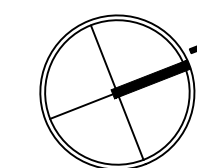
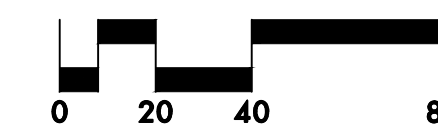




1 ILLUSTRATIVE PLAN OVERALL

Plan
SCALE: 1" = 40'



THE CANNERY

1105 FRONT ST NE,
SALEM, OR 97301

LAND USE SUBMITTAL

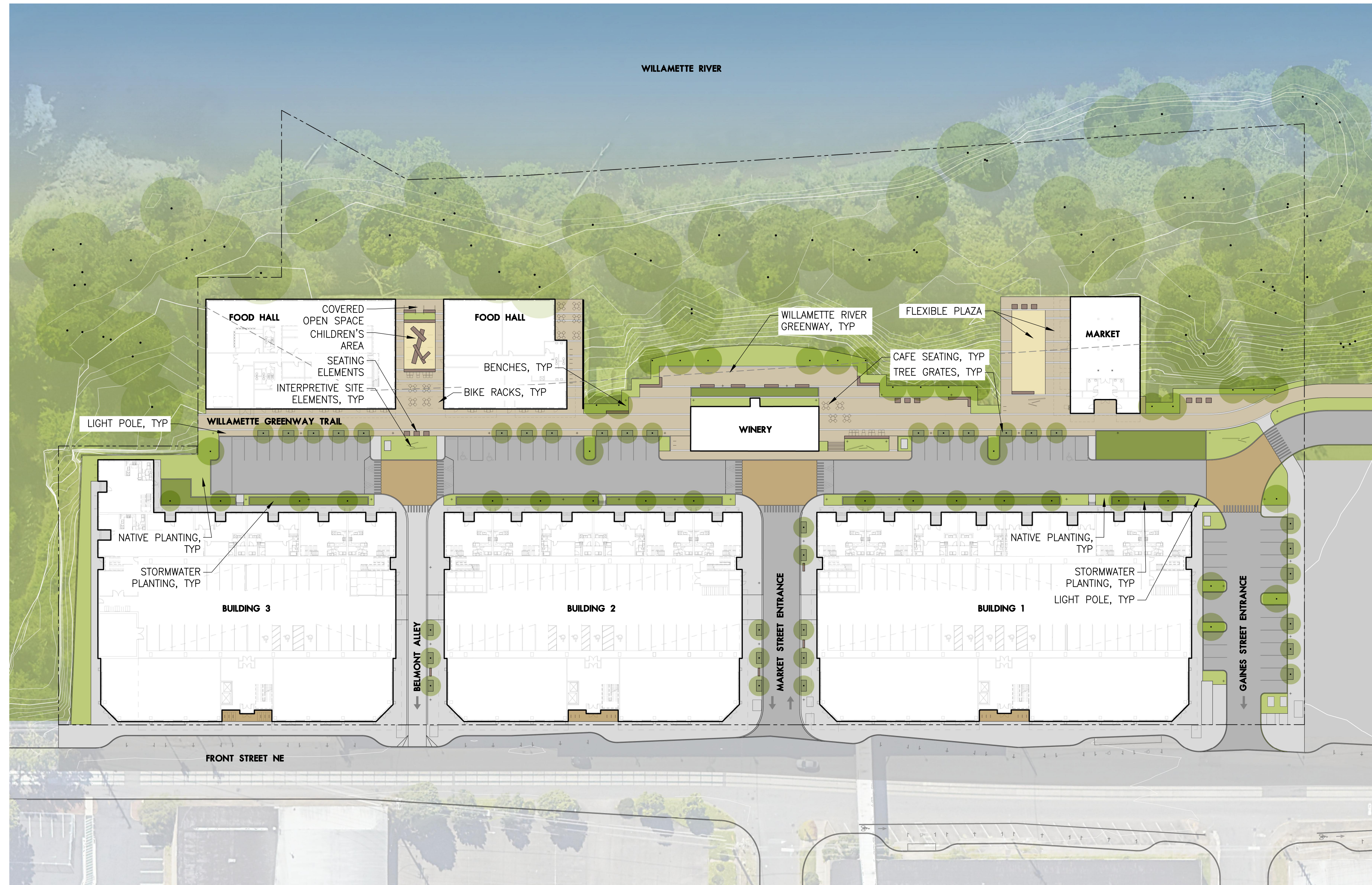
ILLUSTRATIVE PLAN
OVERALL

REVISIONS

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

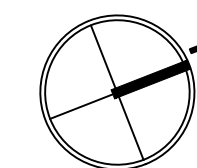
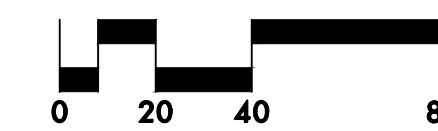
SHEET

L101



1 ILLUSTRATIVE PLAN LEVEL 1

Plan
SCALE: 1" = 40'



THE CANNERY

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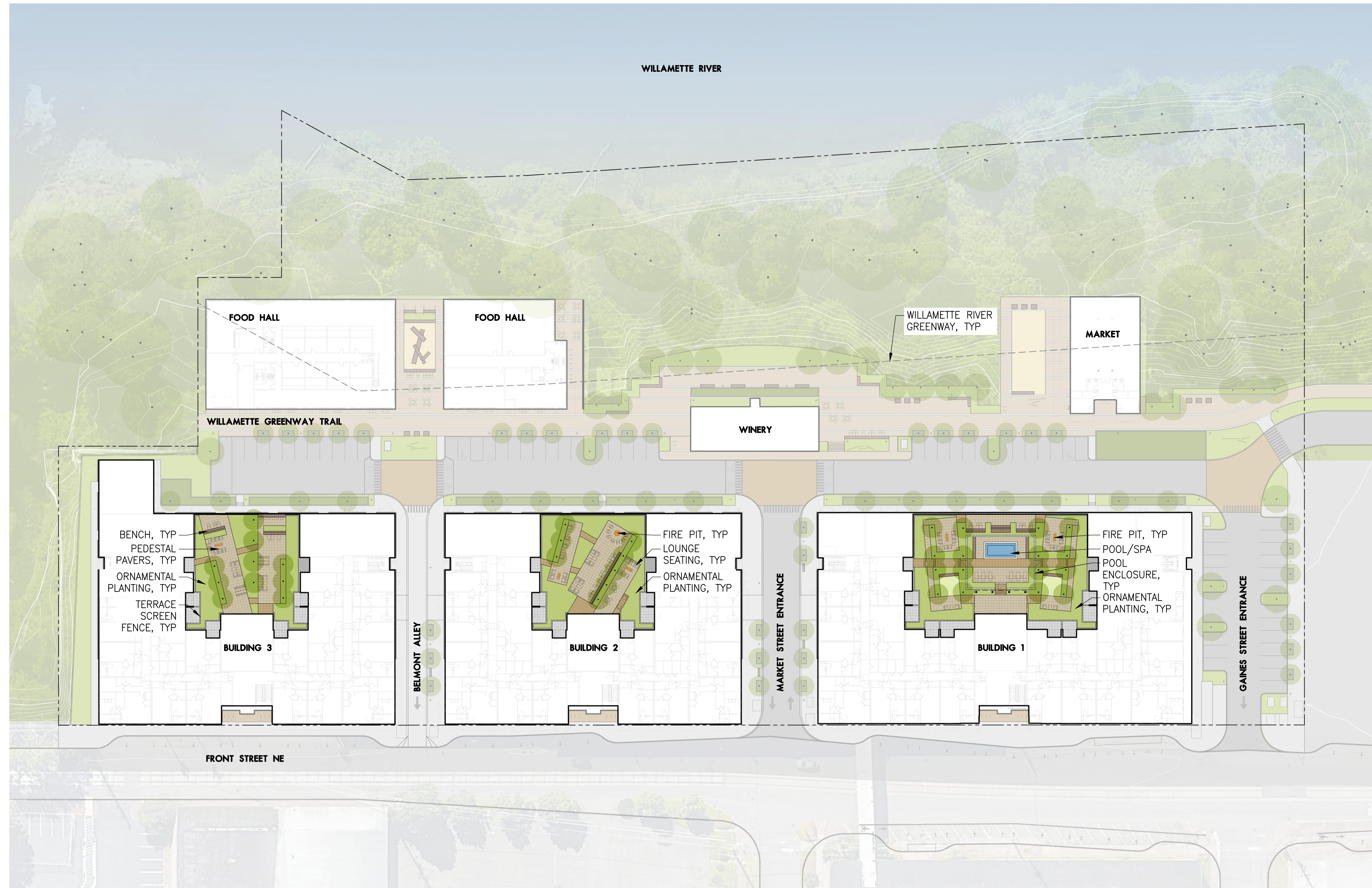
LAND USE SUBMITTAL
ILLUSTRATIVE PLAN LEVEL 1

