

LAND USE SUBMISSION

03.11.2022



CDP SALEM - SITE/ LANDSCAPE

5205 BATTLE CREEK RD SE
SALEM, OR 97306

THESE DRAWINGS ARE THE ORIGINAL UNPUBLISHED WORK OF THE ARCHITECT AND MAY NOT BE DUPLICATED OR USED WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.

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GENERAL PROJECT NOTES

- REFER TO OWNER-CONTRACTOR AGREEMENT FOR GENERAL CONDITIONS. WHERE THERE IS A CONFLICT BETWEEN THE CONTRACT AND NOTES HEREIN, THE CONTRACT TAKES PRECEDENCE.
1. GENERAL CONTRACTOR IS RESPONSIBLE FOR THE FULL SET OF CONSTRUCTION DOCUMENTS, INCLUDING BUT NOT LIMITED TO DRAWINGS, SPECIFICATIONS, AND ADDENDA.
 2. THE CONTRACTOR SHALL FIELD VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO ANY WORK AND SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS INCLUDING THOSE FURNISHED BY SUBCONTRACTORS.
 3. DIMENSIONS TAKE PRECEDENCE OVER DRAWINGS: DO NOT SCALE DRAWINGS TO DETERMINE ANY LOCATIONS. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCY PRIOR TO CONTINUING WITH WORK.
 4. GENERAL CONTRACTOR SHALL KEEP THE CONSTRUCTION SITE IN A BROOM CLEAN CONDITION AT ALL TIMES DURING THE PROJECT.
 5. THE CONTRACTOR SHALL REPORT TO THE ARCHITECT ANY ERRORS, INCONSISTENCIES OR OMISSIONS HE OR SHE MAY DISCOVER. BRING UNFORSEEN CONDITIONS TO ATTENTION OF ARCHITECT UPON DISCOVERY AT ANY POINT. THE MEANS OF CORRECTING ANY ERROR OR UNFORSEEN CONDITION SHALL FIRST BE APPROVED BY THE ARCHITECT.
 6. ALL REQUIRED CITY AND/OR COUNTY LICENSE SHALL BE ACQUIRED AND PAID FOR BY THE INDIVIDUAL TRADE.
 7. THE ARCHITECT WILL REVIEW SHOP DRAWINGS AND SAMPLES FOR CONFORMANCE WITH THE DESIGN CONCEPT OF THE PROJECT. THE ARCHITECT'S REVIEW OF A SEPARATE ITEM SHALL NOT INDICATE APPROVAL OF AN ASSEMBLY IN WHICH THE ITEM FUNCTIONS.
 8. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY LOCATION OF ALL EXISTING UTILITIES WHETHER SHOWN HEREIN OR NOT AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL EXPENSES OF REPAIR OR REPLACEMENT OF UTILITIES OR OTHER PROPERTY DAMAGED BY OPERATIONS IN CONJUNCTION WITH THE EXECUTION OF THE WORK.
 9. CITY APPROVED PLANS SHALL BE KEPT IN A SECURE PLACE AND SHALL NOT BE USED BY WORKERS. THE CONTRACTOR SHALL BE RESPONSIBLE THAT ALL SUBCONTRACTORS' CONSTRUCTION SETS REFLECT THE SAME INFORMATION. THE CONTRACTOR SHALL ALSO MAINTAIN, IN GOOD CONDITION, ONE COMPLETE SET OF STAMPED CITY APPROVED PLANS WITH ALL REVISIONS, ADDENDUMS, AND CHANGE ORDERS ON THE PREMISES AT ALL TIMES. THESE ARE TO BE UNDER THE CARE OF THE JOB SUPERINTENDENT AND MUST BE MADE AVAILABLE TO BUILDING AND FIRE INSPECTIONS FOR REFERENCE DURING CONSTRUCTION.
 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE WHILE THE JOB IS IN PROGRESS AND UNTIL JOB COMPLETION.
 11. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE OCCUPANTS AND WORKERS AT ALL TIMES.
 12. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS AND METHODS AND SHALL MAINTAIN THE STRUCTURAL INTEGRITY OF ANY CONSTRUCTION.
 13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR AND SHALL REPLACE OR REMEDY ANY FAULTY, IMPROPER, OR INFERIOR MATERIALS OR WORKMANSHIP WHICH SHALL APPEAR WITHIN ONE (1) YEAR AFTER THE COMPLETION AND ACCEPTANCE OF THE WORK UNDER THIS CONTRACT.
 14. CONTRACTOR TO PROVIDE BACKING OR BLOCKING AS REQUIRED FOR MOUNTING ALL WALL MOUNTED SHELVES, EQUIPMENT, ACCESSORIES, CABINETS, ETC.
 15. CONTRACTOR TO PROTECT ALL TREES AND ROOTS NOT SLATED FOR REMOVAL DURING CONSTRUCTION.
 16. GENERAL CONTRACTOR RESPONSIBLE FOR MAINTENANCE OF STAGING AREA AND TO ENSURE THAT MATERIALS DELIVERY AND STORAGE DOES NOT INTERFERE WITH DAILY OPERATION OF ADJACENT PROPERTIES OR PUBLIC RIGHT OF WAY.
 17. GENERAL CONTRACTOR RESPONSIBLE FOR CONSTRUCTION STAKING.

PROJECT TEAM

- OWNER

COMMUNITY DEVELOPMENT PARTNERS
126 NE ALBERTA ST #202
PORTLAND, OR 97211
TEL: 971.533.7466
FAX: N/A
CONTACT: THOMAS ELDRIDGE
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- CONTRACTOR

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CONTACT: CHRIS DUFFIN
EMAIL: CHRISD@LMCCONSTRUCTION.COM
- ARCHITECT

SCOTT | EDWARDS ARCHITECTS, LLP
2525 E. BURNSIDE STREET
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TEL: 503.226.3617
FAX: 503.226.3715
CONTACT: DAVE MOJICA
EMAIL: DMOJICA@SEALLP.COM
- CIVIL ENGINEER

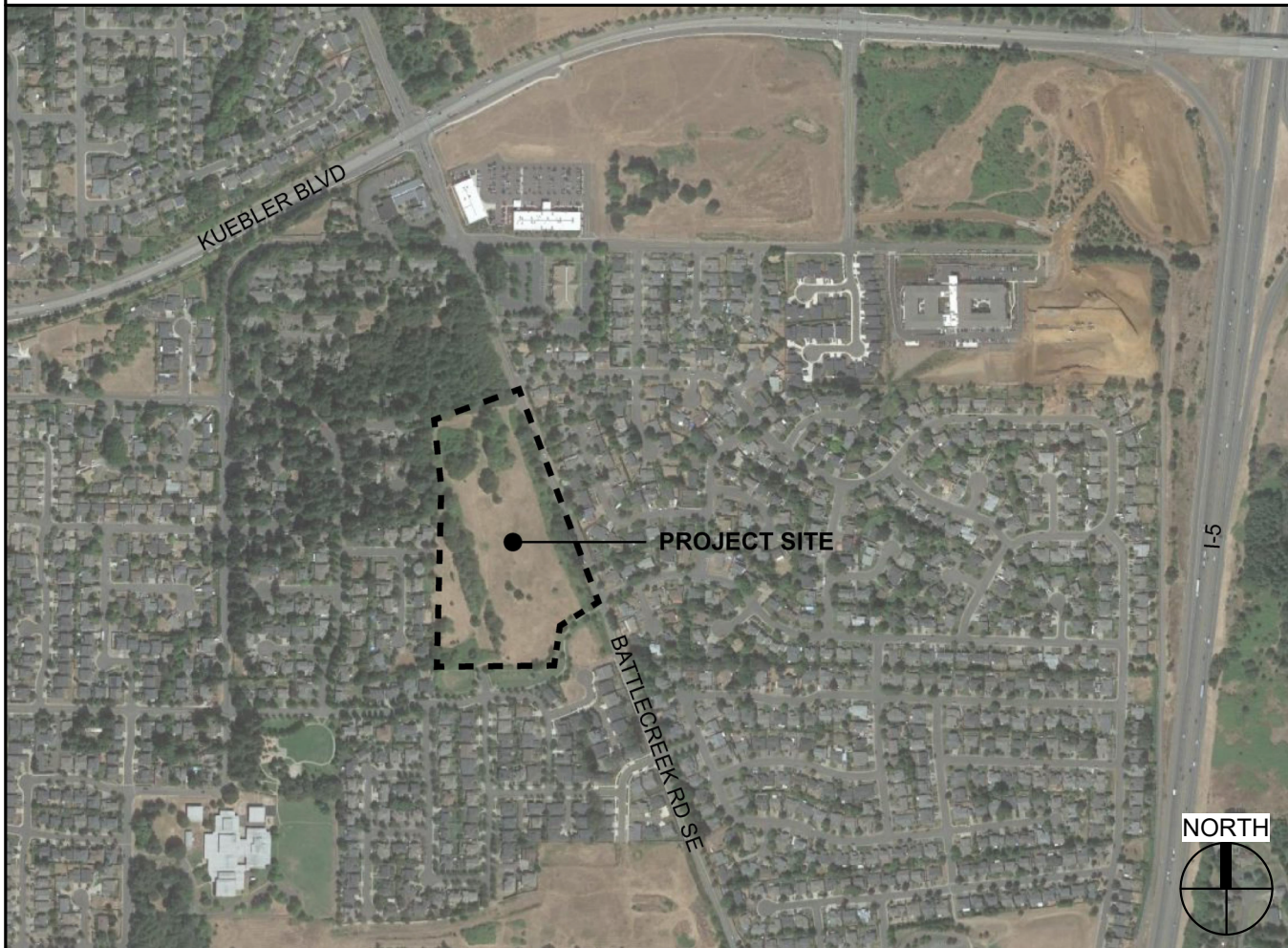
WES TECH ENGINEERING
3841 FAIRVIEW INDUSTRIAL DR SE #100
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CONTACT: STEVE WARD
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- LANDSCAPE ARCHITECT

