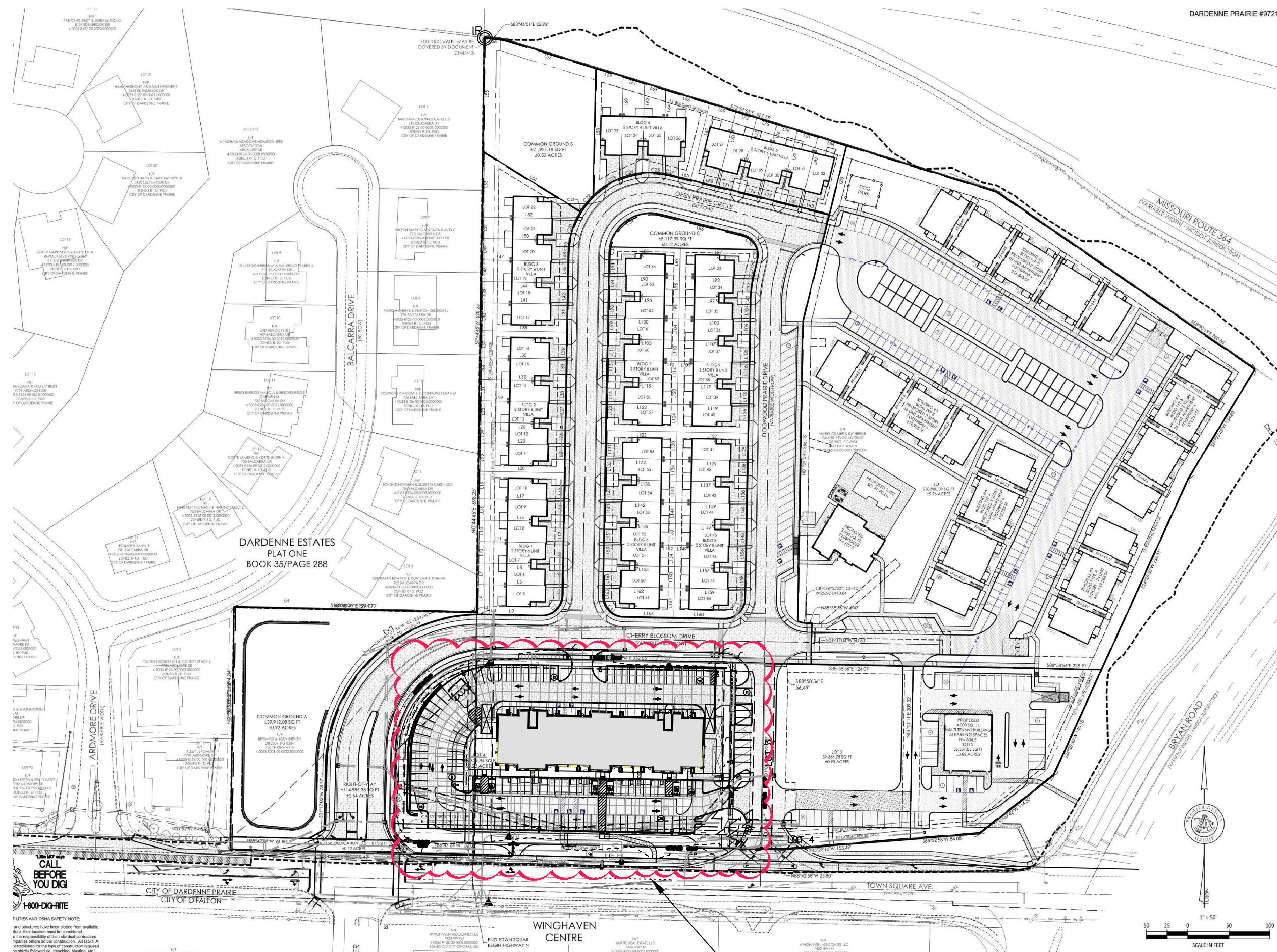


P.U.D FINAL PLAN AMENDMENT FOR THE PRAIRIE DARDENNE PRAIRIE, MO



LOCATION MAP-AERIAL



AMENDED AREA (SEE SHEETS C100-C300)

SHEET INDEX

CIVIL	COVER SHEET
C000	SITE PLAN
C100	GRADING PLAN
C200	UTILITY PLAN
C300	
LANDSCAPE	LANDSCAPE PLAN
L100	
ARCHITECTURAL	ARCHITECTURAL SITE PLAN
A1.01	EXTERIOR ELEVATIONS
A2.01	RENDERINGS

PERTINENT INFORMATION

DEVELOPER:	MIA ROSE HOLDINGS, LLC
SITE ADDRESS:	7467 AND 7501 HIGHWAY N DARDENNE PRAIRIE, MISSOURI 63368
EXISTING ZONING:	MIXED USE DEVELOPMENT
OVERALL SITE AREA:	17.63 ACRES
LOT 4 AREA:	2.22 ACRES
NO. OF RESIDENTIAL UNITS:	24 UNITS (LOT 4)
WATER DISTRICT:	PUBLIC WATER SUPPLY DISTRICT #2
FIRE DISTRICT:	DUCKETT CREEK SANITARY DISTRICT
SEWER DISTRICT:	SPHIRE ENERGY NATURAL GAS SERVICE
GAS SERVICE:	AMEREN MISSOURI ELECTRIC SERVICE
ELECTRIC SERVICE:	SPECTRUM
CABLE/INTERNET SERVICE:	CENTURYLINK
PHONE SERVICE:	
BENCHMARK:	TBM "A" ELEVATION = 628.32 FOUND CROSS ON THE SOUTH SIDE OF CHERRY BLOSSOM DRIVE

LAND DESCRIPTION-LOT 4

LOT 4 OF THE PRAIRIE, A SUBDIVISION IN ST. CHARLES COUNTY, MISSOURI AS RECORDED IN PLAT RECORDED AS DOCUMENT NUMBER 2021R-079633.

