

FN 071364
EXHIBIT A-CONTINUED
AS OF 10.25.11



RENDERING PERSPECTIVE NORTH AVE FROM THE SOUTHWEST

1150 NORTH

MILWAUKEE, WI

ZAS Project # 0059 59 | Date Issued 10/25/2011

zimmerman
ARCHITECTURAL STUDIOS, INC.

1101 N. Port Washington Rd. | Wauwatosa, WI 53226 | 414.251.1111 | zimmerman.com



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RENDERING PERSPECTIVE - NORTH AVE FROM THE SOUTHEAST

1150 NORTH

MILWAUKEE, WI

ZAS Project # 0055-05 | Date Issued 10/25/2011

zimmerman
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3100 W. Hill Washington Rd. | Tomahawk, WI 54687 | zstudies.com



N
SITE OVERVIEW
SCALE NONE

LEGAL DESCRIPTION
 All of Lots 2 and 3 of Certified Survey Map No. 7980, recorded on October 8, 2007, as Document No. 9505405, and Lot 27 in Block 1 of Walworth's Subdivision, except the South 2', all in the Southwest 1/4 of the Southeast 1/4 of Section 16, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

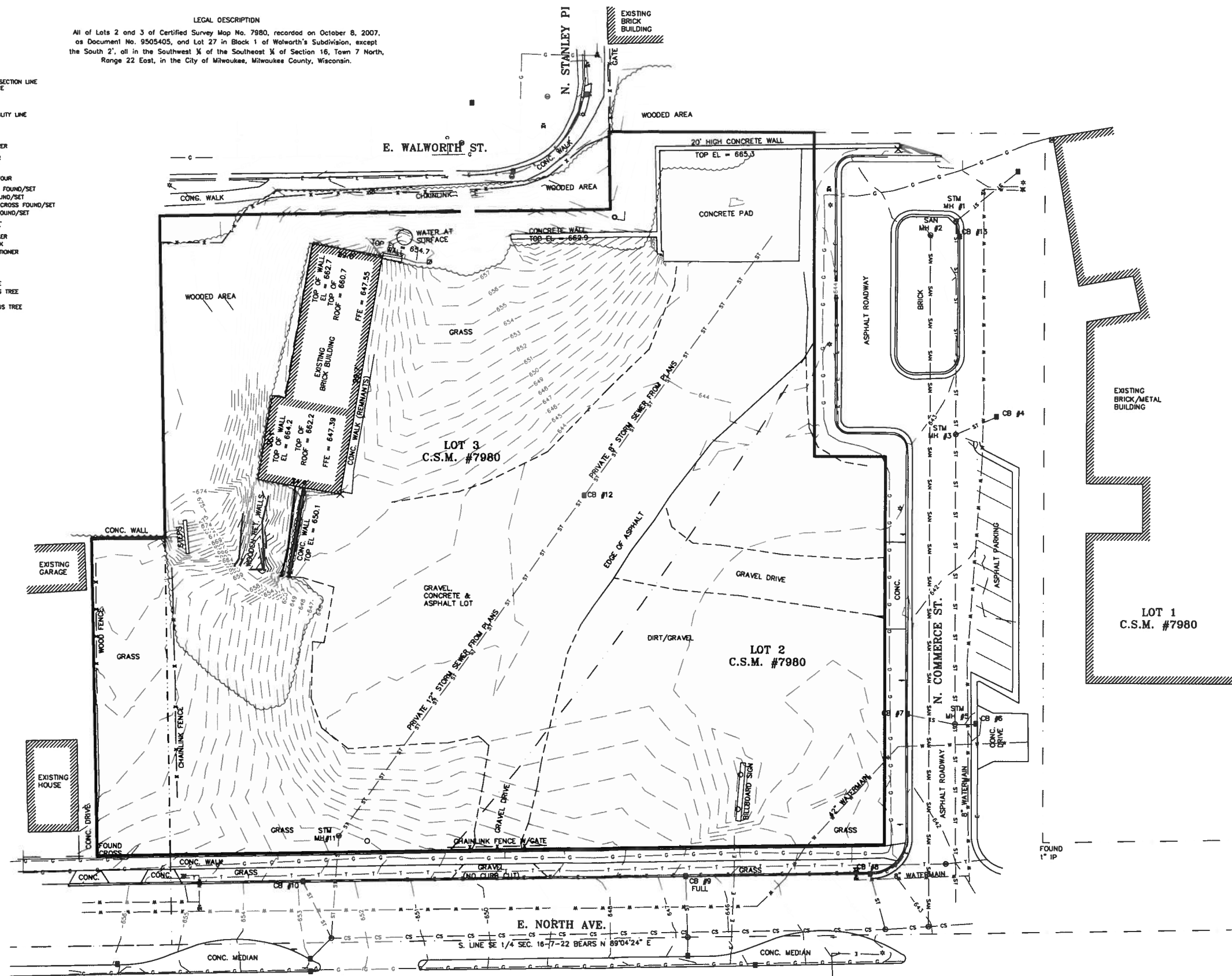
- LEGEND**
- SECTION 1/4 SECTION LINE
 - PROPERTY LINE
 - EASEMENT
 - FENCE
 - TREE LINE
 - OH --- OH OVERHEAD UTILITY LINE
 - E --- E ELECTRIC
 - T --- T TELEPHONE
 - FO --- FO FIBER OPTIC
 - CIV --- CIV CABLE TV
 - S --- S SANITARY SEWER
 - FM --- FM FORCE MAIN
 - ST --- ST STORM SEWER
 - W --- W WATER MAIN
 - G --- G GAS
 - EXISTING CONTOUR
 - MARSHOLE
 - CATCH BASIN
 - SEPTIC VENT
 - HYDRANT
 - VALVE
 - POWER POLE
 - GUY WIRE
 - GUY POLE
 - GAS/ELECTRIC METER
 - UTILITY PEDESTAL
 - TRAFFIC SIGNAL
 - PULL BOX
 - UTILITY POLE
 - COMMUNICATION POLE
 - LIGHT POLE
 - MONITORING WELL
 - SOIL BORING
 - EXISTING SPOT ELEV.
 - RECORD DIMENSION
 - IRON PIPE FOUND/SET
 - REBAR FOUND/SET
 - CHESEBROUGH FOUND/SET
 - PK NAIL FOUND/SET
 - SPIKE/NAIL
 - MONUMENT
 - ROW MARKER
 - BENCHMARK
 - AIR CONDITIONER
 - SIGN
 - POST
 - MAILBOX
 - FLAG POLE
 - DECIDUOUS TREE
 - CONIFEROUS TREE
 - BUSH

