



City of Fitchburg
 Planning/Zoning Department
 5520 Lacy Road
 Fitchburg, WI 53711
 (608-270-4200)

ARCHITECTURAL & DESIGN REVIEW APPLICATION

Applicant/Contact Person: Riversong / Andrew Alden (AG Architecture)

Address: 1414 Underwood Avenue, Suite 301 **Phone Number of Contact Person:** 414.687.7403

City, State, Zip Code: Wauwatosa, WI, 53213-2653 **Email of Contact Person:** aalden@agarch.com

Project Address: TBD ### Lacy Rd & TBD ### Brassica Rd **Lot:** 40-44 **Subdivision:** Terravessa

Project Type: Multi-Family Commercial Industrial Senior Campus Other
 New **Addition**

~~ISR Calculation does not include
 Outlot 2 (18,901 GSF) which has not
 been designed. Overall ISR should
 be reduced when included.~~

Impervious Surface Ratio (ISR): 71.9% (City Standard: maximum 65% ISR)

All items listed below must be included with the application to be considered complete. If an item is not included with the application, the applicant must provide in writing the basis for not including it. Building and site plans submitted to the Fitchburg Plan Commission for architectural and design review shall contain the following information:

Site Data:

- 1. Lot or property dimensions.
- 2. Orientation (to north).
- 3. Adjacent highways, roads, drive, etc.
- 4. Existing natural features (rivers, ponds, wetlands).
- 5. Existing buildings and/or improvements.
- 6. Existing and proposed site drainage.
- 7. Utility plans, including main/lateral sizes and existing fire hydrants on site or within 300 feet of the site
- 8. ISR shall be indicated on all plans.
- 9. Stormwater management plans and details, including grading plan.
- 10. Lighting plan in footcandles and light fixture cut sheets.

Building:

- 1. Building size, configuration and orientation.
- 2. Distance from lot lines.
- 3. Distance from other buildings, improvements and natural features.
- 4. Location of well, septic tank, drainfield, etc. (if applicable)
- 5. Additional proposed additions or new structures, including trash/recycling enclosure(s).
- 6. Construction type (wood frame, structural steel, etc.).
- 7. Foundation type (full basement, slab on grade, etc.).
- 8. Number of levels.
- 9. Siding/exterior covering type, color, texture, etc.
- 10. Roof type (gable, hip, shed, flat, etc.) and pitch.
- 11. Roofing material type, color, texture, etc.
- 12. Exterior door and window location, size, type, etc.
- 13. Fire protection sprinklers or fire alarm systems.

Ingress, Egress, Parking:

- 1. Location of highway and road access points.
- 2. Location, size, configuration of drivers and walks.
- 3. Number, size, location of parking spaces.
- 4. Location of handicapped parking and accessible building entrances.
- 5. Bicycle rack(s).

Landscaping:

- 1. Location, species, size of existing trees, shrubs, and plantings.
- 2. Location, species, size of proposed plantings.
- 3. Location and size of all paved, seeded/sodded and gravelled areas.
- 4. Location of all retaining walls, fences, berms and other landscape features.

***It is highly recommended that an applicant hold at least one neighborhood meeting prior to submitting an ADR application to identify any concerns or issues of surrounding residents.**

The preceding information is considered to be the minimum information for submission, and the City may require additional information for its review. Any interpretations provided by city officials as the result of submitting the attached information are based on the submitted plans, and any plan changes, may affect the interpretations.

It is the responsibility of the owner/applicant to insure compliance with all local and state requirements. The below signed applicant acknowledges the above information and hereby submits the attached information for the City's Architectural and Design Review Process.

Signed: Andrew L Alden (Andrew Alden) Date: 06-22-2021
 Applicant or Authorized Agent

***** Application shall be accompanied by one (1) sets of full-size plans, two (2) sets no larger than 11"x17", and one (1) pdf document of the complete submittal to planning@fitchburgwi.gov. Applications are due at least 4 weeks prior to the desired Plan Commission Meeting. The time frame assumes a complete set of plans is provided, and if it is not provided the Plan Commission date will be adjusted.**

FOR CITY USE ONLY

Date Received: 6/22/21 Plan Commission Date: 7/20/21

Comments:

Riversong

Senior Living Community

Fitchburg, Wisconsin

AG PROJECT NUMBER: *200701*
 DATE: *22 JUNE 2021*

SHEET INDEX

ARCHITECTURAL

G001 COVER SHEET
 G240 SITE PLAN
 A1200 1" = 20' OVERALL PARKING PLAN
 A1201 1" = 20' OVERALL FIRST FLOOR PLAN
 A1202 1" = 20' OVERALL SECOND FLOOR PLAN
 A1203 1" = 20' OVERALL THIRD FLOOR PLAN
 A1204 1" = 20' OVERALL FOURTH FLOOR PLAN
 A4500 1/8" EXTERIOR ELEVATIONS
 A4501 1/8" EXTERIOR ELEVATIONS
 A4502 1/8" EXTERIOR ELEVATIONS
 A4503 1/8" EXTERIOR ELEVATIONS
 A4504 1/8" EXTERIOR ELEVATIONS
 EXTERIOR RENDERING 1
 EXTERIOR RENDERING 2

ELECTRICAL

E6221 1" = 30'-0" SITE ELECTRICAL PLAN

OWNER

Marquardt Management Services
Watertown, WI

DEVELOPER

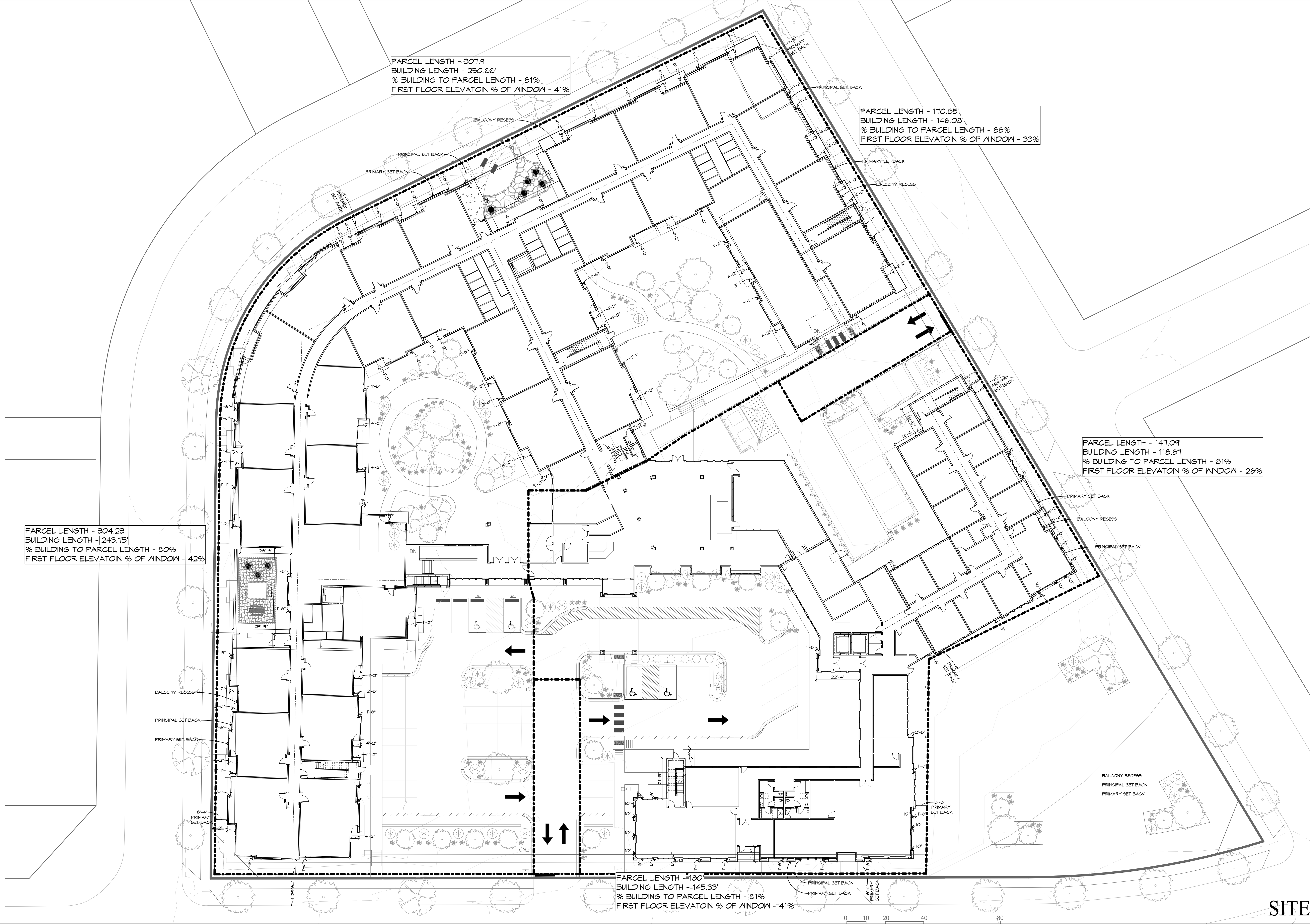
Marquardt Management Services
Watertown, WI

CONCEPTUAL DESIGN

SD / DD NOTE ONLY
 THIS SET OF DOCUMENTS IS INTENDED TO ESTABLISH THE SCOPE OF THE PROJECT AND THE QUALITY AND QUANTITY OF THE PRODUCTS BEING USED.
 IT DOES NOT ADDRESS ALL STRUCTURAL AND CONSTRUCTION MATERIALS AND DETAILS, NOR DOES IT INCLUDE IN-DEPTH REQUIREMENTS FOR THE FABRICATION AND INSTALLATION. THESE ARE ASSUMED TO BE STANDARD MATERIALS AND CONSTRUCTION PRACTICES.
 ALL WORK IS ASSUMED TO BE DONE IN A WORKMANLIKE MANNER CONSISTENT WITH THE HIGHEST LEVEL OF QUALITY.
 PRODUCTS ARE IDENTIFIED BOTH IN PLANS AND IN THE SPECIFICATIONS AND IT IS NECESSARY TO USE EACH IN CONJUNCTION WITH THE OTHER.



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6/23/2021 10:27:56 AM
BY: JACOBSON RIVERSONG ARCHITECTURAL BOARD



PARCEL LENGTH - 307.9'
BUILDING LENGTH - 250.88'
% BUILDING TO PARCEL LENGTH - 81%
FIRST FLOOR ELEVATION % OF WINDOW - 41%

PARCEL LENGTH - 170.85'
BUILDING LENGTH - 146.08'
% BUILDING TO PARCEL LENGTH - 86%
FIRST FLOOR ELEVATION % OF WINDOW - 33%

PARCEL LENGTH - 147.09'
BUILDING LENGTH - 118.67'
% BUILDING TO PARCEL LENGTH - 81%
FIRST FLOOR ELEVATION % OF WINDOW - 26%

PARCEL LENGTH - 304.23'
BUILDING LENGTH - 243.75'
% BUILDING TO PARCEL LENGTH - 80%
FIRST FLOOR ELEVATION % OF WINDOW - 42%

PARCEL LENGTH - 120'
BUILDING LENGTH - 145.33'
% BUILDING TO PARCEL LENGTH - 81%
FIRST FLOOR ELEVATION % OF WINDOW - 41%

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Fitchburg Wisconsin

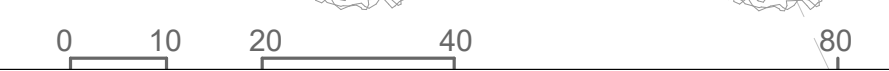


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Engineering
Planning
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DATE
12 JAN 2021
PROJECT
200701
SHEET NO.

SITE PLAN G240
COMMONS



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**PARKING PLAN
GENERAL NOTES**

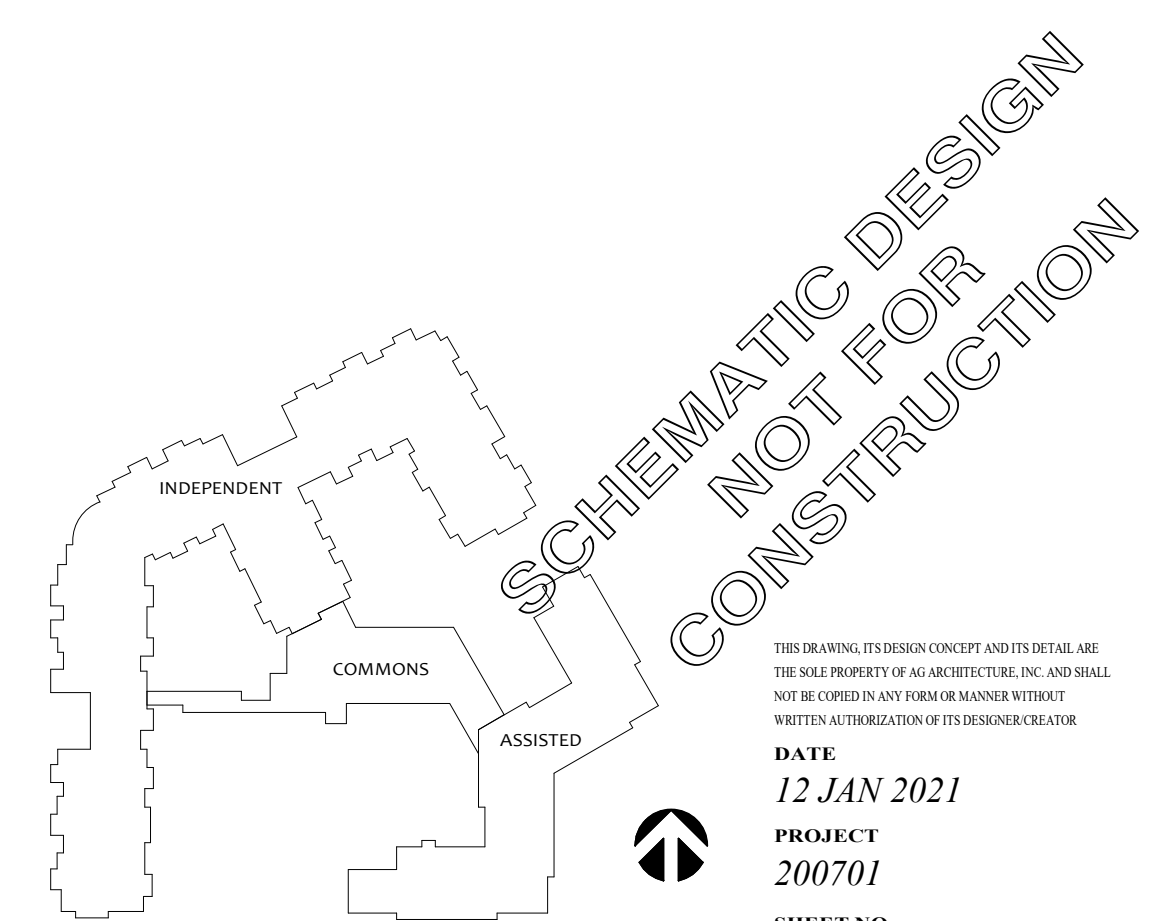
1. DIMENSIONS AT EXTERIOR WALLS ARE TO FACE OF BRICK OR SHEATHING. ALIGN WITH FOUNDATION WALL BELOW.
 2. ALL OTHER DIMENSIONS ARE TO FACE OF BLOCK.
 3. VERIFY ALL ROUGH AND MASONRY OPENINGS (M.O.) WITH APPROVED SHOP DRAWINGS.
 4. VERIFY WALL CONSTRUCTION WITH WALL TYPES.
- - - - - INDICATES 1 HOUR WALL
 - · - · - · INDICATES 2 HOUR WALL
 - · - · - · INDICATES 3 HOUR WALL
 - · - · - · INDICATES 4 HOUR WALL
- 6'-6" ** DIMENSIONS SHOWN AS ROUGH OPENINGS FOR SPECIFIC PRODUCTS BASED ON CURRENT INFORMATION AVAILABLE AT TIME OF DRAWING PREPARATION. CONTRACTOR TO VERIFY AS APPROPRIATE.
 6'-6" ** PLUS OR MINUS - FOR REFERENCE ONLY.
- WALL TYPES: [Symbol] SHEET AT300
 DOOR SCHEDULE: [Symbol] SHEET AT100
 WINDOW SCHEDULE: [Symbol] SHEET XXXXX
- FE1 FIRE EXTINGUISHER WITH RECESSED CABINET PER SECTION 10522 - SEE DETAILS 16/AT400 AND 17/AT400
 FE FIRE EXTINGUISHER WITH SURFACE MOUNTED BRACKET PER SECTION 10522
 PROVIDE # FIRE EXTINGUISHERS THIS FLOOR.

TOTAL UNDERGROUND STALLS: 128

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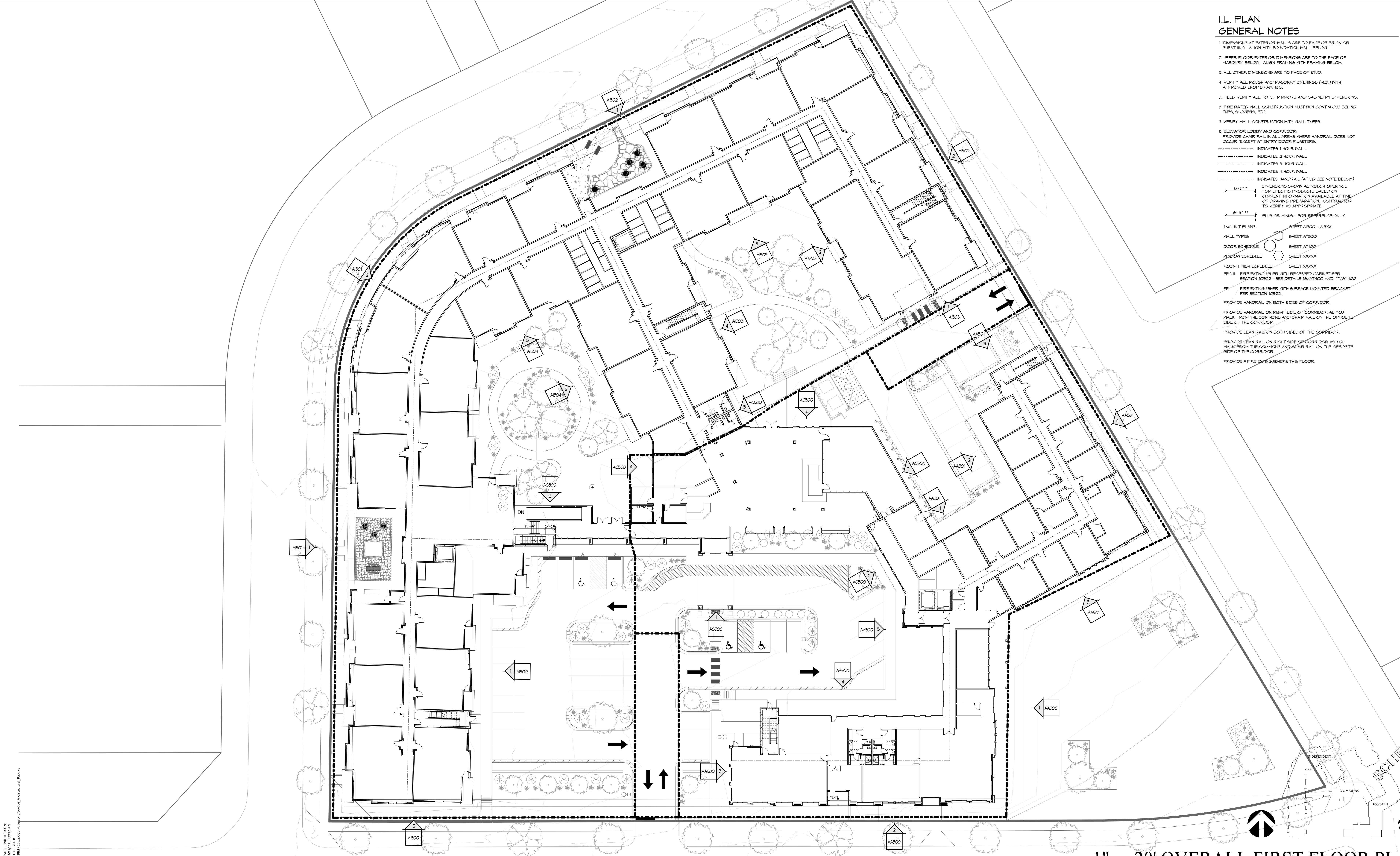


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1" = 20' OVERALL PARKING PLAN **AI200**
INDEPENDENT

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I.L. PLAN GENERAL NOTES

1. DIMENSIONS AT EXTERIOR WALLS ARE TO FACE OF BRICK OR SHEATHING. ALIGN WITH FOUNDATION WALL BELOW.
 2. UPPER FLOOR EXTERIOR DIMENSIONS ARE TO THE FACE OF MASONRY BELOW. ALIGN FRAMING WITH FRAMING BELOW.
 3. ALL OTHER DIMENSIONS ARE TO FACE OF STUD.
 4. VERIFY ALL ROUGH AND MASONRY OPENINGS (M.O.) WITH APPROVED SHOP DRAWINGS.
 5. FIELD VERIFY ALL TOPS, MIRRORS AND CABINERY DIMENSIONS.
 6. FIRE RATED WALL CONSTRUCTION MUST RUN CONTINUOUS BEHIND TUBS, SHOWERS, ETC.
 7. VERIFY WALL CONSTRUCTION WITH WALL TYPES.
 8. ELEVATOR LOBBY AND CORRIDOR:
PROVIDE CHAIR RAIL IN ALL AREAS WHERE HANDRAIL DOES NOT OCCUR (EXCEPT AT ENTRY DOOR PILASTERS).
- - - - - INDICATES 1 HOUR WALL
 - - - - - INDICATES 2 HOUR WALL
 - - - - - INDICATES 3 HOUR WALL
 - - - - - INDICATES 4 HOUR WALL
 - - - - - INDICATES HANDRAIL (AT SD SEE NOTE BELOW)
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- 6'-6" ** PLUS OR MINUS - FOR REFERENCE ONLY.
- 1/4" UNIT PLANS
- WALL TYPES SHEET A1300 - A13XX
 - DOOR SCHEDULE SHEET A1100
 - WINDOW SCHEDULE SHEET XXXXX
 - ROOM FINISH SCHEDULE SHEET XXXXX
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- FE FIRE EXTINGUISHER WITH SURFACE MOUNTED BRACKET PER SECTION 10522.
- PROVIDE HANDRAIL ON BOTH SIDES OF CORRIDOR.
- PROVIDE HANDRAIL ON RIGHT SIDE OF CORRIDOR AS YOU WALK FROM THE COMMONS AND CHAIR RAIL ON THE OPPOSITE SIDE OF THE CORRIDOR.
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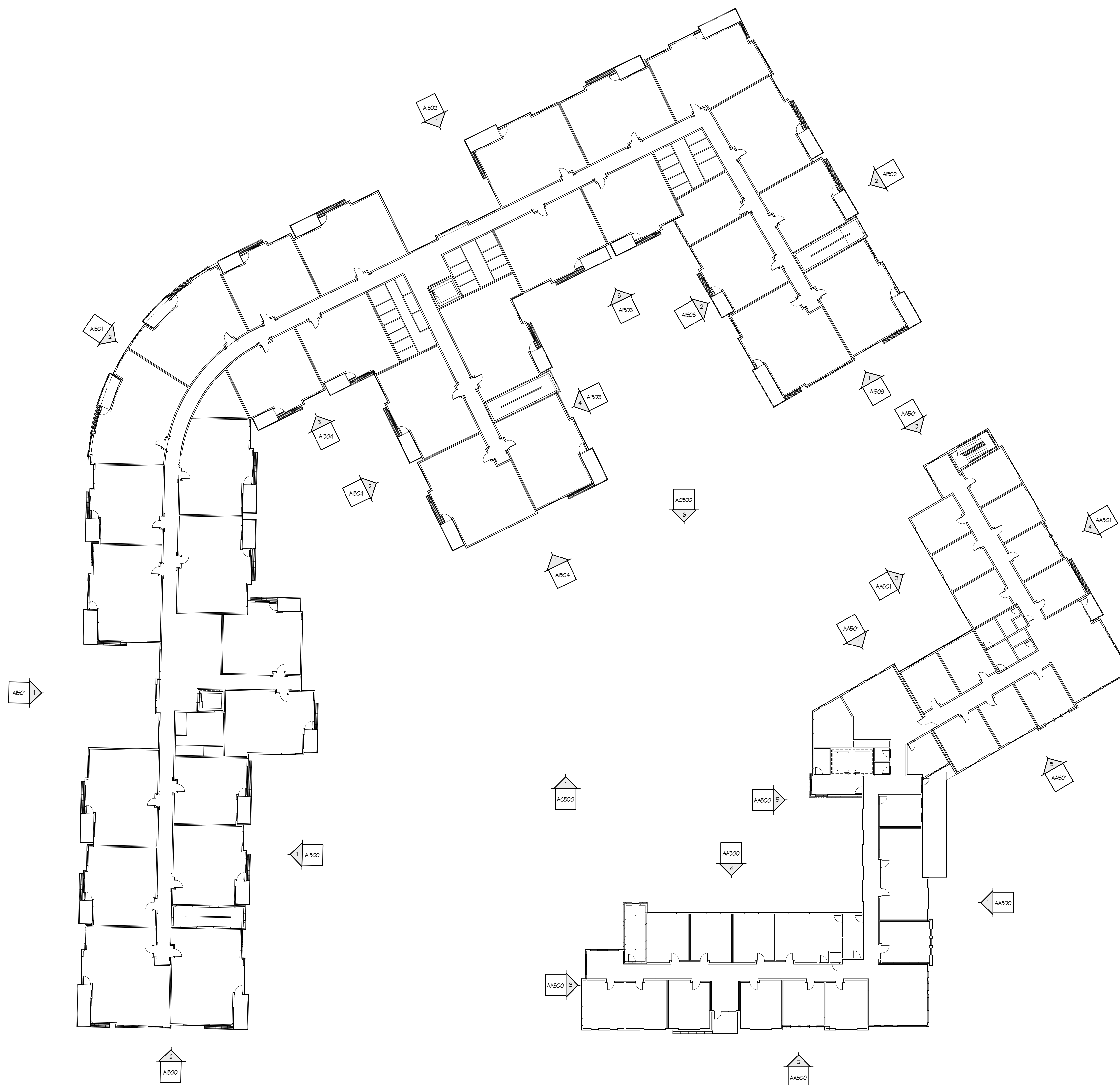
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DATE 12 JAN 2021
PROJECT 200701
SHEET NO.

0 10 20 40 80 1" = 20' OVERALL FIRST FLOOR PLAN AI201
INDEPENDENT

**I.L. PLAN
GENERAL NOTES**

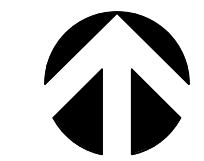
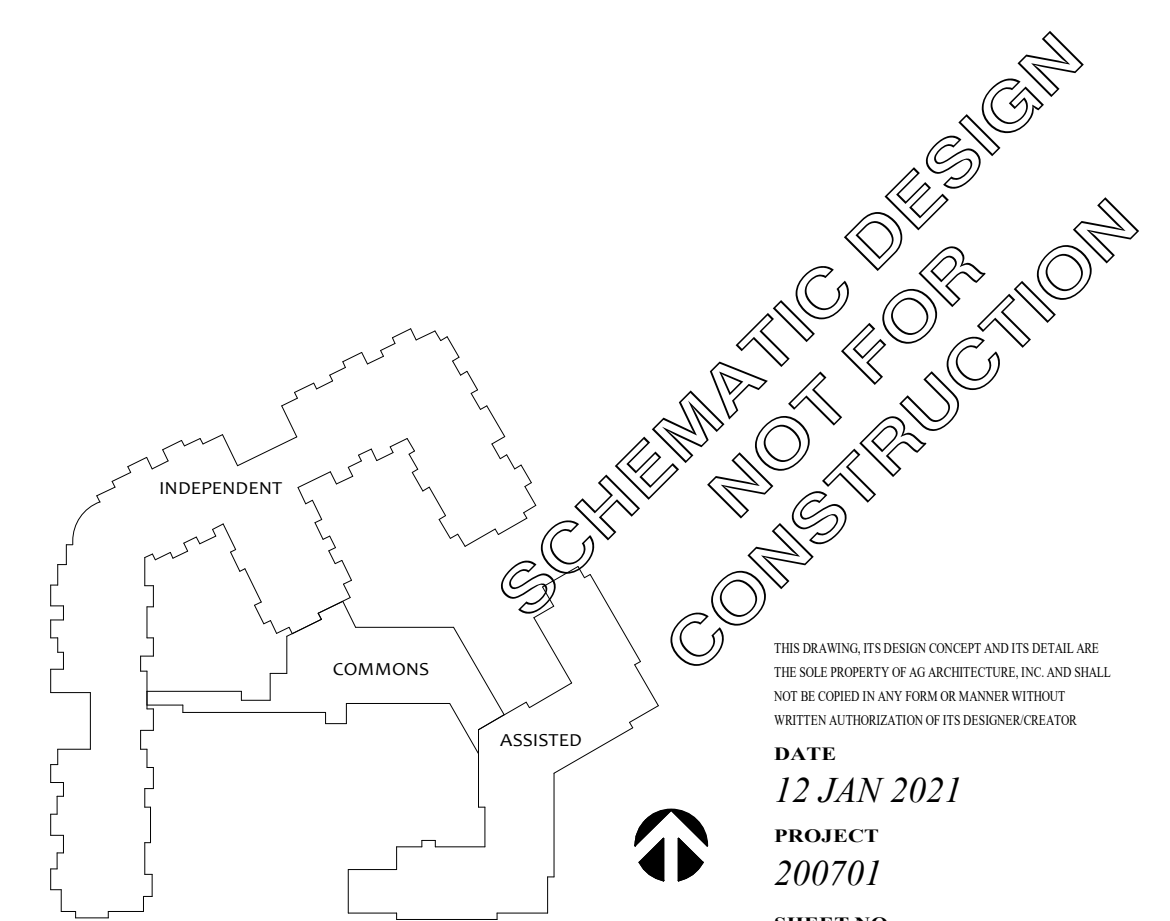
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- 1/4" UNIT PLANS SHEET A1B00 - A1BXX
 WALL TYPES SHEET A1T300
 DOOR SCHEDULE SHEET A1D100
 WINDOW SCHEDULE SHEET XXXXX
 ROOM FINISH SCHEDULE SHEET XXXXX
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 PROVIDE # FIRE EXTINGUISHERS THIS FLOOR.



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1" = 20' OVERALL THIRD FLOOR PLAN **AI203**
 Designer

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EXTERIOR ELEVATION GENERAL NOTES

1. PROVIDE CONCRETE SPLASH BLOCKS AT ALL DOWNSPOUTS WHICH SPILL ONTO GRADE OR ROOFS.
 2. ALL CONDUIT, METERS, VENTS, ETC. TO BE PAINTED TO MATCH ADJACENT SURFACE.
 3. GUTTERS AND DOWNSPOUTS ARE PREFINISHED ALUMINUM.
 4. SEE SHEET AA401 FOR WINDOW AND STOREFRONT SCHEDULES.
- EXTERIOR ELEVATION KEY NOTES:**
- S1 - EIFS (PAINTED LIGHT TAN OR WARM GREY)
 - MP - WOOD LOOK SIDING - NICHHA VINTAGE WOOD FIBER CEMENT PANEL - CEDAR COLOR (OR SIM.)
 - B - BRICK - LIGHT TAN COLOR
 - M5 - MANUFACTURED STONE VENEER - WARM GREY/TAN BLEND
 - MP - METAL PANEL SIDING - PAC GLAD METAL WALL PANEL - BRONZE COLOR



5
AA500
LOT 4
EXTERIOR ELEVATION

4
AA500
LOT 4
EXTERIOR ELEVATION

3
AA500
LOT 4
EXTERIOR ELEVATION



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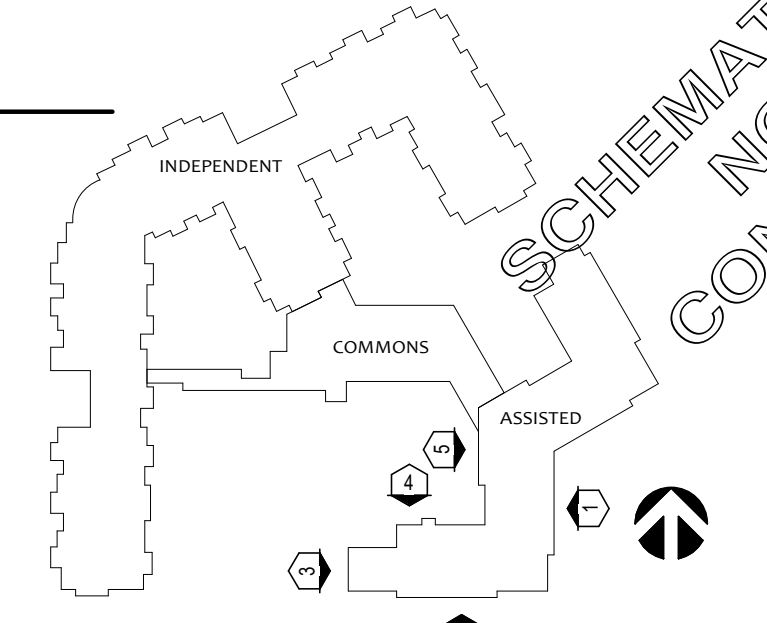
REVISIONS

NO.	DATE	DESCRIPTION



2
AA500
LOT 4
EXTERIOR ELEVATION

1
AA500
LOT 4
EXTERIOR ELEVATION



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SHEET NO.:

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EXTERIOR ELEVATION KEY NOTES:

- S1 EIFS (PAINTED LIGHT TAN OR WARM GREY)
- WP WOOD LOOK SIDING - NICHHA VINTAGE WOOD FIBER CEMENT PANEL - CEDAR COLOR (OR SIM.)
- B BRICK - LIGHT TAN COLOR
- MS MANUFACTURED STONE VENEER - WARM GREY/TAN BLEND
- MP METAL PANEL SIDING - PAC GLAD METAL WALL PANEL - BRONZE COLOR



ELEVATION
5
LOT 4 & LOT 5
AA501

ELEVATION
4
LOT 5
AA501



ELEVATION
3
LOT 5
AA501

ELEVATION
2
LOT 5
AA501

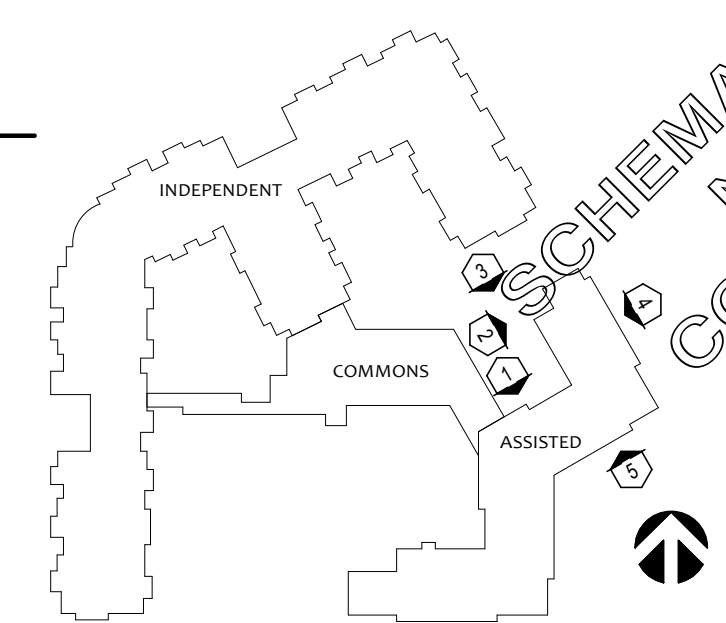
ELEVATION
1
LOT 4 & LOT 5
AA501

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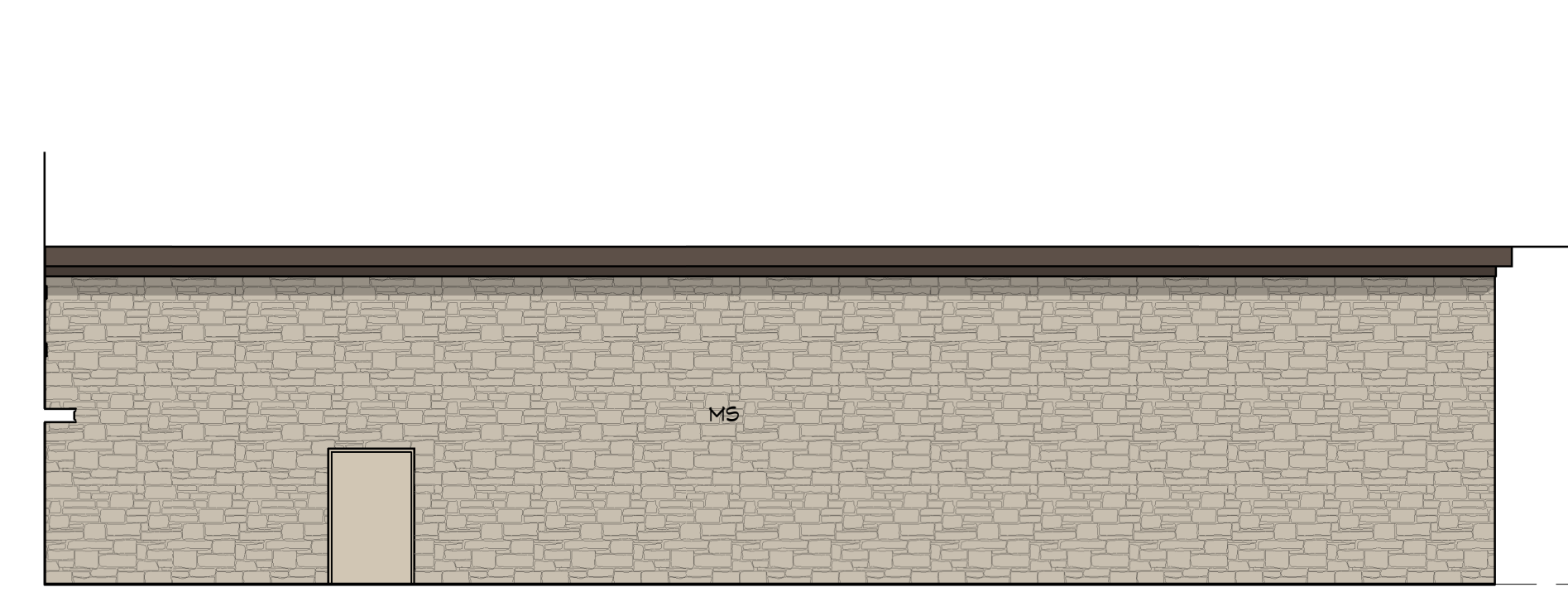


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DATE: 12 JAN 2021
PROJECT: 200701
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EXTERIOR ELEVATION GENERAL NOTES

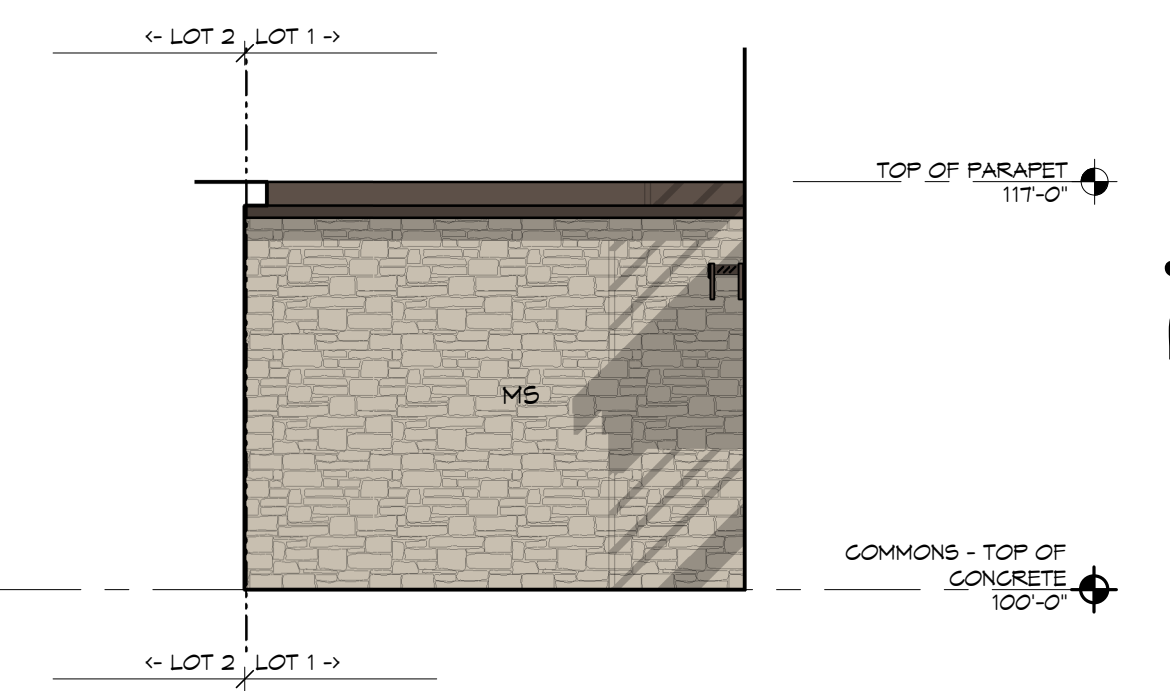
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1
AC500
LOT 2 & LOT 4
EXTERIOR ELEVATION



6
AC500
LOT 2
EXTERIOR ELEVATION



5
AC500
LOT 2
EXTERIOR ELEVATION



4
AC500
LOT 2
EXTERIOR ELEVATION



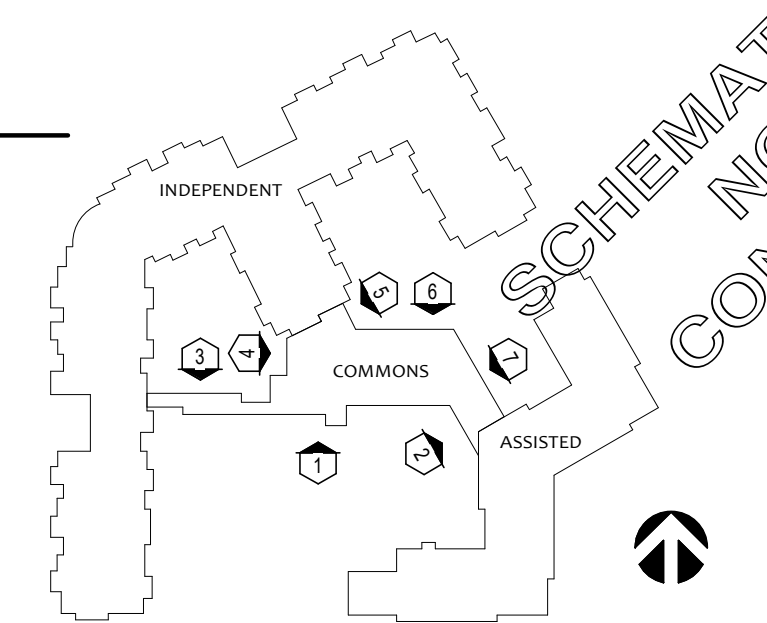
3
AC500
LOT 2
EXTERIOR ELEVATION



2
AC500
LOT 4
EXTERIOR ELEVATION



1
AC500
LOT 2
EXTERIOR ELEVATION



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EXTERIOR ELEVATION GENERAL NOTES

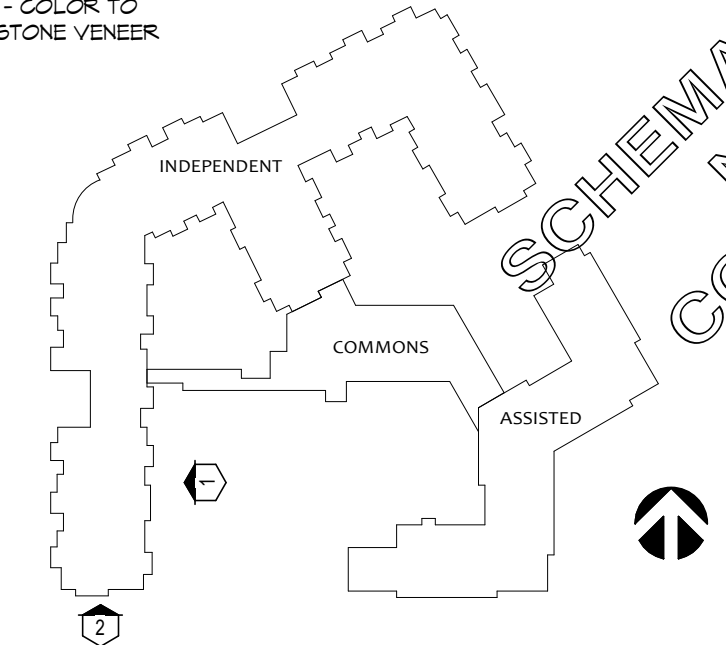
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2 LOT 3
EXTERIOR ELEVATION



1 LOT 2 & LOT 3
EXTERIOR ELEVATION



SCHEMATIC DESIGN
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EXTERIOR ELEVATION GENERAL NOTES

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EXTERIOR ELEVATION

2
LOT 1
AI502



EXTERIOR ELEVATION

1
LOT 1 & LOT 2
AI502

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 Wisconsin

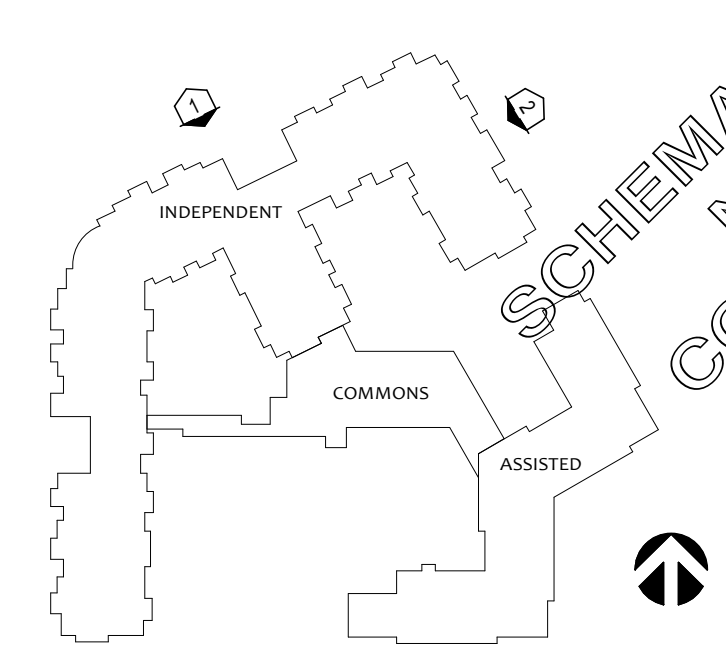


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 NOT FOR
 CONSTRUCTION

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 DATE 12 JAN 2021
 PROJECT 200701
 SHEET NO. AI502

1/8" EXTERIOR ELEVATIONS AI502
INDEPENDENT

SHEET PRINTED ON:
 6/30/2021 11:58:59 AM
 BMS: jacob@agarch.com

EXTERIOR ELEVATION GENERAL NOTES

1. PROVIDE CONCRETE SPLASH BLOCKS AT ALL DOWNSPOUTS WHICH SPILL ONTO GRADE OR ROOFS.
 2. ALL CONDUIT, METERS, VENTS, ETC. TO BE PAINTED TO MATCH ADJACENT SURFACE.
 3. GUTTERS AND DOWNSPOUTS ARE PREFINISHED ALUMINUM.
 4. SEE SHEET AT401 FOR WINDOW AND STOREFRONT SCHEDULES.
- EXTERIOR ELEVATION KEY NOTES:**
- S1 - EIFS (PAINTED LIGHT TAN OR MARM GREY)
 - VP - WOOD LOOK SIDING - NICHHA VINTAGE WOOD FIBER CEMENT PANEL - CEDAR COLOR (OR SIM.)
 - B - BRICK - LIGHT TAN COLOR
 - MS - MANUFACTURED STONE VENEER - MARM GREY/TAN BLEND
 - MP - METAL PANEL SIDING - PAC GLAD METAL WALL PANEL - BRONZE COLOR



4
A503
LOT 2
EXTERIOR ELEVATION



3
A503
LOT 1 & LOT 2
EXTERIOR ELEVATION



2
A503
LOT 1
EXTERIOR ELEVATION



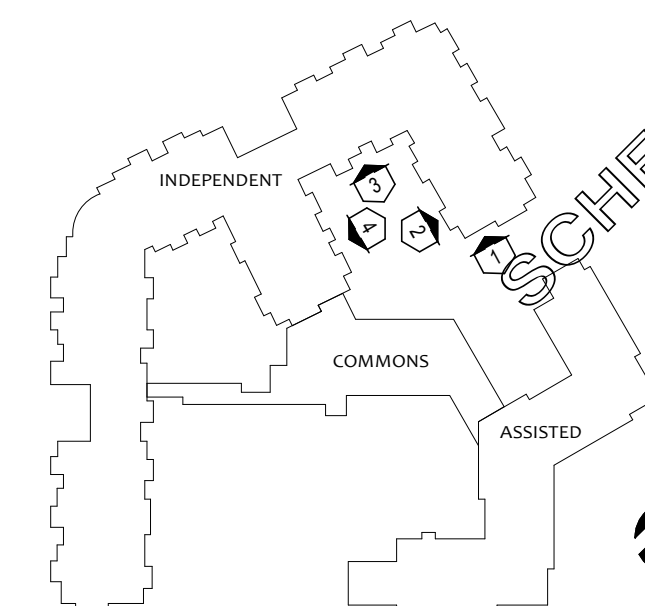
1
A503
LOT 1
EXTERIOR ELEVATION

Riversong
 Senior Living Community
 Fitchburg
 Wisconsin



1414 UNDERWOOD AVE.
 WAUWATOSA, WI 53213
 414.431.3131 TEL
 414.431.0531 FAX
 WWW.AGARCH.COM
 Architecture
 Engineering
 Planning

REVISIONS
 NO. DATE DESCRIPTION



SCHEMATIC DESIGN
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 DATE 12 JAN 2021
 PROJECT 200701
 SHEET NO.