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- STRUCTURAL ENGINEER

STONEWOOD STRUCTURAL ENGINEERS, INC
2001 NW 19TH SUITE 103A
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CONTACT: D. SCOTT NYSETH
EMAIL: SCOTT.NYSETH@STONEWOODSTRUCTURAL.COM
- MEP

INTERFACE
100 SW MAIN STREET, SUITE 1600
PORTLAND, OR 97204
TEL: 503.382.2266
FAX: 503.382.2262
CONTACT: KIM WALL
EMAIL: KIMW@INTERFACEENG.COM

VICINITY MAP



PROJECT SUMMARY

- PROJECT DESCRIPTION:

SITE CONTAINS (10) BUILDINGS: (1) ONE-STORY COMMUNITY BUILDING, (1) FOUR-STORY ELEVATOR BUILDING, AND (8) THREE-STORY WALK-UP BUILDINGS.
- SITE AREA:
- PROJECT ADDRESS:

5205 BATTLE CREEK RD SE, SALEM, OR 97306
- LEGAL DESCRIPTION:

083W14/ 118 AND 300
- ZONING:

RM-II

SEPARATE PERMITS AND DEFERRED SUBMITTAL BIDDER DESIGN ITEMS

CONTRACTOR SHALL PROVIDE DESIGN, ENGINEERING, FURNISHING AND INSTALLATION OF A COMPLETE, FUNCTIONING SYSTEM(S) BASED ON THE SCHEMATIC LAYOUT SHOWN ON THE ARCHITECTURAL DRAWINGS, DESCRIBED HEREIN AND IN COMPLIANCE WITH PREVAILING CODE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL ORDERING OF ALL DEVICES AND FIXTURES TO ENSURE PROPER OPTIONS, ACCESSORIES AND CONFIGURATIONS. CONTRACTOR SHALL PROVIDE COMPLETE DESIGN AND DOCUMENTATION AS REQUIRED FOR SUBMISSION TO, AND APPROVAL OF ARCHITECT, OWNER, AND GOVERNING BUILDING DEPARTMENT.

UPON COMPLETION OF REVIEW BY THE ARCHITECT OR ENGINEER OF RECORD, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ROUTING DOCUMENTS TO PERMIT AGENCY FOR PLANS REVIEW AND PAYING ANY PLANS CHECK AND PERMIT FEES.

SEPARATE PERMITS:

1. DEMOLITION PERMIT
2. SIGNAGE PERMIT

DEFERRED SUBMITTALS:

1. ELEVATOR
2. FIRE SPRINKLER SYSTEM
3. FIRE DETECTION AND ALARM SYSTEM
4. FIRE DEPARTMENT ACCESS KEY BOX
5. HANGERS AND SUPPORT FOR HVAC
6. VIBRATION AND SEISMIC CONTROLS FOR HVAC
7. LATERAL BRACING AND ANCHORAGE OF MECHANICAL AND ELECTRICAL EQUIPMENT WEIGHING MORE THAN 75 LBS (EXCEPTIONS PER ASCE 7, SECTION 13.1.4)
8. PRE-ENGINEERED MANUFACTURED TRUSSES
9. WOOD CHORD METAL WEB TRUSSES
10. STAIR FRAMING
11. CURTAINWALL SYSTEMS
12. PHOTO VOLTAIC PANEL ATTACHMENT AND BALLAST

SEE SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS NOT LISTED HERE AND ADDITIONAL BIDDER DESIGN ITEMS.

ALTERNATES

IN ADDITION TO THE BASE BUILDING BID, THE CONTRACTOR SHALL PROVIDE THE FOLLOWING ALTERNATES:

SEE ARCHITECTURAL DRAWINGS AND PROJECT MANUAL FOR ADDITIONAL SCOPE OF ALTERNATES.

SHEET INDEX

SHEET #	SHEET NAME
GENERAL G0.01	GENERAL PROJECT INFORMATION
LANDSCAPE G1.10 L1.00 L1.01 L1.02 L1.03 L3.00 L3.01 L5.00 L5.01 L6.00 L7.00	LAND USE SITE PLAN OVERALL SITE PLAN MATERIALS PLAN NORTH MATERIALS PLAN CENTER MATERIALS PLAN SOUTH RENDERS RENDERS GENERAL PLANTING PLAN ENLARGED PLANTING PLAN SITE DETAILS SITE DETAILS

S|E|A

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CDP SALEM -
SITE/
LANDSCAPE

Job Number: 21031

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SALEM, OR 97306



LAND USE SUBMISSION ISSUE 03.11.2022 DATE

Drawing:

GENERAL PROJECT
INFORMATION

Sheet No:

G0.01

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735 NW 18TH AVE
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Drawing:

LAND USE SITE PLAN

Sheet No:

G1.10

THESE DRAWINGS ARE THE ORIGINAL UNPUBLISHED WORK OF THE ARCHITECT AND MAY NOT BE DUPLICATED OR USED WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.



LANDSCAPE MATERIALS PLAN - NORTH

1" = 20' - 0"



PLANTING

- EXISTING TREES - BROADLEAF AND EVERGREEN, THROUGHOUT
- EXISTING OAK GROVE TO BE PROTECTED AND PRESERVED
- NEW PARKING TREE
 - DECIDUOUS AND EVERGREEN BROADLEAF, 2" CAL.
- NEW STREET TREE
 - APPROVED SALEM STREET LIST, 2" CAL.
- NEW LANDSCAPE TREE
 - SHADE TREES 1 1/2" - 2" CAL.
 - ORNAMENTAL TREES (SMMED) 2" CAL.
 - EVERGREEN / CONIFERS, 6" TO 8" HT.

- P1 PERIMETER SHRUB PLANTING AT PARKING AREAS
- P2 STORMWATER PLANTER - SEE CIVIL
- P3 SMALL TO MEDIUM SHRUBS, MAX. 4' WIDE x 4' HIGH
- P4 LAWN (SUBDRAINAGE SYSTEM w/ LATERAL PIPING)
- P5 SEEDED MEADOW MIX
- P6 BARK MULCH

NOTES

- REFER TO ARBORIST REPORT AND CIVIL FOR TREE PROTECTION PLANS AND EXISTING TREE INFORMATION
- REFER TO CIVIL FOR ALL RIGHT OF WAY WORK
- SEE L5.00 FOR PLANTING DIAGRAM SHOWING ZONING LANDSCAPE REQUIREMENTS

MATERIALS LEGEND

- PROPERTY LINE TYP. TYPICAL
- PROPERTY LINE FENCE (SEE N1 BELOW)

MATERIALS SCHEDULE

PAVEMENTS

- A1 ASPHALT PAVING - VEHICULAR (SEE CIVIL FOR R.O.W. WORK)
- B1 CONCRETE PAVING - PEDESTRIAN (SEE CIVIL FOR ROW WORK)
- B2 CONCRETE PAVING - VEHICULAR (SEE CIVIL FOR ROW WORK)
- C1 DECORATIVE CONCRETE PAVING - PEDESTRIAN, EXPOSED AGG.
- D1 RUBBERIZED PLAY SURFACING - PEBBLEFLEX OR SIM.
- D2 ENGINEERED WOOD FIBER AT NATURE PLAY AREAS
- D3 SYNTHETIC LAWN WITH CUSHION PAD AT PLAY AREA
- D4 MINERAL MULCH - 3/4" CRUSHED BASALT GRAVEL
- E1 CONCRETE UNIT PAVING TYPE 1 - WILLAMETTE GRAYSTONE - VERONA SERIES - INTERLOCKING PAVERS
- E2 CONCRETE UNIT PAVING TYPE 2 - WILLAMETTE GRAYSTONE - VERONA SERIES 18"x18" STEPPING STONES
- F1 TACTILE WARNING STRIPS
- F2 PARKING STRIPING (SEE CIVIL)
- F3 PARKING STALL WHEEL STOP
- F4 FABRICATED METAL EDGING

