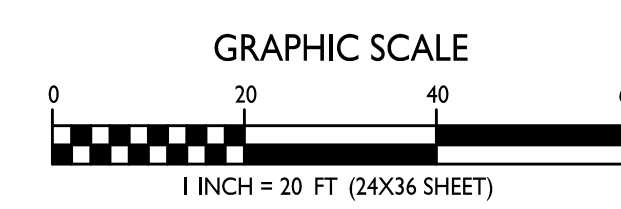
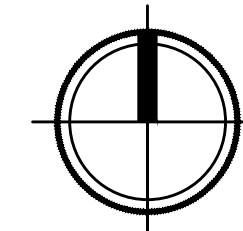
SHEET NUMBER

C-1.2b

PROJECT NO. 2104  
© Knothe & Bruce Architects, LLC



I PARTIAL SITE LIGHTING PLAN  
C-1.2b 1" = 20'



LOT 271  
289,759 S.F.

FUTURE PARKING  
LOT LIGHTING  
BLDG. #9 / #10

GARAGE ENTRANCE  
SECURITY LIGHTING  
BLDG. #10

5332 WEST FAHEY GLEN  
APARTMENT BUILDING  
16 UNITS

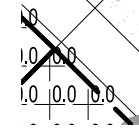
PARKING LOT  
LIGHTING  
BLDG. #9 / #10

GARAGE ENTRANCE  
SECURITY LIGHTING  
BLDG. #9

PARKING LOT  
LIGHTING  
BLDG. #1

5344 WEST FAHEY GLEN  
APARTMENT BUILDING  
16 UNITS

WEST FAHEY GLEN





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Phone: 7601 University Ave., Ste 201  
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ISSUED  
SIP Submittal - February 15, 2022  
SIP Submittal - April 19, 2022  
SIP Revised For Lot 270 CSM - December 26, 2023  
ADR Bldg. #4 - April 15, 2025

PROJECT TITLE  
Irish Fields

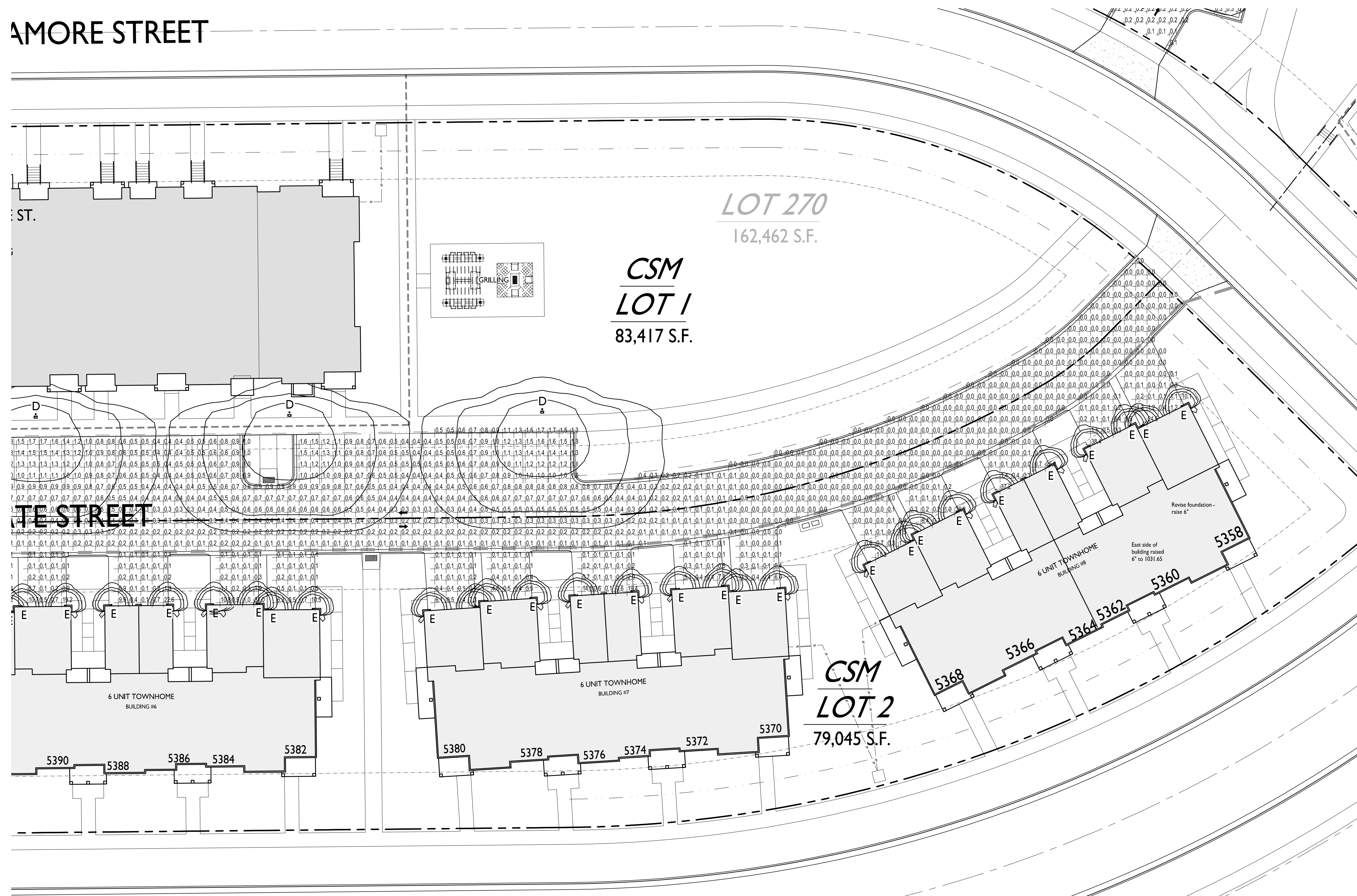
Lot 270 & 271  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
Partial Site  
Lighting Plan

SHEET NUMBER

**C-1.2c**

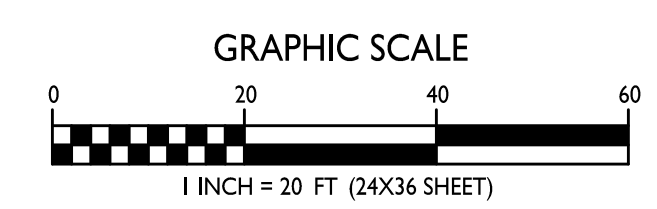
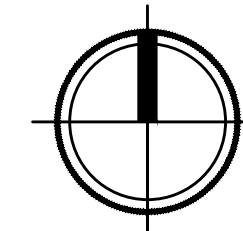
PROJECT NO. 2104  
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AMORE STREET



WEST FAHEY GLEN

**I PARTIAL SITE LIGHTING PLAN**  
C-1.2c 1" = 20'



ST.

LOT 270  
162,462 S.F.

CSM  
LOT 1  
83,417 S.F.

CSM  
LOT 2  
79,045 S.F.

6 UNIT TOWNHOME BUILDING #6

6 UNIT TOWNHOME BUILDING #7

6 UNIT TOWNHOME BUILDING #8

5390

5388

5386

5384

5382

5380

5378

5376

5374

5372

5370

5368

5366

5364

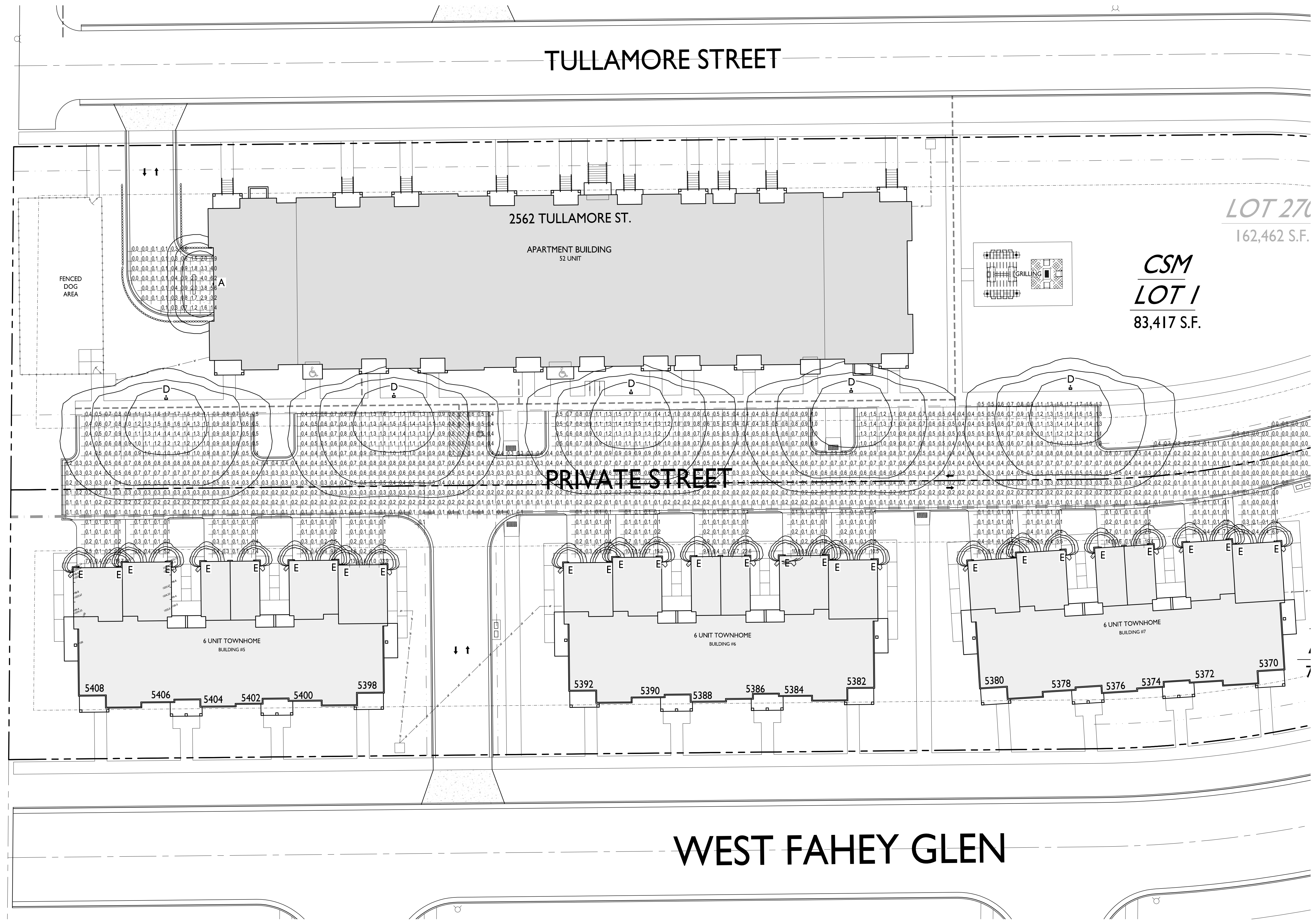
5362

5360

Revise foundation - raise 6"

East side of building raised 6" to 1031.65

TULLAMORE STREET



ISSUED  
 GIP Submittal - February 15, 2022  
 SP Submittal - April 19, 2022  
 SP Revised For Lot 270 CSM - December 26, 2023  
 Issued For Plan Review #4 - March 20, 2025  
 ADR Bldg #4 - April 15, 2025

PROJECT TITLE  
 Irish Fields

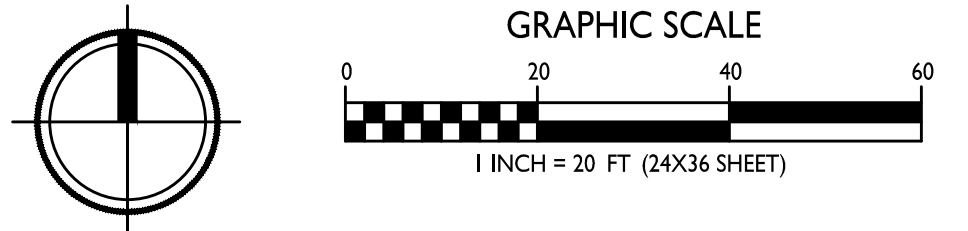
Lot 270 & 271  
 Highfield Reserve  
 Fitchburg, Wisconsin  
 SHEET TITLE  
 Partial Site  
 Lighting Plan

SHEET NUMBER

C-1.2d

PROJECT NO. 2104  
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**PARTIAL SITE LIGHTING PLAN**  
 C-1.2d 1" = 20'



LUMINAIRE SCHEDULE							
SYMBOL	LABEL	QTY.	MANUF.	CATALOG	DESCRIPTION	FILE	MOUNTING
	A	1	LITHONIA LIGHTING	WPXI LED PI 30K MVOLT	WPXI LED WALLPACK, 1500LM, 3000K COLOR TEMP., 120-277 VOLTS	WPXI_LED_PI_30K_MVOLT.ies	8'-0" ABOVE GRADE ON BUILDING
	D	5	LITHONIA LIGHTING	DSX0 LED PI 30K T4M MVOLT HS	DSX0 LED PI 30K T4M MVOLT WITH HOUSE SIDE SHIELD	DSX0_LED_PI_30K_T4M_MVOLT_HS.ies	18'-0" POLE ON FLUSH CONC. BASE
	E	40	T.B.D		GENERIC LED LIGHT FIXTURE SHOWN WITH 60 WATT EQUIVALENT BULB		6'-0" ABOVE GRADE ON BUILDING

ISSUED  
GIP Submittal - February 15, 2022  
SP Submittal - April 19, 2022  
PDD Revision - May 20, 2025

PROJECT TITLE  
**Irish Fields**

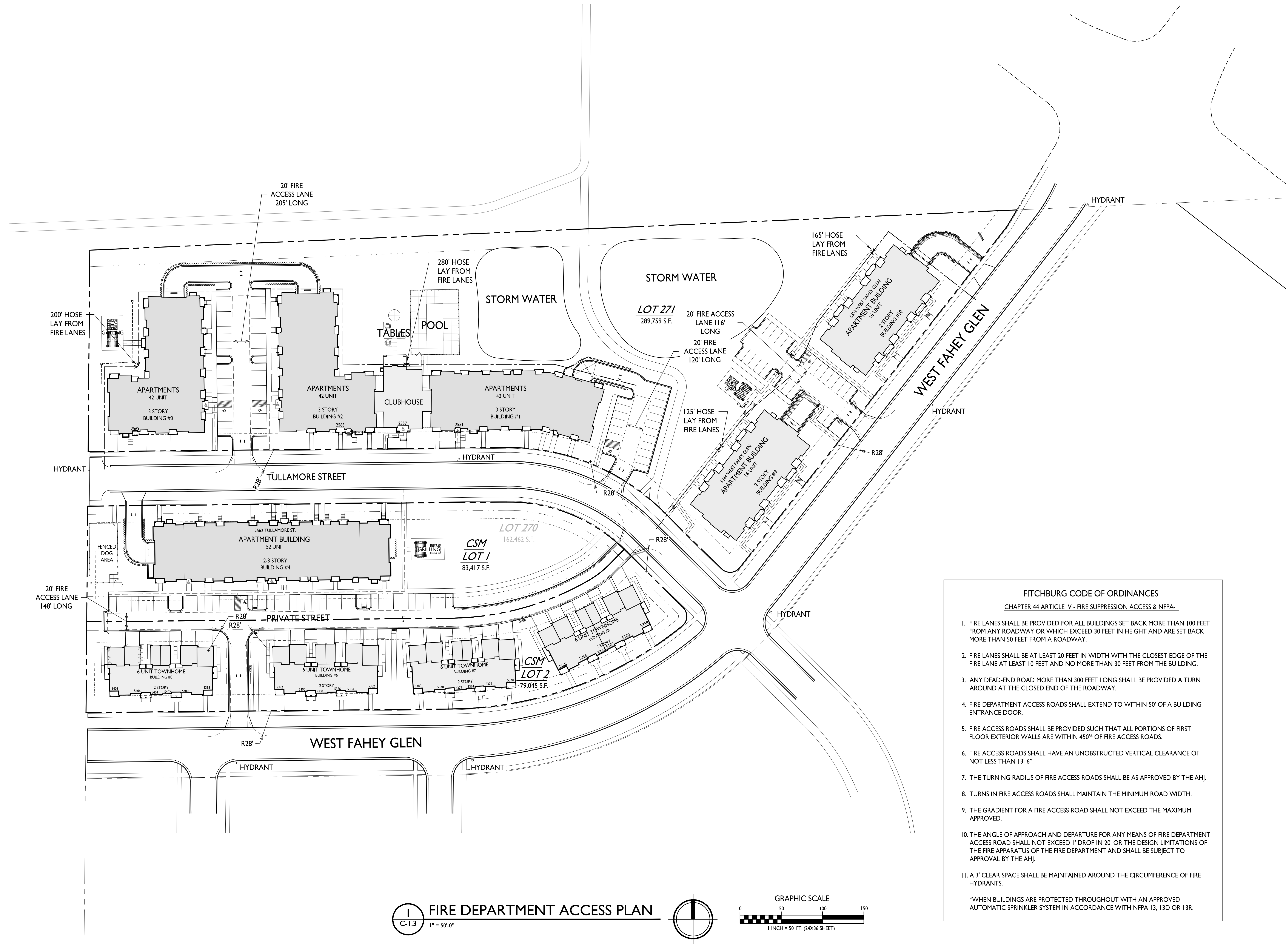
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**Fire Department  
Access Plan**

SHEET NUMBER

**C-1.3**

PROJECT NO. **2104**

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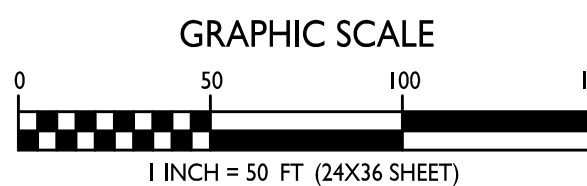
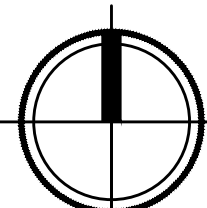


**FITCHBURG CODE OF ORDINANCES**  
CHAPTER 44 ARTICLE IV - FIRE SUPPRESSION ACCESS & NFPA-1

1. FIRE LANES SHALL BE PROVIDED FOR ALL BUILDINGS SET BACK MORE THAN 100 FEET FROM ANY ROADWAY OR WHICH EXCEED 30 FEET IN HEIGHT AND ARE SET BACK MORE THAN 50 FEET FROM A ROADWAY.
2. FIRE LANES SHALL BE AT LEAST 20 FEET IN WIDTH WITH THE CLOSEST EDGE OF THE FIRE LANE AT LEAST 10 FEET AND NO MORE THAN 30 FEET FROM THE BUILDING.
3. ANY DEAD-END ROAD MORE THAN 300 FEET LONG SHALL BE PROVIDED A TURN AROUND AT THE CLOSED END OF THE ROADWAY.
4. FIRE DEPARTMENT ACCESS ROADS SHALL EXTEND TO WITHIN 50' OF A BUILDING ENTRANCE DOOR.
5. FIRE ACCESS ROADS SHALL BE PROVIDED SUCH THAT ALL PORTIONS OF FIRST FLOOR EXTERIOR WALLS ARE WITHIN 450' OF FIRE ACCESS ROADS.
6. FIRE ACCESS ROADS SHALL HAVE AN UNOBSTRUCTED VERTICAL CLEARANCE OF NOT LESS THAN 13'-6".
7. THE TURNING RADIUS OF FIRE ACCESS ROADS SHALL BE AS APPROVED BY THE AHJ.
8. TURNS IN FIRE ACCESS ROADS SHALL MAINTAIN THE MINIMUM ROAD WIDTH.
9. THE GRADIENT FOR A FIRE ACCESS ROAD SHALL NOT EXCEED THE MAXIMUM APPROVED.
10. THE ANGLE OF APPROACH AND DEPARTURE FOR ANY MEANS OF FIRE DEPARTMENT ACCESS ROAD SHALL NOT EXCEED 1" DROP IN 20' OR THE DESIGN LIMITATIONS OF THE FIRE APPARATUS OF THE FIRE DEPARTMENT AND SHALL BE SUBJECT TO APPROVAL BY THE AHJ.
11. A 3' CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS.

\*WHEN BUILDINGS ARE PROTECTED THROUGHOUT WITH AN APPROVED AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH NFPA 13, 13D OR 13R.

**FIRE DEPARTMENT ACCESS PLAN**  
C-1.3 1" = 50'-0"





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**ISSUED**  
GIP Submittal - February 15, 2022  
SP Submittal - April 19, 2022  
PDD Revision - July 12, 2024  
ADR Bldg #4 - April 15, 2025  
PDD Revision - May 20, 2025

2 Revised Building 4 - May 15, 2024  
1 Revised For CSM - April 15, 2024

**PROJECT TITLE**  
Irish Fields

Highfield Reserve  
Fitchburg, Wisconsin

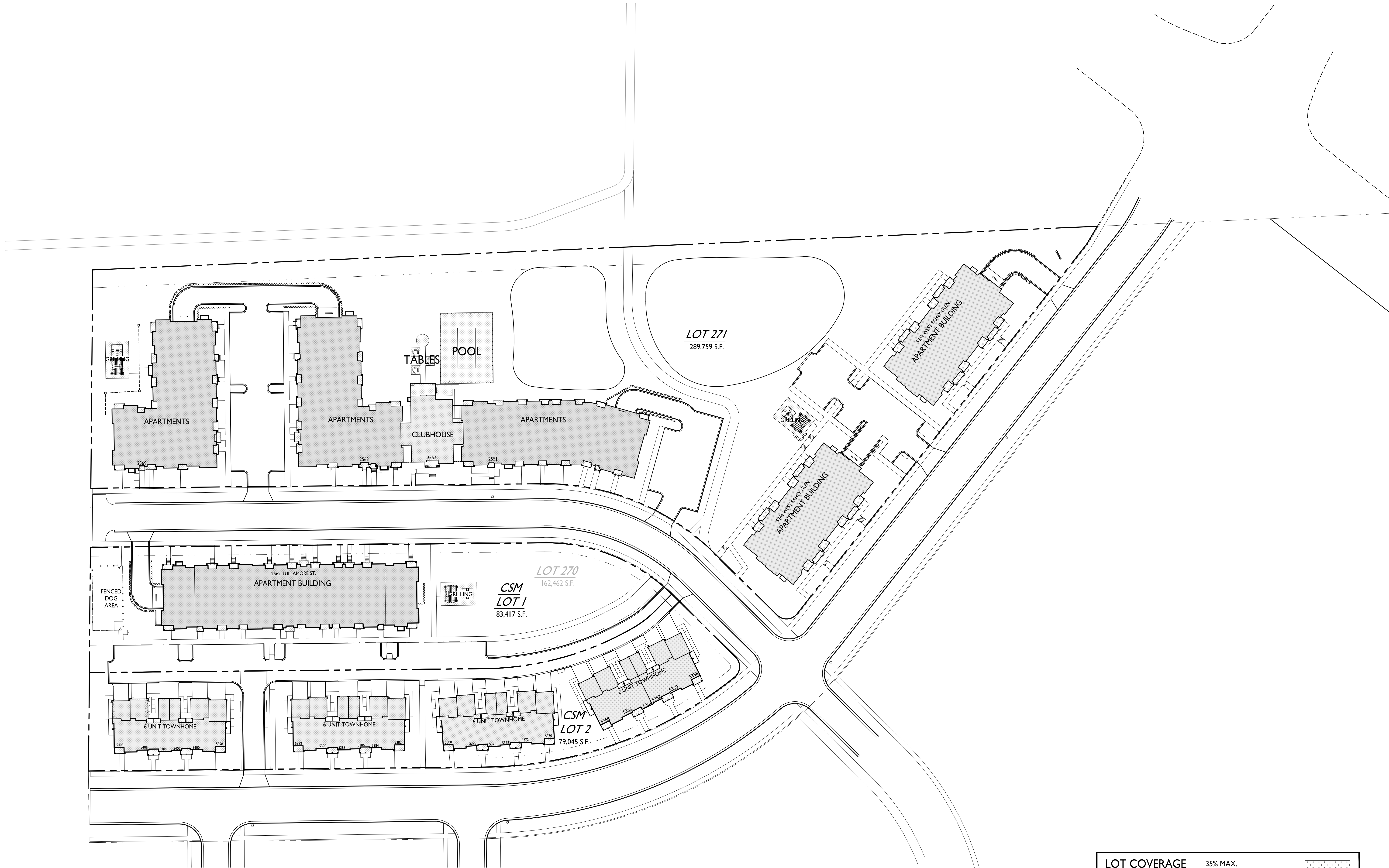
**SHEET TITLE**  
Lot Coverage

**SHEET NUMBER**

**C-1.4**

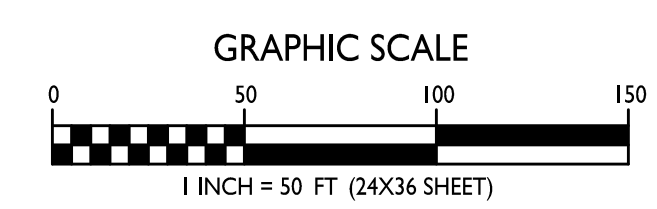
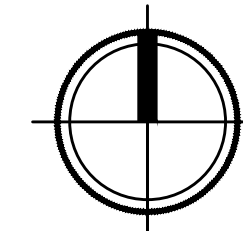
**PROJECT NO.** 2104

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LOT COVERAGE 35% MAX.			
ZONING:	CSM Lot 1	CSM Lot 2	Lot 271
LOT AREA:	83,417 S.F.	79,045 S.F.	289,758 S.F.
LOT COVERAGE:	21,478	27,583	79,500 S.F.
COVERAGE:	25.7% <sup>2</sup>	34.9% <sup>1</sup>	27.4%

**LOT COVERAGE**  
C-1.3 1" = 50'





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ARCHITECTS

Phone: 7601 University Ave, Ste 201  
608.836.3690 Middleton, WI 53562

**ISSUED**

GIP Submittal - February 15, 2022  
SP Submittal - April 19, 2022  
PDD Revision - July 12, 2024  
ADR Bldg #4 - April 15, 2025  
PDD Revision - May 20, 2025

