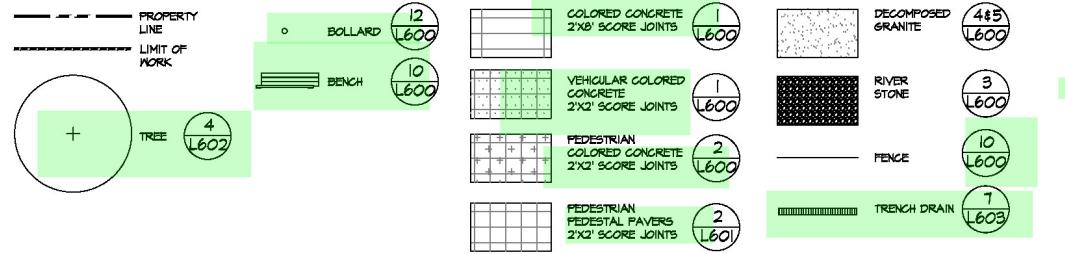


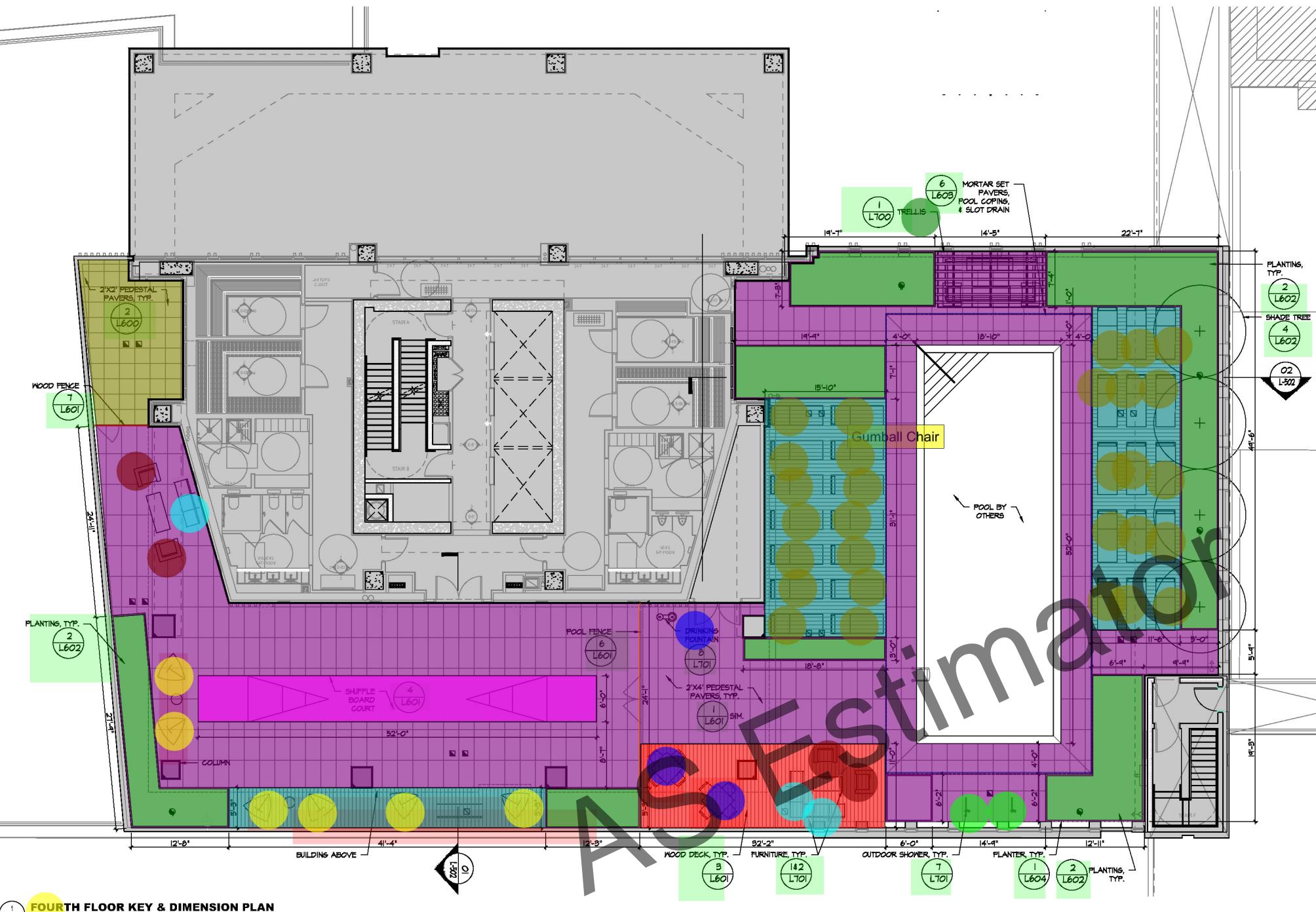
1 GROUND FLOOR KEY & DIMENSION PLAN
L-100 SCALE: 10'-0" = 1'-0"

