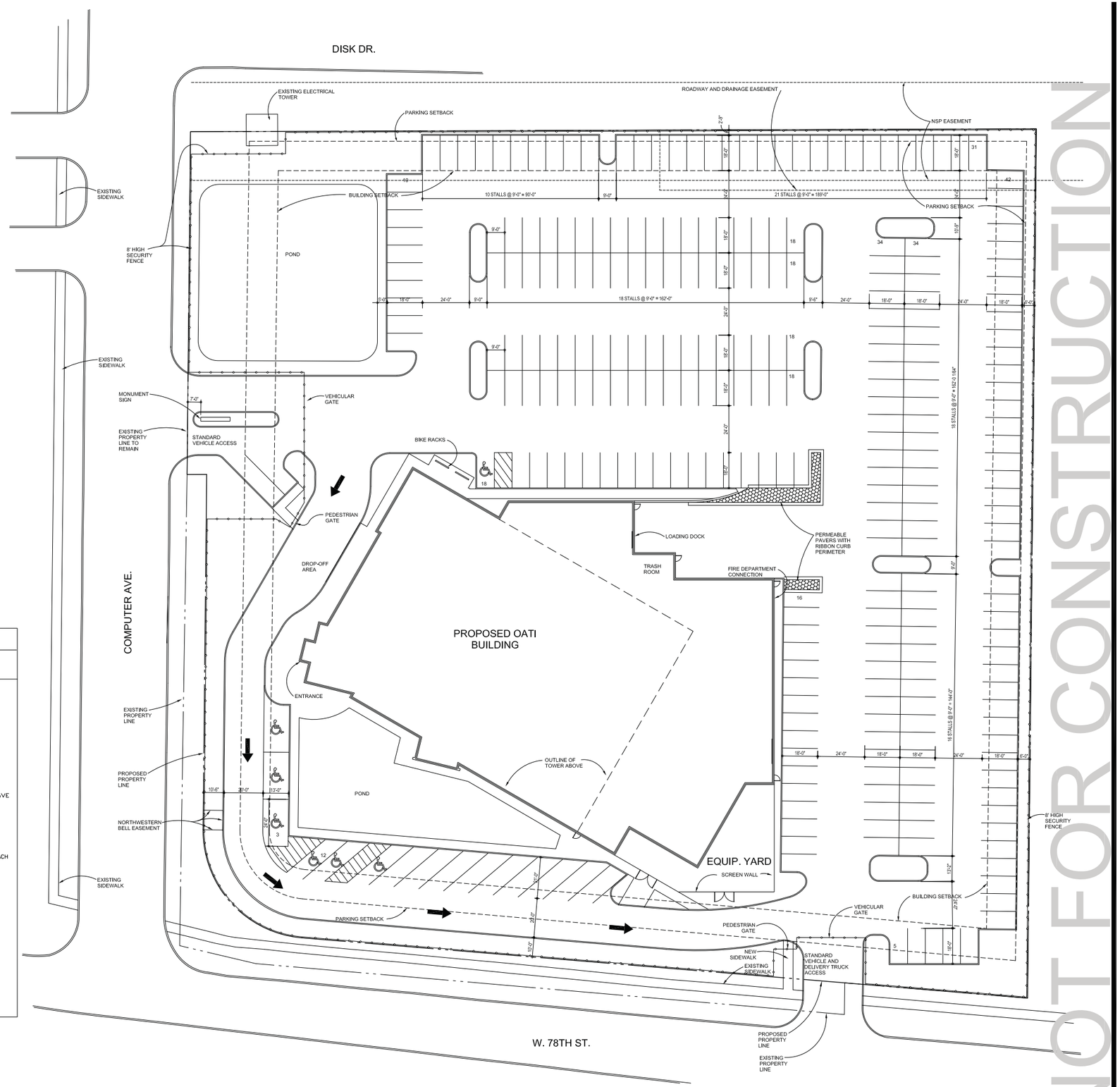

SITE DATA

PROPOSED ZONING: C-4 PLANNED DEVELOPMENT

ZONING REQUIREMENTS AND PROPOSALS

REQUIRED BUILDING SETBACKS		
ALONG PUBLIC STREET		35' MIN.
REAR		40' MIN
SIDE		30' MIN
PROPOSED BUILDING SETBACKS		
ALONG PUBLIC STREET		44' OR LARGER
REAR		132'
SIDE		N/A
REQUIRED PARKING SETBACKS		
ALONG PUBLIC STREET		20'
REAR		5'
SIDE		5'
PROPOSED PARKING SETBACKS		
ALONG PUBLIC STREET		10' AT 78TH ST / 10'-6" AT COMPUTER AVE
ALONG NORTH PROP. LINE		2'-9"
ALONG EAST PROP. LINE		6'-0"
SITE AREA		+/-180,785 S.F. (+/-4.150 ACRES)
PROPOSED BUILDING AREA		1ST FLOOR = 31,026 S.F. 2ND FLOOR = 18,511 S.F. 3RD THROUGH 5TH FLOOR= 20,162 S.F. EACH TOTAL= 110,023 S.F.
REQUIRED PERMEABLE SITE AREA		10%
PROPOSED PERMEABLE SITE AREA		+/- 36,190 SF +/-20.02%
REQUIRED FLOOR AREA RATIO		0.4 MIN - 2.0 MAX
PROPOSED FLOOR AREA RATIO		0.61
REQUIRED PARKING	FLOOR 1	0 STALLS
	FLOOR 2	18511 SF
	FLOOR 3 THROUGH 5 -	20,162 SF PER FLOOR
	TOTAL AREA	78,997 SF X 1 STALL/285 SF 277 STALLS REQUIRED
PROPOSED PARKING		270 REGULAR STALLS 7 HANDICAPPED STALLS 277 STALLS PROVIDED

