DEVELOPMENT SUMMARY

Total Area: 15.1 acres

Description: 11 lot Single-Family Subdivision

Development Notes:
- Development served by individual well & septic
- CL #1 - Private (sewer) Road & 0.5 acres Open Space
- CL #2 - Open Space, Landscaping & Septic assessment area for lots 2, 4 & 5
- CL #3 - Open Space, Landscaping, Storm water management & Septic assessment area for lot 6
- CL #4 - Open Space & Storm water management
- CL #5 - Open Space & Storm water management

ZONING INFORMATION

Zoning: R-1 PUD
- Zoning with Comp-Plan change & Rezoning

Lot Size: 20,000 sq. ft. (min.)
Lot Width: 115' (min.) Setback
Front Yard: 30' (C1 to CL) min.
- Lot 7 - 11 setbacks per Plan
Site Yard: 12'
Rear Yard: 21'

DATE: 08-03-2019
STORMWATER MANAGEMENT
- Stormwater management complies with Waukesha County Stormwater Ordinance and Town zoning requirements.
- Peak flow rates will be reduced, and offsite drainage will be accommodated.
- Wet Pond & Existing Kettle are interconnected and ultimately drain to Water Quality Swale & Infiltration Basin, which discharges low flow to the existing wetland pond and larger storm events to the eastern wooded wetland area.

Development Plan
The Legend of Brandybrook Estates (15 acres)
W304S1806 Brandybrook Road, Town of Genesee, Wisconsin