

Project Updates Summary – Oxbow Apartments

July 24, 2026

Project No. 2024-171 – The Oxbow Apartments

This document provides a summary of overall changes to the design documents related to The Oxbow Apartments project, located in the City of Watertown, Wisconsin.

Unit Types:

- ALL Townhomes were Removed
- Studio Count Changed to 5.
- 1 Bed Count Changed to 38.
- 2 Bed Count Changed to 25.
- 3 Bed Count remains at 7.
- Total unit Count changed from 67 to 75. An increase of 8.

Plans:

- Storage units moved to Lower Level.
- Fitness Room moved to Lower Level.
- Community Room patio removed and replaced with direct access to Lower Level Patio via exterior stair.
- Direct access from exterior added to Corner 3 Bed units as able.
- Second and Third Floor square footage added to the East.
- Fourth Floor square footage added to the South.

Exterior Elevations:

- Exterior Materials match 3.25.26 Submittal
- Balconies added in areas previously without.
- Stone Community Room patio on West Elevation Removed.
- Ribbon Windows removed and replaced with typical windows matching rest of design.

Site:

- Impervious surface area decreased to 67%
- Greenspace area increased to 33%
- Concrete sidewalk at surface parking area expanded to allow direct access to first floor 3-bed units
- Structural retaining wall added at Northeast side of building for sidewalk access
- Stormwater management plan and calculations updated to reflect site changes. Stormwater provisions for the City of Watertown are met by these conditions.