

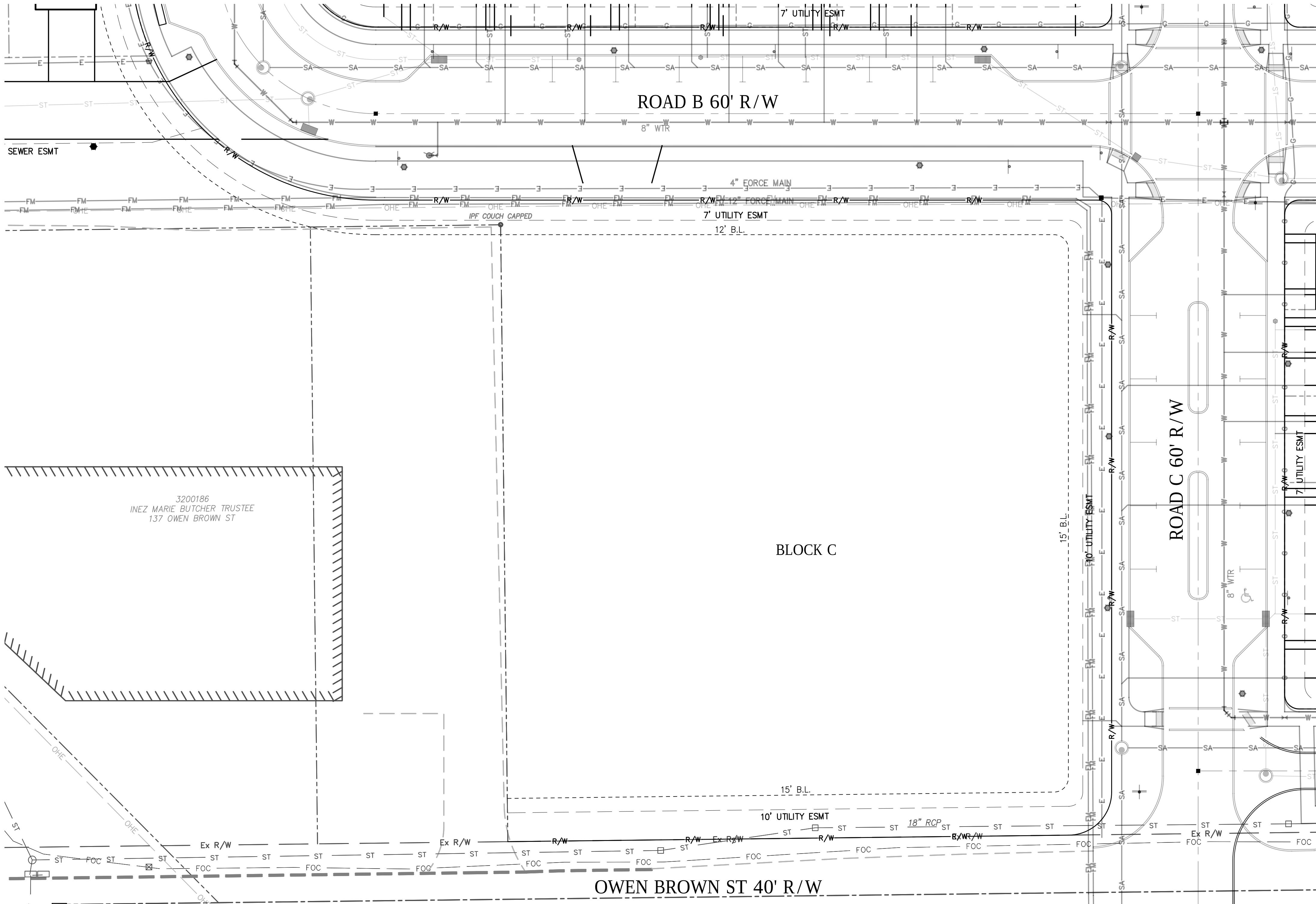
E:\TEST\COMPANIES\17-00257-020\B1ST & MAIN SITE DESIGN\BLOCK C\BLOCK C PLANS\B17-00257-020 - 10/23/2019 11:41:49 AM

(X)

LAYOUT NOTES:

1. DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
2. CONCRETE WALK WITH 2 RISERS
3. CONCRETE WALK WITH 3 RISERS
4. CONCRETE WALK WITH 4 RISERS
5. CONCRETE WALK WITH 5 RISERS
6. STANDARD CONCRETE WALK PER DETAIL 4/C600

7. CONCRETE PAVEMENT 4/C600
8. DIRECTIONAL SIGN VERIFY WITH OWNER
9. DRIVE APRON PER DETAIL 5/C601



(X)

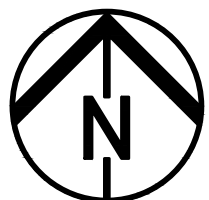
UTILITY NOTES:

1. SANITARY SEWERS AND LATERALS SHALL BE (SDR 35) @ 1.0% MIN. SLOPE
2. STORM SEWERS 12" AND LARGER SHALL BE HDPE CORRUGATED SMOOTH LINED, 8" AND SMALLER SHALL BE SDR35.
3. WATERLINES 3" AND ABOVE SHALL BE DIWM (CL 52), UNDER 2" SHALL BE TYPE K COPPER, MAINTAIN 4.5' MIN COVER. SITE CONTRACTOR TO PROVIDE INSTALLATION INTO BUILDING & STUB 12" ABOVE FINISH FLOOR. SERVICE LINES SHALL BE 1" TYPE K COPPER.

4. SITE LIGHTING POLE, SEE ELECTRICAL PLANS FOR DETAILS AND WIRING.
5. CATCH BASINS SHALL BE PER DETAIL SHEET 1/C600
6. NEW UNDERGROUND ELECTRIC SERVICE, SEE ELECTRICAL PLANS FOR DETAILS.
7. NEW TRANSFORMER, SEE ELECTRICAL PLANS FOR DETAILS.
8. GAS SERVICE TO METER BY DOMINION ENERGY. METER TO UNIT BY PLUMBER
9. UNDERDRAIN PER DETAIL 3/C600

10. CONNECT TO EX SANITARY LATERAL W/ 6" FERNCO "STRONGBACK" COUPLING
11. CONNECT TO EX STORM LATERAL WITH 4" OR 6" FERNCO STRONGBACK COUPLING AS REQUIRED
12. DOWNSPOUT CONNECTIONS SHALL BE 6" SDR35 PVC WHEN CONNECTING MORE THAN 3 DOWNSPOUTS, 3 OR LESS MAY USE 4" SDR35 PVC. SLOPE VARIES, (0.50% MIN.) MIN 12" COVER

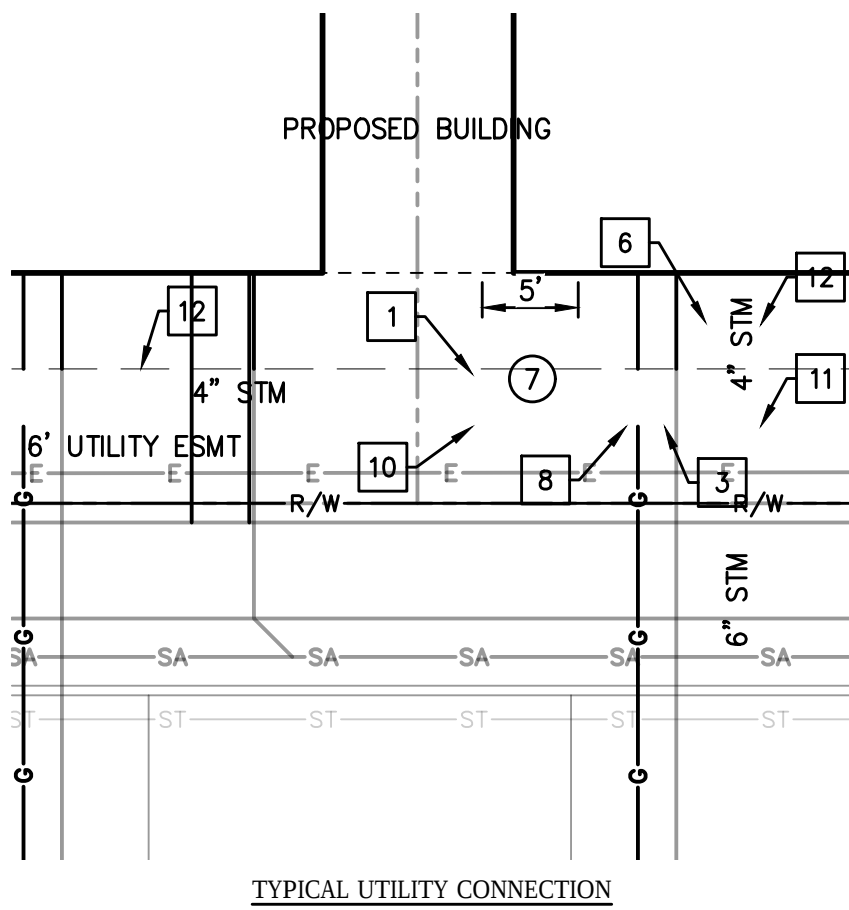
BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD C
25.5' N OWEN BROWN C
ELEVATION= 1048.65 NAVD88



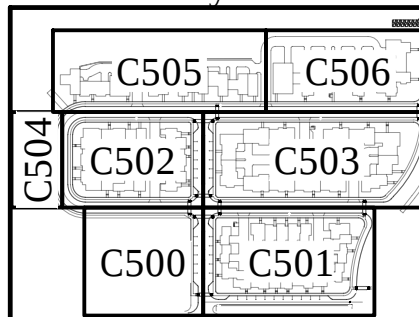
0 20 40
GRAPHIC SCALE IN FEET

LEGEND

- | EXISTING | PROPOSED | DESCRIPTION |
|----------|----------------------------------|--------------------------------|
| 12" ST | 12" ST | STORM SEWER MAIN |
| 8" SA | 8" SA | SANITARY MANHOLE |
| 8" SA | 8" SA | SANITARY SEWER MAIN |
| G | G | WATER MAIN |
| G | G | GAS LINE |
| | Transformer symbol | TRANSFORMER |
| | Pull box symbol | PULL BOX |
| E | E | UNDERGROUND ELECTRIC PRIMARY |
| | | UNDERGROUND ELECTRIC SECONDARY |
| | Ex/Prop Storm Catch Basin symbol | EX/PROP STORM CATCH BASIN |
| | Ex/Prop Manhole symbol | EX/PROP MANHOLE |
| | Electric Pull Box symbol | ELECTRIC PULL BOX |
| | Electric Transformer symbol | ELECTRIC TRANSFORMER |
| | Light Pole symbol | LIGHT POLE |
| | Modular Retaining Wall symbol | MODULAR RETAINING WALL |

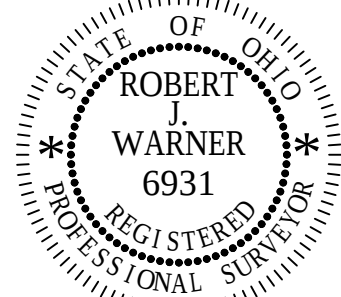


Key Plan



HUDSON DOWNTOWN PHASE 2A

PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

REVISIONS		
Δ	DATE	DESCRIPTION

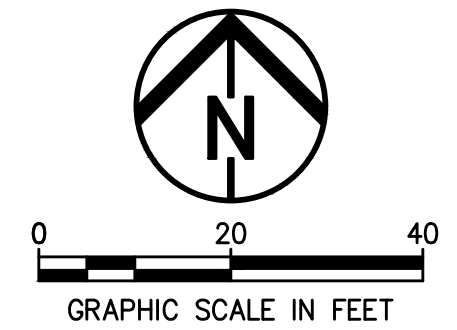
PROJECT NO.: 17-00257-020
DRAWN BY: NLN
CHECKED BY: RJW
DATE ISSUED: 2018-10-15

BLOCK C LAYOUT & UTILITY PLAN

C500

1. DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
2. CONCRETE WALK WITH 2 RISERS
3. CONCRETE WALK WITH 3 RISERS
4. CONCRETE WALK WITH 4 RISERS
5. CONCRETE WALK WITH 5 RISERS
6. STANDARD CONCRETE WALK PER DETAIL 4/C600

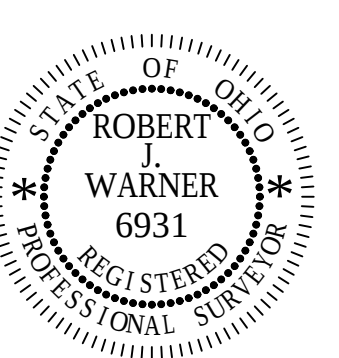
7. CONCRETE PAVEMENT 4/C600
8. DIRECTIONAL SIGN VERIFY WITH OWNER
9. DRIVE APRON PER DETAIL 5/C601



**Environmental
Design Group**
AKRON / CLEVELAND / COLUMBUS
HQ 450 GRANT ST., AKRON, OH 44311
P 330.375.1390 / TF 800.835.1390
W ENVDESIGNGROUP.COM



HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

[illegible]

PROJECT NO.:	17-00257-020
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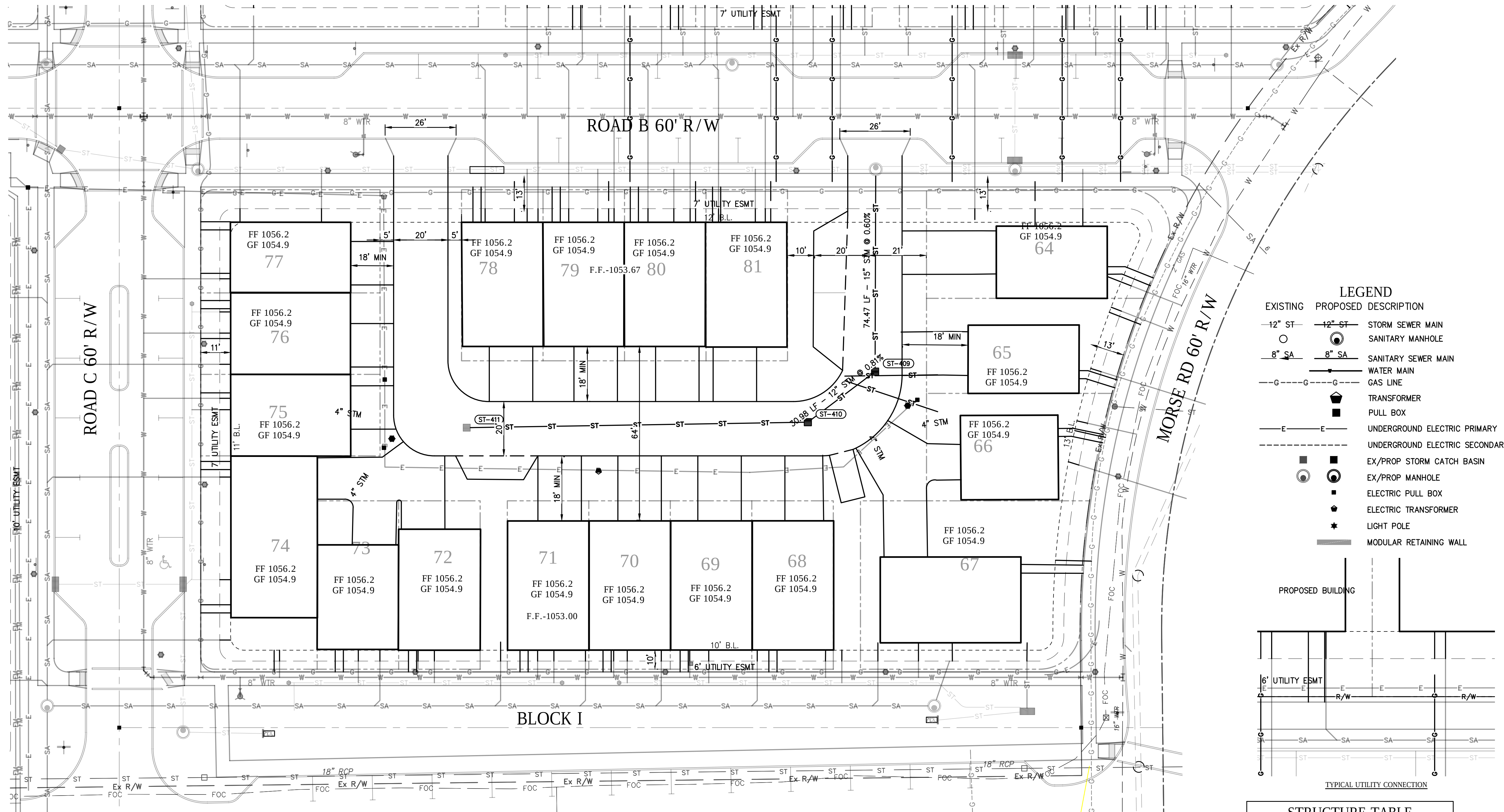
DRAWN BY: NLM

CHECKED BY: RJW

DATE ISSUED:	2018-10-15
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BLOCK D LAYOUT & UTILITY PLAN

C501

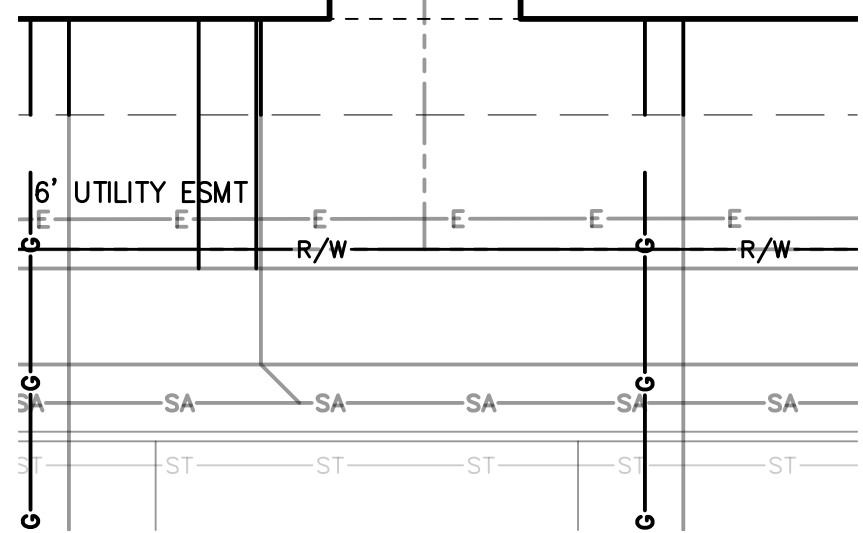


1. SANITARY SEWERS AND LATERALS SHALL BE (SDR 35) @ 1.0% MIN. SLOPE
2. STORM SEWERS 12" AND LARGER SHALL BE HDPE CORRUGATED SMOOTH LINED, 8" AND SMALLER SHALL BE SDR35.
3. WATERLINES 3" AND ABOVE SHALL BE DIWM (CL 52), UNDER 2" SHALL BE TYPE K COPPER, MAINTAIN 4.5' MIN COVER. SITE CONTRACTOR TO PROVIDE INSTALLATION INTO BUILDING & STUB 12" ABOVE FINISH FLOOR. SERVICE LINES SHALL BE 1" TYPE K COPPER.

- | | |
|--|--|
| <p>4. SITE LIGHTING POLE, SEE ELECTRICAL PLANS FOR DETAILS AND WIRING.</p> <p>5. CATCH BASINS SHALL BE PER DETAIL SHEET 1/C600</p> <p>6. NEW UNDERGROUND ELECTRIC SERVICE, SEE ELECTRICAL PLANS FOR DETAILS.</p> <p>7. NEW TRANSFORMER, SEE ELECTRICAL PLANS FOR DETAILS.</p> <p>8. GAS SERVICE TO METER BY DOMINION ENERGY. METER TO UNIT BY PLUMBER</p> <p>9. UNDERDRAIN PER DETAIL 3/C600</p> | <p>10. CONNECT TO EX SANITARY LATERAL W/ 6" FERNCO "STRONGBACK" COUPLING</p> <p>11. CONNECT TO EX STORM LATERAL WITH 4" OR 6" FERNCO STRONGBACK COUPLING AS REQUIRED</p> <p>12. DOWNSPOUT CONNECTIONS SHALL BE 6" SDR35 PVC WHEN CONNECTING MORE THAN 3 DOWNSPOUTS, 3 OR LESS MAY USE 4" SDR35 PVC. SLOPE VARIES, (0.50% MIN.) MIN 12" COVER</p> |
|--|--|

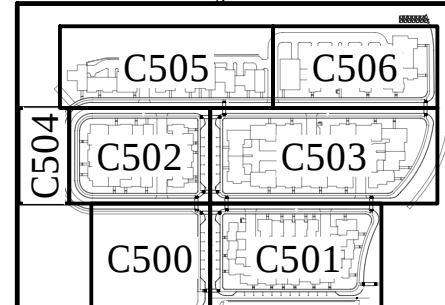
EXISTING	PROPOSED	DESCRIPTION
		STORM SEWER MAIN
		SANITARY MANHOLE
		SANITARY SEWER MAIN
		WATER MAIN
		GAS LINE
		TRANSFORMER
		PULL BOX
		UNDERGROUND ELECTRIC PRIMARY
		UNDERGROUND ELECTRIC SECONDARY
		EX/PROP STORM CATCH BASIN
		EX/PROP MANHOLE
		ELECTRIC PULL BOX
		ELECTRIC TRANSFORMER
		LIGHT POLE
		MODULAR RETAINING WALL

PROPOSED BUILDING



ST-409	2-2-B MOD	RIM 1051.00 INV 1048.55 12" W INV 1048.30 15" N INV 1048.70 4" E&SE
ST-410	2-2-B MOD	RIM 1052.22 INV 1049.80 12" E INV 1049.60 4" SW&W

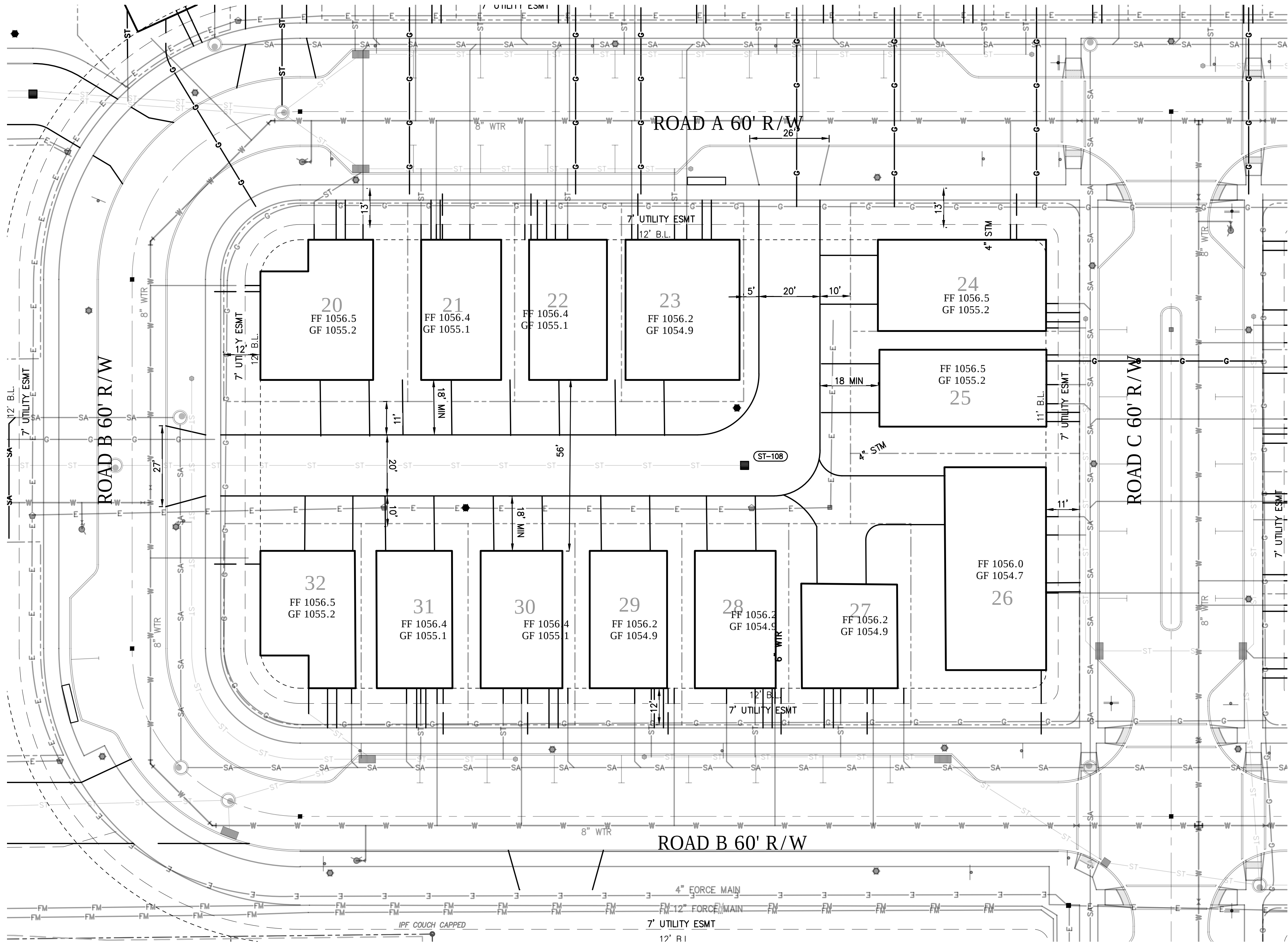
Key Plan



LAYOUT NOTES:

- DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
- CONCRETE WALK WITH 2 RISERS
- CONCRETE WALK WITH 3 RISERS
- CONCRETE WALK WITH 4 RISERS
- CONCRETE WALK WITH 5 RISERS
- STANDARD CONCRETE WALK PER DETAIL 4/C600

- CONCRETE PAVEMENT 4/C600
- DIRECTIONAL SIGN VERIFY WITH OWNER
- DRIVE APRON PER DETAIL 5/C601



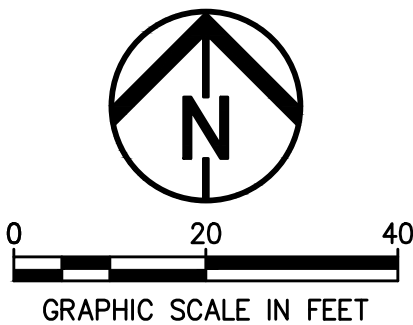
UTILITY NOTES:

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- CATCH BASINS SHALL BE PER DETAIL SHEET 1/C600
- NEW UNDERGROUND ELECTRIC SERVICE, SEE ELECTRICAL PLANS FOR DETAILS.
- NEW TRANSFORMER, SEE ELECTRICAL PLANS FOR DETAILS.
- GAS SERVICE TO METER BY DOMINION ENERGY. METER TO UNIT BY PLUMBER
- UNDERDRAIN PER DETAIL 3/C600

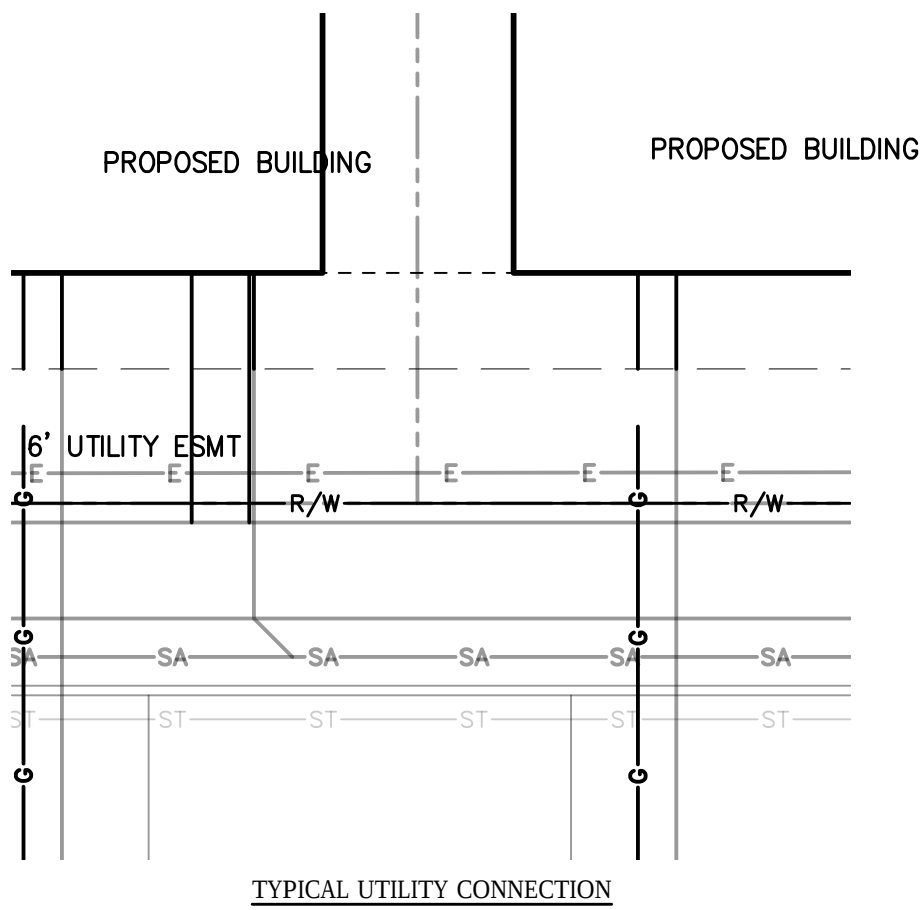
- CONNECT TO EX SANITARY LATERAL W/ 6" FERNCO "STRONGBACK" COUPLING
- CONNECT TO EX STORM LATERAL WITH 4" OR 6" FERNCO STRONGBACK COUPLING AS REQUIRED
- DOWNSPOUT CONNECTIONS SHALL BE 6" SDR35 PVC WHEN CONNECTING MORE THAN 3 DOWNSPOUTS, 3 OR LESS MAY USE 4" SDR35 PVC. SLOPE VARIES, (0.50% MIN.) MIN 12" COVER

BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD C
25.5' N OWEN BROWN C
ELEVATION= 1048.65 NAVD88



LEGEND

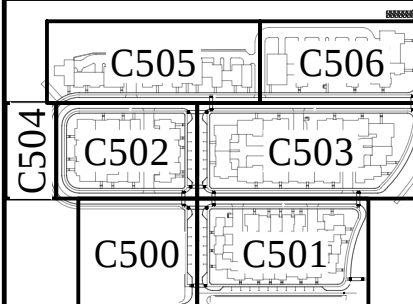
- | EXISTING | PROPOSED | DESCRIPTION |
|----------|----------|--------------------------------|
| 12" ST | 12" ST | STORM SEWER MAIN |
| 8" SA | 8" SA | SANITARY MANHOLE |
| 8" SA | 8" SA | SANITARY SEWER MAIN |
| G-G | G-G | WATER MAIN |
| | | GAS LINE |
| | | TRANSFORMER |
| | | PULL BOX |
| E-E | E-E | UNDERGROUND ELECTRIC PRIMARY |
| | | UNDERGROUND ELECTRIC SECONDARY |
| | | EX/PROP STORM CATCH BASIN |
| | | EX/PROP MANHOLE |
| | | ELECTRIC PULL BOX |
| | | ELECTRIC TRANSFORMER |
| | | LIGHT POLE |
| | | MODULAR RETAINING WALL |



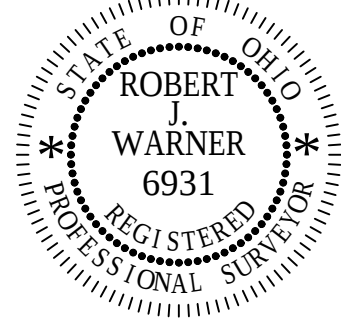
STRUCTURE TABLE

ST-212	2-2-B MOD	RIM 1054.60 INV 1051.70 8" S&W INV 1051.70 15" N INV 1052.35 4" NW
ST-213	2-2-B MOD	RIM 1055.33 INV 1053.10 8" E
ST-214	2-2-B MOD	RIM 1054.20 INV 1052.10 8" N

Key Plan



HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE:

REVISIONS

Δ	DATE	DESCRIPTION
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

PROJECT NO.:17-00257-020

DRAWN BY:NLM

CHECKED BY:RJW

DATE ISSUED:2018-10-15

BLOCK E LAYOUT & UTILITY PLAN

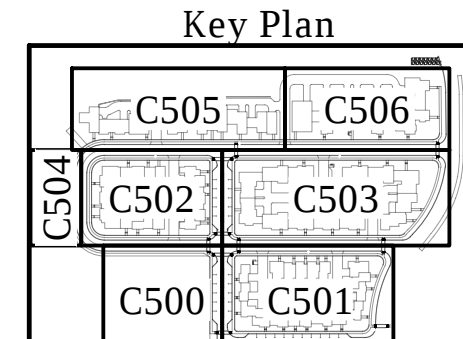
C502

1. DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
2. CONCRETE WALK WITH 2 RISERS
3. CONCRETE WALK WITH 3 RISERS
4. CONCRETE WALK WITH 4 RISERS
5. CONCRETE WALK WITH 5 RISERS
6. STANDARD CONCRETE WALK PER DETAIL 4/C600

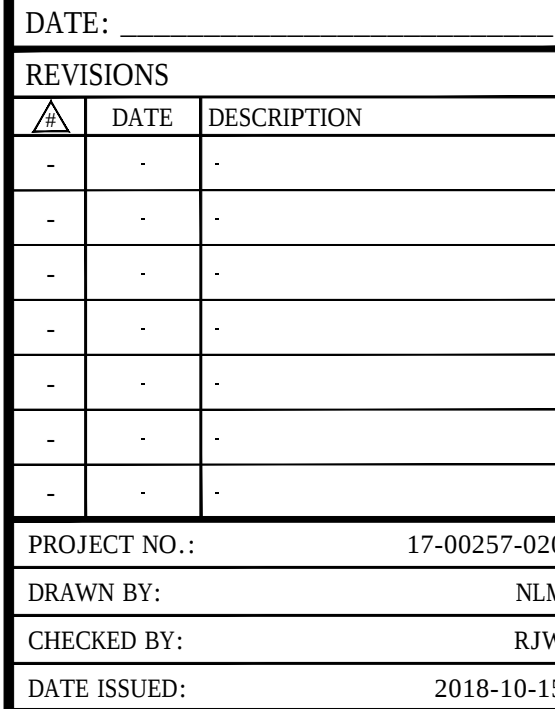
1. SANITARY SEWERS AND LATERALS SHALL BE (SDR 35) @ 1.0% MIN. SLOPE
2. STORM SEWERS 12" AND LARGER SHALL BE HDPE CORRUGATED SMOOTH LINED, 8" AND SMALLER SHALL BE SDR35.
3. WATERLINES 3" AND ABOVE SHALL BE DIWM (CL 52), UNDER 2" SHALL BE TYPE K COPPER, MAINTAIN 4.5' MIN COVER. SITE CONTRACTOR TO PROVIDE INSTALLATION INTO BUILDING & STUB 12" ABOVE FINISH FLOOR. SERVICE LINES SHALL BE 1" TYPE K COPPER.
5. CATCH BASINS SHALL BE PER DETAIL SHEET 1/C600
6. NEW UNDERGROUND ELECTRIC SERVICE, SEE ELECTRICAL PLANS FOR DETAILS.
7. NEW TRANSFORMER, SEE ELECTRICAL PLANS FOR DETAILS.
8. GAS SERVICE TO METER BY DOMINION ENERGY. METER TO UNIT BY PLUMBER
9. UNDERDRAIN PER DETAIL 3/C600

EXISTING	PROPOSED	DESCRIPTION
12" ST	12" ST	STORM SEWER MAIN
		SANITARY MANHOLE
8" SA	8" SA	SANITARY SEWER MAIN
		WATER MAIN
		GAS LINE
		TRANSFORMER
		PULL BOX

- BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD ☿
25.5' N OWEN BROWN ☿
ELEVATION= 1048.65 NAVD88

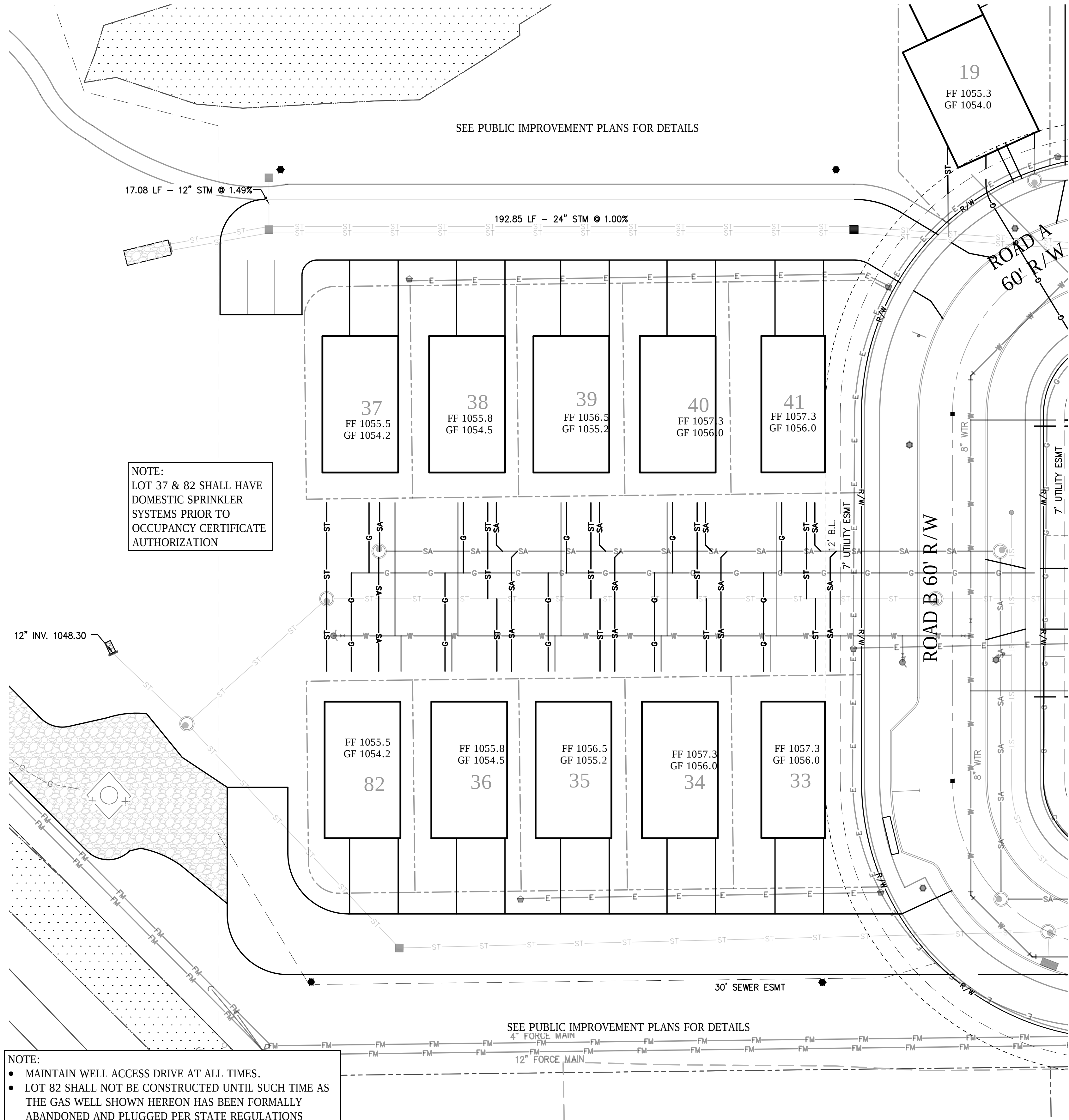


TESTA **COMPANIES**



C503

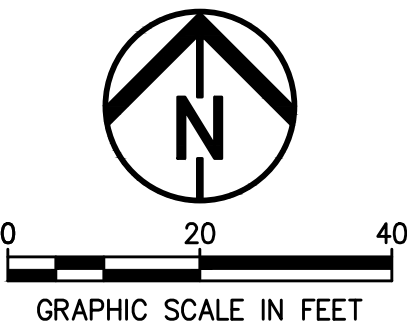
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LAYOUT NOTES:

1. DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
2. CONCRETE WALK WITH 2 RISERS
3. CONCRETE WALK WITH 3 RISERS
4. CONCRETE WALK WITH 4 RISERS
5. CONCRETE WALK WITH 5 RISERS
6. STANDARD CONCRETE WALK PER DETAIL 4/C600
7. CONCRETE PAVEMENT 4/C600
8. DIRECTIONAL SIGN VERIFY WITH OWNER
9. DRIVE APRON PER DETAIL 5/C601
10. MAILBOX CLUSTER PER DETAIL 3/C602

BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD C
25.5' N OWEN BROWN C
ELEVATION= 1048.65 NAVD88



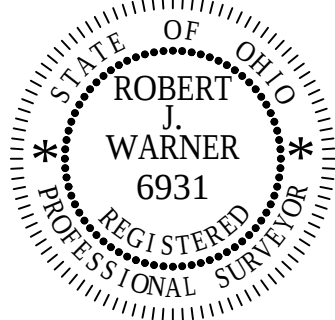
LEGEND

EXISTING	PROPOSED	DESCRIPTION
12" ST	12" ST	STORM SEWER MAIN
8" SA	8" SA	SANITARY MANHOLE
8" SA	8" SA	SANITARY SEWER MAIN
G	G	WATER MAIN
G	G	GAS LINE
	Transformer symbol	TRANSFORMER
	Pull box symbol	PULL BOX
E	E	UNDERGROUND ELECTRIC PRIMARY
		UNDERGROUND ELECTRIC SECONDARY
	Ex/prop storm catch basin symbol	EX/PROP STORM CATCH BASIN
	Ex/prop manhole symbol	EX/PROP MANHOLE
	Electric pull box symbol	ELECTRIC PULL BOX
	Electric transformer symbol	ELECTRIC TRANSFORMER
	Light pole symbol	LIGHT POLE
	Modular retaining wall symbol	MODULAR RETAINING WALL

- NOTE:
- MAINTAIN WELL ACCESS DRIVE AT ALL TIMES.
 - LOT 82 SHALL NOT BE CONSTRUCTED UNTIL SUCH TIME AS THE GAS WELL SHOWN HEREON HAS BEEN FORMALLY ABANDONED AND PLUGGED PER STATE REGULATIONS

HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES

TESTA COMPANIES



DATE: _____

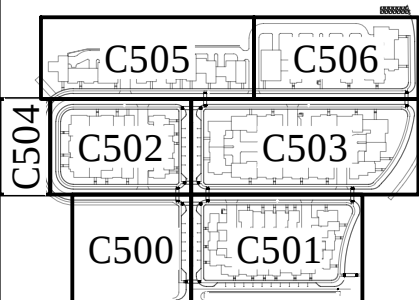
REVISIONS		
Δ	DATE	DESCRIPTION
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-	-	-
-	-	-
-	-	-

PROJECT NO.: 17-00257-020
DRAWN BY: NLN
CHECKED BY: RJW
DATE ISSUED: 2018-10-15

BLOCK G LAYOUT &
UTILITY PLAN

C504

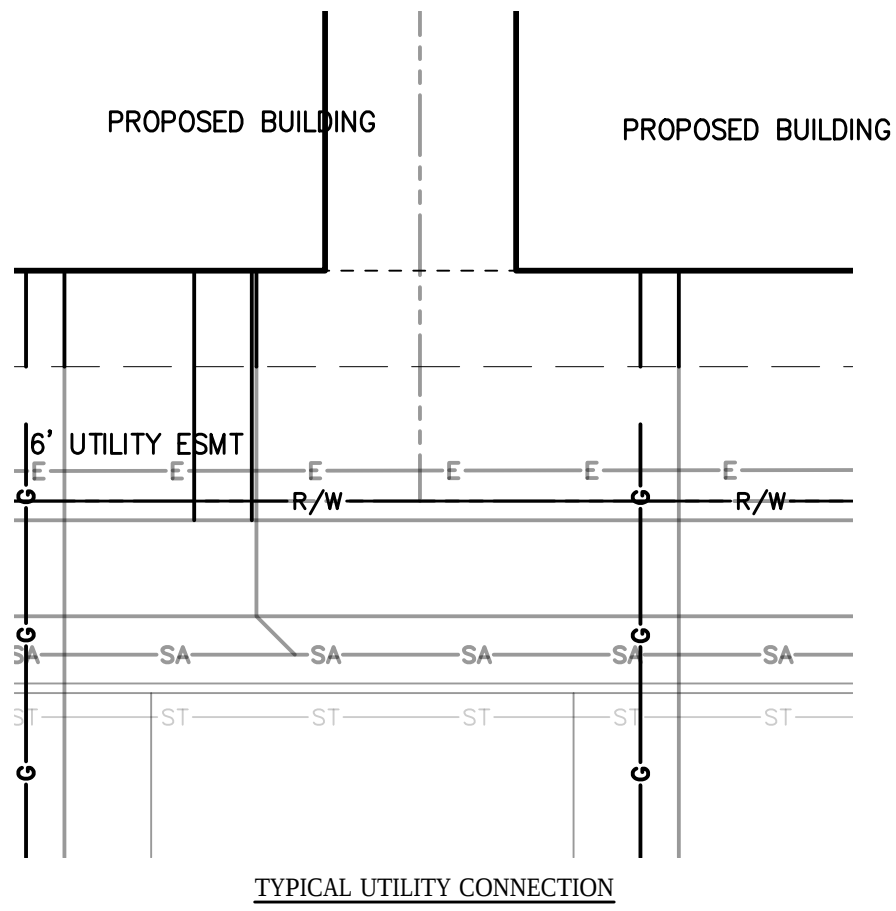
Key Plan



LAYOUT NOTES:

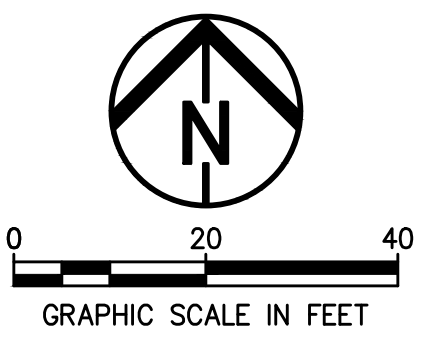
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- CONCRETE WALK WITH 4 RISERS
- CONCRETE WALK WITH 5 RISERS
- STANDARD CONCRETE WALK PER DETAIL 4/C600

- CONCRETE PAVEMENT 4/C600
- DIRECTIONAL SIGN VERIFY WITH OWNER
- DRIVE APRON PER DETAIL 5/C601
- MODULAR RETAINING WALL PER DETAIL 2/C602
- MAILBOX CLUSTER PER DETAIL 3/C602

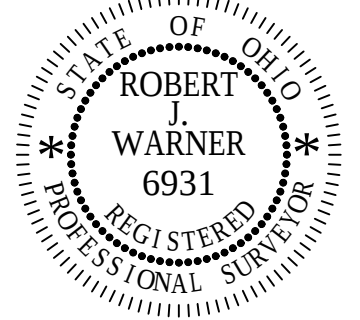


- LEGEND
- | EXISTING | PROPOSED | DESCRIPTION |
|----------|----------|--------------------------------|
| 12" ST | 12" ST | STORM SEWER MAIN |
| 8" SA | 8" SA | SANITARY SEWER MAIN |
| G | G | WATER MAIN |
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| | | EX/PROP STORM CATCH BASIN |
| | | EX/PROP MANHOLE |
| | | ELECTRIC PULL BOX |
| | | ELECTRIC TRANSFORMER |
| | | LIGHT POLE |
| | | MODULAR RETAINING WALL |

BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD C
25.5' N OWEN BROWN C
ELEVATION= 1048.65 NAVD88



HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



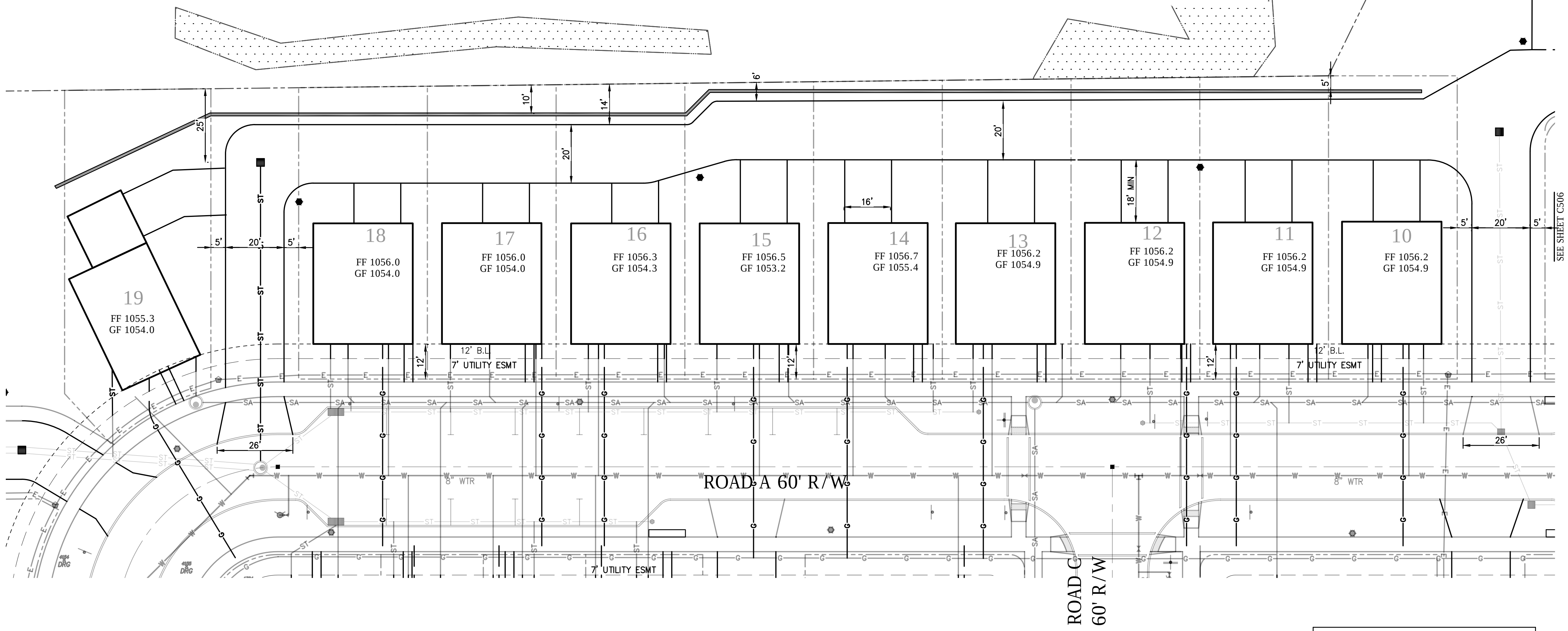
DATE: _____

REVISIONS		
Δ	DATE	DESCRIPTION

PROJECT NO.: 17-00257-020
DRAWN BY: NLN
CHECKED BY: RJW
DATE ISSUED: 2018-10-15

BLOCK H LAYOUT &
UTILITY PLAN

C505

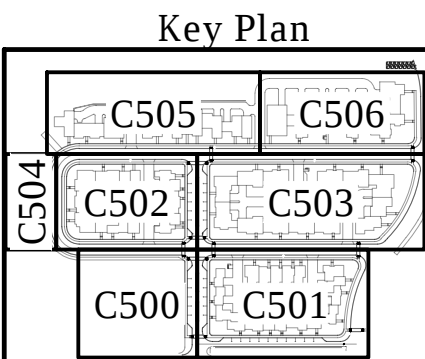


UTILITY NOTES:

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STRUCTURE TABLE		
ST-207	2-2-B MOD	RIM 1053.00 INV 1050.38 8" E&W INV 1050.38 12" S INV 1050.38 4" SW&SE
ST-208	2-2-B MOD	RIM 1053.30 INV 1051.20 8" E INV 1051.00 4" S&NW
ST-209	2-2-B MOD	RIM 1053.00 INV 1051.00 8" W INV 1051.00 4" S,E&SW
ST-310	2-2-B MOD	RIM 1053.50 INV 1051.58 8" N&W INV 1051.00 12" S INV 1051.96 4" E
ST-311	2-2-B MOD	RIM 1054.60 INV 1052.50 8" E



TESTA COMPANIES 17-00257-020 FIRST & MAIN SITE DESIGN CAD/BLACK PLANS/2018 17-00257-020 10/23/2018 11:45:57 AM

1. DIMENSIONS ARE TO FACE OF CURB, RADIUS MEASUREMENTS ARE TO FACE OF CURB.
2. CONCRETE WALK WITH 2 RISERS
3. CONCRETE WALK WITH 3 RISERS
4. CONCRETE WALK WITH 4 RISERS
5. CONCRETE WALK WITH 5 RISERS
6. STANDARD CONCRETE WALK PER DETAIL 4/C600

7. CONCRETE PAVEMENT 4/C600
8. DIRECTIONAL SIGN VERIFY WITH OWNER
9. DRIVE APRON PER DETAIL 5/C601
10. MAILBOX CLUSTER PER DETAIL 3/C602

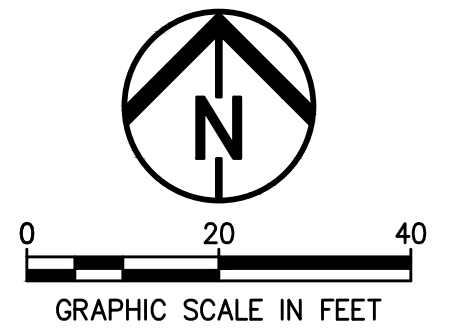


1. SANITARY SEWERS AND LATERALS SHALL BE (SDR 35) @ 1.0% MIN. SLOPE
2. STORM SEWERS 12" AND LARGER SHALL BE HDPE CORRUGATED SMOOTH LINED, 8" AND SMALLER SHALL BE SDR35.
3. WATERLINES 3" AND ABOVE SHALL BE DIWM (CL 52), UNDER 2" SHALL BE TYPE K COPPER, MAINTAIN 4.5" MIN COVER. SITE CONTRACTOR TO PROVIDE INSTALLATION INTO BUILDING & STUB 12" ABOVE FINISH FLOOR. SERVICE LINES SHALL BE 1" TYPE K COPPER.

4. SITE LIGHTING POLE, SEE ELECTRICAL PLANS FOR DETAILS AND WIRING.
5. CATCH BASINS SHALL BE PER DETAIL SHEET 1/C600
6. NEW UNDERGROUND ELECTRIC SERVICE, SEE ELECTRICAL PLANS FOR DETAILS.
7. NEW TRANSFORMER, SEE ELECTRICAL PLANS FOR DETAILS.
8. GAS SERVICE TO METER BY DOMINION ENERGY. METER TO UNIT BY PLUMBER
9. UNDERDRAIN PER DETAIL 3/C600

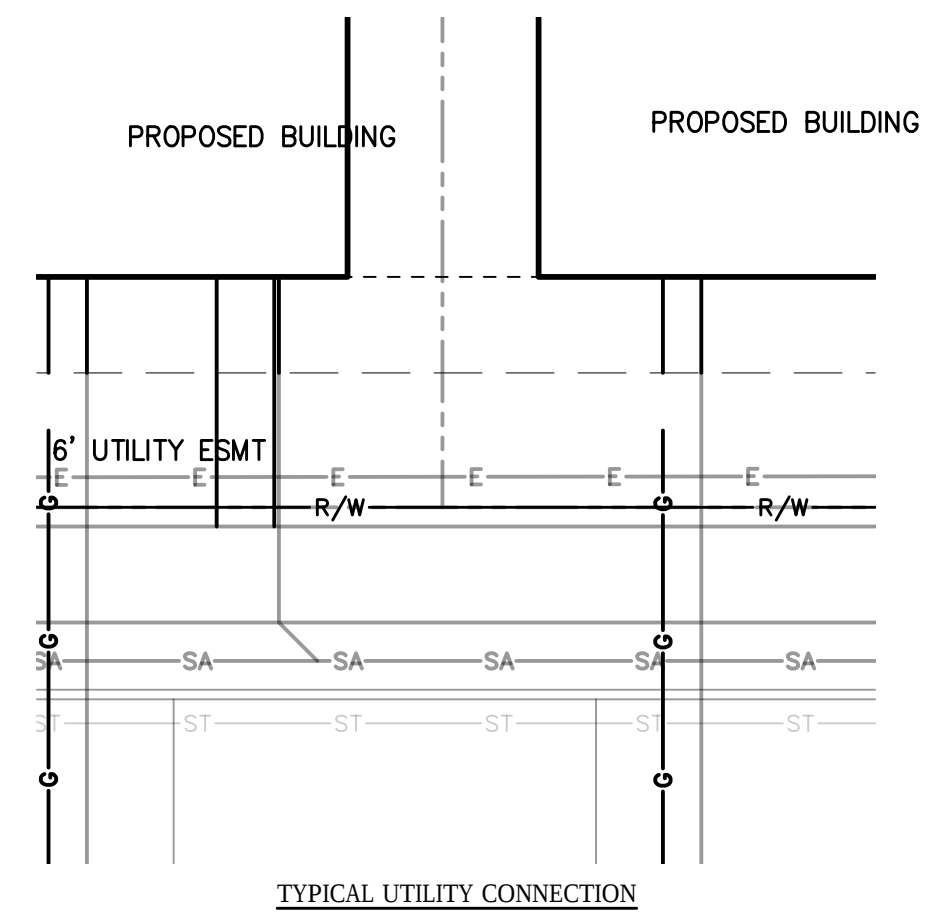
10. CONNECT TO EX SANITARY LATERAL W/ 6" FERNCO "STRONGBACK" COUPLING
11. CONNECT TO EX STORM LATERAL WITH 4" OR 6" FERNCO STRONGBACK COUPLING AS REQUIRED
12. DOWNSPOUT CONNECTIONS SHALL BE 6" SDR35 PVC WHEN CONNECTING MORE THAN 3 DOWNSPOUTS, 3 OR LESS MAY USE 4" SDR35 PVC. SLOPE VARIES, (0.50% MIN.) MIN 12" COVER

BM
RIM OF EXISTING SANITARY MH
19.5' E MORSE RD ☺
25.5' N OWEN BROWN ☺
ELEVATION= 1048.65 NAVD88

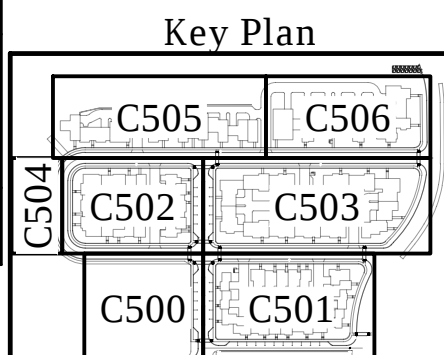


EXISTING	PROPOSED	DESCRIPTION
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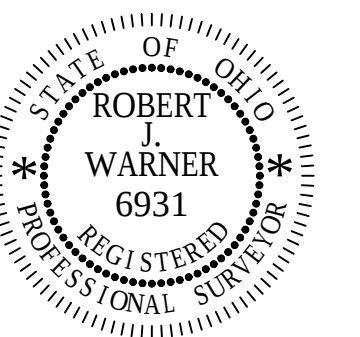
—12" ST—	—12" ST—	STORM SEWER MAIN
		SANITARY MANHOLE
—8" SA—	—8" SA—	SANITARY SEWER MAIN
		WATER MAIN
—G—G—G—		GAS LINE
		TRANSFORMER
		PULL BOX
—E—E—		UNDERGROUND ELECTRIC PRIMARY
-----		UNDERGROUND ELECTRIC SECONDARY
		EX/PROP STORM CATCH BASIN
		EX/PROP MANHOLE
		ELECTRIC PULL BOX
		ELECTRIC TRANSFORMER
		LIGHT POLE
		MODULAR RETAINING WALL



STRUCTURE TABLE		
ST-307	2-2-B MOD	RIM 1051.50 INV 1048.25 12" S RIM 1053.50
ST-310	2-2-B MOD	INV 1051.58 8" N&W INV 1051.00 12" S INV 1051.96 4" E
ST-312	2-2-B MOD	RIM 1054.15 INV 1052.10 8" SE&S



HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

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PROJECT NO.:	17-00257-020
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RAWN BY: NLM

HECKED BY:	RJW
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DATE ISSUED: 2018-10-15

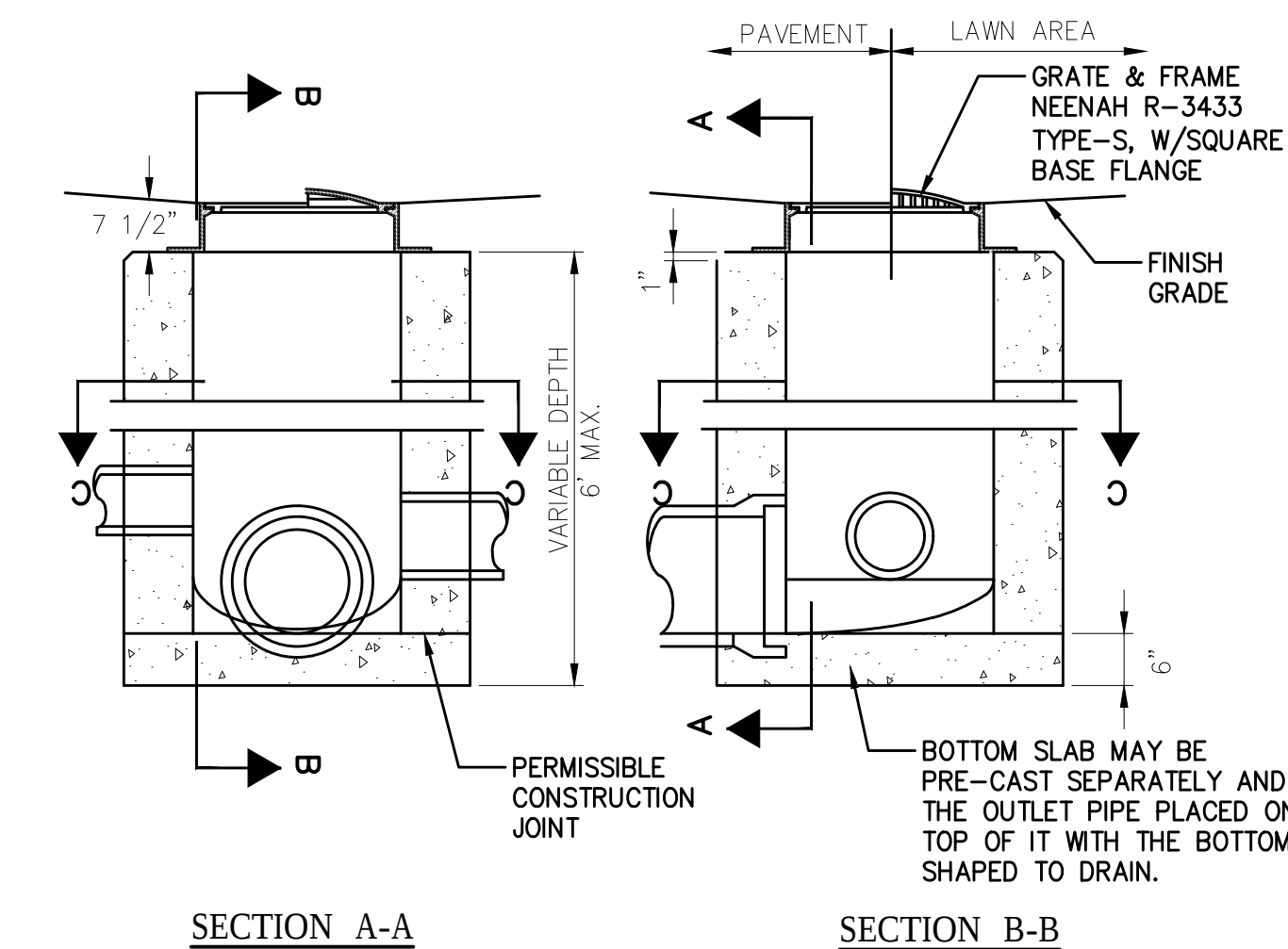
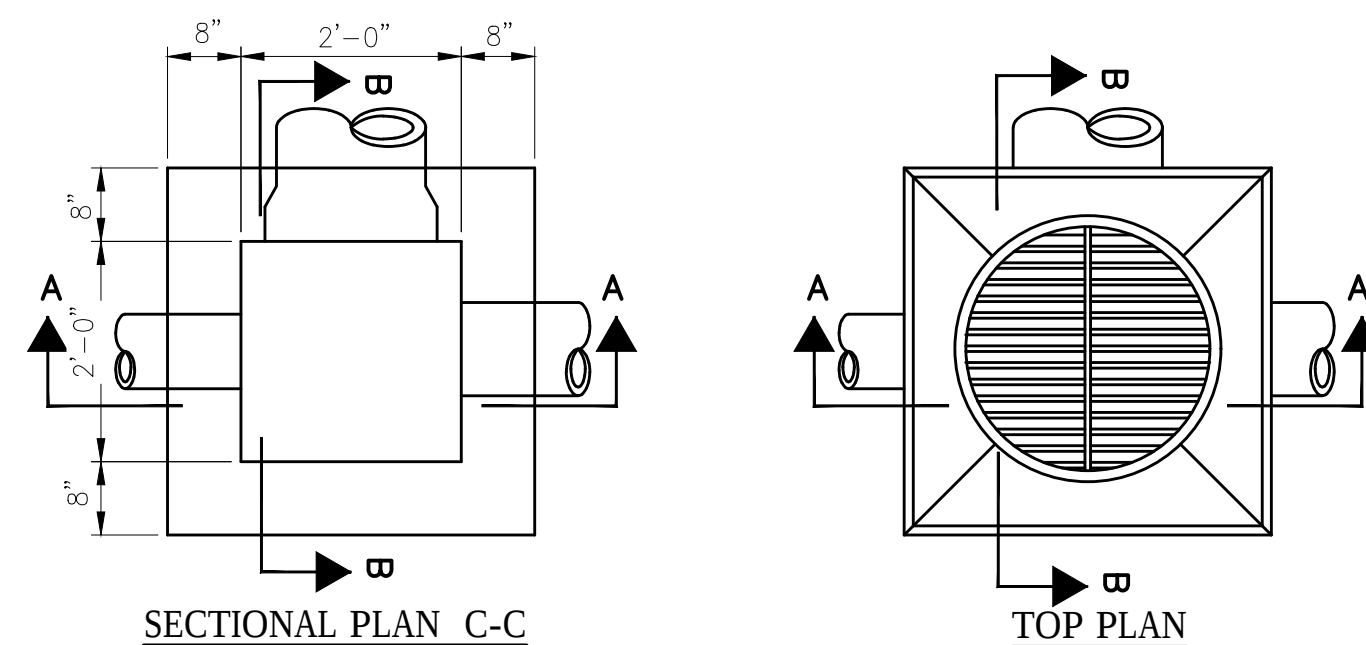
BLOCK H LAYOUT & UTILITY PLAN

C506

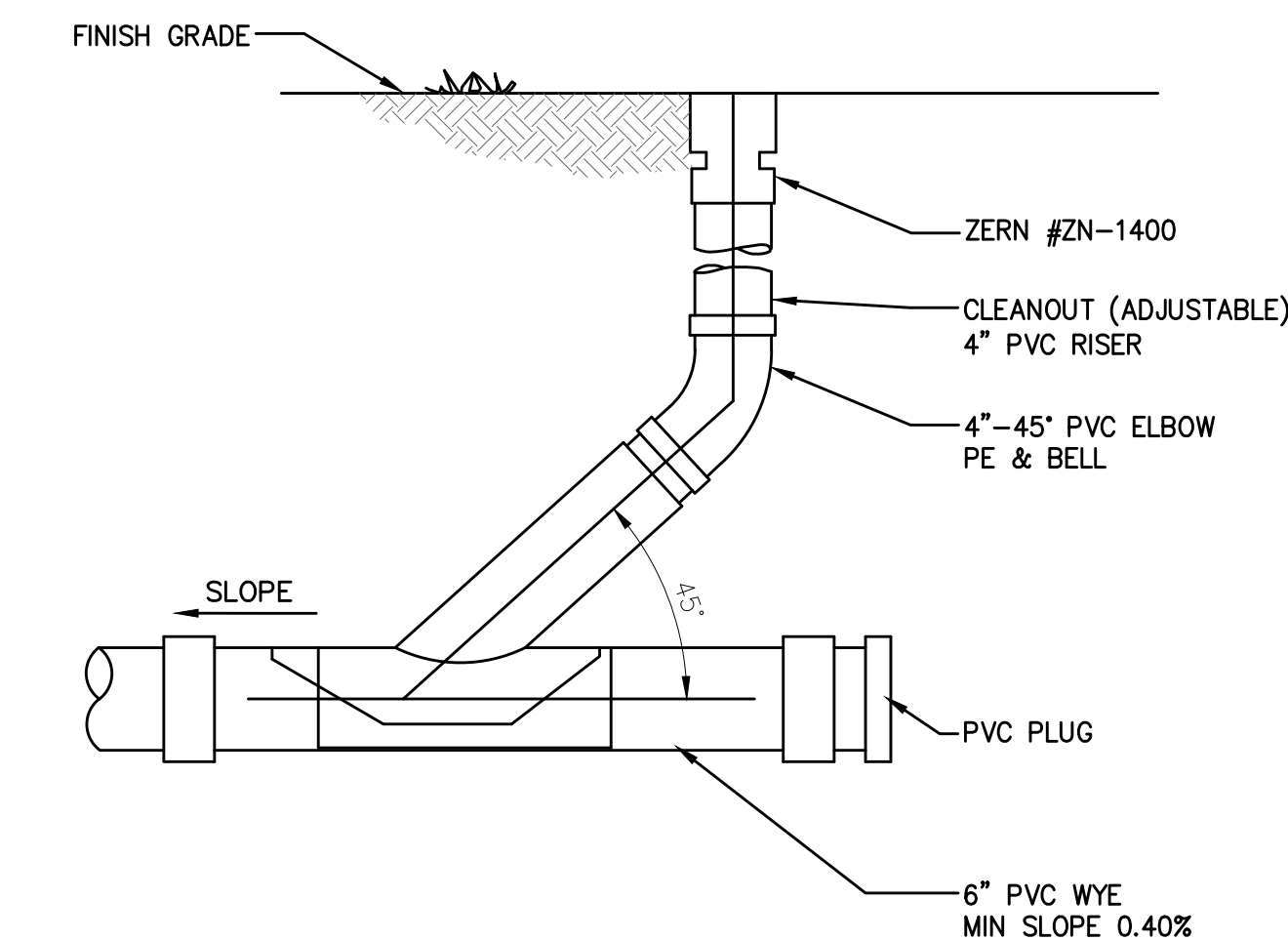
2-2-B GRATE ELEVATION TO BE PLACED 1 TO 2 INCHES BELOW PAVEMENT GRADE. CONCRETE, CAST-IN-PLACE, TO BE CLASS QC1. ALL PRECAST CONCRETE SHALL MEET THE REQUIREMENTS OF O.D.O.T. 706.13 WITH 6± 2% AIR VOID CONTENT IN THE HARDENED CONCRETE AND BE MARKED WITH CATCH BASIN NUMBER.

ALL GRATE EDGES TO BE ROUNDED 1/4" RADIUS

OPENINGS FOR PIPE SHALL BE MADE TO ACCOMMODATE THE TYPE(S) OF PIPES USED FOR THE PROJECT. LOCATION AND ELEVATION WHEN GIVEN ON THE PLANS IS TOP CENTER OF THE GRATE. GRATING AND FRAME - THE DESIGN SHALL BE ESSENTIALLY THE SAME AND EQUALLY AS STRONG AS THE ONE SHOWN HEREON.



1 CATCH BASIN DETAIL (ODOT-CB-2-2-B MODIFIED)
C601 NOT TO SCALE



3 SANITARY CLEANOUT DETAIL
C601 NOT TO SCALE

GENERAL:
WITH NORMAL SOIL AND SITE CONDITIONS THIS STANDARD PRECAST MANHOLE MAY BE USED FOR ANY REQUIRED MANHOLE DEPTH. SECTIONS OF THE PRECAST MANHOLE SHALL BE CAST AND ASSEMBLED WITH EITHER ALL TONGUE OR ALL GROOVE ENDS UP. LIFT HOLES MAY BE PROVIDED IN EACH SECTION FOR HANDLING. HANDLING DEVICE FOR THE FLAT SLAB SHALL BE LEFT IN PLACE.

~~THIS SECTION SHALL BE A CONCENTRIC CONE UNLESS AN ECCENTRIC CONE OR FLAT SLAB IS SPECIFIED.~~

MANHOLE IS SHOWN WITH A MONOLITHIC FLOOR AND RISER WHICH MAY BE CAST IN ONE OR TWO OPERATIONS. A PERMISSIBLE ALTERNATE IS TO CAST AND SHIP THE FLOOR AND BARREL SEPARATELY. OPENINGS FOR INLET AND OUTLET PIPES SHALL BE PROVIDED, EITHER WHEN THE UNIT IS CAST OR LATER, TO MEET PROJECT REQUIREMENTS. BOTTOM CHANNELS MAY BE FORMED OF CONCRETE, PRECAST IN THE BASE OR FIELD CONSTRUCTED AS SHOWN.

OPENINGS FOR 18" [450] AND SMALLER INLET PIPES MAY BE EITHER PREFABRICATED, OR CUT IN THE FIELD PROVIDED THE SIDES OF THE PIPE AT THE SPRINGLINE DO NOT PROJECT INTO THE MANHOLE.

SEAL BETWEEN PRECAST MANHOLE SECTIONS ON SANITARY SEWERS SHALL BE RESILIENT AND FLEXIBLE GASKET JOINTS PER ODOT 706.11.

