

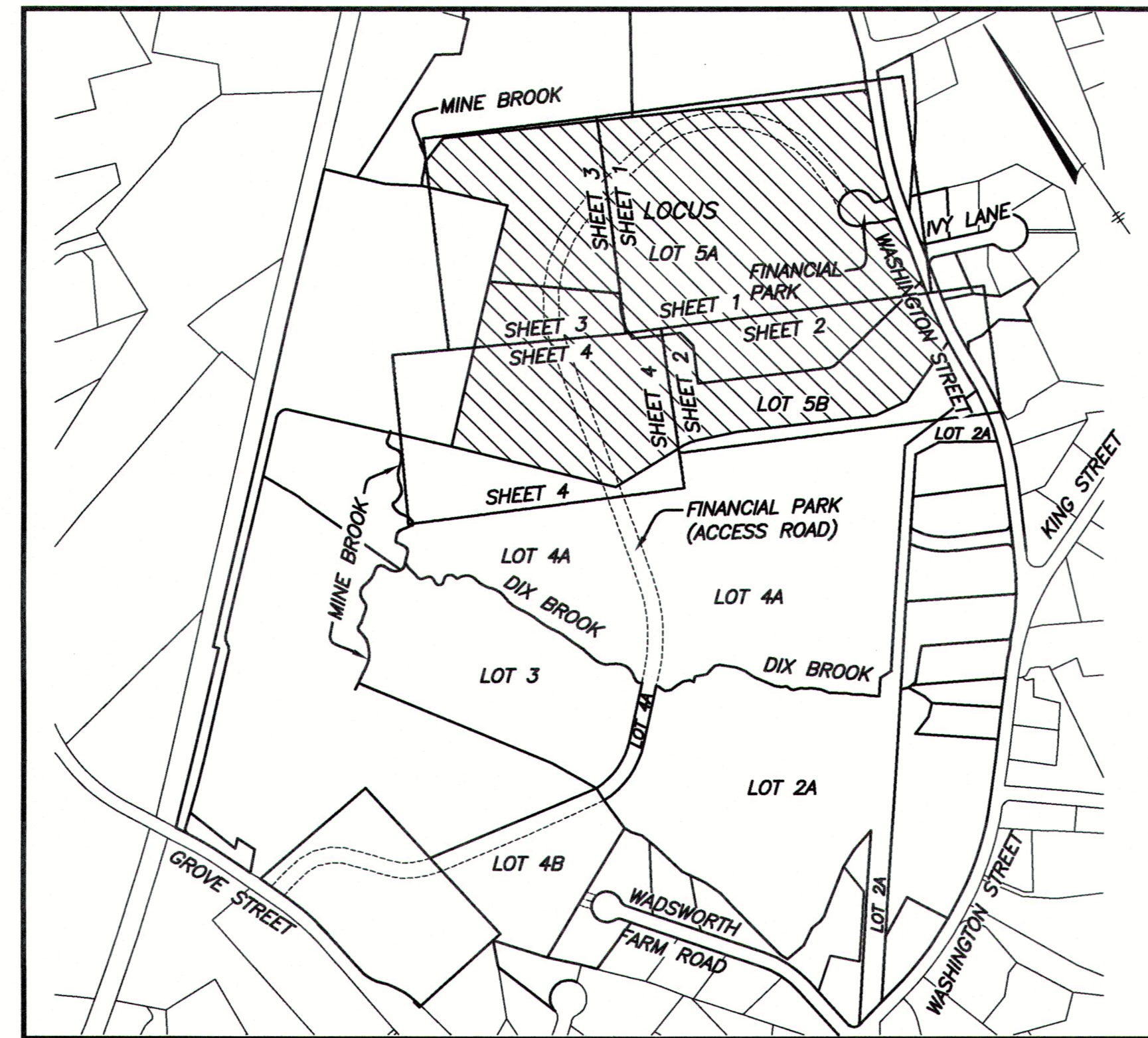
LEGEND

- E— ELECTRIC MANHOLE & UNDERGROUND ELECTRIC LINES
- FO— FIBER OPTIC LINES
- IR IRON ROD
- BIT. BITUMINOUS
- (C) CALCULATED
- CONC. CONCRETE
- (F) FOUND
- (R) RECORD
- ⊕ POST INDICATOR VALVE
- ⊕ CAMERA
- ⊕ DRY WELL
- ☆ LIGHT POLE
- BOLLARD
- SIGN
- DH DRILL HOLE
- DHCB DRILL HOLE IN CONCRETE BOUND
- DHSB DRILL HOLE IN STONE BOUND
- ⊕ CB CATCH BASIN
- ⊕ SMH SEWER MANHOLE
- W 6" WATER MANHOLE, WATER MAIN WITH SIZE, TEE, GATE VALVE & FIRE HYDRANT
- G 10" GAS MAIN WITH SIZE & GATE VALVE
- OHW— EXISTING UTILITY POLE WITH DESIGNATION OVERHEAD WIRES AND GUY POLE
- ⊕ AREA OF FLOOD ZONES (SEE NOTE 10)
- STONE WALL
- METAL GUARDRAIL
- EDGE OF PAVEMENT
- WIRE FENCE
- EDGE OF GRAVEL ROAD
- T/C TELECOMMUNICATIONS EASEMENT
- 208.8 WFA2 LIMIT OF BORDERING VEGETATED WETLAND WITH FLAG NUMBER AND ELEVATION
- LIMIT OF 25-FOOT NO DISTURB WETLAND BUFFER ZONE
- LIMIT OF 50-FOOT NO BUILD ZONE WETLAND BUFFER ZONE
- LIMIT OF 100-FOOT WETLAND BUFFER ZONE
- S SEWERLINE & MANHOLE
- D DRAINLINE WITH CATCHBASIN, MANHOLE & ROUND CATCHBASIN
- LIMIT OF 100-YEAR FLOOD PLAIN (SEE NOTE 10 & 11)
- LIMIT OF FEMA FLOOD WAY (SEE NOTE 10)
- LIMIT OF 100-FOOT INNER RIPARIAN ZONE
- LIMIT OF 200-FOOT OUTER RIPARIAN ZONE

LIMITED/COMPLIED EXISTING CONDITIONS PLAN

FOR 100 & 200 FINANCIAL PARK FRANKLIN, MA OCTOBER 24, 2022

REV. MAY 5, 2023



LOCUS MAP
1"=500'

NOTES:

- 1) PROJECT SOURCE BENCHMARK IS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988
- 2) THE PURPOSE OF THIS PLAN IS TO FACILITATE CONCEPT DESIGN ONLY. IT COMPILES INFORMATION FROM THE FOLLOWING SOURCES:
 - A: TOPOGRAPHY AND WETLANDS (SERIES F&G) NEAR WASHINGTON STREET FROM 2016 ANRAD BY THIS OFFICE.
 - B: REMAINDER OF WETLANDS FROM 2019 WETLANDS PLAN OF LOT 5 BY THIS OFFICE.
 - C: 2020 SITE "AS-BUILT" BY THIS OFFICE OF LOT 4A (TO THE SOUTH) WHICH INCLUDES PARKING EASEMENT ON LOT 5A AND ACCESS EASEMENT TO FINANCIAL PARK CUL-DE-SAC.
 - D: UTILITY LOCATIONS FROM 2021 ALTA PLAN FOR LOT 5A AND LOT 5B.
 - E: PORTIONS OF CONTOURS FROM NOAA 2011 LIDAR.
 - F: GPS FILL IN CONTOURS IN AREA SOUTH OF SMALL WAREHOUSE.
- 3) UNDERGROUND UTILITIES SHOWN HEREON ARE FROM A DECEMBER 15, 2021 ALTA BY THIS OFFICE (AND HAVE NOT BEEN UPDATED). THEY WERE COMPILED FROM FIELD LOCATIONS OF STRUCTURES, CONTRACTOR PAINT MARKS, AND AVAILABLE RECORD INFORMATION ON FILE AT THE TOWN ENGINEERING OFFICES, TOWN D.P.W., MASS HIGHWAY DEPT. AND UTILITY COMPANIES. OTHER UNDERGROUND UTILITIES MAY EXIST. IT SHALL BE THE RESPONSIBILITY OF THE DESIGN ENGINEER AND THE CONTRACTOR TO VERIFY THE LOCATION, SIZE & ELEVATION OF ALL UTILITIES WITHIN THE AREA OF ANY FUTURE PROPOSED WORK AND TO CONTACT "DIG-SAFE" AT 1-888-344-7233 AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION, DEMOLITION OR CONSTRUCTION.
- 4) THE LOCATION OF UNDERGROUND STORAGE TANKS, IF ANY, ARE UNKNOWN.
- 5) THIS PLAN IS A COMPILATION OF SEVERAL TOPOGRAPHIC SURVEYS PREPARED AT VARIOUS SCALES, AS SUCH, SCALES OF SOME SYMBOLS ARE NOT CONSISTENT.
- 6) ELECTRIC EASEMENT CROSSING LOCUS IS DEPICTED APPROXIMATELY PER 2-19-15 ALTA PLAN PREPARED FOR CRE MANAGEMENT, LLC. AND PLAN BOOK 56, PLAN #2653.
- 7) INTENTIONALLY OMITTED
- 8) A TWO LOT DEFINITIVE SUBDIVISION PLAN WAS APPROVED FOR PREVIOUS OWNERS BUT NOT REFERENCED ON THE CURRENT DEED. THE COVER SHEET (ONLY) WAS RECORDED IN PLAN BOOK 428, PLAN 163 OF 1995 AT THE NORFOLK COUNTY REGISTRY OF DEEDS. THE LOTTING SHEETS, NOT RECORDED, ARE ON FILE AT THE FRANKLIN PLANNING BOARD. THE LOCATION OF THE "FINANCIAL PARK" CUL-DE-SAC IS SHOWN FROM SAID PLANS.
- 9) LOCATION OF IRRIGATION SYSTEM COMPONENTS NOT INCLUDED IN THIS SURVEY.
- 10) FEMA FLOOD ZONE LINES FOR "ZONE X-SHADED" ARE SHOWN APPROXIMATELY FROM MASS GIS.
- 11) THE 100 YEAR FLOOD PLAIN (FLOOD ZONE AE) WAS FIELD LOCATED ON LOT 4A AND PARTIALLY ONTO THE SOUTHERLY PORTION OF LOT 5 ON AUGUST 19, 2019. THE FLOOD ZONE LINE IS SHOWN PER FIELD LOCATION BETWEEN WETLAND FLAG J105 (SHEETS 4 & 5) AND MEAN ANNUAL HIGH WATER FLAG 215. ALL OTHER PORTIONS OF FLOOD ZONE AE LINES ARE SHOWN APPROXIMATELY PER INTERPOLATION OF THE NOAA LIDAR CONTOURS THAT ARE PART OF THIS COMPILATION PLAN AND ARE NOT FIELD LOCATED.
- 12) MEAN ANNUAL HIGH WATER (MAHW) HAS BEEN FIELD DELINEATED AT THE NORTHWEST CORNER OF LOT 5A AND SEVERAL HUNDRED FEET SOUTH OF THERE. ON LOT 4A, ALONG MINE BROOK AND THE PORTION OF DIX BROOK THAT HAS NOT BEEN FIELD DELINEATED, MAHW HAS BEEN APPROXIMATED BASED ON DIGITIZED CENTERLINE OF SAID BROOKS AND MAHW WIDTHS FROM USGS STREAMSTATS BANKFULL STATISTICS.
- 13) BVW (BORDERING VEGETATED WETLANDS) HAS NOT BEEN FLAGGED WEST OF THE DETENTION POND ON ABUTTING LOT 4A, BETWEEN DIX BROOK AND ROUGH WF-JB5. THIS LINE WOULD NOT IMPACT THE 100' SETBACK LINE ON LOT 4A AS THE DETENTION POND BROADCASTS A 100' BUFFER FARTHER EAST AS DEPICTED.
- 14) OFF-SITE ACCESS EASEMENTS AND UTILITY EASEMENTS EXIST BUT ARE NOT SHOWN AS THEY ARE OUTSIDE THE SCOPE OF THIS SURVEY.
- 15) WATER LINE SHOWN HEREON FOR WELL PUMP IS COMPILED FROM A SKETCH SUPPLIED BY HIGHPOINT ENGINEERING AND IS SHOWN APPROXIMATE ONLY. A WELL PUMP EXISTS ON SITE BUT HAS NOT BEEN LOCATED AS OF THE DATE OF THIS PLAN.

SHEET INDEX:

COVER SHEET
LIMITED/COMPILED EXISTING.....EC-1 THRU EC-5
CONDITIONS PLANS

RECORD OWNERS:

ICBP IV HOLDINGS 34, LLC
C/O BERKELEY PARTERS
1 SANSOME STREET, SUITE 1500
SAN FRANCISCO, CALIFORNIA

ASSESSORS' PARCEL ID:

LOT 5A: 312-020-000-000
LOT 5B: 312-020-001-000
W/R/T EASEMENT OVER LOT 4A
LOT 4A: 321-060-000-000

REFERENCES:

DEED BOOK 36923, PAGE 217
PLAN BOOK 56, PLAN 2653 & 2654
PLAN BOOK 107, PAGE 253
PLAN BOOK 117, PAGES 388 & 389
PLAN BOOK 190, PAGE 1305
PLAN 262 OF 1977, PLAN BOOK 259
PLAN BOOK 281, PLAN 323 OF 1980
PLAN 322 OF 1980, PLAN BOOK 281
PLAN BOOK 665, PAGES 8 & 9
PLAN BOOK 672, PAGE 97 & 98
PLAN BOOK 675, PAGE 39
PLAN BOOK 676, PAGE 49
PLAN BOOK 678, PAGES 8 & 9
PLAN BOOK 701, PAGE 31
PLAN BOOK 281, PLAN 323 OF 1980

ZONING:

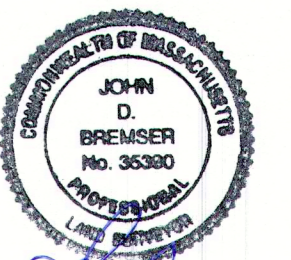
INDUSTRIAL

SURVEYOR

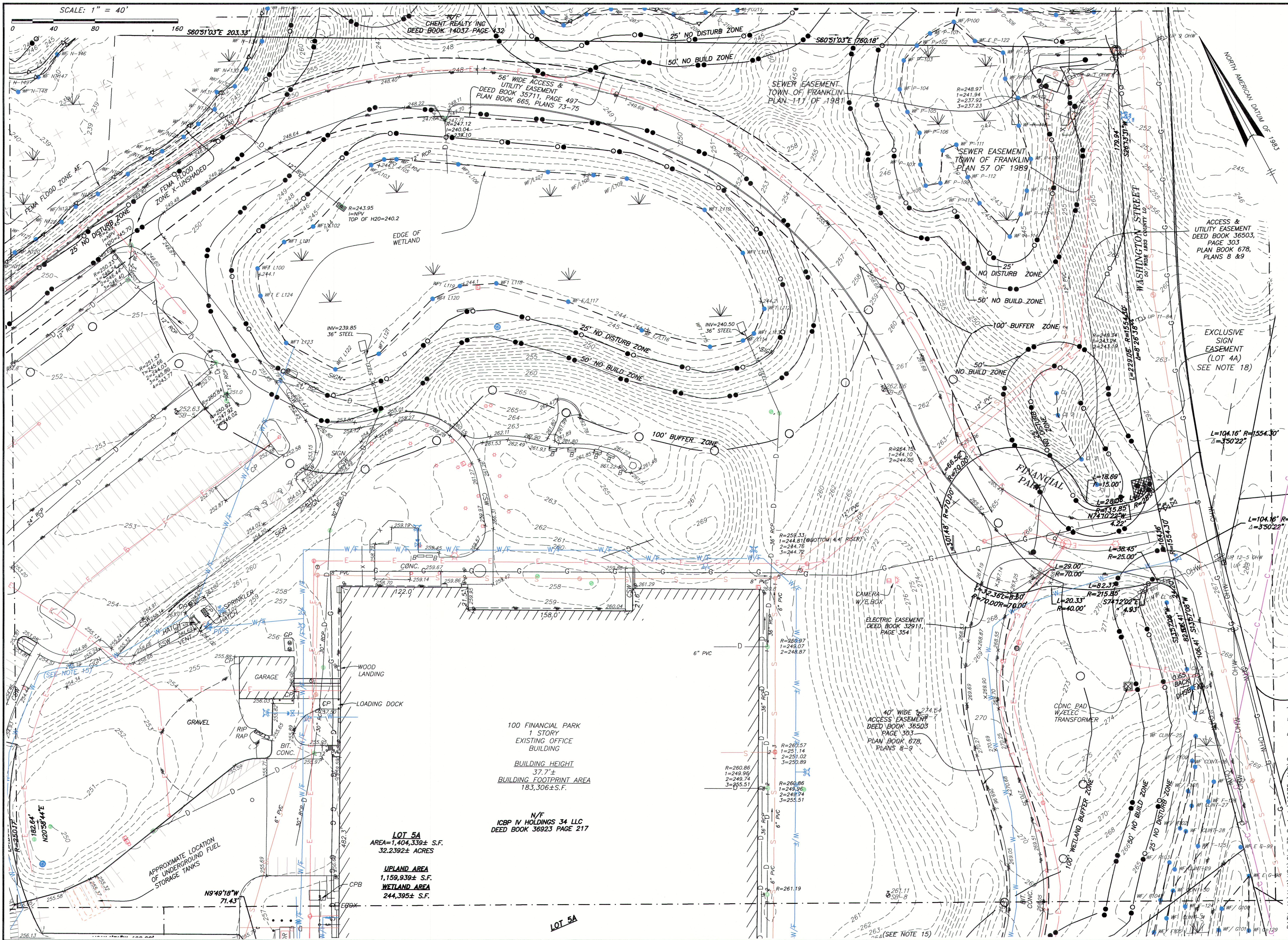
HANCOCK ASSOCIATES
315 ELM STREET
MARLBOROUGH, MA 01752
PHONE (508) 460-1111

CIVIL ENGINEER

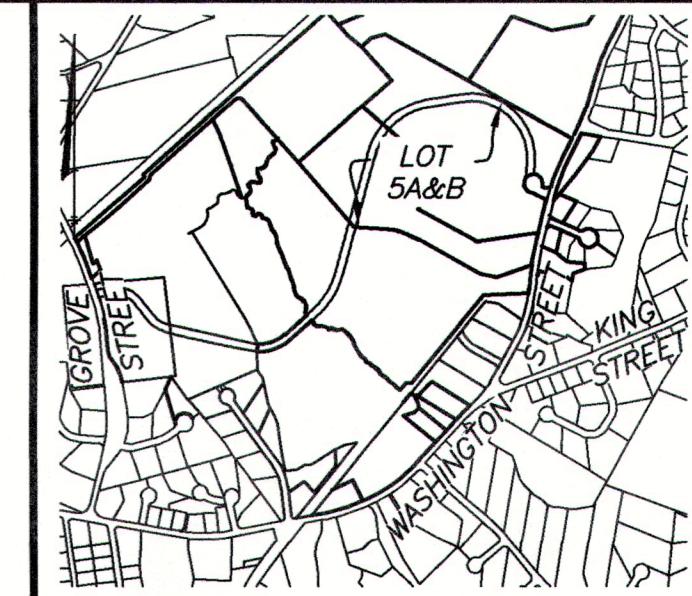
HIGHPOINT ENGINEERING, INC.
980 WASHINGTON STREET
DEDHAM, MA 02026
PHONE (781) 770-0973



John D. Bremsler
5-8-23



SCALE: 1" = 40'

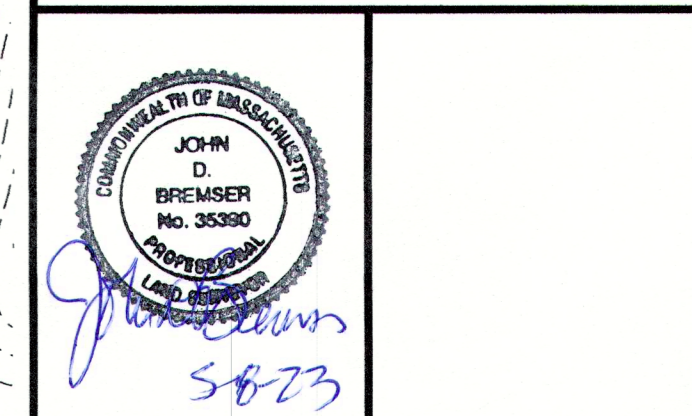


LOCUS MAP SCALE: 1" = 1500'

SITE ADDRESS
**#100 & #200
 FINANCIAL PARK**
 (F/K/A 431 WASHINGTON ST.)
 Franklin, Massachusetts

PREPARED FOR:
**BERKELEY PARTNERS
 GROUP, LLC**

**HANCOCK
 ASSOCIATES**
 Civil Engineers
 Land Surveyors
 Environmental
 Consultants
 315 Elm Street, Marlborough, MA 01752
 Voice (508) 460-1111, Fax (508) 460-1121
 www.hancockassociates.com



NO.	BY	APP	DATE	ISSUE/REVISION DESCRIPTION
10	CMC	JDB	5/5/23	ADD WATER LINE
9	CMC	JDB	4/17/23	GENERAL REVISIONS
8	CMC	JDB	4/4/23	GENERAL REVISIONS
7	CMC	JDB	3/17/23	GENERAL REVISIONS
6	CMC	JDB	3/6/23	REVISE NOTES 10-13, ADD 13; ADD MAHW FLAGS ON LOT 4A
5	CMC	JDB	2/3/23	REVISE FLOOD ZONE AREAS & ADD MAHW FLAG SERIES 100
4	CMC	JDB	1/24/23	GENERAL REVISIONS
1	CMC	JDB	11/2/22	GENERAL REVISIONS

DATE: 10/24/22 DRAWN BY: CMC
 SCALE: 1" = 40' CHECK BY: JDB

**LIMITED/COMPILED
 EXISTING CONDITIONS
 PLAN OF LAND
 IN
 FRANKLIN, MA**

PLOT DATE: May 05, 2023 3:44 pm
 DWG: 26609-LIM-EC-LOT-5AB-2023-04-26
 LAYOUT: EC-1
 SHEET: 2 OF 5
 PROJECT NO.: 22387

EC-1

**100 FINANCIAL PARK
 1 STORY
 EXISTING OFFICE
 BUILDING**
 BUILDING HEIGHT
 37.7 ±
 BUILDING FOOTPRINT AREA
 183,306 ± S.F.

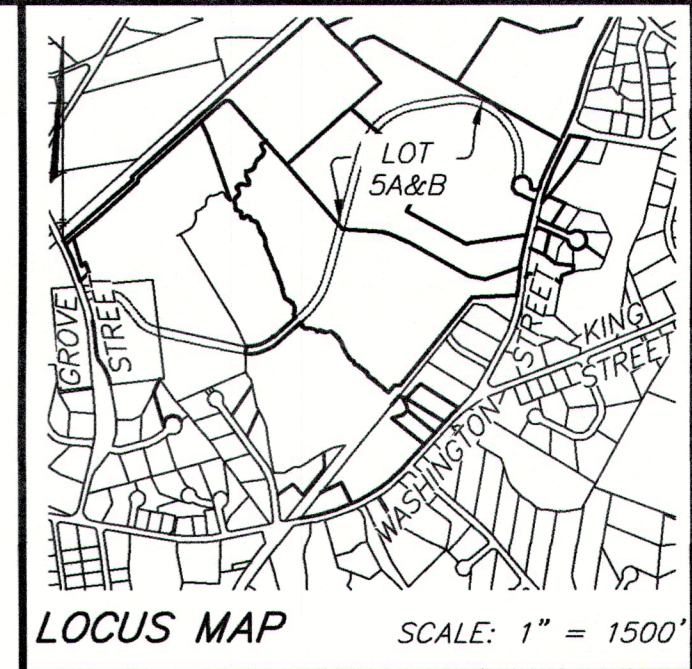
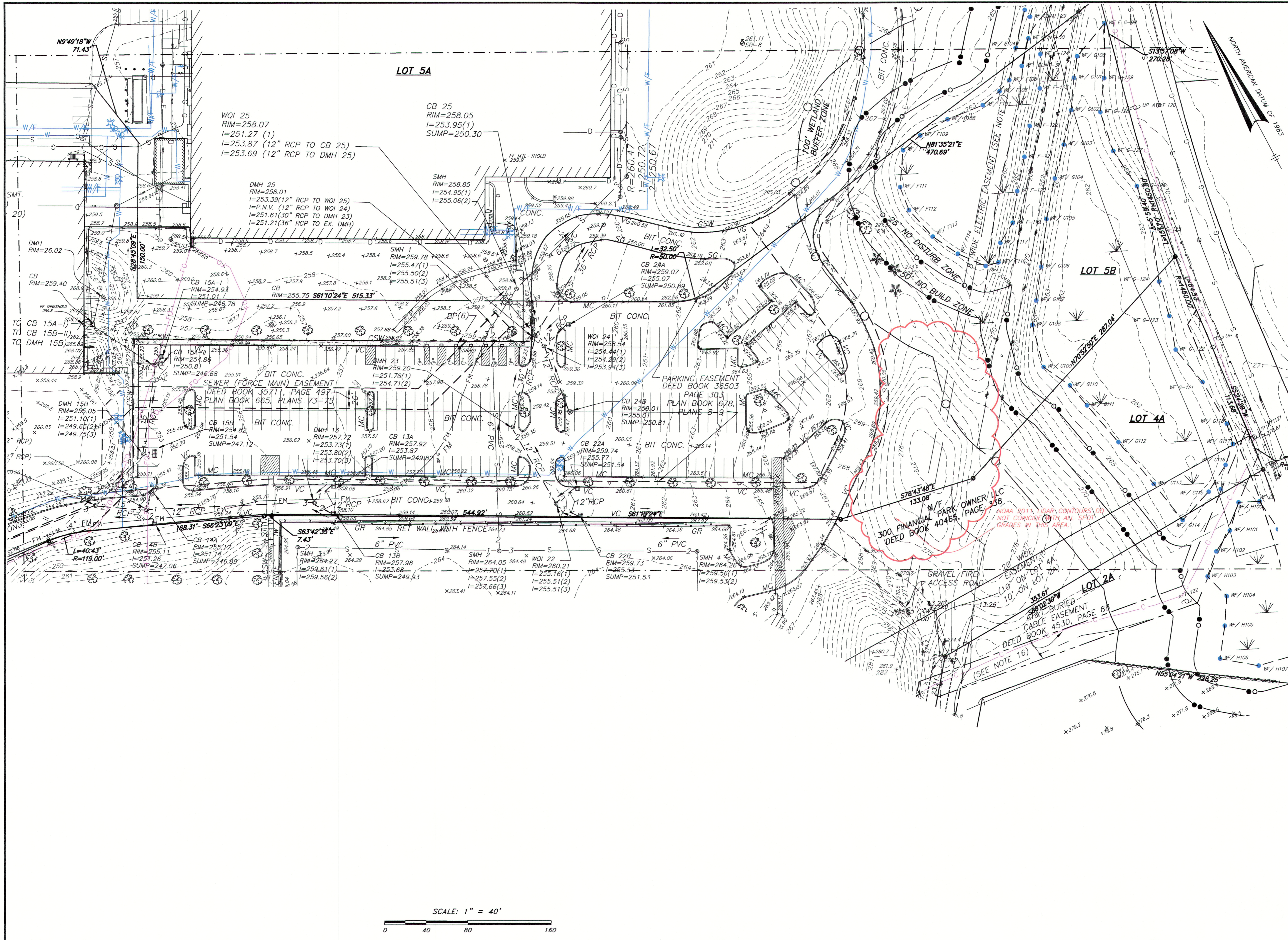
**LOT 5A
 AREA=1,404,339 ± S.F.
 32.2392 ± ACRES**

