



SITE SUMMARY

TOTAL PROPERTY	= 28.58 ACRES
PARK DEDICATION	= 12.58 ACRES
DEVELOPMENT AREA	= 16.00 ACRES
TOTAL UNITS	= 288
DENSITY	= 18.0 UNITS / ACRE
FAR	= 0.12 (3.41 AC / 28.58 ACRE)
IMPERVIOUS AREA	= 10.06 ACRES
GREENSPACE AREA	= 18.52 ACRES
IMPERVIOUS RATIO	= 35.2%
GREENSPACE RATIO	= 64.8%

PARKING SUMMARY

REQUIRED SPACES (PER 288 UNITS)	
STANDARD SPACES	= 564
ACCESSIBLE SPACES	= 12
TOTAL SPACES	= 576
PROPOSED SPACES	
STANDARD SPACES	= 454
ACCESSIBLE SPACES	= 17
TOTAL	= 471
GARAGE SPACES	= 60
TOTAL SPACES PROV.	= 531
PUBLIC PARK PARKING	= 20

OVERALL SITE PLAN AUTHENTIX AT COTTAGE GROVE COTTAGE GROVE FINAL ENGINEERING WISCONSIN	PROJECT NO.: 210057 PROJECT MANAGER: RMW DESIGNED BY: MC DRAWN BY: DB
	ORIGINAL ISSUE DATE: 04/21/2021
7325 James Avenue Woodridge, IL 60517 630.724.9200 phone www.v3co.com	
DRAWING NO.	3.0