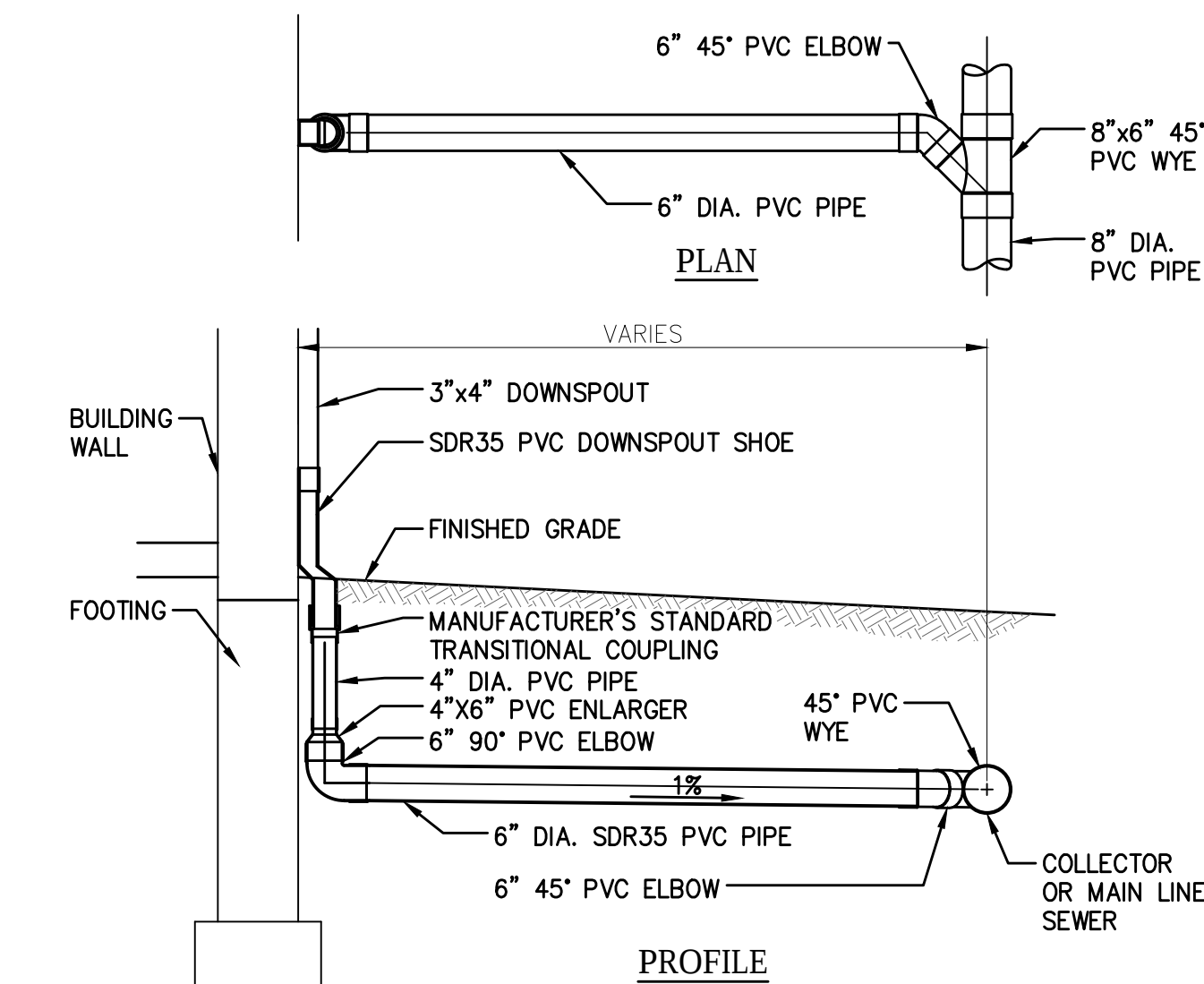
PROVIDE ELASTOMERIC BOOT WITH SS STRAP ON ALL SANITARY PIPE CONNECTIONS.

MATERIALS:
MATERIALS FOR BASES AND OTHER PRECAST SECTIONS, INCLUDING REINFORCEMENT NOT SPECIFIED HEREON, SHALL COMPLY WITH THE REQUIREMENTS OF ODOT 706.13.

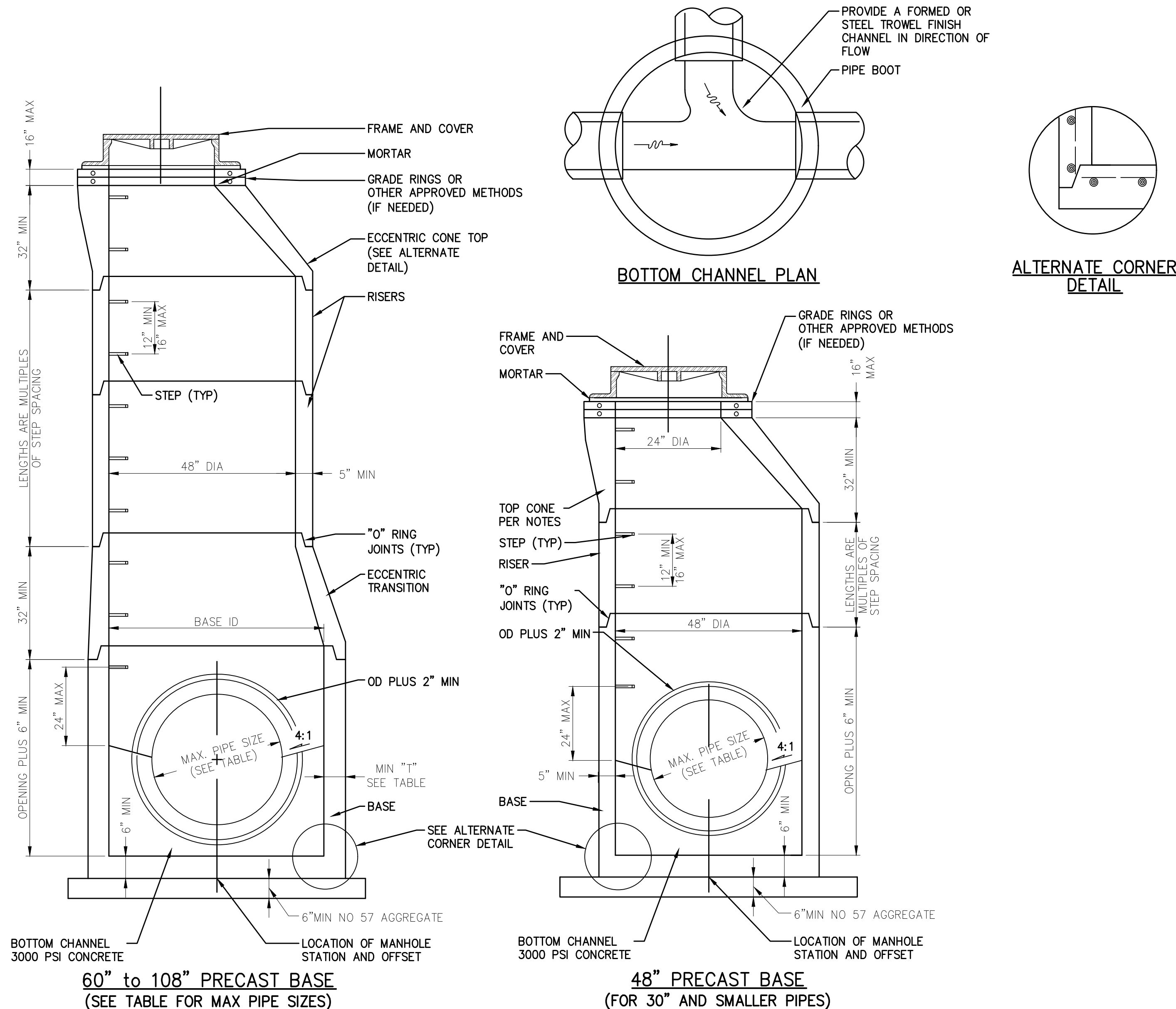
STEPS SHALL BE EAST JORDAN IRON WORKS 8105 OR APPROVED EQUAL.

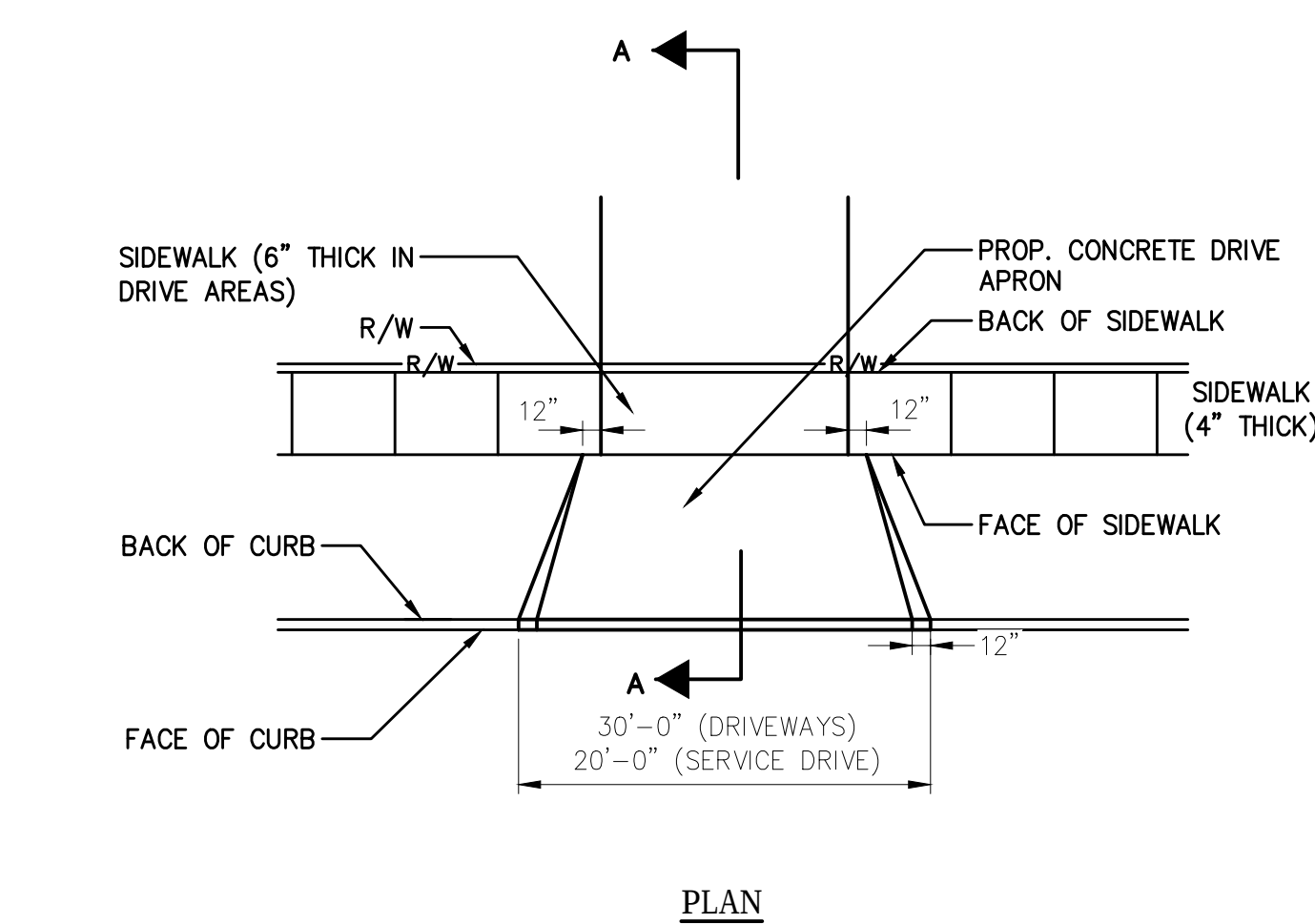
MANHOLE FRAME AND GRATE SHALL BE EAST JORDAN IRON WORKS 1045
FRAME WITH TYPE M1 GRATE OR APPROVED EQUAL.

PIPE SIZE TABLE		
BASE ID	MIN "T"	MAX PIPE SIZE
48"	5"	30"
60"	5"	36"
72"	6"	48"
84"	7"	54"
90"	7"	60"
96"	8"	66"
108"	9"	72"



4 DOWNSPOUT LATERAL CONNECTION DETAIL
C601 NOT TO SCALE

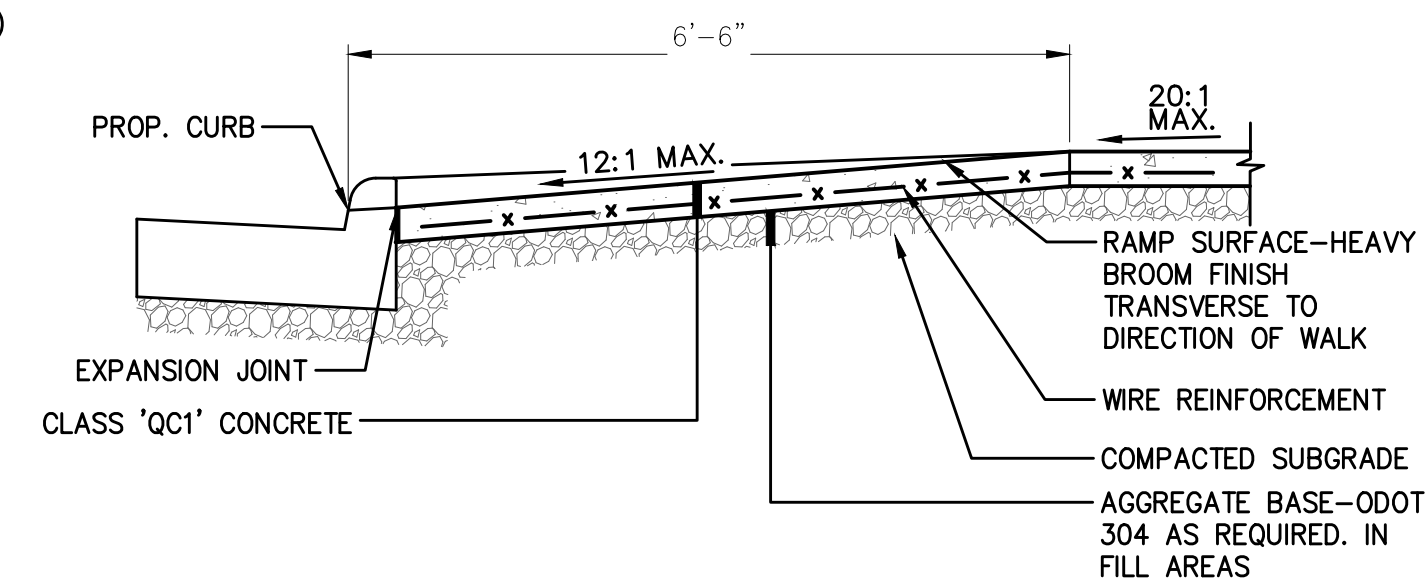




5 DRIVE APRON DETAIL
C601 NOT TO SCALE

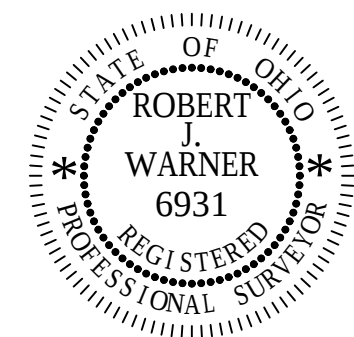
NOTES:

1. CONCRETE AND WORKMANSHIP SHALL MEET THE REQUIREMENTS OF ODOT SPECIFICATION ITEM 608, WITH CLASS 'QC1' CONCRETE.
2. IMMEDIATELY AFTER REMOVAL OF FORMS, THE SIDEWALK SHALL BE CURED BY AN APPLICATION OF A UNIFORM MIST OF LIQUID MEMBRANE CURING COMPOUND. THE RATE OF SUCH APPLICATION SHALL BE AT LEAST ONE GAL. PER 200 SQ. FT. OF SURFACE.



LONGITUDINAL SECTION A-A

HUDSON DOWNTOWN PHASE 2A
CITY OF HUDSON
TESTA COMPANIES



DATE: _____

[illegible]

PROJECT NO.:	17-00257-02
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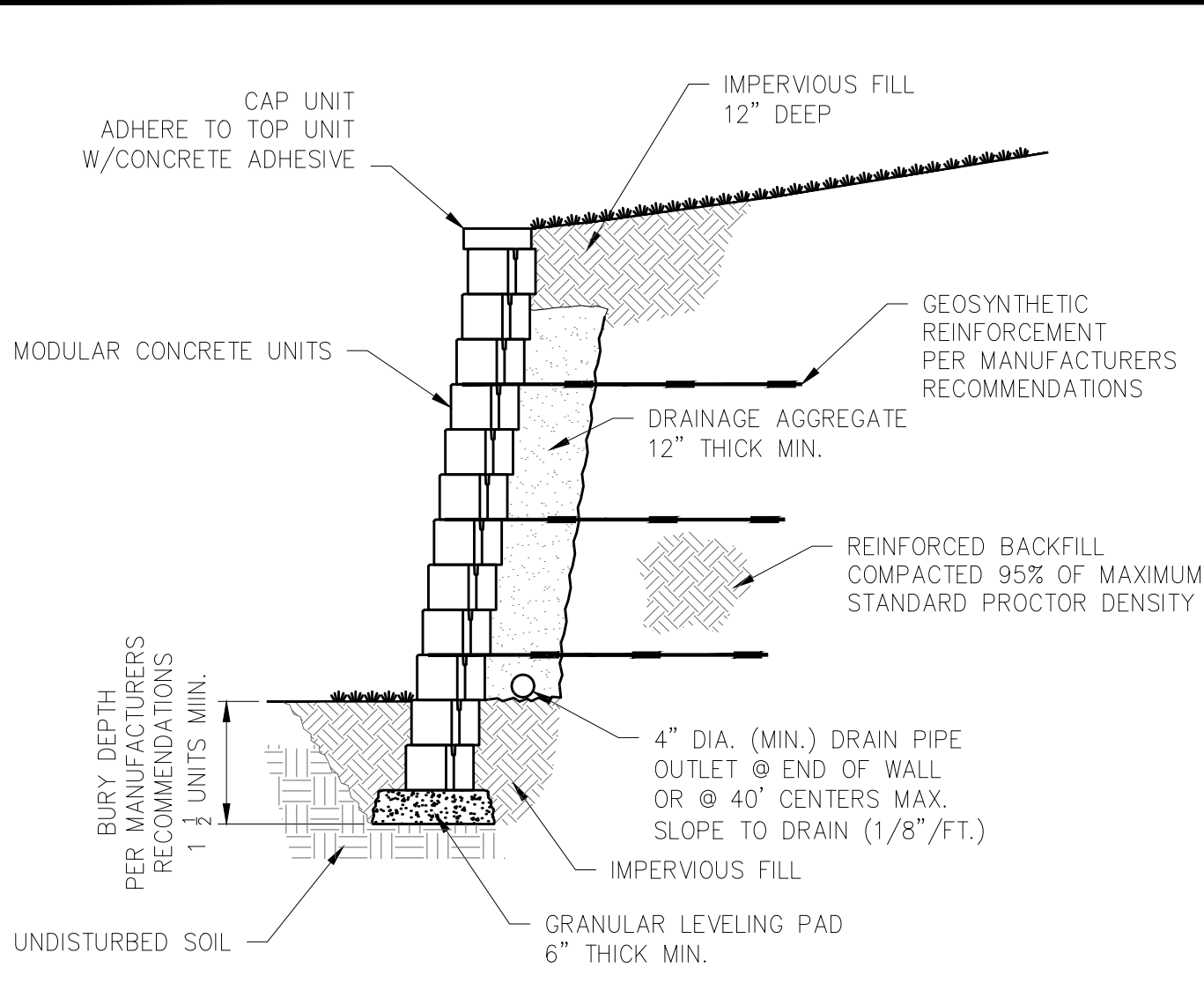
DRAWN BY: NL