STAIRS, RAMPS, CURBS AND WALLS

- G1 CAST IN PLACE CONCRETE STAIRS
- G2 CAST IN PLACE CONCRETE RAMP
- G3 CAST IN PLACE CONCRETE AMPHITHEATER STEPS
- H1 CONCRETE CURB - RAISED
- H2 CONCRETE CURB - FLUSH
- H3 CONCRETE CURB - FLUSH, 6" BAND, 6"-12" DEPTH
- J1 SEGMENTAL RETAINING WALLS - KEYSTONE OR SIM. (SEE CIVIL)
- J2 LANDSCAPE CURB WALL 9" THICK, T.O.C. 6" ABOVE PATIO FFE (4' TOTAL HEIGHT MAX)
- J3 SITE CONC. WALL 6" THICK, FOR RAMPS AND STAIRS (SEE GRADING)

OUTDOOR LIGHTING - SEE ELECTRICAL

- L1 LIGHT POLE - TYPE 1 - PARKING
 - LIGMAN, 18'-20' POLE
 - LIGMAN, LINEAR DENVER 1
- L2 LIGHT POLE - TYPE 2 - CENTRAL SPACE
 - 12'-14' PEDESTRIAN POLE
 - LUMINIS BELLEVUE OR EQUIVALENT
- L3 LIGHTED BOLLARDS - 36" HEIGHT
- L4 STREET LIGHTS - SEE CIVIL & ELECTRICAL

RAILINGS, GATES, AND FENCES

- M1 STAIR HANDRAIL - GALV. & PAINTED STEEL
- M2 RAMP HANDRAIL - GALV. & PAINTED STEEL
- N1 6' WOOD FENCE ("GOOD NEIGHBOR")

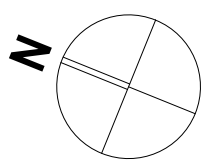
SITE FURNISHINGS

- Q1 6' BENCH - LANDSCAPE FORMS
- Q2 PICNIC TABLE - TYPE 1 - 6' - OREGON CORRECTIONS ENTERPRISES
- Q3 PICNIC TABLE - TYPE 2 - 10' ADA - OREGON CORRECTIONS ENTERPRISES
- Q4 TABLE & CHAIRS - LANDSCAPE FORMS, CHIPMAN
- Q5 LITTER/RECYCLING
 - CHASE PARK LITTER - LANDSCAPE FORMS
 - TOP OPENING, w/ LINER, KEYED LOCK, LOGO
- Q6 RAISED COMMUNITY GARDEN PLANTER
 - 4' X 8' CEDAR OR JUNIPER TIMBERS
- Q7 PAD-MOUNTED TRANSFORMERS (SEE ELECTRICAL)
- Q8 BIKE RACK - COLUMBIA CASCADE COMPANY
 - TIMBERFORM CYCLOOPS MODEL NO. 2170-3-06
- Q9 NATURE PLAY - TIMBERFORM LOG SCRAMBLE 4500-302
- Q10 NATURE PLAY - TIMBERFORM LOG SCRAMBLE 4500-305
- Q11 OUTDOOR GRILL & COUNTER, TBD.

MISCELLANEOUS

- R1 PLAY FEATURES: TBD
- R2 TRASH ENCLOSURE - SEE ARCH.

SCALE: 1" = 20'



S|E A

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CDP SALEM SITE

Job Number: 21031

PARCEL 2 & PARCEL 3,
BATTLECREEK RD SE
SALEM, OR 97306



PLACE

735 NW 18TH AVE
PORTLAND, OR 97209
(503) 334 2080

LAND USE SUBMISSION 03.11.22

ISSUE DATE

Drawing:

MATERIALS
PLAN NORTH

Sheet No:

L1.01

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PLANTING

EXISTING TREES - BROADLEAF AND EVERGREEN, THROUGHOUT

EXISTING OAK GROVE TO BE PROTECTED AND PRESERVED

NEW PARKING TREE
- DECIDUOUS AND EVERGREEN BROADLEAF, 2" CAL.

NEW STREET TREE
- APPROVED SALEM STREET LIST, 2" CAL.

NEW LANDSCAPE TREE
- SHADE TREES 1 1/2" - 2" CAL.
- ORNAMENTAL TREES (SM/MED) 2" CAL.
- EVERGREEN / CONIFERS, 6" TO 8" HT.

P1 PERIMETER SHRUB PLANTING AT PARKING AREAS

P2 STORMWATER PLANTER - SEE CIVIL

P3 SMALL TO MEDIUM SHRUBS, MAX. 4" WIDE x 4' HIGH

P4 LAWN (SUBDRAINAGE SYSTEM w/ LATERAL PIPING)

P5 SEEDED MEADOW MIX

P6 BARK MULCH

NOTES

1. REFER TO ARBORIST REPORT AND CIVIL FOR TREE PROTECTION PLANS AND EXISTING TREE INFORMATION
2. REFER TO CIVIL FOR ALL RIGHT OF WAY WORK
3. SEE L5.00 FOR PLANTING DIAGRAM SHOWING ZONING LANDSCAPE REQUIREMENTS

1 LANDSCAPE MATERIALS PLAN - CENTER

MATERIALS LEGEND

PROPERTY LINE

PROPERTY LINE FENCE (SEE N1 BELOW)

TYP. TYPICAL

MATERIALS SCHEDULE

PAVEMENTS

A1 ASPHALT PAVING - VEHICULAR (SEE CIVIL FOR R.O.W. WORK)

B1 CONCRETE PAVING - PEDESTRIAN (SEE CIVIL FOR ROW WORK)

B2 CONCRETE PAVING - VEHICULAR (SEE CIVIL FOR ROW WORK)

C1 DECORATIVE CONCRETE PAVING - PEDESTRIAN, EXPOSED AGG.

D1 RUBBERIZED PLAY SURFACING - PEBBLEFLEX OR SIM.

D2 ENGINEERED WOOD FIBER AT NATURE PLAY AREAS

D3 SYNTHETIC LAWN WITH CUSHION PAD AT PLAY AREA

D4 MINERAL MULCH - 3/4" CRUSHED BASALT GRAVEL

E1 CONCRETE UNIT PAVING TYPE 1 - WILLAMETTE GRAYSTONE - VERONA SERIES - INTERLOCKING PAVERS

E2 CONCRETE UNIT PAVING TYPE 2 - WILLAMETTE GRAYSTONE - VERONA SERIES 18"x18" STEPPING STONES

F1 TACTILE WARNING STRIPS

F2 PARKING STRIPING (SEE CIVIL)

F3 PARKING STALL WHEEL STOP

F4 FABRICATED METAL EDGING

STAIRS, RAMPS, CURBS AND WALLS

G1 CAST IN PLACE CONCRETE STAIRS

G2 CAST IN PLACE CONCRETE RAMP

G3 CAST IN PLACE CONCRETE AMPHITHEATER STEPS

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H2 CONCRETE CURB - FLUSH

H3 CONCRETE CURB - FLUSH, 6" BAND, 6"-12" DEPTH

J1 SEGMENTAL RETAINING WALLS - KEYSTONE OR SIM. (SEE CIVIL)

J2 LANDSCAPE CURB WALL 9" THICK, T.O.C. 6" ABOVE PATIO FFE (4' TOTAL HEIGHT MAX)

J3 SITE CONC. WALL 6" THICK, FOR RAMPS AND STAIRS (SEE GRADING)

OUTDOOR LIGHTING - SEE ELECTRICAL

L1 LIGHT POLE - TYPE 1 - PARKING - LIGMAN, 18'-20' POLE - LIGMAN, LINEAR DENVER 1

L2 LIGHT POLE - TYPE 2 - CENTRAL SPACE - 12'-14' PEDESTRIAN POLE - LUMINIS BELLEVUE OR EQUIVALENT

L3 LIGHTED BOLLARDS - 36" HEIGHT

L4 STREET LIGHTS - SEE CIVIL & ELECTRICAL

RAILINGS, GATES, AND FENCES

M1 STAIR HANDRAIL - GALV. & PAINTED STEEL

M2 RAMP HANDRAIL - GALV. & PAINTED STEEL

N1 6' WOOD FENCE ("GOOD NEIGHBOR")

SITE FURNISHINGS

Q1 6' BENCH - LANDSCAPE FORMS

Q2 PICNIC TABLE - TYPE 1 - 6' - OREGON CORRECTIONS ENTERPRISES

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Q4 TABLE & CHAIRS - LANDSCAPE FORMS, CHIPMAN

