

Concept Plan for Wilson – W. River RD – 34 Lots



WILSON HILL - WEST RIVER ROAD - CONCEPT PLAT DEVELOPMENT GUIDE/MAP, PRESTON, MINNESOTA Housing Summit, September 20, 2019

Available for block and lot options and reservations awaiting City infrastructure now in planning.

Description: Large single parcel allowing multi-stage

development, gentle hill with views for all homes, signature historic windmill, open with wooded perimeter on west.

Location: West River Road and CSAH 12/

Greenleafton Road, in city limits.

Zoning: R-1 Residential Currently

R-2 Needed for Concept Plat Shown

Assets: On DNR state trail, adjacent to Root River,

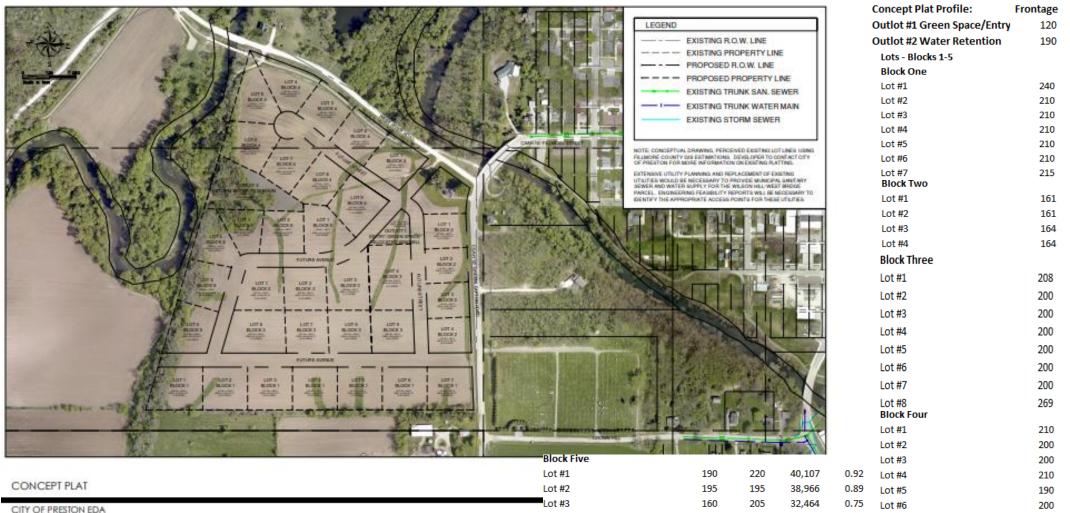
Walking distance to downtown, Views of entire valley, large lots in

complete new neighborhood.



WILSON HILL/ WEST BRIDGE

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Lot #4

Lot #5

Lot #6

180

205

230

39,300

41,360

45,822

0.90

0.96

1.05

Concept Plat Profile:	Frontage	Depth	Square Ft.	Acres
Outlot #1 Green Space/Entry	120	100	18,875	0.43
Outlot #2 Water Retention	190	350	69,660	1.60
Lots - Blocks 1-5				
Block One				
Lot #1	240	200	47,657	1.09
Lot #2	210	200	42,000	0.96
Lot #3	210	200	42,000	0.96
Lot #4	210	200	42,000	0.96
Lot #5	210	200	42,000	0.96
Lot #6	210	200	42,000	0.96
Lot #7 Block Two	215	200	42,000	0.98
Lot #1	161	198	31,969	0.73
Lot #2	161	200	32,095	0.74
Lot #3	164	200	32,654	0.75
Lot #4	164	200	32,717	0.75
Block Three				
Lot #1	208	200	40,958	0.94
Lot #2	200	200	40,078	0.92
Lot #3	200	235	47,838	1.10
Lot #4	200	306	61,333	1.41
Lot #5	200	200	40,028	0.92
Lot #6	200	200	40,030	0.92
Lot #7	200	200	40,029	0.92
Lot #8 Block Four	269	200	54,181	1.24
Lot #1	210	200	42,024	0.96
Lot #2	200	200	40,018	0.92
Lot #3	200	200	40,112	0.92
Lot #4	210	215	45,658	1.05
Lot #5	190	215	43,615	1.00
Lot #6	200	211	42,052	1.08
Lot #7	180	255	43,649	1.00
Lot #8	175	235	39,448	0.91
Lot #9	210	210	43,408	0.95