CHECKED BY: RJV

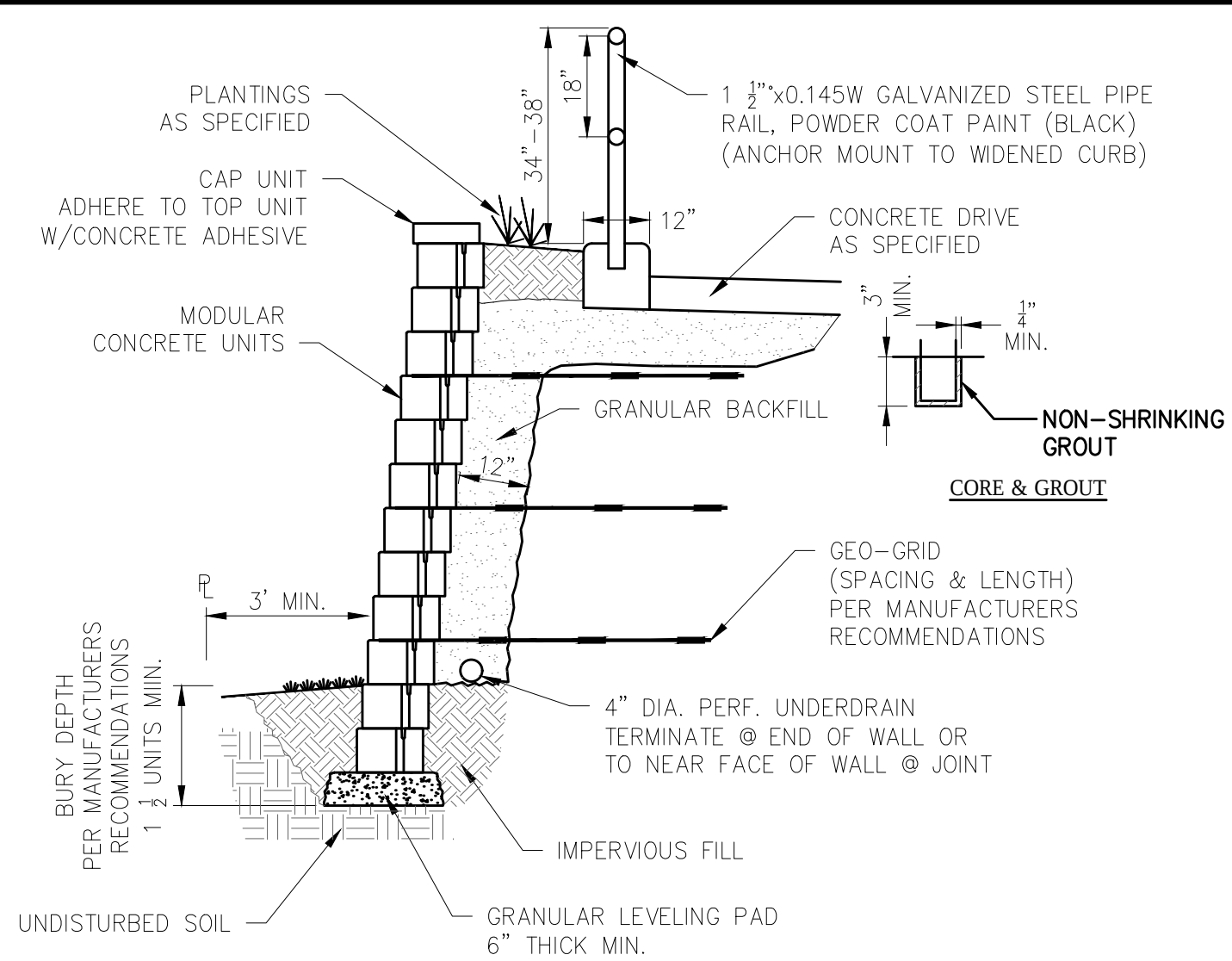
DATE ISSUED: 2018-10-1

CONSTRUCTION DETAILS

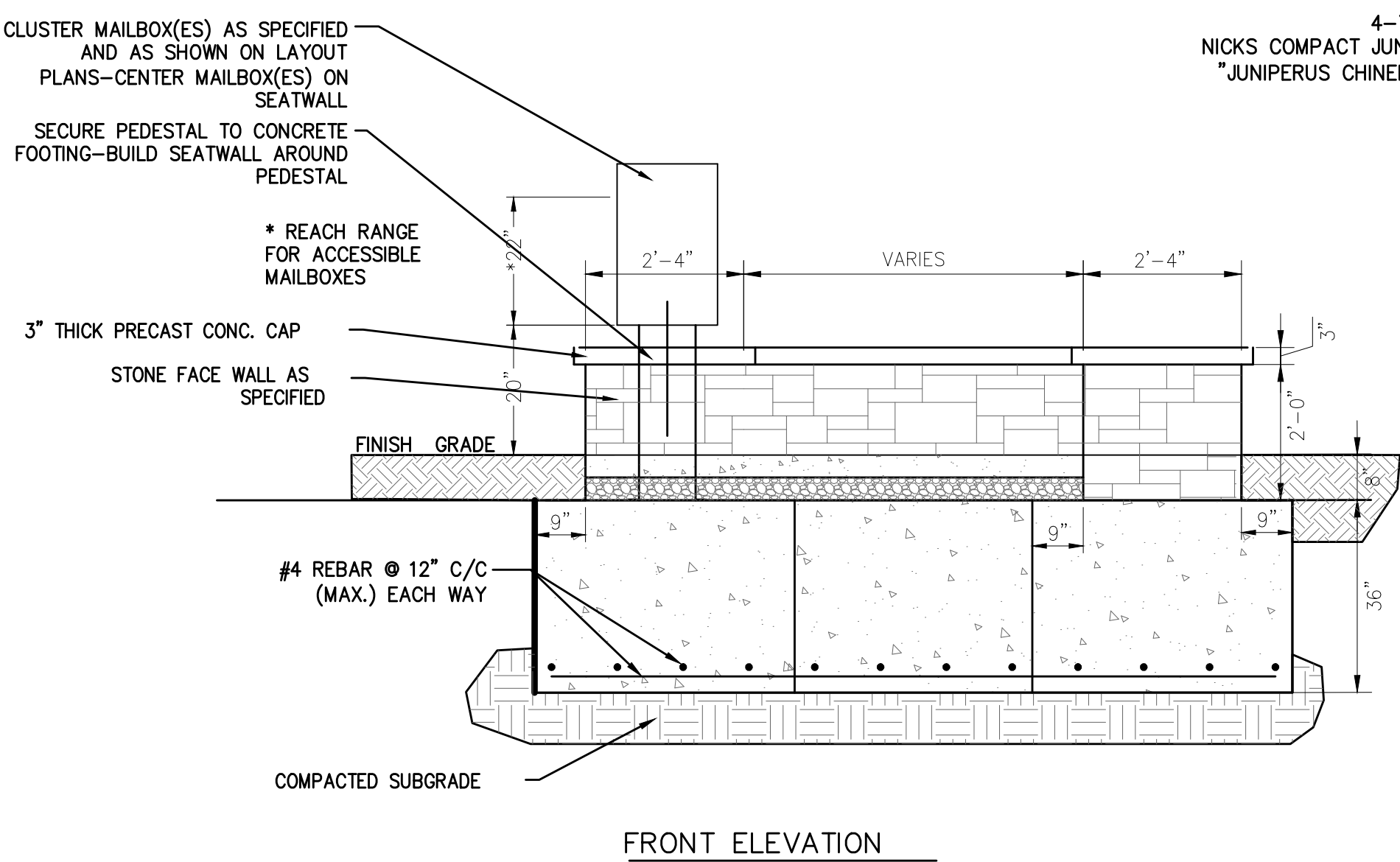
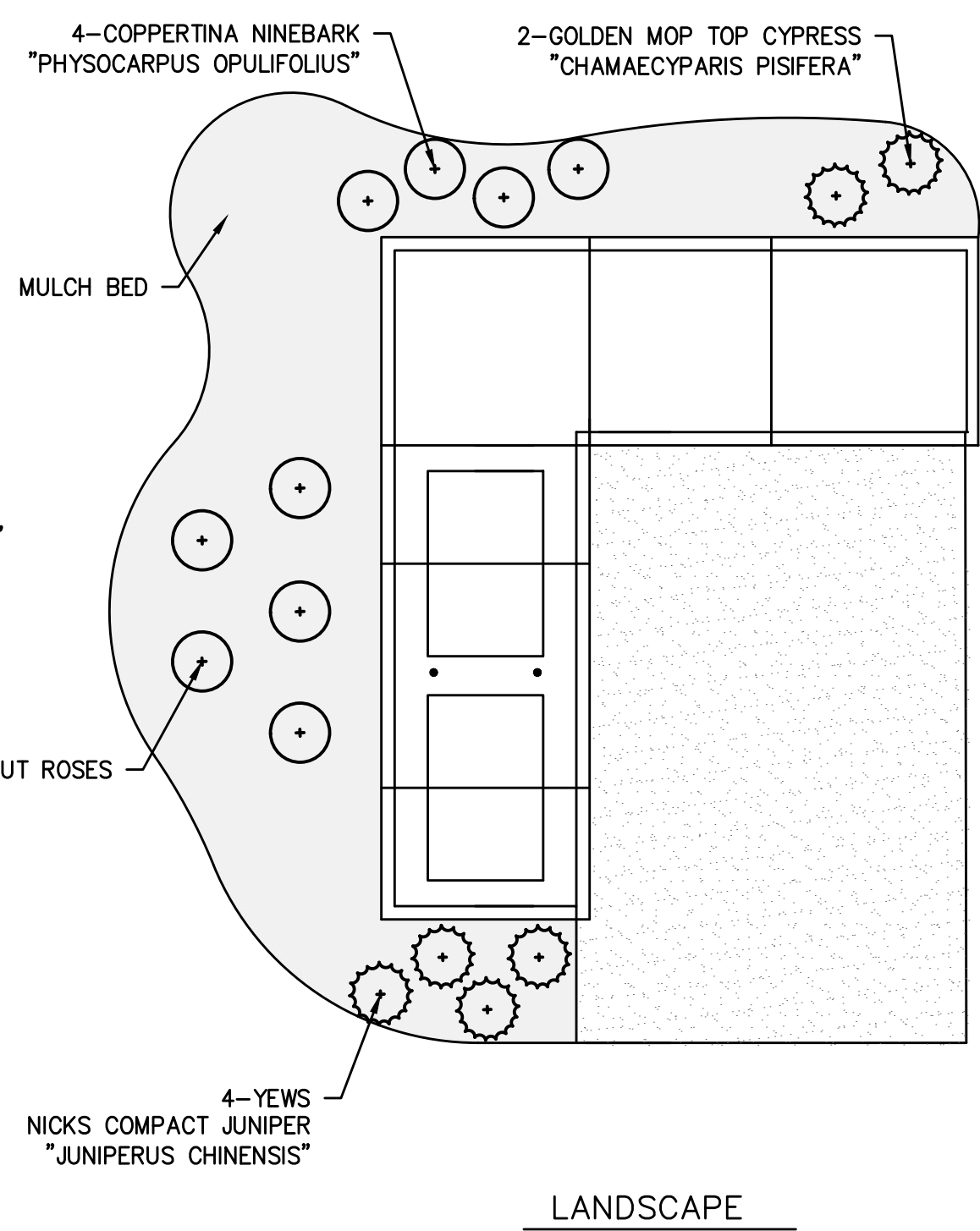
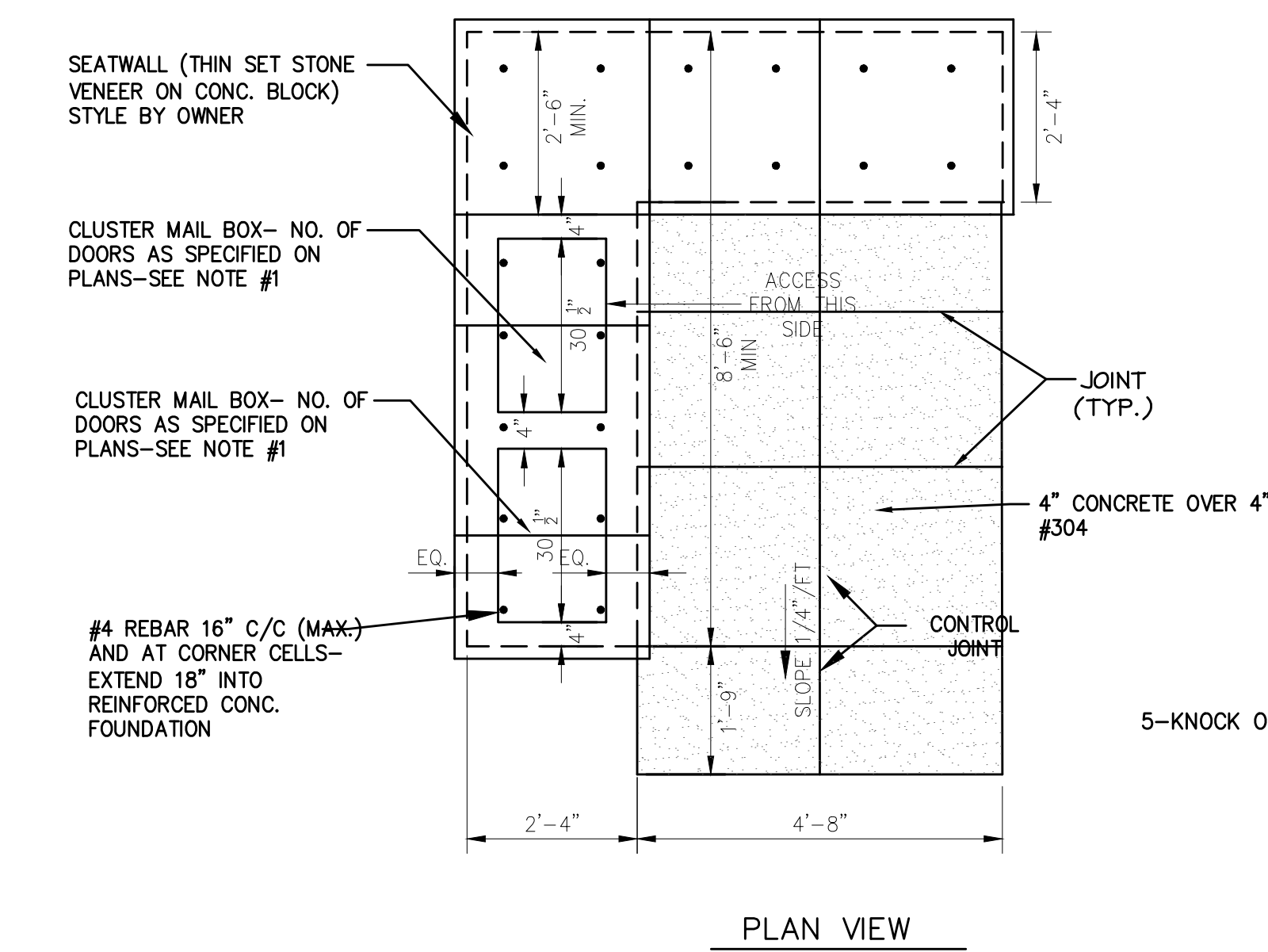
C601



1 TYPICAL SECTION RETAINING WALL
C602 NOT TO SCALE



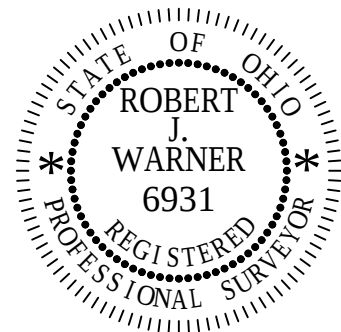
2 DRIVEWAY AND WALL DETAIL
C602 NOT TO SCALE



3 NEIGHBORHOOD MAIL COLLECTION AREA
C602 NOT TO SCALE

NOTES:
1. CLUSTER MAILBOX UNITS BY SALSBUURY INDUSTRIES, (1-800-MAILBOX); 8 DOOR UNIT TO BE MODEL #3308; 12 DOOR UNIT TO BE MODEL #3312; PEDESTAL TO BE MODEL #3395; OR APPROVED EQUAL.
2. ORIENTATION OF MAIL COLLECTION AREAS SHALL BE AS SHOWN ON LAYOUT PLANS.

HUDSON DOWNTOWN PHASE 2A
CITY OF HUDSON
TESTA COMPANIES



DATE: _____

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PROJECT NO.: 17-00257-020
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CHECKED BY: RJW
DATE ISSUED: 2018-10-15

CONSTRUCTION
DETAILS

C602



FIG 2.11.1



FIG 2.15.1



FIG. 2.15.2

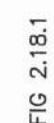
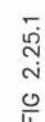
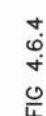
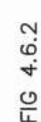


FIG 2.24.1



CROSSING PAVEMENT WITHIN MAXIMUM TRENCH WIDTH



HUDSON DOWNTOWN PHASE 2A
CITY OF HUDSON
TESTA COMPANIES

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REVISIONS		
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DRAWN BY:		NL
CHECKED BY:		RJ
DATE ISSUED:		2018-10-13

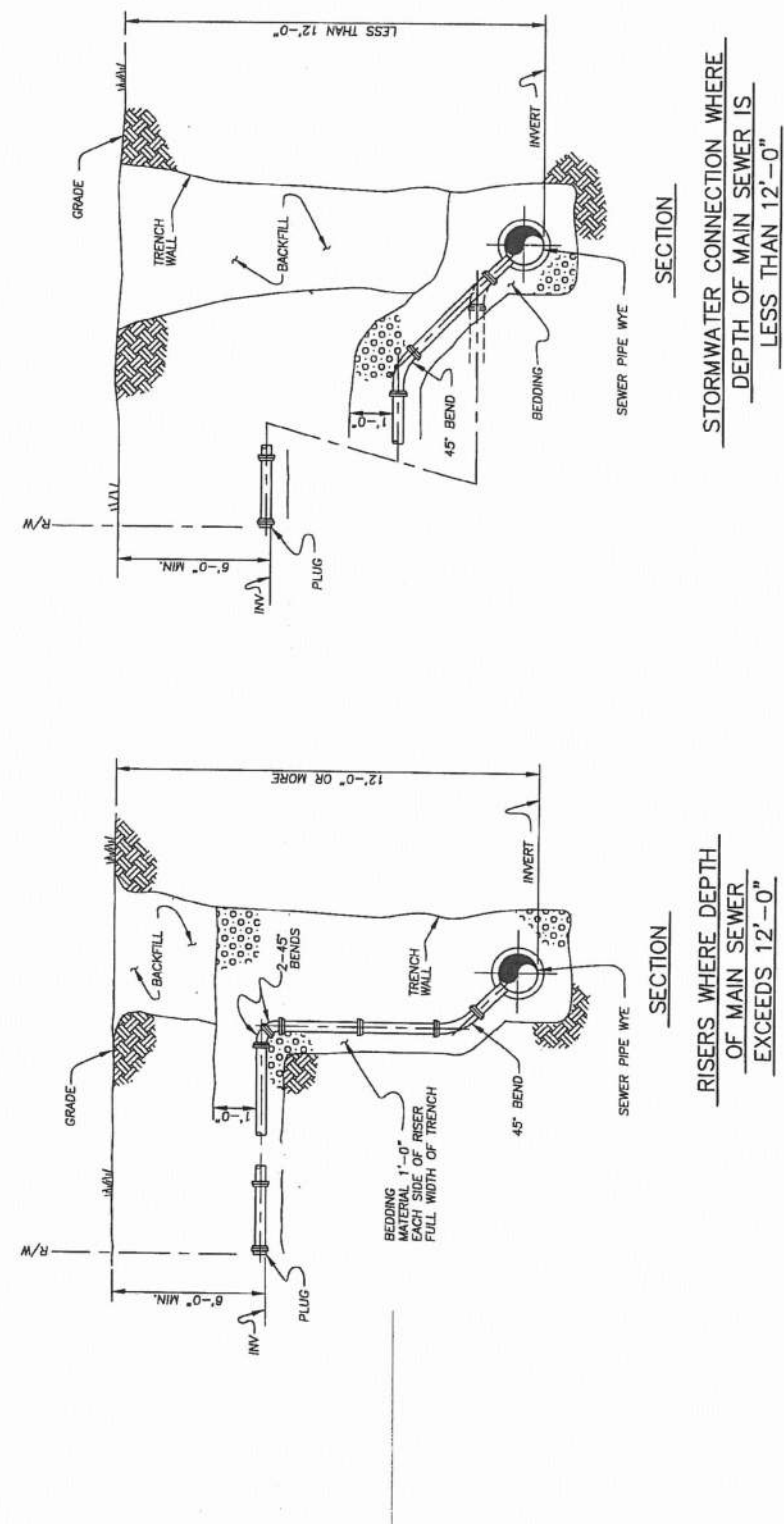
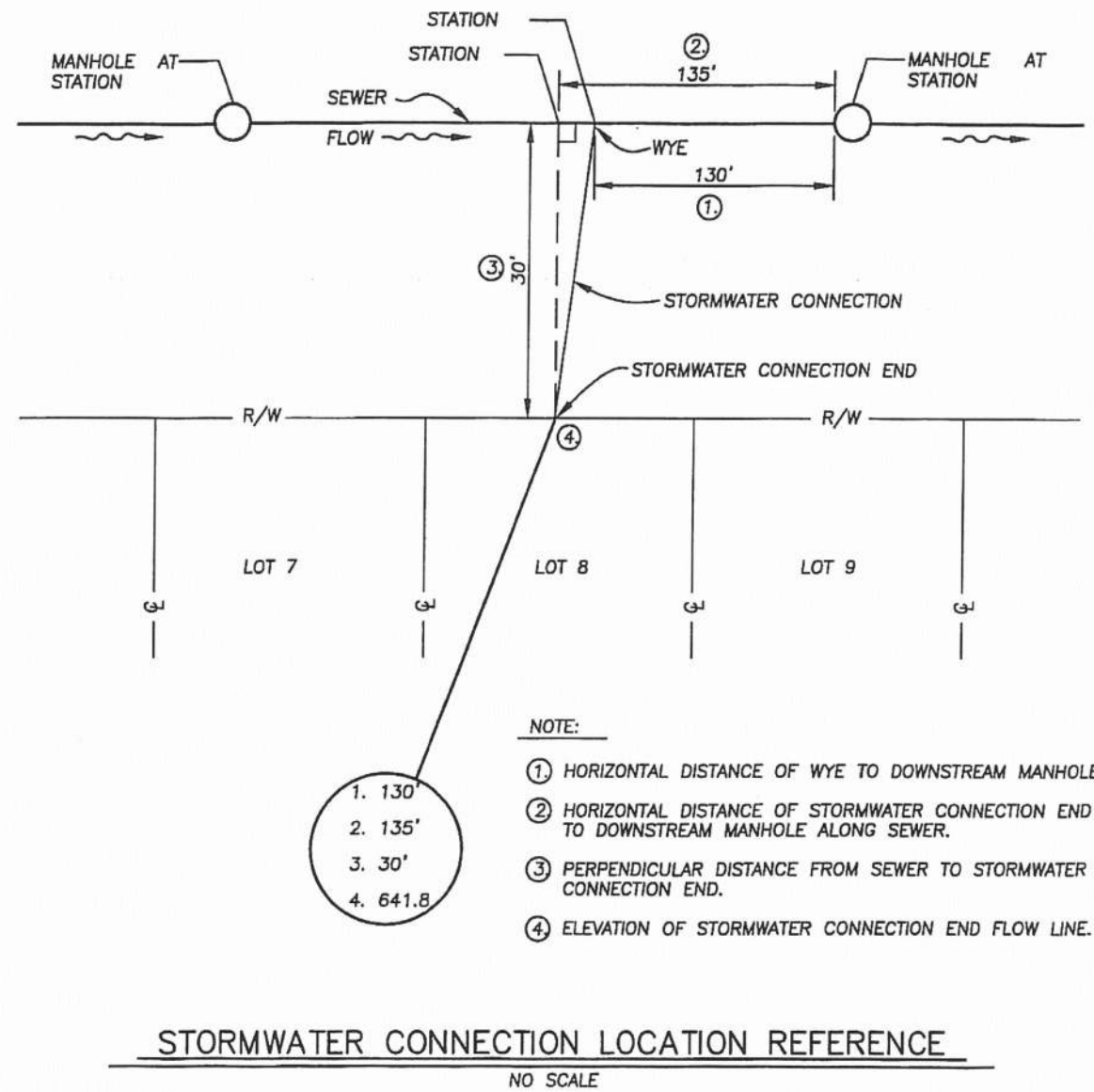
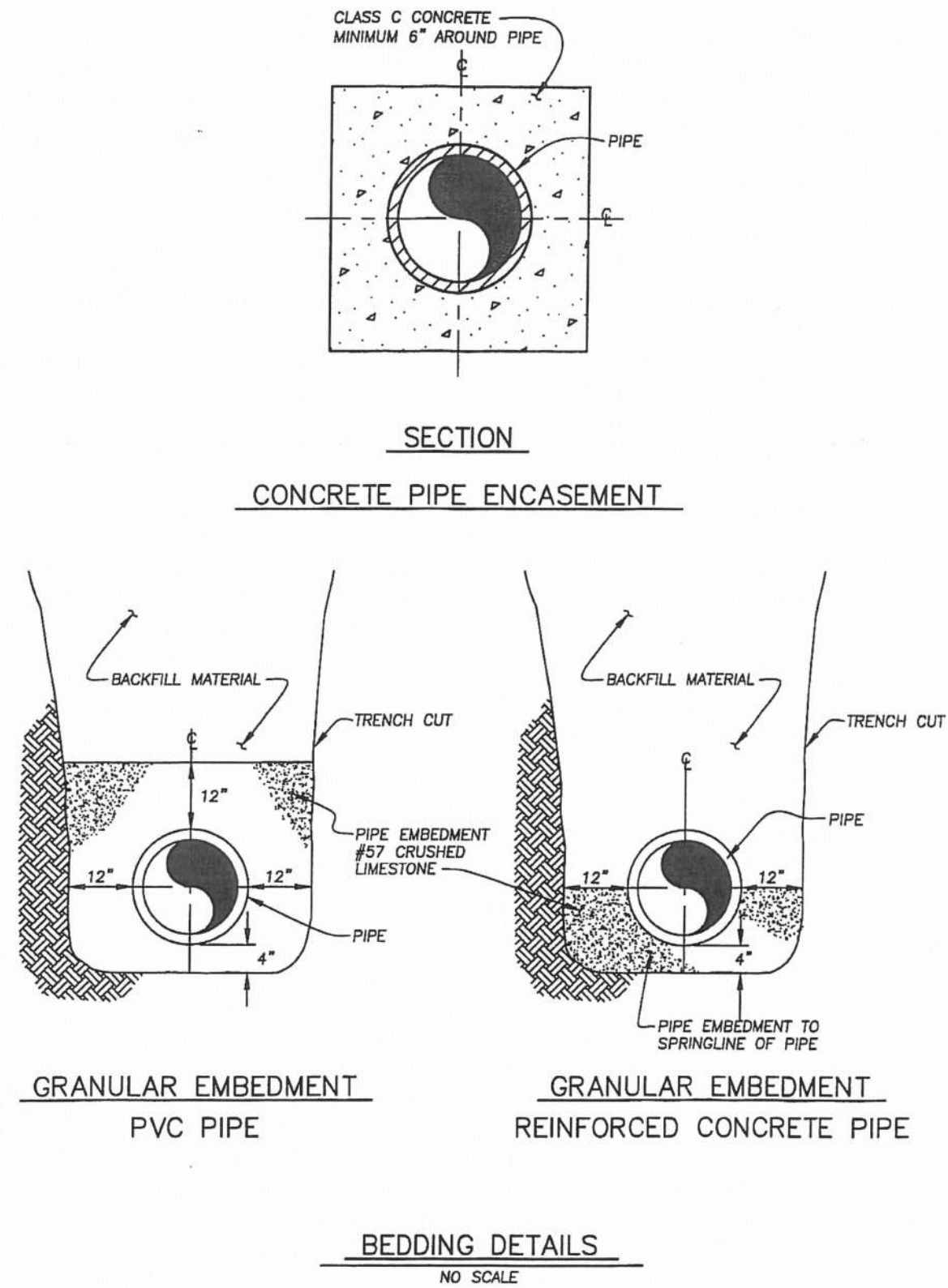