**UPLAND AREA
 1,159,939 ± S.F.
 WETLAND AREA
 244,395 ± S.F.**

**N/F
 ICBP IV HOLDINGS 34 LLC
 DEED BOOK 36923 PAGE 217**

APPROXIMATE LOCATION
 OF UNDERGROUND FUEL
 STORAGE TANKS

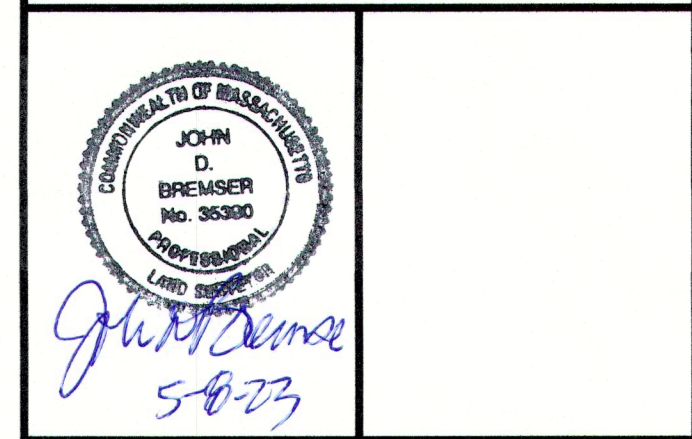
LOT 5A



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 Franklin, Massachusetts

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 GROUP, LLC

HANCOCK ASSOCIATES
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 www.hancockassociates.com



NO.	BY	APP	DATE	ISSUE/REVISION DESCRIPTION
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6	CMC	JDB	3/6/23	REVISE NOTES 10-13, ADD 13, ADD MAHW FLAGS ON LOT 4A
5	CMC	JDB	2/3/23	REVISE FLOOD ZONE AREAS & ADD MAHW FLAG SERIES 100
4	CMC	JDB	1/24/23	GENERAL REVISIONS
1	CMC	JDB	11/2/22	GENERAL REVISIONS

DATE: 10/24/22 DRAWN BY: CMC
 SCALE: 1" = 40' CHECK BY: JDB

**LIMITED/COMPILED
 EXISTING CONDITIONS
 PLAN OF LAND
 IN
 FRANKLIN, MA**

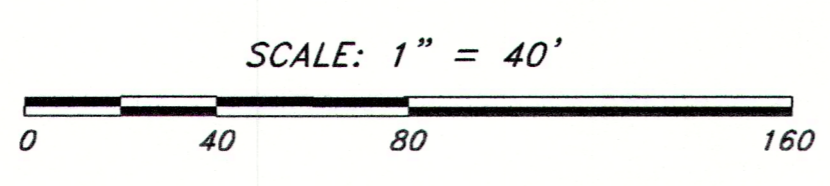
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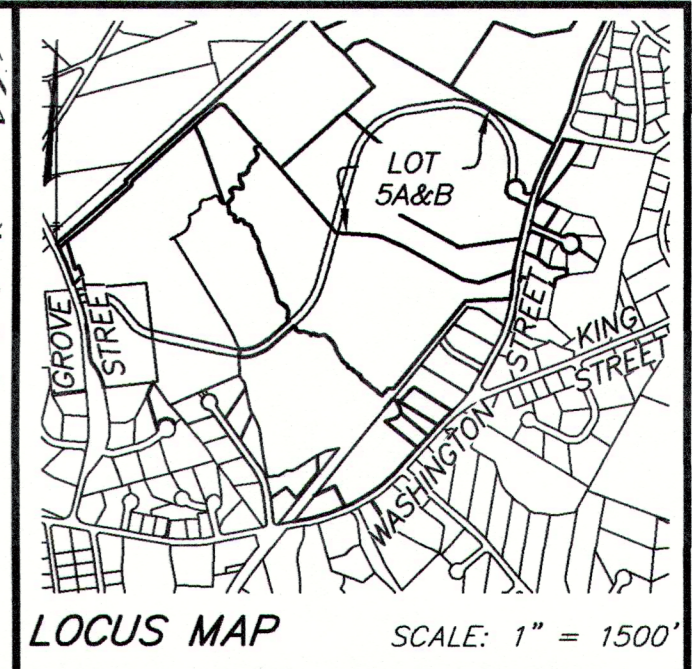
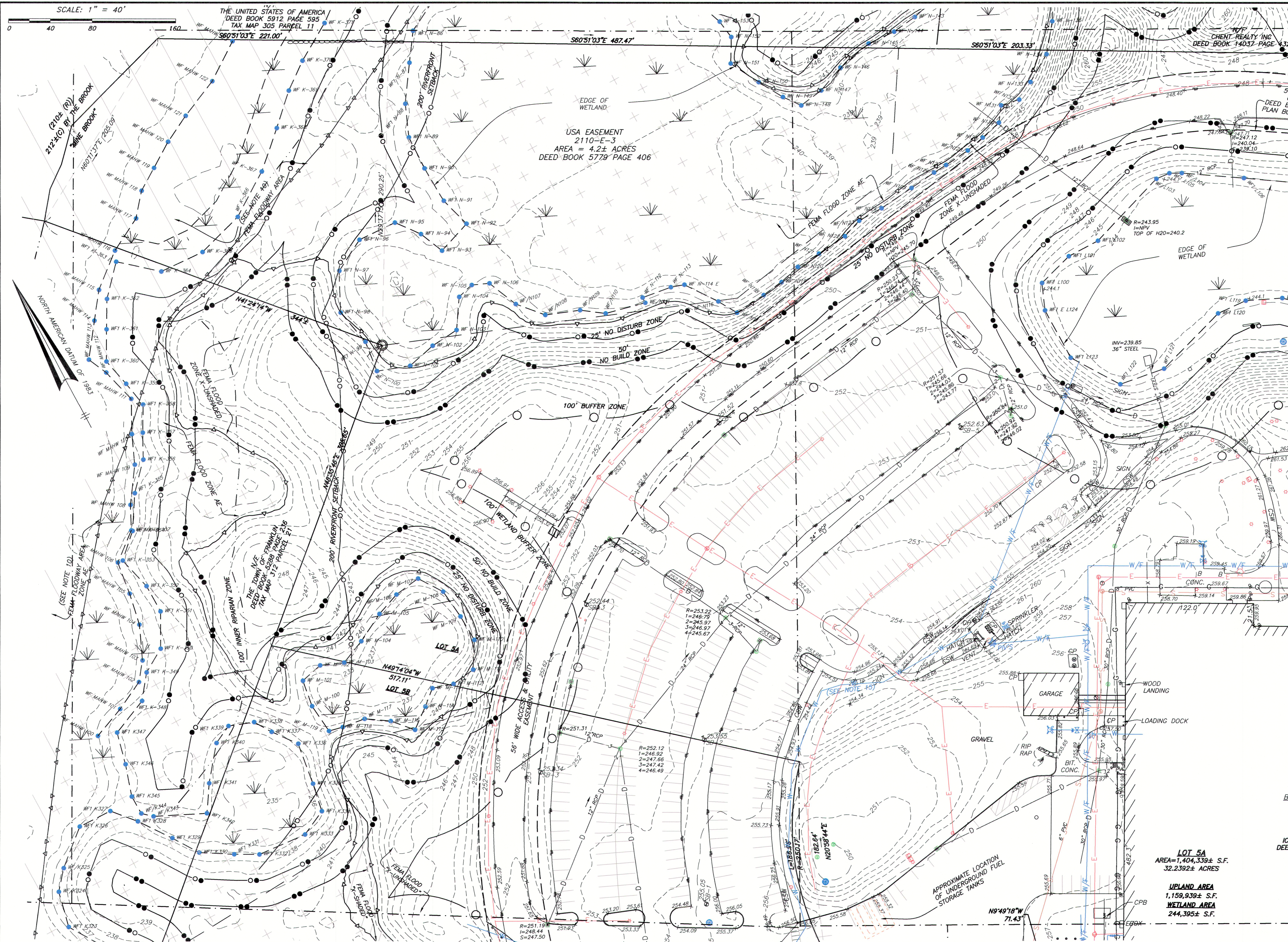
LAYOUT: EC-2

SHEET: 3 OF 5

PROJECT NO.: 26609



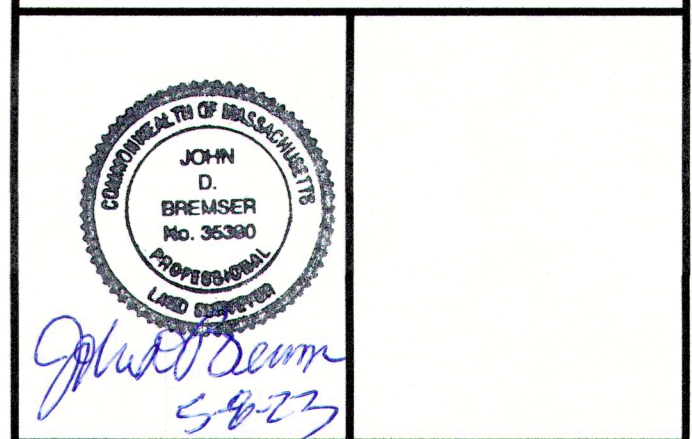
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FINANCIAL PARK
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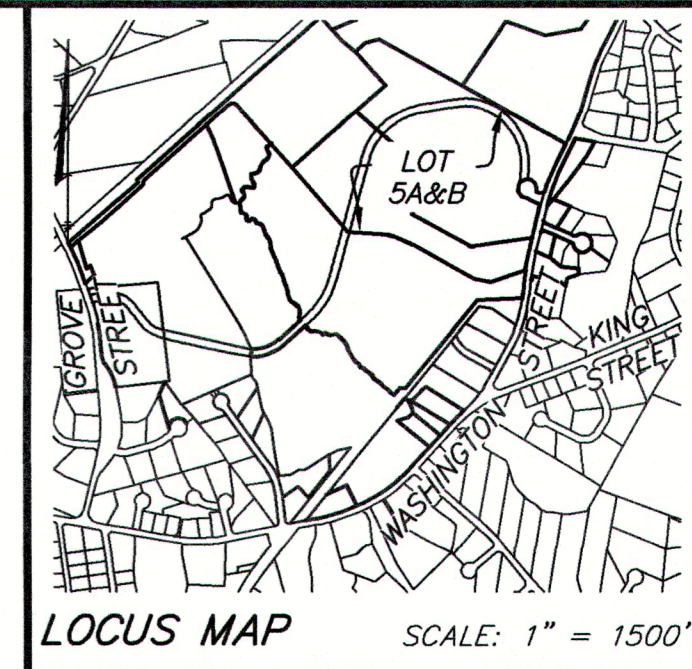
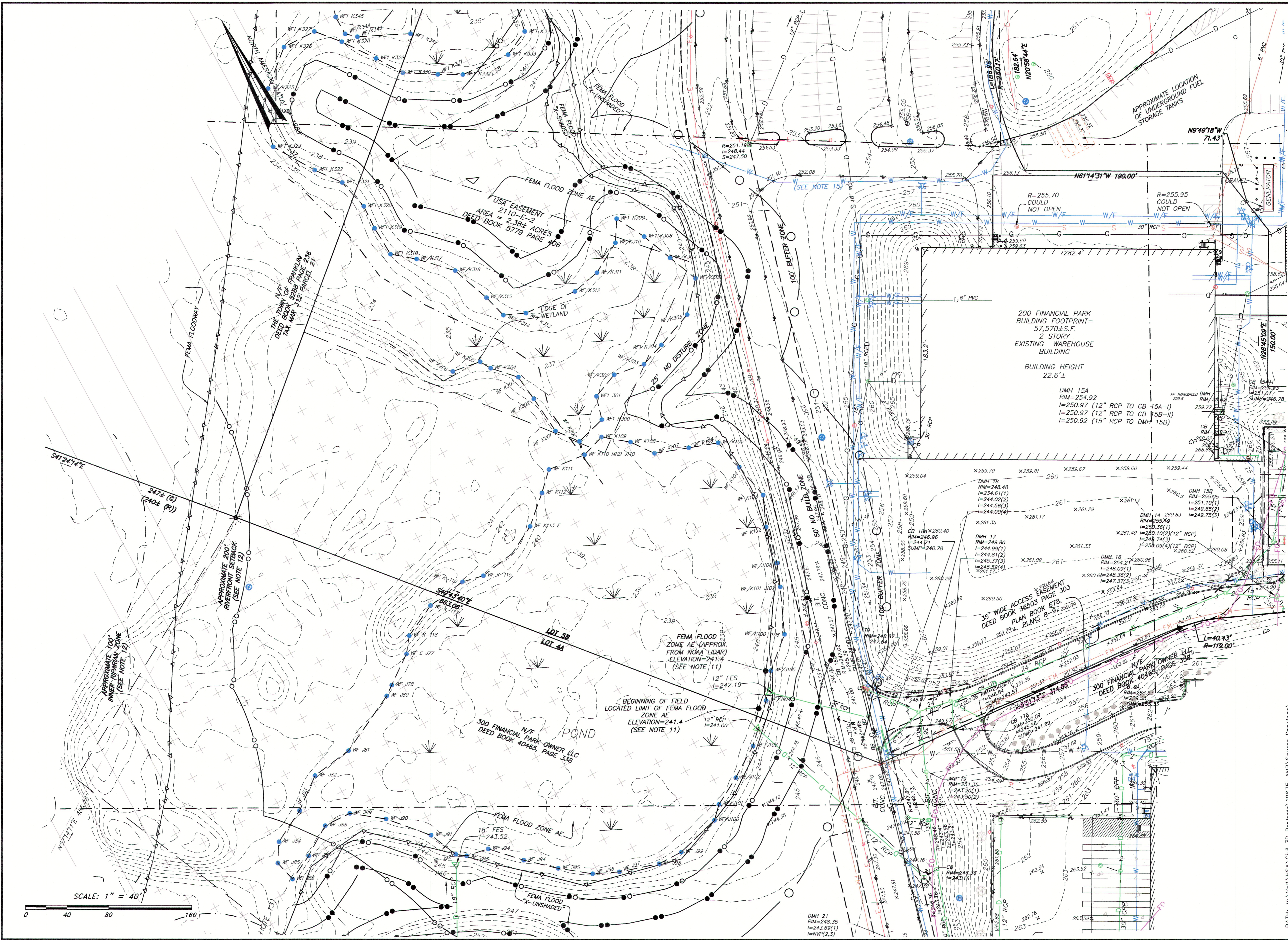
NO.	BY	APP	DATE	ISSUE/REVISION DESCRIPTION
10	C/MC	JDB	5/5/23	ADD WATER LINE
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1	C/MC	JDB	11/2/22	GENERAL REVISIONS

DATE: 10/24/22 DRAWN BY: C/MC
 SCALE: 1" = 40' CHECK BY: JDB

LIMITED/COMPILED
EXISTING CONDITIONS
PLAN OF LAND
IN
FRANKLIN, MA

PLOT DATE: May 05, 2023 3:42 pm
 DWC: 26609-LIM-EC-LOT-5AB-2023-04-26
 LAYOUT: EC-3
 SHEET: 4 OF 5
 PROJECT NO.: 26609

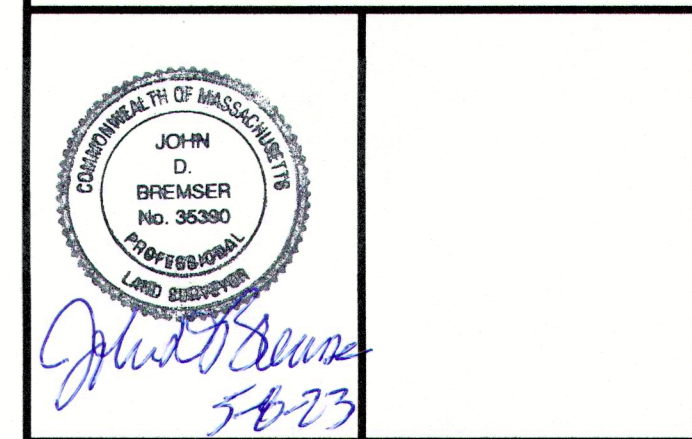
LOT 5A
 AREA=1,404,339± S.F.
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WETLAND AREA
 244,395± S.F.



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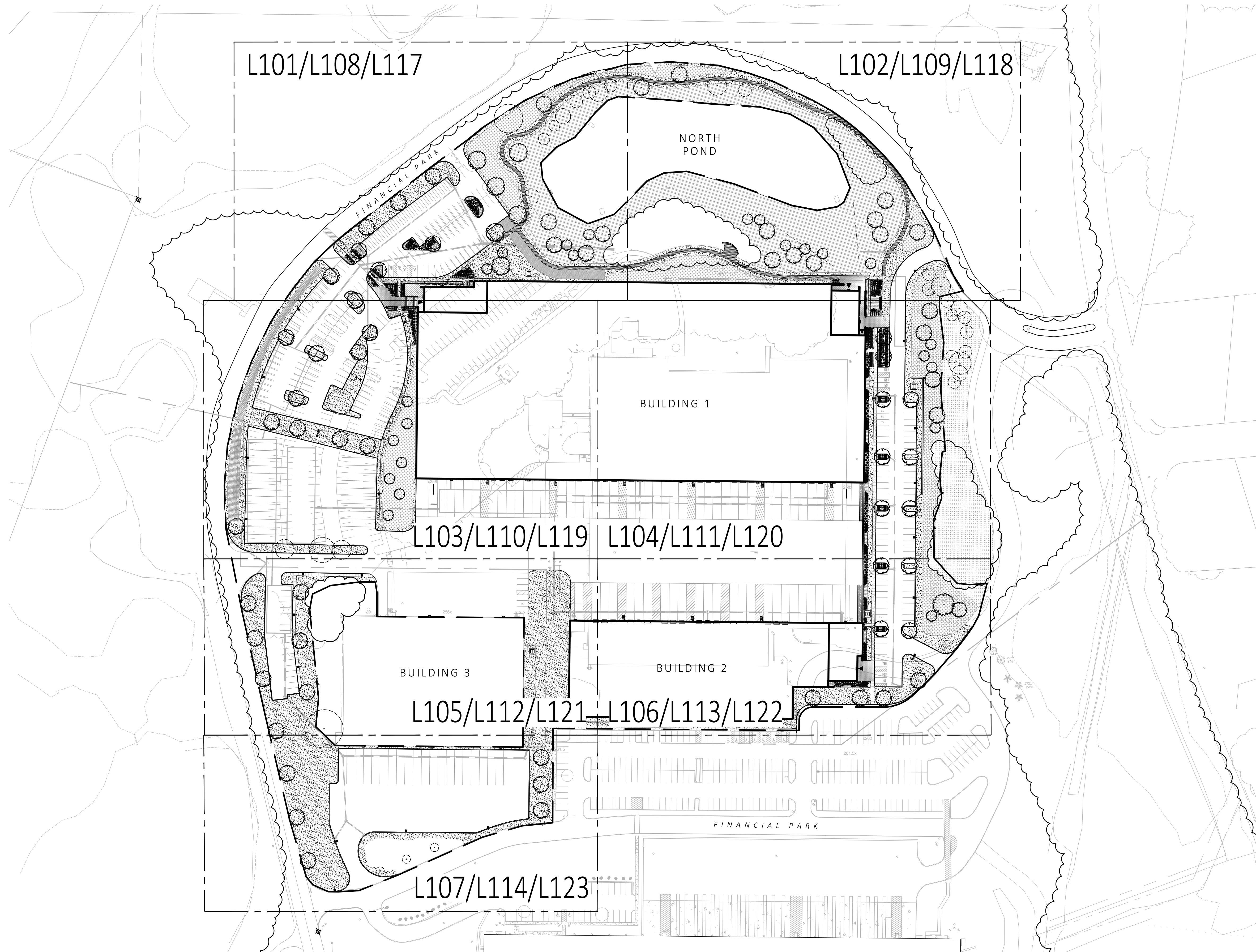
NO.	BY	APP.	DATE	ISSUE/REVISION DESCRIPTION
10	CMC	JDB	5/5/23	GENERAL REVISIONS
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1	CMC	JDB	11/2/22	GENERAL REVISIONS

DATE: 10/25/22 DRAWN BY: CMC
 SCALE: 1" = 40' CHECK BY: JDB

**LIMITED/COMPILED
 EXISTING CONDITIONS
 PLAN OF LAND
 IN
 FRANKLIN, MA**
 PLOT DATE: May 05, 2023 3:40 pm
 DWG: 26609-LIM-EC-LOT-5AB-2023-04-26
 LAYOUT: EC-4
 SHEET: 5 OF 5
EC-4
 PROJECT NO.: 26609

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FOR PERMIT ONLY
NOT FOR CONSTRUCTION



1 SHEET LAYOUT KEY PLAN
SCALE: 1" = 80'-0"

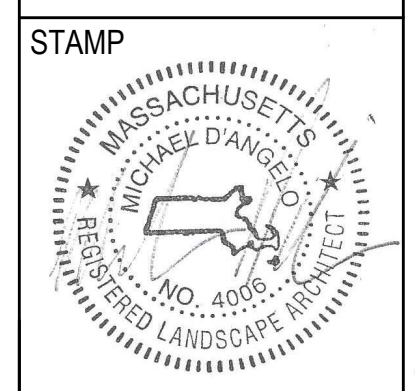


MDLA
MICHAEL D'ANGELO landscape architecture

MICHAEL D'ANGELO
LANDSCAPE ARCHITECTURE LLC
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CLIENT
BERKELEY PARTNERS
1 WASHINGTON MALL, SUITE 701
BOSTON, MA

PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA



REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

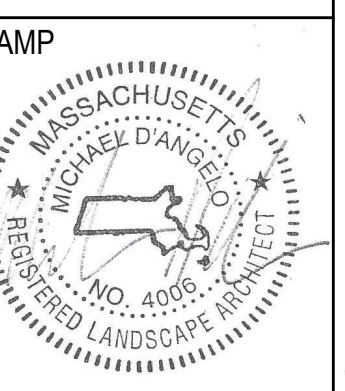
KEY PLAN

DRAWN: NC	L100
CHECKED: AS NOTED	
SCALE: AS NOTED	
DATE: 5/11/2023	

SHEET 01 OF 24

plot date: 5/10/2023

FOR PERMIT ONLY
NOT FOR CONSTRUCTION



REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

MATERIALS PLAN

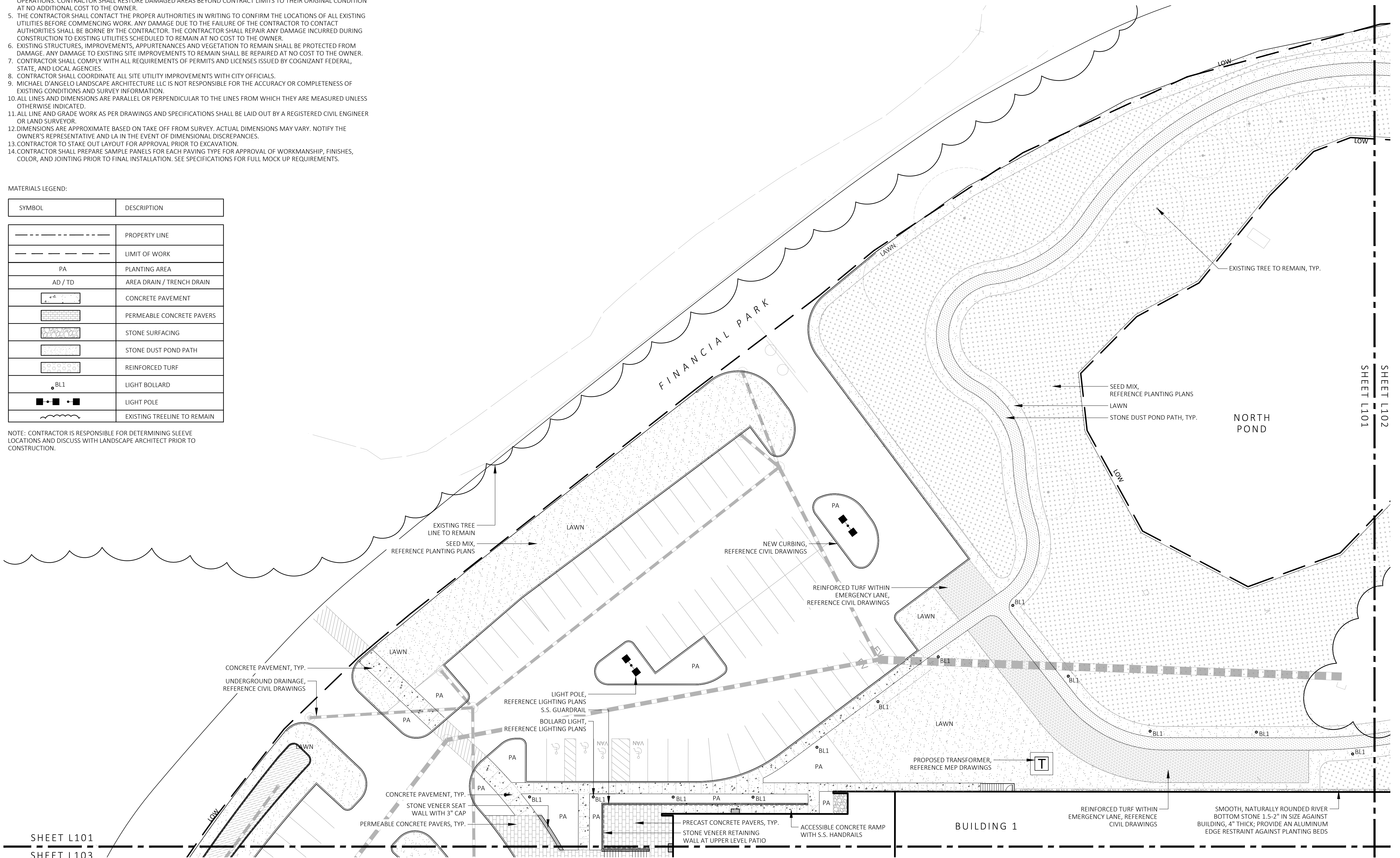
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CHECKED: AS NOTED	
SCALE: AS NOTED	
DATE: 5/11/2023	
SHEET 02 OF 24	

- MATERIALS NOTES:
1. CONSULT ALL DRAWINGS AND SPECIFICATIONS FOR COORDINATION REQUIREMENTS BETWEEN ALL TRADES PRIOR TO COMMENCING NEW CONSTRUCTION.
 2. CONTRACTOR SHALL VERIFY ALL CONDITIONS IN THE FIELD AND REPORT ANY AND ALL DISCREPANCIES TO THE ENGINEER. ANY ALTERATIONS TO THESE DRAWINGS MADE IN THE FIELD SHALL BE PROMPTLY REPORTED BY THE CONTRACTOR TO THE LANDSCAPE ARCHITECT (LA) AND RECORDED ON RECORD DRAWINGS.
 3. CONTRACTOR SHALL NOTIFY THE LA OF ANY AND ALL CONFLICTS BETWEEN PROPOSED SITE WORK AND WORK OF ALL OTHER TRADES.
 4. CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE INSIDE AND OUTSIDE THE LIMIT OF WORK LINE DUE TO CONTRACT OPERATIONS. CONTRACTOR SHALL RESTORE DAMAGED AREAS BEYOND CONTRACT LIMITS TO THEIR ORIGINAL CONDITION AT NO ADDITIONAL COST TO THE OWNER.
 5. THE CONTRACTOR SHALL CONTACT THE PROPER AUTHORITIES IN WRITING TO CONFIRM THE LOCATIONS OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. ANY DAMAGE DUE TO THE FAILURE OF THE CONTRACTOR TO CONTACT AUTHORITIES SHALL BE BORNE BY THE CONTRACTOR. THE CONTRACTOR SHALL REPAIR ANY DAMAGE INCURRED DURING CONSTRUCTION TO EXISTING UTILITIES SCHEDULED TO REMAIN AT NO COST TO THE OWNER.
 6. EXISTING STRUCTURES, IMPROVEMENTS, APPURTENANCES AND VEGETATION TO REMAIN SHALL BE PROTECTED FROM DAMAGE. ANY DAMAGE TO EXISTING SITE IMPROVEMENTS TO REMAIN SHALL BE REPAIRED AT NO COST TO THE OWNER.
 7. CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS OF PERMITS AND LICENSES ISSUED BY COGNIZANT FEDERAL, STATE, AND LOCAL AGENCIES.
 8. CONTRACTOR SHALL COORDINATE ALL SITE UTILITY IMPROVEMENTS WITH CITY OFFICIALS.
 9. MICHAEL D'ANGELO LANDSCAPE ARCHITECTURE LLC IS NOT RESPONSIBLE FOR THE ACCURACY OR COMPLETENESS OF EXISTING CONDITIONS AND SURVEY INFORMATION.
 10. ALL LINES AND DIMENSIONS ARE PARALLEL OR PERPENDICULAR TO THE LINES FROM WHICH THEY ARE MEASURED UNLESS OTHERWISE INDICATED.
 11. ALL LINE AND GRADE WORK AS PER DRAWINGS AND SPECIFICATIONS SHALL BE LAID OUT BY A REGISTERED CIVIL ENGINEER OR LAND SURVEYOR.
 12. DIMENSIONS ARE APPROXIMATE BASED ON TAKE OFF FROM SURVEY. ACTUAL DIMENSIONS MAY VARY. NOTIFY THE OWNER'S REPRESENTATIVE AND LA IN THE EVENT OF DIMENSIONAL DISCREPANCIES.
 13. CONTRACTOR TO STAKE OUT LAYOUT FOR APPROVAL PRIOR TO EXCAVATION.
 14. CONTRACTOR SHALL PREPARE SAMPLE PANELS FOR EACH PAVING TYPE FOR APPROVAL OF WORKMANSHIP, FINISHES, COLOR, AND JOINTING PRIOR TO FINAL INSTALLATION. SEE SPECIFICATIONS FOR FULL MOCK UP REQUIREMENTS.