Revised Building 4 - May 15, 2024  
Revised For CSM - April 15, 2024

**PROJECT TITLE**  
Irish Fields

Highfield Reserve  
Fitchburg, Wisconsin

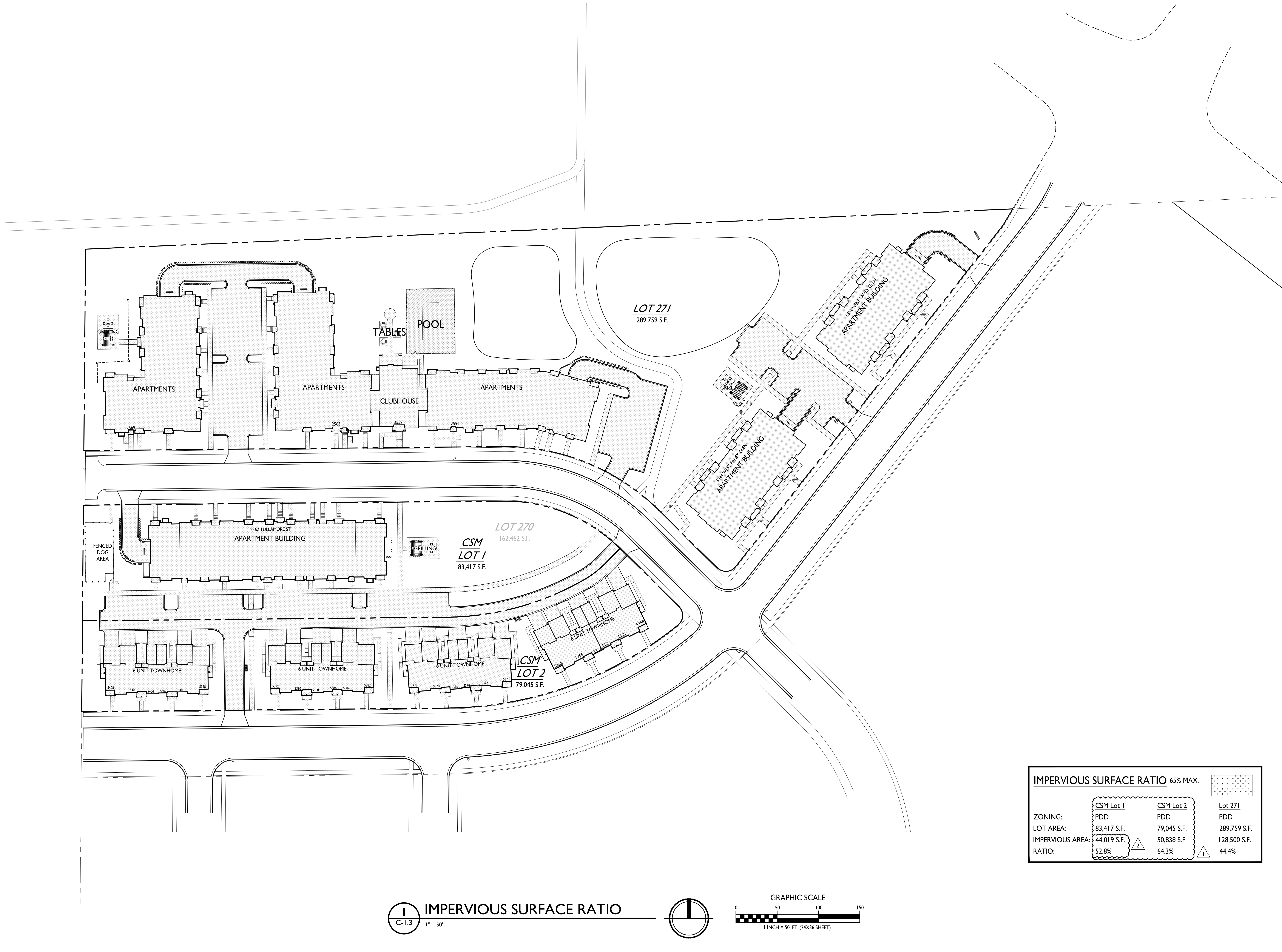
**SHEET TITLE**  
Impervious  
Surface Ratio

**SHEET NUMBER**

**C-1.5**

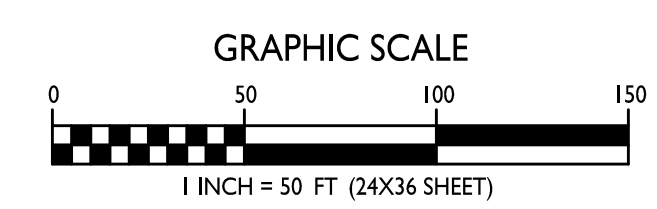
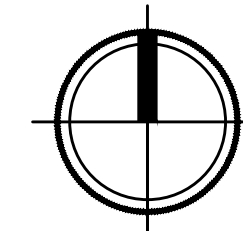
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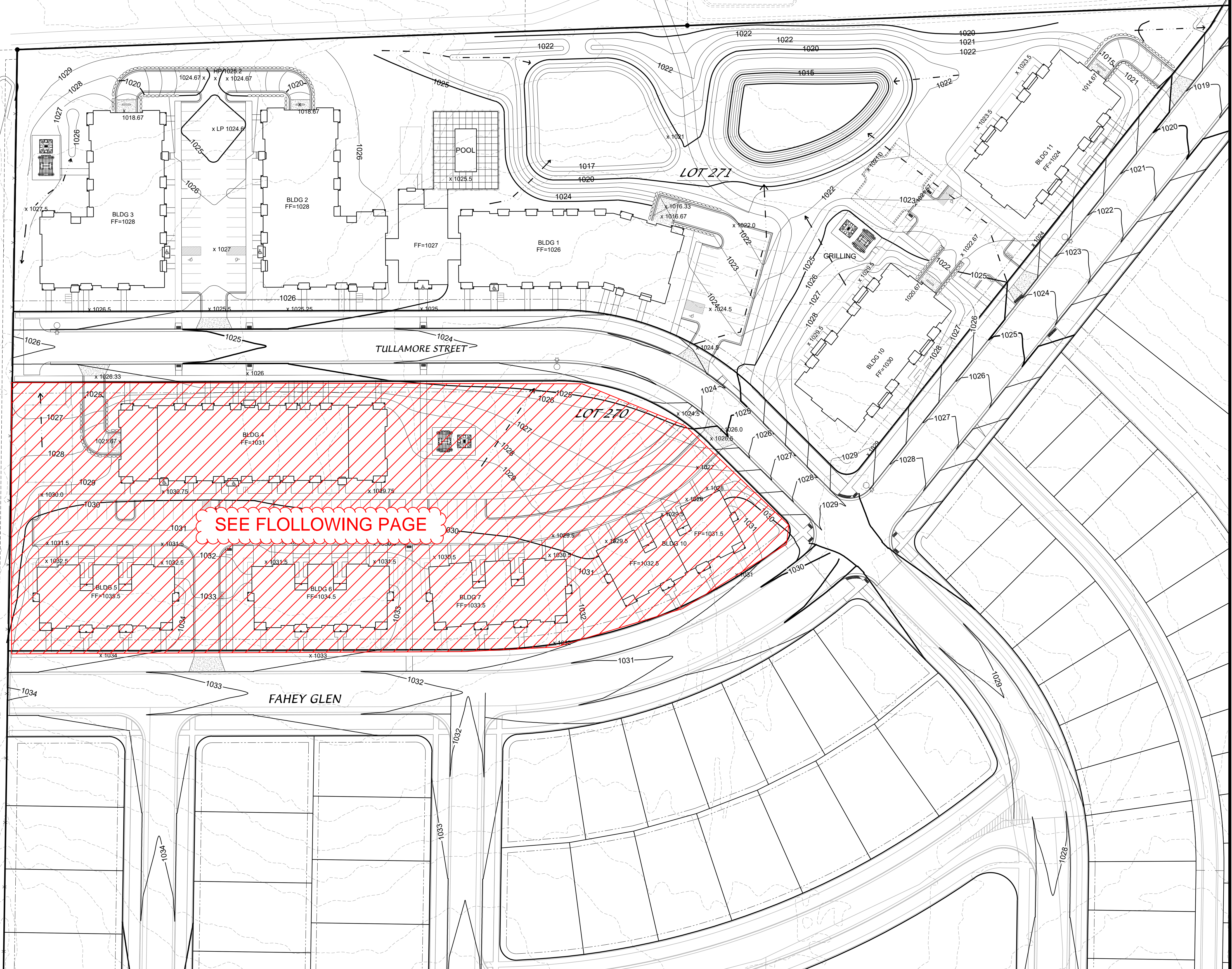
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IMPERVIOUS SURFACE RATIO 65% MAX.			
	CSM Lot 1	CSM Lot 2	Lot 271
ZONING:	PDD	PDD	PDD
LOT AREA:	83,417 S.F.	79,045 S.F.	289,759 S.F.
IMPERVIOUS AREA:	44,019 S.F. <sup>2</sup>	50,838 S.F. <sup>1</sup>	128,500 S.F.
RATIO:	52.8%	64.3%	44.4%

**IMPERVIOUS SURFACE RATIO**  
C-1.3 1" = 50'



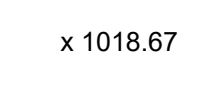
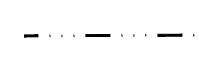


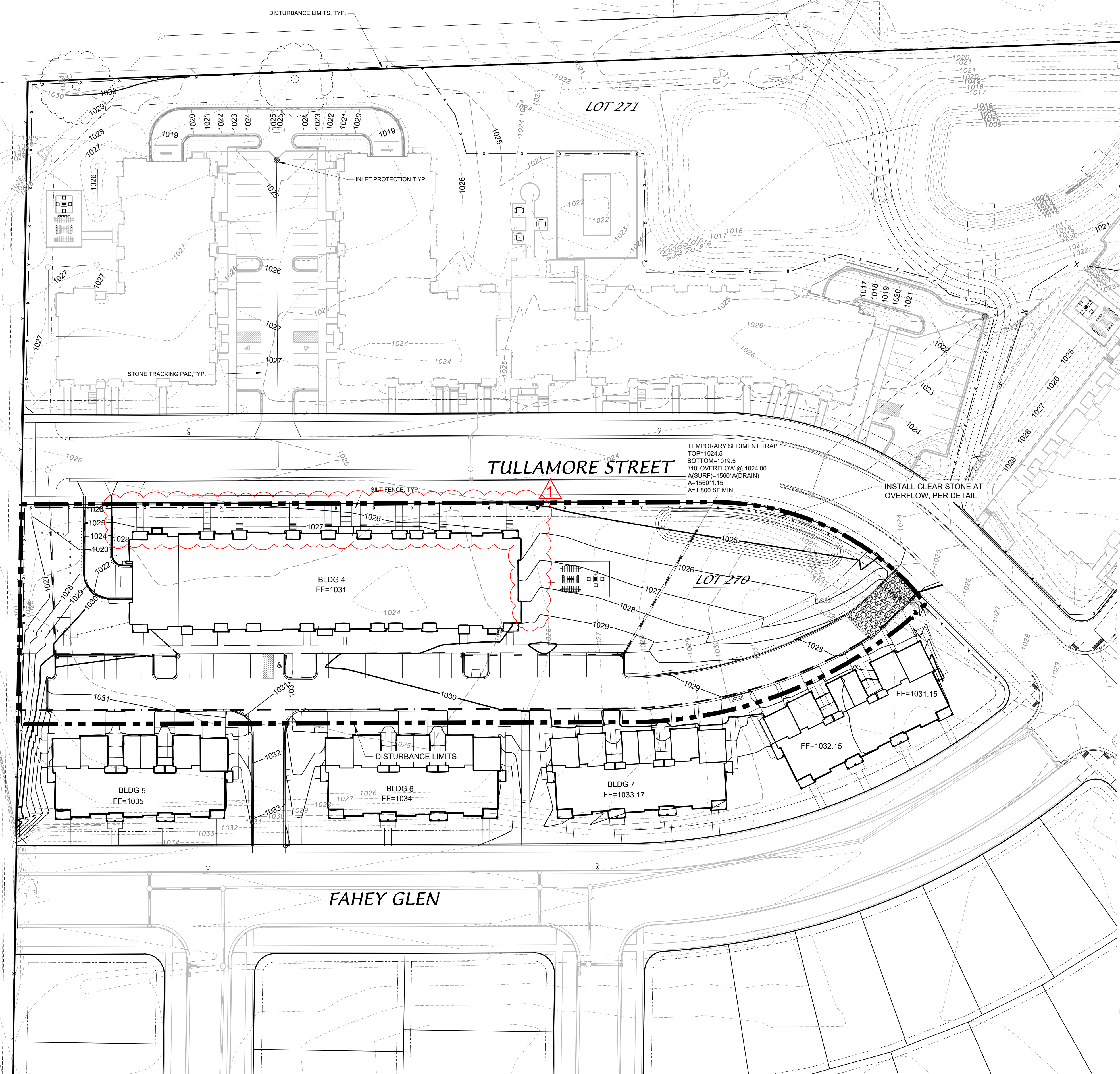


**GENERAL NOTES**

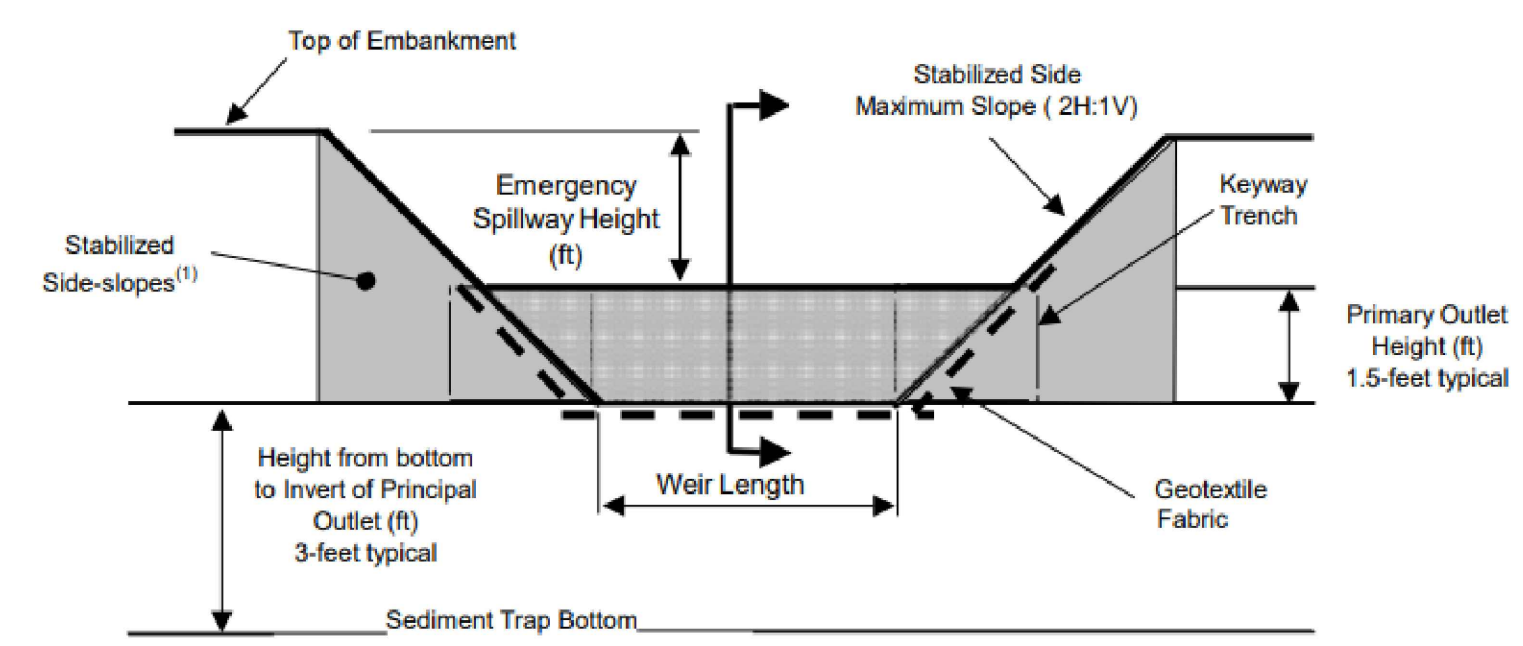
1. ALL WORK INCLUDING DETAILS OF CONSTRUCTION NOT SHOWN SHALL BE PER THE CITY OF FITCHBURG STANDARD SPECIFICATIONS
2. CONTRACTOR IS RESPONSIBLE TO OBTAIN ANY AND ALL PERMITS REQUIRED.
3. CONTRACTOR IS RESPONSIBLE FOR ADJUSTMENTS AS NEEDED TO MATCH FIELD CONDITIONS AND RESOLVE PLAN DISCREPANCIES ENCOUNTERED DURING CONSTRUCTION.
4. CONTRACTOR SHALL ENSURE THAT ALL STORMWATER DRAINS AWAY FROM BUILDING FOUNDATIONS DURING FINAL RESTORATION.

**LEGEND**

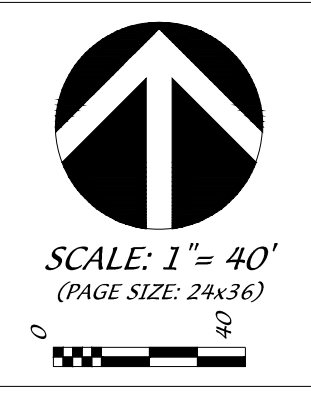
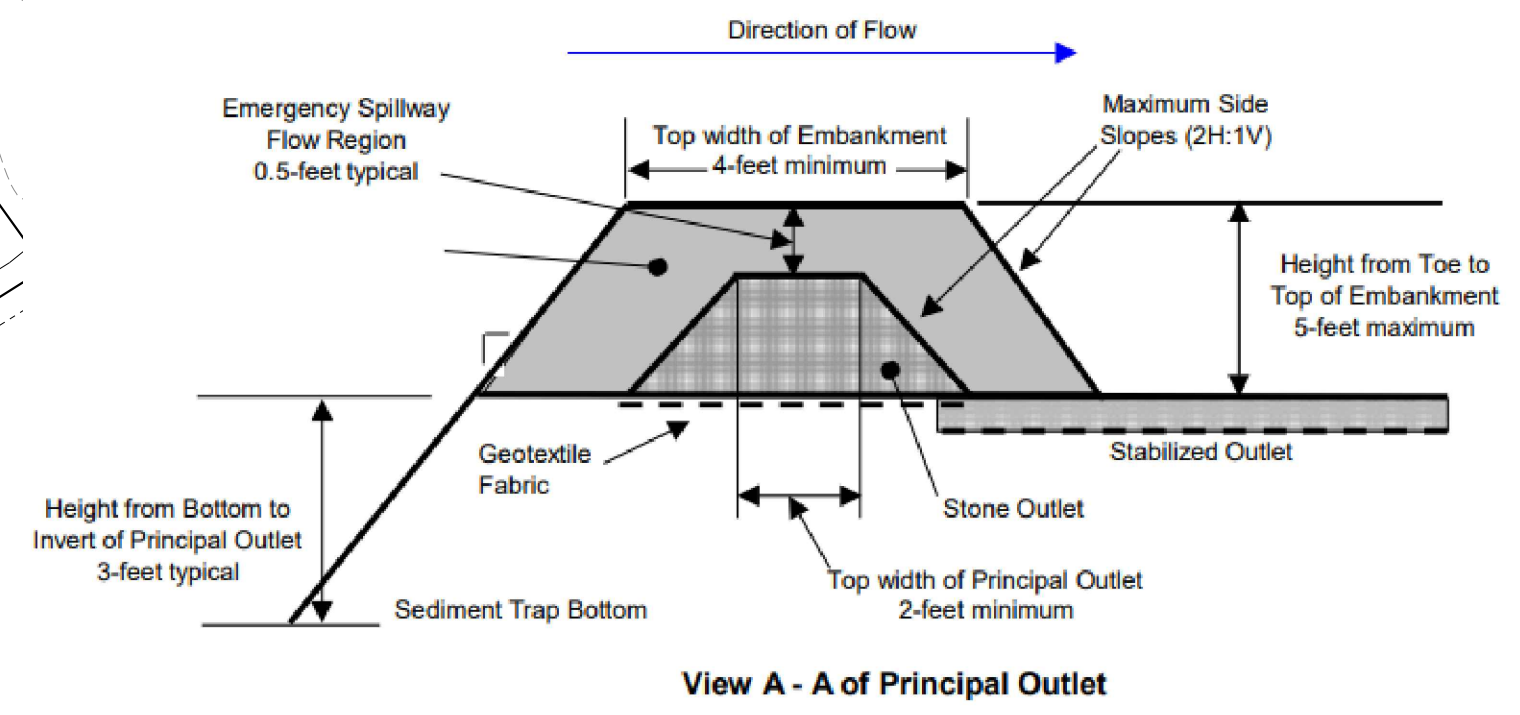
-  PROPOSED CONTOUR
-  EXISTING CONTOUR
-  PROPOSED FINISHED GRADE
-  DRAINAGE FLOWLINE



**Figure 1: Sediment Trap Outlet Detail**



Notes: (1) Side-slopes and faces of earthen embankment around outlet shall be armored with riprap or stabilized with erosion mat sufficient to handle flows from the 10-year storm.

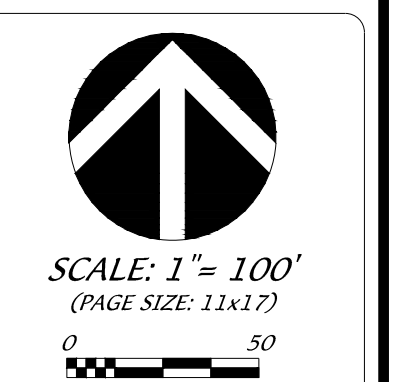


DATE: 04/30/2025  
 REVISED: 05/12/2025

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FN: 21-03-105

Sheet Number:  
**C-2.0**



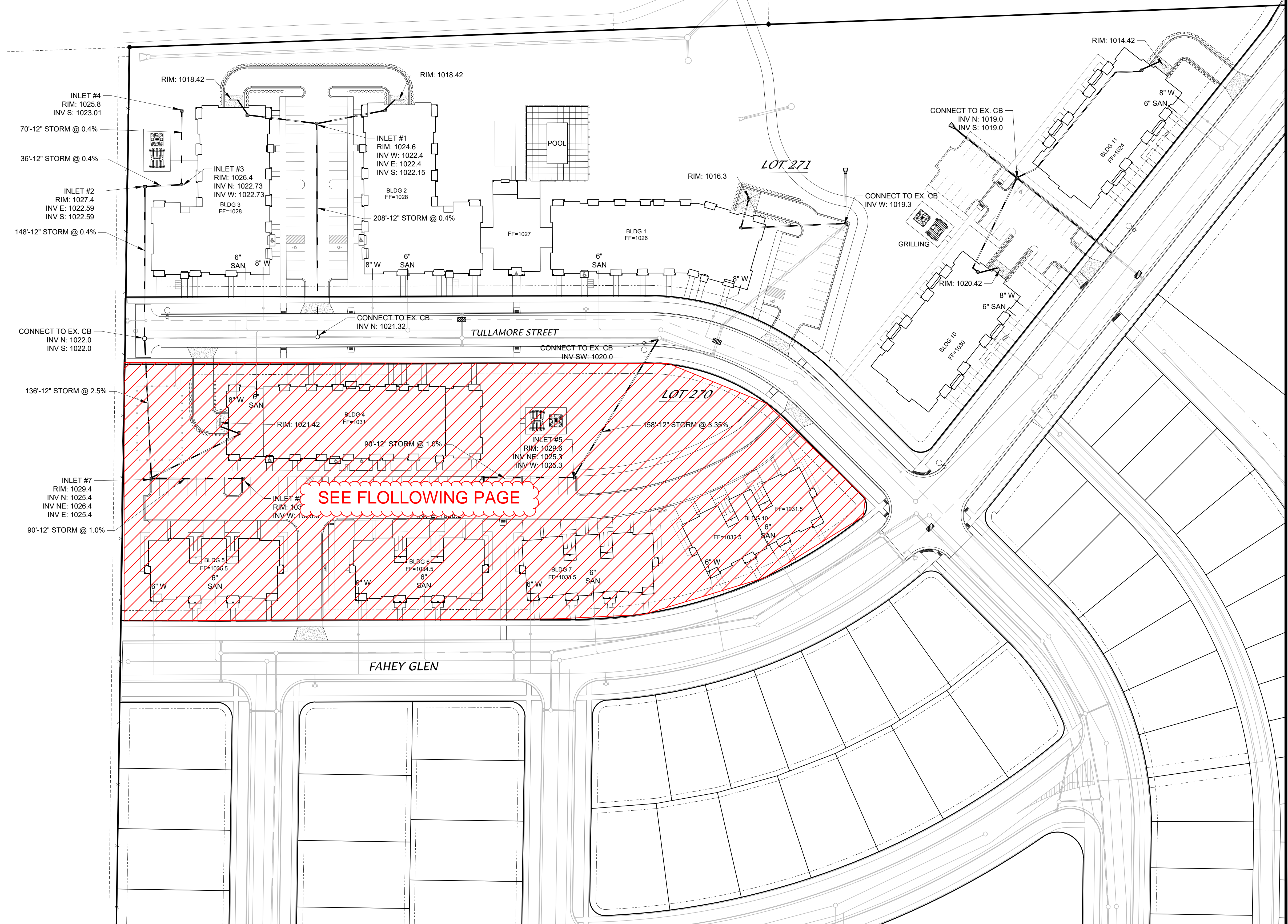
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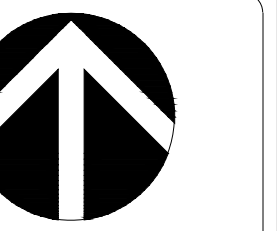
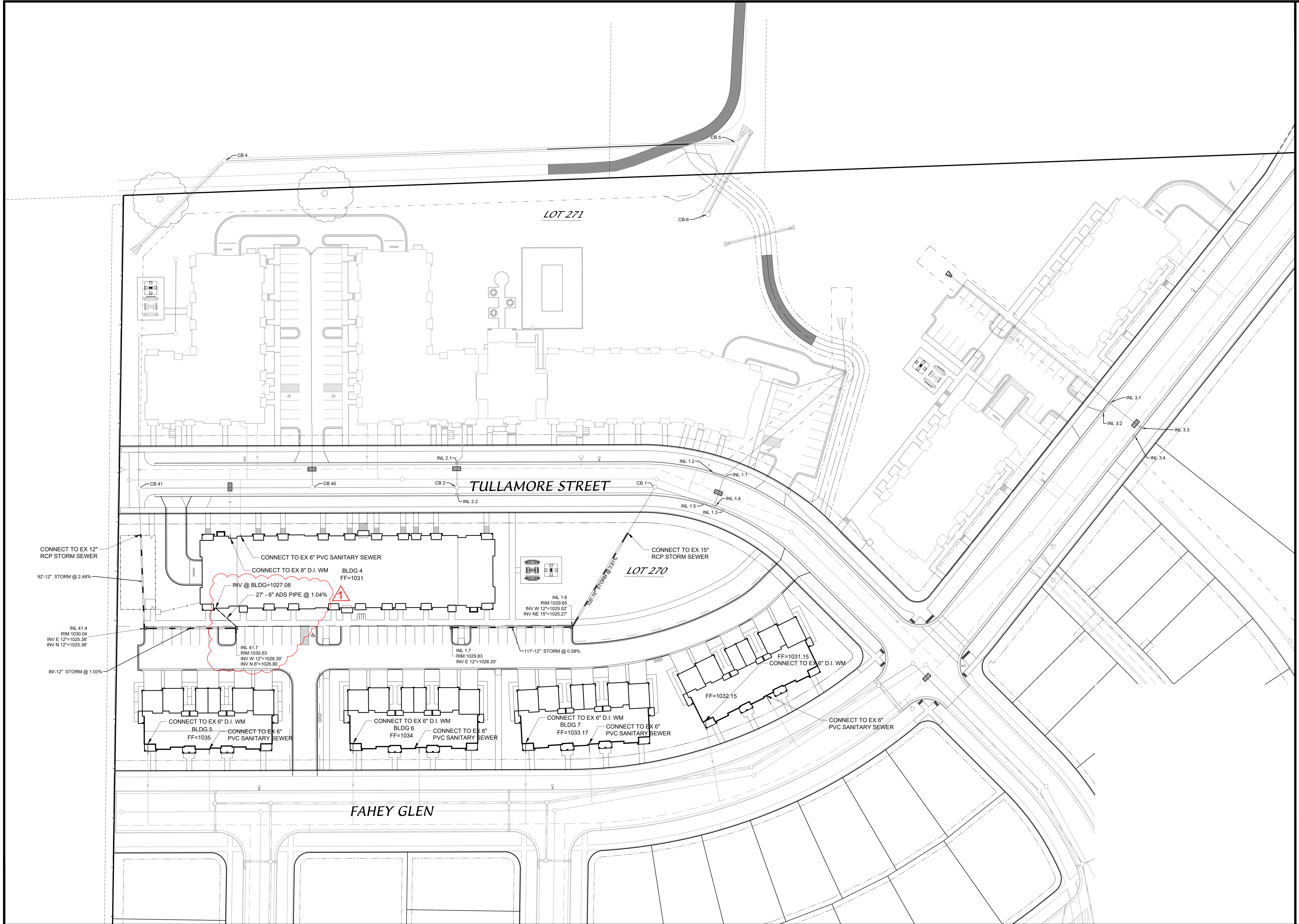
DATE: 02-15-22  
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FN: 21-03-105