Q5 LITTER/RECYCLING - CHASE PARK LITTER - LANDSCAPE FORMS - TOP OPENING, w/ LINER, KEYED LOCK, LOGO

Q6 RAISED COMMUNITY GARDEN PLANTER - 4' X 8' CEDAR OR JUNIPER TIMBERS

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MISCELLANEOUS

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CDP SALEM SITE

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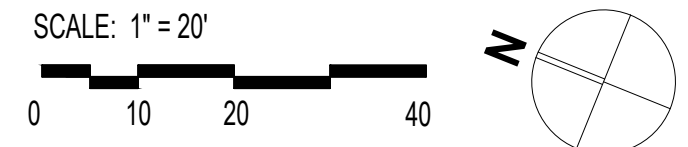
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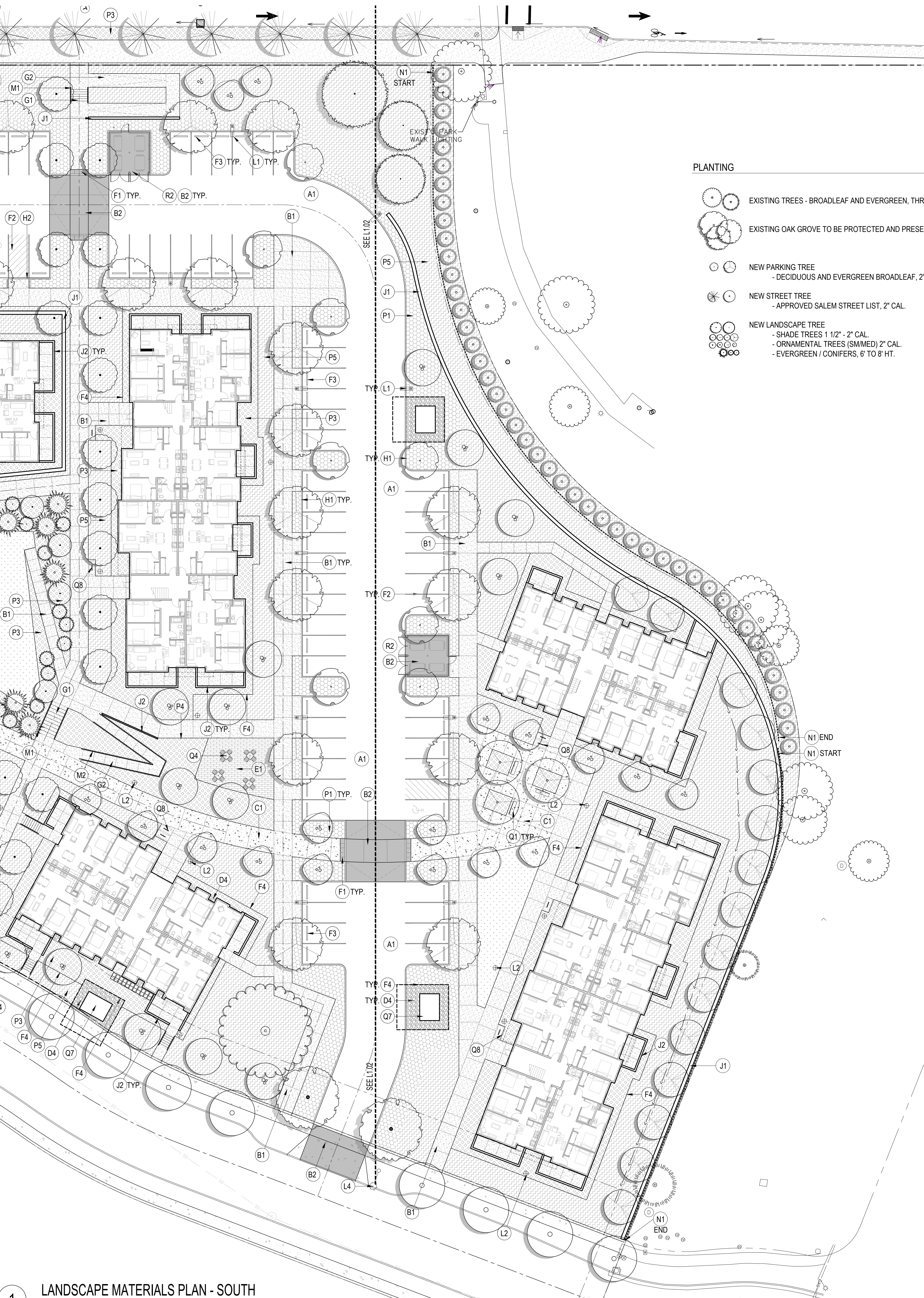
MATERIALS PLAN CENTER

Sheet No:

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1 LANDSCAPE MATERIALS PLAN - SOUTH
1" = 20' - 0"

PLANTING

- EXISTING TREES - BROADLEAF AND EVERGREEN, THROUGHOUT
- EXISTING OAK GROVE TO BE PROTECTED AND PRESERVED
- NEW PARKING TREE
- DECIDUOUS AND EVERGREEN BROADLEAF, 2" CAL.
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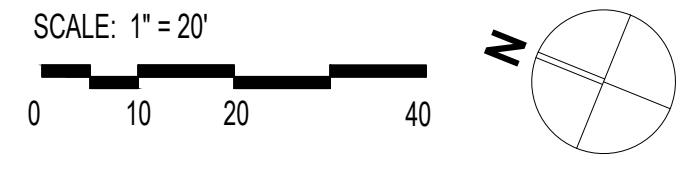
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MATERIALS LEGEND

- PROPERTY LINE TYP. TYPICAL
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 - L4 STREET LIGHTS - SEE CIVIL & ELECTRICAL
- RAILINGS, GATES, AND FENCES
- M1 STAIR HANDRAIL - GALV. & PAINTED STEEL
 - M2 RAMP HANDRAIL - GALV. & PAINTED STEEL
 - N1 6' WOOD FENCE ("GOOD NEIGHBOR")
- SITE FURNISHINGS
- Q1 6' BENCH - LANDSCAPE FORMS
 - Q2 PICNIC TABLE - TYPE 1 - 6'
- OREGON CORRECTIONS ENTERPRISES
 - Q3 PICNIC TABLE - TYPE 2 - 10' ADA
- OREGON CORRECTIONS ENTERPRISES
 - Q4 TABLE & CHAIRS
- LANDSCAPE FORMS, CHIPMAN
 - Q5 LITTER/RECYCLING
- CHASE PARK LITTER - LANDSCAPE FORMS
- TOP OPENING, w/ LINER, KEYED LOCK, LOGO
 - Q6 RAISED COMMUNITY GARDEN PLANTER
- 4' X 8' CEDAR OR JUNIPER TIMBERS
 - Q7 PAD-MOUNTED TRANSFORMERS (SEE ELECTRICAL)
 - Q8 BIKE RACK - COLUMBIA CASCADE COMPANY
- TIMBERFORM CYCLOOPS MODEL NO. 2170-3-06
 - Q9 NATURE PLAY - TIMBERFORM LOG SCRAMBLE 4500-302
 - Q10 NATURE PLAY - TIMBERFORM LOG SCRAMBLE 4500-305
 - Q11 OUTDOOR GRILL & COUNTER. TBD.
- MISCELLANEOUS
- R1 PLAY FEATURES: TBD
 - R2 TRASH ENCLOSURE - SEE ARCH.



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SITE**
Job Number: 21031
PARCEL 2 & PARCEL 3,
BATTLECREEK RD SE
SALEM, OR 97306