REVISIONS

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

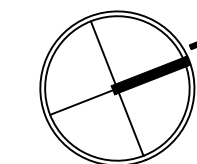
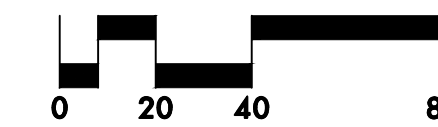
SHEET

L102



1 ILLUSTRATIVE PLAN LEVEL 2

Plan
SCALE: 1" = 40'



THE CANNERY

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LANDSCAPE ARCHITECTS P.C.
lango. hansen
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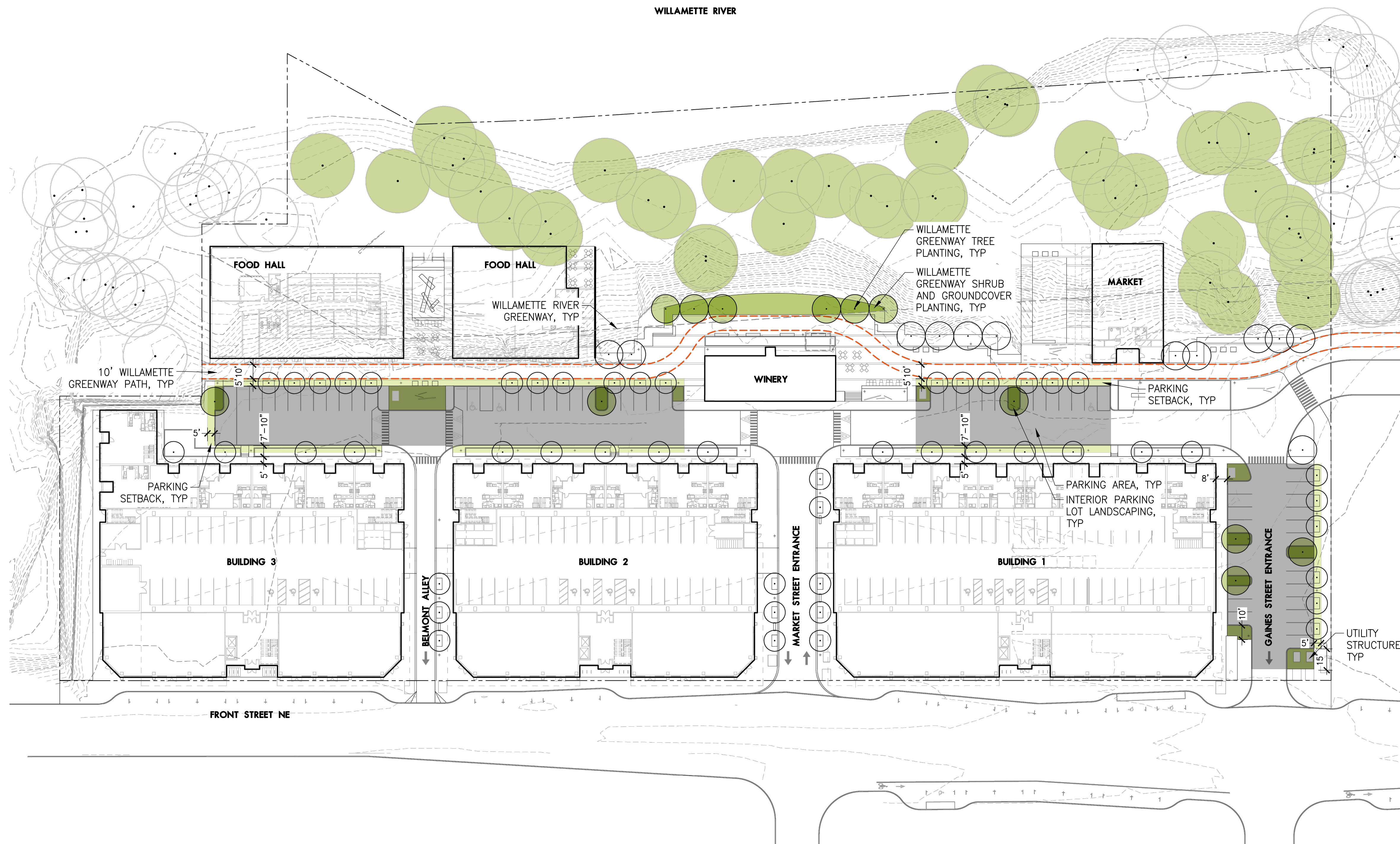
LAND USE SUBMITTAL
ILLUSTRATIVE PLAN LEVEL 2

REVISIONS

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

SHEET

L103



1 LANDSCAPE LAND USE DIAGRAM

Plan
SCALE: 1" = 40'



SITE LANDSCAPE DATA

SEC. 600.025.B WILLAMETTE RIVER GREENWAY
LANDSCAPING
TOTAL LINEAR FEET OF RIVER FRONTAGE:
894 LF

TREES REQUIRED (1 PER 20LF): 45 TREES
TREES EXISTING: 43 TREES
TREES PROPOSED: 6 TREES
SHRUBS REQUIRED (1 PER 2LF): 447 SHRUBS
SHRUBS PROPOSED: 556 SHRUBS

SEC. 806.035.D.2 INTERIOR PARKING LOT
LANDSCAPING
TOTAL PARKING AREA: 28,050 SF
INTERIOR LANDSCAPING REQUIRED:
5.0% (1,403 SF)
INTERIOR LANDSCAPING PROPOSED:
7.3% (2,049 SF)

SEC. 806.035.D.3 INTERIOR PARKING LOT
TREES
TOTAL PARKING STALLS: 58 STALLS
INTERIOR TREES REQUIRED: 5 TREES
(1 TREE PER 12 STALLS)
INTERIOR TREES PROPOSED: 6 TREES

LANDSCAPE ARCHITECTS PC
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THE CANNERY