1 A1.1 ARCHITECTURAL SITE PLAN
1"=20'-0"

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ARCHITECTURAL SITE PLAN

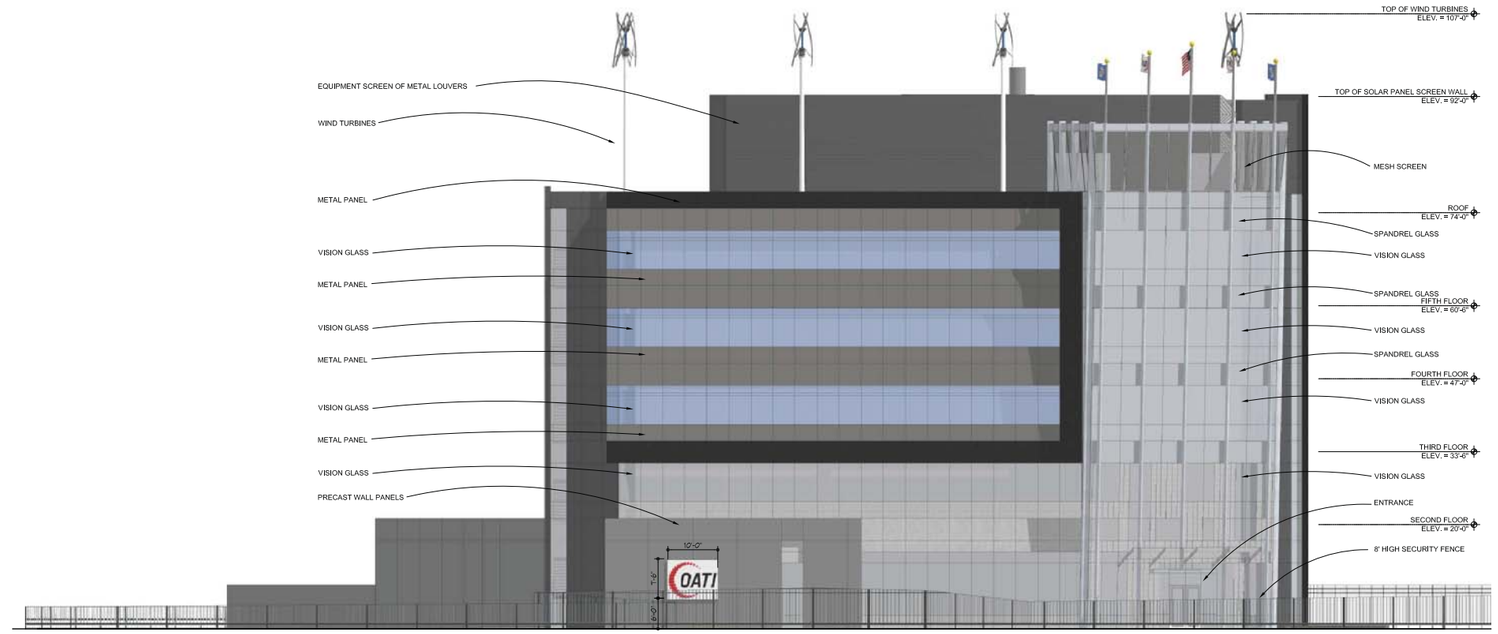
Issues and Revisions:

CITY PLAN SUBMISSION	07/02/14
CITY PLAN RESUBMISSION	07/18/14

Commission No.	15567-14050
Drawn by	KH
Checked by	GV

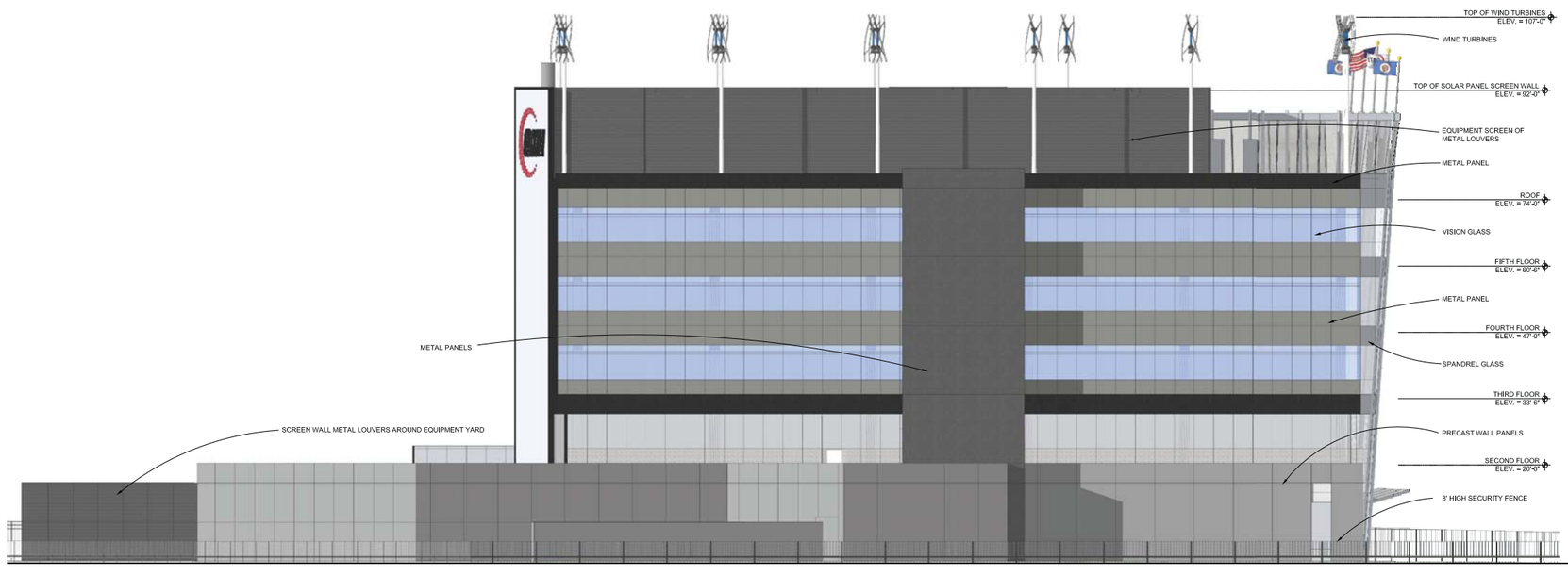
SHEET

A1.1



2 A3.2 WEST ELEVATION
3/32"=1'-0"

0 5'-4" 10'-8" 21'-4"



1 A3.2 NORTH ELEVATION
3/32"=1'-0"

0 5'-4" 10'-8" 21'-4"

