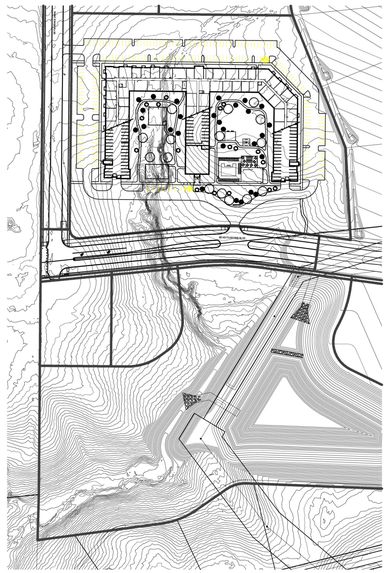

PARKING INFO (K-MF HIGH STANDARDS)	
STALLS REQUIRED (APARTMENT) 2 PER UNIT (210 X 2) NOTE: 1:1 COVERED STALLS (GARAGE)	420
GUEST STALLS REQUIRED (APARTMENT) (210/5)	42
TOTAL	462
STALLS PROVIDED	
SURFACE STALLS	252
UNDERGROUND GARAGE STALLS	210
TOTAL	462
UNIT DENSITY (K-MF HIGH STANDARDS)	
15-24 UNITS PER ACRE (10.12 ACRE SITE) 10.12 x 15 = 151.8 MIN. DENSITY 10.12 x 24 = 242.88 MAX. DENSITY ACTUAL 210 UNITS (21 UNITS PER ACRE)	

SITE PLAN (3 STORY CONCEPT)

SCALE: 1" - 40'-0"

COLE GROUP ARCHITECTS, Inc. expressly reserves its common law copyright and other property rights in these plans. These plans are not to be reproduced, changed, or copied in any form or manner whatsoever, nor are they to be assigned to a third party without first obtaining the written permission and consent of Cole Group Architects, Inc. hereinbefore ---- COPYRIGHT 2025 Cole Group Architects, Inc.

DEVELOPER:
TRIDENT DEVELOPMENT

These documents are not valid for building permit unless signed in ink and over sealed. Copies are not valid.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly licensed Architect under the laws of the state of IOWA.

Name DAVID J. MAJCHRZAK

REGISTERED PROFESSIONAL ARCHITECT
DAVID MAJCHRZAK
08167
IOWA

COLE GROUP
ARCHITECTS LLC.
216 Park Avenue South
Suite 102
Sioux City, IND. 5630
(320) 654-6510
www.colegrouparchitects.com

PROPOSED:
WAUKEE APARTMENTS
WAUKEE, IA

REVISIONS COMMENTS	REVISIONS COMMENTS

Project No. 25017
Submittal Date: -
Document Set: PRELIMINARY -

A010

PLOTTED: 06-11-25 FILE: 25017S COM: 5 UPDATE: 03/03/21