Riversong
Fitchburg, Wisconsin

6.22.2021





6.22.2021

Riversong
Fitchburg, Wisconsin



Type Mark	LUMENS	MANUFACTURER	Catalog Number	Description	WATTAGE	VOLTAGE
DA	800	HINKLEY	2145TK	LARGE WALL MOUNT LANTERN	11	120
DD	2710	COOPER LIGHTING	XTOR3B-W	CROSSTOUR 26W WALL MOUNT LED	26	120
DE	1271	COOPER LIGHTING	SMD6R12940WH	HALO 6" ROUND SURFACE MOUNT 1200LM	20	120
PA3	14474	COOPER LIGHTING	GLEON-SA2A-740-U-SL3	GALLEON AREA AND ROADWAY LUMINAIRE TYPE III - 16'	113	120
PA4HS	13751	COOPER LIGHTING	GLEON-SA2A-740-U-SL4-HSS	GALLEON AREA AND ROADWAY LUMINAIRE TYPE IV WITH HOUSE SIDE SHIELD - 16'	113	120
PA5	15203	COOPER LIGHTING	GLEON-SA2A-740-U-5MQ	GALLEON AREA AND ROADWAY LUMINAIRE TYPE V - 16'	113	120
PC2	1565	CREE LIGHTING	PWY-EDG-2M-xx-02-E-UL-350-40K	Cree Edge Pathway Luminaire - 3'	21.2	120

Statistics:

Overall
Average 1.2 fc
Maximum 27.9 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A

East Parking/Drive
Average 2.8 fc
Maximum 12.1 fc
Minimum 0.4 fc
Max/Min 30.3:1
Average/Min 7.0:1

Main Parking/Drive
Average 2.3 fc
Maximum 20.6 fc
Minimum 0.3 fc
Max/Min 68.7:1
Average/Min 7.7:1

Walkway - North Marquardt
Average 5.7 fc
Maximum 26.8 fc
Minimum 0.1 fc
Max/Min 268.0:1
Average/Min 57.0:1

Walkway - West Marquardt
Average 10.9 fc
Maximum 28.1 fc
Minimum 0.4 fc
Max/Min 70.3:1
Average/Min 27.3:1

Walkway - East Courtyard
Average 8.1 fc
Maximum 26.4 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A

Walkway - East Parking
Average 2.3 fc
Maximum 23.9 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A

Walkway - South Parking
Average 2.3 fc
Maximum 28.5 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A

Statistics:

Lot #1 Frontage
Average 0.1 fc
Maximum 6.0 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A

Lot #2 Frontage
Average 1.3 fc
Maximum 8.7 fc
Minimum 0.0 fc
Max/Min N/A
Average/Min N/A



1" = 30' + 0" SITE ELECTRICAL PLAN EG221

Riversong
Senior Living Community
Fitchburg
Wisconsin



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Architecture
Engineering
Planning
REVISIONS
NO. DATE DESCRIPTION

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DATE: 22 JUNE 2021
PROJECT: 200701
SHEET NO. EG221

ALTA/NSPS LAND TITLE SURVEY

LOTS 40-44 & OUTLOTS 16 & 17 OF THE RECORDED PLAT TERRAVESSA, DOCUMENT NO. 5440387, BEING PART OF THE NORTHWEST 1/4 AND SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.



CREATE THE VISION TELL THE STORY

MADISON MILWAUKEE
KENOSHA APPLETON WAUSAU

MADISON REGIONAL OFFICE
161 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
P. 608.848.5060

CLIENT:
C.G. SCHMIDT

CLIENT ADDRESS:
**1177 WEST LAKE PARK DR.
MILWAUKEE, WI 53224**

PROJECT:
MARQUARDT RIVERSONG

PROJECT LOCATION:
**FITCHBURG, WI
DANE COUNTY**



SECTION 12, TOWN, RANGE, DANE COUNTY

- LEGEND**
- GOVERNMENT CORNER
 - WITNESS MONUMENT
 - PK/MAG NAIL FOUND
 - 1" REBAR FOUND
 - 3/4" REBAR FOUND
 - RAILROAD SPIKE FOUND
 - CONTROL POINT
 - BENCHMARK
 - SANITARY MANHOLE
 - CLEAN OUT
 - HYDRANT
 - WATER VALVE
 - CURB STOP/SERVICE VALVE
 - STORM MANHOLE
 - CURB INLET
 - GAS VALVE
 - ELECTRIC PEDESTAL
 - LIGHT POLE
 - WALL
 - PLAT BOUNDARY
 - CHORD LINE
 - CENTERLINE
 - RIGHT-OF-WAY LINE
 - SETBACK LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - PLATTED LOT LINE
 - CONCRETE CURB & GUTTER
 - SANITARY SEWER
 - WATER LINE
 - STORM SEWER
 - NATURAL GAS
 - UNDERGROUND ELECTRIC
 - FIBER OPTIC
 - INDEX CONTOUR
 - INTERMEDIATE CONTOUR
 - DRAINAGE ARROW
 - BITUMINOUS PAVEMENT
 - CONCRETE PAVEMENT
 - EDGE OF BITUMINOUS PAVEMENT STRIPING
 - END OF FLAGGED UTILITIES
 - DENOTES RECORD DATA DEPICTING THE SAME LINE ON THE GROUND AS RETRACED BY THIS SURVEY

NOTES

- FIELD WORK PERFORMED BY JSD PROFESSIONAL SERVICES, INC. ON OCTOBER 6TH & 7TH, 2020.
- BEARINGS FOR THIS SURVEY AND MAP ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE ZONE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 12 TOWNSHIP 06 NORTH RANGE 09 EAST AS 50218°09'W.
- ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). BENCHMARK THE TOP NUT ON A HYDRANT LOCATED ON THE SOUTH SIDE OF SUELO ROAD. ELEVATION = 908.82'
- CONTOUR INTERVAL IS ONE FOOT.
- SUBSURFACE UTILITIES AND FEATURES SHOWN ON THIS MAP HAVE BEEN APPROXIMATED BY LOCATING SURFICIAL FEATURES AND APPURTENANCES, LOCATING DIGGERS HOTLINE MARKINGS AND BY REFERENCE TO UTILITY RECORDS AND MAPS. DIGGERS' HOTLINE TICKET NUMBERS: 20204015473, 20204015485, 20204015494, 20204015516, 20204015557, 20204015564, 20204015639, 20204015648, 20204015844, WITH A CLEAR DATE OF OCTOBER 05, 2020.
- UTILITY COMPANIES CONTACTED THRU DIGGERS HOTLINE: CITY OF FITCHBURG OREGON SCHOOL DISTRICT MGE (ELECTRIC AND GAS) AT&T DISTRIBUTION
- BEFORE EXCAVATION, APPROPRIATE UTILITY COMPANIES SHOULD BE CONTACTED, FOR EXACT LOCATION OF UNDERGROUND UTILITIES, CONTACT DIGGERS HOTLINE, AT 1.800.242.8511.
- JSD DOES NOT GUARANTEE THAT THE BENCHMARK ELEVATIONS LISTED ON THIS MAP HAVE BEEN UNDISTURBED SINCE THE DATE OF THIS SURVEY AND SHOULD BE VERIFIED PRIOR TO CONSTRUCTION ACTIVITIES.
- THIS PARCEL IS ZONED SMART CODE-NEW COMMUNITY PER THE CITY OF FITCHBURG ZONING MAP DATED MARCH 2017.
- RECORD DRAWINGS SUPPLIED FROM THE CITY OF FITCHBURG WERE DATED AUGUST 10, 2020.
- ROADWAY UTILITY RECORD DRAWINGS WERE REQUESTED FROM THE CITY OF FITCHBURG. THE UTILITIES SHOWN REPRESENT FIELD LOCATED UTILITIES IN COMBINATION WITH THE SUPPLIED CITY RECORDS.
- NO BUILDINGS OBSERVED

NOTES CORRESPONDING TO TABLE A REQUIREMENTS:

- ITEM 3 THE SUBJECT PROPERTY LIES IN ZONE X PER FEM A MAP NUMBER 55025C04386, WITH AN EFFECTIVE DATE OF JANUARY 02, 2009.
- ITEM 11 SOURCE INFORMATION FROM PLANS AND MARKING WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES PURSUANT TO SECTION 5.6.H TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, AND RELIABLY DEPICTED. IN ADDITION, IN SOME JURISDICTIONS, 811 OR OTHER SIMILAR UTILITY LOCATE REQUESTS FROM SURVEYORS MAY BE IGNORED OR RESULT IN AN INCOMPLETE RESPONSE, IN WHICH CASE THE SURVEYOR SHALL NOTE ON THE PLAT OR MAP HOW THIS AFFECTED THE SURVEYOR'S ASSESSMENT OF THE LOCATION OF THE UTILITIES. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION AND/OR A PRIVATE UTILITY LOCATE REQUEST MAY BE NECESSARY.
- ITEM 16 THERE IS NO OBSERVED EVIDENCE OF CURRENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS AT THE TIME OF THIS SURVEY.

NOTES CORRESPONDING TO SCHEDULE B-SECTION TWO EXCEPTIONS

- (FIRST AMERICAN TITLE INSURANCE COMPANY, FILE NO.: NCS-1034058-MAD, EFFECTIVE DATE: OCTOBER 19, 2020 AT 07:30 A.M., ISSUE DATE: JANUARY 07, 2021)
- RESTRICTIONS, DEDICATIONS, CONDITIONS, RESERVATIONS, EASEMENTS AND OTHER MATTERS SHOWN ON THE PLAT OF TERRAVESSA, AS RECORDED IN SEPTEMBER 11, 2018 IN VOLUME 60-099A OF PLATS, PAGE 545 AS DOCUMENT NO. 5440387, BUT DELETING ANY COVENANT, CONDITION OR RESTRICTION INDICATING A PREFERENCE, LIMITATION OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN TO THE EXTENT SUCH COVENANTS, CONDITIONS OR RESTRICTIONS VIOLATE 42 USC 3604(C), AS AMENDED BY AFFIDAVIT OF CORRECTION RECORDED APRIL 17, 2020 AS DOCUMENT NO. 5579240, AS AMENDED BY AFFIDAVIT OF CORRECTION RECORDED JUNE 25, 2020 AS DOCUMENT NO. 5605935. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS PLOTTED HEREON.
 - UTILITY EASEMENT TO WISCONSIN TELEPHONE COMPANY AND UNTO THE AMERICAN TELEPHONE AND TELEGRAPH COMPANY OF WISCONSIN, DATED JANUARY 08, 1949, RECORDED/FILED JANUARY 21, 1949 IN VOLUME 218, PAGE 429 AS DOCUMENT NO. 775738. THIS ITEM DOES NOT AFFECT THE SUBJECT PROPERTY AND IS NOT PLOTTED HEREON.
 - PROVISIONS OF COUNTY ORDINANCE RECORDED AS DOCUMENT NO. 1368501 WHICH REGULATES ACCESS FROM AND TO THE SUBJECT PREMISES FROM AND TO COUNTY TRUNK HIGHWAY PURSUANT TO CHAPTER 30, DANE COUNTY ORDINANCES. THIS ITEM DOES NOT AFFECT THE SUBJECT PROPERTY AND IS NOT PLOTTED HEREON.
 - NOTICE AFFECTING REAL ESTATE SITUATED WITHIN THE TOWN OF FITCHBURG RECORDED SEPTEMBER 21, 1978 IN VOLUME 996, PAGE 8 AS DOCUMENT NO. 1592785. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - NOTICE AFFECTING REAL ESTATE SITUATED WITHIN THE TOWN OF FITCHBURG RECORDED SEPTEMBER 25, 1978 IN VOLUME 996, PAGE 652 AS DOCUMENT NO. 1593197. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA UPON THE TERMS, CONDITIONS AND PROVISIONS CONTAINED THEREIN: DATED: SEPTEMBER 10, 2018 PARTIES: FITCHBURG LANDS, LLC AND EACH PARTNERSHIP AND PARTNER JOINTLY SEVERALLY AND THE CITY OF FITCHBURG, A WISCONSIN MUNICIPAL CORPORATION RECORDED: SEPTEMBER 24, 2018 INSTRUMENT NO.: 5443086 MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: FIRST AMENDMENT TO THE AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA RECORDING INFORMATION: DECEMBER 03, 2019 AS DOCUMENT NO. 5545513 MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: SECOND AMENDMENT TO THE AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA RECORDING INFORMATION: AUGUST 14, 2020 AS DOCUMENT NO. 5623373 MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: THIRD AMENDMENT TO THE AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA RECORDING INFORMATION: SEPTEMBER 11, 2020 AS DOCUMENT NO. 5635509 THIS ITEM DOES NOT AFFECT THE SUBJECT PROPERTY AND IS NOT PLOTTED HEREON.
 - TERMS, CONDITIONS, RESTRICTIONS AND PROVISIONS RELATING TO THE USE AND MAINTENANCE OF THE DECLARATION OF PRIVATE ALLEYWAY ACCESS AND UTILITY EASEMENTS RECORDED ON OCTOBER 15, 2018, AS DOCUMENT NO. 5447939. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - WAIVER OF NOTICE, HEARING AND RIGHT TO CONTEST SPECIAL ASSESSMENTS RECORDED FEBRUARY 20, 2019 AS DOCUMENT NO. 5470910. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS AND PROVISIONS RELATING TO THE USE AND MAINTENANCE IN THE DOCUMENT RECORDED JULY 16, 2019 AS DOCUMENT NO. 5504872 OF OFFICIAL RECORDS, BUT DELETING ANY COVENANT, CONDITION OR RESTRICTION INDICATING A PREFERENCE, LIMITATION OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, NATIONAL ORIGIN, SEXUAL ORIENTATION, MARITAL STATUS, ANCESTRY, SOURCE OF INCOME OR DISABILITY, TO THE EXTENT SUCH COVENANTS, CONDITIONS OR RESTRICTIONS VIOLATE TITLE 42, SECTION 3604(C), OF THE UNITED STATES CODES: LAWFUL RESTRICTIONS UNDER STATE AND FEDERAL LAW ON THE AGE OF OCCUPANTS IN SENIOR HOUSING OR HOUSING FOR OLDER PERSONS SHALL NOT BE CONSTRUED AS RESTRICTIONS BASED ON FAMILIAL STATUS. MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LOTS 1 THROUGH 157 INCLUSIVE AND OUTLOTS 1 THROUGH 42, INCLUSIVE, PLAT OF TERRAVESSA, RECORDING INFORMATION: DECEMBER 09, 2019 AS DOCUMENT NO. 5546484 MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LOTS 1 THROUGH 157 INCLUSIVE AND OUTLOTS 1 THROUGH 42, INCLUSIVE, PLAT OF TERRAVESSA, RECORDING INFORMATION: JANUARY 02, 2020 AS DOCUMENT NO. 5552728 MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: THIRD AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LOTS 1 THROUGH 157 INCLUSIVE AND OUTLOTS 1 THROUGH 42, INCLUSIVE, PLAT OF TERRAVESSA, RECORDING INFORMATION: OCTOBER 15, 2020 AS DOCUMENT NO. 5649350 THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - MATTERS IN A DOCUMENT ENTITLED "DECLARATION OF CONDITIONS AND RESTRICTIONS FOR MAINTENANCE STORMWATER MANAGEMENT MEASURES", EXECUTED BY FITCHBURG LANDS, LLC, RECORDED DECEMBER 06, 2019 AS DOCUMENT NO. 5546560 OF OFFICIAL RECORDS, INCLUDING BUT NOT LIMITED TO COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, ASSESSMENTS, LIENS AND CHARGES. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - MORTGAGE DATED AUGUST 17, 2018 AND RECORDED AUGUST 20, 2018 AS DOCUMENT NO. 5435105, MADE BY FITCHBURG LANDS, LLC, A WISCONSIN LIMITED LIABILITY COMPANY, TO MCFARLAND STATE BANK, TO SECURE AN INDEBTEDNESS IN THE AMOUNT OF \$25,822,500.00, AND THE TERMS AND CONDITIONS THEREOF. AFFECTS: THE LAND AND OTHER PROPERTY. MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: FIRST AMENDMENT TO MORTGAGE RECORDING INFORMATION: AUGUST 20, 2019 AS DOCUMENT NO. 5514710 THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - ASSIGNMENT OF RENTS MADE BY FITCHBURG LANDS, LLC, A WISCONSIN LIMITED LIABILITY COMPANY TO MCFARLAND STATE BANK RECORDED AUGUST 20, 2018 AS DOCUMENT NO. 5435106, AFFECTS: THE LAND AND OTHER PROPERTY. MODIFICATION AND/OR AMENDMENT BY INSTRUMENT: FIRST AMENDMENT TO ASSIGNMENT OF LEASES AND RENTS RECORDING INFORMATION: AUGUST 20, 2019 AS DOCUMENT NO. 5514711 THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - A FINANCING STATEMENT RECORDED AUGUST 20, 2018 AS DOCUMENT NO. 5435107 OF OFFICIAL RECORDS. DEBTOR: FITCHBURG LANDS, LLC SECURED PARTY: MCFARLAND STATE BANK AFFECTS: THE LAND AND OTHER PROPERTY. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - COLLATERAL ASSIGNMENT OF AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA RECORDED OCTOBER 04, 2018 AS DOCUMENT NO. 5445516. AMENDED AND RESTATED COLLATERAL ASSIGNMENT OF AGREEMENT FOR SUBDIVISION IMPROVEMENTS IN THE PLAT OF TERRAVESSA RECORDED SEPTEMBER 05, 2019 AS DOCUMENT NO. 5519370. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - RIGHTS OF TENANTS IN POSSESSION UNDER UNRECORDED LEASES. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - LIENS, HOOK-UP CHARGES OR FEES, DEFERRED CHARGES, RESERVE CAPACITY ASSESSMENTS, IMPACT FEES, OR OTHER CHARGES OF FEES DUE AND PAYABLE ON THE DEVELOPMENT OR IMPROVEMENT OF THE LAND. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.
 - RIGHTS OF WAY FOR DRAINAGE DITCHES, TILES, FEEDERS AND LATERALS, AND OTHER DRAINAGE EASEMENTS, IF ANY. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY AND IS NOT GRAPHIC IN NATURE, THEREFORE IT IS NOT PLOTTED HEREON.

LEGAL DESCRIPTION (AS FURNISHED)

(FIRST AMERICAN TITLE INSURANCE COMPANY, FILE NO.: NCS-1034058-MAD, EFFECTIVE DATE: OCTOBER 19, 2020 AT 07:30 A.M., ISSUE DATE: JANUARY 07, 2021)

PARCEL 1:
LOTS 40, 41, 42, 43, 44 AND OUTLOTS 16, 17 OF PLAT OF TERRAVESSA, RECORDED SEPTEMBER 11, 2018 IN VOLUME 60-099A OF PLATS, PAGE 545 AS DOCUMENT NO. 5440387, PART OF THE NORTHWEST AND NORTHEAST QUARTERS OF THE SOUTHWEST QUARTER AND PART OF THE NORTHWEST, SOUTHWEST, SOUTHWEST AND NORTHEAST QUARTERS OF THE NORTHEAST QUARTER OF SECTION 12 AND PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 01, ALL IN TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

TO: i) MCFARLAND STATE BANK, ii) FIRST AMERICAN TITLE INSURANCE COMPANY, iii) FITCHBURG LANDS, LLC.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS AND INCLUDES ITEMS 1, 2, 3, 4, 5, 8, 11, 13 & 16 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON OCTOBER 7, 2020.

BRETT KARNS, S-2874 DATE: _____
PROFESSIONAL LAND SURVEYOR
Email: brett.karns@jdsd.com
Website: www.jdsd.com



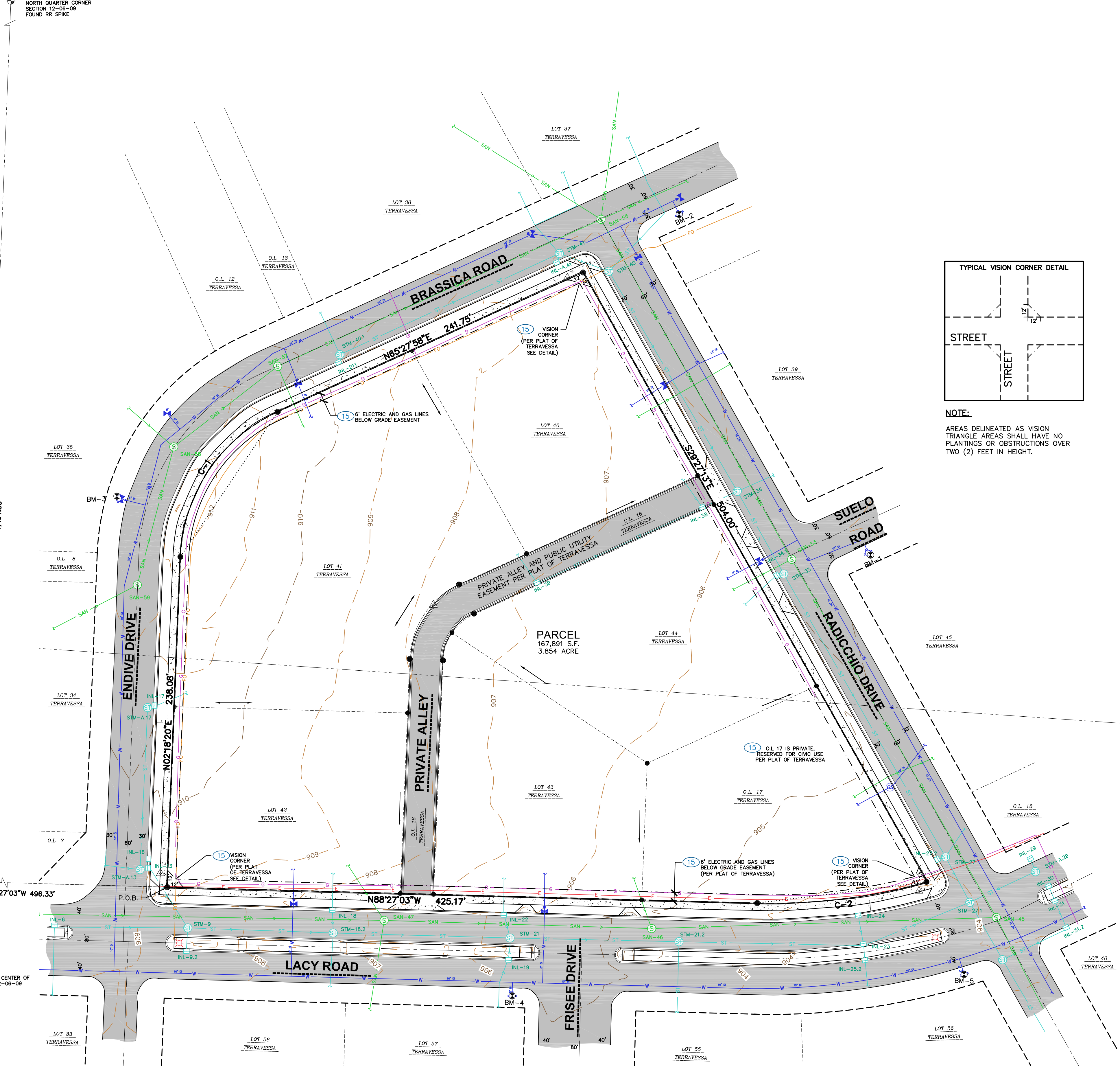
PLAN MODIFICATIONS:
Date Description
1
2
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15

Design/Drawn: BEK 04/08/24
Approved: TJB 01/11/21

SHEET TITLE:
ALTA/NSPS LAND TITLE SURVEY

SHEET NUMBER:
1 OF 1

JSD PROJECT NO.: 20-0738



SANITARY SEWER MANHOLES

STRUCT. ID	RM	ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
SAN-45	904.17		W	882.08	10"	PVC
			NW	881.16	8"	PVC
			SE	881.21	15"	PVC
SAN-46	904.85		E	885.35	10"	PVC
			W	885.39	10"	PVC
			N	885.64	6"	PVC
SAN-47	906.89		S	885.64	8"	PVC
			W	886.28	6"	PVC
			E	885.90	10"	PVC
SAN-53	905.26		NW	893.70	8"	PVC
			SE	893.50	8"	PVC
			SW	893.70	8"	PVC
SAN-55	907.23		NE	895.38	8"	PVC
			SE	895.29	8"	PVC
			N	895.43	8"	PVC
SAN-57	910.17		W	895.48	8"	PVC
			NE	898.26	8"	PVC
			SE	898.46	8"	PVC
SAN-58	911.86		NE	899.02	8"	PVC
			S	899.10	8"	PVC
			NW	899.20	8"	PVC
SAN-59	911.39		N	899.50	8"	PVC
			SW	899.70	8"	PVC

STORM SEWER MANHOLES

STRUCT. ID	RM	ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
STM-9	909.48		E	904.27	18"	RCP
			S	904.42	18"	RCP
			NW	904.71	15"	RCP
STM-A13	909.25		N	905.75	12"	RCP
			E	905.50	15"	RCP
			S	906.55	12"	RCP
STM-A17	910.19		E	906.65	12"	RCP
			N	903.82	12"	RCP
			W	903.46	18"	RCP
STM-18.2	907.29		E	903.12	21"	RCP
			S	903.32	12"	RCP
			W	903.46	18"	RCP
STM-21	905.87		N	903.82	12"	RCP
			E	900.99	24"	RCP
			N	902.00	12"	RCP
STM-21.2	904.51		W	901.26	21"	RCP
			S	901.90	12"	RCP
			E	899.42	24"	RCP
STM-A29	904.52		W	899.60	24"	RCP
			S	900.55	12"	RCP
			NE	899.45	15"	RCP
STM-27	904.12		N	899.60	12"	RCP
			NW	898.00	30"	RCP
			NE	898.90	15"	RCP
STM-27.1	930.90		SE	897.40	36"	RCP
			SW	899.40	12"	RCP
			E	898.22	15"	RCP
			SE	896.44	36"	RCP
			NW	896.58	36"	RCP
			W	896.59	36"	RCP

STORM SEWER MANHOLES

STRUCT. ID	RM	ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
STM-33	905.26		SE	899.95	30"	RCP
			E	900.95	18"	RCP
			NW	900.05	30"	RCP
STM-36	905.59		SW	901.20	15"	RCP
			S	900.59	30"	RCP
			SE	901.75	15"	RCP
STM-40.1	909.16		NE	901.75	15"	RCP
			W	901.82	4"	UNDERDRAIN
			NW	900.72	27"	RCP
STM-40.2	906.50		NE	902.25	18"	RCP
			SE	901.50	27"	RCP
			W	902.25	18"	RCP
STM-41	907.00		S	906.00	12"	RCP
			NE	905.85	15"	RCP
			NE	906.00	12"	RCP
			NW	902.95	15"	RCP
			SW	902.80	18"	RCP
			E	902.65	18"	RCP
			S	902.80	12"	RCP

STORM SEWER INLETS

INLET ID	T/C ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE	
INL-6	910.09		S	905.60	12"	RCP
			E	905.45	12"	RCP
			N	905.46	18"	RCP
INL-9.2	908.94		NE	905.40	15"	RCP
			W	905.40	15"	RCP
			SE	905.30	15"	RCP
INL-16	909.76		S	905.75	15"	RCP
			NE	907.05	12"	RCP
			(RM)	SW	906.96	12"
INL-18	907.04		N	904.01	12"	RCP
			S	903.90	12"	RCP
			W	904.10	12"	RCP
INL-19	906.28		N	902.10	12"	RCP
			S	902.29	12"	RCP
			NW	902.66	4"	UNDERDRAIN
INL-22	905.61		(RM)	902.08	15"	RCP
			N	902.51	12"	RCP
			N	899.48	12"	RCP
INL-23	903.84		S	899.25	15"	RCP
			E	897.25	36"	RCP
			W	898.50	24"	RCP
INL-24	903.79		S	900.00	12"	RCP
			N	900.00	12"	RCP
			NE	900.00	12"	RCP
INL-25.2	903.60		S	900.00	12"	RCP
			NE	902.57	15"	RCP
			(RM)	SE	900.72	12"
INL-31	904.84		SE	900.72	12"	RCP
			NW	900.57	12"	RCP
			SW	900.41	12"	RCP
INL-34.1	904.88					

GENERAL NOTES

- REFER TO THE EXISTING CONDITIONS SURVEY FOR EXISTING CONDITIONS NOTES AND LEGENDS.
- ALL WORK IN THE ROW AND/OR PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR SEWER & WATER CONSTRUCTION IN WISCONSIN AND MUNICIPAL REQUIREMENTS.
- EXISTING GRADE SPOT ELEVATIONS SHOWN FOR INFORMATIONAL PURPOSES. DURING CONSTRUCTION MATCH EXISTING GRADES AT CONSTRUCTION LIMITS.
- NO SITE GRADING OUTSIDE OR DOWNSLOPE OF PROPOSED SILT FENCE LOCATION. NO LAND DISTURBANCE BEYOND PROPERTY LINES.
- JSD SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER/CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY ANY OR ALL REGULATORY AGENCIES.

DEMOLITION NOTES

- THIS PLAN INDICATES ITEMS ON THE PROPERTY INTENDED FOR DEMOLITION BASED ON THE CURRENT SITE DESIGN THAT HAVE BEEN IDENTIFIED BY A REASONABLE OBSERVATION OF THE EXISTING CONDITIONS THROUGH FIELD SURVEY RECONNAISSANCE, "DIGGER'S HOTLINE" LOCATION, AND GENERAL "STANDARD OF CARE". THERE MAY BE ADDITIONAL ITEMS THAT CAN NOT BE IDENTIFIED BY A REASONABLE ABOVE GROUND OBSERVATION OF WHICH THE ENGINEER WOULD HAVE NO KNOWLEDGE OR MAY BE A PART OF ANOTHER DESIGN DISCIPLINE. IT IS THE CONTRACTOR'S/BIDDER'S RESPONSIBILITY TO REVIEW THE PLANS, INSPECT THE SITE AND PROVIDE THEIR OWN DUE DILIGENCE TO INCLUDE IN THEIR BID WHAT ADDITIONAL ITEMS, IN THEIR OPINION, MAY BE NECESSARY FOR DEMOLITION. ANY ADDITIONAL ITEMS IDENTIFIED BY THE CONTRACTOR/BIDDER SHALL BE IDENTIFIED IN THE BID AND REPORTED TO THE ENGINEER OF RECORD. JSD TAKES NO RESPONSIBILITY FOR ITEMS ON THE PROPERTY THAT COULD NOT BE LOCATED BY A REASONABLE OBSERVATION OF THE PROPERTY OR OF WHICH THEY WOULD HAVE NO KNOWLEDGE.
 - CONTRACTOR SHALL KEEP ALL STREETS AND PRIVATE DRIVES FREE AND CLEAR OF ALL CONSTRUCTION RELATED DIRT, DUST AND DEBRIS.
 - ALL TREES WITHIN THE CONSTRUCTION LIMITS SHALL BE REMOVED UNLESS SPECIFICALLY CALLED OUT FOR PROTECTION. ALL TREES TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY AND STUMPS SHALL BE GROUND TO PROPOSED SUBGRADE.
 - ALL LIGHT POLES TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY, INCLUDING BASE AND ALL APPURTENANCES. SALVAGE FOR RELOCATION, COORDINATE RELOCATION AND/OR ABANDONMENT OF ALL ELECTRICAL LINES WITH ELECTRICAL ENGINEER AND OWNER PRIOR TO DEMOLITION.
 - ABANDONED/REMOVED ITEMS SHALL BE DISPOSED OF OFF SITE UNLESS OTHERWISE NOTED.
- CONTRACTOR TO REPLACE ALL SIDEWALK AND CURB AND GUTTER ADJUTING THE PROPERTIES, WHICH IS DAMAGED BY THE CONSTRUCTION, OR ANY SIDEWALK AND CURB AND GUTTER THAT THE CITY ENGINEER DETERMINES NEEDS TO BE REPLACED BECAUSE IT IS NOT AT A DESIRABLE GRADE REGARDLESS OF WHETHER THE CONDITION EXISTED PRIOR TO BEGINNING CONSTRUCTION.

- PRIOR TO CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR:
 - EXAMINE ALL SITE CONDITIONS RELATIVE TO THE CONDITIONS INDICATED ON THE ENGINEERING DRAWINGS. ANY DISCREPANCIES ARE TO BE REPORTED IMMEDIATELY TO THE ENGINEER AND RESOLVED PRIOR TO THE START OF CONSTRUCTION.
 - VERIFYING UTILITY ELEVATIONS AND NOTIFYING ENGINEER OF ANY DISCREPANCIES. NO WORK SHALL BE PERFORMED UNTIL THE DISCREPANCIES ARE RESOLVED.
 - NOTIFYING ALL UTILITIES PRIOR TO THE REMOVAL OF ANY UNDERGROUND UTILITIES.
 - NOTIFYING THE DESIGN ENGINEER AND LOCAL CONTROLLING MUNICIPALITY 48 HOURS PRIOR TO THE START OF CONSTRUCTION TO ARRANGE FOR APPROPRIATE CONSTRUCTION INSPECTION.
- ANY SANITARY SEWER, SANITARY SEWER SERVICES, WATER MAIN, WATER SERVICES, STORM SEWER, OR OTHER UTILITIES, WHICH ARE DAMAGED BY THE CONTRACTORS, SHALL BE REPAIRED TO THE OWNER'S SATISFACTION AT THE CONTRACTOR'S EXPENSE.
- CONTRACTOR IS RESPONSIBLE FOR SITE SAFETY DURING THE CONSTRUCTION OF THESE IMPROVEMENTS.

- CONTRACTOR TO COORDINATE PRIVATE UTILITY REMOVAL / ABANDONMENT AND NECESSARY RELOCATION WITH RESPECTIVE UTILITY COMPANY. COORDINATION REQUIRED PRIOR TO CONSTRUCTION.
- ALL DEMOLITION SHALL BE IN ACCORDANCE WITH THE APPROVED MUNICIPALITY RECYCLING PLAN.
- ANY CONTAMINATED SOILS SHALL BE REMOVED IN ACCORDANCE WITH FEDERAL AND STATE REGULATIONS TO AN APPROVED LANDFILL.
- ALL EXISTING UTILITIES TO BE FIELD LOCATED AND FLAGGED BY CONTRACTOR.
- EXISTING FIBER OPTIC LINE TO BE CLEARLY MARKED PRIOR TO ANY EXCAVATION. CONTRACTOR TO NOTIFY ENGINEER IMMEDIATELY IF ANY DISCREPANCIES OCCUR IN THE LOCATION SHOWN OR PROPOSED IMPROVEMENTS IMPACTING EXISTING FIBER OPTIC LINE LOCATION.
- SEWER ABANDONMENT SHALL BE IN ACCORDANCE WITH SECTION 3.2.24, OF THE STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN WISCONSIN, LATEST ADDITION, AND CITY OF FITCHBURG SPECIFICATIONS.
- WATER ABANDONMENT SHALL BE IN ACCORDANCE WITH SECTION 4.14.0 OF THE STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN WISCONSIN, LATEST ADDITION, AND CITY OF FITCHBURG SPECIFICATIONS.
- ALL PERIMETER EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO THE START OF DEMOLITION ACTIVITIES. CONTRACTOR SHALL KEEP ALL STREETS AND PAVEMENT FREE AND CLEAR OF ALL CONSTRUCTION RELATED DIRT, DUST AND DEBRIS.
- CONTRACTOR TO REMOVE EXISTING UTILITY PIPE OR PROVIDE PIPE BACK-FILLING AFTER REMOVAL OF EXISTING UTILITIES WITHIN BUILDING FOOTPRINT USING "LOW DENSITY CONCRETE/FLOWABLE FILL".
- RESTORATION OF THE EXISTING ROADWAY RIGHT-OF-WAYS ARE CONSIDERED INCIDENTAL AND SHOULD BE PART OF THE COST OF THE UNDERGROUND IMPROVEMENTS, DEMOLITION AND REMOVAL. THIS INCLUDES CURB & GUTTER, SIDEWALK, TOPSOIL, SEEDING AND MULCHING.

CONSTRUCTION SEQUENCING

- INSTALL PERIMETER SILT FENCE, INLET PROTECTION AND TEMPORARY CONSTRUCTION ENTRANCE.
- STRIP AND STOCKPILE TOPSOIL, INSTALL SILT FENCE AROUND PERIMETER OF STOCKPILE.
- CONDUCT ROUGH GRADING EFFORTS.
- INSTALL UTILITY PIPING AND STRUCTURES, IMMEDIATELY INSTALL INLET PROTECTION.
- COMPLETE FINAL GRADING, INSTALLATION OF GRAVEL BASE COURSE, PLACEMENT OF CURBS, PAVEMENTS, WALKS, ETC.
- PLACE TOPSOIL AND IMMEDIATELY STABILIZE DISTURBED AREAS WITH EROSION CONTROL MEASURES AS INDICATED ON PLANS.
- EROSION CONTROLS SHALL NOT BE REMOVED UNTIL SITE IS FULLY STABILIZED OR 70% VEGETATIVE COVER IS ESTABLISHED.

CONTRACTOR MAY MODIFY SEQUENCING AFTER ITEM NO. 1 AS NEEDED TO COMPLETE CONSTRUCTION IF EROSION CONTROLS ARE MAINTAINED IN ACCORDANCE WITH THE CONSTRUCTION SITE EROSION CONTROL REQUIREMENTS.

PAVING NOTES

- GENERAL**
 - ALL PAVING SHALL CONFORM TO "STATE OF WISCONSIN STANDARD SPECIFICATIONS FOR HIGHWAY & STRUCTURE CONSTRUCTION, LATEST EDITION, AND APPLICABLE CITY OF FITCHBURG ORDINANCES.
 - ALL PAVING DIMENSIONS ARE TO FACE OF CURB UNLESS SPECIFIED OTHERWISE.
 - SURFACE PREPARATION – NOTIFY ENGINEER/OWNER OF UNSATISFACTORY CONDITIONS. DO NOT BEGIN PAVING WORK UNTIL DEFICIENT SUBBASE AREAS HAVE BEEN CORRECTED AND ARE READY TO RECEIVE PAVING.
 - ANY REQUIRED REPLACEMENT OF PUBLIC CURB AND GUTTER SHALL MATCH EXISTING AND MEET MUNICIPALITY REQUIREMENTS.
- ASPHALTIC CONCRETE PAVING SPECIFICATIONS**
 - CODES AND STANDARDS – THE PLACING, CONSTRUCTION AND COMPOSITION OF THE ASPHALTIC BASE COURSE AND ASPHALTIC CONCRETE SURFACE COURSE SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF SECTIONS 450, 455, 460 AND 465 OF THE STATE OF WISCONSIN STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, CURRENT EDITION. HEREAFTER, THIS PUBLICATION WILL BE REFERRED TO AS STATE HIGHWAY SPECIFICATIONS.
 - WEATHER LIMITATIONS – APPLY TACK COATS WHEN AMBIENT TEMPERATURE IS ABOVE 50° F (10° C) AND WHEN TEMPERATURE HAS NOT BEEN BELOW 35° F (1° C) FOR 12 HOURS IMMEDIATELY PRIOR TO APPLICATION. DO NOT APPLY WHEN BASE IS WET OR CONTAINS EXCESS OF MOISTURE. CONSTRUCT ASPHALTIC CONCRETE SURFACE COURSE WHEN ATMOSPHERIC TEMPERATURE IS ABOVE 40° F (4° C) AND WHEN BASE IS DRY AND WHEN WEATHER IS NOT RAINY. BASE COURSE MAY BE PLACED WHEN AIR TEMPERATURE IS ABOVE 30° F (-1° C).
 - GRADE CONTROL – ESTABLISH AND MAINTAIN REQUIRED LINES AND ELEVATIONS FOR EACH COURSE DURING CONSTRUCTION.
 - CRUSHED AGGREGATE BASE COURSE – THE TOP LAYER OF BASE COURSE SHALL CONFORM TO SECTIONS 301 AND 305, STATE HIGHWAY SPECIFICATIONS.
 - BINDER COURSE AGGREGATE – THE AGGREGATE FOR THE BINDER COURSE SHALL CONFORM TO SECTIONS 460 AND 315, STATE HIGHWAY SPECIFICATIONS.
 - SURFACE COURSE AGGREGATE – THE AGGREGATE FOR THE SURFACE COURSE SHALL CONFORM TO SECTIONS 460 AND 465, STATE HIGHWAY SPECIFICATIONS.
 - ASPHALTIC MATERIALS – THE ASPHALTIC MATERIALS SHALL CONFORM TO SECTION 455 AND 460, STATE HIGHWAY SPECIFICATIONS.

CONCRETE PAVING SPECIFICATIONS

- CONCRETE PAVING SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF SECTIONS 415 AND 416 OF THE STATE HIGHWAY SPECIFICATIONS.
 - CONCRETE PAVEMENT SHALL BE REINFORCED WITH NOVOMESH 950 (OR EQUAL) FIBER REINFORCEMENT AT A RATE OF 5 LBS/CUBIC YARD.
 - CURING COMPOUNDS SHALL CONFORM TO SECTION 415 OF THE STATE HIGHWAY SPECIFICATIONS.
 - CONTRACTOR SHALL PROVIDE CONTROL JOINTS AND CONSTRUCTION JOINTS OF ONE-QUARTER CONCRETE THICKNESS AT AN EQUAL RATIO OF LENGTH TO WIDTH WHEREVER POSSIBLE WITH A MAXIMUM LENGTH BETWEEN JOINTS OF 8' ON CENTER.
 - CONTRACTOR SHALL PROVIDE EXPANSION JOINTS IN SIDEWALKS AT A MAXIMUM 24' ON CENTER.
 - EXTERIOR CONCRETE SURFACES SHALL BE BROOM FINISHED.
 - ALL CONCRETE SURFACES TO BE SEALED WITH TYPE 1K-26UV CONCRETE SEALANT.
- ### PAVEMENT MARKING SPECIFICATIONS
- USE 4" WIDE, HIGH VISIBILITY YELLOW LATEX PAINT FOR STALL LINES.
 - MARK AND STRIPE ADA PARKING SPACES APPROPRIATELY.
 - ALL PAVEMENT MARKINGS INCLUDING: STOP BARS, CROSSWALKS, DIRECTIONAL ARROWS, PARKING STALL LINES, ADA STALL MARKINGS, NO PARKING ZONES, DROP-OFF/PICK-UP ZONES SHALL BE PAINTED WITH LATEX PAINT PER SPECIFICATIONS.
 - 2' x 4' TRUNCATED DOME WARNING DETECTION FIELD SHALL BE PLACED AT ALL ADA RAMPS.

GRADING AND SEEDING NOTES

- ALL PROPOSED GRADES SHOWN ARE FINISHED GRADES. CONTRACTOR SHALL VERIFY ALL GRADES, MAKE SURE ALL AREAS DRAIN PROPERLY AND SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL ASSUME SOLE RESPONSIBILITY FOR COMPUTATIONS OF ALL GRADING QUANTITIES. WHILE JSD PROFESSIONAL SERVICES, INC. ATTEMPTS TO PROVIDE A COST EFFECTIVE APPROACH TO BALANCE EARTHWORK, GRADING DESIGN IS BASED ON MANY FACTORS, INCLUDING SAFETY, AESTHETICS, AND COMMON ENGINEERING STANDARDS OF CARE. THEREFORE, NO GUARANTEE CAN BE MADE FOR A BALANCED SITE.
- PARKING LOT AND DRIVEWAY ELEVATIONS ARE PAVEMENT GRADES, NOT TOP OF CURB GRADES, UNLESS OTHERWISE NOTED.
- ANY WORK WITHIN RIGHT-OF-WAY SHALL BE PROPERLY PERMITTED AND COORDINATED WITH THE APPROPRIATE OFFICIALS PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES. ALL GRADING WITHIN RIGHT-OF-WAY IS SUBJECT TO APPROVAL BY SAID OFFICIALS.
- CONTRACTOR SHALL PROVIDE NOTICE TO THE MUNICIPALITY IN ADVANCE OF ANY SOIL DISTURBING ACTIVITIES, IN ACCORDANCE WITH MUNICIPAL REQUIREMENTS.
- ALL DISTURBED AREAS SHALL BE SODDED AND/OR SEEDED AND MULCHED IMMEDIATELY FOLLOWING GRADING ACTIVITIES. SOD/SEED MIX TO BE IN ACCORDANCE WITH LANDSCAPE PLAN.
- CONTRACTOR SHALL CHISEL-FLOW OR DEEP TILL WITH DOUBLE TINES ALL STORMWATER MANAGEMENT FACILITIES JUST PRIOR TO SODDING AND/OR SEEDING AND MULCHING TO PROMOTE INFILTRATION.
- CONTRACTOR SHALL WATER ALL NEWLY SODDED/SEEDDED AREAS DURING THE SUMMER MONTHS WHENEVER THERE IS A 7 DAY LAPSE WITH NO SIGNIFICANT RAINFALL.
- CONTRACTOR TO DEEP TILL ALL COMPACTED PERVIOUS SURFACES PRIOR TO SODDING AND/OR SEEDING AND MULCHING.
- ALL SLOPES 20% OR GREATER SHALL BE TEMPORARY SEEDED, MULCHED, OR OTHER MEANS OF COVER PLACED ON THEM WITHIN 2 WEEKS OF DISTURBANCE.
- ALL EXPOSED SOIL AREAS THAT WILL NOT BE BROUGHT TO FINAL GRADE OR ON WHICH LAND DISTURBING ACTIVITIES WILL NOT BE PERFORMED FOR A PERIOD GREATER THAN 30 DAYS AND REQUIRE VEGETATIVE COVER FOR LESS THAN 1 YEAR, REQUIRE TEMPORARY SEEDING FOR EROSION CONTROL. SEEDING FOR EROSION CONTROL SHALL BE IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1059 AND CITY OF FITCHBURG ORDINANCE.

