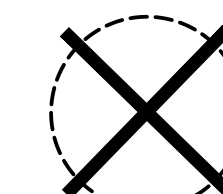


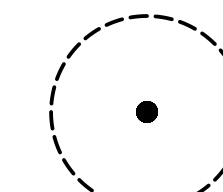
## DEMOLITION NOTES

1. CONTRACTOR RESPONSIBLE FOR VERIFYING ALL EXISTING CONDITIONS PRIOR TO BIDDING WORK.
2. CONTRACTOR RESPONSIBLE FOR COORDINATING, RELOCATING, OR REMOVING ANY ITEMS NOT NOTED ON DRAWINGS TO ACHIEVE DESIGN INTENT OF DRAWINGS.
3. CONTRACTOR TO VERIFY ITEMS TO BE REMOVED WITH OWNER REPRESENTATIVE. VERIFY ITEMS TO BE SALVAGED AND PROVIDED TO THE OWNER REPRESENTATIVE.
4. CONTRACTOR TO REMOVE ALL MATERIAL TO BE DEMOLISHED OFF SITE.
5. CONTRACTOR RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES.
6. CONTRACTOR RESPONSIBLE FOR PROTECTING ALL EXISTING TREES AS NOTED. CONTRACTOR RESPONSIBLE FOR BRINGING DAMAGE TO ANY TREES TO THE ATTENTION OF OWNER IMMEDIATELY.
7. REFERENCE HARDSCAPE AND LANDSCAPE PLANS FOR SPECIFIC DIMENSIONS.
8. FOR PROPOSED WORK AND COORDINATION WITH DEMOLITION.
9. PROTECT EXISTING HARDSCAPE.
10. CONFIRM ALL TREES TO BE REMOVED WITH LANDSCAPE ARCHITECT, ARCHITECT, AND OWNERS REPRESENTATIVE PRIOR TO REMOVAL. DO NOT REMOVE TREES WITHOUT APPROVAL. VERIFY EXTENT OF DEMOLITION WITH CIVIL ENGINEER. NOTIFY LANDSCAPE ARCHITECT OF ANY CONFLICTS BETWEEN PROTECTED TREES AND EXTENT OF DEMOLITION.

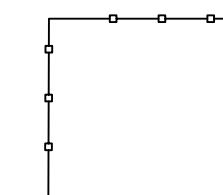
## TREE PROTECTION / DEMO LEGEND



EXISTING SPECIMEN TREES TO BE REMOVED. CONSULT WITH LANDSCAPE ARCHITECT PRIOR TO COMMENCEMENT OF WORK.



SPECIMEN TREES TO BE REMAIN.



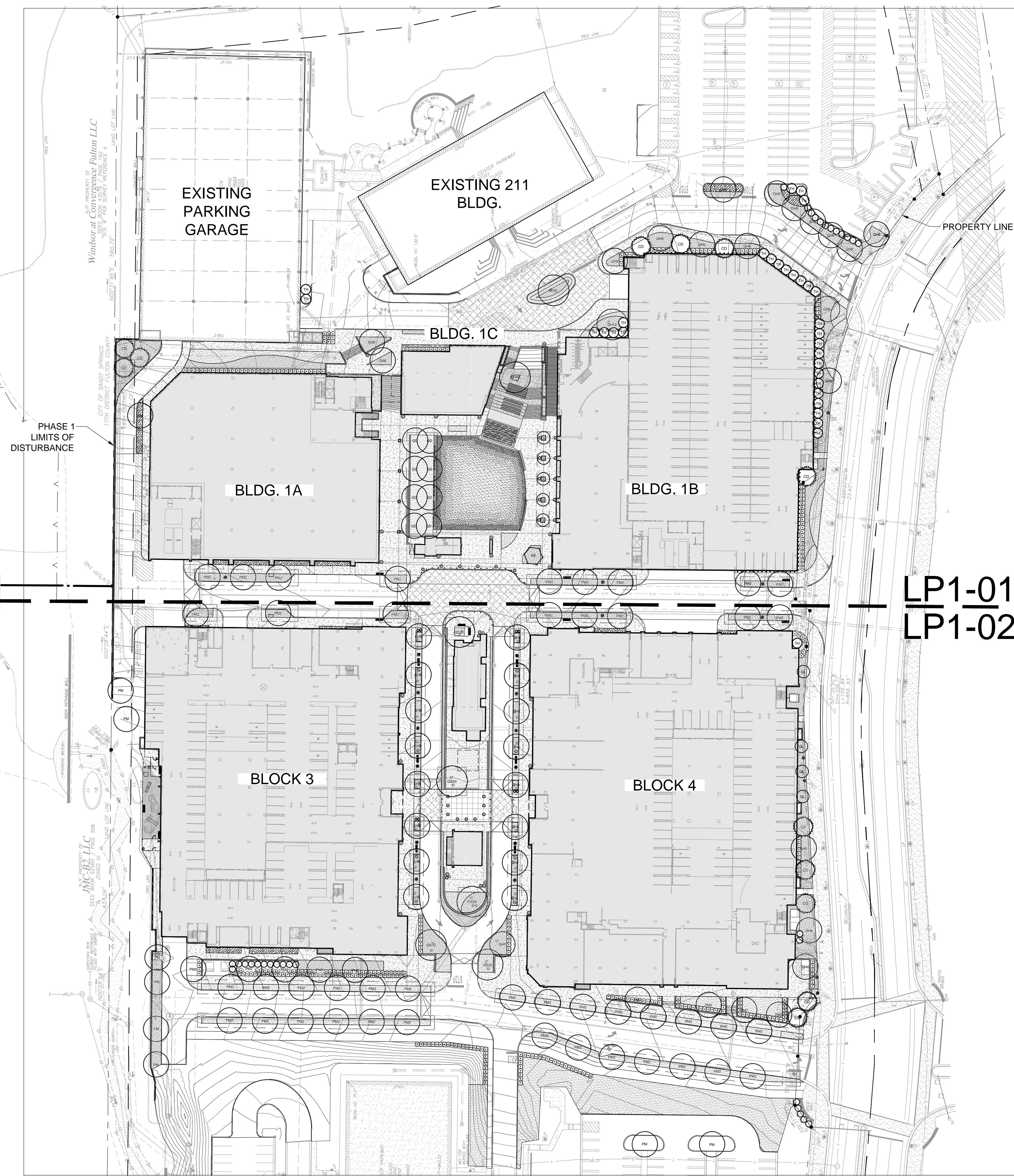
TREE PROTECTION FENCING. COORDINATE TREE PROTECTION FENCING WITH JOB SITE CONSTRUCTION FENCING. FENCING LAYOUT TO BE DETERMINED BY PROJECT CONTRACTOR, CERTIFIED ARBORIST AND OWERN'S REP.

## EXISTING SPECIMEN TREES:

SPECIMEN TREES TO BE REMOVED						
Tree #	Species	Condition	DBH	Units	x 1.0/1.5	Weighted Units
13	Southern Red Oak	Poor	25	3.7	1.5	5.55
14	Tulip Poplar	Good	33	5.9	1.5	8.85
15	Sweet Gum	Poor	25	3.4	1.5	5.1
16	Tulip Poplar	Good	25	3.4	1.5	5.1
17	Tulip Poplar	Poor	25	3.4	1.5	5.1
20	Tulip Poplar	Good	25	3.4	1.5	5.1
21	Tulip Poplar	Good	29	4.6	1.5	6.9
22	Tulip Poplar	Poor	29	4.6	1.5	6.9
23	Tulip Poplar	Good	28	4.3	1.5	6.45
57	Water Oak	Good	24	3.1	1.5	4.65
58	Persimmon	Good	11	0.7	1.5	1.05
60	Willow Oak	Poor	25	3.4	1.5	5.1
61	Willow Oak	Poor	27	4	1.5	6
62	Apple	Poor	8	0.5	1.5	0.75
63	Dogwood	Good	6	0.3	1.5	0.45
64	Dogwood	Good	7	0.3	1.5	0.45
65	Dogwood	Good	6	0.3	1.5	0.45
66	Willow Oak	Good	37	7.5	1.5	11.25
67	Willow Oak	Fair	26	3.7	1.5	5.55
68	Willow Oak	Fair	25	3.4	1.5	5.1
69	Willow Oak	Good	31	5.2	1.5	7.8
70	Dogwood	Poor	7	0.3	1.5	0.45
71	Dogwood	Good	6	0.3	1.5	0.45
72	Dogwood	Good	6	0.3	1.5	0.45
73	Dogwood	Good	6	0.3	1.5	0.45
74	Sourwood	Good	8	0.5	1.5	0.75
75	Sourwood	Good	7	0.3	1.5	0.45
						106.65

SPECIMEN TREES TO REMAIN						
Tree #	Species	Condition	DBH	Units	x 1.0/1.5	Weighted Units
1	Flowering Cherry	Fair	10	0.6	1.5	0.9
2	Flowering Cherry	Poor	13	0.9	1.5	1.35
3	Redbud	Poor	10	0.6	1.5	0.9
4	Dogwood	Good	6	0.3	1.5	0.45
5	Dogwood	Fair	5.6	0.7	1.5	1.05
6	Japanese Maple	Good	3,4,4,4,4	2.9	1.5	4.35
7	Lacelaf Japanese Maple	Good	3	0.1	1.5	0.15
8	Flowering Cherry	Fair	9	0.5	1.5	0.75
9	Flowering Cherry	Good	8	0.5	1.5	0.75
10	Flowering Cherry	Good	11	0.7	1.5	1.05
11	Flowering Cherry	Good	8	0.5	1.5	0.75
12	White Oak	Poor	32	5.6	1.5	8.4
18	American Beech	Good	39	8.3	1.5	12.45
19	Tulip Poplar	Poor	34	6.3	1.5	9.45
56	Southern Red Oak	Good	25	3.4	1.5	5.1
76	Japanese Maple	Good	5	0.3	1.5	0.45
77	Japanese Maple	Good	6	0.3	1.5	0.45
78	Dogwood	Poor	7,13	2.2	1.5	3.3
						52.05

