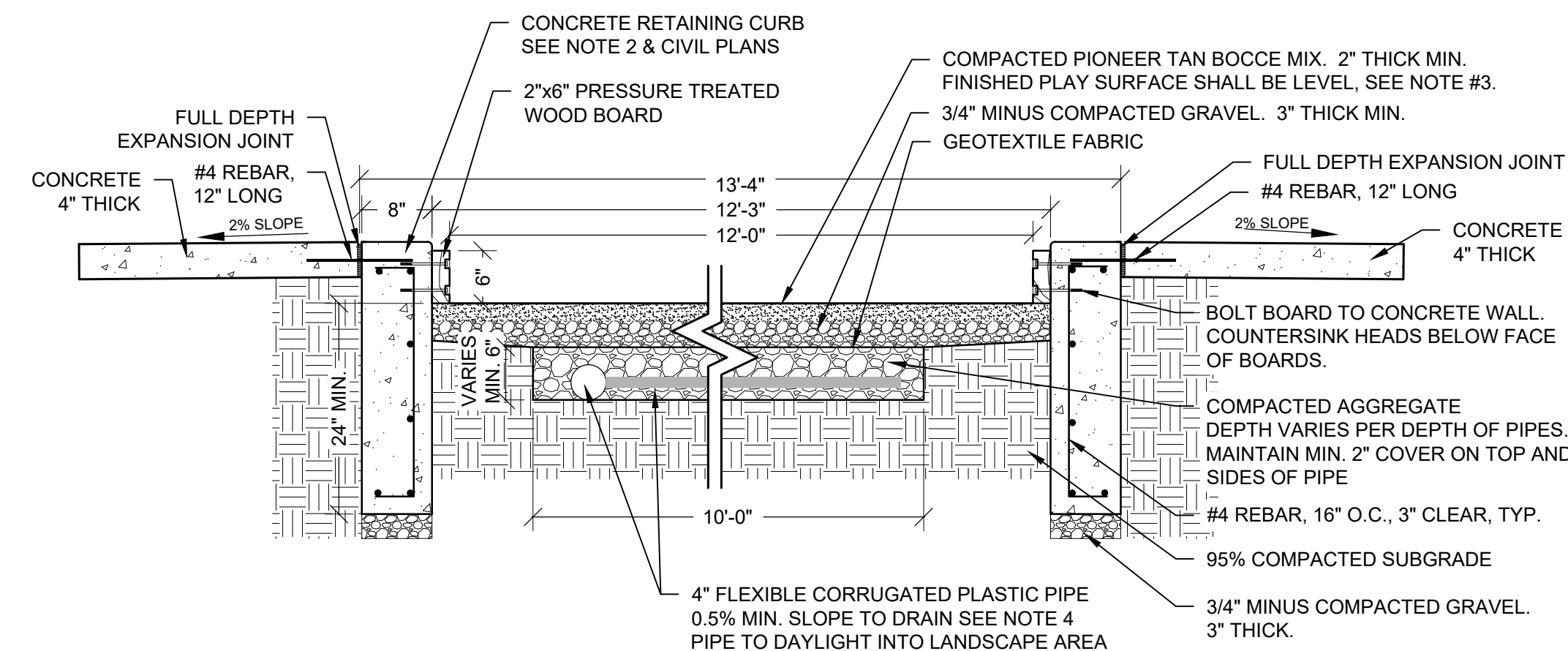
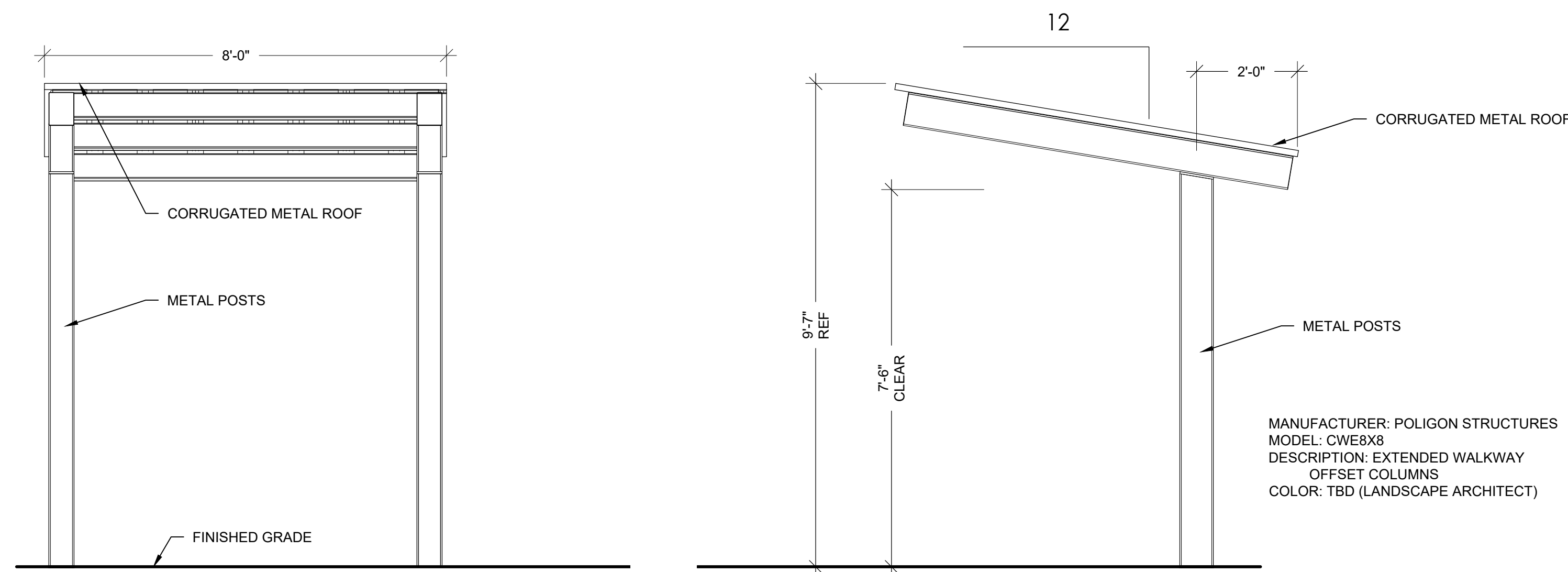


A BOCCE COURTS - PLAN
SCALE: 1"=10'-0"

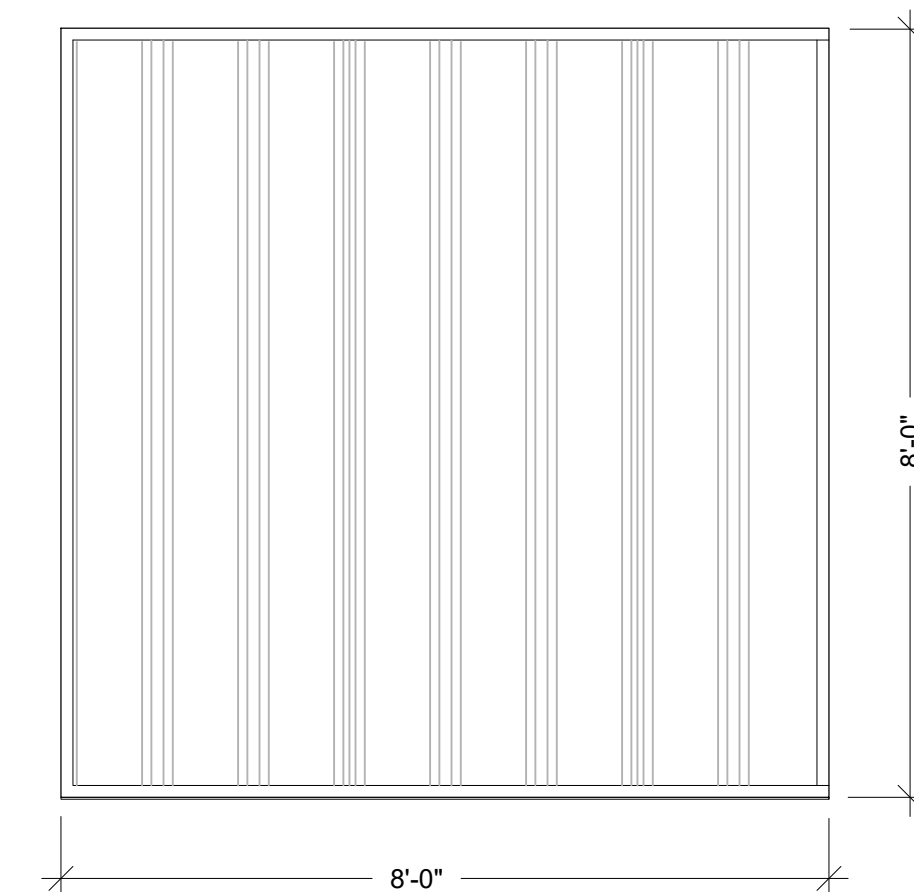


B BOCCE COURT - SECTION
SCALE: 3/4"=1'-0"

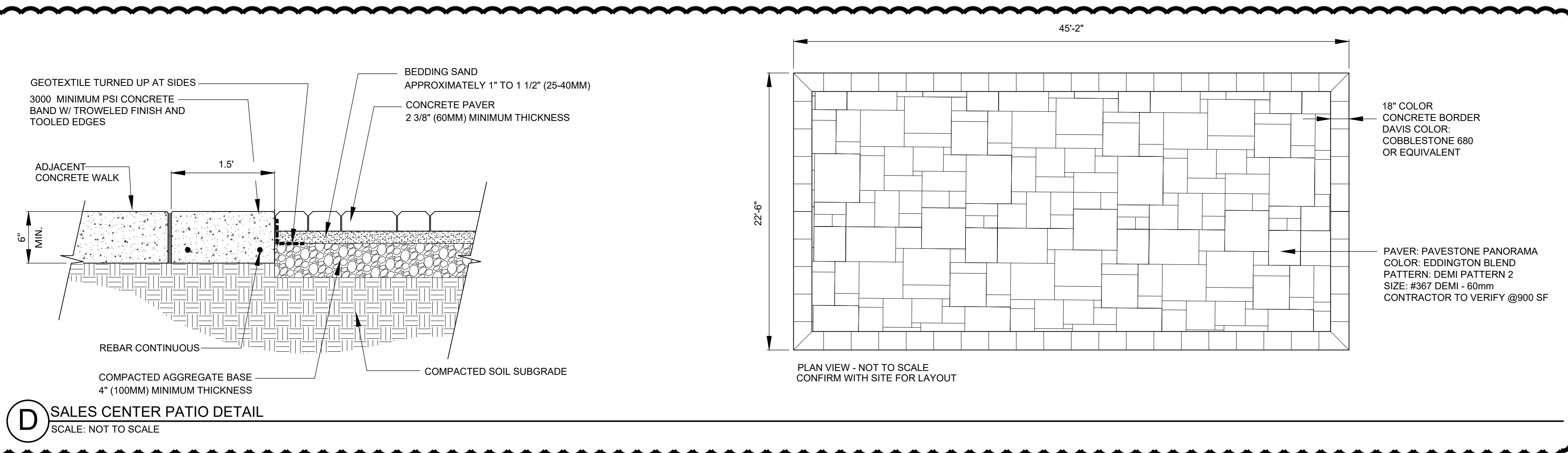
- NOTES**
1. BOCCE COURT MIX AVAILABLE THROUGH PIONEER SAND & GRAVEL. PHONE: (866) 600-0652. ANY SUBSTITUTIONS TO BE SUBMITTED TO AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
 2. TOP OF CONCRETE CURB AROUND THE PERIMETER OF THE BOCCE COURT SHALL BE SET AT A SINGLE ELEVATION (LEVEL).
 3. PLAY SURFACE SHALL BE LEVEL IN ALL DIRECTIONS.
 4. DRAIN PIPE TO BE SLOPED FOR PROPER DRAINAGE, DEPTH FROM PLAY SURFACE WILL VARY.



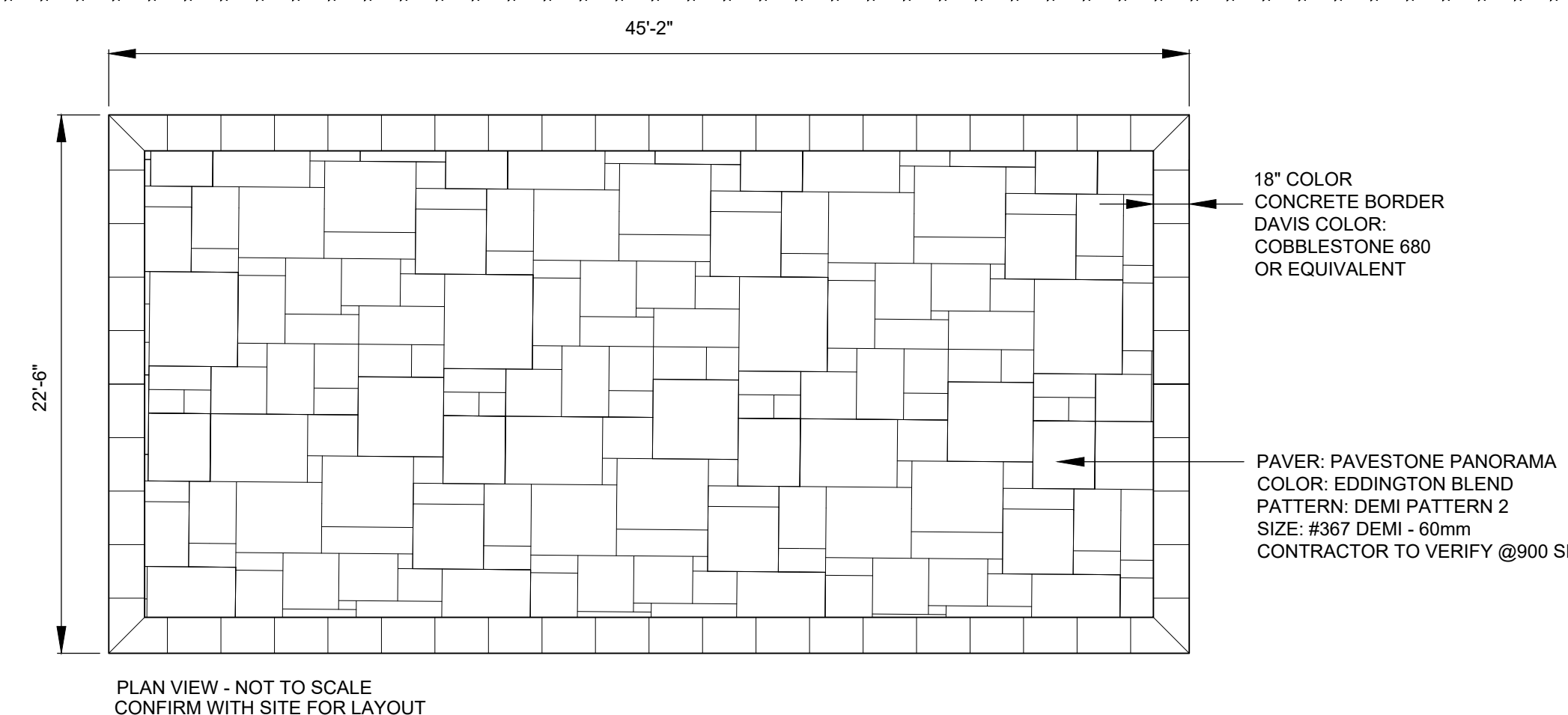
C CANTILEVERED SHADE STRUCTURE @ BOCCE, QTY: 4
SCALE: 1/2"=1'-0"



MANUFACTURER: POLIGON STRUCTURES
MODEL: CWB8X8
DESCRIPTION: EXTENDED WALKWAY
OFFSET COLUMNS
COLOR: TBD (LANDSCAPE ARCHITECT)



D SALES CENTER PATIO DETAIL
SCALE: NOT TO SCALE



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GREEN VALLEY RANCH EAST ACTIVE ADULT CLUBHOUSE CONTEXTUAL SITE PLAN DETAILS: BOCCE COURT

PROFESSIONAL STAMP

PROJECT #: 171053
DRAWN BY: LAI
CHECKED BY: JC

ISSUE RECORD

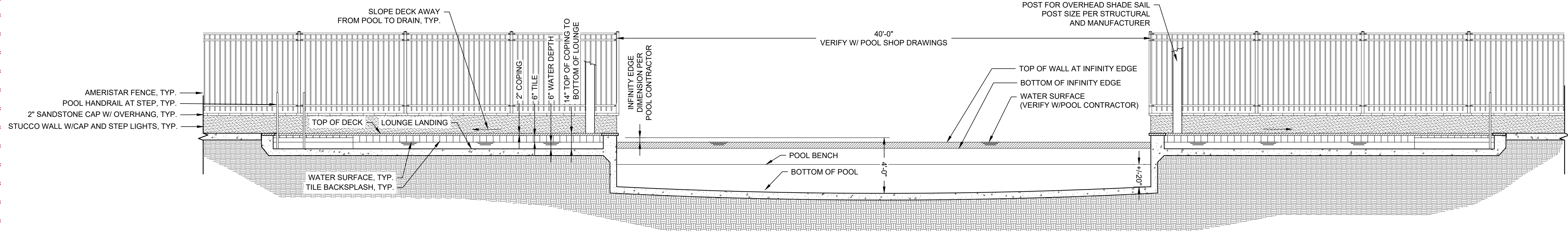
CSP #1	09/21/2018
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AMENDMENT #2 (2)	01/11/2022

SHEET NUMBER

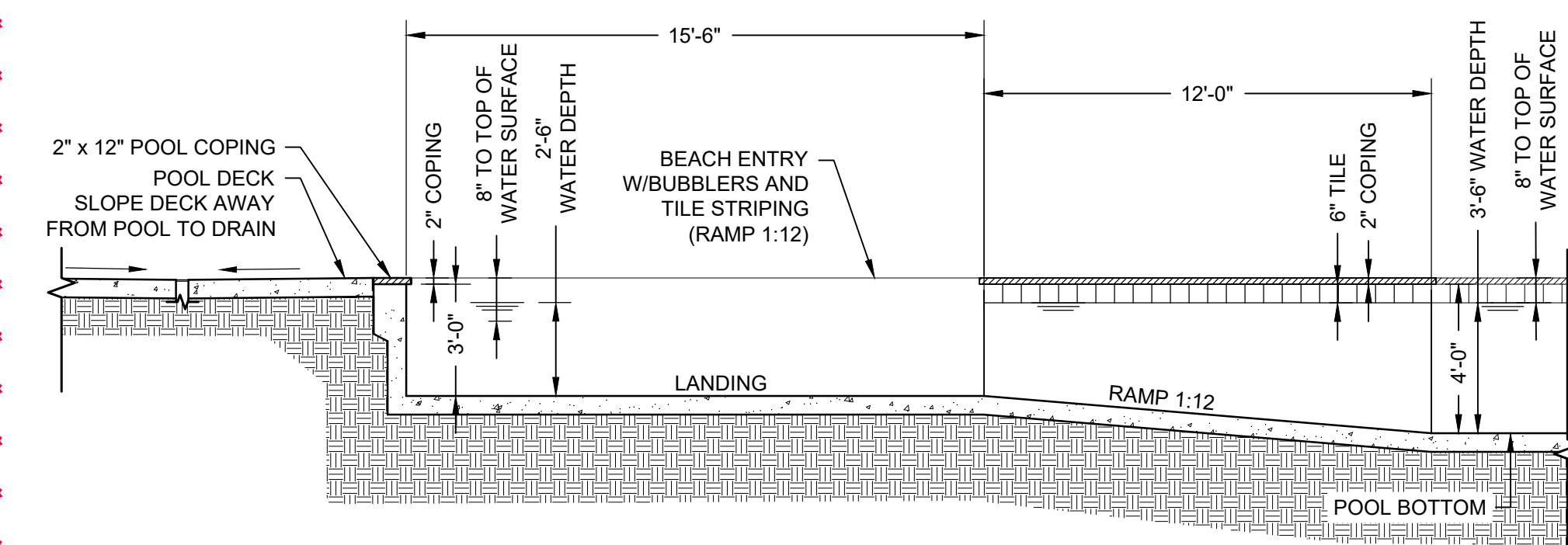
15

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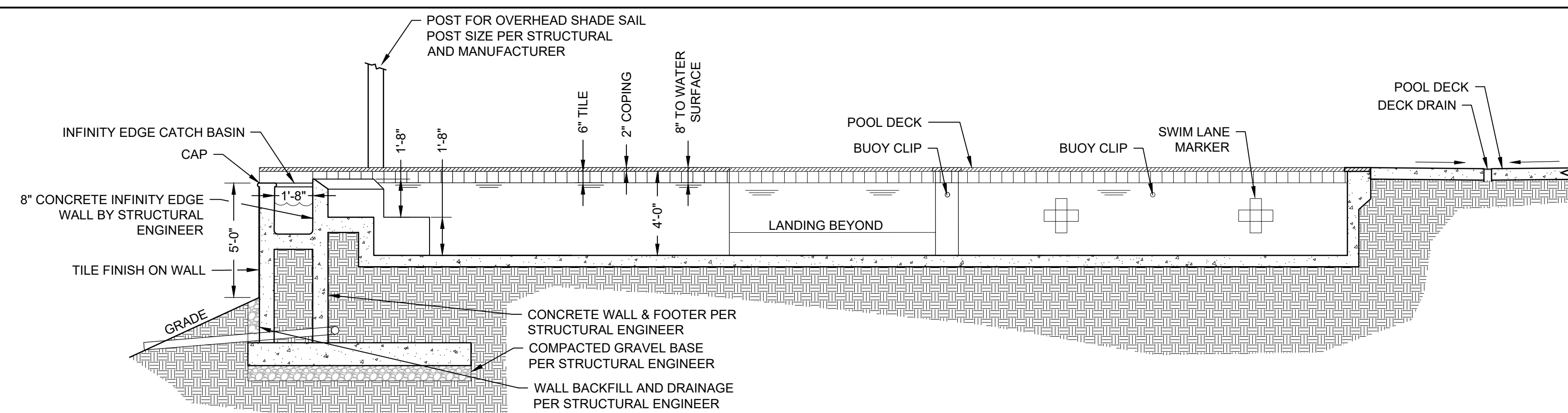
NOT FOR CONSTRUCTION



