

WGEMA CAMPUS DETAILED PLANNED DEVELOPMENT

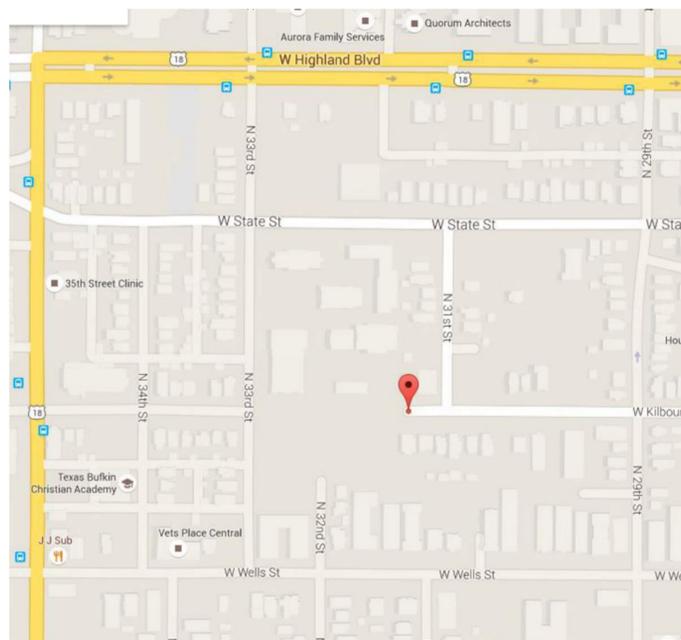
3215 WEST STATE STREET
MILWAUKEE, WISCONSIN 53208

TTHIGWE BUILDING REVISIONS

DATE: DECEMBER 01, 2021

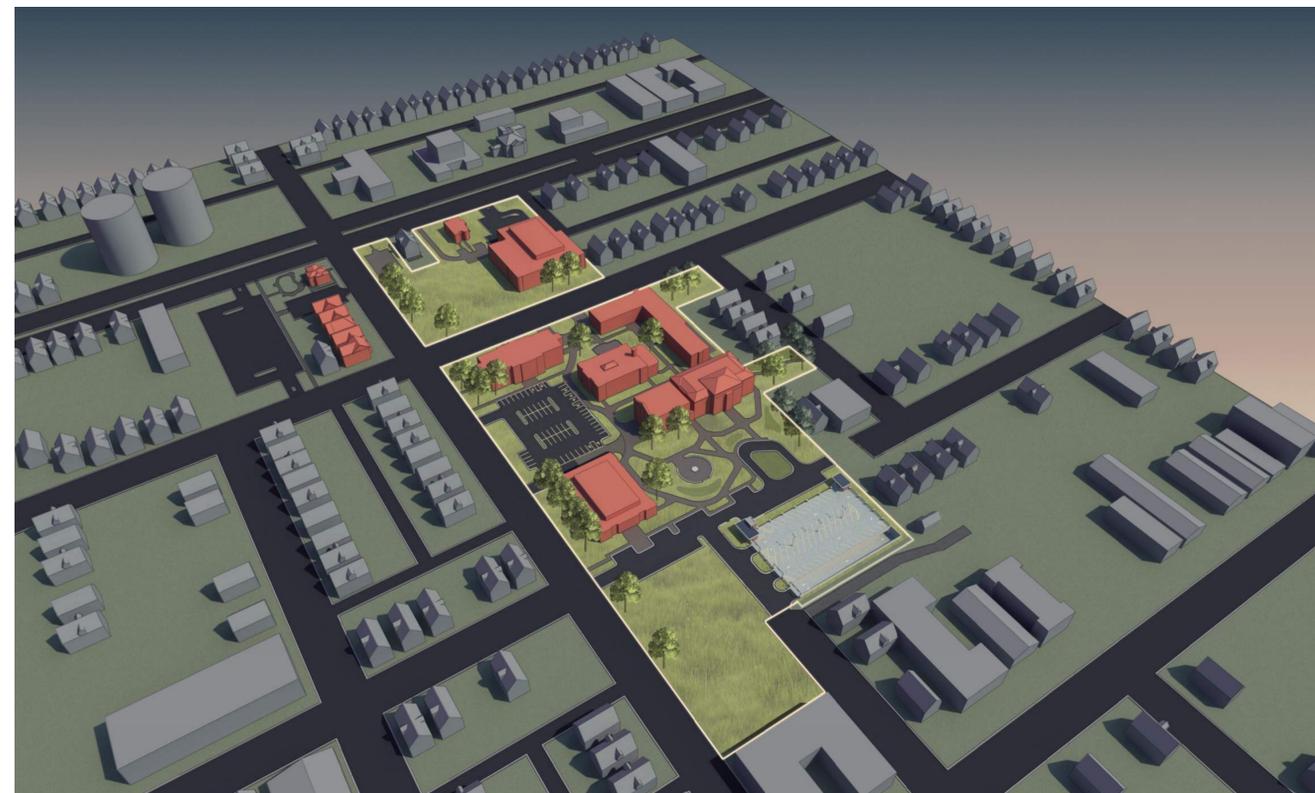
PROJECT NUMBER: 15014.02

LOCATION MAP:



DRAWING INDEX

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- DPD.2 ALTA/ACM LAND SURVEY
- DPD.3 PROPOSED PROJECT BOUNDARY DESCRIPTION
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- DPD.15 SECOND FLOOR PLAN - GYM
- DPD.16 BUILDING ELEVATIONS - GYM
- DPD.17 BUILDING ELEVATIONS - GYM



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Keeper of the Fire



WGEMA CAMPUS
DETAILED PLAN DEVELOPMENT

Project No.: 15014.02 Date: 12/01/2021



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**WGEMA CAMPUS
 DETAILED PLANNED DEVELOPMENT**

3215 W. State Street
 Milwaukee, Wisconsin 53208

Revisions:

Sheet Name:
**PROPOSED PROJECT
 BOUNDARY DESCRIPTION**

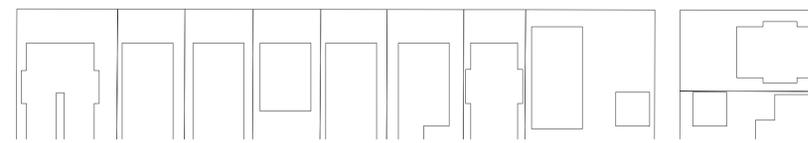
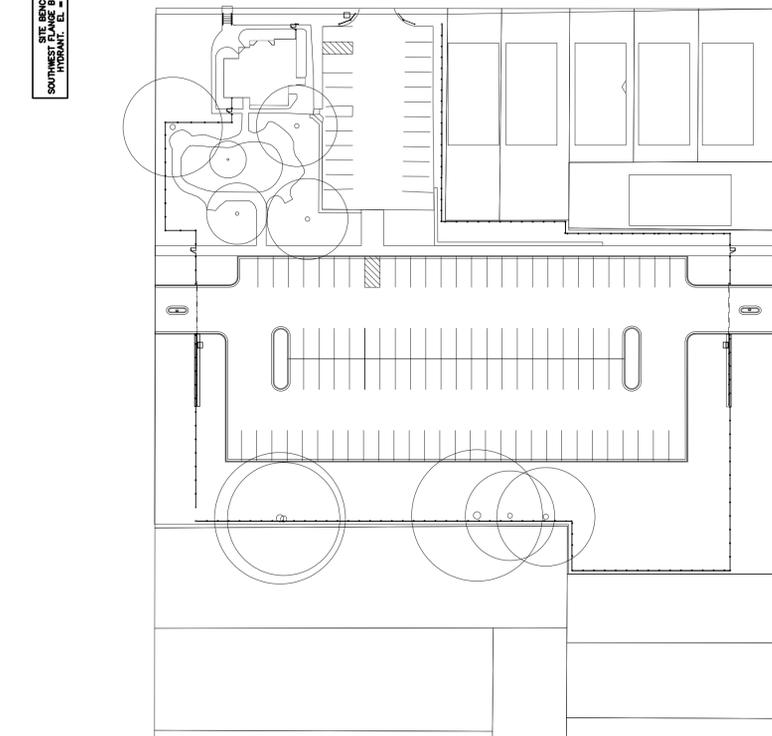
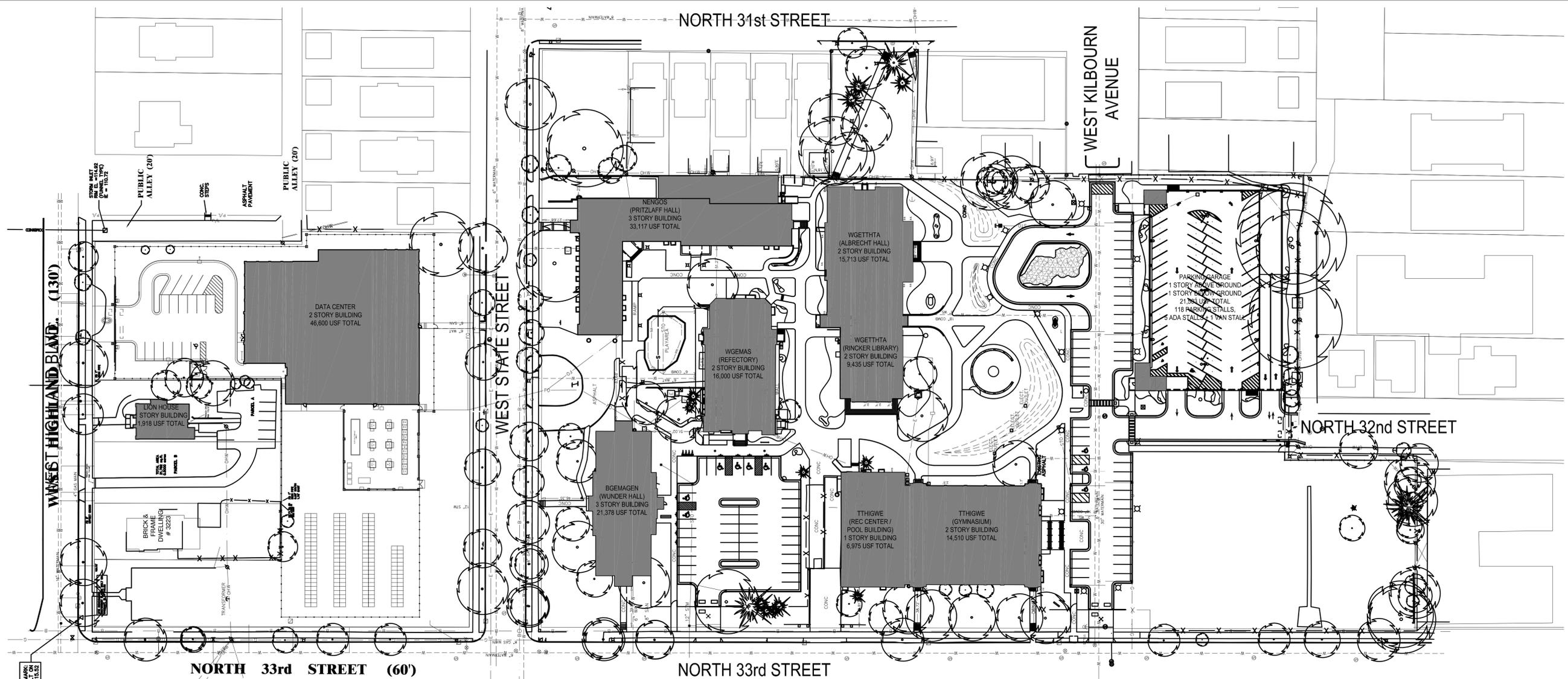
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.3



