VILLAGE OF WILLIAMS BAY

250 Williams Street | PO Box 580 | Williams Bay | WI | 53191 | vi.williamsbay.wi.gov
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NOTICE

PLAN COMMISSION MEETING

WEDNESDAY, FEBRUARY 11, 2026 AT 6:30 PM

WILLIAMS BAY SCHOOL - AUDITORIUM
(SOUTH BUILDING ENTRANCE & PARKING LOT)
500 WEST GENEVA STREET, WILLIAMS BAY, WI 53191

PART 1 OF 2 - AGENDA ITEMS I. THROUGH V. E. 1.

There may be a quorum of Village Trustees present, no board business will be conducted.

AGENDA

The following agenda items may be considered for Discussion, Consideration, or Action

I. Call to Order (Online Meeting Packet 1 of 2)

II. Roll Call

III. Pledge of Allegiance

IV. Meeting Decorum

A. Public Comments. *As established by Village Code, the Village Plan Commission and Village Board held a public hearing for the General Development Plan (GDP). With the GDP having been approved, the Plan Commission is meeting to evaluate the Final Development Plan (FDP) and make a determination whether the FDP is consistent with the GDP. Village Code does not provide for public hearing for FDP and there will not be public comment at this meeting. The Village encourages all interested in providing comment on the FDP to email Village Clerk Tina Kolls at clerk@vi.williamsbay.wi.gov or in writing. All comment communications received by Noon, Tuesday, February 10, 2026 will be sent to all Plan Commission Members.*

B. Meeting Decorum. *According to Robert's Rules of Order, meeting decorum means maintaining respectful and orderly behavior during a meeting. Violators of meeting decorum will be excused from the meeting.*

V. Presentations - Williams Bay Support Staff & Applicant Topography Representatives

A. Village Zoning Administrator Allison Schwark - Consistency of Final Development Plan (FDP) Application with the Approved General Development Plan (GDP)

B. Village Planner Sonja Kruesel, Vandewalle Associates - Consistency of Final Development Plan (FDP) Application with the Village's Comprehensive Plan

C. Village Tree Commissioner Allison Schwark - Review of Tree Preservation Plan for Consistency of Final Development Plan (FDP) Application with the Approved General Development Plan (GDP)

D. Village Engineer Doug Snyder - Review of Project Improvements for Consistency of Final Development Plan (FDP) Application with the Approved General Development Plan (GDP)

E. Applicant Topography - Presentation of Application for Final Development Plan (FDP)

1. PDO and Site Plans

a. **REFER TO PLAN COMMISSION MEETING 02/11/2026 PART 2 OF 2 FOR THE FOLLOWING ATTACHMENTS**

2. Storm Water Management, Utility Easements and Vacations

3. CSM's, Condominium Plats and Covenants

VI. Plan Commission - Discussion Concerning Presentations

VII. Plan Commission - Discussion and Consideration of Motions Recommending The Topography Final Development Plan (FDP) Application for The Preserve Development to the Village Board of Trustees

A. Consideration of A Resolution Recommending Approval of The Topography Final Development Plan (FDP)

VIII. Plan Commission - Discussion and Consideration of Certified Survey Map for the Conservancy Area - One (1) Lot Certified Survey Map

A. Consideration of A Resolution Recommending Approval of the Certified Survey Map (CSM) for the Conservancy Area - One (1) Lot CSM

IX. Plan Commission - Discussion and Possible Consideration on Certified Survey Map for the Preserve Resort Area - Four (4) Lot Certified Survey Map

A. Consideration of A Resolution Recommending Approval of A Certified Survey Map (CSM) for the Preserve Resort Area - Four (4) Lot CSM

X. Plan Commission - Discussion and Possible Consideration of Preliminary Condominium Plat for The Preserve, A Condominium At Williams Bay

A. Consideration of a Resolution Recommending Approval Of A Preliminary Condominium Plat for The Preserve

XI. Adjournment

Adam Jaramillo
Chairman

Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the Village Clerk's office in advance so the appropriate accommodations can be made.

Posted: MM/DD/YYYY 5:00 PM

VILLAGE OF WILLIAMS BAY

Office of Zoning Administrator

Evaluation Report
Plan Commission Meeting
February 11, 2026

Prepared: January 22, 2026
APPLICANT: Williams Bay Property Company, LLC (Owner and Applicant), Attorney Nicholas Egert (Agent)
TAX KEYS: WWUP 00011, WGT 00010, WA119800002, WA222400001, WA499800002, and EW 200020
STREET ADDRESS: 350 Constance Boulevard, Williams Bay, WI 53191

Introduction:
The applicant is seeking approval of four separate agenda items regarding the proposed Preserve Development located at 350 Constance Boulevard. Formally George Williams College, the new owners and applicants are proposing a nature preserve, hotel, amphitheater, and retreat center at this location. Topography has been working with the Village of Williams Bay since 2022 to achieve all approvals necessary prior to construction commencing. Some of these approvals over time have included a comprehensive plan amendment, a rezone to Planned Development, a developer's agreement, and the most recent approval as a part of the Planned Development, the General Development Plan (GDP) which was approved and adopted by the Village Board March 17, 2025.

The applicant is now seeking consideration and possible action on the final phase of approval which include:

1. The Final Development Plan (FDP), as part of the Planned Development requirements.
2. A 1 Lot Certified Survey Map (CSM), for the conservancy areas
3. A 4 Lot Certified Survey Map (CSM), for the resort areas
4. A Preliminary Plat for a proposed Condominium Plat for the keys

Planned Development- Final Development Plan:
As a part of the initiation of request for approval of a planned development, the following steps are required:

- ✓ Preapplication Conference
- ✓ Concept Plan Review
- ✓ General Development Plan
- ➢ Final Development Plan- Seeking approval
- ➢

Step 4: Final Development Plan review. Upon completion of the GDP review process, described above, the applicant shall submit a Final Development Plan (FDP) to the Zoning Administrator for determination of completeness. Upon determination of completeness by the Zoning Administrator, the Planned Development FDP may be placed on the Plan Commission agenda for FDP review.
The application is considered complete after multiple internal staff reviews, meetings, and plan revisions by the applicant.

(1) The FDP submittal shall include the following items.

(a) A map of the subject site (at a minimum scale of one inch equals 800 feet) showing all lands for which the planned development is proposed, and all other lands within 200 feet of the boundaries of the subject site, together with the names and addresses of the owners of all lands on said map as the same appear on the current records of the Register of Deeds. Said map shall clearly indicate the current zoning of the subject property and its environs, and the jurisdiction(s) that maintains that control. All lot dimensions of the subject site, a graphic scale, and a North arrow shall be provided.
The applicant meets this requirement. Page 14 of the Final Development Plan (FDP) indicates the subject property and all adjacent properties, including contact information for respective owners.

(b) A general written description of the proposed FDP including:

[1] Specific project themes and images.
The applicant meets this requirement. Included on page 16 of FDP submittal.

[2] Specific mix of dwelling unit types and/or land uses.
The applicant meets this requirement. Included on page 17 of FDP submittal.

[3] Specific residential densities and nonresidential intensities as described by dwelling units per acre, and landscaping surface area ratio and/or other appropriate measures of density and intensity.
The applicant meets this requirement. Included on page 17 of FDP submittal.

[4] Specific treatment of natural features.
The applicant meets this requirement. Included on page 39 of FDP submittal. Applicant intends to retain a significant quantity of natural topography.

[5] Specific relationship to nearby properties and public streets.
The applicant meets this requirement. Included on page 13 of FDP submittal. Applicants provide comments on public streets, properties, and pedestrian pathways.

[6] A statement of rationale as to why Planned Development Overlay zoning was proposed. This statement shall list the standard base zoning district requirements that, in the applicant's opinion, would inhibit the development project and the opportunities for community betterment that are available through the proposed planned development project.
The applicant provides a justification on page 13 of the FDP submittal. The justification omits, however, base zoning district requirements that would inhibit project development. Alternatively, the applicant seeks to justify the development in referencing compliance with the William Bay Comprehensive Plan. Pages 24-26 are comprised of existing zoning regulations, proposed changes sought through the FDP, and justifications for each proposed change.

[7] A complete list of base zoning district standards that would not be met by the proposed FDP and the location(s) in which such violations would occur, and a complete list of zoning standards that would be more than met by the proposed FDP and the location(s) of such occurrences. The purpose of this information shall be to provide the Plan Commission with information necessary to determine the relative merits of the project with respect to private versus public benefit, and to evaluate the potential adverse impacts created by making exemptions to standard zoning district requirements.
The applicant meets this requirement. Existing zoning bulk regulations, and proposed FDP alternatives, are provided, along with the purpose and intent of each on pages 24-26. The alternatives are suggested to alleviate existing nonconformities and to provide flexibility in new development.

[8] A FDP map (at a minimum scale of one inch equals 100 feet) of the proposed site showing at least the following information in sufficient detail to evaluate the project against the criteria for approval listed in Subsection I below:

> [a] Recreational and open space areas and facilities, specifically indicating those areas that would be reserved or dedicated for public acquisition and use.
> ***The applicant meets this requirement. Public amenities are illustrated on page 86 of the FDP submittal.***
>
> [b] Statistical data on minimum lot sizes in the development, the precise areas of all development lots and pads; density/intensity of various parts of the development; building coverage, and landscaping surface area ratio of all land uses; proposed staging; and any other plans required by the Plan Commission.
> ***The applicant meets this requirement. Statistical data for both the GDP and FDP are provided on page 34 of the FDP submittal.***
>
> [c] Notations relating the written information provided in Subsection H(1)(b)[8][b] above to specific areas on the FDP.
> ***The applicant meets this requirement.***

[9] A site plan conforming to all the requirements of § 390-1206. If the proposed planned development is a group development or a large development (per § 390-0821), a proposed preliminary plat or conceptual plat may be required by the Zoning Administrator in addition to the required site plan.
Per 390-0821(D)(1) "...all planned developments are not considered group developments even though such developments may contain lots under common ownership." In turn, requirements for site plan submittal are made in § 390-1206. The applicant has submitted a detailed FDP, civil, and architectural site plans, as well as two CSMs, and a Preliminary Plat for consideration.

[10] A detailed landscaping plan for the subject site, specifying the location, species, and installation size of all plantings. This plan shall also include a table that provides a clear summary of all proposed species and locations of plantings that demonstrates how the landscaping plan compares to the landscaping requirements in this chapter.
The applicant meets this requirement. A detailed landscaping plan is included on pages 60-74 of the FDP submittal. A narrative divides the landscaping concepts into nine segments and provides explanations for each. In addition, the applicant has also submitted detailed landscaping plans that include a tree analysis, protection plan, and removal plan, a summary of landscaping by Teska, and a paving materials exhibit.

[11] A series of building elevations for the entire exterior of all buildings in the proposed FDP, including detailed notes indicating the building materials and colors proposed.
The applicant meets this requirement. Detailed building elevations comprised of materials and exterior colors are provided on pages 88-111 of the FDP submittal. Additionally, a full set of civil plans for each building has been provided and conditionally approved by the Village Engineer (See memo from Baxter Woodman).

[12] A detailed signage plan for the project, including all project identification signs, concepts for public fixtures and signs (such as streetlight fixtures and/or poles or street sign faces and/or poles), and group development signage themes that are proposed to vary from Village standards or common practices.
The applicant meets this requirement. The applicant indicates that signage will comply with Village ordinance. Light fixture catalog cuts, photometric analysis, and a signage site plan are provided on page 78-85 of the FDP submittal. The applicant will still be required to apply for zoning permits for all signage on site.

[13] An outline of the organizational structure for any proposed property owners associations, deed restrictions, and/or the private provision of common services.
The applicant meets this requirement. Details can be found on page 4 of the FDP submittal regarding the ownership structure of the keys and the resort. Additional information can also be found in the included draft condominium declarations which coincide with the preliminary plat approval.

[14] A written description that demonstrates how the FDP is consistent with the approved GDP and any and all variations between the requirements of the approved GDP and the proposed FDP.
The applicant meets this requirement. A letter indicating variations from approved GDP, including site plans, are provided on pages 9-11 of the FDP submittal. Additionally, this requirement is also met on pages 117-134, and a supplementary spreadsheet was provided to show that the overall square footage is consistent with the approved GDP. Additional information regarding how the applicant meets this requirement can also be found in the review submitted by the Village Planner (Vandewalle and Associates). After a full comprehensive review of the entire FDP submittal, it has been determined that the GDP and FDP are substantially consistent with one another, and no significant variations have been made.

[15] The applicant shall submit proof of financing capability pertaining to construction and maintenance and operation of public works elements of the proposed development.
The applicant meets this requirement and has provided a statement of financial capability on page 7 of the FDP submittal.

(2) The area included in a FDP may be only a portion of the area included in a previously approved GDP.
The FDP submitted is for the entire site and is consistent with the previously approved GDP.

(3) The Plan Commission or Village Board may specify other plans, documents, or schedules that must be submitted prior to consideration or approval of the FDP, as such may be relevant to review.
Zoning Administrator, Village Planner, and Village Engineer did request supplemental information be submitted as part of the FDP package, all of which the applicant complied with and supplied for review.

(4) Approval of a FDP shall involve the same procedures necessary for the approval of a site plan, as described under § 390-1206 of this chapter.
This process shall be followed to maintain full compliance with our municipal ordinances. The application will first be presented to the Village Plan Commission, and then secondly submitted to the Village for consideration and final approval via draft resolution enclosed in your packet. Please refer to the FDP review procedures enclosed in your packet created by Village Attorney.

(5) All portions of an approved Planned Development FDP not fully developed within five years of final Village Board approval shall expire, and no additional development shall be allowed. The Village Board may extend this five-year period by an additional five years via a majority vote following a public hearing and recommendation by the Plan Commission. Completed portions of the Planned Development FDP shall retain the planned development status.
This shall be listed as a condition of approval.

Criteria for FDP Approval:

In its review and action an application for a Planned Development Overlay District, the Plan Commission and, subsequently, the Village Board shall make findings with respect to the following criteria:

(1) The proposed planned development project is consistent with the overall purpose and intent of this chapter.

The Preserve project is consistent with the purpose and intent of the Village's Planned Development regulations by promoting flexible, creative site design while protecting natural resources, minimizing development impacts, and providing a clear public benefit. The project retains the property's historic, low-density, campus-like character while allowing for adaptive reuse and thoughtfully scaled new development in a manner not achievable through conventional zoning.

The plan preserves approximately 90 acres of land, representing roughly 66% of the site in permanent conservation through a recorded conservation easement, thereby advancing the chapter's intent to protect environmentally sensitive areas, open space, and community natural assets. Development is clustered outside of preserved areas, reducing land disturbance and visual impacts while maintaining compatibility with surrounding properties and the character of Williams Bay.

The proposed mix of uses, including a public nature preserve, cultural and community event facilities, and a small resort, aligns with the chapter's intent to allow integrated, well-planned developments that serve both private and public interests. The project has been designed to ensure safe and efficient circulation, adequate parking, and coordinated infrastructure, while remaining consistent with previously approved Village planning documents, including the Comprehensive Plan Amendment, General Development Plan, and executed Development Agreement.

Accordingly, the proposed Planned Development fulfills the purpose and intent of this chapter by balancing environmental preservation, community benefit, and limited development in a coordinated and well-designed manner.

(2) The proposed planned development project is consistent with the Village's Comprehensive Plan (it is the responsibility of the Village to determine such consistency).

The submittal is in compliance with this requirement. See review from Village Planner (Vandewalle and Associates) for a more detailed and thorough analysis.

(3) The proposed planned development project would maintain the desired relationships between land uses, land use densities and intensities, and land use impacts in the environs of the subject site.
Consistent with prior approvals, the FDP continues to locate higher intensity uses, including the amphitheater, retreat center, and hotel, in areas of the site where impacts can be managed and mitigated, while preserving approximately 90 acres (about 66% of the site) in permanent conservation with limited intensity through a recorded conservation easement. This preservation of open space and low-intensity natural lands buffers adjacent residential neighborhoods and environmentally sensitive areas, minimizing the likelihood of adverse impacts related to visual intrusion, traffic, noise, and land use incompatibility. In addition, surrounding land uses include Yerkes Observatory, and the Woman's Leadership Center, all of which are establishments that serve residents as well as support local tourism and bring economic growth to the Village.

The clustering of improved areas, the alignment of site circulation with surrounding access points, and the combination of on-site and shared parking for events ensure that land use relationships remain harmonious with the character and scale of Williams Bay. In approving the GDP, the Village explicitly found that the proposed land use patterns and densities met the objectives of the Planned Development process and balanced project benefits with Village goals a determination which the FDP continues to uphold.

Accordingly, the FDP maintains the desired relationships among land uses, densities, and intensities in the environs of the subject site, consistent with the Village's approval of the GDP and the standards of the Planned Development chapter.

(4) Adequate public infrastructure is or will be available to accommodate the range of uses being proposed for the planned development project, including but not limited to public sewer and water and public roads.
The applicant is compliant with these requirements. More details on public infrastructure can be found in a review completed by Village Engineer (Baxter Woodman). The Village Engineer has determined that all existing and proposed infrastructure is sufficient, and the Village Engineer has recommended conditional approval of the submitted FDP.

(5) The proposed planned development project will incorporate appropriate and adequate buffers and transitions between areas of different land uses and development densities/intensities.
The proposed Planned Development incorporates appropriate and adequate buffers and transitions between differing land uses and development intensities through site design, building placement, and the preservation of substantial natural areas. Within the site, higher-intensity uses are carefully separated from lower-intensity and preserved areas through setbacks, and landscaped areas. Additionally, stringent hours of operation, and limited use requirements have been set on uses such as the sports courts, and amphitheater.

(6) The proposed planned development project design does not detract from areas of natural beauty surrounding the site.
Development is carefully sited to avoid prominent natural features and to minimize land disturbance, with buildings and improvements clustered in previously disturbed or less visually sensitive areas. The preservation of existing vegetation, combined with limited building heights, traditional architectural forms, and context-sensitive materials, helps ensure that new development remains visually subordinate to the surrounding landscape. The proposed Planned Development has been designed to respect and preserve the natural beauty of the site and its surrounding environs. Approximately 90 acres will be permanently preserved as natural open space.

(7) The proposed architecture and character of the proposed planned development project is compatible with adjacent/nearby development.
The applicant has carefully hand selected materials for building façade, landscaping, pavement, masonry, and architectural plans that would be consistent with the overall character of the Village of Williams Bay. Architectural elements such as pitched roof forms, articulated facades, and natural material palettes reflect the established character of institutional, historic, and lake area development in and around Williams Bay.

Exterior materials including cedar shake and shingle siding, lap and vertical siding, natural stone foundations and chimneys, and lead-coated copper roofing accents are consistent with materials commonly found in nearby properties and developments throughout Geneva Lake. These materials are durable, timeless, and visually compatible with the wooded and natural setting of the site and surrounding properties.

Color selections are subdued and drawn from natural tones, further ensuring that buildings blend into the surrounding landscape rather than dominate it. Architectural detailing such as half-round gutters, traditional trim profiles, and stone accents reinforces a refined, campus-style character that aligns with nearby educational, cultural, and retreat-oriented uses.

(8) The proposed planned development project will positively contribute to the physical appearance and functional arrangement of development in the area.
The proposed project will positively contribute to the physical appearance of development in the area, as the site currently has remained vacant and unused since the prior use, George Williams College shut down.

(9) The proposed planned development project will produce significant benefits in terms of environmental design and significant alternative approaches to addressing development performance that relate to and more than compensate for any requested exemption or variation of any normal standard of this chapter.
The proposed planned development project within the Preserve FDP is designed to achieve significant environmental and community benefits. The project emphasizes environmentally sensitive design, including preservation of natural features, enhanced landscaping, and stormwater management practices that exceed standard requirements. Additionally, the development incorporates innovative approaches such as flexible building placement, green infrastructure, and open space connectivity that address performance standards in a more effective and context-sensitive manner than conventional development methods. These design measures and alternative approaches collectively provide benefits that substantially outweigh and justify any requested exemptions or variations from the normal standards outlined in the chapter.

(10) For planned development projects that are proposed to be developed in phases, the applicant can provide a clear timeline for development and can demonstrate that the project would be successful even if all phases were not or could not be completed.
This project will not be developed in phases.

Findings Regarding Final Development Plan:
All applicable conditions and criteria for approval of the Preserve Final Development Plan (FDP) have been thoroughly reviewed and are fully satisfied. The project demonstrates compliance with the Village of Williams Bay Zoning Ordinance, including the specific Planned Development Overlay (PDO) requirements at § 390-0709, which require findings that the proposed development is consistent with the purpose and intent of the chapter, aligns with the Village's Comprehensive Plan, provides appropriate transitions and buffers, and will produce significant benefits in terms of environmental design and alternative approaches that more than compensate for any requested exemptions or variations from normal standards.

Accordingly, and given that all standards have been met and substantial public and regulatory review completed, staff respectfully request that Plan Commission recommend approval of the Final Development Plan subject to the following conditions:

1. Any conditions stipulated by Village Planner
2. Any conditions stipulated by Village Engineer
3. Any conditions stipulated by Village Attorney
4. Project shall be developed specifically in accordance with the approved plans. Any deviation shall require subsequent approval.
5. All signage shall require zoning permits prior to installation.
6. All construction shall require DNR, building, and zoning permits.
7. Written approval from the school district regarding parking for public events shall be shared with the Village, along with an annual detailed plan for all hosted events.
8. All portions of an approved Planned Development FDP not fully developed within five years of final Village Board approval shall expire, and no additional development shall be allowed. The Village Board may extend this five-year period by an additional five years via a majority vote following a public hearing and recommendation by the Plan Commission. Completed portions of the Planned Development FDP shall retain the planned development status.
9. Any other standard conditions or clarifications deemed appropriate by the Village Plan Commission.

Tree Preservation Plan and Removal Submittal:
Part of the Final Development Plan (FDP) is to include a final and detailed landscape plan, and a tree removal plan for the overall site. Additionally, a portion of the proposed project site is located within the Primary Environmental Corridor area, which is a mapped natural resource area by the Southeastern Wisconsin Regional Planning Commission (SEWRPC). Additional consideration should be given to all projects which create land disturbance or require tree removal within the environmental corridor areas.

Additionally, the applicant will be responsible for applying for an official Tree Removal Permit, through the Village of Williams Bay Tree Commissioner, which will require approval that would be consistent with the approved GDP and FDP.

Primary Environmental Corridor Information:
The Southeastern Wisconsin Regional Planning Commission (SEWRPC) has mapped key elements of the natural resource base of the Southeastern Wisconsin Region, including lakes, streams, and associated shorelands and flood lands; wetlands; woodlands; wildlife habitat areas; areas of rugged terrain and high-relief topography; wet, poorly drained, and organic soils; and remnant prairies. These inventories have resulted in the delineation of environmental corridors, which are broadly defined as linear areas in the landscape containing concentrations of these significant natural resource and resource-related features. Depending on their size and connectivity, these corridors are defined in regional plans as primary environmental corridors, secondary environmental corridors, or isolated natural resource areas. Primary environmental corridors are concentrations of significant natural resources at least 400 acres in area, at least two miles in length, and at least 200 feet in width.

SEWRPC recommends that tree removal within the environmental corridor area be limited to 30% of the trees and vegetation within the corridor area on any given parcel.

The submitted tree survey indicates that there are currently 546 trees located within the primary environmental corridor on the proposed project site. The primary environmental corridor area also encompasses portions of the Village of Willams Bay Right of Way. The applicant is proposing to remove 156 trees in total within this area, which includes some trees within the Village Right of Way. In total 29% of the trees in the EC area would be removed, which is below the suggested 30% requirement from SEWRPC. It should be noted that if the trees located within the Village owned right of way areas were removed from this calculation the percentage would be even less than 29%.

Tree Classifications:

Below is the classification that Wachtel Tree Service used to classify each of the trees on site within the tree survey. The trees were assessed referencing the CTLA Tree Condition Table V10, which provides a description of the individual tree condition assessments. The table comes from the Council of Tree and Landscape Appraisers Guide for Plant Appraisal. 10th Edition, Revised.

Table 4.1 Assessment of plant condition considers health, structure, and form. Each may be described in rating categories that can be translated into a percent rating. (Note the plant appraiser can/should weight each condition component and develop the condition rating that best reflects a thoughtful and credible condition rating. (Adapted from CTLA 2019)

Rating category	Condition Components			Percent Rating
	Health	Structure	Form	
Excellent	High vigor and nearly perfect health with little or no twig dieback, discoloration, or defoliation.	Nearly ideal and free of defects.	Nearly ideal for the species. Generally symmetric. Consistent with the intended use.	81% to 100%
Good	Vigor is normal for the species. No significant damage due to diseases or pests. Any twig dieback, defoliation, or discoloration is minor.	Well-developed structure. Defects are minor and can be corrected	Minor asymmetries/ deviations from species norm. Mostly consistent with the intended use. Function and aesthetics are not compromised.	61% to 80%
Fair	Reduced vigor. Damage due to insects or diseases may be significant and associated with defoliation bur is nor likely to be fatal. Twig dieback, defoliation, discoloration, and/or dead branches may comprise up to 50% of the crown.	A single defect of a significant nature or multiple moderate defects. Defects ace not practical to correct or would require multiple treatments over several years.	Major asymmetries/deviations from species norm and/or intended use. Function and/or aesthetics are compromised.	41% to 60%
Poor	Unhealthy and declining in appearance. Poor vigor. Low foliage density and poor foliage color are present. Potentially fatal pest infestation. Extensive twig and/or branch dieback.	A single serious defect or multiple significant defects. Recent change in tree orientation. Observed structural problems cannot be corrected. Failure may occur at any rime.	Largely asymmetrical/abnormal. Detracts from intended use and/or aescl1ecics to a significant degree.	21% to40%
Very Poor	Poor vigor. Appears to be dying and in the last stages of life. Little live foliage.	Single or multiple severe defects. Failure is probable or imminent.	Visually unappealing. Provides little or no function in the landscape.	6% to21%
Dead				0% to 5%

The Preserve Tree Removal Plan:

As a part of the FDP submittal the applicant has included a detailed tree analysis and survey completed by Wachtel Tree Service. The tree company concluded that the overall site was comprised of 2,298 trees.

Of the proposed removals, 150 trees are dead, and 124 trees are classified as poor condition. Based upon the definition of poor condition that was provided by the applicant the Village Tree Commissioner is not recommending replacement trees for these removals, as they are likely to be damaged, dying, diseased, or otherwise dangerous. However, at the time a tree removal permit is obtained the Village Tree Commissioner will complete an on-site evaluation to confirm the site assessment list provided and make final determination on replacement requirements.

Replacement trees:
Whenever possible and when in keeping with good arboricultural or silvicultural practices, replacement trees shall be planted for all removed trees ***that were not dead, dying, hazardous, or so unsafe, or unsound that they pose a safety risk to the general public.*** They may be planted in the tree preservation area or in the building activity area after the initial construction activities are completed. All replacement trees must be planted within 30 days of final grading and shall be determined as follows:
(a) For a removed tree with a DBH of six inches to 20 inches: one replacement tree
(b) For a removed tree with a DBH of 20 inches to 30 inches: two replacement trees.
(c) For a removed tree with a DBH of 30 inches or larger: three replacement trees.

The applicant has provided a final replacement schedule as shown below, which shall be again confirmed by the Tree Commissioner at the time of removal.

Tree Replacment Action > Condition Class of Tree Removed v	Total Trees Removed	6"–20" DBH	20"–30" DBH	30" DBH	Total Replacement Requirement
Dead	150	135	11	4	0
Poor	124	86	26	12	174
Fair	147	107	32	8	195
Good	128	100	23	5	161
Excellent	25	16	8	1	35
Total	574	444	100	30	565

Dead Trees were removed from Total Tree Replacement calculation

Based on the submitted GDP landscape drawings:

Proposed Canopy Trees = 176

\+ Proposed Low Deciduous Trees = 138

Total Proposed Deciduous Trees = 314

\+ Total Proposed Evergreen Trees = 350

Total Proposed Trees = 664

Required Tree Replacements (All Removals - Dead) = 565 trees

Required Tree Replacements (All Removals - Dead - Poor) = 391 trees

Replacement ratio with proposed deciduous:

Deciduous Trees to Trees removed (excluding Dead Trees) = 0.5:1

Deciduous Trees to Trees removed (excluding Poor and Dead Trees) = 0.7:1

Replacement ratio with proposed deciduous + evergreen:

Dec. + Evergreen Trees to Trees removed (excluding Dead Trees) = 1.1:1

Dec. + Evergreen Trees to Trees removed (excluding Poor and Dead Trees) = 1.6:1

Existing tree removal locations and quantities may vary based on in-field conditions. Proposed trees types, location, and quantities are subject to change with project refinement. Any changes to the above will be done in compliance with governing standards, codes, and ordinances of the project area.

The proposed planting schedule shown above, far exceeds the Village tree replacement requirements in Section 331-2 of the Municipal Ordinances. Following submittal of a Tree Removal Permit, and a site visit to confirm condition of trees, this application would be approved by the Village Tree Commissioner.

Findings Regarding Landscaping and Tree Removal Plan:
It is recommended that at the time of the approval of the FDP the applicants provide a final tree removal plan, and detailed description of all replacement trees, as well as their proposed locations in correlation with their tree removal permit application. The Tree Commissioner will ensure that the plans match those submitted as part of the FDP, prior to releasing the Tree Permit.

Additionally, all tree removal would not be permitted until the applicant installs all erosion control measures, and tree protection measures as specified in Section 331-2 of the Municipal Ordinances.

Tree protection during construction or land disturbance. Where any construction activity, land disturbance or tree removal is taking place on any property, or nearby any adjoining property, the following tree preservation methods and standards must be followed and must be shown in advance on any application for tree removal:
(1) No construction activity, movement or placement of equipment or vehicles, placement of material or spoils or excess soil shall be placed inside the root zone and drip line of any protected tree on the property undergoing construction, as well as any adjoining property.
(2) Temporary proactive fencing shall be installed outside of each protected tree's root zone and drip line, including trees on adjoining properties that may be affected. Said fencing shall remain in place during the entire time of construction, land disturbance or tree removal, and location shall be approved by the Village Engineer or Tree Commissioner.
(3) Such other measures as may be required by the Village of Williams Bay depending on unique or unusual property conditions, tree locations or proposed construction activity or land disturbance.

Overall, the tree removal plan submitted meets all requirements of the Village of Williams Bay Municipal Ordinances, as well as the recommendations by SEWRPC for trees within the environmental corridor. The proposed plan would not be detrimental to the natural resource areas, Lake Geneva, or surrounding properties as long as proper tree protection is followed, erosion control measures are placed, and the tree re-planting schedule is followed.

Certified Survey Maps Procedure:
The Plan Commission, at its earliest available scheduling, but no longer than 60 days from the date submitted, shall approve, conditionally approve or reject those certified survey maps not involving the dedication of public lands. Said determination shall be based on the conformance with the intent and provisions of this chapter and all related plans and ordinances, and recommendations of appropriate Village committees and commissions. In all cases, the time period within which Plan Commission action is required shall not commence until the Village has received all maps, plans, drawings, and related data necessary for review of the latest version of the certified survey map as outlined herein. Such time may be extended by written agreement of the subdivider. If the Plan Commission fails to act within 60 days and the period of time has not been extended by agreement, the certified survey map shall be deemed approved.

Village Board action. Where a certified survey map involves the dedication of public lands, the Village Board shall, within 30 days from the date of the Plan Commission recommendation, approve, conditionally approve, or reject the certified survey map. If the Village Board fails to act within the thirty-day period, the period of time has not been extended by agreement, and no unsatisfied objections have been filed within that period, the certified survey map shall be deemed approved.

Recording of certified survey map:

(1) The surveyor shall record a copy of the approved certified survey map with the register of deeds, but only after the following have occurred:
(a) Certificates of the Village Board and/or Plan Commission, of the surveyors and those certificates required by § 236.21, Wis. Stats., are placed on the face of the plat.
(b) All conditions of approval have been satisfied.

(2) Upon recordation by the subdivider, two copies of the recorded document shall be furnished to the Village Clerk along with a digital copy in the format determined by the Village.

Certified survey map requirements:

(1) The certified survey map (CSM) shall be prepared by a professional land surveyor and shall comply with the provisions of § 236.34, Wis. Stats., and of this section.
(2) The certified survey map shall comply with all design standards, required improvements, and general provisions of this section.
(3) The certificate of approval shall be placed on the face of the map.
(4) If the certified survey map contains private roads, the following note shall be added to the certified survey map:
NOTICE OF POSSIBLE LIMITATION OF PUBLIC SERVICES:
THIS CERTIFIED SURVEY MAP CONTAINS PRIVATE ROAD(S), AND, AS A RESULT, CERTAIN PUBLIC SERVICES MAY BE LIMITED. THE EXTENT OF THESE LIMITATIONS MAY BE SPELLED OUT IN A DOCUMENT CALLED A DEVELOPMENT AGREEMENT, WHICH DIRECTLY RELATES TO THIS CSM AND IS FILED AS A PUBLIC DOCUMENT IN THE OFFICE OF THE VILLAGE CLERK FOR THE VILLAGE OF WILLIAMS BAY.
(5) Parkland dedication monies in lieu of parkland dedication and park improvement fees shall not be required where the CSM does not result in the addition of any residential unit.
(6) The certified survey map shall be offered for record within 12 months after the date of the last approval of the map and within 36 months after the date of the first approval of the map, per § 236.34(2)(b)1, Wis. Stats.

Both presented Certified Survey Maps have been reviewed by the Village Engineer and enclosed in your packet is a conditional approval memo.

Preliminary Plat Procedure- Condominium Plat:

A condominium plat prepared pursuant to § 703.11, Wis. Stats., shall be reviewed in the same manner as a subdivision plat as set forth in §§ 375-0301 through 375-0305 of this chapter.

Plan Commission action. The Plan Commission, at its earliest available scheduling, but no longer than 90 days from the date of filing of a complete preliminary plat with the Village Clerk, shall take action to approve, conditionally approve, or reject the preliminary plat. In the case of a rejection, the Plan Commission shall list reasons for said recommendation. The time period within which Plan Commission action is required shall not commence until the Village has received all maps, plans, drawings, and related data necessary for review of the latest version of the preliminary plat. Failure of the Plan Commission to act within 90 days shall be interpreted as a recommended approval of the preliminary plat except where the ninety-day period has been extended by written agreement of the subdivider or condominium developer.

Effect of preliminary plat approval. Approval or conditional approval of a preliminary plat shall not constitute automatic approval of the final plat. If the final plat is submitted within 36 months of preliminary plat approval and conforms substantially to the preliminary plat layout as indicated in § 236.11(1)(b), Wis. Stats., the final plat shall be entitled to approval with respect to such layout. The preliminary plat shall be deemed an expression of approval or conditional approval of the layout submitted as a guide to the preparation of the final plat, which will be subject to further consideration by the Plan Commission and Village Board at the time of its submission.

Copies to utility providers. The subdivider or condominium developer shall provide, via certified mail, two copies of the approved preliminary plat to all local utility providers (i.e., natural gas, telephone, cable television, telecommunications, water, sanitary sewer, and electric company) so that they may identify appropriate locations for facilities and easements.
§ 375-0303Preliminary plat requirements.

The preliminary plat shall be submitted at a scale of not more than 100 feet to one inch, and shall show correctly on its face the information listed below. The Village may waive one or more of these requirements based on a formal written request from the subdivider or condominium developer. A request for an exception or waiver of conditions of the requirements of this § 375-0303 shall be submitted in writing by the subdivider or condominium developer when the preliminary plat is filed. The request shall state fully the reasons for the exception or waiver. A 3/4 vote of the entire membership of the Plan Commission shall be required to grant any exceptions or waivers to this section, except for planned developments for which consent of the regular majority of the membership is required.

B. Description:
(1) Name of the proposed subdivision or condominium plat.
(2) Name, address and telephone number of the owner, subdivider or condominium developer, engineer, land surveyor and land planner.
(3) Date, graphic scale, and North arrow.
(4) Location of the proposed subdivision or condominium plat by government lot, quarter section, township, range and county.
(5) Location map showing the relationship between the preliminary plat and surrounding area.

(6) Proposed number of lots, number of dwelling units if different, and land use types.
(7) A vicinity sketch or small-scale drawing of the section or government subdivision or condominium plat of the section in which the subdivision or condominium plat lies, with its approximate location indicated.

C. Existing conditions:
(1) Contours at verticals of not more than two feet.
(2) A scaled drawing of the exterior boundaries of the proposed subdivision or condominium plat referenced to a corner established by the U.S. Public Land Survey, and the total acreage encompassed thereby.
(3) Location of existing property lines, buildings, drives, streams and watercourses, dry runs, lakes, marshes, wetlands, floodplains, shoreland zoning areas, rock outcrops, wooded areas (including individual trees with a diameter at breast height of six inches or more), environmental corridors, and other similar significant features within the parcel being subdivided.
(4) Location; right-of-way width; and names of any easements or rights-of-way for existing streets, alleys, or other public ways; and railroads and utilities within or adjacent to the proposed subdivision or condominium plat.
(5) Type and width of any adjacent existing street pavements, together with any legally established center line elevations for streets located outside the Village limits.
(6) Water elevations of adjoining lakes, streams, or drainageways at the date of the survey, and known or determined high- and low-water elevations and boundaries of the 100-year flood-fringe, floodway, and/or general floodplain.
(7) Subsurface soil, rock, and water conditions including depth to bedrock and average depth to groundwater table. Where a subdivider or condominium developer's subsoil investigation indicates potential for groundwater less than 10 feet from the proposed street center-line elevation, the subdivider or condominium developer shall so note on the face of the plat and indicate the lots affected.
(8) Location, size, and invert elevation of any existing sanitary and storm sewers, culverts, or drain pipes, and the location and size of any existing water and gas mains on or adjacent to the plat and proposed for use in the development. If sewers and water mains are not present on or adjacent to the preliminary plat, the distance to and the size of those nearest and the invert elevations of sewers shall be indicated.
(9) Location of private wells and electric infrastructure.
(10) Locations of filling and grading.
(11) Location and names of adjacent subdivision or condominium plat, parks, and cemeteries.
(12) Names and addresses of adjacent property owners.
(13) Existing land use and zoning within 300 feet of the proposed subdivision or condominium plat.

D. Proposed conditions:
(1) Location, width, and names of all proposed streets and walkways.
(2) Layout and scale dimensions of all lots and proposed lot and block numbers.
(3) Draft of proposed covenants (if any) to be imposed.
(4) Location and approximate dimensions of any sites to be reserved or dedicated for parks, playgrounds, greenways, or other public uses.
(5) Location and approximate dimensions of any sites reserved for the private use of subdivision or condominium plat residents and the conditions and terms of all applicable deed restrictions applying to these sites.

(6) Location and approximate dimensions of any sites that are to be used for group developments or planned developments as defined in §§ 390-0821C and 390-0709 of Chapter 390, Zoning, respectively.
(7) Plans showing the proposed locations for streets, walkways, drainageways, and public easements, including extensions for reasonable distance beyond the limits of the proposed subdivision or condominium plat when requested.
(8) After consultation with Village staff, proposed street tree type, location, and size.
(9) After consultation with Village staff, proposed sanitary sewer, water, and stormwater facilities type, location, and size. The submittal shall specifically address in a supplemental memo how the proposed sanitary sewer system maximizes the area served by gravity flow or otherwise optimizes gravity service.
(10) Locations of filling and grading.
(11) Proposed building setback lines.
(12) Any other information deemed necessary by Village staff to assist in the review and evaluation of the preliminary plat.

The applicant has submitted a complete preliminary plat along with a draft condominium declaration. The presented Preliminary plat has been reviewed by the Village Engineer and enclosed in your packet is a conditional approval memo.

Respectfully submitted,

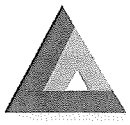
Allison Schwark
Zoning Administrator
Tree Commissioner
Code Enforcement Officer

GDP Lot 2	
Total Area	406076
Total Impervious Area	84247
Total Pervious Area	321829
Landscape Ratio (LSR)	**79.25%**
Building Coverage	10091
Building Coverage Ratio	**2.49%**
Paths	16613
Parking Lots/Driveways/Roads	57543
Buildings	10091
Total Impervious	84247

FDP Lot 2	
Total Area	406076
Total Impervious Area	86645
Total Pervious Area	319431
Landscape Ratio (LSR)	**78.66%**
Building Coverage	13045
Building Coverage Ratio	**3.21%**
Paths	19388
Parking Lots/Driveways/Roads	54212
Buildings	13045
Total Impervious	86645

GDP Lot 4	
Total Area	790546
Total Impervious Area	229407
Total Pervious Area	561139
Landscape Ratio (LSR)	**70.98%**
Building Coverage	104463
Building Coverage Ratio	**13.21%**
Paths	50662
Parking Lots/Driveways/Roads	74282
Buildings	104463
Total Impervious	229407

FDP Lot 4	
Total Area	790546
Total Impervious Area	251646
Total Pervious Area	538900
Landscape Ratio (LSR)	**68.17%**
Building Coverage	119900
Building Coverage Ratio	**15.17%**
Paths	52825
Parking Lots/Driveways/Roads	78921
Buildings	119900
Total Impervious	251646



LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

David Lothspeich

To: Sonja Kruesel
Subject: RE: The Preserve FDP - Planner Reviews

From: Sonja Kruesel <skruesel@vandewalle.com>
Sent: Thursday, January 22, 2026 3:37 PM
To: Allison Schwark <zoning@vi.williamsbay.wi.gov>; David Lothspeich <admin@vi.williamsbay.wi.gov>
Cc: Mark Schroeder <mschroeder@janesvillelaw.com>; Doug Snyder <dsnyder@baxterwoodman.com>; Shannon Haydin <shaydin@vandewalle.com>
Subject: The Preserve FDP - Planner Reviews

Allison and Dave,

Please see attached Planner reviews.

1. Consistency determination of FDP with the Comp Plan (found to be consistent)
2. Condensed review of FDP to support Allison's memo
    a. Notes that signage details shall be submitted prior to sign permitting
    b. Notes trash enclosure details shall be submitted prior to permitting
    c. Notes that there are some minor discrepancies with parking labeling on the site plan that should be rectified prior to permitting

The above items are minor and not unlike the remaining items listed in Doug's memo. Let me know if you have any questions.

Thank you,
Sonja

Sonja Kruesel, AICP
Associate Planner
Vandewalle & Associates, Inc.

Madison Office
120 E. Lakeside Street
Madison, WI 53715
Cell 920-988-2327

www.vandewalle.com
Shaping Places Shaping Change

VANDEWALLE & ASSOCIATES INC.

To: Village of Williams Bay

From: Sonja Kruesel, Village Planner, Vandewalle & Associates, Inc.

Date: January 22, 2026

Re: The Preserve, Final Development Plan, Planned Development Overlay (PDO) Zoning Request

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Description:

The applicant is requesting approval of Planned Development Overlay – Final Development Plan zoning (PD-FDP).

The proposal is a redevelopment of the previous George Williams College campus intended to provide a retreat experience with lodging facilities and associated amenities. The proposal includes a hotel as well as one, two and, three-bedroom cabins for guest lodging. The proposed project will provide club members and hotel guests with access to amenities designed to promote relaxation, wellness, and entertainment. The proposal includes a restaurant, and an amphitheater intended to become the venue for "Music by the Lake". Recreational opportunities include tennis, pickle ball and other racket sports, a pool, spa, and an activity center which will host various programs, activities, and entertainment events. The racquet courts will offer state-of-the-art facilities for tennis, pickle ball, and other racquet sports. The project will dedicate a significant portion of the land as a preserve featuring walking trails and access to the shores of Geneva Lake.

Process:

Planned Development zoning is implemented in four steps:

(1) Pre-application meetings with staff.
(2) Concept review.
(3) Public Hearing, GDP Approval
(4) **FDP – December 2025**

The ordinance details requirements for each submittal required for the rezoning process. The applicant is in the final phase of approval required by municipal zoning ordinance. The Final Development Plan (FDP) must be substantially compliant with the approved General Development Plan (GDP). According to Zoning Code Sec. 390-0709(1)(2), the Final Development Plan (FDP) must also be examined for consistency with the Comprehensive Plan.

Analysis of Consistency with the Village of Williams Bay Comprehensive Plan:

Ordinances and Zoning Consistency. Wis. Stat. Sec. 66.1001 (3) addresses what village ordinances must be consistent with the comprehensive plan. This includes requiring that the village zoning ordinances are to be consistent with the provisions of the comprehensive plan.

Consistency. Wis. Stat. Sec. 66.1001 (1) (am) defines the term "consistent with" as it applies to the requirements of subsection (3) referred to above. Based on that definition, for a zoning ordinance to be consistent with the comprehensive plan, it must further or not contradict the objectives of the comprehensive plan, its goals or policies.

Determination of Consistency. As to whether the upcoming zoning request of Topography violates the above stated subsections, the Village must review the proposed zoning request to determine whether it is consistent with the criteria of the definition contained in Wis. Stat. Sec. 66.1001 (1) (am). I understand that there is no request to change the underlying zoning of the subject property currently in the Village. As a result, one must examine the proposed overlay zoning. Because the overlay zoning involves establishing a Plan Development Overlay (PDO), the Village must review whether the proposed General Development Plan (GDP) complies with the statutory requirements for consistency. The GDP has been approved based on a finding of consistency with the Comprehensive Plan. According to Zoning Code Sec. 390-0709(1)(2), the Final Development Plan (FDP) must also be examined for consistency with the requirements of the statute.

According to ordinance 2024-06, which amended the comprehensive plan, it provides that one of the appropriate zoning districts for the subject property is P & I Public and Institutional district. It also provides that a Plan Development Overlay zoning district may be used to enable limited resort type uses, so long as those uses are consistent with policies and programs which are thereafter listed.

Review of Specific Comprehensive Plan Language:

Institutional Campus and Limited Resort

Description: This future land use category is intended to encompass large-scale campuses for George Williams College, Women's Leadership Center, and Yerkes Observatory. Institutional Campus uses have been shown on Map 5 in areas of the Village where these uses existed at the time this Plan was written. This category also includes potential for limited resort and resort-related incidental uses.

Recommended Zoning: The existing Village zoning district most appropriate to implement this future land use category includes the P&I Public and Institutional district. A Planned Development Overlay zoning district may be used to enable limited resort and resort-related land uses consistent with the policies and programs listed below.

Policies and Programs: The following policies and programs are recommended for this future land use category in areas on Map 5 where this category is shown:

Staff review of consistency with each policy/program is shown in bold text.

1. Preserve key campuses to advance the Village's image as place for education, tourism, and outdoor recreation.

   Continues to use the campus setting after a shuttered institutional use with components of the land use that advance tourism and outdoor recreation.

2. Minimize the potential negative effect on existing traffic flows and volumes in the surrounding neighborhood by requiring all parking needs for campus uses to be met on site, except parking for special events, which may be specifically served by remote parking sites.

   A parking study has been submitted as part of the submitted GDP/FDP which may be conditioned as necessary through zoning review to meet the goals of this policy.

3. Encourage campus uses to be designed to be easily served by bicycle routes and pedestrian paths and to connect with existing or planned future bike and pedestrian facilities.

   New pedestrian paths and easements are provided as part of the zoning submittal to connect the campus property with the community. Paths are also provided internally to different uses on the site. The Geneva Shore Path is preserved with an easement.

4. Leverage these uses long-term to promote tourism in Williams Bay. See the Economic Development Chapter for more information.

   The proposed lodging land use will provide room tax dollars which may be used to promote tourism in Williams Bay.

5. Limited resort land uses may include visitor accommodations such as hotels, motels, cottages, cabins and similar uses made available for short-term commercial indoor lodging. The overall density shall not exceed a density of 0.75 commercial indoor lodging units per acre.

   The land use proposed complies with this policy. The proposed density is 0.693 units/acre.

6. Resort-related incidental uses may include indoor and/or outdoor recreational facilities, and commercial, professional, or conference facilities and activities that support and are integrated with the resort in a setting of significant natural amenities.

   These uses are included and are part of the overall campus property in a setting of natural amenities including a large natural open space and landscaped open spaces and landscaped gardens.

   These facilities shall be primarily designed to serve the resort visitors, either day visitors or overnight visitors, but may provide some goods and services for the public.

   The facilities are primarily designed to serve visitors. The application discusses special events and special programming available to the public.

   Related facilities shall be incidental to the resort itself and may not be established without a resort facility as the primary land use.

   The resort facility is proposed to be established as the primary land use. Related facilities are therefore incidental.

   a) Indoor and outdoor recreational facilities may include, but are not necessarily limited to, tennis and other sport courts, swimming pools, hiking and nature trails, and other limited impact recreational facilities. Waterfront related facilities may be limited through establishment of the Planned Development Overlay zoning district.

      The proposed zoning application does not contradict this policy.

   b) Visitor-oriented commercial, professional, or conference facilities may include eating and drinking establishments, meeting facilities, on-site retail business and services,

and cultural and educational facilities including but not limited to indoor and outdoor theaters and entertainment facilities.

The proposed zoning application does not contradict this policy.

c) Outdoor recreational facilities, theaters, or entertainment may have limited development and/or operational parameters established through the Planned Development Overlay zoning district to ensure compatibility with the surrounding area.

Operational parameters may be defined through the zoning review and action by the Village.

7. A limited resort campus should include significant natural amenities and open space, with the overall character reflecting a low-intensity development compatible with nearby institutional uses, with the natural environment, and with Geneva Lake. In order to ensure the proposed land use has a limited intensity and potential for significant natural amenities and open space, this land use category shall apply only to parcels of record totaling at least 50 acres (this may be achieved by combining or referencing separate parcels that are contiguous and held in common ownership).

   The total property size exceeds 50 acres, meeting this requirement. The proposed density furthers the density recommendations of this land use category. Significant areas of natural amenities and open space are proposed in the submitted application and described in further detail in the submitted "Landscape Narrative" including a keyed map identifying different open space areas and proposed natural treatments.

8. Pedestrian access to the Geneva Shore Path shall be preserved. Public pedestrian access through the property to on-site natural amenities that are available to the public and to the Geneva Shore Path is encouraged.

   The submitted Landscape Narrative states that "the Lakeshore gravel path will remain accessible and feature a border of low height perennials and grasses to define the Spa and Boat House grounds. A public access path is planned to connect the lakeshore path to upland areas and public road right of ways. The upland public access walks will be landscaped with shade and canopy trees for passive walking connections."

Finding:

The FDP has been found to be consistent with the Village of Williams Bay Comprehensive Plan.

VANDEWALLE & ASSOCIATES INC.

To: Allison Schwark, Zoning Administrator/Code Enforcement, Village of Williams Bay

From: Sonja Kruesel, Village Planner, Vandewalle & Associates

Date: January 20, 2026

Re: Review of The Preserve, Final Development Plan dated 1.16.26 and associated submittal documents.

There are three outstanding items. Two can be addressed in the future, one should be addressed prior to approval.

- Parking calculations do not match narrative and plans. This should be clarified for final approval.
- Trash enclosure and receptacle details can be proved prior to installation.
- Sign details should be provided as a comprehensive sign package as part of permitting.

Comments that have been satisfied are indicated with a ✓
Comments that are partially satisfied or need additional consideration are indicated with a ⊖
Comments that have not been satisfied are indicated with a ⊘

Comment	1.6.26 submittal Resolved?	1.16.26 submittal Resolved?	Note
The General Development Plan (GDP) included detailed information, noted below, that was not included in the FDP document set. These pages should be updated and included in the FDP submittal.			
o Proposed Conceptual Building Design and Imagery (p.35-42)	✓	✓	
o Proposed utilities diagram.(p.43-44)	✓	✓	
o Proposed storm water and storm sewer diagram. (p.45)	✓	✓	
o Proposed right of ways and easements diagram. (p.46)	✓	✓	
o Roadway cross sections. Flexibility was requested with the PD Overlay zoning; cross sections should be provided in the FDP plan set that were provided in the GDP. (p. 47-50)	✓	✓	
o Updated table of parking counts (required and provided). (p.51-52)	⊘	⊘	See Note 1 at the end of this table.
o Updated Environmental Corridor and Steep Slopes "General Treatment of Natural Features". (p.53)	✓	✓	
o Details of the "two track walking lanes & emergency services access". (Note:	✓	✓	

Comment	1.6.26 submittal Resolved?	1.16.26 submittal Resolved?	Note
Dimensions were not provided for these features in the FDP, but are provided in the Civil Plan set)			
o EMS access diagram. (p. 54)	✓	✓	
o Internal road slopes diagram. (p.55)	✓	✓	
General Submittal Requirements. Submit the following information on the site plan:			
o All proposed land uses for the subject property.	✓	✓	
o Area (square feet or acres) dedicated to each of the proposed land uses on the property (e.g.- Amphitheater, parking, racquet sports, lodging, pool, spa, recreational and open space, etc.)	✓	✓	
o Projected number of residents, employees, and daily customers	✓	✓	
o Written narrative describing operational considerations relating to hours of operation, projected normal and peak water usage, sanitary sewer or septic loadings, and traffic generation.	✓	✓	
o Operational considerations relating to potential nuisance creation pertaining to and including street access, traffic visibility, parking, loading, exterior storage, exterior lighting, vibration, noise, air pollution, odor, electromagnetic radiation, glare and heat, fire and explosion, toxic or noxious materials, waste materials, drainage, and hazardous materials. If no such nuisances will be created….then the statement "The proposed development shall comply with all requirements of section." shall be submitted.	✓	✓	
o A table included in the GDP provided additional details that the table in the FDP did not include. For example, the GDP table included the number (keys) of each type of unit (e.g.- One-Bedroom Cabins, Two-Bedroom Cabins) that were not included in the FDP.	✓	✓	
o Submit an outline of the organizational structure for any HOAs, deed restrictions, or private provisions of common services.	✓	✓	

Comment	1.6.26 submittal Resolved?	1.16.26 submittal Resolved?	Note
o The Final Development plan should include written detail of the differences in building size and the overall difference in Gross Floor Area of buildings shown in the GDP versus those shown in the FDP.	✓	✓	
Parking, Access and Site Circulation.			
o Dimensions of all driveways and roadways must be shown on the FDP site plan. This information is provided in the Civil engineering plan set, but not on the FDP site plan.	✓	✓	
o Parking lot features on the FDP should include depictions of typical dimensions to demonstrate compliance with parking stall width and length, degree of angled parking, and drive aisle widths. This information is provided in the Civil engineering plan set but is not included on the FDP site plan. (ex: p.C126 below)	✓	✓	
o A summary of the number of spaces provided in each parking lot should be shown to allow for verification of the number of stalls provided on the site. This detail was shown on the ALTA survey for the existing parking areas, but not the FDP site plan. (ALTA survey p. 7)	✓	✓	
o Spaces designated for handicapped parking are not shown on the FDP. Handicapped parking spaces provided should be included in information on the parking count table.	✓	✓	
o Provide dimensions of access sidewalks from parking areas and buildings, walking paths and roadways. This information is provided on the Civil engineering plan set but not the FDP site plan.	✓	✓	
Bulk, density and intensity.			
o The lodges are shown on "lots". Provide details of each "lot" the cabin is located on with dimensional setbacks, or remove the lines. If they are lots, are these in separate ownership?	✓	✓	
o Show dimensions of setbacks from a property line when features are near a property line to demonstrate compliance	⊘	✓	

Comment	1.6.26 submittal Resolved?	1.16.26 submittal Resolved?	Note
with required property line and shoreyard setbacks.			
o Show distances between buildings to demonstrate compliance with building separation requirements.	⊘	✓	
Landscaping and Site Features			
o Detailed sign plan. Civil engineering plans for the private facilities has more detail on all of the various signage to be placed on the property.	⊖	⊖	A more detailed sign plan should be submitted for permitting prior to installation.
o Standard detail for street lighting.	⊖	✓	
o Location and detail of trash receptacles, with particular attention to the location and screening of dumpsters.	⊖	⊖	Elevations should be provided showing dimensional details and materials to be used for screening of dumpsters. The note states that the existing dumpster and sreening fence will remain. Information on the appearance of the existing screening should be shown. If the screening does not meet the current requirements, changes to the screening will be required. Only one dumpster location is shown; will this be sufficient for the entire property? Drawings or photos of proposed trash recepticles should be provided to show design and materials to be used.
o Provide a general landscaping plan, similar to that provided in the GDP (p. 17-34).	✓	✓	
o Provide a detailed lighting plan including fixture cut sheets and photometric plan.	⊖	✓	
o Landscaping information on the FDP should include a summary of the landscaping points required compared to points provided, similar to that provided in the landscaping plan. o Include information from the landscape plan narrative describing the landscaping plantings to be provided and the associated	✓	✓	

Comment	1.6.26 submittal Resolved?	1.16.26 submittal Resolved?	Note
landscaping points earned in a table.			
o Landscaped islands are required in parking areas. The landscape plan includes a narrative discussing the desire to deviate from this requirement. However, flexibility to eliminate the requirement of landscaped islands was not included in the application. Either the request should be updated or the following parking lots must be modified to include the islands. ▪ VIP Parking Lot ▪ North and South Parking Lots ▪ Guest Services Building	✓	✓	
o Show dimensions of parking lot landscape areas on the FDP.	✓	✓	

Note 1: Information on the parking provided does not match information provided in the document.

- The plan shows 37 rooms and 37 spaces for the INN (Commercial Indoor Lodging). However, Section 390-0310K requires "off-street parking: one space per bedroom, **plus** one space for each employee on the largest work shift, plus, where applicable, one space per every three persons at maximum occupancy of any public meeting or banquet spaces." The table should be upated to reflect this requirement.
- The plan shows 14 one-bedroom cottages (14 bedrooms requiring 1 space per bedroom) but the parking plan shows 24 spaces and there is a note that there is 1 space per cottage.
- The plan shows 8 two-bedroom cottages (16 bedrooms requiring 1 space per bedroom) but the parking plan shows 8 spaces with a note that there will be two spaces per cottage.
- No parking is shown for 3 bedroom cottages.
- The narrative notes that the Retreat Center can hold up to 150 patrons, however, the parking plan notes 120 patrons.
- The narrative notes there will be 125 employees on site each day. The parking plan shows parking for 60 employees each day. Is 60 the largest number of each shift.

Parking calculation table p.51:

PARKING CODE CALCULATION

	# Rooms/Patrons	Patron Parking	Notes	Parking Code
TOTAL	68	185		
INN	37	37	Commercial Indoor Lodging	390-0310 K (4)
Rooms	21		1/bedroom+1/employee+1/3ppl meeting halls (assume none)	https://ecode360.com/34300869
Suites	16			
COTTAGE (1 BED)	24	24	1 space per cottage	
COTTAGE (2 BED)	4	8	2 spaces per cottage	
BOATHOUSE	2	2	1 space per unit	
RENO SPA COTTAGE	1	1	1 space per unit	
SPA	42	14	2 double+8 single treatment rooms	https://ecode360.com/34300748
			1 space per 3 ppl of max capacity	390-0310 G (3)
WEIDENSALL RESTAURANT	120	40	1 space / 3 patron seats or 1 per 3 of maximun capacity whichever is greater 2400 sf seating area / 20sf per person = 120 ppl	https://ecode360.com/34300849
MABEL CRATTY WORKSHOP	20	5	1 space per 4 expected patrons	
POOL	40	10	1 space per 4 expected patrons	
RETREAT CENTER	120	30	1 space per 4 patrons or 1 per 300sf	390-0309
RACQUET HOUSE		24	2 spaces per court	https://ecode360.com/34300748#34300804
	Employee Parking			
TOTAL		60	Provided by hotel operator	
Patron Parking	185			
Employee Parking	60			
Grand Total	245			

Parking analysis:

	Units	Keys	Required Spaces	Proposed Spaces
Lodge	1	37	37	37
1 bedroom Cottage	14	14	14	24
2 bedroom	4	4	8	8
2 bed with lock offs	2	4	4	0
3 bedroom	6	6	24	0
Spa Cottage	1	1	1	2
Boathouse	1	2	2	1
		68	90	72
Other Buildings				
Weidensall	4578		40	40
Mabel Cratty	3458		15	5
Guest Services**	20800	138?	0	0
Spa	11568		39	13
Pool Pavillion	1959		10	10
Retreat Center*	6521		38	30
Bandshell	1667			
Racquet House	2743		24	24
Comfort Station	928			

	Units	Keys	Required Spaces	Proposed Spaces
			166	122
		Rooms	90	72
		Total	256	194
Staffing			125	60
		Total	**263*** **	**254**
Proposed				**273**

* The narrative notes that there is a maximum of 150 patrons allowed in this building. Parking is for 120 patrons.
** No parking is provided for this building. However, they note that there will be approximately 150 patrons on the property. Is it OK to leave parking off for this use? Is it captured in other parts of the calculation? This is unclear.
*** Does not include Guest Services. Guest Services patron # determined using estimates calculated using the International Building Code occupancy rates.

David Lothspeich

To: Douglas R. Snyder
Subject: RE: The Preserve FDP Submittal - Engineer Conditional Approval Recommendation

From: Douglas R. Snyder <dsnyder@baxterwoodman.com>
Sent: Wednesday, January 21, 2026 6:22 PM
To: Allison Schwark <zoning@vi.williamsbay.wi.gov>
Cc: David Lothspeich <admin@vi.williamsbay.wi.gov>; Sonja Kruesel <skruesel@vandewalle.com>; Mark Schroeder <mschroeder@janesvillelaw.com>; Darrell Slomiany <dslomiany@topography.com>; Kelli Swenson <KSwenson@lynch-engineering.com>; Tim Lynch <TLynch@lynch-engineering.com>; Jonathan D. Steinbach <jsteinbach@baxterwoodman.com>
Subject: The Preserve FDP Submittal - Engineer Conditional Approval Recommendation

Allison,

Attached is our conditional approval recommendation for your review and possible action.

Douglas R. Snyder, P.E.
Vice President

BAXTER & WOODMAN Consulting Engineers

direct: 815.444.3349 | mobile: 262.492.1462
email: dsnyder@baxterwoodman.com
www.baxterwoodman.com
500 East Main Street, Suite 101, Waterford, WI 53185

This email and any attachments are confidential and are intended solely for the use of the intended addressee(s). If you have received this email in error, please notify the sender immediately or call 262-763-7834 and delete this email. If you are not the intended recipient(s), any use, retention, dissemination, forwarding, printing, or copying of this e-mail is strictly prohibited. The integrity and security of this message cannot be guaranteed on the Internet. Thank You.

BAXTER & WOODMAN Consulting Engineers

Memo

To: Allison Schwark, Zoning Administrator
Village of Williams Bay
250 Williams Street
Williams Bay, WI 53191
Delivered to: zoning@vi.williamsbay.wi.gov

Date: January 22, 2026
From: Douglas R. Snyder, PE
Project No.: 2326581

Subject: The Preserve at Williams Bay – Conditional Approval Recommendation

We completed a review of the following attached documents, prepared by Lynch & Associates, for the subject proposed development at the former George Williams College site:

- Private Site Development Plan for The Preserve at Williams Bay, plot dated 01/16/2026
- Public Site Development Plan for The Preserve at Williams Bay, plot dated 01/16/2026
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- Preliminary Certified Survey Map (CSM) for One Lot, dated 01/05/2026
- Preliminary CSM for Four Lots, dated 01/05/2026

We recommend approval of the documents contingent on receipt of the following items:

1. WDNR NOI permit
2. WisDOT approval for the pavement marking changes at the intersection of N. Lakeshore Drive and STH 67/Geneva Street
3. SEWRPC 208 letter
4. WDNR water main and sanitary sewer extension permits
5. Recorded copies of the access and utility easements needed for this development that were not included in the CSMs
6. Adopted Village resolutions vacating the relevant streets
7. Final CSMs with the preparing surveyor's seal and signature
8. Final SWMP with the preparing engineer's seal and signature on the cover page
9. Final Private and Public Site Development Plans showing the following:
   a. The preparing engineer's seal and signature on the cover pages
   b. On sheets C404-C452, label the locations of the "storm sewer manhole - sump with baffle" that is detailed on sheet C707.
   c. On sheet C502, add a valve to the watermain near STA 34+00.
   d. On sheet C504, remove one of the two valves shown the east main leg and add a valve on the north main leg near STA 113+10.
   e. On sheet C505, add a valve on the north main leg near STA 114+90.
   f. On sheet C508, add a hydrant at the main high point near STA 301+70.
   g. On sheet C510, add a valve on the south main leg near STA 50+00.
   h. On sheet C602, add outside drop on manhole SAN MH 16 (northwest connection).
   i. On sheet C608, show the correct left profile (not storm sewer).

j. On sheet C703, revise all labeling on the fire hydrant detail to conform with the Village's Water and Sanitary Sewer Main Specifications.
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Our review did not include field verification of existing conditions, elevations, grades and/or topography as shown on the plans. The developer and their consultants have the ultimate responsibility for the correct representation of existing field conditions, delineation of all recorded property lines and easements, as well as providing a design that complies with Village Ordinances and Standards.

Please call 262-492-1462 if you have any questions.

Sincerely,

BAXTER & WOODMAN, INC.
CONSULTING ENGINEERS

Douglas R. Snyder, P.E.

Copy by email to:
David Lothspeich, Village Administrator
Tim Lynch, Lynch & Associates
Darrell Slomiany, Topography

DRS/JDS

Attachments

Planning Request Application
Village of Williams Bay

250 Williams Street • PO Box 580 • Williams Bay, WI 53191
Phone: 262-245-2700 • Fax: 262-245-2705

Request:
Please check all that apply.

- ☐ **Site Plan** [§390.1206] - $200.00 plus $.04/sf floor area
- ☐ **Conditional Use Permit (CUP)** [§390.1207] - $500.00
- ☐ **Certificate of Compliance** [§390.1211] - $200.00
- ☐ **Temporary Use Permit** [§390.1208] - $200.00
- ☐ **Preliminary Plat** - $200.00 plus $20.00 per lot
- ☐ **Certified Survey Map (CSM)** - $200.00 plus $20.00 per lot
- ☐ **Final Plat** - $100.00 plus $10.00 per lot
- ◉ **Planned Development Overlay (PDO)** [§390.0709] - $500.00
- ☐ **Planned Development Amendment** - $500.00
- ☐ **Zoning Text or Map Amendment** [§390.1204] - $500.00
- ☐ **Project Concept Review** - $200.00
- ☐ **Land Use Plan Amendment** - $500.00
- ☐ **Interpretation** [§390.1216] - $200.00
- ☐ **Appeal** [§390.1217] - $500.00
- ☐ **Other:** For FDP Fee: _____

Date application was received:

Fee Paid:

Physical Address of Site: 350 Constance Blvd.

Tax Parcel Number: See attached survey

Project or Development Name: The Preserve

Applicant
Name: Williams Bay Property Company LLC
Mailing Address: 111 S. Wacker Dr. Ste. 4960
Chicago IL 60606
eMail: dslomiany@topography.com
Phone: 312.833.1308

Owner of Site
Name: Same as applicant
Mailing Address:
eMail:
Phone:

Legal Representative
Name: Egert Law, S.C.
Mailing Address: 835 Geneva Parkway North, Suite 1
Lake Geneva, WI 53147
eMail: nick@egertlawfirm.com
Phone: 262.248.6600

Architect, Engineer, Contractor
Name: Historical Concepts
Mailing Address: 414 Bill Kennedy Way SE, Suite 301
Atlanta, GA 30316
eMail: kevin.clark@historicalconcepts.com
Phone: 678.325.6665

Planning Request Application
Village of Williams Bay

250 Williams Street • PO Box 580 • Williams Bay, WI 53191
Phone: 262-245-2700 • Fax: 262-245-2705

Request:
Please check all that apply.

- ☐ **Site Plan** [§390.1206] - $200.00 plus $.04/sf floor area
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- ☐ **Interpretation** [§390.1216] - $200.00
- ☐ **Appeal** [§390.1217] - $500.00
- ☐ **Other:** _____ Fee: _____

Date application was received:

Fee Paid:

Physical Address of Site: 13 OUTING ST , 14 OUTING ST, 15 OUTING ST, 350 CONSTANCE BLVD, 433 GRAND VIEW AVE, 445 GRAND VIEW AVE

Tax Parcel Number: WWUP 00011, WGT 00009, & WA499800002

Project or Development Name: The Preserve - 4 Lot CSM

Applicant
Name: Darrell Slomiany
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
Phone: 312-833-1308

Owner of Site
Name: Williams Bay Property Co LLC
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
Phone: 312-833-1308

Legal Representative
Name: Nick Egert
Mailing Address: 835 Geneva Parkway North, Suite 1
Lake Geneva, WI 53147
eMail: nick@egertlawfirm.com
Phone: 262-248-6600

Architect, Engineer, Contractor
Name: Timothy C. Lynch, PE
Mailing Address: 440 Milwaukee Ave
Burlington, WI 53105
eMail: tlynch@lynch-engineering.com
Phone: 262-402-5034

Legal Description of Site (Attach separate sheet if additional space is needed):
Included as Sheet 1 of the Certified Survey Map

Please answer all applicable. Missing or incomplete information may deem this application "incomplete," delaying or prohibiting a review.

Current Zoning of Site: P&I **Current Overlay Districts of Site:** PDO

Proposed Zoning of Site: PDO

Proposed type of structure of use: See final development plan narrative documentation for type of structure of use.

Proposed use of structure or site: See final development plan narrative documentation for proposed use of structure.

Statement of proposed use of property, with pertinent facts regarding the size of area involved, extent of development, type of operation, etc. (Attach separate sheet if additional space is needed):
See final development plan narrative documentation use of property, sizes, locations, type of operations and overall use for the development.

Statement showing compatibility of proposed zoning district and/or proposed use to the Village Comprehensive Plan: (Attach separate sheet if additional space is needed)
See final development plan narrative documentation conformance with the Village Comprehensive plan.

Statement showing compatibility of proposed zoning district and/or proposed use with adjacent properties and neighborhoods (Attach separate sheet if additional space is needed):
See final development plan for exhibit showing existing and proposed use for all properties surrounding the development.

Print Applicant's Name: Darrell Slomiany **Date:** 01/05/26

Signature of Applicant:

Planning Request Application
Village of Williams Bay

250 Williams Street • PO Box 580 • Williams Bay, WI 53191
Phone: 262-245-2700 • Fax: 262-245-2705

Request:
Please check all that apply.

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- ☐ **Interpretation** [§390.1216] - $200.00
- ☐ **Appeal** [§390.1217] - $500.00
- ☐ **Other:** _____ Fee: _____

Date application was received:

Fee Paid:

Physical Address of Site: LAKESHORE DRIVE

Tax Parcel Number: WWUP 00220

Project or Development Name: The Preserve - 1 Lot CSM

Applicant
Name: Darrell Slomiany
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
Phone: 312-833-1308

Owner of Site
Name: Williams Bay Property Co LLC
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
Phone: 312-833-1308

Legal Representative
Name: Nick Egert
Mailing Address: 835 Geneva Parkway North, Suite 1
Lake Geneva, WI 53147
eMail: nick@egertlawfirm.com
Phone: 262-248-6600

Architect, Engineer, Contractor
Name: Timothy C. Lynch, PE
Mailing Address: 440 Milwaukee Ave
Burlington, WI 53105
eMail: tlynch@lynch-engineering.com
Phone: 262-402-5034

Legal Description of Site (Attach separate sheet if additional space is needed):
Included as Sheet 1 of the Certified Survey Map

Please answer all applicable. Missing or incomplete information may deem this application "incomplete," delaying or prohibiting a review.

Current Zoning of Site: P&I **Current Overlay Districts of Site:** PDO

Proposed Zoning of Site: PDO

Proposed type of structure of use: See final development plan narrative documentation for type of structure of use.

Proposed use of structure or site: See final development plan narrative documentation for proposed use of structure.

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Print Applicant's Name: Darrell Slomiany **Date:** 01/05/26

Signature of Applicant:

Planning Request Application
Village of Williams Bay

250 Williams Street • PO Box 580 • Williams Bay, WI 53191
Phone: 262-245-2700 • Fax: 262-245-2705

Request:
Please check all that apply.

- ☐ **Site Plan** [§390.1206] - $200.00 plus $.04/sf floor area
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- ☐ **Appeal** [§390.1217] - $500.00
- ☐ **Other:** _____ Fee: _____

Date application was received:

Fee Paid:

Physical Address of Site: CONSTANCE BLVD

Tax Parcel Number: TBD (Dependant on Proposed CSM)

Project or Development Name: The Preserve, a Condominium

Applicant
Name: Darrell Slomiany
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
Phone: 312-833-1308

Owner of Site
Name: Williams Bay Property Co LLC
Mailing Address: 111 S Wacker Dr Suite 4960
Chicago, IL 60606
eMail: dslomiany@topography.com
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Name: Nick Egert
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Architect, Engineer, Contractor
Name: Timothy C. Lynch, PE
Mailing Address: 440 Milwaukee Ave
Burlington, WI 53105
eMail: tlynch@lynch-engineering.com
Phone: 262-402-5034

Legal Description of Site (Attach separate sheet if additional space is needed):
Lot 4 of Certified Survey No. (TBD; attached as part of plat)

Please answer all applicable. Missing or incomplete information may deem this application "incomplete," delaying or prohibiting a review.

Current Zoning of Site: P&I **Current Overlay Districts of Site:** PDO

Proposed Zoning of Site: PDO

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Print Applicant's Name: Darrell Slomiany **Date:** 01/05/26

Signature of Applicant:

BAXTER & WOODMAN Consulting Engineers

Memo

To: Allison Schwark, Zoning Administrator
Village of Williams Bay
250 Williams Street
Williams Bay, WI 53191
Delivered to: zoning@vi.williamsbay.wi.gov

Date: January 22, 2026
From: Douglas R. Snyder, PE
Project No.: 2326581

Subject: The Preserve at Williams Bay – Conditional Approval Recommendation

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Please call 262-492-1462 if you have any questions.

Sincerely,

BAXTER & WOODMAN, INC.
CONSULTING ENGINEERS



Douglas R. Snyder, P.E.

Copy by email to:
David Lothspeich, Village Administrator
Tim Lynch, Lynch & Associates
Darrell Slomiany, Topography

DRS/JDS

Attachments



VICINITY MAP

PRIVATE SITE DEVELOPMENT PLAN
FOR
THE PRESERVE AT WILLIAMS BAY

WILLIAMS BAY, WI

SHEET INDEX

C001	TITLE SHEET & VICINITY MAP
C002	SUBUNIT OVERVIEW
C100-C105	DEMOLITION PLANS
C200-C205	SITE PLANS
C300-C305	GRADING PLANS
C400-C405	EROSION CONTROL PLANS
C500-C505	SEDIMENT BASIN PLAN
C600	STORM SEWER OVERVIEW
C601-C611	ROADWAY & STORM SEWER PLAN & PROFILES
C612-C620	STORM SEWER PLAN & PROFILES
C700	PAVING PLANS
C800	WATER MAIN OVERVIEW
C900	SANITARY SEWER OVERVIEW
C901-C904	SANITARY SEWER PLAN & PROFILES
C910-C916	CONSTRUCTION DETAILS

BENCHMARKS

FOUND IRON PIPE	EL. 1054.39	N: 310167.17	E: 2356764.14
FOUND IRON ROD	EL. 1043.18	N: 312787.83	E: 2356782.26
FOUND IRON PIPE	EL. 1011.07	N: 314875.17	E: 2356783.41
CHISELED CROSS	EL. 936.41	N: 316780.31	E: 2356699.26
FOUND IRON PIPE	EL. 940.37	N: 317010.62	E: 2356739.24

CONTACT INFORMATION

COMPANY NAME	ADDRESS	CONTACT	PHONE	EMAIL
LYNCH & ASSOCIATES	440 MAIN ALLEE AVE, WILLIAMSTON, WI 53511	TIM DYKES, P.E.	262.248.3673	tdykes@lynchengineering.com
LYNCH & ASSOCIATES	440 MAIN ALLEE AVE, WILLIAMSTON, WI 53511	DAVE VYMAN, P.E.	262.248.3673	dvyman@lynchengineering.com
LYNCH & ASSOCIATES	2000 TOWNE DRIVE, SUITE 100, NEW BERLIN, WI 53151	TOM HAMILTON	262.248.3673	thamilton@lynchengineering.com

REVISIONS

NO.	DESCRIPTION	DATE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

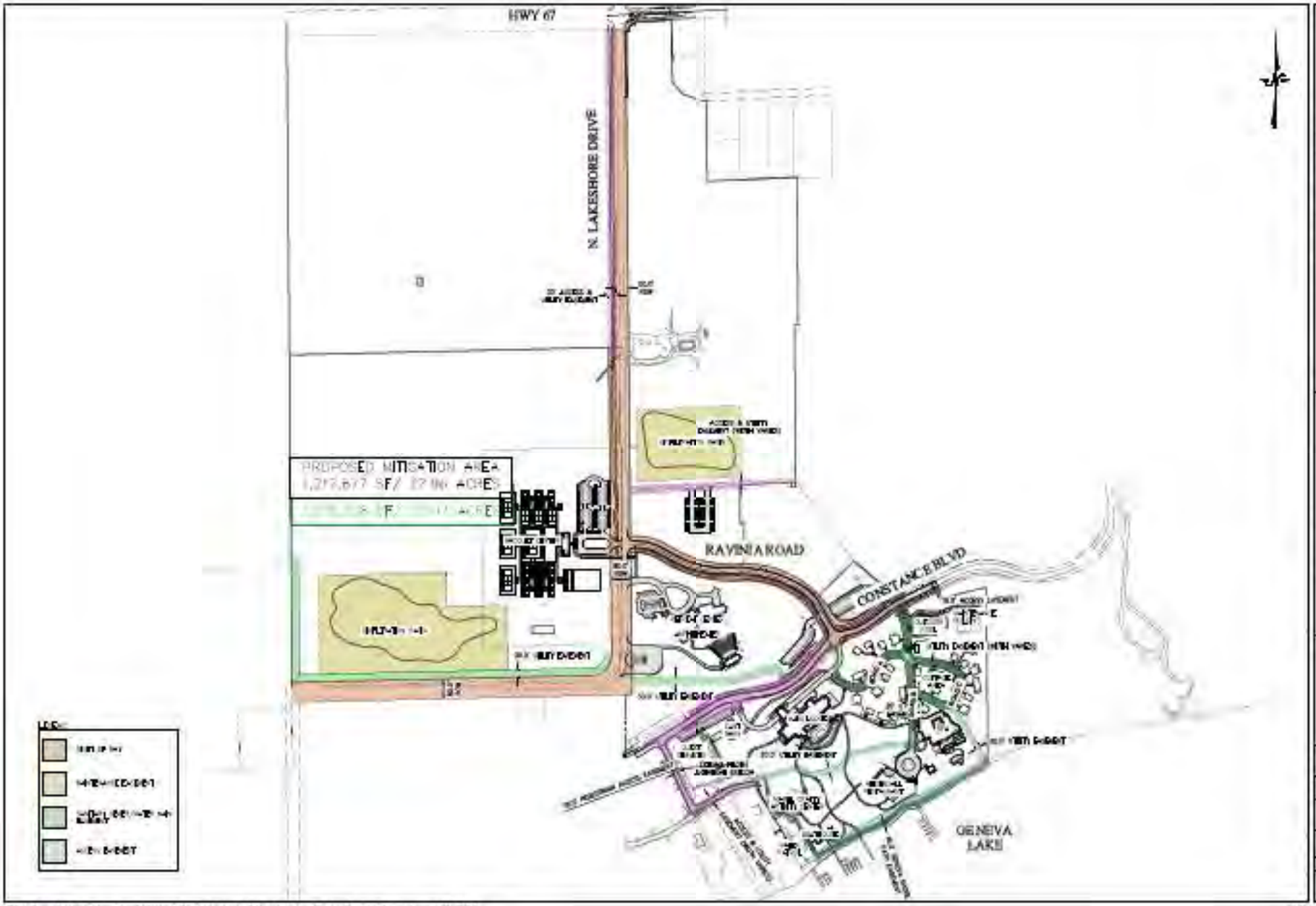
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

ISSUED FOR REVIEW

PLAN DATE: 10.13.23

PROJECT NO.: 240005

SHEET NO.: C001



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

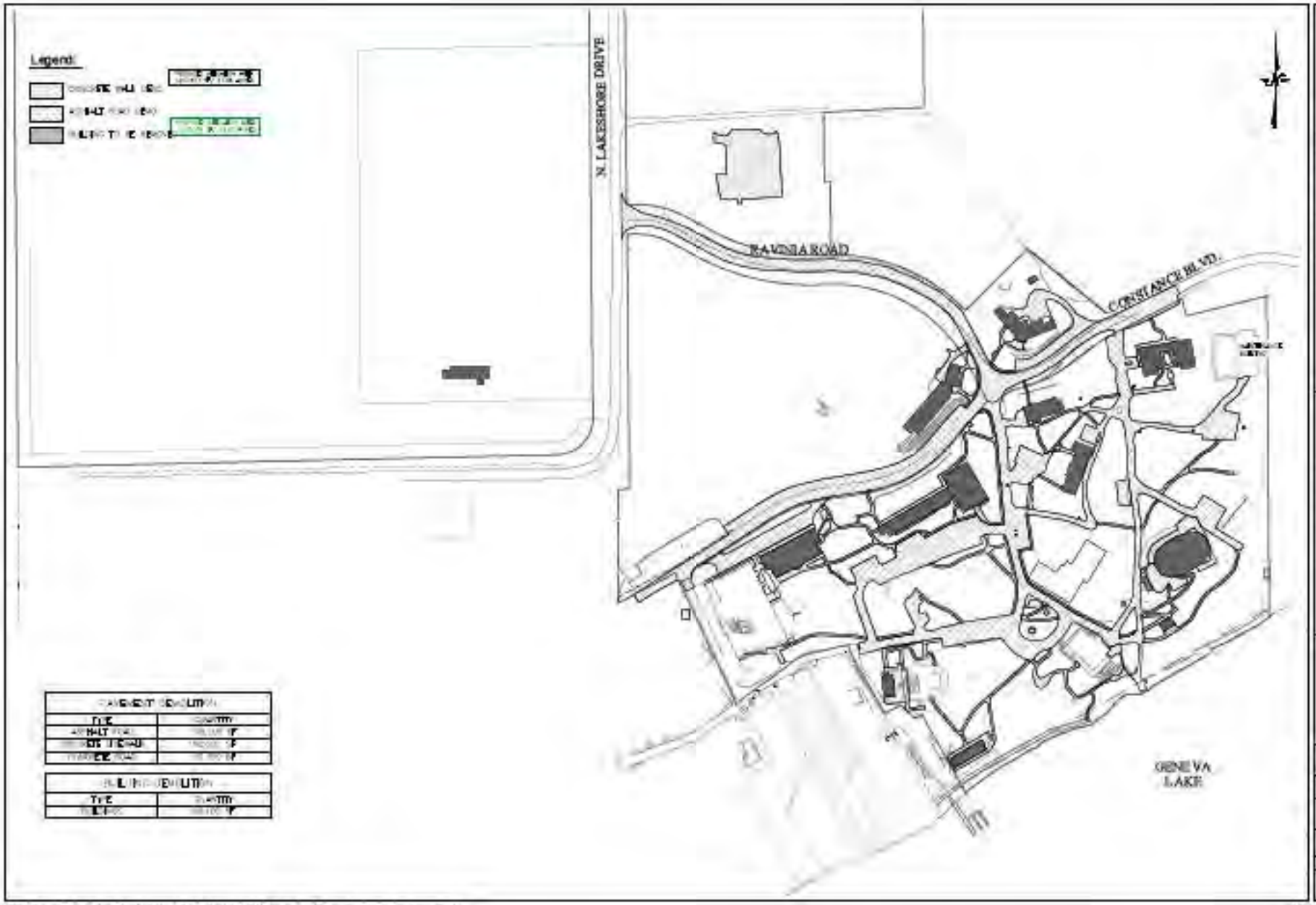
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

BASEMENT OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C002



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

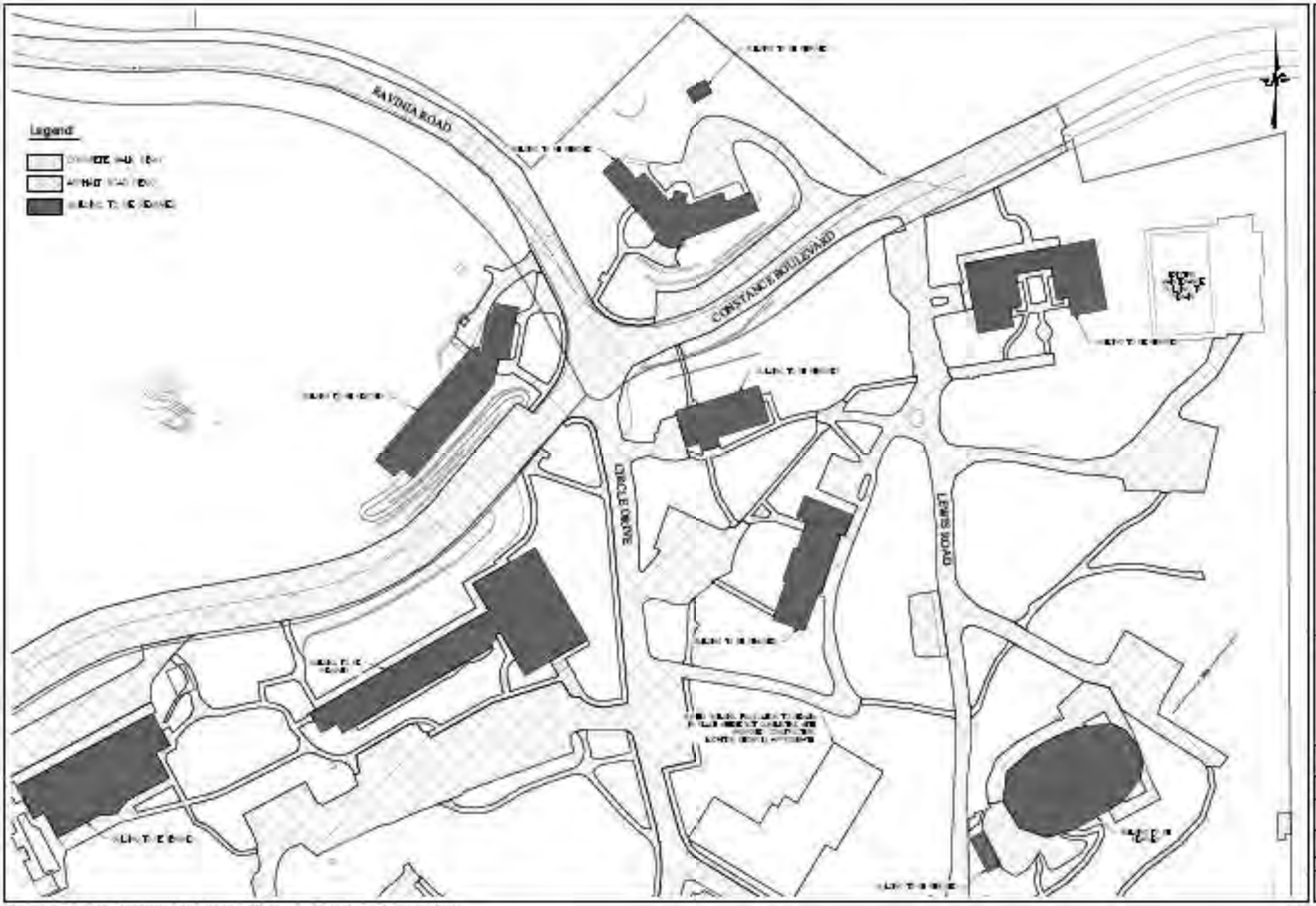
DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.: 240005

C101

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
DEMOLITION PLAN
ISSUED FOR REVIEW
C102
RAVINIA ROAD
N. LAKESHORE DRIVE
Legend:



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

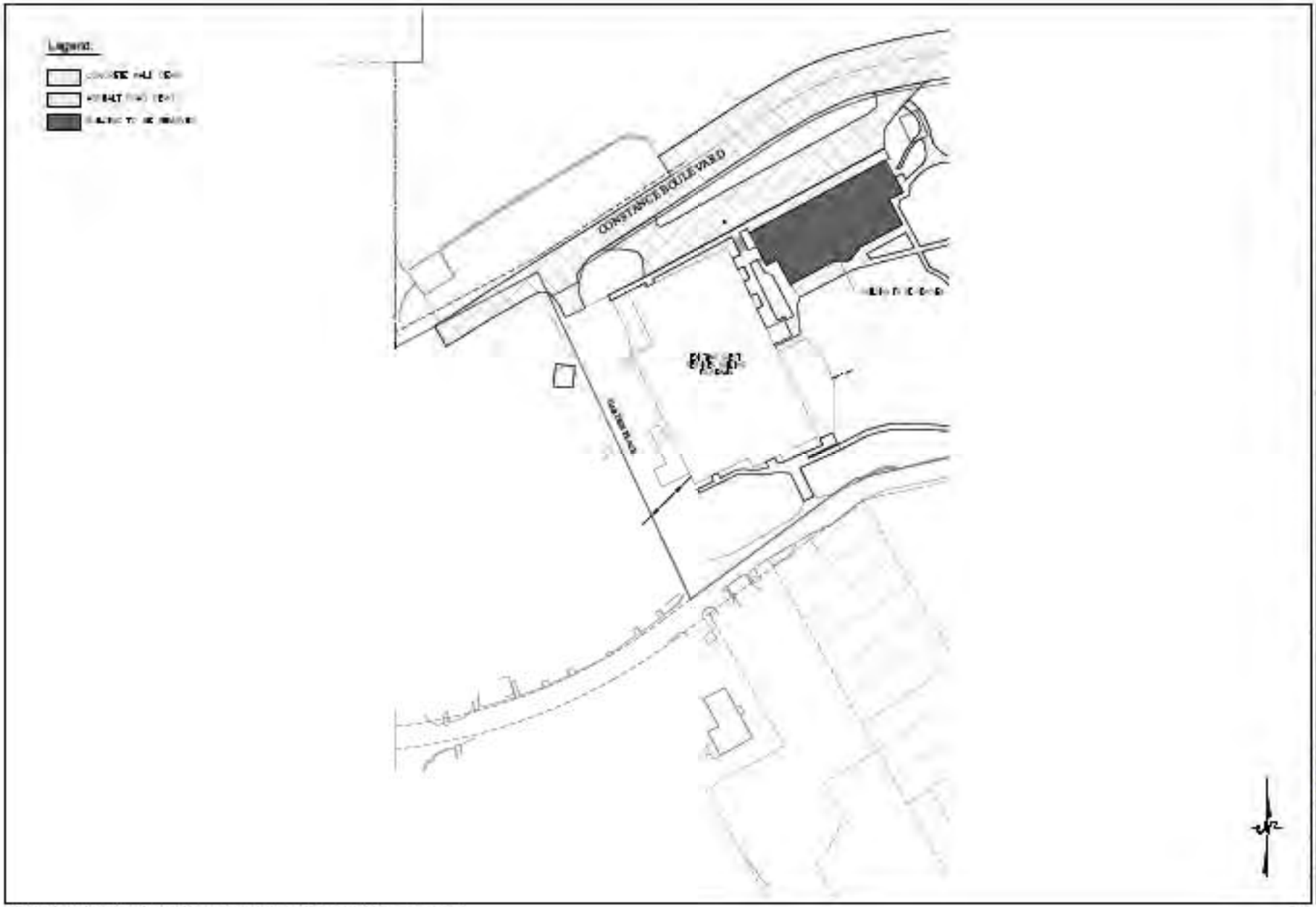
LYNCH & ASSOCIATES

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C103



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

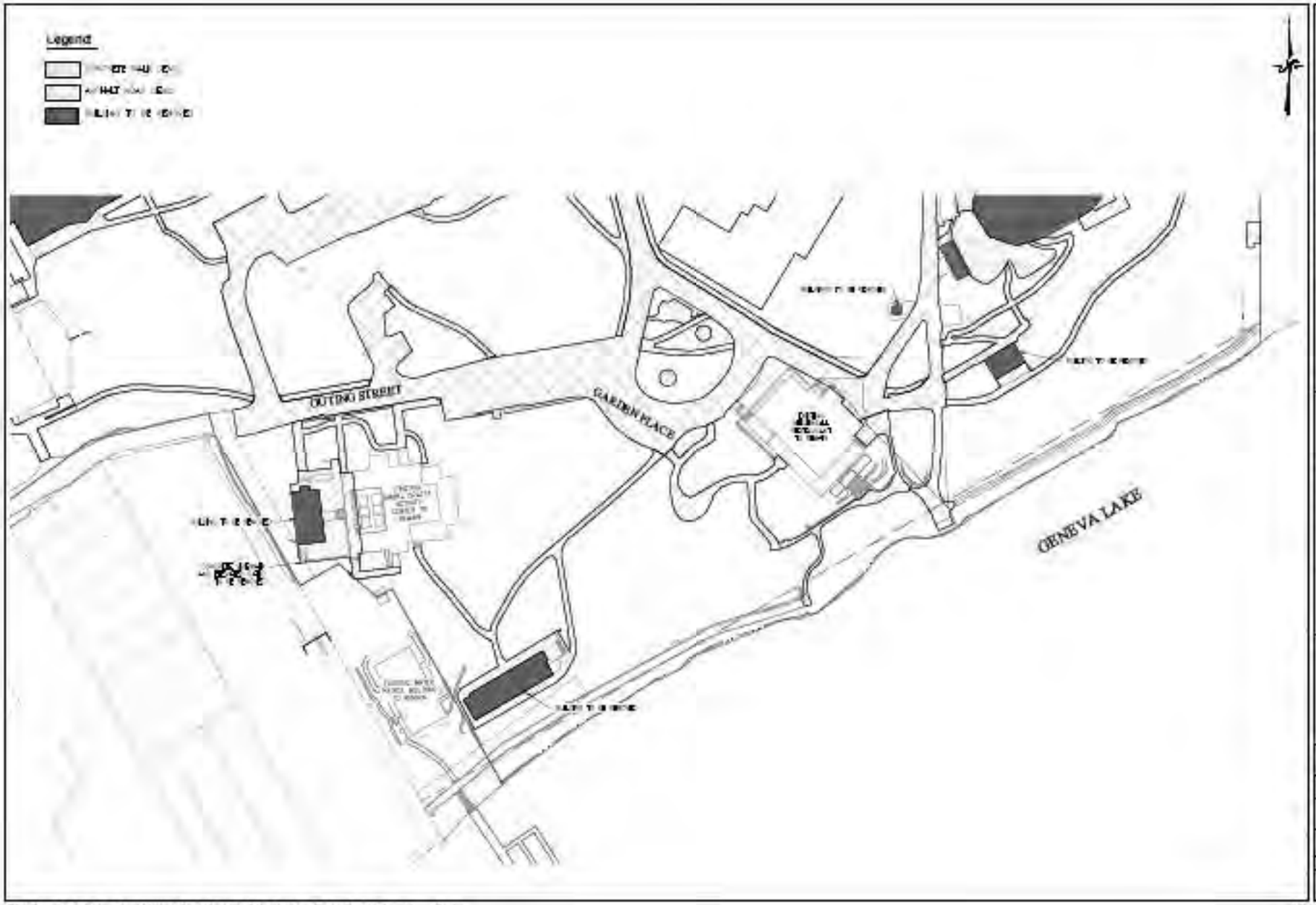
LYNCH & ASSOCIATES

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C104



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

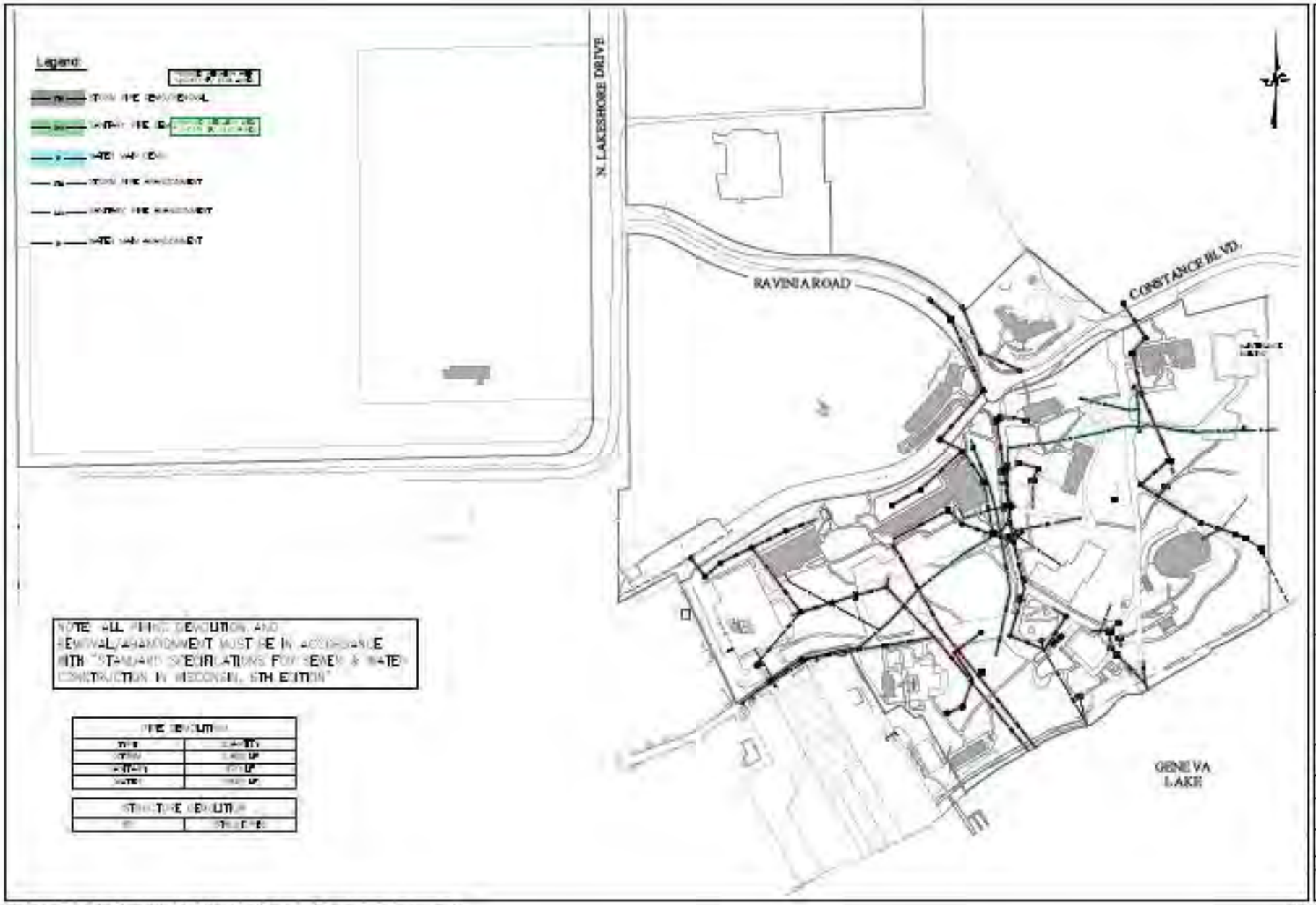
LYNCH & ASSOCIATES

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

C105



SITE DEMOLITION

TYPE	QUANTITY
STORM	LINEAR FT
SANITARY	LINEAR FT
WATER	LINEAR FT

STRUCTURE DEMOLITION

QTY	STRUCTURE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

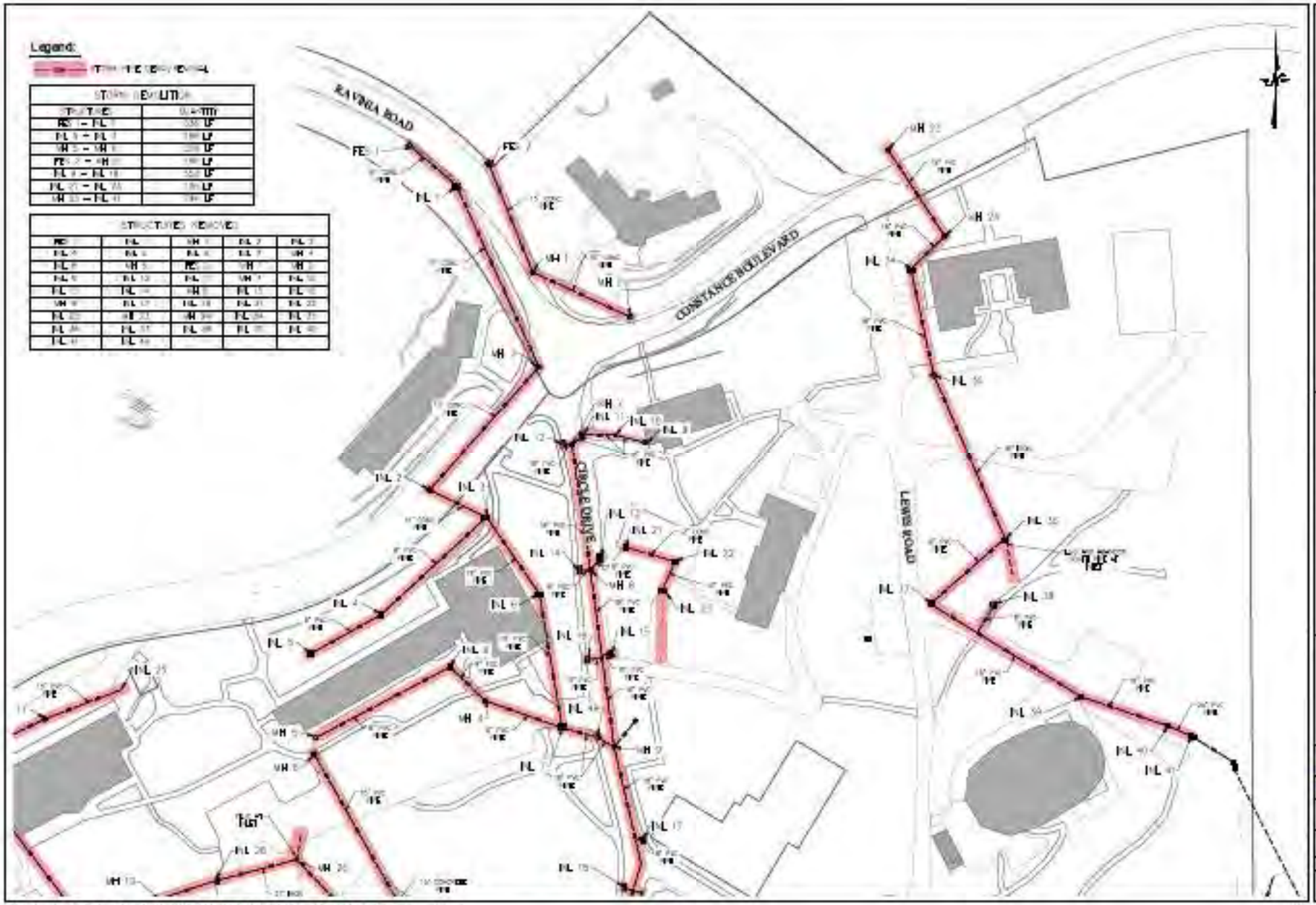
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C106



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

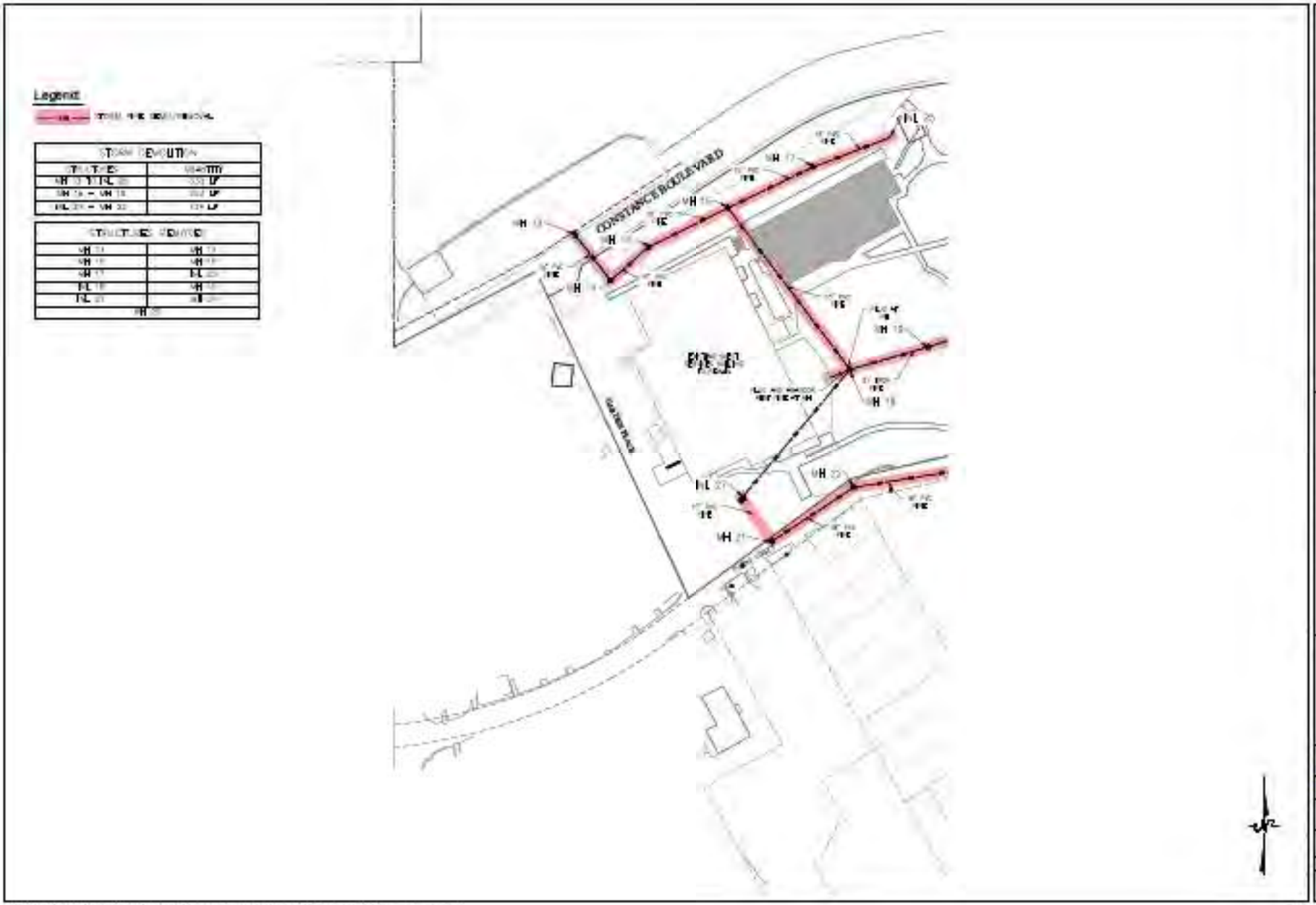
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C107



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

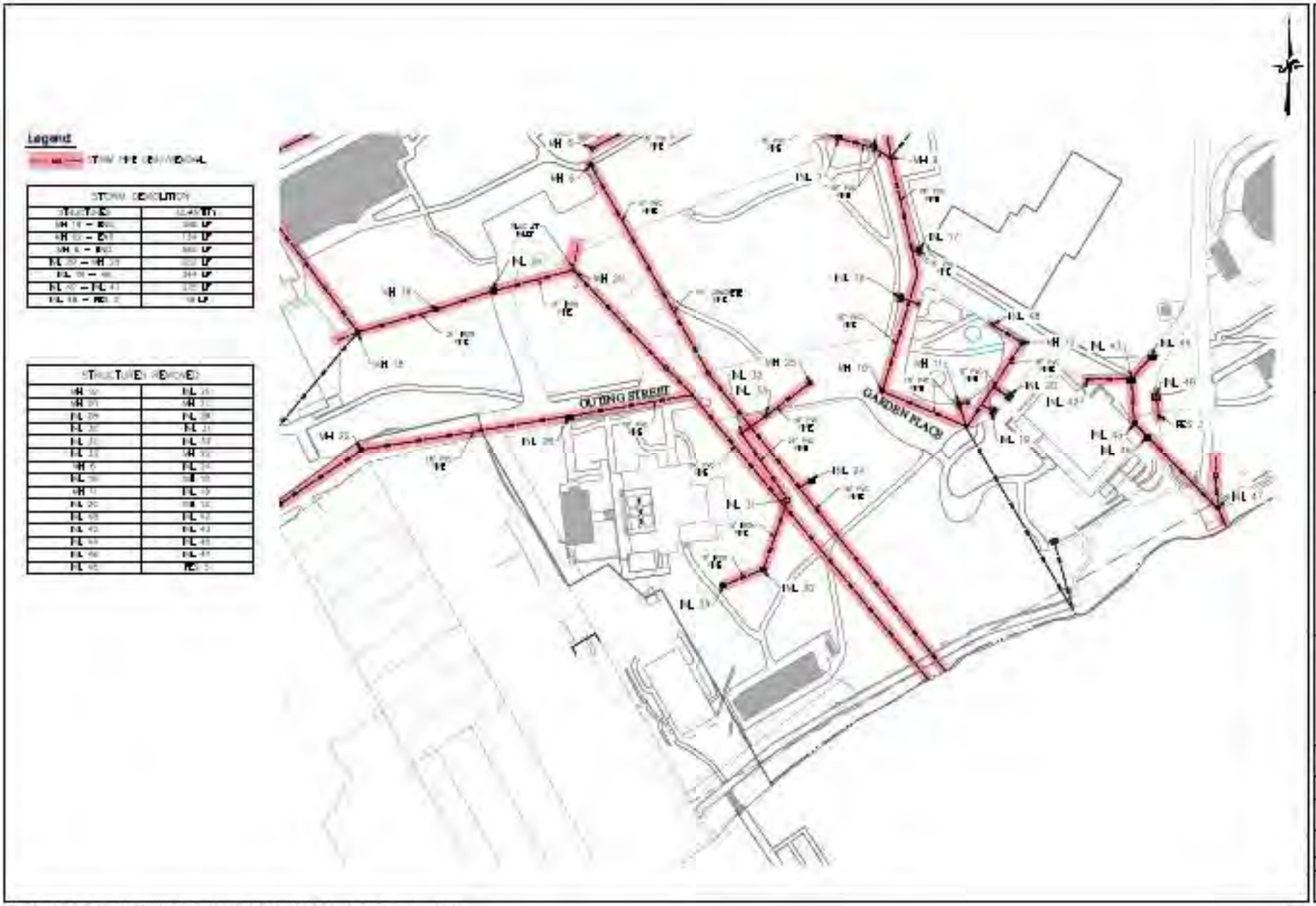
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C108



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

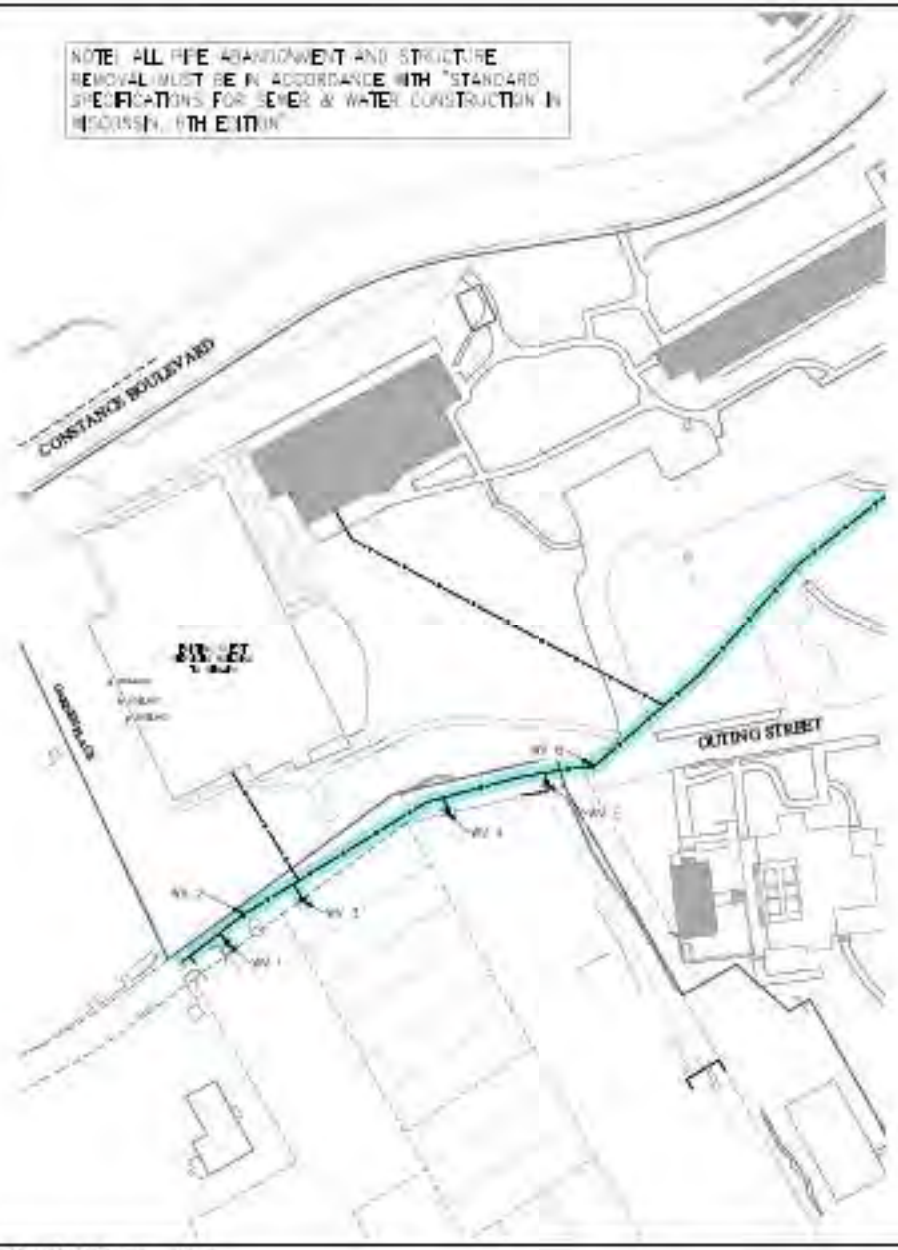
PROJECT NO.
240005

C109

NOTE: ALL PIPE ABANDONMENT AND STRUCTURE REMOVAL MUST BE IN ACCORDANCE WITH "STANDARD SPECIFICATIONS FOR SEWER & WATER CONSTRUCTION IN WISCONSIN, 6TH EDITION"

Legend:

STRUCTURES REMOVED	



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

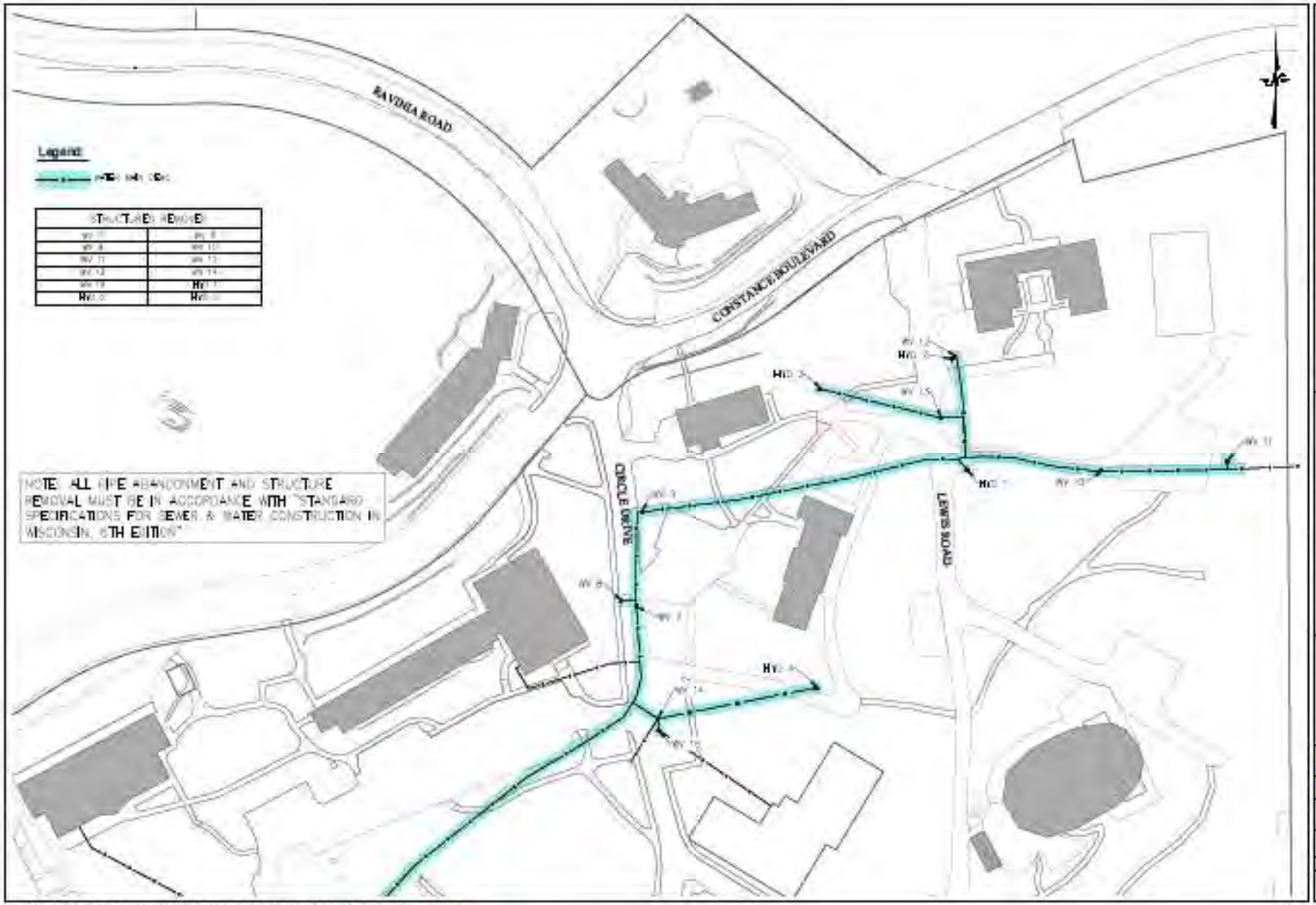
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C110



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

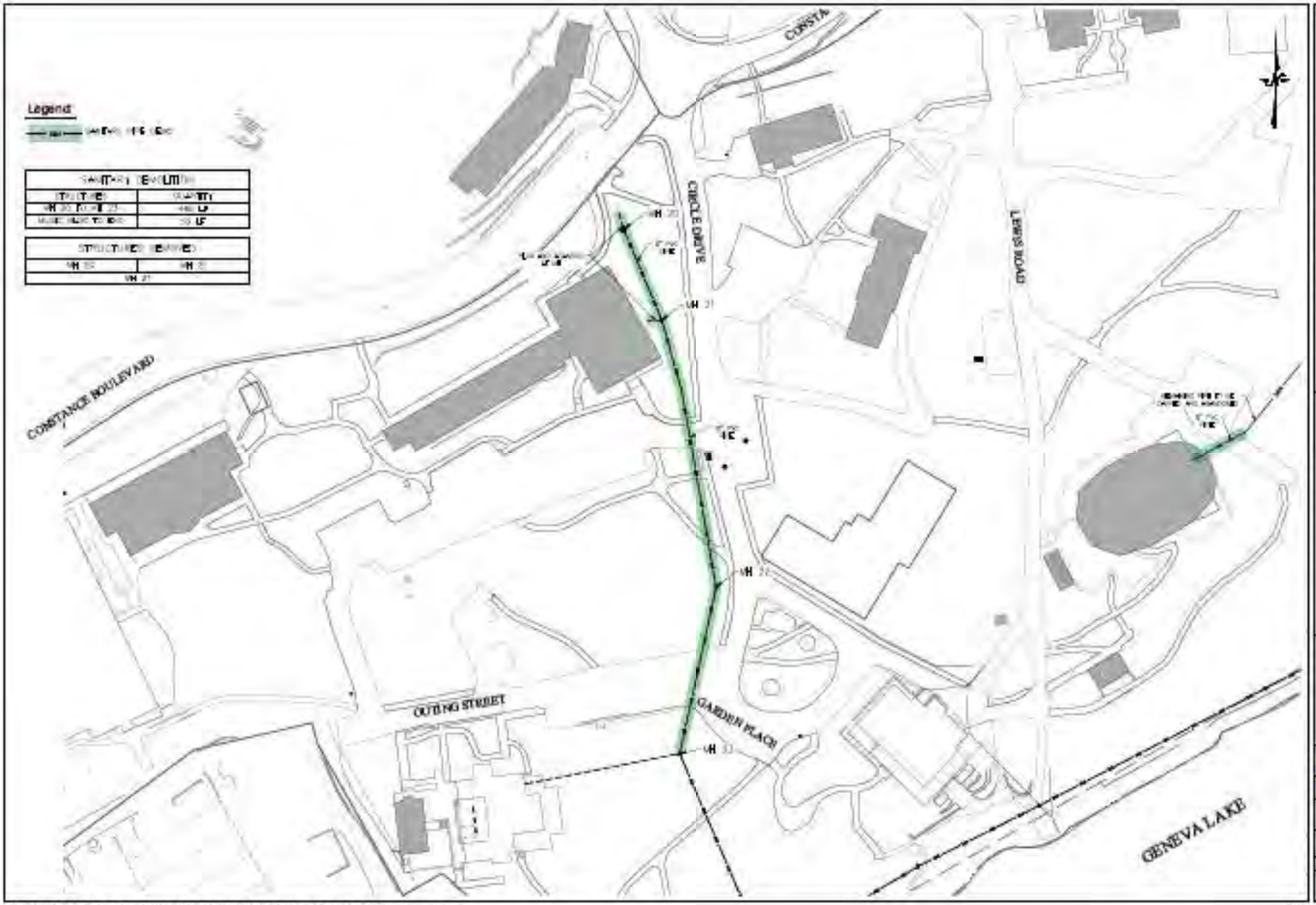
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C111



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

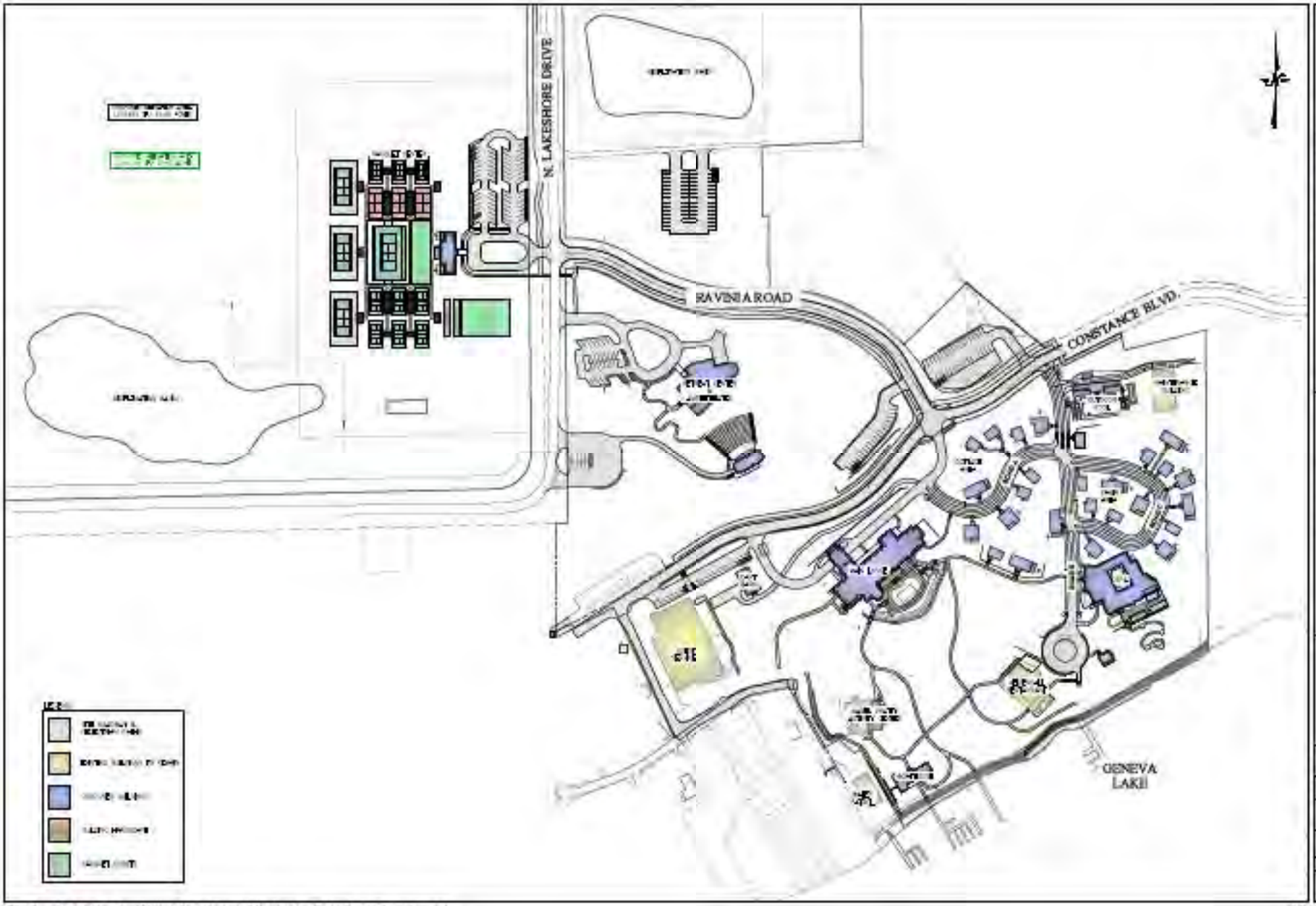
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

DEMOLITION PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C112



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

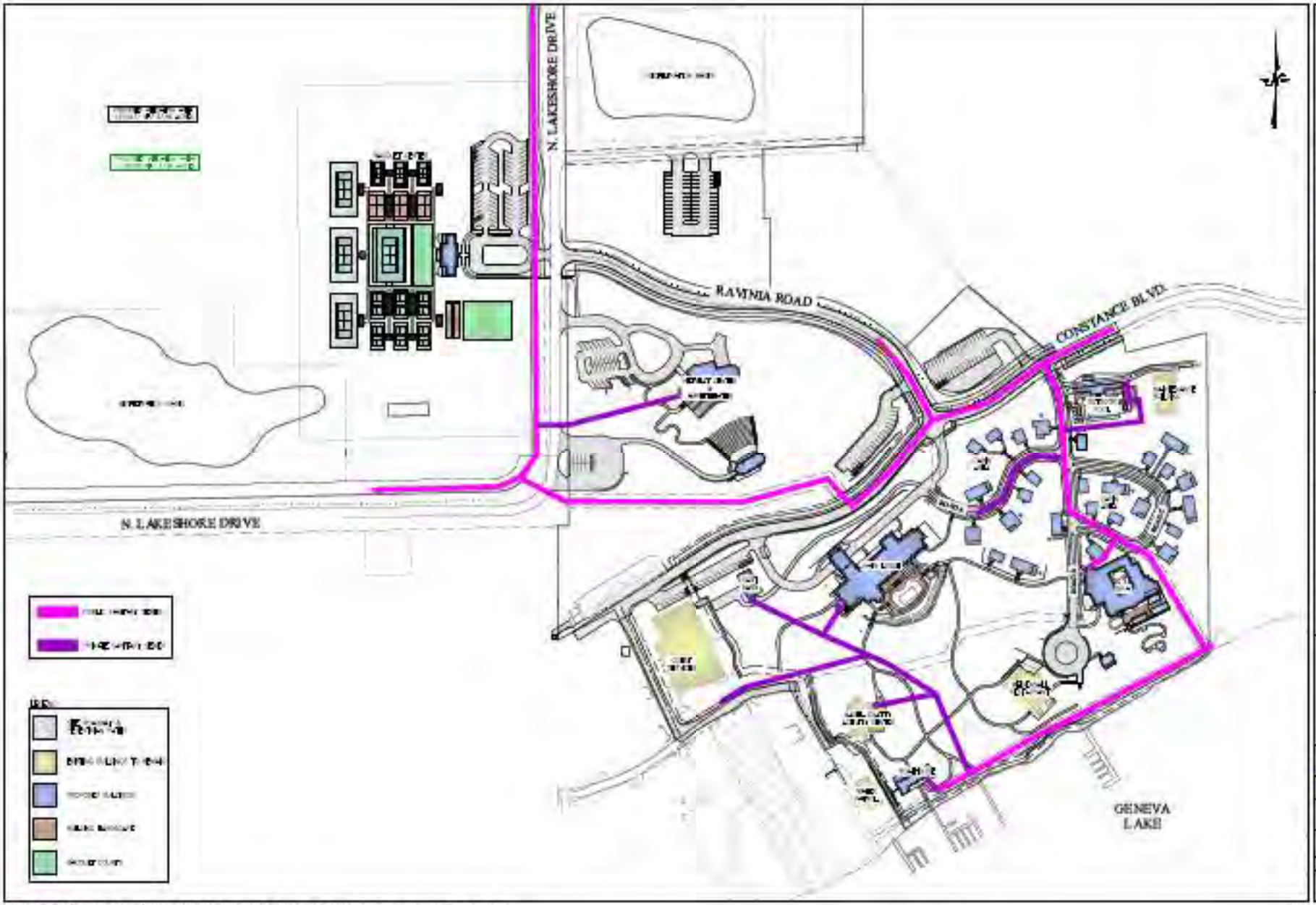
LYNCH & ASSOCIATES

SITE OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

C120



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

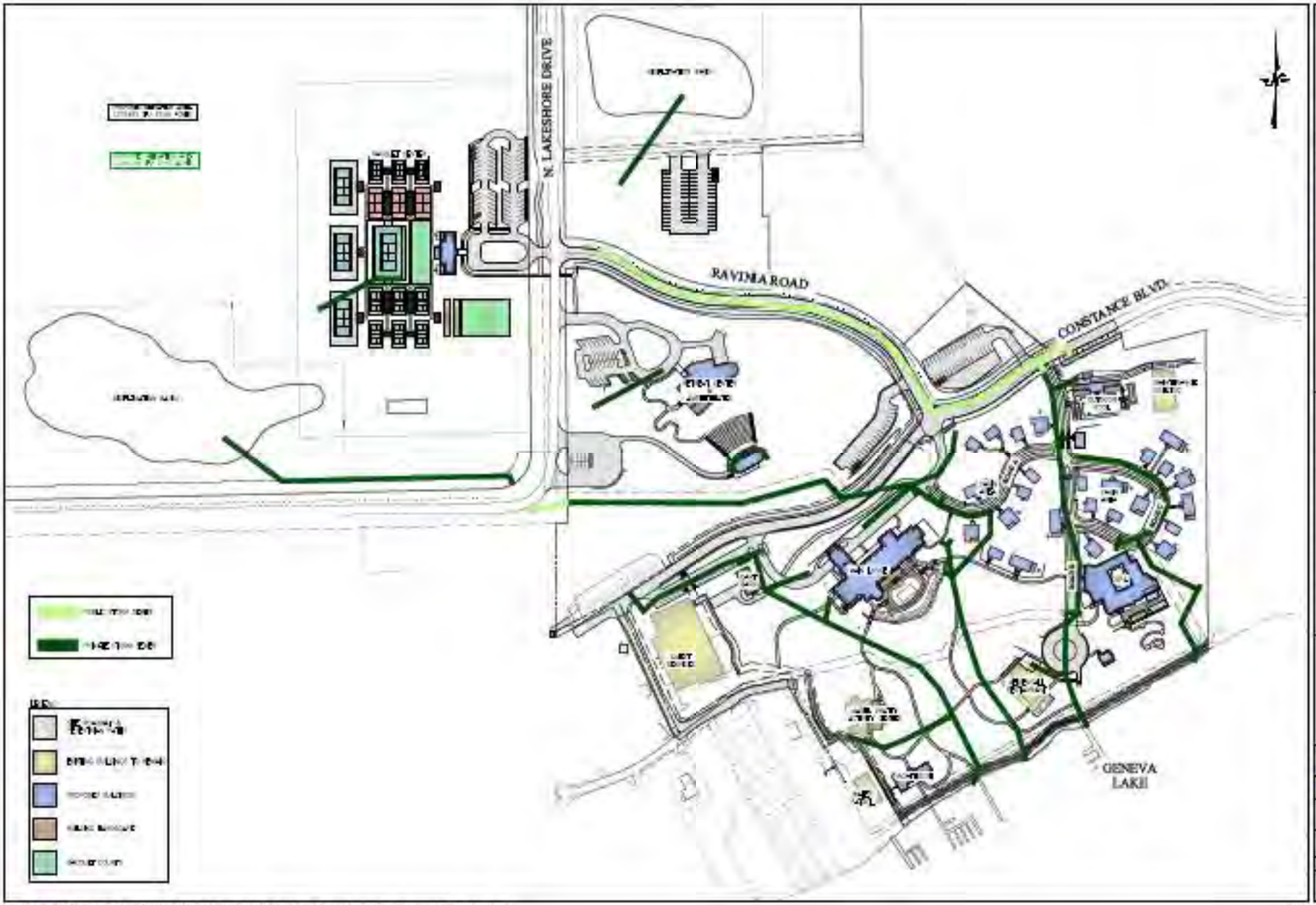
LYNCH & ASSOCIATES

PUBLIC VS PRIVATE SANITARY OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C121



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

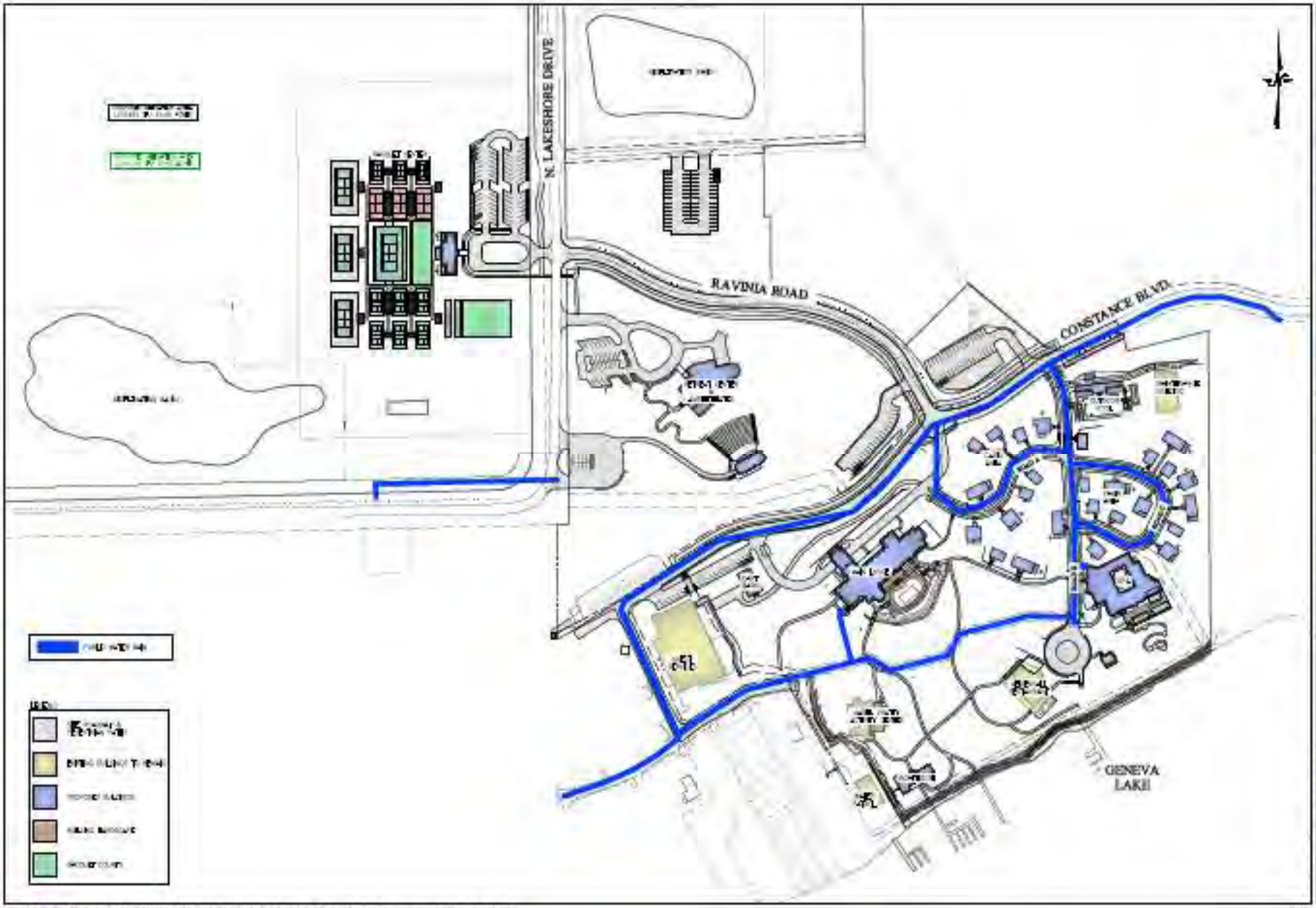
LYNCH & ASSOCIATES

PUBLIC VS PRIVATE STORM OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C122



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

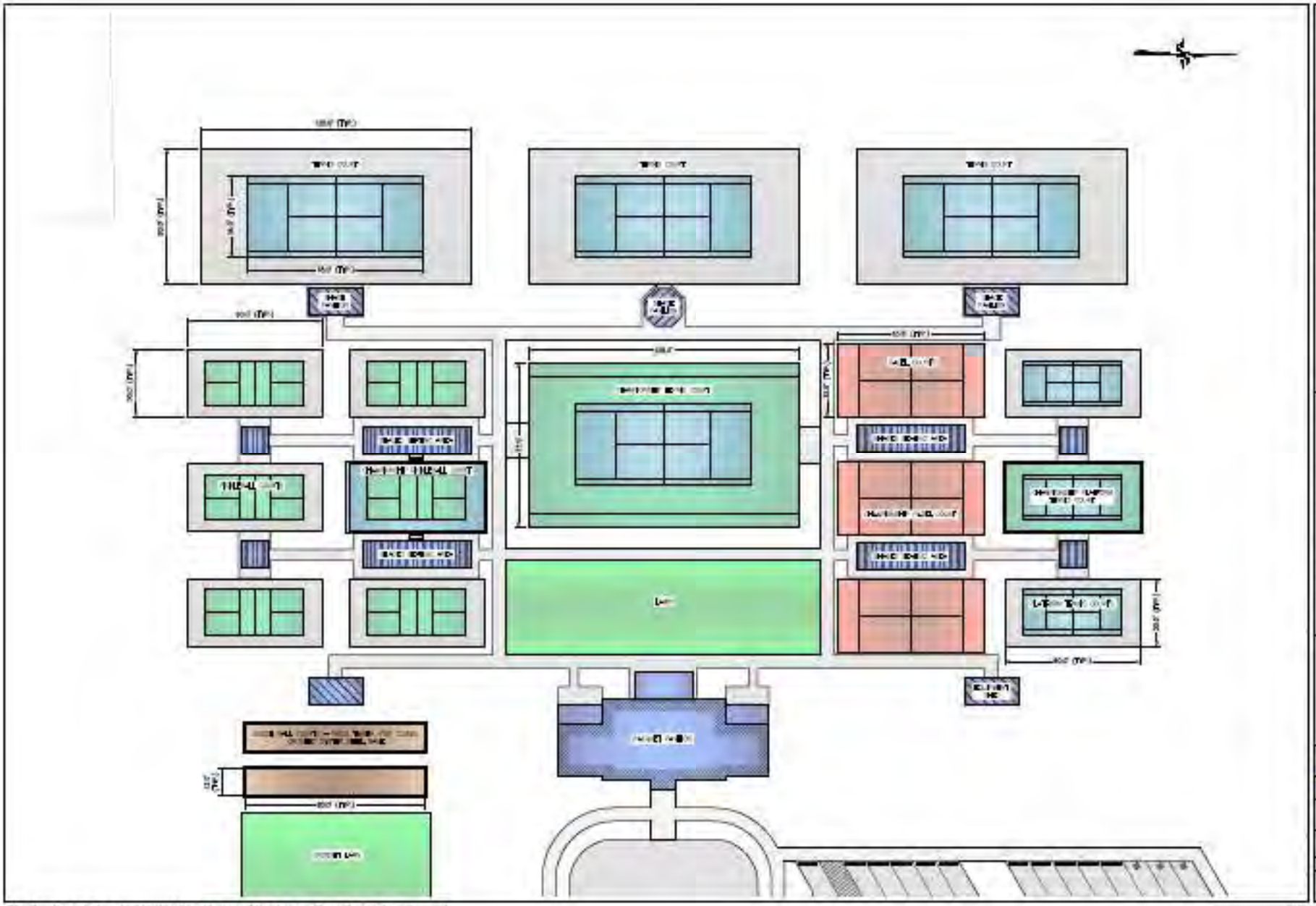
PUBLIC VS PRIVATE WATER OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C123

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
SITE PLAN - N. LAKESHORE DRIVE
ISSUED FOR REVIEW
24.0005
C124
N. LAKESHORE DRIVE



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

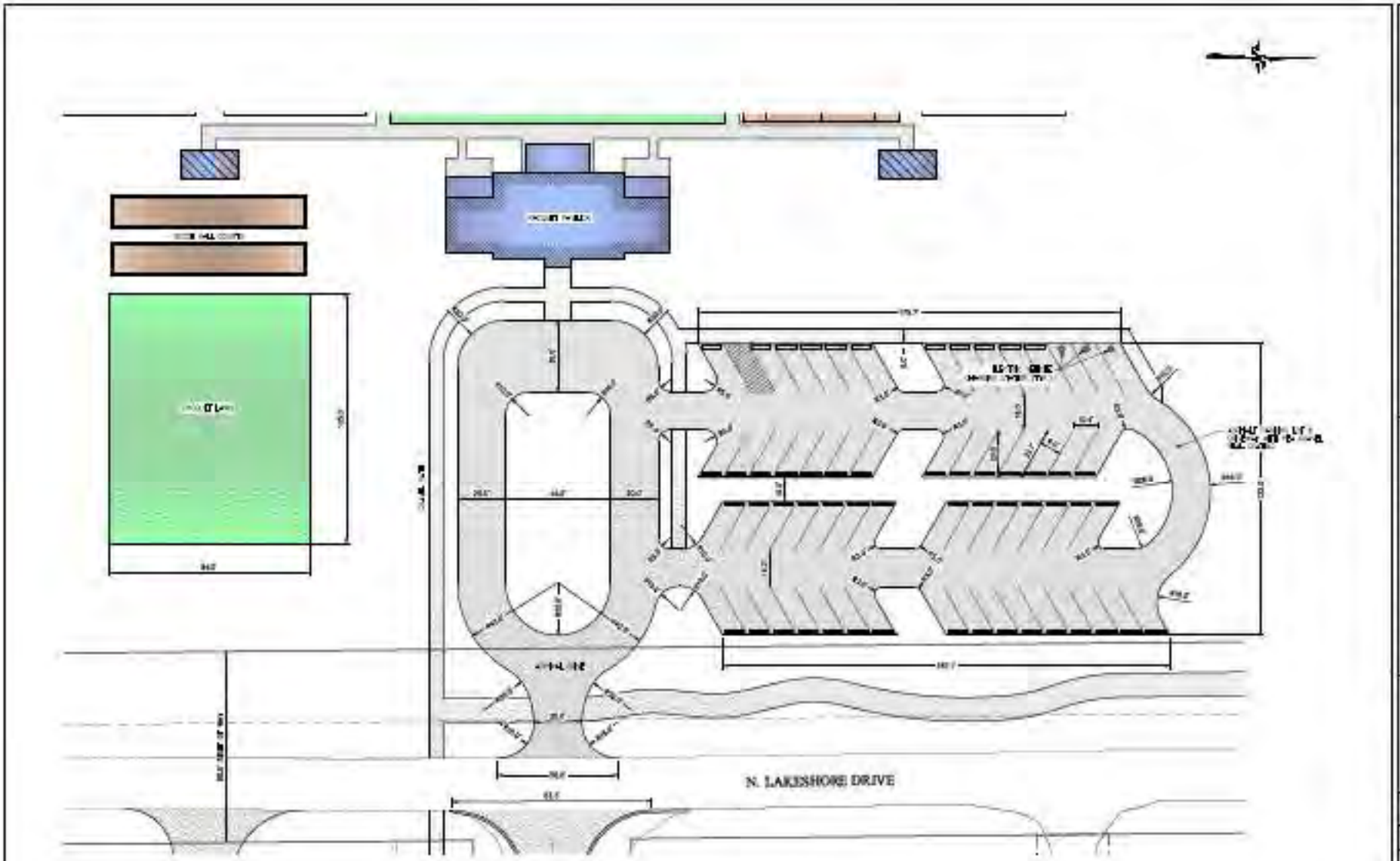
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE PLAN - RACQUET COURTS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C125



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

SITE PLAN - RACQUET COURT PARKING LOT

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C126

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

SITE PLAN - NORTH PARKING LOT

ISSUED FOR REVIEW

C127

RAVINIA ROAD
N. LAKESHORE DRIVE
LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
SITE PLAN - RETREAT CENTER PARKING
C128

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
SITE PLAN - RETREAT CENTER & AMPHITHEATRE
ISSUED FOR REVIEW
24.0005
C129

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
SITE PLAN - CONSTANCE BLVD PARKING
ISSUED FOR REVIEW
C130

LYNCH & ASSOCIATES

THE PRESERVE AT WILLIAMS BAY

SITE DEVELOPMENT PLAN FOR

SITE PLAN - LAKEFRONT

ISSUED FOR REVIEW

C132

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

GRADING PLAN

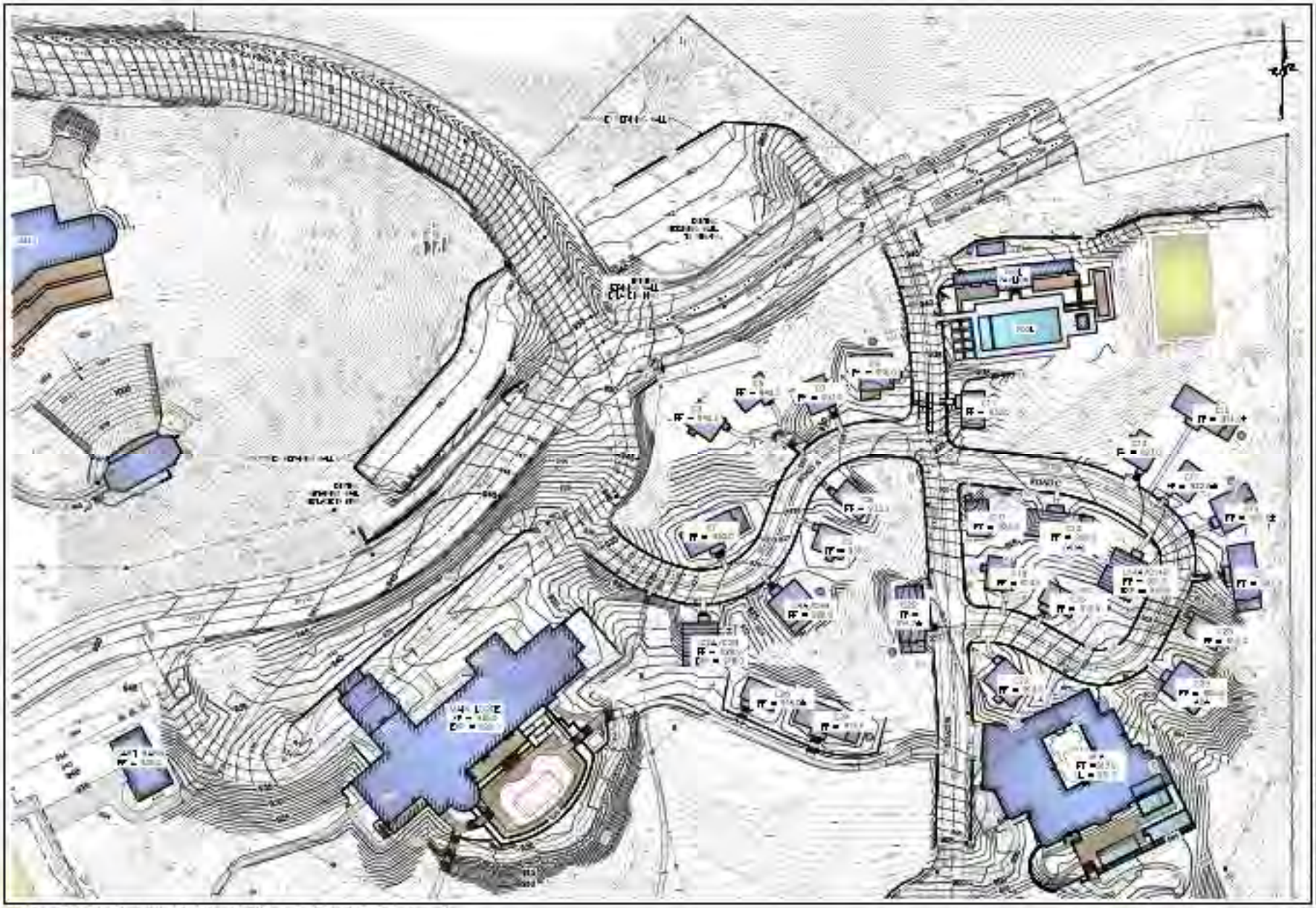
ISSUED FOR REVIEW

PROJECT NO.
24.0005

C201

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
GRADING PLAN
ISSUED FOR REVIEW
C202

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
GRADING PLAN
ISSUED FOR REVIEW
C203



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

GRADING PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C204

LYNCH & ASSOCIATES

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

GRADING PLAN

ISSUED FOR REVIEW

C205

LYNCH & ASSOCIATES
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
GRADING PLAN
ISSUED FOR REVIEW
C206



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

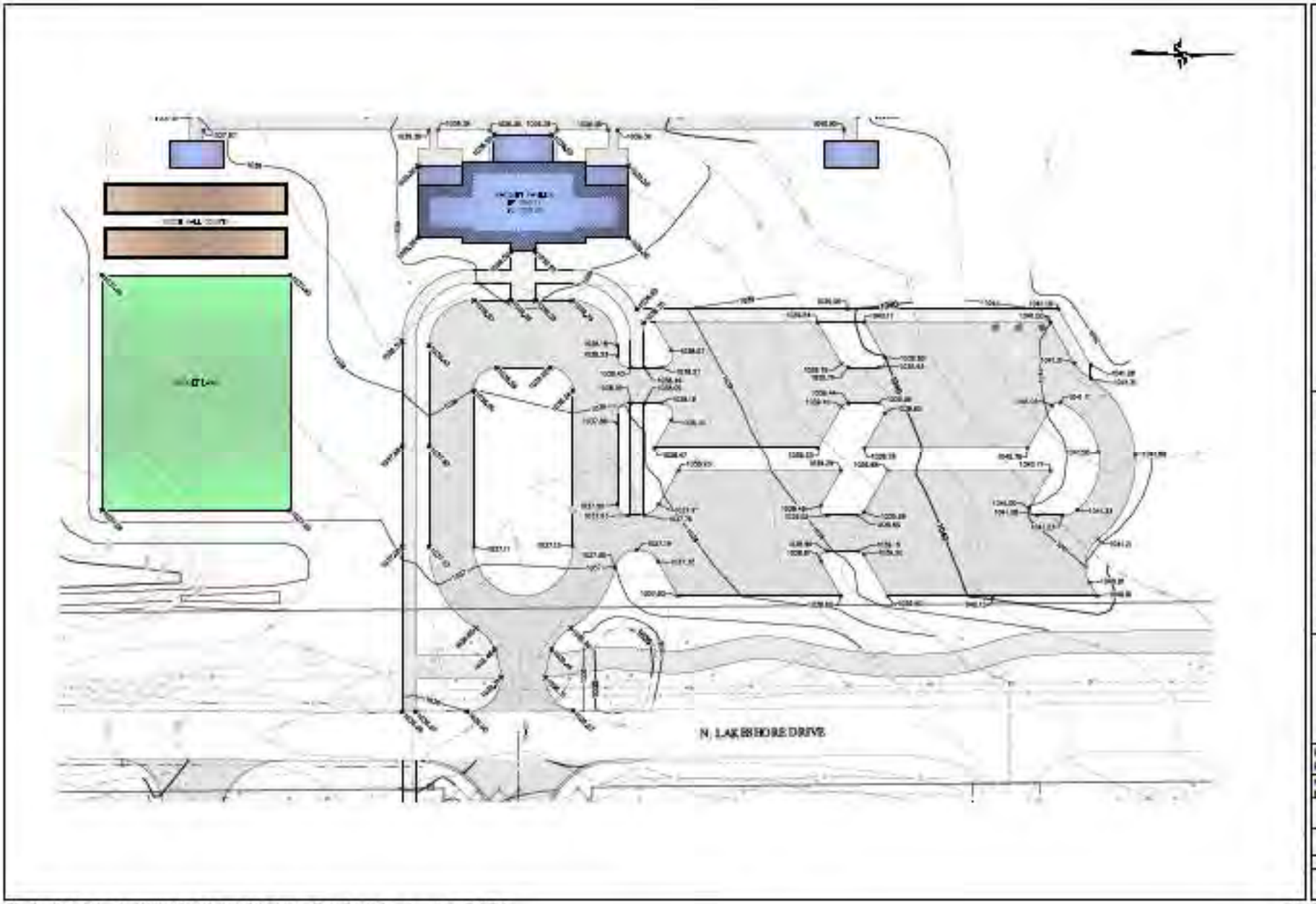
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - RACQUET CENTER

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C207



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - RACQUET CENTER PARKING LOT

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C208

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

GRADING PLAN - RETREAT CENTER

ISSUED FOR REVIEW

PROJECT NO. 24.0005

C209

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
GRADING PLAN - SANDSHELL PARKING LOT
ISSUED FOR REVIEW
C210
N. LAKESHORE DRIVE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
GRADING PLAN - SANDBELL & AMPHITHEATER
ISSUED FOR
REVIEW
C211

PRIVATE DRIVE
GARDEN PLACE

LYNCH & ASSOCIATES

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

GRADING PLAN - MAIN LODGE

ISSUED FOR REVIEW

C213



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

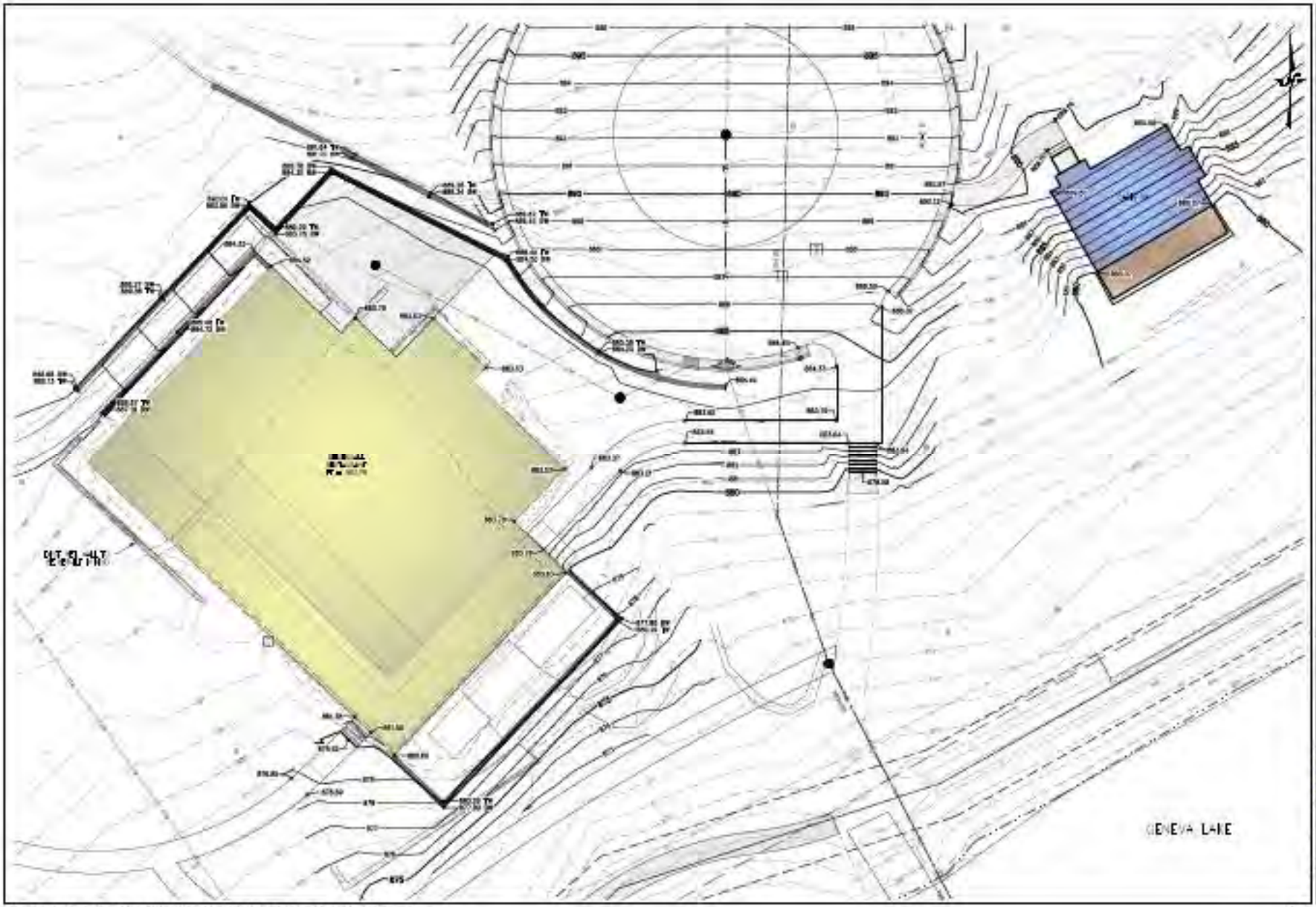
GRADING PLAN - POOL

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C214

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
GRADING PLAN - SPA
ISSUED FOR
REVIEW
C215
ROAD B



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

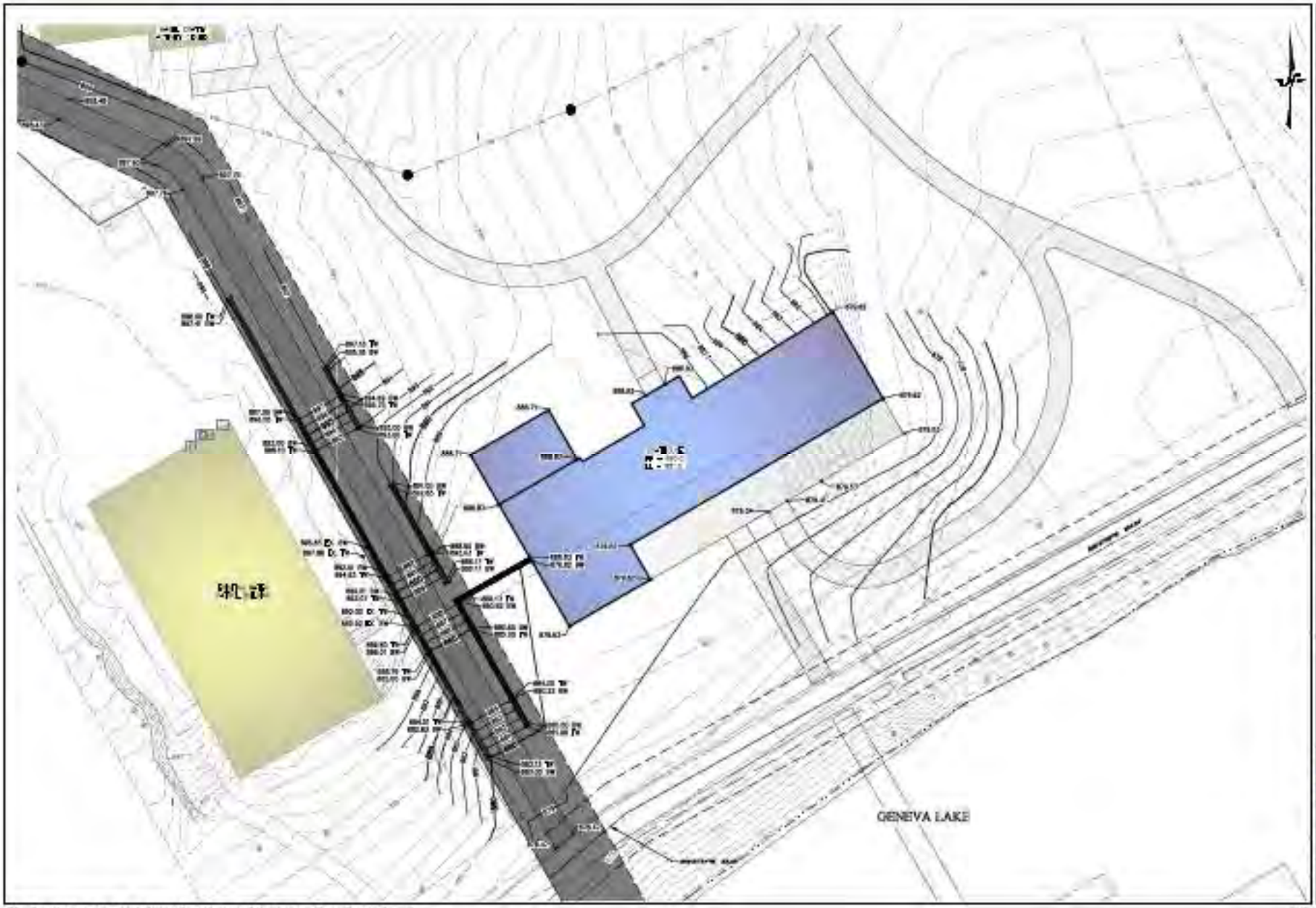
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - WEDDINGALL & CABIN 29

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C216



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

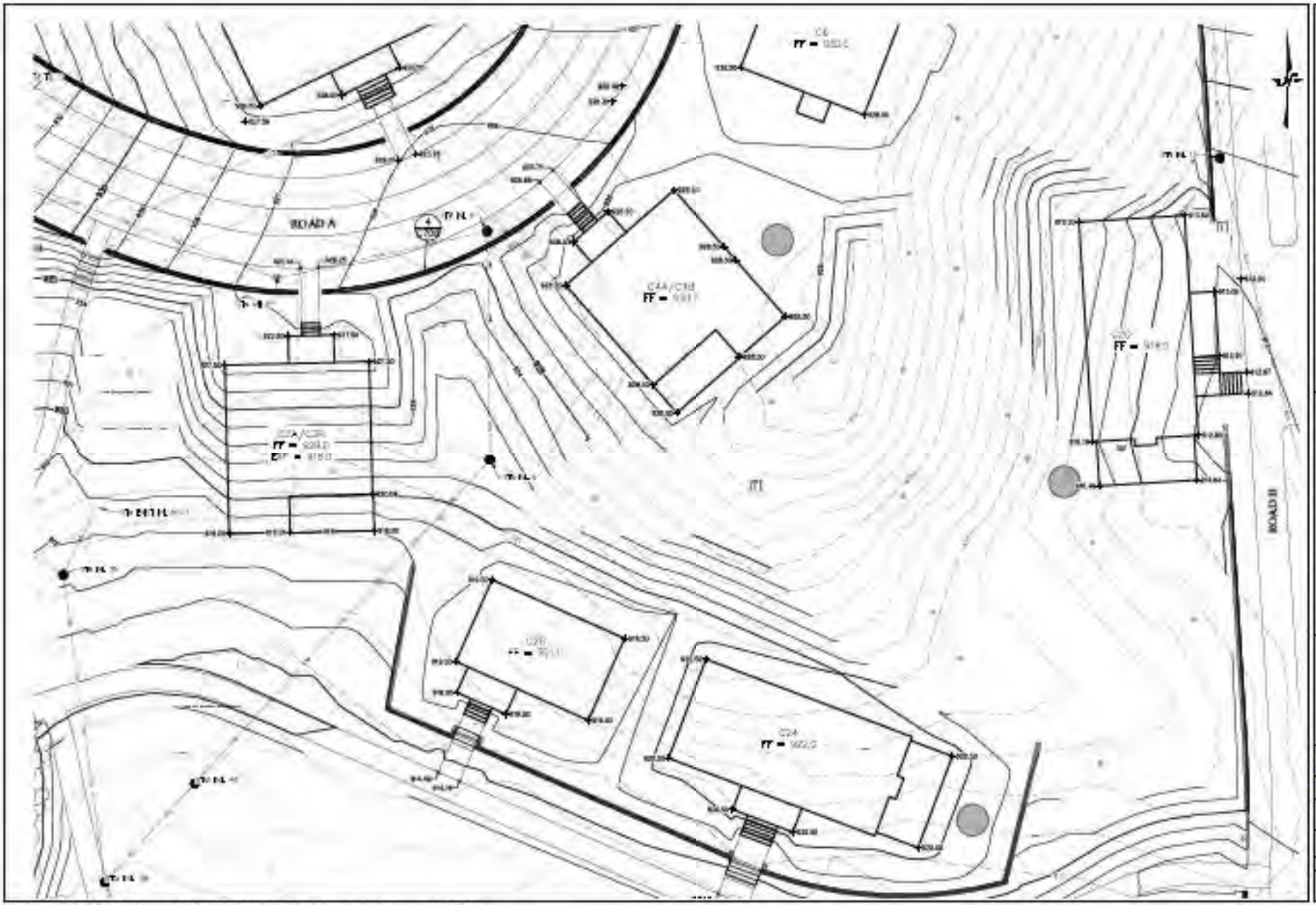
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - BOATHOUSE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C217



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

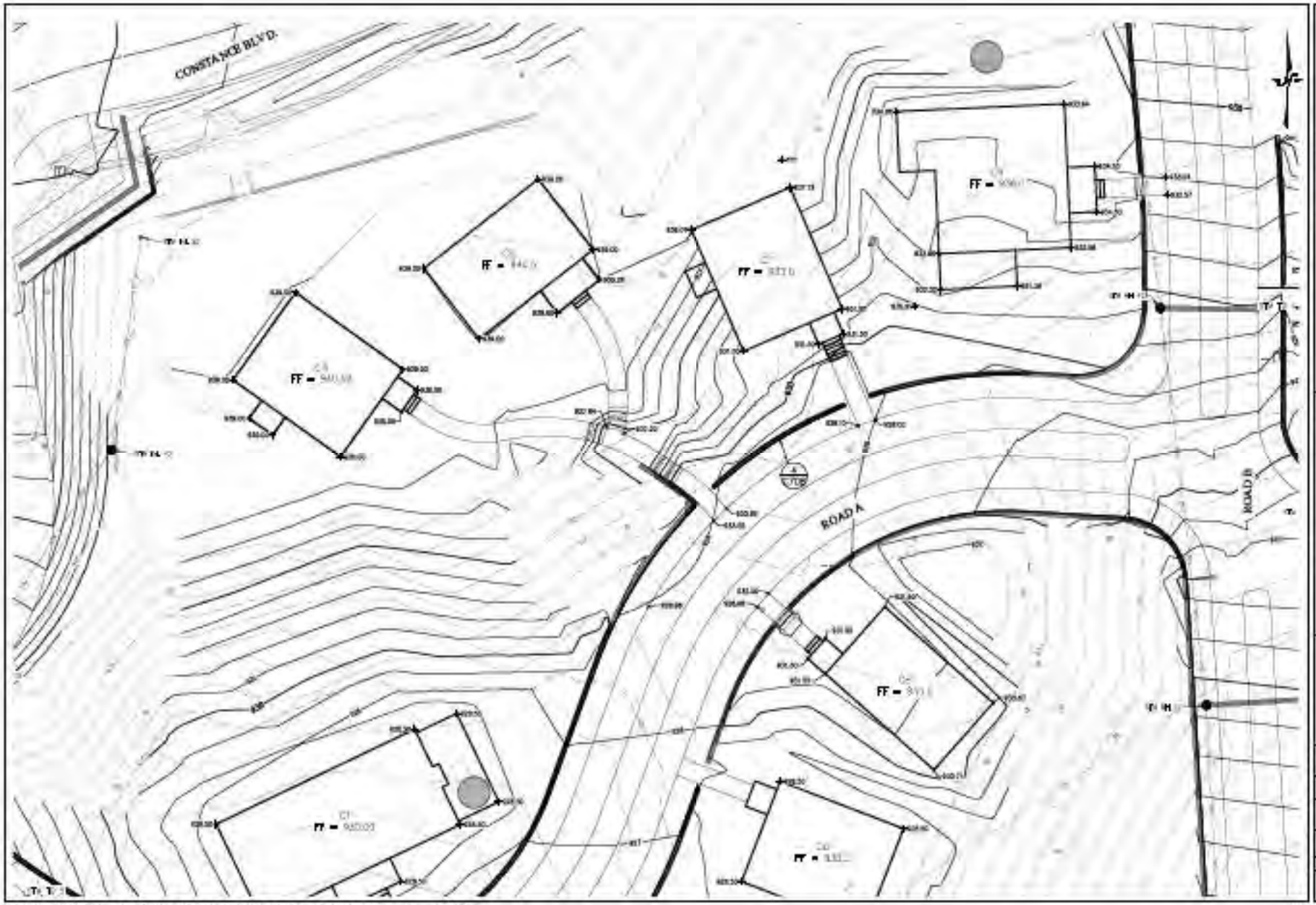
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE 1, 8-10, 12

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C218



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

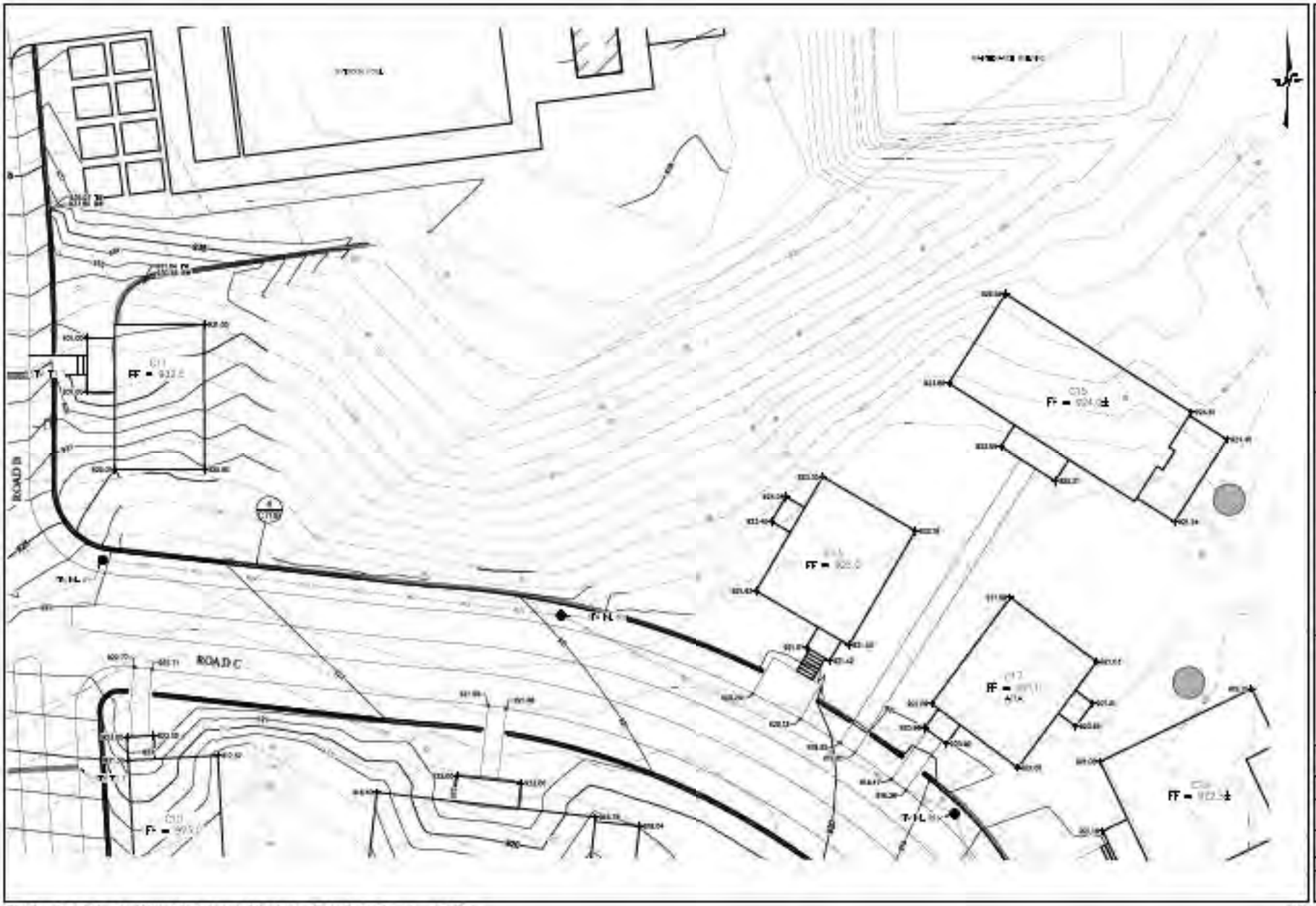
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE 2-7, 11

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C219



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE 13-16

ISSUED FOR REVIEW

SCALE: 1" = 10'

PROJECT NO.
240005

SHEET NO.
C220

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
GRADING PLAN - COTTAGE 17-19
ISSUED FOR REVIEW
C221
ROAD C
T.H.

LYNCH & ASSOCIATES

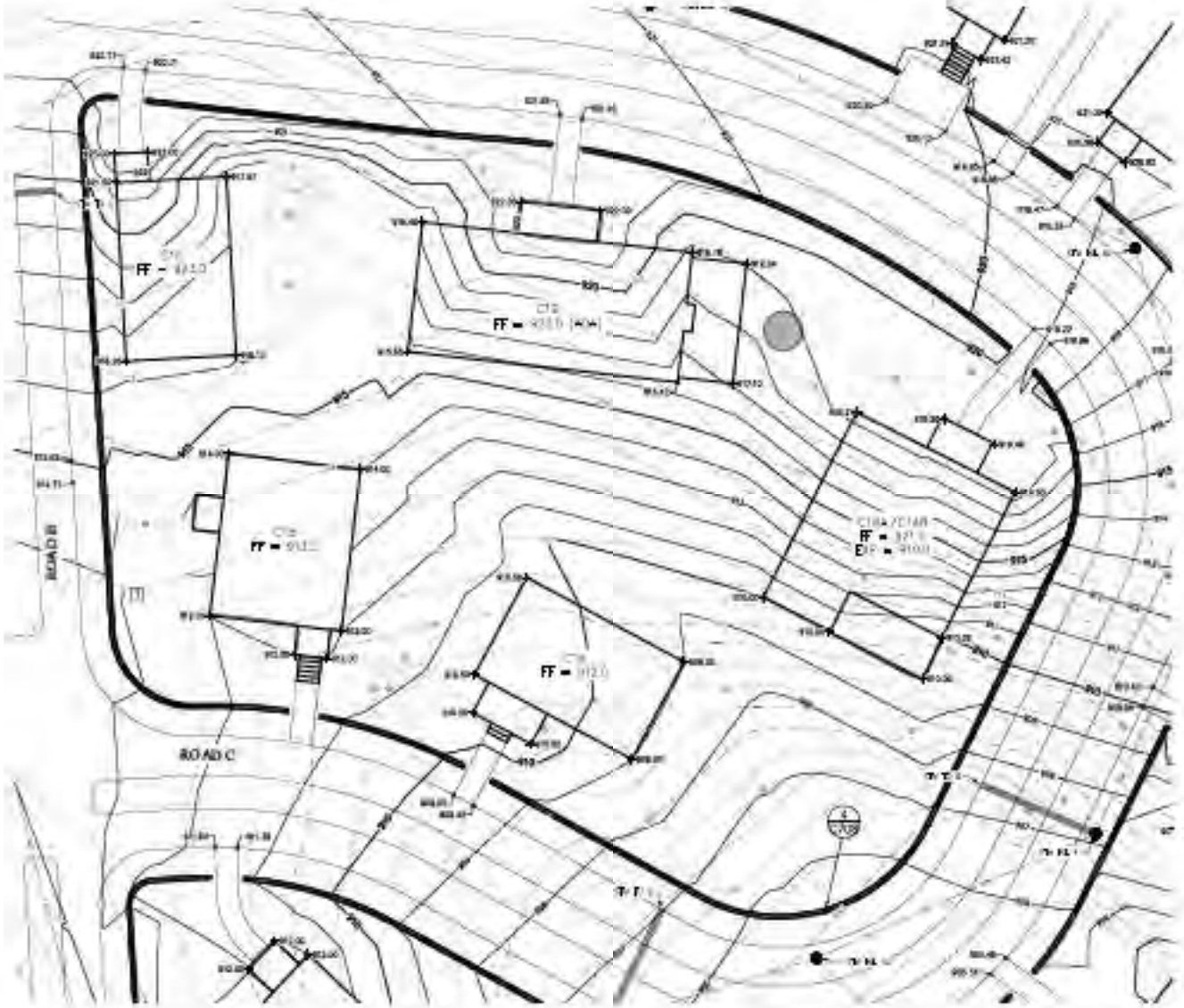
THE PRESERVE AT WILLIAMS BAY

SITE DEVELOPMENT PLAN FOR

GRADING PLAN - COTTAGE 20-21

ISSUED FOR REVIEW

C222



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

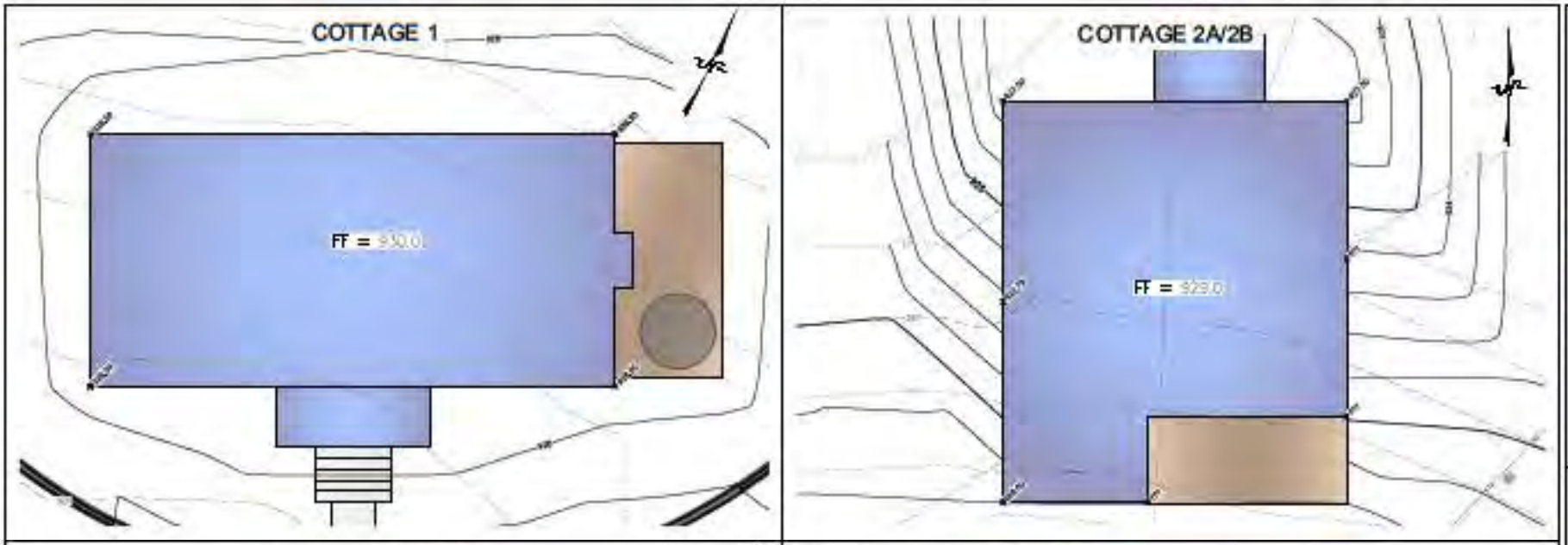
GRADING PLAN - COTTAGE 22-28

ISSUED FOR REVIEW

SCALE

PROJECT NO.
240005

SHEET NO.
C223



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

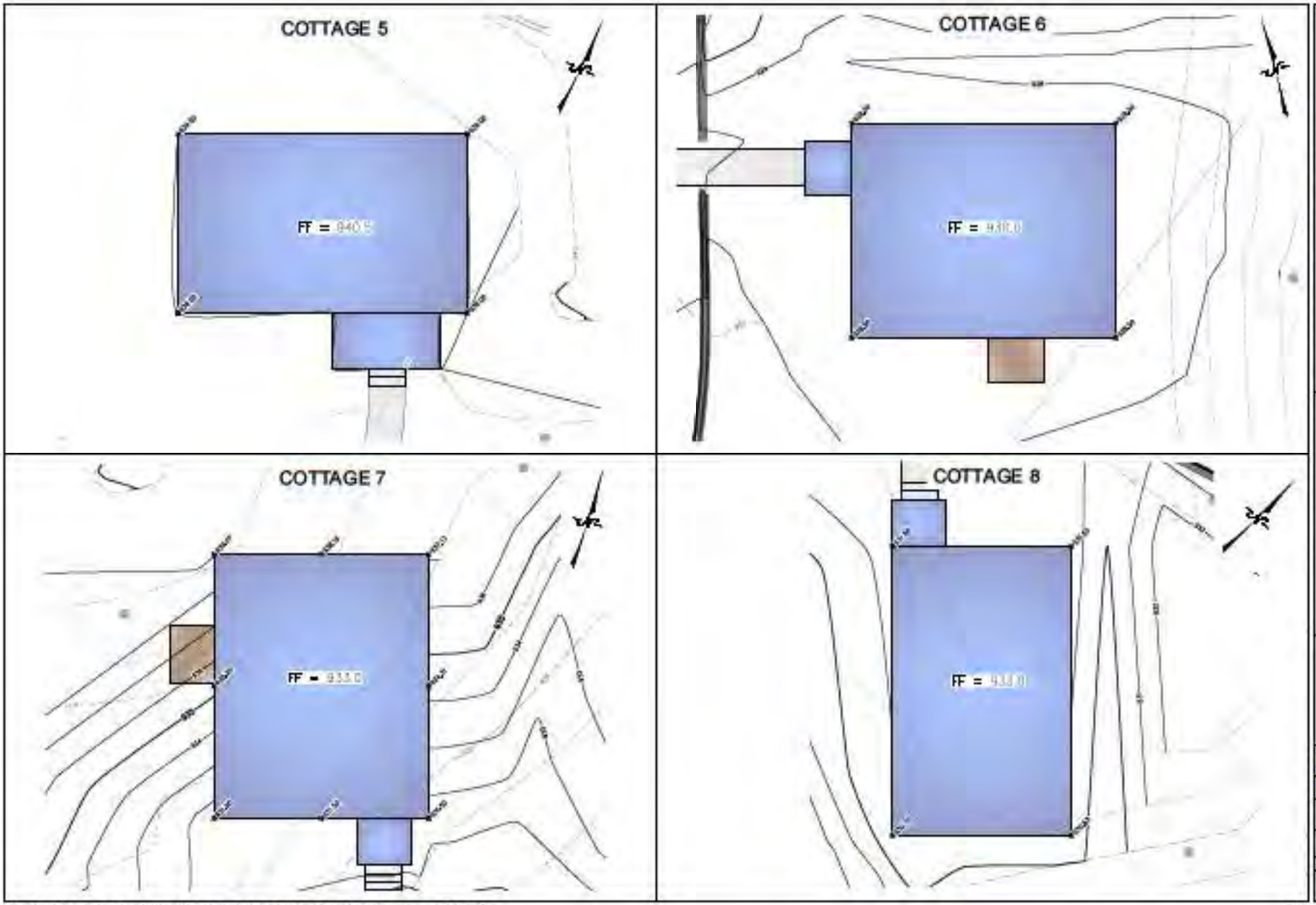
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE DTL 1-4

ISSUED FOR REVIEW

PROJECT NO.
24.0005

SHEET NO.
C224



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

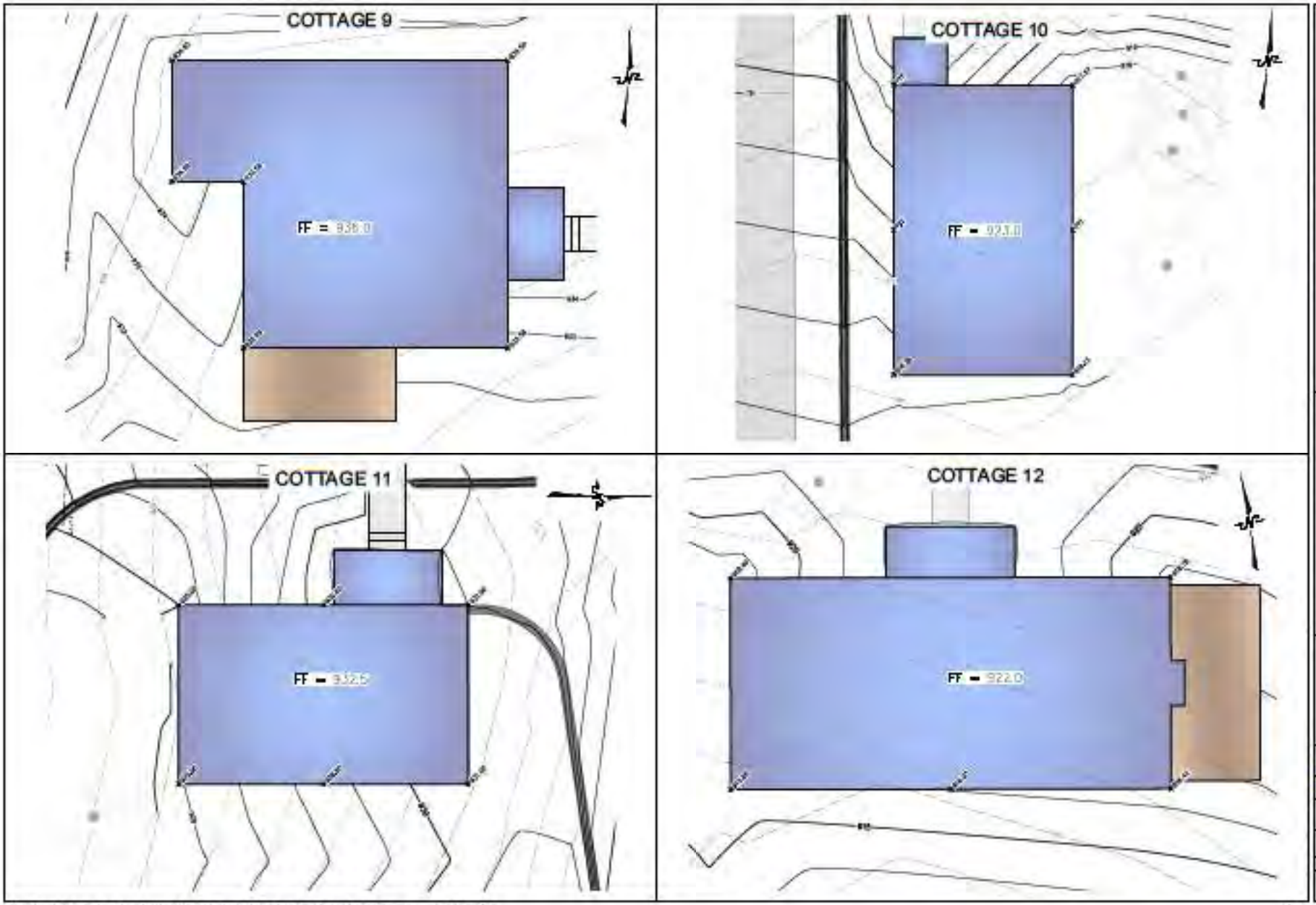
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE BTL 5-8

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C225



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

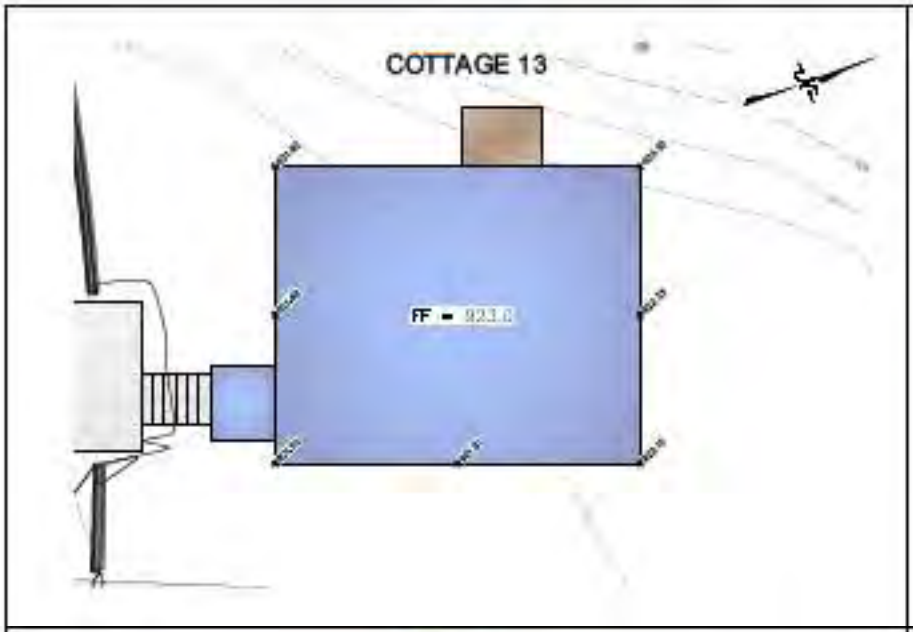
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

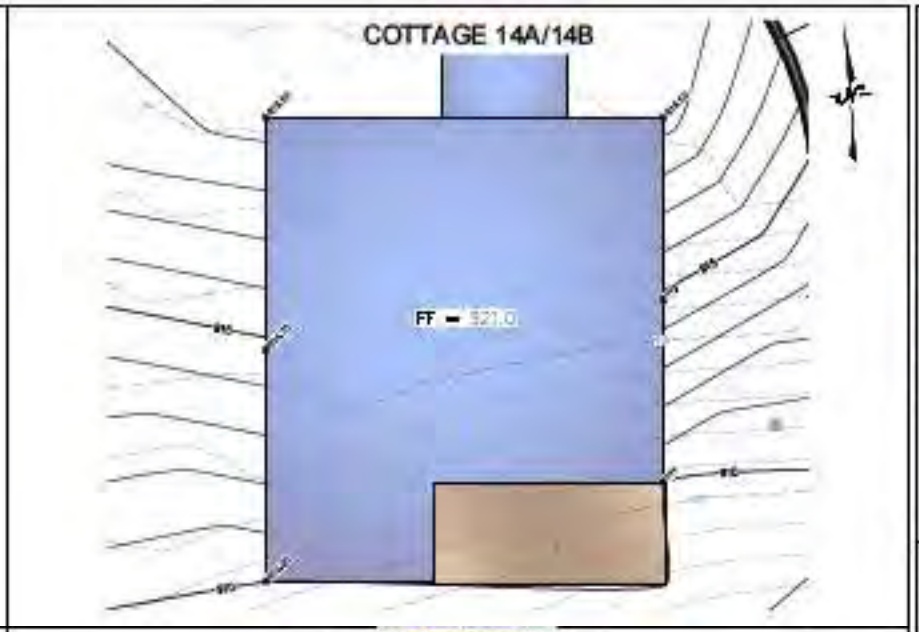
GRADING PLAN - COTTAGE DTL 9-12

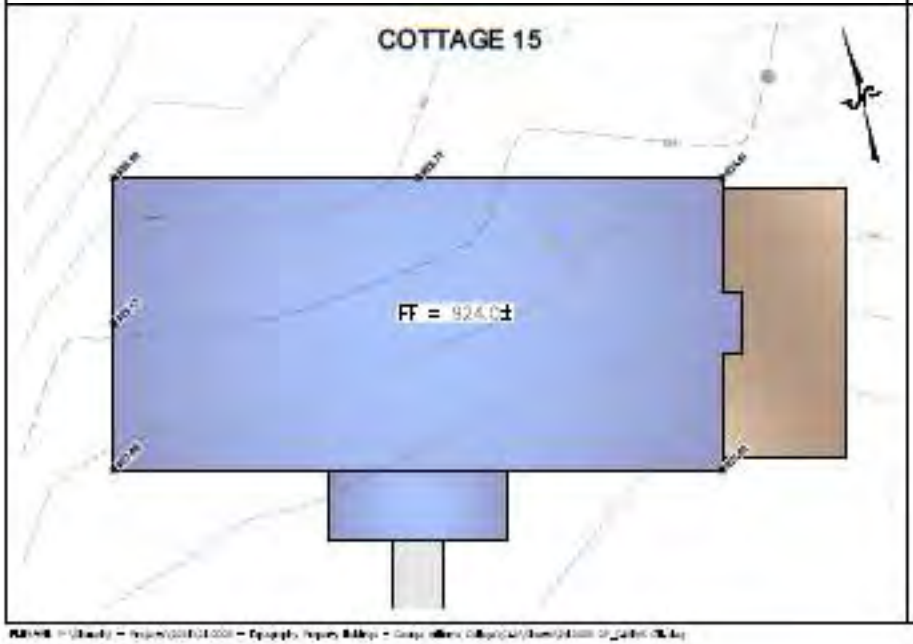
ISSUED FOR REVIEW

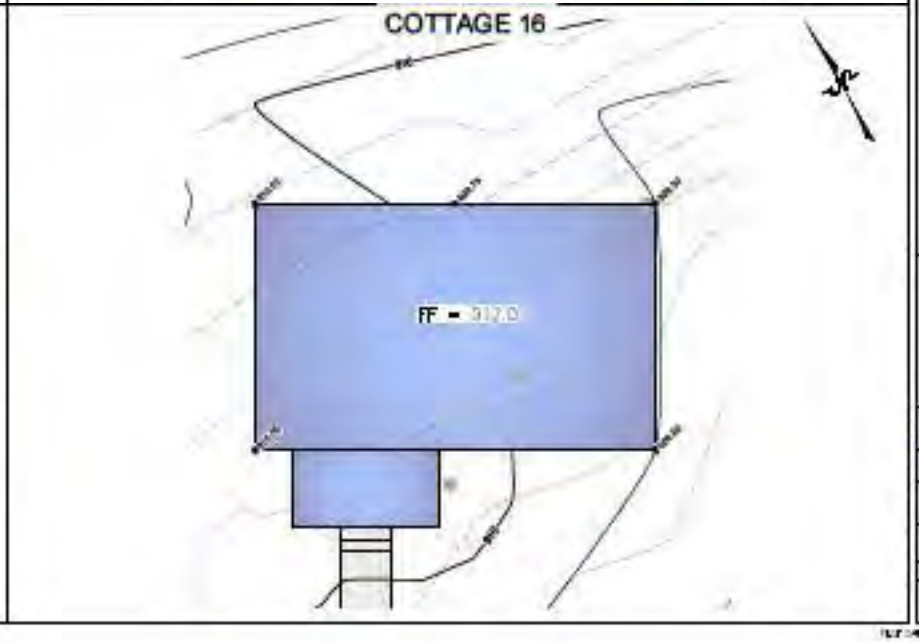
PROJECT NO.
240005

SHEET NO.
C226









SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

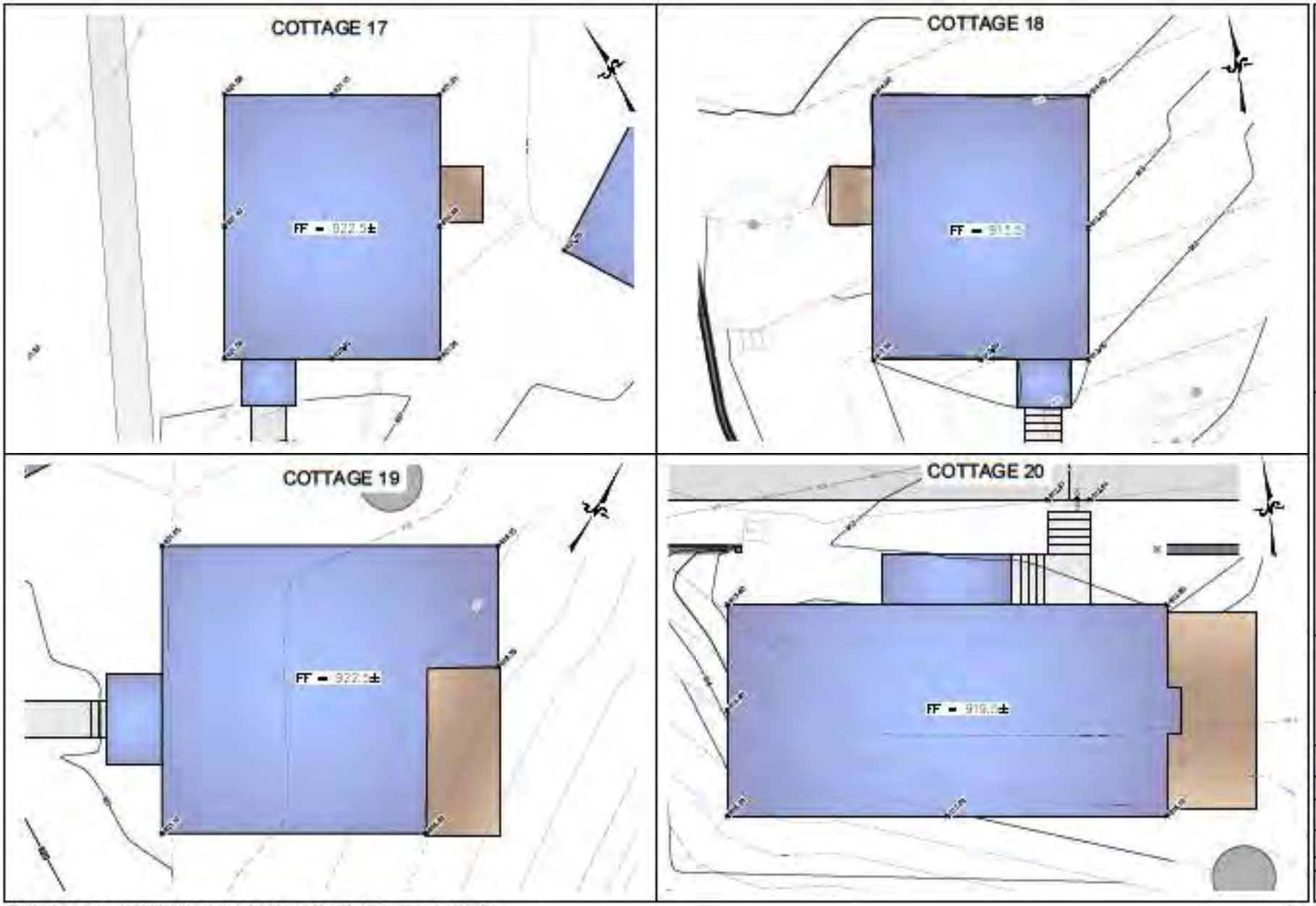
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

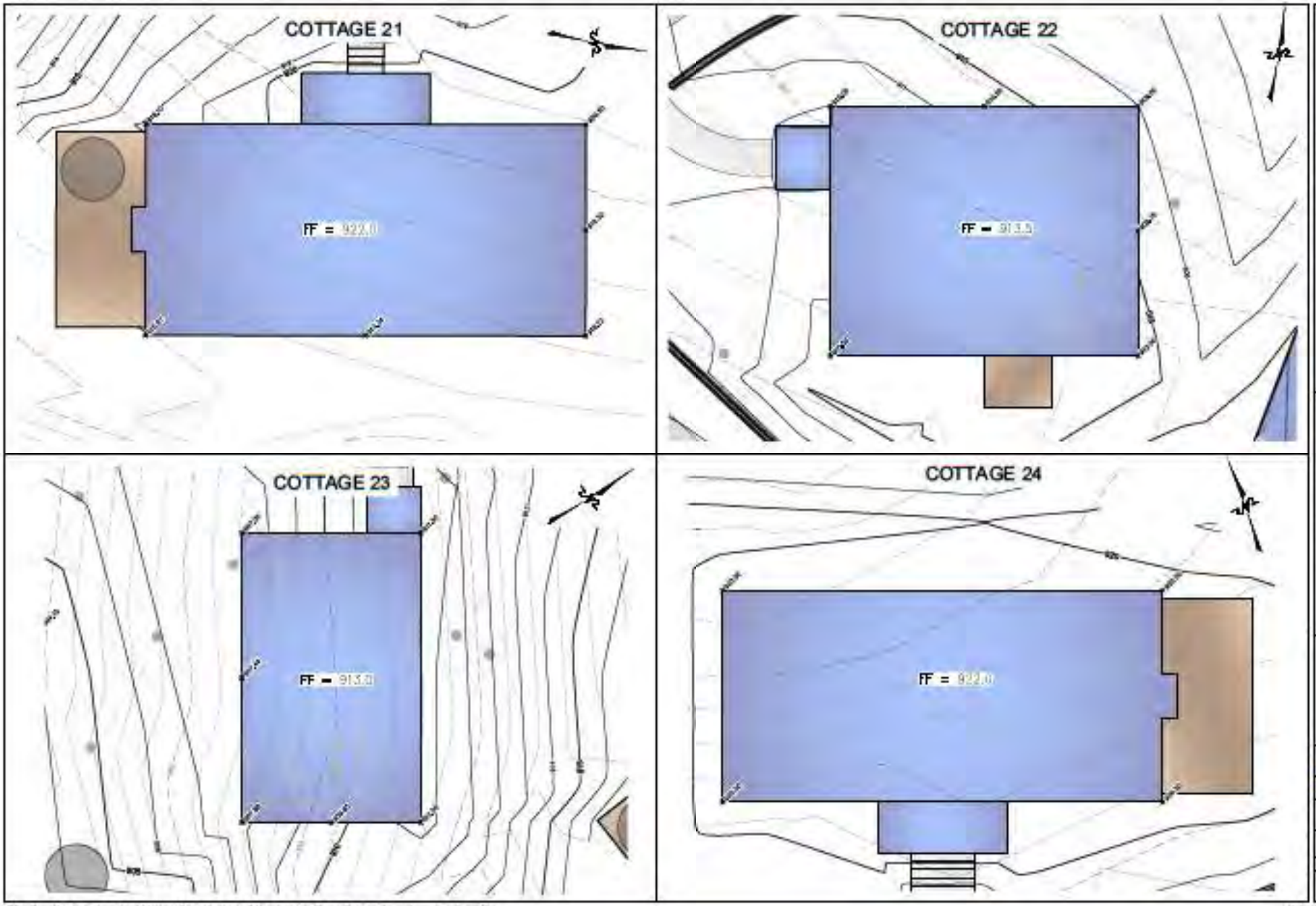
GRADING PLAN - COTTAGE DTL 13-16

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C227


COTTAGE 17
FF = 922.5±
COTTAGE 18
COTTAGE 19
COTTAGE 20
FF = 919.7±
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
GRADING PLAN - COTTAGE DTL 17-20
ISSUED FOR REVIEW
PROJECT NO.
240005
SHEET NO.
C228



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

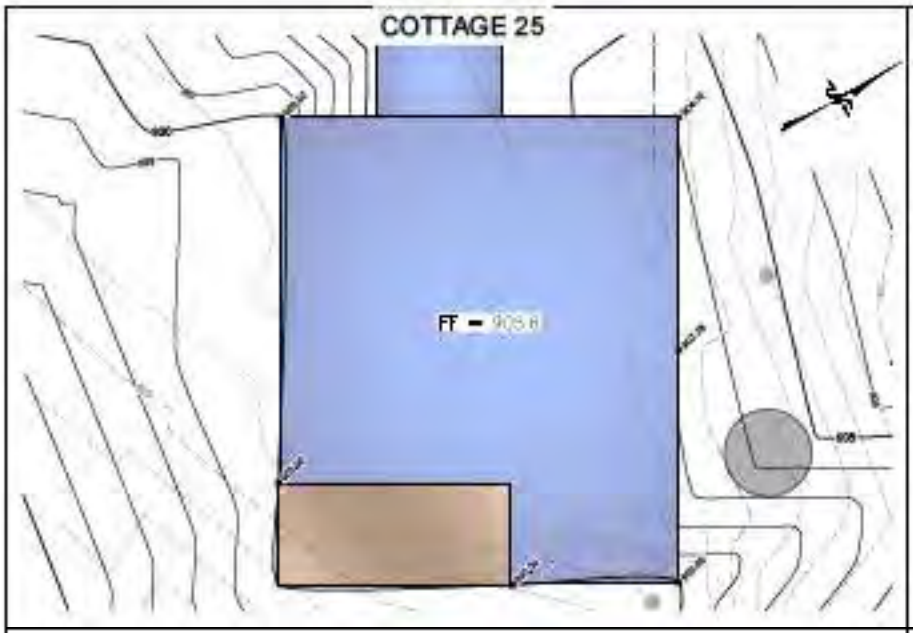
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

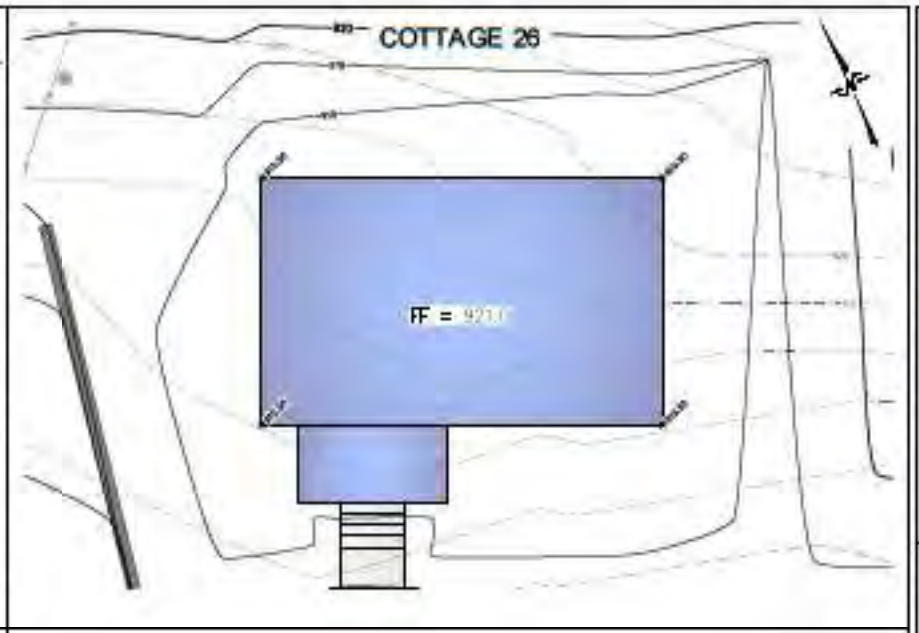
GRADING PLAN - COTTAGE DTL 21-24

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C229





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

GRADING PLAN - COTTAGE DTL 25-26

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C230

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
GRADING PLAN - PARKING LOTS
ISSUED FOR REVIEW
C232
RAVINIA ROAD
CONST. ANCHOR BLVD.