LEGEND



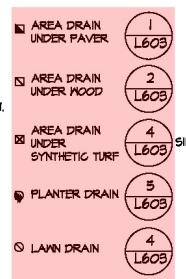
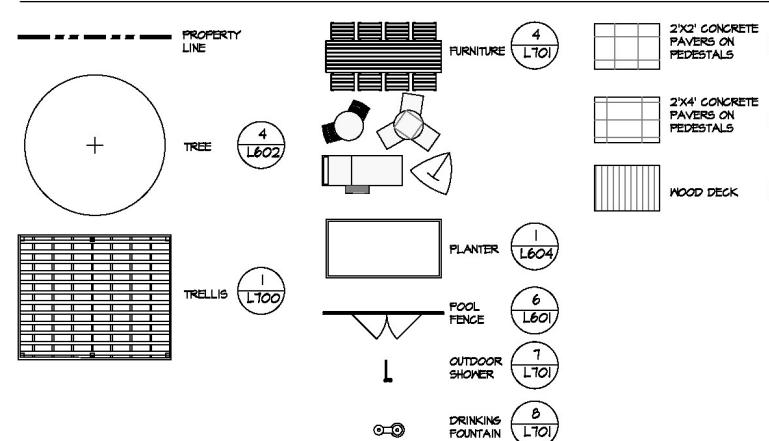
- 2'x8' Vehicular Colored Concrete
- 2'x2' Vehicular Colored Concrete
- 2'x2' Pedestrian Colored Concrete
- Planting 1&2/L602
- Concrete Curbs 6/L600
- Fence 10/L600
- Flush Granite Band 9/L600
- Bollard 12/L600
- Mountable Curb 8/L600
- Trench Drain 7/L603
- Decomposed Granite 4&5/L600
- Bench 10/L600
- Area

8,438.6 SQ FT	
131.2 SQ FT	
1,167.1 SQ FT	
3,813.5 SQ FT	
674.6 FT	
434.0 FT	
113.6 FT	
10.0	
44.9 FT	
88.4 FT	
618.7 SQ FT	
2.0	
4,695.6 SQ FT	

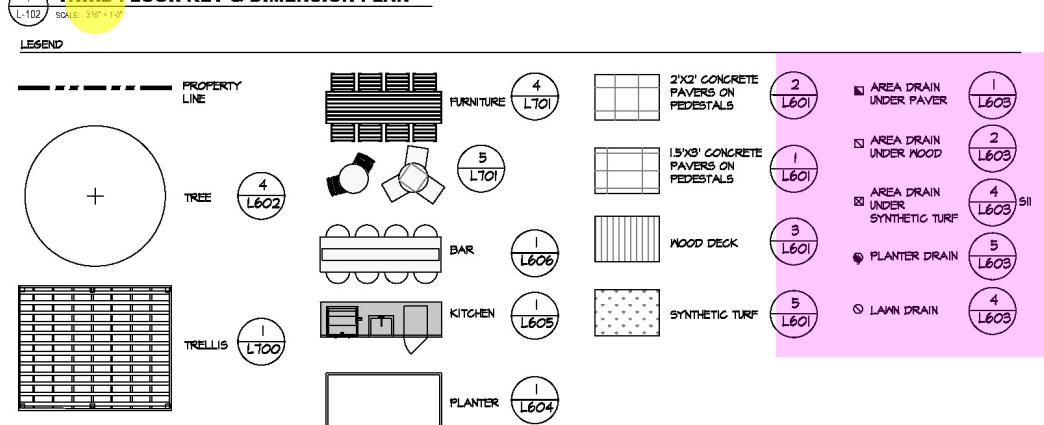
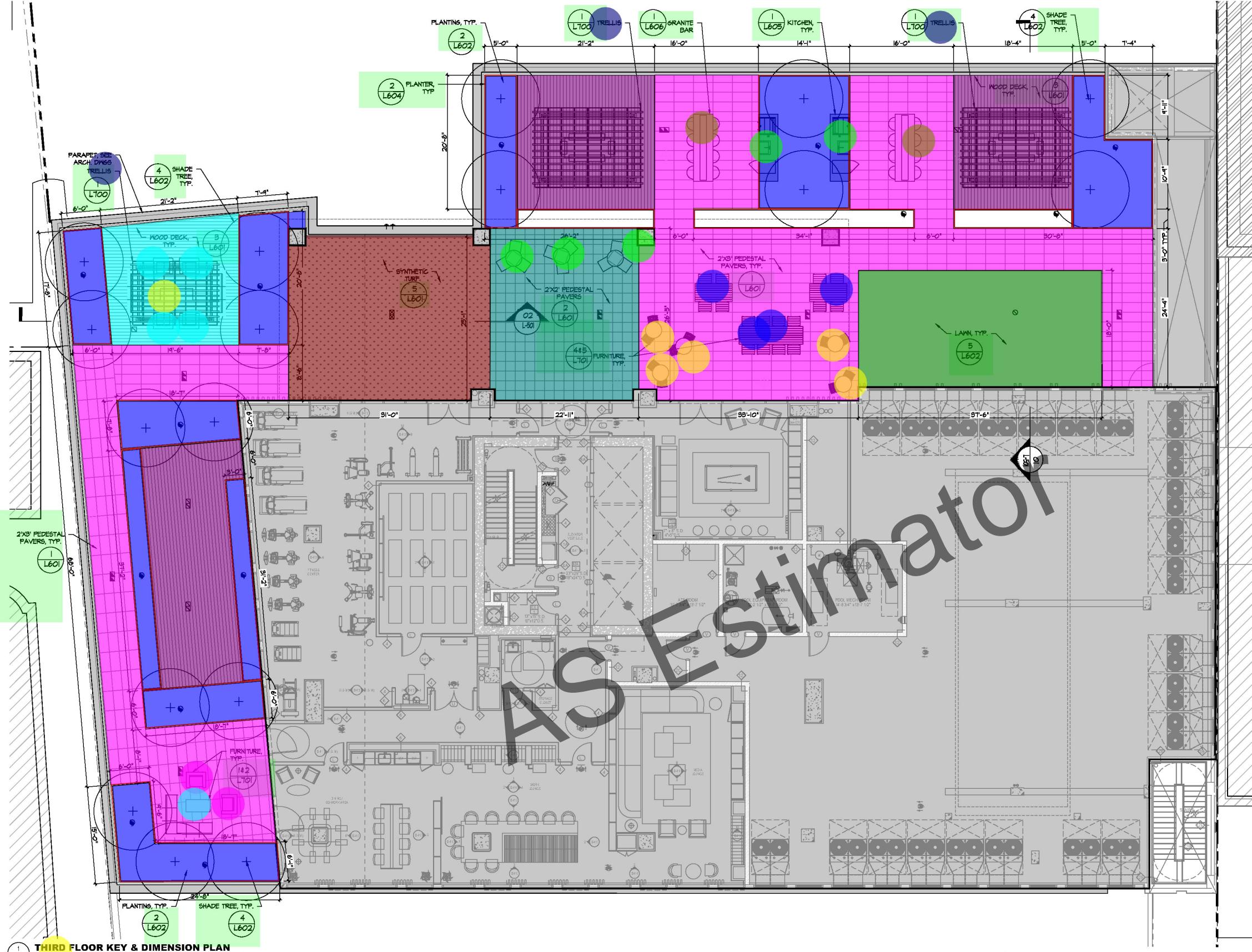


