

SITE

Dairy Freeze

KA Concrete Solutions

Citadel Health Center

Batton St

89

Eley St

Dollar General
Classroom
Cleaning Supplies

Culver's

Circle K
Circle K Gas Station

ALDI
Shop Your Local ALDI

Walgreens
Pickup in as
Little as 30 Mins

The Home Depot

Meijer

WellNow Urgent Care

131

Lawrence Dr

AutoZone Auto Parts

Allegan St

Goodwill Store

Taco Bell
With 5 Taco
Bell Favorites

Zeigler Ford of Plainwell

89

89

131

Windigo Ln

Goodsell St

Bardeen Ct

Dennis

Watson Rd

Gene St

Plainwell/Dam Rd

Keith St

Joyce St

Lynn St

12th St

Wallega

Comfort Inn

Zeigler Chrysler Dodge
Jeep Ram of Plainwell

Mr. PC

Kenneth St

Japan Video World

Walmart Supercenter

Emerald Woods
Apartments

KC Orthodontics

Steensma Law &
Power Equipment

Ascension
Borgess-Pipp Hospital

Ruby St

Goodsell St

Comstock Ct

Lodd St

13th St

12th St

West Town Apartments



PLANT MATERIALS

1. PLACE SHREDDED HARDWOOD BARK MULCH ON TO A UNIFORM 4" DEPTH IN ALL TREE & SHRUB BEDS & TO A DEPTH OF 2" IN PERENNIAL/GROUND COVER AREAS.
2. ALL NURSERY STOCK SHALL BE TRUE TO TYPE AND NAME. ALL STOCK SHALL BE FIRST CLASS QUALITY WITH DEVELOPED BRANCHING SYSTEMS AND HEALTHY ROOT SYSTEMS.
3. STAKING/GUYING TREES SHALL TAKE PLACE WHERE PLANTS ARE EXPOSED TO DIRECT WEST WIND OR HAVE A ROOT SYSTEM THAT WHEN PLANTED BECOMES LOOSE AFTER WATERING BACKFILL WHEN PLANTING. THIS SHALL BE AT THE DISCRETION OF THE LANDSCAPE CONTRACTOR.
4. PLANT MIX BACKFILL SHALL BE A BLEND OF 1/3 TOPSOIL, 1/3 SAND, 1/3 PEAT OR COMPOST.
5. ALL EDGING IS TO BE STANDARD COMMERCIAL EDGING 1/8"x4" MILL FINISH EDGING. ALL AREAS WHERE TURF/SOD MEETS PLANTING BEDS OR MAINTENANCE STRIP IS TO HAVE EDGING.
6. ALL MAINTENANCE STRIP STONE IS TO BE CLEAN WASHED 3/4" CRUSHED NATURAL STONE ON DEMITT NEED BARRIER OR DUPONT TYPAR OR EQUAL HEAVY FABRIC FOR WEED CONTROL.
7. ALL PLANT MATERIALS HAVE A TWO YEAR WARRANTY WHICH STARTS UPON AGREED SUBSTANTIAL COMPLETION DATE BY OWNER.
8. CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE OF PLANT MATERIALS WHICH INCLUDES BUT IS NOT LIMITED TO WATERING, CONTROLLING WEED GROWTH, FERTILIZING, PRUNING, TRIMMING FOR DURATION OF CONSTRUCTION AND UNTIL AGREED UPON SUBSTANTIAL COMPLETION.
9. ALL PLANTINGS SHALL BE THOROUGHLY WATERED BY THE LANDSCAPE CONTRACTOR AT THE TIME OF PLANTING AND REPEATED AS NECESSARY TO ENSURE HEALTHY NURSERY STOCK.
10. MAINTAIN ALL PLANT MATERIALS DURING THE ENTIRE DURATION OF CONSTRUCTION THRU SUBSTANTIAL COMPLETION.