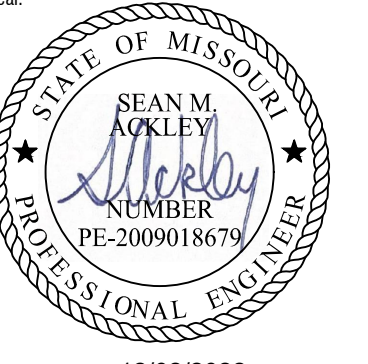
BUILDING AREA CALCULATIONS	
Approved PUD - Overall Site	
Lot #1 Apartments =	194,925 sq. ft.
Lot #1 Clubhouse =	3,800 sq. ft.
Lot #2 IMO's =	3,000 sq. ft.
Lot #3 =	TBD sq. ft.
Lot #4 Retail =	12,925 sq. ft.
Lot #4 Apartments =	25,910 sq. ft.
Villas =	72,000 sq. ft.
Total =	312,590 sq. ft. Approved PUD
Lot 4 Amendment	
Lot #1 Apartments =	194,925 sq. ft.
Lot #1 Clubhouse =	3,800 sq. ft.
Lot #2 IMO's =	3,000 sq. ft.
Lot #3 =	TBD sq. ft.
Lot #4 Retail =	12,700 sq. ft.
Lot #4 Restaurant =	2,925 sq. ft.
Lot #4 Apartments =	38,540 sq. ft.
Villas =	72,000 sq. ft.
Total =	327,890 sq. ft. Amended Final Plan
Overall Lot Building Area Differential	
Differential =	15,300 sq. ft.
% Change =	4.89%

PARKING CALCULATIONS			
Approved PUD - Overall Site			
Description	Required	Proposed	
Single Family Attached Housing =	120	240	
Apartment Building 1-5 =	360	265	
Pool and Clubhouse =	0	0	
4,000 sq. ft. Multi-Tenant Building =	36	51	
Building #6 Retail and Apartment Building =	86	119	
Total =	602	675	Approved PUD
Lot 4 Amendment			
Description	Required	Proposed	
Single Family Attached Housing =	120	240	
Apartment Building 1-5 =	360	265	
Pool and Clubhouse =	0	0	
4,000 sq. ft. Multi-Tenant Building =	36	51	
*Building #6 =	124	124	
Total =	640	680	Amended Final Plan
*Required Parking for Building #6			
Restaurant (2,925 sq. ft.)			39 spaces required
2,925 sq. ft. x (1 space / 75 sq. ft.) =			
Retail (12,700 sq. ft.)			37 spaces required
10 spaces + ((12,700 sq. ft. - 2,000 sq. ft.) x (1 space / 400 sq. ft.)) =			
Apartments (24 Units)			48 spaces required
24 Units x (2 spaces/unit) =			
Total (Building #6) =			124 spaces required

THE PROFESSIONAL ENGINEERS SEAL AFFIXED TO THIS SHEET APPLIES ONLY TO THE MATERIAL AND ITEMS SHOWN ON THIS SHEET. ALL DRAWINGS, INSTRUMENTS OR OTHER DOCUMENTS NOT EXHIBITING THIS SEAL SHALL NOT BE CONSIDERED PREPARED BY THIS ENGINEER, AND THIS ENGINEER EXPRESSLY DISCLAIMS ANY AND ALL RESPONSIBILITY FOR SUCH PLAN, DRAWINGS OR DOCUMENTS NOT EXHIBITING THIS SEAL.

THIS DRAWING AND THE DETAILS ON IT ARE THE SOLE PROPERTY OF THE ENGINEER AND MAY BE USED FOR THIS SPECIFIC PROJECT ONLY. IT SHALL NOT BE LOANED, COPIED OR REPRODUCED, IN WHOLE OR IN PART, OR FOR ANY OTHER PURPOSE OR PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. Copyright © 2022 by ENGENUITY, LLC

Professional Seal:



12/02/2022
Sean M. Ackley
MO# PE-2009018679



Project: Dardenne Luxury Apartments on the Prairie - Building 6
Project Status: 210 Dogwood Prairie Drive Dardenne Prairie, MO 63368
Sheet Title: COVER SHEET