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07-02-14

NORTH AND WEST ELEVATIONS

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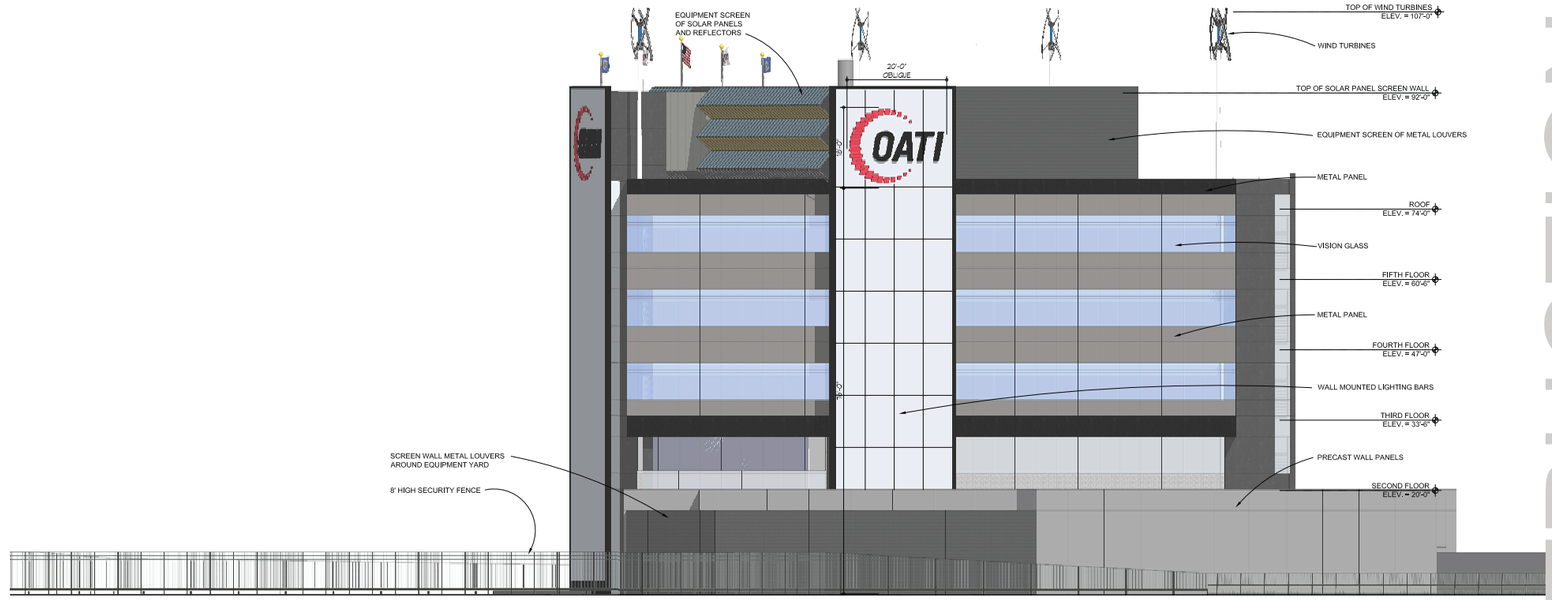
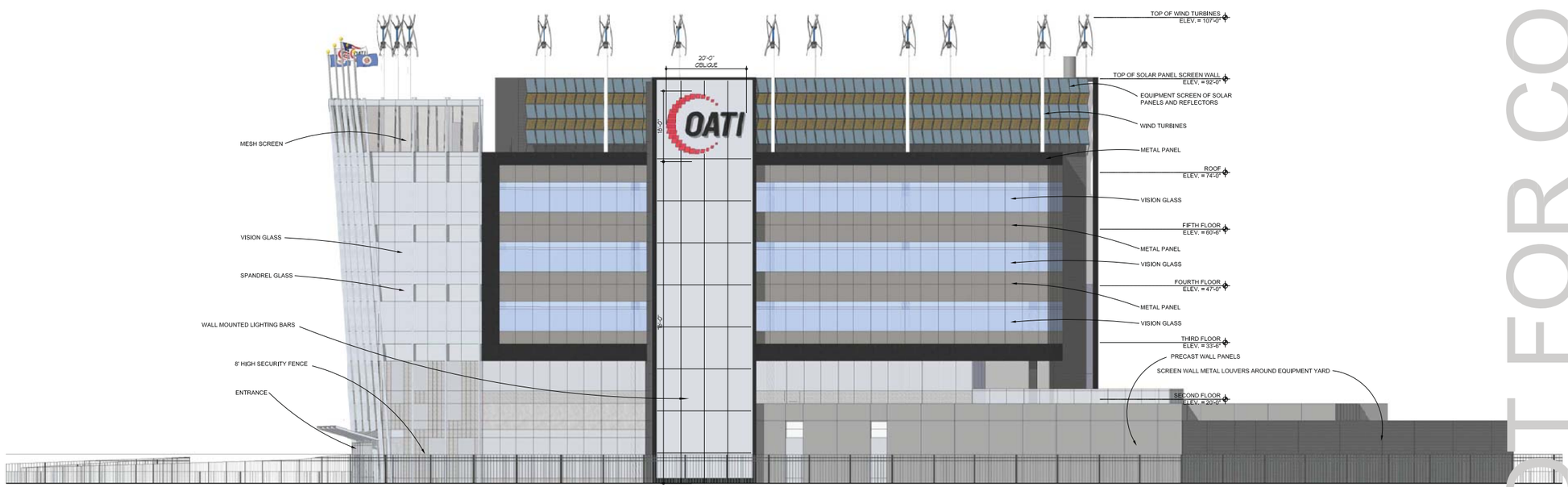
A3.2



2 A3.1 EAST ELEVATION
3/32"=1'-0"

0 5'-4" 10'-8" 21'-4"



1 A3.1 SOUTH ELEVATION
3/32"=1'-0"

0 5'-4" 10'-8" 21'-4"

NOT FOR CONSTRUCTION

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SOUTH AND EAST ELEVATIONS

Issues and Revisions:

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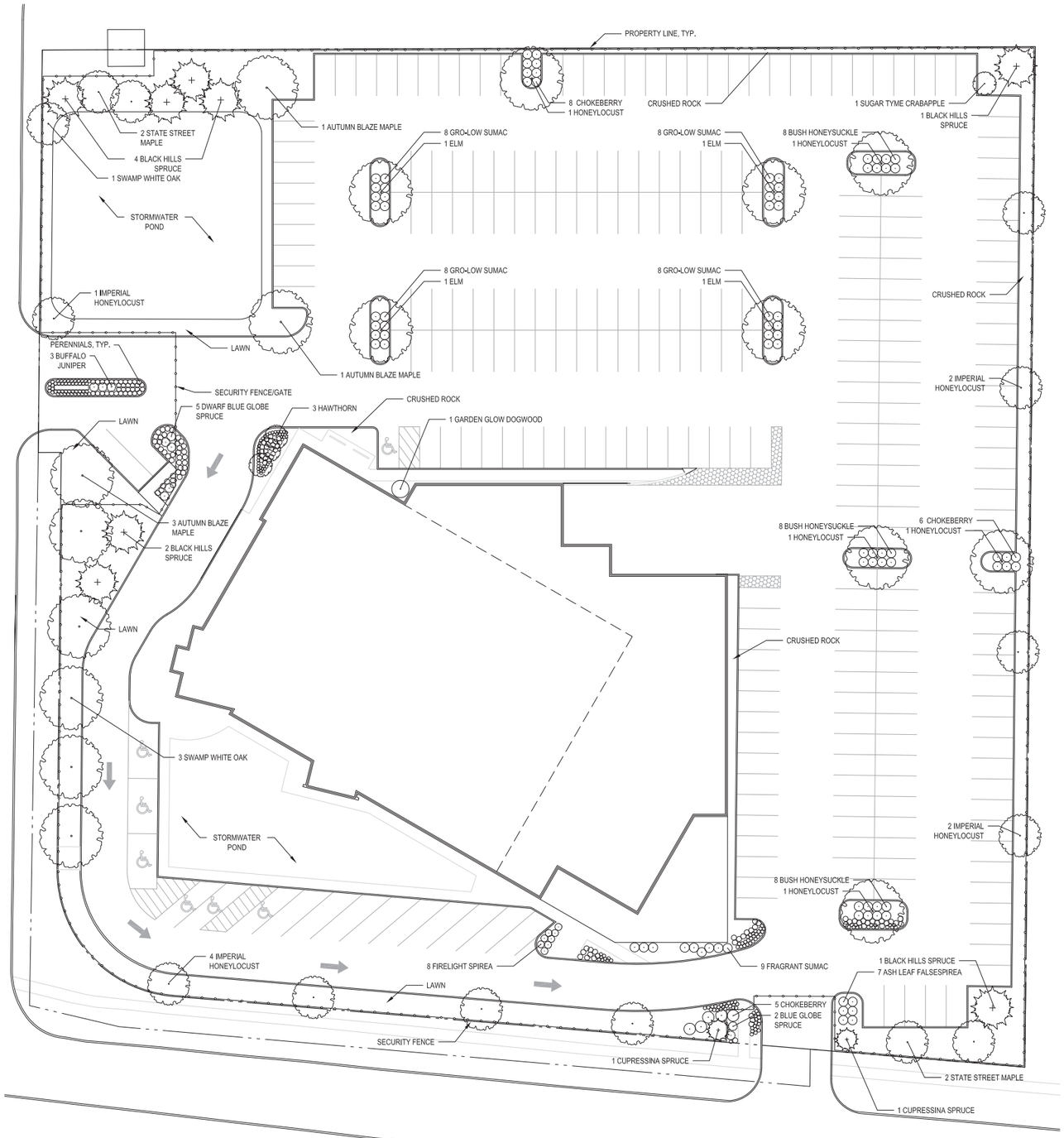
A3.1