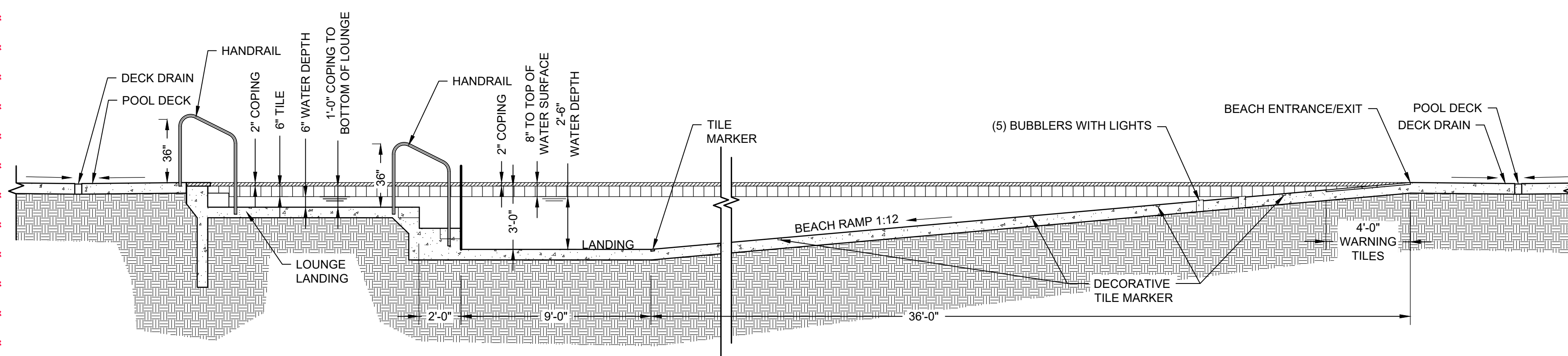
A POOL ELEVATION
SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



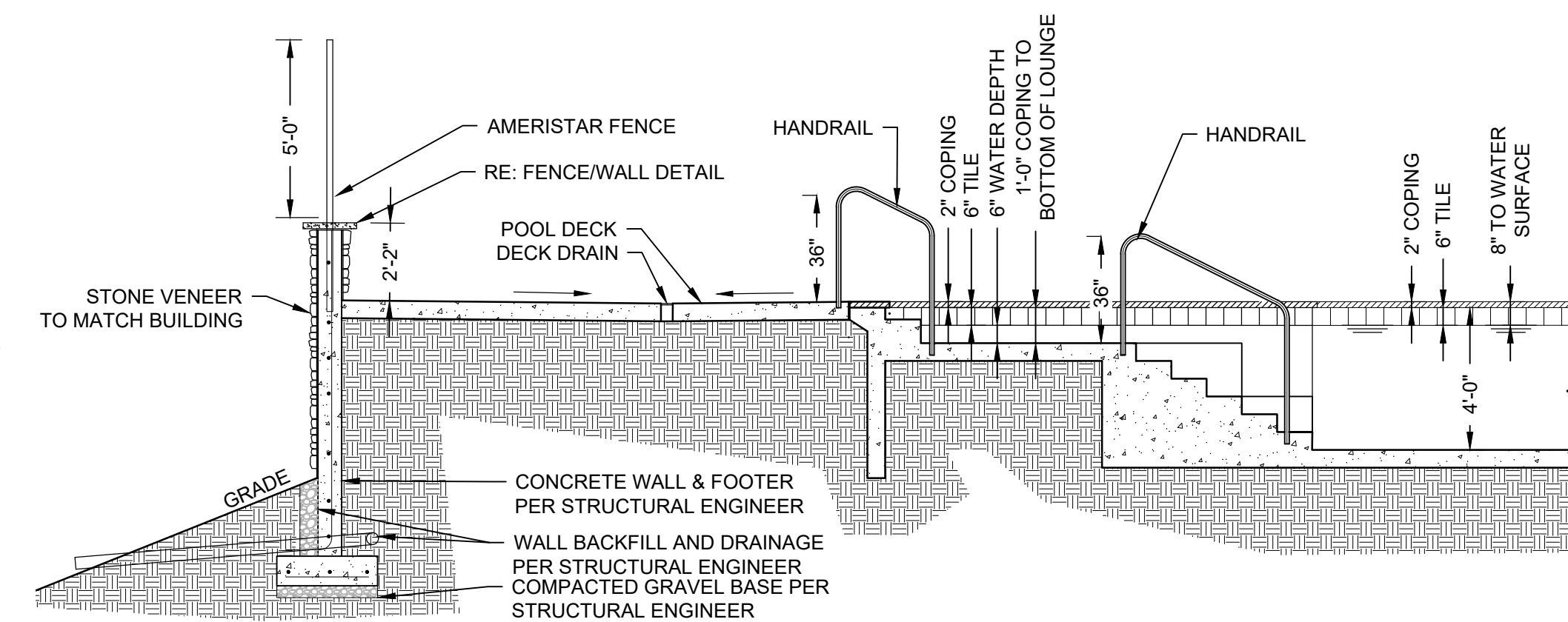
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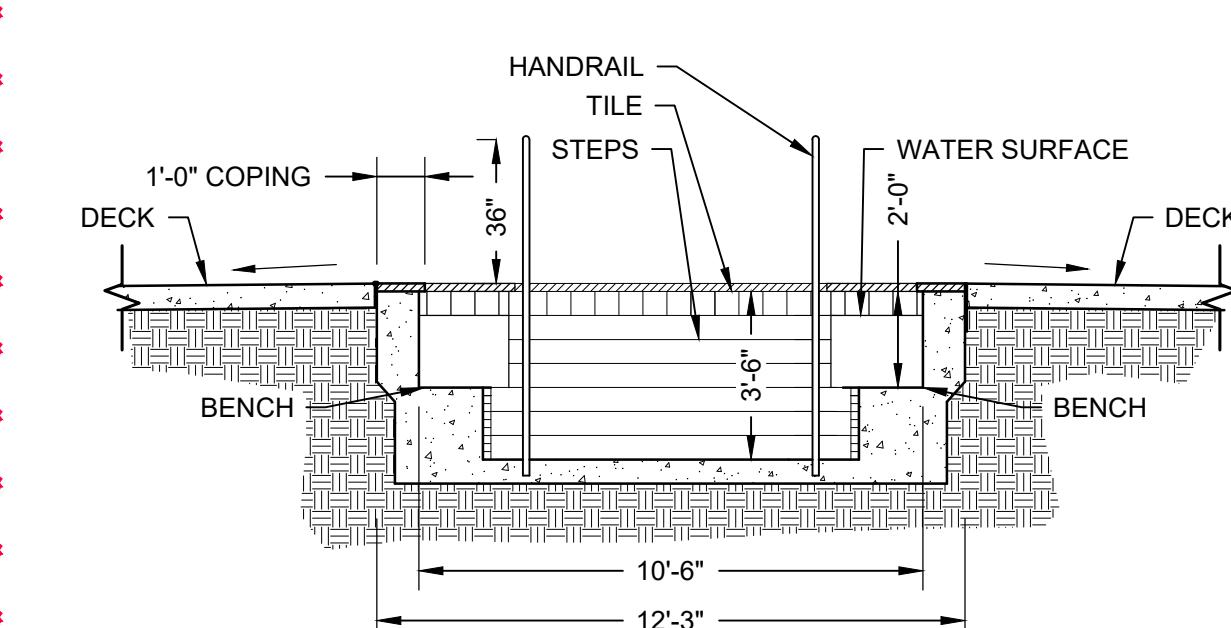
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SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



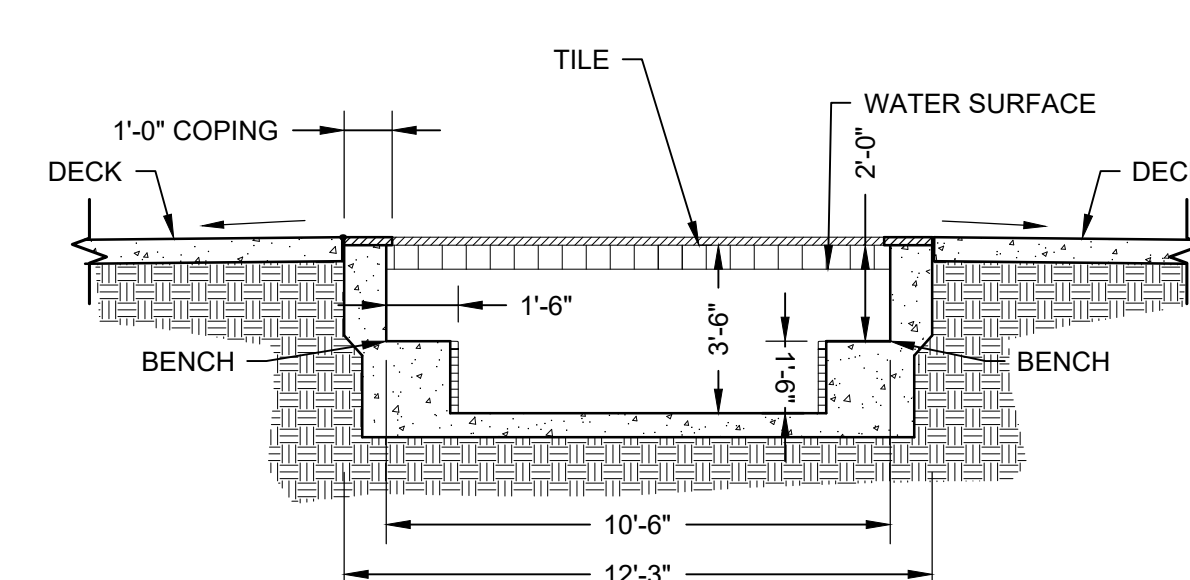
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SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



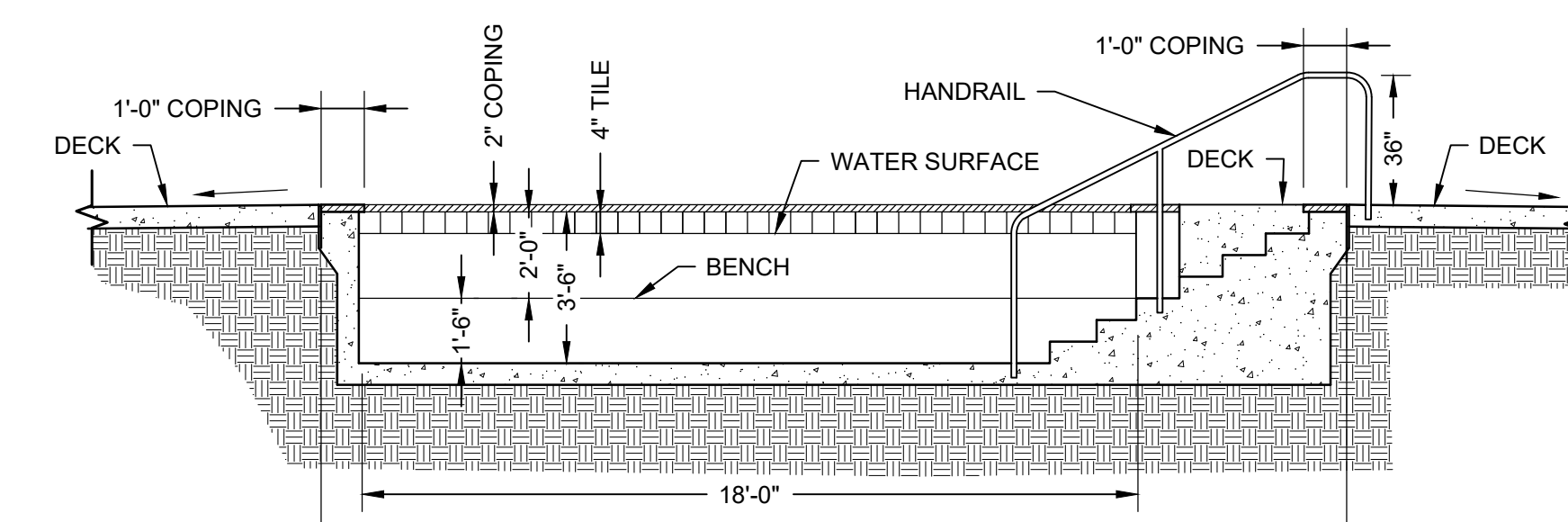
E POOL SECTION
SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



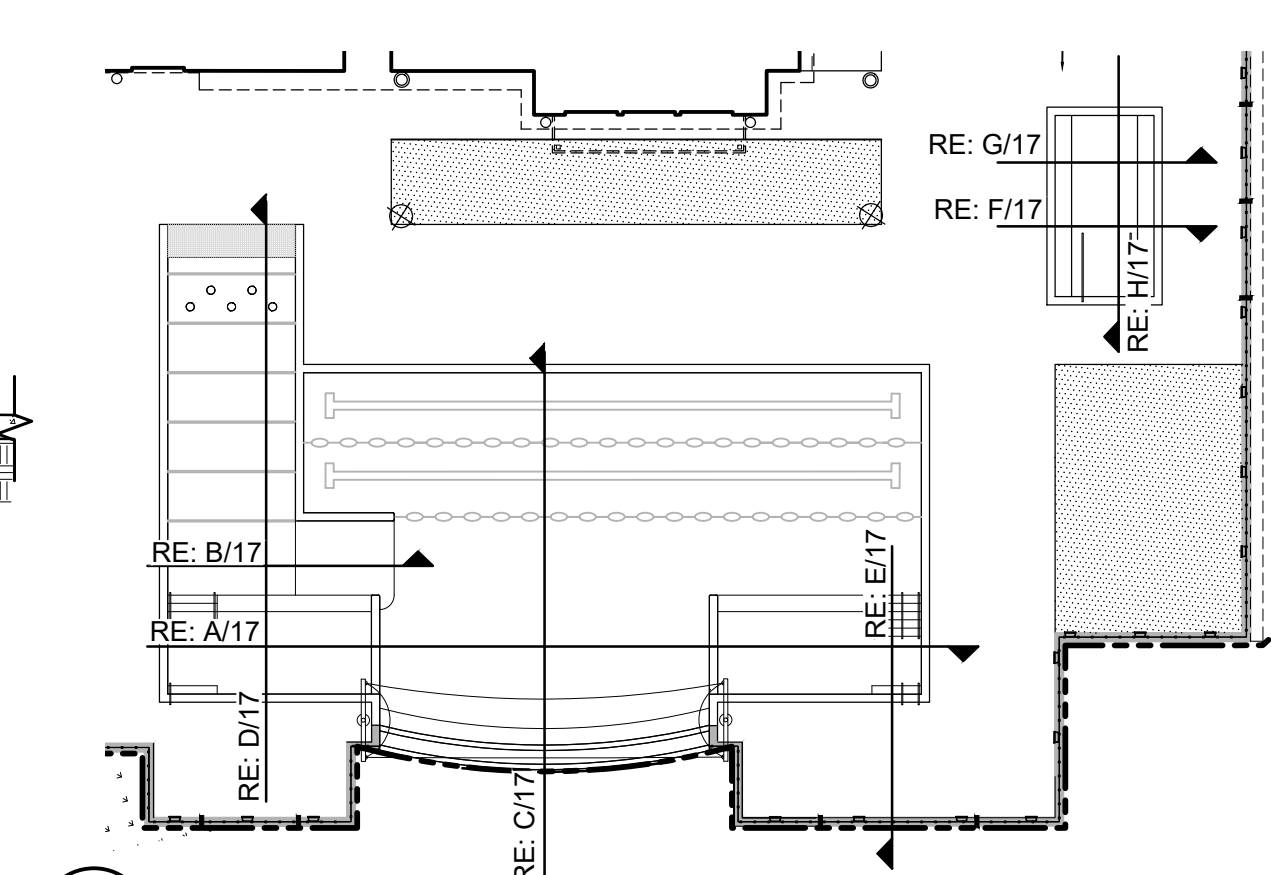
F HOT TUB SECTION
SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