REVISIONS

No.	Description	Date
1		

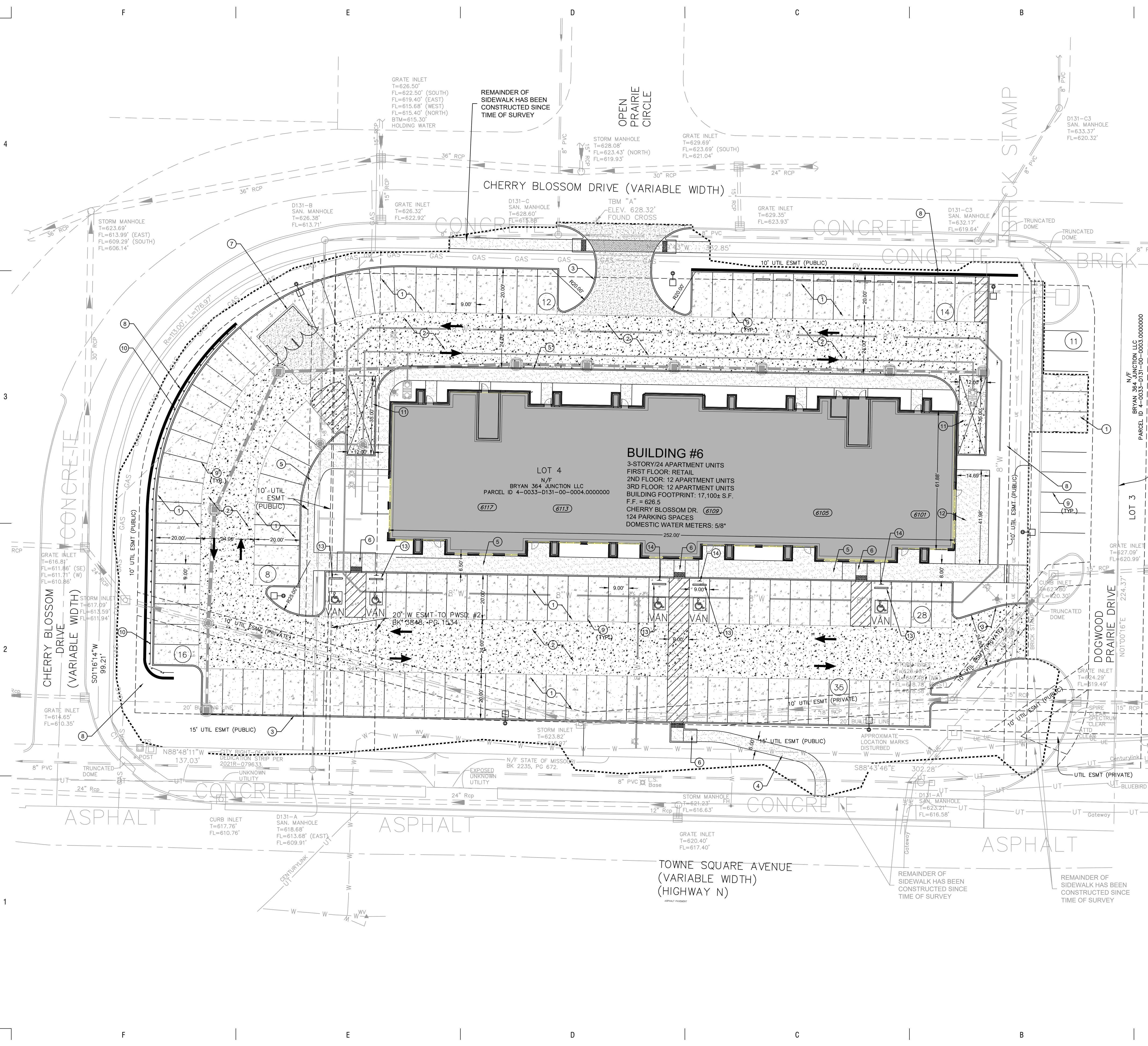
EXISTING	PROPOSED
UTILITY POLE	UTILITY POLE
GUY WIRE	GUY WIRE
LIGHT STANDARD	LIGHT STANDARD
ELECTRIC BOX	ELECTRIC BOX
ELECTRIC METER	ELECTRIC METER
ELECTRIC MANHOLE	ELECTRIC MANHOLE
OVERHEAD ELECTRIC LINE	OVERHEAD ELECTRIC LINE
UNDERGROUND ELECTRIC LINE	UNDERGROUND ELECTRIC LINE
TELEPHONE BOX	TELEPHONE BOX
TELEPHONE MANHOLE	TELEPHONE MANHOLE
UNDERGROUND TELEPHONE LINE	UNDERGROUND TELEPHONE LINE
FIRE HYDRANT	FIRE HYDRANT
WATER METER	WATER METER
WATER VALVE	WATER VALVE
WATER MANHOLE	WATER MANHOLE
WATER LINE	WATER LINE
GAS METER	GAS METER
GAS VALVE	GAS VALVE
GAS DRIP	GAS DRIP
GAS LINE	GAS LINE
STREET SIGN	STREET SIGN
BOLLARD OR POST	BOLLARD OR POST
MAILBOX	MAILBOX
SANITARY SEWER	SANITARY SEWER
STORM SEWER	STORM SEWER
STORM DRAIN GRATE INLET	STORM DRAIN GRATE INLET
STORM DRAIN AREA INLET	STORM DRAIN AREA INLET
STORM DRAIN MANHOLE	STORM DRAIN MANHOLE
SANITARY SEWER MANHOLE	SANITARY SEWER MANHOLE
FLARED END SECTION	FLARED END SECTION
FENCE: CHAIN LINK OR WIRE	FENCE: CHAIN LINK OR WIRE
FENCE: WOOD CONSTRUCTION	FENCE: WOOD CONSTRUCTION
GUARDRAIL	GUARDRAIL
MINOR CONTOUR INTERVAL	MINOR CONTOUR INTERVAL
MAJOR CONTOUR INTERVAL	MAJOR CONTOUR INTERVAL
SPOT ELEVATION	SPOT ELEVATION
BUSH OR SHRUB	BUSH OR SHRUB
TREE W/APPROXIMATE DIAMETER SIZE	TREE W/APPROXIMATE DIAMETER SIZE
FOUND SURVEY MONUMENT AS NOTED	FOUND SURVEY MONUMENT AS NOTED
SET SURVEY MONUMENT AS NOTED	SET SURVEY MONUMENT AS NOTED
CLEAN-OUT/DOWN-SPOUT	CLEAN-OUT/DOWN-SPOUT
SWALE	SWALE
UTILITY EASEMENT	UTILITY EASEMENT

ABBREVIATIONS

ADS - ADVANCED DRAINAGE SYSTEMS, INC.	N.T.S. - NOT TO SCALE
ATG - ADJUST TO GRADE	O.C. - ON CENTER
B.M. - BENCHMARK	PAVT. - PAVEMENT
C.I. - CURB INLET	P.C. - PORTLAND CEMENT
C.O. - CLEAN OUT	PCC - PRECAST CONCRETE
CMP - CORRUGATED METAL PIPE	P.S.I. - POUNDS/SQUARE INCH
CONC. - CONCRETE	PROP. - PROPOSED
C.Y. - CUBIC YARDS	P.U.M.I. - PRIVATE UNDER MSD INSPECTION
D.C.I. - DOUBLE CURB INLET	R.C. - REINFORCED CONCRETE
DIP - DUCTILE IRON PIPE	R.R. - RAIL ROAD
DIA. - DIAMETER	RCP - REINFORCED CONCRETE PIPE
DS - DOWNSPOUT	S.F. - SQUARE FOOT
ELEV. - ELEVATION	S.Y. - SQUARE YARD
EX - EXISTING	SAN - SANITARY
FD - FLOOR DRAIN	SCH - SCHEDULE
FF - FINISH FLOOR	SWPPP - STORM WATER POLLUTION
FL - FLOW LINE	TBA - TO BE ABANDONED
G.I. - GRATE INLET	TBR - TO BE REMOVED
GAL. - GALLON	TYP. - TYPICAL
H.G. - HYDRAULIC GRADE	UIP - USE IN PLACE
HYD - HYDRANT	VCP - VITRIFIED CLAY PIPE
MAX - MAXIMUM	YD - YARD DRAIN
MH - MANHOLE	WV - WATER VALVE
MIN - MINIMUM	

Call Before you DIG
TOLL FREE
1-800-344-7483
MISSOURI ONE-CALL SYSTEM INC.

Underground facilities, structures & utilities have been plotted from available surveys, records & information, and therefore, do not necessarily reflect the actual existence, nonexistence, size, type, number of, or location of these facilities, structures, & utilities. The Contractor shall be responsible for verifying the actual location of all underground facilities, structures, & utilities, either shown or not shown on these plans. The underground facilities, structures, & utilities shall be located in the field prior to any grading, excavation or construction of improvements. These provisions shall in no way absolve any party from complying with the Underground Facility Safety and Damage Prevention Act, Chapter 319, RSMO.