SCHEMATIC LANDSCAPE PLAN

0 5' 20' 40'



LANDSCAPE NOTES

GENERAL NOTES

1. CONTRACTOR SHALL INSPECT THE SITE AND BECOME FAMILIAR WITH EXISTING CONDITIONS RELATING TO THE NATURE AND SCOPE OF WORK.
2. CONTRACTOR SHALL VERIFY PLAN LAYOUT AND BRING TO THE ATTENTION OF THE LANDSCAPE ARCHITECT DISCREPANCIES WHICH MAY COMPROMISE THE DESIGN OR INTENT OF THE LAYOUT.
3. CONTRACTOR SHALL ASSURE COMPLIANCE WITH APPLICABLE CODES AND REGULATIONS GOVERNING THE WORK AND MATERIALS SUPPLIED.
4. CONTRACTOR SHALL PROTECT EXISTING ROADS, CURBS/GUTTERS, TRAILS, TREES, LAWNS AND SITE ELEMENTS DURING CONSTRUCTION OPERATIONS, DAMAGE TO SAME SHALL BE REPAIRED AT NO ADDITIONAL COST TO THE OWNER.
5. CONTRACTOR SHALL VERIFY ALIGNMENT AND LOCATION OF UNDERGROUND AND ABOVE GRADE UTILITIES AND PROVIDE THE NECESSARY PROTECTION FOR SAME BEFORE CONSTRUCTION BEGINS (MINIMUM 10' CLEARANCE).
6. CONTRACTOR SHALL COORDINATE THE PHASES OF CONSTRUCTION AND PLANTING INSTALLATION WITH OTHER CONTRACTORS WORKING ON SITE.
7. UNDERGROUND UTILITIES SHALL BE INSTALLED SO THAT TRENCHES DO NOT CUT THROUGH ROOT SYSTEMS OF EXISTING TREES TO REMAIN.
8. EXISTING CONTOURS, TRAILS, VEGETATION, CURB/GUTTER AND OTHER ELEMENTS ARE BASED UPON INFORMATION SUPPLIED TO THE LANDSCAPE ARCHITECT BY OTHERS. CONTRACTOR SHALL VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION AND NOTIFY LANDSCAPE ARCHITECT OF SAME.
9. HORIZONTAL AND VERTICAL ALIGNMENT OF PROPOSED WALKS, TRAILS OR ROADWAYS ARE SUBJECT TO FIELD ADJUSTMENT REQUIRED TO CONFORM TO LOCALIZED TOPOGRAPHIC CONDITIONS AND TO MINIMIZE TREE REMOVAL AND GRADING. CHANGES IN ALIGNMENT AND GRADES MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO IMPLEMENTATION.
10. CONTRACTOR SHALL REVIEW THE SITE FOR DEFICIENCIES IN SITE CONDITIONS WHICH MIGHT NEGATIVELY AFFECT PLANT ESTABLISHMENT, SURVIVAL OR WARRANTY. UNDESIRABLE SITE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO COMMENCEMENT OF WORK.
11. CONTRACTOR IS RESPONSIBLE FOR ONGOING MAINTENANCE OF NEWLY INSTALLED MATERIALS UNTIL TIME OF SUBSTANTIAL COMPLETION. REPAIR OF ACTS OF VANDALISM OR DAMAGE WHICH MAY OCCUR PRIOR TO SUBSTANTIAL COMPLETION SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
12. EXISTING TREES OR SIGNIFICANT SHRUB MASSINGS FOUND ON SITE SHALL BE PROTECTED AND SAVED UNLESS NOTED TO BE REMOVED OR ARE LOCATED IN AN AREA TO BE GRADED. QUESTIONS REGARDING EXISTING PLANT MATERIAL SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO REMOVAL.
13. EXISTING TREES TO REMAIN, UPON DIRECTION OF LANDSCAPE ARCHITECT, SHALL BE FERTILIZED AND PRUNED TO REMOVE DEAD WOOD, DAMAGED AND RUBBING BRANCHES.
14. CONTRACTOR SHALL PREPARE AND SUBMIT A WRITTEN REQUEST FOR THE SUBSTANTIAL COMPLETION INSPECTION OF LANDSCAPE AND SITE IMPROVEMENTS PRIOR TO SUBMITTING FINAL PAY REQUEST.
15. CONTRACTOR SHALL PREPARE AND SUBMIT REPRODUCIBLE AS-BUILT DRAWING(S) OF LANDSCAPE INSTALLATION, IRRIGATION AND SITE IMPROVEMENTS UPON COMPLETION OF CONSTRUCTION INSTALLATION AND PRIOR TO SUBSTANTIAL COMPLETION.
16. SYMBOLS ON PLAN DRAWING TAKE PRECEDENCE OVER SCHEDULES IF DISCREPANCIES IN QUANTITIES EXIST, SPECIFICATIONS AND DETAILS TAKE PRECEDENCE OVER NOTES.