1 FOURTH FLOOR KEY & DIMENSION PLAN
L-1403

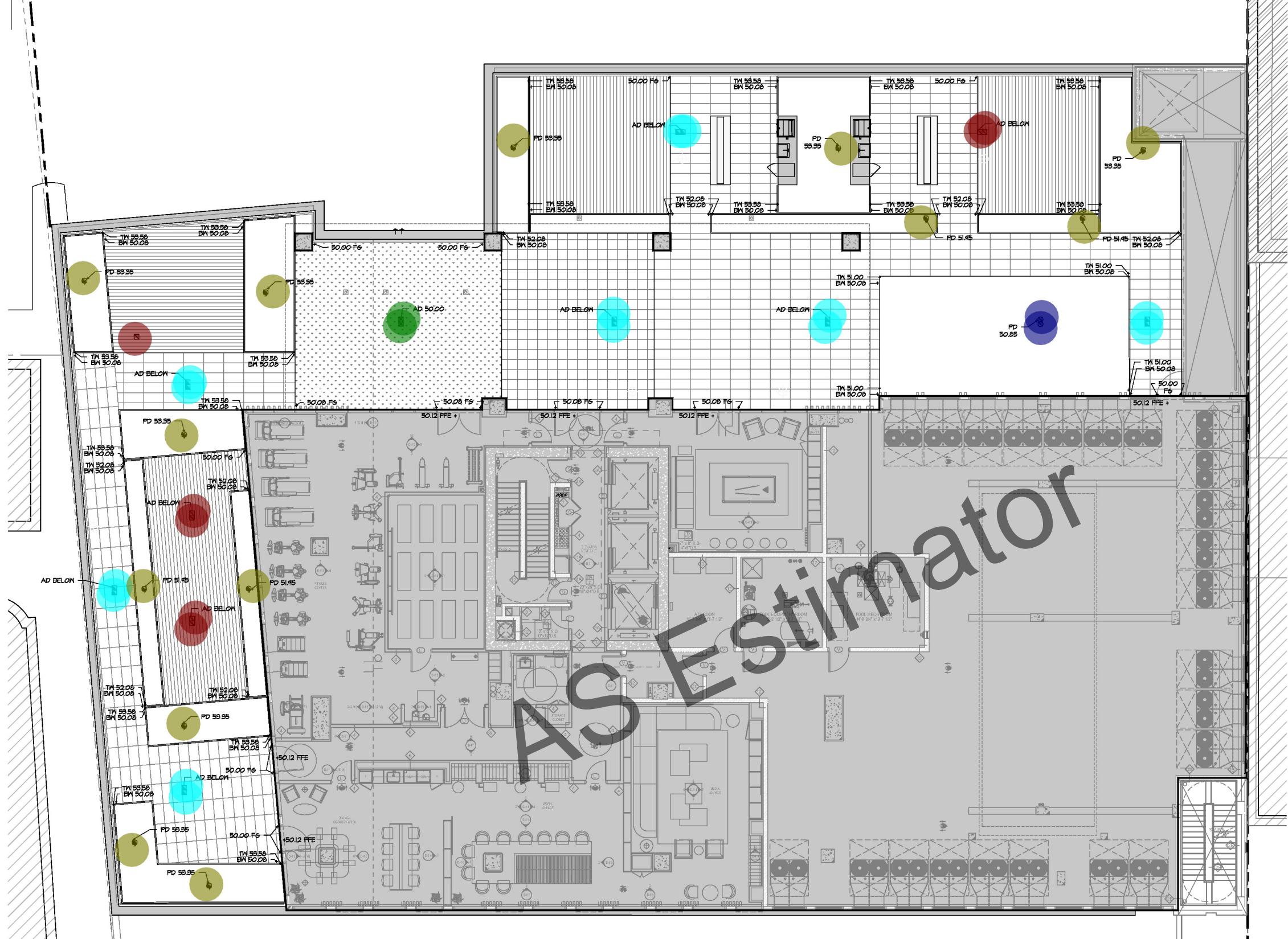
LEGEND



- FOUrth Floor
 - Planting 2/602
 - 2'x2' Pedestal Pavers 2/600
 - 2'x4' Pedestal Pavers 2/600
 - Wood Deck 2/601
 - Wood Deck 3/601
 - Outdoor Shower 7/701
 - Furniture 5/701
 - Drinking Fountain 8/701
 - pool Fence 6/601
 - Shuffle Board Court 4/601
 - FURNITURE 1/701
 - Furniture 2/701
 - Trellis
 - Chaise Lounge 6/701
 - Slot Drain On Deck 6/603
 - Metal Edge Planter 1/604
 - Wood Fence 7/601
 - Triangle -TBC
 - FOUr Table W/. One Chair