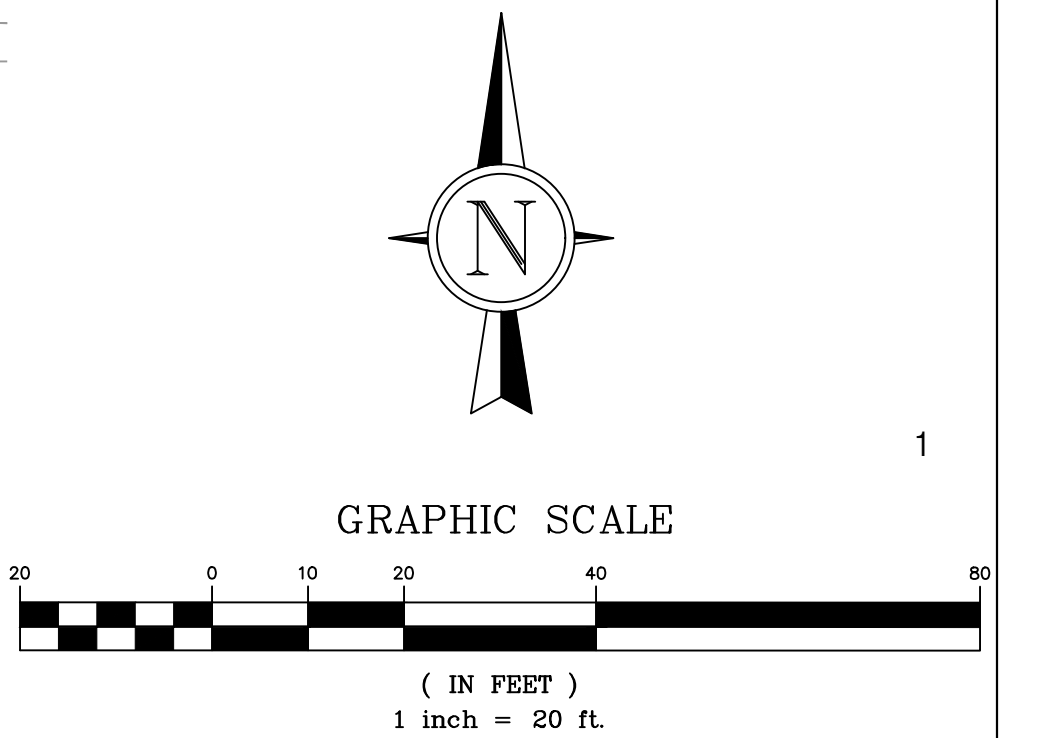


KEYED NOTES

1. LIGHT DUTY CONCRETE PAVEMENT
2. HEAVY DUTY CONCRETE PAVEMENT
3. 6" INTEGRAL CONCRETE CURB
4. CONCRETE SIDEWALK PER CITY STANDARDS
5. MONOLITHIC CURB & WALK
6. ADA RAMP
7. TRASH ENCLOSURE W/ CONCRETE PAVEMENT
8. MODULAR BLOCK RETAINING WALL (DESIGN BY OTHERS)
9. PAVEMENT MARKING - 4" WIDE WHITE PAINT
10. GUARDRAIL
11. 12' X 35' LOADING AREA
12. CONCRETE PATIO
13. WHEEL STOP
14. ADA SIGN

GENERAL NOTES

- A. THE UTILITIES SHOWN HEREIN WERE PLOTTED FROM AVAILABLE INFORMATION AND DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NONEXISTENCE, SIZE, TYPE, OR LOCATION OF THESE OR OTHER UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UTILITIES, SHOWN OR NOT SHOWN, AND SAID UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY CONSTRUCTION OF IMPROVEMENTS.
- B. THE EXISTING SITE CONDITIONS AND TOPOGRAPHY SHOWN ARE FROM A SITE SURVEY AS PREPARED BY EFK MOEN, DATED SEPTEMBER 2022.
- C. IF CONTRACTOR DETERMINES THAT ACTUAL EXISTING CONDITIONS DIFFER FROM THAT SHOWN ON THESE PLANS, CONTRACTOR SHALL NOTIFY ENGINEER AND OWNER BEFORE COMMENCING AND DEMOLITION OR CONSTRUCTION WORK.



ITEMS SCHEDULED FOR DEMOLITION HAVE BEEN REMOVED FOR CLARITY

1 Memorial Dr, Suite 1800
St. Louis, MO 63102
Main: 314.621.4343
Fax: 314.621.0261
fox@fox-arch.com
www.fox-arch.com

Missouri Certificate of Authority
Fox, Inc. dba Fox Architects - #000511

Contractor
Midas Construction
Chris Shinkle

Architect
Fox Architects
Adnan Omeragic

MEP Engineer
Engenuity
Marcus Eckstein

Structural Engineer
SSC Engineering
Matt Gibbins

Civil Engineer
Engenuity
Sean Ackley

Fire Protection
Company
Name

THE PROFESSIONAL ENGINEERS SEAL AFFIXED TO THIS SHEET APPLIES ONLY TO THE MATERIAL AND ITEMS SHOWN ON THIS SHEET. ALL DRAWINGS, INSTRUMENTS OR OTHER DOCUMENTS NOT EXHIBITING THIS SEAL SHALL NOT BE CONSIDERED PREPARED BY THIS ENGINEER, AND THIS ENGINEER EXPRESSLY DISCLAIMS ANY AND ALL RESPONSIBILITY FOR SUCH PLAN, DRAWINGS OR DOCUMENTS NOT EXHIBITING THIS SEAL.
THIS DRAWING AND THE DETAILS ON IT ARE THE SOLE PROPERTY OF THE ENGINEER AND MAY BE USED FOR THE SPECIFIC PROJECT ONLY. IT SHALL NOT BE LOANED, COPIED OR REPRODUCED, IN WHOLE OR IN PART, OR FOR ANY OTHER PURPOSE OR PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. Copyright © 2022 by ENGENUITY, LLC