SEEDING

1. PRIOR TO ANY SEEDING, CONTRACTOR MUST OBTAIN A MINIMUM OF THREE SOIL SAMPLES OF DIFFERENT TOPSOIL AREAS ONSITE TO DETERMINE IF ANY AMENDMENTS ARE NEEDED FOR SEEDING AREAS.
2. ALL MOWABLE CLASS A LAWN AREAS SHALL BE HYDROSEEDING WITH THE FOLLOWING MIXTURE:
94% PERENNIAL TURF TYPE RYEGRASS
33% CREEPING RED FESCUE
33% KENTUCKY BLUEGRASS
AT A RATE OF 6LBS/1000 SQUARE FEET.
3. ALL NATIVE SEED AREAS SHALL BE APPLIED WITH A NO-TILL SEED DRILL AT A RATE PER SEED MIX SPECIFICATION AND MULCHED WITH CLEAN STRAW MULCH APPLIED AT 2 TON/ACRE.
4. ALL LOW MAINTENANCE FESCUE SHALL BE HYDROSEEDING OR STRAW MULCHED AND APPLIED WITH A TACKIFIER TO HOLD IN PLACE.
5. ALL AREAS GREATER THAN 1:3 SHALL BE SEEDING AND MATTED WITH DST5 OR EQUAL EROSION MATTING.
6. PROTECT ADJACENT AND ADJOINING SIDEWALKS, PAVEMENT AND PLANTINGS FROM HYDROSEEDING OVER-SPRAY AND DAMAGE CAUSED BY PLANTING OPERATIONS.
7. PRIOR TO PLANTING APPLY GLYPHOSPHATE HERBICIDE TO EXISTING WEED GROWTH IN AREAS TO BE PLANTED WITH NATIVE SEED AND ALL SEED. REPEAT TREATMENT AS NEEDED TO WITHIN 4-5 DAYS OF PLANTING FOR ADEQUATE ERADICATION OF WEED GROWTH ERADICATION OF EXISTING SOIL WEED GROWTH
8. REMOVE STONES LARGER THAN 1" IN ANY DIMENSION AND REMOVE ANY STICKS, ROOTS, RUBBISH PRIOR TO SEEDING.
9. MAINTAIN LAWN AREAS UNTIL A HEALTHY, UNIFORM, CLOSE STAND OF GRASS HAS BEEN ESTABLISHED. FREE OF WEEDS AND SURFACE IRREGULARITIES, WITH COVERAGE EXCEEDING 90%.
10. MAINTAIN ALL AREAS FROM EROSION AND RESEED ANY AREAS THAT DO NOT HAVE PROPER GROWTH.

GENERAL LANDSCAPING NOTES

1. ALL LANDSCAPING SHALL BE INSTALLED AND MAINTAINED ACCORDING TO THE COMMERCIAL CONSTRUCTION STANDARDS. THE PLANT MATERIAL SHALL BE GUARANTEED FOR TWO YEARS
2. ALL LANDSCAPED AREAS ARE TO BE EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM, DESIGN AND DRAWN BY OTHERS.
3. STONE BEDS TO INCLUDES 1/8"x4" ALUMINUM EDGING, 100% 1/2" CRUSHED STONE 4" DEPTH ON HEAVY FABRIC.
4. ALL PLANTING BEDS TO HAVE A 4" HARDWOOD SHREDDED BARK MULCH UNLESS NOTED AND REQUIRE 6" OF PLANT MIX (1/3 SAND, 1/3 TOPSOIL, 1/3 COMPOST) TILLED INTO NATIVE SOIL.
5. ALL LAWN TREES NEED TO HAVE 4'-0" Ø CIRCLE OF MULCH 3" AWAY FROM TRUNK.
6. ALL PROPOSED TREES ARE TO BE STAKED IF OPEN EXPOSURE TO DIRECT WEST WIND OR UPON INSTALLATION APPEAR TO BE UNSTABLE IN ROOTBALL.
7. ALL PLANTING BEDS ADJACENT TO TURF HAVE 1/8"x4" ALUMINUM EDGING UNLESS NOTED OTHERWISE.
8. ANY ALTERATIONS TO THE SPECIFIED PLANTS MUST BE APPROVED PRIOR TO INSTALLATION.

