



FREQUENTLY ASKED QUESTIONS

- **What School District will my home be in?**
 - De Pere School District

- **Are there Restrictive Covenants? (Sq Ft, Fences, Outbuildings, Mailboxes, Light Posts, Siding)**
 - Yes. Minimum Requirements for square feet are as follows:
 - Lots 1-8, 15-25:
 - Single Story Ranch: 2,500 Sq Ft
 - Two-Story and Multi-Level: 3,000 Sq Ft
 - Minimum Roof Pitch 8/12
 - Lots 9-14:
 - Single Story Ranch: 2,200 Sq Ft
 - Two-Story and Multi-Level: 2,700 Sq Ft
 - Minimum Roof Pitch 8/12
 - Does Finished Lower Level or Walkout Square Footage count?
 - No. All finished square footage is above grade.
 - Is an Outbuilding allowed?
 - Yes. One building shall be allowed per lot on lots 15-25 and shall not exceed 864 sq ft. Lots 1-14 are allowed one building no larger than 300 sq ft. Plans shall be submitted and approved.
 - Are Fences allowed?
 - Yes, but no chain link type fences are permitted. Decorative fencing may be used. No fences shall be allowed in front of the primary structure and must comply with all Town of Ledgeview ordinances.
 - How do I get a Mailbox?
 - Radue Homes will provide lot owners with a list of approved mailboxes and owners must purchase and install models on the approved list.
 - Do I need a light post on my lot?
 - Yes. Each lot owner is required to have a lighted masonry post constructed of material like the masonry on the main structure. Each light post must be operated with a dusk to dawn sensor.
 - Is there a Siding Requirement?
 - Yes. No type of vinyl siding is allowed. L.P. Smartside, Cement Board, or other non-vinyl siding is acceptable.

- **What Utilities are available?**
 - Sewer, Water, Storm Sewer, Cable, and Internet

- **Are you required to build on a timeline or can you reserve a lot?**
 - There is no required timeline to build. We are currently accepting offers on lots.

- **Any special site conditions to be aware of?**
 - Please see the subdivision plat map for special notes regarding site conditions.

- **Are these lots Builder Exclusive?**
 - No, you may choose any builder.

- **What are the standard building setbacks?**
 - Standard building setbacks in the Town of Ledgeview apply. The front setback is 30 or 50 ft (see plat map), side setbacks are 10 ft. Please consult the Town of Ledgeview for further setbacks.

- **Are Sidewalks required?**
 - Yes, sidewalks are required on both sides of the street and are the lot owner's responsibility. The Town of Ledgeview requires the sidewalk to be installed as a condition of occupancy.

- **Is there a flood plain?**
 - None

- **Any HOA fees?**
 - None

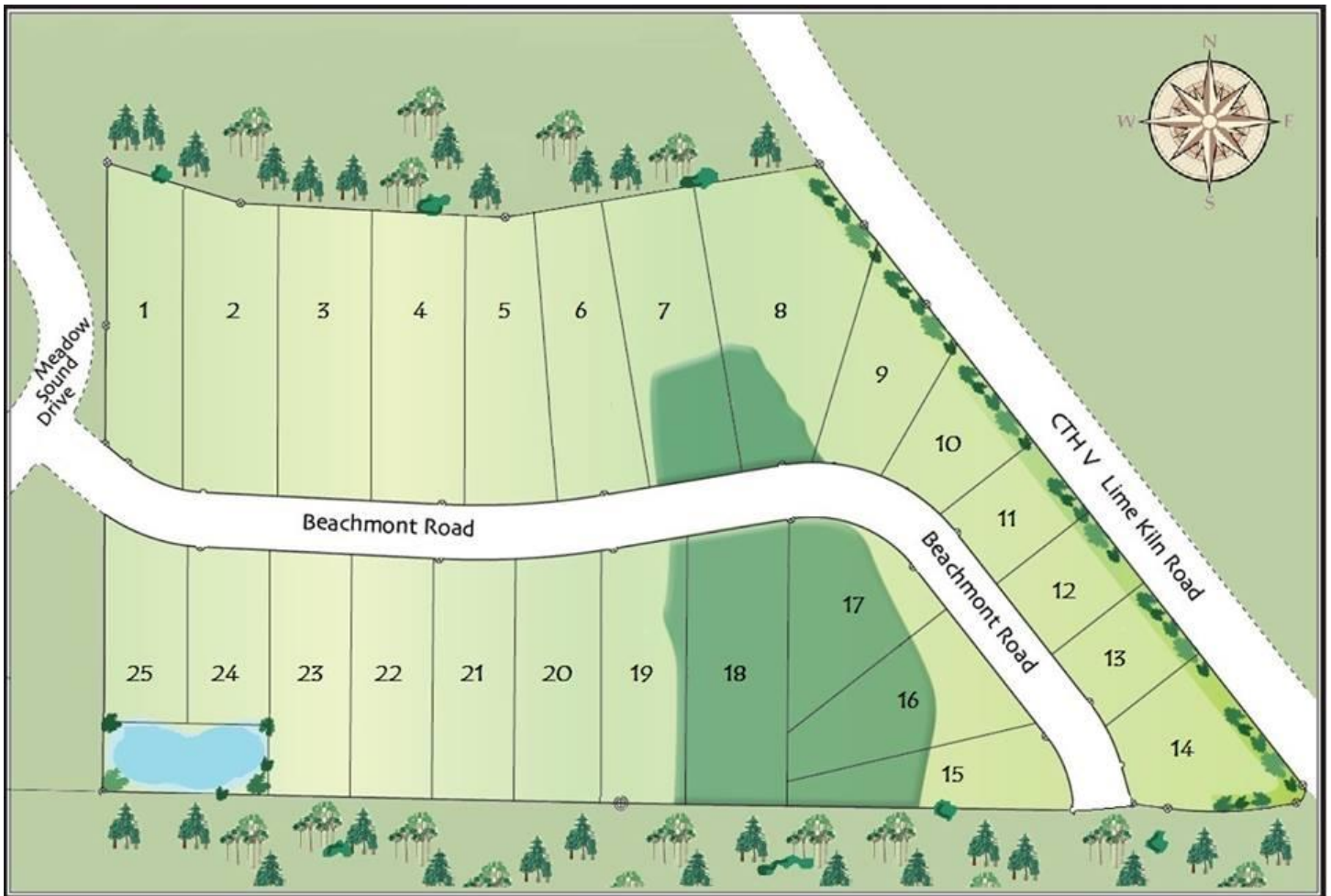
LOT # & PRICE	
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1 SOLD	14 \$69,900
2 SOLD	15 SOLD
3 SOLD	16 \$119,900
4 SOLD	17 \$119,900
5 SOLD	18 \$139,900
6 SOLD	19 SOLD
7 SOLD	20 SOLD
8 SOLD	21 SOLD
9 SOLD	22 SOLD
10 SOLD	23 SOLD
11 \$69,900	24 SOLD
12 \$69,900	25 SOLD
13 \$69,900	



THE RESERVE

at Meadow Ridge



Luxury home development in area of impressive and upscale homes! These extra-deep lots boast an amazing view of Bellevue, De Pere, Ledgeview, and the City of Green Bay!

These gorgeous lots are almost gone – inquire today!