12/02/2022
Sean M. Ackley
MO# PE-2009018679



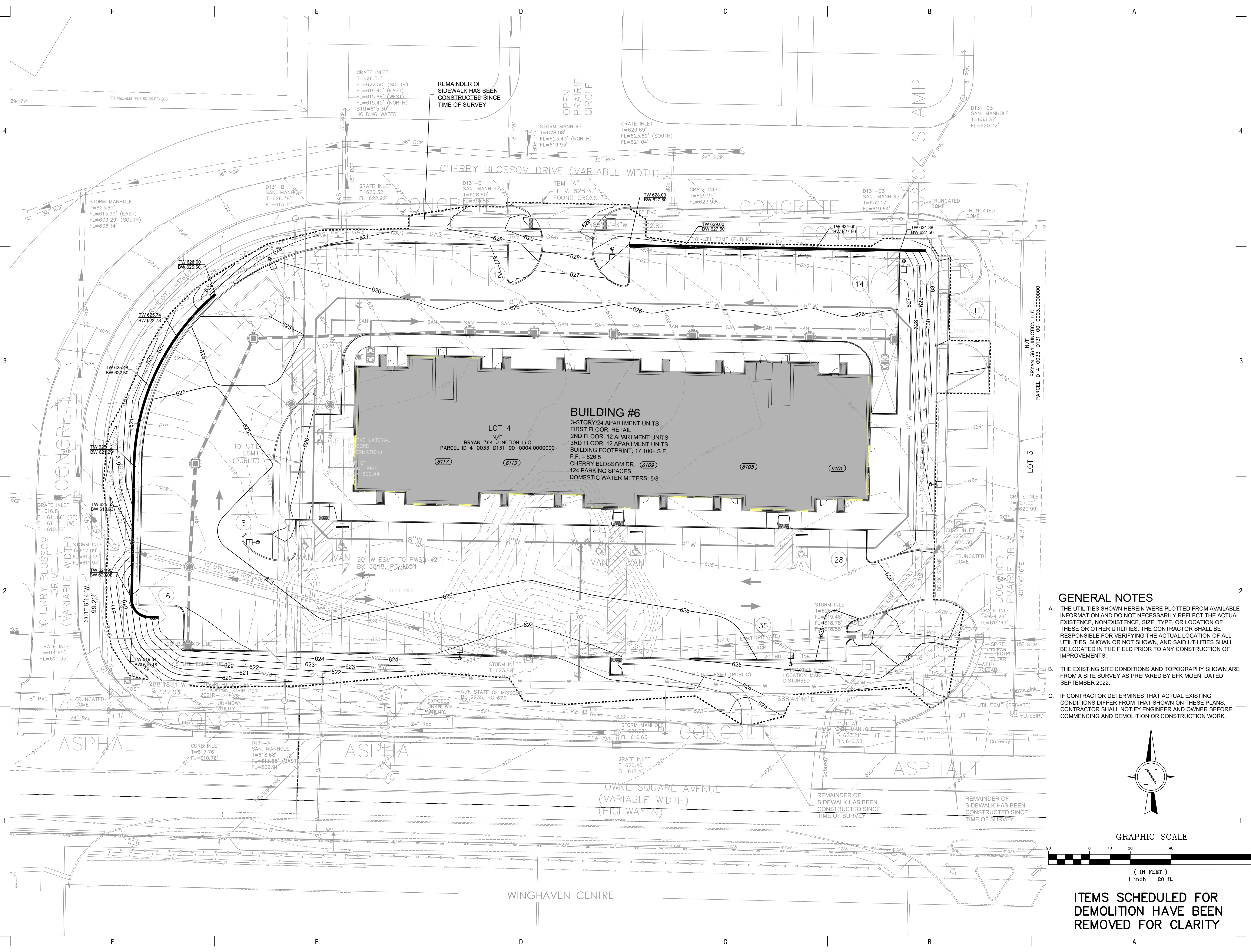
Project: Dardenne Luxury Apartments on the Prairie - Building 6
Project Status: 210 Dogwood Prairie Drive, Dardenne Prairie, MO 63368

SITE PLAN

REVISIONS		
No.	Description	Date

Project No. 22-0275
Sheet No.

C100



REMAINDER OF SIDEWALK HAS BEEN CONSTRUCTED SINCE TIME OF SURVEY

BUILDING #6
 3-STORY/24 APARTMENT UNITS
 FIRST FLOOR: RETAIL
 2ND FLOOR: 12 APARTMENT UNITS
 3RD FLOOR: 12 APARTMENT UNITS
 BUILDING FOOTPRINT: 17,100± S.F.
 F.F. = 626.5
 CHERRY BLOSSOM DR. 6109
 124 PARKING SPACES
 DOMESTIC WATER METERS: 5/8"

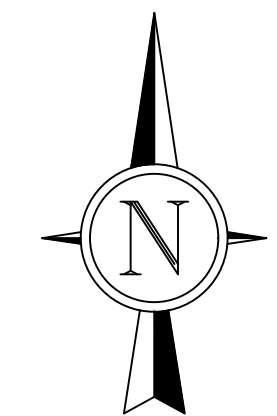
OPEN PRAIRIE CIRCLE

TOWNE SQUARE AVENUE
 (VARIABLE WIDTH)
 (HIGHWAY N)

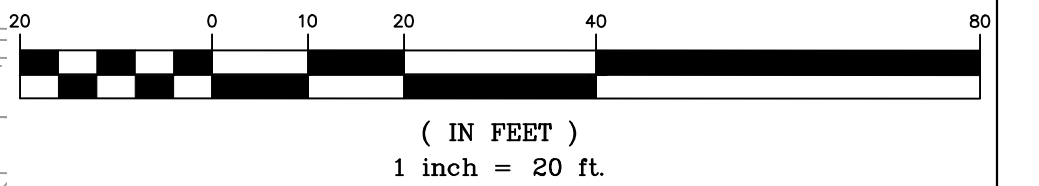
WINGHAVEN CENTRE

GENERAL NOTES

- A. THE UTILITIES SHOWN HEREIN WERE PLOTTED FROM AVAILABLE INFORMATION AND DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NONEXISTENCE, SIZE, TYPE, OR LOCATION OF THESE OR OTHER UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UTILITIES, SHOWN OR NOT SHOWN, AND SAID UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY CONSTRUCTION OF IMPROVEMENTS.
- B. THE EXISTING SITE CONDITIONS AND TOPOGRAPHY SHOWN ARE FROM A SITE SURVEY AS PREPARED BY EFK MOEN, DATED SEPTEMBER 2022.
- C. IF CONTRACTOR DETERMINES THAT ACTUAL EXISTING CONDITIONS DIFFER FROM THAT SHOWN ON THESE PLANS, CONTRACTOR SHALL NOTIFY ENGINEER AND OWNER BEFORE COMMENCING AND DEMOLITION OR CONSTRUCTION WORK.



GRAPHIC SCALE



ITEMS SCHEDULED FOR DEMOLITION HAVE BEEN REMOVED FOR CLARITY

THE PROFESSIONAL ENGINEER'S SEAL AFFIXED TO THIS SHEET APPLIES ONLY TO THE MATERIAL AND ITEMS SHOWN ON THIS SHEET. ALL DRAWINGS, INSTRUMENTS OR OTHER DOCUMENTS NOT EXHIBITING THIS SEAL SHALL NOT BE CONSIDERED PREPARED BY THIS ENGINEER, AND THIS ENGINEER EXPRESSLY DISCLAIMS ANY AND ALL RESPONSIBILITY FOR SUCH PLANS, DRAWINGS OR DOCUMENTS NOT EXHIBITING THIS SEAL.