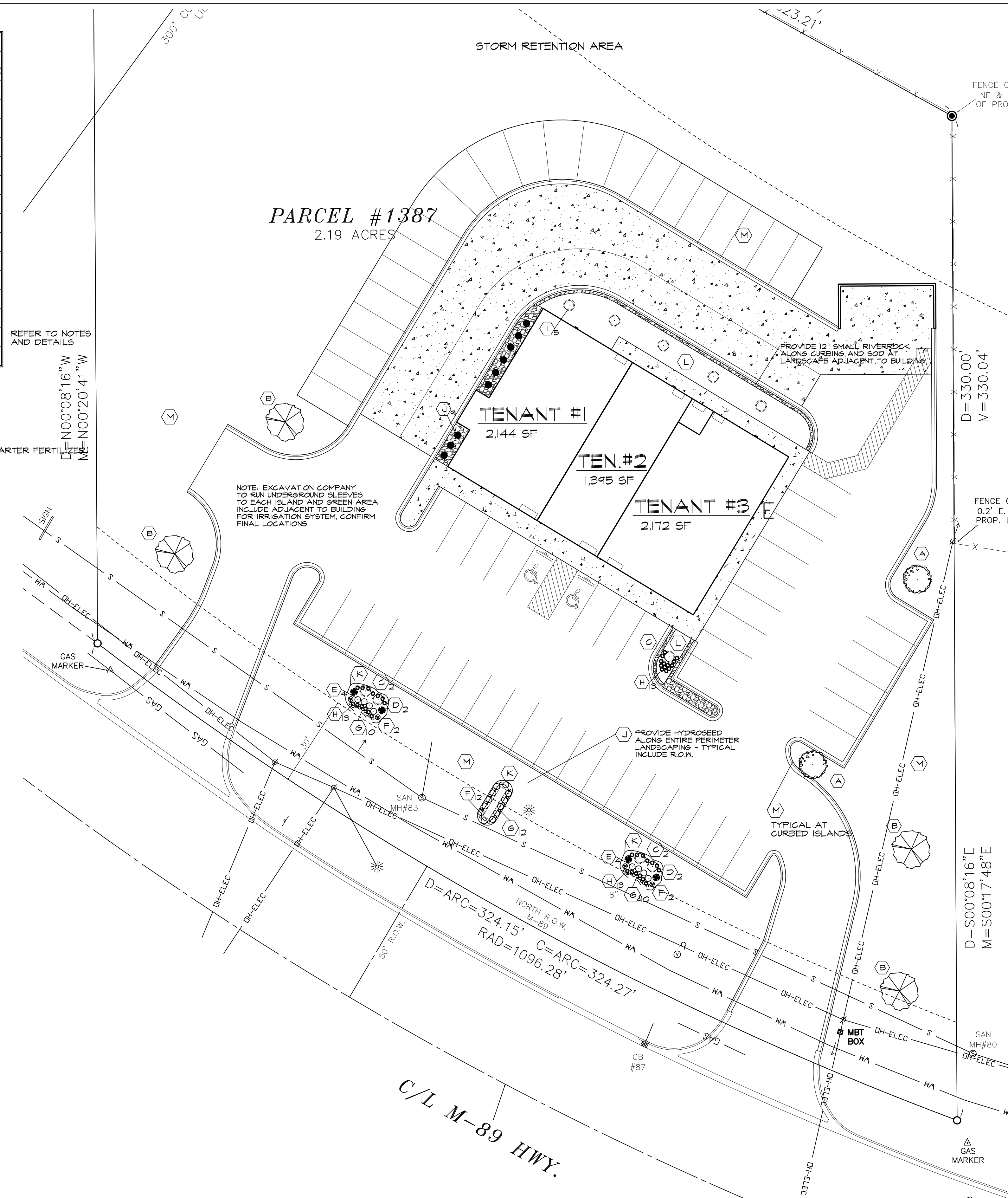
LANDSCAPE SCHEDULE					
SYMBOL	KEY	QUAN.	BOTANICAL NAME	COMMON NAME	SIZE/ROOT TYPE
(A)	A	3	ACER PLATANOIDES	CRIMSON SENTRY	A
(B)	B	9	CRIMSON SENTRY	NORWAY MAPLE	A
(C)	C	5	GLEDITSIA TRIACANTHOS	SHADEMASTER	A
(D)	D	4	VAR. INERMIS SHADEMASTER	HONEYLOCUST	A
(E)	E	8	BLACK KNIGHT	BUTTERFLY BUSH	D
(F)	F	16	BUDDLEJA DAVIDII	RUSSIAN SAGE	D
(G)	G	22	FEROVSKIA	ASTER	D
(H)	H	40	ATRIPLEX SPICATA	BLAZING STAR	D
(I)	I	5	LIATRIS SPICATA	LAVENDAR	D
(J)	J	9	FLORISTAN WEISS	NEW ENGLAND ASTER	D
(K)	K	AS SHOWN	ANGUSTIFOLIA	BLUE STAR JUNIFER	D
(L)	L	-	ASTER NOVAE-ANGLIAE	PINKY WINKY HYDRANGEA	D
(M)	M	AS SHOWN	JUNIPERUS SQUAMATA	SPRINTER BOXWOOD	D
(N)	N	-	HYDRANGEA PANICULATA	4" ALUMINUM EDGING	E
(O)	O	AS SHOWN	BUXUS MICROPHYLLA	HYDRO-SEED	E
(P)	P	-	N/A	DARK BROWN HARDWOOD MULCH	*
(Q)	Q	AS SHOWN	N/A	RIVER ROCK	*