GRADING NOTES

1. ROUGH GRADING AND FINISHED GRADING TO BE DONE BY OTHERS EXCEPT WHERE NOTED.
2. REFER TO CIVIL PLANS FOR GRADING LIMITS.
3. FILL AS NECESSARY IN PLANTING BEDS ADJACENT TO BUILDING TO PROVIDE A 1% MINIMUM GRADE AWAY FROM FOUNDATION.
4. SALVAGE TOPSOIL FROM THE EARTHWORK AREAS AS APPROPRIATE OR AS INDICATED ON PLANS AND STOCKPILE FOR REUSE.
5. OBTAIN SOIL SAMPLE FROM SALVAGED TOPSOIL STOCKPILE AND SUBMIT TO INDEPENDENT TESTING AGENCY FOR ANALYSIS.
6. ELEVATIONS, IF SHOWN ARE FINISHED ELEVATIONS. SPOT ELEVATIONS TAKE PRECEDENCE OVER CONTOURS.
7. CONTRACTOR SHALL CONTACT PUBLIC UTILITIES FOR LOCATION OF UNDERGROUND WIRES, CABLES, CONDUITS, PIPES, MANHOLES, VALVES OR OTHER BURIED STRUCTURES BEFORE DIGGING. LANDSCAPE CONTRACTOR SHALL REPAIR OR REPLACE THE ABOVE IF DAMAGED DURING CONSTRUCTION AT NO ADDITIONAL COST TO THE OWNER.
8. CONTRACTOR SHALL PROVIDE PROPER EROSION CONTROL MEASURES AS REQUIRED TO ENSURE THAT EROSION IS KEPT TO AN ABSOLUTE MINIMUM.
9. CONTRACTOR SHALL CONFIRM CATCH BASIN EROSION CONTROL MEASURES ARE IN PLACE WHEN BARE SOIL IS EXPOSED ON THE SITE.
10. WITHIN TWO WEEKS OF FINISHED SITE GRADING, DISTURBED AREAS SHALL BE STABILIZED WITH SEED, SOD, MULCH OR ROCK BASE.
11. CONTRACTOR SHALL MAINTAIN EROSION CONTROL MEASURES, INCLUDING THE REMOVAL OF ACCUMULATED SILT IN FRONT OF SILT FENCES AND EXCESS SEDIMENT IN PROPOSED CATCH BASINS, FOR THE DURATION OF CONSTRUCTION.

PLANTING NOTES

1. STAKE PROPOSED PLANTING LOCATIONS PER PLAN FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALL.
2. PLANT MATERIAL SHALL COMPLY WITH THE CURRENT EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1. UNLESS NOTED OTHERWISE, DECIDUOUS SHRUBS SHALL HAVE AT LEAST 5 CANES AT THE SPECIFIED HEIGHT. ORNAMENTAL TREES SHALL HAVE NO 'V' CROTCHES AND SHALL BEGIN BRANCHING NO LOWER THAN 3' FEET ABOVE THE ROOT BALL. STREET AND BOULEVARD TREES SHALL BEGIN BRANCHING NO LOWER THAN 6' ABOVE PAVED SURFACE.
3. INSTALL PLANT MATERIAL ONCE FINAL GRADING AND CONSTRUCTION HAS BEEN COMPLETED IN THE IMMEDIATE AREA.
4. INSTALL PLANT MATERIALS PER PLANTING DETAILS.
5. SUBSTITUTION REQUESTS FOR PLANT MATERIAL TYPE & SIZE SHALL BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR CONSIDERATION PRIOR TO BIDDING. ALL SUBSTITUTIONS AFTER BIDDING MUST BE APPROVED BY LANDSCAPE ARCHTIECT AND ARE SUBJECT TO CONTRACT ADJUSTMENTS.
6. ADJUSTMENTS IN LOCATION OF PROPOSED PLANT MATERIALS MAY BE NEEDED IN FIELD, LANDSCAPE ARCHITECT MUST BE NOTIFIED PRIOR TO ADJUSTMENT OF PLANTS.
7. FERTILIZE PLANT MATERIAL UPON INSTALLATION WITH DRIED BONE MEAL, OTHER APPROVED FERTILIZER MIXED IN WITH THE PLANTING SOIL PER THE MANUFACTURER'S INSTRUCTIONS OR MAY BE TREATED FOR SUMMER AND FALL INSTALLATION WITH AN APPLICATION OF GRANULAR 10-0-5 OF 12 OZ. PER 2.5" CALIPER TREE AND 6 OZ. PER SHRUB WITH AN ADDITIONAL APPLICATION OF 10-0-10 THE FOLLOWING SPRING IN THE TREE SAUCER.
8. INSTALL 18" DEPTH OF PLANTING SOIL IN AREAS RECEIVING GROUND COVER, PERENNIALS, & ANNUALS. PLANTING SOIL SHALL CONSIST OF MnDOT 3877-C MODIFIED TO CONTAIN A MAXIMUM OF 30% SAND, A PH OF 7.1 MAX. OR AS OTHERWISE SPECIFIED IN THE PROJECT MANUAL.
9. TREE WRAPPING MATERIAL SHALL BE TWO-WALLED PLASTIC SHEETING APPLIED FROM TRUNK FLARE TO FIRST BRANCH. WRAP SMOOTH BARKED DECIDUOUS TREES PLANTED IN THE FALL PRIOR TO DECEMBER 1 AND REMOVE WRAPPING AFTER MAY 1.
10. 3/16" THICK STEEL EDGER TO BE USED TO CONTAIN SHRUBS, PERENNIALS AND ANNUALS WHERE PLANTING BED MEETS SOD UNLESS OTHERWISE NOTED.
11. APPLY PRE-EMERGENT HERBICIDE (PREEN OR APPROVED EQUAL) IN ANNUAL, PERENNIAL, AND SHRUB BEDS FOLLOWED BY SHREDDED HARDWOOD MULCH. REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION REGARDING USE OF HERBICIDES.
12. INSTALL 3" DEEP SHREDDED HARDWOOD MULCH RINGS AT CONIFEROUS & DECIDUOUS TREES WITH NO MULCH IN DIRECT CONTACT WITH TREE TRUNK.
13. INSTALL 2" DEEP SHREDDED HARDWOOD MULCH RINGS AT SHRUB PLANTING AREAS WITH NO MULCH IN DIRECT CONTACT WITH SHRUB STEMS.
14. INSTALL 2" DEEP FINELY SHREDDED MULCH OR 1" DEEP SHREDDED HARDWOOD MULCH IN PERENNIAL PLANTING BEDS. REMOVE ALL MULCH FROM STEMS OF PERENNIALS - PLANT STEMS SHOULD NOT BE IN DIRECT CONTACT WITH MULCH.
15. WARRANTY NEW PLANT MATERIAL THROUGH ONE CALENDAR YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION. NO PARTIAL ACCEPTANCE WILL BE CONSIDERED.
16. SPRING PLANT MATERIAL INSTALLATION IS FROM THE APRIL 15 TO JUNE 15.
17. FALL CONIFEROUS PLANTING IS ACCEPTABLE FROM AUGUST 21 TO SEPTEMBER 30.
18. FALL DECIDUOUS PLANTING IS ACCEPTABLE FROM AUGUST 15 UNTIL NOVEMBER 15.
19. ADJUSTMENTS TO PLANTING DATES MUST BE APPROVED IN WRITING BY THE LANDSCAPE ARCHITECT.