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LAND USE SUBMITTAL

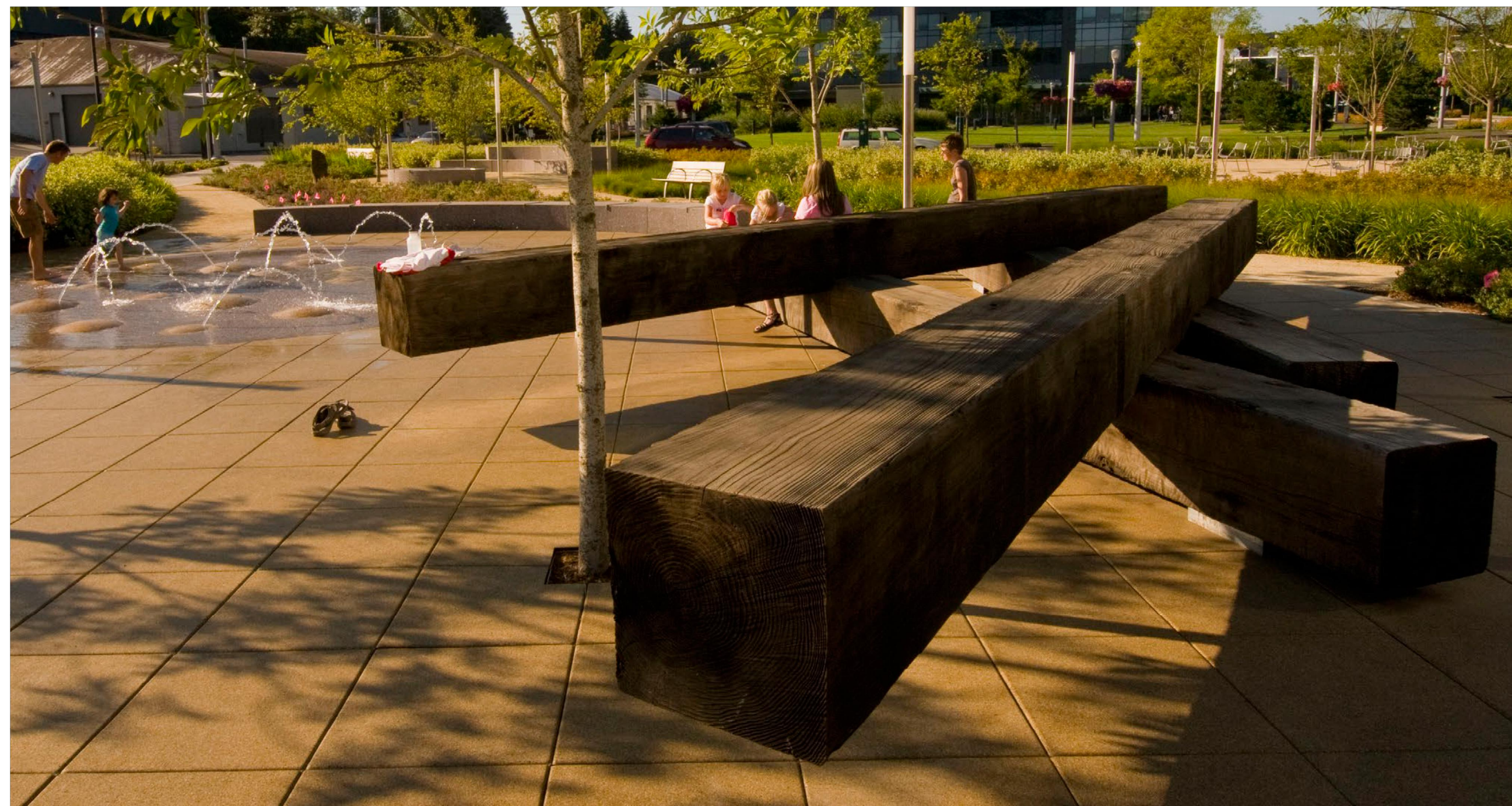
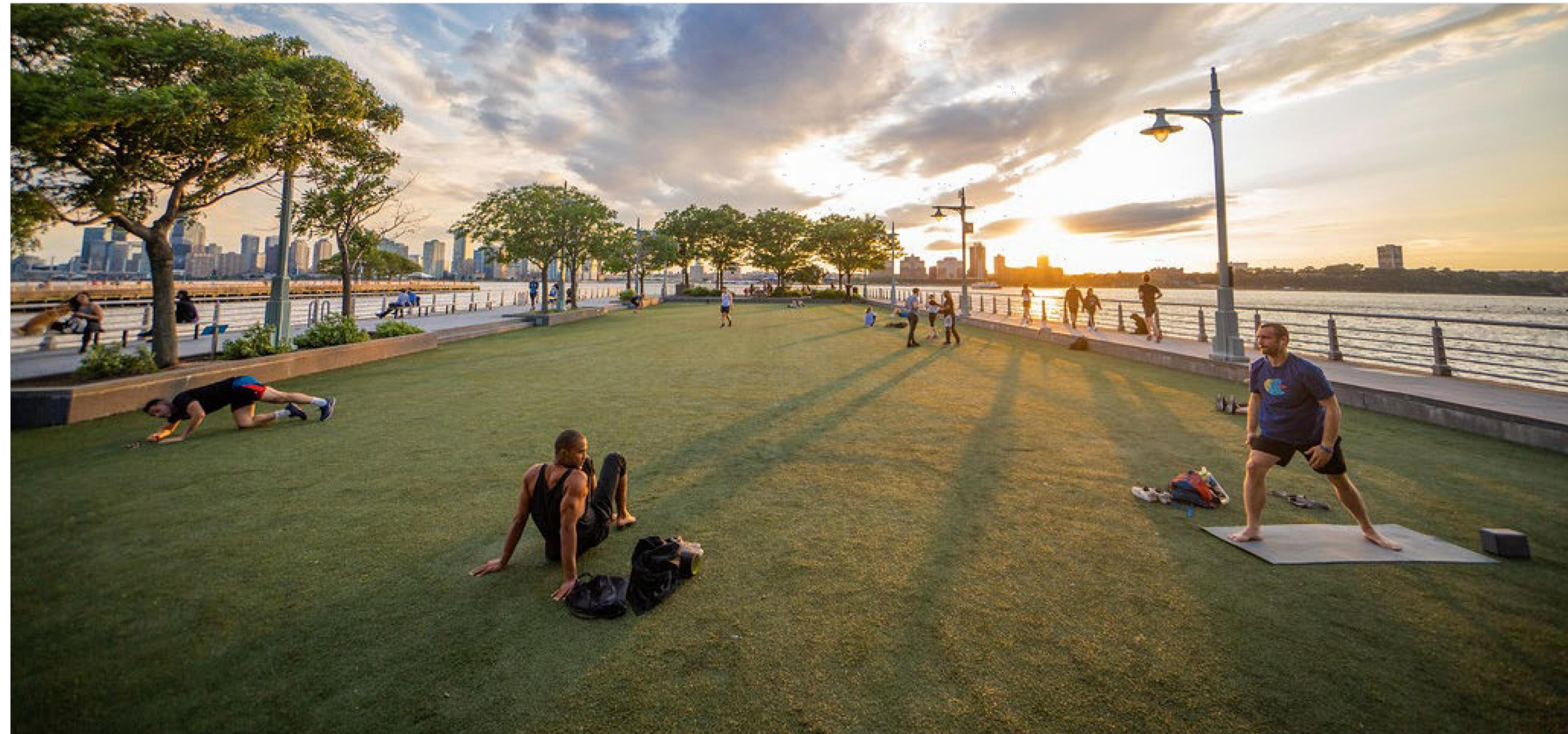
LANDSCAPE LAND USE
DIAGRAM