FIG 4.10.1



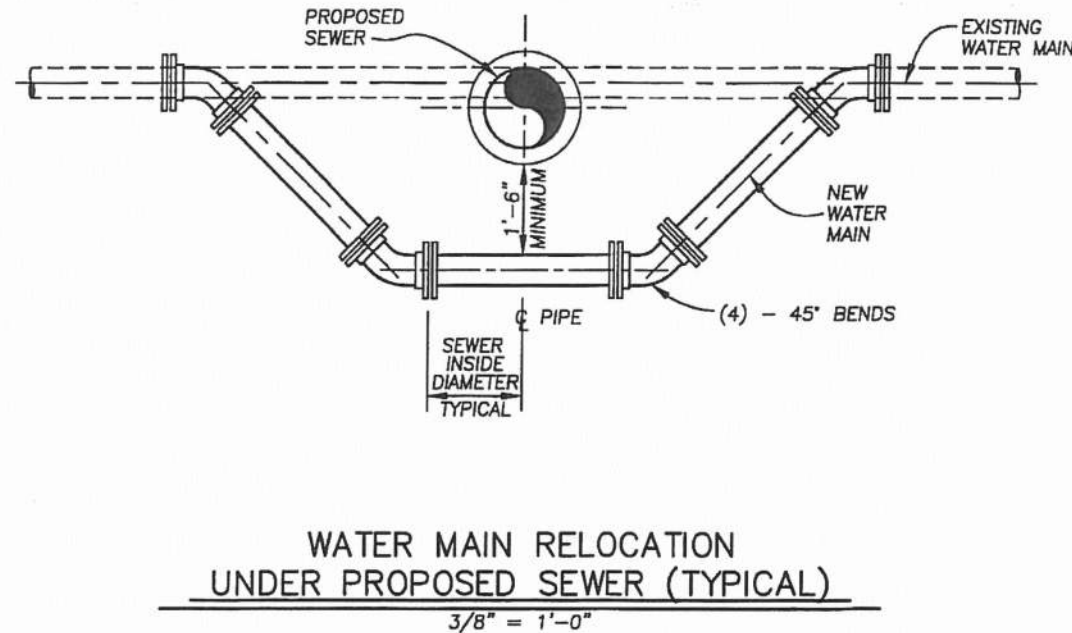
SERVCONN.DWG 09-15-99

FIG 4.10.2



CONCENCS.DWG 09-15-99

FIG 4.17.1



WMRELOCN.DWG 09-15-99

FIG 4.18.1

HUDSON DOWNTOWN PHASE 2A
CITY OF HUDSON
TESTA COMPANIES

DATE: _____

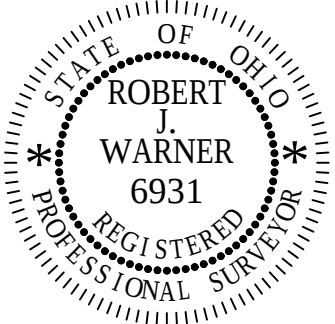
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DATE ISSUED:	2018-10-15

CONSTRUCTION
DETAILS

C604

HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



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PROJECT NO.:	17-00257-02
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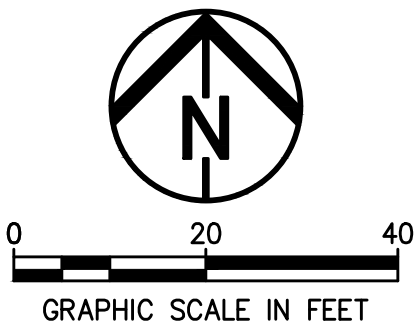
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CHECKED BY: RJW

DATE ISSUED: 2018-10-1

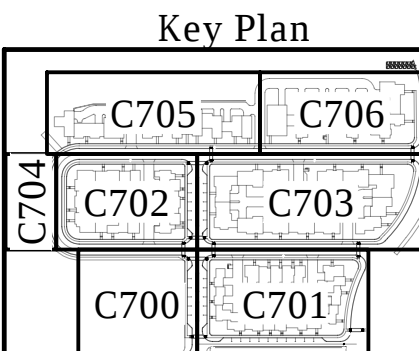
BLOCK C LANDSCAPE PLAN

C700

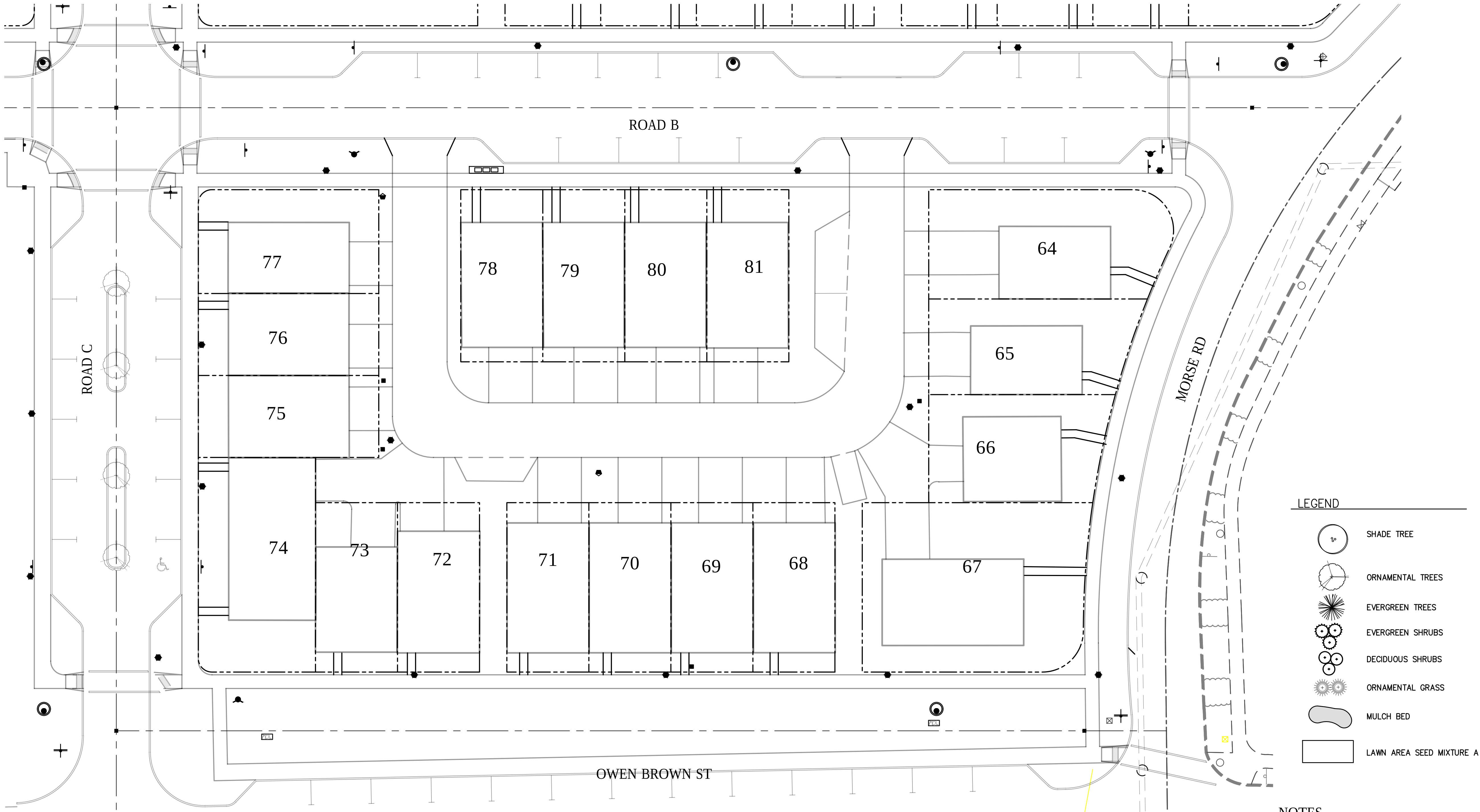


LEGEND

- | | |
|---|--------------------------|
|  | SHADE TREE |
|  | ORNAMENTAL TREES |
|  | EVERGREEN TREES |
|  | EVERGREEN SHRUBS |
|  | DECIDUOUS SHRUBS |
|  | ORNAMENTAL GRASS |
|  | |
|  | MULCH BED |
|  | LAWN AREA SEED MIXTURE A |



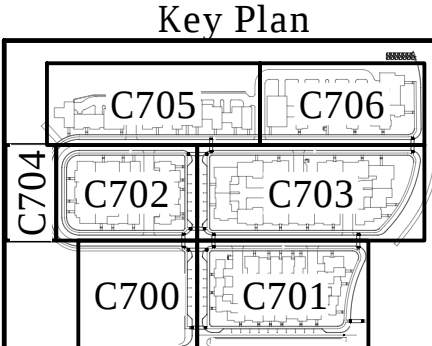
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LEGEND

- SHADE TREE
- ORNAMENTAL TREES
- EVERGREEN TREES
- EVERGREEN SHRUBS
- DECIDUOUS SHRUBS
- ORNAMENTAL GRASS
- MULCH BED
- LAWN AREA SEED MIXTURE A

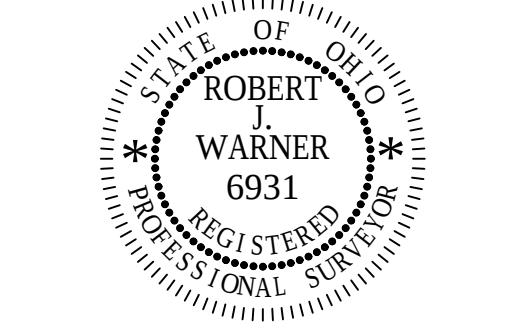
- NOTES**
- SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
 - COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



Environmental Design Group
AKRON / CLEVELAND / COLUMBUS
HQ 450 GRANT ST., AKRON, OH 44311
P 330.375.1590 / F 800.835.1590
W ENVDESIGNGROUP.COM

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HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

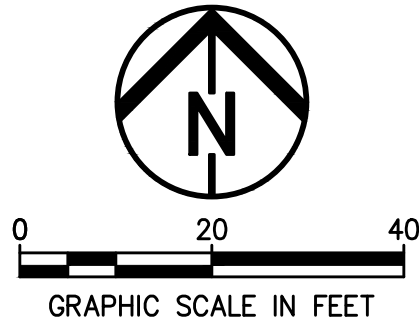
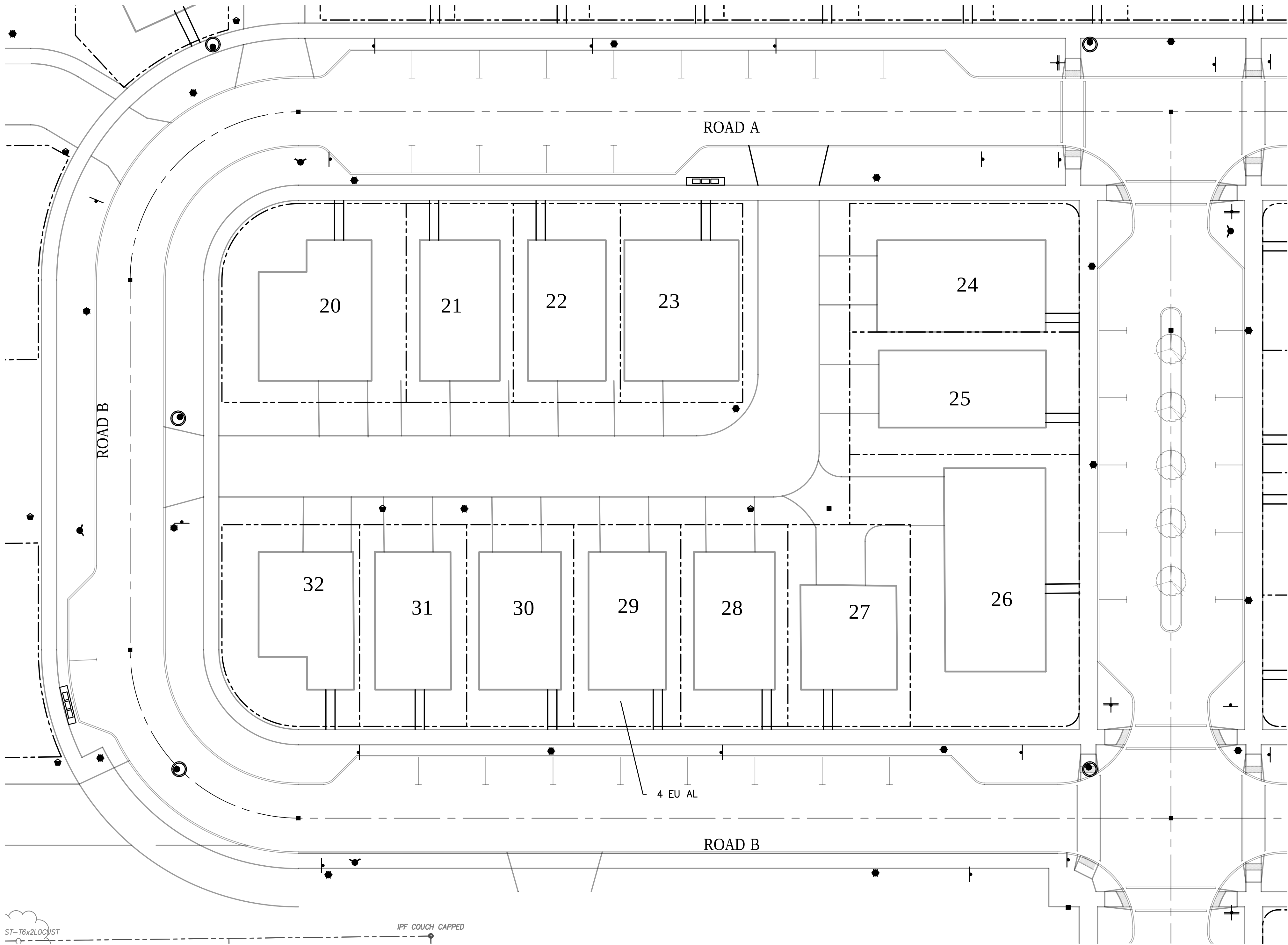
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PROJECT NO.:	17-00257-020
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CHECKED BY:	RJW
DATE ISSUED:	2018-10-15

BLOCK D LANDSCAPE PLAN

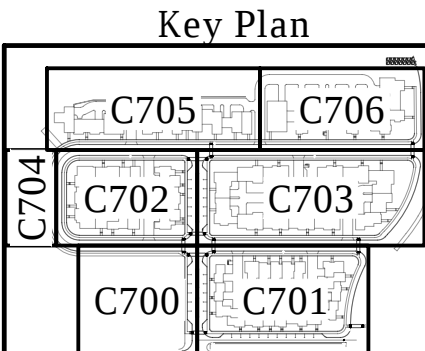
C701

TESTA COMPANIES 17-00257-020 FIRST & MAIN SITE DESIGN CAD/BLACK PLANS/ASCP 17-00257-020 - 12/23/2018 11:46:06 AM



- LEGEND
- SHADE TREE
 - ORNAMENTAL TREES
 - EVERGREEN TREES
 - EVERGREEN SHRUBS
 - DECIDUOUS SHRUBS
 - ORNAMENTAL GRASS
 - MULCH BED
 - LAWN AREA SEED MIXTURE A

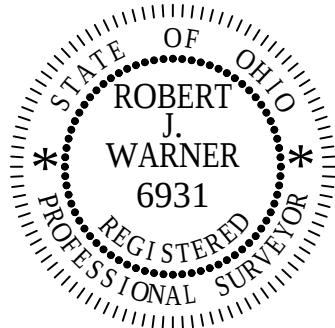
- NOTES
- SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
 - COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



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HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

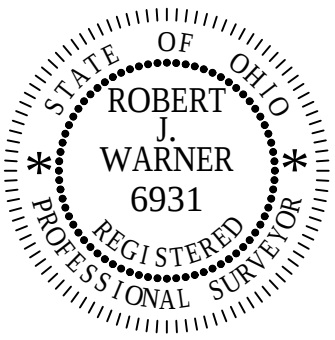
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PROJECT NO.:	17-00257-020
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DATE ISSUED:	2018-10-15

BLOCK E LANDSCAPE PLAN

C702

HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



DATE: _____

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PROJECT NO.: 17-00257-02

DRAWN BY: NLM

CHECKED BY: RJW

DATE ISSUED: 2018-10-1

BLOCK F LANDSCAPE
PLAN

C703

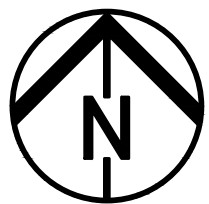
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	ORNAMENTAL TREES
	EVERGREEN TREES
	EVERGREEN SHRUBS
	DECIDUOUS SHRUBS

ORNAMENTAL GRASS

MULCH BED

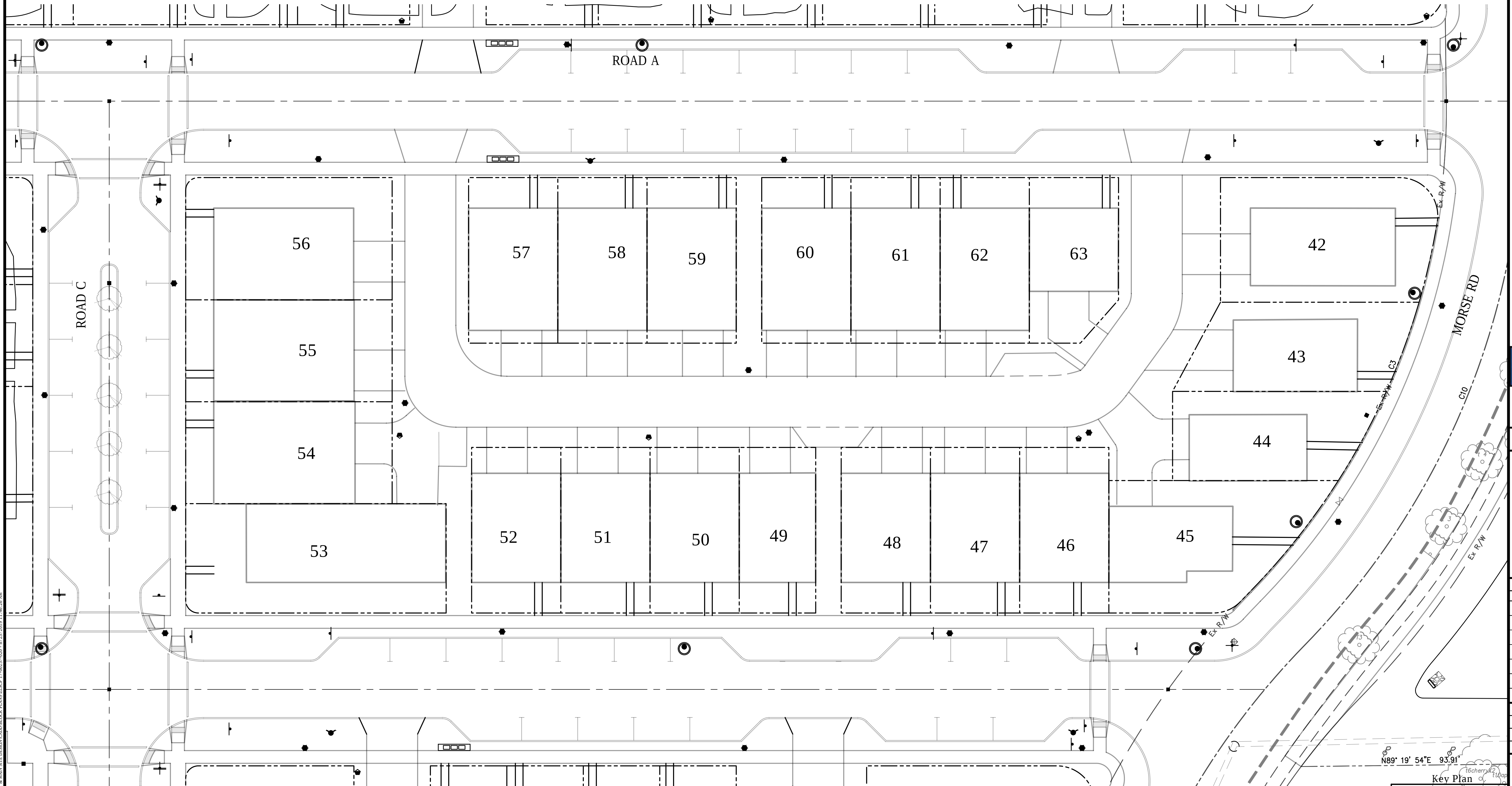
LAWN AREA SEED MIXTURE A

1. SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
2. COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION

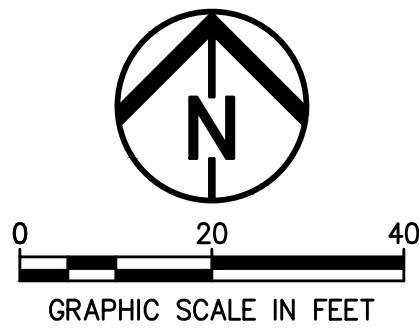
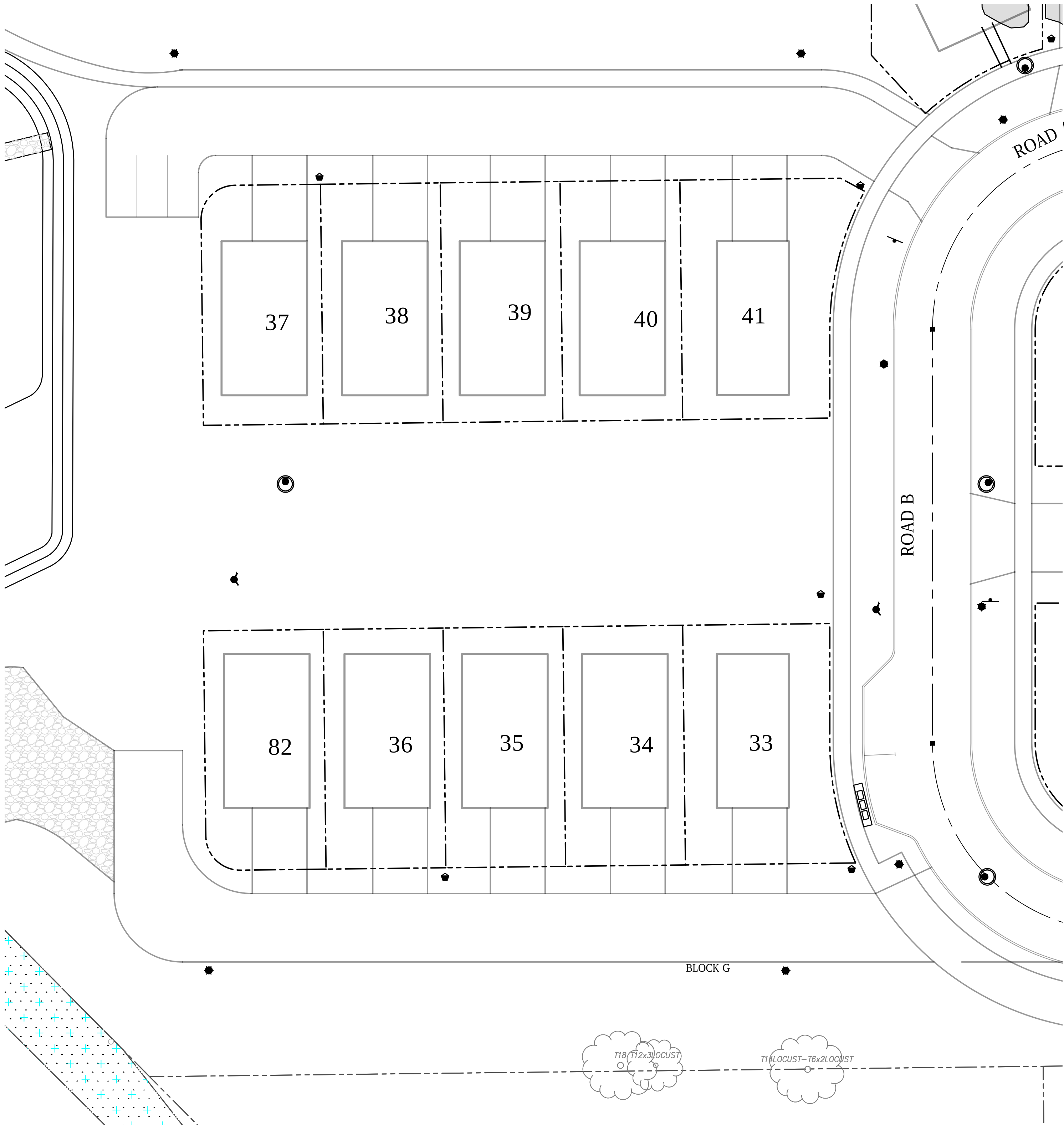


0 20 40

GRAPHIC SCALE IN FEET



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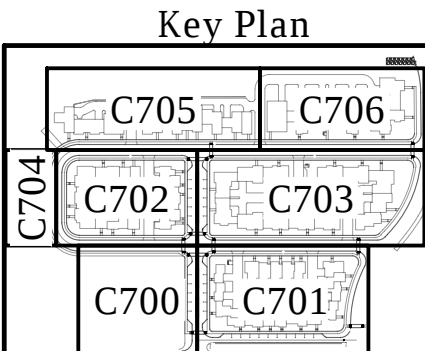


LEGEND

- SHADE TREE
- ORNAMENTAL TREES
- EVERGREEN TREES
- EVERGREEN SHRUBS
- DECIDUOUS SHRUBS
- ORNAMENTAL GRASS
- MULCH BED
- LAWN AREA SEED MIXTURE A

NOTES

- SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
- COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