IRRIGATION NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AN IRRIGATION LAYOUT PLAN AND SPECIFICATION AS PART OF THE SCOPE OF WORK. SUBMIT LAYOUT PLAN AND SPECIFICATIONS FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO ORDER AND/OR CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT SODDED/SEEDED AND PLANTED AREAS ARE IRRIGATED PROPERLY, INCLUDING THOSE AREAS DIRECTLY AROUND AND ABUTTING BUILDING FOUNDATION.
2. CONTRACTOR SHALL VERIFY (EXISTING) IRRIGATION SYSTEM LAYOUT AND CONFIRM COMPLETE LIMITS OF IRRIGATION PRIOR TO SUPPLYING SHOP DRAWINGS.
3. CONTRACTOR SHALL CONTACT LANDSCAPE ARCHITECT FOR INSPECTION AND APPROVAL OF ALL AREAS RECEIVING DRIP IRRIGATION PRIOR TO INSTALLATION OF ANY MULCH.
4. CONTRACTOR SHALL PROVIDE THE OWNER WITH AN IRRIGATION SCHEDULE APPROPRIATE TO THE PROJECT SITE CONDITIONS AND TO PLANTED MATERIAL GROWTH REQUIREMENTS.
5. CONTRACTOR SHALL ENSURE THAT SOIL CONDITIONS AND COMPACTION ARE ADEQUATE TO ALLOW FOR PROPER DRAINAGE AROUND THE CONSTRUCTION SITE. UNDESIRABLE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO BEGINNING OF WORK. IT SHALL BE THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO ENSURE PROPER SURFACE AND SUBSURFACE DRAINAGE IN PLANTING AREAS.

TURF NOTES

1. SOD AREAS DISTURBED DUE TO GRADING UNLESS NOTED OTHERWISE.
2. WHERE SOD ABUTS PAVED SURFACES, FINISHED GRADE OF SOD/SEED SHALL BE HELD 1" BELOW SURFACE ELEVATION OF TRAIL, SLAB, CURB, ETC.
3. SOD SHALL BE LAID PARALLEL TO THE CONTOURS AND SHALL HAVE STAGGERED JOINTS. ON SLOPES STEEPER THAN 3:1 OR IN DRAINAGE SWALES, SOD SHALL BE STAKED SECURELY.
4. UNLESS NOTED OTHERWISE, THE APPROPRIATE DATES FOR SPRING SEED & SOD PLACEMENT IS FROM THE TIME GROUND HAS THAWED TO JUNE 15.
5. FALL SODDING IS ACCEPTABLE FROM AUGUST 15 TO NOVEMBER 1. FALL SEEDING IS ACCEPTABLE FROM AUGUST 15 TO SEPTEMBER 15. ADJUSTMENTS TO SOD/SEED PLANTING DATES MUST BE APPROVED IN WRITING BY THE LANDSCAPE ARCHITECT.

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CITY SUBMITTAL
07-02-14

LANDSCAPE PLAN

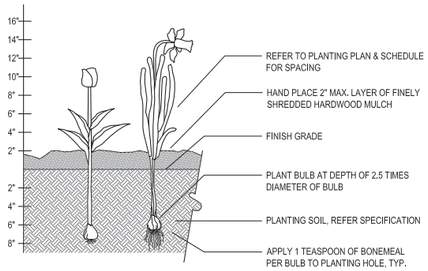
Issues and Revisions:

CITY PLAN SUBMISSION	07/02/14
CITY PLAN RESUBMISSION	07/18/14

Commission No.	15567-14050
Drawn by	CE
Checked by	-

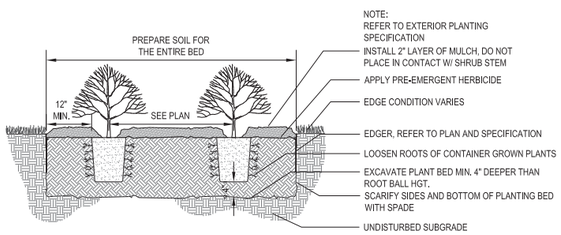
SHEET

L1



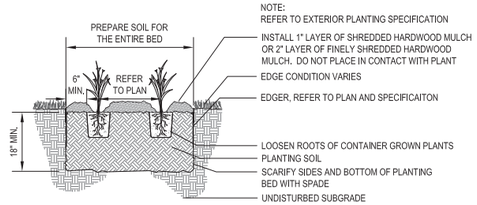
1 / L2 BULB PLANTING DETAIL

SCALE 1" = 1'-0"



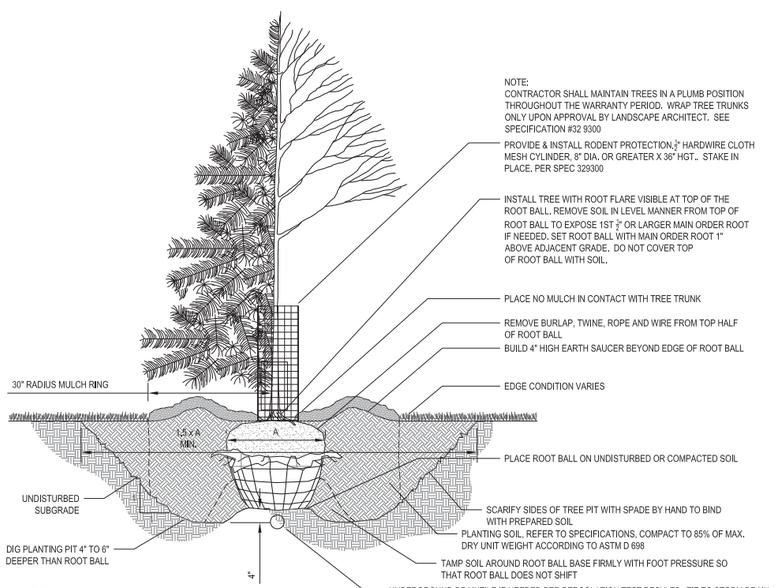
2 / L2 SHRUB PLANTING DETAIL

SCALE 3/4" = 1'-0"



3 / L2 PERENNIAL PLANTING DETAIL

SCALE 3/4" = 1'-0"



4 / L2 TREE PLANTING DETAIL

SCALE 3/4" = 1'-0"