MATERIALS LEGEND:

SYMBOL	DESCRIPTION
---	PROPERTY LINE
- - -	LIMIT OF WORK
PA	PLANTING AREA
AD / TD	AREA DRAIN / TRENCH DRAIN
[Pattern]	CONCRETE PAVEMENT
[Pattern]	PERMEABLE CONCRETE PAVERS
[Pattern]	STONE SURFACING
[Pattern]	STONE DUST POND PATH
[Pattern]	REINFORCED TURF
BL1	LIGHT BOLLARD
[Symbol]	LIGHT POLE
[Symbol]	EXISTING TREELINE TO REMAIN

NOTE: CONTRACTOR IS RESPONSIBLE FOR DETERMINING SLEEVE LOCATIONS AND DISCUSS WITH LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.



SHEET L101
SHEET L103

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



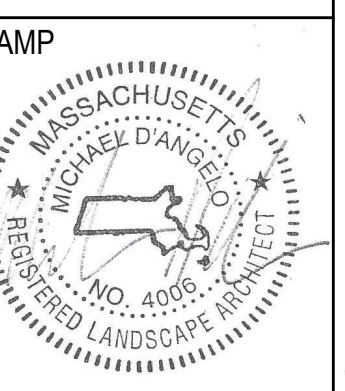
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PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA



REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

MATERIALS PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: **L102**
AS NOTED
DATE: 5/11/2023

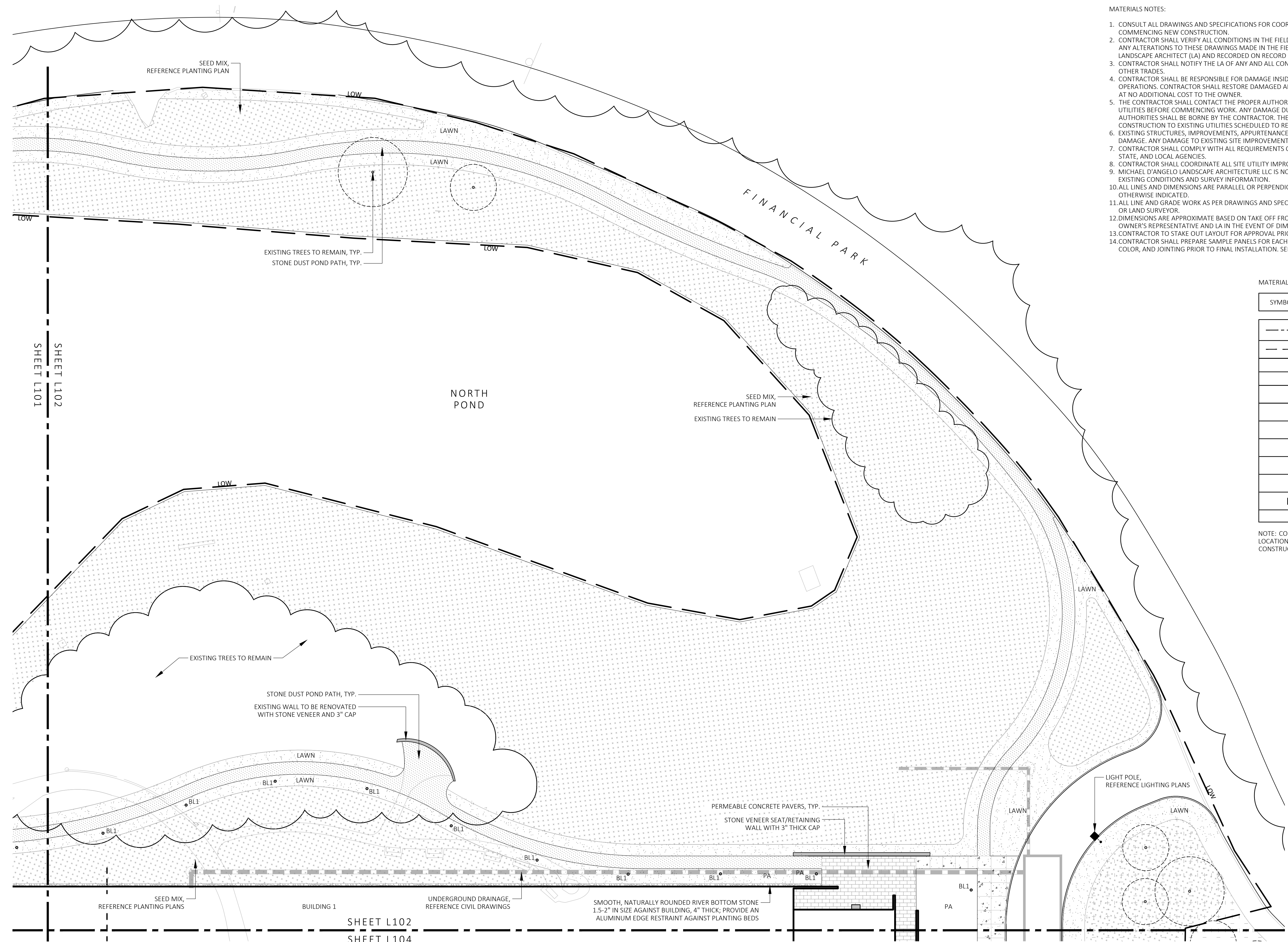
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MATERIALS LEGEND:

SYMBOL	DESCRIPTION
---	PROPERTY LINE
- - - - -	LIMIT OF WORK
PA	PLANTING AREA
AD / TD	AREA DRAIN / TRENCH DRAIN
[Pattern]	CONCRETE PAVEMENT
[Pattern]	PERMEABLE CONCRETE PAVERS
[Pattern]	STONE SURFACING
[Pattern]	STONE DUST POND PATH
[Pattern]	REINFORCED TURF
BL1	LIGHT BOLLARD
[Symbol]	LIGHT POLE
[Symbol]	EXISTING TREELINE TO REMAIN

NOTE: CONTRACTOR IS RESPONSIBLE FOR DETERMINING SLEEVE LOCATIONS AND DISCUSS WITH LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.



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

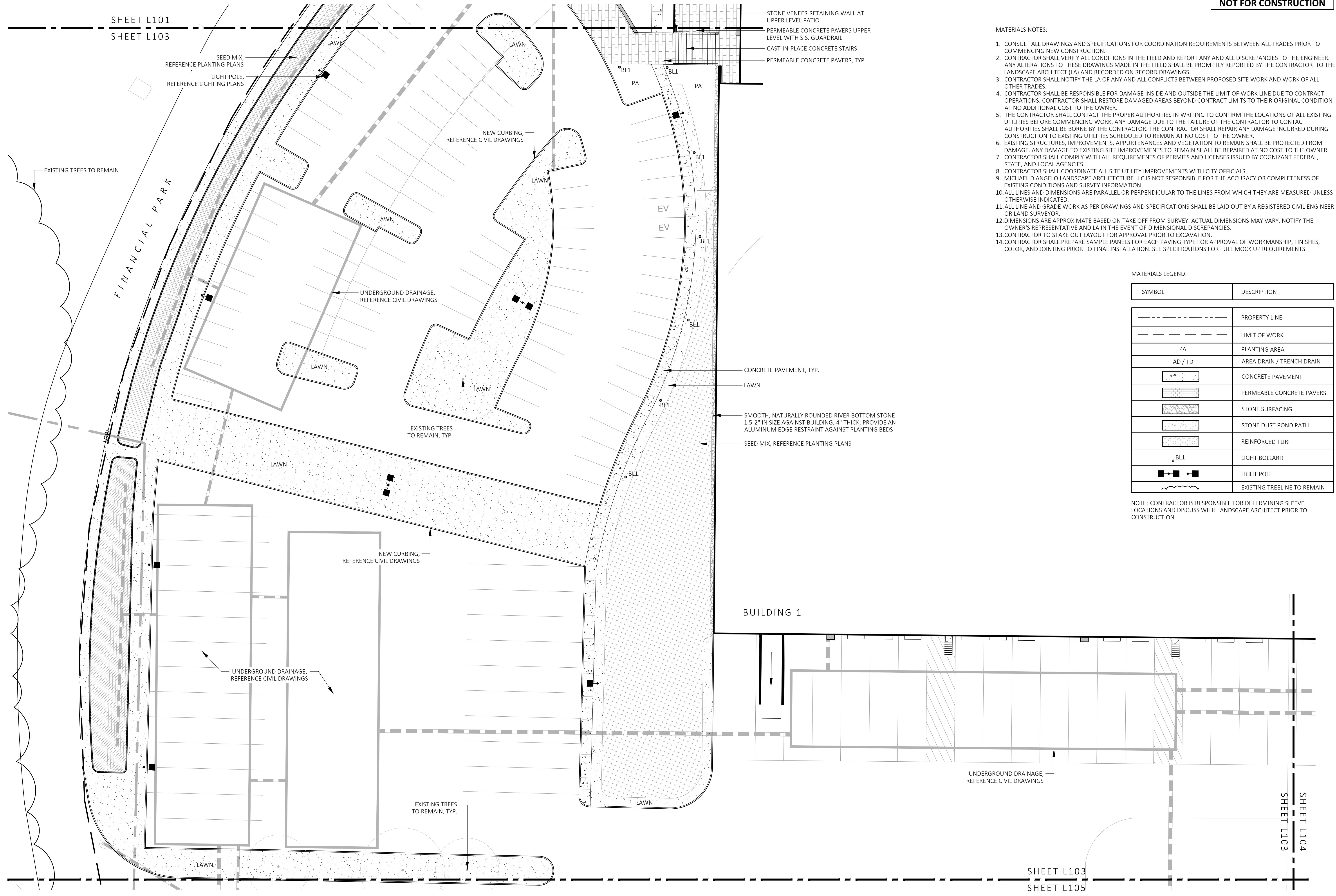


SHEET L102
SHEET L104

BUILDING 1

SHEET L101
SHEET L102

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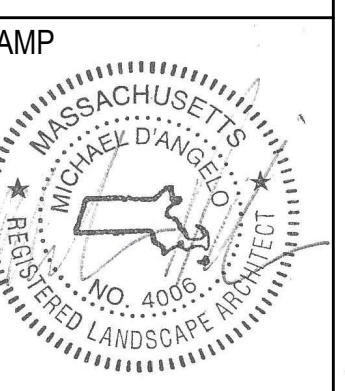


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MATERIALS PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023
L103

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



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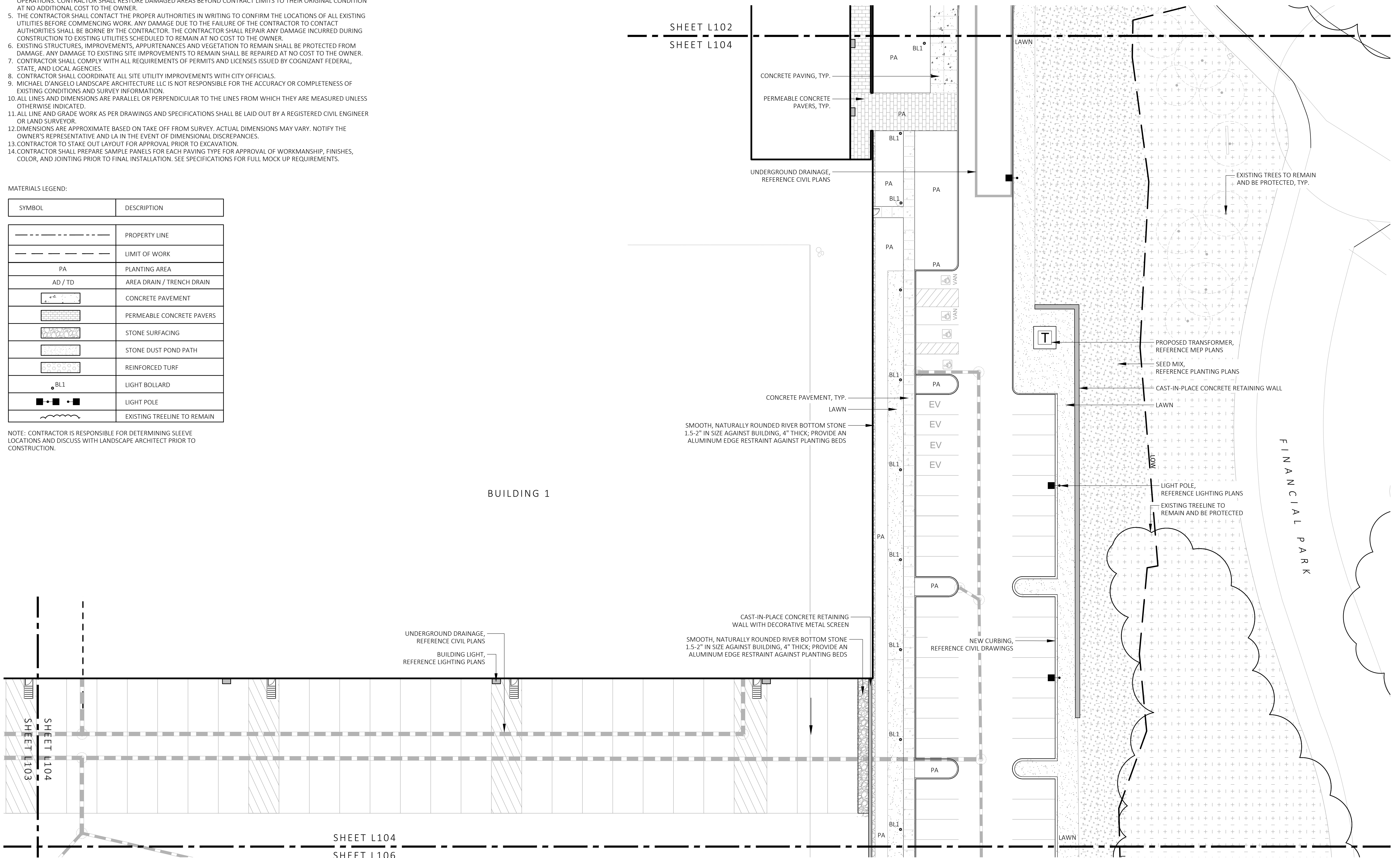
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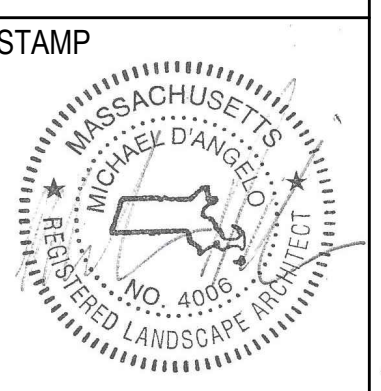
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[Permeable Concrete Pavers Symbol]	PERMEABLE CONCRETE PAVERS
[Stone Surfacing Symbol]	STONE SURFACING
[Stone Dust Pond Path Symbol]	STONE DUST POND PATH
[Reinforced Turf Symbol]	REINFORCED TURF
BL1	LIGHT BOLLARD
[Light Pole Symbol]	LIGHT POLE
[Existing Treeline Symbol]	EXISTING TREELINE TO REMAIN

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1 MATERIALS PLAN
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MATERIALS PLAN

DRAWN: NC	L104
CHECKED: AS NOTED	
SCALE: AS NOTED	
DATE: 5/11/2023	
SHEET 5 OF 24	

MATERIALS NOTES:

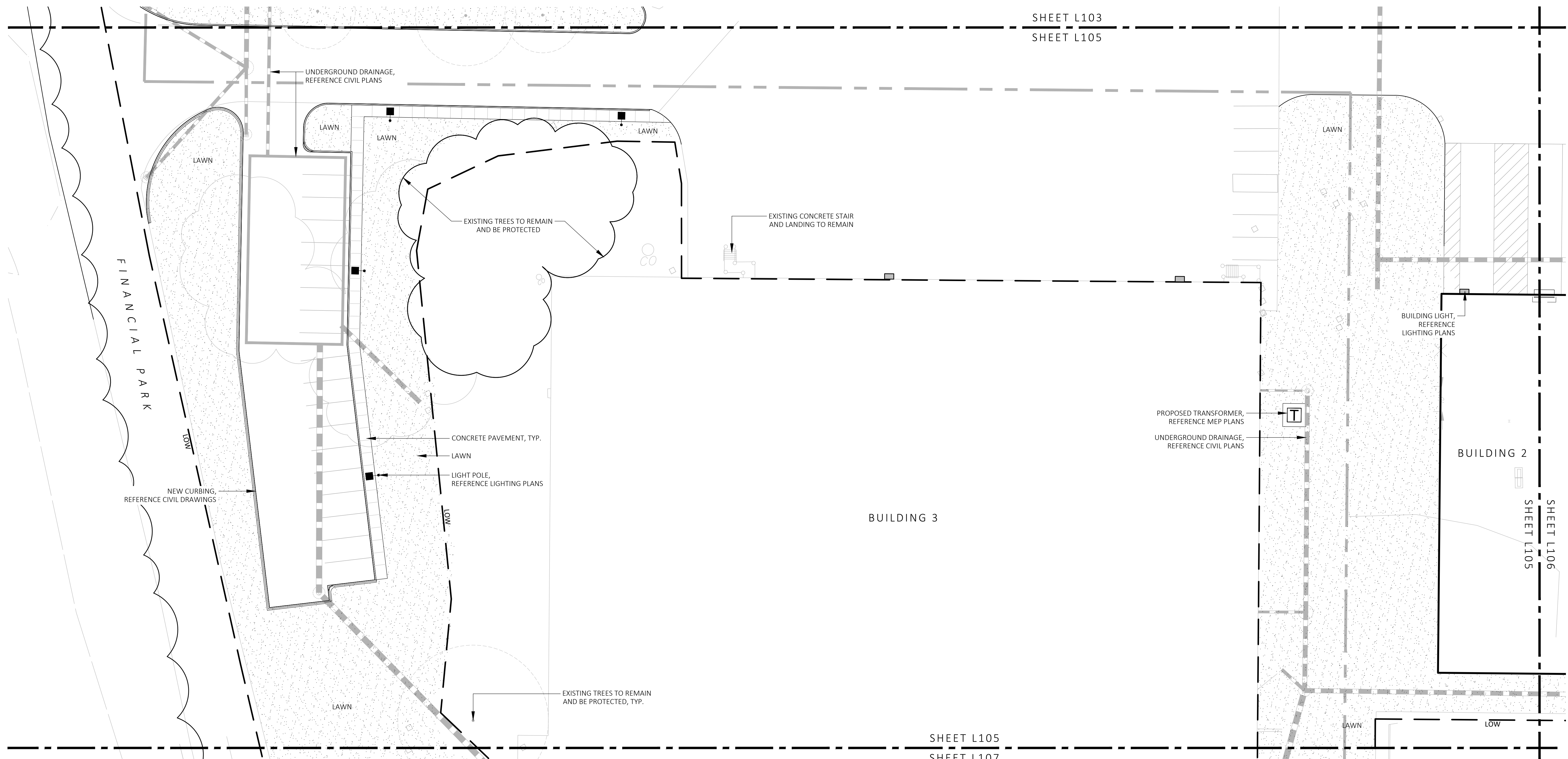
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MICHAEL D'ANGELO Landscape Architecture

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LANDSCAPE ARCHITECTURE LLC

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BOSTON, MA 02127
T. 203.592.4788
www.md-la.com

CLIENT
BERKELEY PARTNERS
1 WASHINGTON MALL, SUITE 701
BOSTON, MA

PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA

STAMP
REGISTERED LANDSCAPE ARCHITECT
MICHAEL D'ANGELO
NO. 4098

REV. NO.	DATE	DESCRIPTION
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MATERIALS PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023

L105

SHEET 6 OF 24
plot date: 5/10/2023

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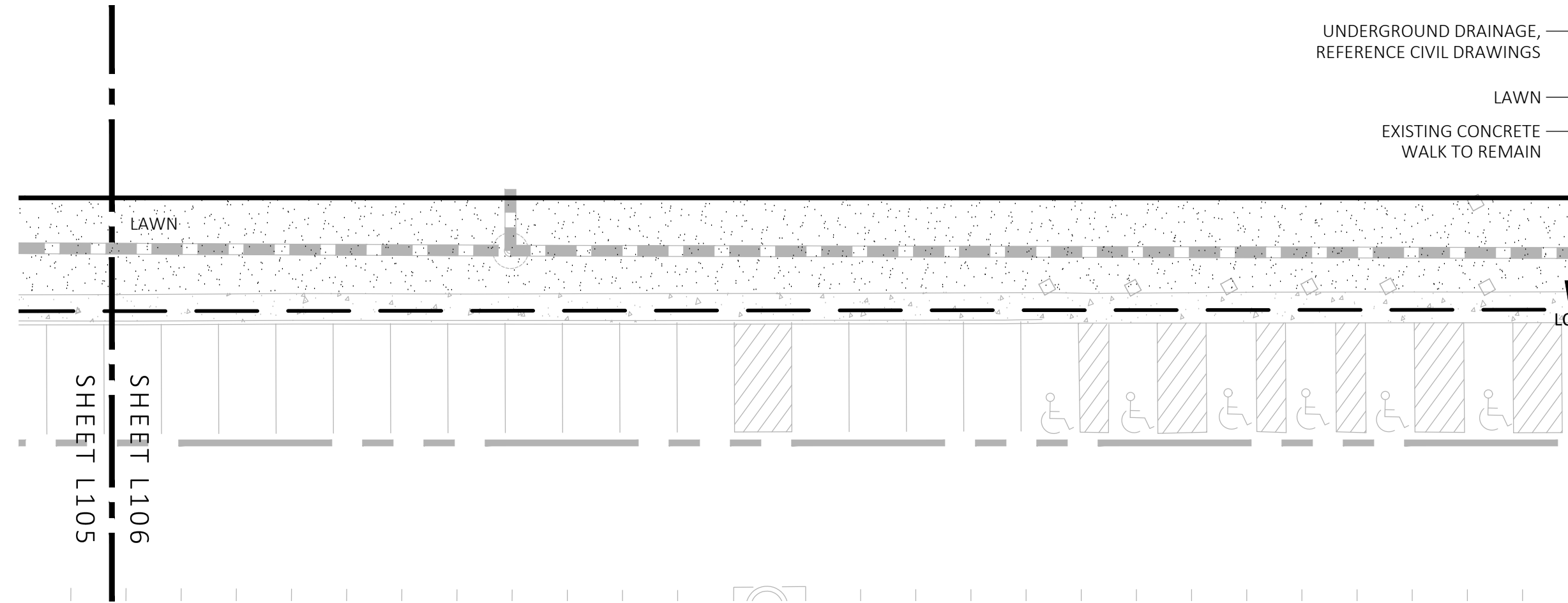
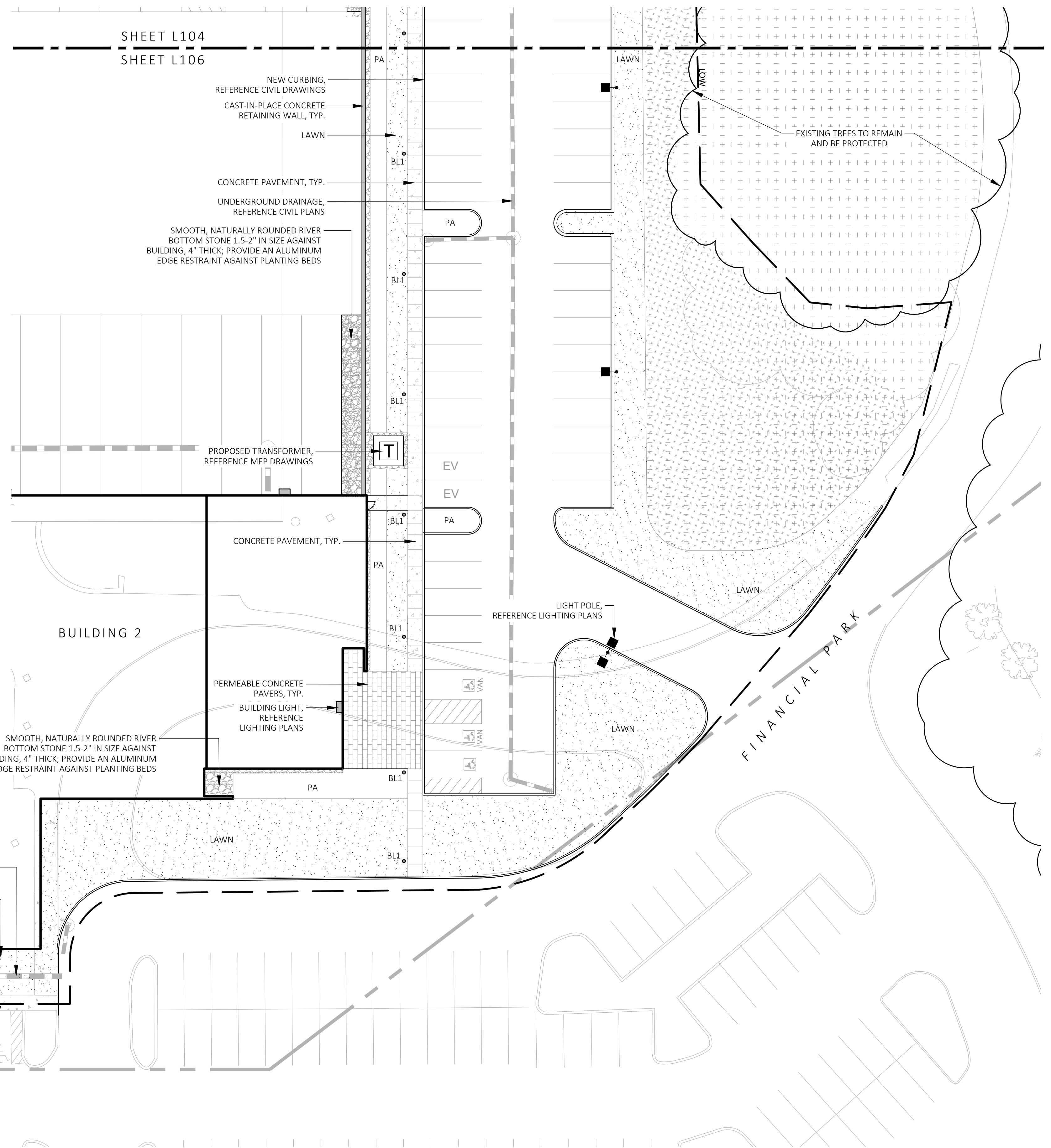
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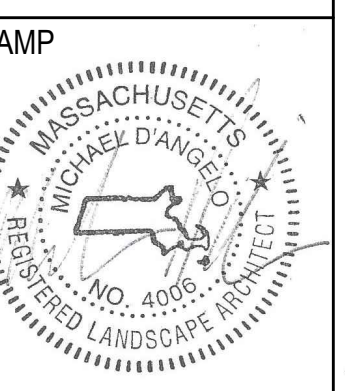
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1 MATERIALS PLAN
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REV. NO.	DATE	DESCRIPTION
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MATERIALS PLAN