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 C-3



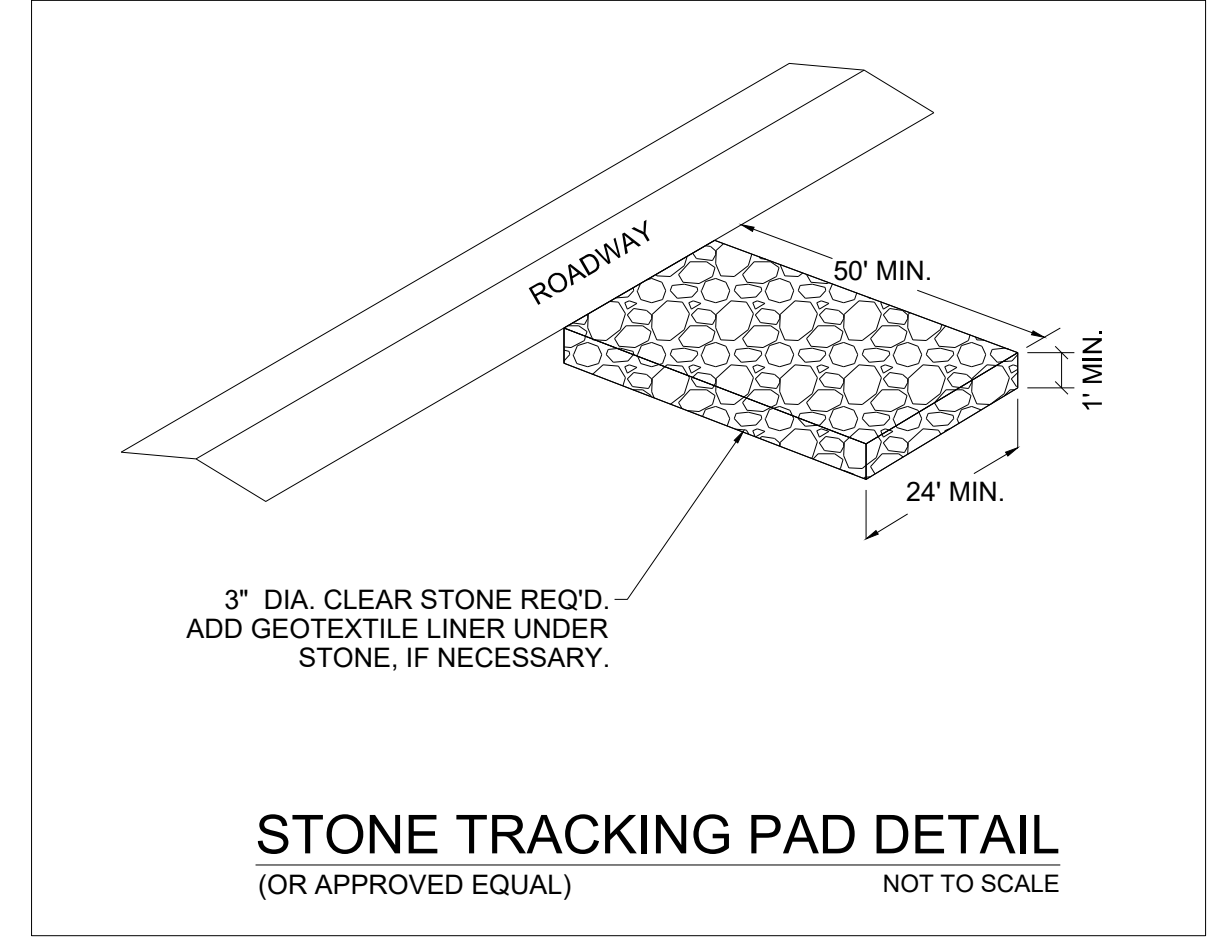
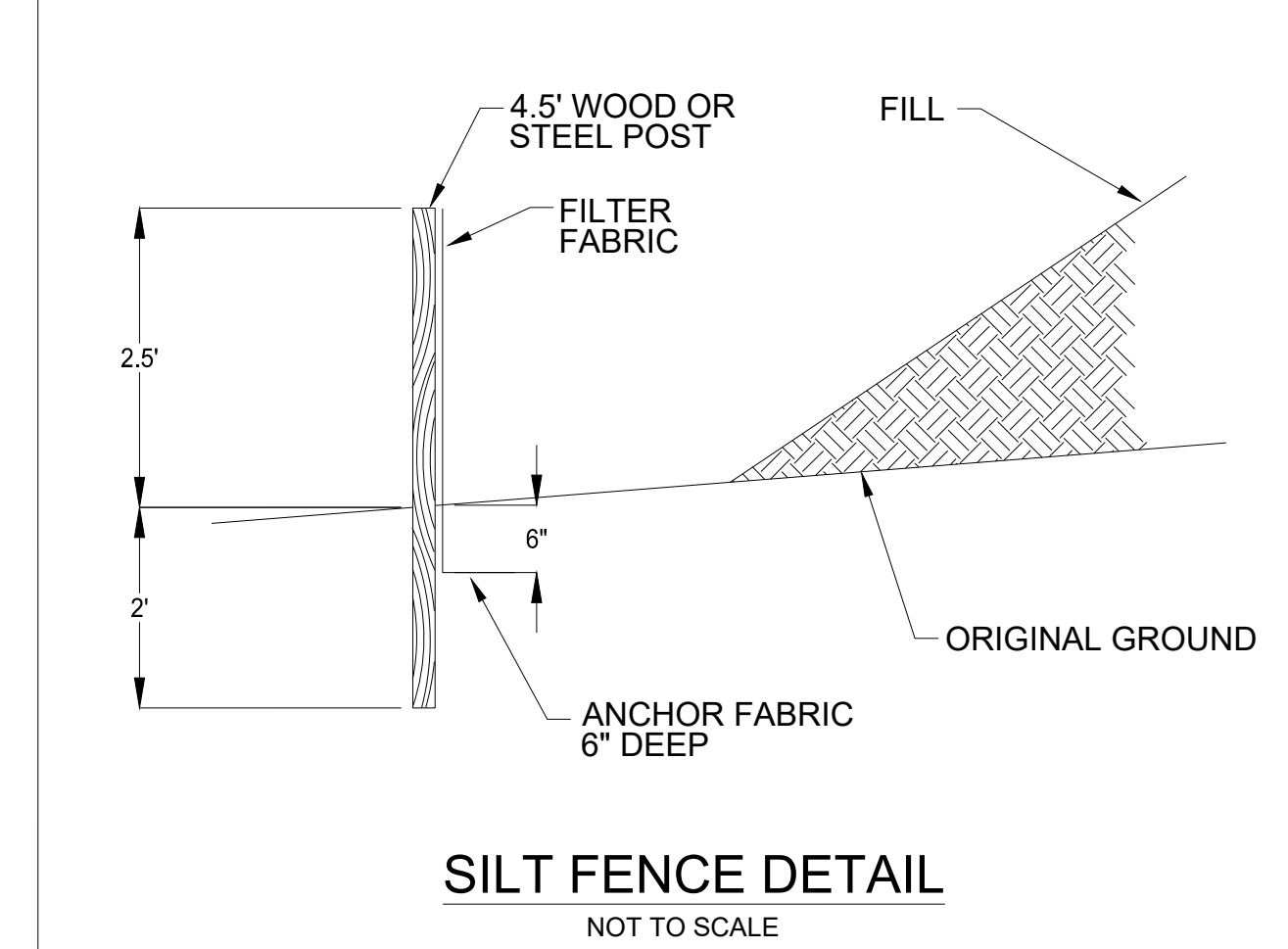
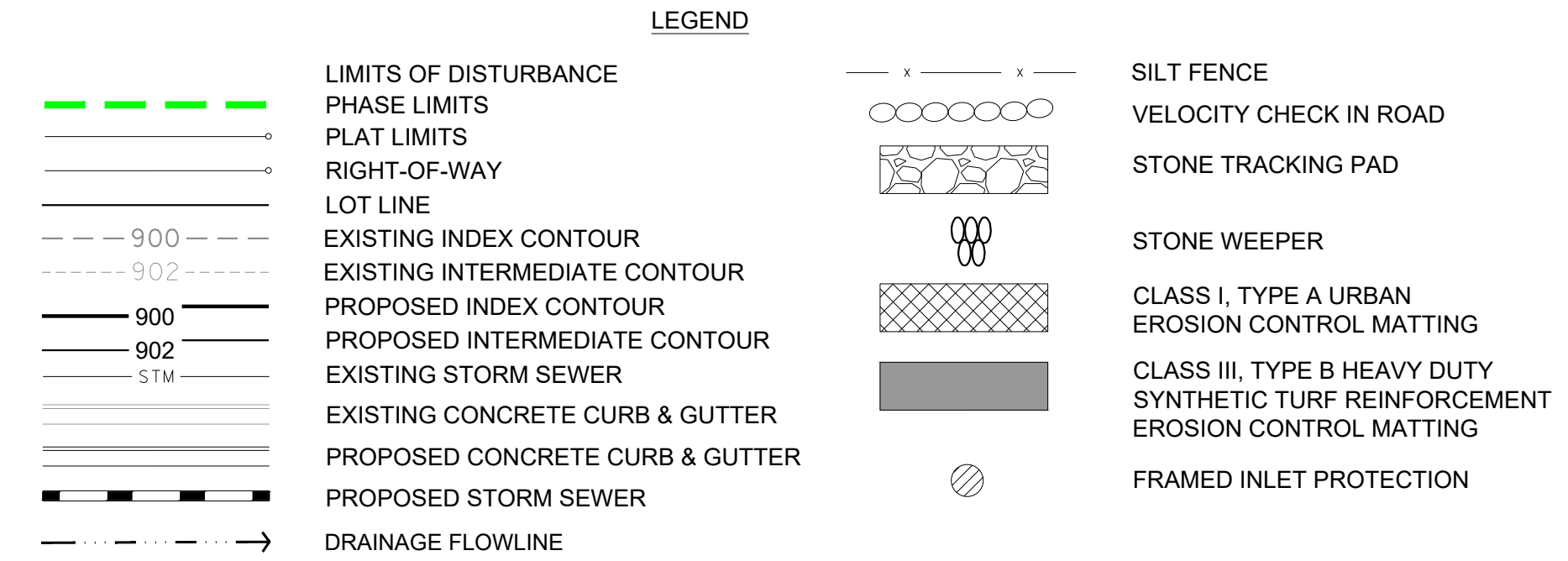


SCALE: 1" = 40'  
 (PAGE SIZE: 24x36)

DATE: 04/30/2025  
 REVISED: 05/12/2025

DRAWN BY: TCF  
 FN: 21-03-105  
 Sheet Number:  
**C-3.0**

- ALL SITE GRADING AND EROSION CONTROL SHALL CONFORM TO THE CITY OF FITCHBURG CHAPTER 30 ORDINANCE AND ANY ADDENDUMS PRIOR TO THE CONTRACT BID DATE.
- SILT FENCE AND THE STONE TRACKING PAD SHALL BE INSTALLED PRIOR TO SITE GRADING AND MAINTAINED UNTIL THE SITE HAS BEEN STABILIZED.
- ALL STREETS SHALL BE CLEANED AS NECESSARY OR AS REQUIRED BY THE CITY AND ENGINEER. HYDRAULIC FLUSHING WILL NOT BE ALLOWED. AT A MINIMUM ALL MUD TRACKED ONTO ADJACENT PUBLIC STREETS SHALL BE CLEANED BY THE END OF EACH WORKING DAY.
- ONCE THE SITE HAS UNDERGONE FINAL RESTORATION AND VEGETATION HAS ESTABLISHED, THE SILT FENCE SHALL BE REMOVED AND IF NECESSARY, RESTORED WITH FERTILIZER, SEED, AND MULCH. ALTERNATIVELY, IF VEGETATION HAS NOT ESTABLISHED, EROSION MATTING MUST BE PLACED ON ALL DISTURBED AREAS THAT MAY DRAIN TOWARD THE SILT FENCE.
- ADDITIONAL EROSION CONTROL MEASURES WILL BE INSTALLED AS NEEDED.
- CONSTRUCTION SCHEDULE:  
 INSTALL STONE TRACKING PAD = APRIL 30, 2025  
 INSTALL SILT FENCE = APRIL 30, 2025  
 STRIP TOPSOIL & SITE GRADING = APRIL 30 - OCTOBER 30, 2025  
 DIG/POUR FOUNDATIONS = MAY 12 - JULY 18, 2025  
 BUILDING CONSTRUCTION = JULY 25, 2025 - JULY 25, 2026  
 UTILITY CONSTRUCTION = MAY 1 - JUNE 1, 2025  
 PARKING LOT CONSTRUCTION = NOVEMBER 1 - NOVEMBER 15, 2025  
 FINISH GRADE AND RESTORE WITH SEED AND MULCH OR MATTING BEFORE MAY 1, 2026
- NO LAND DISTURBANCE ACTIVITIES SHALL BEGIN UNTIL ALL EROSION CONTROL BMP'S ARE INSTALLED PER CITY SPECIFICATIONS.
- STONE TRACKING PAD SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. CONSTRUCTION TRAFFIC SHALL BE LIMITED TO ENTERING AND EXITING THE SITE FROM THE LOCATION WITH THE STONE TRACKING PAD.
- EXISTING EROSION CONTROL MEASURES SHOWN ON THE PLAN ARE TO BE MAINTAINED UNLESS NOTED.
- SLOPES 5:1 AND GREATER SHALL RECEIVE CLASS I, URBAN, TYPE A EROSION MAT. MAT TO BE EXCEL SR-1 ALL NATURAL OR APPROVED EQUAL.
- ANY SOIL STOCKPILE ON SITE FOR MORE THAN 7 DAYS SHALL BE STABILIZED WITH MULCH, VEGETATIVE COVER, TARP, OR OTHER MEANS APPROVED BY THE CITY INSPECTOR.
- PRIVATE LOT AREAS SHALL BE RESTORED WITH 6" TOPSOIL, SEED, FERTILIZER, AND MULCH. SEED SHALL BE WISDOT TEMPORARY SEED MIX APPLIED AT 3 POUNDS PER 1000 SQUARE FEET FOR LOT AREAS AND MADISON PARKS SEED MIX FOR TERRACE AREAS. FERTILIZER SHALL BE WISDOT TYPE A APPLIED AT 7 POUNDS PER 1000 SQUARE FEET.
- DISTURBED AREAS THAT BECOME PROBLEMATIC SHALL BE TREATED WITH SOIL NET-50 POLYMER AT THE DIRECTION OF THE OWNER'S ENGINEER. THE POLYMER SHALL BE APPLIED DRY WITH A BROADCAST SPREADER AT A RATE OF 20-LBS/ACRE.
- EROSION CONTROL IS THE RESPONSIBILITY OF THE CONTRACTOR UNTIL ACCEPTANCE OF THE PROJECT. EROSION CONTROL MEASURES SHOWN ON THE APPROVED PLAN SHALL BE THE MINIMUM PRECAUTIONS THAT WILL BE ALLOWED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECOGNIZING AND CORRECTING EROSION CONTROL PROBLEMS THAT ARISE AS A RESULT OF CONSTRUCTION ACTIVITIES.
- ALL EROSION CONTROL MEASURES MUST BE INSPECTED AT LEAST WEEKLY OR WITHIN 24 HOURS OF THE TIME 0.5 INCHES OF RAIN IS PRODUCED. ALL MAINTENANCE WILL FOLLOW THE INSPECTIONS WITHIN 24 HOURS.
- ADDITIONAL EROSION CONTROL MEASURES, AS REQUESTED IN WRITING BY THE CITY INSPECTOR, SHALL BE INSTALLED WITHIN 24 HOURS.
- AREAS WHERE CONSTRUCTION HAS CEASED (AND WILL NOT RESUME FOR MORE THAN TWO WEEKS) SHALL BE TEMPORARILY STABILIZED.
- CONTRACTOR IS RESPONSIBLE TO OBTAIN ANY AND ALL PERMITS REQUIRED.
- CONTRACTOR IS RESPONSIBLE FOR ADJUSTMENTS AS NEEDED TO MATCH FIELD CONDITIONS AND RESOLVE PLAN DISCREPANCIES ENCOUNTERED DURING CONSTRUCTION.
- CONTRACTOR SHALL ENSURE THAT ALL STORMWATER DRAINS AWAY FROM BUILDING FOUNDATIONS DURING FINAL RESTORATION.



**FLEXSTORM CATCH-IT FILTERS FOR TEMPORARY INLET PROTECTION**  
PRODUCT SELECTION AND SPECIFICATION DRAWING

**NOTES:**

- ALL FRAMING IS CONSTRUCTED OF CORROSION RESISTANT STEEL (ZINC PLATED OR GALVANIZED) FOR 7 YEAR MINIMUM SERVICE LIFE.
- UPON ORDERING CONFIRMATION OF THE DDT CALLOUT, PRECAST OR CASTING MAKE AND MODEL OR DETAILED DIMENSIONAL FORMS MUST BE PROVIDED TO CONFIGURE AND ASSEMBLE YOUR CUSTOMIZED FLEXSTORM INLET FILTER. PART NUMBER ALONE IS NOT SUFFICIENT.
- FOR WRITTEN SPECIFICATIONS AND MAINTENANCE GUIDELINES VISIT [WWW.INLETFILTERS.COM](http://WWW.INLETFILTERS.COM)

**INSTALLATION:**

- REMOVE GRATE
- DROP FLEXSTORM INLET FILTER ONTO LOAD BEARING LIP OF CASTING OR CONCRETE STRUCTURE
- REPLACE GRATE

**FLEXSTORM CATCH IT**  
ALL PRODUCTS MANUFACTURED BY INLET & PIPE PROTECTION, INC. A DIVISION OF ADS, INC.  
WWW.INLETFILTERS.COM  
18660 287-8655 PH  
16500 295-2477 FX  
INFO@INLETFILTERS.COM

EROSION CONTROL DETAILS

IRISH FIELDS

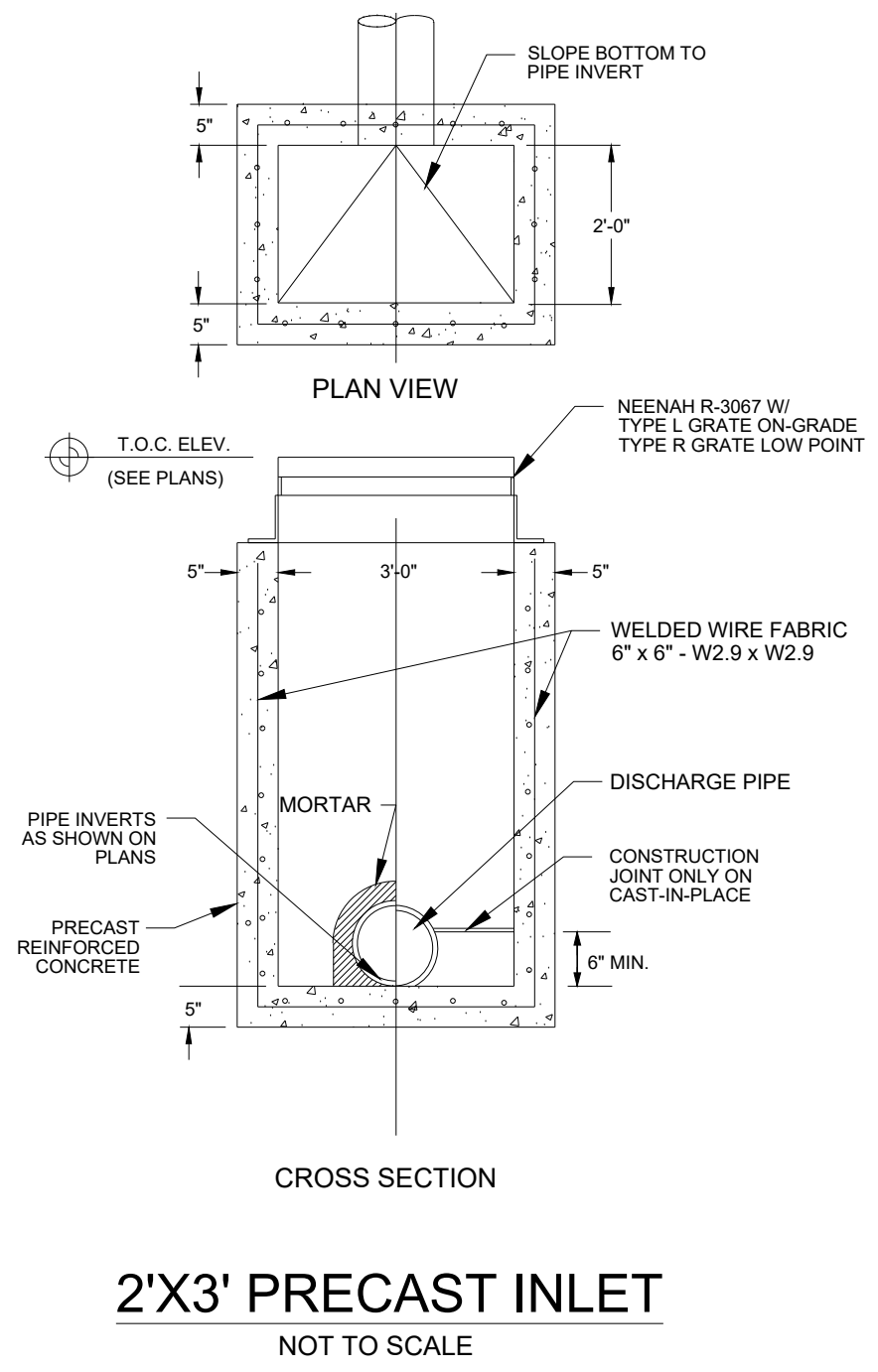
CITY OF FITCHBURG, DANE COUNTY, WISCONSIN

DATE: 04/30/2025  
REVISED:

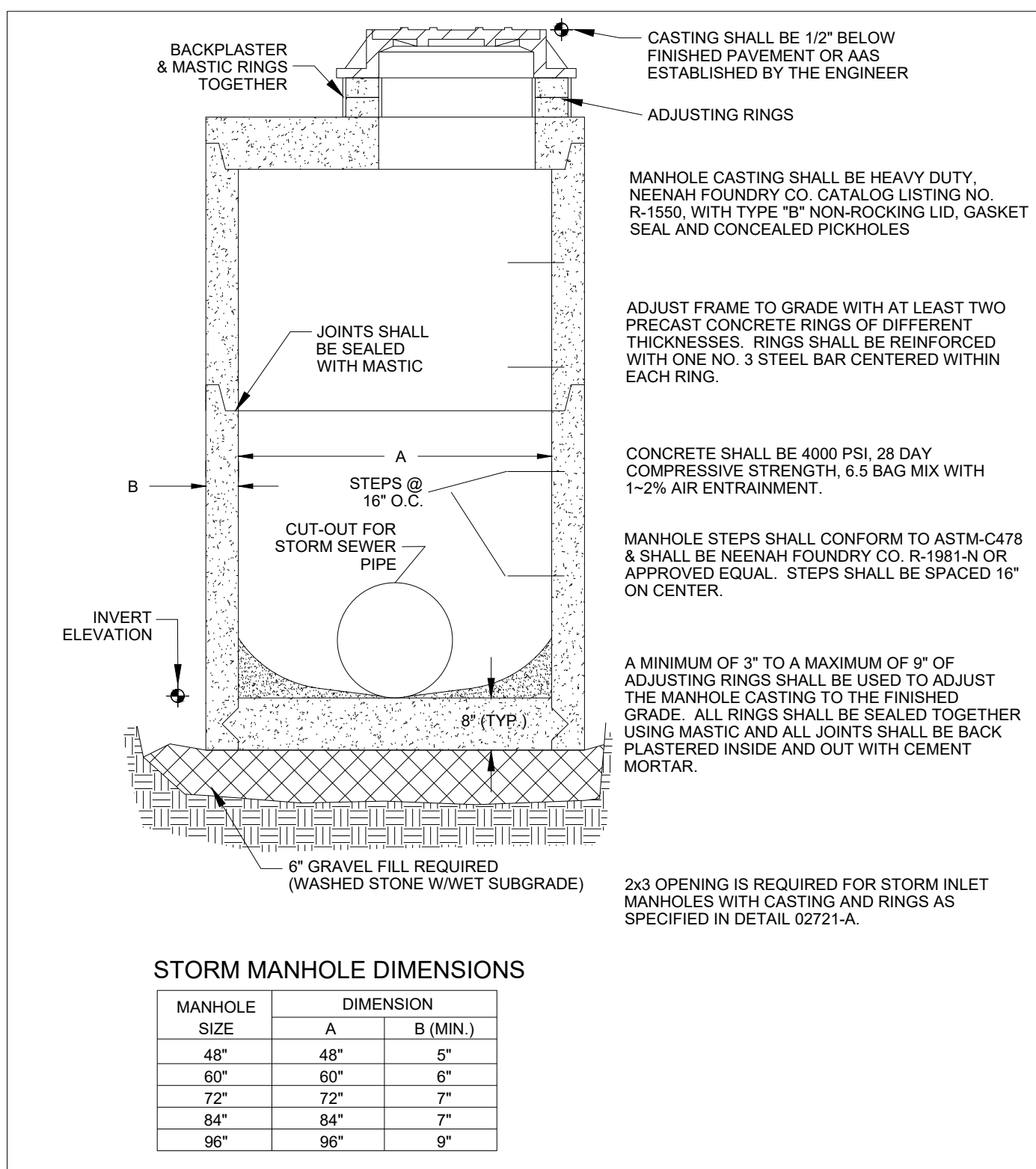
DRAWN BY: TCF

FN: 21-03-105

Sheet Number:  
C-4.0



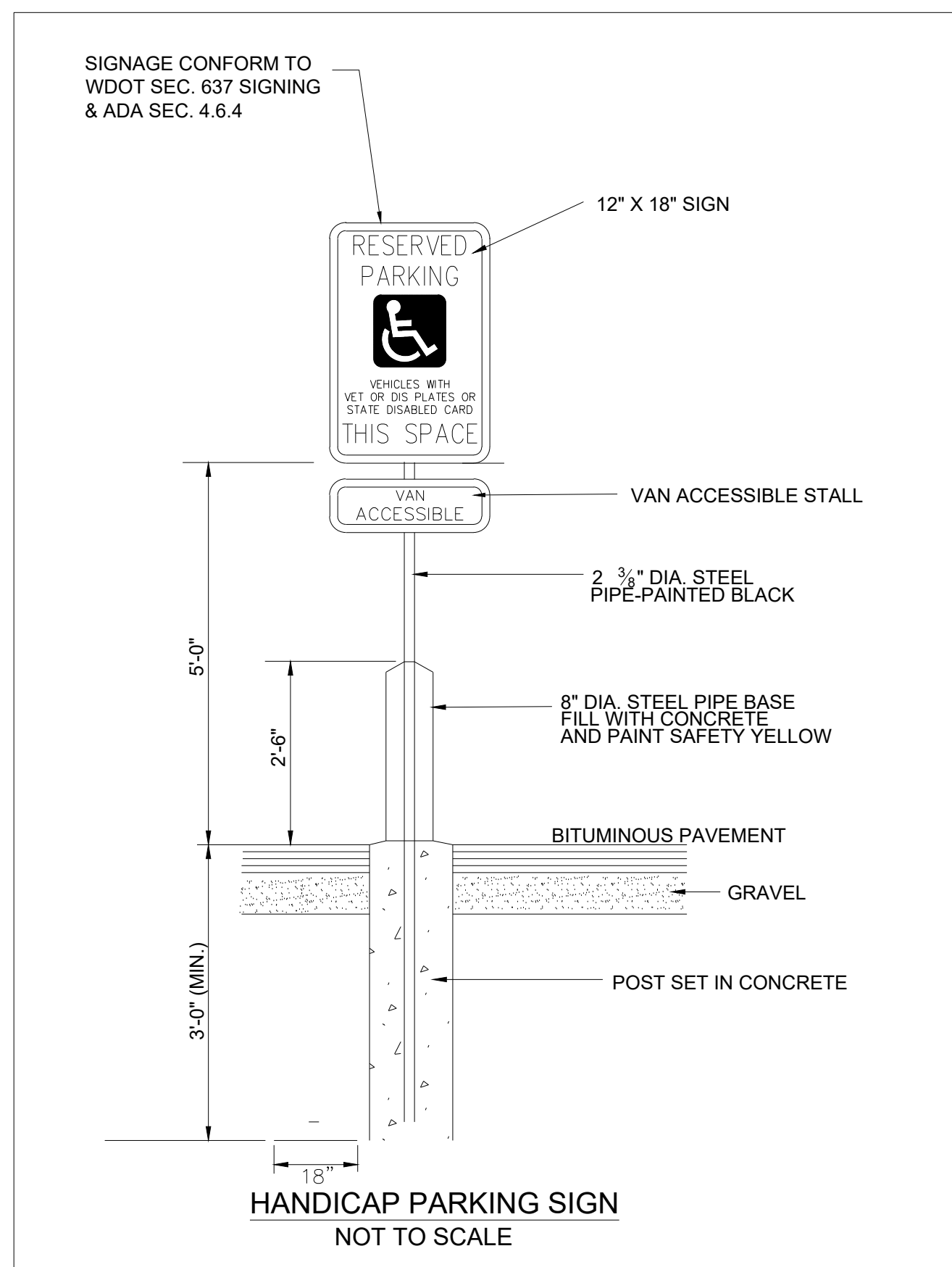
- UTILITY CONSTRUCTION NOTES**
1. ALL SANITARY SEWER LATERALS SHALL BE 4" PVC, CONSTRUCTED 10' BEYOND THE PROPERTY LINE, UNLESS OTHERWISE NOTED.
  2. ALL WATER SERVICE LATERALS SHALL BE 1" TYPE K COPPER, CONSTRUCTED 10' BEYOND THE PROPERTY LINE, UNLESS OTHERWISE NOTED.
  3. DISTANCES OF THE SANITARY SEWER LATERALS FROM THE DOWNSTREAM MANHOLES ARE SHOWN AT THE ENDS OF THE LATERALS ON THE PLAN/PROFILE SHEETS.
  4. GRADES WITHIN UTILITY EASEMENTS MUST BE CONSTRUCTED TO WITHIN 6" OF FINAL PROPOSED GRADE BEFORE UTILITIES ARE INSTALLED.
  5. ALL ON-GRADE INLETS TO BE NEENAH R-3067 TYPE L. ALL LOW-POINT INLETS TO BE NEENAH R-3067 TYPE R (UNLESS OTHERWISE SPECIFIED)
  6. STOUGHTON UTILITIES STANDARD WATER SERVICE FITTINGS: MUELLER H-15008 CORPORATION STOP, MUELLER H-15209 CURB STOP, AND BINGHAM AND TAYLOR 4901-R (WITH STATIONARY ROD, RING, AND PIN), Size 94-F CURB BOX.



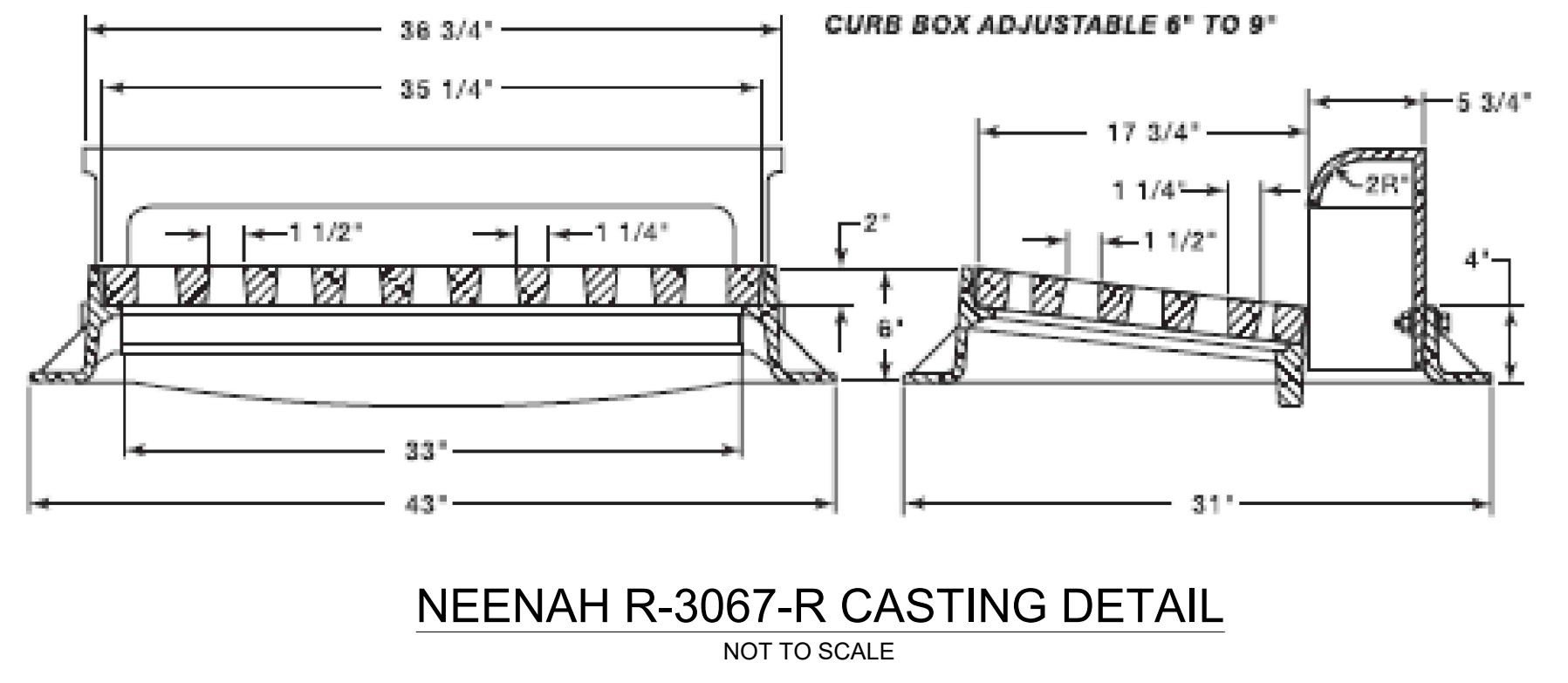
**STORM MANHOLE DIMENSIONS**

MANHOLE SIZE	DIMENSION	
	A	B (MIN.)
48"	48"	5"
60"	60"	6"
72"	72"	7"
84"	84"	7"
96"	96"	9"

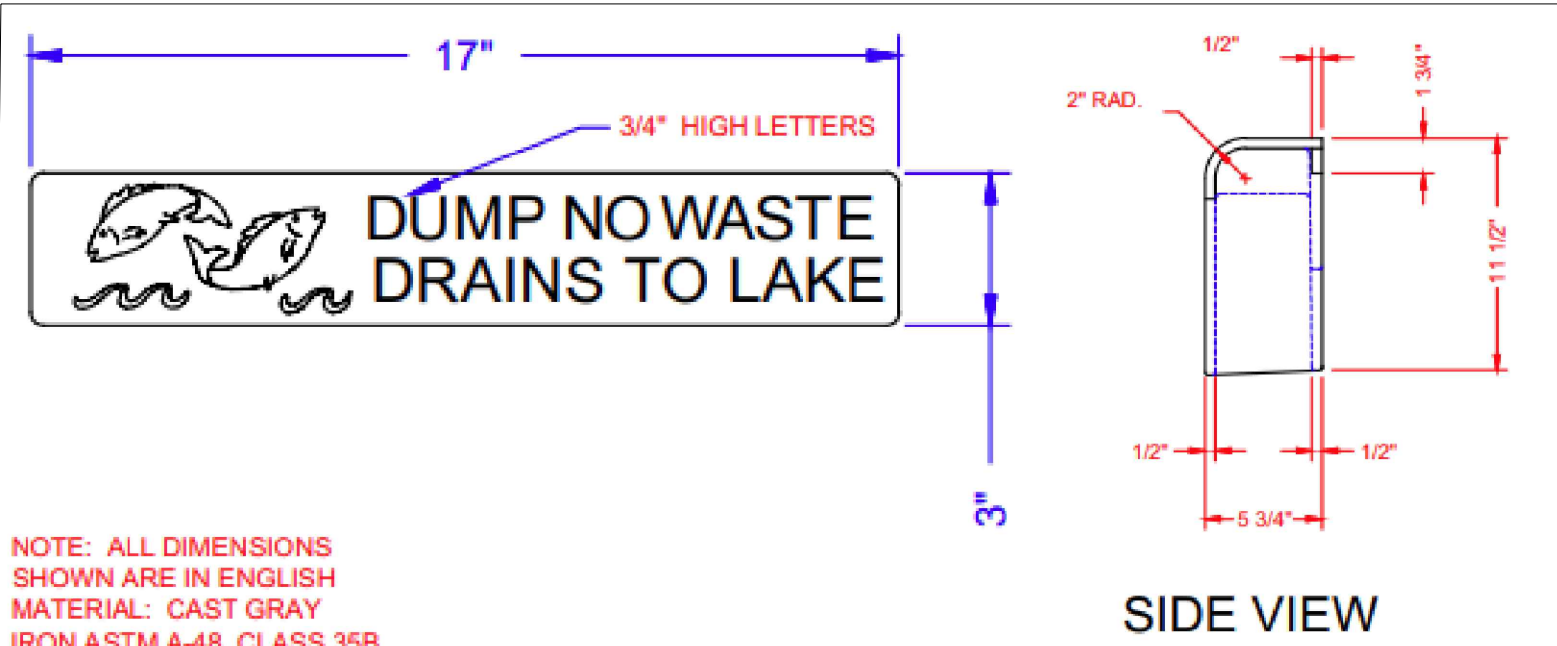
**STORM SEWER MANHOLE DETAIL**  
NOT TO SCALE



**HANDICAP PARKING SIGN**  
NOT TO SCALE

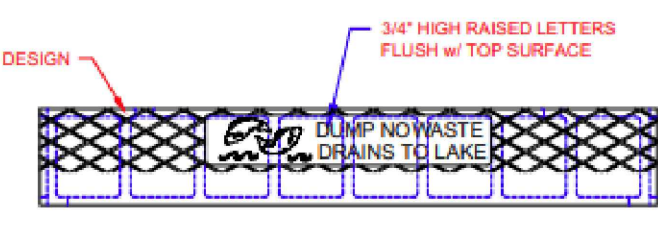


**NEENAH R-3067-R CASTING DETAIL**  
NOT TO SCALE

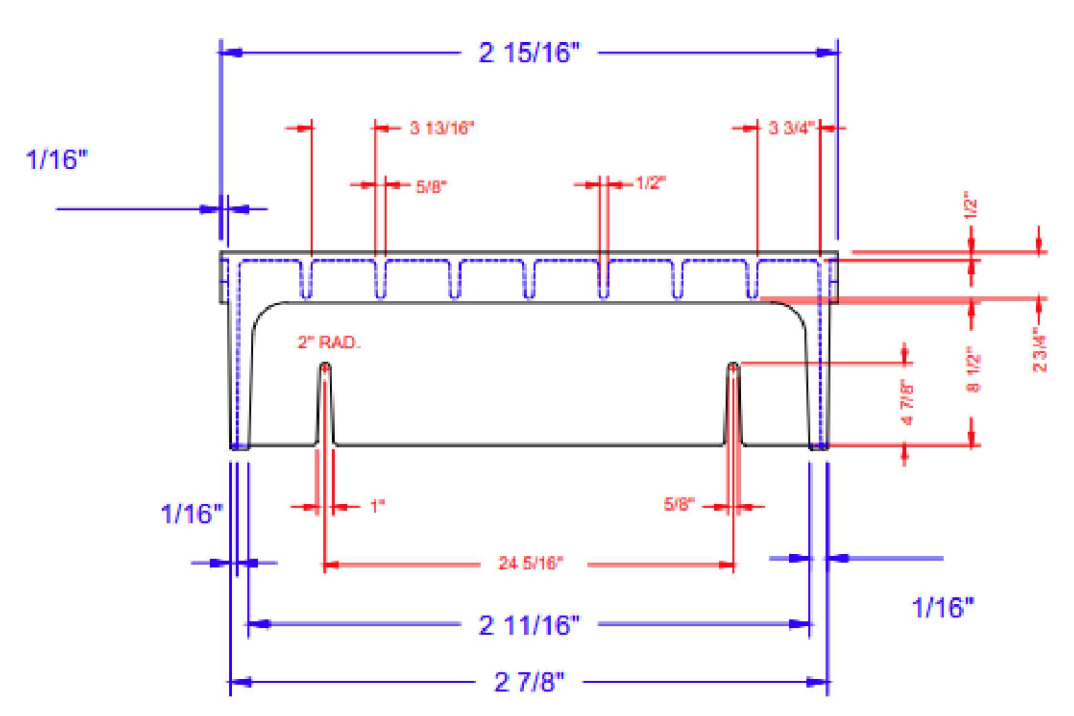


**SIDE VIEW**

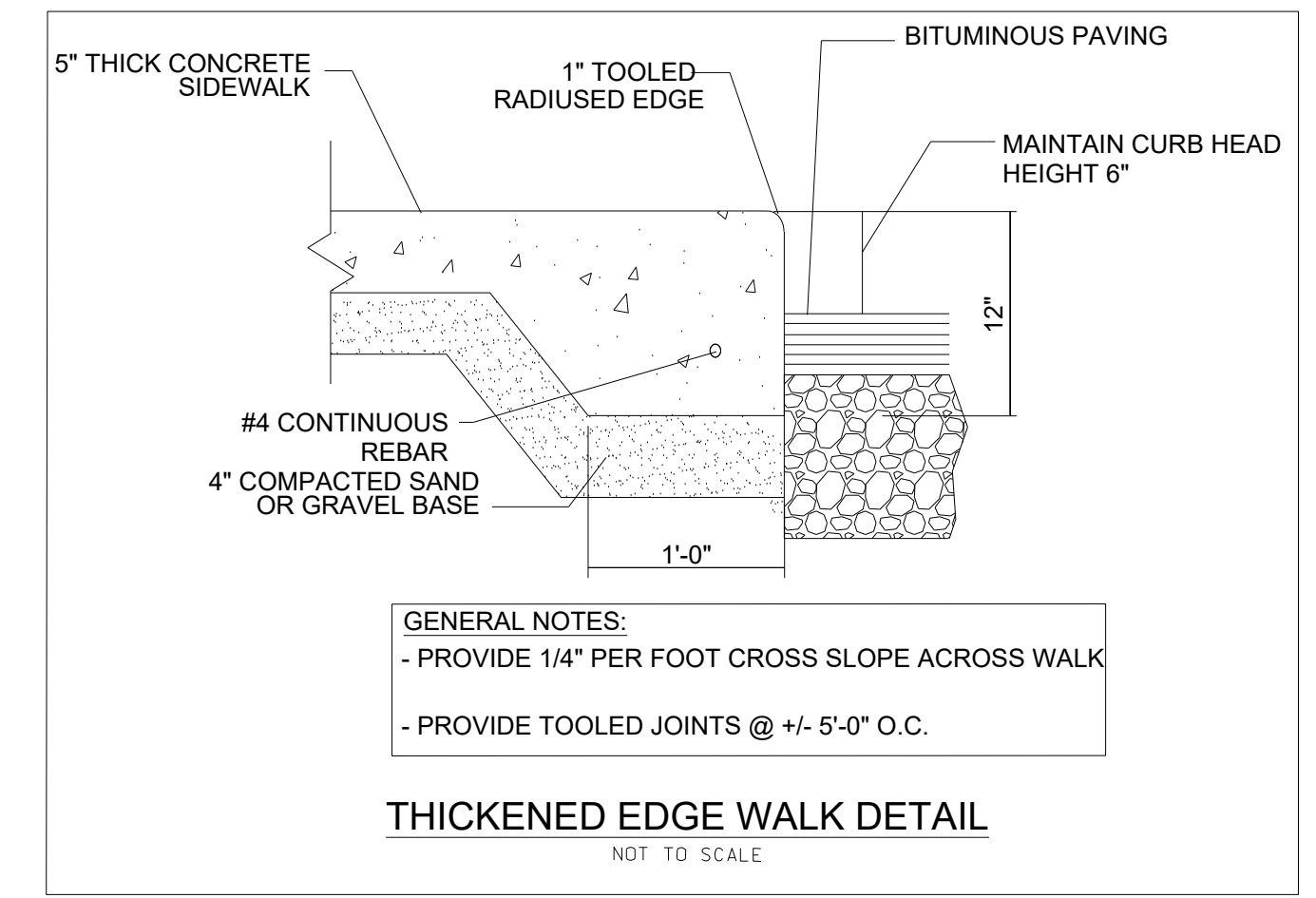
NOTE: ALL DIMENSIONS SHOWN ARE IN ENGLISH  
MATERIAL: CAST GRAY IRON ASTM A-48, CLASS 35B  
FINISH: NO PAINT  
WEIGHT: 126#



**TOP VIEW**



**FRONT VIEW**  
**CITY OF FITCHBURG CURB BOX STANDARD DETAIL**  
NOT TO SCALE

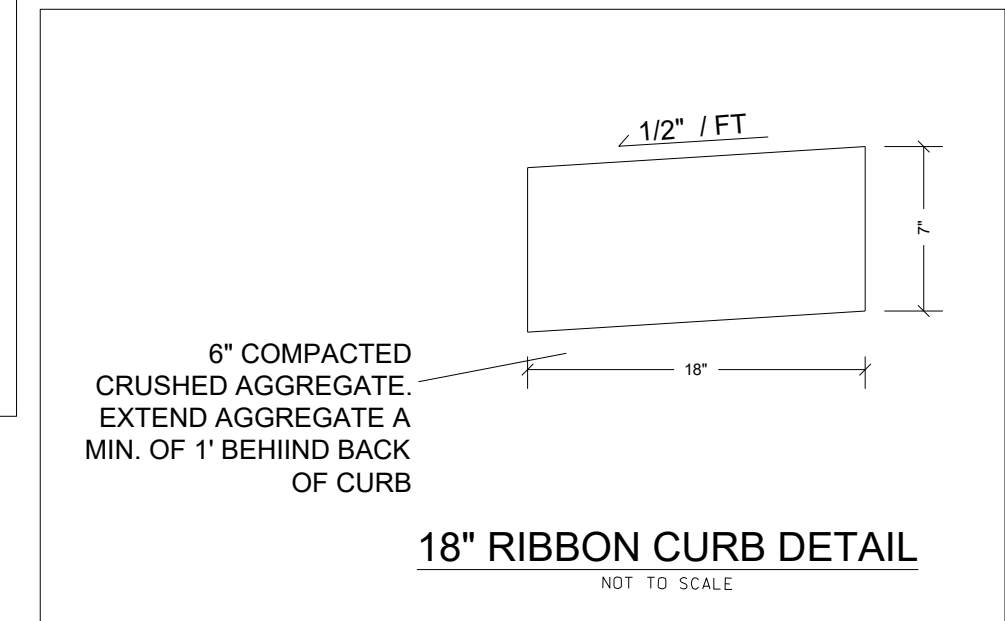


- GENERAL NOTES:**
- PROVIDE 1/4" PER FOOT CROSS SLOPE ACROSS WALK
  - PROVIDE TOOLED JOINTS @ +/- 5'-0" O.C.