MINIMUM SIZE OF PLANT MATERIAL AT THE TIME OF PLANTING:

1. CALIPER OF 2 1/2 INCHES, BALLED AND BURLAPPED
2. 6 FEET IN HEIGHT, BALLED AND BURLAPPED
3. CALIPER OF 1 1/2 INCHES, BALLED AND BURLAPPED
4. A MINIMUM OF 30 INCHES IN HEIGHT OR 24 INCHES SPREAD (IF THE PLANTS ARE LOW SPREADING); BALLED AND BURLAPPED
5. HYDRO-SEED FOR ALL TURF AREAS (SPARTAN GRADE A TURF MIX, USE 19-19-19 STARTER FERTILIZER)
6. FULL, WELL-ROOTED ONE GALLON POT

REFER TO NOTES AND DETAILS

N00°08'16"W
M=1000'20'41"W
E=1000'20'41"W



LANDSCAPE PLAN
SCALE: 1"=20'-0"

WHEN DIGGING OR WORKING NEAR OVERHEAD ELECTRIC WIRES IN MICHIGAN, CALL



3 WORKING DAYS BEFORE STARTING YOUR PROJECT

1-800-482-7171 (TOLL FREE)

PROPOSED NEW BUILDING
PAD BUILDING
1387 M-89
OTSEGO, MICHIGAN 49078

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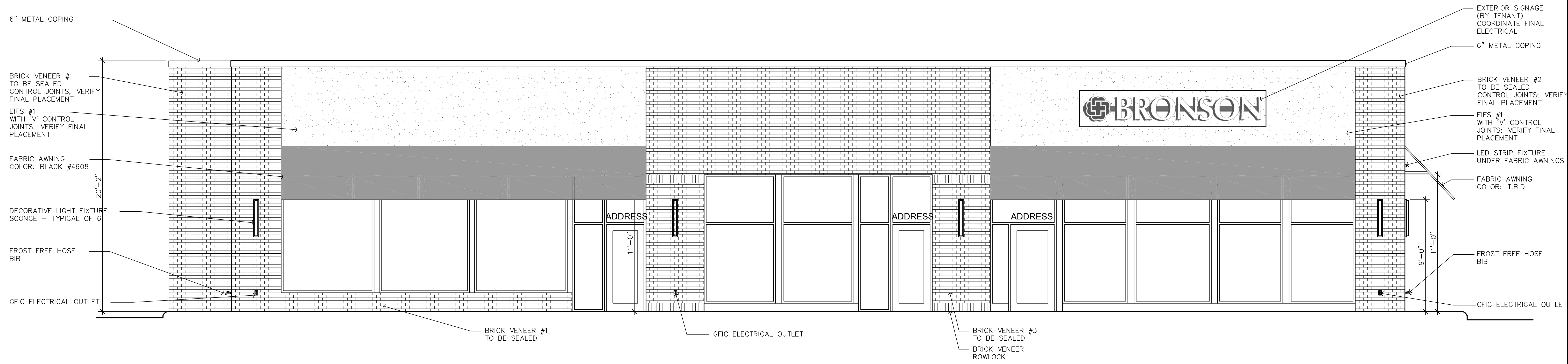
DEVELOPERS
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FAX 269 323 3262

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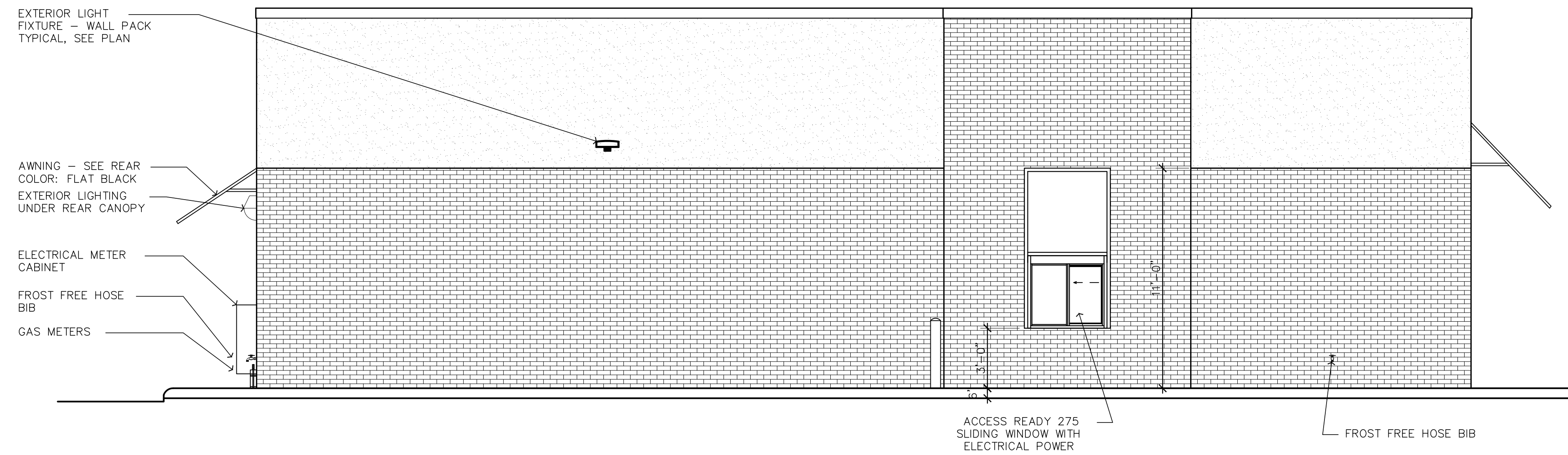
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PROJECT: 2406

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SOUTH EXTERIOR ELEVATION

SCALE: 1/4"=1'-0"



WEST EXTERIOR ELEVATION

SCALE: 1/4"=1'-0"