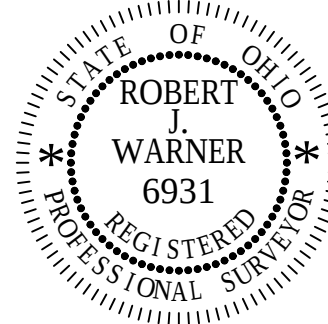


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AKRON / CLEVELAND / COLUMBUS
HQ 450 GRANT ST., AKRON, OH 44311
P 330.375.1590 / F 800.835.1590
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HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



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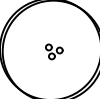
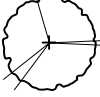
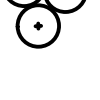
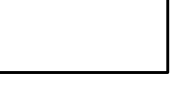
PROJECT NO.:	17-00257-020
DRAWN BY:	NLM
CHECKED BY:	RJW
DATE ISSUED:	2018-10-15

BLOCK G LANDSCAPE
PLAN

C704

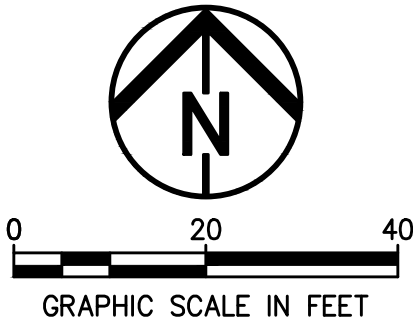
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LEGEND

-  SHADE TREE
-  ORNAMENTAL TREES
-  EVERGREEN TREES
-  EVERGREEN SHRUBS
-  DECIDUOUS SHRUBS
-  ORNAMENTAL GRASS
-  MULCH BED
-  LAWN AREA SEED MIXTURE A

NOTES

1. SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
2. COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



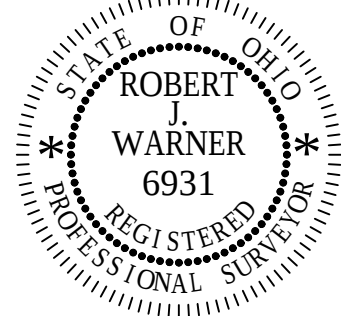


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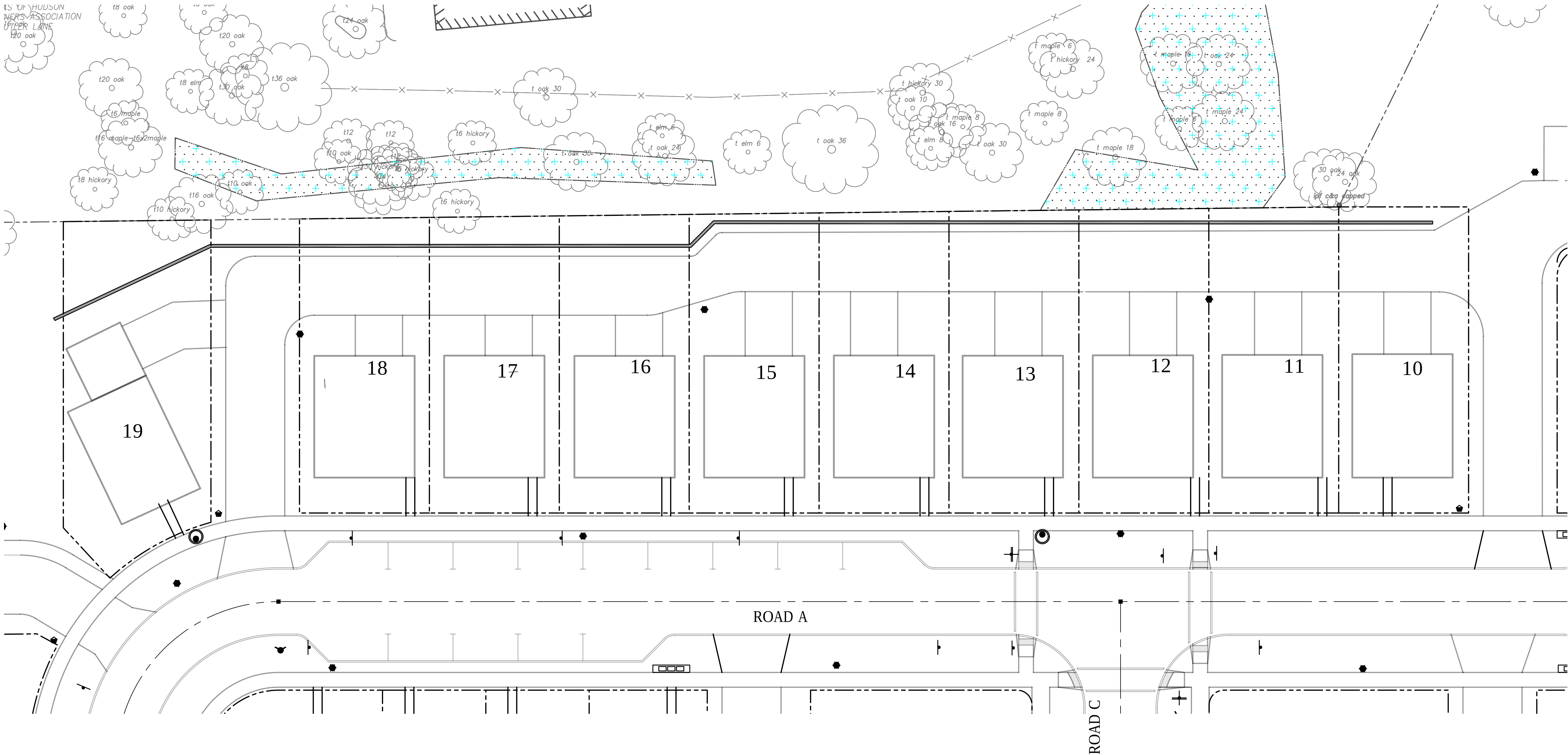
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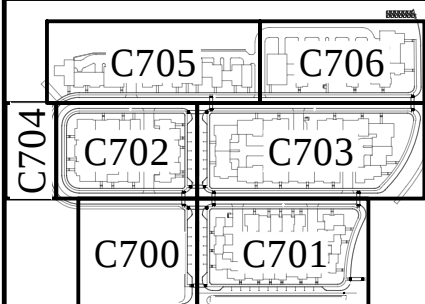
PROJECT NO.: 17-00257-020
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DATE ISSUED: 2018-10-15

BLOCK H WEST
LANDSCAPE PLAN

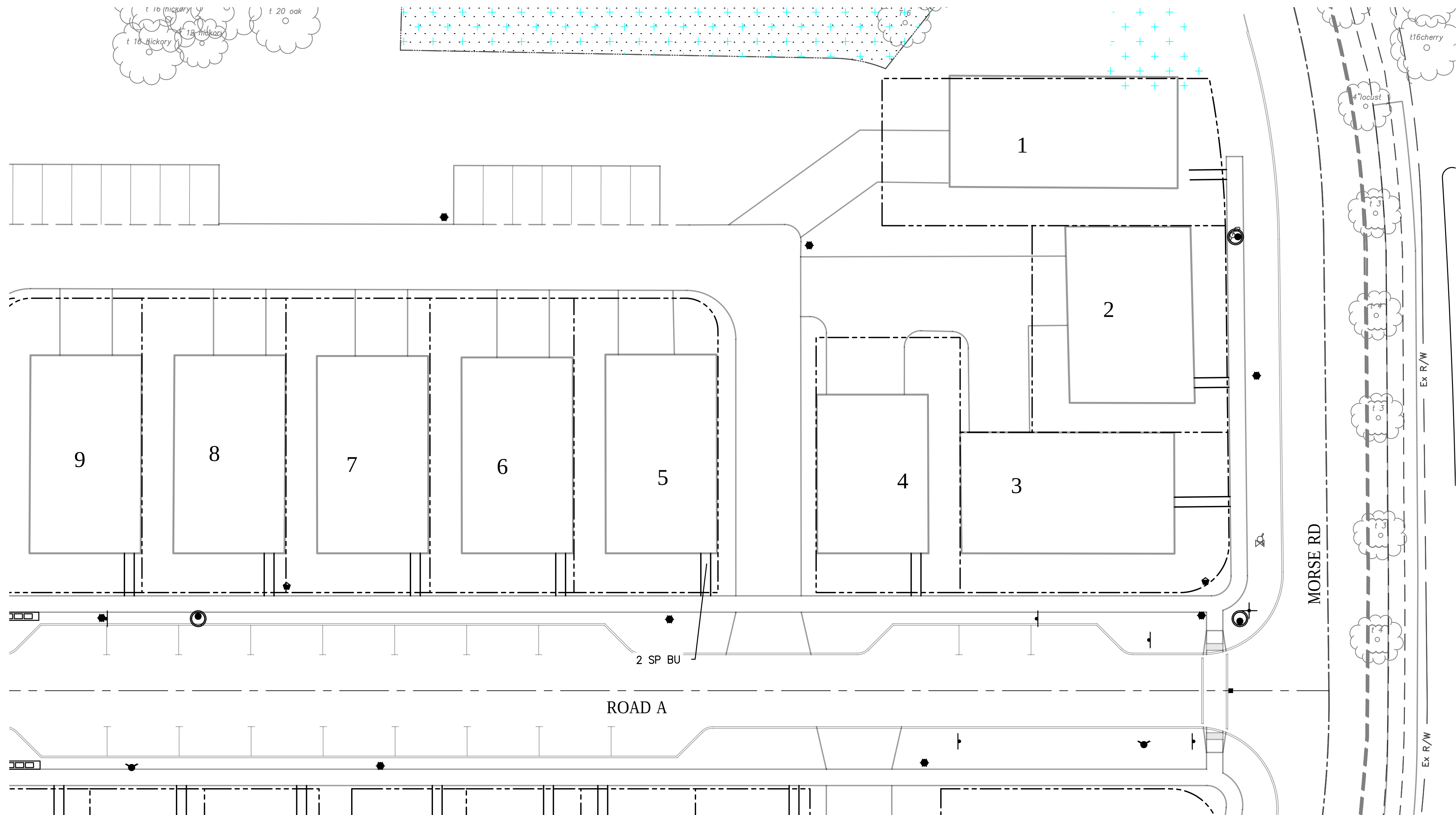
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Key Plan

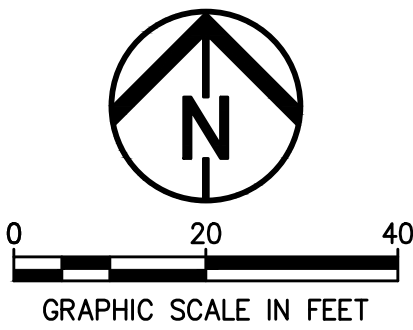


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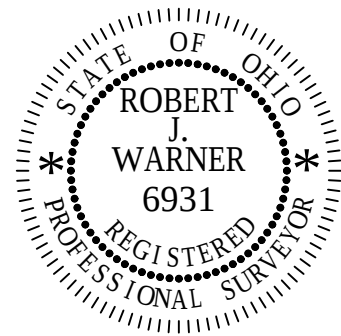


- LEGEND**
- SHADE TREE
 - ORNAMENTAL TREES
 - EVERGREEN TREES
 - EVERGREEN SHRUBS
 - DECIDUOUS SHRUBS
 - ORNAMENTAL GRASS
 - MULCH BED
 - LAWN AREA SEED MIXTURE A

- NOTES**
- SEE PUBLIC IMPROVEMENT PLAN FOR STREET TREES
 - COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



HUDSON DOWNTOWN PHASE 2A
PRIVATE DEVELOPMENT
TESTA COMPANIES



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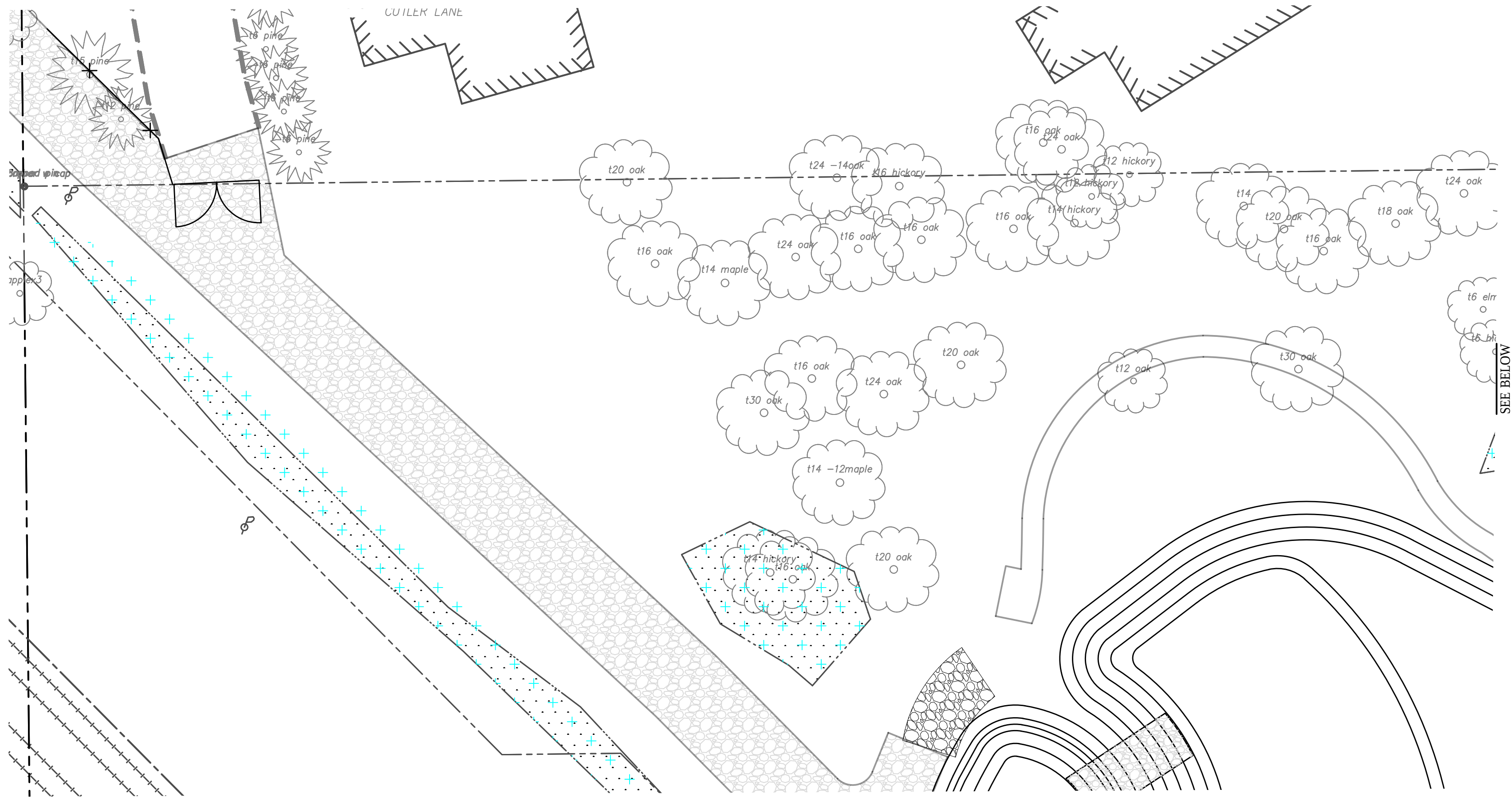
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DRAWN BY: NLM
CHECKED BY: RJW
DATE ISSUED: 2018-10-15

BLOCK H EAST
LANDSCAPE PLAN

C706

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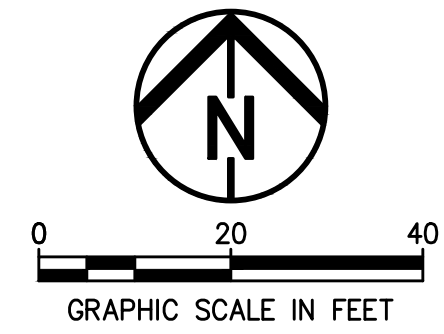


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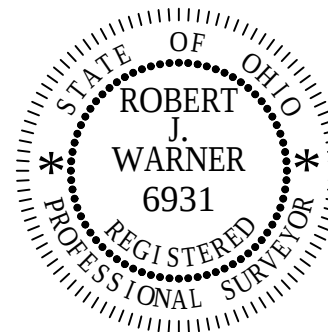
- SHADE TREE
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NOTES

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- COORDINATE WITH ROADWAY CONTRACTOR FOR SEQUENCING OF STREET TREE INSTALLATION



HUDSON DOWNTOWN PHASE 2A PRIVATE DEVELOPMENT TESTA COMPANIES



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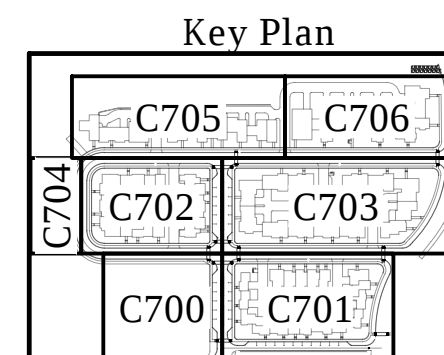
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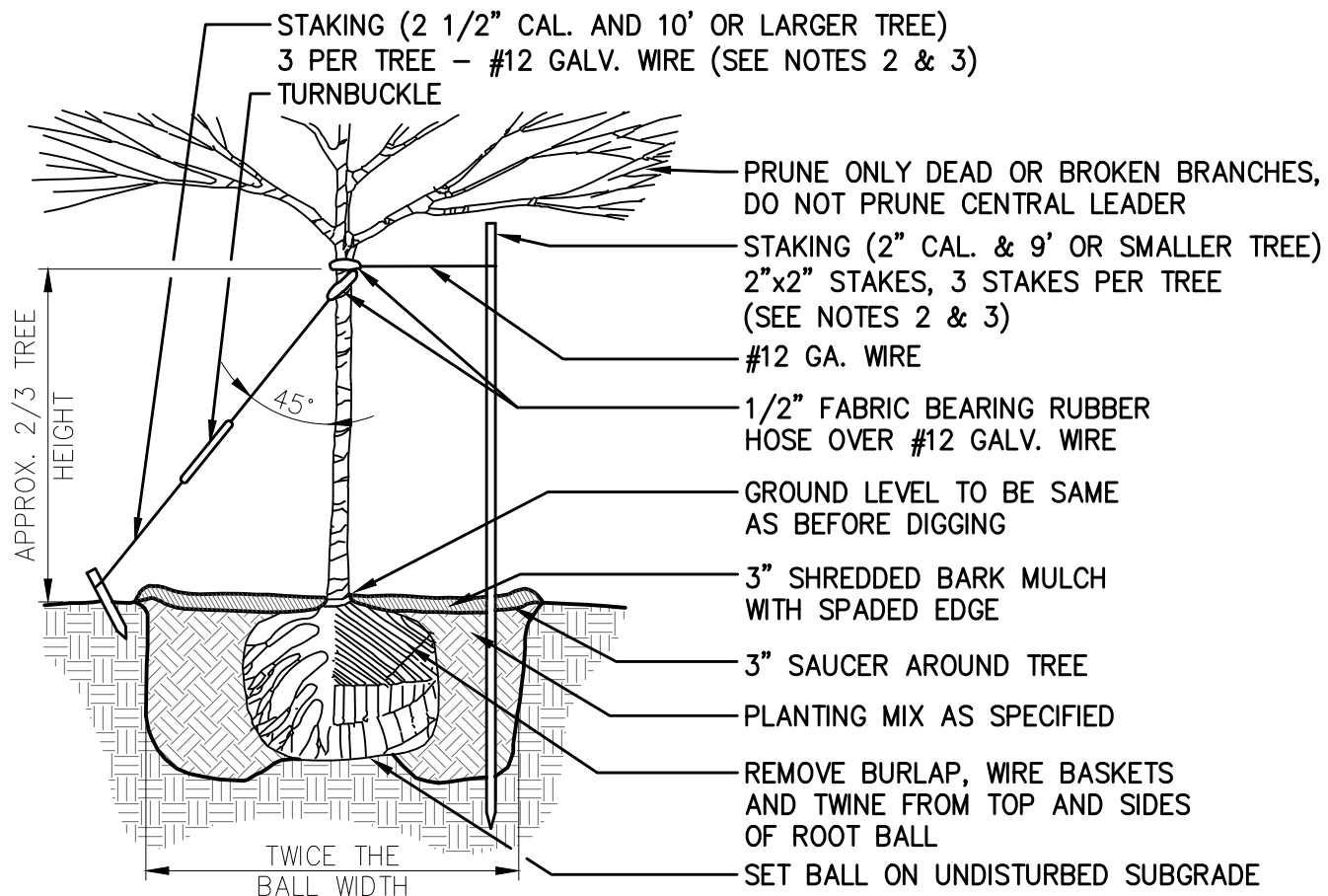
BLOCK N LANDSCAPE PLAN



C707

NOTES:

1. REMOVE BURLAP, WIRE BASKETS AND TWINE FROM TOP AND SIDES OF ROOT BALL. CENTER TREE IN HOLE SET TOP OF BALL 1" ABOVE FINISH GRADE.
2. STAKING & GUYING TREES IS OPTIONAL, HOWEVER THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLED TREES STAYING PLUMB AND STABLE. IF A NON-STAKED TREE MOVES OUT OF PLUMB DURING THE WARRANTY PERIOD THE CONTRACTOR SHALL STRAIGHTEN & STAKE THE TREE AT NO ADDITIONAL COST TO THE OWNER.
3. THE CONTRACTOR SHALL RETURN TO REMOVE ALL STAKES, GUYS & ASSOCIATED HARDWARE ON THE TREES ONE YEAR AFTER STAKING OR PER THE DIRECTION OF THE OWNER OR LANDSCAPE ARCHITECT.



1 DECIDUOUS TREE PLANTING DETAIL
C808 NOT TO SCALE

LANDSCAPE SPECIFICATIONS

1. CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, ETC., AS NECESSARY TO COMPLETE ALL PLANTING AS SHOWN ON THESE DRAWINGS, AS SPECIFIED HEREIN AND/OR AS REQUIRED BY JOB CONDITIONS. THE WORK IN GENERAL INCLUDES, BUT IS NOT LIMITED TO, THE FOLLOWING: (1) PROVIDE ALL PLANT MATERIAL AS INDICATED, (2) EXCAVATION OF PLANT PITS, (3) TOPSOIL BACKFILL FOR PLANT PITS, (4) FERTILIZING, GUYING, WRAPPING, (5) MAINTENANCE AND GUARANTEE, (6) ALL OTHER ITEMS NECESSARY TO MAKE WORK COMPLETE.

2. PLANT MATERIAL SHALL BE HIGH QUALITY NURSERY-GROWN MATERIALS FROM HARDINESS ZONES 4 AND 5, AS ESTABLISHED BY THE ARNOLD ARBORETUM, EXCEPT AS APPROVED BY THE LANDSCAPE ARCHITECT, SOUND AND FREE OF DISEASE OR INSECT INFESTATION. PLANTS SHALL BE FRESHLY DUG AND SHALL CONFORM WITH REQUIREMENTS AS ESTABLISHED IN THE ANSI Z 60.1, AMERICAN STANDARD FOR NURSERY STOCK.

3. THE NAMES OF PLANTS REQUIRED UNDER THIS CONTRACT SHALL CONFORM TO THOSE GIVEN IN STANDARDIZED PLANT NAMES, 1942 EDITION, PREPARED BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURAL NOMENCLATURE. NAMES OF VARIETIES NOT INCLUDED THEREIN SHALL CONFORM GENERALLY WITH NAMES ACCEPTED IN THE NURSERY TRADE. PLANTS SHALL HAVE A HABIT OF GROWTH THAT IS NORMAL FOR THE SPECIES AND SHALL BE SOUND, HEALTHY, VIGOROUS, WITH WELL DEVELOPED ROOT SYSTEMS AND FREE FROM INSECT PESTS, PLANT DISEASES, AND INJURIES. ALL PLANTS SHALL EQUAL OR EXCEED THE MEASUREMENTS SPECIFIED IN THE PLANT LIST, WHICH ARE MINIMUM ACCEPTABLE SIZES. TREES SHALL HAVE SINGLE TRUNKS EXCEPT AS NOTED. ALL SHRUBS SHALL BE HEALTHY, VIGOROUS, AND OF GOOD COLOR. ANY NECESSARY PRUNING SHALL BE DONE AT THE TIME OF PLANTING. HOWEVER, NO PLANT SUPPLIED UNDER THIS CONTRACT SHALL BE PRUNED BACK TO SUCH EXTENT THAT IT NO LONGER MEETS SPECIFICATIONS. REQUIREMENTS FOR THE MEASUREMENTS, BRANCHING, GRADING, QUALITY, BALLING, AND BURLAPPING OF PLANTS IN THE PLANT LIST GENERALLY FOLLOW THE CODE OF STANDARDS CURRENTLY RECOMMENDED BY THE AMERICAN STANDARD FOR NURSERY STOCK. SUBSTITUTIONS WILL BE PERMITTED ONLY UPON SUBMISSION OF PROOF THAT ANY PLANT IS NOT OBTAINABLE AND AUTHORIZATION BY THE OWNER OR OWNER'S REPRESENTATIVE OF A CHANGE ORDER PROVIDING FOR USE OF THE NEAREST EQUIVALENT OBTAINABLE SIZE OR VARIETY OF PLANT HAVING THE SAME ESSENTIAL CHARACTERISTICS WITH AN EQUITABLE ADJUSTMENT OF CONTRACT PRICE.