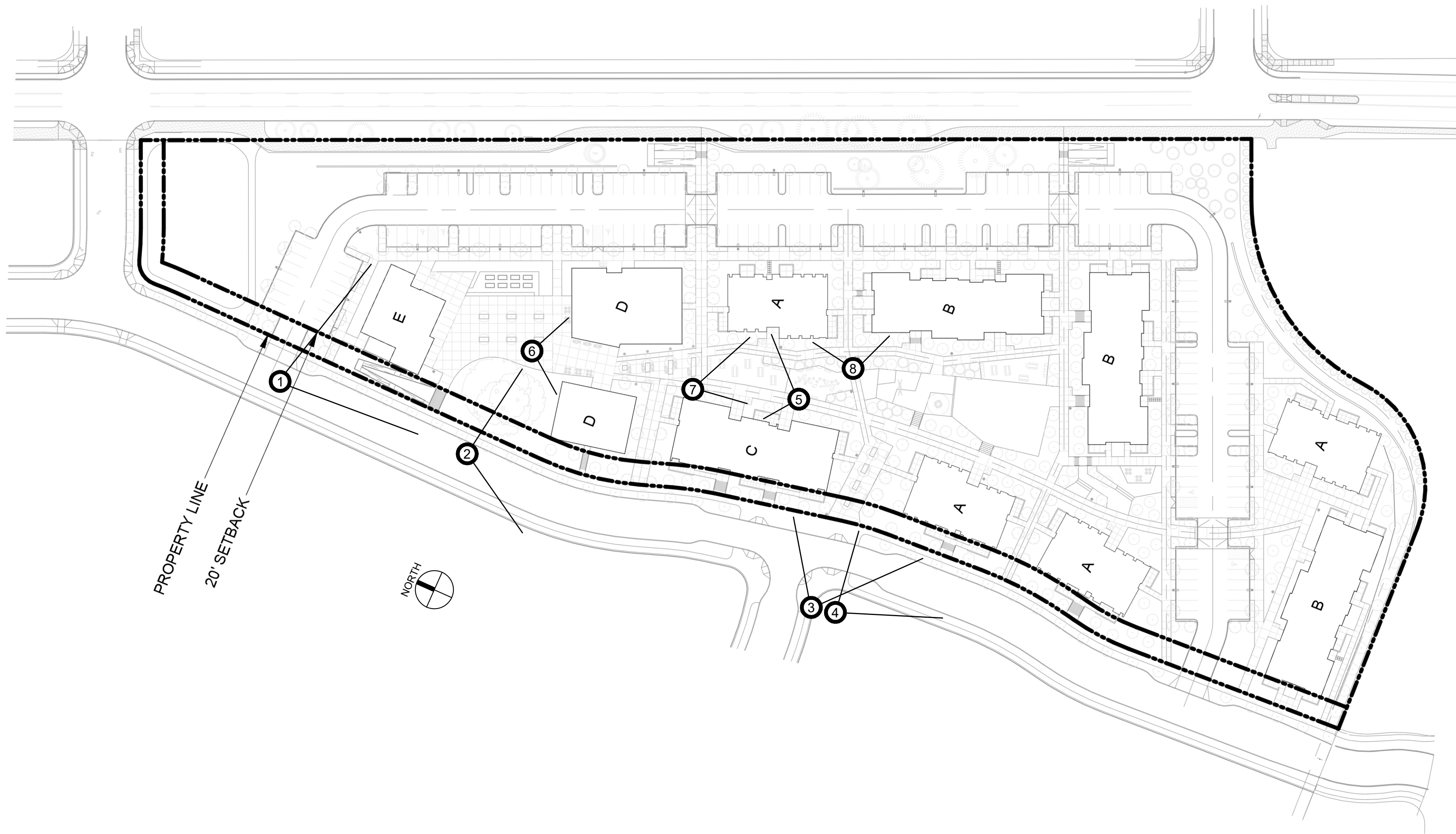


PLACE
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PORTLAND, OR 97209
(503) 334 2080

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1 - VIEW FROM SALAL LOOKING SOUTH



2 - VIEW FROM SALAL LOOKING SOUTH



3 - VIEW AT TEAL CROSSING LOOKING EAST



4 - VIEW FROM SALAL LOOKING EAST

* SITE AND LANDSCAPING SHOWN FOR REFERENCE ONLY. SEE CIVIL AND LANDSCAPE DRAWINGS FOR FULL DESIGN.

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CDP SALEM -
SITE/
LANDSCAPE

Job Number: 21031

5205 BATTLE CREEK RD SE
SALEM, OR 97306

C
D P Community
Development
Partners

LAND USE SUBMISSION
ISSUE DATE

Drawing:

RENDERS

Sheet No:

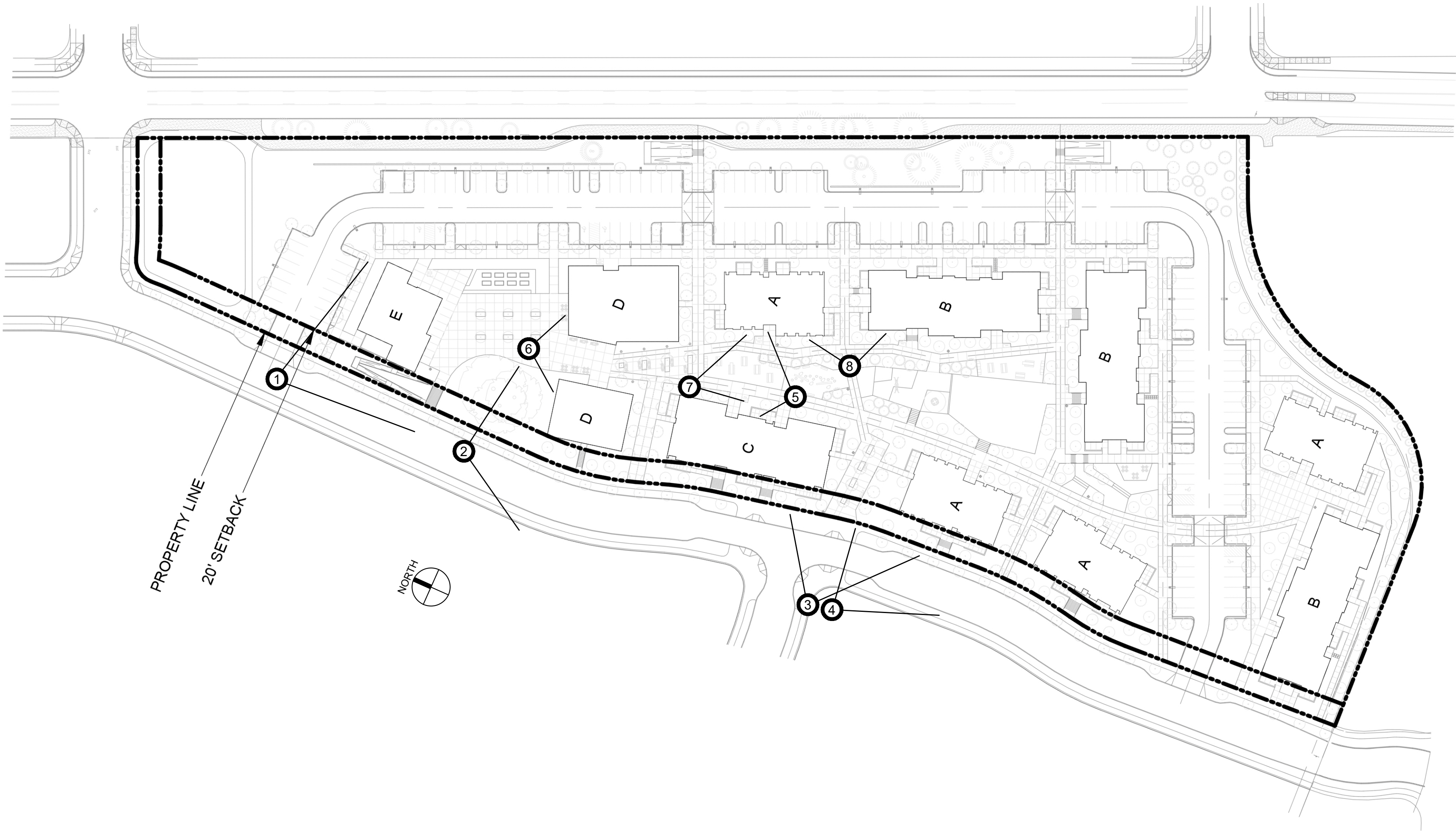
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5 - VIEW FROM PARK LOOKING NORTH



6 - VIEW FROM PLAZA LOOKING SOUTH



7 - VIEW FROM PARK LOOKING EAST



8 - PATHWAY BETWEEN BUILDINGS A AND B LOOKING EAST

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SITE

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PARCEL 2 & PARCEL 3,
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SALEM, OR 97306

PLACE

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LAND USE SUBMISSION 03.11.22

ISSUE DATE

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OVERALL PLANTING
PLAN

Sheet No:

L5.00



PLANTING

- EXISTING TREES - BROADLEAF AND EVERGREEN, THROUGHOUT
- EXISTING OAK GROVE TO BE PROTECTED AND PRESERVED
- NEW PARKING TREE
 - DECIDUOUS AND EVERGREEN BROADLEAF, 2" CAL.
- NEW STREET TREE
 - APPROVED SALEM STREET LIST, 2" CAL.
- NEW LANDSCAPE TREE
 - SHADE TREES 1 1/2" - 2" CAL.
 - ORNAMENTAL TREES (SM/MED) 2" CAL.
 - EVERGREEN / CONIFERS, 6' TO 8' HT.

- STORMWATER DETENTION BASIN PLANTINGS
- SMALL TO MEDIUM SHRUBS, MAX. 4' WIDE x 4' HIGH
- SEEDING MEADOW MIX
- LAWN (SUBDRAINAGE SYSTEM w/ LATERAL PIPING)
- PERIMETER SHRUB PLANTING AT PARKING AREAS (SMALL TO MEDIUM SHRUBS, MAX. 4' WIDE x 4' HIGH)
- MEDIUM SHRUBS AT ENTRY (2 PER ENTRY)

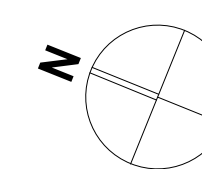
NOTES

1. REFER TO ARBORIST REPORT AND CIVIL FOR TREE PROTECTION PLANS AND EXISTING TREE INFORMATION
2. REFER TO CIVIL FOR ALL RIGHT OF WAY WORK

1 OVERALL PLANTING SITE PLAN
1" = 40' - 0"

SCALE: 1" = 40'