UTILITY NOTES

- ALL EXISTING UTILITIES ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY AND ARE NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATION AS TO THE TYPE AND LOCATIONS OF UNDERGROUND UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO. CONTRACTOR/OWNER SHALL CALL "DIGGER'S HOTLINE" PRIOR TO ANY CONSTRUCTION.
- PRIOR TO CONSTRUCTION, THE PRIME CONTRACTOR IS RESPONSIBLE FOR:
 - EXAMINING ALL SITE CONDITIONS RELATIVE TO THE CONDITIONS INDICATED ON THE ENGINEERING DRAWINGS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER AND RESOLVED PRIOR TO THE START OF CONSTRUCTION.
 - OBTAINING ALL PERMITS INCLUDING PERMIT COSTS, TAP FEES, METER DEPOSITS, BONDS, AND ALL OTHER FEES REQUIRED FOR PROPOSED WORK TO OBTAIN OCCUPANCY.
 - VERIFYING ALL ELEVATIONS, LOCATIONS AND SIZES OF SANITARY SEWER, WATER AND STORM LATERALS AND CHECK ALL UTILITY CROSSINGS FOR CONFLICTS. NOTIFY ENGINEER OF ANY DISCREPANCY. NO WORK SHALL BE PERFORMED UNTIL THE DISCREPANCY IS RESOLVED.
 - NOTIFYING ALL UTILITIES PRIOR TO INSTALLATION OF ANY UNDERGROUND IMPROVEMENTS.
 - NOTIFYING THE DESIGN ENGINEER AND MUNICIPALITY 48 HOURS PRIOR TO THE START OF CONSTRUCTION TO ARRANGE FOR APPROPRIATE CONSTRUCTION OBSERVATION.
 - COORDINATING ALL CONSTRUCTION WITH OTHER CONTRACTORS INVOLVED WITH CONSTRUCTION OF THE PROPOSED DEVELOPMENT AND FOR REPORTING ANY ERRORS OR DISCREPANCIES BETWEEN THESE PLANS AND PLANS PREPARED BY OTHERS.
- ALL UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN – AND ALL STATE AND LOCAL CODES AND SPECIFICATIONS. IT IS THE CONTRACTORS RESPONSIBILITY TO DETERMINE WHICH SPECIFICATIONS AND CODES APPLY, AND TO COORDINATE ALL CONSTRUCTION ACTIVITIES WITH THE APPROPRIATE LOCAL AND STATE AUTHORITIES.
- SPECIFICATIONS SHALL COMPLY WITH THE CITY OF FITCHBURG SPECIAL PROVISIONS.
- LENGTHS OF ALL UTILITIES ARE TO CENTER OF STRUCTURES OR FITTINGS AND MAY VARY SLIGHTLY FROM PLAN. LENGTHS SHALL BE VERIFIED IN THE FIELD DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR SITE SAFETY DURING THE CONSTRUCTION OF IMPROVEMENTS. CONTRACTOR SHALL INSTALL A PEDESTRIAN FENCE AROUND ALL EXCAVATIONS TO BE LEFT OPEN OVER NIGHT AS REQUIRED IN CONSTRUCTION SITES WHERE THE POTENTIAL FOR PEDESTRIAN INJURY EXISTS.
- CONTRACTOR SHALL ADJUST AND/OR RECONSTRUCT ALL UTILITY COVERS (SUCH AS MANHOLE COVERS, VALVE BOX COVERS, ETC.) TO MATCH THE FINISHED GRADES OF THE AREAS EFFECTED BY THE CONSTRUCTION.
- THE PRIME CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL CONSTRUCTION WITH OTHER CONTRACTORS INVOLVED WITH CONSTRUCTION OF THE PROPOSED DEVELOPMENT AND FOR REPORTING ANY ERRORS OR DISCREPANCIES BETWEEN THESE PLANS AND PLANS PREPARED BY OTHERS.
- ANY SANITARY SEWER, SANITARY SEWER SERVICES, WATER MAIN, WATER SERVICES, STORM SEWER, OR OTHER UTILITIES, WHICH ARE DAMAGED BY THE CONTRACTORS, SHALL BE REPAIRED TO THE OWNER'S SATISFACTION AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE ENGINEER WITH AS-BUILT CONDITIONS OF THE DESIGNATED IMPROVEMENTS IN ORDER THAT THE APPROPRIATE DRAWINGS CAN BE PREPARED, IF REQUIRED. ANY CHANGES TO THE DRAWINGS OR ADDITIONAL ITEMS MUST BE REPORTED TO THE ENGINEER AS WORK PROGRESSES.
- STORM SEWER SPECIFICATIONS –
 - PIPE – REINFORCED CONCRETE PIPE (RCP) SHALL MEET THE REQUIREMENTS OF ASTM CLASS III (MINIMUM) C-76 WITH RUBBER GASKET JOINTS CONFORMING TO ASTM C-443, HIGH DENSITY DUAL-WALL POLYETHYLENE CORRUGATED PIPE SHALL BE AS MANUFACTURED BY ADS OR EQUAL WITH WATER TIGHT JOINTS, AND SHALL MEET THE REQUIREMENTS OF ASHTO DESIGNATION M-294 TYPE "S".
 - INLETS – INLETS SHALL BE CONSTRUCTED IN ACCORDANCE WITH FILE. NO. 28 OF THE "STANDARD SPECIFICATIONS" OR APPROVED EQUAL WITH A 1'-8" X 2'-6" MAXIMUM OPENING. CURB FRAME & GRATE SHALL BE NEENAH R-3067 WITH TYPE R GRATE, OR EQUAL.
 - BACKFILL AND BEDDING – STORM SEWER SHALL BE CONSTRUCTED WITH GRAVEL BACKFILL AND CLASS "B" BEDDING IN ALL PAVED AREAS AND TO A POINT 5 FEET BEYOND THE EDGE OF PAVEMENT. TRENCHES RUNNING PARALLEL TO AND LESS THAN 5 FEET FROM THE EDGE OF PAVEMENT SHALL ALSO REQUIRE GRAVEL BACKFILL. LANDSCAPED AREAS MAY BE BACKFILLED WITH EXCAVATED MATERIAL IN CONFORMANCE WITH SECTION 8.4.3.5 OF THE "STANDARD SPECIFICATIONS".
 - MANHOLE FRAMES AND COVERS – MANHOLE FRAMES AND COVERS SHALL BE NEENAH R-1642 WITH TYPE "B" SELF SEALING LIDS, NON-ROCKING OR EQUAL.
- FIELD TILE CONNECTION – ALL FIELD TILE ENCOUNTERED DURING CONSTRUCTION SHALL BE INCLUDED IN THE UNIT PRICES FOR STORM SEWER. TILE LINES CROSSED BY THE TRENCH SHALL BE REPLACED WITH THE SAME MATERIAL AS THE STORM SEWER.
- WATER MAIN SPECIFICATIONS –
 - PIPE – DUCTILE IRON PIPE SHALL BE CLASS 52 CONFORMING TO AWWA C151 AND CHAPTER 8.18.0 OF THE "STANDARD SPECIFICATIONS". POLYVINYL CHLORIDE (PVC) PIPE SHALL MEET THE REQUIREMENTS OF AWWA STANDARD C-900, CLASS 150, DR-18, WITH CAST IRON O.D. AND INTEGRAL ELASTOMERIC BELL AND SPIGOT JOINTS. NON-METALLIC WATER MAINS SHALL BE INSTALLED WITH BLUE INSULATION TRACER WIRE AND CONFORM WITH SPS 382.30(11)(h).
 - VALVES AND VALVE BOXES – GATE VALVES SHALL BE AWWA GATE VALVES MEETING THE REQUIREMENTS OF AWWA C-500 AND CHAPTER 8.27.0 OF THE "STANDARD SPECIFICATIONS". GATE VALVES AND VALVE BOXES SHALL CONFORM TO LOCAL PLUMBING ORDINANCES.
 - HYDRANTS – HYDRANTS SHALL CONFORM TO THE SPECIFICATIONS OF THE CITY OF FITCHBURG. THE DISTANCE FROM THE GROUND LINE TO THE CENTERLINE OF THE LOWEST NOZZLE AND THE LOWEST CONNECTION OF THE FIRE DEPARTMENT SHALL BE NO LESS THAN 18-INCHES AND NO GREATER THAN 23-INCHES (SEE DETAIL).
 - BEDDING AND COVER MATERIAL – PIPE BEDDING AND COVER MATERIAL SHALL BE SAND, CRUSHED STONE CHIPS OR CRUSHED STONE SCREENINGS CONFORMING TO CHAPTER 8.4.3.2 OF THE "STANDARD SPECIFICATIONS".
 - BACKFILL – BACKFILL MATERIAL AND INSTALLATION SHALL BE IN ACCORDANCE WITH CHAPTER 2.6.0 OF THE "STANDARD SPECIFICATIONS". GRAVEL BACKFILL IS REQUIRED IN ALL PAVED AREAS AND TO A POINT 5 FEET BEYOND THE EDGE OF PAVEMENT. TRENCHES RUNNING PARALLEL TO AND LESS THAN 5 FEET FROM THE EDGE OF PAVEMENT SHALL ALSO REQUIRE GRAVEL BACKFILL. LANDSCAPED AREAS MAY BE BACKFILLED WITH EXCAVATED MATERIAL IN CONFORMANCE WITH SECTION 8.4.3.5 OF THE "STANDARD SPECIFICATIONS".
- SANITARY SEWER SPECIFICATIONS –
 - PIPE – SANITARY SEWER PIPE MATERIAL SHALL BE POLYVINYL CHLORIDE (PVC) MEETING REQUIREMENTS OF ASTM D 3034, SDR-35, WITH INTEGRAL BELL TYPE FLEXIBLE ELASTOMERIC JOINTS, MEETING THE REQUIREMENTS OF ASTM D-3212.
 - BEDDING AND COVER MATERIAL – BEDDING AND COVER MATERIAL SHALL CONFORM TO THE APPROPRIATE SECTIONS OF THE "STANDARD SPECIFICATION" WITH THE FOLLOWING MODIFICATION: COVER MATERIAL SHALL BE THE SAME AS USED FOR BEDDING AND SHALL CONFORM TO SECTION 8.4.3.2 (A). BEDDING AND COVER MATERIAL SHALL BE PLACED IN A MINIMUM OF THREE SEPARATE LIFTS, OR AS REQUIRED TO INSURE ADEQUATE COMPACTING OF THESE MATERIALS, WITH ONE LIFT OF BEDDING MATERIAL ENDING AT OR NEAR THE SPRINGLINE OF THE PIPE. THE CONTRACTOR SHALL TAKE CARE TO COMPLETELY WORK BEDDING MATERIAL UNDER THE HAUNCH OF THE PIPE TO PROVIDE ADEQUATE SIDE SUPPORT."
 - BACKFILL – BACKFILL MATERIAL AND INSTALLATION SHALL BE IN ACCORDANCE CHAPTER 2.6.0 OF THE "STANDARD SPECIFICATIONS." GRAVEL BACKFILL IS REQUIRED IN ALL PAVED AREAS AND TO A POINT 5 FEET BEYOND THE EDGE OF PAVEMENT. TRENCHES RUNNING PARALLEL TO AND LESS THAN 5 FEET FROM THE EDGE OF PAVEMENT SHALL ALSO REQUIRE GRAVEL BACKFILL. LANDSCAPED AREAS MAY BE BACKFILLED WITH EXCAVATED MATERIAL IN CONFORMANCE WITH SECTION 8.4.3.5 OF THE "STANDARD SPECIFICATIONS".
 - MANHOLES – MANHOLES SHALL BE CONSTRUCTED IN ACCORDANCE WITH FILE NOS. 12, 13 AND 15 OF THE "STANDARD SPECIFICATIONS" AND ALL SPECIAL PROVISIONS OF THE CITY OF FITCHBURG.
 - MANHOLE FRAMES AND COVERS – MANHOLE FRAMES AND COVERS SHALL BE NEENAH R-1642 WITH TYPE "B" SELF SEALING LIDS, NON-ROCKING OR EQUAL.
- WATERMAIN AND SANITARY SEWER SHALL BE INSULATED WHEREVER THE DEPTH OF COVER IS LESS THAN 6 FEET. INSULATION AND INSTALLATION OF INSULATION SHALL BE CONFORMING WITH CHAPTER 4.17.0 "INSULATION" OF THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN 6TH EDITION UPDATED WITH ITS LATEST ADDENDUM (TPP).

EROSION CONTROL NOTES

- CONTRACTOR IS RESPONSIBLE TO NOTIFY ENGINEER OF RECORD AND OFFICIALS OF ANY CHANGES TO THE EROSION CONTROL AND STORMWATER MANAGEMENT PLANS. ENGINEER OF RECORD AND APPROPRIATE CITY OF FITCHBURG OFFICIALS MUST APPROVE ANY CHANGES PRIOR TO DEVIATION FROM THE APPROVED PLANS.
- ALL EROSION CONTROL MEASURES SHALL BE CONSTRUCTED AND MAINTAINED BY THE CONTRACTOR IN ACCORDANCE WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR) TECHNICAL STANDARDS (REFERRED TO AS BMP'S) AND CITY OF FITCHBURG ORDINANCE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN A COPY OF THESE STANDARDS. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY ADDITIONAL EROSION CONTROL MEASURES WHICH MAY BE NECESSARY TO MEET UNFORESEEN FIELD CONDITIONS.
- INSTALL PERIMETER EROSION CONTROL MEASURES (SUCH AS CONSTRUCTION ENTRANCES, SILT FENCE AND EXISTING INLET PROTECTION) PRIOR TO ANY SITE WORK, INCLUDING GRADING OR DISTURBANCE OF EXISTING UNDERGROUND IMPROVEMENTS. CONSTRUCTION ENTRANCES SHALL BE MAINTAINED BY THE CONTRACTOR IN ORDER TO MEET UNFORESEEN FIELD CONDITIONS IS ALLOWED IF MODIFICATIONS CONFORM TO BMP'S. ALL DESIGN MODIFICATIONS MUST BE APPROVED BY THE CITY OF FITCHBURG PRIOR TO DEVIATION OF THE APPROVED PLAN.
- ADDITIONAL EROSION CONTROL MEASURES, AS REQUESTED BY STATE INSPECTORS, LOCAL INSPECTORS, COUNTY INSPECTORS AND/OR ENGINEER OF RECORD SHALL BE INSTALLED WITHIN 24 HOURS OF REQUEST.
- INSPECTIONS AND MAINTENANCE OF ALL EROSION CONTROL MEASURES SHALL BE ROUTINE (ONCE PER WEEK MINIMUM) TO ENSURE PROPER FUNCTION OF EROSION CONTROLS AT ALL TIMES. EROSION CONTROL MEASURES ARE TO BE IN WORKING ORDER AT THE END OF EACH WORK DAY.
- ALL EROSION AND SEDIMENT CONTROL ITEMS SHALL BE INSPECTED WITHIN 24 HOURS OF ALL RAIN EVENTS EXCEEDING 0.5 INCHES. ANY DAMAGED EROSION CONTROL MEASURES SHALL BE REPAIRED OR REPLACED IMMEDIATELY UPON INSPECTION.
- CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT ALL LOCATIONS OF VEHICLE INGRESS/EGRESS POINTS. ADDITIONAL LOCATIONS OTHER THAN AS SHOWN ON THE PLANS MUST BE PRIOR APPROVED BY THE MUNICIPALITY. CONSTRUCTION ENTRANCES SHALL BE 50' LONG AND NO LESS THAN 12" THICK BY USE OF 3" CLEAR STONE. CONSTRUCTION ENTRANCES SHALL BE MAINTAINED BY THE CONTRACTOR IN A CONDITION WHICH WILL PREVENT THE TRACKING OF MUD OR DRY SEDIMENT ONTO ADJACENT PUBLIC STREETS AFTER EACH WORKING DAY OR MORE FREQUENTLY AS REQUIRED.
- PAVED SURFACES ADJACENT TO CONSTRUCTION SITE VEHICLE ACCESS SHALL BE SWEEP AND/OR SCRAPPED TO REMOVE ACCUMULATED SOIL, DIRT AND/OR DUST AFTER THE END OF EACH WORK DAY AND AS REQUESTED BY THE CITY OF FITCHBURG.
- INLET PROTECTION SHALL BE IMMEDIATELY FITTED AT THE INLET OF ALL INSTALLED STORM SEWER AND SILT FENCE SHALL BE IMMEDIATELY FITTED AT ALL INSTALLED CULVERT INLETS TO PREVENT SEDIMENT DEPOSITION WITHIN STORM SEWER SYSTEMS.
- INSTALL EROSION CONTROLS ON THE DOWNSTREAM SIDE OF STOCKPILES. IF STOCKPILE REMAINS UNDISTURBED FOR MORE THAN SEVEN (7) DAYS, TEMPORARY SEEDING AND STABILIZATION IN ACCORDANCE WITH BEST MANAGEMENT PRACTICES IS REQUIRED. IF DISTURBANCE OCCURS BETWEEN NOVEMBER 15TH AND MAY 15TH, THE MULCHING SHALL BE PERFORMED BY HYDRO-MULCHING WITH A TACKIFIER.
- DITCH CHECKS AND APPLICABLE EROSION NETTING/MATTING SHALL BE INSTALLED IMMEDIATELY AFTER COMPLETION OF GRADING EFFORTS WITHIN DITCHES/SWALES TO PREVENT SOIL TRANSPORTATION.
- EROSION CONTROL FOR UTILITY CONSTRUCTION (STORM SEWER, SANITARY SEWER, WATER MAIN, ETC.):
 - PLACE EXCAVATED TRENCH MATERIAL ON THE HIGH SIDE OF THE TRENCH.
 - BACKFILL, COMPACT, AND STABILIZE THE TRENCH IMMEDIATELY AFTER PIPE CONSTRUCTION.
 - DISCHARGE TRENCH WATER INTO A SEDIMENTATION BASIN OR FILTERING TANK IN ACCORDANCE WITH THE DEWATERING TECHNICAL STANDARD NO. 1061 PRIOR TO RELEASE INTO THE STORM SEWER, RECEIVING STREAM, OR DRAINAGE DITCH.
- ALL SLOPES 4:1 OR GREATER SHALL BE STABILIZED WITH CLASS I, TYPE B EROSION MATTING OR APPLICATION OF A WISCONSIN DEPARTMENT OF TRANSPORTATION (WDOT) APPROVED POLYMER SOIL STABILIZATION TREATMENT OR A COMBINATION THEREOF, AS REQUIRED WITHIN 7 DAYS OF REACHING FINAL GRADE AND/OR AS SOON AS CONDITIONS ALLOW. DRAINAGE SWALES SHALL BE STABILIZED WITH CLASS I, TYPE B EROSION MATTING. EROSION MATTING AND/OR NETTING USED ON-SITE SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S GUIDELINES AND WDNR TECHNICAL STANDARDS 1052 AND 1053.
- CONTRACTOR SHALL TAKE ALL NECESSARY STEPS TO CONTROL DUST ARISING FROM CONSTRUCTION OPERATIONS. REFER TO WDNR TECHNICAL STANDARD 1068.
- EROSION CONTROL MEASURES SHALL NOT BE REMOVED UNTIL ALL LAND DISTURBING CONSTRUCTION ACTIVITY AT THE SITE HAS BEEN COMPLETED AND THAT A UNIFORM PERENNIAL VEGETATIVE COVER HAS BEEN ESTABLISHED WITH A DENSITY OF AT LEAST 70% FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES OR THAT EMPLOY EQUIVALENT PERMANENT STABILIZATION MEASURES.
- CONTRACTOR/OWNER SHALL FILE A NOTICE OF TERMINATION UPON COMPLETION OF THE PROJECT IN ACCORDANCE WITH WDNR REQUIREMENTS AND/OR PROPERTY SALE IN ACCORDANCE WITH WDNR REQUIREMENTS.
- STABILIZATION PRACTICES:**
 - *STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED. NO MORE THAN SEVEN (7) DAYS SHALL PASS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS CEASED UNLESS:
 - *THE INITIATION STABILIZATION MEASURES BY THE SEVENTH (7) DAY AFTER CONSTRUCTION ACTIVITY HAS CEASED IS PRELUDED BY SNOW COVER. IN THAT EVENT, STABILIZATION SHALL BE INITIATED AS SOON AS PRACTICABLE.
 - *CONSTRUCTION ACTIVITY WILL RESUME ON A PORTION OF THE SITE WITHIN FOURTEEN (14) DAYS FROM WHEN ACTIVITY CEASED. (I.E. THE TOTAL TIME PERIOD THAT THE CONSTRUCTION ACTIVITY IS TEMPORARILY CEASED IS LESS THAN FOURTEEN (14) DAYS. IN THAT EVENT, STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF THE SITE BY THE SEVENTH (7) DAY AFTER CONSTRUCTION ACTIVITY HAS TEMPORARILY CEASED.
 - *STABILIZATION MEASURES SHALL BE DETERMINED BASED ON SITE CONDITIONS AT THE TIME OF CONSTRUCTION ACTIVITY HAS CEASED, INCLUDING BUT NOT LIMITED TO WEATHER CONDITIONS AND LENGTH OF TIME MEASURE MUST BE EFFECTIVE. THE FOLLOWING ARE ACCEPTABLE STABILIZATION MEASURES:
 - PERMANENT SEEDING; IN ACCORDANCE WITH APPROVED CONSTRUCTION SPECIFICATION
 - TEMPORARY SEEDING; MAY CONSIST OF SPRING OATS(100LBS/ACRE) AND/OR WHEAT OR CEREAL RYE (150LB/ACRE)
 - HYDRO-MULCHING WITH A TACKIFIER
 - GEOTEXTILE EROSION MATTING
 - SODDING

LEGEND

	PROPERTY LINE
	RIGHT-OF-WAY
	EASEMENT LINE
	BUILDING OUTLINE
	EDGE OF PAVEMENT
	STANDARD CURB AND GUTTER
	PROJECT CURB AND GUTTER
	MOUNTABLE CURB AND GUTTER
	ASPHALT PAVEMENT
	HEAVY DUTY ASPHALT PAVEMENT
	CONCRETE PAVEMENT
	HEAVY DUTY CONCRETE PAVEMENT
	PROPOSED 1 FOOT CONTOUR
	PROPOSED 5 FOOT CONTOUR
	EXISTING 1 FOOT CONTOUR
	EXISTING 5 FOOT CONTOUR
	DRAINAGE DIRECTION
	GRADE BREAK
	SCREEN WALL
	RAILING
	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
	ADA PARKING SIGN
	BOLLARD
	BOLLARD WITH ADA PARKING SIGN
	BIKE RACK
	SANITARY SEWER
	WATERMAIN
	STORM SEWER
	SILT FENCE
	CONSTRUCTION ENTRANCE
	SPOT ELEVATION
	EP – EDGE OF PAVEMENT
	FG – FINISH GRADE
	EC – EDGE OF CONCRETE
	BOC – BACK OF CURB
	MATCH – MATCH EXISTING GRADE
	HP – HIGH POINT
	SW – SIDEWALK
	INLET PROTECTION



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CG SCHMIDT

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MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
FITCHBURG, WI 53711**

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Approved: KJY/MRH

SHEET TITLE:
NOTES AND LEGEND

SHEET NUMBER:
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JSD PROJECT NO: 20-9738

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LEGEND

REFER TO SHEET C1.0 NOTES AND LEGENDS FOR PLAN LINEWORK, HATCHING AND SYMBOL IDENTIFICATION

NOTES

1. DEMOLITION - REMOVAL OF ONSITE CURB SURFACES AND BASE COURSE
2. DEMOLITION - REMOVAL OF ASPHALT SURFACES
3. DEMOLITION - REMOVAL UTILITIES
4. DEMOLITION - REMOVAL OF CONCRETE SURFACES (RESPONSIBILITY OF REMOVAL TBD)



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 FITCHBURG, WI 53711**

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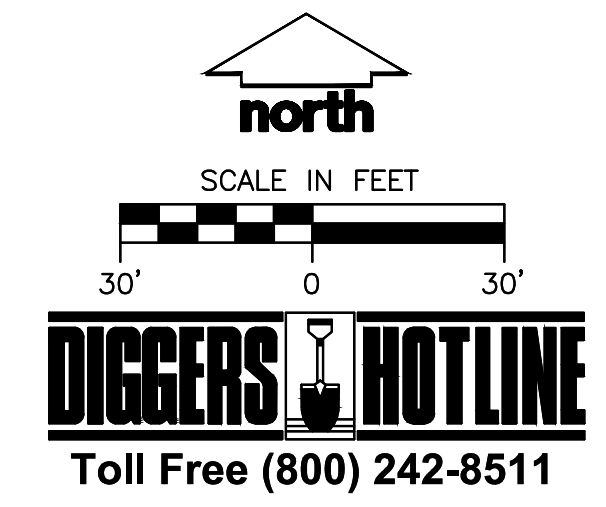
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Design/Drawn: CTD
 Approved: KJY/MRH

SHEET TITLE:
DEMOLITION PLAN

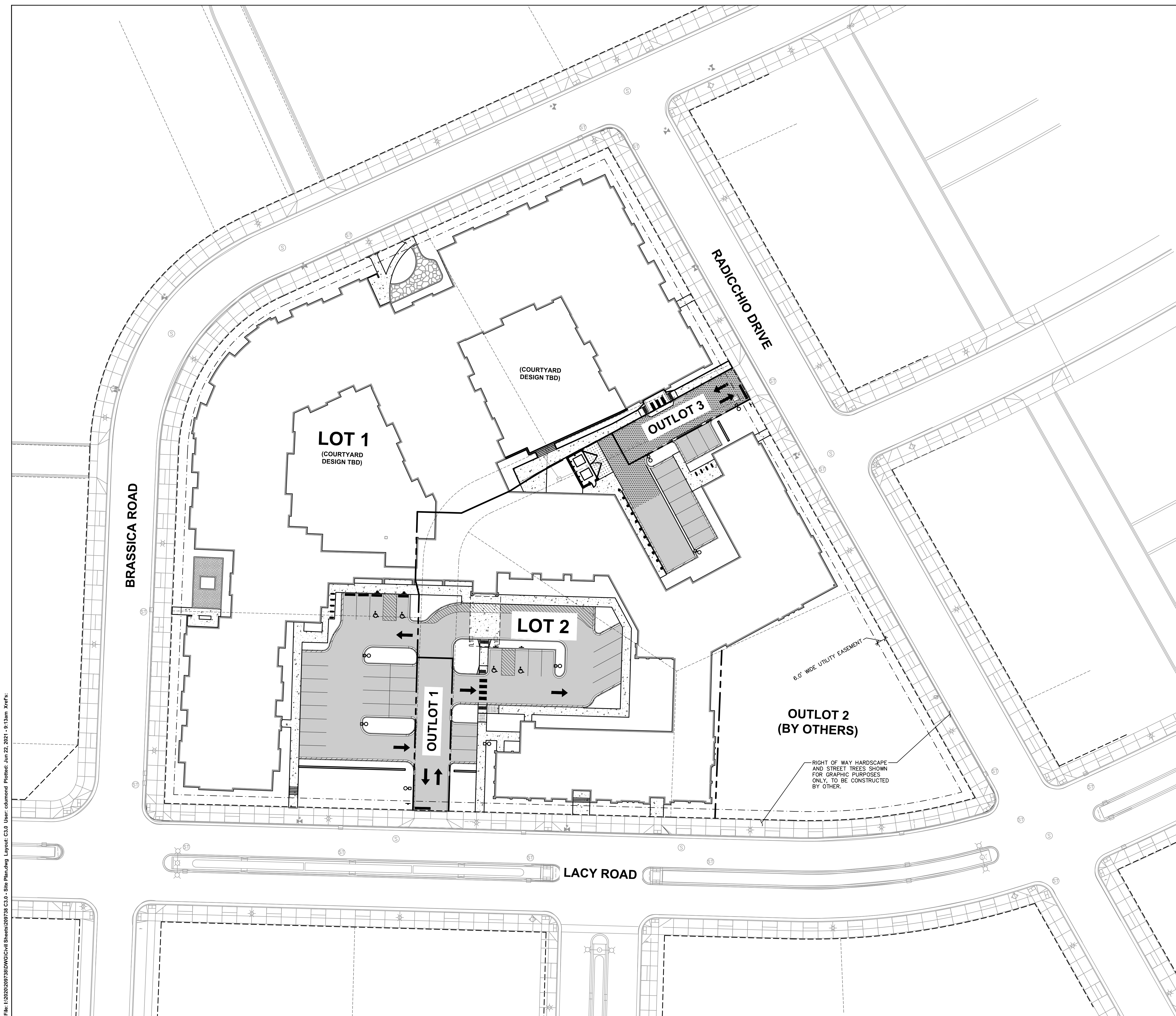
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LEGEND

REFER TO SHEET C1.0 NOTES AND LEGENDS FOR PLAN LINEWORK, HATCHING AND SYMBOL IDENTIFICATION

SITE INFORMATION BLOCK - LOT 1	
TRANSECT ZONE	TS
LOT AREA	89,895 SF/2.06 ACRES
DWELLING UNITS	128 UNITS
DENSITY	62.14 UNITS/ACRE
BUILDING HEIGHT	4 STORIES (56'-6")
LOT COVERAGE (BUILDING)	47,832 SF (53.21%)
IMPERVIOUS SURFACE	59,772 SF (66.49%)
GROSS FLOOR AREA	240,703 SF
UNIT MIX	
GUEST SIDE	4 UNITS
1.1 STANDARD	8 UNITS
1.1.5 STANDARD	2 UNITS
1.1.5 TRADITIONAL + DEN	30 UNITS
1.1.5 TRADITIONAL + DEN 2	4 UNITS
1.1.5 TRADITIONAL + DEN CURVED	3 UNITS
2.2 STANDARD	34 UNITS
2.2 STANDARD 2	4 UNITS
2.2 STANDARD CORNER	13 UNITS
2.2 STANDARD CORNER 2	3 UNITS
2.2 STANDARD CURVED	8 UNITS
2.2 CORNER CUSTOM	4 UNITS
2.2 PREMIER CUSTOM	7 UNITS
2.2 TRADITIONAL	4 UNITS
TOTAL	128 UNITS
VEHICLE PARKING	
SURFACE	20 STALLS
UNDERGROUND	128 STALLS
TOTAL	148 STALLS
BIKE PARKING	
SURFACE - 2x6	10 SPACES
TOTAL	10 SPACES

SITE INFORMATION BLOCK - LOT 2	
TRANSECT ZONE	TS
LOT AREA	54,394 SF/1.25 ACRES
DWELLING UNITS	60 UNITS
DENSITY	48 UNITS/ACRE
BUILDING HEIGHT	3 STORIES (48'-6")
LOT COVERAGE (BUILDING)	26,513 SF (48.74%)
IMPERVIOUS SURFACE	42,718 SF (78.53%)
GROSS FLOOR AREA	61,589 SF
UNIT MIX	
STUDIO	57 UNITS
BIARIATRIC STUDIO	3 UNITS
TOTAL	60 UNITS
VEHICLE PARKING	
SURFACE	21 STALLS
UNDERGROUND	0 STALLS
TOTAL	21 STALLS
BIKE PARKING	
SURFACE - 2x6	8 SPACES
TOTAL	8 SPACES

SITE INFORMATION BLOCK - OUTLOT 1	
TRANSECT ZONE	TS
LOT AREA	2,474 SF/0.06 ACRES
IMPERVIOUS SURFACE	2,474 SF (100%)

SITE INFORMATION BLOCK - OUTLOT 2	
TRANSECT ZONE	TS
LOT AREA	18,901 SF/0.43 ACRES
IMPERVIOUS SURFACE	0 SF (0.0%)

SITE INFORMATION BLOCK - OUTLOT 3	
TRANSECT ZONE	TS
LOT AREA	2,227 SF/0.05 ACRES
IMPERVIOUS SURFACE	2,227 SF (100%)



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CLIENT:
CG SCHMIDT

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**11777 W LAKE PARK DR.
MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
FITCHBURG, WI 53711**

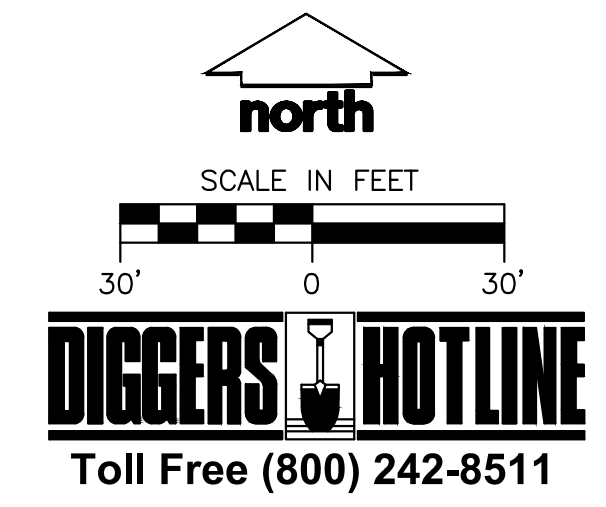
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Design/Drawn: CTD
Approved: KJY/MRH

SHEET TITLE:
OVERALL SITE PLAN

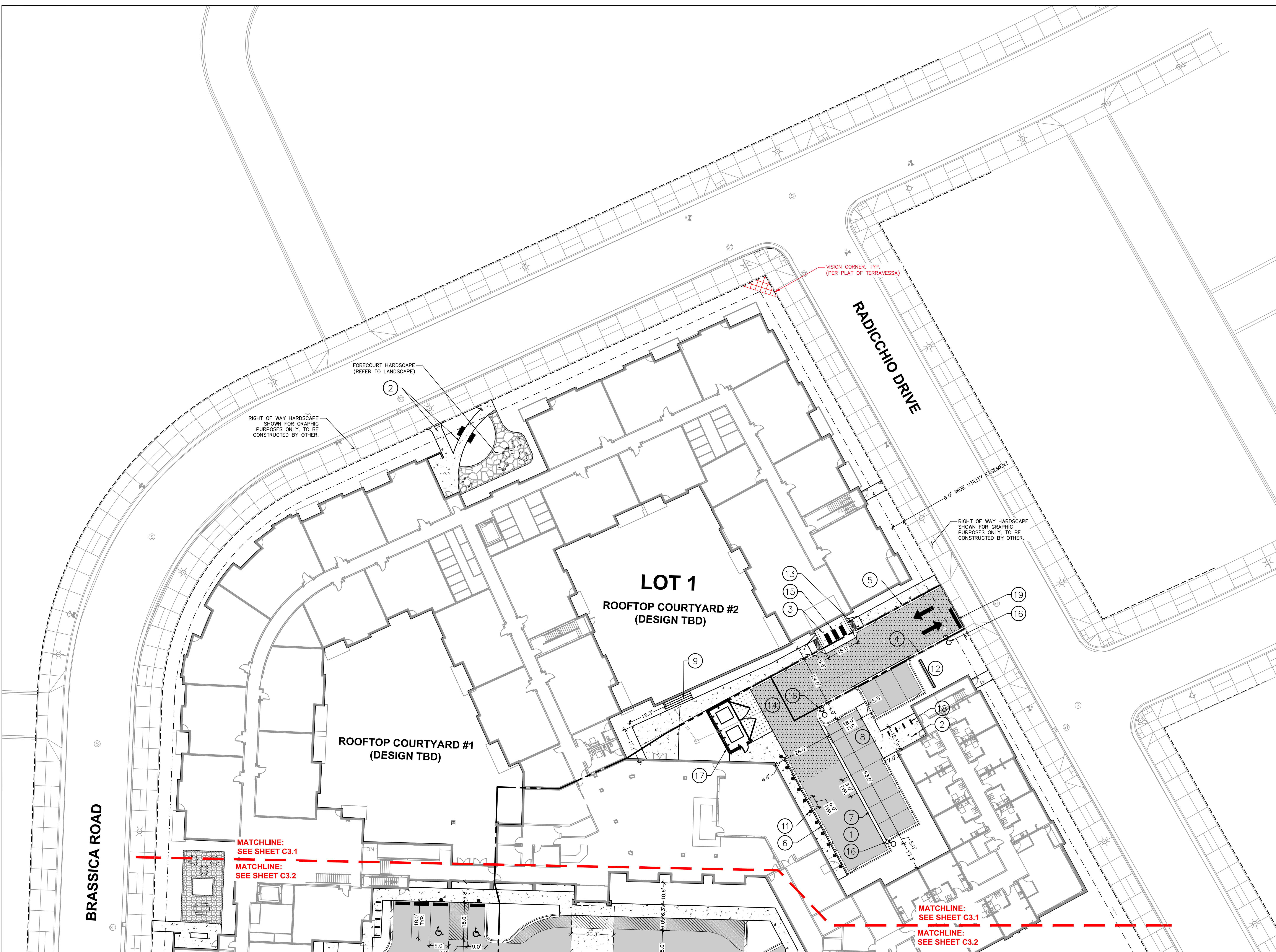
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LEGEND

REFER TO SHEET C1.0 NOTES AND LEGENDS FOR PLAN LINEWORK, HATCHING AND SYMBOL IDENTIFICATION

NOTES

1. STANDARD ASPHALT PAVEMENT
2. CONCRETE SIDEWALK
3. CONCRETE PAVEMENT
4. 18" STANDARD CURB & GUTTER
5. 18" REJECT CURB & GUTTER
6. 18" MOUNTABLE CURB
7. VALLEY GUTTER CURB
8. INTEGRAL CONCRETE CURB & WALK
9. CONCRETE STAIRS W/HANDRAIL (REFER TO ARCH. PLANS)
10. ADA RAMP WITH RAILING (INTENTIONALLY OMITTED)
11. CONCRETE BOLLARD
12. 5' TALL MANUFACTURED STONE VENEER SCREEN WALL (REFER TO ARCH. PLANS)
13. ADA RAMP W/DETECTOR
14. HEAVY DUTY ASPHALT PAVEMENT
15. ADA CROSSWALK
16. LIGHT POLE (REFER TO ARCH. PLANS)
17. DUMPSTER ENCLOSURE (REFER TO ARCH. PLANS)
18. INVERTED-U BIKE RACK
19. TYPE R-1 STOP SIGN AND STOP BAR



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PROJECT:
RIVERSONG

PROJECT LOCATION:
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Design/Drawn: CTD
Approved: KJY/MRH

SHEET TITLE:
SITE PLAN - NORTH

SHEET NUMBER:
C3.1

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Approved: KJY/MRH

SHEET TITLE:
SITE PLAN - SOUTH

SHEET NUMBER:

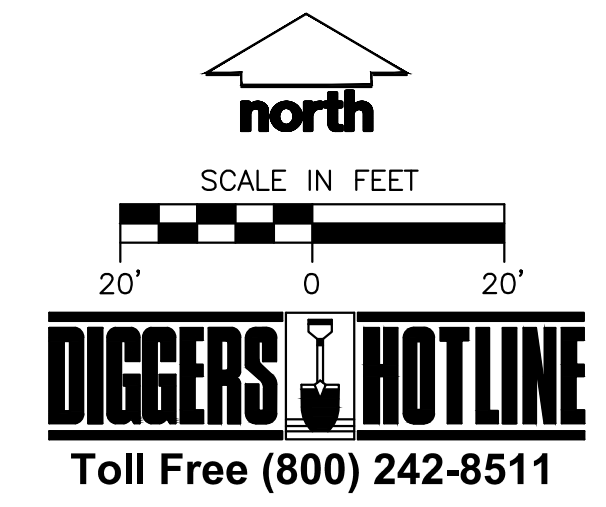
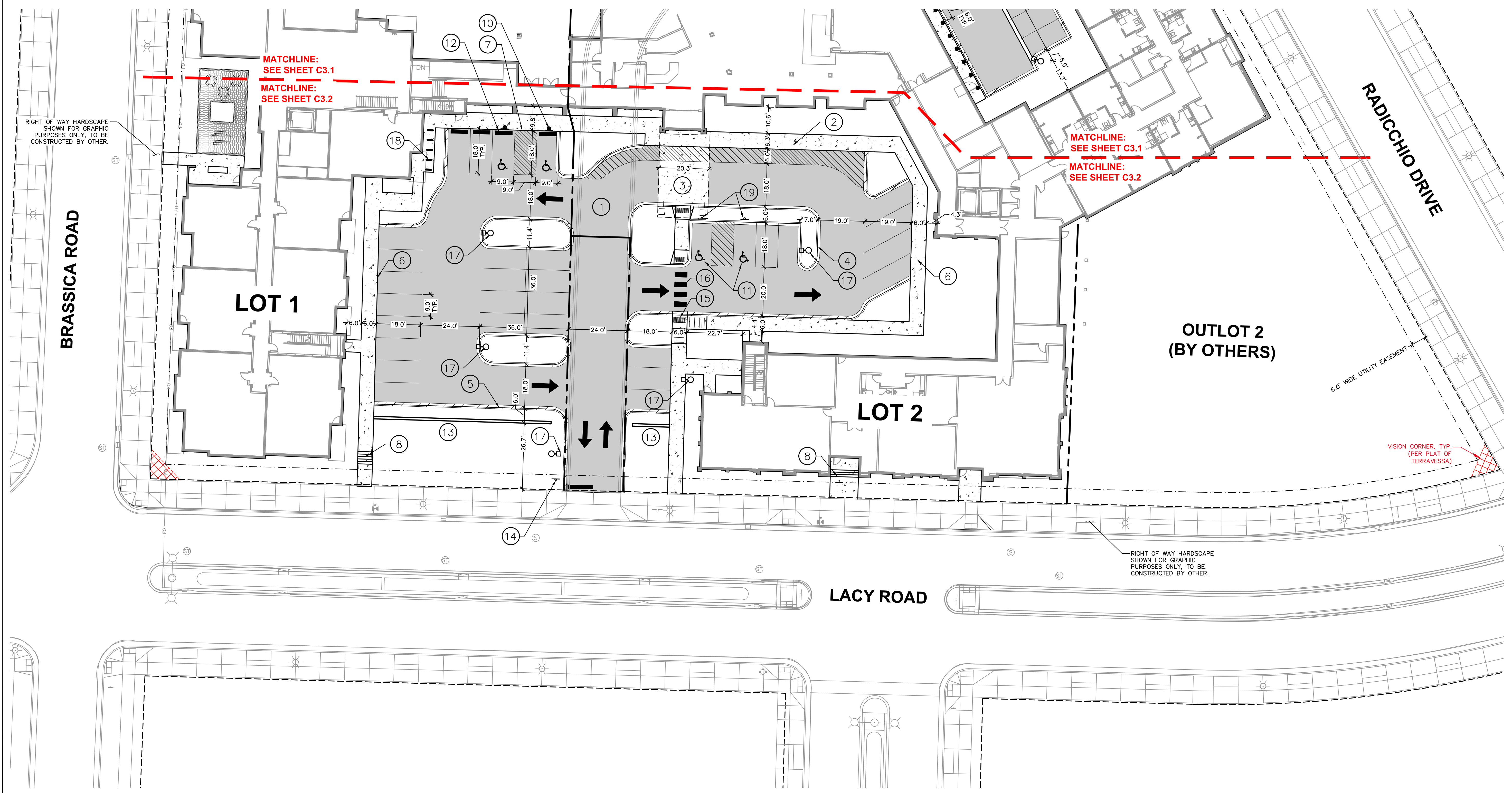
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LEGEND

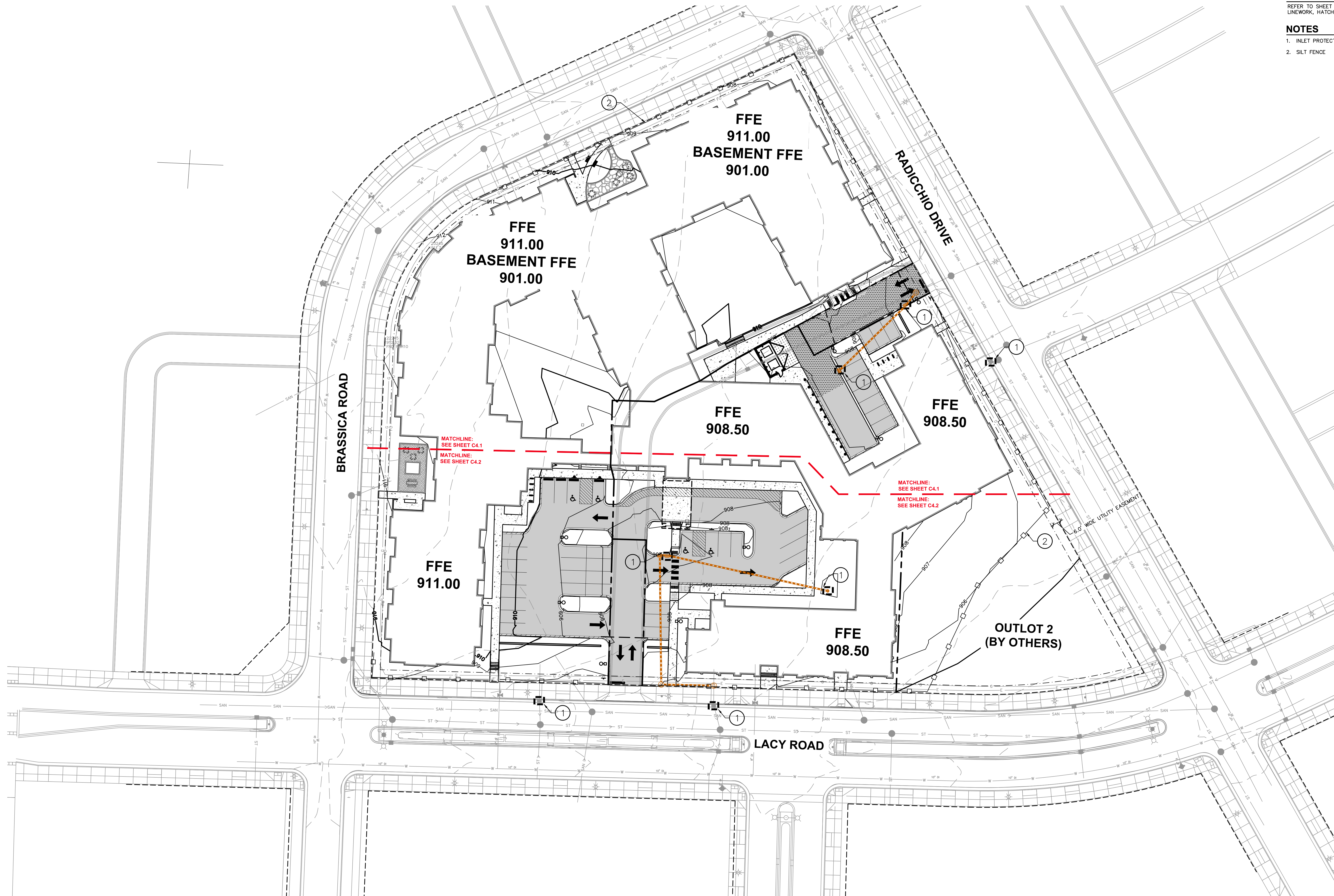
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NOTES

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3. CONCRETE PAVEMENT
4. 18" STANDARD CURB & GUTTER
5. 18" REJECT CURB & GUTTER
6. INTEGRAL CONCRETE CURB & WALK
7. THICKENED EDGE SIDEWALK - FLUSH
8. CONCRETE STAIRS W/HANDRAIL (REFER TO ARCH. PLANS)
9. ADA RAMP WITH RAILING (INTENTIONALLY OMITTED)
10. ADA PARKING STALL W/BOLLARD
11. ADA PARKING STALL MARKING
12. RECYCLED RUBBERIZED WHEEL STOP
13. 5' TALL MANUFACTURED STONE VENEER SCREEN WALL (REFER TO ARCH. PLANS)
14. TYPE R-1 STOP SIGN AND STOP BAR
15. ADA RAMP W/DETECTOR
16. ADA CROSS-WALK
17. LIGHT POLE
18. INVERTED-U BIKE RACK
19. ADA SIGN AND POST



