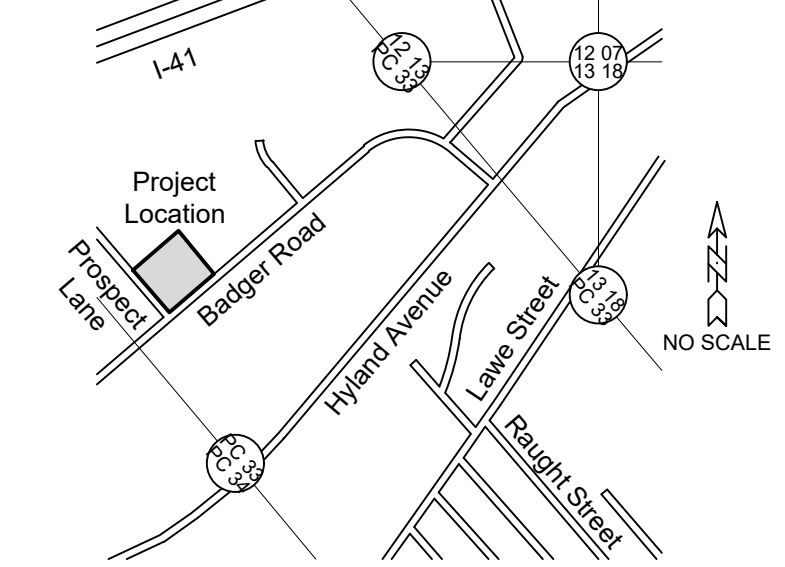


**LOCATION MAP**

PART OF SEC PC 1, T 21 N, R 18 E,  
CITY OF KAUKAUNA  
OUTAGAMIE COUNTY, WI



**SITE INFORMATION:**

Legal Description:  
Site Address: 1020 Prospect Lane  
Parcel #: 322092101  
Current Use: Industrial  
Proposed Use: Industrial

Current Zoning: IPD- Industrial Park District  
Adjacent Zoning:  
North - IPD  
South - IPD  
East - IPD  
West - IPD

**Site Areas**

Parcel Area:	144,219 SF (3.31 Acres)
Existing Building Area:	10,400 SF
Existing Pavement Area:	74,469 SF
Existing Sidewalk Area:	3,662 SF
Total Existing Impervious:	88,531 SF (61.39%)
Additional Building Area:	0 SF
Additional Pavement Area:	27,780 SF
Additional Sidewalk Area:	0 SF
Total Additional Impervious:	27,780 SF (19.26%)
Total Proposed Building Area:	10,400 SF
Total Proposed Pavement Area:	102,249 SF
Total Proposed Sidewalk Area:	3,662 SF
Total Proposed Impervious:	116,311 SF (80.65%)
Total Proposed Greenspace:	27,908 SF (19.35%)

