

We are pleased to present to The City of New Berlin our plans for Autumn Trace, a new 22 lot residential development located at 4908 S Calhoun Rd. The land is currently zoned A-2, C-1 and C-2 however, our plan for the lands is consistent with the City's Master Plan which designates the area Country Residential with an R-1/R-2 zoning. The areas zoned for conservation will remain but simply have the conservation boundary professionally defined. Our clustered lot's range in size from 33000 sq ft to 10 acres and are surrounded by 54 acres of beautiful, wooded conservation area. Our design is consistent with the city zoning ordinances and will not impede the ability for police, fire and public works departments to service the area. The subdivision will be served by private septic and well systems as these city services are not available in this area. Gas, electric and high-speed internet will be available to the subdivision. Given the proximity of the subdivision to the expressway and retail conveniences we anticipate these building lots to be highly sought after.

Autumn Trace will be an exceptional addition to an exceptional community!!!

Thank You for your consideration.

Ryan Janssen