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LEGEND
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NOTES
 1. INLET PROTECTION
 2. SILT FENCE



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RIVERSONG

PROJECT LOCATION:
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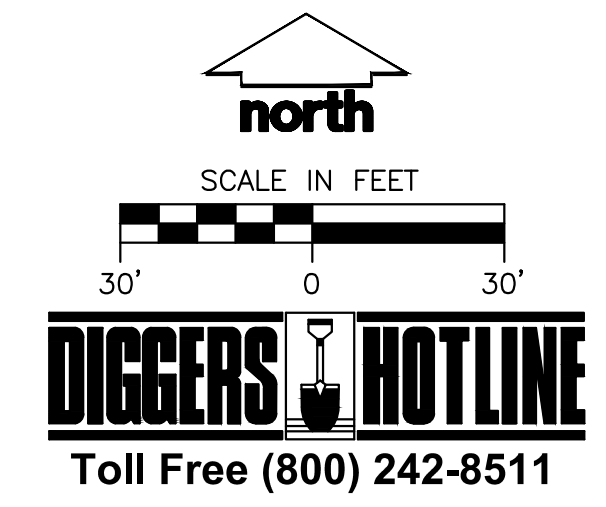
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 Approved: KJYMRH

SHEET TITLE:
OVERALL GRADING & EROSION CONTROL PLAN

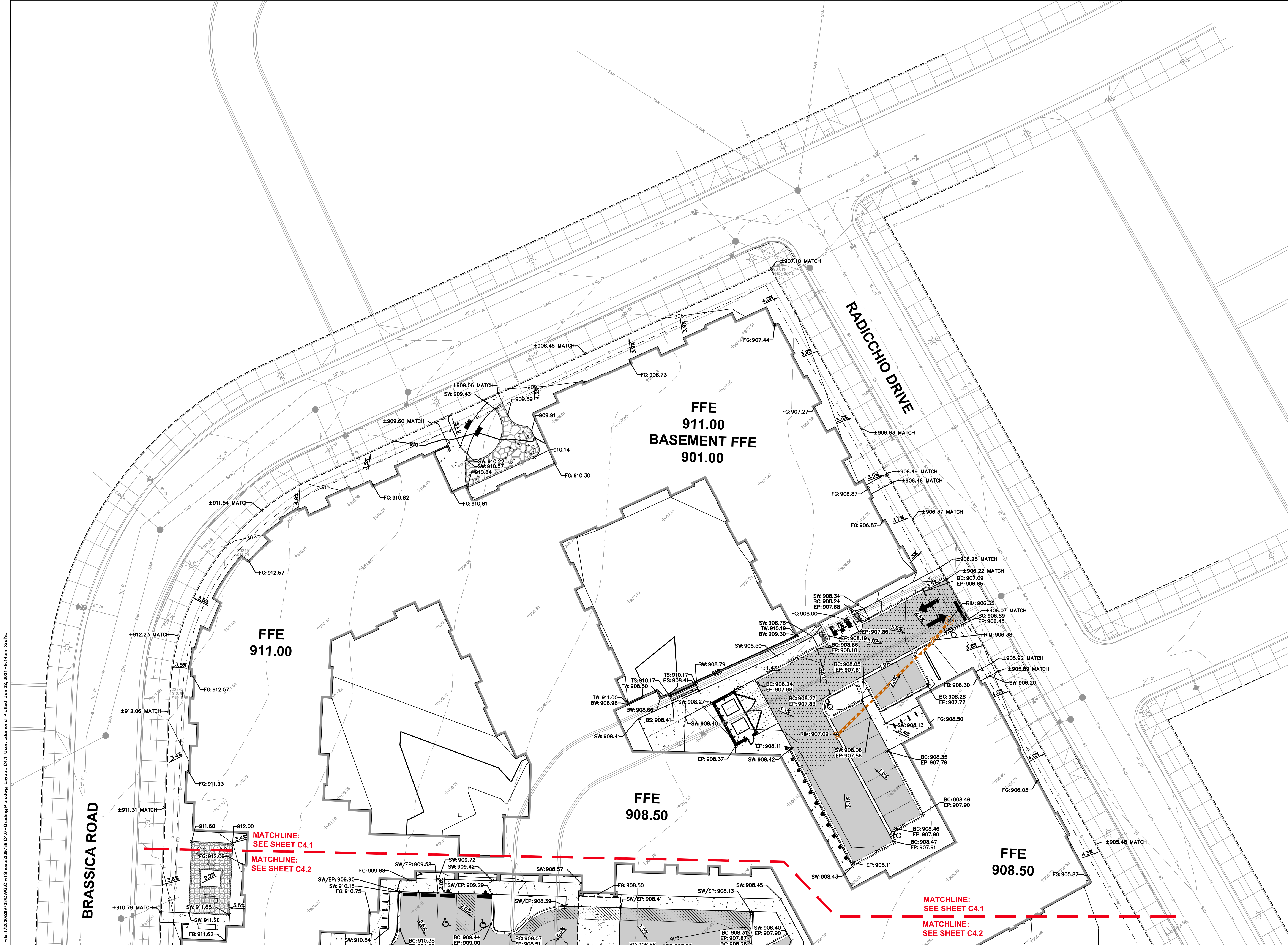
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NOTES

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2. SILT FENCE



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SHEET TITLE:
GRADING PLAN - NORTH

SHEET NUMBER:
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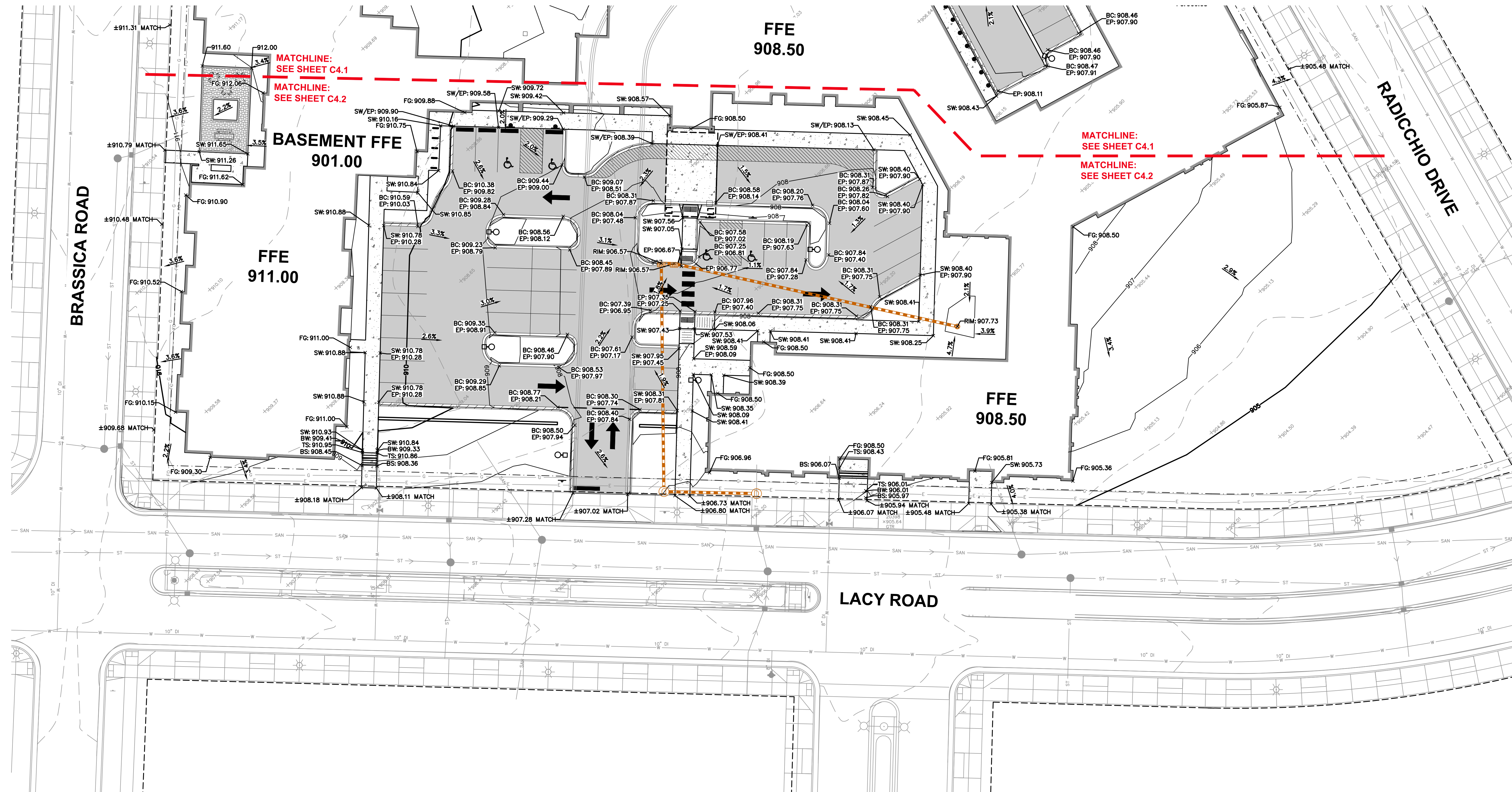
Design/Drawn: CTD
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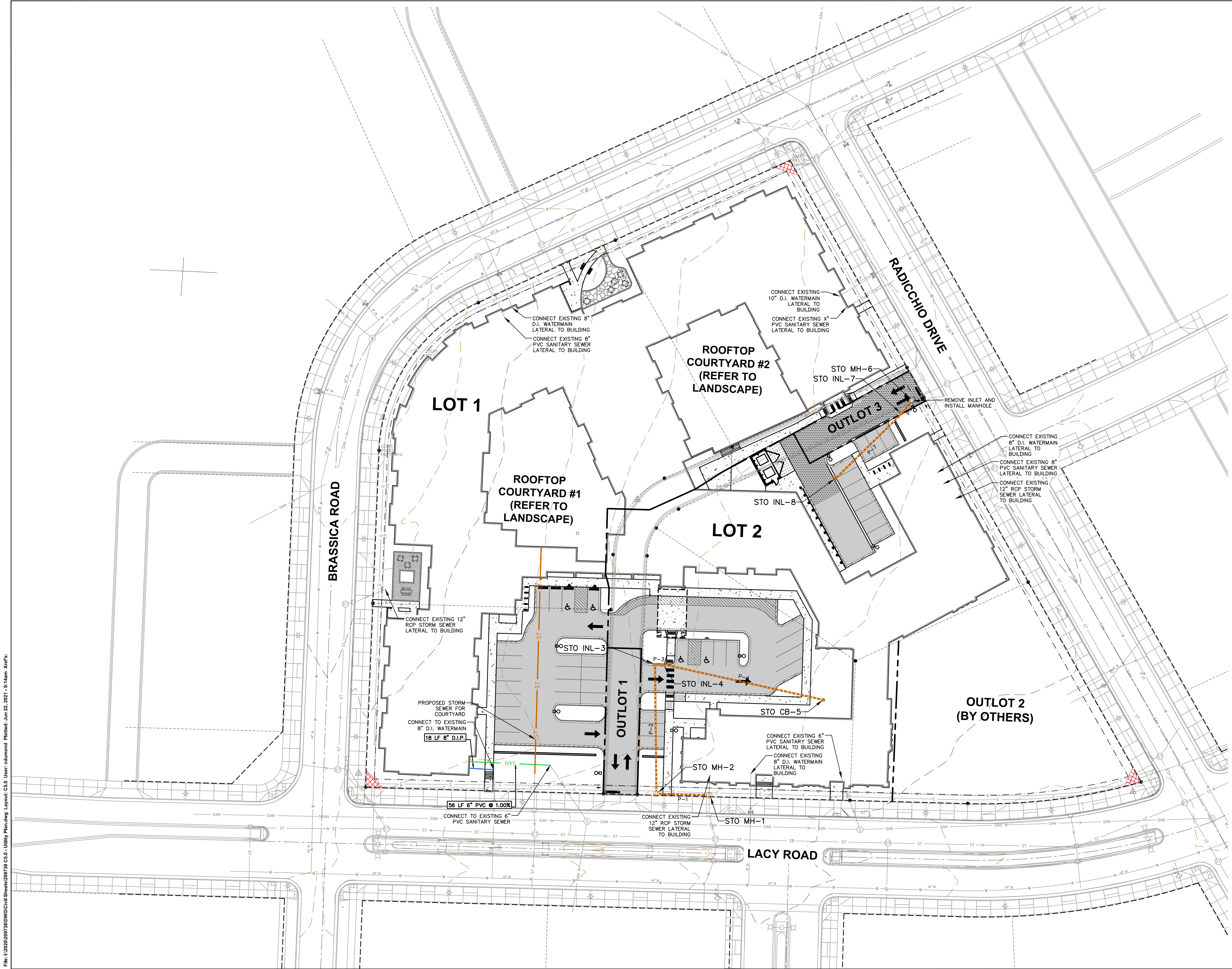
SHEET TITLE:
GRADING PLAN - SOUTH

SHEET NUMBER:

C4.2

JSD PROJECT NO: 20-9738





PROPOSED STRUCTURES TABLE						
LABEL	RIM EL. (FT)	INVERT EL. (FT)	DEPTH (FT)	STRUCTURE DESC.	FRAME & GRATE	
STO CB-5	907.73	W INV: 904.01 (12") E INV: 903.40 (12")	3.7	36 IN MH (FLAT)	R-2050 TYPE D	
STO INL-3	906.57	S INV: 903.40 (12") E INV: 903.40 (12")	3.2	2 x 3 INLET	R-3067 TYPE L	
STO INL-4	906.57	W INV: 903.43 (12") E INV: 903.43 (12")	3.1	2 x 3 INLET	R-3067 TYPE L	
STO INL-7	906.38	NE INV: 902.89 (12") SW INV: 902.89 (12")	3.5	2 x 3 INLET	R-3067 TYPE L	
STO INL-8	907.09	NE INV: 903.54 (12")	3.5	2 x 3 INLET	R-3067 TYPE L	
STO MH-1	906.48	W INV: 902.75 (12")	3.7	48 IN MH (FLAT)	R-1550 SOLID LID	
STO MH-2	907.01	E INV: 902.94 (12") N INV: 902.94 (12")	4.1	48 IN MH (FLAT)	R-1550 SOLID LID	
STO MH-6	906.35	SW INV: 902.77 (12")	3.6	48 IN MH (FLAT)	R-1550 SOLID LID	

PROPOSED PIPES TABLE							
LABEL	FROM	TO	LENGTH	INVERT EL. (FT)	DISCHARGE EL. (FT)	SLOPE	SIZE & MATERIAL
P-1	STO MH-2	STO MH-1	37'	902.94	902.75	0.50%	12 IN RCP
P-2	STO INL-3	STO MH-2	92'	903.40	902.94	0.50%	12 IN RCP
P-3	STO INL-4	STO INL-3	5'	903.43	903.40	0.50%	12 IN RCP
P-4	STO CB-5	STO INL-4	117'	904.01	903.43	0.50%	12 IN RCP
P-6	STO INL-7	STO MH-6	12'	902.89	902.77	1.00%	12 IN RCP
P-7	STO INL-8	STO INL-7	65'	903.54	902.89	1.00%	12 IN RCP



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P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESIA SUBDIVISION
FITCHBURG, WI 53711**

PLAN MODIFICATIONS:		
#	Date:	Description:
1	01.22.21	ARTICLE 5 SUBMITTAL
2	06.22.21	ADR / ARTICLE 5 SUBMITTAL
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Design/Drawn: **CTD**
Approved: **KJY/MRH**

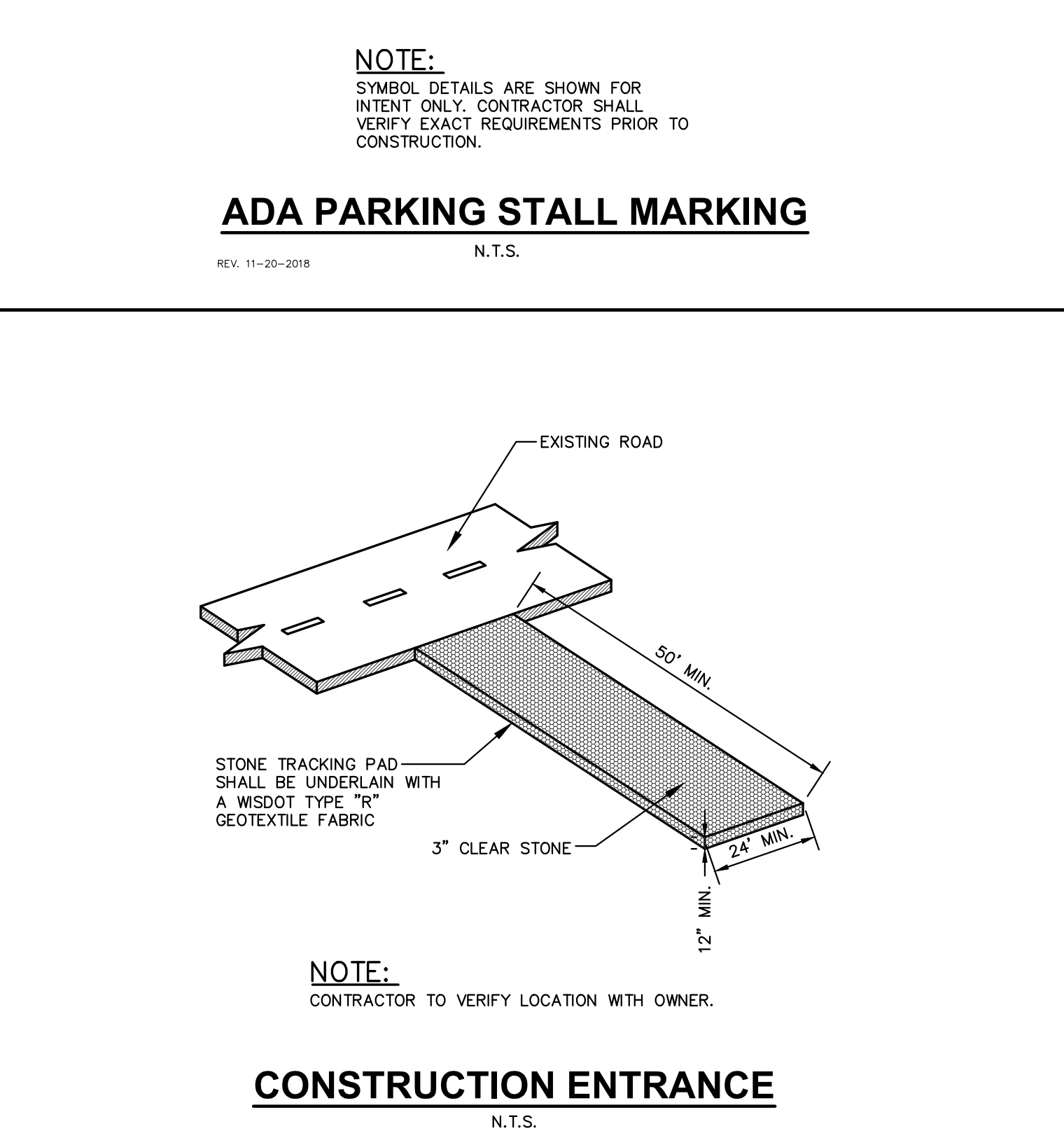
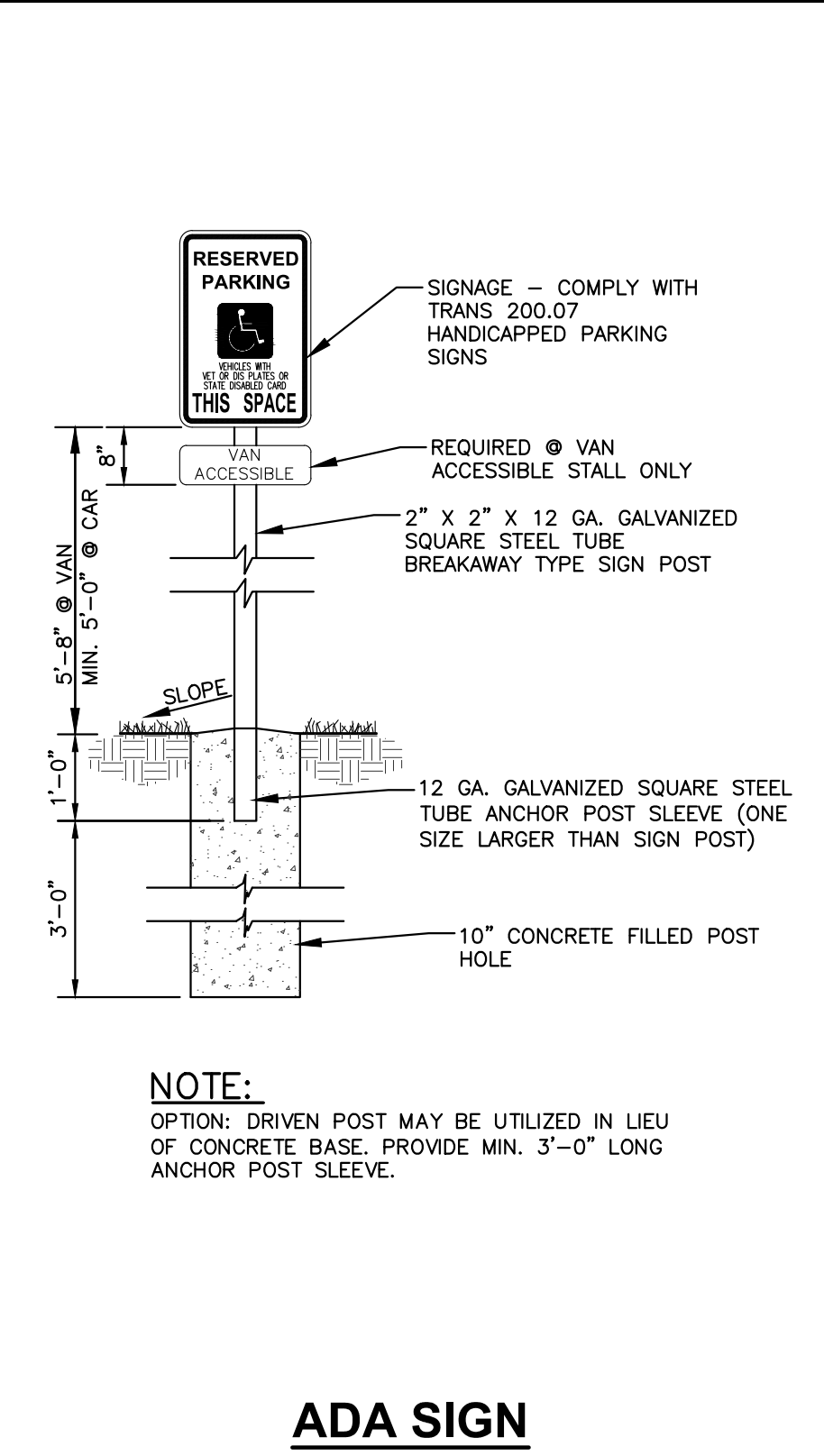
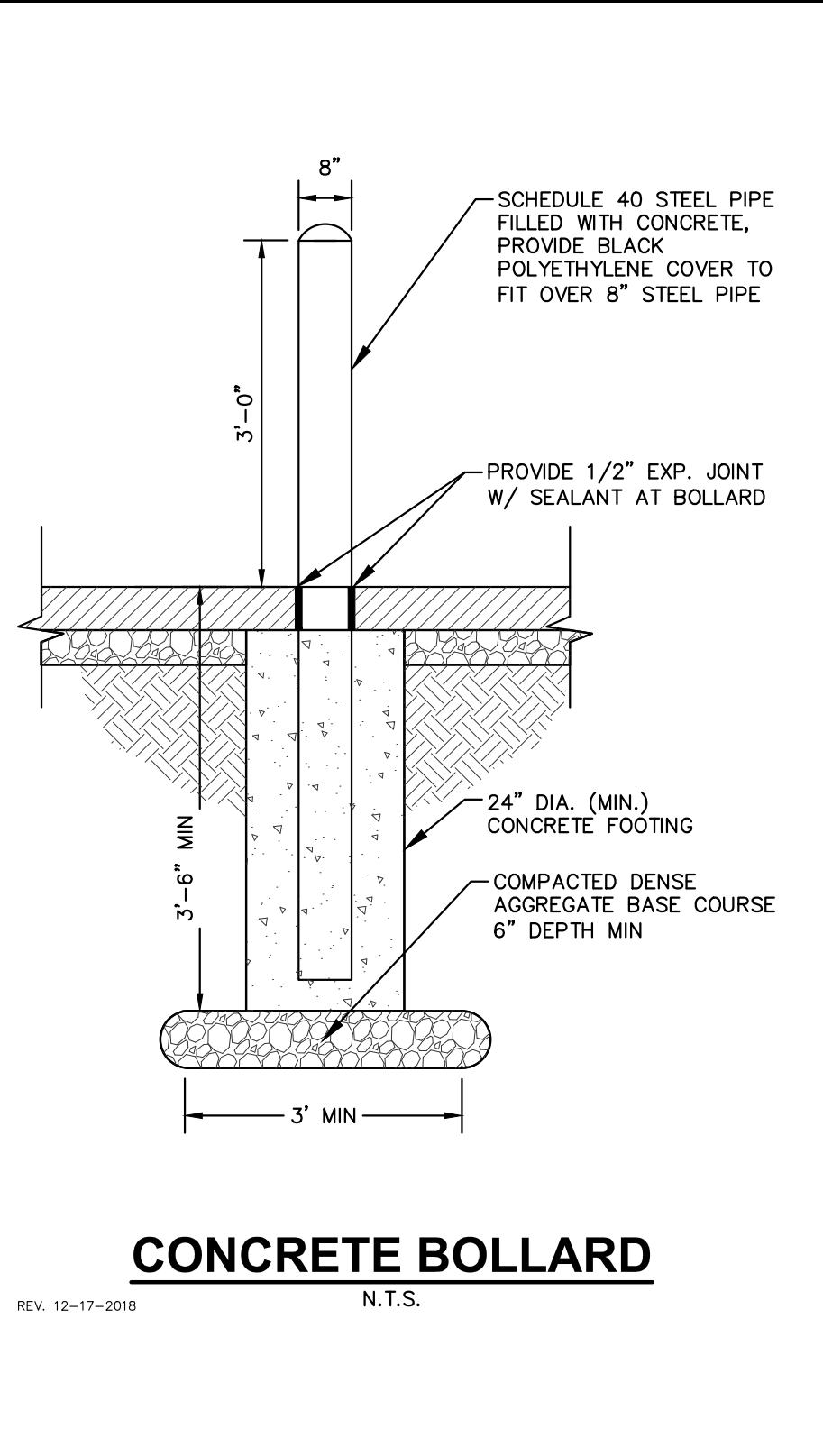
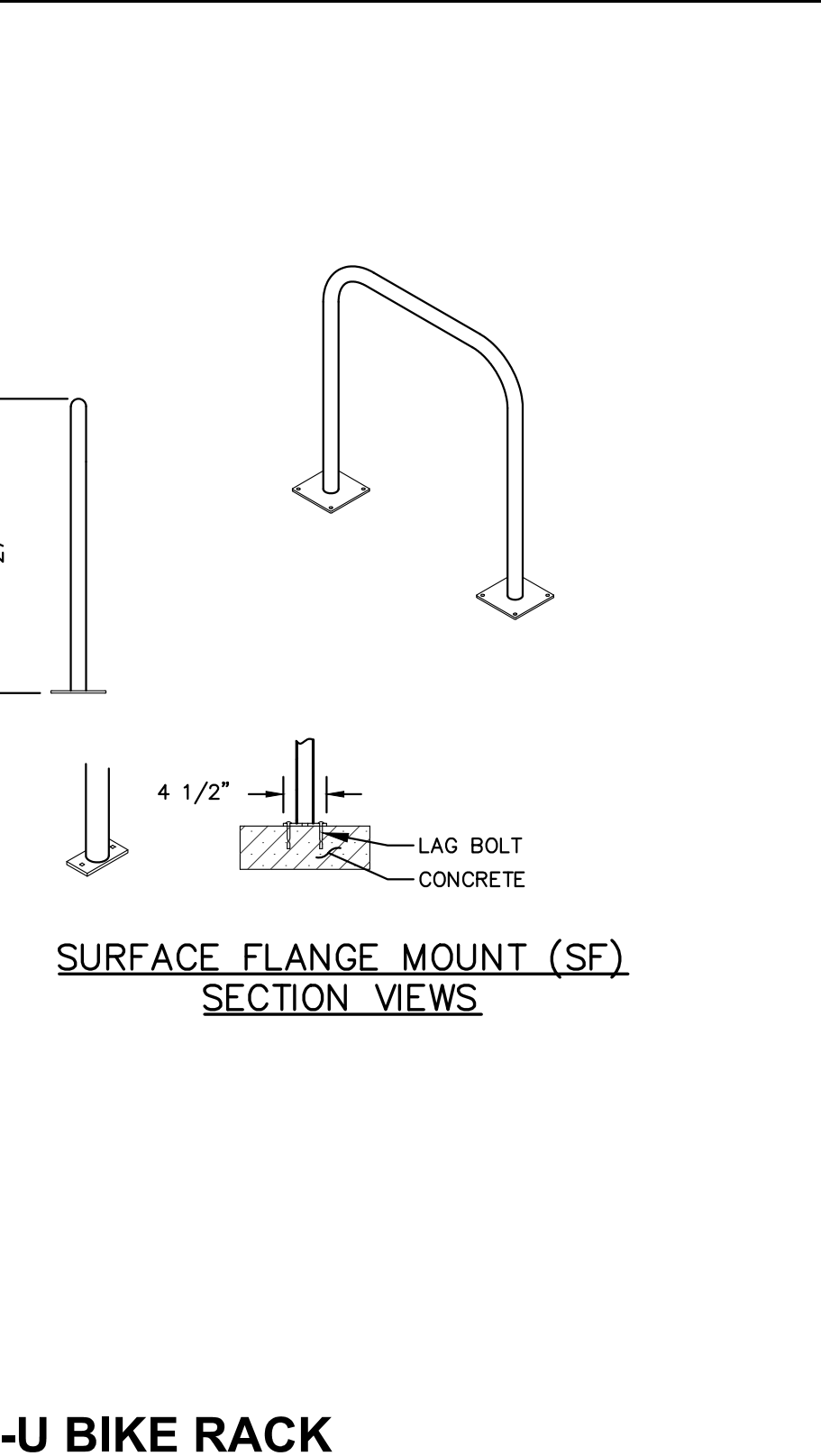
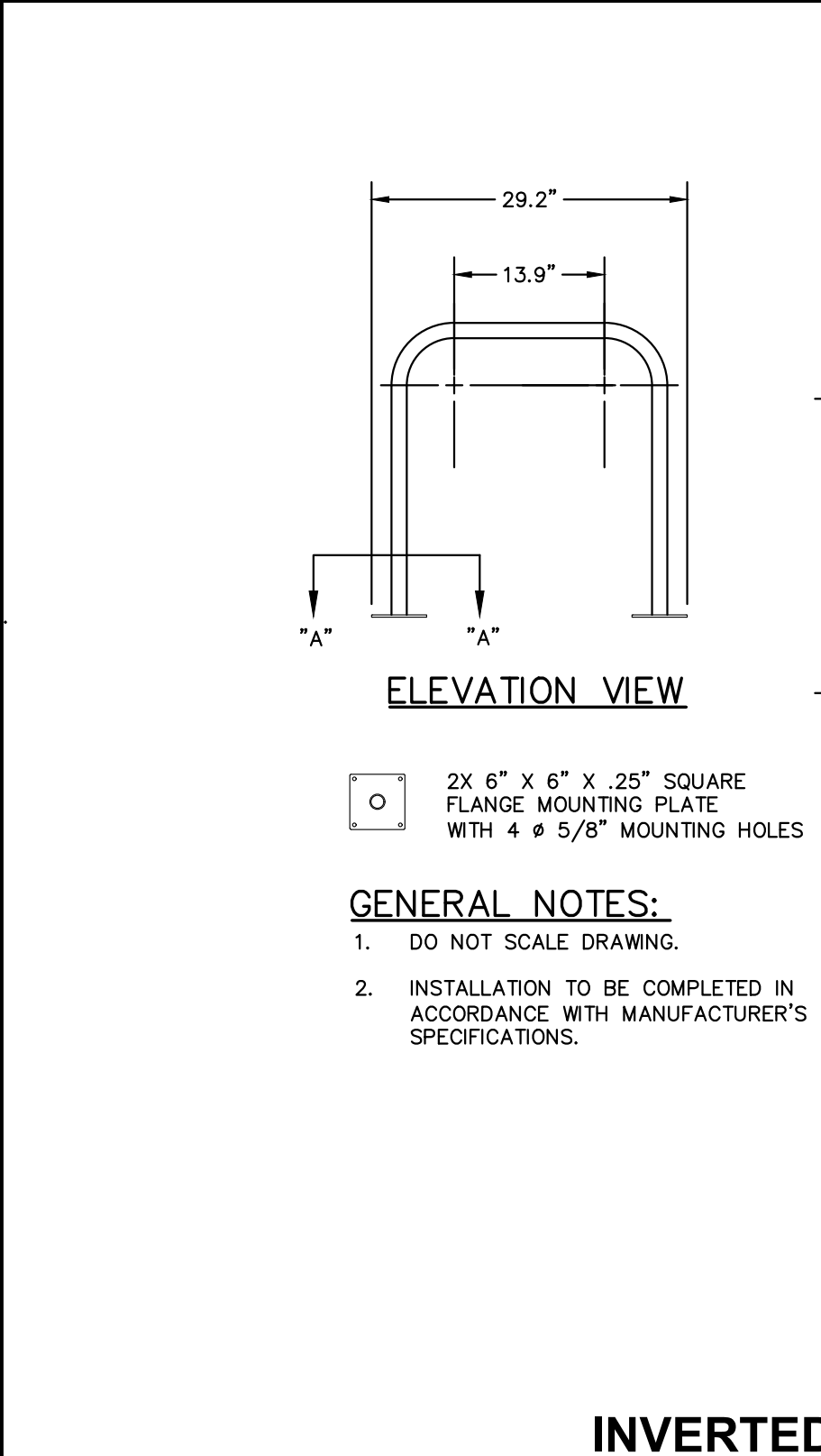
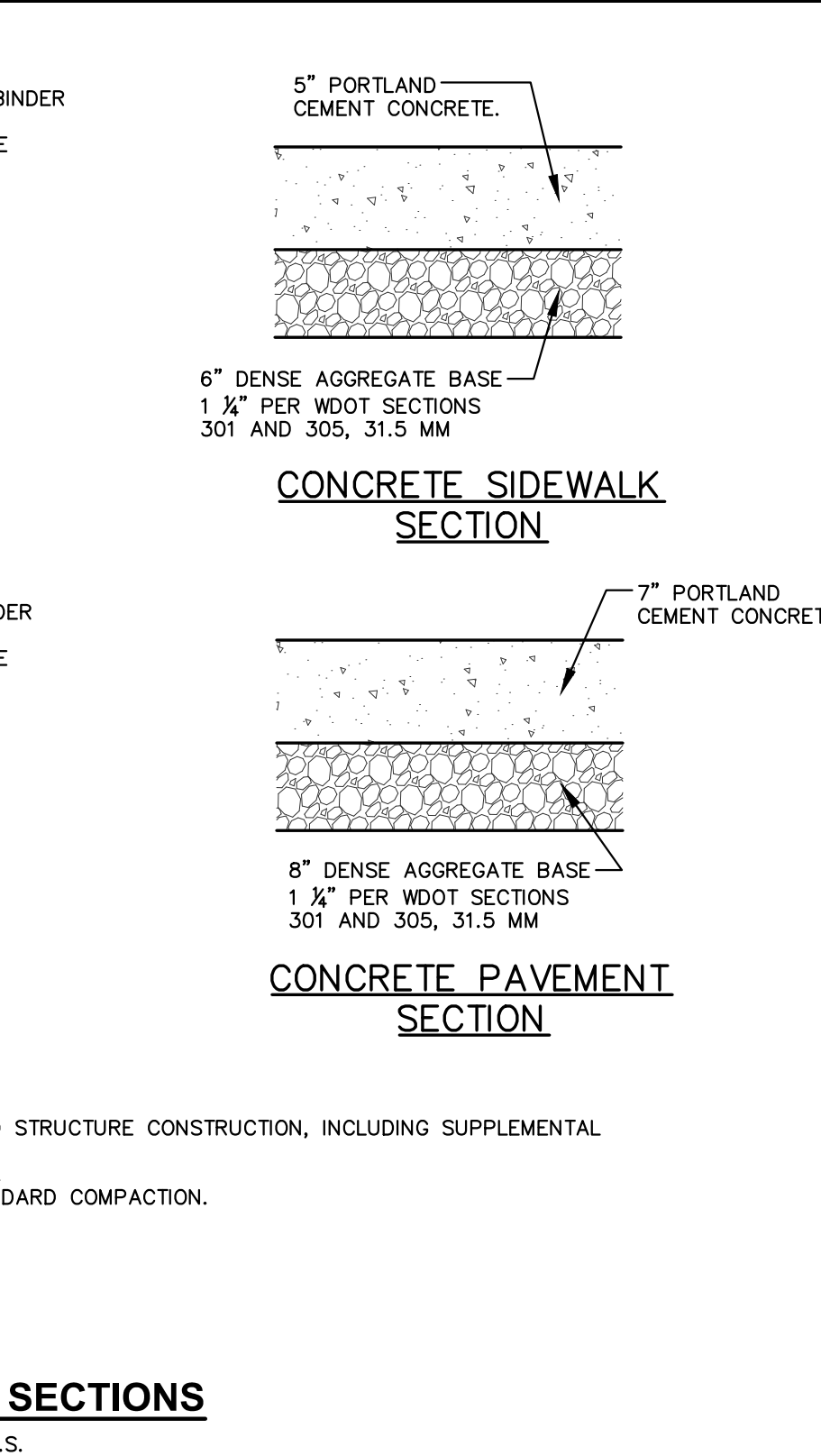
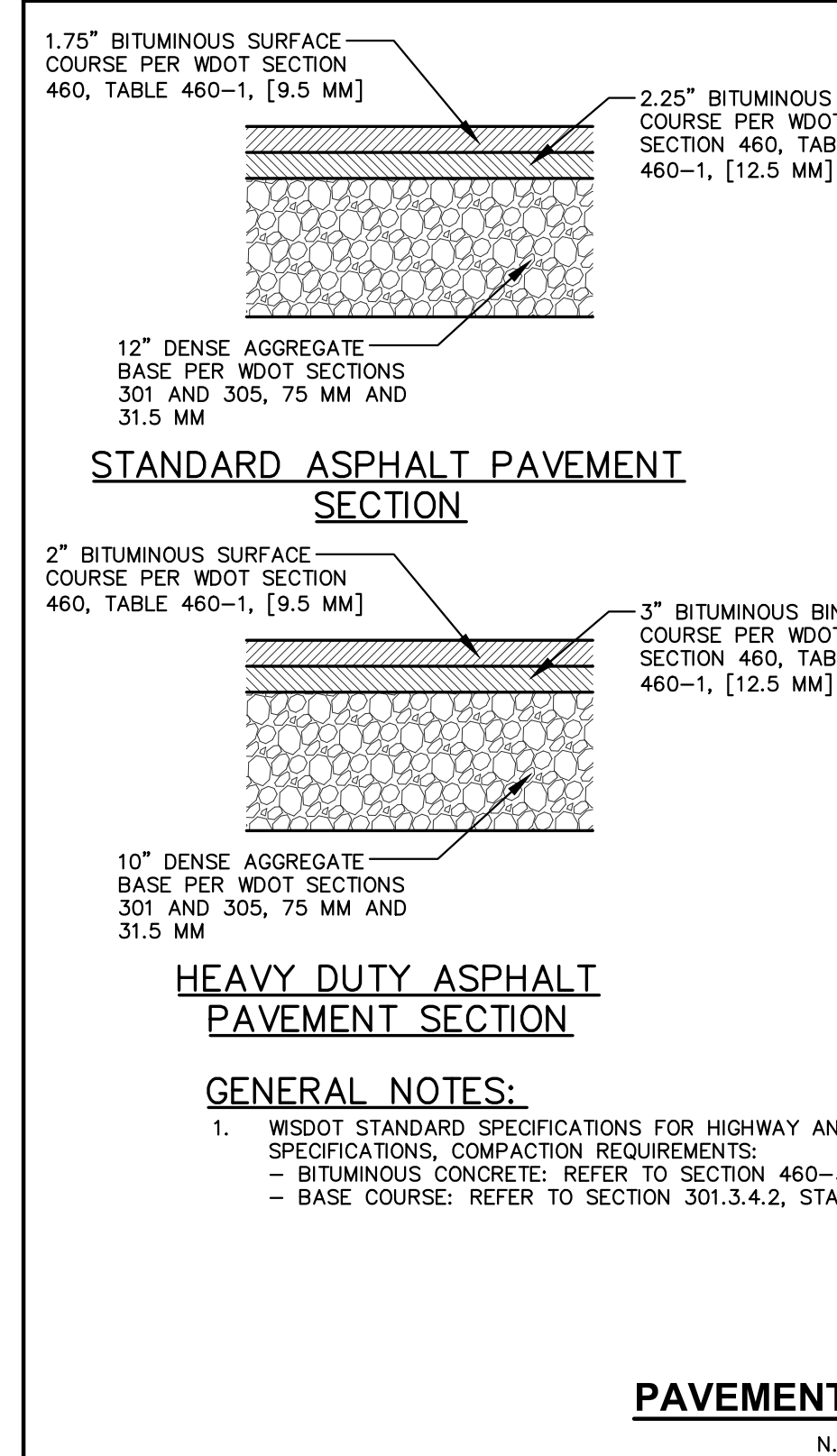
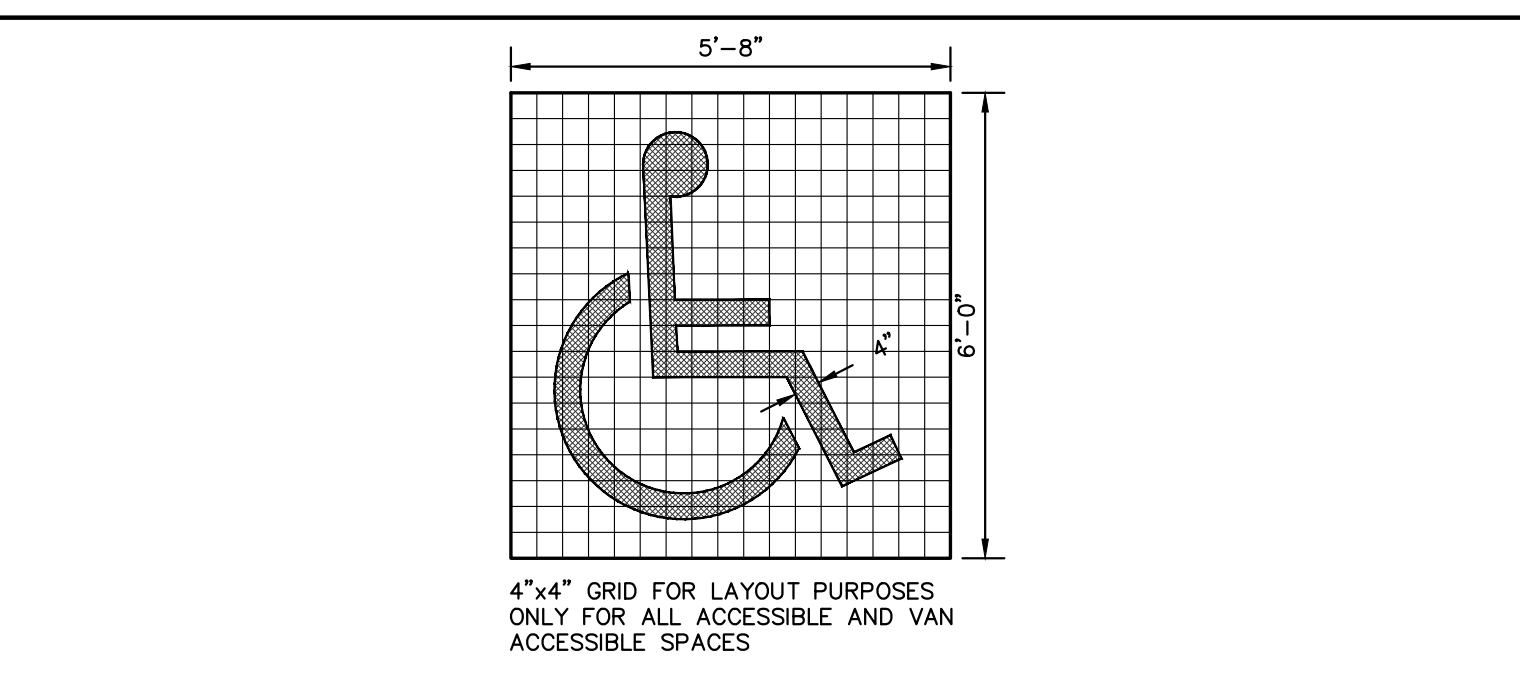
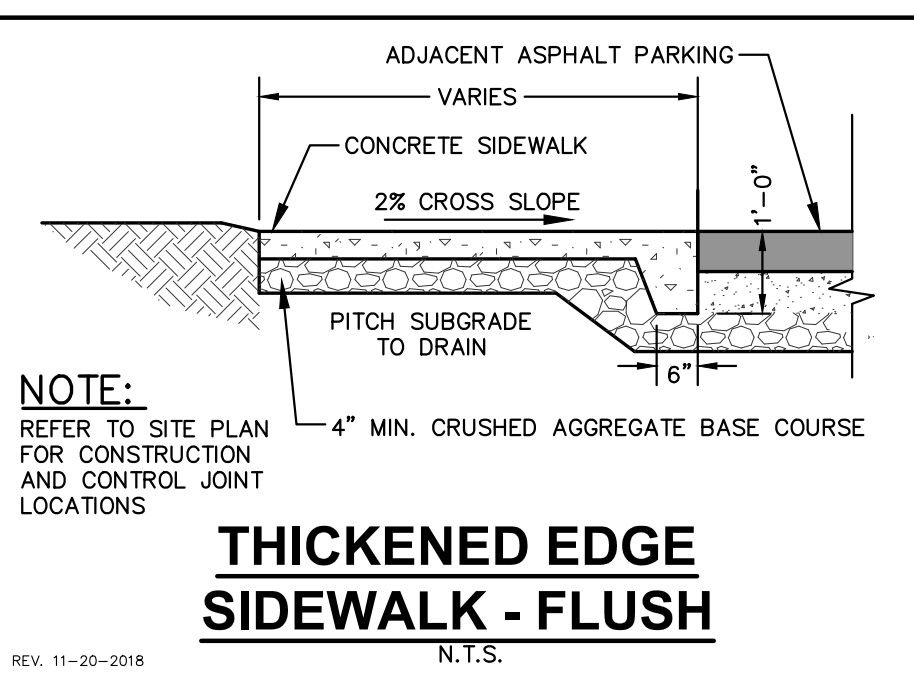
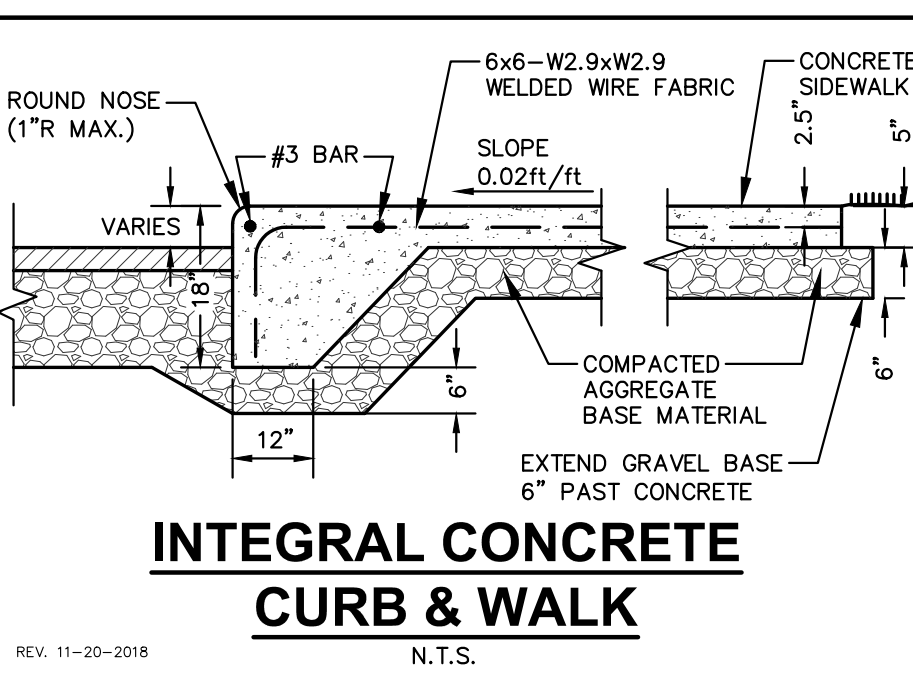
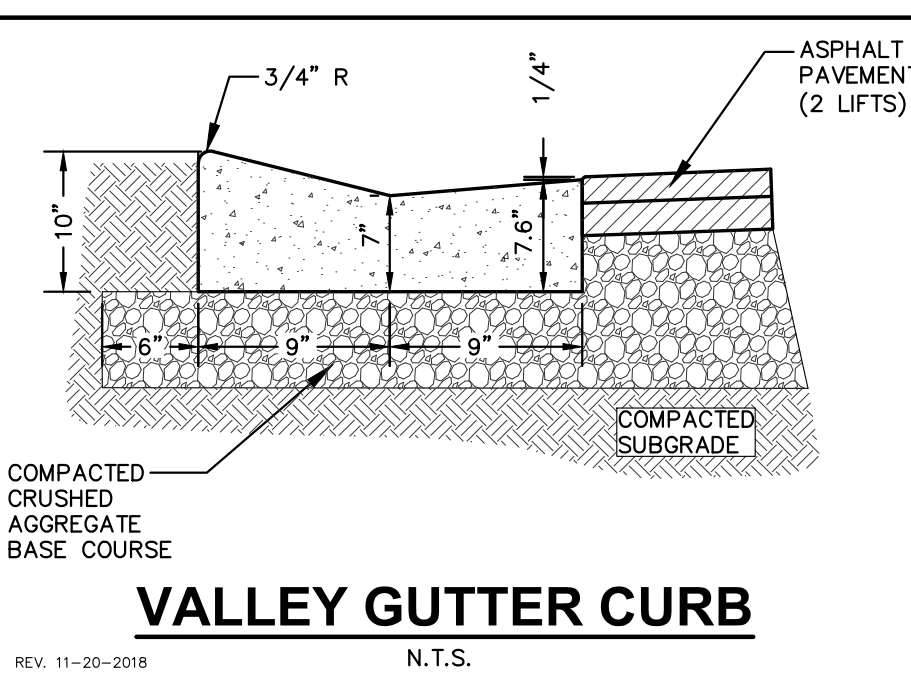
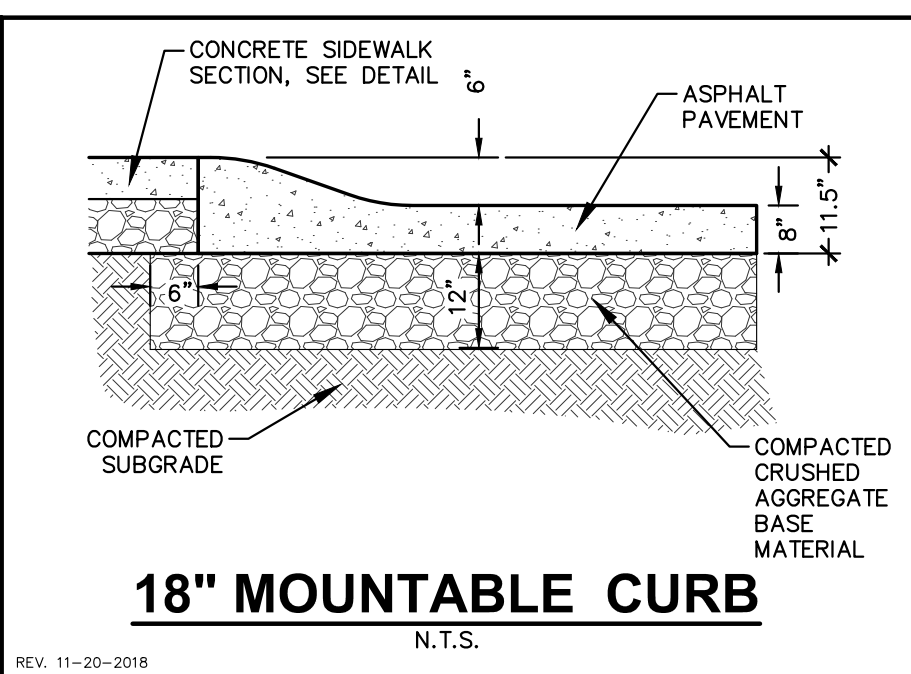
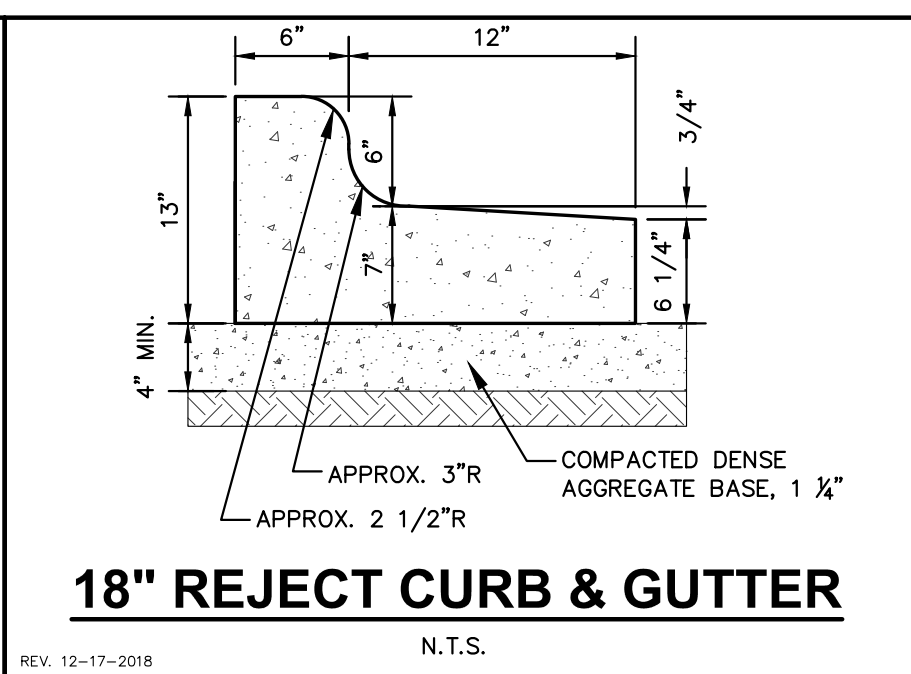
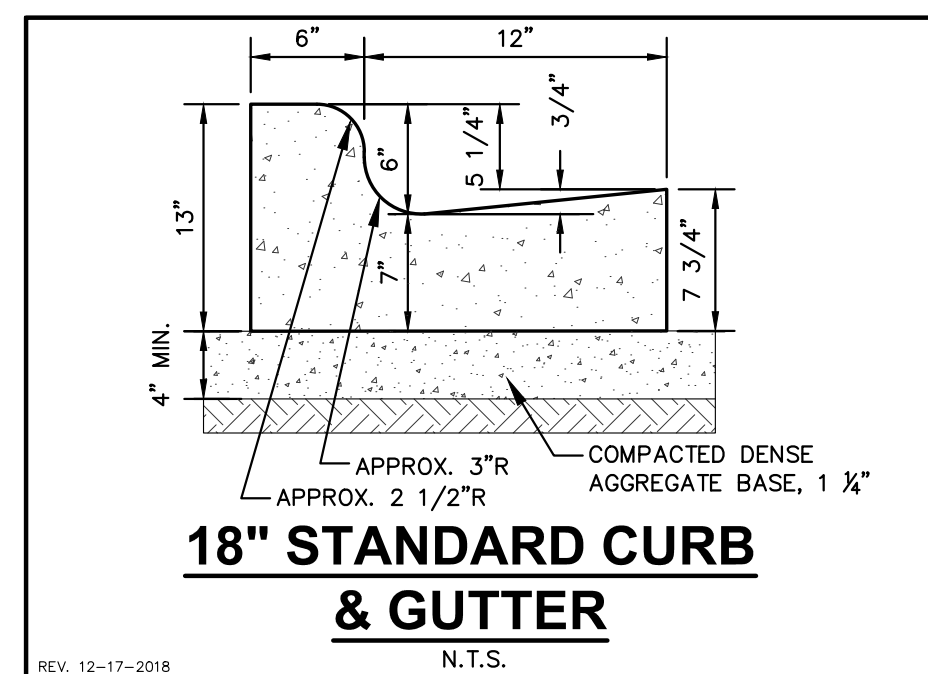
SHEET TITLE:
UTILITY PLAN