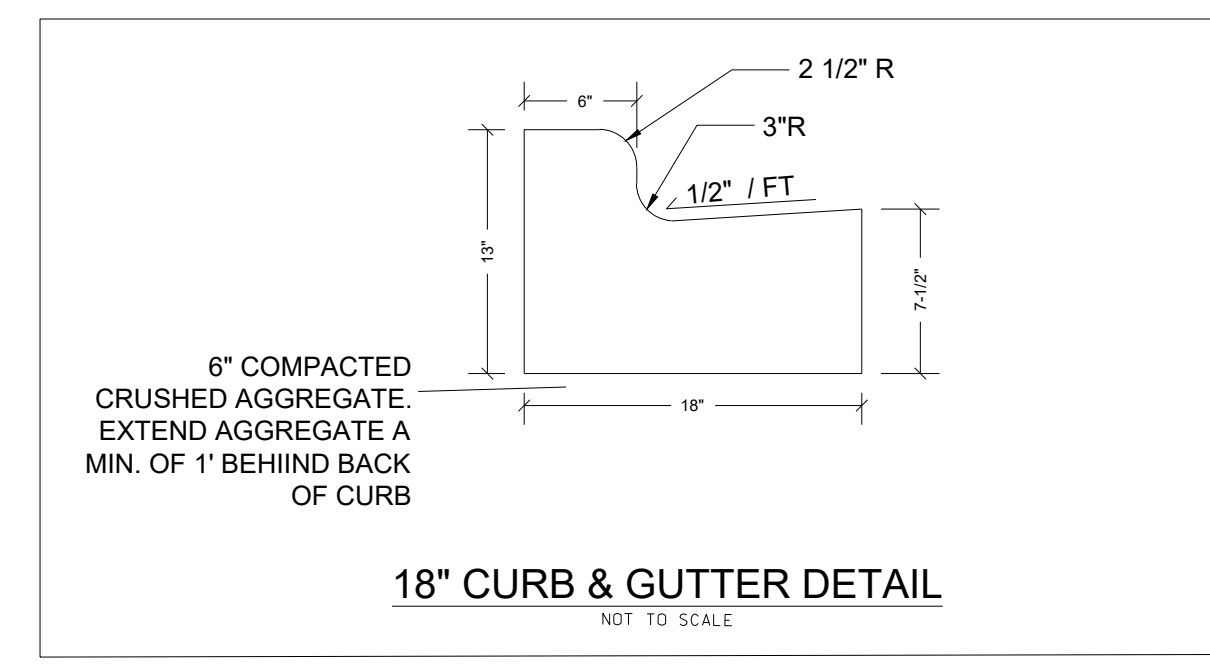
**THICKENED EDGE WALK DETAIL**  
NOT TO SCALE



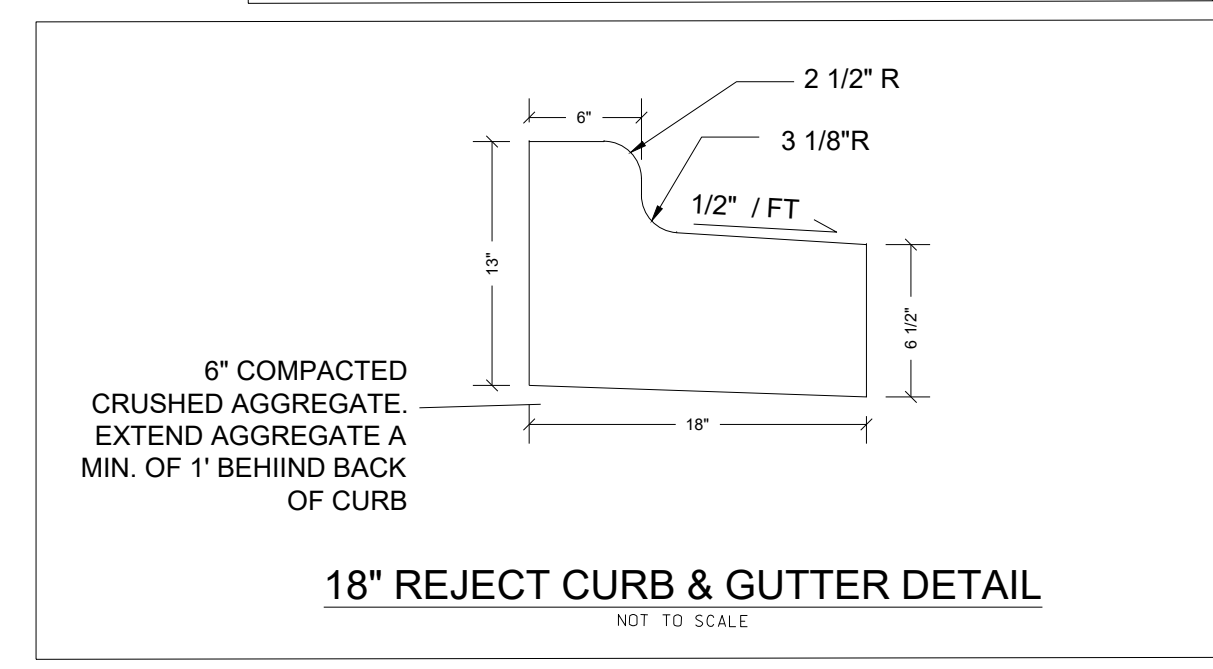
**ACCESSIBLE PARKING DETAIL**  
N.T.S.



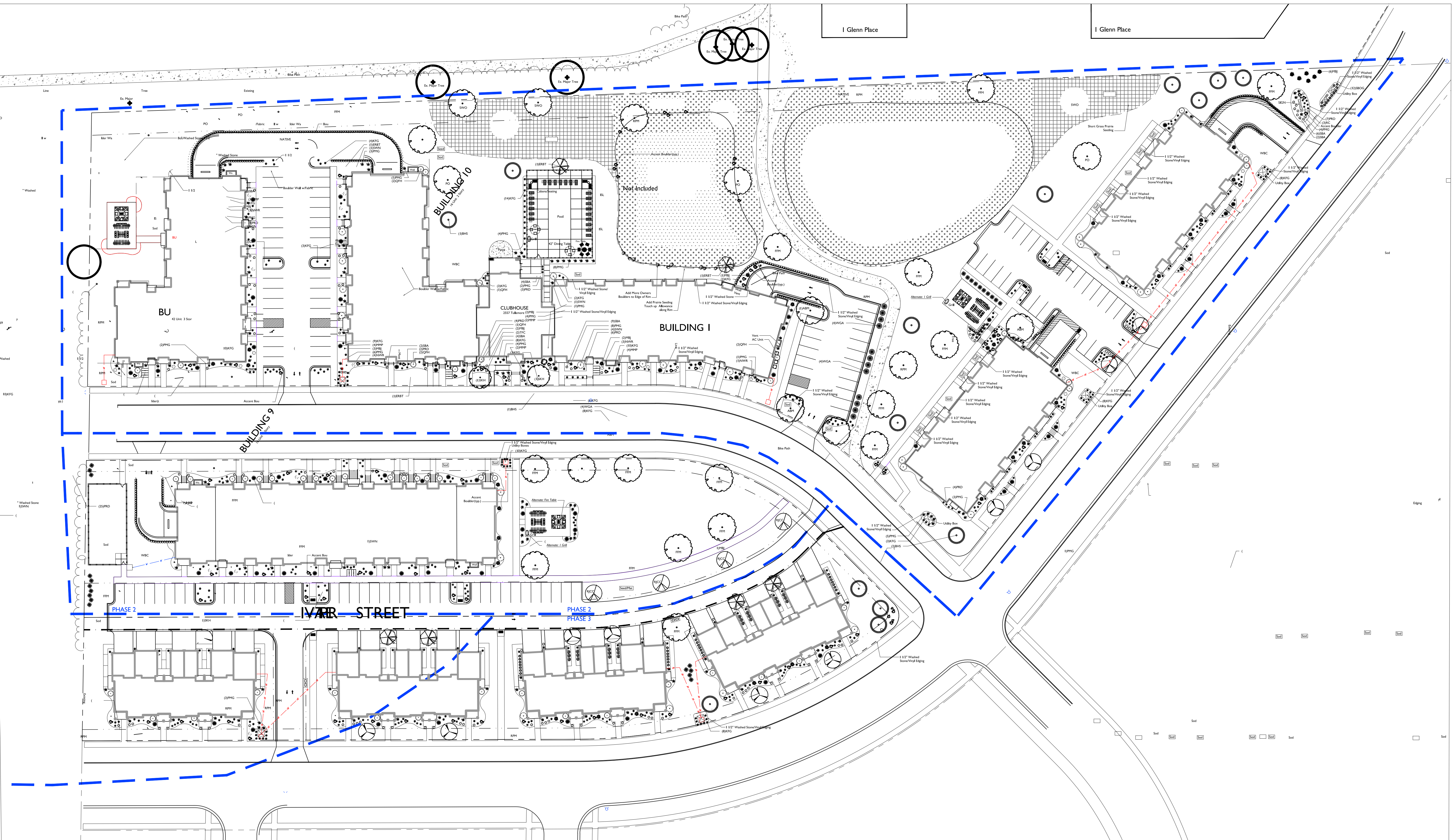
**18" RIBBON CURB DETAIL**  
NOT TO SCALE



**18" CURB & GUTTER DETAIL**  
NOT TO SCALE



**18" REJECT CURB & GUTTER DETAIL**  
NOT TO SCALE



**the bruce company**  
 LANDSCAPE ARCHITECTS  
 LANDSCAPE CONTRACTORS  
 2830 PARKER STREET  
 P.O. BOX 620330  
 MIDDLETON, WI 53562-0330  
 TEL: (608) 836-7941  
 FAX: (608) 831-6566

**IRISH FIELDS**  
 TULLAMORE STREET & W. WEST FAHEY GLEN  
 FITCHBURG, WISCONSIN 53711

Checked By: SS  
 Drawn By: 12/19/22  
 RS  
 Revised: 1/16/23 RS  
 Revised: 2/10/23 RS  
 Revised: 8/16/23 MM  
 Revised: 10/12/23 RS  
 Revised: 10/16/23 CP  
 Revised: 5/21/24 PHS  
 2-3  
 Revised: ----  
 Revised:  
 Revised:

**GENERA**

A)

Quantity	Code Name	Common Name	Scientific Name	Planting Size
14	RPM	Redpointe Red Maple	Acer Rubrum 'Frank Jr.'	2" B&B
23	FFM	Fall Fiesta Sugar Maple	Acer Saccharum 'ballist'	2" B&B
7	ABM	Autumn Blaze Maple	Acer X. Freemanii 'Jeffersred'	2 1/2" B&B
5	WBC	Whitespire Gray Birch (clp)	Betula Populifolia 'whitespire' (clp)	8" B&B
2	ERB	Eastern Redbud	Cercis Canadensis	1 3/4" B&B
20	ERBT	Eastern Redbud (fl)	Cercis Canadensis (fl)	1 3/4" B&B
5	SKH	Soree Keeper Honeylocust	Gleditsia Triacan 'sraives'	2" B&B
4	RJCC	Red Jewel Crabapple (clp)	Malus 'jewelcoke' (clp)	5" B&B
6	SWO	Swamp White Oak	Quercus bicolor	2" B&B
7	PO	Pin Oak	Quercus Palustris	2" B&B
18	ISL	Ivory Silk Japanese Libc	Syringa Reticulata 'Ivory Silk'	5" B&B
2	GSL	Greenspire Littleleaf Linden	Tilia Cordata 'greenspire'	2" B&B

**Plant Material List - Entire Site**

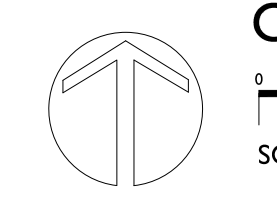
Quantity	Code Name	Common Name	Scientific Name	Planting Size
2	TFC	Thf Japanese Falsecypress	Chamaecyparis Pisi 'flifera'	#6 CONT.
62	MBJ	Mountbatten Juniper	Juniperus Chinen 'mountbatten'	5" B&B
24	BHS	Black Hills Spruce	Picea Glauca Var. Densata	5" B&B
69	MMP	Mops Mugo Pine	Pinus Mugo 'mops'	#3 CONT.
25	EA	Emerald Arborvitae	Thuja Occidentalis 'smaragd'	5" B&B
12	WGA	Woodward Globe Arborvitae	Thuja Occidentalis 'woodwardii'	#5 CONT.

**Plant Material List - Entire Site**

Quantity	Code Name	Common Name	Scientific Name	Planting Size
166	SBA	Summer Beauty Ornamental Onion	Allium 'summer Beauty'	#1 CONT.
366	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis Acutiflora 'karl Foerster'	1 GAL.
3	RZC	Rozanne Cranesbill	Geranium 'rozanne'	#1 CONT.
68	SBOG	Sapphire Blue Oat Grass	Helictotrichon Sempervirens 'saphirsprude'	#1 CONT.
48	PH	Patriot Hosta	Hosta 'patriot'	#1 CONT.
185	PMG	Purple Maiden Grass	Miscanthus Sinensis Var. Purpureascens	#1 CONT.
153	PRD	Prairie Dropseed	Sporobolus Heterolepis	#1 CONT.

Quantity	Code Name	Common Name	Scientific Name	Planting Size
49	QFH	Quick Fire Hydrangea	Hydrangea Paniculata 'bulk'	#5 CONT.
43	SWN	Summer Wine Ninebark	Physocarpus Opulifolius 'seward'	#5 CONT.
46	NWR	Nearly Wild Rose	Rosa 'nearly Wild'	#2 CONT.

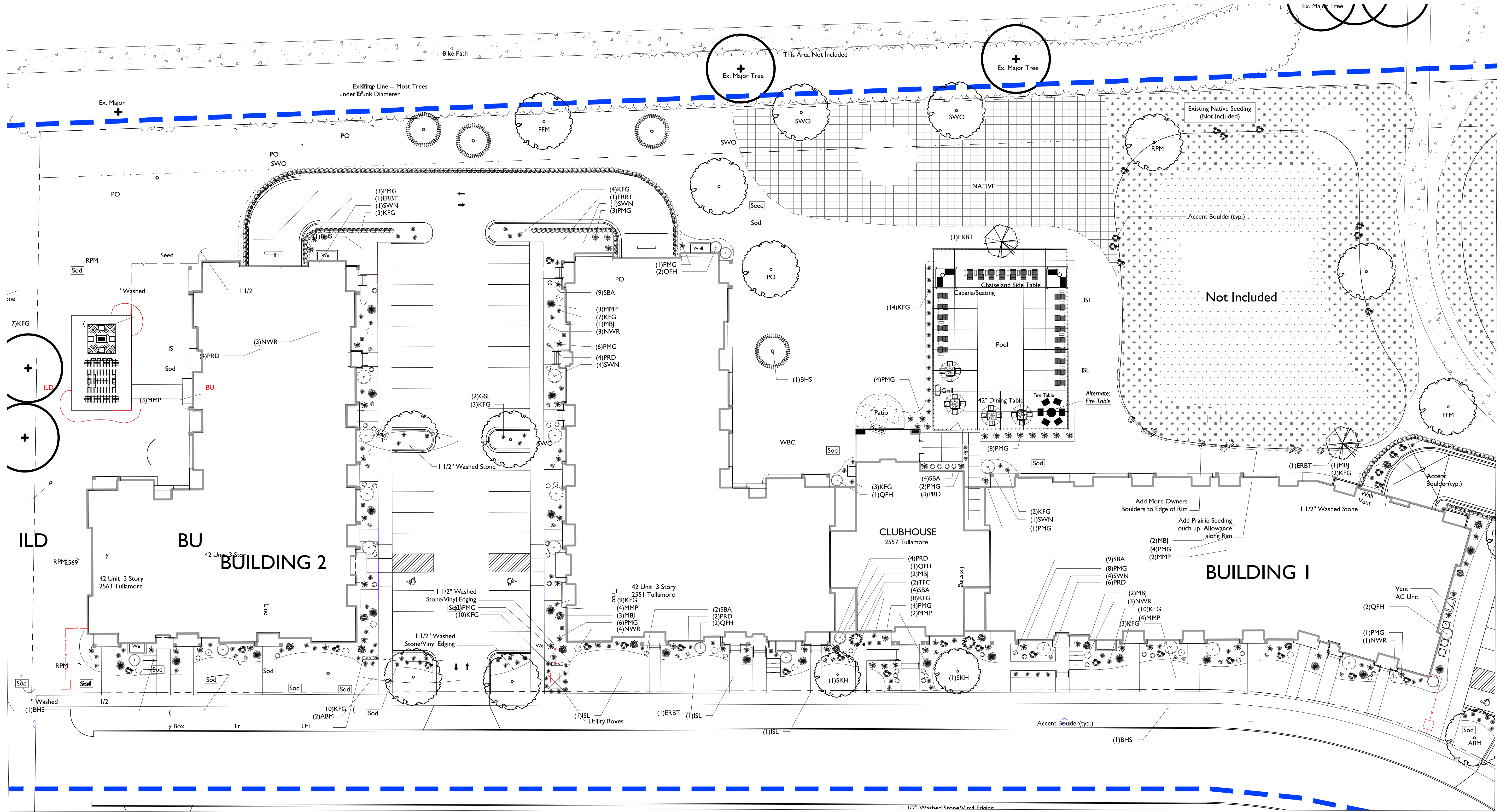


**Overall Landscape Plan**  
 SCALE: 1"=40'-0"

**L1**

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13023 CAUSTIVE SHORTIRISH FIELDSIRISH 13C10 PHS.DWG Created: 5/21/2024, Saved: 5/21/2024, Printed: 5/21/2024



**IRISH FIELDS**  
 TULLAMORE STREET & W. WEST FAHEY GLEN  
 FITCHBURG, WISCONSIN 53711

Checked By: SS  
 Drawn By: 12/19/22  
 RS

Revised: 1/16/23 RS  
 Revised: 2/10/23 RS  
 Revised: 8/16/23 MM  
 Revised: 10/12/23 CP  
 Revised: 5/21/24 PHS

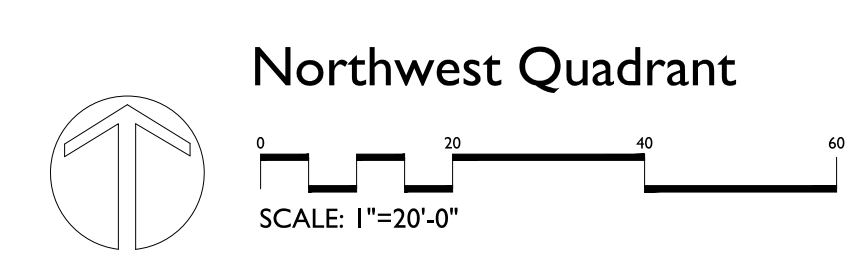
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 Revised: ----  
 Revised:  
 Revised:

**Plant Material List - Entire Site**

Quantity	Code Name	Common Name	Scientific Name	Planting Size
14	RPM	Redpointe Red Maple	Acer Rubrum 'Frank Jr.'	2" B&B
23	FFM	Fall Fiesta Sugar Maple	Acer Saccharum 'balista'	2" B&B
7	ABM	Autumn Blaze Maple	Acer X Freemanii 'Jeffersred'	2 1/2" B&B
5	WBC	Whitespire Gray Birch (c/p)	Betula Populifolia 'whitespire' (c/p)	8" B&B
2	ERB	Eastern Redbud	Cercis Canadensis	1 3/4" B&B
20	ERBT	Eastern Redbud (f)	Cercis Canadensis (f)	1 3/4" B&B
5	SKH	Street Keeper Honeylocust	Gleditsia Triacanth 'Graves'	2" B&B
4	RJCC	Red Jewel Crabapple (c/p)	Malus 'jewelcole' (c/p)	5" B&B
6	SWO	Swamp White Oak	Quercus Bicolor	2" B&B
7	PO	Pin Oak	Quercus Palustris	2" B&B
18	ISL	Ivory Silk Japanese Lilac	Syringa Reticulata 'Ivory Silk'	5" B&B
2	GSL	Greenspire Littleleaf Linden	Tilia Cordata 'greenspire'	2" B&B
<b>Conifer Evergreen</b>				
2	TFC	Thai Japanese Falsecypress	Chamaecyparis Pal 'filifera'	#6 CONT.
62	MBJ	Moundbatten Juniper	Juniperus Chinensis 'moundbatten'	5" B&B
24	BHS	Black Hills Spruce	Picea Glauca Var Denzota	5" B&B
69	MMP	Mops Plugo Pine	Pinus Plugo 'mops'	#3 CONT.
25	EA	Emerald Arborvitae	Thuja Occidentalis 'smaragd'	5" B&B
12	WGA	Woodward Globe Arborvitae	Thuja Occidentalis 'woodwardii'	#5 CONT.

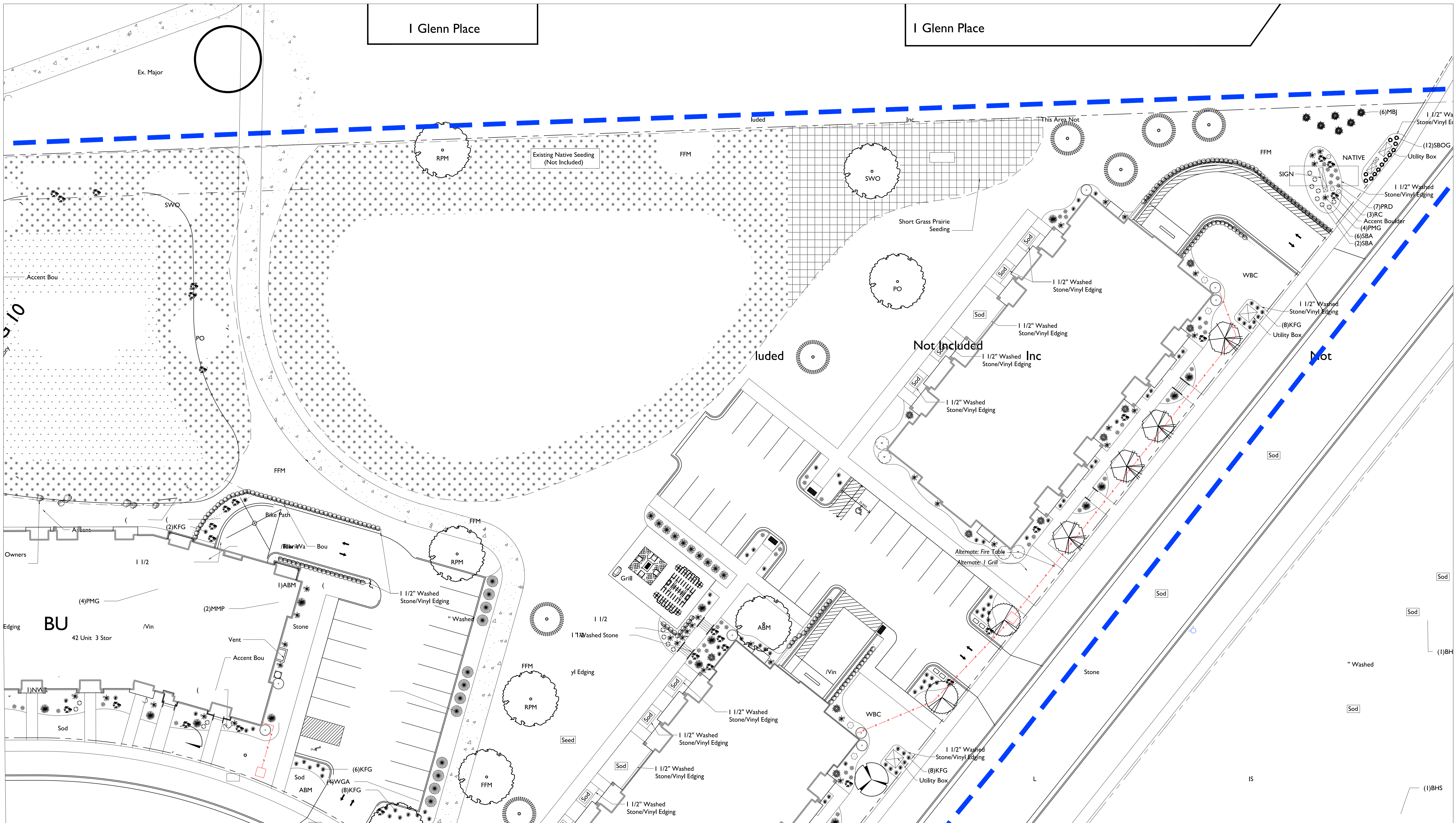
**Plant Material List - Entire Site**

Quantity	Code Name	Common Name	Scientific Name	Planting Size
166	SBA	Summer Beauty Ornamental Onion	Allium 'summer Beauty'	#1 CONT.
366	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis Acutiflora 'karl Foerster'	1 GAL.
3	RZC	Rozanne Cranebill	Geranium 'rozanne'	#1 CONT.
68	SBOG	Sapphire Blue Oat Grass	Helictotrichon sempervirens 'saphirprude'	#1 CONT.
48	PH	Patriot Hosta	Hosta 'patriot'	#1 CONT.
185	PMG	Purple Maiden Grass	Miscanthus Sinensis Var Purpurescens	#1 CONT.
153	PRD	Prairie Droseped	Sporobolus Heterolepis	#1 CONT.
<b>Shrub</b>				
49	QFH	Quick Fire Hydrangea	Hydrangea Paniculata 'bulk'	#5 CONT.
43	SWN	Summer Wine Ninebark	Physocarpus Opulifolius 'seward'	#5 CONT.
46	NWR	Nearly Wild Rose	Rosa 'nearly Wild'	#2 CONT.