1.0	Planting 2/602
2,991.0 SQ FT	2x3' Pedestal Pavers 1/601
391.3 SQ FT	Wood Deck 3/601
770.5 SQ FT	Synthetic Turf 5/601
666.8 SQ FT	Lawn 5/602
2.0	Granite Bar 1/606
3.0	Trellis 1/700
1,297.6 SQ FT	Wood Deck 3/601
600.1 SQ FT	2x2' Pedestal Pavers
787.0 FT	Planter 2/604
2.0	Outdoor Kitchen 1/605
6.0	Furniture 4/705
4.0	Furniture 5/701
2.0	Furniture 1/701
5.0	Furniture 2/701
3.0	Table W/ three Chair

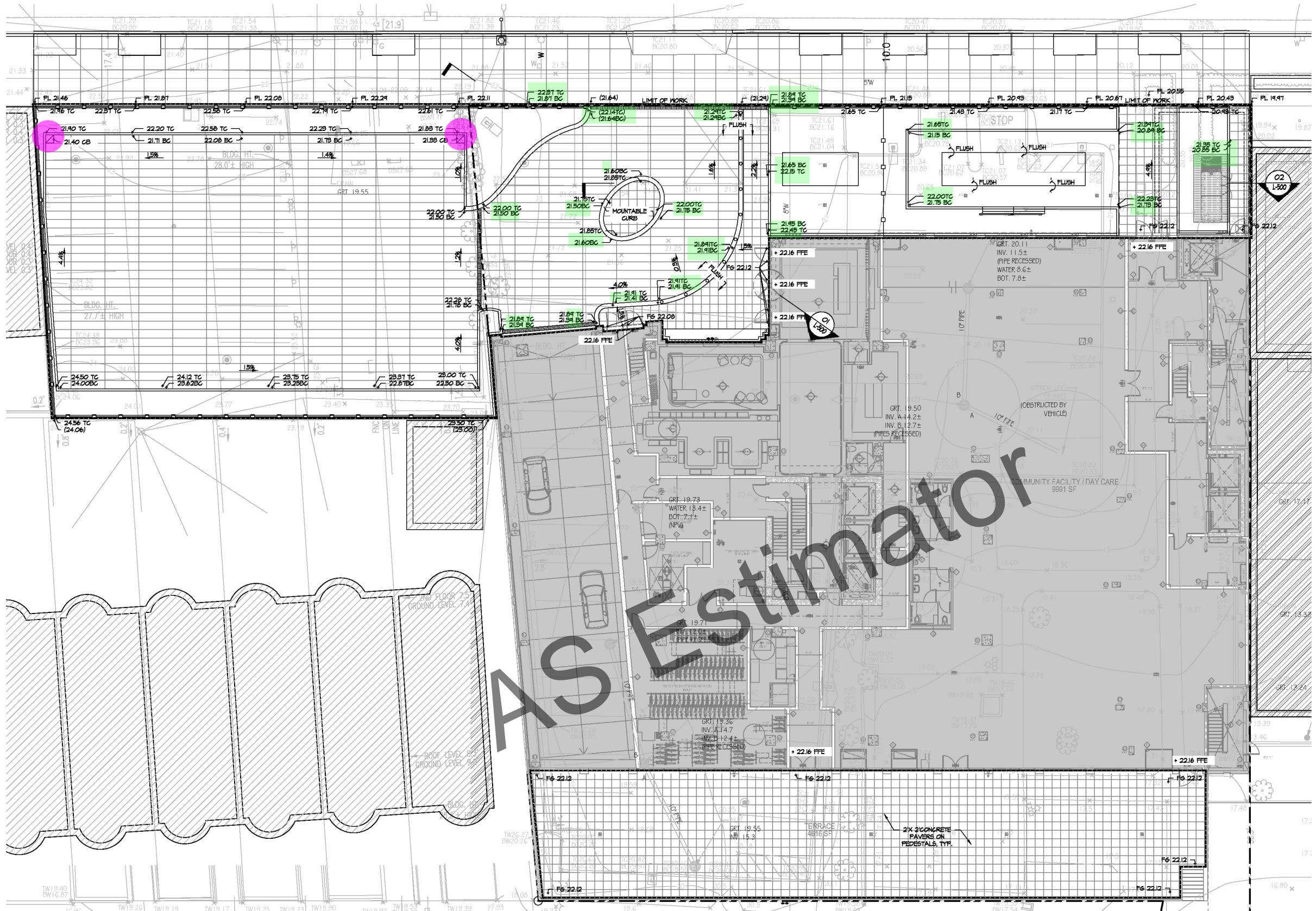


1
L-201 THIRD FLOOR GRADING PLAN

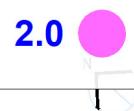
LEGEND

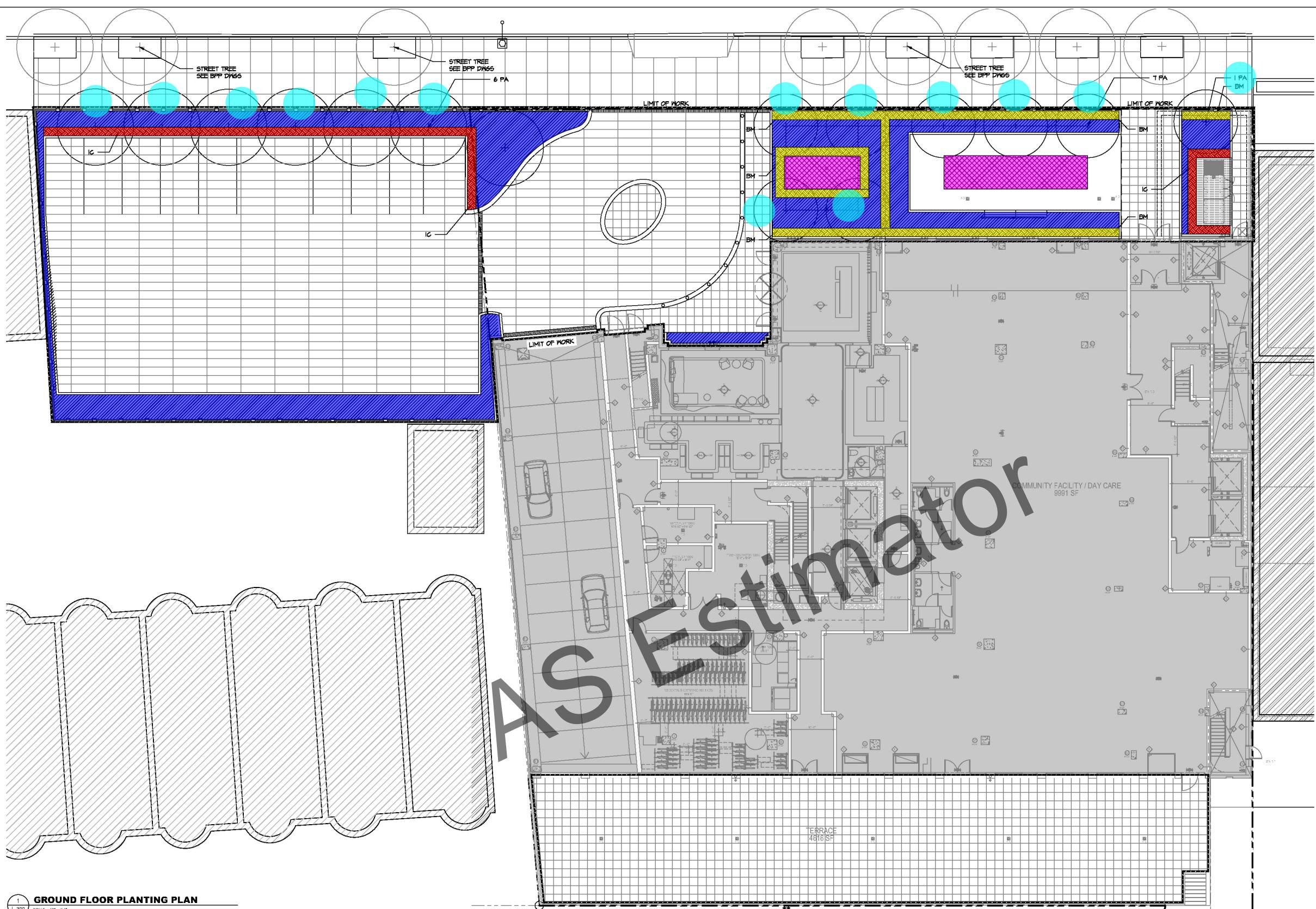