4. THE CONTRACTOR MAY USE TOPSOIL AFTER SECURING SOIL TEST (V.P.I.) AND APPLYING RECOMMENDED TREATMENT THEREOF. TOPSOIL SHALL BE FRIABLE, FERTILE, FINE LOAM OF NATURAL CHARACTERIZATIONS TYPICAL OF TOPSOIL OF LOCALITY, FREE OF NOXIOUS WEEDS, STONES LARGER THAN TWO INCHES, AND ALL OTHER DELETERIOUS MATERIAL.

5. FERTILIZER SHALL BE 5-10-5 STANDARD PRODUCT OF A RECOGNIZED MANUFACTURER OF COMMERCIAL FERTILIZER AND SHALL CONFORM TO THE APPLICABLE STATE AND LOCAL FERTILIZER LAWS. IT SHALL BE UNIFORM IN COMPOSITION, DRY AND FREE FLOWING, SHALL NOT BE STORED IN DIRECT CONTACT WITH THE GROUND AND SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL, UNOPENED CONTAINERS, BEARING THE MANUFACTURER'S GUARANTEED ANALYSIS.

6. PEAT HUMUS SHALL BE PULVERIZED HORTICULTURAL GRADE SPHAGNUM MOSS FREE FROM EXTRANEOUS MATERIAL. PEAT MOSS SHALL BE THOROUGHLY MOISTENED PRIOR TO USE.

7. THE CONTRACTOR SHALL MAKE, AT HIS EXPENSE, WHATEVER ARRANGEMENTS MAY BE NECESSARY TO ENSURE AN ADEQUATE SUPPLY OF WATER TO MEET THE NEEDS OF THIS CONTRACT. HE SHALL ALSO FURNISH ALL NECESSARY HOSE, EQUIPMENT ATTACHMENTS AND ACCESSORIES FOR THE ADEQUATE IRRIGATION OF LAWNS AND PLANTED AREAS AS MAY BE REQUIRED.

8. MULCH SHALL BE CLEAN, SHREDDED HARDWOOD BARK MULCH, AGED TWO (2) YEARS. APPLY THREE (3) INCHES IN DEPTH OVER ALL BEDS, SHRUBS AND TREE PLANTINGS.

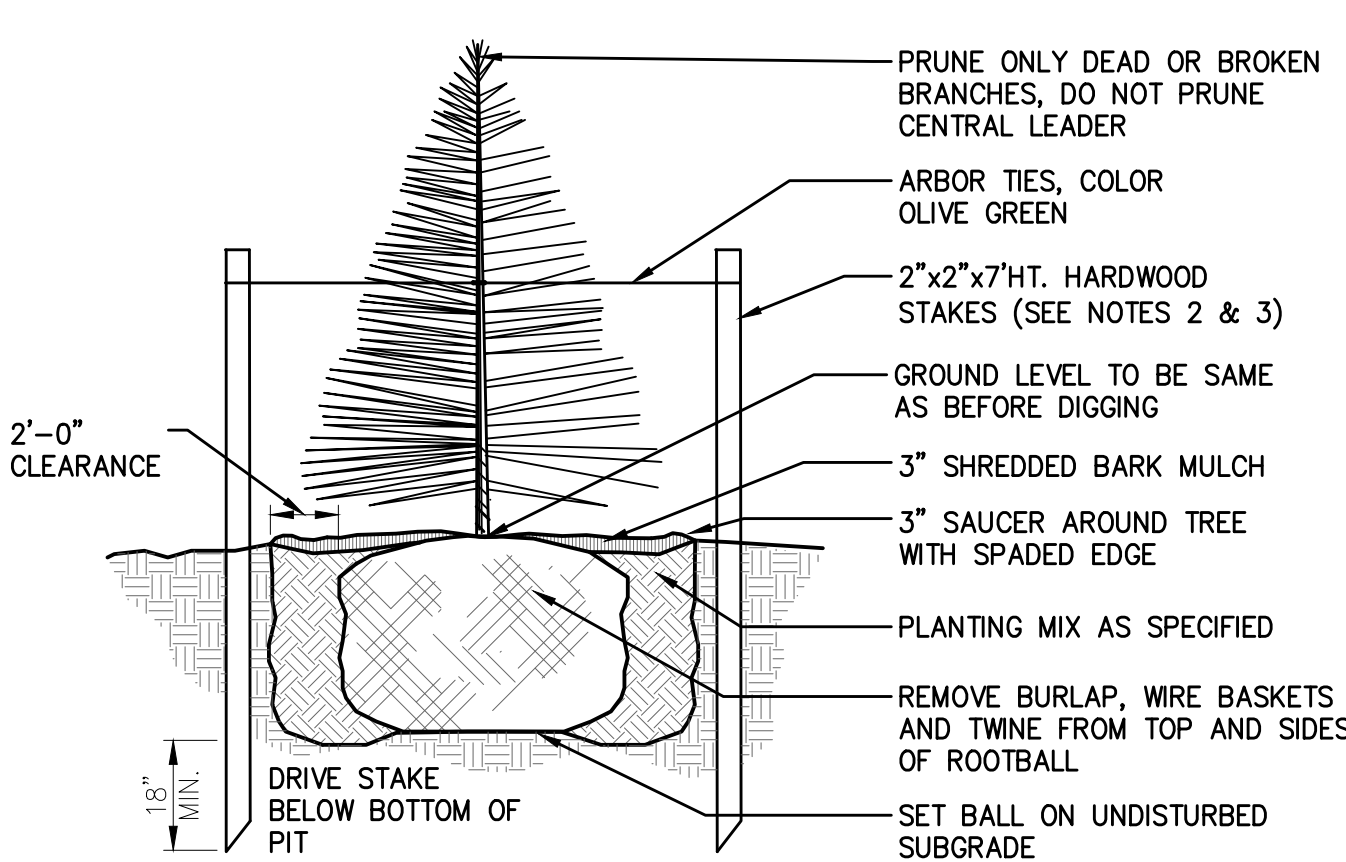
9. BALLED AND BURLAPPED PLANTS (B&B) SHALL BE DUG WITH FIRM, NATURAL BALLS OF EARTH OF SUFFICIENT DIAMETER AND DEPTH TO ENCOMPASS THE FIBROUS AND FEEDING ROOT SYSTEM. NECESSARY FOR FULL RECOVERY OF THE PLANT. BALLS SHALL BE FIRMLY WRAPPED WITH BURLAP OR SIMILAR MATERIAL AND BOUND WITH TWINE OR CORD. B&B PLANTS WHICH CANNOT BE PLANTED IMMEDIATELY UPON DELIVERY SHALL BE COVERED WITH MOIST SOIL OR MULCH, OR OTHER PROTECTION FROM DRYING WINDS AND SUN. BARE-ROOTED PLANTS (BR) SHALL BE PLANTED OR HEELED-IN IMMEDIATELY UPON DELIVERY. ALL PLANTS SHALL BE WATERED AS NECESSARY UNTIL PLANTED.

10. PLANT PITS SHALL BE OF AMPLE SIZE TO ACCOMMODATE THE INDIVIDUAL EARTH BALL OR ROOT SPREAD OF EACH PLANT AND TO ALLOW FOR THE SPECIFIED AMOUNT OF TOPSOIL MIXTURE AROUND THE BALL OR ROOTS. PLACE BALL OF PLANT ON UNDISTURBED EARTH IN BOTTOM OF PIT. IF PLANT PITS ARE AUGURED, SIDE AND BOTTOM OF HOLE SHALL BE BROKEN DOWN TO PERMIT ROOT PENETRATION.

11. WHEN SOIL EXCAVATED FROM PLANT PITS IS OF SUITABLE QUALITY, IT MAY BE USED AS BACKFILL TO WITHIN SIX (6) INCHES OF THE SURFACE FOR TREES. THE REMAINDER SHALL BE BACKFILLED WITH A UNIFORM MIX OF FOUR (4) PARTS TOPSOIL TO ONE (1) PART OF PEAT HUMUS. SHRUB PIT AND PERENNIAL PIT BACKFILL SHALL CONSIST ENTIRELY OF THE TOPSOIL/PEAT MIX.

NOTES:

1. REMOVE BURLAP, WIRE BASKETS AND TWINE FROM TOP AND SIDES OF ROOT BALL. CENTER TREE IN HOLE. SET TOP OF BALL 1" ABOVE FINISH GRADE.
2. STAKING & GUYING TREES IS OPTIONAL, HOWEVER THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLED TREES STAYING PLUMB AND STABLE. IF A NON-STAKED TREE MOVES OUT OF PLUMB DURING THE WARRANTY PERIOD THE CONTRACTOR SHALL STRAIGHTEN & STAKE THE TREE AT NO ADDITIONAL COST TO THE OWNER.
3. THE CONTRACTOR SHALL RETURN TO REMOVE ALL STAKES, GUYS & ASSOCIATED HARDWARE ON THE TREES ONE YEAR AFTER STAKING OR PER THE DIRECTION OF THE OWNER OR LANDSCAPE ARCHITECT.



2 EVERGREEN TREE PLANTING DETAIL
C808 NOT TO SCALE

12. ALL PLANTS SHALL BE PLANTED UPRIGHT AND FACED TO GIVE THE BEST APPEARANCE OR RELATIONSHIP TO ADJACENT STRUCTURES. LOOSEN AND FOLD APPROXIMATELY UPPER ONE-THIRD (1/3) OF BURLAP ON B&B PLANTS PRIOR TO BACKFILLING. TREES SHALL BE SUPPORTED IMMEDIATELY AFTER PLANTING. ALL TREES SHALL BE STAKED AS DETAILED.

13. GROUNDCOVERS SHALL BE PLANTED IN BEDS HAVING A MINIMUM DEPTH OF EIGHT (8) INCHES. SCARIFY SUBGRADE TO A DEPTH OF EIGHT (8) INCHES. REMOVE ROCKS AND OTHER DEBRIS LARGER THAN ONE (1) INCH DIAMETER. INCORPORATE ONE-HALF (1/2) OF THE REQUIRED TOPSOIL. PLACE REMAINING TOPSOIL TO FINISHED GRADES AND INCORPORATE THE REQUIRED NUTRIENTS. EDGE BEDS TO FORM SHARP MAINTENANCE LINES BETWEEN LAWN AND BED AREAS. PLANTS SHALL BE EVENLY SPACED AND SET TO FINISHED GRADE LEVEL. MULCH WITH A THREE (3) INCH LAYER OF HARDWOOD MULCH.

14. CONTRACTOR SHALL MAINTAIN ALL PLANT MATERIAL WITHIN THE LIMITS OF WORK UNTIL FINAL INSPECTION AND ACCEPTANCE OF THE PROJECT BY THE OWNER. MAINTENANCE SHALL INCLUDE WATERING DURING DRY PERIODS AS DIRECTED BY THE LANDSCAPE ARCHITECT, WEEDING, CULTIVATING, PRUNING, REFERTILIZATION, APPLICATION OF ANTI-DESSICANT, AND CONTROL OF INSECTS, FUNGUS AND OTHER DISEASES BY MEANS OF SPRAYING WITH AN APPROVED INSECTICIDE OR FUNGICIDE. ALL WEEDS WITHIN THE MULCHED AREA SHALL BE REMOVED AS OFTEN AS REQUIRED. UNDER NO CIRCUMSTANCES SHALL WEEDS BE ALLOWED TO ATTAIN MORE THAN SIX (6) INCHES OF GROWTH. REMOVE ALL TREE GUYS, TREE WRAP AND ANY PLASTIC OR METAL TIES FROM TREES ONE (1) YEAR FROM PLANTING.

15. NURSERY STOCK SHALL BE FULLY GUARANTEED FOR ONE (1) FULL YEAR. ALL PLANTS THAT FAIL TO MAKE NEW GROWTH FROM A DORMANT CONDITION OR THAT DIE DURING THE FIRST YEAR AFTER PLANTING SHALL BE REPLACED. ALL REPLACEMENTS SHALL CONFORM WITH THE ORIGINAL SPECIFICATIONS AS TO SIZE AND TYPE. THEY SHALL BE FURNISHED AND PLANTED AS SPECIFIED UNDER PLANTING AND COST SHALL BE BORNE BY THE CONTRACTOR EXCEPT FOR POSSIBLE REPLACEMENT, RESULTING FROM REMOVAL, LOSS OR DAMAGE DUE TO OCCUPANCY OF THE PROJECT IN ANY PART BY THE OWNER.

16. FINAL ACCEPTANCE OF THIS CONTRACT SHALL TAKE PLACE AFTER REPLACEMENT OPERATION IS SATISFACTORILY COMPLETED AND ALL PLANTS ARE IN A HEALTHY GROWING CONDITION.

1. SEED ALL DISTURBED AREAS WITH SEED MIX AS LABELED ON DRAWINGS. SEED AT THE RATE NOTED. AREAS DISTURBED OUTSIDE THE LIMITS OF WORK SHALL BE SEEDED AT THE CONTRACTOR'S OWN EXPENSE.

2. SEED & MULCH SHALL BE APPLIED AS SPECIFIED IN ODOT SECTION 659.09.

3. MULCH SEEDED AREAS WITH PENNMULCH® (SEED ESTABLISHMENT MULCH). PENNMULCH® IS PELLETIZED NEWSPRINT AND OTHER RECYCLED PAPER, IMPREGNATED WITH LIQUID FERTILIZER AND SUPER ABSORBENT POLYMER. IT MAINTAINS MOISTURE IMPROVING THE GERMINATION PROCESS.

4. MULCH WITHIN FORTY-EIGHT (48) HOURS OF SEEDING.

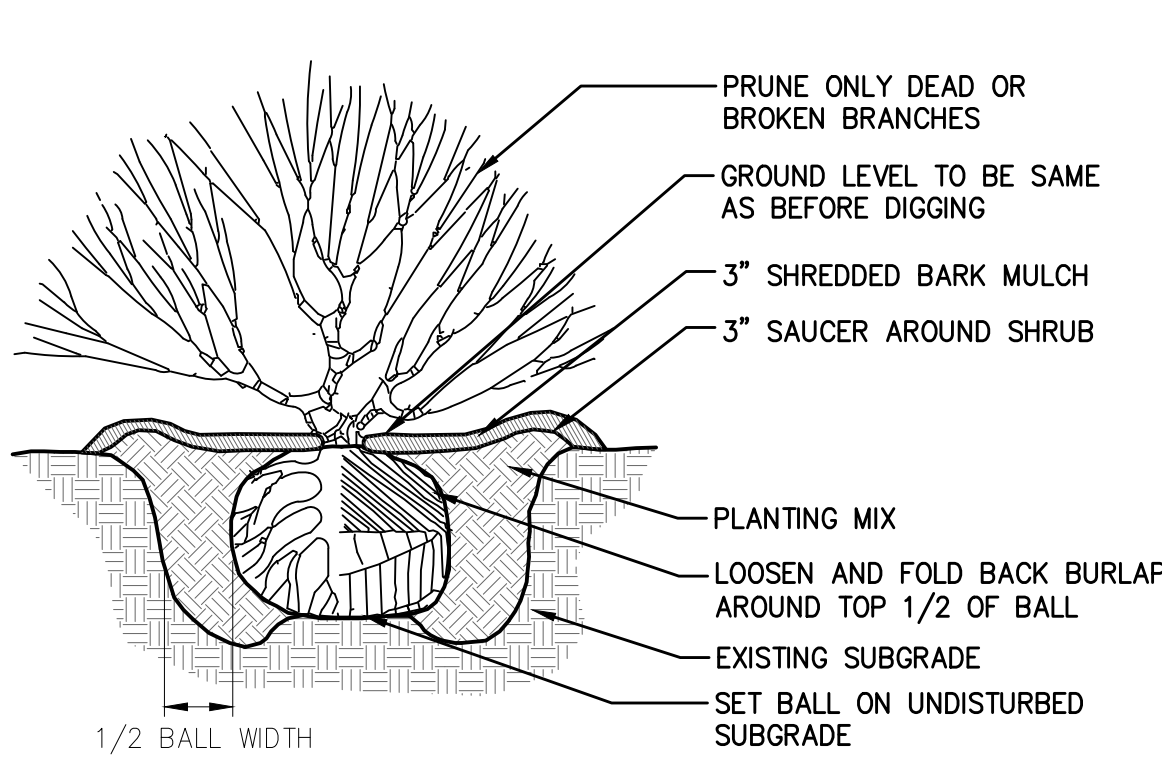
5. MAINTAIN 'TEMPORARY COVER SEED' AREAS BY WATERING, REMULCHING AND REPLANTING AS NECESSARY TO ESTABLISH A UNIFORMLY DENSE STAND OF SPECIFIED GRASS UNTIL ACCEPTED.

6. MAINTAIN LAWN SEED AREAS BY WATERING, MOWING AND REPLANTING AS NECESSARY UNTIL THE THIRD CUTTING AND AS MUCH LONGER AS NECESSARY TO ESTABLISH A UNIFORMLY DENSE STAND OF SPECIFIED GRASS AND UNTIL ACCEPTED. MAKE THE FIRST CUTTING WHEN GRASS HAS REACHED A HEIGHT OF THREE (3) INCHES, CUT TO TWO AND ONE-HALF (2 1/2) INCHES.

7. SCATTERED BARE SPOTS, SMALLER THAN ONE (1) SQUARE FOOT, WILL BE ALLOWED UP TO FIVE (5) PERCENT OF THE SEEDED AREAS. ANY AREAS FAILING TO ESTABLISH A STAND SHALL BE RESEEDED, REFERTILIZED AND REMULCHED AS DIRECTED BY THE OWNER OR OWNER'S REPRESENTATIVE AT NO ADDITIONAL COST TO THE OWNER. RESEEDING SHALL CONFORM IN ALL RESPECTS TO THESE SPECIFICATIONS.

NOTES:

1. PLANTING MIX TO CONSIST OF 1" COMPOST PER 6" OF TOPSOIL.
2. COMPOST SHALL CONSIST OF STERILIZED, COMPOSTED MATERIAL (SWEET PEAT OR OTHER APPROVED EQUAL). CONTRACTOR SHALL SUBMIT SAMPLE TO OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO INSTALLATION OF PLANTS.
3. MULCH TO FORM CONTINUOUS SHRUB BEDS.



3 SHRUB PLANTING DETAIL
C808 NOT TO SCALE

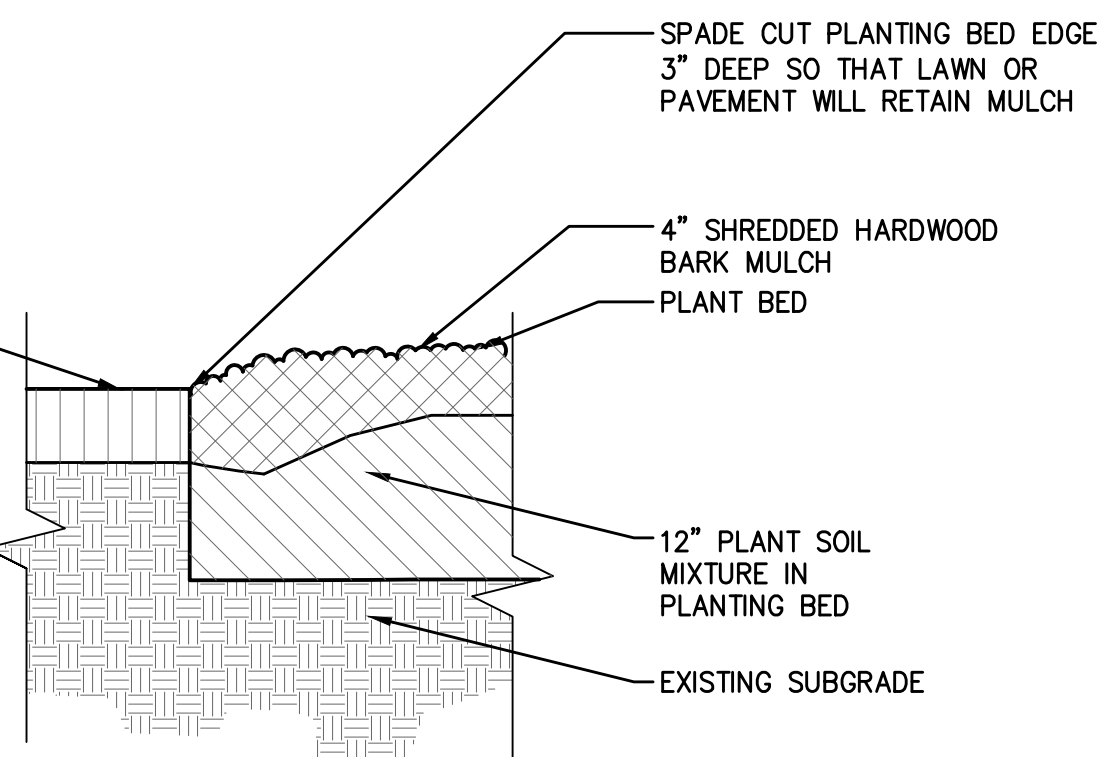
TEMPORARY COVER SEED: (RATE PLS: 130LB/AC)

	PROPORTION BY WEIGHT	MINIMUM PURITY	MINIMUM GERMINATION
LOLIUM MULTIFLORUM, VAR.....	100%	100%	100%
ANNUAL RYEGRASS			

PERMANENT LAWN SEED "TYPE A": (RATE PLS: 300LB/AC)

	PROPORTION BY WEIGHT	MINIMUM PURITY	MINIMUM GERMINATION
LOLIUM PERENNE, VAR. 'MANHATTAN III'.....	20%	98%	90%
PERENNIAL RYEGRASS			
FESTUCA ARUNDINACEA, VAR. 'MILLENIUM'.....	35%	98%	90%
TALL FESCUE			
FESTUCA ARUNDINACEA, VAR. 'JAGUAR 3'.....	35%	98%	85%
TALL FESCUE			
POA PRATENSIS, VAR. 'COMMON'.....	10%	95%	80%
KENTUCKY BLUEGRASS			

PLANT MATERIAL LIST – OVERALL SITE PLAN							
QTY.	KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	SPACING	REMARKS
TREES							
	AC RU	Acer rubrum 'October Glory'	October Glory Red Maple	2" CAL	B&B	AS SHOWN	
	AM GR	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	6' HT.	B&B	AS SHOWN	MULTI STEM
	BN HR	Betula nigra	Heritage River Birch	6' HT.	B&B	AS SHOWN	CLUMP
	CE OS	Celtic occidentalis	Hackberry	2" CAL	B&B	AS SHOWN	
	MA SC	Malus spp.	Crabapple Cultivar	2" CAL	B&B	AS SHOWN	
	PI NI	Pinus Nigra	Austrian Pine	6' HT.	B&B	AS SHOWN	
	PI NS	Picea abies	Norway Spruce	6' HT.	B&B	AS SHOWN	
SHRUBS							
	BJ WG	Berberis julianae	Barberry	24" HT.	#4 CONT.	4' O.C.	
	EU AL	Euonymus alatus 'Burning Bush'	Burning Bush	18" HT.	#3 CONT.	4' O.C.	
	FI MG	Forsythia x intermedia 'Spring Glory'	Magic Gold Forsythia	18" HT.	#3 CONT.	5' O.C.	
	KL ML	Kalmia latifolia	Mountain Laurel	24" HT.	#4 CONT.	5' O.C.	
	SP BU	Spiraea x bumalda 'Anthony Waterer'	Anthony Waterer Spiraea	18" HT.	#3 CONT.	3' O.C.	
	TC NJ	Taxus cuspidata	Nana Japanese Yew	18" HT.	#2 CONT.	4' O.C.	
	VI RO	Viburnum rhytidophyllum	Leatherleaf Viburnum	18" HT.	#3 CONT.	5' O.C.	
	WE WI	Weigelia florida 'Wine & Roses'	Wine & Roses Weigelia	18" HT.	#2 CONT.	5' O.C.	
GRASSES							
	PE AL	Pennisetum alopecuroides	Fountain Grass "Purple"	CLUMP	#2 CONT.	3' O.C.	



4 PLANTING BED SPADE CUT EDGING DETAIL
C808 NOT TO SCALE