- STM MH #1
RIM EL. = 642.41
60" CONC N-S = 633.09
10" PVC SE = 637.83
- SAH MH #2
RIM EL. = 643.00
8" PVC S = 631.06
- STM MH #3
RIM EL. = 642.89
60" CONC N-S = 632.79
10" PVC NE = 638.20
- CB #4 (TO STM MH #3)
RIM EL. = 642.25
10" PVC SW = 638.91
- STM MH #5
RIM EL. = 641.18
60" CONC N-S = 632.58
10" PVC E = 636.66
10" PVC W = NO DATA
- CB #5 (TO STM MH #5)
RIM EL. = 640.81
10" PVC W = 636.81
- CB #7 (TO STM MH #5)
RIM EL. = 641.55
10" PVC E = 638.18
- CB #8
RIM EL. = 643.18
10" PVC SE = 639.18
- CB #9
RIM EL. = 648.50
FULL
- CB #10
RIM EL. = 652.99
BOTTOM EL. = 650.58
NO DATA
- STM MH #11
RIM EL. = 652.68
NO DATA
- CB #12 (WATER INFILTRATING FROM N ON 5/21/10)
RIM EL. = 643.01
4" PVC N = 637.81
4" PVC S = 637.57
- CB #13 (TO STM MH #1)
RIM EL. = 642.38
10" PVC NW = 638.48
- CB #14 (TO STM MH #1)
RIM EL. = 641.36
10" PVC SW = 637.91

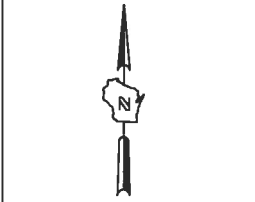
NOTES:

- 1) VERTICAL DATUM IS NGVD 1929 WITH THE ELEVATION OF THE CONCRETE MONUMENT WITH BRASS CAP AT THE SW COR. SE 1/4 SEC. 16-7-22 PUBLISHED AS 660.38 BY SEWRPC.
- 2) DATES OF SURVEY MAY 18 - 20, 2010.

THE UNDERGROUND UTILITY INFORMATION SHOWN ON THIS MAP IS BASED ON FIELD DATA OBTAINED DURING THIS SURVEY, INFORMATION FURNISHED BY UTILITY COMPANIES AND THE LOCAL MUNICIPALITY, AND AS-BUILT INFORMATION. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED.