G HOT TUB SECTION
SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



H HOT TUB SECTION
SCALE: ILLUSTRATIVE ONLY - CONSTRUCT PER POOL CONTRACTOR



H SECTION KEY MAP
SCALE: NOT TO SCALE

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ACTIVE ADULT CLUBHOUSE
CONTEXTUAL SITE PLAN
DETAILS: POOL

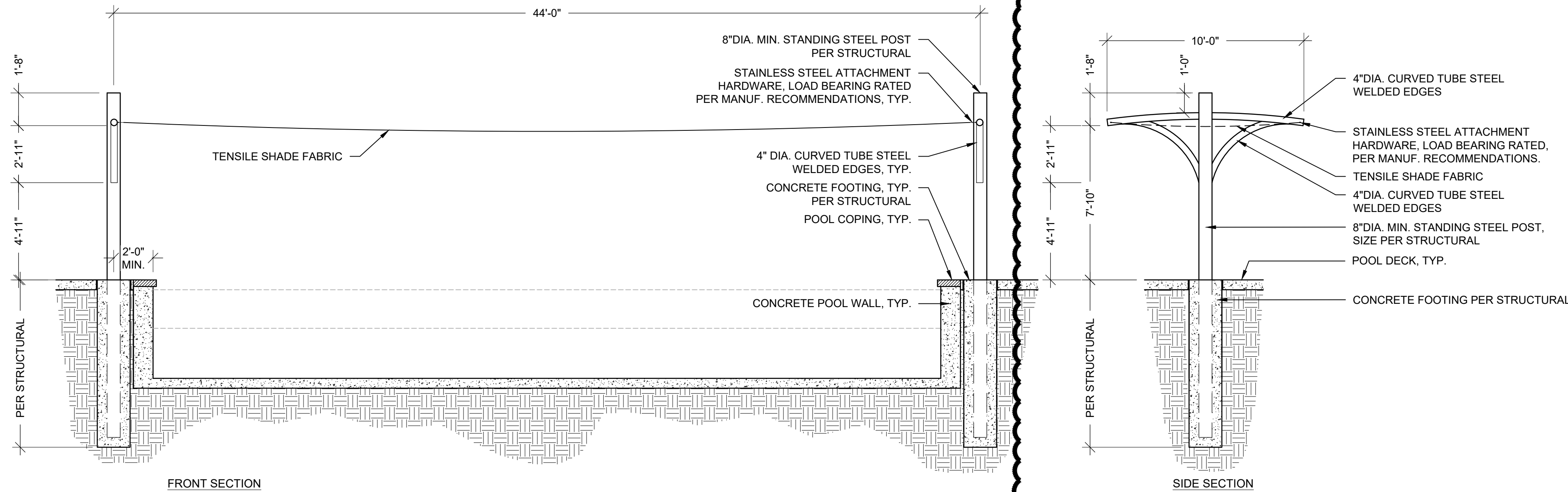
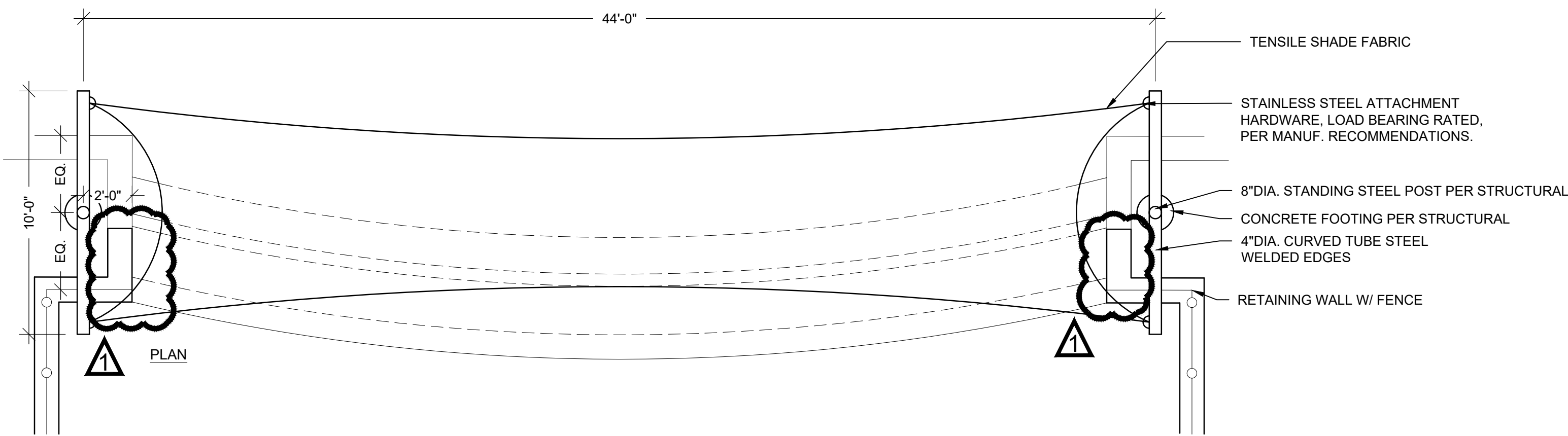
PROFESSIONAL STAMP

PROJECT #:	171053
DRAWN BY:	LAI
CHECKED BY:	JC
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AMENDMENT #2 (2)	01/11/2022

SHEET NUMBER

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- NOTES:
1. INSTALLATION OF SHADE SAILS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATION AND WARRANTY QUALIFICATIONS.
 2. FABRIC SHADES TO BE TAKEN DOWN OCTOBER 1ST THROUGH MAY 1ST EACH YEAR TO MAINTAIN FABRIC STRUCTURE AND QUALITY.
 3. FABRIC HEIGHT CONNECTIONS AT POLES AS SHOWN ON PLAN.
 4. CONTRACTOR TO PROVIDE ENGINEERED SHOP DRAWINGS PRIOR TO INSTALLATION.
 5. FRAME AND FABRIC COLOR TBD

A SHADE SAIL STRUCTURE @ POOL
SCALE: 1/4"=1'-0"

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DETAILS: POOL

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18

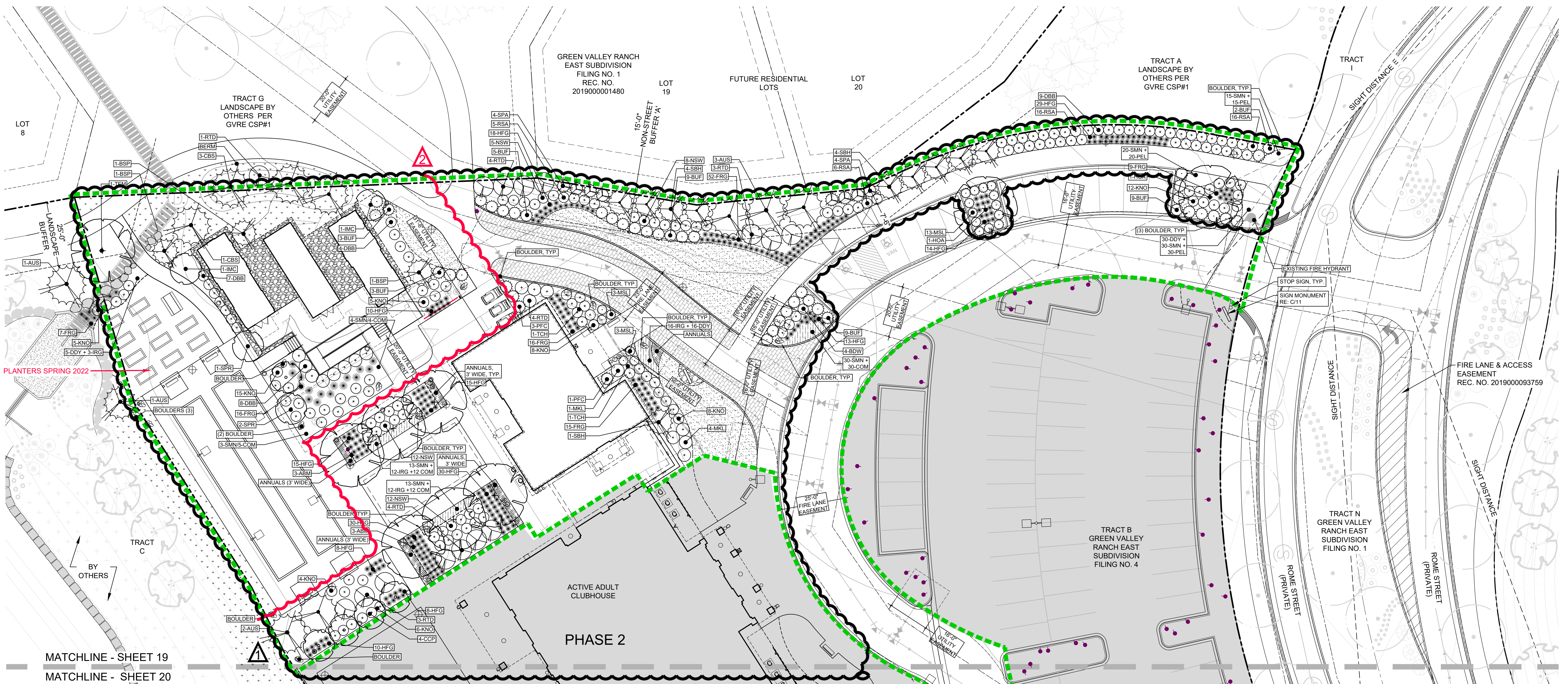
18 OF 28

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GREEN VALLEY RANCH EAST ACTIVE ADULT CLUBHOUSE 2018-6053-00

NOT USED

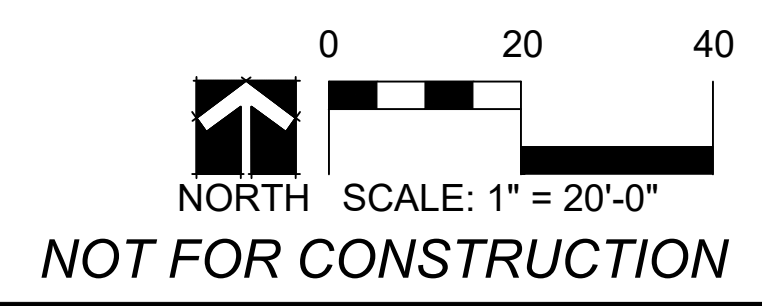
B NOT USED
SCALE: NOT USED



LANDSCAPE LEGEND

- | | |
|-------------------------------------|---------------------------|
| --- TRACT BOUNDARY | DECIDUOUS SHADE TREE |
| --- PHASE 1 BOUNDARY | DECIDUOUS ORNAMENTAL TREE |
| --- PHASE 2 | EVERGREEN TREE |
| --- EASEMENT (LABELED ON PLAN) | DECIDUOUS SHRUBS |
| --- SIGHT DISTANCE TRIANGLE | EVERGREEN SHRUBS |
| --- ROLL TOP EDGER | ORNAMENTAL GRASSES |
| BOULDER | PERENNIALS |
| --- FENCE | TURF |
| GATE | NATIVE SEED |
| LIGHT FIXTURES (NOT SHOWN TO SCALE) | ANNUALS |
| FIRE HYDRANT | COBBLE |
| CONDENSERS | ARTIFICIAL TURF |
| | GRASSCRETE PAVERS |

NOTE: TREES SHALL NOT BE PLANTED WITHIN UTILITY EASEMENTS AND MUST BE A MINIMUM OF 10' FROM UTILITY/SEWER LINES.



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GREEN VALLEY RANCH EAST ACTIVE ADULT CLUBHOUSE CONTEXTUAL SITE PLAN LANDSCAPE PLAN: PHASE 1

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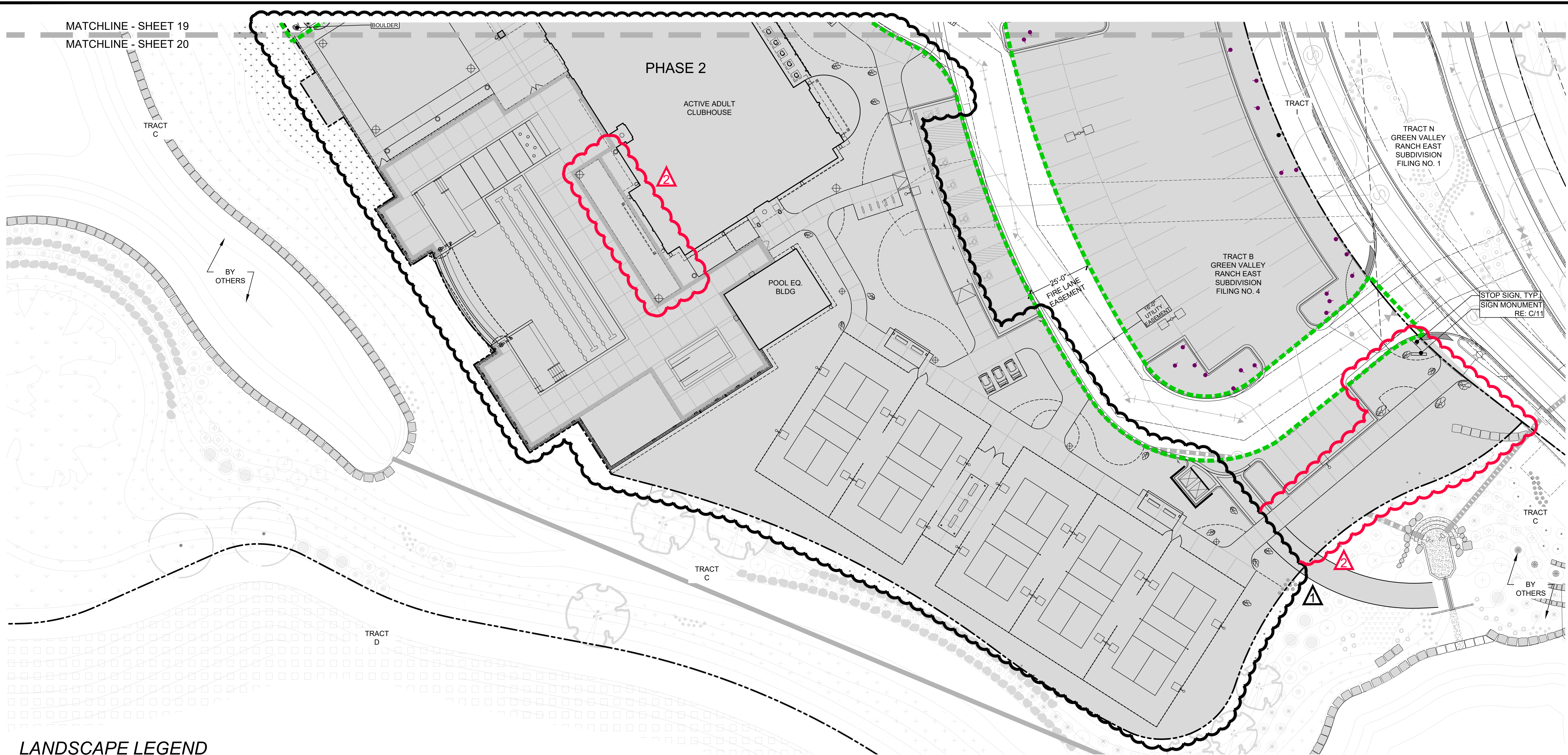
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LANDSCAPE LEGEND

TRACT BOUNDARY	DECIDUOUS SHADE TREE
PHASE 1 BOUNDARY	DECIDUOUS ORNAMENTAL TREE
PHASE 2	EVERGREEN TREE
EASEMENT (LABELED ON PLAN)	DECIDUOUS SHRUBS
SIGHT DISTANCE TRIANGLE	EVERGREEN SHRUBS
ROLL TOP EDGER	ORNAMENTAL GRASSES
BOULDER	PERENNIALS
FENCE	TURF
GATE	NATIVE SEED
LIGHT FIXTURES (NOT SHOWN TO SCALE)	ANNUALS
FIRE HYDRANT	COBBLE
CONDENSERS	ARTIFICIAL TURF
	GRASSCRETE PAVERS

NOTE: TREES SHALL NOT BE PLANTED WITHIN UTILITY EASEMENTS AND MUST BE A MINIMUM OF 10' FROM UTILITY/SEWER LINES.

0 20 40
NORTH
SCALE: 1" = 20'-0"
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CONTEXTUAL SITE PLAN
LANDSCAPE PLAN: PHASE 1

PROFESSIONAL STAMP

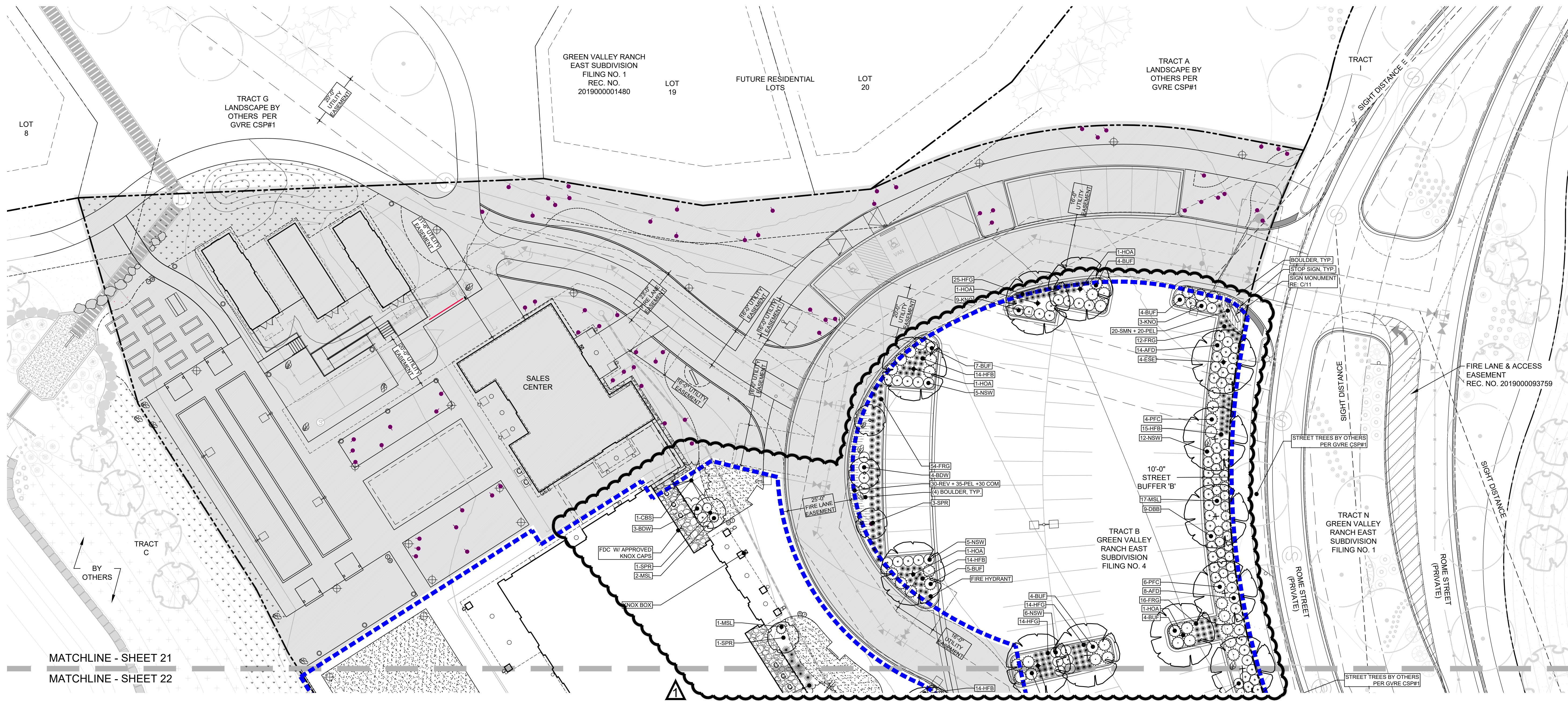
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SHEET NUMBER

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20 OF 28



--- TRACT BOUNDARY

--- PHASE 2 BOUNDARY

--- PHASE 1

--- EASEMENT (LABELED ON PLAN)

--- SIGHT DISTANCE TRIANGLE

--- ROLL TOP EDGER

BOULDER

FENCE

GATE

LIGHT FIXTURES (NOT SHOWN TO SCALE)

FIRE HYDRANT

CONDENSERS

DECIDUOUS SHADE TREE

DECIDUOUS ORNAMENTAL TREE

EVERGREEN TREE

DECIDUOUS SHRUBS

EVERGREEN SHRUBS

ORNAMENTAL GRASSES

PERENNIALS

TURF

NATIVE SEED

ANNUALS

COBBLE

ARTIFICIAL TURF

GRASSCRETE PAVERS (PHASE 1 ONLY)

NOTE: TREES SHALL NOT BE PLANTED WITHIN UTILITY EASEMENTS AND MUST BE A MINIMUM OF 10' FROM UTILITY/SEWER LINES.