SHEET NUMBER:
C5.0

JSD PROJECT NO: 20-9738

File: I:\2020\2017\DWG\Civil\Sheets\2017\28 C5.0 - Utility Plan.dwg Layout: C5.0 User: cdiamond Plotted: Jun 21, 2021 - 9:14am Xref's:





PAVEMENT SECTIONS

N.T.S.

HEAVY DUTY ASPHALT PAVEMENT SECTION

1. WSDOT STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, INCLUDING SUPPLEMENTAL SPECIFICATIONS, COMPACTION REQUIREMENTS:
 - BITUMINOUS CONCRETE: REFER TO SECTION 460-3.
 - BASE COURSE: REFER TO SECTION 301.3.4.2, STANDARD COMPACTION.

GENERAL NOTES:

- WSDOT STANDARD SPECIFICATIONS FOR HIGHWAY AND STRUCTURE CONSTRUCTION, INCLUDING SUPPLEMENTAL SPECIFICATIONS, COMPACTION REQUIREMENTS:
 - BITUMINOUS CONCRETE: REFER TO SECTION 460-3.
 - BASE COURSE: REFER TO SECTION 301.3.4.2, STANDARD COMPACTION.

CONCRETE PAVEMENT SECTION

CONCRETE SIDEWALK SECTION

STANDARD ASPHALT PAVEMENT SECTION

CONCRETE SIDEWALK SECTION

18\"/>

INVERTED-U BIKE RACK

N.T.S.

CONCRETE BOLLARD

N.T.S.

ADA SIGN

N.T.S.

CONSTRUCTION ENTRANCE

N.T.S.

TRENCH DETAIL

NOTE: ADDITIONAL POST DEPTH OR TIE BACKS MAY BE REQUIRED IN UNSTABLE SOILS.

SILT FENCE ALONG SLOPES & OUTFALLS

SILT FENCE TIE BACK (WHEN ADDITIONAL SUPPORT REQUIRED)

JOINT (TWIST METHOD)

JOINT (HOOK METHOD)

GENERAL NOTES:

- SILT FENCE SHALL BE ANCHORED BY SPREADING AT LEAST 8-INCHES OF FABRIC IN A 4-INCH WIDE AND 6-INCH DEEP TRENCH OR 6-INCH DEEP V-TRENCH ON THE UPSLOPE SIDE OF THE FENCE. TRENCHES SHALL NOT BE EXCAVATED WIDER OR DEEPER THAN NECESSARY FOR PROPER INSTALLATION.
- FOLD MATERIAL TO FIT TRENCH AND BACKFILL AND COMPACT TRENCH WITH EXCAVATED SOIL.
- WOOD POSTS SHALL BE A MINIMUM SIZE OF 1.125-INCHES x 1.125-INCHES OF DRIED OAK OR HICKORY.
- SILT FENCE TO EXTEND ABOVE THE TOP OF PIPE.
- SILT FENCE CONSTRUCTION AND GEOTEXTILE FABRIC SHALL CONFORM TO WDNR TECHNICAL STANDARD 1056.
- POST SPACING SHALL BE SELECTED BASED ON GEOTEXTILE FABRIC (8- FEET FOR WOVEN & 3- FEET FOR NON-WOVEN)

SILT FENCE

N.T.S.

FLEXSTORM INLET FILTERS TO MEET DANE COUNTY EROSION CONTROL STANDARDS

CATCH-IT INLET FILTER (Temporary Inlet Protection)

Neenah Casing	Inlet Type	Grate Size	Opening Size	Bag Cap (ft)	Flow Rating (CFB)	Flow Rating (CFB)	Flow Rating (CFB)	ADS PIN
		(ft)			HB (Hybrid Bag)	Bypass		
3067	Curb Box	35.25 x 17.75	33.0 x 15.0	4.4	2.0	5.8	62L/CBEXTHB	
3248A	Curb Box	35.75 x 23.875	33.5 x 21.0	4.2	1.1	3.3	62L/CB3624HB	
3030	Square/Rect (SQ)	23 x 16	20.5 x 13.5	1.6	0.7	2.2	62M/CB2316HB	
3067-C	Square/Rect (SQ)	35.25 x 17.75	33 x 15	3.2	1.0	5.2	62L/SQ3618HB	
R-2501	Round (RD)	-28	-24	2.3	0.8	5.2	62MRD28HB	
R-1772/2560	Round (RD)	22.25-23.5	20.5-21	1.5	0.8	4.6	62MRD22HB	

(HB) HYBRID FILTER BAG SPECIFICATIONS:

PROPERTY	TEST METHOD	WOVEN (OUTER)	NON-WOVEN (LINER)
TENSILE STRENGTH	ASTM D4632	300 x 225 lbs	100 lbs
ELONGATION	ASTM D4632	20% x 15%	50%
CB PUNCTURE	ASTM D4243	1000 lbs	65 lbs
TRAPEZOIDAL TEAR	ASTM D4633	110 x 75 lbs	45 lbs
UV RESISTANCE	ASTM D4855	90%	70%
OPENING SIZE (AOS)	ASTM D4751	20 US STD SIEVE	40 US STD SIEVE
PERMEABILITY	ASTM D4891	1.5 sec ⁻¹	2.0 sec ⁻¹
WATER FLOW RATE	ASTM D4891	200 gal/min/ft ²	145 gal/min/ft ²
MINIMUM FILTER BAG VOLUME		2 CUBIC FT	

INSTALLATION INSTRUCTIONS:

- REMOVE GRATE FROM THE DRAINAGE STRUCTURE
- CLEAN STONE AND DIRT FROM LEVSE (LIP) OF DRAINAGE STRUCTURE
- DROP THE INLET FILTER THROUGH THE CLEAR OPENING SUCH THAT THE HANGERS REST FIRMLY ON THE LIP OF THE STRUCTURE
- REPLACE THE GRATE AND CONFIRM IT IS NOT ELEVATED MORE THAN 1/8"

MAINTENANCE GUIDELINES:

- EMPTY THE SEDIMENT BAG IF MORE THAN HALF FILLED WITH SEDIMENT AND DEBRIS FROM LEVSE (LIP) OF DRAINAGE STRUCTURE, AND LIFT FILTER FROM THE DRAINAGE STRUCTURE.
- DISPOSE OF SEDIMENT AND DEBRIS BY THE ENGINEERING OR MAINTENANCE CONTRACTOR 4.
- ALTERNATIVELY, AN INDUSTRIAL VACUUM CAN BE USED TO COLLECT SEDIMENT FROM THE FILTER BAG

FRAMED INLET PROTECTION

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 MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
 FITCHBURG, WI 53711**

PLAN MODIFICATIONS:

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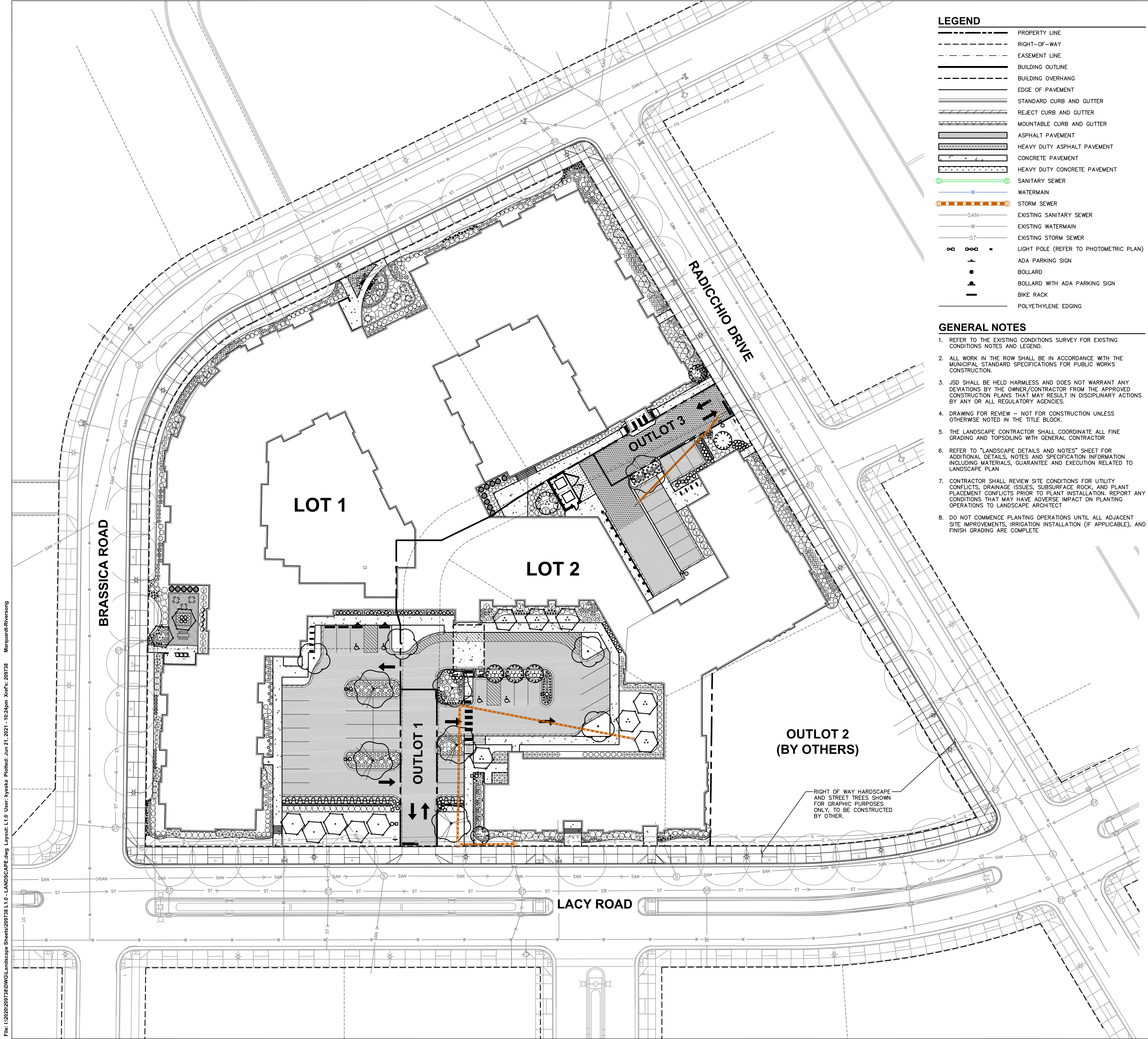
Design/Drawn: CTD
 Approved: KJY/MRH

SHEET TITLE:
DETAILS

SHEET NUMBER:
C6.0

JSD PROJECT NO: 20-9738

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LEGEND

---	PROPERTY LINE
- - - -	RIGHT-OF-WAY
- - - -	EASEMENT LINE
---	BUILDING OUTLINE
---	BUILDING OVERHANG
---	EDGE OF PAVEMENT
---	STANDARD CURB AND GUTTER
---	REJECT CURB AND GUTTER
---	MOUNTABLE CURB AND GUTTER
---	ASPHALT PAVEMENT
---	HEAVY DUTY ASPHALT PAVEMENT
---	CONCRETE PAVEMENT
---	HEAVY DUTY CONCRETE PAVEMENT
---	SANITARY SEWER
---	WATERMAIN
---	STORM SEWER
---	EXISTING SANITARY SEWER
---	EXISTING WATERMAIN
---	EXISTING STORM SEWER
---	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
---	ADA PARKING SIGN
---	BOLLARD
---	BOLLARD WITH ADA PARKING SIGN
---	BIKE RACK
---	POLYETHYLENE EDGING

- GENERAL NOTES**
- REFER TO THE EXISTING CONDITIONS SURVEY FOR EXISTING CONDITIONS NOTES AND LEGEND.
 - ALL WORK IN THE ROW SHALL BE IN ACCORDANCE WITH THE MUNICIPAL STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
 - JSD SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER/CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY ANY OR ALL REGULATORY AGENCIES.
 - DRAWING FOR REVIEW - NOT FOR CONSTRUCTION UNLESS OTHERWISE NOTED IN THE TITLE BLOCK.
 - THE LANDSCAPE CONTRACTOR SHALL COORDINATE ALL FINE GRADING AND TOPSOILING WITH GENERAL CONTRACTOR
 - REFER TO "LANDSCAPE DETAILS AND NOTES" SHEET FOR ADDITIONAL DETAILS, NOTES AND SPECIFICATION INFORMATION INCLUDING MATERIALS, GUARANTEE AND EXECUTION RELATED TO LANDSCAPE PLAN
 - CONTRACTOR SHALL REVIEW SITE CONDITIONS FOR UTILITY CONFLICTS, DRAINAGE ISSUES, SUBSURFACE ROCK, AND PLANT PLACEMENT CONFLICTS PRIOR TO PLANT INSTALLATION. REPORT ANY CONDITIONS THAT MAY HAVE ADVERSE IMPACT ON PLANTING OPERATIONS TO LANDSCAPE ARCHITECT
 - DO NOT COMMENCE PLANTING OPERATIONS UNTIL ALL ADJACENT SITE IMPROVEMENTS, IRRIGATION INSTALLATION (IF APPLICABLE), AND FINISH GRADING ARE COMPLETE

COMPREHENSIVE PLANT SCHEDULE

ORNAMENTAL TREES	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Amelanchier x grandiflora</i> 'Autumn Brilliance' / Autumn Brilliance Serviceberry	B & B	1.5" Cal (Multi-Stem)	2
	<i>Crataegus viridis</i> 'Winter King' / Winter King Hawthorn	B & B	1.5" Cal	9
	<i>Malus x 'Spring Snow'</i> / Spring Snow Crabapple	B & B	1.5" Cal	5
OVERSTORY DECIDUOUS TREES	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Acer x freemanii</i> 'Marmo' / Marmo Freeman Maple	B & B	2.5" Cal	6
	<i>Ginkgo biloba</i> 'Autumn Gold' TM / Autumn Gold Maidenhair Tree	B & B	2.5" Cal	4
	<i>Quercus x warrei</i> 'Regal Prince' / Regal Prince Oak	B & B	2.5" Cal	5
4-UPRIGHT EVERGREEN SHRUB	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Thuja occidentalis</i> 'Emerald' / Emerald Arborvitae	B & B	Min. 3' tall	14
DECIDUOUS SHRUBS	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Amelanchier alnifolia</i> 'Obelisk' TM / Standing Ovation Serviceberry	B & B	Min. 48" Ht.	12
	<i>Aronia melanocarpa</i> 'Morton' TM / Iroquois Beauty Black Chokeberry	#3	Min. 24"-36"	59
	<i>Clethra alnifolia</i> 'Ruby Spice' / Ruby Spice Clethra	#3	Min. 12"-24"	4
	<i>Cornus stolonifera</i> 'Farrow' TM / Arctic Fire Red Twig Dogwood	#3	Min. 24"-36"	75
	<i>Hydrangea arborescens</i> 'Incrediball' / Incrediball White Hydrangea	#3	Min. 24"-36"	80
	<i>Hydrangea paniculata</i> 'Little Lime' / Little Lime Hydrangea	#3	Min. 24"-36"	25
	<i>Hydrangea paniculata</i> 'Little Quick Fire' / Little Quick Fire Hydrangea	#3	Min. 24" Ht.	18
	<i>Physocarpus opulifolius</i> 'Center Glow' / Center Glow Ninebark	#3	Min. 12"-24"	28
	<i>Ribes alpinum</i> 'Green Mound' / Green Mound Alpine Currant	#3	Min. 18" Tall/Wide	95
	<i>Rosa x 'Radtka'</i> / Double Knock Out Red Rose	#3	Min. 18" Tall/Wide	14
	<i>Rosa x 'Radtkapink'</i> TM / Pink Double Knock Out Rose	#3	Min. 18" Tall/Wide	30
	<i>Spiraea fritchiana</i> 'J.N. Select A' TM / Pink-a-licious Fritch Spirea	#3	Min. 18" Tall/Wide	154
	<i>Viburnum carlesii</i> 'SMVCB' TM / Spice Baby Koreanspice Viburnum	#3	Min. 24"-36"	8
EVERGREEN SHRUBS	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Buxus x 'Green Velvet'</i> / Green Velvet Boxwood	B & B	Min. 18" Tall/Wide	35
	<i>Juniperus sabina</i> 'Mini-Arcadia' / Mini Arcadia Juniper	#3	Min. 24" wide	15
	<i>Taxus x media</i> 'Everlow' / Everlow Yew	#3	Min. 24" wide	123
PERENNIALS & GRASSES	BOTANICAL / COMMON NAME	CONT	SIZE	QTY
	<i>Astilbe chinensis</i> 'Vision in Pink' / Vision in Pink Chinese Astilbe	#1	Min. 8"-18"	22
	<i>Calamintha nepeta</i> 'Monrose White' / Monrose White Catmint	#1	Min. 8"-18"	43
	<i>Echinacea x 'CBG Cone 2'</i> TM / Pixie Meadowbrite Purple Coneflower	#1	Min. 8"-18"	48
	<i>Hemerocallis x 'Chicago Apache'</i> / Daylily	#1	Min. 8"-18"	155
	<i>Heuchera micrantha</i> 'Palace Purple' / Palace Purple Coral Bells	#1	Min. 8"-18"	112
	<i>Heuchera x 'Berry Timeless'</i> / Berry Timeless Coral Bells	#1	Min. 8"-18"	24
	<i>Hosta x 'Autumn Frost'</i> / Autumn Frost Plantain Lily	#1	Min. 8"-18"	15
	<i>Liatris spicata</i> 'Kabold' / Kabold Spike Gayfeather	#1	Min. 8"-18"	11
	<i>Panicum virgatum</i> 'Shenandoah' / Shenandoah Switch Grass	#1	Min. 8"-18"	153
	<i>Rudbeckia fulgida</i> sylvianii 'Little Goldstar' / Little Goldstar Coneflower	#1	Min. 8"-18"	144
	<i>Sedum telephium</i> 'Matrona' / Matrona Stonecrop	#1	Min. 8"-18"	58
	<i>Sporobolus heterolepis</i> 'Tara' / Prairie Dropseed	#1	Min. 8"-18"	215
GROUND COVERS	BOTANICAL / COMMON NAME	CONT	FIELD2	QTY
	<i>Liriope spicata</i> 'Big Blue' / Creeping Lily Turf	flat		295 sf

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PROJECT:
RIVERSONG

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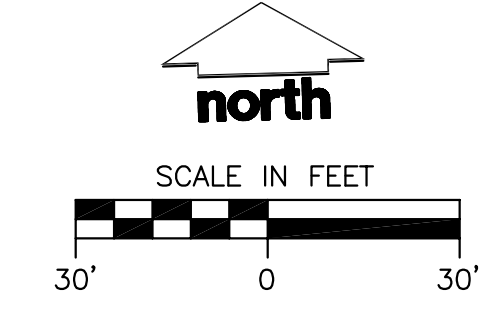
Design/Drawn: MWS
Approved: KYJ

SHEET TITLE:
**OVERALL
LANDSCAPE PLAN**

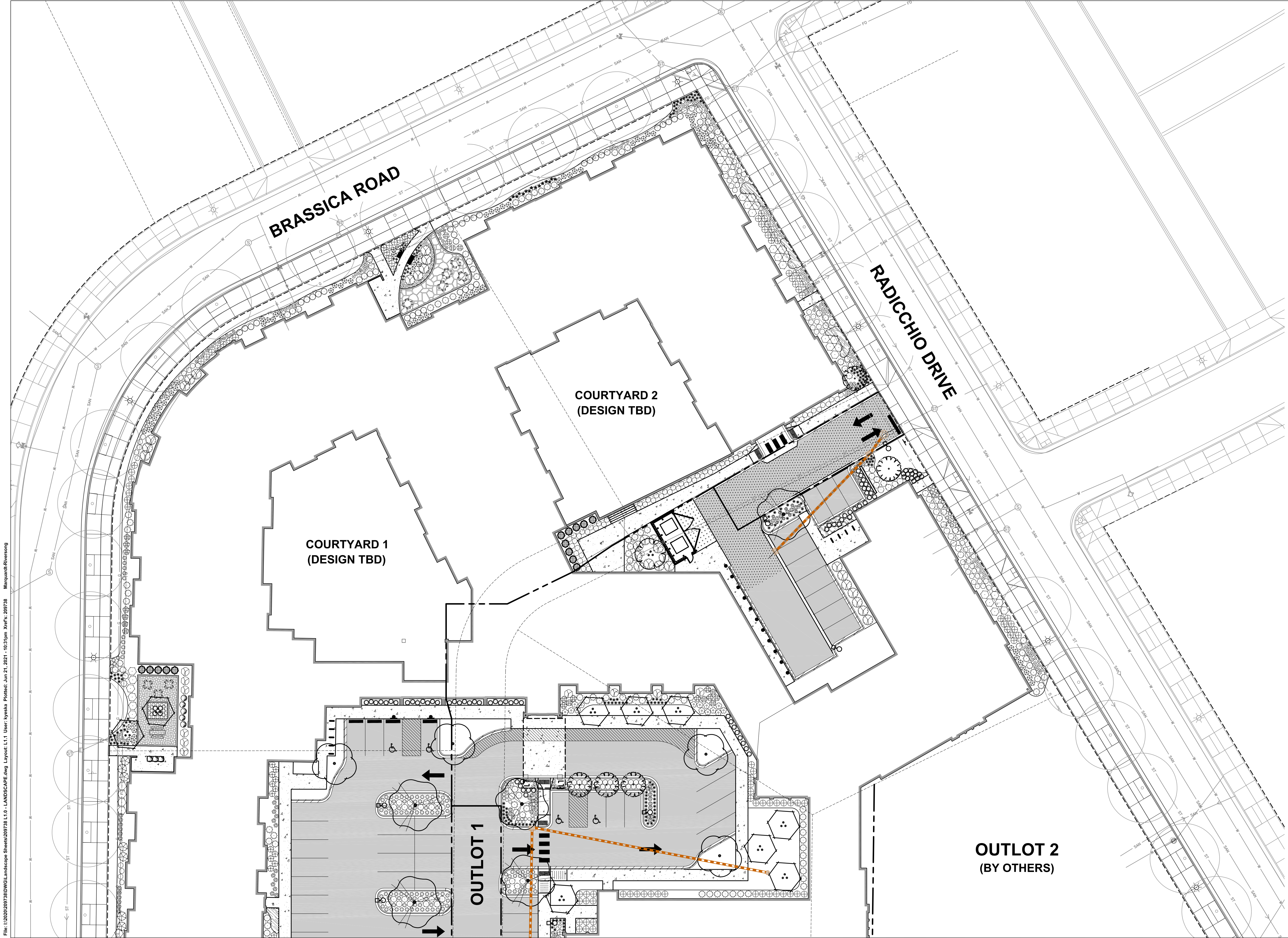
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L1.0

JSD PROJECT NO: 20-9738

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LEGEND

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■	BIKE RACK
---	POLYETHYLENE EDGING



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Design/Drawn: MWS
 Approved: KJY

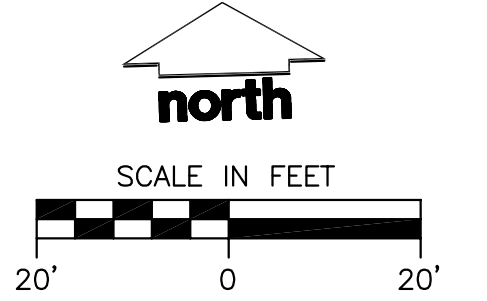
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**NORTH
 LANDSCAPE PLAN**

SHEET NUMBER:
L1.1

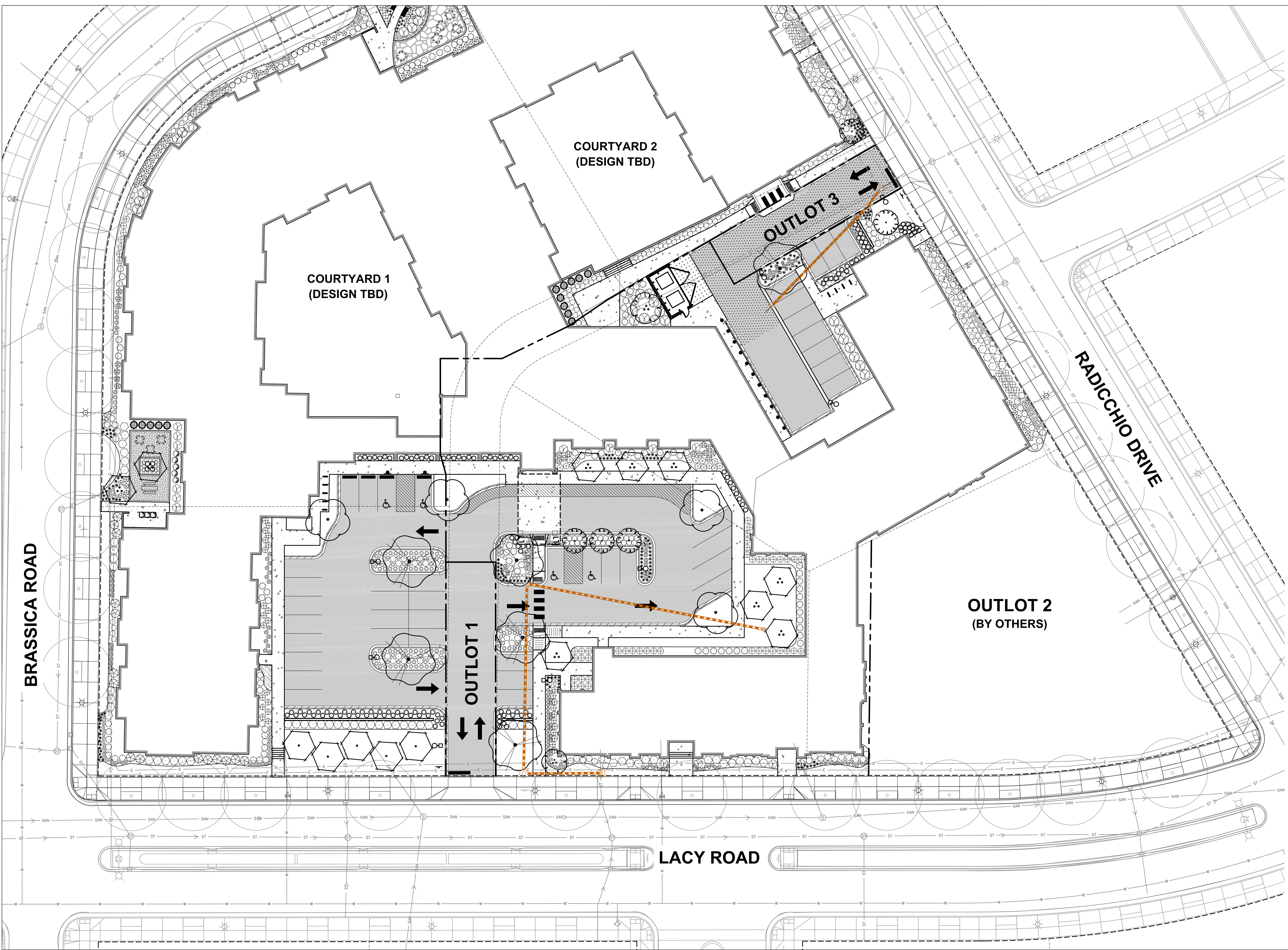
JSD PROJECT NO: 20-9738

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File: I:\2020\3978\DWG\Landscapes\Sheets\2020738.L1.0 - LANDSCAPE.dwg Layout: L1.2 User: kyasia Plotfile: Jun 21, 2021 - 10:38am Xref's: 202738 MarquardtRiversong



LEGEND

---	PROPERTY LINE
- - - -	RIGHT-OF-WAY
- · - · -	EASEMENT LINE
---	BUILDING OUTLINE
- - - -	BUILDING OVERHANG
---	EDGE OF PAVEMENT
---	STANDARD CURB AND GUTTER
---	REJECT CURB AND GUTTER
---	MOUNTABLE CURB AND GUTTER
---	ASPHALT PAVEMENT
---	HEAVY DUTY ASPHALT PAVEMENT
---	CONCRETE PAVEMENT
---	HEAVY DUTY CONCRETE PAVEMENT
---	SANITARY SEWER
---	WATERMAIN
---	STORM SEWER
---	EXISTING SANITARY SEWER
---	EXISTING WATERMAIN
---	EXISTING STORM SEWER
---	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
---	ADA PARKING SIGN
---	BOLLARD
---	BOLLARD WITH ADA PARKING SIGN
---	BIKE RACK
---	POLYETHYLENE EDGING



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 P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
 MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESIA SUBDIVISION
 FITCHBURG, WI 53711**

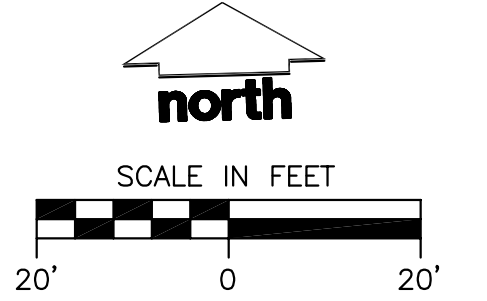
PLAN MODIFICATIONS:

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2	06.22.21	ADR / ARTICLE 5 SUBMITTAL
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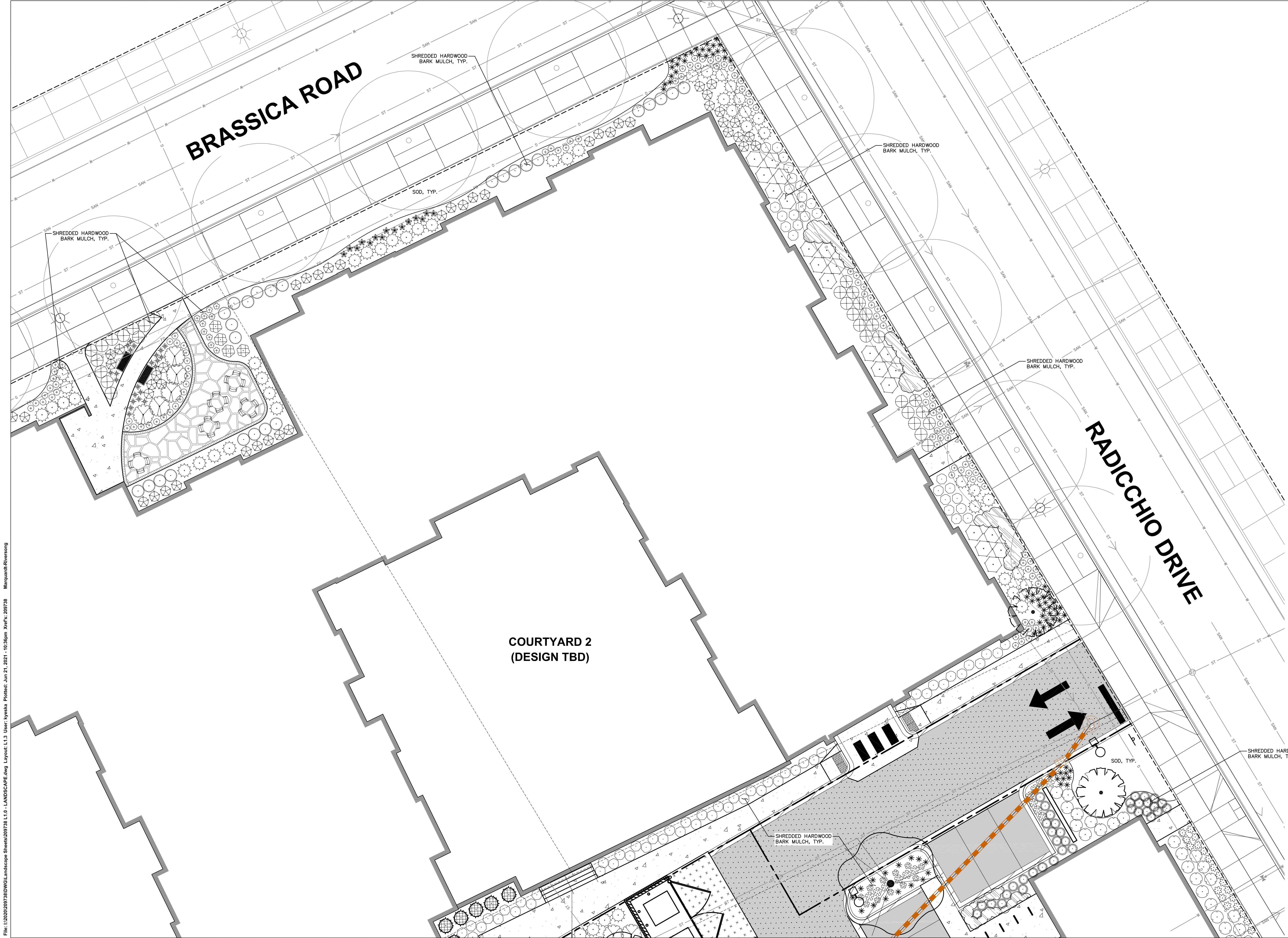
Design/Drawn: MWS
 Approved: KJY

SHEET TITLE:
**SOUTH
 LANDSCAPE PLAN**

SHEET NUMBER:
L1.2
 JSD PROJECT NO: 20-9738



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LEGEND

---	PROPERTY LINE
- - - -	RIGHT-OF-WAY
- · - ·	EASEMENT LINE
---	BUILDING OUTLINE
---	BUILDING OVERHANG
---	EDGE OF PAVEMENT
---	STANDARD CURB AND GUTTER
---	REJECT CURB AND GUTTER
---	MOUNTABLE CURB AND GUTTER
---	ASPHALT PAVEMENT
---	HEAVY DUTY ASPHALT PAVEMENT
---	CONCRETE PAVEMENT
---	HEAVY DUTY CONCRETE PAVEMENT
---	SANITARY SEWER
---	WATERMAIN
---	STORM SEWER
---	EXISTING SANITARY SEWER
---	EXISTING WATERMAIN
---	EXISTING STORM SEWER
---	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
---	ADA PARKING SIGN
---	BOLLARD
---	BOLLARD WITH ADA PARKING SIGN
---	BIKE RACK
---	POLYETHYLENE EDGING

PLANT SCHEDULE

SYMBOL	BOTANICAL / COMMON NAME
○	<i>Amelanchier × grandiflora</i> 'Autumn Brilliance' / Autumn Brilliance Serviceberry
○	<i>Cornus virginica</i> 'Winter King' / Winter King Hawthorn
○	<i>Malus × 'Spring Snow'</i> / Spring Snow Crabapple
○	<i>Acer × freemanii</i> 'Marmo' / Marmo Freeman Maple
○	<i>Grisea blythe</i> 'Autumn Gold' TM / Autumn Gold Moldenhair Tree
○	<i>Quercus × 'Royal Prince'</i> / Royal Prince Oak
○	<i>Thuja occidentalis</i> 'Emerald' / Emerald Arborvitae
○	<i>Amelanchier alnifolia</i> 'Starburst' TM / Standing Ovation Serviceberry
○	<i>Aronia melanocarpa</i> 'Morton' TM / Inquis Beauty Black Chokeberry
○	<i>Clethra alnifolia</i> 'Ruby Spice' / Ruby Spice Clethra
○	<i>Cornus stolonifera</i> 'Flarrow' TM / Arctic Fire Red Twig Dogwood
○	<i>Hydrangea arborescens</i> 'Incrediball' / Incrediball White Hydrangea
○	<i>Hydrangea paniculata</i> 'Little Lime' / Little Lime Hydrangea
○	<i>Hydrangea paniculata</i> 'Little Quick Fire' / Little Quick Fire Hydrangea
○	<i>Physocarpus opulifolius</i> 'Center Glow' / Center Glow Ninebark
○	<i>Ribes alpinum</i> 'Green Mount' / Green Mount Alpine Currant
○	<i>Rosa × 'Walden'</i> / Double Knock Out Red Rose
○	<i>Rosa × 'Rhapsody'</i> TM / Pink Double Knock Out Rose
○	<i>Spiraea trilobata</i> 'J.N. Select A' TM / Pink-a-licious Fritch Spirea
○	<i>Viburnum carlesii</i> 'SMCB' TM / Spice Baby Koreanopis Viburnum
○	<i>Buxus × 'Green Velvet'</i> / Green Velvet Boxwood
○	<i>Juniperus sabina</i> 'Mini-Arcadia' / Mini Arcadia Juniper
○	<i>Forax × media</i> 'Everlow' / Everlow Yew
○	<i>Astilbe chinensis</i> 'Vision in Pink' / Vision in Pink Chinese Astilbe
○	<i>Columbinella nepeta</i> 'Montrose White' / Montrose White Catmint
○	<i>Echinacea × 'C88 Cone 2'</i> TM / Pure Meadowwhite Purple Coneflower
○	<i>Hemerocallis × 'Chicago Apache'</i> / Dapply
○	<i>Heuchera microantha</i> 'Palace Purple' / Palace Purple Coral Bells
○	<i>Heuchera × 'Berry Timeless'</i> / Berry Timeless Coral Bells
○	<i>Hosta × 'Autumn Frost'</i> / Autumn Frost Plantain Lily
○	<i>Liatris spicata</i> 'Kobold' / Kobold Spike Gayfeather
○	<i>Panicum virgatum</i> 'Shenandoah' / Shenandoah Switch Grass
○	<i>Rudbeckia fulgida</i> 'Little Goldstar' / Little Goldstar Coneflower
○	<i>Sedum telephium</i> 'Matrona' / Matrona Stonecrop
○	<i>Sporobolus heterostachya</i> 'Tara' / Prairie Dropseed
○	<i>Liriope spicata</i> 'Big Blue' / Creeping Lily Turf

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P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
FITCBURG, WI 53711**

PLAN MODIFICATIONS:

#	Date	Description
1	01.22.21	ARTICLE 5 SUBMITTAL
2	06.22.21	ADR / ARTICLE 5 SUBMITTAL
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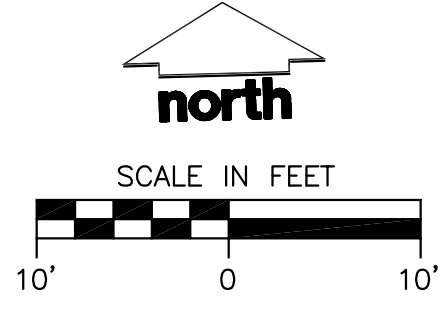
Design/Drawn: MWS
Approved: KYJ