THE SIGMA GROUP
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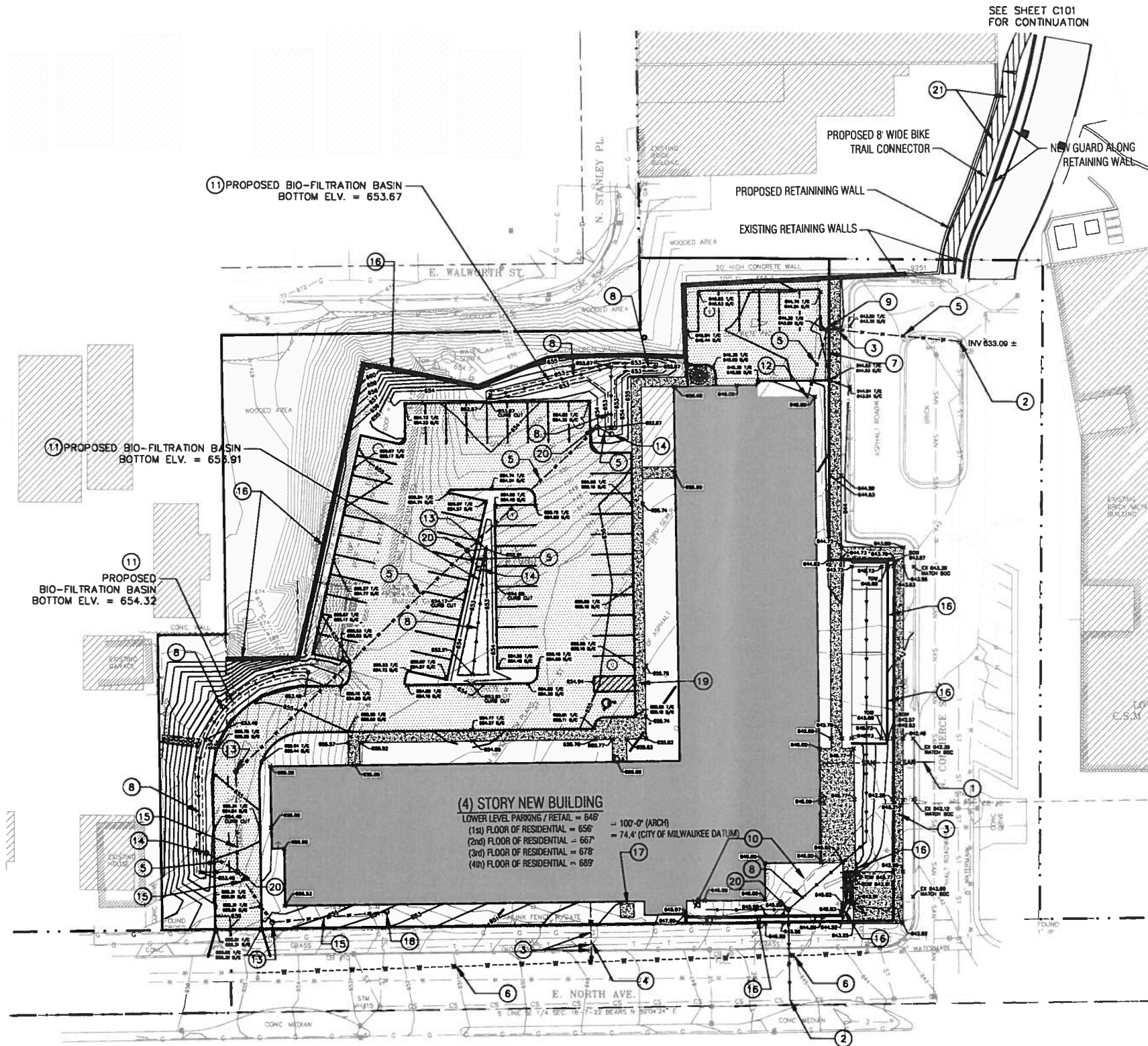
HD DEVELOPMENT
 1132-1164 E. NORTH AVENUE
 MILWAUKEE, WISCONSIN

DESIGN SURVEY

1) ADDED TOP OF WALL ELEVATIONS 11-16-10. B.M.R. NO. REVISION DATE BY



DRAWING NO. 12053-V-030-C.dwg
 DRAWN BY: B.M.R.
 DATE: 5-20-2010
 PROJECT NO: 12053
 CHECKED BY:
 APPROVED BY:
 SHEET NO.:

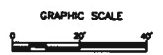
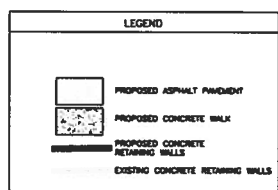