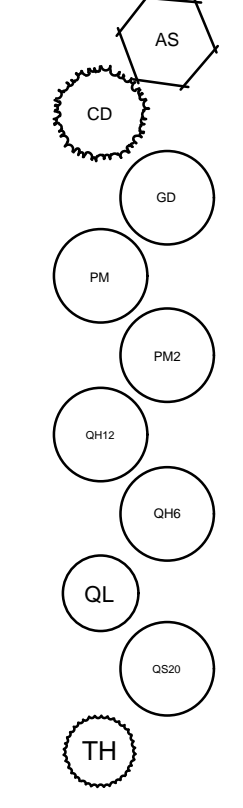
TREE SURVEY INFORMATION COMPLETED AND PROVIDED BY ARBOGUARD DATED MARCH 2018. REFER TO TREE REPORT FOR ADDITIONAL TREE INFORMATION.



LP1-01  
LP1-02

PLANT SCHEDULE

TREES	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	ROOT	SPACING
AS	AS	1	Acer japonicum 'Sango Kaku' / Coralbark Amur Maple	5" cal.	B & B	As Shown
CD	CD	12	Cedrus deodara / Deodar Cedar	14' ht.		
GD	GD	8	Gymnocladus dioica 'Espresso' / Kentucky Coffeetree	6" cal.	B & B	
PM	PM	9	Platanus mexicana / Mexican Sycamore	4" cal.	B & B	As Shown
PM2	PM2	53	Platanus mexicana / Mexican Sycamore	6" cal.		
QH12	QH12	3	Quercus phellos 'Hightower' / Willow Oak	12" cal.	B & B	
QH6	QH6	35	Quercus phellos 'Hightower' / Willow Oak	6" cal.	B & B	
QL	QL	9	Quercus robur x alba 'JFS-KW2QX' TM / Skinny Genes Oak	4" cal.	B & B	
QS20	QS20	5	Quercus shumardii / Shumard Red Oak	20" cal.		
TH	TH	31	Thuja occidentalis 'Hetz Wintergreen' / Hetz Wintergreen Arborvitae	2.5" cal.		

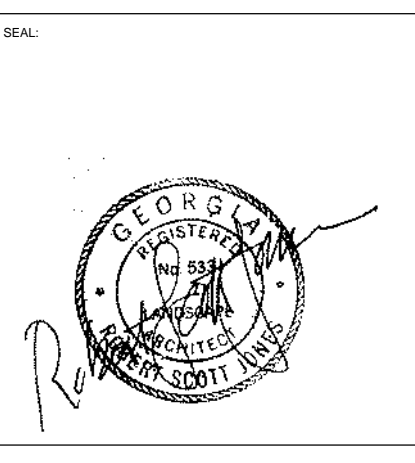


**HIGH STREET**  
 CITY OF DUNWOODY



ISSUE	DATE	DESCRIPTION	INCLUDED
08/16/2019	LP1 Submitted		X

REVISION	DATE	DESCRIPTION	REV
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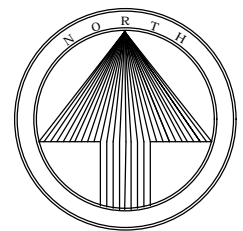
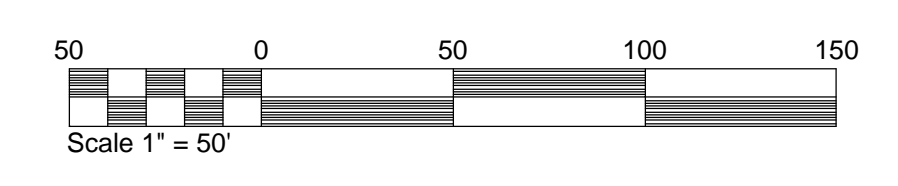
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SHEET NAME: **OVERALL PHASE 1 LANDSCAPE PLAN**  
 Project Status: 16 August, 2019

JOB NUMBER: Project Number

DRAWN BY: CHECKED BY:

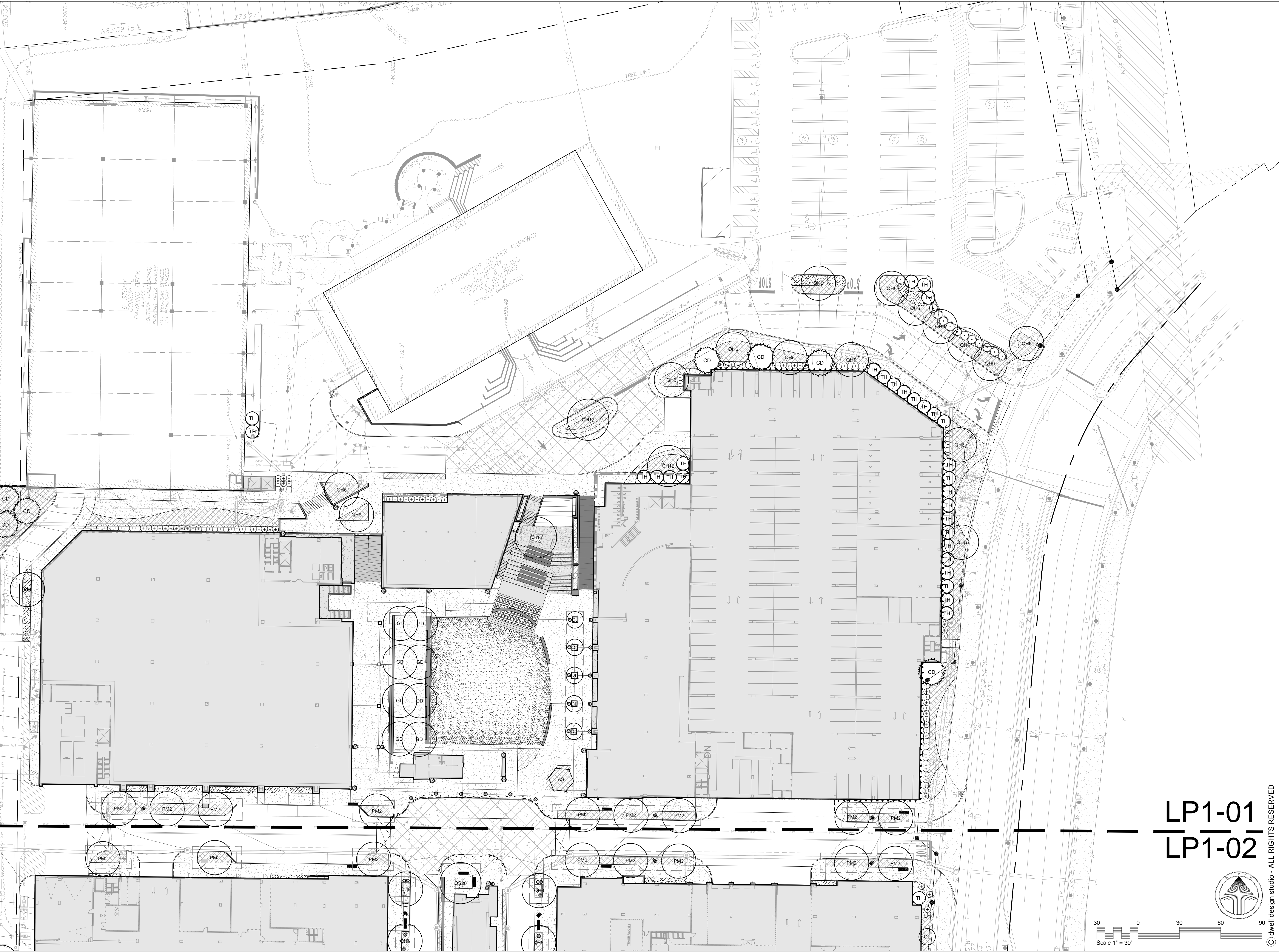
**LP1-00**  
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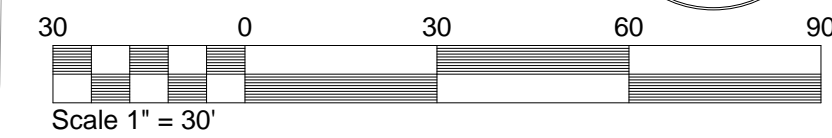
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Windsor at Convergence Fulton LLC

DEED BOOK 435/2 PAGE 19  
SITE 8" PER SURVEY REFERENCE 4  
LAND LOT LINE  
560.72'  
N00°31'45"E  
CITY OF SANDY SPRINGS  
17TH DISTRICT FULTON COUNTY



LP1-01  
LP1-02



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**dwell** design studio  
3655 BROOKSIDE PARKWAY, SUITE 150, ALPHARETTA, GA, 30022  
PHONE: 770.864.1035 FAX: 770.864.1790  
dwelldesignstudio.com