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

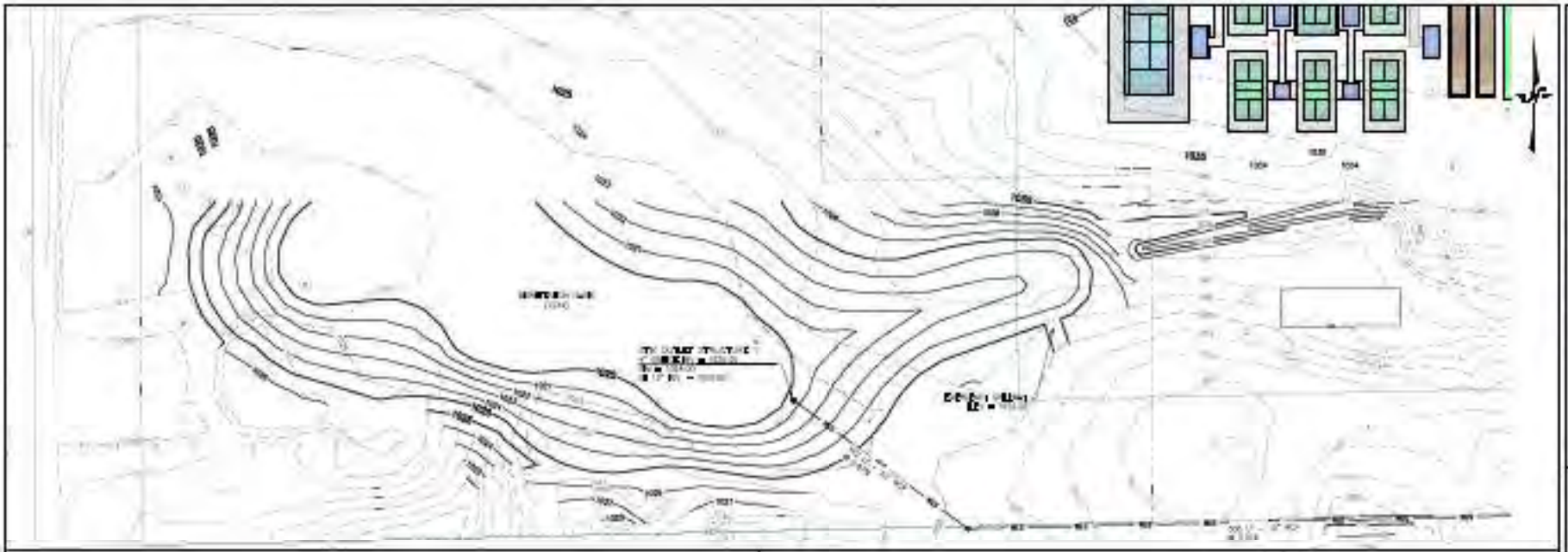
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR

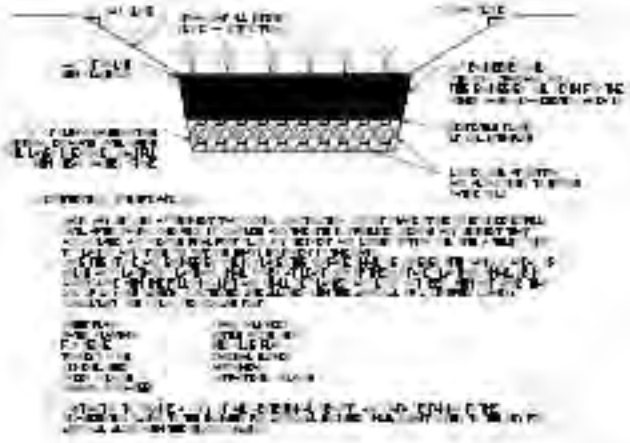
GRADING PLAN - PARKING LOTS

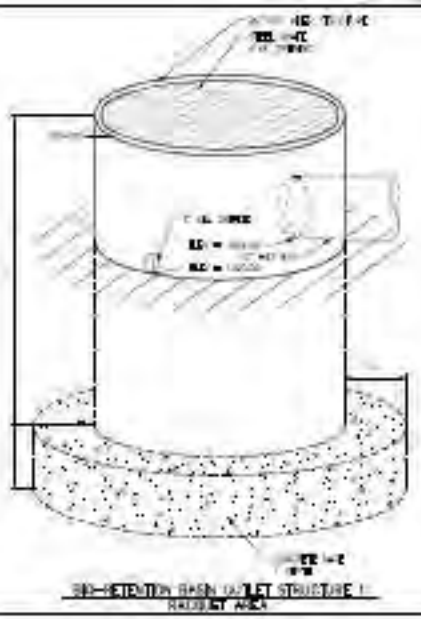
ISSUED FOR REVIEW

PROJECT NO. 24.0005

SHEET NO. C233







SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

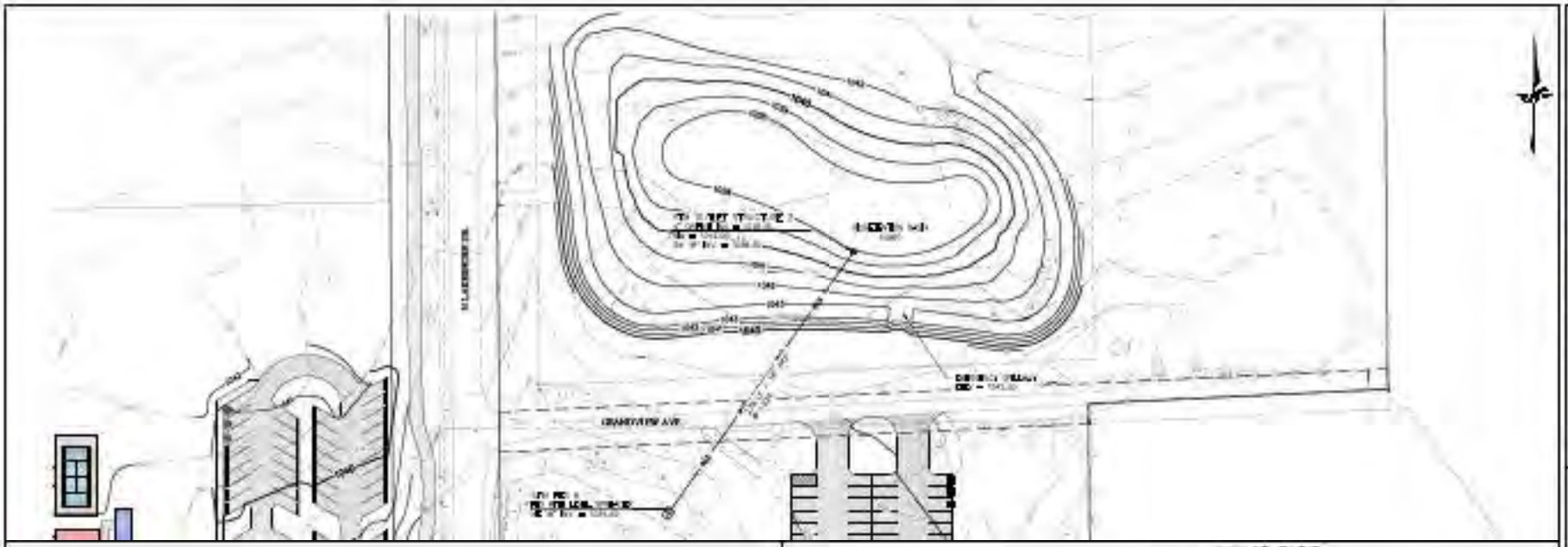
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

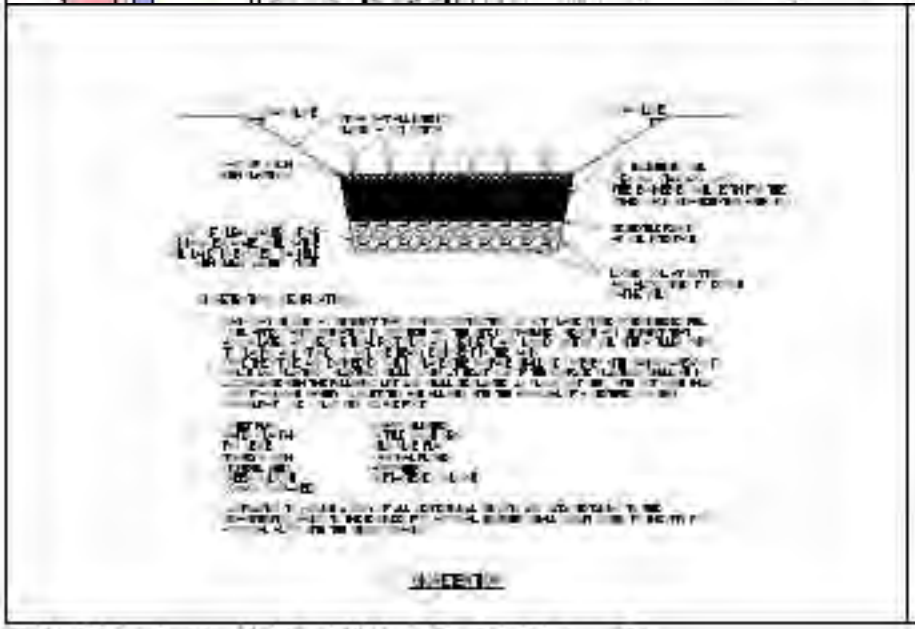
BIORETENTION BASIN DETAILS (1 OF 4)

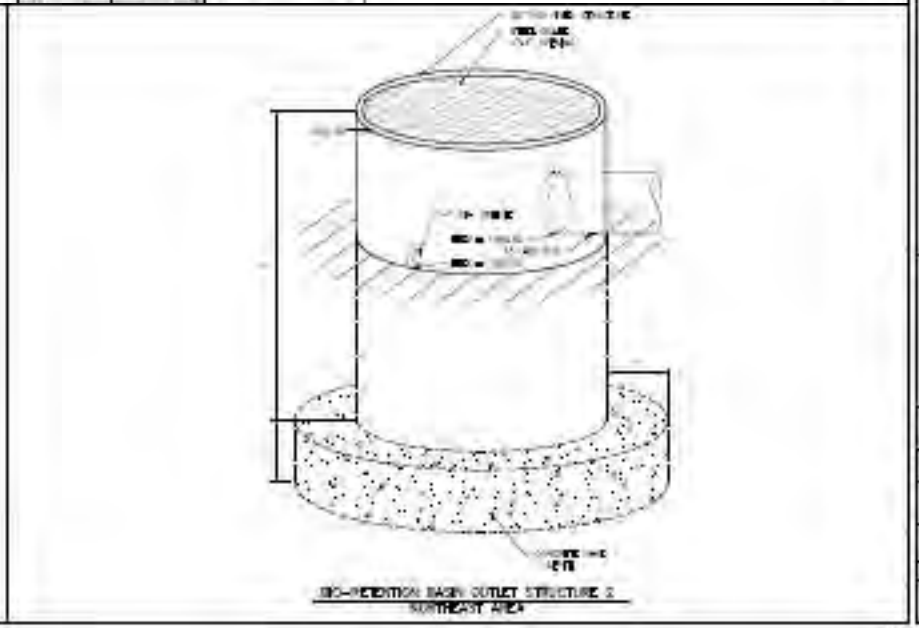
ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C234







BIO-RETENTION BASIN OUTLET STRUCTURE 2
NORTHEAST AREA

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

BIORETENTION BASIN DTL (SMP)

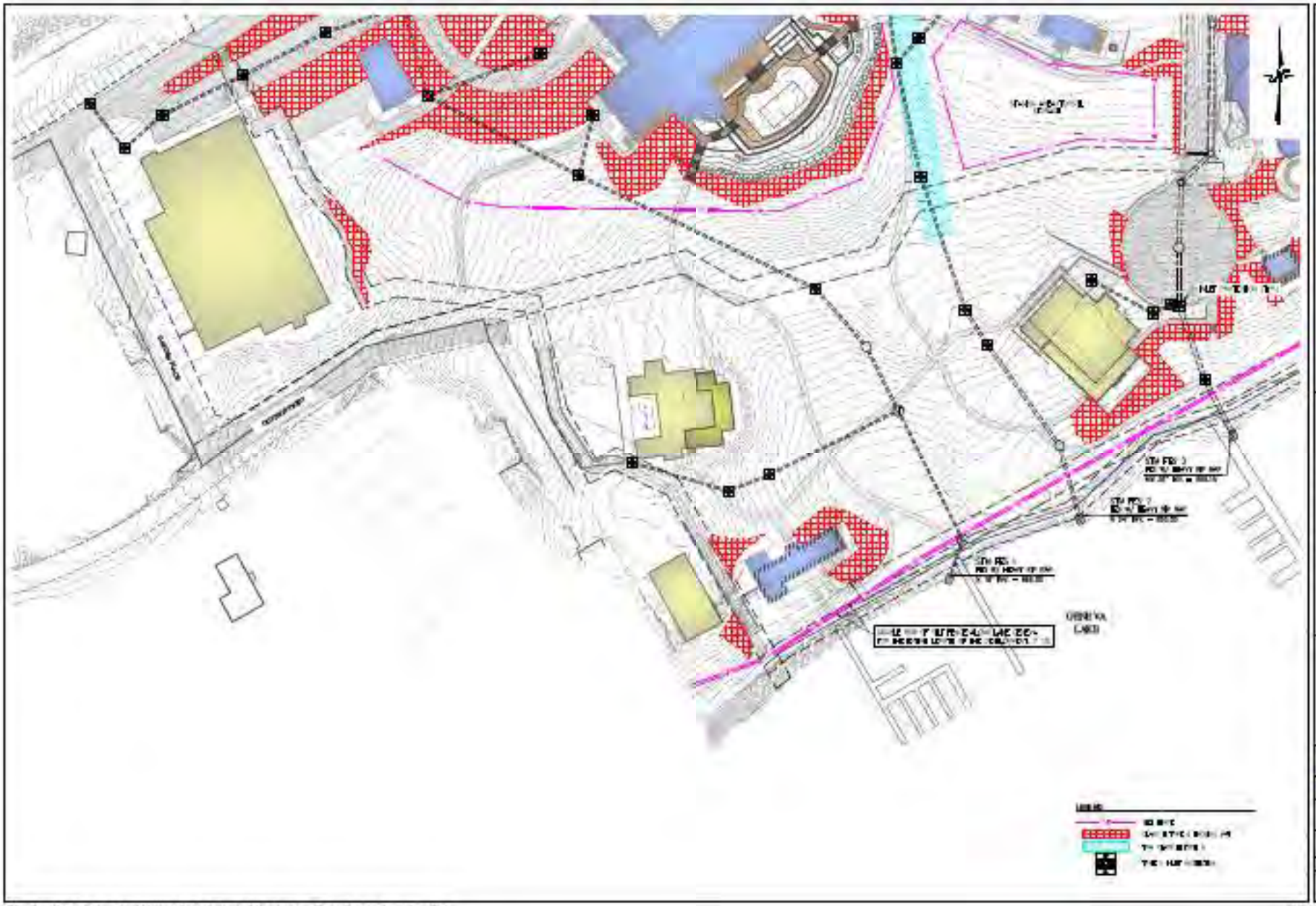
ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C235

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
EROSION CONTROL
ISSUED FOR REVIEW
C301

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
EROSION CONTROL PLAN
ISSUED FOR REVIEW
C302



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

EROSION CONTROL PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

C303

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
EROSION CONTROL PLAN
ISSUED FOR REVIEW
C304

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
EROSION CONTROL PLAN
ISSUED FOR REVIEW
C305

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
SEDIMENT BASIN 1 - AMPHITHEATER
ISSUED FOR REVIEW
C310

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

SEDIMENT BASIN 2 - LODGE WEST

ISSUED FOR REVIEW

PROJECT NO.
24.0005

C311

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
SEDIMENT BASIN 3 - LODGE EAST
ISSUED FOR REVIEW
C312

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
SEDIMENT BASIN 4 - SPA
ISSUED FOR
REVIEW
24.0005
C313

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
STORM SEWER OVERVIEW
ISSUED FOR REVIEW
PROJECT NO.
24.0005
C400
PRIVATE
C427
C408
C423
C425
C405
C412
C422
C426
C424
C403
C421
C451

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
CONSTIANCE BLVD STA 30+00 - 38+00
ISSUED FOR
C403

C404
CONSTRUCTION
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
CONSTIANCE BLVD STA 38+00 - 44+50
MATCH LINE STA 38+00

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
MARY LODGE DRIVEWAY
ISSUED FOR
REVIEW
C405
CONSTANCE BLVD
RAYDEN RD

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

ROAD A PLAN & PROFILE

ISSUED FOR REVIEW

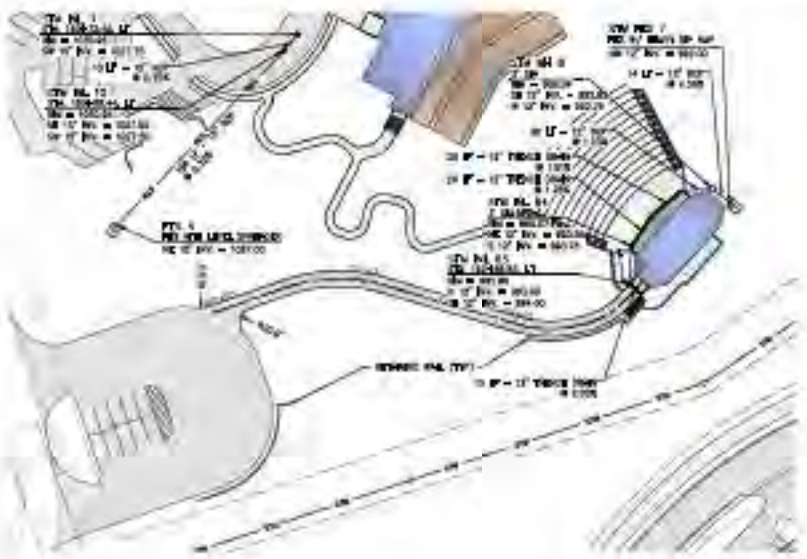
PROJECT NO.
24.0005

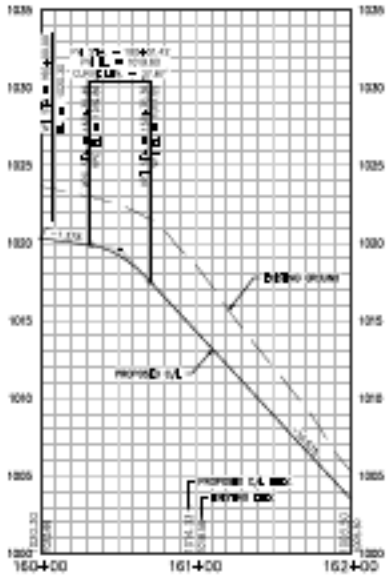
C407

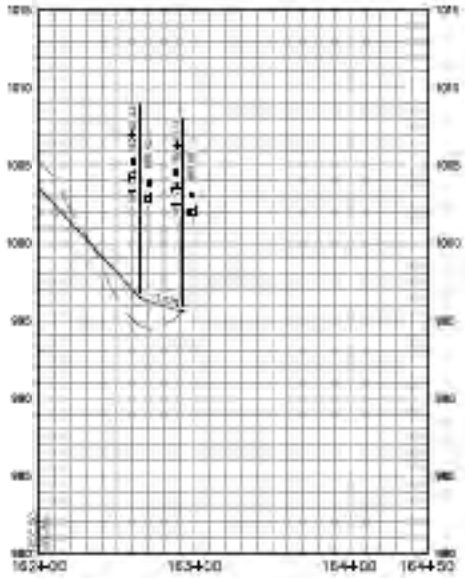
C408
ISSUED FOR REVIEW
ROAD B PLAN & PROFILE
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
CONSTANCE BLVD.
ROAD A
ROAD B

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
ROAD C PLAN & PROFILE
C409

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
MAINTENANCE BUILDING DRIVE
ISSUED FOR REVIEW
C410
CORBIN ARCH BLVD
ROAD C
ROAD B







SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

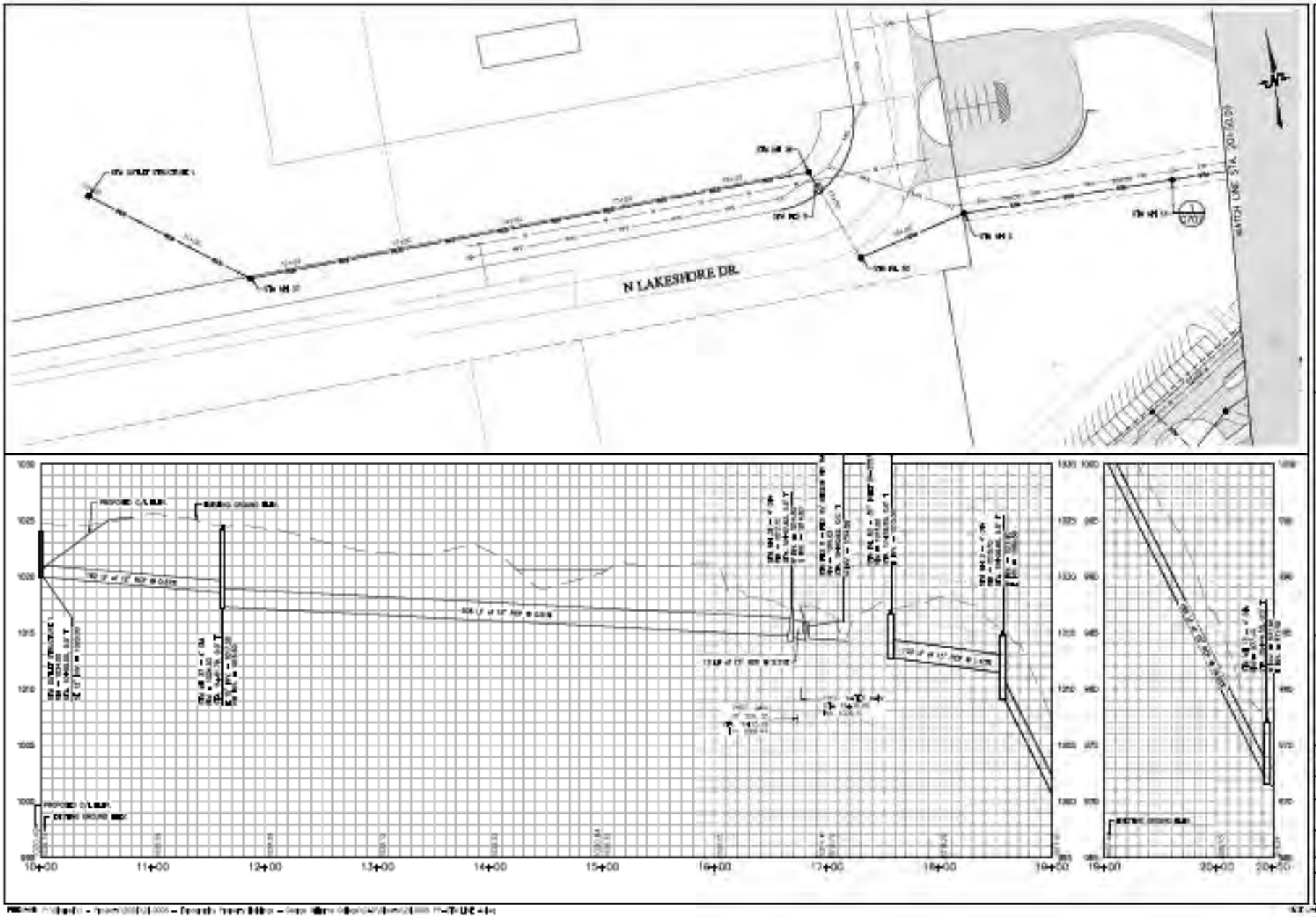
LYNCH & ASSOCIATES

SANDSHELL DRIVEWAY

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C411



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

STORM LINE A

ISSUED FOR REVIEW

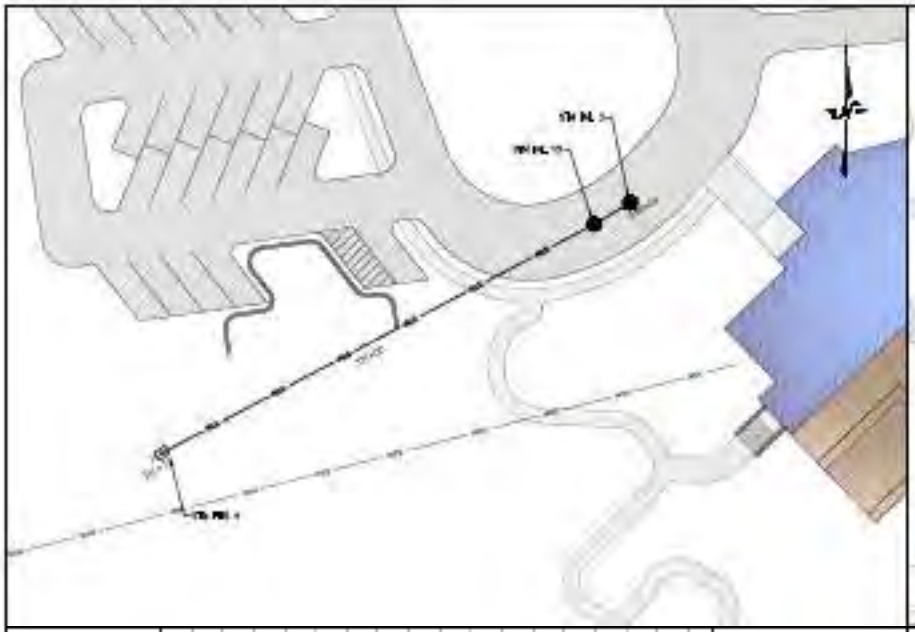
PROJECT NO.
240005

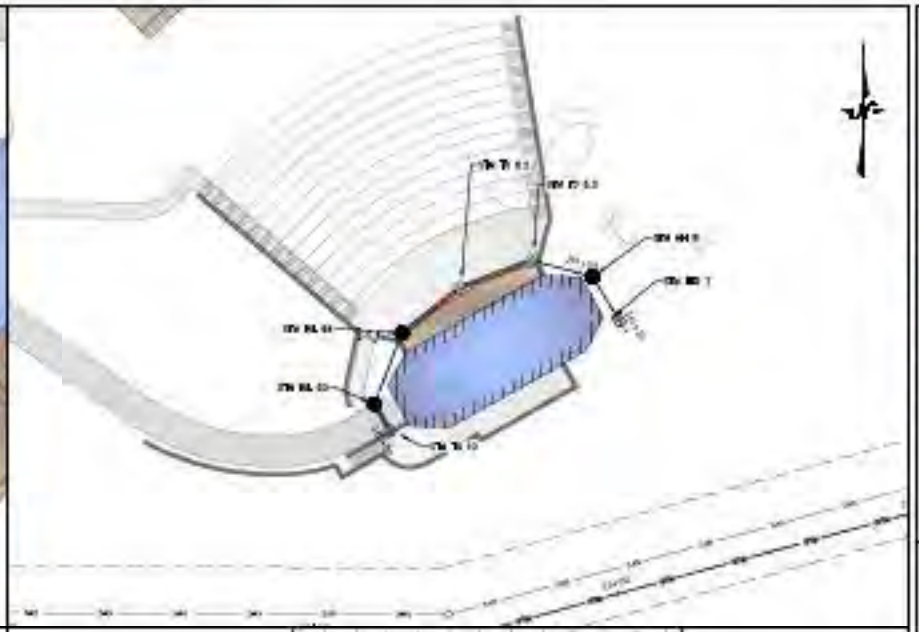
SHEET NO.
C421

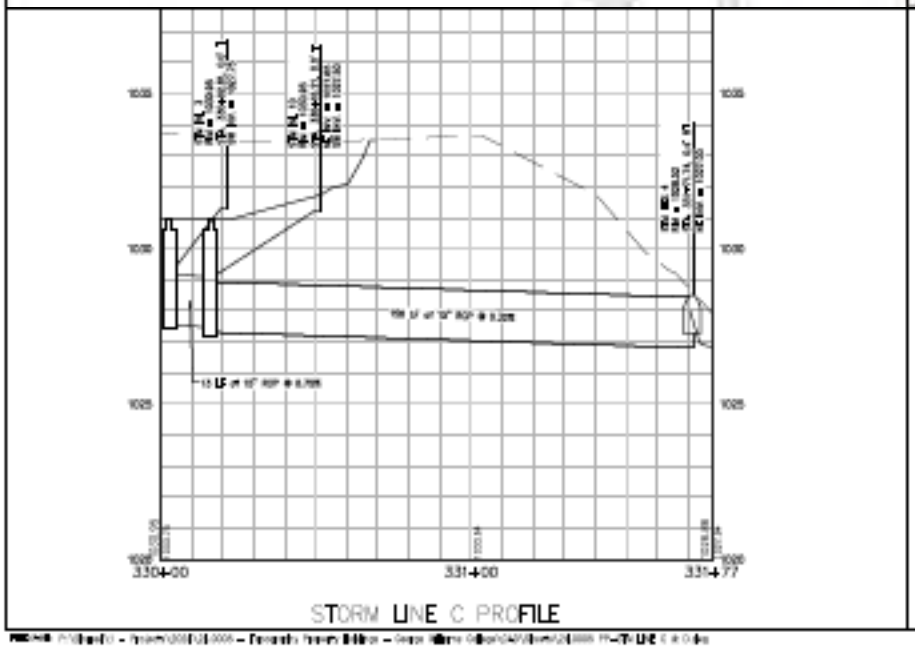
C422
STORM LINE A
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

LYNCH & ASSOCIATES
THE PRESERVE AT WILLIAMS BAY
STORM LINE A
ISSUED FOR REVIEW
C423

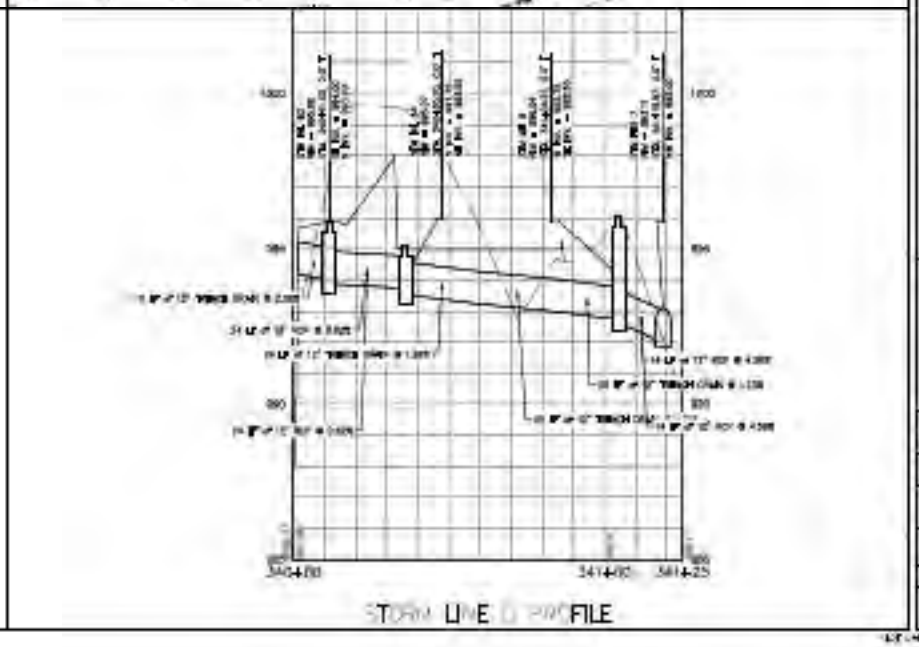
C424
STORM LINE B
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
NORTH LINE STA. 604+00.00







STORM LINE C PROFILE



STORM LINE D PROFILE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

STORM LINE C & D

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C426

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
STORM LINE B
ISSUED FOR
C427

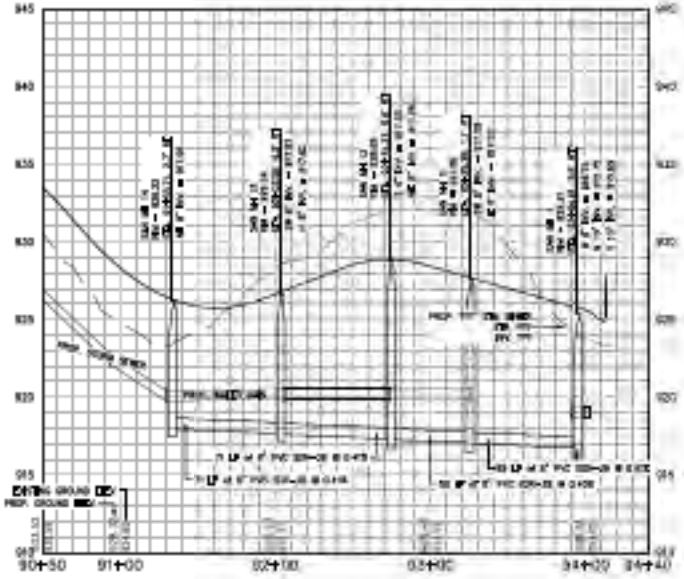
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
PAVING PLAN
ISSUED FOR
REVIEW
C430
PUBLIC

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
WATER MAIN OVERVIEW
ISSUED FOR REVIEW
C501
C511
C508
C503
C504
C505
C509
C502
C506
C510
C507

C650
ISSUED FOR REVIEW
SANITARY SEWER OVERVIEW
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
C605
C609
C606
C651
C603
C604
C602
C652
PRIVATE
C608
C653
C607
PUBLIC
C606

SANITARY SEWER LATERALS		
BUILDING	STATION	OFFSET
COTTAGE 1 WYE	90+37.93	0.00' R
COTTAGE 1 END	90+42.93	30.00' L
COTTAGE 2A/2B WYE	91+62.00	0.00' R
COTTAGE 2A/2B END	91+62.00	26.00' R
COTTAGE 3 WYE	92+67.76	0.00' R
COTTAGE 3 END	92+59.10	34.00' L
COTTAGE 4A/4B WYE	93+66.71	0.00' R
COTTAGE 4A/4B END	93+67.44	26.00' R
COTTAGE 5 WYE	95+16.50	0.00' R
COTTAGE 5 END	95+65.87	12.00' L
COTTAGE 6 WYE	93+31.00	0.00' R
COTTAGE 6 END	93+32.00	26.00' R
COTTAGE 7 WYE	93+16.00	0.00' R
COTTAGE 7 END	93+15.76	34.00' L
COTTAGE 8 WYE	93+62.54	0.00' R
COTTAGE 8 END	93+71.15	34.00' R
COTTAGE 9 WYE	93+36.59	0.00' R
COTTAGE 9 END	93+41.04	32.74' L
COTTAGE 2A WYE	91+60.00	0.00' L
COTTAGE 2A END	91+40.00	0.00' L
COTTAGE 2A WYE	91+47.50	30.00' R
COTTAGE 2A END	91+80.94	122.16' R





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

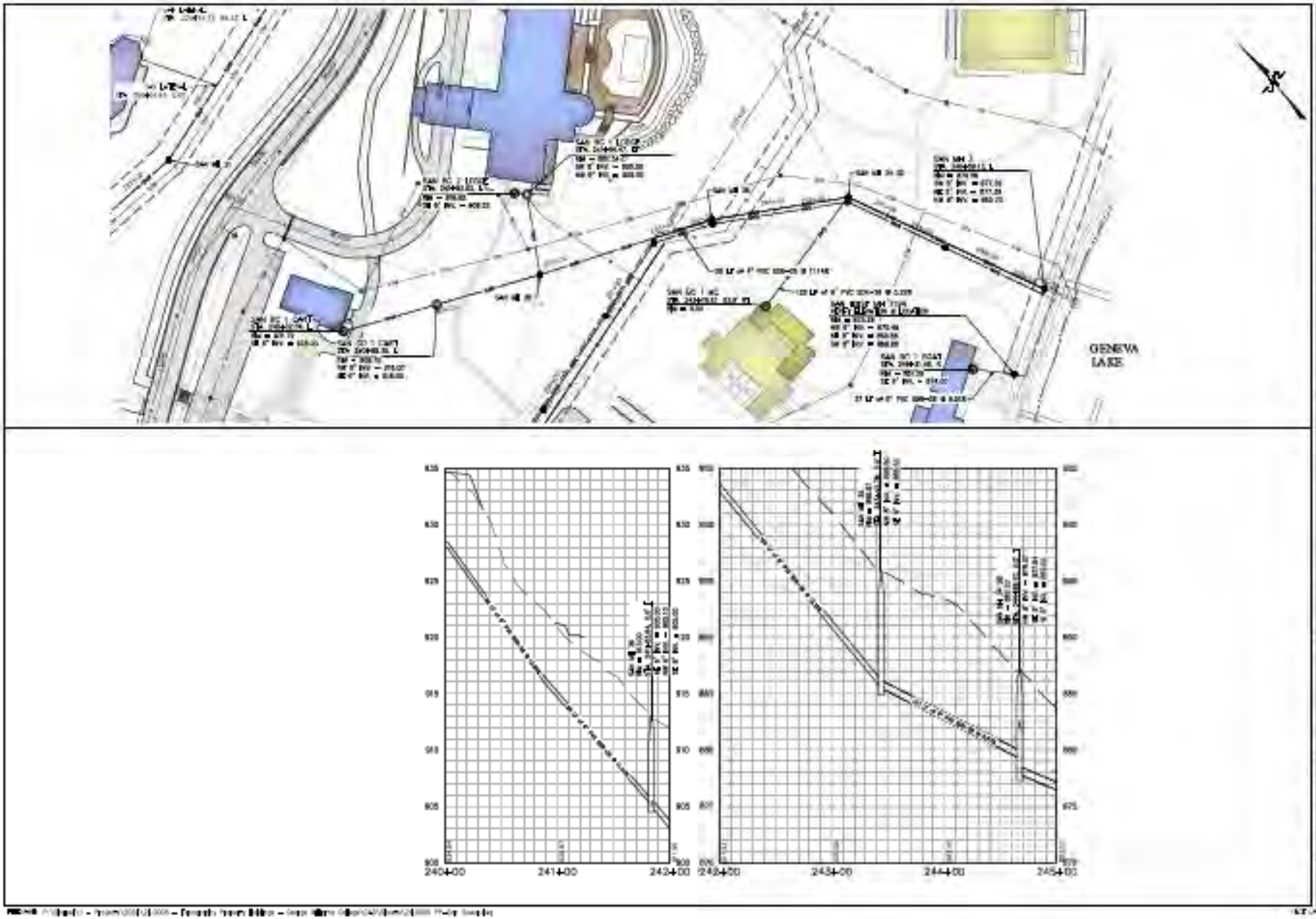
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C651



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

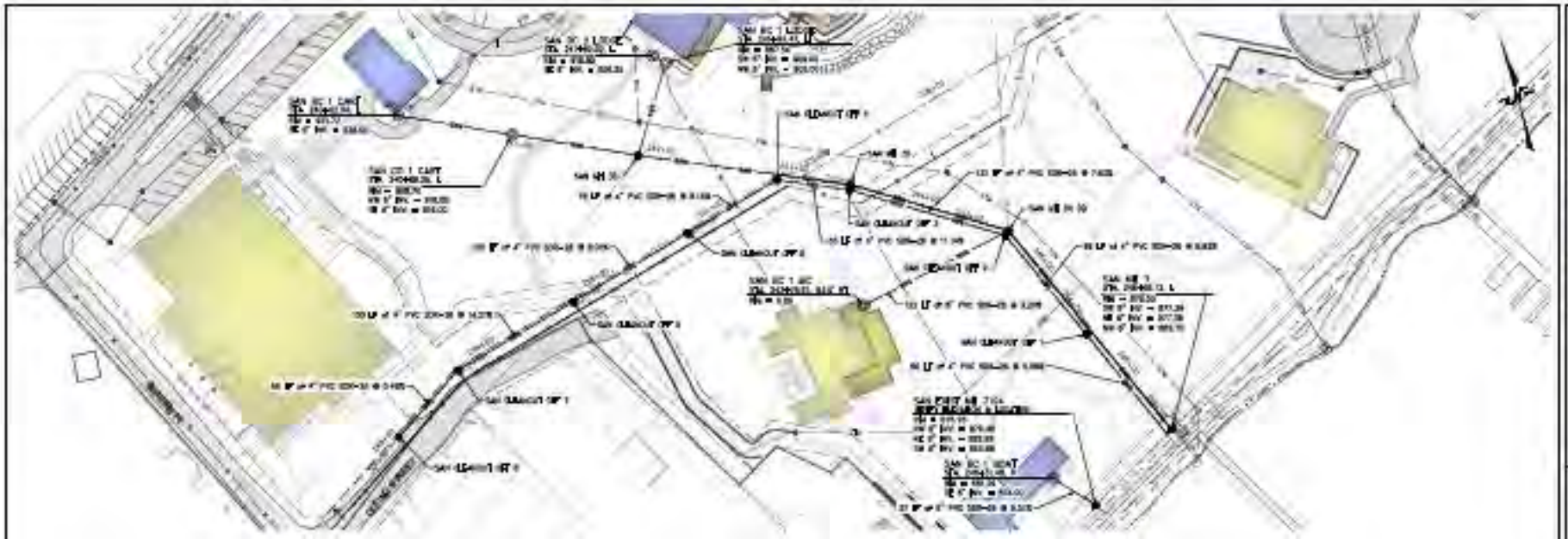
SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.: 24D005

SHEET NO.: C652

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
SANITARY SEWER PLAN & PROFILE
ISSUED FOR REVIEW
C653
RAVINA RD.
N. LAKESHORE DRIVE



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

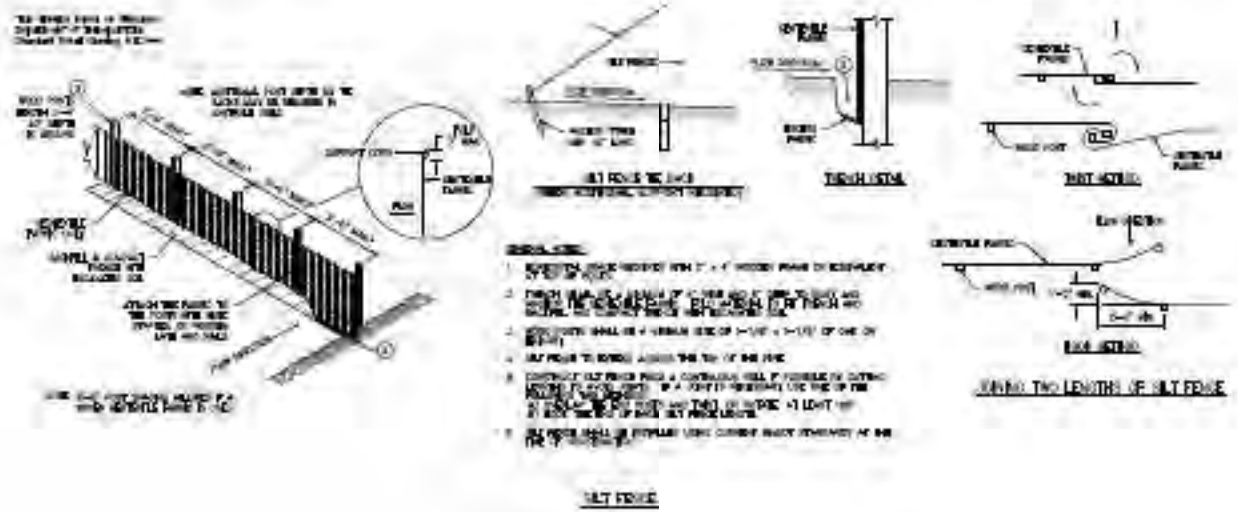
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SANITARY SEWER PLAN & PROFILE

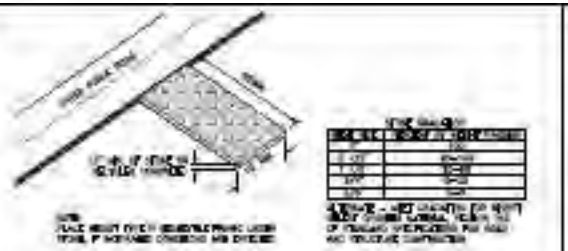
ISSUED FOR REVIEW

PROJECT NO.
240005

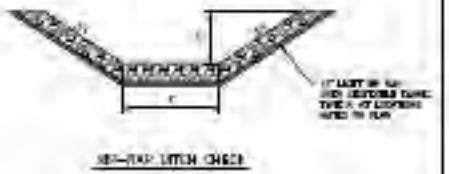
SHEET NO.
C654



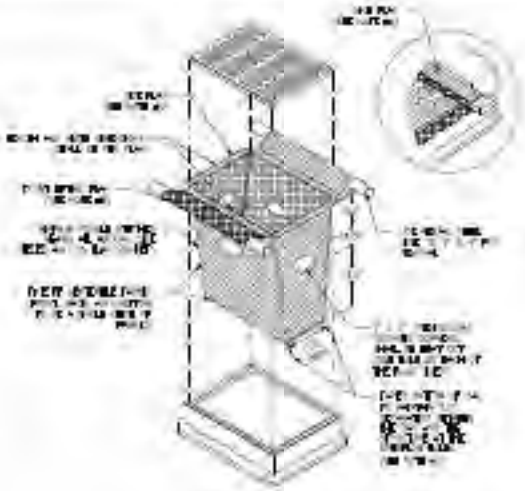
SILT FENCE



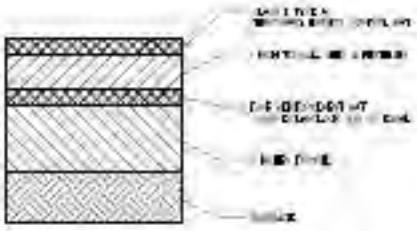
STONE TRACKING PAD



V-TRAP DITCH CHECK



INLET PROTECTION (TYPE 3)



TURF REINFORCEMENT MAT

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

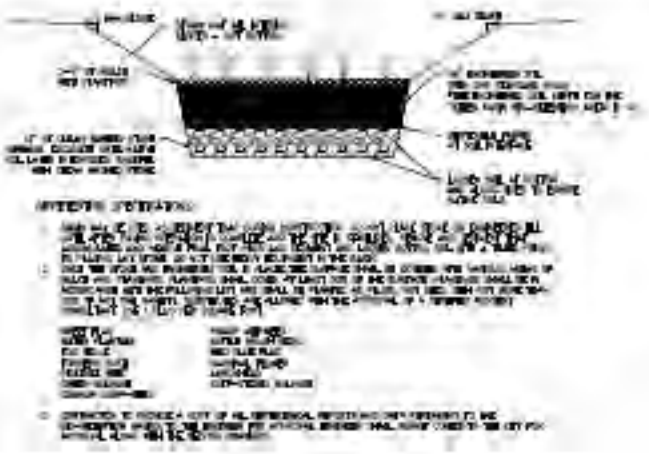
LYNCH & ASSOCIATES

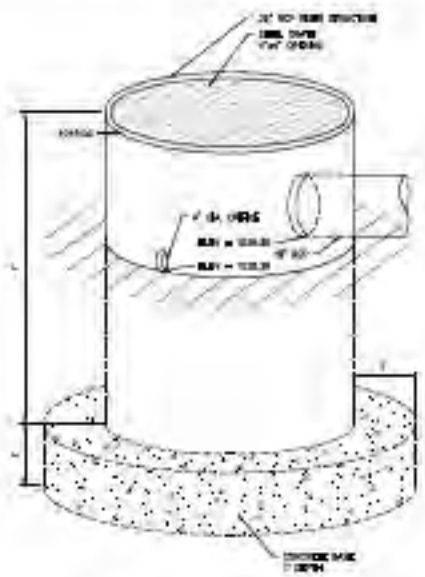
CONSTRUCTION DETAILS

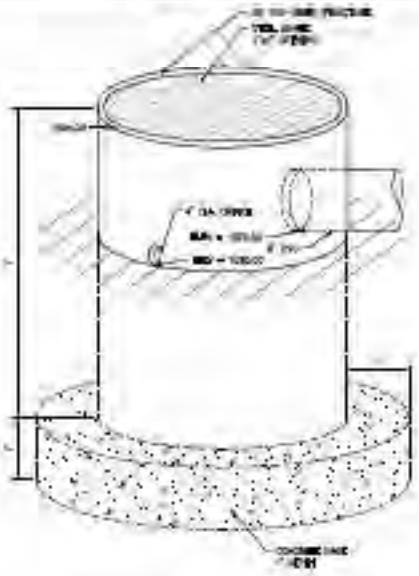
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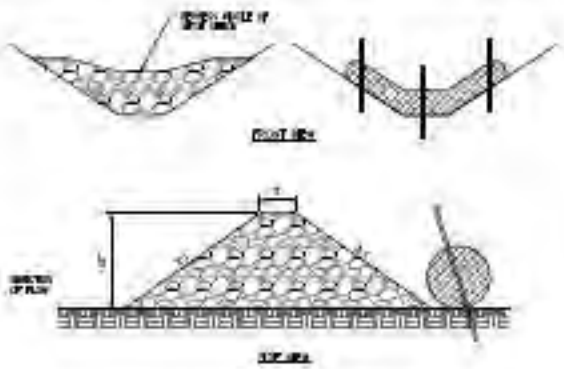
240005

C701









SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

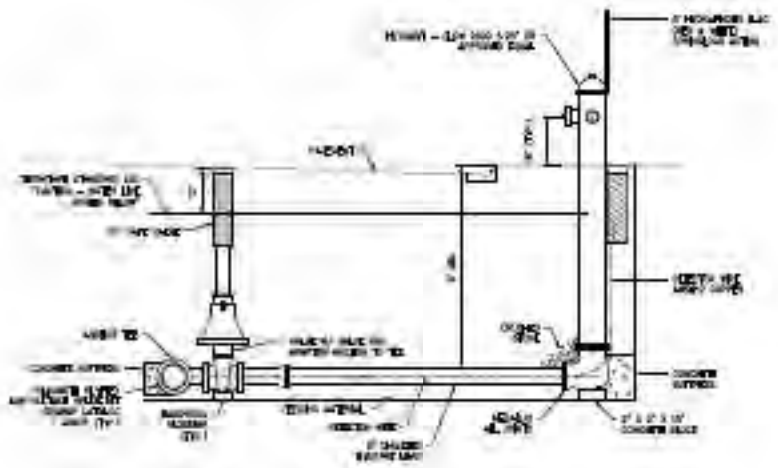
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

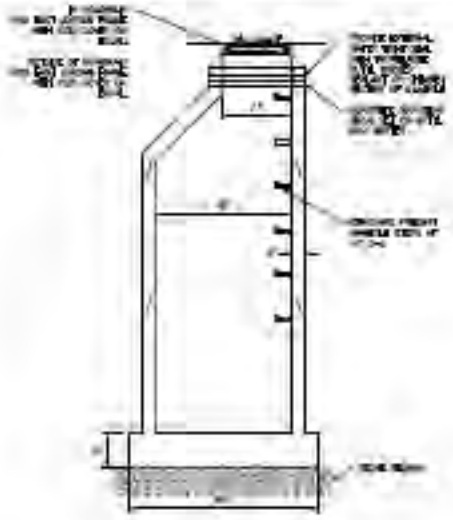
ISSUED FOR REVIEW

240005

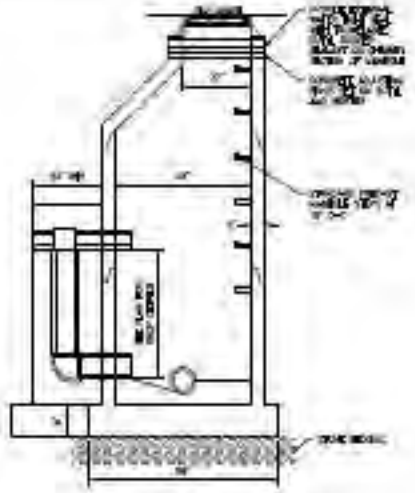
C702



FIRE HYDRANT



SANITARY SEWER PRE-CAST MANHOLE



SANITARY SEWER – OUTSIDE DROP PRE-CAST MANHOLE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

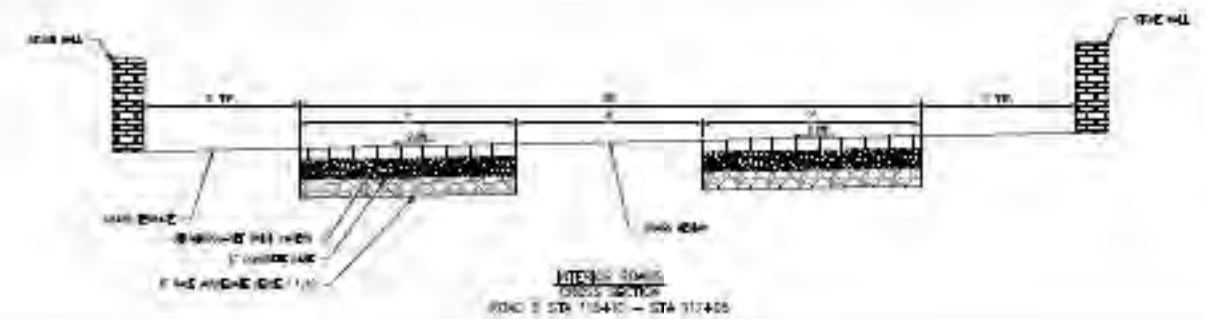
LYNCH & ASSOCIATES

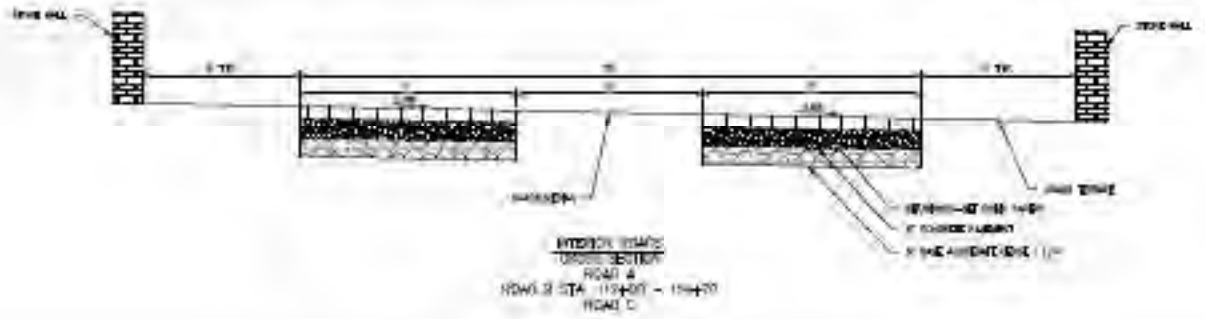
CONSTRUCTION DETAILS

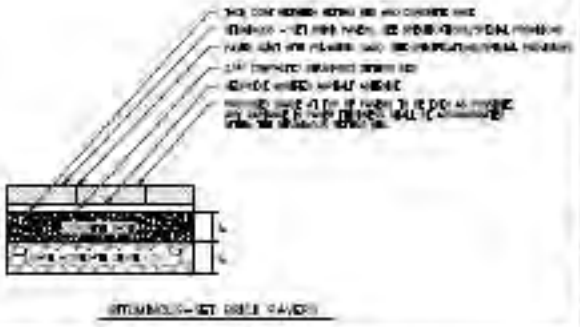
ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C703







SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

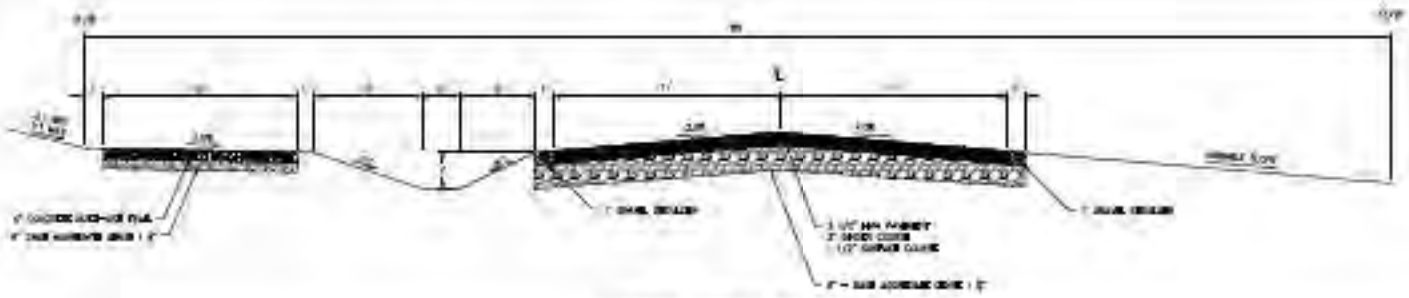
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

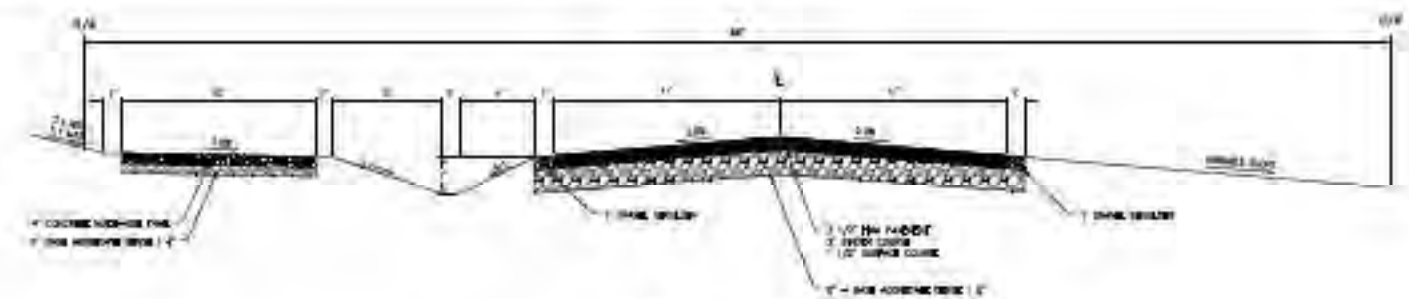
ISSUED FOR REVIEW

PROJECT NO.
240005

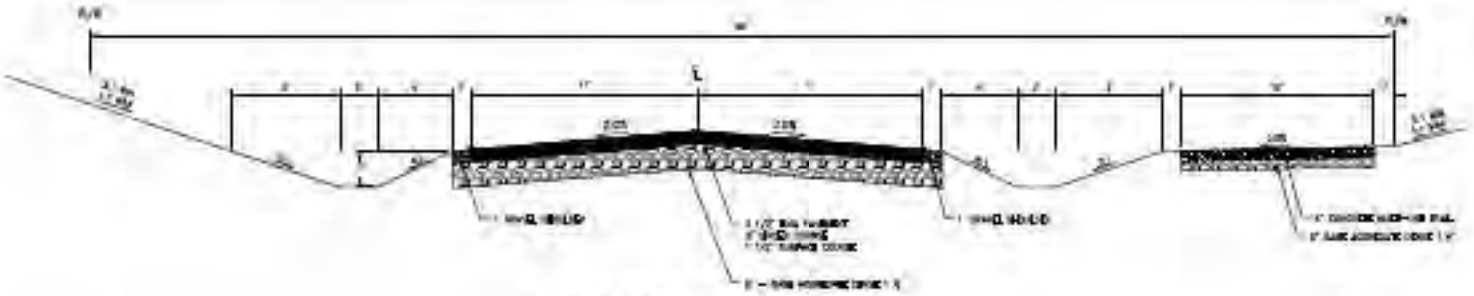
SHEET NO.
C704



CONSTANCE BOULEVARD TYPICAL SECTION



CONSTANCE BOULEVARD TYPICAL SECTION



CONSTANCE BOULEVARD TYPICAL SECTION

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

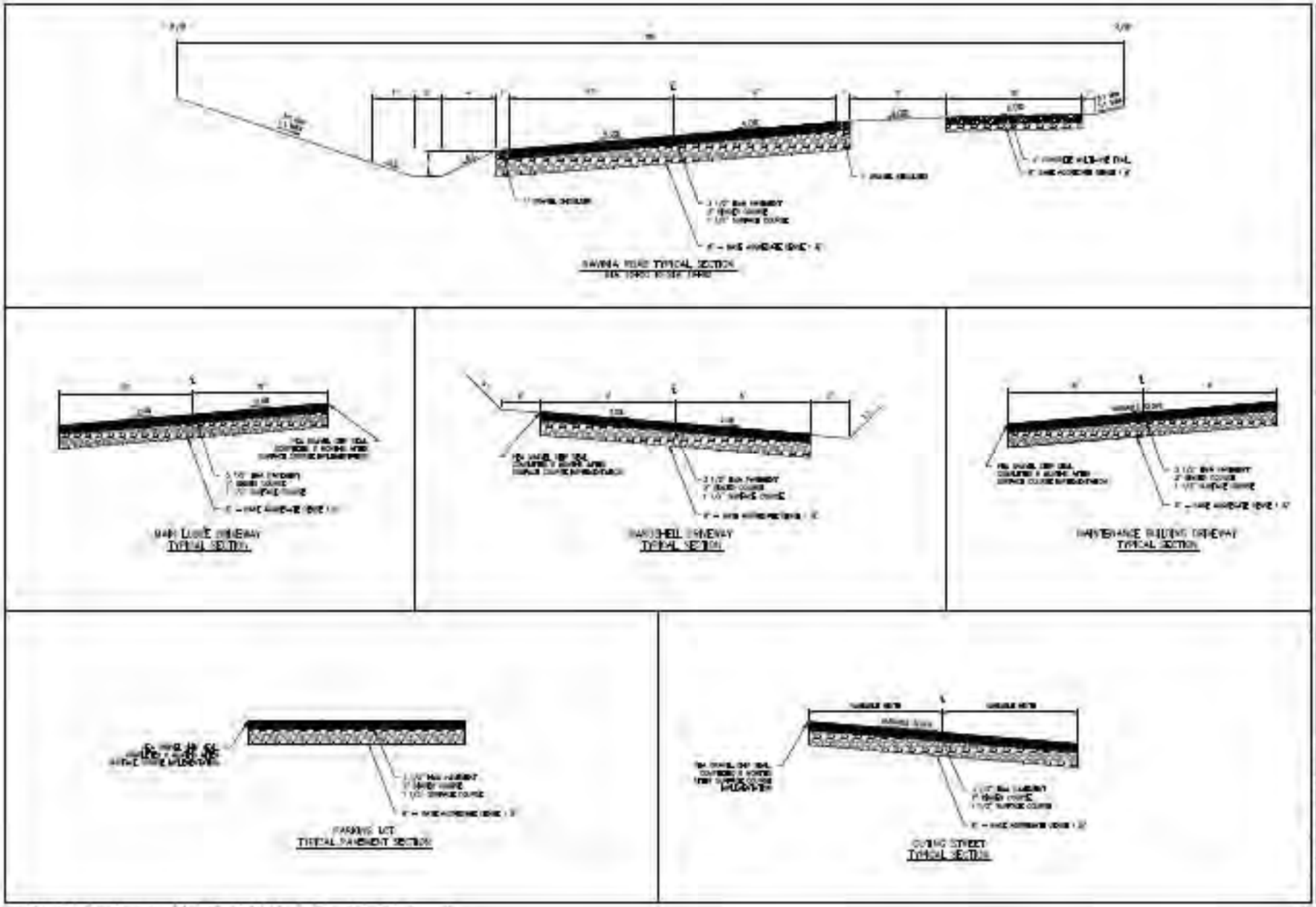
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C705



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

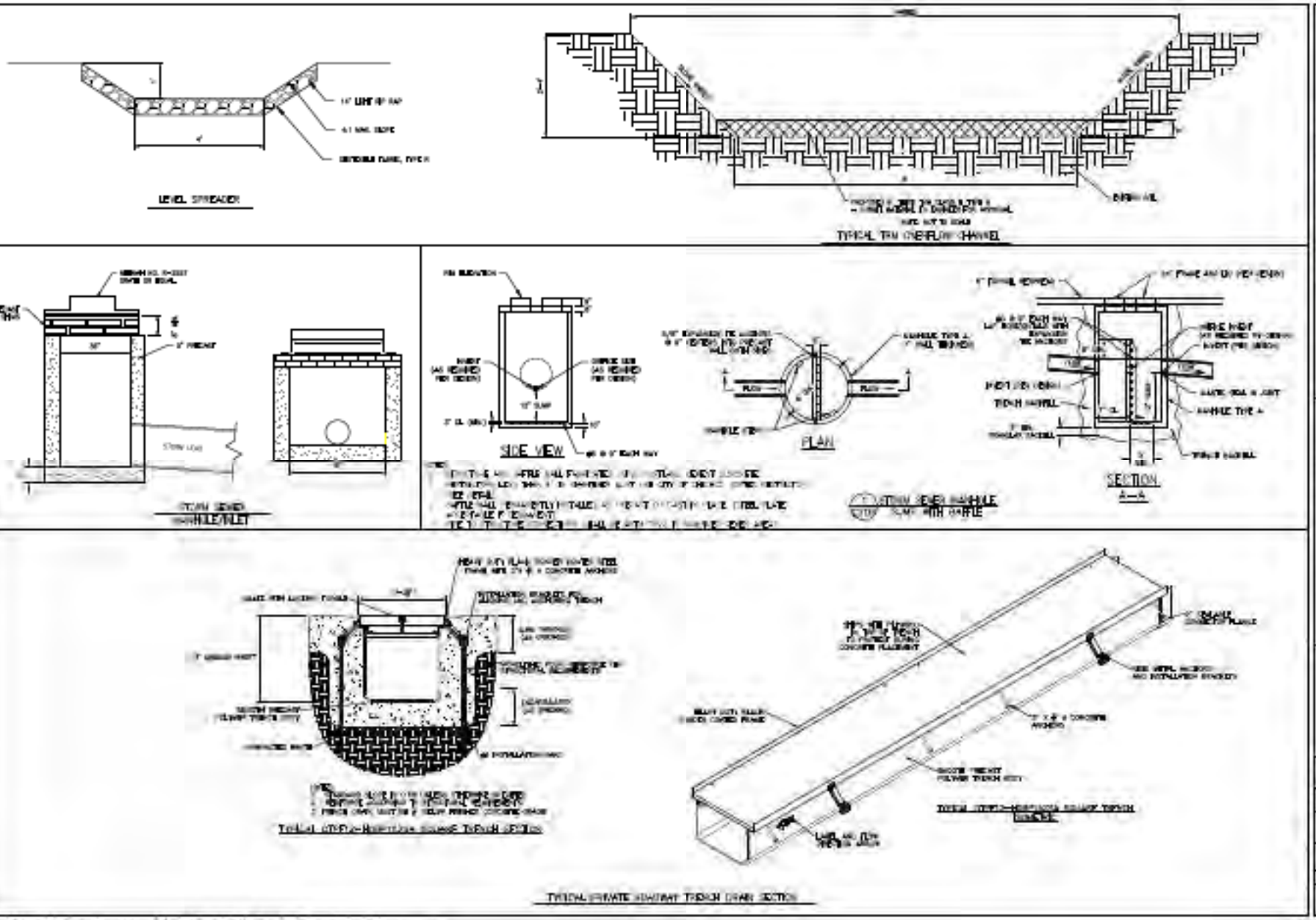
LYNCH & ASSOCIATES

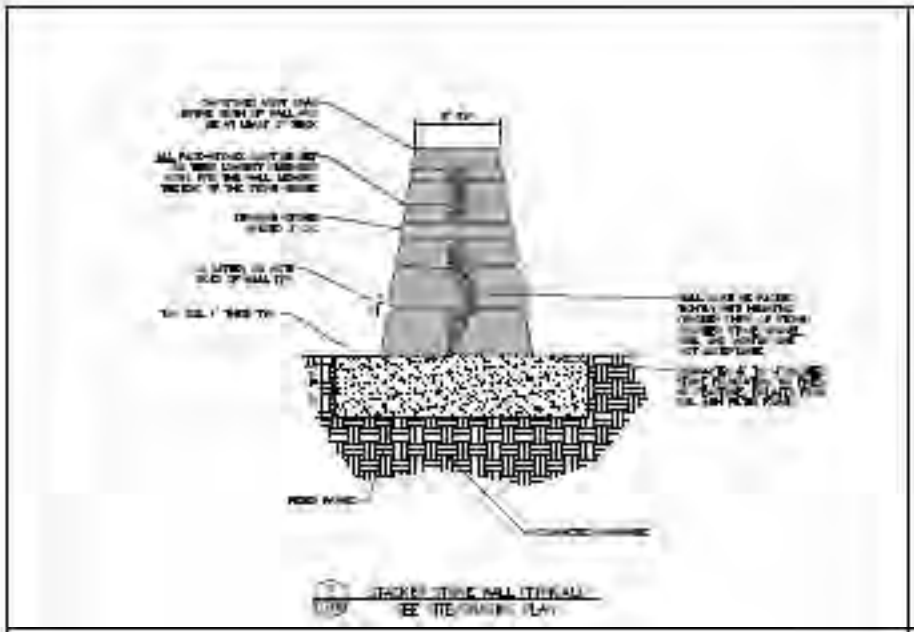
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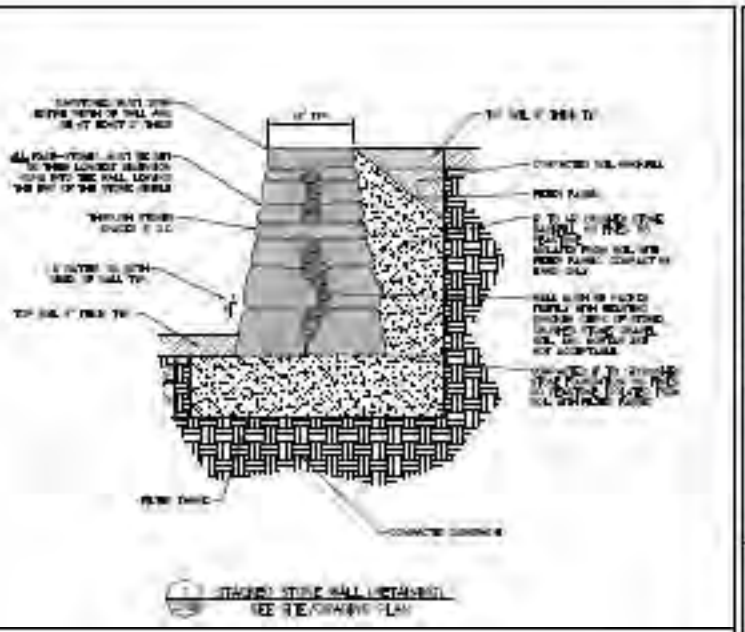
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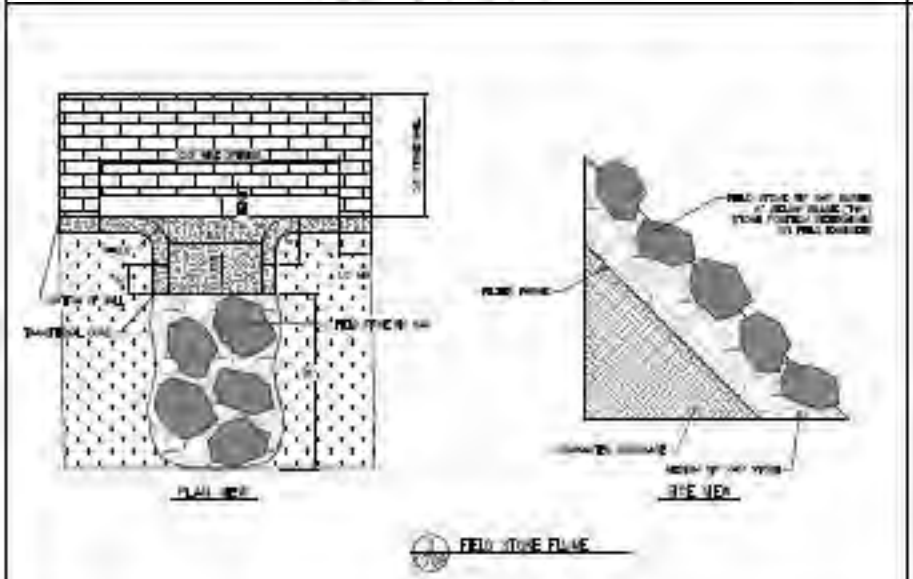
PROJECT NO.
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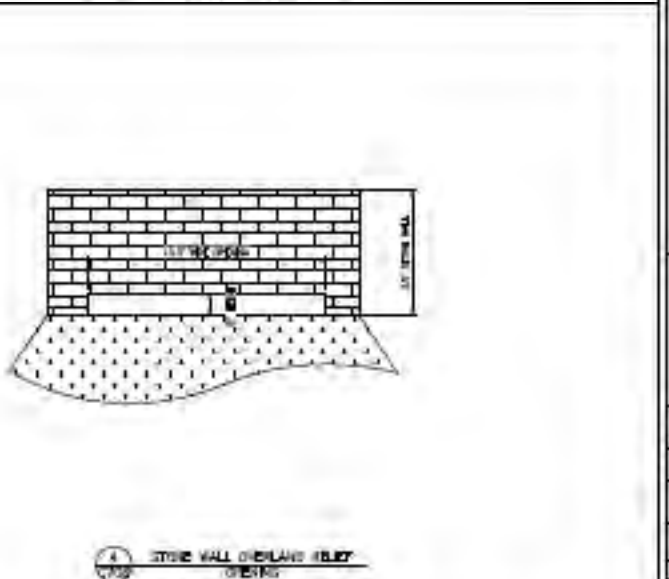
SHEET NO.
C706


LEVEL SPREADER
TYPICAL TRH OVERFLOW CHANNEL
SIDE VIEW
PLAN
SECTION
A—A
STORM SEWER MANHOLE/INLET
STORM SEWER MANHOLE
WITH BAFFLE
TYPICAL PRIVATE ROADWAY TRENCH DRAIN SECTION
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
CONSTRUCTION DETAILS
ISSUED FOR REVIEW
240005
C707









SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

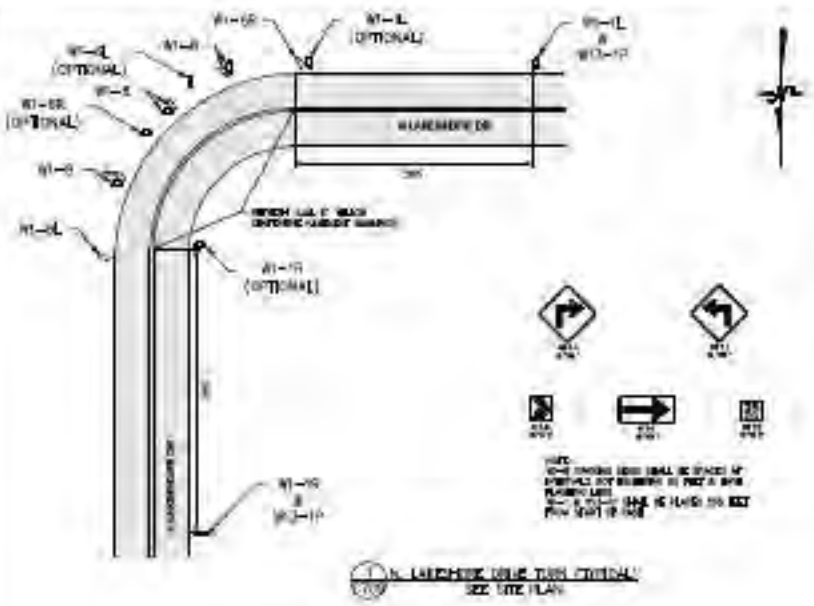
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

ISSUED FOR REVIEW

240005

C708



1 N. LARCHMERE DRIVE TURN (TYPICAL)
SEE SITE PLAN

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

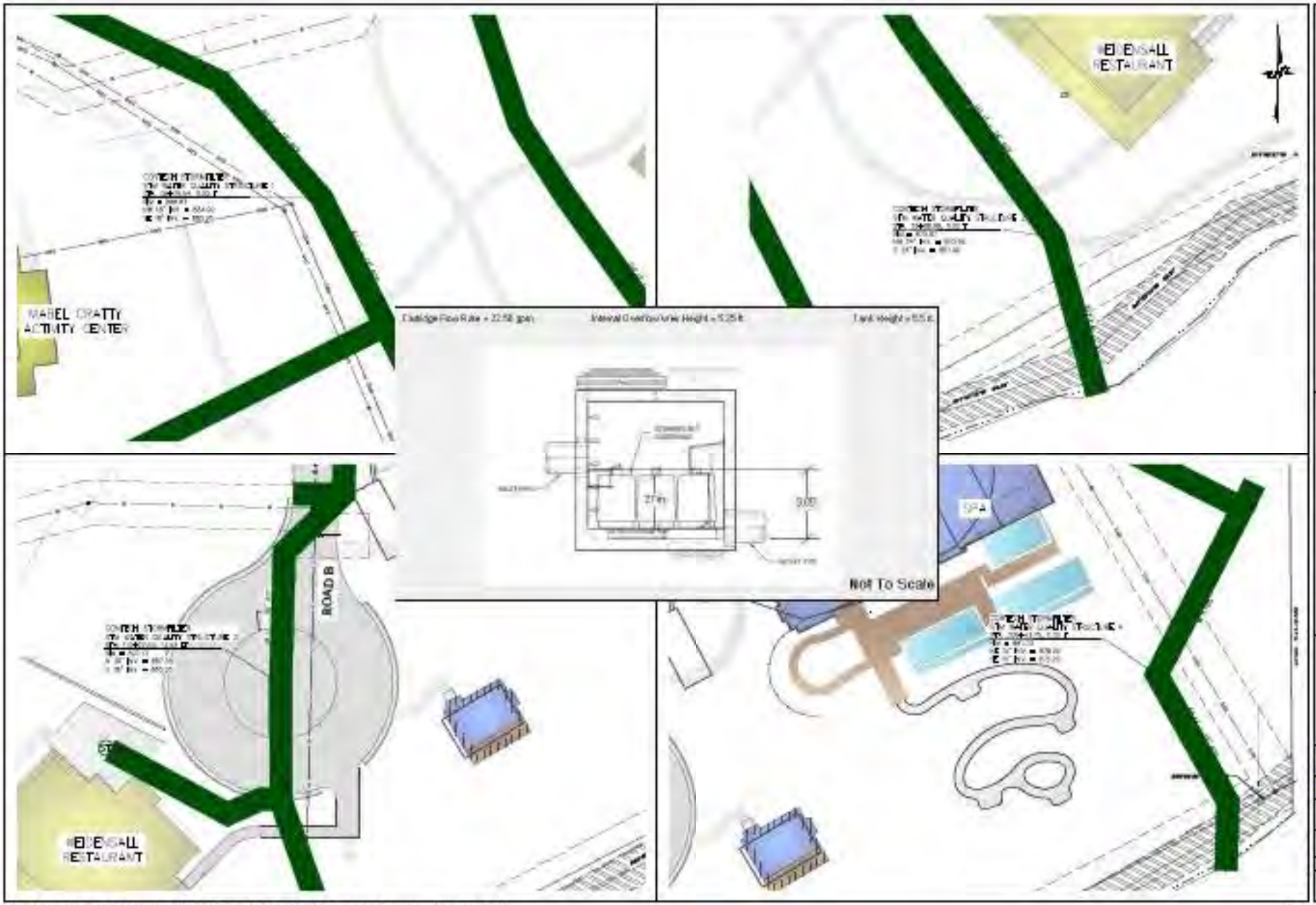
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

CONSTRUCTION DETAILS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C709



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

STORM SEWER QUALITY STRUCTURE DETAIL

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C710


SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
PEC - STEEP SLOPES
ISSUED FOR REVIEW
PROJECT NO.
240005
EX 2


DISTURBED AREA SUMMARY
PROPOSED DISTURBED AREA WITHIN PEC = 127,431 SF / 2.93 ACRES
PROPOSED MITIGATION AREA = 1,217,877 SF/27.96 ACRES
DISTURBED AREA TO MITIGATION AREA RATIO = 9.55 : 1
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
PEC MITIGATION AREA
ISSUED FOR REVIEW
240005
EX 3


SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
WATER QUALITY AREA EXHIBIT
ISSUED FOR REVIEW
240005
APPX 4.1



VICINITY MAP

PUBLIC SITE DEVELOPMENT PLAN FOR THE PRESERVE AT WILLIAMS BAY

WILLIAMS BAY, WI

SHEET INDEX

C001	TITLE SHEET & VICINITY MAP
C002	SURVEY OVERVIEW
C003	DEMOLITION/EROSION CONTROL PLAN
C004 - C005	PEDESTRIAN PATH - PLAN/PROFILE
C006	PEDESTRIAN PATH - WATERFRONT PLAN
C007	PEDESTRIAN PATH/GRADING - PLAN/PROFILE
C008 - C011	SITE PLAN
C012	STORM SEWER OVERVIEW
C013 - C015	ROADWAY & STORM SEWER PLAN & PROFILE
C016	PAVING PLAN
C017	WATER MAIN OVERVIEW
C018 - C019	WATER MAIN PLAN & PROFILE
C020	SANITARY SEWER OVERVIEW
C021 - C022	SANITARY SEWER PLAN & PROFILE
C023 - C025	CONSTRUCTION DETAILS

BENCHMARKS

FOUND IRON PIPE	EL. 1004.39	N: 310167.17	E: 2334694.14
FOUND IRON ROD	EL. 1043.18	N: 312787.81	E: 2334678.26
FOUND IRON PIPE	EL. 1011.07	N: 314875.17	E: 2334678.41
CHISELED CROSS	EL. 936.41	N: 316760.31	E: 2334699.26
FOUND IRON PIPE	EL. 948.37	N: 317910.62	E: 2334699.24

CONTACT INFORMATION

COMPANY NAME	ADDRESS	CONTACT	PHONE	EMAIL
LYNCH & ASSOCIATES	440 MAIN ALLEE AVE, WILLIAMSTON, WISCONSIN	TIM DYKES, P.E.	262.248.3673	tdykes@lynchengineering.com
LYNCH & ASSOCIATES	440 MAIN ALLEE AVE, WILLIAMSTON, WISCONSIN	DAVE VYMAN, P.E.	262.248.3673	dvyman@lynchengineering.com
LYNCH & ASSOCIATES	2000 TOWNE DRIVE, SUITE 140, NEW BERLIN, WISCONSIN	TOM HAMILTON	262.248.3673	thamilton@lynchengineering.com

REVISIONS

NO.	DESCRIPTION	DATE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

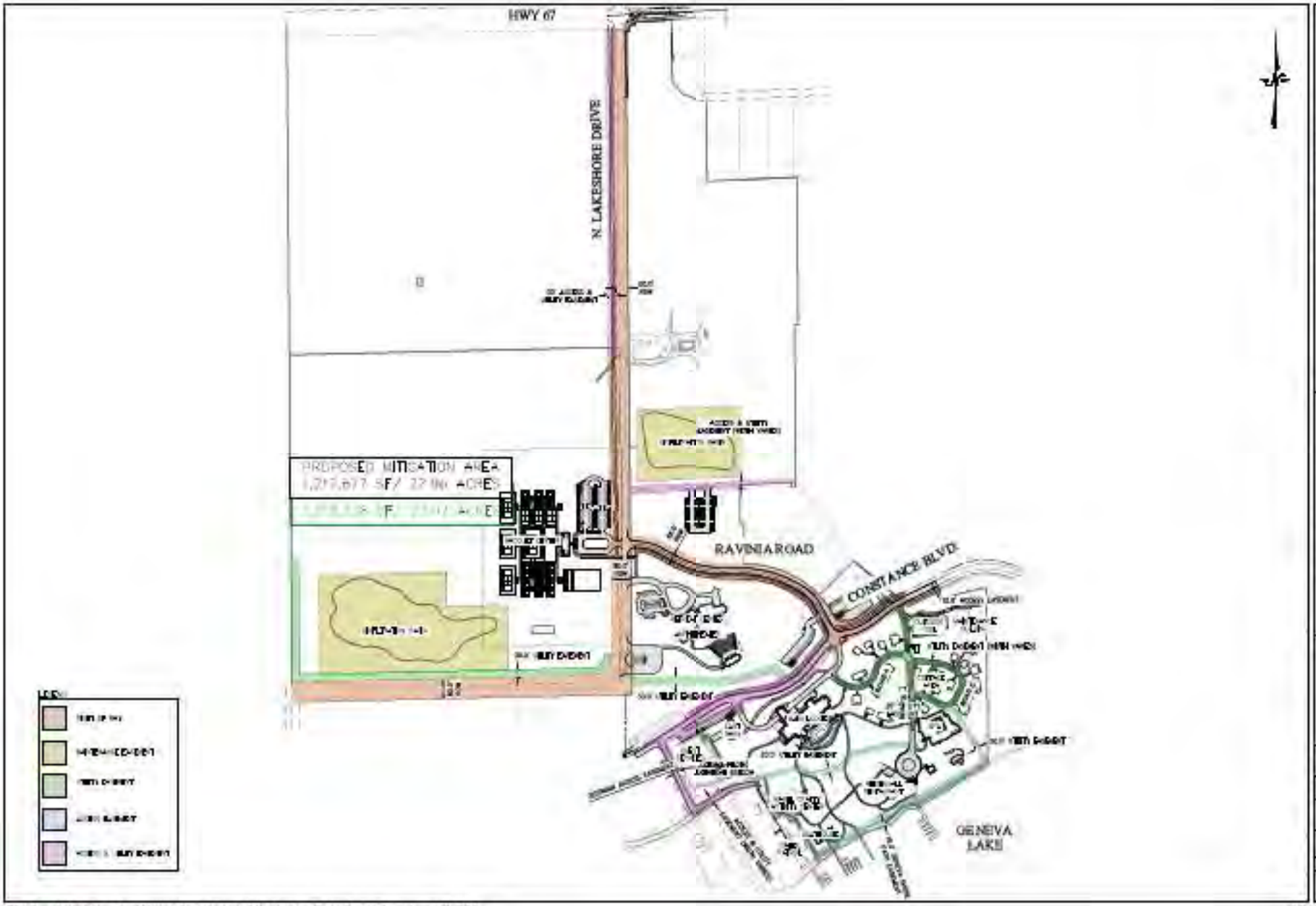
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

ISSUED FOR REVIEW

PLAN DATE: 10.03.23

PROJECT NO.: 24.0005

SHEET NO.: C001



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

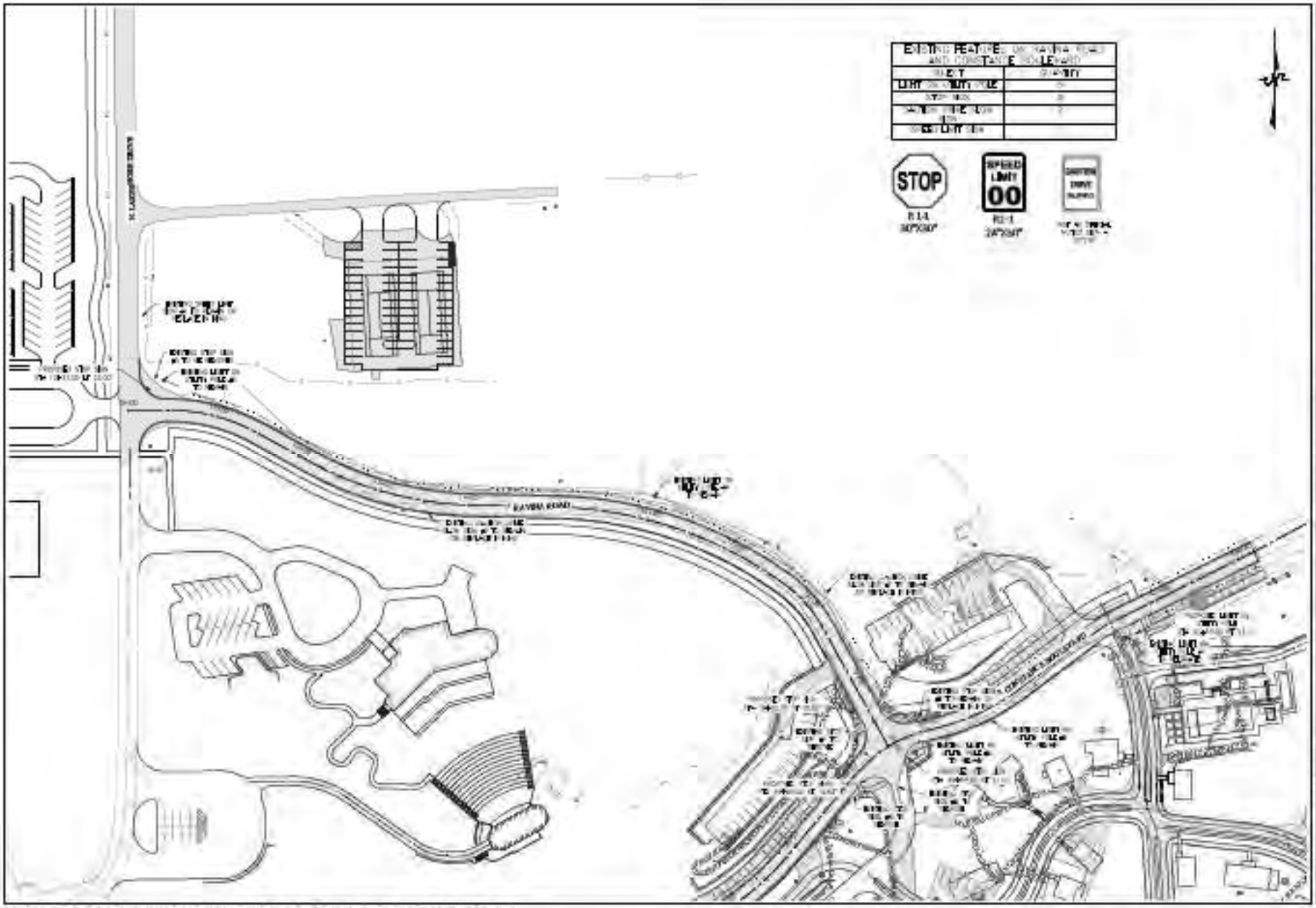
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

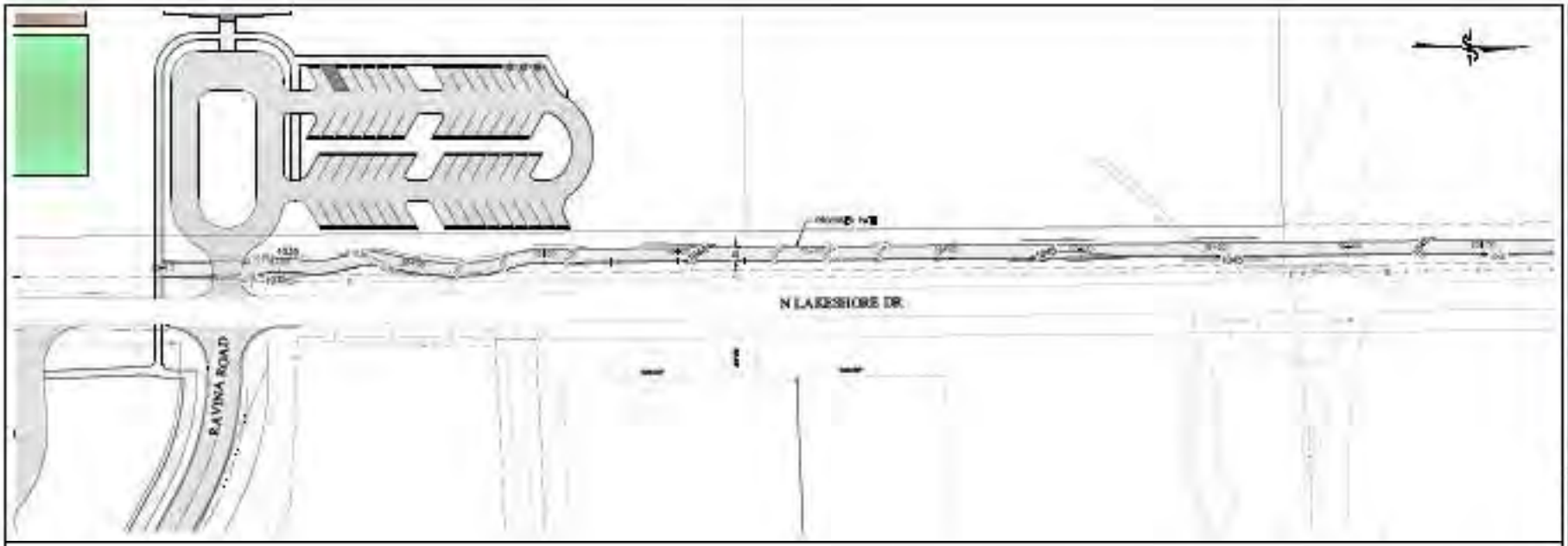
BASEMENT OVERVIEW

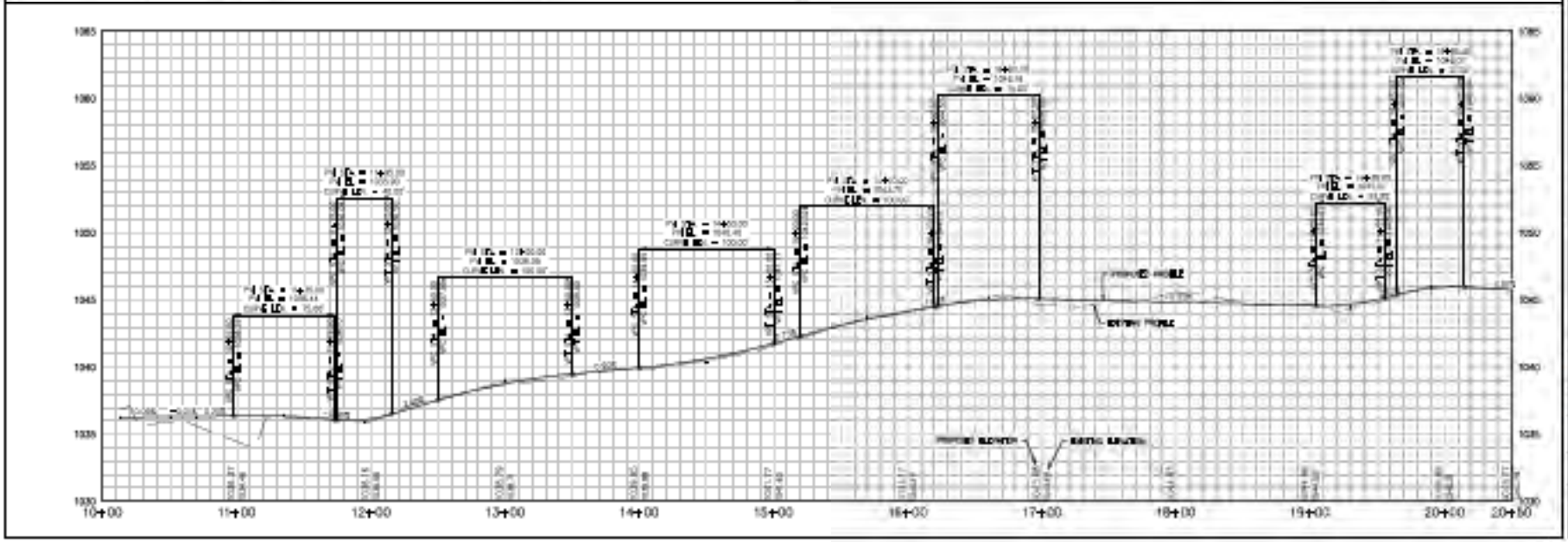
ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C002


STOP
R1-1
R2-1
00
SPEED LIMIT
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
EXISTING LIGHTING AND SIGNAGE PLAN
ISSUED FOR REVIEW
24D005
C1.50





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

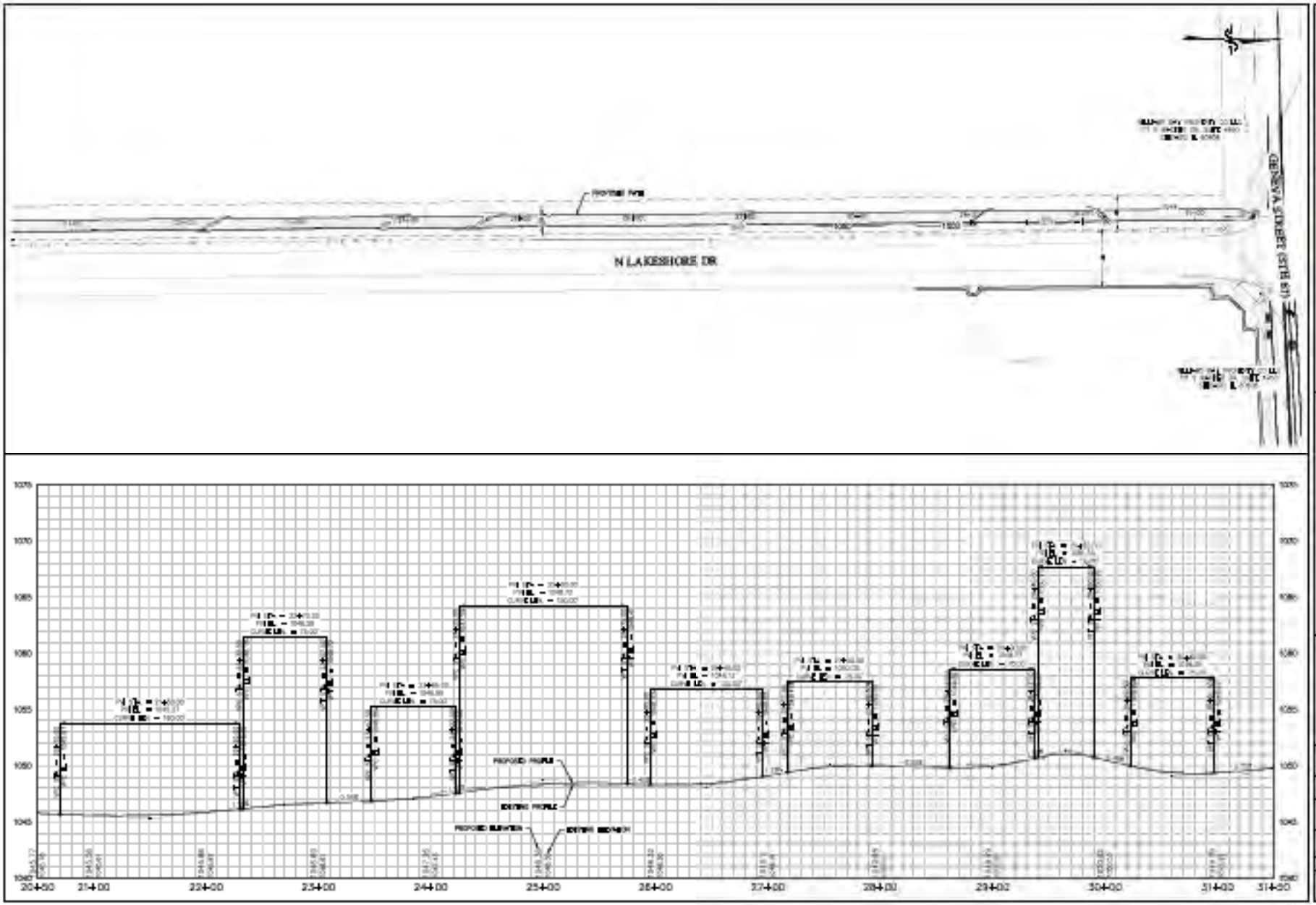
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

PEDESTRIAN PATH - N LAKESHORE DR PLAN

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C160



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

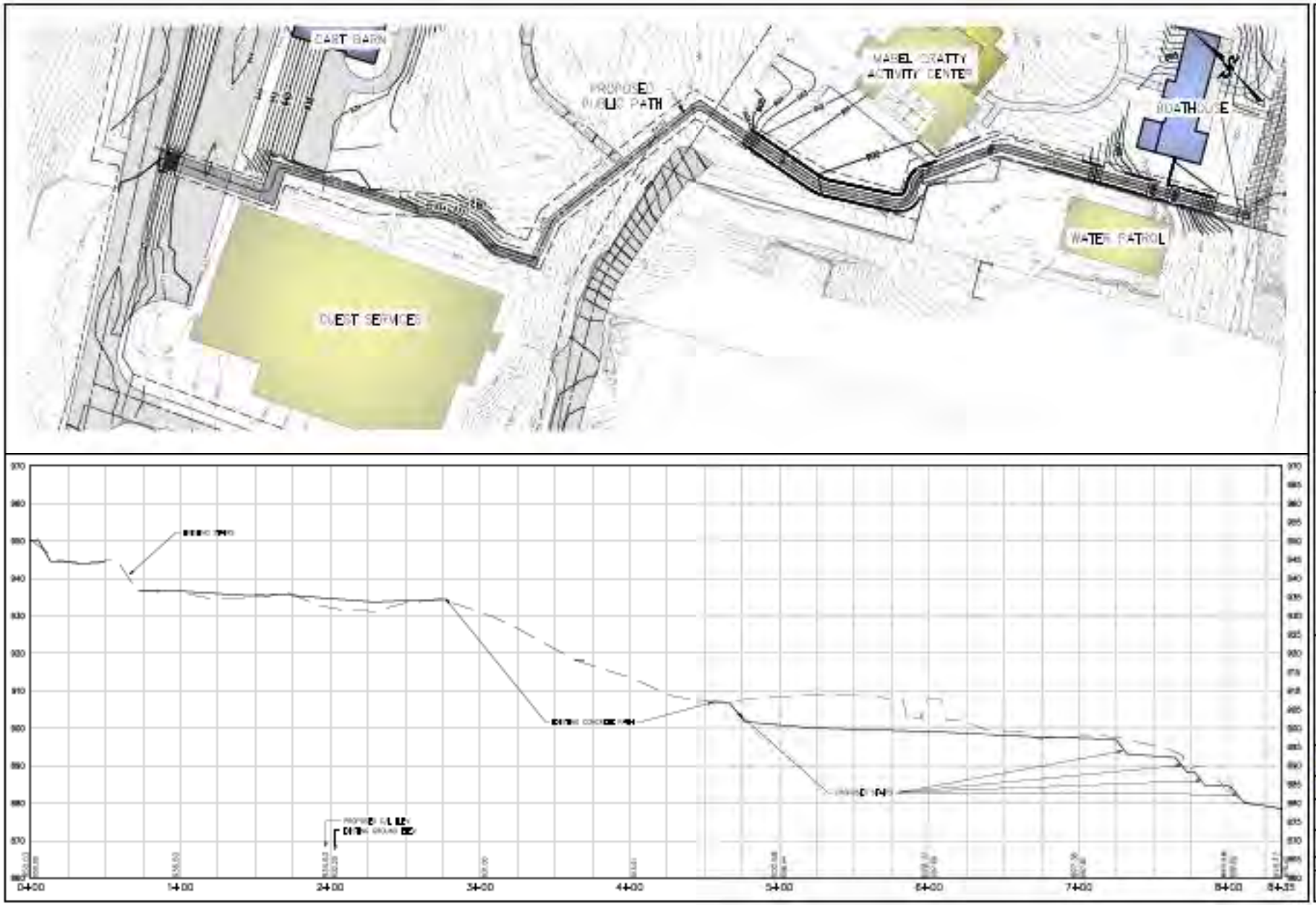
LYNCH & ASSOCIATES
CIVIL ENGINEERING CONSULTANTS, LLC

PEDESTRIAN PATH - N LAKESHORE DR P&P

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C161



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

PEDESTRIAN PATH - WATER PATROL P&P

ISSUED FOR REVIEW

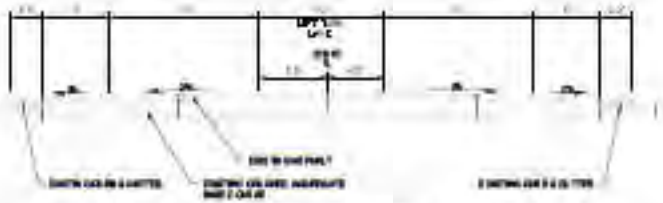
PROJECT NO.
240005

SHEET NO.
C162

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
PEDESTRIAN PATH LIGHTING - N. LAKESHORE DRIVE
ISSUED FOR REVIEW
C170
GENEVA ST (STH 67)
N. LAKESHORE DRIVE
RAVENA ROAD



EXISTING TYPICAL SECTION
STA. 15+62 TO STA. 16+11



PROPOSED TYPICAL SECTION
STA. 8+49 TO STA. 17+01

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

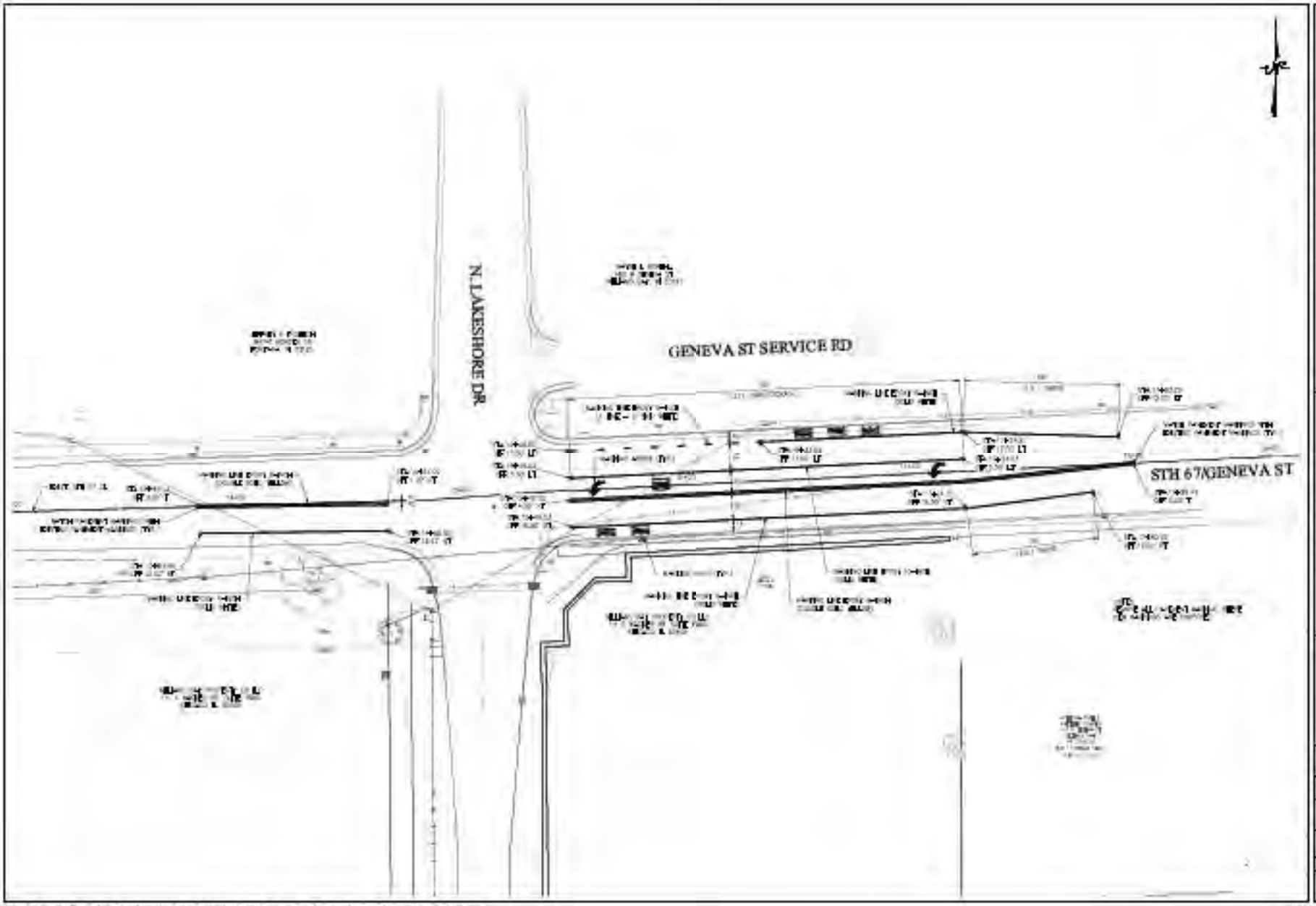
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

TYPICAL SECTION - STH 67

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C180



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

SITE PLAN - STH 67

ISSUED FOR REVIEW

PROJECT NO.
240005

C181

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
STORM SEWER OVERVIEW
ISSUED FOR REVIEW
PROJECT NO.
24.0005
C450
PRIVATE
C427
C408
C423
C425
C453
C452
C406
C422
C426
C424
C451
C407
C421

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
BAYSIDE RD. STA 10+00 - 14+50
ISSUED FOR REVIEW
PROJECT NO.
24.0005
C451
N LAKESHORE DR

LYNCH & ASSOCIATES

THE PRESERVE AT WILLIAMS BAY

SITE DEVELOPMENT PLAN FOR

RAVENA RD. STA 14+50 - 19+63

ISSUED FOR REVIEW

C452

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
CONSTANCE BLVD STA 40+00 - 44+50
ISSUED FOR REVIEW
C453
PRIVATE
MATCH LINE STA 44+00



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

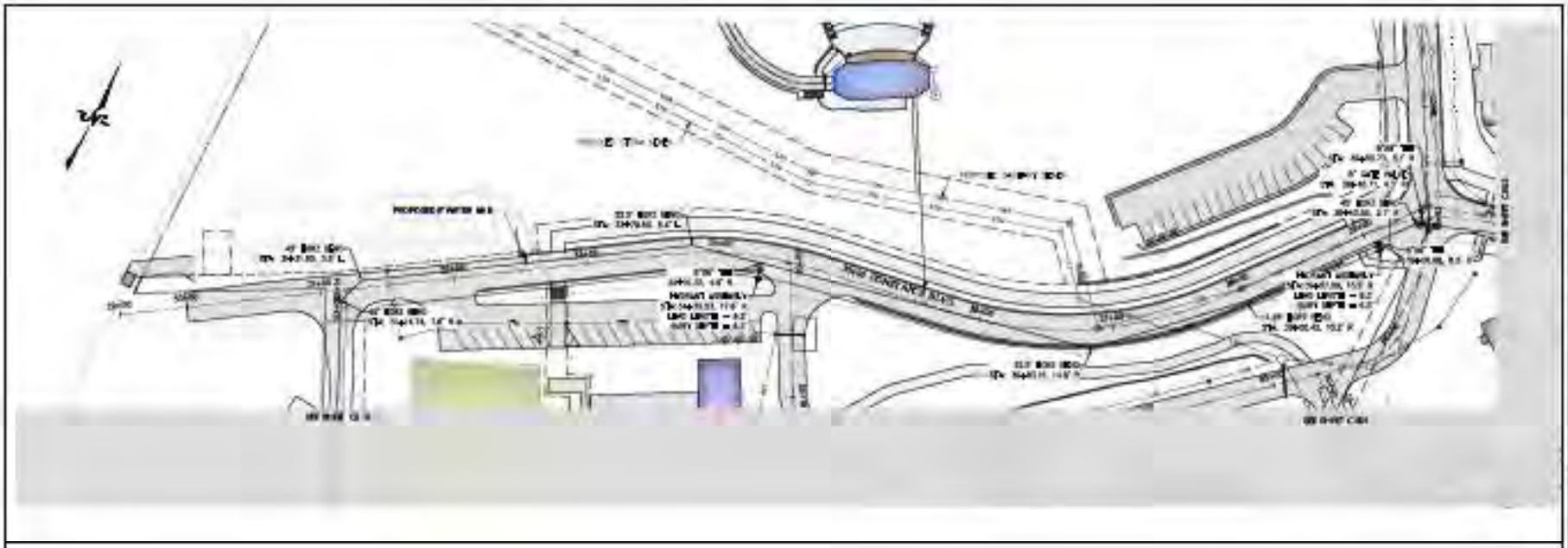
PAVING PLAN

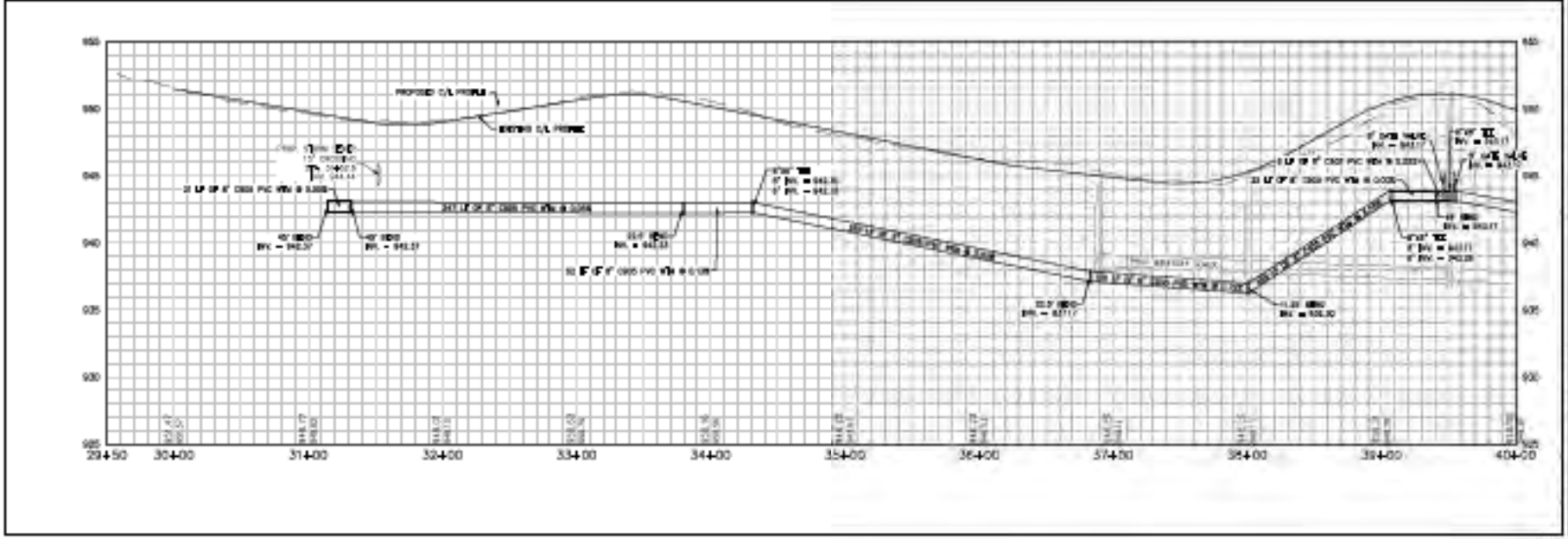
ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C490

C501
ISSUED FOR REVIEW
WATER MAIN OVERVIEW
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
C503
C504
C505
C506
C507
C508
C509
C510
C511





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C502

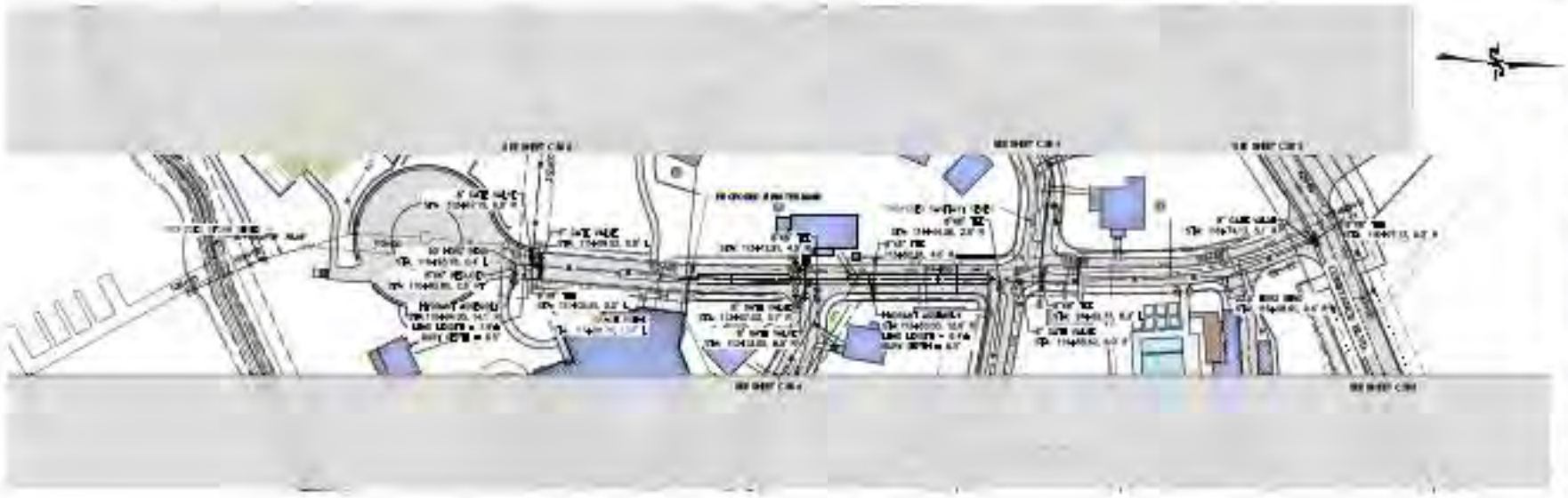
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ENGINEERING CONSULTANTS, LLC

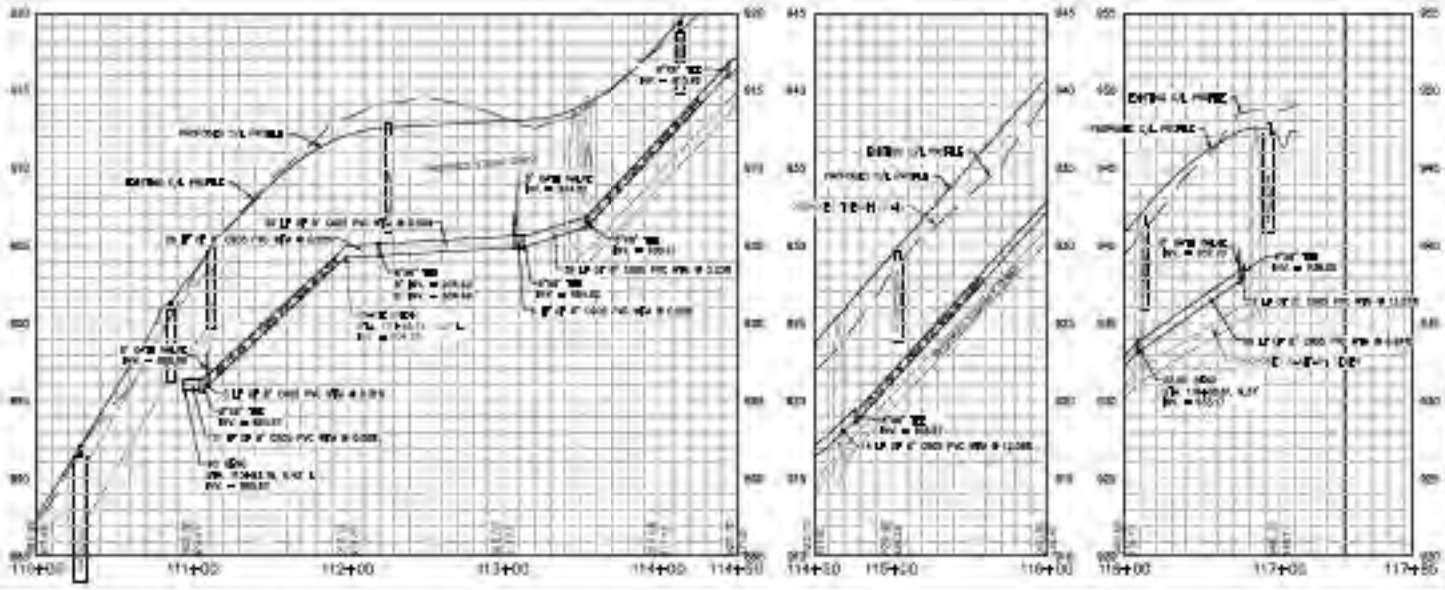
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

C503





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

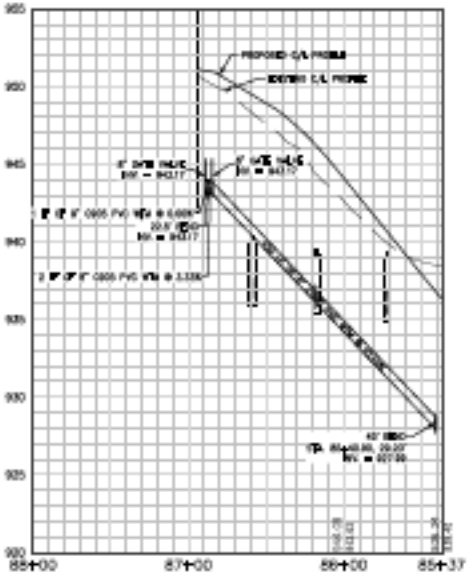
WATER MAIN PLAN & PROFILE

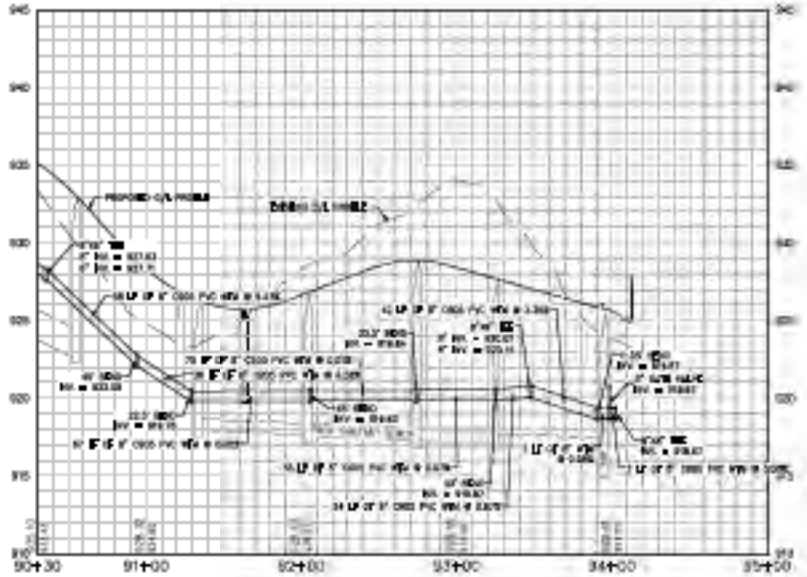
ISSUED FOR REVIEW

PROJECT NO.: 240005

SHEET NO.: C504







SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

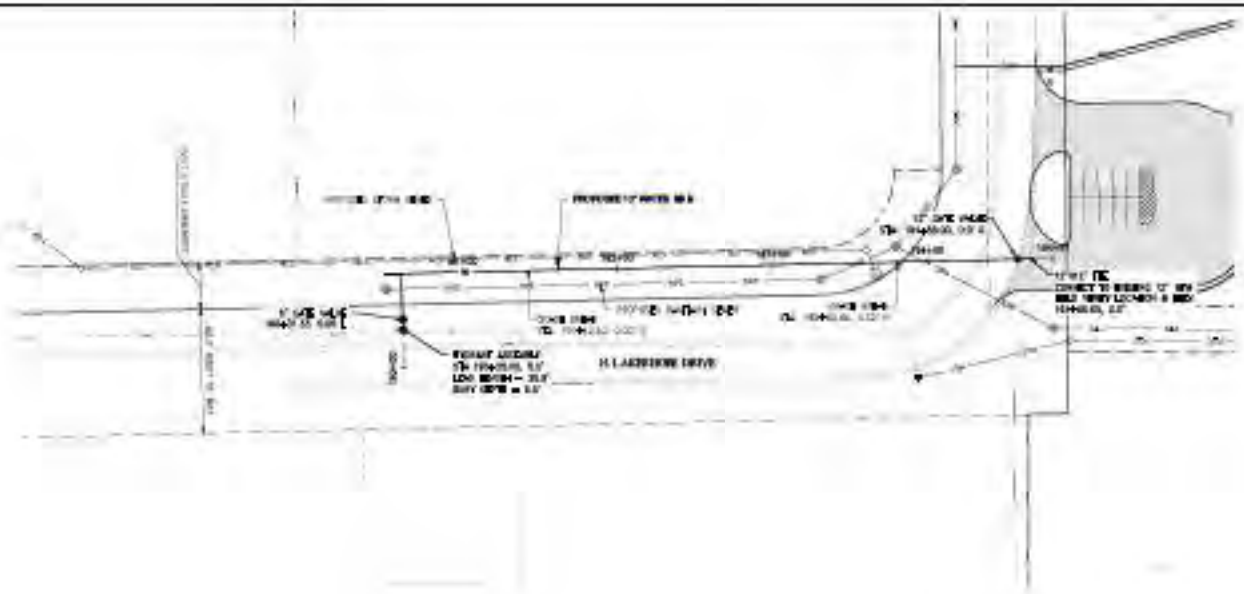
LYNCH & ASSOCIATES

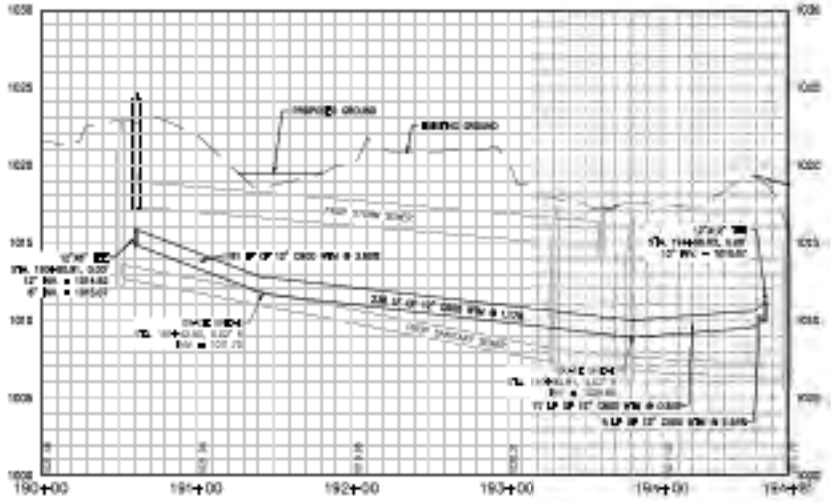
WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C505





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

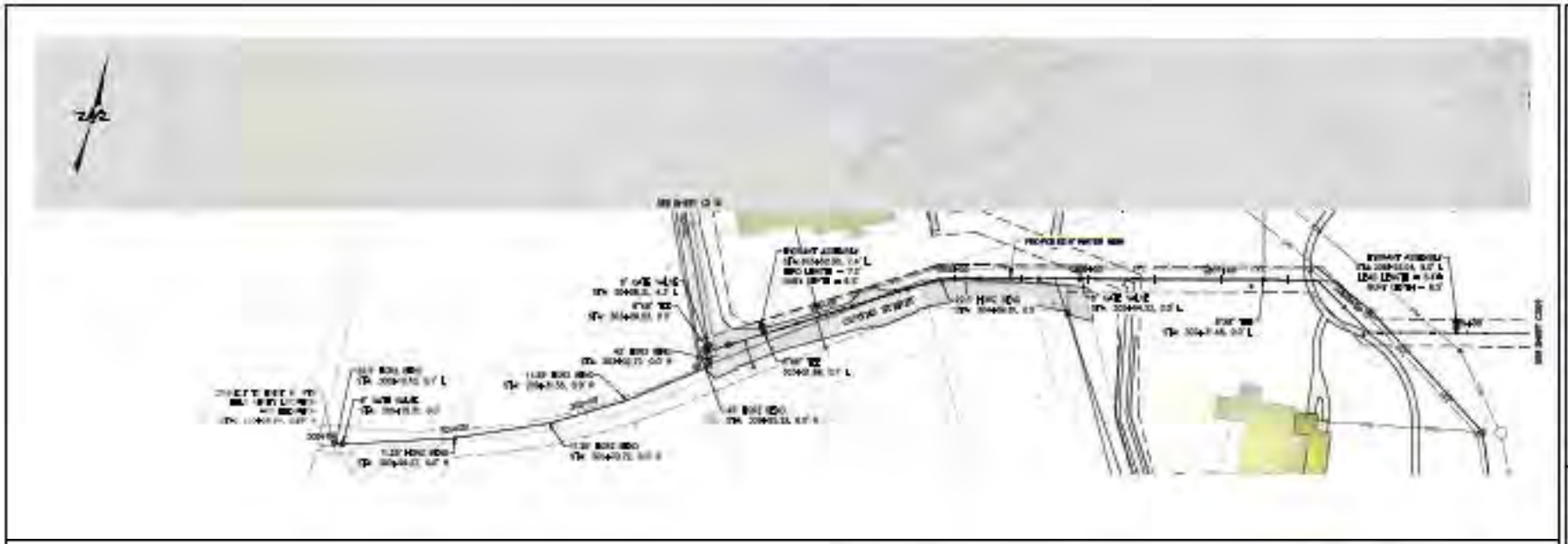
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

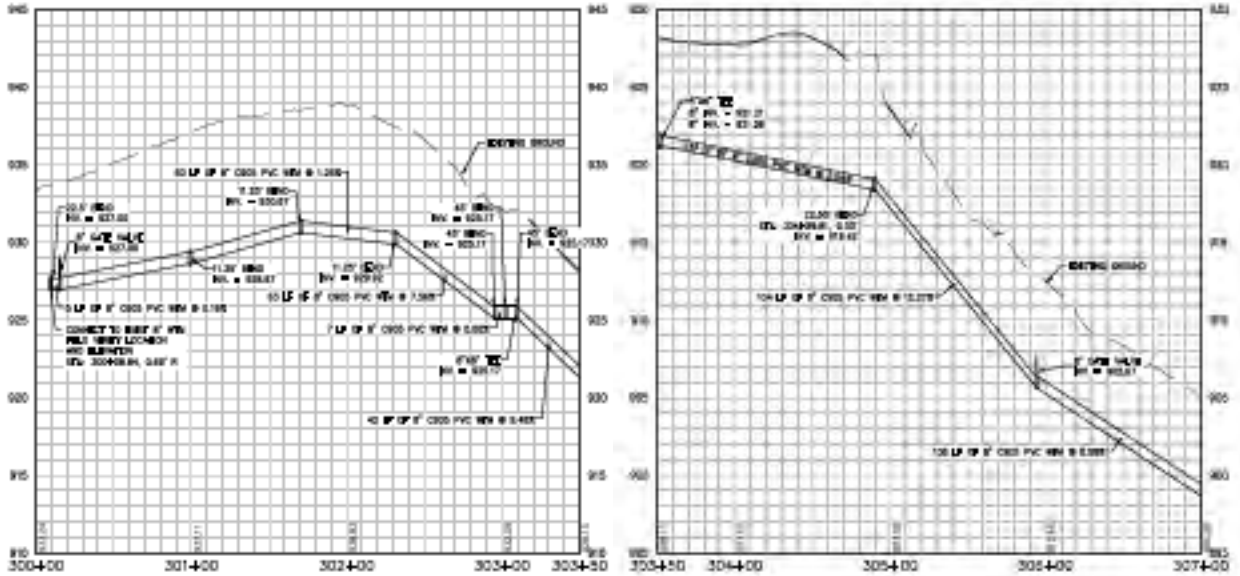
WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C507





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

WATER MAIN PLAN & PROFILE

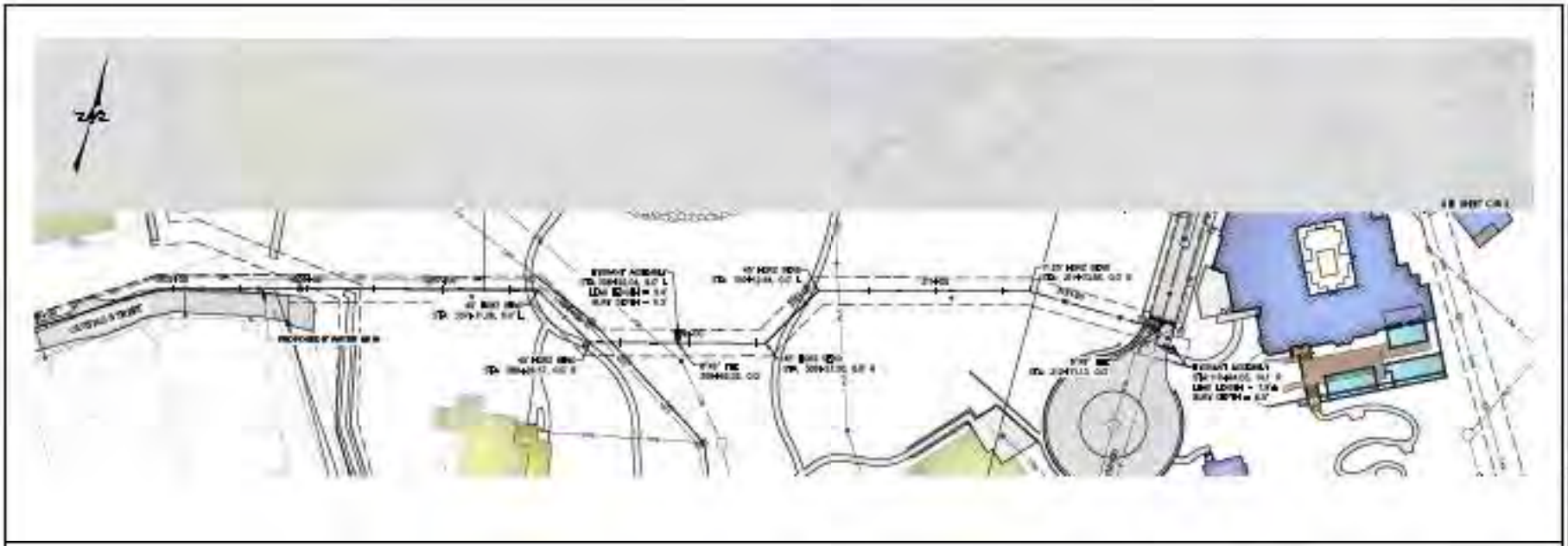
ISSUED FOR REVIEW

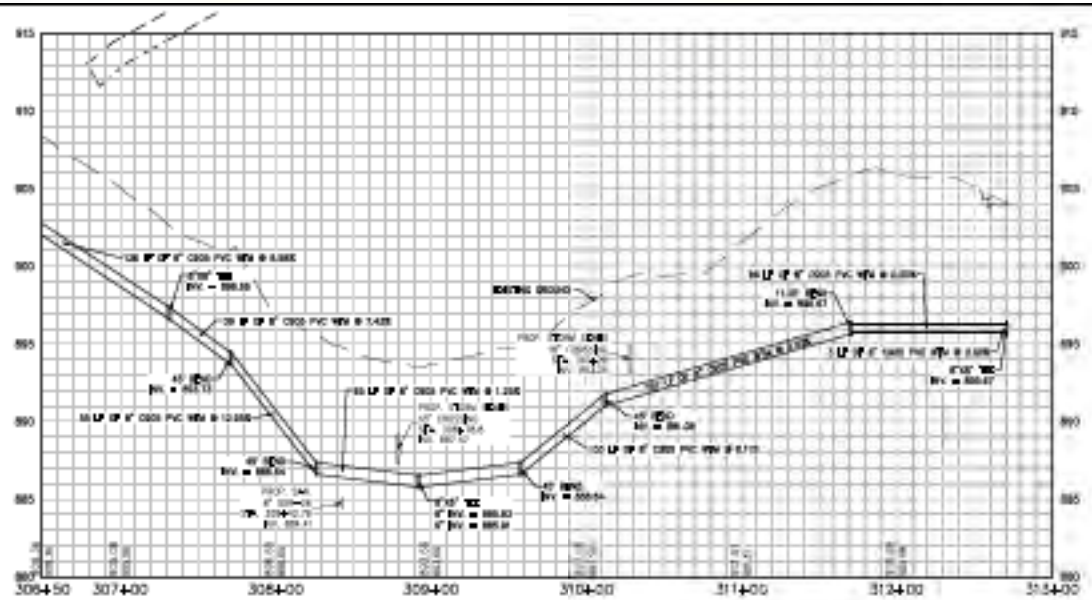
PLAN DATE: 11/01/24
DESIGNED BY: TCL

SCALE: 1" = 40'

PROJECT NO.
240005

SHEET NO.
C508





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

WATER MAIN PLAN & PROFILE

NO.	DESCRIPTION	BY	DATE
1	VILLAGE REVIEW COMMENTS		11-21-24

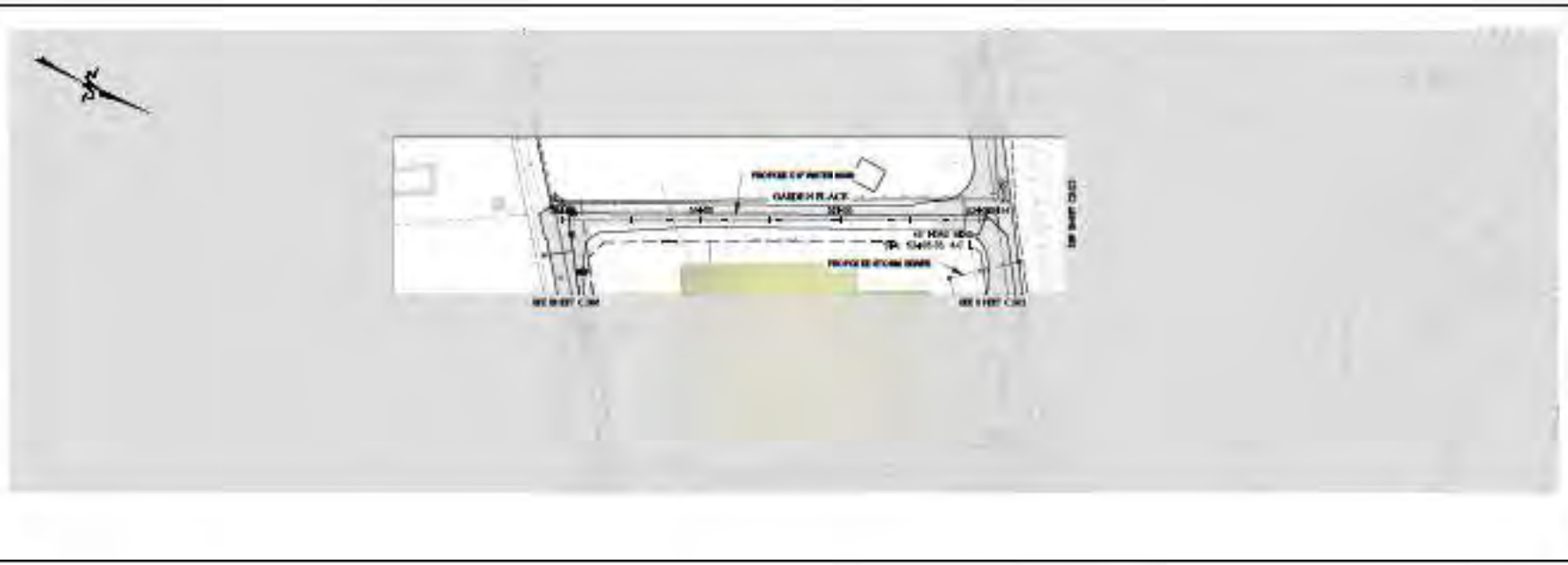
ISSUED FOR REVIEW

PLAN DATE: 11-21-24
DESIGNED BY: TCL

SCALE: 1" = 40'

PROJECT NO.
240005

SHEET NO.
C509



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

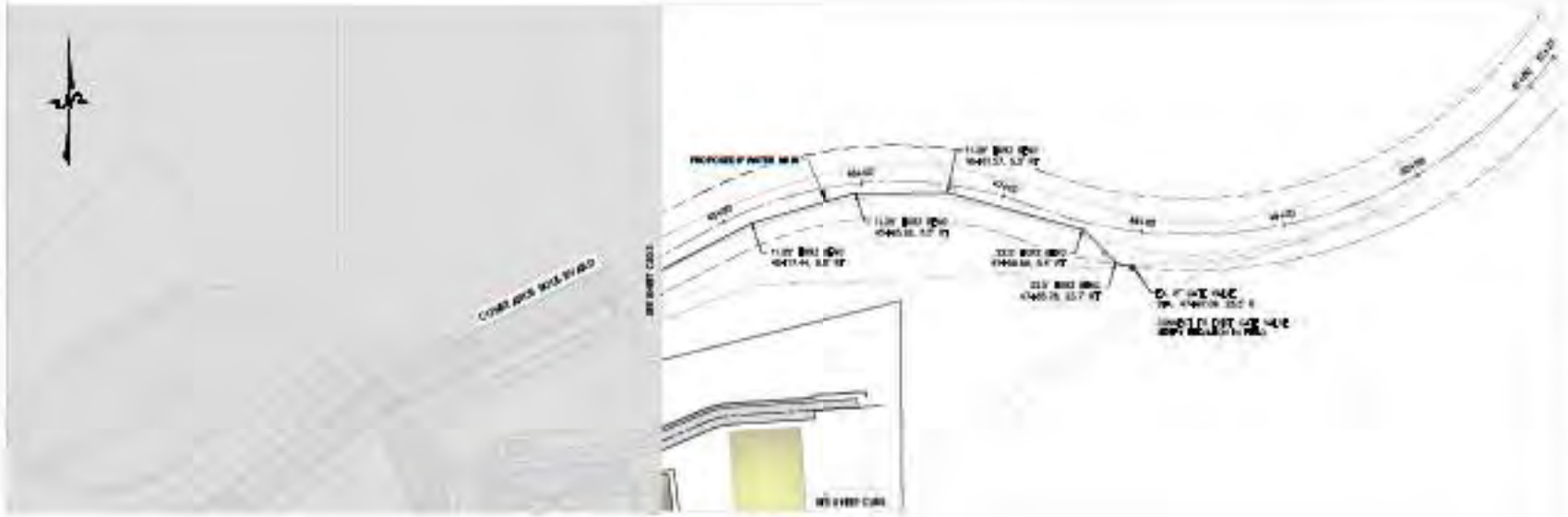
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

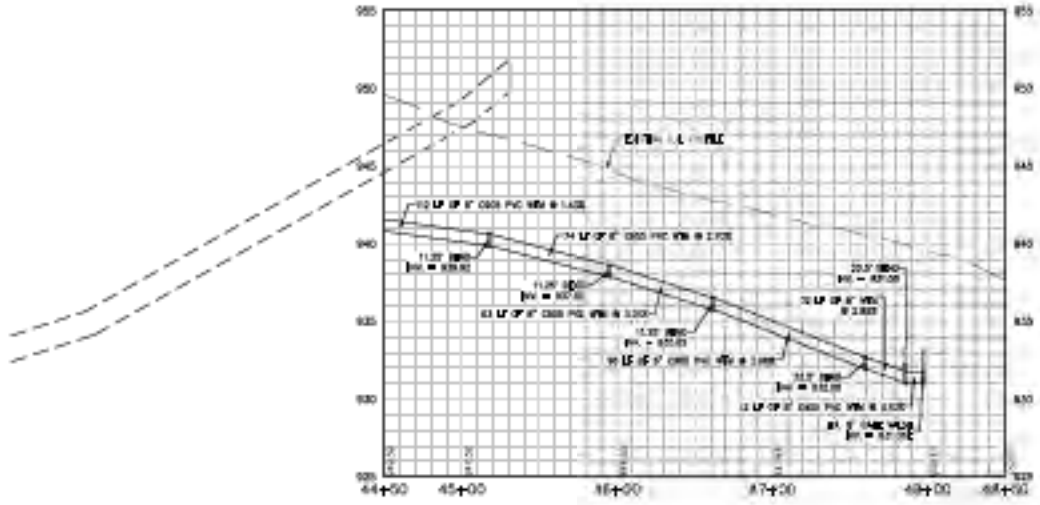
WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C510





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

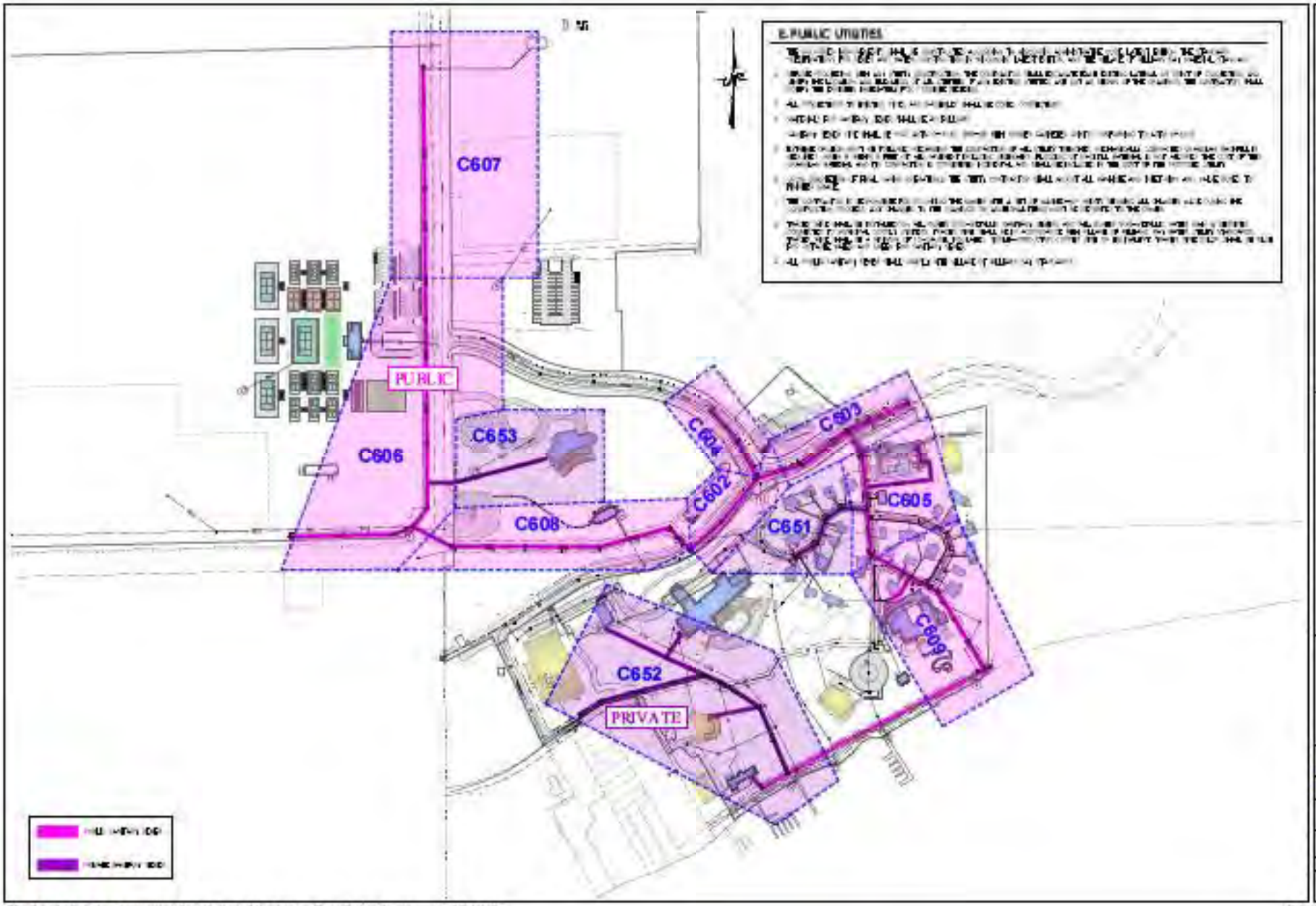
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

WATER MAIN PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C511



E. PUBLIC UTILITIES

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

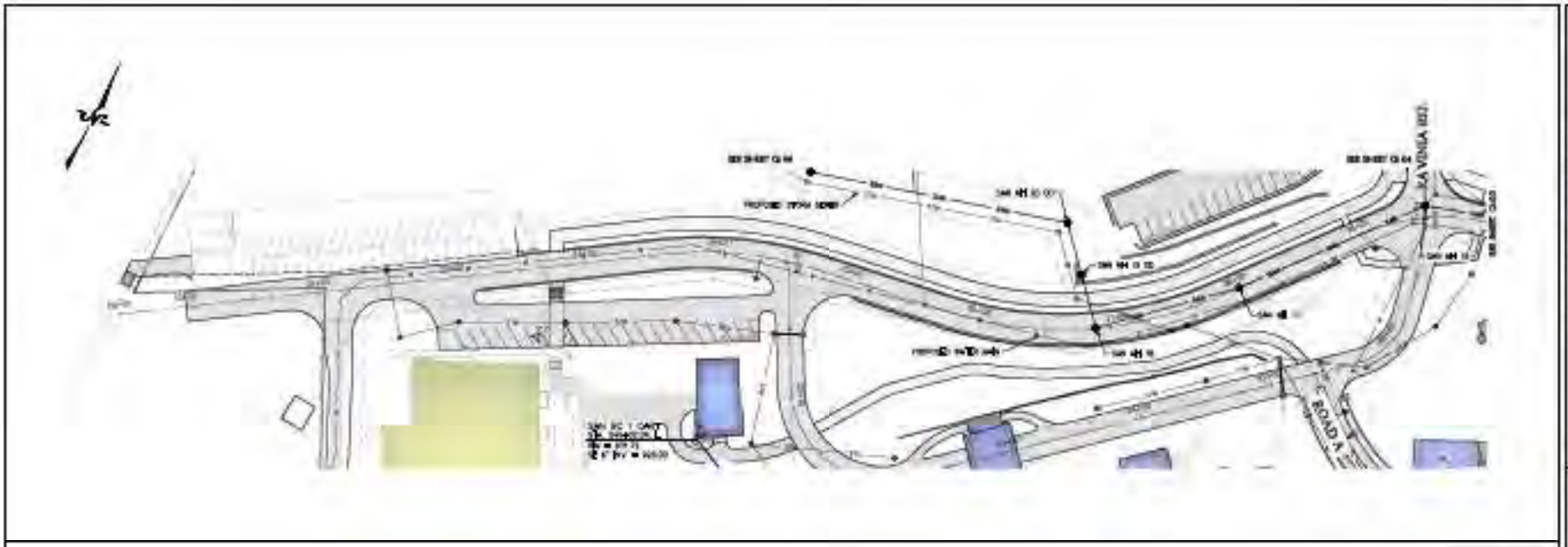
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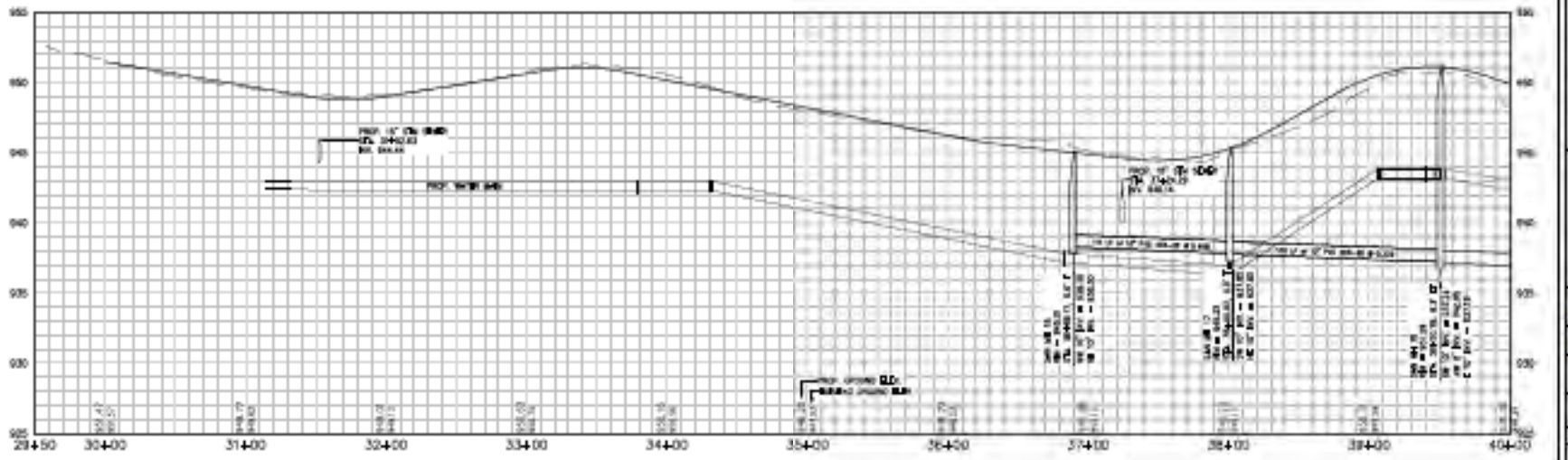
SANITARY SEWER OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C601





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
PROFESSIONAL ENGINEERING CONSULTANTS, LLC

SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C602

CORBIANCE BLVD
ROAD B

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
WILLIAMS BAY, WI

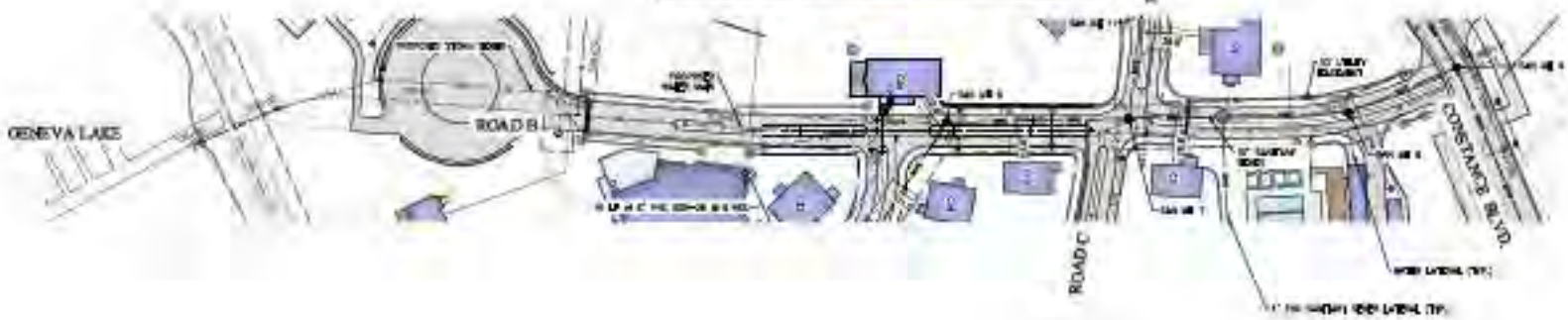
SANITARY SEWER PLAN & PROFILE

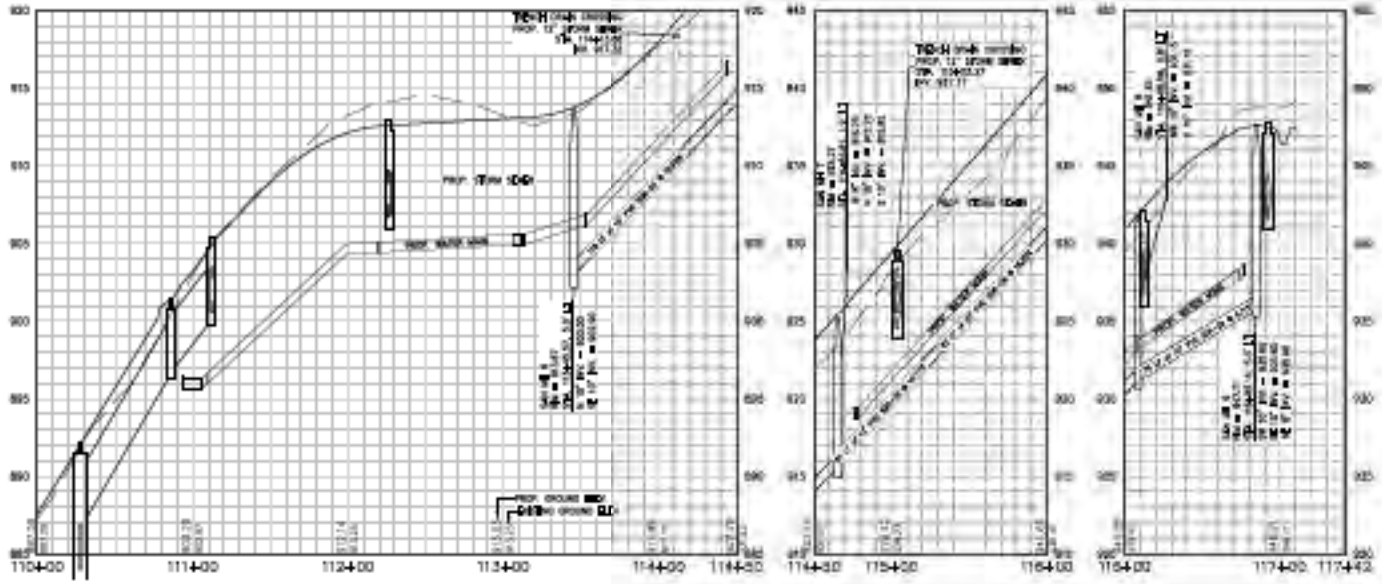
ISSUED FOR REVIEW

PROJECT NO. 24.0005

C604

SANITARY SEWER LATERALS		
BUILDING	STATION	OFFSET
COTTAGE 17 WYE	1144+66.56	7.00' L
COTTAGE 18 END	1144+66.40	23.21' R
COTTAGE 19 WYE	1134+66.53	5.81' L
COTTAGE 19 END	1134+81.06	18.42' R
COTTAGE 20 WYE	1134+43.33	5.27' L
COTTAGE 20 END	1134+59.57	19.95' L





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

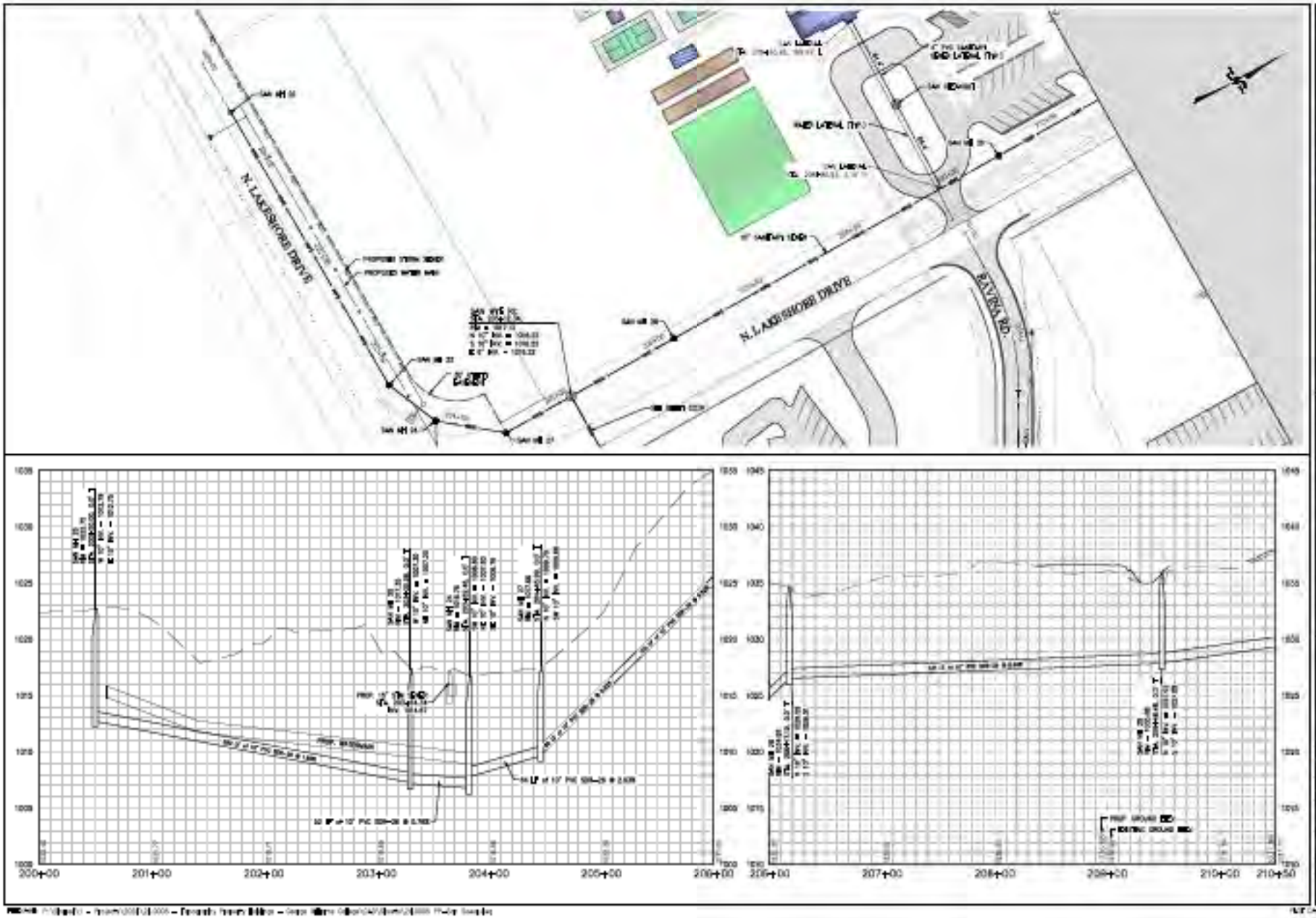
LYNCH & ASSOCIATES

SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C605



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PLAN DATE

DESIGNED BY

SCALE

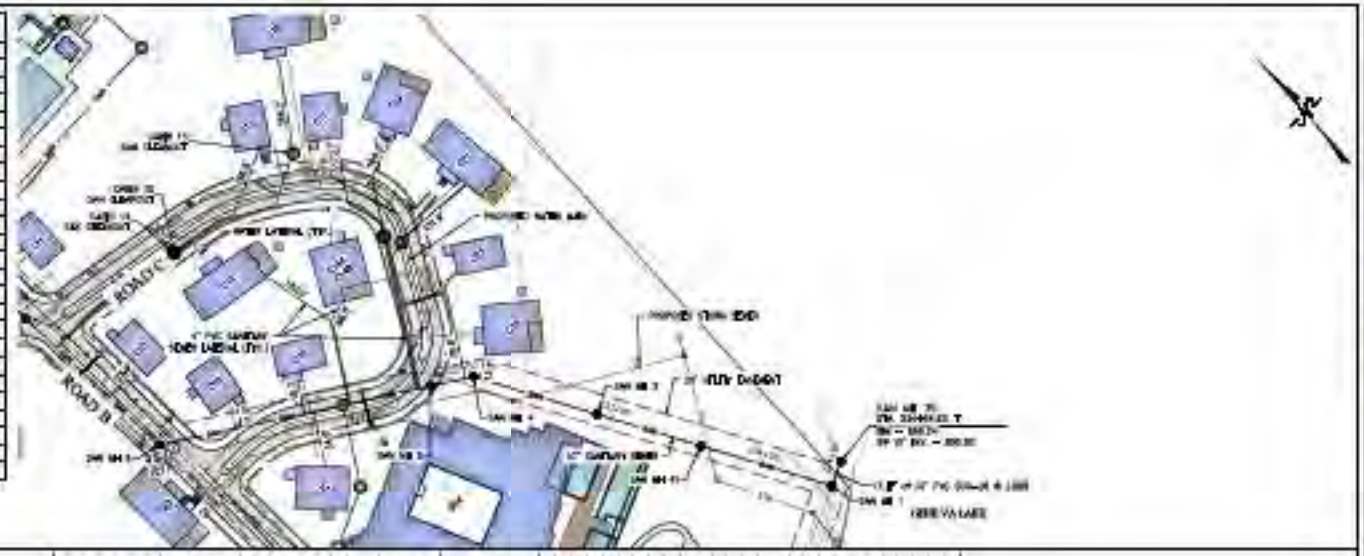
PROJECT NO.
240005

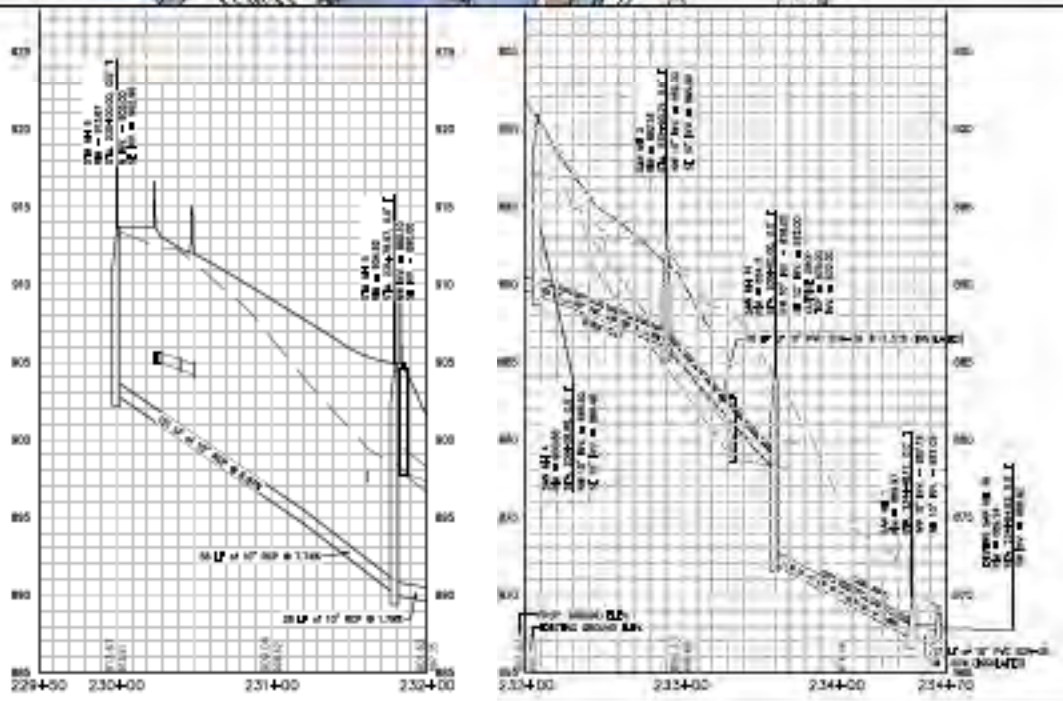
SHEET NO.
C606

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
SANITARY SEWER PLAN & PROFILE
ISSUED FOR REVIEW
C606
N LAKESHORE DRIVE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
SANITARY SEWER PLAN & PROFILE
ISSUED FOR REVIEW
C607
LYNCH & ASSOCIATES
R. LAKESHORE DRIVE

SANITARY SEWER LATERALS		
[illegible]	STATION	OFFSET
COTTAGE 13 (FIE	1+[illegible]	[illegible] L
COTTAGE 14 (EXI	1+[illegible]	[illegible] L
COTTAGE 15 (FIE	1+[illegible]	[illegible] L
COTTAGE 16 (EXI	1+[illegible]	[illegible] L
COTTAGE 17 (FIE	1+[illegible]	[illegible] L
COTTAGE 17 (EXI	1+[illegible]	[illegible] L
COTTAGE 19 (FIE	1+[illegible]	[illegible] L
COTTAGE 19 (EXI	1+[illegible]	[illegible] L
COTTAGE 20 (FIE	1+[illegible]	[illegible] L
COTTAGE 21 (EXI	1+[illegible]	[illegible] L
COTTAGE 22 (FIE	1+[illegible]	[illegible] L
COTTAGE 23 (EXI	1+[illegible]	[illegible] L
COTTAGE 24 (FIE	1+[illegible]	[illegible] L
COTTAGE 25 (EXI	1+[illegible]	[illegible] L
COTTAGE 12 (FIE	1+[illegible]	[illegible] R
COTTAGE 12 (EXI	1+[illegible]	[illegible] R
COTTAGE 14A/14B (FIE	1+[illegible]	[illegible] R
COTTAGE 14A/14B (EXI	1+[illegible]	[illegible] R
COTTAGE 10 (FIE	1+[illegible]	[illegible] R
COTTAGE 10 (EXI	1+[illegible]	[illegible] R
COTTAGE 9 (FIE	1+[illegible]	[illegible] R
COTTAGE 9 (EXI	1+[illegible]	[illegible] R
COTTAGE 8 (FIE	1+[illegible]	[illegible] R
COTTAGE 8 (EXI	1+[illegible]	[illegible] R





SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

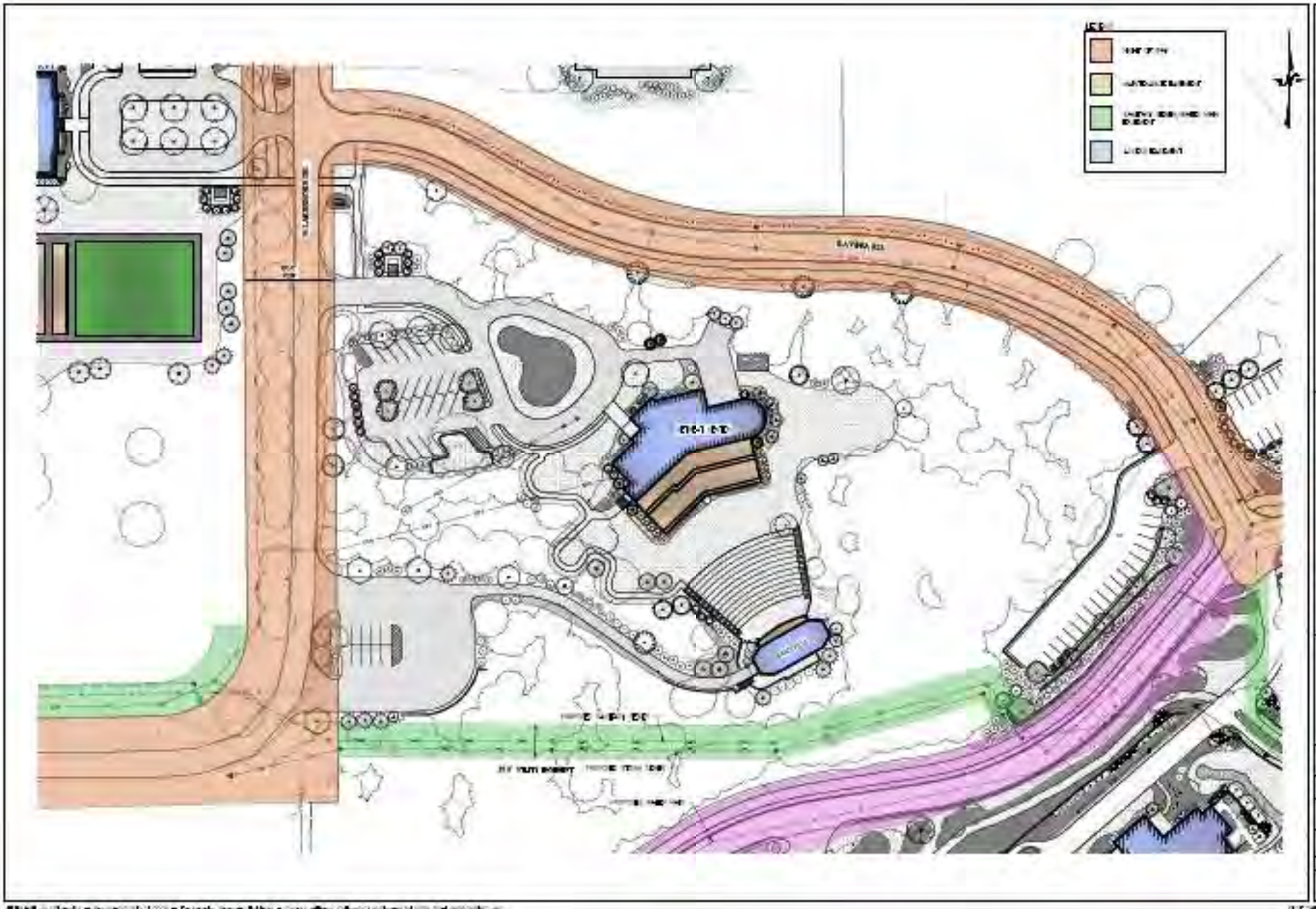
SANITARY SEWER PLAN & PROFILE

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C608

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
THE PRESERVE AT WILLIAMS BAY
SITE DEVELOPMENT PLAN FOR
ISSUED FOR REVIEW
C610



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

ESM UTILITY AND LANDSCAPING OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C611


SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
ISSUED FOR REVIEW
PROJECT NO.
240005
C612



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

ESM UTILITY AND LANDSCAPING OVERVIEW

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C613



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

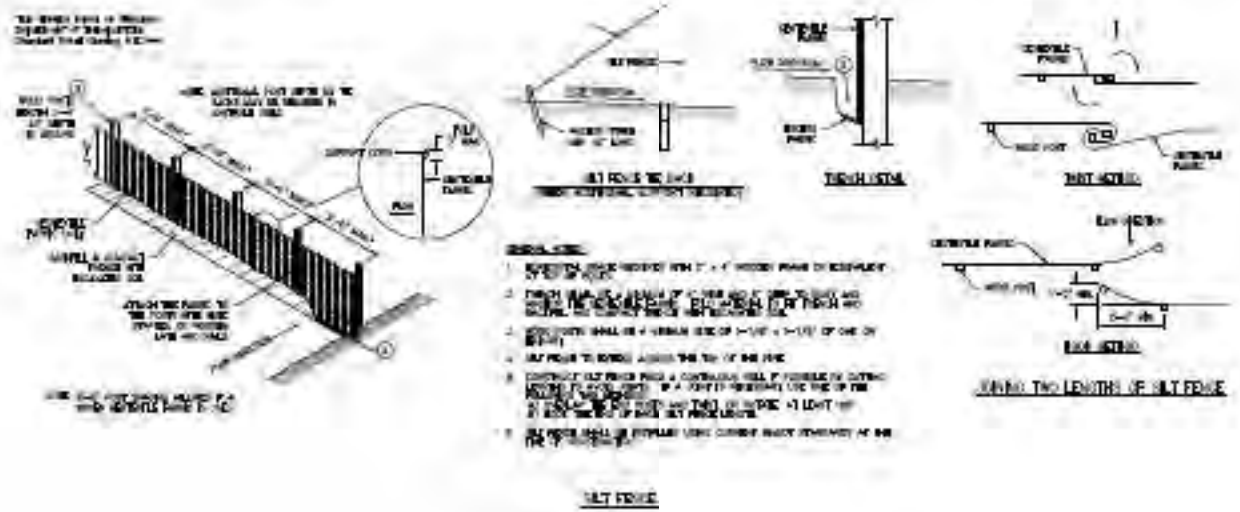
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

ESM UTILITY AND LANDSCAPING OVERVIEW

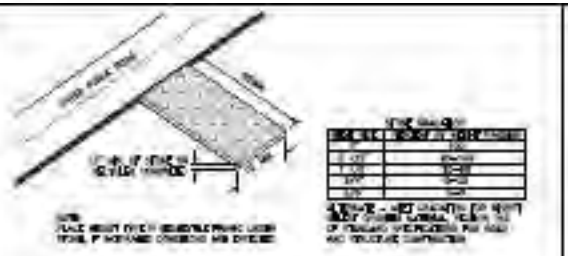
ISSUED FOR REVIEW

PROJECT NO.
240005

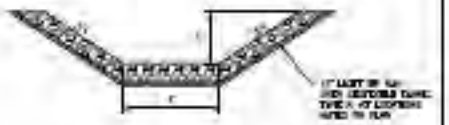
SHEET NO.
C614



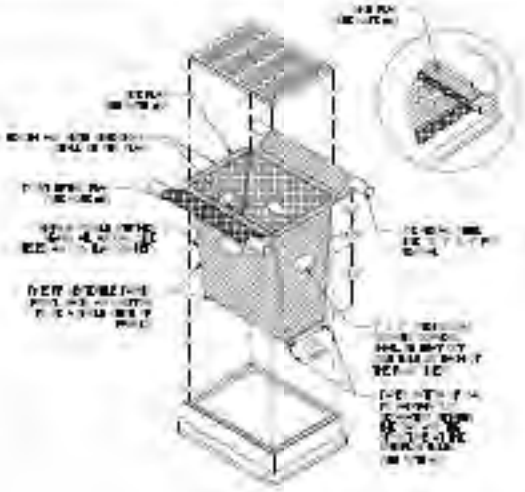
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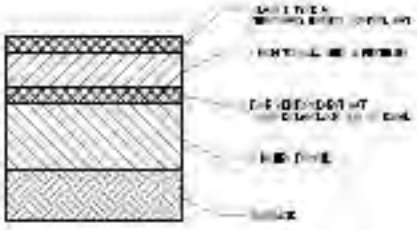
STONE TRACKING PAD



STONE CHECK DAM



INLET PROTECTION (TYPE 3)



TURF REINFORCEMENT MAT

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

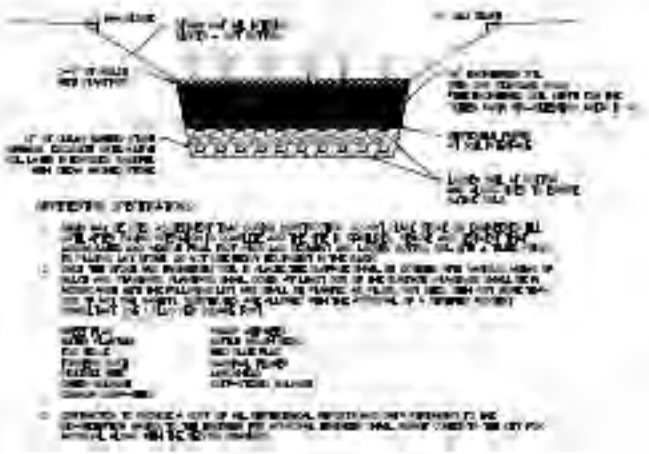
LYNCH & ASSOCIATES

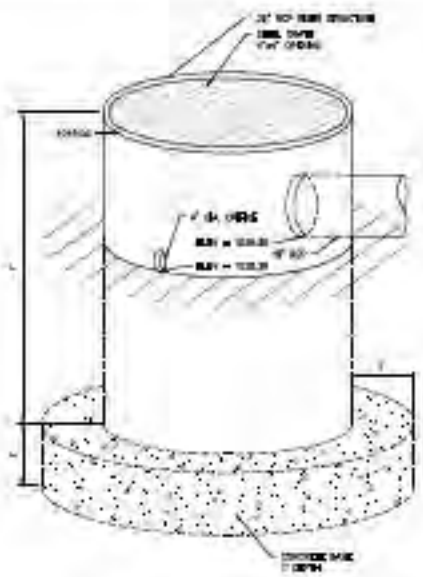
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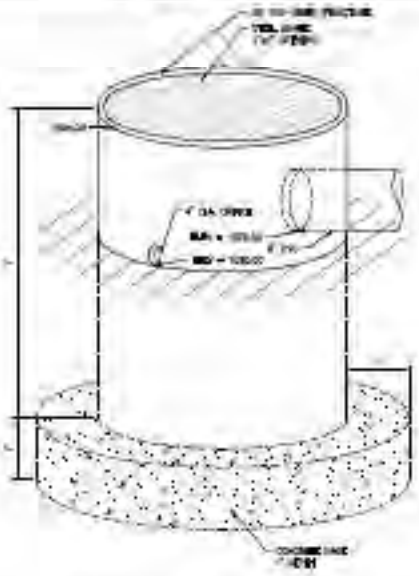
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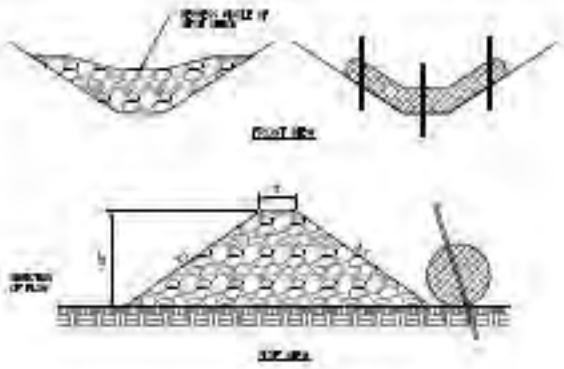
PROJECT NO.
240005

SHEET NO.
C701









SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

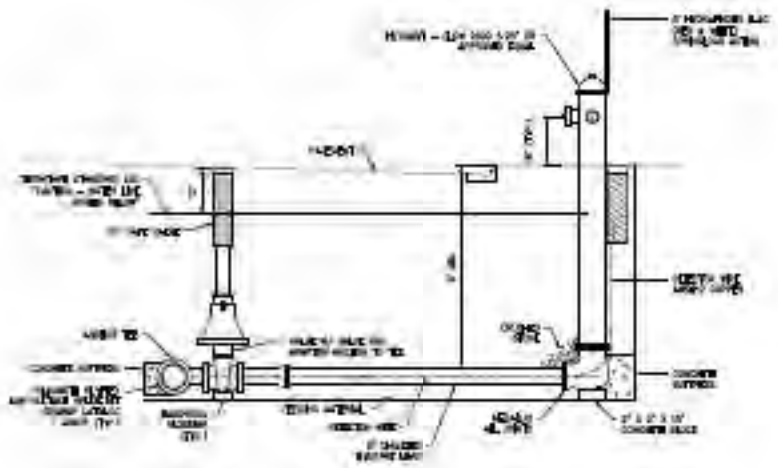
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

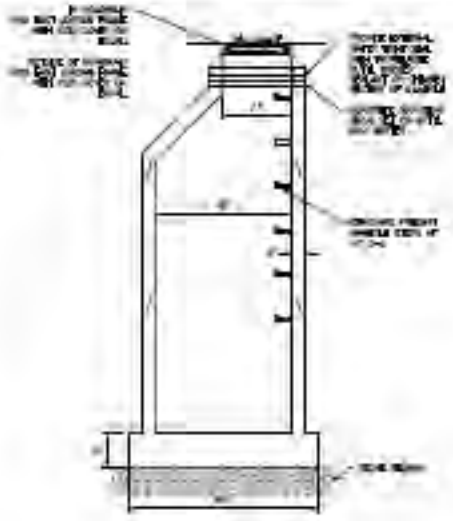
ISSUED FOR REVIEW

PROJECT NO.
240005

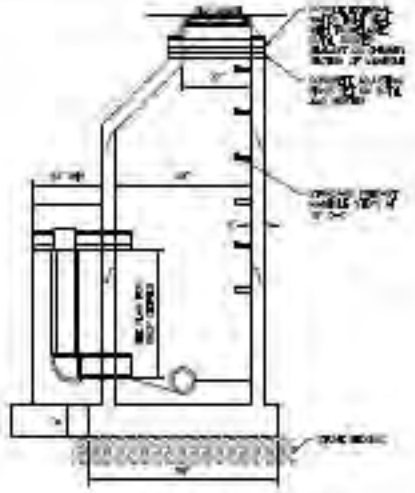
SHEET NO.
C702



FIRE HYDRANT



SANITARY SEWER
PRE-CAST MANHOLE



SANITARY SEWER – OUTSIDE DROP
PRE-CAST MANHOLE

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

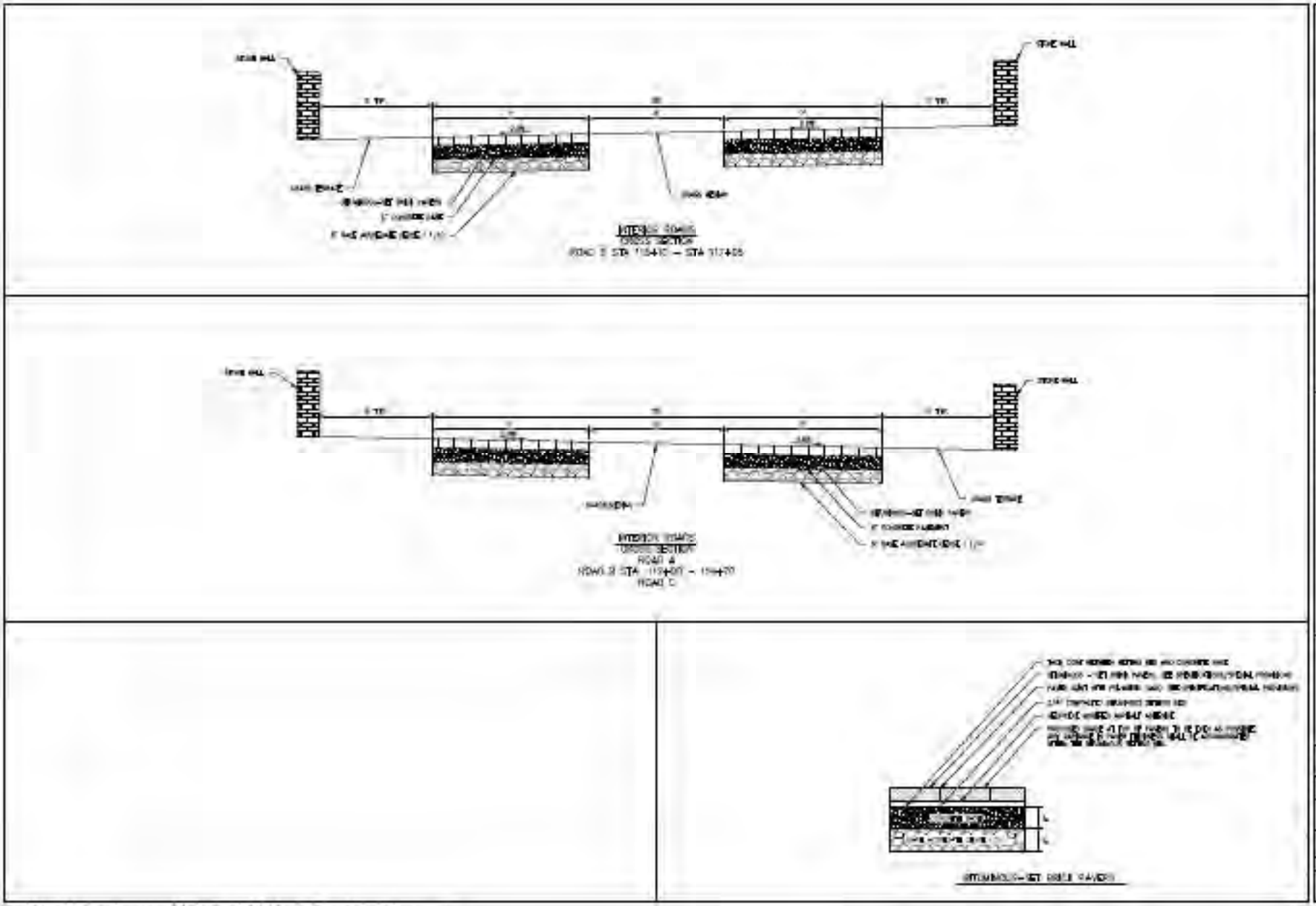
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C703



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

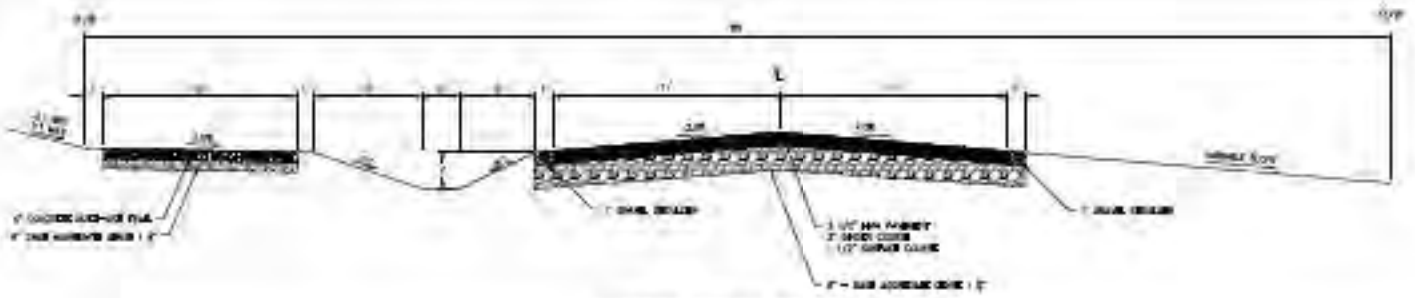
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

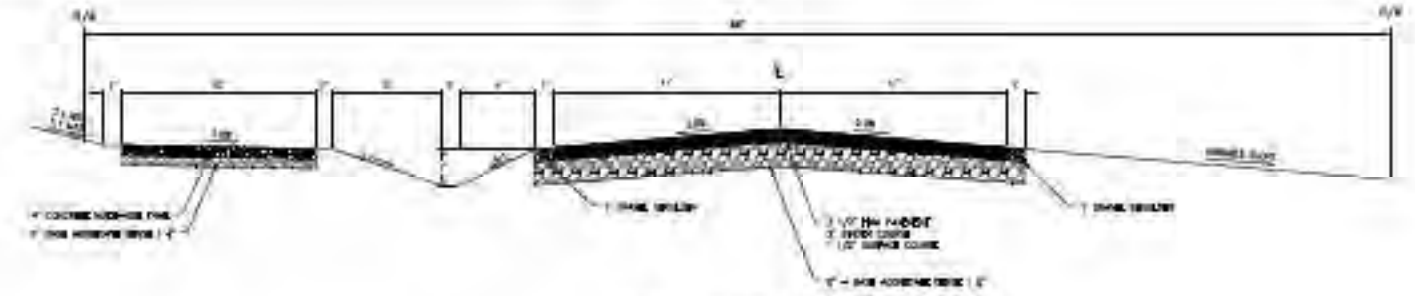
ISSUED FOR REVIEW

PROJECT NO.
240005

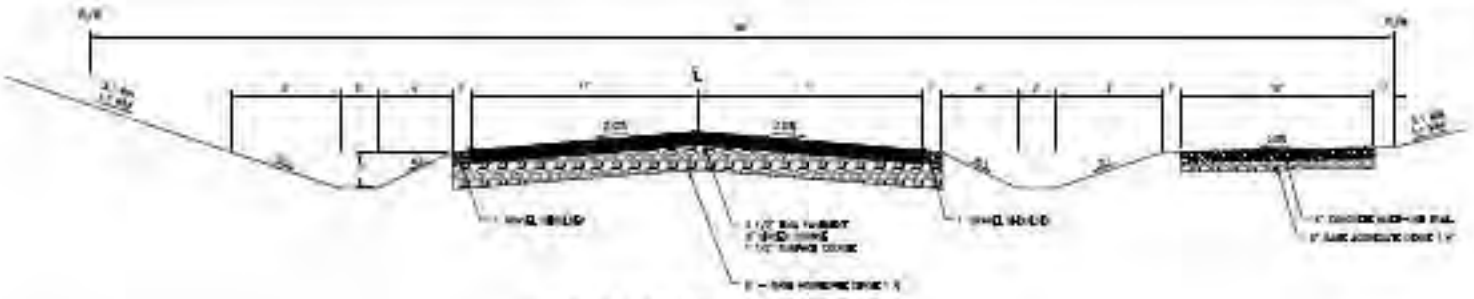
SHEET NO.
C704



CONSTANCE BOULEVARD TYPICAL SECTION



CONSTANCE BOULEVARD TYPICAL SECTION



CONSTANCE BOULEVARD TYPICAL SECTION

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

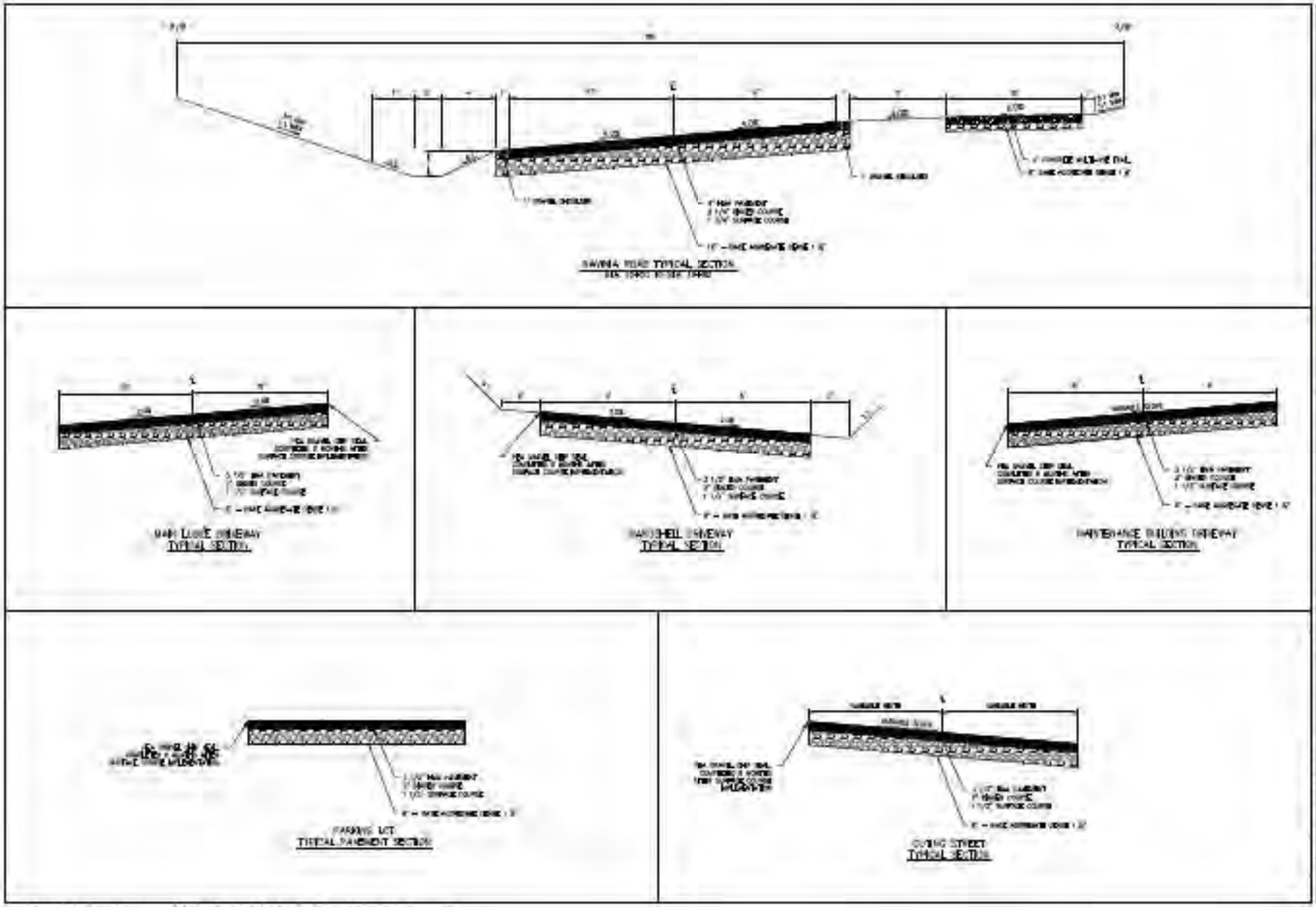
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C705



SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

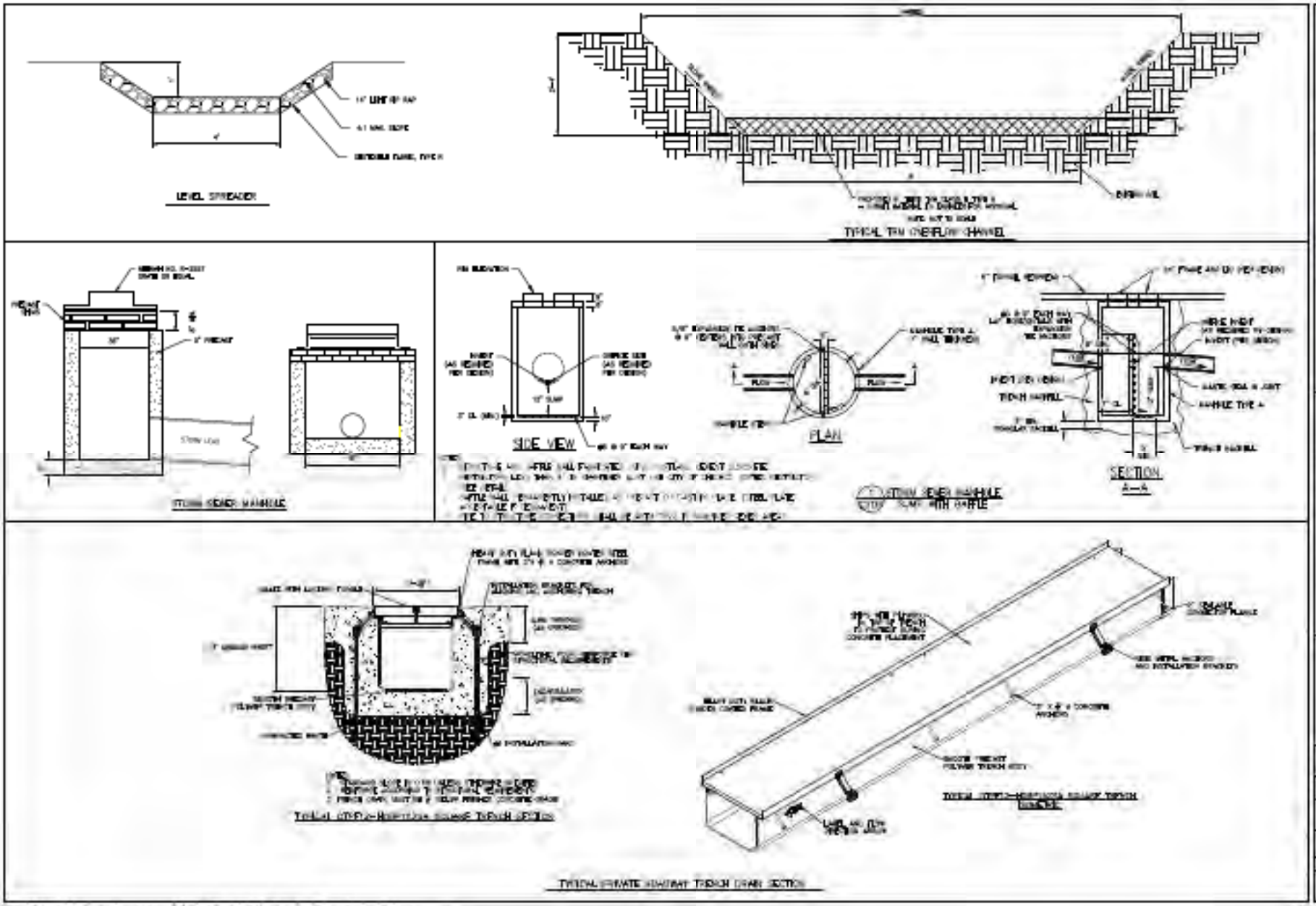
LYNCH & ASSOCIATES

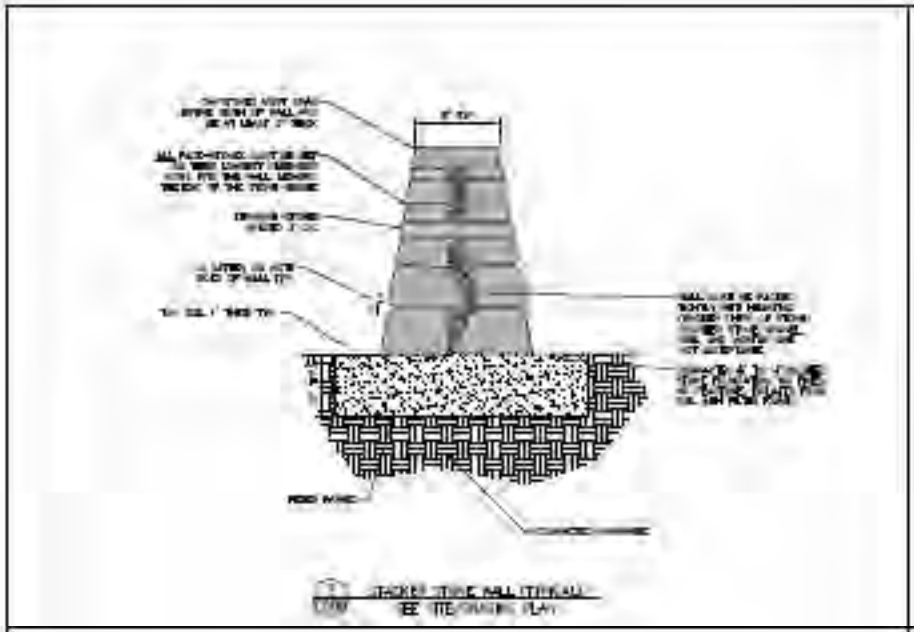
CONSTRUCTION DETAILS

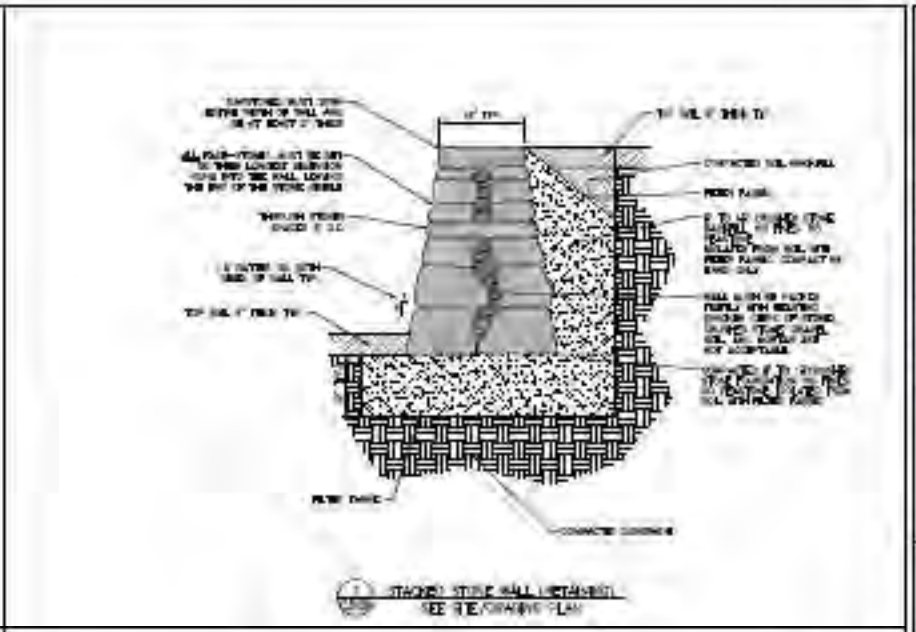
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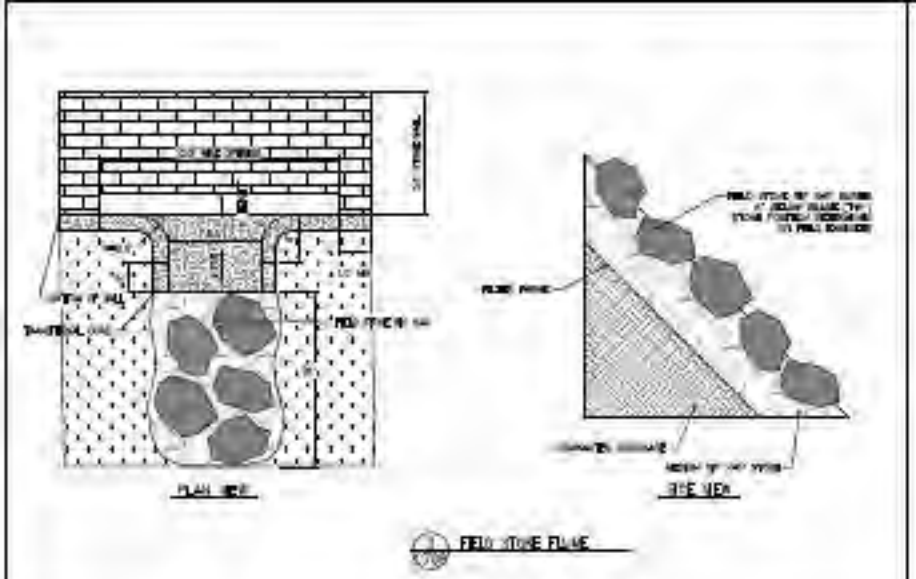
PROJECT NO.
240005

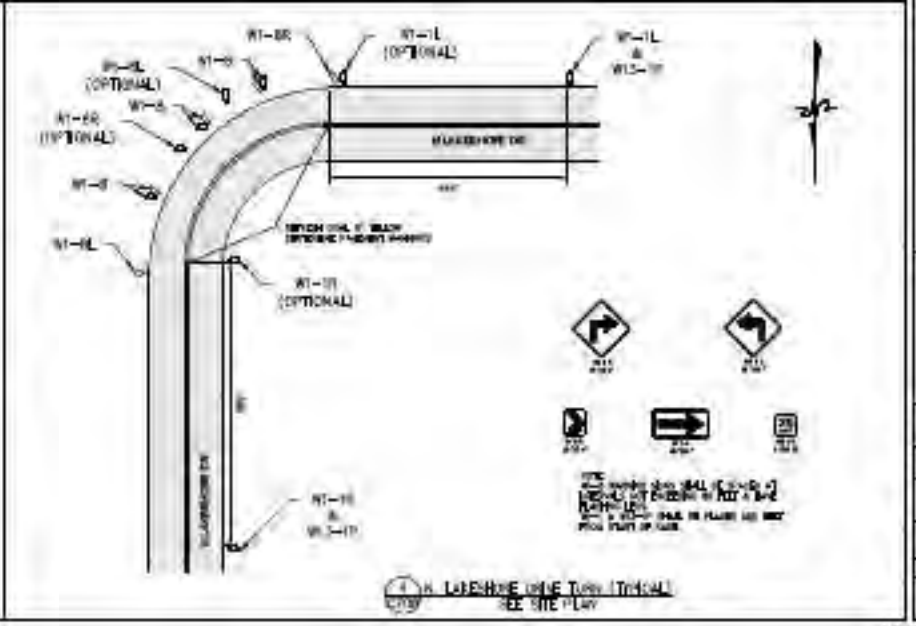
C706


LEVEL SPREADER
TYPICAL TRH OVERFLOW CHANNEL
STORM SEWER MANHOLE
SIDE VIEW
PLAN
SECTION
A—A
STORM SEWER MANHOLE
WITH BAFFLE
TYPICAL PRIVATE ROADWAY TRENCH DRAIN SECTION
SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY
LYNCH & ASSOCIATES
CONSTRUCTION DETAILS
ISSUED FOR
REVIEW
240005
C707









SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

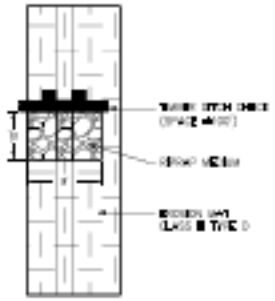
LYNCH & ASSOCIATES

CONSTRUCTION DETAILS

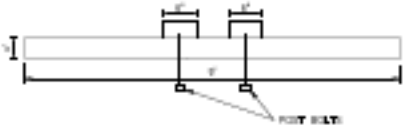
ISSUED FOR REVIEW

PROJECT NO.
240005

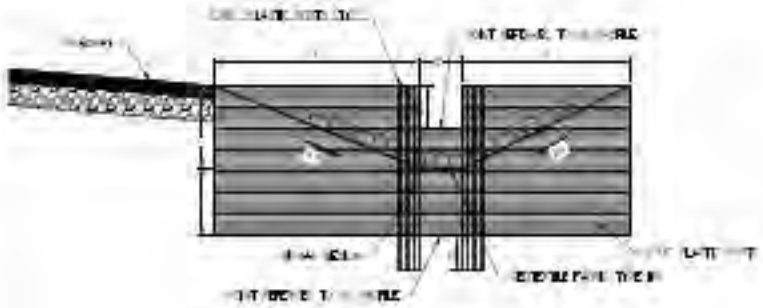
SHEET NO.
C708



DITCH RESTORATION DETAIL (PLAN VIEW)



TIMBER DITCH CHECK DETAIL (TOP VIEW)



TIMBER DITCH CHECK DETAIL (PROFILE VIEW)

SITE DEVELOPMENT PLAN FOR
THE PRESERVE AT WILLIAMS BAY

LYNCH & ASSOCIATES

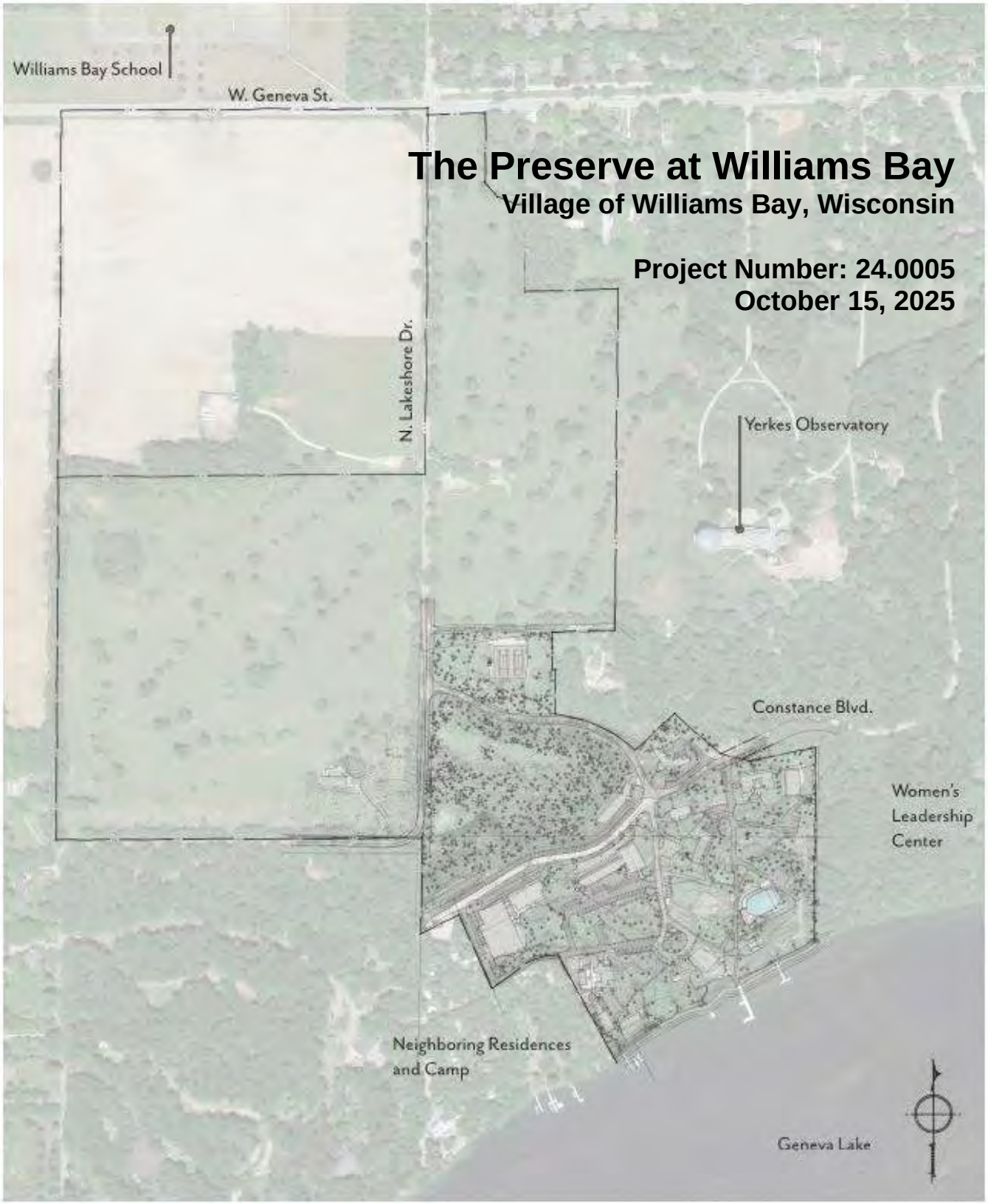
CONSTRUCTION DETAILS

ISSUED FOR REVIEW

PROJECT NO.
240005

SHEET NO.
C709

STORM WATER MANAGEMENT PLAN



The Preserve at Williams Bay

Village of Williams Bay, Wisconsin

Project Number: 24.0005
October 15, 2025

REVISED JANUARY 13, 2026
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151

CERTIFIED SURVEY MAP NO. _____

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2 IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

OWNER/SUBDIVIDER:
Williams Bay Property Co, LLC
111 S Wacker Dr. Suite 4960
Chicago, IL 60606

SURVEYOR:
RITCHIE P. WENZEL
5000 S. Towne Dr. Suite 160
NEW BERLIN, WI 53151
Phone: (262) 402-5040
Email:rwenzel@lynch-engineering.com
Job #24.0005 - CSM A

SURVEYOR'S CERTIFICATE:

I RITCHIE P. WENZEL, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED A PARCEL OF LAND BEING LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2 IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHEAST 1/4 AND THE POINT OF BEGINNING; THENCE SOUTH 88°40'29" WEST, ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4, 1336.03 FEET TO THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SOUTHEAST 1/4; THENCE NORTH 00°29'09" WEST, ALONG SAID WEST LINE, 1325.14 FEET TO THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH 88°38'46" EAST, ALONG SAID NORTH LINE, 1334.54 FEET TO THE EAST LINE OF SAID SOUTHEAST 1/4; THENCE SOUTH 00°33'02" EAST, ALONG SAID EAST LINE, 1325.79 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHEAST 1/4 AND THE POINT OF BEGINNING.

THE GROSS AREA OF SAID PARCEL CONTAINS 1,769,688 SQUARE FEET OR 40.63 ACRES OF LAND, MORE OR LESS.

THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF **REPRESENTATIVE;** REPRESENTATIVE OF WILLIAMS BAY PROPOERTY CO, LLC, OWNER OF SAID LAND. THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF LAND SURVEYED AND LAND DIVISION MADE THEREOF. THAT I HAVE FULLY COMPLIED WITH THE PROVISION OF SECTION 236.34 OF THE WISCONSIN STATUTES AND THE PLATTING ORDINANCE OF WALWORTH COUNTY AND THE VILLAGE OF WILLIAMS BAY IN SURVEYING, DIVIDING AND MAPPING THE SAME.

DATED THIS_____ DAY OF _____, 20_____.

_____
RITCHIE P. WENZEL, PLS
PROFESSIONAL LAND SURVEYOR S-4027

PRELIMINARY

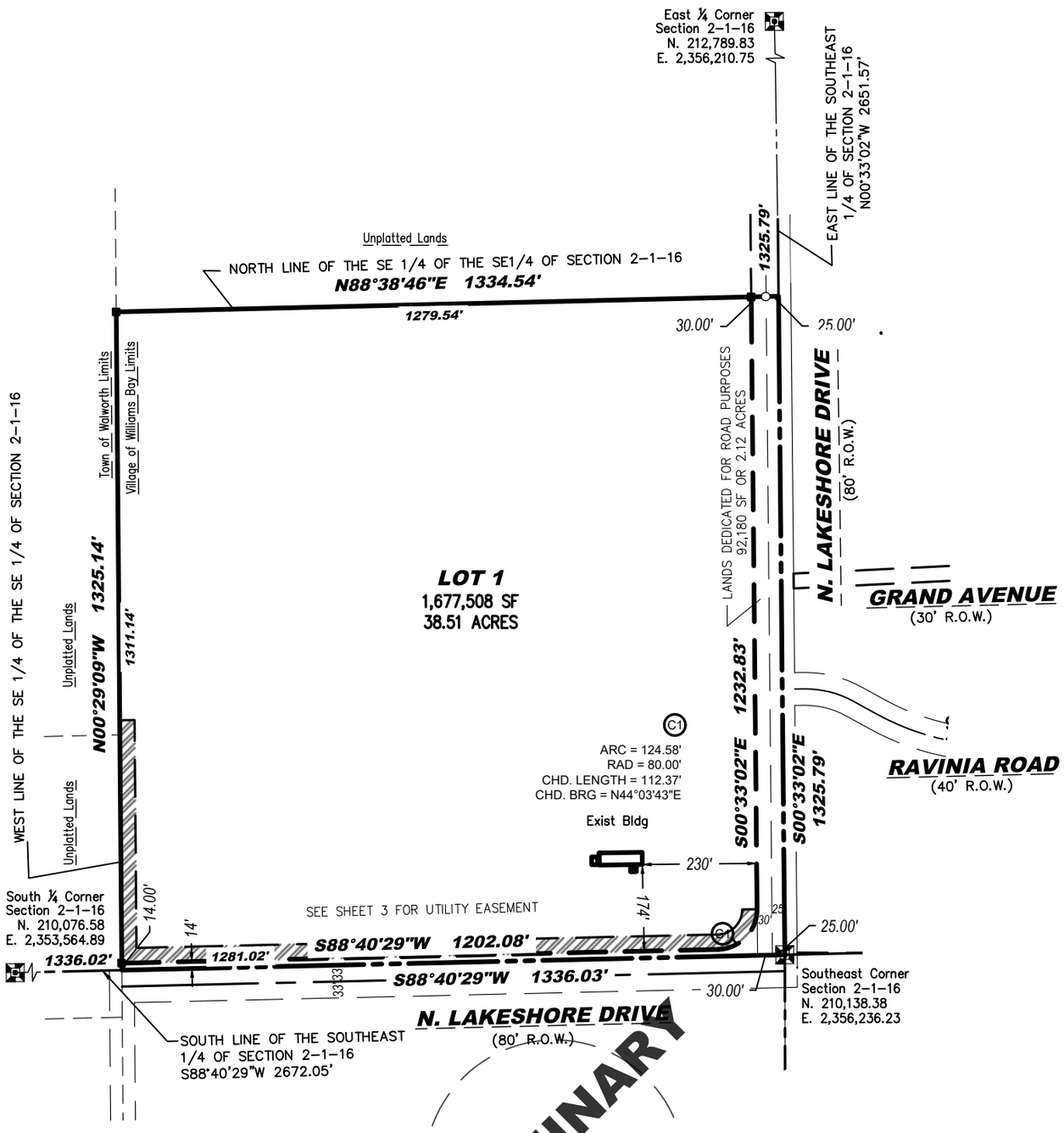
SEAL
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 1 OF 5

CERTIFIED SURVEY MAP NO. _____

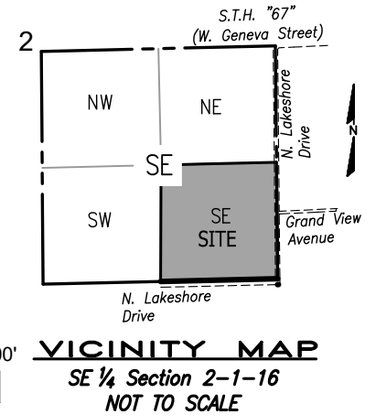
THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2
IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL
MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.



PRELIMINARY

STAMP
SIGNATURE
DATE

NOTES:
THE PURPOSE OF THIS CSM IS FOR ROAD DEDICATION AND CREATION OF A UTILITY EASEMENT. A STORMWATER MANAGEMENT PLAN WILL BE REQUIRED FOR ANY DEVELOPMENT OR CONSTRUCTION THAT EXCEEDS 20,000 SQUARE FEET IN IMPERIVOUS SURFACE SEPARATELY OR IN AGGREGATE WITHIN 5 YEARS OF THE DATE OF THIS MAP. ALL STATE, COUNTY, AND MUNICIPAL STORM WATER REQUIREMENTS SHALL BE FOLLOWED.