SEE SHEET C101 FOR CONTINUATION

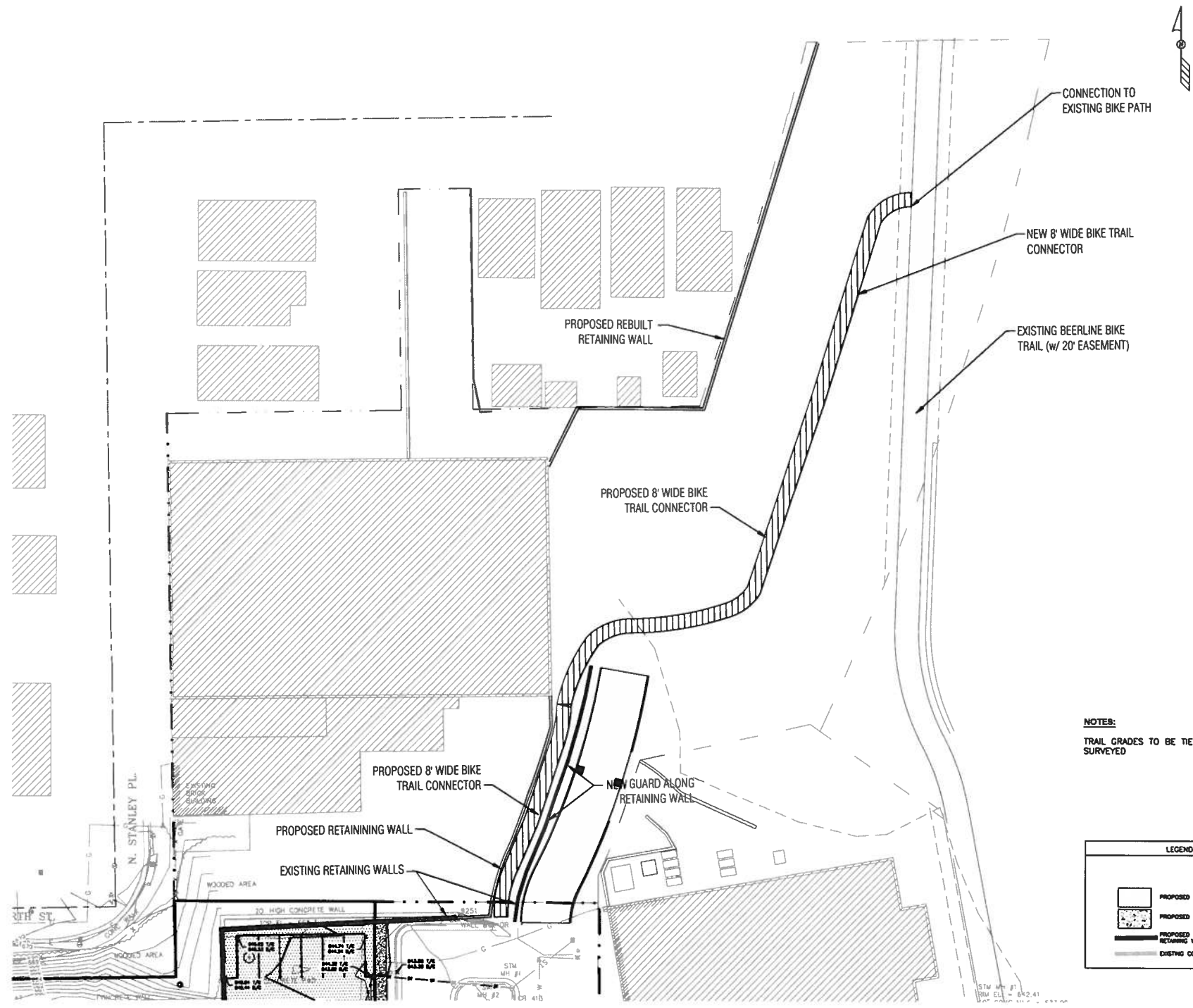


- KEYED NOTES:**
1. PROPOSED 6" PVC SANITARY SEWER LATERAL.
 2. CONNECT NEW STORM SEWER TO EXISTING STORM SEWER IN ACCORDANCE WITH CITY OF MILWAUKEE REQUIREMENTS.
 3. CONTRACTOR TO CHECK FOR CONFLICTS WITH EXISTING AND PROPOSED UTILITIES PRIOR TO INSTALLATION OF NEW UTILITIES. REPORT ANY CONFLICTS TO ENGINEER.
 4. PROPOSED 6" DI PRIVATE COMBINED DOMESTIC/FIRE WATER SERVICE WITH GATE VALVE.
 5. PROPOSED STORM SEWER.
 6. PROPOSED 8" PUBLIC WATERMAIN.
 7. PROPOSED TRENCH DRAIN.
 8. PROPOSED PERFORATED UNDERDRAIN SYSTEM.
 9. PROPOSED STORM CURB INLET WITH SUMP.
 10. PROPOSED PERVIOUS PAVERS IN PATIO AREA.
 11. PROPOSED BIO-FILTRATION BASIN.
 12. PROPOSED BUILDING STORM DRAIN.
 13. PROPOSED STORM MANHOLE.
 14. PROPOSED STORM OVERFLOW RISER.
 15. PROPOSED 48" STORM SEWER (FOR UNDERGROUND DETENTION)
 16. RETAINING WALL.
 17. PROPOSED ELECTRICAL TRANSFORMER LOCATION.
 18. PROPOSED STORM OUTLET STRUCTURE. CONNECT TO EXISTING STORM SEWER
 19. PROPOSED ADA RAMP
 20. PROPOSED TRAPPED/SUMPED MANHOLE
 21. PROPOSED INTERIM BIKE PATH. PATH TO MATCH EXISTING GRADES. (AREA TO BE SURVEYED)

EXISTING IMPERVIOUS = 34,819 SQ. FT. (0.80 AC.)
 PROPOSED IMPERVIOUS = 74,378 SQ. FT. (1.71 AC.)