DRAWN: NC	L106
CHECKED: AS NOTED	
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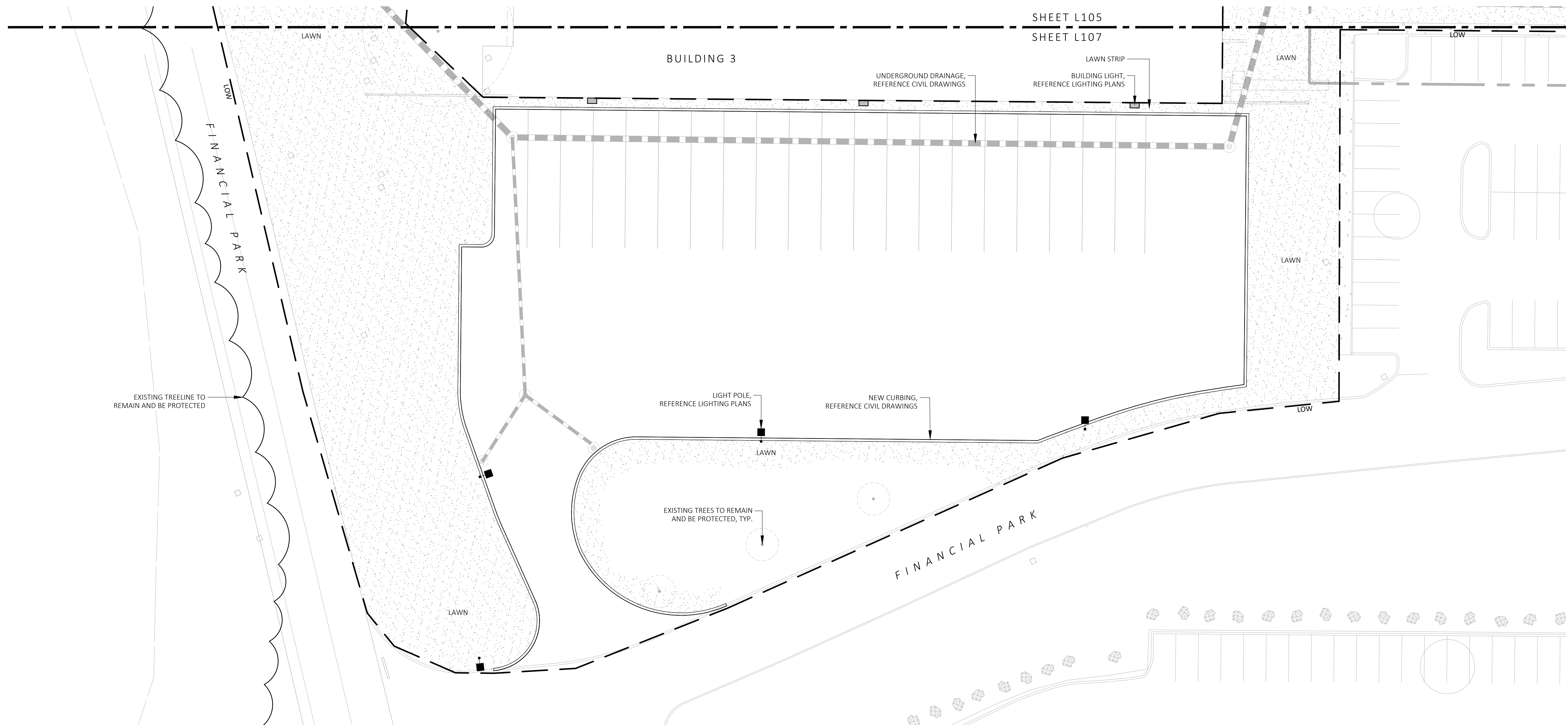
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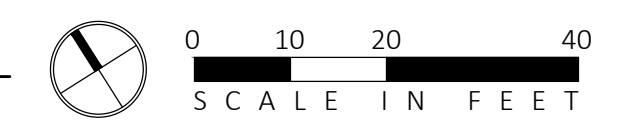
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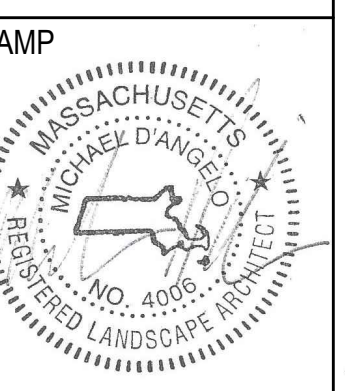


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REV. NO.	DATE	DESCRIPTION
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MATERIALS PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: L107
AS NOTED
DATE: 5/11/2023

PLANTING:

- DURING CONSTRUCTION, PROTECT ALL EXISTING SITE FEATURES, STRUCTURES AND UTILITIES.
- PLANTS SHALL BE TRUE TO SPECIES AND VARIETY SPECIFIED AND NURSERY GROWN IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT. SUBSTITUTIONS WILL BE PERMITTED ONLY IF APPROVED BY THE LANDSCAPE ARCHITECT.
- LANDSCAPE ARCHITECT APPROVAL IS REQUIRED BEFORE PLANT MATERIAL IS PURCHASED. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO SEE ALL MATERIAL IN PERSON AT THE NURSERY. IF TRAVEL OUTSIDE OF MA IS REQUIRED, LANDSCAPE ARCHITECT'S TRAVEL COSTS SHALL BE PAID FOR BY THE CONTRACTOR.
- ALL EXPOSED BURLAP, WIRE BASKETS AND OTHER MATERIALS ATTACHED TO PLANTS SHALL BE REMOVED PRIOR TO PLANTING. CARE SHALL BE TAKEN NOT TO DISTURB THE ROOT BALL OF PLANTS.
- THOROUGHLY WATER ALL PLANTS IMMEDIATELY AFTER PLANTING.
- WHERE DISCREPANCIES IN QUANTITIES OCCUR, DRAWINGS SUPERCEDE PLANT NOTES AND SCHEDULE.
- TRANSPLANTING SHALL BE DONE IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK.
- LOAM USED IN PLANT BEDS SHALL BE UNIFORM IN COMPOSITION, FREE FROM SUBSOIL, STONES LARGER THAN 1", NOXIOUS SEEDS AND SUITABLE FOR THE SUPPORT OF VEGETATIVE GROWTH. THE pH VALUE SHALL BE BETWEEN 5.5 AND 6.5.
- MULCH IN TREE AND SHRUB BEDS SHALL BE NATURAL, NATIVE HEMLOCK MULCH FREE OF GROWTH OR GERMINATION INHIBITING INGREDIENTS. SUBMIT SAMPLES FOR APPROVAL.
- LOCATIONS FOR PLANTS AND/OR OUTLINE OF AREAS TO BE PLANTED ARE TO BE STAKED OUT AT THE SITE FOR APPROVAL BY THE LANDSCAPE ARCHITECT.
- SOIL DEPTHS: a.) SHRUBS AND PERENNIAL BEDS: 18" MIN.; b.) GROUND COVER: 6" MIN.; c.) TREES: SEE DETAIL; d.) SOD/SEED: 6" MIN.
- PROVIDE A SUBSURFACE ROOTBALL ANCHOR BY PLATIPUS EARTH ANCHORS, SIZE FOR CALIPER

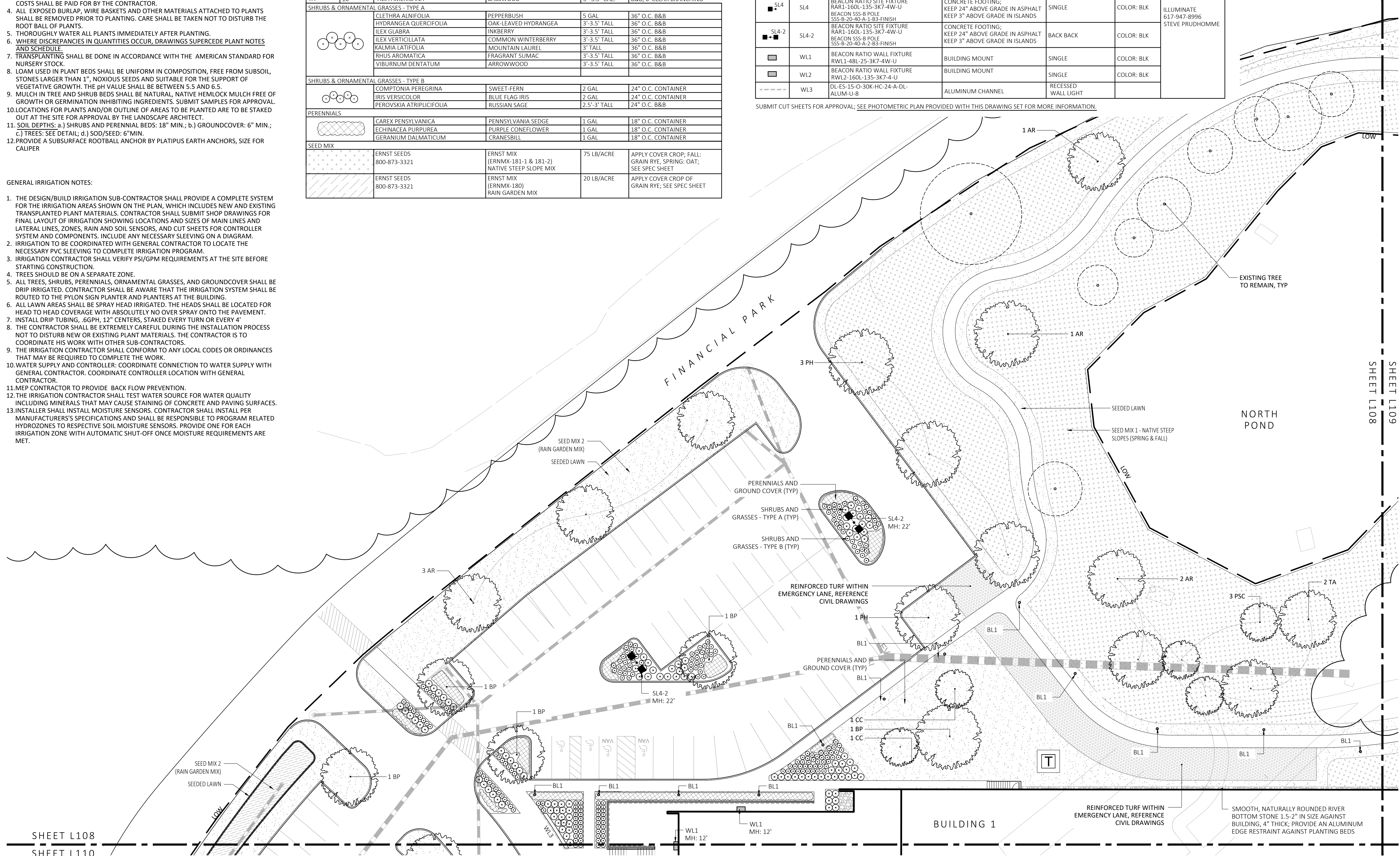
GENERAL IRRIGATION NOTES:

- THE DESIGN/BUILD IRRIGATION SUB-CONTRACTOR SHALL PROVIDE A COMPLETE SYSTEM FOR THE IRRIGATION AREAS SHOWN ON THE PLAN, WHICH INCLUDES NEW AND EXISTING TRANSPLANTED PLANT MATERIALS. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR FINAL LAYOUT OF IRRIGATION SHOWING LOCATIONS AND SIZES OF MAIN LINES AND LATERAL LINES, ZONES, RAIN AND SOIL SENSORS, AND CUT SHEETS FOR CONTROLLER SYSTEM AND COMPONENTS. INCLUDE ANY NECESSARY SLEEVING ON A DIAGRAM.
- IRRIGATION TO BE COORDINATED WITH GENERAL CONTRACTOR TO LOCATE THE NECESSARY PVC SLEEVING TO COMPLETE IRRIGATION PROGRAM.
- IRRIGATION CONTRACTOR SHALL VERIFY PSI/GPM REQUIREMENTS AT THE SITE BEFORE STARTING CONSTRUCTION.
- TREES SHOULD BE ON A SEPARATE ZONE.
- ALL TREES, SHRUBS, PERENNIALS, ORNAMENTAL GRASSES, AND GROUND COVER SHALL BE DRIP IRRIGATED. CONTRACTOR SHALL BE AWARE THAT THE IRRIGATION SYSTEM SHALL BE ROUTED TO THE PYLON SIGN PLANTER AND PLANTERS AT THE BUILDING.
- ALL LAWN AREAS SHALL BE SPRAY HEAD IRRIGATED. THE HEADS SHALL BE LOCATED FOR HEAD TO HEAD COVERAGE WITH ABSOLUTELY NO OVER SPRAY ONTO THE PAVEMENT.
- INSTALL DRIP TUBING, .6GPH, 12" CENTERS, STAKED EVERY TURN OR EVERY 4'
- THE CONTRACTOR SHALL BE EXTREMELY CAREFUL DURING THE INSTALLATION PROCESS NOT TO DISTURB NEW OR EXISTING PLANT MATERIALS. THE CONTRACTOR IS TO COORDINATE HIS WORK WITH OTHER SUB-CONTRACTORS.
- THE IRRIGATION CONTRACTOR SHALL CONFORM TO ANY LOCAL CODES OR ORDINANCES THAT MAY BE REQUIRED TO COMPLETE THE WORK.
- WATER SUPPLY AND CONTROLLER: COORDINATE CONNECTION TO WATER SUPPLY WITH GENERAL CONTRACTOR. COORDINATE CONTROLLER LOCATION WITH GENERAL CONTRACTOR.
- M.E.P CONTRACTOR TO PROVIDE BACK FLOW PREVENTION.
- THE IRRIGATION CONTRACTOR SHALL TEST WATER SOURCE FOR WATER QUALITY INCLUDING MINERALS THAT MAY CAUSE STAINING OF CONCRETE AND PAVING SURFACES.
- INSTALLER SHALL INSTALL MOISTURE SENSORS. CONTRACTOR SHALL INSTALL PER MANUFACTURER'S SPECIFICATIONS AND SHALL BE RESPONSIBLE TO PROGRAM RELATED HYDROZONES TO RESPECTIVE SOIL MOISTURE SENSORS. PROVIDE ONE FOR EACH IRRIGATION ZONE WITH AUTOMATIC SHUT-OFF ONCE MOISTURE REQUIREMENTS ARE MET.

PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3"-3.5" CAL.	B&B, MULTI-STEM
CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3"-3.5" TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3"-3.5" TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3"-3.5" TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3" TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3"-3.5" TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3"-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5'-3" TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
		GERANIUM DALMATIUM	CRANESBILL	1 GAL	18" O.C. CONTAINER
SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP; FALL: GRAIN RYE, SPRING: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■ SL3	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■ SL4	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■ SL4-2	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-B	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.



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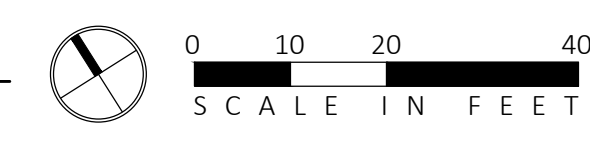
PLANTING & LIGHTING PLAN

DRAWN:
NC
CHECKED:
AS NOTED
SCALE:
AS NOTED
DATE:
5/11/2023

SHEET 9 OF 24

SHEET L108
SHEET L110

1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"



LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-B	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

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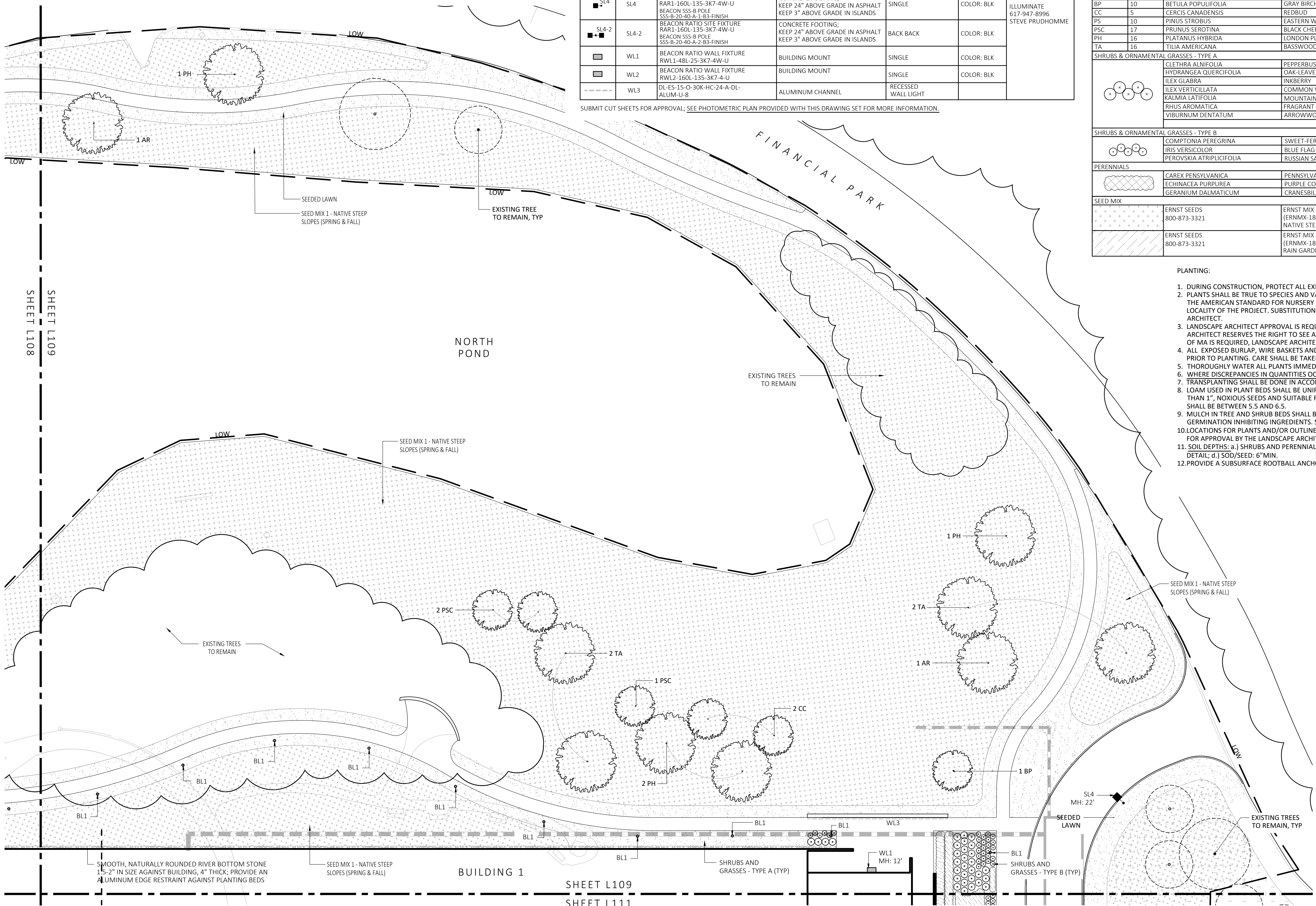
PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3"-3.5" CAL.	B&B, MULTI-STEM
CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3"-3.5" TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3"-3.5" TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3"-3.5" TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3" TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3"-3.5" TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3"-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5"-3" TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
		GERANIUM DALMATIUM	CRANESBILL	1 GAL	18" O.C. CONTAINER
SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP; FALL: GRAIN RYE, SPRING: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

PLANTING:

- DURING CONSTRUCTION, PROTECT ALL EXISTING SITE FEATURES, STRUCTURES AND UTILITIES.
- PLANTS SHALL BE TRUE TO SPECIES AND VARIETY SPECIFIED AND NURSERY GROWN IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT. SUBSTITUTIONS WILL BE PERMITTED ONLY IF APPROVED BY THE LANDSCAPE ARCHITECT.
- LANDSCAPE ARCHITECT APPROVAL IS REQUIRED BEFORE PLANT MATERIAL IS PURCHASED. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO SEE ALL MATERIAL IN PERSON AT THE NURSERY. IF TRAVEL OUTSIDE OF MA IS REQUIRED, LANDSCAPE ARCHITECT'S TRAVEL COSTS SHALL BE PAID FOR BY THE CONTRACTOR.
- ALL EXPOSED BURLAP, WIRE BASKETS AND OTHER MATERIALS ATTACHED TO PLANTS SHALL BE REMOVED PRIOR TO PLANTING. CARE SHALL BE TAKEN NOT TO DISTURB THE ROOT BALL OF PLANTS.
- THOROUGHLY WATER ALL PLANTS IMMEDIATELY AFTER PLANTING.
- WHERE DISCREPANCIES IN QUANTITIES OCCUR, DRAWINGS SUPERCEDE PLANT NOTES AND SCHEDULE.
- TRANSPLANTING SHALL BE DONE IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK.
- LOAM USED IN PLANT BEDS SHALL BE UNIFORM IN COMPOSITION, FREE FROM SUBSOIL, STONES LARGER THAN 1", NOXIOUS SEEDS AND SUITABLE FOR THE SUPPORT OF VEGETATIVE GROWTH. THE pH VALUE SHALL BE BETWEEN 5.5 AND 6.5.
- MULCH IN TREE AND SHRUB BEDS SHALL BE NATURAL, NATIVE HEMLOCK MULCH FREE OF GROWTH OR GERMINATION INHIBITING INGREDIENTS. SUBMIT SAMPLES FOR APPROVAL.
- LOCATIONS FOR PLANTS AND/OR OUTLINE OF AREAS TO BE PLANTED ARE TO BE STAKED OUT AT THE SITE FOR APPROVAL BY THE LANDSCAPE ARCHITECT.
- SOIL DEPTHS: a.) SHRUBS AND PERENNIAL BEDS: 18" MIN.; b.) GROUND COVER: 6" MIN.; c.) TREES: SEE DETAIL; d.) SOD/SEED: 6" MIN.
- PROVIDE A SUBSURFACE ROOTBALL ANCHOR BY PLATYPUS EARTH ANCHORS, SIZE FOR CALIPER

GENERAL IRRIGATION NOTES:

- THE DESIGN/BUILD IRRIGATION SUB-CONTRACTOR SHALL PROVIDE A COMPLETE SYSTEM FOR THE IRRIGATION AREAS SHOWN ON THE PLAN, WHICH INCLUDES NEW AND EXISTING TRANSPLANTED PLANT MATERIALS. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR FINAL LAYOUT OF IRRIGATION SHOWING LOCATIONS AND SIZES OF MAIN LINES AND LATERAL LINES, ZONES, RAIN AND SOIL SENSORS, AND CUT SHEETS FOR CONTROLLER SYSTEM AND COMPONENTS. INCLUDE ANY NECESSARY SLEEVING ON A DIAGRAM.
- IRRIGATION TO BE COORDINATED WITH GENERAL CONTRACTOR TO LOCATE THE NECESSARY PVC SLEEVING TO COMPLETE IRRIGATION PROGRAM.
- IRRIGATION CONTRACTOR SHALL VERIFY PSI/GPM REQUIREMENTS AT THE SITE BEFORE STARTING CONSTRUCTION.
- TREES SHOULD BE ON A SEPARATE ZONE.
- ALL TREES, SHRUBS, PERENNIALS, ORNAMENTAL GRASSES, AND GROUND COVER SHALL BE DRIP IRRIGATED. CONTRACTOR SHALL BE AWARE THAT THE IRRIGATION SYSTEM SHALL BE ROUTED TO THE PYLON SIGN PLANTER AND PLANTERS AT THE BUILDING.
- ALL LAWN AREAS SHALL BE SPRAY HEAD IRRIGATED. THE HEADS SHALL BE LOCATED FOR HEAD TO HEAD COVERAGE WITH ABSOLUTELY NO OVER SPRAY ONTO THE PAVEMENT.
- INSTALL DRIP TUBING, .6GPH, 12" CENTERS, STAKED EVERY TURN OR EVERY 4'
- THE CONTRACTOR SHALL BE EXTREMELY CAREFUL DURING THE INSTALLATION PROCESS NOT TO DISTURB NEW OR EXISTING PLANT MATERIALS. THE CONTRACTOR IS TO COORDINATE HIS WORK WITH OTHER SUB-CONTRACTORS.
- THE IRRIGATION CONTRACTOR SHALL CONFORM TO ANY LOCAL CODES OR ORDINANCES THAT MAY BE REQUIRED TO COMPLETE THE WORK.
- WATER SUPPLY AND CONTROLLER: COORDINATE CONNECTION TO WATER SUPPLY WITH GENERAL CONTRACTOR. COORDINATE CONTROLLER LOCATION WITH GENERAL CONTRACTOR.
- MEP CONTRACTOR TO PROVIDE BACK FLOW PREVENTION.
- THE IRRIGATION CONTRACTOR SHALL TEST WATER SOURCE FOR WATER QUALITY INCLUDING MINERALS THAT MAY CAUSE STAINING OF CONCRETE AND PAVING SURFACES.
- INSTALLER SHALL INSTALL MOISTURE SENSORS. CONTRACTOR SHALL INSTALL PER MANUFACTURER'S SPECIFICATIONS AND SHALL BE RESPONSIBLE TO PROGRAM RELATED HYDROZONES TO RESPECTIVE SOIL MOISTURE SENSORS. PROVIDE ONE FOR EACH IRRIGATION ZONE WITH AUTOMATIC SHUT-OFF ONCE MOISTURE REQUIREMENTS ARE MET.