EXTERIOR MATERIALS					
MATERIAL	MANUFACTURER	STYLE/ COLOR	MATERIAL	MANUFACTURER	STYLE/ COLOR
4" BRICK VENEER #1	BELDEN BRICK	T.B.D. RUNNING BOND, COLORED MORTAR	METAL COPING #1	UNA-CLAD	COLOR: BLACK
4" BRICK VENEER #2	BELDEN BRICK	T.B.D. RUNNING BOND, COLORED MORTAR	FABRIC AWNING	SUNBRELLA	COLOR: BLACK - SEE ELEVATIONS PROVIDE METAL AWNING AS OPTION
4" BRICK VENEER #3	BELDEN BRICK	T.B.D. RUNNING BOND, COLORED MORTAR	BOLLARDS / GAS PIPE	SHERWIN WILLIAMS	TO BE PAINTED SAFETY YELLOW
EIFS #1	DRYVIT	DRYVIT COLOR: T.B.D. FINE FINISH	PAINT COLOR	SHERWIN WILLIAMS	COLOR: T.B.D.
GLASS/FRAME	KAWNEER TRI FAB VERSAGLAZE CENTER	BLACK ANDONIZED FRAME WITH 1/4" INSULATED CLEAR, 1/2" AIR INTER, 1/4" CLEAR ENERGY ADVANTAGE LOW-E, U-.33	PAINT COLOR	SHERWIN WILLIAMS	COLOR: T.B.D.

EXTERIOR ELEVATION NOTES

- A. GENERAL CONTRACTOR TO COORDINATE AND SCHEDULE SIGNAGE INSTALLATION WITH THE SIGNAGE CONTRACTOR PROVIDING A MINIMUM SCHEDULING NOTICE OF 4 WEEKS AND 1 WEEK PRIOR TO SCHEDULED DATE OF INSTALLATION. BRONSON TO PROVIDE GENERAL CONTRACTOR WITH SIGNAGE CONTRACTOR CONTACT INFORMATION.
- B. GENERAL CONTRACTOR SHALL COORDINATE WITH ELECTRICAL CONTRACTOR TO VERIFY EXISTING ELECTRICAL CIRCUITS INCLUDING ALL CONDUIT, WIRE, CONNECTIONS AND BREAKER AT PANEL BOARD NECESSARY TO SERVE SIGNAGE.
- C. SIGNAGE CONTRACTOR SHALL VERIFY SIZE AND LOCATION OF ANY AND ALL ALLOWABLE MONUMENT OR POLE SIGNAGE WITH LANDLORD AND PROVIDE SHOP DRAWING(S) PRIOR TO FABRICATION FOR APPROVAL.
- D. SIGNAGE CONTRACTOR TO INSTALL SIGNAGE IN COMPLIANCE WITH LOCAL CODES AND OBTAIN PERMIT AND LANDLORD APPROVAL.

SIGNAGE IS FOR REFERENCE ONLY

SIGNAGE APPROVALS SHALL BE ACQUIRED UNDER SEPARATE SIGN PERMIT SUBMITTALS. SIGNAGE IS NOT INCLUDED IN THE SCOPE OF THE BUILDING PERMIT.

EXTERIOR SIGNAGE				
COUNT	DESCRIPTION	FURN. BY	INST. BY	COMMENTS
1	MONUMENT SIGN	TENANT	TENANT	
1	WALL MOUNT	TENANT	TENANT	
1	SIGN - BRONSON WALL MOUNT	TENANT	TENANT	