PRELIMINARY



CONNECTION TO EXISTING BIKE PATH

NEW 8' WIDE BIKE TRAIL CONNECTOR

EXISTING BEERLINE BIKE TRAIL (w/ 20' EASEMENT)

PROPOSED REBUILT RETAINING WALL

PROPOSED 8' WIDE BIKE TRAIL CONNECTOR

PROPOSED 8' WIDE BIKE TRAIL CONNECTOR

NEW GUARD ALONG RETAINING WALL

PROPOSED RETAINING WALL

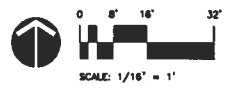
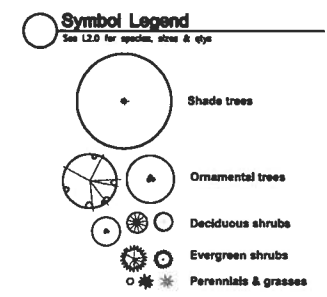
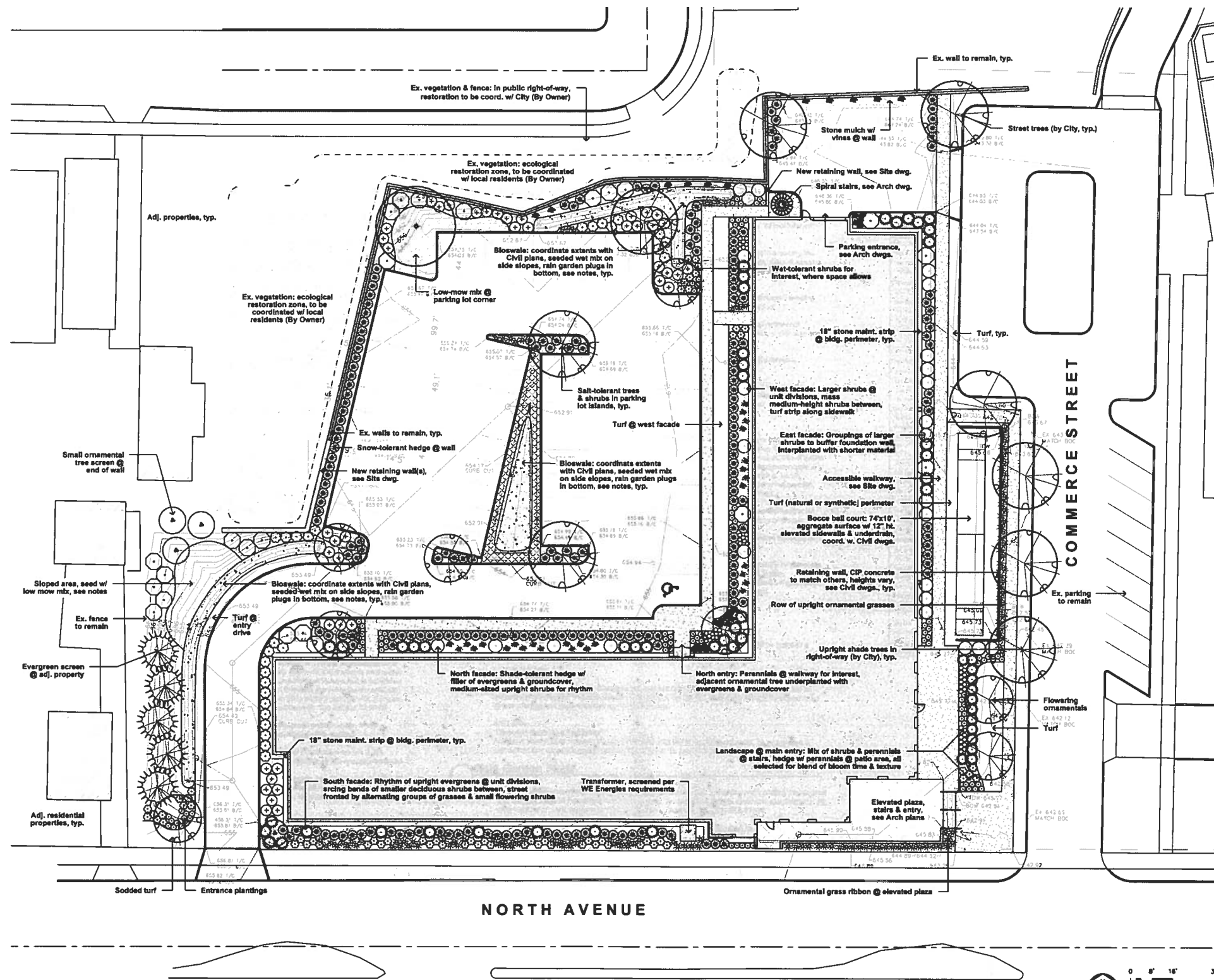
EXISTING RETAINING WALLS