THIS DRAWING AND THE DETAILS ON IT ARE THE SOLE PROPERTY OF THE ENGINEER AND MAY BE USED FOR THE SPECIFIC PROJECT ONLY. IT SHALL NOT BE LOANED, COPIED OR REPRODUCED, IN WHOLE OR IN PART, OR FOR ANY OTHER PURPOSE OR PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. Copyright © 2022 by ENGENUITY, LLC

Professional Seal:



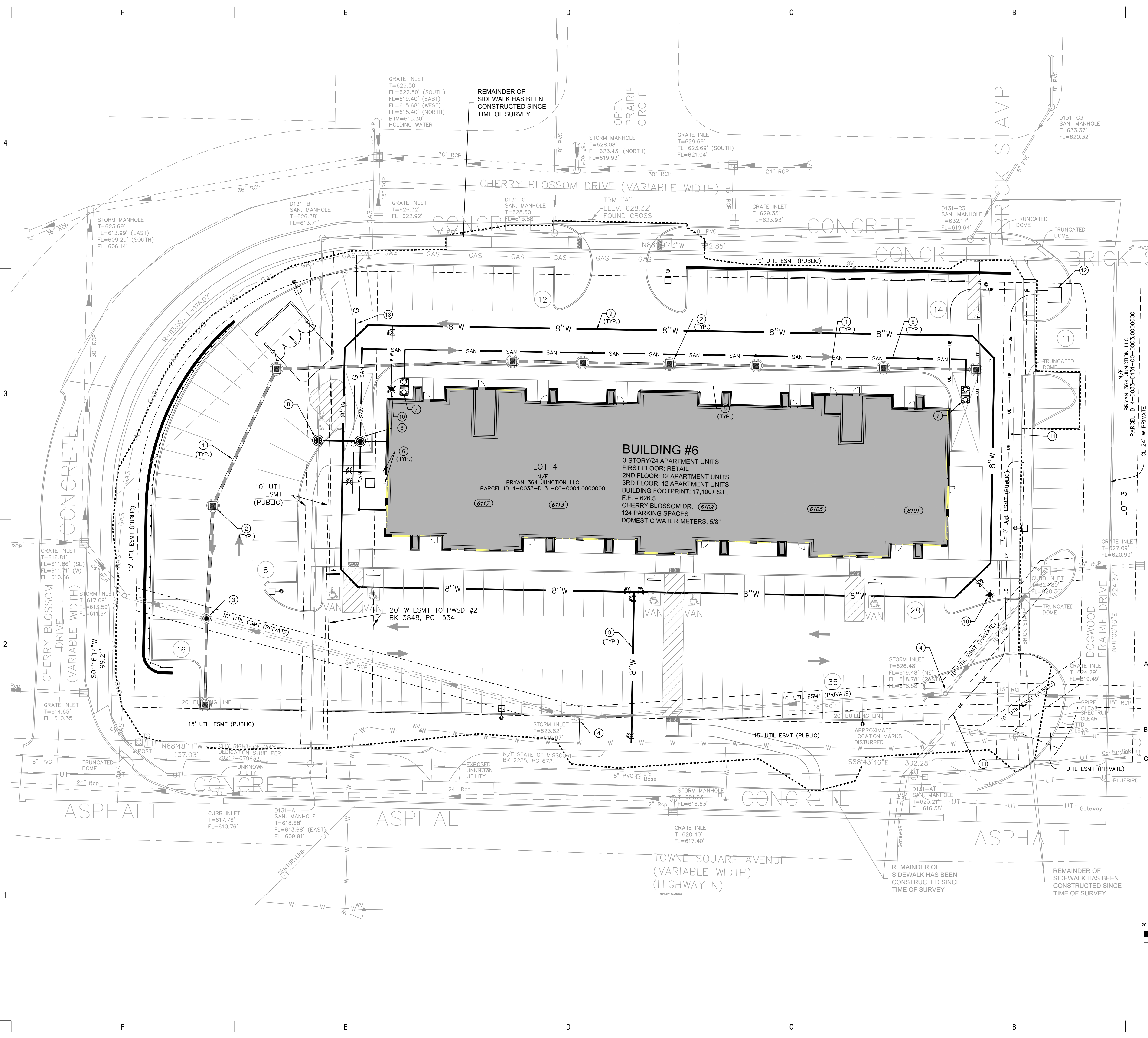
12/02/2022
 Sean M. Ackley
 MO# PE-2009018679



Project: Dardenne Luxury Apartments on the Prairie - Building 6
 Project Status: 210 Dogwood Prairie Drive, Dardenne Prairie, MO 63368
 Sheet Title: GRADING PLAN

Issued for Construction

REVISIONS		
No.	Description	Date

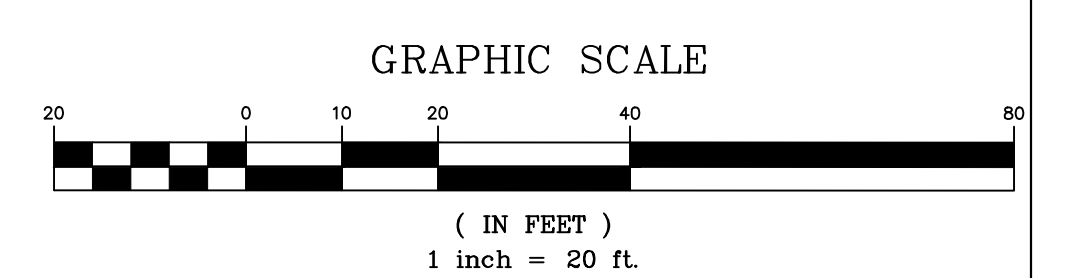
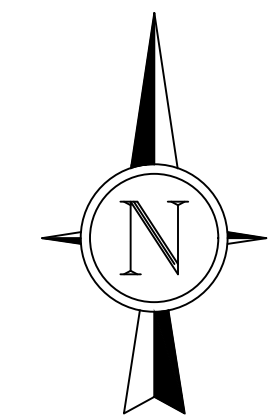


KEYED NOTES

1. STORM SEWER PIPE
2. GRATE INLET
3. STORM MANHOLE
4. ADJUST EXISTING STORM STRUCTURE TO GRADE
5. ROOF LATERAL
6. SANITARY LATERAL
7. GREASE INTERCEPTOR
8. SANITARY MANHOLE
9. WATER LINE
10. FIRE HYDRANT
11. ELECTRIC LINE
12. ELECTRIC TRANSFORMER
13. GAS LINE

GENERAL NOTES

- A. THE UTILITIES SHOWN HEREIN WERE PLOTTED FROM AVAILABLE INFORMATION AND DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NONEXISTENCE, SIZE, TYPE, OR LOCATION OF THESE OR OTHER UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UTILITIES, SHOWN OR NOT SHOWN, AND SAID UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY CONSTRUCTION OF IMPROVEMENTS.
- B. THE EXISTING SITE CONDITIONS AND TOPOGRAPHY SHOWN ARE FROM A SITE SURVEY AS PREPARED BY EFK MOEN, DATED SEPTEMBER 2022.
- C. IF CONTRACTOR DETERMINES THAT ACTUAL EXISTING CONDITIONS DIFFER FROM THAT SHOWN ON THESE PLANS, CONTRACTOR SHALL NOTIFY ENGINEER AND OWNER BEFORE COMMENCING AND DEMOLITION OR CONSTRUCTION WORK.