VICINITY MAP
SE ¼ Section 2–1–16
NOT TO SCALE

Legend:

- Found Concrete Monument w/ Brass Cap
- Found 3/4" Iron Rod
- Found 1" Iron Pipe
- Set ¾"x18" Iron Rod Weighing 1.18 lbs/Ft

0' 300'
SCALE: 1" = 300'

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
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NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

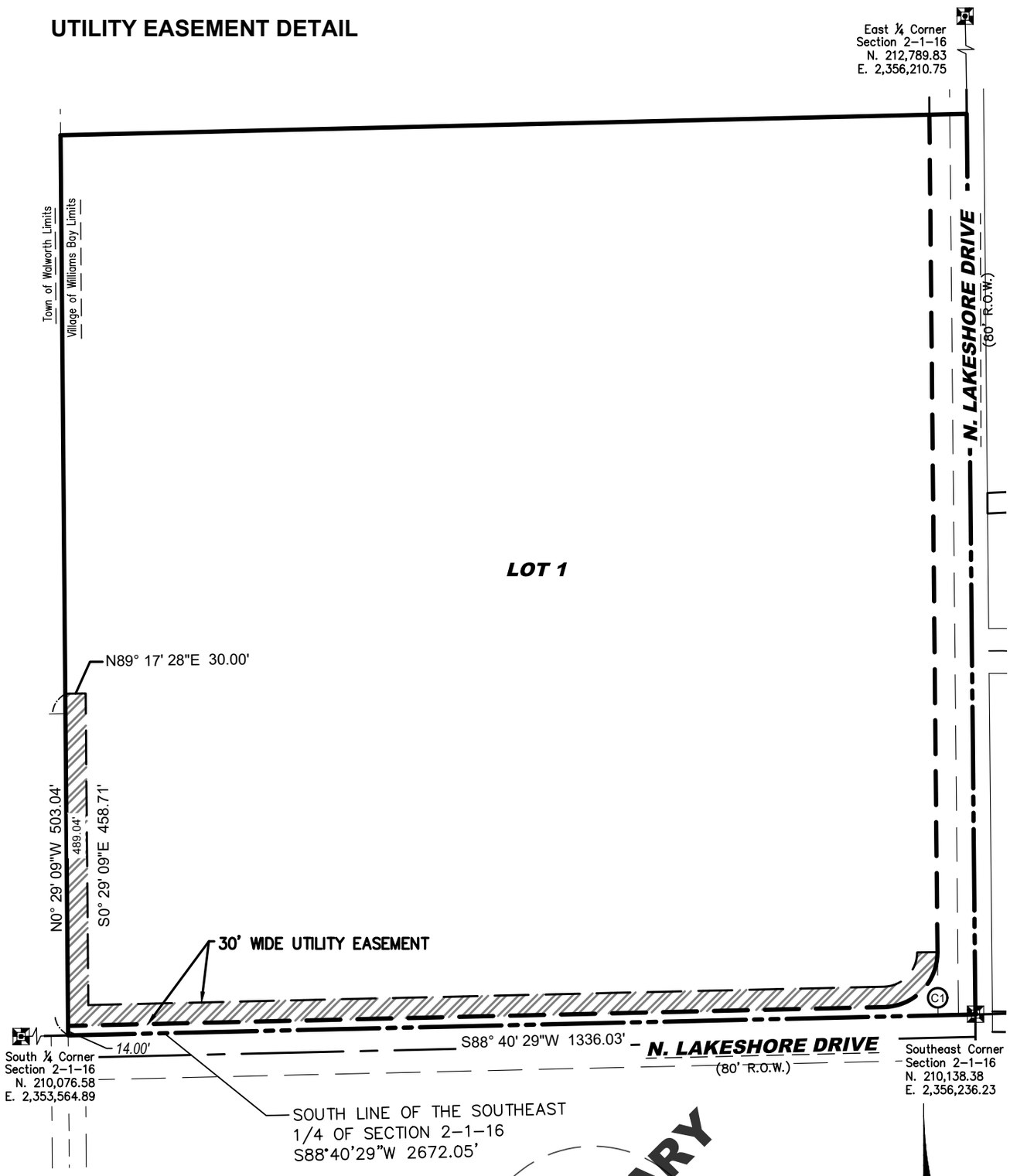
Map bearings refer to Grid North of the Wisconsin State Plane Coordinate System, South Zone, (NAD-83), Vertical Datum NAVD 1988, with the East line of the Southeast 1/4 of Section of 2-1-16, having an assumed bearing of South 0°33'02" East.

Date: 1/5/2026
SHEET 2 OF 5

CERTIFIED SURVEY MAP NO. _____

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2
IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL
MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

UTILITY EASEMENT DETAIL



LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Map bearings refer to Grid North of the Wisconsin State Plane Coordinate System, South Zone, (NAD-83), Vertical Datum NAVD 1988, with the East line of the Southeast 1/4 of Section of 2-1-16, having an assumed bearing of South 0°33'02" East.

Date: 1/5/2026
SHEET 3 OF 5

CERTIFIED SURVEY MAP NO. _____

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2
IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL
MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

ENTITY OWNER'S CERTIFICATE:

WILLIAMS BAY PROPERTY CO LLC, an entity duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said entity caused the land described on this map to be surveyed, divided, mapped, and dedicated as represented on this Certified Survey Map.
WILLIAMS BAY PROPERTY CO LLC, does also certify that this map is required by section 236.10 or 236.12 of the Wisconsin State Statutes to be submitted to the following for approval or object: Village of Williams Bay

This _____ day of _____, 20_____.

_____
_____, Representative, Williams Bay Property Co, LLC

STATE OF)
)ss.
County of)
Personally came before me this_____ day of_____, 20_____, _____
_____ of the above named entity, to me known as the person(s) who executed the foregoing instrument, and to me known to be the representative of Williams Bay Property Co, LLC, and acknowledged that they executed the foregoing instrument and acknowledged the same.

_____
Print Name_____
Notary Public, _____ County, ___.
My Commission Expires: _____

CONSENT OF ENTITY MORTGAGEE:

Old Second National Bank, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, consents to the surveying, dividing, and mapping of the land described on this Certified Survey Map, and does hereby consent to the above Entiry Owners Certificate of Williams Bay Property Co, LLC.

In Witness of, Old Second National Bank, has caused these presents to be signed by {*First Name*_____ *Last Name*_____}, its {*Title*_____}, and {*First Name*_____, *Last Name*_____} its {*Title*_____} in the {*City, Village or Town*} of {*City*_____}, {*State*_____}, this_____ day of_____, 20_____ .

In the presence of:
Old Second National Bank

_____ _____
{*Print - First Name Last Name*} {*Title*} {*Signature*}

_____ _____
{*Print - First Name Last Name*} {*Title*} {*Signature*}

STATE OF)
)ss.
County of_____)
Personally came before me this _____day of _____, 20_____, {*First Name*_____ *Last Name*_____} {*Title*_____}and {*First Name*_____ *Last Name*_____} {*Title*_____} of the above named entity, to me known to be the person(s) who executed the foregoing instrument, and to me known to be the {*Title*_____ and *Title*_____ respectively} of the entity, and acknowledged that they, he, or she executed the foregoing instrument and acknowledged the same.

_____
{*Signature*}
Print Name_____
Notary Public, _____ County, ____.
My Commission Expires: _____

PRELIMINARY
STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 4 OF 5

CERTIFIED SURVEY MAP NO. _____

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2
IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL
MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

VILLAGE BOARD APPROVAL CERTIFICATE:

APPROVED, that the Certified Survey Map, in the Village of Williams Bay, is hereby approved by the Village Board:

Approved as of the day of _____, 20_____.

_____ Date: _____
_____**, Chairman**

I hereby certify that the foregoing is true and correct copy of a resolution adopted by the Village Board of the Village of Williams Bay.

_____ Date: _____
Tina Kolls, Village Clerk

PLAN COMMISSION APPROVAL CERTIFICATE:

APPROVED, that the Certified Survey Map, in the Village of Williams Bay, is hereby approved by the Plan Commission:

Approved as of the day of _____, 20_____.

_____ Date: _____
_____**, Chairman**

I hereby certify that the foregoing is true and correct copy of a resolution adopted by the Plan Commission of the Village of Williams Bay.

_____ Date: _____
Tina Kolls, Village Clerk

PRELIMINARY
STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 5 OF 5

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

OWNER/ SUBDIVIDER:
WILLIAMS BAY PROPERTY CO, LLC
111S Wacker Dr Suite 4960
Chicago, IL 60606

SURVEYOR:
RITCHIE P. WENZEL
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
Phone: (262) 402-5040
Email: rwenzel@lynch-engineering.com
Job #24.0005 - 4 LOT CSM

SURVEYOR'S CERTIFICATE:

I RITCHIE P. WENZEL, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED A PARCEL OF LAND BEING A LOCATED IN BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN, NOW BEING BOUND AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 1; THENCE NORTH 88°39'52" EAST ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION, 25.00 FEET TO THE EAST RIGHT OF WAY OF NORTH LAKESHORE DRIVE AND THE POINT OF BEGINNING.

THENCE NORTH 0°33'02" WEST, ALONG SAID EAST LINE, 2612.16 FEET; THENCE NORTH 42°53'27” EAST, 21.81 FEET TO THE SOUTH RIGHT OF WAY LINE OF WEST GENEVA STREET; THENCE NORTH 87°14'37” EAST ALONG SAID SOUTH LINE, 170.37 FEET TO THE NORTHWEST CORNER OF LOT 1 OF CERTIFIED SURVEY MAP NO. 1198; THENCE SOUTH 00°30'25” EAST, 252.00 FEET; THENCE SOUTH 43°39'25” EAST, 66.58 FEET; THENCE SOUTH 70°44'38” EAST, 79.82 FEET; THENCE NORTH 00°29'43” WEST, 30.02 FEET; THENCE NORTH 87°10'47” EAST, 15.01 FEET; THENCE SOUTH 00°29'43” EAST, 351.76 FEET; THENCE NORTH 87°20'12” EAST, 360.01 FEET; THENCE SOUTH 00°29'43” EAST, 590.75 FEET;THENCE SOUTH 87°12'17” WEST, 15.00 FEET; THENCE SOUTH 00°29'43” EAST ALONG THE WEST LINE OF LOT 1 OF CERTIFIED SURVEY MAP NO. 5185, 630.01 FEET; THENCE SOUTH 87°13'55” WEST ALONG THE NORTH LINE OF GRAND AVENUE EXTENDED, 223.97 FEET; THENCE SOUTH 00°31'05” EAST ALONG THE WEST LINE OF LOT 1 OF CERTIFIED SURVEY MAP NO. 4938 EXTENDED, 156.15 FEET; THENCE NORTH 87°13'55” EAST, ALONG SAID LOT 1, 14.00 FEET; THENCE SOUTH 00°31'05” EAST, ALONG SAID LOT 1, 162.45 FEET TO THE NORTH LINE OF RAVINIA ROAD; THENCE 332.82 FEET ALONG AN ARC, BEING THE BOUNDARY BETWEEN SAID LOT 1 AND RAVINIA ROAD, WITH A RADIUS POINT TO THE SOUTHWEST, A RADIUS OF 400.00 FEET, AND A CHORD BEARING SOUTH 67°30'16” EAST, 323.30 FEET; THENCE NORTH 45°31'52” ALONG SAID LOT 1, 195.20 FEET TO A CORNER OF LOT 1 OF CERTIFIED SURVEY MAP NO. 5185; THENCE SOUTH 50°37'59” EAST, ALONG SAID LOT 1, 223.09 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF CONSTANCE BLVD; THENCE SOUTH 77°34'35” EAST, 78.87 FEET TO THE EAST CORNER OF OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998; THENCE NORTH 63°04'56” EAST, ALONG THE SOUTH RIGHT OF WAY LINE OF CONSTANCE BLVD AND THE NORTH LINE OF SAID OUTLOT 1, 105.01 FEET;

SURVEYOR'S CERTIFICATE CONTINUED ON SHEET 2

PRELIMINARY

SEAL
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date:1/5/2026
SHEET 1 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE CONTINUED:

THENCE SOUTH 13°51'07" EAST, ALONG THE EAST LINE OF SAID OUTLOT 1, 39.12 FEET; THENCE NORTH 76°09'09" EAST ALONG SAID CSM NO. 4998, 185.11 FEET; THENCE SOUTH 00°27'11" EAST ALONG SAID CSM NO 4998, 695.29 FEET TO A MEANDER LINE WHICH LIES 18.7 FEET MORE OR LESS NORTH 00°27'19" WEST OF THE SHORE OF GENEVA LAKE; THENCE SOUTH 60°16'21" WEST, ALONG SAID MEANDER LINE, 790.34 FEET TO A POINT THAT IS 21.3 FEET MORE OR LESS NORTH 29°30'05" WEST OF THE SHORE OF GENEVA LAKE; THENCE NORTH 29°30'05" WEST, 177.39 FEET; THENCE SOUTH 60°29'55" WEST, 15.75 FEET; THENCE NORTH 47°57'47" WEST, 45.00 FEET; THENCE SOUTH 60°29'55" WEST, 40 FEET TO THE EAST LINE OF LOT 8 IN GRAND TERRACE SUBDIVISION; THENCE NORTH 29°30'05" WEST, ALONG SAID EAST LINE, 154.25 FEET TO THE SOUTH RIGHT OF WAY LINE OF OUTING STREET; THENCE NORTH 15°21'28" WEST, 20.06 FEET TO THE NORTH RIGHT OF WAY LINE OF OUTING STREET; THENCE SOUTH 77°04'43" WEST ALONG SAID NORTH LINE, 107.77 FEET; THENCE SOUTH 53°41'55" WEST ALONG SAID NORTH LINE, 179.97 FEET TO THE SOUTHEAST CORNER OF LOT 1 OF CERTIFIED SURVEY MAP NO. 4226; THENCE NORTH 25°03'05" WEST ALONG THE EAST LINE OF SAID LOT 1 EXTENDED, 320.88 FEET TO THE NORTH RIGHT OF WAY LINE OF CONSTANCE AVENUE; THENCE SOUTH 62°01'22" WEST, ALONG SAID NORTH LINE 143.34 FEET TO THE WEST LINE OF THE NORTHWEST 1/4 OF SAID SECTION 12; THENCE NORTH 0°08'06" WEST ALONG SAID WEST LINE, 253.37 FEET TO THE SOUTH RIGHT OF WAY LINE OF NORTH LAKESHORE DRIVE; THENCE NORTH 88°39'51" EAST, ALONG SAID SOUTH LINE, 25.01 FEET TO THE SOUTHEAST CORNER OF NORTH LAKESHORE DRIVE; THENCE NORTH 0°08'16" WEST, ALONG THE EAST LINE OF SAID NORTH LAKESHORE DRIVE, 66.01 FEET TO THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 1 AND TO THE POINT OF BEGINNING. INCLUSIVE OF LANDS LYING BETWEEN SAID MEANDER LINE AND THE SHORE OF GENEVA LAKE BY THE EXTENSION OF PROPERTY LINES. EXCLUSIVE OF RIGHT OF WAY FOR THE PUBLIC FOR RAVINIA ROAD AND CONSTANCE BOULEVARD.

THE GROSS AREA OF SAID PARCEL CONTAINS 2,380,550 SQUARE FEET OR 54.65 ACRES OF LAND, MORE OR LESS.

THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF WILLIAMS BAY PROPERTY CO, LLC, OWNER OF SAID LAND. THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF LAND SURVEYED AND LAND DIVISION MADE THEREOF. THAT I HAVE FULLY COMPLIED WITH THE PROVISION OF SECTION 236.34 OF THE WISCONSIN STATUTES AND THE PLATTING ORDINANCE OF THE VILLAGE OF WILLIAMS BAY IN SURVEYING, DIVIDING AND MAPPING SAME.

DATED THIS_____ DAY OF _____, 20_____.

_____
RITCHIE P. WENZEL, PLS
PROFESSIONAL LAND SURVEYOR S-4027

PRELIMINARY

SIGNATURE STAMP DATE

Legend:

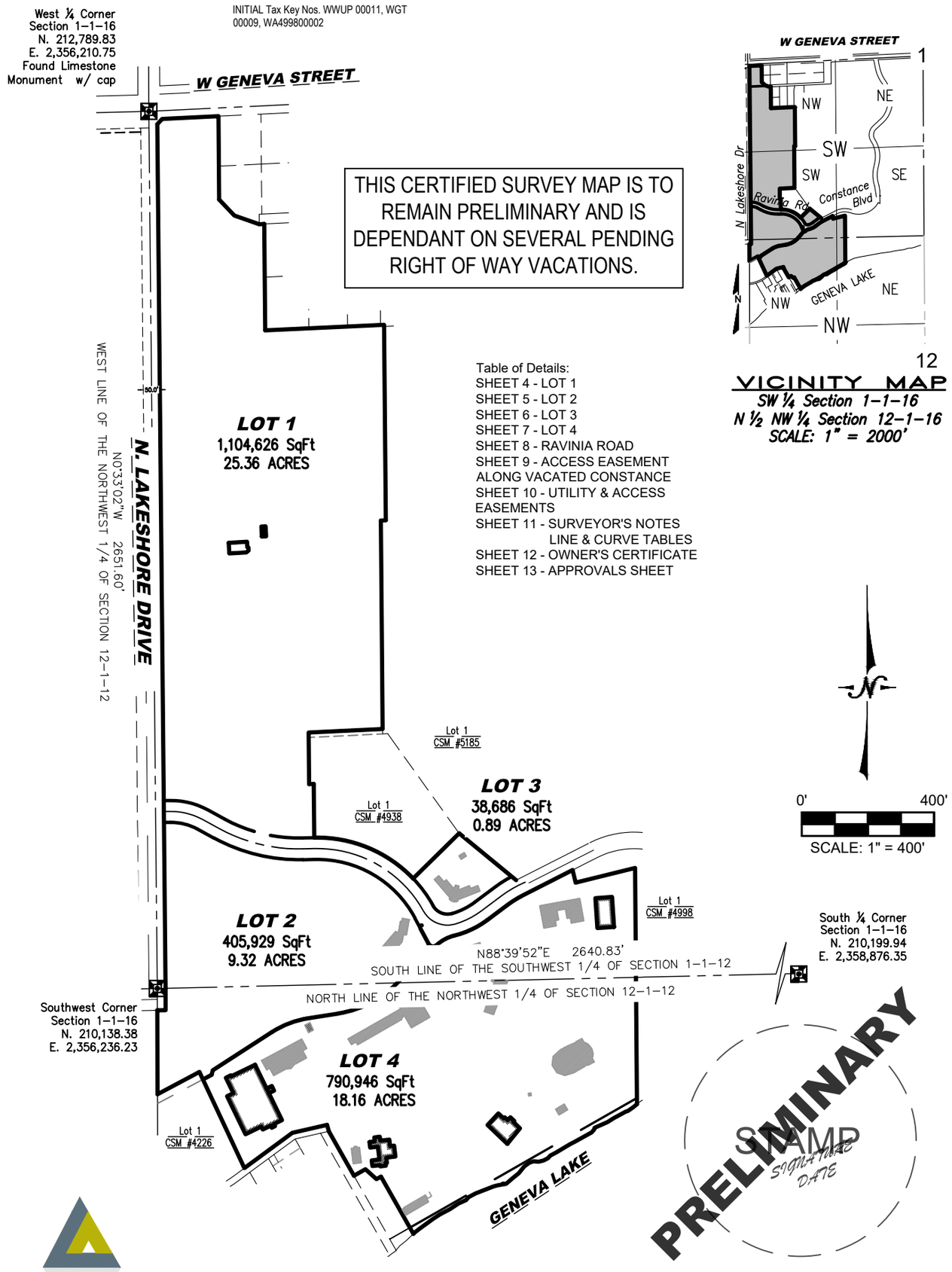
- Found Concrete Monument (unless noted otherwise)
- Found 1" Iron Pipe
- Found Iron Rod
- Found PK Nail
- Found Chiseled Cross
- Set Chiseled Cross
- Set ¾"x18" Iron Rod Weighing 1.18 lbs/Ft
- Set PK Nail in Pavement
- Existing Building
- Existing Building to be razed

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date:1/5/2026
SHEET 2 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.



LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Notes:
Per the National Flood Insurance Program, Flood Insurance Rate Map No. 55127C0308D, Effective Date October 2nd 2009 reports the Flood Zone as AE with Flood Elevation to be 865.
APPROXIMATE ORDINARY HIGH WATER MARK - FOR REFERENCE ONLY PER STATE STATUTE 236.025

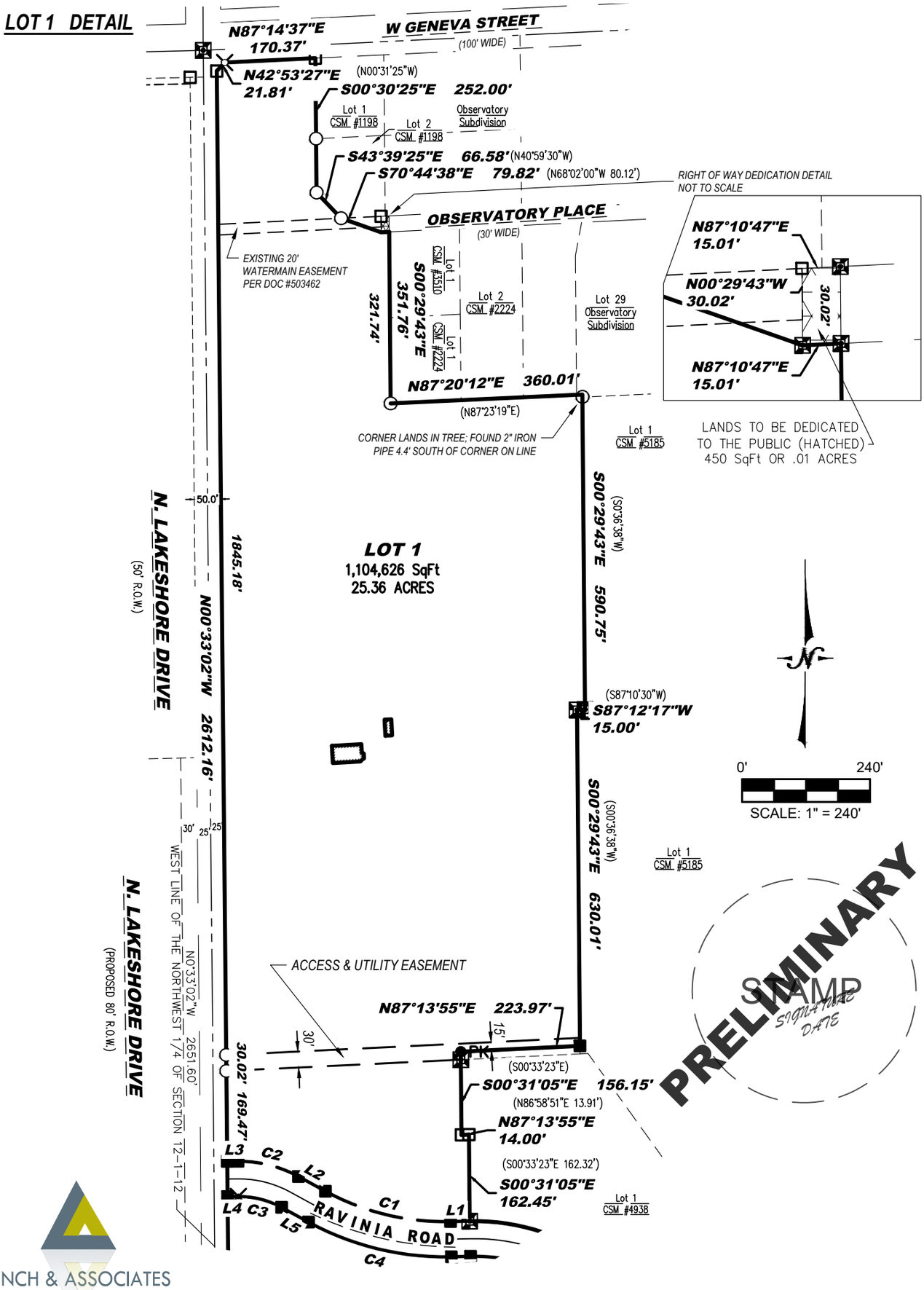
"ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."

Date: 1/5/2026
SHEET 3 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

LOT 1 DETAIL



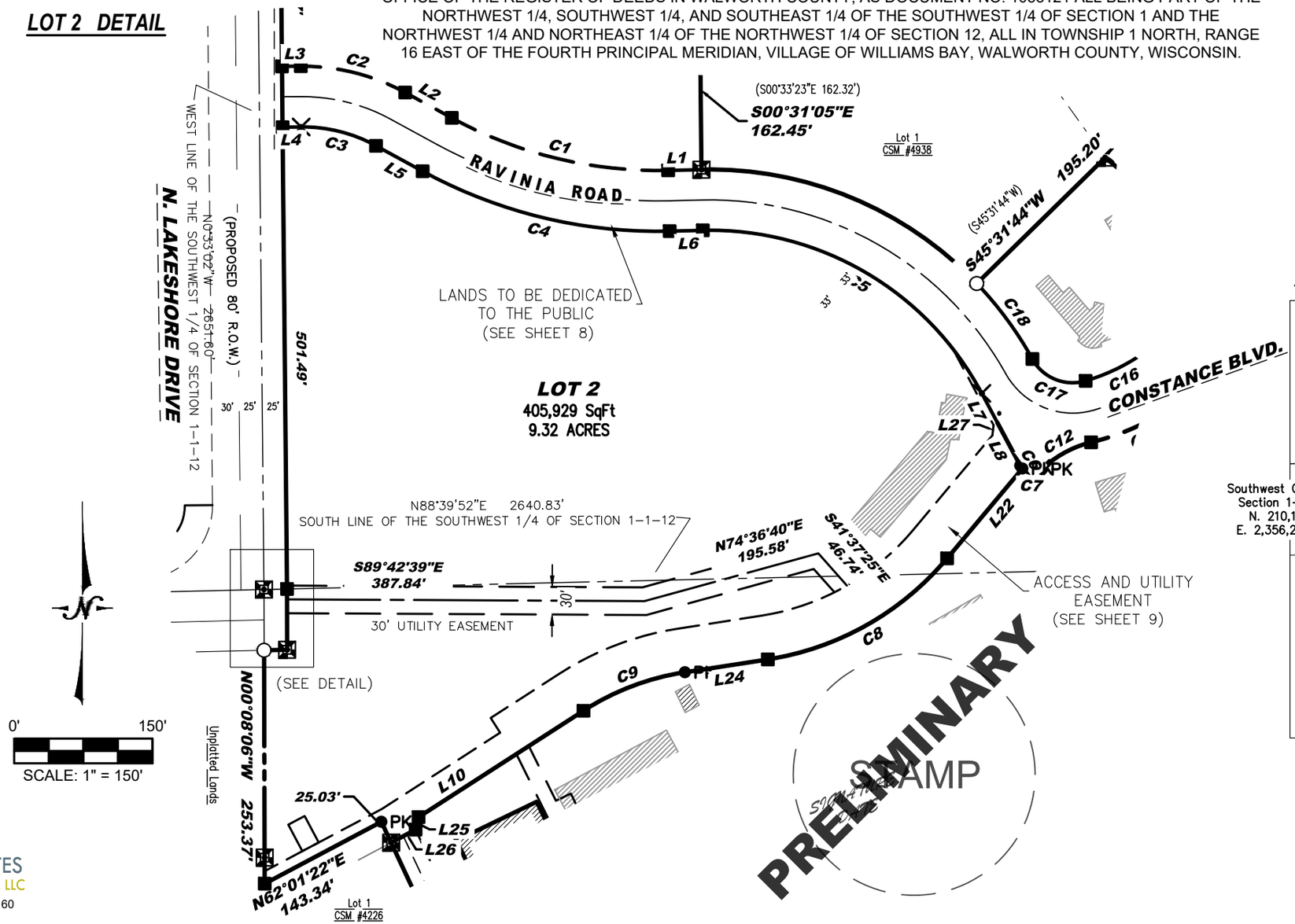
LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 4 OF 13

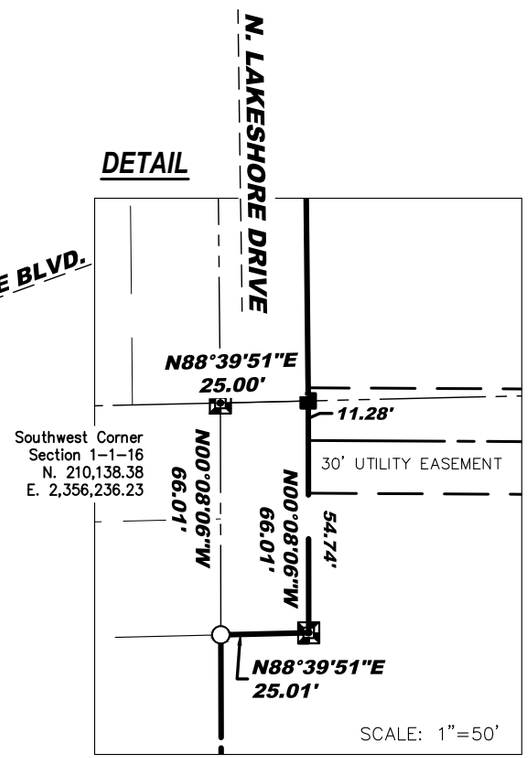
CERTIFIED SURVEY MAP NO. _____

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LOT 2 DETAIL



DETAIL



PRELIMINARY

STAMP

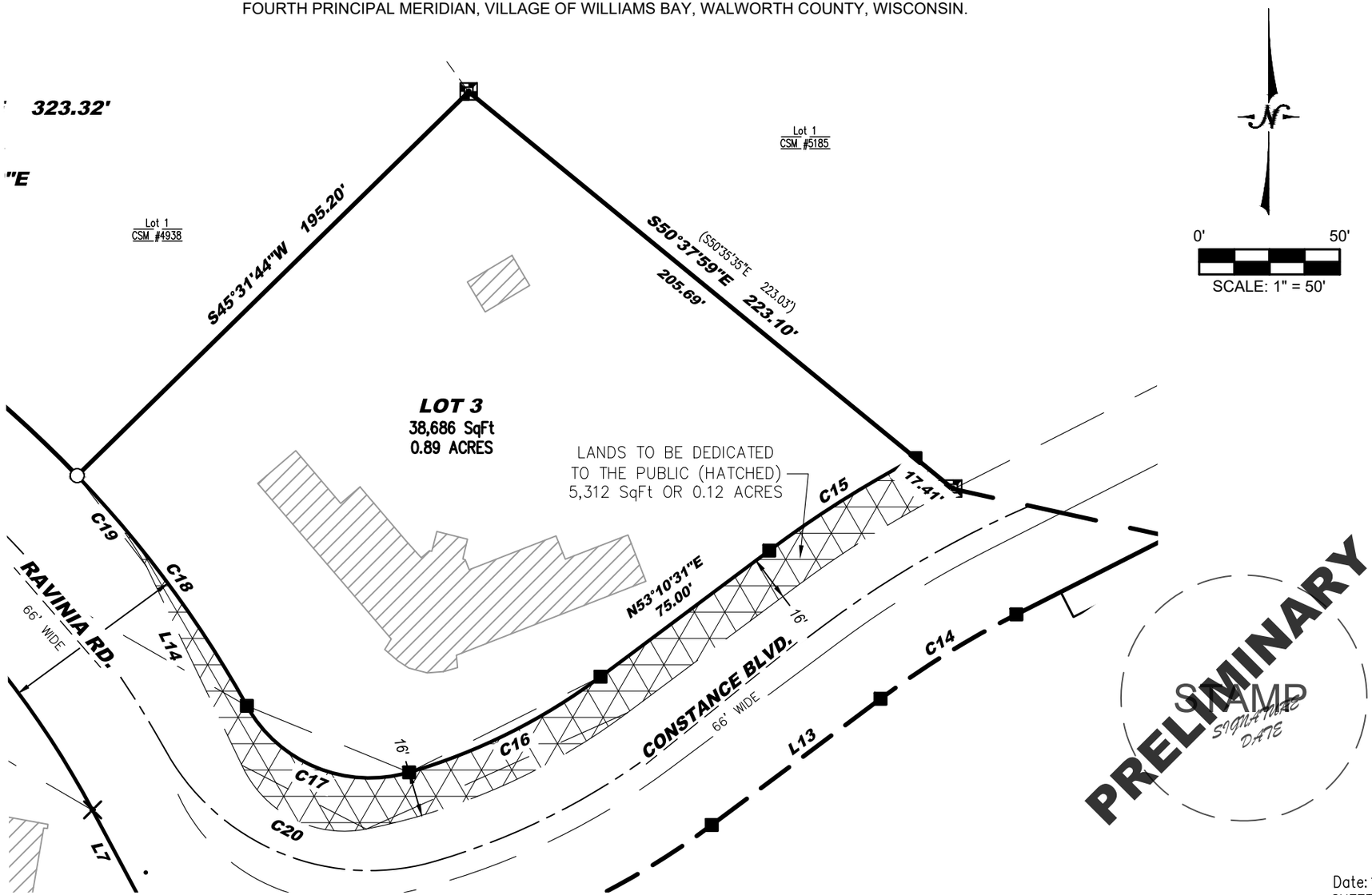
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Date:1/5/2026
SHEET 5 OF 13

CERTIFIED SURVEY MAP NO. _____

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LOT 3 DETAIL



PRELIMINARY

SIGNATURE
DATE

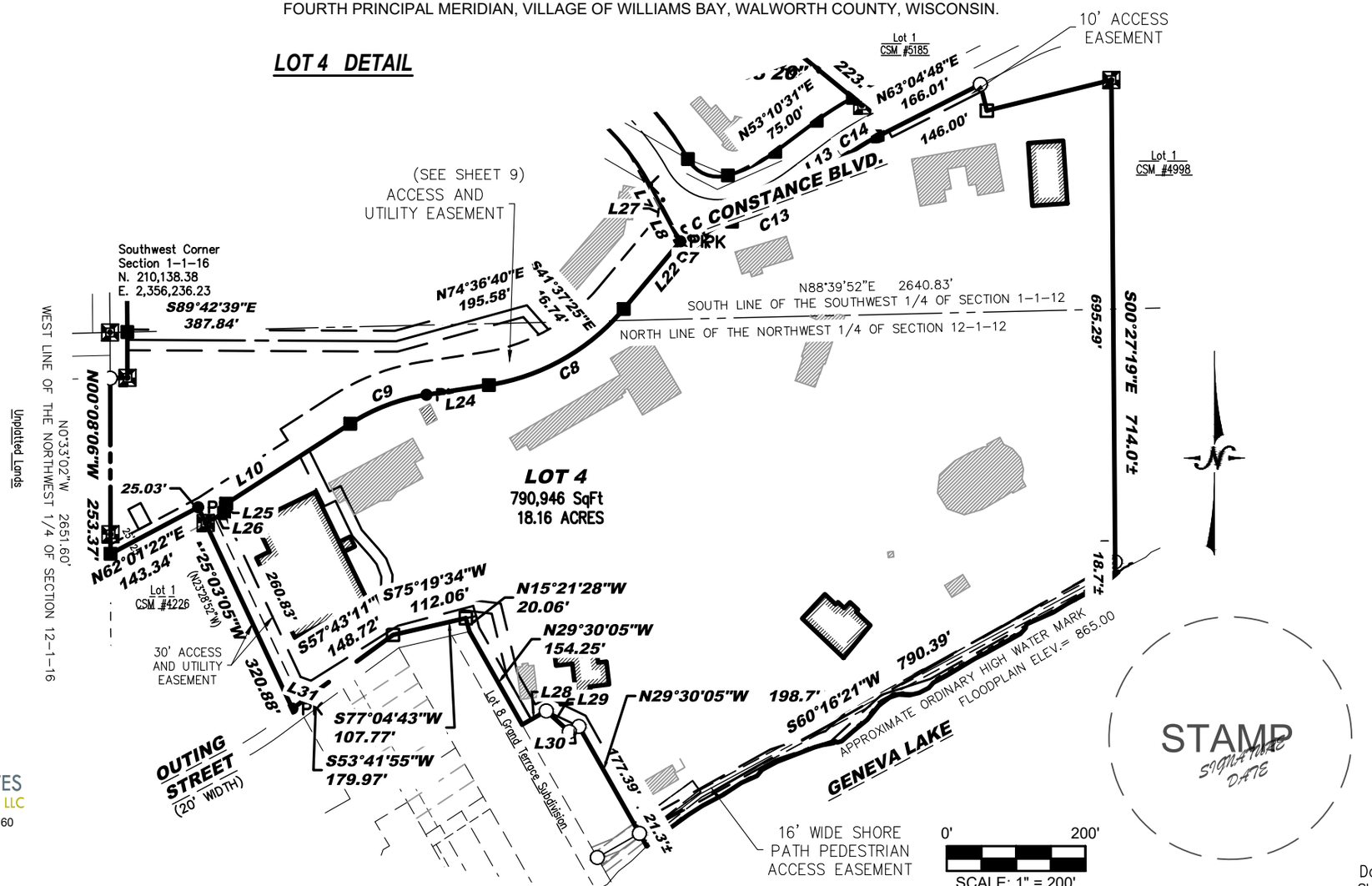
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NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 6 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

LOT 4 DETAIL

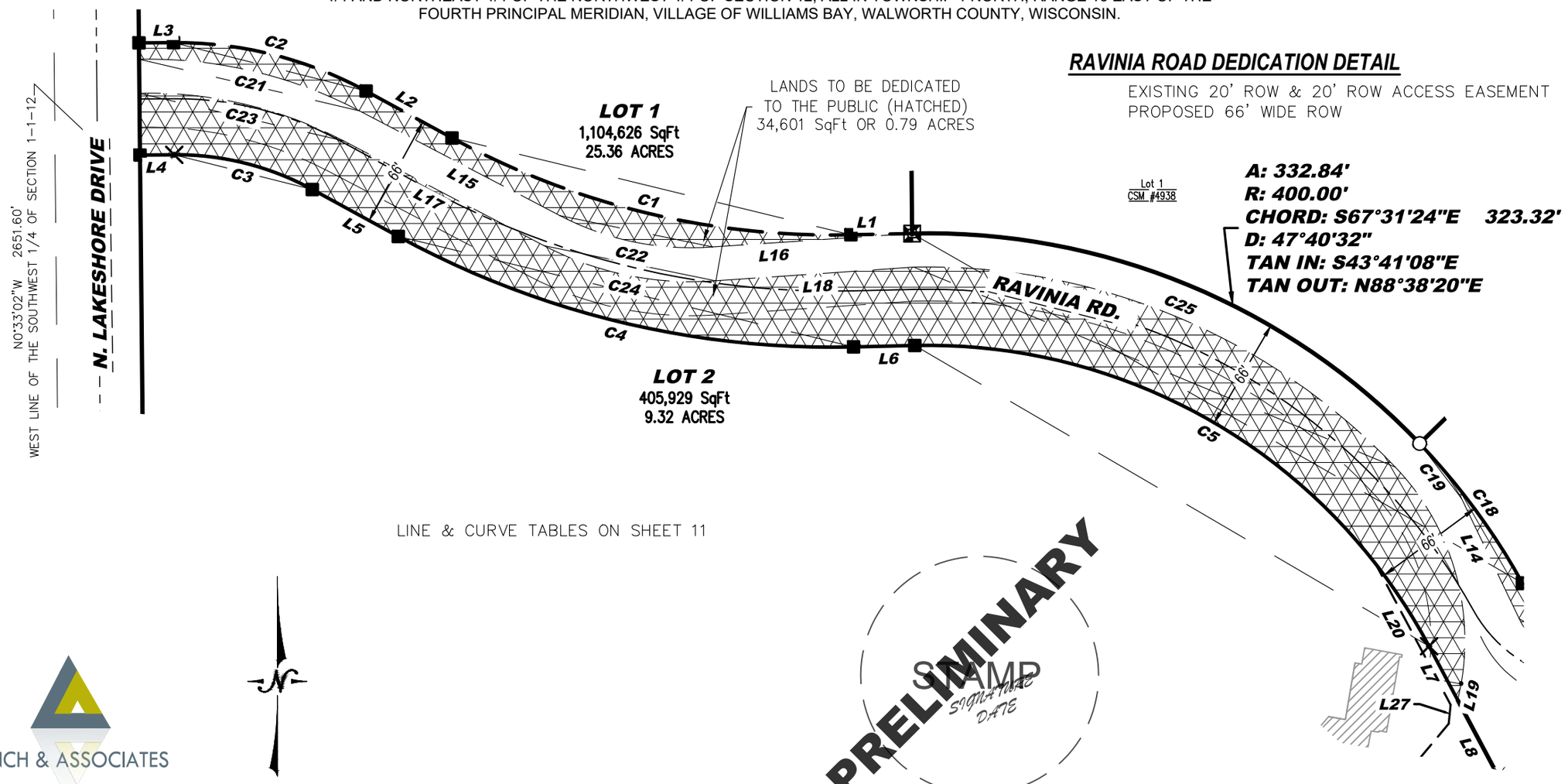


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(262) 402-5040

Date: 1/5/2026
SHEET 7 OF 13

CERTIFIED SURVEY MAP NO. _____

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LINE & CURVE TABLES ON SHEET 11

PRELIMINARY

STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES

5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151

440 MILWAUKEE AVENUE
BURLINGTON, WI 53105

(262) 402-5040

0' 80'

SCALE: 1" = 80'

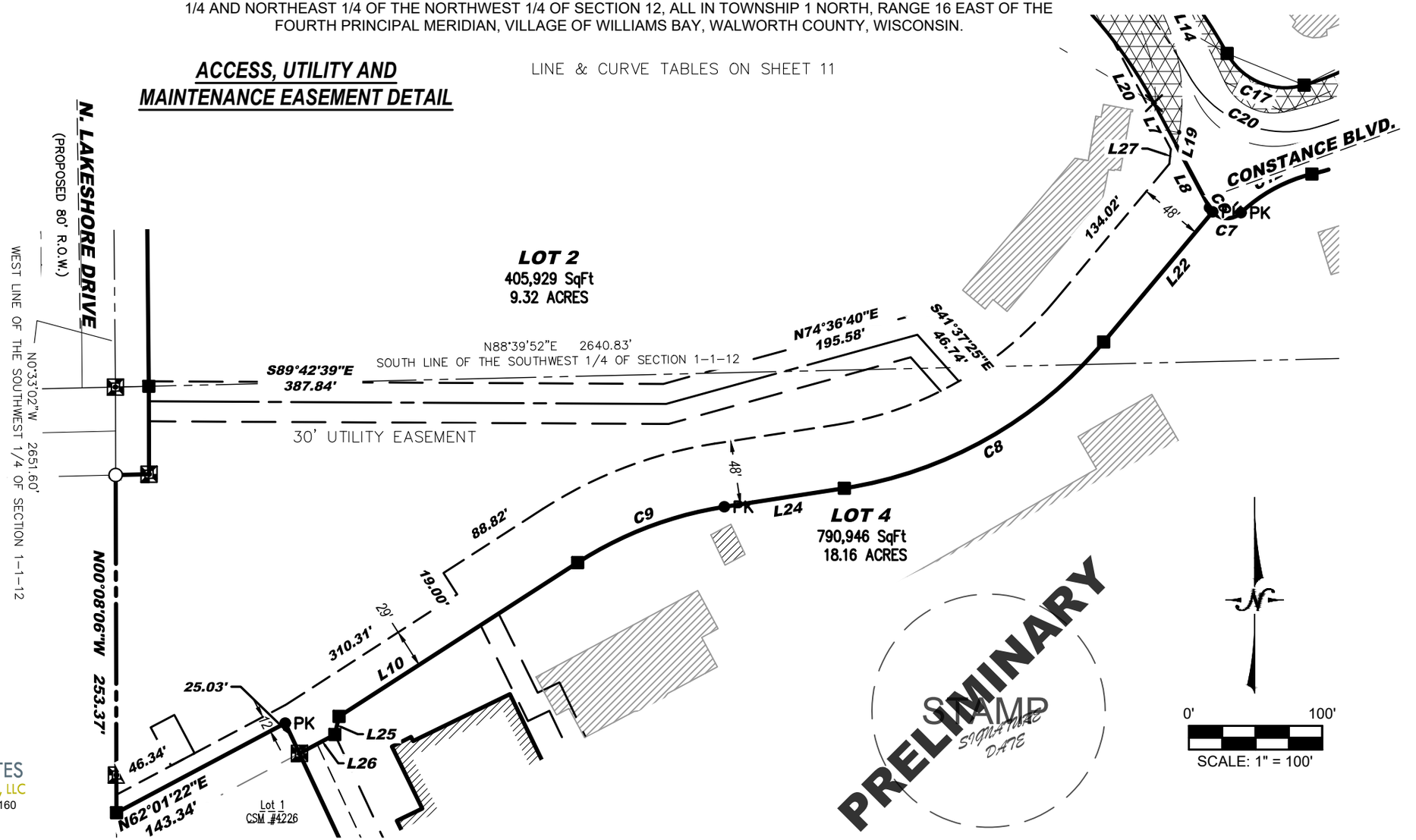
Date: 1/5/2026
SHEET 8 OF 13

CERTIFIED SURVEY MAP NO. _____

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ACCESS, UTILITY AND MAINTENANCE EASEMENT DETAIL

LINE & CURVE TABLES ON SHEET 11



PRELIMINARY

SIGNATURE

DATE

0' 100'

SCALE: 1" = 100'

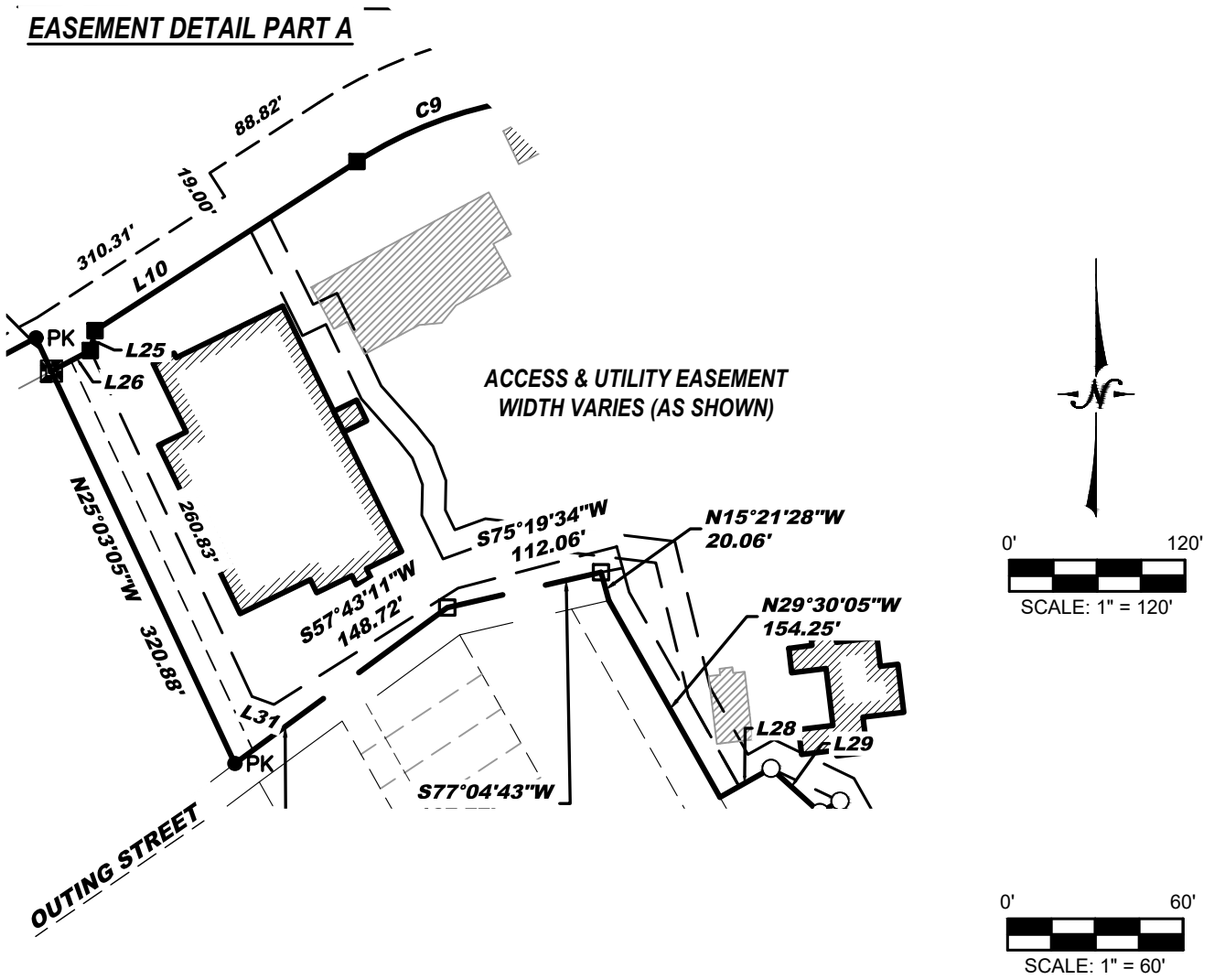
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SHEET 9 OF 13

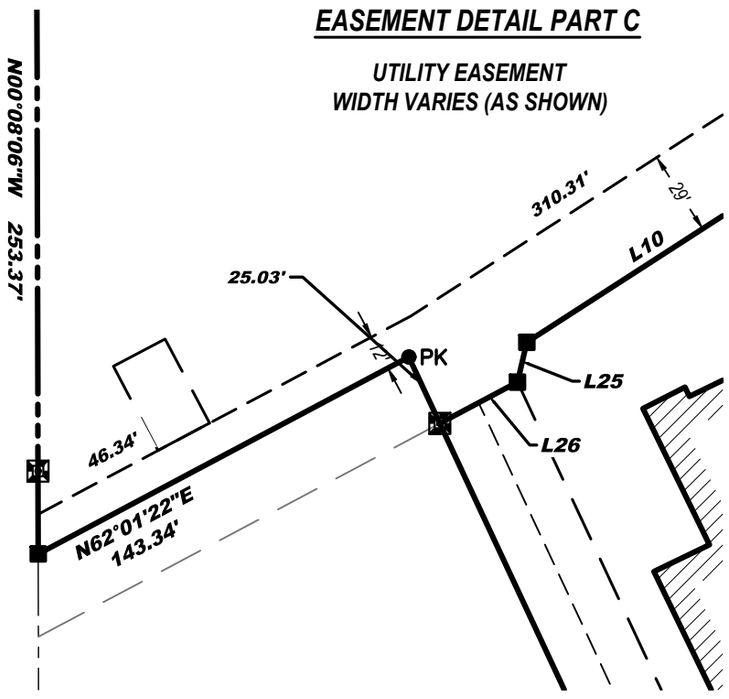
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EASEMENT DETAIL PART A



EASEMENT DETAIL PART C



PRELIMINARY

SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 10 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

CURVE & LINE TABLES

CURVE TABLE						
CURVE #	LENGTH	RADIUS	CHORD	DELTA	BEARING IN	BEARING OUT
C1	244.37'	467.00'	S76° 21' 32"E 241.59'	029°58'53"	S61°22'05"E	N88°39'02"E
C2	118.11'	233.00'	N75° 53' 24"W 116.85'	029°02'38"	N61°22'05"W	S89°35'17"W
C3	84.65'	167.00'	N75° 53' 24"W 83.75'	029°02'38"	N61°22'05"W	S89°35'17"W
C4	278.91'	533.00'	S76° 21' 32"E 275.73'	029°58'53"	S61°22'05"E	N88°39'02"E
C5	369.12'	334.00'	N59° 41' 23"W 350.62'	063°19'11"	N28°01'47"W	S88°39'02"W
C6	3.93'	15.00'	S35° 32' 24"E 3.92'	015°01'13"	S28°01'47"E	S43°03'00"E
C7	23.71'	15.00'	S88° 20' 22"E 21.32'	090°34'44"	S43°03'00"E	N46°22'16"E
C8	228.23'	317.00'	N60° 33' 50"E 223.33'	041°15'02"	N81°11'21"E	N39°56'19"E
C9	118.59'	283.00'	S69° 11' 04"W 117.72'	024°00'33"	S81°11'21"W	S57°10'48"W
C12	61.26'	117.00'	S61° 22' 12"W 60.56'	029°59'53"	S76°22'09"W	S46°22'16"W
C13	113.35'	280.00'	N64° 46' 20"E 112.57'	023°11'38"	N76°22'09"E	N53°10'31"E
C14	57.06'	329.08'	S58° 08' 08"W 56.99'	009°56'04"	S63°06'11"W	S53°10'06"W
C15	61.65'	396.00'	S57° 38' 07"W 61.59'	008°55'11"	S62°05'42"W	S53°10'31"W
C16	76.59'	214.00'	N63° 25' 42"E 76.18'	020°30'22"	N73°40'53"E	N53°10'31"E
C17	67.44'	50.00'	S67° 40' 52"E 62.44'	077°16'30"	S29°02'36"E	N73°40'53"E
C18	102.11'	400.01'	N36° 22' 20"W 101.83'	014°37'34"	N29°03'34"W	N43°41'07"W
C19	40.68'	156.07'	N37° 19' 32"W 40.56'	014°56'02"	N29°51'31"W	N44°47'33"W
C20	53.69'	40.00'	S62° 47' 58"E 49.75'	076°54'09"	S24°20'53"E	N78°44'58"E
C21	134.61'	267.17'	N76° 50' 09"W 133.19'	028°52'07"	N62°24'06"W	S88°43'47"W
C22	92.93'	166.40'	S78° 25' 56"E 91.73'	031°59'54"	S62°25'59"E	N85°34'07"E
C23	124.79'	247.17'	N76° 51' 54"W 123.47'	028°55'36"	N62°24'06"W	S88°40'18"W
C24	104.30'	186.40'	S78° 24' 06"E 102.94'	032°03'34"	S62°22'19"E	N85°34'07"E
C25	315.97'	380.00'	N67° 27' 30"W 306.94'	047°38'28"	N43°38'15"W	S88°43'16"W

LINE TABLE		
LINE	BEARING	LENGTH
L1	S88°47'27"W	36.02'
L2	N61°22'05"W	57.62'
L3	S89°35'17"W	20.35'
L4	S89°35'17"W	20.19'
L5	N61°22'05"W	57.62'
L6	N88°39'02"E	36.02'
L7	N28°01'47"W	35.98'
L8	N28°01'47"W	52.87'
L10	N57°10'48"E	212.96'
L13	N53°10'31"E	75.00'
L14	N25°37'21"W	78.66'
L15	N62°24'06"W	133.17'
L16	N86°09'32"E	117.63'
L17	N62°24'06"W	132.98'
L18	S86°03'37"W	117.02'
L19	S11°44'59"W	9.80'
L20	N28°01'47"W	94.02'
L21	S39°56'19"W	127.28'
L22	S39°56'19"W	127.28'
L23	S81°11'21"W	91.06'
L24	S81°11'21"W	91.06'
L25	S13°11'25"W	13.97'
L26	S62°01'20"W	30.04'
L27	N05°57'16"E	11.18'
L28	S60°29'55"W	40.00'
L29	S47°57'47"E	45.00'
L30	S60°29'55"W	15.75'
L31	N69°59'44"W	15.94'

SURVEYOR'S NOTES:

Per the National Flood Insurance Program, Flood Insurance Rate Map No. 55127C0308D, Effective Date October 2nd 2009 reports the Flood Zone as AE with Flood Elevation to be 865.

APPROXIMATE ORDINARY HIGH WATER MARK - FOR REFERENCE ONLY PER STATE STATUTE 236.025

"ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."

Map bearings refer to Grid North of the Wisconsin State Plane Coordinate System, South Zone, (NAD-83), Vertical Datum NAVD 1988, with the West line of the Southwest corner 1/4 of Section of 1-1-16, having an assumed bearing of North 0°33'02" West.

PRELIMINARY

STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date: 1/5/2026
SHEET 11 OF 13

CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF VACATED LANDS IN OBSERVATORY SUBDIVISION, VACATED LANDS IN GRAND TERRACE SUBDIVISION, AND OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 4998, RECORDED ON DECEMBER 20TH, 2011 IN THE OFFICE OF THE REGISTER OF DEEDS IN WALWORTH COUNTY, AS DOCUMENT NO. 1053121 ALL BEING PART OF THE NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1 AND THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, ALL IN TOWNSHIP 1 NORTH, RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF WILLIAMS BAY, WALWORTH COUNTY, WISCONSIN.

ENTITY OWNER'S CERTIFICATE:

WILLIAMS BAY PROPERTY CO LLC, an entity duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said entity caused the land described on this map to be surveyed, divided, mapped, and dedicated as represented on this Certified Survey Map.
WILLIAMS BAY PROPERTY CO LLC, does also certify that this map is required by section 236.10 or 236.12 of the Wisconsin State Statutes to be submitted to the following for approval or object: Village of Williams Bay

This _____ day of _____, 20_____.

_____

_____, Representative, Williams Bay Property Co, LLC

STATE OF)
)ss.
County of)
Personally came before me this_____ day of_____, 20_____, _____
_____ of the above named entity, to me known as the person(s) who executed the foregoing instrument, and to me known to be the representative of Williams Bay Property Co, LLC, and acknowledged that they executed the foregoing instrument and acknowledged the same.

_____
Print Name_____
Notary Public, _____ County, ___.
My Commission Expires: _____

CONSENT OF ENTITY MORTGAGEE:

Old Second National Bank, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, consents to the surveying, dividing, and mapping of the land described on this Certified Survey Map, and does hereby consent to the above Entiry Owners Certificate of Williams Bay Property Co, LLC.

In Witness of, Old Second National Bank, has caused these presents to be signed by {*First Name*_____ *Last Name*_____}, its {*Title*_____}, and {*First Name*_____, *Last Name*_____} its {*Title*_____} in the {*City, Village or Town*} of {*City*_____}, {*State*_____}, this_____ day of_____, 20_____ .

In the presence of:
Old Second National Bank

_____ _____
{*Print - First Name Last Name*} {*Title*} {*Signature*}

_____ _____
{*Print - First Name Last Name*} {*Title*} {*Signature*}

STATE OF)
)ss.
County of_____)
Personally came before me this _____day of _____, 20_____, {*First Name*_____ *Last Name*_____} {*Title*_____}and {*First Name*_____ *Last Name*_____} {*Title*_____} of the above named entity, to me known to be the person(s) who executed the foregoing instrument, and to me known to be the {*Title*_____ and *Title*_____ respectively} of the entity, and acknowledged that they, he, or she executed the foregoing instrument and acknowledged the same.

_____
{*Signature*}
Print Name_____
Notary Public, _____ County, ____.
My Commission Expires: _____

PRELIMINARY

STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Date:1/5/2026
SHEET 12 OF 13

CERTIFIED SURVEY MAP NO. _____

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VILLAGE BOARD APPROVAL CERTIFICATE:

APPROVED, that the Certified Survey Map, in the Village of Williams Bay, is hereby approved by the Village Board:

Approved as of the day of _____, 20_____.

_____ Date: _____

_____, Chairman

I hereby certify that the foregoing is true and correct copy of a resolution adopted by the Village Board of the Village of Williams Bay.

_____ Date: _____

Tina Kolls, Village Clerk

PLAN COMMISSION APPROVAL CERTIFICATE:

APPROVED, that the Certified Survey Map, in the Village of Williams Bay, is hereby approved by the Plan Commission:

Approved as of the day of _____, 20_____.

_____ Date: _____

_____, Chairman

I hereby certify that the foregoing is true and correct copy of a resolution adopted by the Plan Commission of the Village of Williams Bay.

_____ Date: _____

Tina Kolls, Village Clerk

PRELIMINARY

STAMP
SIGNATURE
DATE

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC
5000 S. TOWNE DRIVE, SUITE 160
NEW BERLIN, WI 53151
440 MILWAUKEE AVENUE
BURLINGTON, WI 53105
(262) 402-5040

Planning Request Application
Village of Williams Bay

250 Williams Street • PO Box 580 • Williams Bay, WI 53191
Phone: 262-245-2700 • Fax: 262-245-2705

Request:
Please check all that apply.

- ☐ **Site Plan** [§390.1206] - $200.00 plus $.04/sf floor area
- ☐ **Conditional Use Permit (CUP)** [§390.1207] - $500.00
- ☐ **Certificate of Compliance** [§390.1211] - $200.00
- ☐ **Temporary Use Permit** [§390.1208] - $200.00
- ☐ **Preliminary Plat** - $200.00 plus $20.00 per lot
- ☐ **Certified Survey Map (CSM)** - $200.00 plus $20.00 per lot
- ☐ **Final Plat** - $100.00 plus $10.00 per lot
- ● **Planned Development Overlay (PDO)** [§390.0709] - $500.00
- ☐ **Planned Development Amendment** - $500.00
- ☐ **Zoning Text or Map Amendment** [§390.1204] - $500.00
- ☐ **Project Concept Review** - $200.00
- ☐ **Land Use Plan Amendment** - $500.00
- ☐ **Interpretation** [§390.1216] - $200.00
- ☐ **Appeal** [§390.1217] - $500.00
- ☐ **Other:** For FDP Fee: _____

Date application was received:

Fee Paid:

Physical Address of Site: 350 Constance Blvd.

Tax Parcel Number: See attached survey

Project or Development Name: The Preserve

Applicant
Name: Williams Bay Property Company LLC
Mailing Address: 111 S. Wacker Dr. Ste. 4960
Chicago IL 60606
eMail: dslomiany@topography.com
Phone: 312.833.1308

Owner of Site
Name: Same as applicant
Mailing Address: _____
eMail: _____
Phone: _____

Legal Representative
Name: Egert Law, S.C.
Mailing Address: 835 Geneva Parkway North, Suite 1
Lake Geneva, WI 53147
eMail: nick@egertlawfirm.com
Phone: 262.248.6600

Architect, Engineer, Contractor
Name: Historical Concepts
Mailing Address: 414 Bill Kennedy Way SE, Suite 301
Atlanta, GA 30316
eMail: kevin.clark@historicalconcepts.com
Phone: 678.325.6665

Legal Description of Site (Attach separate sheet if additional space is needed)**:**
See attached survey.

Please answer all applicable. Missing or incomplete information may deem this application "incomplete," delaying or prohibiting a review.

Current Zoning of Site: P&I **Current Overlay Districts of Site:** None

Proposed Zoning of Site: PDO Overlay for Institutional and Limited Resort

Proposed type of structure of use: See FDP submission.

Proposed use of structure or site: See FDP submission.

Statement of proposed use of property, with pertinent facts regarding the size of area involved, extent of development, type of operation, etc. (Attach separate sheet if additional space is needed)**:**
See FDP submission.

Statement showing compatibility of proposed zoning district and/or proposed use to the Village Comprehensive Plan: (Attach separate sheet if additional space is needed)
See FDP submission.

Statement showing compatibility of proposed zoning district and/or proposed use with adjacent properties and neighborhoods (Attach separate sheet if additional space is needed)**:**
See FDP submission.

Print Applicant's Name: Darrell Slomiany **Date:** 11/14/2025

Signature of Applicant:

TOPOGRAPHY

THE PRESERVE AT WILLIAMS BAY

Geneva Lake, Wisconsin

Final Development Plan Application

January 5, 2026

ABACUS ARCHITECTS

teska

LYNCH & ASSOCIATES ENGINEERING CONSULTANTS, LLC

HISTORICAL CONCEPTS ARCHITECTURE & PLANNING

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**See also consultant drawings under separate cover*

PROJECT INTRODUCTION AND REQUESTED INFORMATION

January 15, 2026

To the Village of Williams Bay Board and Plan Commission,

I am delighted to submit our final development plan (FDP) for your review. I hope that this application provides you with the information you need to approve our FDP.

I thought it might be helpful to provide a narrative up front that covers the key aspects of the project and addresses specific questions and requests we have received from the village staff.

Project Background
In November 2022, Aurora University (Aurora) announced that it was going to shut down George Williams College (GWC). Aurora made this difficult decision because GWC had been losing money for years, and Aurora could no longer afford to subsidize GWC. Then, in June 2023, Aurora decided to sell the property. Aurora's broker reached out to over 150 universities and nonprofit organizations, but none of them made a firm offer on the property. In December 2023, Topography entered into a contract to acquire the GWC campus, with a vision of re-imaging the GWC campus as "The Preserve", which would have three components to it: 1) a 90-acre nature preserve with a conservation easement, 2) an amphitheater and retreat center, and 3) a small country hotel.

Over the next 15 months, Topography developed its plans for the property while collecting input from Williams Bay community. This involved multiple meetings with the Village Board, Plan Commission and staff, as well as a number of meetings with the broader Williams Bay community. In December 2024, the Village Board and Plan Commission approved our proposed Comprehensive Plan Amendment, which allowed for a "limited resort" as a permitted use on the property. Then, in April 2025, the Village approved our General Development Plan (GDP) and signed a Development Agreement with Topography. Upon signing the Development Agreement with The Village of Williams Bay, Topography acquired the property through Williams Bay Property Company, LLC.

Over the past several months, our team at Topography has continued to work with our architects, engineers and consultants, as well as the village staff, to finalize our plans. The enclosed FDP reflects our final plans for The Preserve. We remain committed to the original idea of The Preserve—to retain the low-density, campus-like feel of this special property, while also giving it a new purpose that would be beneficial to the Williams Bay community.

Project Overview
As noted above, there are three components to The Preserve:

1) Nature Preserve. Topography is committed to creating a nature preserve on our property that is open to the public. We are well on our way to bringing this idea to life. We have worked with the Geneva Lake Conservancy to put a conservation easement on 90 acres of our property, which will protect this land from development in perpetuity. At 90 acres, the nature preserve covers approximately 66% of our 137 acre property. We have also started the process of re-wilding the nature preserve with assistance from the Geneva Lake Conservancy and Jensen Ecology. And, we are making the nature preserve easily accessible by creating a small parking lot on our property that's adjacent to the preserve, and by linking the nature preserve to the Yerkes Observatory and the Geneva Lake Shore Path via walking paths. The cost to develop and manage the nature preserve will be fully paid for by Topography.

2) Amphitheater and retreat center. GWC served as not only a college but also a hub for community and cultural events. With our amphitheater and retreat center, The Preserve will continue this tradition. The amphitheater will serve as the new home of Music by the Lake. It will host up to 10 events each year with a maximum capacity of 3,500 attendees. These events will be open to the public. Additionally, the retreat center will accommodate a wide range of public and private events. The retreat center can hold up to 150 people for an event. For smaller events, we will have ample onsite parking. For larger events, we will utilize onsite parking plus the parking lot at the Williams Bay School. Additionally, Topography will provide onsite security and temporary bathrooms for larger events.

3) Hotel. We plan to convert the former college campus by Geneva Lake into a charming country hotel. Our plans for the hotel have remained generally consistent with what we shared in our GDP. Of note:

- The hotel's traditional architecture is consistent with what's commonly found in Williams Bay and around the lake.

- Our hotel includes 68 keys, which is consistent with what we included in our GDP. Our hotel keys are a mix guest rooms and suites in our main lodge (37 keys) plus cottages (31 keys).
- In terms of amenities, the hotel will have two restaurants, a spa, a family pool, a lounge for our club members, and racquet courts. These amenities are consistent with what we included in our GDP.
- We will limit the number of piers on our property as part of creating a natural and attractive lakefront.

I also want to note a few refinements to our plan for the hotel:

- We replaced a handful of our 1-bedroom cottages with 2-bedroom and 3-bedroom cottages to better accommodate families. Our total number of hotel keys (standalone hotel units) has remained at 68, but we are now better able to accommodate a wider range of guests. Here is a breakdown of our different types of hotel keys:

Type	Number	Number of keys	Notes
Lodge	1	37	Mix of guest rooms and 1-bedroom suites
1-bedroom cottages	14	14	
2-bedroom cottages	4	4	
2-bedroom cottages with lock-offs	2	4	Each of these cottages has two standalone 1-bedroom suites
3-bedroom cottages	6	6	
Spa cottage	1	1	
Boathouse	1	2	Two standalone 1-bedroom suites
Total		68	

- We plan to make ten of our cottages available for purchase as vacation cottages, which is a common practice at hotels like The Preserve. These cottages will be "limited use" vacation cottages to remain consistent with the "limited resort" zoning of this property. Of note:
  - The cottage owners can stay in their cottages no more than 90 nights per year and no more than 28 consecutive nights.
  - The cottage owners will have the option to have their units be part of our hotel inventory. We expect at least 80% of the cottage owners to opt into our hotel inventory when they aren't using their cottages, which is consistent with the industry average. The cottage owners will have the option of renting their cottages through The Preserve or through a third-party agency that is approved by The Preserve. We need to allow cottage owners to have the option of renting through a third-party agency to avoid the cottages from being considered an investment security by the Securities and Exchange Commission. However, The Preserve has the right to require cottage owners to select an agency from an approved list of vendors. Our intention is to provide cottage owners with a small list of approved agencies that have a strong reputation in the local community.
  - All of the hotel revenue generated from these ten cottages will be subject to the Williams Bay room tax. In that way, they will be no different than the other 58 keys that The Preserve will fully own and operate.
    - In our GDP, we projected that The Preserve will generate at least $1 million annually in room tax revenue for Williams Bay by Year 3 of operation. Since then, we have continued to firm up our room revenue projections. Even with selling ten cottages, we are now projecting that our total room revenue by Year 3 of operation will be $24.1 million. That means Williams Bay's room tax revenue from The Preserve will be approximately $1.2 million by Year 3 of operation.
    - We are creating a condominium association for our cottages so that the ten cottages we sell can be deeded and have tax keys. Again, this is a common practice at luxury hotel developments like The Preserve. That said, The Preserve will retain full control of the design, maintenance and usage of these cottages. They will look and feel just like our other 58 keys.
- The total finished interior square footage of our buildings has increased from 122,150 square feet in our GDP to 142,430 square feet in our FDP. There are two reasons for this increase. First, as we firmed up our plans with our architects and consultants, we realized that we needed more space to accommodate our programming and back-of-house requirements in the lodge and spa. The second reason is due to converting a handful of our one-bedroom cottages to two-

bedroom and three-bedroom cottages to accommodate families. That said, many of our buildings are unchanged since our GDP. And, we have reduced the size of our 1-bedroom cottages since our GDP. We provide a breakdown of all buildings in this document. Even with these changes, please keep in mind that The Preserve is still an incredibly low-density and environmentally sensitive project by almost any standard. For context, our finished interior square footage in our FDP equates to 1,040 square feet per acre (142,430 square feet divided by 137 acres). Also, even with the increase in finished interior square feet, our number of hotel keys has remained unchanged at 68 between our GDP and FDP. As such, The Preserve still meets the requirement of no more than 0.75 accommodation units (keys) per acre. At 68 keys on 96 acres of land, The Preserve has 0.71 units per acre[1]. By either measure, this is a very low-density project.

Project Benefits

The Preserve will provide many tangible benefits to Williams Bay and the broader Geneva Lake community:

Environmental conservation

- Create a 90-acre nature preserve with a conservation easement that's open to the public and maintained by Topography
- Maintain dark skies around Yerkes Observatory
- Retain the green, low-density character of the property

Economic development

- Create 100+ jobs during construction
- Create 110+ permanent jobs
- Buy from local suppliers and farmers
- Contract with local trades. We have already begun working with local firms during the planning phase of our project, including two local architecture firms, a local civil engineering firm, a local law firm, a local landscaping firm, and a Wisconsin-based general contractor.
- Promote local attractions (e.g. Yerkes Observatory, local restaurants)

Local tax revenue

- The Preserve will pay room tax, sales tax and property tax. The room tax and property tax will directly benefit Williams Bay.
- The Preserve is projected to pay more than $1.5 million annually in room taxes and property taxes to Williams Bay by 2029. By comparison, George Williams College did not pay any taxes to Williams Bay due to its nonprofit tax status.

Community engagement

- Support local nonprofit organizations. Per our development agreement with the Village of Williams Bay, Topography has committed to donating $250,000 annually to local nonprofit organizations benefitting Williams Bay once our hotel has opened. Additionally, we have already started to support local nonprofit organizations even before we have opened through financial contributions and donations of surplus equipment and furniture from GWC. We have also made our buildings available to the local police force for training.
- Host nonprofit events at our retreat center
- Host Music by the Lake at our amphitheater

Infrastructure Improvements

- Replace aging water and sewer mains that service The Preserve and the surrounding community
- Add walking and biking paths to Constance, Ravina and North Lakeshore Drive
- Expand Right of Ways for future village utility needs

Architectural Improvements

- Character of The Preserve is consistent with historic architecture around Geneva Lake
- Structures are of residential scale and set back from the lake

Project Details (requested by Williams Bay staff)

Projected number of guests and employees at The Preserve

[1] Overall, The Preserve includes a total of 137 acres. However, only 96 of those acres are part of our FDP, which is the amount of acreage that matters when determining whether The Preserve is compliant with the limit of 0.75 accommodation units per acre. To calculate The Preserve's units per acre for the purposes of our FDP, it is 68 units divided by 96 acres = 0.71 units per acre.

- Hotel guests: On an average day, we expect approximately 150 guests at the hotel (i.e. the property south of Constance). This includes hotel guests, club members and cottage owners. During our peak season, we expect approximately 250 guests at the hotel each day.
- Hotel employees: We are planning to have approximately 100 employees working at the hotel on an average day. During our peak season, we expect approximately 125 employees at the hotel each day.
- Nature preserve: We expect a modest amount of foot traffic at the nature preserve. On an average day, we project approximately 50 people will walk through the preserve (separate from our hotel guests and members). On busier days, we expect approximately 150 people will visit the nature preserve (separate from our hotel guests and members). Note that our hotel staff will be responsible for maintaining the nature preserve.
- Retreat center: The retreat center will be available for private and public events, with a maximum capacity of 150 people. The retreat center must be reserved in advance. Staffing will vary based on the size and nature of the event.
- Amphitheater: The amphitheater will host up to ten Music by the Lake performances each year. As noted above, the amphitheater can accommodate up to 3,500 people at a performance. The Preserve will provide security and operational staffing to manage the event. Staffing will vary based on the size of the performance.

Hours of operation

- Nature Preserve: Monday to Sunday, 7:00am to 5:00pm.
- Lodge restaurant & bar: Monday to Sunday, 7:00am to 12:00am
- Weidensall restaurant & bar:
    - Standard operating hours: Thursday to Saturday, 6:00pm to 11:00pm
    - Peak season: Monday to Sunday: 12:00pm to 2:00pm; 6:00pm to 11:00pm
- Mabel Cratty lounge:
    - Standard operating hours: Friday to Sunday, 7:00am to 11:00pm
    - Peak season: Monday to Sunday, 7:00am to 11:00pm
- Spa: Monday to Sunday, 8:00am to 8:00pm
- Racquet courts: Monday to Sunday, 7:00am to 7:00pm
- Amphitheater: Ten Music by the Lake shows per year, 5:00pm to 10:00pm
- Retreat center: By reservation only. Available from 8:00am to 11:00pm
- Boat charters: By reservation only. Available from 8:00am to 7:00pm
- The Preserve will have a receptionist staffed at our front desk in the main lodge 24/7
- The Preserve will have on-property security 24/7

Projected normal and peak water usage

The normal and peak water usage are projected to be less than the usage during the operation of the former college. All domestic and fire water infrastructure has been reviewed by the village engineer and final drawings have been submitted for final review and approval. The current plumbing code has been followed to determine proper pipe sizing and volume to accommodate the development's infrastructure and individual building requirements.

Projected sewer loadings

The sanitary load is projected to be less than the usage during the operation of the former college. All sanitary infrastructure has been reviewed by the village engineer and final drawings have been submitted for final review and approval. The current plumbing code has been followed to determine proper pipe sizing and volume to accommodate the development's infrastructure and individual building requirement. The development will not utilize septic systems for any building or use. Temporary toilets will be utilized during large amphitheater events.

Projected traffic

According to the traffic analysis issued on February 14, 2025 by Traffic Analysis & Design, Inc. and previously submitted to the Planning Commission and Village Board as part of the General Development Plan, the development will not have a significant impact on traffic volumes. Although the development will generate 330 less car trips per day when compared to the former college, the development will add 20 more car trips during the peak traffic hour when compared to the former college. To accommodate this increase, dedicated right and left-hand turn lanes will be added to the intersection of State Highway 67 and N. Lakeshore Dr. These changes are incorporated into the civil engineering drawings. During large events at the Amphitheater, the development will

engage and pay for traffic control personnel at the intersections of State Highway 67 and N. Lakeshore Dr. and N. Lakeshore Dr. and Ravina.

Article 8 Compliance
The proposed development shall comply with all requirements of Sections 390-0812 through 390-0820. The noise requirement may be exceeded during events at the amphitheater. All attempts will be made during the ten scheduled maximum attendance events at the amphitheater to mitigate sound transmission to the surrounding properties. As noted, the hours of operation will be between 5:00 pm and 10:00 pm for these events.

Snow Removal Plan
The proposed development will clear snow as appropriate. During light to normal snow events, the street and paths will be cleared with plow attachments on trucks or ATV depending on the plowed surface and use. The snow will be pushed to the side of the street or path as typically practiced in the area. An ice inhibitor will be spread as needed with intent on limited any environmental impact. During heavy snow events, any snow that prevents adequate clearing of streets or paths will be transported to the storm water retention areas located on the south end of the preserve to prevent run off to neighboring properties or the lake.

Financial Capability Documentation
The overall project budget is approximately $183M and a Sources table is presented below for your reference. Approximately 50% of the project equity has been raised to date and we have a debt term sheet in place for approximately 60% of the debt. We have engaged a broker to facilitate the completion of the capital stack which is being done in parallel with the FDP approval process as investors and lenders will require confirmation of final project approval. Topography will execute a Completion Guarantee in parallel with the closing of the debt agreements and will adhere to liquidity requirements throughout project construction. Construction on the project will not begin until all debt and equity is contractually secured.

Sources	Total	%
Equity	$55,166,533	30%
Financing	$127,581,857	70%
Total Sources	**$182,748,390**	**100%**

Please feel free to reach out to me or my team with any questions. Thank you for your consideration.

Sincerely,
Liam Krehbiel
Founder & CEO
Topography Hospitality

GDP VS FDP COMPARISON

Dear Village of Williams Bay,

The Final Development Plan (FDP) has followed the General Development Plan (GDP) approved by the Village Board on March 3, 2025. The massing, aesthetics, materials, density, and intent remain consistent between the two submissions. We did have some deviations, as noted below, because of building development into functional spaces, storm water improvements, reduced land disturbance, and reduced tree removal. The overall FDP is faithful to the GDP.

Below is a list of the adjustments that have been made to The Preserve FDP Documents from the GDP Documents approved by the Village Board on March 3, 2025.

Page 10 and matrix below – Several total building areas were revised as the drawings were developed.

In the GDP submission, square footage included only finished, habitable spaces and excluded unfinished areas, back-of-house spaces, mechanical rooms, porches, and patios. For the FDP, square footage for all spaces is included, consistent with building permit standards. As shown in the table below and the following floor plans, the overall design size has not changed materially—only the way square footage is categorized.

As noted in FDP as Final Program						As noted in GDP "Conceptual Program" (page 10)			
BUILDING (as listed in FDP)	TOTAL SQUARE FOOTAGE (INCLUDING FINISHED AND UNFINISHED SPACES)	FINISHED SQUARE FOOTAGE	QTY.	TOTAL FINISHED SQUARE FOOTAGE	**DIFFERENCE IN FINISHED SQUARE FOOTAGE**	TOTAL FINISHED SQUARE FOOTAGE	QTY.	FINISHED SQUARE FOOTAGE	BUILDING (as labeled in GDP)
Lodge	*60051*	50585	1	50585	**5585**	45000	1	45000	Lodge
One-Bedroom Cottages	*750*	693	14	9695	**-9055**	18750	25	750	One-Bedroom Cabins
Two-Bedroom Cottages	*2035*	1800	8	14400	**8400**	6000	4	1500	Two-Bedroom Cabins
Three-Bedroom Cottages	*2525*	2175	6	13050	**13050**				
Boathouse Cottage	*5275*	2095	1	2095	**-405**	2500	1	2500	Boathouse Guest Rooms
Spa Cottage	*1685*	1270	1	1270	**1270**				
Weidensall Restaurant	*6114*	4578	1	4578	**-22**	4600	1	4600	Weidensall Restaurant
Mabel Cratty Member Clubhouse	*5290*	3458	1	3458	**-342**	3800	1	3800	Mabel Cratty Activity Center
Guest Services (existing)	*20800*	20800	1	20800	**0**	20800	1	20800	Guest Services (existing)
Cart Barn	*2000*	0	1	0	**0**				
Spa	*13742*	11568	1	11568	**2568**	9000	1	9000	Spa
Pool Pavilion	*1959*	0	1	0	**-1500**	1500	1	1500	Pool House
Retreat Center	*9623*	6521	1	6521	**-979**	7500	1	7500	Retreat Center and Bandshell
Bandshell	*4531*	1667	1	1667	**1667**				
Racquet House	*3441*	2743	1	2743	**43**	2700	1	2700	Racquet Pavilon
Comfort Station	*1811*	928	1	928	**928**				
TOTAL FINISHED SF				142430	**20280**	122150			TOTAL FINISHED SF

TOTAL GROSS SQUARE FOOTAGE **178252**

In summary, the building footprints largely remain unchanged; however, as the design evolved from GDP to FDP, the Lodge and cottages increased in finished square footage. At the Lodge, more efficient mechanical and electrical planning allowed us to reallocate space to guest-focused amenities, including a wine room, media room, yoga room, lockers, and expanded suites. For the cottages, market analysis indicated a need for more two- and three-bedroom units and fewer one-bedroom units. To maintain sensitive massing, these additional bedrooms are accommodated either within dormered half-stories (“in the eaves”) or by working with existing grade to create terrace-level (walk-out) bedrooms.

Two design flexibilities were added to the project.

1. Parking lot design shall employ interior, curbed landscaped islands at all parking aisle ends. In addition, the project shall provide landscaped islands within each parking aisle spaced at intervals no greater than one island per every 12 spaces in that aisle. Islands at the ends of aisles shall count toward meeting this requirement. Each required landscaped island shall be a minimum of 360 square feet in landscaped area. **Flexibility request: The existing parking will be re-used as is and the new lots will be for valet use only and heavily screened with landscaping. We request relief from this requirement.**
2. The development shall provide exterior pedestrian furniture in appropriate locations at a minimum rate of one seat for every 10,000 square feet of gross floor area. Seating in food service areas or other areas where food or merchandise purchasing activities occur shall not count toward this requirement. A minimum of four seats shall be located within the store, with a clear view through exit doors to a passenger pickup or drop-off area. **Flexibility request: This requirement would add over 100 benches to the property. We request the amount of benches depicted in the drawings.**

Architectural Drawings – The drawings were developed to 90% Design Development levels.

Civil Drawings – Several revisions were made as the drawings development see EX 2 for overview.

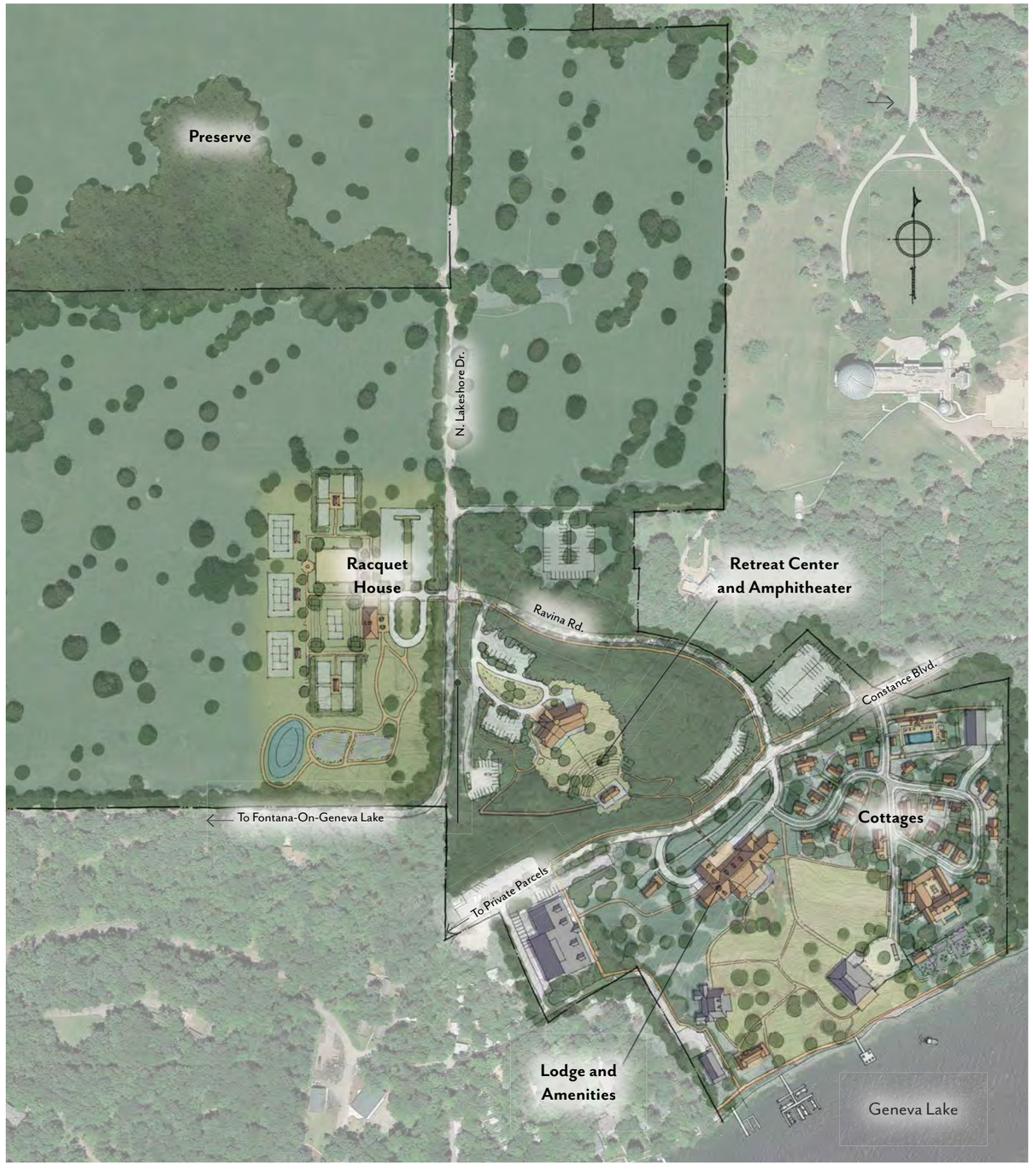
- Major revision items:
  - Page EX 2 – The non-event parking count was revised from 300 to 273, still above the required 255 parking spots.
  - Page C123 – Added two pickle ball courts, removed one platform tennis court, and added three padel ball courts.
  - Page C128 – Cabin 24 relocated to save trees
  - Page C420 – Underground storm water basin eliminated.

Landscape Drawings – The drawings were developed to “construction ready” documents, a list of changes would be prohibitively excessive. A site paving plan has been included at the end of the document.

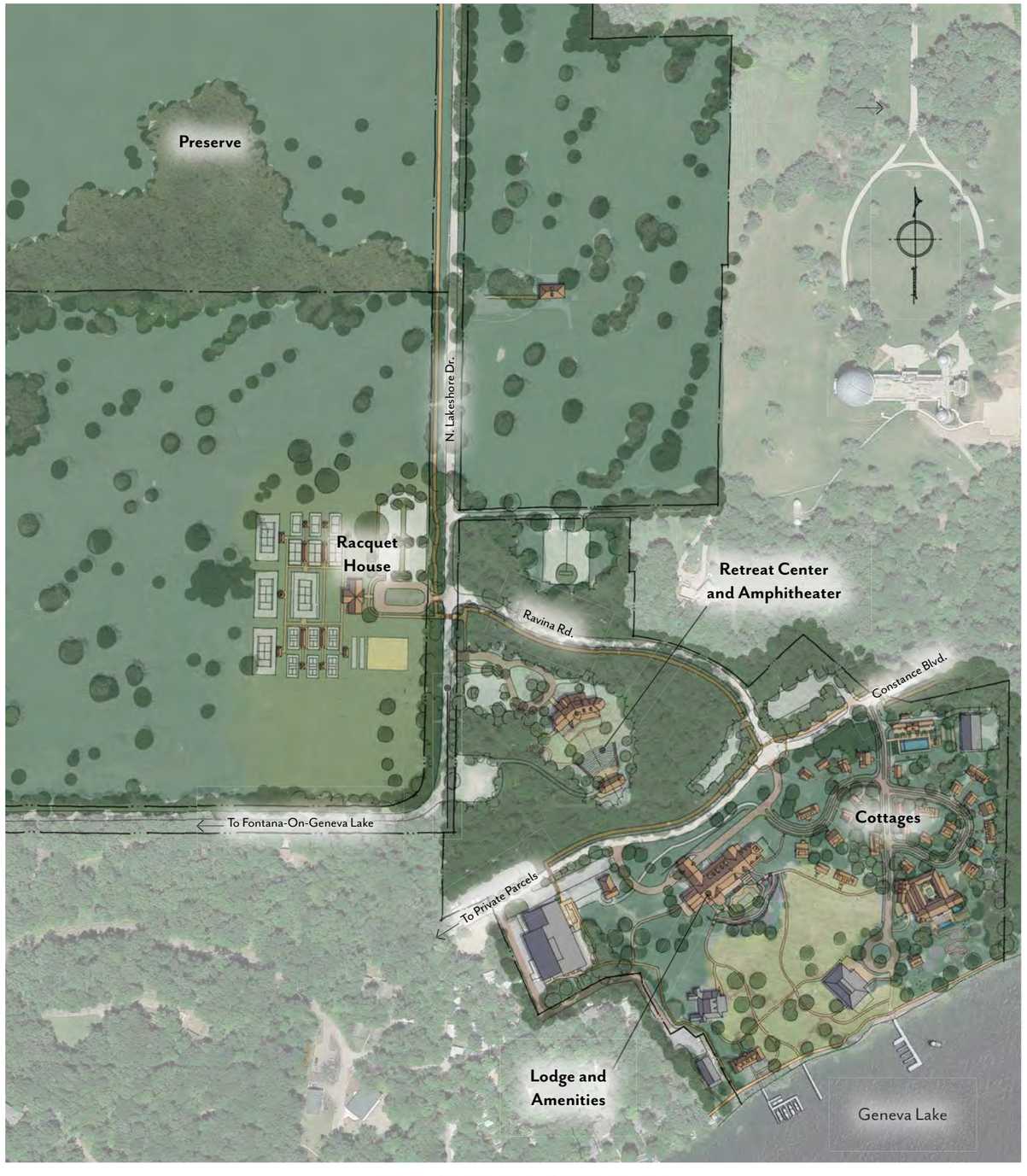
Preliminary Tree Inventory, Protection, and Removal Analysis

Page L-010 SP – Page L-010 of the GDP totaled 273 removed trees; the new count is 268 removed trees.

Thank you for your understanding and cooperation.



GDP OVERALL SITE PLAN
FEBRUARY 27, 2025



FDP OVERALL SITE PLAN
JANUARY 5, 2026

EXISTING SITE INFORMATION

General Relationship to Nearby Properties and Public Streets

The Preserve development is designed to enhance the Williams Bay community while harmonizing with the surrounding Geneva Lake area. Existing public street connections will be preserved, ensuring seamless integration with the local infrastructure. The extension of public sanitary sewer and water main systems will not only serve the development but also strengthen the broader utility network by alleviating the low-pressure zone through backfeeding from the upper pressure zone. Additionally, pedestrian pathways will be added, providing continuous access from Lakeshore Drive and Constance Boulevard to the Geneva Lakeshore path, further promoting connectivity and accessibility for residents and visitors.

Justification for proposed Planned Development

The Preserve is a significant boost for the Village of Williams Bay, addressing the issue of an abandoned school campus struggling to find new purpose. By transforming this underutilized property, the development not only revitalizes a once-beloved site but also aligns with the village's goals of enhancing local infrastructure and fostering community growth. This project ensures the site continues to serve the community in meaningful ways, reinforcing Williams Bay's commitment to sustainable and dynamic development.

The Preserve will contribute to the Village of Williams Bay by executing several of the Village goals laid out in the William's Bay Comprehensive Plan:

- Promote a land use pattern that is economically and environmentally sustainable, with a mix of high quality, harmonious, and complementary land uses.
- Strengthen and diversify the job base and tax base by capitalizing on William's Bay unique assets and opportunities.
- Promote appropriate economic development that complements and helps support the Village's predominately residential character, relates to the Village's focus on outdoor recreation and education, helps serve the daily needs of residents, and enhances the Village as a desirable place to live and visit.



EXISTING OVERALL SITE

SCALE: 1" = 500'

PROPERTY WITHIN 300 FEET OF DEVELOPMENT			
1	LAKE GENEVA TRUST 15240 N CLUBGATE DR UT 144 SCOTTSDALE, AZ 85254-5400	30	JAMES T & HEIDI A MOCCHI 0N551 W WEAVER CIR GENEVA, IL 60134
2	THOMAS NEWMAN TRUST CAROL WILKINSON TRUST, et al 208 W WASHINGTON ST #1611 CHICAGO, IL 60606-0600	31	KYLE M & HEATHER J D CUDWORTH 410 OBSERVATORY PL WILLIAMS BAY, WI 53191
3	DANIEL & JANETTA VONRABENAU 704 N WELLS ST FL 2 CHICAGO, IL 60654	32	STEPHEN D & KIM E MINETTE 446 OBSERVATORY PL WILLIAMS BAY, WI 53191
4	JESSICA COLE/THEODORE MCCARTAN 3708 N GREENVIEW AVE CHICAGO, IL 60613	33	ROXANNE RODRIGUEZ 104 N WISTERIA ST MANSFIELD, TX 76063-6300
5	WILLIAMS BAY LLC 2000 DEMPSTER ST STE B EVANSTON, IL 60202	34	DONALD H WEYHRAUCH 431 OBSERVATORY PL WILLIAMS BAY, WI 53191-9100
6	CUTINO INVESTMENTS LLC 7944 BEACH DR FOX POINT, WI 53217	35	JESSE F & ANNA T GAGLIARDO 419 OBSERVATORY PL WILLIAMS BAY, WI 53191-9100
7	SHIELD II LLC 7944 BEACH RD FOX POINT, WI 53217	36	JONATHAN & MARY BARTHOLOMEW 397 OBSERVATORY PL WILLIAMS BAY, WI 53191-9100
8	NORMAN B BARR CAMP INC C/O DONALD LARSON 5066 W BALMORAL AVE CHICAGO, IL 60630	37	YERKES FUTURE FOUNDATION INC PO BOX 346 WILLIAMS BAY, WI 53191-9100
9	LAKE GENEVA FRESH AIR PO BOX 10 WILLIAMS BAY, WI 53191	38	MICHEL K & ANITA P OBRIEN PO BOX 1422 WILLIAMS BAY, WI 53191
10	ROBERT A WOLFE PO BOX 221 WILLIAMS BAY, WI 53191	39	WOMENS LEADERSHIP CENTER AT WILLIAMS BAY NFP 303 E WACKER DR STE 315 CHICAGO, IL 60601-0100
11	GAGE MARINE HOLDINGS LLC PO BOX 220 WILLIAMS BAY, WI 53191	40	TEAM E-IA LLC 318 HALF DAY RD STE 343 BUFFALO GROVE, IL 60089-8900
12	SCHOOL DISTRICT OF WILLIAMS BAY 139 CONGRESS WILLIAMS BAY, WI 53191	41	AURORA EAST PROPERTY OWNERS ASSOCIATION INC 318 HALF DAY RD STE 343 BUFFALO GROVE, IL 60089
13	JEFFREY R FROELICH W4741 BORDER DR FONTANA, WI 53125	42	PETER PERKINS TRUST JANICE PERKINS TRUST, et al. PO BOX 81 MARENGO, IL 60152
14	WAYNE L ROWEHL 480 W GENEVA ST WILLIAMS BAY, WI 53191	43	SUMMERSET LG LLC W3128 HIGHWAY 59 WHITEWATER, WI 53190-9000
15	CLAUS R & SARAH F WELLHAUSEN 470 W GENEVA ST WILLIAMS BAY, WI 53191	44	F MICHAEL & JENNIFER COVEY 625 S BURTON PL ARLINGTON HEIGHTS, IL 60005-0500
16	WYNN PROPERTIES LLC 120 S STATE ST STE 525 CHICAGO, IL 60603	45	PATRICIA PURCELL TRUST 656 LONGBOAT CLUB RD UT 16A LONGBOAT KEY, FL 34228-6000
17	CRONIN FAMILY TRUST 450 W GENEVA ST WILLIAMS BAY, WI 53191-9100	46	PHYLLIS C STEINDL TRUST 13 CARRIAGE CT OAK BROOK, IL 60523-2300
18	AUSTIN WAYNE & HANNAH BRANSON 440 W GENEVA ST WILLIAMS BAY, WI 53191-9100	47	DARTMOUTH WOODS CONDOMINIUM BALLY BAY LLC C/O J OR W PLAZA 77515 PELICAN BAY BLVD NAPLES, FL 34108 EDF LLC C/O CAROLINE WETTERSTEN 5884 N KILBOURN AVE CHICAGO, IL 60646-4600 MARK & JULIE SCARPELL 220 MOFFETT RD LAKE BLUFF, IL 60044-4400 CARL EDWARD AVALLON TRUST 290 S SHORE LN LAKE FOREST, IL 60045 RUTH PARSONS FAMILY TRUST 5 DARTMOUTH RD WILLIAMS BAY, WI 53191-9100 MICHAEL P KING TRUST 6 DARTMOUTH RD WILLIAMS BAY, WI 53191-9100 THOMAS P & LAURIE L BEDA 7 DARTMOUTH RD WILLIAMS BAY, WI 53191-9100 STEVEN L & BETSY J CARLSON 8 DARTMOUTH RD WILLIAMS BAY, WI 53191 GREGORY E & LINDA G WOLF 2746 OLDE CYPRESS DR NAPLES, FL 34119-1900
19	O'CONNOR FAMILY TRUST 430 W GENEVA ST WILLIAMS BAY, WI 53191		
20	JOHN M & DONNA M TURNEY, et al 7039 N OVERHILL AVE CHICAGO, IL 60631-3100		
21	RONALD J & CAMILLE L GRABSKI 435 FROST DR WILLIAMS BAY, WI 53191-9100		
22	PATRICK J WATTS PO BOX 545 WILLIAMS BAY, WI 53191-9100		
23	WATTS INVESTMENTS LLC PO BOX 545 WILLIAMS BAY, WI 53191		
24	MCKENNA ROSE & MATTHEW CONSER 457 W GENEVA ST WILLIAMS BAY, WI 53191-9100		
25	BRIAN & EILEEN ROBINSON 445 W GENEVA ST WILLIAMS BAY, WI 53191		
26	JEFFREY S ROLLER SR 433 W GENEVA ST WILLIAMS BAY, WI 53191-9100		
27	REPUBLIC RENTALS LLC 320 W GENEVA ST WILLIAMS BAY, WI 53191-0400		
28	STEVE D & KIM E MINETTE 446 OBSERVATORY PL WILLIAMS BAY, WI 53191		
29	MICHAEL A & LAURA A THON 440 OBSERVATORY PL WILLIAMS BAY, WI 53191		
48	ELIZABETH ANN HAMLIN TRUST PO BOX 1153 WILLIAMS BAY, WI 53191		
49	WILLIAMS BAY LLC 2000 DEMPSTER ST STE B EVANSTON, IL 60202		

Note: Neighboring addresses provided at a larger scale under separate cover.



EXISTING SURROUNDING SITE AND ZONING INFORMATION

SCALE: 1" = 400'

PROPOSED SITE PLAN

Project Description

The proposed planned development is a preserve-focused retreat and country lodge that promises to enhance the natural beauty of the area, expand top-notch local tourism options, and provide exceptional recreational opportunities for the community on the previous site of George Williams College.

The project aims to boost local tourism by offering a diverse range of experiences for guests. Central to the development will be a charming country lodge, complemented by an array of one and two-bedroom cottages, providing visitors with the perfect balance of comfort and privacy. The lodge and cottages will be thoughtfully integrated into the landscape, preserving the site's character and stunning vistas of Geneva Lake.

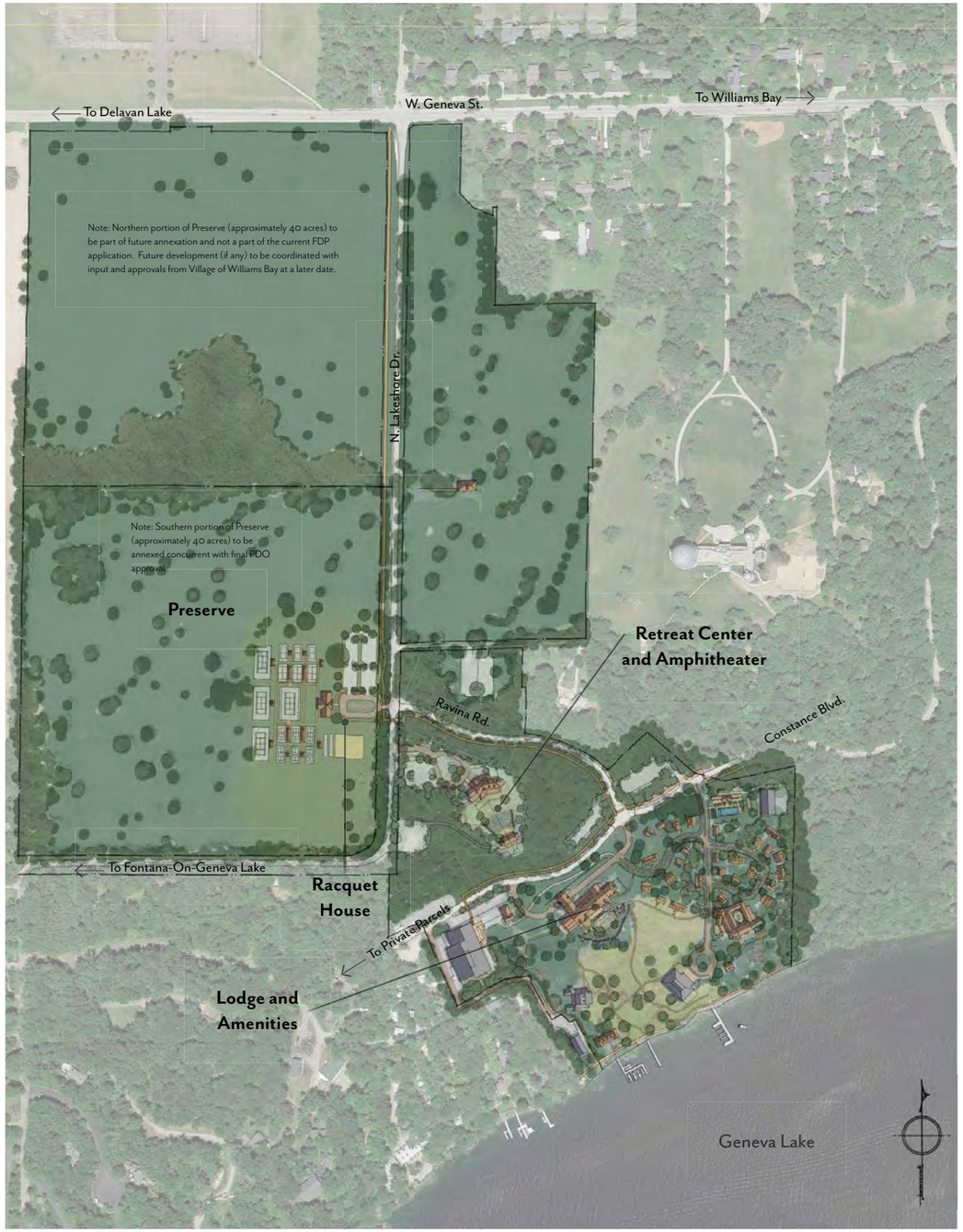
Club members and hotel guests will have access to a wealth of amenities designed to promote relaxation, wellness, and entertainment. The on-site restaurant will serve as a culinary haven, offering gourmet meals and a welcoming atmosphere for both members and visitors. The amphitheater will become the new home of Music by the Lake and be a place where the public can gather for entertainment set in nature. The racquet courts will offer state-of-the-art facilities for tennis, pickle ball, and other racquet sports, promoting an active lifestyle. Additionally, a world-class spa and luxurious pool area will provide spaces for relaxation and rejuvenation.

Thoughtfully planned along the beautiful shores of Geneva Lake, the development aims to preserve and celebrate the natural beauty of the existing site, characterized by open rolling hills, mature trees, and breathtaking vistas of the lake. We are committed to maintaining these scenic attributes, ensuring that the development enhances rather than detracts from the cherished landscape.

Recognizing the importance of preserving the natural environment, the project will dedicate a significant portion of the land as a preserve. This preserve will feature well-maintained walking trails that meander through the woodlands and meadows, allowing visitors to immerse themselves in the beauty of the surroundings. The preserve will also provide access to the existing lakeshore path, encouraging exploration and fostering a deep appreciation for the lake's pristine waters.

The project is not just a development; it is a commitment to honoring the history of the YMCA camp with a low density country lodge and cottages, continuing the Music by the Lake tradition in a new and improved venue, and boosting local tourism and economic growth while respecting and enhancing our natural environment. As it welcomes guests from near and far, the project will not only enhance the local tourism industry but also create a vibrant hub for the community to gather, explore, and create lasting memories in an idyllic setting.

We are excited about the potential of this concept to become a part of Williams Bay, offering a destination where residents and visitors can enjoy the best of what Williams Bay and Geneva Lake have to offer.



PROPOSED OVERALL SITE PLAN

SCALE: 1" = 500'



Site Information

Total Site Acreage	137 acres (Approx.)
Acreage included in the FDP application	98 acres
Acreage no included in the FDP application and to remain as a Preserve	39 acres
Total Site Lake Frontage	800 feet (Approx.)
Total Accommodations	68 keys
Lodge	60,051 s.f. (37 keys)
One-Bedroom Cottages...(Approx.)	750 s.f. each (14 keys)
Two-Bedroom Cottages...	1,845 to 2,235 s.f. each (8 keys)
Three-Bedroom Cottages	2,525 s.f. each (6 keys)
Boathouse Cottage	5,275 s.f. (2 keys)
Spa Cottage	1,685 s.f. (1 key)
Weidensall Restaurant	6,114 s.f.
Mabel Cratty Member Clubhouse	5,290 s.f.
Guest Services (existing)	20,800 s.f
Cart Barn	2,000 s.f.
Spa	13,742 s.f.
Pool Pavilion	1,959 s.f.
Retreat Center	9,623 s.f.

**Existing buildings to remain or be renovated are shown in grey*

PROPOSED SITE PLAN



PROPOSED SITE PLAN - AMENITIES

SCALE: 1" = 100'



SITE AERIAL VIEW



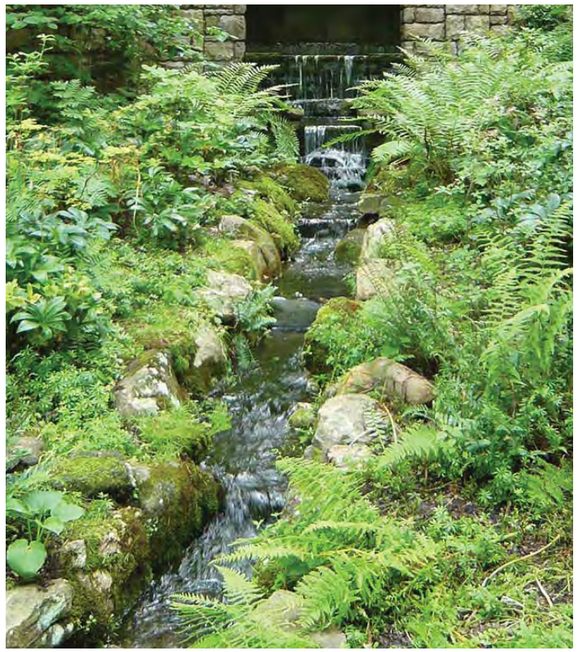
VIEW FROM LAKE



VIEW FROM RETREAT CENTER



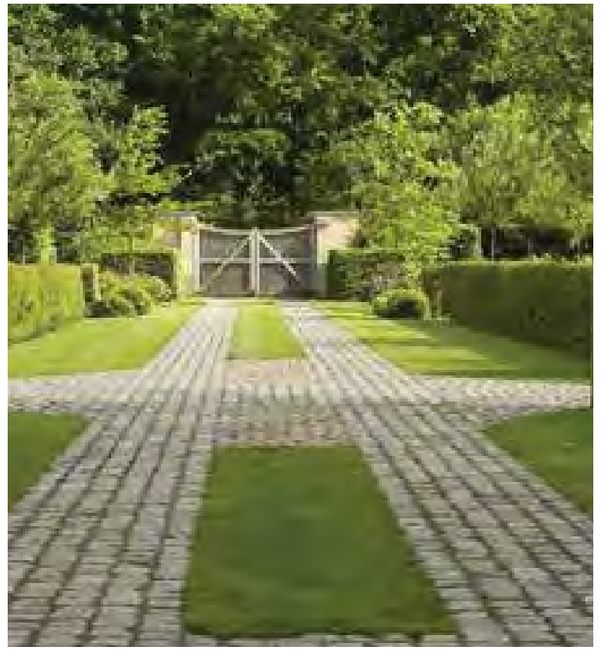
Stone Wall Cottage Garden



Spa Garden Water Feature



Amphitheater



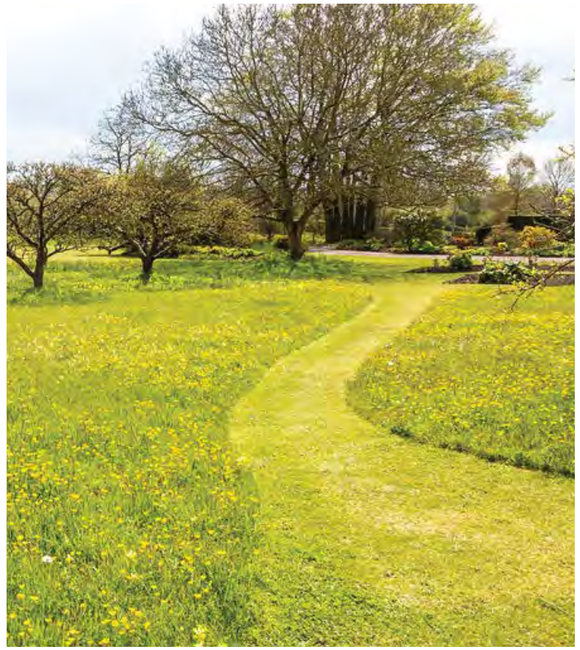
Two Track Road



Stone Walls and Lawn



Native Plantings



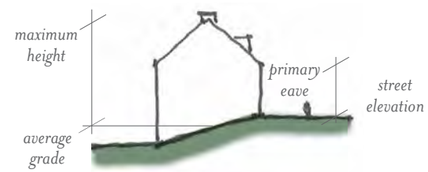
Grass Path Through Meadow



Lodge Terrace Gardens

LANDSCAPE AND HARDSCAPE PRECEDENT IMAGERY

REQUESTED PDO DESIGN FLEXIBILITIES

Existing P&I Zoning (390-0223)	Proposed PDO Zoning	Reasoning/Intent
• The minimum shore yard (lake) setback is 150 feet.	• Existing non-conforming structures (Boathouse Accommodations, Weidensall, and Restrooms/Accommodations next to the Ferro Pavilion) within the designated Lake Shore Yard may be rebuilt/renovated with the same habitable square footage as the existing buildings. The new buildings may be constructed in a different location, provided they are not situated any closer to the lake than the original non-conforming location which range from being 55 feet to 95 feet from the shoreline.	• We would like to retain and replace/renovate the existing non-conforming buildings in the shoreline setback. In addition to this, both Topography and Water Safety feel that the proximity of the Boathouse Accommodations to the Water Safety building (a distance of 19'-4") is so close as to limit the function and access around the buildings. It also is only 7'2" from the property line which does not abide by the assigned side yard setback of 15'. To resolve this issue, we would like to shift the replacement of the Boathouse Accommodations approximately 20-30' to the east. Weidensall would be renovated. Ferro Pavilion Restrooms/Accommodations would be rebuilt in the existing location.
• The minimum shore yard (lake) setback is 150 feet. • The existing side yard setback requirement is 15' and the minimum pavement setback is 3'.	• New pathways and grading will be allowed in the setback as long as the amount of impervious surface within the setback remains the same. • Existing non-conforming Structures shall be given a "Blanket Conforming State per 390-0603.1.b and existing pavement within the setback shall be allowed to remain and maintained.	• We would like to relocate (and in some places completely remove) some of the existing pathways across the site to reduce the amount of impervious surface and create better flow across the site to the shore path. This includes the areas within the shore line setback. We like to bring the existing fire truck turnaround adjacent to Weidensall as close to Code as possible which will require adjusting the impervious surfaces within the setback. • Several existing buildings, roads, parking and loading areas are currently within the P&I assigned setbacks, particularly along the southwestern property line and Garden Place ROW to Water Safety. We would like maintain these existing non-conformances and renovate (though not expand) the existing non-conforming structures.
• The maximum building height for a Principal Building is 35' as measured from average grade. Special conditional use permit allows for 45'. The maximum building height for an Accessory Building is 15' as measured from average grade.	• The maximum height of Principal 1 Building is to be 55' as measured from average grade, so long as the primary horizontal eave does not exceed 30' as measured from the street facing elevation. • The maximum height of Principal 2 Buildings is to be 40' as measured from average grade. • The maximum height of Principal 3 Buildings is to be 30' as measured from average grade. • The height of existing buildings to remain are permitted to remain as-is. • All height limitations are exclusive of architectural elements such as chimneys, lookouts, and dormers.	• The change in elevation across the property makes the building height requirement a restriction that if adhered to, would negatively impact the existing character of the site. To maintain the building heights outlined in the Ordinance for Public and Institutional Zoning while still meeting the program needs of the development, the structures would be required to have much larger footprints. While allowable from a lot coverage standpoint, this would not be desirable as it would require more invasive regrading and tree removal. 

Existing P&I Zoning (390-0503)	Proposed PDO Zoning	Reasoning/Intent
• The minimum building separation between structures shall be 30' (principal buildings) and 15' (accessory buildings)	• The minimum separation between buildings (principal and accessory) shall be 10'	• In the GDP submission, we depicted buildings located as close as 10 feet apart, and this spacing has been carried forward into the FDP submission. Since then, we have learned that the P&I zoning district requires a minimum building separation of 30 feet. We are requesting flexibility from this requirement to allow select buildings—such as the cottages—to be grouped more closely together. This approach supports the overall site design by creating larger, more continuous areas of open green space, reducing site disturbance, and preserving existing mature trees that would otherwise need to be removed to meet the 30-foot separation throughout.

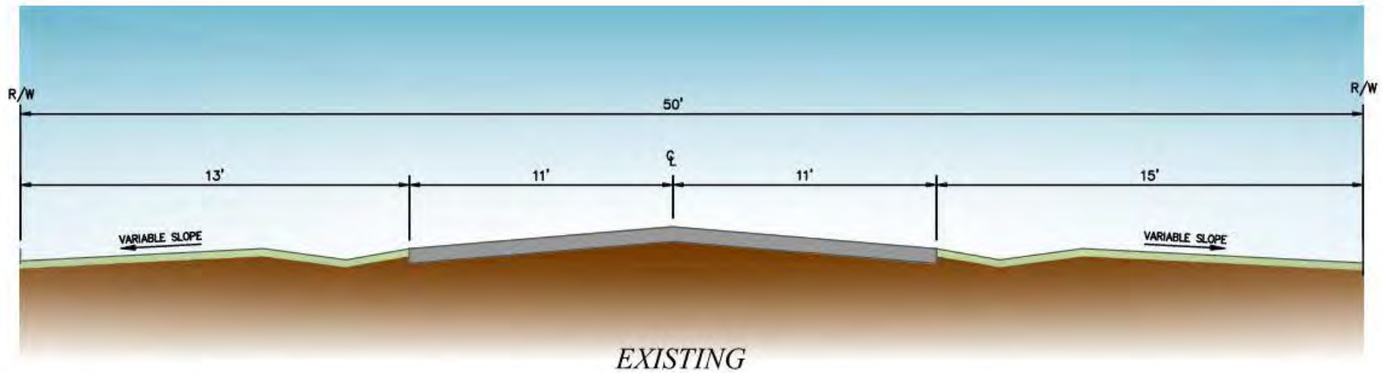
Existing P&I Zoning (390-0223)	Proposed PDO Zoning	Reasoning/Intent
• The Village defined street sections are outlined in Section 375 Article 3 of the Zoning ordinace	• The street sections will be redefined to be as shown in this document on pages 28-31 to allow for the requested Village utilities and less intrusive regrading along these new ROW's while keeping as much of the existing tree canopy as possible.	• The existing street sections outlined in the Zoning Code are provided as a generic fit for all streets. While providing the requested Right of Way width and needed utilities within these Right of Ways, the development would like to propose an alternate street section that allows for less intrusive grading along these new ROW's while keeping as much of the existing tree canopy as possible to preserve the rural and idyllic character of the streets.
• Per parking ratio outlined in 390-0309.c.4, 875 spaces are required for special event use of the amphitheater with 3,500 people in attendance.	• Parking for special events will be allowed to use off site parking at the Williams Bay High School. Off site parking and shuttles will be coordinated by the development.	• To allow for events up to 3,500 without creating permanent, impervious parking lots that will have limited use (only 8-10 times a year), parking can be provided by roping off an area of the preserve and using the high school lot north of the property as has been done historically.

Existing P&I Zoning (390-0802 and 390-0821)	Proposed PDO Zoning	Reasoning/Intent
• The entire development shall provide for pedestrian furniture in appropriate quantities and locations; and a central pedestrian gathering area. • The development shall provide exterior pedestrian furniture in appropriate locations at a minimum rate of one seat for every 10,000 square feet of gross floor area. Seating in food service areas or other areas where food or merchandise purchasing activities occur shall not count toward this requirement. .	• Benches and pedestrian furniture will be provided along public routes and right of ways (public multi-use path and lakeshore path) as shown in diagram on page 86 for reasonable accommodation. • Within the private portion of the devvelopment, benches and pedestrian furniture will be provided as shown in diagram on page 74 for reasonable accommodation.	• Based on the noted Code, more than 125 seats would be required on the property to meet the 1/10,000 sf stipulated. Based on the limited occupancy and intended private use of a significant portion of the property, applying the public-seating ratio based solely on gross floor area produces a requirement that is disproportionate to the site's actual frontage, sidewalk capacity, and expected use. A variance is warranted to align the intent of the standard (reasonable pedestrian accommodation) with the project's context, while allowing alternative measures (e.g., a modest number of benches at public pedestrian locations) that provide meaningful public benefit without creating excessive, impractical streetscape clutter.

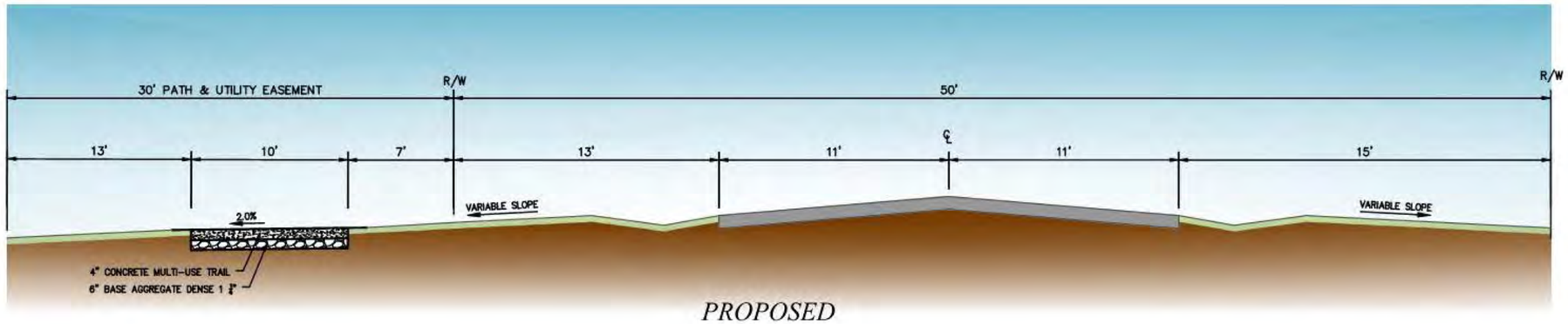
Existing P&I Zoning (390-0906)	Proposed PDO Zoning	Reasoning/Intent
B. Building foundations. Certain buildings or building additions constructed after the effective date of this Chapter are required to be accented by a minimum amount of landscaping placed near the building foundation. (1) Foundation landscaping shall be placed so that at maturity, the plant's drip line is located within 10 feet of the building foundation. Such landscaping shall not be located in those areas required for landscaping as street frontages, paved areas, protected green space areas, reforestation areas, or bufferyards. (2) For each 100 feet of building foundation perimeter, the landscaping installed shall at a minimum meet the number of landscaping points specified in Figure 390-0906. The actual number of points required for such landscaping shall be computed on a prorated basis, and installed and permanently maintained. (3) Shade trees and tall trees shall not be used to meet the foundation landscaping requirement. The intent of this Section is to require a visual break in the mass of buildings and to require a visual screen of a minimum of six feet in height for all exterior perimeter appurtenances (such as HVAC/utility boxes, standpipes, stormwater discharge pipes and other pipes). (4) If the officially approved site plan depicts a future building extension, the foundation landscaping requirement shall be calculated by measuring the length of the total perimeter. However, foundation plantings need only be installed based on the landscape points calculated from the portions of the building perimeter that will not be affected by building extension. If this results in a point requirement not met by the initial planting, then the requirement shall be met within five years after the issuance of the building permit, or within such larger time period as established in writing by the Plan Commission.	Relief is requested based on the unique scale and context of this application as a planned unit development. The character of the planting design is composed to create a cohesively considered landscape theme to unify both new and existing structures and to complement the overall campus appearance. The zoning code landscape requirements are targeted at free standing, individual commercial buildings rather than a coordinated collection of designed architectural buildings with a unified landscape design. Present era buildings on the campus do not in all cases have 360-degree foundation landscape plantings which in effect allows the architectural features to express a simplicity and to present those architectural details rather than blanket the buildings uniformly in plantings.	Planting plans will enhance the present landscape with a comprehensive design that will keep the existing sense of place and be complementary to both the current and future buildings and overall planned campus like surroundings. With exception of consistently providing 360-degree foundation plantings, the applicant will include screening of street frontages, paved areas, parking areas, reforestation areas and buffer yards. On a case-by-case basis, landscape of building foundations will still be provided to address expanses of those building foundations where appropriate and include screening for mechanical and/or utility areas. The applicant recognizes *'Section 390-0906, Landscape requirements for regular developments, subsection (B)(2) Foundation Planting - landscape points required for each 100 feet of building foundation perimeter.' T*he final Landscape plans will provide a comprehensive table summarizing equivalent points of the required number of landscape plant materials. This will be partially provided at foundations and supplemented at strategic locations including the overall grounds, specialty gardens, woodland canopy enhancement, lakeshore path area, Spa gardens, Racquet Courts plantings, Cottages, Pool, and Lodge gardens as features that are not otherwise required by code. Overall, plant point numbers will meet the required equivalent quantities within the overall site area.
Existing P&I Zoning (390-0906)	**Proposed PDO Zoning**	**Reasoning/Intent**
• Per 390-0906.D.4, Parking lot design shall employ interior landscaped islands with a minimum of 350 square feet at all parking aisle ends, and in addition, shall provide a minimum of one landscaped island of a minimum of 350 square feet in each parking aisle for every 20 cars in that aisle.	• For the two guest parking lots just north of Constance, no landscaped islands will be required. • For the existing lots to remain, no landscaped islands will be required.	• The two guest parking lots north of Constance will be valet parking lots only. These areas will be heavily screened with landscape from both the street and pedestrian path, and access will be limited to staff only (staff moving guest vehicles in and out). • Existing non-conforming parking lots shall be given a "Blanket Conforming State" per 390-0605.B and existing pavement within the setback shall be allowed to remain and bemaintained.



PROPOSED BUILDING CATEGORY CLASSIFICATIONS

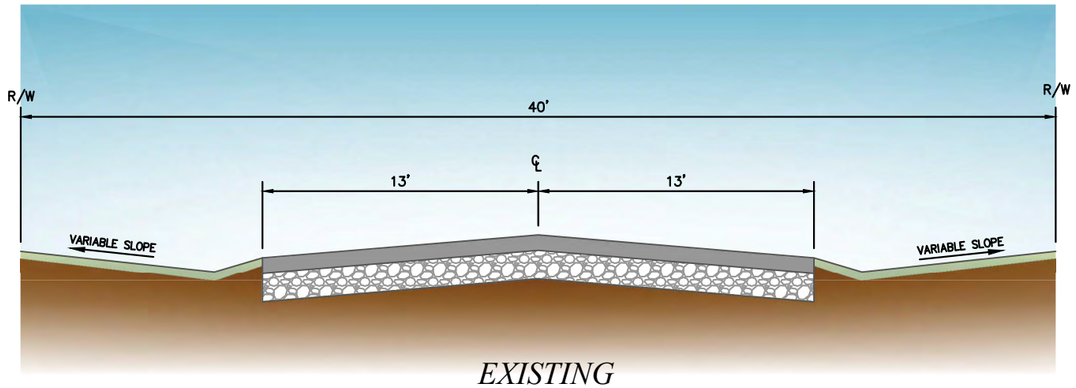


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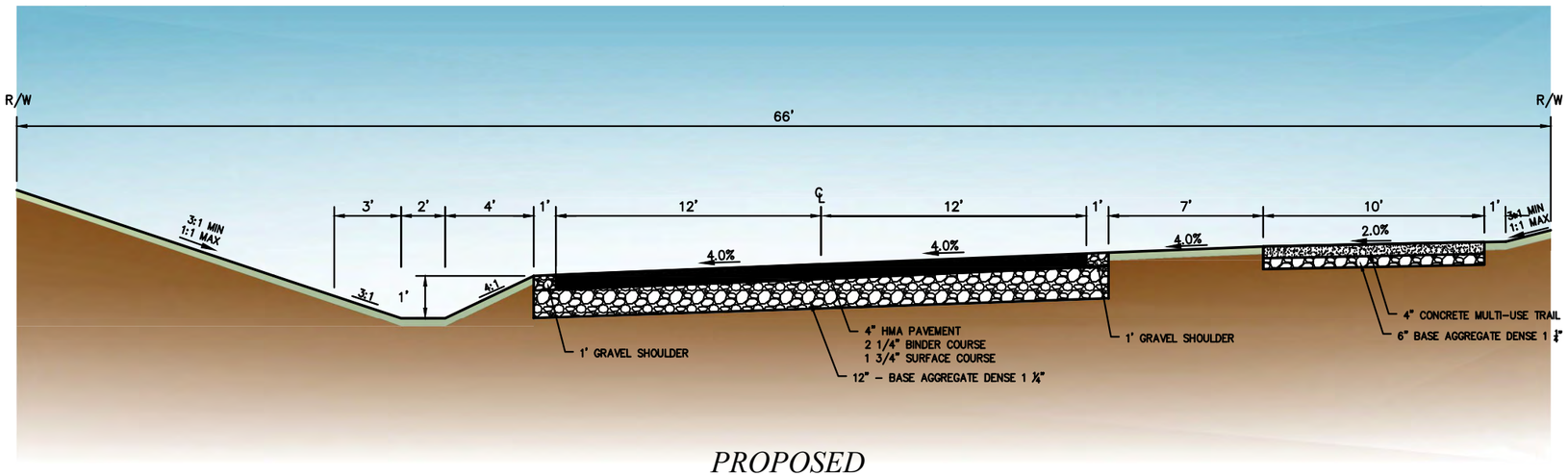


PROPOSED

LAKE SHORE DRIVE STREET SECTION DIAGRAMS

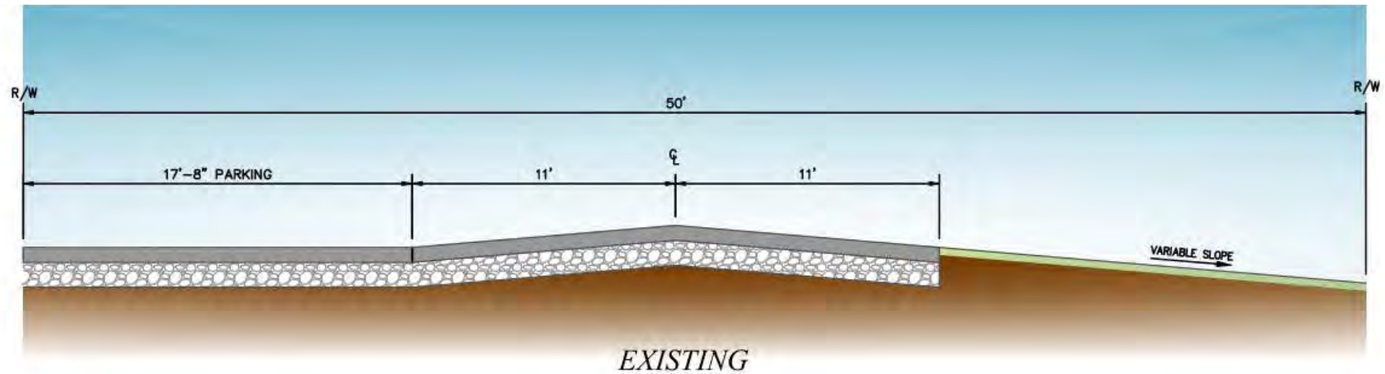


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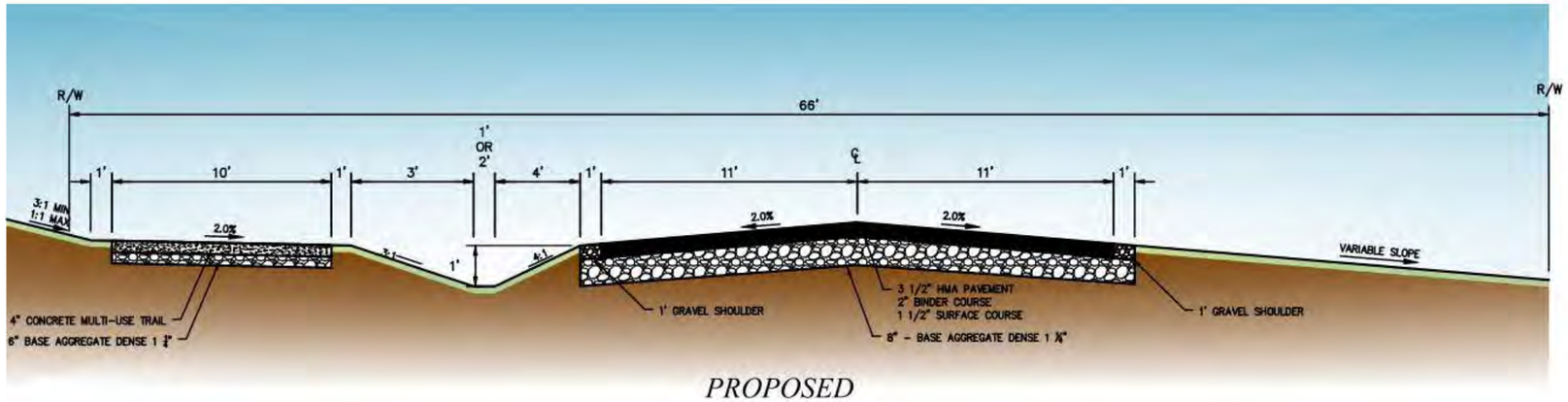


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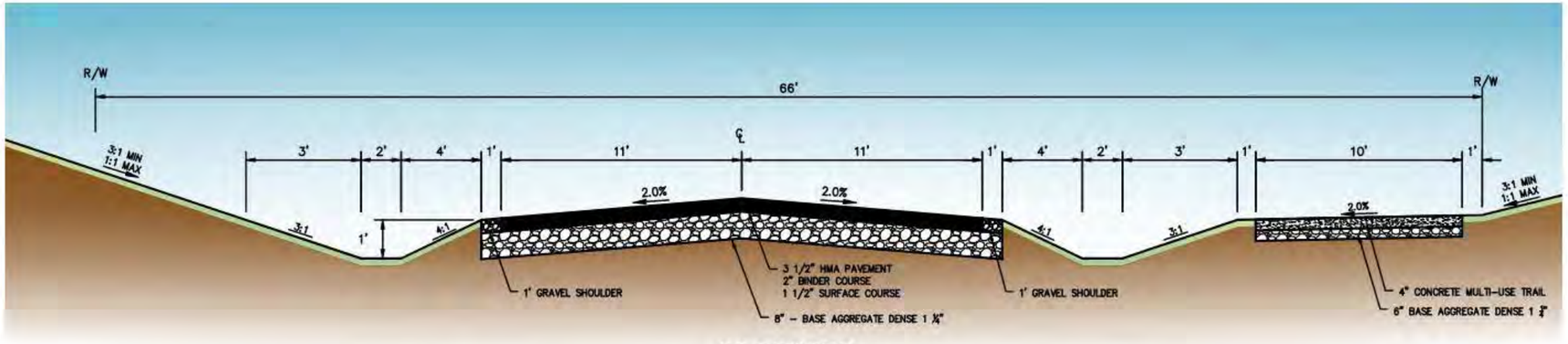
RAVINIA ROAD STREET SECTION DIAGRAMS



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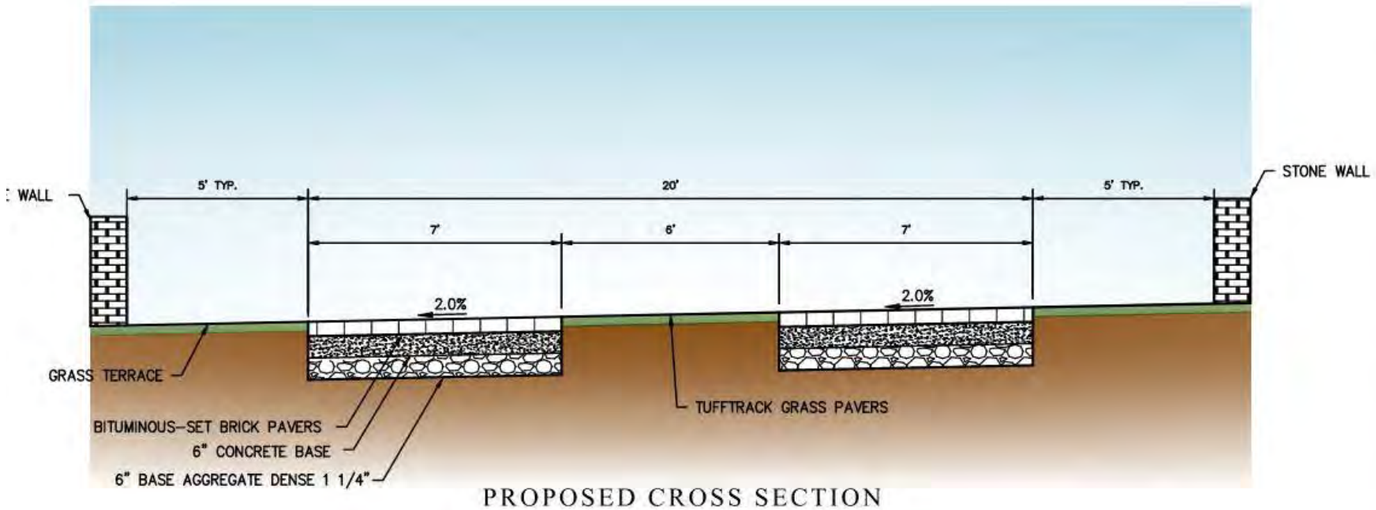


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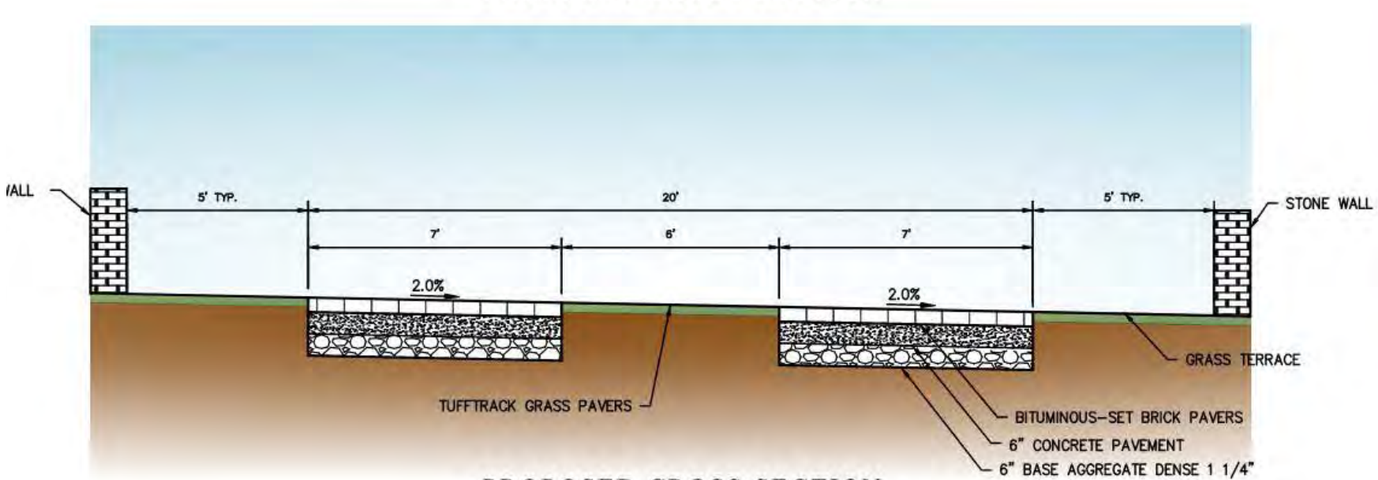


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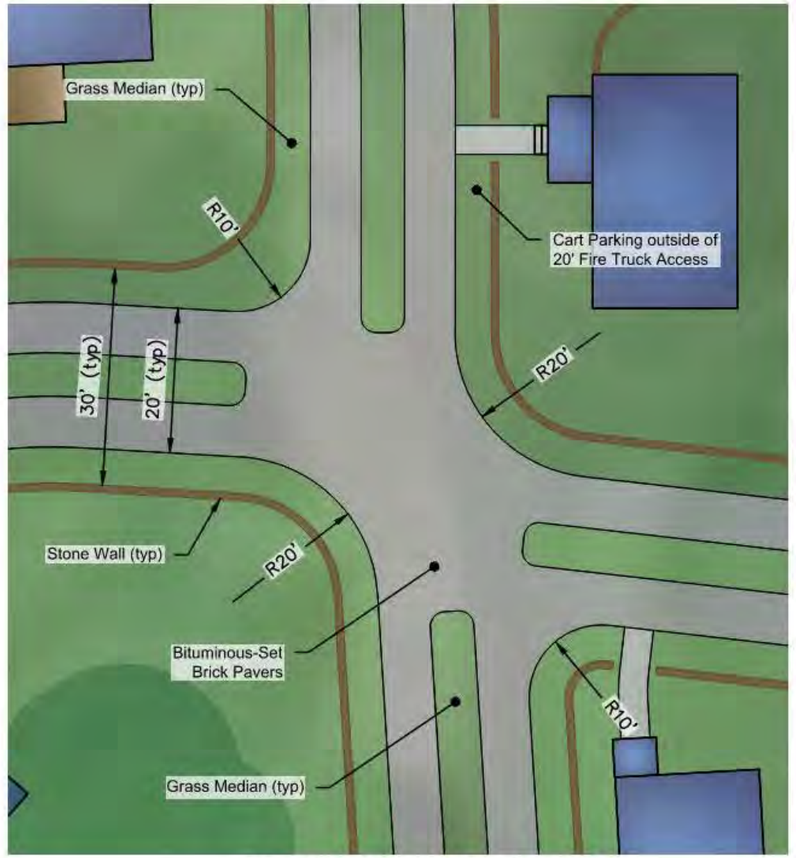
CONSTANCE BOULEVARD STREET SECTION DIAGRAMS



PROPOSED CROSS SECTION



PROPOSED CROSS SECTION



PROPOSED PLAN DETAIL

TWO TRACK WALKING LANES & EMERGENCY SERVICES ACCESS
STREET SECTION & DETAIL DIAGRAMS

PROPOSED SITE INFORMATION

ROW'S, UTILITIES, EASEMENTS, ENVIRONMENTAL, AND ACCESS



LAND USE DIAGRAM

SCALE: 1" = 120'

Lot 2 Calculations (Amphitheater)

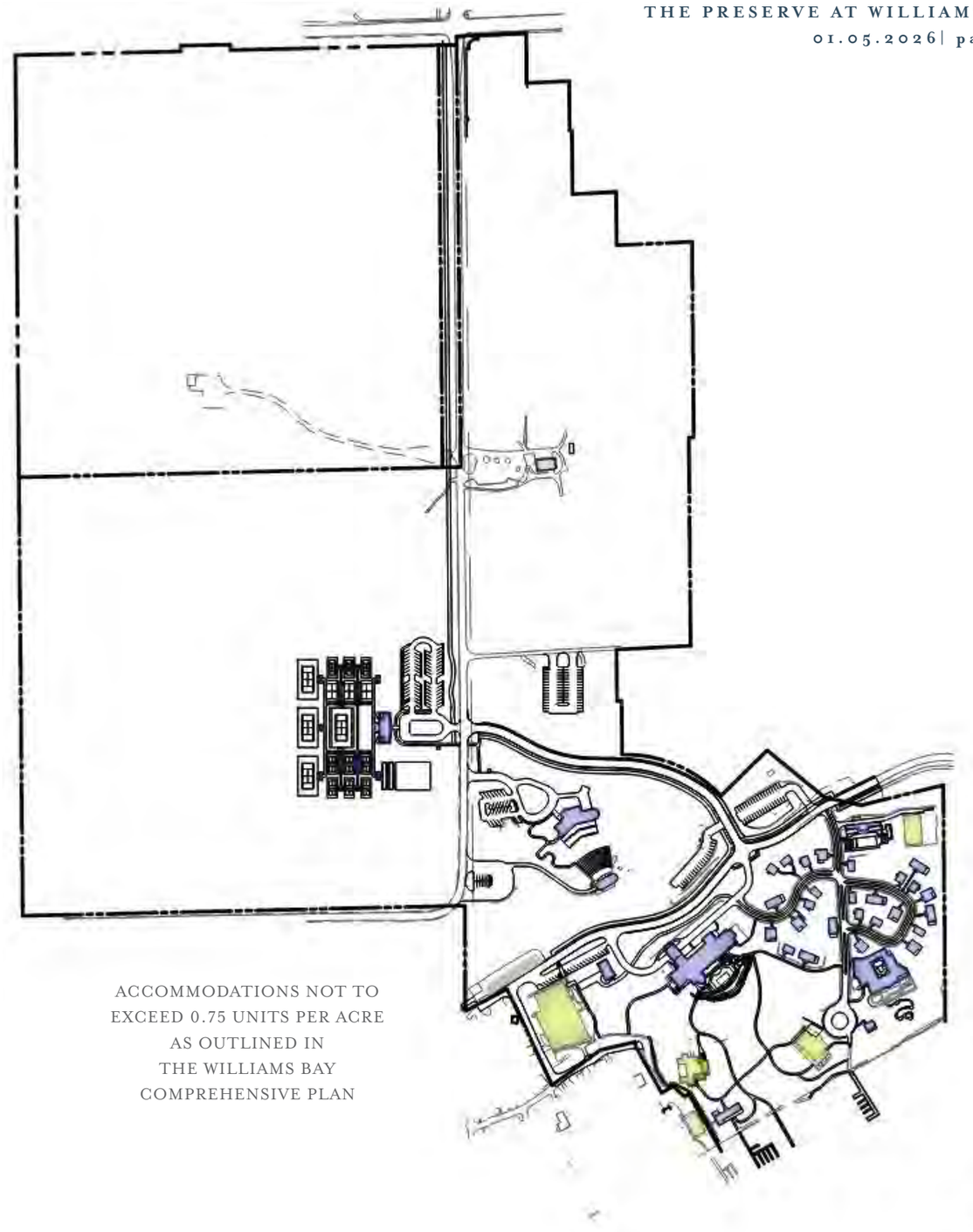
GDP Lot 2	
Total Area	406076
Total Impervious Area	84247
Total Pervious Area	321829
Landscape Ratio (LSR)	**79.25%**
Building Coverage	10091
Building Coverage Ratio	**2.49%**
Paths	16613
Parking Lots/Driveways/Roads	57543
Buildings	10091
Total Impervious	84247

FDP Lot 2	
Total Area	406076
Total Impervious Area	86645
Total Pervious Area	319431
Landscape Ratio (LSR)	**78.66%**
Building Coverage	13045
Building Coverage Ratio	**3.21%**
Paths	19388
Parking Lots/Driveways/Roads	54212
Buildings	13045
Total Impervious	86645

Lot 4 Calculations (Lodge and Cottages)

GDP Lot 4	
Total Area	790546
Total Impervious Area	229407
Total Pervious Area	561139
Landscape Ratio (LSR)	**70.98%**
Building Coverage	104463
Building Coverage Ratio	**13.21%**
Paths	50662
Parking Lots/Driveways/Roads	74282
Buildings	104463
Total Impervious	229407

FDP Lot 4	
Total Area	790546
Total Impervious Area	251646
Total Pervious Area	538900
Landscape Ratio (LSR)	**68.17%**
Building Coverage	119900
Building Coverage Ratio	**15.17%**
Paths	52825
Parking Lots/Driveways/Roads	78921
Buildings	119900
Total Impervious	251646



ACCOMMODATIONS NOT TO EXCEED 0.75 UNITS PER ACRE AS OUTLINED IN THE WILLIAMS BAY COMPREHENSIVE PLAN

DEVELOPMENT DENSITY DIAGRAM AND CALCULATIONS

SCALE: 1" = 400'





BUILDING AND ROAD COVERAGE DIAGRAM

SCALE: 1" = 250'



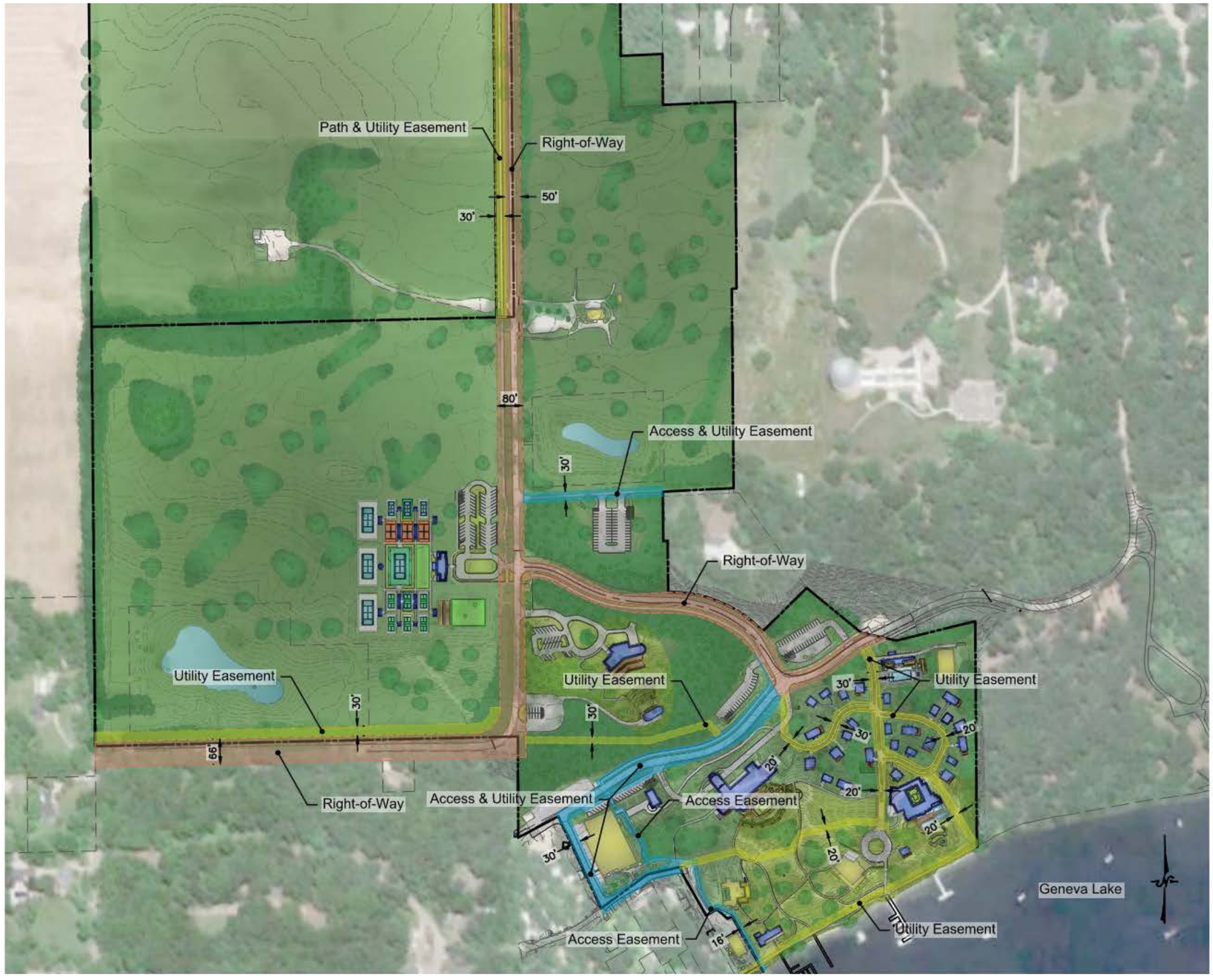
PROPOSED UTILITIES DIAGRAM

SCALE: 1" = 225'



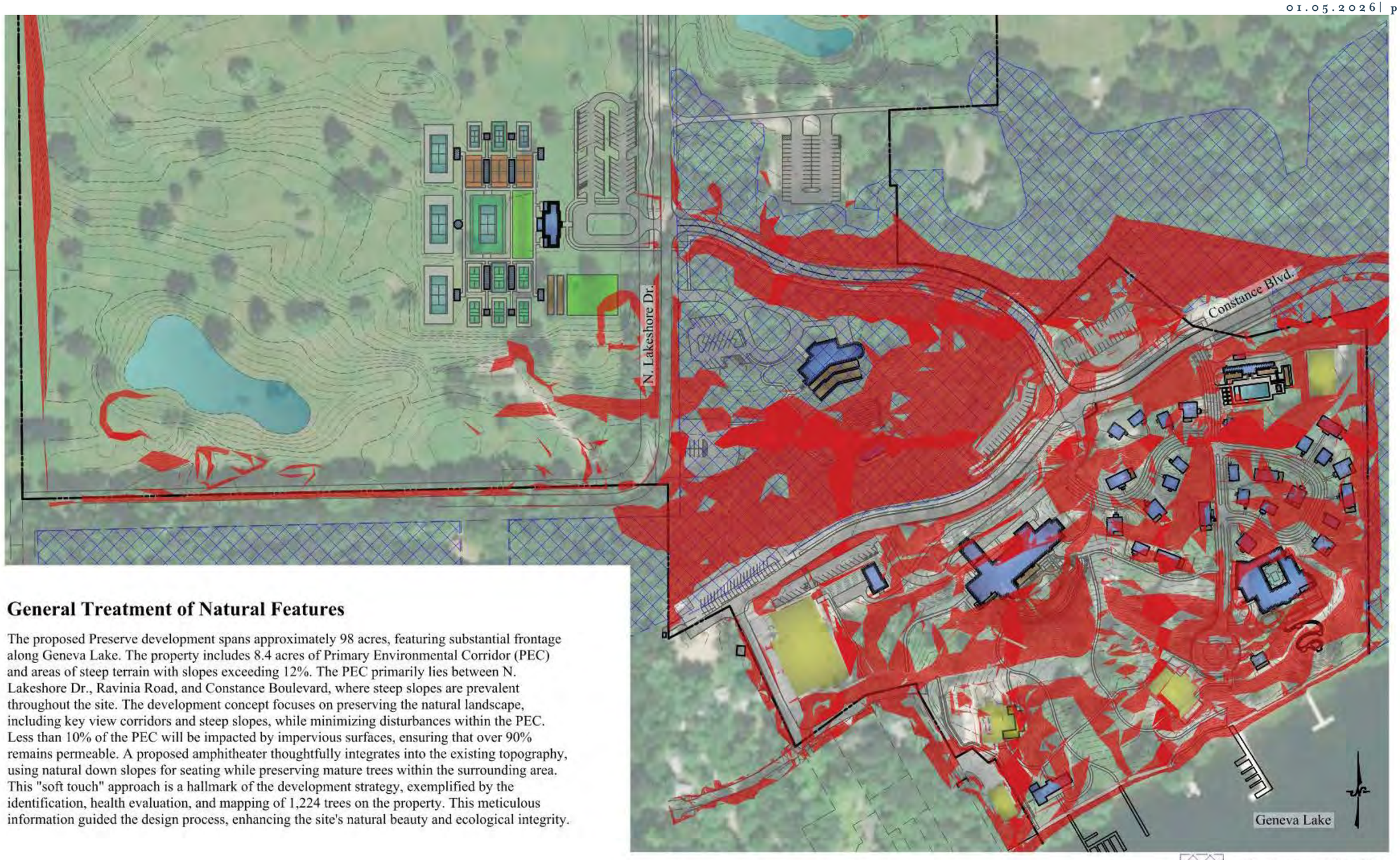
PROPOSED STORM WATER AND STORM SEWER DIAGRAM

SCALE: 1" = 225'



PROPOSED RIGHT OF WAYS AND EASEMENTS DIAGRAM

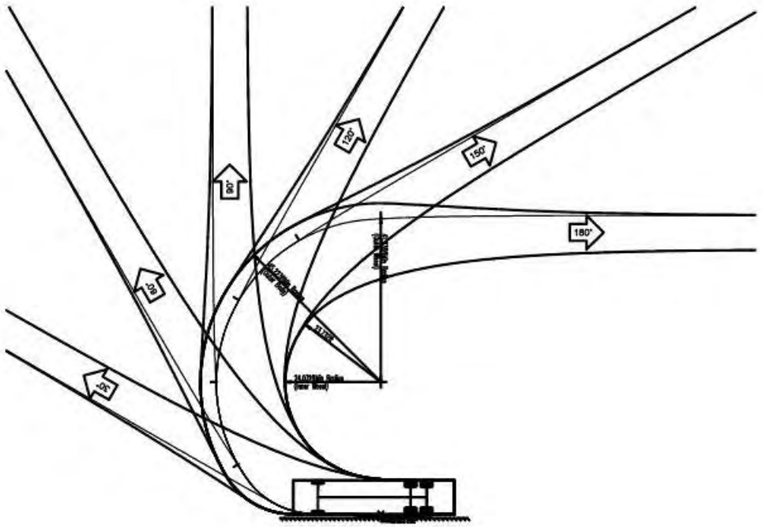
SCALE: 1" = 350'

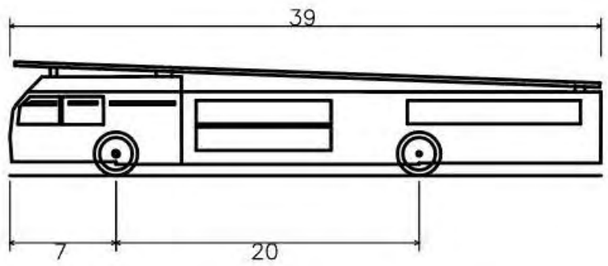


General Treatment of Natural Features

The proposed Preserve development spans approximately 98 acres, featuring substantial frontage along Geneva Lake. The property includes 8.4 acres of Primary Environmental Corridor (PEC) and areas of steep terrain with slopes exceeding 12%. The PEC primarily lies between N. Lakeshore Dr., Ravinia Road, and Constance Boulevard, where steep slopes are prevalent throughout the site. The development concept focuses on preserving the natural landscape, including key view corridors and steep slopes, while minimizing disturbances within the PEC. Less than 10% of the PEC will be impacted by impervious surfaces, ensuring that over 90% remains permeable. A proposed amphitheater thoughtfully integrates into the existing topography, using natural down slopes for seating while preserving mature trees within the surrounding area. This "soft touch" approach is a hallmark of the development strategy, exemplified by the identification, health evaluation, and mapping of 1,224 trees on the property. This meticulous information guided the design process, enhancing the site's natural beauty and ecological integrity.

ENVIRONMENTAL CORRIDOR AND STEEP SLOPES





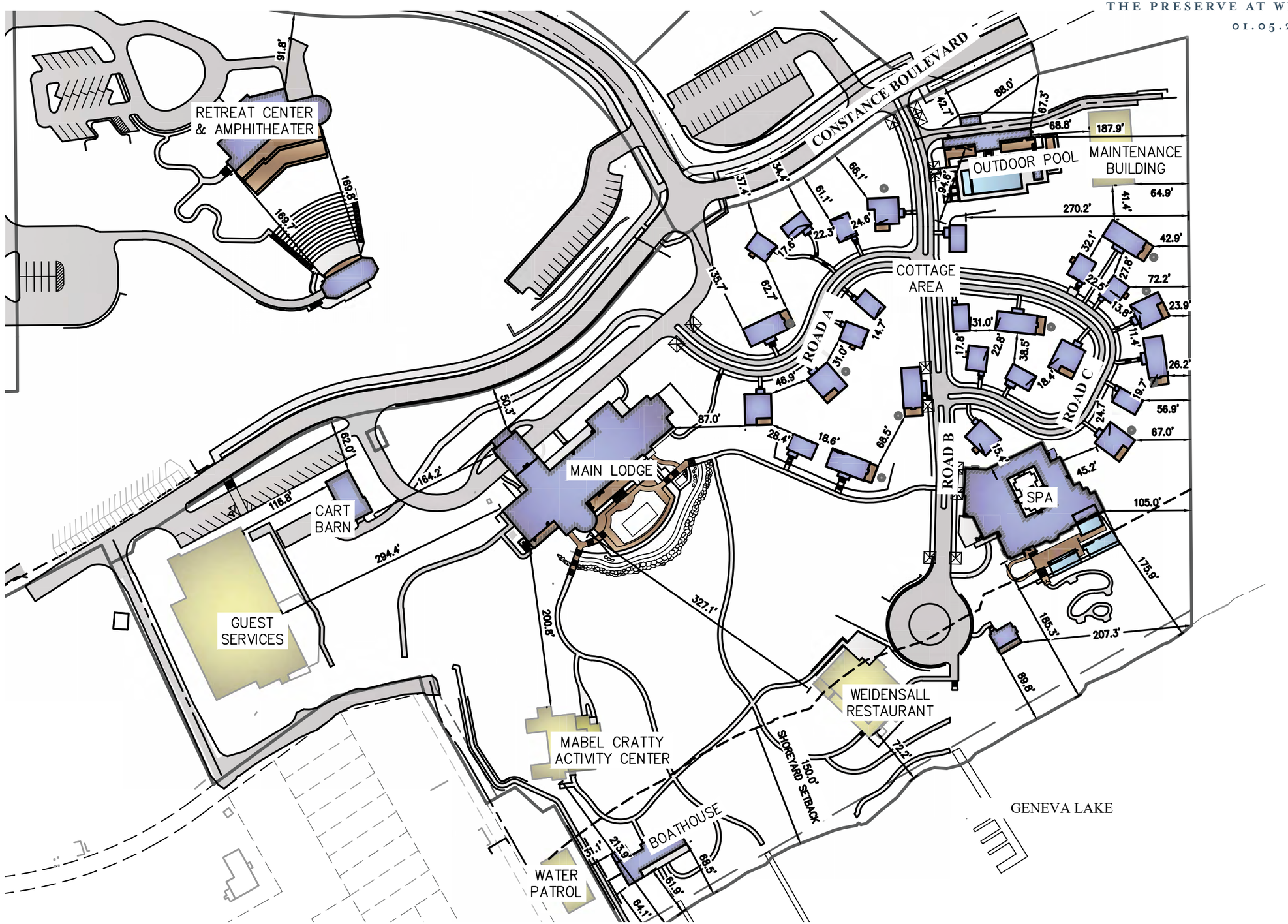
Aerial Fire Truck	
Overall Length	39.000ft
Overall Width	8.167ft
Overall Body Height	7.500ft
Min Body Ground Clearance	0.750ft
Track Width	8.167ft
Lock–to–lock time	5.00s
Max Wheel Angle	45.00°



EMS ACCESS DIAGRAM

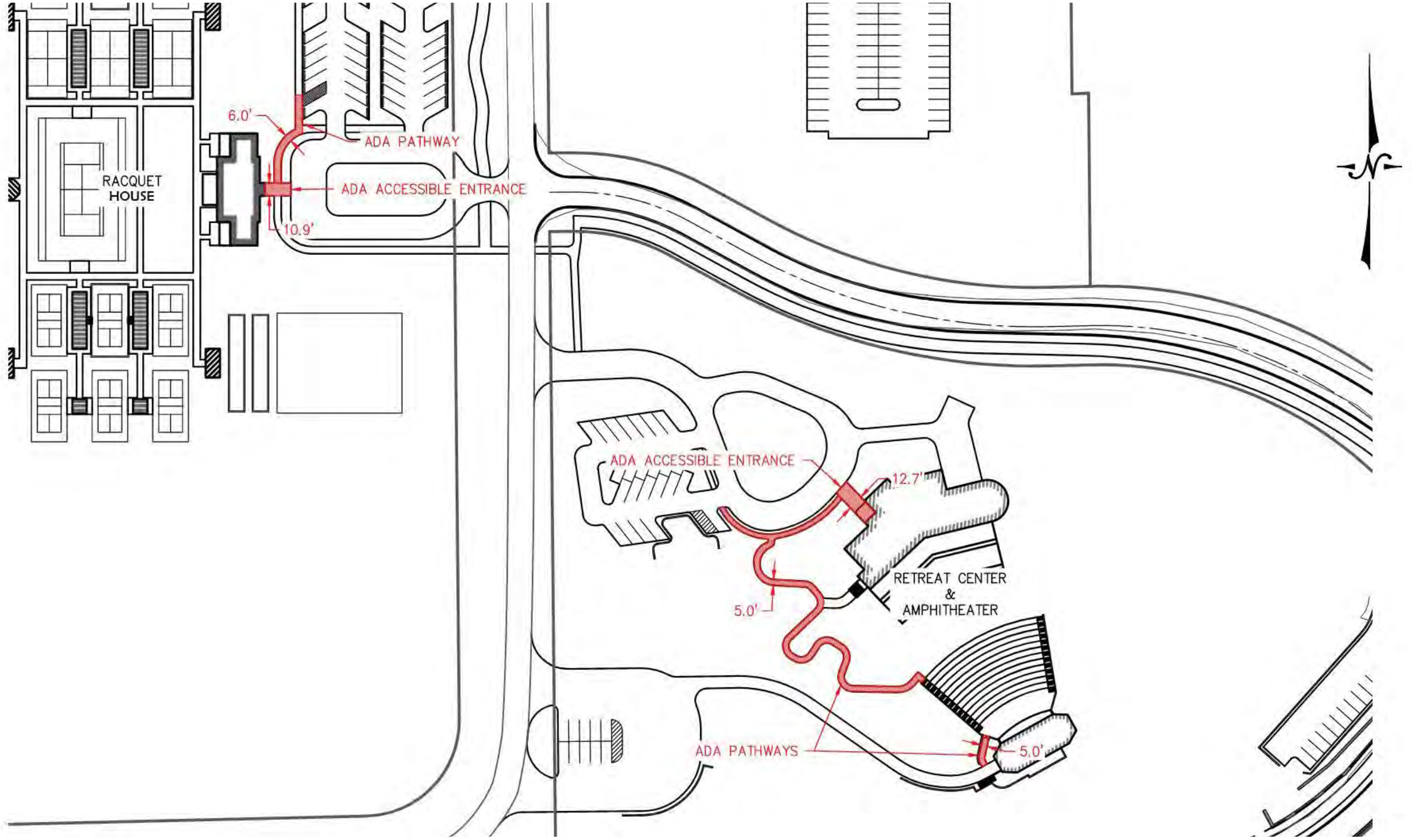


INTERNAL ROAD SLOPES DIAGRAM



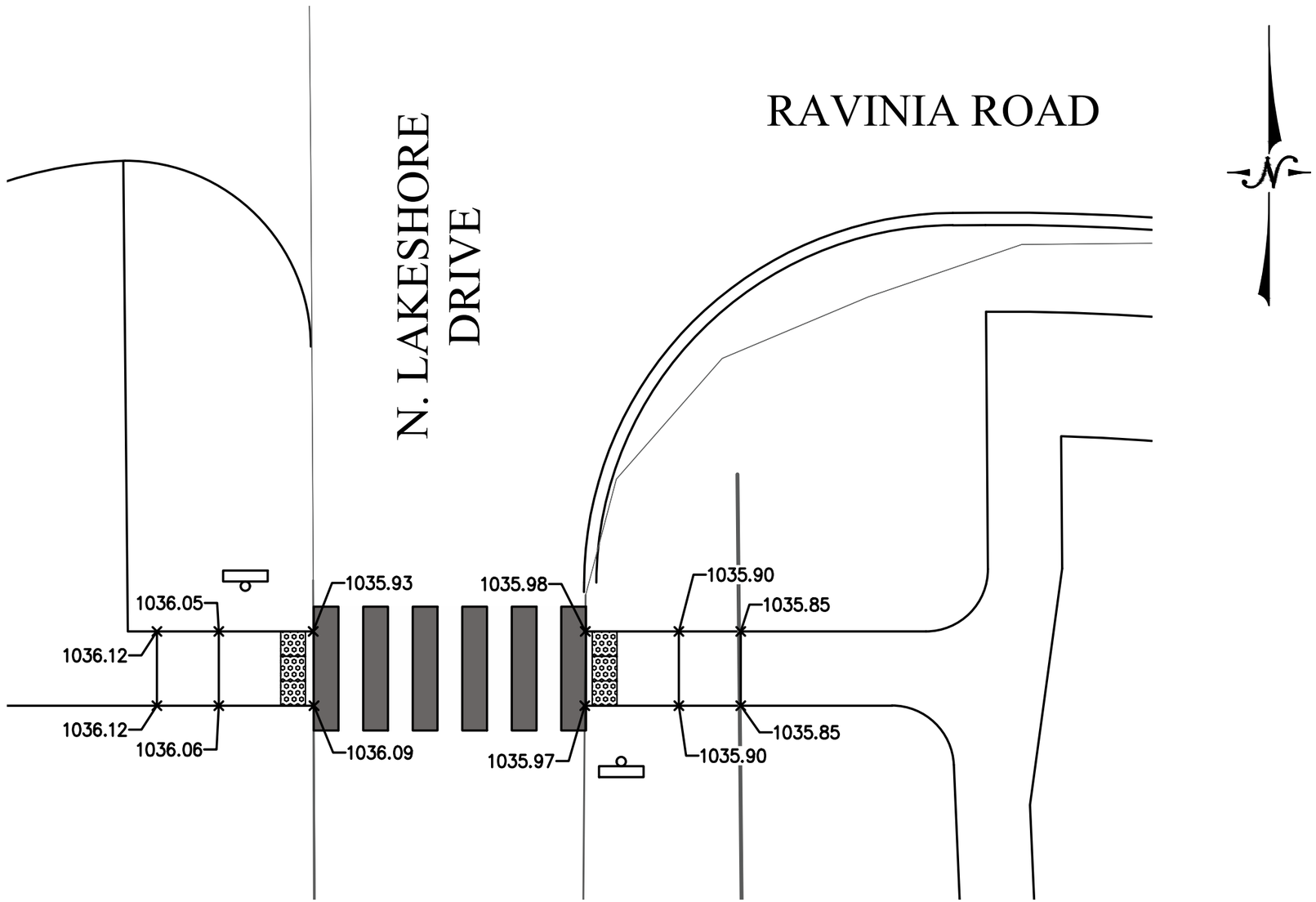
BUILDING DIMENSIONS TO RIGHT OF WAY

SCALE: 1" = 120'



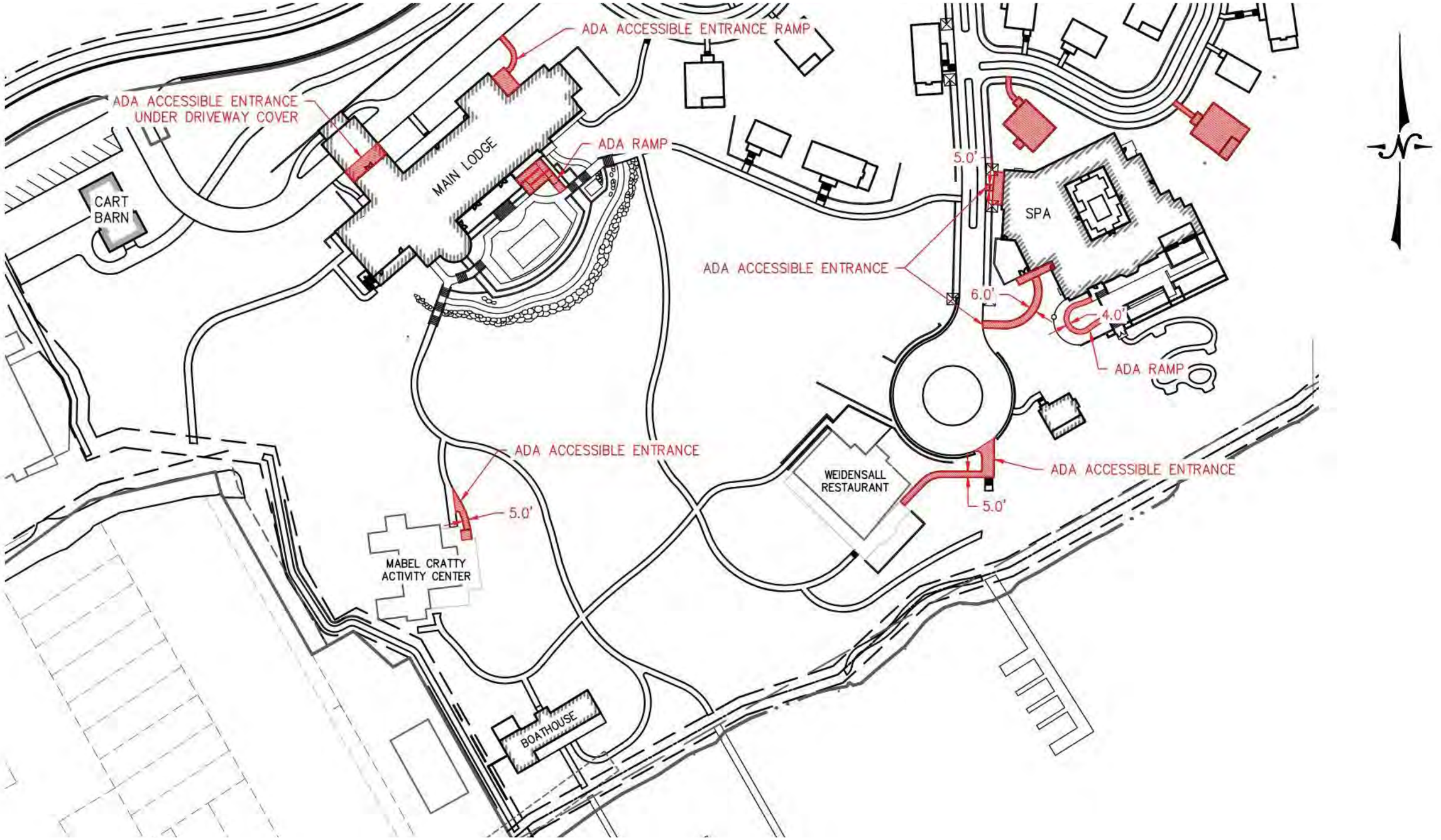
ADA ACCESS - RACQUET HOUSE AND AMPHITHEATER

SCALE: 1" = 80'



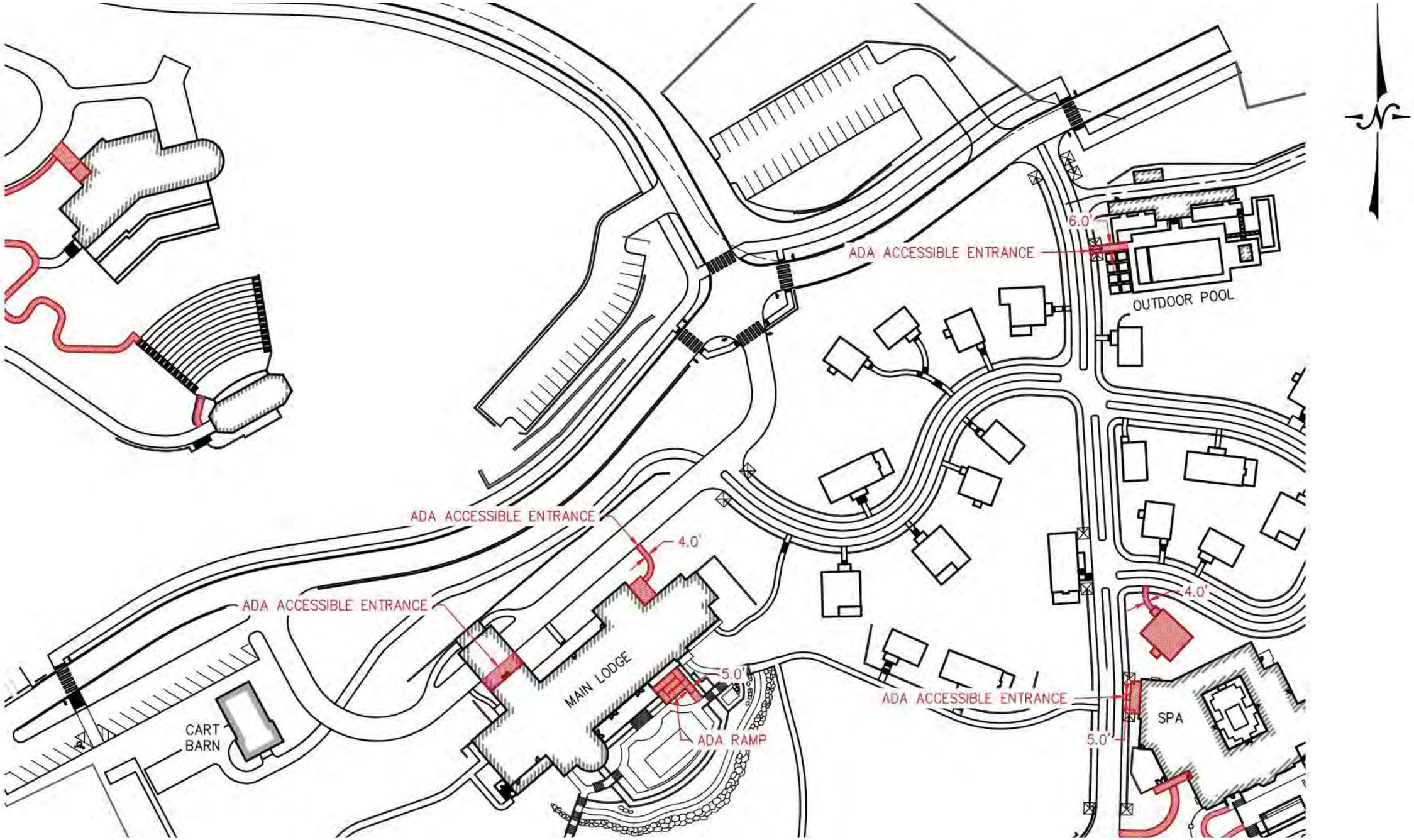
ADA CROSSWALK - LAKESHORE DRIVE

SCALE: 1" = 10'



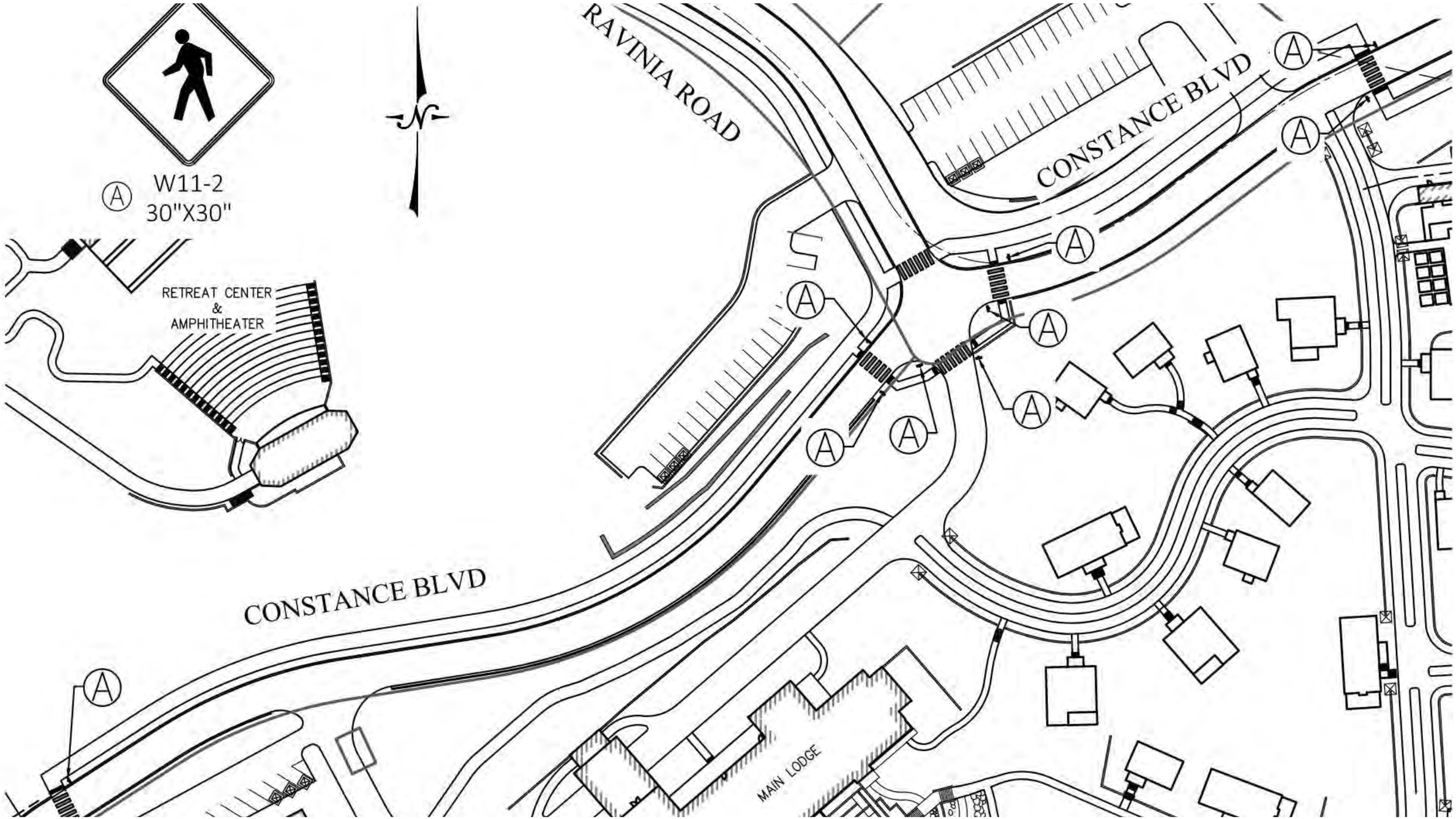
ADA ACCESS - SPA AND RESTAURANT

SCALE: 1" = 80'



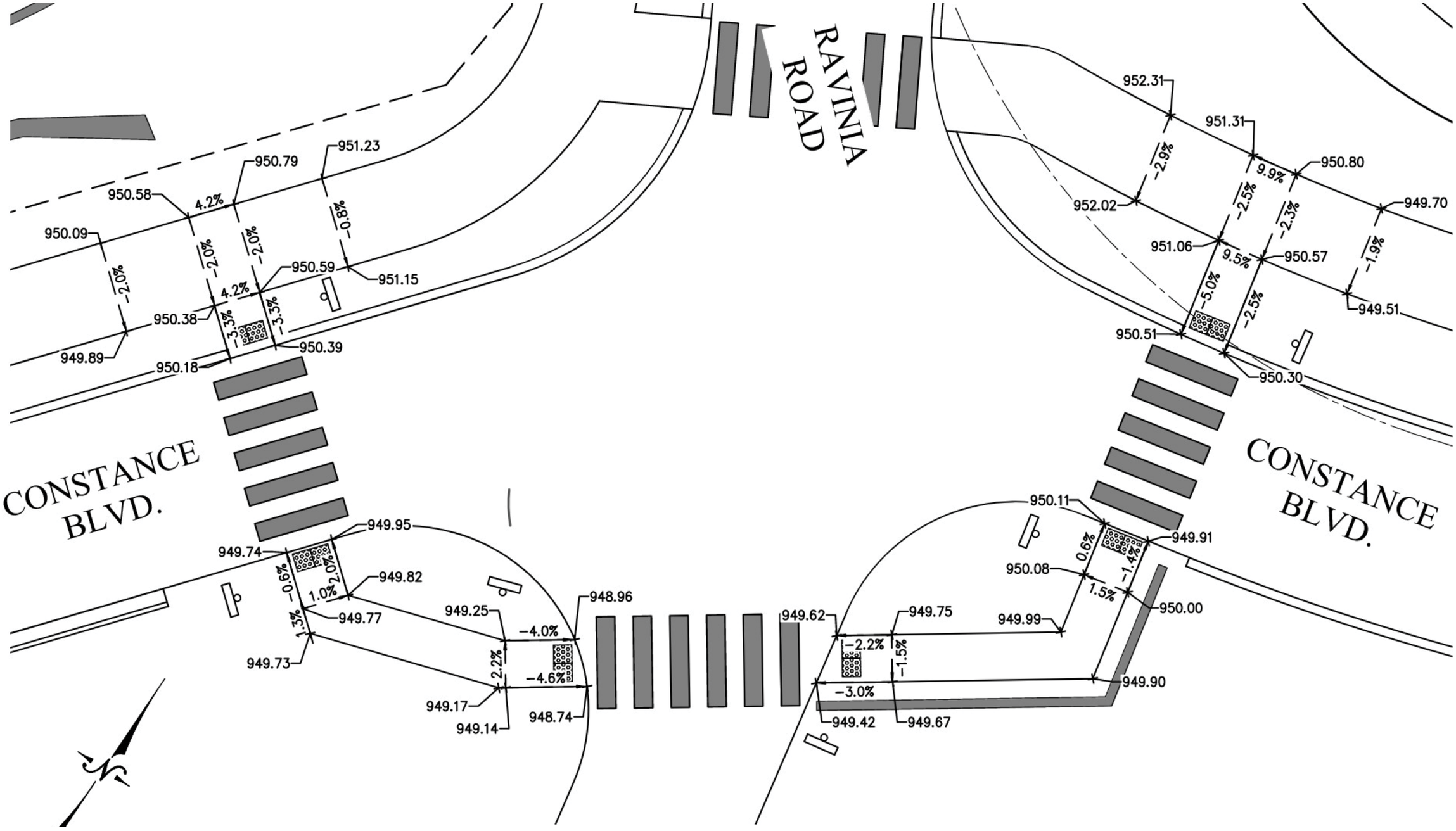
ADA ACCESS - MAIN LODGE AND POOL

SCALE: 1" = 80'



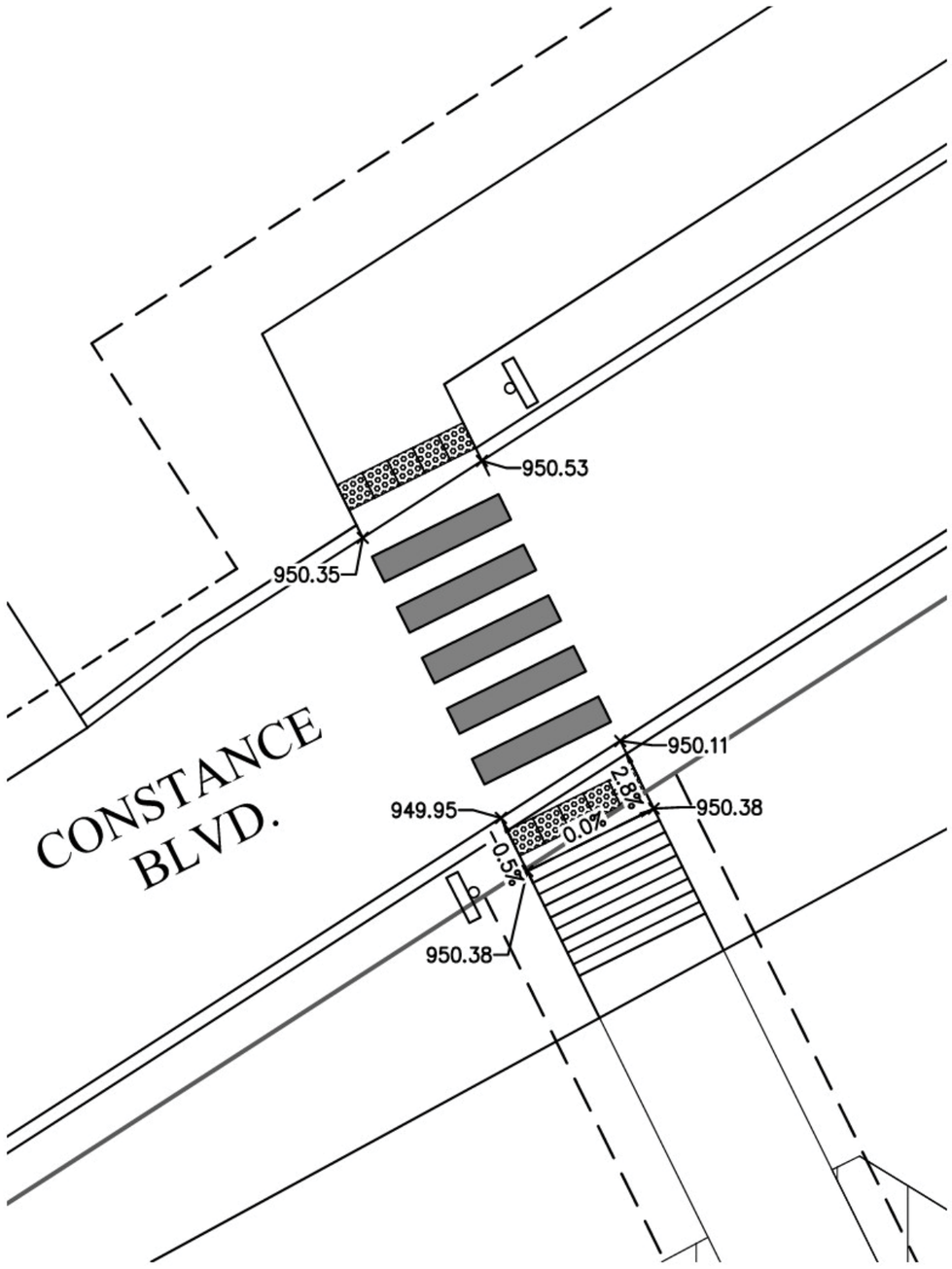
ADA CROSSWALK SIGNAGE

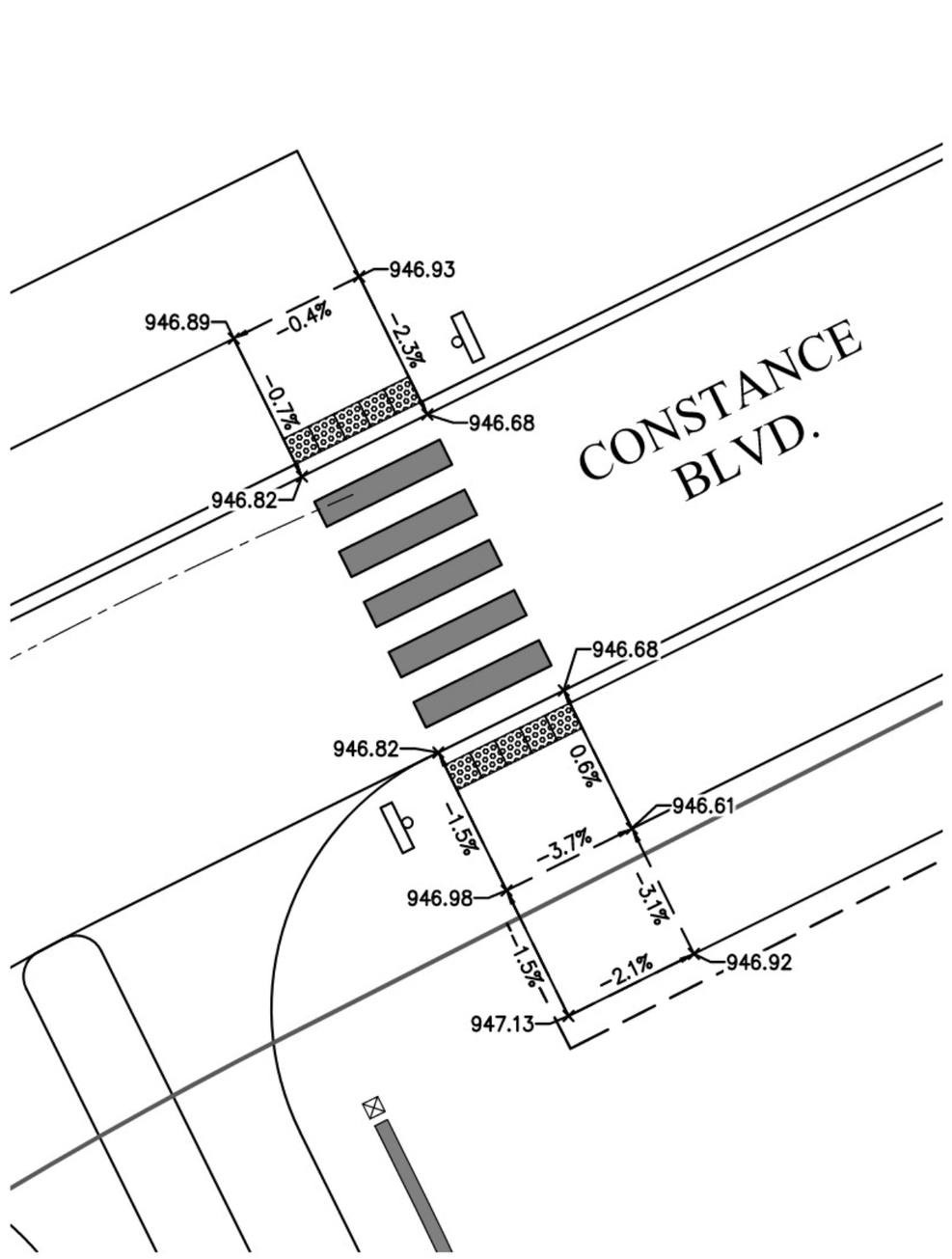
SCALE: 1" = 60'



ADA CROSSWALK DETAILS

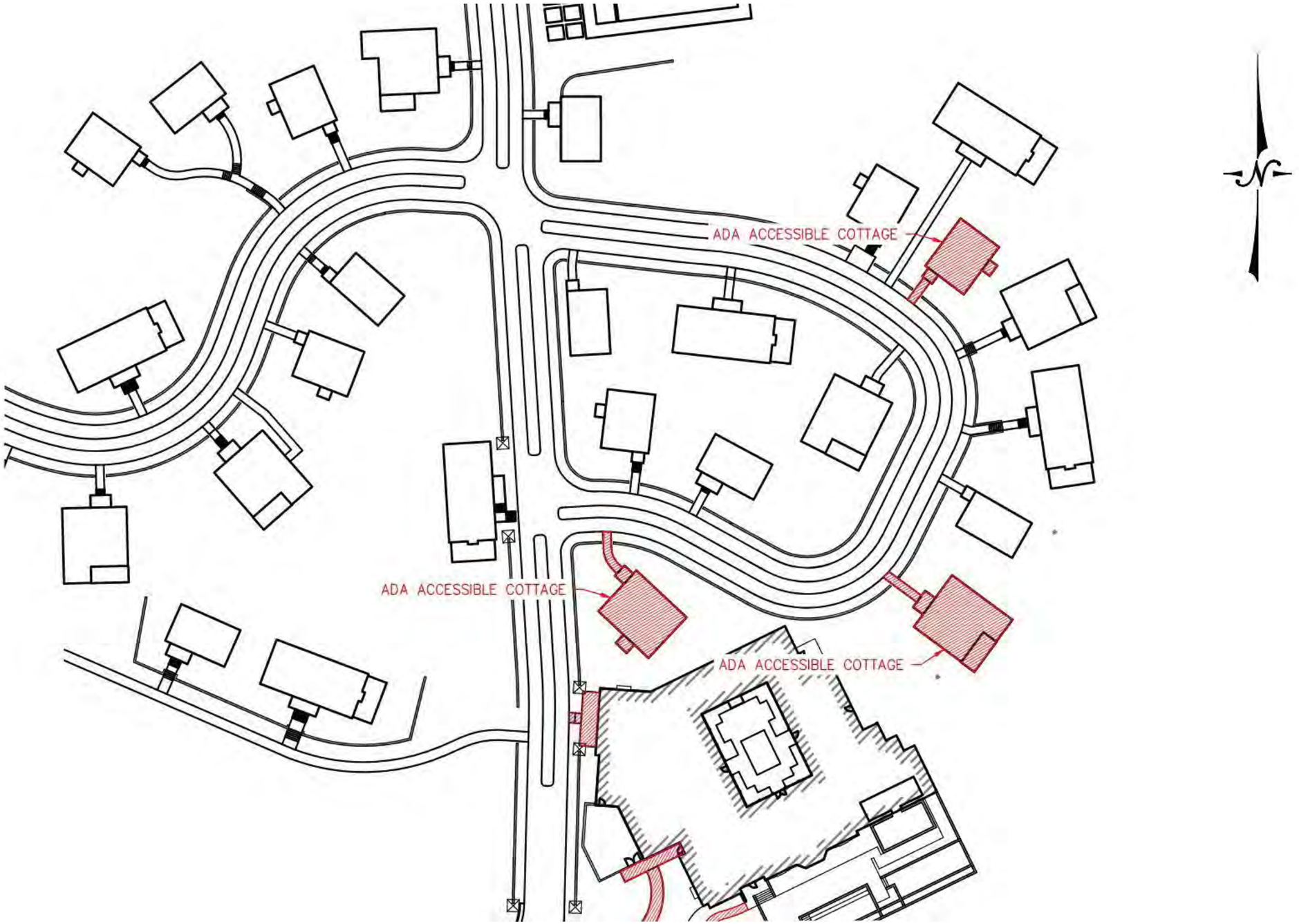
SCALE: 1" = 10'





ADA CROSSWALK DETAILS

SCALE: 1" = 10'



ADA ACCESS - COTTAGES

SCALE: 1" = 50'

PARKING COUNTS:

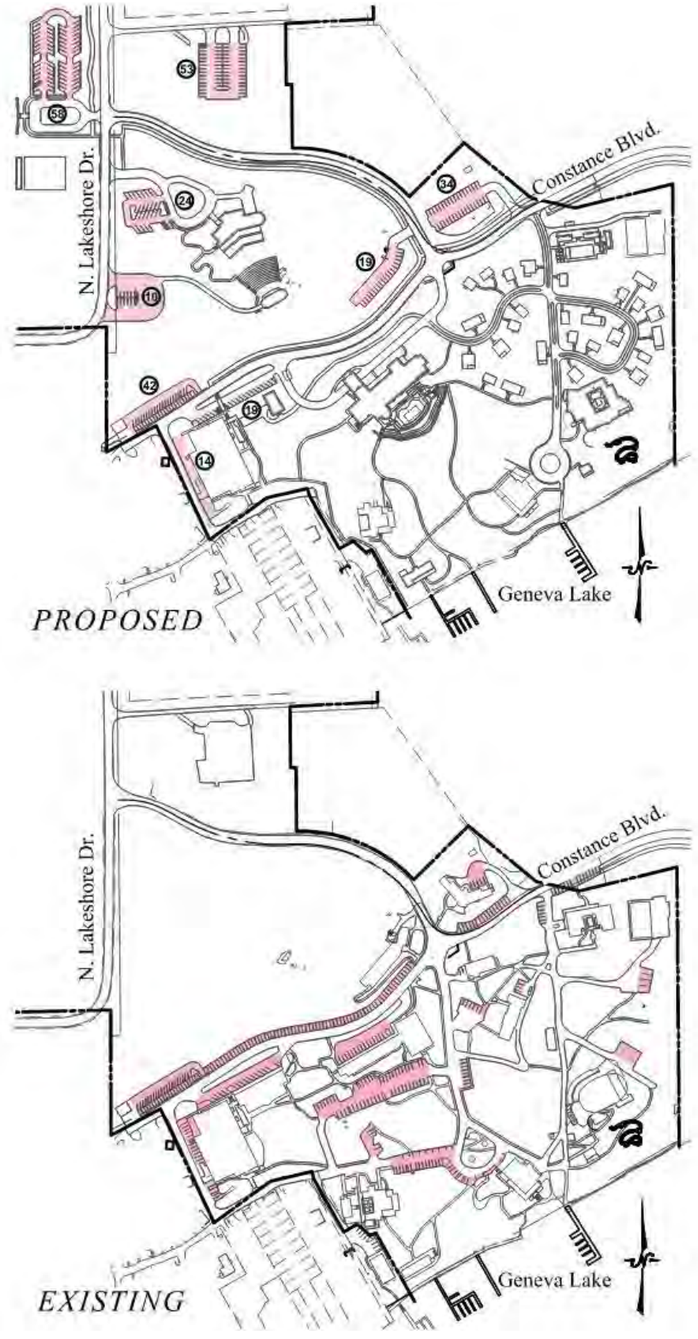
Existing:	315 spaces
Proposed:	273 spaces
Required per code:	255 spaces (see table below)

NOTES:

- Proposed parking spaces (273) is 18 spaces more than required by code (255).
- Parking calculated per use with code sections shown in table below.
- No "shared" parking is assumed between uses.
- "Proposed" and "existing" parking diagrams shown right, with parking lots highlighted in pink.

PARKING CODE CALCULATION

	# Rooms/Patrons	Patron Parking	Notes	Parking Code
TOTAL	68	195		
INN	37	37	Commercial Indoor Lodging	390-0310 K (4)
Rooms	21		1/bedroom+1/employee+1/3ppl meeting halls (assume none)	https://ecode360.com/34300889
Suites	16			
COTTAGE (1 BED)	24	24	1 space per cottage	
COTTAGE (2 BED)	4	8	2 spaces per cottage	
BOATHOUSE	2	2	1 space per unit	
RENO SPA COTTAGE	1	1	1 space per unit	
SPA	42	14	2 double+8 single treatment rooms	https://ecode360.com/34300748
			1 space per 3 ppl of max capacity	390-0310 G (3)
WEIDENSALL RESTAURANT	120	40	1 space / 3 patron seats or 1 per 3 of maximun capacity whichever is greater 2400 sf seating area / 20sf per person = 120 ppl	https://ecode360.com/34300849
MABEL CRATTY WORKSHOP	20	5	1 space per 4 expected patrons	
POOL	40	10	1 space per 4 expected patrons	
RETREAT CENTER	120	30	1 space per 4 patrons or 1 per 300sf	390-0309
RACQUET HOUSE		24	2 spaces per court	https://ecode360.com/34300748#34300804
Employee Parking				
TOTAL		60	Provided by hotel operator	
Patron Parking	195			
Employee Parking	60			
Grand Total	255			



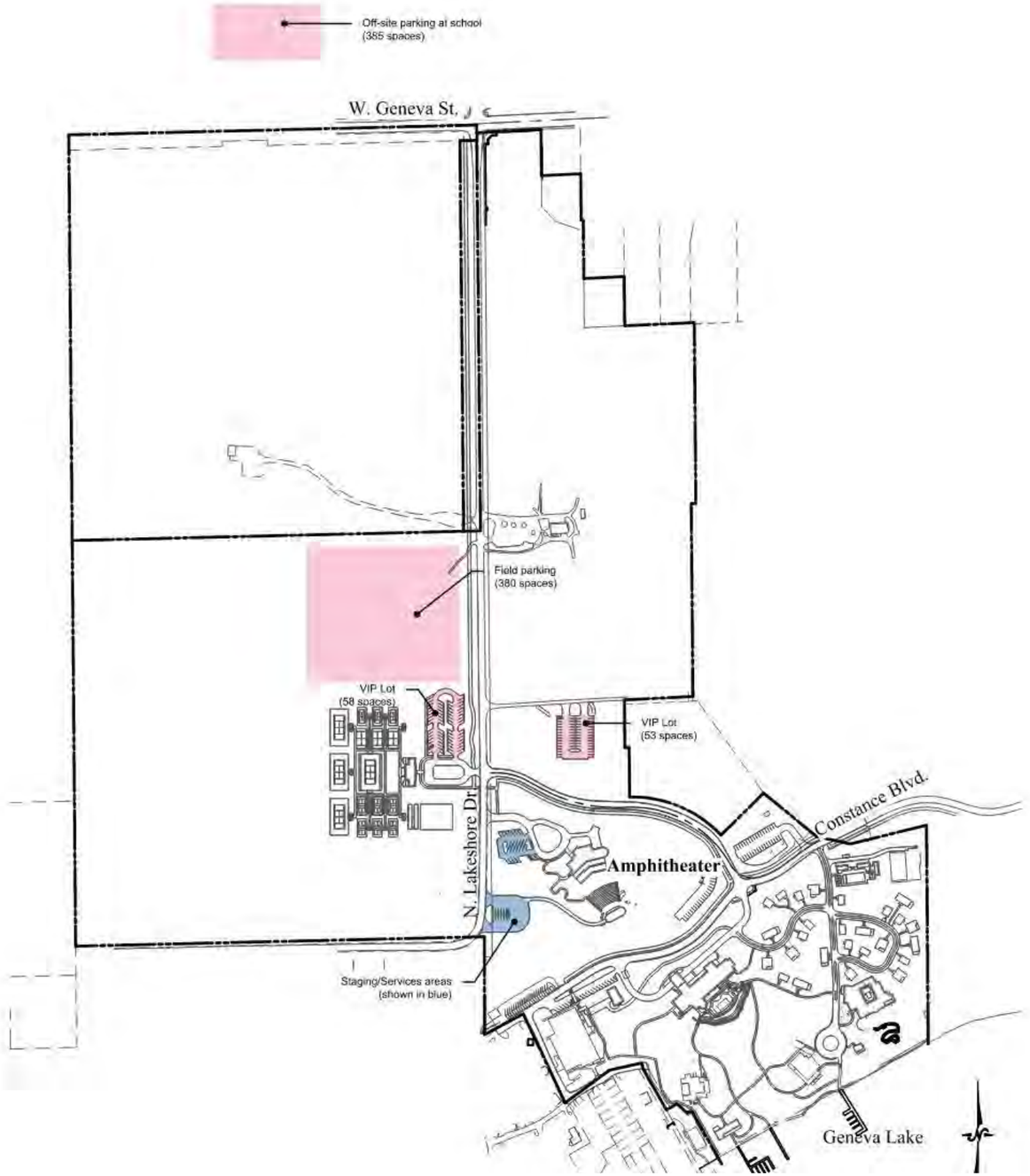
REGULAR USE PARKING

PARKING COUNTS:

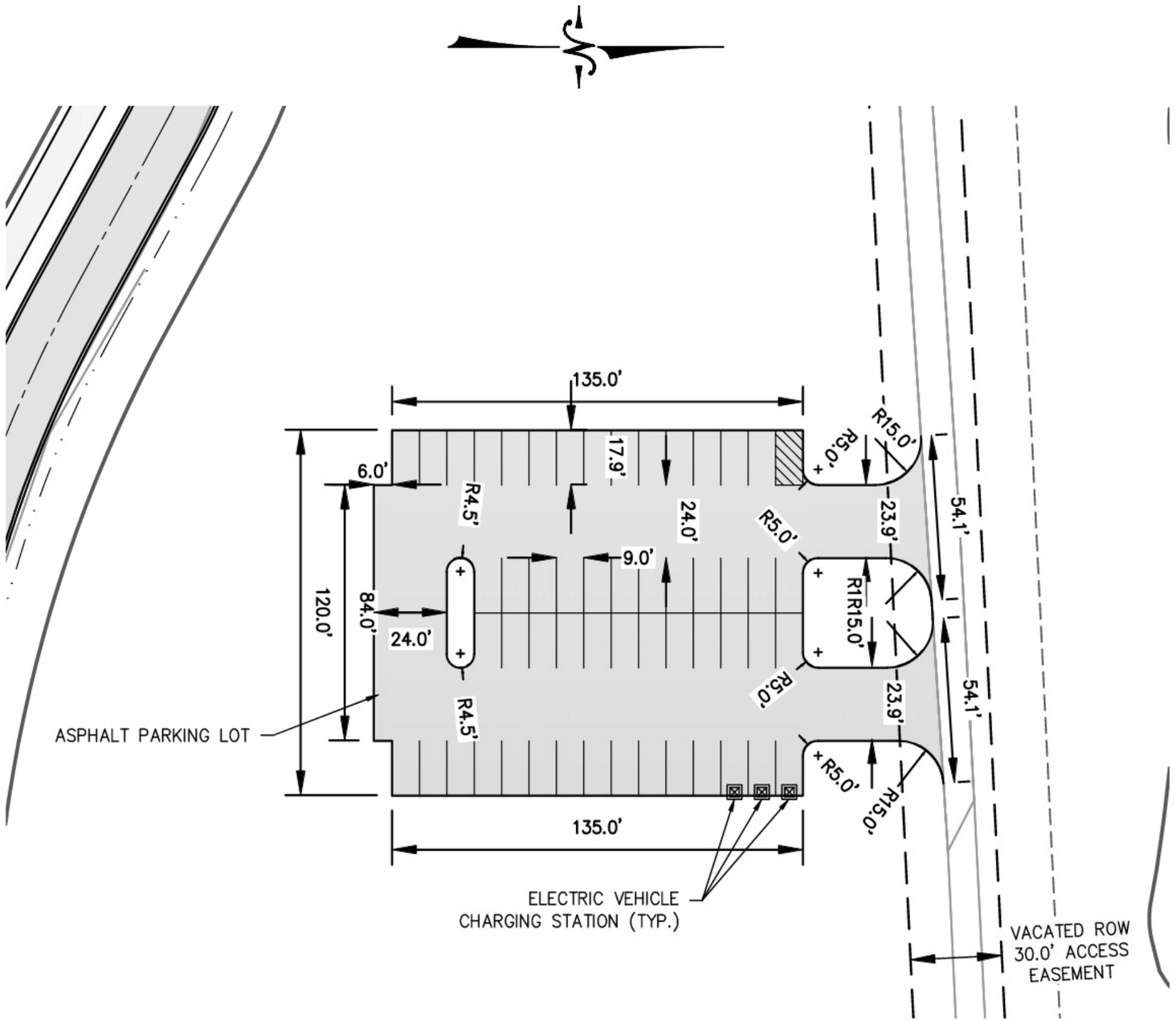
Amphitheater Capacity:	3,500 people(max ticketed)
Parking Ratio (per zoning):	4 people per space
Parking Required:	875 spaces
Parking Provided:	876 spaces

NOTES:

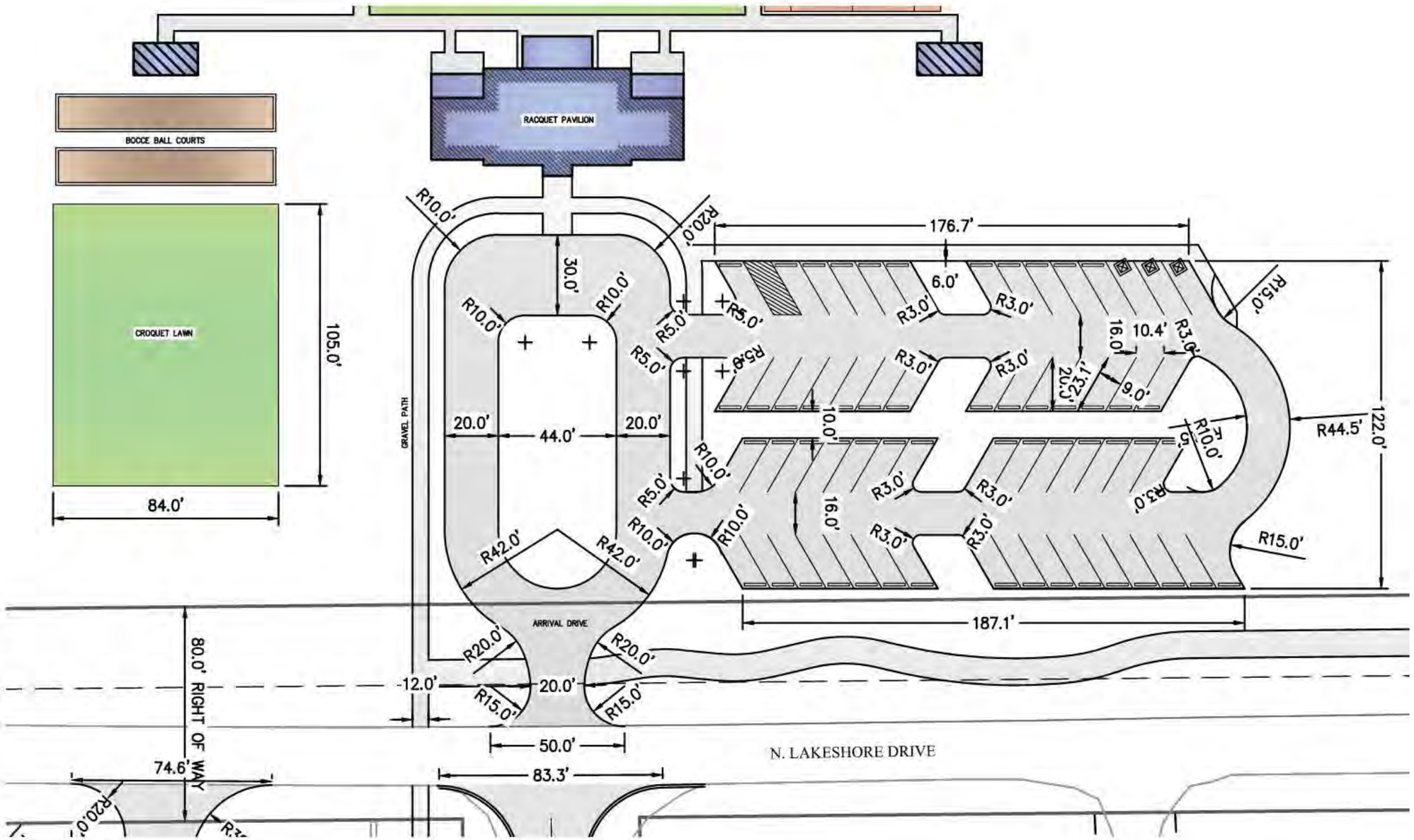
- 876 spaces provided is the sum of 385 spaces at the school, 111 spaces VIP lots, and 380 spaces field parking.
- Shuttle service provided to/from off-site school parking.
- See parking diagram at right. Special events parking highlighted in pink; staging/services areas highlighted in blue.
- Zoning reference for parking ratio: 390-0309 c (4)
- Assumed 10 live performance days per year with eligible hours from 12pm to 10pm.
- Traffic control and pedestrian crossing assistance will be provided at events.
- Amphitheater capacity of 3,500 people is comparable to other rural venues, including:
  - Chautauqua Amphitheater, Chautauqua, NY (4,400 seats)
  - Cushing Memorial Amphitheater, Mill Valley, CA (4,000 seats)
  - Millenium Amphitheater, Arcadia, WI (4,500 seats)
- Example performances:
  - Lake Geneva Symphony Orchestra
  - Musicians and bands
  - Comedians
  - Thought leaders



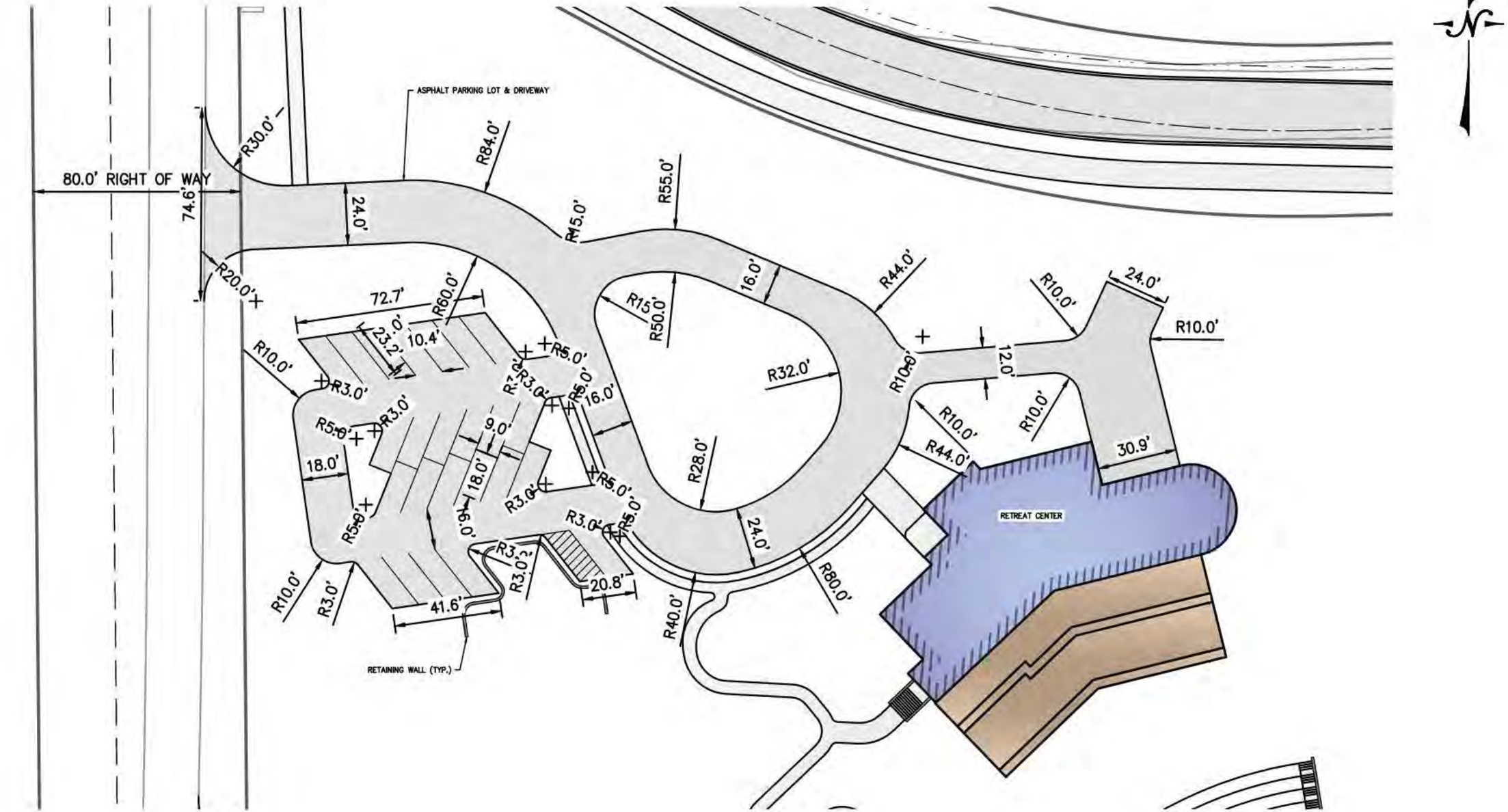
SPECIAL EVENTS PARKING



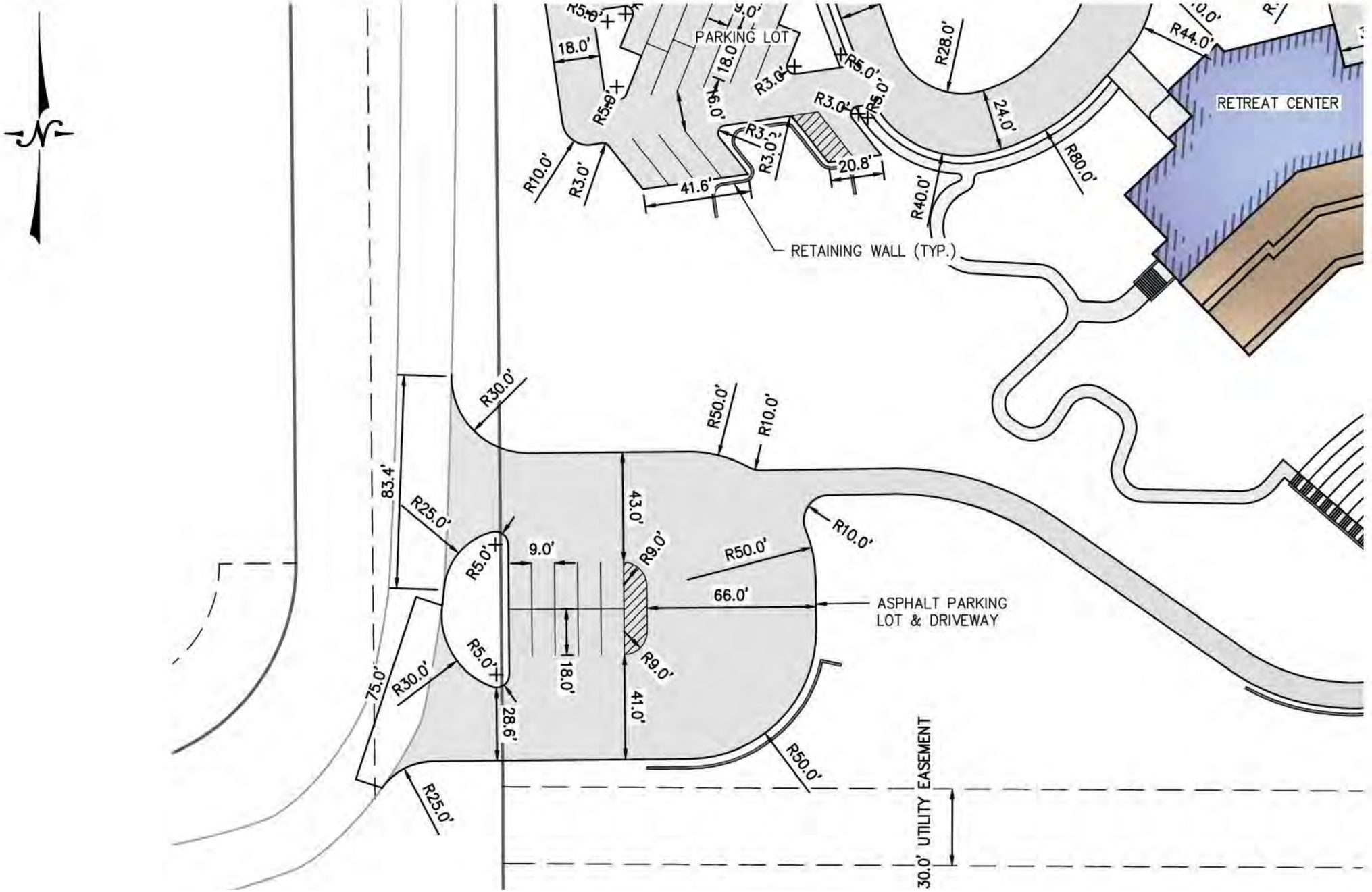
RESURFACED PARKING LOT



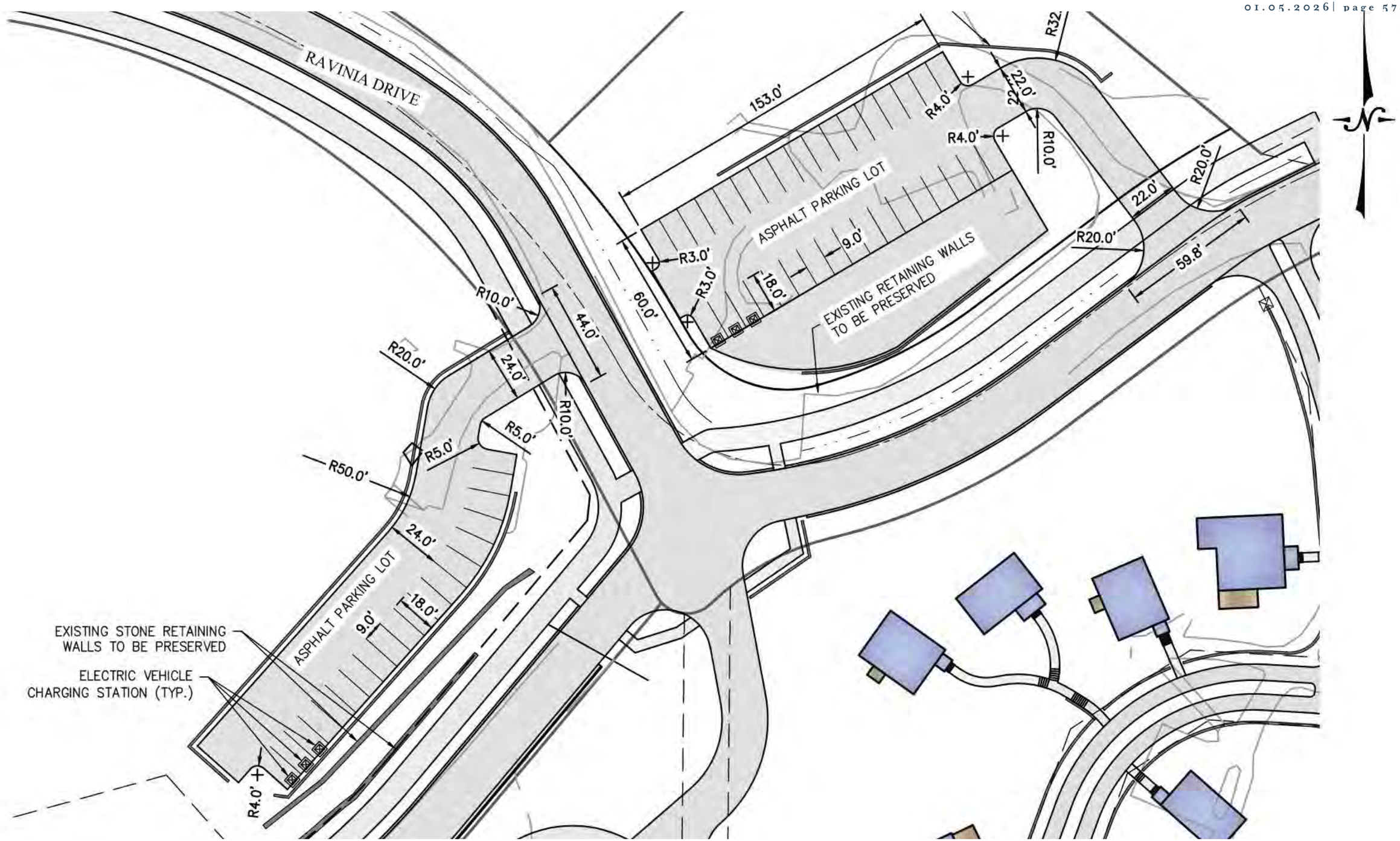
RACQUET HOUSE PARKING LOT



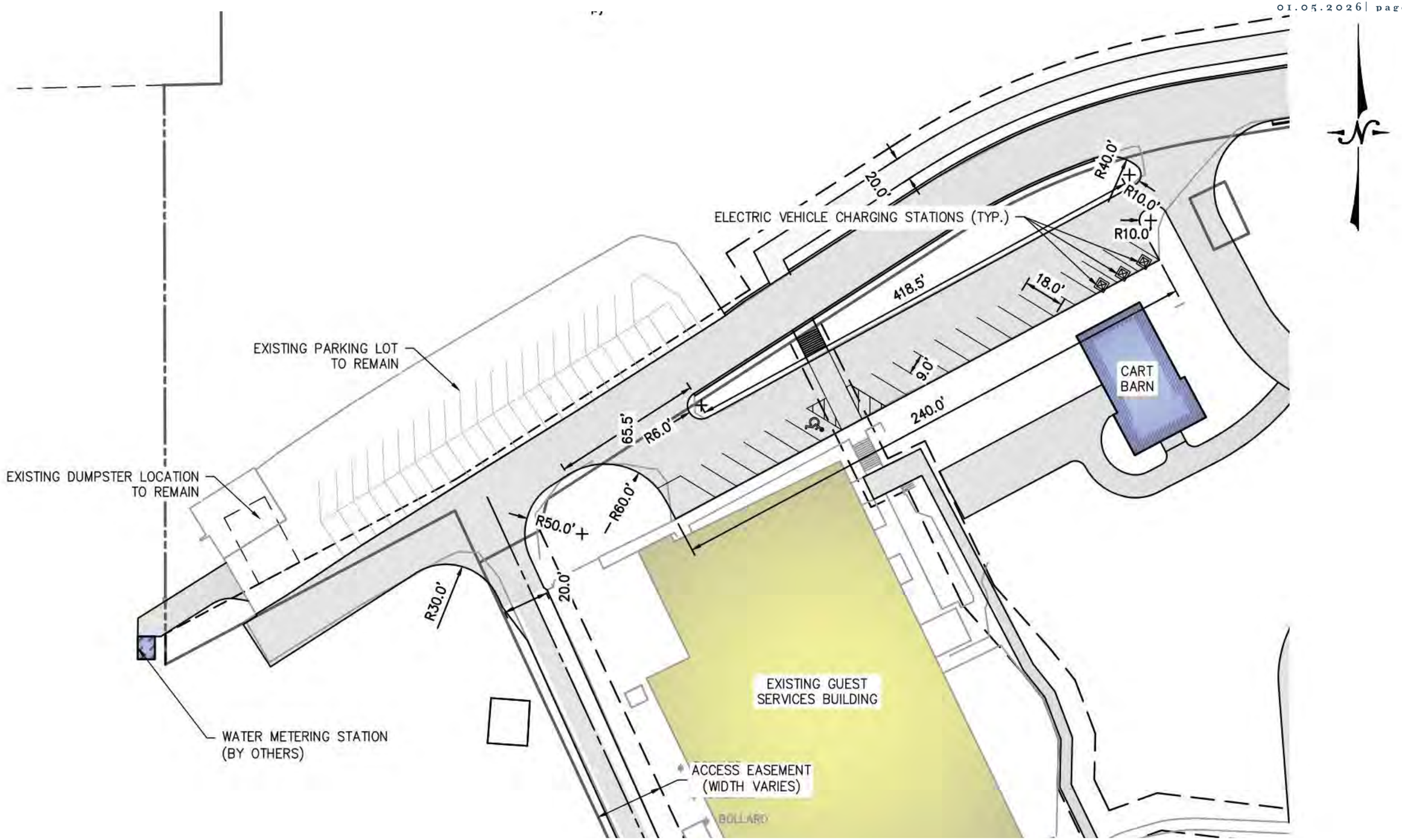
RETREAT CENTER PARKING LOT



AMPHITHEATER PARKING LOT



VALET PARKING LOTS



CART BARN PARKING LOTS

PROPOSED LANDSCAPING PLANS AND IMAGERY

Landscape Narrative

The conceptual landscape architectural plans for The Preserve are designed to complement the existing character and natural features, as well as the proposed architecture and engineering to create a cohesive and experiential environment. The Preserve enjoys a variety of habitat areas including native meadows, wooded roadway and ravine corridors, upland woods, and the dramatic park-like lakefront lawn leading to Geneva Lake shoreline. Each of these areas have distinct and inspirational characteristics based on topography, plant materials, views, and proposed activities. The landscape plan acknowledges the unique character of each of these areas, as well as the attractive building architecture, and builds upon the established mood and experience. To keep true to the existing plantings, plant materials that are native to the region will be used whenever possible. An interconnected trail network integrates each area so visitors and guests can experience the property on foot if they choose.