REVISIONS

SCALE
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SHEET

L104



1 PRECEDENT IMAGES

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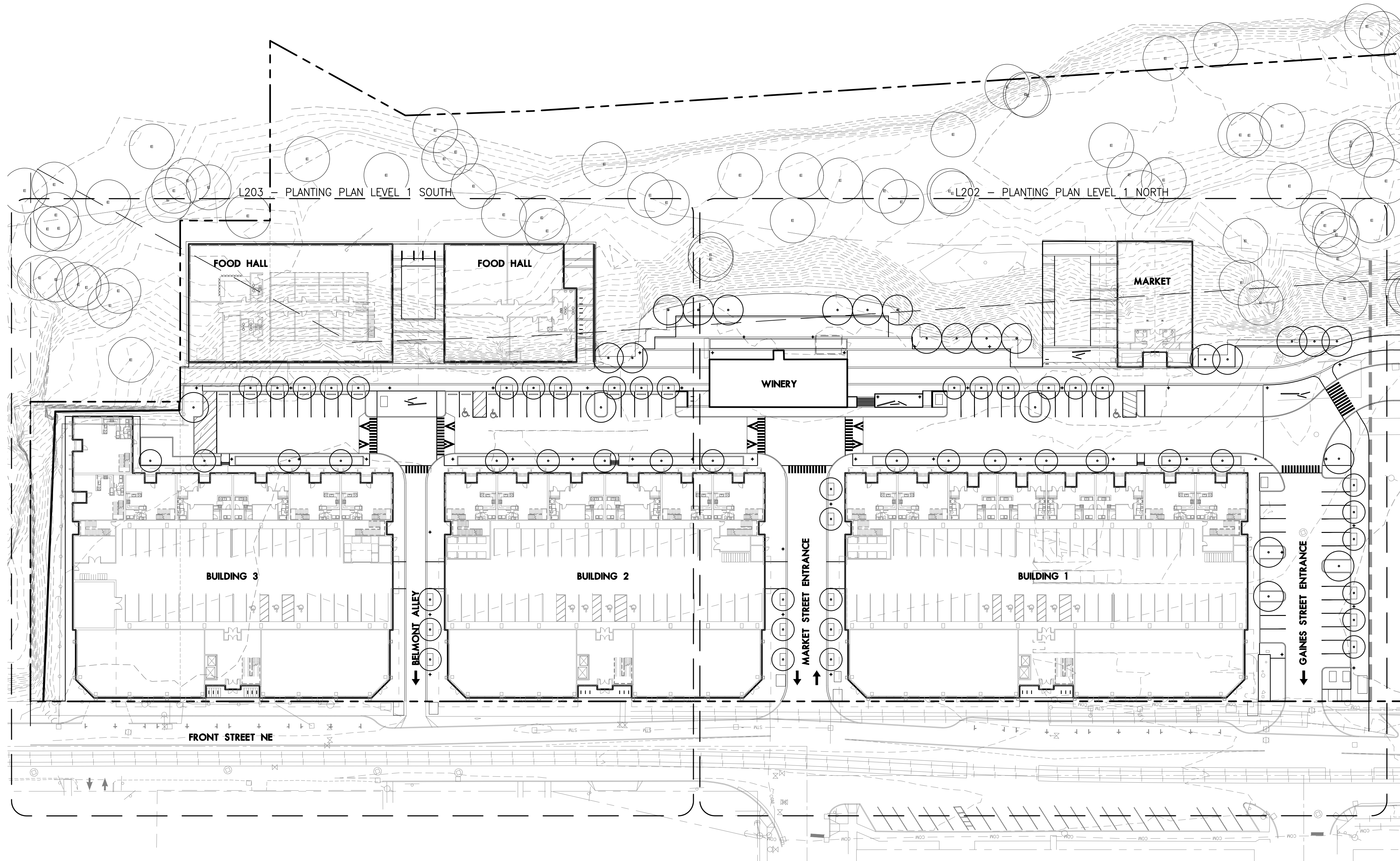
LAND USE SUBMITTAL
 PRECEDENT IMAGES

REVISIONS

SCALE
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 DATE 2024.01.29
 PROJECT NO. 2346-SAC

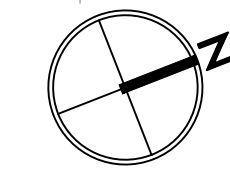
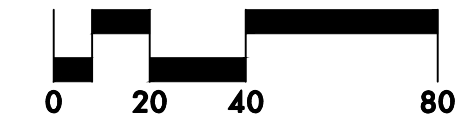
SHEET
L105

WILLAMETTE RIVER



1 PLANTING PLAN LEVEL 1 OVERALL

Plan
SCALE: 1" = 40'



LEGEND

- WILLAMETTE RIVER GREENWAY
- - - PROPERTY LINE/RIGHT-OF-WAY
- CONCRETE CURB
- BIKE RACK
- + LIGHT POLE
- ⊕ EXISTING TREE TO REMAIN

ABBREVIATIONS

- B&B BALLED & BURLAPPED
- CAL CALIPER
- CONT CONTAINER
- DIA DIAMETER
- DBH DIAMETER AT BREAST HEIGHT
- EQ EQUAL
- HT HEIGHT
- MIN MINIMUM
- MAX MAXIMUM
- NO NUMBER
- O.C. ON CENTER
- SIM SIMILAR
- SL SEEDED LAWN
- SPECS SPECIFICATIONS
- TYP TYPICAL
- # CONTAINER SIZE

PLANTING NOTES

1. THIS PLAN IS BASED ON A SURVEY BY AKS ENGINEERING AND FORESTRY DATED 2/17/2023. NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES IDENTIFIED ON SITE RELATED TO SURVEY INFORMATION PRIOR TO INSTALLATION.
2. PROTECT EXISTING VEGETATION TO REMAIN.
3. ALL PLANT MATERIAL SHALL BE NURSERY GROWN, WELL ROOTED, AND WELL BRANCHED. ALL TREES MUST BE FREE OF INSECTS, DISEASES, MECHANICAL INJURY, AND OTHER OBJECTIONABLE FEATURES WHEN PLANTED. ALL PLANT MATERIAL SHALL CONFORM TO "AMERICAN STOCK STANDARDS" LATEST EDITION.
4. ALL PLANT MATERIAL TO BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. SEE SPECIFICATIONS.
5. PLANT SPACING SHALL TAKE PRECEDENCE OVER VALVE BOX LOCATIONS. INSTALLED VALVE BOXES THAT CONFLICT WITH ACCEPTED PLANT LAYOUT SHALL BE MOVED TO POSITION BETWEEN PLANTS.
6. PLANT COUNTS FOR TREES AND SHRUBS ARE SUPPLIED FOR THE CONTRACTOR'S CONVENIENCE. CONTRACTOR RESPONSIBLE FOR INSTALLING ALL PLANTS IN LOCATIONS AND QUANTITIES SHOWN.
7. CLEAR PLANT BEDS OF ALL GRAVEL AND DEBRIS PRIOR TO SOIL PREPARATION AND PLANTING, FOR APPROVAL BY LANDSCAPE ARCHITECT.
8. TREES TO BE RETAINED AND/OR PLANTED SHALL BE WATERED AS NECESSARY TO MINIMIZE STRESS TO THE TREE, PROMOTE ROOT GROWTH, AND ENSURE SURVIVAL, THROUGHOUT THE CONSTRUCTION PERIOD AND THE FIRST THREE GROWING SEASONS AFTER PLANTING. TREES SHALL BE MULCHED WITH COMPOST MULCH, SEE SPECIFICATIONS. PROTECTIVE BARRIERS SHALL STAY IN PLACE UNTIL PLANNING OFFICIAL AUTHORIZES THEIR REMOVAL OR A FINAL CERTIFICATE OF OCCUPANCY IS ISSUED, WHICHEVER OCCURS FIRST. STAKING & FERTILIZING SHALL BE REQUIRED WHERE NECESSARY BY PLANNING OFFICIAL. SEE SECTION 015639 FOR ADDITIONAL REQUIREMENTS.
9. ALL LANDSCAPE AREAS THAT HAVE A SLOPE GREATER THAN 1 VERTICAL FOOT IN 3 HORIZONTAL FEET SHALL RECEIVE JUTE MATTING, SEE SPECIFICATIONS.
10. ALL PLANTING AREAS ARE TO BE IRRIGATED WITH A PERMANENT AUTOMATIC IRRIGATION SYSTEM EXCEPT RESEDED DISTURBED AREAS, THOSE ARE ARE TO BE NON-IRRIGATED.
11. ALL PARKING LOT AND STREET TREES MUST HAVE 6' CLEAR HEIGHT TO LOWEST BRANCHES.
12. SEE L204 FOR PLANTING SCHEDULE.