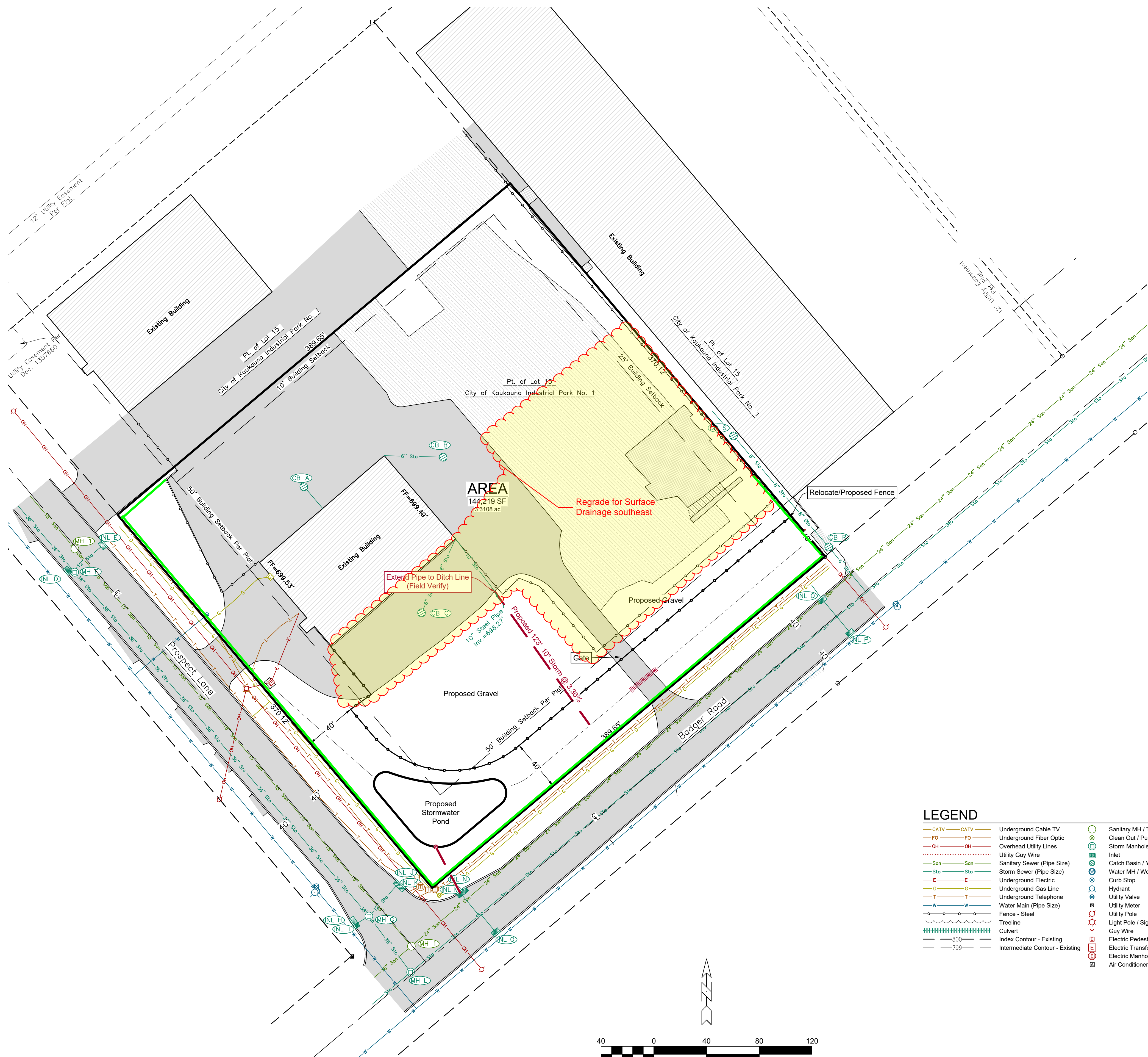
**PROPERTY OWNER:**  
Team Industries, Inc.  
Jason Sturm  
1200 Maloney Road  
Kaukauna, WI 54130  
Telephone: (920) 462-1158  
Email: jsturm@teamind.com

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**DAVEL ENGINEERING & ENVIRONMENTAL, INC.**  
Civil Engineers and Land Surveyors  
1164 Province Terrace, Menasha, WI 54952  
Ph: 920-991-1866  
www.davel.pro

**SITE PLAN**

**1020 Prospect Lane**  
City of Kaukauna, Outagamie County, WI  
For: Team Industries, Inc.

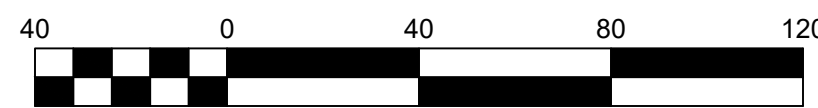


**LEGEND**

— CATV — CATV	Underground Cable TV	○ Sanitary MH / Tank / Base	□ CATV Pedestal
— FO — FO	Underground Fiber Optic	○ Clean Out / Pull Box	□ Telephone Pedestal
— OH — OH	Overhead Utility Lines	○ Storm Manhole	□ Telephone Manhole
— Inlet — Inlet	Utility Guy Wire	○ Inlet	□ Gas Regulator
— San — San	Sanitary Sewer (Pipe Size)	○ Catch Basin / Yard Drain	□ Sign
— Sto — Sto	Storm Sewer (Pipe Size)	○ Water MH / Well	□ Post / Guard Post
— E — E	Underground Electric	○ Curb Stop	□ Benchmark
— G — G	Underground Gas Line	○ Hydrant	□ Asphalt Pavement
— T — T	Underground Telephone	○ Utility Valve	□ Concrete Pavement
— W — W	Water Main (Pipe Size)	○ Utility Meter	□ Gravel
— Fence — Steel	Fence - Steel	○ Utility Pole	□ Proposed Building
— Treeline — Treeline	Treeline	○ Light Pole / Signal	□ Proposed Asphalt
— 300 — 300	Index Contour - Existing	○ Guy Wire	□ Proposed Concrete
— 799 — 799	Intermediate Contour - Existing	○ Electric Pedestal	□ Proposed Gravel
		○ Electric Transformer	
		○ Electric Manhole	
		○ Air Conditioner	

**SHEET INDEX:**

Sheet	Page
Site Plan	C1.0
Topographic Survey	C1.1
Drainage and Grading Plan	C1.2
Erosion & Sediment Control Plan	C1.3
Construction Details	C2.1
Erosion & Sediment Control Details	C2.2
Stormwater Pond Details	C2.3



Date:	04/28/2026
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Page:	C1.0