1
 SCALE: 1" = 50'-0"

**PROJECT BOUNDARY DESCRIPTION AND
 SITE PLAN**
 SCALE: 1" = 50'-0"

LEGAL DESCRIPTION
 THAT PART OF LOTS 1 THROUGH 9 IN BLOCK 2 OF THE SUBDIVISION OF BLOCK 5 IN SUBDIVISION OF LOTS 10 TO 19 INCLUSIVE IN DOUSMAN'S SUBDIVISION AND LOTS 1, 2, 8 AND 9 OF YALE'S SUBDIVISION, LOT 6 OF DOUSMAN'S SUBDIVISION, LOTS 1 THROUGH 14 OF BLOCK 1 AND ALL OF LOTS 1 THROUGH 7 AND PART OF LOTS 8, 9 AND 10 IN BLOCK 6 IN EDGEWOOD SUBDIVISION AND LOT 24 AND PART OF LOT 23 OF ASSESSMENT SUBDIVISION AND ALL VACATED STREETS AND ALLEYS ADJACENT IN THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF NORTH 33RD STREET AND THE SOUTH RIGHT OF WAY LINE OF WEST STATE STREET; THENCE SOUTH 89°52'01" EAST, 560.81 FEET TO THE WEST RIGHT OF WAY LINE OF NORTH 31ST STREET; THENCE SOUTH 00°06'03" WEST, ON AND ALONG SAID WEST RIGHT OF WAY LINE, 82.05 FEET TO THE SOUTH LINE OF LOT 2 OF SAID DOUSMAN'S SUBDIVISION; THENCE NORTH 89°52'06" WEST, ON AND ALONG SAID SOUTH LINE, 118.65 FEET TO THE EAST LINE OF LOT 6 OF SAID DOUSMAN'S SUBDIVISION, THENCE SOUTH 00°08'51" WEST, ON AND ALONG SAID EAST LINE, 200.12 FEET TO THE NORTHWEST CORNER OF LOT 8 OF SAID DOUSMAN'S SUBDIVISION; THENCE SOUTH 89°52'04" EAST, ON AND ALONG THE NORTH LINE OF SAID LOT 8, 118.81 FEET TO SAID WEST RIGHT OF WAY LINE; THENCE SOUTH 00°06'03" WEST, ON AND ALONG SAID WEST RIGHT OF WAY LINE, 80.05 FEET TO THE SOUTH LINE OF LOT 9 OF SAID DOUSMAN'S SUBDIVISION; THENCE NORTH 89°52'04" WEST, ON AND ALONG SAID SOUTH LINE, 118.88 FEET TO THE EAST LINE OF SAID LOT 6; THENCE SOUTH 00°08'51" WEST, 185.02 FEET; THENCE NORTH 89°50'03" WEST, 0.30 FEET; THENCE SOUTH 00°08'57" WEST, ON AND ALONG THE EAST LINE OF LOT 24 OF SAID ASSESSMENT SUBDIVISION, 196.69 FEET; THENCE NORTH 89°37'52" WEST, 33.40 FEET TO THE NORTH RIGHT OF WAY LINE OF A 18 FOOT PUBLIC ALLEY; THENCE NORTH 76°06'57" WEST, ON AND ALONG SAID NORTH RIGHT OF WAY LINE, 22.42 FEET; THENCE NORTH 89°53'34" WEST, ON AND ALONG SAID NORTH RIGHT OF WAY LINE, 162.00 FEET TO THE EAST RIGHT OF WAY LINE OF NORTH 32ND STREET; THENCE NORTH 00°06'57" EAST, ON AND ALONG SAID EAST RIGHT OF WAY LINE, 12.07 FEET TO THE SOUTHERLY VACATED LINE OF SAID NORTH 32ND STREET; THENCE NORTH 89°50'03" WEST, ON AND ALONG SAID SOUTHERLY VACATED RIGHT OF WAY LINE, 60.00 FEET TO THE WEST RIGHT OF WAY LINE OF SAID NORTH 32ND STREET; THENCE SOUTH 00°06'16" WEST, ON AND ALONG SAID WEST RIGHT OF WAY LINE, 125.88 FEET TO THE SOUTH LINE OF THE NORTH 15.00 FEET OF LOT 10 OF SAID BLOCK 6; THENCE NORTH 89°50'29" WEST, ON AND ALONG SAID SOUTH LINE, 162.73 FEET TO THE EAST RIGHT OF WAY LINE OF NORTH 33RD STREET; THENCE NORTH 00°00'05" WEST, ON AND ALONG SAID EAST RIGHT OF WAY LINE, 852.25 FEET TO THE POINT OF BEGINNING.

CONTAINING 363,121 SQUARE FEET (8.34 ACRES) MORE OR LESS.



1 **FIGURE GROUND MAP**
 SCALE: 1" = 300'-0"

--- GPD BOUNDARY
 - - - - - DPD BOUNDARY

Nov 30, 2021 - 4:49pm
 O:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_3-legal_description.dwg



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**WGEMA CAMPUS
 DETAILED PLANNED DEVELOPMENT**

3215 W. State Street
 Milwaukee, Wisconsin 53208

Revisions:

Sheet Name:
**EXISTING FACILITIES
 SITE PLAN**

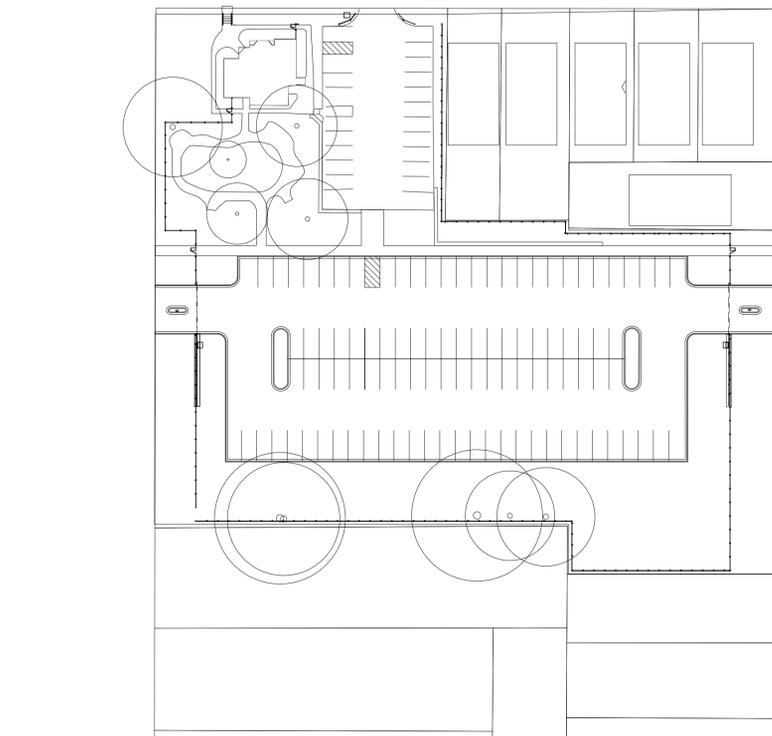
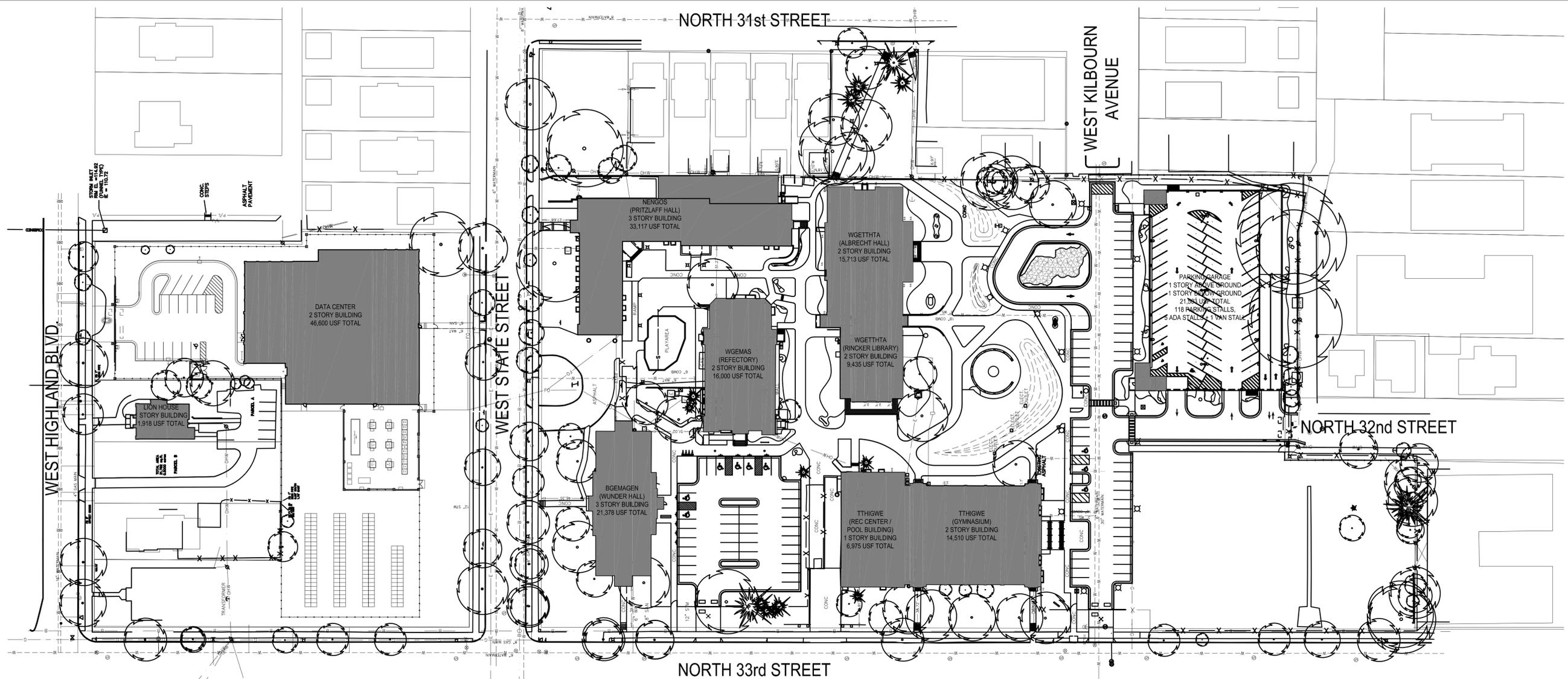
Date: 12/01/2021

Drawn By: CLR/CGH

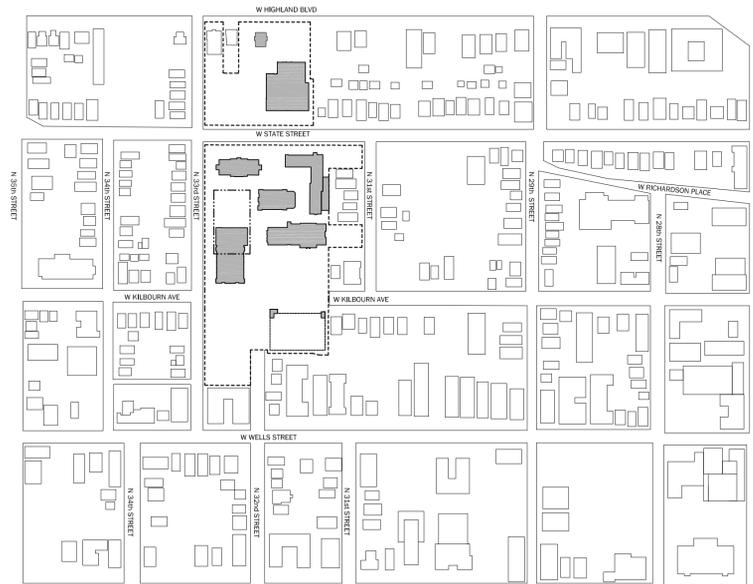
Project No.: 15014.02

Sheet No.

DPD.4



1 EXISTING FACILITIES SITE PLAN
 SCALE: 1" = 50'-0"
 SCALE: 1" = 50'-0"



1 FIGURE GROUND MAP
 SCALE: 1" = 300'-0"
 SCALE: 1" = 300'-0"
 --- GPD BOUNDARY
 ——— DPD BOUNDARY



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Revisions:

Sheet Name:
**PROPOSED BUILDING AND
 PARKING SITE PLAN**

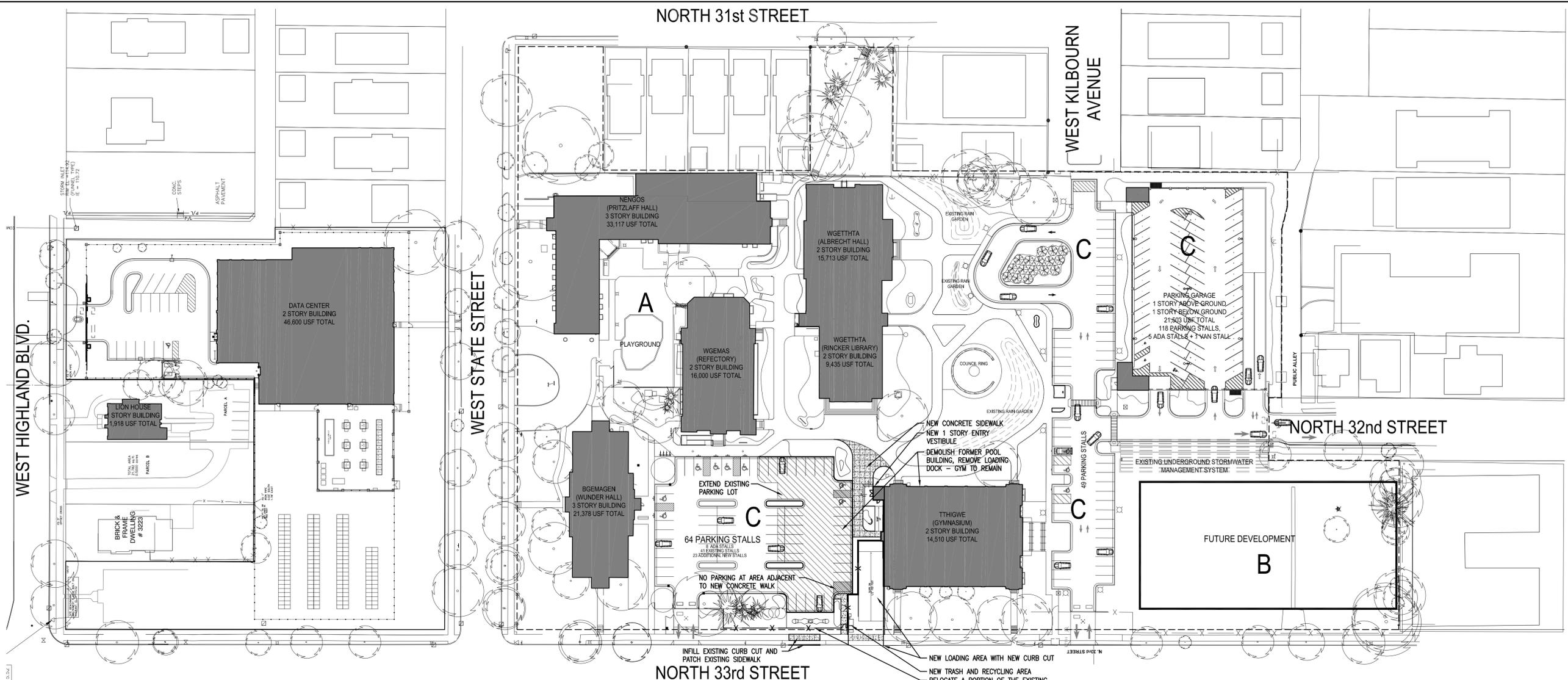
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Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.5