02040

NORTH

SCALE: 1" = 20'-0"

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CONTEXTUAL SITE PLAN
LANDSCAPE PLAN: PHASE 2

PROFESSIONAL STAMP

PROJECT #:

171053

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ISSUE RECORD

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09/21/2018

CSP #2

06/11/2019

CSP #3

08/02/2019

CSP #4

09/26/2019

TECHNICAL REVIEW #2

11/07/2019

FOR MYLAR

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AMENDMENT #1

06/05/2020

AMENDMENT #1 (2)

07/24/2020

AMENDMENT #1 (3)

08/21/2020

AMENDMENT #2 (1)

12/01/2021

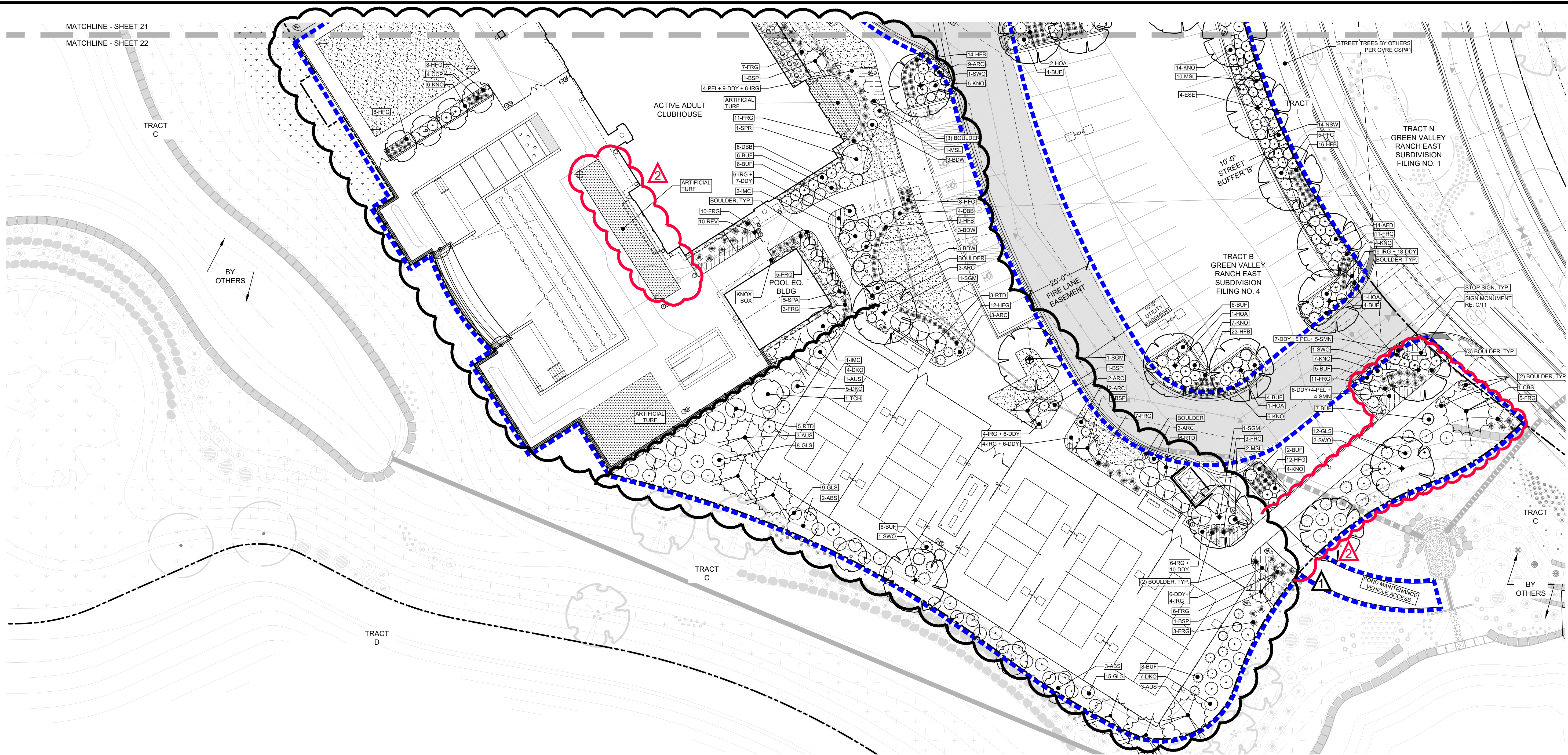
AMENDMENT #2 (2)

01/11/2022

SHEET NUMBER

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PLANTING SCHEDULE (FULL BUILD-OUT QUANTITIES FOR SITE)

SYM	QTY	COMMON NAME	BOTANICAL NAME	SIZE	WATER USAGE
DECIDUOUS TREES					
				B&B	
ABM	6	AUTUMN BLAZE MAPLE	ACER X FREEMANII 'JEFFERSRED'	2.5" CAL.	LOW
ESE	8	EMERALD SUNSHINE ELM	ULMUS PROPINQUA 'JFS-BEIBERICH'	2.5" CAL.	LOW
HOA	12	HERITAGE OAK	QUERCUS X MACDANIELLI 'CLEMONS'	2.5" CAL.	MED
SGM	12	SIENA GLEN MAPLE	ACER X FREEMANII 'SIENNA'	2.5" CAL.	MED
SWO	5	SWAMP WHITE OAK	QUERCUS BICOLOR	2.5" CAL.	LOW
TEM	1	TRIUMPH ELM	ULMUS 'MORTON GLOSY'	2.5" CAL.	LOW
ORNAMENTAL TREES					
				B&B	
ABS	5	AUTUMN BRILLIANCE SERVICEBERRY	AMELANCHIER X GRANDIFLORA	6' CLUMP	MED
CCP	8	CHANTICLEER PEAR	PYRUS CALLERYANA	2" CAL.	MED
IMC	5	INDIAN MAPLE CRABAPPLE	MALUS 'INDIAN SUMMER'	2" CAL.	LOW
TCH	3	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUS-GALLI 'INERMIS'	2" CAL.	LOW
SPR	9	SPRING SNOW CRABAPPLE	MALUS X 'SPRING SNOW'	2" CAL.	LOW
EVERGREEN TREES					
				B&B	
AUS	14	AUSTRIAN PINE	PINUS EDULIS	6' HT. MIN.	LOW
BSP	7	BAKERI SPRUCE	PICEA PUNGENS GLAUCA	5' HT. MIN.	LOW
CBS	6	COLORADO BLUE SPRUCE	PICEA PUNGENS	6' HT. MIN.	LOW
SBH	9	BLACK HILLS SPRUCE	PICEA GLAUCA 'DENSATA'	5' HT. MIN.	MED
SPA	13	SPARTAN JUNIPER	JUNIPERUS CHINENSIS 'SPARTAN'	5' HT. MIN.	LOW
EVERGREEN SHRUBS					
ARC	22	ARCADIA JUNIPER	JUNIPERUS SABINA 'ARCADIA'	5 GAL	LOW
BUF	126	BUFFALO JUNIPER	JUNIPERUS SABINA 'BUFFALO'	5 GAL	LOW
MSL	52	SLOWMOUND MUGO PINE	PINUS MUGO 'SLOWMOUND'	6 GAL	LOW
PFC	19	COMPACT PFITZER	JUNIPERUS X MEDIA 'PFITZERANA COMPACT'	5 GAL	LOW

SYM	QTY	COMMON NAME	BOTANICAL NAME	SIZE	WATER USAGE
DECIDUOUS SHRUBS					
AFD	36	ARCTIC FIRE DOGWOOD	CORNUS STOLONIFERA 'FARROW'	5 GAL	MED
BDW	20	DWARF BUTTERFLY BUSH	BUDDLEIA DAVIDII VAR.	5 GAL	LOW
DBB	49	DWARF BURNING BUSH	EUONYMUS ALATUS 'COMPACTA'	5 GAL	LOW
DKO	16	DWARF KOREAN LILAC	SYRINGA MEYERI 'PALIBIN'	5 GAL	LOW
GLS	44	GRO-LOW FRAGRANT SUMAC	RHUS AROMATICA 'GROW-LOW'	5 GAL	LOW
KNO	128	KNOCKOUT ROSE	ROSA 'RADRAZZ'	5 GAL	LOW
MKL	5	MISS KIM LILAC	SYRINGA PATULA 'MISS KIM'	5 GAL	LOW
NSW	79	SUMMER WINE NINEBARK	PHYSOCARPUS OPULIFOLIUS 'SEWARD'	5 GAL	MED
RSA	43	RUSSIAN SAGE	PETROVSKIA ARTIPLICIFOLIA	5 GAL	LOW
RTD	33	RED TWIG DOGWOOD	CORNUS SERICEA 'BAILEY'	5 GAL	LOW
ORNAMENTAL GRASSES #1 OR #5					
FRG	279	KARL FOERSTER FEATHER REED GRASS	C. ACUTIFLORA 'KARL FOERSTER'	1 GAL	LOW
HFG	301	FOUNTAIN GRASS, HARDY 'HAELIN'	PENNISETUM ALOPECUROIDES 'HAELIN'	1 GAL	LOW
HFB	105	HARDY 'LITTLE BUNNY' FOUNTAIN GRASS	PENNISETUM ALOPECUROIDES 'LITTLE BUNNY'	1 GAL	LOW
RSG	0	RED SWITCH GRASS	PANICUM VIRGATUM 'SHENANDOAH'	1 GAL	LOW
PERENNIALS #1 (no TE credit)					
COM	93	COREOPSIS VERTICILLATA 'MOONBEAM'	MOONBEAM COREOPSIS	1 GAL	LOW
DDY	126	STELLA D'ORO DWARF DAYLILY	HEMEROCALLIS 'STELLA D'ORO'	1 GAL	LOW
IRG	94	GERMAN BEARDED IRIS - MIX	IRIS GERMANICA VAR.	1 GAL	LOW
PEL	133	ELFIN PINK PENSTEMON	PENSTEMON BARBATUS 'ELFIN PINK'	1 GAL	LOW
REV	40	RED VALERIAN	CENTRANTHUS RUBER	1 GAL	LOW
SMN	157	MAY NIGHT SAGE	SALVIA SYLVESTRIS X 'MAINACHT'	1 GAL	LOW

LANDSCAPE LEGEND

--- TRACT BOUNDARY

--- PHASE 2 BOUNDARY

--- PHASE 1

--- EASEMENT (LABELED ON PLAN)

--- SIGHT DISTANCE TRIANGLE

--- ROLL TOP EDGER

--- BOULDER

--- FENCE

--- GATE

--- LIGHT FIXTURES (NOT SHOWN TO SCALE)

--- FIRE HYDRANT

--- CONDENSERS

--- DECIDUOUS SHADE TREE

--- DECIDUOUS ORNAMENTAL TREE

--- EVERGREEN TREE

--- DECIDUOUS SHRUBS

--- EVERGREEN SHRUBS

--- ORNAMENTAL GRASSES

--- PERENNIALS

--- TURF

--- NATIVE SEED

--- ANNUALS

--- COBBLE

--- ARTIFICIAL TURF

--- GRASSCRETE PAVERS (PHASE 1 ONLY)

NOTE: TREES SHALL NOT BE PLANTED WITHIN UTILITY EASEMENTS AND MUST BE A MINIMUM OF 10' FROM UTILITY/SEWER LINES.

0 20 40

NORTH

SCALE: 1" = 20'-0"

NOT FOR CONSTRUCTION

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LANDSCAPE PLAN: PHASE 2

PROFESSIONAL STAMP

PROJECT #: 171053
DRAWN BY: LAI
CHECKED BY: JC

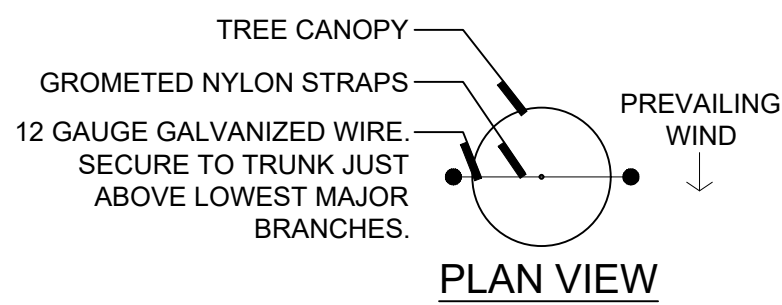
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SHEET NUMBER

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NOTES:
1) SCARIFY SIDES OF PLANTING PIT PRIOR TO SETTING TREE.
2) REMOVE ALL NURSERY STAKES.
3) WRAP TRUNK OF DECIDUOUS TREES FROM ROOT FLARE TO LOWEST MAJOR BRANCH.
4) FOR TREES OVER 3" CALIPER, USE THREE STAKES (DECIDUOUS TREES) OR DEADMEN (EVERGREEN TREES) SPACED EVENLY AROUND THE TREE.

MIN. 3" DEPTH MULCH RING (MULCH PER PLANTS) A MIN. OF 4" DIA. MULCH DO NOT PLACE MULCH IN CONTACT WITH TREE TRUNK

BACKFILL WITH BLEND AT EXISTING SOIL AND A MAX. OF 20% (BY VOLUME) ORGANIC MATERIAL WITH 1:1 SLOPE ON THE SIDES OF THE PLANTING HOLE

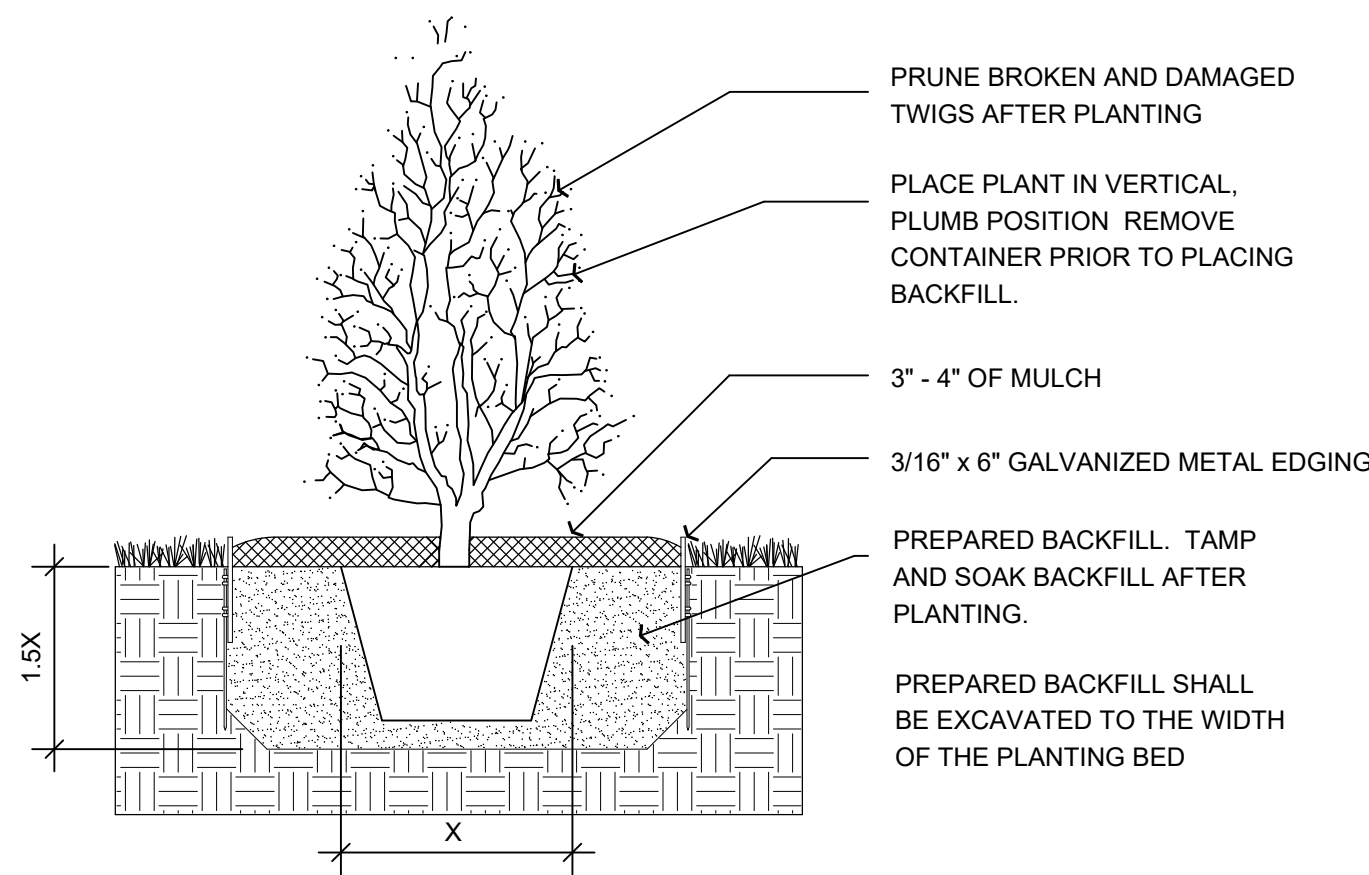
PRESSURE-TREATED WOOD DEADMAN, TWO PER TREE (MIN.). BURY OUTSIDE OF PLANTING PIT AND 18" MIN. BELOW FINISH GRADE.

CONTRACTOR TO FIRMLY PLACE SOIL AROUND ROOTBALL WITHOUT PACKING OR TAMPING. SET SOIL WITH WATER TO FILL ALL AIR POCKETS.

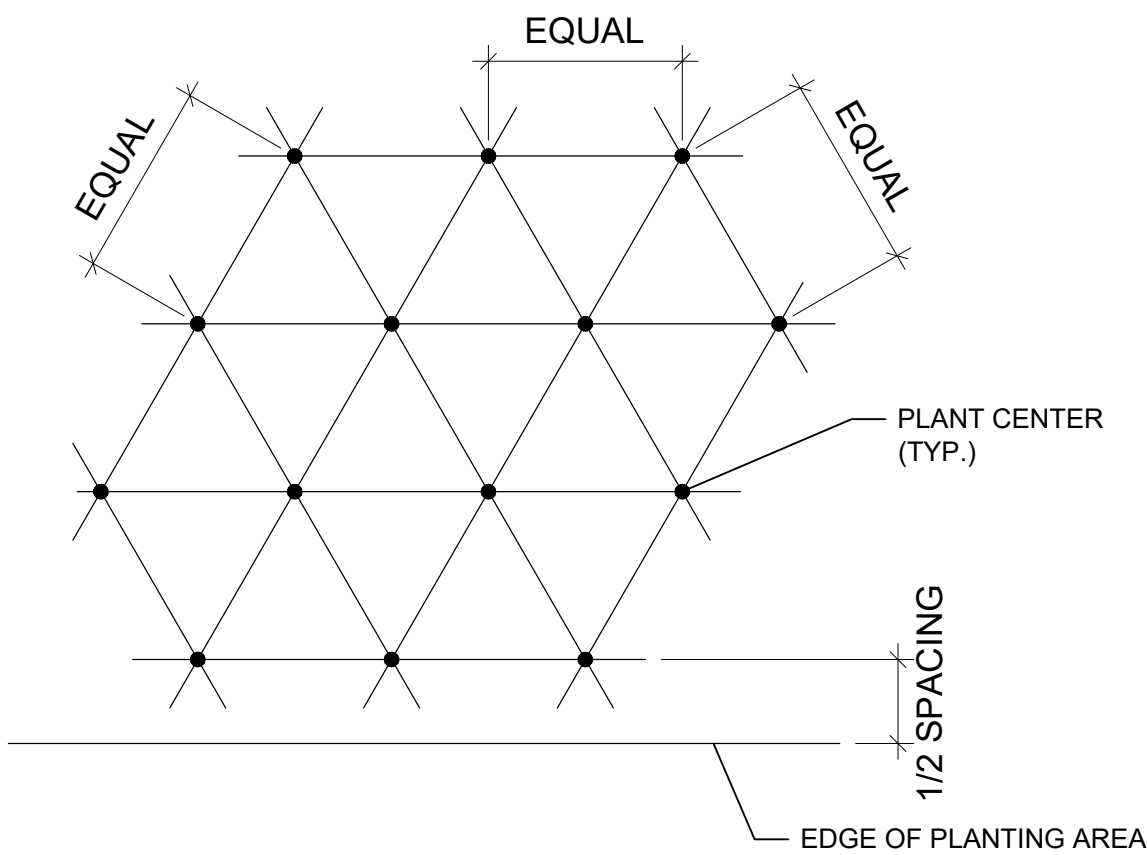
PLACE ROOTBALL ON UNDISTURBED SOIL TO PREVENT SETTLEMENT

EVERGREEN TREE
DECIDUOUS TREE

GROMETED NYLON STRAPS
PLACE MIN. 1/2" PVC PIPE AROUND EACH WIRE - EXPOSED WIRE SHALL BE A MAX 2' AT EITHER END.
GALVANIZED WIRE - MIN. 12 GAUGE CABLE - TWIST WIRE ONLY TO KEEP FROM SLIPPING
6" STEEL T-POST, COLOR BLACK. T-POST TO BE DRIVEN IN OUTSIDE THE ROOTBALL
TREE WRAP TO BE INSTALLED FROM OCT. 1 - APRIL 30 ON DECIDUOUS TREES ONLY.
THE TOP OF THE ROOT FLARE SHALL BE AT FINISH GRADE.
4-6" DIA. WATER SAUCER
REMOVE ALL TWINE, BURLAP & WIRE FROM ENTIRE ROOTBALL & TRUNK. TREES WITH BROKEN ROOTBALLS WILL BE REJECTED.
UNDISTURBED SOIL



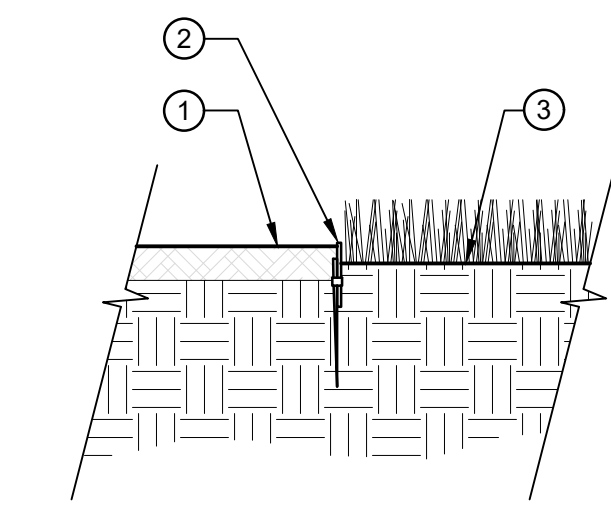
A DECIDUOUS AND EVERGREEN TREE PLANTING DETAIL



NOTE: ALL PLANTS TO BE PLANTED AT EQUAL TRIANGULAR SPACING (EXCEPT WHERE SHOWN ON PLANS AS INFORMAL GROUPINGS). REFER TO PLANT LEGEND FOR SPACING OF PLANTS.

