



DIRECTIONS

Take Hwy. 16 west to Hwy. P. Travel north to Lisbon Road, then west to Longmeadow entrance.



SIEPMANN REALTY
C O R P O R A T I O N

FOR MORE INFORMATION CALL

262.650.9700

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Longmeadow

C I T Y O F O C O N O M O W O C

Longmeadow

CITY OF OCONOMOWOC

Located in the very heart of Waukesha County's lake country, Longmeadow features many amenities that people look for when choosing where they want to live. Sidewalks and walking trails where they can enjoy a stroll through the neighborhood. Green spaces for neighborhood gatherings and children's play. A private swimming pool and cabana. Nearby shopping, entertainment and recreation areas. A quaint, historic and lively downtown just a short drive, or a pleasurable walk, away. Longmeadow offers all of this and more.

Longmeadow also features the hallmarks of neighborhoods created by Siepmann Realty: creative planning, generous open space, attention to detail and rigorous architectural control.

AMENITIES

OPEN SPACES Longmeadow Open Space Areas will be owned in common by all Longmeadow lot owners. A Homeowners Association will be responsible for the care and maintenance of these open space areas as well as the entryways and stormwater management areas. Each lot owner will automatically be a member of the Association and be responsible for the payment of annual dues.

IMPROVEMENTS The price of each lot includes sanitary sewer and municipal water with laterals to the lot line, asphalt streets with curb, gutter and sidewalks, underground gas, electric, telephone and cable TV service.

NEIGHBORHOOD AMENITIES Longmeadow contains more than 14 acres of common open space featuring a private swimming pool, walking trails and a landscaped entryway. And there are numerous public parks, golf courses, beaches and boat launches within a ten mile radius. Longmeadow is only ten minutes from Interstate 94.

SCHOOL INFORMATION Longmeadow is served by the Oconomowoc School District.

BUILDING RESTRICTIONS

All homes in Longmeadow must meet minimum size requirements. The minimum home size is 1,700 sq. ft. for a one story home and 2,000 sq. ft. for a two-story home. These requirements exclude any living area in the basement level.

All homes must have an attached garage for at least two cars. Only materials such as solid wood, Hardiplank siding or its equivalent, stone, (cultured stone may be allowed upon specific approval by Siepmann Realty Corp.), brick, or stucco will be used on the exterior walls. These materials must be applied in an architecturally correct manner.

No outbuildings or above ground pools will be permitted.

Each lot owner is required to purchase and install a specific lamp, post and mailbox set.

These requirements plus others involving specific construction details will be clearly noted on the Longmeadow guidelines for plan approval which will be provided at the time of purchase.

Siepmann Realty Corporation must approve all building plans, architectural details, house locations, house grades, swimming pools, decks, retaining walls, fences and berms prior to construction.

More information about the Oconomowoc area can be found at these websites:

Oconomowoc Schools – www.oasd.k12.wi.us

City of Oconomowoc – www.oconomowocusa.com

Oconomowoc Chamber of Commerce – www.oconomowoc.com



113 LOTS IN
THE CITY OF
OCONOMOWOC

14 ACRES OF
OPEN SPACE

All dimensions subject to change
at any time. Artists rendering –
tree locations not actual.