Dec 01, 2021 - 9:00am
 Q:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_5_Proposed Site Plan.dwg



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**WGEMA CAMPUS
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3215 W. State Street
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Revisions:

Sheet Name:
**PROPOSED LANDSCAPE
 PLAN**

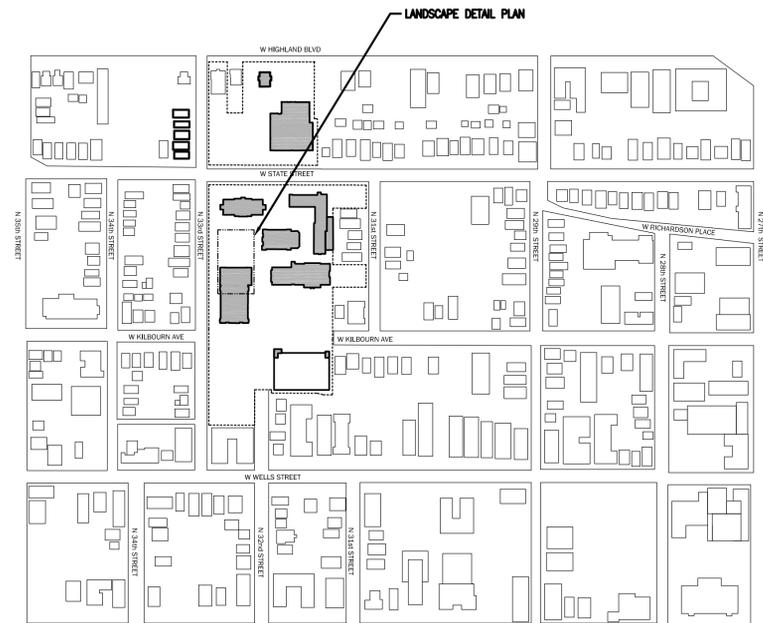
Date: 12/01/2021

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Project No.: 15014.02

Sheet No.

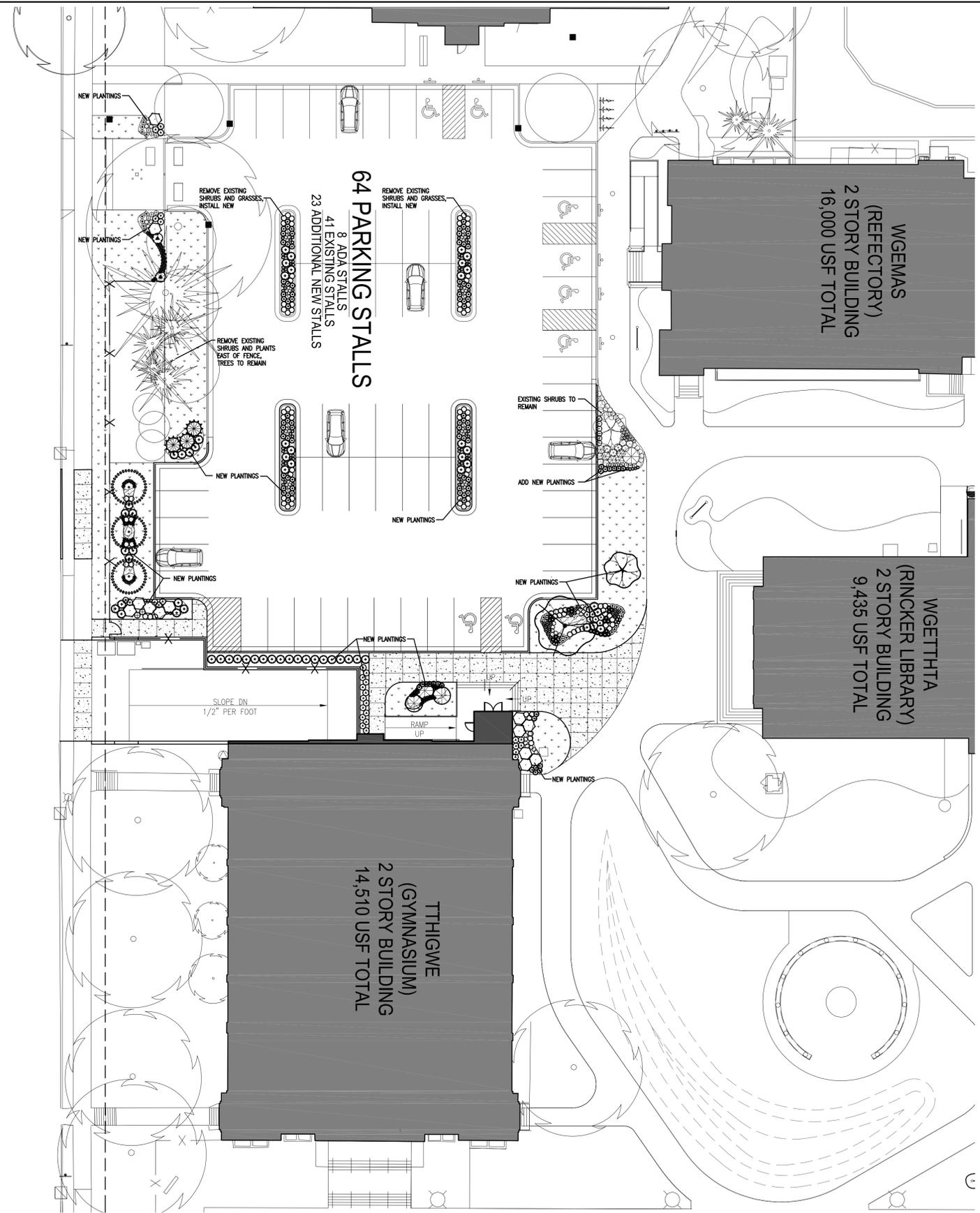
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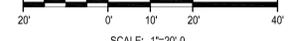
1 FIGURE GROUND MAP
 SCALE: 1" = 300'-0"



----- GPD BOUNDARY
 _____ DPD BOUNDARY



1 PROPOSED LANDSCAPE PLAN
 SCALE: 1" = 20'-0"



Dec 01, 2021 - 9:32am
 Q:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_7_Proposed_LA_Plan.dwg



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 Milwaukee, Wisconsin 53208

Revisions:

Sheet Name:
**LOWER LEVEL DEMOLITION
 PLAN - POOL AND GYM**

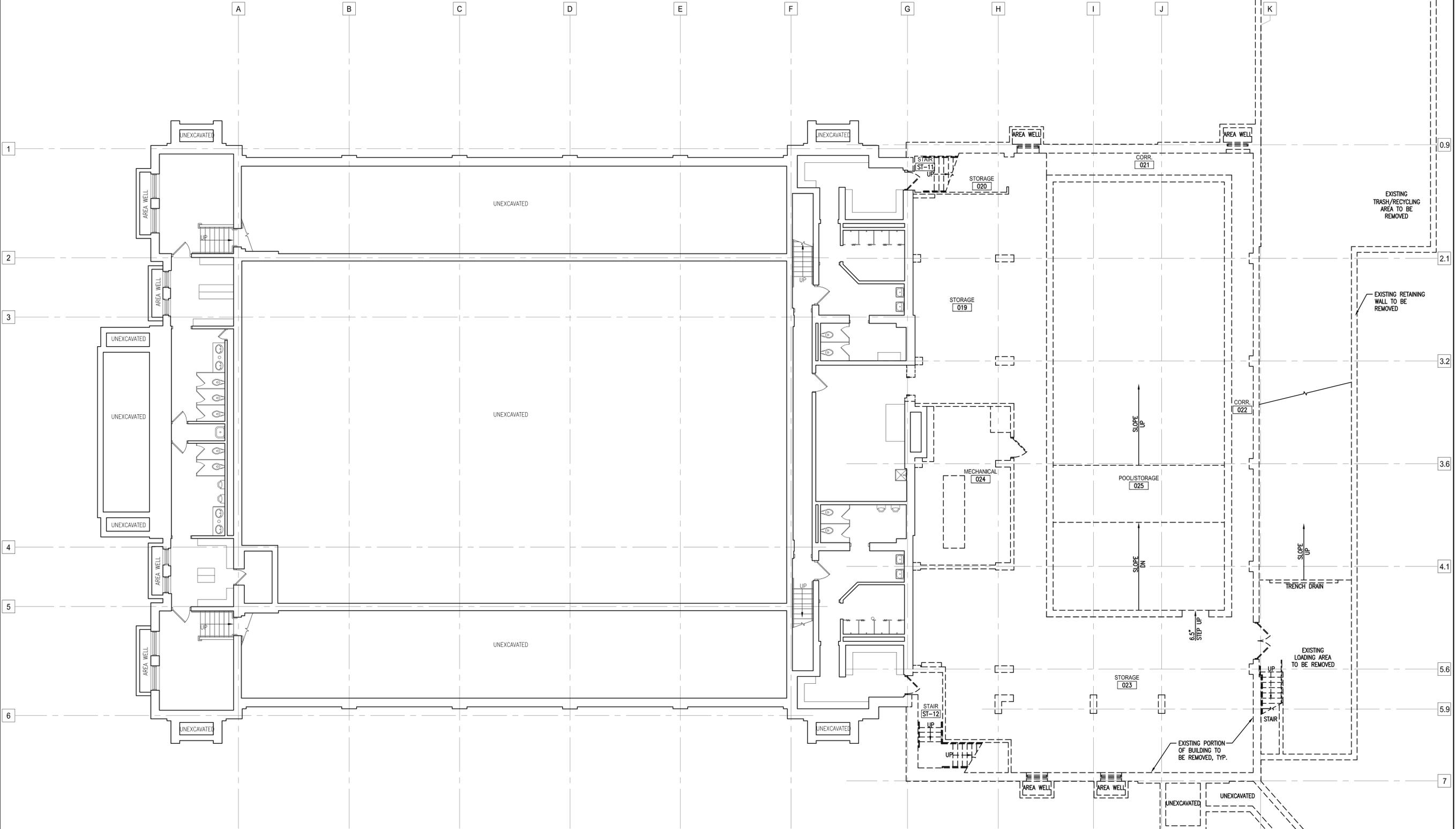
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.8