C PLANT SPACING DETAIL

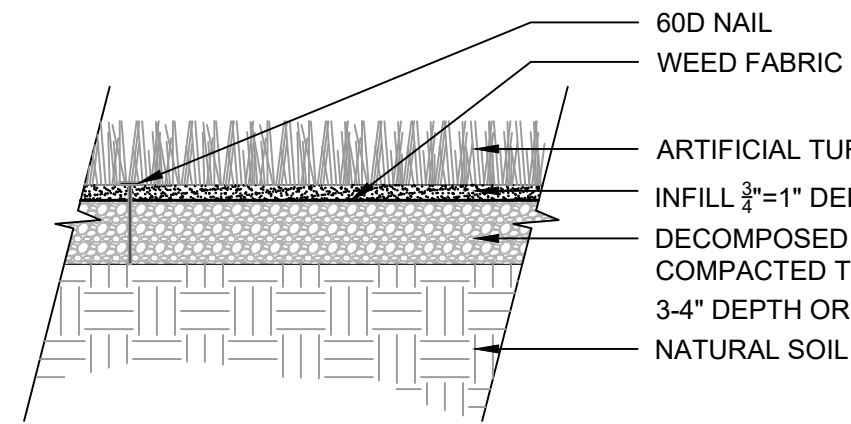
SCALE: NTS



- NOTE:
CONTRACTOR TO STAKE OUT EDGING FOR APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. ALL EDGING TO BE IN CONSISTENT STRAIGHT OR CURVED ALIGNMENT.

D STEEL EDGE DETAIL

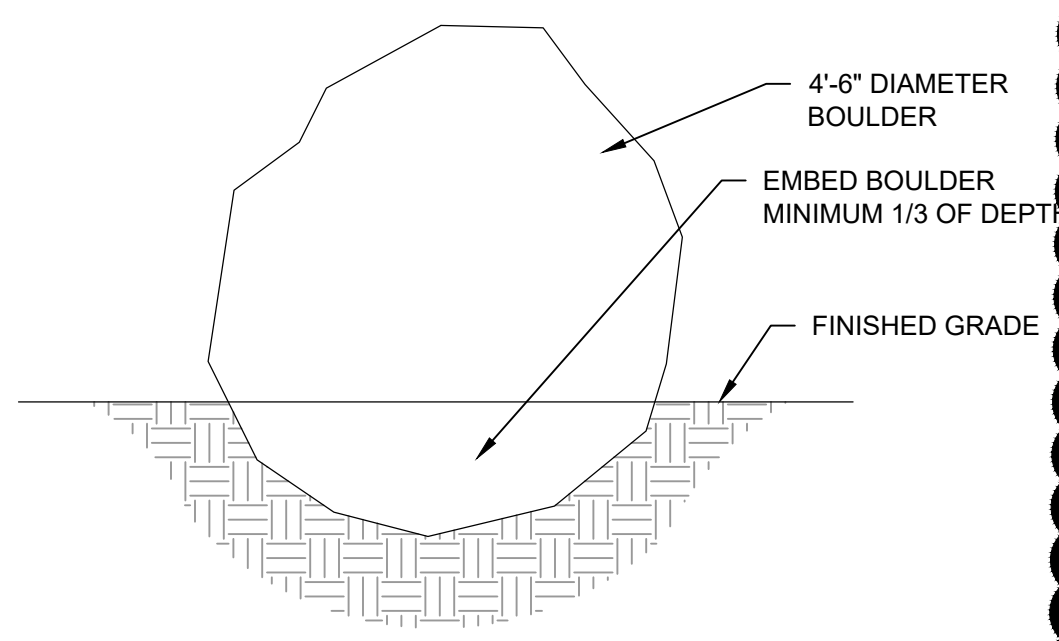
SCALE: NTS



NOTE:
A. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

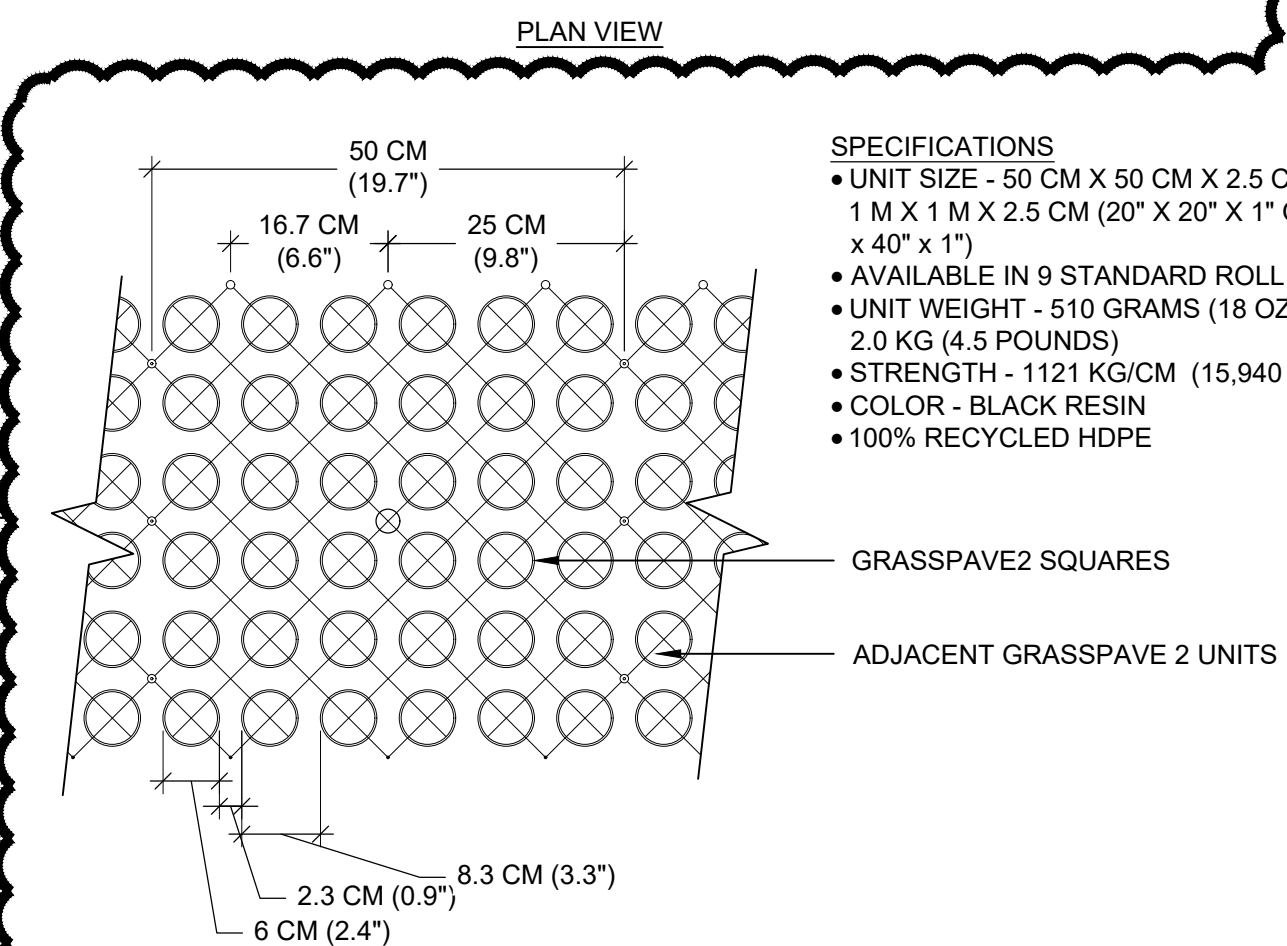
E ARTIFICIAL TURF @ POOL

SCALE: NTS



F BOULDER (QTY: 18)

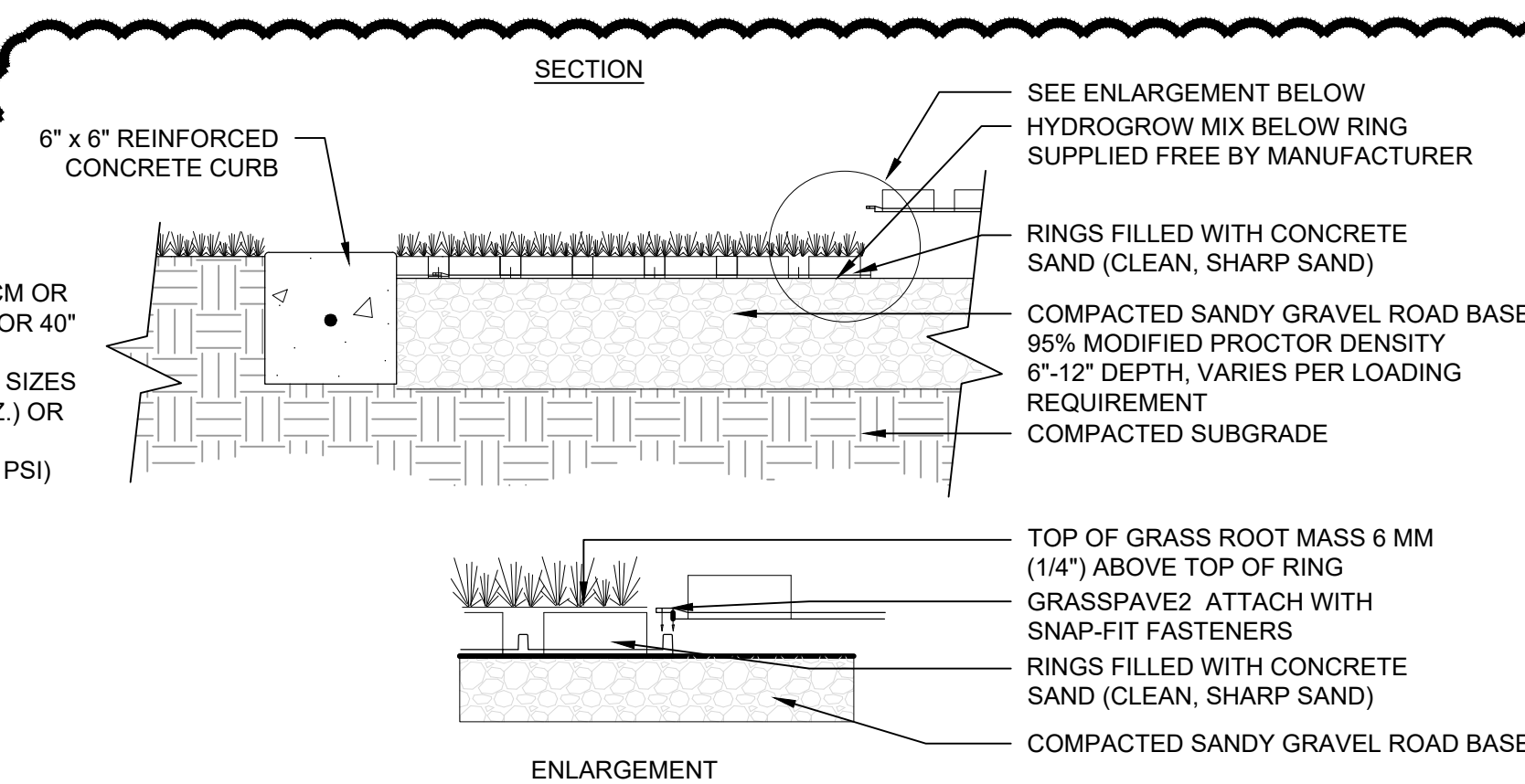
SCALE: NTS



SPECIFICATIONS
• UNIT SIZE - 50 CM X 50 CM X 2.5 CM OR 1 M X 1 M X 2.5 CM (20" X 20" X 1" OR 40" x 40" x 1")
• AVAILABLE IN 9 STANDARD ROLL SIZES
• UNIT WEIGHT - 510 GRAMS (18 OZ.) OR 2.0 KG (4.5 POUNDS)
• STRENGTH - 1121 KG/CM (15,940 PSI)
• COLOR - BLACK RESIN
• 100% RECYCLED HDPE

G GRASSCRETE @ FIRE LANE

SCALE: NTS



MANUFACTURER: INVISIBLE STRUCTURES, INC. MODEL: GRASSPAVE 2

- NOTES:
1. GRASS/PLANT TYPES SHALL BE SPECIFIED BY A LANDSCAPE ARCHITECT OR LANDSCAPE DESIGNER.
2. INSTALL PER MANUFACTURER'S RECOMMENDATIONS.

NATIVE GRASS SEED MIX:

COMMON NAME	SCIENTIFIC NAME	% OF TOTAL
BLUEBUNCH WHEATGRASS	AGROPYRON SPICATUM	10
BIG BLUESTEM	ANDROPOGON GRARDII	10
INDIAN RICEGRASS	ACHNATHERUM HYMENOIDES	10
BLUE GRAMA	BOUTELOUA GRACILIS	10
THICKSPIKE WHEATGRASS	ELYMUS MACROURUS	10
SLENDER WHEATGRASS	AGROPYRON TRACHYCAULUM	10
SHEEP FESCUE	FESTUCA OVINE	10
SIDEOATS GRAMA	BOUTELOUA CURTIPENDULA	10
WESTERN WHEATGRASS	AGROPYRON SMITHII	10
LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM	10
TOTAL		100

LANDSCAPE NOTES:

- ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR MAINTENANCE EQUIPMENT ENTRY.
- ALL SHRUB AND SOD AREAS SHALL RECEIVE THE FOLLOWING SOIL AMENDMENTS PER 1000 S.F.: 4 CUBIC YARDS "SUPREME ORGANICS" COMPOST (50% COW MANURE, 50% WOOD FINES) OR APPROVED EQUAL, PLUS 15 LBS. OF 20-10-5 COMMERCIAL FERTILIZER, ROTOTILL TO A MINIMUM DEPTH OF 6 (SIX) INCHES.
- ALL LANDSCAPED AREAS AND PLANT MATERIAL, EXCEPT FOR NON-IRRIGATED NATIVE, RESTORATIVE, AND DRYLAND GRASS AREAS THAT COMPLY WITH REQUIREMENTS FOUND IN SEC. 146-1429 AND/OR SEC 146-1435 MUST BE WATERED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. IRRIGATION SYSTEM DESIGN, INSTALLATION, OPERATION, AND MAINTENANCE SHALL CONFORM TO REQUIREMENTS FOUND IN THE CITY OF AURORA IRRIGATION ORDINANCE.
- VEHICULAR DRIVES WILL BE CONCRETE OR ASPHALT. PLAZAS WILL BE CONCRETE OR PAVERS. WALKS WILL BE CONCRETE OR CRUSHER FINES, PLEASE REFER TO ENGINEERING SITE PLANS FOR WALK MATERIAL TYPES.
- MULCH TO BE SHREDDED WESTERN RED CEDAR BARK MULCH OR 1"-2" DIA. TAN RIVER ROCK.
- UNPLANTED AREAS SHALL BE COVERED WITH ROCK TO A DEPTH OF THREE (3) INCHES MINIMUM WITH LANDSCAPE FABRIC. PERENNIAL BEDS AND TREE RINGS ARE TO BE MULCHED WITH WOOD MULCH TO A DEPTH OF THREE (3) INCHES MINIMUM WITH NO LANDSCAPE FABRIC.
- STEEL EDGER SHALL BE PROVIDED AROUND ALL PLANTING BEDS ADJACENT TO TURF AREAS. STEEL EDGER SHALL BE GALVANIZED 3/16" X 6" DEEP, AND WITH A ROLLED EDGE.
- ALL PROPOSED LANDSCAPING WITHIN THE SIGHT TRIANGLE SHALL BE IN COMPLIANCE WITH COA ROADWAY SPECIFICATIONS, SECTION 4.04.2.10.
- THE LANDSCAPE PLAN MUST REFLECT THE LOCATION OF ALL FIRE HYDRANTS, KNOX HARDWARE AND FIRE DEPARTMENT CONNECTIONS TO ENSURE THAT THESE DEVICES ARE NOT PHYSICALLY OR VISUALLY OBSTRUCTED FROM RESPONDING FIRE CREWS. THE SEPARATION REQUIREMENTS FROM THE FIRE DEPARTMENT CONNECTIONS AND FIRE HYDRANTS MUST MEET BOTH LIFE SAFETY (TYPICALLY 5 FEET AND NO MATERIAL GREATER THAN 2 FEET IN HEIGHT) AND LANDSCAPING REQUIREMENTS. LANDSCAPING MATERIAL CANNOT BE OMITTED OR REDUCED BASED ON THE INSTALLATION OF A FIRE HYDRANT WITHIN A PARKING LOT ISLAND OR PLANT BED. IT IS RECOMMENDED THAT THE ISLAND OR PLANT BED BE CONSTRUCTED LARGE ENOUGH TO ADEQUATELY ACCOMMODATE BOTH LANDSCAPING MATERIAL AND FIRE HYDRANTS IN ORDER TO COMPLY WITH ALL CITY STANDARDS.
- THE MAXIMUM HEIGHT FOR FREESTANDING LIGHTS IS 23'. REFER TO DETAIL A/27.

LANDSCAPE DATA:

SITE DATA:	PHASE 1:		FULL BUILD-OUT:	
	AREA IN SF (AC):	%	AREA IN SF (AC):	%
TOTAL SITE AREA	56,235 SF (1.3 AC)	100%	157,477 SF (3.6 AC)	100%
BUILDING COVERAGE	3,819 SF	7%	15,237 SF	10%
HARD SURFACE AREA (PARKING, SIDEWALKS, PATIO, POOLS)	33,546 SF	59%	97,416 SF	62%
LANDSCAPE AREA (TURF, PLANTING, COBBLE, ART. TURF)	18,870 SF	34%	44,823 SF	28%
LANDSCAPE AREA (LS)	18,870 SF		44,823 SF	
MAX % OF COOL SEASON GRASSES ALLOWED	6,277 SF	33%	15,126 SF	33%
% OF COOL SEASON GRASSES PROVIDED	2,492 SF	13%	7,265 SF	16%
NATIVE SEED AREA	2,757 SF	9%	2,757 SF	6%
PLANTING AREA	10,919 SF	58%	29,031 SF	65%
NON-LIVING MATERIAL (ROCK W/ PLANTS & ARTIFICIAL TURF)	2,702 SF	14%	5,769 SF	13%
TOTAL LANDSCAPE IMPROVEMENT IN ROW	N/A	0%	NA - PART OF THE FDP	0%
PLANT COVERAGE	N/A		39,053 SF	

BUFFER TABLE:

BUFFER TYPE / LABEL	WIDTH	LENGTH	# OF TREES REQUIRED	# OF TREES PROVIDED	# OF SHRUBS REQUIRED	# OF SHRUBS PROVIDED
NON-STREET BUFFER 'A' REQUIRED WIDTH: 25'-0" W/ INCENTIVE: 15'-0"	7'-6"	218'	1 TREE PER 25 LF = 9 TREES (MIN. 50% EVERGREEN)	38 (ALL EVERGREEN)	5 SHRUBS PER 25 LF = 44	104
*A TALL LANDSCAPE SCREEN ALLOWS 15'-0" BUFFER THAT CONSISTS OF A ROW OF EVERGREEN TREES AT 15' O.C. W/ SHRUBS AT MIN. OF 36" O.C.						
STREET BUFFER 'B' REQUIRED WIDTH: 12'-0" W/ INCENTIVE: 6'-0"	10'-0"	250'	1 TREE PER 40 LF = 6 TREES	8	10 SHRUBS PER 40 LF = 63	130
*XERISCAPE PLANT MATERIAL ALLOWS A REDUCTION IN THE BUFFER WIDTH TO 6'-0".						