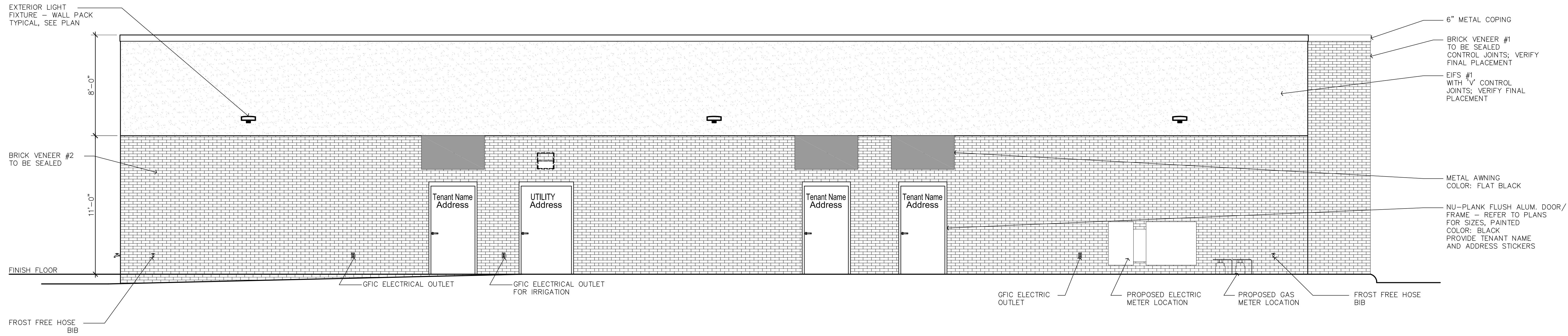
PROPOSED NEW BUILDING
PAD BUILDING
1387 M-89
OTSEGO, MICHIGAN 49078

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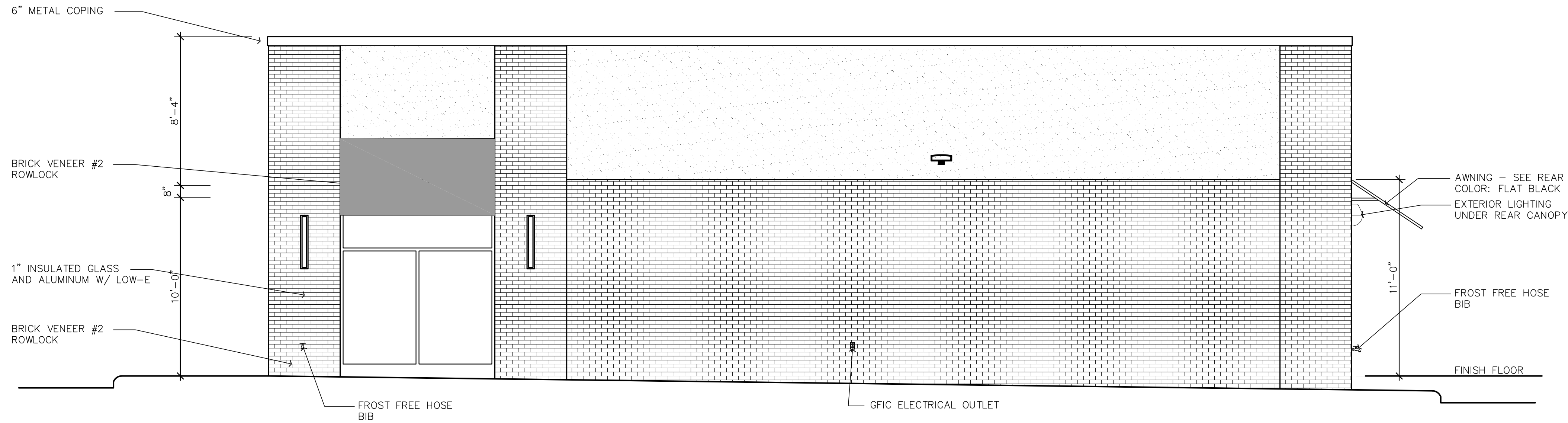
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NORTH EXTERIOR ELEVATION

SCALE: 1/4"=1'-0"



EAST EXTERIOR ELEVATION

SCALE: 1/4"=1'-0"