1 LOWER LEVEL DEMOLITION PLAN
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"





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3215 W. State Street
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Revisions:

Sheet Name:
**FIRST FLOOR DEMOLITION
 PLAN - POOL AND GYM**

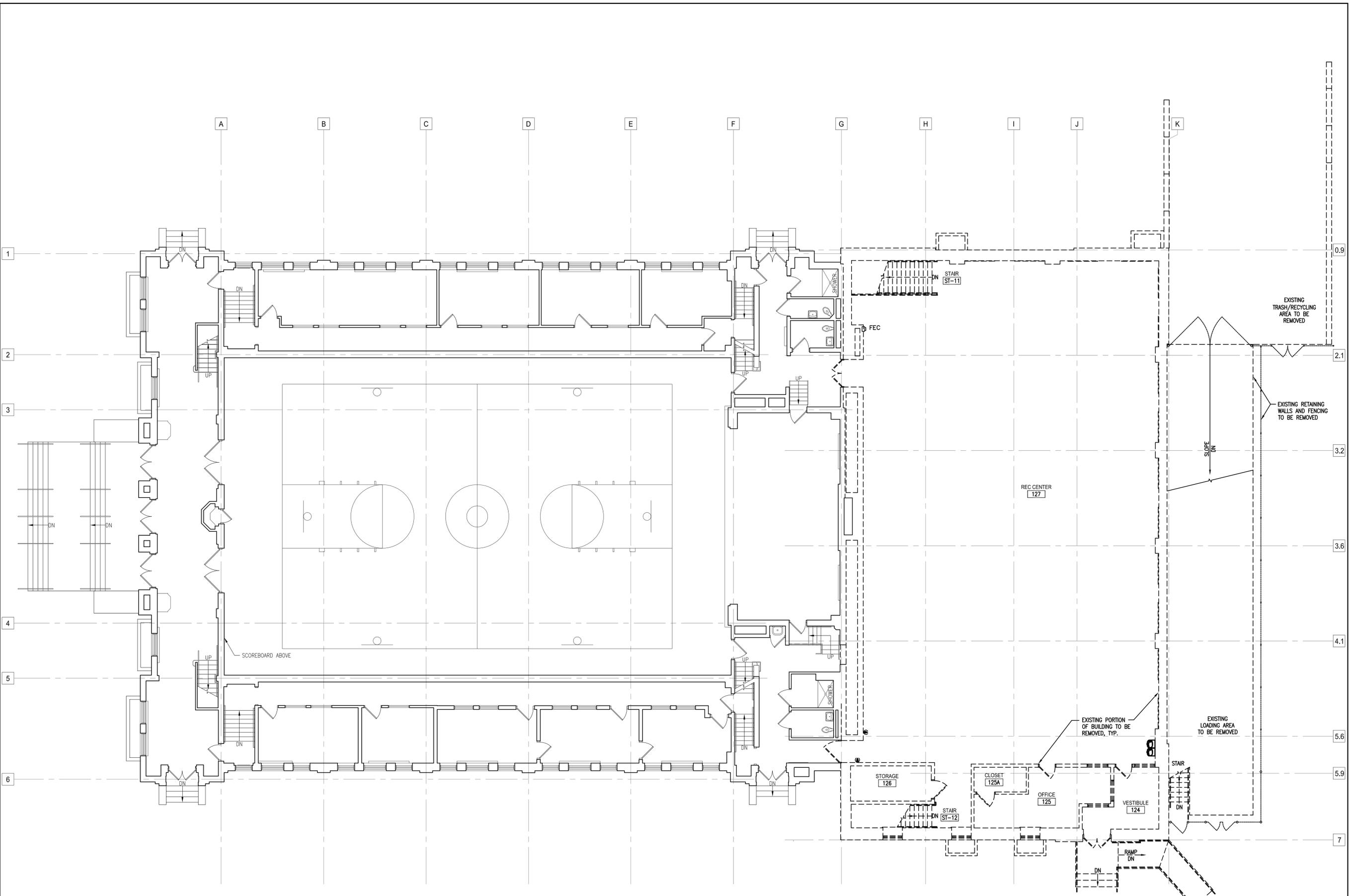
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.9



1 FIRST FLOOR DEMOLITION PLAN
 SCALE: 1/8" = 1'-0"
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 SCALE: 1/8"=1'-0"

Dec 01, 2021 - 10:16am
 C:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_8-10_Demolition Building Plans.dwg



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**WGEMA CAMPUS
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3215 W. State Street
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Revisions:

Sheet Name:
**SECOND FLOOR DEMOLITION
 PLAN - POOL AND GYM**

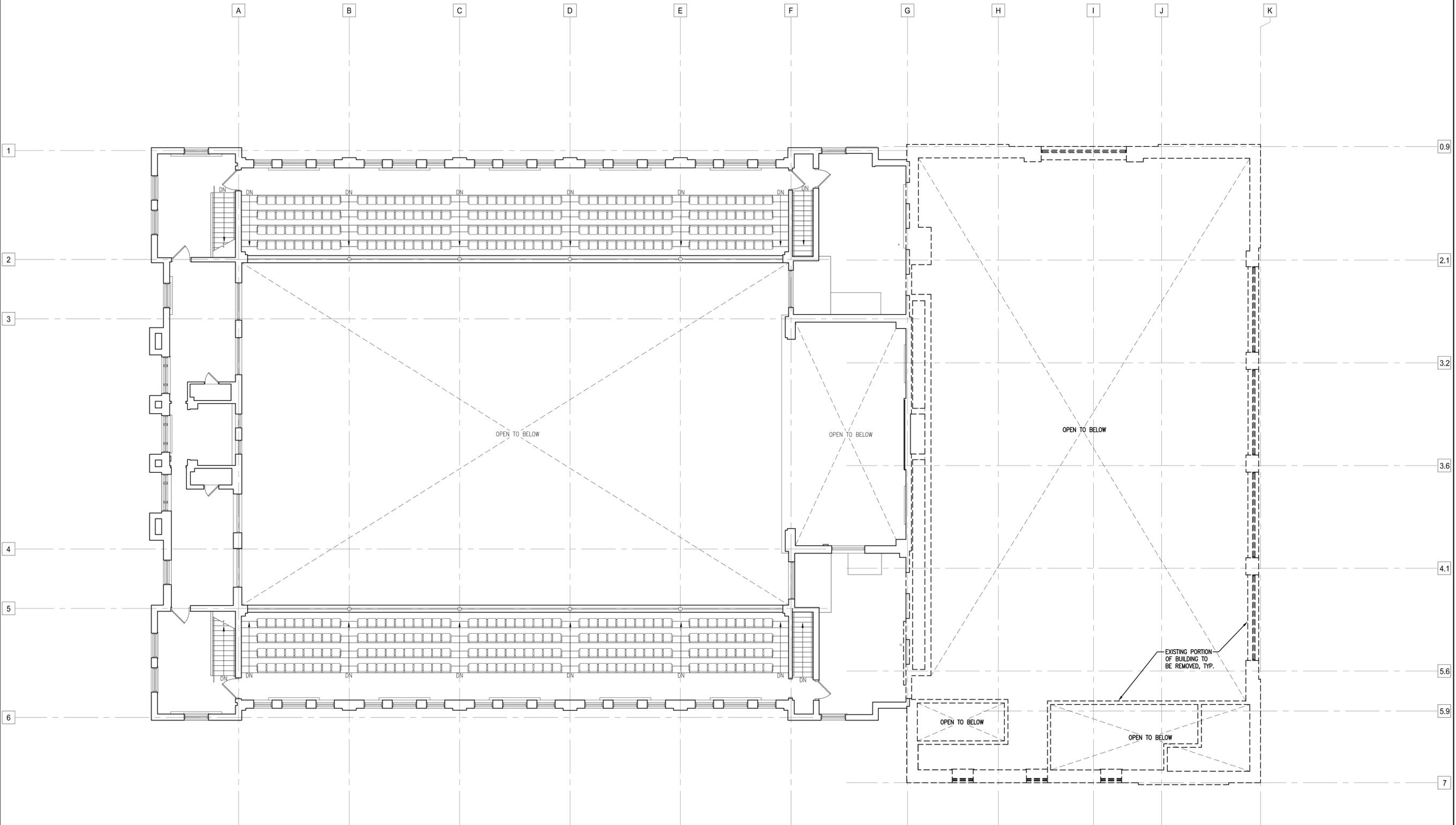
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.10