1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"

SHEET L109
SHEET L111

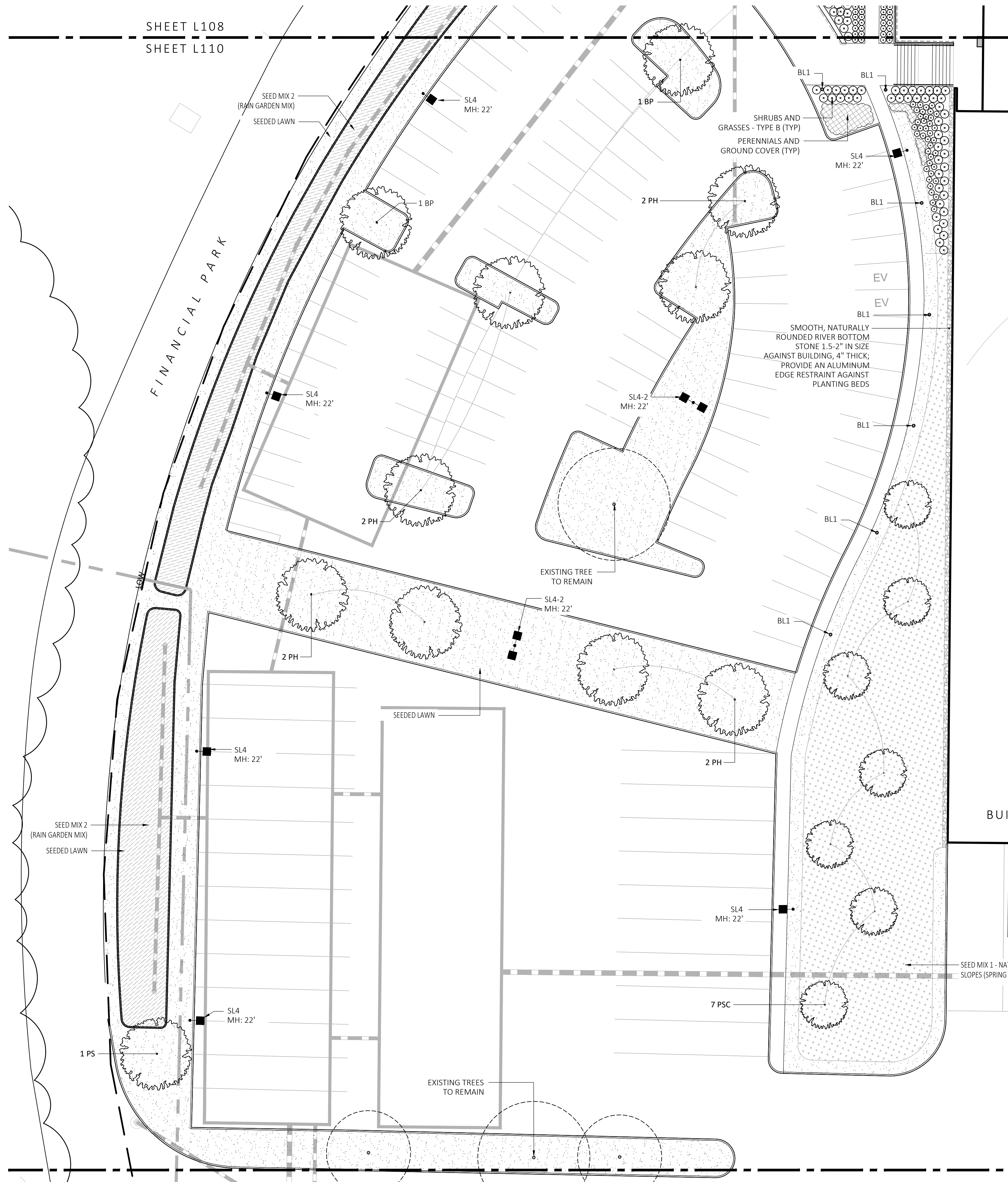


REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

PLANTING & LIGHTING PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: L109
AS NOTED
DATE: 5/11/2023

SHEET L108
SHEET L110



PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3"-3.5" CAL.	B&B, MULTI STEM
CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3"-3.5" TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3"-3.5" TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3"-3.5" TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3' TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3"-3.5" TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3"-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5'-3' TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
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SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP; FALL: GRAIN RYE, SPRING: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE STEVE PRUDHOMME
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-E5-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

GENERAL IRRIGATION NOTES:

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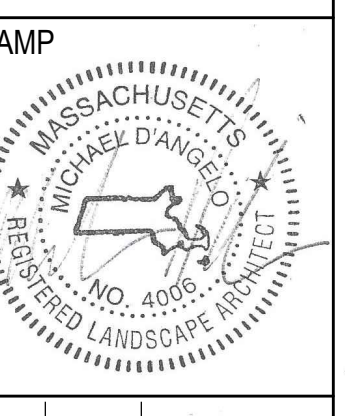
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REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

PLANTING & LIGHTING PLAN

DRAWN:
NC
CHECKED:
AS NOTED
SCALE:
AS NOTED
DATE:
5/11/2023

SHEET 11 OF 24

1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"

SHEET L110
SHEET L112



FOR PERMIT ONLY
NOT FOR CONSTRUCTION

PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3"-3.5" CAL.	B&B, MULTI-STEM
CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3'-3.5" TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3'-3.5" TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3'-3.5" TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3' TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3'-3.5" TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3'-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5'-3" TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
		GERANIUM DALMATIUM	CRANESBILL	1 GAL	18" O.C. CONTAINER
SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP; FALL: GRAIN RYE, SPRING: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-B	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

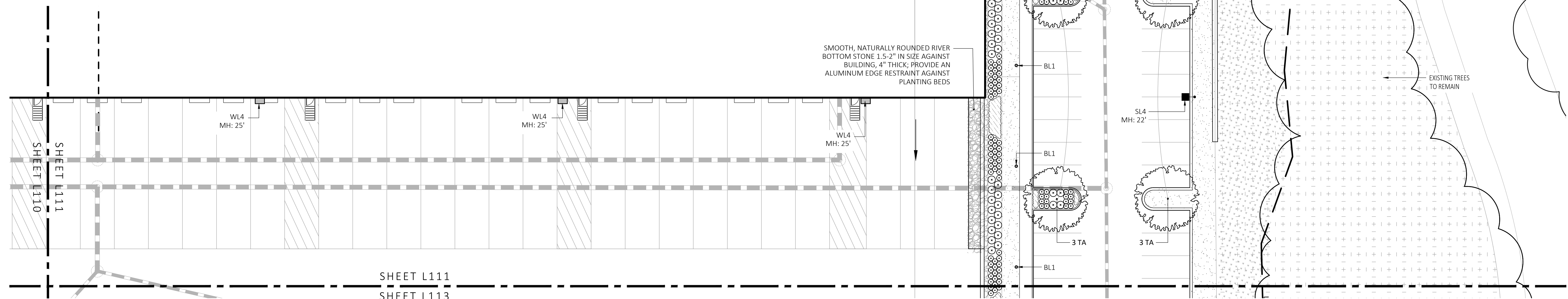
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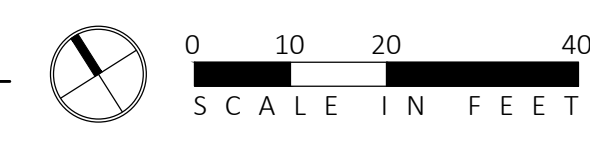
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1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"



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STAMP
MICHAEL D'ANGELO
LANDSCAPE ARCHITECT
NO. 4096

REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

PLANTING & LIGHTING PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: L111
AS NOTED
DATE: 5/11/2023

SHEET 12 OF 24

plot date: 5/10/2023

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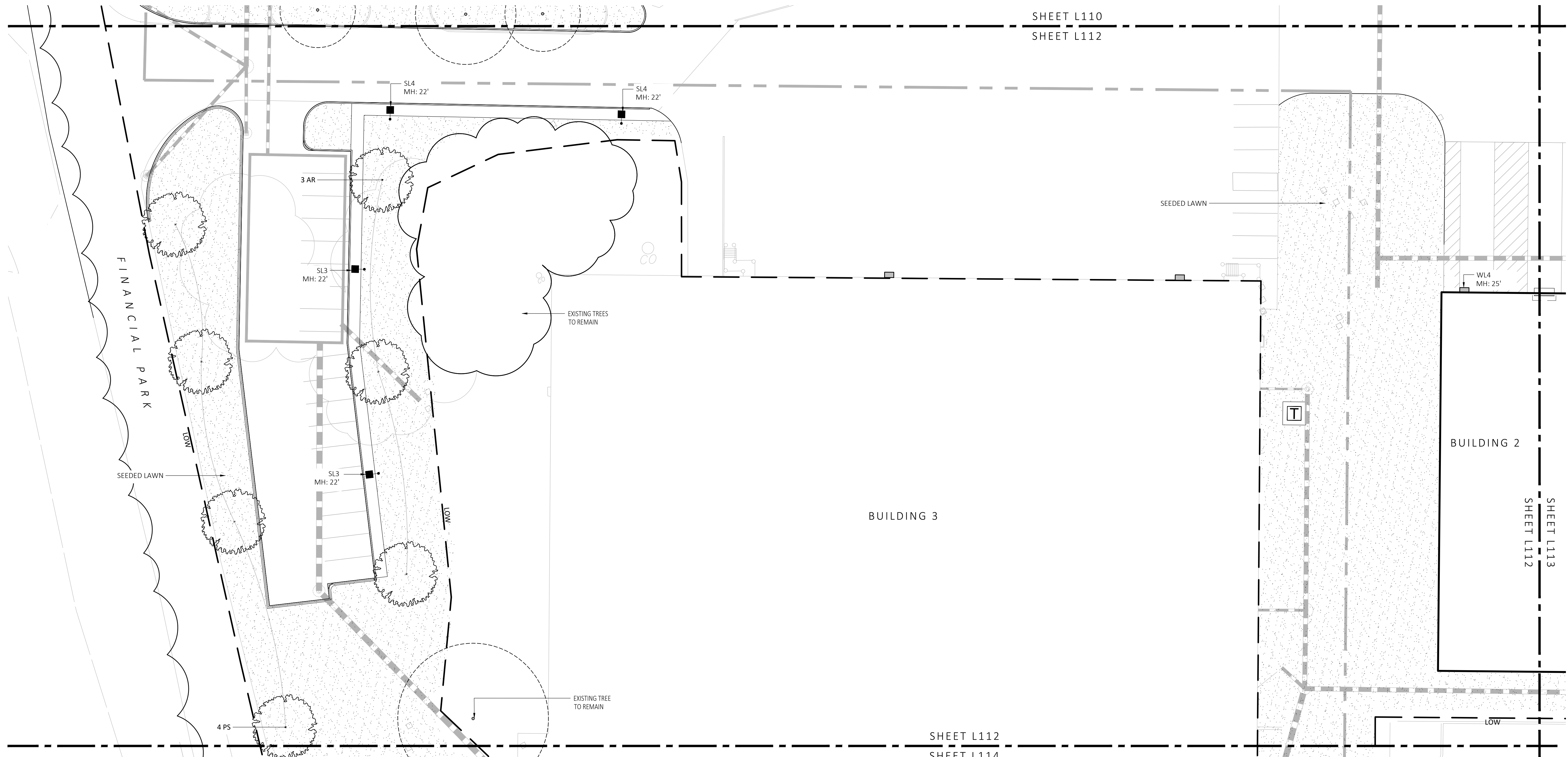
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CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL	B&B, 6' CLEAR BRANCHING
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		VIBURNUM DENTATUM	ARROWWOOD	3"-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5'-3' TALL	24" O.C. B&B
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		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-RS-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-RS-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-RS-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

FOR PERMIT ONLY
NOT FOR CONSTRUCTION



1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"



MDLA
MICHAEL D'ANGELO landscape architecture

MICHAEL D'ANGELO
LANDSCAPE ARCHITECTURE LLC
840 SUMMER STREET
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BOSTON, MA 02127
1.203.592.4788
www.m-d-a.com

CLIENT
BERKELEY PARTNERS
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1 WASHINGTON MALL, SUITE 701
BOSTON, MA

PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA

STAMP
MICHAEL D'ANGELO
REGISTERED LANDSCAPE ARCHITECT
NO. 4098

REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

DRAWN:
NC

CHECKED:
AS NOTED

SCALE:
AS NOTED

DATE:
5/11/2023

SHEET 13 OF 24

plot date: 5/10/2023

FOR PERMIT ONLY
NOT FOR CONSTRUCTION

PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3" x 3.5" CAL	B&B, MULTI-STEM
CC	5	CERCIS CANADENSIS	REDBUD	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3" x 3.5" CAL	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3'-3.5' TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3'-3.5' TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3'-3.5' TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3' TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3'-3.5' TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3'-3.5' TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA TRIPLICIFOLIA	RUSSIAN SAGE	2.5'-3" TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
		GERANIUM DALMATIUM	CRANESBILL	1 GAL	18" O.C. CONTAINER
SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP; FALL: GRAIN RYE, SPRING: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-89-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-89-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-89-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	STEVE PRUDHOMME
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

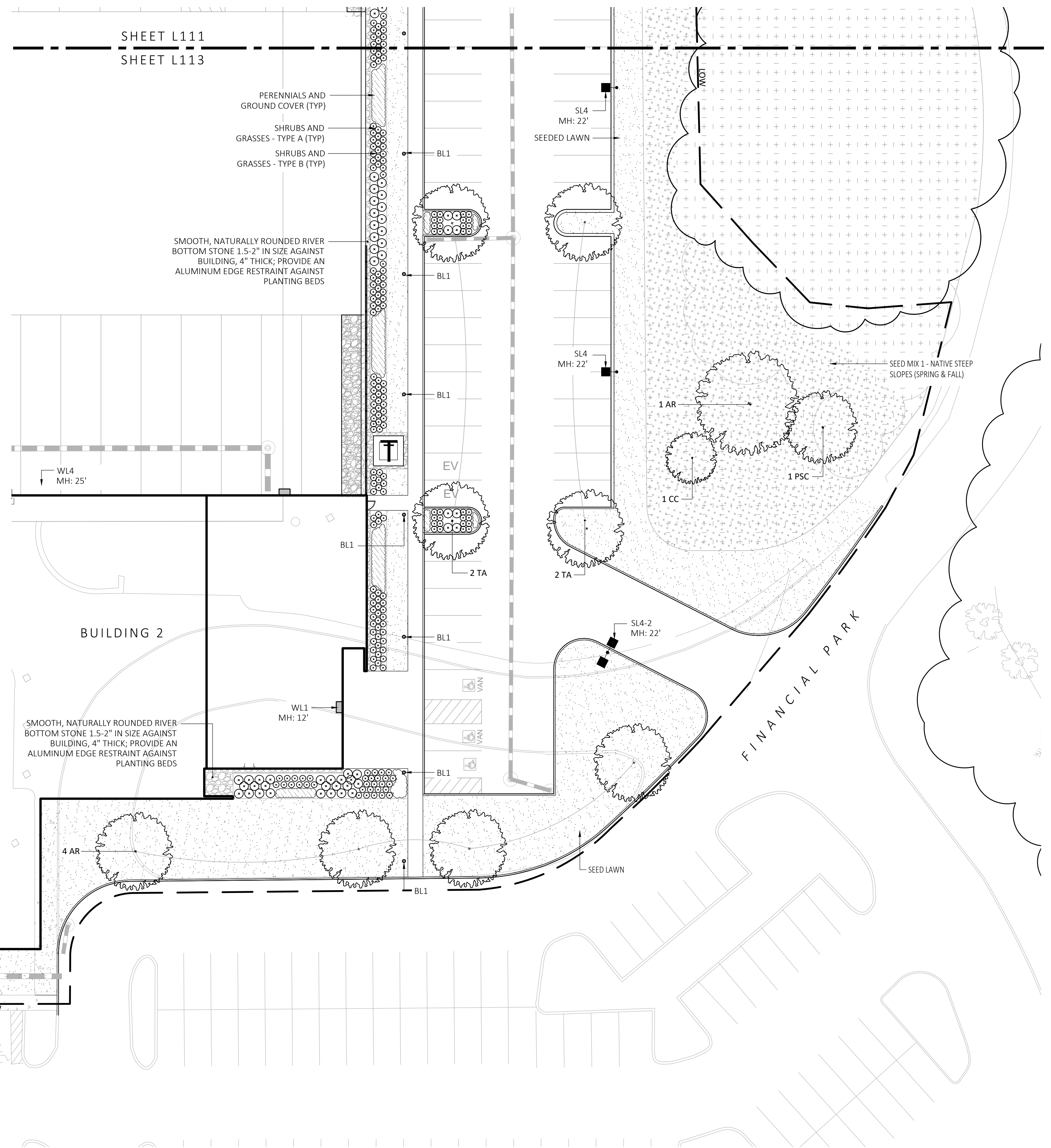
SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

GENERAL IRRIGATION NOTES:

- THE DESIGN/BUILD IRRIGATION SUB-CONTRACTOR SHALL PROVIDE A COMPLETE SYSTEM FOR THE IRRIGATION AREAS SHOWN ON THE PLAN, WHICH INCLUDES NEW AND EXISTING TRANSPLANTED PLANT MATERIALS. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR FINAL LAYOUT OF IRRIGATION SHOWING LOCATIONS AND SIZES OF MAIN LINES AND LATERAL LINES, ZONES, RAIN AND SOIL SENSORS, AND CUT SHEETS FOR CONTROLLER SYSTEM AND COMPONENTS. INCLUDE ANY NECESSARY SLEEVING ON A DIAGRAM.
- IRRIGATION TO BE COORDINATED WITH GENERAL CONTRACTOR TO LOCATE THE NECESSARY PVC SLEEVING TO COMPLETE IRRIGATION PROGRAM.
- IRRIGATION CONTRACTOR SHALL VERIFY PSI/GPM REQUIREMENTS AT THE SITE BEFORE STARTING CONSTRUCTION.
- TREES SHOULD BE ON A SEPARATE ZONE.
- ALL TREES, SHRUBS, PERENNIALS, ORNAMENTAL GRASSES, AND GROUND COVER SHALL BE DRIP IRRIGATED. CONTRACTOR SHALL BE AWARE THAT THE IRRIGATION SYSTEM SHALL BE ROUTED TO THE PYLON SIGN PLANTER AND PLANTERS AT THE BUILDING.
- ALL LAWN AREAS SHALL BE SPRAY HEAD IRRIGATED. THE HEADS SHALL BE LOCATED FOR HEAD TO HEAD COVERAGE WITH ABSOLUTELY NO OVER SPRAY ONTO THE PAVEMENT.
- INSTALL DRIP TUBING, .6GPH, 12" CENTERS, STAKED EVERY 4'
- THE CONTRACTOR SHALL BE EXTREMELY CAREFUL DURING THE INSTALLATION PROCESS NOT TO DISTURB NEW OR EXISTING PLANT MATERIALS. THE CONTRACTOR IS TO COORDINATE HIS WORK WITH OTHER SUB-CONTRACTORS.
- THE IRRIGATION CONTRACTOR SHALL CONFORM TO ANY LOCAL CODES OR ORDINANCES THAT MAY BE REQUIRED TO COMPLETE THE WORK.
- WATER SUPPLY AND CONTROLLER: COORDINATE CONNECTION TO WATER SUPPLY WITH GENERAL CONTRACTOR. COORDINATE CONTROLLER LOCATION WITH GENERAL CONTRACTOR.
- MEP CONTRACTOR TO PROVIDE BACK FLOW PREVENTION.
- THE IRRIGATION CONTRACTOR SHALL TEST WATER SOURCE FOR WATER QUALITY INCLUDING MINERALS THAT MAY CAUSE STAINING OF CONCRETE AND PAVING SURFACES.
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PLANTING:

- DURING CONSTRUCTION, PROTECT ALL EXISTING SITE FEATURES, STRUCTURES AND UTILITIES.
- PLANTS SHALL BE TRUE TO SPECIES AND VARIETY SPECIFIED AND NURSERY GROWN IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT. SUBSTITUTIONS WILL BE PERMITTED ONLY IF APPROVED BY THE LANDSCAPE ARCHITECT.
- LANDSCAPE ARCHITECT APPROVAL IS REQUIRED BEFORE PLANT MATERIAL IS PURCHASED. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO SEE ALL MATERIAL IN PERSON AT THE NURSERY. IF TRAVEL OUTSIDE OF MA IS REQUIRED, LANDSCAPE ARCHITECT'S TRAVEL COSTS SHALL BE PAID FOR BY THE CONTRACTOR.
- ALL EXPOSED BURLAP, WIRE BASKETS AND OTHER MATERIALS ATTACHED TO PLANTS SHALL BE REMOVED PRIOR TO PLANTING. CARE SHALL BE TAKEN NOT TO DISTURB THE ROOT BALL OF PLANTS.
- THOROUGHLY WATER ALL PLANTS IMMEDIATELY AFTER PLANTING.
- WHERE DISCREPANCIES IN QUANTITIES OCCUR, DRAWINGS SUPERCEDE PLANT NOTES AND SCHEDULE.
- TRANSPLANTING SHALL BE DONE IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK.
- LOAM USED IN PLANT BEDS SHALL BE UNIFORM IN COMPOSITION, FREE FROM SUBSOIL, STONES LARGER THAN 1", NOXIOUS SEEDS AND SUITABLE FOR THE SUPPORT OF VEGETATIVE GROWTH. THE PH VALUE SHALL BE BETWEEN 5.5 AND 6.5.
- MULCH IN TREE AND SHRUB BEDS SHALL BE NATURAL, NATIVE HEMLOCK MULCH FREE OF GROWTH OR GERMINATION INHIBITING INGREDIENTS. SUBMIT SAMPLES FOR APPROVAL.
- LOCATIONS FOR PLANTS AND/OR OUTLINE OF AREAS TO BE PLANTED ARE TO BE STAKED OUT AT THE SITE FOR APPROVAL BY THE LANDSCAPE ARCHITECT.
- SOIL DEPTHS: a.) SHRUBS AND PERENNIAL BEDS: 18" MIN.; b.) GROUND COVER: 6" MIN.; c.) TREES: SEE DETAIL; d.) SOIL/SEED: 6" MIN.
- PROVIDE A SUBSURFACE ROOTBALL ANCHOR BY PLATIPUS EARTH ANCHORS, SIZE FOR CALIPER



1 PLANTING & LIGHTING PLAN
SCALE: 1" = 20'-0"

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DRAWN:
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AS NOTED
SCALE:
AS NOTED
DATE:
5/11/2023

L113

SHEET 14 OF 24
plot date: 5/10/2023

PLANTING:

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- PROVIDE A SUBSURFACE ROOTBALL ANCHOR BY PLATIPUS EARTH ANCHORS, SIZE FOR CALIPER

GENERAL IRRIGATION NOTES:

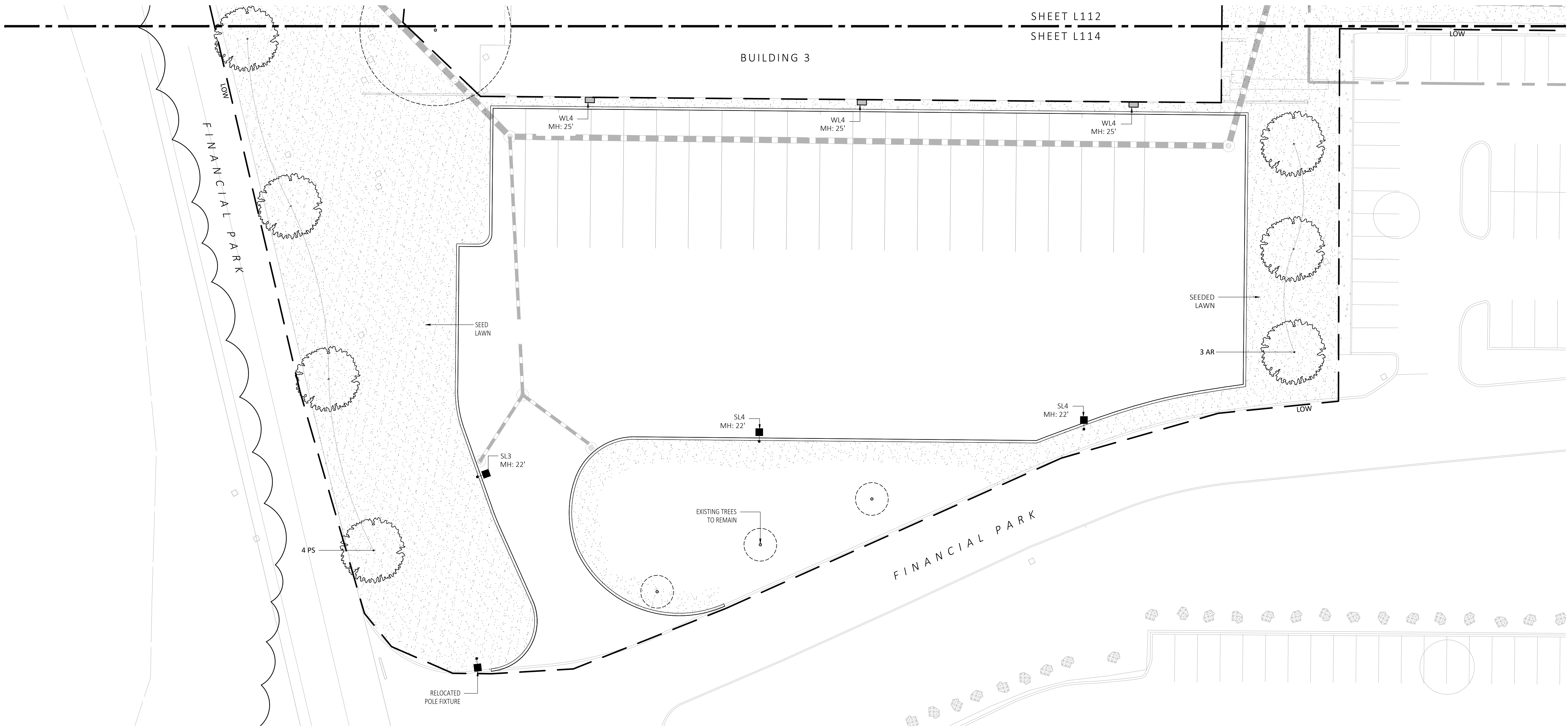
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PLANT SCHEDULE					
SYMBOL	QTY.	LATIN NAME	COMMON NAME	SIZE	NOTES
TREES					
AR	24	ACER RUBRUM	RED MAPLE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
BP	10	BETULA POPULIFOLIA	GRAY BIRCH	3"-3.5" CAL.	B&B, MULTI-STEM
CC	5	CERCIS CANADENSIS	REDBUD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PS	10	PINUS STROBUS	EASTERN WHITE PINE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PSC	17	PRUNUS SEROTINA	BLACK CHERRY	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
PH	16	PLATANUS HYBRIDA	LONDON PLANE TREE	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
TA	16	TILIA AMERICANA	BASSWOOD	3"-3.5" CAL.	B&B, 6' CLEAR BRANCHING
SHRUBS & ORNAMENTAL GRASSES - TYPE A					
		CLETHRA ALNIFOLIA	PEPPERBUSH	5 GAL	36" O.C. B&B
		HYDRANGEA QUERCIFOLIA	OAK-LEAVED HYDRANGEA	3"-3.5" TALL	36" O.C. B&B
		ILEX GLABRA	INKBERRY	3"-3.5" TALL	36" O.C. B&B
		ILEX VERTICILLATA	COMMON WINTERBERRY	3"-3.5" TALL	36" O.C. B&B
		KALMIA LATIFOLIA	MOUNTAIN LAUREL	3" TALL	36" O.C. B&B
		RHUS AROMATICA	FRAGRANT SUMAC	3"-3.5" TALL	36" O.C. B&B
		VIBURNUM DENTATUM	ARROWWOOD	3"-3.5" TALL	36" O.C. B&B
SHRUBS & ORNAMENTAL GRASSES - TYPE B					
		COMPTONIA PEREGRINA	SWEET-FERN	2 GAL	24" O.C. CONTAINER
		IRIS VERSICOLOR	BLUE FLAG IRIS	2 GAL	24" O.C. CONTAINER
		PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	2.5"-3" TALL	24" O.C. B&B
PERENNIALS					
		CAREX PENNSYLVANICA	PENNSYLVANIA SEDGE	1 GAL	18" O.C. CONTAINER
		ECHINACEA PURPUREA	PURPLE CONEFLOWER	1 GAL	18" O.C. CONTAINER
		GERANIUM DALMATIUM	CRANESBILL	1 GAL	18" O.C. CONTAINER
SEED MIX					
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-181-1 & 181-2) NATIVE STEEP SLOPE MIX	75 LB/ACRE	APPLY COVER CROP: FALL: GRAIN RYE, SPRINGS: OAT; SEE SPEC SHEET
		ERNST SEEDS 800-873-3321	ERNST MIX (ERNMX-180) RAIN GARDEN MIX	20 LB/ACRE	APPLY COVER CROP OF GRAIN RYE; SEE SPEC SHEET

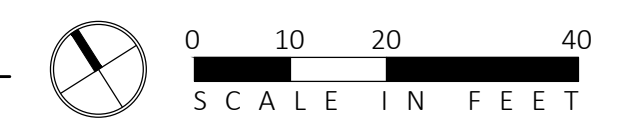
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LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL4-2	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT	COLOR: BLK	

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.



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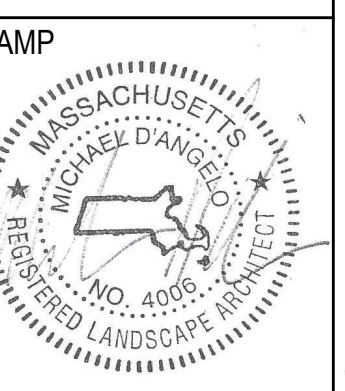


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SHEET 15 OF 24



REV. NO.	DATE	DESCRIPTION
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PLANTING SCHEDULE & DETAILS

DRAWN:	L115
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SCALE:	
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Ernst Conservation Seeds
8884 Mercer Pike
Meadville, PA 16335
(800) 873-3321 Fax (814) 336-5191
www.ernstseed.com

Spring

Date: August 28, 2018

Native Steep Slope Mix w/Grain Oats - ERNMX-181-1

Botanical Name	Common Name	Price/lb
40.00 % <i>Avena sativa</i> , Variety Not Stated	Oats, Variety Not Stated	6.22
20.40 % <i>Sorghastrum nutans</i> , NY Ecotype	Indiangrass, NY Ecotype	12.90
8.10 % <i>Andropogon gerardii</i> , 'Niagara'	Big Bluestem, 'Niagara'	13.06
7.50 % <i>Elymus virginicus</i> , PA Ecotype	Virginia Wildrye, PA Ecotype	7.72
5.20 % <i>Elymus canadensis</i>	Canada Wildrye	12.87
4.50 % <i>Schizanthus scoparium</i> , Fort Indiantown Gap-PA Ecotype	Partridge Pea, Fort Indiantown Gap-PA Ecotype	12.00
3.70 % <i>Trifolium flavus</i> , Fort Indiantown Gap-PA Ecotype	Autumn Bertergrass, Albany Pine Bush-NY Ecotype	18.78
3.00 % <i>Agrostis perennis</i> , Albany Pine Bush-NY Ecotype	Purple Coneflower	14.00
2.30 % <i>Panicum virgatum</i> , 'Shawnee'	Switchgrass, 'Shawnee'	7.51
1.10 % <i>Chamaecrista fasciculata</i> , PA Ecotype	Partridge Pea, PA Ecotype	10.00
1.00 % <i>Echinacea purpurea</i>	Purple Coneflower	36.00
0.80 % <i>Gallardia aridata</i>	Perennial Gallardia (Blanketflower)	32.00
0.80 % <i>Audubonia hirta</i>	Black-eyed Susan	20.00
0.70 % <i>Helopsis helianthoides</i> , PA Ecotype	Cheery Sunflower, PA Ecotype	42.00
0.40 % <i>Aster novae-angliae</i> , PA Ecotype	New England Aster, PA Ecotype	360.00
0.20 % <i>Asclepias syriaca</i> , PA Ecotype	Common Milkweed, PA Ecotype	196.00
0.20 % <i>Liatris spicata</i>	Marsh (Dense) Blazing Star (Spiked Gayfeather)	210.00
0.10 % <i>Penstemon digitalis</i>	Tall White Beardtongue	160.00

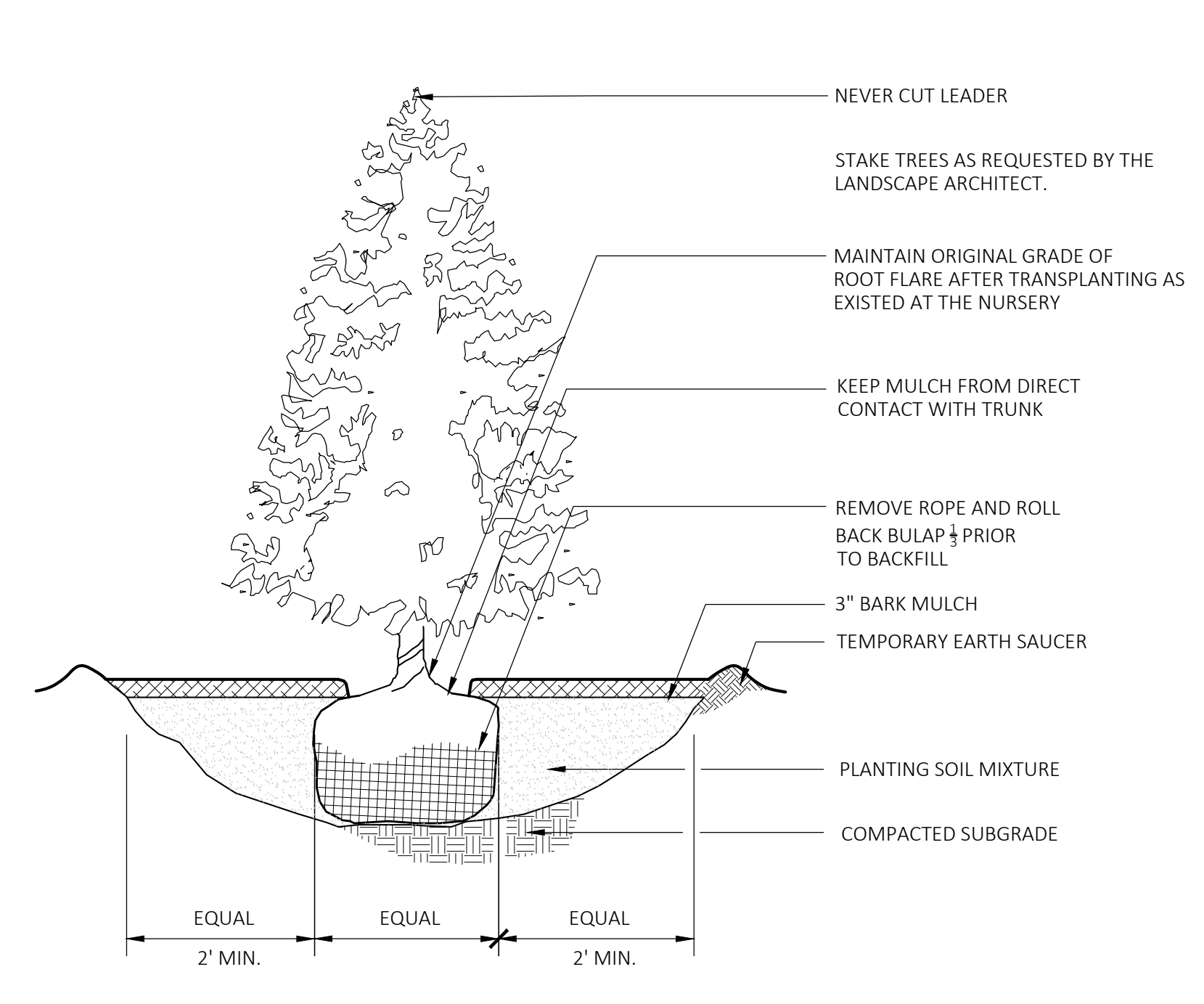
100.00 % Mix Price/lb Bulk: \$10.45

Seeding Rate: 75 lb per acre
Erosion Control & Revegetation

Use this formula with grain oats as a cover crop in the spring and summer (until September 1st). Mix formulations are subject to change without notice depending on the availability of existing and new products. While the formula may change, the guiding philosophy and function of the mix will not.

Price quotes guaranteed for 30 days.
All prices are FOB Meadville, PA.
Please check our web site at www.ernstseed.com
for current pricing when placing orders.

1 SEED MIX 1 - NATIVE STEEP SLOPES (SPRING)
SCALE: N.T.S.



4 EVERGREEN TREE PLANTING
SCALE: N.T.S.

Ernst Conservation Seeds
8884 Mercer Pike
Meadville, PA 16335
(800) 873-3321 Fax (814) 336-5191
www.ernstseed.com

Fall

Date: August 28, 2018

Native Steep Slope Mix w/Grain Rye - ERNMX-181-2

Botanical Name	Common Name	Price/lb
40.00 % <i>Sesale cereale</i> , Variety Not Stated	Grain Rye, Variety Not Stated	0.21
20.40 % <i>Sorghastrum nutans</i> , PA Ecotype	Indiangrass, PA Ecotype	10.60
8.10 % <i>Andropogon gerardii</i> , 'Niagara'	Big Bluestem, 'Niagara'	13.06
7.50 % <i>Elymus virginicus</i> , PA Ecotype	Virginia Wildrye, PA Ecotype	7.72
5.20 % <i>Elymus canadensis</i>	Canada Wildrye	12.87
4.50 % <i>Schizanthus scoparium</i> , 'Camper'	Little Bluestem, 'Camper'	12.59
3.70 % <i>Trifolium flavus</i>	Purpletop	18.56
3.00 % <i>Agrostis perennis</i> , Albany Pine Bush-NY Ecotype	Autumn Bertergrass, Albany Pine Bush-NY Ecotype	14.00
2.30 % <i>Panicum virgatum</i> , 'Shawnee'	Switchgrass, 'Shawnee'	7.51
1.10 % <i>Chamaecrista fasciculata</i> , PA Ecotype	Partridge Pea, PA Ecotype	10.00
1.00 % <i>Echinacea purpurea</i>	Purple Coneflower	36.00
0.80 % <i>Gallardia aridata</i>	Perennial Gallardia (Blanketflower)	32.00
0.80 % <i>Audubonia hirta</i>	Black-eyed Susan	20.00
0.70 % <i>Helopsis helianthoides</i> , PA Ecotype	Cheery Sunflower, PA Ecotype	42.00
0.40 % <i>Aster lateriflorus</i>	Calico Aster	300.00
0.30 % <i>Liatris spicata</i>	Marsh (Dense) Blazing Star (Spiked Gayfeather)	210.00
0.20 % <i>Asclepias syriaca</i> , PA Ecotype	Common Milkweed, PA Ecotype	196.00

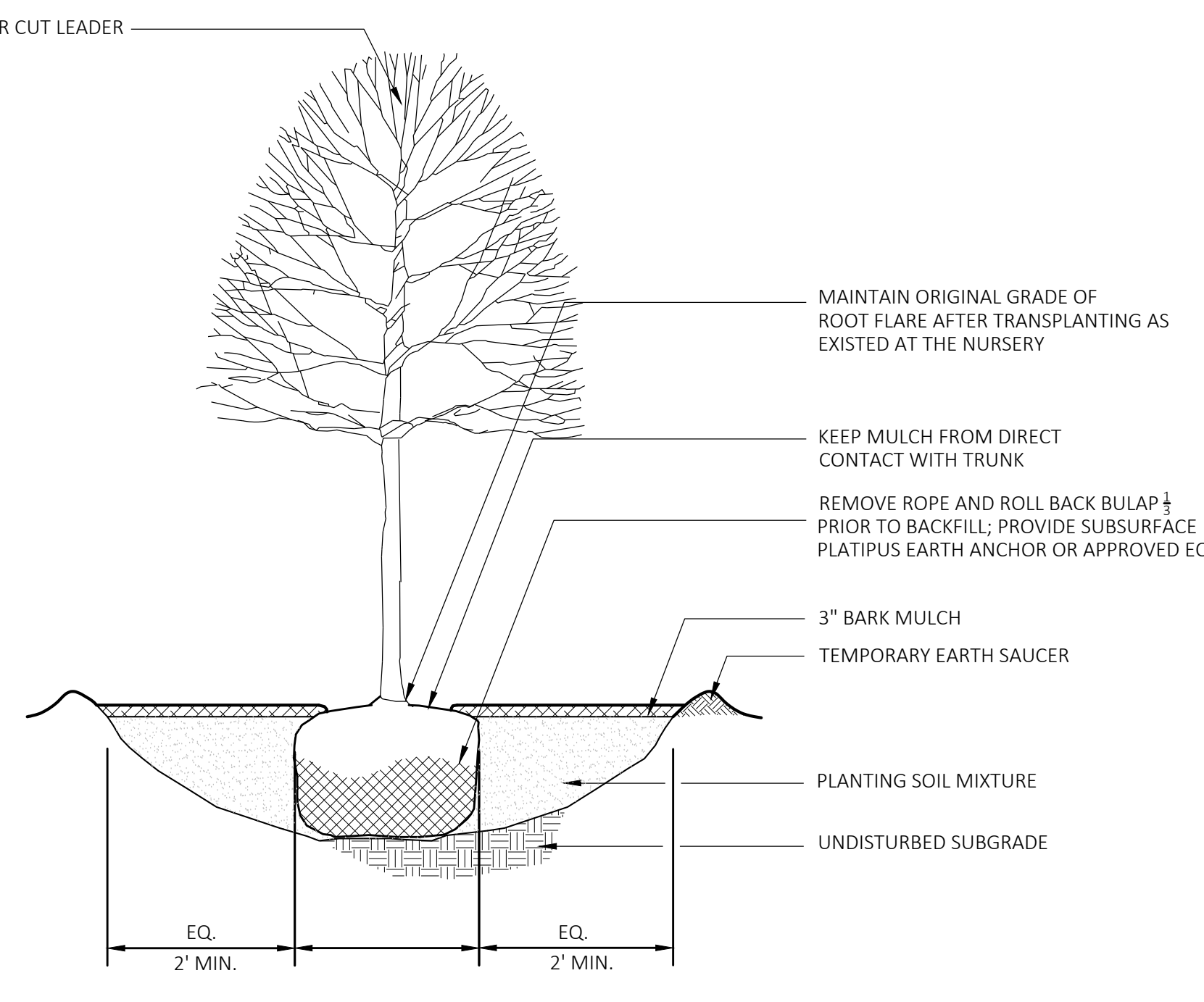
100.00 % Mix Price/lb Bulk: \$9.88

Seeding Rate: 75 lb per acre
Erosion Control & Revegetation

Use this formula with grain rye as a cover crop (from August 1st-February 15th). Mix formulations are subject to change without notice depending on the availability of existing and new products. While the formula may change, the guiding philosophy and function of the mix will not.

Price quotes guaranteed for 30 days.
All prices are FOB Meadville, PA.
Please check our web site at www.ernstseed.com
for current pricing when placing orders.

2 SEED MIX 1 - NATIVE STEEP SLOPES (FALL)
SCALE: N.T.S.



5 DECIDUOUS TREE PLANTING
SCALE: N.T.S.

Ernst Conservation Seeds
8884 Mercer Pike
Meadville, PA 16335
(800) 873-3321 Fax (814) 336-5191
www.ernstseed.com

Date: August 28, 2018

Rain Garden Mix - ERNMX-180

Botanical Name	Common Name	Price/lb
31.50 % <i>Schizanthus scoparium</i> , Albany Pine Bush-NY Ecotype	Little Bluestem, Albany Pine Bush-NY Ecotype	12.02
20.00 % <i>Elymus virginicus</i> , PA Ecotype	Virginia Wildrye, PA Ecotype	7.72
10.00 % <i>Carex vulpinoidea</i> , PA Ecotype	Fox Sedge, PA Ecotype	24.00
10.00 % <i>Panicum virgatum</i> , Coastal Plain NC Ecotype	Redtop/Panicgrass, Coastal Plain NC Ecotype	48.00
5.00 % <i>Echinacea purpurea</i>	Purple Coneflower	36.00
3.00 % <i>Chamaecrista fasciculata</i>	Lanceleaf Coneopsis	24.00
3.00 % <i>Audubonia hirta</i>	Black-eyed Susan	20.00
2.00 % <i>Carex scoparia</i> , PA Ecotype	Blunt Broom Sedge, PA Ecotype	72.00
2.00 % <i>Chamaecrista fasciculata</i> , PA Ecotype	Partridge Pea, PA Ecotype	10.00
2.00 % <i>Eupatorium coelestinum</i> , PA Ecotype	Millflower, VA Ecotype	128.00
2.00 % <i>Helopsis helianthoides</i> , PA Ecotype	Cheery Sunflower, PA Ecotype	42.00
2.00 % <i>Pennisetum digitatum</i> , PA Ecotype	Tall White Beardtongue, PA Ecotype	160.00
1.00 % <i>Asclepias incarnata</i> , PA Ecotype	Swamp Milkweed, PA Ecotype	160.00
1.00 % <i>Juncus effusus</i>	Soft Rush	40.00
1.00 % <i>Juncus tenuis</i> , PA Ecotype	Pink Rush, PA Ecotype	60.00
1.00 % <i>Liatris spicata</i>	Marsh (Dense) Blazing Star (Spiked Gayfeather)	210.00
0.80 % <i>Aster novae-angliae</i> , PA Ecotype	New England Aster, PA Ecotype	360.00
0.70 % <i>Aster laevis</i> , NY Ecotype	Snowy Blue Aster, NY Ecotype	300.00
0.50 % <i>Audubonia hirta</i> var. <i>fulpida</i> , Northern VA Ecotype	Orange Coneflower, Northern VA Ecotype	300.00
0.50 % <i>Serratula heptaceras</i> , VA & WV Ecotype	Wild Serris, VA & WV Ecotype	24.00
0.40 % <i>Mnarda flexilis</i> , Fort Indiantown Gap-PA Ecotype	Wild Bergamot, Fort Indiantown Gap-PA Ecotype	160.00
0.30 % <i>Psycarthrum tenuifolium</i>	Narrowleaf Mountainmint	140.00
0.30 % <i>Solidago juncea</i> , PA Ecotype	Early Goldenrod, PA Ecotype	280.00

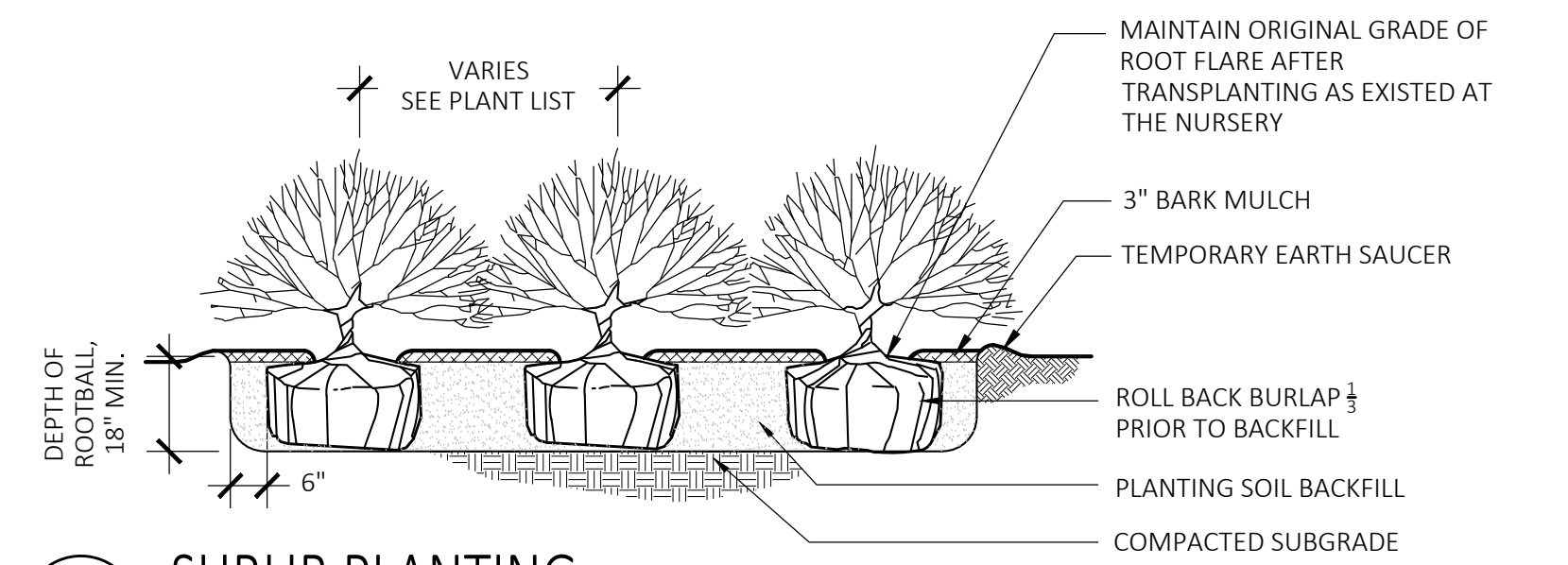
100.00 % Mix Price/lb Bulk: \$37.29

Seeding Rate: 20 lb per acre with a cover crop of grain rye at 30 lb per acre
Uplands & Meadows

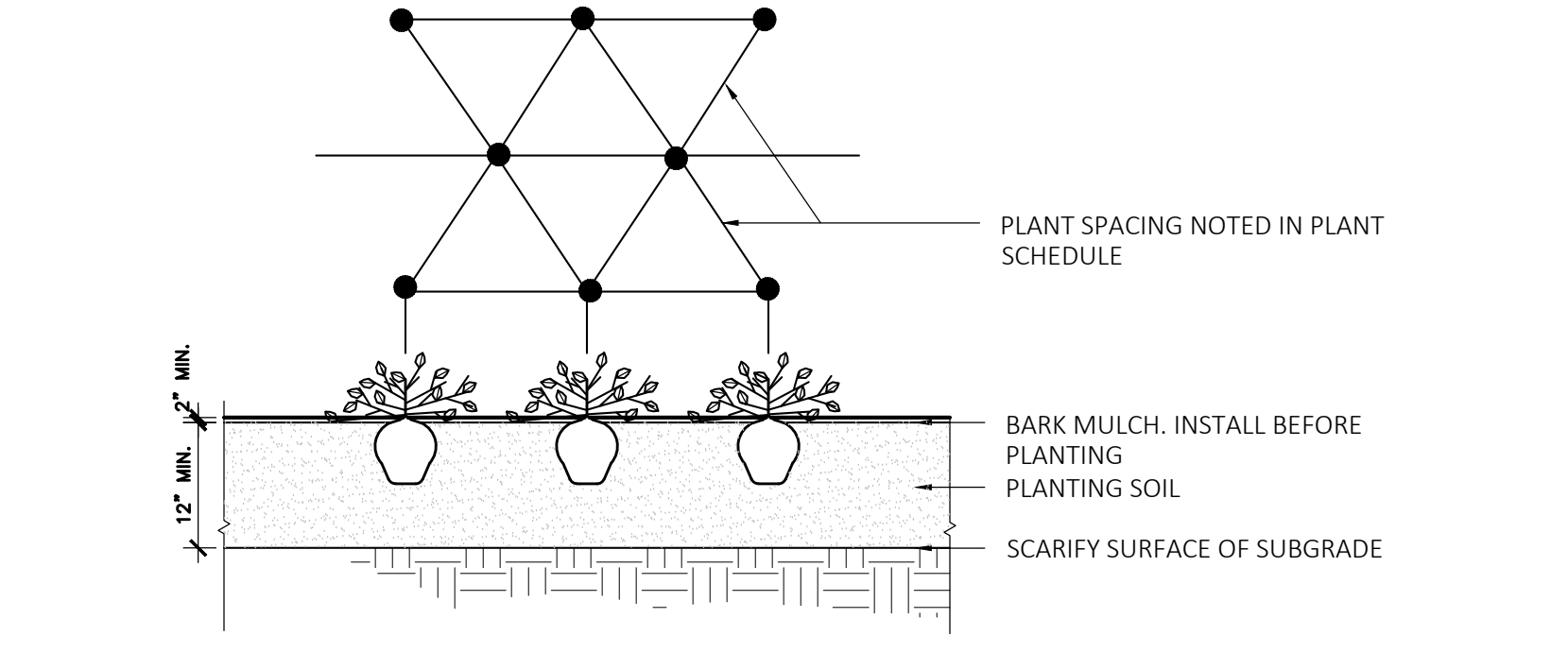
The native perennial forbs and grasses provide food and cover for rain garden biodiversity. Mix formulations are subject to change without notice depending on the availability of existing and new products. While the formula may change, the guiding philosophy and function of the mix will not.