BUILDING ELEVATION LANDSCAPE COVERAGE:

ELEVATION	ELEVATION LENGTH	TREES REQUIRED (1 PER 40 LF OR EQUIVALENT)	TREES PROVIDED
BUILDING #1: SALES CENTER (PHASE 1)			
EAST	60'	2	2
BUILDING #2: CLUBHOUSE (PHASE 2)			
EAST	140'	4	6
BUILDING #3: POOL EQUIPMENT (PHASE 2)			
EAST	26'	1	1
SOUTH	32'	1	1
BUILDING #4: DESIGNER COTTAGES (PHASE 1)			
EAST	37'	1	3

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GREEN VALLEY RANCH EAST
ACTIVE ADULT CLUBHOUSE
CONTEXTUAL SITE PLAN
DETAILS & DATA: LANDSCAPE

PROFESSIONAL STAMP

PROJECT #: 171053
DRAWN BY: LAI
CHECKED BY: JC

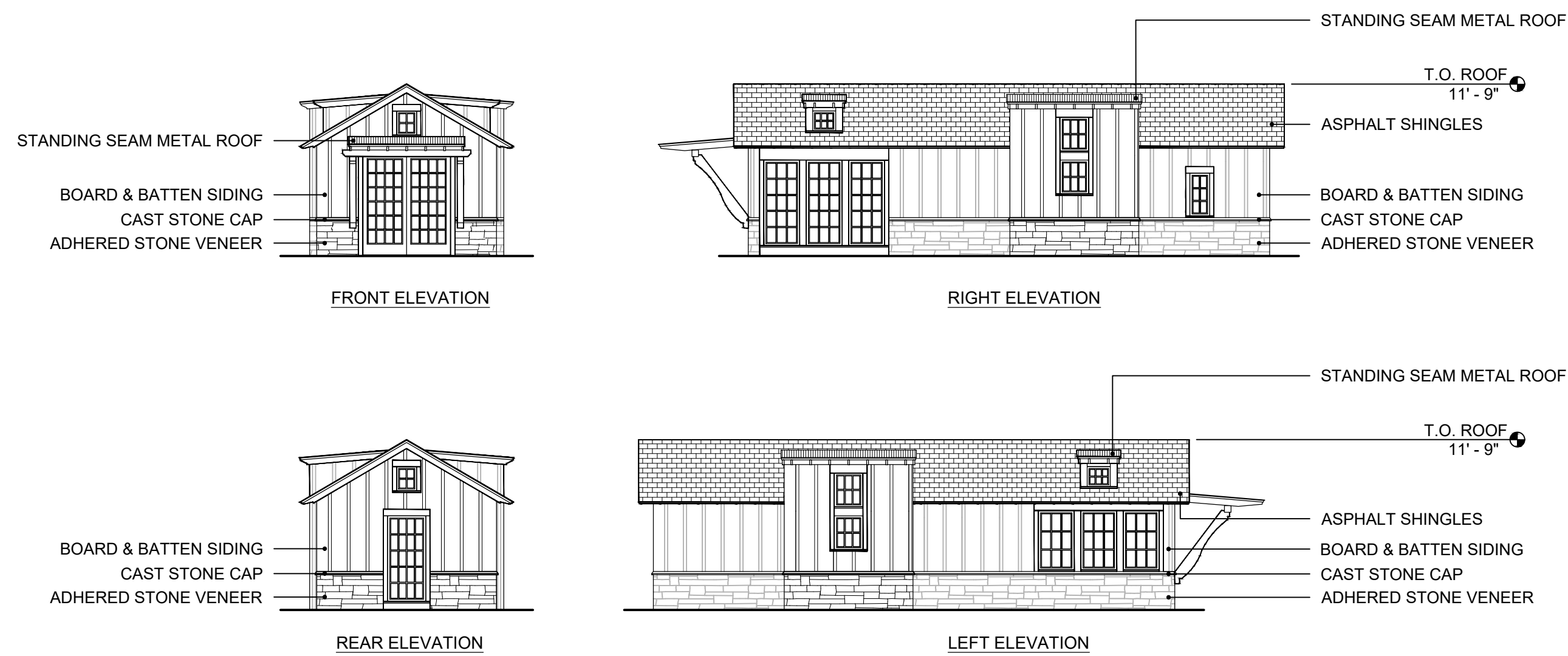
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CSP #3 08/02/2019
CSP #4 09/26/2019
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FOR MYLAR 12/02/2019
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AMENDMENT #1 (3) 08/21/2020
AMENDMENT #2 (1) 12/01/2021
AMENDMENT #2 (2) 01/11/2022

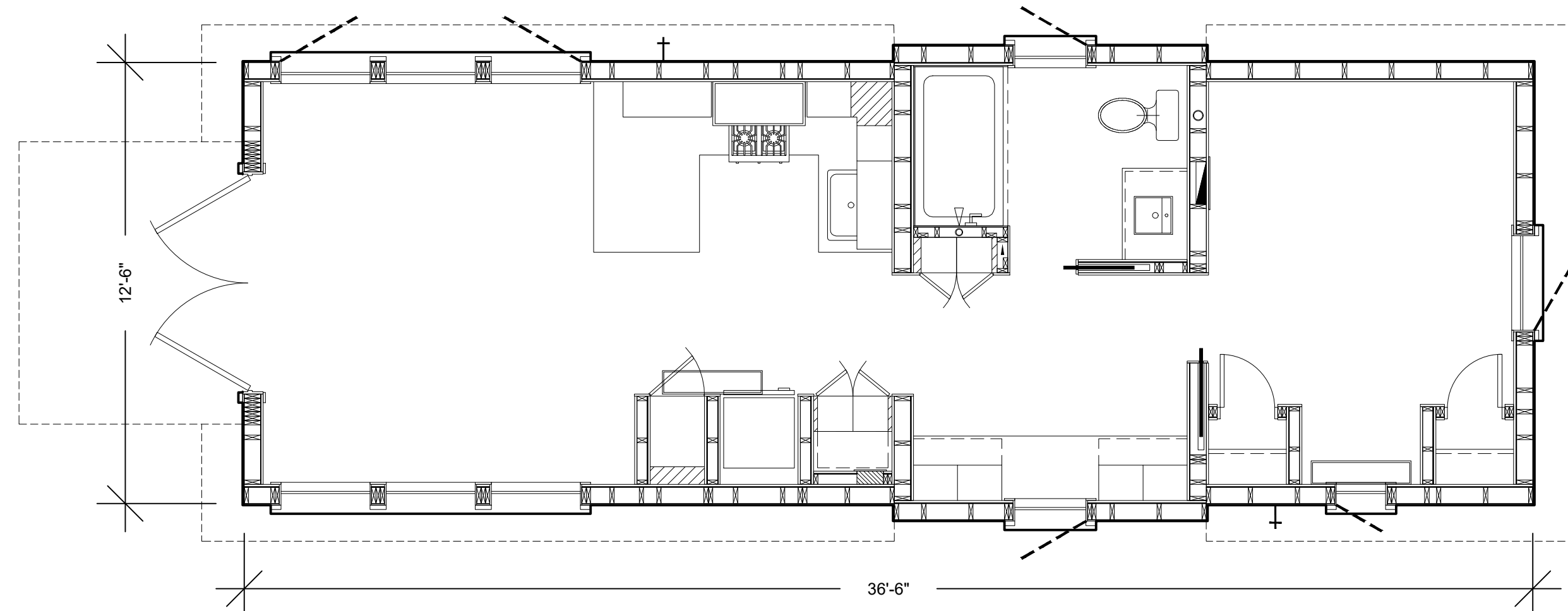
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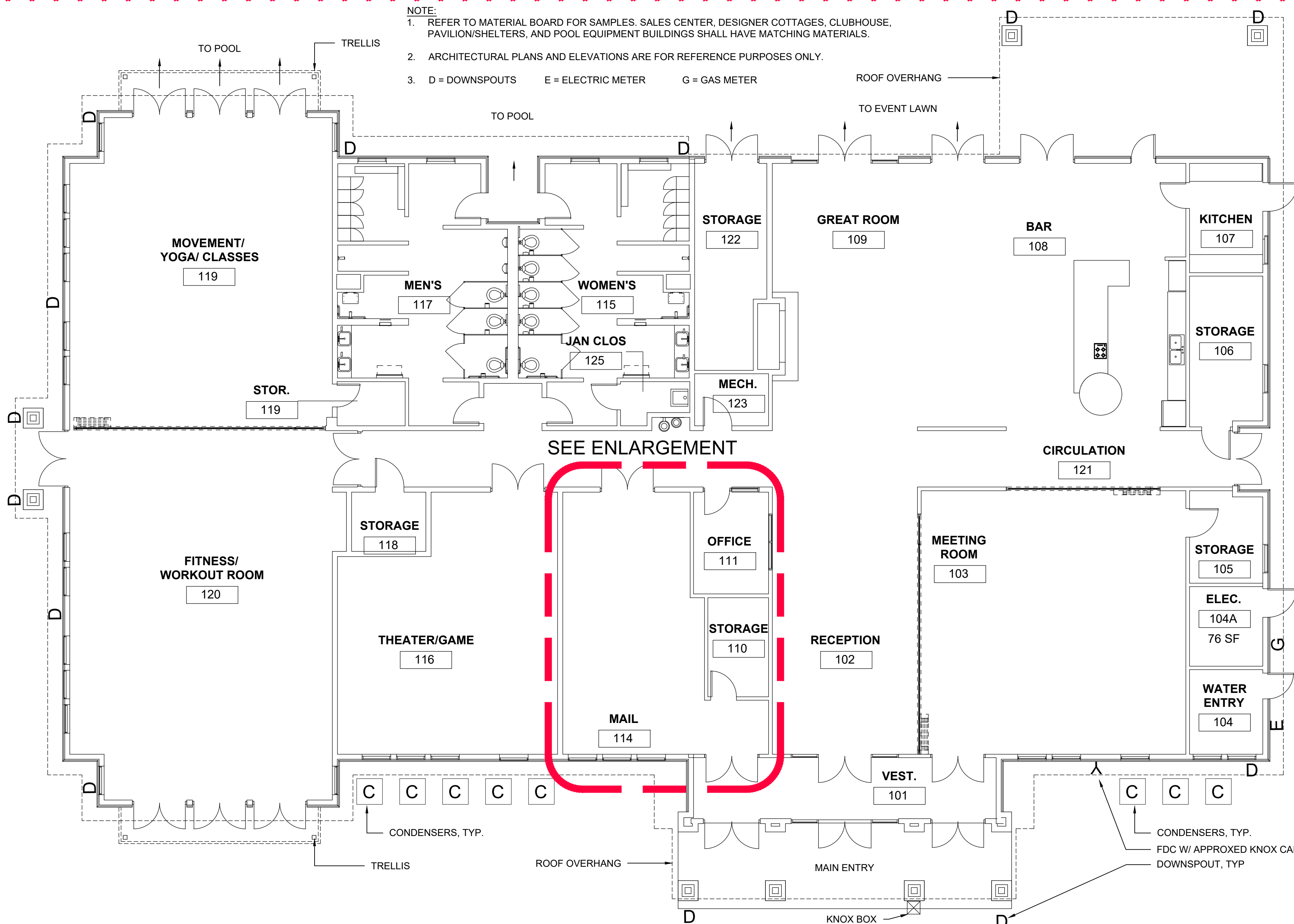
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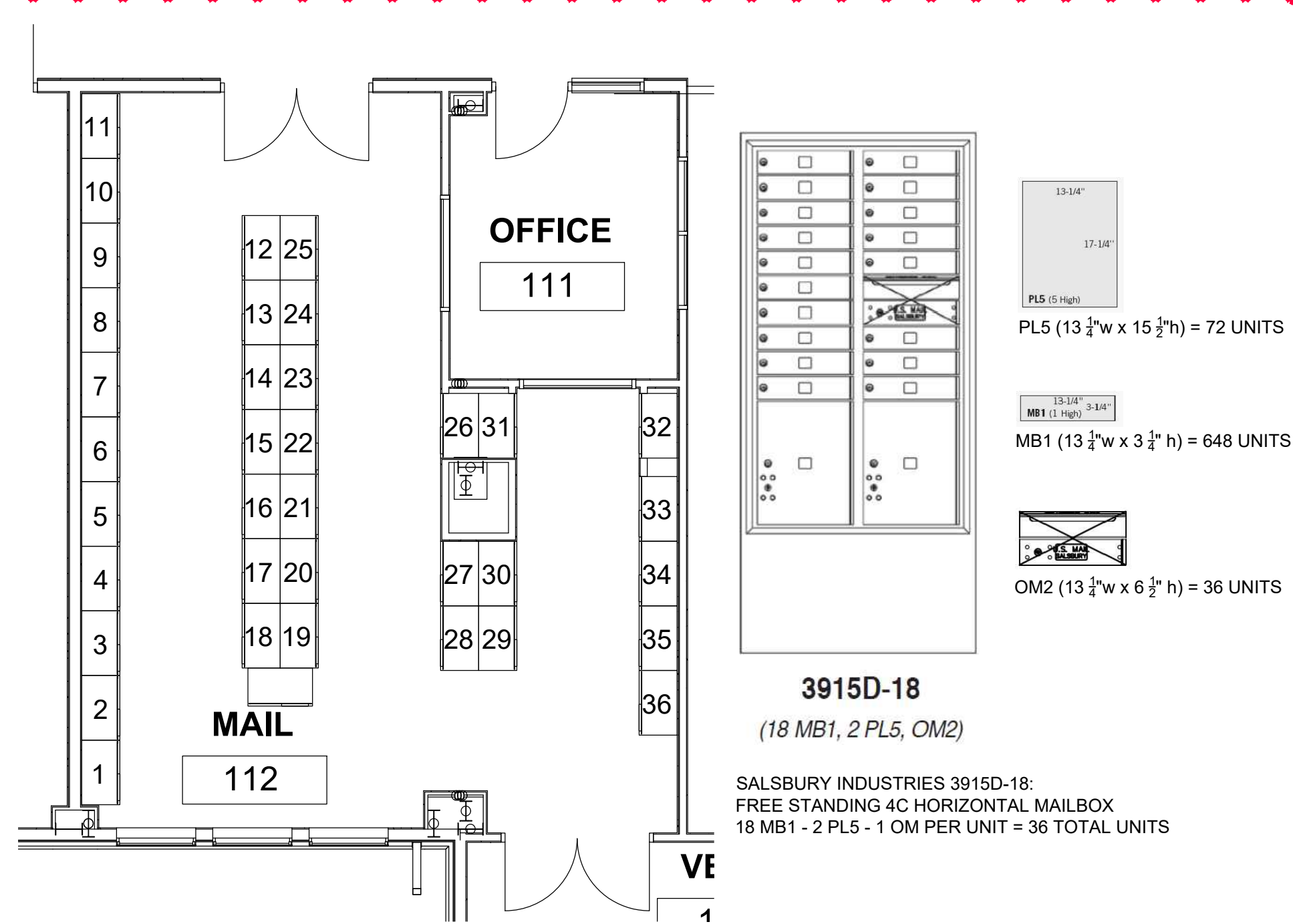
A DESIGNER COTTAGES - ELEVATIONS
SCALE: NTS



B DESIGNER COTTAGES - FLOOR PLAN
SCALE: NTS



C CLUBHOUSE PLAN
SCALE: 1/8"=1'-0"



D MAILBOX ROOM ENLARGEMENT & DETAILS
SCALE: NTS

BUILDING MATERIALS:			
	ADHERED STONE COLOR: SKYLINE COUNTRY LEDGESTONE OR EQUIVALENT		WINDOW/DOOR TRIM COLOR: ESSENCE ULTRAWOODCLAD BARK OR EQUIVALENT
	LAP SIDING / BOARD & BATTEN SIDING (FIBER CEMENT BOARD) COLOR: DRIFTWOOD OR EQUIVALENT		STANDING SEAM METAL ROOF COLOR: WEATHERED GALVANIZED VINTAGE OR EQUIVALENT
	WOOD TRIM COLOR: RANCHWOOD WESTERN OR EQUIVALENT		LAP SIDING / BOARD & BATTEN SIDING COLOR: RED OR SIMILAR