1 - Public Public Roadway Corridors - The public road right of ways include N. Lakeshore Road, Ravina Road, and Constance Boulevard. Each provides an experience of leaving the upland open-sky meadow and entering the close embrace of a wooded roadway or ravine corridor. The tree canopy and woodland backdrop provides shaded character that is planned to remain as a transition to The Preserve gathering areas.

2 - Native Meadow Landscape - The preserve area encompasses the former George Williams golf course. The low flagstone wall that will greet you at the intersection of N. Lakeshore Dr. and W. Geneva St. provides a hint of natural stone, a material that will be reflected at The Preserve. The tree lined N. Lakeshore Dr. corridor will bring you to a native grassland and meadow with mown grass walking trails between open sky and canopy tree shade. The trails will offer connections to W. Geneva St, Yerkes Observatory, the Racquet House, and The Preserve.

3 - The Racquet House - The racquet court grounds feature a more distinctly organized landscape reflecting a degree of formality suitable for the courts and pavilion arrangement. Courts and parking will be screened with upright hedges. Guest parking and lawns surrounding the Racquet Club will transition from mown grass to native meadow. The opportunity for a formal shade tree allee' will provide an arrival foreground to the club grounds.

4 - The Upland Woods - The upland woods consist of native Oaks, Maples, Elm, Linden, and understory woodland trees. The landscape for the Retreat and Amphitheatre will reflect the native surroundings with informal tree plantings as native woodland edge and understory transition planting. The amphitheater service parking and back of stage will be screened with evergreens and dense native shrubs to block views of vehicles and back of stage. The perimeter screening utilizes the dense, undisturbed woodland surroundings.

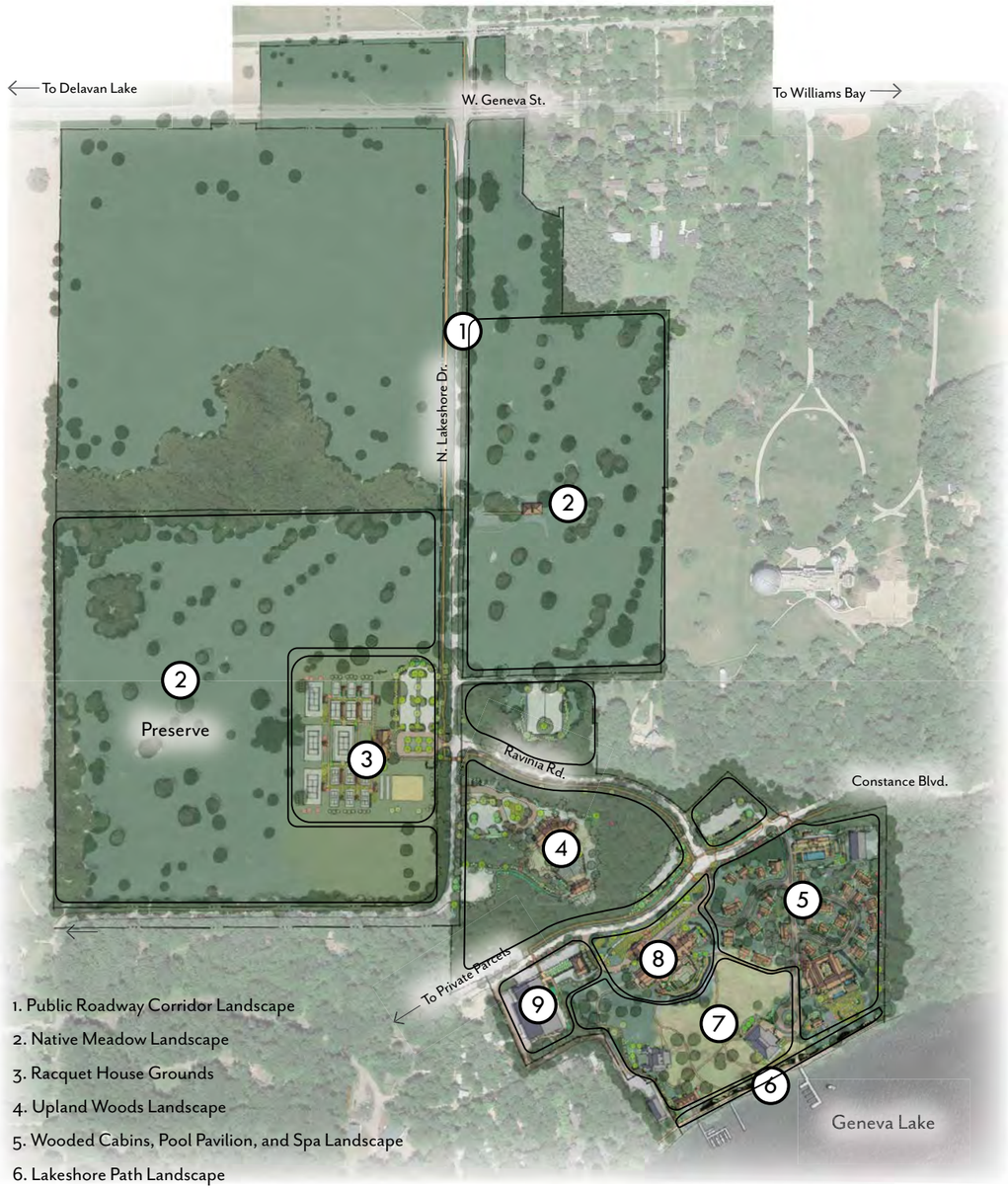
5 - Wooded Cottages, Pool Pavilion, and Spa - The overhead tree canopy provides shaded areas and sunny lawn openings for the proposed new structures. Landscape for the cottages will feature a walking lane and low flagstone walls, perennials, grasses, and understory type woodland trees. New woodland oak and maple shade trees and flowering ornamentals, witch hazel, redbud, dogwood, and serviceberry trees will be planted to supplement tree removals. Utility and service areas will be screened with dense native shrubs and evergreens. The Pool Pavilion will feature a more formal planting layout while The Spa will feature quiet reflective walking gardens planted with lawn, native grasses, perennials, and four season interest.

6 - The Lakeshore Path - The existing gravel path will remain accessible and feature a border of low height perennials and grasses to define the edge of the Lakefront Lawn from the Spa to the Boat House grounds. A public access path is planned to connect the lakeshore path to upland areas and public road right of ways. The upland public access walks will be landscaped with shade, ornamental, and evergreen trees for passive walking connections.

7 - The Lakefront Lawn - The present Lakefront Lawn will be retained as a signature of the cool quiet nature of The Preserve offering sweeping views of Geneva Lake. Care of the existing mature tree canopy will continue along with selective planting of the next generation of shade and ornamental trees.

8 - Lodge Landscape - On arrival, the remarkable view of Geneva Lake across the shaded lawn greets visitors before turning into the Lodge drive with terraced hillside perennial wandering gardens. The Lodge lake side landscape celebrates indoor / outdoor activities hosted by walled terraces planted with low shrubs and perennials transitioning to lake views across the open lawn. The architecture of the Lodge calls for a light hand with foundation plantings to fit into the existing architectural vernacular. Many of the existing historic buildings are attractive without need for extensive foundation plantings allowing the building features to read as a unified collection. The Lodge, Spa, Pool Pavilion, Retreat Center, and Racquet House architecture will reflect the same light-handed foundation planting theme allowing a unified appearance. Guest parking areas flanking Ravina Road will be planted with dense screen shrubs and evergreens to obscure parked cars and headlights.

9 - Guest Support Services - The western edge of The Preserve provides guest support services and staff parking. All supplemental landscape consisting of shrubs, canopy trees, and evergreens will provide utility and parking screening. Deciduous canopy trees will provide shade in parking areas and the public access path.



1. Public Roadway Corridor Landscape
2. Native Meadow Landscape
3. Racquet House Grounds
4. Upland Woods Landscape
5. Wooded Cabins, Pool Pavilion, and Spa Landscape
6. Lakeshore Path Landscape
7. Lakefront Lawn Landscape
8. Lodge Landscape
9. Guest Support Services Landscape

PROPOSED OVERALL LANDSCAPE PLAN

SCALE: 1" = 500'



LANDSCAPE ENLARGEMENT - LODGE



LANDSCAPE ENLARGEMENT - COTTAGES & POOL PAVILION



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

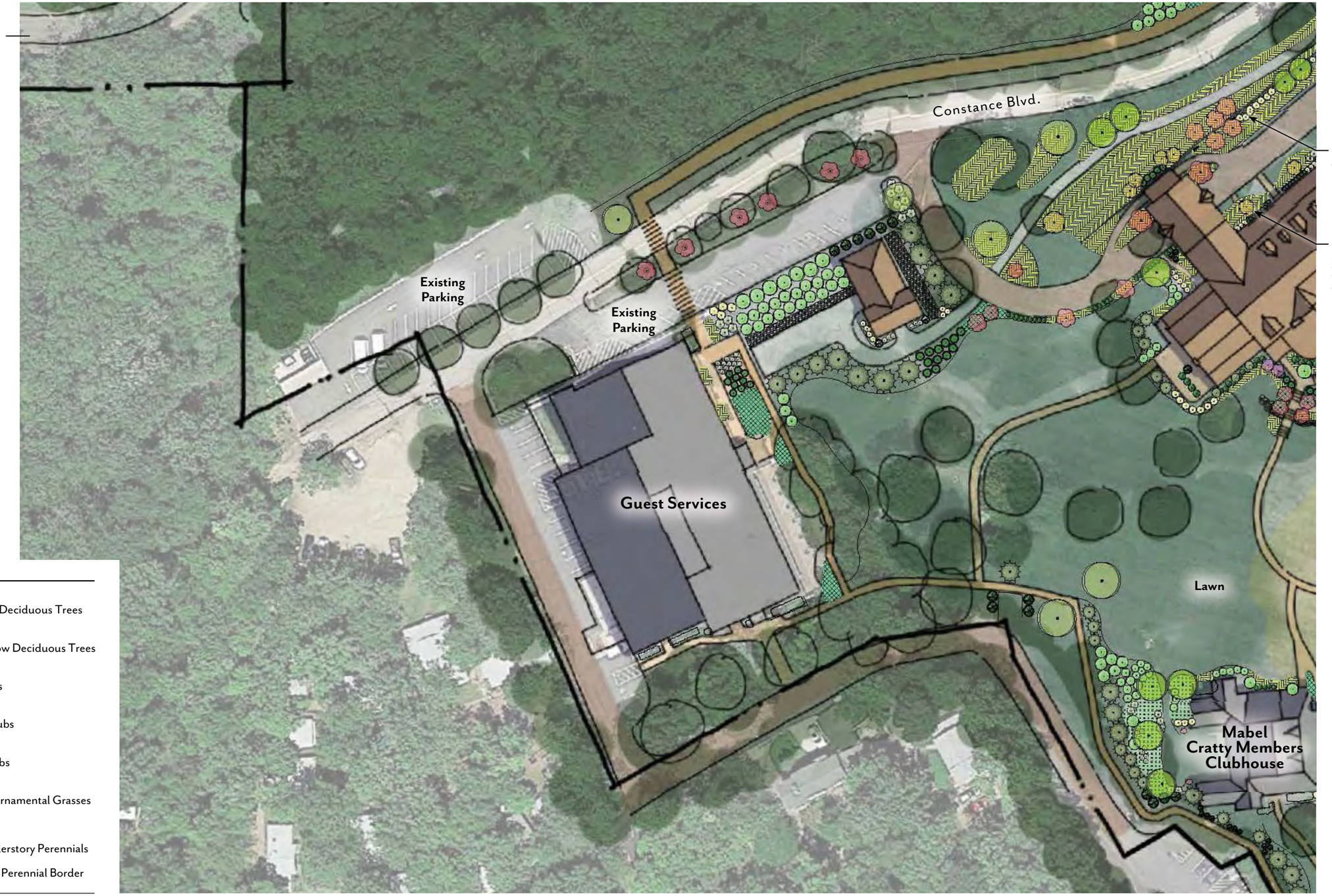
LANDSCAPE ENLARGEMENT - SPA & WEIDENSALL RESTAURANT



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

LANDSCAPE ENLARGEMENT - MABEL CRATTY & BOATHOUSE



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

LANDSCAPE ENLARGEMENT - BACK OF HOUSE



LANDSCAPE ENLARGEMENT - RETREAT CENTER & AMPHITHEATER



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

LANDSCAPE ENLARGEMENT - EVENT & GUEST PARKING



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

LANDSCAPE ENLARGEMENT - RACQUET HOUSE



LANDSCAPE ENLARGEMENT - NORTH NATURAL OPENSPACE



Plant Legend

- Shade and Tall Deciduous Trees
- Medium and Low Deciduous Trees
- Evergreen Trees
- Deciduous Shrubs
- Evergreen Shrubs
- Perennials & Ornamental Grasses
- Groundcovers
- Woodland Understory Perennials
- Native Shorline Perennial Border

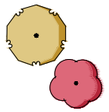
LANDSCAPE ENLARGEMENT - SOUTH NATURAL OPENSPACE

Plant Legend



Shade & Tall Deciduous Trees

Acer rubrum / Red Maple
Acer saccharum / Sugar Maple
Celtis occidentalis / Hackberry
Gymnocaldus dioicus / Kentucky Coffeetree
Quercus bicolor / Swamp White Oak
Quercus rubra / Red Oak
Tilia americana / American Linden



Medium & Low Deciduous Trees

Amelanchier arborea / Serviceberry
Cercis canadensis / Red Bud
Cornus alternifolia / Pagoda Dogwood
Crataegus crus-galli / Cockspur Hawthorn
Hamamelis virginiana / Witch Hazel
Malus ioensis / Prairie Crabapple
Rhus typhina / Staghorm Sumac



Evergreen Trees

Juniperus virginiana / Eastern Red Cedar
Pinus strobus / White Pine
Thuja occidentalis 'Techny' / Techny Arborvitae
Tsuga canadensis / Canadian Hemlock



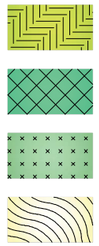
Deciduous Shrubs

Aronia melanocarpa / Chokeberry
Ceanothus americanus / New Jersey Tea
Cornus sericea / Red Twig Dogwood
Fothergilla gardenii / Dwarf Fothergilla
Hypericum perforatum / St. John's Wort
Ilex verticillata / Winterberry
Itea virginica / Virginia Sweetspire
Physocarpus opulifolius / Common Ninebark
Spirea alba / White Meadowsweet



Evergreen Shrubs

Ilex glabra / Inkberry Holly
Juniperus communis / Common Juniper
Juniperus x pfitzeriana 'Sea Green' / Sea Green Juniper
Taxus x media 'Everlow' / Everlow Yew



Perennials / Groundcovers/ Ornamental Grasses

Aquilegia canadensis / Wild Columbine
Asclepias tuberosa / Butterflyweed
Bouteloua curtipendula / Sideoats Grama
Caltha palustris / Marsh Marigold
Carex bicknelii / Prairie Sedge
Echinacea purpurea / Purple Coneflower
Geum triflorum / Prairie Smoke
Iris lacustris / Dwarf Lake Iris
Juncus balticus / Baltic Rush
Lobelia cardinalis / Cardinal Flower
Rudbeckia hirta / Black-Eyed Susan
Sporobolus heterolepis / Prairie Dropseed
Symphyotrichum laeve / Smooth Blue Aster

Figure 390-0903: Landscaping Points

Plant Category	Landscaping Points Per Plant	Typical Mature Height (feet)	Minimum Permitted Installation Size
Shade tree	75	> 50	2-inch caliper
Tall deciduous tree	30	30 to 50	1 1/2-inch caliper
Medium deciduous tree	15	20 to 30	6 feet tall
Low deciduous tree	10	< 20	4 feet tall
Tall evergreen tree	40	> 30	5 feet tall
Medium evergreen tree	20	20 to 30	4 feet tall
Low evergreen tree	12	< 20	3 feet tall
Tall deciduous shrub	5	> 10	36 inches tall
Medium deciduous shrub	3	4 to 10	24 inches tall
Low deciduous shrub	1	< 4	18 inches tall
Tall/medium evergreen shrub	5	> 4	18 inches tall/wide
Low evergreen shrub	3	< 4	12 inches tall/wide
Perennial plantings	20/20 square feet	N/A	2 feet tall or 1 gallon pot (generally spaced 2 feet on center)
Rain garden or bioswale	20/20 square feet	N/A	N/A

*All plant material to be sized at or above Minimum Permitted Installation Sizes per The Village of Williams Bay Zoning Ordinance, Figure 390-0903.


Clump Red Maple


Kentucky Coffeetree


Red Oak


American Linden


Red Bud


Hackberry


Blackhaw Viburnum


Witch Hazel


Prairie Crabapple


Serviceberry


Eastern Red Cedar


White Pine


Techny Arborvitae


New Jersey Tea

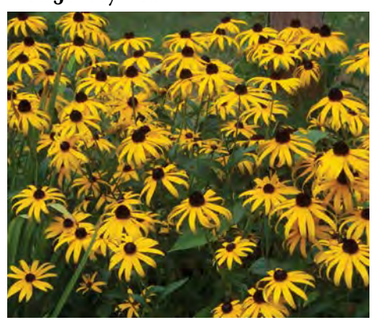

Red Twig Dogwood


Common Ninebark


Winterberry


St. John's Wort


Purple Coneflower


Black-Eyed Susan


Smooth Blue Aster


Wild Columbine

PRECEDENT PLANT IMAGERY



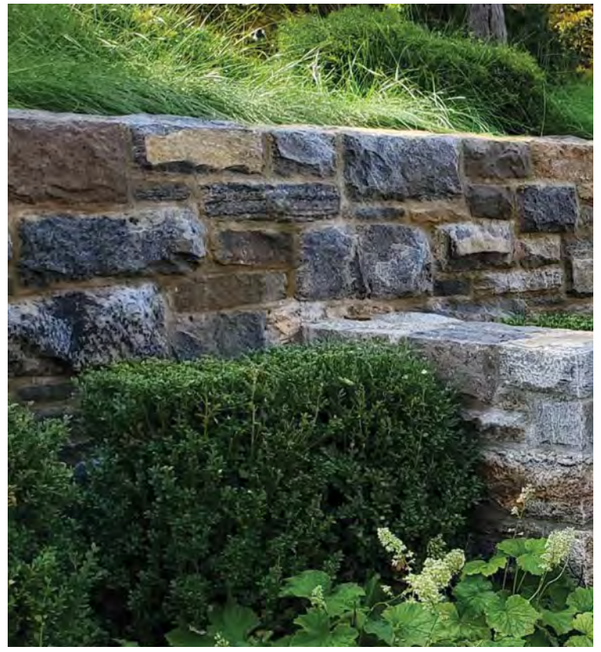
Stone Wall Cottage Garden



Spa Garden Trellis



Spa Garden



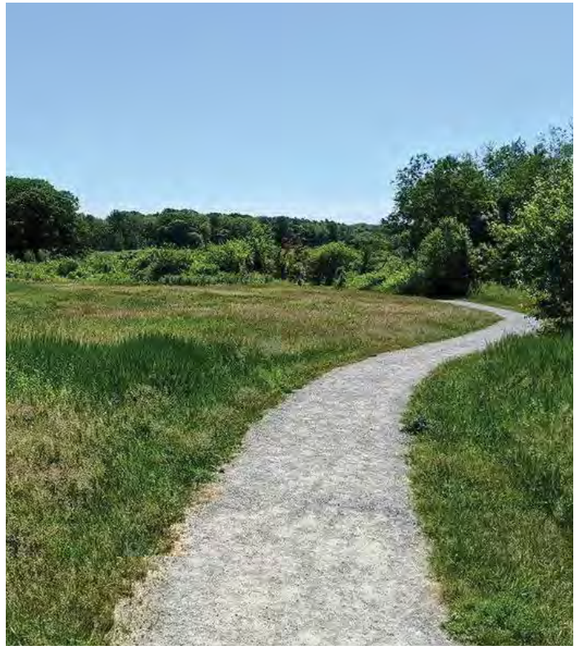
Lakeshore Path Wall with Evergreen Hedge



Tree Allee



Terrace Paving



Gravel Paths Throughout The Preserve

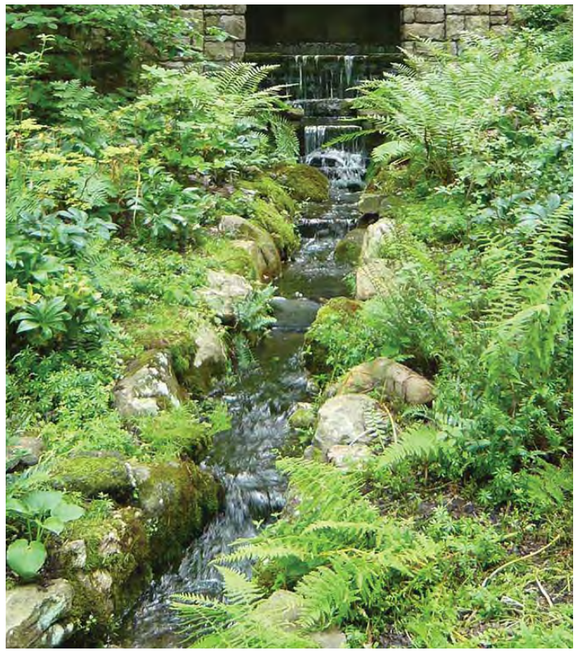


Grass Path Through Meadow

PRECEDENT PLANT IMAGERY



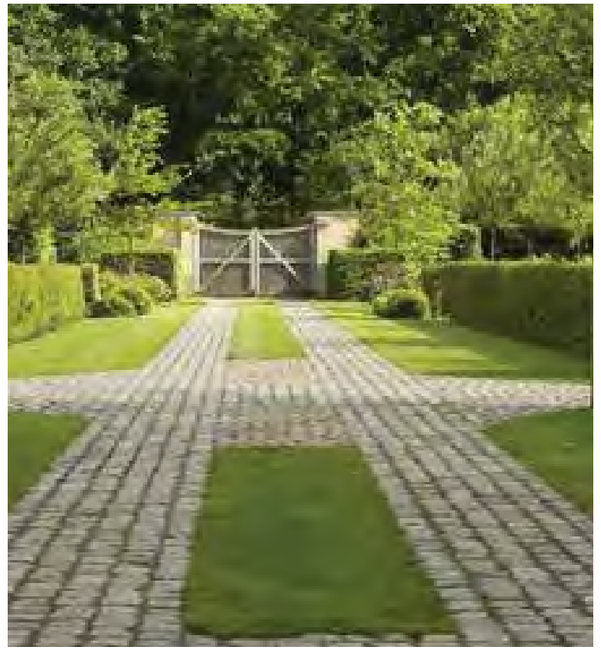
Stone Wall Cottage Garden



Spa Garden Water Feature



Amphitheater



Two Track Road



Stone Walls and Lawn



Native Plantings

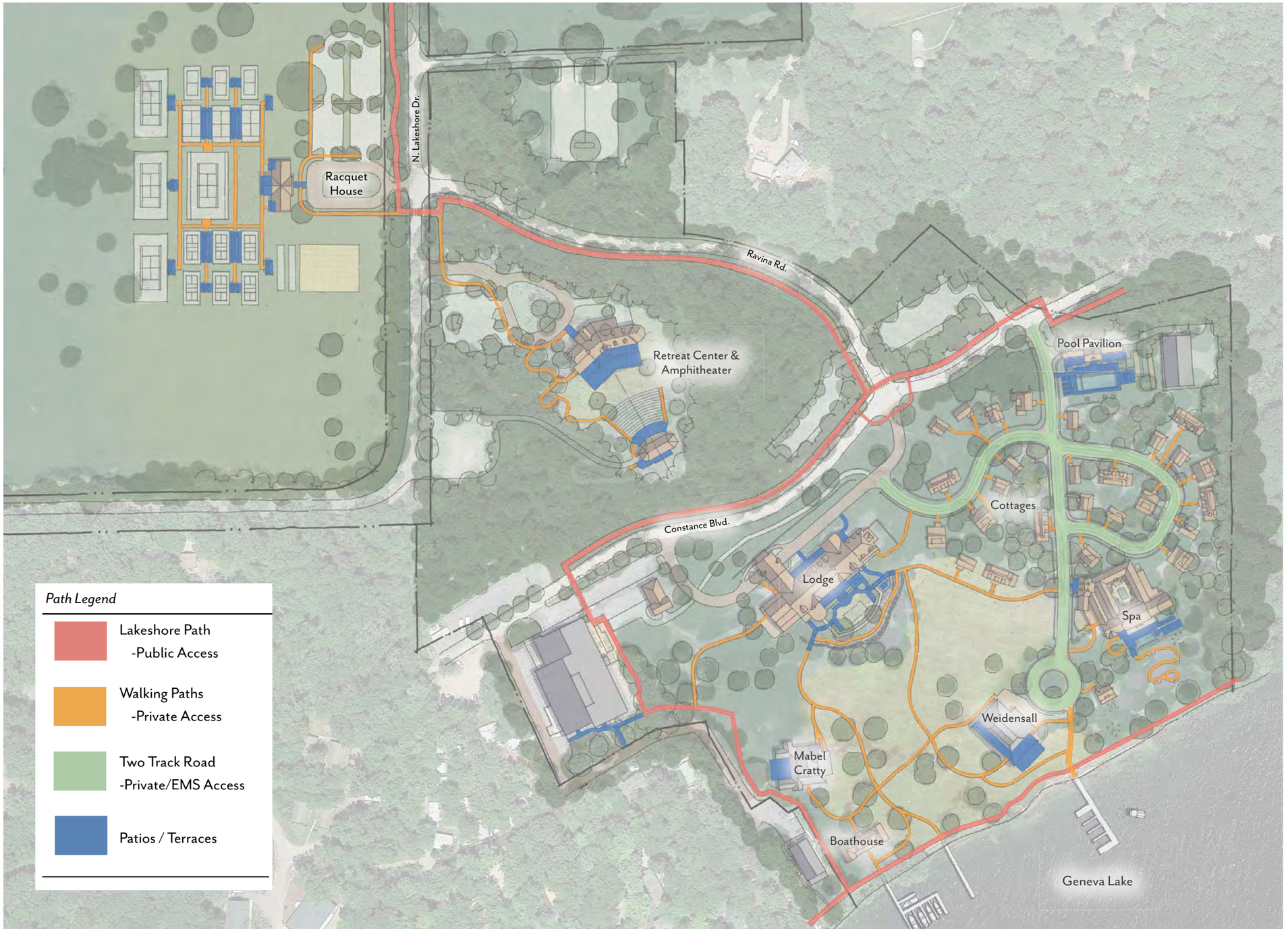


Hillside Perennial Gardens

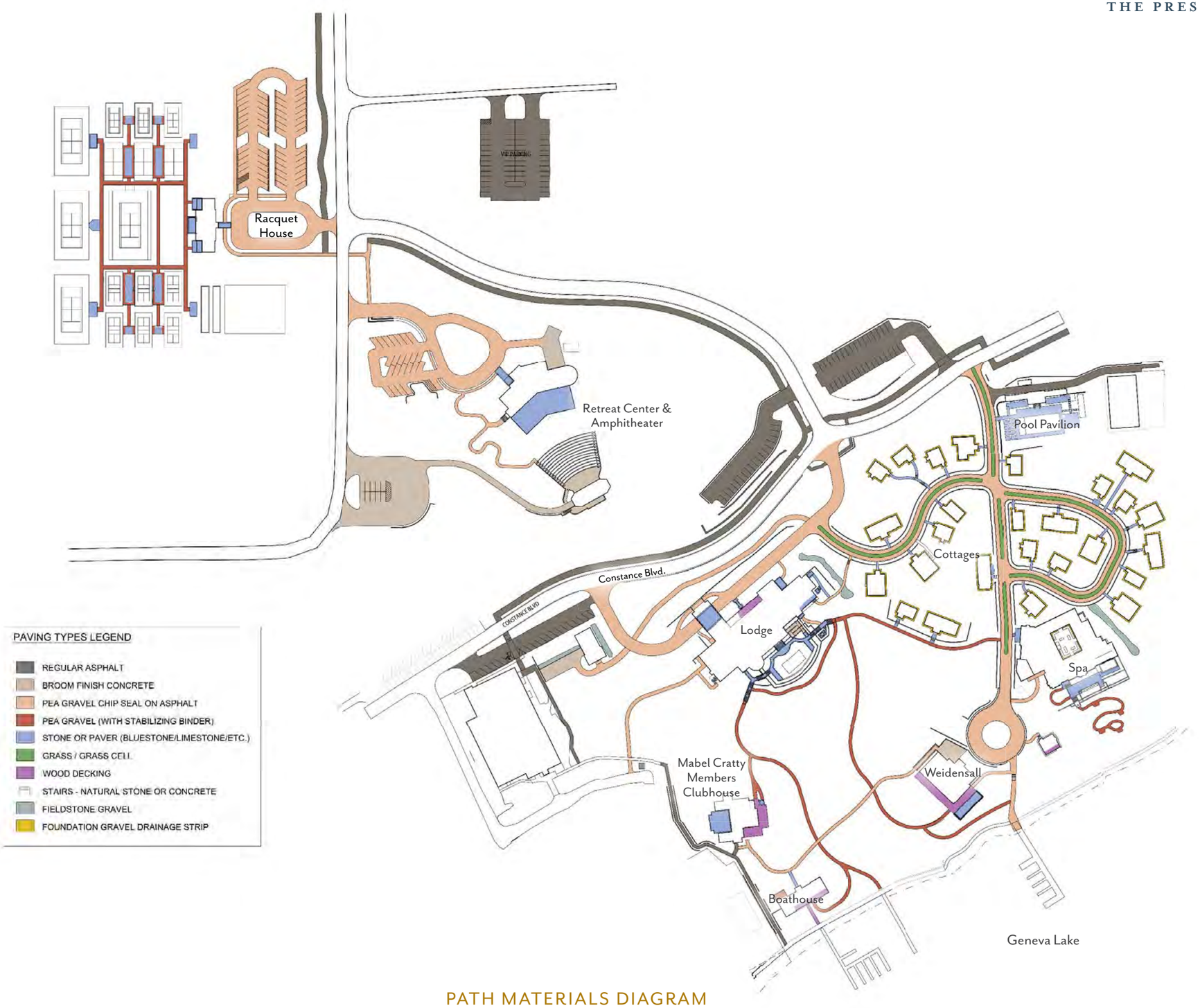


Lodge Terrace Gardens

PRECEDENT LANDSCAPE AND HARDSCAPE IMAGERY



PATH USAGE DIAGRAM



PATH MATERIALS DIAGRAM

PROPOSED LIGHTING & SIGNAGE CONCEPTS

Lighting Approach

Nighttime lighting throughout the site will be selected to reduce light pollution and spillover while being safe, aesthetically pleasing and integrated with the architectural and landscape vision. All fixtures will be shielded from upward lighting. Color temperatures will be warm and timers or sensors will be incorporated to minimize light durations. Roadway lamps, path lights and building lights will be considered collectively when assigning locations and light intensity.

Specific fixtures have been selected and are used for the photometric calculations shown on the following pages. Spec sheets are provided under separate cover.





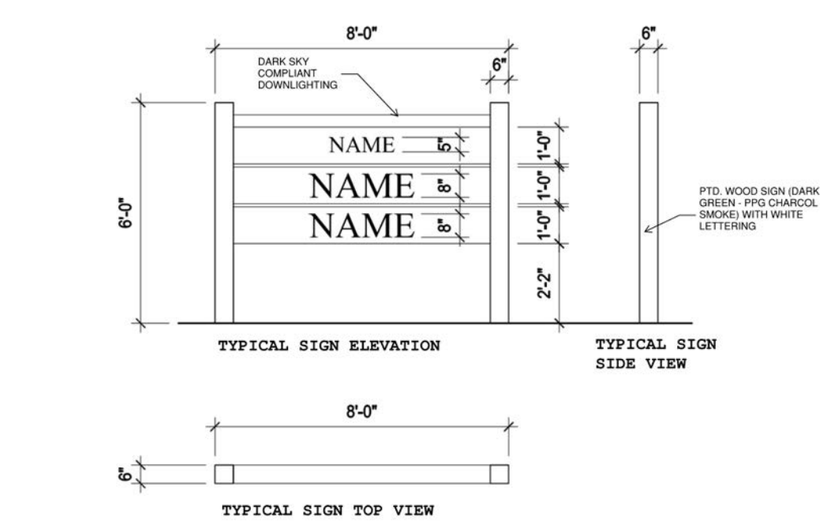


Signage Approach

All signage to be in compliance with Village ordinances, no variance requests are expected. Signage to be minimally downlit and have no back lighting.







Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
SITE_1	Illuminance	Fc	0.39	47.5	0.0	N.A.	N.A.
AMPITHEATER PARKING	Illuminance	Fc	1.50	4.4	0.2	7.50	22.00
GUEST SERVICES PARKING	Illuminance	Fc	1.52	3.8	0.2	7.60	19.00
PARKING 1	Illuminance	Fc	1.26	5.3	0.3	4.20	17.67
PARKING 2	Illuminance	Fc	2.27	5.4	0.7	3.24	7.71
RACQUET CENTER PARKING	Illuminance	Fc	1.62	4.0	0.3	5.40	13.33
RETREAT CENTER PARKING	Illuminance	Fc	1.63	3.8	0.3	5.43	12.67
VIP PARKING	Illuminance	Fc	1.82	4.9	0.2	9.10	24.50

Luminaire Schedule								
Qty	Label	Arrangement	LLF	MFR	Description	Lum. Watts	Total Watts	Lum. Lumens
5	EXISTING	Single	0.001	EXISTING	EXISTING LIGHT ON UTILITY POLE TO REMAIN (NOT CALCED)	51.34	256.7	7189
6	OA4	Single	0.950	LITHONIA	RSX1 LED P1 XXK R4 19FT POLE	51.34	308.04	7189
209	OB1	Single	0.950	VISUAL COMFORT	700WSBOW 4 Z LEDIDXXX XXX	17.9	3741.1	700
44	OP1	Single	0.950	ANP	LA111-1-NL-CPS46W1B-T3-XXK 16FT POST	46	2024	5318
29	OP2	Single	0.950	ANP	LA111-1-NL-CPS46W1B-T4-XXK 16FT POST	46	1334	5666
29	OP3	Single	0.950	ANP	LA111-1-NL-CPS30W1B-T5-XXK 10FT POST	30	870	3830

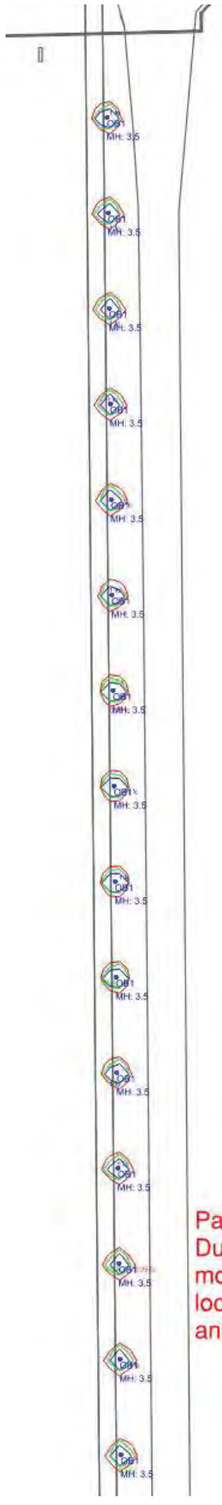
NOTES:

- Customers are responsible for confirming mounting heights, fixture suspension types/ lengths, color temperature, CRI, linear fixture lengths, pole lengths, and bollard heights/ lengths prior to ordering.
- Mounting height (MH) is measured from the bottom of the fixture to the floor.
- This Lighting layout assumes the following unless values are specified and must be confirmed by the customer prior to ordering.
  - Room reflectance of 80, 50, 20 for standard ceilings and 50, 50, 20 for exposed ceilings
  - Wall sconces are mounted at 7' for calculation purposes. Customer must confirm desired mounting height before rough in.

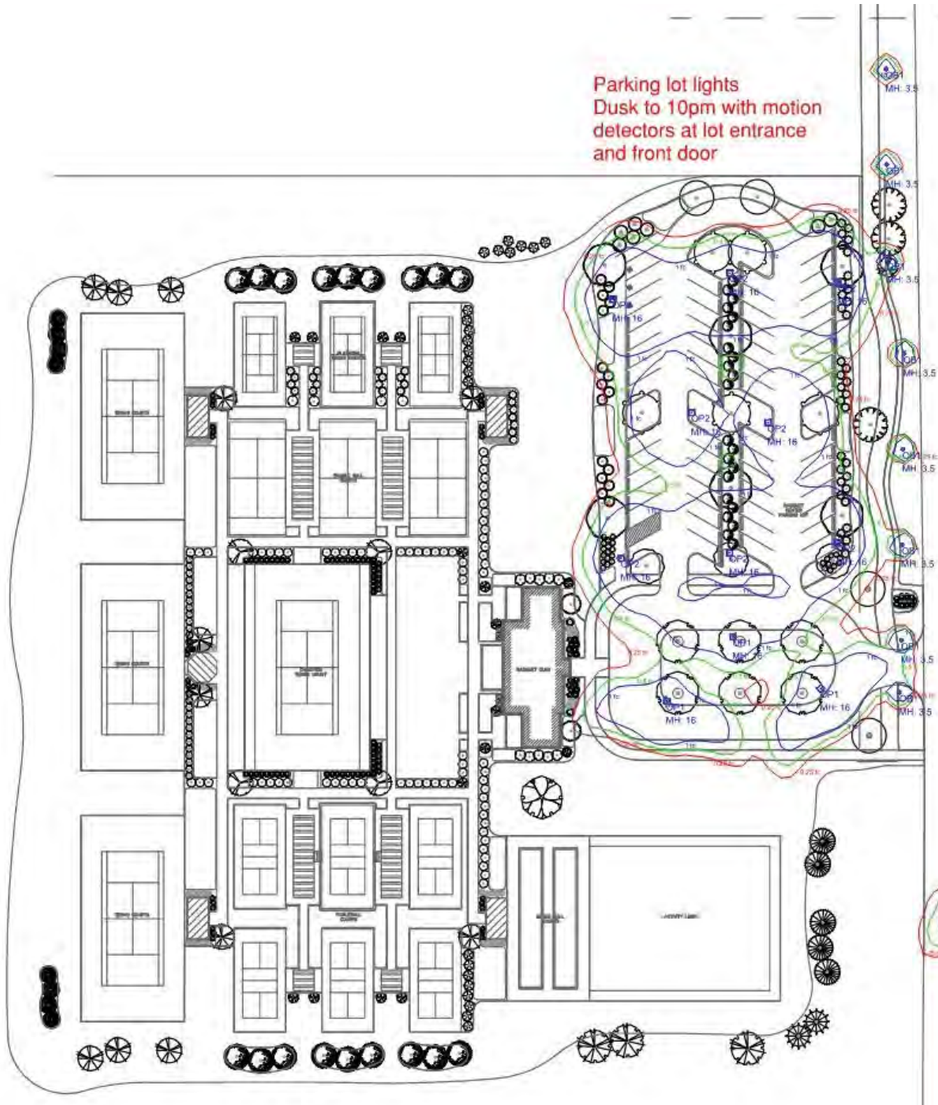
SITE LIGHTING LAYOUT AND PHOTOMETRICS

Calculation Summary							
Label	**CalcType**	**Units**	**Avg**	**Max**	**Min**	**Avg/Min**	**Max/Min**
SITE_1	Illuminance	Fc	0.39	47.5	0.0	N.A.	N.A.
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44	OP1	Single	0.950	ANP	LA111-1-NL-CPS46W18-T3-XXK 16FT POST	46	2024	5318
29	OP2	Single	0.950	ANP	LA111-1-NL-CPS46W18-T4-XXK 16FT POST	46	1334	5666
29	OP3	Single	0.950	ANP	LA111-1-NL-CPS30W18-T5-XXK 10FT POST	30	870	3830

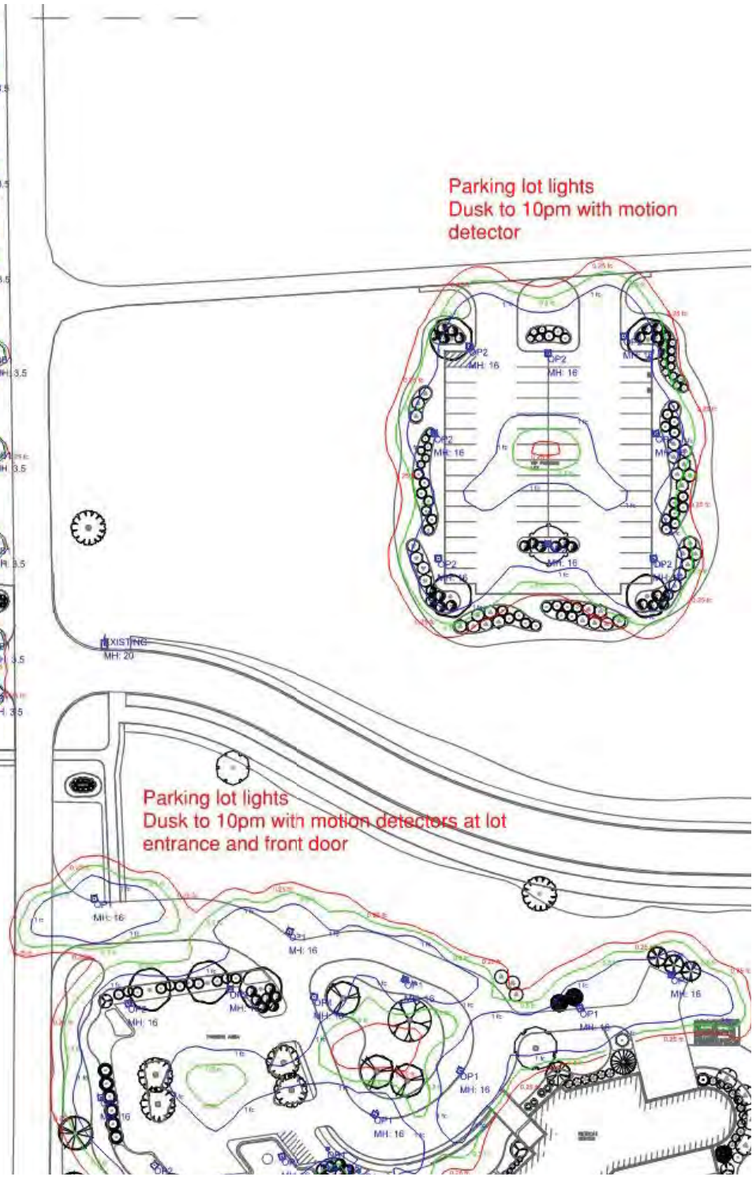


Path lights
Dusk to 10pm with motion detectors located at Geneva St. and Ravinia



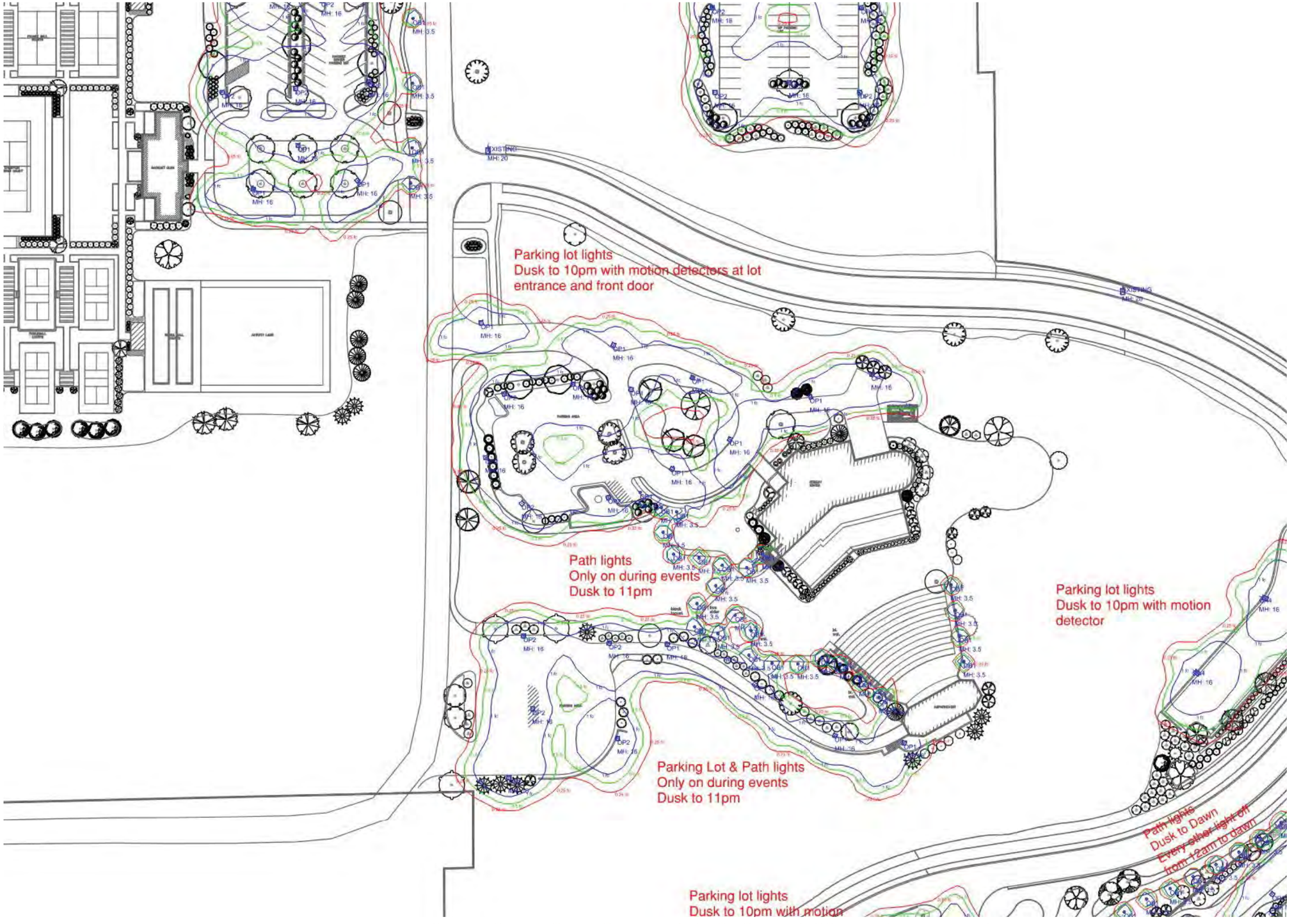
Parking lot lights
Dusk to 10pm with motion detectors at lot entrance and front door

Parking lot lights
Dusk to 10pm with motion detector

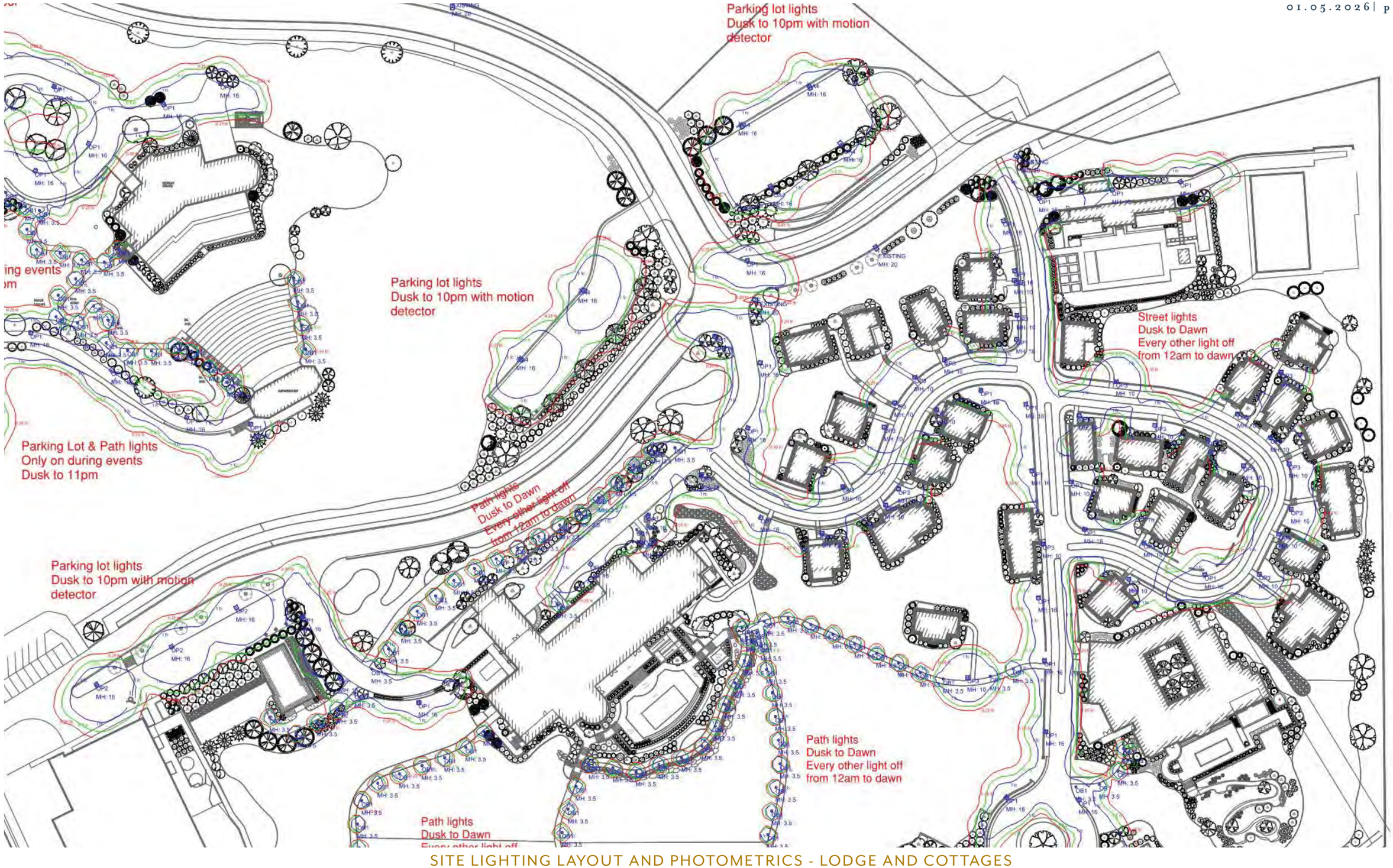


Parking lot lights
Dusk to 10pm with motion detectors at lot entrance and front door

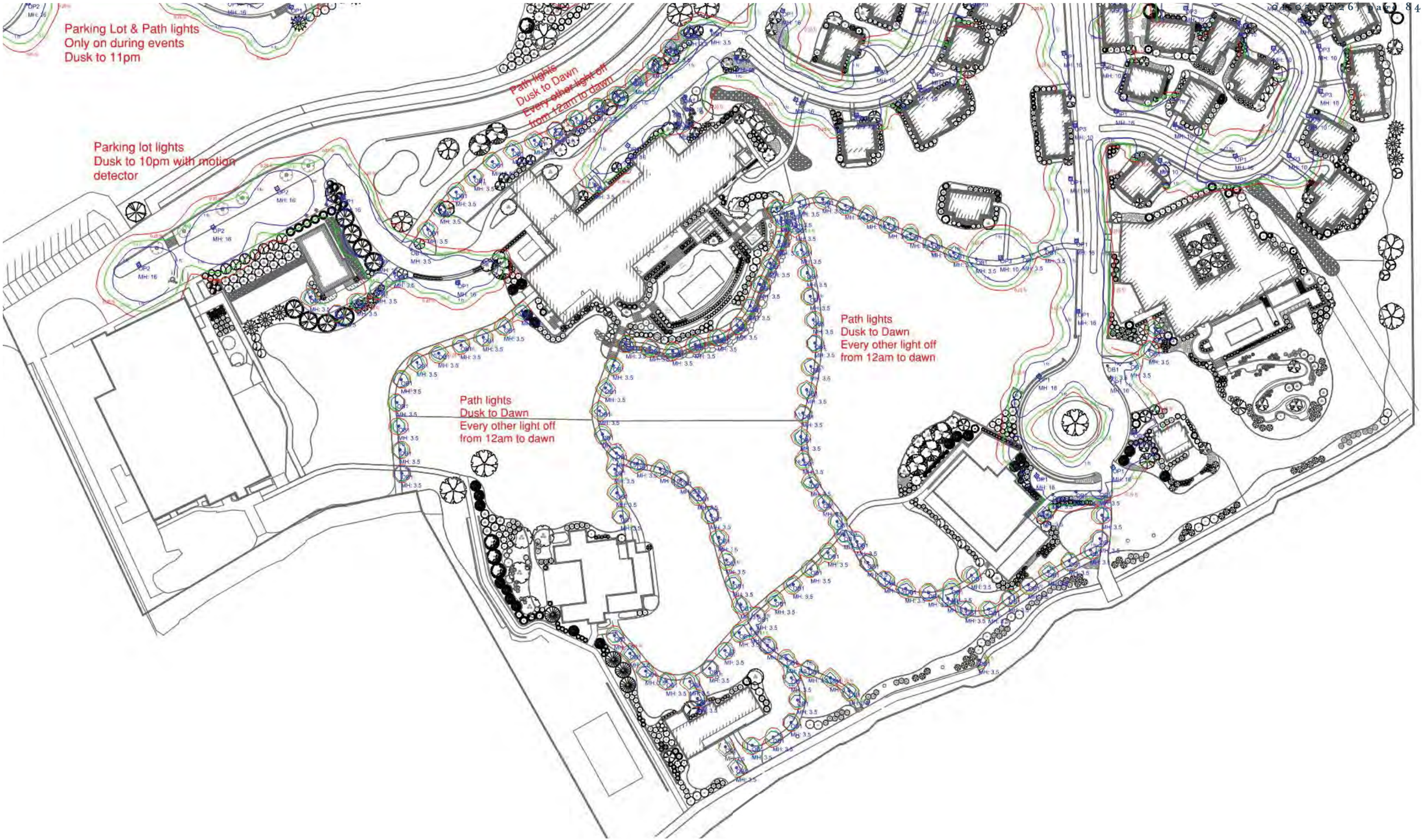
SITE LIGHTING LAYOUT AND PHOTOMETRICS - PRESERVE PATH AND REACQUET HOUSE



SITE LIGHTING LAYOUT AND PHOTOMETRICS - AMPHITHEATER



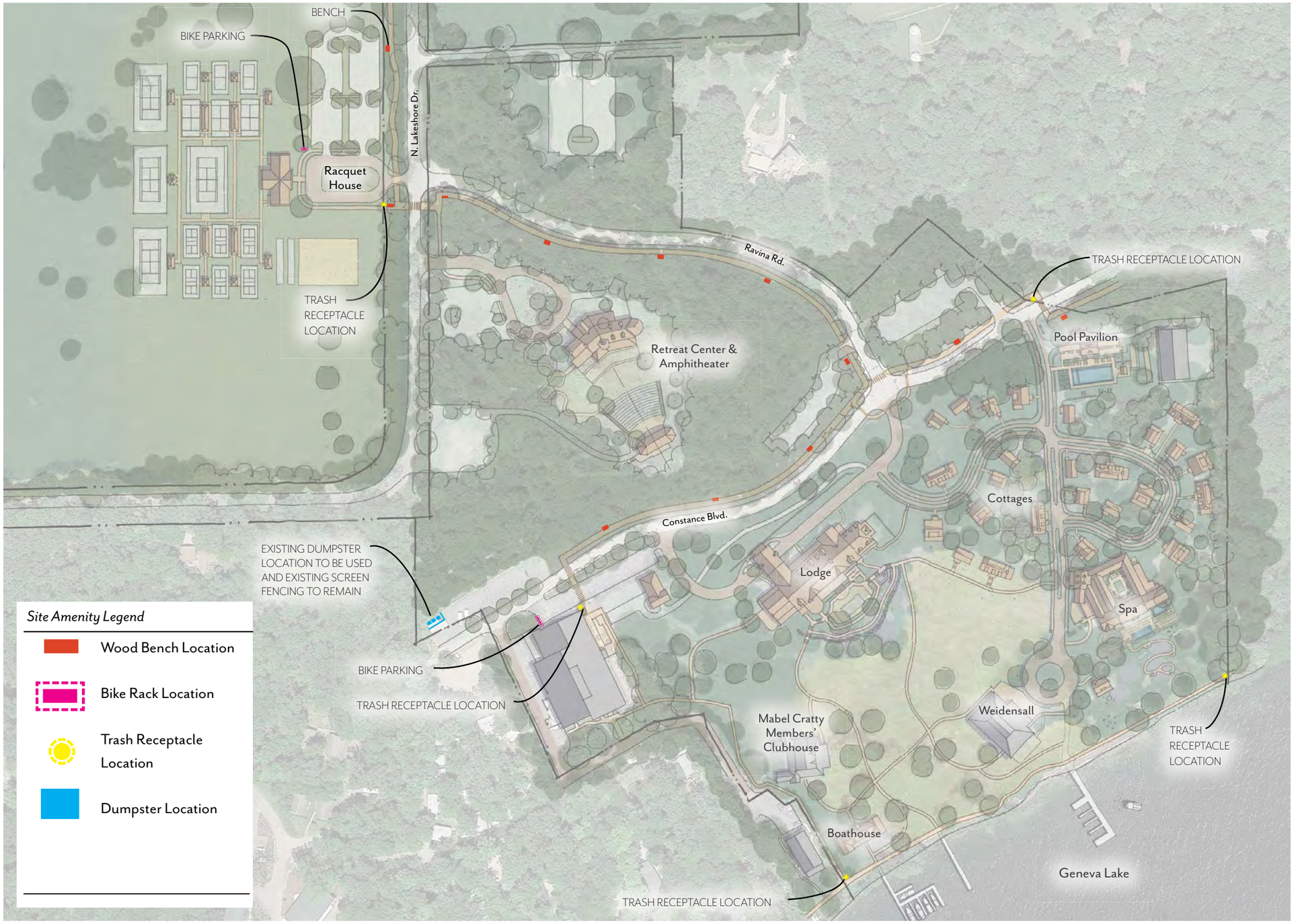
SITE LIGHTING LAYOUT AND PHOTOMETRICS - LODGE AND COTTAGES



SITE LIGHTING LAYOUT AND PHOTOMETRICS - LODGE AND COTTAGES



SIGNAGE LOCATION DIAGRAM



PUBLIC AMENITIES DIAGRAM

PROPOSED BUILDING IMAGERY

LODGE SQUARE FOOTAGE:

Main Level:	
Conditioned:	*15,087 sq. ft.*
Unconditioned (porches, port cochere):	*4,414 sq. ft.*
Second Level:	
Conditioned:	*15,080 sq. ft.*
Third Level:	
Conditioned:	*7,507 sq. ft.*
Unfinished/BOH:	*1,478 sq. ft*
Lower Level:	
Conditioned:	*12,911 sq. ft.*
Unconditioned (porches)	*389 sq. ft.*
Unfinished/BOH:	*3,185 sq. ft.*
Total Conditioned:	***50,585 sq. ft.***
Total Unconditioned:	*4,803 sq. ft.*
Total Unfinished/BOH:	*4,663 sq. ft.*
TOTAL:	*60,051 sq. ft.*

Note: unconditioned space counted only if "under roof"

TOTAL KEYS SUMMARY

Lodge
- *Rooms.....17*
- *Suites.....14*
- *Suites+.....6*

TOTAL LODGE KEYS.....37

PROPOSED LODGE DESIGN





LODGE FRONT PERSPECTIVE



LODGE REAR PERSPECTIVE

PROPOSED COTTAGE LOCATION DIAGRAM



COTTAGE KEY SUMMARY

Cottages
- *1-Bedroom Cottage.....14*
- *2-Bedroom Cottage (2 lockouts).....8*
- *3-Bedroom Cottage.....6*

Spa Cottage
- *1-Bedroom.....1*

Boat House
- *2-Bedroom (Lockout).....2*

TOTAL COTTAGE KEYS.....31



COTTAGE LANE PERSPECTIVE

PROPOSED SPA DESIGN





SPA LAKESIDE ELEVATION

SCALE: 1” = 10’



SPA RECEPTION ELEVATION

SCALE: 1” = 10’

PROPOSED RETREAT CENTER & BANDSHELL DESIGN





RETREAT CENTER PERSPECTIVE

PROPOSED MATERIAL & COLOR PALETTES



Half-round Gutters with
Round Downspouts



Lead-Coated Copper Roof



Cedar Shake Aged Cedar



Barnwood Blue Ashlar
Stone Chimney & Foundation

Revere Pewter
HC-172
Lap, Vertical, Shingle
Siding & Trim



Lap Siding



Painted Shingle Siding

Swiss Coffee
OC-45
Lap, Vertical, Shingle
Siding & Trim



Vertical Siding

Raleigh Green
CW-525
Accent

LODGE MATERIAL AND COLOR PALETTE


Half-round Gutters with
Round Downspouts


Lead-Coated Copper Roof

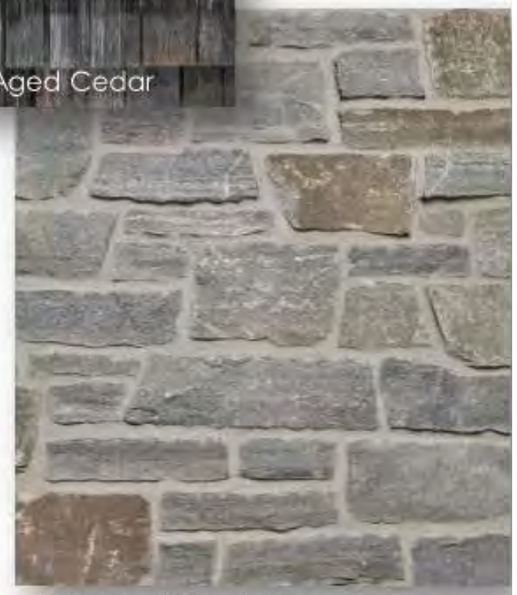

Cedar Shake Aged Cedar


Vertical Siding

Raleigh Green
CW-525
Vertical, Lap
Siding & Trim


Lap Siding


Stucco Natural


Barnwood Blue Ashlar
Foundation, Siding & Chimney

SPA MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts

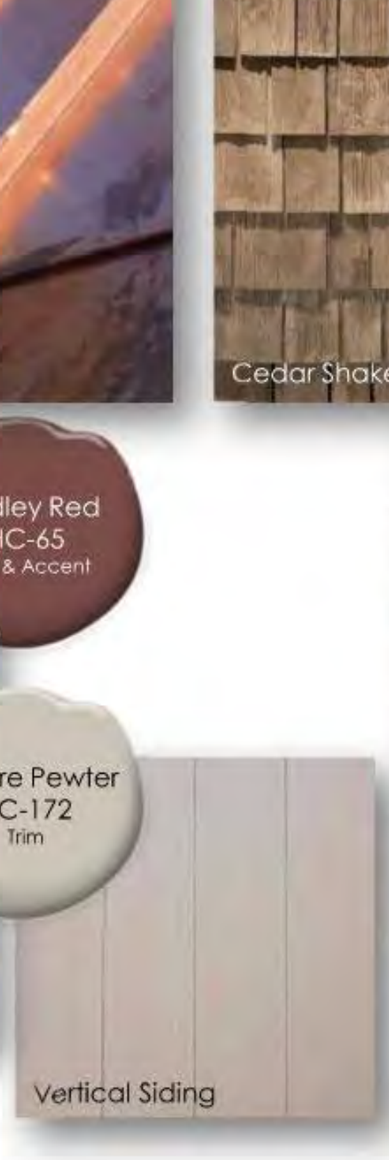


Cedar Trim

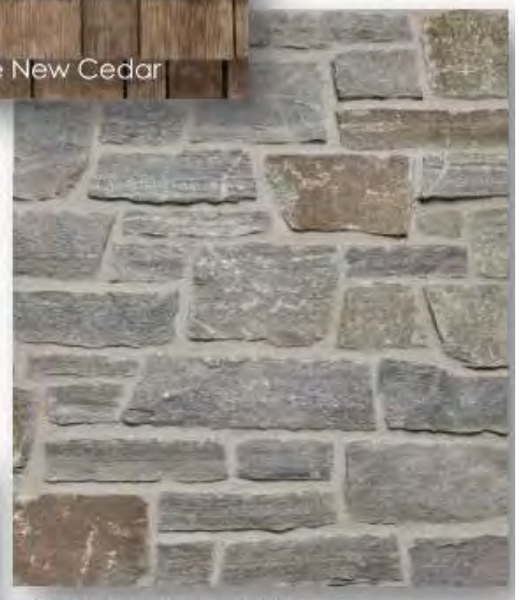




Natural Cedar Shingle Siding 8" Exposure
Possible Trim, Stained to Match







Barnwood Blue Ashlar
Foundation, Siding & Chimney

RETREAT CENTER MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts

Revere Pewter
HC-172
Accent

Swiss Coffee
OC-45
Accent

Raleigh Green
CW-525
Vertical Siding
& Trim



Vertical Siding



Lead-Coated Copper Roof



Cedar Shake Aged Cedar





Barnwood Blue Ashlar
Foundation, Siding & Chimney

POOL HOUSE MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts

Raleigh Green
CW-525
Accent



Lead-Coated Copper Roof



Cedar Shake Aged Cedar

Revere Pewter
HC-172
Lap Siding
& Trim

Swiss Coffee
OC-45
Lap Siding
& Trim



Lap Siding



Barnwood Blue Ashlar
Foundation, Siding & Chimney

RACQUET HOUSE MATERIAL AND COLOR PALETTE



Cedar Trim



SHADE PAVILION AND COLOR PALETTE



Half-round Gutters with
Round Downspouts









Barnwood Blue Ashlar
Siding

BANDSHELL MATERIAL AND COLOR PALETTE



Bracketed Awning with
Metal Roof



Half-round Gutters with
Round Downspouts

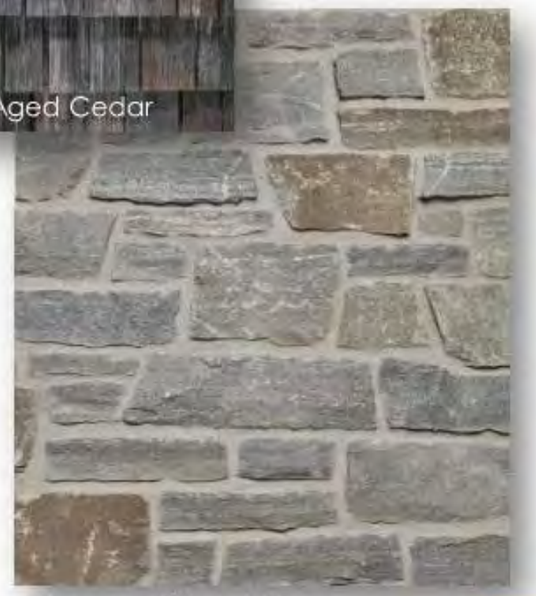


Wood Carriage Doors

Raleigh Green
CW-525
Trim



Cedar Shake Aged Cedar



Barnwood Blue Ashlar
Foundation & Siding

CART BARN MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts



Cedar Vertical Siding



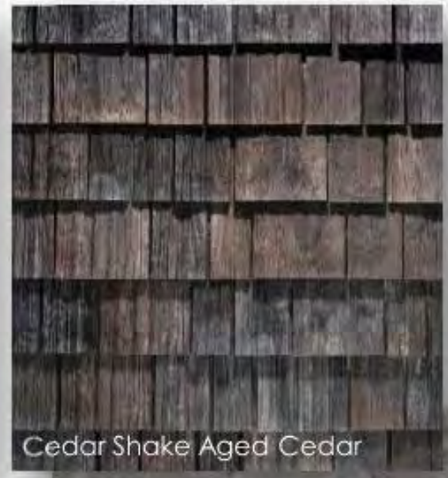
Cedar Shingle Siding 8" Exposure



Lead-Coated Copper Roof



Cedar Lap Siding 8" Exposure



Cedar Shake Aged Cedar



Barnwood Blue Ashlar
Stone Foundation









COTTAGES MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts









Barnwood Blue Ashlar
Stone Foundation

SPA COTTAGE MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts







Barnwood Blue Ashlar
Stone Foundation

BOATHOUSE MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts



Replace with New
Windows, Look to
Match Existing Style



Asphalt Shingles Color TBD



Raleigh Green
CW-525
Paint Existing Siding
& Trim

Existing Siding

MABEL CRATTY MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts



Replace with New
Windows, Look to
Match Existing Style



Asphalt Shingles Color TBD



WEIDENSALL MATERIAL AND COLOR PALETTE



Half-round Gutters with
Round Downspouts



Replace with New
Windows, Look to
Match Existing Style







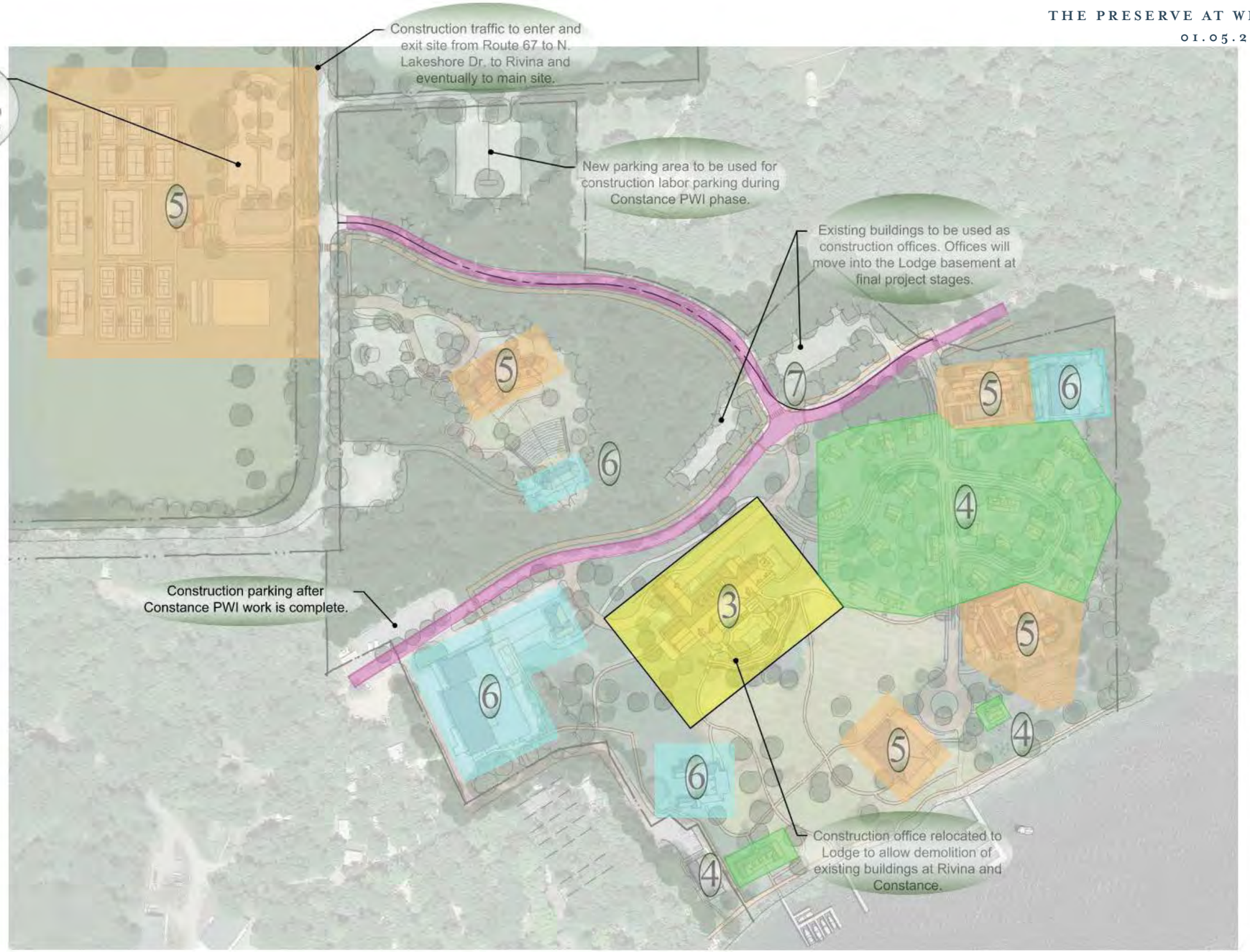


COMFORT STATION MATERIAL AND COLOR PALETTE

ADDITIONAL REQUESTED INFORMATION

Construction Schedule

1. Demo (not pictured)
2. Public Utilities (not pictured)
3. Lodge
4. Cabins
5. Spa, Retreat Center, Weidensall, Pool & Pavilion, Racquet Center
6. Mabel Cratty, Bandshell, Cart Barn, Comfort Station (not pictured), Maintenance Building, Guest Services.
7. Ravinia/Constance - Public Roads
8. Preparation for Public Opening



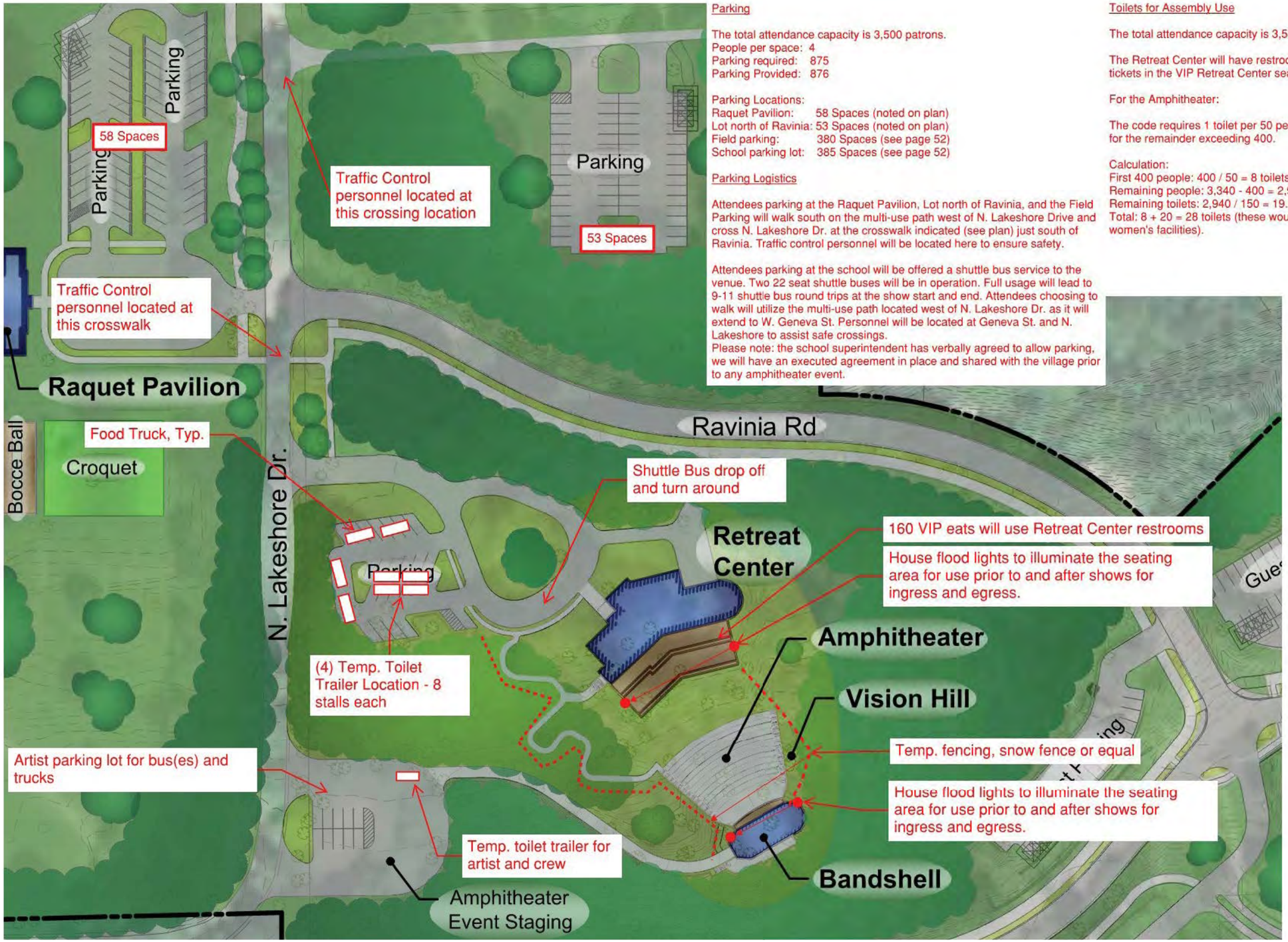
See attatched construction schedule for timeline.

CONSTRUCTION SCHEDULE & PHASING PLAN

SCALE: 1" = 180'

Preserve Schedule Loading 11/13/2025

		2025		2026												2027											
Finish?	Phase of Work	Nov '25	Dec '25	Jan '26	Feb '26	Mar '26	Apr '26	May '26	Jun '26	Jul '26	Aug '26	Sept '26	Oct '26	Nov '26	Dec '26	Jan '27	Feb 27	Mar '27	Apr '27	May '27	Jun '27	Jul '27	Aug '27	Sept '27	Oct '27	Nov '27	Dec '27
Reed	Demo / Site																										
Public	Public Utilties																										
	Lodge																										
	Cabins (BH, Spa)																										
	Spa																										
	Retreat Center																										
	Weidensall																										
	Pool & Pavilion																										
	Racquet Center																										
	Mabel Cratty																										
	Bandshell																										
	Cart Barn																										
	Comfort Station																										
	Maintenance Building																										
	Guest Services																										



Parking

The total attendance capacity is 3,500 patrons.
People per space: 4
Parking required: 875
Parking Provided: 876

Parking Locations:
Raquet Pavilion: 58 Spaces (noted on plan)
Lot north of Ravinia: 53 Spaces (noted on plan)
Field parking: 380 Spaces (see page 52)
School parking lot: 385 Spaces (see page 52)

Parking Logistics

Attendees parking at the Raquet Pavilion, Lot north of Ravinia, and the Field Parking will walk south on the multi-use path west of N. Lakeshore Drive and cross N. Lakeshore Dr. at the crosswalk indicated (see plan) just south of Ravinia. Traffic control personnel will be located here to ensure safety.

Attendees parking at the school will be offered a shuttle bus service to the venue. Two 22 seat shuttle buses will be in operation. Full usage will lead to 9-11 shuttle bus round trips at the show start and end. Attendees choosing to walk will utilize the multi-use path located west of N. Lakeshore Dr. as it will extend to W. Geneva St. Personnel will be located at Geneva St. and N. Lakeshore to assist safe crossings.
Please note: the school superintendent has verbally agreed to allow parking, we will have an executed agreement in place and shared with the village prior to any amphitheater event.

Toilets for Assembly Use

The total attendance capacity is 3,500 patrons.

The Retreat Center will have restroom facilities for 160 patrons with tickets in the VIP Retreat Center seating area.

For the Amphitheater:

The code requires 1 toilet per 50 people for the first 400, and 1 per 150 for the remainder exceeding 400.

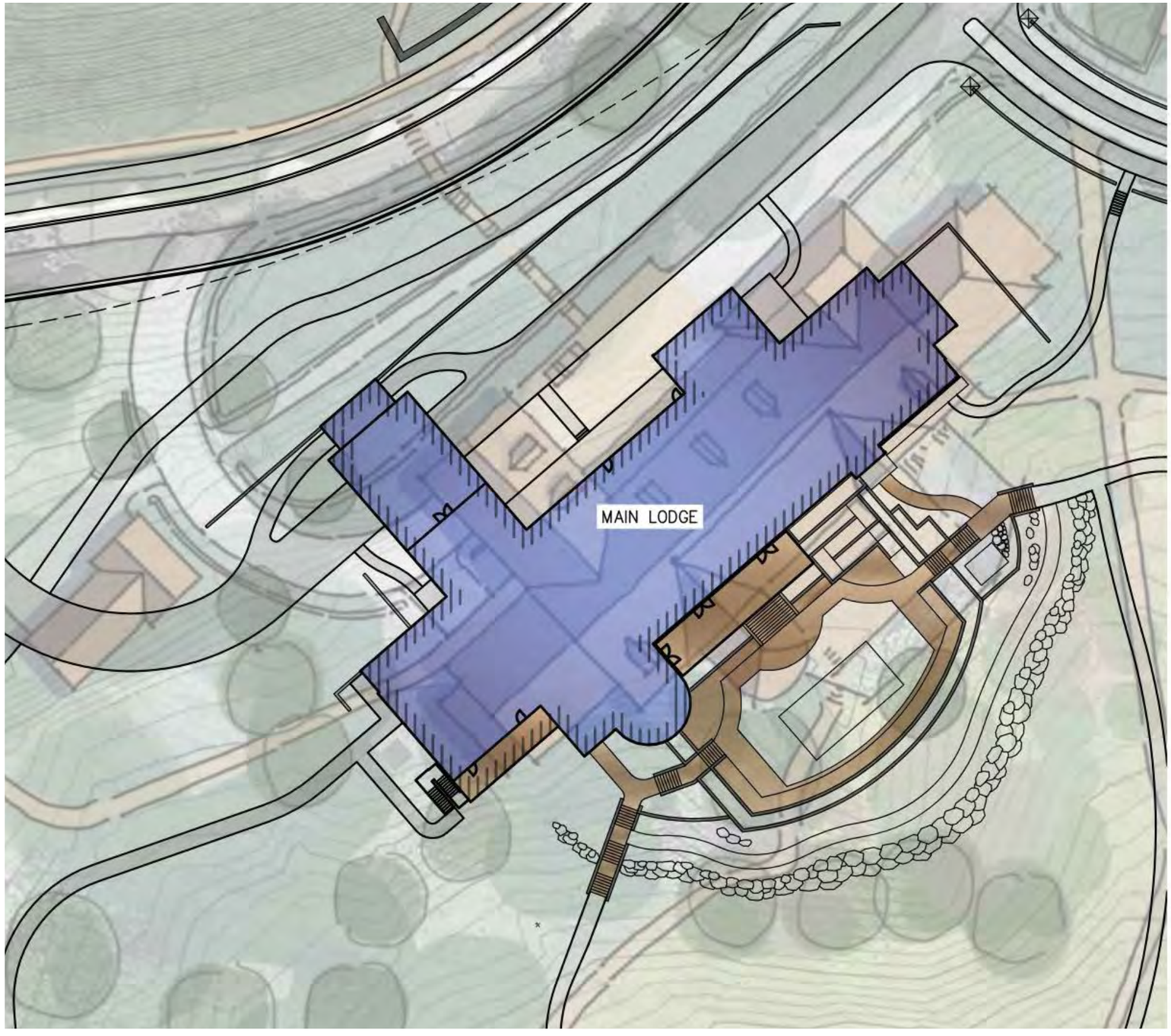
Calculation:
First 400 people: 400 / 50 = 8 toilets.
Remaining people: 3,340 - 400 = 2,940 people.
Remaining toilets: 2,940 / 150 = 19.6 (rounded up to 20) toilets.
Total: 8 + 20 = 28 toilets (these would be divided between men's and women's facilities).

GDP VS FDP COMPARISON PLANS
FOR REFERENCE ONLY

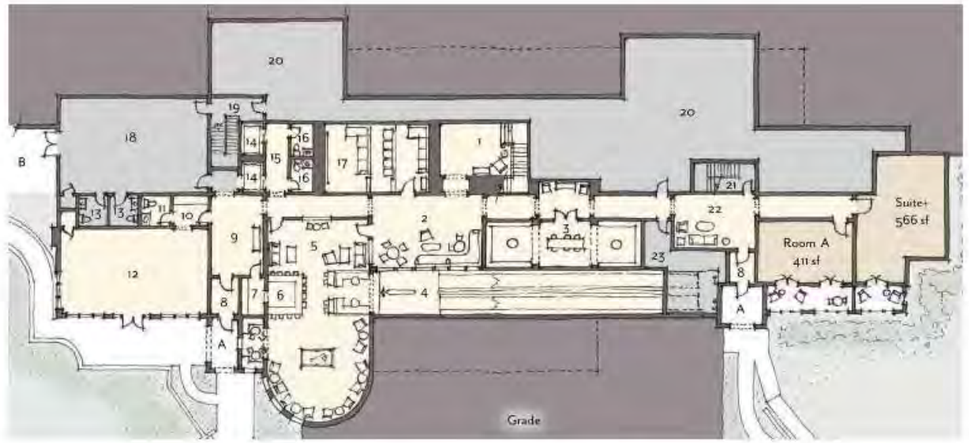
Description of Square Footage Change - Lodge

In the GDP submission, square footage included only habitable spaces and excluded unfinished, storage, and mechanical spaces as well as porches and patios. In the FDP, the total overall square footages for both conditioned and unconditioned are being listed. However, there have been program changes to the Lodge which have contributed to an increase in the overall square footage count, but it is important to note that the overall height of the building and massing have not change. The footprint of the building has increased by roughly 300 sf. This is due mostly to the transition from sketch floor plans to CAD floor plans as wall assemblies, Code clearances, and other items were finalized. An increase in finished square footage is a result of capturing previously unfinished square footage in the mechanical and storage areas of the basement and the attic. As marketing studies were continued, we found that additional program would be beneficial – a yoga space, a large meeting room, men's and women's locker rooms for those taking part in lake activities, and additional office space for the Lodge staff. We also increased the size of one of the suites on the lower level as well as one on the third floor. This captured square footage is highlighted in blue in the following pages and totals to roughly 2,500 sf.

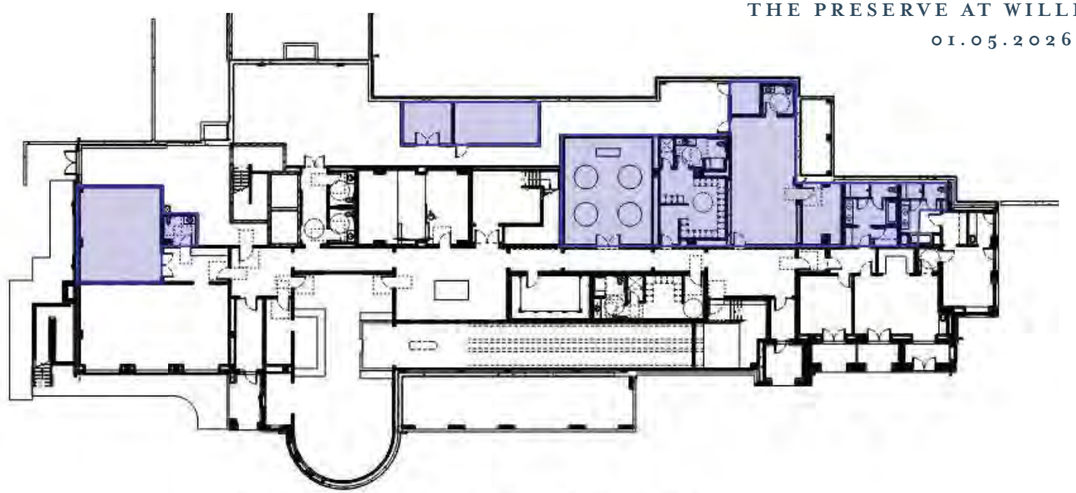
<u>Lodge Footprint SF:</u>
GDP.....18,966 sf
FDP.....18,318 sf



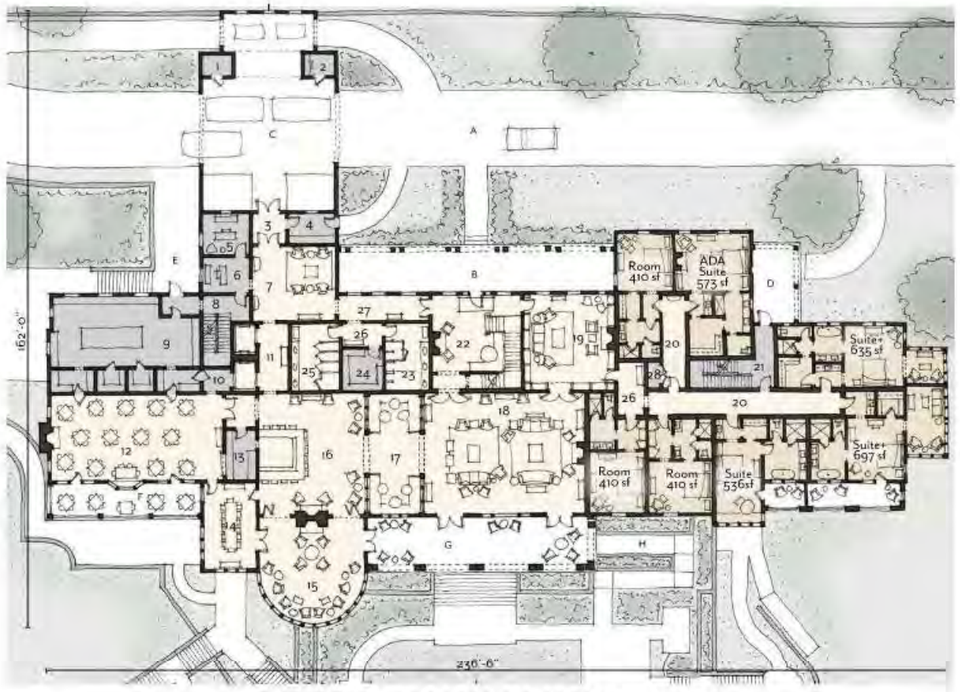
GDP VS FDP LODGE COMPARISON



LODGE - LOWER FLOOR - GDP

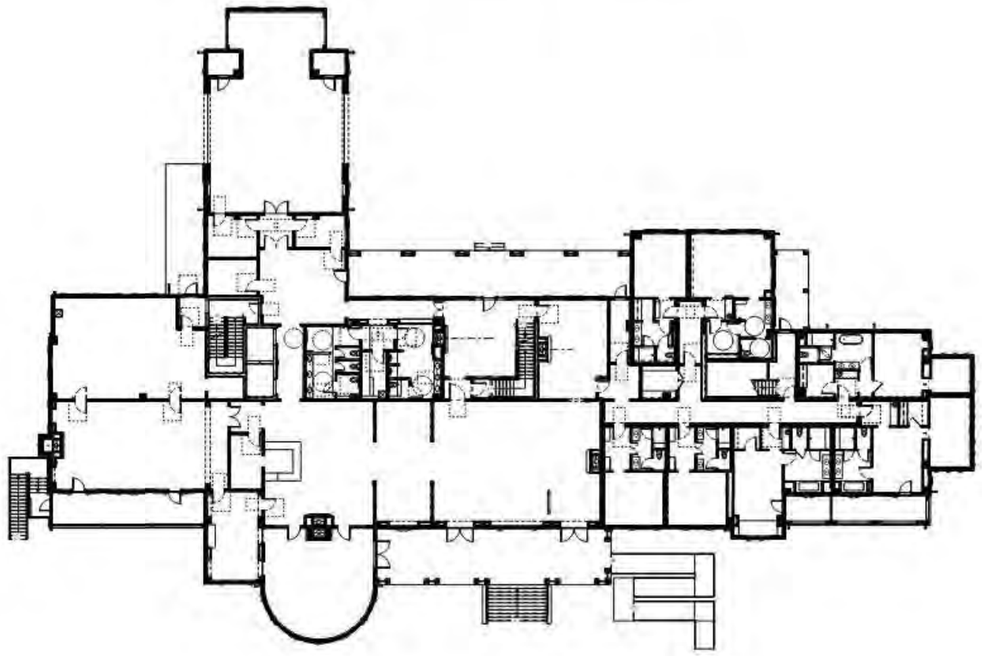


LODGE - LOWER FLOOR - FDP



LODGE - MAIN FLOOR - GDP

TOTAL SQ FT (FINISHED): **14,815 SF**
TOTAL SQ FT (GROSS): **19,200 SF**



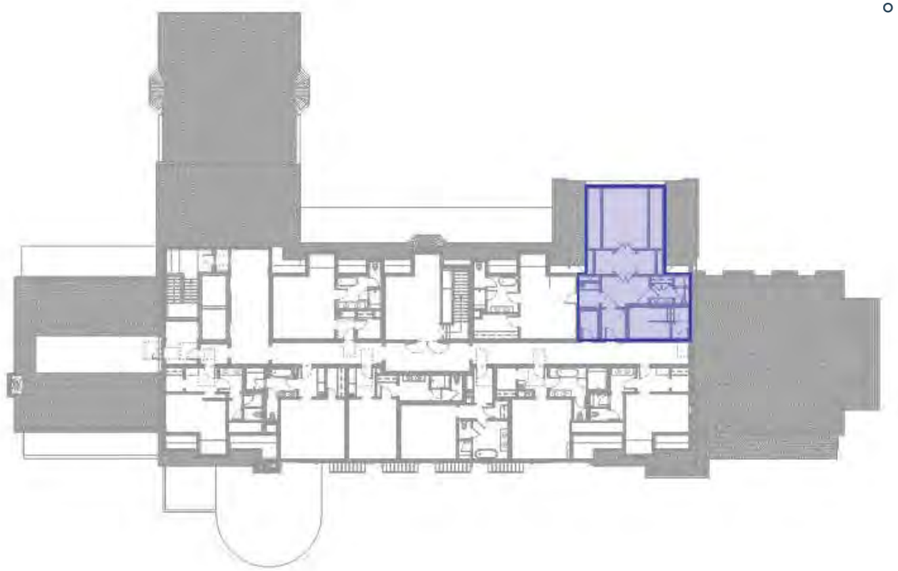
LODGE - MAIN FLOOR - FDP

TOTAL SQ FT (FINISHED): **15,087 SF** *(+272 SF)*
TOTAL SQ FT (GROSS): **19,501 SF** *(+301 SF)*

GDP VS FDP LODGE COMPARISON



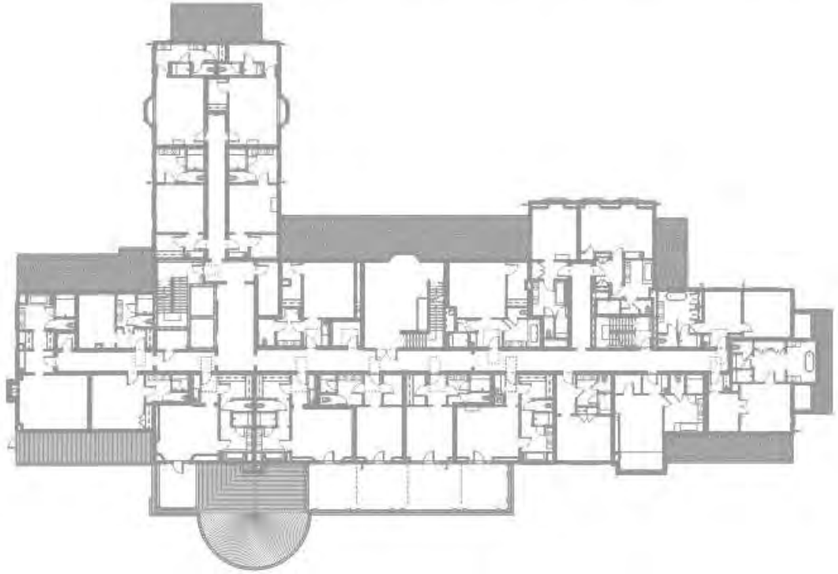
LODGE - THIRD FLOOR - GDP



LODGE - THIRD FLOOR - FDP



LODGE - SECOND FLOOR - GDP

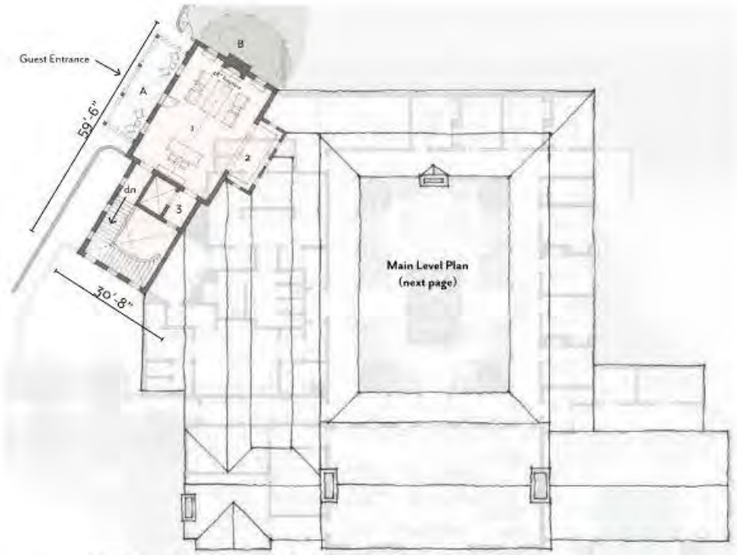


LODGE - SECOND FLOOR - FDP

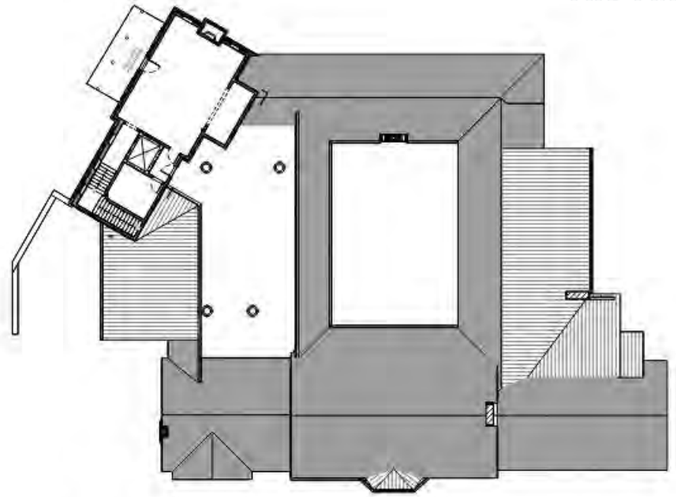
GDP VS FDP LODGE COMPARISON



GDP - FDP OVERLAY - SPA



SPA - UPPER FLOOR - GDP

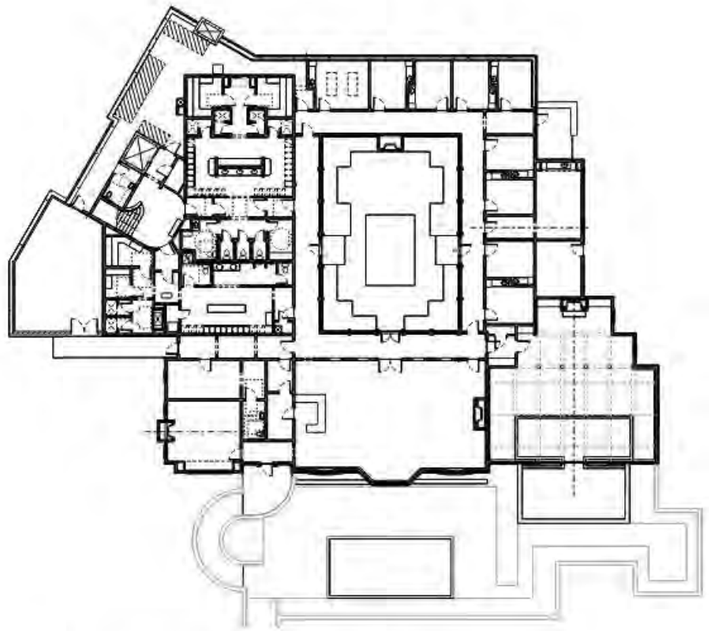


SPA - UPPER FLOOR - FDP



SPA - MAIN FLOOR - GDP

TOTAL SQ FT (FINISHED): **9,000 SF**
TOTAL SQ FT (GROSS): **10,710 SF**



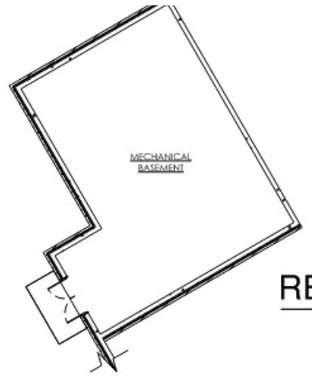
SPA - MAIN FLOOR - FDP

TOTAL SQ FT (FINISHED): **10,172 SF** (+1,172 *SF)*
TOTAL SQ FT (GROSS): **12,077 SF** *(+1,367 SF)*

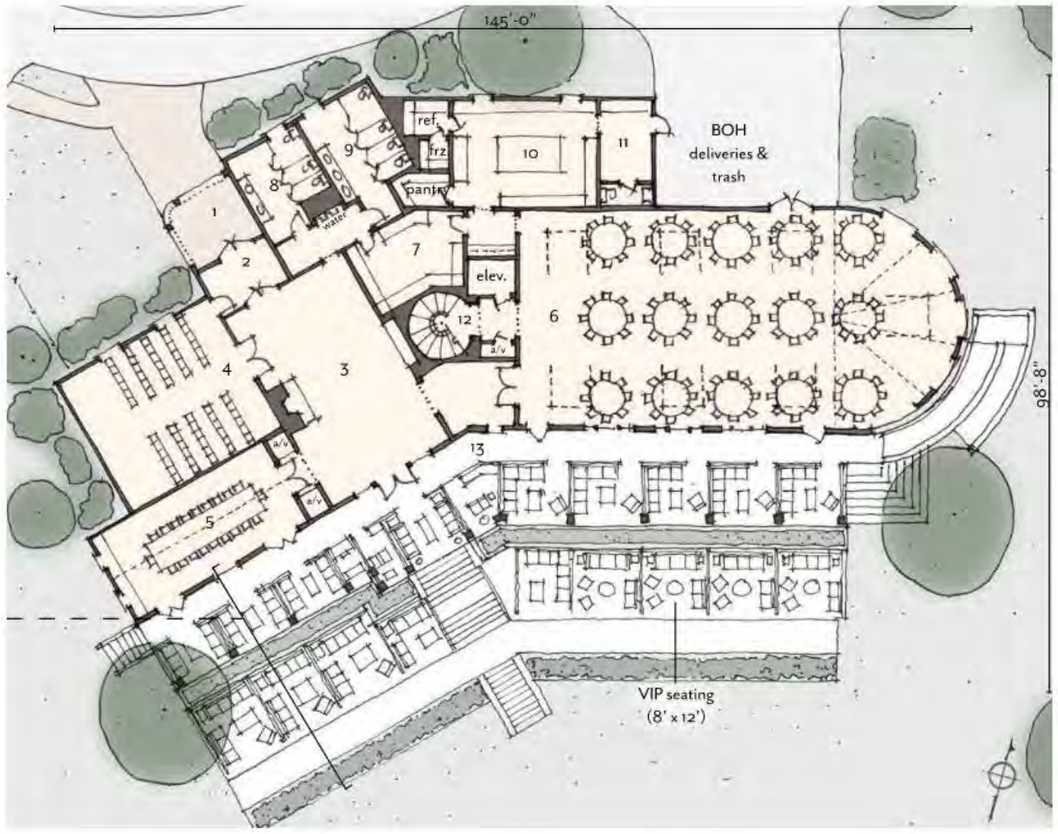
GDP VS FDP SPA COMPARISON



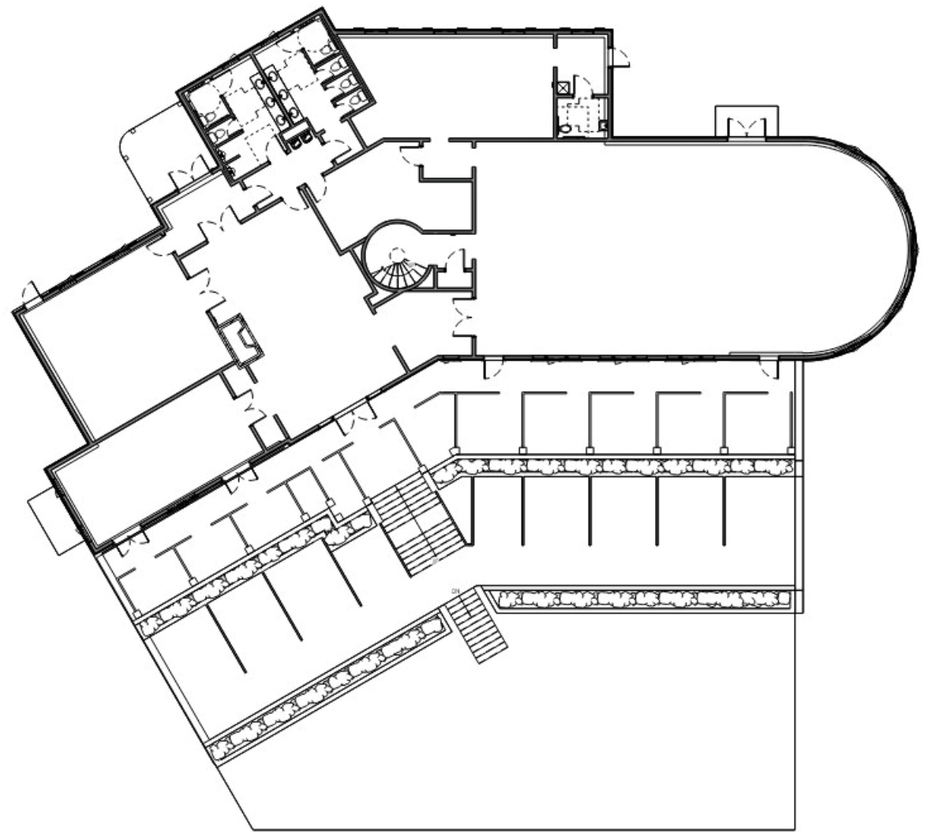
GDP - FDP OVERLAY - AMPITHEATER



RETREAT CENTER - LOWER FLOOR - FDP
TOTAL SQ FT (GROSS): **1,239 SF** *(+1,239 SF*

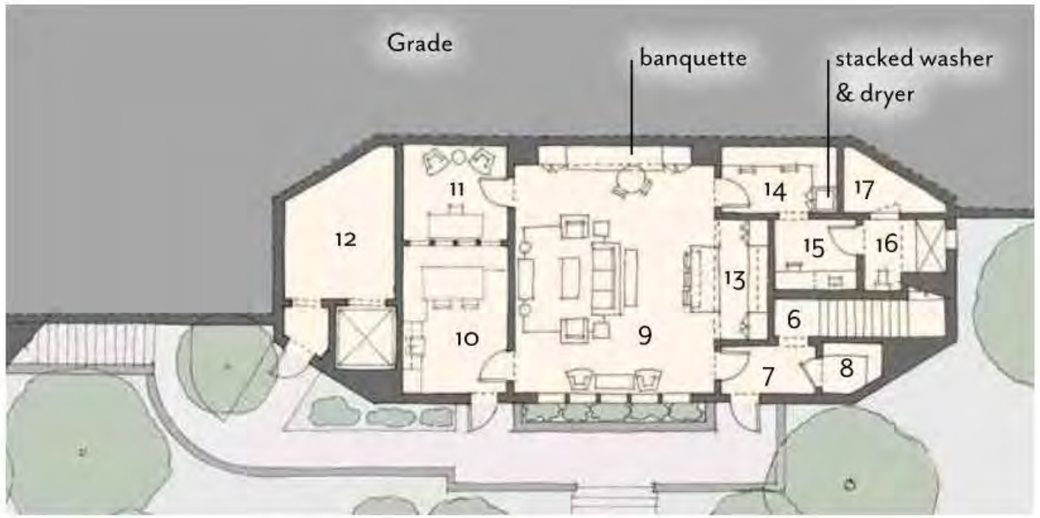


RETREAT CENTER - FIRST FLOOR - GDP
TOTAL SQ FT (FINISHED): **6,500 SF**
TOTAL SQ FT (GROSS): **8,300 SF**



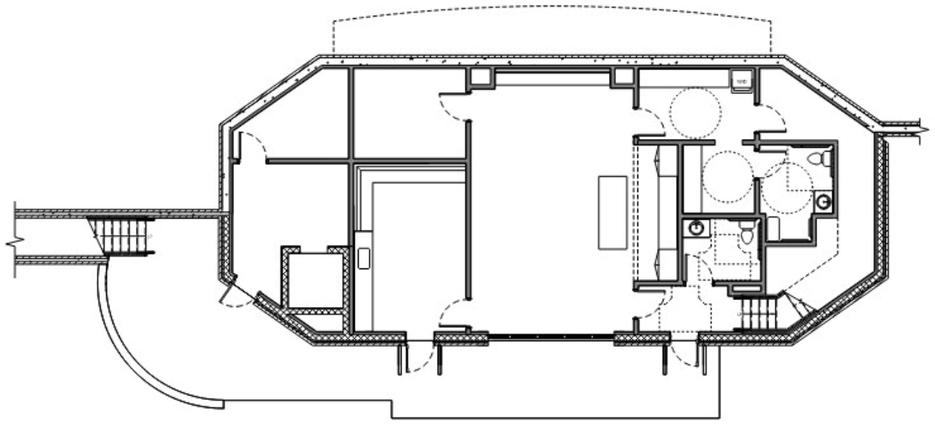
RETREAT CENTER - MAIN FLOOR - FDP
TOTAL SQ FT (FINISHED): **6,521 SF** *(+21 SF)*
TOTAL SQ FT (GROSS): **8,384 SF** *(+84 SF)*

GDP VS FDP RETREAT CENTER COMPARISON



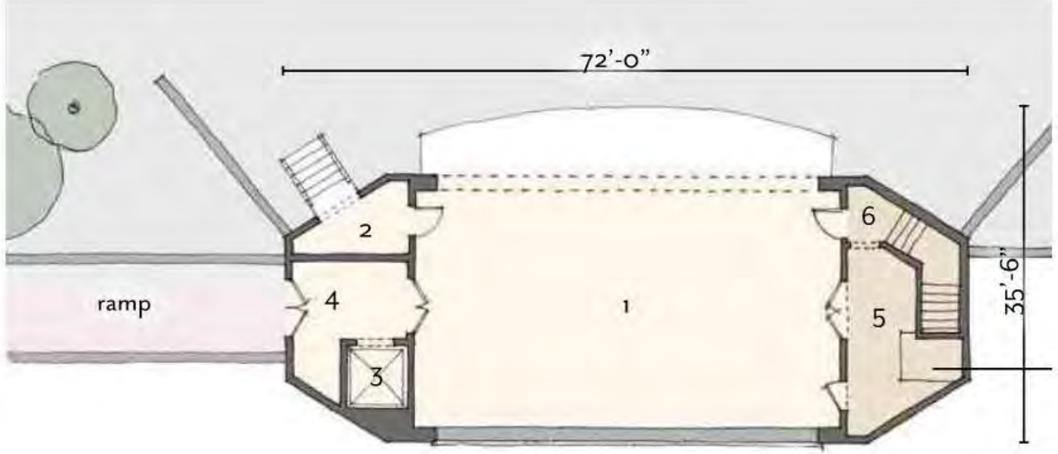
BANDSHELL - LOWER FLOOR - GDP

TOTAL SQ FT (FINISHED): **1,000 SF**
TOTAL SQ FT (GROSS): **1,860 SF**

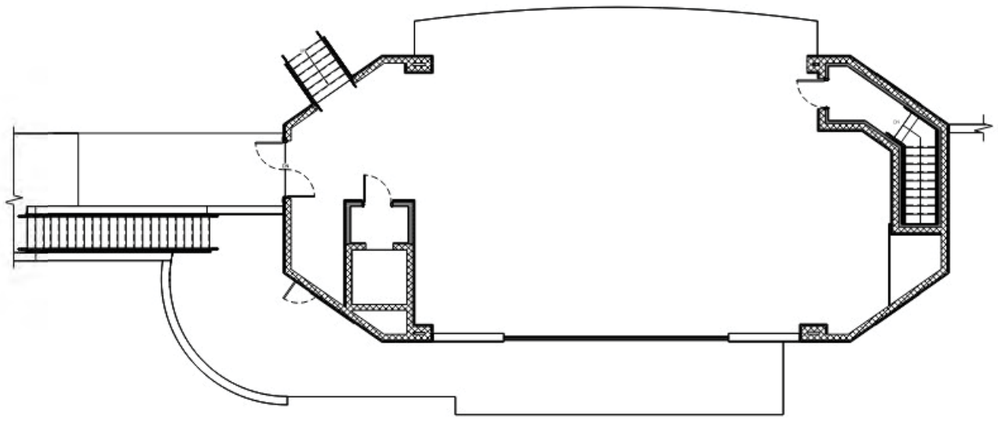


BANDSHELL - LOWER FLOOR - FDP

TOTAL SQ FT (FINISHED): **1,667 SF** *(+667 SF)*
TOTAL SQ FT (GROSS): **2,183 SF** *(+323 SF)*



BANDSHELL - STAGE FLOOR - GDP



BANDSHELL - STAGE FLOOR - FDP

GDP VS FDP BANDSHELL COMPARISON

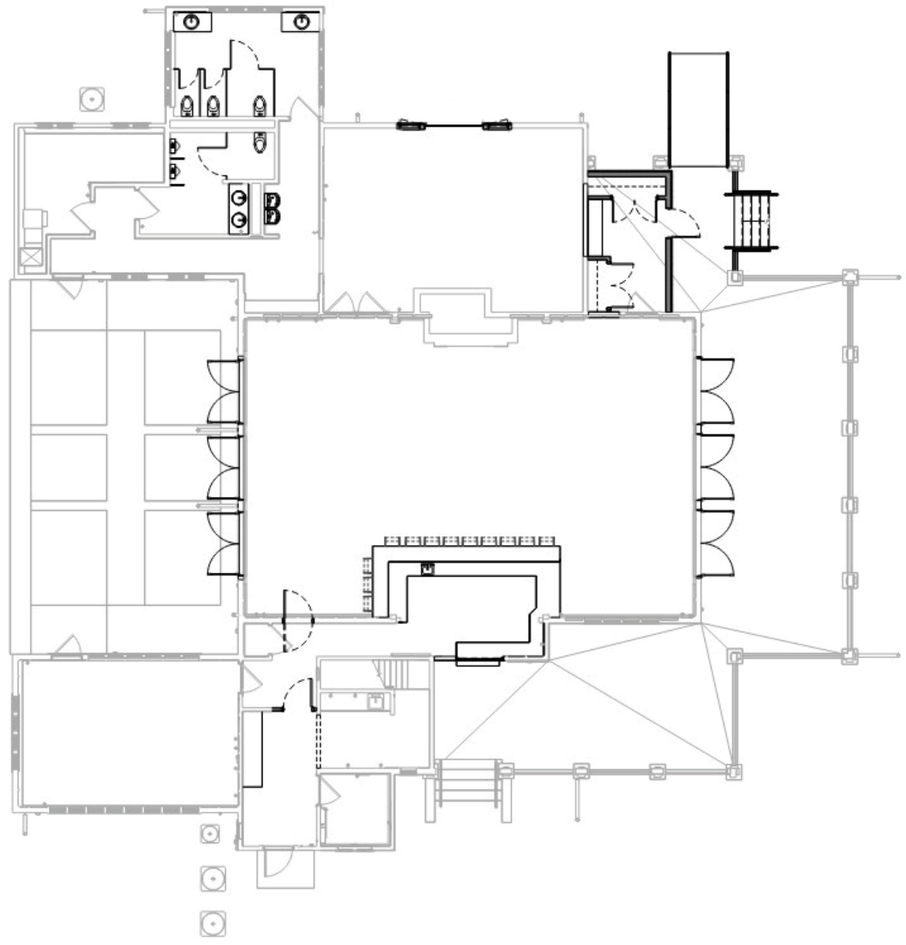


GDP - FDP OVERLAY - OVERVIEW 1



FIRST FLOOR - GDP

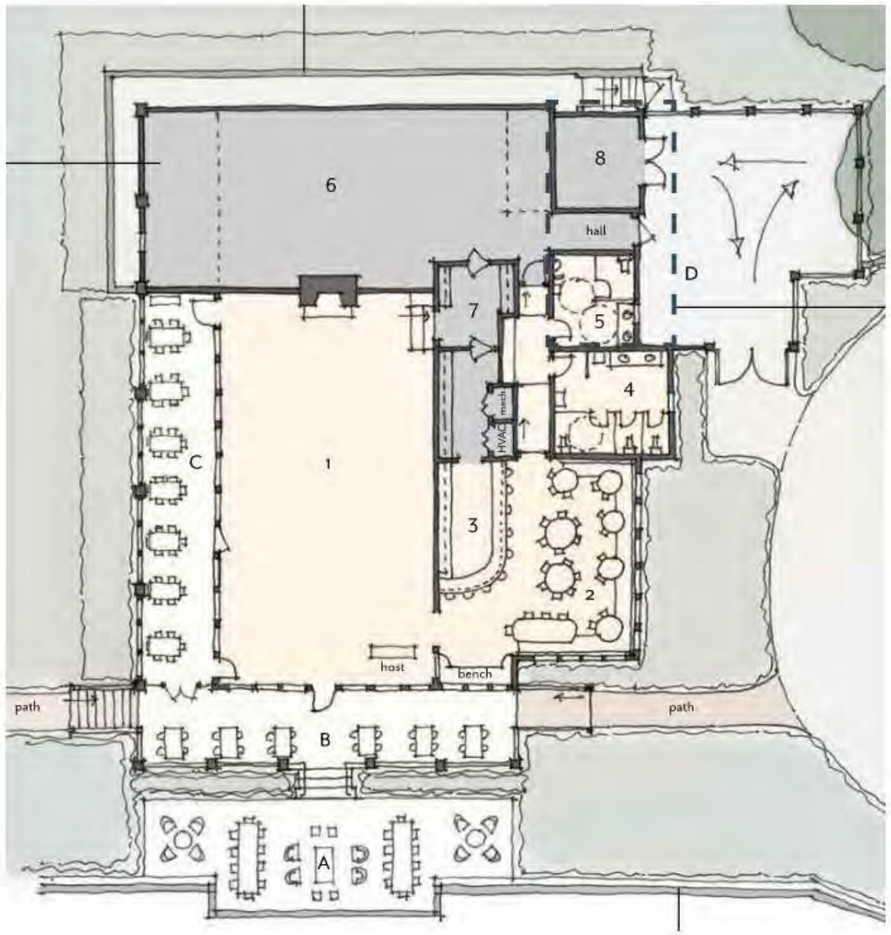
TOTAL SQ FT (FINISHED): **3,800 SF**
TOTAL SQ FT (GROSS): **4,970 SF**



FIRST FLOOR - MABEL CRATTY

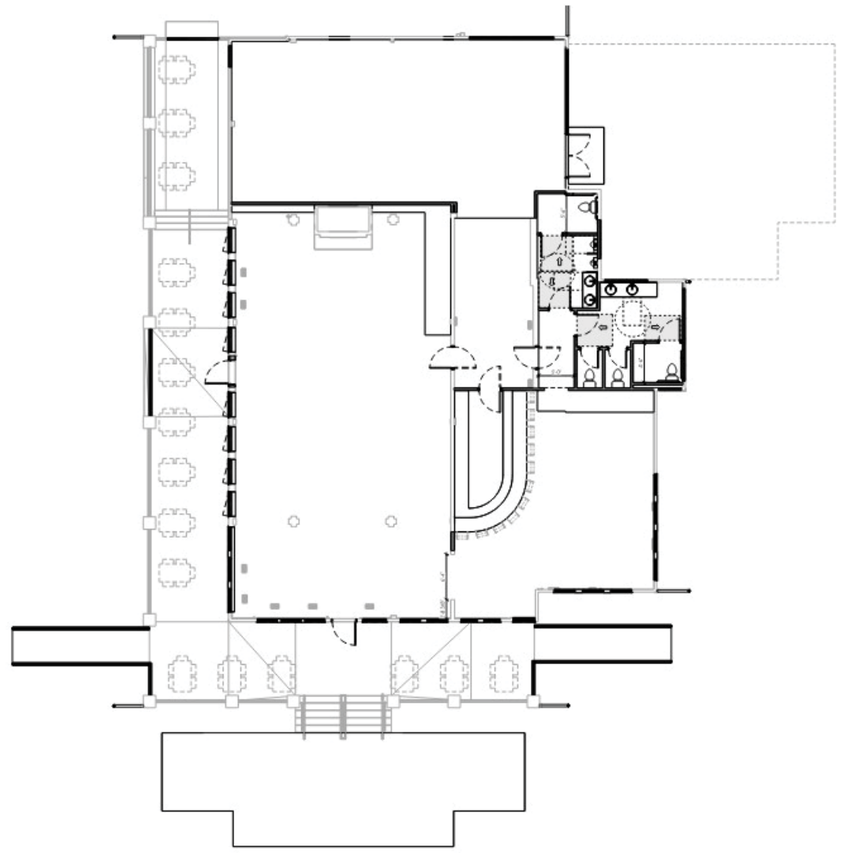
TOTAL SQ FT (FINISHED): **3,458 SF** *(-342 SF)*
TOTAL SQ FT (GROSS): **5,016 SF** *(46 SF)*

GDP VS FDP MABLE CRATTEY MEMBERS' CLUBHOUSE COMPARISON



WEIDENSALL - FIRST FLOOR - GDP

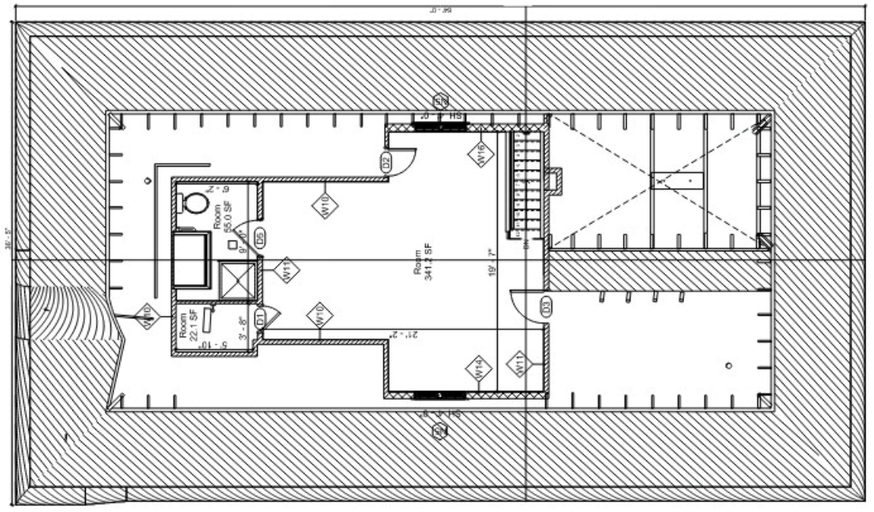
TOTAL SQ FT (FINISHED): **4,600 SF**
TOTAL SQ FT (GROSS): **6,136 SF**



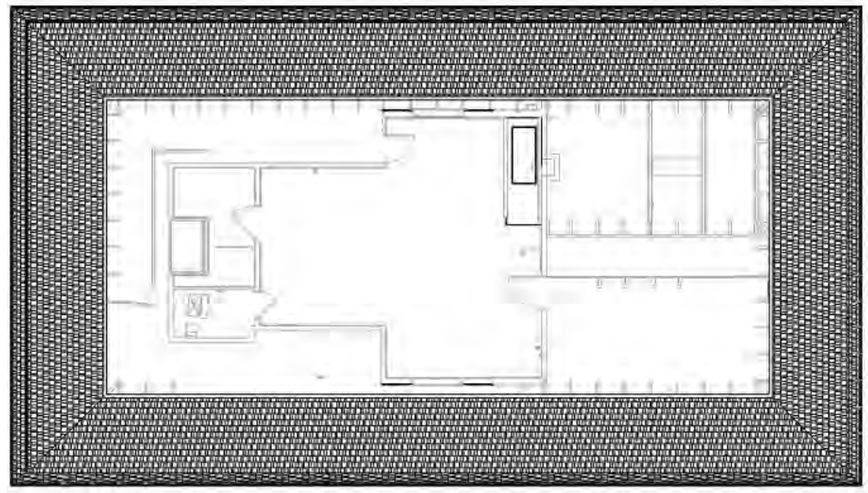
WEIDENSALL - FIRST FLOOR - FDP

TOTAL SQ FT (FINISHED): **4,578 SF** *(-22 SF)*
TOTAL SQ FT (GROSS): **6,114 SF** *(-22 SF)*

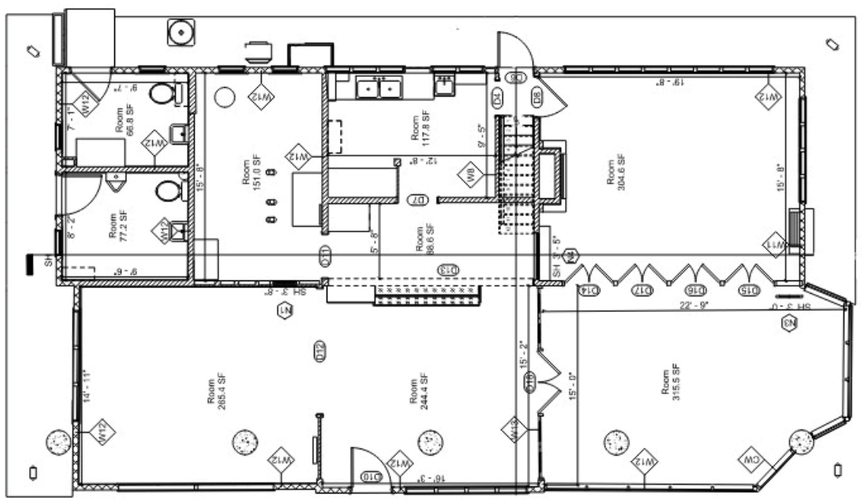
GDP VS FDP WEIDENSALL COMPARISON



COMFORT STATION - UPPER FLOOR - GDP

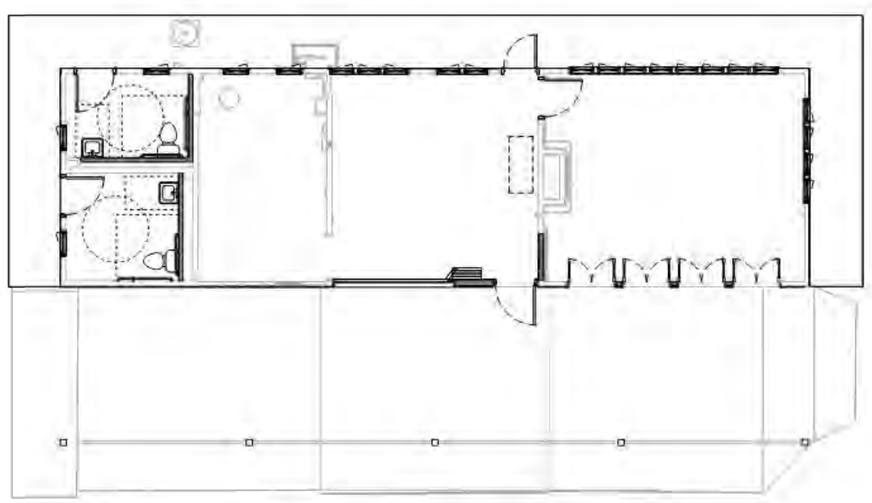


COMFORT STATION - UPPER FLOOR - FDP



COMFORT STATION - MAIN FLOOR - GDP

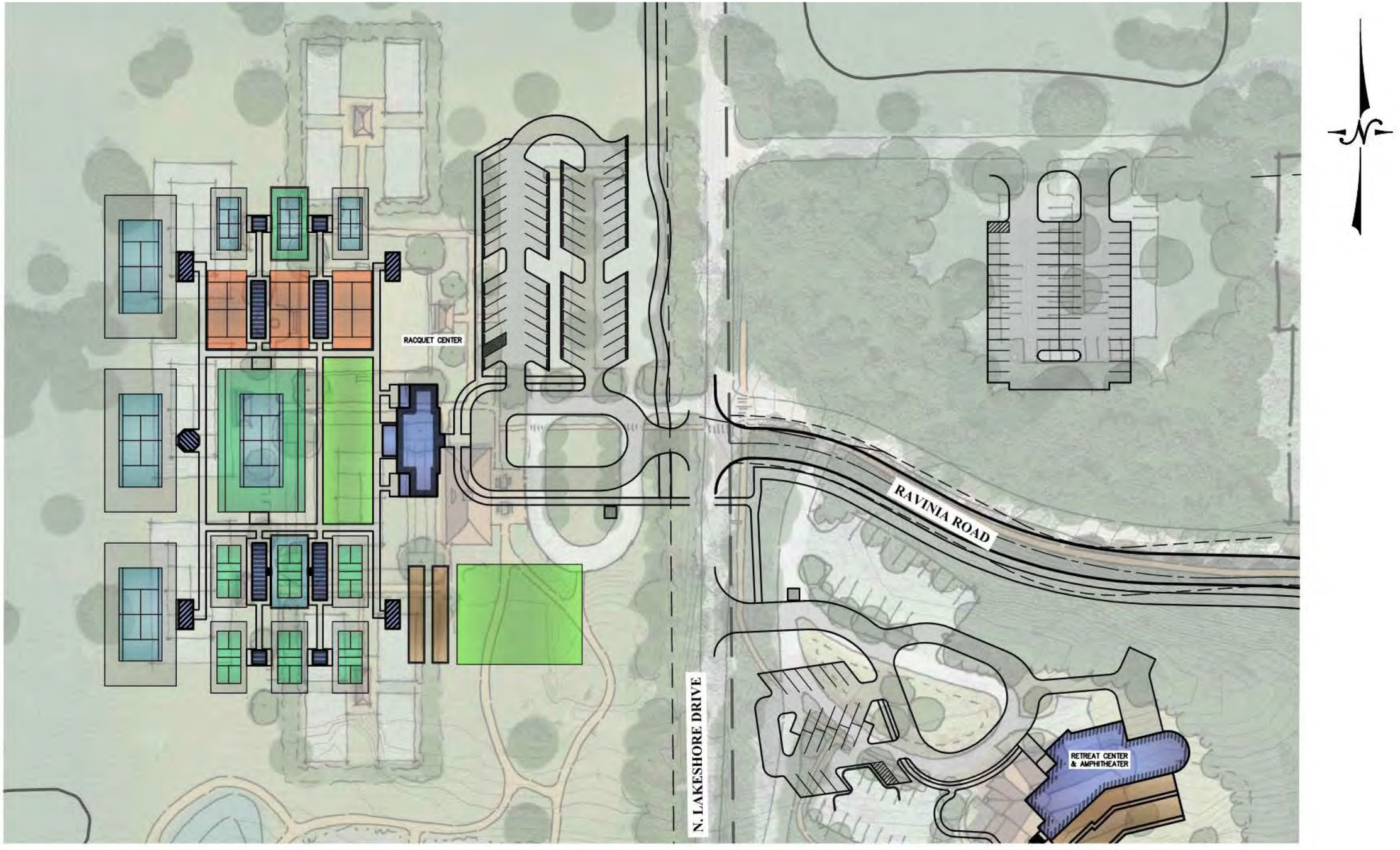
TOTAL SQ FT (CONDITIONED): **928 SF**
TOTAL SQ FT (GROSS): **1,811 SF**



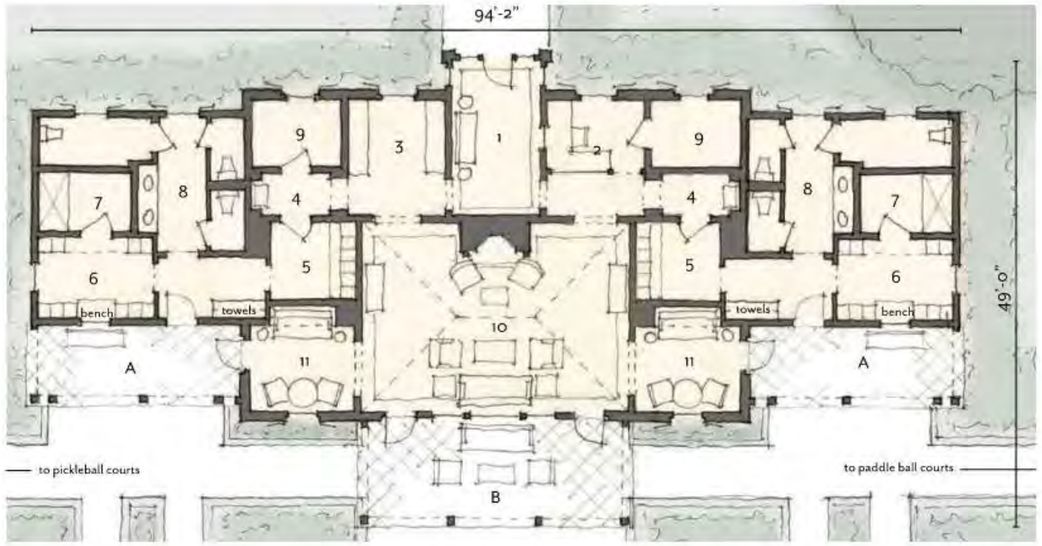
COMFORT STATION - MAIN FLOOR - FDP

TOTAL SQ FT (CONDITIONED): **928 SF** (0 *SF*)
TOTAL SQ FT (GROSS): **1,811 SF** (0 *SF*)

GDP VS FDP COMFORT STATION COMPARISON

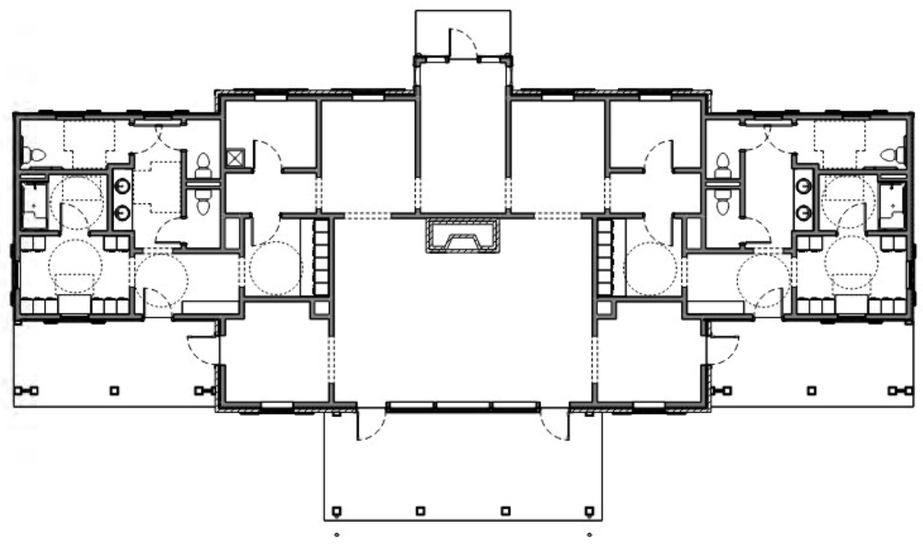


GDP - FDP OVERLAY - OVERVIEW 2



RACQUET HOUSE - FIRST FLOOR - GDP

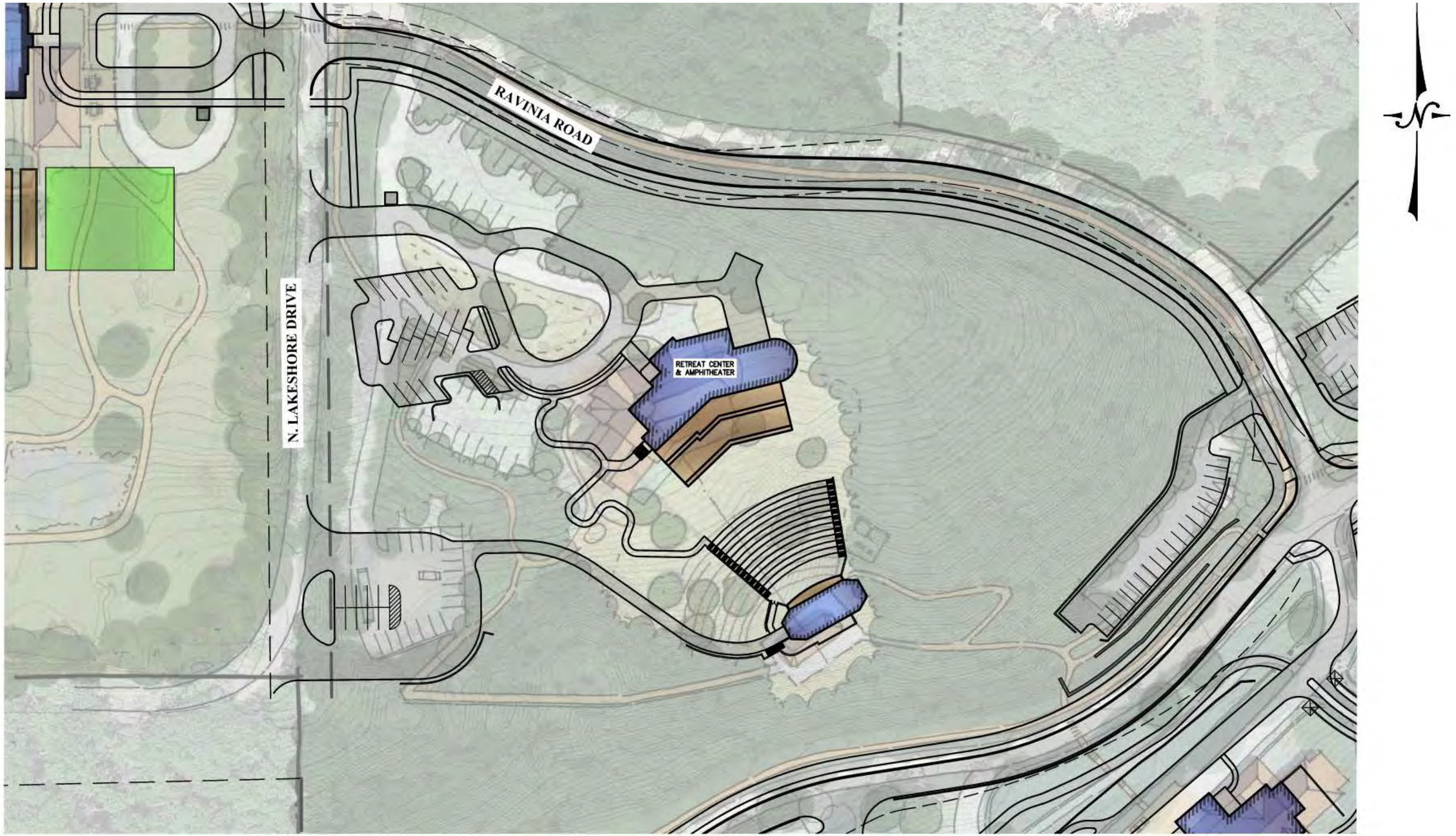
TOTAL SQ FT (CONDITIONED): **2,650 SF**
TOTAL SQ FT (GROSS): **3,270 SF**



RACQUET HOUSE - FIRST FLOOR - FDP

TOTAL SQ FT (CONDITIONED): **2,743 SF** *(+93 SF)*
TOTAL SQ FT (GROSS): **3,441 SF** *(+171 SF)*

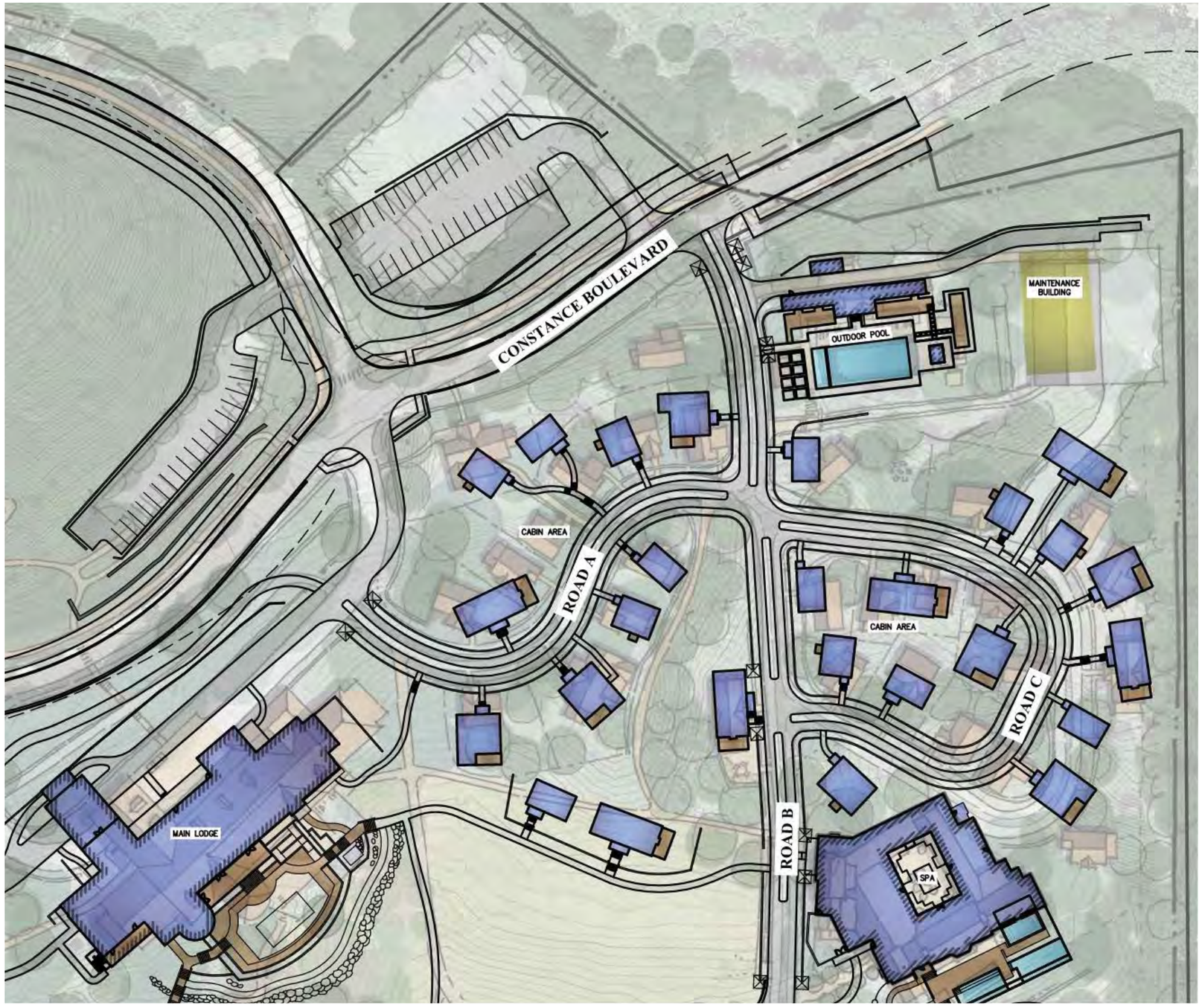
GDP VS FDP RACQUET HOUSE COMPARISON



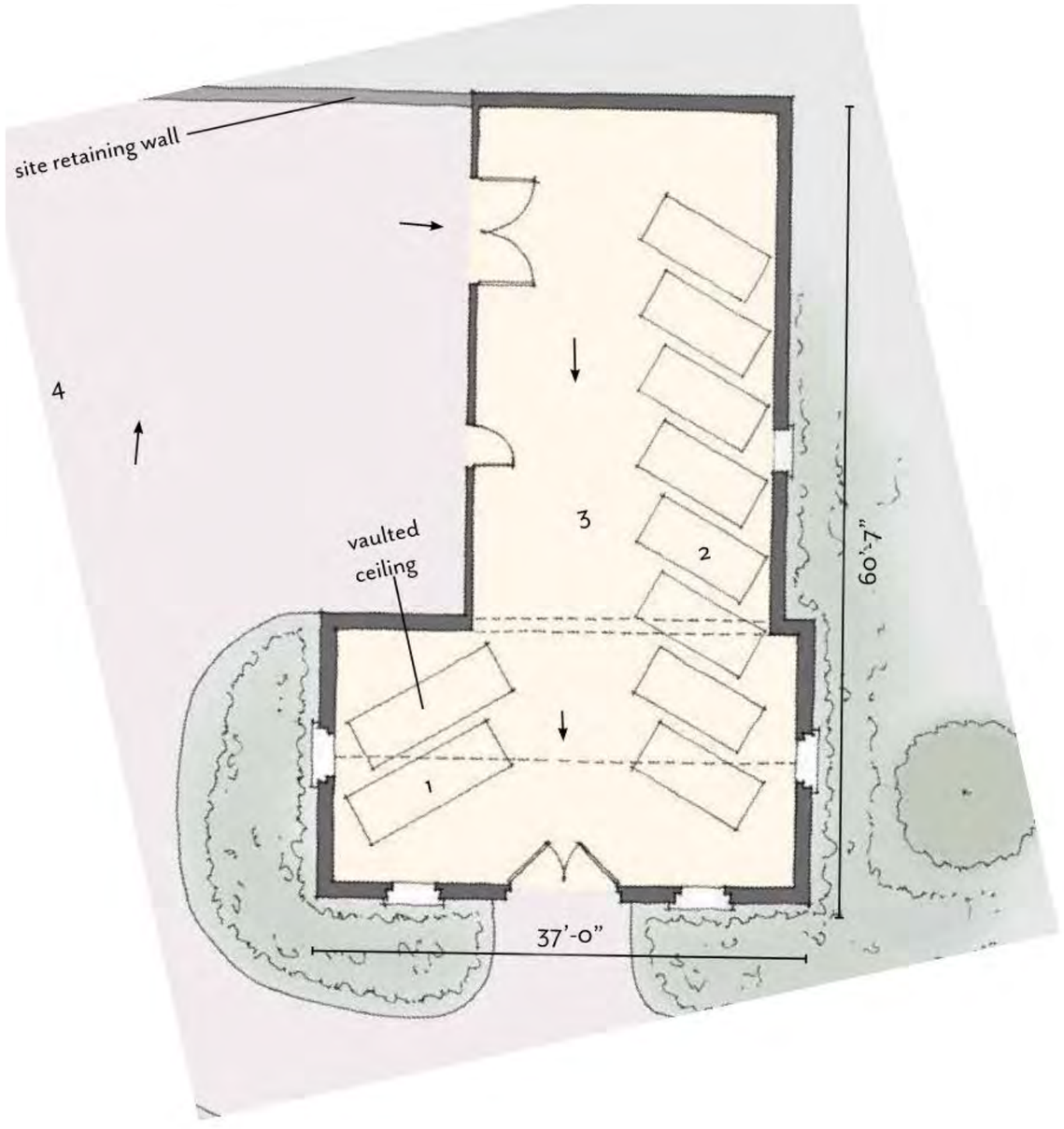
GDP - FDP OVERLAY - OVERVIEW 3

Description of Square Footage Change - Cottages

There have been program changes to the Cottages which have contributed to an increase in the overall square footage count, but it is important to note that the overall number of keys possible on the property has not changed. In the GDP, 25 one bedroom Cottages were proposed with four one bedroom cottages (not counting the Boathouse which has not changed). After additional marketing research, it was found that a change to the size of the cabins was needed. The FDP proposes 14 one bedroom cottages, eight two bedroom cottages (two of which will be lock outs) and six three bedroom cottages. Adjusting the cabin types increased the square footage and bedroom counts, but **the number of keys (units) that are available to guests/owners has not changed.**

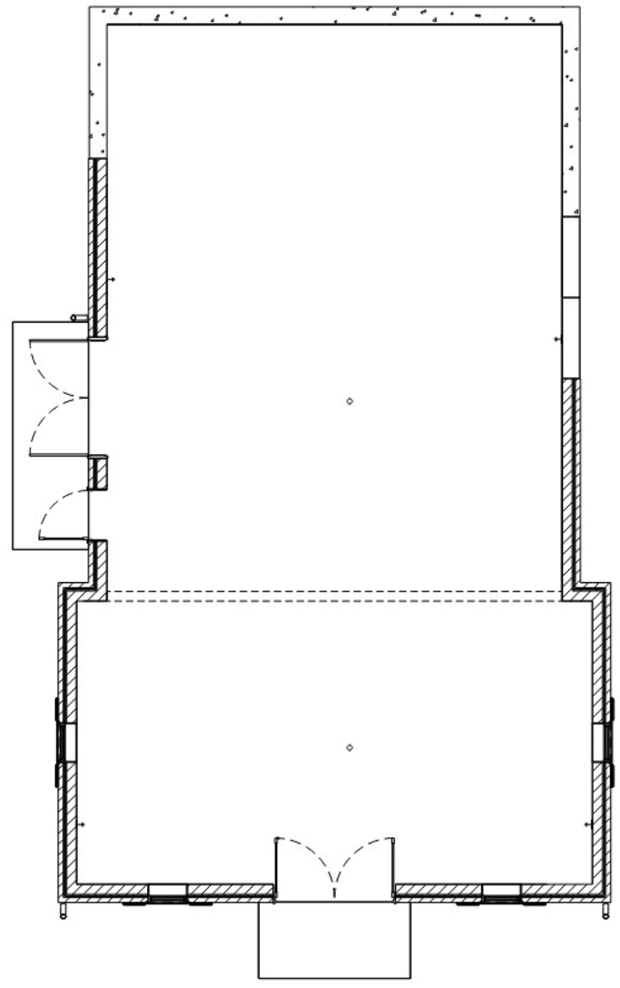


GDP VS FDP OVERLAY - OVERVIEW 4



CART BARN - FIRST FLOOR - GDP

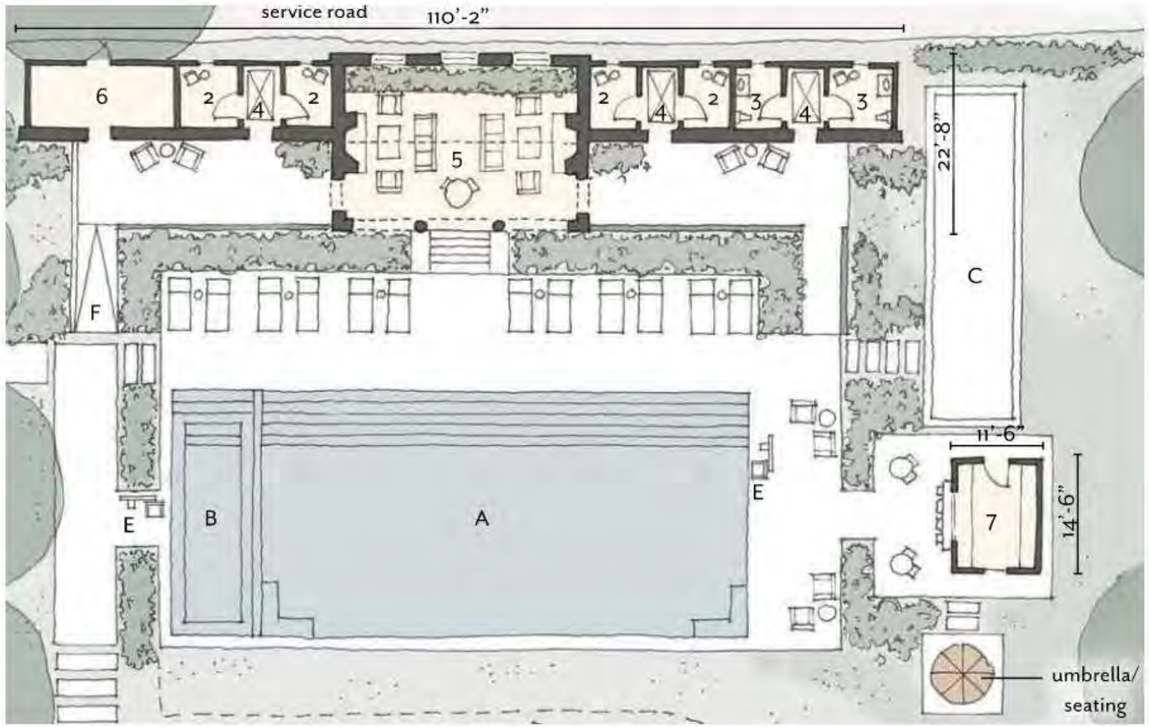
TOTAL SQ FT (CONDITIONED): **0 SF**
TOTAL SQ FT (GROSS): **1,675 SF**



CART BARN - FIRST FLOOR - FDP

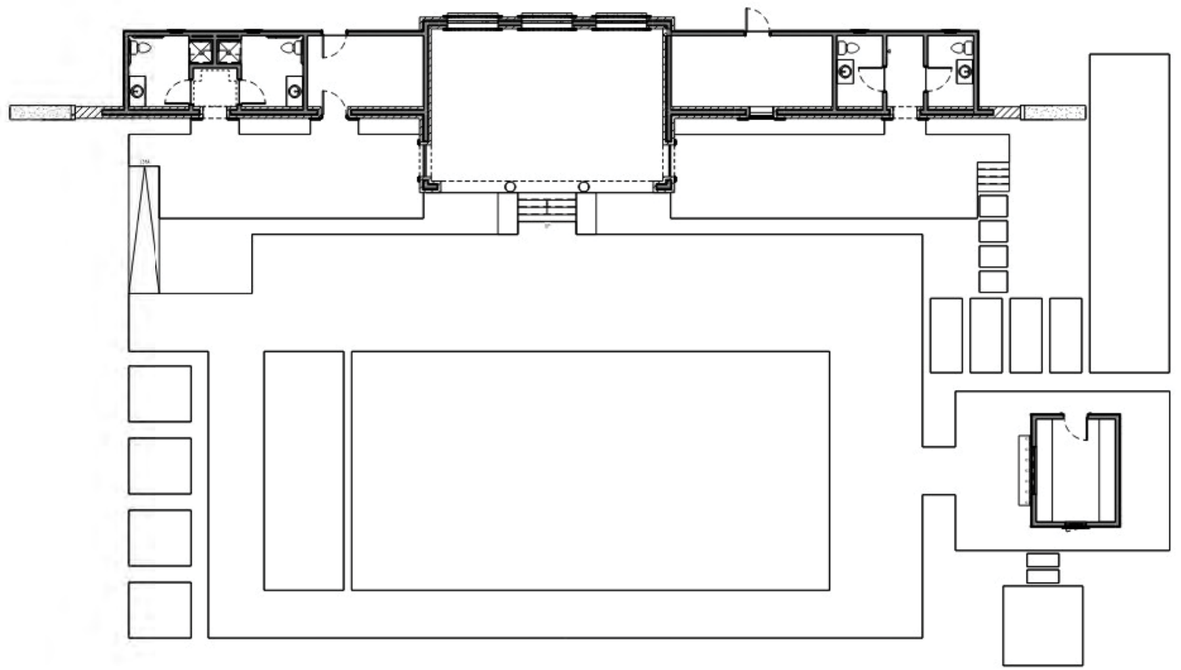
TOTAL SQ FT (CONDITIONED): **0 SF** *(0 SF)*
TOTAL SQ FT (GROSS): **2,000 SF** *(+325 SF)*

GDP VS FDP CART BARN COMPARISON



POOL PAVILION - FIRST FLOOR - GDP

TOTAL SQ FT (CONDITIONED): **0 SF**
TOTAL SQ FT (GROSS): **1,450 SF**



POOL PAVILION - FIRST FLOOR - FDP

TOTAL SQ FT (CONDITIONED): **0 SF** *(0 SF)*
TOTAL SQ FT (GROSS): **1,542 SF** *(+92 SF)*

GDP VS FDP POOL PAVILION COMPARISON

THANK YOU

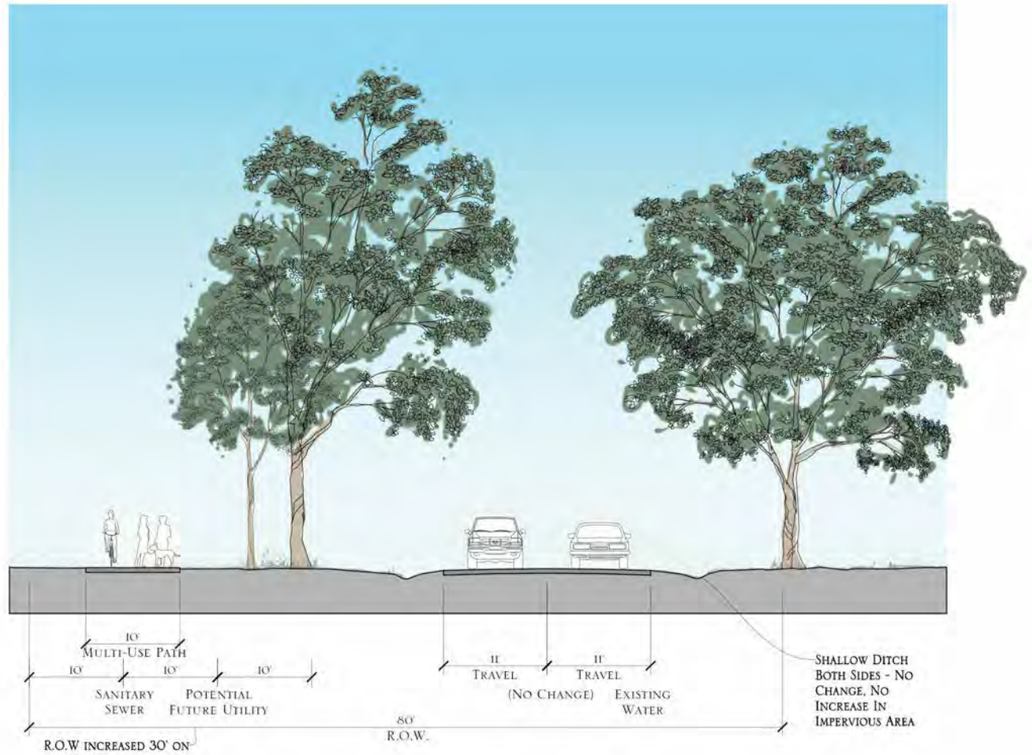
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EXISTING RIGHT OF WAY

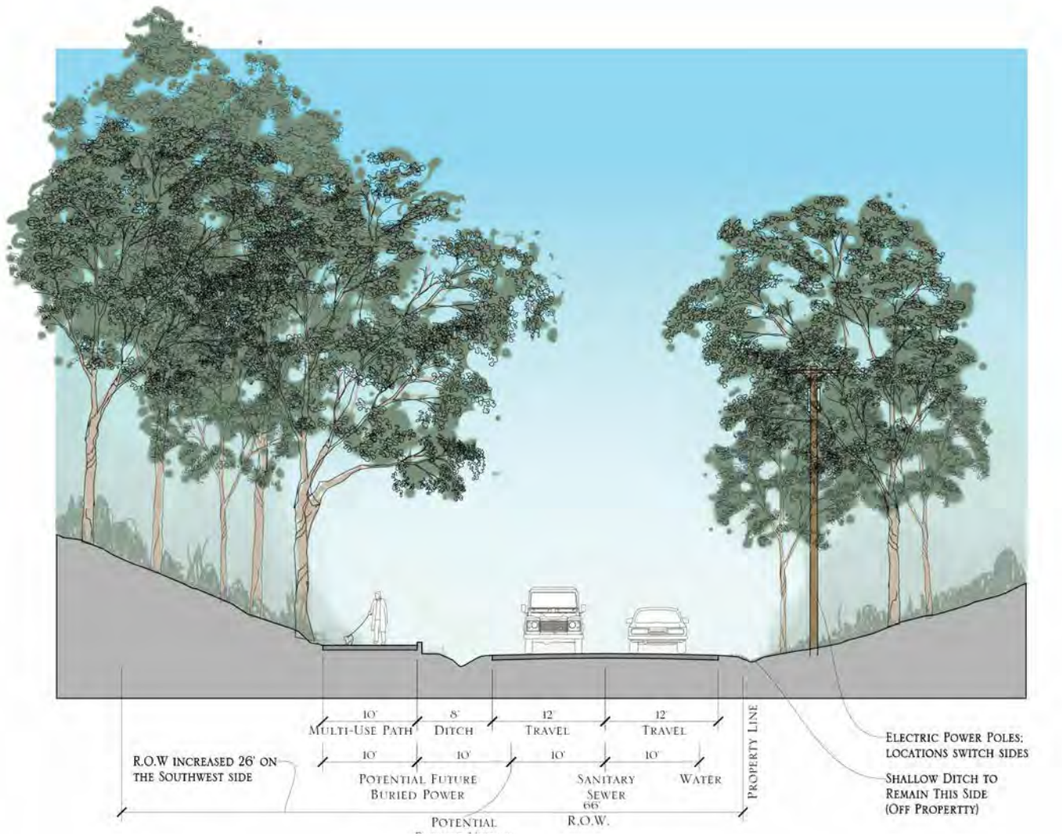


PROPOSED RIGHT OF WAY

LAKE SHORE DRIVE
STREET SECTION DIAGRAMS

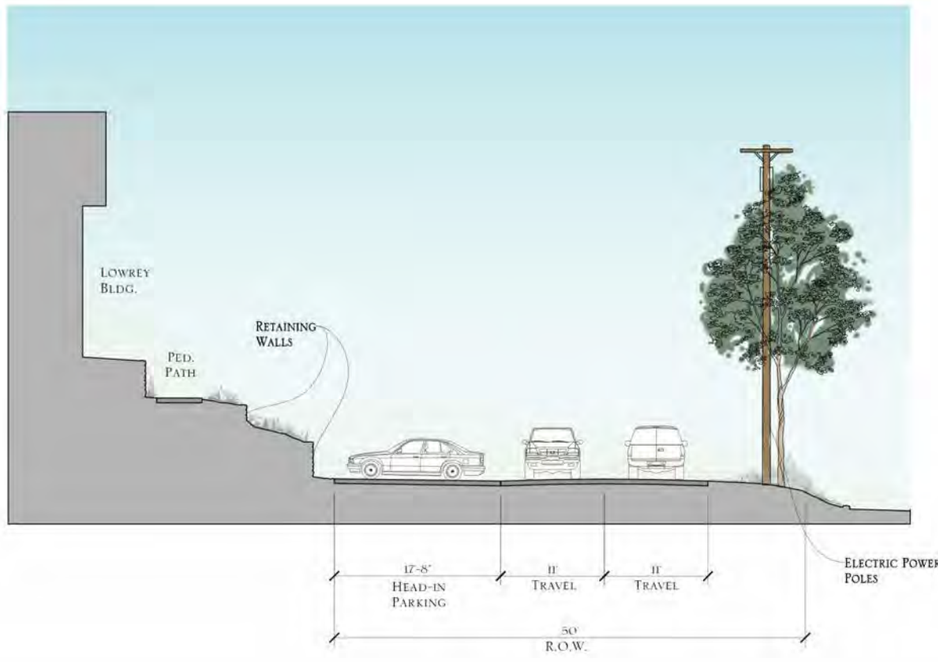


EXISTING RIGHT OF WAY



PROPOSED RIGHT OF WAY

RAVINA ROAD
STREET SECTION DIAGRAMS

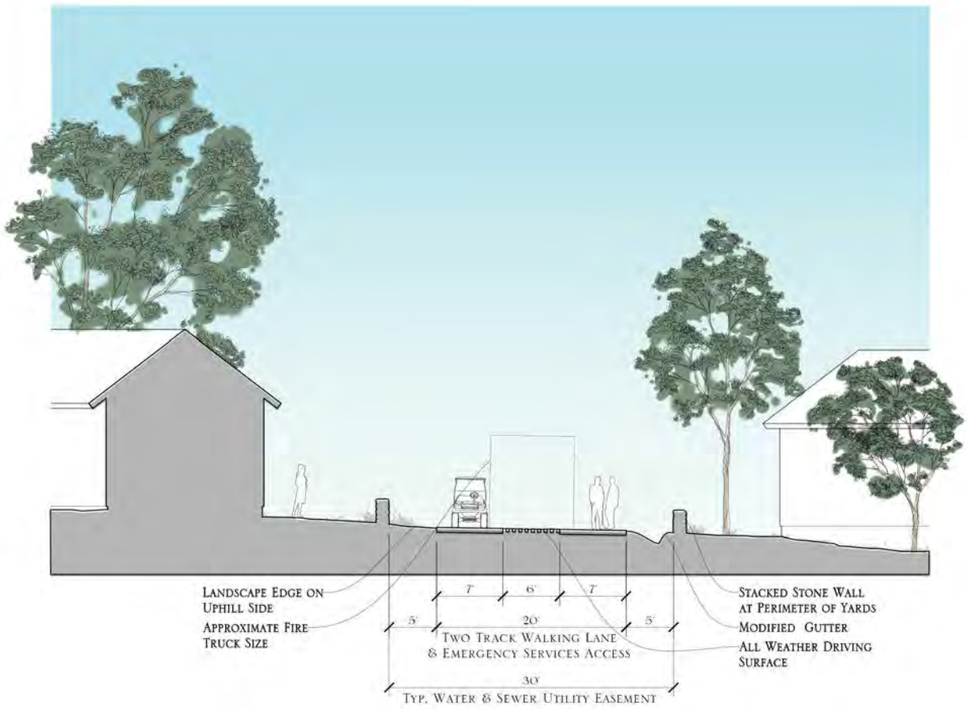


EXISTING SECTION

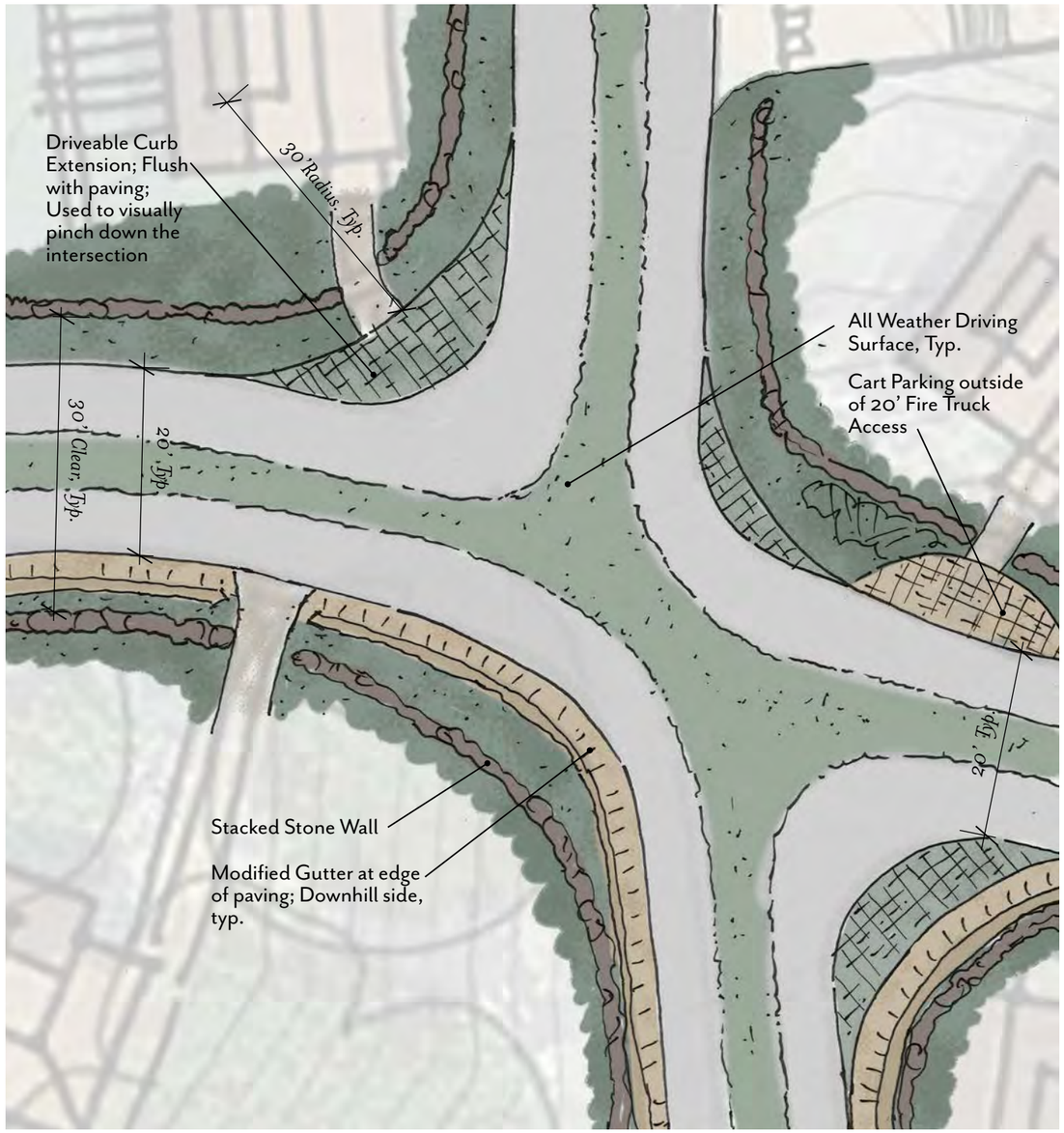


PROPOSED SECTION

CONSTANCE BOULEVARD
STREET SECTION DIAGRAMS



PROPOSED CROSS SECTION



PROPOSED PLAN DETAIL

TWO TRACK WALKING LANES & EMERGENCY SERVICES ACCESS
STREET SECTION & DETAIL DIAGRAMS

GDP Lot 2	
Total Area	406076
Total Impervious Area	84247
Total Pervious Area	321829
Landscape Ratio (LSR)	**79.25%**
Building Coverage	10091
Building Coverage Ratio	**2.49%**
Paths	16613
Parking Lots/Driveways/Roads	57543
Buildings	10091
Total Impervious	84247

FDP Lot 2	
Total Area	406076
Total Impervious Area	86645
Total Pervious Area	319431
Landscape Ratio (LSR)	**78.66%**
Building Coverage	13045
Building Coverage Ratio	**3.21%**
Paths	19388
Parking Lots/Driveways/Roads	54212
Buildings	13045
Total Impervious	86645

GDP Lot 4	
Total Area	790546
Total Impervious Area	229407
Total Pervious Area	561139
Landscape Ratio (LSR)	**70.98%**
Building Coverage	104463
Building Coverage Ratio	**13.21%**
Paths	50662
Parking Lots/Driveways/Roads	74282
Buildings	104463
Total Impervious	229407

FDP Lot 4	
Total Area	790546
Total Impervious Area	251646
Total Pervious Area	538900
Landscape Ratio (LSR)	**68.17%**
Building Coverage	119900
Building Coverage Ratio	**15.17%**
Paths	52825
Parking Lots/Driveways/Roads	78921
Buildings	119900
Total Impervious	251646

LYNCH & ASSOCIATES
ENGINEERING CONSULTANTS, LLC

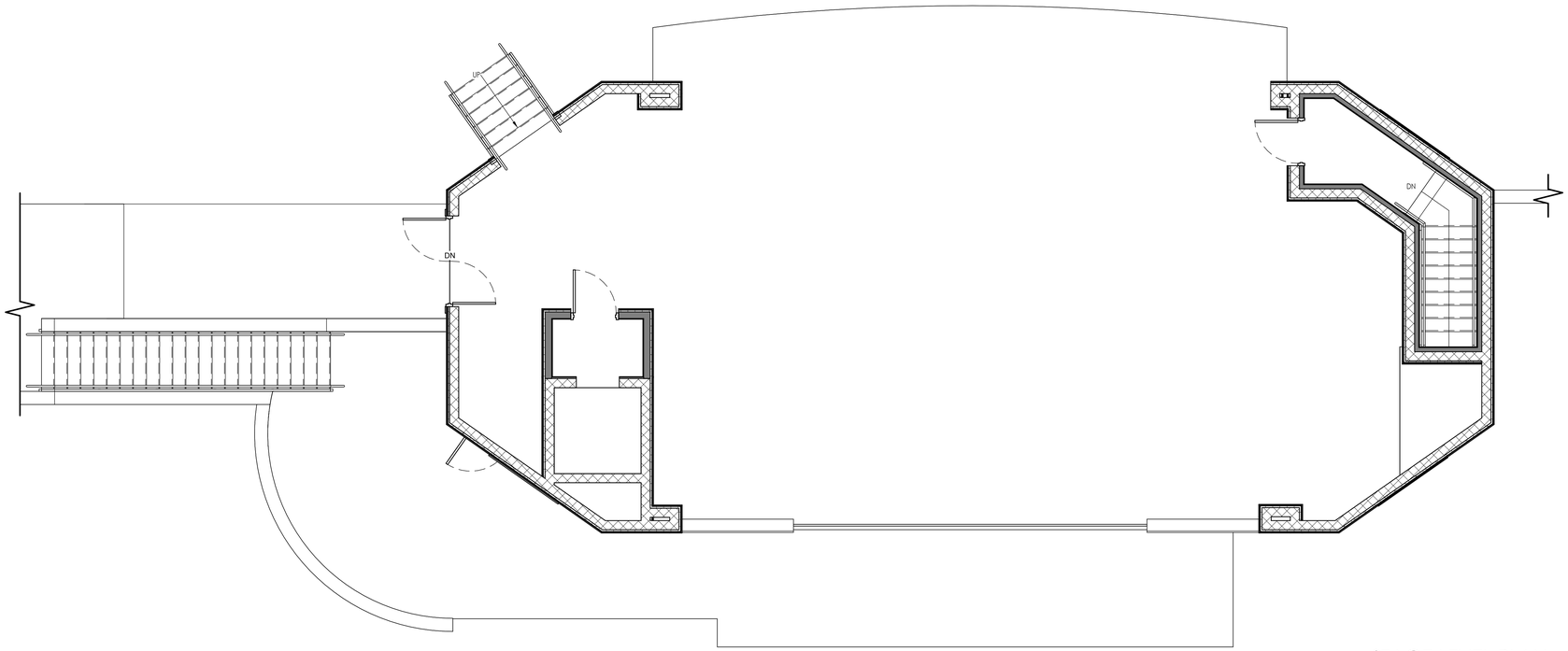
GENERAL PLAN NOTES

- ALL LOOSE FURNISHINGS SHOWN ON PLANS ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED ON LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY

SQUARE FOOTAGE

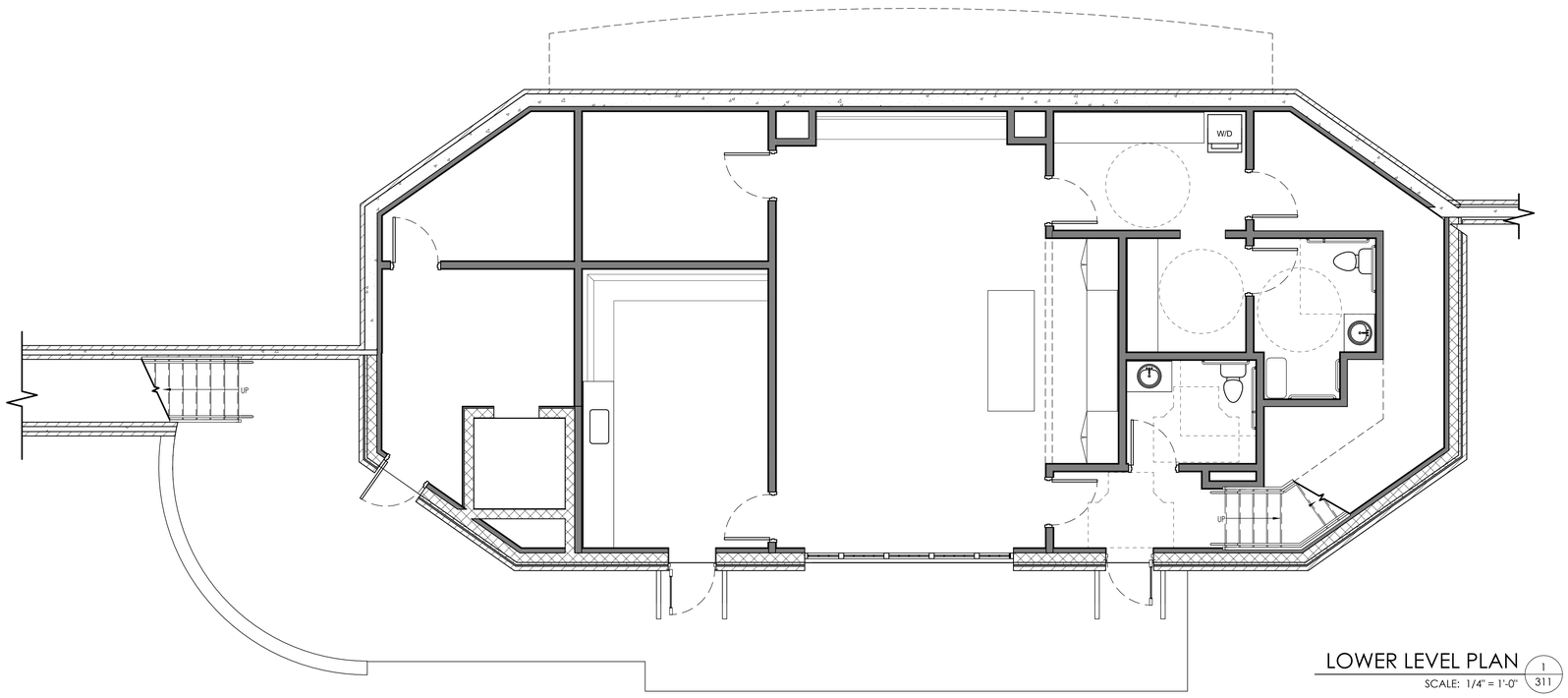
CONDITIONED:	
LOWER LEVEL:	2,183 SF
STAGE LEVEL:	154 SF
UNCONDITIONED:	
STAGE LEVEL:	2,194 SF
TOTAL UNDER ROOF:	**4,531 SF**



STAGE LEVEL PLAN (2/311)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

N W E S



LOWER LEVEL PLAN (1/311)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

N W E S

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - AMPHITHEATER & GREEN ROOM
NEW ENTERTAINMENT FACILITY
WILLIAMS BAY, WI
11350A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203
ISSUE DATE: 09/26/2025

DRAWN BY: Author
CHECKED BY: Checker

FLOOR PLANS

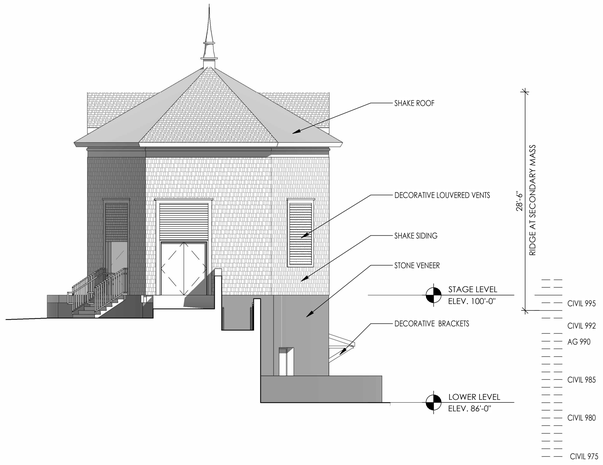
A 09
311

PROJ. NO. 2025-032.9

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR GENERAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5 MAX. FROM BUILDING CORNERS, AND 25 MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY

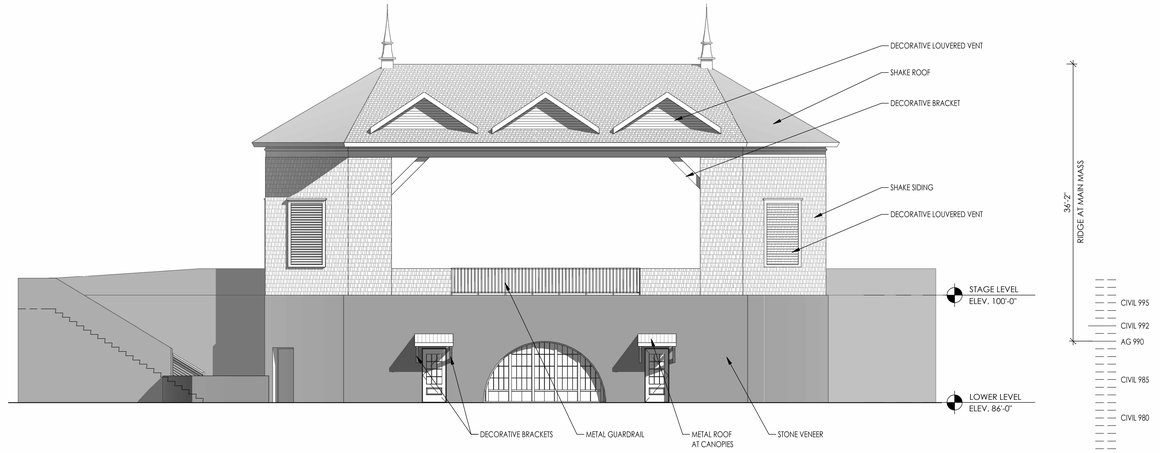


WEST ELEVATION 4/501

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

GRAPHIC SCALE

0 8 16 24 32

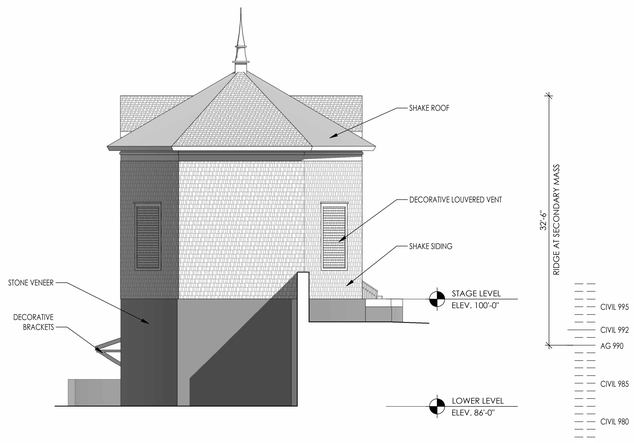


SOUTH ELEVATION 3/501

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

GRAPHIC SCALE

0 8 16 24 32

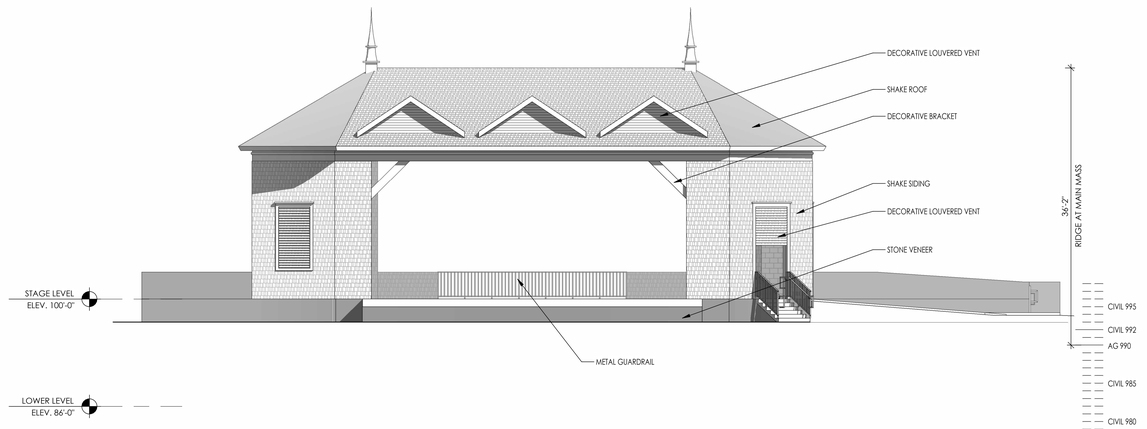


EAST ELEVATION 2/501

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

GRAPHIC SCALE

0 8 16 24 32



NORTH ELEVATION 1/501

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

GRAPHIC SCALE

0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 12/23/2025

NEW ENTERTAINMENT FACILITY

THE PRESERVE - AMPHITHEATER & GREEN ROOM

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 YEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: Author

CHECKED BY: Checker

EXTERIOR ELEVATIONS

A 09

501

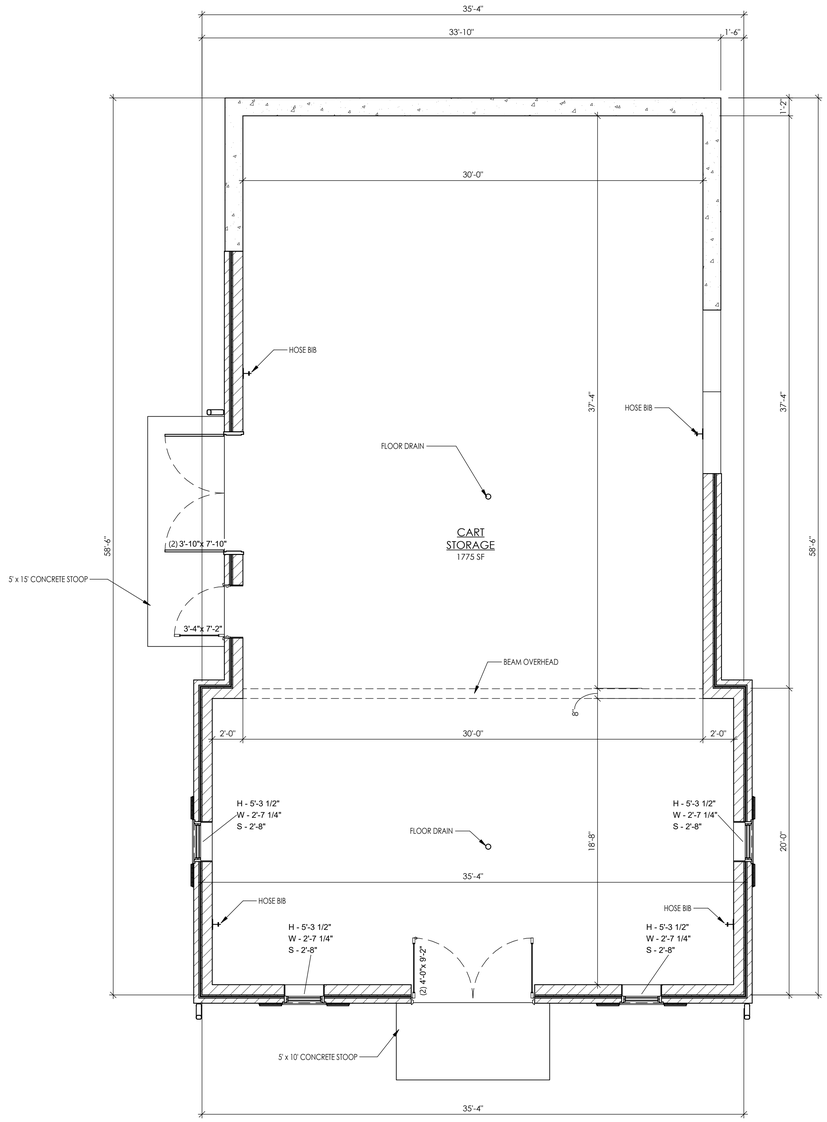
PROJ. NO. 2025-032.9

GENERAL PLAN NOTES

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- INTERIOR DIMENSIONS TAKEN FROM FACE OF STUD TO FACE OF STUD.

SQUARE FOOTAGE

UNCONDITIONED:	
CART BARN:	1,997 SF
TOTAL UNDER ROOF:	**1,997 SF**



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"

N
W E
S

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - CART BARN
NEW OPERATIONS FACILITY
ISSUE DATE: 11/07/2025

WILLIAMS BAY, WI
1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: SCH
CHECKED BY: TCY

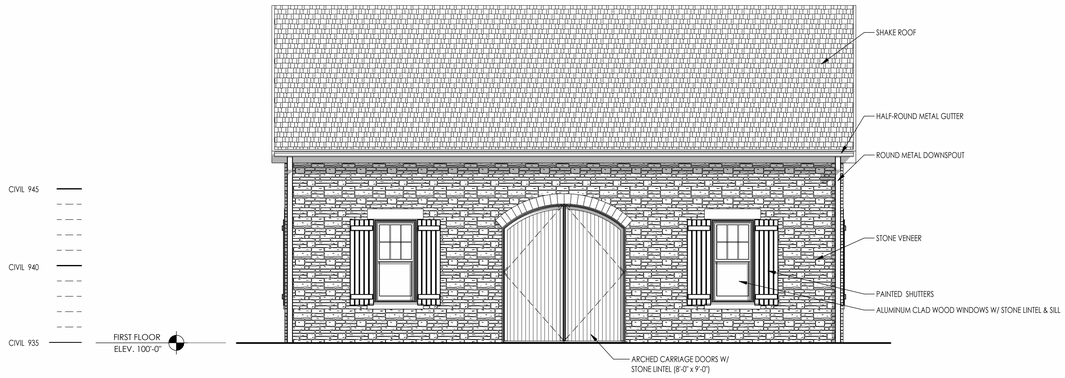
FLOOR PLAN

TP10
A311

PROJ. NO. 2025-032.10

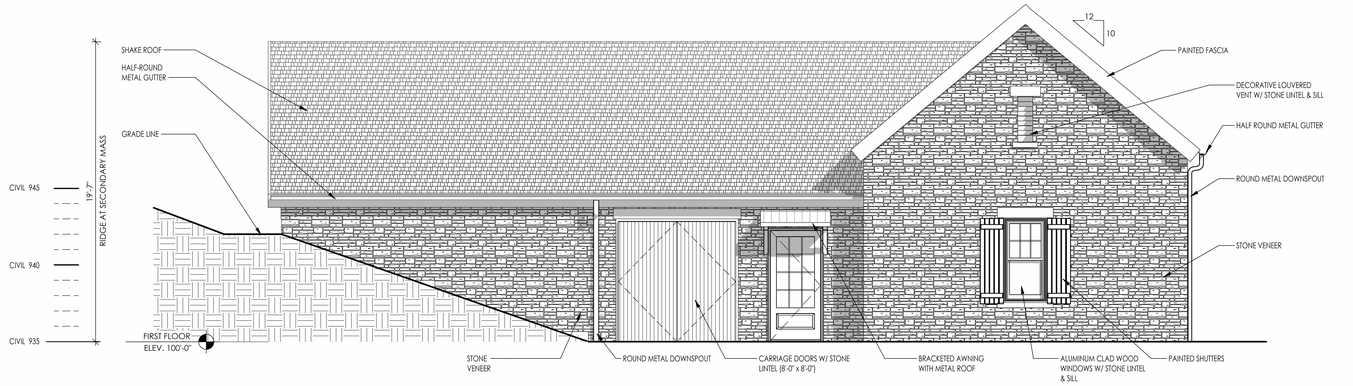
GENERAL EXTERIOR ELEVATION NOTES

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- ALL EXTERIOR COLORS AND FINISHES WILL MATCH THE COLORS AND FINISHES OF THE LEDGEVIEW PARK SHELTER.



SOUTH ELEVATION (1 / A501)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16



WEST ELEVATION (2 / A501)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 11/07/2025

NEW OPERATIONS FACILITY

THE PRESERVE - CART BARN

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: SCH
CHECKED BY: TCY

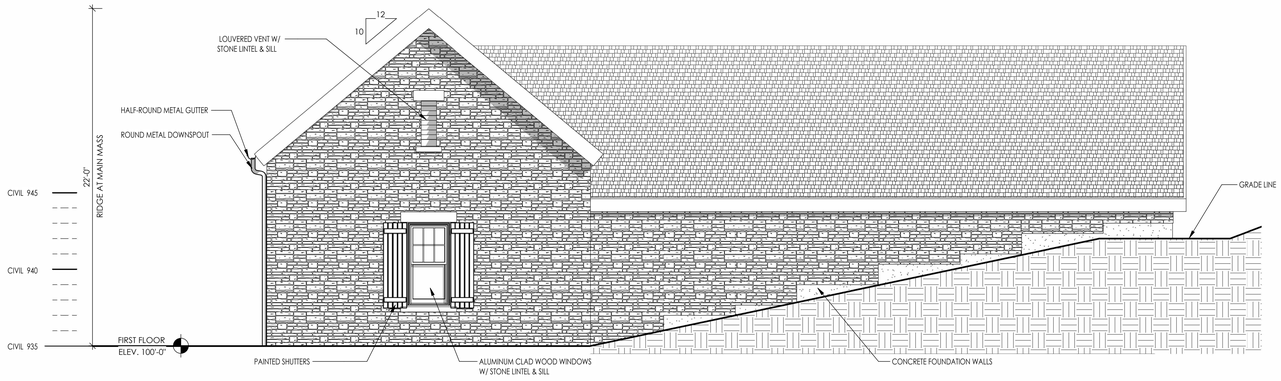
EXTERIOR ELEVATIONS

TP10
A501

PROJ. NO. 2025-032.10

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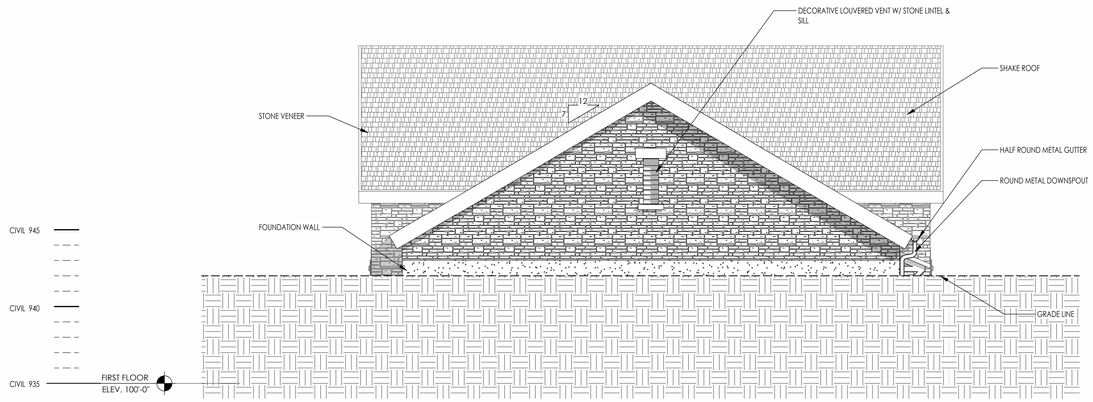


EAST ELEVATION (4 / A502)

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE

0 4 8 12 16



NORTH ELEVATION (3 / A502)

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 11/07/2025

NEW OPERATIONS FACILITY

THE PRESERVE - CART BARN

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: SCH

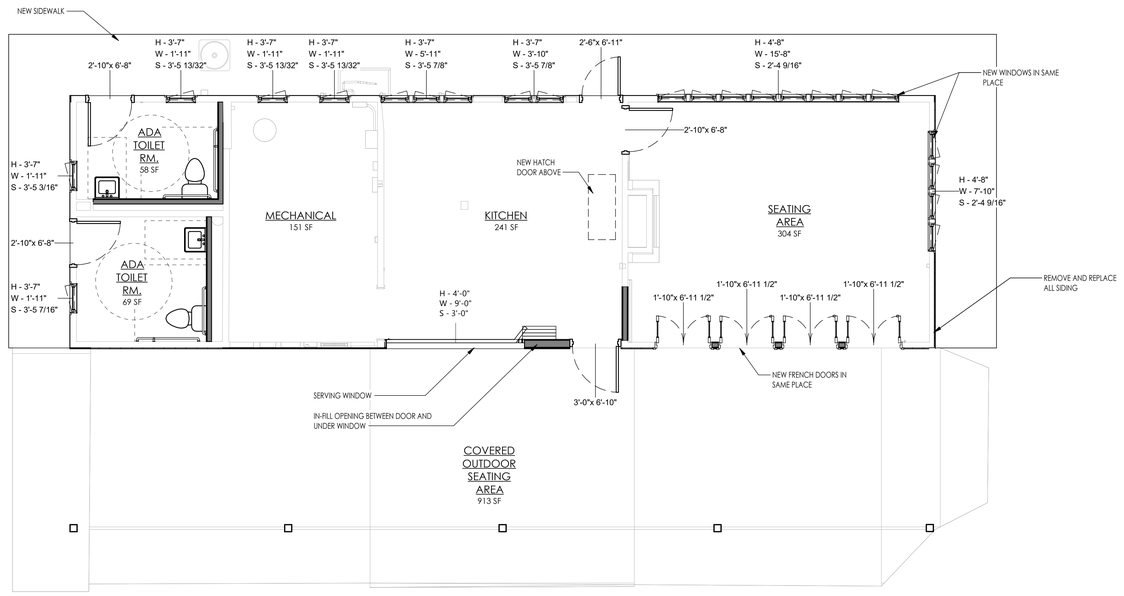
CHECKED BY: TCY

EXTERIOR ELEVATIONS

TP10

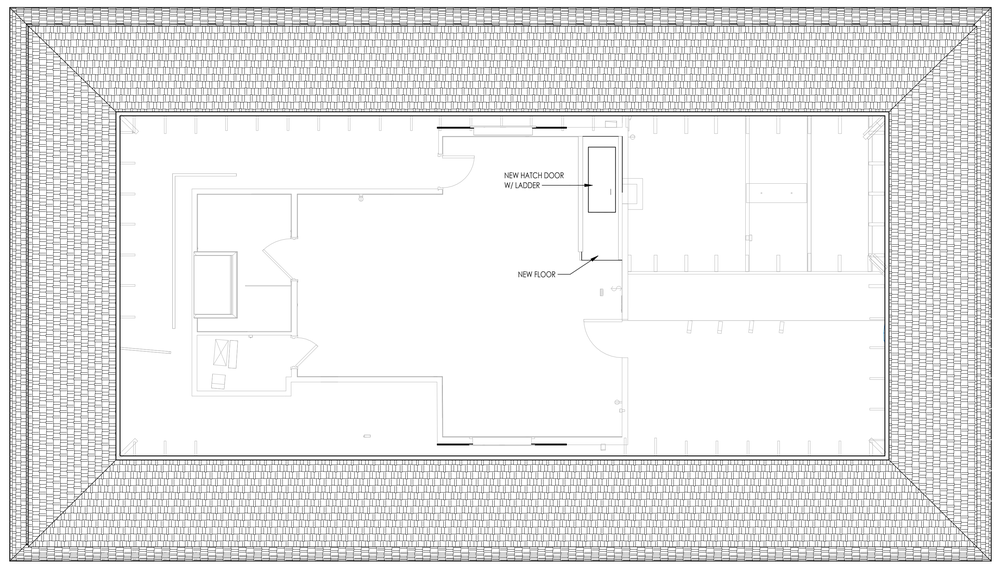
A502

PROJ. NO. 2025-032.10



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"

GENERAL PLAN NOTES

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- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY

FLOOR PLAN KEYNOTES

NO.	DESCRIPTION

SQUARE FOOTAGE

CONDITIONED:	
FIRST LEVEL:	928 SF
SECOND LEVEL:	460 SF
UNCONDITIONED:	
FIRST LEVEL:	883 SF
TOTAL UNDER ROOF:	**2,271 SF**

N
W E
S

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

	DATE	ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 11/07/2025

NEW RECREATION FACILITY

THE PRESERVE - COMFORT STATION

STREET ADDRESS, CITY, STATE ZIP

1135A MICHIGAN AVE, SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE, SUITE 210, MILWAUKEE, WI 53203

PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SCH

CHECKED BY: TCY

FLOOR PLANS

TP08

A312

PROJ. NO. 2025-032.8

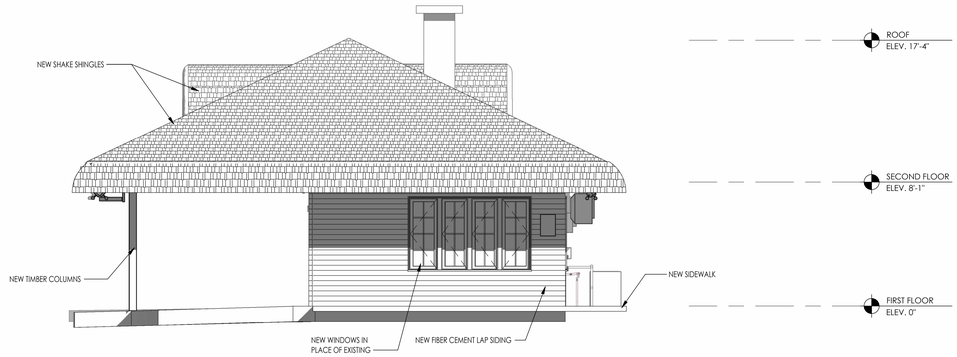
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PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION

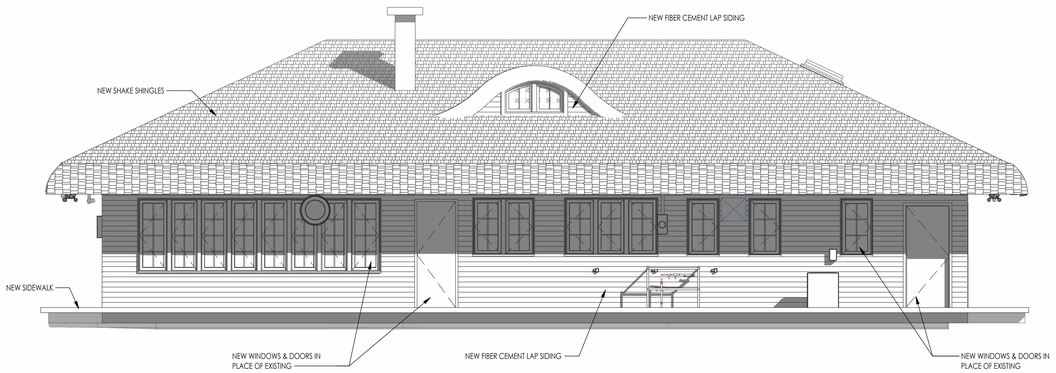


EAST ELEVATION

SCALE: 1/4" = 1'-0" (2 / A501)

GRAPHIC SCALE

0 4 8 12 16



NORTH ELEVATION

SCALE: 1/4" = 1'-0" (1 / A501)

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - COMFORT STATION

NEW RECREATION FACILITY

ISSUE DATE: 11/07/2025

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

STREET ADDRESS, CITY, STATE ZIP

DRAWN BY: SCH

CHECKED BY: TCY

EXTERIOR ELEVATIONS

TP08

A501

PROJ. NO. 2025-032.8

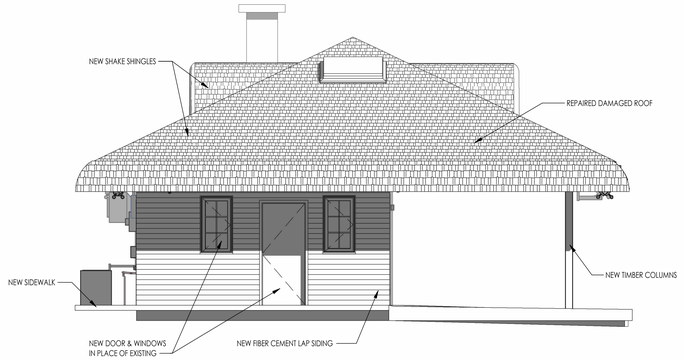
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PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION

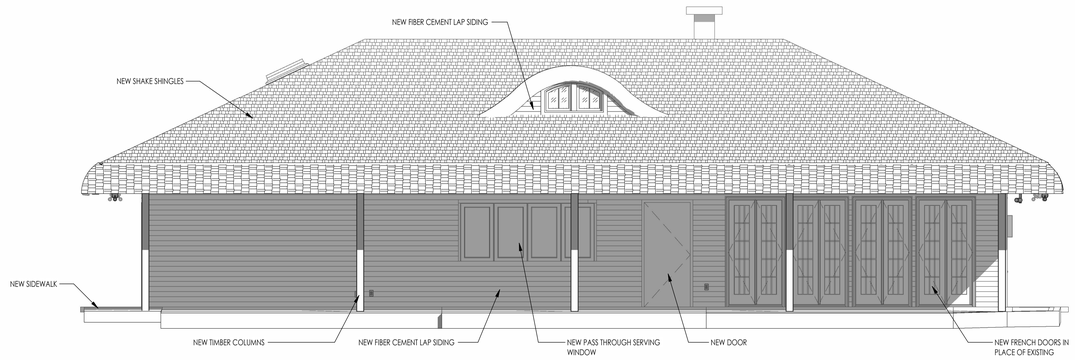


WEST ELEVATION (2 / A502)

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE

0 4 8 12 16



SOUTH ELEVATION (1 / A502)

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - COMFORT STATION

NEW RECREATION FACILITY

STREET ADDRESS, CITY, STATE ZIP

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

ISSUE DATE: 11/07/2025

DRAWN BY: SCH

CHECKED BY: TCY

EXTERIOR ELEVATIONS

TP08

A502

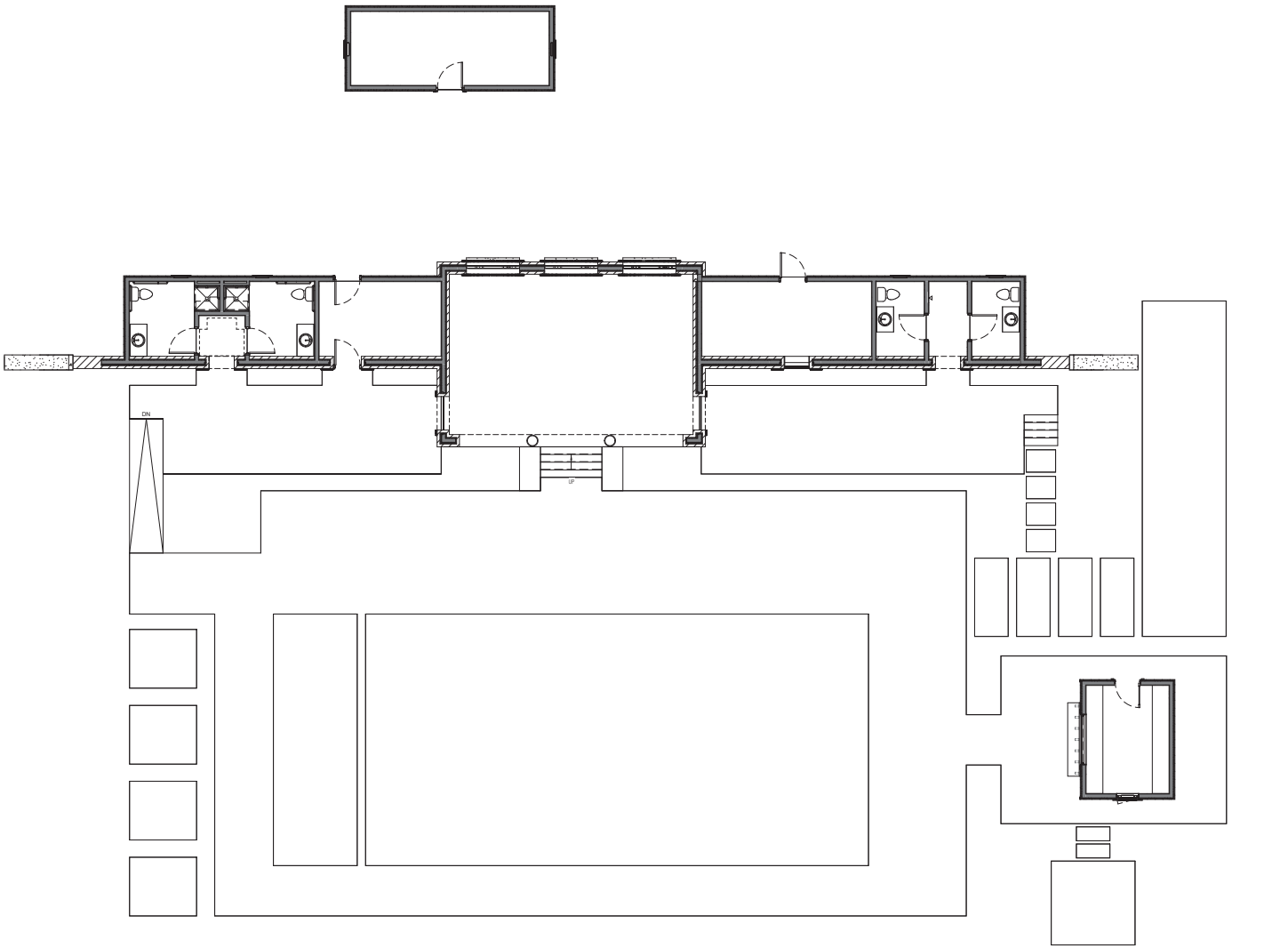
PROJ. NO. 2025-032.8

GENERAL PLAN NOTES

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- INTERIOR DIMENSIONS TAKEN FROM FACE OF STUD TO FACE OF STUD.