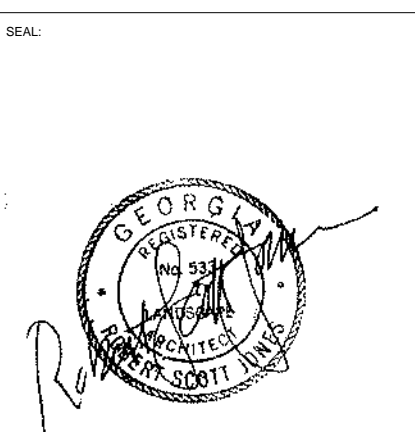
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ISSUE	DESCRIPTION	DATE	BY	REV
08/15/2019	LP1 Submittal			1

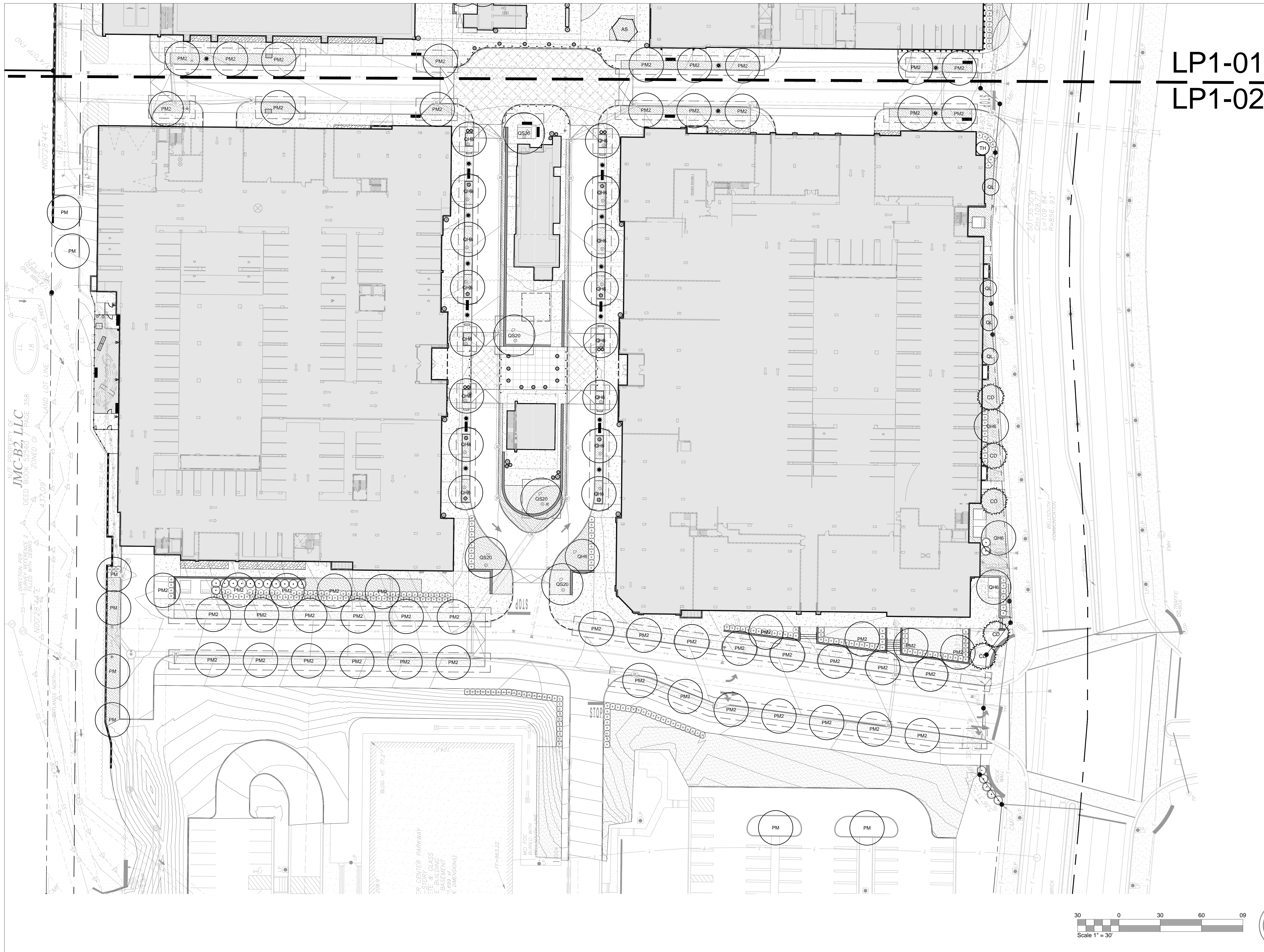
REVISION	DATE	DESCRIPTION	REV



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SHEET NAME:	LANDSCAPE PLAN
Project Status:	16 August, 2019
JOB NUMBER:	Project Number
DRAWN BY:	CHECKED BY:

**LP1-01**  
ISSUED FOR CONSTRUCTION



LP1-01  
LP1-02

1/4" PROPERTY OF  
**JMC-B2, LLC**  
DEED BOOK 32350 / PAGE 358  
ZONED OF  
4-37-09

N00°28'44"E  
142.34'

N00°28'44"E  
142.34'

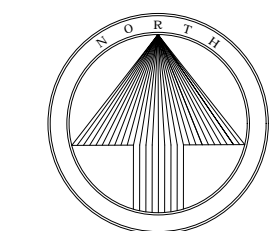
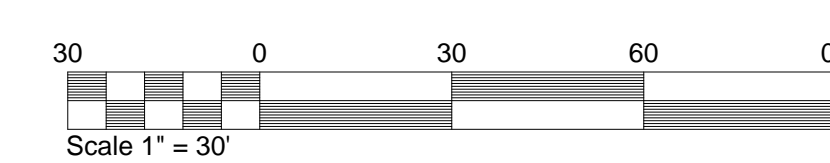
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142.34'

N00°28'44"E  
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N00°28'44"E  
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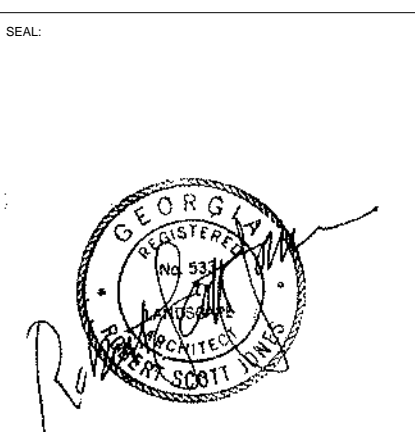


**HIGH STREET**  
CITY OF DUNWOODY



ISSUE	DESCRIPTION	DATE	BY	REV
01/15/2019	LP1 Schedule			1

REVISION	DATE	DESCRIPTION	REV
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SHEET NAME:

**LANDSCAPE PLAN**

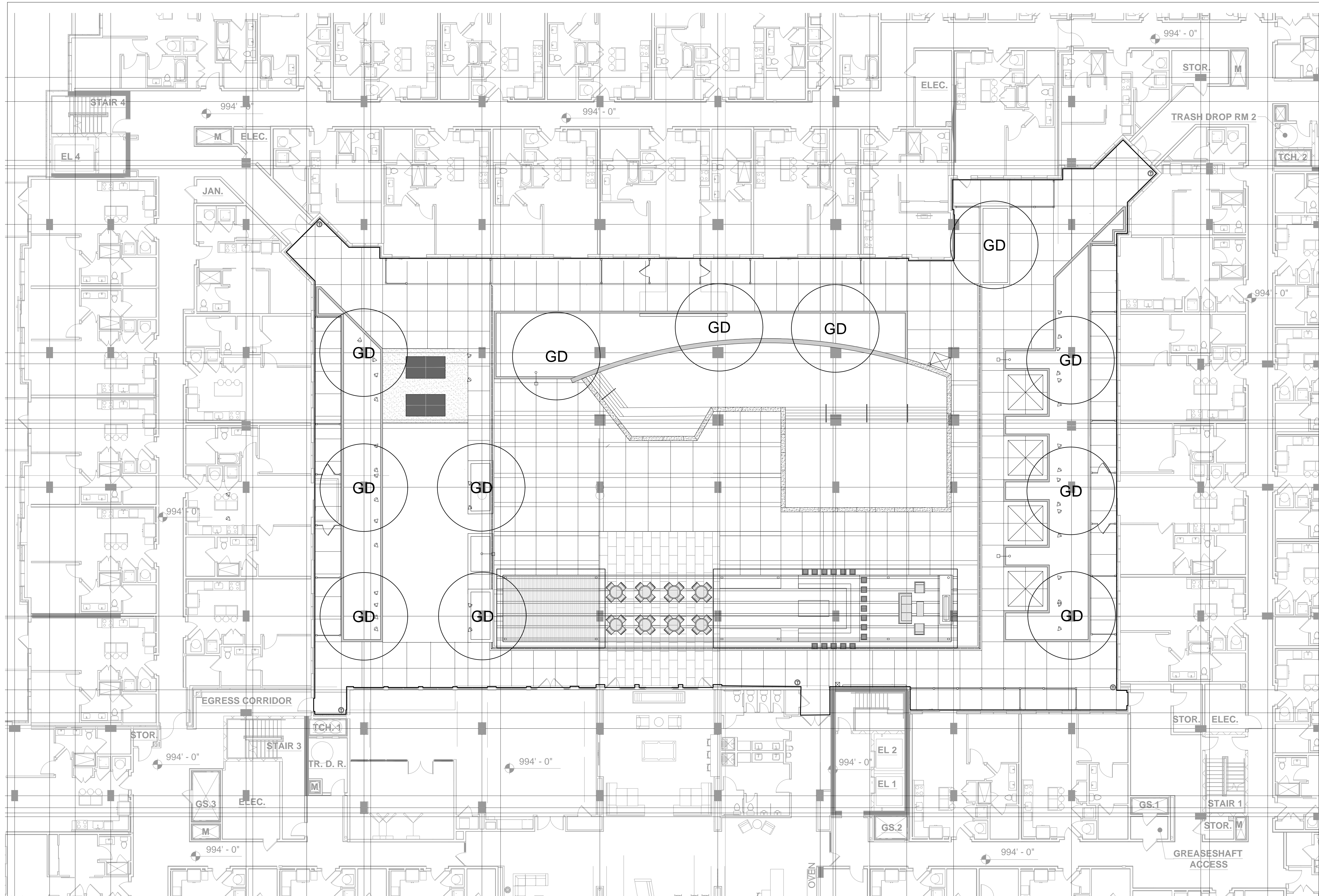
Project Status: 16 August, 2019

JOB NUMBER: Project Number

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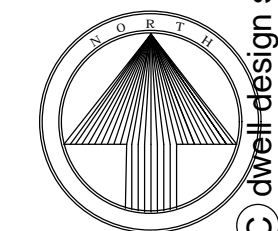
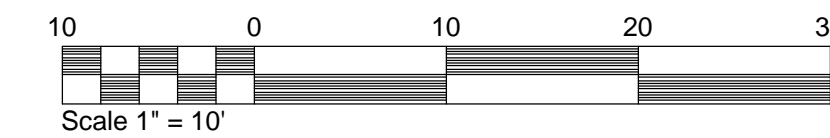
**LP1-02**  
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**PLANT SCHEDULE - BLOCK 3**

Trees	Quantity	Botanical/Common	Size	Root	Remarks	Units	Total Units
GD	12	Gymnocladus dioica 'Espresso' / Kentucky Coffeetree	5" cal.	B&B		0.9	12
	<b>12</b>						<b>12</b>



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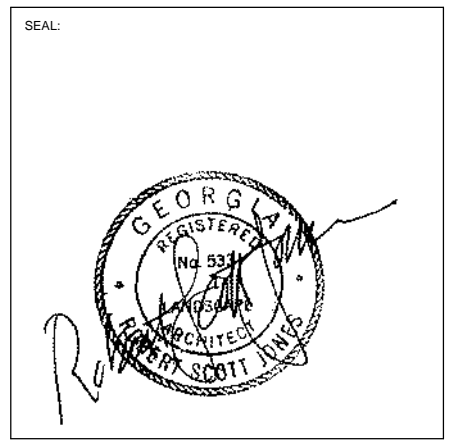


**HIGH STREET**  
 CITY OF DUNWOODY



ISSUE	DATE	DESCRIPTION	INCLUDED
08/16/2019	LDP Submittal		X

REVISION	DATE	DESCRIPTION	REV



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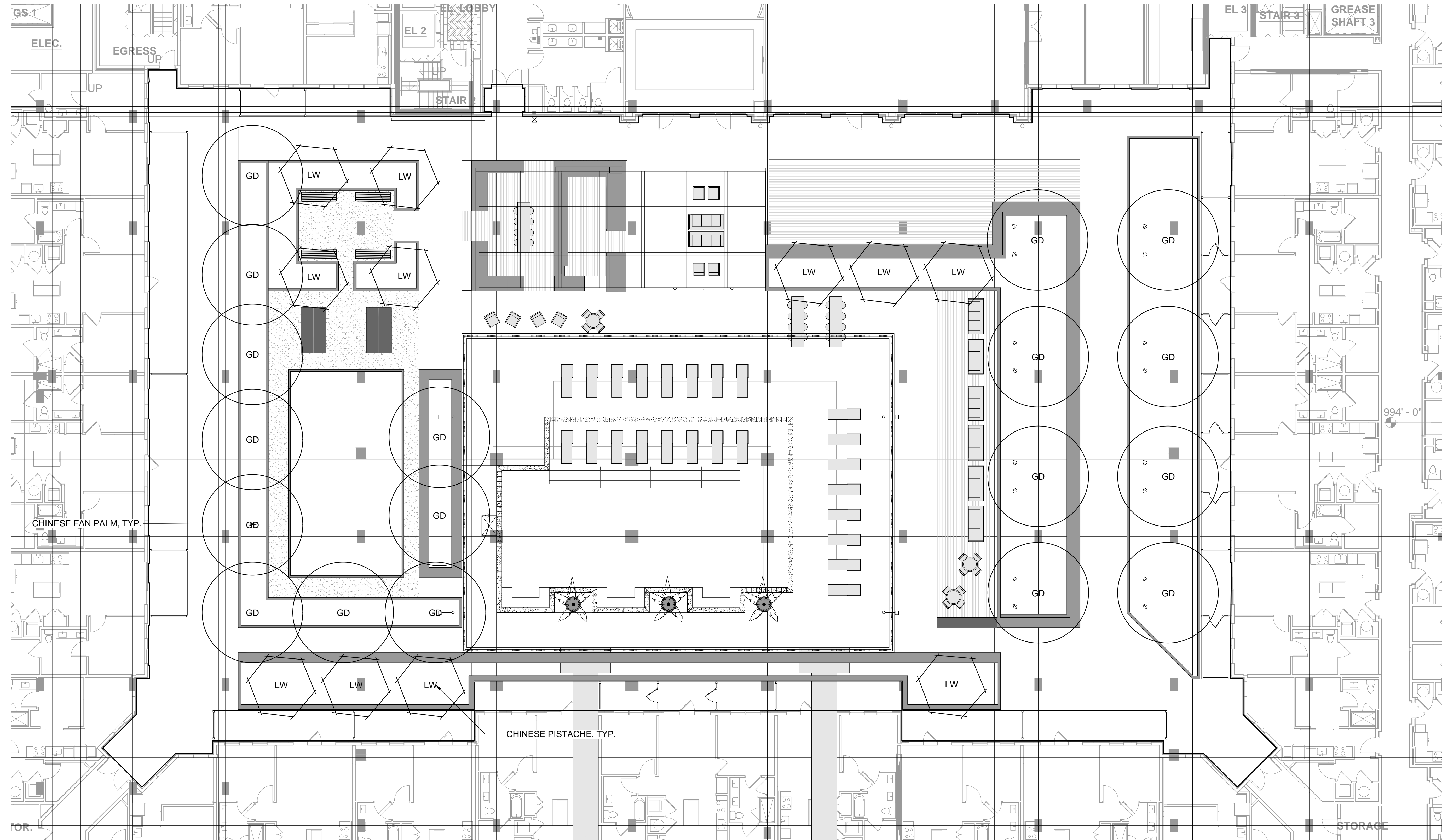
**LANDSCAPE PLAN**

Project Status: 16 August, 2019

JOB NUMBER: Project Number

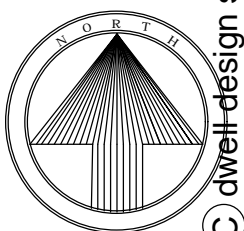
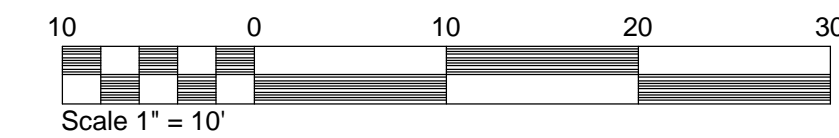
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**PLANT SCHEDULE - BLOCK 4**

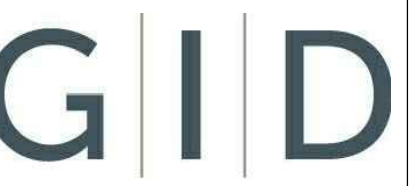
Trees	Quantity	Botanical/Common	Size	Root	Remarks	Units	Total Units
GD	18	Gymnocladus dioica 'Espresso' / Kentucky Coffeetree	5" cal.	B&B		0.9	16.2
LC	3	Livistona chinensis / Chinese Fan Palm	2.5" cal.				
LW	11	Pistacia chinensis / Chinese Pistache	4" cal.	B&B		0.7	7.7
	<b>11</b>						<b>23.9</b>



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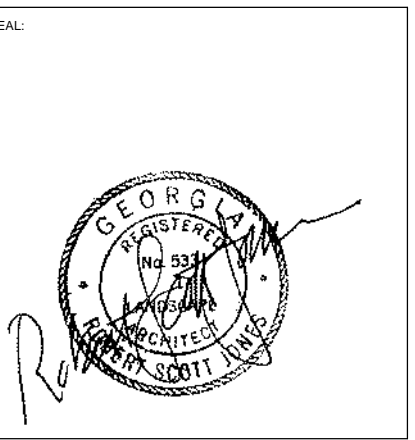