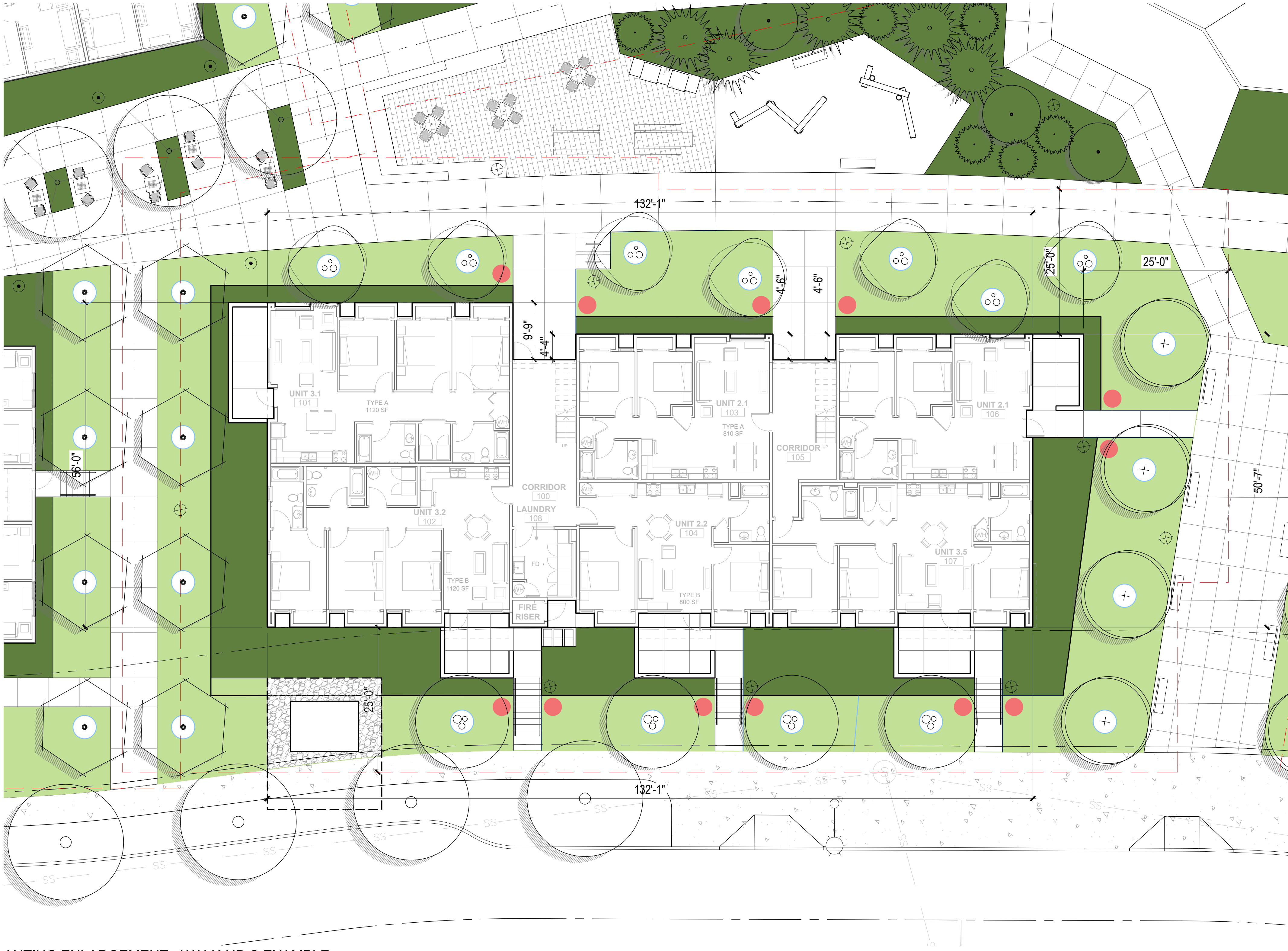
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1 PLANTING ENLARGEMENT - WALK-UP C EXAMPLE

1" = 10' - 0"



PLANTING LEGEND & NOTES

- BUILDING PERIMETER: 401 LF
- 10 PLANT UNITS/60 LF REQUIRED OR 7 TREES NEEDED
- 2 PU OF MEDIUM SHRUB PER PRIMARY ENTRY WAY REQUIRED (2 ENTRY WAYS) OR 2 SHRUBS PER ENTRY = 12 PU NEEDED
- 1 PU PER 15 LF OF BUILDING OR 28 PU NEEDED
- TREES PROVIDED: 8 LARGE & 11 SMIMED (SMIMED TREES NOT COUNTED TOWARDS REQ.)
- ENTRY WAY MED SHRUB PROVIDED: 2 PER ENTRANCE PROVIDED (12 PU TOTAL) (2 PER ENTRANCE REQUIRED)
- TOTAL MEDIUM SHRUB PROVIDED: 152 PU OR 152 SHRUBS (2347 SF@ 4' O.C.)
- GROUND COVER PROVIDED: 91 PU (4599 SF)

TOTAL PU PROVIDED(REQUIRED)

- SRC 702.020(B)(4): TREES: 80 PU PROVIDED (67 PU REQUIRED)
- SRC 702.020 (B)(3): ENTRY MEDIUM SHRUBS: 2 PER ENTRANCE PROVIDED OR 12 PU (2 PER ENTRANCE REQUIRED)
- SRC 702.020(B)(5): OVERALL PLANTING REQ 1 PU/15 LF = 243 PU PROVIDED (groundcover + med shrub) (28 PU REQUIRED)

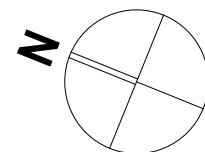
SALEM CODE REQUIREMENT

- SRC 702.020(B)(3): TO DEFINE AND ACCENTUATE PRIMARY ENTRYWAYS A MINIMUM OF TWO PLANT UNITS SHALL BE PROVIDED ADJACENT TO THE PRIMARY ENTRYWAY OF EACH DWELLING UNIT, OR COMBINATION OF DWELLING UNITS.
- SRC 702.020 (B)(4): TO SOFTEN THE VISUAL IMPACT OF BUILDINGS AND CREATE RESIDENTIAL CHARACTER, NEW TREES SHALL BE PLANTED, OR EXISTING TREES SHALL BE PRESERVED, AT A MINIMUM DENSITY OF TEN (10) PLANT UNITS PER 60 LINEAR FEET OF EXTERIOR BUILDING WALL. SUCH TREES SHALL BE LOCATED NOT MORE THAN 25 FEET FROM THE EDGE OF THE BUILDING FOOTPRINT.
- SRC 702.020(B)(5): SHRUBS SHALL BE DISTRIBUTED AROUND THE PERIMETER OF BUILDINGS AT A MINIMUM DENSITY OF ONE PLANT UNIT PER 15 LINEAR FEET OF EXTERIOR BUILDING WALL.

PLANTING UNIT VALUES SOURCE:
https://library.municode.com/or/salem/codes/code_of_ordinances?model=TITXUNDECO_LUDC_CH807LASC_S807.015LASC

SCALE: 1" = 20'

0 10 20 40



LAND USE SUBMISSION 03.11.22

ISSUE DATE

Drawing:

PLANTING PLAN
ENLARGEMENT
WALK-UP C

Sheet No:

L5.01

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SITE

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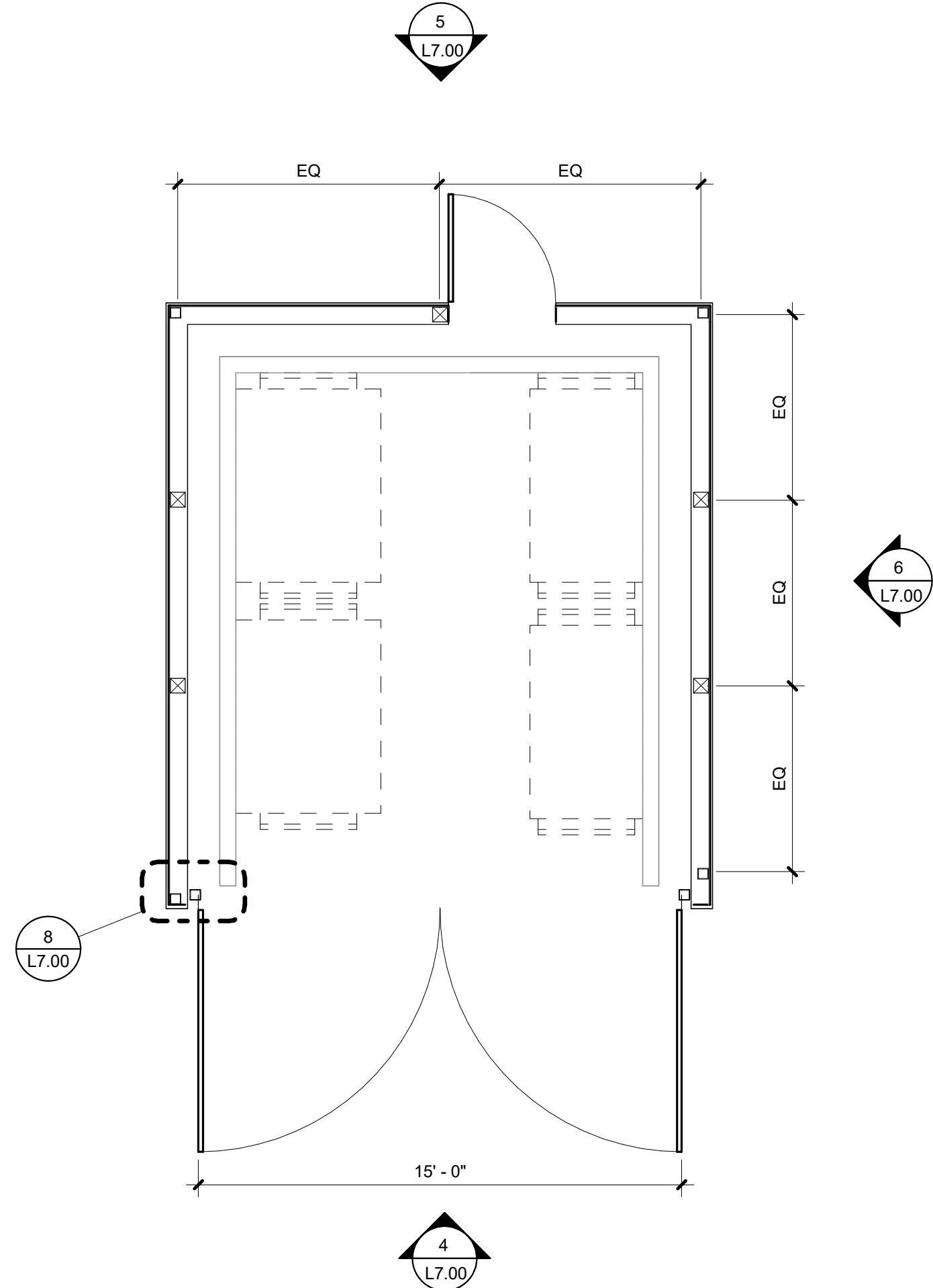
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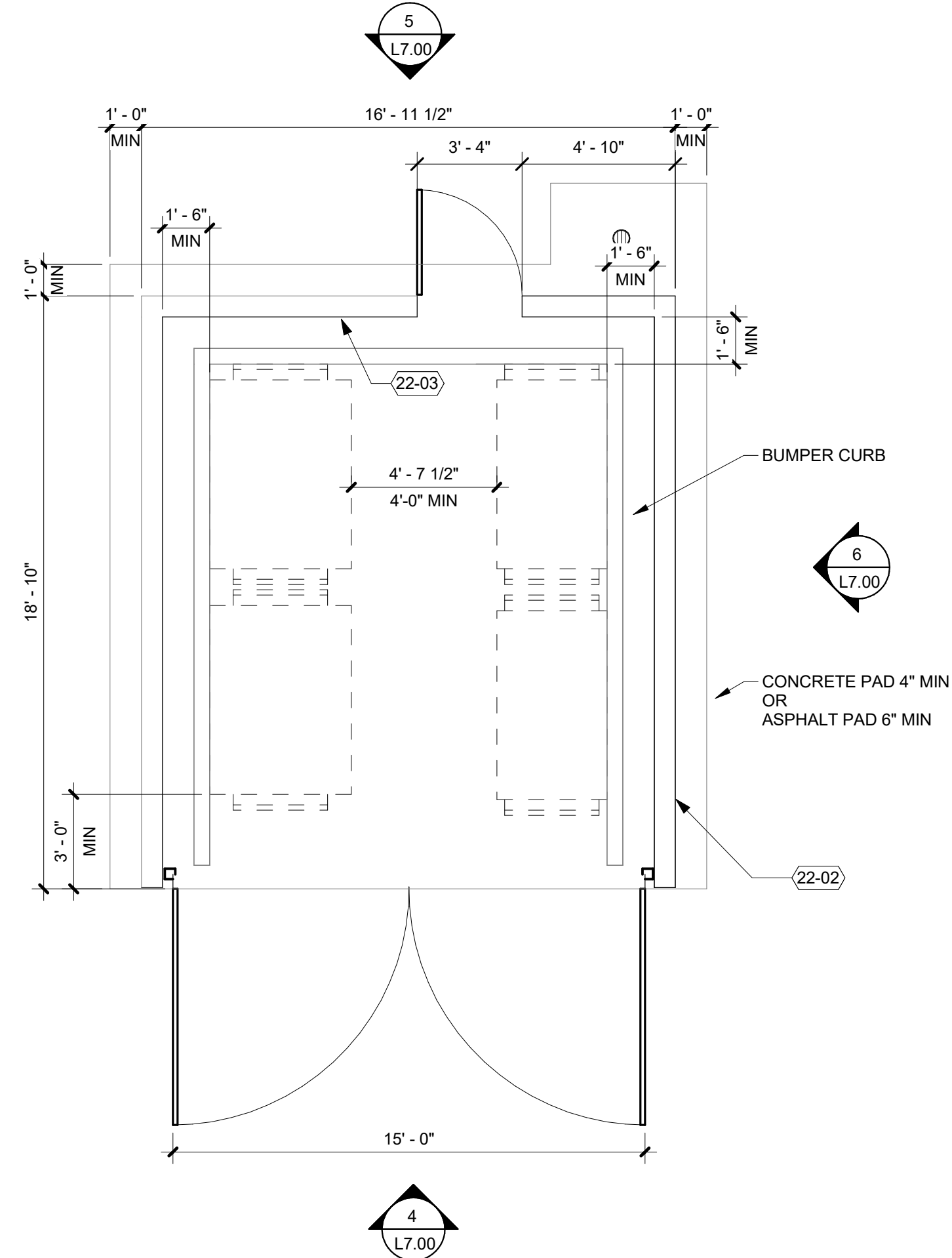
JURISDICTION APPROVAL STAMP

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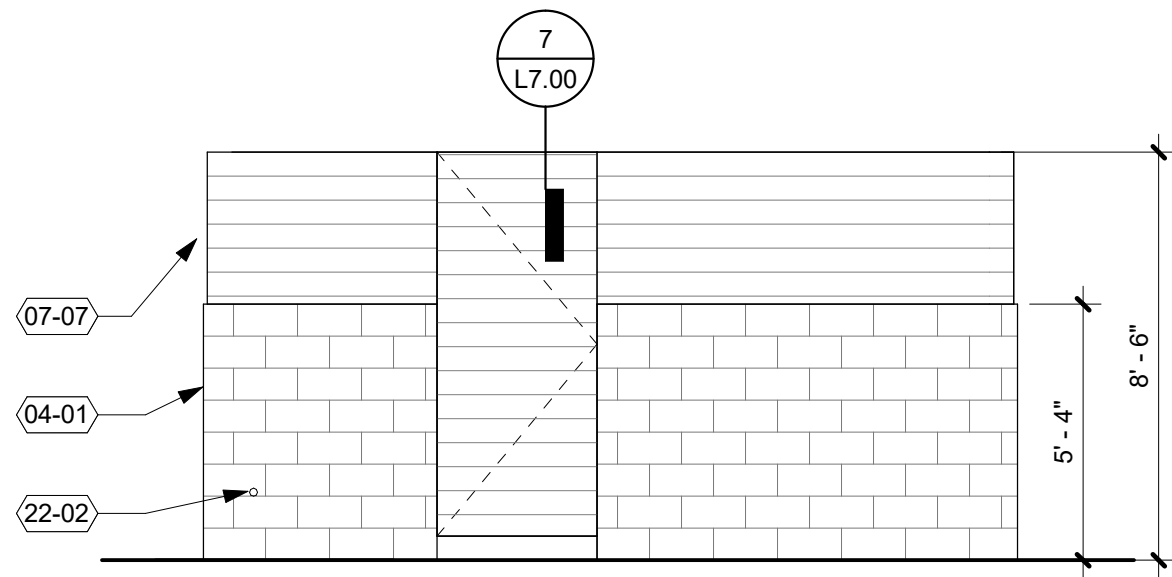
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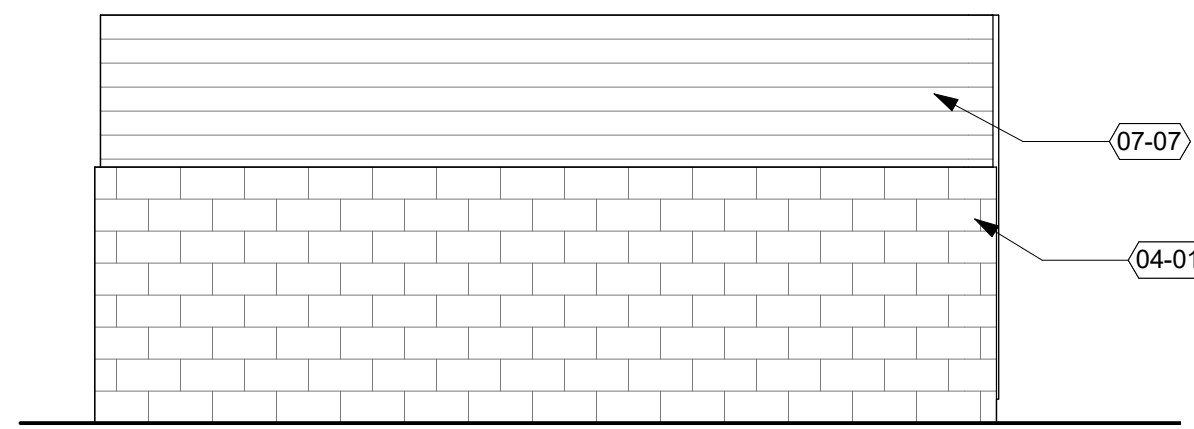
2 TRASH ENCLOSURE PLAN @ WOOD SLATS
1/4" = 1'-0"