ITEMS SCHEDULED FOR DEMOLITION HAVE BEEN REMOVED FOR CLARITY

1 Memorial Dr, Suite 1800
St. Louis, MO 63102
Main: 314.621.4343
Fax: 314.621.0261
fox@fox-arch.com
www.fox-arch.com

Missouri Certificate of Authority
Fox, Inc. dba Fox Architects - #000511

Contractor
Midas Construction
Chris Shinkle

Architect
Fox Architects
Adnan Omeragic

MEP Engineer
Engenuity
Marcus Eckstein

Structural Engineer
SSC Engineering
Matt Gibbins

Civil Engineer
Engenuity
Sean Ackley

Fire Protection
Company
Name

THE PROFESSIONAL ENGINEER'S SEAL AFFIXED TO THIS SHEET APPLIES ONLY TO THE MATERIAL AND ITEMS SHOWN ON THIS SHEET. ALL DRAWINGS, INSTRUMENTS OR OTHER DOCUMENTS NOT EXHIBITING THIS SEAL SHALL NOT BE CONSIDERED PREPARED BY THIS ENGINEER, AND THIS ENGINEER EXPRESSLY DISCLAIMS ANY AND ALL RESPONSIBILITY FOR SUCH PLAN, DRAWINGS OR DOCUMENTS NOT EXHIBITING THIS SEAL.
THIS DRAWING AND THE DETAILS ON IT ARE THE SOLE PROPERTY OF THE ENGINEER AND MAY BE USED FOR THE SPECIFIC PROJECT ONLY. IT SHALL NOT BE LOANED, COPIED OR REPRODUCED, IN WHOLE OR IN PART, OR FOR ANY OTHER PURPOSE OR PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. Copyright © 2022 by ENGENUITY, LLC



12/02/2022
Sean M. Ackley
MO# PE-2009018679



Project: Dardenne Luxury Apartments on the Prairie - Building 6
Project Status: 210 Dogwood Prairie Drive, Dardenne Prairie, MO 63368
Sheet Title: UTILITY PLAN

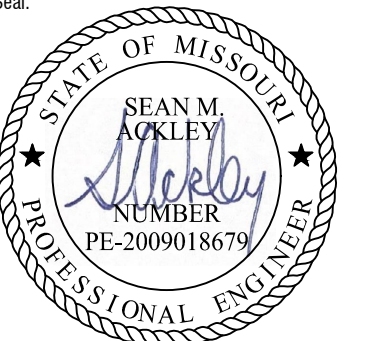
Issued for Construction

REVISIONS		
No.	Description	Date

THE PROFESSIONAL ENGINEERS SEAL AFFIXED TO THIS SHEET APPLIES ONLY TO THE MATERIAL AND ITEMS SHOWN ON THIS SHEET. ALL DRAWINGS, INSTRUMENTS OR OTHER DOCUMENTS NOT EXHIBITING THIS SEAL SHALL NOT BE CONSIDERED PREPARED BY THIS ENGINEER, AND THIS ENGINEER EXPRESSLY DISCLAIMS ANY AND ALL RESPONSIBILITY FOR SUCH PLAN, DRAWINGS OR DOCUMENTS NOT EXHIBITING THIS SEAL.

THIS DRAWING AND THE DETAILS ON IT ARE THE SOLE PROPERTY OF THE ENGINEER AND MAY BE USED FOR THE SPECIFIC PROJECT ONLY. IT SHALL NOT BE LOANED, COPIED OR REPRODUCED, IN WHOLE OR IN PART, OR FOR ANY OTHER PURPOSE OR PROJECT WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. Copyright © 2022 by ENGENUITY, LLC

Professional Seal:



12/02/2022
Sean M. Ackley
MO# PE-2009018679



GENERAL NOTES

- A. LANDSCAPE PLANTINGS AND QUANTITIES SHOWN FOR PLANNING AND ZONING PURPOSES ONLY AND NOT FOR CONSTRUCTION.
- B. ALL TREE PLANTINGS SHALL BE INSTALLED AND MAINTAINED AS DESCRIBED IN "ARBORICULTURAL SPECIFICATIONS AND STANDARD OF PRACTICE".
- C. ALL LANDSCAPE MATERIAL SHALL BE HEALTHY AND IN PLACE PRIOR TO ISSUANCE OF FINAL OCCUPANCY PERMIT.
- D. ALL PLANTINGS SHALL BE INSTALLED PER TREE PLANTING DETAILS FROM FINAL PLAN DATED 05-05-2022.

Project: Dardenne Luxury Apartments on the Prairie - Building 6
Project Status: 210 Dogwood Prairie Drive, Dardenne Prairie, MO 63368
Sheet Title: LANDSCAPE PLAN