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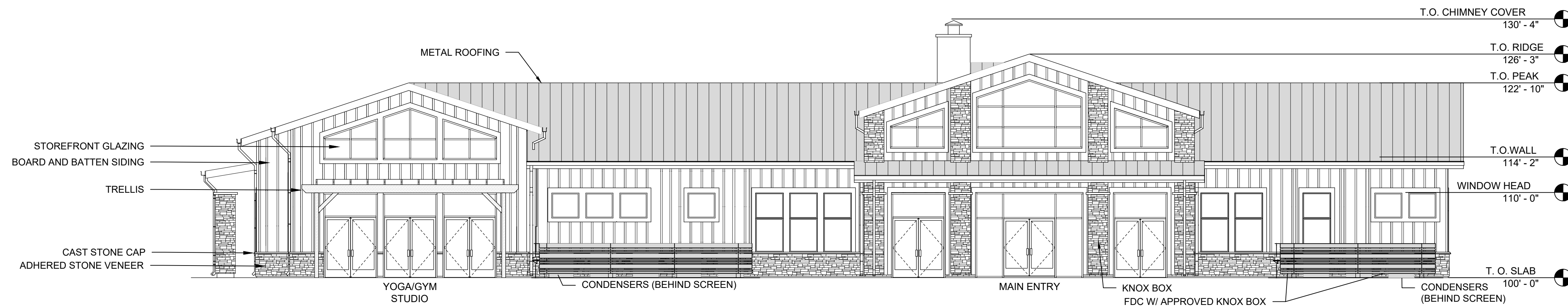
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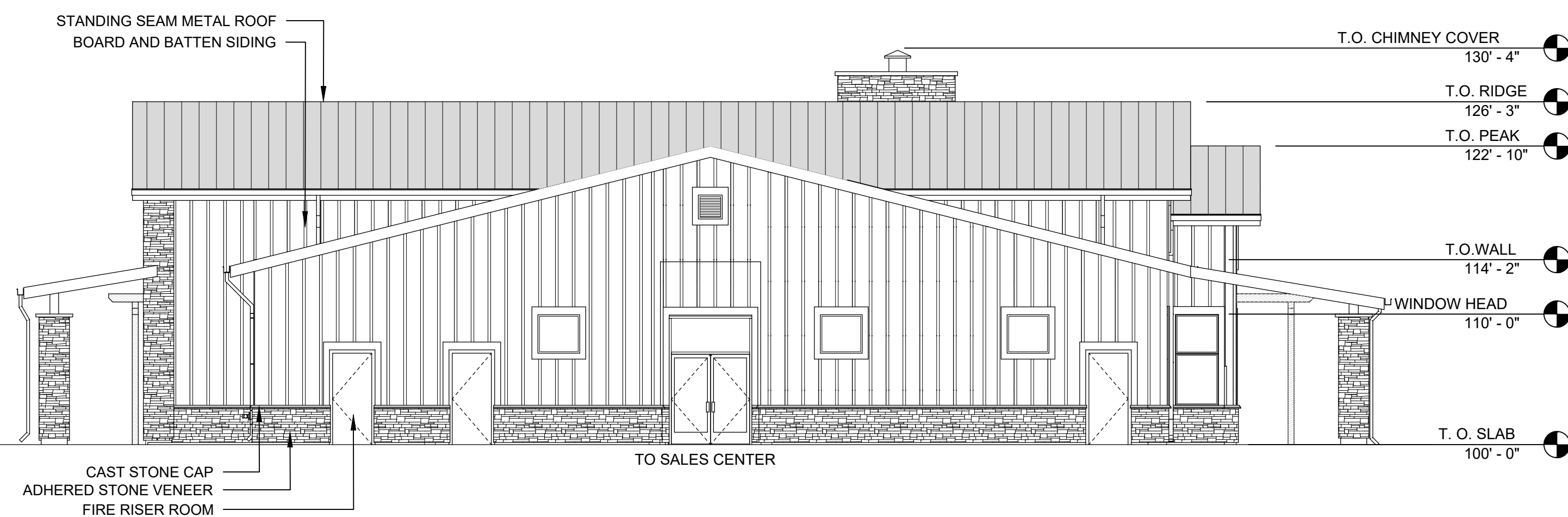
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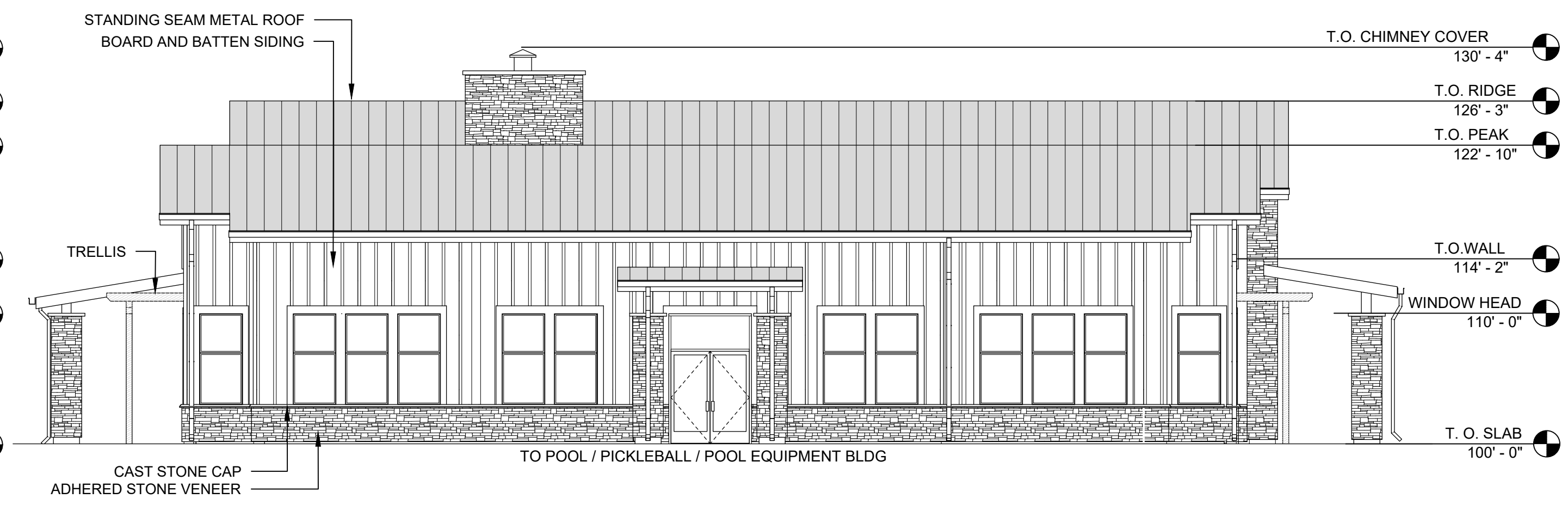
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A EAST ELEVATION (FRONT ENTRY)
SCALE: 1/8"=1'-0"



B NORTH ELEVATION
SCALE: 1/8"=1'-0"



C SOUTH ELEVATION
SCALE: 1/8"=1'-0"



D WEST ELEVATION
SCALE: 1/8"=1'-0"

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ELEVATIONS: CLUBHOUSE

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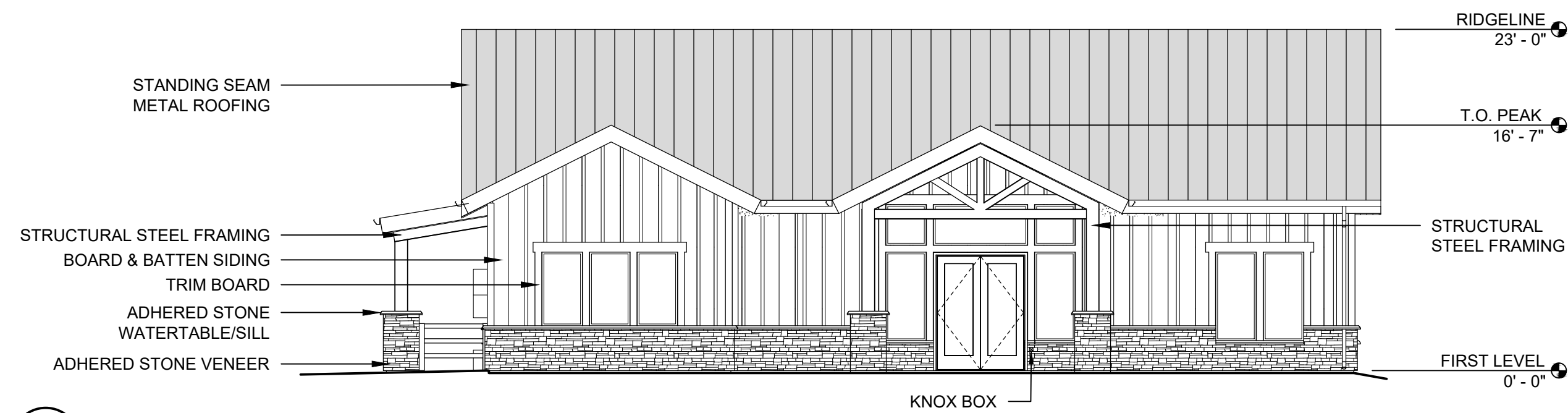
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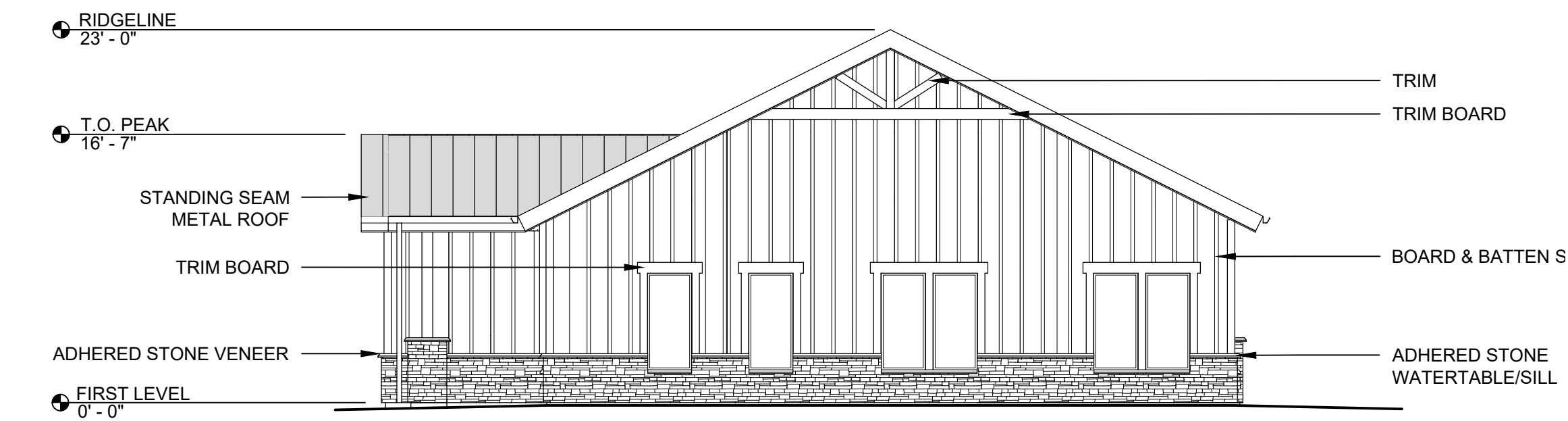
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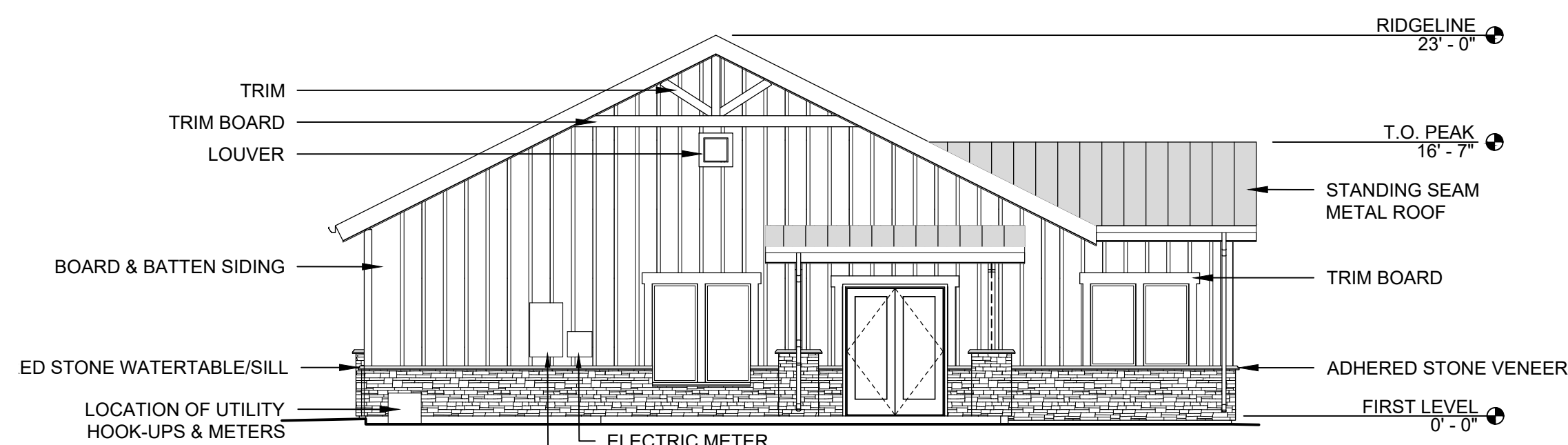
GREEN VALLEY RANCH EAST ACTIVE ADULT CLUBHOUSE 2018-6053-00



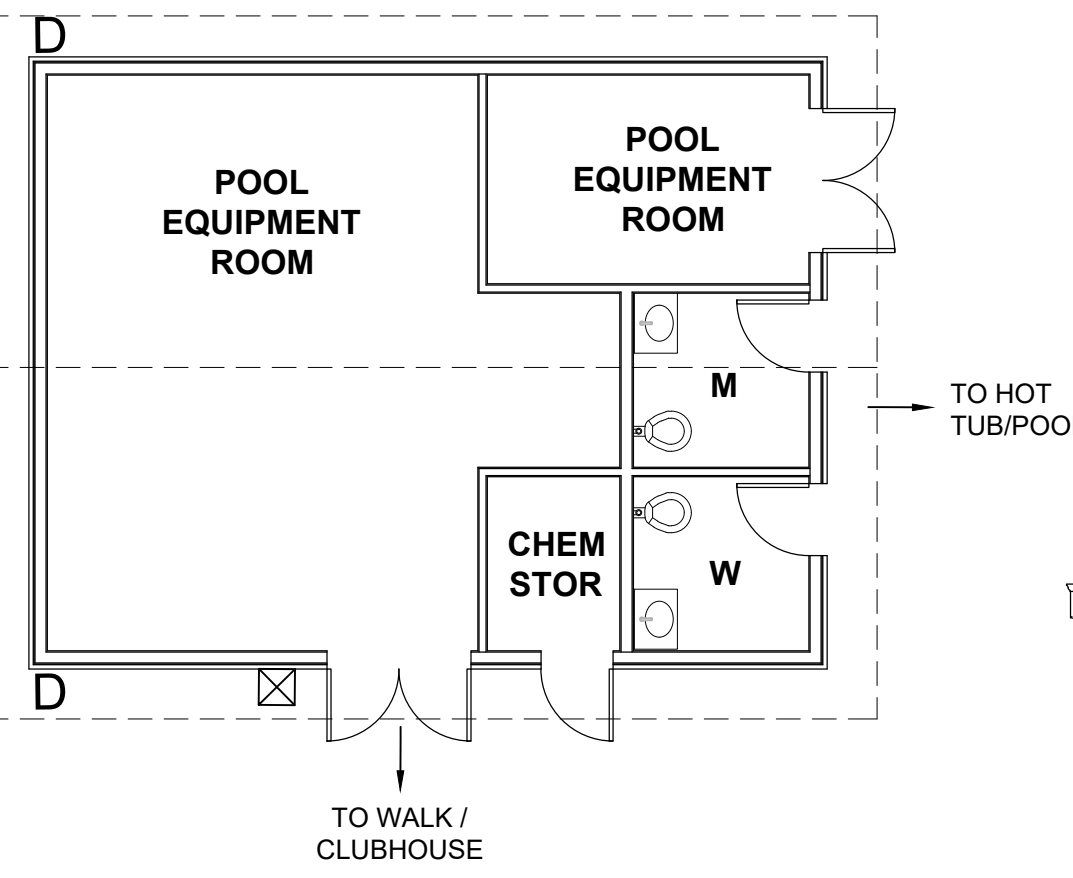
A SALES CENTER - EAST ELEVATION (FRONT ENTRY)
SCALE: 1/8"=1'-0"



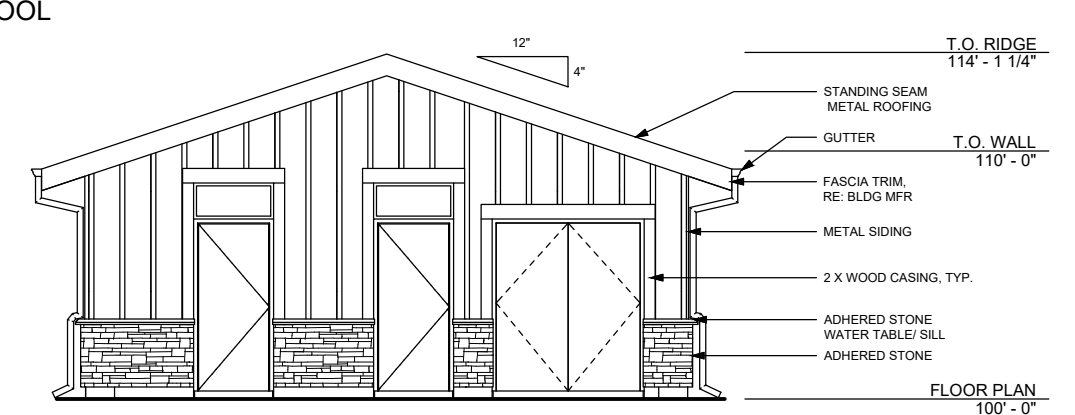
C SALES CENTER - NORTH ELEVATION
SCALE: 1/8"=1'-0"



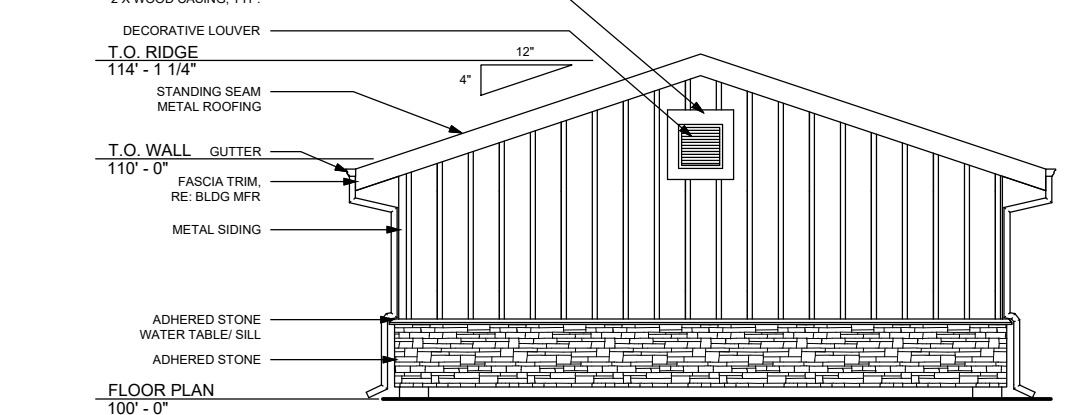
D SALES CENTER - SOUTH ELEVATION
SCALE: 1/8"=1'-0"



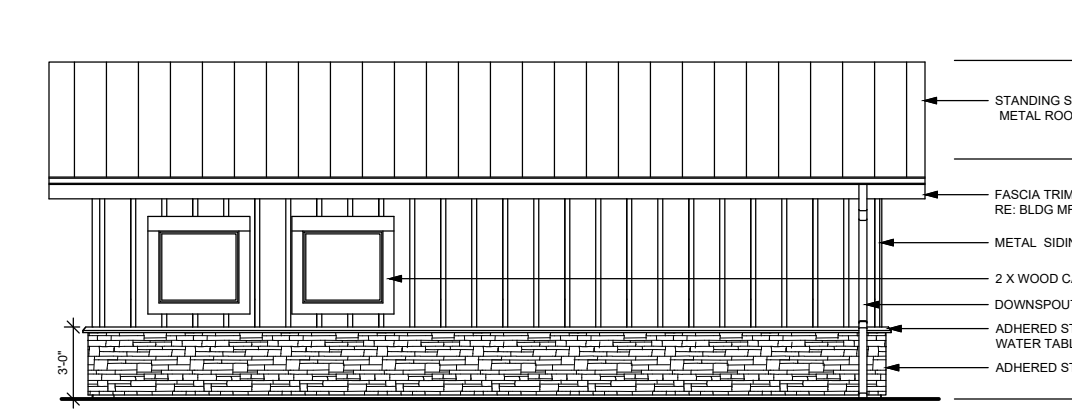
F POOL EQUIPMENT BUILDING PLAN
SCALE: 1/8"=1'-0"



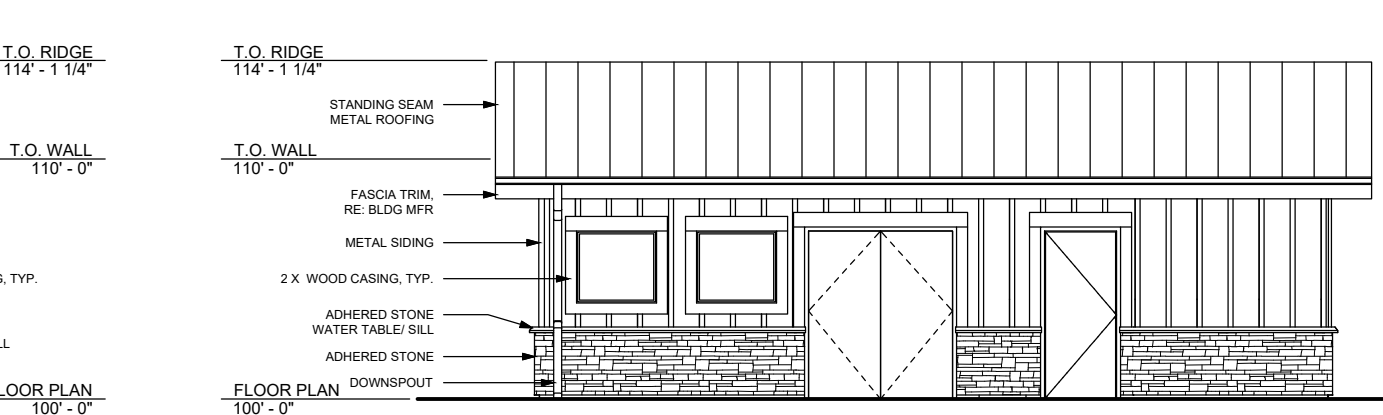
G POOL EQUIPMENT BUILDING - NORTH ELEVATION
SCALE: 1/8"=1'-0"



H POOL EQUIPMENT BUILDING - SOUTH ELEVATION
SCALE: 1/8"=1'-0"