NOTES:
TRAIL GRADES TO BE TIED INTO EXISTING. AREA TO BE SURVEYED

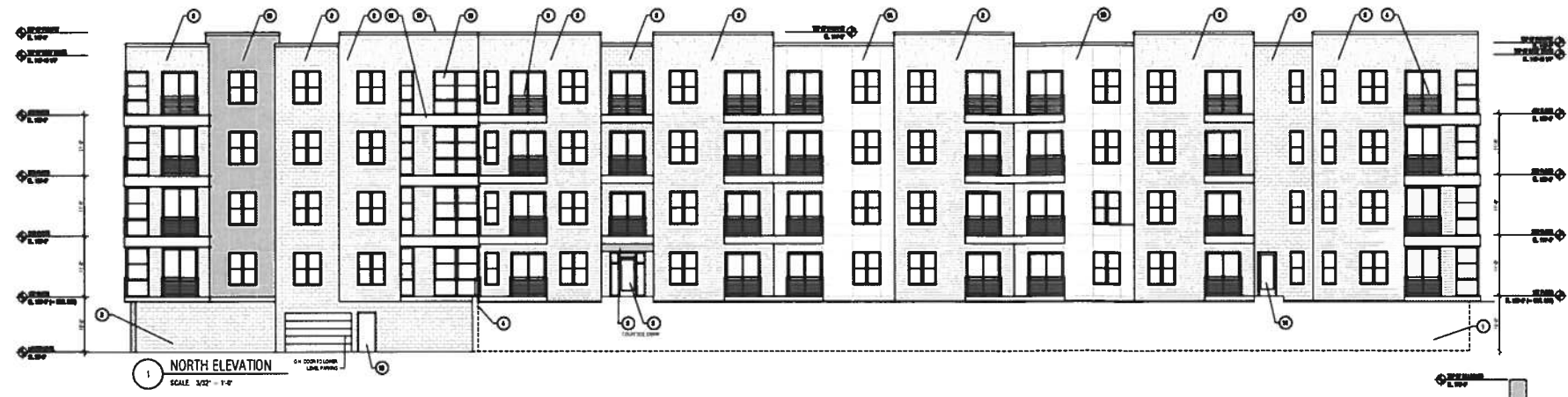
LEGEND	
	PROPOSED ASPHALT PAVEMENT
	PROPOSED CONCRETE WALK
	PROPOSED CONCRETE RETAINING WALLS
	EXISTING CONCRETE RETAINING WALLS