SQUARE FOOTAGE

UNCONDITIONED:	
BAR:	161 SF
POOL PAVILION:	1,542 SF
POOL EQUIPMENT:	256 SF
TOTAL UNDER ROOF:	**1,959 SF**



FIRST FLOOR PLAN (1/311)
SCALE: 3/16" = 1'-0"

GRAPHIC SCALE
0 6 12 18 24

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - POOL PAVILION
NEW RECREATION FACILITY
ISSUE DATE: 09/26/2025

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203
WILLIAMS BAY, WI

DRAWN BY: MEM
CHECKED BY: PGM

FLOOR PLAN

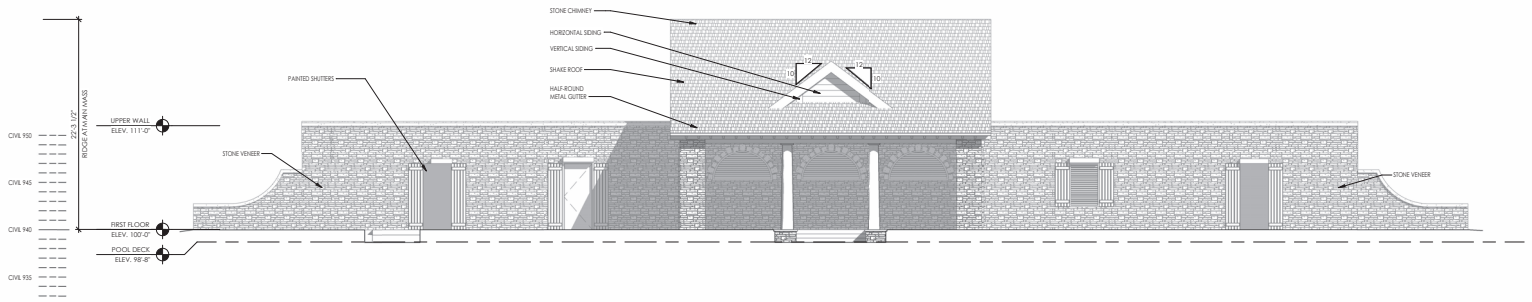
A 05
311

PROJ. NO. 2025-032.5

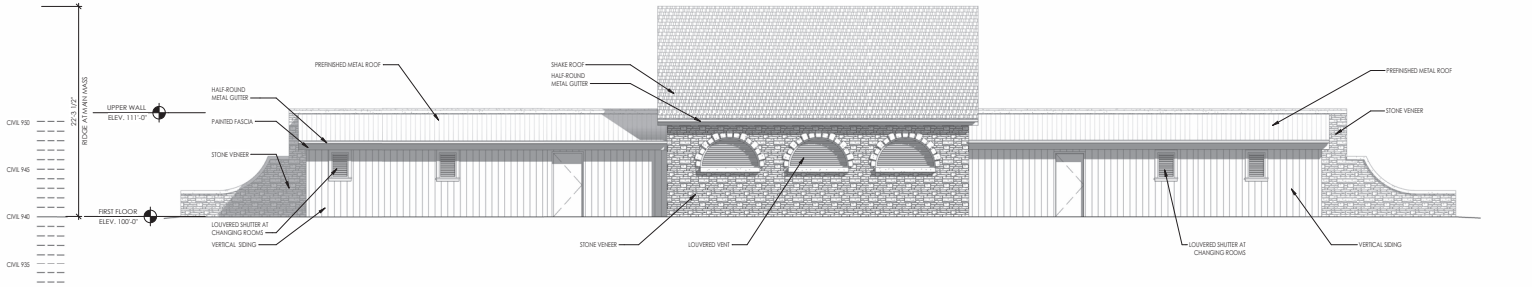
GENERAL EXTERIOR ELEVATION NOTES

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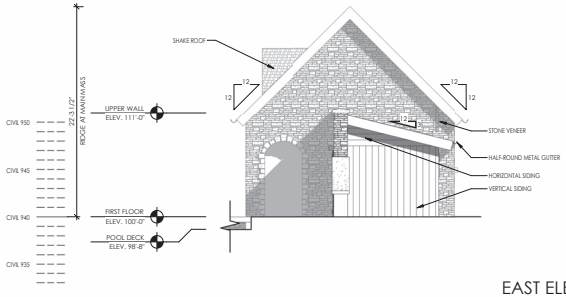
PRELIMINARY



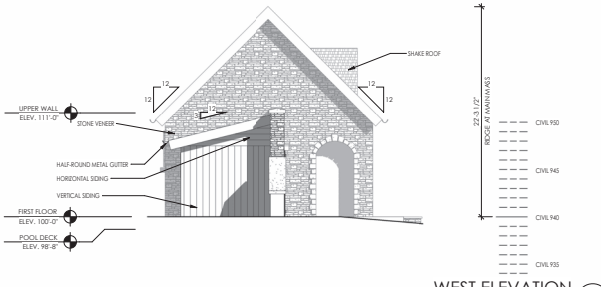
SOUTH ELEVATION (4/501)
SCALE: 3/16" = 1'-0"
GRAPHIC SCALE 0 4 8 12 16



NORTH ELEVATION (3/501)
SCALE: 3/16" = 1'-0"
GRAPHIC SCALE 0 4 8 12 16



EAST ELEVATION (2/501)
SCALE: 3/16" = 1'-0"
GRAPHIC SCALE 0 4 8 12 16



WEST ELEVATION (1/501)
SCALE: 3/16" = 1'-0"
GRAPHIC SCALE 0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 09/26/2025

NEW RECREATION FACILITY

THE PRESERVE - POOL PAVILION

WILLIAMS BAY, WI

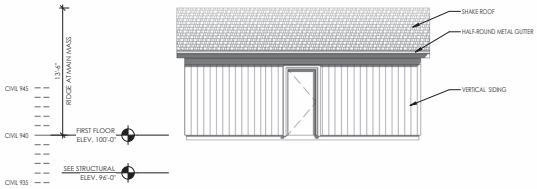
1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: MEM
CHECKED BY: PGM

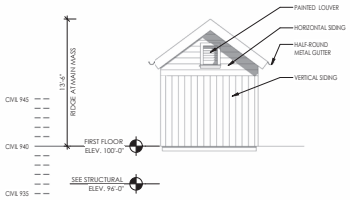
EXTERIOR ELEVATIONS

A 05
501

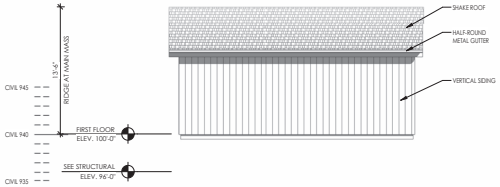
PROJ. NO. 2025-032.5



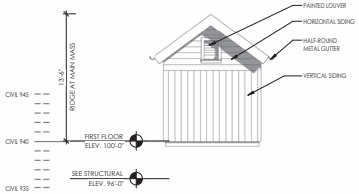
EQUIPMENT SOUTH ELEVATION 8/502
SCALE: 3/16" = 1'-0"



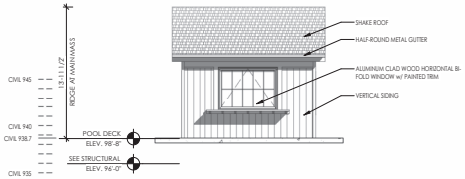
EQUIPMENT WEST ELEVATION 7/502
SCALE: 3/16" = 1'-0"



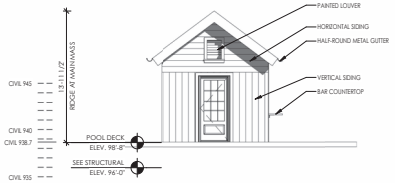
EQUIPMENT NORTH ELEVATION 6/502
SCALE: 3/16" = 1'-0"



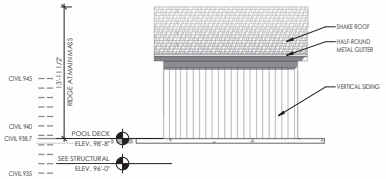
EQUIPMENT EAST ELEVATION 5/502
SCALE: 3/16" = 1'-0"



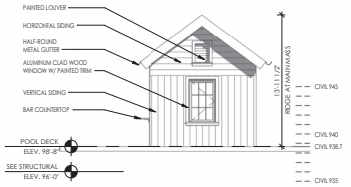
BAR WEST ELEVATION 4/502
SCALE: 3/16" = 1'-0"



BAR NORTH ELEVATION 3/502
SCALE: 3/16" = 1'-0"



BAR EAST ELEVATION 2/502
SCALE: 3/16" = 1'-0"



BAR SOUTH ELEVATION 1/502
SCALE: 3/16" = 1'-0"

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR MATERIAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 0 MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.
- ALL EXTERIOR COLORS AND FINISHES WILL MATCH THE COLORS AND FINISHES OF THE LEDGEVIEW PARK SHELTER.

PRELIMINARY

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - POOL PAVILION
NEW RECREATION FACILITY
ISSUE DATE: 09/26/2025

WILLIAMS BAY, WI
1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 160 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: MEM
CHECKED BY: PGM

EXTERIOR ELEVATIONS

A 05
502

PROJ. NO. 2025-032.5

GENERAL PLAN NOTES

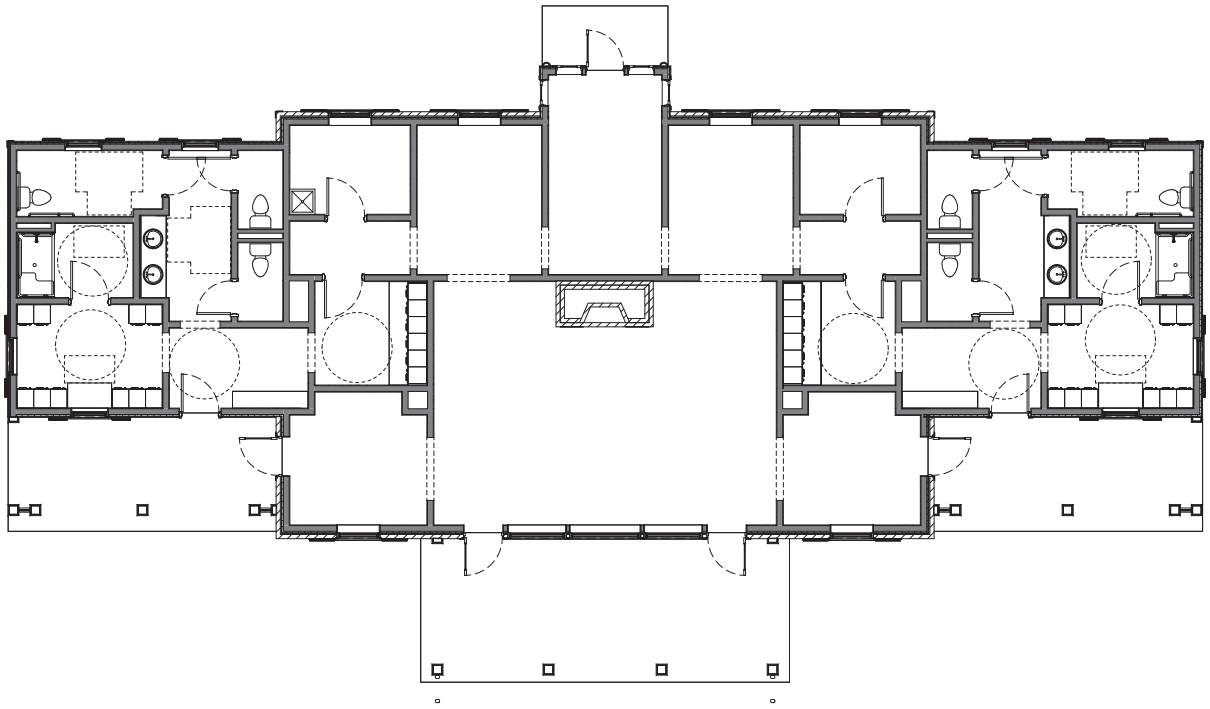
- ALL LOOSE FURNISHINGS SHOWN ON PLANS ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED UPON LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS TAKEN FROM FACE OF STUD TO FACE OF STUD.

FLOOR PLAN KEYNOTES

NO.	DESCRIPTION

SQUARE FOOTAGE

CONDITIONED:	
PAVILION:	2,743 SF
UNCONDITIONED:	
PORCHES:	698 SF
TOTAL UNDER ROOF:	**3,441 SF**



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE

0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - RACQUET PAVILION

NEW RECREATION FACILITY

ISSUE DATE: 09/26/2025

1135A MICHIGAN AVE., SHEBOYGAN, WI 53081 | (920) 452-4444 | 660 VEL R. PHILLIPS AVE., SUITE 210., MILWAUKEE, WI 53203

WILLIAMS BAY, WI

DRAWN BY: MEM

CHECKED BY: PGM

FIRST FLOOR PLAN

A 07

311

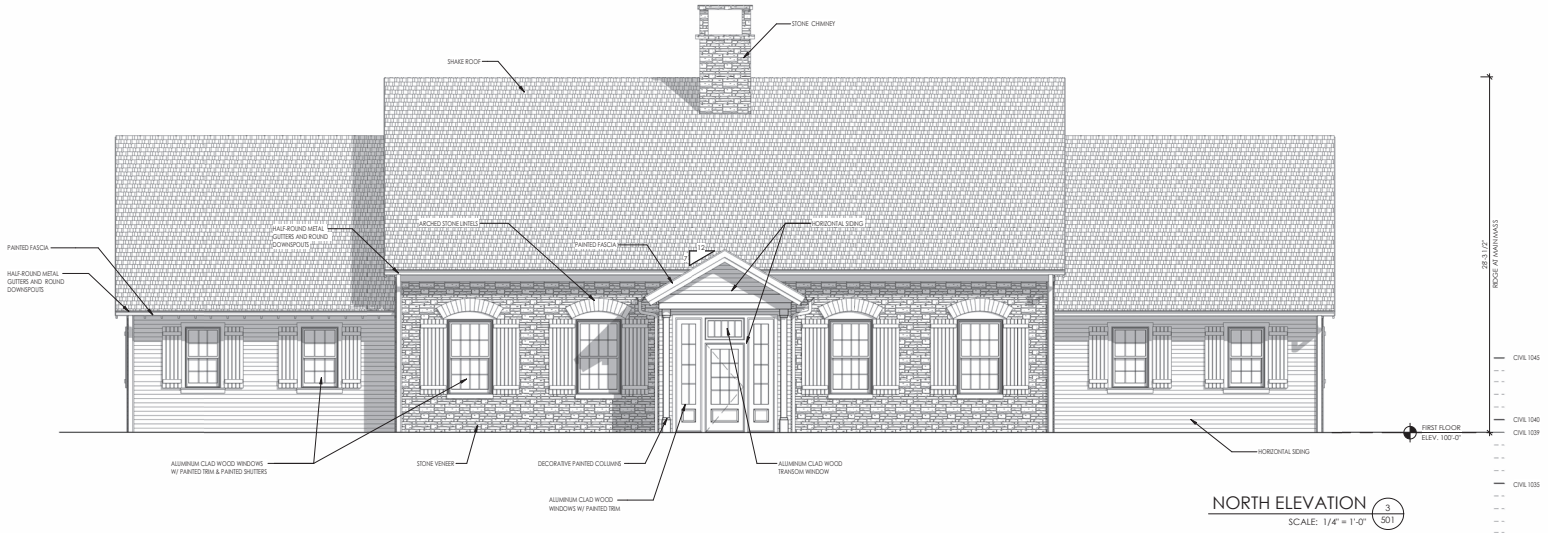
PROJ. NO. 2025-032.7

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR MATERIAL REPRESENTATION ONLY, ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.
- ALL EXTERIOR COLORS AND FINISHES WILL MATCH THE COLORS AND FINISHES OF THE LEDGEVIEW PARK SHELTER.

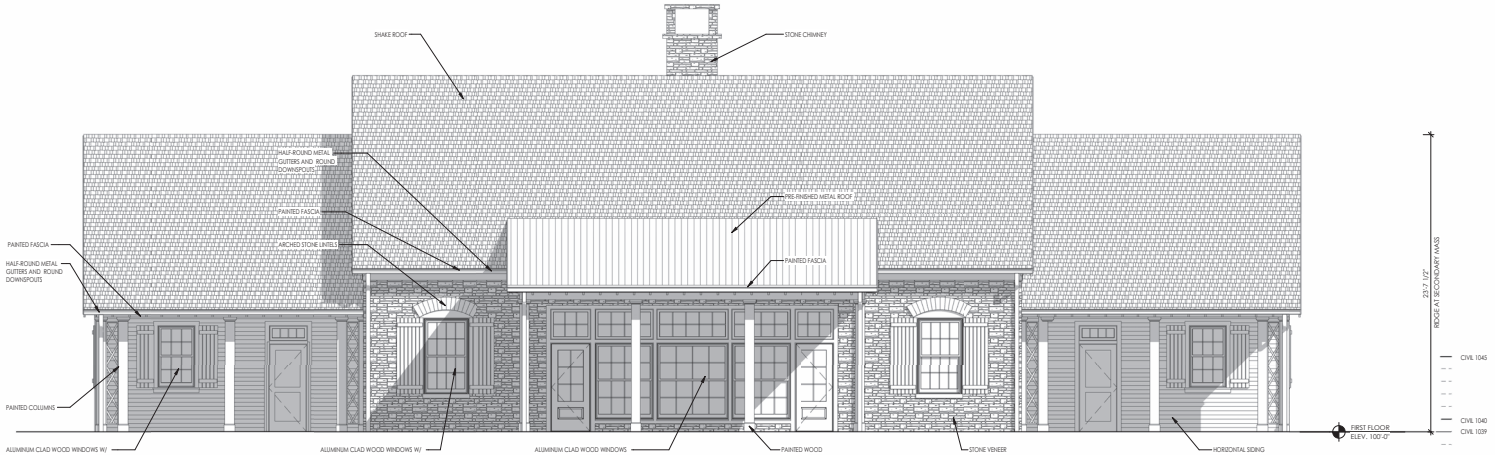
ELEVATION KEYNOTES

NO.	DESCRIPTION



NORTH ELEVATION (3/501)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16



SOUTH ELEVATION (1/501)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - RACQUET PAVILION
NEW RECREATION FACILITY
ISSUE DATE: 12/23/2025

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203
WILLIAMS BAY, WI

DRAWN BY: MEM
CHECKED BY: PGM

EXTERIOR ELEVATIONS

A 07
501

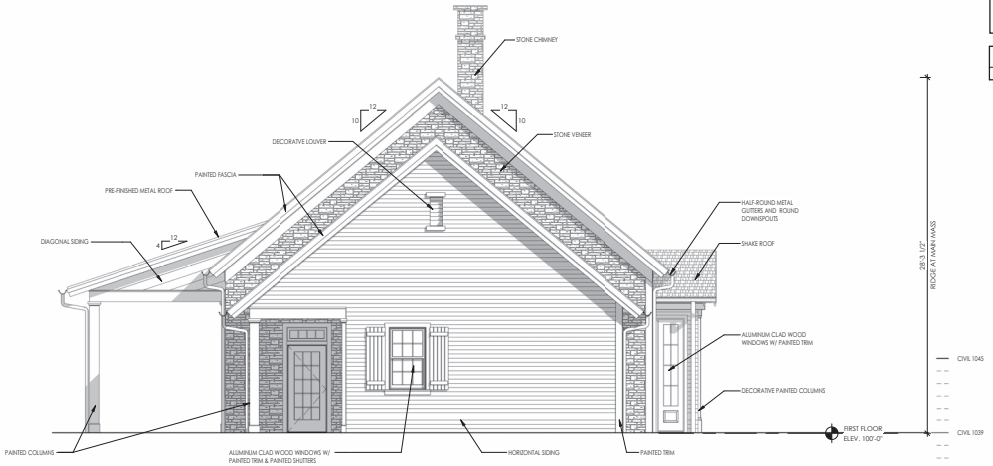
PROJ. NO. 2025-032.7

GENERAL EXTERIOR ELEVATION NOTES

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- ALL EXTERIOR COLORS AND FINISHES WILL MATCH THE COLORS AND FINISHES OF THE LEDGEVIEW PARK SHELTER.

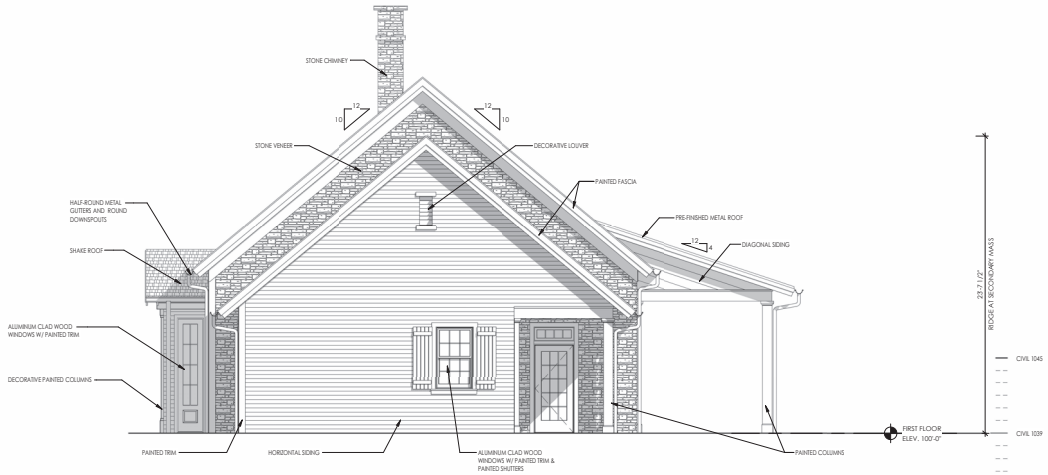
ELEVATION KEYNOTES

NO.	DESCRIPTION



EAST ELEVATION (2/502)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16



WEST ELEVATION (1/502)
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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ISSUE DATE: 12/23/2025

NEW RECREATION FACILITY

THE PRESERVE - RACQUET PAVILION

WILLIAMS BAY, WI

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PRELIMINARY - NOT FOR CONSTRUCTION

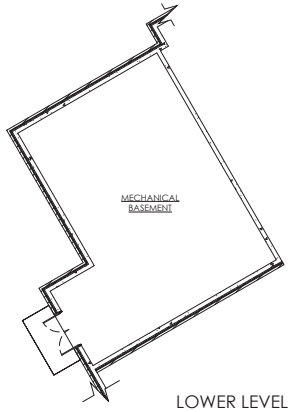
DRAWN BY: MEM

CHECKED BY: PGM

EXTERIOR ELEVATIONS

A 07
502

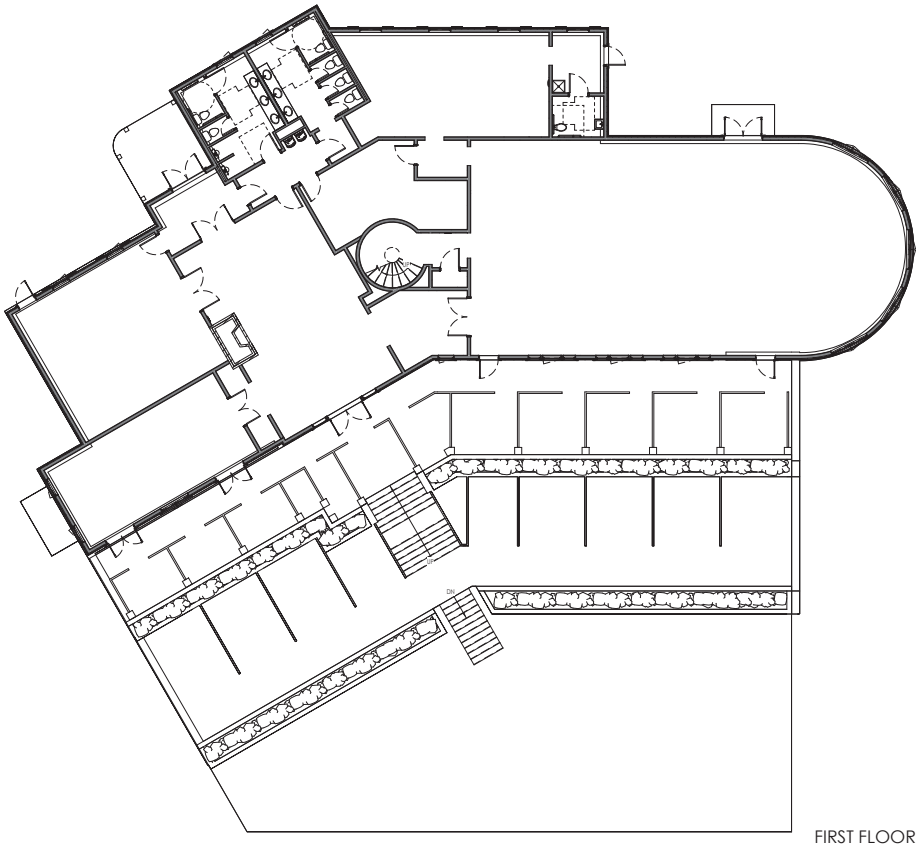
PROJ. NO. 2025-032.7



LOWER LEVEL (2/311)
SCALE: 1/8" = 1'-0"

N
W E
S

GRAPHIC SCALE
0 8 16 24 32



FIRST FLOOR PLAN (1/311)
SCALE: 1/8" = 1'-0"

N
W E
S

GRAPHIC SCALE
0 8 16 24 32

GENERAL PLAN NOTES

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- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY

SQUARE FOOTAGE

CONDITIONED:	
FIRST FLOOR:	6,521 SF
MEZZANINE:	427 SF
OBSERVATION TOWER:	85 SF
UNCONDITIONED:	
LOWER LEVEL:	1,239 SF
PORCHES:	1,863 SF
TOTAL UNDER ROOF:	**10,135 SF**

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - RETREAT CENTER
NEW BANQUET FACILITY
ISSUE DATE: 09/26/2025

WILLIAMS BAY, WI
1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: Author
CHECKED BY: Checker

LOWER LEVEL & FIRST FLOOR PLAN

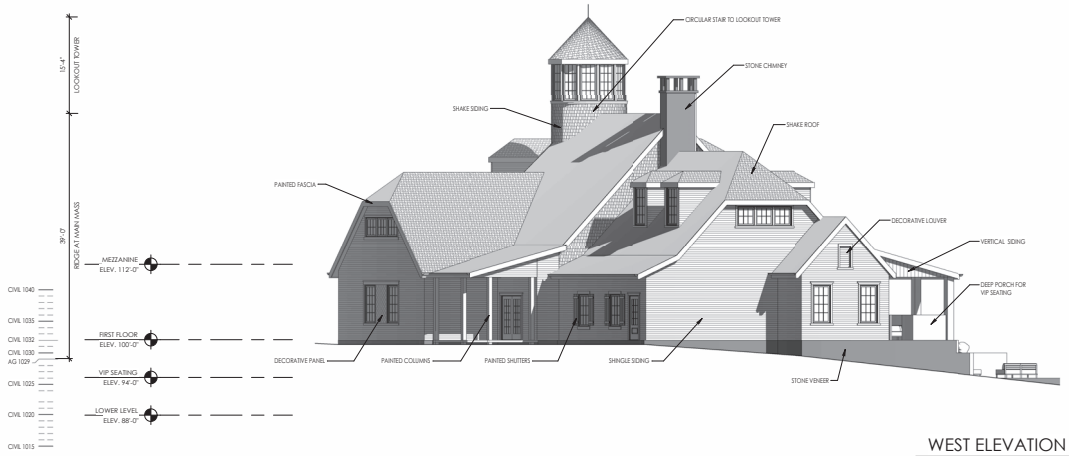
A 03
311

PROJ. NO. 2025-032.3

GENERAL EXTERIOR ELEVATION NOTES

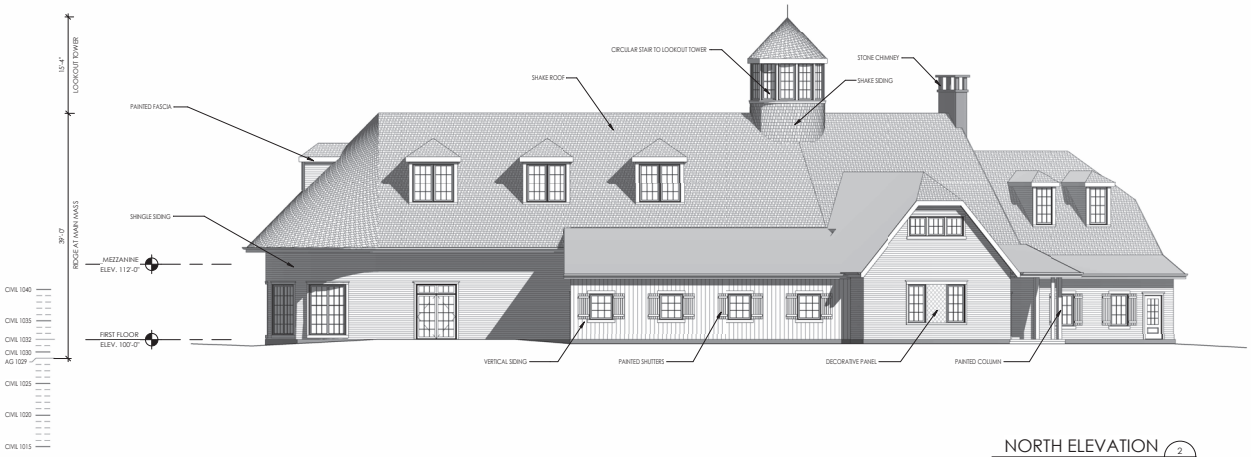
- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
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- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY



WEST ELEVATION 3/501
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



NORTH ELEVATION 2/501
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 12/23/2025

NEW BANQUET FACILITY

THE PRESERVE - RETREAT CENTER

WILLIAMS BAY, WI

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DRAWN BY: Author

CHECKED BY: Checker

EXTERIOR ELEVATIONS

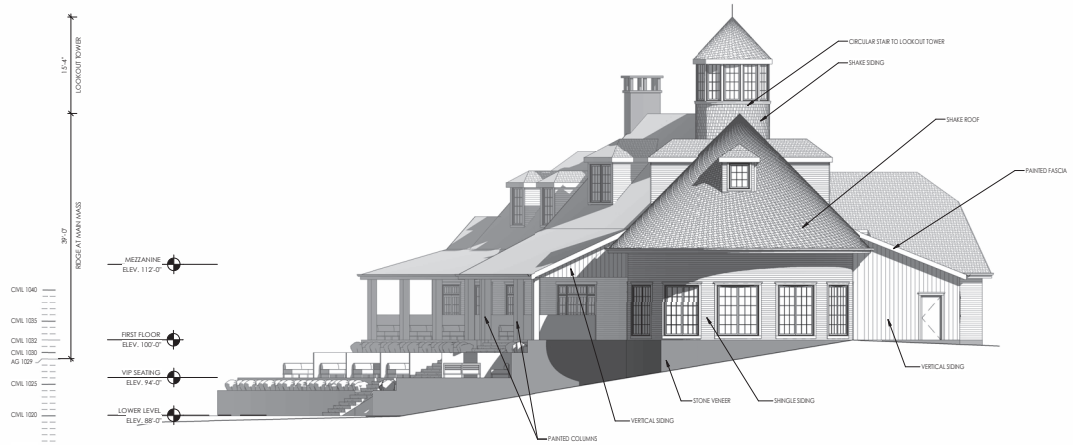
A 03
501

PROJ. NO. 2025-032.3

GENERAL EXTERIOR ELEVATION NOTES

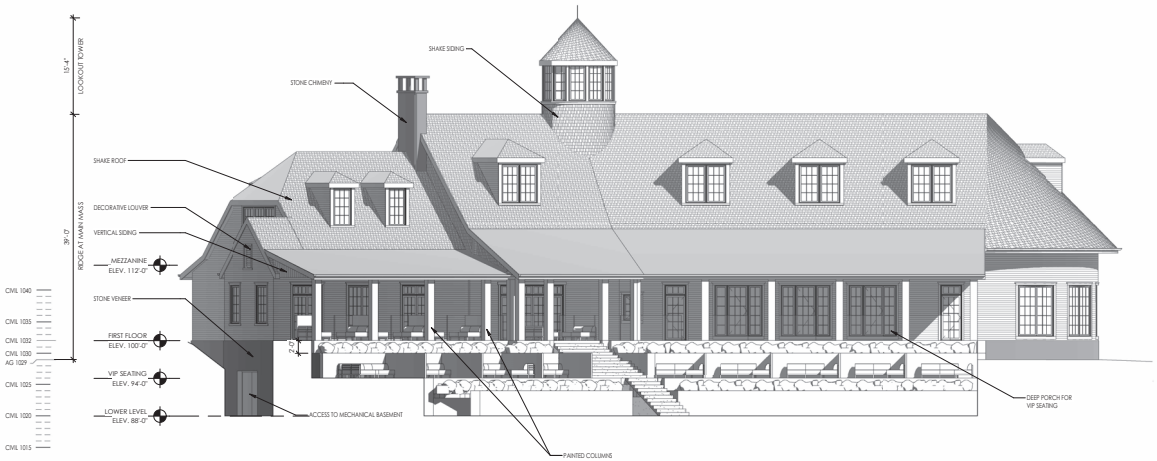
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PRELIMINARY



EAST ELEVATION (1/502)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



SOUTH ELEVATION (2/502)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:
△ DATE ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 12/23/2025

NEW BANQUET FACILITY

THE PRESERVE - RETREAT CENTER

WILLIAMS BAY, WI

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DRAWN BY: Author
CHECKED BY: Checker

EXTERIOR ELEVATIONS

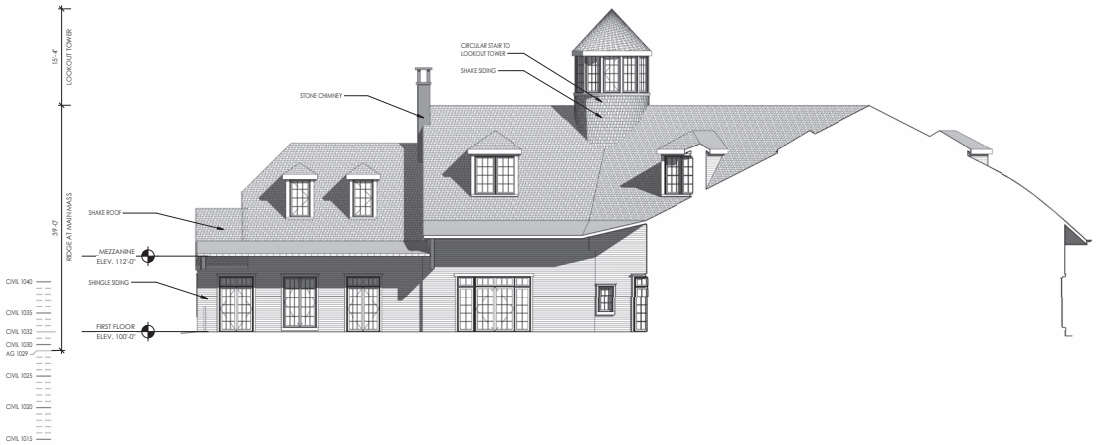
A 03
502

PROJ. NO. 2025-032.3

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR PICTORIAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
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PRELIMINARY

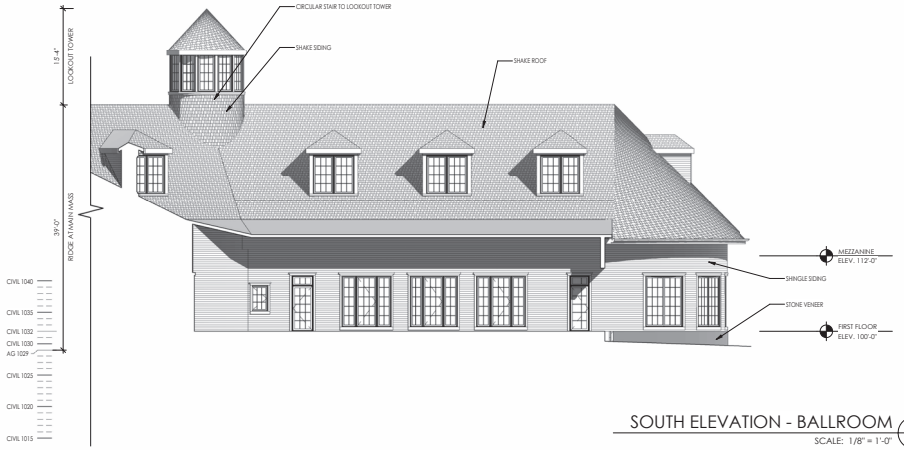


SOUTH ELEVATION - BOARD ROOM 1/503

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

GRAPHIC SCALE

0 8 16 24 32



SOUTH ELEVATION - BALLROOM 2/503

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

GRAPHIC SCALE

0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

	DATE	ISSUE

NOTICE TO BIDDERS

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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 12/23/2025

NEW BANQUET FACILITY

THE PRESERVE - RETREAT CENTER

WILLIAMS BAY, WI

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DRAWN BY: Author

CHECKED BY: Checker

EXTERIOR ELEVATIONS

A 03
503

PROJ. NO. 2025-032.3

GENERAL PLAN NOTES

- ALL LOOSE FURNISHINGS SHOWN ON PLANS ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED ON FINISH LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

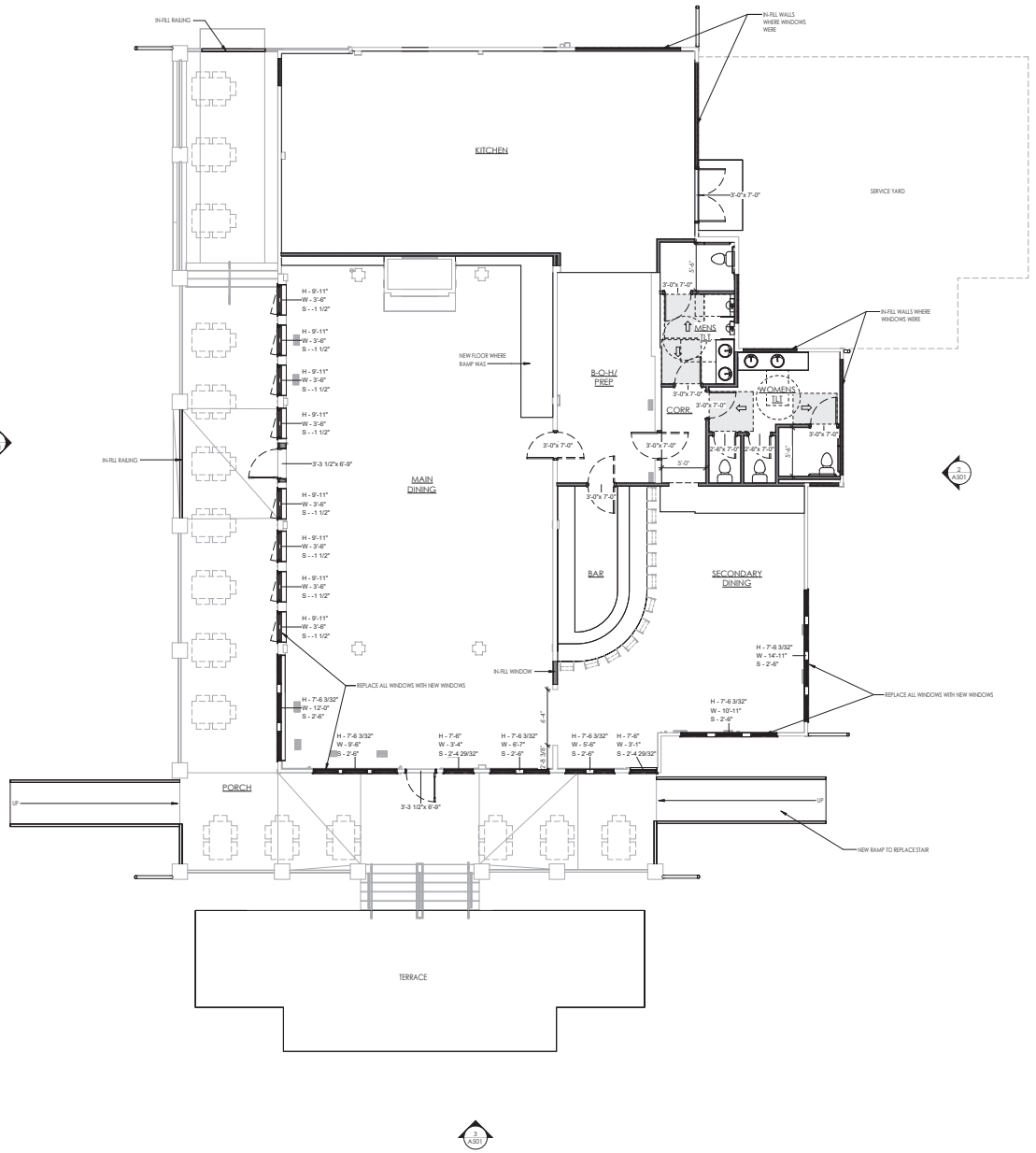
PRELIMINARY

FLOOR PLAN KEYNOTES

NO.	DESCRIPTION

SQUARE FOOTAGE

CONDITIONED:	
FIRST FLOOR:	4,578 SF
UNCONDITIONED:	
PORCH:	1,536 SF
TOTAL UNDER ROOF:	**6,114 SF**



FIRST FLOOR PLAN

SCALE: 3/16" = 1'-0"

N W E S

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 11.07.2025

NEW RESTAURANT FACILITY

THE PRESERVE - WEIDENSALL RESTAURANT

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SCH

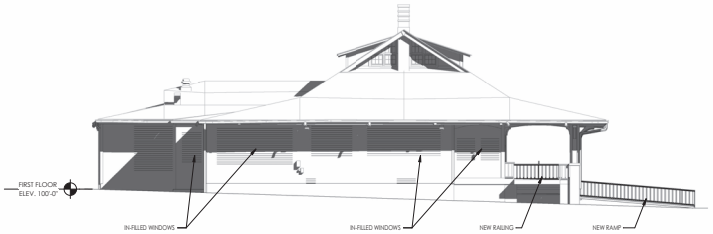
CHECKED BY: TCY

FIRST FLOOR PLAN

TP04

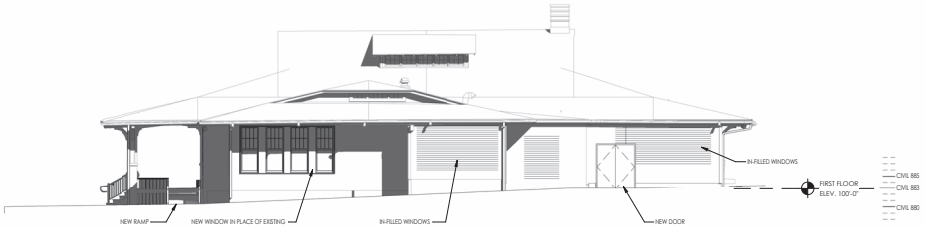
A312

PROJ. NO. 2025-032.04



NORTH ELEVATION (1 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



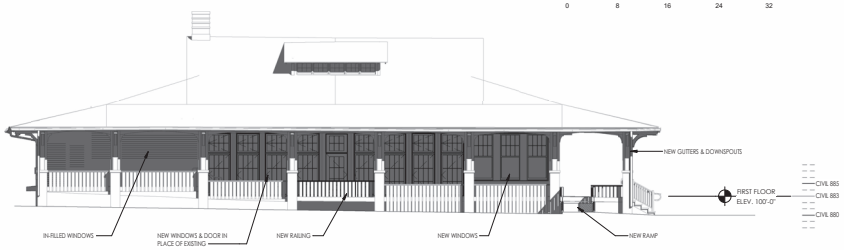
EAST ELEVATION (2 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



SOUTH ELEVATION (3 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



WEST ELEVATION (4 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PRIMED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR PICTORIAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - WEIDENSALL RESTAURANT
NEW RESTAURANT FACILITY
ISSUE DATE: 11.07.2025

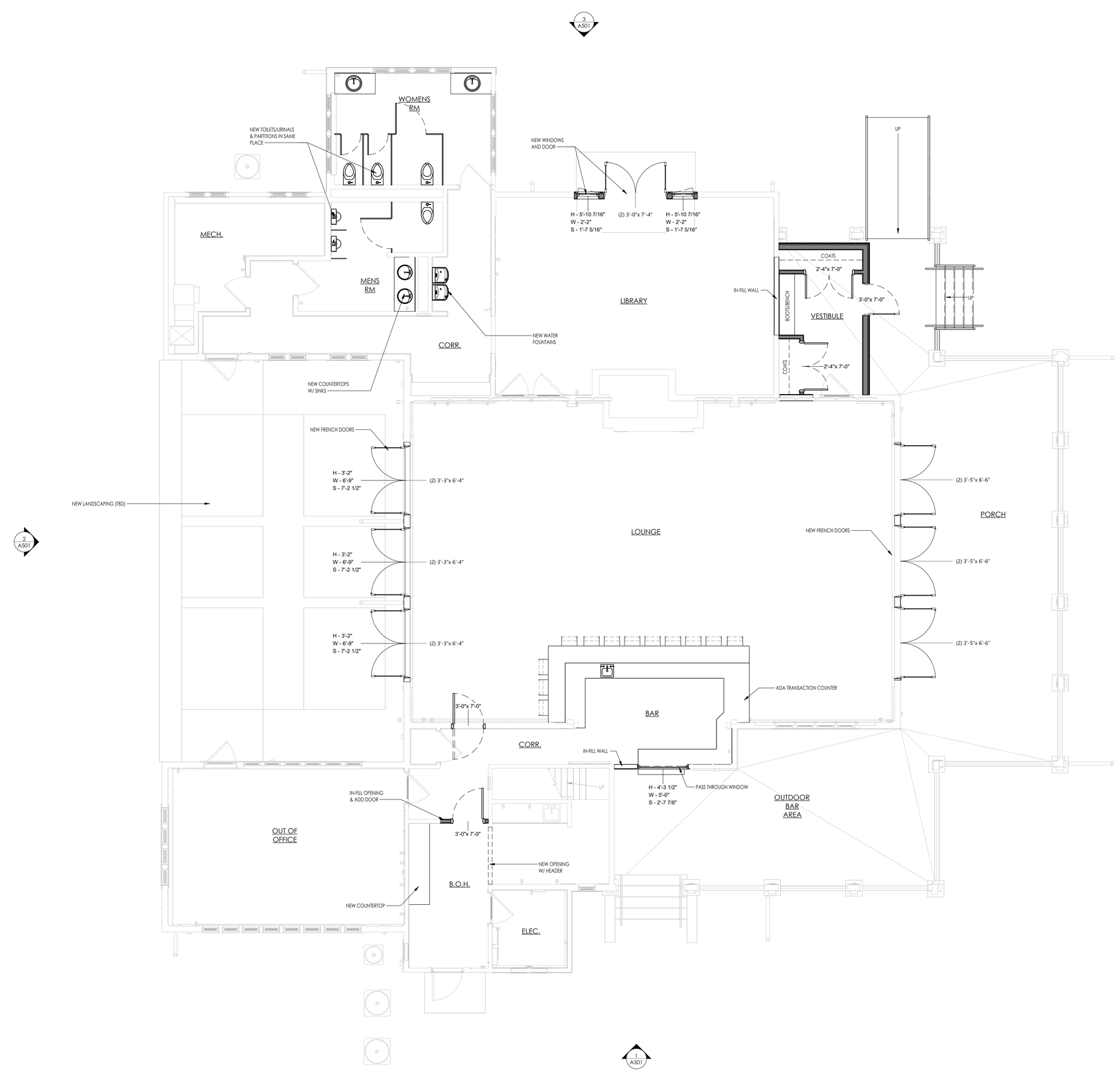
1135A MICHIGAN AVE., SHEBOYGAN, WI 53081 | (920) 452-4444 | 660 VEL R. PHILLIPS AVE., SUITE 210, MILWAUKEE, WI 53203
WILLIAMS BAY, WI

DRAWN BY: SCH
CHECKED BY: TCY

EXTERIOR ELEVATIONS

TP04
A501

PROJ. NO. 2025-032.04



GENERAL PLAN NOTES

- ALL LOOSE FURNISHINGS SHOWN ON PLANS ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED UPON LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY

FLOOR PLAN KEYNOTES

NO.	DESCRIPTION

SQUARE FOOTAGE

CONDITIONED:

FIRST FLOOR:	3,968 SF
MECH. MEZZANINE:	274 SF

UNCONDITIONED:

PORCH:	1,170 SF
TOTAL UNDER ROOF:	**5,412 SF**

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - MABEL CRATTY
NEW RECREATION FACILITY
ISSUE DATE: 11/07/2025

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210. MILWAUKEE, WI 53203
WILLIAMS BAY, WI

DRAWN BY: SCH
CHECKED BY: TCY

FIRST FLOOR PLAN

TP06
A312

PROJ. NO. 2025-032.6

FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

GRAPHIC SCALE
0 4 8 12 16

N W E S

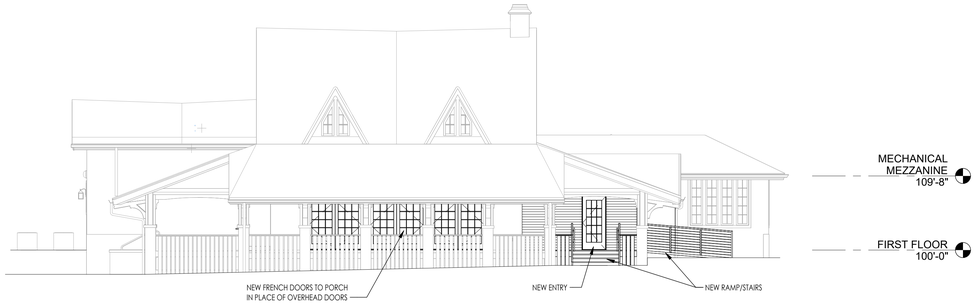
GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR MATERIAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION



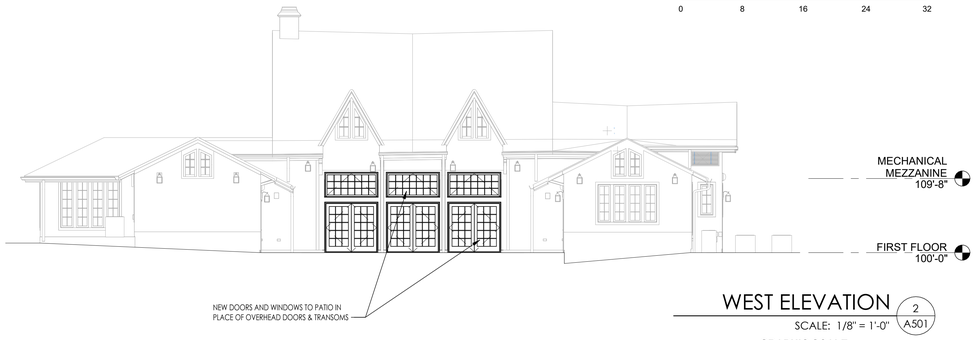
EAST ELEVATION (4 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



NORTH ELEVATION (3 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



WEST ELEVATION (2 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



SOUTH ELEVATION (1 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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PRELIMINARY - NOT FOR CONSTRUCTION

THE PRESERVE - MABEL CRATTY
NEW RECREATION FACILITY
ISSUE DATE: 11/07/2025

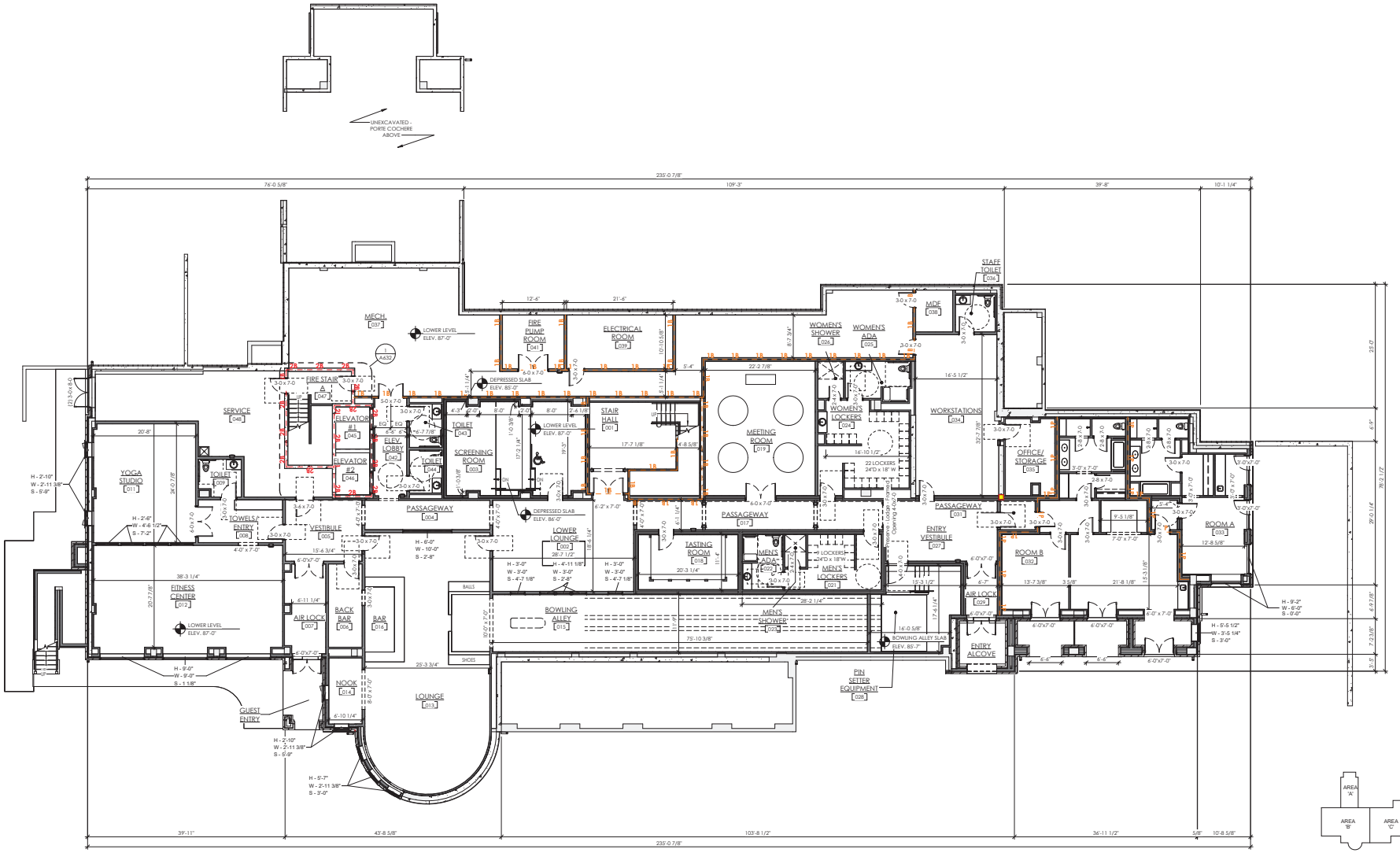
1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 640 VEL R. PHILLIPS AVE. SUITE 210. MILWAUKEE, WI 53203
WILLIAMS BAY, WI

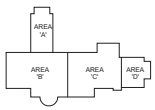
DRAWN BY: SCH
CHECKED BY: TCY

EXTERIOR ELEVATIONS

TP06
A501

PROJ. NO. 2025-032.6





KEYPLAN

LOWER LEVEL PLAN - OVERALL (1 / A306)

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

GRAPHIC SCALE

0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

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THE PRESERVE - THE LODGE

NEW HOTEL FACILITY

WILLIAMS BAY, WI

ISSUE DATE: 12/23/2025

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DRAWN BY: Author

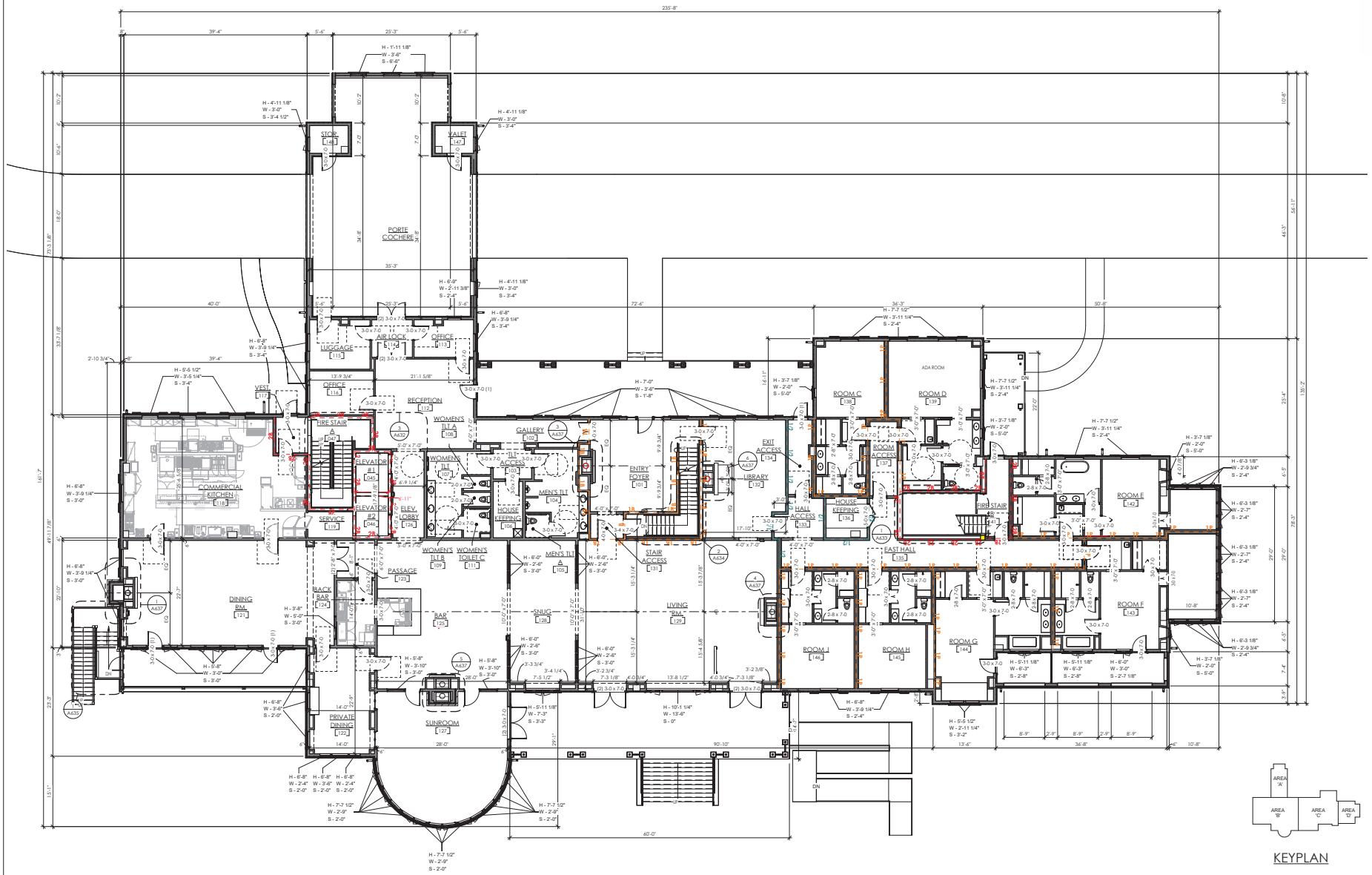
CHECKED BY: Checker

LOWER LEVEL OVERALL PLAN

TP01

A306

PROJ. NO. 2025-032.1



KEYPLAN

FIRST FLOOR PLAN - OVERALL (1 / A307)
SCALE: 1/8" = 1'-0"

N W E S

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:
DATE ISSUE

NOTICE TO BIDDERS
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NEW HOTEL FACILITY

THE PRESERVE - THE LODGE

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 (920) 452-4444 | 480 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

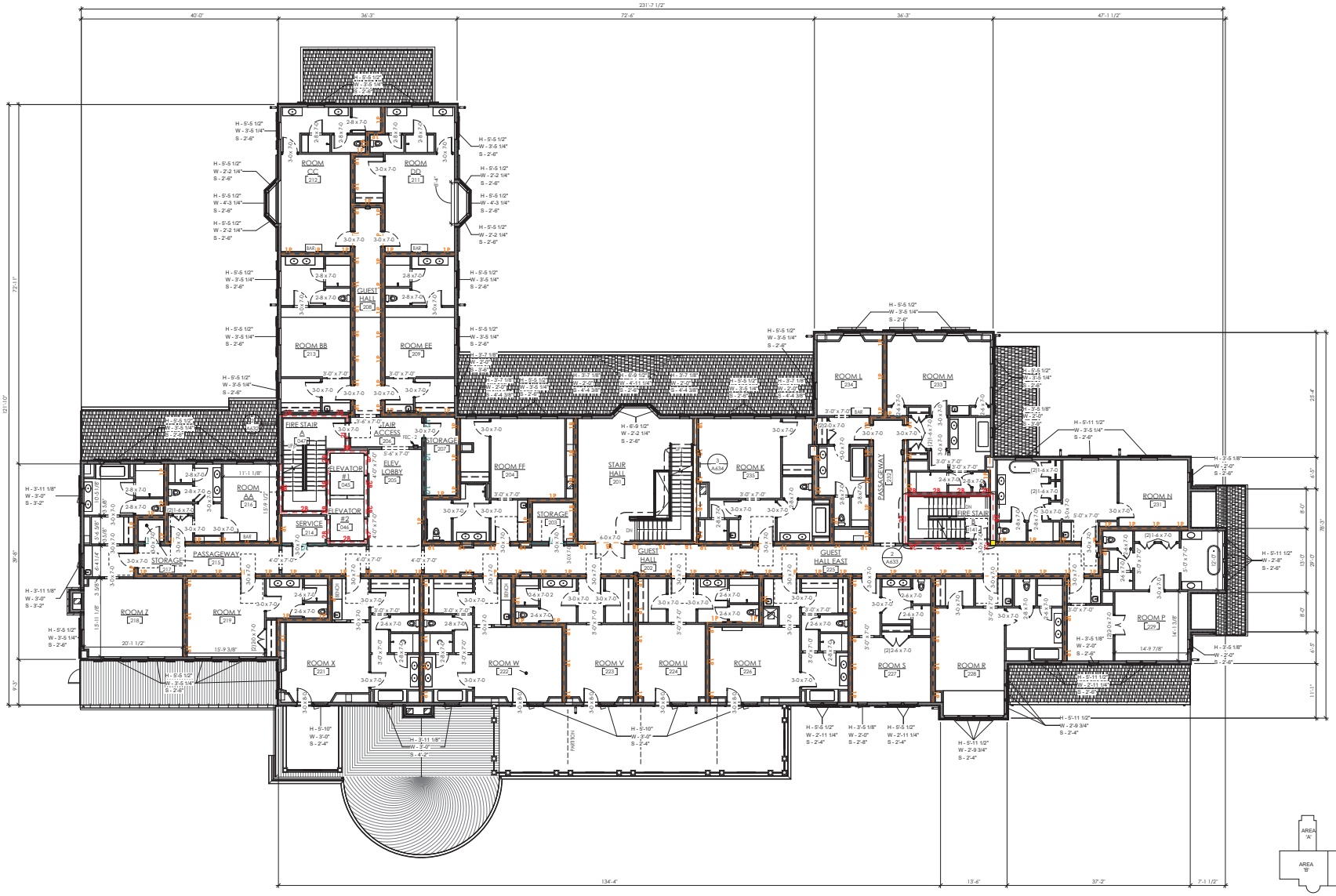
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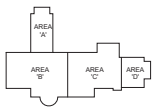
CHECKED BY: Checker

FIRST FLOOR OVERALL PLAN

TP01
A307

PROJ. NO. 2025-032.1





KEYPLAN

SECOND FLOOR PLAN - OVERALL (1 / A308)

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

N W E S

GRAPHIC SCALE

0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS

BIDDERS SHALL REVIEW ALL DRAWINGS AND SPECIFICATION SECTIONS TO DETERMINE THE IMPACT OF OTHER SECTIONS OF WORK ON THEIR OWN WORK.

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ISSUE DATE: 12/23/2025

NEW HOTEL FACILITY

THE PRESERVE - THE LODGE

WILLIAMS BAY, WI

1135A MICHIGAN AVE, SHEBOYGAN, WI 53081 (920) 452-4444 | 60 VEL R. PHILLIPS AVE, SUITE 210, MILWAUKEE, WI 53203

PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: Author

CHECKED BY: Checker

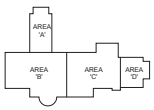
SECOND FLOOR OVERALL PLAN

TP01

A308

PROJ. NO. 2025-032.1





KEYPLAN

THIRD FLOOR PLAN - OVERALL (1 / A309)

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

GRAPHIC SCALE

0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS

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NEW HOTEL FACILITY

THE PRESERVE - THE LODGE

WILLIAMS BAY, WI

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PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: Author

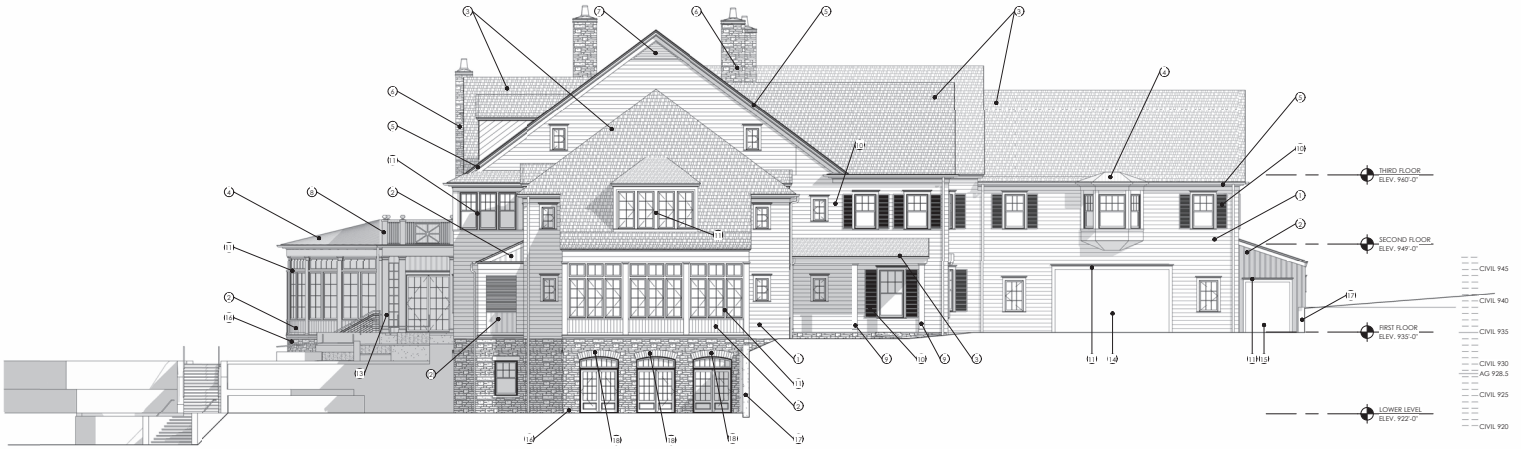
CHECKED BY: Checker

THIRD FLOOR OVERALL PLAN

TP01

A309

PROJ. NO. 2025-032.1



EAST ELEVATION (2 / A501)
SCALE: 1/8" = 1'-0"



NORTH ELEVATION (1 / A501)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PAINTED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN IS FOR MATERIAL REPRESENTATION ONLY, ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNERS, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION
1	HORIZONTAL SIDING
2	VERTICAL SIDING
3	SHAKE ROOF
4	PREFINISHED METAL ROOF
5	PAINTED FASCIA
6	STONE CHIMNEYS
7	PAINTED LOUVERED VENT
8	DECORATIVE BALLUSTRADE
9	PAINTED DECORATIVE COLUMNS
10	PAINTED SHUTTERS
11	PAINTED TRIM
13	PAINTED DECORATIVE COLUMNS W/ LATTICE
14	PORTE COCHERE
15	GOLF CART PORTE COCHERE
16	STONE VENEER
17	SITE RETAINING WALL
18	STONE ARCHED LINTELS
19	SHAKE SIDING
20	PAIRED LATTICE PAINTED COLUMNS WITH CLIMBING VEGETATION
21	EQUIPMENT WELL WITH SHAKE ROOF
22	STONE LINTELS & SILLS
23	DIAGONAL SIDING
24	EXTERIOR EGRESS STAIR
25	FABRIC AWNINGS

ABACUS ARCHITECTS

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NEW HOTEL FACILITY
THE PRESERVE - THE LODGE
WILLIAMS BAY, WI
1135A MICHIGAN AVE, SHEBOYGAN, WI 53081 | (920) 452-4444 | 660 VEL R. PHILLIPS AVE, SUITE 210, MILWAUKEE, WI 53203

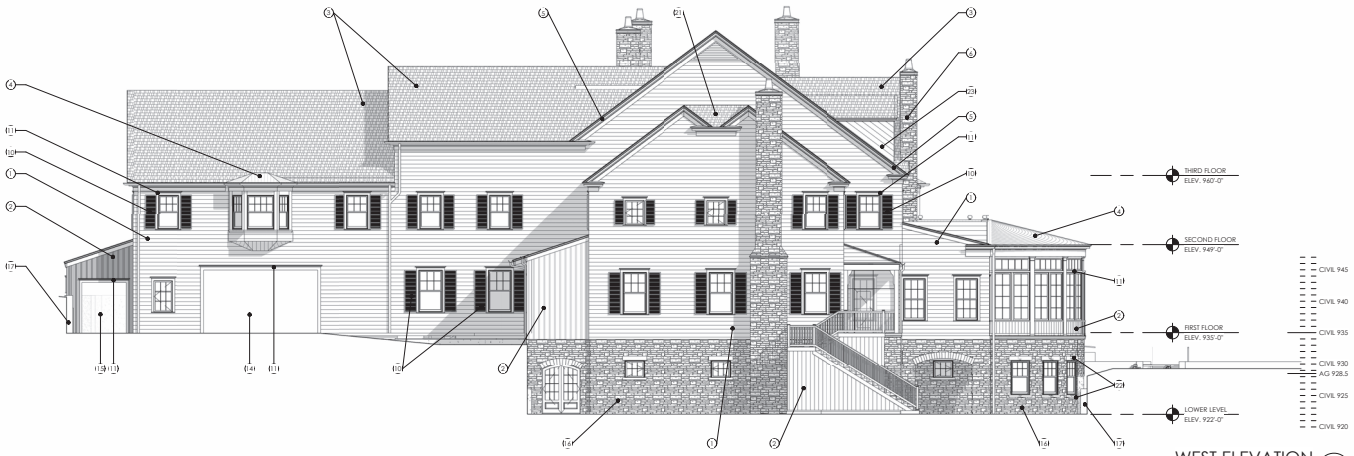
PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SG, SSH
CHECKED BY: PM

EXTERIOR ELEVATIONS

TP01
A501

PROJ. NO. 2025-032.1



WEST ELEVATION (2/A502)
SCALE: 1/8" = 1'-0"

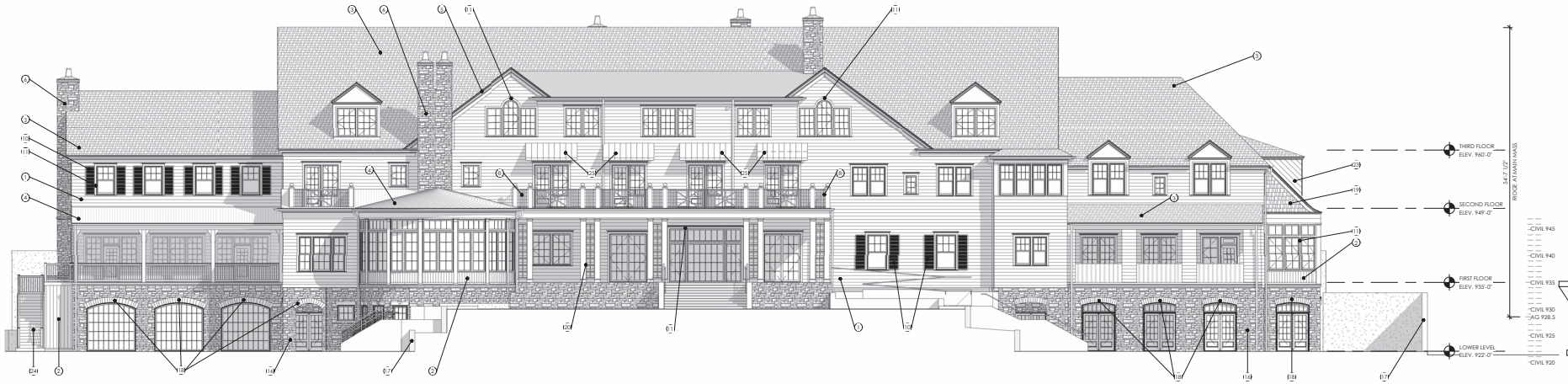
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PRELIMINARY

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21	EQUIPMENT WELL WITH SHAKE ROOF
22	STONE LINTELS & SILLS
23	DIAGONAL SIDING
24	EXTERIOR EGRESS STAIR
25	FABRIC AWNINGS



SOUTH ELEVATION (1/A502)
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

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ISSUE DATE: 12/23/2025
NEW HOTEL FACILITY
THE PRESERVE - THE LODGE
WILLIAMS BAY, WI
1135A MICHIGAN AVE, SHEBOYGAN, WI 53081 (920) 452-4444 | 660 VEL R. PHILLIPS AVE, SUITE 210, MILWAUKEE, WI 53203

PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SG, SSH
CHECKED BY: PM

EXTERIOR ELEVATIONS

TP01
A502

PROJ. NO. 2025-032.1

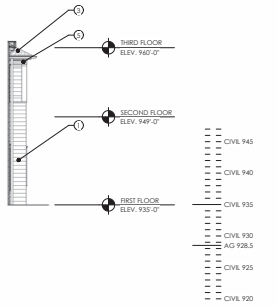
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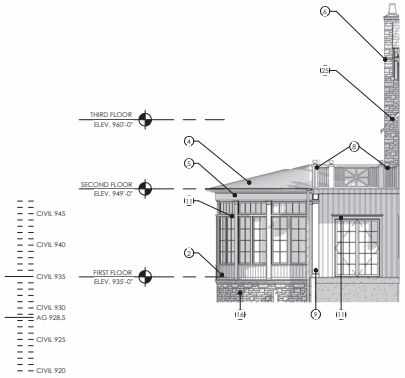
PRELIMINARY

ELEVATION KEYNOTES

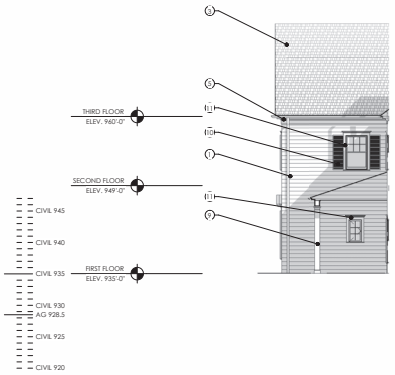
NO.	DESCRIPTION
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24	EXTERIOR EGRESS STAIR
25	FABRIC AWNINGS



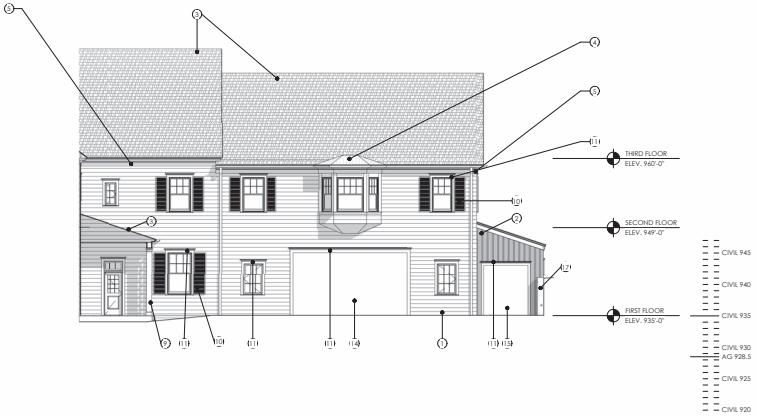
WEST ELEVATION (4 / A503)
SCALE: 1/8" = 1'-0"



EAST ELEVATION (3 / A503)
SCALE: 1/8" = 1'-0"



WEST ELEVATION (2 / A503)
SCALE: 1/8" = 1'-0"



EAST ELEVATION (1 / A503)
SCALE: 1/8" = 1'-0"

ABACUS ARCHITECTS

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△	DATE	ISSUE

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ISSUE DATE: 12/23/2025
NEW HOTEL FACILITY
THE PRESERVE - THE LODGE
WILLIAMS BAY, WI
1135A MICHIGAN AVE, SHEBOYGAN, WI 53081 | (920) 452-4444 | 660 VEL R. PHILLIPS AVE, SUITE 210, MILWAUKEE, WI 53203

PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SG, SSH
CHECKED BY: PM

EXTERIOR ELEVATIONS

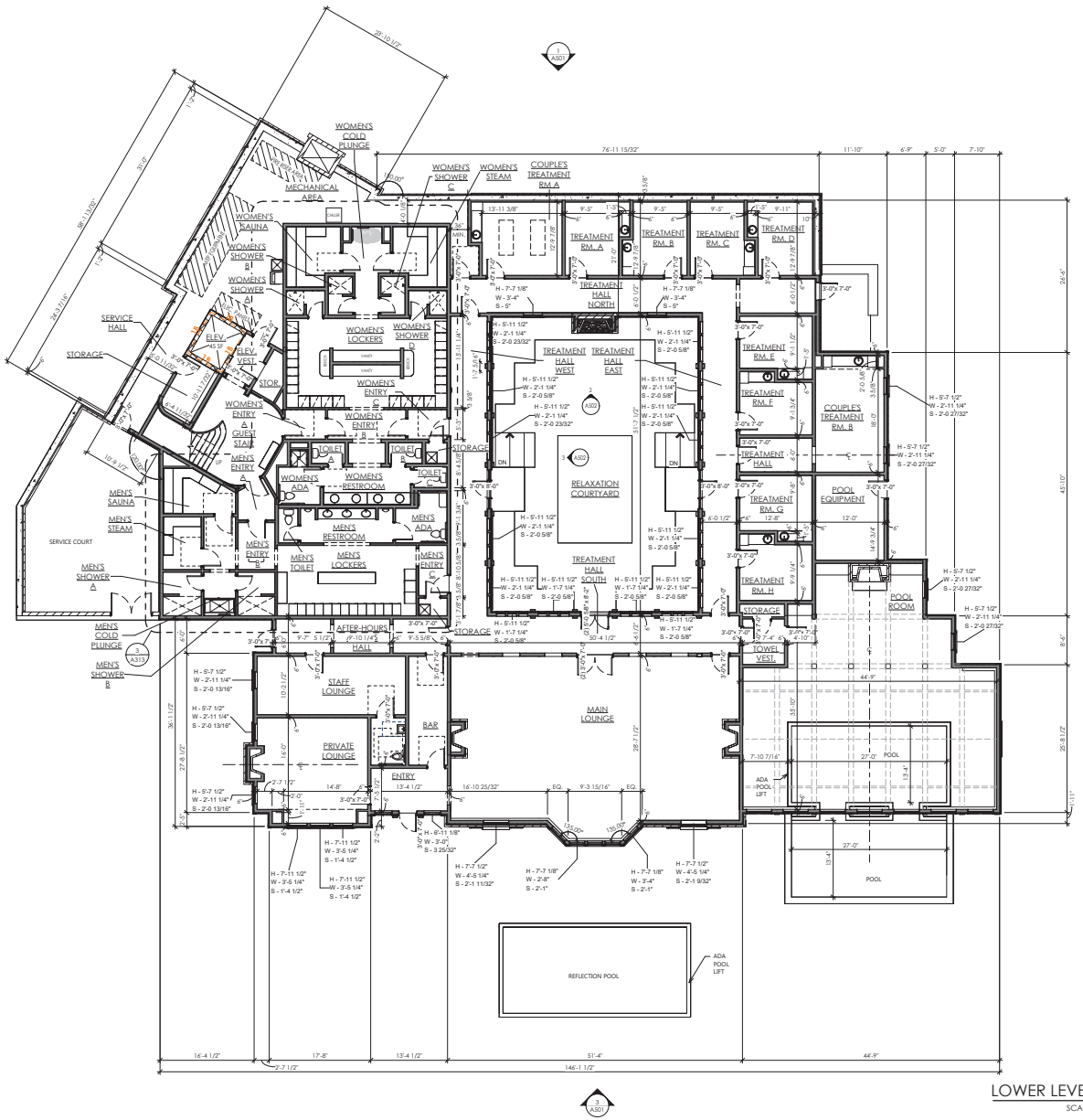
TP01
A503

PROJ. NO. 2025-032.1

GENERAL PLAN NOTES

- ALL LOOSE FURNISHINGS SHOWN ON PLANS ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED ON LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS SHOWN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY



LOWER LEVEL PLAN
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

N W E S

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 12/23/2025
NEW SERVICE FACILITY
THE PRESERVE - THE SPA
WILLIAMS BAY, WI
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PRELIMINARY - NOT FOR CONSTRUCTION

DRAWN BY: SH
CHECKED BY: Checker

LOWER LEVEL FLOOR PLAN

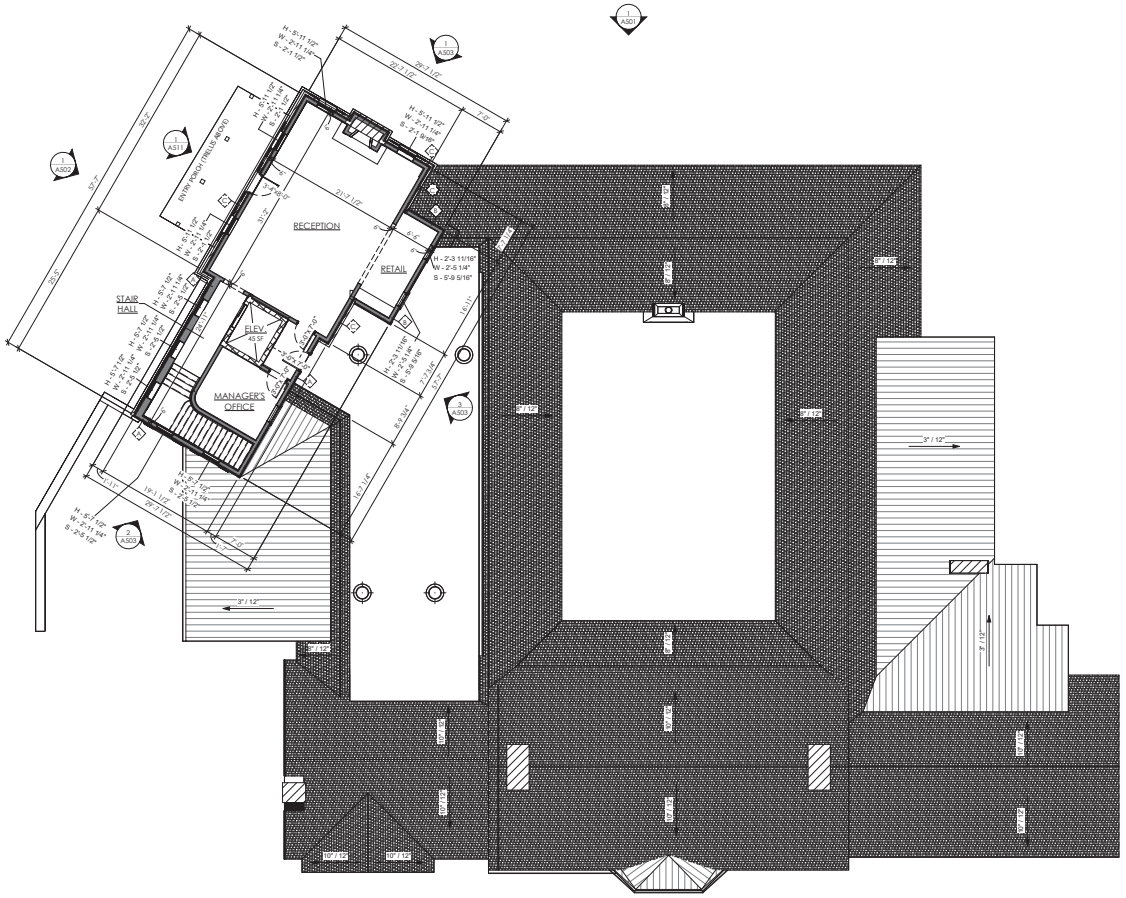
TP02
A311

PROJ. NO. 2025-032.2

GENERAL PLAN NOTES

- ALL LOOSE FURNISHINGS SHOWN ON PLAN ARE NOT IN CONTRACT AND ARE SHOWN FOR REFERENCE PURPOSES ONLY. ANY DEVICES OR EQUIPMENT TO BE LOCATED BASED UPON LOCATION OR CONFIGURATION OF LOOSE FURNISHINGS SHALL BE VERIFIED WITH THE OWNER PRIOR TO INSTALLATION.
- INTERIOR DIMENSIONS ARE GIVEN FROM FACE OF STUD TO FACE OF STUD.

PRELIMINARY



UPPER LEVEL FLOOR PLAN
SCALE: 1/8" = 1'-0"

N
W E
S

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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PRELIMINARY - NOT FOR CONSTRUCTION

ISSUE DATE: 12/23/2025

NEW SERVICE FACILITY

THE PRESERVE - THE SPA

WILLIAMS BAY, WI

1135A MICHIGAN AVE. SHEBOYGAN, WI 53081 | (920) 452-4444 | 660 VEL R. PHILLIPS AVE. SUITE 210, MILWAUKEE, WI 53203

DRAWN BY: SH

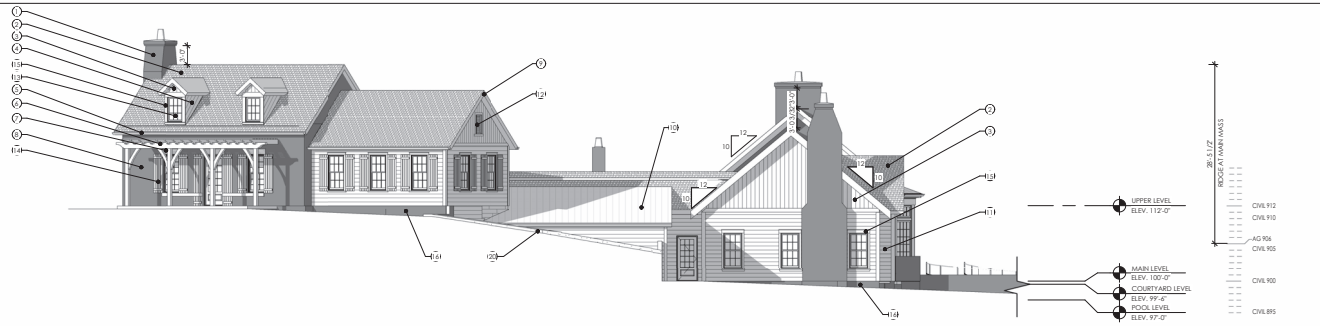
CHECKED BY: Checker

UPPER LEVEL FLOOR PLAN

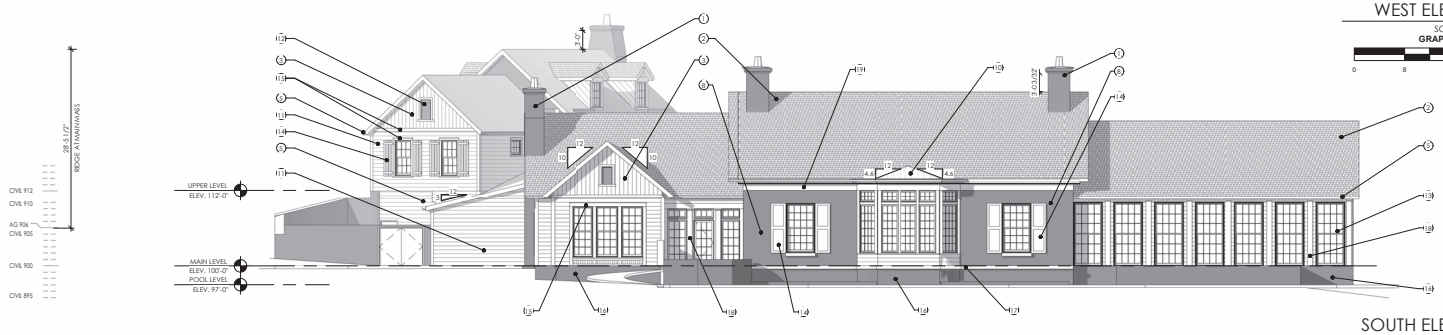
TP02

A312

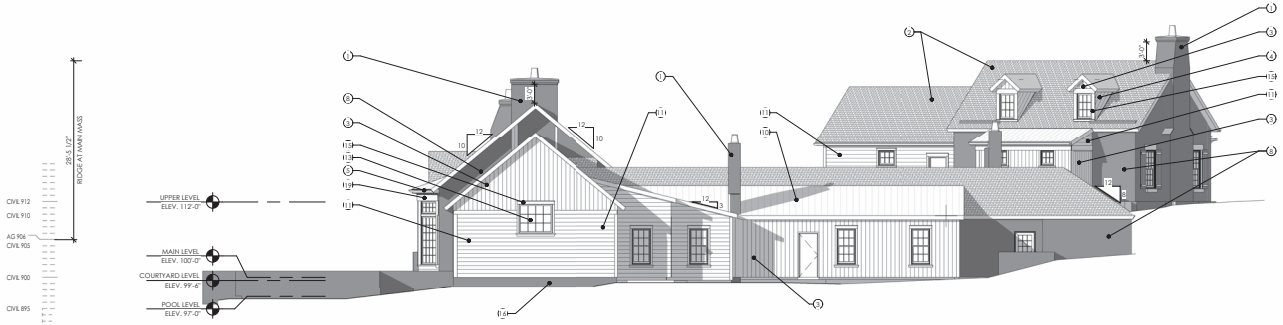
PROJ. NO. 2025-032.2



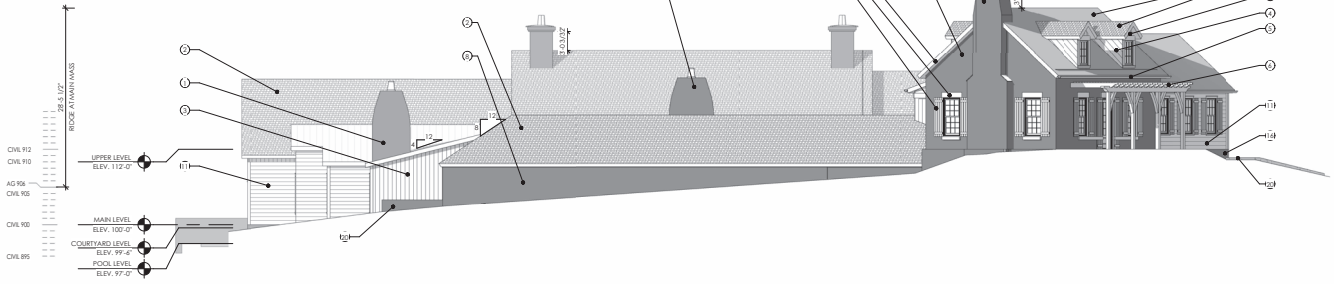
WEST ELEVATION (4 / A501)
SCALE: 1/8" = 1'-0"
GRAPHIC SCALE 0 8 16 24 32



SOUTH ELEVATION (3 / A501)
SCALE: 1/8" = 1'-0"
GRAPHIC SCALE 0 8 16 24 32



EAST ELEVATION (2 / A501)
SCALE: 1/8" = 1'-0"
GRAPHIC SCALE 0 8 16 24 32



NORTH ELEVATION (1 / A501)
SCALE: 1/8" = 1'-0"
GRAPHIC SCALE 0 8 16 24 32

GENERAL EXTERIOR ELEVATION NOTES

- ALL EXPOSED MISC. EXTERIOR STEEL SHALL BE PRIMED WITH PAINT FINISH E-1.
- MASONRY COURSING SHOWN FOR GENERAL REPRESENTATION ONLY. ACTUAL COURSING MAY VARY.
- MASONRY CONTROL JOINTS SHALL BE LOCATED AT ALL MASONRY HEIGHT CHANGES, WINDOW OPENINGS, DOOR OPENINGS, 5' MAX. FROM BUILDING CORNER, AND 25' MAX. AT CONTINUOUS WALL LOCATIONS.

PRELIMINARY

ELEVATION KEYNOTES

NO.	DESCRIPTION
1	STONE CHIMNEY
2	SHAKE ROOF
3	VERTICAL SIDING
4	DIAGONAL SIDING
5	HALF-ROUND METAL GUTTER
6	PERGOLA
7	WOOD LINTEL
8	STONE VENEER
9	PAINTED FASCIA
10	PREFINISHED METAL ROOF
11	6" REVEAL LAPSIDING
12	DECORATIVE LOUVER
13	ALUMINUM-CLAD WOOD WINDOWS
14	PAINTED SHUTTERS
15	PAINTED TRIM
16	STONE VENEER-CLAD FOUNDATION
17	WATER TABLE STONE ACCENT
18	PAINTED,ENGAGED COLUMNS
19	PAINTED CORNICE
20	OUTLINE OF RETAINING WALL
21	OUTLINE OF SOLATUBE

ABACUS ARCHITECTS

REVISIONS:

△	DATE	ISSUE

NOTICE TO BIDDERS
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ISSUE DATE: 12/23/2025

NEW SERVICE FACILITY

THE PRESERVE - THE SPA

WILLIAMS BAY, WI

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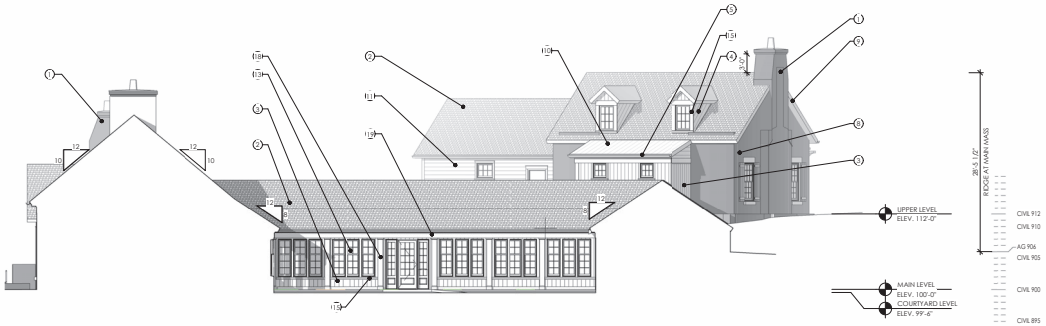
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EXTERIOR ELEVATIONS

TP02
A501

PROJ. NO. 2025-032.2

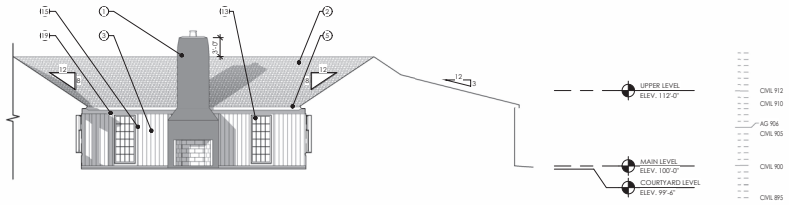


COURTYARD ELEVATION - WEST (3 / A502)

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

GRAPHIC SCALE

0 8 16 24 32

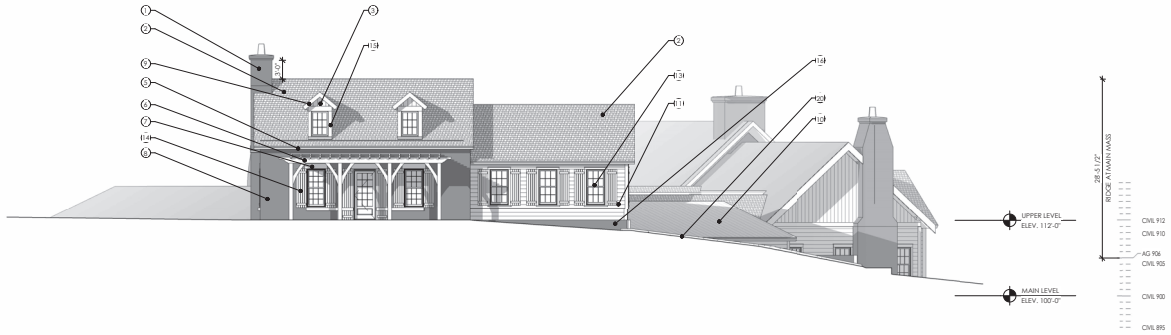


COURTYARD ELEVATION - NORTH (2 / A502)

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

GRAPHIC SCALE

0 8 16 24 32



RECEPTION ROOM - WEST ELEVATION (1 / A502)

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

GRAPHIC SCALE

0 8 16 24 32

ELEVATION KEYNOTES

NO.	DESCRIPTION
1	STONE CHIMNEY
2	SHAKE ROOF
3	VERTICAL SIDING
4	DIAGONAL SIDING
5	HALF-ROUND METAL GUTTER
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12	DECORATIVE LOUVER
13	ALUMINUM-CLAD WOOD WINDOWS
14	PAINTED SHUTTERS
15	PAINTED TRIM
16	STONE VENEER-CLAD FOUNDATION
17	WATER TABLE STONE ACCENT
18	PAINTED ENGAGED COLUMNS
19	PAINTED CORNICE
20	OUTLINE OF RETAINING WALL
21	OUTLINE OF SOLATUBE

ABACUS ARCHITECTS

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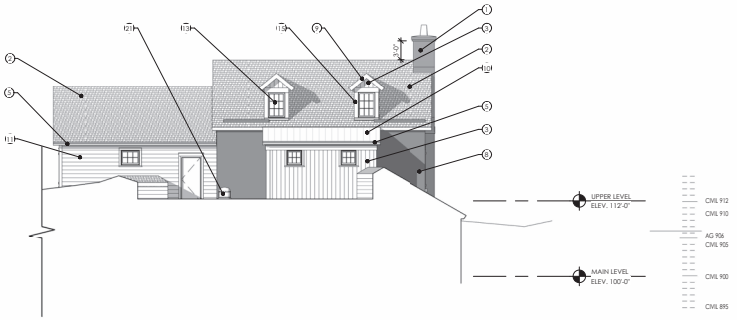
EXTERIOR ELEVATIONS

TP02

A502

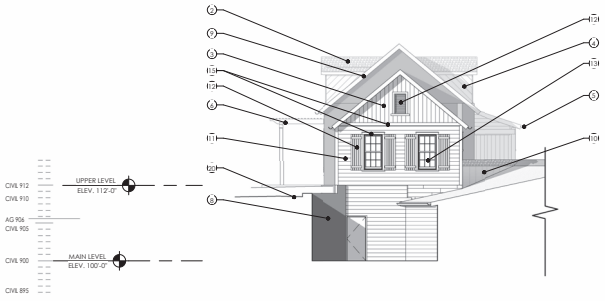
PROJ. NO. 2025-032.2

ELEVATION KEYNOTES	
NO.	DESCRIPTION
1	STONE CHIMNEY
2	SHAKE ROOF
3	VERTICAL SIDING
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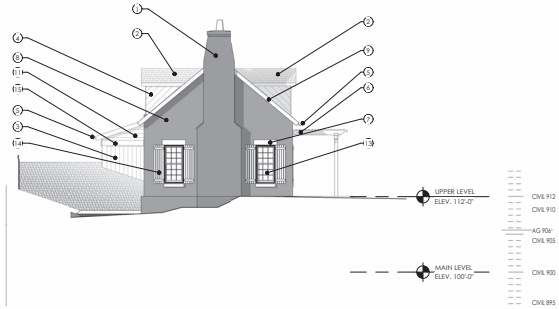
EAST ELEVATION-RECEPTION 3 A503
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



SOUTH ELEVATION-RECEPTION 2 A503
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32



NORTH ELEVATION-RECEPTION 1 A503
SCALE: 1/8" = 1'-0"

GRAPHIC SCALE
0 8 16 24 32

ABACUS ARCHITECTS

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EXTERIOR ELEVATIONS

TP02
A503

PROJ. NO. 2025-032.2

AREA CALCULATIONS

FDP SQUARE FOOTAGES (12/31/25)

COTTAGE #	COTTAGE TYPE	1ST FLOOR	LL OR 2ND FLOOR	PORCHES (COVERED)	(CONDITIONED)	(UNDER ROOF)
1	E (3BR)	1175	1000	350	2175	2525
2	D2 (2BR)(2 KEYS)	1120	885	230	2005	2235
3	C (1BR)	725		30	725	755
4	D1 (2BR)	1120	475	250	1595	1845
5	B1 (1BR)	660		80	660	740
6	C (1BR)	725		30	725	755
7	C (1BR)	725		30	725	755
8	C (1BR)	660		80	660	740
9	D1 (2BR)	1120	475	250	1595	1845
10	B2 (1BR)	660		0	660	660
11	B1 (1BR)	660		80	660	740
12	E (3BR)	1175	1000	350	2175	2525
13	C (1BR)	725		30	725	755
14	D2 (2BR)(2 KEYS)	1120	885	230	2005	2235
15	E (3BR)	1175	1000	350	2175	2525
16	B1 (1BR)	660		80	660	740
17	C (1BR)	725		30	725	755
18	C (1BR)	725		30	725	755
19	D1 (2BR)	1120	475	250	1595	1845
20	E (3BR)	1175	1000	350	2175	2525
21	E (3BR)	1175	1000	350	2175	2525
22	C (1BR)	725		30	725	755
23	B2 (1BR)	660		0	660	660
24	E (3BR)	1175	1000	350	2175	2525
25	D1 (2BR)	1120	475	250	1595	1845
26	B1 (1BR)	660		80	660	740
SPA COTTAGE		620	650	415	1270	1685
BOATHOUSE	(2 KEYS)	2715	2095	465	2715	5275

SHEET INDEX

C0.0	SHEET INDEX
C0.1	FOUNDATION DETAILS
C0.2	EAVE DETAILS
C0.3	LATTICE/RAILING DETAILS
C0.4	INTERIOR ELEVATIONS
C1.1	SITE PLAN (E)
C1.2	PLANS (E)
C1.3	ELEVATIONS (E)
C1.4	ELEVATIONS (E)
C2.1	SITE PLAN (D2)
C2.2	PLANS (D2)
C2.3	ELEVATIONS (D2)
C3.1	SITE PLAN (C)
C3.2	PLANS (C)
C3.3	ELEVATIONS (C)
C4.1	SITE PLAN (D1)
C4.2	PLANS (D1)
C4.3	ELEVATIONS (D1)
C5.1	SITE PLAN (B1)
C5.2	PLANS (B1)
C5.3	ELEVATIONS (B1)
C6.1	SITE PLAN (C)
C6.2	PLANS (C)
C7.1	SITE PLAN (C)
C7.2	PLANS (C)
C7.3	ELEVATIONS (C)
C8.1	SITE PLAN (B2)
C8.2	PLANS (B2)
C8.3	ELEVATIONS (B2)
C9.1	SITE PLAN (D1)
C9.2	PLANS (D1)
C9.3	ELEVATIONS (D1)
C10.1	SITE PLAN (B2)
C10.2	PLANS (B2)
C10.3	ELEVATIONS (B2)
C11.1	SITE PLAN (B1)
C11.2	PLANS (B1)
C11.3	ELEVATIONS (B1)
C12.1	SITE PLAN (E)
C12.2	PLANS (E)
C12.3	ELEVATIONS (E)
C12.4	ELEVATIONS (E)
C13.1	SITE PLAN (C)
C13.2	PLANS (C)
C13.3	ELEVATIONS (C)
C14.1	SITE PLAN (D2)
C14.2	PLANS (D2)
C14.3	ELEVATIONS (D2)

SHEET INDEX

C15.1	SITE PLAN (E)
C15.2	PLANS (E)
C15.3	ELEVATIONS (E)
C15.4	ELEVATIONS (E)
C16.1	SITE PLAN (B1)
C16.2	PLANS (B1)
C16.3	ELEVATIONS (B1)
C17.1	SITE PLAN (C)
C17.2	PLANS (C)
C17.3	ELEVATIONS (C)
C18.1	SITE PLAN (C)
C18.2	PLANS (C)
C18.3	ELEVATIONS (C)
C19.1	SITE PLAN (D1)
C19.2	PLANS (D1)
C19.3	ELEVATIONS (D1)
C20.1	SITE PLAN (E)
C20.2	PLANS (E)
C20.3	ELEVATIONS (E)
C20.4	ELEVATIONS (E)
C21.1	SITE PLAN (E)
C21.2	PLANS (E)
C21.3	ELEVATIONS (E)
C21.4	ELEVATIONS (E)
C22.1	SITE PLAN (C)
C22.2	PLANS (C)
C22.3	ELEVATIONS (C)
C23.1	SITE PLAN (B2)
C23.2	PLANS (B2)
C23.3	ELEVATIONS (B2)
C24.1	SITE PLAN (E)
C24.2	PLANS (E)
C24.3	ELEVATIONS (E)
C24.4	ELEVATIONS (E)
C25.1	SITE PLAN (D1)
C25.2	PLANS (D1)
C25.3	ELEVATIONS (D1)
C26.1	SITE PLAN (B1)
C26.2	PLANS (B1)
C26.3	ELEVATIONS (B1)
SC.1	SITE PLAN (SPA COTTAGE)
SC.2	PLANS (SPA COTTAGE)
SC.3	ELEVATIONS (SPA COTTAGE)
XBH.1	FOUNDATION (BOATHOUSE)
XBH.2	PLANS (BOATHOUSE)
XBH.3	PLANS (BOATHOUSE)
XBH.4	ELEVATIONS (BOATHOUSE)
XBH.5	ELEVATIONS (BOATHOUSE)

BUILDING CODE INFORMATION

The cabins (including the spa cottage and boathouse) falll under the Uniform Dwelling Code and are considered "Dwelling units".

1. The public is not allowed to egress from, or ingress into, the building.
2. The building is not a place of employment.
3. The building does not contain or address three (3) or more tenants.

Therefore, under Wis. Stat. § 101.01, the cabins are not public buildings.

Each cabin is a structure which is intended to be used as a sleeping place by one person or by 2 or more persons maintaining a common household, to the exclusion of all others. Therefore, under Wis. Stat. § 101.61(1), the cabins are dwelling units.

The Department of Safety and Professional Services has historically applied the Uniform Dwelling Code to Tourist Rooming Houses that are designed as a single-family home and used as rentals.

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LAKE GENEVA, WI 53147
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THE PRESERVE
SHEET INDEX
WILLIAMS BAY, WI

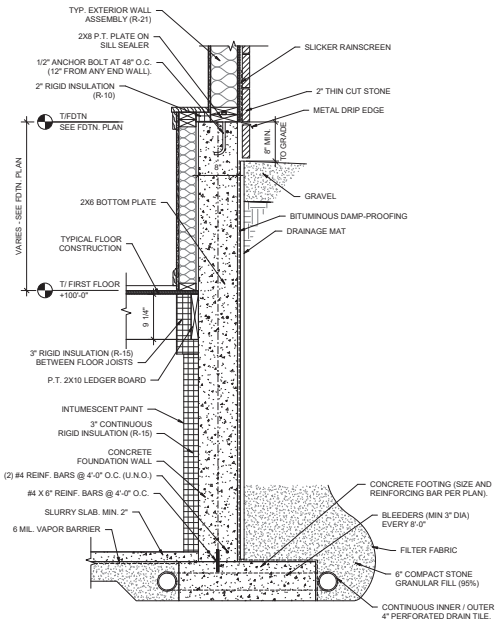
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- [ ] PERMIT SET
- [ ] CONSTRUCTION

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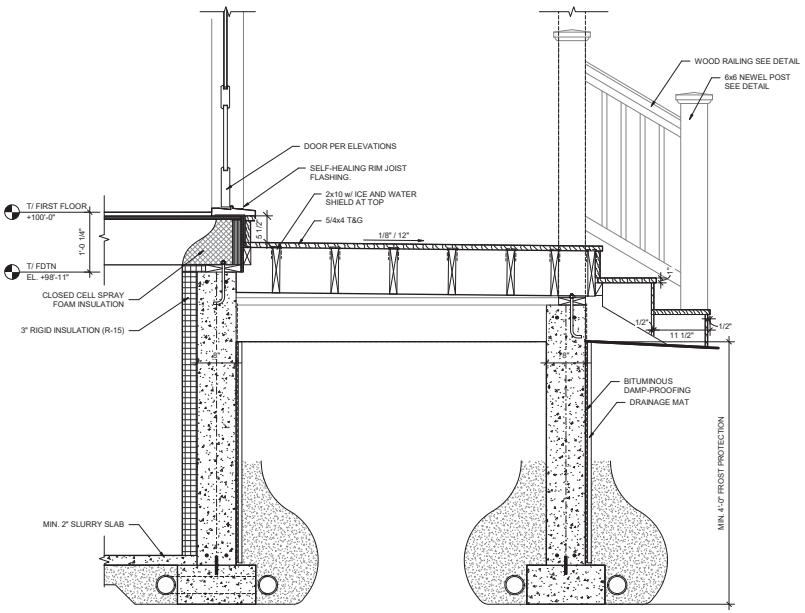
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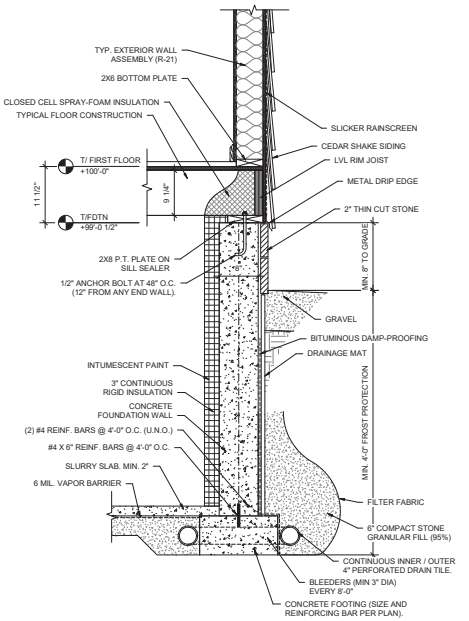
C0.0
SHEET INDEX



3 C0.1 FOUNDATION DETAIL - BURIED CABIN
1" = 1'-0"



2 C0.1 PORCH DETAIL
1" = 1'-0"



1 C0.1 FOUNDATION DETAIL - CRAWLSPACE
1" = 1'-0"

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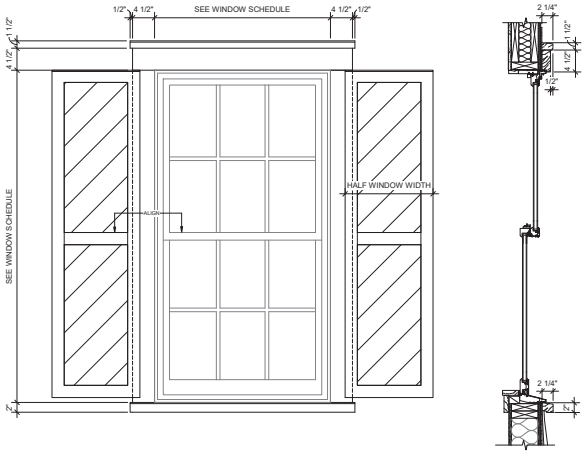
THE PRESERVE
COTTAGE DETAILS
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

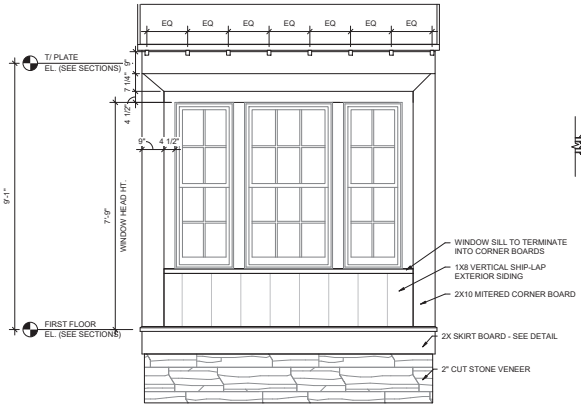
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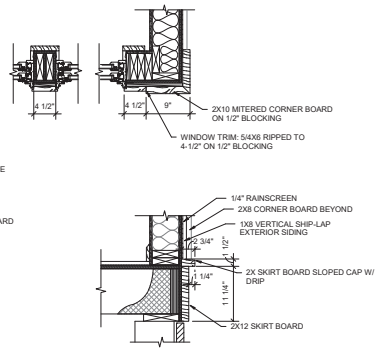
C0.1
FOUNDATION DETAILS



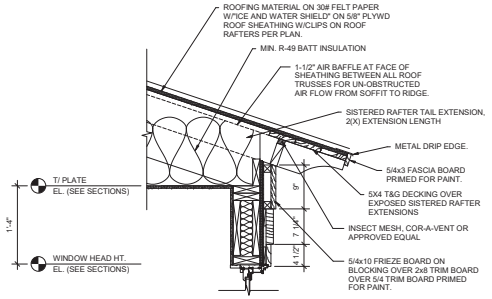
8 C0.2 TYP. WINDOW TRIM
1" = 1'-0"



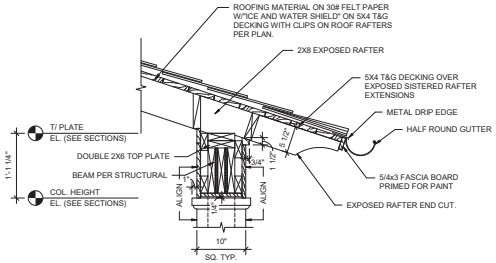
9 C0.2 TYP. BAY WINDOW ELEVATION
1/2" = 1'-0"



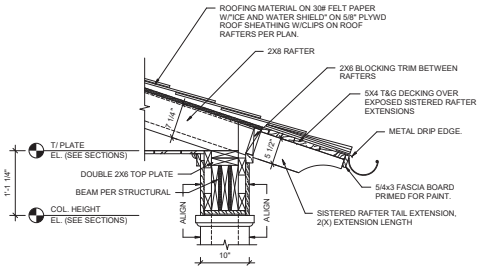
10 C0.2 TYP. BAY WINDOW
1" = 1'-0"



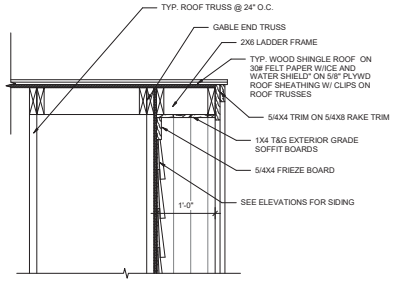
7 C0.2 TYP. BAY EAVE DETAIL
1" = 1'-0"



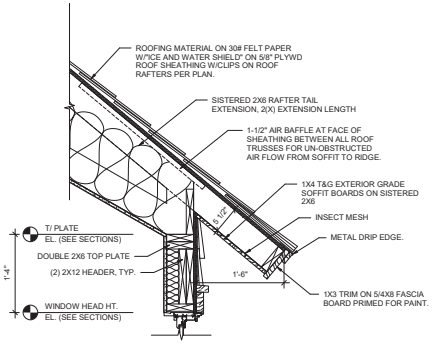
6 C0.2 TYP. EXPOSED PORCH DETAIL
1" = 1'-0"



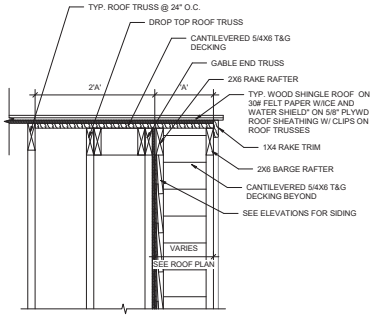
5 C0.2 TYP. ENCLOSED PORCH DETAIL
1" = 1'-0"



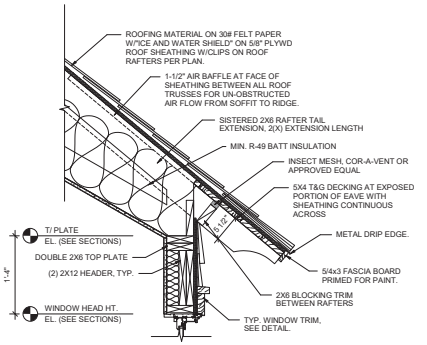
4 C0.2 TYP. CLOSED RAKE DETAIL
1" = 1'-0"



3 C0.2 TYP. CLOSED EAVE DETAIL
1" = 1'-0"



2 C0.2 TYP. OPEN RAKE DETAIL
1" = 1'-0"



1 C0.2 TYP. OPEN EAVE DETAIL
1" = 1'-0"

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COTTAGE DETAILS
WILLIAMS BAY, WI

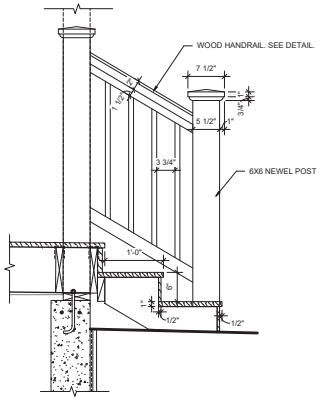
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- PERMIT SET
- CONSTRUCTION

REVISIONS:

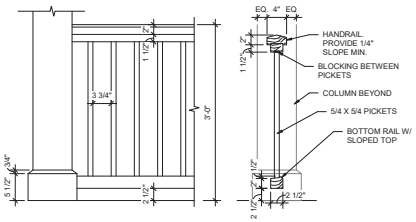
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DATE: 12/31/25

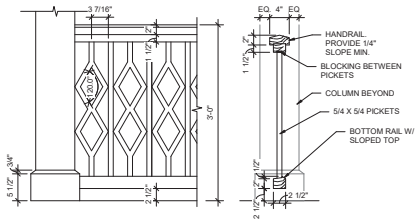
C0.2
EAVE DETAILS



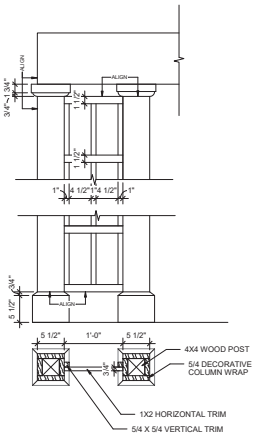
5 C0.3 TYP. STAIR RAILING
1" = 1'-0"



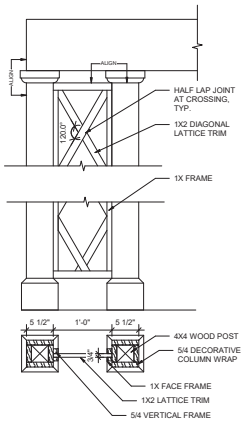
4 C0.3 TYP. LATTICE RAILING - TYPE 'B'
1" = 1'-0"



3 C0.3 TYP. LATTICE RAILING - TYPE 'A'
1" = 1'-0"



2 C0.3 TYP. LATTICE DETAIL - TYPE 'B'
1" = 1'-0"



1 C0.3 TYP. LATTICE DETAIL - TYPE 'A'
1" = 1'-0"

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THE PRESERVE
COTTAGE DETAILS
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/31/25

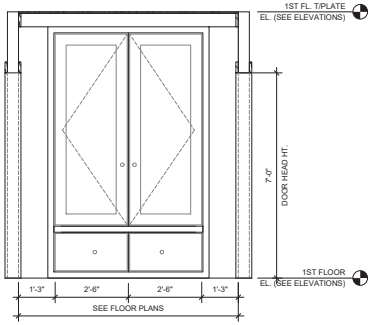
C0.3
LATTICE/RAILING DETAILS



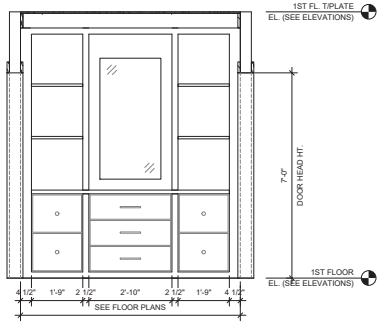
7 C0.4 BATH - VANITY
1/2" = 1'-0"



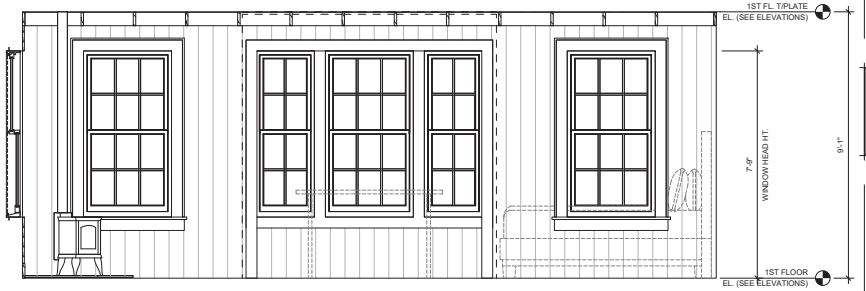
8 C0.4 GENERIC BED/LIVING 1
1/2" = 1'-0"



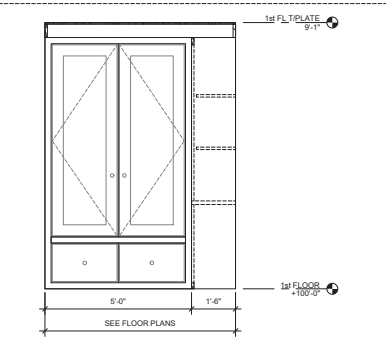
6 C0.4 DRESSING HALL - WARDROBE
1/2" = 1'-0"



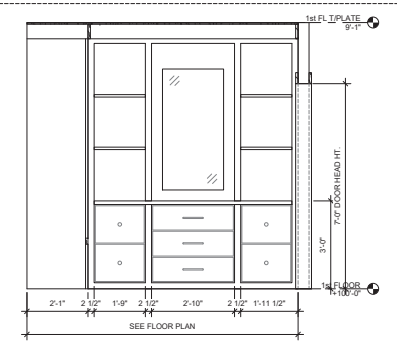
5 C0.4 DRESSING HALL- COUNTER
1/2" = 1'-0"



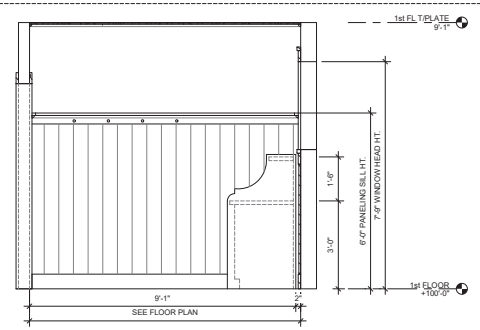
9 C0.4 GENERIC BED/LIVING 2
1/2" = 1'-0"



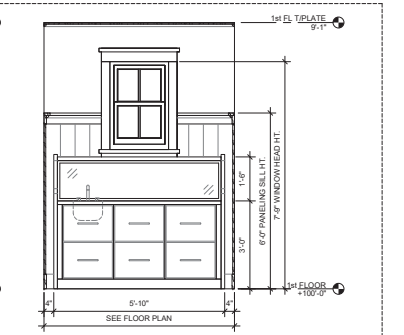
4 C0.4 DRESSING - WARDROBE
1/2" = 1'-0"



3 C0.4 DRESSING - COUNTER
1/2" = 1'-0"



2 C0.4 ENTRY - BENCH
1/2" = 1'-0"



1 C0.4 ENTRY - KITCHENETTE
1/2" = 1'-0"

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THE PRESERVE
COTTAGE DETAILS
WILLIAMS BAY, WI

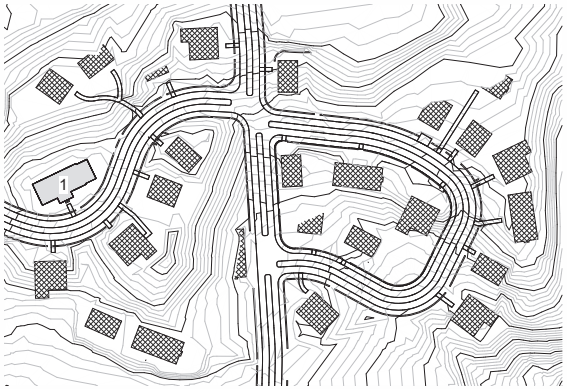
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/31/25

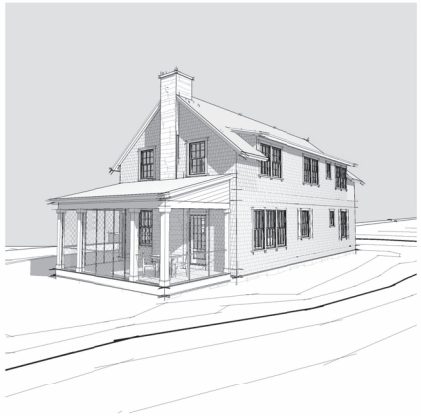
C0.4
INTERIOR ELEVATIONS

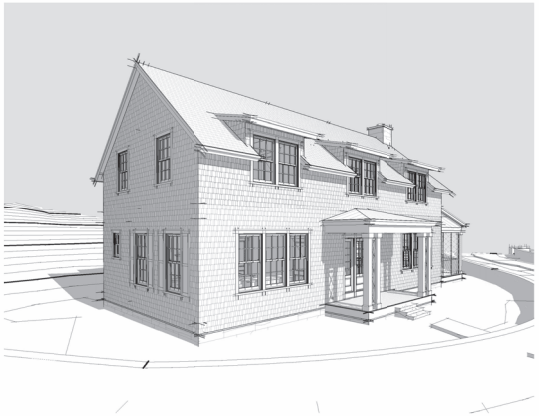


TRUE NORTH

SITE PLAN

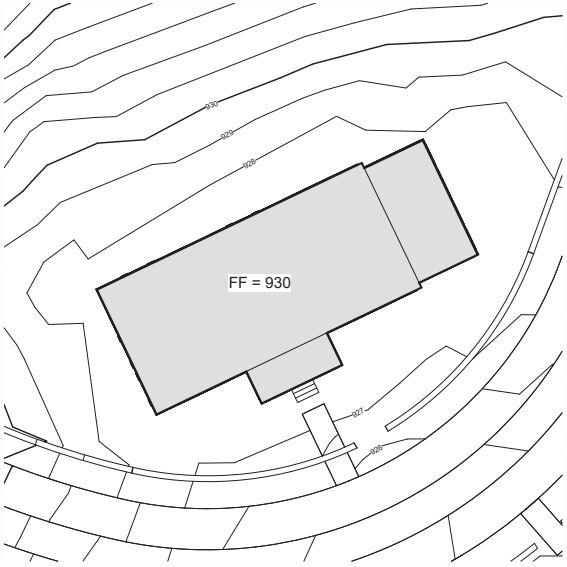
1" = 60'-0"





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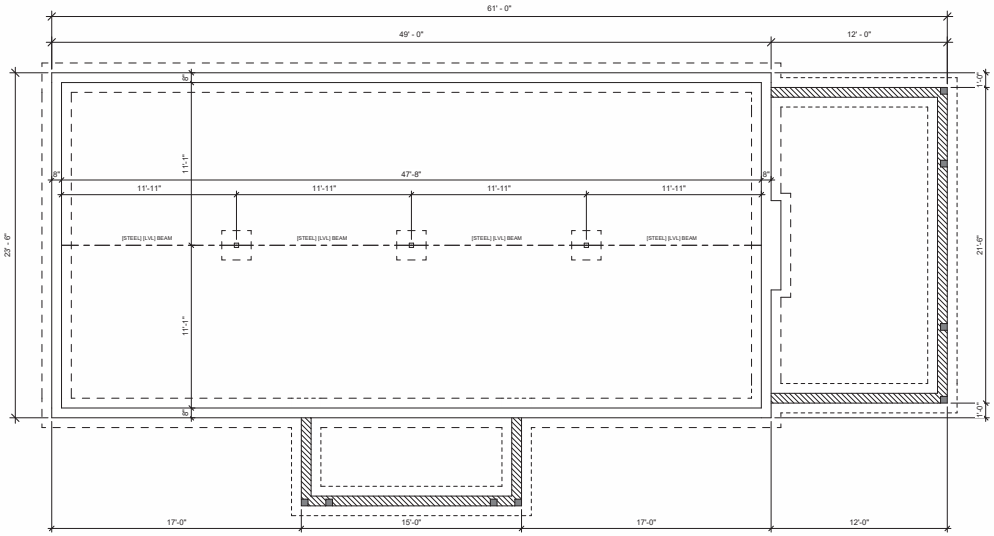
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TRUE NORTH

SITE PLAN

1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

THE PRESERVE
COTTAGE 1 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C1-1

SITE PLAN (E)

EXTERIOR DOOR SCHEDULE

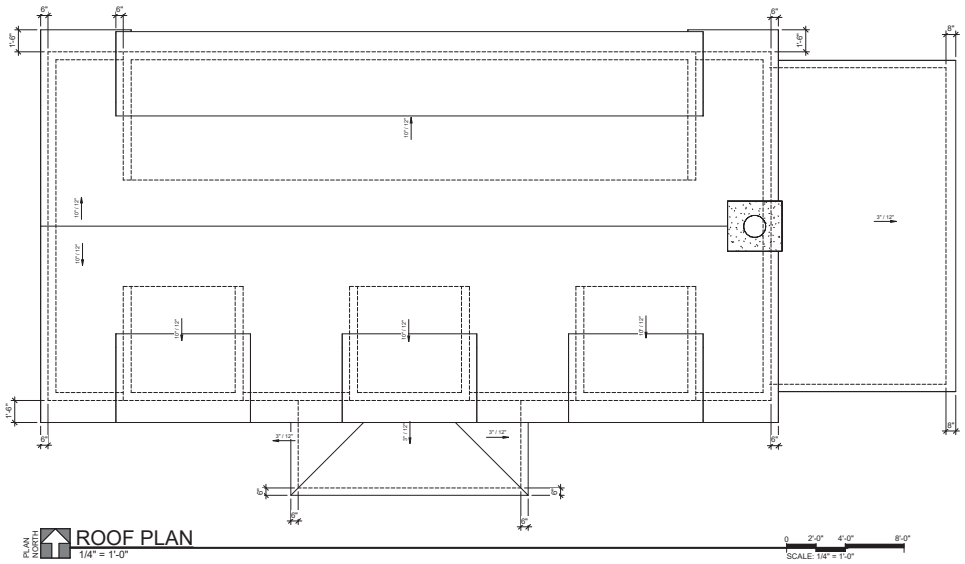
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

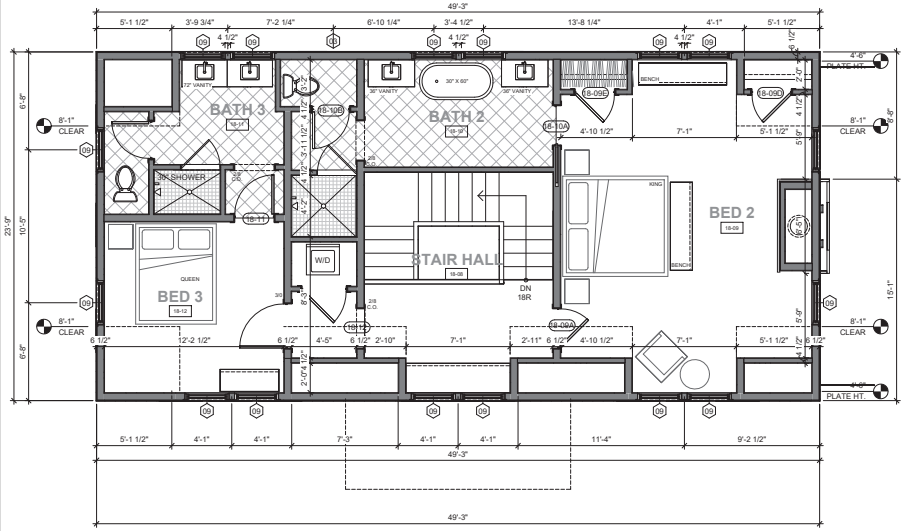
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

INTERIOR DOOR SCHEDULE

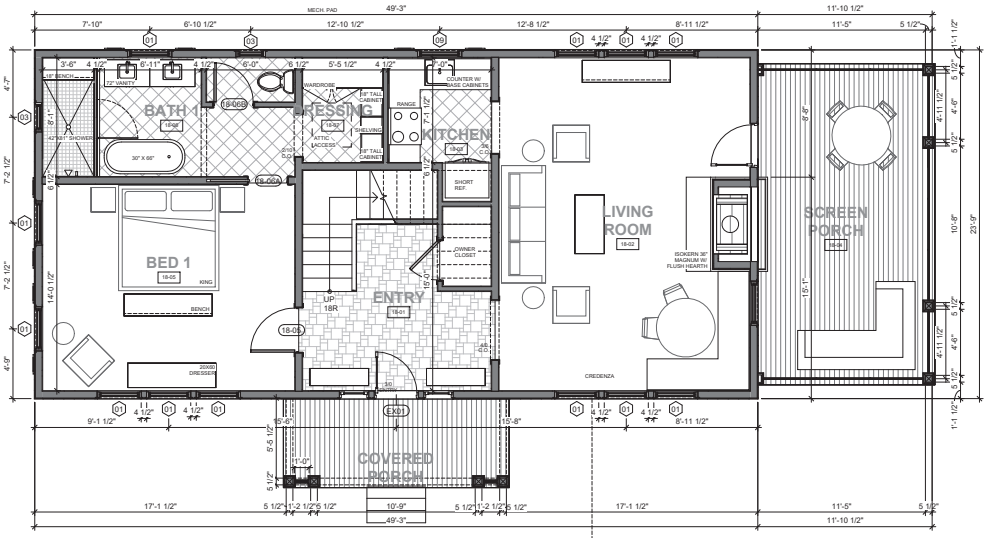
MARK	WIDTH	HEIGHT	TYPE
18-05	3'-0"	7'-0"	
18-06A	2'-8"	7'-0"	PKT.
18-06B	2'-8"	7'-0"	
18-09A	2'-8"	7'-0"	
18-09D	2'-8"	7'-0"	
18-09E	2'-8"	7'-0"	
18-10A	2'-8"	7'-0"	PKT.
18-10B	2'-8"	7'-0"	
18-11	2'-8"	7'-0"	
174	3'-0"	7'-0"	
EX02	2'-6"	7'-0"	
EX13	2'-8"	7'-0"	
EX14	3'-0"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 1 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

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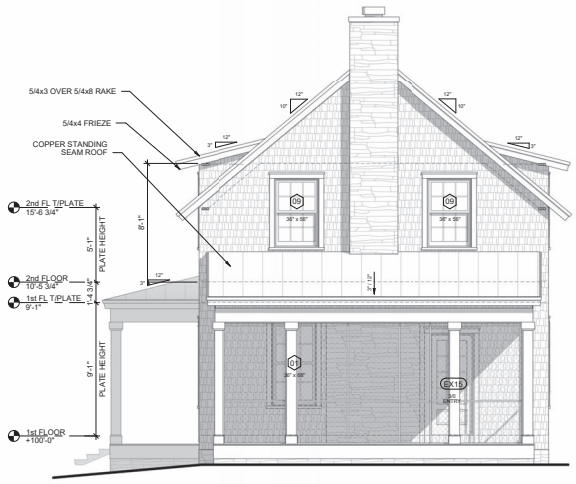
C1-2
FLOOR PLAN (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

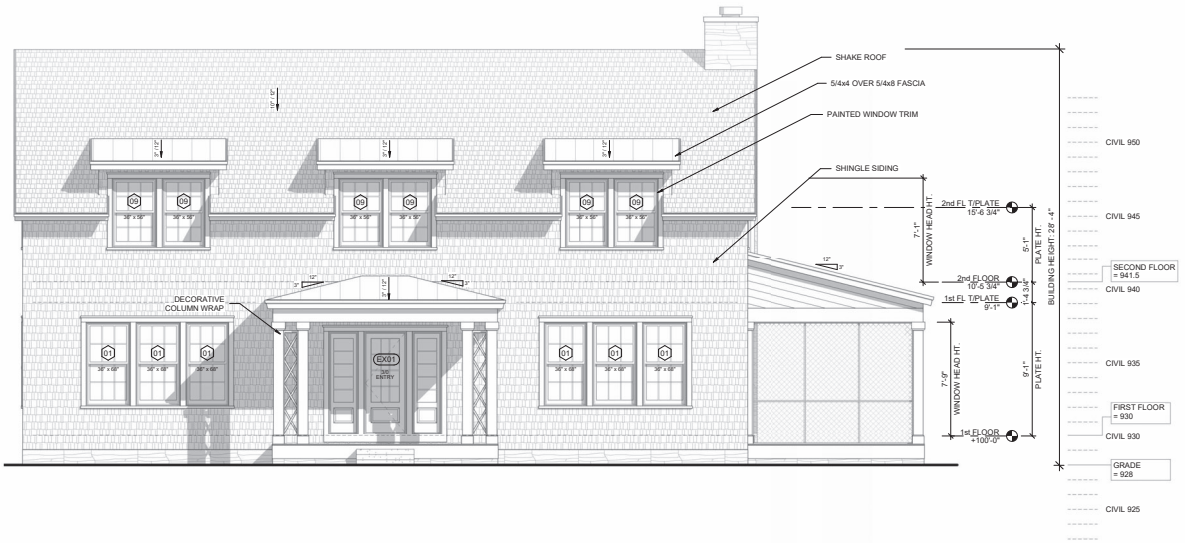
EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	



2 C1-3 SOUTH ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



1 C1-3 WEST ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 1 - (E)
WILLIAMS BAY, WI

- [ ] DESIGN SET
- [x] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C1-3
ELEVATIONS (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

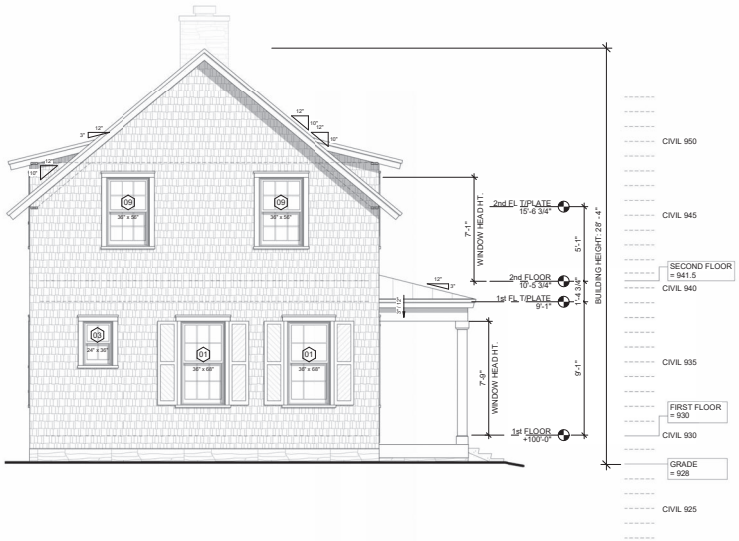


PLAN NORTH

EAST ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

NORTH ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 1 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

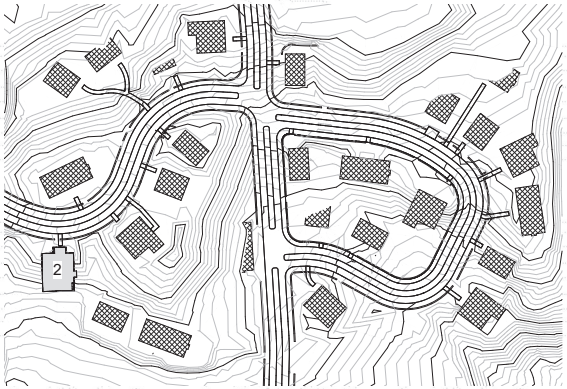
REVISIONS:

#	DATE

DATE: 12/31/25

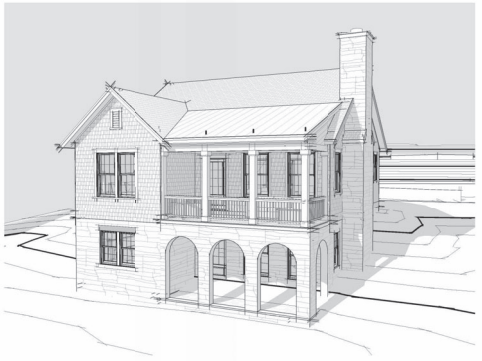
C1-4

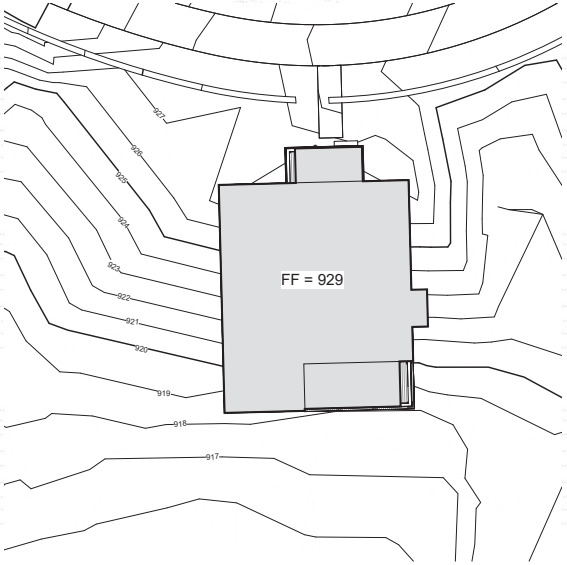
ELEVATIONS (E)



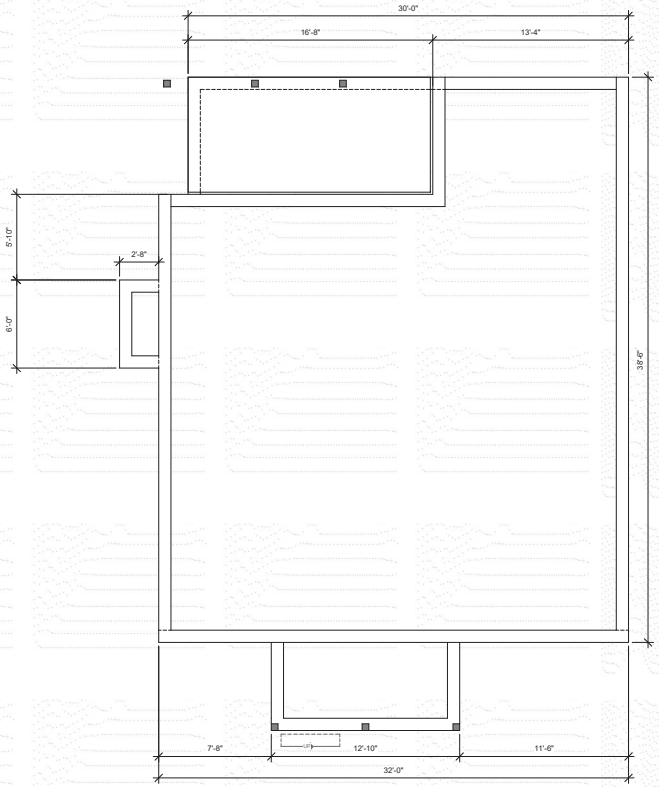
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 2 - (D2)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

#	DATE

DATE: 11/06/25

C2.1
SITE PLAN (D2)

EXTERIOR DOOR SCHEDULE

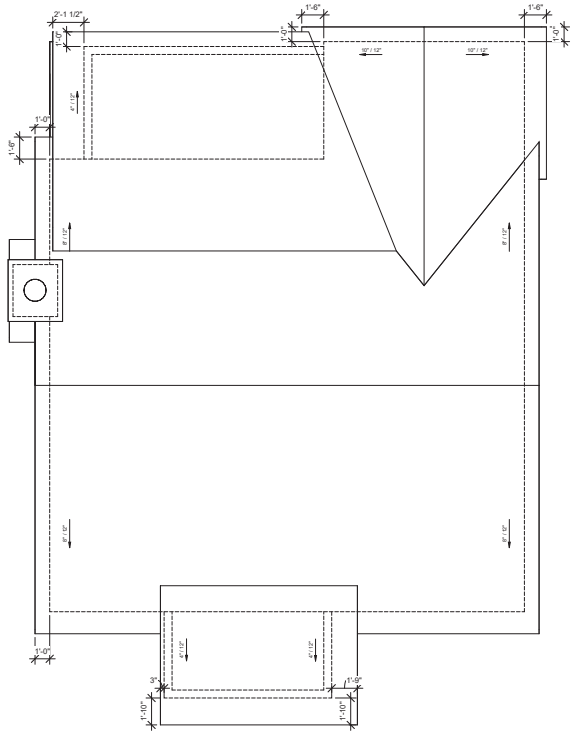
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-6"	ENTRY	
EX-47	7'-0"	3'-6"	ENTRY	

INTERIOR DOOR SCHEDULE

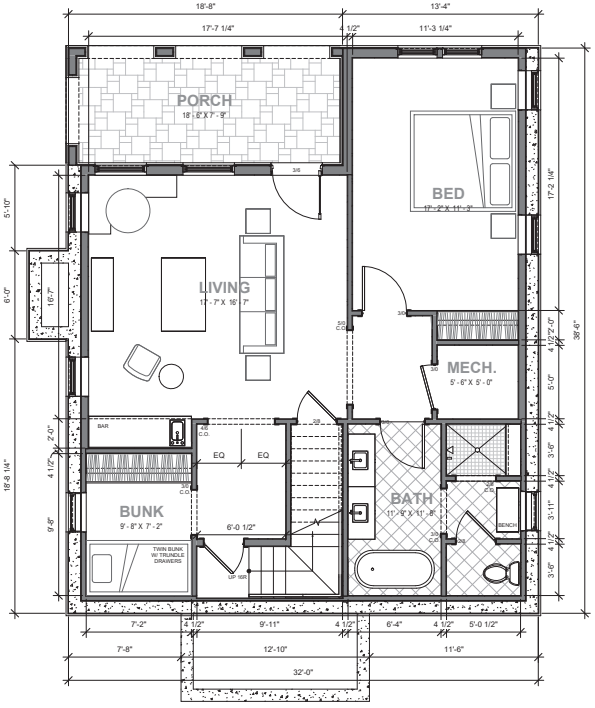
MARK	WIDTH	HEIGHT	TYPE
EX-13	3'-0"	7'-0"	
EX-14	2'-8"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-8"	7'-0"	
EX-26	2'-8"	7'-0"	
EX-28	3'-0"	7'-0"	
EX-39	2'-8"	7'-0"	
EX-40	3'-0"	7'-0"	
EX-43	2'-2"	7'-0"	
EX-44	3'-0"	7'-0"	
EX-45	2'-8"	7'-0"	
EX-46	2'-2"	7'-0"	

WINDOW SCHEDULE

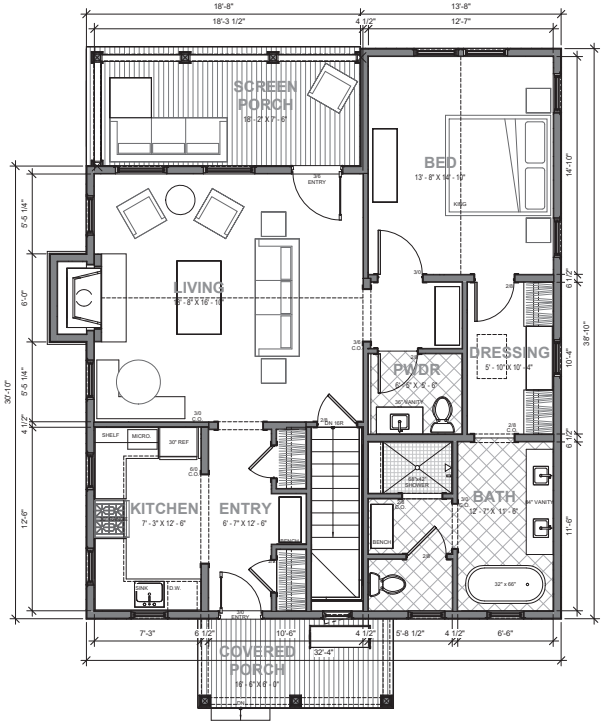
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
03	Ultimate Double Hung G2	4	2'-8"	4'-4"	7'-1"
04	Ultimate Casement	2	2'-8"	2'-2"	7'-1"
08	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-1"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-1"
1st FLOOR					
01	Ultimate Double Hung G2	2	3'-0"	5'-8"	7'-9"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	8'-0"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-9"
15	TRANSOM	1	2'-0"	3'-0"	7'-1"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



LOWER LEVEL
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 2 - (D2)
WILLIAMS BAY, WI

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- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 11/06/25

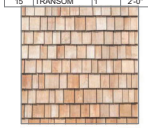
C2.2
PLANS (D2)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-6"	ENTRY	
EX-47	7'-0"	3'-6"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
03	Ultimate Double Hung G2	4	2'-8"	4'-4"	7'-1"
04	Ultimate Casement	2	2'-8"	2'-2"	7'-1"
08	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-1"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-1"
01	Ultimate Double Hung G2	2	3'-0"	5'-8"	7'-9"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	8'-0"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-9"
15	TRANSOM	1	2'-0"	3'-0"	7'-1"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



CEDAR SHAKE ROOF



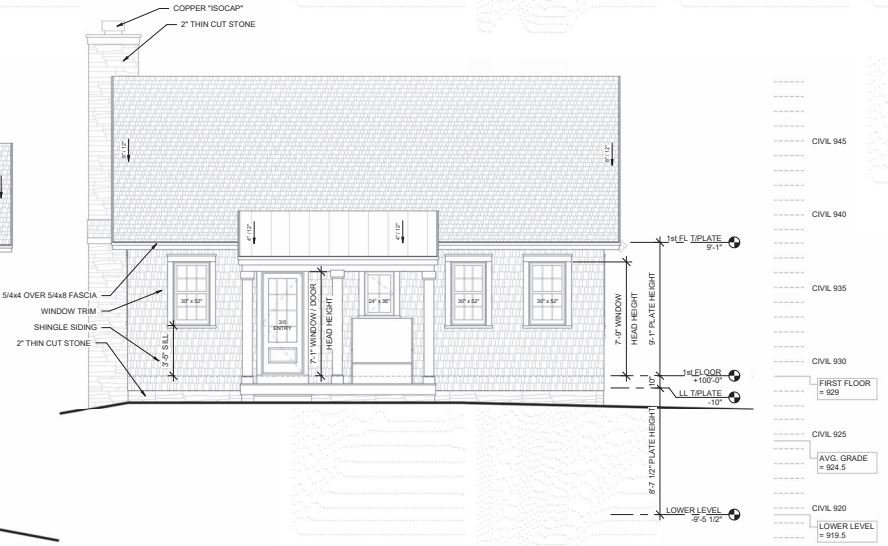
COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

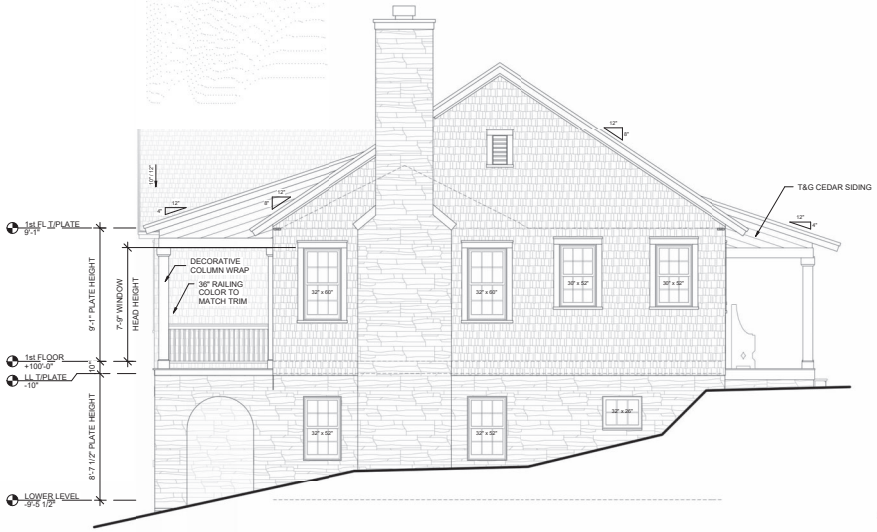
PAINT COLOR



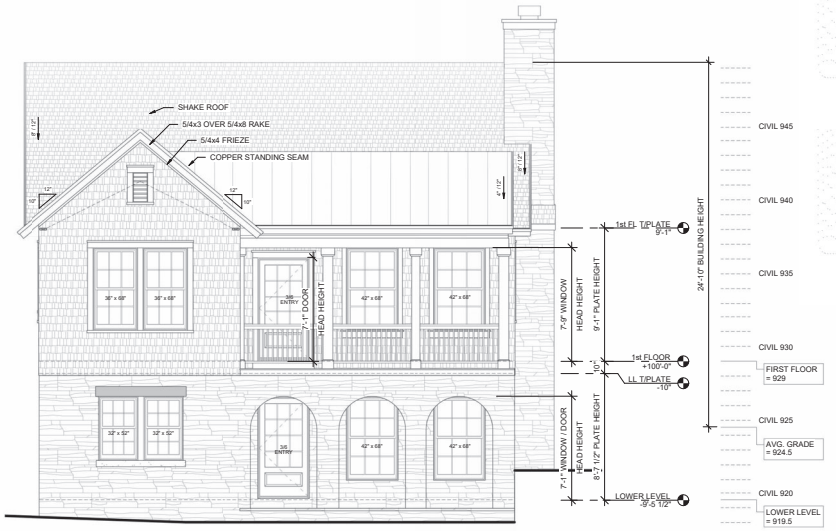
3 C2.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C2.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C2.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C2.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 2 - (D2)
WILLIAMS BAY, WI

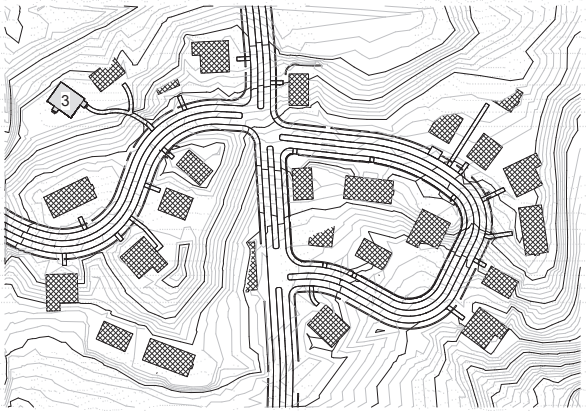
☐ DESIGN SET
■ PERMIT SET
☐ CONSTRUCTION

REVISIONS:

#	DATE

DATE: 12/31/25

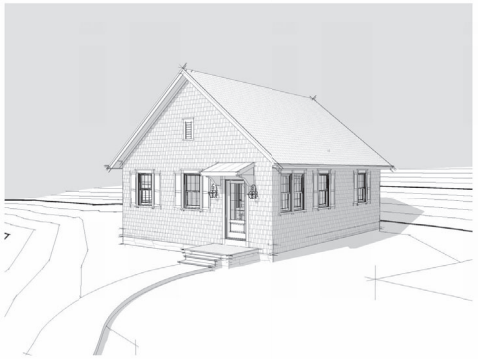
C2.3
ELEVATIONS (D2)

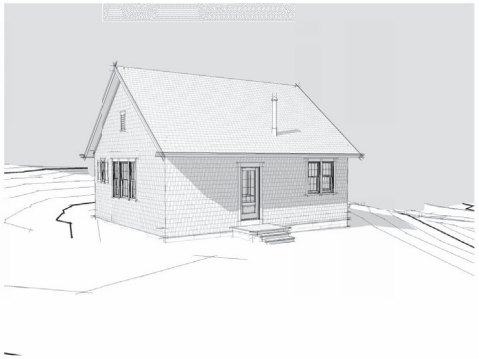


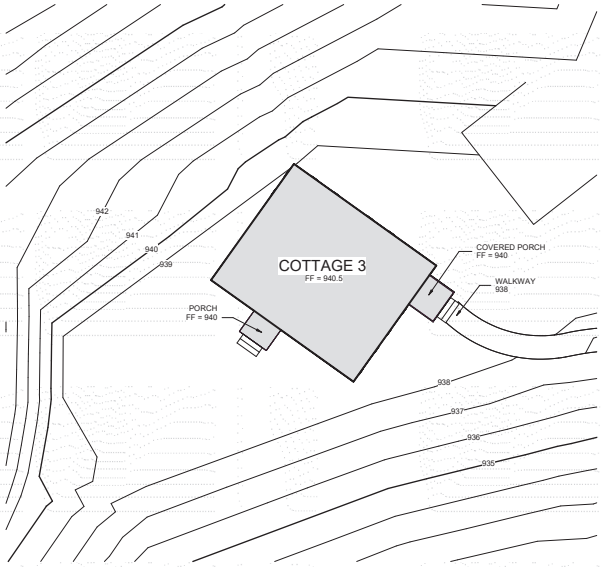
TRUE NORTH

SITE PLAN

1" = 60'-0"



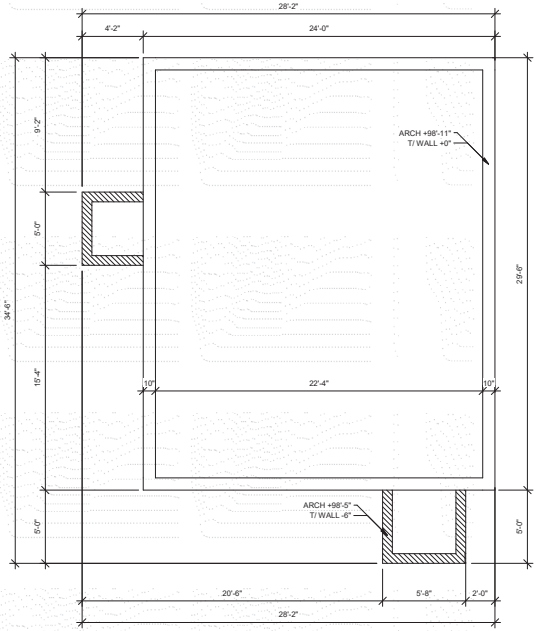




TRUE NORTH

SITE PLAN

1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE

COTTAGE 3 - (C)

WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/30/25

C3.1

SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

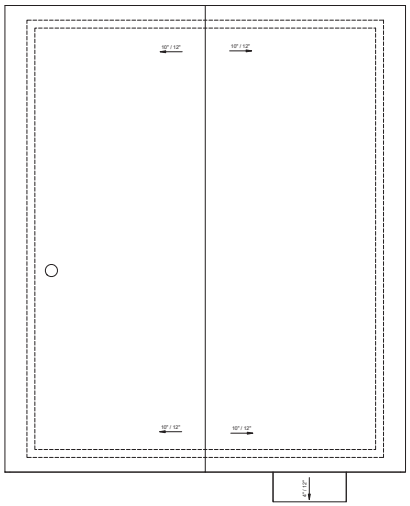
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

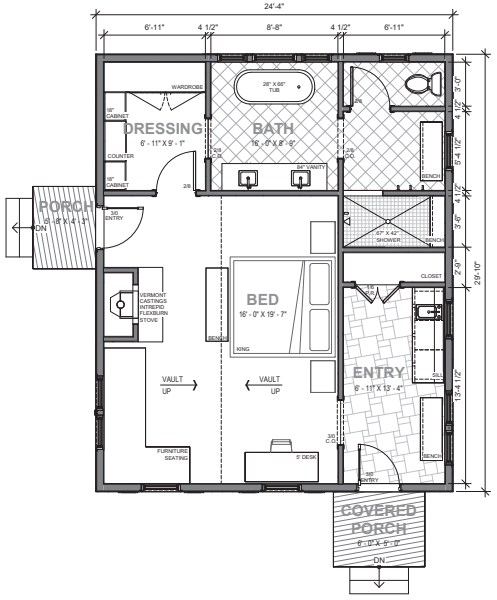
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



PLAN NORTH
ROOF PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH
FLOOR PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
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WILLIAMS BAY, WI

- DESIGN SET
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REVISIONS:

NO.	DESCRIPTION	DATE

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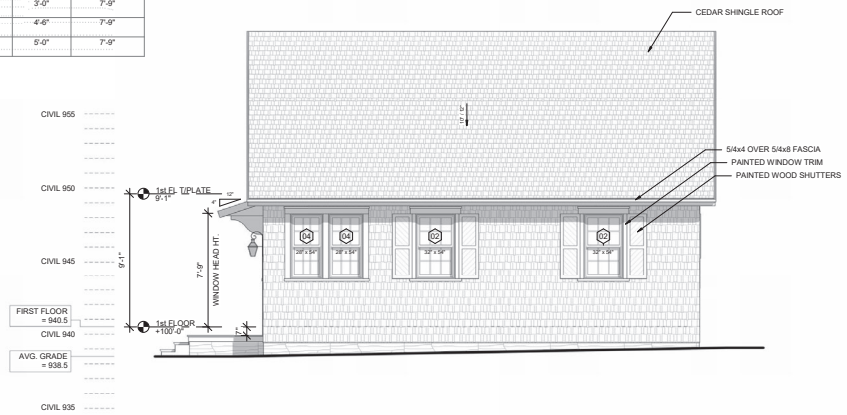
C3.2
PLANS (C)

EXTERIOR DOOR SCHEDULE

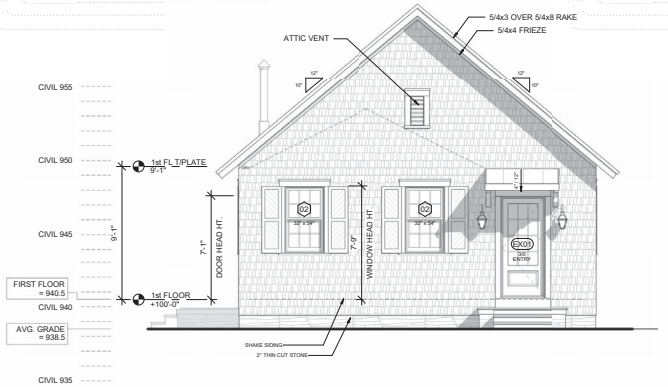
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



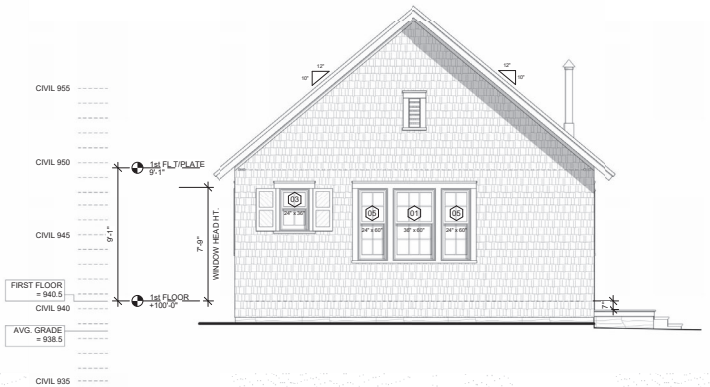
1 C3.3 WEST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



3 C3.3 SOUTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



4 C3.3 EAST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



2 C3.3 NORTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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COTTAGE 3 - (C)
WILLIAMS BAY, WI

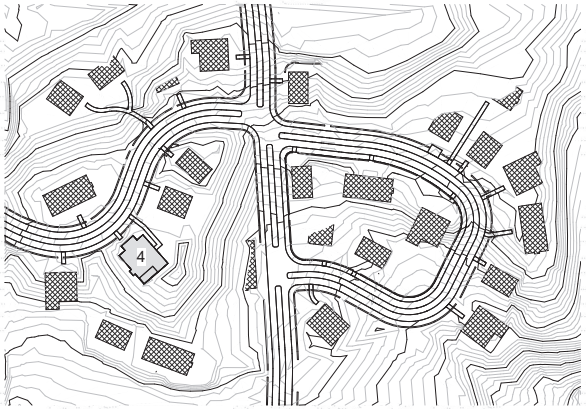
- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

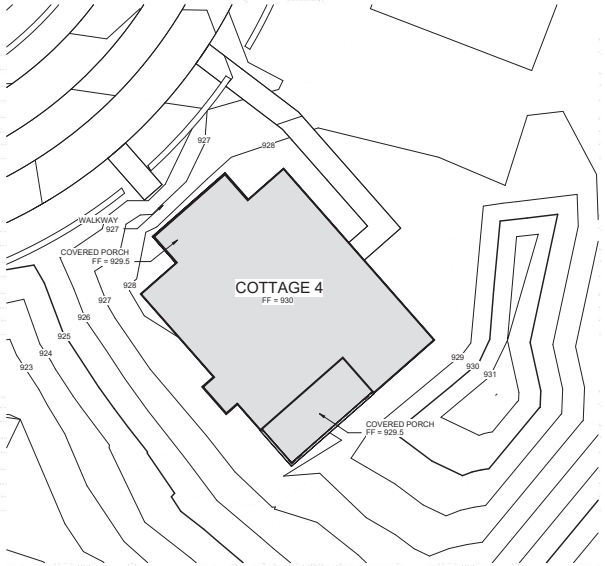
#	DESCRIPTION	DATE

DATE: 12/30/25

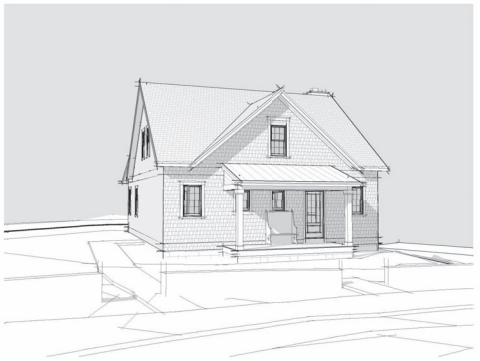
C3.3
ELEVATIONS (C)

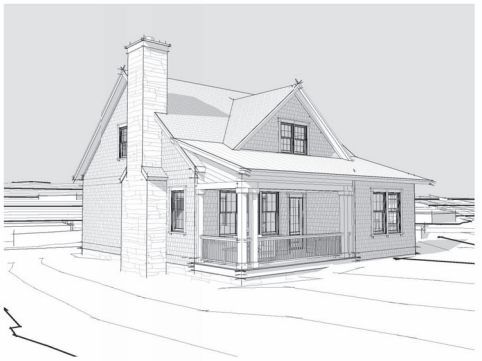


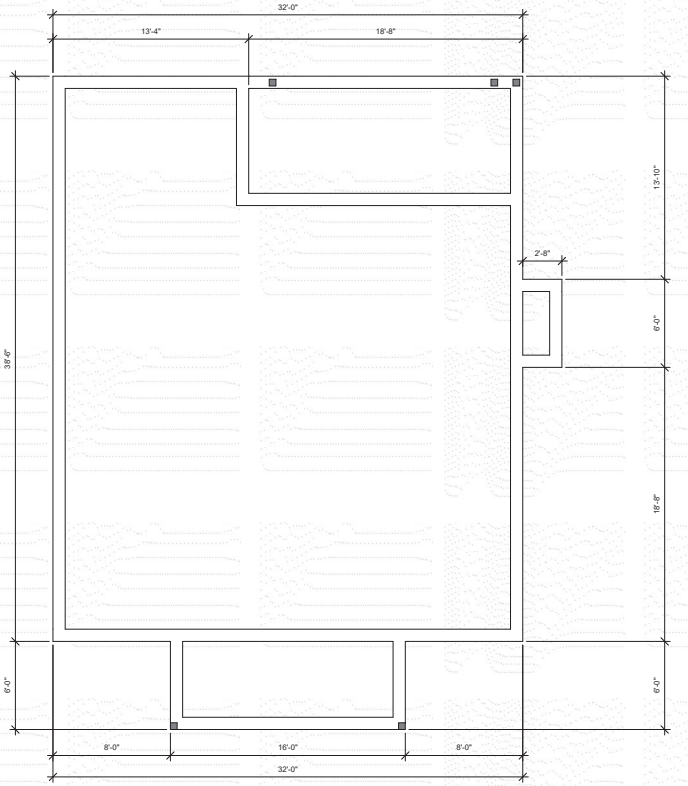
TRUE NORTH
SITE PLAN
1" = 60'-0"



TRUE NORTH
SITE PLAN
1" = 10'-0"







PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 4 - (D1)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:
NO. DATE

DATE: 12/31/25

C4.1
SITE PLAN (D1)

EXTERIOR DOOR SCHEDULE

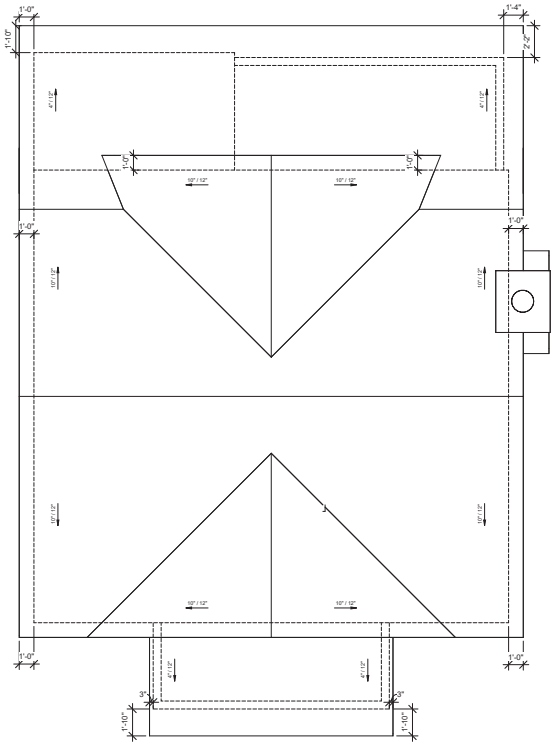
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

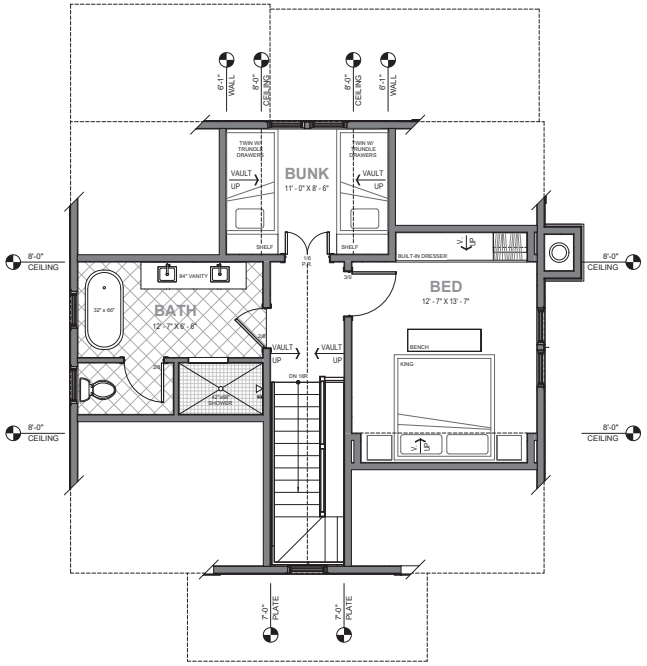
MARK	WIDTH	HEIGHT	TYPE
EX-02	3'-0"	6'-8"	P.R.
EX-03	2'-8"	6'-8"	
EX-04	3'-0"	6'-8"	
EX-05	2'-8"	6'-8"	
EX-13	3'-0"	7'-0"	
EX-14	3'-0"	7'-0"	
EX-16	3'-0"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-20	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-10"	7'-0"	

WINDOW SCHEDULE

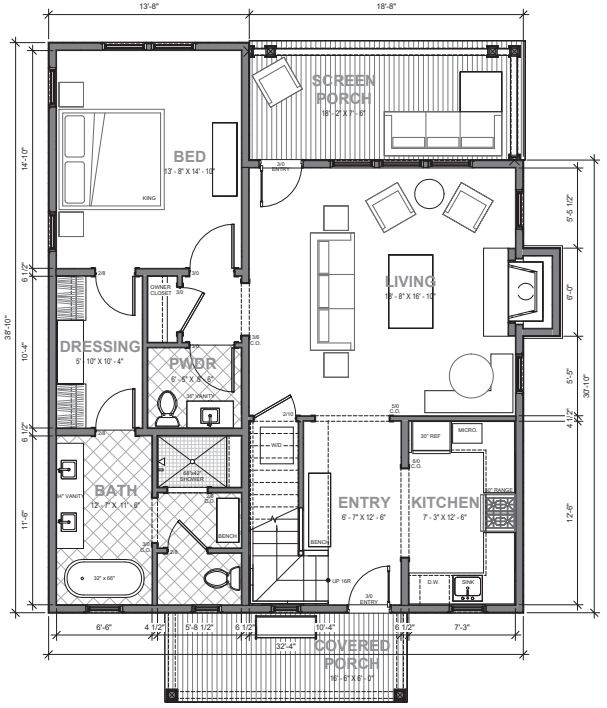
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 4 - (D1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C4.2
PLANS (D1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



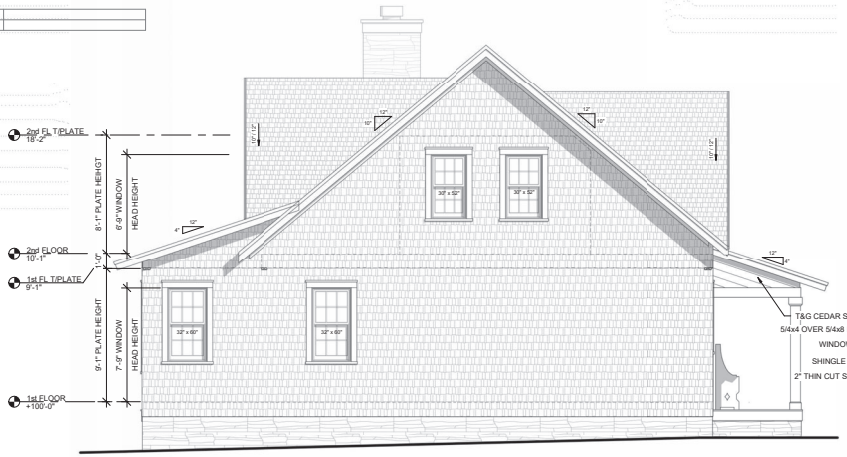
CEDAR SHAKE ROOF



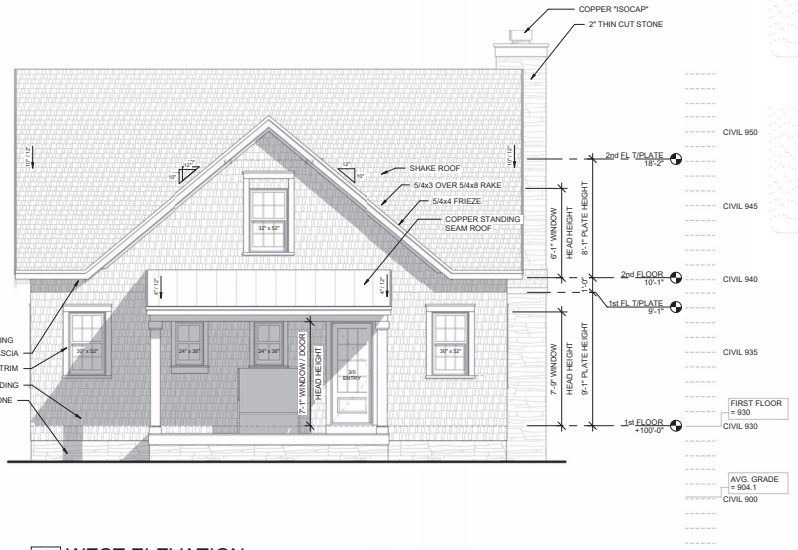
COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



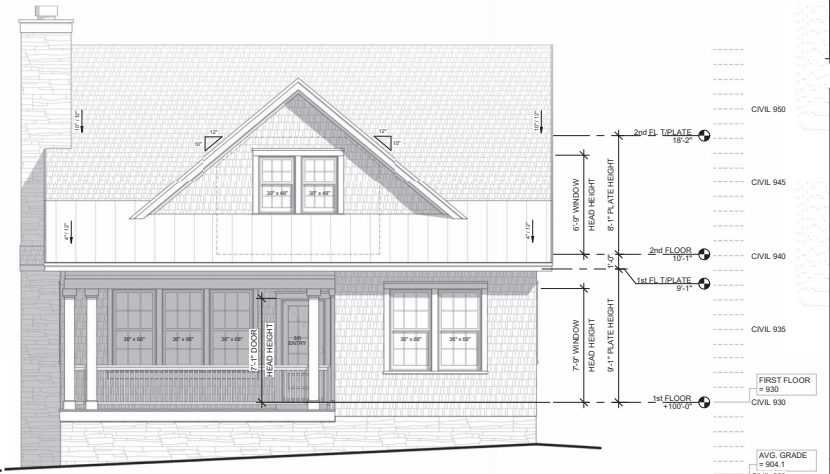
3 C4.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C4.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C4.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C4.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 4 - (D1)
WILLIAMS BAY, WI

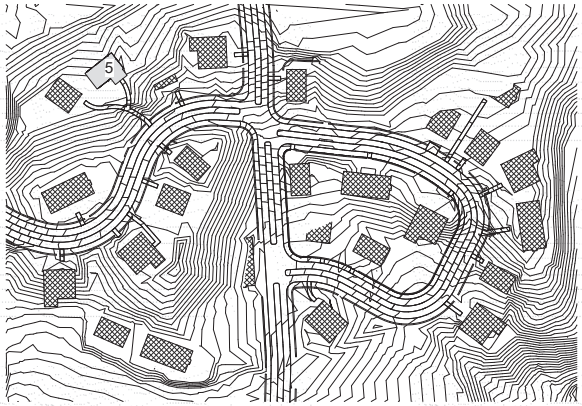
DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:

NO.	DATE

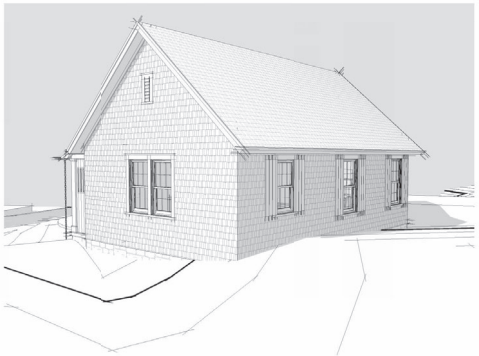
DATE: 12/31/25

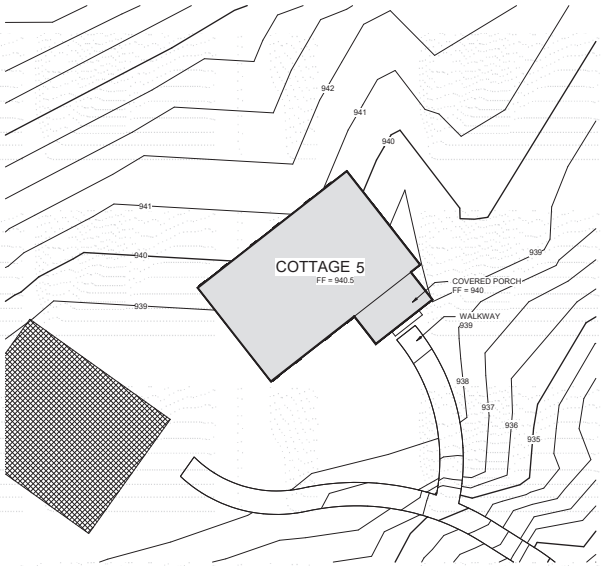
C4.3
ELEVATIONS (D1)



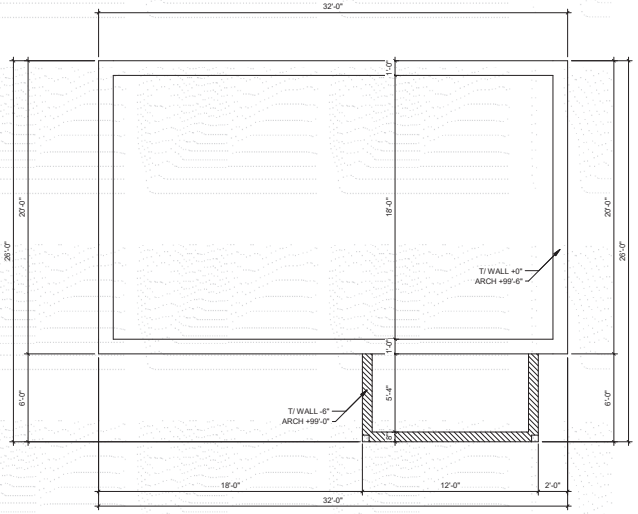
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 5 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/30/25

C5.1
SITE PLAN (B1)

EXTERIOR DOOR SCHEDULE

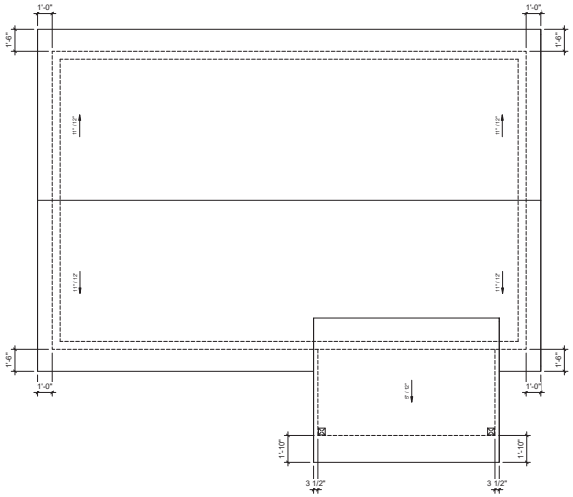
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

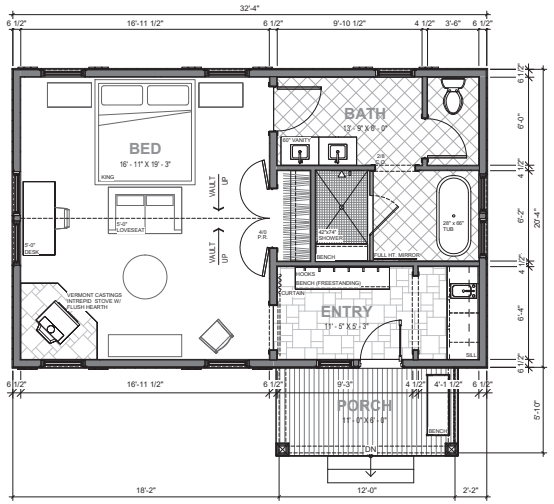
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"



PLAN NORTH

ROOF PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 5 - (B1)
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/30/25

C5.2
PLANS (B1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

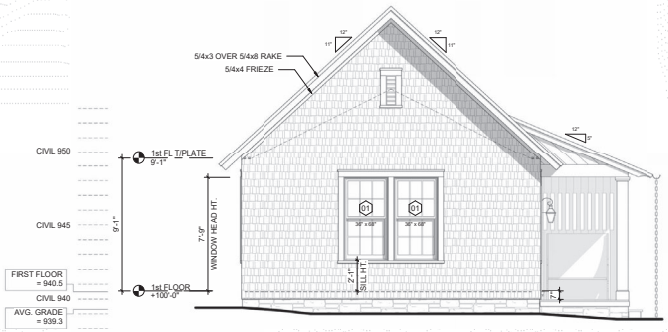

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

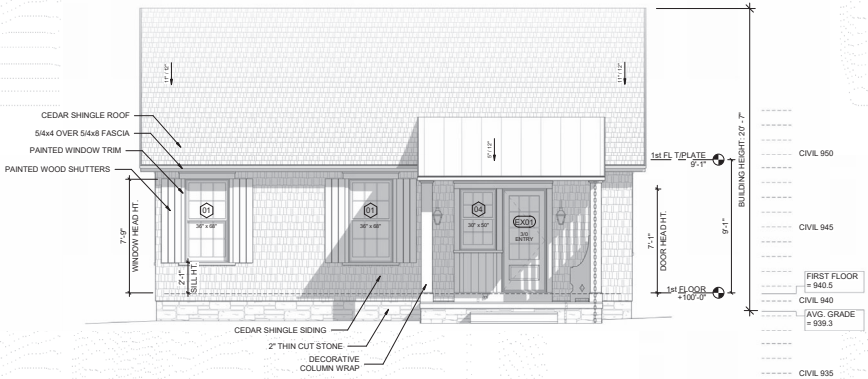

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

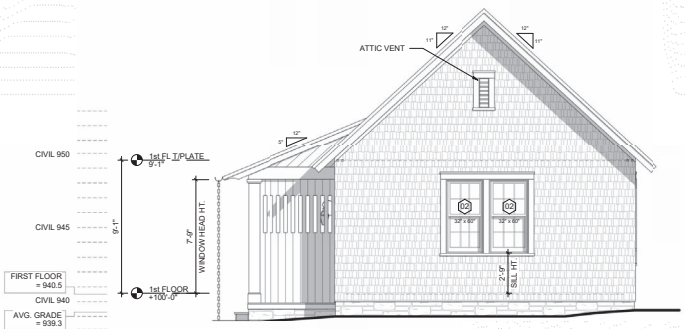
PAINT COLOR



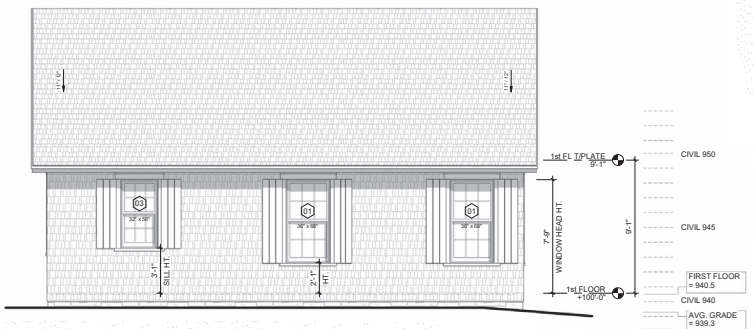
4 C5.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C5.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C5.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C5.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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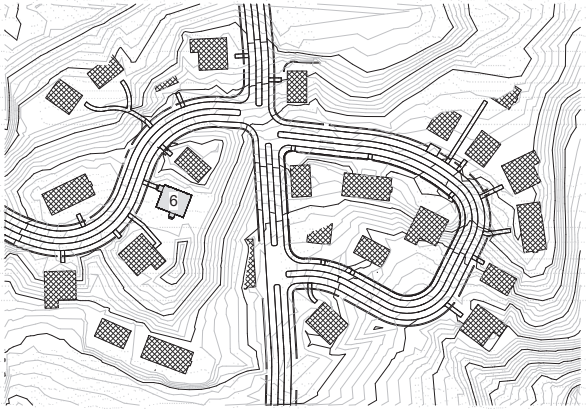
THE PRESERVE
COTTAGE 5 - (B1)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:

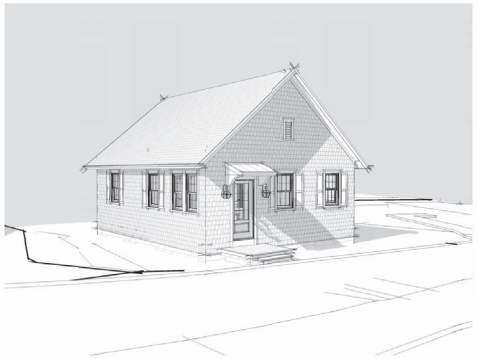
DATE: 12/30/25

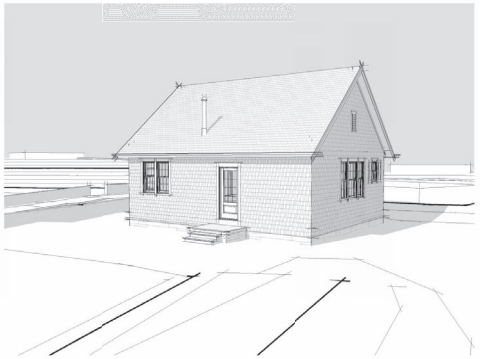
C5.3
ELEVATIONS (B1)

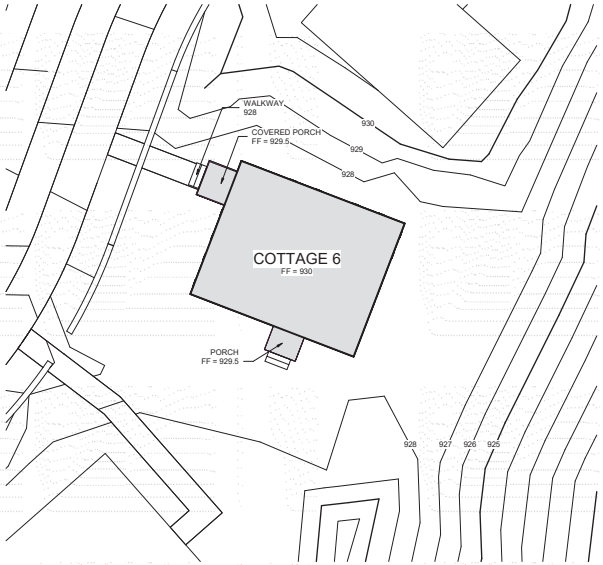


TRUE NORTH

SITE PLAN
1" = 60'-0"

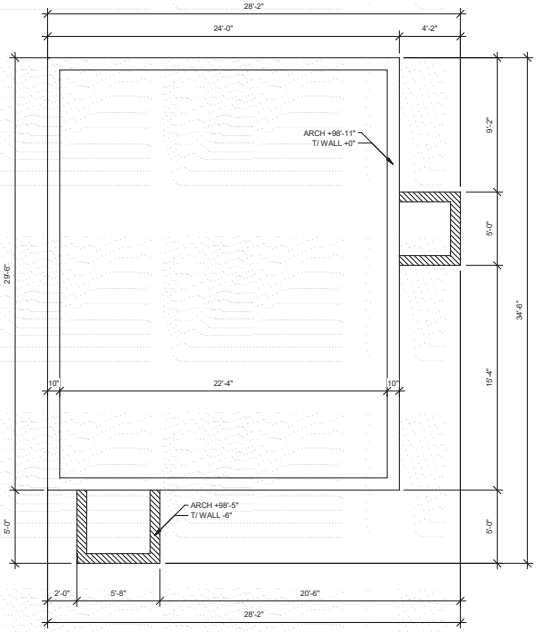






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 6 - (C)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/30/25

C6.1

SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

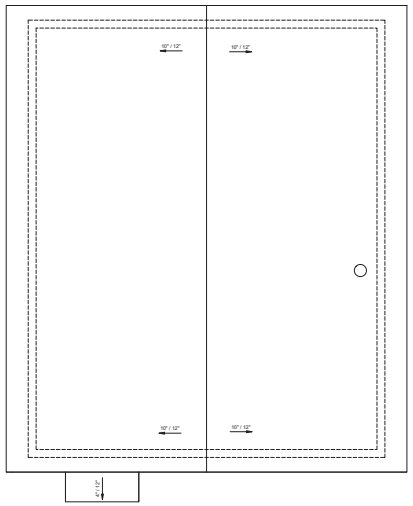
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



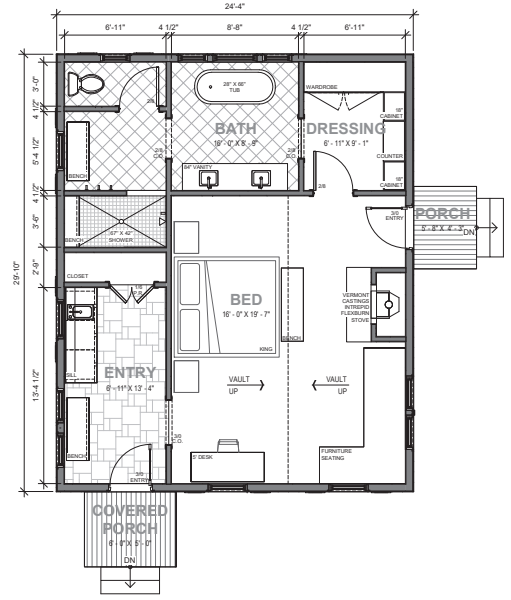
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 6 - (C)
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- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C6.2

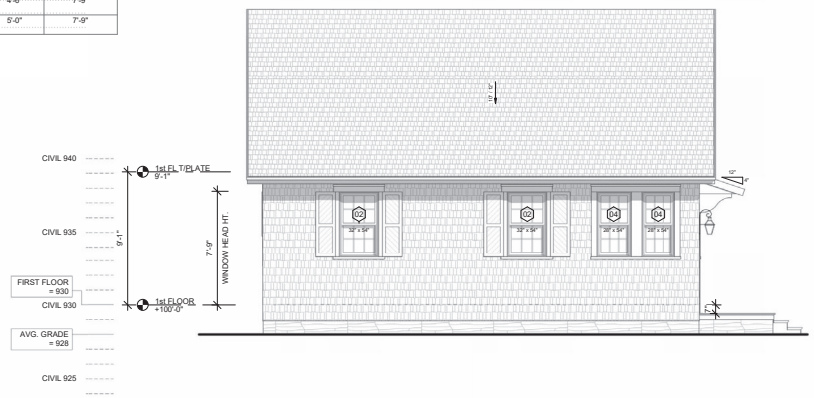
PLANS (C)

EXTERIOR DOOR SCHEDULE

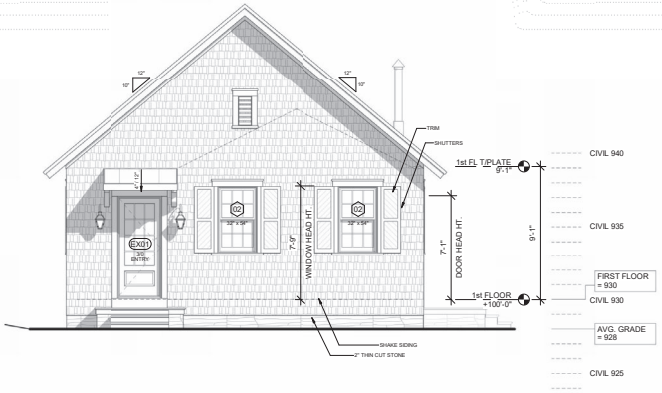
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



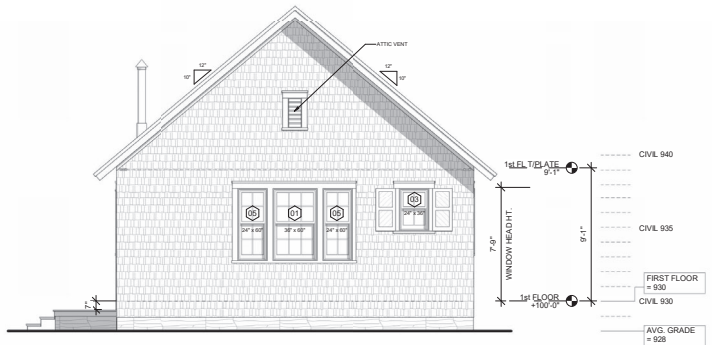
1 C6.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C6.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C6.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C6.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 6 - (C)
WILLIAMS BAY, WI

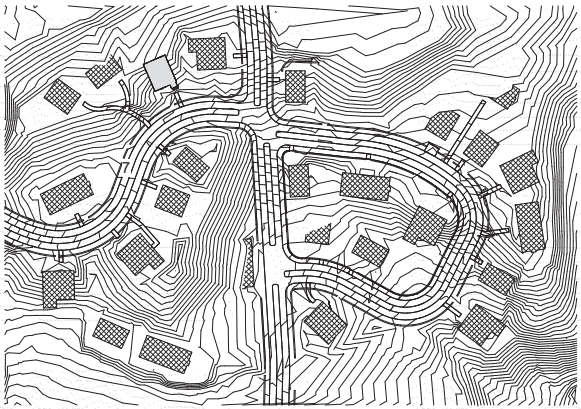
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

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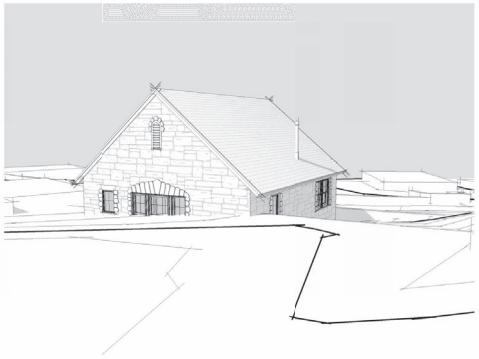
C6.3
ELEVATIONS (C)



TRUE NORTH

SITE PLAN
1" = 60'-0"

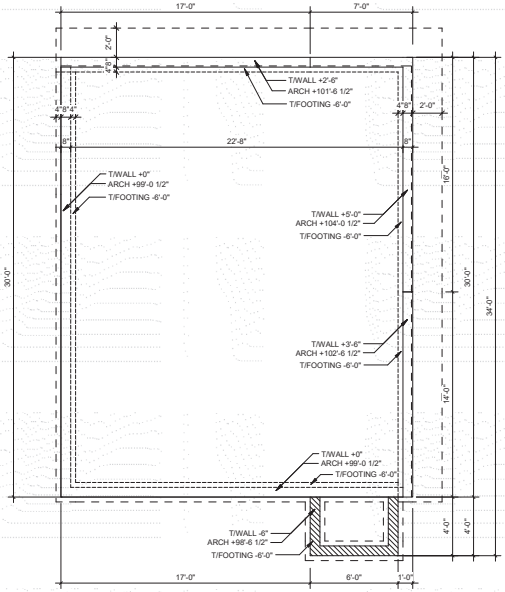






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 7 - (C)
WILLIAMS BAY, WI.

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C7.1
SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

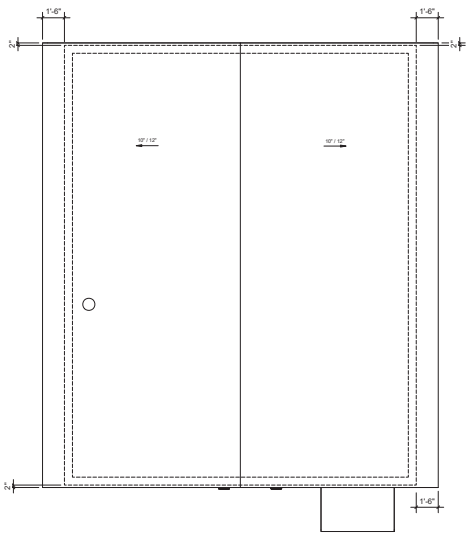
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-04	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	6	2'-8"	4'-6"	<varies>
05	Ultimate Double Hung G2	2	2'-0"	5'-8"	7'-9"
06	FIXED TRANSOM	3	2'-0"	3'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
2-03	2'-8"	7'-0"	
2-04	2'-8"	7'-0"	



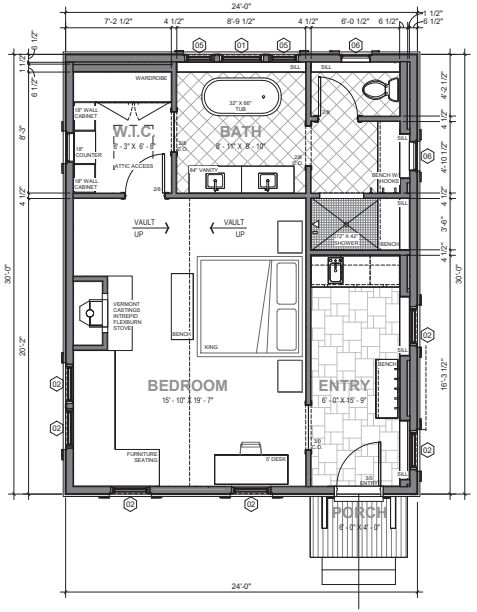
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 7 - (C)
WILLIAMS BAY, WI.

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C7.2

PLANS (C)

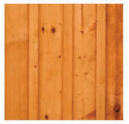
EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-04	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	6	2'-8"	4'-6"	<varies>
05	Ultimate Double Hung G2	2	2'-0"	5'-8"	7'-9"
06	FIXED TRANSOM	3	2'-0"	3'-0"	7'-9"

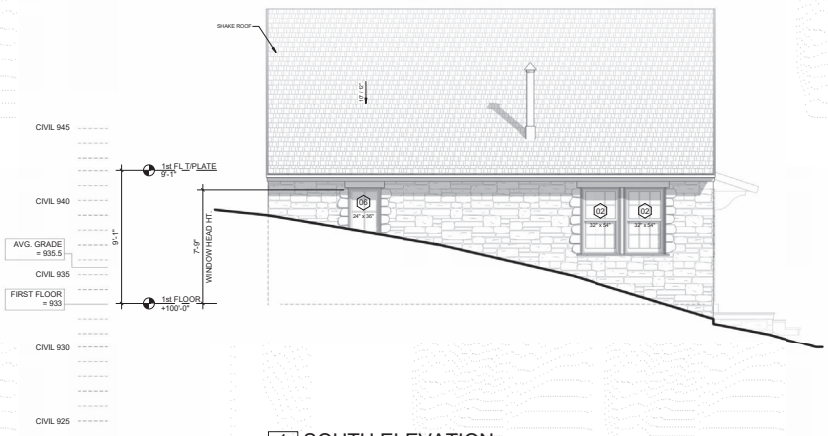

SHINGLE SIDING (STRAIGHT 8" EXPOSURE)


VERTICAL 5/4" X 6" SIDING

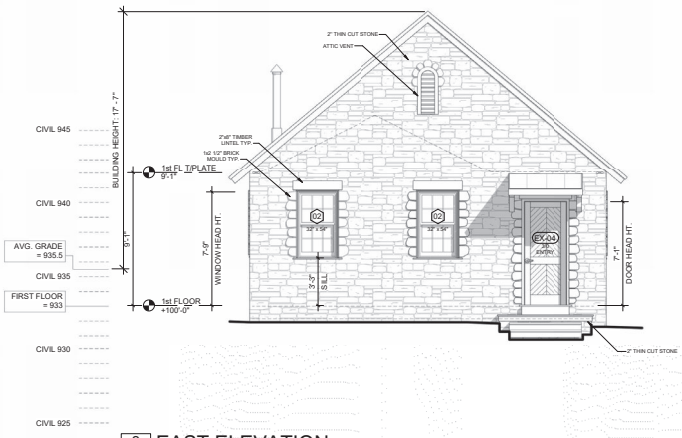

STONE VENEER WITH MORTAR


SHAKE ROOF

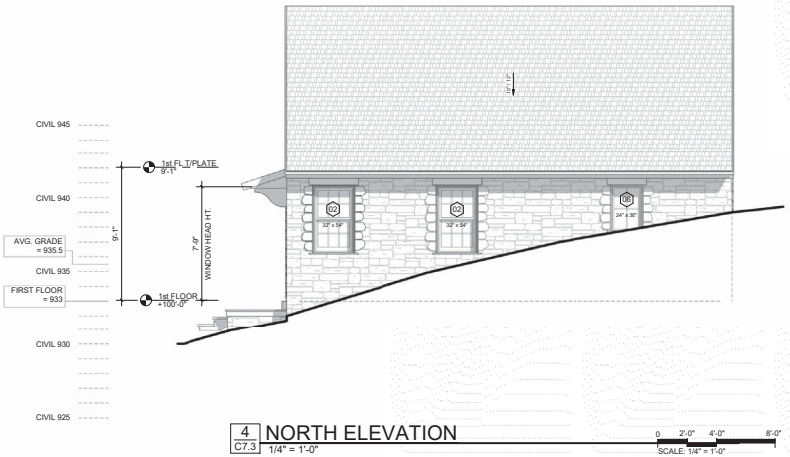

COPPER STANDING SEAM ROOF



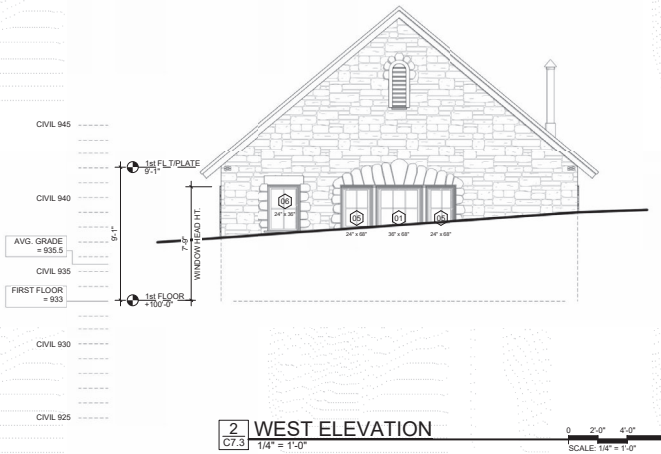
1 C7.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C7.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C7.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C7.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 7 - (C)
WILLIAMS BAY, WI.