PROPERTY LINE	AREA DRAIN UNDER PAVER - AD1	FPE 34.75' + TM 35.75' + BM 34.75' SIM. SPOT GRADE ELEVATION
PLANTER	AREA DRAIN UNDER WOOD - AD2	1 L603
	AREA DRAIN UNDER SYNTHETIC TURF- AD3	2 L603
	PLANTER DRAIN - PD1	3 L603
	LAWN DRAIN - PD2	4 L603

- Area Drain Under Paver AD1 1/603 14.0
- Area Drain Under Wood -AD2 2/603 7.0
- Area Drain Under Synthetic Turf- AD3 4/603 2.0
- Planter Drain - PD1 5/603 13.0
- Lawn Drain-PD2 4/603 2.0



Catch Basin 8/603





GROUND FLOOR PLANTING PLAN

1 L-300 SCALE: 18'-0" x 18'-0"

LEGEND

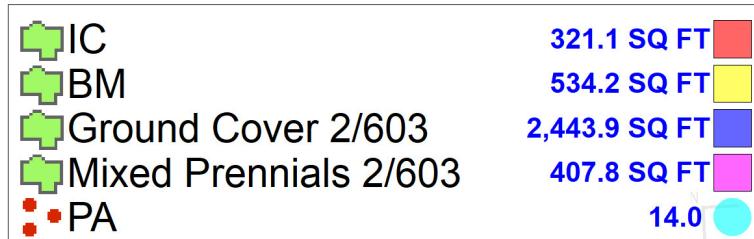
	PROPERTY LINE
	LIMIT OF WORK
	CLIPPED HEDGE
	GROUND COVER
	MIXED PERENNIALS
	SHADE TREE