LANDSCAPE ARCHITECTS P.C.
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THE CANNERY
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 SALEM, OR 97301

LAND USE SUBMITTAL

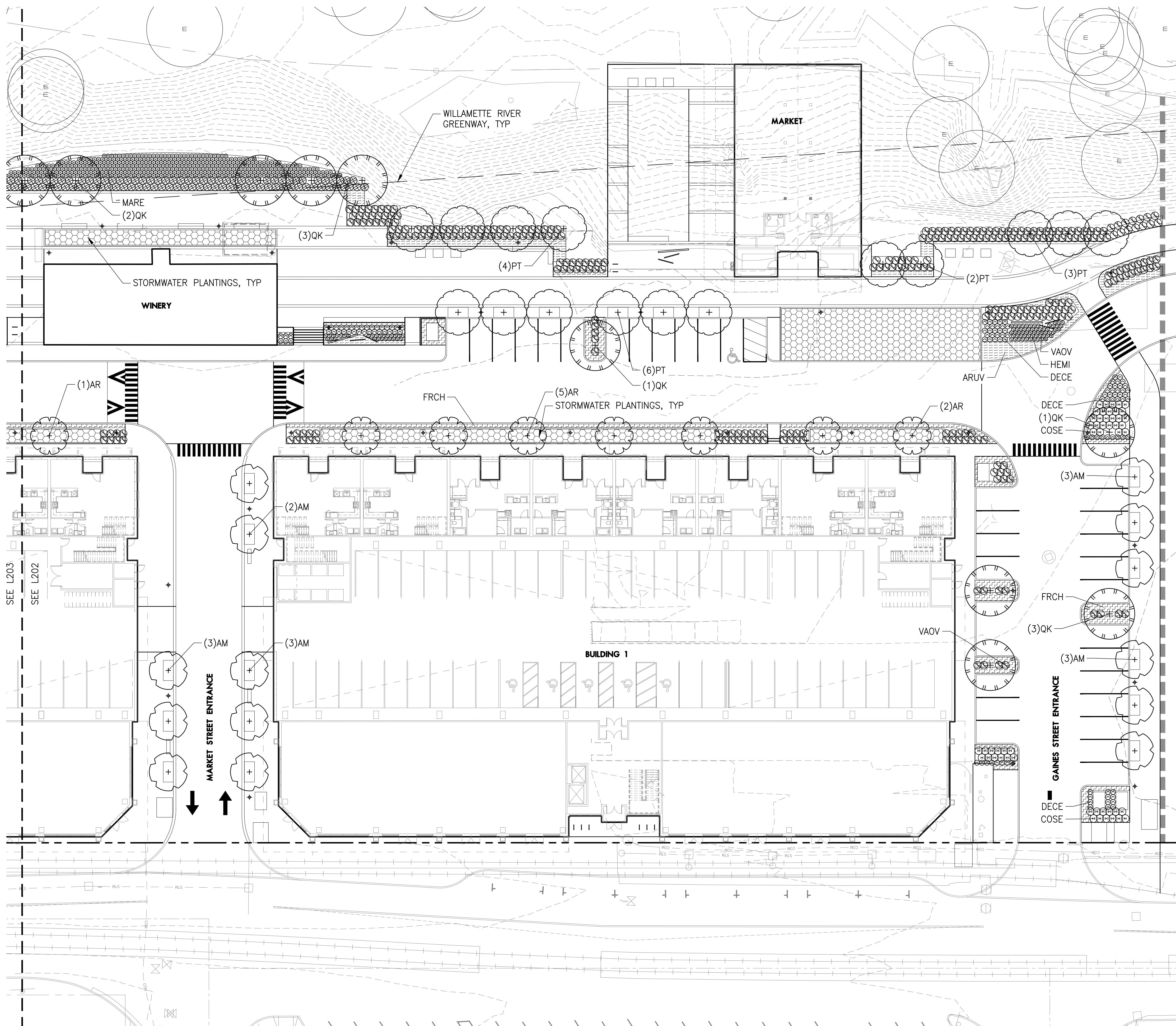
PLANTING PLAN LEVEL 1 OVERALL

REVISIONS

SCALE
 DRAWN BY
 DATE 2024.01.29
 PROJECT NO. 2346-SAC

SHEET

L201



LEGEND

- WILLAMETTE RIVER GREENWAY
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- CONCRETE CURB
- BIKE RACK
- LIGHT POLE
- E EXISTING TREE TO REMAIN
- STORMWATER FACILITY PLANTED TO CITY OF SALEM STANDARDS

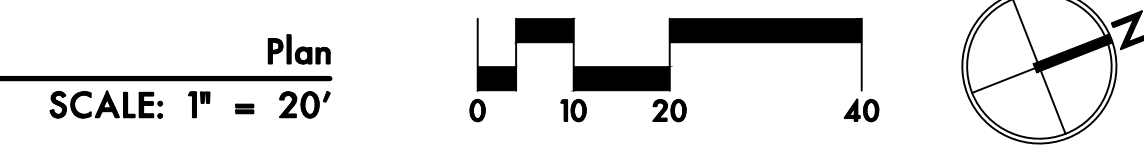
PLANTING NOTES

1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.
2. SEE L204 FOR PLANTING SCHEDULE.

THE CANNERY

1105 FRONT ST NE,
 SALEM, OR 97301

1 PLANTING PLAN LEVEL 1 NORTH



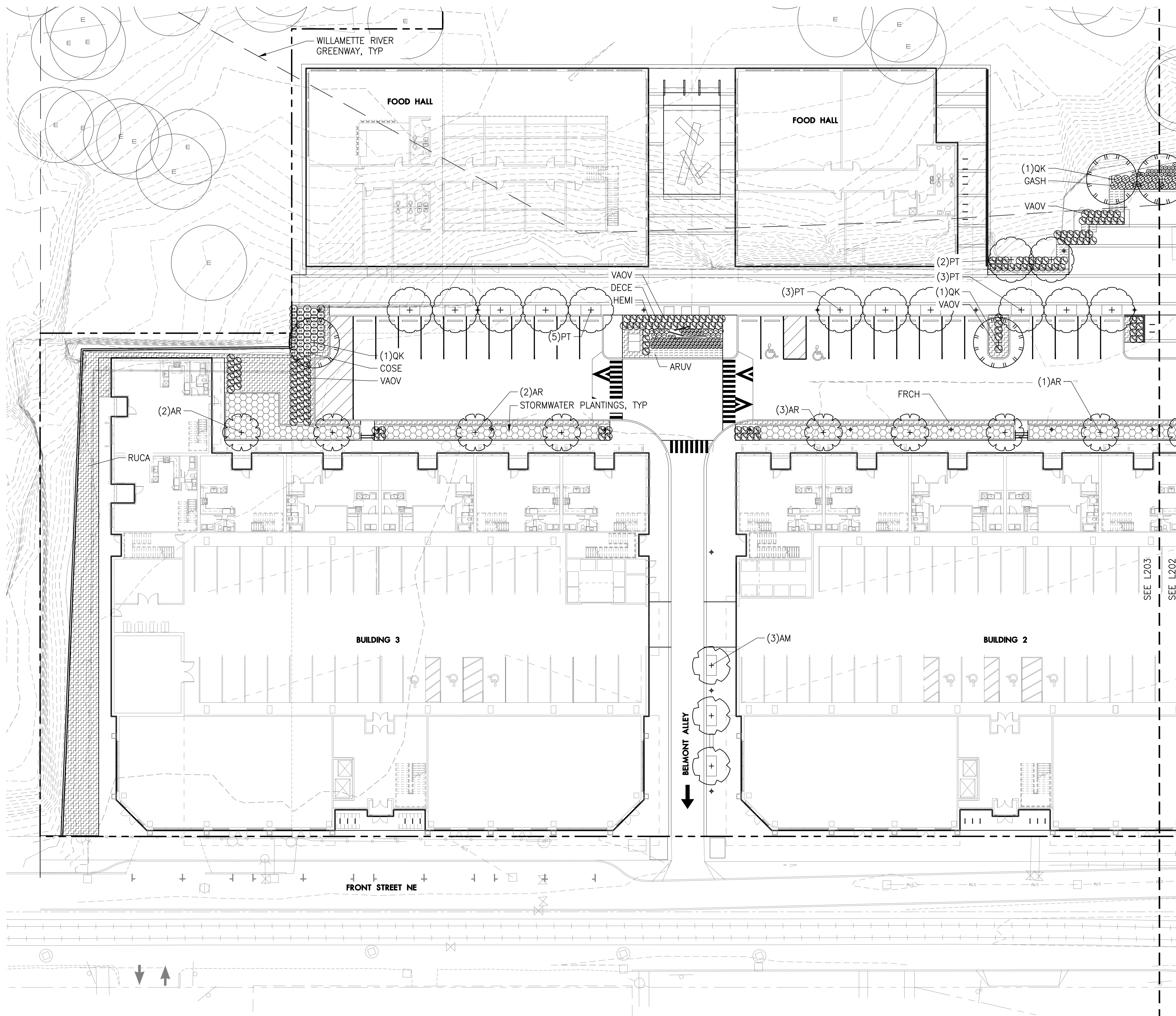
LAND USE SUBMITTAL
 PLANTING PLAN LEVEL 1 NORTH