1 SECOND FLOOR DEMOLITION PLAN
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"



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**WGEMA CAMPUS
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3215 W. State Street
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Revisions:

Sheet Name:
 DEMOLITION BUILDING
 ELEVATIONS - POOL AND GYM

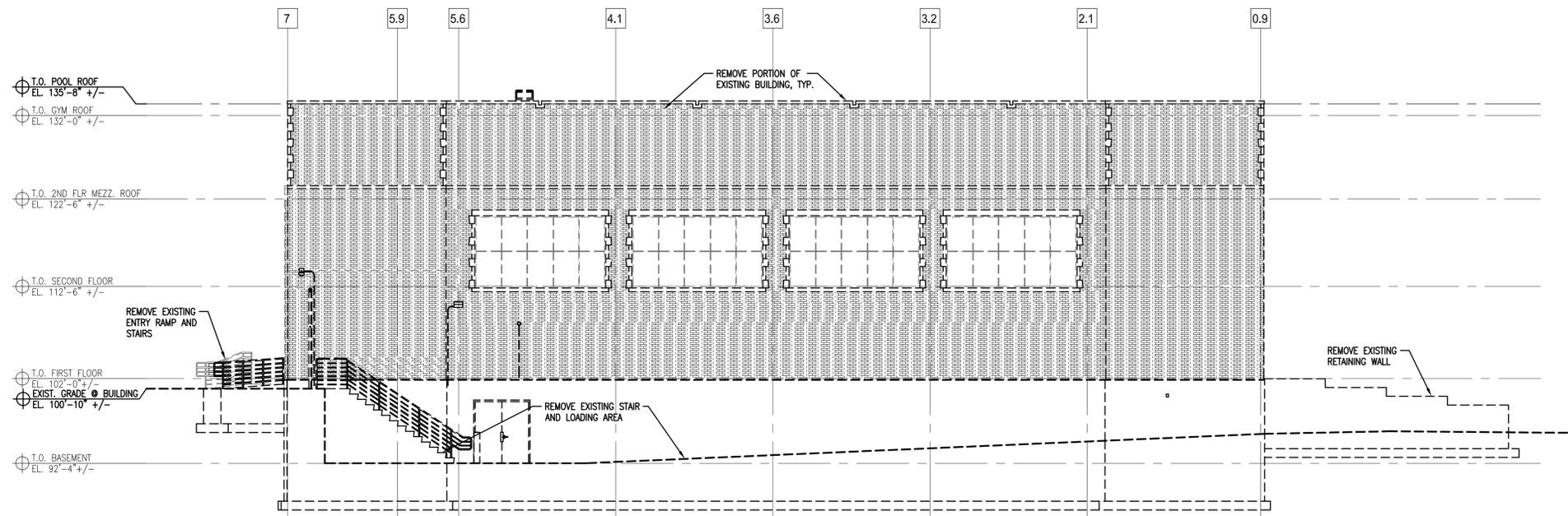
Date: 12/01/2021

Drawn By: CLR/CGH

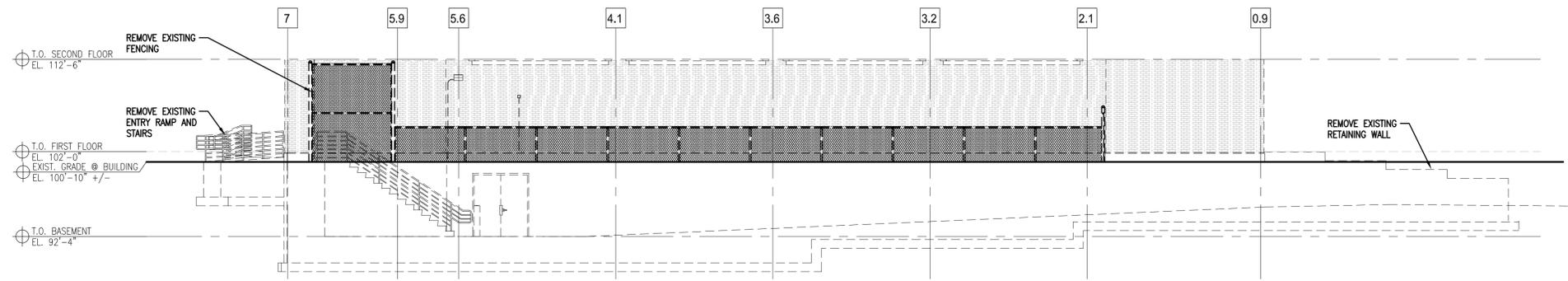
Project No.: 15014.02

Sheet No.

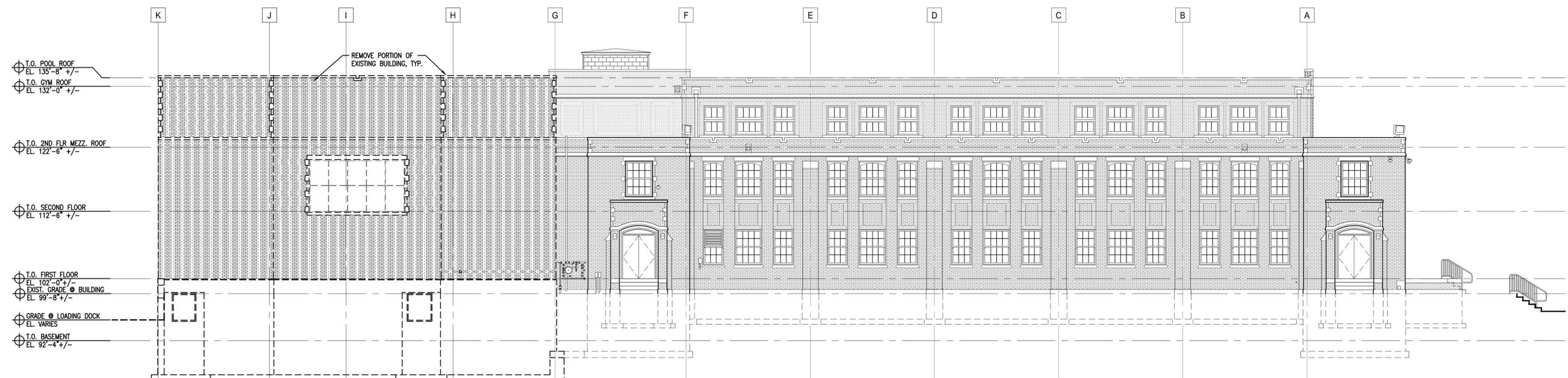
DPD.11



1 NORTH DEMOLITION ELEVATION
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'



2 PARTIAL NORTH DEMOLITION ELEVATION - FENCE AND RETAINING WALLS
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'



3 WEST DEMOLITION ELEVATION
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'

Nov 30, 2021 - 4:23pm
 Q:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_11-12_Demolition Building Elevations.dwg



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3215 W. State Street
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Sheet Name:
 DEMOLITION BUILDING
 ELEVATIONS - POOL AND GYM