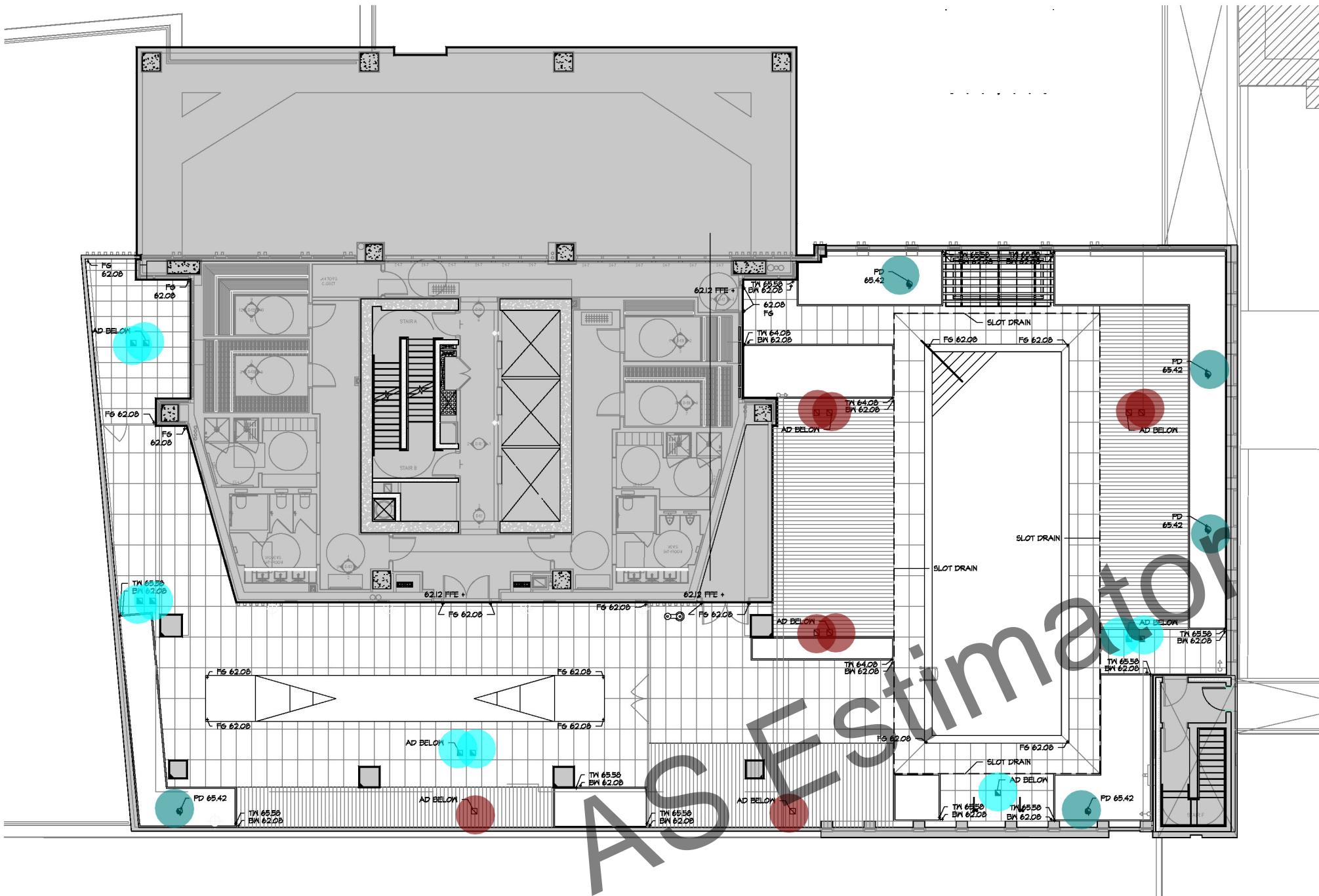
PLANTING SCHEDULE

KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE	ROOT	SPACING	COMMENTS/SELECTION STATUS
TREES							
PA	PLATANUS x ACERIFOLIA	LONDON PLANE TREE	14	4" CAL.	B&B	AS SHOWN	
AP	ACER PALMATUM 'BLOODGOOD'	BLOODGOOD JAPANESE MAPLE	1	14'-16' HT.	B&B	AS SHOWN	SPECIMEN
HEDGES							
IC	ILEX CRENATA 'NIGRA'	JAPANESE HOLLY	-	5' HT	CONT.	AS SHOWN	CLIPPED TO 4'HT
BM	BUXUS MICROPHYLLA	KOREAN BOXWOOD	-	2' HT.	CONT.	AS SHOWN	
GRASSES							
FK	PENNISETUM KARLEY ROSE®	FOUNTAIN GRASS	-	3 GAL.	CONT.	AS SHOWN	
MS	MISCANTHUS SINENSIS	SILVER GRASS	-	5 GAL.	CONT.	AS SHOWN	
CK	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	-	5 GAL.	CONT.	AS SHOWN	
SHRUBS & GROUNDCOVER							
RR	ROSA RADRAZZ 'DOUBLE KNOCK OUT RED'	DOUBLE KNOCK OUT RED ROSES	-	5 GAL.	CONT.	AS SHOWN	
JH	JIJIPERUS HORIZONTALIS 'MILTONII'	BLUE RUS. JUNIPER	-	3 GAL.	CONT.	18" O.C.	
LM	LIRIOPE MUSCARI 'BIG BLUE'	BIG BLUE LILY TURF	-	1 GAL.	CONT.	12" O.C.	
LI	LIRIOPE MUSCARI VARIEGATA'	VARIEGATED LIRIOPE	-	1 GAL.	CONT.	12" O.C.	
LS	LIATRIS SPICATA	BLAZING STAR	-	2 GAL.	CONT.	AS SHOWN	
CP	CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	-	1 GAL.	CONT.	12" O.C.	

NOTE:

1. THE CONTRACTOR SHALL VERIFY PLANT COUNT AND QUANTITIES SHOWN ON THE PLANTING PLAN. ANY DISCREPANCIES BETWEEN THE PLANT LIST AND THE PLANTING PLAN COUNT SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO BID.
2. PLANTERS LAYOUT SHALL BE FINALIZED IN THE FIELD W/ LANDSCAPE ARCHITECT AND ARCHITECT.