REVISIONS

NO.	DESCRIPTION

SCALE
 DRAWN BY
 DATE 2024.01.29
 PROJECT NO. 2346-SAC

SHEET
L202



LEGEND

- WILLAMETTE RIVER GREENWAY
- - - PROPERTY LINE/RIGHT-OF-WAY
- CONCRETE CURB
- BIKE RACK
- + LIGHT POLE
- ⊙ EXISTING TREE TO REMAIN
- ◻ STORMWATER FACILITY PLANTED TO CITY OF SALEM STANDARDS

PLANTING NOTES

1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.
2. SEE L204 FOR PLANTING SCHEDULE.

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THE CANNERY

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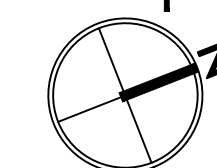
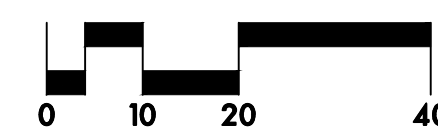
LAND USE SUBMITTAL
PLANTING PLAN LEVEL 1
SOUTH

REVISIONS

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

SHEET

L203



PLANT SCHEDULE – ONSITE TREES							
SYMBOL	ABBR	BOTANICAL NAME	COMMON NAME	NATIVE	SIZE/ CONDITION	SPACING	QUANTITY
TREES							
	AM	Acer macrophyllum	Big Leaf Maple	YES	3" CAL B&B	AS SHOWN	17
	AR	Alnus rubra	Red Alder	YES	3" CAL B&B	AS SHOWN	16
	PT	Populus tremuloides	Quaking Aspen	YES	3" CAL B&B	AS SHOWN	28
	QK	Quercus kelloggii	California Black Oak	YES	3" CAL B&B	AS SHOWN	13

PLANT SCHEDULE – ONSITE PLANTINGS							
SYMBOL	ABBR	BOTANICAL NAME	COMMON NAME	NATIVE	SIZE/ CONDITION	SPACING	QUANTITY
ORNAMENTAL PLANTINGS							
	ARUV	Arctostaphylos uva-ursi	Kinnikinnick	YES	#1/CONT.	18" O.C.	626
	COSE	Cornus sericea 'Arctic Fire'	Arctic Fire Redosier Dogwood	YES	#5/CONT.	AS SHOWN	86
	DECE	Deschampsia cespitosa	Tufted Hairgrass	YES	#3/CONT.	AS SHOWN	130
	FRCH	Fragaria chiloensis	Coast Strawberry	YES	#1/CONT.	18" O.C.	2369
	HEMI	Heuchera micrantha	Smallflowered Alumroot	YES	#1/CONT.	AS SHOWN	159
	MARE	Mahonia repens	Creeping Oregon Grape	YES	#1/CONT.	AS SHOWN	462
	GASH	Gaultheria shallon	Salal	YES	#1/CONT.	AS SHOWN	101
	VAOV	Vaccinium ovatum	Evergreen Huckleberry	YES	#5/CONT.	AS SHOWN	466
STORMWATER PLANTINGS – 5,233 SF							
	CADE	Carex densa	Dense Sedge	YES	#1/CONT.	12" O.C.	
	DECE	Deschampsia cespitosa	Tufted Hair Grass	YES	#1/CONT.	12" O.C.	
	JUPA	Juncus patens	Spreading Rush	YES	#1/CONT.	12" O.C.	

LANDSCAPE ARCHITECTS PC
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THE CANNERY

1105 FRONT ST NE,
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LAND USE SUBMITTAL
PLANTING SCHEDULE
LEVEL 1

REVISIONS

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

SHEET
L204

LEGEND

- — — — — LIMIT OF WORK
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- / - / - / - METAL EDGE
- / - / - / - RAISED PLANTER
- - - - - SCREEN FENCE

PLANTING NOTES

1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.

LANDSCAPE ARCHITECTS P.C.
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 1100 NW GILMAN #3A PORTLAND OR 97209 T 503.295.2437

THE CANNERY

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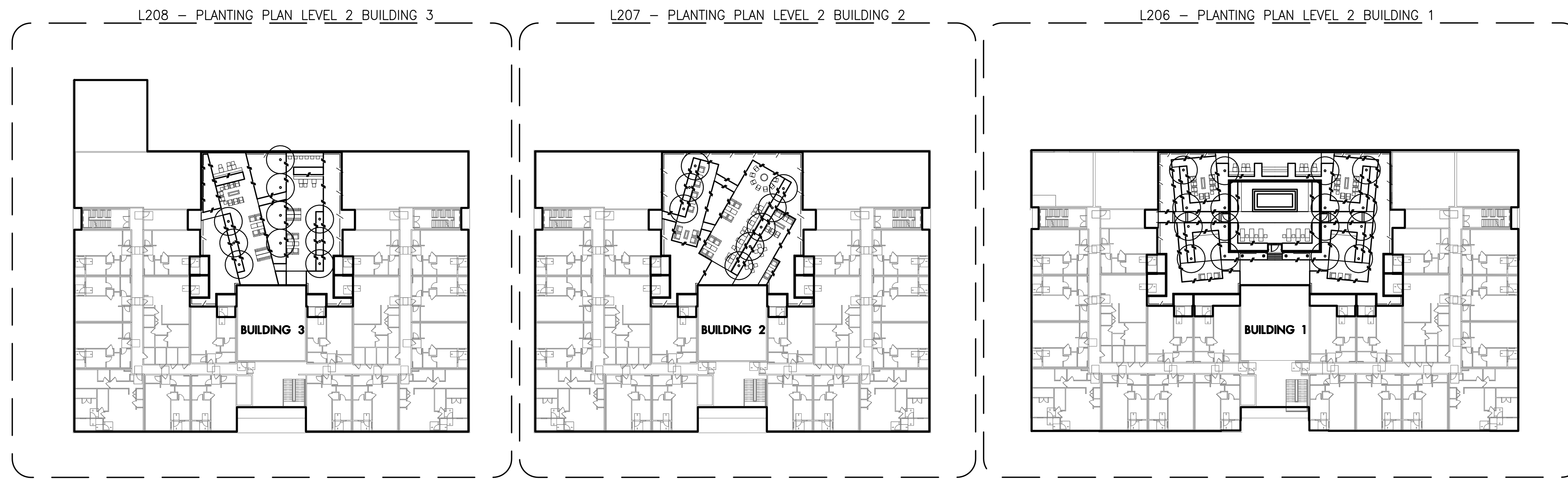
LAND USE SUBMITTAL
 PLANTING PLAN LEVEL 2
 OVERALL