PLANT SCHEDULE

KEY	QTY	BOTANICAL NAME	COMMON NAME	ROOT CONT.	SIZE	SPECIFICATIONS
	31	DECIDUOUS SHADE TREES				
TA	5	ACER X FREEMANII 'JEFFERSRED'	MAPLE, AUTUMN BLAZE	B&B	2.5" CAL.	14'-16' HT., TRUNK FREE OF BRANCHES 6'-7'
TB	4	ACER MIYABEI 'MORTON'	MAPLE, STATE STREET	B&B	2.5" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
TC	5	GLEDITSIA TRIACANTHOS VAR. INERMIS	HONEYLOCUST, SKYLINE	B&B	2.5" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
TD	9	GLEDITSIA TRIACANTHOS VAR. INERMIS 'IMPCOLE'	HONEYLOCUST, IMPERIAL	B&B	2.5" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
TE	4	QUERCUS BICOLOR	OAK, SWAMP WHITE	B&B	2.5" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
TF		QUERCUS X WAREI 'LONG'	OAK, REGAL PRINCE	B&B	3.0" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
TG	4	ULMUS AMERICANA 'PRINCETON'	ELM, PRINCETON	B&B	2.5" CAL.	12'-14' HT., TRUNK FREE OF BRANCHES 6'-7'
	4	DECIDUOUS ORNAMENTAL TREES				
OA		AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE'	SERVICEBERRY, AUTUMN BRILLIANCE	B&B	12' HGT.	MULTI-STEM, 12'-14' HT., SEVEN OR MORE BRANCHES
OB	3	CRATAEGUS CRUS-GALLI VAR. INERMIS	HAWTHORN, THORNLESS	B&B	2.0" CAL.	MATCHING FORM
OC		MAACKIA AMURENSIS	MAACKIA, AMUR	B&B	2.0" CAL. OR CLUMP	SINGLE STEM, MATCHING SPECIMENS
OD	1	MALUS 'SUGAR TYME'	CRABAPPLE, SUGAR TYME®	B&B	2.0" CAL.	SINGLE-STEM
OE		MALUS 'SNOW DRIFT'	CRABAPPLE, SNOW DRIFT	B&B	2.0" CAL. OR CLUMP	SINGLE-STEM
OF		MALUS 'SPRING SNOW'	CRABAPPLE, SPRING SNOW	B&B	2.0" CAL. OR CLUMP	SINGLE-STEM
OG		MALUS 'RED BARRON'	CRAB APPLE, RED BARRON	B&B	1.5" CAL.	MATCHING COLUMNAR FORM
OH		PYRUS USSURIENSIS 'BAILFROST'	PEAR, MOUNTAIN FROST	B&B	2.0" CAL.	SINGLE STEM
	10	CONIFEROUS TREES				
CA	2	PICEA ABIES 'CUPRESSINA'	SPRUCE, NORWAY 'CUPRESSINA'	B&B	8' HGT.	NATURAL FORM, UNSHEARED
CB	8	PICEA GLAUCA DENSATA	SPRUCE, BLACK HILLS	TBD	10' HGT.	ROOT PRUNED STOCK - CAN BE B&B OR SPADED
	10	CONIFEROUS SHRUBS				
EA		JUNIPERUS CHINENSIS	JUNIPER, MINT JULEP®	CONT.	#5	PLANT 4'O.C.
EB	3	JUNIPERUS SABINA 'BROADMOOR'	JUNIPER, BUFFALO	CONT.	#5	PLANT AS SHOWN (SALT TOLERANT GROUND COVER)
EC		JUNIPERUS SCOPULORUM 'BLUE ARROW'	JUNIPER, BLUE ARROW	CONT.	#15	
ED		JUNIPERUS SCOPULORUM 'WICHITA BLUE'	JUNIPER, WICHITA BLUE	CONT.	#7	PLANT AS INDICATED ON PLAN
EE		JUNIPERUS X PFITZERIANA 'SEA OF GOLD'	JUNIPER, SEA OF GOLD	CONT.	#5	PLANT 3.5' O.C.
EF	7	PICEA PUNGENS 'GLOBOSA'	SPRUCE, DWARF BLUE GLOBE	CONT.	#5	PLANT 4' O.C.
EG		TAXUS X MEDIA 'DARK GREEN SPREADER'	YEW, DARK GREEN	CONT.	#5	PLANT 4' O.C.
	99	DECIDUOUS SHRUBS				
SA		AMELANCHIER ALNIFOLIA 'REGENT'	SERVICEBERRY, REGENT	CONT.	#5	PLANT 5' O.C.
SB	19	ARONIA MELANCOCARPA 'MORTON'	CHOKEBERRY, IRIQUOIS BEAUTY	CONT.	#5	PLANT 4' O.C.
SC		BERBERIS THUNBERGII 'CONCORDE'	BARBERRY, CONCORDE	CONT.	#5	PLANT 2' O.C.
SD		CORNUS SERICEA 'ISANTI'	DOGWOOD, ISANTI	CONT.	#5	PLANT 4' O.C.
SE		CORNUS HESSEI 'GARDEN GLOW'	DOGWOOD, GARDEN GLOW	CONT.	#5	PLANT 4-5' O.C.
SF		CORYLUS AMERICANA	HAZELNUT, AMERICAN	CONT.	#5	PLANT 5' O.C.
SG	24	DIERVILLA LONICERA	DWARF BUSH HONEYSUCKLE	CONT.	#5	PLANT 4' O.C.
SH		HYDRANGEA ARBORESCENS 'ANNABELLE'	HYDRANGEA 'ANNABELLE'	CONT.	#5	PLANT 4' O.C.
SI		HYDRANGEA PANICULATA 'JANE'	HYDRANGEA, LITTLE LIME	CONT.	#5	PLANT 4' O.C.
SJ		PHYSOCARPUS OPULIFOLIUS 'DART'S GOLD'	NINEBARK, DART'S GOLD	CONT.	#5	PLANT AS SHOWN ON PLAN
SK		PHYSOCARPUS OPULIFOLIUS 'DONNA MAY'	NINEBARK, LITTLE DEVIL	CONT.	#5	PLANT 3.5' O.C.
SL		PHYSOCARPUS OPULIFOLIUS 'SEWARD'	NINEBARK, SUMMER WINE	CONT.	#5	PLANT 4' O.C.
SM	9	RHUS AROMATICA	SUMAC, FRAGRANT	CONT.	#5	PLANT 4' O.C.
SN	32	RHUS AROMATICA 'GRO-LOW'	SUMAC, GRO-LOW FRAGRANT	CONT.	#5	PLANT 4' O.C.
SO		RHUS TYPHINA 'LACINIATA'	SUMAC, CUTLEAF STAGHORN	CONT.	#5	PLANT 6' O.C. OR AS INDICATED ON PLAN
SP		SALIX INTEGRA 'HAKURA NISHIKI'	WILLOW, DAPPLED	CONT.	#5	PLANT 4' O.C.
SQ		SORBARIA SORBIFOLIA 'SEM'	FALSESPIREA, SEM	CONT.	#5	PLANT 2.5' O.C.
SR	7	SORBARIA SORBIFOLIA	FALSESPIREA, ASH LEAF	CONT.	#5	PLANT 4' O.C.
SS	8	SPIRAEA X 'FIRE LIGHT'	SPIREA, FIRE LIGHT	CONT.	#2	
ST		SPIRAEA X 'GOLDMOUND'	SPIREA, GOLDMOUND	CONT.	#2	PLANT 3' O.C.