SHEET TITLE:
**DETAILED
LANDSCAPE PLAN**

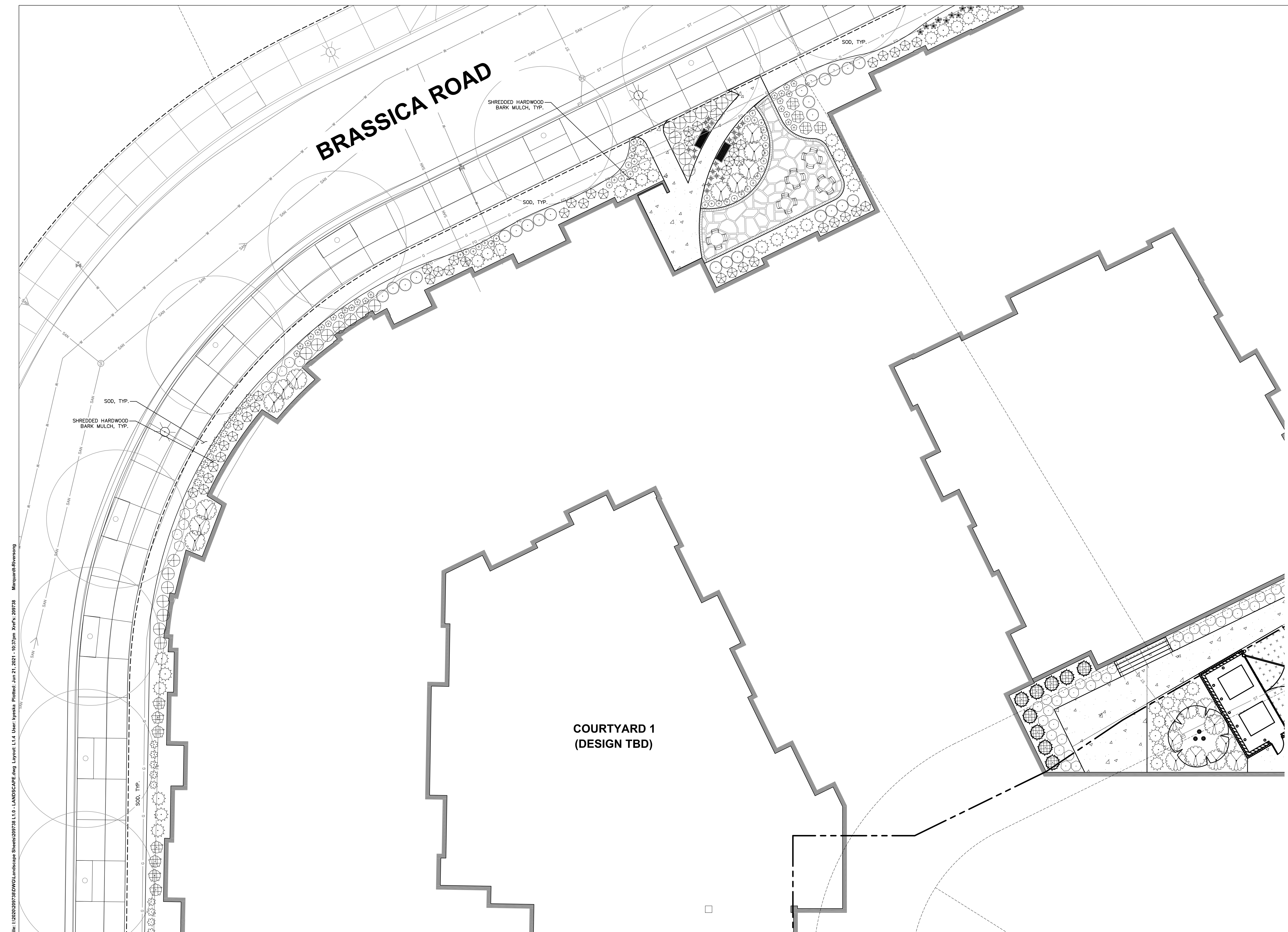
SHEET NUMBER:
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JSD PROJECT NO: 20-978

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LEGEND

---	PROPERTY LINE
- - - -	RIGHT-OF-WAY
- . - .	EASEMENT LINE
---	BUILDING OUTLINE
---	BUILDING OVERHANG
---	EDGE OF PAVEMENT
---	STANDARD CURB AND GUTTER
---	REJECT CURB AND GUTTER
---	MOUNTABLE CURB AND GUTTER
---	ASPHALT PAVEMENT
---	HEAVY DUTY ASPHALT PAVEMENT
---	CONCRETE PAVEMENT
---	HEAVY DUTY CONCRETE PAVEMENT
---	SANITARY SEWER
---	WATERMAIN
---	STORM SEWER
---	EXISTING SANITARY SEWER
---	EXISTING WATERMAIN
---	EXISTING STORM SEWER
---	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
---	ADA PARKING SIGN
---	BOLLARD
---	BOLLARD WITH ADA PARKING SIGN
---	BIKE RACK
---	POLYETHYLENE EDGING

PLANT SCHEDULE

BOTANICAL / COMMON NAME	BOTANICAL / COMMON NAME
EMERALD PINNACLES	<i>Artemisia x grandiflora 'Autumn Brilliance' / Autumn Brilliance Serviceberry</i>
EMERALD PINNACLES	<i>Cornus x winter 'Winter King' / Winter King Hawthorn</i>
EMERALD PINNACLES	<i>Malus x 'Spring Snow' / Spring Snow Crabapple</i>
OVERSTORY DECIDUOUS TREES	<i>Acer x freemanii 'Marmo' / Marmo Freeman Maple</i>
OVERSTORY DECIDUOUS TREES	<i>Ginkgo biloba 'Autumn Gold' TM / Autumn Gold Maidenhair Tree</i>
OVERSTORY DECIDUOUS TREES	<i>Quercus x wertei 'Regal Prince' / Regal Prince Oak</i>
UPRIGHT EVERGREEN SHRUBS	<i>Thuja occidentalis 'Emerald' / Emerald Arborvitae</i>
DECIDUOUS SHRUBS	<i>Amelanchier alnifolia 'Starburst' TM / Standing Ovation Serviceberry</i>
DECIDUOUS SHRUBS	<i>Aronia melanocarpa 'Morton' TM / Inquis Beauty Black Chokeberry</i>
DECIDUOUS SHRUBS	<i>Clethra alnifolia 'Ruby Spice' / Ruby Spice Clethra</i>
DECIDUOUS SHRUBS	<i>Cornus stolonifera 'Flarrow' TM / Arctic Fire Red Twig Dogwood</i>
DECIDUOUS SHRUBS	<i>Hydrangea arborescens 'Incrediball' / Incrediball White Hydrangea</i>
DECIDUOUS SHRUBS	<i>Hydrangea paniculata 'Little Lime' / Little Lime Hydrangea</i>
DECIDUOUS SHRUBS	<i>Hydrangea paniculata 'Little Quick Fire' / Little Quick Fire Hydrangea</i>
DECIDUOUS SHRUBS	<i>Physocarpus opulifolius 'Center Glow' / Center Glow Ninebark</i>
DECIDUOUS SHRUBS	<i>Ribes alpinum 'Green Mount' / Green Mount Alpine Currant</i>
DECIDUOUS SHRUBS	<i>Rosa x 'Walden' / Double Knock Out Red Rose</i>
DECIDUOUS SHRUBS	<i>Rosa x 'Walden' TM / Pink Double Knock Out Rose</i>
DECIDUOUS SHRUBS	<i>Spiraea trilobata 'J.N. Select A' TM / Pink-a-licious Fritch Spirea</i>
DECIDUOUS SHRUBS	<i>Viburnum carlesii 'SMCB' TM / Spice Baby Koreanopica Viburnum</i>
EVERGREEN SHRUBS	<i>Buxus x 'Green Velvet' / Green Velvet Boxwood</i>
EVERGREEN SHRUBS	<i>Juniperus sabina 'Mini-Arcadia' / Mini Arcadia Juniper</i>
EVERGREEN SHRUBS	<i>Yucca x media 'Everlow' / Everlow Yew</i>
PERENNIALS & GRASSES	<i>Astilbe chinensis 'Vision in Pink' / Vision in Pink Chinese Astilbe</i>
PERENNIALS & GRASSES	<i>Catantha nepeta 'Montrose White' / Montrose White Catmint</i>
PERENNIALS & GRASSES	<i>Echinacea x 'C8B Cone 2' TM / Pure Meadowwhite Purple Coneflower</i>
PERENNIALS & GRASSES	<i>Hemerocallis x 'Chicago Apache' / Dapply</i>
PERENNIALS & GRASSES	<i>Heuchera micrantha 'Palace Purple' / Palace Purple Coral Bells</i>
PERENNIALS & GRASSES	<i>Heuchera x 'Berry Timeless' / Berry Timeless Coral Bells</i>
PERENNIALS & GRASSES	<i>Hosta x 'Autumn Frost' / Autumn Frost Plantain Lily</i>
PERENNIALS & GRASSES	<i>Liatris spicata 'Kobold' / Kobold Spike Gayfeather</i>
PERENNIALS & GRASSES	<i>Panicum virgatum 'Shenandoah' / Shenandoah Switch Grass</i>
PERENNIALS & GRASSES	<i>Rudbeckia fulgida sulfurata 'Little Goldstar' / Little Goldstar Coneflower</i>
PERENNIALS & GRASSES	<i>Sedum telephium 'Matrona' / Matrona Stonecrop</i>
PERENNIALS & GRASSES	<i>Sporobolus heterolepis 'Tara' / Prairie Dropseed</i>
GROUND COVERS	<i>Liriope spicata 'Big Blue' / Creeping Lily Turf</i>

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VERONA, WISCONSIN 53593
P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
FITCHBURG, WI 53711**

PLAN MODIFICATIONS:

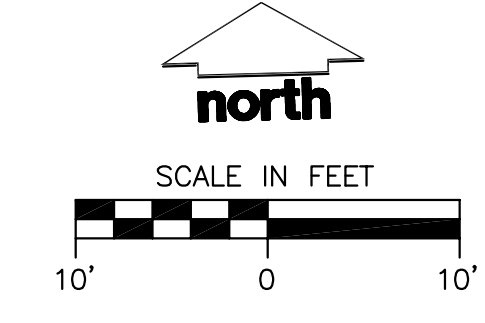
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Design/Drawn: MWS
Approved: KJY

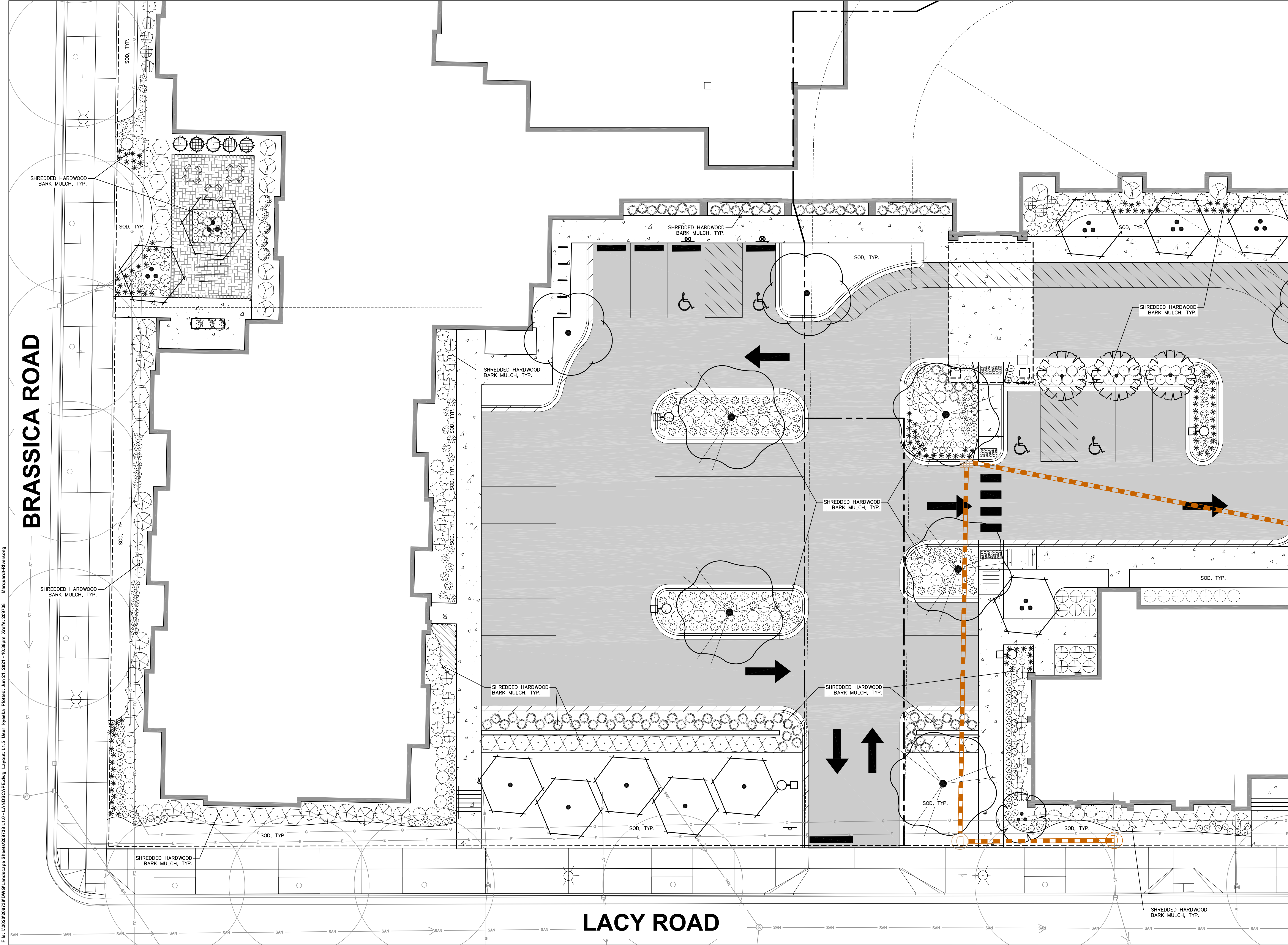
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**DETAILED
LANDSCAPE PLAN**

SHEET NUMBER:
L1.3

JSD PROJECT NO: 20-9738



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BRASSICA ROAD

LACY ROAD

LEGEND

	PROPERTY LINE
	RIGHT-OF-WAY
	EASEMENT LINE
	BUILDING OUTLINE
	BUILDING OVERHANG
	EDGE OF PAVEMENT
	STANDARD CURB AND GUTTER
	REJECT CURB AND GUTTER
	MOUNTABLE CURB AND GUTTER
	ASPHALT PAVEMENT
	HEAVY DUTY ASPHALT PAVEMENT
	CONCRETE PAVEMENT
	HEAVY DUTY CONCRETE PAVEMENT
	SANITARY SEWER
	WATERMAIN
	STORM SEWER
	EXISTING SANITARY SEWER
	EXISTING WATERMAIN
	EXISTING STORM SEWER
	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
	ADA PARKING SIGN
	BOLLARD
	BOLLARD WITH ADA PARKING SIGN
	BIKE RACK
	POLYETHYLENE EDGING

PLANT SCHEDULE

BOTANICAL / COMMON NAME	BOTANICAL / COMMON NAME
	<i>Ampelopsis</i> x <i>grandiflora</i> 'Autumn Brilliance' / Autumn Brilliance Serviceberry
	<i>Cornus villosa</i> 'Winter King' / Winter King Hawthorn
	<i>Molus</i> x 'Spring Snow' / Spring Snow Crabapple
	<i>Acer</i> x <i>freemanii</i> 'Mormo' / Mormo Freeman Maple
	<i>Corylus</i> x <i>alba</i> 'Regal Prince' / Regal Prince Oak
	<i>Thuja occidentalis</i> 'Emerald' / Emerald Arborvitae
	<i>Ampelopsis</i> <i>quinquefolia</i> 'Coralia' TM / Standing Ovation Serviceberry
	<i>Aronia melanocarpa</i> 'Morton' TM / Morton Beauty Black Chokeberry
	<i>Ceanothus</i> <i>amabilis</i> 'Ruby Spice' / Ruby Spice Ceanothus
	<i>Cornus stolonifera</i> 'Tartan' TM / Arctic Fire Red Tail Dogwood
	<i>Hydrangea arborescens</i> 'Incrediball' / Incrediball White Hydrangea
	<i>Hydrangea paniculata</i> 'Little Lime' / Little Lime Hydrangea
	<i>Hydrangea paniculata</i> 'Little Quick Fire' / Little Quick Fire Hydrangea
	<i>Physocarpus opulifolius</i> 'Center Glow' / Center Glow Ninebark
	<i>Ribes alpinum</i> 'Green Mount' / Green Mount Alpine Currant
	<i>Rosa</i> x 'Madras' / Double Knock Out Red Rose
	<i>Rosa</i> x 'Madras' TM / Pink Double Knock Out Rose
	<i>Spiraea fritschiana</i> 'J.N. Select A' TM / Pink-a-licious Fritsch Spirea
	<i>Viburnum carlesii</i> 'SMACB' TM / Spice Baby Korenspice Viburnum
	<i>Buxus</i> x 'Green Velvet' / Green Velvet Boxwood
	<i>Juniperus sabbia</i> 'Mini-Arcadia' / Mini Arcadia Juniper
	<i>Taxus</i> x <i>media</i> 'Everlow' / Everlow Yew
	<i>Asclepias chinensis</i> 'Vision in Pink' / Vision in Pink Chinese Asclepias
	<i>Calamintha nepeta</i> 'Montrose White' / Montrose White Catmint
	<i>Echinacea</i> x 'CBO Cone 2' TM / Pink Meadowwhite Purple Coneflower
	<i>Hemerocallis</i> x 'Chicago Apache' / Daylily
	<i>Heuchera micrantha</i> 'Palace Purple' / Palace Purple Coral Bells
	<i>Heuchera</i> x 'Berry Timeless' / Berry Timeless Coral Bells
	<i>Hosta</i> x 'Autumn Frost' / Autumn Frost Plantain Lily
	<i>Liatris spicata</i> 'Violet' / Kabata Spikes Gayfeather
	<i>Panicum virgatum</i> 'Shenandoah' / Shenandoah Switch Grass
	<i>Rubricola fulgida</i> 'Little Goldstar' / Little Goldstar Coneflower
	<i>Sedum telephium</i> 'Madrona' / Madrona Stonecrop
	<i>Sporobolus heterostachys</i> 'Tara' / Prairie Dropseed
	<i>Lilium spicata</i> 'Big Blue' / Creeping Lily Turf



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 VERONA, WISCONSIN 53593
 P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
 MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
 FITCHBURG, WI 53711**

PLAN MODIFICATIONS:

#	Date	Description
1	01.22.21	ARTICLE 5 SUBMITTAL
2	06.22.21	ADR / ARTICLE 5 SUBMITTAL
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Design/Drawn: MWS
 Approved: KJY

SHEET TITLE:
**DETAILED
 LANDSCAPE PLAN**

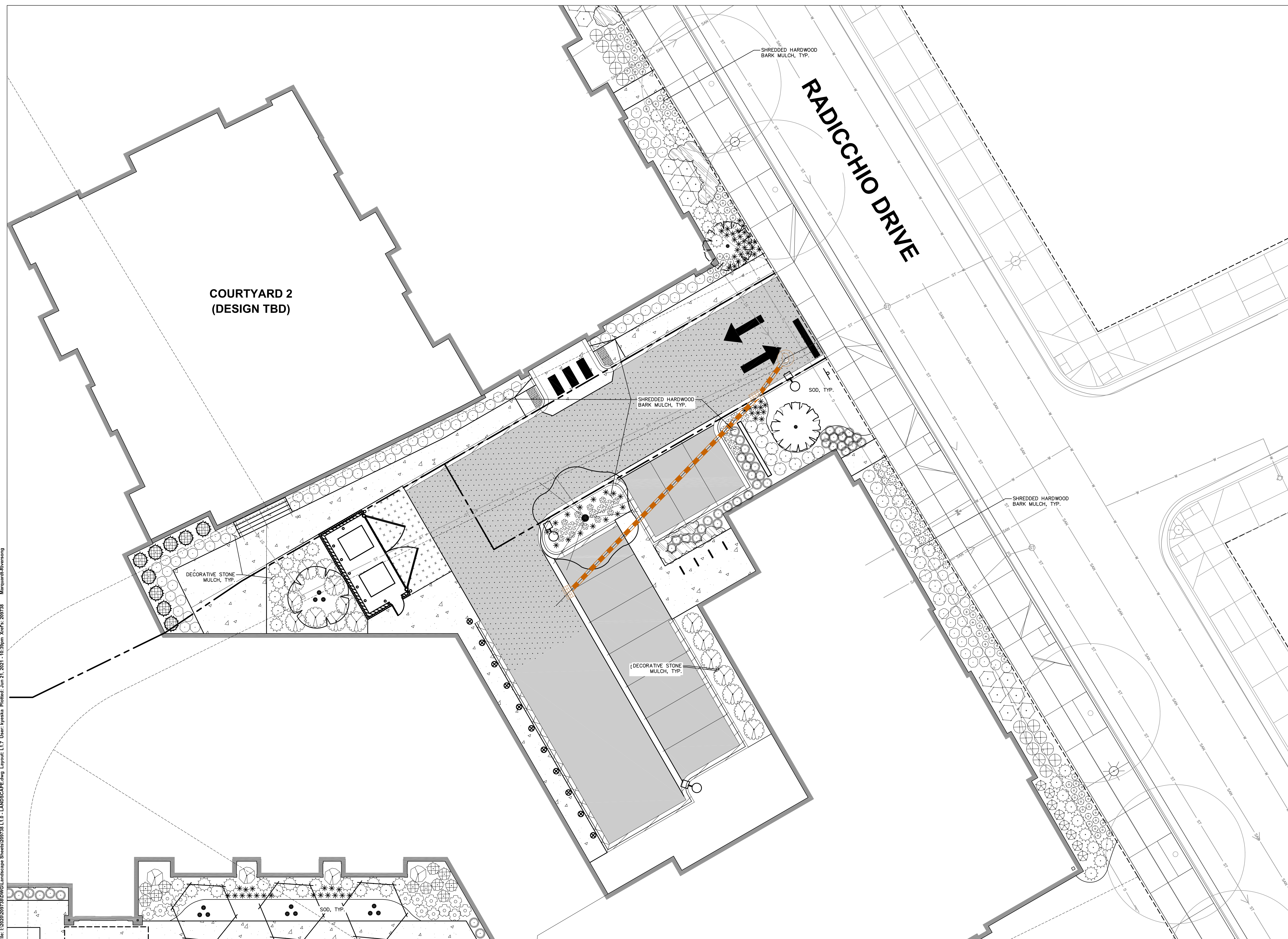
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JSD PROJECT NO: 20-9738

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File: I:\2020\20739\DWG\landscape\Sheds200739.L1.D - LANDSCAPE.dwg Layout: L1.7 User: kyaska Plotted: Jun 21, 2021 - 10:39pm Xref: 200739 ManquardtRiversong



LEGEND

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- - - -	RIGHT-OF-WAY
- · - · -	EASEMENT LINE
---	BUILDING OUTLINE
---	BUILDING OVERHANG
---	EDGE OF PAVEMENT
---	STANDARD CURB AND GUTTER
---	REJECT CURB AND GUTTER
---	MOUNTABLE CURB AND GUTTER
---	ASPHALT PAVEMENT
---	HEAVY DUTY ASPHALT PAVEMENT
---	CONCRETE PAVEMENT
---	HEAVY DUTY CONCRETE PAVEMENT
---	SANITARY SEWER
---	WATERMAIN
---	STORM SEWER
---	EXISTING SANITARY SEWER
---	EXISTING WATERMAIN
---	EXISTING STORM SEWER
---	LIGHT POLE (REFER TO PHOTOMETRIC PLAN)
---	ADA PARKING SIGN
---	BOLLARD
---	BOLLARD WITH ADA PARKING SIGN
---	BIKE RACK
---	POLYETHYLENE EDGING

PLANT SCHEDULE

ORNAIMENTAL TREES	BOTANICAL / COMMON NAME
⊙	Amelanchier x grandiflora 'Autumn Brilliance' / Autumn Brilliance Serviceberry
⊙	Cotoneaster vitida 'Winter King' / Winter King Hawthorn
⊙	Morus x 'Spring Snow' / Spring Snow Crabapple
OVERSTORY DECIDUOUS TREES	BOTANICAL / COMMON NAME
⊙	Acer x 'Freeman's Warm' / Marro Freeman Maple
⊙	Ginkgo biloba 'Autumn Gold' TM / Autumn Gold Maidenhair Tree
⊙	Quercus x 'ware' 'Regal Prince' / Regal Prince Oak
4-UPRIGHT EVERGREEN SHRUB	BOTANICAL / COMMON NAME
⊙	Thuja occidentalis 'Emerald' / Emerald Arborvitae
DECIDUOUS SHRUBS	BOTANICAL / COMMON NAME
⊙	Amelanchier alnifolia 'Obelisk' TM / Standing Ovation Serviceberry
⊙	Aronia melanocarpa 'Marion' TM / Inquis Beauty Black Chokeberry
⊙	Clethra alnifolia 'Ruby Spice' / Ruby Spice Clethra
⊙	Cornus stolonifera 'Tara' TM / Arctic Fire Red Twig Dogwood
⊙	Hydrangea arborescens 'Incrediball' / Incrediball White Hydrangea
⊙	Hydrangea paniculata 'Little Lime' / Little Lime Hydrangea
⊙	Hydrangea paniculata 'Little Fire' / Little Fire Hydrangea
⊙	Physocarpus opulifolius 'Center Glow' / Center Glow Ninebark
⊙	Ribes alpinum 'Green Mound' / Green Mound Alpine Currant
⊙	Rosa x 'Radiko' / Double Knock Out Red Rose
⊙	Rosa x 'Rozapinka' TM / Pink Double Knock Out Rose
⊙	Spiraea antishaniana 'J.N. Select A' TM / Pink-licious Frith Spirea
⊙	Viburnum carlesii 'SMVCS' TM / Spice Baby Koreanspice Viburnum
EVERGREEN SHRUBS	BOTANICAL / COMMON NAME
⊙	Buxus x 'Green Velvet' / Green Velvet Boxwood
⊙	Juniperus sabina 'Mini-Arcadia' / Mini Arcadia Juniper
⊙	Taxus x media 'Everlow' / Everlow Yew
PERENNIALS & GRASSES	BOTANICAL / COMMON NAME
⊙	Astilbe chinensis 'Vision in Pink' / Vision in Pink Chinese Astilbe
⊙	Calamintha nepeta 'Montrase White' / Montrase White Catmint
⊙	Echinacea x 'CGI Cone 2' TM / Prairie Meadowbrite Purple Coneflower
⊙	Hemerocallis x 'Chicago Apache' / Daylily
⊙	Heuchera micrantha 'Palace Purple' / Palace Purple Coral Bells
⊙	Heuchera x 'Berry Timeless' / Berry Timeless Coral Bells
⊙	Nastia x 'Autumn Frost' / Autumn Frost Primrose Lily
⊙	Liatris spicata 'Kabool' / Kabool Spike Gayfeather
⊙	Panicum virgatum 'Shenandoah' / Shenandoah Switch Grass
⊙	Rudbeckia fulgida 'Little Goldstar' / Little Goldstar Coneflower
⊙	Sedum telephium 'Matrona' / Matrona Stonecrop
⊙	Sporobolus heterolepis 'Tara' / Prairie Dropseed
GROUND COVERS	BOTANICAL / COMMON NAME
⊙	Lilippe spicata 'Big Blue' / Creeping Lily Turf



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MADISON REGIONAL OFFICE
 161 HORIZON DRIVE, SUITE 101
 VERONA, WISCONSIN 53593
 P. 608.848.5060

CLIENT:
CG SCHMIDT

CLIENT ADDRESS:
**11777 W LAKE PARK DR.
 MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESIA SUBDIVISION
 FITCHBURG, WI 53711**

PLAN MODIFICATIONS:

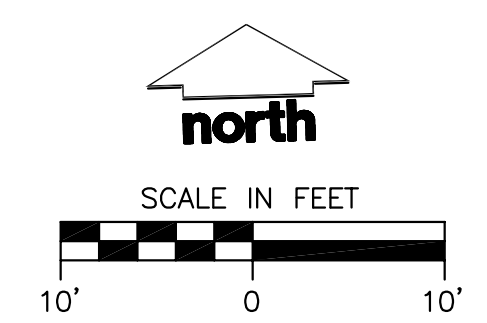
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Design/Drawn: **MWS**
 Approved: **KJT**

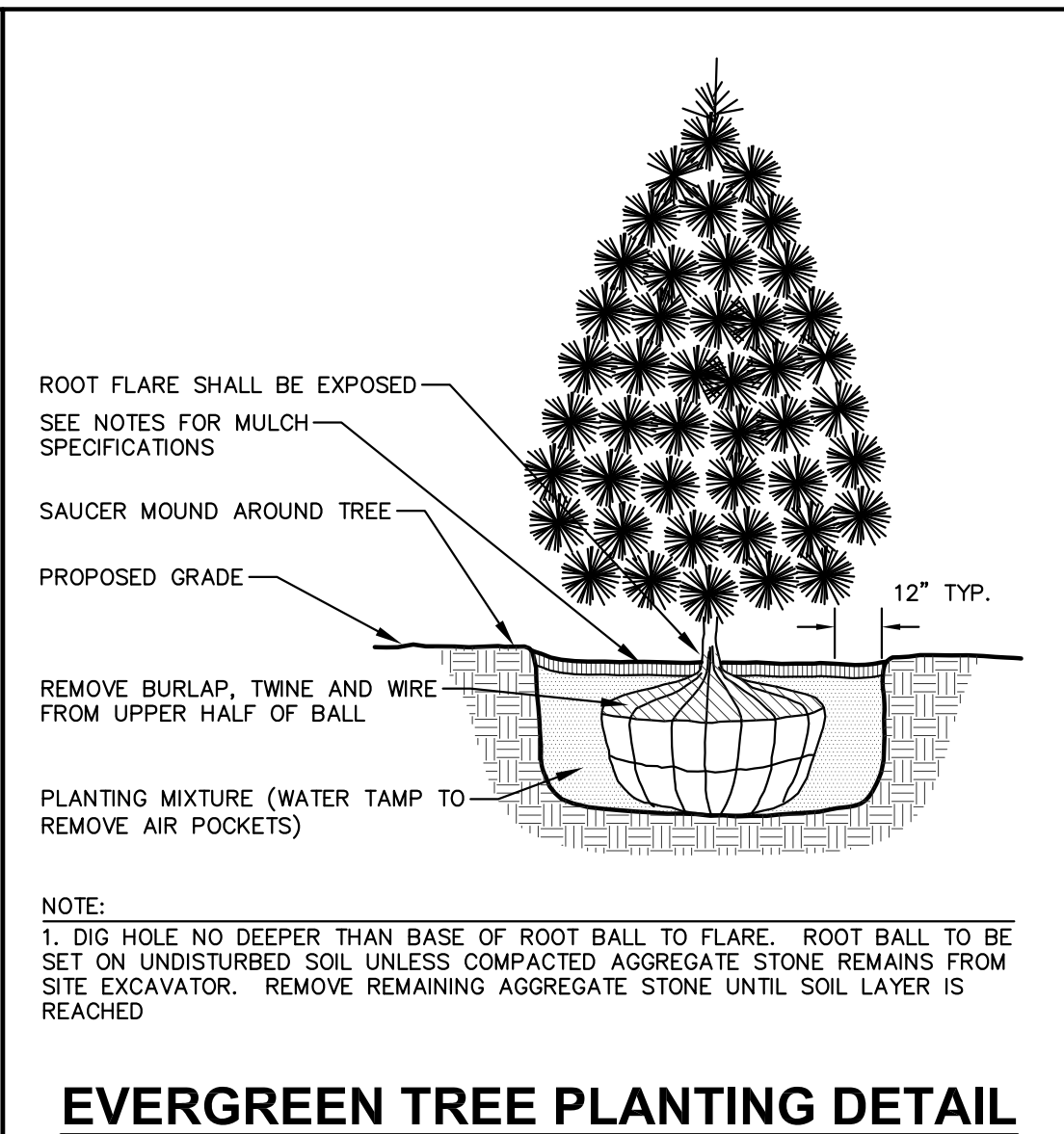
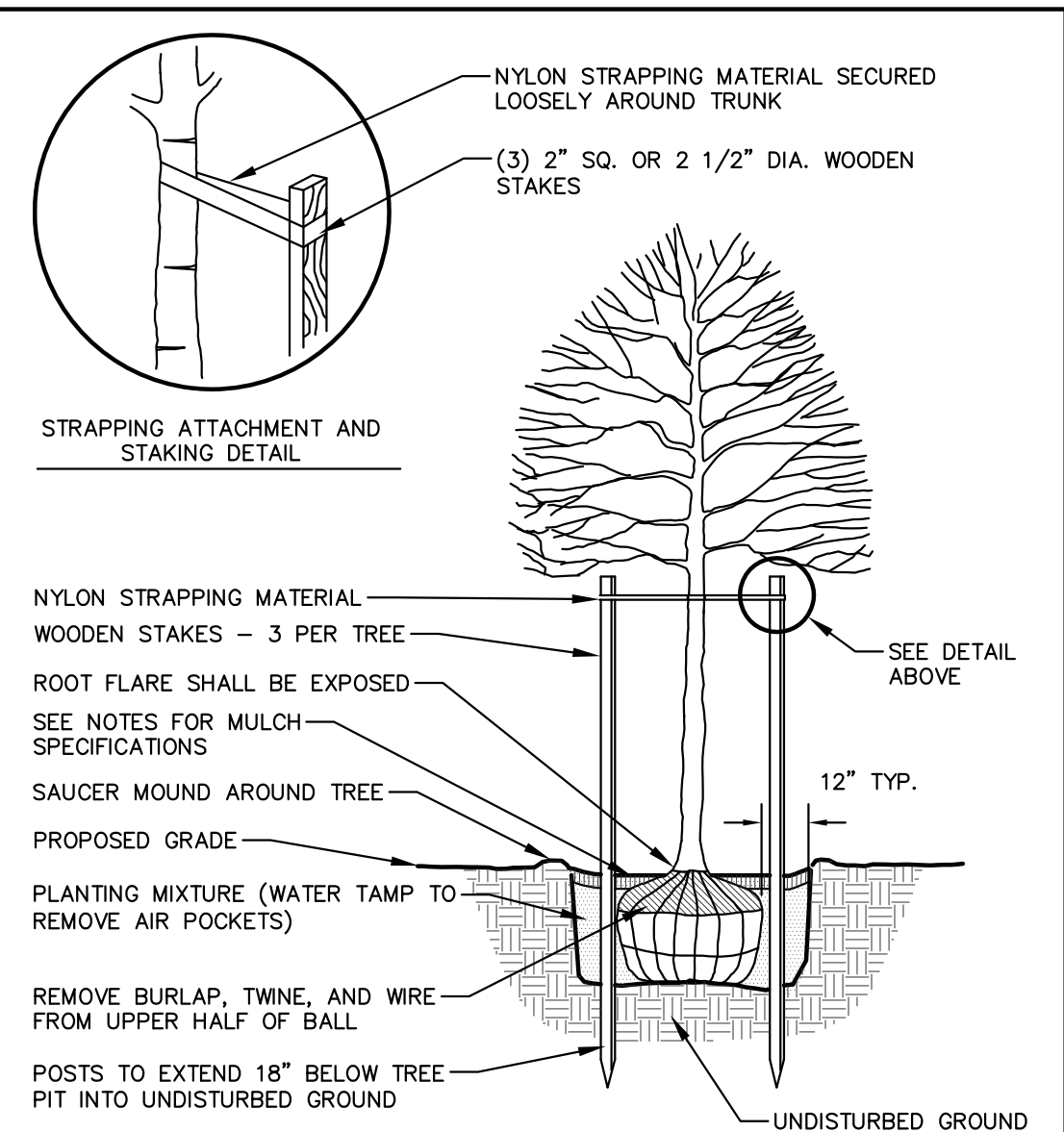
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 LANDSCAPE PLAN**

SHEET NUMBER:
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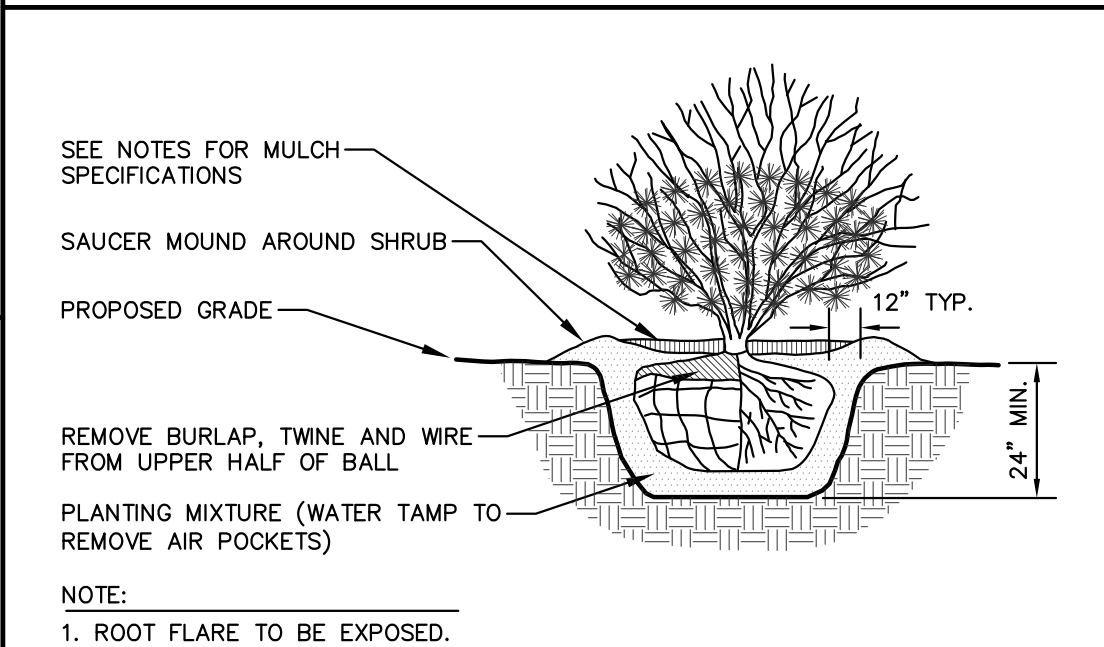
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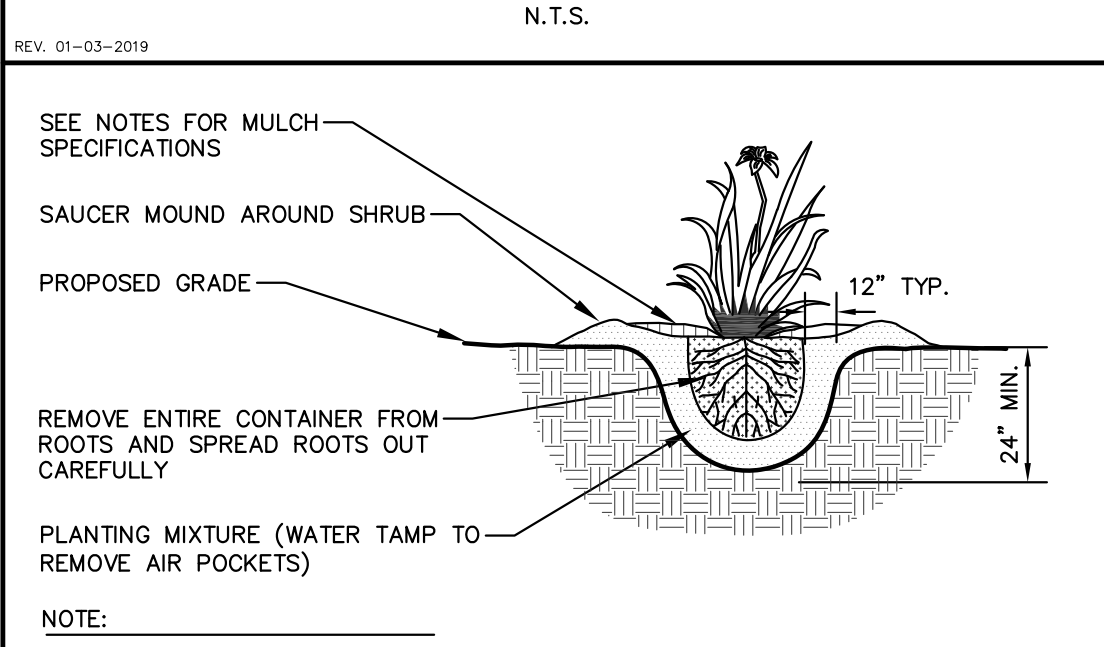
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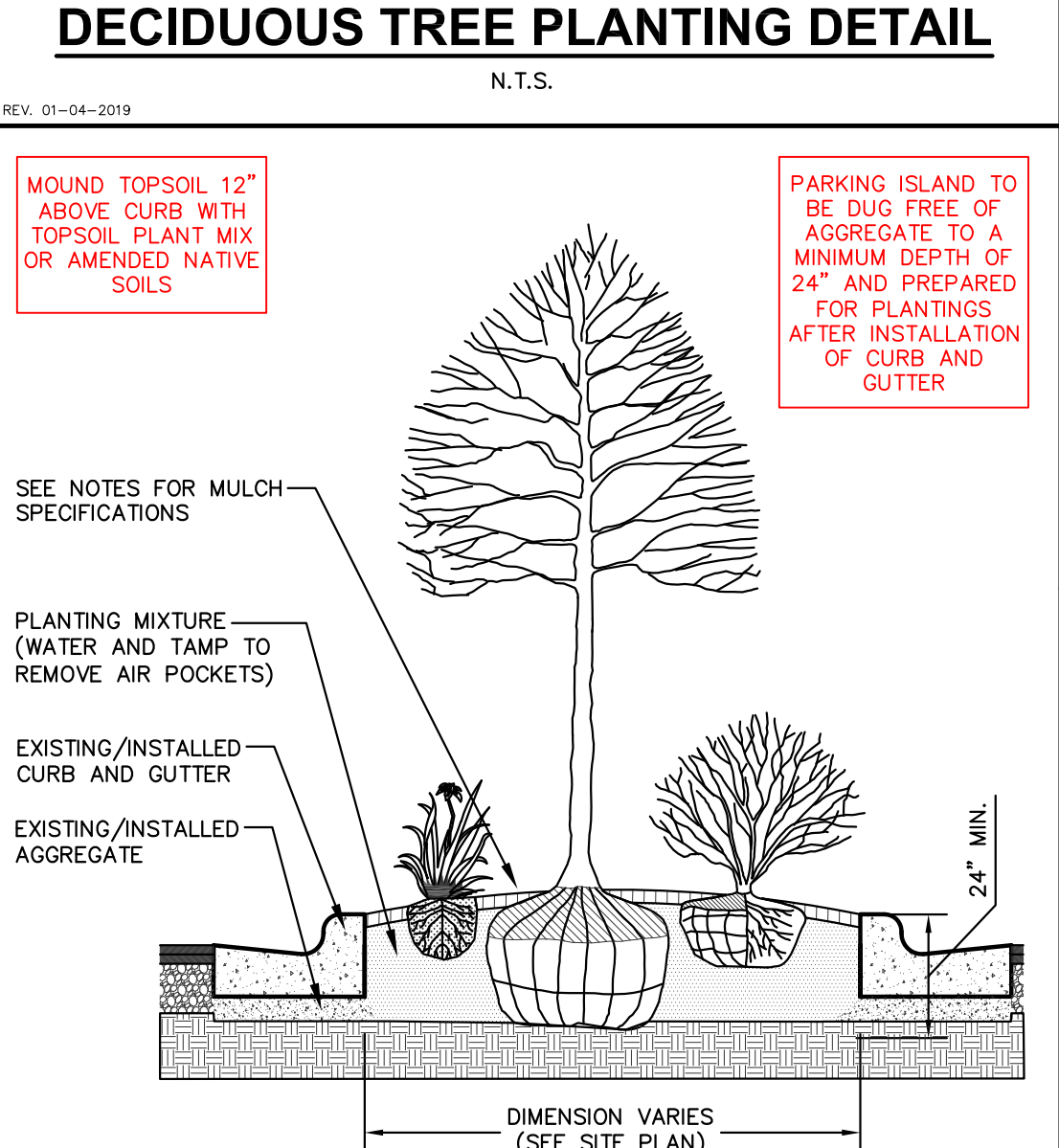
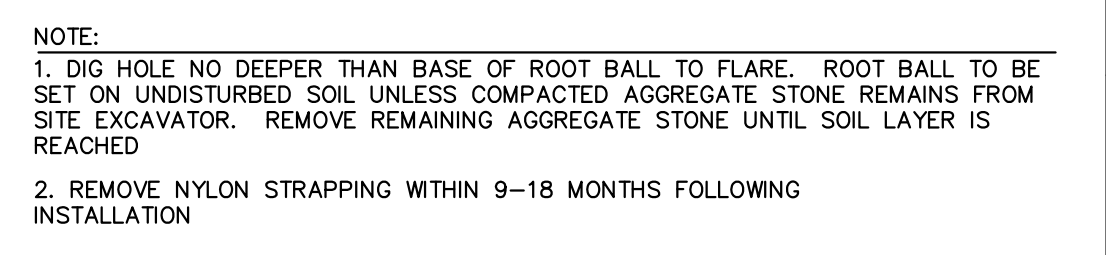
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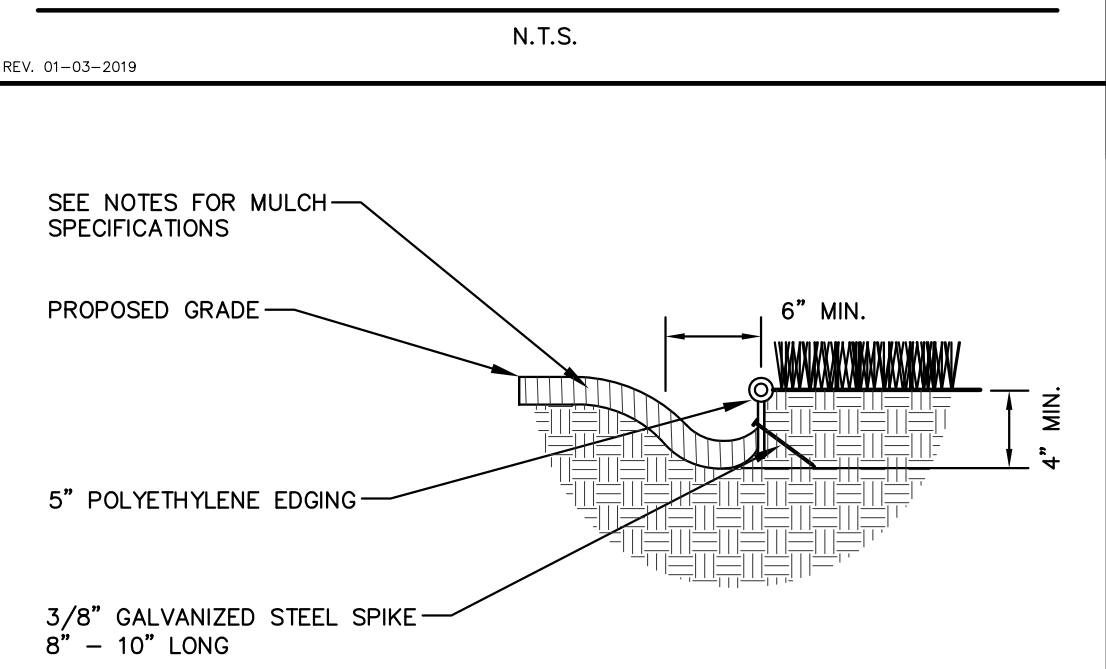
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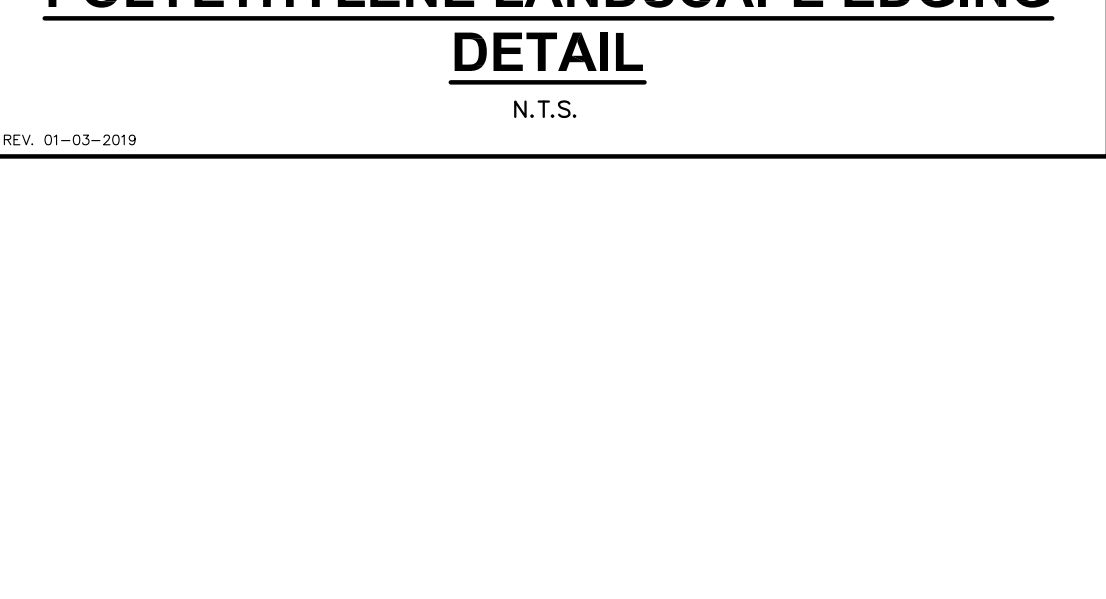
PERENNIAL/ORNAMENTAL GRASS PLANTING DETAIL
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DECIDUOUS TREE PLANTING DETAIL
N.T.S.