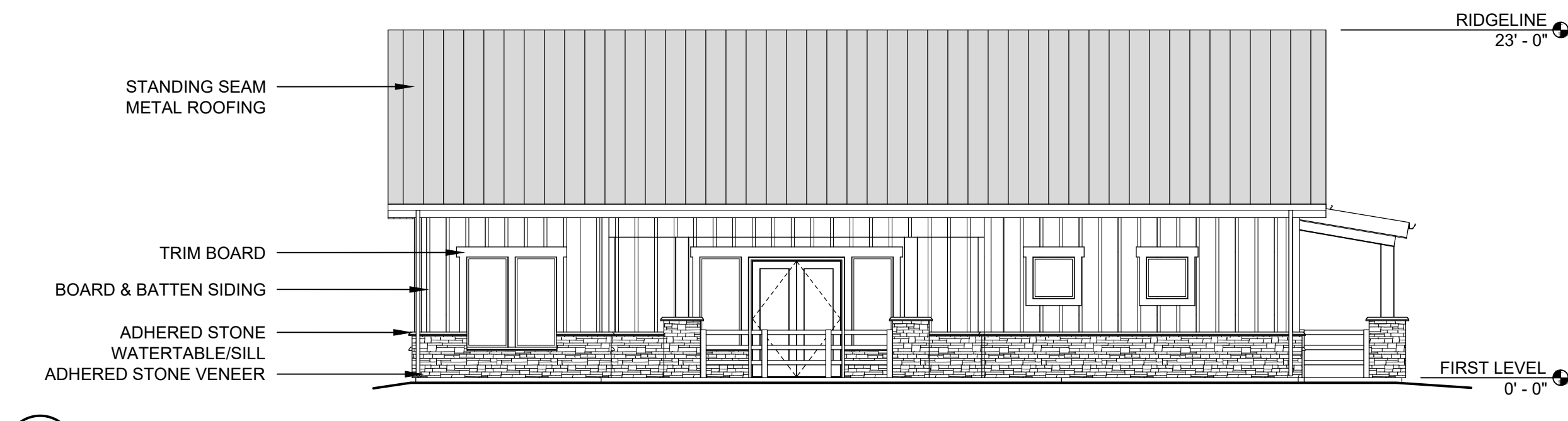


I POOL EQUIPMENT BUILDING - EAST ELEVATION
SCALE: 1/8"=1'-0"

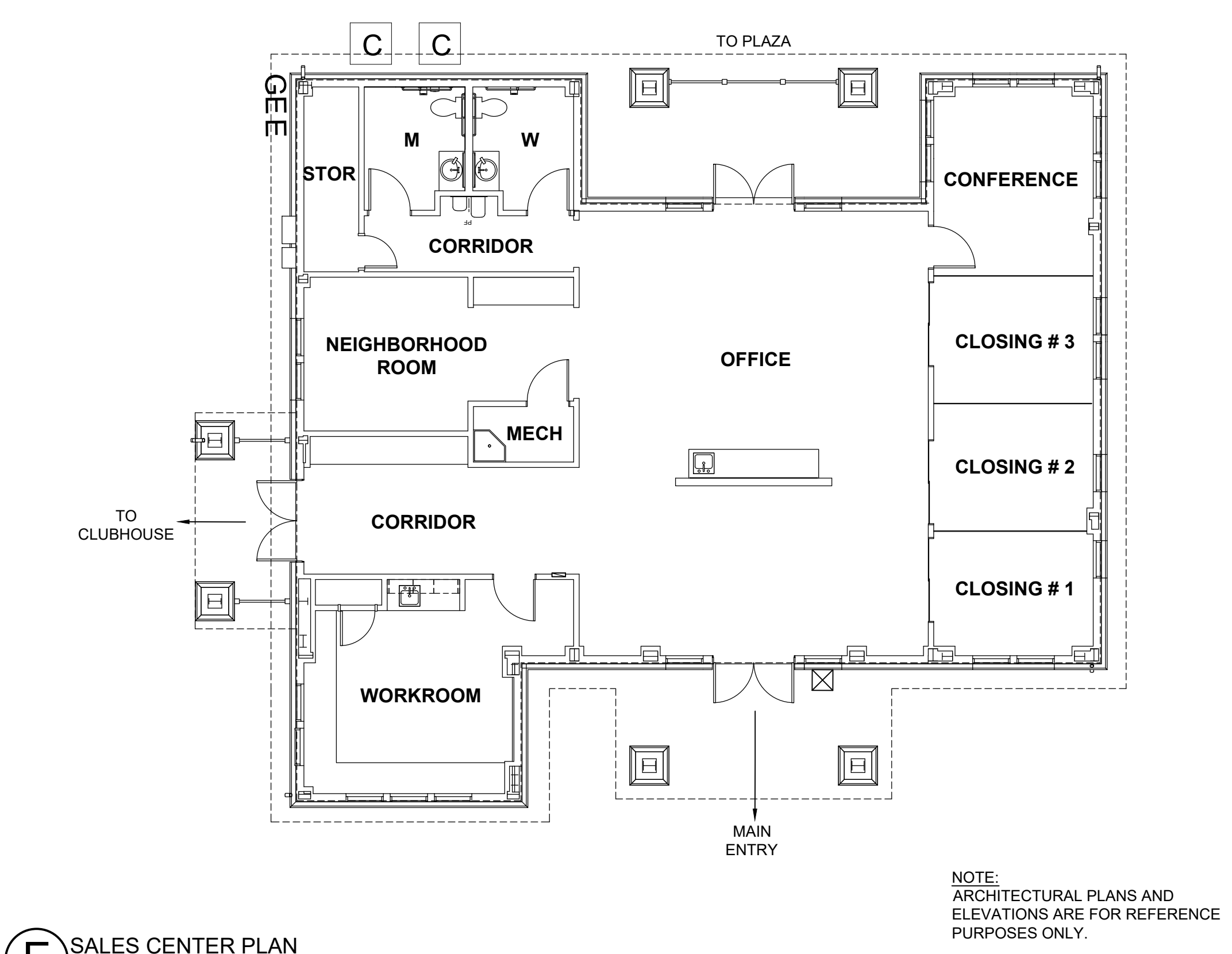


J POOL EQUIPMENT BUILDING - WEST ELEVATION
SCALE: 1/8"=1'-0"

NOTE:
ARCHITECTURAL PLANS AND ELEVATIONS ARE FOR REFERENCE PURPOSES ONLY.



B SALES CENTER - WEST ELEVATION
SCALE: 1/8"=1'-0"



E SALES CENTER PLAN
SCALE: 1/8"=1'-0"

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SALES CENTER & POOL BLDG

PROFESSIONAL STAMP

PROJECT #: 171053
DRAWN BY: LAI
CHECKED BY: JC

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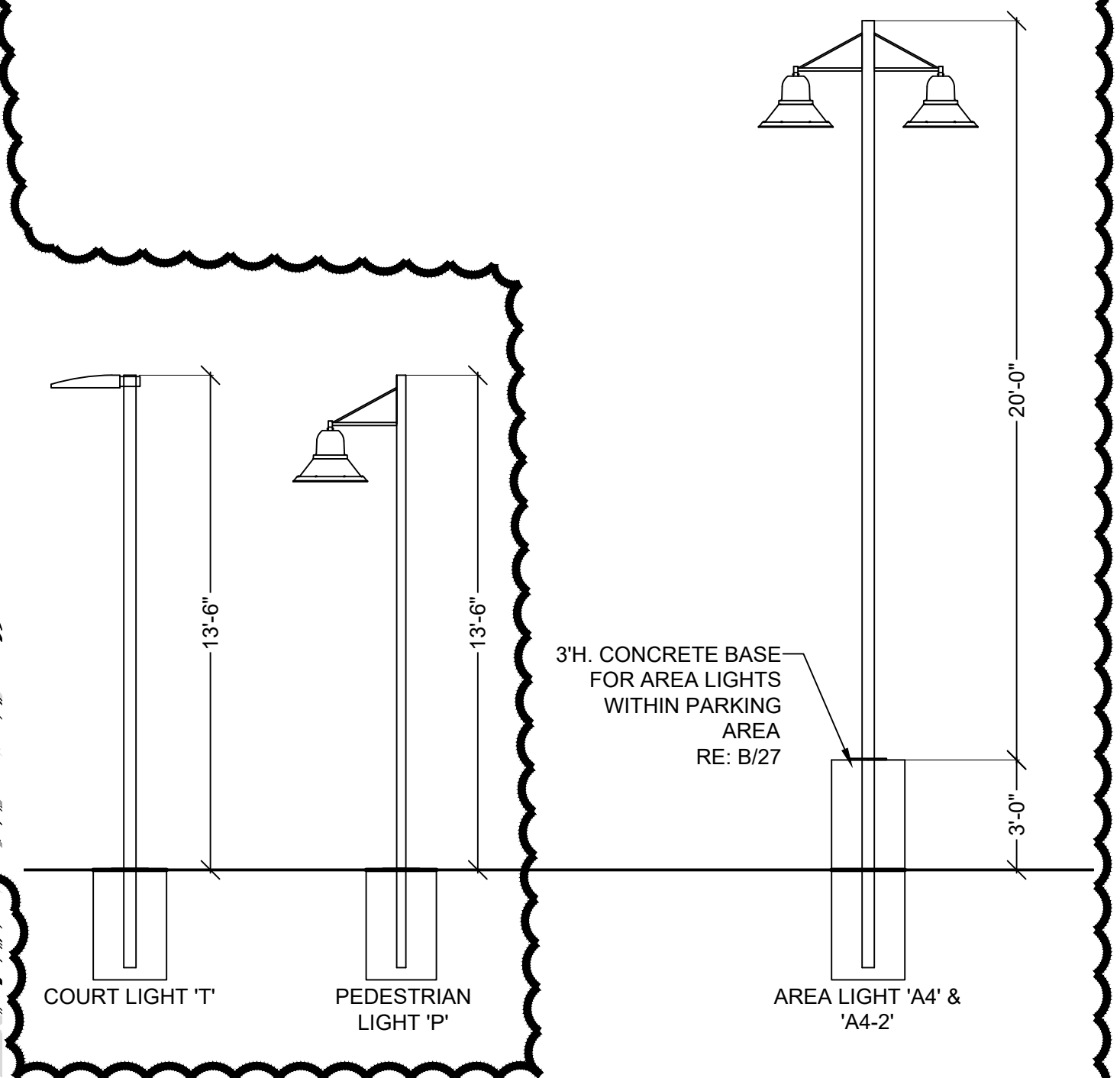
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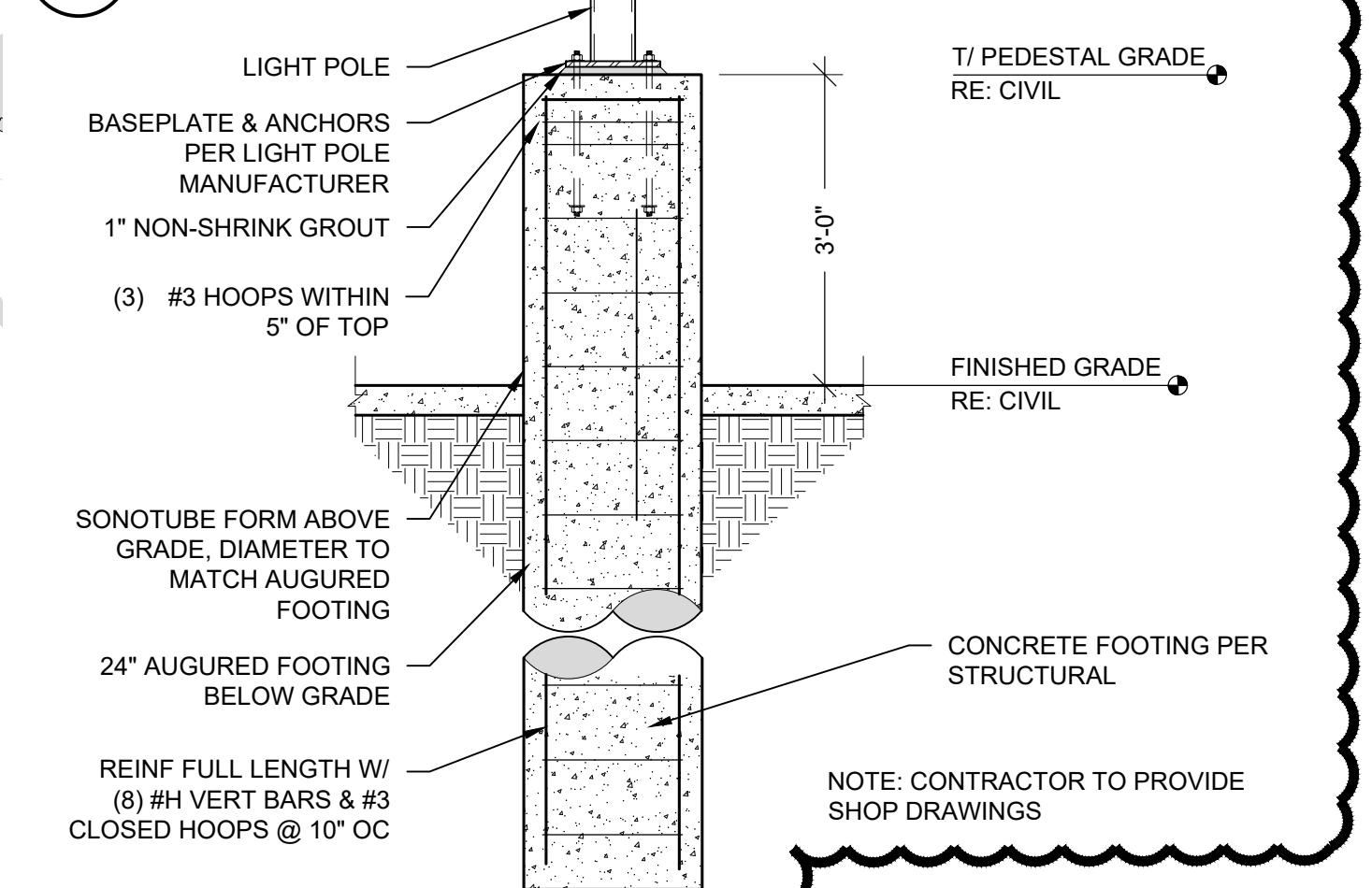
LIGHTING NOTES

- ANY PROPOSED LIGHT FIXTURES INSTALLED ON PRIVATE PROPERTY ADJACENT TO THE R.O.W. SHALL BE ORIENTED IN SUCH A MANNER OR LIMITED IN LUMEN OUTPUT TO PREVENT GLARE PROBLEMS AND SHALL NOT EXCEED NATIONAL I.E.S. LIGHTING STANDARDS FOR DISABILITY GLARE.
- LIGHT LOSS FACTOR = 1.0
- TYPES 'G' AND 'H' MODELED TO SHOW LIKELY OUTPUT (NO IES FILES FOR THOSE TYPES ARE AVAILABLE)
- TYPE 'A4' AND 'A4-2' MOUNTED AT 23' ABOVE FINISH GRADE TO BOTTOM OF FIXTURE. (CIVIL/STRUCTURAL ENGINEER TO DETERMINE APPROPRIATE CONCRETE BASE SIZE. POLE HEIGHT SHALL BE DETERMINED ACCORDINGLY TO ACHIEVE 23' AFG MOUNTING HEIGHT).
- TYPE 'T' AND 'P' MOUNTED AT 13.5' ABOVE FINISH GRADE TO BOTTOM OF FIXTURE. (CIVIL/STRUCTURAL ENGINEER TO DETERMINE APPROPRIATE CONCRETE BASE SIZE. POLE HEIGHT SHALL BE DETERMINED ACCORDINGLY TO ACHIEVE 13.5' AFG MOUNTING HEIGHT).
- COURT LIGHTING IS ON A TIMER FROM THE HOURS OF 4PM UNTIL 10PM. NO LIGHTS WILL BE ALLOWED TO TURN ON AFTER 10 PM.
- ILLUMINATION WITHIN THE SITE SHALL COMPLY WITH THE 2015 INTERNATIONAL BUILDING CODE REQUIREMENT FROM SECTION 1006 - MEANS OF EGRESS ILLUMINATION. "ILLUMINATION REQUIRED: THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING IS OCCUPIED." AND SECTION 1006.2 ILLUMINATION LEVEL. "THE MEANS OF EGRESS ILLUMINATION LEVEL SHALL NOT BE LESS THAN 1 FOOT-CANDLE (11 LUX) AT THE FLOOR LEVEL, AND CONTINUING TO THE PUBLIC WAY."
- THE MAXIMUM HEIGHT FOR THE FREESTANDING LIGHTPOLES IS 23'. REFER TO DETAIL A THIS SHEET
- NO LIGHTPOLES OR BOLLARDS SHALL BE LOCATED WITHIN UTILITY EASEMENTS AND ARE TO BE AT PLACED AT LEAST 5' FROM UTILITY/SEWER LINES.



A LIGHTPOLE HEIGHTS

SCALE: NTS



B BOLLARD

SCALE: NTS

CALCULATION SUMMARY						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
OVERALL SITE	+	3.7 fc	93.9 fc	0.0 fc	N/A	N/A
10' FROM PROPERTY LINE	+	0.14 fc	0.5 fc	0.0 fc	N/A	N/A
PARKING LOT	+	3.20 fc	9.7 fc	0.9 fc	10.78	3.55
PICKLEBALL COURTS	+	35.3 fc	51.0 fc	2.9 fc	12.93	6.96

Symbol	QTY.	Label	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage
	4	A2	Hubbell Lighting Inc, dba Beacon Products	URB-XXXX-26-60L-136-3K7-2-U	URBAN SERIES ARCHITECTURAL AREA LIGHT LED TYPE 2 OPTICS POLE MOUNTED (PARKING LOT)	LED 3000K	1	15111	1	135.05
	10	A4	Beacon Products	URB-26-60NB-136-3K-T4	URBAN SERIES ARCHITECTURAL AREA LIGHT LED TYPE 4 OPTICS POLE MOUNTED (PARKING LOT)	LED 3000K	1	13111	1	137
	16	B	KIM LIGHTING	PA7R-NU2-12L-010-3K7	PAVILLION BOLLARD ROUND LED TYPE 2 OPTICS GROUND MOUNTED	LED 3000K	1	859	1	14
	20	H	PROGRESS LIGHTING + CONTECH LIGHTING	P560078-020 + LG7003D-326-2700K-120V	DECORATIVE LED WALL SCONCE	LED 2700K	4	145	1	4,808
	13	J	CONTECH LIGHTING	SMTR530K12D1-S	ROUND LED 5" SHALLOW SURFACE MOUNT DOWNLIGHT	LED 3000K	1	864	1	11.2
	5	K	HUBBELL OUTDOOR LIGHTING	SG1-30-3K7-FT	Sling Series SLENDER WALL WALLPACK LED	LED 3000K	1	2911	1	29,228
	13	PA	Beacon Products	URB-21-24NB-27-3K-T2	URBAN SERIES ARCHITECTURAL AREA LIGHT LED TYPE 2 OPTICS POLE MOUNTED (PEDESTRIAN)	LED 3000K	1	2408	1	55.8
	12	PB	Hubbell Lighting Inc, dba Beacon Products	URB-XXXX-21-24L-55-3K7-4-U	URBAN SERIES ARCHITECTURAL AREA LIGHT LED TYPE 4 OPTICS POLE MOUNTED (PEDESTRIAN)	LED 3000K	1	5811	1	57
	16	T1/T2	Beacon Products	VPL-80L-235-3K7-4	LARGE VIPER ARCHITECTURAL AREA LIGHT TYPE 4 OPTICS (SPORTS AREA) (T2 HAS DOUBLE HEADS)	LED 3000K	1	23121	1	230.6
	2	T1-BC	Beacon Products	VPL-80L-235-4K7-4W-BC	LARGE VIPER ARCHITECTURAL AREA LIGHT TYPE 4 WIDE OPTICS (SPORTS AREA) (WITH HOUSE SIDE SHIELD)	LED 4000K	1	15048	1	230.6
	23	W	KIM LIGHTING	LLF10P35-20L3K	LED LOW LEVEL STEP LIGHT	LED 3000K	1	1248	1	21.2