**L2**

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I Glenn Place

I Glenn Place

**the bruce company**  
OF WISCONSIN, INC.  
LANDSCAPE ARCHITECTS  
LANDSCAPE CONTRACTORS  
2830 PARMENTER STREET  
P.O. BOX 620330  
MIDDLETON, WI 53562-0330  
TEL: (608) 836-7941  
FAX: (608) 831-6266

**IRISH FIELDS**  
TULLAMORE STREET & WEST FAHEY GLEN  
FITCHBURG, WISCONSIN 53711

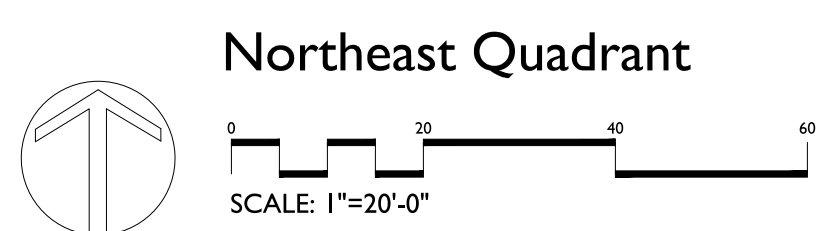
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Revised: 8/16/23 MM  
Revised: 10/12/23 RS  
Revised: 10/16/23 CP  
Revised: 5/21/24 PHS 2-3  
Revised: ----  
Revised: ----  
Revised: ----

Plant Material List - Entire Site

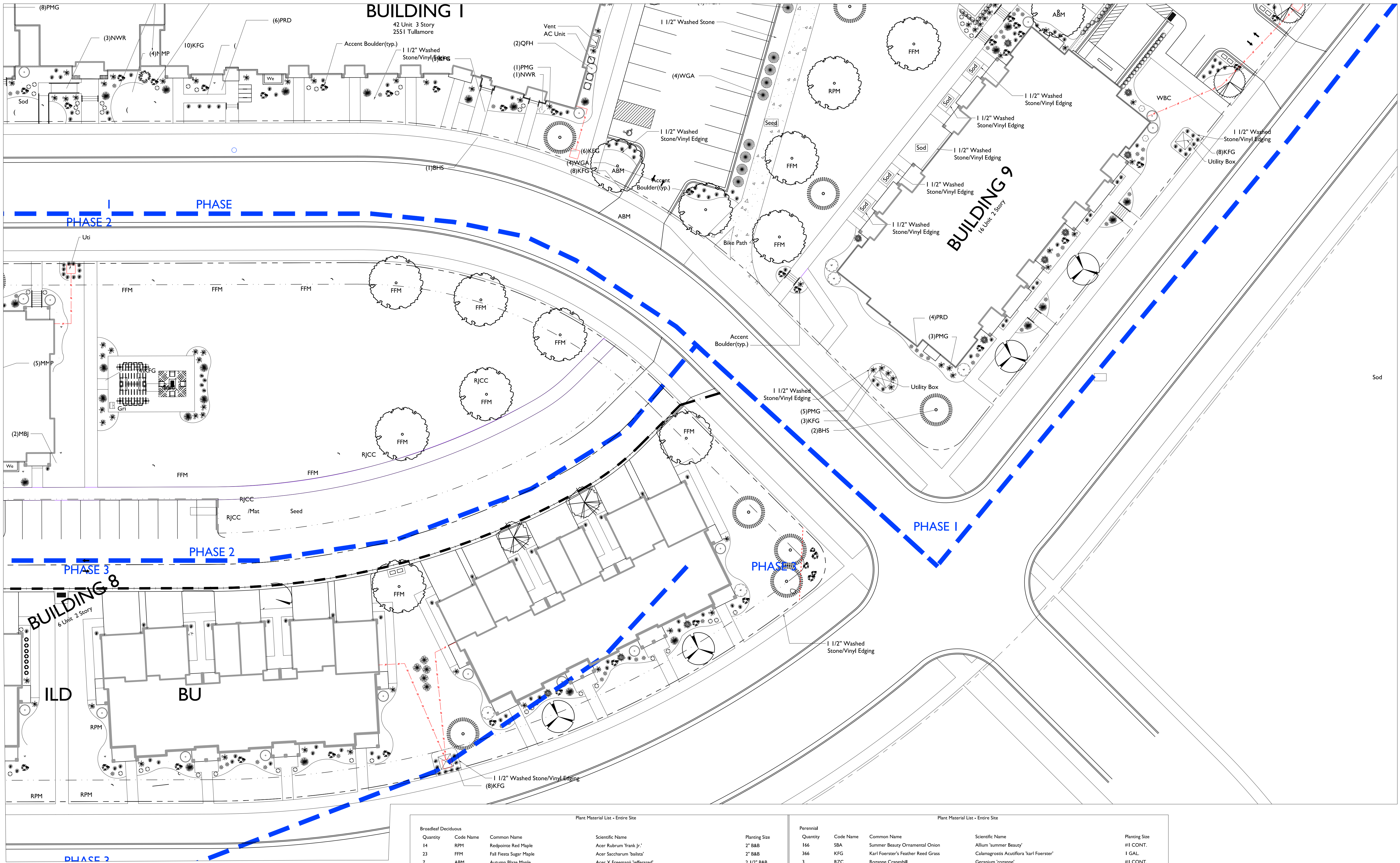
Broadleaf Deciduous		Quantity	Code Name	Common Name	Scientific Name	Planting Size
14	RPM	14	RPM	Redpointe Red Maple	Acer Rubrum 'Frank Jr.'	2" B&B
23	FFM	23	FFM	Fall Fiesta Sugar Maple	Acer Saccharum 'balkata'	2" B&B
7	ABM	7	ABM	Autumn Blaze Maple	Acer X Freemanii 'Jeffersred'	2 1/2" B&B
5	WBC	5	WBC	Whitespire Gray Birch (clp)	Betula Populifolia 'Whitespire' (clp)	8" B&B
2	ERB	2	ERB	Eastern Redbud	Cercis Canadensis	1 3/4" B&B
20	ERBT	20	ERBT	Eastern Redbud (fl)	Cercis Canadensis (fl)	1 3/4" B&B
5	SKH	5	SKH	Street Keeper Honeylocust	Gleditsia Triscan 'draves'	2" B&B
4	RJCC	4	RJCC	Red Jewel Crabapple (clp)	Malus 'jewelcol' (clp)	2" B&B
6	SWO	6	SWO	Swamp White Oak	Quercus bicolor	2" B&B
7	PO	7	PO	Pin Oak	Quercus palustris	2" B&B
18	ISL	18	ISL	Ivory Silk Japanese Liriodendron	Syringa reticulata 'ivory silk'	5" B&B
2	GSL	2	GSL	Greenspire Littleleaf Linden	Tilia cordata 'greenspire'	2" B&B
Conifer Evergreen		Quantity	Code Name	Common Name	Scientific Name	Planting Size
2	TFC	2	TFC	Thai Japanese Falsecypress	Chamaecyparis pisifera 'filifera'	#6 CONT.
62	MBJ	62	MBJ	Mountbatten Juniper	Juniperus chinensis 'mountbatten'	5" B&B
24	BHS	24	BHS	Black Hills Spruce	Picea glauca var densata	5" B&B
69	MMP	69	MMP	Mops Mugo Pine	Pinus mugo 'mops'	#3 CONT.
25	EA	25	EA	Emerald Arborvitae	Thuja occidentalis 'smaragd'	5" B&B
12	WGA	12	WGA	Woodward Globe Arborvitae	Thuja occidentalis 'woodwardii'	#5 CONT.

Plant Material List - Entire Site

Perennial		Quantity	Code Name	Common Name	Scientific Name	Planting Size
166	SBA	166	SBA	Summer Beauty Ornamental Onion	Allium 'summer beauty'	#1 CONT.
366	KFG	366	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis acutiflora 'karl foerster'	1 GAL.
3	RZC	3	RZC	Rozanne Cranebill	Geranium 'rozanne'	#1 CONT.
68	SBOG	68	SBOG	Sapphire Blue Oat Grass	Helictotrichon sempervirens 'saphirespride'	#1 CONT.
48	PH	48	PH	Patriot Hosta	Hosta 'patriot'	#1 CONT.
185	PMG	185	PMG	Purple Maiden Grass	Miscanthus sinensis var purpureus	#1 CONT.
153	PRD	153	PRD	Prairie Droopseed	Sporobolus heterodactylus	#1 CONT.
Shrub		Quantity	Code Name	Common Name	Scientific Name	Planting Size
49	QFH	49	QFH	Quick Fire Hydrangea	Hydrangea paniculata 'bulk'	#5 CONT.
43	SWN	43	SWN	Summer Wine Ninebark	Physocarpus opulifolius 'seward'	#5 CONT.
46	NWR	46	NWR	Nearly Wild Rose	Rosa 'nearly wild'	#2 CONT.



**L3**  
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13/023 CAUSTIVE SHORTIRISH FIELDSIRISH 13C10 PHS:DWG Created: 5/21/2024, Saved: 5/21/2024, Printed: 5/21/2024



**the bruce company**  
 OF WISCONSIN, INC.  
 LANDSCAPE ARCHITECTS  
 LANDSCAPE CONTRACTORS  
 2830 PARKER STREET  
 P.O. BOX 620330  
 MIDDLETON, WI 53562-0330  
 TEL: (608) 836-7041  
 FAX: (608) 831-6266

**IRISH FIELDS**  
 TULLAMORE STREET & WEST FAHEY GLEN  
 FITCHBURG, WISCONSIN 53711

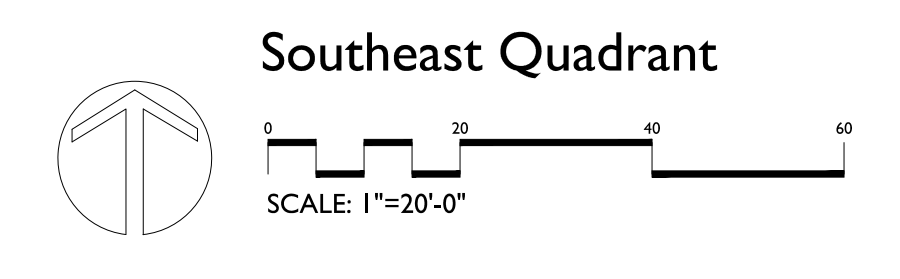
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 RS  
 Revised: 1/16/23 RS  
 Revised: 2/10/23 RS  
 Revised: 8/16/23 MM  
 Revised: 10/12/23 RS  
 Revised: 10/16/23 CP  
 Revised: 5/21/24 PHS  
 2-3  
 Revised: ----  
 Revised:  
 Revised:

Plant Material List - Entire Site

Quantity	Code Name	Common Name	Scientific Name	Planting Size
14	RPM	Redpointe Red Maple	Acer Rubrum 'Frank Jr.'	2" B&B
23	FFM	Fall Fiesta Sugar Maple	Acer Saccharum 'balista'	2" B&B
7	ABM	Autumn Blaze Maple	Acer X 'Freemanii' 'Jeffersred'	2 1/2" B&B
5	WBC	Whitespire Gray Birch (clp)	Betula Populifolia 'Whitespire' (clp)	8" B&B
2	ERB	Eastern Redbud	Cercis Canadensis	1 3/4" B&B
20	ERBT	Eastern Redbud (rf)	Cercis Canadensis (rf)	1 3/4" B&B
5	SKH	Street Keeper Honeylocust	Gleditsia Triacan 'draves'	2" B&B
4	RJCC	Red Jewel Crabapple (clp)	Malus 'Jewelcole' (clp)	5" B&B
6	SWO	Swamp White Oak	Quercus Bicolor	2" B&B
7	PO	Pin Oak	Quercus Palustris	2" B&B
18	ISL	Ivory Silk Japanese Liltc	Syringa Reticulata 'Ivory Silk'	5" B&B
2	GSL	Greenspire Littleleaf Linden	Tilia Cordata 'greenspire'	2" B&B
<b>Conifer/Evergreen</b>				
2	TFC	Thif Japanese Falsecypress	Chamaecyparis Pisi 'Millera'	#6 CONT.
62	MBJ	Mountbatten Juniper	Juniperus Chinensis 'mountbatten'	5" B&B
24	BHS	Black Hills Spruce	Picea Glauca Var. Densata	5" B&B
69	MMP	Mops Mugo Pine	Pinus Mugo 'mops'	#3 CONT.
25	EA	Emerald Arborvitae	Thuja Occidentalis 'smaragd'	5" B&B
12	WGA	Woodward Globe Arborvitae	Thuja Occidentalis 'woodwardii'	#5 CONT.

Plant Material List - Entire Site

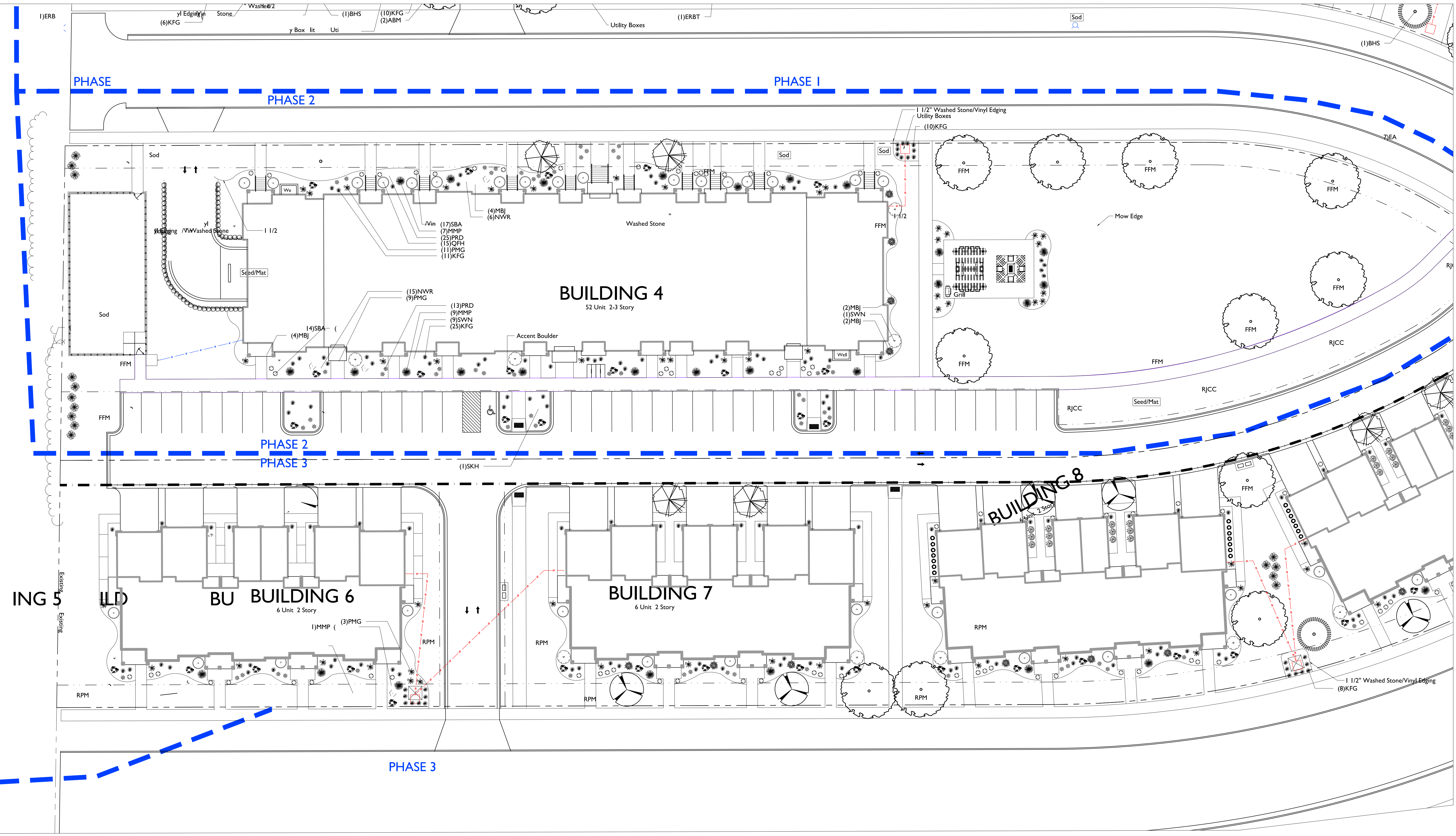
Quantity	Code Name	Common Name	Scientific Name	Planting Size
166	SBA	Summer Beauty Ornamental Onion	Allium 'summer Beauty'	#1 CONT.
366	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis Acutiflora 'Karl Foerster'	1 GAL.
3	RZC	Rozanne Cranesbill	Geranium 'rozanne'	#1 CONT.
68	SBOG	Sapphire Blue Oat Grass	Helictotrichon Sempervivens 'saphirsprudel'	#1 CONT.
48	PH	Patriot Hosta	Hosta 'patriot'	#1 CONT.
185	PMG	Purple Maiden Grass	Miscanthus Sinensis Var. Purpurescens	#1 CONT.
153	PRD	Prairie Dropseed	Sporobolus Heterolepis	#1 CONT.
<b>Shrub</b>				
49	QFH	Quick Fire Hydrangea	Hydrangea Paniculata 'bulk'	#5 CONT.
43	SWN	Summer Wine Ninebark	Physocarpus Opulifolius 'seward'	#5 CONT.
46	NWR	Nearly Wild Rose	Rosa 'nearly Wild'	#2 CONT.



**L4**

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12/023 CAUSTEVE SHORTIRISH FIELDS/IRISH 15C10 PHS1.DWG Created: 5/21/2024, Saved: 5/21/2024, Printed: 5/21/2024



**IRISH FIELDS**  
TULLAMORE STREET & W. WEST FAHEY GLEN  
FITZBURGH, WISCONSIN 53711

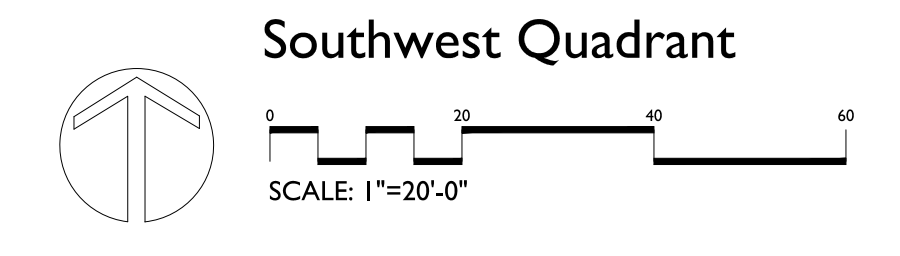
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Drawn By: 12/19/22  
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Revised: 1/16/23 RS  
Revised: 2/10/23 RS  
Revised: 8/16/23 MM  
Revised: 10/12/23 RS  
Revised: 10/16/23 CP  
Revised: 5/21/24 PHS  
2-3  
Revised: ----  
Revised: ----  
Revised: ----

**Plant Material List - Entire Site**

Broadleaf Deciduous			
Quantity	Code Name	Common Name	Scientific Name
14	RPM	Redpointe Red Maple	Acer Rubrum 'Frank Jr.'
23	FFM	Fall Fiesta Sugar Maple	Acer Saccharum 'balista'
7	ABM	Autumn Blaze Maple	Acer X. Freemanii 'Jeffersred'
5	WBC	Whitespire Gray Birch (clp)	Betula Populifolia 'Whitespire' (clp)
2	ERB	Eastern Redbud	Cercis Canadensis
20	ERBT	Eastern Redbud (cf)	Cercis Canadensis (cf)
5	SKH	Street Keeper Honeylocust	Gleditsia Triacan 'draves'
4	RJCC	Red Jewel Crabapple (clp)	Malus 'jewelcole' (clp)
6	SWO	Swamp White Oak	Quercus bicolor
7	PO	Pin Oak	Quercus palustris
18	ISL	Ivory Silk Japanese Lilac	Syringa reticulata 'Ivory Silk'
2	GSL	Greenspire Littleleaf Linden	Tilia cordata 'greenspire'
Conifer Evergreen			
Quantity	Code Name	Common Name	Scientific Name
2	TFC	Thif Japanese Falsecypress	Chamaecyparis pis 'lifera'
62	MBJ	Mountbatten Juniper	Juniperus chinensis 'mountbatten'
24	BHS	Black Hills Spruce	Picea glauca var densata
69	MMP	Mops Mugo Pine	Pinus mugo 'mops'
25	EA	Emerald Arborvitae	Thuja occidentalis 'emerald'
12	WGA	Woodward Globe Arborvitae	Thuja occidentalis 'woodwardii'

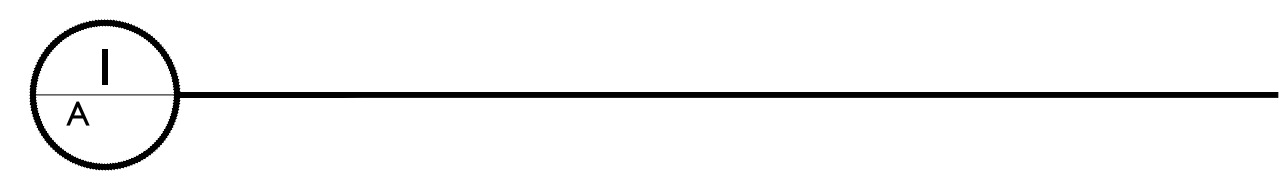
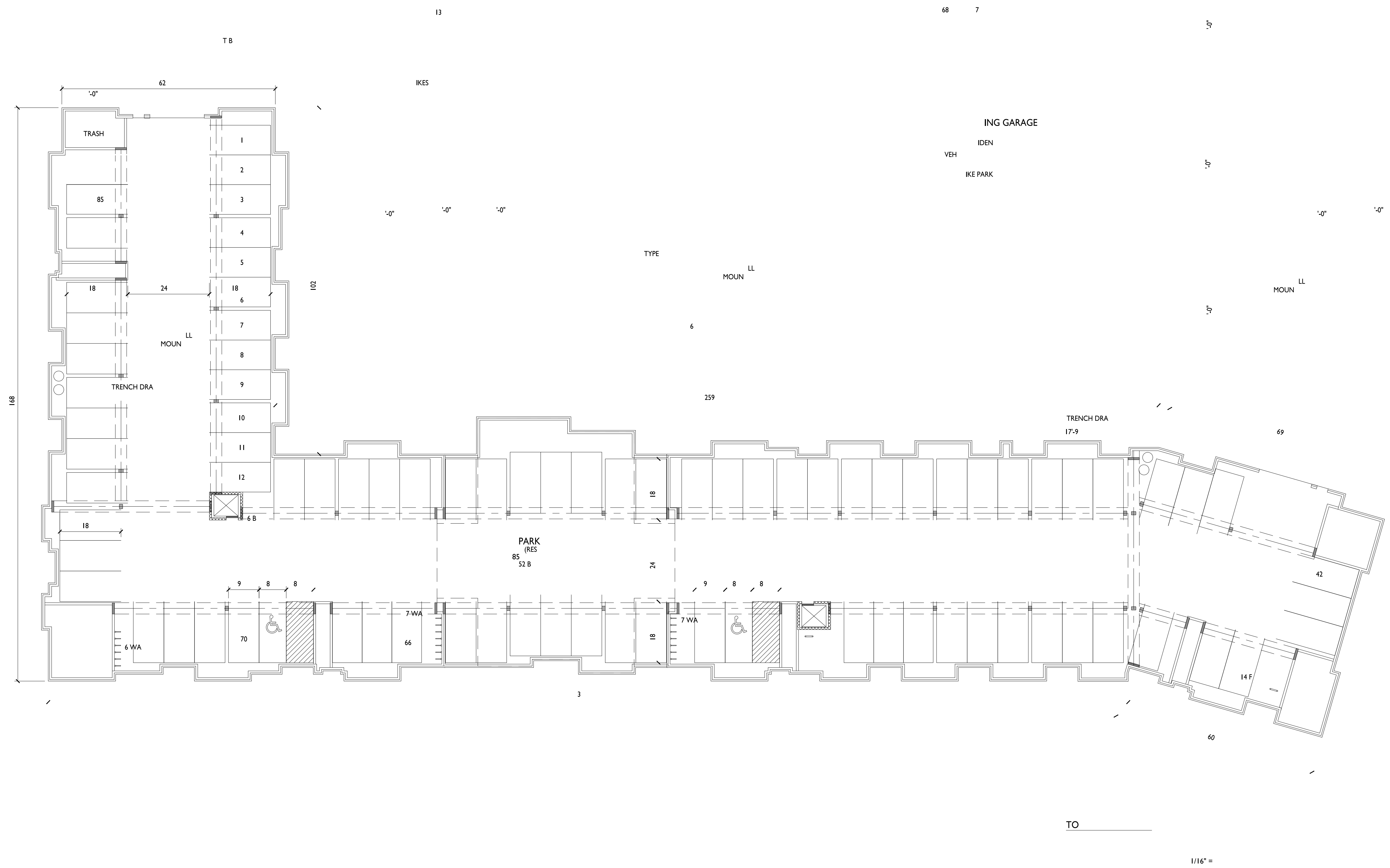
**Plant Material List - Entire Site**

Perennial			
Quantity	Code Name	Common Name	Scientific Name
166	SBA	Summer Beauty Ornamental Onion	Allium 'summer beauty'
366	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis acutiflora 'karl foerster'
3	RZC	Rozanne Cranesbill	Geranium 'rozanne'
68	SBOG	Sapphire Blue Oat Grass	Helictotrichon sempervirens 'saphirespride'
48	PH	Patriot Hosta	Hosta 'patriot'
185	PHG	Purple Maiden Grass	Miscanthus sinensis var purpureus
153	PRD	Prairie Dropseed	Sporobolus heterolepis
Shrub			
Quantity	Code Name	Common Name	Scientific Name
49	QFH	Quick Fire Hydrangea	Hydrangea paniculata 'bulk'
43	SWN	Summer Wine Ninebark	Physocarpus opulifolius 'seward'
46	NWR	Nearly Wild Rose	Rosa 'nearly wild'



**L5**

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-1.0

TO \_\_\_\_\_

1/16" =

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Issued for S

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Irish Fie

1'-0"

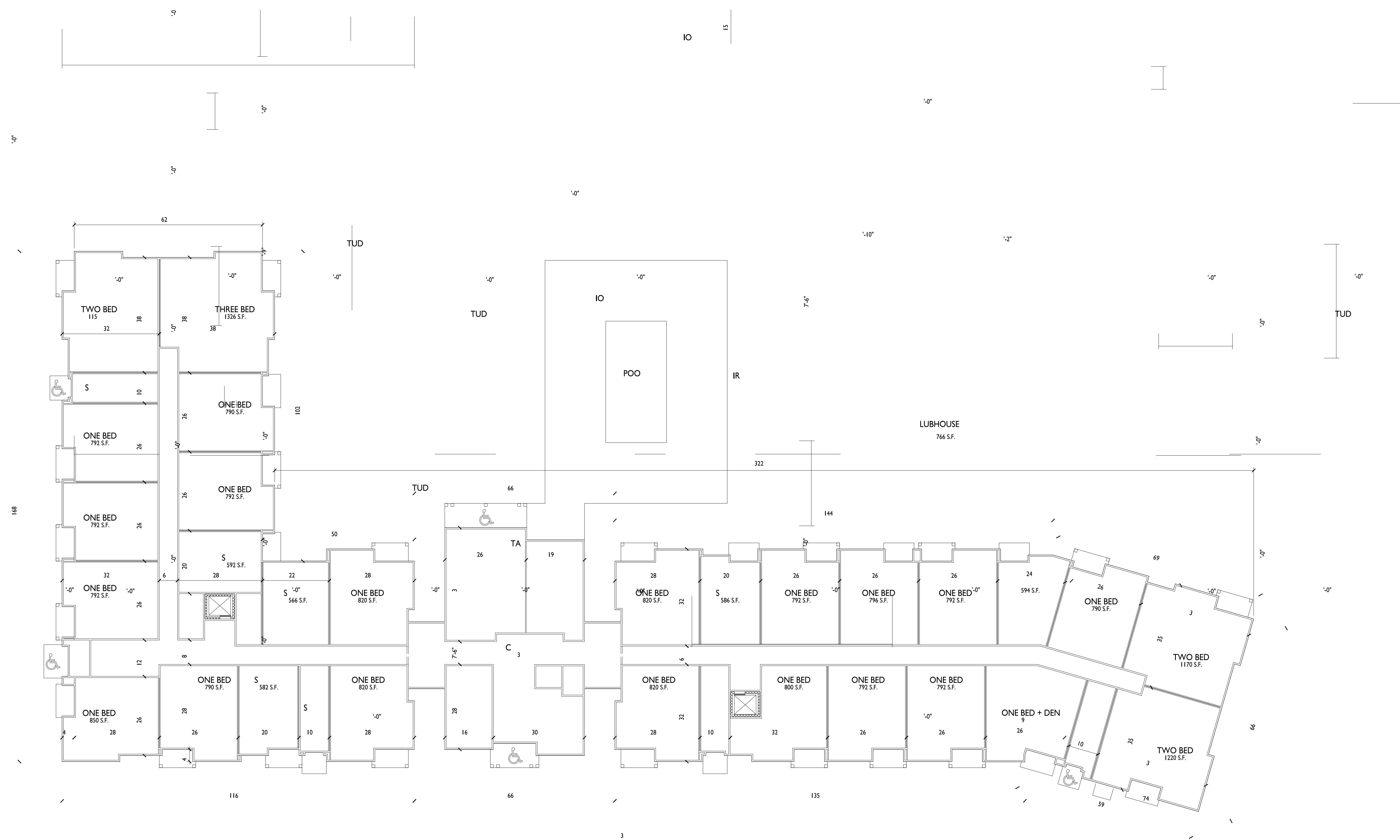
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Basement P