PARKING ISLAND LANDSCAPE DETAIL
N.T.S.



POLYETHYLENE LANDSCAPE EDGING DETAIL
N.T.S.

CONTRACTOR AND OWNER RESPONSIBILITY NOTES

- 1. GUARANTEE:** THE CONTRACTOR SHALL GUARANTEE ALL PLANTS THROUGH ONE (1) YEAR AFTER ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. PLANTS SHALL BE ALIVE AND IN HEALTHY AND FLOURISHING CONDITION AT THE END OF THE GUARANTEE PERIOD. THE CONTRACTOR SHALL REPLACE (AT NO COST TO OWNER) ANY PLANTS THAT ARE DEAD OR NOT IN A VIGOROUS THRIVING CONDITION. REPLACEMENT PLANTS SHALL BE OF THE SAME KIND AND SIZE AS ORIGINALLY SPECIFIED UNLESS OTHERWISE DIRECTED BY OWNER'S REPRESENTATIVE. RESTORE BEDS AS NECESSARY FOLLOWING PLANT REPLACEMENT, INCLUDING BUT NOT LIMITED TO BEDDING, EDGING, MULCH, ETC. REPLACE PLANTS DAMAGED AT TIME OF PLANTING. REPAIR AREAS DISTURBED IN ANY WAY DURING PLANT REPLACEMENT AT NO COST TO OWNER. CONTRACTOR SHALL PROVIDE A ONE (1)-YEAR STRAIGHTENING GUARANTEE FOR ALL TREES.
- 2. CONTRACTOR IS RESPONSIBLE FOR STAKING THE PLANT MATERIALS FOR REVIEW BY OWNER'S REPRESENTATIVE PRIOR TO DIGGING AND PLACEMENT AND SHALL COORDINATE ALL FINE GRADING AND RESTORATION WITH THE GRADING CONTRACTOR.**
- 3. MAINTENANCE:** (CONTRACTOR) FOR ALL PLANTINGS, SEEDED AND/OR SODDED LAWN AREAS. THE CONTRACTOR SHALL MAINTAIN ALL PLANTINGS AND LAWN AREAS FOR A MINIMUM TIME PERIOD OF 60 DAYS, UNTIL FINAL ACCEPTANCE BY OWNER'S REPRESENTATIVE. THE CONTRACTOR IS RESPONSIBLE FOR ADEQUATELY WATERING PLANTS AND LAWN/TURFGRASS DURING THIS 60 DAY ESTABLISHMENT PERIOD. CONTRACTOR IS RESPONSIBLE FOR THE ESTABLISHMENT OF HEALTHY VIGOROUS PLANT MATERIALS AND LAWN/TURFGRASS GROWTH. CONTRACTOR IS ALSO RESPONSIBLE FOR ANY PRUNING OF PLANT MATERIALS, AND SHAPING AND/OR REPLACEMENT OR SUPPLEMENTAL DEFICIENT SHREDDED HARDWOOD BARK MULCH DURING THIS PERIOD. LONG TERM PLANT MATERIALS AND LAWN/TURFGRASS MAINTENANCE AND ANY PROGRAM FOR SUCH IS THE RESPONSIBILITY OF THE OWNER. ALL PLANTINGS AND LAWN/TURFGRASS AREAS SHALL BE MAINTAINED IN A MANICURED CONDITION UNTIL THE TIME WHEN THE OWNER'S ACCEPTANCE IS GIVEN.
- 4. MAINTENANCE:** (OWNER) THE OWNER IS RESPONSIBLE FOR THE CONTINUED MAINTENANCE, REPAIR AND REPLACEMENT OF ALL LANDSCAPE MATERIALS AND WEED BARRIER FABRIC AS NECESSARY FOLLOWING THE ONE (1) YEAR CONTRACTOR GUARANTEE PERIOD.

TREE WATERING PROGRAM:
BASE BID - WATERING OF ALL TREES ON A REGULAR WEEKLY BASIS. CONTRACTOR TO KEEP A LOG OR JOURNAL OF A RECORD OF DATES AND QUANTITIES OF SUPPLEMENTAL WATERING EFFORTS
ALTERNATE BID #1 - INSTALLATION OF ONE (1) WATERING BAG PER TREE. DOCUMENTATION OF WEEKLY WATERING PROGRAM REQUIRED
***SEE LANDSCAPE MATERIALS NOTES FOR PRODUCTS**

IRRIGATION (SEE SPECS):
BASE BID - DRIP IRRIGATION PROVIDED IN ALL PLANT BED AREAS SURROUNDING BUILDING
ALTERNATE BID - POP-UP IRRIGATION FOR ALL PERIMETER PLANTING BEDS AND TURFGRASS AREAS

GENERAL NOTES

- 1. GENERAL:** ALL WORK IN THE R-O-W AND PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH LOCAL MUNICIPAL REQUIREMENTS. JSD SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER/CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY ANY OR ALL REGULATORY AGENCIES. LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE DONE TO UTILITIES. CONTRACTOR MUST CALL 1-800-242-8511 FOR UTILITY LOCATIONS AT LEAST THREE DAYS PRIOR TO DIGGING. HAND DIG AND INSTALL ALL PLANTS THAT ARE NEAR EXISTING UTILITIES. PROTECT PREVIOUSLY INSTALLED WORK OF OTHER TRADES. CONTRACTOR IS RESPONSIBLE FOR STAKING THE PLANT MATERIALS FOR REVIEW BY OWNER PRIOR TO DIGGING AND PLACEMENT AND SHALL COORDINATE ALL FINE GRADING AND RESTORATION WITH THE GRADING CONTRACTOR.
- 2. DELIVERY AND HANDLING:** DO NOT DELIVER MORE PLANT MATERIALS THAN CAN BE PLANTED IN ONE DAY, UNLESS ADEQUATE, APPROPRIATE AND SECURE STORAGE IS PROVIDED AND APPROVED BY OWNER'S REPRESENTATIVE. AT ALL TIMES, PROTECT ALL PLANT MATERIALS FROM WIND AND DIRECT SUN. DELIVER PLANTS WITH LEGIBLE IDENTIFICATION LABELS. PROTECT PLANTS DURING DELIVERY AND DO NOT PRUNE PRIOR TO DELIVERY. ALL TREES AND SHRUBS SHALL BE PLANTED ON THE DAY OF DELIVERY; IF THIS IS NOT POSSIBLE, PROTECT THE PLANT MATERIALS NOT PLANTED BY STORING THEM IN A SHADED SECURE AREA, PROTECTING THE ROOT MASS WITH WET SOIL, MULCH, HAY OR OTHER SUITABLE MEDIUM. CONTRACTOR TO KEEP ALL PLANT MATERIALS ADEQUATELY WATERED TO PREVENT ROOT DESICCATION. DO NOT REMOVE CONTAINER GROWN STOCK FROM CONTAINERS BEFORE TIME OF PLANTING. DO NOT PICK UP CONTAINER OR BALLED PLANTS BY STEM OR ROOTS. ALL PLANTS SHALL BE LIFTED AND HANDLED FROM THE BOTTOM OF THE CONTAINER OR BALL. PERFORM ACTUAL PLANTING ONLY WHEN WEATHER AND SOIL CONDITIONS ARE SUITABLE IN ACCORDANCE WITH LOCALLY ACCEPTED BEST HORTICULTURAL PRACTICES.
- 3. MATERIALS - PLANTS:** ALL PLANTS SHALL CONFORM TO THE LATEST VERSION OF THE AMERICAN STANDARD FOR NURSERY STOCK ANSI Z60.1. PLANTS SHALL BE TRUE TO SPECIES AND VARIETY SPECIFIED AND NURSERY GROWN IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICES UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT FOR AT LEAST 2 YEARS. PLANTS SHALL BE FRESHLY DUG (DURING THE MOST RECENT FAVORABLE HARVEST SEASON). PLANTS SHALL BE SO TRAINED IN DEVELOPMENT AND APPEARANCE AS TO BE UNQUESTIONABLY SUPERIOR IN FORM, COMPACTNESS, AND SYMMETRY. PLANTS SHALL BE SOUND, HEALTHY, VIGOROUS, WELL BRANCHED AND DENSELY FOLIATED WHEN IN LEAF, AND FREE OF DISEASE AND INSECTS (ADULT EGGS, PUPAE OR LARVAE). THEY SHALL HAVE HEALTHY, WELL-DEVELOPED ROOT SYSTEMS AND SHALL BE FREE FROM PHYSICAL DAMAGE OR OTHER CONDITIONS THAT WOULD PREVENT THRIVING GROWTH OR PREMATURE MORTALITY. PLANTS SHALL BE OF THE HIGHEST QUALITY, POSSESS TYPICAL GROWTH HABITS AND FORM FOR THEIR SPECIES AND BE FREE OF INJURY. PARKING TREES AND PARKING LOT TREES SHALL HAVE A MINIMUM BRANCHING HEIGHT OF SIX (6) FEET ABOVE THE GROUND TO ALLOW ADEQUATE VISUAL AND PHYSICAL CLEARANCE.
- 4. PRUNING:** THE CONTRACTOR SHALL PRUNE ALL TREES AND REPAIR ANY INJURIES THAT OCCURRED DURING THE PLANTING PROCESS. DOUBLE LEADERS, DEAD BRANCHES, AND LIMBS DAMAGED OR BROKEN DURING THE PLANTING PROCESS SHALL BE PRUNED. THIS SHALL BE THE ONLY PRUNING ALLOWED AT PLANTING. PRUNING SHALL CONFORM TO THE LATEST VERSION OF THE AMERICAN STANDARD FOR TREE CARE OPERATIONS, ANSI A300. PRUNE TREES IN ACCORDANCE WITH NNA GUIDELINES. DO NOT TOP TREES. PRUNE SHRUBS ACCORDING TO STANDARD HORTICULTURAL PRACTICES. ON CUTS OVER 3/4" IN DIAMETER AND BRUISES OR SCARS ON BARK, TRACE THE INJURED CAMBIAL LAYER BACK TO LIVING TISSUE AND REMOVE. SMOOTH AND SHAPE WOUNDS SO AS NOT TO RETAIN WATER. TREAT THE AREA WITH AN APPROVED INCONSPICUOUS LATEX BASED ANTISEPTIC TREE PAINT, IF PRUNING OCCURS "IN SEASON". DO NOT PRUNE ANY OAK TREES DURING THE MONTHS FROM APRIL TO OCTOBER.
- 5. CLEANUP:** THE WORK AREA SHALL BE KEPT SAFE AND NEAT AT ALL TIMES. DISPOSED OF EXCESS SOIL. REMOVE ALL CUTTINGS AND WASTE MATERIALS, SOIL AND BRANCHES. BIND AND WRAP THESE MATERIALS, ANY REJECTED PLANTS, AND ANY OTHER DEBRIS RESULTING FROM ALL PLANTING TASKS AND PROMPTLY CLEAN UP AND REMOVE FROM THE PROJECT SITE. UNDER NO CIRCUMSTANCES SHALL THE ACCUMULATION OF SOIL, BRANCHES OR OTHER DEBRIS BE ALLOWED UPON A PUBLIC PROPERTY IN SUCH MANNER AS TO RESULT IN A PUBLIC SAFETY HAZARD OR DAMAGE. LIKEWISE, UNDER NO CIRCUMSTANCES SHALL ANY DEBRIS OR INCIDENTAL MATERIALS BE ALLOWED UPON ADJACENT PRIVATE PROPERTY.
- 6. ANY SUBSTITUTIONS IN PLANT TYPE, LOCATION, OR SIZE SHALL BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.**
- 7. CONTRACTOR TO VERIFY PLANT MATERIAL QUANTITIES AND SQUARE FOOTAGES. QUANTITIES SHOWN ON PLAN TAKE PRECEDENCE OVER THOSE ON SCHEDULE.**

LANDSCAPE MATERIAL NOTES

- 1. MATERIALS - PLANTING MIXTURE:** ALL HOLES EXCAVATED FOR TREES, SHRUBS, PERENNIALS AND ORNAMENTAL GRASSES SHALL BE BACKFILLED WITH TWO (2) PARTS TOPSOIL, ONE (1) PART SAND AND ONE (1) PART COMPOST. SOIL MIXTURE SHALL BE WELL BLENDED PRIOR TO INSTALLATION.
- 2. MATERIALS - TOPSOIL:** TOPSOIL TO BE CLEAN, FRABLE LOAM FROM A LOCAL SOURCE, FREE FROM STONES OR DEBRIS OVER 3/4" IN DIAMETER, AND FREE FROM TOXINS OR OTHER DELETERIOUS MATERIALS. TOPSOIL SHALL HAVE A PH VALUE BETWEEN 6 AND 7. TOPSOIL AND PLANTING SOIL SHALL BE TESTED TO ENSURE CONFORMANCE WITH THESE SPECIFICATIONS AND SHALL BE AMENDED TO MEET THESE SPECIFICATIONS. PROVIDE TEST RESULTS TO OWNER'S REPRESENTATIVE PRIOR TO PLACEMENT. DO NOT PLACE FROZEN OR MUDDY TOPSOIL. APPLY SOIL AMENDMENTS TO ALL LANDSCAPE AREAS PER SOIL TEST.
- 3. MATERIALS - SHREDDED HARDWOOD BARK MULCH:** ALL PLANTING AREAS LABELED ON PLAN SHALL RECEIVE CERTIFIED WEED FREE SHREDDED HARDWOOD BARK MULCH INSTALLED TO A MINIMUM AND CONSISTENT DEPTH OF 3-INCHES. SHREDDED HARDWOOD BARK MULCH SIZE & COLOR TO BE APPROVED BY OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION. FERTILIZER SHALL BE IN ACCORDANCE WITH APPLICABLE LOCAL, COUNTY AND STATE REQUIREMENTS. SHREDDED HARDWOOD BARK MULCH AREAS SHALL NOT RECEIVE WOVEN WEED BARRIER FABRIC.
- 4. MATERIALS - TREE & SHRUB RINGS:** ALL TREES AND/OR SHRUBS PLANTED IN SEEDED LAWN AREAS TO BE INSTALLED WITH A MINIMUM 4' DIAMETER SHREDDED HARDWOOD BARK MULCH TREE RING SPREAD TO A CONSISTENT DEPTH OF 3-INCHES. ALL TREE RINGS SHOULD BE INSTALLED WITH A 5" DEPTH SHOVEL CUT EDGE, ANGLED 45 DEGREES INTO SOIL. AT A 5' DIAMETER ABOUT THE CENTER OF THE TREE PLANTING, A PRE-EMERGENT GRANULAR HERBICIDE WEED-PREVENTER SHOULD BE MIXED WITH MULCH USED TO INSTALL TREE RING AS WELL AS TOPICALLY APPLIED TO COMPLETED INSTALLATION OF TREE RING.
- 5. MATERIALS - POLYETHYLENE EDGING:** EDGING SHALL BE 5" DEEP, POLYETHYLENE EDGING. OWNER'S REPRESENTATIVE SHALL APPROVE PRODUCT SPECIFICATION PROVIDED BY LANDSCAPE CONTRACTOR.
- 6. MATERIALS - TREE PROTECTION:** ALL TREES TO BE INSTALLED WITH LDPE TREE GUARDS AS MANUFACTURED BY A.M. LEONARD HORTICULTURAL TOOL & SUPPLY CO., OR APPROVED EQUAL.
- 7. MATERIALS - (ALTERNATE 1): TREE WATERING BAGS:** ALL TREES TO BE INSTALLED WITH ONE (1) WATER BAG. PRODUCT TO BE "TREE GATOR ORIGINAL SLOW RELEASE WATERING BAG," PRODUCT NO. 98183-R OR APPROVED EQUAL. INSTALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

SODDING NOTES

- 1. MATERIALS - SOD:** DISTURBED LAWN AREAS LABELED ON PLAN AS SUCH, SHALL RECEIVE 6" OF TOPSOIL AND A PREMIUM GRADE TURFGRASS SOD. ONLY IMPROVED TYPES OF SOD (ELITE) ARE ACCEPTABLE. TURFGRASS SHALL BE MACHINE CUT AT A UNIFORM THICKNESS OF .60 INCH, PLUS OR MINUS .25 INCH, AT TIME OF CUTTING. MEASUREMENT FOR THICKNESS SHALL EXCLUDE TOP GROWTH AND THATCH. LARGE ROLL TURFGRASS SOD SHALL BE CUT TO THE SUPPLIER'S STANDARD WIDTH (36-48 INCHES) AND LENGTH. BROKEN PADS AND TORN OR UNEVEN ENDS WILL NOT BE ACCEPTABLE. STANDARD SIZE SECTIONS OF TURFGRASS SOD SHALL BE STRONG ENOUGH SO THAT THEY CAN BE PICKED UP AND HANDLED WITHOUT DAMAGE. TURFGRASS SOD SHALL NOT BE HARVESTED OR TRANSPLANTED WHEN MOISTURE CONTENT IS EXCESSIVELY DRY OR WET, AS THIS MAY ADVERSELY AFFECT ITS SURVIVAL. POST-PLANT IRRIGATION WILL BE NECESSARY TO ENSURE SOD STAYS ALIVE AND ROOTS INTO SOIL. THE CONTRACTOR IS RESPONSIBLE FOR WATERING SOD UNTIL TIME OF ACCEPTANCE BY THE OWNER. TURFGRASS SOD SHALL BE HARVESTED, DELIVERED, AND INSTALLED/TRANSPLANTED WITHIN A PERIOD OF 24 HOURS. TURFGRASS SOD SHALL BE RELATIVELY FREE OF THATCH, UP TO 0.5 INCH ALLOWABLE (UNCOMPRESSED). TURFGRASS SOD SHALL BE REASONABLY FREE (10 WEEDS/100 SQ. FT.) OF DISEASES, NEMATODES AND SOIL-BORNE INSECTS. ALL TURFGRASS SOD SHALL BE FREE OF GRASSY AND BROAD LEAF WEEDS AND WEED SEED. THE SOD SUPPLIER SHALL MAKE RECOMMENDATIONS TO THE CONTRACTOR REGARDING WATERING SCHEDULE. THE WATERING SCHEDULE SHOULD BEGIN IMMEDIATELY AFTER SOD IS INSTALLED.



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MILWAUKEE, WI 53224**

PROJECT:
RIVERSONG

PROJECT LOCATION:
**TERRAVESSA SUBDIVISION
FITCHBURG, WI 53711**

PLAN MODIFICATIONS:

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Design/Drawn: MWS
Approved: KYJ

SHEET TITLE:
**LANDSCAPE
DETAILS & NOTES**

SHEET NUMBER:
L2.0

THE EDGE® Series

LED Pathway Luminaire

Rev. Date: V8 01/05/2021

Product Description

Durable die-cast aluminum luminaire housing mounts directly to 4" (102mm) diameter pole (included) without visible mounting hardware for clean appearance. Pole mounts to rugged die cast aluminum internal flange secured by three 3/8" - 16x6" anchor bolts with 1-1/4" hook (provided). **Note:** T45 Torx 3/8" socket required for head installation. Top mounted LEDs for superior optical performance and light control.

Applications: Landscape, walk-ways and general site lighting

Performance Summary

Patented NanoOptic® Product Technology

Assembled in the U.S.A. of U.S. and imported parts

CRI: Minimum 70 CRI

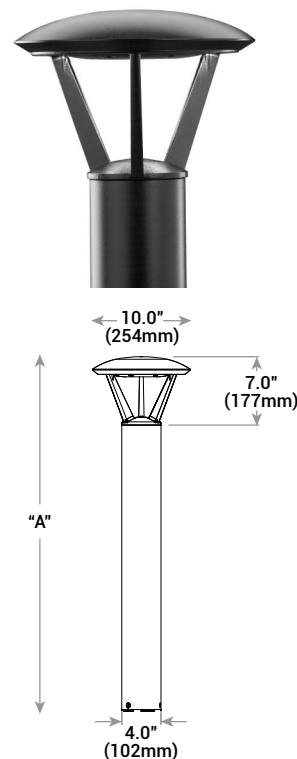
CCT: 4000K (+/- 300K), 5700K (+/- 500K) standard

Limited Warranty*: 10 years on luminaire/10 years on Colorfast DeltaGuard® finish

* See <http://creelighting.com/warranty> for warranty terms

Accessories

Field-Installed
Upgrade Kit - Used for replacement of existing bollards with a bolt hole circle of 5.75" [146mm] XA-XBP8RSV XA-XBP8RWH XA-XBP8RBK XA-XBP8RBZ



Model	Dim. "A"	Weight*
Landscape [P0]	13" [330mm]	12.7 lbs. (5.8kg)
Landscape [P1]	18" [457mm]	13.3 lbs. (6.0kg)
Pathway [P3]	36" [914mm]	17.9 lbs. (8.1kg)
Pathway [P4]	42" [1068mm]	18.6 lbs. (8.4kg)
Pedestrian [P8]	96" [2438mm]	28.4 lbs (12.9kg)

* Add 4.5 lbs. (2.0kg) for 347-480V

Ordering Information

Example: PWY-EDG-2M-P0-02-E-UL-SV-350

PWY-EDG			02	E				
Product	Optic	Mounting	LED Count (x9)	Series	Voltage	Color Options	Drive Current	Options
PWY-EDG	2M Type II Medium 3M Type III Medium 5M Type V Medium 5S Type V Short	P0 13" [330mm] landscape P1 18" [457mm] landscape P3 36" [914mm] pathway P4 42" [1067mm] pathway P8 96" [2438mm] pedestrian	02	E	UL Universal 120-277V UH* Universal 347-480V - Available with P3, P4, and P8 mounts only 12 120V - Available only with TL options 27 277V - Available only with TL options	BK Black BZ Bronze SV Silver WH White	350 350mA 525 525mA - Available with P1, P3, P4, and P8 mounts only	F Fuse - Compatible only with 120V, 277V or 347V (phase to neutral) - Consult factory if fusing is required for 208V, 240V or 480V (phase to phase) - When code dictates fusing, use time delay fuse HL Hi/Low (Dual Circuit Input) - Available with UL voltage and 525mA driver current only - Must specify 525mA drive current - Refer to HL spec sheet for details - Sensor not included TL Two-Level (175/525 w/integrated sensor control) - Available with 12 or 27 voltages only - Must specify 525mA drive current - Refer to TL spec sheet for details TL2 Two-Level (0/350 w/integrated sensor control) - Available with 12 or 27 voltages only - Must specify 350mA drive current - Refer to TL spec sheet for details TL3 Two-Level (0/525 w/integrated sensor control) - Available with 12 or 27 voltages only - Must specify 525mA drive current - Refer to TL spec sheet for details WB Welded Base Plate - Standard on P8 mount option, available with P3 and P4 mount - Includes welded base cover 40K 4000K Color Temperature - Minimum 70 CRI - Color temperature per luminaire

* 347-480V utilizes magnetic step-down transformer. For input power for 347-480V, refer to the Electrical Data table



US: creelighting.com (800) 236-6800

Canada: creelighting-canada.com (800) 473-1234

CREE LIGHTING

Product Specifications

CONSTRUCTION & MATERIALS

- Durable die-cast aluminum luminaire housing mounts directly to 4" (102mm) diameter pole (included) without visible mounting hardware for clean appearance
- Pole mounts to rugged die cast aluminum internal flange secured by three 3/8"-16x6" anchor bolts with 1-1/4" hook (provided).
Note: T45 Torx 3/8" socket required for head installation
- Top mounted LEDs for superior optical performance and light control
- Open design, passive thermal management for superior lumen maintenance
- Exclusive Colorfast DeltaGuard® finish features an E-Coat epoxy primer with an ultradurable powder topcoat, providing excellent resistance to corrosion, ultraviolet degradation and abrasion. Black, bronze, silver and white are available
- **Weight:** See Dimension and Weight Chart on pages 1 and 4

ELECTRICAL SYSTEM

- **Input Voltage:** 120-277V or 347-480V, 50/60Hz, Class 1 drivers
- **Power Factor:** > 0.9 at full load at 120V
- **Total Harmonic Distortion:** < 20% at full load at 120V
- Integral 10kV surge suppression protection standard
- When code dictates fusing, a slow blow fuse or type C/D breaker should be used to address inrush current

REGULATORY & VOLUNTARY QUALIFICATIONS

- cULus Listed
- Suitable for wet locations
- Meets IP66 requirements per IEC 60598-1 when ordered without TL options
- ANSI C136.2 10kV surge protection, tested in accordance with IEEE/ANSI C62.41.2
- Luminaire and finish endurance tested to withstand 5,000 hours of elevated ambient salt fog conditions as defined in ASTM Standard B 117
- Meets Buy American requirements within ARRA
- RoHS compliant. Consult factory for additional details
- **CA RESIDENTS WARNING:** Cancer and Reproductive Harm – www.p65warnings.ca.gov

Electrical Data*								
LED Count (x9)	System Watts 120-277V	System Watts 347-480V	Total Current (A)					
			120V	208V	240V	277V	347V	480V
350mA								
02	22	28	0.18	0.12	0.10	0.10	0.09	0.13
525mA								
02	34	40	0.29	0.19	0.17	0.15	0.12	0.13

* Electrical data at 25°C (77°F). Actual wattage may differ by +/- 10% when operating between 120-277V or 347-480V +/- 10%

THE EDGE® Series Ambient Adjusted Lumen Maintenance ¹					
Ambient	Initial LMF	25K hr Reported ² LMF	50K hr Reported ² LMF	75K hr Estimated ³ LMF	100K hr Estimated ³ LMF
5°C (41°F)	1.04	1.01	0.99	0.98	0.96
10°C (50°F)	1.03	1.00	0.98	0.97	0.95
15°C (59°F)	1.02	0.99	0.97	0.96	0.94
20°C (68°F)	1.01	0.98	0.96	0.95	0.93
25°C (77°F)	1.00	0.97	0.95	0.94	0.92

¹ Lumen maintenance values at 25°C (77°F) are calculated per IES TM-21 based on IES LM-80 report data for the LED package and in-situ luminaire testing. Luminaire ambient temperature factors (LATF) have been applied to all lumen maintenance factors. Please refer to the [Temperature Zone Reference Document](#) for outdoor average nighttime ambient conditions.

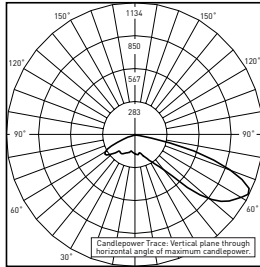
² In accordance with IES TM-21, Reported values represent interpolated values based on time durations that are up to 6x the tested duration in the IES LM-80 report for the LED.

³ Estimated values are calculated and represent time durations that exceed the 6x test duration of the LED.

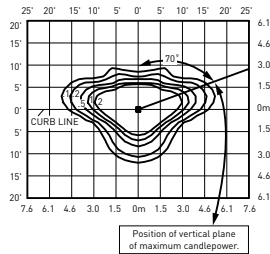
Photometry

All published luminaire photometric testing performed to IES LM-79-08 standards. To obtain an IES file specific to your project consult: <http://creelighting.com/products/outdoor/bollards-and-pathway/cree-edge-pathway>

2M



RESTL Test Report #: PL5758-001
 PWY-EDG-2M-**-02-E-UL-350-40K
 Initial Delivered Lumens: 1,549

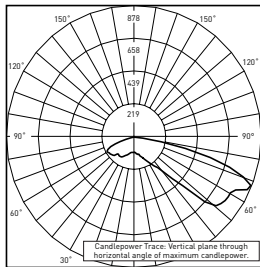


PWY-EDG-2M-**-02-E-UL-350-40K
 Mounting Height: 3' [0.9m] A.F.G.
 Initial Delivered Lumens: 1,565
 Initial FC at grade

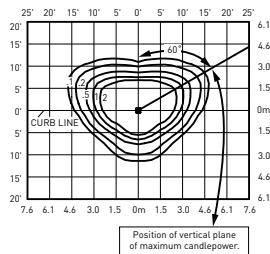
Type II Medium Distribution				
LED Count (x9)	4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
350mA				
02	1,565	B1 U0 G1	1,625	B1 U0 G1
525mA				
02	2,191	B1 U0 G1	2,276	B1 U0 G1

* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -10 and +10% of initial delivered lumens
 ** For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: <https://www.ies.org/wp-content/uploads/2017/03/TM-15-11BUGRatingsAddendum.pdf>

3M



RESTL Test Report #: PL5698-001
 PWY-EDG-3M-**-02-E-UL-350-40K
 Initial Delivered Lumens: 1,470

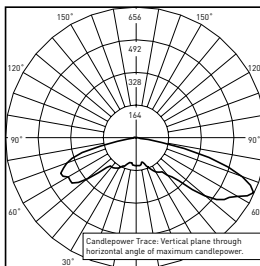


PWY-EDG-3M-**-02-E-UL-350-40K
 Mounting Height: 3' [0.9m] A.F.G.
 Initial Delivered Lumens: 1,389
 Initial FC at grade

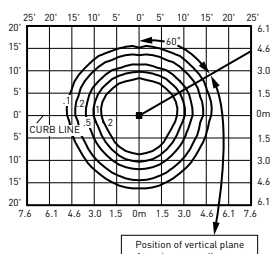
Type III Medium Distribution				
LED Count (x9)	4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
350mA				
02	1,389	B1 U0 G1	1,442	B1 U0 G1
525mA				
02	1,944	B1 U0 G1	2,019	B1 U0 G1

* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -10 and +10% of initial delivered lumens
 ** For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: <https://www.ies.org/wp-content/uploads/2017/03/TM-15-11BUGRatingsAddendum.pdf>

5M



RESTL Test Report #: PL5798-001
 PWY-EDG-5M-**-02-E-UL-350-40K
 Initial Delivered Lumens: 1,780



PWY-EDG-5M-**-02-E-UL-350-40K
 Mounting Height: 3' [0.9m] A.F.G.
 Initial Delivered Lumens: 1,666
 Initial FC at grade

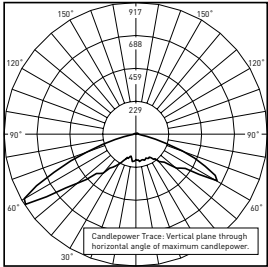
Type V Medium Distribution				
LED Count (x9)	4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
350mA				
02	1,666	B1 U2 G1	1,730	B1 U2 G1
525mA				
02	2,333	B2 U2 G2	2,422	B2 U2 G2

* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -10 and +10% of initial delivered lumens
 ** For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: <https://www.ies.org/wp-content/uploads/2017/03/TM-15-11BUGRatingsAddendum.pdf>

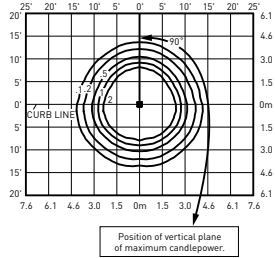
Photometry

All published luminaire photometric testing performed to IES LM-79-08 standards. To obtain an IES file specific to your project consult: <http://creelighting.com/products/outdoor/bollards-and-pathway/cree-edge-pathway>

55



RESTL Test Report #: PL5759-001
 PWY-EDG-5S-**-02-E-UL-350-40K
 Initial Delivered Lumens: 1,897



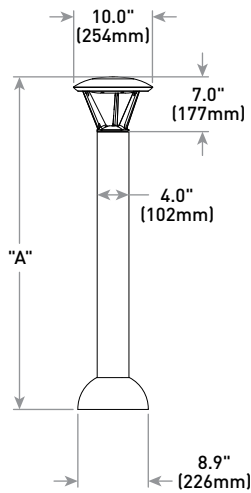
PWY-EDG-5S-**-02-E-UL-350-40K
 Mounting Height: 3' (0.9m) A.F.G.
 Initial Delivered Lumens: 1,868
 Initial FC at grade

Type V Short Distribution				
LED Count (x9)	4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
350mA				
02	1,868	B1 U2 G1	1,940	B1 U2 G1
525mA				
02	2,615	B1 U2 G1	2,716	B1 U2 G1

* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -10 and +10% of initial delivered lumens

** For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: <https://www.ies.org/wp-content/uploads/2017/03/TM-15-11BUGRatingsAddendum.pdf>

with Welded Base



Model	Dim. "A"	Weight*
Pathway (P3)	36" (914mm)	17.9 lbs. (8.1kg)
Pathway (P4)	42" (1068mm)	18.6 lbs. (8.4kg)
Pedestrian (P8)	96" (2438mm)	28.4 lbs (12.9kg)

* Add 4.5 lbs. (2.0kg) for 347-480V

TAPER

2145TK

LARGE WALL MOUNT LANTERN

Sleek and sophisticated, Taper is built to last with a timeless, minimalist style that radiates contemporary cool. Its recessed integrated LED engine is directed downward with gradient illumination that grazes the gently tapered design. Part of the Coastal Elements collection, it is engineered with composite materials for maximum durability in modern Textured Black, Textured Graphite and Textured Oiled Rubbed Bronze finish options.

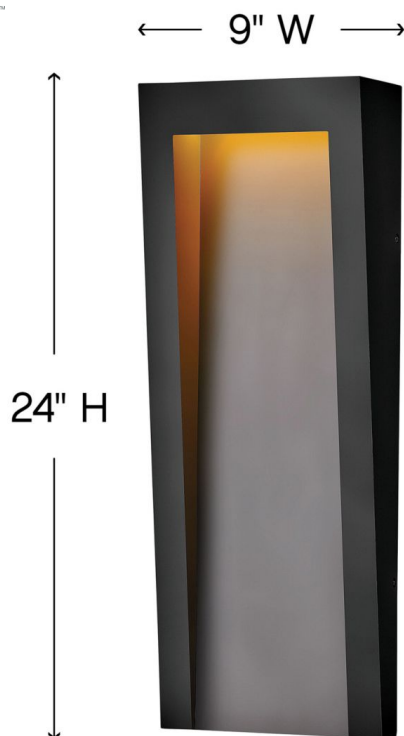
DETAILS	
FINISH:	Textured Black
MATERIAL:	Composite
GLASS:	Etched

DIMENSIONS	
WIDTH:	9"
HEIGHT:	24"
WEIGHT:	6.4 lbs.
BACK PLATE:	9"W X 24"H
EXTENSION:	4"
TOP TO OUTLET:	12"

LIGHT SOURCE	
LIGHT SOURCE:	Integrated LED
LED NAME:	L214X-8
WATTAGE:	11w LED *Included
VOLTAGE:	120v
COLOR TEMP:	3000
LUMENS:	800
CRI:	90
INCANDESCENT EQUIVALENCY:	75w
DIMMABLE:	Yes, on any

SHIPPING	
CARTON LENGTH:	11.7"
CARTON WIDTH:	6.6"
CARTON HEIGHT:	27.7"
CARTON WEIGHT:	7.9 lbs.

COASTAL
ELEMENTS™
collection



PRODUCT DETAILS:

- Mounting hardware is hidden on the backplate to ensure a clean silhouette.
- Suitable for use in wet (interior direct splash and outdoor direct rain or sprinkler) locations as defined by NEC and CEC. Meets United States UL Underwriters Laboratories & CSA Canadian Standards Association Product Safety Standards
- Meets California Energy Commission 2016 Title regulations/JA8
- Fixture is Dark Sky compliant and engineered to minimize light glare upward into the night sky.
- LED components carry a 5-year limited warranty
- 5 year finish warranty
- The Coastal Elements Collection offers versatile designs, constructed of composite materials and coated with anti-fading finishes, for maximum durability in harsh climates.
- Striking black finish enhances design

DESCRIPTION

The patented Lumark Crosstour™ LED Wall Pack Series of luminaires provides an architectural style with super bright, energy efficient LEDs. The low-profile, rugged die-cast aluminum construction, universal back box, stainless steel hardware along with a sealed and gasketed optical compartment make the Crosstour impervious to contaminants. The Crosstour wall luminaire is ideal for wall/surface, inverted mount for façade/canopy illumination, post/bollard, site lighting, floodlight and low level pathway illumination including stairs. Typical applications include building entrances, multi-use facilities, apartment buildings, institutions, schools, stairways and loading docks test.

SPECIFICATION FEATURES

Construction

Slim, low-profile LED design with rugged one-piece, die-cast aluminum hinged removable door and back box. Matching housing styles incorporate both a small and medium design. The small housing is available in 12W, 18W and 26W. The medium housing is available in the 38W model. Patented secure lock hinge feature allows for safe and easy tool-less electrical connections with the supplied push-in connectors. Back box includes three half-inch, NPT threaded conduit entry points. The universal back box supports both the small and medium forms and mounts to standard 3-1/2" to 4" round and octagonal, 4" square, single gang and masonry junction boxes. Key hole gasket allows for adaptation to junction box or wall. External fin design extracts heat from the fixture surface. One-piece silicone gasket seals door and back box. Minimum 5" wide pole for site lighting application. Not recommended for car wash applications.

Optical

Silicone sealed optical LED chamber incorporates a custom engineered mirrored anodized reflector providing high-efficiency illumination. Optical assembly includes impact-resistant tempered glass and meets IESNA requirements for full cutoff compliance. Available in seven lumen packages; 5000K, 4000K and 3000K CCT.

Electrical

LED driver is mounted to the die-cast housing for optimal heat sinking. LED thermal management system incorporates both conduction and natural convection to transfer heat rapidly away from the LED source. 12W, 18W, 26W and 38W series operate in -40°C to 40°C [-40°F to 104°F]. High ambient 50°C models available. Crosstour luminaires maintain greater than 89% of initial light output after 72,000 hours of operation. Three half-inch NPT threaded conduit entry points allow for thru-branch wiring. Back box is an authorized

Catalog #		Type
Project		
Comments		Date
Prepared by		

electrical wiring compartment.

Integral LED electronic driver incorporates surge protection. 120-277V 50/60Hz or 347V 60Hz models.

Finish

Crosstour is protected with a Super durable TGIC carbon bronze or summit white polyester powder coat paint. Super durable TGIC powder coat paint finishes withstand extreme climate conditions while providing optimal color and gloss retention of the installed life.

Warranty

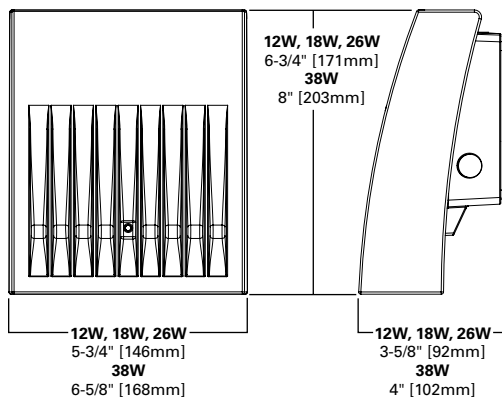
Five-year warranty.



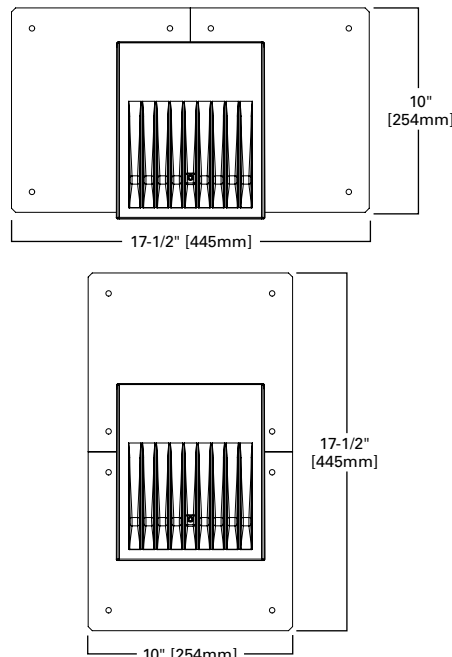
XTOR CROSSTOUR LED

APPLICATIONS:
WALL / SURFACE
POST / BOLLARD
LOW LEVEL
FLOODLIGHT
INVERTED
SITE LIGHTING

DIMENSIONS



ESCUTCHEON PLATES



CERTIFICATION DATA

Dark Sky Approved (Fixed mount, Full cutoff, and 3000K CCT only)
UL/cUL Wet Location Listed
LM79 / LM80 Compliant
ROHS Compliant
ADA Compliant
NOM Compliant Models
IP66 Ingress Protection Rated
Title 24 Compliant
DesignLights Consortium® Qualified*

TECHNICAL DATA

40°C Maximum Ambient Temperature
External Supply Wiring 90°C Minimum

EPA

Effective Projected Area (Sq. Ft.):
XTOR1B, XTOR2B, XTOR3B=0.34
XTOR4B=0.45

SHIPPING DATA:

Approximate Net Weight:
3.7 – 5.25 lbs. [1.7 – 2.4 kgs.]

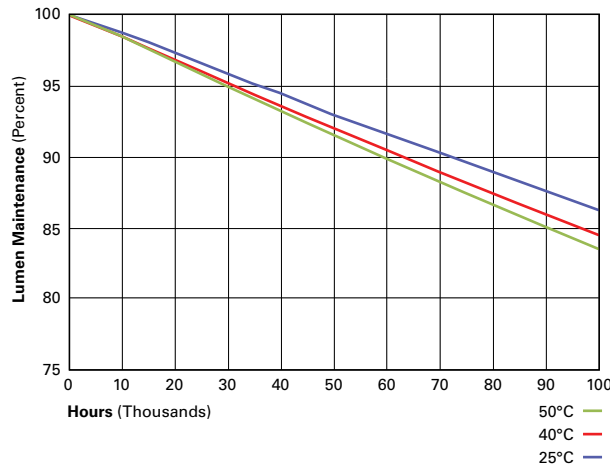
POWER AND LUMENS BY FIXTURE MODEL

LED Information	XTOR1B	XTOR1B-W	XTOR1B-Y	XTOR2B	XTOR2B-W	XTOR2B-Y	XTOR3B	XTOR3B-W	XTOR3B-Y	XTOR4B	XTOR4B-W	XTOR4B-Y
Delivered Lumens (Wall Mount)	1,418	1,396	1,327	2,135	2,103	1,997	2,751	2,710	2,575	4,269	4,205	3,995
Delivered Lumens (With Flood Accessory Kit) ¹	1,005	990	940	1,495	1,472	1,399	2,099	2,068	1,965	3,168	3,121	2,965
B.U.G. Rating ²	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B2-U0-G0	B2-U0-G0	B2-U0-G0
CCT (Kelvin)	5,000	4,000	3,000	5,000	4,000	3,000	5,000	4,000	3,000	5,000	4,000	3,000
CRI (Color Rendering Index)	70	70	70	70	70	70	70	70	70	70	70	70
Power Consumption (Watts)	12W	12W	12W	18W	18W	18W	26W	26W	26W	38W	38W	38W

NOTES: 1 Includes shield and visor. 2 B.U.G. Rating does not apply to floodlighting.

LUMEN MAINTENANCE

Ambient Temperature	TM-21 Lumen Maintenance (72,000 Hours)	Theoretical L70 (Hours)
XTOR1B Model		
25°C	> 90%	255,000
40°C	> 89%	234,000
50°C	> 88%	215,000
XTOR2B Model		
25°C	> 89%	240,000
40°C	> 88%	212,000
50°C	> 87%	196,000
XTOR3B Model		
25°C	> 89%	240,000
40°C	> 88%	212,000
50°C	> 87%	196,000
XTOR4B Model		
25°C	> 89%	222,000
40°C	> 87%	198,000
50°C	> 87%	184,000



CURRENT DRAW

Voltage	Model Series			
	XTOR1B	XTOR2B	XTOR3B	XTOR4B
120V	0.103A	0.15A	0.22A	0.34A
208V	0.060A	0.09A	0.13A	0.17A
240V	0.053A	0.08A	0.11A	0.17A
277V	0.048A	0.07A	0.10A	0.15A
347V	0.039A	0.06A	0.082A	0.12A

ORDERING INFORMATION

Sample Number: XTOR2B-W-WT-PC1

Series ¹	LED Kelvin Color	Housing Color	Options (Add as Suffix)	Accessories (Order Separately)
XTOR1B =Small Door, 12W XTOR2B =Small Door, 18W XTOR3B =Small Door, 26W XTOR4B =Medium Door, 38W	[Blank] =Bright White (Standard), 5000K W =Neutral White, 4000K Y =Warm White, 3000K	[Blank] =Carbon Bronze (Standard) WT =Summit White BK =Black BZ =Bronze AP =Grey GM =Graphite Metallic DP =Dark Platinum	PC1 =Photocontrol 120V ² PC2 =Photocontrol 208-277V ^{2,3} 347V =347V ⁴ HA =50°C High Ambient ⁴	WG/XTOR =Wire Guard ⁵ XTORFLD-KNC =Knuckle Floodlight Kit ⁶ XTORFLD-TRN =Trunnion Floodlight Kit ⁶ XTORFLD-KNC-WT =Knuckle Floodlight Kit, Summit White ⁶ XTORFLD-TRN-WT =Trunnion Floodlight Kit, Summit White ⁶ EWP/XTOR =Escutcheon Wall Plate, Carbon Bronze EWP/XTOR-WT =Escutcheon Wall Plate, Summit White

NOTES:

1. DesignLights Consortium® Qualified and classified for both DLC Standard and DLC Premium, refer to www.designlights.org for details.
2. Photocontrols are factory installed.
3. Order PC2 for 347V models.
4. Thru-branch wiring not available with HA option or with 347V. XTOR3B not available with HA and 347V or 120V combination.
5. Wire guard for wall/surface mount. Not for use with floodlight kit accessory.
6. Floodlight kit accessory supplied with knuckle (KNC) or trunnion (TRN) base, small and large top visors and small and large impact shields.