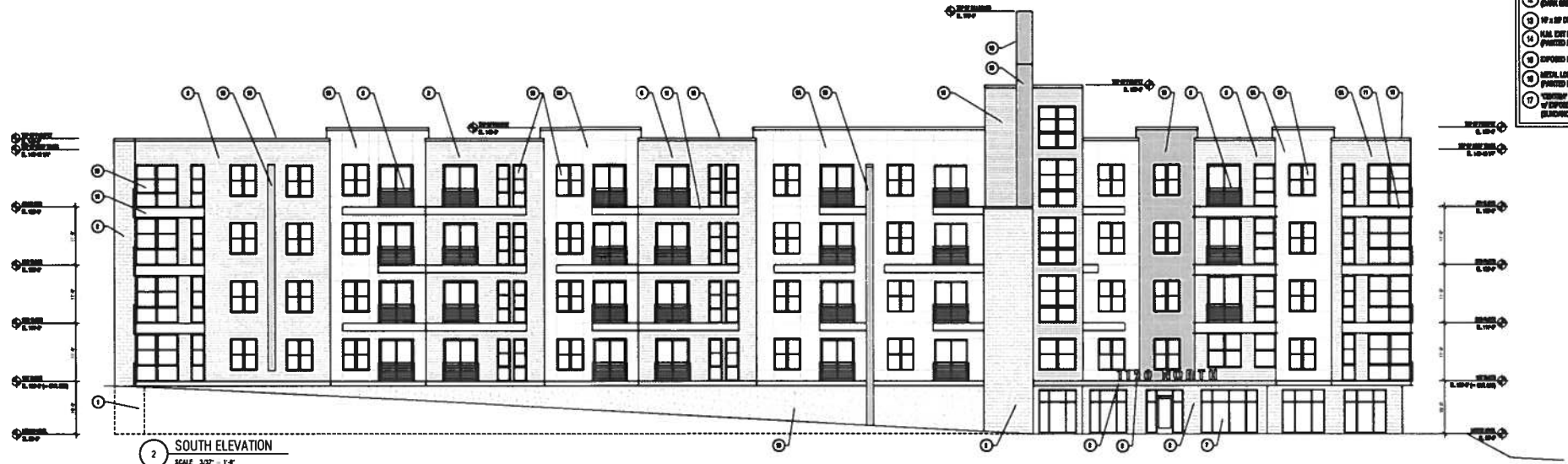
PRELIMINARY



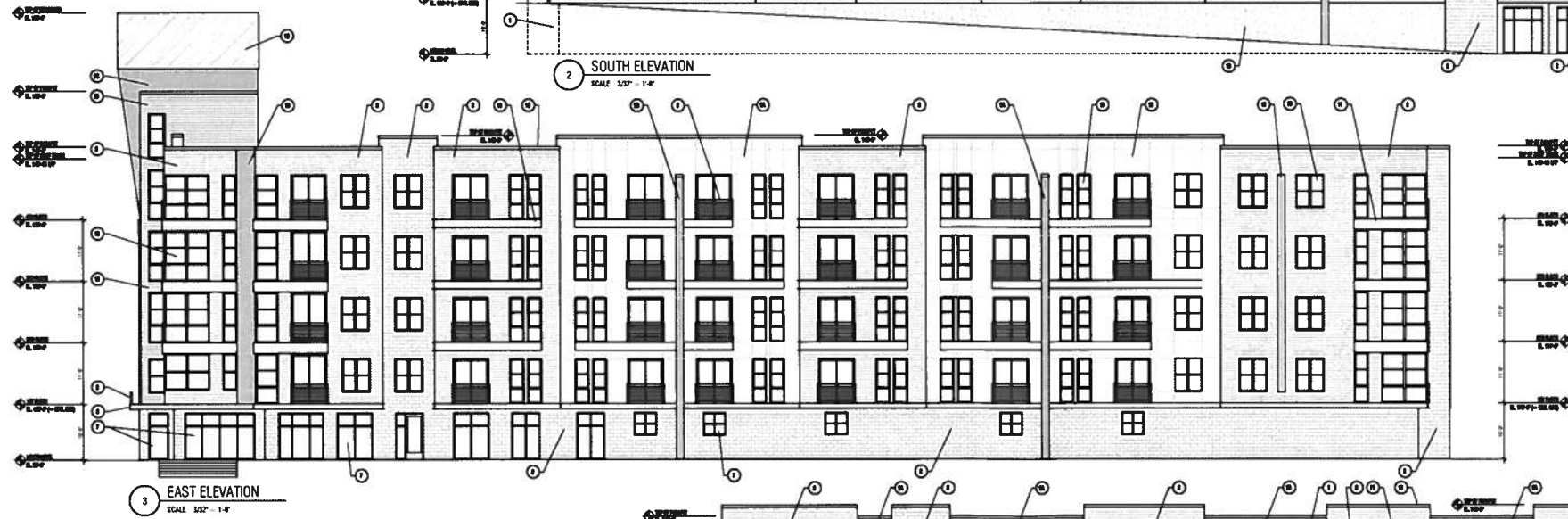
Review Set. Not For Construction



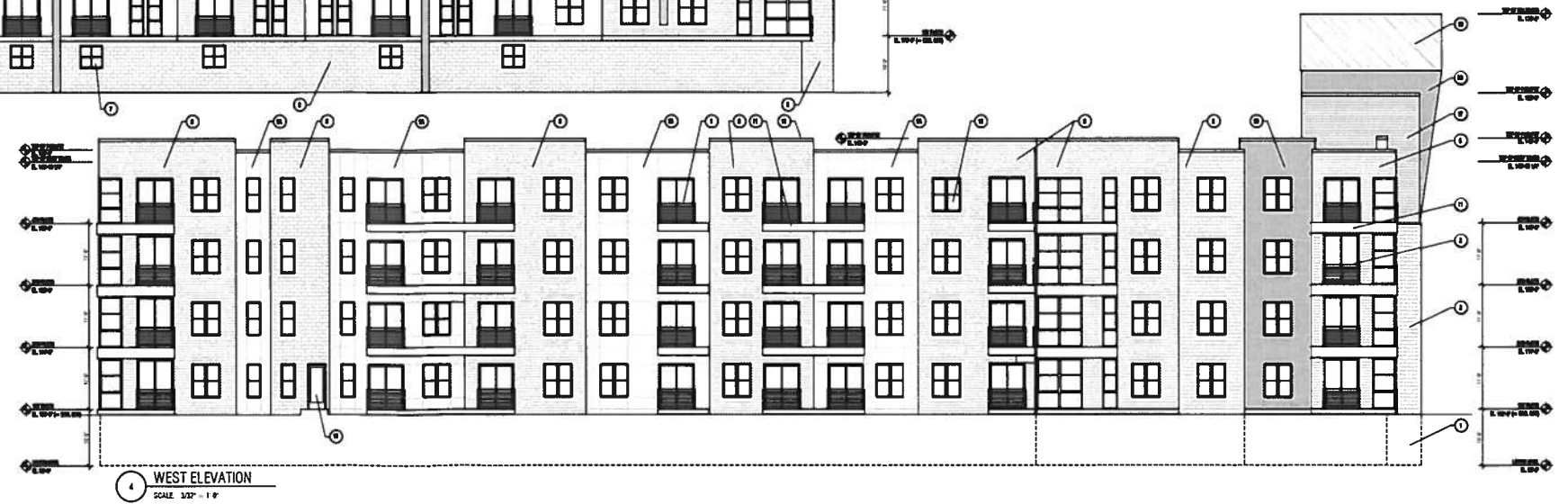
1 NORTH ELEVATION
SCALE 3/32" = 1'-0"