SU		SYRINGA MEYERI 'PALIBIN'	LILAC, DWARF KOREAN	CONT.	#5	PLANT 4' O.C. OR AS INDICATED ON PLAN
	####	PERENNIALS				
PA		ACHILLEA 'MOONSHINE'	YARROW, MOONSHINE	CONT.	#1	PLANT 2.0' O.C. (GROWS 24"H X 18"W)
PB		ALLIUM TANGUTICUM 'SUMMER BEAUTY'	ALLIUM 'SUMMER BEAUTY'	CONT.	#1	PLANT 1.5' O.C. (GROWS 15"H X 15"W)
PC		ARUNCUS DIOICUS	GOAT'S BEARD	CONT.	#1	PLANT 2.5' O.C. (GROWS 48"H X 48"W)
PD		COREOPSIS 'JETHRO TULL'	COREOPSIS 'JETHRO TULL'	CONT.	#1	PLANT 2.0' O.C. (GROWS 15"H X 18"W)
PE		ECHINACEA PURPUREA 'WHITE SWAN'	CONEFLOWER, WHITE SWAN	CONT.	#1	PLANT 2.0' O.C. (GROWS 30"H X 20"W)
PF		EUPATORIUM	JOE PYE WEED	CONT.	#1	PLANT 2.0' O.C. (GROWS 30"H X 24"W)
PG		HELENIUM 'MARDI GRAS'	SNEEZEWEED	CONT.	#1	PLANT 2.0' O.C. (GROWS 40"H X 25"W)
PH		HEMEROCALLIS 'BARBARY CORSAIR'	DAYLILLY, 'BARBARY CORSAIR'	CONT.	#1	PLANT 2.0' O.C. (GROWS 24"H X 24"W)
PI		HEMEROCALLIS 'HYPERION'	DAYLILLY, 'HYPERION'	CONT.	#1	PLANT 2.0' O.C. (GROWS 40"H X 24"W) deer resistant
PJ		HEMEROCALLIS 'STELLA DE ORO'	DAYLILLY, STELLA DE ORO	CONT.	#1	PLANT 1.5' O.C. (GROWS 15"H X 15"W)
PK		LIATRIS SPICATA 'KOBOLD'	BLAZING STAR	CONT.	#1	PLANT 2.0' O.C. (GROWS 18"H X 18"W)
PL		MONARDA DIDYMA 'FIREBALL'	BEE BALM	CONT.	#1	PLANT 2.0' O.C. (GROWS 16"H X 24"W)
PM		NEPETA X 'FAASENII' WALKER'S LOW'	CATMINT, 'WALKER'S LOW'	CONT.	#1	PLANT 2.0' O.C. (GROWS 24"H X 18"W)
PN		PENSTEMON 'DARK TOWERS'	PENSTEMON DARK TOWERS BEARDED TONGUE	CONT.	#1	PLANT 2.0' O.C. (GROWS 36"H X 24"W)
PO		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	CONT.	#1	PLANT 2.5' O.C. (GROWS 42"H X 36"W)
PP		RUDBECKIA 'GOLDSTURM'	RUDBECKIA, GOLDSTURM	CONT.	#1	PLANT 2.0' O.C. (GROWS 30"H X 18"W)
PQ		RUDBECKIA SUBTOMENTOSA 'HENRY EILERS'	RUDBECKIA 'HENRY EILERS'	CONT.	#1	PLANT 2.0' O.C. (GROWS 48"H X 24"W)
PR		SALVIA X SUPERBA	SALVIA, 'MAINACHT'	CONT.	#1	PLANT 1.5' O.C. (GROWS 24"H X 18"W)
PS		SEDUM X 'AUTUMN JOY'	SEDUM, 'AUTUMN JOY'	CONT.	#1	PLANT 2.0' O.C. (GROWS 18"H X 18"W)
PT		SOLIDAGO RUGOSA 'FIREWORKS'	GOLDENROD	CONT.	#1	PLANT 2.5' O.C. (GROWS 36"H X 36"W)
	####	PERENNIAL ORNAMENTAL GRASSES				
GA		CALAMAGROSTIS X ACUTIFLORA 'AVALANCHE'	GRASS, AVALANCHE REED		#1	
GB		CALAMAGROSTIS X ACUTIFLORA	GRASS, FEATHER REED 'KARL FOERSTER'	CONT.	#1	PLANT 2.5' OC.
GC		CAREX PENNSYLVANICA	SEDGE, OAK	CONT.	#1	PLANT 1.0' OC.
GD		CAREX VULPINOIDEA	SEDGE, FOX	CONT.	#4	PLANT 2.5' OC.
GE		JUNCUS EFFUSES	GRASS, COMMON RUSH	CONT.	4"	PLANT 2' OC
GF		MISCANTHUS SINENSIS 'PURPURASCENS'	GRASS, MISCANTHUS FLAME	CONT.	#1	PLANT 3' OC.
GG		MISCANTHUS SINENSIS 'ROTSILBER'	GRASS, MISCANTHUS RED SILVER	CONT.	#1	PLANT 3' OC.
GH		MISCANTHUS SINENSIS 'SILBERFEDER'	GRASS, SILVER FEATHER	CONT.	#1	PLANT 3' OC.
GI		PANICUM VIRGATUM 'NORTHWINDS'	GRASS, SWITCH	CONT.	#1	PLANT 2.5' OC.
GJ		PANICUM VIRGATUM 'SHENANDOAH'	GRASS, RED SWITCH	CONT.	#1	PLANT 2.5' OC.
GK		SCHIZACHYRIUM SCOPARIUM	GRASS, LITTLE BLUE STEM	CONT.	#1	PLANT 2.5' OC.
GL		SPOROBOLUS HETEROLEPIS	GRASS, PRAIRIE DROPSEED	CONT.	#1	PLANT 2.5' OC.
	####	VINES				
VA		CELASTRUS SCANDENS 'BAILUMN'	BITTERSWEET	CONT.	#1	PLANT AS INDICATED (GROWS 20'H & W)
VB		LONICERA X BROWNII 'DROPMORE SCARLET'	HONEYSUCKLE, DROPMORE SCARLET	CONT.	#2	PLANT AS INDICATED (GROWS 15'H & W)
VC		LONICERA X BROWNII 'BAILELLE'	HONEYSUCKLE, HONEYBELLE	CONT.	#2	PLANT AS INDICATED (GROWS 15'H & W)
VD		CAMPSIS RADICANS	TRUMPETCREEPER	CONT.	#2	PLANT AS INDICATED (GROWS 20-40')
	####	BULBS & GROUNDCOVER				
BA		ALLIUM 'PURPLE SENSATION'	PURPLE SENSATION ALLIUM	BULB		PLANT 2' O.C.
BB		GALIUM ODORATUM	SWEET WOODRUFF	6 PK		PLANT1' O.C. (QTY LISTED IS QUANTITY OF PLANTS)
BD		NARCISSUS	TRUMPET DAFFODIL	BULB	14-16cm	PLANT 2.0' O.C. IN FALL (GROWS 16"H X 16"W)

NOT FOR CONSTRUCTION

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COMPUTER AVENUE, LLC

OATI

OATI - SOUTH CAMPUS

CITY SUBMITTAL
07-02-14

PLANTING DETAILS & SCHEDULE

Issues and Revisions:

CITY PLAN SUBMISSION	07/02/14
CITY PLAN RESUBMISSION	07/18/14

Commission No.	15567-14050
Drawn by	CE
Checked by	-

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