REVISIONS

SCALE
 DRAWN BY
 DATE 2024.01.29
 PROJECT NO. 2346-SAC

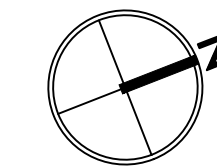
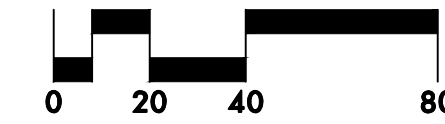
SHEET

L205



1 PLANTING PLAN LEVEL 2 OVERALL

Plan
 SCALE: 1" = 40'

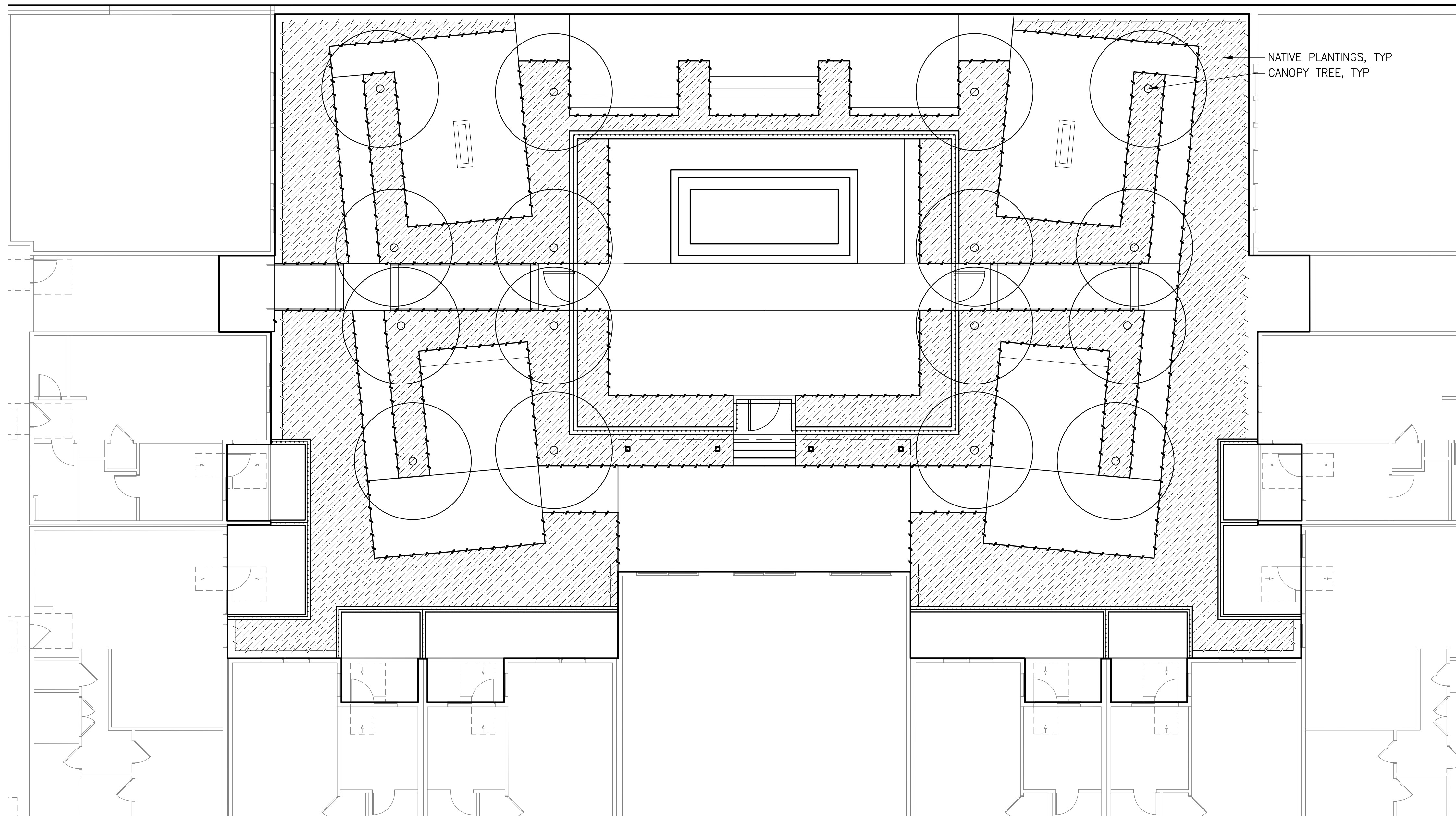


LEGEND

- — — — — LIMIT OF WORK
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- / - / - / - METAL EDGE
- / - / - / - RAISED PLANTER
- - - - - SCREEN FENCE
- [Hatched Box] NATIVE PLANTINGS
- (Circle with dot) CANOPY TREE

PLANTING NOTES

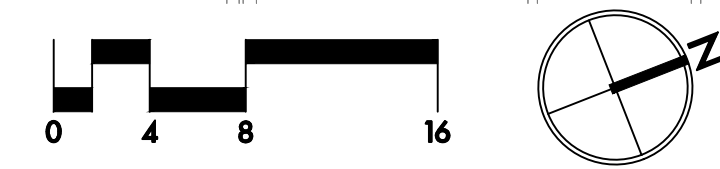
1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.



NATIVE PLANTINGS, TYP
CANOPY TREE, TYP

1 PLANTING PLAN LEVEL 2 BUILDING 1

Plan
SCALE: 1/8" = 1'-0"