STOCK ORDERING INFORMATION

12W Series	18W Series	26W Series	38W Series
XTOR1B =12W, 5000K, Carbon Bronze	XTOR2B =18W, 5000K, Carbon Bronze	XTOR3B =26W, 5000K, Carbon Bronze	XTOR4B =38W, 5000K, Carbon Bronze
XTOR1B-WT =12W, 5000K, Summit White	XTOR2B-W =18W, 4000K, Carbon Bronze	XTOR3B-W =26W, 4000K, Carbon Bronze	XTOR4B-W =38W, 4000K, Carbon Bronze
XTOR1B-PC1 =12W, 5000K, 120V PC, Carbon Bronze	XTOR2B-WT =18W, 5000K, Summit White	XTOR3B-WT =26W, 5000K, Summit White	XTOR4B-WT =38W, 5000K, Summit White
XTOR1B-W =12W, 4000K, Carbon Bronze	XTOR2B-PC1 =18W, 5000K, 120V PC, Carbon Bronze	XTOR3B-PC1 =26W, 5000K, 120V PC, Carbon Bronze	XTOR4B-PC1 =38W, 5000K, 120V PC, Carbon Bronze
	XTOR2B-W-PC1 =18W, 4000K, 120V PC, Carbon Bronze	XTOR3B-W-PC1 =26W, 4000K, 120V PC, Carbon Bronze	XTOR4B-W-PC1 =38W, 4000K, 120V PC, Carbon Bronze
	XTOR2B-347V =18W, 5000K, Carbon Bronze, 347V	XTOR3B-347V =26W, 5000K, Carbon Bronze, 347V	XTOR4B-347V =38W, 5000K, Carbon Bronze, 347V
	XTOR2B-WT-PC1 =18W, 5000K, 120V PC, Summit White	XTOR3B-PC2 =26W, 5000K, 208-277V PC, Carbon Bronze	

Project		Catalog #		Type	
Prepared by		Notes		Date	



HALO

SMD6 Series

6" Round and Square Surface Mount
Downlight
SMD6R & SMD6S

Typical Applications
Residential

Interactive Menu

- Order Information page 2
- Product Specifications page 4
- Photometric Data page 5
- Product Warranty

Product Certification



Refer to ENERGY STAR® Certified Products List.
Can be used to comply with California Title 24 High Efficacy requirements.
Certified to California Appliance Efficiency Database under JAB.

Product Features

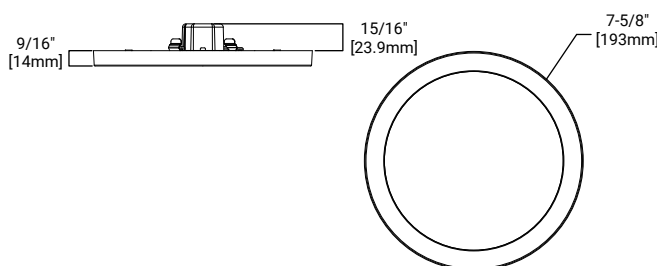


Top Product Features

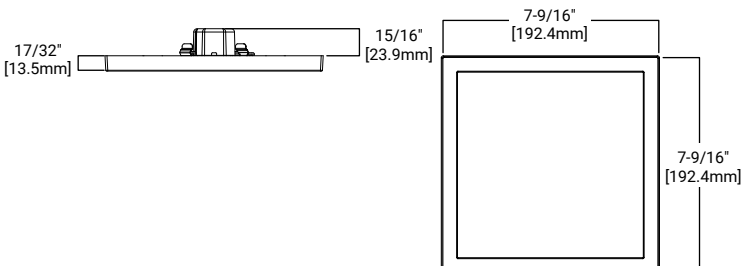
- Ultra-low profile surface luminaire with wide distribution
- Ceiling or wall mounting in compatible junction boxes
- 600 & 1200 lumen; 2700K, 3000K, 3500K, 4000K or 5000K field selectable CCT; 90 CRI
- 120V only and Universal Voltage 120V – 277V options
- Dimmable with 120V dimmers

Dimensional and Mounting Details

SMD6RXXXWH

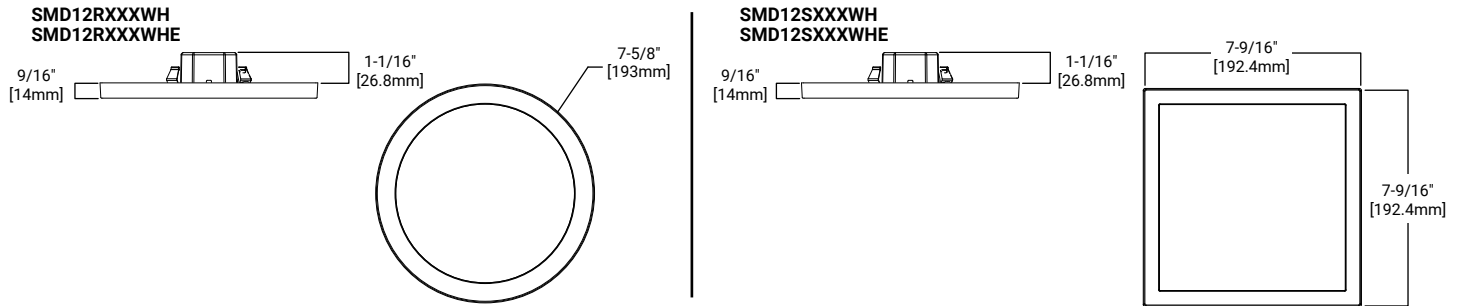


SMD6SXXXWH



additional product diagrams

Dimensional and Mounting Details Continued



Ordering Information

SAMPLE NUMBER: **SMD6R69SWH** = 6" Round Surface Mount Downlight, 600 lumen, 90CRI, Selectable CCT, White, 120V

Junction Box Installation: Order junction box separately, as supplied by others, to complete installation.

Recessed Installation: Order HALO recessed housing and SMD6ACCKIT separately to complete installation.

Models	Lumens	CRI/CCT	Finish	Voltage
Models	Lumens	CRI/CCT	Finish	Voltage
SMD6R = 6" Round Surface Mount Downlight SMD6S = 6" Square Surface Mount Downlight	6 = 600 lumen series (120V only) 12 = 1200 lumen series	9S = 90CRI, 2700K - 5000K Field Selectable CCT	WH = Matte White	Blank = 120V standard E = UNV Universal 120-277V ⁽¹⁾
Notes	Notes	Notes	Notes	Notes (1) UNV voltage configuration is offered only in the 1200 lumen series

Accessories

Accessories

Designer Trims

SMD6RTRMSN = 6" Round SMD Satin Nickel
SMD6RTRMTBZ = 6" Round SMD Tuscan Bronze
SMD6RTRMWH = 6" Round SMD White (paintable)
SMD6STRMSN = 6" Square SMD Satin Nickel
SMD6STRMTBZ = 6" Square SMD Tuscan Bronze
SMD6STRMWH = 6" Square SMD White (paintable)

T24HWKIT = Title 24 Cable harness kit used to convert incandescent and low voltage housings to LED

SMD6ACCKIT = SMD6 accessory kit includes friction clips, torsion springs and a Edison screwbase adapter for recessed housing installation.

Notes

Accessories

Designer Trims



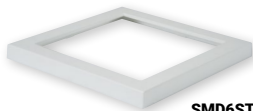
SMD6RTRMWH
round, white (paintable)



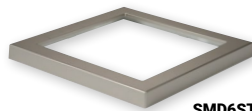
SMD6RTRMSN
round, satin nickel



SMD6RTRMTBZ
round, tuscan bronze



SMD6STRMWH
square, white (paintable)



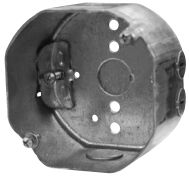
SMD6STRMSN
square, satin nickel



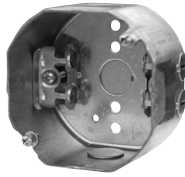
SMD6STRMTBZ
square, tuscan bronze

JUNCTION BOX COMPATIBILITY

***Note:** SMD 120-277V UNV configuration is only compatible with junction boxes that provide a minimum depth of 2-1/8". Junction boxes meeting these requirements listed below.



TP316*
for non-metallic cable
4" x 4" x 2-1/8"
(102mm x 102mm x 54mm)



TP317*
for metal clad cable
4" x 4" x 2-1/8"
(102mm x 102mm x 54mm)



4" octagon light fixture/fan steel box*
4" x 4" x 2-1/8"
(102mm x 102mm x 54mm)



4" octagon steel box
4" x 4" x 1-1/2"
(102mm x 102mm x 38mm)



4" square deep steel box*
4" x 4" x 2-1/8"
(102mm x 102mm x 54mm)



4" square standard steel box
4" x 4" x 1-1/2"
(102mm x 102mm x 38mm)



4" round new work non-metallic light fixture/fan box*
4" diameter x 2-3/16"
(102mm x 56mm)



3-1/2" round new work non-metallic ceiling box*
3-1/2" diameter x 2-3/4"
(89mm x 70mm)



3-1/2" round old work* non-metallic box
4-1/4" O.D. flange, 3-1/2" I.D. x 2-5/8"
(108mm O.D., 89mm I.D. x 67mm)



4" round surface mount box
4" diameter x 1-1/2"
(102mm x 38mm)
Requires SLD6RAD adapter



4" round new work non-metallic box with hanger bar assembly
4" diameter x 2-3/16" (102mm x 56mm)

*This is a representative list of compatible junction boxes only. Information contained in this literature about other manufacturers' products is from published information made available by the manufacturer and is deemed to be reliable, but has not been verified. Cooper Lighting Solutions makes no specific recommendation on product selection and there are no warranties of performance or compatibility implied. Installer must determine that site conditions are suitable to allow proper installation of the mounting bracket in the box.

Product Specifications

Housing

- Non-electrically conductive polycarbonate frame.
- High impact diffuse polystyrene lens provides shielding to the light guide with no pixilation
- Stamped aluminum housing provides thermal cooling achieving L70 at 50,000 hours in IC and non-IC applications

Gaskets

- Closed cell gasket achieves restrictive airflow and wet location requirements without additional caulking

Optics

- Precision acrylic light guide organizes source flux into wide distribution with 1.2 – 1.4 spacing criteria useful for general area illumination

LED

- Mid power LED array provide a uniform source with high efficiency and long life
- Available in 90 CRI minimum, R9 greater than 50 and color accuracy within 3 SDCM provide color accuracy and uniformity

Driver

SMD 120V

- Integral 120V 50/60Hz constant current driver provides noise free operation
- Continuous, flicker-free dimming from 100% to 5% with select leading or trailing edge 120V phase cut dimmers
- Dimming to 5% is best assured using dimmers with low end trim adjustment. Consult dimmer manufacturer for compatibility and conditions of use. (Note some dimmers require a neutral in the wallbox.)
- Inline electrical quick connect and E26 adapter (provided) provides mains connections

SMD 120-277V

- Integrated 120-277V 60Hz constant current driver provides noise free operation
- SMD Universal Voltage (120-277V) configurations are recommended for use with compatible 0-10V DC
- low voltage dimmers only

Mounting/Retention

- Adjustable spider plate allows for quick installation into both junction boxes and recessed housings
- Torsion springs and friction blades included

Electrical Junction Box Mounting

- The SMD may be used in compatible electrical junction boxes in direct contact with insulation including spray foam insulation
- Suitable for installation in many 3-1/2" and 4" square, octagon, and round electrical junction boxes
Note: SMD120-277V UNV is only compatible with junction boxes that provide minimum depth of 2-1/8"
- Installer must ensure compatibility of fit, wiring and proper mounting in the electrical junction box. This includes all applicable national and local electrical and building coded

Recessed Housing Mounting

Note: Use the SMDACCKIT which includes torsion springs and Edison base adapter. (SOLD SEPERATELY)

- May be installed in IC recessed housings in direct contact with insulation
Note: Not for use in recessed housing in direct contact with spray foam insulation. Refer to NEMA LSD 57-2013

Designer Skins (Sold Separately)

- SMD skins are accessory rings in both round and square. These skins attach to the SMD for a permanent finish. Refer to the SMD accessories specification sheet for details
 - Matte White (Paintable)
 - Satin Nickel
 - Tuscan Bronze

Compliance

- cULus Certified for use with Halo housings and for use with other's housings, , when used with SMDACCKIT (Sold Separately) see instruction sheet for conditions of acceptability
- Wet and Damp Location listed, airtight per ASTM-E283
- Suitable for use in closets, compliant with NFPA® 70, NEC® Section 410.16 (A)(3) and 410.16 (C)(5)
- EMI/RFI emissions per FCC 47CFR Part 15B
- Contains no mercury or lead and RoHS compliant.
- Photometric testing in accordance with IES LM-79-08
- Lumen maintenance projections in accordance with IES LM-80-08 and TM-21-11
- Can be used for State of California Title 24 high efficacy luminaire compliance, reference the California Energy Commission Title 20 Appliance Efficiency Database for current listings
- Can be used for International Energy Conservation Code (IECC) and high efficiency luminaire compliance
- ENERGY STAR® listed, reference database for current listings

Warranty

- Five year limited warranty, consult website for details. www.cooperlighting.com/legal

Energy Data

SMD6R6 / SMD6S6

	Round	Square
Lumens (5000K models)	777	800
Input Power	9 W	9 W
Input Current	0.08 A	0.08 A
Efficiency	86 lm/W	85 lm/W
Input Voltage	120V	
Frequency	60 Hz	
CRI	90 CRI	
Power Factor	0.98	
T Ambient	-30 - +40°C	
Sound Rating	Class A	

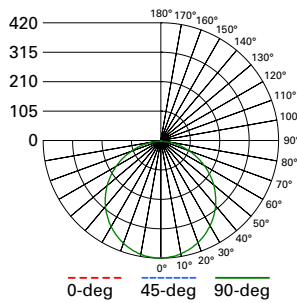
SMD6R12 / SMD6S12

	Round	Square
Lumens (5000K models)	1271	1345
Input Power	15	15
Input Current	0.13 A	0.13 A
Efficiency	85 lm/W	88 lm/W
Input Voltage	120V	
Frequency	60 Hz	
CRI	90 CRI	
Power Factor	0.99	
T Ambient	-30 - +40°C	
Sound Rating	Class A	

SMD6R12-E / SMD6S12-E

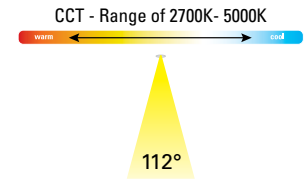
	Round	Square
Lumens (5000K models)	1357	1364
Input Power	14.5	14.5
Input Current	0.12 A – (120V)	0.12 A – (120V)
Efficiency	94 lm/W	94 lm/W
Input Voltage	120 - 277V	
Frequency	60 Hz	
CRI	90 CRI	
Power Factor	0.99	
T Ambient	-30 - +40°C	
Sound Rating	Class A	

Photometric Data



SMD6R129SWH - 3000K.IES
 Spacing criterion: (0-180) 1.26
 (90-270) 1.26
 (Diagonal) 1.38
 Beam Angle: 112°
 Lumens: 1221
 Input Watts: 14.9 W
 Efficacy: 82 LPW
 Test Report:
 SMD6R129SWH - 3000K.IES

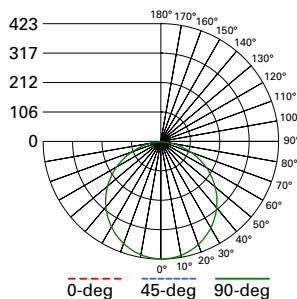
Zonal Lumen	Lumens	% Lumens
0-30	325	26.6
0-40	533	43.6
0-60	945	77.4
0-90	1215	99.5



SMD6R129SWH	CCT	Watts	Lumens	LPW	CRI
1200 Lumen 6" Round Selectable CCT	2700K	15.2	1135	74.7	92
	3000K	15.2	1156	76.1	93
	3500K	15.2	1178	77.5	94
	4000K	15.2	1198	78.8	95
	5000K	15.2	1226	80.7	93

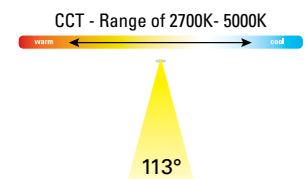
PRODUCT SPECIFICATIONS

Lumens	1156
Watts	15.2
Lumens Per Watt (Efficacy)	76.1
Color Accuracy (CRI)	93
Light Color (CCT) <small>Correlated Color Temperature (CCT)</small>	3000K



SMD6S129SWH - 3000K.IES
 Spacing criterion: (0-180) 1.26
 (90-270) 1.26
 (Diagonal) 1.40
 Beam Angle: 113°
 Lumens: 1241
 Input Watts: 14.9 W
 Efficacy: 83 LPW
 Test Report:
 SMD6S129SWH - 3000K.IES

Zonal Lumen	Lumens	% Lumens
0-30	329	26.5
0-40	539	43.5
0-60	960	77.3
0-90	1237	99.6



SMD6S129SWH	CCT	Watts	Lumens	LPW	CRI
1200 Lumen 6" Square Selectable CCT	2700K	15.5	1153	74.4	92
	3000K	15.5	1177	75.9	93
	3500K	15.5	1206	77.8	95
	4000K	15.5	1224	79.0	95
	5000K	15.4	1256	81.6	93

PRODUCT SPECIFICATIONS

Lumens	1177
Watts	15.5
Lumens Per Watt (Efficacy)	75.9
Color Accuracy (CRI)	93
Light Color (CCT) <small>Correlated Color Temperature (CCT)</small>	3000K

Project		Catalog #		Type	
Prepared by		Notes		Date	



McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Typical Applications

Outdoor • Parking Lots • Walkways • Roadways • Building Areas

Interactive Menu

- Ordering Information [page 2](#)
- Mounting Details [page 3](#)
- Optical Distributions [page 4](#)
- Product Specifications [page 4](#)
- Energy and Performance Data [page 4](#)
- Control Options [page 9](#)

Product Certifications



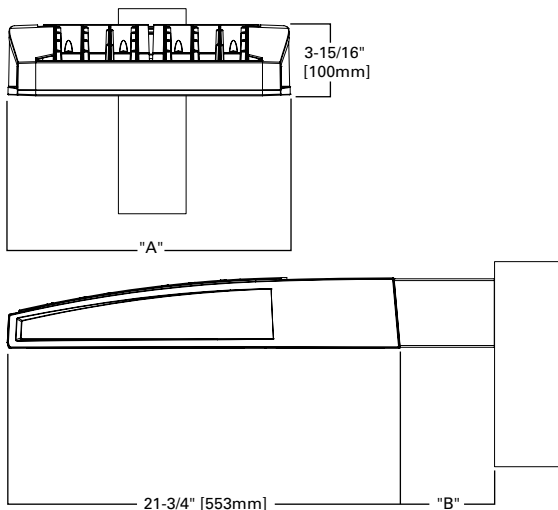
Product Features



Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 lumens per watt

Dimensional Details



Number of Light Squares	"A" Width	"B" Standard Arm Length	"B" Extended Arm Length ¹	"B" Quick Mount Arm Length	"B" Quick Mount Extended Arm Length
1-4	15-1/2"	7"	10"	10-5/8"	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	--
9-10	33-3/4"	7"	16"	--	--


NOTES:
For arm selection requirements and additional line art, see Mounting Details section.

Ordering Information

SAMPLE NUMBER: GLEON-SA4C-740-U-T4FT-GM

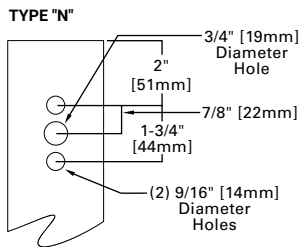
Product Family ^{1,2}	Light Engine		Color Temperature	Voltage	Distribution	Mounting	Finish
	Configuration	Drive Current					
GLEON=Galleon	SA1=1 Square SA2=2 Squares SA3=3 Squares SA4=4 Squares SA5=5 Squares⁴ SA6=6 Squares SA7=7 Squares³ SA8=8 Squares³ SA9=9 Squares⁶ SA0=10 Squares⁶	A=600mA B=800mA C=1000mA D=1200mA¹⁶	722=70CRI, 2200K 727=70CRI, 2700K 730=70CRI, 3000K 735=70CRI, 3500K 740=70CRI, 4000K 750=70CRI, 5000K 760=70CRI, 6000K 827=80CRI, 2700K 830=80CRI, 3000K AMB=Amber, 590nm^{14,16}	U=120-277V 1=120V 2=208V 3=240V 4=277V 8=480V ^{7,8} 9=347V ⁷	T2=Type II T2R=Type II Roadway T3=Type III T3R=Type III Roadway T4FT=Type IV Forward Throw T4W=Type IV Wide 5NQ=Type V Narrow 5MQ=Type V Square Medium 5WQ=Type V Square Wide SL2=Type II w/Spill Control SL3=Type III w/Spill Control SL4=Type IV w/Spill Control SLL=90° Spill Light Eliminator Left SLR=90° Spill Light Eliminator Right RW=Rectangular Wide Type I AFL=Automotive Frontline	[Blank]=Arm for Round or Square Pole EA=Extended Arm⁹ MA=Mast Arm Adapter¹⁰ WM=Wall Mount QM=Quick Mount Arm (Standard Length)¹¹ QMEA=Quick Mount Arm (Extended Length)¹²	AP=Grey BZ=Bronze BK=Black DP=Dark Platinum GM=Graphite Metallic WH=White
Options (Add as Suffix)		Controls and Systems Options (Add as Suffix)			Accessories (Order Separately)		
DIM=External 0-10V Dimming Leads^{19,20} F=Single Fuse (120, 277 or 347V Specify Voltage) FF=Double Fuse (208, 240 or 480V Specify Voltage) 20K=20kV UL 1449 fused surge protective device 2L=Two Circuits^{17,18} HA=50°C High Ambient HSS=Installed House Side Shield²⁴ GRSBK=Glare Reducing Shield, Black²³ GRSWH=Glare Reducing Shield, White²³ LCP=Light Square Trim Painted to Match Housing²⁷ MT=Installed Mesh Top TH=Tool-less Door Hardware CC=Coastal Construction finish³ L90=Optics Rotated 90° Left R90=Optics Rotated 90° Right CE=CE Marking²⁹ AHD145=After Hours Dim, 5 Hours²² AHD245=After Hours Dim, 6 Hours²² AHD255=After Hours Dim, 7 Hours²² AHD355=After Hours Dim, 8 Hours²² DALI=DALI Drivers		BPC=Button Type Photocontrol PR=NEMA 3-PIN Photocontrol Receptacle PR7=NEMA 7-PIN Photocontrol Receptacle²¹ MS-L08=Motion Sensor for ON/OFF Operation, Maximum 8' Mounting Height²⁴ MS-L20=Motion Sensor for ON/OFF Operation, 9' - 20' Mounting Height²⁴ MS-L40W=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height²⁴ MS-L20W=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height^{24,25} MS-DIM-L20=Motion Sensor for Dimming Operation, 9' - 20' Mounting Height²⁴ MS-DIM-L40W=Motion Sensor for Dimming Operation, 21' - 40' Mounting Height²⁴ ZW=WaveLinX Module and 4-PIN Receptacle ZD=WaveLinX Module with DALI driver and 4-PIN Receptacle SWPD4XX=WaveLinX Sensor Only, 7'-15'^{13,32,33} SWPD5XX=WaveLinX Sensor Only, 15'-40'^{13,32,33} WOBXX=WaveLinX Sensor with Bluetooth, 7'-15'^{13,32} WOFXX=WaveLinX Sensor with Bluetooth, 15'-40'^{13,32} LWR-LW=Enlightened Sensor, 8' - 16' Mounting Height²⁶ LWR-LN=Enlightened Sensor, 16' - 40' Mounting Height²⁶ DIM10-MS/DIM-L08=Synapse Occupancy Sensor (<8' Mounting)¹⁹ DIM10-MS/DIM-L20=Synapse Occupancy Sensor (9'-20' Mounting)¹⁹ DIM10-MS/DIM-L40=Synapse Occupancy Sensor (21'-40' Mounting)¹⁹			OA/RA1016=NEMA Photocontrol Multi-Tap - 105-285V OA/RA1027=NEMA Photocontrol - 480V OA/RA1201=NEMA Photocontrol - 347V OA/RA1013=Photocontrol Shorting Cap OA/RA1014=120V Photocontrol MA1252=10kV Surge Module Replacement MA1036-XX=Single Tenon Adapter for 2-3/8" O.D. Tenon MA1037-XX=2@180° Tenon Adapter for 2-3/8" O.D. Tenon MA1197-XX=3@120° Tenon Adapter for 2-3/8" O.D. Tenon MA1188-XX=4@90° Tenon Adapter for 2-3/8" O.D. Tenon MA1189-XX=2@90° Tenon Adapter for 2-3/8" O.D. Tenon MA1190-XX=3@90° Tenon Adapter for 2-3/8" O.D. Tenon MA1191-XX=2@120° Tenon Adapter for 2-3/8" O.D. Tenon MA1038-XX=Single Tenon Adapter for 3-1/2" O.D. Tenon MA1039-XX=2@180° Tenon Adapter for 3-1/2" O.D. Tenon MA1192-XX=3@120° Tenon Adapter for 3-1/2" O.D. Tenon MA1193-XX=4@90° Tenon Adapter for 3-1/2" O.D. Tenon MA1194-XX=2@90° Tenon Adapter for 3-1/2" O.D. Tenon MA1195-XX=3@90° Tenon Adapter for 3-1/2" O.D. Tenon FSIR-100=Wireless Configuration Tool for Occupancy Sensor²⁴ GLEON-MT1=Field Installed Mesh Top for 1-4 Light Squares GLEON-MT2=Field Installed Mesh Top for 5-6 Light Squares GLEON-MT3=Field Installed Mesh Top for 7-8 Light Squares GLEON-MT4=Field Installed Mesh Top for 9-10 Light Squares GLEON-QM=Quick Mount Arm Kit¹¹ GLEON-QMEA=Quick Mount Extended Arm Kit¹² LS/HSS=Field Installed House Side Shield^{28,30} LS/GRSBK=Glare Reducing Shield, Black^{23,30} LS/GRSWH=Glare Reducing Shield, White^{23,30} LS/PFS=Perimeter Shield, Black¹⁵ WOLC-7P-10A=WaveLinX Outdoor Control Module^{19,31} SWPD4-XX=WaveLinX Wireless Sensor, 7'-15' Mounting Height^{13,19,32,33} SWPD5-XX=WaveLinX Wireless Sensor, 15'-40' Mounting Height^{13,19,32,33}		
NOTES: 1. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to our white paper WP513001EN for additional support information. 2. DesignLights Consortium [®] Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details. 3. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654. Not available with TH option. 4. Not compatible with MS/4-LXX or MS/1-LXX sensors. 5. Not compatible with extended quick mount arm (QMA) or extended quick mount arm (QMEA). 6. Not compatible with standard quick mount arm (QM) or extended quick mount arm (QMEA). 7. Requires the use of an internal step down transformer when combined with sensor options. Not available with sensor at 1200mA. Not available in combination with the HA high ambient and sensor options at 1A. 8. 480V must utilize Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems.) 9. May be required when two or more luminaires are oriented on a 90° or 120° drilling pattern. Refer to arm mounting requirement table. 10. Factory installed. 11. Maximum 8 light squares. 12. Maximum 6 light squares. 13. Requires ZW or ZD receptacle. 14. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option. 15. Set of 4 pcs. One set required per Light Square. 16. Not available with HA option. 17. 2L is not available with MS, MS/X or MS/DIM at 347V or 480V. 2L in SA2 through SA4 requires a larger housing, normally used for SA5 or SA6. Extended arm option may be required when mounting two or more fixtures per pole at 90° or 120°. Refer to arm mounting requirement table. 18. Not available with Enlightened wireless sensors. 19. Cannot be used with other control options. 20. Low voltage control lead brought out 18" outside fixture. 21. Not available if any "MS" sensor is selected. Motion sensor has an integral photocell. 22. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information. 23. Not for use with T4FT, T4W or SL4 optics. See IES files for details. 24. The FSIR-100 configuration tool is required to adjust parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative at Cooper Lighting Solutions for more information. 25. Replace X with number of Light Squares operating in low output mode. 26. Enlightened wireless sensors are factory installed only requiring network components LWP-EM-1, LWP-GW-1 and LWP-PoE8 in appropriate quantities. 27. Not available with house side shield (HSS). 28. Not for use with 5NQ, 5MQ, 5WQ or RW optics. A black trim plate is used when HSS is selected. 29. CE is not available with the LWR, MS, MS/X, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only. 30. One required for each Light Square. 31. Requires PR7. 32. Replace XX with sensor color (WH, BZ or BK.) 33. WAC Gateway required to enable field-configurable: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.							

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

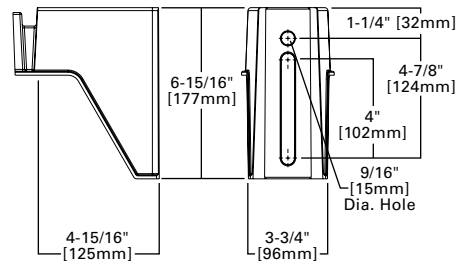
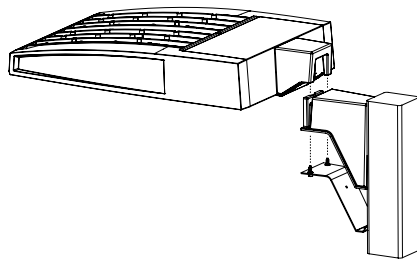
Product Family	Camera Type	Data Backhaul
L=LumenSafe Technology 	D=Standard Dome Camera H=Hi-Res Dome Camera Z=Remote PTZ Camera	C=Cellular, No SIM A=Cellular, AT&T V=Cellular, Verizon S=Cellular, Sprint R=Cellular, Rogers W=Wi-Fi Networking w/ Omni-Directional Antenna E=Ethernet Networking

Mounting Details

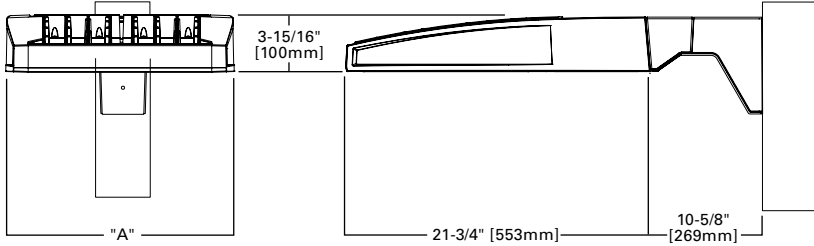
Standard Arm (Drilling Pattern)



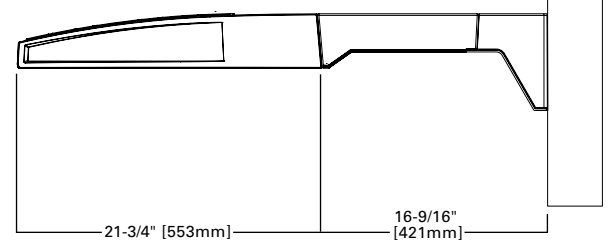
Quick Mount Arm (Includes fixture adapter)



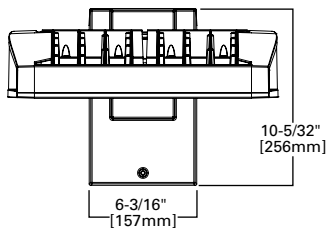
QM Quick Mount Arm (Standard)



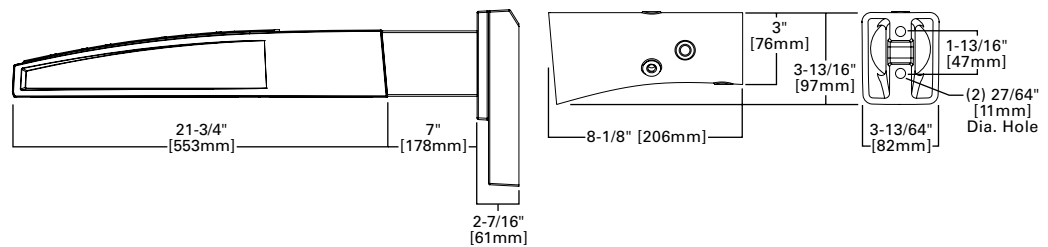
QMEA Quick Mount Arm (Extended)



Standard Wall Mount

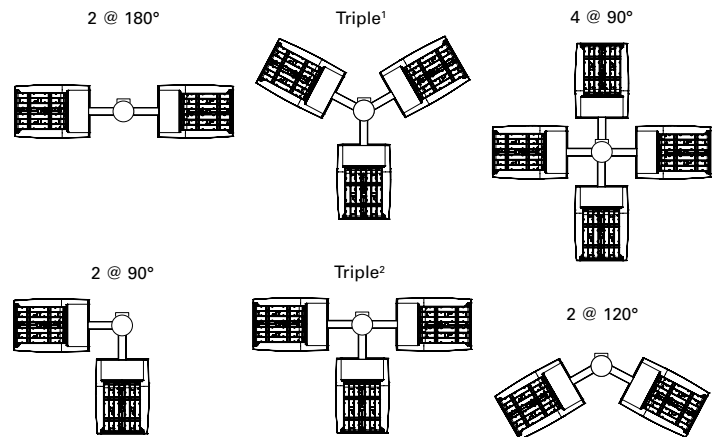


Mast Arm Mount



Arm Mounting Requirements

Number of Light Squares	Standard Arm @ 90° Apart	Standard Arm @ 120° Apart	Quick Mount Arm @ 90° Apart	Quick Mount Arm @ 120° Apart
1	Standard	Standard	QM Extended	Quick Mount
2	Standard	Standard	QM Extended	Quick Mount
3	Standard	Standard	QM Extended	Quick Mount
4	Standard	Standard	QM Extended	Quick Mount
5	Extended	Standard	QM Extended	Quick Mount
6	Extended	Standard	QM Extended	Quick Mount
7	Extended	Extended	--	Quick Mount
8	Extended	Extended	--	Quick Mount
9	Extended	Extended	--	--
10	Extended	Extended	--	--

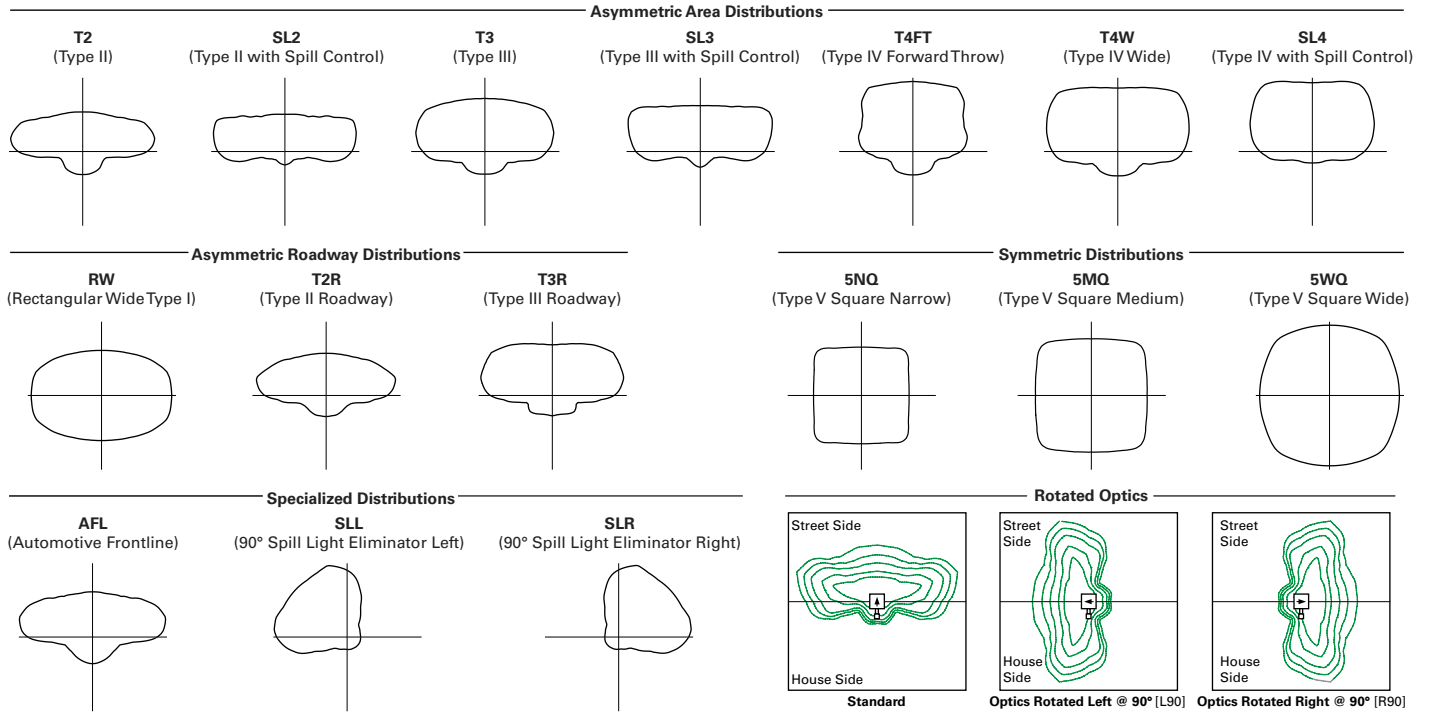


NOTES: 1 Round poles are 3 @ 120°. Square poles are 3 @ 90°. 2 Round poles are 3 @ 90°.

Fixture Weights and EPAs

Number of Light Squares	Weight with Standard and Extended Arm (lbs.)	EPA with Standard and Extended Arm (Sq. Ft.)	Weight with Quick Mount Arm (lbs.)	EPA with Quick Mount Arm (Sq. Ft.)	Weight with Quick Mount Extended Arm (lbs.)	EPA with Quick Mount Extended Arm (Sq. Ft.)
1-4	33	0.96	35	1.11	38	1.11
5-6	44	1.00	46	1.11	49	1.11
7-8	54	1.07	56	1.11	--	--
9-10	63	1.12	--	--	--	--

Optical Distributions



Product Specifications

Construction

- Extruded aluminum driver enclosure
- Heavy-wall, die-cast aluminum end caps
- Die-cast aluminum heat sinks
- Patent pending interlocking housing and heat sink

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 16 optical distributions
- 3 shielding options including HSS, GRS and PFS
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED drivers are mounted to removable tray

assembly for ease of maintenance

- Standard with 0-10V dimming
- Standard with Cooper Lighting Solutions proprietary circuit module designed to withstand 10kV of transient line surge
- Suitable for operation in -40°C to 40°C ambient environments. Optional 50°C high ambient (HA) configuration.

Mounting

- Standard extruded arm includes internal bolt guides and round pole adapter
- Extended arms (EA and QMEA) may be required in 90° or 120° pole mount configurations, see arm mounting requirements table

- Mast arm (MA) factory installed

- Wall mount (WM) option available
- Quick mount arm (QM and QMEA) includes pole adapter and factory installed fixture mount for fast installation to square or round poles

Finish

- Super housing durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

Warranty

- Five year warranty

Energy and Performance Data

Lumen Maintenance (TM-21)

Drive Current	Ambient Temperature	25,000 hours*	50,000 hours*	60,000 hours*	100,000 hours**	Theoretical L70 hours**
Up to 1A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.7%	98.3%	98.1%	97.4%	> 1.9M
	50°C	98.2%	97.2%	96.8%	95.2%	> 851,000
1.2A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.5%	97.9%	97.7%	96.7%	> 1.3M

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

* Supported by IES TM-21 standards

** Theoretical values represent estimations commonly used; however, refer to the IES position on LED Product Lifetime Prediction, IES PS-10-18, explaining proper use of IES TM-21 and LM-80.

[View GLEON IES files](#)

Nominal Power Lumens (1A)

Supplemental Performance Guide**

Number of Light Squares		1	2	3	4	5	6	7	8	9	10
Nominal Power (Watts)		59	113	166	225	279	333	391	445	501	558
Input Current @ 120V (A)		0.51	1.02	1.53	2.03	2.55	3.06	3.56	4.08	4.60	5.07
Input Current @ 208V (A)		0.29	0.56	0.82	1.11	1.37	1.64	1.93	2.19	2.46	2.75
Input Current @ 240V (A)		0.26	0.48	0.71	0.96	1.19	0.41	1.67	1.89	2.12	2.39
Input Current @ 277V (A)		0.23	0.42	0.61	0.83	1.03	1.23	1.45	1.65	1.84	2.09
Input Current @ 347V (A)		0.17	0.32	0.50	0.64	0.82	1.00	1.14	1.32	1.50	1.68
Input Current @ 480V (A)		0.14	0.24	0.37	0.48	0.61	0.75	0.91	0.99	1.12	1.28
Optics											
T2	4000K Lumens	7,267	14,201	21,190	28,000	34,692	41,515	49,096	55,627	62,053	68,703
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	123	126	128	124	124	125	126	125	124	123
T2R	4000K Lumens	7,715	15,077	22,497	29,725	36,829	44,073	52,122	59,056	65,876	72,937
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	131	133	136	132	132	132	133	133	131	131
T3	4000K Lumens	7,408	14,475	21,598	28,539	35,358	42,313	50,039	56,698	63,246	70,024
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	128	130	127	127	127	128	127	126	125
T3R	4000K Lumens	7,571	14,798	22,078	29,172	36,145	43,253	51,153	57,959	64,653	71,581
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	128	131	133	130	130	130	131	130	129	128
T4FT	4000K Lumens	7,451	14,559	21,725	28,703	35,564	42,558	50,330	57,027	63,613	70,430
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	129	131	128	127	128	129	128	127	126
T4W	4000K Lumens	7,354	14,371	21,442	28,333	35,105	42,007	49,681	56,291	62,792	69,521
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	125	127	129	126	126	126	127	126	125	125
SL2	4000K Lumens	7,254	14,178	21,155	27,951	34,631	41,443	49,011	55,533	61,944	68,584
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	123	125	127	124	124	124	125	125	124	123
SL3	4000K Lumens	7,406	14,474	21,596	28,534	35,355	42,307	50,033	56,690	63,237	70,014
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	128	130	127	127	127	128	127	126	125
SL4	4000K Lumens	7,037	13,751	20,519	27,112	33,592	40,198	47,538	53,864	60,087	66,524
	BUG Rating	B1-U0-G3	B2-U0-G4	B2-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	119	122	124	120	120	121	122	121	120	119
5NQ	4000K Lumens	7,640	14,928	22,275	29,431	36,465	43,637	51,606	58,472	65,226	72,218
	BUG Rating	B3-U0-G1	B3-U0-G2	B4-U0-G2	B5-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4
	Lumens per Watt	129	132	134	131	131	131	132	131	130	129
5MQ	4000K Lumens	7,779	15,203	22,684	29,973	37,137	44,441	52,555	59,549	66,427	73,545
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	132	135	137	133	133	133	134	134	133	132
5WQ	4000K Lumens	7,800	15,243	22,744	30,052	37,236	44,560	52,697	59,708	66,603	73,742
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	132	135	137	134	133	134	135	134	133	132
SLL/SLR	4000K Lumens	6,510	12,719	18,977	25,075	31,067	37,176	43,967	49,817	55,569	61,525
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	110	113	114	111	111	112	112	112	111	110
RW	4000K Lumens	7,570	14,793	22,073	29,165	36,137	43,243	51,140	57,945	64,637	71,564
	BUG Rating	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5
	Lumens per Watt	128	131	133	130	130	130	131	130	129	128
AFL	4000K Lumens	7,598	14,847	22,154	29,272	36,267	43,400	51,326	58,156	64,872	71,824
	BUG Rating	B1-U0-G1	B2-U0-G2	B3-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B4-U0-G4	B4-U0-G4	B4-U0-G4	B4-U0-G4
	Lumens per Watt	129	131	133	130	130	130	131	131	129	129

* Nominal data for 70 CRI. ** For additional performance data, please reference the Galleon Supplemental Performance Guide.

Control Options

0-10V (DIM)

This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

Photocontrol (BPC, PR and PR7)

Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

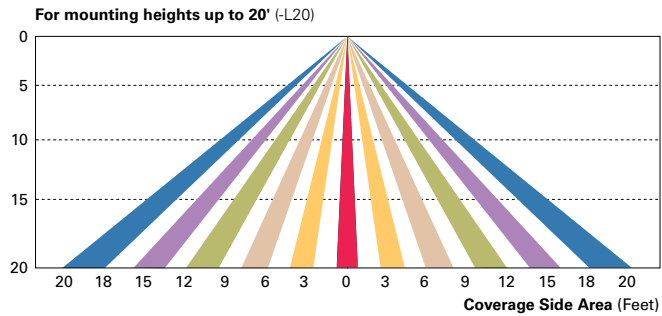
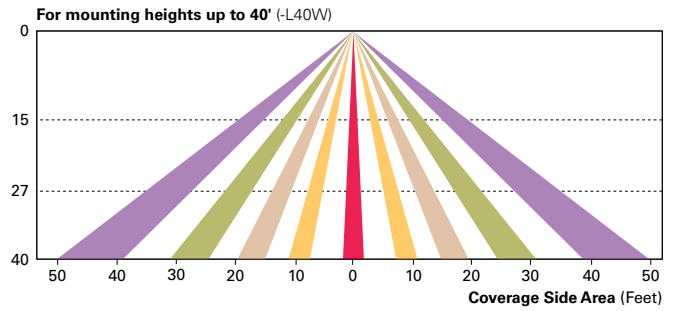
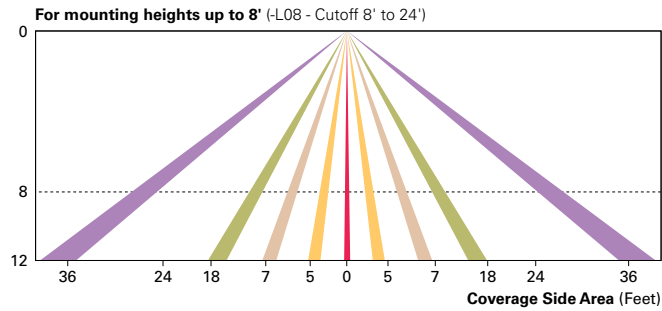
After Hours Dim (AHD)

This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

Dimming Occupancy Sensor (MS/DIM-LXX, MS/X-LXX and MS-LXX)

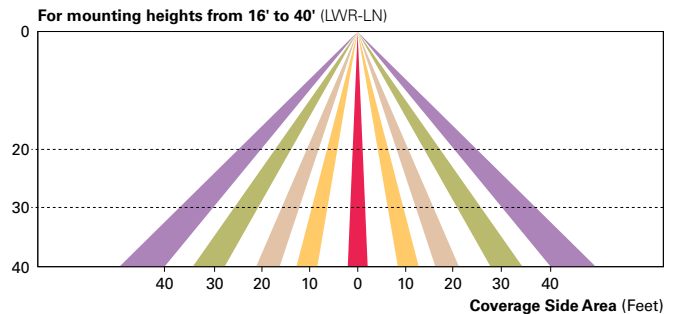
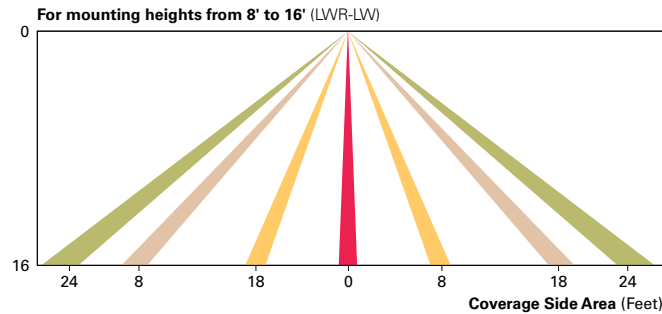
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage. pattern for mounting heights from 8'-40'.



Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN)

Enlighted is a connected lighting solution that combines a broad selection of energy-efficient LED luminaires with a powerful integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes and collects valuable data about building performance and use. Software applications turn the granular data into information through energy dashboards and specialized apps that make it simple and help optimize the use of building resources, beyond lighting.



WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A)

The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

LumenSafe Integrated Network Security Camera (LD)

Cooper Lighting Solutions brings ease of camera deployment to a whole new level. No additional wiring is needed beyond providing line power to the luminaire. A variety of networking options allows security integrators to design the optimal solution for active surveillance. As the ideal solution to meet the needs for active surveillance, the LumenSafe integrated network camera is a streamlined, outdoor-ready fixed dome that provides HDTV 1080p video. This IP camera is optimally designed for deployment in the video management system or security software platform of choice.

Synapse (DIM10)

SimplySNAP integrated wireless controls system by Synapse. Includes factory installed DIM10 Synapse control module and MS/DC motion sensor; requires additional Synapse system components for operation. Contact Synapse at www.synapsewireless.com for product support, warranty and terms and conditions.