PROPOSED NEW BUILDING
PAD BUILDING
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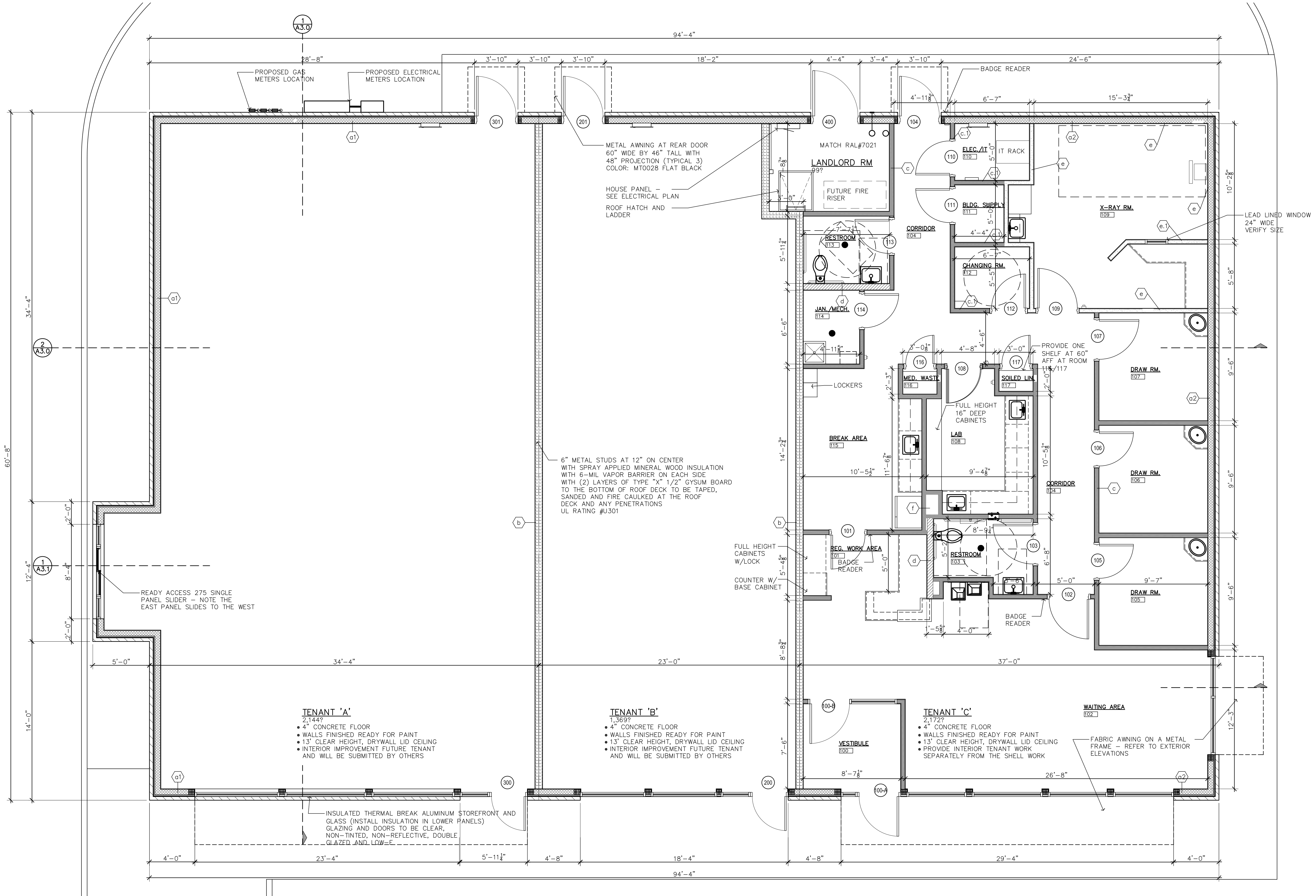
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FLOOR PLAN
SCALE: 1/4"=1'-0"

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THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.