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PROJEC

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Issued for S

Irish Fie

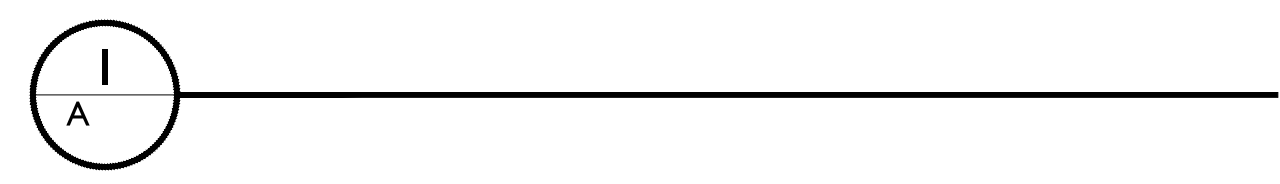
First F



Issued for S

Irish Fie

1'-0"  
Second F



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B

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Issued for S

\_\_\_\_\_

Irish Fie

1'-0"

\_\_\_\_\_

Third F

\_\_\_\_\_

PROJEC

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- TYPICAL MATERIALS
- DIMENSIONAL ASPHALT SHINGLES
- COMPOSITE LAP SIDING
- ALUMINUM WRAPPED FASCIA
- COMPOSITE WINDOWS
- COMPOSITE TRIM
- COMPOSITE BOARD & BATTEN
- ALUMINUM RAILINGS
- CAST STONE BANDS & SILLS
- STONE VENEER

WOODTONE STAINED  
COMPOSITE COLUMN TRIM

**1** SOUTH ELEVATION - BUILDING 1-2  
 A-2.1 1/16" = 1'-0"

ISSUED  
 Issued for SIP - April 19, 2022  
 Revised ADR Submittal - April 15, 2025

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
ROOF	ASPHALT SHINGLES	GAF - FOX HOLLOW GRAY
HORIZONTAL LAP SIDING	COMPOSITE	LP - MIDNIGHT SHADOW
BOARD & BATTEN SIDING	COMPOSITE	LP - DESERT STONE
FREIZE, DECK, & WINDOW TRIM BOARDS	COMPOSITE	LP - DESERT STONE
FASCIA	ALUM. WRAPPED	MATCH LP DESERT STONE
DECK BOARDS	COMPOSITE	TBD - MATCH TREX WINCHESTER GREY
DECK COLUMNS & TIMBER ACCENTS	COMPOSITE	WOODTONE - WARM ESPRESSO
MASONRY VENEER	STONE VENEER	FOND DU LAC DIMENSIONAL
CAST STONE SILLS & HEADS	CAST STONE	BIG RIVER 14-32
WINDOWS & PATIO DOORS	ANDERSON 100	BLACK
RAILING	ALUMINUM	BLACK
BUILDING ENTRANCE SYSTEMS	ALUMINUM STOREFRONT	ANODIZED BLACK
UNIT ENTRY DOORS	N/A	

PROJECT TITLE  
**Irish Fields  
 Development**



**2** NORTH ELEVATION - BUILDING 1-2  
 A-2.1 1/8" = 1'-0"

Lots 270 & 271  
 Highfield Reserve  
 Fitchburg, Wisconsin  
 SHEET TITLE  
**Exterior Elevations  
 Building 1-2**

SHEET NUMBER

**A-2.1**

PROJECT NO. **2104**  
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Issued for 5



Irish Fie

Exterior E

3

A

-2.2

1/8" =

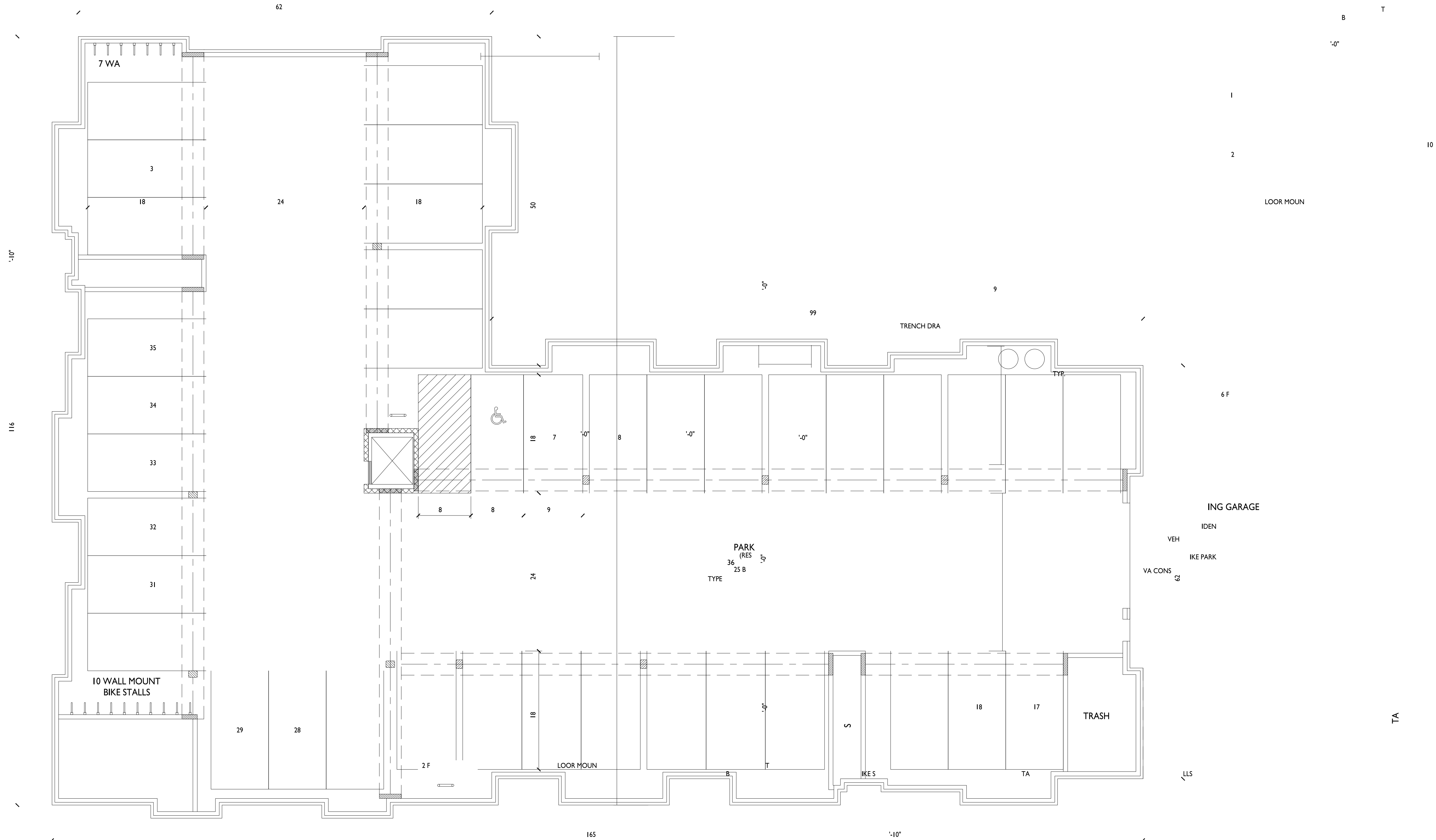
1'-0"

WES

T I

PROJEC

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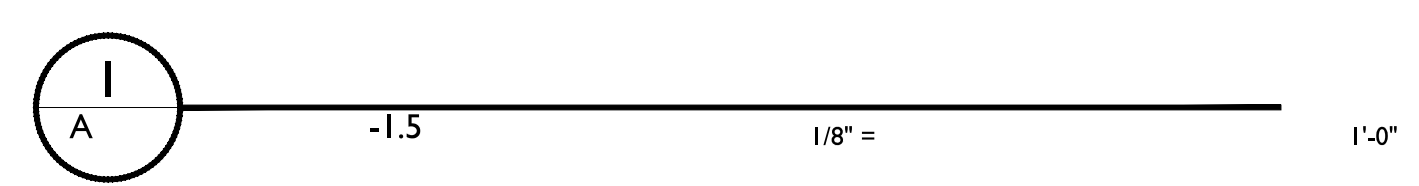


BASEMEN

TO  
T F

LOOR P

Basement P  
LAN



TO  
F IRS T F

LOOR P

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Issued for S

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Irish Fie

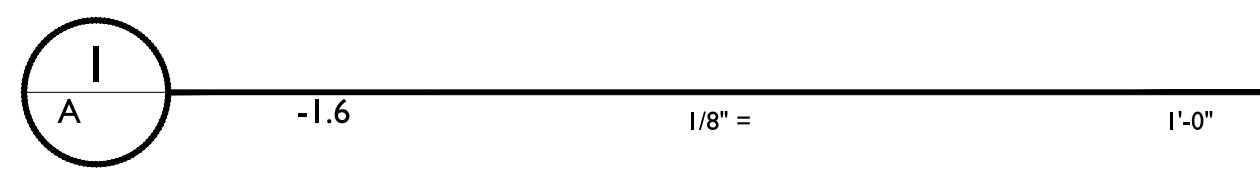
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First F

---

PROJEC

© Knothe & Bruce Architects.



SECOND F

LOOR P

LAN

---

Issued for S

Irish Fie

Second F

PROJEC  
© Knothe & Bruce Architects.





CAS

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
ROOF	ASPHALT SHINGLES	GAF - FOX HOLLOW GRAY
HORIZONTAL LAP SIDING	COMPOSITE	LP - MIDNIGHT SHADOW
BOARD & BATTEN SIDING	COMPOSITE	LP - DESERT STONE
FRIZZE, DECK, & WINDOW TRIM BOARDS	COMPOSITE	LP - DESERT STONE
FASCIA	ALUM. WRAPPED	MATCH LP DESERT STONE
DECK BOARDS	COMPOSITE	TBD - MATCH TREX WINCHESTER GREY
DECK COLUMNS & TIMBER ACCENTS	COMPOSITE	WOODTONE - WARM ESPRESSO
MASONRY VENEER	STONE VENEER	FOND DU LAC DIMENSIONAL
CAST STONE SILLS & HEADS	CAST STONE	BIG RIVER 14-32
WINDOWS & PATIO DOORS	ANDERSON 100	BLACK
RAILING	ALUMINUM	BLACK
BUILDING ENTRANCE SYSTEMS	ALUMINUM STOREFRONT	ANODIZED BLACK
UNIT ENTRY DOORS	N/A	

Issued for S  
Revised ADR Submittal - April 15, 2025



Irish Fie

Exterior E

2

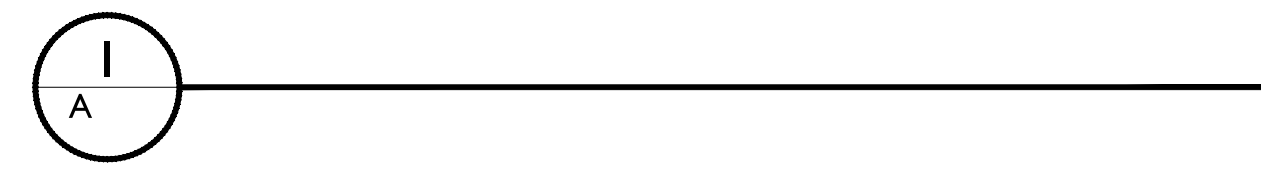
A

-2.3

1/8" =

1'-0"

NOR



Issued for 5

Irish Fie

Exterior E

PROJEC

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608.836.3690 Middleton, WI 53562

ISSUED  
Issued For Bid - June 9, 2023  
Reissued For Bid - June 5, 2024  
PDD Revision - July 12, 2024  
ADR Bldg #4 - April 15, 2025

PROJECT TITLE  
**Irish Fields  
Development**

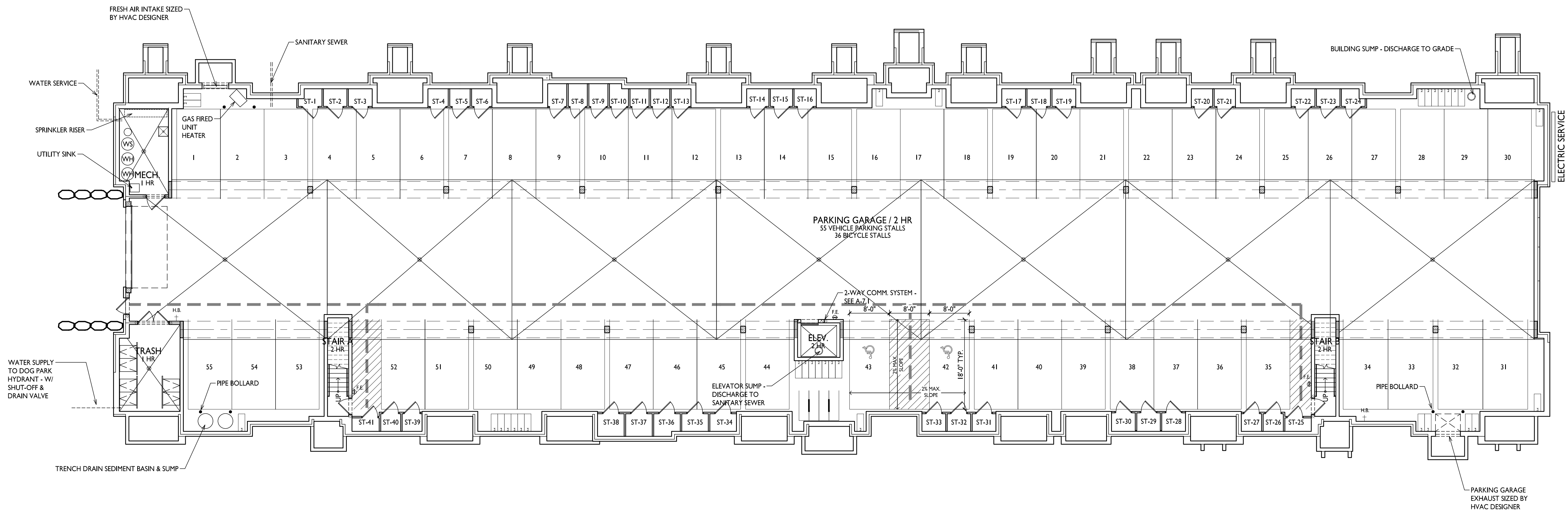
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CSM Lot 1  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**Basement Plan**

SHEET NUMBER

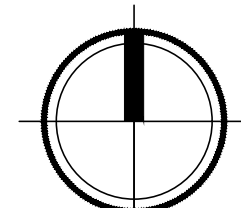
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PROJECT NO. **2104**

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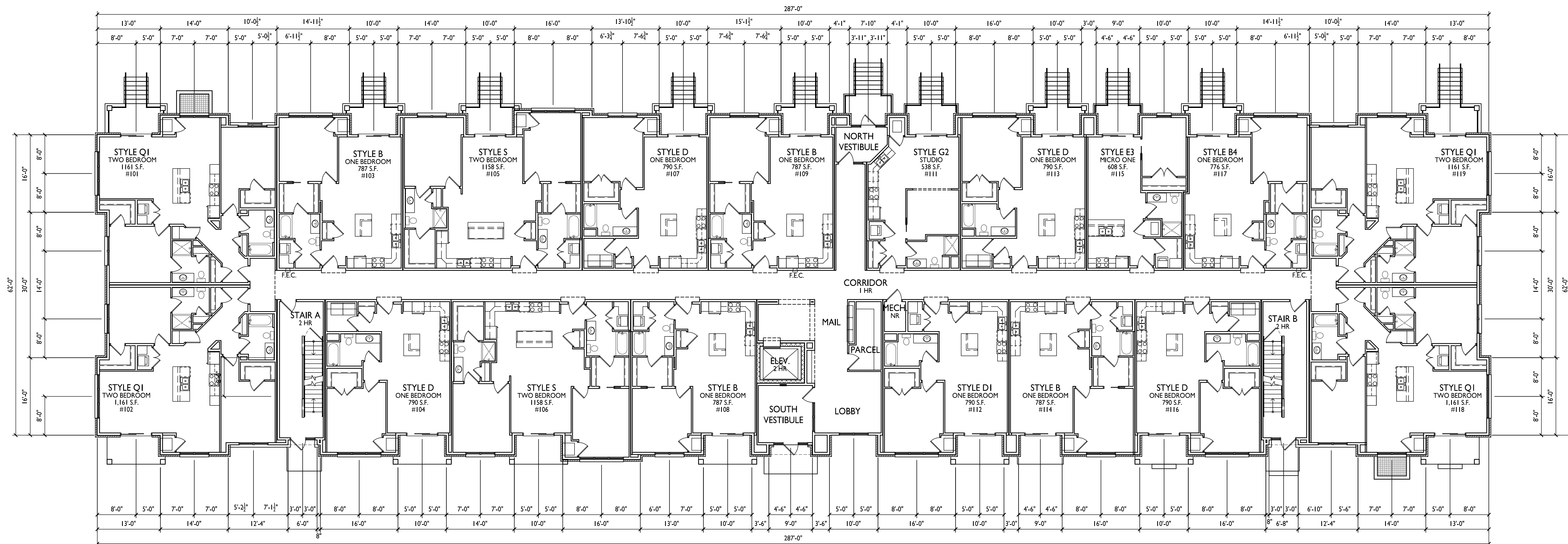
**1**  
A-1.8  
**BASEMENT PLAN**  
3/32" = 1'-0"





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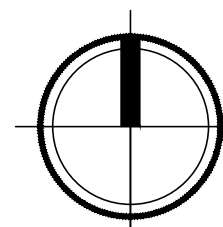
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Issued for Bid - June 9, 2023  
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PDD Revision - July 12, 2024  
ADR Bldg #4 - April 15, 2025

PROJECT TITLE  
**Irish Fields  
Development**

Building 4  
CSM Lot 1  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**First Floor Plan**

SHEET NUMBER

**1** FIRST FLOOR PLAN  
A-1.9 3/32" = 1'-0"



**A-1.9**

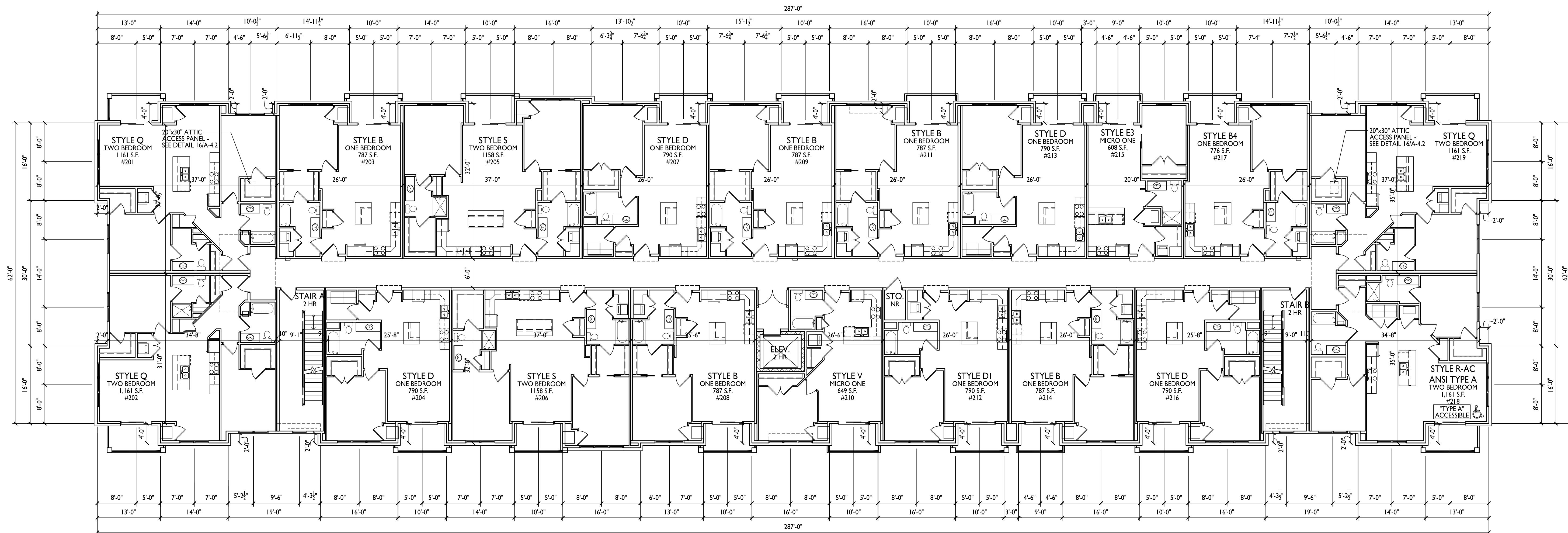
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ADR Bldg #4 - April 15, 2025

**PROJECT TITLE**  
Irish Fields  
Development

Building 4  
CSM Lot 1  
Highfield Reserve  
Fitchburg, Wisconsin  
**SHEET TITLE**  
Second Floor Plan

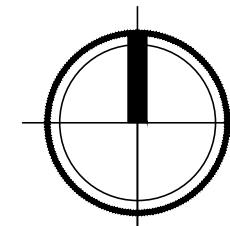
**SHEET NUMBER**

**A-1.10**

**PROJECT NO.** 2104

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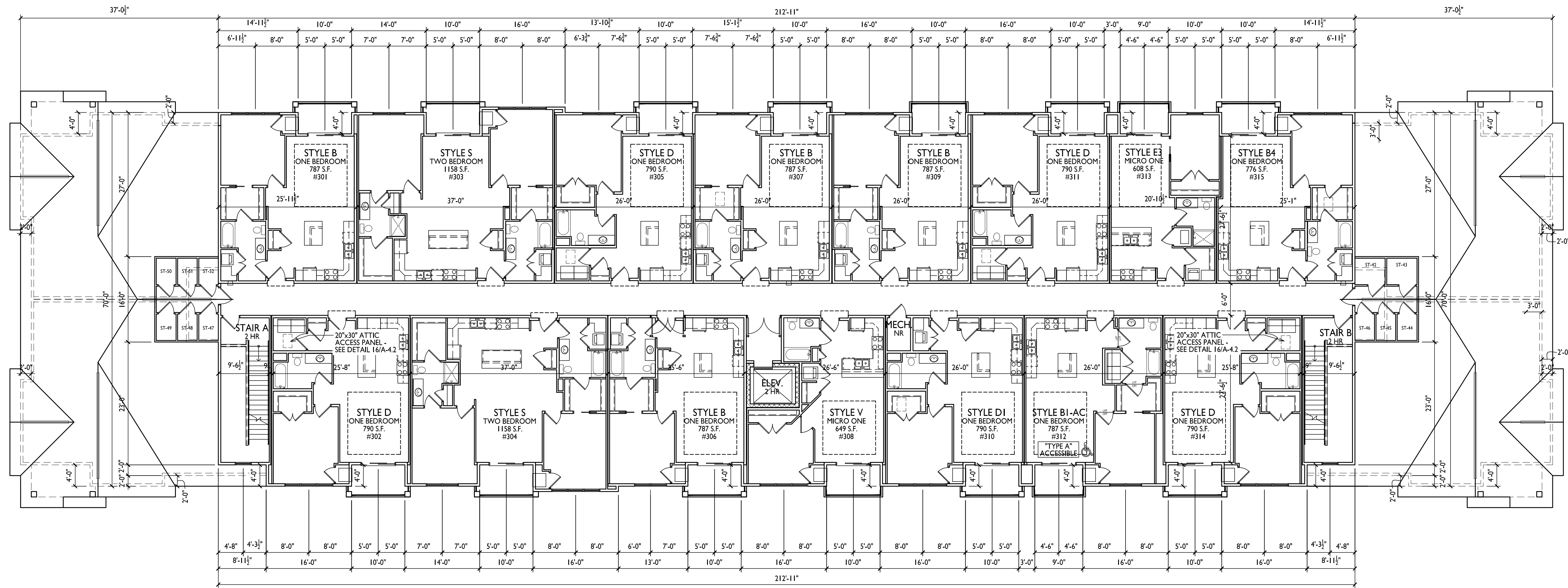
**I SECOND FLOOR PLAN**  
A-1.10 3/32" = 1'-0"





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608.836.3690 Middleton, WI 53562



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Issued for Bid - June 9, 2023  
Reissued For Bid - June 5, 2024  
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ADR Bldg #4 - April 15, 2025

**PROJECT TITLE**  
Irish Fields  
Development

**Building 4**  
CSM Lot 1  
Highfield Reserve  
Fitchburg, Wisconsin  
**SHEET TITLE**  
Third Floor Plan

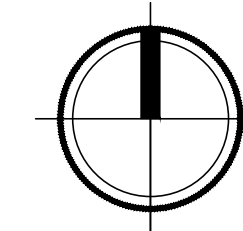
**SHEET NUMBER**

**A-1.11**

**PROJECT NO.** 2104

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





- TYPICAL MATERIALS
- DIMENSIONAL ASPHALT SHINGLES
  - COMPOSITE LAP SIDING
  - COMPOSITE FASCIA
  - COMPOSITE BOARD & BATTEN
  - COMPOSITE WINDOWS
  - ALUMINUM RAILINGS
  - CAST STONE BANDS & SILLS
  - COMPOSITE TRIM
  - COMPOSITE COLUMN TRIM
  - STONE VENEER