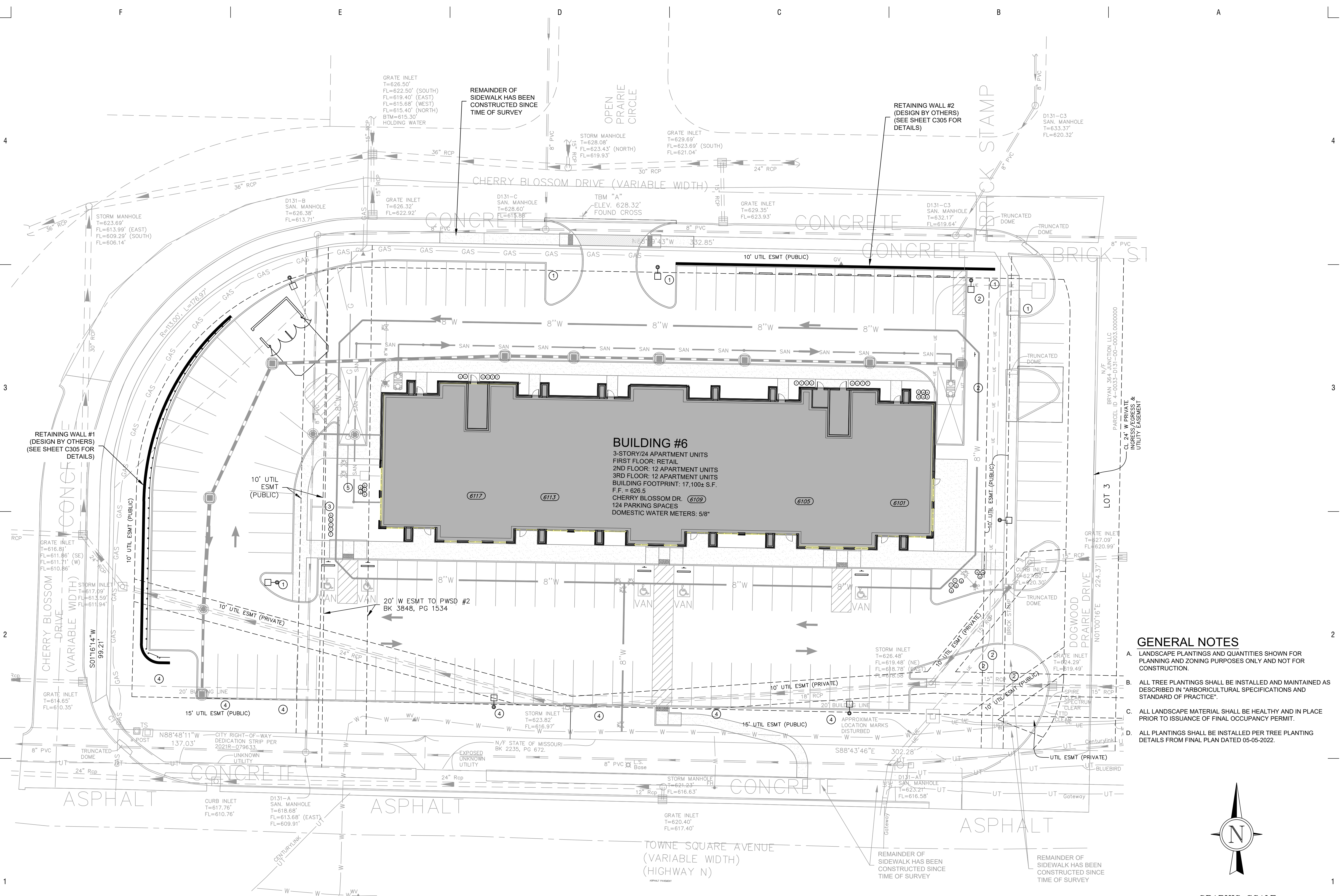
Issued for Construction

REVISIONS

No.	Description	Date

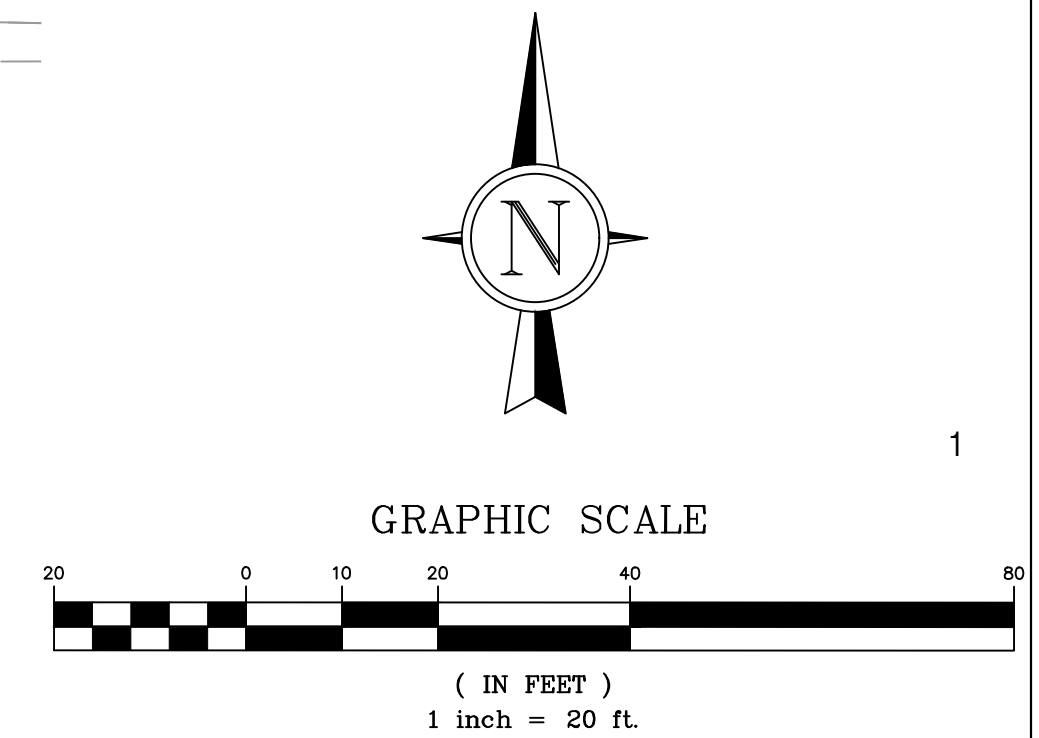
Project No. 22-0275

Sheet No. L100



TREE PLANTING SCHEDULE						PLANT CREDIT	
SYMBOL	QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	CREDIT	SUBTOTAL	
1	5	ACER SACHRUM	RED MAPLE	1.5" CAL.	400	2000	
2	5	CARPINUS BETULUS	UPRIGHT HORNBEAM	1.5" CAL.	300	1500	
3	1	LIRIODENDRON TULIPIFERA	TULIP TREE	1.5" CAL.	400	400	
4	7	ZELKOVA SERRATA	JAPANESE ZELKOVA	1.5" CAL.	300	2100	
5	1	CERCIS CANADENSIS	REDBUD	1.5" CAL.	200	200	
CREDITS PROVIDED FOR BUILDING 6 =						6,200	

SHRUBS, GRASSES & PERENNIALS PLANTING SCHEDULE					
SYMBOL	QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	
a	5	BUXUX JAPONICA "WINTERGEM"	BOXWOOD	18-20"	5 GAL.
b	5	JUNIPER "SKYROCKET"	SKYROCKET JUNIPER	4-5' TALL	7 GAL.
c	8	JUNIPERUS PFITZERIANA "GOLD COAST"	GOLD TIP JUNIPER	18-24"	5 GAL.
d	2	LLEX MESERVEAE "BLUE PRINCESS"	BLUE HOLLY	20-24"	5 GAL.
e	2	CALLICARPA AMERICANA	BEAUTY BERRY	18-24"	5 GAL.
f	11	PHYSOCARPUS OPUULIFOLIUS "DIABOLO"	NINE BARK	18-24"	5 GAL.
g	5	ROSA MEIDRIFORA	CORAL DRIFT ROSE	18-24"	3 GAL.



ITEMS SCHEDULED FOR DEMOLITION HAVE BEEN REMOVED FOR CLARITY