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 CITY OF DUNWOODY



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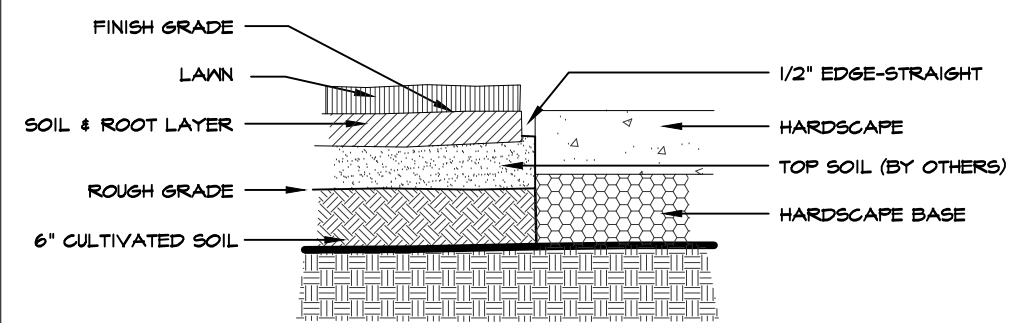
SHEET NAME:  
**LANDSCAPE PLAN**

Project Status: 16 August, 2019

JOB NUMBER: Project Number

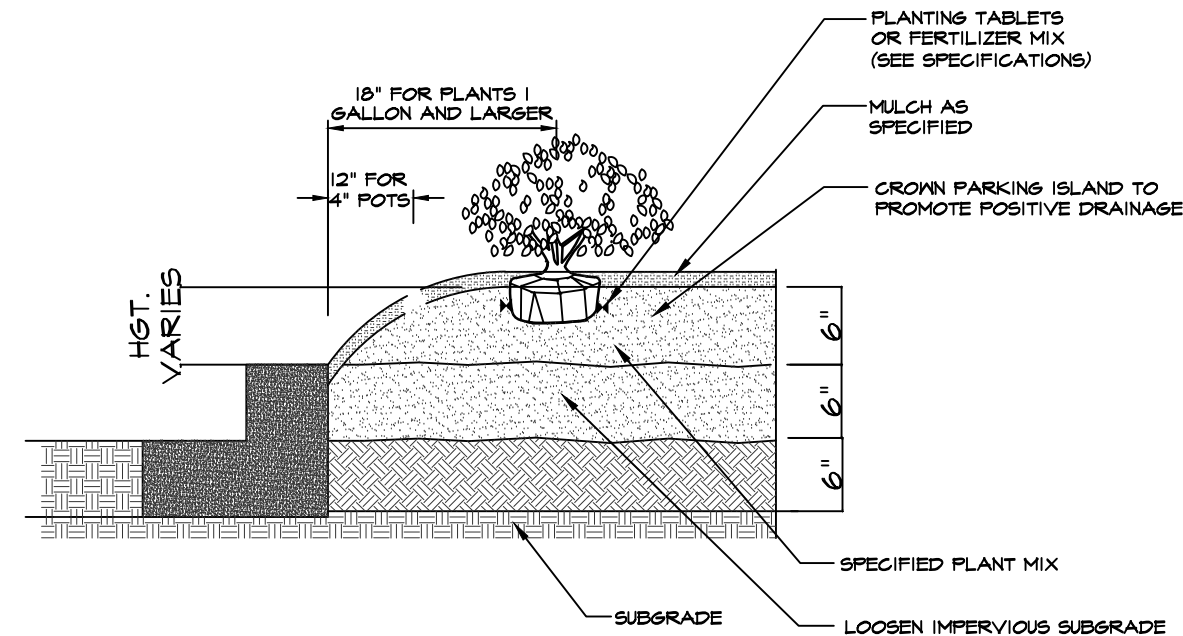
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**LP1-04**  
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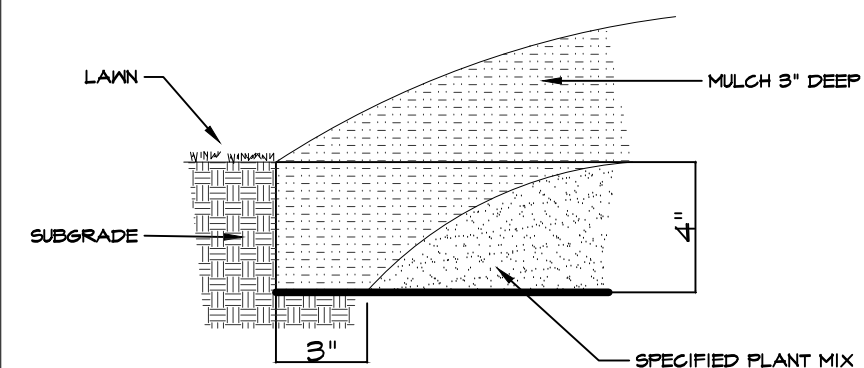


- INSTALLATION NOTES:**
1. GENERAL CONTRACTOR TO PROVIDE GRADES TO WITHIN TWO TENTH OF A FOOT FOR PROPOSED GRADES.
  2. CULTIVATE TO A DEPTH OF 6\"/>

**1** TYP. SOD INSTALLATION DETAIL  
L2.01 SCALE: N.T.S.

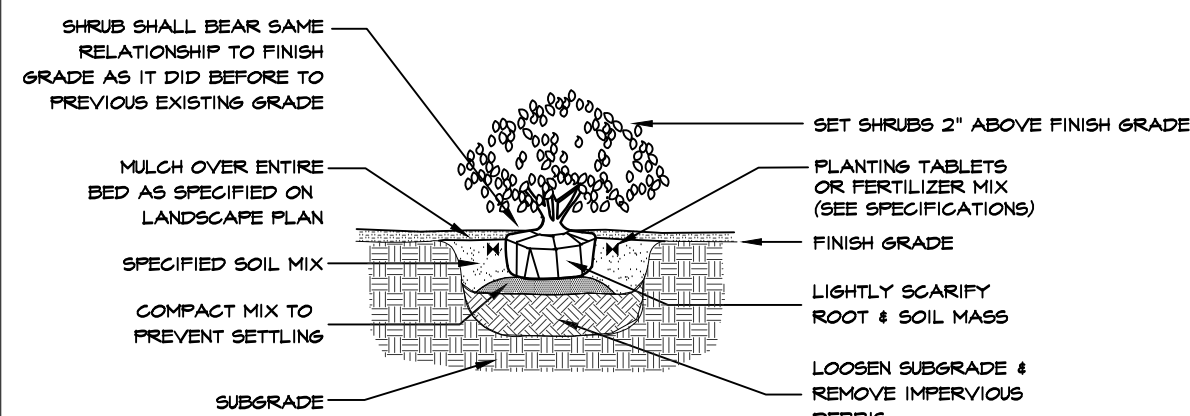


**6** PARKING LOT ISLAND DETAIL  
L2.01 SCALE: N.T.S.



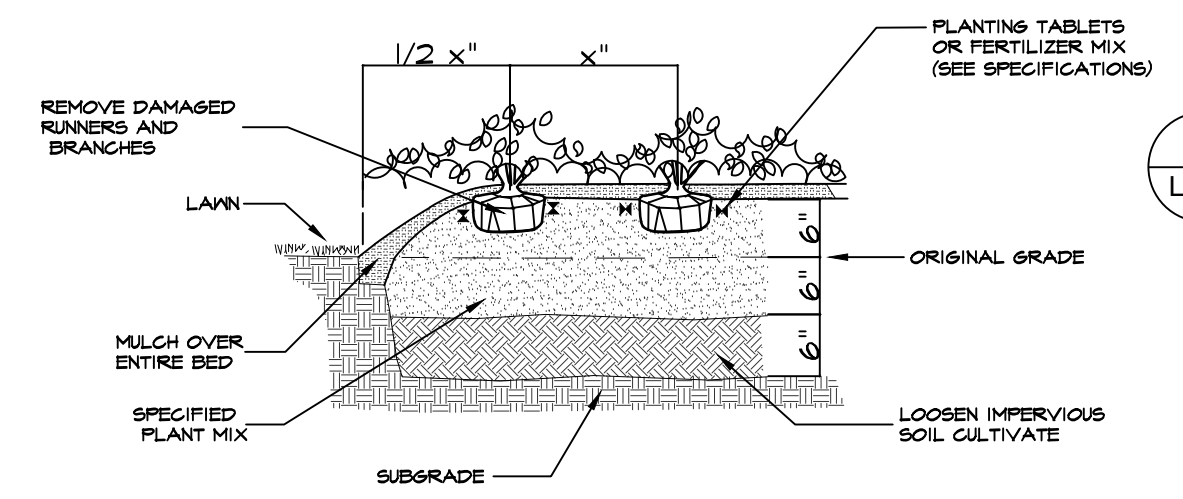
- NOTE:**
1. TRENCH EDGE IS TO BE LOCATED BETWEEN ALL PLANTING BEDS & LAWN AREAS.

**2** TYP. TRENCH EDGE DETAIL  
L2.01 SCALE: N.T.S.

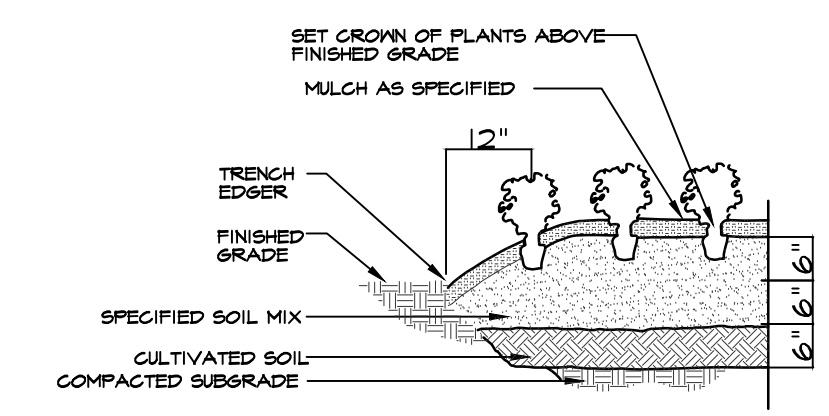


- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**3** TYP. CONTAINERIZED SHRUB PLANTING DETAIL  
L2.01 SCALE: N.T.S.