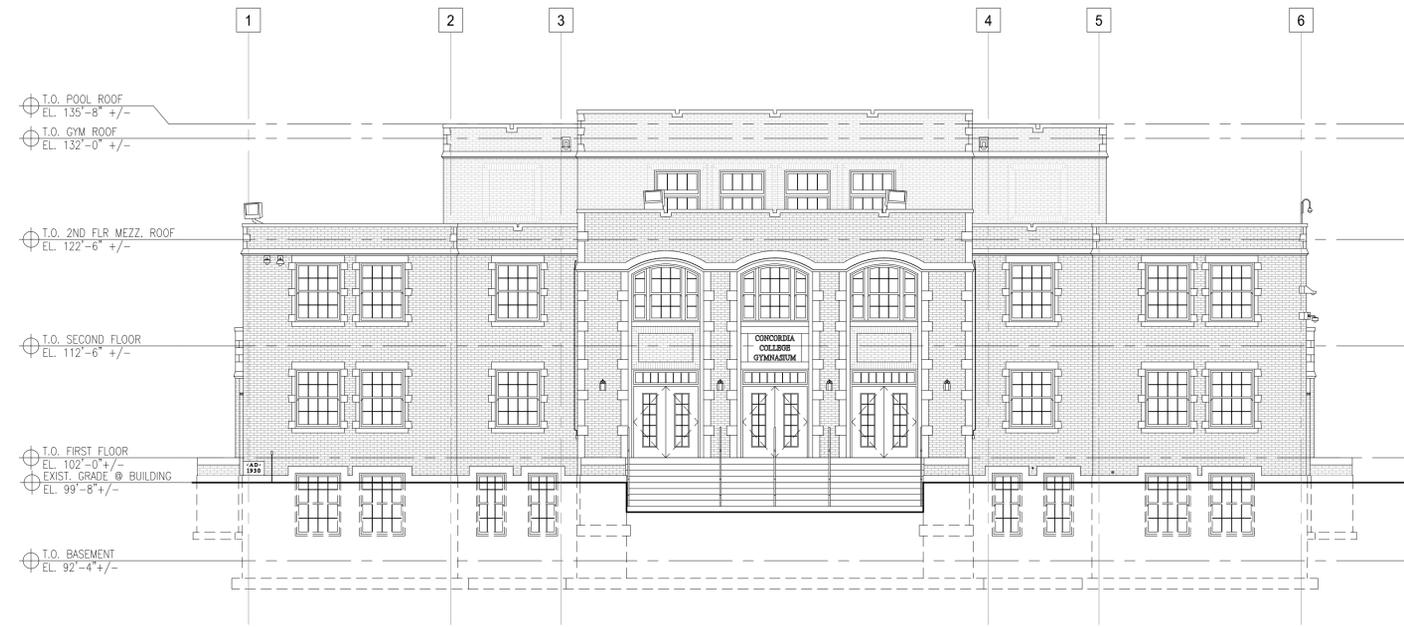
Date: 12/01/2021

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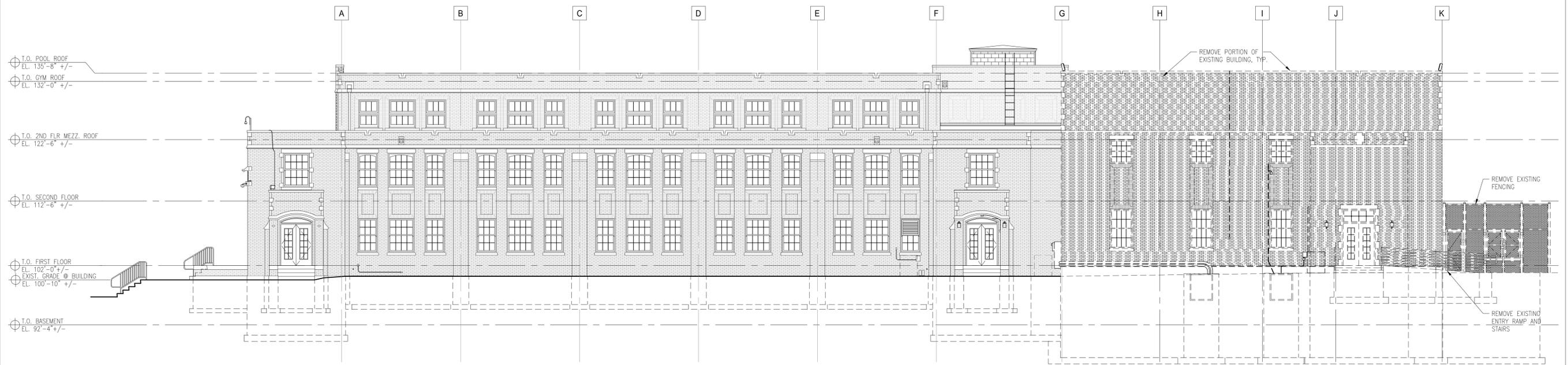
Project No.: 15014.02

Sheet No.

DPD.12



1 SOUTH ELEVATION
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 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"



2 EAST DEMOLITION ELEVATION
 SCALE: 1/8" = 1'-0"
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 SCALE: 1/8"=1'-0"

Nov 30, 2021 - 4:24pm
 O:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_11-12_Demolition Building Elevations.dwg



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**WGEMA CAMPUS
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3215 W. State Street
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Revisions:

Sheet Name:
 LOWER LEVEL
 PLAN - GYM

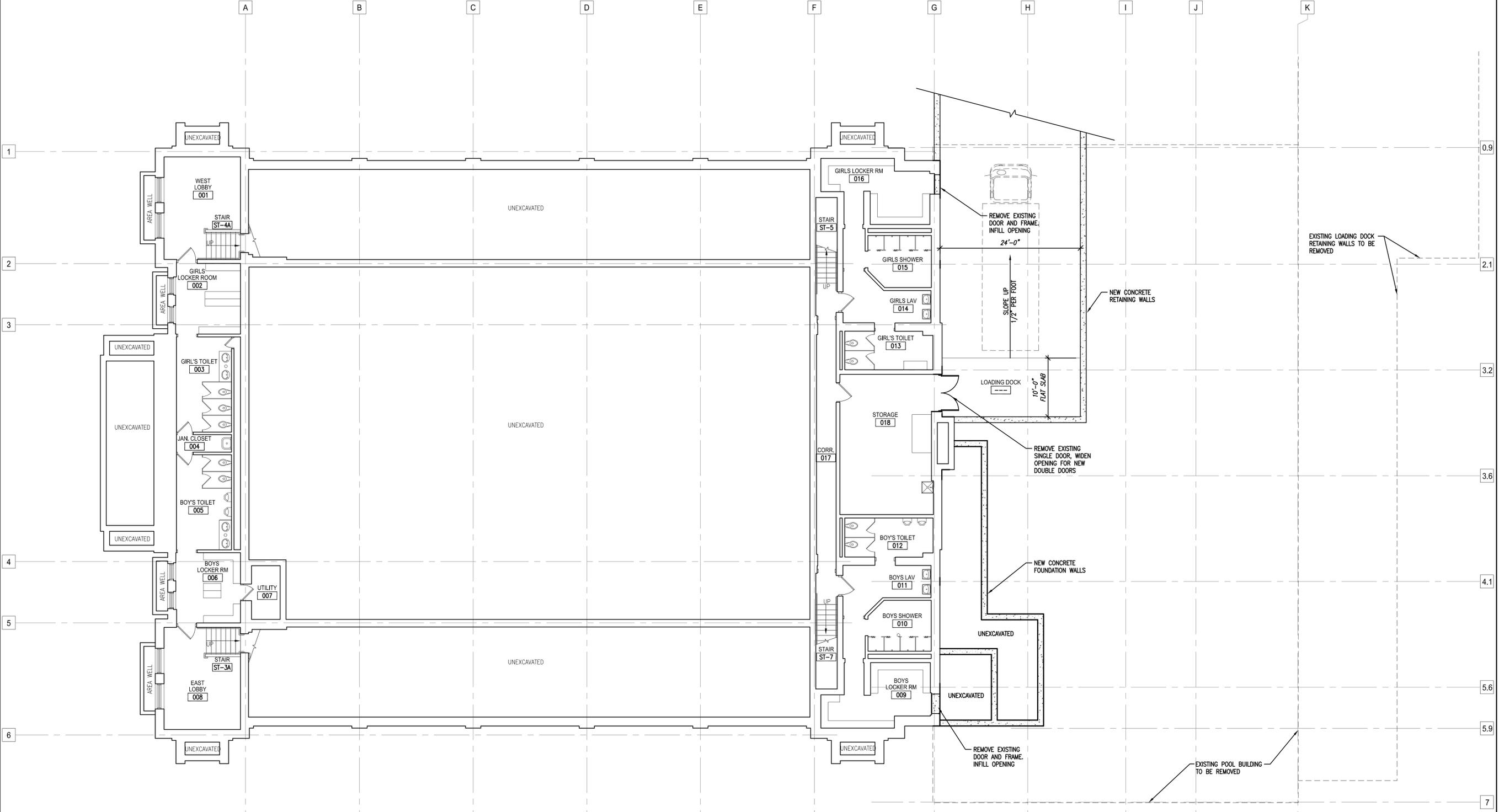
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.13



1 PROPOSED LOWER LEVEL PLAN
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"
 N
 W E S

Nov 30, 2021 - 4:33pm
 Q:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_13-15_Proposed Building Plans.dwg



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Revisions:

Sheet Name:
**FIRST FLOOR
 PLAN - GYM**

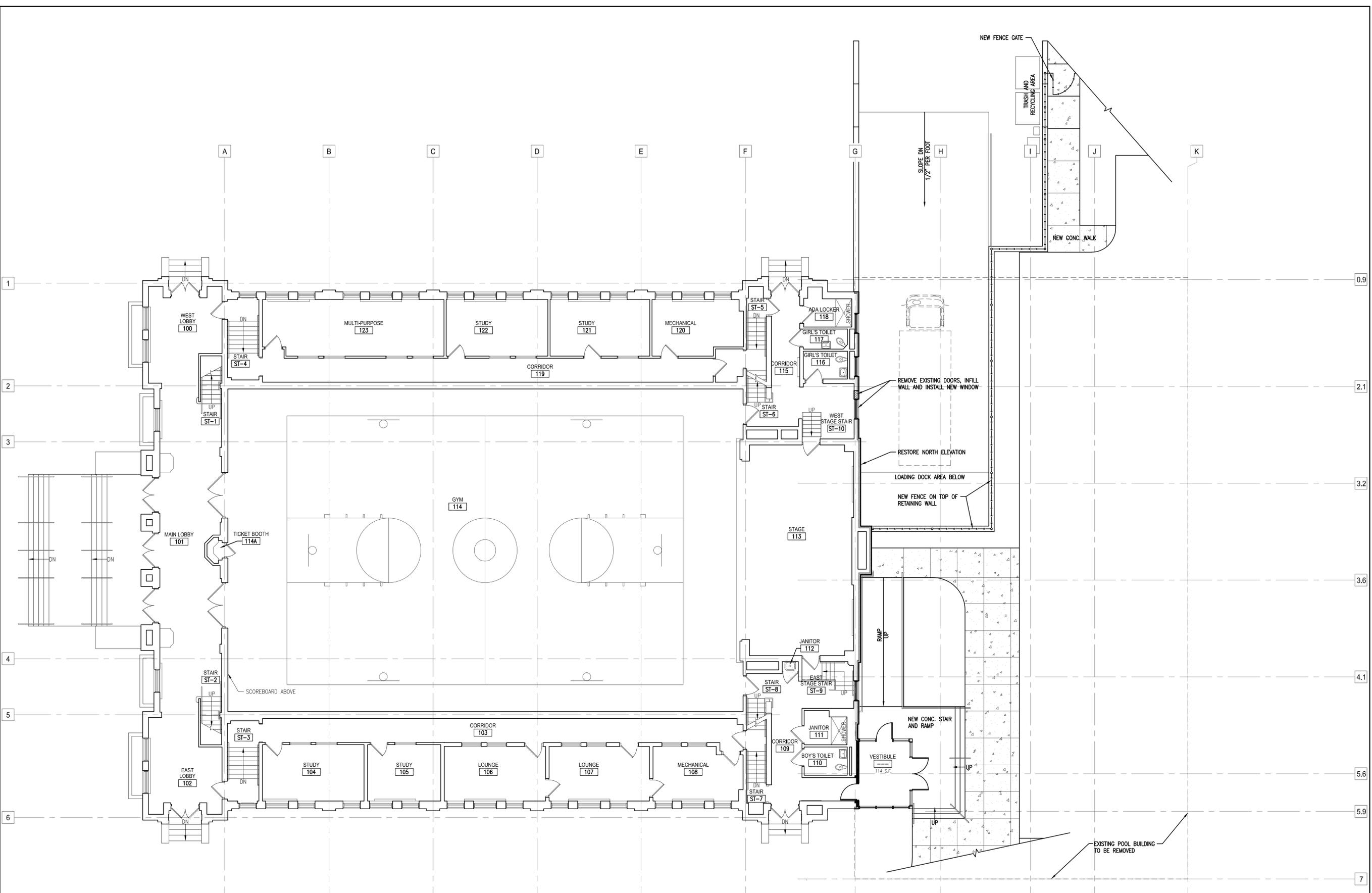
Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.14



1 PROPOSED FIRST FLOOR PLAN
 SCALE: 1/8" = 1'-0"
 SCALE: 1/8"=1'-0"



Dec 01, 2021 - 10:28am
 Q:\15 Projects\15014-00 Wgema Campus\DPD - 2021-12-01\15014-00 DPD_13-15_Proposed Building Plans.dwg

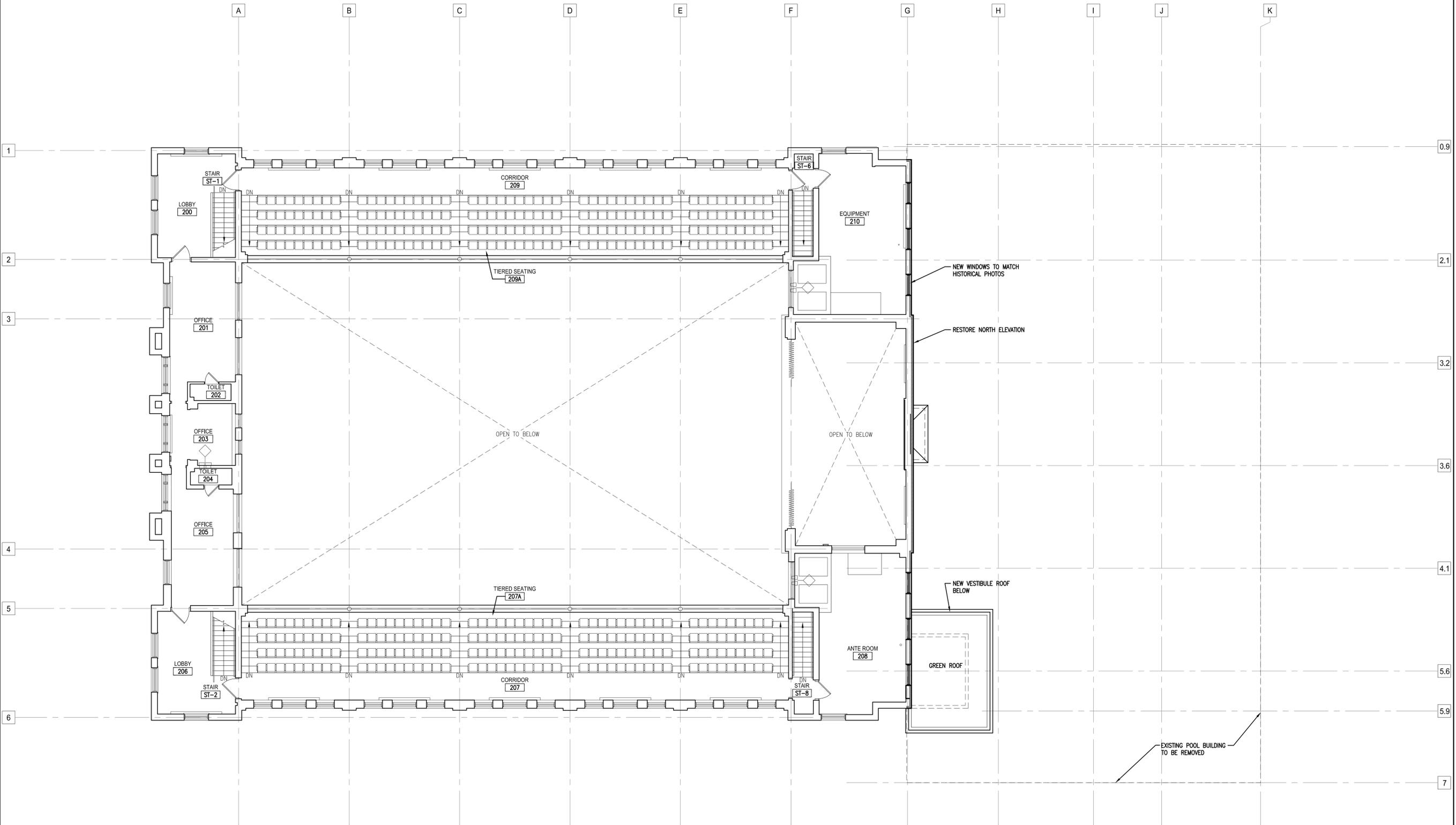


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1 PROPOSED SECOND FLOOR PLAN
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"

**WGEMA CAMPUS
 DETAILED PLANNED DEVELOPMENT**

3215 W. State Street
 Milwaukee, Wisconsin 53208

Revisions:

Sheet Name:
**SECOND FLOOR
 PLAN - GYM**

Date: 12/01/2021

Drawn By: CLR/CGH

Project No.: 15014.02

Sheet No.

DPD.15



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1 NORTH ELEVATION
 SCALE: 1/8" = 1'-0"
 SCALE: 1/8"=1'-0"



2 WEST ELEVATION
 SCALE: 1/8" = 1'-0"
 SCALE: 1/8"=1'-0"

**WGEMA CAMPUS
 DETAILED PLANNED DEVELOPMENT**

3215 W. State Street
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 BUILDING ELEVATIONS - GYM

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DPD.16



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1 SOUTH ELEVATION
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"



2 EAST ELEVATION
 SCALE: 1/8" = 1'-0"
 8' 0' 4' 8' 16'
 SCALE: 1/8"=1'-0"

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DPD.17