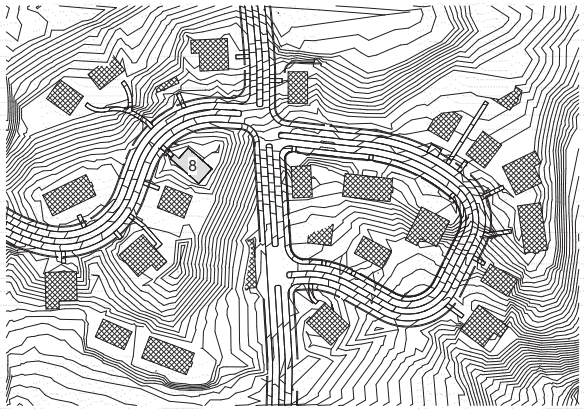
■ DESIGN SET
□ PERMIT SET
□ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

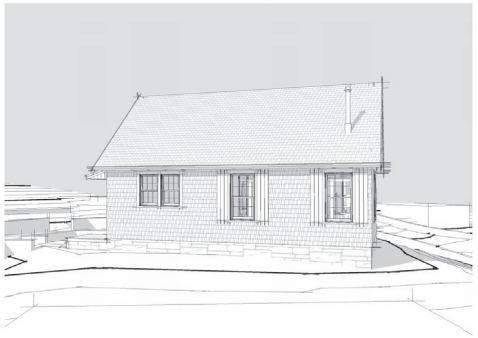
C7.3
ELEVATIONS (C)

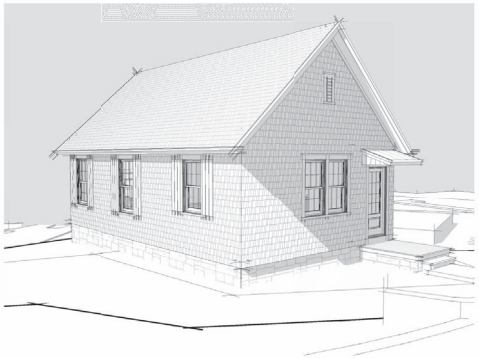


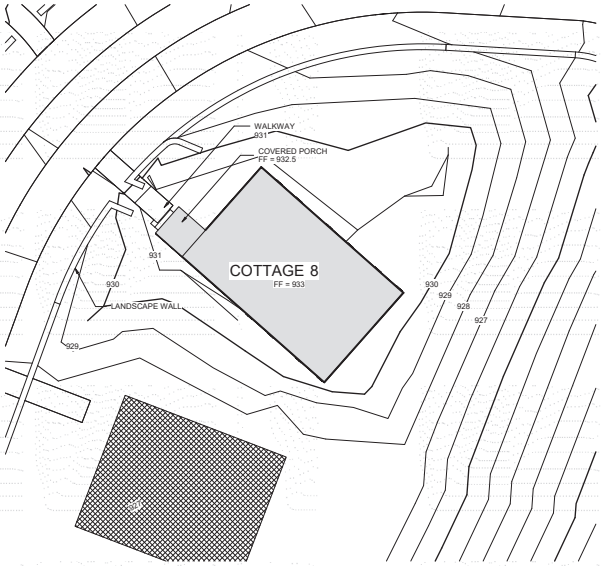
TRUE NORTH

SITE PLAN

1" = 60'-0"



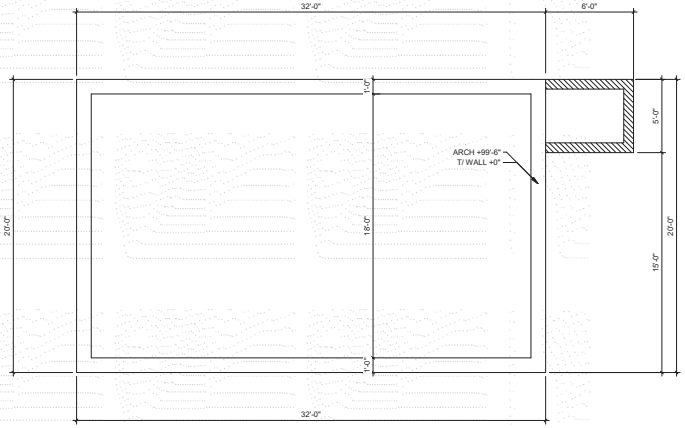




TRUE NORTH

SITE PLAN

1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 8 - (B2)
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/30/25

C8.1

SITE PLAN (B2)

EXTERIOR DOOR SCHEDULE

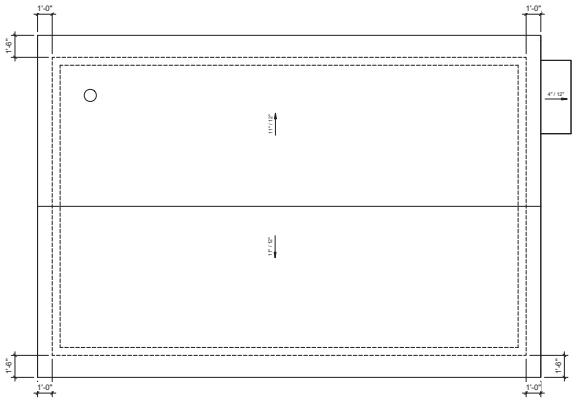
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

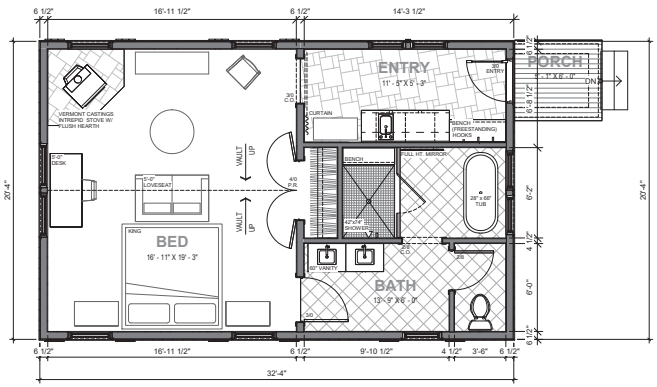
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"



ROOF PLAN
1/4" = 1'-0"

PLAN NORTH

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"

PLAN NORTH

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 8 - (B2)
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C8.2
PLANS (B2)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

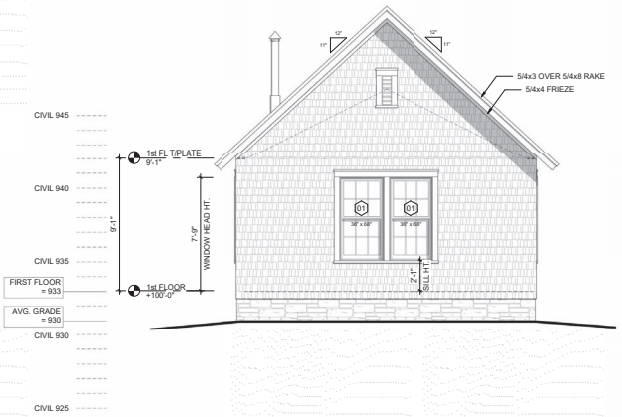

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

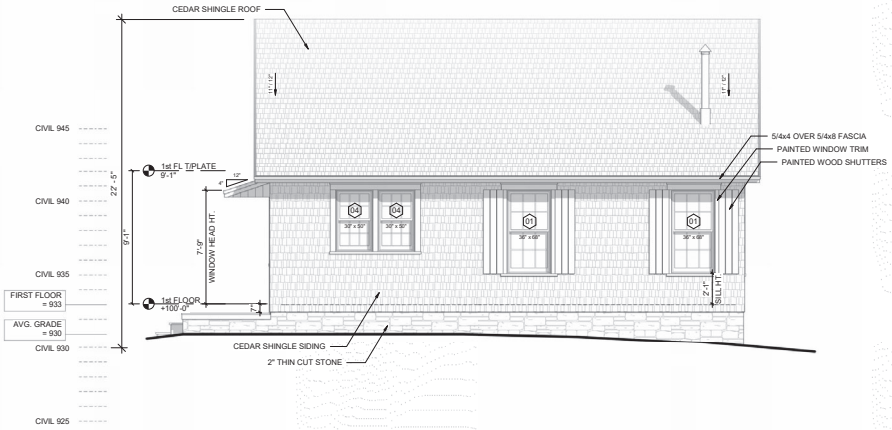

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

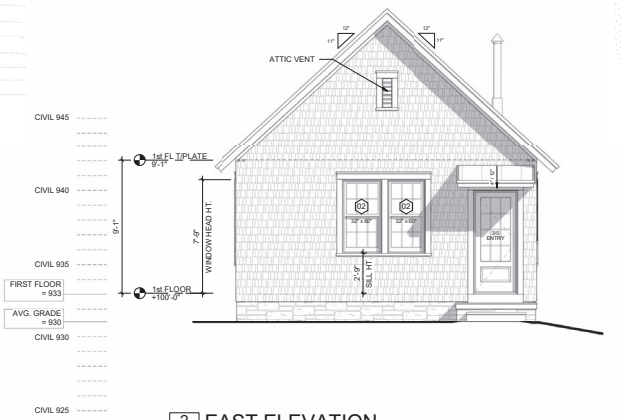
PAINT COLOR



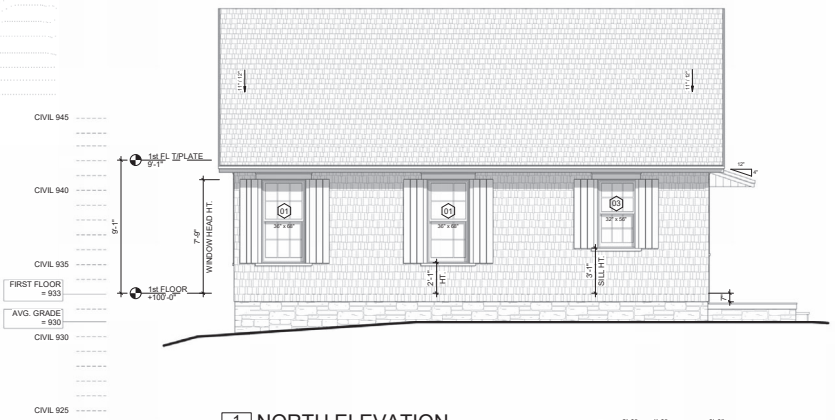
4 C8.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C8.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C8.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C8.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 8 - (B2)
WILLIAMS BAY, WI

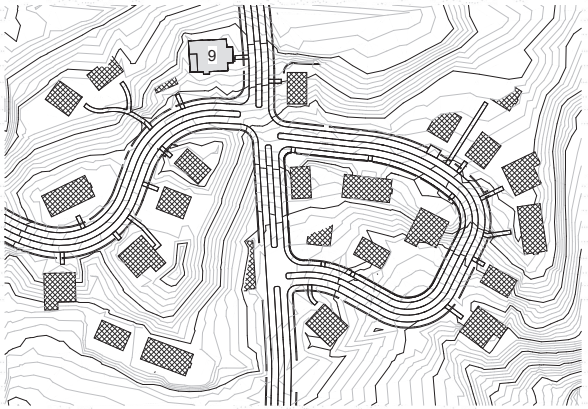
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

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NO.	DATE

DATE: 12/30/25

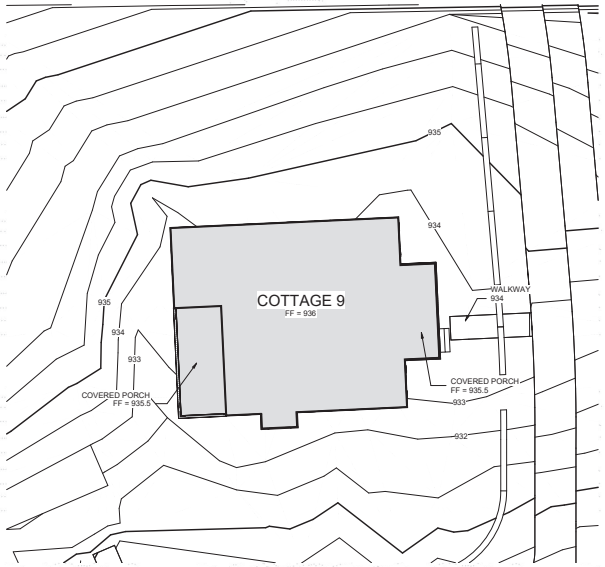
C8.3
ELEVATIONS (B2)



TRUE NORTH

SITE PLAN

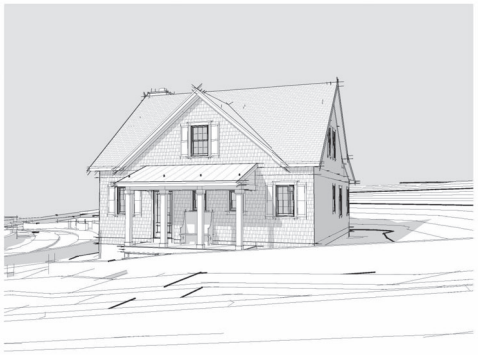
1" = 60'-0"

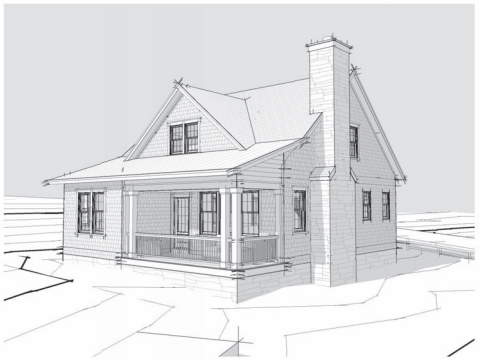


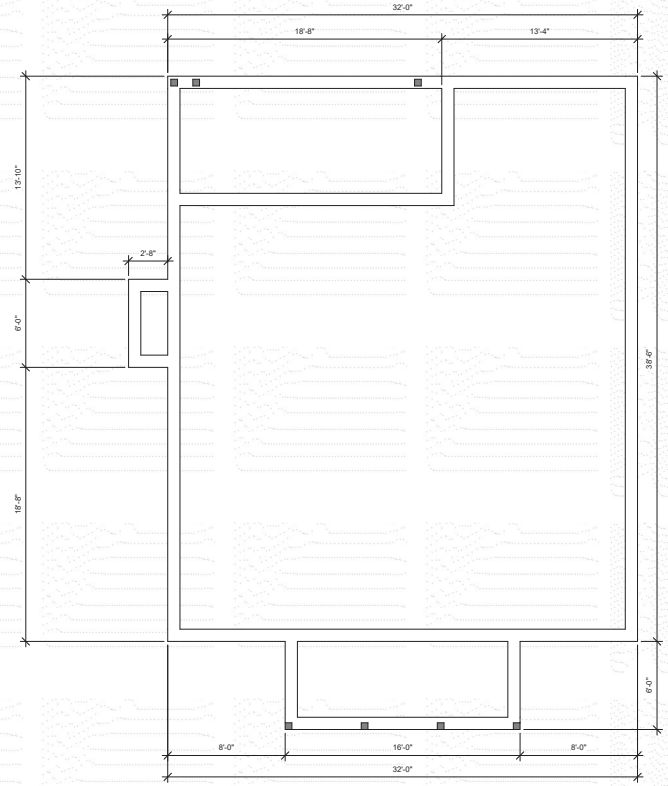
TRUE NORTH

SITE PLAN

1" = 10'-0"







PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE

COTTAGE 9 - (D1)

WILLIAMS BAY, WI

- [■] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DATE

DATE: 12/31/25

C9.1

SITE PLAN (D1)

EXTERIOR DOOR SCHEDULE

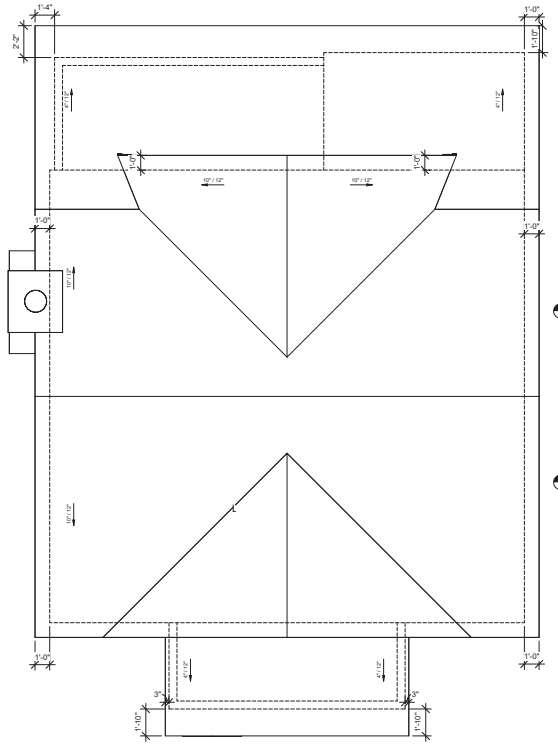
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

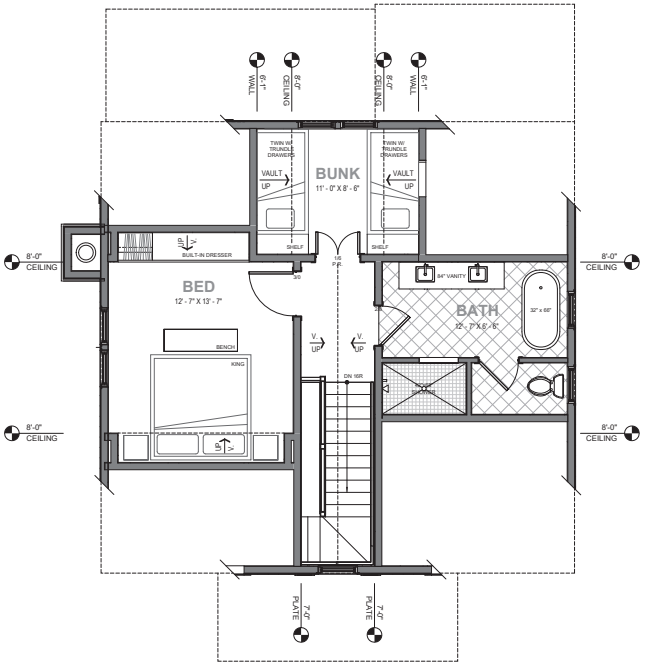
MARK	WIDTH	HEIGHT	TYPE
EX-02	3'-0"	6'-8"	P.R.
EX-03	2'-4"	6'-8"	
EX-04	3'-0"	6'-8"	
EX-13	3'-0"	7'-0"	
EX-14	3'-0"	7'-0"	
EX-16	3'-0"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-20	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-10"	7'-0"	
EX-25	2'-8"	6'-8"	

WINDOW SCHEDULE

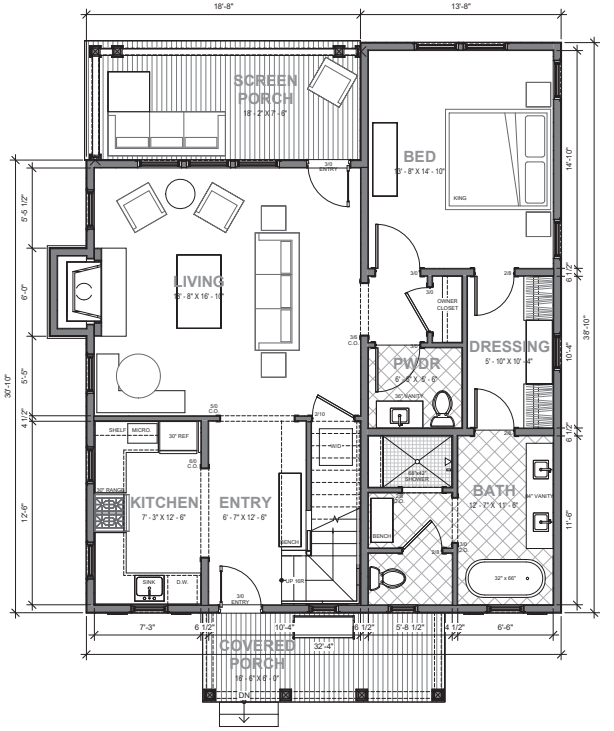
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 9 - (D1)
WILLIAMS BAY, WI

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REVISIONS:

#	DATE

DATE: 12/31/25

C9.2
PLANS (D1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



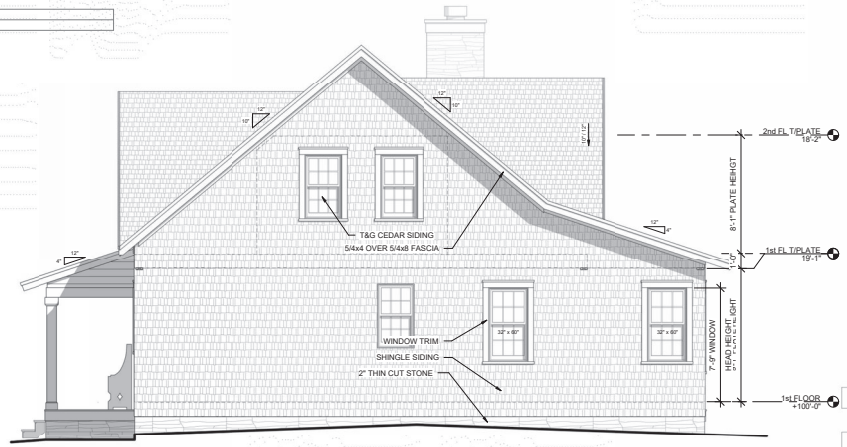
CEDAR SHAKE ROOF



COPPER STANDING SEAM ROOF

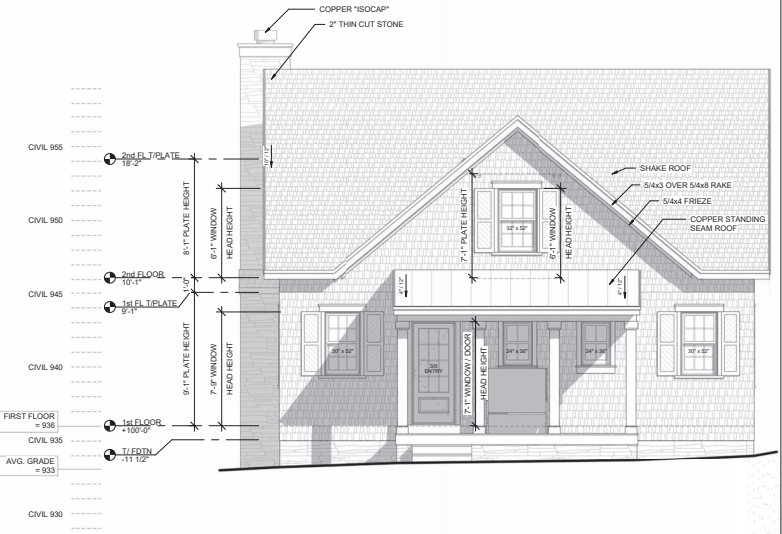
SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



3 C9.3 NORTH ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



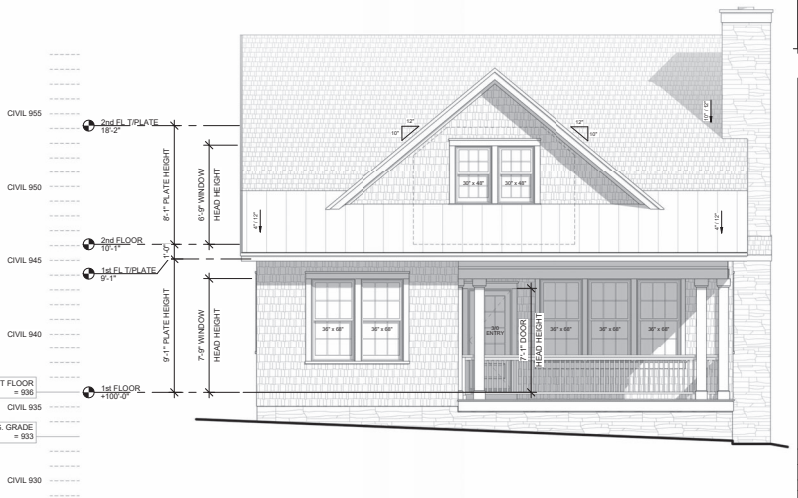
4 C9.3 EAST ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



1 C9.3 SOUTH ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



2 C9.3 WEST ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 9 - (D1)
WILLIAMS BAY, WI

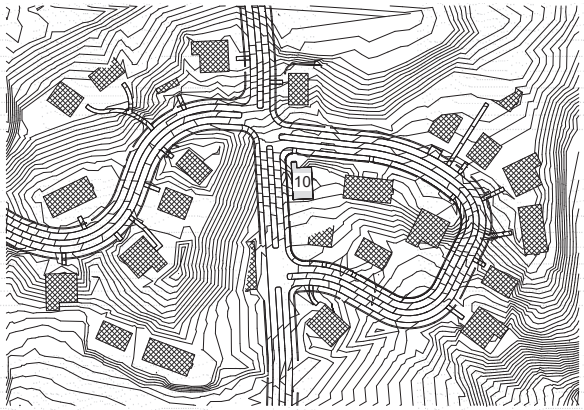
- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DATE

DATE: 12/31/25

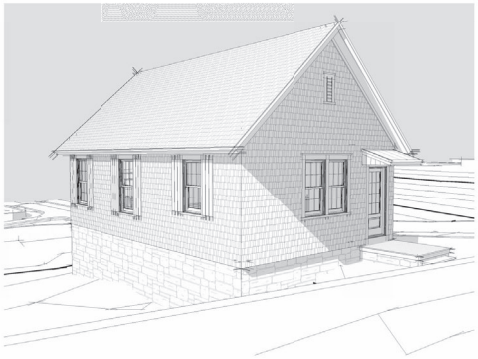
C9.3
ELEVATIONS (D1)

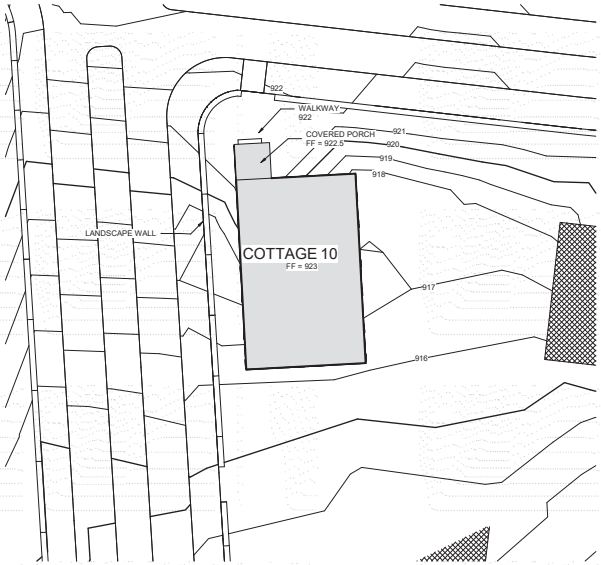


TRUE NORTH

SITE PLAN
1" = 60'-0"

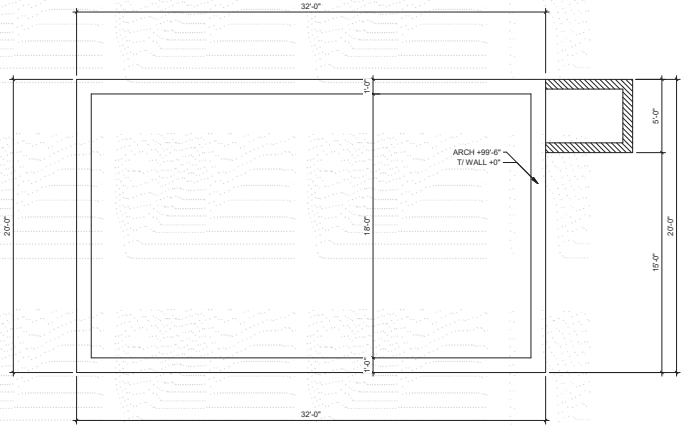






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 10 - (B2)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/30/25

C10.1

SITE PLAN (B2)

EXTERIOR DOOR SCHEDULE

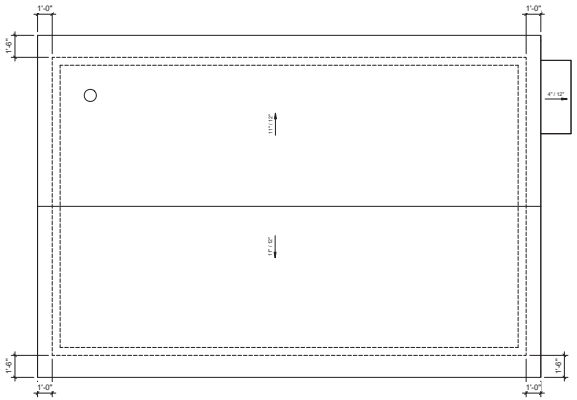
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

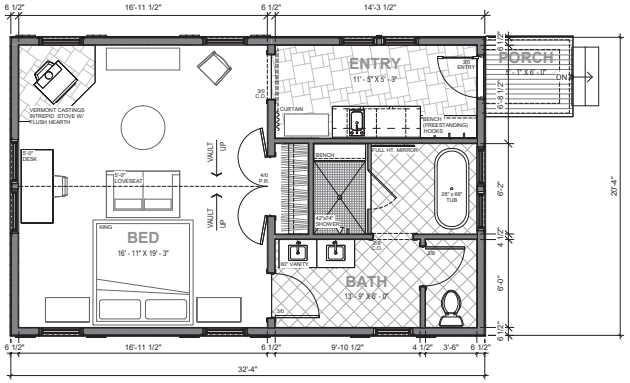
MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 10 - (B2)
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C10.2
PLANS (B2)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

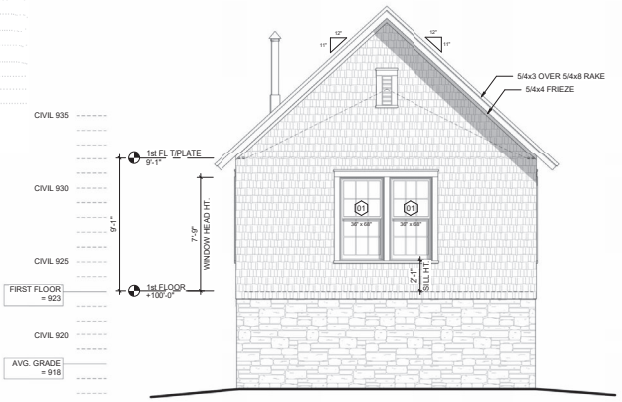

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

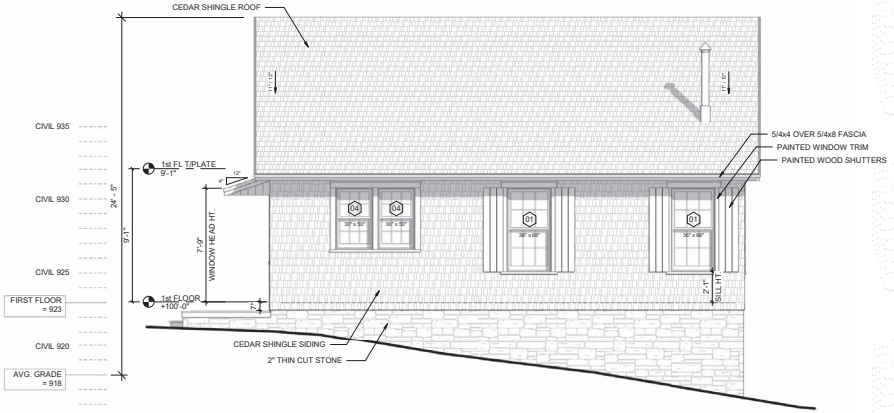

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

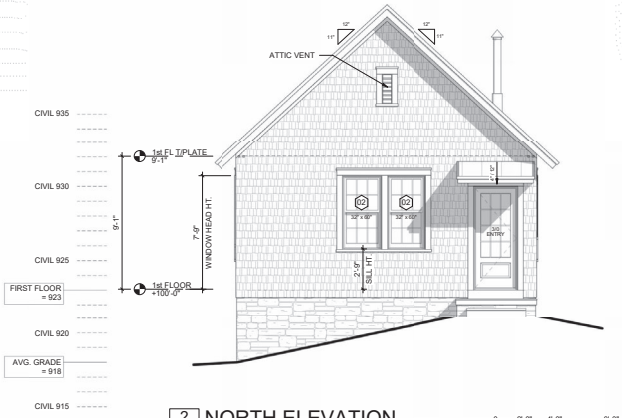
PAINT COLOR



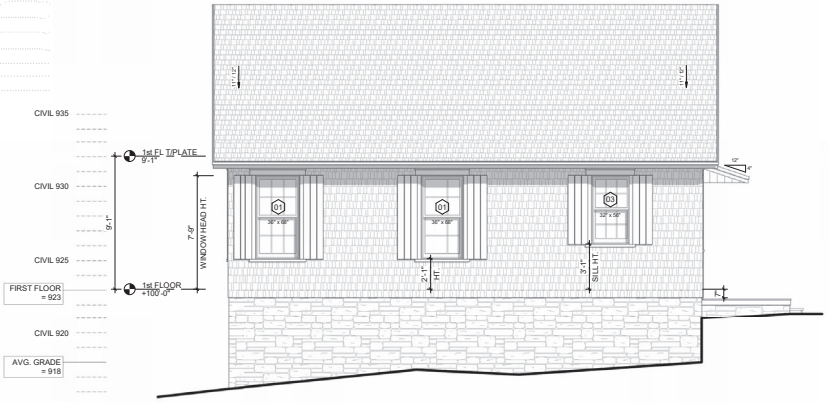
4 C10.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C10.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C10.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C10.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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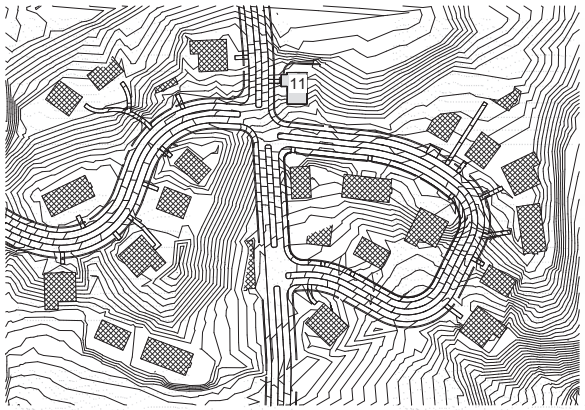
THE PRESERVE
COTTAGE 10 - (B2)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

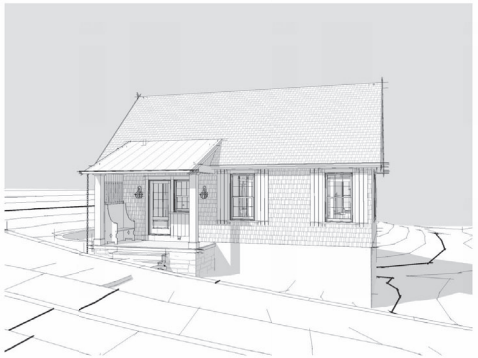
REVISIONS:
NO. DATE

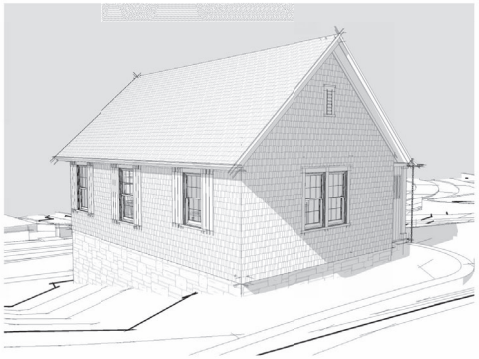
DATE: 12/30/25

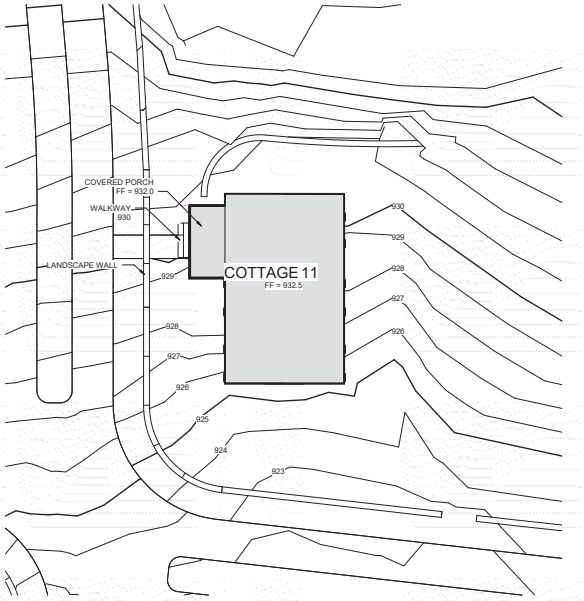
C10.3
ELEVATIONS (B2)



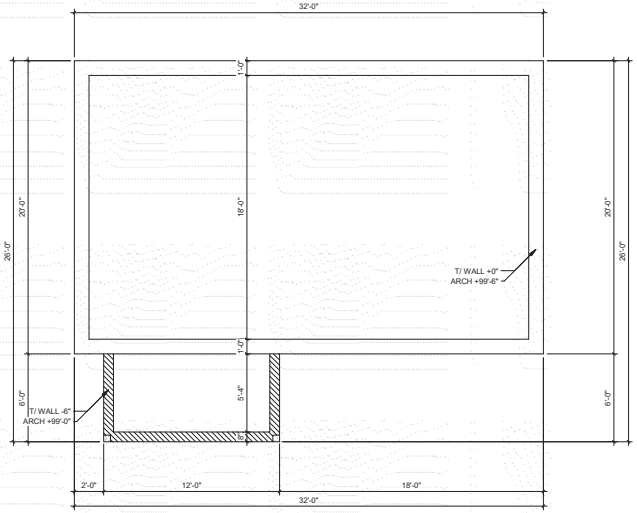
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 11 - (B1)
WILLIAMS BAY, WI

- [ ] DESIGN SET
- [x] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/26/25

C11.1

SITE PLAN (B1)

EXTERIOR DOOR SCHEDULE

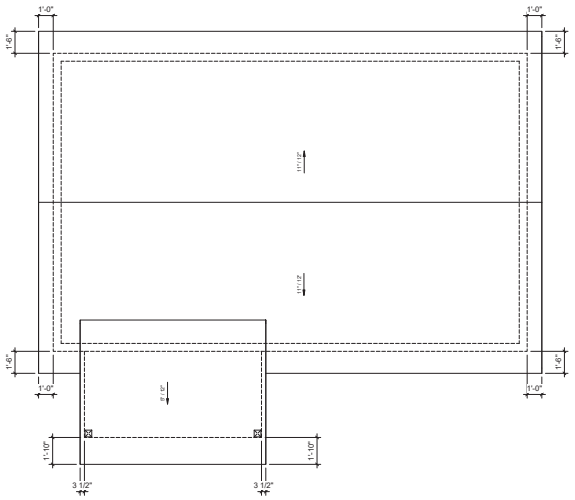
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"



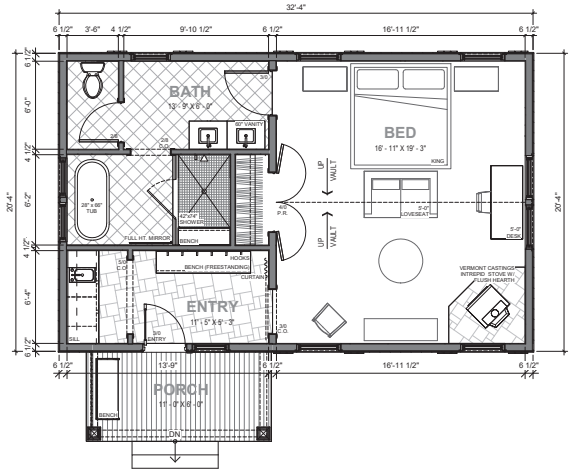
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 11 - (B1)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/26/25

C11.2

PLANS (B1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

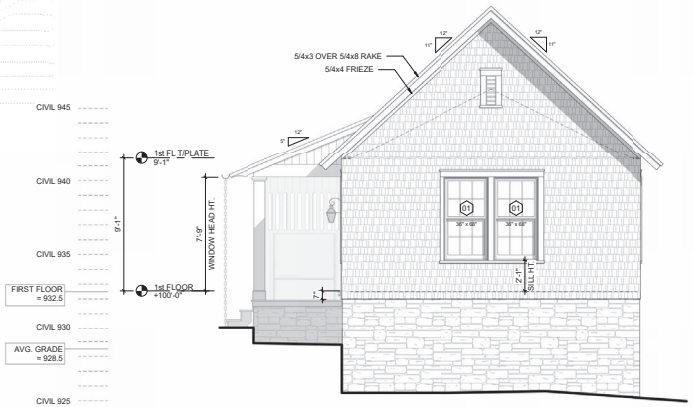

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

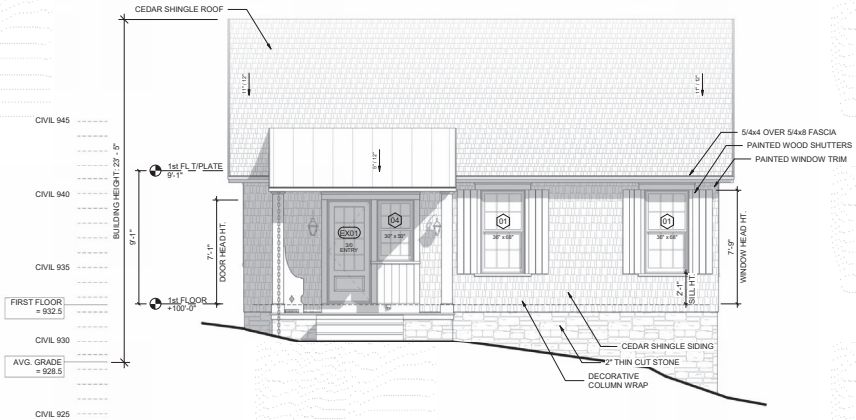

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

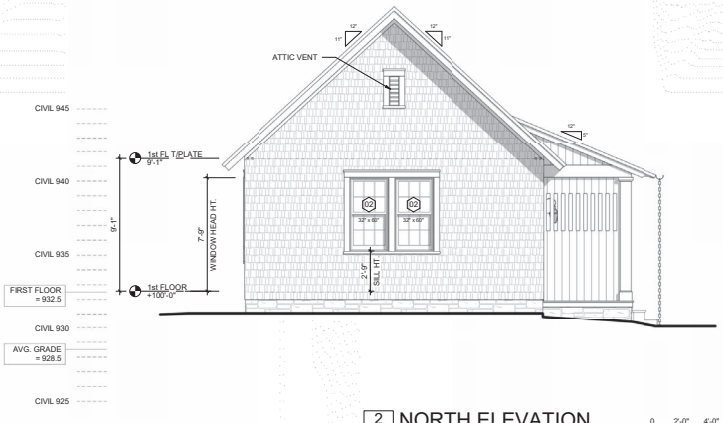
PAINT COLOR



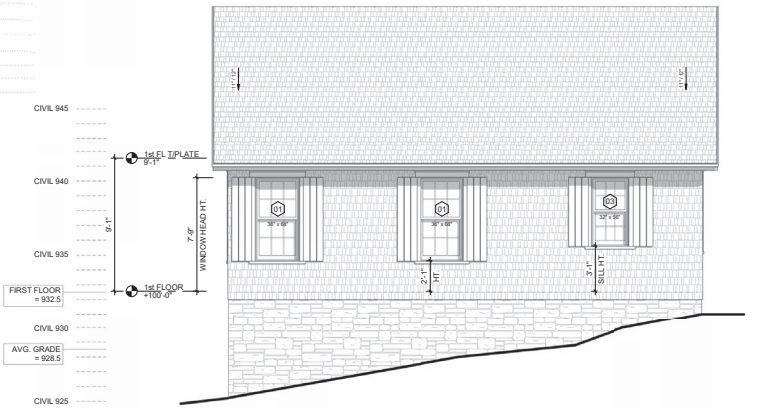
4 C11.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C11.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C11.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C11.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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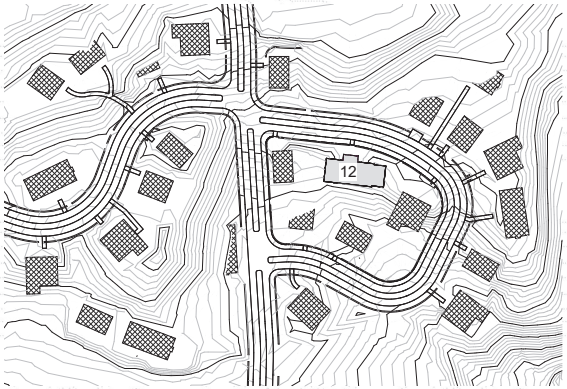
THE PRESERVE
COTTAGE 11 - (B1)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:
#	DATE

DATE: 12/26/25

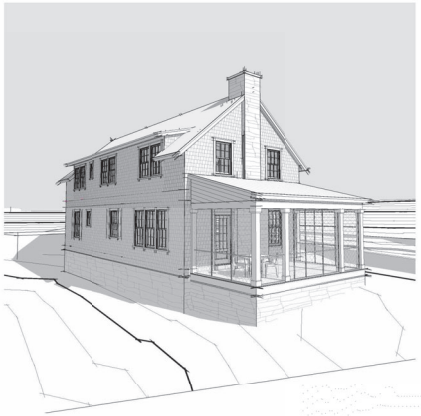
C11.3
ELEVATIONS (B1)

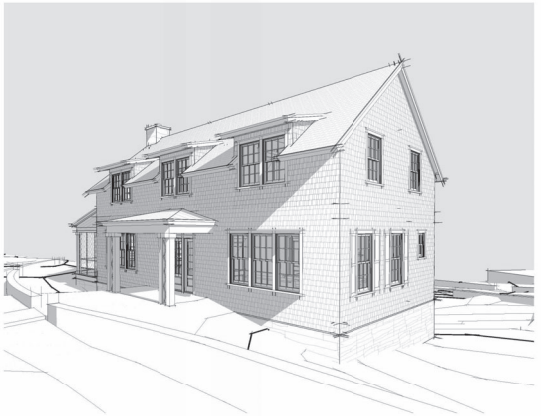


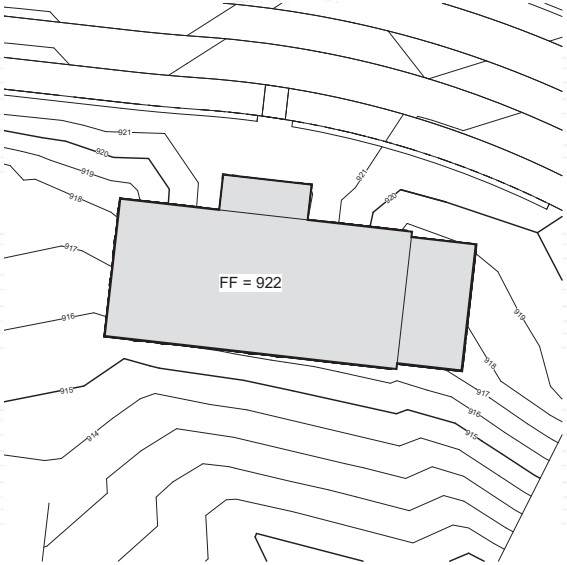
TRUE NORTH

SITE PLAN

1" = 60'-0"



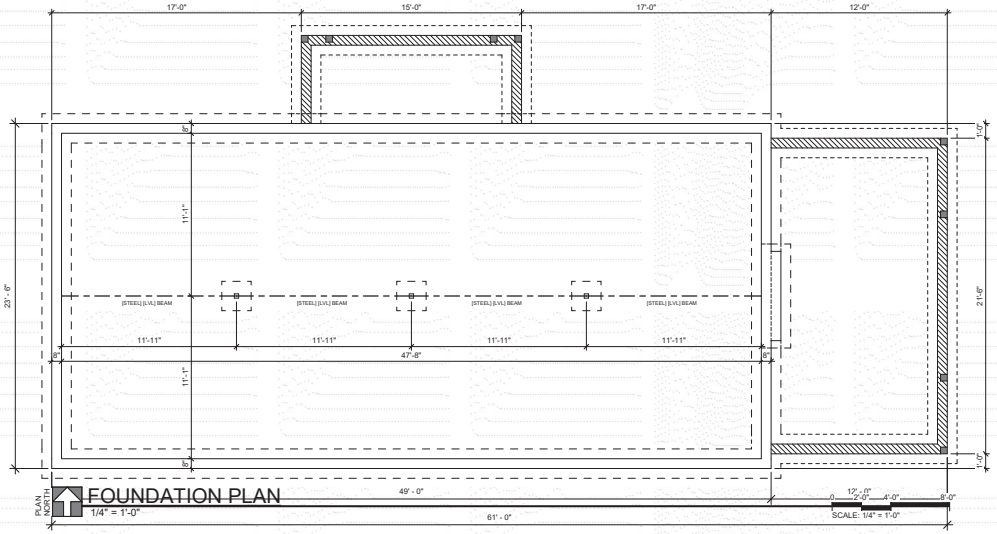




TRUE NORTH

SITE PLAN

1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

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THE PRESERVE
COTTAGE 12 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
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- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C12-1

SITE PLAN (E)

EXTERIOR DOOR SCHEDULE

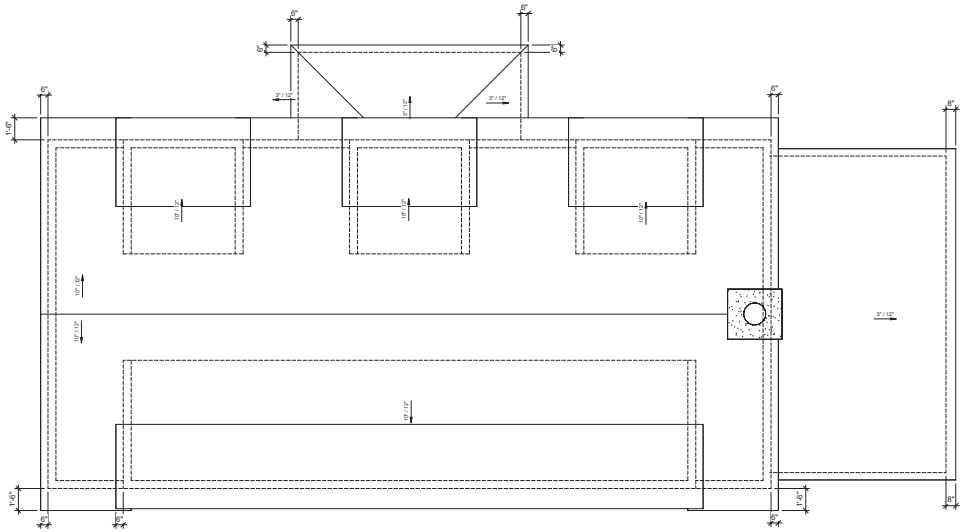
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

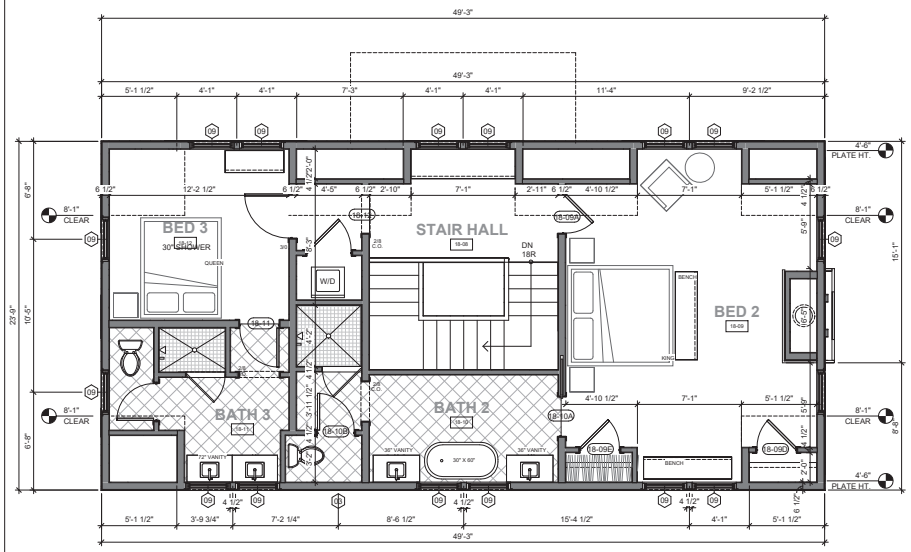
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

INTERIOR DOOR SCHEDULE

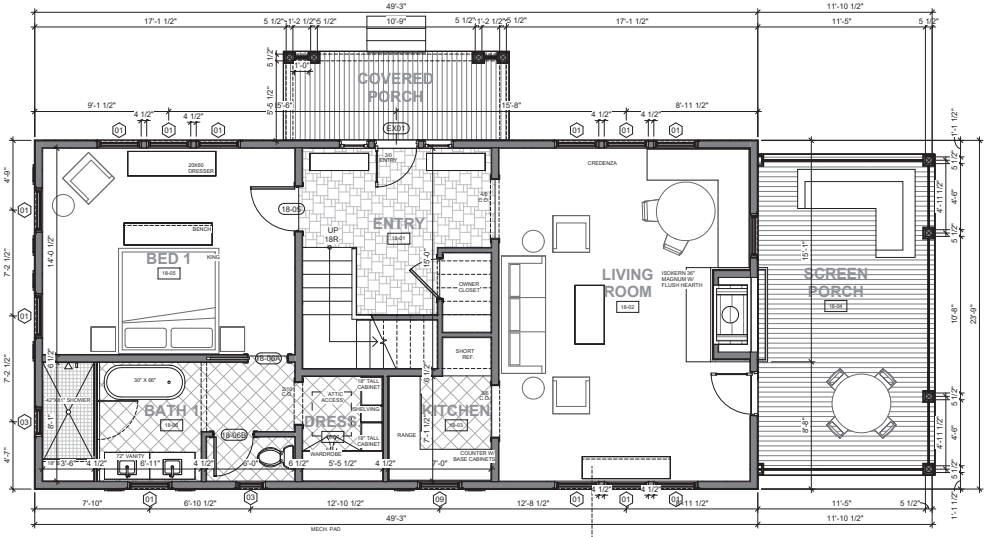
MARK	WIDTH	HEIGHT	TYPE
18-05	3'-0"	7'-0"	
18-06A	2'-8"	7'-0"	PKT.
18-06B	2'-8"	7'-0"	
18-09A	2'-8"	7'-0"	
18-09D	2'-8"	7'-0"	
18-09E	2'-8"	7'-0"	
18-10A	2'-8"	7'-0"	PKT.
18-10B	2'-6"	7'-0"	
18-11	2'-8"	7'-0"	
174	3'-0"	7'-0"	
EX02	2'-6"	7'-0"	
EX13	2'-8"	7'-0"	
EX14	3'-0"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 12 - (E)
WILLIAMS BAY, WI

DESIGN SET
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REVISIONS:

#	DATE

DATE: 12/31/25

C12-2
FLOOR PLAN (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

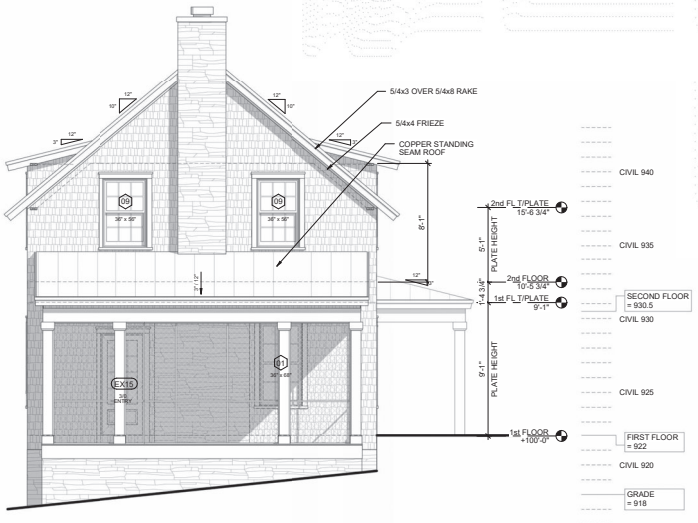
EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	



1 C12-3 WEST ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



2 C12-3 SOUTH ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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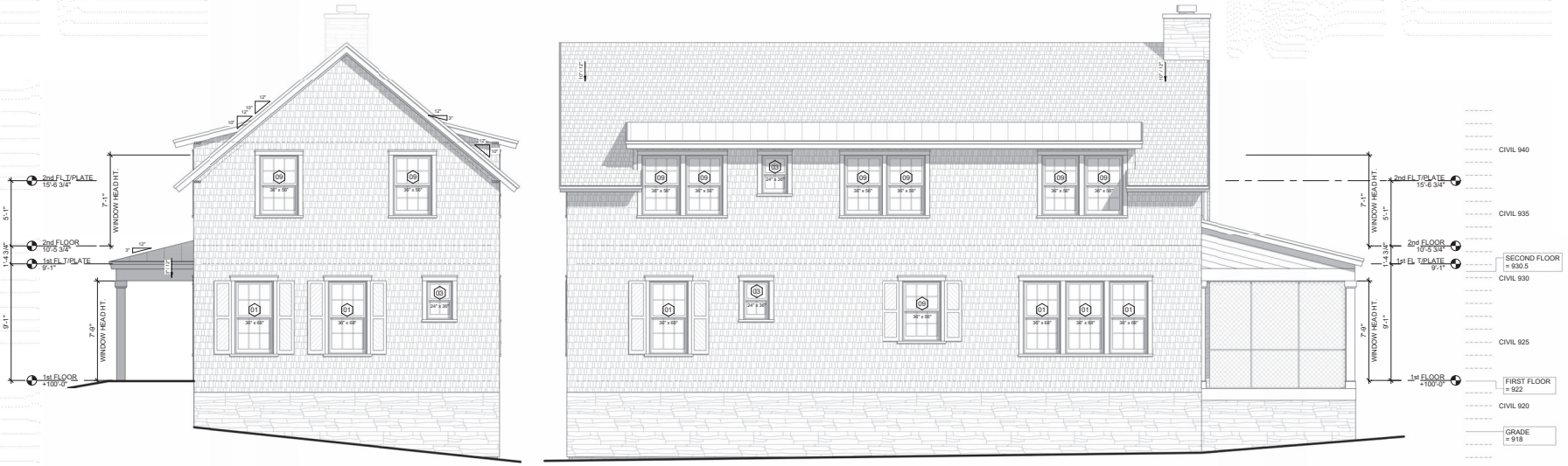
C12-3
ELEVATIONS (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	



PLAN NORTH

NORTH ELEVATION

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

PLAN NORTH

EAST ELEVATION

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE

COTTAGE 12 - (E)

WILLIAMS BAY, WI

☐ DESIGN SET
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☐ CONSTRUCTION

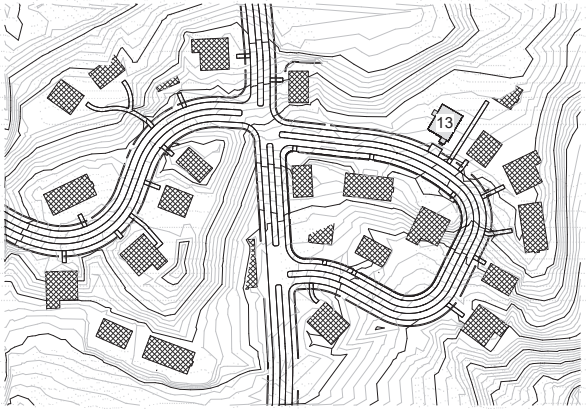
REVISIONS:

No.	DATE

DATE: 12/31/25

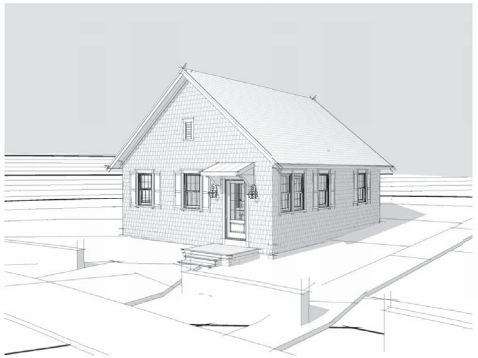
C12-4

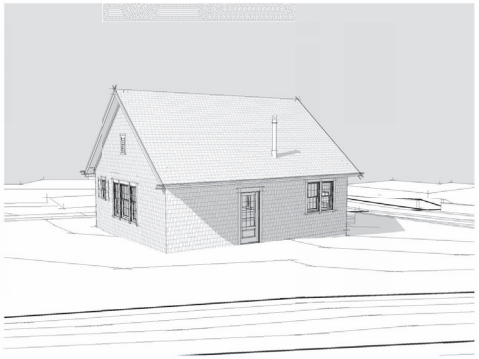
ELEVATIONS (E)

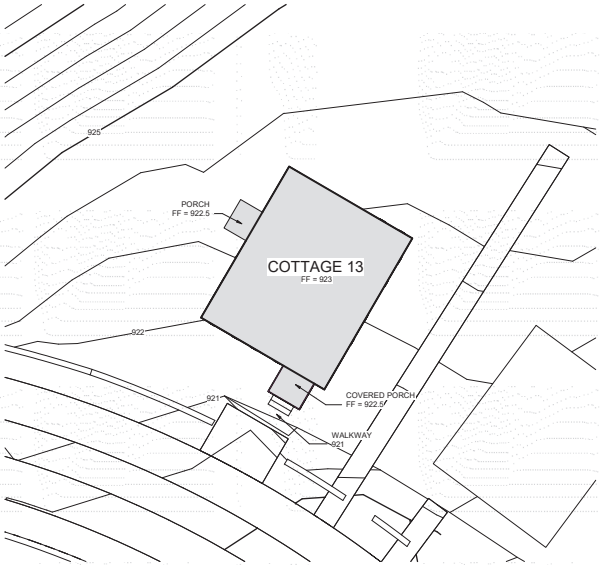


TRUE NORTH

SITE PLAN
1" = 60'-0"

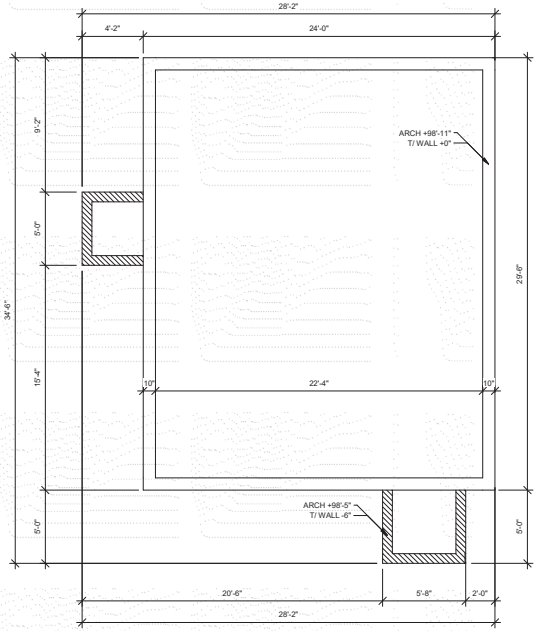






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 13 - (C)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/30/25

C13.1

SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

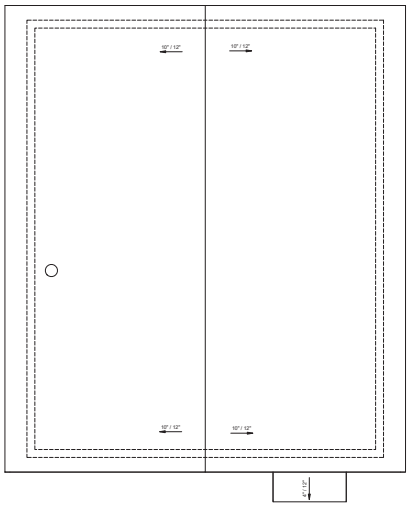
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

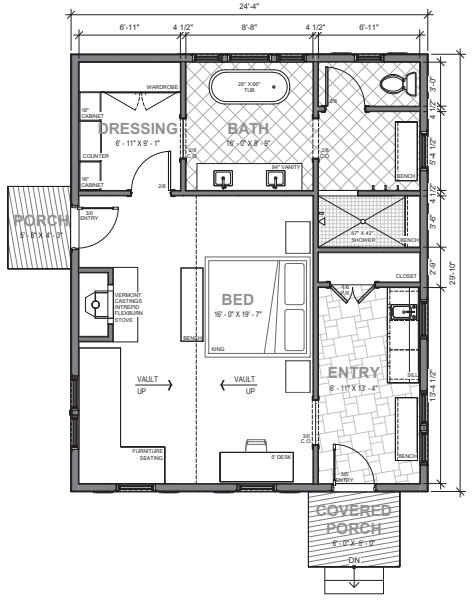
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



PLAN NORTH
ROOF PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH
FLOOR PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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REVISIONS:

NO.	DATE

DATE: 12/30/25

C13.2

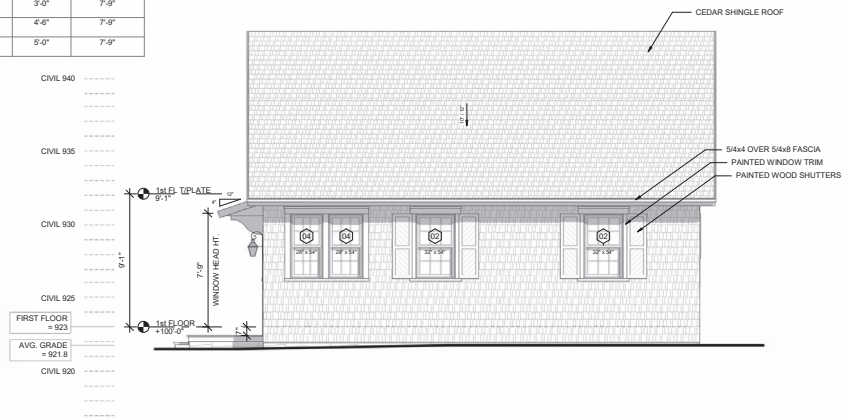
PLANS (C)

EXTERIOR DOOR SCHEDULE

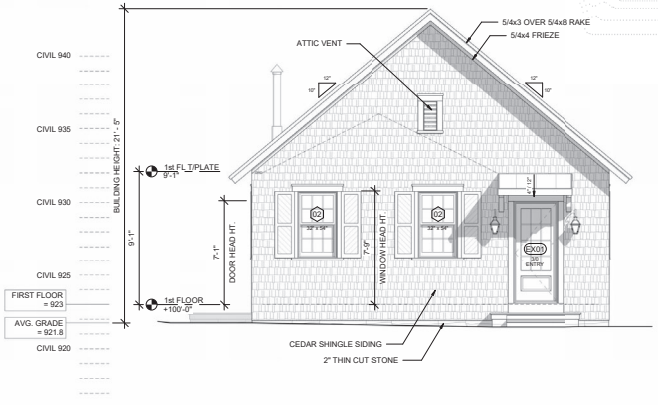
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

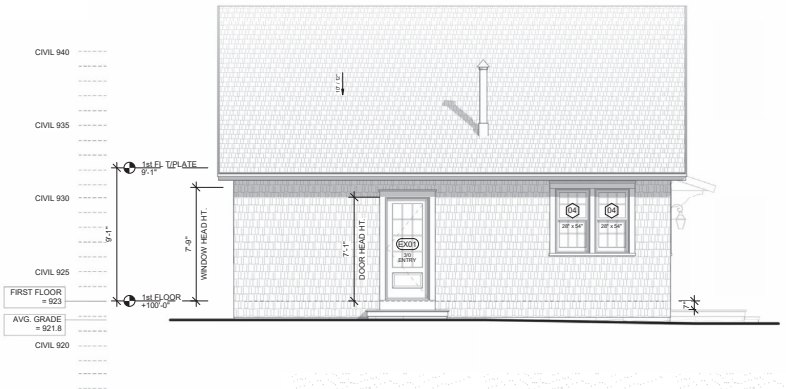
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



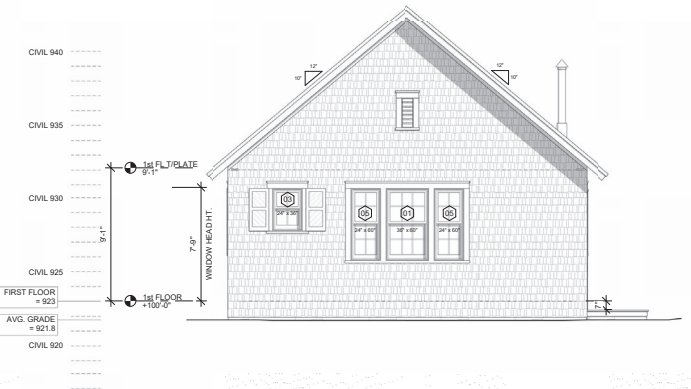
1 C13.3 WEST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



3 C13.3 SOUTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



4 C13.3 EAST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



2 C13.3 NORTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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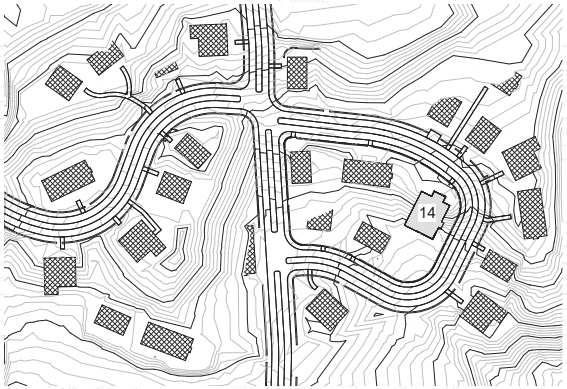
- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

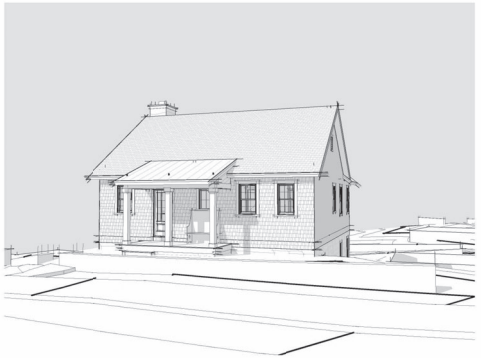
DATE: 12/30/25

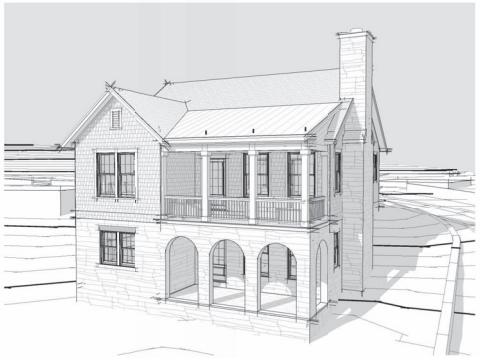
C13.3
ELEVATIONS (C)

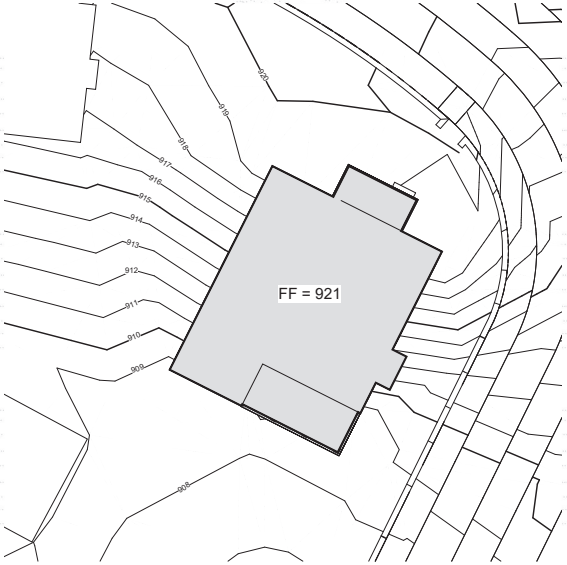


TRUE NORTH

SITE PLAN
1" = 60'-0"

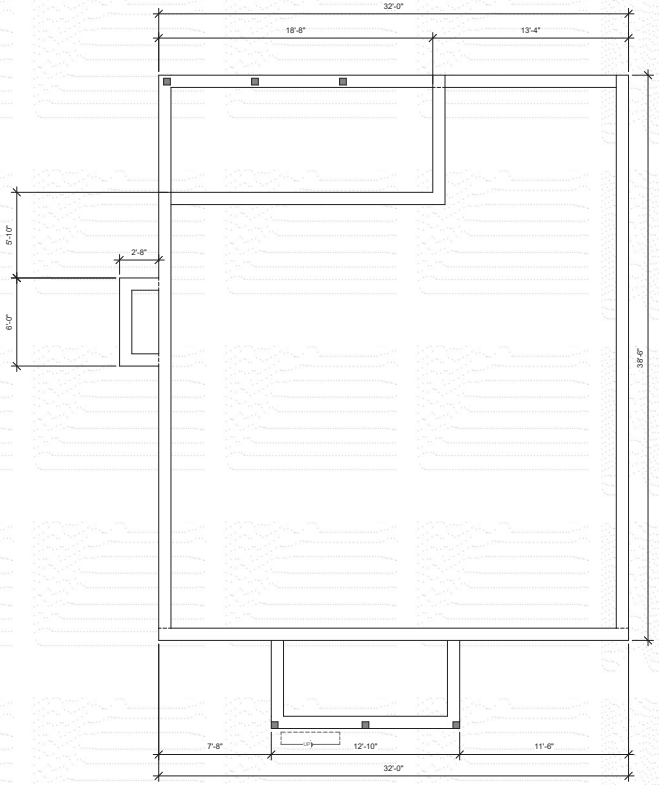






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 14 - (D2)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

#	DATE

DATE: 11/06/25

C14.1
SITE PLAN (D2)

EXTERIOR DOOR SCHEDULE

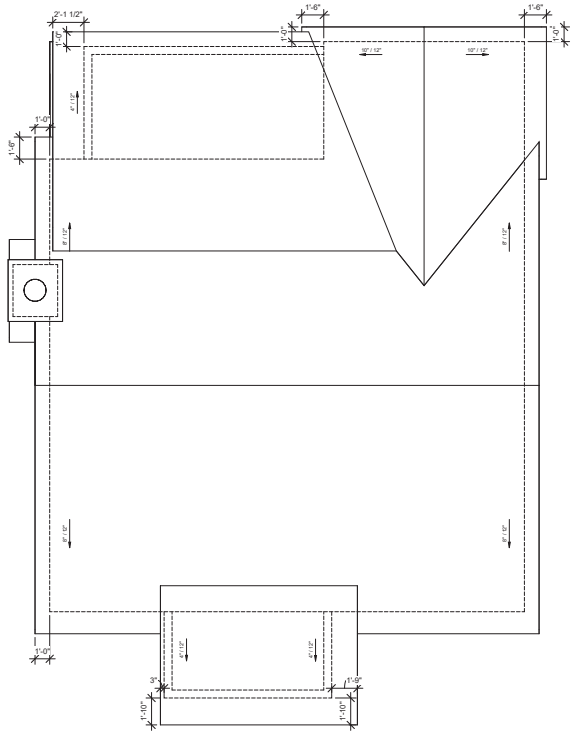
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-6"	ENTRY	
EX-47	7'-0"	3'-6"	ENTRY	

INTERIOR DOOR SCHEDULE

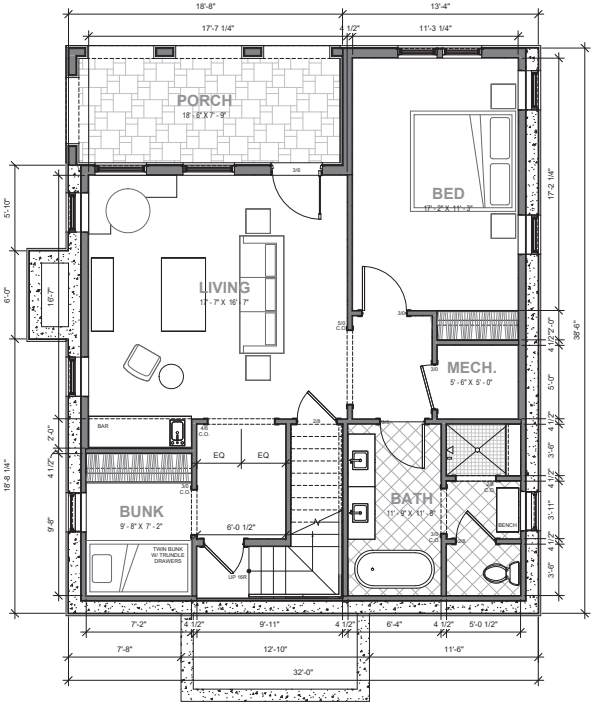
MARK	WIDTH	HEIGHT	TYPE
EX-13	3'-0"	7'-0"	
EX-14	2'-8"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-8"	7'-0"	
EX-26	2'-8"	7'-0"	
EX-28	3'-0"	7'-0"	
EX-39	2'-8"	7'-0"	
EX-40	3'-0"	7'-0"	
EX-43	2'-2"	7'-0"	
EX-44	3'-0"	7'-0"	
EX-45	2'-8"	7'-0"	
EX-46	2'-2"	7'-0"	

WINDOW SCHEDULE

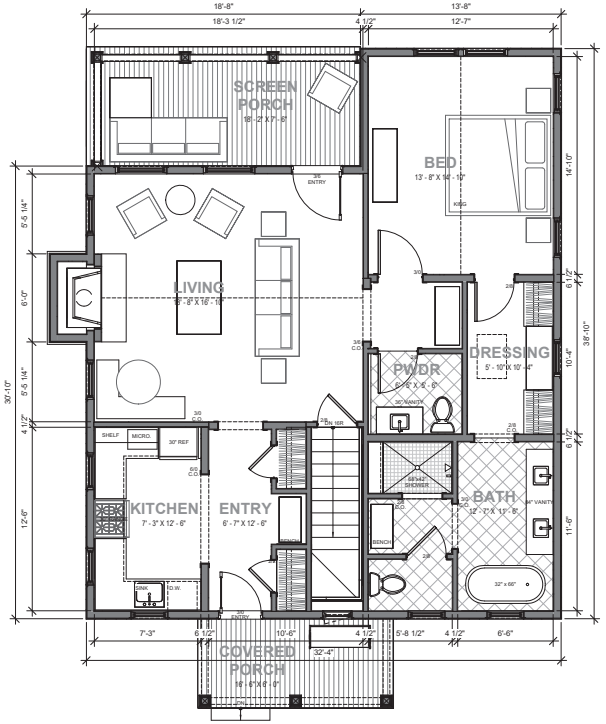
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
03	Ultimate Double Hung G2	4	2'-8"	4'-4"	7'-1"
04	Ultimate Casement	2	2'-8"	2'-2"	7'-1"
08	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-1"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-1"
1st FLOOR					
01	Ultimate Double Hung G2	2	3'-0"	5'-8"	7'-9"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	8'-0"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-9"
15	TRANSOM	1	2'-0"	3'-0"	7'-1"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



LOWER LEVEL
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 14 - (D2)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 11/06/25

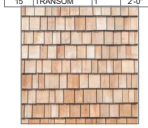
C14.2
PLANS (D2)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-6"	ENTRY	
EX-47	7'-0"	3'-6"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
03	Ultimate Double Hung G2	4	2'-8"	4'-4"	7'-1"
04	Ultimate Casement	2	2'-8"	2'-2"	7'-1"
08	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-1"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-1"
01	Ultimate Double Hung G2	2	3'-0"	5'-8"	7'-9"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	8'-0"
14	Ultimate Double Hung G2	2	3'-6"	5'-8"	7'-9"
15	TRANSOM	1	2'-0"	3'-0"	7'-1"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



CEDAR SHAKE ROOF



COPPER STANDING SEAM ROOF

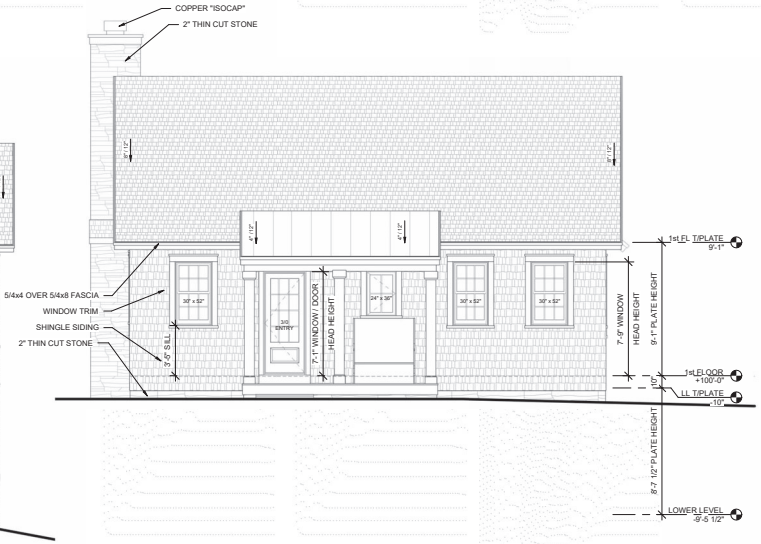
SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



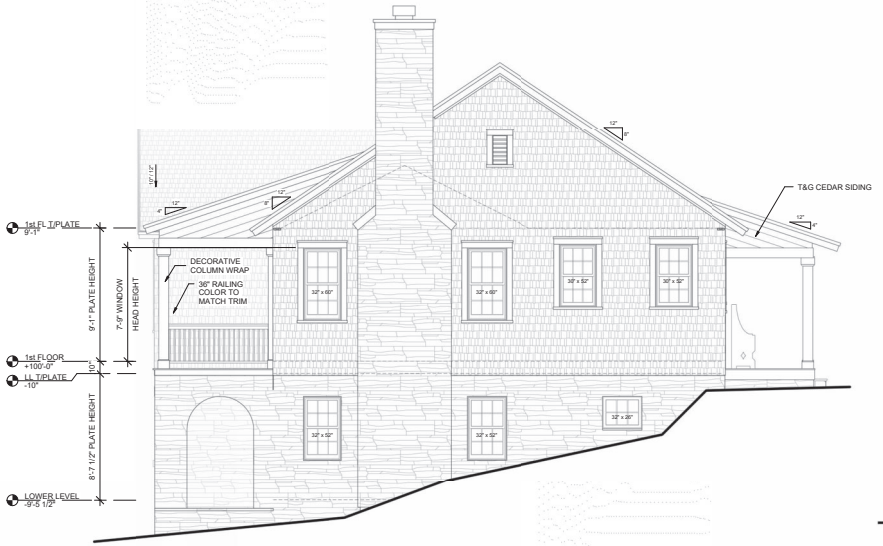
3 C14.3 NORTH ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



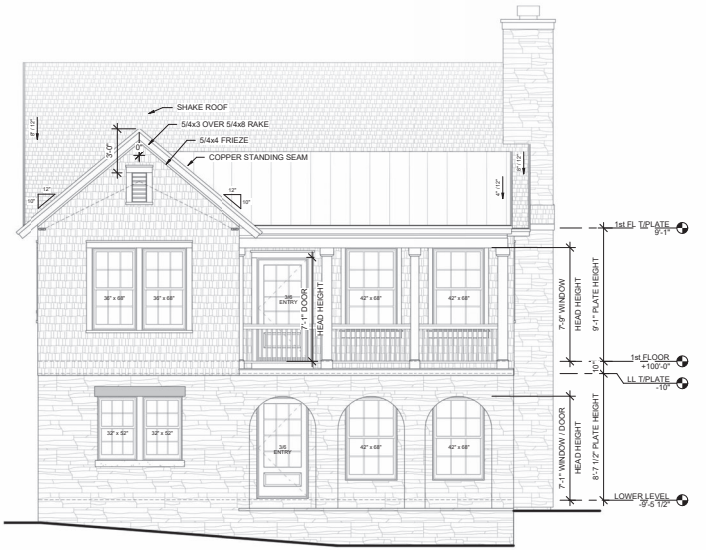
4 C14.3 WEST ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



1 C14.3 SOUTH ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



2 C14.3 EAST ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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COTTAGE 14 - (D2)
WILLIAMS BAY, WI

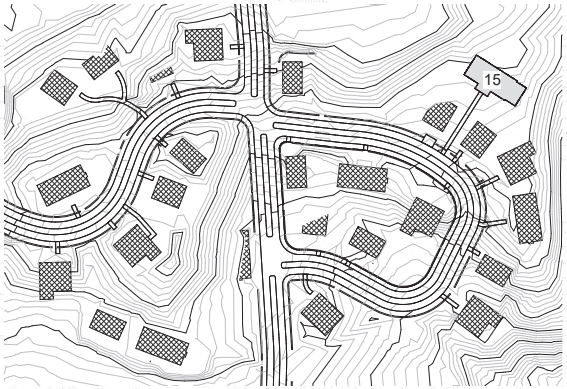
DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:

#	DATE

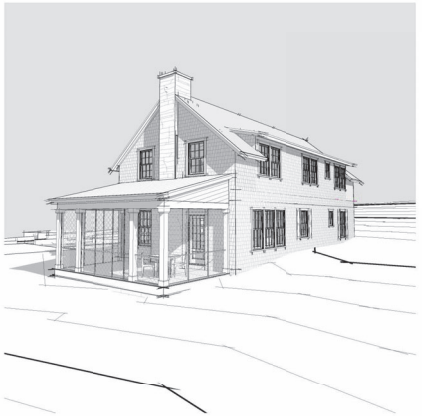
DATE: 12/31/25

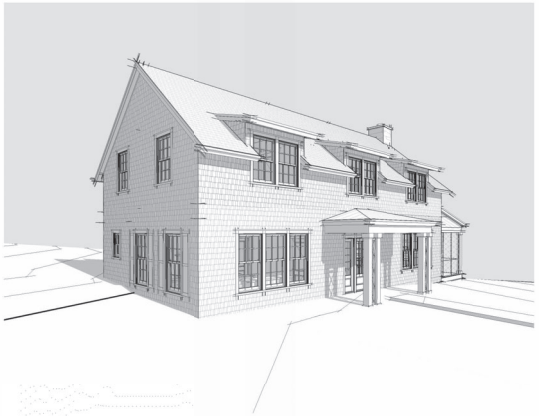
C14.3
ELEVATIONS (D2)



TRUE NORTH

SITE PLAN
1" = 60'-0"





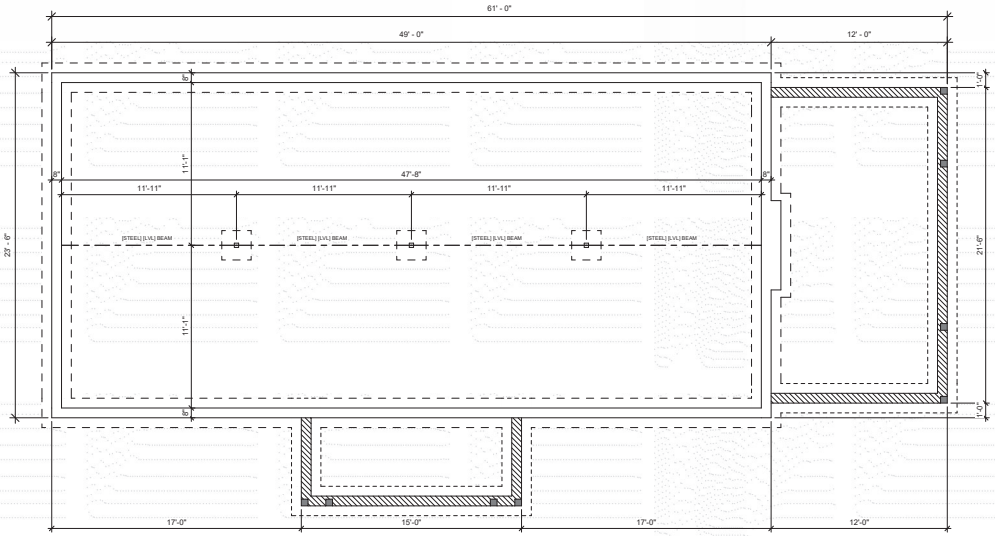
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TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

THE PRESERVE
COTTAGE 15 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C15-1
SITE PLAN (E)

EXTERIOR DOOR SCHEDULE

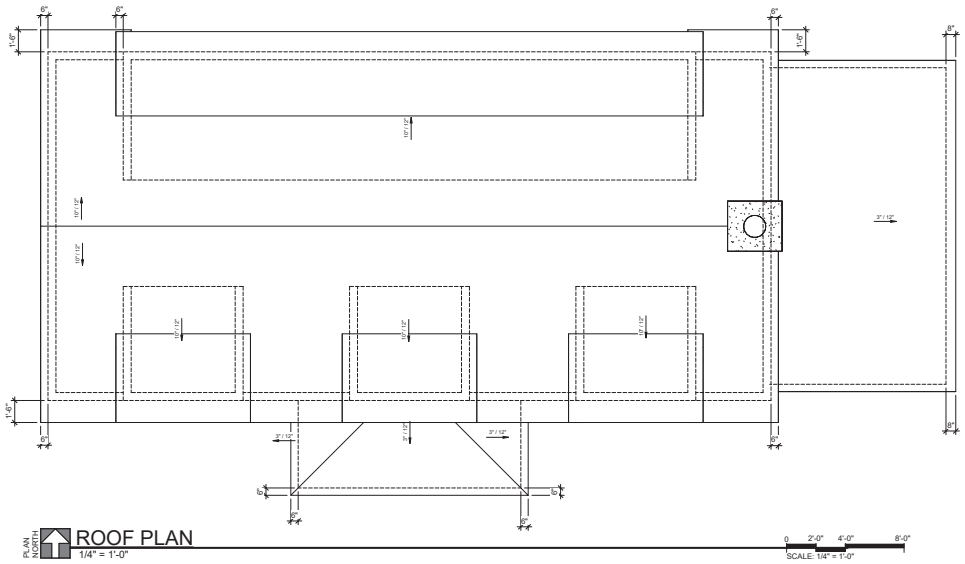
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

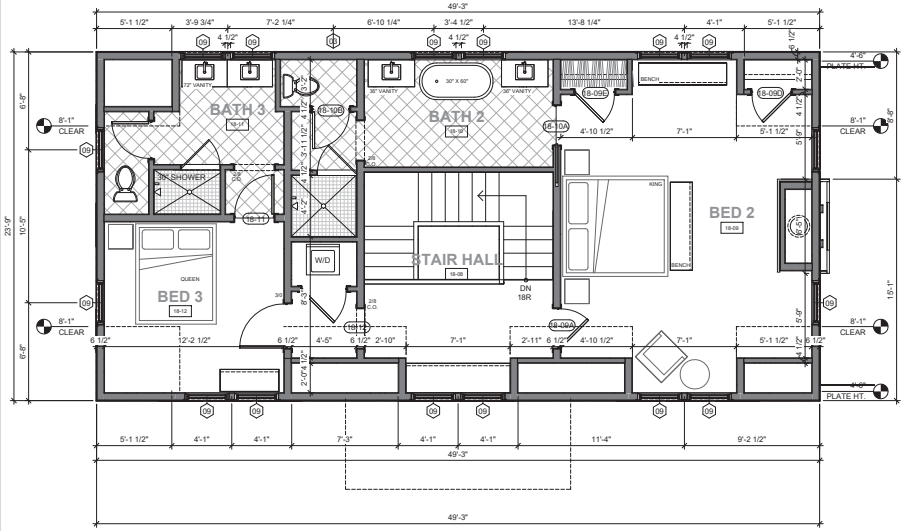
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

INTERIOR DOOR SCHEDULE

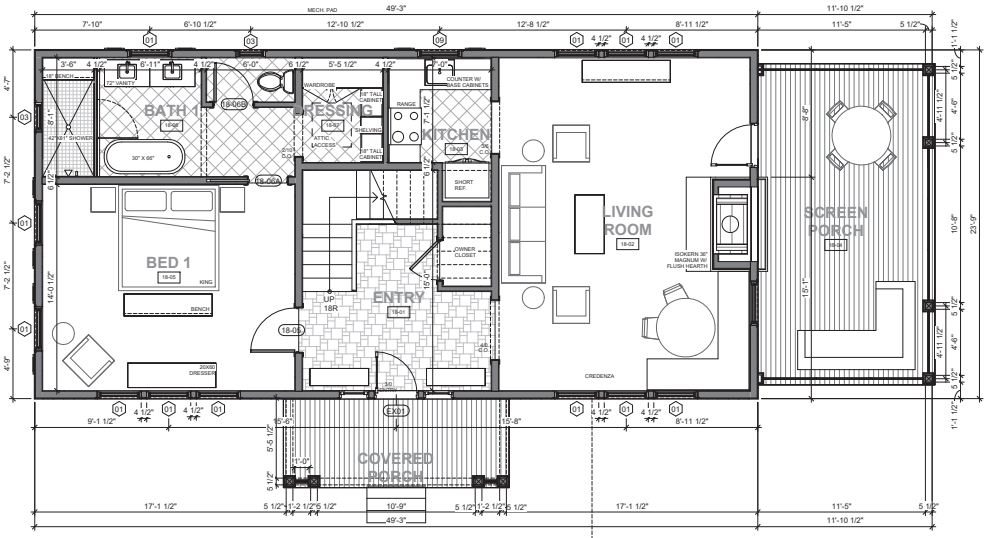
MARK	WIDTH	HEIGHT	TYPE
18-05	3'-0"	7'-0"	
18-06A	2'-8"	7'-0"	PKT.
18-06B	2'-8"	7'-0"	
18-09A	2'-8"	7'-0"	
18-09D	2'-8"	7'-0"	
18-09E	2'-8"	7'-0"	
18-10A	2'-8"	7'-0"	PKT.
18-10B	2'-8"	7'-0"	
18-11	2'-8"	7'-0"	
174	3'-0"	7'-0"	
EX02	2'-6"	7'-0"	
EX13	2'-8"	7'-0"	
EX14	3'-0"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 15 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
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- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

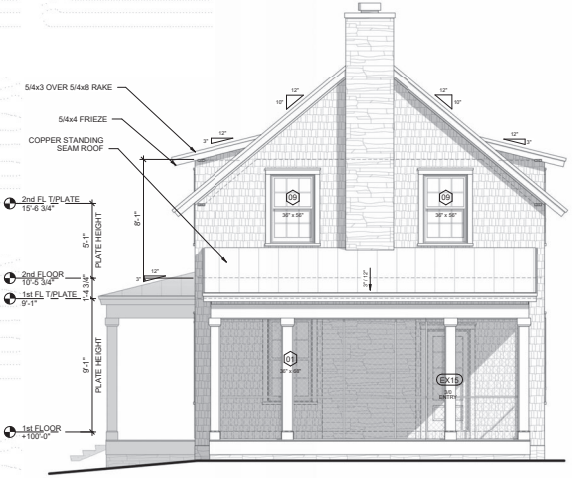
C15-2
FLOOR PLAN (E)

WINDOW SCHEDULE

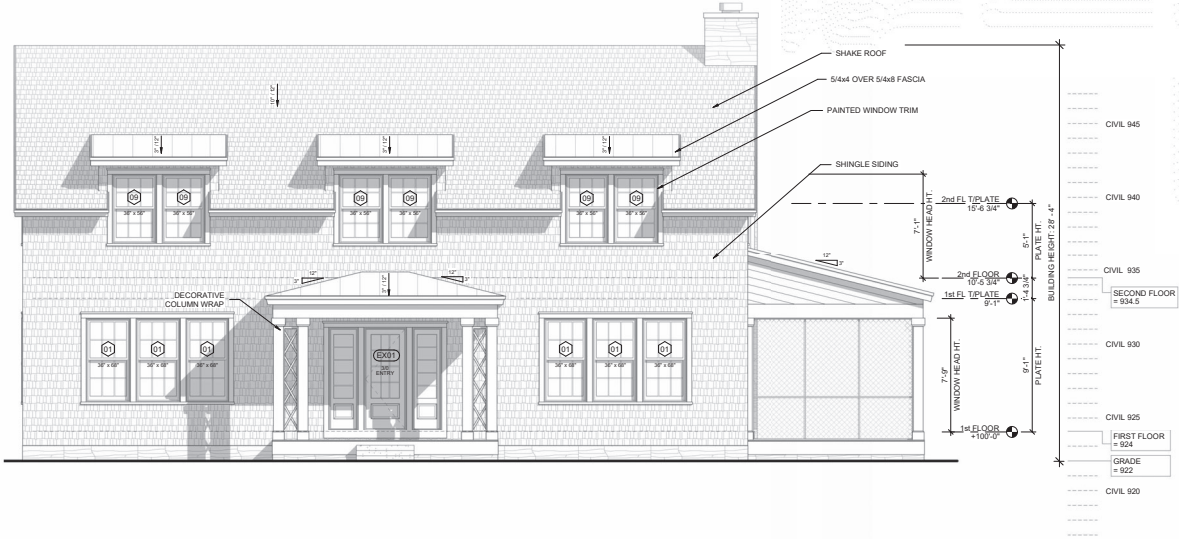
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	



2 C15-3 SOUTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



1 C15-3 WEST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 15 - (E)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:
NO. DATE

DATE: 12/31/25

C15-3
ELEVATIONS (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

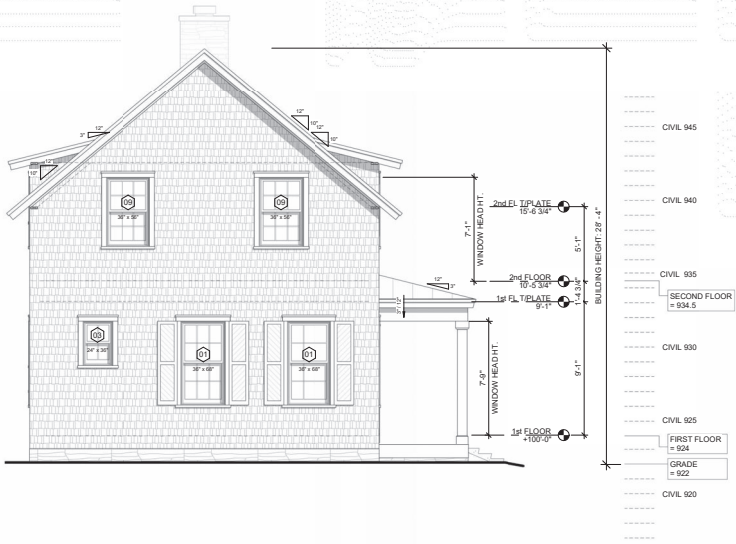


PLAN NORTH

EAST ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

NORTH ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 15 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

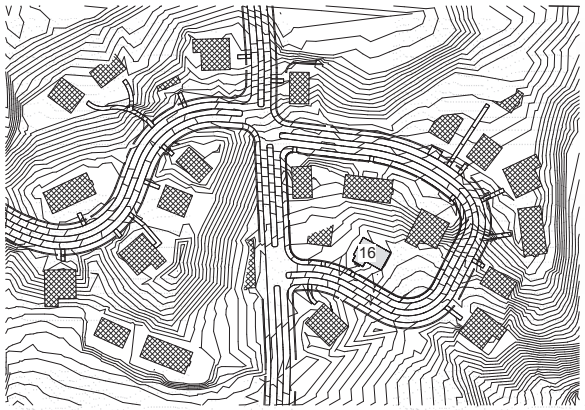
REVISIONS:

No.	DATE

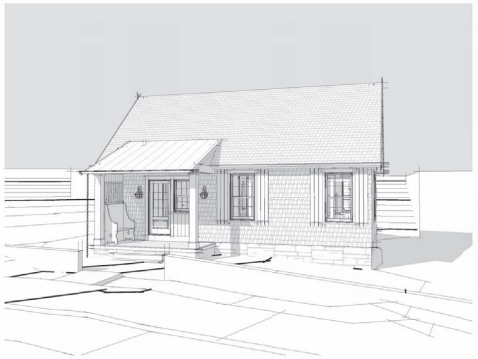
DATE: 12/31/25

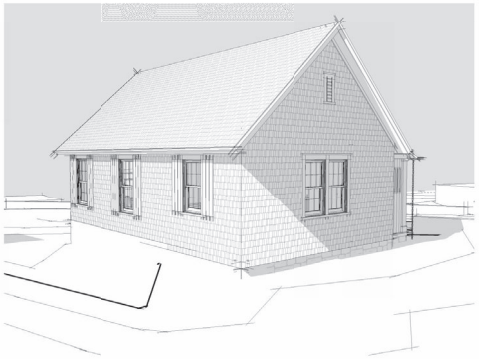
C15-4

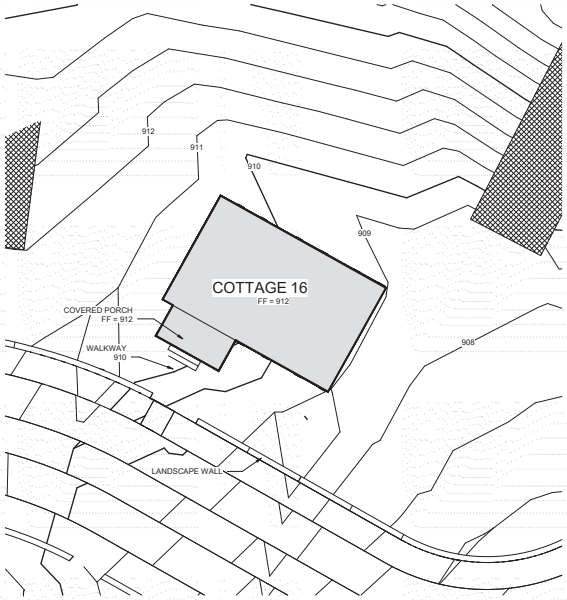
ELEVATIONS (E)



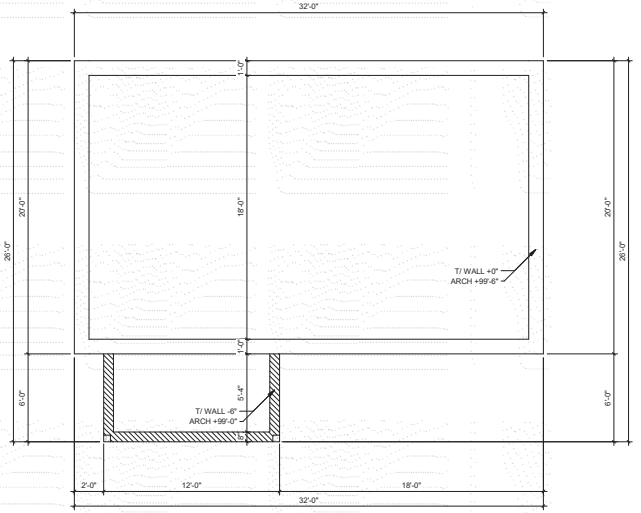
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 16 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/30/25

C16.1
SITE PLAN (B1)

EXTERIOR DOOR SCHEDULE

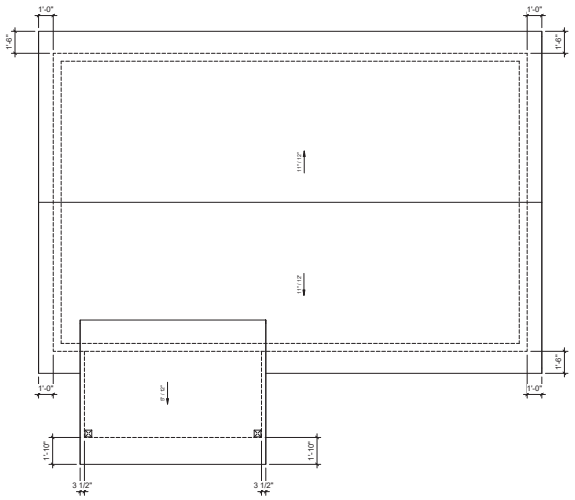
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

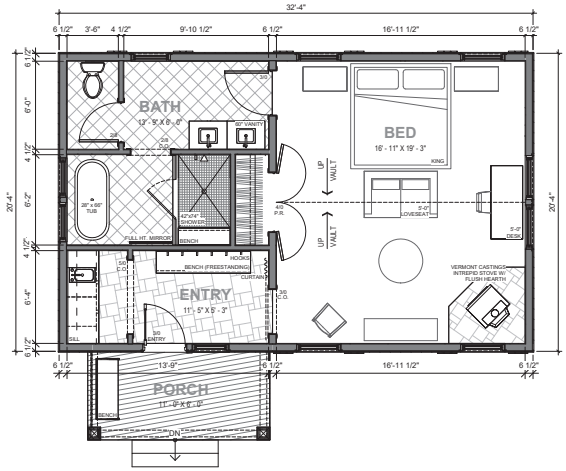
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"



PLAN NORTH

ROOF PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 16 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/30/25

C16.2

PLANS (B1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

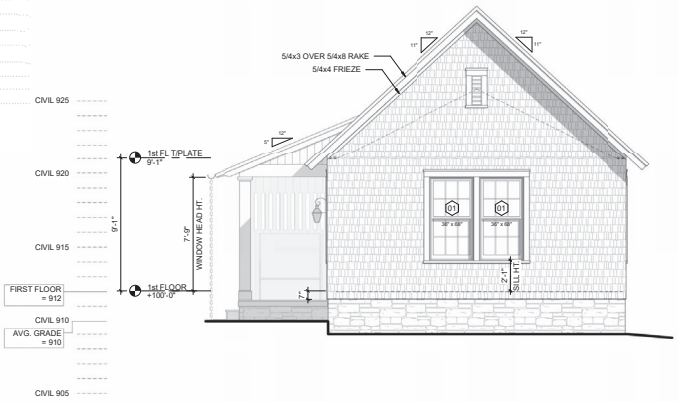

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

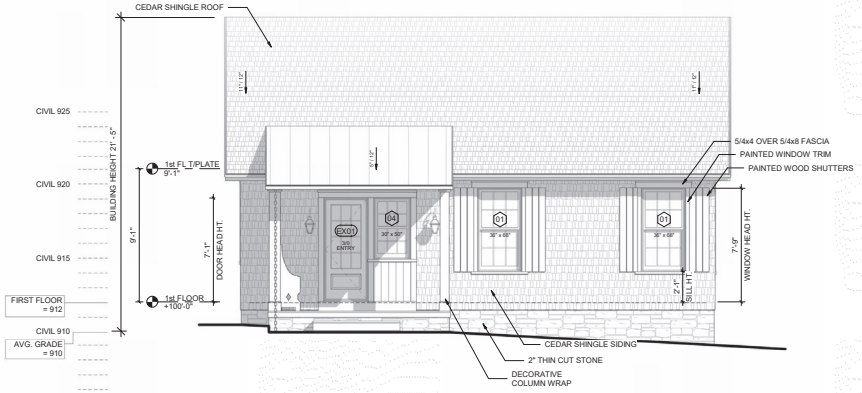

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

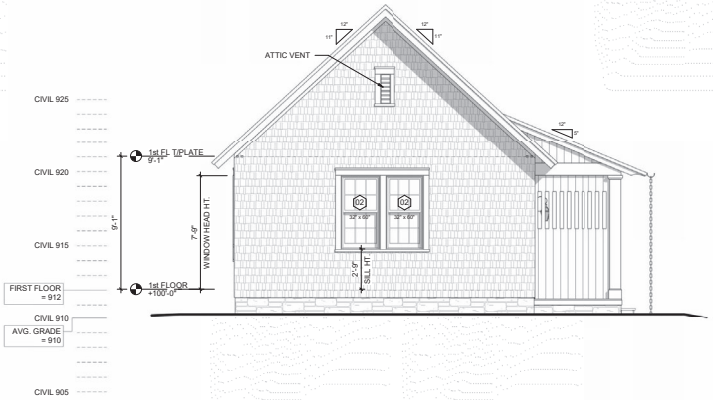
PAINT COLOR



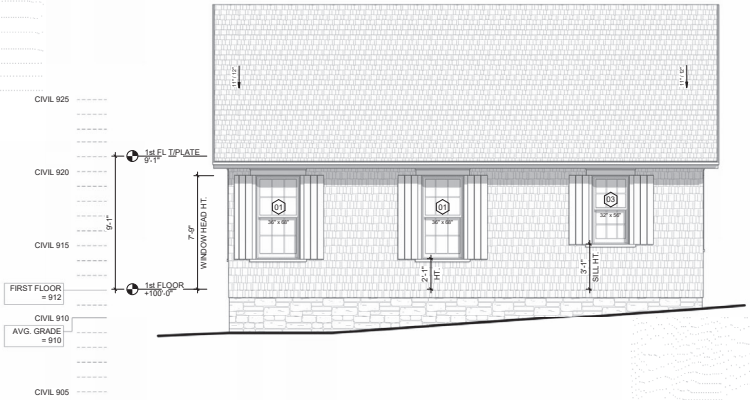
4 C16.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C16.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C16.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C16.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 16 - (B1)
WILLIAMS BAY, WI

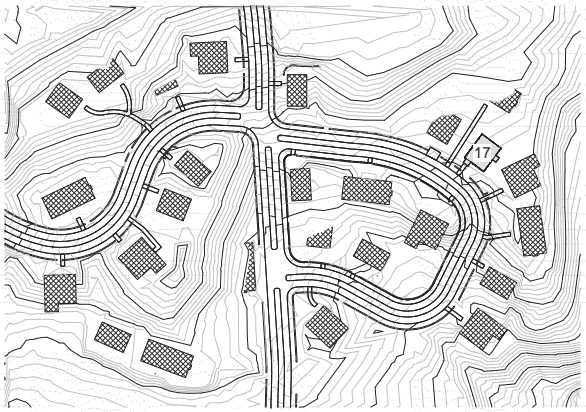
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

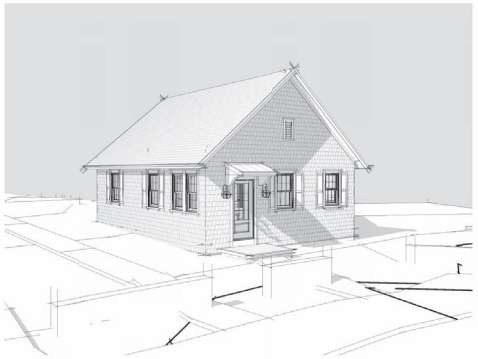
C16.3
ELEVATIONS (B1)

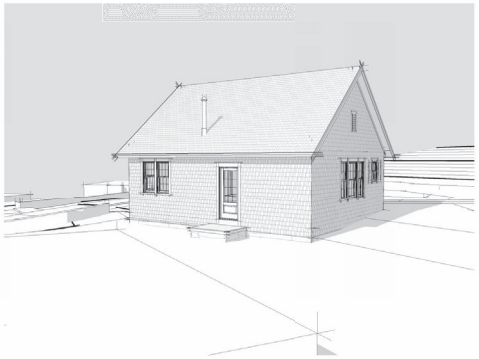


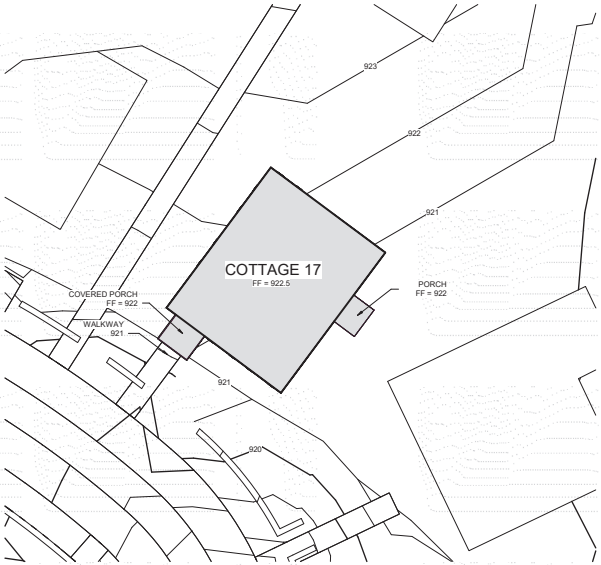
TRUE NORTH

SITE PLAN

1" = 60'-0"



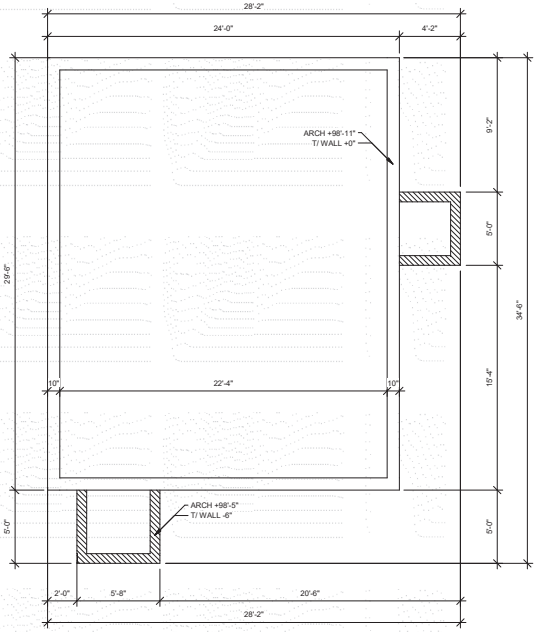




TRUE NORTH

SITE PLAN

1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 17 - (C)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/30/25

C17.1

SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

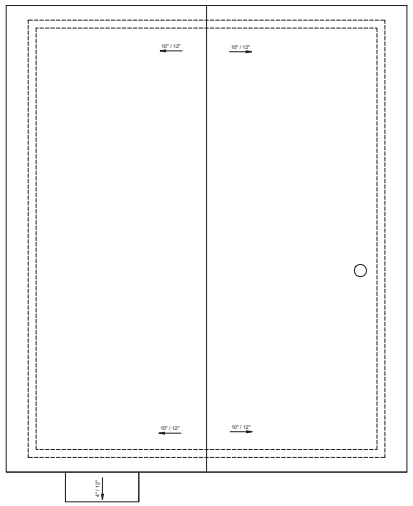
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



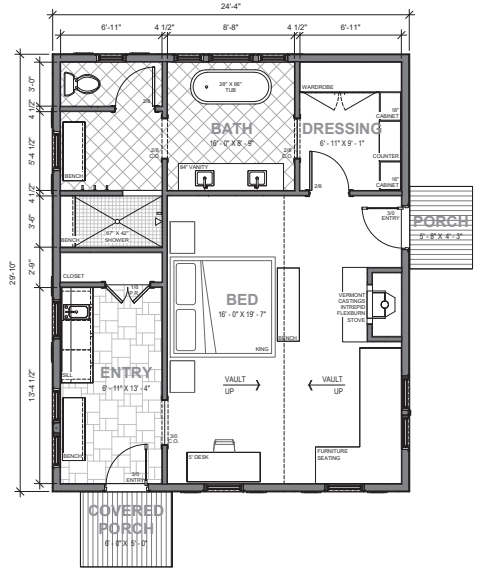
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 17 - (C)
WILLIAMS BAY, WI

- DESIGN SET
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- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C17.2

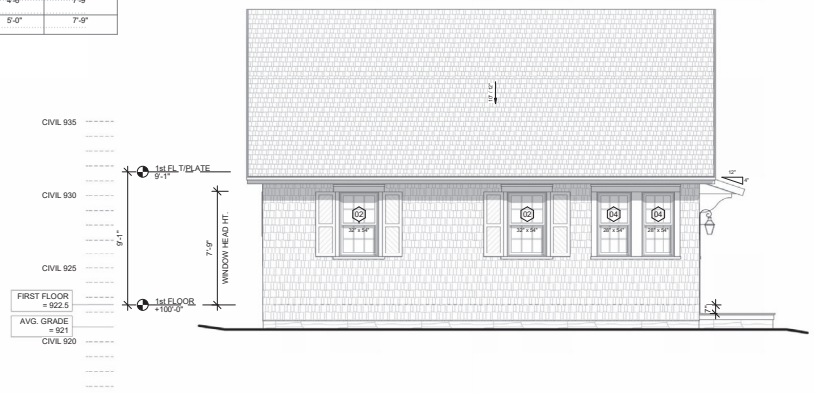
PLANS (C)

EXTERIOR DOOR SCHEDULE

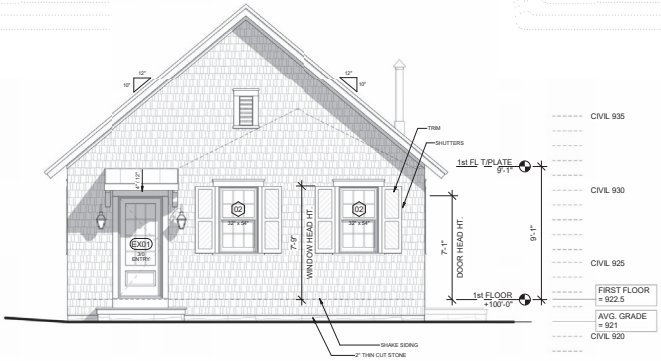
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

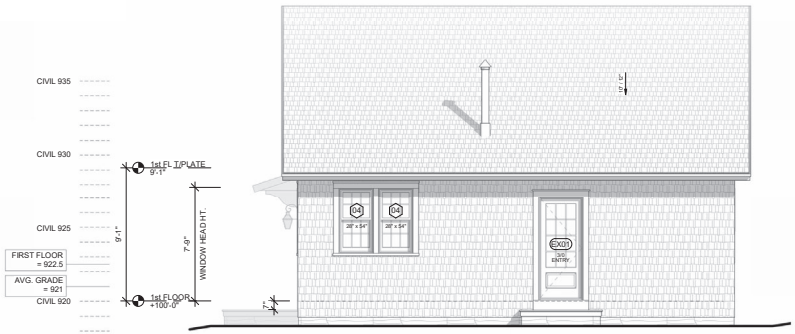
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



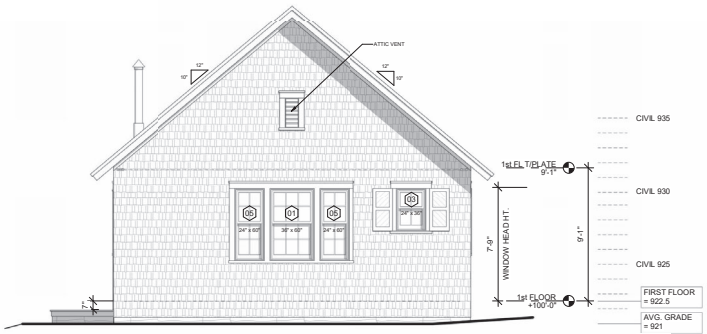
1 C17.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C17.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C17.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C17.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 17 - (C)
WILLIAMS BAY, WI

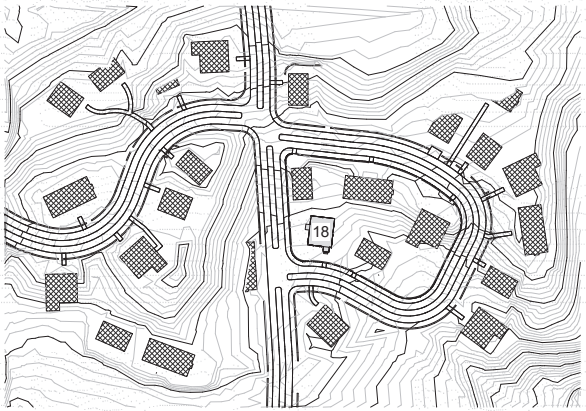
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

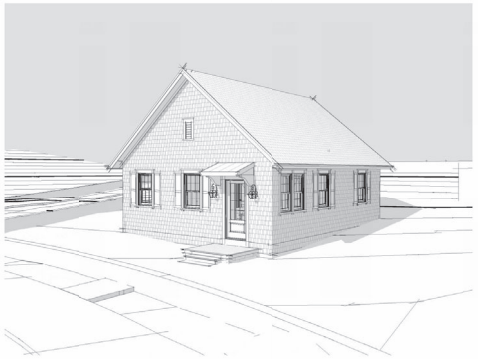
NO.	DATE

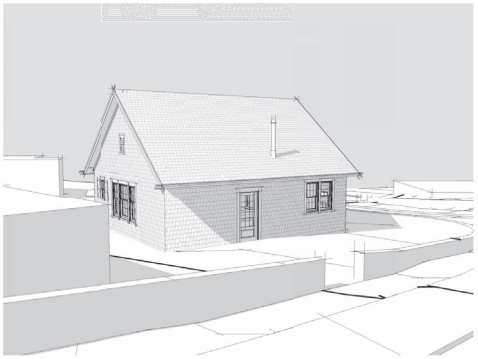
DATE: 12/30/25

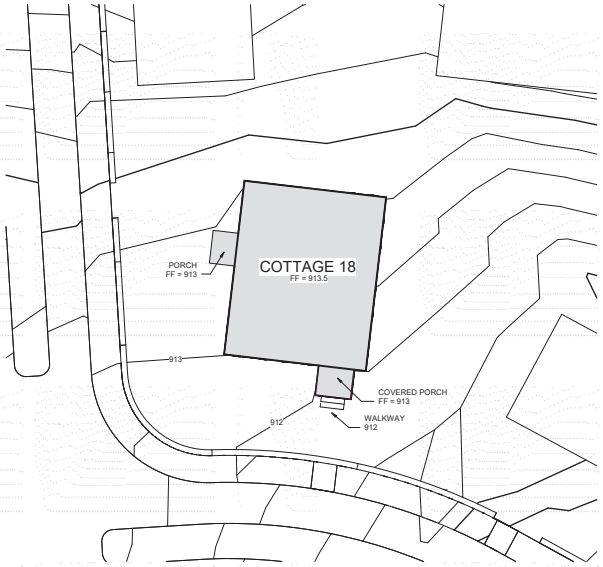
C17.3
ELEVATIONS (C)



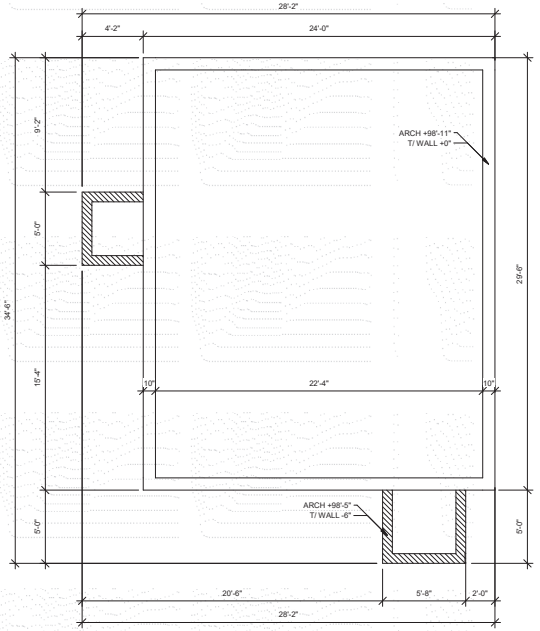
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 18 - (C)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/30/25

C18.1
SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

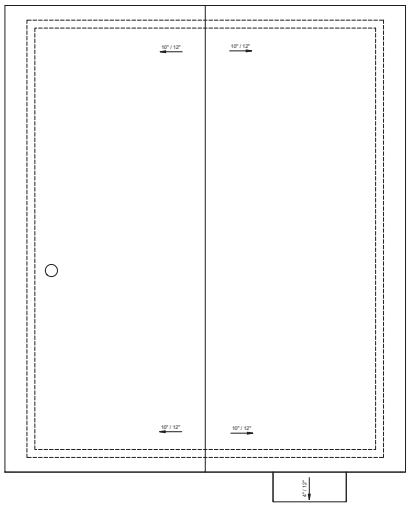
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

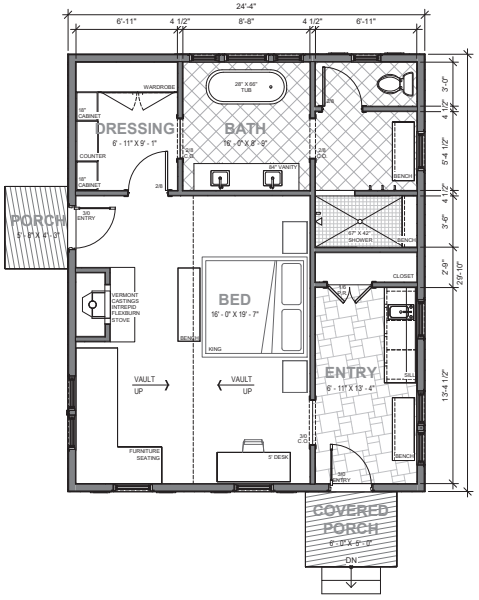
MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



PLAN NORTH

ROOF PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 18 - (C)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/30/25

C18.2

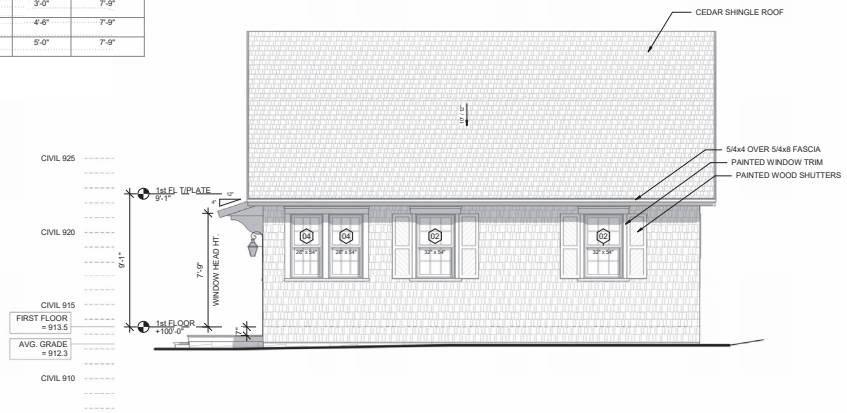
PLANS (C)

EXTERIOR DOOR SCHEDULE

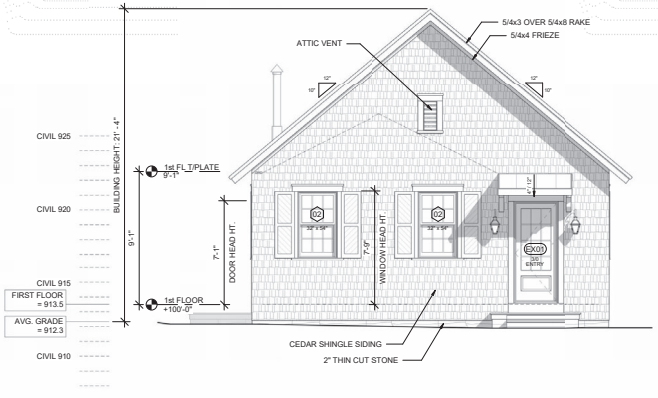
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

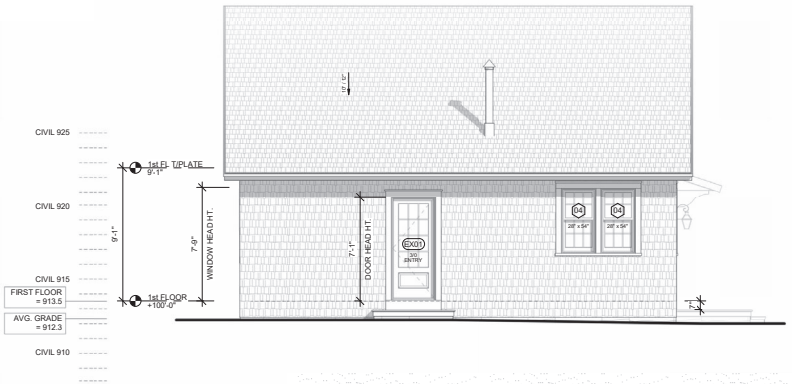
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



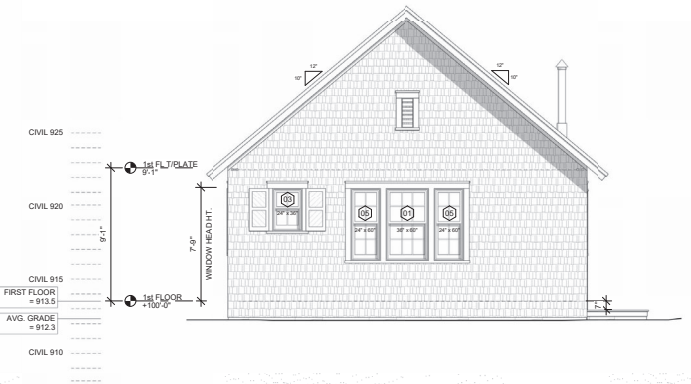
1 C18.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C18.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C18.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C18.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 18 - (C)
WILLIAMS BAY, WI

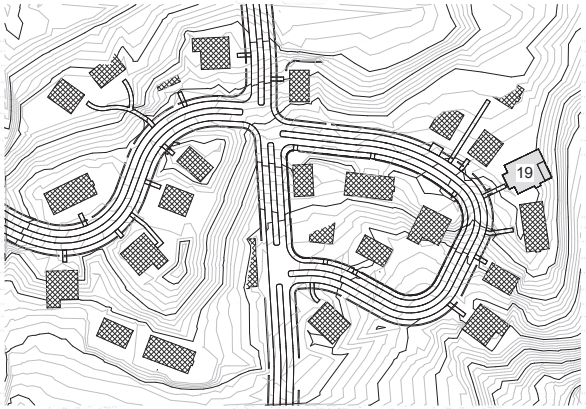
DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:

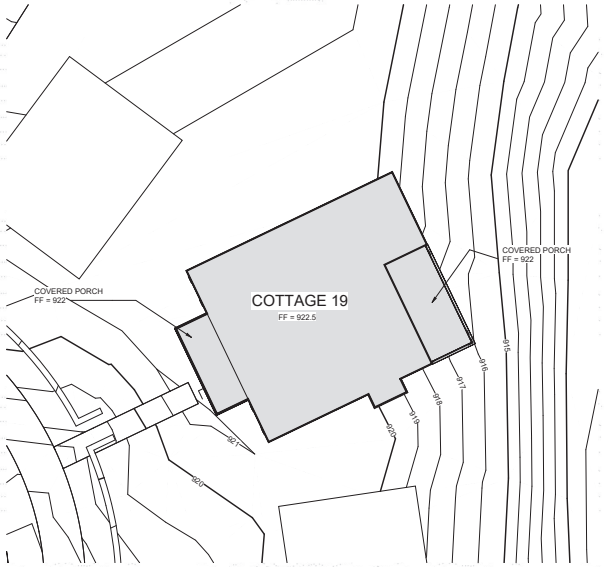
NO.	DATE

DATE: 12/30/25

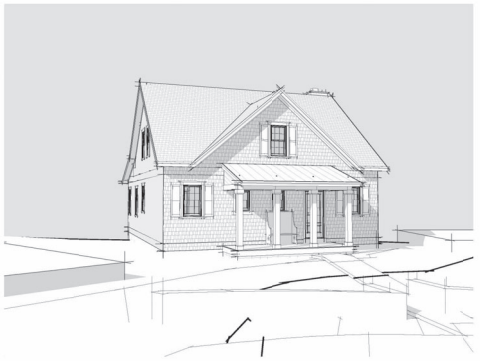
C18.3
ELEVATIONS (C)

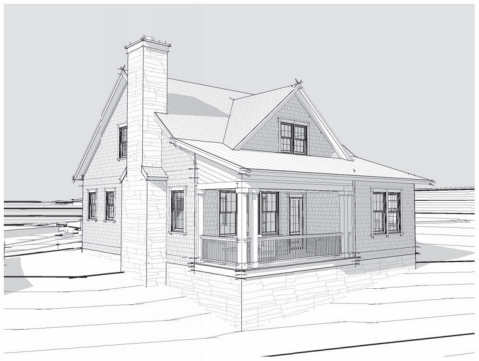


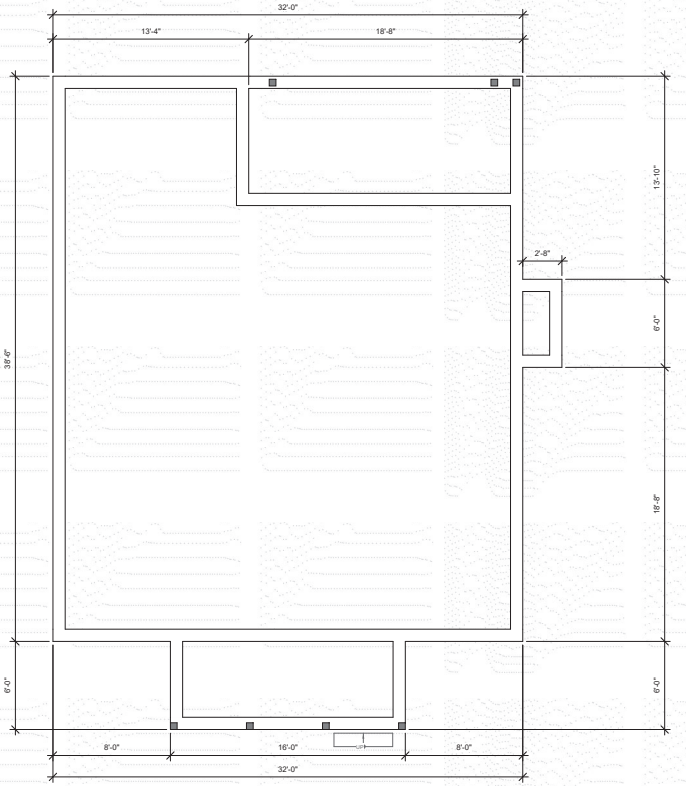
TRUE NORTH
SITE PLAN
1" = 60'-0"



TRUE NORTH
SITE PLAN
1" = 10'-0"







PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 19 - (D1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

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C19.1
SITE PLAN (D1)

EXTERIOR DOOR SCHEDULE

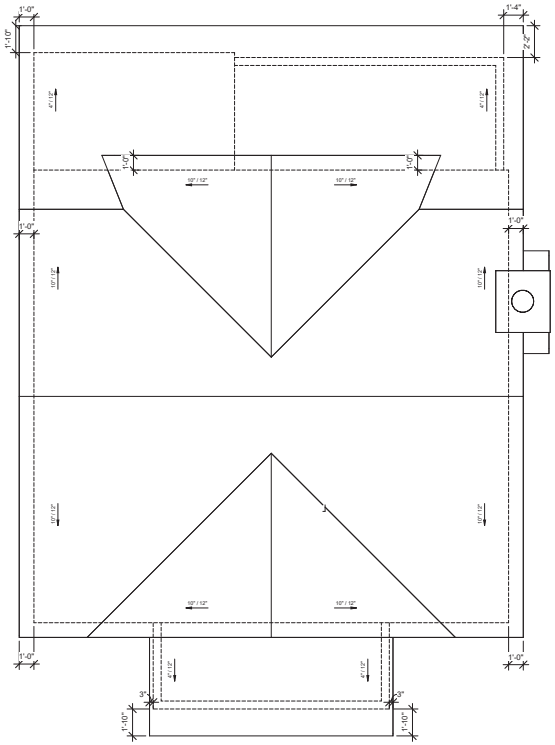
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

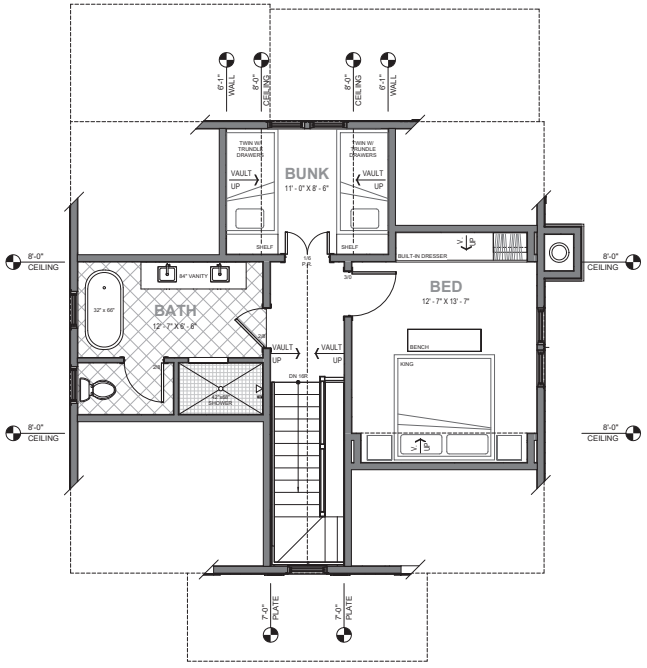
MARK	WIDTH	HEIGHT	TYPE
EX-02	3'-0"	6'-8"	P.R.
EX-03	2'-8"	6'-8"	
EX-04	3'-0"	6'-8"	
EX-05	2'-8"	6'-8"	
EX-13	3'-0"	7'-0"	
EX-14	3'-0"	7'-0"	
EX-16	3'-0"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-20	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-10"	7'-0"	

WINDOW SCHEDULE

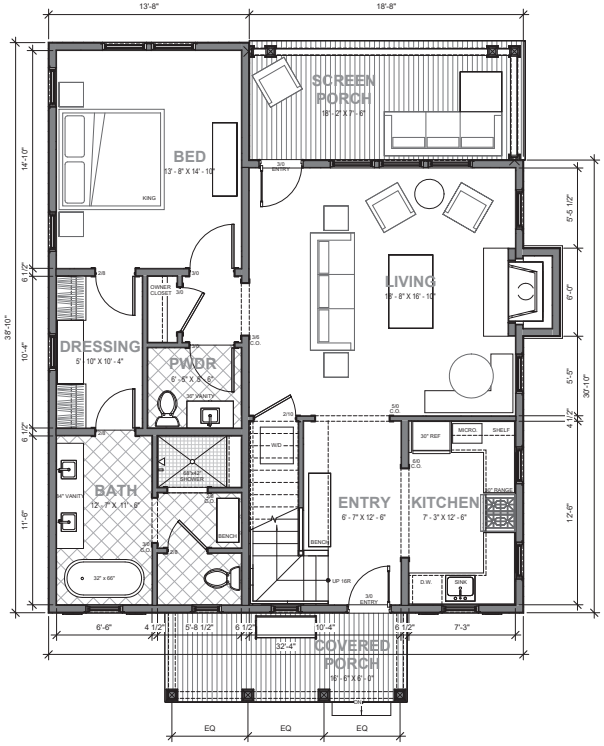
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 19 - (D1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

#	DATE

DATE: 12/31/25

C19.2
PLANS (D1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



CEDAR SHAKE ROOF



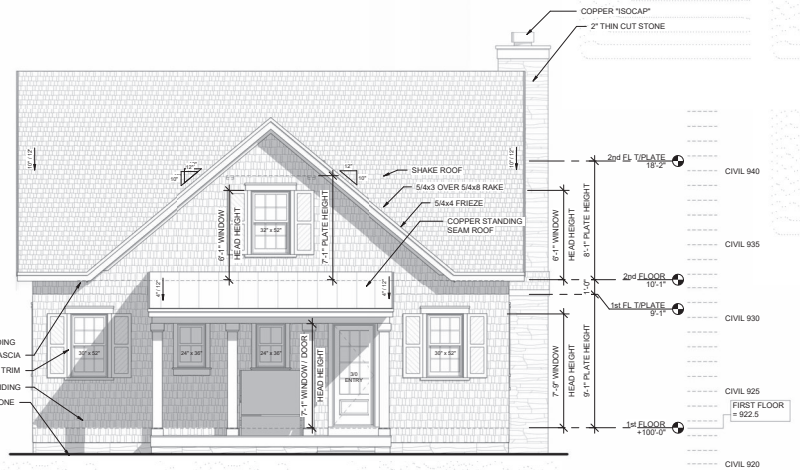
COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



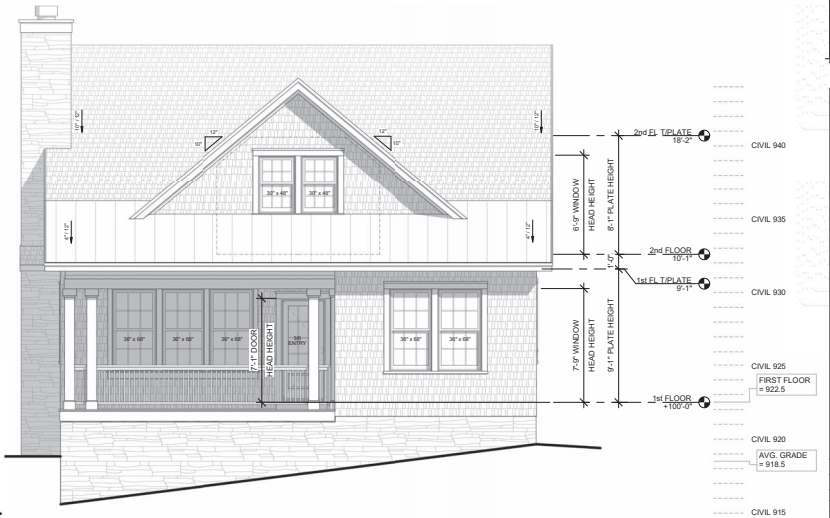
3 C19.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C19.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C19.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C19.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 19 - (D1)
WILLIAMS BAY, WI

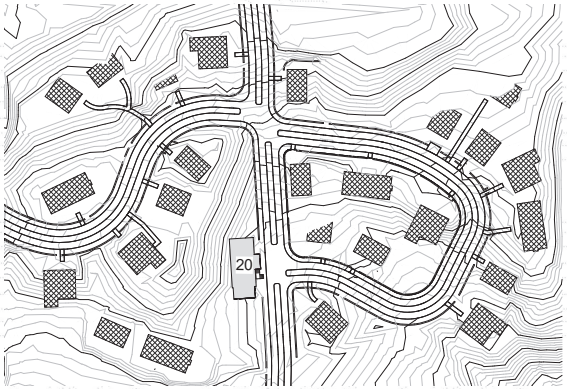
DESIGN SET
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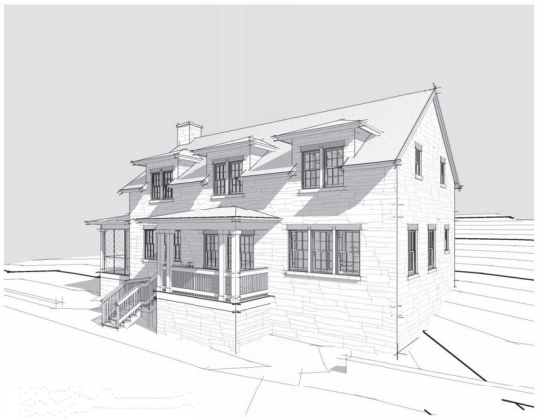
C19.3
ELEVATIONS (D1)

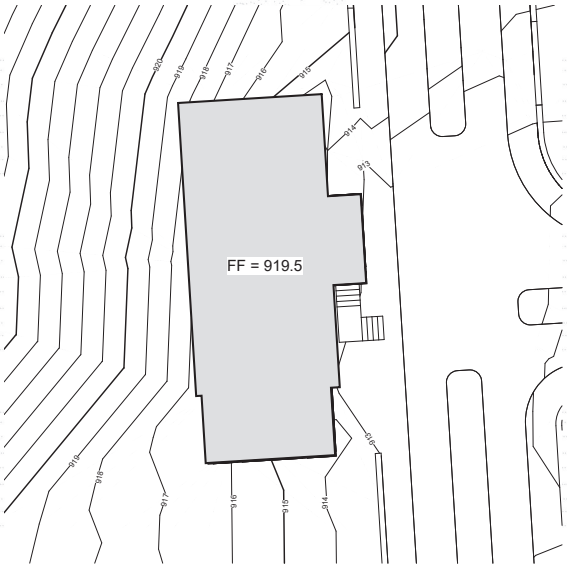


TRUE NORTH

SITE PLAN
1" = 60'-0"

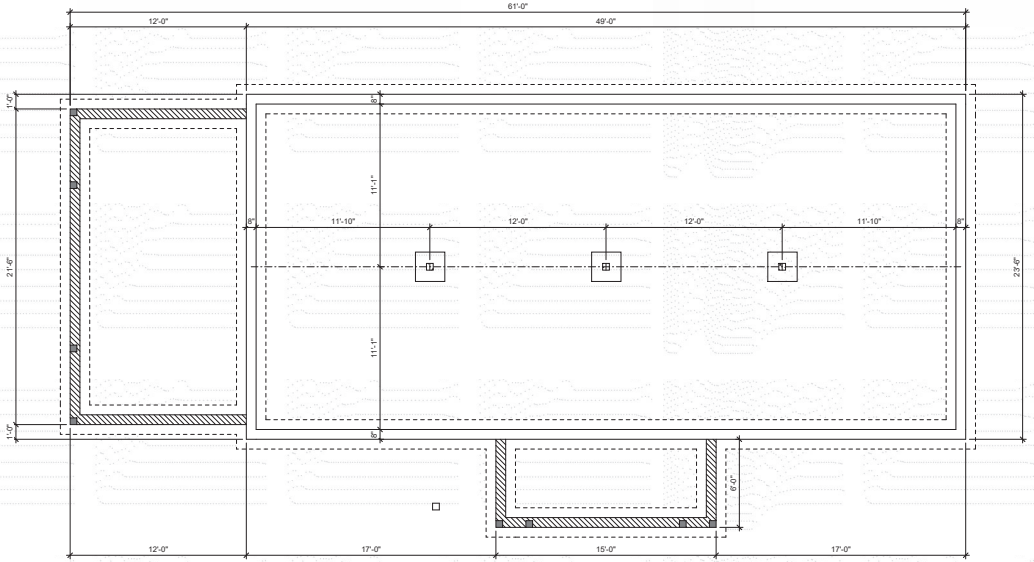






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
CABIN 20 - (E2)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

No.	DATE

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C20-1

SITE PLAN (E2)

EXTERIOR DOOR SCHEDULE

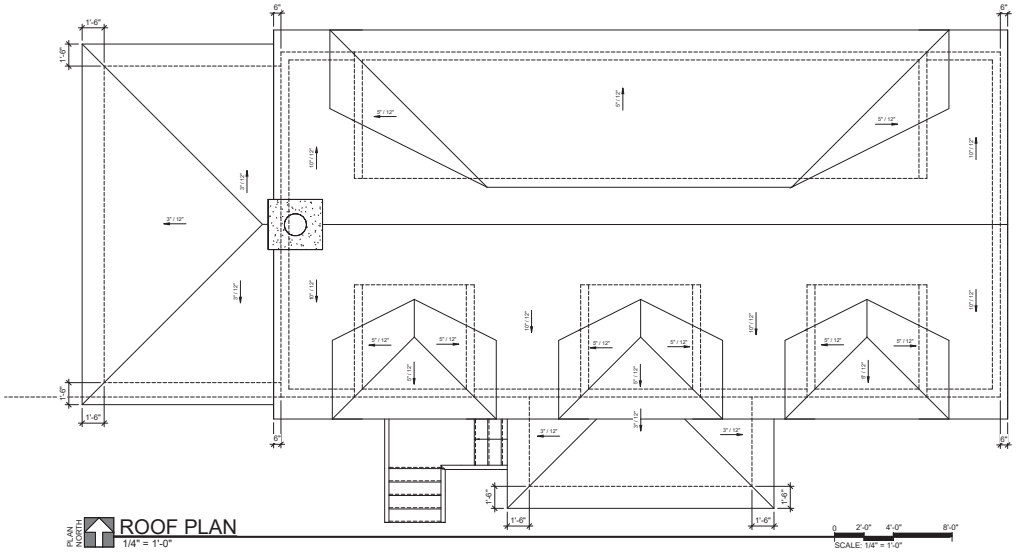
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-01	7'-0"	3'-0"	ENTRY	
EX-01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

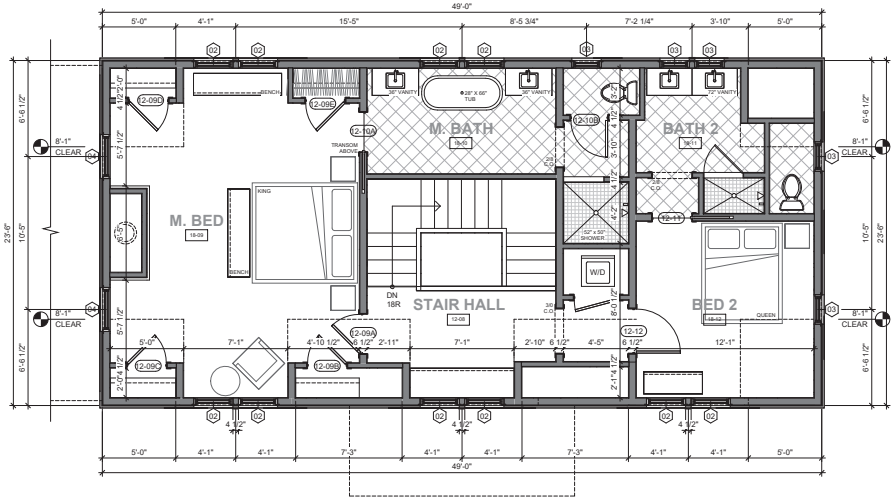
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	2	3'-0"	5'-0"	7'-1"
01	Ultimate Double Hung G2	12	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
2nd FLOOR					
02	Ultimate Double Hung G2	10	2'-8"	4'-6"	6'-9"
03	Ultimate Double Hung G2	5	2'-0"	3'-0"	6'-9"
04	Ultimate Double Hung G2	2	2'-0"	4'-6"	6'-9"

INTERIOR DOOR SCHEDULE

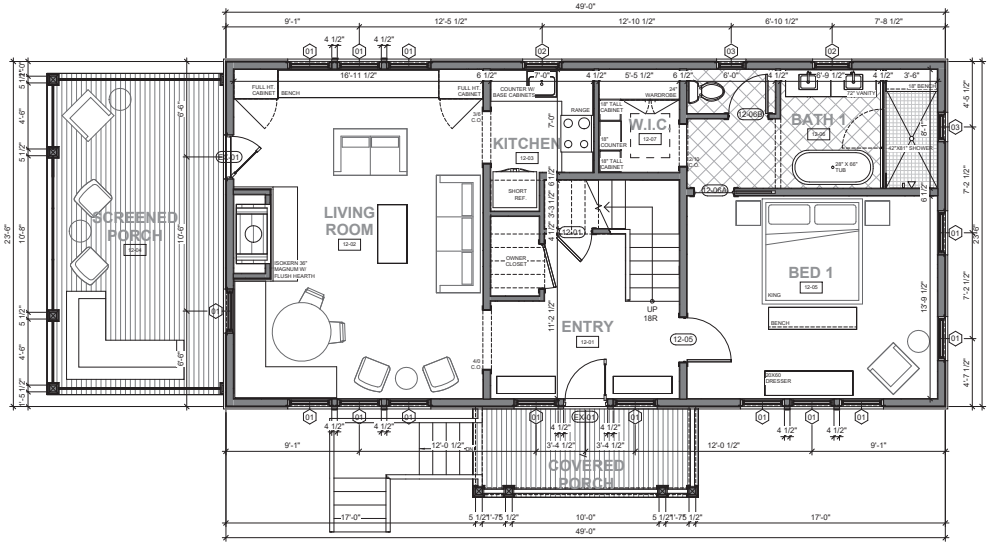
MARK	WIDTH	HEIGHT	TYPE
12-01	2'-8"	7'-0"	
12-05	3'-0"	7'-0"	
12-06A	2'-8"	7'-0"	PKT.
12-06B	2'-8"	7'-0"	
12-09A	2'-8"	6'-8"	
12-09B	2'-8"	6'-8"	
12-09C	2'-8"	6'-8"	
12-09D	2'-8"	6'-8"	
12-09E	2'-8"	6'-8"	
12-10A	2'-8"	7'-0"	PKT.
12-10B	2'-6"	6'-8"	
12-11	2'-8"	7'-0"	PKT.
12-12	3'-0"	6'-8"	
12-13	3'-0"	7'-0"	
12-14	3'-0"	6'-8"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
CABIN 20 - (E2)
WILLIAMS BAY, WI

- ☐ DESIGN SET
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- ☐ CONSTRUCTION

REVISIONS:

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C20-2
FLOOR PLAN (E2)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	2	3'-0"	5'-0"	7'-1"
01	Ultimate Double Hung G2	12	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
2nd FLOOR					
02	Ultimate Double Hung G2	10	2'-8"	4'-6"	6'-9"
03	Ultimate Double Hung G2	5	2'-0"	3'-0"	6'-9"
04	Ultimate Double Hung G2	2	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-01	7'-0"	3'-0"	ENTRY	
EX-01	7'-0"	3'-0"	ENTRY	



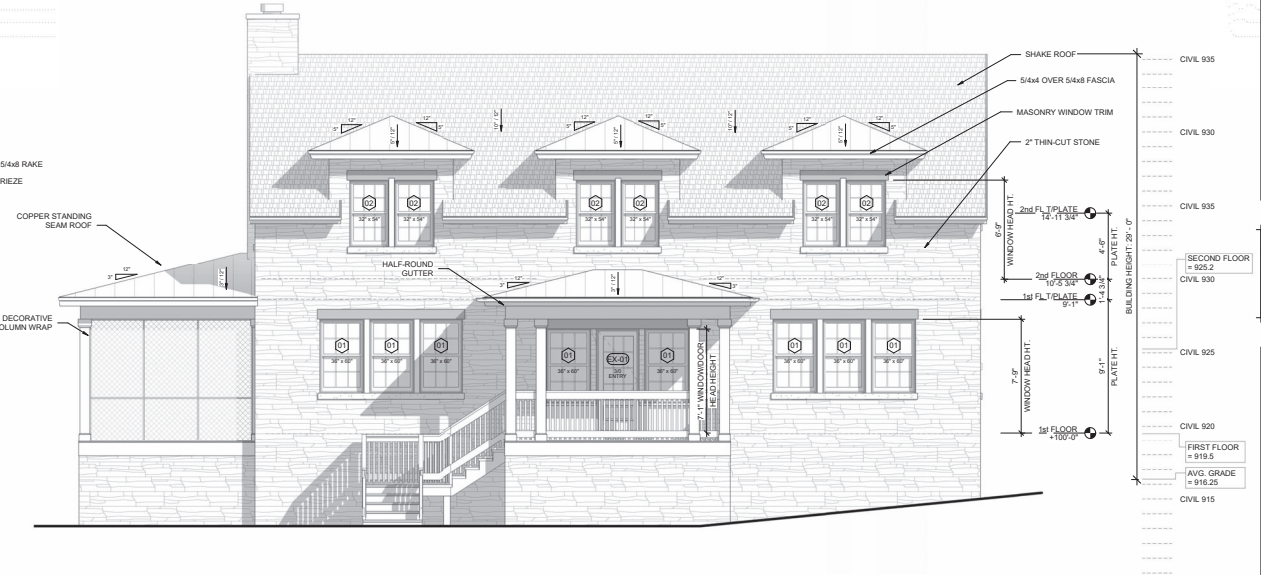
PLAN NORTH

NORTH ELEVATION

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

EAST ELEVATION

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
CABIN 20 - (E2)
WILLIAMS BAY, WI

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- ☐ CONSTRUCTION

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C20-3

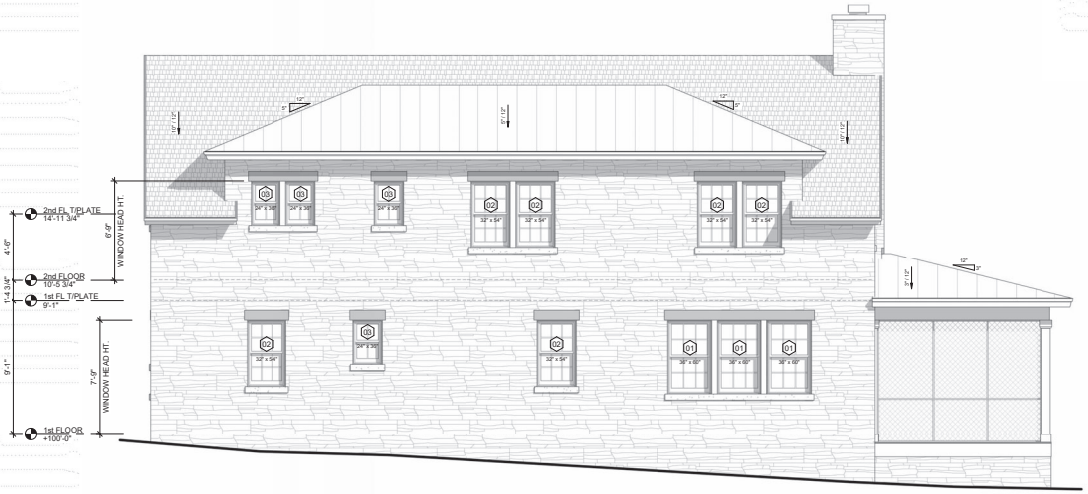
ELEVATIONS (E2)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	2	3'-0"	5'-0"	7'-1"
01	Ultimate Double Hung G2	12	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
2nd FLOOR					
02	Ultimate Double Hung G2	10	2'-8"	4'-6"	6'-9"
03	Ultimate Double Hung G2	5	2'-0"	3'-0"	6'-9"
04	Ultimate Double Hung G2	2	3'-0"	4'-8"	7'-1"

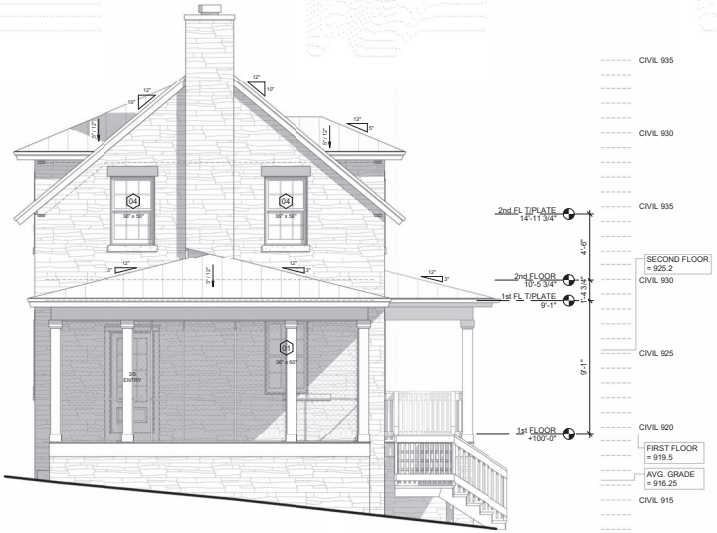
EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-01	7'-0"	3'-0"	ENTRY	
EX-01	7'-0"	3'-0"	ENTRY	



2 C20-4 WEST ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



1 C20-4 SOUTH ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
CABIN 20 - (E2)
WILLIAMS BAY, WI

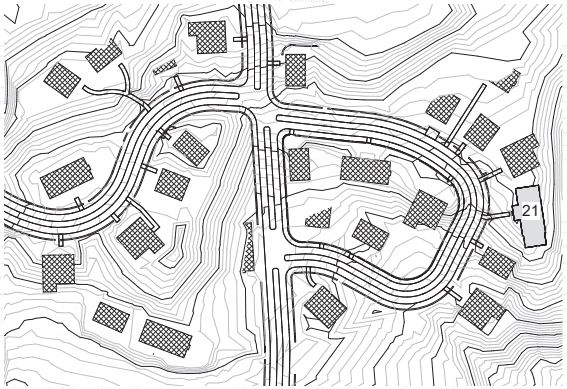
- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

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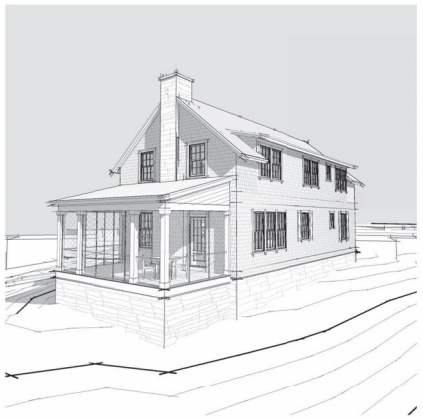
DATE: 12/31/25

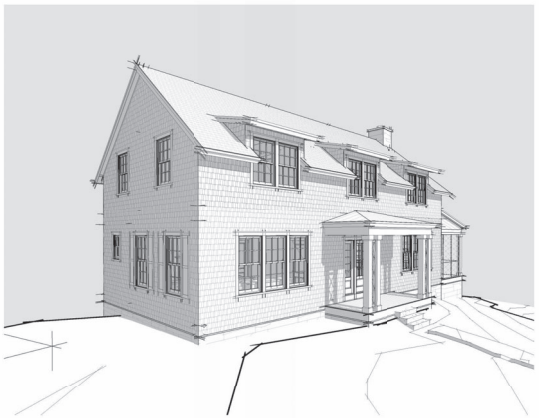
C20-4
ELEVATIONS
(E2)



TRUE NORTH

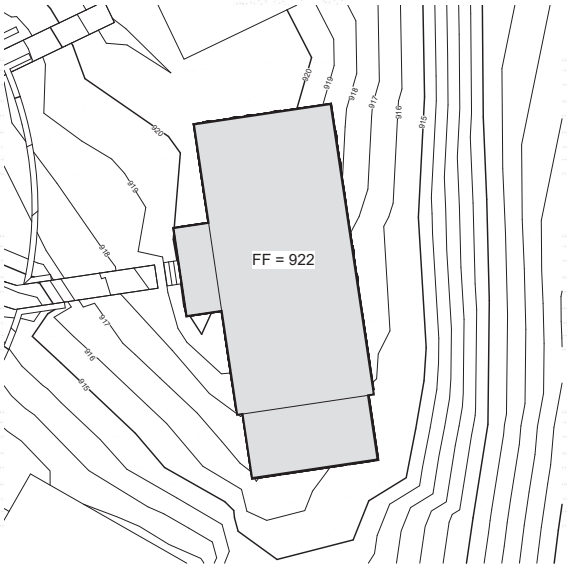
SITE PLAN
1" = 60'-0"





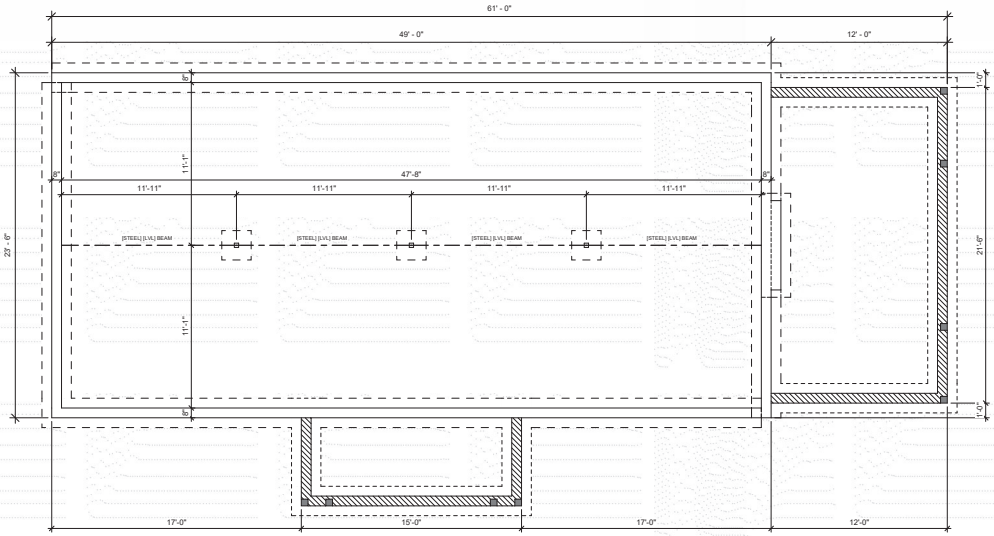
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TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

THE PRESERVE
COTTAGE 21 - (E)
WILLIAMS BAY, WI

- ☐ DESIGN SET
- ■ PERMIT SET
- ☐ CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C21-1
SITE PLAN (E)

EXTERIOR DOOR SCHEDULE

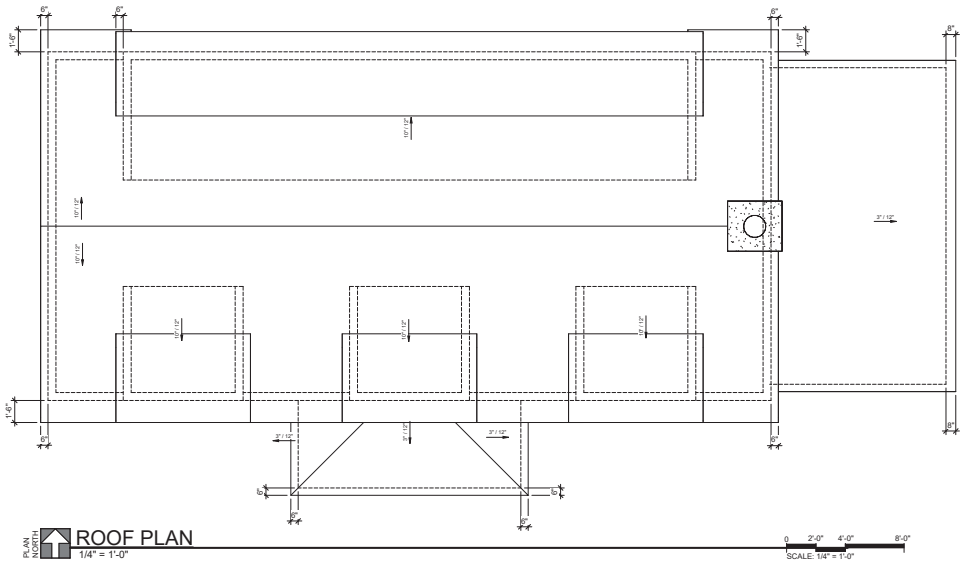
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

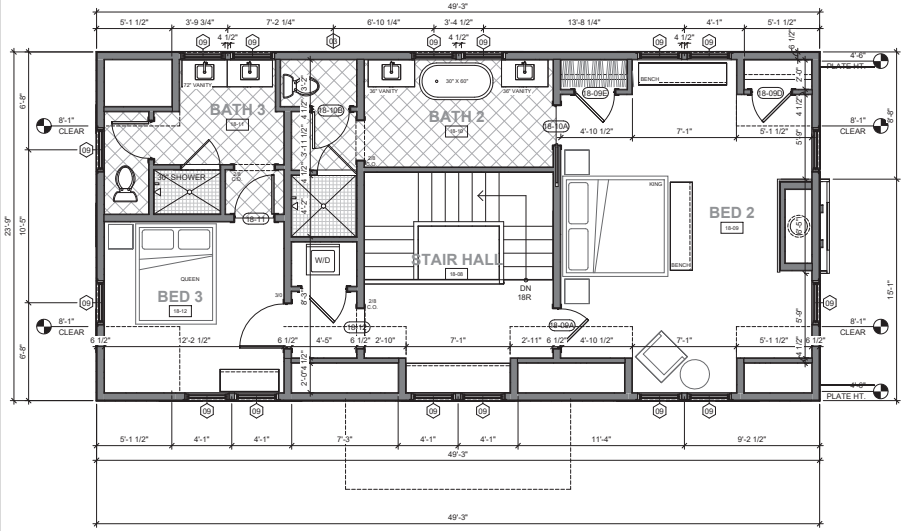
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

INTERIOR DOOR SCHEDULE

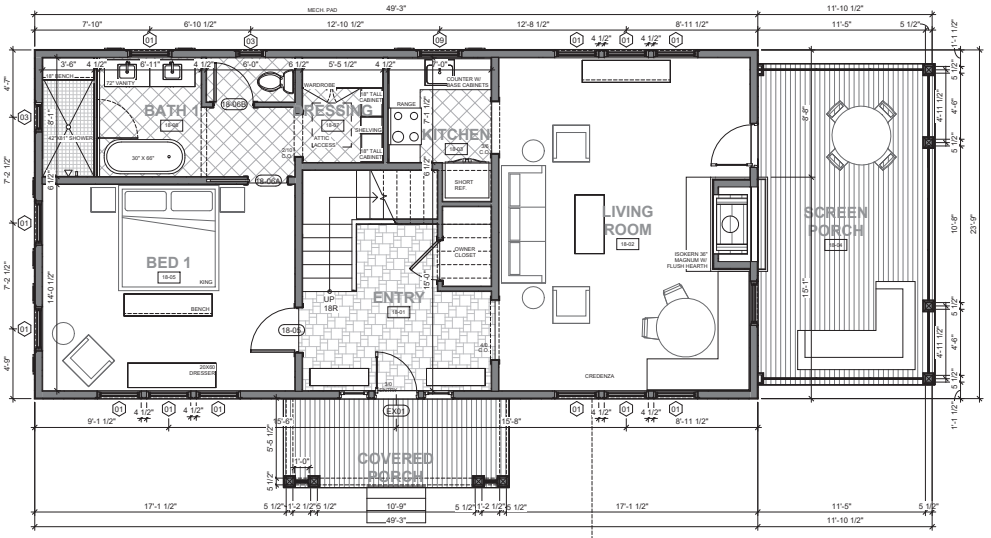
MARK	WIDTH	HEIGHT	TYPE
18-05	3'-0"	7'-0"	
18-06A	2'-8"	7'-0"	PKT.
18-06B	2'-8"	7'-0"	
18-09A	2'-8"	7'-0"	
18-09D	2'-8"	7'-0"	
18-09E	2'-8"	7'-0"	
18-10A	2'-8"	7'-0"	PKT.
18-10B	2'-8"	7'-0"	
18-11	2'-8"	7'-0"	
174	3'-0"	7'-0"	
EX02	2'-6"	7'-0"	
EX13	2'-8"	7'-0"	
EX14	3'-0"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 21 - (E)
WILLIAMS BAY, WI

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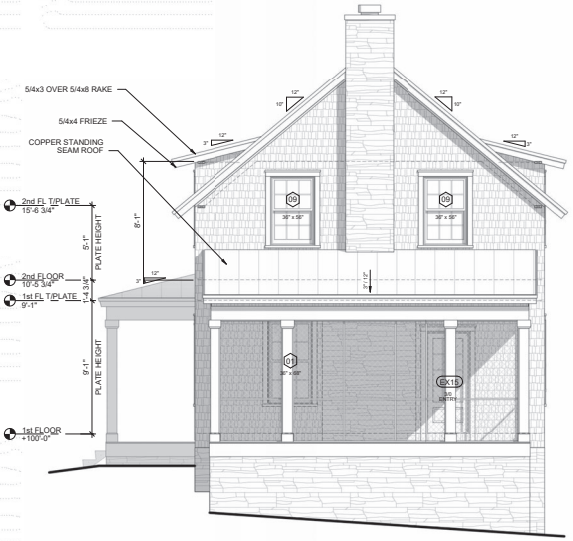
C21-2
FLOOR PLAN (E)

WINDOW SCHEDULE

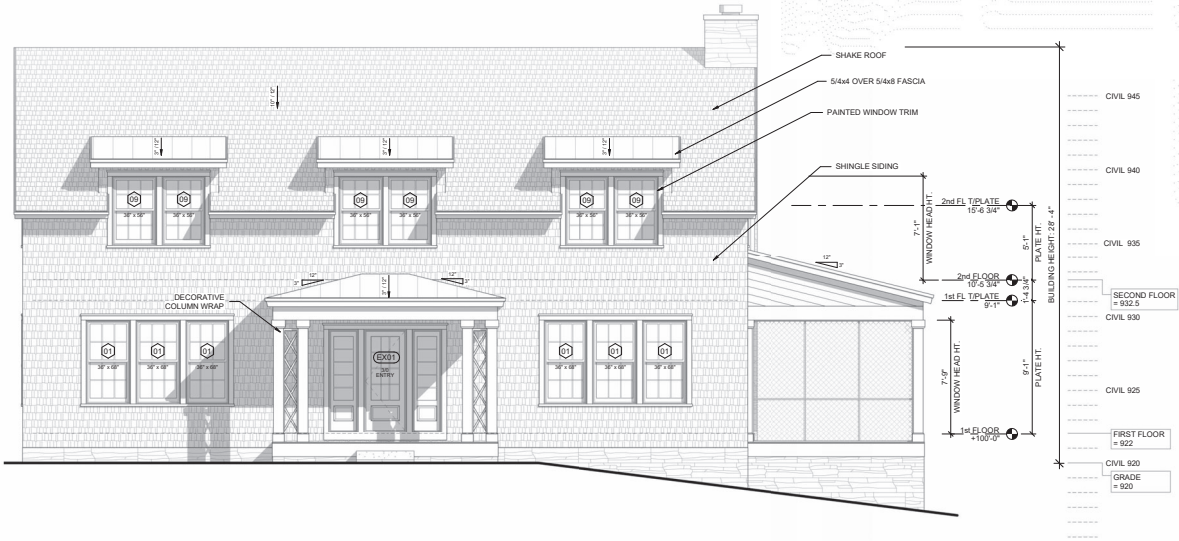
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	



2 C21-3 SOUTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



1 C21-3 WEST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 21 - (E)
WILLIAMS BAY, WI

- [ ] DESIGN SET
- [x] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C21-3
ELEVATIONS (E)

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	13	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-9"
09	Ultimate Double Hung G2	1	3'-0"	4'-8"	7'-9"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-1"
09	Ultimate Double Hung G2	16	3'-0"	4'-8"	7'-1"

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX04	7'-0"	2'-0"		
EX12	7'-0"	2'-0"		
EX15	7'-0"	3'-0"	ENTRY	

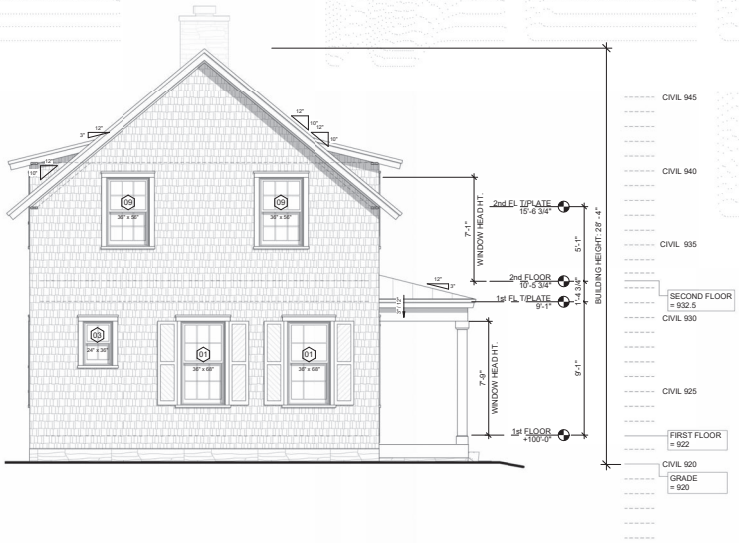


PLAN NORTH

EAST ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

NORTH ELEVATION

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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- ■ PERMIT SET
- ☐ CONSTRUCTION

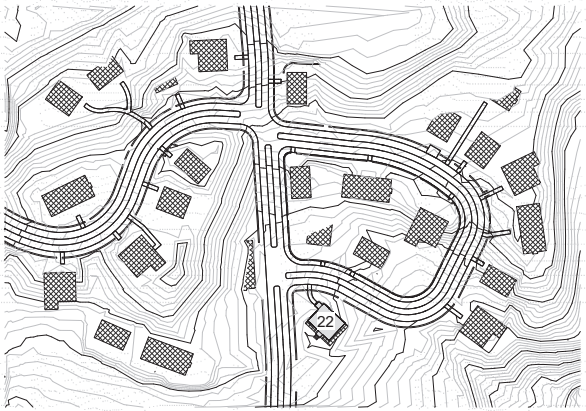
REVISIONS:

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DATE: 12/31/25

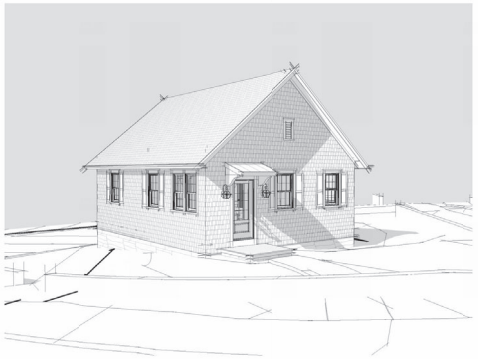
C21-4

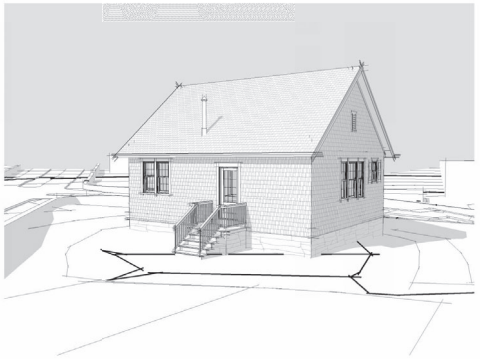
ELEVATIONS (E)

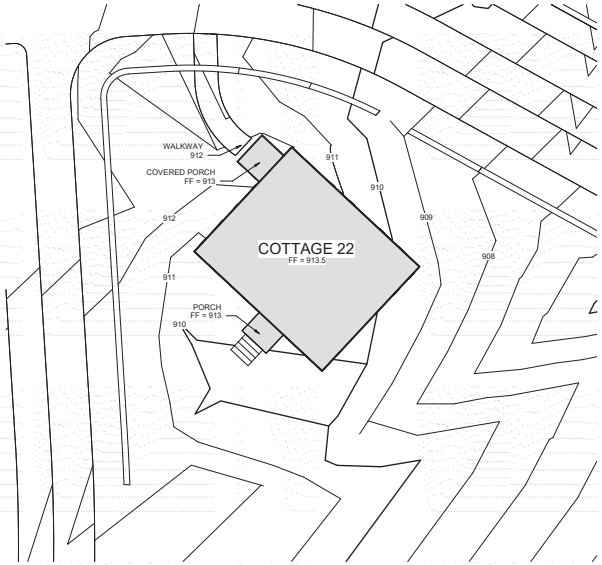


TRUE NORTH

SITE PLAN
1" = 60'-0"

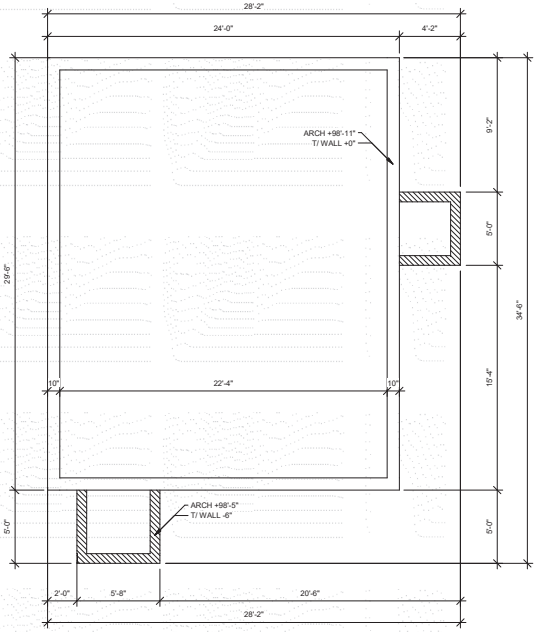






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:
NO. DESCRIPTION

DATE: 12/30/25

C22.1

SITE PLAN (C)

EXTERIOR DOOR SCHEDULE

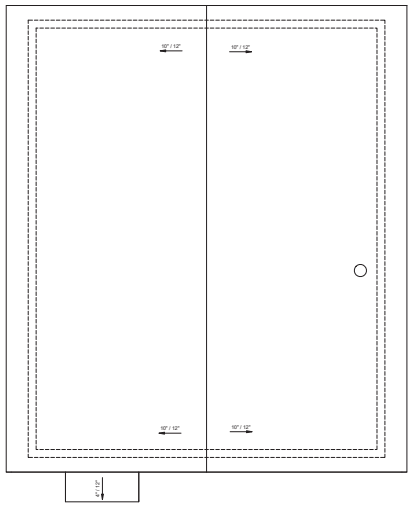
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
10-01	3'-0"	7'-0"	P.R.
10-03	2'-8"	6'-8"	ENTRY
10-04	2'-8"	7'-0"	



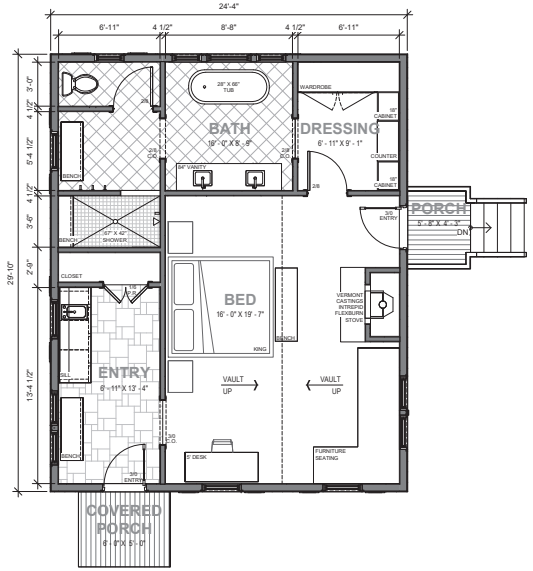
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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REVISIONS:

NO.	DATE

DATE: 12/30/25

C22.2

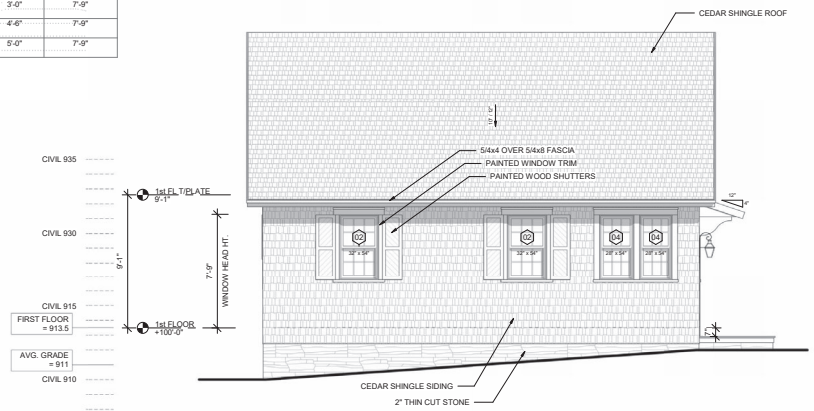
PLANS (C)

EXTERIOR DOOR SCHEDULE

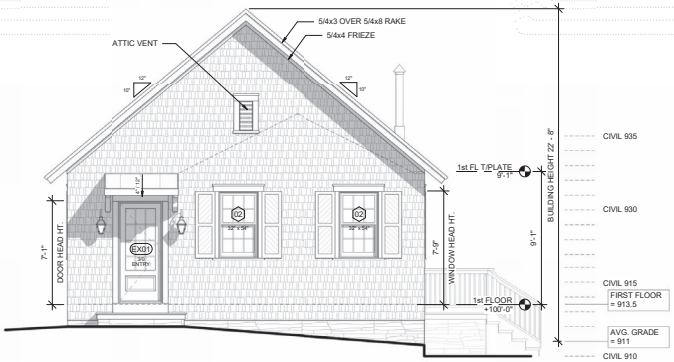
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

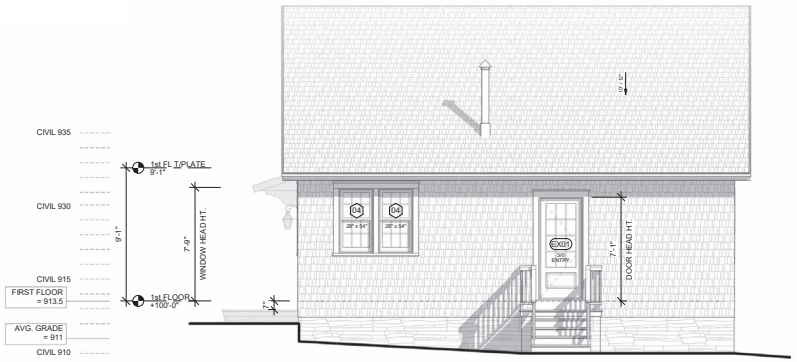
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	1	3'-0"	5'-0"	7'-9"
02	Ultimate Double Hung G2	4	2'-8"	4'-6"	7'-9"
03	Ultimate Double Hung G2	1	2'-0"	3'-0"	7'-9"
04	Ultimate Double Hung G2	4	2'-4"	4'-6"	7'-9"
05	Ultimate Double Hung G2	2	2'-0"	5'-0"	7'-9"



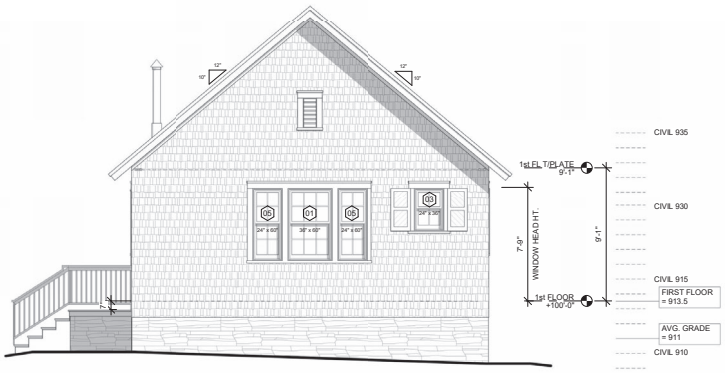
1 C22.3 WEST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



3 C22.3 SOUTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



4 C22.3 EAST ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



2 C22.3 NORTH ELEVATION
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
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- CONSTRUCTION

REVISIONS:

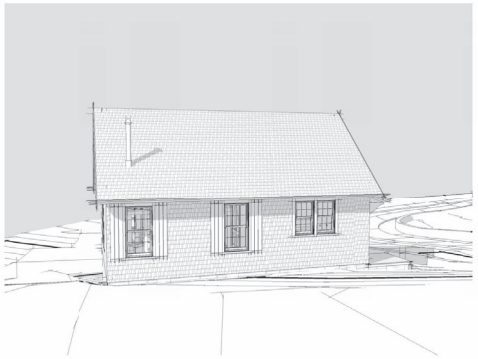
NO.	DATE

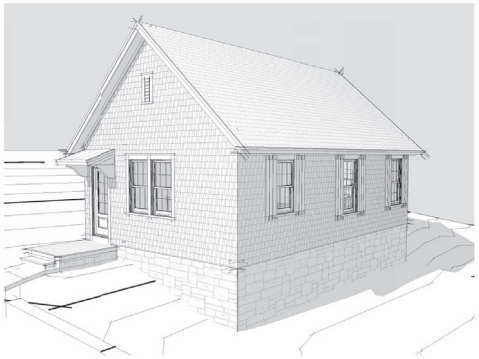
DATE: 12/30/25

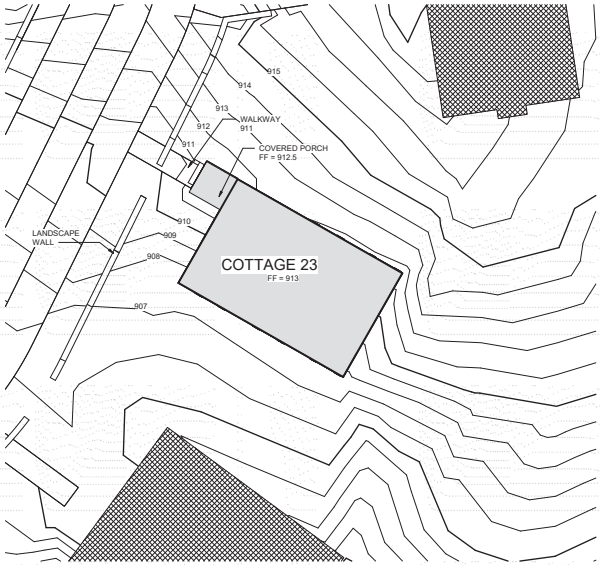
C22.3
ELEVATIONS (C)



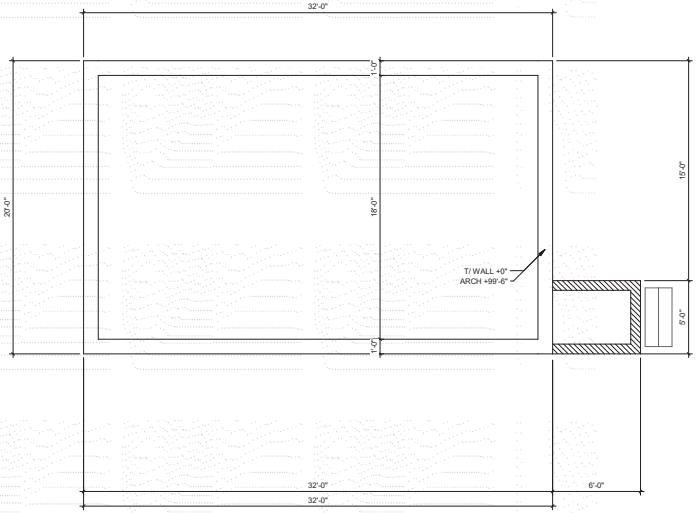
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 23 - (B2)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:
NO. DESCRIPTION DATE

DATE: 12/30/25

C23.1
SITE PLAN (B2)

EXTERIOR DOOR SCHEDULE

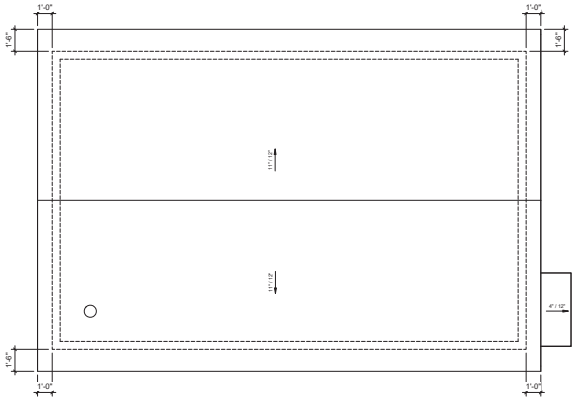
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

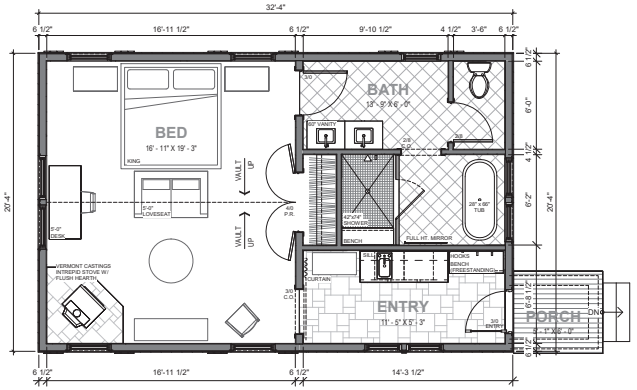
MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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- [ ] CONSTRUCTION

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DATE: 12/30/25

C23.2
PLANS (B2)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
1-03E	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	2	2'-6"	4'-2"	7'-9"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

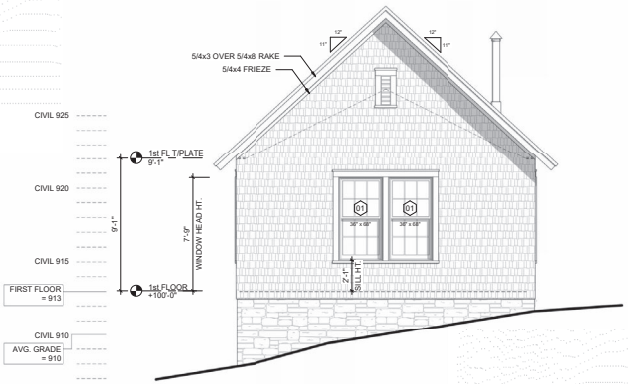

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF


COPPER STANDING SEAM ROOF

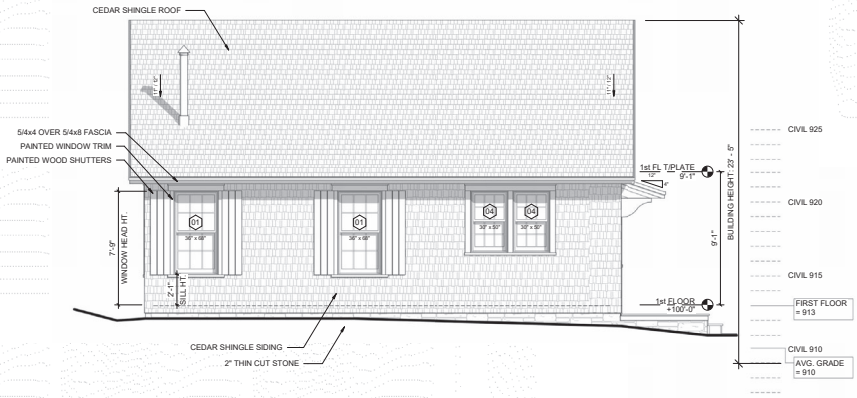
SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



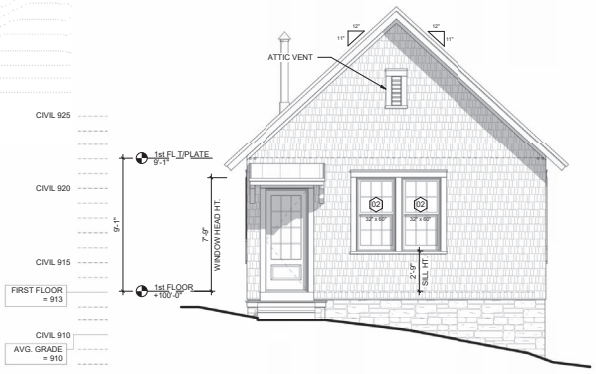
4 C23.3 EAST ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



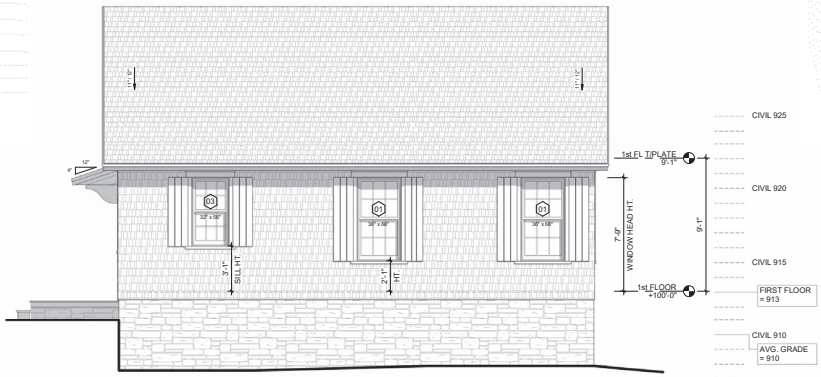
3 C23.3 NORTH ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



2 C23.3 WEST ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



1 C23.3 SOUTH ELEVATION 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 23 - (B2)
WILLIAMS BAY, WI

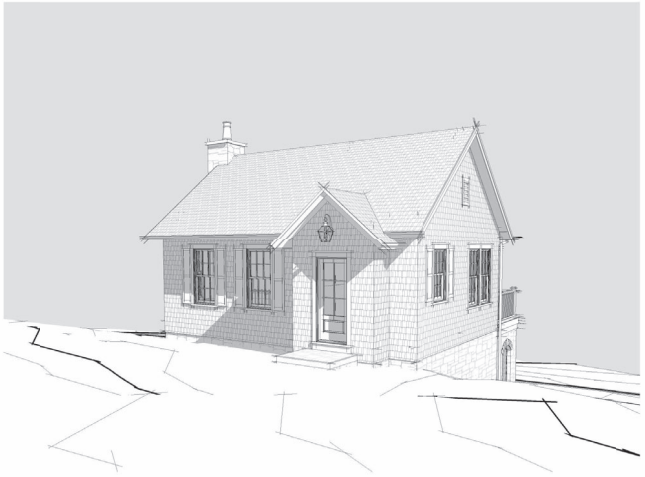
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

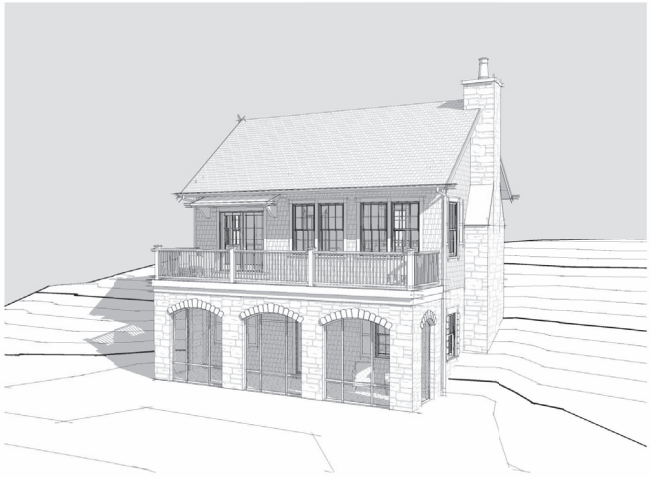
REVISIONS:

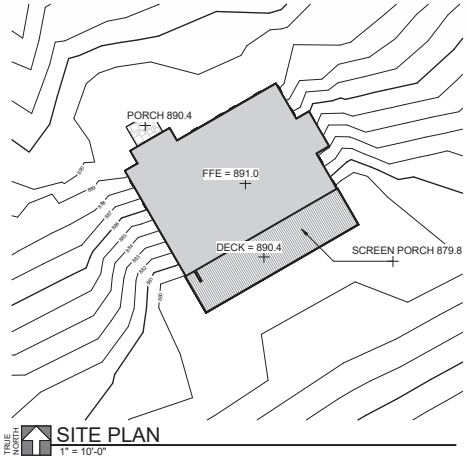
NO.	DATE

DATE: 12/30/25

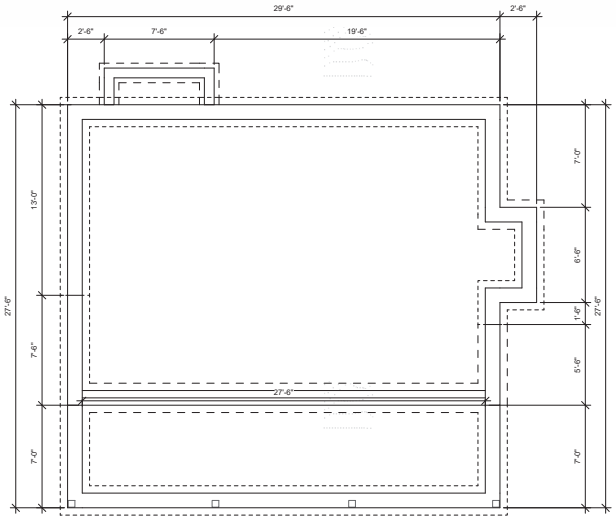
C23.3
ELEVATIONS (B2)







SITE PLAN
1" = 10'-0"



FOUNDATION PLAN
1/4" = 1'-0"

PLAN NORTH

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
SPA COTTAGE
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/31/25

SC-1

SITE PLAN (SPA COTTAGE)

EXTERIOR DOOR SCHEDULE

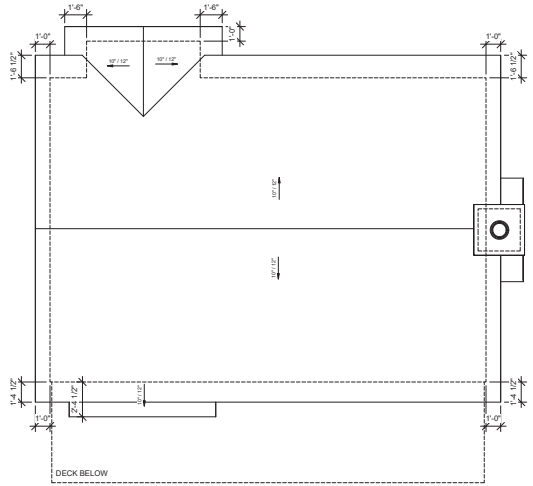
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	6'-0"	P.R.	

WINDOW SCHEDULE

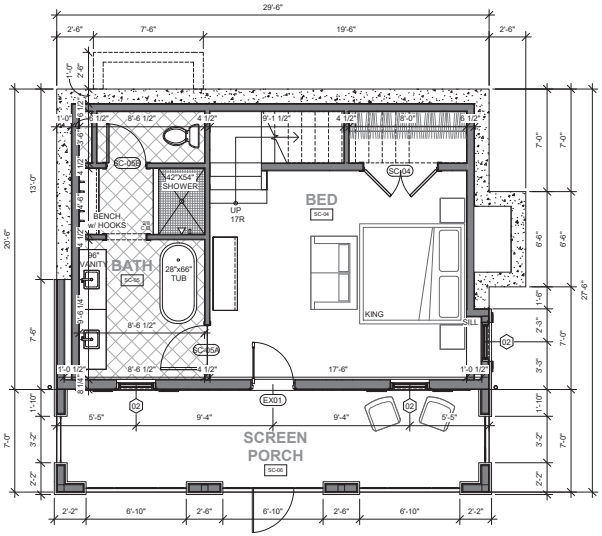
MARK	TYPE	COUNT	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
02	Ultimate Double Hung G2	3	2'-8"	4'-6"	7'-1"
MAIN LEVEL					
01	Ultimate Double Hung G2	10	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-9"

INTERIOR DOOR SCHEDULE

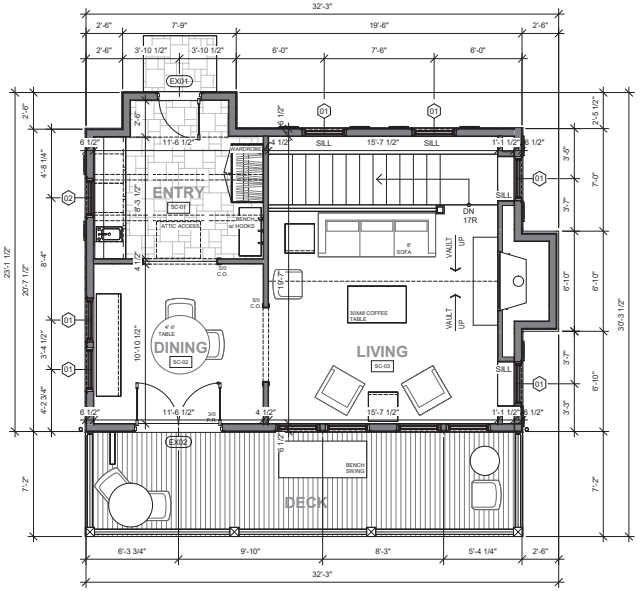
MARK	WIDTH	HEIGHT	TYPE
SC-04	5'-0"	7'-0"	P.R.
SC-05 A	3'-0"	7'-0"	
SC-05 B	2'-8"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



LOWER LEVEL PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
SPA COTTAGE
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/31/25

SC-2

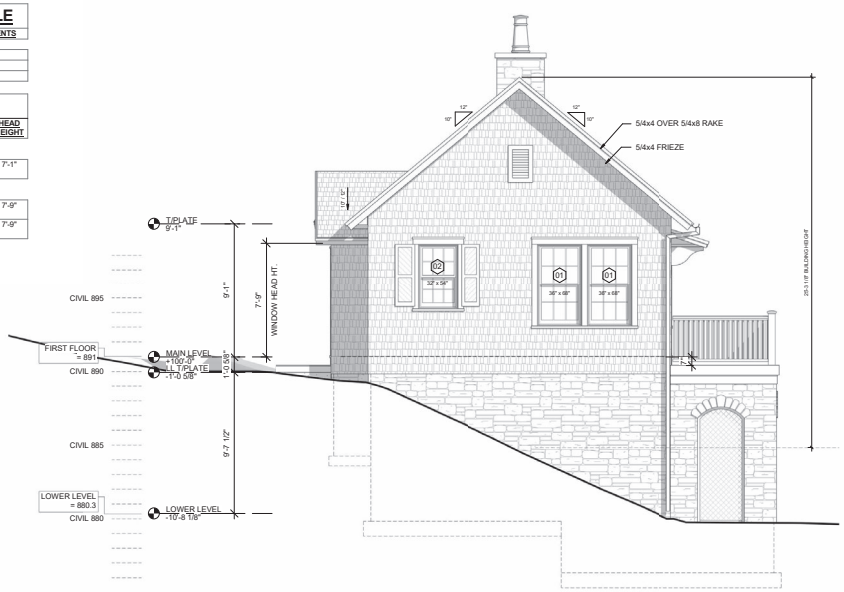
FLOOR PLANS (SPA COTTAGE)

EXTERIOR DOOR SCHEDULE

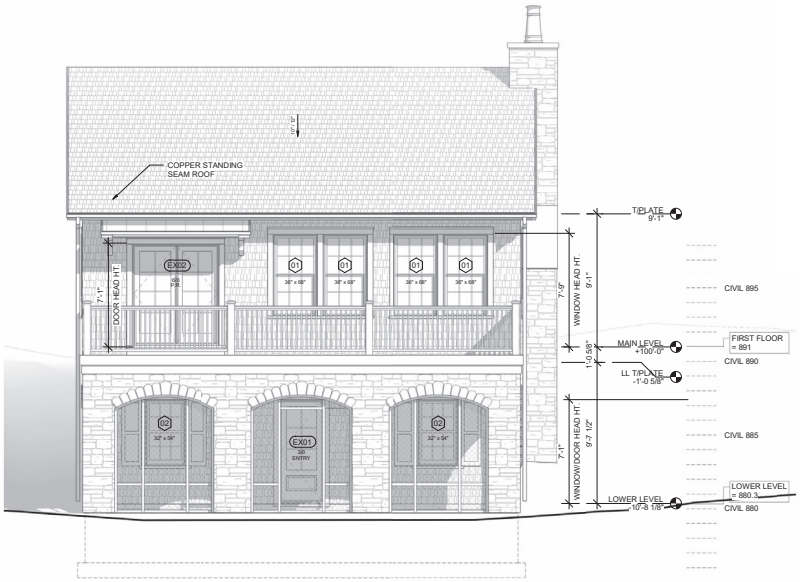
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	6'-0"	P.R.	