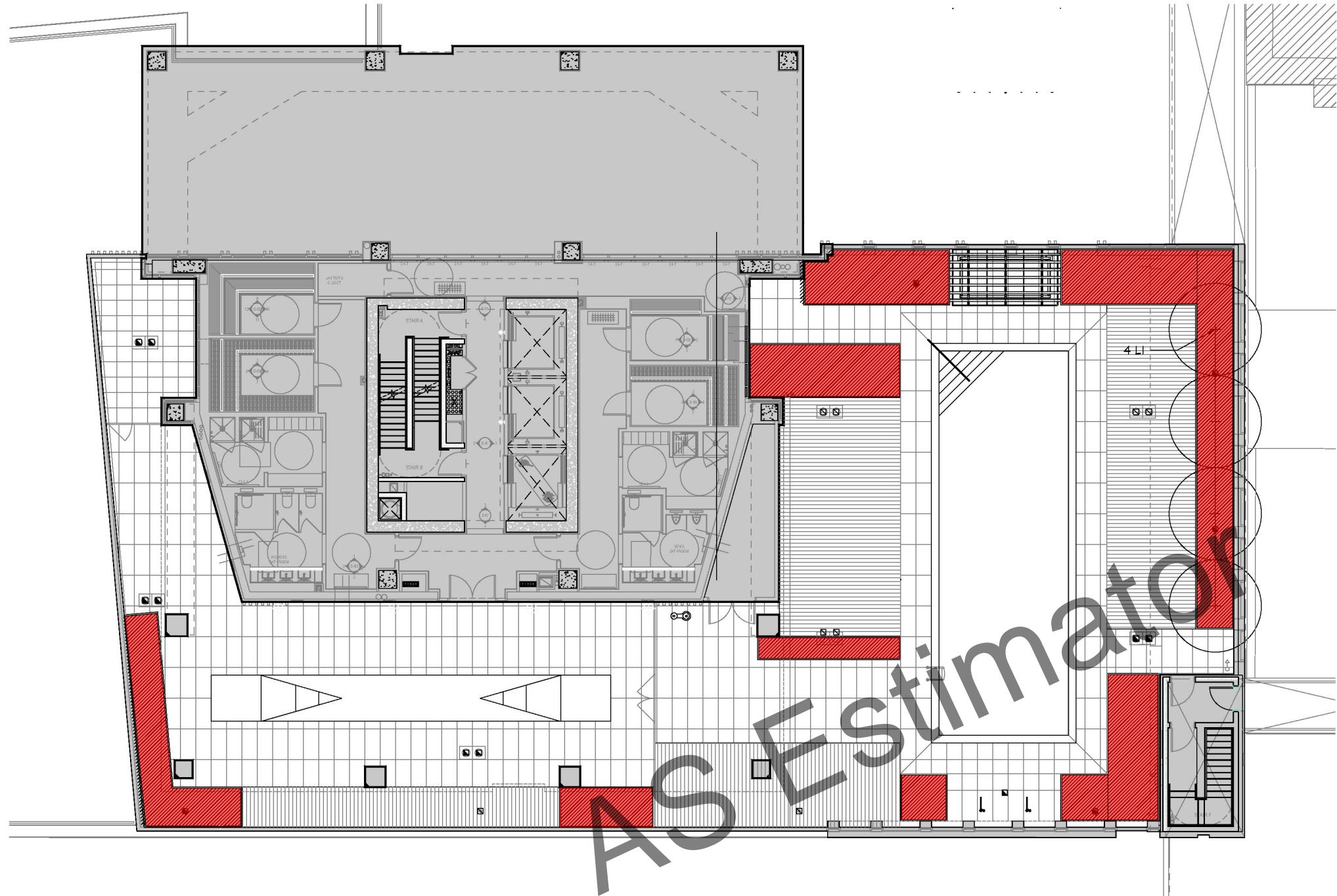


FOURTH FLOOR GRADING PLAN
1/103 SCALE: 1/4" = 1'-0"

LEGEND

PROPERTY LINE	AREA DRAIN UNDER PAVER - AD1	L603	FTE 34.75' + TM 35.75' + BM 34.75' + 34.75'	FINISHED FLOOR ELEVATION SEE ARCH. DWGS. TOP OF WALL ELEVATION BOTTOM OF WALL ELEVATION SPOT GRADE ELEVATION
PLANTER	AREA DRAIN UNDER WOOD - AD2	L603		
	PLANTER DRAIN - PD1	L603		
		6		SLOT DRAIN

- | | | |
|-----------------------------------|-----|-----------------|
| Fourth | 1.0 | (purple circle) |
| Area Drain Under Paver AD1 1/603 | 9.0 | (cyan circle) |
| Area Drain Under Wood -AD2 2/6... | 8.0 | (brown circle) |
| Planter Drain PD1- 3/603 | 5.0 | (teal circle) |