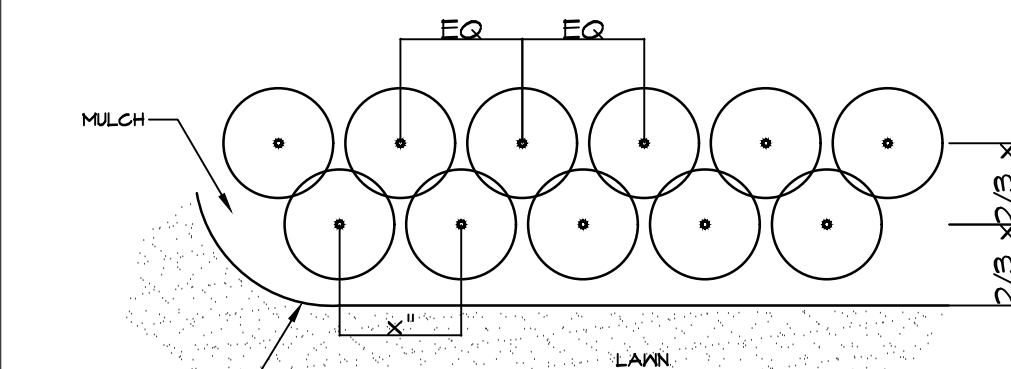


**7** AZALEA PIERIS, ETC.  
L2.01 SCALE: N.T.S.



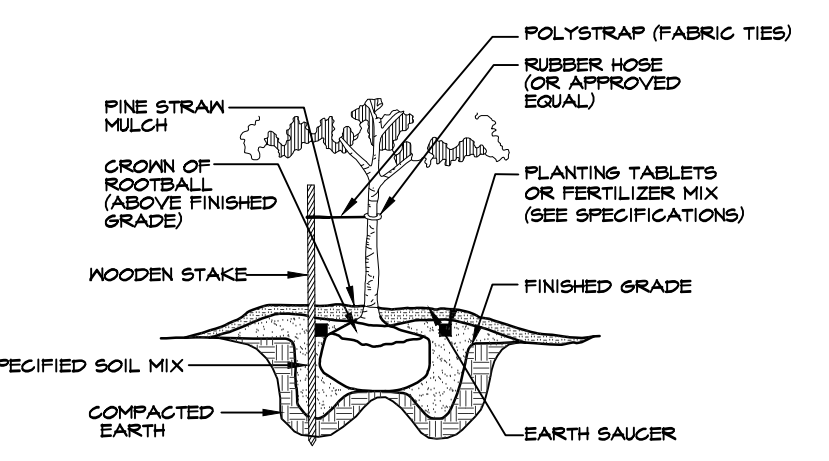
- NOTE:**
1. REFER TO SPECIFICATIONS FOR FERTILIZATION REQUIREMENTS.

**8** SEASONAL COLOR & PERENNIAL BED PREPARATION  
L2.01 SCALE: N.T.S.



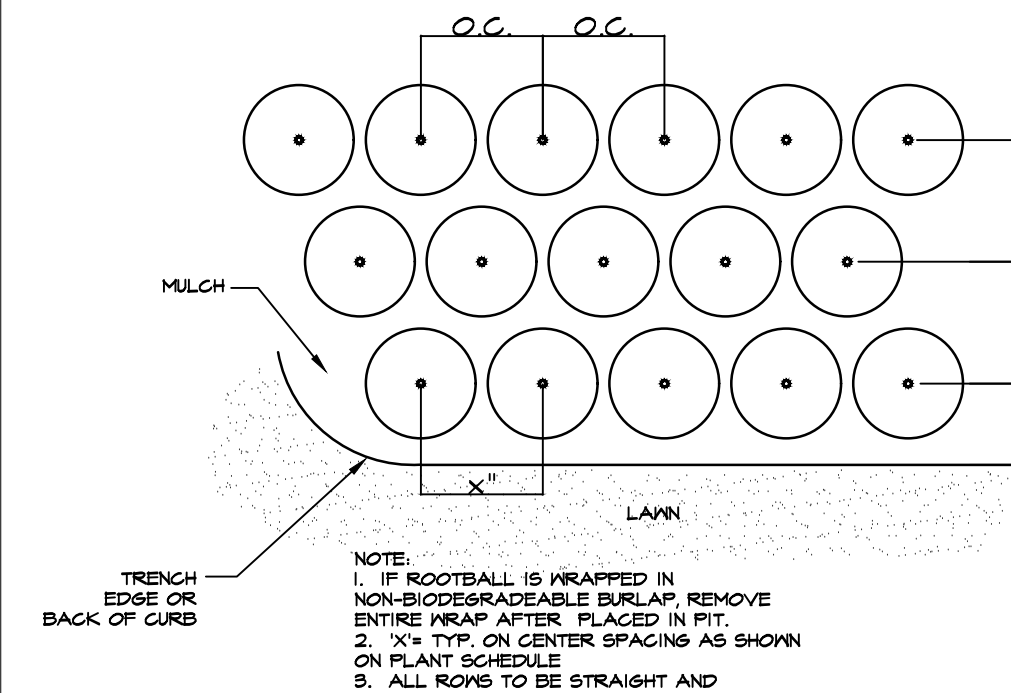
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.
  2. 3\"/>

**4** TYP. STAGGERED HEDGE PLANTING BED SPACING DETAIL  
L2.01 SCALE: N.T.S.



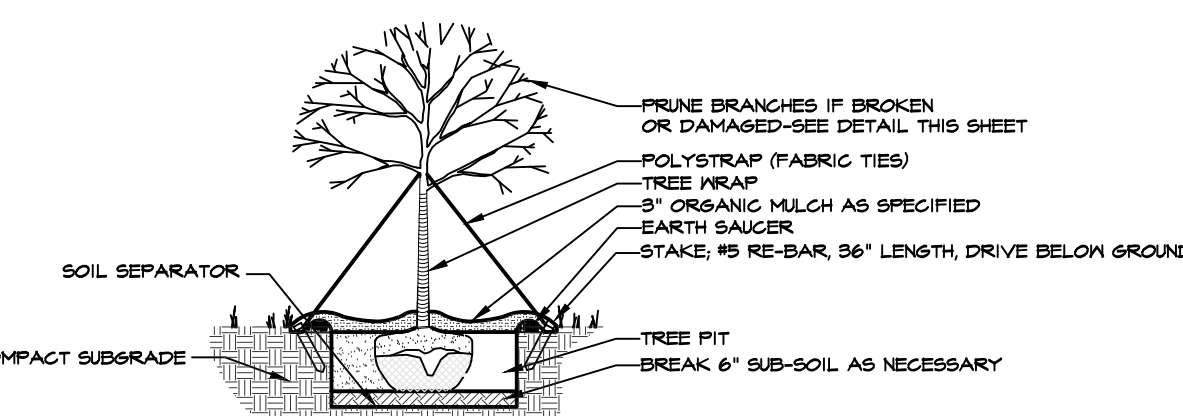
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**9** PINE PLANTING DETAIL  
L2.01 SCALE: N.T.S.



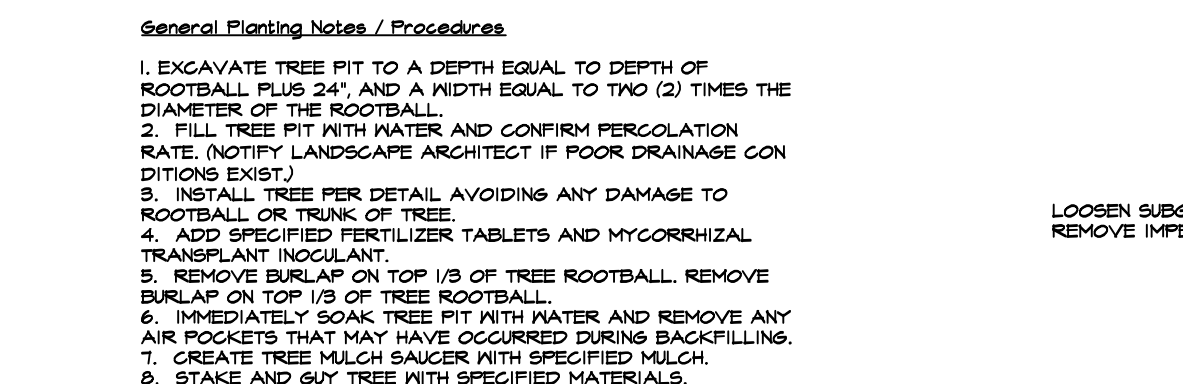
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.
  2. 3\"/>