Price quotes guaranteed for 30 days.
All prices are FOB Meadville, PA.
Please check our web site at www.ernstseed.com
for current pricing when placing orders.

3 SEED MIX 2 - RAIN GARDEN MIX
SCALE: N.T.S.



6 SHRUB PLANTING
SCALE: N.T.S.



7 GROUNDCOVER PLANTING
SCALE: N.T.S.

Bollard lights		Generated on: 03-22-2023 7:54 pm		Arcluce	
Project					
TYPE					
Catalog#					
NOTES					

KLOU180 large

Arcluce Code: **SL-KL0203US-12S** Installation instructions IES photometry
Code Ref: **087100D-830-12US**

TECHNICAL INFORMATION

Light source: LED, 3000K, CR8-80

Light efficiency: 73lm/W

Power luminaire: 39W, 1400lm

LED life time: > 60,000h - L80 - B20 (T_a 25°C)

High colour consistency: < 3 SDCM

Wiring: 120-277V 60Hz DIMM

Optics: radial

Color: Black - 12

Height: 24.0" h

Size: A: 8" 7" 14
B: 3" 3" 3"

Construction

- Die-cast aluminum body (EN 47100)
- Engraved aluminum pole
- Double layer polyester powder paint resistant to corrosion and self-spraying fog
- Silicone rubber gaskets
- ANSI 316 stainless steel external screws

Electrical & Optics

- Universal input voltage: 120-277V 50/60Hz
- 0-10V dimming available
- Wiring on removable galvanized steel tray
- High-efficiency LEDs with standard 3000K, 4000K (2700K or other CCTs available on request)
- Reflector made of anodized aluminum with non-reflective specular finishing
- UV UVs stabilized, 850°+ glow wire test resistant, V2 self-extinguishing clear polycarbonate screen

Listings

- UL certified to U.S. and Canadian standards, suitable for wet locations (UL wet mark)
- Suitable for mounting within 1.2 m (4 ft) of ground
- Rated IP66 per EN60598
- Luminaire rated for 40°C minimum ambient temperature on selected model variants
- High quality LED sources characterized according to IES TM-30, with high color consistency <3SDCM and long useful life (50,000 hours at L80)

Installation

- Surface installation
- Die-cast aluminum base (EN 47100) for anchoring with rebar
- Supplied with steel base plate and shaped anchor bolts
- Available on request: encoated steel pillar for reinforced anchoring
- Supplied with power cord (18AWG conductors)

IP66

IK09

CE

215 F

UL

IP66

DLC LISTED

DLC LISTED

PREMIUM

CONTROL TECHNOLOGY

NX LIGHTING CONTROLS

SPECIFICATIONS

CONSTRUCTION

- Rectilinear form mimics the traditional street lamp factor keeping a simple but updated style and appearance, ideal for retrofit applications
- Die-cast housing with hidden vertical heat fins that are optimal for heat dissipation while keeping a clean smooth outer surface
- Corrosion resistant, die-cast aluminum housing with powder coat paint finish

OPTICS

- Entire optical aperture illuminates to create a large luminous surface area resulting in a low glare appearance without sacrificing optical performance
- 80, 90, 320 or 480 midpower LEDs
- 3000K, 4000K or 5000K (2700K CCT available on request)
- Zero glare at 0 degrees of tilt
- Field readable optics

INSTALLATION

- Standard square arm mount, compatible with B3181 pattern
- Optional universal mounting block for ease of installation during retrofit applications. Available as an option or accessory for square and round poles
- Kruecke arm fixer option available for 2.38" OD bases. Max of 60 degrees with degree adjustable increments. (Restrictions apply for 7-pin options)
- NX Distributed Intelligence™ available with in fixture wireless control module. Features dimming and occupancy sensor

KEY DATA

Lumen Range	1300 - 48500
Wattage Range	25 - 340
Efficacy Range (lm/W)	18 - 155
Fixture Projected Life (Hours)	170-60K
Weights lbs. (kg)	13.5 - 24 (6.1 - 10.9)

Arcluce North America Inc. 333 Bush Street - San Francisco, CA 94104 - Ph: +1 (408) 856-6275 - export@arcluce.it arcluce-us.com

1 BL1 SCALE: N.T.S.

2 SL3, SL4, SL4-2 FIXTURE SCALE: N.T.S.

3 SL3, SL4, SL4-2 POST SCALE: N.T.S.

4 WL1, WL4 SCALE: N.T.S.

DURATAPE™ ES
IP66 OUTDOOR

KEY FEATURES

- Energy efficient high-milrow output narrow spaced essential white LED flexible linear light strip for continuous constant color in linear applications
- Ideal for IP66 exterior case, under-counter, cabinet, lighting accents
- Complete with enclosed silicone jacket for outdoor rated IP66, tickle per foot
- Features 2-circuit substrate for optimum heat dissipation, minimizing voltage drop while increasing run lengths per power feed, standardizing electrical flow over entire length of the strip for maximum product reliability
- Features double sided solder points for maximum conductivity and durability
- Pre-assembled to specific lengths with various connector options for project requirements and efficient power configuration
- Max continuous length: up to 30' per run (1.5W/ft) up to 22' per run (3.0W/ft) up to 19' per run (4.5W/ft) up to 16' per run (6.0W/ft)
- Multiple dimming options available

DIMENSIONAL DRAWINGS

DESIGN INSTALLATION EXAMPLES

STRIP DATA

Model	Intensity (lm/W)	Length (ft)	Wattage (W)	Viewing Angle	Lifetime at 90% drive
15W/ft	6000*	915	15	150°	004W 120° 600,000hrs
3.2W/ft	6000*	259	3.2	3.0°	028W 6000hrs
3.9W/ft	9000*	351	3.9	3.9W/ft	030W 50,000hrs
4.4W/ft	9400*	42	4.4	4.4W/ft	030W 40,000hrs

*Meets Title 24 High efficiency rating.

TM30 (3.0W/ft model)

CCT	CRi	Ra	R9	Rg
2207K	96.5	95	94.2	103.4
2733K	97.7	95	95.1	101.7
302K	97.3	94	89.7	97.3
3507K	96.2	95	89.1	97.8
4026K	96.6	93	89.3	97.8

PRODUCT CODE INTENSITY WATTAGE IP RATING COLOR TEMP CH VOLTAGE END FREE MOUNTING POWER SUPPLY

DL - Duratape™ ES - Essential 15 - 15W/ft 27 - 2700K HC - 95 CR 24 - 24VDC

WB - 3.0W/ft 30 - 3000K

3P - 3.9W/ft 38 - 3500K

44 - 4.4W/ft 40 - 4000K

QUICK SHIP (A88807M24-08 - 8'x1.5W/ft) (A88807M24-08 - 8'x3.0W/ft) (A88807M24-08 - 8'x3.9W/ft) (A88807M24-08 - 8'x4.4W/ft)

DETAILS

Spacing: 0.33" OC LED Spacing

LEDs: 36 LEDs per foot

Weight: 15W/ft / 3.0W/ft / 3.9W/ft / 4.4W/ft

Color Temp: 2700K / 3000K / 3500K / 4000K

Color Consistency: (bin centered on the Planck curve with a +/- 2 step MacAdam tolerance)

CR: 94-96

End Props: Factory prepped wiring options (See Page 2)

Mounting: Includes installation ready 3M tape adhesive for simplified installation directly to mounting channel or application surface. Optional mounting channels and clips, protective lens covers, thermal channels for optimal maintenance. Field terminable every 4'.

Installation: Listed Class 2 output, 24V DC power supply required. (UL Listed Class 2 Vell Listed E4710) Tested in accordance with LM 79-08 Energy efficient for California installations. *CETC TM 3.0W/ft 2018 E certified, 3.9W/ft with DEL65PMM or DELX65Q4CHPM drivers.

Compliance: RoHS compliant. MR Safe driver to be mounted outside of MR room. To be used with plastic or aluminum profiles only. To be installed with adhesive or MR safe hardware only, no factory provided mounting hardware to be used.

Warranty: 5 year warranty

5 WL3 SCALE: N.T.S.

BEACON
RATIO Series
AREA/SITE LIGHTER

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

FEATURES

- Low profile LED available luminaire with a variety of IES distributions for lighting applications such as retail, commercial and campus parking lots
- Featuring Micro Strike Optics which maximizes target zone illumination with minimal losses at the house-side, reducing light trespass issues
- Visual comfort standard
- Compact and lightweight design with low EPR
- 3G rated for high vibration applications including bridges and overpasses
- Control options including photo control, occupancy sensing, NX Distributed Intelligence™ and 2Pin with networked control
- Best in class surge protection available

CONTROL TECHNOLOGY

NX LIGHTING CONTROLS

SPECIFICATIONS

CONSTRUCTION

- Rectilinear form mimics the traditional street lamp factor keeping a simple but updated style and appearance, ideal for retrofit applications
- Die-cast housing with hidden vertical heat fins that are optimal for heat dissipation while keeping a clean smooth outer surface
- Corrosion resistant, die-cast aluminum housing with powder coat paint finish

OPTICS

- Entire optical aperture illuminates to create a large luminous surface area resulting in a low glare appearance without sacrificing optical performance
- 80, 90, 320 or 480 midpower LEDs
- 3000K, 4000K or 5000K (2700K CCT available on request)
- Zero glare at 0 degrees of tilt
- Field readable optics

INSTALLATION

- Standard square arm mount, compatible with B3181 pattern
- Optional universal mounting block for ease of installation during retrofit applications. Available as an option or accessory for square and round poles
- Kruecke arm fixer option available for 2.38" OD bases. Max of 60 degrees with degree adjustable increments. (Restrictions apply for 7-pin options)
- NX Distributed Intelligence™ available with in fixture wireless control module. Features dimming and occupancy sensor

KEY DATA

Lumen Range	1300 - 48500
Wattage Range	25 - 340
Efficacy Range (lm/W)	18 - 155
Fixture Projected Life (Hours)	170-60K
Weights lbs. (kg)	13.5 - 24 (6.1 - 10.9)

BEACON
SSS-B Series Poles
SQUARE STRAIGHT STEEL

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

APPLICATIONS

- Lighting installations for side and top mounting of luminaires with effective projected area (EPA) not exceeding maximum allowable loading of the specified pole in its installed geographic location

CONSTRUCTION

- SHAFT: One-piece straight steel with square cross section, flat sides and minimum 0.23" radius on all corners; Minimum yield of 46,000 psi (ASTM A500, Grade B). Longitudinal weld seam to appear flush with shaft side wall. Steel base plate with wall bolt circle slots welded flush to pole shaft having minimum yield of 35,000 psi (ASTM A36)
- BASE COVER: Two-piece square aluminum base cover included standard
- POLE CAP: Pole shaft supplied with removable cover when applicable; Tenon and post-top configurations also available
- HAND HOSE: Rectangular 3/8" steel hand hose frame (2.38" x 4.38" opening). Mounting provisions for grounding lug located behind gasketed cover
- ANCHOR BOLTS: Four galvanized anchor bolts provided per pole with minimum yield of 55,000 psi (ASTM F1554). Galvanized hardware with two washers and two nuts per bolt for welding
Anchor bolt part numbers: 3/4 x 30 x 3 - TAB-30-M3B
1 x 36 x 4 - TAB-36-M3B

FINISH

- Durable thermoplastic powder coat paint finish with nominal 3.0 mil thickness
- Powder paint prime applied over "white metal" steel substrate cleaned via mechanical shot blast method
- Decorative finish coat available in multiple standard colors; Custom colors available; RAL number preferable

WAREHOUSE STOCKED POLES:

- SS300-404-HV-09-RDC, SS315-404-HV-09-RDC and SS330-508-HV-09-RDC
- The HV designation in the above catalog numbers is a combination drill pattern of the Current S2 pattern and the Beacon B3181 Viper pattern (rectangular arm mounting)

ORDERING INFORMATION

ORDERING EXAMPLE: **SSS-B - 25 - 40 - A/B/C - 2L - B3 - BLT - UL** Reference page 2 for available configurations

STATUS	HEIGHT	SHAFT	THICKNESS	MOUNTING	FINISH	OPTIONS
SSS-B Square Straight Steel Pole Base	Dimensions page 2 Ordering note	Dimensions page 2 Ordering note	Dimensions page 2 Ordering note	1 Single arm mount 2 Two Arms at 90° 3 Two Arms at 180° 4 Four Arms at 90° 5A Three Arms at 90° x 4" Tall 5B Three Arms at 180° x 4" Tall 6C Four Arms at 90° x 4" Tall 7C Four Arms at 180° x 4" Tall 8C Four Arms at 90° x 4" Tall 9C Four Arms at 180° x 4" Tall	BLT Black Matte Textured DLS Black Glass Smooth DDB Dark Bronze Matte Textured ETT Graphite Matte Textured LGS Light Grey Glass Smooth PFS Platinum Silver Smooth WHT White Matte Textured WHS White Glass Smooth VGT Verde Green Textured	CRF 24 Ang 91° Reticulate and Cover DWH Extra Hardware COP 3" Coating COP 7" Coating MPP Mid-power Luminaire Bracket VM2 2nd mode vibration damper LAB Less Anchor Bolts UL UL Certified

ACCESSORIES - Order Separately

Catalog Number	Description
DMX	2nd mode vibration damper
IME5X	2nd mode vibration damper

DRILL PATTERN

B1	Circle: 3/8" diam
B3	2-bolt (2-1/2" spacing), Viper™ 3/8" diam
B2	2-bolt (2-1/2" spacing), Viper™ 3/8" diam

BEACON
RATIO Wall
RW1RWL2 LED WALL PACK

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

FEATURES

- Low profile LED wall luminaire with a variety of IES distributions for lighting applications such as retail, commercial and industrial building mount
- Featuring Micro Strike Optics which maximizes target zone illumination with minimal losses at the house-side, reducing light trespass issues
- Visual comfort standard
- Control options including photo control, occupancy sensing, NX Distributed Intelligence™, WISCAPE and 2Pin with networked control
- Battery Backup options available for emergency code compliance
- Quick-mount adapter allows easy installation/maintenance
- 347V and 480V versions for industrial applications and Canada

CONTROL TECHNOLOGY

NX LIGHTING CONTROLS **WISCAPE**

SPECIFICATIONS

CONSTRUCTION

- Die-cast housing with hidden vertical heat fins that are optimal for heat dissipation while keeping a clean smooth outer surface
- Corrosion resistant, die-cast aluminum housing with powder coat paint finish
- Powder paint finish provides durability in outdoor environments. Tested to meet 1000 hour salt spray rating

OPTICS

- Entire optical aperture illuminates to create a large luminous surface area resulting in a low glare appearance without sacrificing optical performance
- 48 or 90 midpower LEDs
- 3000K, 4000K or 5000K (2700K CCT available on request)
- LED optics provide IES type I, II and IV distributions. Type IV available in RWL2 configurations

INSTALLATION

- Quick-mount adapter provides easy installation to wall or recessed junction boxes (if square junction box)
- Designed for direct (D) box mount
- Integral back box contains 12" conduit hubs
- Integral back box standard with Dual Driver Dual Power Feed, NX, WISCAPE and battery versions (battery version for RWL2 only)
- Integral Battery Backup provides emergency lighting for the required 90 minute path of egress
- Battery Backup suitable for connecting temperatures 25°C to 40°C. RWL2 battery is 12.5W RWL2 battery is 9W

ELECTRICAL

- 120V-277V universal voltage 50/60Hz 0-10V dimming drivers
- 347V and 480V dimmable driver option for all voltages above 277V
- Ambient operating temperature -40°C to 40°C
- Driver: IM65 and IP66

KEY DATA

Lumen Range	1300 - 39300
Wattage Range	10 - 155
Efficacy Range (lm/W)	193 - 148
Weights lbs. (kg)	5.5/1.5 (2.5/0.7)

BEACON
RATIO Wall
RW1RWL2 LED WALL PACK

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

FEATURES

- Low profile LED wall luminaire with a variety of IES distributions for lighting applications such as retail, commercial and industrial building mount
- Featuring Micro Strike Optics which maximizes target zone illumination with minimal losses at the house-side, reducing light trespass issues
- Visual comfort standard
- Control options including photo control, occupancy sensing, NX Distributed Intelligence™, WISCAPE and 2Pin with networked control
- Battery Backup options available for emergency code compliance
- Quick-mount adapter allows easy installation/maintenance
- 347V and 480V versions for industrial applications and Canada

CONTROL TECHNOLOGY

NX LIGHTING CONTROLS **WISCAPE**

SPECIFICATIONS

CONSTRUCTION

- Die-cast housing with hidden vertical heat fins that are optimal for heat dissipation while keeping a clean smooth outer surface
- Corrosion resistant, die-cast aluminum housing with powder coat paint finish
- Powder paint finish provides durability in outdoor environments. Tested to meet 1000 hour salt spray rating

OPTICS

- Entire optical aperture illuminates to create a large luminous surface area resulting in a low glare appearance without sacrificing optical performance
- 48 or 90 midpower LEDs
- 3000K, 4000K or 5000K (2700K CCT available on request)
- LED optics provide IES type I, II and IV distributions. Type IV available in RWL2 configurations

INSTALLATION

- Quick-mount adapter provides easy installation to wall or recessed junction boxes (if square junction box)
- Designed for direct (D) box mount
- Integral back box contains 12" conduit hubs
- Integral back box standard with Dual Driver Dual Power Feed, NX, WISCAPE and battery versions (battery version for RWL2 only)
- Integral Battery Backup provides emergency lighting for the required 90 minute path of egress
- Battery Backup suitable for connecting temperatures 25°C to 40°C. RWL2 battery is 12.5W RWL2 battery is 9W

ELECTRICAL

- 120V-277V universal voltage 50/60Hz 0-10V dimming drivers
- 347V and 480V dimmable driver option for all voltages above 277V
- Ambient operating temperature -40°C to 40°C
- Driver: IM65 and IP66

KEY DATA

Lumen Range	1300 - 39300
Wattage Range	10 - 155
Efficacy Range (lm/W)	193 - 148
Weights lbs. (kg)	5.5/1.5 (2.5/0.7)

MDLA
MICHAEL D'ANGELO landscape architecture

MICHAEL D'ANGELO LANDSCAPE ARCHITECTURE LLC

840 SUMMER STREET
SUITE 301A
BOSTON, MA 02127
1.203.592.4788
www.m-d-a.com

CLIENT
BERKELEY PARTNERS
1 WASHINGTON MALL, SUITE 701
BOSTON, MA

PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA

STAMP

REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

LIGHTING SCHEDULE & CUT SHEETS

DRAWN: NC
CHECKED: AS NOTED
SCALE: L116
AS NOTED
DATE: 5/11/2023

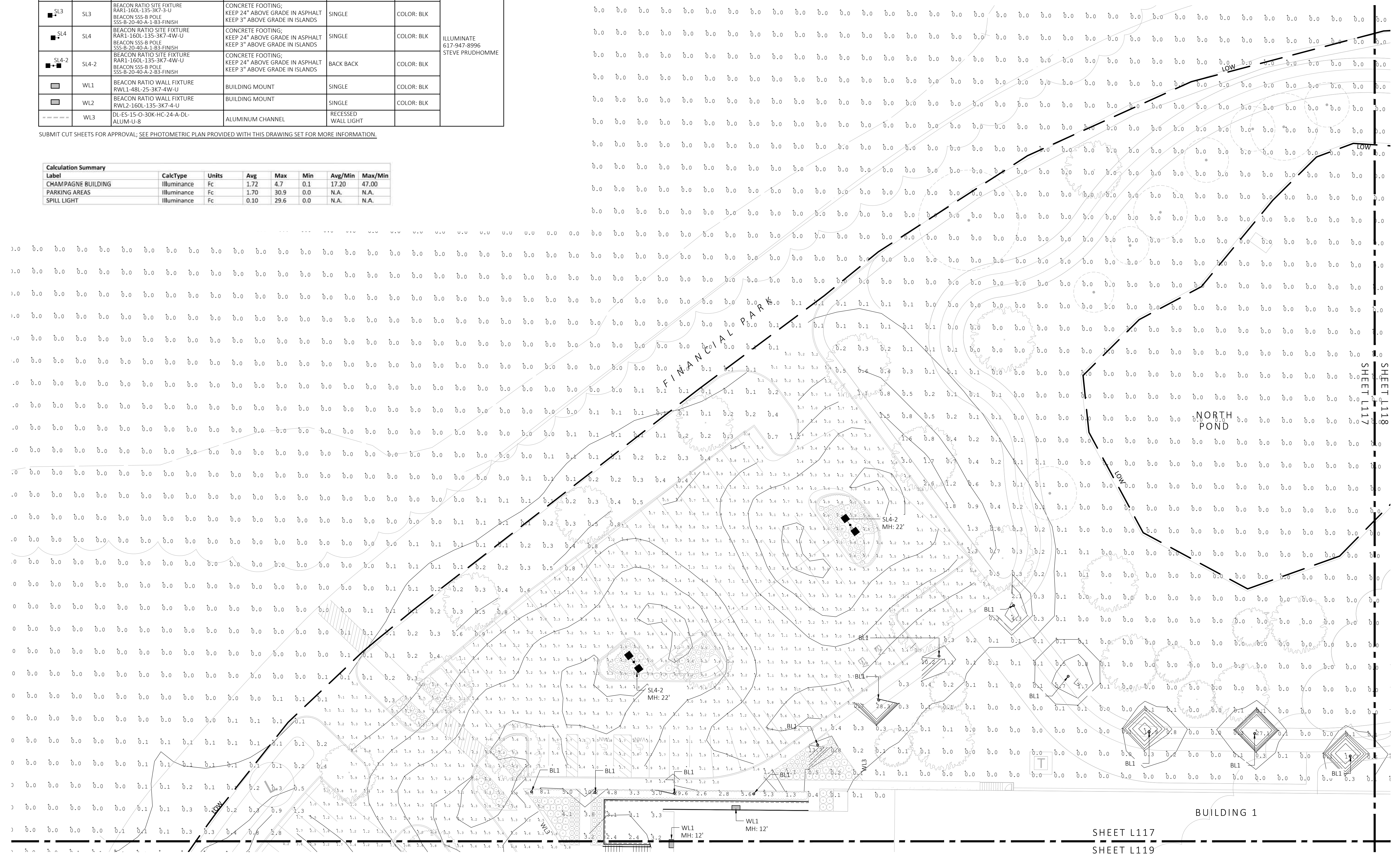
SHEET 17 OF 24

FOR PERMIT ONLY
NOT FOR CONSTRUCTION

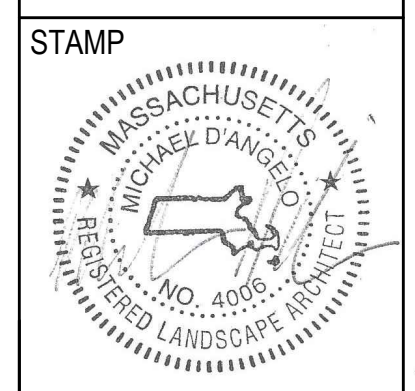
LIGHT SCHEDULE SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-83-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-83-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-83-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-UJ-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	illuminance	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	illuminance	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	illuminance	Fc	0.10	29.6	0.0	N.A.	N.A.



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



REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

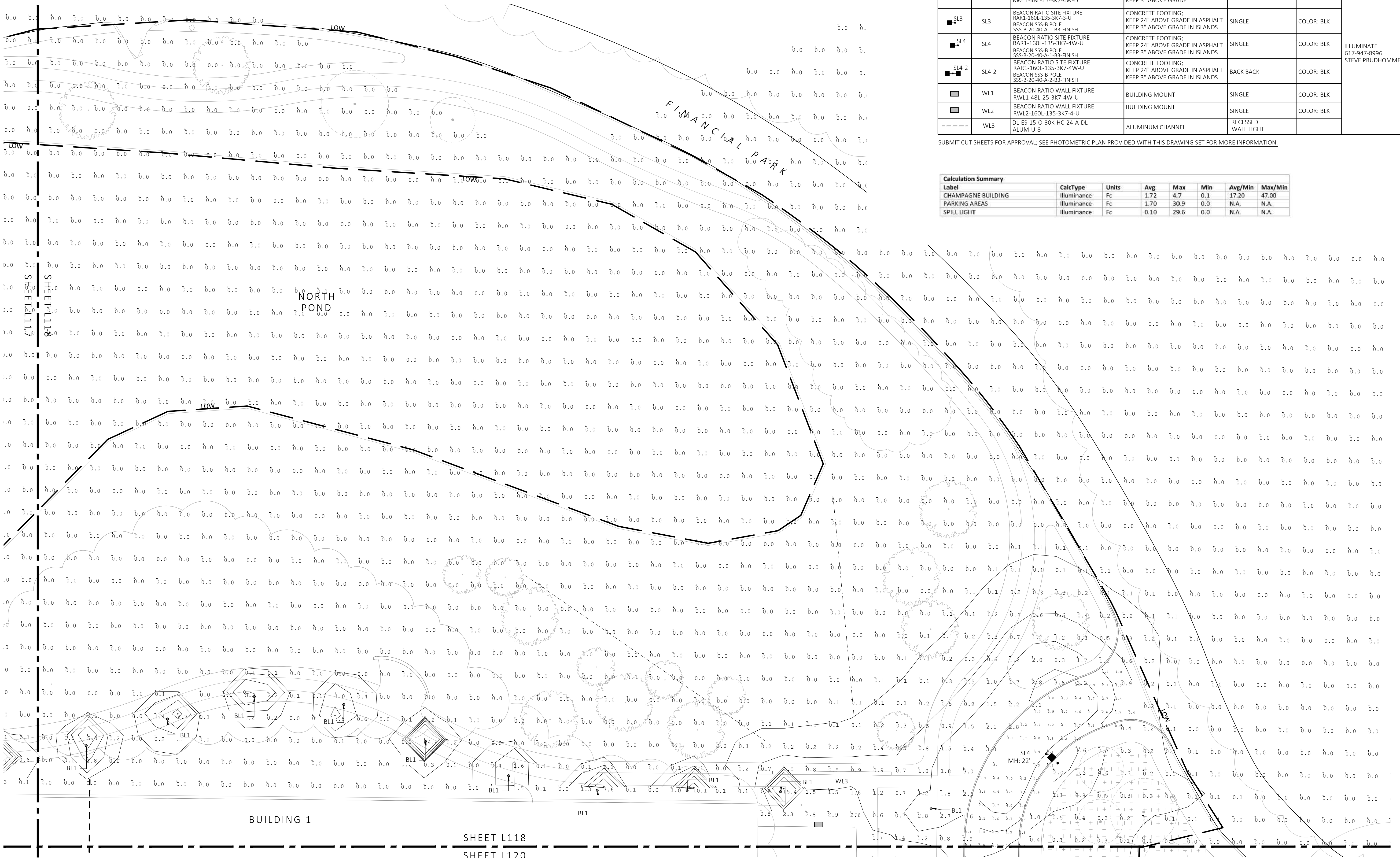
PHOTOMETRIC PLAN

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NOT FOR CONSTRUCTION

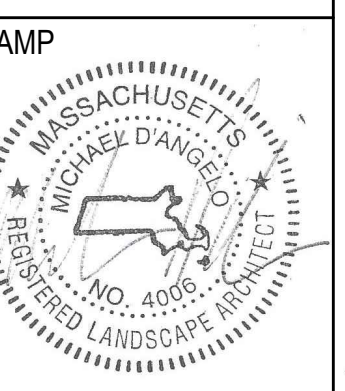
LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■ SL3	SL3	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-3-U BEACON SSS-8 POLE SSS-B-20-40-A-1-85-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■ SL4	SL4	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-8 POLE SSS-B-20-40-A-1-85-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■ SL4-2	SL4-2	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-8 POLE SSS-B-20-40-A-1-85-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	illuminance	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	illuminance	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	illuminance	Fc	0.10	29.6	0.0	N.A.	N.A.