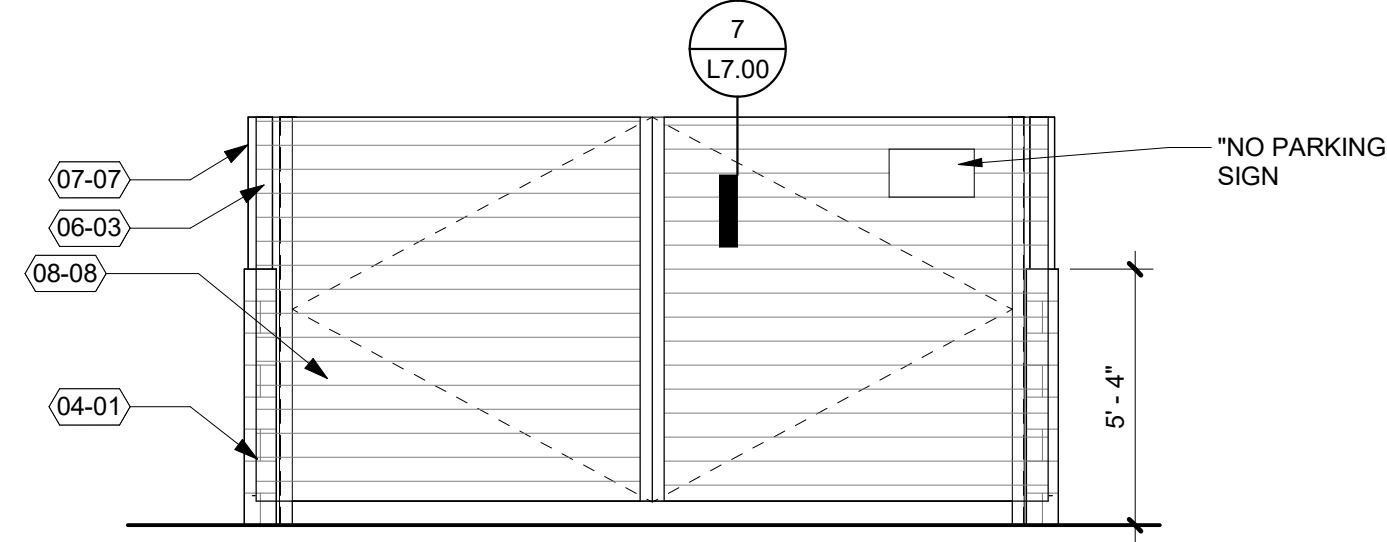
1 TRASH ENCLOSURE PLAN @ CMU
1/4" = 1'-0"



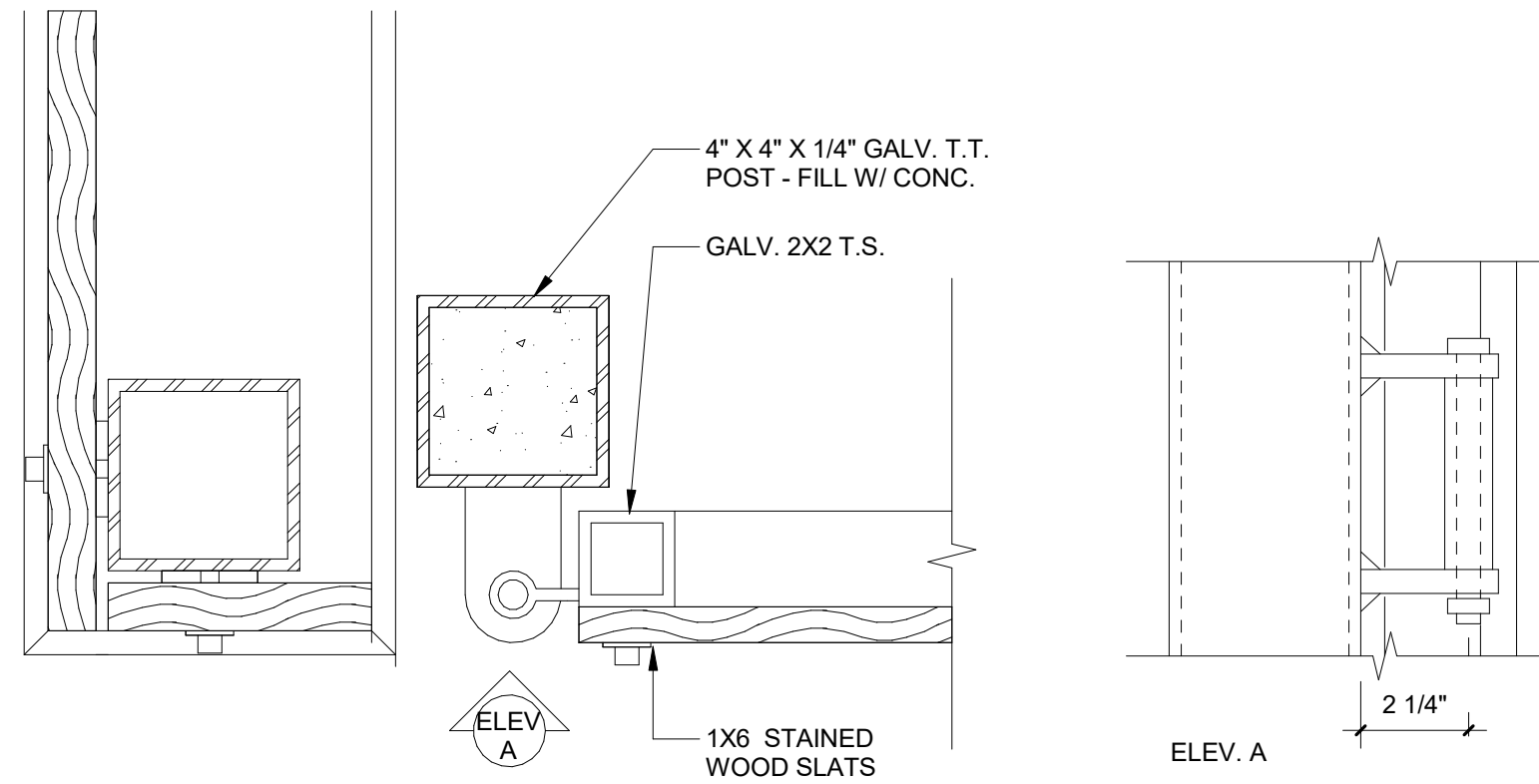
5 TRASH ENCLOSURE REAR ELEV
1/4" = 1'-0"



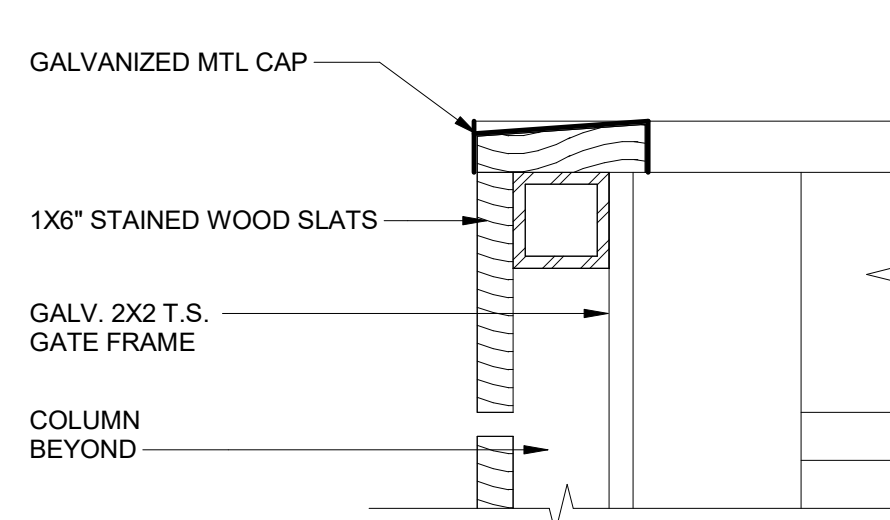
6 TRASH ENCLOSURE SIDE ELEV
1/4" = 1'-0"



4 TRASH ENCLOSURE FRONT ELEV
1/4" = 1'-0"



8 GATE JAMB
3" = 1'-0"



7 GATE TOP
3" = 1'-0"

KEYNOTES	LEGEND
04-01 06-03 07-07 08-08 22-02 22-03	07-02 ASPHALT SHINGLE ROOF CMU WALL 1X6 WOOD CEDAR SLATS
SPLIT-FACE CMU WOOD POST PER STRUCT, TYP 1X6 CEDAR SPACED 1/2" GATE: 1X6 CEDAR ON METAL FRAME HOSE BIBB / BOOT WASH STATION HOSE BIBB	

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NUEVA ESPERANZA

Job Number: 20205
NE 53RD AVE & HIDDEN CREEK
DR
HILLSBORO, OR



2 PLAN CHECK	11.05.21
1 BID SET	10.15.21
PLAN CHECK	11.05.21
ISSUE	DATE

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SITE DETAILS

Sheet No:

L7.00