FOURTH FLOOR PLANTING PLAN

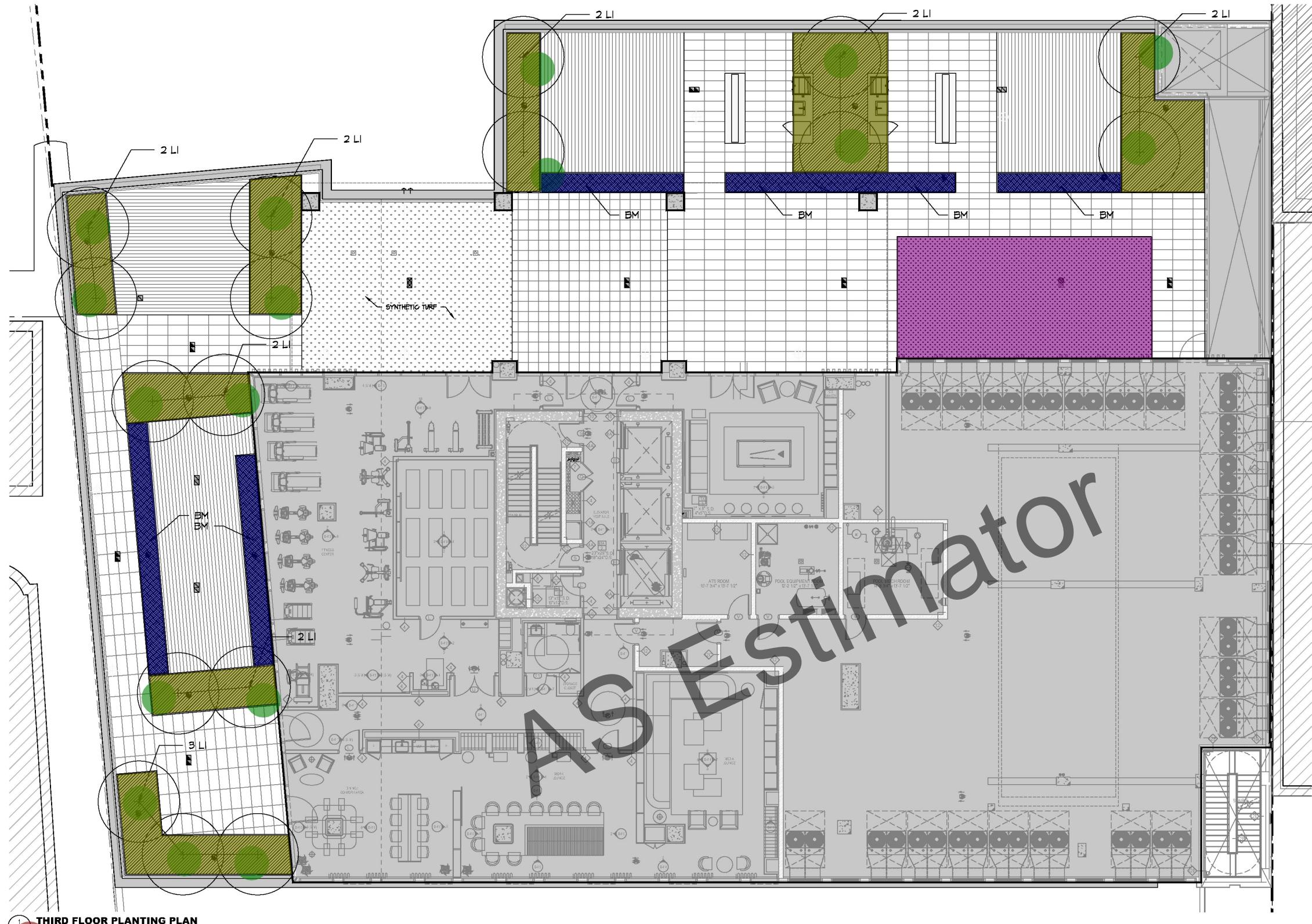


1
L302

SCALE: 1'-0" x 1'-0"

1
L302

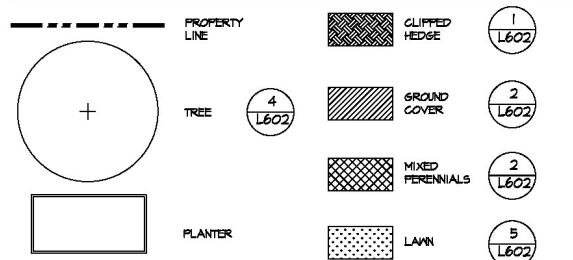
1
L602



1 THIRD FLOOR PLANTING PLAN

L601 SCALE: 5'0" x 1'-0"

LEGEND



PLANTING SCHEDULE

KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE	ROOT	SPACING	COMMENTS/SELECTION STATUS
TREES							
LI	LAGERSTROEMIA INDICA 'MUSKOESE'	MUSKOESE CREPE MYRTLE	17	14'-16' HT	B&B	AS SHOWN	3 STEM MINIMUM
HEDGES							
BM	BUXUS MICROPHYLLA	KOREAN BOXWOOD	-	2' HT.	CONT.	AS SHOWN	
GRASSES							
PK	PENNISETUM 'KARLEY ROSE'	FOUNTAIN GRASS	-	3 GAL.	CONT.	AS SHOWN	
MS	MISCANTHUS SINENSIS	SILVER GRASS	-	5 GAL.	CONT.	AS SHOWN	
CK	GALAMAGROSIS X ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	-	5 GAL.	CONT.	AS SHOWN	
SHRUBS & GROUNDCOVER							
RR	ROSA RADRAZZ 'DOUBLE KNOCK OUT RED'	DOUBLE KNOCK OUT RED ROSES	-	5 GAL.	CONT.	AS SHOWN	
JH	JUNIPERUS HORIZONTALIS 'MILTONII'	BLUE RUG JUNIPER	-	3 GAL.	CONT.	18" O.C.	
LM	LIRIOPE MUSCARI 'BIG BLUE'	BIG BLUE LILY TURF	-	1 GAL.	CONT.	12" O.C.	
LI	LIRIOPE MUSCARI 'VARIEGATA'	VARIEGATED LIRIOPE	-	1 GAL.	CONT.	12" O.C.	
LS	LATRIS SPICATA	BLAZING STAR	-	2 GAL.	CONT.	AS SHOWN	
CP	CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	-	1 GAL.	CONT.	12" O.C.	

NOTE:

- THE CONTRACTOR SHALL VERIFY PLANT COUNT AND QUANTITIES SHOWN ON THE PLANTING PLAN. ANY DISCREPANCIES BETWEEN THE PLANT LIST AND THE PLANTING PLAN COUNT SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO BID.
- PLANTERS LAYOUT SHALL BE FINALIZED IN THE FIELD W/ LANDSCAPE ARCHITECT AND ARCHITECT.

● Third Floor
● L1
■ Ground Cover
■ BM
■ Lawn 5/602

1.0 ●
 17.0 ●
 1,285.1 SQ FT ■
 400.4 SQ FT ■
 670.3 SQ FT ■