**5** TYP. PLAN MASS SPACING DETAIL  
L2.01 SCALE: N.T.S.



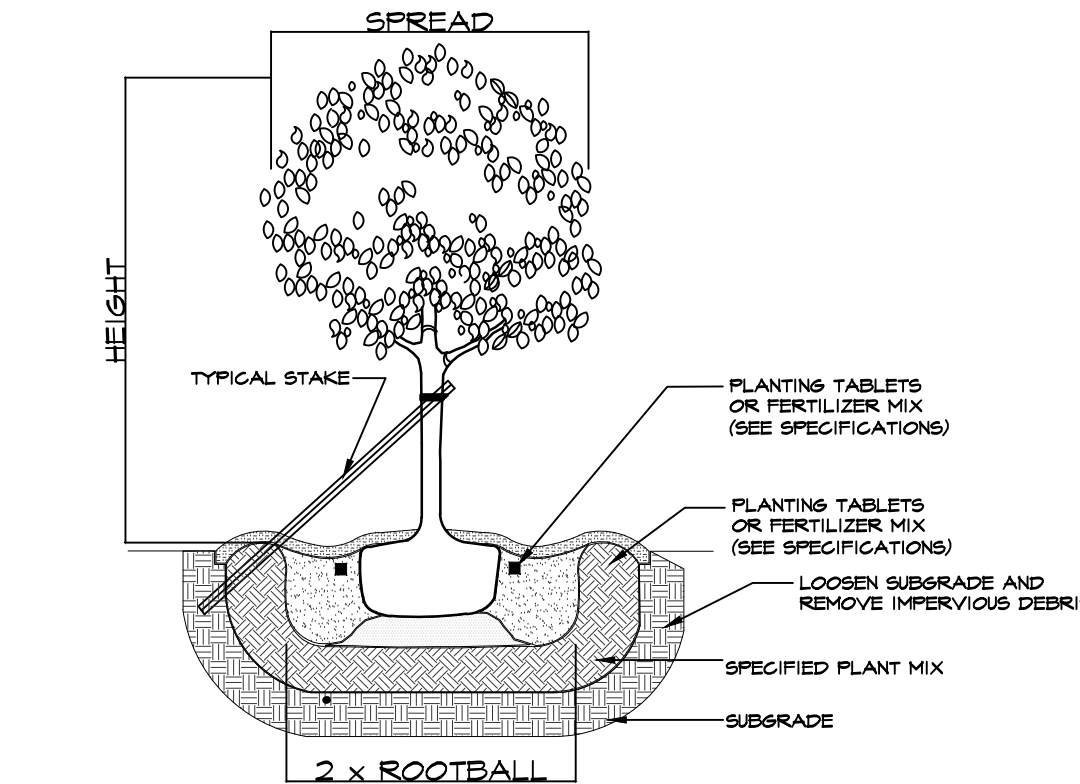
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**10** TYPICAL TREE PLANTING  
L2.01 SCALE: N.T.S.



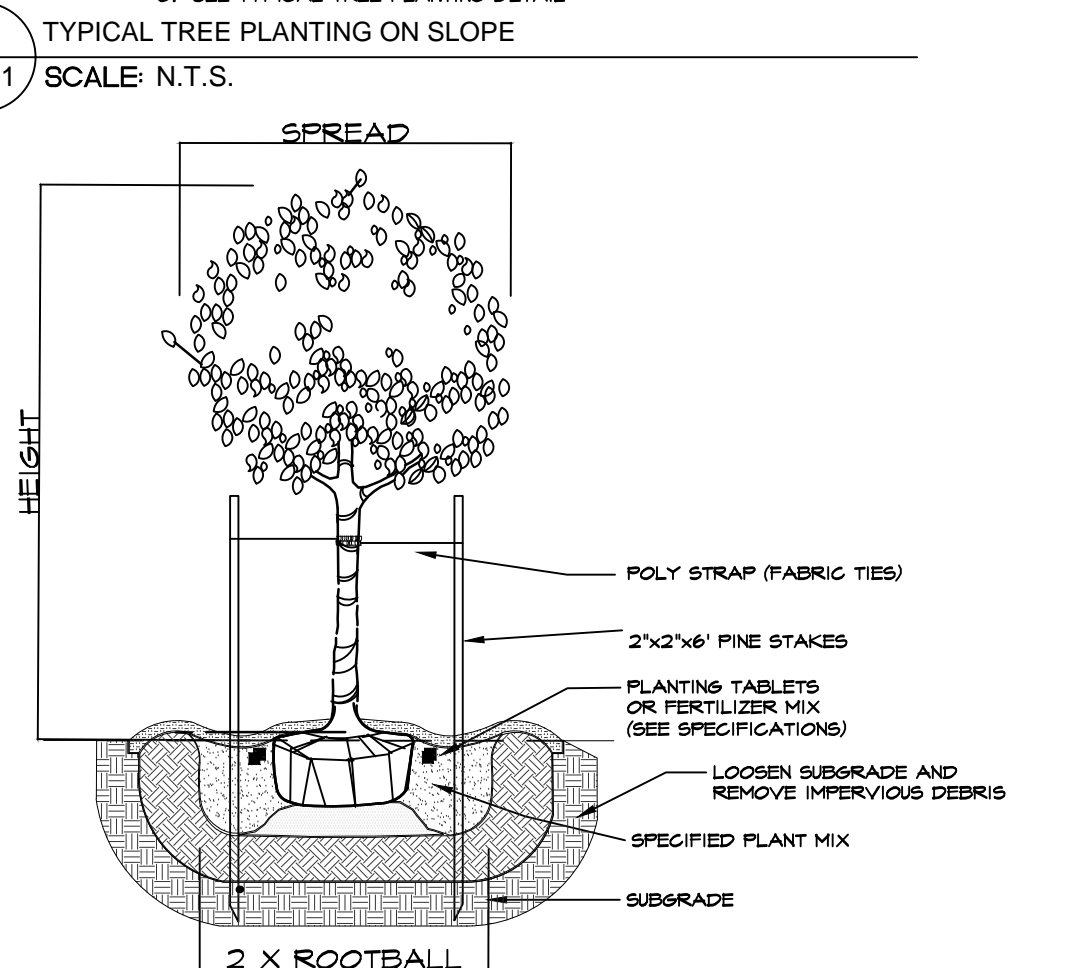
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**11** TYPICAL TREE PLANTING ON SLOPE  
L2.01 SCALE: N.T.S.