WINDOW SCHEDULE

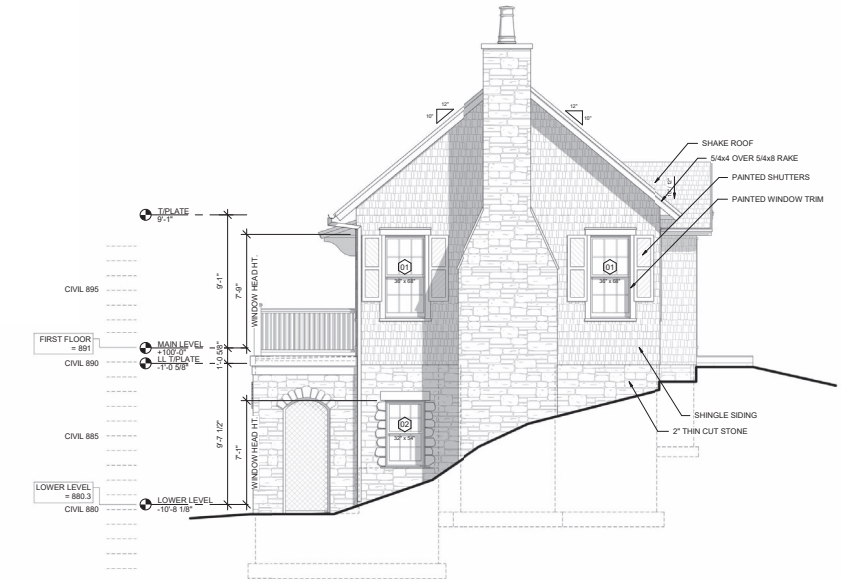
MARK	TYPE	COUNT	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
02	Ultimate Double Hung G2	3	2'-8"	4'-6"	7'-1"
MAIN LEVEL					
01	Ultimate Double Hung G2	10	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-9"



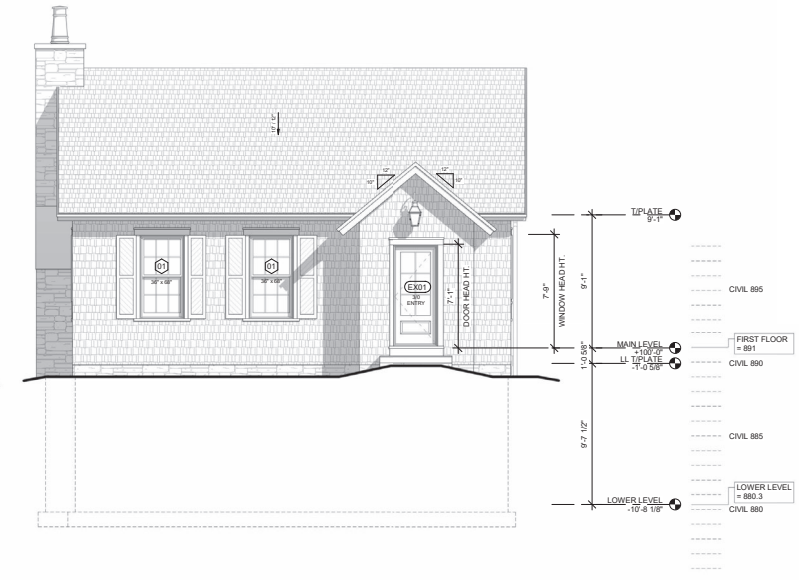
4 SC-3 WEST ELEVATION
1/4" = 1'-0"



3 SC-3 SOUTH ELEVATION
1/4" = 1'-0"



2 SC-3 EAST ELEVATION
1/4" = 1'-0"



1 SC-3 NORTH ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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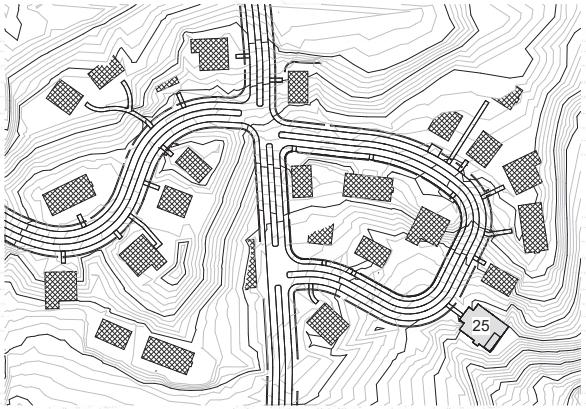
DESIGN SET
PERMIT SET
CONSTRUCTION

REVISIONS:

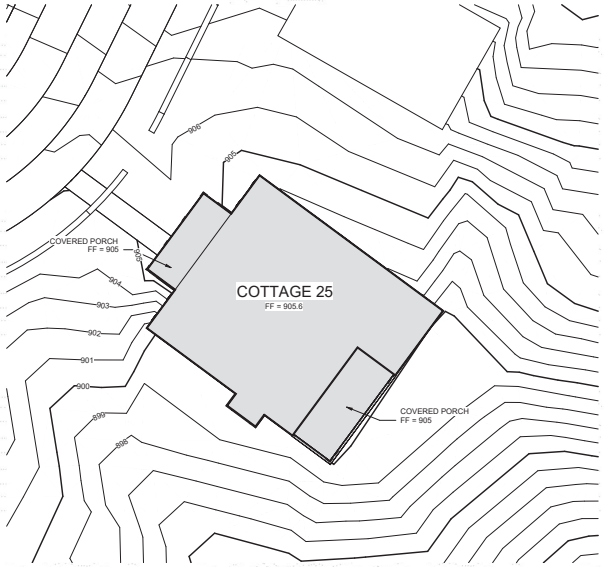
NO.	DATE

DATE: 12/31/25

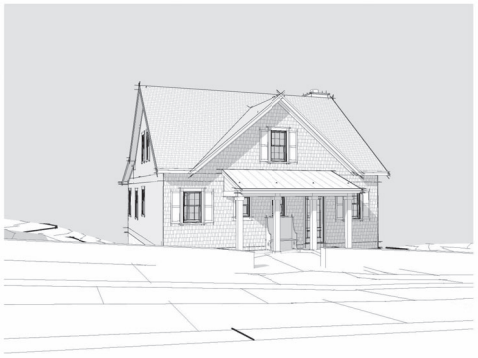
SC-3
ELEVATIONS (SPA COTTAGE)

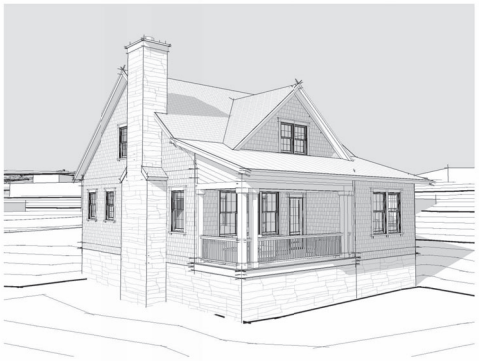


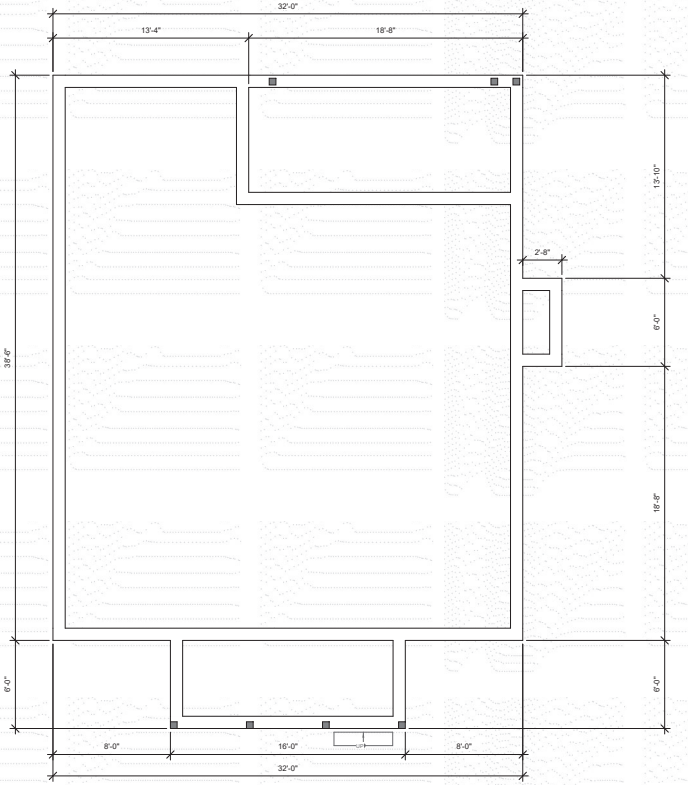
TRUE NORTH
SITE PLAN
1" = 60'-0"



TRUE NORTH
SITE PLAN
1" = 10'-0"







PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 25 - (D1)
WILLIAMS BAY, WI

- [■] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C25.1
SITE PLAN (D1)

EXTERIOR DOOR SCHEDULE

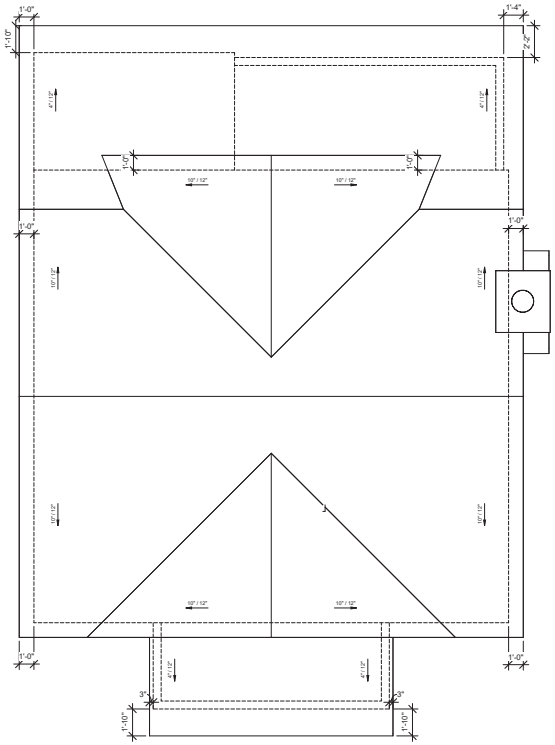
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

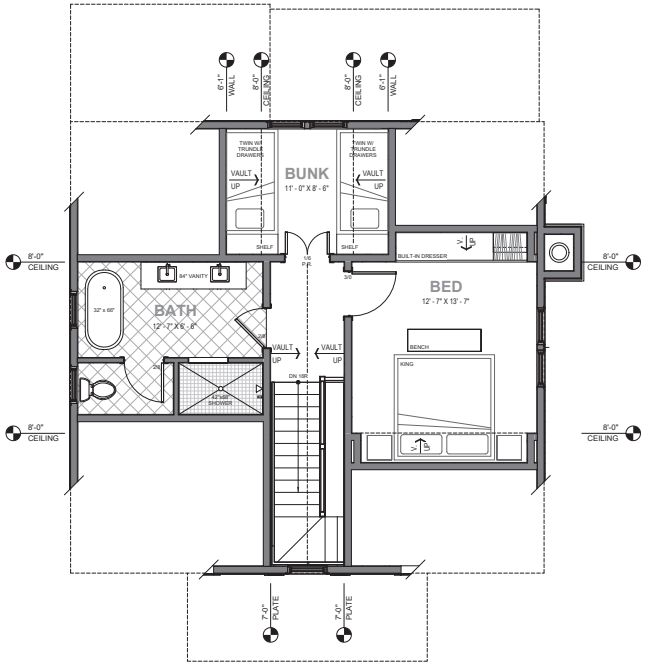
MARK	WIDTH	HEIGHT	TYPE
EX-02	3'-0"	6'-8"	P.R.
EX-03	2'-8"	6'-8"	
EX-04	3'-0"	6'-8"	
EX-05	2'-8"	6'-8"	
EX-13	3'-0"	7'-0"	
EX-14	3'-0"	7'-0"	
EX-16	3'-0"	7'-0"	
EX-19	2'-8"	7'-0"	
EX-20	2'-8"	7'-0"	
EX-21	2'-8"	7'-0"	
EX-22	2'-10"	7'-0"	

WINDOW SCHEDULE

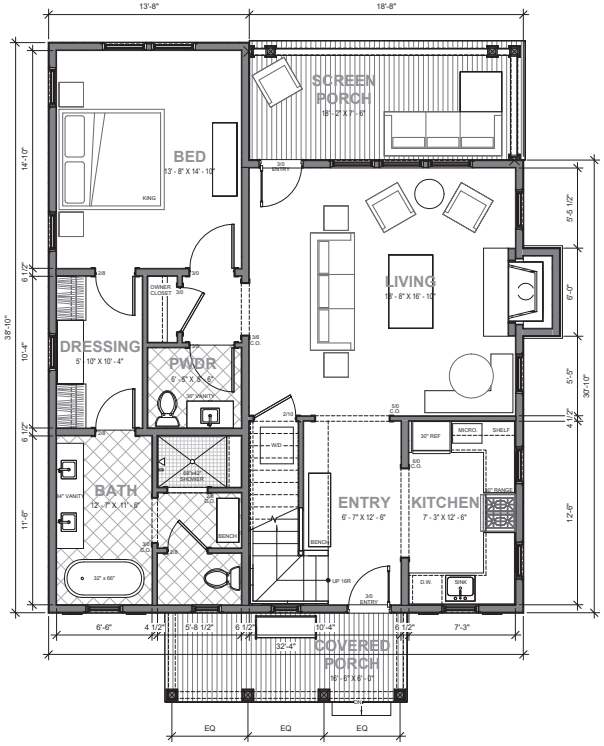
MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



PLAN NORTH
ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH
SECOND FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



PLAN NORTH
FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 25 - (D1)
WILLIAMS BAY, WI

- DESIGN SET
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- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/31/25

C25.2
PLANS (D1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX-23	7'-0"	3'-0"	ENTRY	
EX-24	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
1st FLOOR					
01	Ultimate Double Hung G2	5	3'-0"	5'-8"	7'-9"
06	Ultimate Double Hung G2	2	2'-0"	3'-0"	7'-1"
08	Ultimate Double Hung G2	4	2'-8"	5'-0"	7'-9"
10	Ultimate Double Hung G2	2	2'-6"	4'-4"	7'-9"
10	Ultimate Double Hung G2	3	2'-6"	4'-4"	8'-0"
2nd FLOOR					
03	Ultimate Double Hung G2	1	2'-8"	4'-4"	6'-1"
07	Ultimate Double Hung G2	2	2'-6"	4'-0"	6'-9"
10	Ultimate Double Hung G2	4	2'-6"	4'-4"	6'-9"



CEDAR SHINGLE SIDING



T&G CEDAR SIDING



STONE VENEER WITH MORTAR



CEDAR SHAKE ROOF



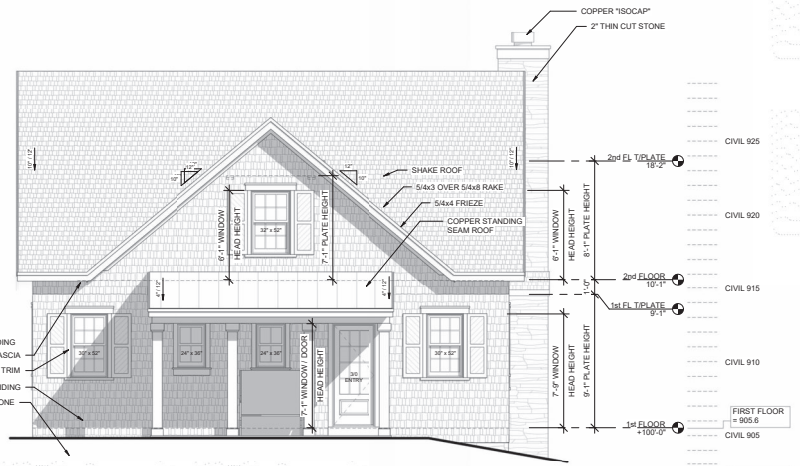
COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

PAINT COLOR



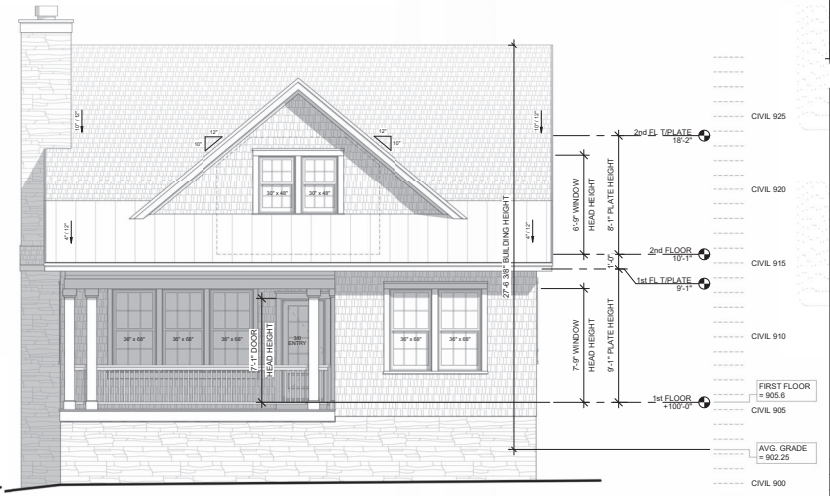
3 C25.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



4 C25.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C25.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C25.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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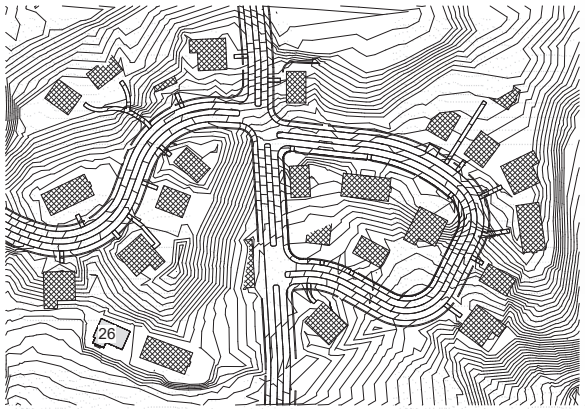
THE PRESERVE
COTTAGE 25 - (D1)
WILLIAMS BAY, WI

DESIGN SET
PERMIT SET
CONSTRUCTION

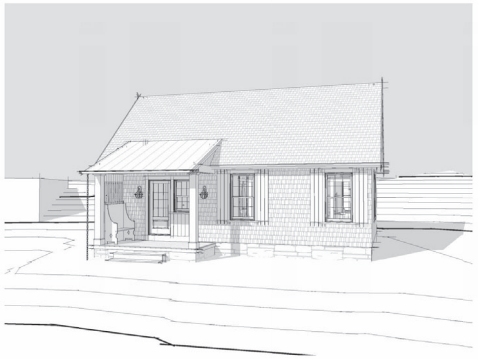
REVISIONS:
NO. DATE

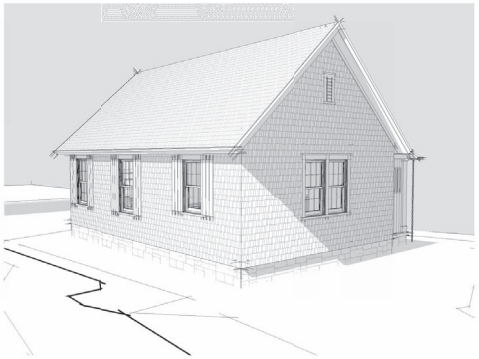
DATE: 12/31/25

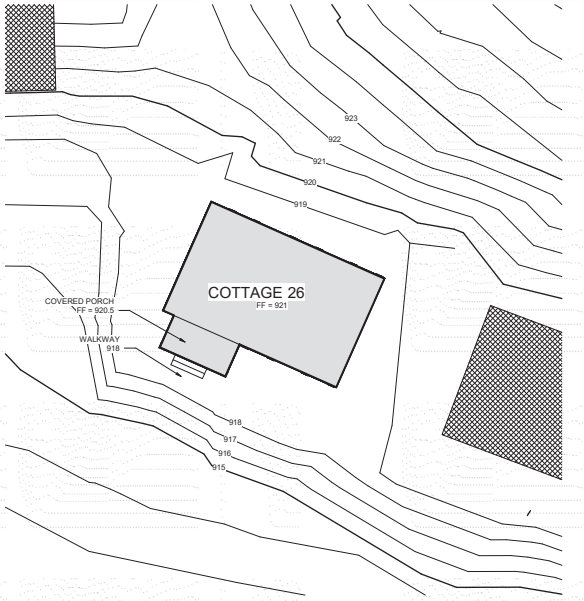
C25.3
ELEVATIONS (D1)



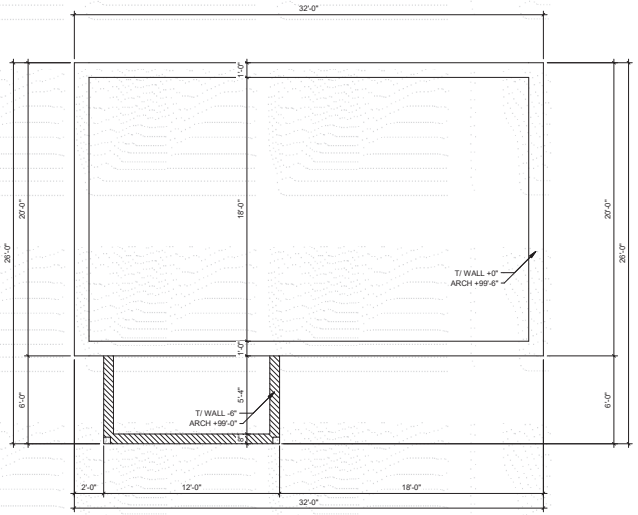
TRUE NORTH
SITE PLAN
1" = 60'-0"







TRUE NORTH
SITE PLAN
1" = 10'-0"



PLAN NORTH
FOUNDATION PLAN
1/4" = 1'-0"
0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 26 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/30/25

C26.1

SITE PLAN (B1)

EXTERIOR DOOR SCHEDULE

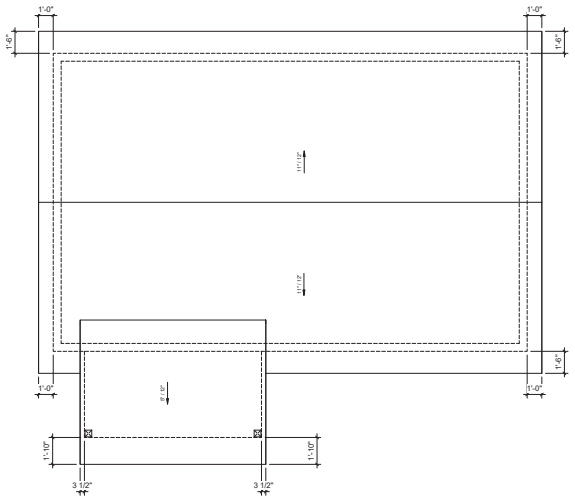
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

INTERIOR DOOR SCHEDULE

MARK	WIDTH	HEIGHT	TYPE
1-03D	3'-0"	7'-0"	
1-04A	2'-8"	7'-0"	
127	4'-0"	7'-0"	P.R.

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"



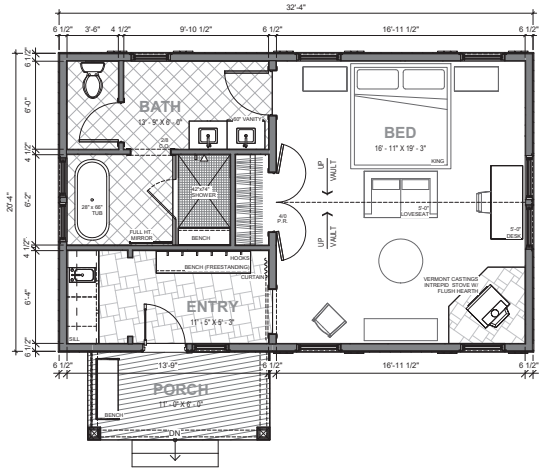
PLAN NORTH

ROOF PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"



PLAN NORTH

FLOOR PLAN

1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"

SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 26 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 12/30/25

C26.2

PLANS (B1)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
01	Ultimate Double Hung G2	6	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	2	2'-8"	5'-0"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-8"	7'-9"
04	Ultimate Double Hung G2	1	2'-6"	4'-2"	7'-1"


CEDAR SHINGLE SIDING


VERTICAL CEDAR SIDING

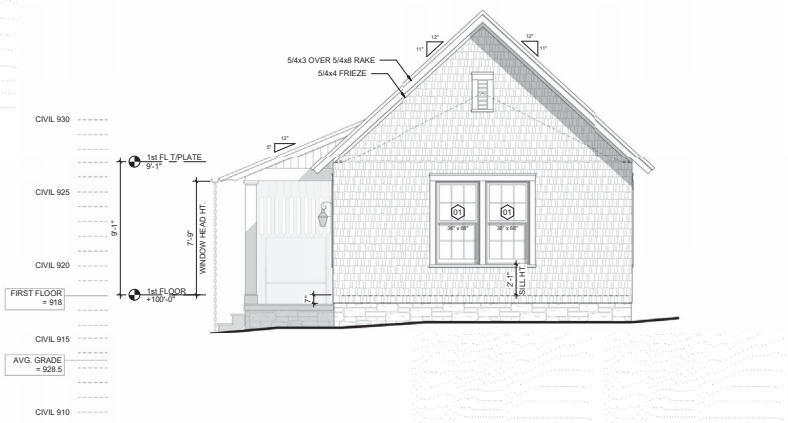

STONE VENEER WITH MORTAR


CEDAR SHAKE ROOF

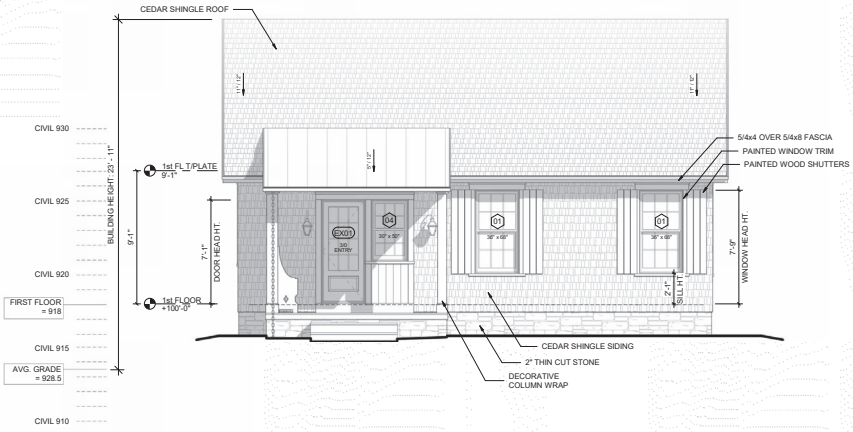

COPPER STANDING SEAM ROOF

SEE HC DOCS FOR PAINT COLOR

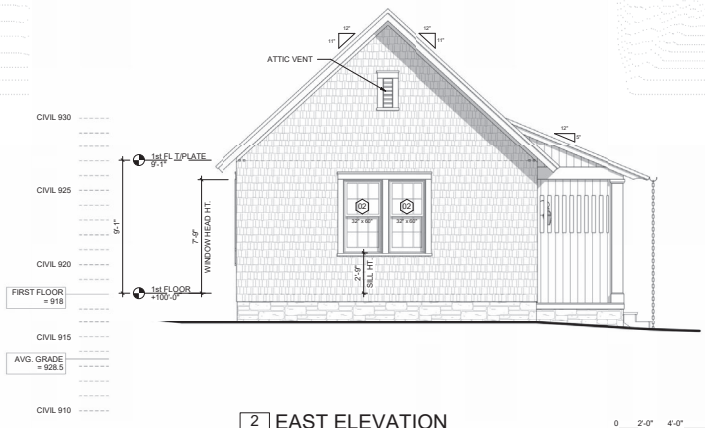
PAINT COLOR



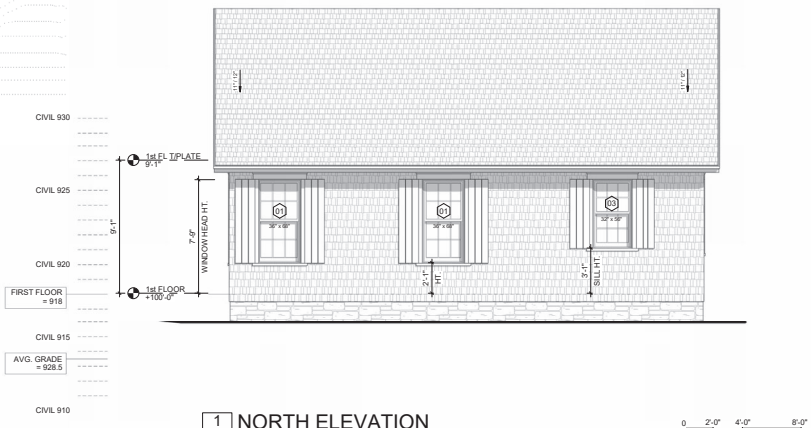
4 C26.3 WEST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



3 C26.3 SOUTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



2 C26.3 EAST ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



1 C26.3 NORTH ELEVATION
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
COTTAGE 26 - (B1)
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

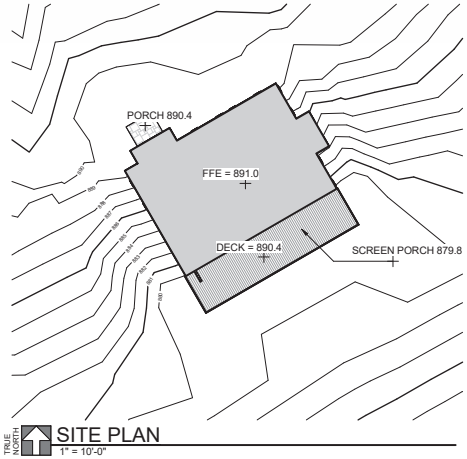
NO.	DATE

DATE: 12/30/25

C26.3
ELEVATIONS (B1)

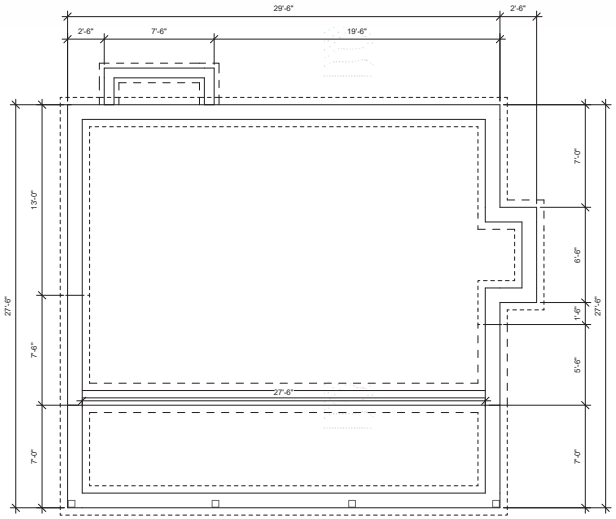






TRUE NORTH

SITE PLAN
1" = 10'-0"



PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
SPA COTTAGE
WILLIAMS BAY, WI

- [x] DESIGN SET
- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DESCRIPTION

DATE: 12/31/25

SC-1

SITE PLAN (SPA COTTAGE)

EXTERIOR DOOR SCHEDULE

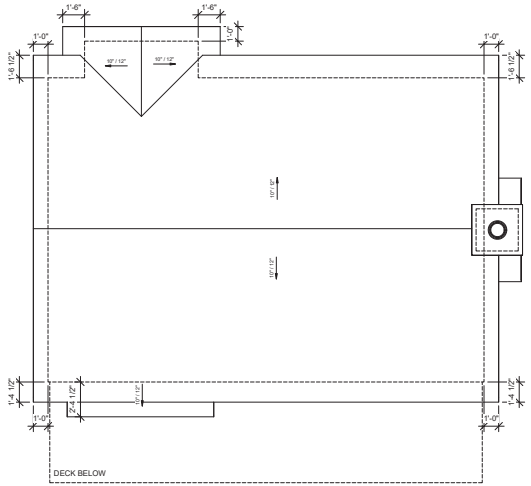
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	6'-0"	P.R.	

WINDOW SCHEDULE

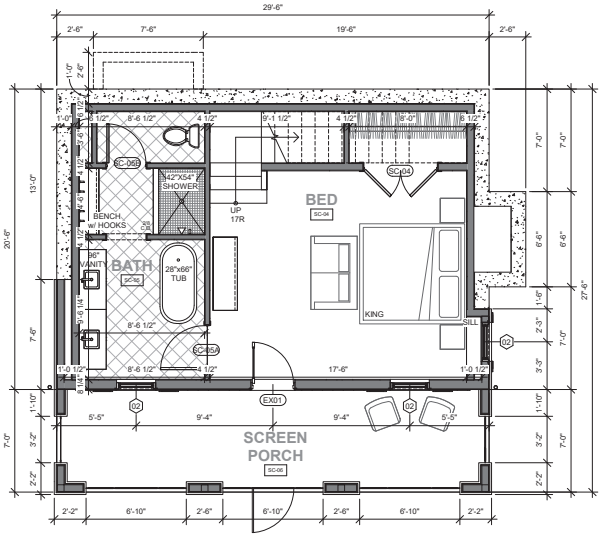
MARK	TYPE	COUNT	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
02	Ultimate Double Hung G2	3	2'-8"	4'-6"	7'-1"
MAIN LEVEL					
01	Ultimate Double Hung G2	10	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-9"

INTERIOR DOOR SCHEDULE

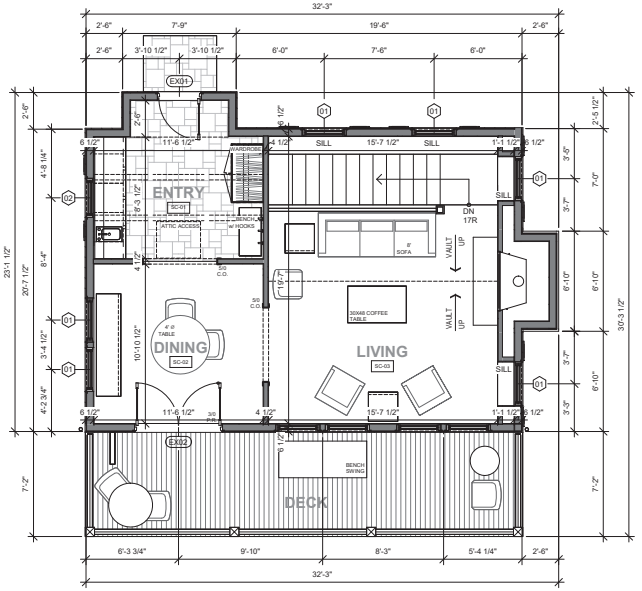
MARK	WIDTH	HEIGHT	TYPE
SC-04	5'-0"	7'-0"	P.R.
SC-05 A	3'-0"	7'-0"	
SC-05 B	2'-8"	7'-0"	



ROOF PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



LOWER LEVEL PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
1/4" = 1'-0"
SCALE: 1/4" = 1'-0"

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THE PRESERVE
SPA COTTAGE
WILLIAMS BAY, WI

- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DESCRIPTION

DATE: 12/31/25

SC-2

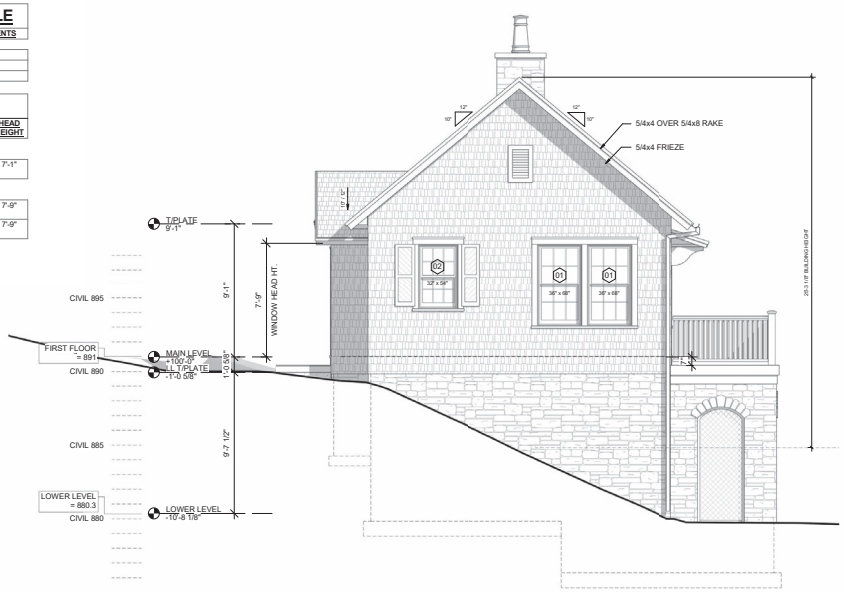
FLOOR PLANS (SPA COTTAGE)

EXTERIOR DOOR SCHEDULE

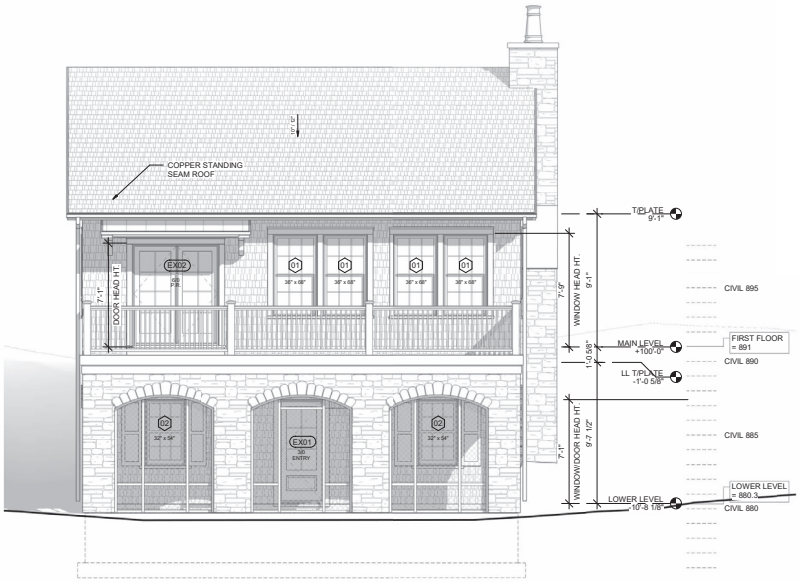
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	7'-0"	3'-0"	ENTRY	
EX01	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	6'-0"	P.R.	

WINDOW SCHEDULE

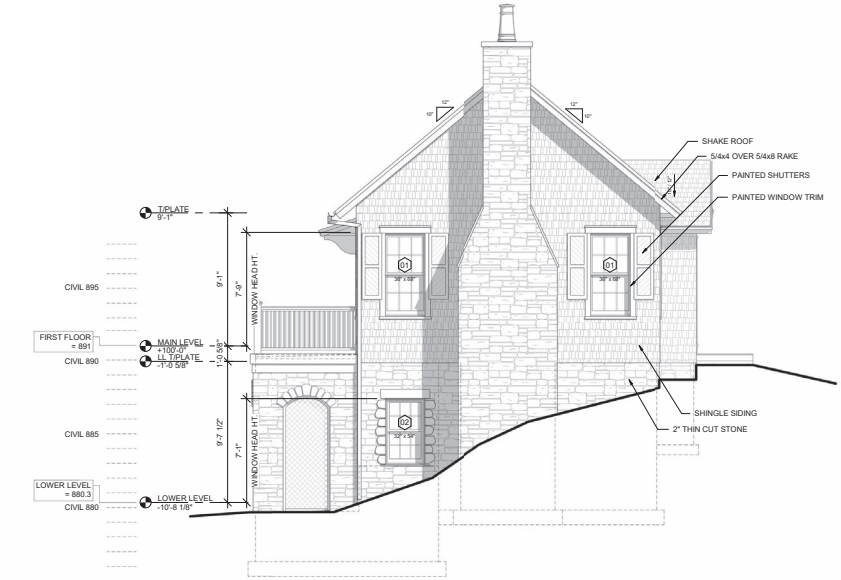
MARK	TYPE	COUNT	WIDTH	HEIGHT	HEAD HEIGHT
LOWER LEVEL					
02	Ultimate Double Hung G2	3	2'-8"	4'-6"	7'-1"
MAIN LEVEL					
01	Ultimate Double Hung G2	10	3'-0"	5'-8"	7'-9"
02	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-9"



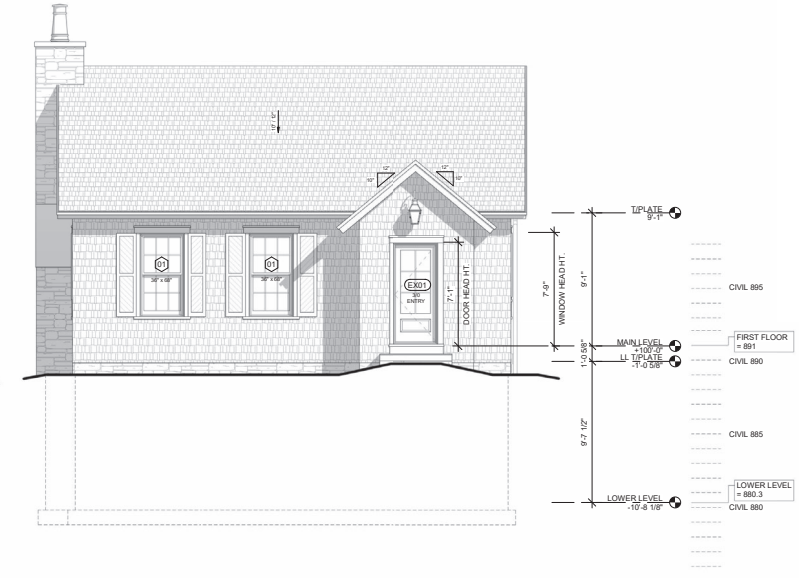
4 SC-3 WEST ELEVATION
1/4" = 1'-0"



3 SC-3 SOUTH ELEVATION
1/4" = 1'-0"



2 SC-3 EAST ELEVATION
1/4" = 1'-0"



1 SC-3 NORTH ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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WILLIAMS BAY, WI

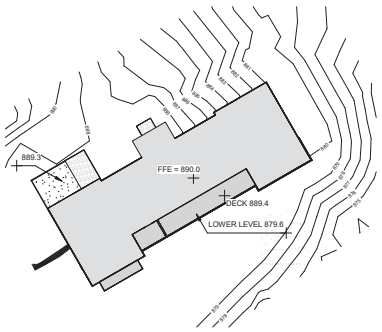
- DESIGN SET
- PERMIT SET
- CONSTRUCTION

REVISIONS:

NO.	DATE

DATE: 10/2/25

SC-3
ELEVATIONS (SPA COTTAGE)

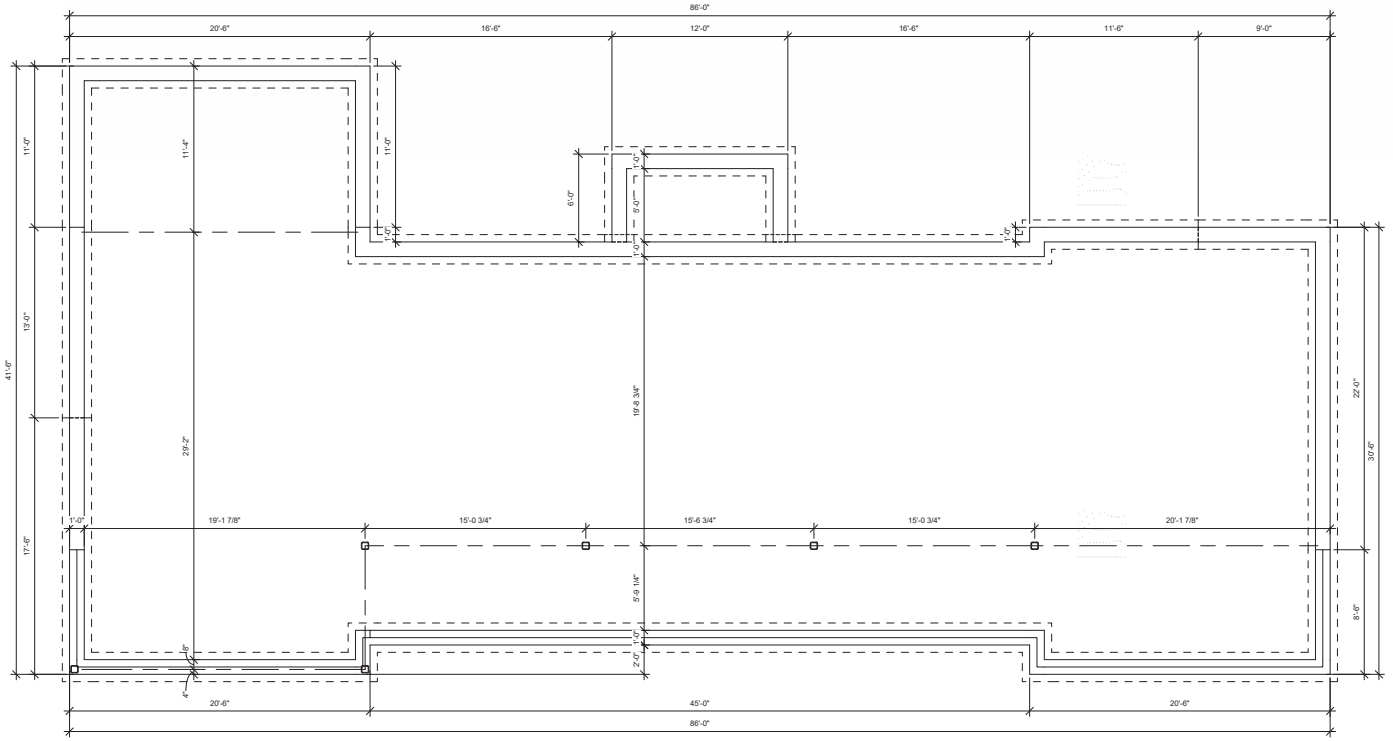


TRUE NORTH

SITE PLAN
1" = 20'-0"







PLAN NORTH

FOUNDATION PLAN
1/4" = 1'-0"

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BOATHOUSE
WILLIAMS BAY, WI

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- [ ] CONSTRUCTION

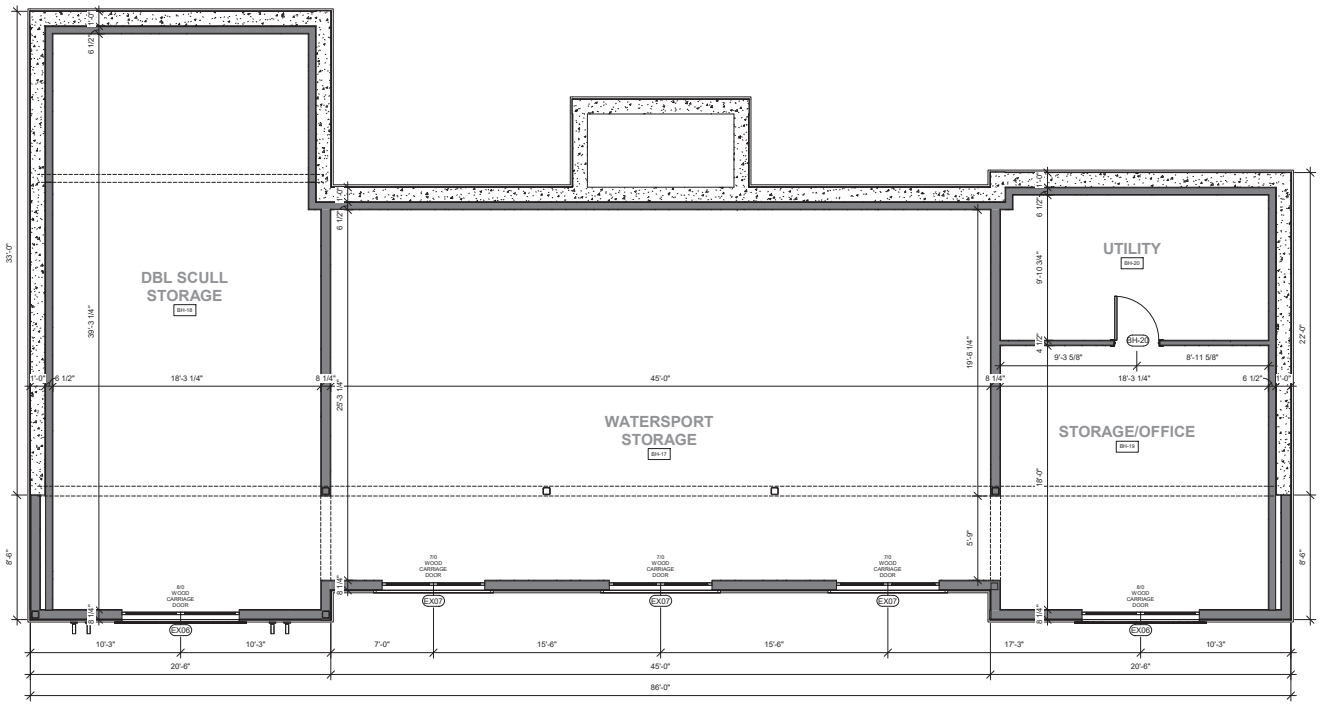
REVISIONS:

No.	DATE

DATE: 12/31/25

BH-1

SITE PLAN (BOATHOUSE)



PLAN NORTH

LOWER LEVEL PLAN

1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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BOATHOUSE
WILLIAMS BAY, WI

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- [ ] PERMIT SET
- [ ] CONSTRUCTION

REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/31/25

BH-2

LOWER LEVEL
(BOAT HOUSE)

EXTERIOR DOOR SCHEDULE

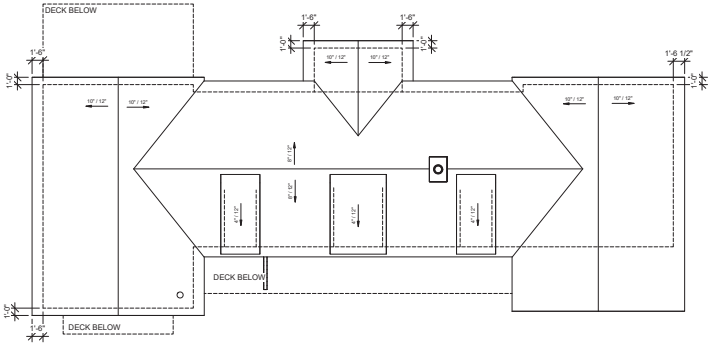
MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	8'-0"	3'-0"	ARCH ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	8'-0"	3'-6"	ENTRY	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX08	8'-0"	5'-6"		
EX08	8'-0"	5'-6"		

WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
MAIN LEVEL					
01	Ultimate Double Hung G2	11	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-1"
04	Ultimate Double Hung G2	4	2'-0"	3'-0"	7'-1"
06	Ultimate Fixed	1	2'-0"	2'-6"	14'-0"
08	Ultimate Fixed	4	2'-8"	1'-6"	12'-6"
09		1	6'-0"	1'-8"	8'-8 1/2"
10		2	2'-0"	1'-8"	8'-8 1/2"

INTERIOR DOOR SCHEDULE

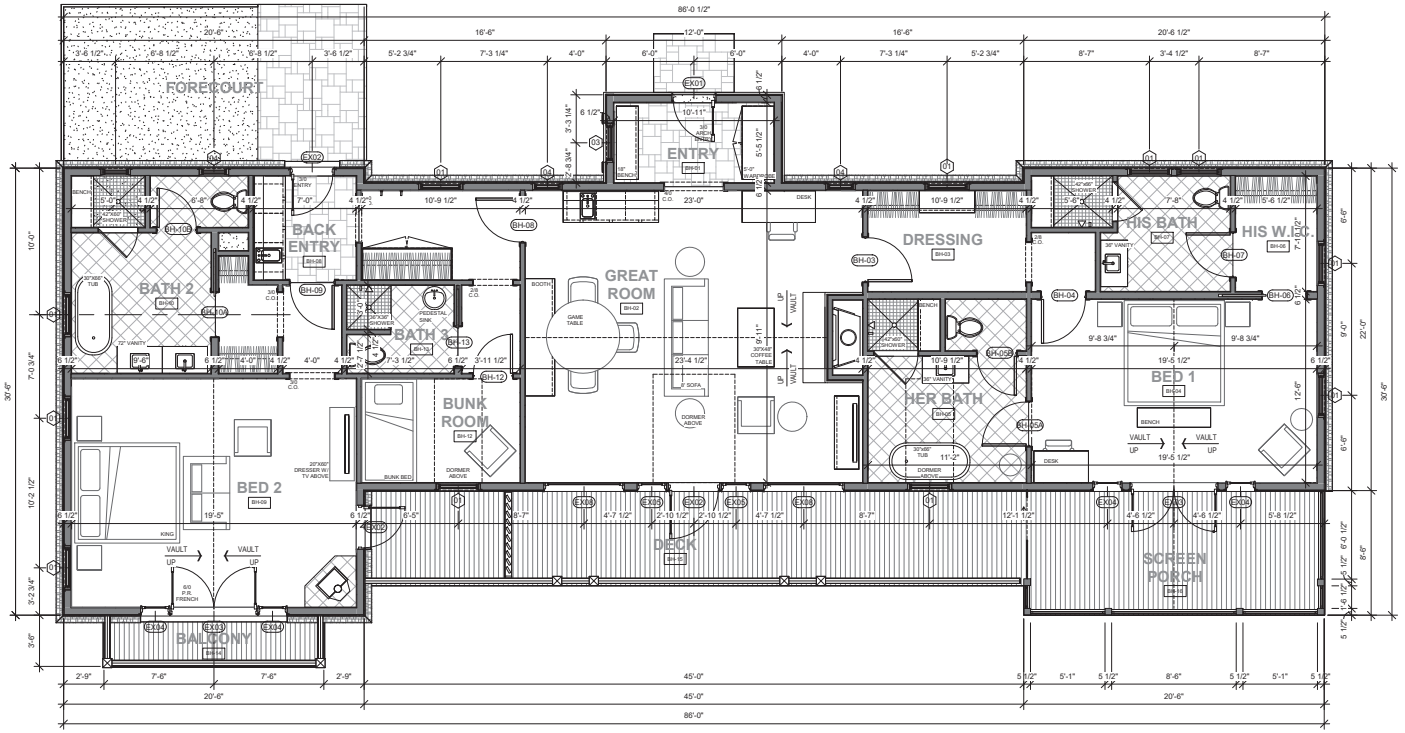
MARK	WIDTH	HEIGHT	TYPE
BH-03	3'-0"	7'-0"	
BH-04	3'-0"	7'-0"	
BH-05A	3'-0"	7'-0"	
BH-05B	2'-8"	7'-0"	
BH-06	3'-0"	7'-0"	PKT.
BH-07	3'-0"	7'-0"	
BH-08	3'-0"	7'-0"	
BH-09	3'-0"	7'-0"	
BH-10A	3'-0"	7'-0"	PKT.
BH-10B	2'-8"	7'-0"	
BH-12	2'-8"	7'-0"	
BH-13	2'-8"	7'-0"	PKT.



PLAN NORTH

ROOF PLAN
1/8" = 1'-0"

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



PLAN NORTH

MAIN LEVEL PLAN
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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REVISIONS:

NO.	DESCRIPTION

DATE: 12/31/25

BH-3

MAIN LEVEL
(BOAT HOUSE)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	8'-0"	3'-0"	ARCH ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	8'-0"	3'-6"	ENTRY	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX06	7'-0"	8'-0"	WOOD CARRIAGE DOOR	
EX06	7'-0"	8'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX08	8'-0"	5'-6"		
EX08	8'-0"	5'-6"		

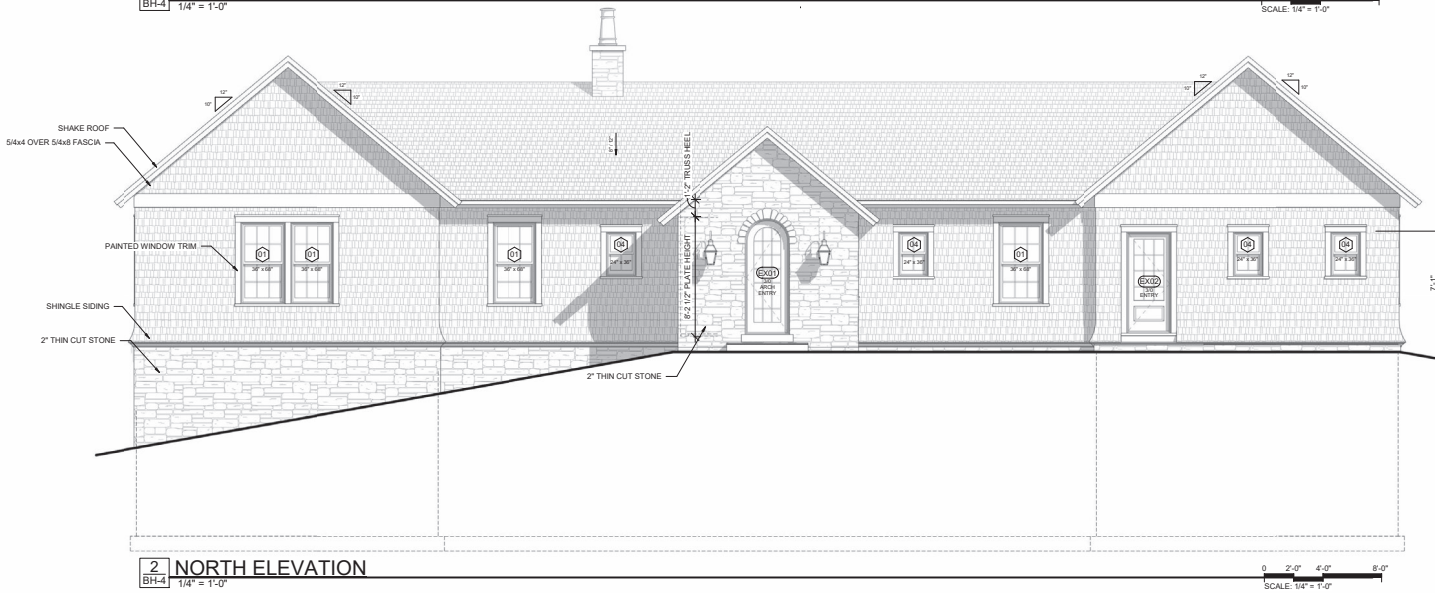
WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
MAIN LEVEL					
01	Ultimate Double Hung G2	11	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-1"
04	Ultimate Double Hung G2	4	2'-0"	3'-0"	7'-1"
06	Ultimate Fixed	1	2'-0"	2'-6"	14'-0"
08	Ultimate Fixed	4	2'-8"	1'-6"	12'-6"
09		1	6'-0"	1'-8"	8'-8 1/2"
10		2	2'-0"	1'-8"	8'-8 1/2"



1 BH-4 SOUTH ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



2 BH-4 NORTH ELEVATION
1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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REVISIONS:

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DATE: 12/31/25

BH-4

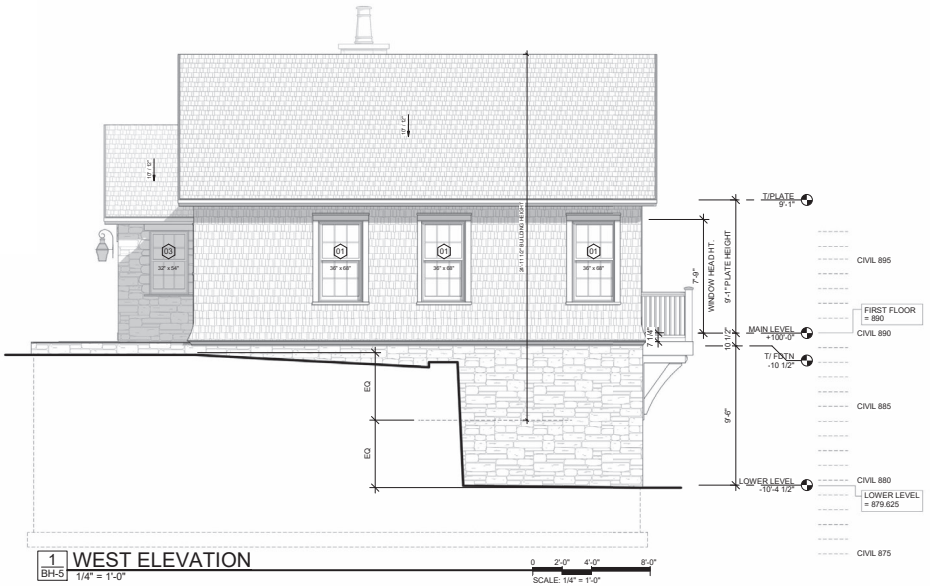
ELEVATIONS (BOAT HOUSE)

EXTERIOR DOOR SCHEDULE

MARK	HEIGHT	WIDTH	TYPE	COMMENTS
EX01	8'-0"	3'-0"	ARCH ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	7'-0"	3'-0"	ENTRY	
EX02	8'-0"	3'-6"	ENTRY	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX03	7'-0"	6'-0"	P.R. FRENCH	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX04	7'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX05	8'-0"	2'-0"	SIDELITE	
EX06	7'-0"	8'-0"	WOOD CARRIAGE DOOR	
EX06	7'-0"	8'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX07	7'-0"	7'-0"	WOOD CARRIAGE DOOR	
EX08	8'-0"	5'-6"		
EX08	8'-0"	5'-6"		

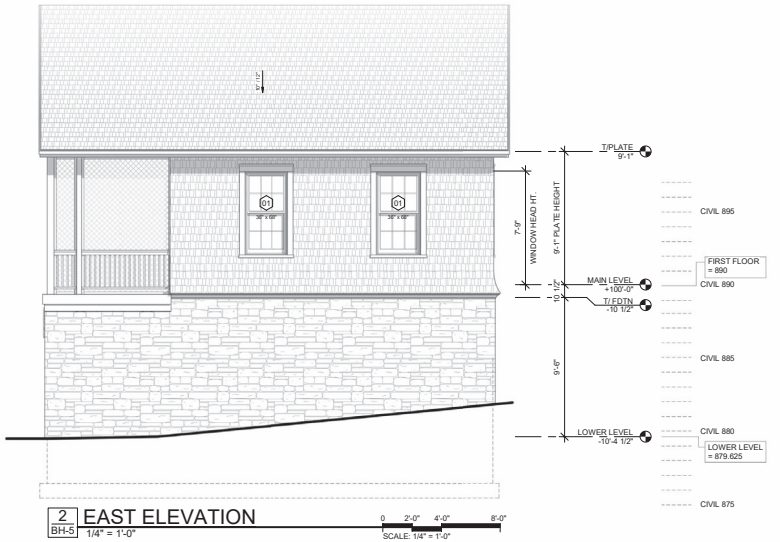
WINDOW SCHEDULE

MARK	TYPE	Count	WIDTH	HEIGHT	HEAD HEIGHT
MAIN LEVEL					
01	Ultimate Double Hung G2	11	3'-0"	5'-8"	7'-9"
03	Ultimate Double Hung G2	1	2'-8"	4'-6"	7'-1"
04	Ultimate Double Hung G2	4	2'-0"	3'-0"	7'-1"
06	Ultimate Fixed	1	2'-0"	2'-6"	14'-0"
08	Ultimate Fixed	4	2'-8"	1'-6"	12'-6"
09		1	6'-0"	1'-8"	8'-8 1/2"
10		2	2'-0"	1'-8"	8'-8 1/2"



1 BH-5 WEST ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"



2 BH-5 EAST ELEVATION
1/4" = 1'-0"

0 2'-0" 4'-0" 8'-0"
SCALE: 1/4" = 1'-0"

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WILLIAMS BAY, WI

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REVISIONS:

#	DESCRIPTION	DATE

DATE: 12/31/25

BH-5

ELEVATIONS
(BOAT HOUSE)



Calculation Summary							
Label	Calc Type	Units	Avg	Max	Min	Avg/Min	Max/Min
SITE_1	Illuminance	Fc	0.39	47.5	0.0	N.A.	N.A.
AMPITHEATER PARKING	Illuminance	Fc	1.50	4.4	0.2	7.50	22.00
GUEST SERVICES PARKING	Illuminance	Fc	1.52	3.8	0.2	7.60	19.00
PARKING 1	Illuminance	Fc	1.26	5.3	0.3	4.20	17.67
PARKING 2	Illuminance	Fc	2.27	5.4	0.7	3.24	7.71
RACQUET CENTER PARKING	Illuminance	Fc	1.62	4.0	0.3	5.40	13.33
RETREAT CENTER PARKING	Illuminance	Fc	1.63	3.8	0.3	5.43	12.67
VIP PARKING	Illuminance	Fc	1.62	4.9	0.2	9.10	24.50

Luminaire Schedule								
Qty	Label	Arrangement	LLF	MFR	Description	Lum. Watts	Total Watts	Lum. Lumens
5	EXISTING	Single	0.001	EXISTING	EXISTING LIGHT ON UTILITY POLE TO REMAIN (NOT CALCED)	51.34	256.7	7189
6	OA4	Single	0.950	LITHONIA	RSX1 LED P1 XXK R4 16FT POLE	51.34	308.04	7189
209	OB1	Single	0.950	VISUAL COMFORT	700WSBOW 4 Z LEDBOX XXK	17.9	3741.1	700
44	OP1	Single	0.950	ANP	LA111-1-NL-CPS46WIS-T3-XXK 16FT POST	46	2024	5318
29	OP2	Single	0.950	ANP	LA111-1-NL-CPS46WIS-T4-XXK 16FT POST	46	1334	5666
29	OP3	Single	0.950	ANP	LA111-1-NL-CPS30WIS-T5-XXK 10FT POST	30	870	3830

NOTES:

- Customers are responsible for confirming mounting heights, fixture suspension types/ lengths, color temperature, CRI, linear fixture lengths, pole lengths, and bollard heights/ lengths prior to ordering.
- Mounting height (MH) is measured from the bottom of the fixture to the floor.
- This Lighting layout assumes the following unless values are specified and must be confirmed by the customer prior to ordering.
  - Room reflectance of 80, 50, 20 for standard ceilings and 50, 50, 20 for exposed ceilings
  - Wall sconces are mounted at 7' for calculation purposes. Customer must confirm desired mounting height before rough in.

ENTERPRISE
Lighting & Control

#	DATE	COMMENTS
REVISIONS		

DRAWN BY : BB

DATE : JAN 15, 2026

SCALE : 1" = 75'-0"

THE PRESERVE

LAKE GENEVA, WI

SITE LIGHTING LAYOUT

Enterprise Lighting Ltd
Manufacturers' Representative

Date: Dec 26, 2025

Enterprise Lighting, LTD.
2007 Pewaukee Rd.
Waukesha WI 53188
Phone: (262) 953-2700

Job Name
The Preserve at Williams Bay
ELL25-144098
Williams Bay WI

Bid Date
Dec 26, 2025

Submittal Date
Dec 26, 2025

Enterprise Lighting Ltd
Manufacturers' Representative

Transmittal

Enterprise Lighting, LTD.
2007 Pewaukee Rd.
Waukesha WI 53188
Phone: (262) 953-2700
From: Bonnie Bartlein

Project **The Preserve at Williams Bay**
Quote# ELL25-144098
Location Williams Bay WI
Contact:

ATTACHED WE ARE SENDING YOU 1 COPY OF THE FOLLOWING ITEM:

- ☒ Drawings
- ☐ Prints
- ☐ Plans
- ☐ Specifications
- ☐ Information
- ☐ Submittals

Other:

THESE ARE TRANSMITTED FOR:

- ☐ Prior Approval
- ☒ Approval
- ☐ Approval as Submitted
- ☐ Approval as Noted
- ☐ Resubmittal for Approval
- ☐ Corrections
- ☐ Your Use
- ☐ Review and Comment
- ☐ Record

Bids due on:
Other:

Type	MFG	Part
OA4	Lithonia Exterior	RSX1 LED P1 XXK R4 VOLTAGE RPA FINISH
OA4	Utility Metals- aka Fabricated Metals	RSS4-11-16-DF-FINISH
OB1	Visual Comfort Modern/Architectural	700WSBOW4Z-LED8XX
	BOWMAN 4 WALL BZ-LED830	
	Item Note: wood post by others	
OP1	ANP Lighting	LA111-1-NL-CPS46W180-T4-XXK-TN4-FINISH
OP2	ANP Lighting	LA111-1-NL-CPS46W180-T4-XXK-TN4-FINISH
OP3	ANP Lighting	LA111-1-NL-CPS30W180-T5-XXK-TN4-FINISH



RSX1 LED
Area Luminaire

Catalog Number

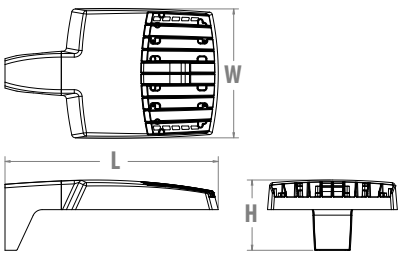
Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

EPA (ft²@0°):	0.57 ft² (0.05 m²)
Length:	21.8" (55.4 cm) (SPA mount)
Width:	13.3" (33.8 cm)
Height:	3.0" (7.6 cm) Main Body 7.2" (18.4 cm) Arm
Weight: (SPA mount):	22.0 lbs (10.0 kg)



Introduction

The new RSX LED Area family delivers maximum value by providing significant energy savings, long life and outstanding photometric performance at an affordable price. The RSX1 delivers 7,000 to 17,000 lumens allowing it to replace 70W to 400W HID luminaires.

The RSX features an integral universal mounting mechanism that allows the luminaire to be mounted on most existing drill hole patterns. This "no-drill" solution provides significant labor savings. An easy-access door on the bottom of mounting arm allows for wiring without opening the electrical compartment. A mast arm adaptor, adjustable integral slipfitter and other mounting configurations are available.

design select

Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.
*See ordering tree for details

Design Select options indicated by this color background.

Ordering Information

EXAMPLE: RSX1 LED P4 40K R3 MVOLT SPA DDBXD

RSX1 LED		XXK = Specify		VOLTAGE = Specify	
Series	**Performance Package**	**Color Temperature**	**Distribution**	**Voltage**	**Mounting**
RSX1 LED	P1	30K 3000K	R2 Type 2 Wide	MVOLT (120V-277V) [2]	SPA Square pole mounting (3.0" min. SQ pole for 1 at 90°, 3.5" min. SQ pole for 2, 3, 4 at 90°)
	P2	40K 4000K	R3 Type 3 Wide	HVOLT (347V-480V) [3]	RPA Round pole mounting (3.2" min. dia. RND pole for 2, 3, 4 at 90°, 3.0" min. dia. RND pole for 1 at 90°, 2 at 180°, 3 at 120°)
	P3	50K 5000K	R3S Type 3 Short	XVOLT (277V-480V) [4]	MA Mast arm adaptor (fits 2-3/8" OD horizontal tenon)
	P4		R4 Type 4 Wide	(use specific voltage for options as noted)	IS Adjustable slipfitter (fits 2-3/8" OD tenon) [6]
			R4S Type 4 Short	120 [5] 277 [5]	WBA Wall bracket [1]
			R5 Type 5 Wide [1]	208 [5] 347 [5]	WBASC Wall bracket with surface conduit box
			R5S Type 5 Short [1]	240 [5] 480 [5]	AASP Adjustable tilt arm square pole mounting [6]
			AFR Automotive Front Row		AARP Adjustable tilt arm round pole mounting [6]
			AFRR90 Automotive Front Row Right Rotated		AAWB Adjustable tilt arm with wall bracket [6]
			AFRL90 Automotive Front Row Left Rotated		AAWSC Adjustable tilt arm wall bracket and surface conduit box [6]

STD FINISH = Specify

Options

Shipped Installed

HS	House-side shield [7]
PE	Photocontrol, button style [8,9]
PER7	Seven-wire twist-lock receptacle only (no controls) [9,10,11]
SF	Single fuse (120, 277, 347) [5]
DF	Double fuse (208, 240, 480) [5]
SPD20KV	20KV Surge pack (10KV standard)
FAO	Field adjustable output [9]
DMG	0-10V dimming extend out back of housing for external control (control ordered separate) [9]

Shipped Installed

***Standalone and Networked Sensors/Controls (factory default settings, see table page 9)**

NLTAIR2 PIRHN	nLight AIR generation 2, with Networked, Bi-Level motion/ambient sensor [9,12,13,14]
BAA	Buy America(n) Act and/or Build America Buy America Qualified
CCE	Coastal Construction [15]

*Note: NLTAIR2 PIRHN with nLight Air can be used as a standalone or networked solution. Sensor coverage pattern is affected when luminaire is tilted.

Shipped Separately (requires some field assembly)

EGS	External glare shield [7]
EGFV	External glare full visor (360° around light aperture) [7]
BS	Bird spikes [16]

Finish

DDBXD	Dark Bronze
DBLXD	Black
DNAXD	Natural Aluminum
DWHXD	White
DDBTXD	Textured Dark Bronze
DBLBXD	Textured Black
DNATXD	Textured Natural Aluminum
DWHGXD	Textured White

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Ordering Information

Accessories
Ordered and shipped separately.

RSX1HS	RSX1 House side shield (includes 1 shield)
RSX1HSAFRR U	RSX1 House side shield for AFR rotated optics (includes 1 shield)
RSX1EGS (FINISH) U	External glares hield (specify finish)
RSX1EGFV (FINISH) U	External glare full visor (specify finish)
RSXRPA (FINISH) U	RSX Universal round pole adaptor plate (specify finish)
RSXWBA (FINISH) U	RSX WBA wall bracket (specify finish) [1]
RSXSCB (FINISH) U	RSX Surface conduit box (specify finish, for use with WBA, WBA not included)
DLL127F 1.5 JU	Photocell -SSL twist-lock (120-277V) [17]
DLL347F 1.5 CUL JU	Photocell -SSL twist-lock (347V) [17]
DLL480F 1.5 CUL JU	Photocell -SSL twist-lock (480V) [17]
DSHORT SBK U	Shorting cap [17]

NOTES
1. Type 5 distribution is not available with WBA.
2. MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
3. HVOLT driver operates on any line voltage from 347-480V (50/60 Hz).
4. XVOLT driver not available with P1 or P2. XVOLT driver operates on any line voltage from 277V-480V (50/60 Hz). XVOLT not available with fusing (SF or DF) and not available with PE.
5. Single fuse (SF) requires 120V, 277V or 347V. Double fuse (DF) requires 208V, 240V or 480V.
6. Maximum tilt is 90° above horizontal.
7. It may be ordered as an accessory.
8. Requires MVOLT or 347V.
9. Two or more of the following options cannot be combined including PE, DMG, PER7, FAO and NLTAIR2 PIRHN. (Exception: PE and FAO can be combined; also PE and DMG can be combined.)
10. Compatible with standard twist-lock photocells for dusk to dawn operation or advanced control nodes that provide 0-10V dimming signals. Wire 4/Wire 5 wired to dimming leads on driver. Wire6/Wire7 capped inside luminaire. Twistlock photocell ordered and shipped as a separate line item from Acuity Brands Controls. See accessories. Shorting Cap included.
11. For units with option PER7, the mounting must be restricted to +/- 45° from horizontal aim per ANSI C136.10-2010.
12. Must be ordered with PIRHN.
13. Requires MVOLT or HVOLT.
14. Must be ordered with NLTAIR2. For additional information on PIRHN visit here.
15. CCE option not available with WBA, WBASC, AASP, AARP, AAWB, AAWBSC, EGS, EGFV and BS.
16. Must be ordered with fixture for factory pre-drilling.
17. Requires luminaire to be specified with PER7 option. Ordered and shipped as a separate line item from Acuity Brands Controls.

External Shields



House Side Shield



External Glare Shield

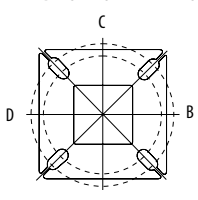


External 360 Full Visor

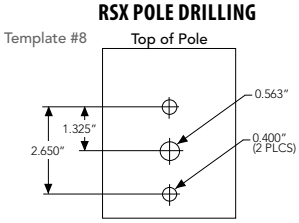
Pole/Mounting Informatiion

Accessories including bullhorns, cross arms and other adpaters are available under the accessories tab at Lithonia's Outdoor Poles and Arms product page. Click here to visit Accessories.

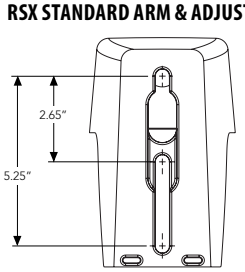
HANDHOLE ORIENTATION



RSX POLE DRILLING



RSX STANDARD ARM & ADJUSTABLE ARM



Round Tenon Mount - Pole Top Slipfitters

Tenon O.D.	RSX Mounting	Single	2 at 180°	2 at 90°	3 at 120°	3 at 90°	4 at 90°
2 - 3/8"	RPA, AARP	AS3-5 190	AS3-5 280	AS3-5 290	AS3-5 320	AS3-5 390	AS3-5 490
2 - 7/8"	RPA, AARP	AST25-190	AST25-280	AST25-290	AST25-320	AST25-390	AST25-490
4"	RPA, AARP	AST35-190	AST35-280	AST35-290	AST35-320	AST35-390	AST35-490

Drill/Side Location by Configuration Type

Drilling Template	Mounting Option	Single	2 @ 180	2 @ 90	3 @ 120	3 @ 90	4 @ 90
	Head Location	Side B	Side B & D	Side B & C	Round Pole Only	Side B, C & D	Side A, B, C & D
#8	**Drill Nomenclature**	DM19AS	DM28AS	DM29AS	DM32AS	DM39AS	DM49AS

RSX1 - Luminaire EPA

*Includes luminaire and integral mounting arm. Other tenons, arms, brackets or other accessories are not included in this EPA data.

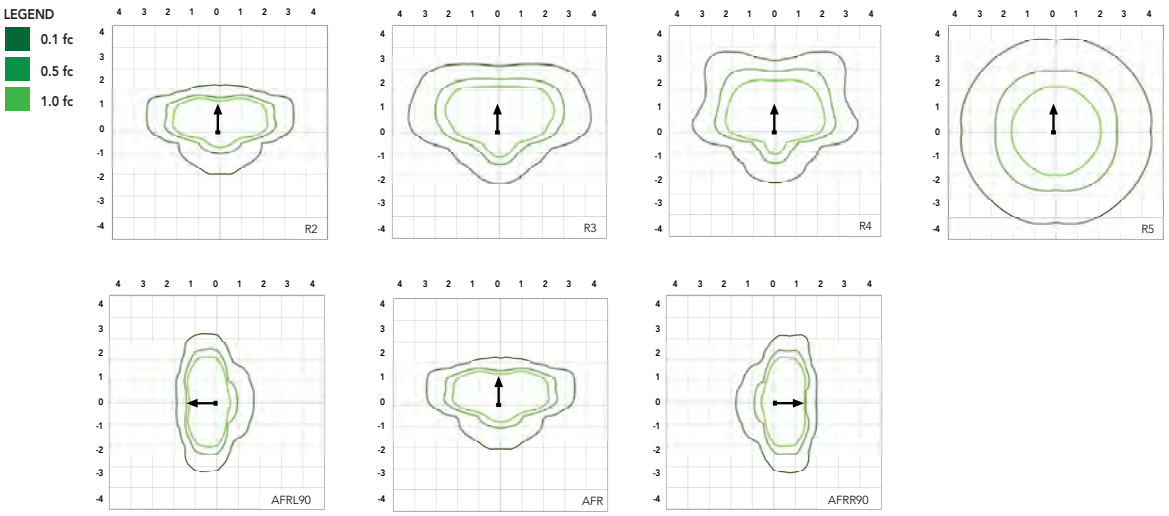
Fixture Quantity & Mounting Configuration		Single	2 @ 90	2 @ 180	3 @ 90	3 @ 120	4 @ 90	2 Side by Side	3 Side by Side	4 Side by Side
Mounting Type	**Tilt**									
SPA - Square Pole Adaptor	0°	0.57	1.03	1.05	1.52	1.36	2.03	1.31	1.7	2.26
RPA - Round Pole Adaptor		0.62	1.08	1.15	1.62	1.46	2.13	1.36	1.8	2.36
MA - Mast Arm Adaptor		0.49	0.95	0.89	1.36	1.2	1.87	1.23	1.54	2.1
IS - Integral Slipfitter AASP/AARP - Adjustable Arm Square/Round Pole	0°	0.57	1.03	1.05	1.52	1.36	2.03	1.31	1.7	2.26
	10°	0.68	1.34	1.33	2	1.74	2.64	1.35	2.03	2.71
	20°	0.87	1.71	1.73	2.56	2.26	3.42	1.75	2.62	3.49
	30°	1.24	2.19	2.3	3.21	2.87	4.36	2.49	3.73	4.97
	40°	1.81	2.68	2.98	3.85	3.68	5.30	3.62	5.43	7.24
	45°	2.11	2.92	3.44	4.2	4.08	5.77	4.22	6.33	8.44
	50°	2.31	3.17	3.72	4.52	4.44	6.26	4.62	6.94	9.25
	60°	2.71	3.66	4.38	5.21	5.15	7.24	5.43	8.14	10.86
	70°	2.78	3.98	4.54	5.67	5.47	7.91	5.52	8.27	11.03
	80°	2.76	4.18	4.62	5.97	5.76	8.31	5.51	8.27	11.03
	90°	2.73	4.25	4.64	6.11	5.91	8.47	5.45	8.18	10.97

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Photometric Diagrams

To see complete photometric reports or download .ies files for this product, visit Lithonia Lighting's RSX Area homepage.

Isofootcandle plots for the RSX1 LED P4 40K. Distances are in units of mounting height (20').



Performance Data

Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-50°C (32-122°F).

Ambient	Ambient	Lumen Multiplier
0°C	32°F	1.05
5°C	41°F	1.04
10°C	50°F	1.03
15°C	59°F	1.02
20°C	68°F	1.01
25°C	77°F	1.00
30°C	86°F	0.99
35°C	95°F	0.98
40°C	104°F	0.97
45°C	113°F	0.96
50°C	122°F	0.95

Electrical Load

		Current (A)					
Performance Package	System Watts (W)	120V	208V	240V	277V	347V	480V
P1	51W	0.42	0.25	0.21	0.19	0.14	0.11
P2	72W	0.60	0.35	0.30	0.26	0.21	0.15
P3	109W	0.91	0.52	0.45	0.39	0.31	0.23
P4	133W	1.11	0.64	0.55	0.48	0.38	0.27

Projected LED Lumen Maintenance

Operating Hours	50,000	75,000	100,000
Lumen Maintenance Factor	>0.97	>0.95	>0.92

Values calculated according to IESNA TM-21-11 methodology and valid up to 40°C.

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Performance Data

Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Contact factory for performance data on any configurations not shown here.

Performance Package	System Watts	Distribution. Type	30K (3000K, 70 CRI)					40K (4000K, 70 CRI)					50K (5000K, 70 CRI)				
			Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P1	51W	R2	6,482	1	0	1	126	7,121	1	0	1	139	7,121	1	0	1	139
		R3	6,459	1	0	2	127	7,096	1	0	2	139	7,096	1	0	2	139
		R3S	6,631	1	0	1	129	7,286	1	0	2	142	7,286	1	0	2	142
		R4	6,543	1	0	2	128	7,189	1	0	2	141	7,189	1	0	2	141
		R4S	6,313	1	0	1	124	6,936	1	0	1	136	6,936	1	0	1	136
		R5	6,631	3	0	2	130	7,286	3	0	2	143	7,286	3	0	2	143
		R5S	6,807	3	0	1	133	7,479	3	0	1	147	7,479	3	0	1	147
		AFR	6,473	1	0	1	127	7,112	1	0	1	139	7,112	1	0	1	139
		AFRR90	6,535	2	0	2	127	7,179	2	0	2	140	7,179	2	0	2	140
		AFRL90	6,562	2	0	1	128	7,210	2	0	2	140	7,210	2	0	2	140
P2	72W	R2	8,991	2	0	1	123	9,878	2	0	1	135	9,878	2	0	1	135
		R3	8,959	2	0	2	124	9,843	2	0	2	137	9,843	2	0	2	137
		R3S	9,198	2	0	2	126	10,106	2	0	2	139	10,106	2	0	2	139
		R4	9,077	2	0	2	126	9,972	2	0	2	139	9,972	2	0	2	139
		R4S	8,757	1	0	2	122	9,622	2	0	2	134	9,622	2	0	2	134
		R5	9,198	4	0	2	128	10,106	4	0	2	140	10,106	4	0	2	140
		R5S	9,443	3	0	1	131	10,374	3	0	1	144	10,374	3	0	1	144
		AFR	8,979	2	0	1	125	9,865	2	0	1	137	9,865	2	0	1	137
		AFRR90	9,064	3	0	2	124	9,959	3	0	2	137	9,959	3	0	2	137
		AFRL90	9,102	3	0	2	125	10,001	3	0	2	137	10,001	3	0	2	137
P3	109W	R2	12,808	2	0	1	117	14,072	2	0	2	129	14,072	2	0	2	129
		R3	12,763	2	0	2	117	14,023	2	0	2	129	14,023	2	0	2	129
		R3S	13,104	2	0	2	120	14,397	2	0	2	132	14,397	2	0	2	132
		R4	12,930	2	0	2	119	14,206	2	0	2	130	14,206	2	0	2	130
		R4S	12,475	2	0	2	114	13,707	2	0	2	126	13,707	2	0	2	126
		R5	13,104	4	0	2	120	14,397	4	0	2	132	14,397	4	0	2	132
		R5S	13,452	3	0	2	123	14,779	3	0	2	136	14,779	3	0	2	136
		AFR	12,791	2	0	1	117	14,053	2	0	2	129	14,053	2	0	2	129
		AFRR90	12,913	3	0	3	118	14,187	3	0	3	130	14,187	3	0	3	130
		AFRL90	12,967	3	0	2	118	14,247	3	0	3	130	14,247	3	0	3	130
P4	133W	R2	14,943	2	0	2	112	16,417	2	0	2	123	16,417	2	0	2	123
		R3	14,890	2	0	3	112	16,360	2	0	3	123	16,360	2	0	3	123
		R3S	15,287	2	0	2	115	16,796	2	0	2	126	16,796	2	0	2	126
		R4	15,085	2	0	3	113	16,574	2	0	3	125	16,574	2	0	3	125
		R4S	14,554	2	0	2	109	15,991	2	0	2	120	15,991	2	0	2	120
		R5	15,287	4	0	2	115	16,796	4	0	2	126	16,796	4	0	2	126
		R5S	15,693	4	0	2	118	17,242	4	0	2	130	17,242	4	0	2	130
		AFR	14,923	2	0	2	112	16,395	2	0	2	123	16,395	2	0	2	123
		AFRR90	15,065	3	0	3	113	16,551	3	0	3	124	16,551	3	0	3	124
		AFRL90	15,128	3	0	3	114	16,621	3	0	3	125	16,621	3	0	3	125

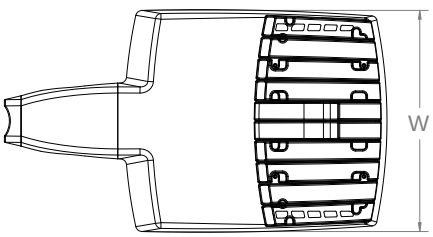
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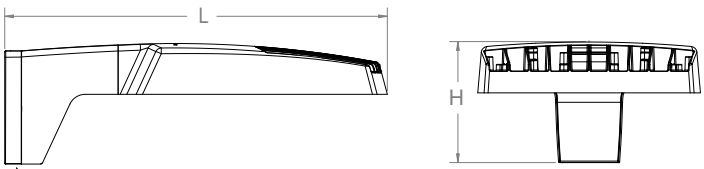
Dimensions & Weights

Luminaire Weight by Mounting Type

Mounting Configuration	Total Luminaire Weight
SPA	22 lbs
RPA	24 lbs
MA	22 lbs
WBA	25 lbs
WBASC	28 lbs
IS	25 lbs
AASP	25 lbs
AARP	27 lbs
AAWB	28 lbs
AAWSC	31 lbs

RSX1 with Round Pole Adapter (RPA)



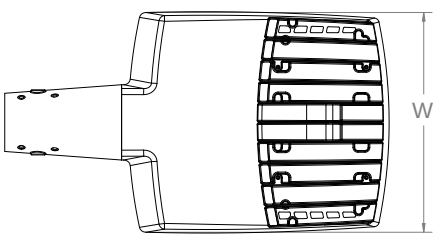


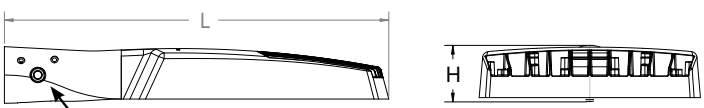
Note: RPA — Round Pole mount can also be used to mount on square poles by omitting the round pole adapter plate shown here.



Length: 22.8″ (57.9 cm)
Width: 13.3″ (33.8 cm)
Height: 3.0″ (7.6 cm) Main Body
7.2″ (18.4 cm) Arm

RSX1 with Mast Arm Adapter (MA)

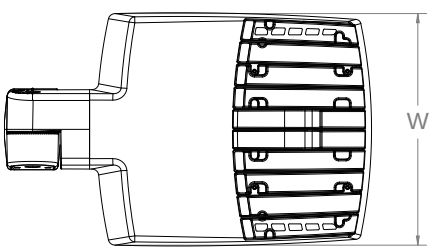


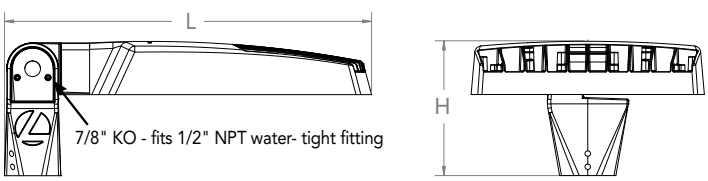


7/16" locking thru bolt/nut provided

Length: 23.2″ (59.1 cm)
Width: 13.3″ (33.8 cm)
Height: 3.0″ (7.6 cm) Main Body
3.5″ (8.9 cm) Arm

RSX1 with Adjustable Slipfitter (IS)





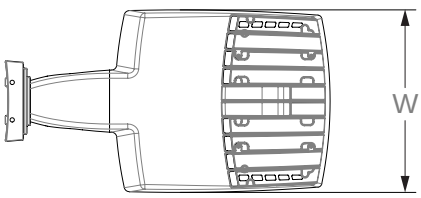
7/8" KO - fits 1/2" NPT water- tight fitting

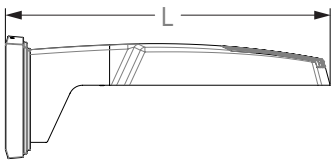
Length: 20.7″ (52.7 cm)
Width: 13.3″ (33.8 cm)
Height: 3.0″ (7.6 cm) Main Body
7.6″ (19.3 cm) Arm

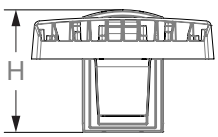
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Dimensions

RSX1 with Wall Bracket (WBA)

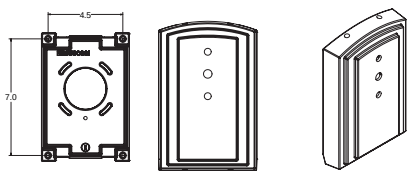




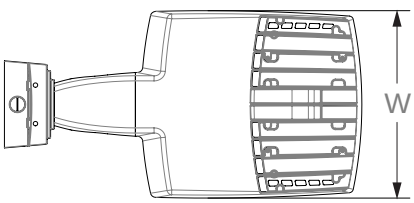


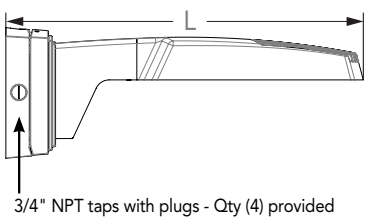
Length: 23.6" (59.9 cm)
Width: 13.3" (33.8 cm)
Height: 3.0" (7.6 cm) Main Body
8.9" (22.6 cm) Arm

Wall Bracket (WBA) Mounting Detail

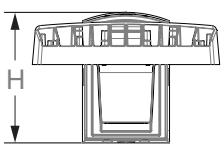


RSX1 with Wall Bracket with Surface Conduit Box (WBASC)



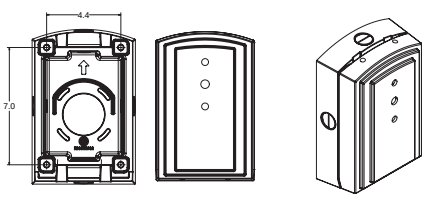


3/4" NPT taps with plugs - Qty (4) provided



Length: 25.3" (64.3 cm)
Width: 13.3" (33.8 cm)
Height: 3.0" (7.6 cm) Main Body
9.2" (23.4 cm) Arm

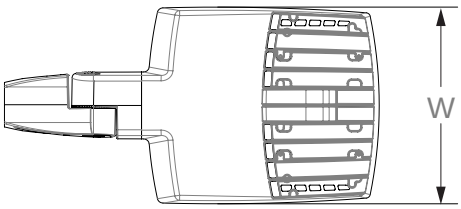
Surface Conduit Box (SCB) Mounting Detail

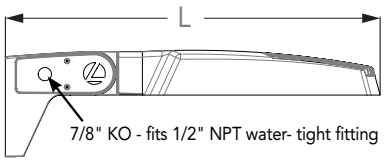


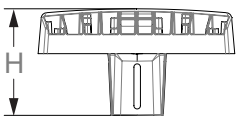
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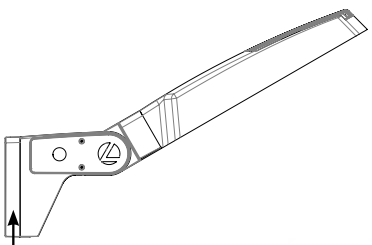
Dimensions

RSX1 with Adjustable Tilt Arm - Square or Round Pole (AASP or AARP)









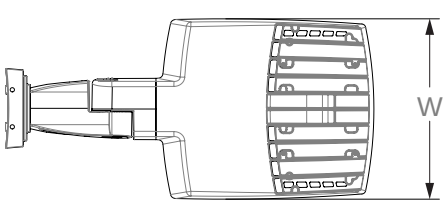
Length: 25.3″ (65.3 cm) **AASP**
26.3″ (66.8 cm) **AARP**
Width: 13.3″ (33.8 cm)
Height: 3.0″ (7.6 cm) Main Body
7.2″ (18.2 cm) Arm

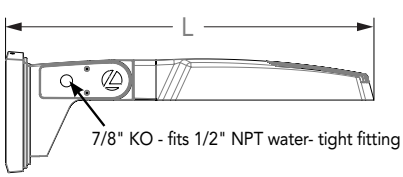
NOTE:
RPA - Round Pole mount can also be used to mount on square poles by omitting the round pole adapter plate shown here.

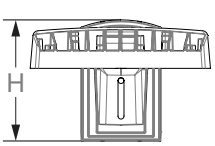


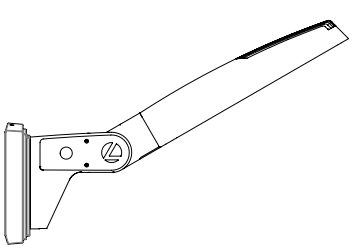
Notes
AASP: Requires 3.0" min. square pole for 1 at 90°. Requires 3.5" min. square pole for mounting 2, 3, 4 at 90°.
AARP: Requires 3.2" min. dia. round pole for 2, 3, 4 at 90°. Requires 3.0" min. dia. round pole for mounting 1 at 90°, 2 at 180°, 3 at 120°.

RSX1 with Adjustable Tilt Arm with Wall Bracket (AAWB)



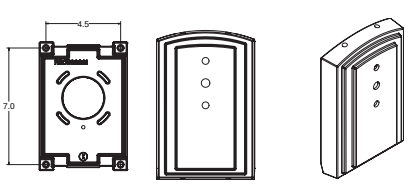






Length: 27.1″ (68.8 cm)
Width: 13.3″ (33.8 cm)
Height: 3.0″ (7.6 cm) Main Body
8.9″ (22.6 cm) Arm

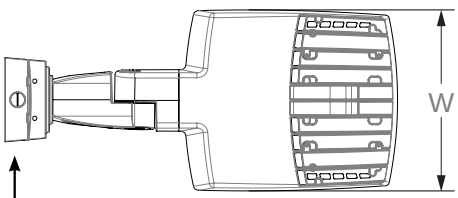
Wall Bracket (WBA) Mounting Detail



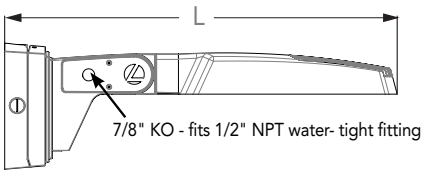
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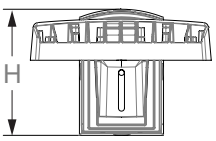
Dimensions

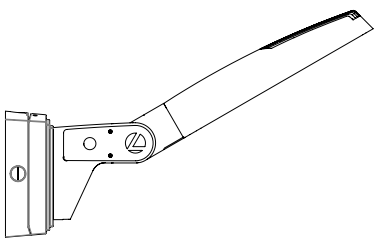
RSX1 with Adjustable Tilt Arm with Wall Bracket and Surface Conduit Box (AAWSC)



3/4" NPT taps
with plugs - Qty (4)
provided

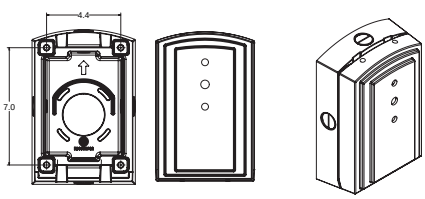




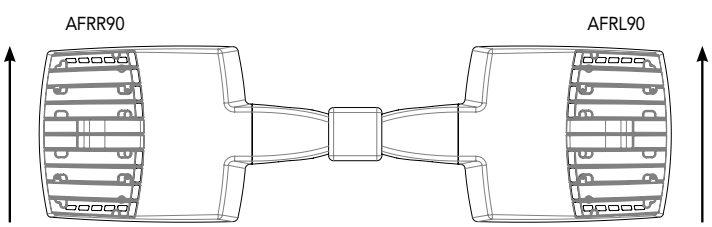


Length: 28.8" (73.2 cm)
Width: 13.3" (33.8 cm)
Height: 3.0" (7.6 cm) Main Body
9.2" (23.4 cm) Arm

Surface Conduit Box (SCB) Mounting Detail



Automotive Front Row - Rotated Optics (AFRL90/R90)

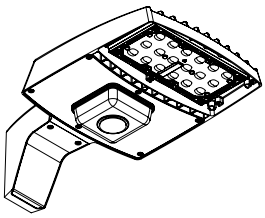


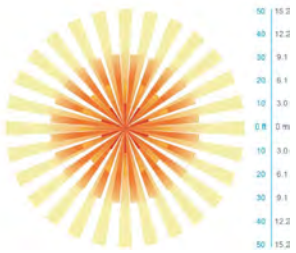
(Example: 2@180 - arrows indicate direction of light exiting the luminaire)

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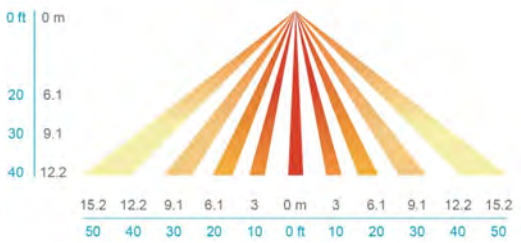
nLight Control - Sensor Coverage and Settings

nLight Sensor Coverage Pattern
NLTAIR2 PIRHN





Top



Side

Motion Sensor Default Settings - Option PIRHN						
Option	Dimmed State (unoccupied)	High Level (when occupied)	Photocell Operation	Dwell Time (occupancy time delay)	Ramp-up Time (from unoccupied to occupied)	Ramp-down Time (from occupied to unoccupied)
NLTAIR2 PIRHN	Approx. 30% Output	100% Output	Enabled @ 1.5FC	7.5 minutes	3 seconds	5 minutes

*Note: NLTAIR2 PIRHN default settings including photocell set-point, high/low dim rates, and occupancy sensor time delay are all configurable using the Clairity Pro App. Sensor coverage pattern shown with luminaire at 0°. Sensor coverage pattern is affected when luminaire is titled.

FEATURES & SPECIFICATIONS

INTENDED USE
The RSX LED area family is designed to provide a long-lasting, energy-efficient solution for the one-for-one replacement of existing metal halide or high pressure sodium lighting. The RSX1 delivers 7,000 to 17,000 lumens and is ideal for replacing 70W to 400W HID pole-mounted luminaires in parking lots and other area lighting applications.

CONSTRUCTION
The RSX LED area luminaire features a rugged die-cast aluminum main body that uses heat-dissipating fins and flow-through venting to provide optimal thermal management that both enhances LED performance and extends component life. Integral "no drill" mounting arm allows the luminaire to be mounted on existing pole drillings, greatly reducing installation labor. The light engines and housing are sealed against moisture and environmental contaminants to IP66. The low-profile design results in a low EPA, allowing pole optimization. All mountings are rated for minimum 1.5 G vibration load per ANSI C136.31. 3G Mountings: Include SPA, RPA, MA, IS, AASP, and AARP rated for 3G vibration. 1.5G Mountings: Include WBA, WBASC, AAWB and AAWSC rated for 1.5G vibration.

FINISH
Exterior parts are protected by a zinc-infused Super Durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures superior adhesion as well as a minimum finish thickness of 3 mils. The result is a high-quality finish that is warrantied not to crack or peel.

COASTAL CONSTRUCTION (CCE)
Optional corrosion-resistant construction is engineered with added corrosion protection in materials and/or pre-treatment of base material under super durable paint. Provides additional corrosion protection for applications near coastal areas. Finish is salt spray tested to over 5,000 hours per ASTM B117 with scribe rating of 10. Additional lead times apply.

OPTICS
Precision acrylic refractive lenses are engineered for superior application efficiency, distributing the light to where it is needed most. Available in short and wide pattern distributions including Type 2, Type 3, Type 3S, Type 4, Type 4S, Type 5, Type 5S, AFR (Automotive Front Row), and AFR rotated AFRR90 and ARFL90.

ELECTRICAL
Light engine(s) configurations consist of high-efficacy LEDs mounted on metal-core circuit boards and aluminum heat sinks to maximize heat dissipation. Light engines are IP66 rated. LED lumen maintenance is >L92/100,000 hours. CCT's of 3000K, 4000K and 5000K (minimum 70 CRI) are available. Fixtures ship standard with 0-10v dimming driver. Class 1 electronic drivers ensure system power factor >90% and THD <20%. Easily serviceable 10kV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).

STANDARD CONTROLS
The RSX LED area luminaire has a wide assortment of control options. Dusk to dawn controls include MVOLT and 347V button-type photocells and NEMA twist-lock photocell receptacles.

nLIGHT AIR CONTROLS
The RSX LED area luminaire is also available with nLight® AIR for the ultimate in wireless control. This powerful controls platform provides out-of-the-box basic motion sensing with photocontrol functionality and is suitable for mounting heights up to 40 feet. No commissioning is required when using factory default settings that provide basic stand-alone motion occupancy dimming that is switched on and off with a built-in photocell. See chart above for motion sensor default out-of-box settings. For more advanced wireless functionality, such as group dimming, nLight AIR can be commissioned using a smartphone and the easy-to-use CLAIRITY app. nLight AIR equipped luminaries can be grouped, resulting in motion sensor and photocell group response without the need for additional equipment. Scheduled dimming with motion sensor over-ride can be achieved when used with the nLight Eclypse. Additional information about nLight Air can be found here.

INSTALLATION
Integral "no-drill" mounting arm allows for fast, easy mounting using existing pole drillings. Select the "SPA" option for square poles and the "RPA" option to mount to round poles. Note, the RPA mount can also be used for mounting to square poles by omitting the RPA adapter plate. Select the "MA" option to attach the luminaire to a 2 3/8" horizontal mast arm or the "IS" option for an adjustable slipfitter that mounts on a 2 3/8" OD tenon. The adjustable slipfitter has an integral junction box and offers easy installation. Can be tilted up to 90° above horizontal. Additional mountings are available including a wall bracket, adjustable tilt arm for direct-to-pole and wall and a surface conduit box for wall mount applications.

LISTINGS
CSA Certified to meet U.S. and Canadian standards. Suitable for wet locations. Rated for -40°C minimum ambient. DesignLights Consortium® (DLC) Premium qualified product and DLC qualified product. Not all versions of this product may be DLC Premium qualified or DLC qualified. Please check the DLC Qualified Products List at www.designlights.org/QPL to confirm which versions are qualified.
International Dark-Sky Association (IDA) Fixture Seal of Approval (FSA) is available for all products on this page utilizing 3000K color temperature only. U.S. Patent No. D882, 146S

GOVERNMENT PROCUREMENT
BAA – Buy America(n) Act: Product with the BAA option qualifies as a domestic end product under the Buy American Act as implemented in the FAR and DFARS. Product with the BAA option also qualifies as manufactured in the United States under DOT Buy America regulations. BABA – Build America Buy America: Product with the BAA option also qualifies as produced in the United States under the definitions of the Build America, Buy America Act.
Please refer to www.acuitybrands.com/buy-american for additional information.

WARRANTY
5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at:
www.acuitybrands.com/support/warranty/terms-and-conditions

Note: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice.

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Enterprise Light

Job Name:
The Preserve at Williams Bay

Catalog Number:
RSS4-11-16-DF-FINISH

Notes:

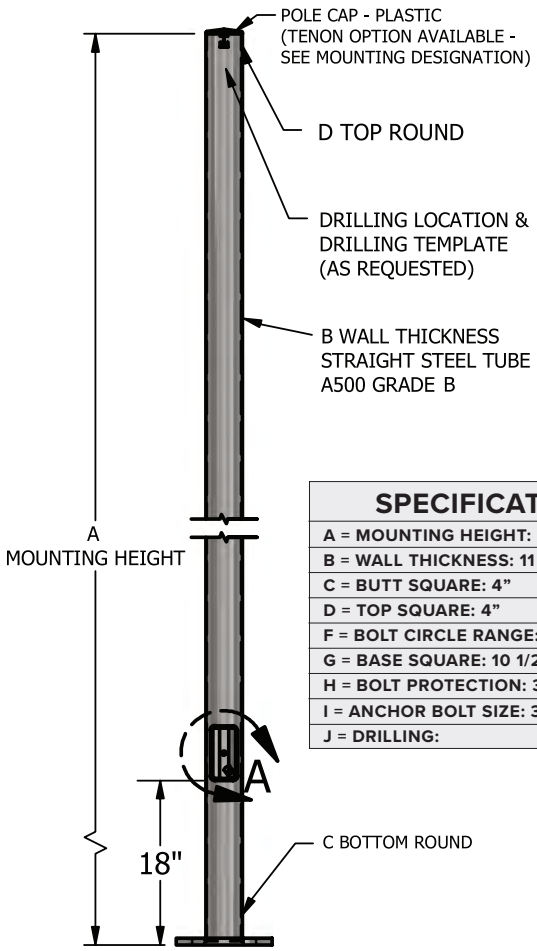
Type:
OA4

ELL25-144098

UTILITY METALS
A DIVISION OF FABRICATED METALS LLC.

JOB NAME	PART NO.	
DESCRIPTION:	DRAWING NO.	REV

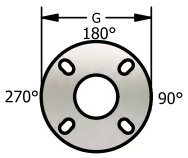
DRAWN BY:	APPROVED:	ECN:	SCALE:	DATE:



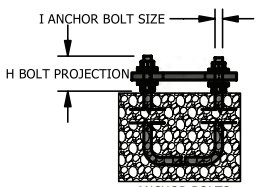
SPECIFICATIONS

A = MOUNTING HEIGHT:
B = WALL THICKNESS: 11 GA.
C = BUTT SQUARE: 4”
D = TOP SQUARE: 4”
F = BOLT CIRCLE RANGE: 7 1/2” - 8 1/2”
G = BASE SQUARE: 10 1/2”
H = BOLT PROTECTION: 3 1/2 X 1/4”
I = ANCHOR BOLT SIZE: 3/4” X 20” X 3”
J = DRILLING:

ANCHORAGE

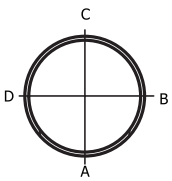


HANDHOLE
4 BOLT ANCHOR BASE



ANCHOR BOLTS
PROJECTION & SIZE

FIXTURE



HANDHOLE
DRILLING LOCATIONS

BASE

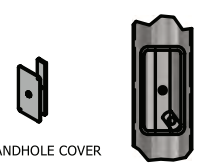


PLASTIC
BASE COVER

DF = Drilled

FINISH = Specify

HANDHOLE



HANDHOLE COVER

REINFORCED 3" x 6"
WITH GROUNDING LUG

2013 AASHTO MAXIMUM EPA RATINGS WITH 3 SEC. WIND GUST
ROUND STRAIGHT STEEL POLE RSS 4 11 SERIES

PART NUMBER	80 MPH SQ FT	90 MPH SQ FT	100 MPH SQ FT	110 MPH SQ FT	120 MPH SQ FT	130 MPH SQ FT	140 MPH SQ FT
RSS 4 11 10	29.60	22.40	18.00	14.60	11.90	10.10	7.30
RSS 4 11 12	24.20	18.20	14.40	11.60	9.30	7.90	5.80
RSS 4 11 14	20.00	14.90	11.70	9.30	7.30	6.10	4.50
RSS 4 11 16	13.20	9.60	7.40	5.70	4.40	3.60	2.60
RSS 4 11 18	10.80	7.70	5.70	4.30	3.10	2.60	1.70
RSS 4 11 20	8.80	6.00	4.30	3.00	2.00	1.60	0.90
RSS 4 11 25	4.70	2.60	1.40	0.40	0.00	0.00	0.00

BOWMAN 4 OUTDOOR WALL

VISUAL COMFORT & CO.

PRODUCT FEATURES

- From the brand formerly known as Tech Lighting
- Powerful, long lasting (L70, 70,000 hours) dimmable LED tested against the highest quality standards to ensure it delivers consistent LED performance and color over time.
- Die-cast aluminum structure, powder coat finish, and stainless steel hardware for robust durability in harsh elements.
- Compact size ideal for both indoor or outdoor use.
- Wet listed, IP65 (International Protection rating indicating resistance to dust and water. Suitable and safe for commercial use).
- The LED Driver is housed within the junction box. (L. 3.05" | W. 1.5" | H. .98")



Black

LAMPING



Black Bronze Charcoal Silver

To view all available finish options, please visit techlighting.com

ORDERING INFORMATION

700WSBOW	LENGTH (A)	FINISH	LAMP (LED8XX = Specify)	VOLTAGE (Specify)
	44"	B BLACK	-LED827 LED 80 CRI 2700K 120V	120
		Z BRONZE	-LED827-277 LED 80 CRI 2700K 277V	277
		H CHARCOAL	-LED830 LED 80 CRI 3000K 120V	
		I SILVER	-LED830-277 LED 80 CRI 3000K 277V	
		W WHITE		

700WSBOW _____ _____ _____ _____

JOB NAME _____

NOTES _____

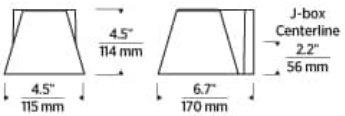
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Tech Lighting reserves the right to change specifications for product improvements without notification.

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T 847.410.4400 | F 847.410.4500 | techlighting.com

BOWMAN 4 OUTDOOR WALL

VISUAL COMFORT & CO.

SPECIFICATIONS



PRIMARY MATERIAL	Aluminum
SHADE MATERIAL	Aluminum
NET WEIGHT	2 lbs
HEIGHT	4.5in
WIDTH	6.7in
LENGTH	5.6in
WET LISTED	
DAMP LISTED	
DRY LISTED	
GENERAL LISTING	ETL Listed
INCLUDES	

LAMPING SPECIFICATIONS

	LED LAMP	INTEGRATED LED	NON LED	NO LAMP
DELIVERED LUMENS		696.6		
WATTS		17.8		
MAX WATTAGE PER BULB				
		120V ELV 277V ELV		
CCT		2700K 3000K		
CRI		80 CRI		
LED LIFETIME				
L70		>60000		
AVERAGE BULB HOURS				
FIELD SERVICEABLE LED				
LAMP BASE		Integrated LED		
LAMP SHAPE		Integrated LED		
LAMP INCLUDED?		True		
WARRANTY**		5 Years		

* Dimming information available at www.techlighting.com/Downloads#dimming
** Visit techlighting.com for specific warranty limitations and details.

T20 / T24 / JA8 INFORMATION

	Integrated LED	Replacement LED Lamp	No Lamp *
This product can be used to comply with California Building Energy Efficiency Standards 2016 Title 24 Part 6 / JA8.	Yes		
This product can be used to comply with California Appliance Efficiency Standards 2016 Title 20 and may be shipped to and sold in California.	N/A		

* If a light fixture or component does not include a lamp or light source, it is the responsibility of the customer to select a lamp that meets the T24 and T20 requirements.

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Submitted by Enterprise Lighting, LTD.

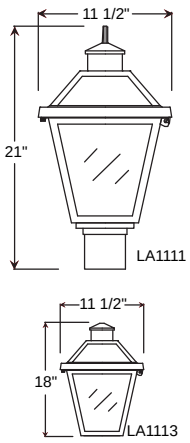
Job Name:
The Preserve at Williams Bay

Catalog Number:
LA111-1-NL-CPS46W180-T4-XXK-TN4-FINISH
Notes:

Type:
OP1
ELL25-144098

ANP Lighting — Specifications LA111





Project Name: _____

Fixture Type: _____ Quantity: _____

Customer: _____

Specifications

Material:
Durable A356 cast aluminum and aluminum sheet metal. Hardware is stainless steel or zinc-plated steel.

Lens:
Multiple choices of lens or no lens.

Fixture Mounting:
Post Mount: Post Cap with set screws. Pendant Mount: Hangs from tenon with Dual Clevis Pins.

Drivers:
Universal Voltage 120-277V is standard. 0-10V dimming is standard. (Refer to Driver Specification section for other specifications.)

Dark Sky Friendly:
To maintain dark sky friendly compatibility: ≤ 3000K & no lens.

Electrical:
A lightning surge protective device is standard (20KA[3] Max/10KA[2] Nominal). Approximately 12" of pull wire extends from luminaire. All luminaires are prewired with 0-10V dimming leads. Post Arms and Wall Mounts are also prewired with line voltage & dimming leads.

Finish:
A polyester powder coat high quality finish. Marine grade finish is available.

Certifications:
UL Listed for outdoor, wet location. LED is IP66.

Modifications:
Consult factory for custom or modified designs.

Buy American:
This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS, and DOT regulations. Click here for additional information.

LA111 LED

EPA: 0.74
Weight: 12.5 lbs.

Catalog Logic

LA111	1	CL	CPS46W18	T5	40K	-	PC	-	PA5651	-	72
Luminaire Series	Fixture Orientation	Lens	Light Source & Wattage	Optics	CCT		Accessories		Mounting Source		Finish

Catalog Number

1	2	3	4	5		6		7		8
LA111					–		–		–	

1 FIXTURE ORIENTATION

- **1** (Post)
- **3** (Pendant)

2 LENS

- **NL** (No Lens)
- **CL** (Clear Polycarbonate)
- **FR** (Frosted Polycarbonate)
- **PR** (Prismatic Polycarbonate)
- **SE** (Seeded Acrylic)
- **WH** (White Opal Polycarbonate)

3 LIGHT SOURCE & WATTAGES

TIR Performance Platform

- **CPS30W18** (30W TIR Performance Platform)
- **CPS39W18** (39W TIR Performance Platform, CA Title 24)
- **CPS46W18** (46W TIR Performance Platform)

4 OPTICS

- **T2** (Type II)
- **T3** (Type III)
- **T4** (Type IV)
- **T5** (Type V)

5 CCT (COLOR TEMPERATURE)

- **27K** (2700K)
- **30K** (3000K)
- **35K** (3500K)
- **40K** (4000K)
- ***Consult** Factory for 5000K

XXK = Specify

6 ACCESSORIES

- **CHC** (Clear Glass Chimney)
- **CHF** (Frosted Glass Chimney)
- **HSS90** (90° House Side Shield)
- **HSS120** (120° House Side Shield)
- ***EMG-LED10** (10W LED Emergency Driver, See Below For Compatibility)
- ***EMG-LED20** (20W LED Emergency Driver, See Below For Compatibility)
- **HLMSPC-06** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 15' - 30' Sensor Mounting Height)
- **HLMSPC-10** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 8' - 15' Sensor Mounting Height)
- **PC** (Button Photo Cell)
- **TLPC** (ANSI C136.41 Twist Lock Photocell, includes receptacle and 120-277V photo cell)
- **TL5** (ANSI C136.41 5-Pin Twist Lock Receptacle only)
- **TL7** (ANSI C136.41 7-Pin Twist Lock Receptacle only)
- **AD** (AstroDIM™ - Night-time dimming, consult factory)
- **FAID** (Field Adjustable Internal Dimmer)

*Most Emergency Drivers are remote mount only (consult factory). 10W & 30W Emergency Drivers are not compatible with all LED Light Source and Wattages. For percent lumens in emergency mode, see Technical Section

7 MOUNTING SOURCE

Post Mount Options	Post Mount Arms	Wall Mount Arms
S3 (Slips over Ø3" pole or tenon)	PA3111	WM4511
S4 (Slips over Ø4" pole or tenon)	PA3113	WM4513
S5 (Slips over Ø5" pole or tenon)	PA5151	WM5133
TN3 (Mounts to Ø3" pole with Ø2-3/8" x 4" tenon)	PA5153	WM5161
TN4 (Mounts to Ø4" pole with Ø2-3/8" x 4" tenon)	PA5411	WM5163
TN5 (Mounts to Ø5" pole with Ø2-3/8" x 4" tenon)	PA5413	WM5601
OM (Other Mounting, Please Specify)	PA8521	WM5603
All Poles	All Post Mounts	All Wall Mounts

Column Mount

CM Column Mount

Rigid Stem Mount	Pendant Chain Mount
4ST36 (36" Rigid Stem, 4" OD Canopy) Other lengths available, consult factory.	**PEND-CH3** (36" Chain/4 5/8" OD Canopy) Other lengths available, consult factory.

See last page for popular mounting sizes/styles.

8 FINISHES

*Premium and Marine Grade Finish have additional charges

Standard Colors	Standard Grade	Marine Grade*	Standard Colors	Standard Grade	Marine Grade*
Aspen Green	10	10M	Copper Clay	53	53M
Cantaloupe	11	11M	Silver	56	56M
Lilac	12	12M	Black Verde	61	61M
Putty	13	13M	Painted Chrome	70	70M
Raw Unfinished	40	NA	Painted Copper	71	71M
Black	41	41M	Textured Black	72	72M
Forest Green	42	42M	Matte Black	73	73M
Bright Red	43	43M	Textured Architectural Bronze	76	76M
White	44	44M	Textured White	77	77M
Bright Blue	45	45M	Textured Silver	78	78M
Sunny Yellow	46	46M	**PREMIUM FINISH**	**Premium Grade***	**Marine Grade***
Aqua Green	47	47M	Textured Desert	80	80M
Galvanized	49	NA	Graystone	82	82M
Navy	50	50M	Oil Rubbed Bronze	83	83M
Architectural Bronze	51	51M	Carbon Graphite	96	96M
Patina Verde	52	52M			

Consult Factory for additional paint charges and availability.

FINISH = Specify

2023 ANP Lighting™. Spec sheets are for general purposes only. Not all options are compatible – consult factory. Due to product improvements, ANP reserves the right to make minor changes which do not effect the product's overall performance or appearance.

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ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

Customer: _____

PERFORMANCE TABLE - TIR PLATFORM - NO LENS - DELIVERED LUMENS

			2700K					3000K					3500K					4000K				
LED CATALOG	WATTS	DISTRIBUTION	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G
CPS30W18	30W	TYPE II	3002	100	1	2	1	3237	108	1	2	1	3259	109	1	2	1	3366	112	1	2	1
		TYPE III	2940	98	1	2	1	3171	106	1	2	1	3192	106	1	2	1	3297	110	1	2	1
		TYPE IV	3127	104	1	2	1	3373	112	1	2	1	3395	113	1	2	1	3507	117	1	2	1
		TYPE V	3230	108	2	2	1	3483	116	2	2	1	3506	117	2	2	1	3622	121	2	2	1
CPS39W18	39W	TYPE II	3902	100	1	2	1	4209	108	1	2	1	4236	109	1	2	1	4376	112	1	2	1
		TYPE III	3822	98	1	2	1	4122	106	1	2	1	4149	106	1	2	1	4286	110	1	2	1
		TYPE IV	4066	104	1	2	1	4385	112	1	2	1	4414	113	1	2	1	4559	117	1	2	1
		TYPE V	4198	108	2	2	1	4528	116	3	2	1	4558	117	3	2	1	4708	121	3	2	1
CPS46W18	46W	TYPE II	4602	100	1	2	1	4964	108	1	2	1	4997	109	1	2	1	5161	112	1	2	1
		TYPE III	4508	98	1	2	1	4862	106	1	2	1	4894	106	1	2	1	5055	110	1	2	1
		TYPE IV	4795	104	1	2	1	5172	112	1	2	1	5206	113	1	2	1	5377	117	1	2	1
		TYPE V	4952	108	3	2	1	5341	116	3	2	1	5376	117	3	2	1	5553	121	3	2	1

TIR PERFORMANCE PLATFORM SPECIFICATION

- Performance, Ceramic-cooling technology
- Distributions: Type II, III, IV, V
- CCT: 2700K, 3000K, 3500K, 4000K
- Life: L70 >50,000 hours
- Ingress Protection: IP66
- Certification: ETL
- CRI: >80, 3 SDCM

DRIVER SPECIFICATION

- Universal Input 120-277V
- 0-10V Dimming to 10%
- Power Factor @ Full Load >95%
- THD @ Full Load <10%
- Constant Current Output 50/60Hz
- Operating Temperature: -40°C Minimum
- Ingress Protection: IP66
- Certifications: UL Recognized, CSA, RoHS

FINISHES

- A polyester powder coat high quality finish is electro-statically applied and baked at 430° for exceptional durability and color retention. Products undergo an intensive five-step cleansing and pretreatment process for maximum paint adhesion. 5-year warranty for aluminum products. 2-year warranty for steel products.
- Marine grade finish provides superior salt, humidity and UV protection. This coating withstands up to 3,000 hours of continuous salt spray, comes with a 2-year warranty and is available in either a textured or gloss surface.

WARRANTY

See www.ANPlighting.com for complete fixture warranty.

LED warranty information

- 5 year limited warranty*
- *Limited Warranty: A typical year is defined as 4,380 hours of operation.

2023 ANP Lighting™. Spec sheets are for general purposes only. Not all options are compatible – consult factory. Due to product improvements, ANP reserves the right to make minor changes which do not effect the product's overall performance or appearance.

ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

Customer: _____

ACCESSORIES


CHC & CHF


HSS90 & HSS120


EMG-LED10, 20


HLMSPC-06 & HLMSPC-10


PC


TLPC


TL5 & TL7


FAID

POPULAR POST MOUNTS

See Post Arm Section on Website for Specification Sheets and additional post arms. Dimensions are Projection x Height.
Click here for all Post Mount styles


PA5151 / 14 1/4" x 19 3/4"


PA5153 / 14 1/4" x 19 3/4"


PA5411 / 17 7/8" x 25 1/8"


PA5413 / 17 7/8" x 25 1/8"


PA5611 / 18 5/8" x 26 1/2"


PA5613 / 18 5/8" x 26 1/2"


PA5651 / 20" x 26 1/4"


PA5653 / 20" x 26 1/4"


PA8031 / 20 1/2" x 20 1/4"


PA8033 / 20 1/2" x 20 1/4"


PA8521 / 18 1/4" x 14 1/2"


PA8523 / 18 1/4" x 14 1/2"

POPULAR WALL MOUNTS

See Wall Mount Section on Website for Specification Sheets and additional wall mount arms. Dimensions are Projections x Height.
Click here for all Wall Mount styles


WM3351 / 14 1/2" x 17"


WM3353 / 14 1/2" x 17"


WM4511 / 17" x 8"


WM4513 / 17" x 8"


WM5131 /11" x 16 3/8"


WM5133 /11" x 16 3/8"


WM5161 / 15 3/4" x 17 3/4"


WM5163 / 15 3/4" x 13 3/4"


WM5311 /10 7/8" x 10"


WM5313 / 10 7/8" x 10"


WM5601 / 17 7/8" x 14"


WM5603 / 17 7/8" x 14"

COLUMN MOUNT


CM / 5 3/4" SQ x 3 1/2" H

RIGID STEM MOUNT


4ST36

PENDANT CHAIN MOUNT


PEND-CH3

2023 ANP Lighting™. Spec sheets are for general purposes only. Not all options are compatible – consult factory. Due to product improvements, ANP reserves the right to make minor changes which do not effect the product's overall performance or appearance.

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ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

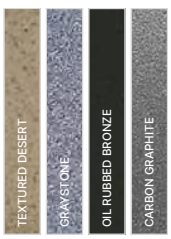
Customer: _____

FINISHES COLORS

STANDARD



PREMIUM



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Submitted by Enterprise Lighting, LTD.

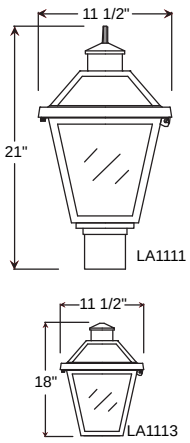
Job Name:
The Preserve at Williams Bay

Catalog Number:
LA111-1-NL-CPS46W180-T4-XXK-TN4-FINISH
Notes:

Type:
OP2
ELL25-144098

ANP Lighting — Specifications LA111





LA111 LED

EPA: 0.74
Weight: 12.5 lbs.

Project Name: _____
Fixture Type: _____ Quantity: _____
Customer: _____

Specifications

Material:
Durable A356 cast aluminum and aluminum sheet metal. Hardware is stainless steel or zinc-plated steel.

Lens:
Multiple choices of lens or no lens.

Fixture Mounting:
Post Mount: Post Cap with set screws. Pendant Mount: Hangs from tenon with Dual Clevis Pins.

Drivers:
Universal Voltage 120-277V is standard. 0-10V dimming is standard. (Refer to Driver Specification section for other specifications.)

Dark Sky Friendly:
To maintain dark sky friendly compatibility: ≤ 3000K & no lens.

Electrical:
A lightning surge protective device is standard (20KA³ Max/10KA² Nominal). Approximately 12" of pull wire extends from luminaire. All luminaires are prewired with 0-10V dimming leads. Post Arms and Wall Mounts are also prewired with line voltage & dimming leads.

Finish:
A polyester powder coat high quality finish. Marine grade finish is available.

Certifications:
UL Listed for outdoor, wet location. LED is IP66.

Modifications:
Consult factory for custom or modified designs.

Buy American:
This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS, and DOT regulations. Click here for additional information.

Catalog Logic

LA111	1	CL	CPS46W18	T5	40K	-	PC	-	PA5651	-	72
Luminaire Series	Fixture Orientation	Lens	Light Source & Wattage	Optics	CCT		Accessories		Mounting Source		Finish

Catalog Number

1	2	3	4	5		6		7		8
LA111					–		–		–	

1 FIXTURE ORIENTATION

- **1** (Post)
- **3** (Pendant)

2 LENS

- **NL** (No Lens)
- **CL** (Clear Polycarbonate)
- **FR** (Frosted Polycarbonate)
- **PR** (Prismatic Polycarbonate)
- **SE** (Seeded Acrylic)
- **WH** (White Opal Polycarbonate)

3 LIGHT SOURCE & WATTAGES

TIR Performance Platform

- **CPS30W18** (30W TIR Performance Platform)
- **CPS39W18** (39W TIR Performance Platform, CA Title 24)
- **CPS46W18** (46W TIR Performance Platform)

4 OPTICS

- **T2** (Type II)
- **T3** (Type III)
- **T4** (Type IV)
- **T5** (Type V)

5 CCT (COLOR TEMPERATURE)

- **27K** (2700K)
- **30K** (3000K)
- **35K** (3500K)
- **40K** (4000K)
- ***Consult** Factory for 5000K

XXK = Specify

6 ACCESSORIES

- **CHC** (Clear Glass Chimney)
- **CHF** (Frosted Glass Chimney)
- **HSS90** (90° House Side Shield)
- **HSS120** (120° House Side Shield)
- ***EMG-LED10** (10W LED Emergency Driver, See Below For Compatibility)
- ***EMG-LED20** (20W LED Emergency Driver, See Below For Compatibility)
- **HLMSPC-06** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 15' - 30' Sensor Mounting Height)
- **HLMSPC-10** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 8' - 15' Sensor Mounting Height)
- **PC** (Button Photo Cell)
- **TLPC** (ANSI C136.41 Twist Lock Photocell, includes receptacle and 120-277V photo cell)
- **TL5** (ANSI C136.41 5-Pin Twist Lock Receptacle only)
- **TL7** (ANSI C136.41 7-Pin Twist Lock Receptacle only)
- **AD** (AstroDIM™ - Night-time dimming, consult factory)
- **FAID** (Field Adjustable Internal Dimmer)

*Most Emergency Drivers are remote mount only (consult factory). 10W & 30W Emergency Drivers are not compatible with all LED Light Source and Wattages. For percent lumens in emergency mode, see Technical Section

7 MOUNTING SOURCE

Post Mount Options	Post Mount Arms	Wall Mount Arms
S3 (Slips over Ø3" pole or tenon)	PA3111	WM4511
S4 (Slips over Ø4" pole or tenon)	PA3113	WM4513
S5 (Slips over Ø5" pole or tenon)	PA5151	WM5133
TN3 (Mounts to Ø3" pole with Ø2-3/8" x 4" tenon)	PA5153	WM5161
TN4 (Mounts to Ø4" pole with Ø2-3/8" x 4" tenon)	PA5411	WM5163
TN5 (Mounts to Ø5" pole with Ø2-3/8" x 4" tenon)	PA5413	WM5601
OM (Other Mounting, Please Specify)	PA8521	WM5603
All Poles	All Post Mounts	All Wall Mounts

Column Mount

CM Column Mount

Rigid Stem Mount	Pendant Chain Mount
4ST36 (36" Rigid Stem, 4" OD Canopy) Other lengths available, consult factory.	**PEND-CH3** (36" Chain/4 5/8" OD Canopy) Other lengths available, consult factory.

See last page for popular mounting sizes/styles.

8 FINISHES

*Premium and Marine Grade Finish have additional charges

Standard Colors	Standard Grade	Marine Grade*	Standard Colors	Standard Grade	Marine Grade*
Aspen Green	10	10M	Copper Clay	53	53M
Cantaloupe	11	11M	Silver	56	56M
Lilac	12	12M	Black Verde	61	61M
Putty	13	13M	Painted Chrome	70	70M
Raw Unfinished	40	NA	Painted Copper	71	71M
Black	41	41M	Textured Black	72	72M
Forest Green	42	42M	Matte Black	73	73M
Bright Red	43	43M	Textured Architectural Bronze	76	76M
White	44	44M	Textured White	77	77M
Bright Blue	45	45M	Textured Silver	78	78M
Sunny Yellow	46	46M	**PREMIUM FINISH**	**Premium Grade***	**Marine Grade***
Aqua Green	47	47M	Textured Desert	80	80M
Galvanized	49	NA	Graystone	82	82M
Navy	50	50M	Oil Rubbed Bronze	83	83M
Architectural Bronze	51	51M	Carbon Graphite	96	96M
Patina Verde	52	52M			

Consult Factory for additional paint charges and availability.

FINISH = Specify

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ANP Lighting

Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

Customer: _____

PERFORMANCE TABLE - TIR PLATFORM - NO LENS - DELIVERED LUMENS

			2700K					3000K					3500K					4000K				
LED CATALOG	WATTS	DISTRIBUTION	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G
CPS30W18	30W	TYPE II	3002	100	1	2	1	3237	108	1	2	1	3259	109	1	2	1	3366	112	1	2	1
		TYPE III	2940	98	1	2	1	3171	106	1	2	1	3192	106	1	2	1	3297	110	1	2	1
		TYPE IV	3127	104	1	2	1	3373	112	1	2	1	3395	113	1	2	1	3507	117	1	2	1
		TYPE V	3230	108	2	2	1	3483	116	2	2	1	3506	117	2	2	1	3622	121	2	2	1
CPS39W18	39W	TYPE II	3902	100	1	2	1	4209	108	1	2	1	4236	109	1	2	1	4376	112	1	2	1
		TYPE III	3822	98	1	2	1	4122	106	1	2	1	4149	106	1	2	1	4286	110	1	2	1
		TYPE IV	4066	104	1	2	1	4385	112	1	2	1	4414	113	1	2	1	4559	117	1	2	1
		TYPE V	4198	108	2	2	1	4528	116	3	2	1	4558	117	3	2	1	4708	121	3	2	1
CPS46W18	46W	TYPE II	4602	100	1	2	1	4964	108	1	2	1	4997	109	1	2	1	5161	112	1	2	1
		TYPE III	4508	98	1	2	1	4862	106	1	2	1	4894	106	1	2	1	5055	110	1	2	1
		TYPE IV	4795	104	1	2	1	5172	112	1	2	1	5206	113	1	2	1	5377	117	1	2	1
		TYPE V	4952	108	3	2	1	5341	116	3	2	1	5376	117	3	2	1	5553	121	3	2	1

TIR PERFORMANCE PLATFORM SPECIFICATION

- Performance, Ceramic-cooling technology
- Distributions: Type II, III, IV, V
- CCT: 2700K, 3000K, 3500K, 4000K
- Life: L70 >50,000 hours
- Ingress Protection: IP66
- Certification: ETL
- CRI: >80, 3 SDCM

DRIVER SPECIFICATION

- Universal Input 120-277V
- 0-10V Dimming to 10%
- Power Factor @ Full Load >95%
- THD @ Full Load <10%
- Constant Current Output 50/60Hz
- Operating Temperature: -40°C Minimum
- Ingress Protection: IP66
- Certifications: UL Recognized, CSA, RoHS

FINISHES

- A polyester powder coat high quality finish is electro-statically applied and baked at 430° for exceptional durability and color retention. Products undergo an intensive five-step cleansing and pretreatment process for maximum paint adhesion. 5-year warranty for aluminum products. 2-year warranty for steel products.
- Marine grade finish provides superior salt, humidity and UV protection. This coating withstands up to 3,000 hours of continuous salt spray, comes with a 2-year warranty and is available in either a textured or gloss surface.

WARRANTY

See www.ANPlighting.com for complete fixture warranty.

LED warranty information

- 5 year limited warranty*
- *Limited Warranty: A typical year is defined as 4,380 hours of operation.

2023 ANP Lighting™. Spec sheets are for general purposes only. Not all options are compatible – consult factory. Due to product improvements, ANP reserves the right to make minor changes which do not effect the product's overall performance or appearance.

ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ Quantity: _____

Customer: _____

ACCESSORIES


CHC & CHF


HSS90 & HSS120


EMG-LED10, 20


HLMSPC-06 & HLMSPC-10


PC


TLPC


TL5 & TL7


FAID

POPULAR POST MOUNTS

See Post Arm Section on Website for Specification Sheets and additional post arms. Dimensions are Projection x Height.
Click here for all Post Mount styles


PA5151 / 14 1/4" x 19 3/4"


PA5153 / 14 1/4" x 19 3/4"


PA5411 / 17 7/8" x 25 1/8"


PA5413 / 17 7/8" x 25 1/8"


PA5611 / 18 5/8" x 26 1/2"


PA5613 / 18 5/8" x 26 1/2"


PA5651 / 20" x 26 1/4"


PA5653 / 20" x 26 1/4"


PA8031 / 20 1/2" x 20 1/4"


PA8033 / 20 1/2" x 20 1/4"


PA8521 / 18 1/4" x 14 1/2"


PA8523 / 18 1/4" x 14 1/2"

POPULAR WALL MOUNTS

See Wall Mount Section on Website for Specification Sheets and additional wall mount arms. Dimensions are Projections x Height.
Click here for all Wall Mount styles


WM3351 / 14 1/2" x 17"


WM3353 / 14 1/2" x 17"


WM4511 / 17" x 8"


WM4513 / 17" x 8"


WM5131 /11" x 16 3/8"


WM5133 /11" x 16 3/8"


WM5161 / 15 3/4" x 17 3/4"


WM5163 / 15 3/4" x 13 3/4"


WM5311 /10 7/8" x 10"


WM5313 / 10 7/8" x 10"


WM5601 / 17 7/8" x 14"


WM5603 / 17 7/8" x 14"

COLUMN MOUNT


CM / 5 3/4" SQ x 3 1/2" H

RIGID STEM MOUNT


4ST36

PENDANT CHAIN MOUNT


PEND-CH3

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07302023

ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

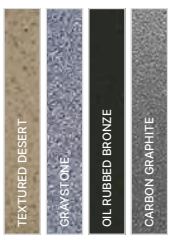
Customer: _____

FINISHES COLORS

STANDARD



PREMIUM



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Submitted by Enterprise Lighting, LTD.

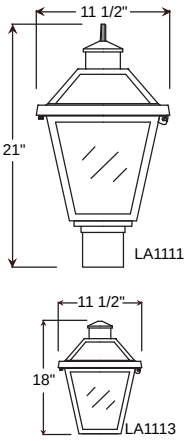
Job Name:
The Preserve at Williams Bay

Catalog Number:
LA111-1-NL-CPS30W180-T5-XXK-TN4-FINISH
Notes:

Type:
OP3
ELL25-144098

ANP Lighting — Specifications LA111





LA111 LED

EPA: 0.74
Weight: 12.5 lbs.

Project Name: _____
Fixture Type: _____ Quantity: _____
Customer: _____

Specifications

Material:
Durable A356 cast aluminum and aluminum sheet metal. Hardware is stainless steel or zinc-plated steel.

Lens:
Multiple choices of lens or no lens.

Fixture Mounting:
Post Mount: Post Cap with set screws. Pendant Mount: Hangs from tenon with Dual Clevis Pins.

Drivers:
Universal Voltage 120-277V is standard. 0-10V dimming is standard. (Refer to Driver Specification section for other specifications.)

Dark Sky Friendly:
To maintain dark sky friendly compatibility: ≤ 3000K & no lens.

Electrical:
A lightning surge protective device is standard (20KA³ Max/10KA² Nominal). Approximately 12" of pull wire extends from luminaire. All luminaires are prewired with 0-10V dimming leads. Post Arms and Wall Mounts are also prewired with line voltage & dimming leads.

Finish:
A polyester powder coat high quality finish. Marine grade finish is available.

Certifications:
UL Listed for outdoor, wet location. LED is IP66.

Modifications:
Consult factory for custom or modified designs.

Buy American:
This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS, and DOT regulations. Click here for additional information.

Catalog Logic

LA111	1	CL	CPS46W18	T5	40K	-	PC	-	PA5651	-	72
Luminaire Series	Fixture Orientation	Lens	Light Source & Wattage	Optics	CCT		Accessories		Mounting Source		Finish

Catalog Number

1	2	3	4	5	6	7	8
LA111					–	–	–

1 FIXTURE ORIENTATION

- **1** (Post)
- **3** (Pendant)

2 LENS

- **NL** (No Lens)
- **CL** (Clear Polycarbonate)
- **FR** (Frosted Polycarbonate)
- **PR** (Prismatic Polycarbonate)
- **SE** (Seeded Acrylic)
- **WH** (White Opal Polycarbonate)

3 LIGHT SOURCE & WATTAGES

TIR Performance Platform

- **CPS30W18** (30W TIR Performance Platform)
- **CPS39W18** (39W TIR Performance Platform, CA Title 24)
- **CPS46W18** (46W TIR Performance Platform)

4 OPTICS

- **T2** (Type II)
- **T3** (Type III)
- **T4** (Type IV)
- **T5** (Type V)

5 CCT (COLOR TEMPERATURE)

- **27K** (2700K)
- **30K** (3000K)
- **35K** (3500K)
- **40K** (4000K)
- ***Consult** Factory for 5000K

XXK = Specify

6 ACCESSORIES

- **CHC** (Clear Glass Chimney)
- **CHF** (Frosted Glass Chimney)
- **HSS90** (90° House Side Shield)
- **HSS120** (120° House Side Shield)
- ***EMG-LED10** (10W LED Emergency Driver, See Below For Compatibility)
- ***EMG-LED20** (20W LED Emergency Driver, See Below For Compatibility)
- **HLMSPC-06** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 15' - 30' Sensor Mounting Height)
- **HLMSPC-10** (On/Off Motion Sensor/Photocell, High/Low field-configurable; 8' - 15' Sensor Mounting Height)
- **PC** (Button Photo Cell)
- **TLPC** (ANSI C136.41 Twist Lock Photocell, includes receptacle and 120-277V photo cell)
- **TL5** (ANSI C136.41 5-Pin Twist Lock Receptacle only)
- **TL7** (ANSI C136.41 7-Pin Twist Lock Receptacle only)
- **AD** (AstroDIM™ - Night-time dimming, consult factory)
- **FAID** (Field Adjustable Internal Dimmer)

*Most Emergency Drivers are remote mount only (consult factory). 10W & 30W Emergency Drivers are not compatible with all LED Light Source and Wattages. For percent lumens in emergency mode, see Technical Section

7 MOUNTING SOURCE

Post Mount Options	Post Mount Arms	Wall Mount Arms
S3 (Slips over Ø3" pole or tenon)	PA3111	WM4511
S4 (Slips over Ø4" pole or tenon)	PA3113	WM4513
S5 (Slips over Ø5" pole or tenon)	PA5151	WM5133
TN3 (Mounts to Ø3" pole with Ø2-3/8" x 4" tenon)	PA5153	WM5161
TN4 (Mounts to Ø4" pole with Ø2-3/8" x 4" tenon)	PA5411	WM5163
TN5 (Mounts to Ø5" pole with Ø2-3/8" x 4" tenon)	PA5413	WM5601
OM (Other Mounting, Please Specify)	PA8521	WM5603
All Poles	All Post Mounts	All Wall Mounts

Column Mount

CM Column Mount

Rigid Stem Mount	Pendant Chain Mount
4ST36 (36" Rigid Stem, 4" OD Canopy) Other lengths available, consult factory.	**PEND-CH3** (36" Chain/4 5/8" OD Canopy) Other lengths available, consult factory.

See last page for popular mounting sizes/styles.

8 FINISHES

*Premium and Marine Grade Finish have additional charges

Standard Colors	Standard Grade	Marine Grade*	Standard Colors	Standard Grade	Marine Grade*
Aspen Green	10	10M	Copper Clay	53	53M
Cantaloupe	11	11M	Silver	56	56M
Lilac	12	12M	Black Verde	61	61M
Putty	13	13M	Painted Chrome	70	70M
Raw Unfinished	40	NA	Painted Copper	71	71M
Black	41	41M	Textured Black	72	72M
Forest Green	42	42M	Matte Black	73	73M
Bright Red	43	43M	Textured Architectural Bronze	76	76M
White	44	44M	Textured White	77	77M
Bright Blue	45	45M	Textured Silver	78	78M
Sunny Yellow	46	46M	**PREMIUM FINISH**	**Premium Grade***	**Marine Grade***
Aqua Green	47	47M	Textured Desert	80	80M
Galvanized	49	NA	Graystone	82	82M
Navy	50	50M	Oil Rubbed Bronze	83	83M
Architectural Bronze	51	51M	Carbon Graphite	96	96M
Patina Verde	52	52M			

Consult Factory for additional paint charges and availability.

FINISH = Specify

2023 ANP Lighting™. Spec sheets are for general purposes only. Not all options are compatible – consult factory. Due to product improvements, ANP reserves the right to make minor changes which do not effect the product's overall performance or appearance.

1-800-548-3227
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07302023

ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

Customer: _____

PERFORMANCE TABLE - TIR PLATFORM - NO LENS - DELIVERED LUMENS

			2700K					3000K					3500K					4000K				
LED CATALOG	WATTS	DISTRIBUTION	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G	DELIVERED LUMENS	lm/W	B	U	G
CPS30W18	30W	TYPE II	3002	100	1	2	1	3237	108	1	2	1	3259	109	1	2	1	3366	112	1	2	1
		TYPE III	2940	98	1	2	1	3171	106	1	2	1	3192	106	1	2	1	3297	110	1	2	1
		TYPE IV	3127	104	1	2	1	3373	112	1	2	1	3395	113	1	2	1	3507	117	1	2	1
		TYPE V	3230	108	2	2	1	3483	116	2	2	1	3506	117	2	2	1	3622	121	2	2	1
CPS39W18	39W	TYPE II	3902	100	1	2	1	4209	108	1	2	1	4236	109	1	2	1	4376	112	1	2	1
		TYPE III	3822	98	1	2	1	4122	106	1	2	1	4149	106	1	2	1	4286	110	1	2	1
		TYPE IV	4066	104	1	2	1	4385	112	1	2	1	4414	113	1	2	1	4559	117	1	2	1
		TYPE V	4198	108	2	2	1	4528	116	3	2	1	4558	117	3	2	1	4708	121	3	2	1
CPS46W18	46W	TYPE II	4602	100	1	2	1	4964	108	1	2	1	4997	109	1	2	1	5161	112	1	2	1
		TYPE III	4508	98	1	2	1	4862	106	1	2	1	4894	106	1	2	1	5055	110	1	2	1
		TYPE IV	4795	104	1	2	1	5172	112	1	2	1	5206	113	1	2	1	5377	117	1	2	1
		TYPE V	4952	108	3	2	1	5341	116	3	2	1	5376	117	3	2	1	5553	121	3	2	1

TIR PERFORMANCE PLATFORM SPECIFICATION

- Performance, Ceramic-cooling technology
- Distributions: Type II, III, IV, V
- CCT: 2700K, 3000K, 3500K, 4000K
- Life: L70 >50,000 hours
- Ingress Protection: IP66
- Certification: ETL
- CRI: >80, 3 SDCM

DRIVER SPECIFICATION

- Universal Input 120-277V
- 0-10V Dimming to 10%
- Power Factor @ Full Load >95%
- THD @ Full Load <10%
- Constant Current Output 50/60Hz
- Operating Temperature: -40°C Minimum
- Ingress Protection: IP66
- Certifications: UL Recognized, CSA, RoHS

FINISHES

- A polyester powder coat high quality finish is electro-statically applied and baked at 430° for exceptional durability and color retention. Products undergo an intensive five-step cleansing and pretreatment process for maximum paint adhesion. 5-year warranty for aluminum products. 2-year warranty for steel products.
- Marine grade finish provides superior salt, humidity and UV protection. This coating withstands up to 3,000 hours of continuous salt spray, comes with a 2-year warranty and is available in either a textured or gloss surface.

WARRANTY

See www.ANPlighting.com for complete fixture warranty.

LED warranty information

- 5 year limited warranty*
- *Limited Warranty: A typical year is defined as 4,380 hours of operation.

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ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ Quantity: _____

Customer: _____

ACCESSORIES


CHC & CHF


HSS90 & HSS120


EMG-LED10, 20


HLMSPC-06 & HLMSPC-10


PC


TLPC


TL5 & TL7


FAID

POPULAR POST MOUNTS

See Post Arm Section on Website for Specification Sheets and additional post arms. Dimensions are Projection x Height.
Click here for all Post Mount styles


PA5151 / 14 1/4" x 19 3/4"


PA5153 / 14 1/4" x 19 3/4"


PA5411 / 17 7/8" x 25 1/8"


PA5413 / 17 7/8" x 25 1/8"


PA5611 / 18 5/8" x 26 1/2"


PA5613 / 18 5/8" x 26 1/2"


PA5651 / 20" x 26 1/4"


PA5653 / 20" x 26 1/4"


PA8031 / 20 1/2" x 20 1/4"


PA8033 / 20 1/2" x 20 1/4"


PA8521 / 18 1/4" x 14 1/2"


PA8523 / 18 1/4" x 14 1/2"

POPULAR WALL MOUNTS

See Wall Mount Section on Website for Specification Sheets and additional wall mount arms. Dimensions are Projections x Height.
Click here for all Wall Mount styles


WM3351 / 14 1/2" x 17"


WM3353 / 14 1/2" x 17"


WM4511 / 17" x 8"


WM4513 / 17" x 8"


WM5131 /11" x 16 3/8"


WM5133 /11" x 16 3/8"


WM5161 / 15 3/4" x 17 3/4"


WM5163 / 15 3/4" x 13 3/4"


WM5311 /10 7/8" x 10"


WM5313 / 10 7/8" x 10"


WM5601 / 17 7/8" x 14"


WM5603 / 17 7/8" x 14"

COLUMN MOUNT


CM / 5 3/4" SQ x 3 1/2" H

RIGID STEM MOUNT


4ST36

PENDANT CHAIN MOUNT


PEND-CH3

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ANP Lighting — Specifications LA111

Project Name: _____

Fixture Type: _____ **Quantity:** _____

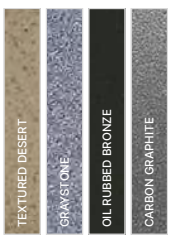
Customer: _____

FINISHES COLORS

STANDARD



PREMIUM



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January 5, 2026
The Preserve
Landscape Ordinance Summary

To fulfill the landscape requirements per chapter 9 of the Village of Williams Bay Ordinance Code we have looked at the site collectively as a whole and have addressed the requirements by quantifying the total linear footage of proposed buildings, total square footage of proposed paving, building frontage along public roads, and by square footage of proposed buildings. The following sections below recite the landscape ordinance and how we have responded to each item with additional breakdowns of required landscape points. The collective landscape ordinance requirements lists are provided on Sheet 0-02 of the FDP Submittal Landscape Plans.

§ 390-0906 Landscaping requirements for regular developments

B. Building foundations. As indicated in Figure 390-0906,[1] certain buildings or building additions constructed after the effective date of this chapter are required to be accented by a minimum amount of landscaping placed near the building foundation.

1. Foundation landscaping shall be placed so that at maturity, the plant's drip line is located within 10 feet of the building foundation. Such landscaping shall not be located in those areas required for landscaping as street frontages, paved areas, protected green space areas, reforestation areas, or buffer yards. Foundation landscaping shall be installed and permanently maintained in conformity with the requirements of § 390-0912.

   Response: Per zoning requirements for building foundation, our project is required to meet or exceed a minimum of 2,572 landscape points. We estimate that the design per plan would provide approximately 6,060 landscaping points within the 10' of proposed building foundations.

2. For each 100 feet of building foundation perimeter, the landscaping installed shall, at a minimum, meet the number of landscaping points specified in Figure 390-0906. The actual number of points required for such landscaping shall be computed on a prorated basis, and installed and permanently maintained per the requirements of § 390-0912.

   Response: Total linear feet of building foundation perimeter of proposed buildings is approximately 6,430 lf. Per zoning requirements for building foundation, our project is required to meet or exceed a minimum of 2,572 landscape points.

3. Shade trees and tall trees shall not be used to meet the foundation landscaping requirement. The intent of this section is to require a visual break in the mass of buildings and to require a visual screen of a minimum of six feet in height for all exterior perimeter appurtenances (such as HVAC/utility boxes, standpipes, stormwater discharge pipes and other pipes).

   Response: No shade trees or tall trees are counted in the building foundation landscape points requirements calculation. Landscaping points achieved were calculated using only medium trees, shrubs, and perennials & ornamental grasses.

4. If the officially approved site plan depicts a future building extension, the foundation landscaping requirement shall be calculated by measuring the length of the total perimeter. However, foundation plantings need only be installed based on the landscape points calculated from the portions of the building perimeter that will not be affected by building extension. If this results in a point requirement not met by the initial planting, then the requirement shall be met within five years after the issuance of the building permit or within such larger time period as established in writing by the Plan Commission.

   Response: N/A

Below chart is provided on FDP Submittal Landscape Plans, Sheet 0-02.

REQUIRED LANDSCAPE POINTS ZONING DISTRICT: P&I PUBLIC AND INSTITUTIONAL					
		BUILDING	**QTY**	**UNIT**	**POINTS REQUIRED**
BUILDING FOUNDATION	40 POINTS PER 100 LF OF BUILDING FOUNDATION	RACQUET PAVILION	265	LF	106
		POOL PAVILION & SHED	331	LF	132
		RETREAT CENTER	407	LF	163
		AMPHITHEATER	180	LF	72
		LODGE	806	LF	322
		CART BARN	191	LF	76
		SPA	537	LF	215
		COTTAGES 1 -26	3,713	LF	1,485
				BUILDING FOUNDATION REQUIREMENTS SUBTOTAL:	2,572

C. Street frontages. As indicated in Figure 390-0904, street frontages on certain lots developed after the effective date of this chapter contain a minimum amount of landscaping in those areas abutting the right-of-way of a public street.

1. All landscaping used to meet street frontage requirements shall be located within 10 feet of the public right-of-way. Under no circumstances shall such landscaping be located within a public right-of-way. Landscaping shall not impede vehicle or pedestrian visibility and shall be installed and permanently maintained in conformity with the requirements of § 390-0912.

   Response: Per zoning requirements, the landscape points were calculated within 10 feet of the public right of way.

2. For every 100 linear feet of street frontage of a developed lot abutting a public street right-of-way, the landscape installed shall at a minimum meet the number of landscaping points specified in Figure 390-0906. The actual number of points required for such landscaping shall be computed on a prorated basis, and installed and maintained per the requirements of § 390-0912.

   Response: Per zoning requirements for street frontage, our project is required to meet or exceed a minimum of 619 landscape points. We estimate that the design per plan would provide approximately 725 landscape points. Note low deciduous trees were selected for areas under overhead powerlines.

3. Shrubs shall not be used to meet street frontage landscaping requirements. A minimum of 50% of all points shall be devoted to shade or tall trees, or a combination of such trees, and a minimum of 30% of all points shall be devoted to medium trees.

   Response: See chart below for percentage and points breakdown.

LANDSCAPE POINTS PROVIDED					
STREET FRONTAGE					
SHADE TREE	4	EA	75	300	41%
TALL DECIDUOUS TREE	6	EA	30	180	25%
MEDIUM DECIDUOUS TREE	3	EA	15	45	6%
LOW DECIDUOUS TREE	4	EA	10	40	6%
TALL EVERGREEN TREE	4	EA	40	160	22%
TOTAL POINTS PROVIDED:				725	100%

Below chart is provided on FDP Submittal Landscape Plans, Sheet 0-02.

		STREET	**QTY**	**UNIT**	**POINTS REQUIRED**
STREET FRONTAGE	40 POINTS PER 100 LF OF BUILDING FOUNDATION	NORTH LAKE SHORE DR. AT RACQUET CENTER	500	LF	200
		NORTH LAKE SHORE DR. AT VIP PARKING	180	LF	72
		NORTH LAKE SHORE DR. AT RETREAT CENTER & AMPHITHEATER	522	LF	209
		PRIVATE ROAD AT LODGE AND CART BARN	NA	LF	NONE
		PRIVATE ROAD AT SPA	NA	LF	NONE
		CONSTANCE BLVD. AT POOL PAVILION & SHED	145	LF	58
		CONSTANCE BLVD. AT COTTAGES 1-26	200	LF	80
STREET FRONTAGE REQUIREMENTS SUBTOTAL:					619

D. Paved areas. As indicated in Figure 390-0906, paved areas on certain lots developed after the effective date of this chapter must contain a minimum amount of landscaping within 10 feet of the paved area. The intent is to require a continuous visual screen of parking areas from public rights-of-way at a minimum height of 40 inches.

1. A minimum of 360 square feet of landscaped area, which shall be located within 10 feet of the paved area, is required for the placement of every 100 paved area landscaping points. Said area does not have to be provided in one contiguous area. Sample configurations are depicted in Figure 390-0904 above. Plants used to fulfill this requirement shall visually screen parking, loading, and circulation areas from view from public streets. Paved area landscaping shall be installed and permanently maintained in conformity with the requirements § 390-0912.

   Response: Per zoning requirements for paved areas, our project is required to meet or exceed a minimum of 1,272 landscape points. We estimate that the design per plan would provide approximately 6,777 landscaping points within 10' of the paved areas.

2. For every 20 off-street parking stalls or 10,000 square feet of pavement (whichever yields the greater landscaping requirement) located in a development, the landscaping installed shall at a minimum meet the number of landscaping points specified in Figure 390-0906. The actual number of points required for such landscaping shall be computed on a prorated basis, and installed and maintained per the requirements of § 390-0912.

   Response: Per zoning requirements for paved area, our project is required to meet or exceed a minimum of 1,272 landscape points.

3. A minimum of 30% of all points shall be devoted to shade or tall trees, or a combination of such trees, and a minimum of 40% of all points shall be devoted to shrubs.

   Response: See chart below for percentage and points breakdown.

LANDSCAPE POINTS PROVIDED					
PAVED AREAS					
VEGETATION TYPE	**QTY**	**UNIT**	**POINTS PER UNIT**	**POINTS**	**% OF TOTAL POINTS**
SHADE TREE	39	EA	75	2925	43%
TALL DECIDUOUS TREE	9	EA	30	270	4%
MEDIUM DECIDUOUS TREE	7	EA	15	105	2%
LOW DECIDUOUS TREE	17	EA	10	170	3%
TALL EVERGREEN TREE	20	EA	40	800	12%
MEDIUM EVERGREEN TREE	16	EA	20	320	5%
TALL DECIDUOUS SHRUB	69	EA	5	345	5%
MEDIUM DECIDUOUS SHRUB	105	EA	3	315	5%
LOW DECIDUOUS SHRUB	95	EA	1	95	1%
TALL/MEDIUM EVERGREEN SHRUB	115	EA	5	575	8%
LOW EVERGREEN SHRUB	19	EA	3	57	1%
PERENNIAL PLANTINGS	16,005	SF	0.05	800	12%
TOTAL POINTS PROVIDED:				6,777	100%

4. Parking lot design shall employ interior landscaped islands with a minimum of 350 square feet at all parking aisle ends, and in addition, shall provide a minimum of one landscaped island of a minimum of 350 square feet in each parking aisle for every 20 cars in that aisle. Aisle-end islands shall count toward meeting this requirement. Landscaped medians shall be used to break large parking areas into distinct pods, with a maximum of 100 spaces in any one pod.

   Response: Per zoning requirement, the proposed parking lots comply with all design requirements.

Below chart is provided on FDP Submittal Landscape Plans, Sheet 0-02.

		PAVED AREA	QTY	UNIT	POINTS REQUIRED
PAVED AREAS	80 POINTS PER 10,000 SF OF PAVED AREA	VIP PARKING LOT	18,656	SF	149
		RACQUET CENTER PARKING LOT	28,601	SF	229
		RETREAT CENTER PARKING (NORTH LOT , STAGING LOT, & PATH)	49,329	SF	395
		NORTH & SOUTH PARKING LOTS	21,407	SF	171
		TWO TRACK ROAD THROUGH COTTAGES (INCLUDING GRASS BLOCK MEDIAN)	36,078	SF	289
		LODGE DROP OFF & CART PATH	17,090	SF	137
		CART BARN PARKING	2,973	SF	24
		MANTENANCE ROAD	3,560	SF	28
PAVED AREA REQUIREMENTS SUBTOTAL:					1,272

E. Developed lots. As indicated in Figure 390-0906, lots developed after the effective date of this chapter must contain a minimum amount of landscaping.

1. Landscaping required by this subsection is most effective if located away from those areas required for landscaping as building foundations, street frontages, paved areas, protected green space areas, reforestation areas, or buffer yards.

   Response: Per zoning requirements, calculation based on areas outside of the required building foundations, street frontages, paved areas, protected green space areas, reforestation areas, and buffer yards.

2. The number of landscaping points specified in Figure 390-0906 shall be provided on a prorated basis for every 1,000 square feet of gross floor area, and installed and maintained per the requirements of 390-0912.

   Response: Per zoning requirements for developed lots, our project is required to meet or exceed a minimum of 2,800 landscape points.

3. The intent of this section is to provide yard shade and to require a visual screen of a minimum of six feet in height for all detached exterior appurtenances (such as HVAC, utility boxes, standpipes, stormwater discharge pipes and other pipes).

Response: Per zoning requirements, plantings strategically placed in areas throughout the site to screen utility areas. Buffer plantings requested in GDP phase have been provided for screening along east property line adjacent to proposed cabins.

Below chart is provided on FDP Submittal Landscape Plans, Sheet 0-02.

		AREA	QTY	UNIT	POINTS REQUIRED
DEVELOPED LOTS	20 POINTS PER 1,000 SF OF PAVED AREA	RACQUET PAVILION	3,441	SF	69
		RETREAT CENTER	10,135	SF	203
		BANDSHELL (AMPHITHEATER)	4,531	SF	91
		LODGE	60,051	SF	1201
		CART BARN	1,897	SF	38
		SPA	13,742	SF	275
		POOL PAVILION & SHED	1,959	SF	39
		COTTAGES 1-26	44,265	SF	885
				DEVELOPED LOT REQUIREMENTS SUBTOTAL:	2,800

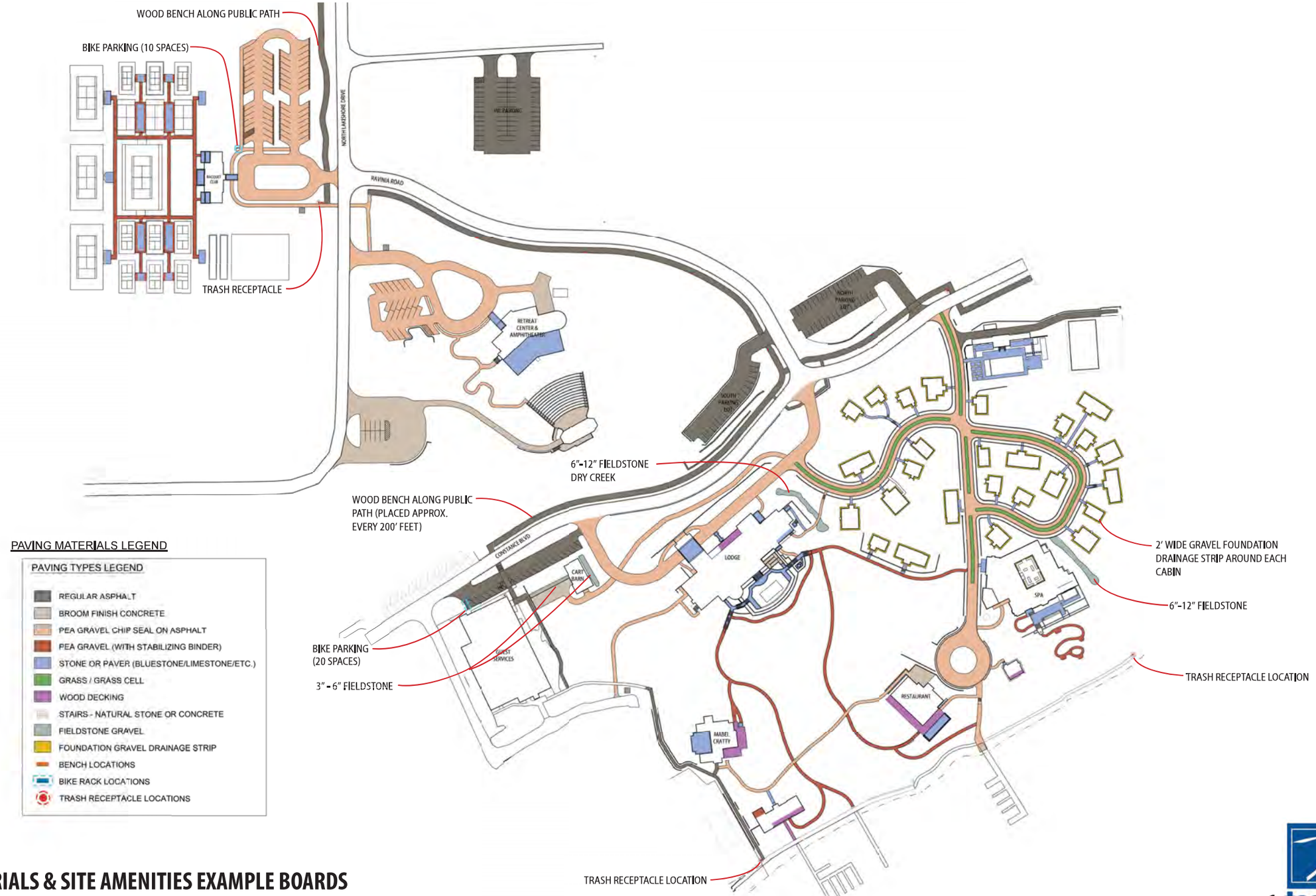
SUMMARY

REQUIRED LANDSCAPE POINTS	
ZONING DISTRICT: P&I PUBLIC AND INSTITUTIONAL	
TOTAL REQUIRED POINTS:	7,264

TOTAL LANDSCAPE POINTS PROVIDED

VEGETATION TYPE	QTY	UNIT	POINTS PER UNIT	POINTS	% OF TOTAL POINTS
SHADE TREE	81	EA	75	6075	20%
TALL DECIDUOUS TREE	51	EA	30	1530	5%
MEDIUM DECIDUOUS TREE	44	EA	15	660	2%
LOW DECIDUOUS TREE	138	EA	10	1380	5%
TALL EVERGREEN TREE	138	EA	40	5520	18%
MEDIUM EVERGREEN TREE	126	EA	20	2520	8%
LOW EVERGREEN TREE	86	EA	12	1032	3%
TALL DECIDUOUS SHRUB	548	EA	5	2740	9%
MEDIUM DECIDUOUS SHRUB	934	EA	3	2802	9%
LOW DECIDUOUS SHRUB	638	EA	1	638	2%
TALL/MEDIUM EVERGREEN SHRUB	324	EA	5	1620	5%
LOW EVERGREEN SHRUB	380	EA	3	1140	4%
PERENNIAL PLANTINGS	51,731	SF	0.05	2587	9%
			TOTAL POINTS PROVIDED:	30,244	100%

PAVING MATERIALS & SITE AMENITY LOCATIONS KEY MAP



PAVING MATERIALS & SITE AMENITIES EXAMPLE BOARDS

THE PRESERVE | VILLAGE OF WILLIAMS BAY | JANUARY 2026

PAVING MATERIAL IMAGES



REGULAR ASPHALT PATH & PARKING



BROOM FINISH CONCRETE



PEA GRAVEL CHIP SEAL ON ASPHALT OR WASHED AGGREGATE CONCRETE
(COLOR: TAN/BEIGE)







ROUNDED & FRACTURED WASHED PEA GRAVEL
(1/8"-3/8" DIAMETER; COLOR: TAN/BEIGE;
WITH & WITHOUT BINDER)

PAVING MATERIAL IMAGES

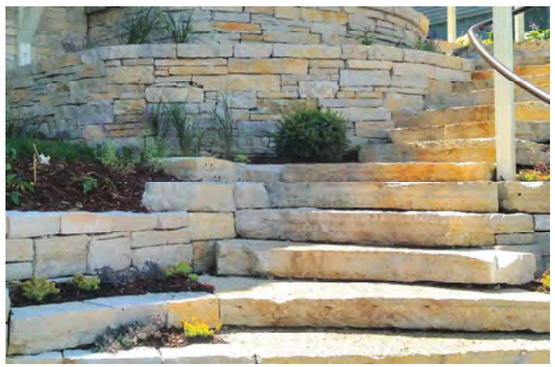






STONE TERRACES AT POOL, SPA, MABEL CRATTY, LODGE, RETREAT CENTER, & RACQUET PAVILION
(BLUESTONE: NATURAL CLEFT FINISH, SELECT BLUE COLOR IN RANDOM ASHLAR PATTERN;
BANDING: EDEN DIMENSIONAL FLAGSTONE)







STONE WALLS & STAIRS
(CHILTON SNAP EDGE)





DRY LAID STONE WALLS
(MATCH STONE TO EXISTING WALL ALONG LAKESHORE DRIVE)



GRASS PAVER CELL SYSTEM
(TUFFTRACK GRASS PAVERS OR SIMILAR)

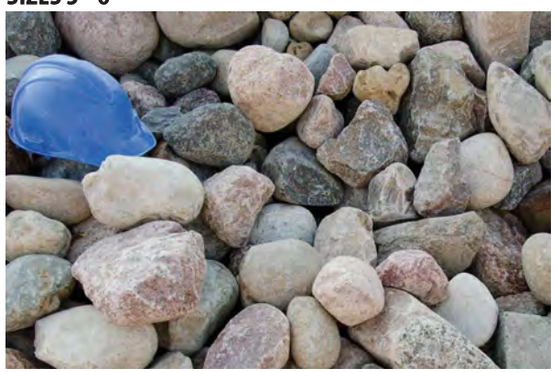
PAVING MATERIAL IMAGES



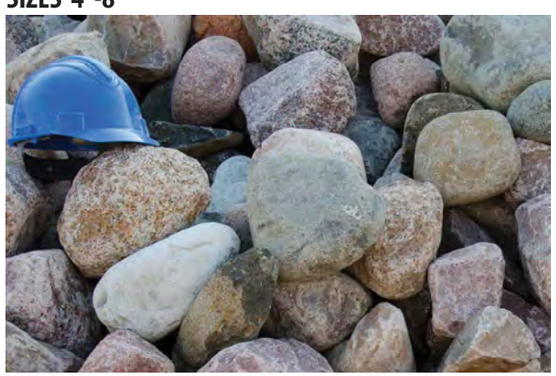
ROUNDED FIELDSTONE DRY CREEK



SIZES 3"-6"



SIZES 4"-8"



SIZES 8"-12"

ROUNDED FIELDSTONE DRY CREEK
(FROM KAFKA GRANITE OR SIMILAR)





GRAVEL DRAINAGE STRIP
(COLOR: AMERICAN HERITAGE;
SIZE: 1-1/2"=3" FROM KAFKA GRANITE OR SIMILAR)

SITE AMENITY EXAMPLE IMAGES



METAL BIKE RACK



WOOD BENCH



WOOD TRASH RECEPTACLE

THE PRESERVE AT WILLIAMS BAY

LANDSCAPE PLANS FOR FINAL DEVELOPMENT PLAN (FDP)SUBMITTAL

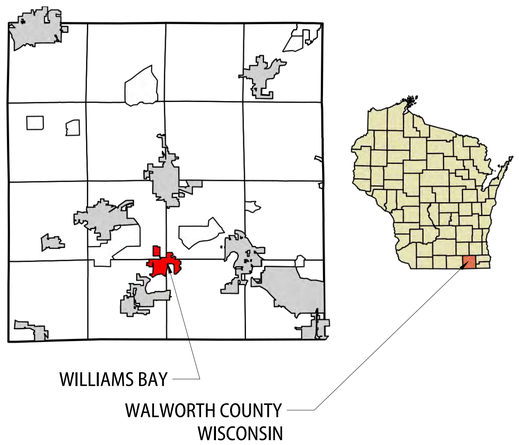


CONCEPTUAL AERIAL FOR THE PRESERVE AT WILLIAMS BAY

January 5, 2026

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NOTE: SEE TREE INVENTORY, PROTECTION, & REMOVALS ANALYSIS PLANS FOR TREE PROTECTION & REMOVALS EXHIBITS & TREE REPLACEMENT REQUIREMENT CALCULATIONS.



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TO OBTAIN LOCATIONS OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

DIGGERS HOTLINE

CALL DIGGERS HOTLINE
811 or 1-800-242-8511
MILW. AREA 259-1181
WIS STATUTE 182.0175(1974)
REQUIRES MIN. 3 WORK DAYS
NOTICE BEFORE YOU EXCAVATE

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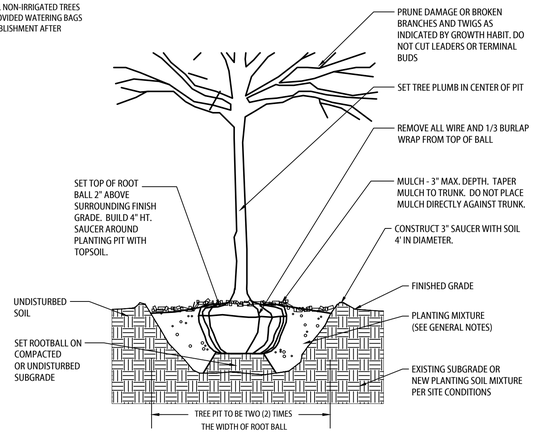
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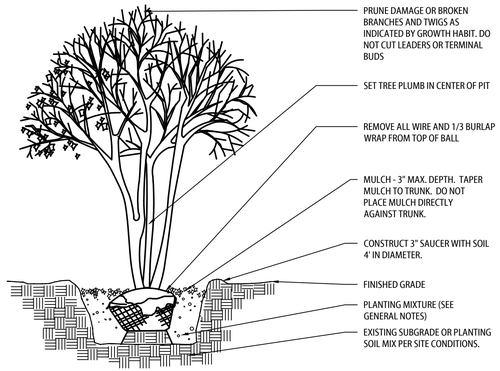
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NOTE: ALL NON-IRRIGATED TREES TO BE PROVIDED WATERING BAGS FOR ESTABLISHMENT AFTER INSTALL.



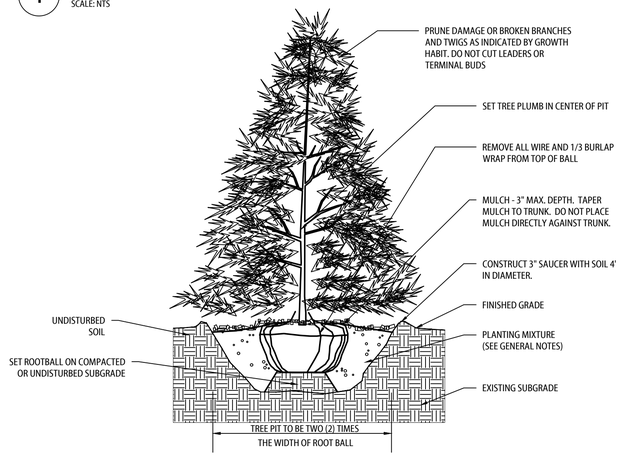
1 TYP. DECIDUOUS TREE PLANTING DETAIL

SCALE: NTS



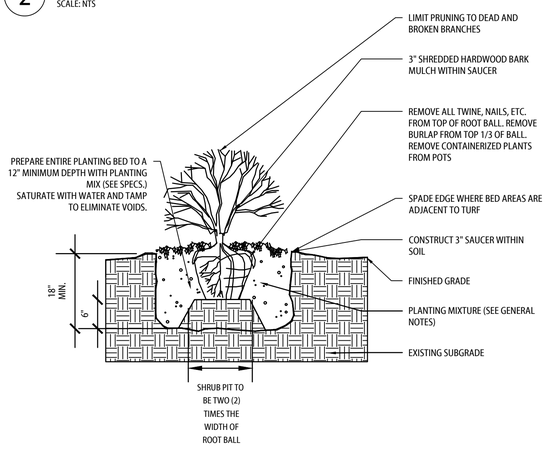
2 TYP. ORNAMENTAL TREE PLANTING DETAIL

SCALE: NTS



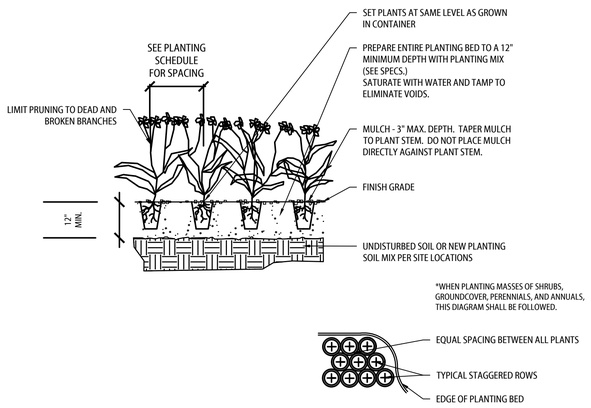
3 TYP. EVERGREEN TREE PLANTING DETAIL

SCALE: NTS



4 TYP. SHRUB PLANTING DETAIL

SCALE: NTS



5 TYP. PERENNIAL PLANTING DETAIL

SCALE: NTS

LANDSCAPE GENERAL NOTES:

1. PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES, CONTRACTOR SHALL NOTIFY DIGGERS HOTLINE (811) OR (800) 242.8511 TO DETERMINE THE LOCATION OF ANY UNDERGROUND UTILITIES, WHICH MAY AFFECT PROPOSED SITE WORK. CONTRACTOR SHALL NOTIFY THE OWNER/LANDSCAPE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES, OBSTACLES AND/OR PROBLEMS.
2. VERIFICATION OF DIMENSIONS AND GRADES, BOTH EXISTING AND PROPOSED, SHALL BE THE CONTRACTOR'S RESPONSIBILITY PRIOR TO COMMENCEMENT OF WORK. THE CONTRACTOR SHALL NOTIFY THE OWNER/LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
3. ALL SURFACE DRAINAGE SHALL BE DIRECTED AWAY FROM STRUCTURES. SURFACE DRAINAGE SHALL BE DIRECTED TO EXISTING CATCH BASINS DESIGNATED FOR THE COLLECTION OF SURFACE RUN-OFF.
4. PLANT MATERIAL SIZES SHOWN ON PLANT SCHEDULE ARE MINIMUM ACCEPTABLE SIZES. ALL PLANT MATERIAL SHALL BE OF SPECIMEN QUALITY. NO 'PARK GRADE' MATERIAL WILL BE ACCEPTED.
5. ALL PLANT MATERIAL SHALL BE OBTAINED FROM AN APPROVED NURSERY WITH COMPATIBLE SOIL CONDITIONS TO THE FUTURE SITE.
6. ALL PLANT MATERIAL SHALL CONFORM TO AMERICAN STANDARD FOR NURSERY STOCK AS SPONSORED BY THE AMERICAN ASSOCIATION OF NURSERYMEN AND APPROVED BY THE AMERICAN NATIONAL STANDARDS INSTITUTE, INC. (ANSI) AND WISCONSIN LANDSCAPE CONTRACTORS ASSOCIATION (WLCA)
7. IF SPECIFIED SPECIES AND/ OR QUALITY OF PLANTS ARE NOT AVAILABLE AT THE TIME OF ORDERING, THE LANDSCAPE ARCHITECT, AT HIS/HER DISCRETION, MAY SUBSTITUTE SIMILAR PLANTS WITH THE SAME WHOLESALE VALUE.
8. ALL PLANTS TO BE BALLED IN BURLAP (B&B) OR CONTAINER GROWN (CG) AS SPECIFIED IN PLANT SCHEDULE. ALL NYLON/PLASTIC/BURLAP ROOT WRAPPING MATERIAL AND METAL WIRE BASKETS SHALL BE REMOVED.
9. SOIL TO BE USED FOR THE PLANTING MEDIUM FOR THE PROJECT SHALL BE FERTILE, WELL-DRAINED, OF UNIFORM QUALITY, FREE OF STONES OVER 1" IN DIAMETER, STICKS, OILS, CHEMICALS, PLASTER, CONCRETE AND OTHER DELETERIOUS MATERIAL.
10. ALL LANDSCAPE MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE CODES AND ORDINANCES.
11. ALL LANDSCAPE MATERIALS SHALL BE INSTALLED IN CONFORMANCE WITH THE ACCEPTED INDUSTRY'S STANDARD 'BEST MANAGEMENT PRACTICE' TECHNIQUES AS IDENTIFIED BY THE WISCONSIN LANDSCAPE CONTRACTORS ASSOCIATION (WLCA).
12. THE OWNER AND/OR LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT ANY PLANT MATERIAL IN POOR CONDITION/FORM OR NOT INSTALLED ACCORDING TO 'BEST MANAGEMENT PRACTICE' TECHNIQUES.
13. THE LANDSCAPE CONTRACTOR SHALL PREPARE PLANTING BEDS BY ADDING SOIL AMENDMENTS TO TOPSOIL MIX IN THE FOLLOWING QUANTITIES: TOPSOIL MIX FOR TREES & SHRUBS SHALL BE THREE (3) PARTS TOPSOIL, ONE (1) PART PEAT, AND ONE (1) PART SAND. TOPSOIL MIX FOR PERENNIALS & GROUNDCOVER SHALL BE THREE (3) PARTS TOPSOIL, ONE (1) PART SAND, AND TWO (2) PARTS COMPOST.
14. ALL WOODY PLANTINGS TO RECEIVE 3" OF SHREDDED HARDWOOD MULCH. ALL HERBACEOUS PLANTINGS TO RECEIVE 2" OF LEAF COMPOST.
15. CONTRACTOR SHALL WATER PLANTS IMMEDIATELY AFTER PLANTING. FLOODING PLANTS TWICE DURING FIRST TWENTY-FOUR HOURS AFTER PLANTING.
16. ALL ROAD AND WALK SURFACES SHALL BE KEPT CLEAR OF MUD AND DEBRIS AT ALL TIMES.
17. CONTRACTOR SHALL REPAIR IN KIND ANY AREAS DAMAGED AS A RESULT OF LANDSCAPE OPERATIONS.
18. GUARANTEE SPECIFICATIONS ARE AS FOLLOWS: THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A BONDED WRITTEN ONE-YEAR WARRANTY AGREEMENT BEGINNING ON THE FIRST DAY OF THE OWNER'S POSSESSION. THIS AGREEMENT SHALL PROVIDE FOR THE REPLACEMENT OF DEAD OR DYING PLANT MATERIAL. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A TYPEWRITTEN LIST OF SPECIFIC MAINTENANCE INSTRUCTIONS FOR EACH TYPE OF PLANT INSTALLED WITH THE WRITTEN AGREEMENT AND BOND.
19. EROSION CONTROL BLANKETS REQUIRED ON ALL SLOPES GREATER THAN 3:1 AND NEWLY GRADED OR DISTURBED SOIL.
20. OWNER RESERVES THE RIGHT TO ADJUST PLANT MATERIAL LOCATIONS TO MEET SITE CONDITIONS AND ADD SELECTIVE SUPPLEMENTAL PLANTINGS IN ADDITION TO THE REQUIRED FDP QUANTITIES TO ADDRESS SITE CONDITIONS, SCREENING, & BUFFERING.

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2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

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issue date January 5, 2026

sheet name
LANDSCAPE NOTES & DETAILS

sheet number
0-01

LANDSCAPE ORDINANCE SUMMARY

REQUIRED LANDSCAPE POINTS

ZONING DISTRICT: P&I PUBLIC AND INSTITUTIONAL

BUILDING FOUNDATION — 40 POINTS PER 100 LF OF BUILDING FOUNDATION

BUILDING	QTY	UNIT	POINTS REQUIRED
RACQUET PAVILION	265	LF	106
POOL PAVILION & SHED	331	LF	132
RETREAT CENTER	407	LF	163
AMPHITHEATER	180	LF	72
LODGE	806	LF	322
CART BARN	191	LF	76
SPA	537	LF	215
COTTAGES 1 -26	3,713	LF	1485
BUILDING FOUNDATION REQUIREMENTS SUBTOTAL:			2572

STREET FRONTAGE — 40 POINTS PER 100 LF OF BUILDING FOUNDATION

STREET	QTY	UNIT	POINTS REQUIRED
NORTH LAKE SHORE DR. AT RACQUET CENTER	500	LF	200
NORTH LAKE SHORE DR. AT VIP PARKING	180	LF	72
NORTH LAKE SHORE DR. AT RETREAT CENTER & AMPHITHEATER	522	LF	209
PRIVATE ROAD AT LODGE AND CART BARN	NA	LF	NONE
PRIVATE ROAD AT SPA	NA	LF	NONE
CONSTANCE BLVD. AT POOL PAVILION & SHED	145	LF	58
CONSTANCE BLVD. AT COTTAGES 1-26	200	LF	80
STREET FRONTAGE REQUIREMENTS SUBTOTAL:			619

PAVED AREAS — 80 POINTS PER 10,000 SF OF PAVED AREA

PAVED AREA	QTY	UNIT	POINTS REQUIRED
VIP PARKING LOT	18,656	SF	149
RACQUET CENTER PARKING LOT	28,601	SF	229
RETREAT CENTER PARKING (NORTH LOT , STAGING LOT, & PATH)	49,329	SF	395
NORTH & SOUTH PARKING LOTS	21,407	SF	171
TWO TRACK ROAD THROUGH COTTAGES (INCLUDING GRASS BLOCK MEDIAN)	36,078	SF	289
LODGE DROP OFF & CART PATH	17,090	SF	137
CART BARN PARKING	2,973	SF	24
MANTENANCE ROAD	3,560	SF	28
PAVED AREAS REQUIREMENTS SUBTOTAL:			1272

DEVELOPED LOTS — 20 POINTS PER 1,000 SF OF PAVED AREA

AREA	QTY	UNIT	POINTS REQUIRED
RACQUET PAVILION	3,441	SF	69
RETREAT CENTER	10,135	SF	203
BANDSHELL (AMPHITHEATER)	4,531	SF	91
LODGE	60,051	SF	1201
CART BARN	1,897	SF	38
SPA	13,742	SF	275
POOL PAVILION & SHED	1,959	SF	39
COTTAGES 1-26	44,265	SF	885
DEVELOPED LOT REQUIREMENTS SUBTOTAL:			2800

TOTAL REQUIRED POINTS: 7,264

LANDSCAPE POINTS PROVIDED

VEGETATION TYPE	QTY	UNIT	POINTS PER UNIT	POINTS	% OF TOTAL POINTS
SHADE TREE	81	EA	75	6075	20%
TALL DECIDUOUS TREE	51	EA	30	1530	5%
MEDIUM DECIDUOUS TREE	44	EA	15	660	2%
LOW DECIDUOUS TREE	138	EA	10	1380	5%
TALL EVERGREEN TREE	138	EA	40	5520	18%
MEDIUM EVERGREEN TREE	126	EA	20	2520	8%
LOW EVERGREEN TREE	86	EA	12	1032	3%
TALL DECIDUOUS SHRUB	548	EA	5	2740	9%
MEDIUM DECIDUOUS SHRUB	934	EA	3	2802	9%
LOW DECIDUOUS SHRUB	638	EA	1	638	2%
TALL/MEDIUM EVERGREEN SHRUB	324	EA	5	1620	5%
LOW EVERGREEN SHRUB	380	EA	3	1140	4%
PERENNIAL PLANTINGS	51,731	SF	0.05	2587	9%
TOTAL POINTS PROVIDED:				30,244	100%

NOTE:
PLANT QUANTITIES AND PLANT TYPES ARE MEETING WILLIAMS BAY LANDSCAPE ORDINANCE REQUIREMENTS BASED ON A CUMULATIVE TOTAL FOR THE OVERALL SITE AREA.

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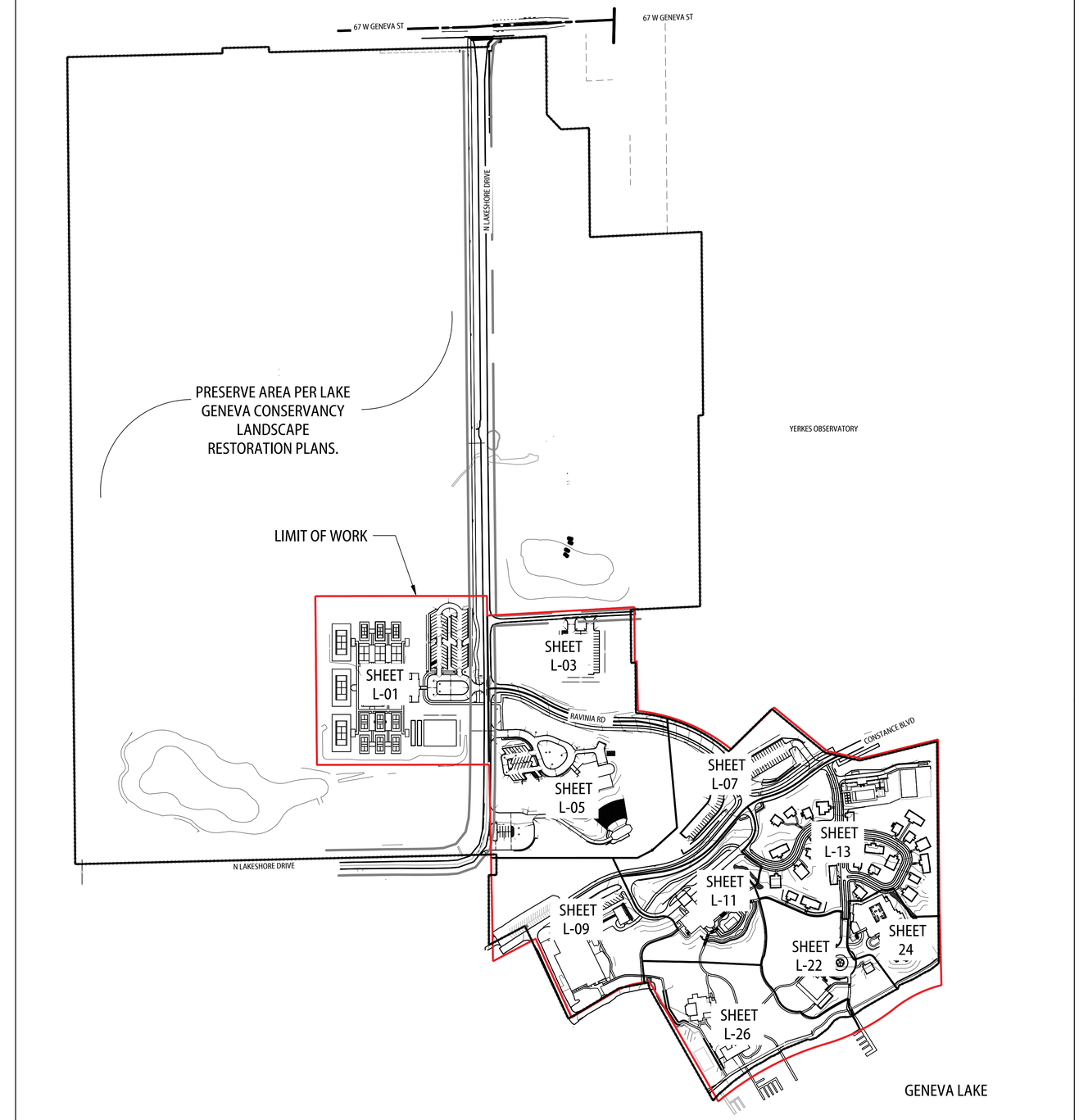
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sheet name
LANDSCAPE ORDINANCE SUMMARY

sheet number
0-02



OVER ALL KEY PLAN

SCALE: 1"=200'

0 100' 200' 400'

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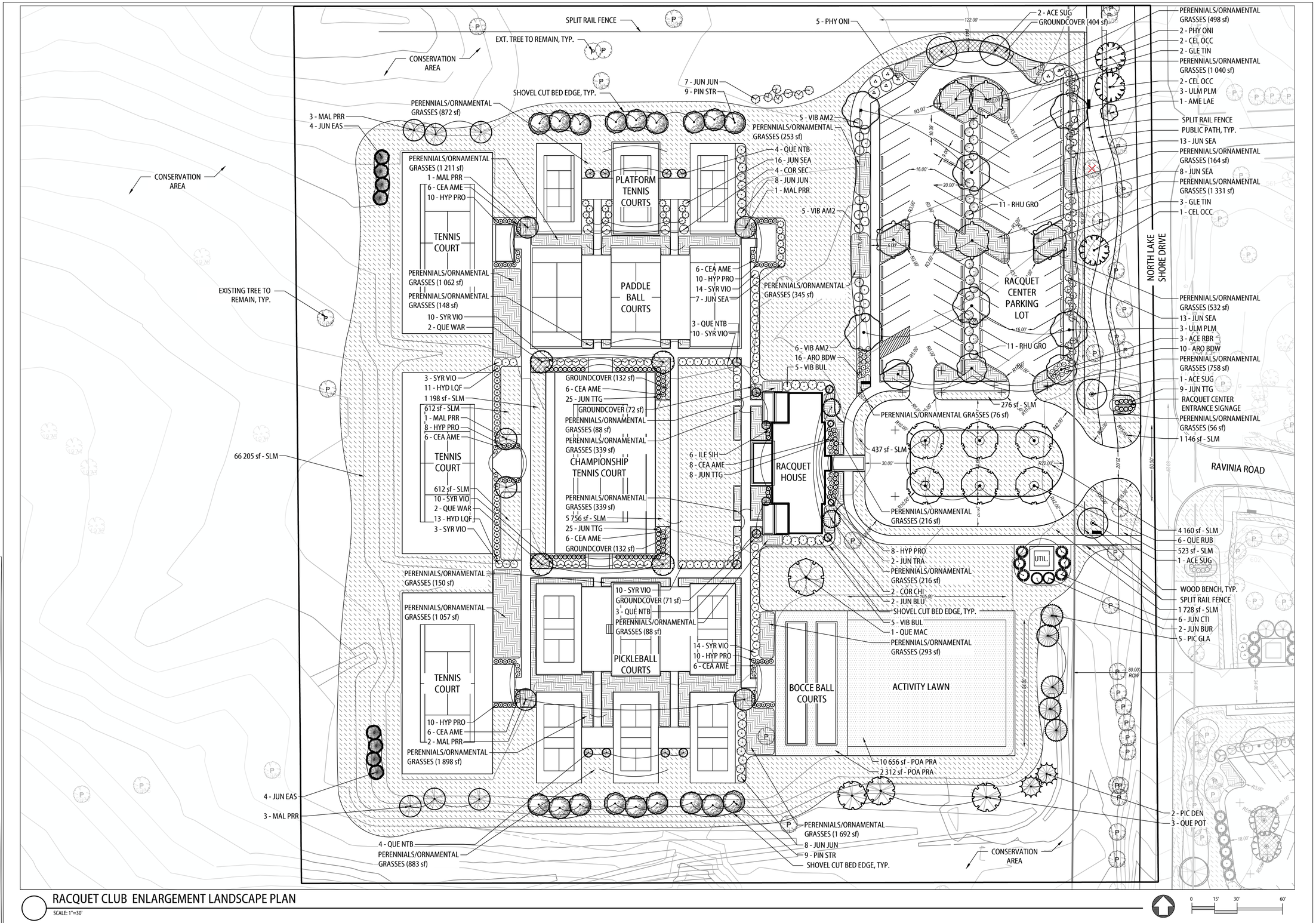
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pm NP la DO cad LC / AL

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sheet name
LANDSCAPE KEY PLAN

sheet number
L-00



RACQUET CLUB ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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sheet name
RACQUET CENTER ENLARGEMENT

sheet number
L-01

PLANT SCHEDULE RACQUET CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	GLE TIN	5	GLEDITSIA TRIACANTHOS INERMIS / THORNLESS HONEY LOCUST	2" CAL.	B&B
	QUE POT	3	QUERCUS ELLIPSOIDALIS 'DURMARG' / SHOOTING STAR™ NORTHERN PIN OAK	2" CAL.	B&B
	QUE MAC	1	QUERCUS MACROCARPA / BURR OAK	2" CAL.	B&B
	QUE RUB	6	QUERCUS RUBRA / RED OAK	2" CAL.	B&B
	ULM PLM	6	ULMUS X 'NEW HORIZON' / NEW HORIZON ELM	2" CAL.	B&B
TALL DECIDUOUS TREE					
	ACE RBR	3	ACER RUBRUM / RED MAPLE	1 1/2"	B&B
	ACE SUG	4	ACER SACCHARUM / SUGAR MAPLE	1 1/2"	B&B
	CEL OCC	3	CELTIS OCCIDENTALIS / COMMON HACKBERRY	1 1/2"	B&B
	QUE NTB	14	QUERCUS ROBUR X BICOLOR 'NADLER' / KINDRED SPIRIT® OAK	1 1/2"	B&B
	QUE WAR	4	QUERCUS X WAREI 'LONG' / REGAL PRINCE OAK	1 1/2"	B&B
MEDIUM DECIDUOUS TREE					
	AME LAE	1	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
LOW DECIDUOUS TREE					
	COR CHI	2	CORNUS FLORIDA 'CHEROKEE CHIEF' / CHEROKEE CHIEF DOGWOOD	4` HT	B&B
	MAL PRR	12	MALUS X 'PRAIRIE ROSE' / PRAIRIE ROSE CRABAPPLE	4` HT	B&B
TALL EVERGREEN TREES					
	JUN EAS	8	JUNIPERUS VIRGINIANA / EASTERN REDCEDAR	5` HT.	B&B
	PIC GLA	5	PICEA GLAUCA / WHITE SPRUCE	5` HT.	B&B
	PIC DEN	2	PICEA GLAUCA `DENSATA` / BLACK HILLS SPRUCE	5` HT.	B&B
	PIN STR	18	PINUS STROBUS / WHITE PINE	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN CTI	6	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
	JUN BUR	2	JUNIPERUS VIRGINIANA 'BURKII' / BURK EASTERN REDCEDAR	4` HT	B&B
LOW EVERGREEN TREE					
	JUN BLU	2	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN TRA	2	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B

PLANT SCHEDULE RACQUET CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	COR SEC	4	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	PHY ONI	7	PHYSOCARPUS OPULIFOLIUS / COMMON NINEBARK	36" HT.	B&B/CG
	VIB BUL	10	VIBURNUM NUDUM 'BULK' / BRANDYWINE™ VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	ARO BDW	26	ARONIA MELANOCARPA 'UCONNAM166' / LOW SCAPE HEDGER® BLACK CHOKEBERRY	24" HT.	B&B/CG
	HYD LQF	26	HYDRANGEA PANICULATA 'SMHPLQF' / LITTLE QUICK FIRE® PANICLE HYDRANGEA	24" HT.	B&B/CG
	SYR VIO	76	SYRINGA PATULA 'JN UPRIGHT SELECT' / VIOLET UPRISING™ KOREAN LILAC	24" HT.	B&B/CG
	VIB AM2	16	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	CEA AME	50	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	HYP PRO	56	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	RHU GRO	22	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	JUN SEA	57	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	ILE SIH	6	ILEX GLABRA `ILEXFARROWTRACEY` / STRONGBOX® INKBERRY HOLLY	12" HT.	B&B/CG
	JUN JUN	23	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	JUN TTG	67	JUNIPERUS COMMUNIS 'SMNJCB' / TORTUGA® COMMON JUNIPER	12" HT.	B&B/CG

PLANT SCHEDULE RACQUET CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		1 009 SF	GROUNDCOVER	1 GAL.	24" O.C.
		13 850	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	POA PRA	12 968 SF	POA PRATENSIS / KENTUCKY BLUEGRASS	SEED	
	SLM	82 653 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

RACQUET CLUB PLANT SCHEDULE

FDP LANDSCAPE PLANS

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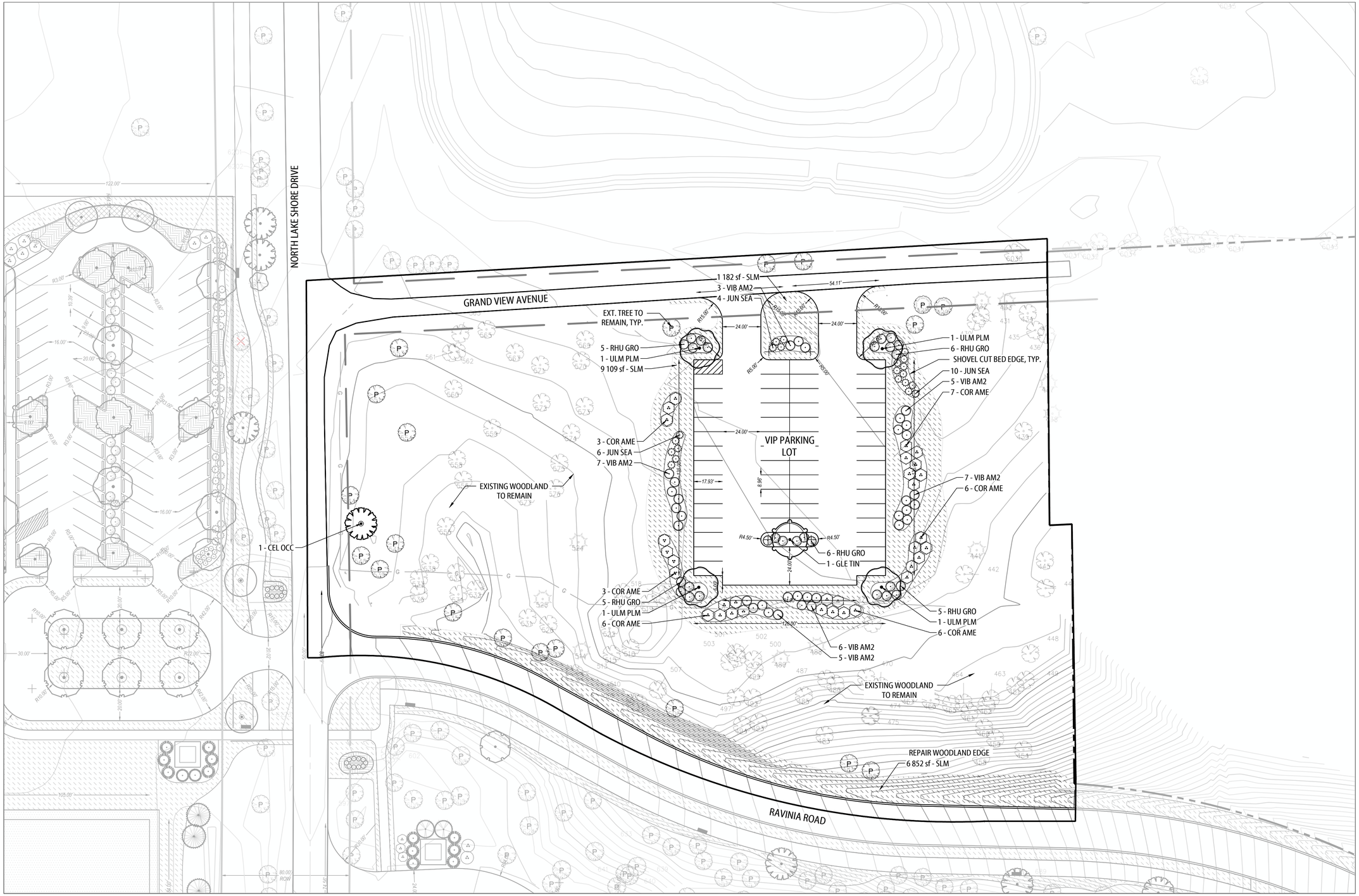
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RACQUET CENTER PLANT SCHEDULE

sheet number
L-02



VIP PARKING AREA ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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sheet name
VIP PARKING AREA

sheet number
L-03

PLANT SCHEDULE VIP PARKING

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	GLE TIN	1	GLEDITSIA TRIACANTHOS INERMIS / THORNLESS HONEY LOCUST	2" CAL.	B&B
	ULM PLM	4	ULMUS X 'NEW HORIZON' / NEW HORIZON ELM	2" CAL.	B&B
TALL DECIDUOUS TREE					
	CEL OCC	1	CELTIS OCCIDENTALIS / COMMON HACKBERRY	1 1/2"	B&B
TALL DECIDUOUS SHRUB					
	COR AME	32	CORYLUS AMERICANA / AMERICAN HAZELNUT	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	VIB AM2	33	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	RHU GRO	27	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	JUN SEA	21	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SOD/SEED					
	SLM	17 143 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

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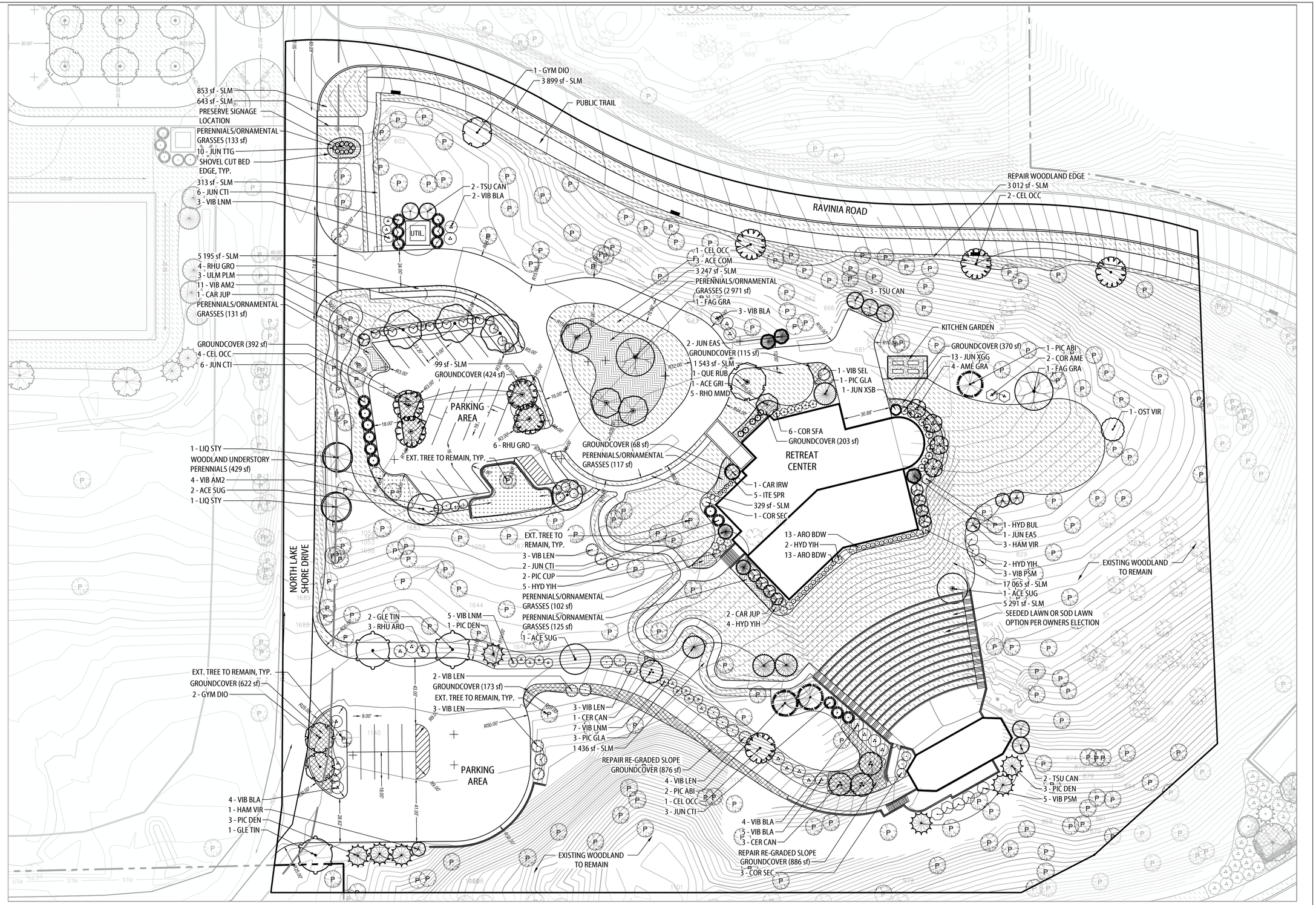
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VIP PARKING PLANT SCHEDULE

sheet number
L-04

VIP PARKING PLANT SCHEDULE



RETREAT CENTER AND AMPHITHEATER ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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RETREAT CENTER & AMPHITHEATER ENLARGEMENT

sheet number
L-05

PLANT SCHEDULE RETREAT CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	ACE COM	3	ACER SACCHARUM 'COMMEMORATION' / COMMEMORATION SUGAR MAPLE	2" CAL.	B&B
	FAG GRA	2	FAGUS GRANDIFOLIA / AMERICAN BEECH	2" CAL.	B&B
	GLE TIN	3	GLEDITSIA TRIACANTHOS INERMIS / THORNLESS HONEY LOCUST	2" CAL.	B&B
	GYM DIO	3	GYMNOCLADUS DIOICA 'ESPRESSO' / KENTUCKY COFFEETREE	2" CAL.	B&B
	LIQ STY	2	LIQUIDAMBAR STYRACIFLUA / SWEET GUM	2" CAL.	B&B
	QUE RUB	1	QUERCUS RUBRA / RED OAK	2" CAL.	B&B
	ULM PLM	3	ULMUS X 'NEW HORIZON' / NEW HORIZON ELM	2" CAL.	B&B
TALL DECIDUOUS TREE					
	ACE SUG	4	ACER SACCHARUM / SUGAR MAPLE	1 1/2"	B&B
	CEL OCC	8	CELTIS OCCIDENTALIS / COMMON HACKBERRY	1 1/2"	B&B
MEDIUM DECIDUOUS TREE					
	ACE GRI	1	ACER GRISEUM / PAPERBARK MAPLE	6` HT	B&B
	CAR IRW	1	CARPINUS CAROLINIANA 'WISCONSIN RED' / WISCONSIN RED MUSCLEWOOD	6` HT.	B&B
	CER CAN	4	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
	OST VIR	1	OSTRYA VIRGINIANA / AMERICAN HOPHORNBEAM	6` HT	B&B
LOW DECIDUOUS TREE					
	AME GRA	4	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	CAR JUP	9	CARPINUS CAROLINIANA `J.N. UPRIGHT` / FIRESPIRE® AMERICAN HORNBEAM	4` HT	B&B
	HAM VIR	4	HAMAMELIS VIRGINIANA / COMMON WITCH HAZEL	4`-6` HT., MULTI-STEM	B&B
TALL EVERGREEN TREES					
	JUN EAS	3	JUNIPERUS VIRGINIANA / EASTERN REDCEDAR	5` HT.	B&B
	PIC ABI	3	PICEA ABIES / NORWAY SPRUCE	5` HT.	B&B
	PIC CUP	2	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
	PIC GLA	4	PICEA GLAUCA / WHITE SPRUCE	5` HT.	B&B
	PIC DEN	7	PICEA GLAUCA `DENSATA` / BLACK HILLS SPRUCE	5` HT.	B&B
	TSU CAN	7	TSUGA CANADENSIS / EASTERN HEMLOCK	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN CTI	17	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
LOW EVERGREEN TREE					
	JUN XSB	1	JUNIPERUS X 'J.N SELECT BLUE' / STAR POWER JUNIPER	3'	B&B

PLANT SCHEDULE RETREAT CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	COR SEC	4	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	COR AME	2	CORYLUS AMERICANA / AMERICAN HAZELNUT	36" HT.	B&B/CG
	HYD BUL	1	HYDRANGEA PANICULATA 'BULK' / QUICK FIRE® PANICLE HYDRANGEA	36" HT.	B&B/CG
	RHU ARO	3	RHUS AROMATICA / FRAGRANT SUMAC	36" HT.	B&B/CG
	VIB SEL	1	VIBURNUM DENTATUM 'J.N. SELECT' / RED FEATHER® ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB LNM	15	VIBURNUM LANTANA `MOHICAN` / MOHICAN VIBURNUM	36" HT.	B&B/CG
	VIB LEN	15	VIBURNUM LENTAGO / NANNYBERRY	36" HT.	B&B/CG
	VIB BLA	18	VIBURNUM PRUNIFOLIUM / BLACKHAW VIBURNUM	36" HT.	B&B/CG
	VIB PSM	8	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	ARO BDW	26	ARONIA MELANOCARPA 'UCONNAM166' / LOW SCAPE HEDGER® BLACK CHOKEBERRY	24" HT.	B&B/CG
	COR SFA	6	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	HYD YIH	13	HYDRANGEA PANICULATA 'SMNHPPH' / LIMELIGHT PRIME® PANICLE HYDRANGEA	24" HT.	B&B/CG
	VIB AM2	15	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	ITE SPR	5	ITEA VIRGINICA 'SPRICH' / LITTLE HENRY® SWEETSPIRE	18" HT.	B&B/CG
	RHU GRO	10	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	RHO MMD	5	RHODODENDRON X `P.J.M. COMPACT` / PJM COMPACT RHODODENDRON	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	JUN TTG	10	JUNIPERUS COMMUNIS 'SMNJCB' / TORTUGA® COMMON JUNIPER	12" HT.	B&B/CG
	JUN XGG	13	JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER	12" HT.	B&B/CG

PLANT SCHEDULE RETREAT CENTER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		1 525 SF	WOODLAND UNDERSTORY PERENNIALS	1 GAL.	24" O.C.
		4 129 SF	GROUNDCOVER	1 GAL.	24" O.C.
		3 579 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	SLM	46 105 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

RETREAT CENTER & AMPHITHEATER PLANT SCHEDULE

SCALE: 1"=30'

FDP LANDSCAPE PLANS

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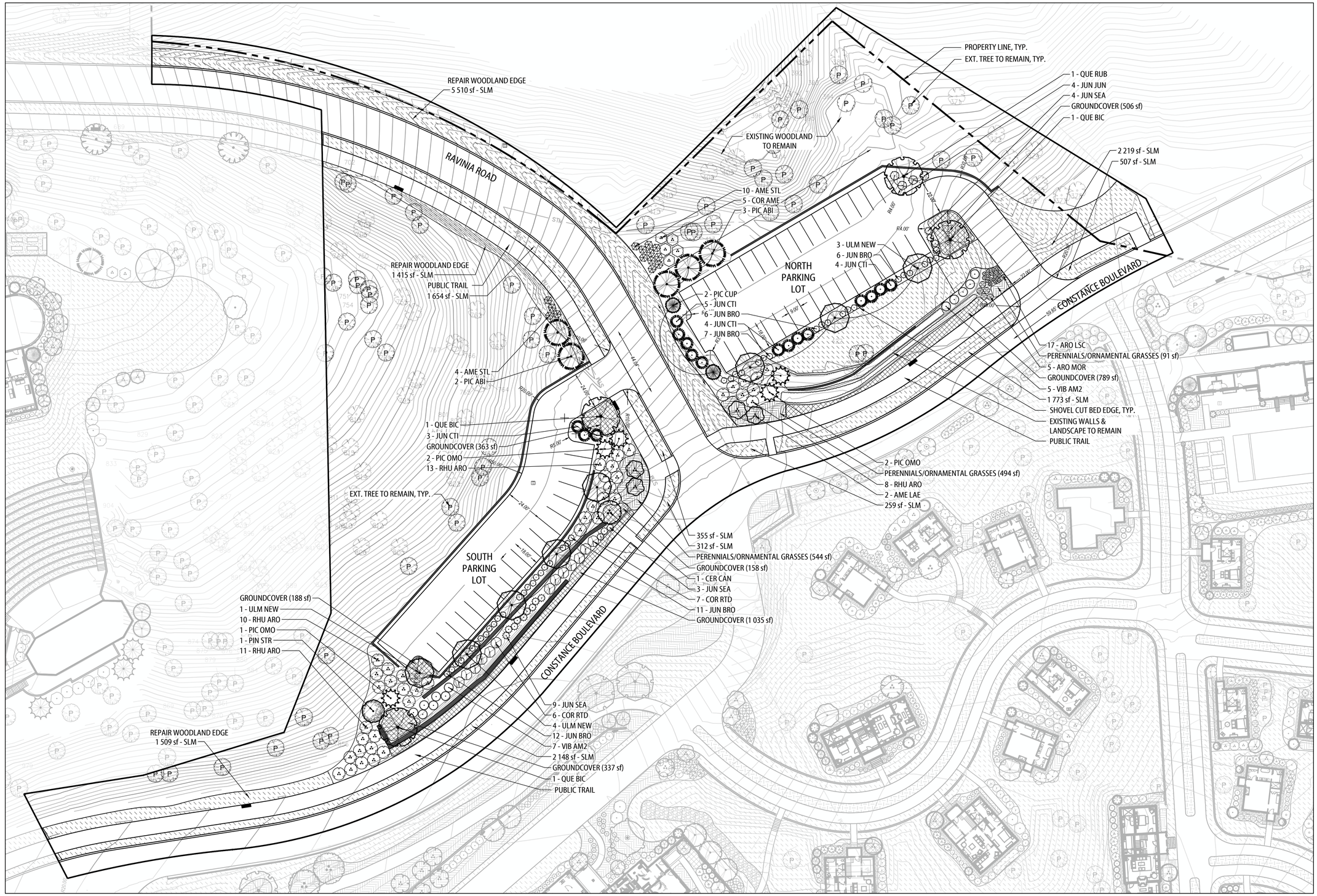
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sheet name
RETREAT CENTER & AMPHITHEATER PLANT SCHEDULE

sheet number
L-06



EVENT AND GUEST PARKING AREAS ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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EVENT AND GUEST PARKING ENLARGEMENT

sheet number
L-07

PLANT SCHEDULE PARKING LOTS

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	QUE BIC	4	QUERCUS BICOLOR / SWAMP WHITE OAK	2" CAL.	B&B
	ULM NEW	8	ULMUS AMERICANA 'NEW HARMONY' / NEW HARMONY AMERICAN ELM	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	AME LAE	4	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
	CER CAN	1	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
TALL EVERGREEN TREES					
	PIC ABI	5	PICEA ABIES / NORWAY SPRUCE	5` HT.	B&B
	PIC CUP	2	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
	PIC OMO	5	PICEA OMORIKA / SERBIAN SPRUCE	5` HT.	B&B
	PIN STR	1	PINUS STROBUS / WHITE PINE	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN CTI	16	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
TALL DECIDUOUS SHRUB					
	COR RTD	13	CORNUS SERICEA / RED TWIG DOGWOOD	36" HT.	B&B/CG
	COR AME	5	CORYLUS AMERICANA / AMERICAN HAZELNUT	36" HT.	B&B/CG
	RHU ARO	42	RHUS AROMATICA / FRAGRANT SUMAC	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	AME STL	14	AMELANCHIER STOLONIFERA / RUNNING SERVICEBERRY	24" HT.	B&B/CG
	ARO MOR	5	ARONIA MELANOCARPA 'MORTON' / IROQUOIS BEAUTY™ BLACK CHOKEBERRY	24" HT.	B&B/CG
	VIB AM2	12	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	ARO LSC	17	ARONIA MELANOCARPA 'UCONNAM165' / LOW SCAPE MOUND® BLACK CHOKEBERRY	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	JUN BRO	42	JUNIPERUS SABINA `BROADMOOR` / BROADMOOR JUNIPER	18" HT.	B&B/CG
	JUN SEA	16	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	JUN JUN	4	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG

PLANT SCHEDULE PARKING LOTS

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		3 376 SF	GROUNDCOVER	1 GAL.	24" O.C.
		1 129 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	SLM	18 387 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

GUEST & EVENT PARKING PLANT SCHEDULE

FDP LANDSCAPE PLANS

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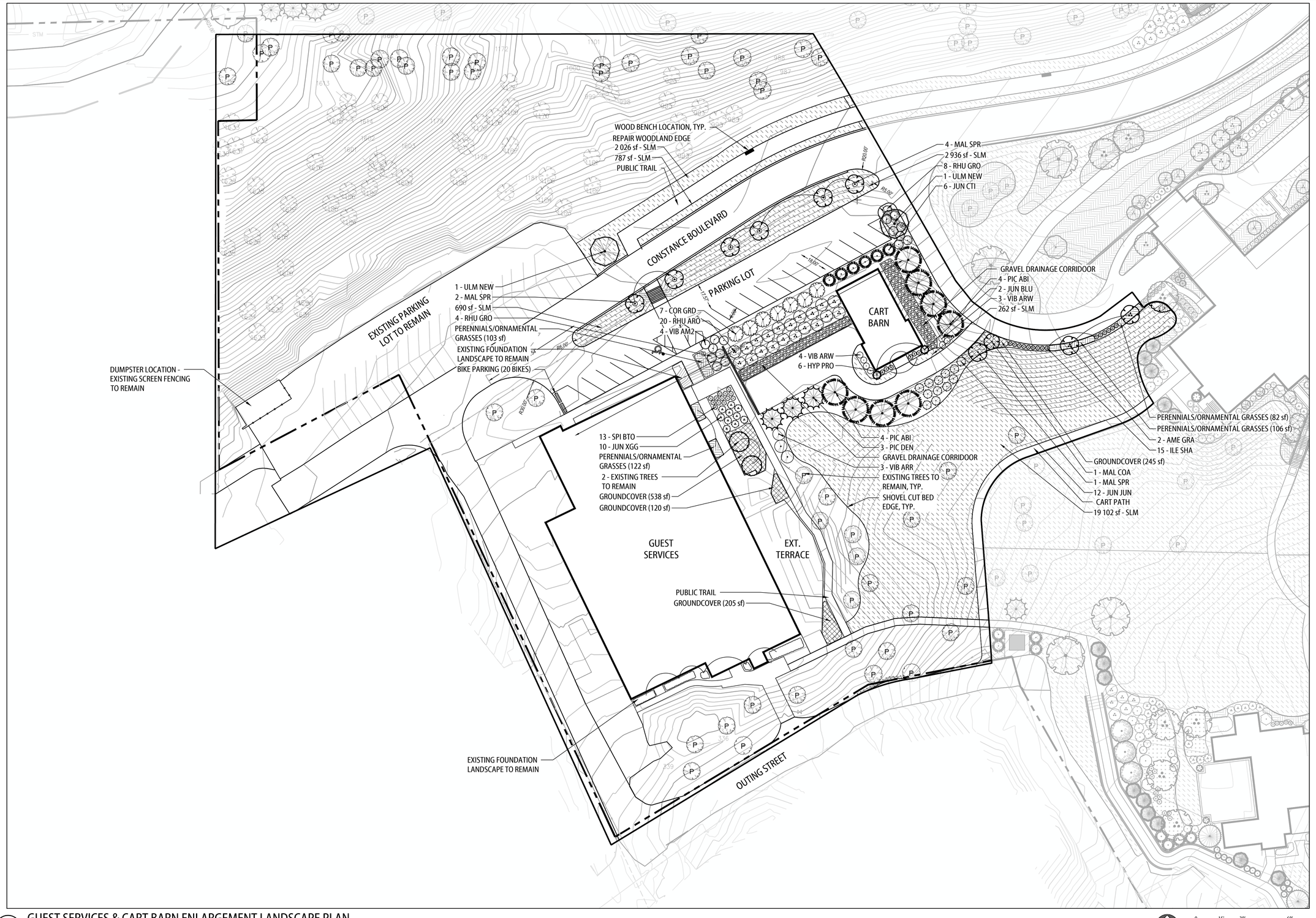
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2 11/01/2025	FDP RE-SUBMISSION
2 12/31/2025	FDP RE-SUBMISSION