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THE CANNERY

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LAND USE SUBMITTAL
PLANTING PLAN LEVEL 2
BUILDING 1

REVISIONS

NO.	DESCRIPTION

SCALE
DRAWN BY
DATE 2024.01.29
PROJECT NO. 2346-SAC

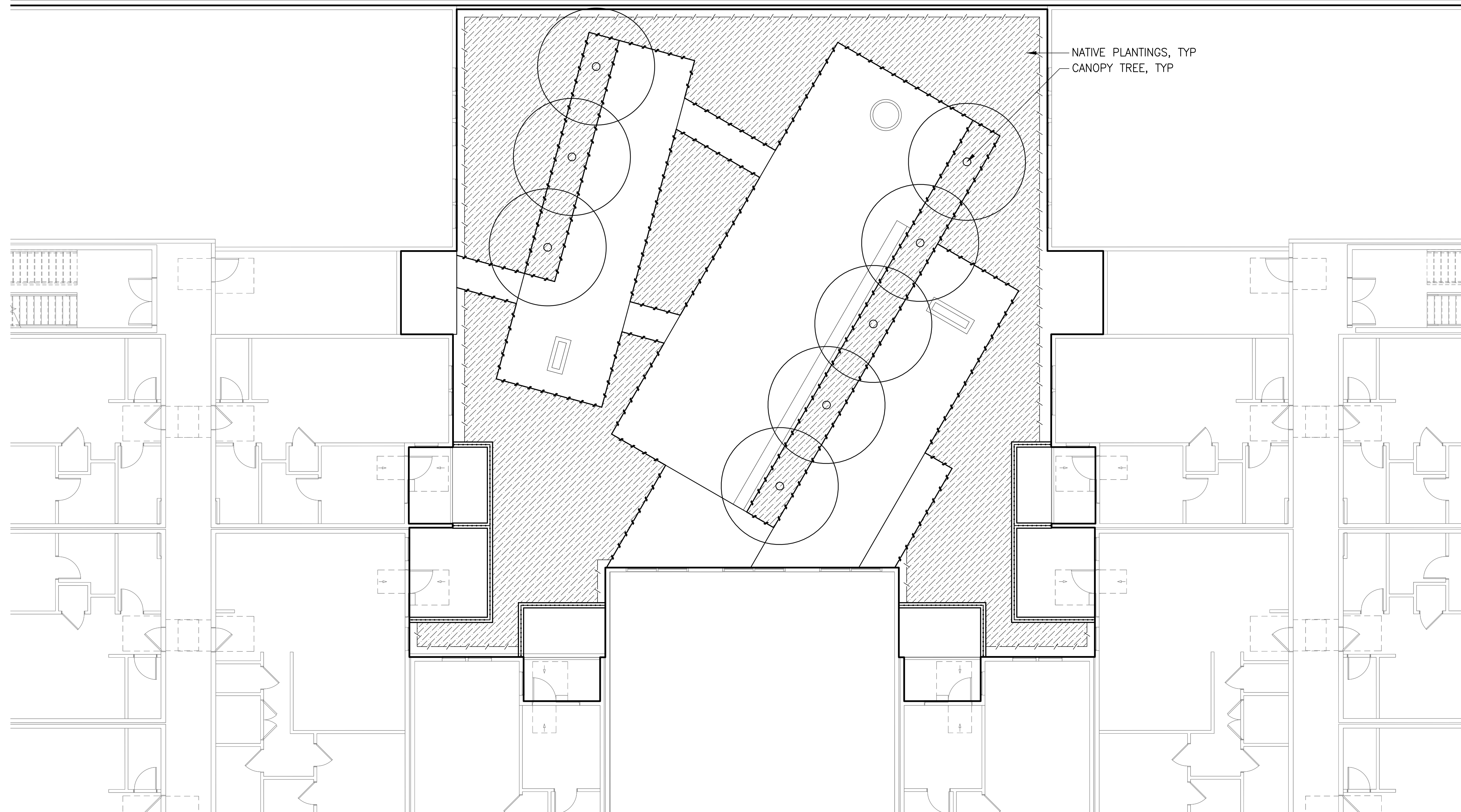
SHEET
L206

LEGEND

- — — — — LIMIT OF WORK
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- ////// METAL EDGE
- +++++ RAISED PLANTER
- SCREEN FENCE
- [Hatched Box] NATIVE PLANTINGS
- (o) CANOPY TREE

PLANTING NOTES

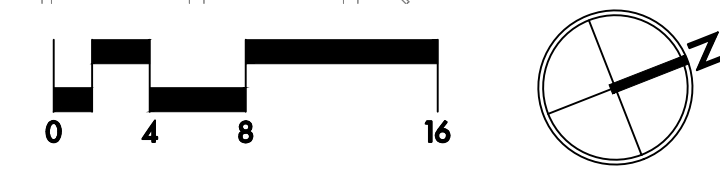
1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.



NATIVE PLANTINGS, TYP
CANOPY TREE, TYP

1 PLANTING PLAN LEVEL 2 BUILDING 2

Plan
SCALE: 1/8" = 1'-0"



THE CANNERY

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LAND USE SUBMITTAL

PLANTING PLAN LEVEL 2
BUILDING 2

REVISIONS

SCALE
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PROJECT NO. 2346-SAC

SHEET

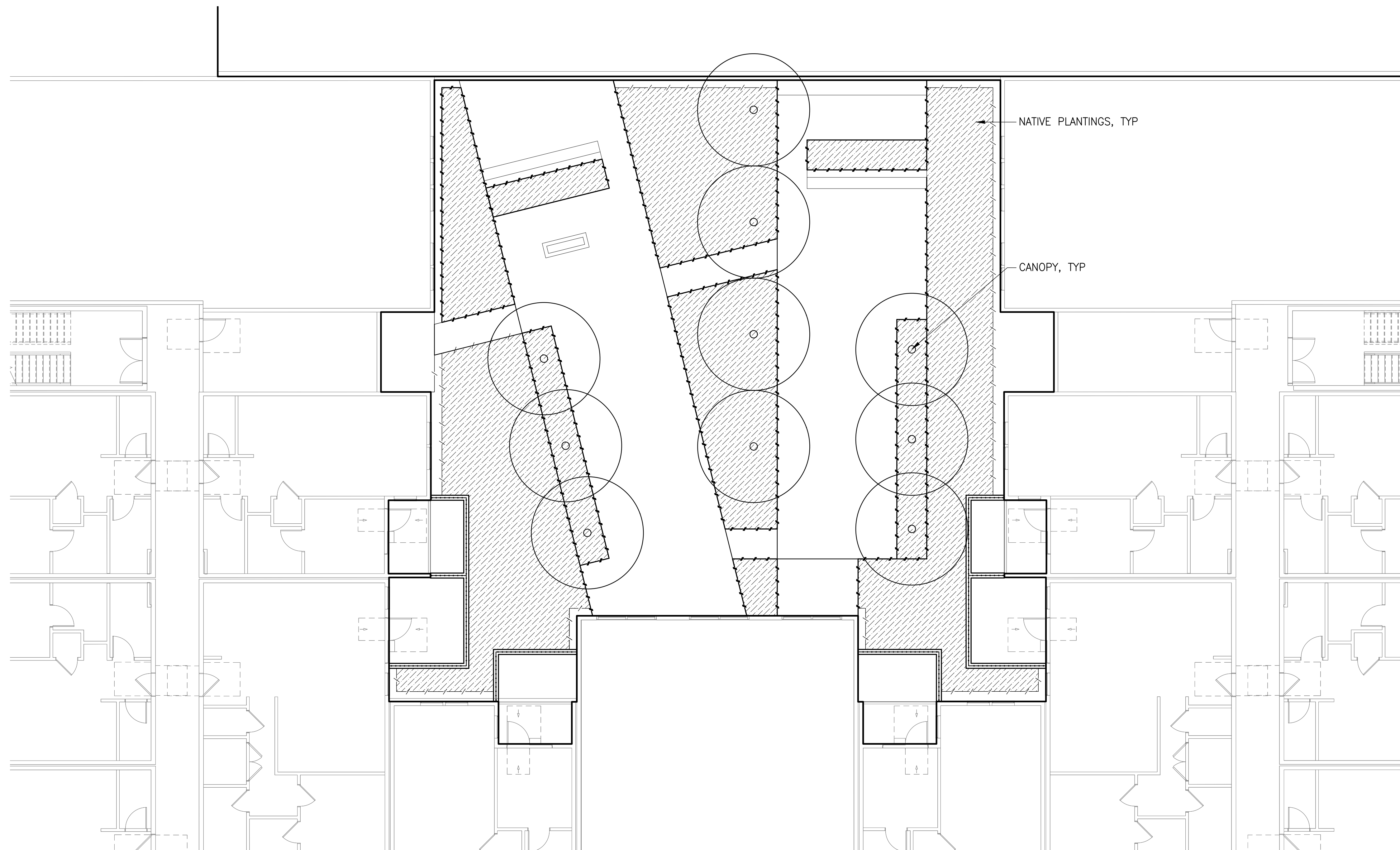
L207

LEGEND

- — — — — LIMIT OF WORK
- - - - - PROPERTY LINE/RIGHT-OF-WAY
- ////// METAL EDGE
- +++++ RAISED PLANTER
- SCREEN FENCE
- [Hatched Box] NATIVE PLANTINGS
- (o) CANOPY TREE

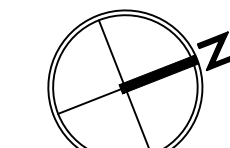
PLANTING NOTES

1. SEE L201 FOR GENERAL NOTES AND ABBREVIATIONS.



1 PLANTING PLAN LEVEL 2 BUILDING 3

Plan
SCALE: 1/8" = 1'-0"



THE CANNERY

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LAND USE SUBMITTAL

PLANTING PLAN LEVEL 2
BUILDING 3

REVISIONS

SCALE
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SHEET

L208