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



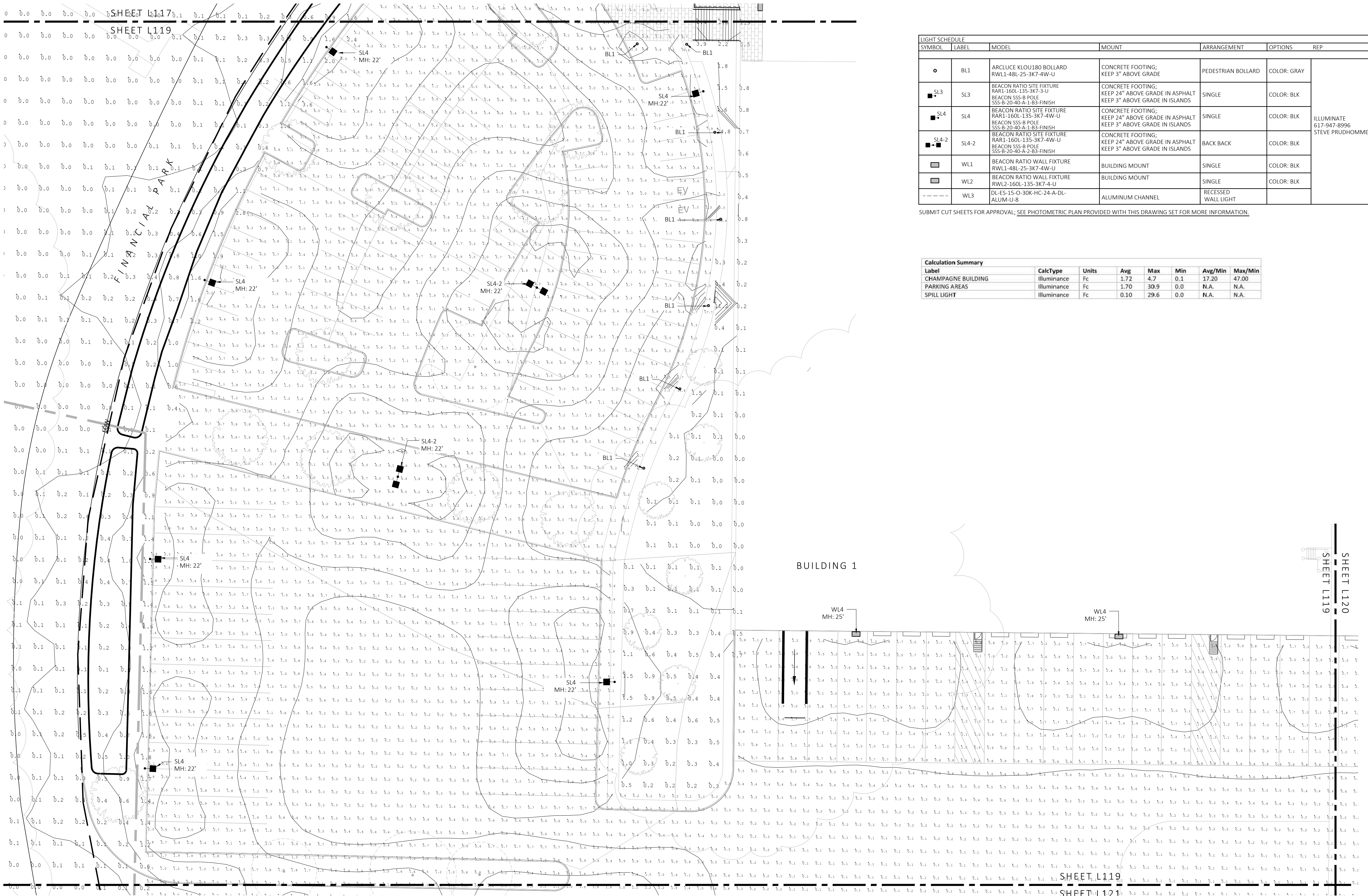
REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

PHOTOMETRIC PLAN

DRAWN:
NC
CHECKED:
AS NOTED
SCALE:
AS NOTED
DATE:
5/11/2023

L118

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SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4-U BEACON 555-B POLE 555-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4-U BEACON 555-B POLE 555-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON 555-B POLE 555-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	ILLUMINATE STEVE PRUDHOMME
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	ILLUMINANCE	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	ILLUMINANCE	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	ILLUMINANCE	Fc	0.10	29.6	0.0	N.A.	N.A.

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



MDLA
MICHAEL D'ANGELO landscape architecture

MICHAEL D'ANGELO
LANDSCAPE ARCHITECTURE LLC
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CLIENT
BERKELEY PARTNERS
1 WASHINGTON MALL, SUITE 701
BOSTON, MA

PROJECT
WAREHOUSE / INDUSTRIAL DEV.
100 / 200 FINANCIAL PARK
FRANKLIN, MA

STAMP
MICHAEL D'ANGELO
REGISTERED LANDSCAPE ARCHITECT
NO. 4098
STATE OF MASSACHUSETTS

REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

PHOTOMETRIC PLAN

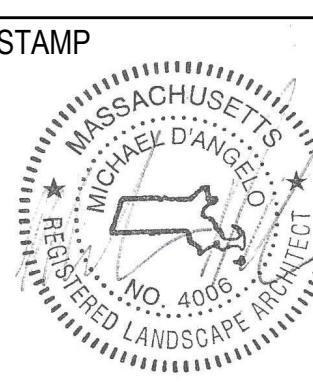
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CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023

L119

SHEET 20 OF 24

plot date: 5/10/2023

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REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

PHOTOMETRIC PLAN

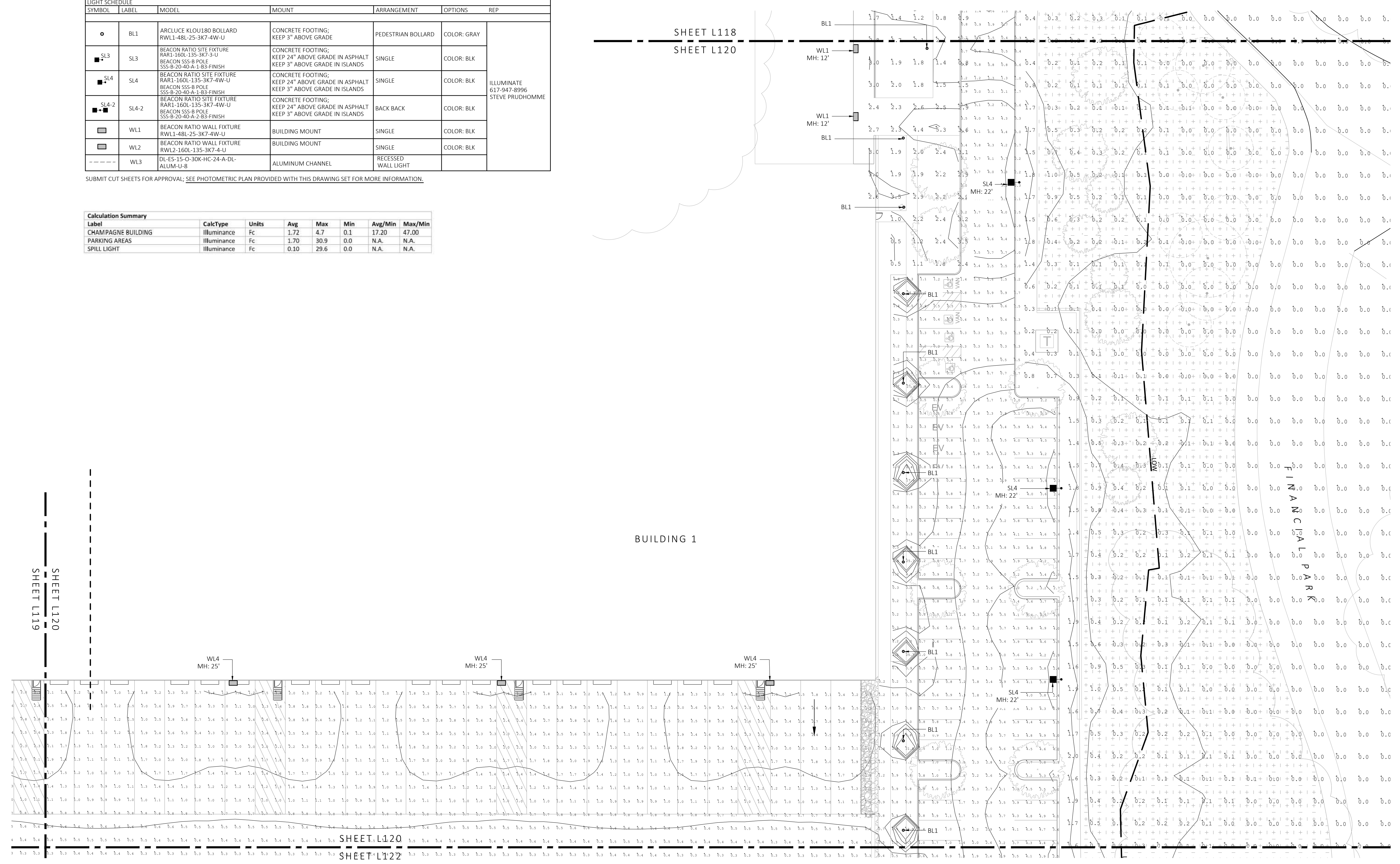
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CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARCLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	
■	SL3	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL4-2	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

Calculation Summary						
Label	CalcType	Units	Avg	Max	Min	Max/Min
CHAMPAGNE BUILDING	illuminance	Fc	1.72	4.7	0.1	17.20
PARKING AREAS	illuminance	Fc	1.70	30.9	0.0	N.A.
SPILL LIGHT	illuminance	Fc	0.10	29.6	0.0	N.A.

SHEET L118
SHEET L120



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



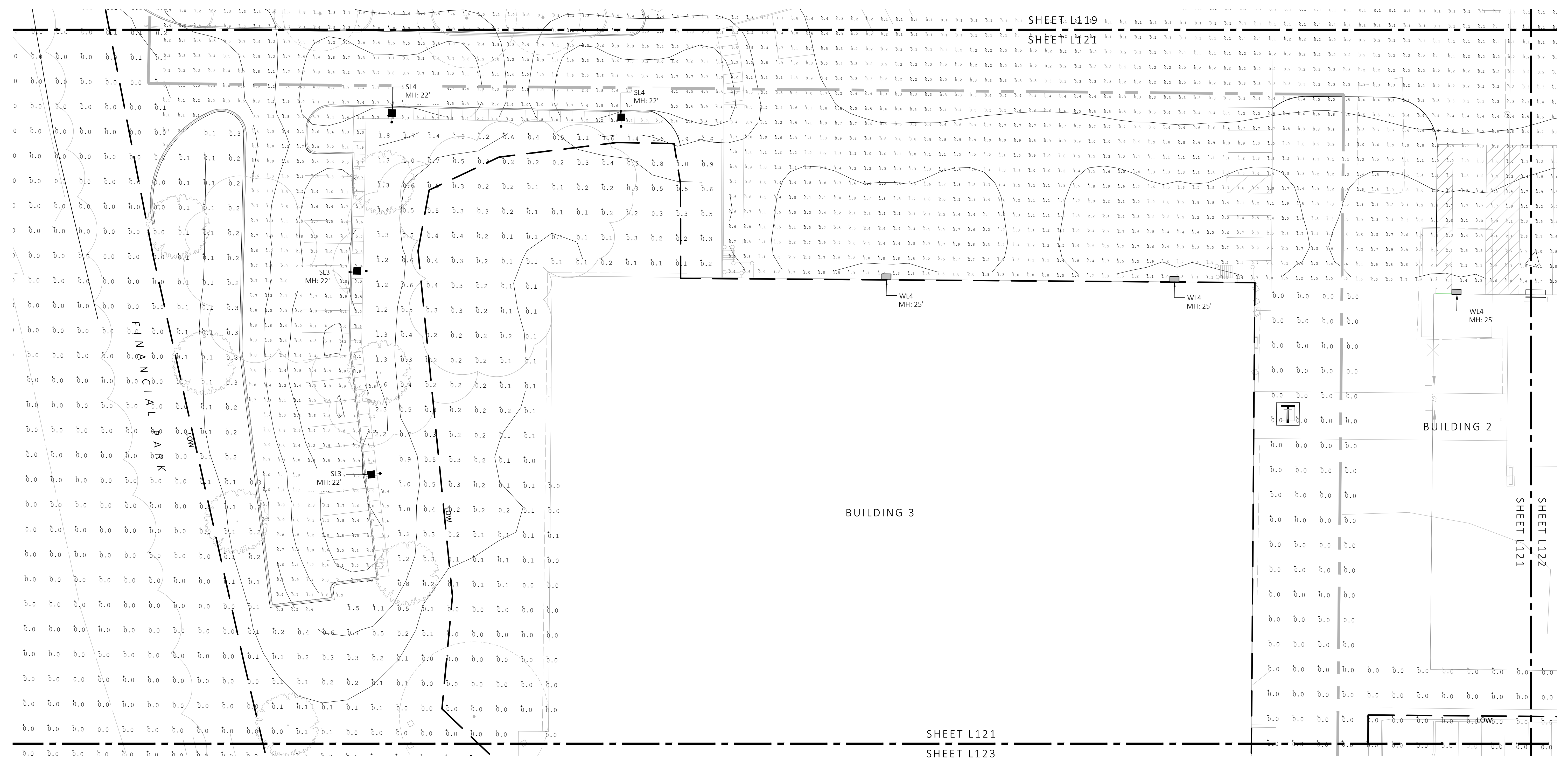
SHEET L120
SHEET L122

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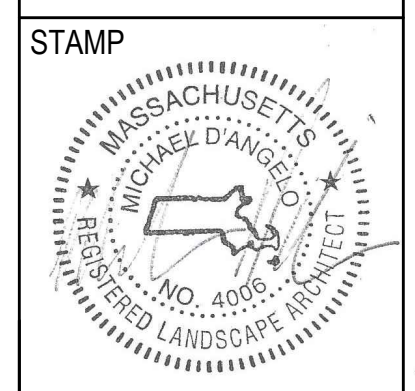
LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARCLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL3	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RARI-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
■	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
■	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-B	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	Illuminance	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	Illuminance	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	Illuminance	Fc	0.10	29.6	0.0	N.A.	N.A.

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.



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

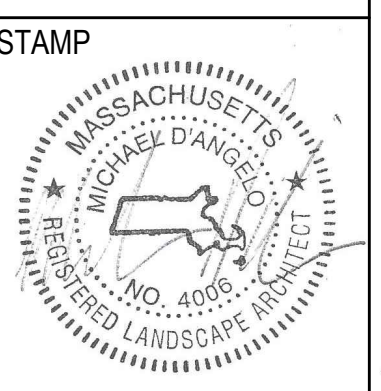


REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

PHOTOMETRIC PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: L121
AS NOTED
DATE: 5/11/2023

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REV. NO.	DATE	DESCRIPTION
	5/11/23	FOR PERMIT

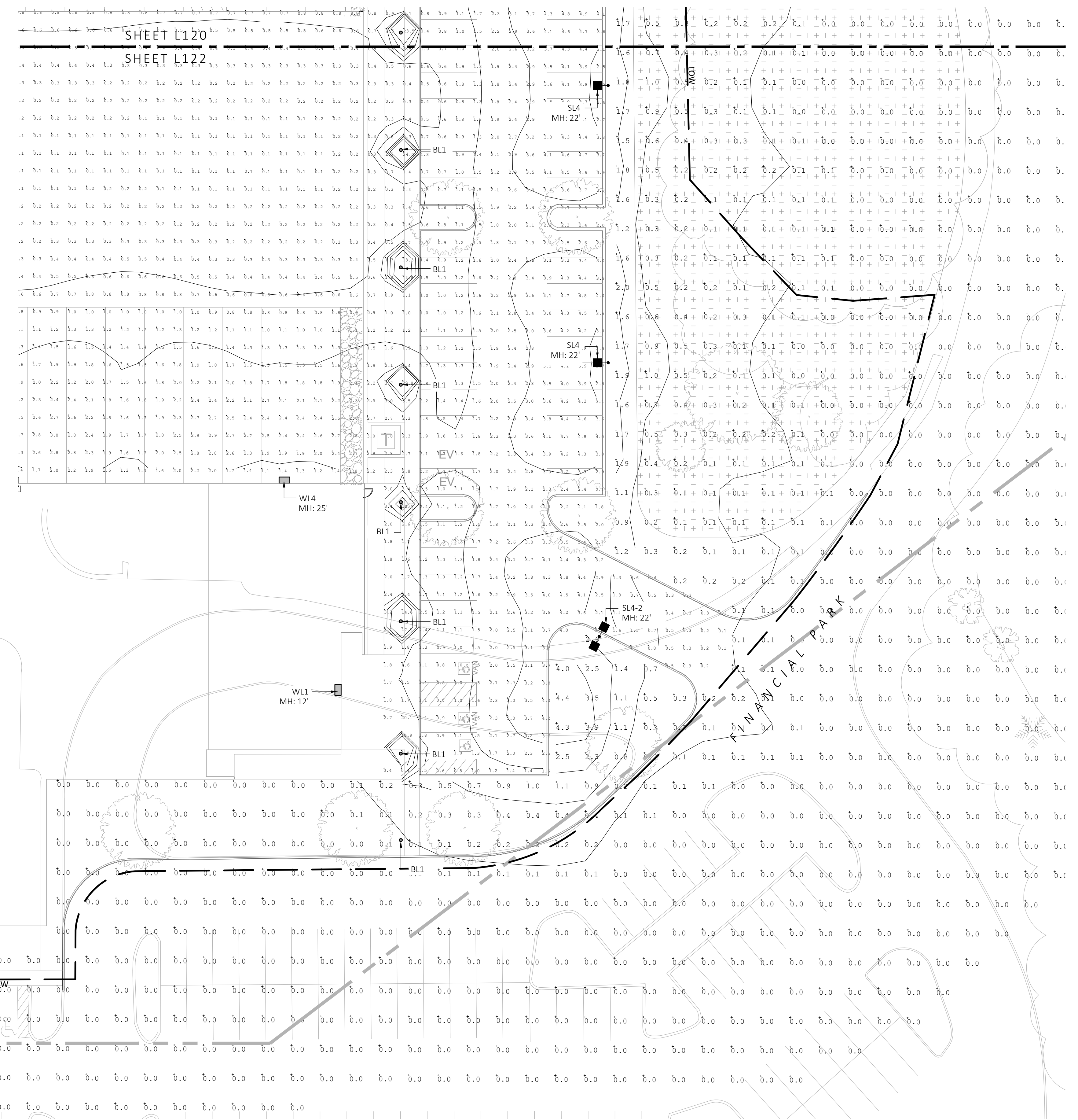
PHOTOMETRIC PLAN

DRAWN: NC
CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-1-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-B POLE SSS-B-20-40-A-2-B3-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	Illuminance	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	Illuminance	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	Illuminance	Fc	0.10	29.6	0.0	N.A.	N.A.

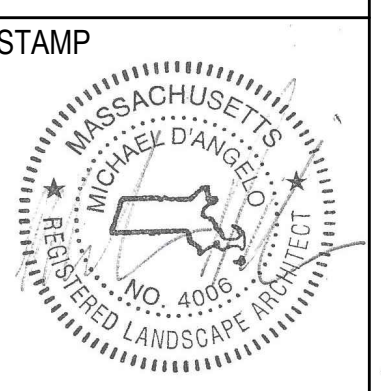


SHEET L121
SHEET L122
SHEET L123

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



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REV. NO.	DATE	DESCRIPTION
1	5/11/23	FOR PERMIT

PHOTOMETRIC PLAN

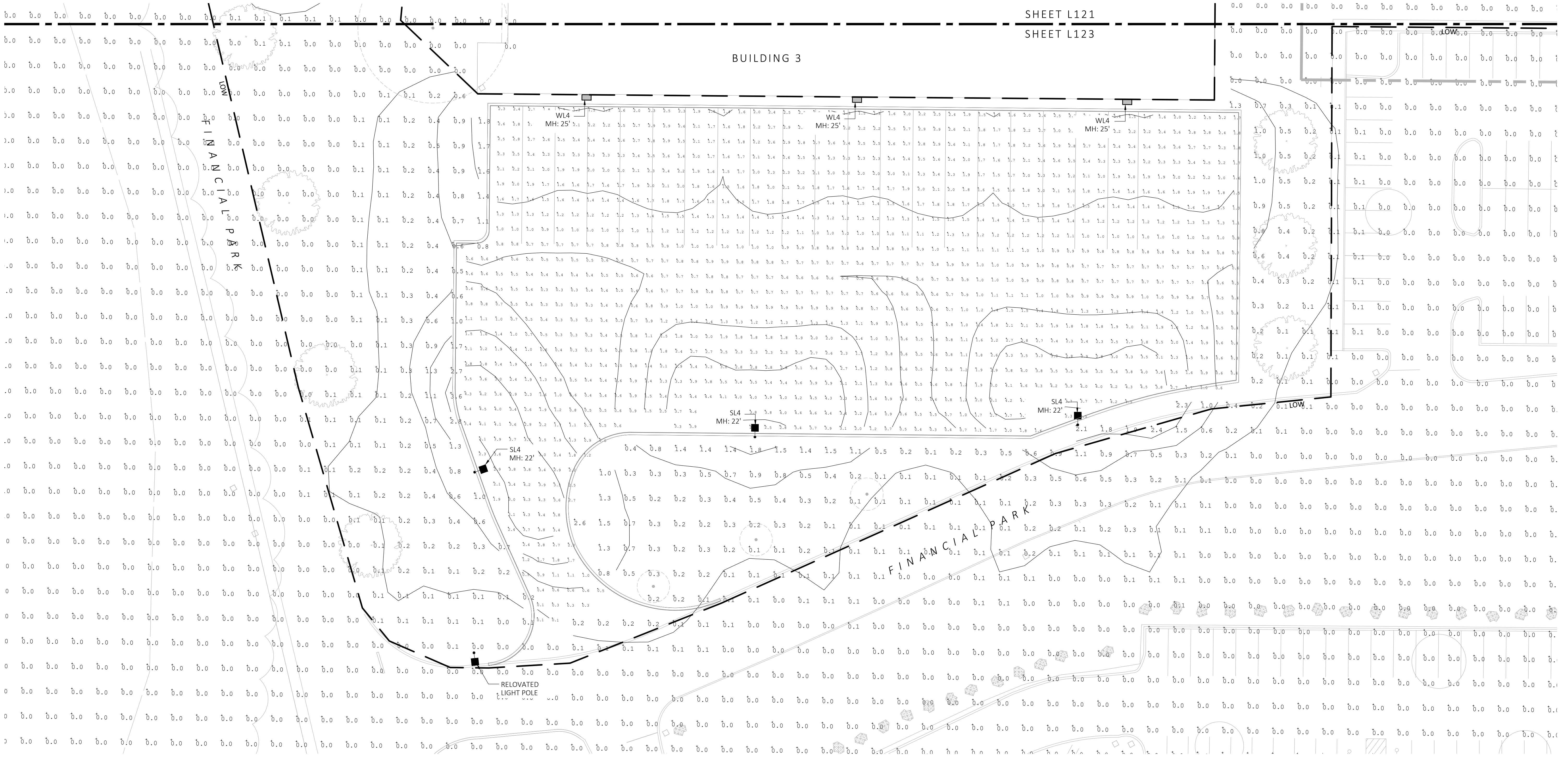
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CHECKED: AS NOTED
SCALE: AS NOTED
DATE: 5/11/2023

L123

LIGHT SCHEDULE						
SYMBOL	LABEL	MODEL	MOUNT	ARRANGEMENT	OPTIONS	REP
○	BL1	ARLUCE KLOU180 BOLLARD RWL1-48L-25-3K7-4W-U	CONCRETE FOOTING; KEEP 3" ABOVE GRADE	PEDESTRIAN BOLLARD	COLOR: GRAY	ILLUMINATE 617-947-8996 STEVE PRUDHOMME
■	SL3	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-3-U BEACON SSS-8 POLE SSS-B-20-40-A-1-835-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-8 POLE SSS-B-20-40-A-1-835-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	SINGLE	COLOR: BLK	
■	SL4-2	BEACON RATIO SITE FIXTURE RAR1-160L-135-3K7-4W-U BEACON SSS-8 POLE SSS-B-20-40-A-1-835-FINISH	CONCRETE FOOTING; KEEP 24" ABOVE GRADE IN ASPHALT KEEP 3" ABOVE GRADE IN ISLANDS	BACK BACK	COLOR: BLK	
□	WL1	BEACON RATIO WALL FIXTURE RWL1-48L-25-3K7-4W-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
□	WL2	BEACON RATIO WALL FIXTURE RWL2-160L-135-3K7-4-U	BUILDING MOUNT	SINGLE	COLOR: BLK	
---	WL3	DL-ES-15-O-30K-HC-24-A-DL- ALUM-U-8	ALUMINUM CHANNEL	RECESSED WALL LIGHT		

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CHAMPAGNE BUILDING	ILLUMINANCE	Fc	1.72	4.7	0.1	17.20	47.00
PARKING AREAS	ILLUMINANCE	Fc	1.70	30.9	0.0	N.A.	N.A.
SPILL LIGHT	ILLUMINANCE	Fc	0.10	29.6	0.0	N.A.	N.A.

SUBMIT CUT SHEETS FOR APPROVAL; SEE PHOTOMETRIC PLAN PROVIDED WITH THIS DRAWING SET FOR MORE INFORMATION.



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