PARKING GARAGE  
FRESH AIR INTAKE

**1 SOUTH ELEVATION**  
A-2.5 3/32" = 1'-0"

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
ROOF	ASPHALT SHINGLES	GAF - FOX HOLLOW GRAY
HORIZONTAL LAP SIDING	COMPOSITE	LP - MIDNIGHT SHADOW
BOARD & BATTEN SIDING	COMPOSITE	LP - DESERT STONE
FREIZE, DECK, & WINDOW TRIM BOARDS	COMPOSITE	LP - DESERT STONE
FASCIA	ALUM. WRAPPED	MAP - MATCH LP DESERT STONE
DECK BOARDS	COMPOSITE	TBD - MATCH TREX WINCHESTER GREY
DECK COLUMNS & TIMBER ACCENTS	COMPOSITE	WOODTONE - WARM ESPRESSO
MASONRY VENEER	STONE VENEER	FOND DU LAC DIMENSIONAL
CAST STONE SILLS & HEADS	CAST STONE	BIG RIVER 14-32
WINDOWS & PATIO DOORS	COMPOSITE - LINDSAY	BLACK
RAILING	ALUMINUM	BLACK
BUILDING ENTRANCE SYSTEMS	ALUMINUM STOREFRONT	ANODIZED BLACK
UNIT ENTRY DOORS	STAINED FIBERGLASS	BLACK

ISSUED  
Issued for SIP - April 19, 2022  
Revised ADR Submittal - April 15, 2025

PROJECT TITLE  
**Irish Fields  
Development**



**2 EAST ELEVATION**  
A-2.5 3/32" = 1'-0"

Lots 270 & 271  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**Exterior Elevations  
Building 4**

SHEET NUMBER

**A-2.5**

PROJECT NO. **2104**  
© Knothe & Bruce Architects, LLC

TYPICAL MATERIALS

- DIMENSIONAL ASPHALT SHINGLES
- COMPOSITE LAP SIDING
- ALUMINUM WRAPPED FASCIA
- COMPOSITE BOARD & BATTEN
- COMPOSITE WINDOWS
- ALUMINUM RAILINGS
- CAST STONE BANDS & SILLS
- COMPOSITE TRIM
- COMPOSITE COLUMN TRIM
- STONE VENEER



**1 NORTH ELEVATION**  
A-2.2 3/32" = 1'-0"

ISSUED  
Issued for Bid - June 9, 2023  
Reissued For Bid - June 5, 2024  
PDD Revision - July 12, 2024  
ADR Bldg #4 - April 15, 2025



**2 WEST ELEVATION**  
A-2.2 3/32" = 1'-0"

PROJECT TITLE  
**Irish Fields  
Development**

Lots 270 & 271  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**Exterior  
Elevations  
Building #4**

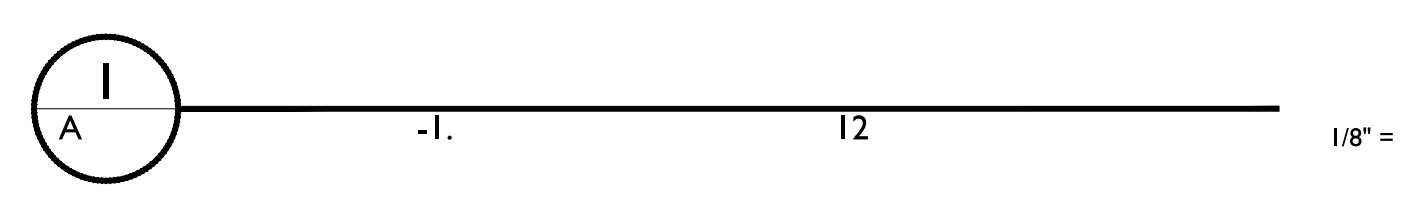
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**A-2.6**



Issued for S

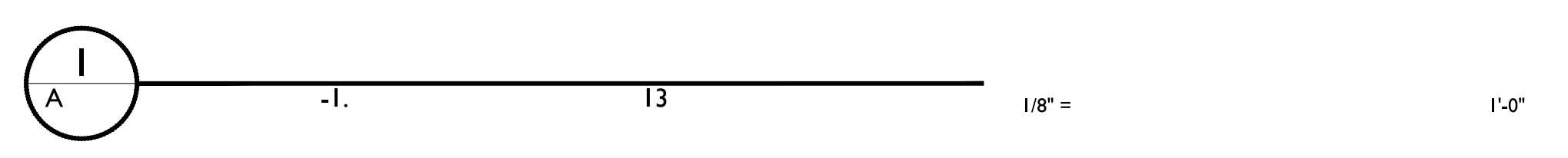
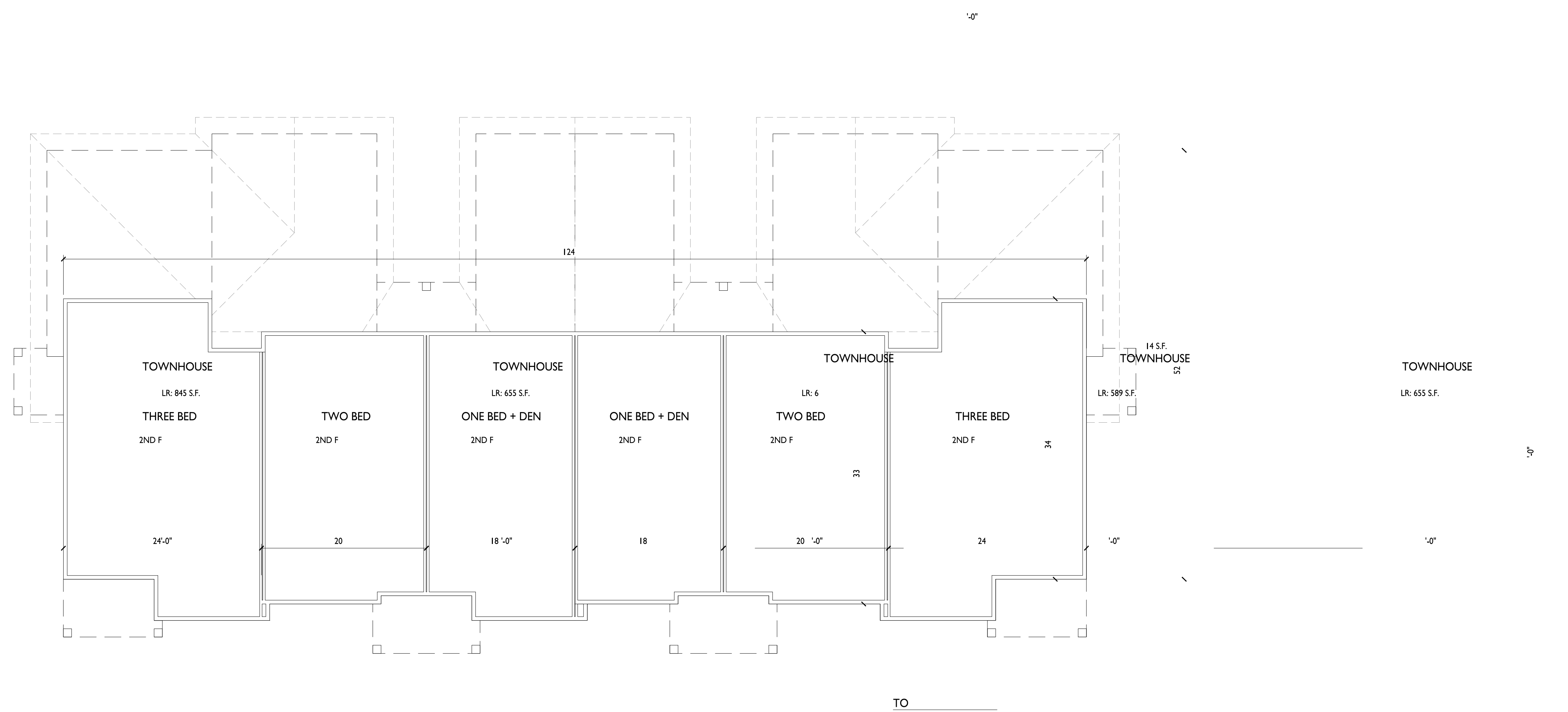
Irish Fie



TO

F IRS T F LOOR

First F



SECOND F

LOOR P

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Issued for S

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Irish Fie

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Second F

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**1 SOUTH ELEVATION - BUILDING 5-8**  
A-2.7 1/8" = 1'-0"

ISSUED  
Issued for SIP - April 19, 2022  
Revised ADR Submittal - April 15, 2025

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
ROOF	ASPHALT SHINGLES	GAF - FOX HOLLOW GRAY
HORIZONTAL LAP SIDING	COMPOSITE	LP - MIDNIGHT SHADOW
BOARD & BATTEN SIDING	COMPOSITE	LP - DESERT STONE
FREIZE, DECK, & WINDOW TRIM BOARDS	COMPOSITE	LP - DESERT STONE
FASCIA	ALUM. WRAPPED	MAP - MATCH LP DESERT STONE
DECK BOARDS	COMPOSITE	TBD - MATCH TREX WINCHESTER GREY
DECK COLUMNS & TIMBER ACCENTS	COMPOSITE	WOODTONE - WARM ESPRESSO
MASONRY VENEER	STONE VENEER	FOND DU LAC DIMENSIONAL
CAST STONE SILLS & HEADS	CAST STONE	BIG RIVER 14-32
WINDOWS & PATIO DOORS	COMPOSITE - LINDSAY	BLACK
RAILING	ALUMINUM	BLACK
BUILDING ENTRANCE SYSTEMS	ALUMINUM STOREFRONT	ANODIZED BLACK
UNIT ENTRY DOORS	STAINED FIBERGLASS	BLACK

PROJECT TITLE  
**Irish Fields  
Development**



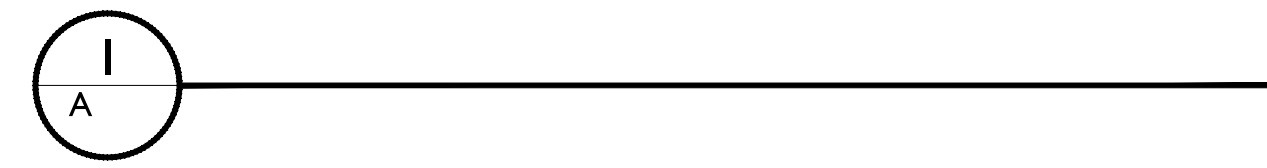
**2 EAST ELEVATION - BUILDING 5-8**  
A-2.7 1/8" = 1'-0"

Lots 270 & 271  
Highfield Reserve  
Fitchburg, Wisconsin  
SHEET TITLE  
**Exterior Elevations  
Building 5-8**

SHEET NUMBER

**A-2.7**

PROJECT NO. **2104**  
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Issued for 5



Irish Fie

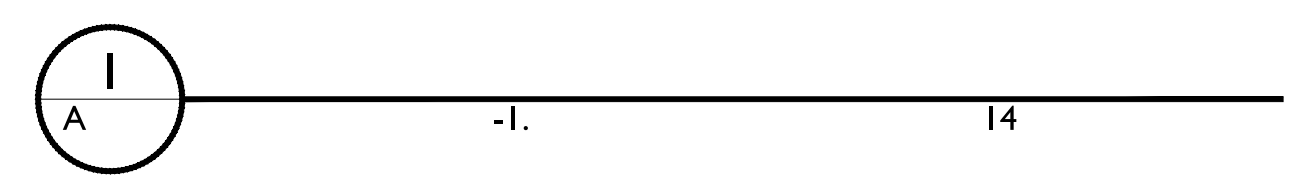
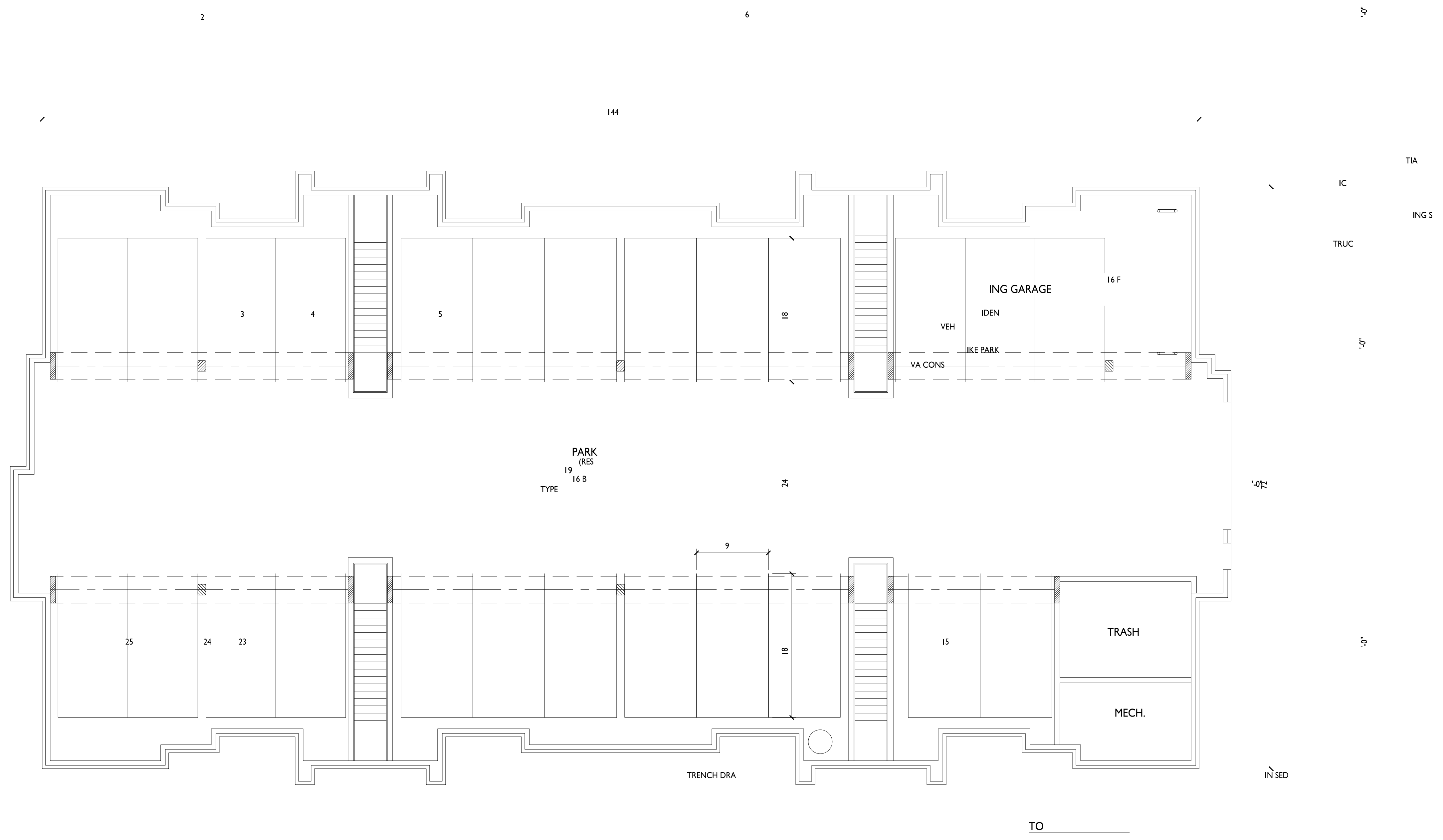


Exterior E



PROJEC

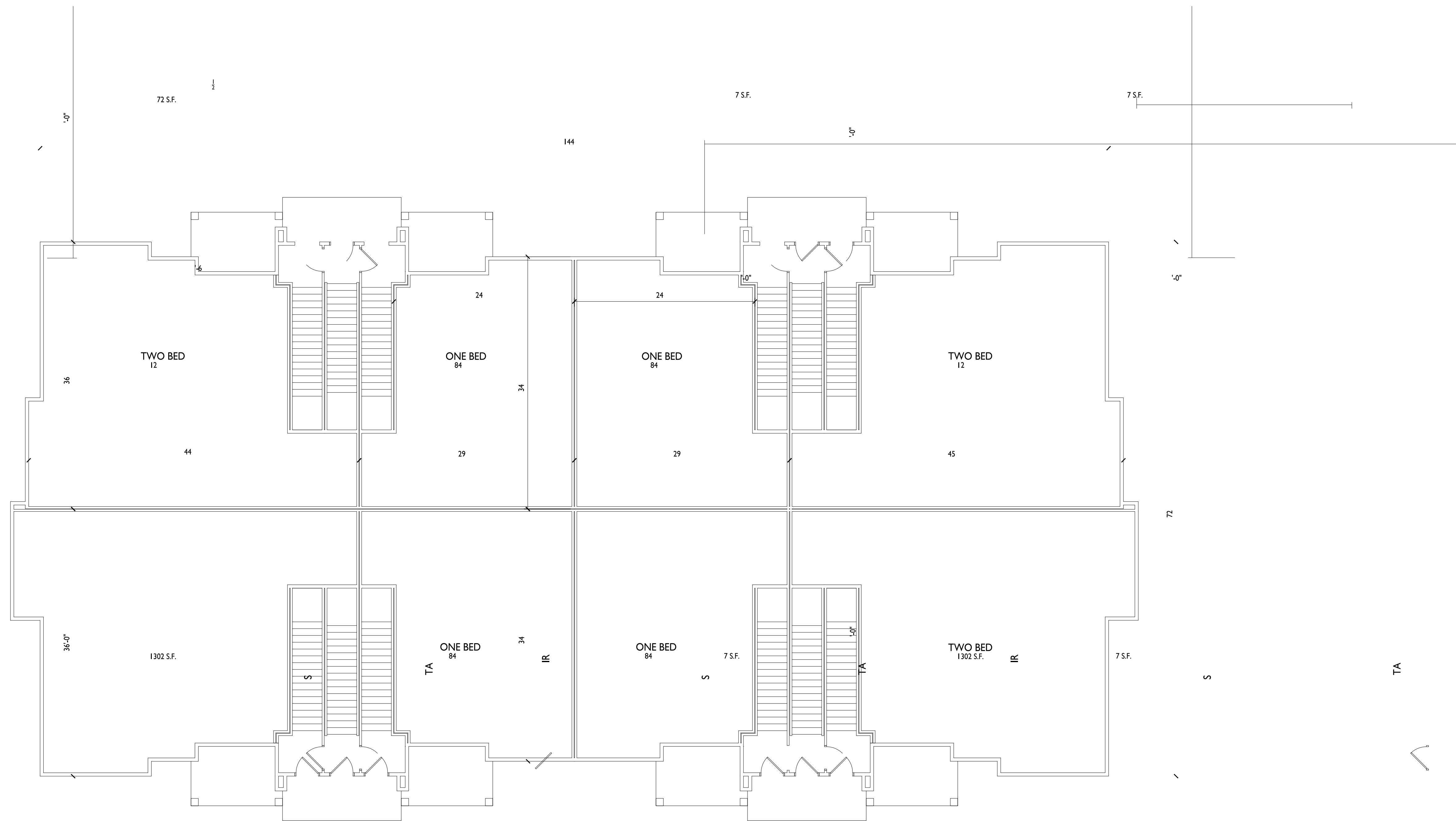
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BASEMEN

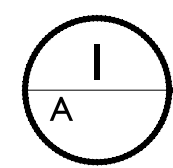
Irish Fie

J.F.  
Basement F



Issued for S

Irish Fie



-1.

15

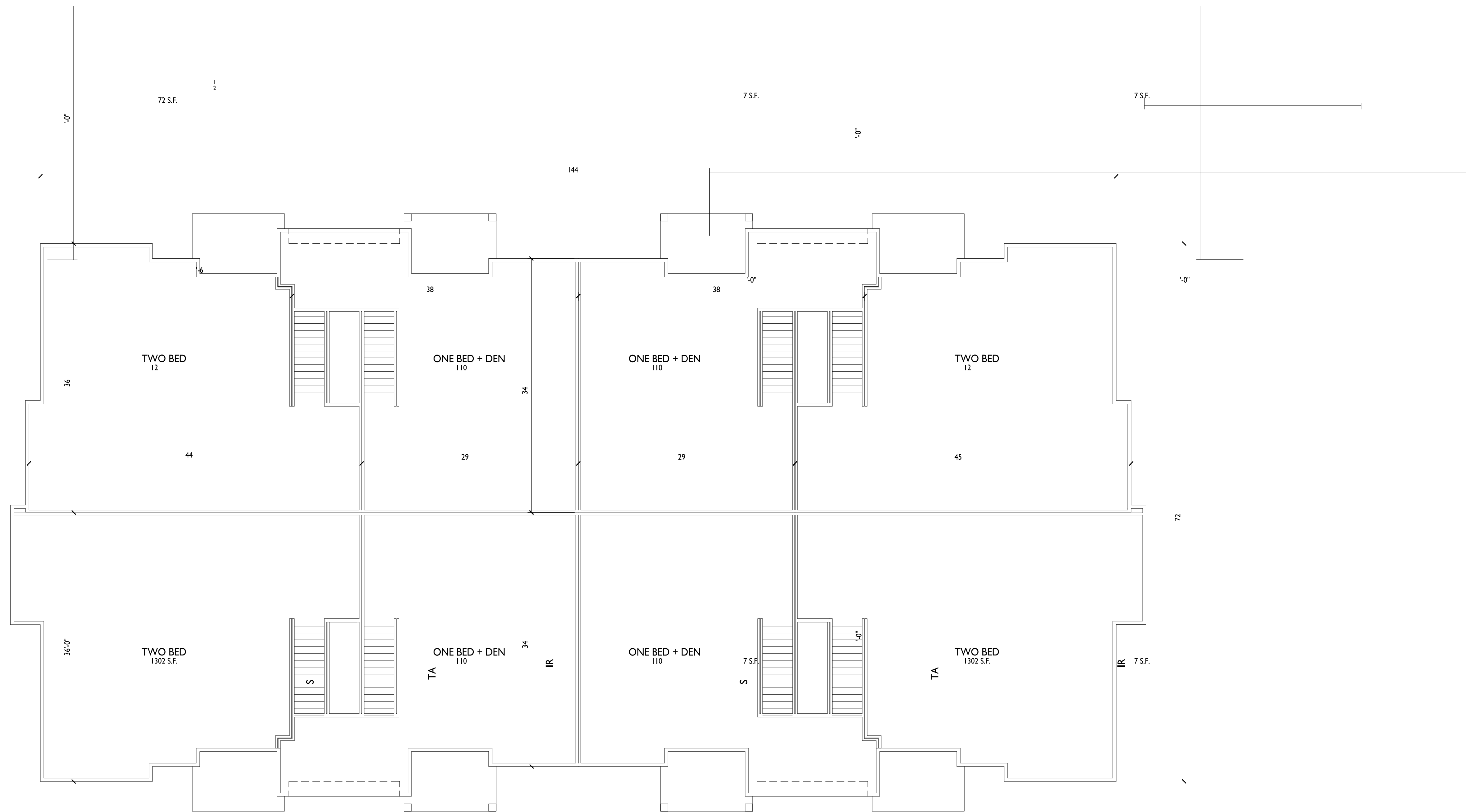
1/8" =

1'-0"

First F

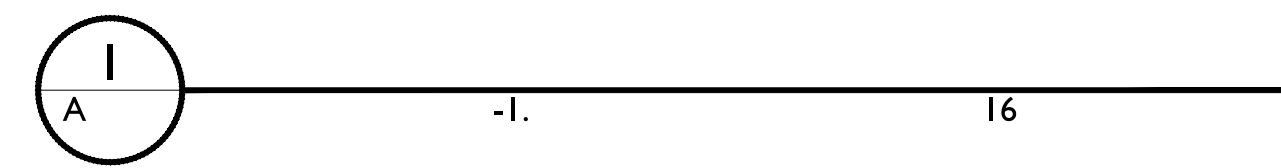
PROJEC

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Irish Fie



SECOND F

LOOR P  
Second F



**1** SOUTH ELEVATION - BUILDING 9-10  
 A-2.9 1/8" = 1'-0"

ISSUED  
 Issued for SIP - April 19, 2022  
 Revised ADR Submittal - April 15, 2025

EXTERIOR MATERIAL SCHEDULE		
BUILDING MATERIAL	MATERIAL	COLOR
ROOF	ASPHALT SHINGLES	GAF - FOX HOLLOW GRAY
HORIZONTAL LAP SIDING	COMPOSITE	LP - MIDNIGHT SHADOW
BOARD & BATTEN SIDING	COMPOSITE	LP - DESERT STONE
FREIZE, DECK, & WINDOW TRIM BOARDS	COMPOSITE	LP - DESERT STONE
FASCIA	ALUM. WRAPPED	MAP - MATCH LP - DESERT STONE
DECK BOARDS	COMPOSITE	TBD - MATCH TREX WINCHESTER GREY
DECK COLUMNS & TIMBER ACCENTS	COMPOSITE	WOODTONE - WARM ESPRESSO
MASONRY VENEER	STONE VENEER	FOND DU LAC DIMENSIONAL
CAST STONE SILLS & HEADS	CAST STONE	BIG RIVER 14-32
WINDOWS & PATIO DOORS	COMPOSITE - LINDSAY	BLACK
RAILING	ALUMINUM	BLACK
BUILDING ENTRANCE SYSTEMS	ALUMINUM STOREFRONT	ANODIZED BLACK
UNIT ENTRY DOORS	STAINED FIBERGLASS	BLACK

PROJECT TITLE  
**Irish Fields  
 Development**



**2** WEST ELEVATION - BUILDING 9-10  
 A-2.9 1/8" = 1'-0"

Lots 270 & 271  
 Highfield Reserve  
 Fitchburg, Wisconsin  
 SHEET TITLE  
**Exterior Elevations  
 Building 9-10**

SHEET NUMBER

**A-2.9**

PROJECT NO. **2104**  
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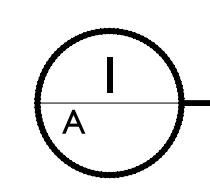
Issued for 5



Irish Fie



Exterior E



-2-

10

1/8" =

1'-0"

EAS

PROJEC

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