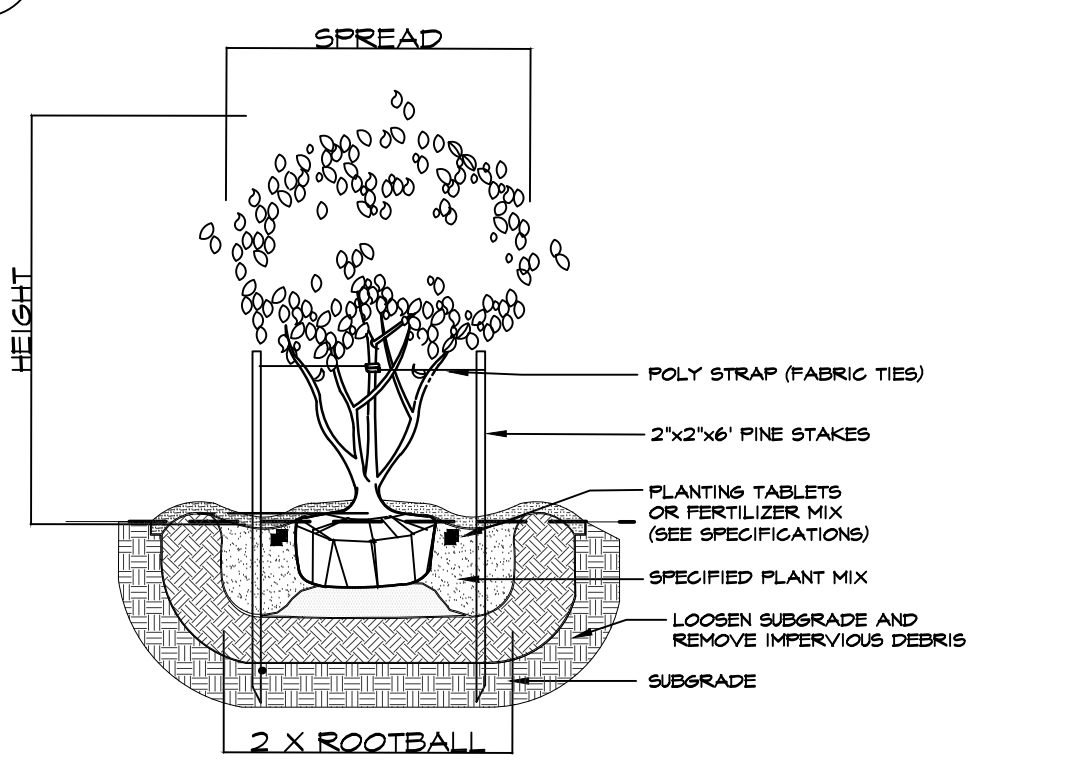
- NOTE:**
1. DRIVE STAKE 30\"/>

**15** RHODODENDRON PLANTING DETAIL  
L2.01 SCALE: N.T.S.



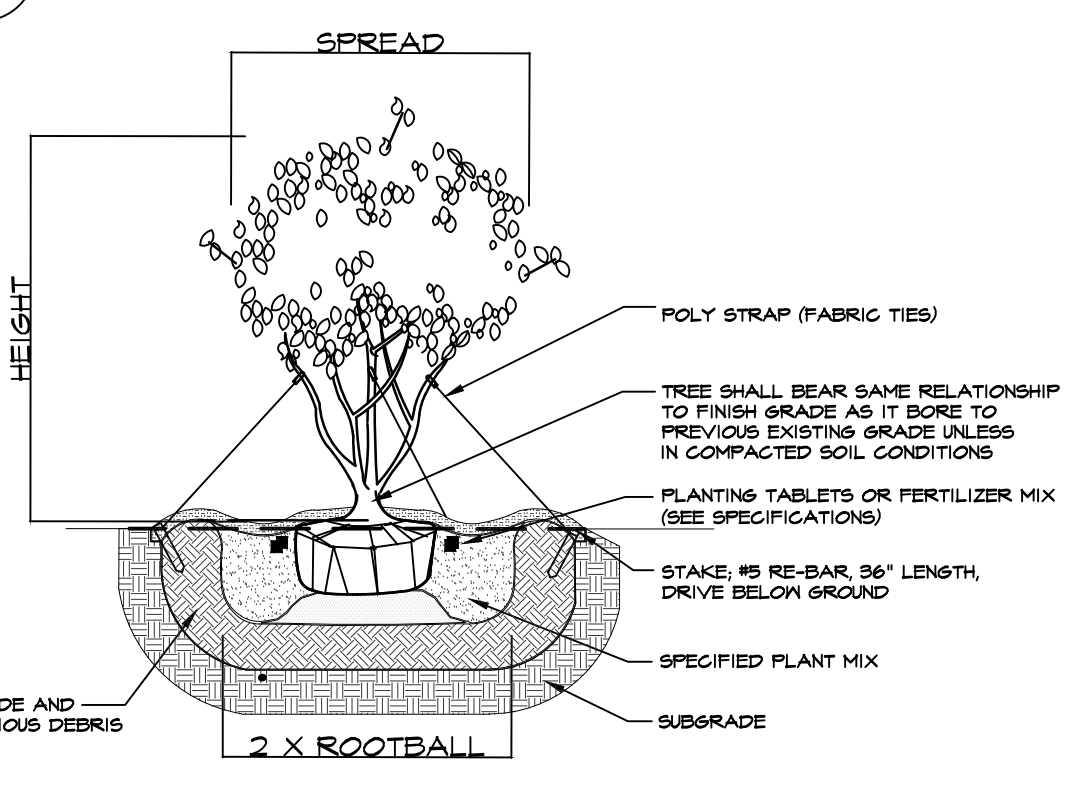
- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**10** TYPICAL TREE PLANTING  
L2.01 SCALE: N.T.S.



- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

**13** TYP. MULTI TRUNK PLANTING FOR UNDER 6' HGT. DETAIL  
L2.01 SCALE: N.T.S.



- NOTE:**
1. IF ROOTBALL IS WRAPPED IN NON-BIODEGRADABLE BURLAP, REMOVE ENTIRE WRAP AFTER PLACED IN PIT.

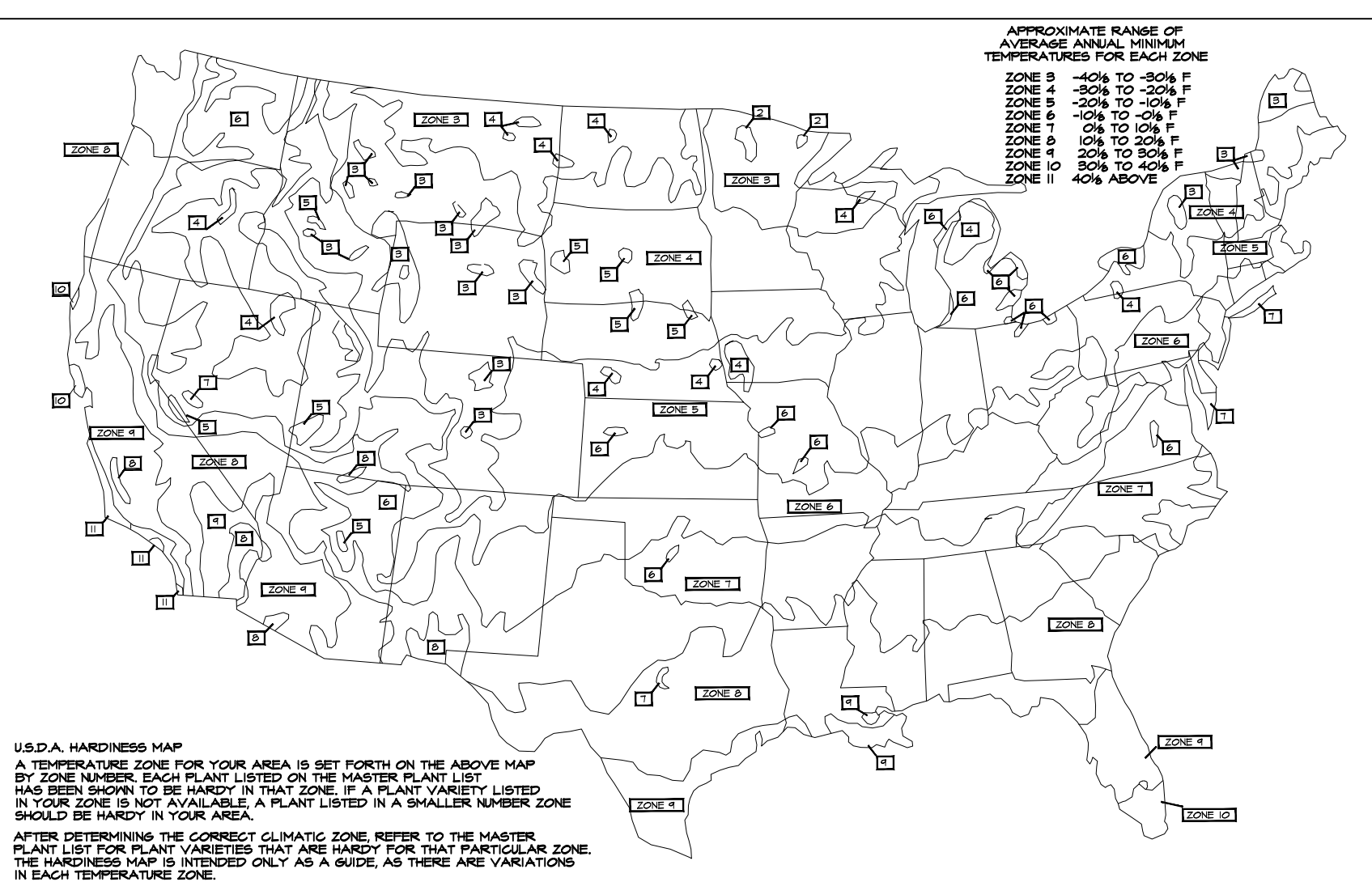
**14** TYP. MULTI TRUNK PLANTING FOR 6' HGT. & HIGHER DETAIL  
L2.01 SCALE: N.T.S.

**15** RHODODENDRON PLANTING DETAIL  
L2.01 SCALE: N.T.S.

- GENERAL LANDSCAPE NOTES:**
1. Contractor to carefully examine the contract documents and existing conditions before submitting bid proposal or commencing work.
  2. Damage to existing utilities or site improvements caused by the contractor are the full responsibility of contractor.
  3. Contractor's base bid to include all materials, labor, permits, equipment, tools, insurance, ECT, to perform the work as described in the contract documents.
  4. Contractor to complete work within schedule established by owner.
  5. Contractor to provide one year warranty for all material from date of substantial completion.
  6. Provide unit price for all materials (installed cost) listed on the plant schedule.
  7. Contractor to provide interim maintenance (watering, pruning, fertilizing, guying, mowing, trimming, adequate drainage of ponding areas, edging, weeding, mulching, application of insecticides/herbicides, and general landscape clean-up) until substantial completion notice is provided by the owner or landscape architect.
  8. Perform work in compliance with all applicable laws, codes, and regulations required by authorities having jurisdiction over such work and provide for permits required by local authorities.
  9. Topsoil shall be natural, fertile, friable, sandy clay loam capable of sustaining plant growth, free of stones, stumps, ETC.
  10. For all turf lawn areas, topsoil will be provided by owner to reach finish grade. Cultivate existing soil to a depth of 6\"/>

- NOTE:**
1. REFER TO CITY OF DUNWOODY TREE PLANTING DETAIL WITH REGARD TO REMOVAL OF WIRE BASKET

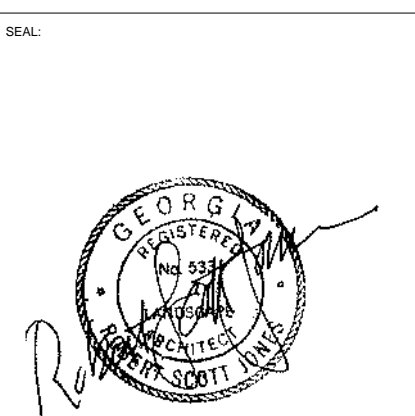
**16** GENERAL LANDSCAPE NOTES  
L2.01 SCALE: N.T.S.



**17** U.S.D.A. HARDINESS MAP  
L2.01 SCALE: N.T.S.

ISSUE	DESCRIPTION	INCLUDED
08/19/2019	LP2 Submitted	X

REVISION	DATE	DESCRIPTION	REV



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SHEET NAME:  
**LANDSCAPE DETAIL**  
Project Status: 16 August, 2019

JOB NUMBER: Project Number  
DRAWN BY: CHECKED BY:

**LP2-01**  
ISSUED FOR CONSTRUCTION