2 SOUTH ELEVATION
SCALE 3/32" = 1'-0"

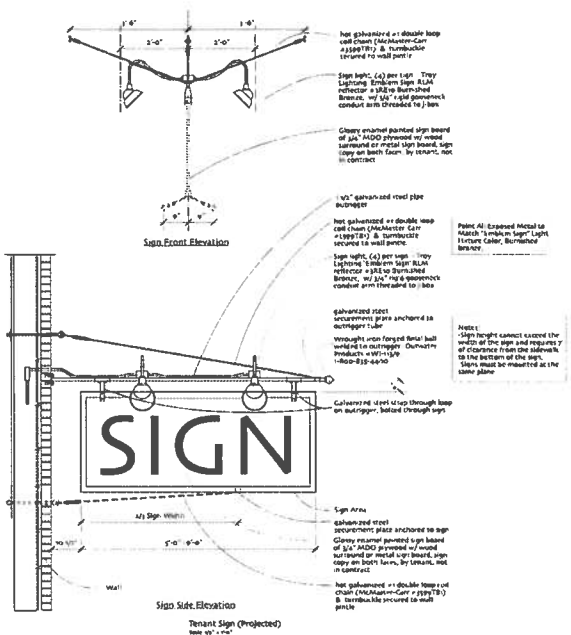


3 EAST ELEVATION
SCALE 3/32" = 1'-0"



4 WEST ELEVATION
SCALE 3/32" = 1'-0"

ELEVATION KEYNOTES	
1	EXPOSED POLISHED CONCRETE FOUNDATION WALL
2	INTERIOR/EXTERIOR ANCHORAGE - PUMP WITH FACE - FINISH BLACK COPPER (EXTRA BUSHING/ANCHORAGE UNITS - VERTICALITY)
3	BACK LIP PROJECT IDENTIFICATION SIGN
4	FORMED CONCRETE INTERIOR WALL BY GLAZING
5	ALUMINUM GLAZING SYSTEM GLASS ACCESSORY (FRAMES, SILLING, STEEL, GROUND & FLOORWALL, CABLE BALANCE PRINTED GREY TO MATCH STEEL ACCESSORY)
6	PREPARED METAL CRUISEY OR LIGHT GLASS FINISH (FINISH TOP & BOTTOM BY THE BACK TONGUE)
7	ALUMINUM GLAZING SYSTEM GLASS SYSTEM (GLASS ACCESSORY OF 1" INSULATED LITE GREY TINTED GLASS)
8	UNPAINTED BRUSHED ALUMINUM LIP BEAMS OF INTERIOR CORNER (PRE-FINISHED BRUSHED BRASS COLOR UNPAINTED - BY 7000 - BY 7000) UNPAINTED BRASS
9	BRUSHED CONCRETE PANELS OF CLEAR ANODIZED ALUM TONN & ZONES (PRE-FINISHED BRUSHED BRASS COLOR UNPAINTED - BY 7000)
10	BRUSHED CONCRETE PANELS OF CLEAR ANODIZED ALUM TONN & ZONES (PRE-FINISHED BRUSHED BRASS COLOR UNPAINTED - BY 7000)
11	BRUSHED CONCRETE PANELS OF GREY ACCESS (PRE-FINISHED BRUSHED BRASS COLOR UNPAINTED - BY 6000)
12	INSULATED DOUBLE GLAZED WINDOW UNITS (GLAZING IN-OR OUT) (GLASS ACCESSORY OF 1" INSULATED LITE GREY TINTED GLASS)
13	STEEL ACCESSORY PLATES (BRUSHED BRASS COLOR UNPAINTED - BY 6000)
14	PREPARED METAL COPPER (BLACK GREY TO MATCH STEEL ACCESSORY)
15	1/2" x 1/2" DIA. BRASS METAL BUSHING BY (GLASS CHANNEL)
16	ALL EXIST. DOOR OF 0'-0" x 0'-0" CONCRETE DOOR (PRINTED DARK GREY TO MATCH STEEL ACCESSORY)
17	EXPOSED FORMED CONCRETE FOUNDATION WALL
18	METAL LAMINATE ACCESSORY PLATE (PRINTED DARK GREY TO MATCH STEEL ACCESSORY) CONFORM TO SCHEDULE 40 UP TO 10" RIMMED METAL PANEL OF EXPOSED FORMED CONCRETE (BLACK/BRASS AN UNPAINTED)



Shape of signs may vary provided that (1) sign area does not exceed 48 sq. feet (wall mounted) or 24 sq. feet (projecting)

EXAMPLE SHAPES

