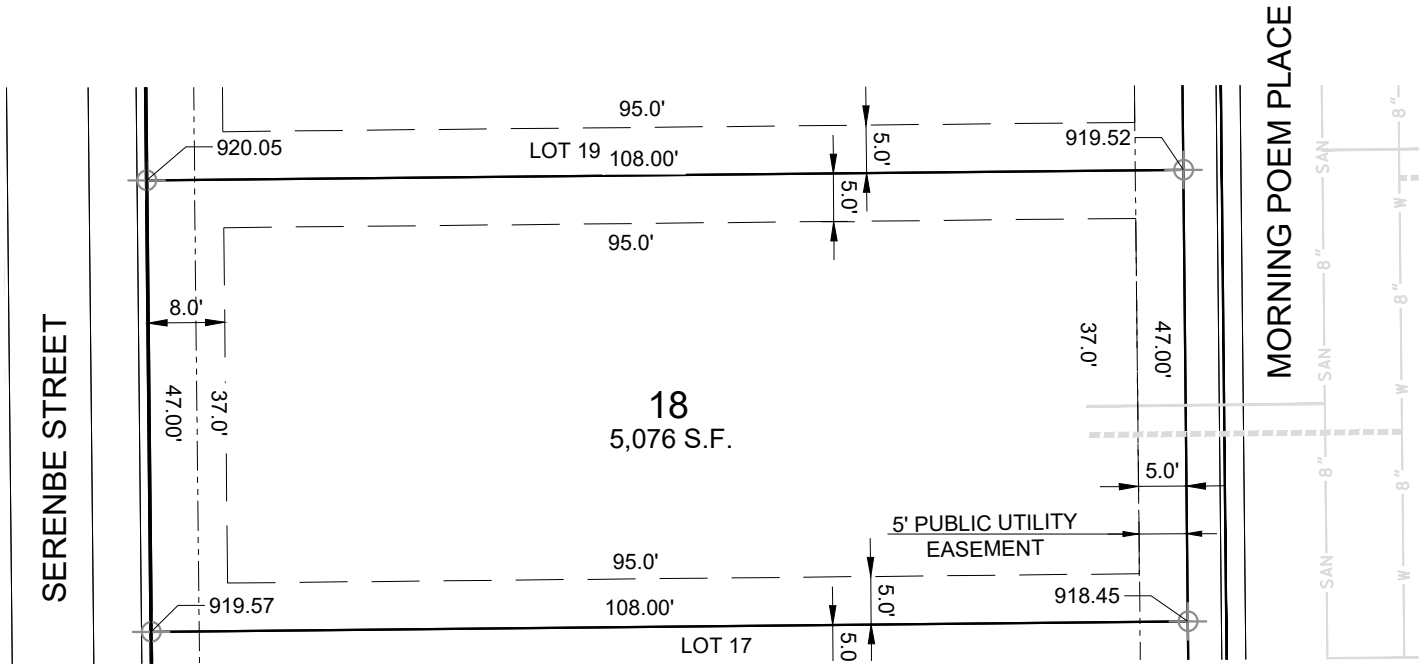


# Belle Farm - Lot 18



## LEGEND

	BUILDING ENVELOPE
	UTILITY EASEMENT
	WATER LATERAL
	SANITARY LATERAL
	SPOT GRADES

FRONT YARD SETBACK = 8'  
 REAR YARD SETBACK = 5'  
 SIDE YARD SETBACK = 5'

MAXIMUM IMPERVIOUS LOT  
 COVERAGE 59%

## COTTAGES

### Architectural Requirements:

- 1-2 Story
- 2 Car Garage positioned at rear setback line
- Basement (Optional)
- ADU over the garage
- Front porch requirement (facing Serenbe Street)
- See Design Review Guidelines for full architectural and sustainability requirements
- Pervious pavement/pavers requirement on walkways and driveways
- City water and sewer (see utility sheet)
- Geothermal for heating and cooling
- Electrified neighborhood - No Gas Service

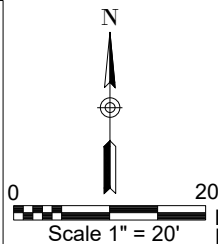


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**YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT**



DATE: 09-21-23  
 DRAWN BY: DWS

*Pleasant Acres*