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sheet name
EVENT & GUEST PARKING PLANT SCHEDULE

sheet number
L-08



GUEST SERVICES & CART BARN ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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GUEST SERVICES & CART BARN ENLARGEMENT

sheet number
L-09

PLANT SCHEDULE MAINT & CART BARN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	ULM NEW	2	ULMUS AMERICANA 'NEW HARMONY' / NEW HARMONY AMERICAN ELM	2" CAL.	B&B
LOW DECIDUOUS TREE					
	AME GRA	2	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	MAL COA	1	MALUS X 'CORALCOLE' / CORALBURST® CRABAPPLE	4` HT	B&B
	MAL SPR	7	MALUS X 'SPRING SNOW' / SPRING SNOW CRABAPPLE	4` HT	B&B
TALL EVERGREEN TREES					
	PIC ABI	8	PICEA ABIES / NORWAY SPRUCE	5` HT.	B&B
	PIC DEN	3	PICEA GLAUCA `DENSATA` / BLACK HILLS SPRUCE	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN CTI	6	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
LOW EVERGREEN TREE					
	JUN BLU	2	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
TALL DECIDUOUS SHRUB					
	COR GRD	7	CORNUS RACEMOSA / GRAY DOGWOOD	36" HT.	B&B/CG
	RHU ARO	20	RHUS AROMATICA / FRAGRANT SUMAC	36" HT.	B&B/CG
	VIB ARR	3	VIBURNUM DENTATUM / ARROWWOOD VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	VIB ARW	7	VIBURNUM DENTATUM 'CHRISTOM' / BLUE MUFFIN® ARROWWOOD VIBURNUM	24" HT.	B&B/CG
	VIB AM2	4	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	HYP PRO	6	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	RHU GRO	12	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
	SPI BTO	13	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	ILE SHA	15	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	JUN JUN	12	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	JUN XGG	10	JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER	12" HT.	B&B/CG

PLANT SCHEDULE MAINT & CART BARN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		1 108 SF	WOODLAND UNDERSTORY PERENNIALS	1 GAL.	24" O.C.
		413 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	SLM	25 803 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

GUESTSERVICES & CART BARN PLANT SCHEDULE

FDP LANDSCAPE PLANS

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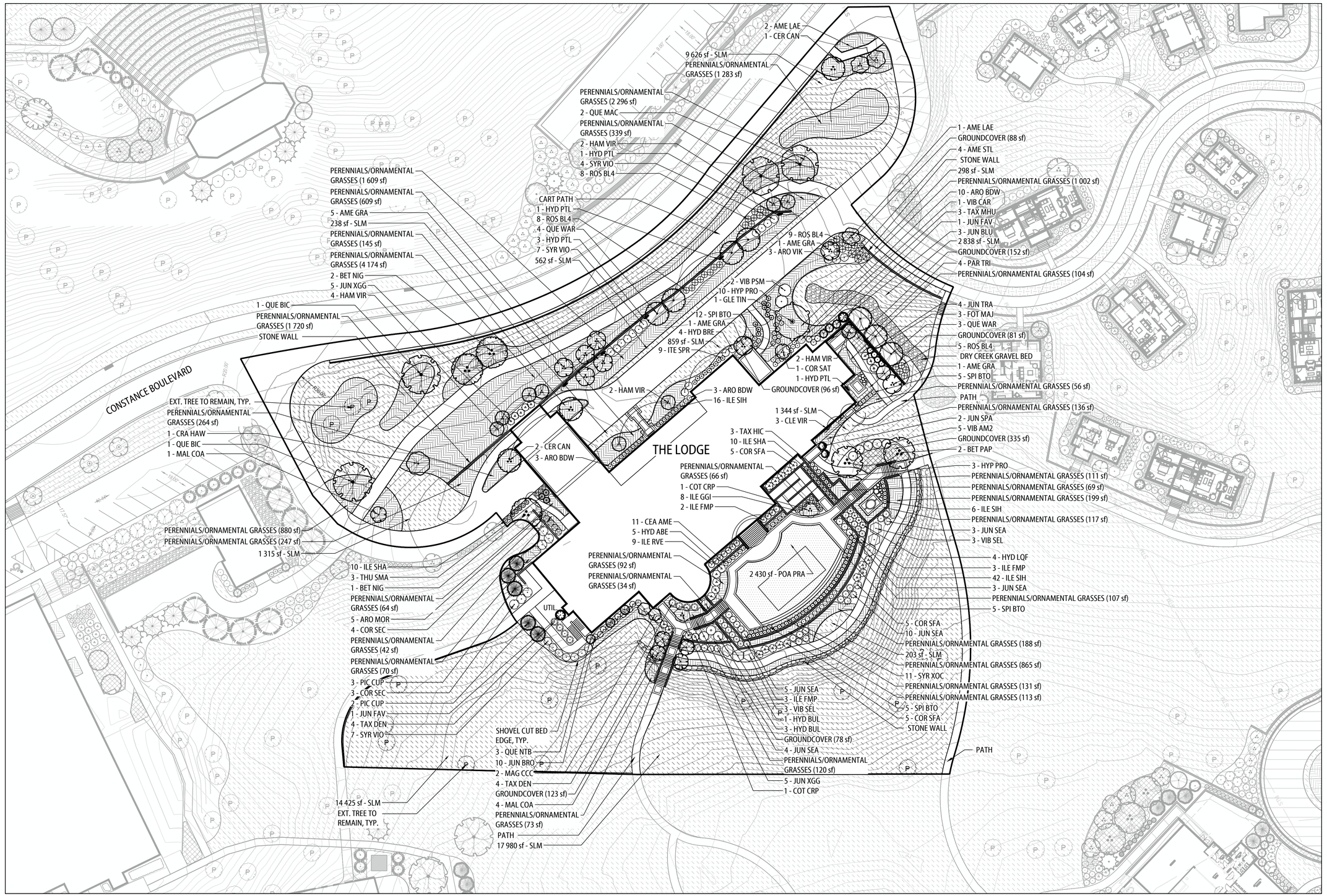
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GUEST SERVICES & CART BARN PLANT SCHEDULES

sheet number
L-10



THE LODGE ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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sheet name
THE LODGE ENLARGEMENT

sheet number
L-11

PLANT SCHEDULE THE LODGE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	BET NIG	3	BETULA NIGRA / RIVER BIRCH	2" CAL.	B&B
	BET PAP	2	BETULA PAPYRIFERA / PAPER BIRCH	6`-8` HT., MULTI-STEM	B&B
	GLE TIN	1	GLEDITSIA TRIACANTHOS INERMIS / THORNLESS HONEY LOCUST	2" CAL.	B&B
	QUE BIC	2	QUERCUS BICOLOR / SWAMP WHITE OAK	2" CAL.	B&B
	QUE MAC	2	QUERCUS MACROCARPA / BURR OAK	2" CAL.	B&B
TALL DECIDUOUS TREE					
	QUE NTB	3	QUERCUS ROBUR X BICOLOR 'NADLER' / KINDRED SPIRIT® OAK	1 1/2"	B&B
	QUE WAR	7	QUERCUS X WAREI 'LONG' / REGAL PRINCE OAK	1 1/2"	B&B
MEDIUM DECIDUOUS TREE					
	AME LAE	3	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
	CER CAN	3	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
LOW DECIDUOUS TREE					
	AME GRA	8	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	COR SAT	1	CORNUS KOUSA 'SATOMI' / SATOMI KOUSA DOGWOOD	4`-6` HT., MULTI-STEM	B&B
	CRA HAW	1	CRATAEGUS CRUSGALLI `CRUZAM` / CRUZAM THORNLESS COCKSPUR HAWTHORN	4` HT	B&B
	HAM VIR	10	HAMAMELIS VIRGINIANA / COMMON WITCH HAZEL	4`-6` HT., MULTI-STEM	B&B
	MAL COA	5	MALUS X 'CORALCOLE' / CORALBURST® CRABAPPLE	4` HT	B&B
TALL EVERGREEN TREES					
	PIC CUP	5	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN FAV	2	JUNIPERUS CHINENSIS 'FAIRVIEW' / FAIRVIEW JUNIPER	4` HT	B&B
	THU SMA	3	THUJA OCCIDENTALIS 'SMARAGD' / EMERALD GREEN ARBORVITAE	4` HT	B&B
ORNAMENTAL TREES					
	MAG CCC	2	MAGNOLIA STELLATA 'CENTENNIAL BLUSH' / CENTENNIAL BLUSH STAR MAGNOLIA	4` HT	B&B
LOW EVERGREEN TREE					
	JUN BLU	3	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN SPA	2	JUNIPERUS CHINENSIS 'SPARTAN' / SPARTAN JUNIPER	3'	B&B
	JUN TRA	4	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B

PLANT SCHEDULE THE LODGE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		999 SF	GROUNDCOVER	1 GAL.	24" O.C.
		18 416 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	POA PRA	2 430 SF	POA PRATENSIS / KENTUCKY BLUEGRASS	SEED	
	SLM	49 472 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

PLANT SCHEDULE THE LODGE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	COR SEC	7	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	COT CRP	2	COTINUS COGGYGRIA 'ROYAL PURPLE' / ROYAL PURPLE SMOKE TREE	36" HT.	B&B/CG
	HYD ABE	5	HYDRANGEA ARBORESCENS 'ABETWO' / INCREDIBALL® HYDRANGEA	36" HT.	B&B/CG
	HYD BUL	4	HYDRANGEA PANICULATA 'BULK' / QUICK FIRE® PANICLE HYDRANGEA	36" HT.	B&B/CG
	HYD BRE	4	HYDRANGEA QUERCIFOLIA 'BRENHILL' / GATSBY GAL® OAKLEAF HYDRANGEA	36" HT.	B&B/CG
	VIB CAR	1	VIBURNUM CARLESII / KOREANSPICE VIBURNUM	36" HT.	B&B/CG
	VIB SEL	6	VIBURNUM DENTATUM 'J.N. SELECT' / RED FEATHER® ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB PSM	2	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	AME STL	4	AMELANCHIER STOLONIFERA / RUNNING SERVICEBERRY	24" HT.	B&B/CG
	ARO MOR	5	ARONIA MELANOCARPA 'MORTON' / IROQUOIS BEAUTY™ BLACK CHOKEBERRY	24" HT.	B&B/CG
	ARO BDW	16	ARONIA MELANOCARPA 'UCONNAM166' / LOW SCAPE HEDGER® BLACK CHOKEBERRY	24" HT.	B&B/CG
	ARO VIK	3	ARONIA MELANOCARPA 'VIKING' / VIKING BLACK CHOKEBERRY	24" HT.	B&B/CG
	COR SFA	15	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	FOT MAJ	3	FOTHERGILLA MAJOR `MOUNT AIRY` / MOUNT AIRY FOTHERGILLA	24" HT.	B&B/CG
	HYD LQF	4	HYDRANGEA PANICULATA 'SMHPLQF' / LITTLE QUICK FIRE® PANICLE HYDRANGEA	24" HT.	B&B/CG
	ILE RVE	16	ILEX VERTICILLATA 'FARROWBPOP' / BERRY POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ILE FMP	8	ILEX VERTICILLATA 'FARROWMRP' / MR. POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ROS BL4	30	ROSA BLANDA / SMOOTH ROSE	24" HT.	B&B/CG
	SYR VIO	18	SYRINGA PATULA 'JN UPRIGHT SELECT' / VIOLET UPRISING™ KOREAN LILAC	24" HT.	B&B/CG
	SYR XOC	11	SYRINGA X 'SMNSPTP' / BLOOMERANG® PURPINK LILAC	24" HT.	B&B/CG
	VIB AM2	5	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	CEA AME	11	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	HYP PRO	13	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	ITE SPR	9	ITEA VIRGINICA 'SPRICH' / LITTLE HENRY® SWEETSPIRE	18" HT.	B&B/CG
	SPI BTO	27	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	ILE SHA	20	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
	JUN BRO	10	JUNIPERUS SABINA `BROADMOOR` / BROADMOOR JUNIPER	18" HT.	B&B/CG
	JUN SEA	25	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
	TAX DEN	8	TAXUS X MEDIA 'DENSIFORMIS' / DENSE YEW	18" HT.	B&B/CG
	TAX HIC	3	TAXUS X MEDIA 'HICKSII' / HICKS YEW	18" HT.	B&B/CG
	TAX MHU	3	TAXUS X MEDIA 'HUBER'S TAWNY GOLD' / HUBER'S TAWNY GOLD YEW	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	ILE SIH	64	ILEX GLABRA `ILEXFARROWTRACEY` / STRONGBOX® INKBERRY HOLLY	12" HT.	B&B/CG
	ILE GGI	8	ILEX GLABRA 'SMNIGAB17' / GEM BOX® INKBERRY HOLLY	12" HT.	B&B/CG
	JUN XGG	10	JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER	12" HT.	B&B/CG
VINES					
	CLE VIR	3	CLEMATIS VIRGINIANA / VIRGINS BOWER	2 GAL.	POT
	HYD PTL	6	HYDRANGEA PETIOLARIS / CLIMBING HYDRANGEA	3 GAL.	POT
	PAR TRI	4	PARTHENOCISSUS TRICUSPIDATA / BOSTON IVY	2 GAL.	POT

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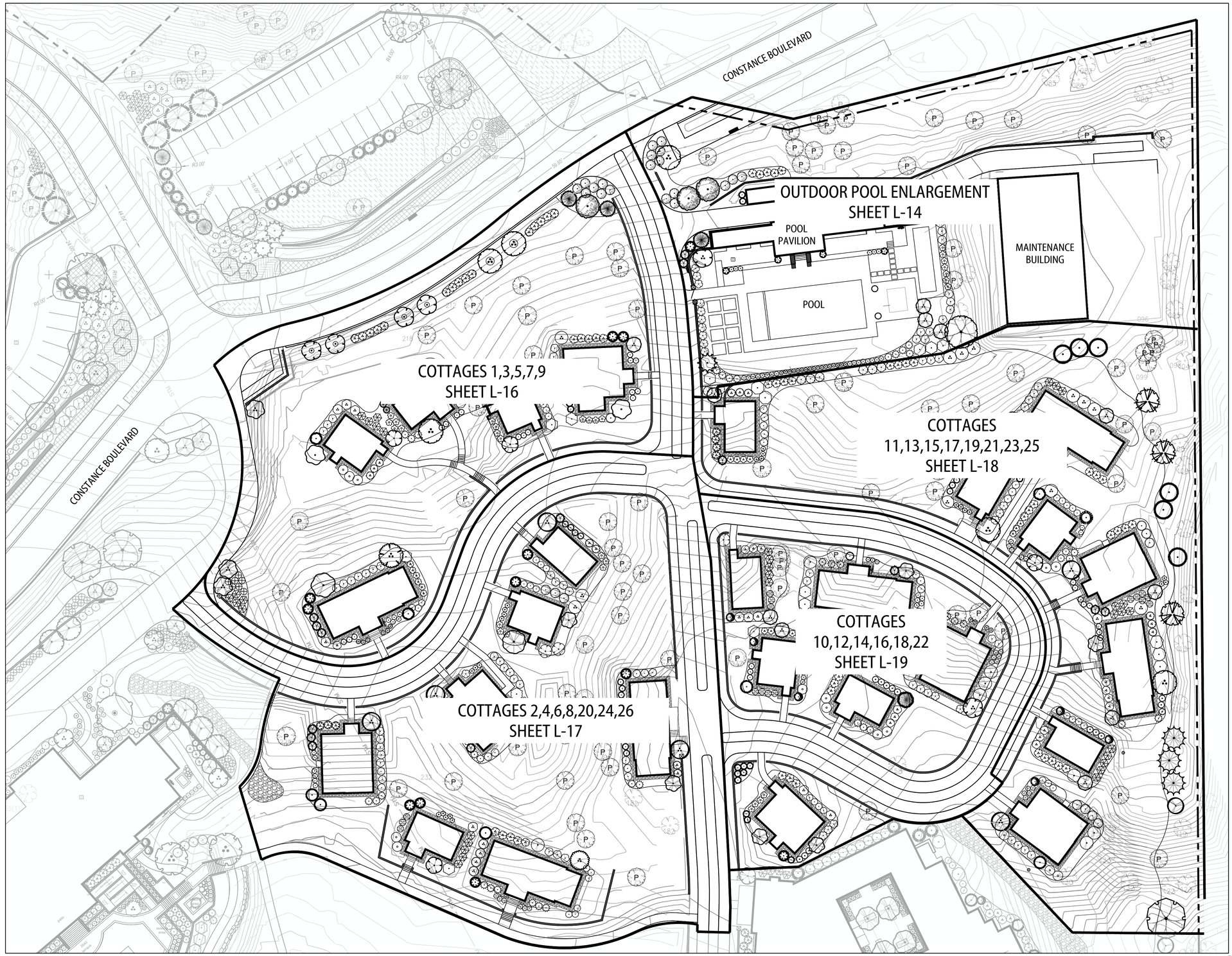
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THE LODGE PLANT SCHEDULE

sheet number
L-12



COTTAGES, OUTDOOR POOL, & MAINTENANCE BUILDING ENLARGEMENT LANDSCAPE KEY PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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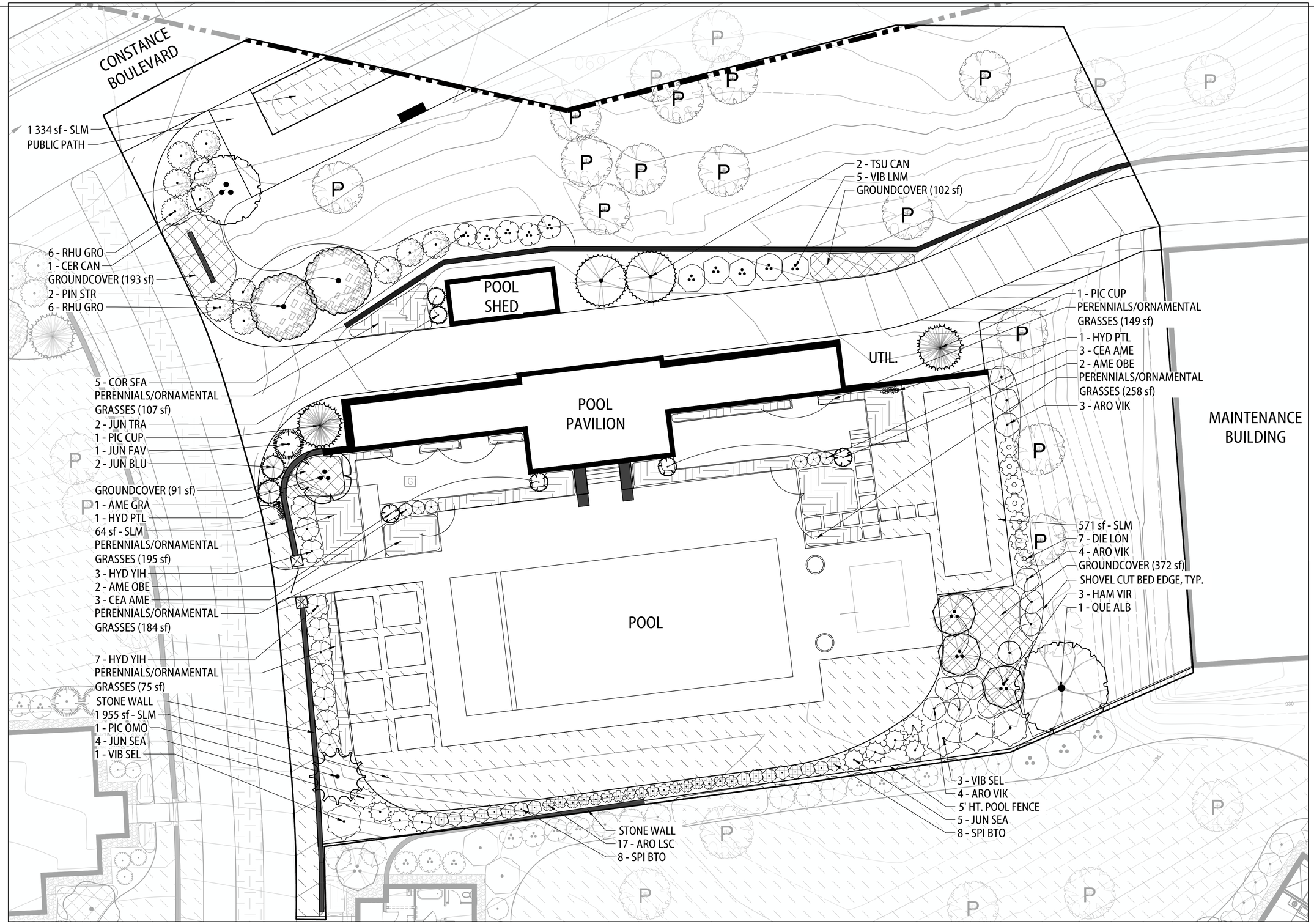
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sheet name
COTTAGES, OUTDOOR POOL, & MAINT. BUILDING ENLARGEMENT

sheet number
L-13



OUTDOOR POOL ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=10'

0 5' 10' 20'

FDP LANDSCAPE PLANS

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sheet name
OUTDOOR POOL ENLARGEMENT

sheet number
L-14

PLANT SCHEDULE POOL AREA

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	QUE ALB	1	QUERCUS ALBA / WHITE OAK	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	CER CAN	1	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
LOW DECIDUOUS TREE					
	AME OBE	4	AMELANCHIER ALNIFOLIA 'OBELISK' / STANDING OVATION™ SERVICEBERRY	4` HT	B&B
	AME GRA	1	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	HAM VIR	3	HAMAMELIS VIRGINIANA / COMMON WITCH HAZEL	4`-6` HT., MULTI-STEM	B&B
TALL EVERGREEN TREES					
	ABI CON	3	ABIES CONCOLOR / WHITE FIR	5` HT.	B&B
	PIC CUP	2	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
	PIC OMO	1	PICEA OMORIKA / SERBIAN SPRUCE	5` HT.	B&B
	PIN STR	2	PINUS STROBUS / WHITE PINE	5` HT.	B&B
	TSU CAN	2	TSUGA CANADENSIS / EASTERN HEMLOCK	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN FAV	1	JUNIPERUS CHINENSIS 'FAIRVIEW' / FAIRVIEW JUNIPER	4` HT	B&B
LOW EVERGREEN TREE					
	JUN BLU	2	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN TRA	2	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B
TALL DECIDUOUS SHRUB					
	VIB SEL	4	VIBURNUM DENTATUM 'J.N. SELECT' / RED FEATHER® ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB LNM	5	VIBURNUM LANTANA `MOHICAN` / MOHICAN VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	ARO VIK	11	ARONIA MELANOCARPA 'VIKING' / VIKING BLACK CHOKEBERRY	24" HT.	B&B/CG
	COR SFA	5	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	HYD YIH	10	HYDRANGEA PANICULATA 'SMNHPPH' / LIMELIGHT PRIME® PANICLE HYDRANGEA	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	ARO LSC	17	ARONIA MELANOCARPA 'UCONNAM165' / LOW SCAPE MOUND® BLACK CHOKEBERRY	18" HT.	B&B/CG
	CEA AME	6	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	DIE LON	7	DIERVILLA LONICERA / DWARF BUSH HONEYSUCKLE	18" HT.	B&B/CG
	RHU GRO	12	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
	SPI BTO	16	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	JUN SEA	9	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
VINES					
	HYD PTL	2	HYDRANGEA PETIOLARIS / CLIMBING HYDRANGEA	3 GAL.	POT

PLANT SCHEDULE POOL AREA

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		758 SF	GROUNDCOVER	1 GAL.	24" O.C.
		968 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
SOD/SEED					
	SLM	4 263 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

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sheet name
OUTDOOR POOL
PLANT SCHEDULE

sheet number
L-15



CABINS 1 - 7 ENLARGEMENT

SCALE: 1"=30'

0 10' 20' 40'

FDP LANDSCAPE PLANS

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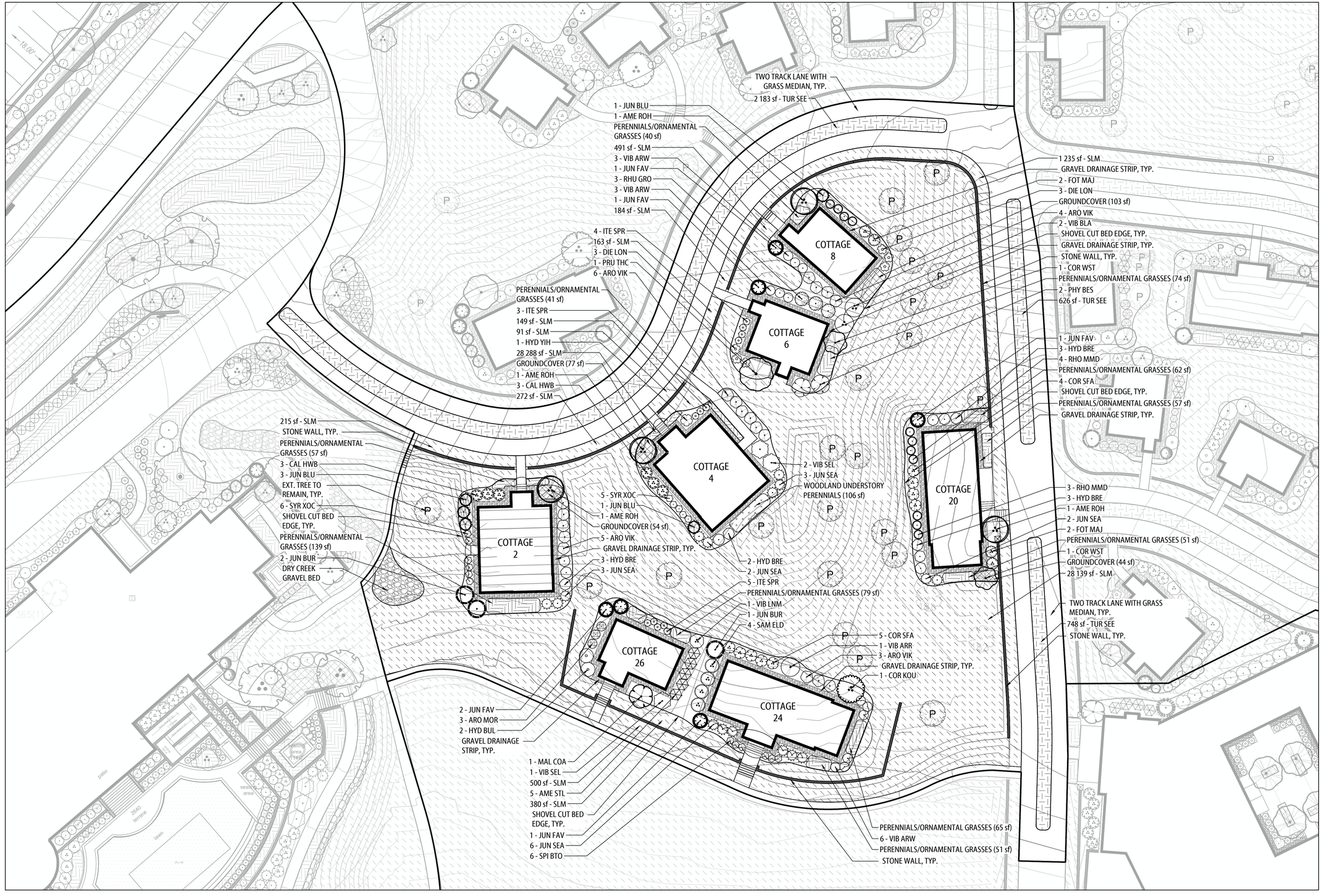
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sheet name
COTTAGES 1,3,5,7,9

sheet number
L-16



COTTAGES 2, 4, 6, 8, 20, 24, 26

SCALE: 1"=30'

0 10' 20' 40'

FDP LANDSCAPE PLANS

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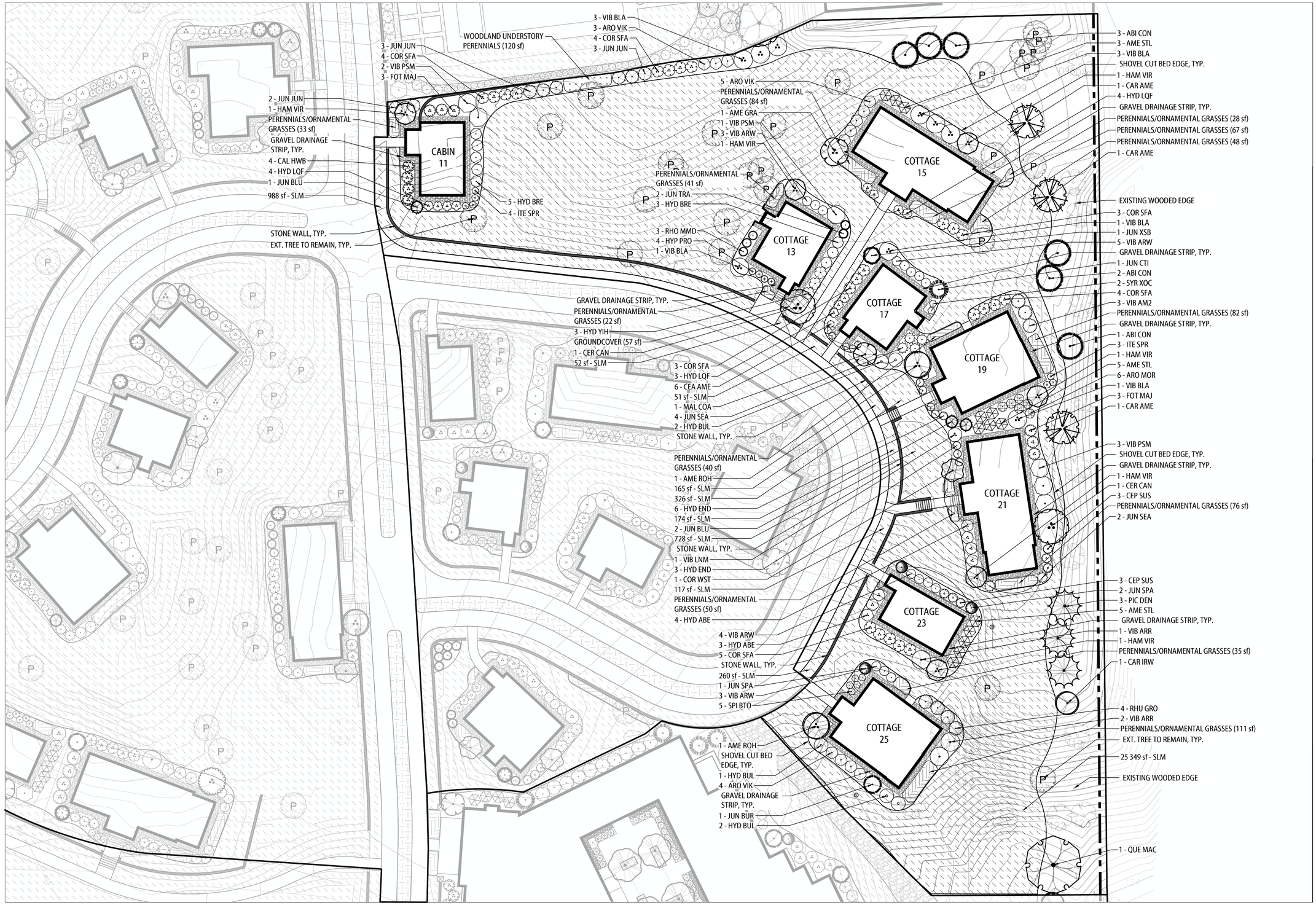
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issue date January 5, 2026

sheet name
COTTAGES
2,4,6,8,20,24,26

sheet number
L-17



COTTAGES 11, 13, 15, 17, 19, 21, 23, 25

SCALE: 1"=30'

0 10' 20' 40'

FDP LANDSCAPE PLANS

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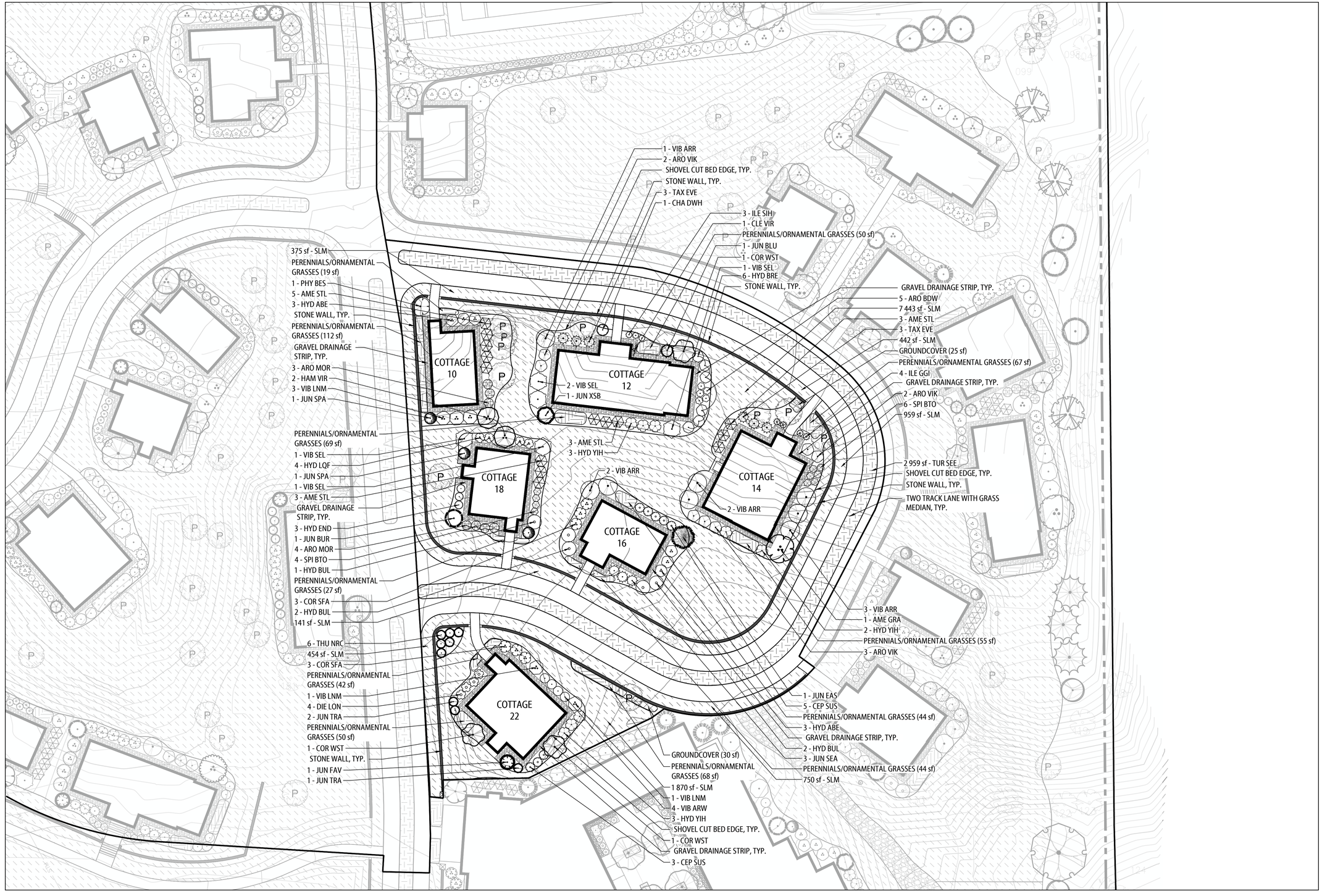
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sheet name
COTTAGES
11,13,15,17,19,21,23,25

sheet number
L-18



COTTAGES 10, 12, 14, 16, 18, 22

SCALE: 1"=30'

0 10' 20' 40'

FDP LANDSCAPE PLANS

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sheet name
COTTAGES
10,12,14,16,18,22

sheet number
L-19

PLANT SCHEDULE CABINS

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	QUE MAC	1	QUERCUS MACROCARPA / BURR OAK	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	AME LAE	3	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
	CAR AME	3	CARPINUS CAROLINIANA / AMERICAN HORNBEAM	6` HT., MULTI-STEM	B&B
	CAR IRW	1	CARPINUS CAROLINIANA 'WISCONSIN RED' / WISCONSIN RED MUSCLEWOOD	6` HT.	B&B
	CER CAN	5	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
	PRU CAN	1	PRUNUS VIRGINIANA 'CANADA RED' / CANADA RED CHOKECHERRY	6` HT	B&B
LOW DECIDUOUS TREE					
	AME GRA	2	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	AME ROH	6	AMELANCHIER X GRANDIFLORA 'ROBIN HILL' / ROBIN HILL APPLE SERVICEBERRY	4` HT	B&B
	CHI VIR	2	CHIONANTHUS VIRGINICUS / WHITE FRINGETREE	4` HT	B&B
	COR WST	6	CORNUS ALTERNIFOLIA 'WSTACKMAN' / GOLDEN SHADOWS® DOGWOOD	4` HT	B&B
	COR KOU	1	CORNUS KOUSA / KOUSA DOGWOOD	4`-6` HT., MULTI-STEM	B&B
	CRA HAW	1	CRATAEGUS CRUSGALLI `CRUZAM` / CRUZAM THORNLESS COCKSPUR HAWTHORN	4` HT	B&B
	HAM VIR	9	HAMAMELIS VIRGINIANA / COMMON WITCH HAZEL	4`-6` HT., MULTI-STEM	B&B
	MAL COA	4	MALUS X 'CORALCOLE' / CORALBURST® CRABAPPLE	4` HT	B&B
	MAL SPR	4	MALUS X 'SPRING SNOW' / SPRING SNOW CRABAPPLE	4` HT	B&B
	PRU THC	1	PRUNUS CERASIFERA 'THUNDERCLOUD' / THUNDERCLOUD PURPLE-LEAF PLUM	4` HT	B&B
TALL EVERGREEN TREES					
	ABI CON	3	ABIES CONCOLOR / WHITE FIR	5` HT.	B&B
	JUN EAS	1	JUNIPERUS VIRGINIANA / EASTERN REDCEDAR	5` HT.	B&B
	PIC CUP	2	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
	PIC DEN	3	PICEA GLAUCA `DENSATA` / BLACK HILLS SPRUCE	5` HT.	B&B
	PIN STR	1	PINUS STROBUS / WHITE PINE	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN FAV	11	JUNIPERUS CHINENSIS 'FAIRVIEW' / FAIRVIEW JUNIPER	4` HT	B&B
	JUN CTI	1	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
	JUN BUR	6	JUNIPERUS VIRGINIANA 'BURKII' / BURK EASTERN REDCEDAR	4` HT	B&B
	THU NRC	6	THUJA OCCIDENTALIS 'AMERICAN PILLAR' / AMERICAN PILLAR ARBORVITAE	4` HT	B&B
	THU SMA	3	THUJA OCCIDENTALIS 'SMARAGD' / EMERALD GREEN ARBORVITAE	4` HT	B&B

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
LOW EVERGREEN TREE					
	CHA DWH	1	CHAMAECYPARIS PISIFERA 'DOW WHITING' / SOFT SERVE® SAWARA CYPRESS	3'	B&B
	JUN BLU	12	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN SPA	6	JUNIPERUS CHINENSIS 'SPARTAN' / SPARTAN JUNIPER	3'	B&B
	JUN TRA	8	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B
	JUN XSB	4	JUNIPERUS X 'J.N SELECT BLUE' / STAR POWER JUNIPER	3'	B&B

GUEST CABINS PLANT SCHEDULE A

FDP LANDSCAPE PLANS

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sheet name
GUEST COTTAGES
PLANT SCHEDULE A

sheet number
L-20

PLANT SCHEDULE CABINS

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	CAL HWB	10	CALYCANTHUS FLORIDUS 'SMNCAF' / SIMPLY SCENTSATIONAL® SWEETSHRUB	36" HT.	B&B/CG
	CEP SUS	14	CEPHALANTHUS OCCIDENTALIS 'SMCOSS' / SUGAR SHACK® BUTTONBUSH	36" HT.	B&B/CG
	HYD ABE	14	HYDRANGEA ARBORESCENS 'ABETWO' / INCREDIBALL® HYDRANGEA	36" HT.	B&B/CG
	HYD BUL	15	HYDRANGEA PANICULATA 'BULK' / QUICK FIRE® PANICLE HYDRANGEA	36" HT.	B&B/CG
	HYD BRE	25	HYDRANGEA QUERCIFOLIA 'BRENHILL' / GATSBY GAL® OAKLEAF HYDRANGEA	36" HT.	B&B/CG
	PHY BES	3	PHYSOCARPUS OPULIFOLIUS 'MONLO' / DIABOLO® NINEBARK	36" HT.	B&B/CG
	SAM ELD	4	SAMBUCUS CANADENSIS / AMERICAN ELDERBERRY	36" HT.	B&B/CG
	VIB ARR	12	VIBURNUM DENTATUM / ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB SEL	11	VIBURNUM DENTATUM 'J.N. SELECT' / RED FEATHER® ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB LNM	21	VIBURNUM LANTANA `MOHICAN` / MOHICAN VIBURNUM	36" HT.	B&B/CG
	VIB BUL	4	VIBURNUM NUDUM 'BULK' / BRANDYWINE™ VIBURNUM	36" HT.	B&B/CG
	VIB BLA	15	VIBURNUM PRUNIFOLIUM / BLACKHAW VIBURNUM	36" HT.	B&B/CG
	VIB PSM	6	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	AME STL	42	AMELANCHIER STOLONIFERA / RUNNING SERVICEBERRY	24" HT.	B&B/CG
	ARO MOR	16	ARONIA MELANOCARPA 'MORTON' / IROQUOIS BEAUTY™ BLACK CHOKEBERRY	24" HT.	B&B/CG
	ARO BDW	10	ARONIA MELANOCARPA 'UCONNAM166' / LOW SCAPE HEDGER® BLACK CHOKEBERRY	24" HT.	B&B/CG
	ARO VIK	50	ARONIA MELANOCARPA 'VIKING' / VIKING BLACK CHOKEBERRY	24" HT.	B&B/CG
	COR SFA	58	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	FOT MAJ	10	FOTHERGILLA MAJOR `MOUNT AIRY` / MOUNT AIRY FOTHERGILLA	24" HT.	B&B/CG
	HYD LQF	25	HYDRANGEA PANICULATA 'SMHPLQF' / LITTLE QUICK FIRE® PANICLE HYDRANGEA	24" HT.	B&B/CG
	HYD YIH	12	HYDRANGEA PANICULATA 'SMNHPPH' / LIMELIGHT PRIME® PANICLE HYDRANGEA	24" HT.	B&B/CG
	ROS BL4	7	ROSA BLANDA / SMOOTH ROSE	24" HT.	B&B/CG
	SYR XOC	13	SYRINGA X 'SMNSPTP' / BLOOMERANG® PURPINK LILAC	24" HT.	B&B/CG
	VIB ARW	37	VIBURNUM DENTATUM 'CHRISTOM' / BLUE MUFFIN® ARROWWOOD VIBURNUM	24" HT.	B&B/CG
	VIB AM2	4	VIBURNUM TRILOBUM / AMERICAN CRANBERRYBUSH	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	CEA AME	6	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	DIE LON	23	DIERVILLA LONICERA / DWARF BUSH HONEYSUCKLE	18" HT.	B&B/CG
	HYD END	28	HYDRANGEA MACROPHYLLA 'BAILMER' / ENDLESS SUMMER® HYDRANGEA	18" HT.	B&B/CG
	HYP PRO	4	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	ITE SPR	26	ITEA VIRGINICA 'SPRICH' / LITTLE HENRY® SWEETSPIRE	18" HT.	B&B/CG
	RHU GRO	14	RHUS AROMATICA `GRO-LOW` / GRO-LOW FRAGRANT SUMAC	18" HT.	B&B/CG
	SPI BTO	21	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	ILE SHA	6	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
	JUN SEA	28	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
	RHO MMD	14	RHODODENDRON X `P.J.M. COMPACT` / PJM COMPACT RHODODENDRON	18" HT.	B&B/CG

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
MEDIUM EVERGREEN SHRUB					
	ILE SHA	6	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
	JUN SEA	28	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
	RHO MMD	14	RHODODENDRON X `P.J.M. COMPACT` / PJM COMPACT RHODODENDRON	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	ILE SIH	3	ILEX GLABRA `ILEXFARROWTRACEY` / STRONGBOX® INKBERRY HOLLY	12" HT.	B&B/CG
	ILE GGI	4	ILEX GLABRA 'SMNIGAB17' / GEM BOX® INKBERRY HOLLY	12" HT.	B&B/CG
	JUN JUN	8	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	JUN XGG	3	JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER	12" HT.	B&B/CG
	TAX EVE	6	TAXUS X MEDIA 'EVERLOW' / EVERLOW YEW	12" HT.	B&B/CG
VINES					
	CLE VIR	2	CLEMATIS VIRGINIANA / VIRGINS BOWER	2 GAL.	POT

PLANT SCHEDULE CABINS

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
GROUND COVERS					
		226 SF	WOODLAND UNDERSTORY PERENNIALS	1 GAL.	24" O.C.
		842 SF	GROUNDCOVER	1 GAL.	24" O.C.
		2 783 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	24" O.C.
LAWN					
	TUR SEE	7 683 SF	TURF BLOCK	SOD	
SOD/SEED					
	SLM	104 046 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED	

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

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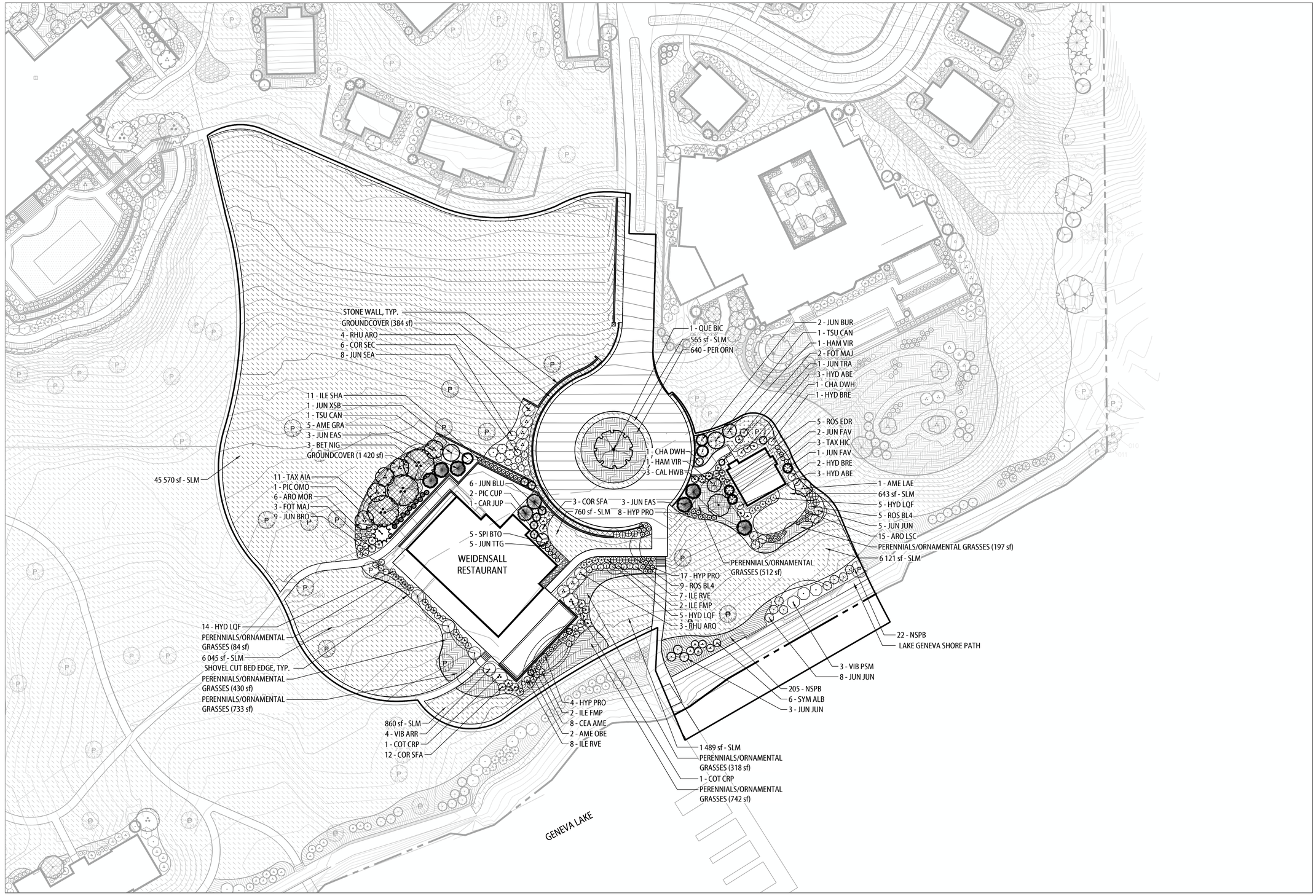
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sheet name
GUEST COTTAGES PLANT SCHEDULE B

sheet number
L-21

GUEST CABINS PLANT SCHEDULE B



SPA CABIN AND RESTAURANT ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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sheet name
SPA COTTAGE & RESTAURANT ENLARGEMENT

sheet number
L-22

PLANT SCHEDULE RESTAURANT & SPA CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	BET NIG	3	BETULA NIGRA / RIVER BIRCH	2" CAL.	B&B
	QUE BIC	1	QUERCUS BICOLOR / SWAMP WHITE OAK	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	AME LAE	1	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
LOW DECIDUOUS TREE					
	AME OBE	2	AMELANCHIER ALNIFOLIA 'OBELISK' / STANDING OVATION™ SERVICEBERRY	4` HT	B&B
	AME GRA	5	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE` / AUTUMN BRILLIANCE APPLE SERVICEBERRY	4`-6` HT., MULTI-STEM	B&B
	CAR JUP	1	CARPINUS CAROLINIANA `J.N. UPRIGHT` / FIRESPIRE® AMERICAN HORNBEAM	4` HT	B&B
	HAM VIR	2	HAMAMELIS VIRGINIANA / COMMON WITCH HAZEL	4`-6` HT., MULTI-STEM	B&B
	PRU THC	1	PRUNUS CERASIFERA 'THUNDERCLOUD' / THUNDERCLOUD PURPLE-LEAF PLUM	4` HT	B&B
TALL EVERGREEN TREES					
	JUN EAS	6	JUNIPERUS VIRGINIANA / EASTERN REDCEDAR	5` HT.	B&B
	PIC CUP	2	PICEA ABIES 'CUPRESSINA' / CUPRESSINA NORWAY SPRUCE	5` HT.	B&B
	PIC OMO	1	PICEA OMORIKA / SERBIAN SPRUCE	5` HT.	B&B
	TSU CAN	2	TSUGA CANADENSIS / EASTERN HEMLOCK	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN FAV	3	JUNIPERUS CHINENSIS 'FAIRVIEW' / FAIRVIEW JUNIPER	4` HT	B&B
	JUN BUR	2	JUNIPERUS VIRGINIANA 'BURKII' / BURK EASTERN REDCEDAR	4` HT	B&B
LOW EVERGREEN TREE					
	CHA DWH	2	CHAMAECYPARIS PISIFERA 'DOW WHITING' / SOFT SERVE® SAWARA CYPRESS	3'	B&B
	JUN BLU	6	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN TRA	1	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B
	JUN XSB	1	JUNIPERUS X 'J.N SELECT BLUE' / STAR POWER JUNIPER	3'	B&B
	TAX AIA	12	TAXUS X MEDIA 'ADAMS' / ADAMS YEW	3'	B&B

PLANT SCHEDULE RESTAURANT & SPA CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	CAL HWB	3	CALYCANTHUS FLORIDUS 'SMNCAF' / SIMPLY SCENTSATIONAL® SWEETSHRUB	36" HT.	B&B/CG
	COR SEC	6	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	COT CRP	2	COTINUS COGGYGRIA 'ROYAL PURPLE' / ROYAL PURPLE SMOKE TREE	36" HT.	B&B/CG
	HYD ABE	6	HYDRANGEA ARBORESCENS 'ABETWO' / INCREDIBALL® HYDRANGEA	36" HT.	B&B/CG
	HYD BRE	3	HYDRANGEA QUERCIFOLIA 'BRENHILL' / GATSBY GAL® OAKLEAF HYDRANGEA	36" HT.	B&B/CG
	RHU ARO	7	RHUS AROMATICA / FRAGRANT SUMAC	36" HT.	B&B/CG
	VIB ARR	4	VIBURNUM DENTATUM / ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB PSM	3	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	ARO MOR	6	ARONIA MELANOCARPA 'MORTON' / IROQUOIS BEAUTY™ BLACK CHOKEBERRY	24" HT.	B&B/CG
	COR SFA	15	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	FOT MAJ	5	FOTHERGILLA MAJOR `MOUNT AIRY` / MOUNT AIRY FOTHERGILLA	24" HT.	B&B/CG
	HYD LQF	24	HYDRANGEA PANICULATA 'SMHPLQF' / LITTLE QUICK FIRE® PANICLE HYDRANGEA	24" HT.	B&B/CG
	ILE RVE	15	ILEX VERTICILLATA 'FARROWBPOP' / BERRY POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ILE FMP	4	ILEX VERTICILLATA 'FARROWMRP' / MR. POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ROS BL4	14	ROSA BLANDA / SMOOTH ROSE	24" HT.	B&B/CG
	ROS EDR	5	ROSA X 'MEIPEPORIA' / OSO EASY DOUBLE RED® ROSE	24" HT.	B&B/CG
	SYM ALB	6	SYMPHORICARPOS ALBUS / COMMON SNOWBERRY	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	ARO LSC	15	ARONIA MELANOCARPA 'UCONNAM165' / LOW SCAPE MOUND® BLACK CHOKEBERRY	18" HT.	B&B/CG
	CEA AME	8	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	HYP PRO	29	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	SPI BTO	5	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	ILE SHA	11	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
	JUN BRO	9	JUNIPERUS SABINA `BROADMOOR` / BROADMOOR JUNIPER	18" HT.	B&B/CG
	JUN SEA	8	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
	TAX HIC	5	TAXUS X MEDIA 'HICKSII' / HICKS YEW	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	JUN JUN	16	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	JUN TTG	5	JUNIPERUS COMMUNIS 'SMNJCB' / TORTUGA® COMMON JUNIPER	12" HT.	B&B/CG

PLANT SCHEDULE RESTAURANT & SPA CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER	SPACING
GROUND COVERS						
		777 SF	WOODLAND UNDERSTORY PERENNIALS	1 GAL.	POT	24" o.c.
		1 804 SF	GROUNDCOVER	1 GAL.	POT	24" o.c.
		2 586 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	POT	24" o.c.
	NSPB	205	NATIVE SHORELINE PERENNIAL BORDER / NATIVE SHORELINE PERENNIAL BORDER	1 GAL.	POT	24" o.c.
SOD/SEED						
	SLM	62 053 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED		

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

RESTAURANT & SPA CABIN PLANT SCHEDULES

FDP LANDSCAPE PLANS

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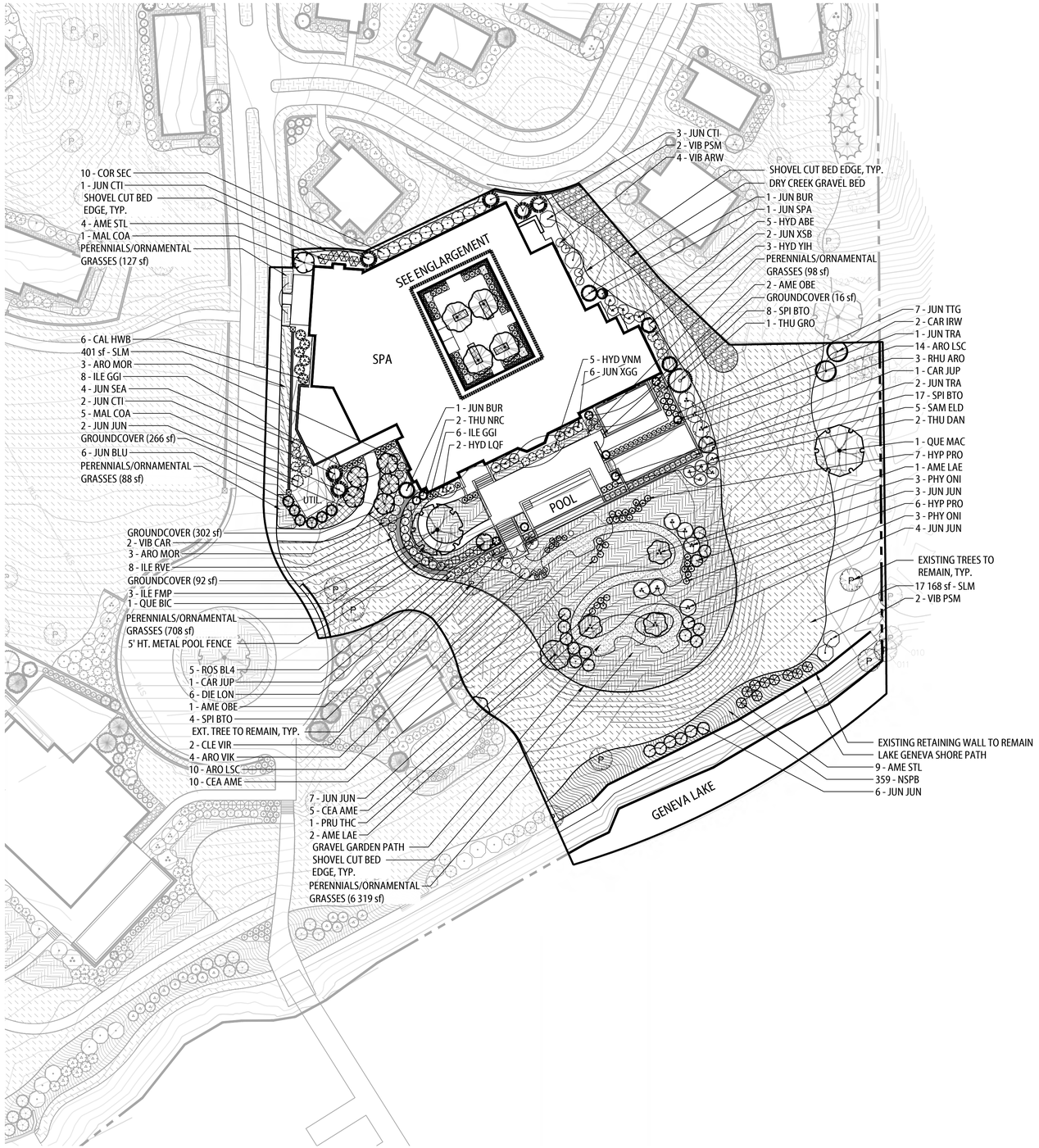
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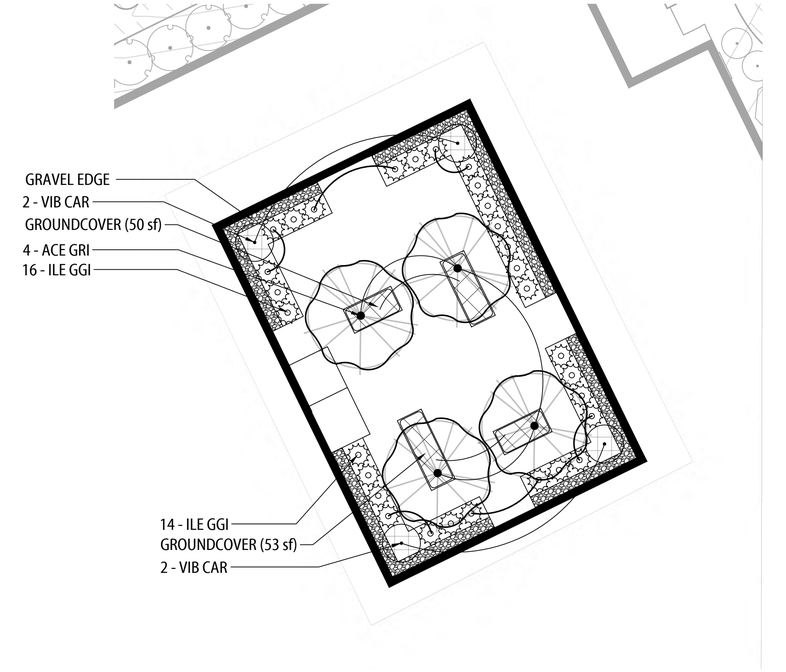
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SPA COTTAGE & RESTAURANT PLANT SCHEDULE

sheet number
L-23



SPA ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'



SPA COURTYARD ENLARGEMENT

SCALE: 1"=10'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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SPA ENLARGEMENT

sheet number
L-24

PLANT SCHEDULE SPA

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	QUE BIC	1	QUERCUS BICOLOR / SWAMP WHITE OAK	2" CAL.	B&B
	QUE MAC	1	QUERCUS MACROCARPA / BURR OAK	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	ACE GRI	4	ACER GRISEUM / PAPERBARK MAPLE	6` HT	B&B
	AME LAE	3	AMELANCHIER LAEVIS / ALLEGHENY SERVICEBERRY	6` HT	B&B
	CAR IRW	2	CARPINUS CAROLINIANA 'WISCONSIN RED' / WISCONSIN RED MUSCLEWOOD	6` HT.	B&B
LOW DECIDUOUS TREE					
	AME OBE	3	AMELANCHIER ALNIFOLIA 'OBELISK' / STANDING OVATION™ SERVICEBERRY	4` HT	B&B
	CAR JUP	2	CARPINUS CAROLINIANA `J.N. UPRIGHT` / FIRESPIRE® AMERICAN HORNBEAM	4` HT	B&B
	MAL COA	6	MALUS X 'CORALCOLE' / CORALBURST® CRABAPPLE	4` HT	B&B
	PRU THC	1	PRUNUS CERASIFERA 'THUNDERCLOUD' / THUNDERCLOUD PURPLE-LEAF PLUM	4` HT	B&B
TALL EVERGREEN TREES					
	THU GRO	1	THUJA PLICATA 'GROVPLI' / SPRING GROVE® WESTERN RED CEDAR	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN CTI	6	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
	JUN BUR	2	JUNIPERUS VIRGINIANA 'BURKII' / BURK EASTERN REDCEDAR	4` HT	B&B
	THU NRC	2	THUJA OCCIDENTALIS 'AMERICAN PILLAR' / AMERICAN PILLAR ARBORVITAE	4` HT	B&B
LOW EVERGREEN TREE					
	JUN BLU	6	JUNIPERUS CHINENSIS `BLUE POINT` / BLUE POINT JUNIPER	3'	B&B
	JUN SPA	1	JUNIPERUS CHINENSIS 'SPARTAN' / SPARTAN JUNIPER	3'	B&B
	JUN TRA	4	JUNIPERUS CHINENSIS 'TRAUTMAN' / TRAUTMAN JUNIPER	3'	B&B
	JUN XSB	2	JUNIPERUS X 'J.N SELECT BLUE' / STAR POWER JUNIPER	3'	B&B

PLANT SCHEDULE SPA

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER	SPACING
GROUND COVERS						
		779 SF	GROUNDCOVER	1 GAL.	POT	24" o.c.
		7 342 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	POT	24" o.c.
PERENNIALS & ORNAMENTAL GRASSES						
	NSPB	359	NATIVE SHORELINE PERENNIAL BORDER / NATIVE SHORELINE PERENNIAL BORDER	1 GAL.	POT	24" o.c.
SOD/SEED						
	SLM	17 569 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED		

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

PLANT SCHEDULE SPA

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	CAL HWB	6	CALYCANTHUS FLORIDUS 'SMNCAF' / SIMPLY SCENTSATIONAL® SWEETSHRUB	36" HT.	B&B/CG
	COR SEC	10	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	HYD ABE	5	HYDRANGEA ARBORESCENS 'ABETWO' / INCREDIBALL® HYDRANGEA	36" HT.	B&B/CG
	PHY ONI	6	PHYSOCARPUS OPULIFOLIUS / COMMON NINEBARK	36" HT.	B&B/CG
	RHU ARO	3	RHUS AROMATICA / FRAGRANT SUMAC	36" HT.	B&B/CG
	SAM ELD	5	SAMBUCUS CANADENSIS / AMERICAN ELDERBERRY	36" HT.	B&B/CG
	VIB CAR	6	VIBURNUM CARLESII / KOREANSPICE VIBURNUM	36" HT.	B&B/CG
	VIB PSM	4	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	AME STL	13	AMELANCHIER STOLONIFERA / RUNNING SERVICEBERRY	24" HT.	B&B/CG
	ARO MOR	6	ARONIA MELANOCARPA 'MORTON' / IROQUOIS BEAUTY™ BLACK CHOKEBERRY	24" HT.	B&B/CG
	ARO VIK	4	ARONIA MELANOCARPA 'VIKING' / VIKING BLACK CHOKEBERRY	24" HT.	B&B/CG
	HYD LQF	2	HYDRANGEA PANICULATA 'SMHPLQF' / LITTLE QUICK FIRE® PANICLE HYDRANGEA	24" HT.	B&B/CG
	HYD YIH	3	HYDRANGEA PANICULATA 'SMNHPPH' / LIMELIGHT PRIME® PANICLE HYDRANGEA	24" HT.	B&B/CG
	ILE RVE	8	ILEX VERTICILLATA 'FARROWBPOP' / BERRY POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ILE FMP	3	ILEX VERTICILLATA 'FARROWMRP' / MR. POPPINS® WINTERBERRY	24" HT.	B&B/CG
	ROS BL4	5	ROSA BLANDA / SMOOTH ROSE	24" HT.	B&B/CG
	VIB ARW	4	VIBURNUM DENTATUM 'CHRISTOM' / BLUE MUFFIN® ARROWWOOD VIBURNUM	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	ARO LSC	25	ARONIA MELANOCARPA 'UCONNAM165' / LOW SCAPE MOUND® BLACK CHOKEBERRY	18" HT.	B&B/CG
	CEA AME	15	CEANOTHUS AMERICANUS / NEW JERSEY TEA	18" HT.	B&B/CG
	DIE LON	6	DIERVILLA LONICERA / DWARF BUSH HONEYSUCKLE	18" HT.	B&B/CG
	HYD VNM	5	HYDRANGEA MACROPHYLLA 'SMNHSME' / LET'S DANCE® SKYVIEW® HYDRANGEA	18" HT.	B&B/CG
	HYP PRO	13	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	SPI BTO	29	SPIRAEA BETULIFOLIA 'TOR' / BIRCHLEAF SPIREA	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	JUN SEA	4	JUNIPERUS X PFITZERIANA `SEA GREEN` / SEA GREEN PFITZER JUNIPER	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	ILE GGI	44	ILEX GLABRA 'SMNIGAB17' / GEM BOX® INKBERRY HOLLY	12" HT.	B&B/CG
	JUN JUN	22	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	JUN TTG	7	JUNIPERUS COMMUNIS 'SMNJCB' / TORTUGA® COMMON JUNIPER	12" HT.	B&B/CG
	JUN XGG	6	JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER	12" HT.	B&B/CG
	THU DAN	3	THUJA OCCIDENTALIS 'DANICA' / DANICA ARBORVITAE	12" HT.	B&B/CG
VINES					
	CLE VIR	2	CLEMATIS VIRGINIANA / VIRGINS BOWER	2 GAL.	POT

SPA PLANT SCHEDULES

FDP LANDSCAPE PLANS

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SPA PLANT SCHEDULE

sheet number
L-25



MABEL CRATTY ACTIVITY CENTER & BOAT HOUSE ENLARGEMENT LANDSCAPE PLAN

SCALE: 1"=30'

0 15' 30' 60'

FDP LANDSCAPE PLANS

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MABEL CRATTY & BOAT HOUSE ENLARGEMENT

sheet number
L-26

PLANT SCHEDULE MBC AND BOAT CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
SHADE TREES					
	BET PAP	4	BETULA PAPYRIFERA / PAPER BIRCH	6`-8` HT., MULTI-STEM	B&B
	QUE BIC	2	QUERCUS BICOLOR / SWAMP WHITE OAK	2" CAL.	B&B
MEDIUM DECIDUOUS TREE					
	CER CAN	1	CERCIS CANADENSIS / EASTERN REDBUD	6` HT	B&B
LOW DECIDUOUS TREE					
	AME OBE	2	AMELANCHIER ALNIFOLIA 'OBELISK' / STANDING OVATION™ SERVICEBERRY	4` HT	B&B
	CRA HAW	1	CRATAEGUS CRUSGALLI `CRUZAM` / CRUZAM THORNLESS COCKSPUR HAWTHORN	4` HT	B&B
TALL EVERGREEN TREES					
	JUN EAS	9	JUNIPERUS VIRGINIANA / EASTERN REDCEDAR	5` HT.	B&B
	PIC GLA	4	PICEA GLAUCA / WHITE SPRUCE	5` HT.	B&B
	PIC DEN	1	PICEA GLAUCA `DENSATA` / BLACK HILLS SPRUCE	5` HT.	B&B
	PIN STR	3	PINUS STROBUS / WHITE PINE	5` HT.	B&B
	TSU CAN	1	TSUGA CANADENSIS / EASTERN HEMLOCK	5` HT.	B&B
MEDIUM EVERGREEN TREE					
	JUN FAV	2	JUNIPERUS CHINENSIS 'FAIRVIEW' / FAIRVIEW JUNIPER	4` HT	B&B
	JUN CTI	8	JUNIPERUS CHINENSIS 'MOUNTBATTEN' / MOUNTBATTEN JUNIPER	4` HT	B&B
	JUN BUR	1	JUNIPERUS VIRGINIANA 'BURKII' / BURK EASTERN REDCEDAR	4` HT	B&B
	THU NRC	20	THUJA OCCIDENTALIS 'AMERICAN PILLAR' / AMERICAN PILLAR ARBORVITAE	4` HT	B&B

PLANT SCHEDULE MBC AND BOAT CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER
TALL DECIDUOUS SHRUB					
	COR SEC	10	CORNUS SERICEA 'CARDINAL' / CARDINAL RED TWIG DOGWOOD	36" HT.	B&B/CG
	HYD ABE	18	HYDRANGEA ARBORESCENS 'ABETWO' / INCREDIBALL® HYDRANGEA	36" HT.	B&B/CG
	HYD BRE	7	HYDRANGEA QUERCIFOLIA 'BRENHILL' / GATSBY GAL® OAKLEAF HYDRANGEA	36" HT.	B&B/CG
	PHY ONI	6	PHYSOCARPUS OPULIFOLIUS / COMMON NINEBARK	36" HT.	B&B/CG
	SAM ELD	3	SAMBUCUS CANADENSIS / AMERICAN ELDERBERRY	36" HT.	B&B/CG
	VIB CAR	1	VIBURNUM CARLESII / KOREANSPICE VIBURNUM	36" HT.	B&B/CG
	VIB SEL	4	VIBURNUM DENTATUM 'J.N. SELECT' / RED FEATHER® ARROWWOOD VIBURNUM	36" HT.	B&B/CG
	VIB BUL	3	VIBURNUM NUDUM 'BULK' / BRANDYWINE™ VIBURNUM	36" HT.	B&B/CG
	VIB PSM	13	VIBURNUM PRUNIFOLIUM 'SUMMER MAGIC' / SUMMER MAGIC BLACKHAW VIBURNUM	36" HT.	B&B/CG
MEDIUM DECIDUOUS SHRUB					
	COR SFA	11	CORNUS SERICEA 'FARROW' / ARCTIC FIRE® RED TWIG DOGWOOD	24" HT.	B&B/CG
	FOT MAJ	2	FOTHERGILLA MAJOR `MOUNT AIRY` / MOUNT AIRY FOTHERGILLA	24" HT.	B&B/CG
	SYM ALB	30	SYMPHORICARPOS ALBUS / COMMON SNOWBERRY	24" HT.	B&B/CG
	SYR VIO	17	SYRINGA PATULA 'JN UPRIGHT SELECT' / VIOLET UPRISING™ KOREAN LILAC	24" HT.	B&B/CG
	VIB ARW	5	VIBURNUM DENTATUM 'CHRISTOM' / BLUE MUFFIN® ARROWWOOD VIBURNUM	24" HT.	B&B/CG
LOW DECIDUOUS SHRUB					
	HYP PRO	9	HYPERICUM PROLIFICUM / SHRUBBY ST. JOHN'S WORT	18" HT.	B&B/CG
	ITE SPR	18	ITEA VIRGINICA 'SPRICH' / LITTLE HENRY® SWEETSPIRE	18" HT.	B&B/CG
MEDIUM EVERGREEN SHRUB					
	ILE SHA	5	ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY	18" HT.	B&B/CG
LOW EVERGREEN SHRUBS					
	ILE SIH	9	ILEX GLABRA `ILEXFARROWTRACEY` / STRONGBOX® INKBERRY HOLLY	12" HT.	B&B/CG
	JUN JUN	14	JUNIPERUS COMMUNIS / COMMON JUNIPER	12" HT.	B&B/CG
	TAX EVE	3	TAXUS X MEDIA 'EVERLOW' / EVERLOW YEW	12" HT.	B&B/CG

PLANT SCHEDULE MBC AND BOAT CABIN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	CONTAINER	SPACING
GROUND COVERS						
		1 407 SF	WOODLAND UNDERSTORY PERENNIALS	1 GAL.	POT	24" o.c.
		239 SF	GROUNDCOVER	1 GAL.	POT	24" o.c.
		561 SF	PERENNIALS/ORNAMENTAL GRASSES	1 GAL.	POT	24" o.c.
	NSPB	943 SF	NATIVE SHORELINE PERENNIAL BORDER / NATIVE SHORELINE PERENNIAL BORDER	1 GAL.	POT	24" o.c.
SOD/SEED						
	SLM	80 048 SF	SEEDED LAWN MIX / SEEDED LAWN MIX	SEED		

*NOTE: SEE SHEET L-28 FOR SUGGESTED GROUNDCOVER, PERENNIAL, & ORNAMENTAL GRASS PLANT SELECTIONS

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MABEL CRATTY & BOAT HOUSE PLANT SCHEDULE

sheet number
L-27

*FINAL SELECTION OF PERENNIALS, ORNAMENTAL GRASSES, & GROUNDCOVER PLANTINGS TO BE DETERMINED DURING THE CONSTRUCTION DOCUMENTATION PHASE.
THE FOLLOWING LISTS ARE RECOMMENDED PLANT MATERIALS SORTED BY CATEGORIES CORRESPONDING WITH THE PROPOSED PLANTING AREAS THROUGHOUT THE SITE. SEE SELECT AREA PLANTING PLANS AND SCHEDULES FOR LOCATIONS AND QUANTITIES.

FINAL SELECTIONS OF PLANTS MAY INCLUDED BUT ARE NOT LIMITED TO THE PLANT MATERIALS IN THESE LISTS.

RECOMMENDED SIZING OF 1 GALLON CONTAINERS
TYPICALLY SPACED AT 24" O.C. TO 36" O.C.

PERENNIALS/ORNAMENTAL GRASSES

BOTANICAL / COMMON NAME

ALLIUM STELLATUM / PRAIRIE ONION
AMSONIA TABERNAEMONTANA / EASTERN BLUESTAR
ANDROPOGON GERARDII / BIG BLUESTEM
ASCLEPIAS SYRIACA / COMMON MILKWEED
ASCLEPIAS TUBEROSA / BUTTERFLY MILKWEED
ASTER LAEVIS / SMOOTH ASTER
BAPTISIA AUSTRALIS / BLUE WILD INDIGO
BOUTELOUA GRACILIS / BLUE GRAMA GRASS
CAMPANULA AMERICANA / TALL BELLFLOWER
CHELONE GLABRA / WHITE TURTLEHEAD
CIMICIFUGA RACEMOSA / BLACK COHOSH
COREOPSIS LANCEOLATA / LANCELEAF TICKSEED
DALEA PURPUREA / PURPLE PRAIRIE CLOVER
DESCHAMPSIA CESPITOSA / TUFTED HAIR GRASS
ECHINACEA PALLIDA / PALE PURPLE CONEFLOWER
ECHINACEA PURPUREA / CONEFLOWER
ERAGROSTIS SPECTABILIS / PURPLE LOVEGRASS
HIEROCHLOE ODORATA / SWEETGRASS
IRIS VERSICOLOR / BLUE FLAG
LIATRIS ASPERA / ROUGH BLAZING STAR
LIATRIS SPICATA / BLAZING STAR
MONARDA DIDYMA / BEE BALM
MONARDA FISTULOSA / BERGAMOT
PANICUM VIRGATUM / SWITCH GRASS
RUDBECKIA FULGIDA / CONEFLOWER
SCHIZACHYRIUM SCOPARIUM / LITTLE BLUESTEM
SOLIDAGO SPECIOSA / SHOWY GOLDENROD
SPOROBOLUS HETEROLEPIS / PRAIRIE DROPSEED

GROUNDCOVER

BOTANICAL / COMMON NAME

ANEMONE CANADENSIS / CANADIAN ANEMONE
ASARUM CANADENSE / WILD GINGER
CAREX PENSYLVANICA / PENNSYLVANIA SEDGE
EURYBIA MACROPHYLLA / BIGLEAF ASTER
FRAGARIA VIRGINIANA / WILD STRAWBERRY
GERANIUM MACULATUM / SPOTTED GERANIUM
GEUM TRIFLORUM / PRAIRIE SMOKE
PHLOX DIVARICATA / WOODLAND PHLOX
VIOLA LABRADORICA / PURPLE LABRADOR VIOLET
WALDSTEINIA FRAGARIOIDES / BARREN STRAWBERRY

WOODLAND UNDERSTORY PERENNIALS

BOTANICAL / COMMON NAME

AQUILEGIA CANADENSIS / EASTERN COLUMBINE
ASARUM CANADENSE / WILD GINGER
ASTER DIVARICATUS / WHITE WOOD ASTER
ATHYRIUM FILIX-FEMINA / COMMON LADY FERN
CAREX MUSKINGUMENSIS / PALM SEDGE
CHASMANTHIUM LATIFOLIUM / NORTHERN SEA OATS
EUPATORIUM PURPUREUM / JOE PYE WEED
GERANIUM SANGUINEUM / BLOODRED GERANIUM
HOSTA SP
MERTENSIA VIRGINICA / VIRGINIA BLUEBELLS
OSMUNDA CINNAMOMEA / CINNAMON FERN
POLYGONATUM BIFLORUM / SOLOMON'S SEAL
POLYSTICHUM ACROSTICHOIDES / CHRISTMAS FERN
SOLIDAGO CAESIA / WREATH GOLDENROD
THALICTRUM DIOICUM / EARLY MEADOW RUE
TRILLIUM GRANDIFLORUM / LARGE WHITE TRILLIUM

NATIVE SHORELINE PERENNIAL BORDER

BOTANICAL / COMMON NAME

ANDROPOGON GERARDII / BIG BLUESTEM
ASCLEPIAS INCARNATA / RED MILKWEED
EUTROCHIUM MACULATUM / SPOTTED JOE PYE WEED
PANICUM VIRGATUM / SWITCH GRASS
POA PALUSTRIS /MARCH BLUEGRASS
RUDBECKIA SUBTOMENTOSA / SWEET BLACK-EYED SUSAN
SEDGES / CARES SPP.
SOLIDAGO SPECIOSA / SHOWY GOLDENROD
SORGHASTRUM NUTANS / INDIANA GRASS
VERONICASTRUM VIRGINICUM / CULVER'S ROOT
VIOLA LABRADORICA / ALPINE VIOLET
ZIZIA AUREA / GOLDEN ALEXANDERS

SUGGESTED PLANT LISTS

FDP LANDSCAPE PLANS

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SUGGESTED GROUNDCOVERS, PERENNIALS, & GRASSES PLANT LIST

sheet number
L-28

THE PRESERVE AT WILLIAMS BAY

TREE INVENTORY, PROTECTION, AND REMOVAL ANALYSIS



CONCEPTUAL SITE PLAN FOR THE PRESERVE AT WILLIAMS BAY

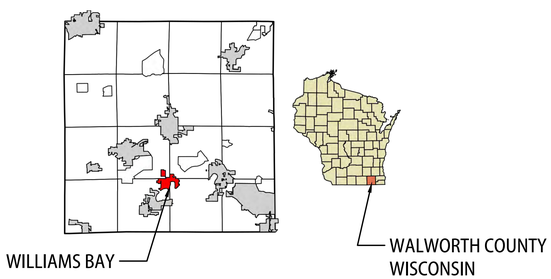
January 5, 2026

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NOTE:

1. LAND SURVEY AND TREE INVENTORY BY LYNCH & ASSOCIATES AND WACHTEL TREE SCIENCE, INC ON 01-13-2025. INITIAL TREE INVENTORY COMPLETED FEBRUARY/MARCH OF 2024; REMAINDER OF SITE TREE INVENTORY COMPLETED DECEMBER OF 2024 BY WACHTEL TREE SCIENCE, INC. & LYNCH ENGINEERING.



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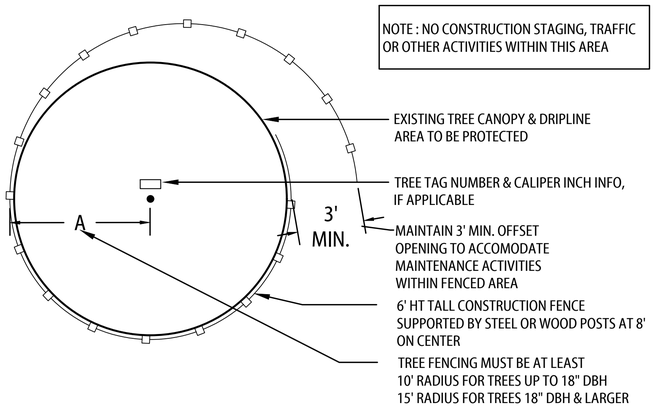
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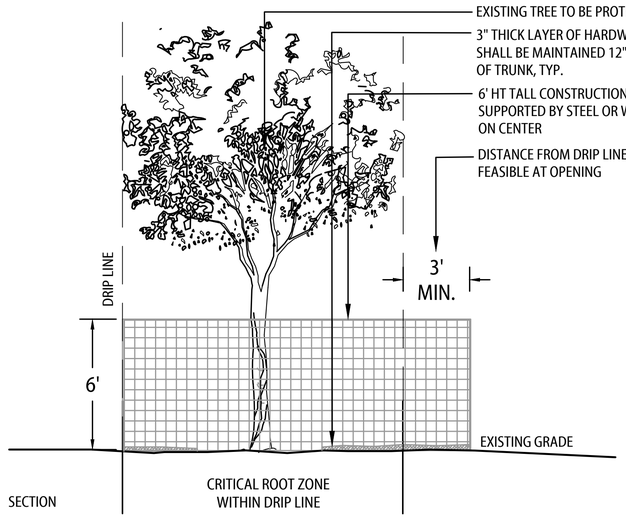
issue date

sheet name
COVER SHEET

sheet number
L-000 SP



PLAN



SECTION

PLEASE NOTE:

INSTALL & MAINTAIN 4'-0" TALL WOODEN SLAT SNOW OR CHAIN LINK FENCE SECURED TO METAL POSTS SPACED A MAXIMUM OF 6' APART.

FENCE TO BE LOCATED AT A DISTANCE FROM TRUNK EQUAL TO 1'-0" FOR EVERY INCH OF DIAMETER MEASUARED AT BREAST HEIGHT.

SNOW FENCE TO BE SECURED TO METAL STAKES WITH A MINIMUM OF 4 WIRE TIES.

CHAIN LINK FENCE TO HAVE POSTS SECURED AT EACH SECTION TO MAINTAIN UPRIGHT AND STATIONARY THROUGHOUT CONSTRUCTION.

1 TREE PROTECTION DETAILS

SCALE: NTS

TREE PRESERVATION NOTES:

1. PROTECT EXISTING TREES IN ACCORDANCE WITH VILLAGE OF WILLIAMS BAY TREE ORDINANCE.

2. CALL DIGGERS HOTLINE AT 811 OR (800) 242-8511 OR (262) 432-7910 FOR UTILITY LOCATIONS BEFORE DIGGING.

3. ALL WORK MUST BE PERFORMED ACCORDING TO THE APPROVED TREE PRESERVATION PLAN.

4. NO GRADING/FILLING IS ALLOWED WITHIN THE PROTECTED CRITICAL ROOT ZONE.

5. NO VEHICLES OR EQUIPMENT CAN BE DRIVEN OVER OR MATERIAL STORED ON THE CRITICAL ROOT ZONES OF PROTECTED TREES OR ON THE PUBLIC RIGHT-OF-WAY. TREE, SILT, AND PERIMETER FENCING MUST BE PROPERLY MAINTAINED THROUGHOUT CONSTRUCTION. TREE FENCE FOR UNPROTECTED TREES SHOULD REMAIN IN PLACE THROUGHOUT CONSTRUCTION EXCEPT WHEN DIRECT ACCESS IS NECESSARY. BEFORE ENTERING CRITICAL ROOT ZONE AREA, CHECK WITH FORESTRY CONSULTANT.

6. ALL REQUIRED TREE, SILT, AND PERIMETER FENCING MUST REMAIN IN PLACE UNTIL THE TIME OF FINAL GRADING AND LANDSCAPING AND CAN ONLY BE REMOVED UPON REVIEW AND APPROVAL BY THE FORESTRY CONSULTANT.

7. ATTACHMENTS (WIRES, FENCES, ETC.) OTHER THAN THOSE APPROVED FOR GUYING, BRACING OR WRAPPING MUST NOT BE ATTACHED TO PROTECTED TREES.

8. SHORELAND AREA TREE REMOVALS - PROPOSED LANDSCAPE PLANS SHALL COMPLY WITH THE VILLAGE OF WILLIAMS BAY, CHAPTER 331-2 TREE REMOVALS - WHERE ANY PLANT MATERIAL IS REMOVED AS A PART OF A LANDSCAPING PLAN APPROVED BY THE TREE COMMISSIONER, THEY SHALL BE REPLACED WITH OTHER VEGETATION OR REPLACEMENT TREES THAT ARE EQUALLY EFFECTIVE IN RETARDING RUNOFF, PREVENTING EROSION AND PRESERVING NATURAL BEAUTY. ANY SHORELAND AREA VEGETATION REMOVAL SHALL BE DONE DURING THE GROWING SEASON AND SHALL BE STABILIZED AND REVEGETATED OR SEEDED WITHIN A TWO-WEEK PERIOD OF REMOVAL SO AS TO PRODUCE A VEGETATIVE COVER.

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sheet name
TREE PROTECTION NOTES & DETAILS

sheet number
L-001 SP

KEY:	
P–Protect	Tree to be protected.
X–Remove	Tree to be removed.
RM–Remain	Tree to remain.
PEC–PEC Removal	Tree in primary enviromental coridor to be removed.
Z–ROW Removal	Tree in public right–of–way tp be removed.
PEC+Z Removal	Tree in both the primary enviromental coridor and public right–of–way to be removed.

Tree Count							
Action >	P–Protect	X–Remove	RM–Remain	PEC–PEC Removal	Z–ROW Removal	PEC+Z Removal	Total
Condition Class v							
Dead	0	54*	0	84*	6*	6*	150
Poor	97	51	288	50	4	3	493
Fair	231	81	517	31	4	6	870
Good	302	72	207	41	5	10	637
Excellent	91	8**	26	14**	2**	7**	148
Total	721	266	1038	220	21	32	2298

DBH Sum (Inches)							
Action >	P–Protect	X–Remove	RM–Remain	PEC–PEC Removal	Z–ROW Removal	PEC+Z Removal	Total
Condition Class v							
Dead	0	872	0	1061	68	97	2098
Poor	1629	1023	4950	795	50	55	8502
Fair	3942	1372	8038	523	73	97	14045
Good	5462	1283	4181	614	63	170	11773
Excellent	1723	139	504	227	42	82	2717
Total	12756	4689	17673	3220	296	501	39135

PEC TREE REMOVAL % ***	
Total Trees in PEC	546
PEC–PEC Removal	136
PEC+Z Removal	26
Total # of Trees Removed	162
Total % of Trees Removed	30%

FOR REFERENCE ONLY:
TREE REMOVAL DATA FROM PRELIMINARY SUBMITTAL DATED FEBRUARY 10, 2025

KEY:	
P–Protect	Tree to be protected.
X–Remove	Tree to be removed.
RM–Remain	Tree to remain.
PEC–PEC Removal	Tree in primary enviromental coridor to be removed.
Z–ROW Removal	Tree in public right–of–way tp be removed.
PEC+Z Removal	Tree in both the primary enviromental coridor and public right–of–way to be removed.

PEC TREE REMOVAL % ***	
Total Trees in PEC	546
PEC–PEC Removal	132
PEC+Z Removal	24
Total # of Trees Removed	156
Total % of Trees Removed	29%

Tree Count							
Action >	P–Protect	X–Remove	RM–Remain	PEC–PEC Removal	Z–ROW Removal	PEC+Z Removal	Total
Condition Class v							
Dead	0	54*	0	84*	6*	6*	150
Poor	91	62	278	54	5	3	493
Fair	243	100	480	37	4	6	870
Good	323	78	186	34	6	10	637
Excellent	99	11**	24	7**	2**	5**	148
Total	756	305	968	216	23	30	2298

DBH Sum (Inches)							
Action >	P–Protect	X–Remove	RM–Remain	PEC–PEC Removal	Z–ROW Removal	PEC+Z Removal	Total
Condition Class v							
Dead	0	872	0	1061	68	97	2098
Poor	1588	1237	4721	833	68	55	8502
Fair	4201	1698	7385	591	73	97	14045
Good	5999	1347	3684	492	81	170	11773
Excellent	1819	202	467	125	42	62	2717
Total	13607	5356	16257	3102	332	481	39135

NOTES:

* Field verify if trees can be removed without adverse effects to other living vegetation.

**Site plan conflict with "Excellent" category trees noted to be removed will be field evaluated in advance of final precise development plan design stage

*** Dead trees have been removed from the calculations of the PEC Tree Removal %.

1 TREE SURVEY TABULATIONS

SCALE: NTS

Table 4.1 Assessment of plant condition considers health, structure, and form. Each may be described in rating categories that can be translated into a percent rating. (Note the plant appraiser can/should weight each condition component and develop the condition rating that best reflects a thoughtful and credible condition rating. (Adapted from CTLA 2019)

Rating category	Condition Components			Percent Rating
	Health	Structure	Form	
Excellent	High vigor and nearly perfect health with little or no twig dieback, discoloration, or defoliation.	Nearly ideal and free of defects.	Nearly ideal for the species. Generally symmetric. Consistent with the intended use.	81% to 100%
Good	Vigor is normal for the species. No significant damage due to diseases or pests. Any twig dieback, defoliation, or discoloration is minor.	Well-developed structure. Defects are minor and can be corrected	Minor asymmetries/ deviations from species norm. Mostly consistent with the intended use. Function and aesthetics are not compromised.	61% to 80%
Fair	Reduced vigor. Damage due to insects or diseases may be significant and associated with defoliation bur is nor likely to be fatal. Twig dieback, defoliation, discoloration, and/or dead branches may comprise up to 50% of the crown.	A single defect of a significant nature or multiple moderate defects. Defects ace not practical to correct or would require multiple treatments over several years.	Major asymmetries/deviations from species norm and/or intended use. Function and/or aesthetics are compromised.	41% to 60%
Poor	Unhealthy and declining in appearance. Poor vigor. Low foliage density and poor foliage color are present. Potentially fatal pest infestation. Extensive twig and/or branch dieback.	A single serious defect or multiple significant defects. Recent change in tree orientation. Observed structural problems cannot be corrected. Failure may occur at any rime.	Largely asymmetrical/abnormal. Detracts from intended use and/or aescl1ecics to a significant degree.	21% to40%
Very Poor	Poor vigor. Appears to be dying and in the last stages of life. Little live foliage.	Single or multiple severe defects. Failure is probable or imminent.	Visually unappealing. Provides little or no function in the landscape.	6% to21%
Dead				0% to 5%

2 COUNCIL OF TREE AND LANDSCAPE APPRAISERS GUIDE FOR PLANT APPRAISAL

SCALE: NTS

Tree Replacment					
Action >	Total Trees Removed	6"–20" DBH	20"–30" DBH	30" DBH	Total Replacement Requirement
Condition Class of Tree Removed v					
Dead	150	135	11	4	0
Poor	124	86	26	12	174
Fair	147	107	32	8	195
Good	128	100	23	5	161
Excellent	25	16	8	1	35
Total	574	444	100	30	565

Dead Trees were removed from Total Tree Replacement calculation

Based on the submitted GDP landscape drawings:

Proposed Canopy Trees = 176

\+ Proposed Low Deciduous Trees = 138

Total Proposed Deciduous Trees = 314

\+ Total Proposed Evergreen Trees = 350

Total Proposed Trees = 664

Required Tree Replacements (All Removals - Dead) = 565 trees

Required Tree Replacements (All Removals - Dead - Poor) = 391 trees

Replacement ratio with proposed deciduous:

Deciduous Trees to Trees removed (excluding Dead Trees) = 0.5:1

Deciduous Trees to Trees removed (excluding Poor and Dead Trees) = 0.7:1

Replacement ratio with proposed deciduous + evergreen:

Dec. + Evergreen Trees to Trees removed (excluding Dead Trees) = 1.1:1

Dec. + Evergreen Trees to Trees removed (excluding Poor and Dead Trees) = 1.6:1

Existing tree removal locations and quantities may vary based on in-field conditions. Proposed trees types, location, and quantities are subject to change with project refinement. Any changes to the above will be done in compliance with governing standards, codes, and ordinances of the project area.

3 TREE REPLACEMENT CALCULATIONS

SCALE: NTS

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY TABULATIONS

sheet number
L-010 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1	Norway Maple	Acer platanoides	Good	22		Alive	X–Remove
2	Freeman Maple	Acer x freemanii	Good	14		Alive	P–Protect
3	Ginkgo	Ginkgo biloba	Fair	8		Alive	P–Protect
4	Ginkgo	Ginkgo biloba	Fair	15		Alive	P–Protect
5	Shagbark Hickory	Carya ovata	Good	20		Alive	P–Protect
6	White Oak	Quercus alba	Good	20		Alive	P–Protect
7	White Oak	Quercus alba	Poor	23		Alive	X–Remove
8	Austrian Pine	Pinus nigra	Good	13		Alive	P–Protect
9	Northern Red Oak	Quercus rubra	Fair	26		Alive	P–Protect
10	White Oak	Quercus alba	Good	28		Alive	P–Protect
11	Black Locust	Robinia pseudoacacia	Good	10		Alive	P–Protect
12	Black Locust	Robinia pseudoacacia	Good	11		Alive	P–Protect
13	Boxelder	Acer negundo	Poor	15	Pink ribbon on trunk	Alive	RM–Remain
14	Freeman Maple	Acer x freemanii	Fair	16		Alive	X–Remove
15	White Oak	Quercus alba	Good	19		Alive	X–Remove
16	Northern Red Oak	Quercus rubra	Fair	28		Alive	P–Protect
17	White Oak	Quercus alba	Good	17		Alive	P–Protect
18	Northern Red Oak	Quercus rubra	Good	35		Alive	P–Protect
19	White Oak	Quercus alba	Fair	16		Alive	P–Protect
20	Northern Red Oak	Quercus rubra	Fair	30		Alive	P–Protect
21	White Oak	Quercus alba	Fair	17		Alive	X–Remove
22	American Hornbeam	Carpinus caroliniana	Good	9		Alive	X–Remove
23	Freeman Maple	Acer x freemanii	Good	18		Alive	X–Remove
24	Eastern Redbud	Cercis canadensis	Fair	12		Alive	X–Remove
25	Eastern Redbud	Cercis canadensis	Fair	8		Alive	X–Remove
26	Eastern Redbud	Cercis canadensis	Fair	11		Alive	X–Remove
27	White Oak	Quercus alba	Good	29		Alive	P–Protect
28	Sugar Maple	Acer saccharum	Excellent	23		Alive	X–Remove
29	Mulberry	Morus spp	Fair	12		Alive	X–Remove
30	Silver Maple	Acer saccharinum	Fair	17		Alive	X–Remove
31	Silver Maple	Acer saccharinum	Fair	17		Alive	X–Remove
32	Freeman Maple	Acer x freemanii	Good	14		Alive	P–Protect
33	Norway Spruce	Picea abies	Good	18		Alive	P–Protect
34	Norway Spruce	Picea abies	Fair	11		Alive	P–Protect
35	Norway Spruce	Picea abies	Good	25		Alive	P–Protect
36	Norway Spruce	Picea abies	Excellent	25		Alive	P–Protect
37	Norway Spruce	Picea abies	Excellent	16		Alive	P–Protect
38	White Oak	Quercus alba	Fair	27		Alive	P–Protect
39	White Oak	Quercus alba	Good	18		Alive	P–Protect
40	White Oak	Quercus alba	Good	22		Alive	P–Protect
41	White Oak	Quercus alba	Good	16		Alive	X–Remove
42	White Oak	Quercus alba	Excellent	26		Alive	X–Remove
43	White Oak	Quercus alba	Fair	19		Alive	X–Remove
44	White Oak	Quercus alba	Good	22		Alive	P–Protect
45	Norway Maple	Acer platanoides	Excellent	12		Alive	P–Protect
46	White Oak	Quercus alba	Good	17		Alive	P–Protect
47	White Oak	Quercus alba	Fair	13		Alive	P–Protect
48	White Oak	Quercus alba	Good	20		Alive	P–Protect
49	White Oak	Quercus alba	Good	13		Alive	P–Protect
50	White Oak	Quercus alba	Fair	13		Alive	P–Protect
51	White Oak	Quercus alba	Good	18		Alive	P–Protect
52	Black Locust	Robinia pseudoacacia	Good	21		Alive	P–Protect
53	White Oak	Quercus alba	Good	20		Alive	P–Protect
54	White Oak	Quercus alba	Good	19		Alive	P–Protect
55	Shagbark Hickory	Carya ovata	Excellent	12		Alive	P–Protect
56	White Oak	Quercus alba	Good	22		Alive	X–Remove
57	Northern Red Oak	Quercus rubra	Fair	27		Alive	P–Protect
58	White Oak	Quercus alba	Good	24		Alive	P–Protect
59	Katsura Tree	Cercidiphyllum japonicum	Fair	8		Alive	X–Remove
60	White Oak	Quercus alba	Good	20		Alive	P–Protect
61	Black Locust	Robinia pseudoacacia	Good	16		Alive	X–Remove
62	White Oak	Quercus alba	Good	21		Alive	X–Remove
63	White Oak	Quercus alba	Excellent	13		Alive	P–Protect
64	White Oak	Quercus alba	Good	10		Alive	P–Protect
65	White Oak	Quercus alba	Good	18		Alive	P–Protect
66	White Oak	Quercus alba	Good	19		Alive	P–Protect
67	White Oak	Quercus alba	Good	17		Alive	P–Protect
68	White Oak	Quercus alba	Poor	9		Alive	P–Protect
69	White Oak	Quercus alba	Good	20		Alive	P–Protect
70	Northern Red Oak	Quercus rubra	Excellent	26		Alive	P–Protect
71	White Oak	Quercus alba	Good	11		Alive	P–Protect
72	White Oak	Quercus alba	Excellent	22		Alive	P–Protect
73	Mulberry	Morus spp	Fair	11	Multi stem 11x11x6	Alive	X–Remove
74	White Oak	Quercus alba	Excellent	33		Alive	P–Protect
75	Black Locust	Robinia pseudoacacia	Good	9		Alive	X–Remove
76	Black Locust	Robinia pseudoacacia	Excellent	9		Alive	P–Protect
77	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
78	American Elm	Ulmus americana	Fair	15		Alive	X–Remove
79	American Elm	Ulmus americana	Fair	12		Alive	X–Remove
80	Black Walnut	Juglans nigra	Fair	13		Alive	X–Remove
81	Black Walnut	Juglans nigra	Good	16		Alive	X–Remove
82	Black Walnut	Juglans nigra	Good	14		Alive	P–Protect
83	Black Walnut	Juglans nigra	Good	22		Alive	RM–Remain
84	Black Walnut	Juglans nigra	Excellent	11		Alive	P–Protect
85	Black Walnut	Juglans nigra	Good	22		Alive	RM–Remain
86	Black Walnut	Juglans nigra	Good	12		Alive	RM–Remain
87	Black Locust	Robinia pseudoacacia	Good	25		Alive	RM–Remain
88	Norway Maple	Acer platanoides	Good	18		Alive	RM–Remain
89	Black Locust	Robinia pseudoacacia	Good	17		Alive	RM–Remain
90	Black Locust	Robinia pseudoacacia	Poor	19		Alive	RM–Remain
91	Black Locust	Robinia pseudoacacia	Good	13		Alive	P–Protect
92	American Elm	Ulmus americana	Fair	17		Alive	P–Protect
93	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
94	Black Locust	Robinia pseudoacacia	Good	19		Alive	RM–Remain
95	Black Locust	Robinia pseudoacacia	Fair	23		Alive	RM–Remain
96	Black Locust	Robinia pseudoacacia	Good	22	Electrical fixtures	Alive	P–Protect
97	Black Locust	Robinia pseudoacacia	Good	16		Alive	P–Protect
98	Black Locust	Robinia pseudoacacia	Good	21		Alive	P–Protect
99	Mulberry	Morus spp	Good	13		Alive	P–Protect
100	Boxelder	Acer negundo	Fair	8		Alive	P–Protect
101	Boxelder	Acer negundo	Fair	8		Alive	X–Remove
102	Boxelder	Acer negundo	Fair	9		Alive	X–Remove
103	Black Locust	Robinia pseudoacacia	Fair	32		Alive	X–Remove
104	Mulberry	Morus spp	Poor	18		Alive	RM–Remain
105	Crabapple	Malus spp	Good	14		Alive	X–Remove
106	Norway Spruce	Picea abies	Good	20		Alive	P–Protect
107	Norway Spruce	Picea abies	Good	14		Alive	P–Protect
108	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
109	Mulberry	Morus spp	Good	17		Alive	RM–Remain
110	Norway Maple	Acer platanoides	Fair	21		Alive	P–Protect
111	Black Walnut	Juglans nigra	Good	16		Alive	RM–Remain
112	Northern Red Oak	Quercus rubra	Good	29		Alive	RM–Remain
113	Mulberry	Morus spp	Fair	14		Alive	RM–Remain
114	Green Ash	Fraxinus pennsylvanica	Dead	16		Alive	X–Remove
115	Mulberry	Morus spp	Poor	11		Alive	X–Remove
116	Mulberry	Morus spp	Good	12		Alive	RM–Remain
117	Northern Red Oak	Quercus rubra	Dead	17		Alive	X–Remove
118	Mulberry	Morus spp	Fair	8		Alive	RM–Remain
119	Mulberry	Morus spp	Fair	8		Alive	RM–Remain
121	Norway Maple	Acer platanoides	Good	17		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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sheet name
TREE SURVEY DATA

sheet number
L-011 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
122	American Elm	Ulmus americana	Good	9		Alive	RM–Remain
123	Northern Red Oak	Quercus rubra	Good	26		Alive	RM–Remain
124	White Oak	Quercus alba	Excellent	12		Alive	RM–Remain
125	Northern Red Oak	Quercus rubra	Excellent	28		Alive	RM–Remain
126	White Oak	Quercus alba	Good	12		Alive	RM–Remain
127	Northern Red Oak	Quercus rubra	Good	27		Alive	RM–Remain
128	Norway Maple	Acer platanoides	Fair	11		Alive	RM–Remain
129	Mulberry	Morus spp	Fair	10		Alive	X–Remove
130	American Elm	Ulmus americana	Good	15		Alive	X–Remove
131	American Basswood	Tilia americana	Poor	13		Alive	X–Remove
132	Norway Maple	Acer platanoides	Fair	15		Alive	X–Remove
133	White Oak	Quercus alba	Good	18		Alive	X–Remove
134	White Oak	Quercus alba	Good	15		Alive	X–Remove
135	American Elm	Ulmus americana	Good	12		Alive	X–Remove
136	American Elm	Ulmus americana	Excellent	24		Alive	P–Protect
137	White Oak	Quercus alba	Good	12		Alive	X–Remove
138	Mulberry	Morus spp	Good	10		Alive	X–Remove
139	Black Locust	Robinia pseudoacacia	Excellent	12		Alive	X–Remove
140	Black Locust	Robinia pseudoacacia	Good	14		Alive	X–Remove
141	Black Locust	Robinia pseudoacacia	Good	13		Alive	X–Remove
142	Black Walnut	Juglans nigra	Excellent	16		Alive	X–Remove
143	Mulberry	Morus spp	Good	13		Alive	X–Remove
144	Mulberry	Morus spp	Good	8		Alive	X–Remove
145	Northern Red Oak	Quercus rubra	Good	31		Alive	X–Remove
146	Mulberry	Morus spp	Fair	9		Alive	X–Remove
147	Black Locust	Robinia pseudoacacia	Fair	10		Alive	X–Remove
148	Black Locust	Robinia pseudoacacia	Good	9		Alive	X–Remove
149	Norway Maple	Acer platanoides	Good	14		Alive	X–Remove
150	Norway Maple	Acer platanoides	Fair	16		Alive	X–Remove
151	Black Locust	Robinia pseudoacacia	Good	11		Alive	X–Remove
152	Black Cherry	Prunus serotina	Good	10		Alive	X–Remove
153	Black Locust	Robinia pseudoacacia	Fair	10	Multi stem 10x8	Alive	X–Remove
154	Black Locust	Robinia pseudoacacia	Excellent	11		Alive	X–Remove
155	White Oak	Quercus alba	Good	17		Alive	X–Remove
156	Black Cherry	Prunus serotina	Excellent	19		Alive	X–Remove
157	Black Locust	Robinia pseudoacacia	Good	17		Alive	X–Remove
158	American Elm	Ulmus americana	Good	18		Alive	X–Remove
159	Mulberry	Morus spp	Good	16		Alive	X–Remove
160	American Elm	Ulmus americana	Good	11		Alive	X–Remove
161	American Elm	Ulmus americana	Poor	12		Alive	X–Remove
162	American Elm	Ulmus americana	Fair	21		Alive	X–Remove
163	American Elm	Ulmus americana	Good	13		Alive	X–Remove
164	White Oak	Quercus alba	Good	23		Alive	P–Protect
165	White Oak	Quercus alba	Fair	31		Alive	P–Protect
166	Silver Maple	Acer saccharinum	Good	17		Alive	P–Protect
167	Silver Maple	Acer saccharinum	Good	15		Alive	P–Protect
168	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
169	Mulberry	Morus spp	Fair	23		Alive	X–Remove
170	American Basswood	Tilia americana	Good	19		Alive	X–Remove
171	White Oak	Quercus alba	Good	26		Alive	X–Remove
172	White Oak	Quercus alba	Good	21		Alive	P–Protect
173	White Oak	Quercus alba	Good	23		Alive	P–Protect
174	White Oak	Quercus alba	Good	18		Alive	P–Protect
175	Northern Red Oak	Quercus rubra	Good	26		Alive	P–Protect
176	White Oak	Quercus alba	Good	19		Alive	P–Protect
177	Black Locust	Robinia pseudoacacia	Excellent	18		Alive	P–Protect
178	Norway Spruce	Picea abies	Excellent	11		Alive	P–Protect
179	White Oak	Quercus alba	Good	14		Alive	P–Protect
180	White Oak	Quercus alba	Excellent	17		Alive	P–Protect
181	White Oak	Quercus alba	Fair	22		Alive	X–Remove
182	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
183	Sugar Maple	Acer saccharum	Good	19		Alive	X–Remove
184	White Oak	Quercus alba	Good	20		Alive	P–Protect
185	Red Pine	Pinus resinosa	Good	11		Alive	P–Protect
186	White Oak	Quercus alba	Good	21		Alive	P–Protect
187	White Oak	Quercus alba	Good	23		Alive	X–Remove
188	White Oak	Quercus alba	Good	9		Alive	P–Protect
189	White Oak	Quercus alba	Good	13		Alive	P–Protect
190	White Oak	Quercus alba	Good	18		Alive	P–Protect
191	White Oak	Quercus alba	Good	17		Alive	P–Protect
192	White Oak	Quercus alba	Good	14		Alive	P–Protect
193	White Oak	Quercus alba	Good	16		Alive	P–Protect
194	White Oak	Quercus alba	Excellent	15		Alive	X–Remove
195	White Oak	Quercus alba	Good	15		Alive	X–Remove
196	Northern Red Oak	Quercus rubra	Good	24		Alive	X–Remove
197	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
198	White Oak	Quercus alba	Excellent	23		Alive	P–Protect
199	Crabapple	Malus spp	Good	9		Alive	P–Protect
200	Northern Red Oak	Quercus rubra	Fair	28		Alive	X–Remove
201	White Oak	Quercus alba	Good	20		Alive	P–Protect
202	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
203	White Oak	Quercus alba	Good	20		Alive	P–Protect
204	White Oak	Quercus alba	Good	27		Alive	P–Protect
205	Norway Maple	Acer platanoides	Fair	14		Alive	Z–ROW Removal
206	Black Locust	Robinia pseudoacacia	Poor	13		Alive	X–Remove
207	Northern Red Oak	Quercus rubra	Good	33		Alive	P–Protect
208	White Oak	Quercus alba	Good	17		Alive	P–Protect
209	Black Locust	Robinia pseudoacacia	Poor	8		Alive	X–Remove
210	Black Locust	Robinia pseudoacacia	Good	13		Alive	X–Remove
211	Black Locust	Robinia pseudoacacia	Poor	10		Alive	X–Remove
212	Northern Red Oak	Quercus rubra	Good	32		Alive	P–Protect
213	Black Locust	Robinia pseudoacacia	Poor	9		Alive	X–Remove
214	Northern Red Oak	Quercus rubra	Fair	23		Alive	X–Remove
215	Black Locust	Robinia pseudoacacia	Poor	9		Alive	X–Remove
216	Black Locust	Robinia pseudoacacia	Poor	10		Alive	X–Remove
217	Black Locust	Robinia pseudoacacia	Good	15		Alive	X–Remove
218	Black Locust	Robinia pseudoacacia	Good	19	Multi stem 19x12	Alive	P–Protect
219	Red Pine	Pinus resinosa	Fair	11		Alive	X–Remove
220	Norway Spruce	Picea abies	Good	16		Alive	X–Remove
221	Eastern White Pine	Pinus strobus	Good	10		Alive	P–Protect
222	Northern Red Oak	Quercus rubra	Poor	25		Alive	X–Remove
223	Northern Red Oak	Quercus rubra	Fair	29		Alive	P–Protect
224	Arborvitae	Thuja occidentalis	Good	12	Multi stem 12x12x3	Alive	X–Remove
225	Arborvitae	Thuja occidentalis	Good	14		Alive	X–Remove
226	Arborvitae	Thuja occidentalis	Good	12	Multi stem 12x6x3	Alive	X–Remove
227	Arborvitae	Thuja occidentalis	Good	10	Multi stem 10x6x7	Alive	X–Remove
228	Northern Red Oak	Quercus rubra	Good	12		Alive	P–Protect
229	Yew	Taxus spp	Good	14		Alive	P–Protect
230	Crabapple	Malus spp	Poor	9		Alive	X–Remove
231	Northern Red Oak	Quercus rubra	Good	11		Alive	P–Protect
232	White Oak	Quercus alba	Excellent	10		Alive	P–Protect
233	White Oak	Quercus alba	Good	18		Alive	P–Protect
234	Northern Red Oak	Quercus rubra	Good	33		Alive	P–Protect
235	Northern Red Oak	Quercus rubra	Fair	34		Alive	P–Protect
236	Northern Red Oak	Quercus rubra	Good	28		Alive	P–Protect
237	Sugar Maple	Acer saccharum	Good	26		Alive	X–Remove
238	Northern Red Oak	Quercus rubra	Fair	28		Alive	P–Protect
239	Hawthorn	Crataegus spp	Fair	18		Alive	P–Protect
240	Honeylocust	Gleditsia triacanthos	Good	18		Alive	P–Protect
241	Honeylocust	Gleditsia triacanthos	Fair	19		Alive	X–Remove

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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TREE SURVEY DATA

sheet number
L-012 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
242	Norway Maple	Acer platanoides	Good	22		Alive	P–Protect
243	Northern Red Oak	Quercus rubra	Good	28		Alive	P–Protect
244	Northern Red Oak	Quercus rubra	Good	35		Alive	P–Protect
245	Hawthorn	Crataegus spp	Good	13	Multi stem 13x10	Alive	P–Protect
246	Hawthorn	Crataegus spp	Good	8	Multi stem 8x7x6	Alive	P–Protect
247	Shagbark Hickory	Carya ovata	Good	14		Alive	P–Protect
248	American Elm	Ulmus americana	Good	28		Alive	P–Protect
249	White Oak	Quercus alba	Excellent	22		Alive	P–Protect
250	Black Cherry	Prunus serotina	Poor	22		Alive	X–Remove
251	Willow	Salix spp	Poor	17		Alive	X–Remove
252	Willow	Salix spp	Poor	41		Alive	X–Remove
253	White Oak	Quercus alba	Excellent	27		Alive	P–Protect
254	Eastern Redbud	Cercis canadensis	Fair	10	Multi stem 10x9x97	Alive	P–Protect
255	Eastern Redbud	Cercis canadensis	Fair	14	Multi stem 14x8	Alive	X–Remove
256	Eastern Redbud	Cercis canadensis	Fair	8	Multi stem 8x6x5	Alive	X–Remove
257	Shagbark Hickory	Carya ovata	Good	16		Alive	P–Protect
258	Swamp White Oak	Quercus bicolor	Excellent	9		Alive	P–Protect
259	Norway Maple	Acer platanoides	Fair	21		Alive	X–Remove
260	Willow	Salix spp	Fair	19		Alive	P–Protect
261	Willow	Salix spp	Fair	18		Alive	X–Remove
262	Eastern Cottonwood	Populus deltoides	Excellent	10		Alive	P–Protect
263	Eastern Cottonwood	Populus deltoides	Excellent	13		Alive	P–Protect
264	European Black Alder	Alnus glutinosa	Good	13		Alive	P–Protect
265	Eastern Cottonwood	Populus deltoides	Fair	26	Multi stem 26x24	Alive	P–Protect
266	Eastern Cottonwood	Populus deltoides	Good	16		Alive	RM–Remain
267	Shagbark Hickory	Carya ovata	Good	10		Alive	RM–Remain
268	American Basswood	Tilia americana	Excellent	13		Alive	RM–Remain
269	Northern Red Oak	Quercus rubra	Excellent	11		Alive	RM–Remain
270	Northern Red Oak	Quercus rubra	Good	28		Alive	RM–Remain
271	White Oak	Quercus alba	Good	24		Alive	RM–Remain
272	White Oak	Quercus alba	Excellent	25		Alive	RM–Remain
273	White Oak	Quercus alba	Poor	16		Alive	RM–Remain
274	White Oak	Quercus alba	Fair	24		Alive	RM–Remain
275	White Oak	Quercus alba	Good	20		Alive	RM–Remain
276	White Oak	Quercus alba	Good	21		Alive	RM–Remain
277	White Oak	Quercus alba	Good	37		Alive	RM–Remain
278	Red Maple	Acer rubrum	Good	13		Alive	P–Protect
279	Red Maple	Acer rubrum	Poor	24		Alive	X–Remove
280	Horsechestnut	Aesculus hippocastanum	Poor	14		Alive	X–Remove
281	Northern Red Oak	Quercus rubra	Good	34		Alive	P–Protect
282	Northern Red Oak	Quercus rubra	Good	30		Alive	P–Protect
283	Northern Red Oak	Quercus rubra	Excellent	31		Alive	P–Protect
284	Northern Red Oak	Quercus rubra	Good	37		Alive	P–Protect
285	Northern Red Oak	Quercus rubra	Good	33		Alive	P–Protect
286	Northern Red Oak	Quercus rubra	Excellent	33		Alive	P–Protect
287	Northern Red Oak	Quercus rubra	Fair	27		Alive	X–Remove
288	Shagbark Hickory	Carya ovata	Fair	15		Alive	P–Protect
289	White Oak	Quercus alba	Fair	23		Alive	X–Remove
290	White Oak	Quercus alba	Fair	25		Alive	X–Remove
291	Honeylocust	Gleditsia triacanthos	Good	15		Alive	X–Remove
292	Shagbark Hickory	Carya ovata	Fair	16		Alive	P–Protect
293	Crabapple	Malus spp	Fair	9		Alive	P–Protect
294	Crabapple	Malus spp	Fair	8		Alive	X–Remove
295	Colorado Blue Spruce	Picea pungens 'glauca'	Good	14		Alive	P–Protect
296	White Oak	Quercus alba	Good	22		Alive	P–Protect
297	Colorado Blue Spruce	Picea pungens 'glauca'	Fair	13		Alive	X–Remove
298	Honeylocust	Gleditsia triacanthos	Good	16		Alive	P–Protect
299	Northern Red Oak	Quercus rubra	Excellent	30		Alive	P–Protect
300	Northern Red Oak	Quercus rubra	Excellent	33		Alive	P–Protect
301	Northern Red Oak	Quercus rubra	Good	21		Alive	P–Protect
302	White Oak	Quercus alba	Excellent	23		Alive	X–Remove
303	Northern Red Oak	Quercus rubra	Good	44		Alive	X–Remove
304	Northern Red Oak	Quercus rubra	Fair	27		Alive	P–Protect
305	Eastern White Pine	Pinus strobus	Good	11		Alive	P–Protect
306	Freeman Maple	Acer x freemanii	Good	14		Alive	P–Protect
307	Northern Red Oak	Quercus rubra	Fair	31		Alive	P–Protect
308	White Oak	Quercus alba	Good	24		Alive	P–Protect
309	White Oak	Quercus alba	Good	19		Alive	P–Protect
310	Northern Red Oak	Quercus rubra	Fair	22		Alive	X–Remove
311	Swamp White Oak	Quercus bicolor	Excellent	11		Alive	P–Protect
312	White Oak	Quercus alba	Good	24		Alive	P–Protect
313	White Oak	Quercus alba	Excellent	30		Alive	P–Protect
314	White Oak	Quercus alba	Good	17		Alive	P–Protect
315	Colorado Blue Spruce	Picea pungens 'glauca'	Fair	12		Alive	P–Protect
316	Northern Red Oak	Quercus rubra	Good	27		Alive	P–Protect
317	Ginkgo	Ginkgo biloba	Excellent	9		Alive	P–Protect
318	Norway Spruce	Picea abies	Excellent	19		Alive	P–Protect
319	White Oak	Quercus alba	Excellent	25		Alive	P–Protect
320	Norway Spruce	Picea abies	Excellent	17		Alive	P–Protect
321	Eastern White Pine	Pinus strobus	Fair	20		Alive	P–Protect
322	Eastern White Pine	Pinus strobus	Fair	14	Multi stem 14x11	Alive	P–Protect
323	Northern Red Oak	Quercus rubra	Good	26		Alive	P–Protect
324	Eastern White Pine	Pinus strobus	Fair	15		Alive	P–Protect
325	White Oak	Quercus alba	Excellent	28		Alive	P–Protect
326	Red Maple	Acer rubrum	Excellent	8		Alive	P–Protect
327	White Oak	Quercus alba	Fair	27		Alive	X–Remove
328	White Oak	Quercus alba	Good	21		Alive	P–Protect
329	White Oak	Quercus alba	Good	19		Alive	P–Protect
330	White Oak	Quercus alba	Good	17		Alive	P–Protect
331	Northern Red Oak	Quercus rubra	Good	38		Alive	P–Protect
332	Northern Red Oak	Quercus rubra	Fair	26		Alive	P–Protect
333	Northern Red Oak	Quercus rubra	Poor	22		Alive	P–Protect
334	Northern Red Oak	Quercus rubra	Poor	26		Alive	P–Protect
335	Norway Maple	Acer platanoides	Good	16		Alive	P–Protect
336	Black Locust	Robinia pseudoacacia	Fair	12		Alive	P–Protect
337	Black Locust	Robinia pseudoacacia	Poor	17		Alive	X–Remove
338	Black Cherry	Prunus serotina	Fair	14		Alive	X–Remove
339	Black Locust	Robinia pseudoacacia	Good	14		Alive	P–Protect
340	Black Locust	Robinia pseudoacacia	Poor	17		Alive	X–Remove
341	Mulberry	Morus spp	Fair	9	Multi stem 9x8	Alive	X–Remove
342	Norway Maple	Acer platanoides	Poor	21		Alive	X–Remove
343	Three Flowered Maple	Acer triflorum	Good	9		Alive	P–Protect
344	Eastern Redbud	Cercis canadensis	Fair	9		Alive	P–Protect
345	White Spruce	Picea glauca	Fair	13		Alive	X–Remove
346	White Oak	Quercus alba	Good	21		Alive	P–Protect
347	White Oak	Quercus alba	Good	22		Alive	P–Protect
348	White Oak	Quercus alba	Good	22		Alive	P–Protect
349	White Oak	Quercus alba	Good	19		Alive	X–Remove
350	Kentucky Coffeetree	Gymnocladus dioicus	Good	10		Alive	X–Remove
351	Freeman Maple	Acer x freemanii	Fair	17		Alive	X–Remove
352	White Oak	Quercus alba	Fair	20		Alive	X–Remove
353	Amur Maackia	Maackia amurensis	Good	12		Alive	X–Remove
354	Amur Maackia	Maackia amurensis	Good	11		Alive	X–Remove
355	Amur Maackia	Maackia amurensis	Good	11		Alive	X–Remove
356	Black Locust	Robinia pseudoacacia	Fair	21		Alive	Z–ROW Removal
357	Black Locust	Robinia pseudoacacia	Good	18		Alive	Z–ROW Removal
358	Crabapple	Malus spp	Good	8		Alive	Z–ROW Removal
359	Crabapple	Malus spp	Good	8		Alive	Z–ROW Removal
360	Crabapple	Malus spp	Fair	8		Alive	X–Remove
361	White Oak	Quercus alba	Good	24		Alive	X–Remove

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-013 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
362	River Birch	Betula nigra	Excellent	10		Alive	X–Remove
363	River Birch	Betula nigra	Good	10		Alive	X–Remove
364	River Birch	Betula nigra	Good	11		Alive	X–Remove
365	Amur Maackia	Maackia amurensis	Good	12		Alive	X–Remove
366	Black Locust	Robinia pseudoacacia	Fair	17		Alive	X–Remove
367	Black Locust	Robinia pseudoacacia	Fair	15		Alive	P–Protect
368	Black Locust	Robinia pseudoacacia	Fair	11		Alive	P–Protect
369	Northern Red Oak	Quercus rubra	Poor	29		Alive	P–Protect
370	Northern Red Oak	Quercus rubra	Good	31		Alive	P–Protect
371	White Oak	Quercus alba	Good	21		Alive	RM–Remain
372	White Oak	Quercus alba	Good	28		Alive	RM–Remain
373	White Oak	Quercus alba	Good	27		Alive	RM–Remain
374	American Elm	Ulmus americana	Poor	8		Alive	RM–Remain
375	Black Walnut	Juglans nigra	Excellent	25		Alive	RM–Remain
376	American Elm	Ulmus americana	Good	10		Alive	RM–Remain
377	American Elm	Ulmus americana	Good	18		Alive	RM–Remain
378	Northern Hackberry	Celtis occidentalis	Good	19		Alive	RM–Remain
379	Northern Red Oak	Quercus rubra	Fair	35		Alive	X–Remove
380	Northern Red Oak	Quercus rubra	Good	17		Alive	P–Protect
381	American Elm	Ulmus americana	Good	8		Alive	P–Protect
382	Black Walnut	Juglans nigra	Excellent	13		Alive	X–Remove
383	Northern Red Oak	Quercus rubra	Good	34		Alive	P–Protect
384	American Elm	Ulmus americana	Good	8		Alive	P–Protect
385	Black Locust	Robinia pseudoacacia	Poor	12		Alive	P–Protect
386	Black Locust	Robinia pseudoacacia	Poor	13		Alive	P–Protect
387	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
388	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain
389	Northern Red Oak	Quercus rubra	Good	27		Alive	RM–Remain
390	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
391	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
392	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain
393	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
394	Norway Maple	Acer platanoides	Fair	15		Alive	X–Remove
395	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
396	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain
397	Black Locust	Robinia pseudoacacia	Fair	13		Alive	P–Protect
398	Black Locust	Robinia pseudoacacia	Good	15		Alive	P–Protect
399	Black Walnut	Juglans nigra	Good	12		Alive	P–Protect
400	American Elm	Ulmus americana	Good	9		Alive	P–Protect
401	White Oak	Quercus alba	Poor	20	Multi stem 20x19	Alive	P–Protect
402	Black Locust	Robinia pseudoacacia	Good	10		Alive	P–Protect

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
403	American Elm	Ulmus americana	Good	9		Alive	P–Protect
404	Black Locust	Robinia pseudoacacia	Fair	16	Multi stem 16x13	Alive	P–Protect
405	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
406	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM–Remain
407	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X–Remove
408	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
409	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
410	Mulberry	Morus spp	Fair	8		Alive	RM–Remain
411	Black Locust	Robinia pseudoacacia	Fair	17		Alive	P–Protect
412	Black Locust	Robinia pseudoacacia	Good	20		Alive	P–Protect
413	Black Locust	Robinia pseudoacacia	Fair	12		Alive	P–Protect
414	Mulberry	Morus spp	Fair	19		Alive	P–Protect
415	Boxelder	Acer negundo	Poor	9		Alive	RM–Remain
416	Mulberry	Morus spp	Fair	15		Alive	P–Protect
417	Norway Maple	Acer platanoides	Fair	24		Alive	X–Remove
418	Northern Red Oak	Quercus rubra	Fair	28		Alive	X–Remove
419	Black Locust	Robinia pseudoacacia	Good	15		Alive	X–Remove
420	White Oak	Quercus alba	Fair	13		Alive	X–Remove
421	Black Locust	Robinia pseudoacacia	Fair	12		Alive	X–Remove
422	Black Locust	Robinia pseudoacacia	Good	15		Alive	P–Protect
423	Black Locust	Robinia pseudoacacia	Good	13		Alive	P–Protect
424	Norway Maple	Acer platanoides	Good	21		Alive	P–Protect
425	Black Locust	Robinia pseudoacacia	Good	14	Multi stem 14, 13, 13, 10, 10, 8, 5	Alive	X–Remove
426	Black Locust	Robinia pseudoacacia	Fair	18	Multi stem 18, 13	Alive	X–Remove
427	Mulberry	Morus spp	Fair	25		Alive	P–Protect
428	Eastern White Pine	Pinus strobus	Excellent	19		Alive	P–Protect
429	Eastern White Pine	Pinus strobus	Good	17		Alive	P–Protect
430	Mulberry	Morus spp	Fair	18		Alive	RM–Remain
431	Mulberry	Morus spp	Fair	17		Alive	RM–Remain
432	Eastern White Pine	Pinus strobus	Excellent	20		Alive	RM–Remain
433	Eastern White Pine	Pinus strobus	Excellent	18		Alive	RM–Remain
434	Mulberry	Morus spp	Good	12		Alive	RM–Remain
435	Mulberry	Morus spp	Poor	9		Alive	RM–Remain
436	Black Locust	Robinia pseudoacacia	Good	17		Alive	RM–Remain
437	Eastern White Pine	Pinus strobus	Excellent	12		Alive	RM–Remain
438	Eastern White Pine	Pinus strobus	Good	10		Alive	RM–Remain
439	American Elm	Ulmus americana	Fair	27		Alive	RM–Remain
440	Austrian Pine	Pinus nigra	Good	15		Alive	X–Remove
441	White Spruce	Picea glauca	Poor	13		Alive	RM–Remain
442	Mulberry	Morus spp	Fair	9		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
443	Green Ash	Fraxinus pennsylvanica	Dead	24		Alive	X–Remove
444	Black Locust	Robinia pseudoacacia	Dead	19		Alive	PEC–PEC Removal
445	Black Locust	Robinia pseudoacacia	Poor	17		Alive	RM–Remain
446	Black Locust	Robinia pseudoacacia	Fair	17		Alive	RM–Remain
447	Green Ash	Fraxinus pennsylvanica	Dead	10		Alive	X–Remove
448	American Basswood	Tilia americana	Poor	9	Multi stem 9, 8, 5, 4, 3, 3, 3	Alive	RM–Remain
449	Shagbark Hickory	Carya ovata	Good	15		Alive	RM–Remain
450	American Elm	Ulmus americana	Dead	8		Alive	X–Remove
451	American Basswood	Tilia americana	Fair	9	Multistem, nine, four, three	Alive	RM–Remain
452	Black Locust	Robinia pseudoacacia	Dead	14		Alive	X–Remove
453	Black Locust	Robinia pseudoacacia	Dead	13		Alive	X–Remove
454	Mulberry	Morus spp	Poor	15		Alive	RM–Remain
455	Northern Red Oak	Quercus rubra	Good	30		Alive	PEC+Z Removal
456	Northern Hackberry	Celtis occidentalis	Good	8		Alive	Z–ROW Removal
457	Black Walnut	Juglans nigra	Excellent	21		Alive	Z–ROW Removal
458	Northern Hackberry	Celtis occidentalis	Fair	9	Utility pole guy wire attached to trunk	Alive	RM–Remain
459	Black Locust	Robinia pseudoacacia	Poor	12		Alive	RM–Remain
460	Black Walnut	Juglans nigra	Excellent	16		Alive	RM–Remain
461	Mulberry	Morus spp	Poor	16		Alive	RM–Remain
462	Northern Hackberry	Celtis occidentalis	Good	8		Alive	RM–Remain
463	Black Locust	Robinia pseudoacacia	Poor	21		Alive	RM–Remain
464	Black Locust	Robinia pseudoacacia	Fair	23		Alive	RM–Remain
465	Northern Catalpa	Catalpa speciosa	Fair	19		Alive	RM–Remain
466	Northern Catalpa	Catalpa speciosa	Fair	21		Alive	RM–Remain
467	Northern Catalpa	Catalpa speciosa	Poor	14		Alive	RM–Remain
468	Mulberry	Morus spp	Poor	11		Alive	RM–Remain
469	Black Locust	Robinia pseudoacacia	Dead	17		Alive	X–Remove
470	Black Locust	Robinia pseudoacacia	Poor	16		Alive	RM–Remain
471	Boxelder	Acer negundo	Fair	10		Alive	RM–Remain
472	Black Locust	Robinia pseudoacacia	Dead	26		Alive	X–Remove
473	Black Walnut	Juglans nigra	Excellent	15		Alive	RM–Remain
474	Boxelder	Acer negundo	Poor	12		Alive	RM–Remain
475	American Elm	Ulmus americana	Poor	9		Alive	RM–Remain
476	Black Locust	Robinia pseudoacacia	Dead	15		Alive	X–Remove
477	Black Locust	Robinia pseudoacacia	Dead	18		Alive	X–Remove
478	Boxelder	Acer negundo	Poor	8		Alive	Z–ROW Removal
479	Black Locust	Robinia pseudoacacia	Dead	16		Alive	Z–ROW Removal
480	Black Locust	Robinia pseudoacacia	Poor	24		Alive	P–Protect
481	Mulberry	Morus spp	Fair	10		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

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issue date

sheet name
TREE SURVEY DATA

sheet number
L-014 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
482	Black Walnut	Juglans nigra	Good	13		Alive	Z-ROW Removal
483	White Oak	Quercus alba	Fair	30		Alive	RM-Remain
484	Black Locust	Robinia pseudoacacia	Dead	12		Alive	X-Remove
485	Black Locust	Robinia pseudoacacia	Poor	18		Alive	RM-Remain
486	Black Locust	Robinia pseudoacacia	Poor	16		Alive	RM-Remain
487	Black Locust	Robinia pseudoacacia	Poor	28		Alive	RM-Remain
488	Eastern White Pine	Pinus strobus	Good	19		Alive	RM-Remain
489	Eastern White Pine	Pinus strobus	Excellent	17		Alive	RM-Remain
490	Black Locust	Robinia pseudoacacia	Dead	17		Alive	X-Remove
491	Black Locust	Robinia pseudoacacia	Dead	13		Alive	X-Remove
492	Black Locust	Robinia pseudoacacia	Poor	17		Alive	RM-Remain
493	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM-Remain
494	Boxelder	Acer negundo	Poor	9		Alive	RM-Remain
495	Black Locust	Robinia pseudoacacia	Dead	11		Alive	Z-ROW Removal
496	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X-Remove
497	Black Locust	Robinia pseudoacacia	Poor	17		Alive	RM-Remain
498	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X-Remove
499	Sugar Maple	Acer saccharum	Excellent	10		Alive	RM-Remain
500	Sugar Maple	Acer saccharum	Good	8		Alive	RM-Remain
501	Sugar Maple	Acer saccharum	Good	8		Alive	RM-Remain
502	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM-Remain
503	Sugar Maple	Acer saccharum	Good	13		Alive	RM-Remain
504	Green Ash	Fraxinus pennsylvanica	Dead	18		Alive	X-Remove
505	Black Locust	Robinia pseudoacacia	Dead	11		Alive	Z-ROW Removal
506	Mulberry	Morus spp	Good	23		Alive	P-Protect
507	Black Locust	Robinia pseudoacacia	Poor	13		Alive	P-Protect
508	Green Ash	Fraxinus pennsylvanica	Dead	10		Alive	Z-ROW Removal
509	Black Locust	Robinia pseudoacacia	Dead	11		Alive	Z-ROW Removal
510	Boxelder	Acer negundo	Dead	9		Alive	Z-ROW Removal
511	Black Walnut	Juglans nigra	Excellent	21		Alive	Z-ROW Removal
512	Black Locust	Robinia pseudoacacia	Poor	19		Alive	Z-ROW Removal
513	Black Locust	Robinia pseudoacacia	Poor	18		Alive	Z-ROW Removal
514	Eastern White Pine	Pinus strobus	Good	13		Alive	P-Protect
515	Black Locust	Robinia pseudoacacia	Poor	25		Alive	RM-Remain
516	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM-Remain
517	Boxelder	Acer negundo	Fair	8		Alive	RM-Remain
518	American Elm	Ulmus americana	Fair	13		Alive	RM-Remain
519	American Elm	Ulmus americana	Good	11		Alive	RM-Remain
520	Boxelder	Acer negundo	Good	11		Alive	RM-Remain
521	White Spruce	Picea glauca	Dead	11		Alive	X-Remove
522	Black Locust	Robinia pseudoacacia	Poor	22	Multi stem 22, 22	Alive	RM-Remain
523	Black Locust	Robinia pseudoacacia	Dead	22		Alive	X-Remove
524	Norway Spruce	Picea abies	Excellent	21		Alive	RM-Remain
525	White Spruce	Picea glauca	Poor	12		Alive	RM-Remain
526	Black Locust	Robinia pseudoacacia	Poor	20		Alive	RM-Remain
527	Black Locust	Robinia pseudoacacia	Fair	17		Alive	P-Protect
528	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P-Protect
529	Black Locust	Robinia pseudoacacia	Fair	22		Alive	Z-ROW Removal
530	Black Walnut	Juglans nigra	Fair	18		Alive	P-Protect
531	Black Locust	Robinia pseudoacacia	Poor	21		Alive	RM-Remain
532	Mulberry	Morus spp	Fair	21		Alive	RM-Remain
533	Mulberry	Morus spp	Poor	11		Alive	RM-Remain
534	Mulberry	Morus spp	Poor	13		Alive	RM-Remain
535	Black Locust	Robinia pseudoacacia	Good	13		Alive	P-Protect
536	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM-Remain
537	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM-Remain
538	Black Locust	Robinia pseudoacacia	Good	18		Alive	RM-Remain
539	Black Locust	Robinia pseudoacacia	Fair	19		Alive	RM-Remain
540	Black Walnut	Juglans nigra	Good	26		Alive	Z-ROW Removal
541	Black Locust	Robinia pseudoacacia	Fair	20		Alive	RM-Remain
542	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM-Remain
543	Black Locust	Robinia pseudoacacia	Poor	14		Alive	Z-ROW Removal
544	Black Locust	Robinia pseudoacacia	Fair	16		Alive	Z-ROW Removal
545	Black Locust	Robinia pseudoacacia	Poor	19		Alive	RM-Remain
546	Black Locust	Robinia pseudoacacia	Poor	20		Alive	RM-Remain
547	Black Locust	Robinia pseudoacacia	Poor	18		Alive	RM-Remain
548	Black Locust	Robinia pseudoacacia	Poor	14		Alive	RM-Remain
549	Black Locust	Robinia pseudoacacia	Poor	9		Alive	Z-ROW Removal
550	Black Locust	Robinia pseudoacacia	Poor	26		Alive	RM-Remain
551	Black Locust	Robinia pseudoacacia	Fair	22		Alive	RM-Remain
552	Black Locust	Robinia pseudoacacia	Poor	17		Alive	RM-Remain
553	Black Walnut	Juglans nigra	Good	14		Alive	RM-Remain
554	Black Walnut	Juglans nigra	Good	26		Alive	RM-Remain
555	Black Locust	Robinia pseudoacacia	Poor	24		Alive	RM-Remain
556	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM-Remain
557	Black Locust	Robinia pseudoacacia	Dead	19		Alive	X-Remove
558	Black Locust	Robinia pseudoacacia	Poor	21		Alive	RM-Remain
559	Black Walnut	Juglans nigra	Good	27		Alive	RM-Remain
560	Black Locust	Robinia pseudoacacia	Poor	29		Alive	RM-Remain
561	Black Locust	Robinia pseudoacacia	Poor	16	Multi stem 16, 13	Alive	RM-Remain
562	Black Locust	Robinia pseudoacacia	Fair	20		Alive	RM-Remain
563	Black Walnut	Juglans nigra	Good	8		Alive	RM-Remain
564	Black Locust	Robinia pseudoacacia	Dead	14		Alive	X-Remove
565	Black Locust	Robinia pseudoacacia	Poor	12	Multi stem 12, 10	Alive	RM-Remain
566	Black Locust	Robinia pseudoacacia	Dead	14		Alive	X-Remove
567	Black Walnut	Juglans nigra	Good	26		Alive	RM-Remain
568	Black Locust	Robinia pseudoacacia	Dead	14		Alive	X-Remove
569	Black Walnut	Juglans nigra	Good	25		Alive	RM-Remain
570	Black Walnut	Juglans nigra	Good	28		Alive	RM-Remain
571	Black Walnut	Juglans nigra	Good	22		Alive	RM-Remain
572	Black Walnut	Juglans nigra	Good	27		Alive	RM-Remain
573	Black Locust	Robinia pseudoacacia	Fair	24		Alive	RM-Remain
574	Black Locust	Robinia pseudoacacia	Poor	18		Alive	RM-Remain
575	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM-Remain
576	Black Walnut	Juglans nigra	Good	25		Alive	RM-Remain
577	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM-Remain
578	Arborvitae	Thuja occidentalis	Good	21		Alive	X-Remove
579	Arborvitae	Thuja occidentalis	Good	18		Alive	X-Remove
580	Arborvitae	Thuja occidentalis	Fair	14		Alive	X-Remove
581	Arborvitae	Thuja occidentalis	Good	15		Alive	X-Remove
582	Black Locust	Robinia pseudoacacia	Poor	27	Multi stem 27, 24	Alive	PEC-PEC Removal
583	Mulberry	Morus spp	Fair	29		Alive	PEC-PEC Removal
584	Mulberry	Morus spp	Fair	13		Alive	PEC-PEC Removal
585	Mulberry	Morus spp	Poor	18		Alive	PEC-PEC Removal
586	Mulberry	Morus spp	Poor	9		Alive	PEC-PEC Removal
587	Juniper	Juniperus spp	Fair	21		Alive	PEC-PEC Removal
588	Mulberry	Morus spp	Poor	23		Alive	PEC-PEC Removal
589	Mulberry	Morus spp	Poor	23		Alive	PEC-PEC Removal
590	Douglas-fir	Pseudotsuga menziesii	Dead	16		Alive	PEC-PEC Removal
591	American Elm	Ulmus americana	Good	12		Alive	PEC-PEC Removal
592	Douglas-fir	Pseudotsuga menziesii	Poor	13		Alive	X-Remove
593	Shagbark Hickory	Carya ovata	Good	13		Alive	P-Protect
594	Black Locust	Robinia pseudoacacia	Fair	13		Alive	PEC-PEC Removal
595	Douglas-fir	Pseudotsuga menziesii	Poor	12		Alive	PEC-PEC Removal
596	Black Walnut	Juglans nigra	Good	22	Multi stem 22, 21	Alive	P-Protect
597	Northern Red Oak	Quercus rubra	Good	9		Alive	P-Protect
598	Black Locust	Robinia pseudoacacia	Fair	14		Alive	PEC-PEC Removal
599	Black Locust	Robinia pseudoacacia	Poor	12	Multi stem 12, 9	Alive	PEC-PEC Removal
600	Black Walnut	Juglans nigra	Good	16		Alive	P-Protect
601	American Elm	Ulmus americana	Excellent	12		Alive	P-Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP | la DO | cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-015 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
602	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
603	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
604	Northern Hackberry	Celtis occidentalis	Excellent	8		Alive	P–Protect
605	Black Locust	Robinia pseudoacacia	Poor	13		Alive	PEC–PEC Removal
606	Black Walnut	Juglans nigra	Good	30		Alive	P–Protect
607	Black Locust	Robinia pseudoacacia	Fair	21		Alive	PEC–PEC Removal
608	American Elm	Ulmus americana	Fair	11		Alive	P–Protect
609	Sugar Maple	Acer saccharum	Fair	10		Alive	P–Protect
610	Sugar Maple	Acer saccharum	Excellent	9		Alive	P–Protect
611	Black Locust	Robinia pseudoacacia	Fair	15		Alive	PEC–PEC Removal
612	Black Locust	Robinia pseudoacacia	Fair	16		Alive	PEC–PEC Removal
613	Black Locust	Robinia pseudoacacia	Poor	18		Alive	PEC–PEC Removal
614	Black Locust	Robinia pseudoacacia	Poor	20		Alive	PEC–PEC Removal
615	Black Locust	Robinia pseudoacacia	Poor	17		Alive	PEC+Z Removal
616	Black Locust	Robinia pseudoacacia	Fair	19		Alive	PEC+Z Removal
617	Black Locust	Robinia pseudoacacia	Dead	18		Alive	PEC+Z Removal
618	American Elm	Ulmus americana	Good	13		Alive	PEC+Z Removal
619	American Elm	Ulmus americana	Good	11		Alive	P–Protect
620	Sugar Maple	Acer saccharum	Excellent	10		Alive	PEC+Z Removal
621	American Elm	Ulmus americana	Fair	10		Alive	PEC+Z Removal
622	Sugar Maple	Acer saccharum	Fair	14		Alive	P–Protect
623	Sugar Maple	Acer saccharum	Fair	18		Alive	P–Protect
624	Sugar Maple	Acer saccharum	Excellent	10		Alive	P–Protect
625	Black Walnut	Juglans nigra	Excellent	41		Alive	P–Protect
626	Sugar Maple	Acer saccharum	Good	9		Alive	P–Protect
627	Northern Hackberry	Celtis occidentalis	Excellent	12		Alive	P–Protect
628	Sugar Maple	Acer saccharum	Good	13		Alive	P–Protect
629	Black Locust	Robinia pseudoacacia	Dead	17		Alive	PEC–PEC Removal
630	Black Locust	Robinia pseudoacacia	Dead	17		Alive	PEC+Z Removal
631	American Elm	Ulmus americana	Good	8		Alive	PEC+Z Removal
632	Black Locust	Robinia pseudoacacia	Fair	19		Alive	PEC+Z Removal
633	Shagbark Hickory	Carya ovata	Excellent	15		Alive	P–Protect
634	Sugar Maple	Acer saccharum	Good	14		Alive	P–Protect
635	Black Locust	Robinia pseudoacacia	Dead	20		Alive	PEC+Z Removal
636	Black Walnut	Juglans nigra	Excellent	24		Alive	RM–Remain
637	Sugar Maple	Acer saccharum	Excellent	13		Alive	P–Protect
638	Sugar Maple	Acer saccharum	Good	15		Alive	P–Protect
639	Sugar Maple	Acer saccharum	Poor	11		Alive	P–Protect
640	Sugar Maple	Acer saccharum	Good	10		Alive	P–Protect
641	Black Walnut	Juglans nigra	Good	15		Alive	P–Protect
642	Northern Hackberry	Celtis occidentalis	Good	10		Alive	P–Protect
643	Sugar Maple	Acer saccharum	Good	11		Alive	PEC–PEC Removal
644	Black Locust	Robinia pseudoacacia	Dead	15		Alive	PEC–PEC Removal
645	Black Locust	Robinia pseudoacacia	Dead	15		Alive	PEC–PEC Removal
646	Black Locust	Robinia pseudoacacia	Poor	18		Alive	PEC–PEC Removal
647	Honeylocust	Gleditsia triacanthos	Good	9		Alive	PEC–PEC Removal
648	Black Locust	Robinia pseudoacacia	Fair	20	Multi stem 20, 19	Alive	P–Protect
649	Sugar Maple	Acer saccharum	Fair	10		Alive	P–Protect
650	Sugar Maple	Acer saccharum	Excellent	9		Alive	P–Protect
651	Sugar Maple	Acer saccharum	Good	14		Alive	P–Protect
652	Sugar Maple	Acer saccharum	Good	14		Alive	P–Protect
653	Sugar Maple	Acer saccharum	Excellent	11		Alive	P–Protect
654	Sugar Maple	Acer saccharum	Poor	8		Alive	P–Protect
655	Sugar Maple	Acer saccharum	Excellent	13		Alive	P–Protect
656	Sugar Maple	Acer saccharum	Good	11		Alive	P–Protect
657	Sugar Maple	Acer saccharum	Excellent	12		Alive	PEC+Z Removal
658	Sugar Maple	Acer saccharum	Excellent	10		Alive	PEC+Z Removal
659	Sugar Maple	Acer saccharum	Dead	15		Alive	PEC+Z Removal
660	Sugar Maple	Acer saccharum	Poor	14		Alive	P–Protect
661	Black Locust	Robinia pseudoacacia	Poor	18		Alive	P–Protect
662	Black Locust	Robinia pseudoacacia	Fair	17		Alive	P–Protect
663	Black Locust	Robinia pseudoacacia	Dead	19		Alive	PEC–PEC Removal
664	Sugar Maple	Acer saccharum	Good	14		Alive	P–Protect
665	Black Walnut	Juglans nigra	Good	30		Alive	P–Protect
666	American Elm	Ulmus americana	Good	10		Alive	P–Protect
667	Sugar Maple	Acer saccharum	Fair	12		Alive	PEC–PEC Removal
668	Black Locust	Robinia pseudoacacia	Fair	18		Alive	X–Remove
669	Sugar Maple	Acer saccharum	Good	9		Alive	P–Protect
670	Sugar Maple	Acer saccharum	Excellent	14		Alive	P–Protect
671	Black Locust	Robinia pseudoacacia	Poor	23		Alive	P–Protect
672	Boxelder	Acer negundo	Poor	9		Alive	P–Protect
673	Sugar Maple	Acer saccharum	Excellent	14		Alive	P–Protect
674	Black Locust	Robinia pseudoacacia	Poor	22		Alive	PEC+Z Removal
675	Black Locust	Robinia pseudoacacia	Fair	21		Alive	P–Protect
676	Boxelder	Acer negundo	Fair	12		Alive	PEC–PEC Removal
677	Black Locust	Robinia pseudoacacia	Poor	22		Alive	P–Protect
678	Black Locust	Robinia pseudoacacia	Poor	23		Alive	P–Protect
679	Black Walnut	Juglans nigra	Good	24		Alive	P–Protect
680	Black Locust	Robinia pseudoacacia	Fair	17		Alive	PEC–PEC Removal
681	Black Walnut	Juglans nigra	Good	11		Alive	PEC–PEC Removal
682	Black Locust	Robinia pseudoacacia	Fair	13		Alive	PEC–PEC Removal
683	Mulberry	Morus spp	Fair	9		Alive	P–Protect
684	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
685	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
686	Black Locust	Robinia pseudoacacia	Poor	16		Alive	P–Protect
687	Black Locust	Robinia pseudoacacia	Poor	16		Alive	P–Protect
688	Black Locust	Robinia pseudoacacia	Good	27		Alive	P–Protect
689	Northern Red Oak	Quercus rubra	Good	27		Alive	P–Protect
690	Boxelder	Acer negundo	Fair	11		Alive	P–Protect
691	Boxelder	Acer negundo	Good	11		Alive	PEC+Z Removal
692	American Elm	Ulmus americana	Dead	17		Alive	PEC+Z Removal
693	Boxelder	Acer negundo	Fair	11	Multi stem 11,9	Alive	P–Protect
694	Mulberry	Morus spp	Fair	9		Alive	P–Protect
695	Black Locust	Robinia pseudoacacia	Fair	23		Alive	P–Protect
696	Northern Red Oak	Quercus rubra	Good	22		Alive	P–Protect
697	Northern Hackberry	Celtis occidentalis	Excellent	10		Alive	P–Protect
698	American Elm	Ulmus americana	Good	19		Alive	PEC+Z Removal
699	Northern Hackberry	Celtis occidentalis	Good	13		Alive	PEC+Z Removal
700	American Elm	Ulmus americana	Poor	16		Alive	PEC+Z Removal
701	Northern Red Oak	Quercus rubra	Excellent	25		Alive	P–Protect
702	Northern Red Oak	Quercus rubra	Good	18		Alive	P–Protect
703	Northern Hackberry	Celtis occidentalis	Excellent	11		Alive	P–Protect
704	Black Walnut	Juglans nigra	Excellent	21		Alive	P–Protect
705	Black Locust	Robinia pseudoacacia	Poor	8		Alive	P–Protect
706	Northern Hackberry	Celtis occidentalis	Good	14		Alive	P–Protect
707	Northern Red Oak	Quercus rubra	Good	18		Alive	P–Protect
708	Norway Maple	Acer platanoides	Excellent	9		Alive	P–Protect
709	Norway Maple	Acer platanoides	Good	13		Alive	P–Protect
710	Norway Maple	Acer platanoides	Excellent	11		Alive	P–Protect
711	White Oak	Quercus alba	Fair	32		Alive	PEC+Z Removal
712	Northern Red Oak	Quercus rubra	Good	24		Alive	PEC+Z Removal
713	Sugar Maple	Acer saccharum	Excellent	20		Alive	PEC+Z Removal
714	Green Ash	Fraxinus pennsylvanica	Dead	10		Alive	PEC+Z Removal
715	White Oak	Quercus alba	Fair	9		Alive	PEC+Z Removal
716	Northern Red Oak	Quercus rubra	Good	28		Alive	P–Protect
717	White Oak	Quercus alba	Good	20		Alive	P–Protect
718	Black Walnut	Juglans nigra	Excellent	10		Alive	PEC+Z Removal
719	Black Locust	Robinia pseudoacacia	Good	19		Alive	PEC+Z Removal
720	American Elm	Ulmus americana	Fair	8		Alive	PEC+Z Removal
721	Black Walnut	Juglans nigra	Good	18		Alive	PEC+Z Removal

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-016 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
722	Northern Hackberry	Celtis occidentalis	Good	8		Alive	P–Protect
723	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
724	White Oak	Quercus alba	Good	15		Alive	PEC+Z Removal
725	Mulberry	Morus spp	Fair	17		Alive	PEC–PEC Removal
726	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
727	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
728	Black Locust	Robinia pseudoacacia	Dead	16		Alive	PEC–PEC Removal
729	Black Locust	Robinia pseudoacacia	Poor	15	Multi stem 15, 15, 15	Alive	PEC–PEC Removal
730	Black Locust	Robinia pseudoacacia	Poor	18		Alive	P–Protect
731	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
732	Black Locust	Robinia pseudoacacia	Poor	17		Alive	P–Protect
733	Black Locust	Robinia pseudoacacia	Poor	22		Alive	P–Protect
734	Northern Hackberry	Celtis occidentalis	Fair	12		Alive	P–Protect
735	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
736	Black Walnut	Juglans nigra	Good	13		Alive	P–Protect
737	Black Locust	Robinia pseudoacacia	Poor	16		Alive	P–Protect
738	Black Locust	Robinia pseudoacacia	Poor	15		Alive	P–Protect
739	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
740	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
741	Northern Hackberry	Celtis occidentalis	Good	8		Alive	P–Protect
742	Black Walnut	Juglans nigra	Fair	17		Alive	P–Protect
743	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
744	Black Walnut	Juglans nigra	Excellent	27		Alive	P–Protect
745	Black Walnut	Juglans nigra	Fair	10		Alive	P–Protect
746	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
747	American Elm	Ulmus americana	Good	18		Alive	P–Protect
748	Black Walnut	Juglans nigra	Excellent	13		Alive	P–Protect
749	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
750	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
751	Black Locust	Robinia pseudoacacia	Poor	12		Alive	P–Protect
752	Black Locust	Robinia pseudoacacia	Poor	10		Alive	P–Protect
753	Black Locust	Robinia pseudoacacia	Poor	10		Alive	P–Protect
754	Black Walnut	Juglans nigra	Excellent	18		Alive	P–Protect
755	Mulberry	Morus spp	Fair	19		Alive	P–Protect
756	Black Locust	Robinia pseudoacacia	Dead	11		Alive	PEC–PEC Removal
757	Black Locust	Robinia pseudoacacia	Fair	13		Alive	P–Protect
758	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
759	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
760	Black Locust	Robinia pseudoacacia	Dead	11		Alive	PEC–PEC Removal
761	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
762	Northern Red Oak	Quercus rubra	Poor	28		Alive	P–Protect
763	Northern Red Oak	Quercus rubra	Fair	20		Alive	P–Protect
764	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
765	Northern Hackberry	Celtis occidentalis	Good	10		Alive	P–Protect
766	Mulberry	Morus spp	Fair	8		Alive	P–Protect
767	Black Walnut	Juglans nigra	Good	17		Alive	P–Protect
768	White Oak	Quercus alba	Dead	15		Alive	PEC–PEC Removal
769	Shagbark Hickory	Carya ovata	Good	8		Alive	P–Protect
770	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
771	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
772	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
773	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
774	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
775	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
776	Black Locust	Robinia pseudoacacia	Dead	16		Alive	PEC–PEC Removal
777	Black Walnut	Juglans nigra	Fair	25		Alive	P–Protect
778	Black Walnut	Juglans nigra	Good	18		Alive	P–Protect
779	Black Walnut	Juglans nigra	Excellent	24		Alive	P–Protect
780	Mulberry	Morus spp	Fair	10		Alive	P–Protect
781	Black Walnut	Juglans nigra	Good	24		Alive	P–Protect
782	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
783	Mulberry	Morus spp	Fair	16		Alive	P–Protect
784	Black Walnut	Juglans nigra	Poor	22		Alive	P–Protect
785	Black Locust	Robinia pseudoacacia	Dead	15		Alive	PEC–PEC Removal
786	Black Walnut	Juglans nigra	Fair	15		Alive	P–Protect
787	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
788	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
789	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
790	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
791	Green Ash	Fraxinus pennsylvanica	Dead	8		Alive	PEC–PEC Removal
792	White Oak	Quercus alba	Dead	17		Alive	PEC–PEC Removal
793	Shagbark Hickory	Carya ovata	Dead	14		Alive	PEC–PEC Removal
794	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
795	Northern Hackberry	Celtis occidentalis	Excellent	9		Alive	P–Protect
796	Black Locust	Robinia pseudoacacia	Poor	13		Alive	P–Protect
797	Black Locust	Robinia pseudoacacia	Poor	14		Alive	P–Protect
798	Green Ash	Fraxinus pennsylvanica	Dead	8		Alive	PEC–PEC Removal
799	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
800	Northern Red Oak	Quercus rubra	Fair	19		Alive	P–Protect
801	Northern Red Oak	Quercus rubra	Fair	25		Alive	P–Protect
802	Black Locust	Robinia pseudoacacia	Poor	10		Alive	P–Protect
803	Black Locust	Robinia pseudoacacia	Dead	11		Alive	PEC–PEC Removal
804	Black Locust	Robinia pseudoacacia	Poor	16		Alive	P–Protect
805	American Elm	Ulmus americana	Good	21		Alive	P–Protect
806	Black Locust	Robinia pseudoacacia	Poor	8		Alive	P–Protect
807	Mulberry	Morus spp	Fair	15		Alive	P–Protect
808	Black Locust	Robinia pseudoacacia	Dead	14		Alive	PEC–PEC Removal
809	Black Locust	Robinia pseudoacacia	Poor	12		Alive	P–Protect
810	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
811	Black Walnut	Juglans nigra	Fair	15		Alive	P–Protect
812	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
813	White Oak	Quercus alba	Fair	16		Alive	P–Protect
814	Black Walnut	Juglans nigra	Good	23		Alive	P–Protect
815	Black Locust	Robinia pseudoacacia	Fair	13		Alive	P–Protect
816	Northern Hackberry	Celtis occidentalis	Fair	8		Alive	P–Protect
817	Black Locust	Robinia pseudoacacia	Poor	19		Alive	P–Protect
818	Black Walnut	Juglans nigra	Fair	12		Alive	P–Protect
819	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
820	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
821	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
822	Black Walnut	Juglans nigra	Fair	23		Alive	P–Protect
823	Black Walnut	Juglans nigra	Fair	15		Alive	P–Protect
824	Black Walnut	Juglans nigra	Good	9		Alive	P–Protect
825	Black Walnut	Juglans nigra	Good	12		Alive	P–Protect
826	Black Walnut	Juglans nigra	Good	21		Alive	P–Protect
827	Black Walnut	Juglans nigra	Good	9		Alive	P–Protect
828	Black Walnut	Juglans nigra	Excellent	18		Alive	P–Protect
829	Black Locust	Robinia pseudoacacia	Poor	19		Alive	P–Protect
830	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
831	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
832	Black Walnut	Juglans nigra	Fair	30		Alive	P–Protect
833	Black Walnut	Juglans nigra	Good	18		Alive	P–Protect
834	Mulberry	Morus spp	Fair	10		Alive	P–Protect
835	Mulberry	Morus spp	Good	9		Alive	P–Protect
836	Black Walnut	Juglans nigra	Excellent	20		Alive	P–Protect
837	Black Walnut	Juglans nigra	Good	17		Alive	P–Protect
838	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
839	Black Locust	Robinia pseudoacacia	Fair	10		Alive	P–Protect
840	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
841	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-017 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
842	Northern Hackberry	Celtis occidentalis	Good	20		Alive	P–Protect
843	Black Walnut	Juglans nigra	Fair	21		Alive	P–Protect
844	Black Walnut	Juglans nigra	Good	14		Alive	X–Remove
845	White Oak	Quercus alba	Good	19		Alive	X–Remove
846	Black Locust	Robinia pseudoacacia	Fair	12		Alive	X–Remove
847	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
848	American Elm	Ulmus americana	Fair	9		Alive	P–Protect
849	Northern Red Oak	Quercus rubra	Good	11		Alive	P–Protect
850	Black Locust	Robinia pseudoacacia	Fair	9		Alive	P–Protect
851	Black Walnut	Juglans nigra	Good	24		Alive	P–Protect
852	Black Locust	Robinia pseudoacacia	Good	16		Alive	X–Remove
853	White Oak	Quercus alba	Good	24		Alive	X–Remove
854	White Oak	Quercus alba	Good	20		Alive	X–Remove
855	White Oak	Quercus alba	Good	21		Alive	P–Protect
856	Shagbark Hickory	Carya ovata	Good	13		Alive	P–Protect
857	Northern Red Oak	Quercus rubra	Fair	28		Alive	P–Protect
858	Black Locust	Robinia pseudoacacia	Fair	12		Alive	P–Protect
859	Black Locust	Robinia pseudoacacia	Fair	17		Alive	P–Protect
860	Mulberry	Morus spp	Good	10		Alive	P–Protect
861	Black Locust	Robinia pseudoacacia	Fair	15		Alive	P–Protect
862	Black Locust	Robinia pseudoacacia	Fair	10		Alive	P–Protect
863	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
864	Black Locust	Robinia pseudoacacia	Good	9		Alive	P–Protect
865	Black Cherry	Prunus serotina	Fair	10		Alive	P–Protect
866	Bitternut Hickory	Carya cordiformis	Good	10		Alive	P–Protect
867	White Oak	Quercus alba	Fair	12		Alive	P–Protect
868	Northern Hackberry	Celtis occidentalis	Excellent	9		Alive	P–Protect
869	Boxelder	Acer negundo	Fair	10		Alive	P–Protect
870	Black Walnut	Juglans nigra	Good	21		Alive	P–Protect
871	Black Locust	Robinia pseudoacacia	Fair	23		Alive	P–Protect
872	Black Locust	Robinia pseudoacacia	Good	11		Alive	P–Protect
873	Black Locust	Robinia pseudoacacia	Fair	11		Alive	PEC–PEC Removal
874	Northern Hackberry	Celtis occidentalis	Good	18		Alive	P–Protect
875	Black Locust	Robinia pseudoacacia	Fair	9		Alive	P–Protect
876	American Elm	Ulmus americana	Good	11		Alive	P–Protect
877	Black Locust	Robinia pseudoacacia	Fair	11		Alive	P–Protect
878	Mulberry	Morus spp	Fair	13		Alive	P–Protect
879	Black Locust	Robinia pseudoacacia	Fair	12		Alive	P–Protect
880	Black Locust	Robinia pseudoacacia	Fair	11		Alive	P–Protect
881	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
882	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
883	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
884	American Elm	Ulmus americana	Good	18		Alive	P–Protect
885	Black Locust	Robinia pseudoacacia	Poor	12		Alive	PEC–PEC Removal
886	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
887	Black Walnut	Juglans nigra	Good	9		Alive	P–Protect
888	Black Locust	Robinia pseudoacacia	Poor	10		Alive	PEC–PEC Removal
889	Black Locust	Robinia pseudoacacia	Poor	13		Alive	P–Protect
890	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
891	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
892	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
893	Shagbark Hickory	Carya ovata	Fair	11		Alive	P–Protect
894	Northern Hackberry	Celtis occidentalis	Excellent	9		Alive	P–Protect
895	Black Walnut	Juglans nigra	Excellent	15		Alive	P–Protect
896	Black Walnut	Juglans nigra	Good	11		Alive	P–Protect
897	Northern Hackberry	Celtis occidentalis	Excellent	10		Alive	P–Protect
898	Black Walnut	Juglans nigra	Good	10		Alive	P–Protect
899	Mulberry	Morus spp	Fair	16		Alive	P–Protect
900	Northern Hackberry	Celtis occidentalis	Fair	17		Alive	P–Protect
901	Black Walnut	Juglans nigra	Good	28		Alive	P–Protect
902	Yew	Taxus spp	Good	19		Alive	P–Protect
903	Black Walnut	Juglans nigra	Excellent	22		Alive	P–Protect
904	Yew	Taxus spp	Good	13		Alive	P–Protect
905	Black Locust	Robinia pseudoacacia	Dead	14		Alive	PEC–PEC Removal
906	Black Walnut	Juglans nigra	Good	27		Alive	PEC–PEC Removal
907	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
908	Black Locust	Robinia pseudoacacia	Dead	15		Alive	PEC–PEC Removal
909	Honeylocust	Gleditsia triacanthos	Good	13		Alive	PEC–PEC Removal
910	Black Locust	Robinia pseudoacacia	Good	16		Alive	PEC–PEC Removal
911	Black Locust	Robinia pseudoacacia	Fair	14		Alive	PEC–PEC Removal
912	Black Locust	Robinia pseudoacacia	Poor	12		Alive	PEC–PEC Removal
913	Black Locust	Robinia pseudoacacia	Poor	12		Alive	PEC–PEC Removal
914	Black Locust	Robinia pseudoacacia	Fair	13		Alive	PEC–PEC Removal
915	Black Walnut	Juglans nigra	Good	16		Alive	PEC–PEC Removal
916	Black Walnut	Juglans nigra	Fair	35		Alive	PEC–PEC Removal
917	Black Walnut	Juglans nigra	Good	26		Alive	PEC–PEC Removal
918	Black Walnut	Juglans nigra	Good	28		Alive	PEC–PEC Removal
919	Northern Hackberry	Celtis occidentalis	Good	9	Multi stem 27, 24	Alive	PEC–PEC Removal
920	Mulberry	Morus spp	Poor	22		Alive	PEC–PEC Removal
921	Northern Hackberry	Celtis occidentalis	Good	10	Multi stem 27, 24	Alive	PEC–PEC Removal
922	Black Walnut	Juglans nigra	Excellent	9	Multi stem 27, 24	Alive	PEC–PEC Removal
923	Black Locust	Robinia pseudoacacia	Fair	15		Alive	P–Protect
924	Black Walnut	Juglans nigra	Good	24		Alive	PEC–PEC Removal
925	Black Locust	Robinia pseudoacacia	Poor	17		Alive	PEC–PEC Removal
926	Black Walnut	Juglans nigra	Good	14		Alive	PEC–PEC Removal
927	Northern Hackberry	Celtis occidentalis	Good	9	Multi stem 27, 24	Alive	PEC–PEC Removal
928	Black Locust	Robinia pseudoacacia	Poor	20		Alive	PEC–PEC Removal
929	Black Locust	Robinia pseudoacacia	Fair	19		Alive	PEC–PEC Removal
930	Black Walnut	Juglans nigra	Fair	11		Alive	PEC–PEC Removal
931	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
932	Black Locust	Robinia pseudoacacia	Dead	22		Alive	PEC–PEC Removal
933	White Oak	Quercus alba	Dead	15		Alive	PEC–PEC Removal
934	Black Walnut	Juglans nigra	Good	12		Alive	PEC–PEC Removal
935	Black Walnut	Juglans nigra	Excellent	15		Alive	P–Protect
936	White Oak	Quercus alba	Good	25		Alive	P–Protect
937	Black Walnut	Juglans nigra	Excellent	22		Alive	PEC–PEC Removal
938	Black Walnut	Juglans nigra	Excellent	24		Alive	PEC–PEC Removal
939	Black Locust	Robinia pseudoacacia	Poor	27		Alive	PEC–PEC Removal
940	Black Locust	Robinia pseudoacacia	Poor	15		Alive	PEC–PEC Removal
941	American Elm	Ulmus americana	Fair	11	Multi stem 11, 6, 6	Alive	PEC–PEC Removal
942	Black Locust	Robinia pseudoacacia	Poor	29		Alive	PEC–PEC Removal
943	American Elm	Ulmus americana	Dead	15		Alive	PEC–PEC Removal
944	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
945	Black Locust	Robinia pseudoacacia	Dead	18		Alive	PEC–PEC Removal
946	Black Walnut	Juglans nigra	Excellent	10		Alive	P–Protect
947	Black Locust	Robinia pseudoacacia	Dead	29		Alive	PEC–PEC Removal
948	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
949	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
950	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
951	American Elm	Ulmus americana	Good	10		Alive	PEC–PEC Removal
952	Black Locust	Robinia pseudoacacia	Fair	13		Alive	PEC–PEC Removal
953	Black Locust	Robinia pseudoacacia	Fair	8		Alive	PEC–PEC Removal
954	Black Locust	Robinia pseudoacacia	Fair	10		Alive	PEC–PEC Removal
955	Black Walnut	Juglans nigra	Fair	24		Alive	PEC–PEC Removal
956	Boxelder	Acer negundo	Poor	11		Alive	PEC–PEC Removal
957	White Oak	Quercus alba	Dead	14		Alive	PEC–PEC Removal
958	White Oak	Quercus alba	Good	13		Alive	PEC–PEC Removal
959	Black Locust	Robinia pseudoacacia	Fair	12		Alive	PEC–PEC Removal
960	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
961	Black Walnut	Juglans nigra	Excellent	16		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP | la DO | cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-018 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
962	Black Locust	Robinia pseudoacacia	Fair	22	Large burl	Alive	PEC–PEC Removal
963	Black Walnut	Juglans nigra	Good	9		Alive	PEC–PEC Removal
964	Black Locust	Robinia pseudoacacia	Poor	8		Alive	PEC–PEC Removal
965	Black Walnut	Juglans nigra	Excellent	10		Alive	P–Protect
966	Northern Red Oak	Quercus rubra	Fair	20		Alive	PEC–PEC Removal
967	Northern Red Oak	Quercus rubra	Good	23		Alive	PEC–PEC Removal
968	Black Walnut	Juglans nigra	Excellent	14		Alive	P–Protect
969	Northern Hackberry	Celtis occidentalis	Excellent	21		Alive	P–Protect
970	Black Walnut	Juglans nigra	Good	16		Alive	P–Protect
971	Black Walnut	Juglans nigra	Excellent	27		Alive	P–Protect
972	Northern Red Oak	Quercus rubra	Good	23		Alive	P–Protect
973	Northern Red Oak	Quercus rubra	Excellent	22		Alive	P–Protect
974	Northern Red Oak	Quercus rubra	Poor	27		Alive	P–Protect
975	Northern Hackberry	Celtis occidentalis	Excellent	10		Alive	P–Protect
976	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
977	Northern Red Oak	Quercus rubra	Dead	22		Alive	PEC–PEC Removal
978	Northern Red Oak	Quercus rubra	Fair	11		Alive	PEC–PEC Removal
979	Northern Red Oak	Quercus rubra	Good	25		Alive	P–Protect
980	Shagbark Hickory	Carya ovata	Good	11		Alive	P–Protect
981	American Elm	Ulmus americana	Good	9		Alive	P–Protect
982	Black Locust	Robinia pseudoacacia	Poor	9		Alive	PEC–PEC Removal
983	White Oak	Quercus alba	Fair	13		Alive	P–Protect
984	Green Ash	Fraxinus pennsylvanica	Dead	12		Alive	PEC–PEC Removal
985	Northern Hackberry	Celtis occidentalis	Good	8		Alive	P–Protect
986	Black Locust	Robinia pseudoacacia	Poor	9		Alive	PEC–PEC Removal
987	White Oak	Quercus alba	Fair	24		Alive	P–Protect
988	American Elm	Ulmus americana	Good	9		Alive	P–Protect
989	White Oak	Quercus alba	Good	23		Alive	PEC–PEC Removal
990	Black Locust	Robinia pseudoacacia	Poor	10		Alive	P–Protect
991	Northern Red Oak	Quercus rubra	Good	27		Alive	P–Protect
992	White Oak	Quercus alba	Good	19		Alive	P–Protect
993	Northern Red Oak	Quercus rubra	Good	29		Alive	P–Protect
994	Northern Red Oak	Quercus rubra	Good	18		Alive	P–Protect
995	Northern Red Oak	Quercus rubra	Good	21		Alive	P–Protect
996	White Oak	Quercus alba	Fair	13		Alive	P–Protect
997	White Oak	Quercus alba	Poor	10		Alive	P–Protect
998	Norway Maple	Acer platanoides	Excellent	13		Alive	P–Protect
999	White Oak	Quercus alba	Fair	20		Alive	P–Protect
1000	Black Locust	Robinia pseudoacacia	Fair	20		Alive	P–Protect
TREE ID NUMBER BREAK							
1053	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1054	Black Walnut	Juglans nigra	Excellent	16	1054	Alive	RM–Remain
1055	Black Locust	Robinia pseudoacacia	Fair	15	Multi stem 15, 13	Alive	RM–Remain
1056	Black Locust	Robinia pseudoacacia	Fair	12		Alive	P–Protect
1057	Boxelder	Acer negundo	Poor	9		Alive	PEC–PEC Removal
1058	Mulberry	Morus spp	Fair	10		Alive	PEC–PEC Removal
1059	Black Walnut	Juglans nigra	Excellent	16		Alive	P–Protect
1060	Black Walnut	Juglans nigra	Good	13		Alive	PEC–PEC Removal
1061	Black Locust	Robinia pseudoacacia	Fair	21		Alive	PEC–PEC Removal
1062	Black Locust	Robinia pseudoacacia	Poor	22		Alive	PEC–PEC Removal
1063	Black Locust	Robinia pseudoacacia	Fair	17		Alive	PEC–PEC Removal
1064	Mulberry	Morus spp	Good	11		Alive	PEC–PEC Removal
1065	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
1066	Black Locust	Robinia pseudoacacia	Fair	23		Alive	PEC–PEC Removal
1067	Black Locust	Robinia pseudoacacia	Poor	16		Alive	PEC–PEC Removal
1068	Norway Maple	Acer platanoides	Poor	22		Alive	PEC–PEC Removal
1069	Norway Maple	Acer platanoides	Good	23		Alive	PEC–PEC Removal
1070	Black Locust	Robinia pseudoacacia	Poor	22	Multi stem 22, 18	Alive	PEC–PEC Removal
1071	Norway Maple	Acer platanoides	Good	16		Alive	P–Protect
1072	Norway Maple	Acer platanoides	Poor	31		Alive	PEC–PEC Removal
1073	Black Locust	Robinia pseudoacacia	Poor	12		Alive	PEC–PEC Removal
1074	Black Locust	Robinia pseudoacacia	Fair	13		Alive	PEC–PEC Removal
1075	Black Locust	Robinia pseudoacacia	Poor	14		Alive	RM–Remain
1076	Black Locust	Robinia pseudoacacia	Fair	19		Alive	P–Protect
1077	Black Locust	Robinia pseudoacacia	Poor	9		Alive	PEC–PEC Removal
1078	Black Locust	Robinia pseudoacacia	Poor	15		Alive	P–Protect
1079	Black Locust	Robinia pseudoacacia	Poor	24	Multi stem 24, 20	Alive	P–Protect
1080	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
1081	Black Locust	Robinia pseudoacacia	Fair	27	Multi stem 27, 15	Alive	P–Protect
1082	Norway Maple	Acer platanoides	Fair	12	Multi stem 12, 9	Alive	P–Protect
1083	Black Locust	Robinia pseudoacacia	Fair	21		Alive	P–Protect
1084	Douglas–fir	Pseudotsuga menziesii	Good	13		Alive	X–Remove
1085	Douglas–fir	Pseudotsuga menziesii	Good	10		Alive	P–Protect
1086	Douglas–fir	Pseudotsuga menziesii	Fair	15		Alive	X–Remove
1087	Douglas–fir	Pseudotsuga menziesii	Fair	12		Alive	P–Protect
1088	Black Locust	Robinia pseudoacacia	Good	21		Alive	X–Remove
1089	Sugar Maple	Acer saccharum	Good	8		Alive	X–Remove
1090	Black Walnut	Juglans nigra	Excellent	14		Alive	RM–Remain
1091	Black Locust	Robinia pseudoacacia	Good	15		Alive	P–Protect
1092	Sugar Maple	Acer saccharum	Fair	34	1092	Alive	P–Protect
TREE ID NUMBER BREAK							
1101	Black Locust	Robinia pseudoacacia	Fair	16		Alive	P–Protect

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1102	American Elm	Ulmus americana	Fair	14		Alive	P–Protect
1103	American Elm	Ulmus americana	Poor	9		Alive	P–Protect
1104	Black Locust	Robinia pseudoacacia	Poor	12		Alive	P–Protect
1105	American Elm	Ulmus americana	Dead	9		Alive	PEC–PEC Removal
1106	Black Walnut	Juglans nigra	Excellent	28		Alive	P–Protect
1107	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
1108	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
1109	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
1110	Black Locust	Robinia pseudoacacia	Dead	8		Alive	PEC–PEC Removal
1111	Black Locust	Robinia pseudoacacia	Fair	21		Alive	P–Protect
1112	Black Walnut	Juglans nigra	Fair	13		Alive	P–Protect
1113	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
1114	Northern Hackberry	Celtis occidentalis	Good	12		Alive	PEC–PEC Removal
1115	Northern Hackberry	Celtis occidentalis	Good	11		Alive	PEC–PEC Removal
1116	Black Locust	Robinia pseudoacacia	Poor	16		Alive	PEC–PEC Removal
1117	Black Walnut	Juglans nigra	Excellent	20		Alive	PEC–PEC Removal
1118	Black Walnut	Juglans nigra	Good	11		Alive	PEC–PEC Removal
1119	Black Locust	Robinia pseudoacacia	Good	9		Alive	P–Protect
1120	Shagbark Hickory	Carya ovata	Excellent	17		Alive	P–Protect
1121	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
1122	Black Locust	Robinia pseudoacacia	Fair	19		Alive	PEC–PEC Removal
1123	Black Locust	Robinia pseudoacacia	Poor	8		Alive	PEC–PEC Removal
1124	Black Locust	Robinia pseudoacacia	Poor	17		Alive	PEC–PEC Removal
1125	Northern Hackberry	Celtis occidentalis	Good	11		Alive	PEC–PEC Removal
1126	Black Locust	Robinia pseudoacacia	Fair	9		Alive	PEC–PEC Removal
1127	Ailanthus	Ailanthus altissima	Poor	14	Multi stem 14,9	Alive	PEC–PEC Removal
1128	Northern Catalpa	Catalpa speciosa	Fair	10	Multi stem 10, 9, 6	Alive	PEC–PEC Removal
1129	Black Locust	Robinia pseudoacacia	Fair	22		Alive	PEC–PEC Removal
1130	Northern Hackberry	Celtis occidentalis	Excellent	11		Alive	PEC–PEC Removal
1131	Black Locust	Robinia pseudoacacia	Poor	33		Alive	PEC–PEC Removal
1132	Black Walnut	Juglans nigra	Excellent	28		Alive	PEC–PEC Removal
1133	Black Locust	Robinia pseudoacacia	Dead	13	Multi stem 13, 12	Alive	PEC–PEC Removal
1134	Black Locust	Robinia pseudoacacia	Poor	36		Alive	X–Remove
1135	Black Walnut	Juglans nigra	Fair	25		Alive	X–Remove
1136	Black Locust	Robinia pseudoacacia	Dead	19	Multi stem 13, 12	Alive	X–Remove
1137	Black Locust	Robinia pseudoacacia	Dead	20	Multi stem 13, 12	Alive	X–Remove
1138	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
1139	American Elm	Ulmus americana	Good	15	Multi stem 15, 12	Alive	PEC–PEC Removal
1140	Black Walnut	Juglans nigra	Good	19		Alive	RM–Remain
1141	American Elm	Ulmus americana	Poor	9		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
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issue date

sheet name
TREE SURVEY DATA

sheet number
L-019 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1142	Boxelder	Acer negundo	Poor	39		Alive	X–Remove
1143	Black Locust	Robinia pseudoacacia	Dead	17		Alive	X–Remove
1144	Boxelder	Acer negundo	Dead	17		Alive	X–Remove
1145	Boxelder	Acer negundo	Poor	20		Alive	RM–Remain
1146	Black Locust	Robinia pseudoacacia	Dead	16		Alive	X–Remove
1147	Green Ash	Fraxinus pennsylvanica	Dead	14		Alive	PEC–PEC Removal
1148	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
1149	Black Walnut	Juglans nigra	Excellent	21		Alive	RM–Remain
1150	Black Locust	Robinia pseudoacacia	Fair	19		Alive	P–Protect
1151	Black Locust	Robinia pseudoacacia	Poor	19		Alive	RM–Remain
1152	Black Locust	Robinia pseudoacacia	Poor	23		Alive	RM–Remain
1153	Black Locust	Robinia pseudoacacia	Poor	14		Alive	P–Protect
1154	Siberian Elm	Ulmus pumila	Good	16		Alive	P–Protect
1155	Boxelder	Acer negundo	Fair	19		Alive	P–Protect
1156	Black Locust	Robinia pseudoacacia	Poor	15		Alive	P–Protect
1157	American Elm	Ulmus americana	Fair	20		Alive	P–Protect
1158	Siberian Elm	Ulmus pumila	Good	10	Multi stem 10, 9	Alive	P–Protect
1159	Black Walnut	Juglans nigra	Fair	16	Multi stem 10, 9	Alive	P–Protect
1160	Northern Red Oak	Quercus rubra	Dead	30	Multi stem 10, 9	Alive	PEC–PEC Removal
1161	Northern Red Oak	Quercus rubra	Good	35	Multi stem 10, 9	Alive	P–Protect
1162	Northern Hackberry	Celtis occidentalis	Fair	9		Alive	P–Protect
1163	Northern Hackberry	Celtis occidentalis	Fair	9		Alive	P–Protect
1164	Black Locust	Robinia pseudoacacia	Fair	20		Alive	P–Protect
1166	Black Locust	Robinia pseudoacacia	Fair	16		Alive	P–Protect
1167	Black Walnut	Juglans nigra	Excellent	32		Alive	P–Protect
1169	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
1170	Black Locust	Robinia pseudoacacia	Poor	9		Alive	P–Protect
1171	Black Locust	Robinia pseudoacacia	Good	20		Alive	P–Protect
1172	Shagbark Hickory	Carya ovata	Fair	20		Alive	P–Protect
1173	Northern Red Oak	Quercus rubra	Excellent	11		Alive	PEC–PEC Removal
1174	Northern Red Oak	Quercus rubra	Poor	26		Alive	P–Protect
1175	American Elm	Ulmus americana	Fair	11	Multi stem 11, 8	Alive	P–Protect
1176	American Elm	Ulmus americana	Fair	12		Alive	P–Protect
1177	Northern Red Oak	Quercus rubra	Excellent	26		Alive	P–Protect
1178	Northern Red Oak	Quercus rubra	Excellent	23		Alive	P–Protect
1179	Northern Red Oak	Quercus rubra	Good	28		Alive	P–Protect
1180	Northern Red Oak	Quercus rubra	Fair	24		Alive	P–Protect
1181	Northern Hackberry	Celtis occidentalis	Good	10		Alive	P–Protect
1182	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
1183	Northern Red Oak	Quercus rubra	Dead	32		Alive	PEC–PEC Removal
1184	Northern Hackberry	Celtis occidentalis	Fair	9		Alive	P–Protect
1185	American Elm	Ulmus americana	Poor	9		Alive	P–Protect
1186	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
1187	American Elm	Ulmus americana	Fair	11		Alive	P–Protect
TREE ID NUMBER BREAK							
1601	Black Walnut	Juglans nigra	Fair	16		Alive	P–Protect
1602	Black Walnut	Juglans nigra	Fair	17		Alive	P–Protect
1603	Northern Red Oak	Quercus rubra	Good	19		Alive	P–Protect
1604	Northern Hackberry	Celtis occidentalis	Good	8		Alive	P–Protect
1605	Green Ash	Fraxinus pennsylvanica	Dead	9		Alive	PEC–PEC Removal
1606	Northern Hackberry	Celtis occidentalis	Good	13		Alive	P–Protect
1607	Norway Maple	Acer platanoides	Fair	16		Alive	P–Protect
1608	American Elm	Ulmus americana	Good	10		Alive	P–Protect
1609	Siberian Elm	Ulmus pumila	Poor	9		Alive	P–Protect
1610	Mulberry	Morus spp	Fair	9		Alive	P–Protect
1611	Siberian Elm	Ulmus pumila	Good	9		Alive	P–Protect
1612	Siberian Elm	Ulmus pumila	Good	12		Alive	P–Protect
1613	Norway Maple	Acer platanoides	Good	8		Alive	P–Protect
1614	Black Walnut	Juglans nigra	Good	19		Alive	P–Protect
1615	Black Walnut	Juglans nigra	Good	19		Alive	P–Protect
1616	Black Walnut	Juglans nigra	Good	14		Alive	P–Protect
1617	Black Locust	Robinia pseudoacacia	Poor	12		Alive	P–Protect
1618	Black Walnut	Juglans nigra	Excellent	27		Alive	P–Protect
1619	Northern Red Oak	Quercus rubra	Good	28		Alive	P–Protect
1620	Northern Red Oak	Quercus rubra	Fair	26		Alive	P–Protect
1621	Bitternut Hickory	Carya cordiformis	Good	8		Alive	P–Protect
1622	Bitternut Hickory	Carya cordiformis	Good	9		Alive	P–Protect
1623	Bitternut Hickory	Carya cordiformis	Excellent	11		Alive	P–Protect
1624	Bitternut Hickory	Carya cordiformis	Excellent	9		Alive	P–Protect
1625	Black Walnut	Juglans nigra	Good	12		Alive	P–Protect
1626	Bitternut Hickory	Carya cordiformis	Good	8		Alive	P–Protect
1627	American Elm	Ulmus americana	Dead	9		Alive	PEC–PEC Removal
1628	White Oak	Quercus alba	Poor	30		Alive	P–Protect
1629	Black Walnut	Juglans nigra	Good	15		Alive	P–Protect
1630	Black Walnut	Juglans nigra	Good	19		Alive	P–Protect
1631	Black Walnut	Juglans nigra	Fair	12		Alive	P–Protect
1632	Black Walnut	Juglans nigra	Good	23		Alive	P–Protect
1633	Black Walnut	Juglans nigra	Fair	16		Alive	P–Protect
1634	Black Walnut	Juglans nigra	Good	20		Alive	P–Protect
1635	Boxelder	Acer negundo	Good	10	Multi stem 10, 8, 7	Alive	P–Protect
1636	Black Walnut	Juglans nigra	Excellent	20		Alive	P–Protect
1637	Northern Hackberry	Celtis occidentalis	Good	13		Alive	PEC–PEC Removal
1638	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
1639	Black Walnut	Juglans nigra	Good	17		Alive	PEC–PEC Removal
1640	Black Locust	Robinia pseudoacacia	Poor	16		Alive	P–Protect
1641	Black Locust	Robinia pseudoacacia	Fair	15		Alive	P–Protect
1642	Black Locust	Robinia pseudoacacia	Poor	13		Alive	PEC–PEC Removal
1643	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
1644	Black Walnut	Juglans nigra	Excellent	20		Alive	P–Protect
1645	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
1646	Black Locust	Robinia pseudoacacia	Poor	13		Alive	PEC–PEC Removal
1647	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
1648	Mulberry	Morus spp	Fair	13		Alive	P–Protect
1649	Black Locust	Robinia pseudoacacia	Poor	13		Alive	PEC–PEC Removal
1650	Black Locust	Robinia pseudoacacia	Poor	13		Alive	P–Protect
1651	Black Locust	Robinia pseudoacacia	Poor	14		Alive	PEC–PEC Removal
1652	Black Locust	Robinia pseudoacacia	Dead	11		Alive	PEC–PEC Removal
1653	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
1654	Black Locust	Robinia pseudoacacia	Good	9		Alive	PEC–PEC Removal
1655	American Elm	Ulmus americana	Dead	10	Multi stem 10, 8	Alive	PEC–PEC Removal
1656	Black Locust	Robinia pseudoacacia	Fair	26		Alive	P–Protect
1657	Mulberry	Morus spp	Poor	11		Alive	PEC–PEC Removal
1658	Northern Hackberry	Celtis occidentalis	Good	9		Alive	P–Protect
1659	Northern Hackberry	Celtis occidentalis	Good	11		Alive	P–Protect
1660	Black Walnut	Juglans nigra	Good	30		Alive	P–Protect
1661	Sugar Maple	Acer saccharum	Excellent	8		Alive	P–Protect
1662	Black Locust	Robinia pseudoacacia	Good	19		Alive	P–Protect
1663	Black Locust	Robinia pseudoacacia	Poor	10		Alive	PEC–PEC Removal
1664	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
1665	Black Locust	Robinia pseudoacacia	Poor	14		Alive	PEC–PEC Removal
1666	Black Walnut	Juglans nigra	Fair	25		Alive	P–Protect
1667	Sugar Maple	Acer saccharum	Good	9		Alive	PEC–PEC Removal
1668	Black Locust	Robinia pseudoacacia	Fair	16		Alive	P–Protect
1669	Sugar Maple	Acer saccharum	Excellent	29		Alive	P–Protect
1670	Black Locust	Robinia pseudoacacia	Poor	17		Alive	PEC–PEC Removal
1671	Black Locust	Robinia pseudoacacia	Poor	10		Alive	PEC–PEC Removal
1672	Black Locust	Robinia pseudoacacia	Fair	13		Alive	P–Protect
1673	Sugar Maple	Acer saccharum	Excellent	8		Alive	P–Protect
1674	Black Locust	Robinia pseudoacacia	Poor	11		Alive	PEC–PEC Removal
1675	Black Locust	Robinia pseudoacacia	Fair	15		Alive	P–Protect
1676	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue date

sheet name
TREE SURVEY DATA

sheet number
L-020 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1677	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
1678	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
1679	Boxelder	Acer negundo	Good	8		Alive	P–Protect
1680	Black Locust	Robinia pseudoacacia	Dead	9		Alive	PEC–PEC Removal
1681	Black Walnut	Juglans nigra	Good	12		Alive	PEC–PEC Removal
1682	Black Walnut	Juglans nigra	Good	23		Alive	P–Protect
1683	Black Walnut	Juglans nigra	Excellent	25		Alive	P–Protect
1684	Boxelder	Acer negundo	Fair	10		Alive	P–Protect
1685	Boxelder	Acer negundo	Fair	10		Alive	P–Protect
1686	Boxelder	Acer negundo	Fair	8		Alive	P–Protect
1687	Black Locust	Robinia pseudoacacia	Poor	15	Multi stem 15, 13, 13	Alive	X–Remove
1688	Northern Hackberry	Celtis occidentalis	Good	9		Alive	RM–Remain
1689	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
1690	Black Locust	Robinia pseudoacacia	Poor	10		Alive	X–Remove
1691	Black Walnut	Juglans nigra	Excellent	23		Alive	RM–Remain
1692	Black Locust	Robinia pseudoacacia	Dead	13		Alive	PEC–PEC Removal
1693	Black Locust	Robinia pseudoacacia	Poor	18		Alive	X–Remove
1694	Black Locust	Robinia pseudoacacia	Dead	10		Alive	PEC–PEC Removal
1695	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X–Remove
1696	American Elm	Ulmus americana	Fair	16		Alive	RM–Remain
1697	Black Locust	Robinia pseudoacacia	Dead	12		Alive	PEC–PEC Removal
1698	American Elm	Ulmus americana	Good	8		Alive	RM–Remain
1699	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X–Remove
1700	American Elm	Ulmus americana	Good	17		Alive	RM–Remain
TREE ID NUMBER BREAK							
1801	Black Cherry	Prunus serotina	Dead	19		Alive	X–Remove
1802	Black Cherry	Prunus serotina	Fair	23		Alive	RM–Remain
1803	Black Locust	Robinia pseudoacacia	Fair	22		Alive	RM–Remain
1804	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
1805	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM–Remain
1806	Mulberry	Morus spp	Poor	13	Five–Stemmed: 13,9,9,8,6	Alive	RM–Remain
1807	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM–Remain
1808	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
1809	Black Cherry	Prunus serotina	Fair	20	Three–Stemmed: 20,20,17	Alive	RM–Remain
1810	Black Locust	Robinia pseudoacacia	Poor	14		Alive	RM–Remain
1811	Black Locust	Robinia pseudoacacia	Fair	26		Alive	RM–Remain
1812	Black Cherry	Prunus serotina	Fair	16	Two–Stemmed: 16,15	Alive	RM–Remain
1813	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
1814	Black Locust	Robinia pseudoacacia	Dead	11		Alive	X–Remove
1815	Black Locust	Robinia pseudoacacia	Poor	19	Two–Stemmed: 19,16	Alive	RM–Remain
1816	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1817	Black Locust	Robinia pseudoacacia	Fair	20	Two–Stemmed: 20,11	Alive	RM–Remain
1818	Black Locust	Robinia pseudoacacia	Fair	19		Alive	RM–Remain
1819	Black Cherry	Prunus serotina	Dead	10		Alive	X–Remove
1820	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain
1821	American Elm	Ulmus americana	Fair	14		Alive	RM–Remain
1822	Black Locust	Robinia pseudoacacia	Fair	20	Two–Stemmed: 20,14	Alive	RM–Remain
1823	Black Cherry	Prunus serotina	Poor	19	Two–Stemmed: 19,12	Alive	RM–Remain
1824	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
1825	Black Locust	Robinia pseudoacacia	Fair	23		Alive	RM–Remain
1826	Black Cherry	Prunus serotina	Poor	10		Alive	RM–Remain
1827	Mulberry	Morus spp	Fair	20		Alive	RM–Remain
1828	Mulberry	Morus spp	Fair	10		Alive	RM–Remain
1829	Black Walnut	Juglans nigra	Poor	9		Alive	RM–Remain
1830	Black Walnut	Juglans nigra	Fair	14		Alive	RM–Remain
1831	Mulberry	Morus spp	Fair	13		Alive	RM–Remain
1832	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM–Remain
1833	Black Locust	Robinia pseudoacacia	Good	11		Alive	RM–Remain
1834	Mulberry	Morus spp	Poor	16	Four–Stemmed: 16,14,13,8	Alive	RM–Remain
1835	Black Walnut	Juglans nigra	Good	16		Alive	RM–Remain
1836	Black Walnut	Juglans nigra	Good	11		Alive	RM–Remain
TREE ID NUMBER BREAK							
1963	Cottonwood	Populus spp	Good	20		Alive	P–Protect
1964	Cottonwood	Populus spp	Good	23		Alive	P–Protect
1965	Elm Hybrid	Ulmus spp	Fair	9		Alive	P–Protect
1966	Green Ash	Fraxinus pennsylvanica	Poor	24		Alive	P–Protect
1967	Green Ash	Fraxinus pennsylvanica	Poor	21		Alive	P–Protect
1968	Silver Maple	Acer saccharinum	Fair	18		Alive	P–Protect
1969	Red Pine	Pinus resinosa	Good	16		Alive	X–Remove
1970	Eastern White Pine	Pinus strobus	Good	24		Alive	P–Protect
1971	American Elm	Ulmus americana	Poor	54		Alive	RM–Remain
1972	Hawthorn	Crataegus spp	Poor	10	Two–Stemmed: 10,8	Alive	RM–Remain
1973	Hawthorn	Crataegus spp	Poor	10		Alive	RM–Remain
1974	Hawthorn	Crataegus spp	Poor	19		Alive	RM–Remain
1975	Hawthorn	Crataegus spp	Poor	21		Alive	RM–Remain
1976	Eastern White Pine	Pinus strobus	Excellent	53		Alive	RM–Remain
1977	Mulberry	Morus spp	Poor	9		Alive	RM–Remain
1978	Northern Red Oak	Quercus rubra	Good	11		Alive	RM–Remain
1979	Boxelder	Acer negundo	Poor	13		Alive	RM–Remain
1980	Black Cherry	Prunus serotina	Fair	19		Alive	RM–Remain
1981	Black Locust	Robinia pseudoacacia	Fair	19		Alive	RM–Remain
1982	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
1983	Mulberry	Morus spp	Poor	12		Alive	RM–Remain
1984	Black Locust	Robinia pseudoacacia	Poor	20		Alive	RM–Remain
1985	Black Locust	Robinia pseudoacacia	Poor	22		Alive	RM–Remain
1986	Black Locust	Robinia pseudoacacia	Poor	18		Alive	RM–Remain
1987	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM–Remain
1988	Black Locust	Robinia pseudoacacia	Poor	22		Alive	RM–Remain
1989	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM–Remain
1990	Black Cherry	Prunus serotina	Fair	12		Alive	RM–Remain
1991	Mulberry	Morus spp	Poor	9		Alive	RM–Remain
1992	Black Cherry	Prunus serotina	Poor	15		Alive	RM–Remain
1993	Black Locust	Robinia pseudoacacia	Fair	20		Alive	RM–Remain
1994	Black Locust	Robinia pseudoacacia	Poor	16		Alive	RM–Remain
1995	Mulberry	Morus spp	Poor	16	Three–Stemmed: 16,11,7	Alive	RM–Remain
1996	Black Locust	Robinia pseudoacacia	Poor	16		Alive	RM–Remain
1997	Mulberry	Morus spp	Poor	15	Three–Stemmed: 15,13,12	Alive	RM–Remain
1998	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
1999	Black Locust	Robinia pseudoacacia	Fair	17		Alive	RM–Remain
2000	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
TREE ID NUMBER BREAK							
6001	White Oak	Quercus alba	Fair	28		Alive	P–Protect
6002	White Oak	Quercus alba	Good	38		Alive	P–Protect
6003	White Oak	Quercus alba	Fair	26		Alive	P–Protect
6004	White Oak	Quercus alba	Good	31		Alive	P–Protect
6005	Shagbark Hickory	Carya ovata	Good	12		Alive	P–Protect
6006	White Oak	Quercus alba	Poor	35		Alive	P–Protect
6007	White Oak	Quercus alba	Fair	17		Alive	P–Protect
6008	Shagbark Hickory	Carya ovata	Excellent	20		Alive	P–Protect
6009	Northern Red Oak	Quercus rubra	Poor	67		Alive	P–Protect
6010	Freeman Maple	Acer x freemanii	Fair	14		Alive	P–Protect
6011	Crabapple	Malus spp	Fair	10		Alive	P–Protect
6012	Shagbark Hickory	Carya ovata	Good	18		Alive	P–Protect
6013	Bur Oak	Quercus macrocarpa	Fair	48		Alive	P–Protect
6014	Shagbark Hickory	Carya ovata	Good	22		Alive	P–Protect
6015	White Oak	Quercus alba	Poor	31		Alive	P–Protect
6016	Russian Olive	Elaeagnus angustifolia	Poor	17	Two–Stemmed: 17,15	Alive	X–Remove
6017	Shagbark Hickory	Carya ovata	Fair	30		Alive	P–Protect
6018	Russian Olive	Elaeagnus angustifolia	Poor	24		Alive	X–Remove
6019	Eastern White Pine	Pinus strobus	Good	25		Alive	P–Protect
6020	Eastern White Pine	Pinus strobus	Fair	19		Alive	P–Protect
6021	Eastern White Pine	Pinus strobus	Fair	17		Alive	P–Protect
6022	Eastern White Pine	Pinus strobus	Good	20		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue date

sheet name
TREE SURVEY DATA

sheet number
L-021 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6023	Black Locust	Robinia pseudoacacia	Fair	27		Alive	P–Protect
6024	Arborvitae	Thuja occidentalis	Fair	16	Two–stemmed: 16,13	Alive	P–Protect
6025	Arborvitae	Thuja occidentalis	Good	17		Alive	P–Protect
6026	Arborvitae	Thuja occidentalis	Fair	15		Alive	P–Protect
6027	Black Locust	Robinia pseudoacacia	Fair	33		Alive	X–Remove
6028	Sugar Maple	Acer saccharum	Fair	33		Alive	P–Protect
6029	Sugar Maple	Acer saccharum	Good	30		Alive	P–Protect
6030	Sugar Maple	Acer saccharum	Poor	38		Alive	RM–Remain
6031	Black Walnut	Juglans nigra	Good	28		Alive	RM–Remain
6032	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6033	Sugar Maple	Acer saccharum	Fair	9		Alive	RM–Remain
6034	Black Cherry	Prunus serotina	Poor	19		Alive	RM–Remain
6035	Black Cherry	Prunus serotina	Poor	9		Alive	RM–Remain
6036	Norway Maple	Acer platanoides	Poor	9		Alive	RM–Remain
6037	Black Cherry	Prunus serotina	Fair	12		Alive	RM–Remain
6038	Norway Maple	Acer platanoides	Good	14		Alive	RM–Remain
6039	Green Ash	Fraxinus pennsylvanica	Dead	31		Alive	X–Remove
6040	Northern Hackberry	Celtis occidentalis	Fair	10		Alive	RM–Remain
6041	Norway Maple	Acer platanoides	Poor	17		Alive	RM–Remain
6042	Green Ash	Fraxinus pennsylvanica	Dead	22		Alive	X–Remove
6043	Black Cherry	Prunus serotina	Poor	20		Alive	RM–Remain
6044	Sugar Maple	Acer saccharum	Fair	42		Alive	RM–Remain
6045	Eastern White Pine	Pinus strobus	Fair	56		Alive	RM–Remain
6046	Eastern White Pine	Pinus strobus	Good	44		Alive	RM–Remain
6047	Red Pine	Pinus resinosa	Poor	15		Alive	RM–Remain
6048	Red Pine	Pinus resinosa	Good	18		Alive	RM–Remain
6049	Red Pine	Pinus resinosa	Fair	19		Alive	RM–Remain
6050	Eastern White Pine	Pinus strobus	Good	33		Alive	RM–Remain
6051	Red Pine	Pinus resinosa	Fair	21		Alive	RM–Remain
6052	Silver Maple	Acer saccharinum	Fair	34		Alive	RM–Remain
6053	Silver Maple	Acer saccharinum	Poor	34		Alive	RM–Remain
6054	Silver Maple	Acer saccharinum	Fair	29		Alive	P–Protect
6055	Juniper	Juniperus spp	Good	19		Alive	P–Protect
6056	Arborvitae	Thuja occidentalis	Fair	27		Alive	X–Remove
6057	Arborvitae	Thuja occidentalis	Good	32		Alive	X–Remove
6058	Arborvitae	Thuja occidentalis	Fair	24		Alive	X–Remove
6059	Arborvitae	Thuja occidentalis	Fair	17		Alive	X–Remove
6060	Arborvitae	Thuja occidentalis	Fair	27		Alive	X–Remove
6061	Arborvitae	Thuja occidentalis	Fair	19		Alive	X–Remove
6062	Arborvitae	Thuja occidentalis	Fair	18		Alive	X–Remove
6063	Arborvitae	Thuja occidentalis	Fair	17		Alive	X–Remove
6064	Arborvitae	Thuja occidentalis	Fair	29		Alive	X–Remove
6065	Austrian Pine	Pinus nigra	Fair	15		Alive	X–Remove
6066	Austrian Pine	Pinus nigra	Fair	13		Alive	X–Remove
6067	Austrian Pine	Pinus nigra	Fair	18		Alive	X–Remove
6068	Eastern White Pine	Pinus strobus	Fair	35		Alive	X–Remove
6069	Norway Maple	Acer platanoides	Poor	31		Alive	RM–Remain
6070	Norway Maple	Acer platanoides	Poor	32		Alive	RM–Remain
6071	Eastern White Pine	Pinus strobus	Good	31		Alive	P–Protect
6072	Eastern White Pine	Pinus strobus	Poor	39		Alive	X–Remove
6073	Mulberry	Morus spp	Poor	13		Alive	X–Remove
6074	White Oak	Quercus alba	Poor	49		Alive	P–Protect
6075	Eastern White Pine	Pinus strobus	Fair	24		Alive	RM–Remain
6076	Eastern White Pine	Pinus strobus	Poor	13		Alive	RM–Remain
6077	Eastern White Pine	Pinus strobus	Good	23		Alive	RM–Remain
6078	Red Pine	Pinus resinosa	Poor	11		Alive	RM–Remain
6079	Eastern White Pine	Pinus strobus	Fair	25		Alive	RM–Remain
6080	Red Pine	Pinus resinosa	Fair	18		Alive	RM–Remain
6081	Red Pine	Pinus resinosa	Fair	15		Alive	RM–Remain
6082	Eastern White Pine	Pinus strobus	Good	27		Alive	RM–Remain
6083	Norway Maple	Acer platanoides	Fair	20		Alive	RM–Remain
6084	Eastern White Pine	Pinus strobus	Fair	35		Alive	RM–Remain
6085	Shagbark Hickory	Carya ovata	Good	18		Alive	RM–Remain
6086	White Oak	Quercus alba	Fair	19		Alive	RM–Remain
6087	White Oak	Quercus alba	Good	38		Alive	RM–Remain
6088	Northern Red Oak	Quercus rubra	Poor	31		Alive	RM–Remain
6089	White Oak	Quercus alba	Poor	36		Alive	RM–Remain
6090	Red Pine	Pinus resinosa	Good	18		Alive	RM–Remain
6091	Red Pine	Pinus resinosa	Good	21		Alive	RM–Remain
6092	Red Pine	Pinus resinosa	Good	19		Alive	RM–Remain
6093	Eastern White Pine	Pinus strobus	Poor	34		Alive	RM–Remain
6094	Red Pine	Pinus resinosa	Fair	19		Alive	RM–Remain
6095	Red Pine	Pinus resinosa	Fair	18		Alive	RM–Remain
6096	Red Pine	Pinus resinosa	Fair	15		Alive	RM–Remain
6097	Red Pine	Pinus resinosa	Good	15		Alive	RM–Remain
6098	Red Pine	Pinus resinosa	Fair	18		Alive	RM–Remain
6099	Northern Hackberry	Celtis occidentalis	Fair	10		Alive	RM–Remain
6100	Black Cherry	Prunus serotina	Poor	16	Three–Stemmed: 16,13,12	Alive	RM–Remain
6101	Black Walnut	Juglans nigra	Fair	15		Alive	RM–Remain
6102	Black Walnut	Juglans nigra	Fair	35		Alive	RM–Remain
6103	Black Walnut	Juglans nigra	Fair	8		Alive	RM–Remain
6104	Eastern White Pine	Pinus strobus	Fair	22		Alive	RM–Remain
6105	Eastern White Pine	Pinus strobus	Poor	13		Alive	RM–Remain
6106	Eastern White Pine	Pinus strobus	Fair	19		Alive	RM–Remain
6107	Eastern White Pine	Pinus strobus	Fair	21		Alive	RM–Remain
6108	Eastern White Pine	Pinus strobus	Fair	22		Alive	RM–Remain
6109	Eastern White Pine	Pinus strobus	Good	28		Alive	RM–Remain
6110	Arborvitae	Thuja occidentalis	Fair	30		Alive	RM–Remain
6111	Arborvitae	Thuja occidentalis	Fair	22		Alive	RM–Remain
6112	Arborvitae	Thuja occidentalis	Fair	22		Alive	RM–Remain
6113	Arborvitae	Thuja occidentalis	Fair	27		Alive	RM–Remain
6114	Arborvitae	Thuja occidentalis	Fair	19		Alive	RM–Remain
6115	Red Maple	Acer rubrum	Good	19		Alive	RM–Remain
6116	Red Maple	Acer rubrum	Good	23		Alive	RM–Remain
6117	Red Maple	Acer rubrum	Good	20		Alive	RM–Remain
6118	Red Pine	Pinus resinosa	Fair	17		Alive	RM–Remain
6119	Red Maple	Acer rubrum	Good	23		Alive	RM–Remain
6120	White Oak	Quercus alba	Good	23		Alive	RM–Remain
6121	White Spruce	Picea glauca	Good	14		Alive	RM–Remain
6122	Freeman Maple	Acer x freemanii	Fair	23		Alive	RM–Remain
6123	Red Maple	Acer rubrum	Good	12		Alive	RM–Remain
6124	Eastern White Pine	Pinus strobus	Poor	50		Alive	RM–Remain
6125	Eastern White Pine	Pinus strobus	Fair	34		Alive	RM–Remain
6126	White Oak	Quercus alba	Poor	38		Alive	RM–Remain
6127	Northern Red Oak	Quercus rubra	Good	11		Alive	RM–Remain
6128	Sugar Maple	Acer saccharum	Fair	40		Alive	RM–Remain
6129	Sugar Maple	Acer saccharum	Good	35		Alive	RM–Remain
6130	Sugar Maple	Acer saccharum	Fair	40		Alive	RM–Remain
6131	Eastern White Pine	Pinus strobus	Fair	34		Alive	RM–Remain
6132	Northern Red Oak	Quercus rubra	Good	52		Alive	RM–Remain
6133	Black Locust	Robinia pseudoacacia	Poor	45		Alive	RM–Remain
6134	Eastern White Pine	Pinus strobus	Fair	31		Alive	RM–Remain
6135	Mulberry	Morus spp	Poor	28	Two–Stemmed: 28,27	Alive	RM–Remain
6136	Black Cherry	Prunus serotina	Poor	50		Alive	RM–Remain
6137	Mulberry	Morus spp	Fair	27		Alive	RM–Remain
6138	Eastern White Pine	Pinus strobus	Fair	27		Alive	RM–Remain
6139	Eastern White Pine	Pinus strobus	Poor	10		Alive	RM–Remain
6140	Eastern White Pine	Pinus strobus	Fair	22		Alive	RM–Remain
6141	Eastern White Pine	Pinus strobus	Fair	23		Alive	RM–Remain
6142	Eastern White Pine	Pinus strobus	Fair	12		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-022 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6143	Eastern White Pine	Pinus strobus	Poor	22		Alive	RM–Remain
6144	Eastern White Pine	Pinus strobus	Good	17		Alive	RM–Remain
6145	Eastern White Pine	Pinus strobus	Good	25		Alive	RM–Remain
6146	Eastern White Pine	Pinus strobus	Fair	27		Alive	RM–Remain
6147	Arborvitae	Thuja occidentalis	Poor	15		Alive	RM–Remain
6148	Arborvitae	Thuja occidentalis	Fair	10		Alive	RM–Remain
6149	Arborvitae	Thuja occidentalis	Fair	12		Alive	RM–Remain
6150	Arborvitae	Thuja occidentalis	Fair	17		Alive	RM–Remain
6151	Arborvitae	Thuja occidentalis	Fair	18		Alive	RM–Remain
6152	Arborvitae	Thuja occidentalis	Poor	11		Alive	RM–Remain
6153	Arborvitae	Thuja occidentalis	Good	16		Alive	RM–Remain
6154	Mulberry	Morus spp	Fair	29		Alive	RM–Remain
6155	Black Walnut	Juglans nigra	Good	16		Alive	RM–Remain
6156	Northern Red Oak	Quercus rubra	Fair	33		Alive	X–Remove
6157	Shagbark Hickory	Carya ovata	Fair	20		Alive	P–Protect
6158	Northern Red Oak	Quercus rubra	Poor	27		Alive	X–Remove
6159	Shagbark Hickory	Carya ovata	Excellent	21		Alive	P–Protect
6160	Crabapple	Malus spp	Good	8		Alive	P–Protect
6161	Northern Red Oak	Quercus rubra	Good	14		Alive	P–Protect
6162	Northern Red Oak	Quercus rubra	Poor	37		Alive	P–Protect
6163	Shagbark Hickory	Carya ovata	Fair	17		Alive	P–Protect
6164	White Oak	Quercus alba	Fair	44		Alive	P–Protect
6165	Shagbark Hickory	Carya ovata	Good	21		Alive	P–Protect
6166	Shagbark Hickory	Carya ovata	Good	11		Alive	P–Protect
6167	Black Locust	Robinia pseudoacacia	Poor	11		Alive	P–Protect
6168	Black Locust	Robinia pseudoacacia	Fair	22		Alive	P–Protect
6169	Black Locust	Robinia pseudoacacia	Fair	24		Alive	P–Protect
6170	Black Locust	Robinia pseudoacacia	Fair	21		Alive	P–Protect
6171	Black Locust	Robinia pseudoacacia	Fair	21		Alive	P–Protect
6172	Northern Red Oak	Quercus rubra	Poor	41		Alive	P–Protect
6173	Shagbark Hickory	Carya ovata	Poor	15		Alive	P–Protect
6174	Shagbark Hickory	Carya ovata	Fair	11		Alive	P–Protect
6175	White Oak	Quercus alba	Fair	24		Alive	P–Protect
6176	Northern Red Oak	Quercus rubra	Fair	51		Alive	P–Protect
6177	White Oak	Quercus alba	Fair	26		Alive	P–Protect
6178	Pin Oak	Quercus palustris	Good	12		Alive	P–Protect
6179	Pin Oak	Quercus palustris	Fair	15		Alive	P–Protect
6180	Shagbark Hickory	Carya ovata	Good	18		Alive	P–Protect
6181	White Oak	Quercus alba	Good	31		Alive	P–Protect
6182	Northern Red Oak	Quercus rubra	Fair	38		Alive	P–Protect
6183	Northern Red Oak	Quercus rubra	Poor	36		Alive	P–Protect
6184	Silver Maple	Acer saccharinum	Fair	16		Alive	P–Protect
6185	Shagbark Hickory	Carya ovata	Good	26		Alive	P–Protect
6186	Pin Oak	Quercus palustris	Good	18		Alive	P–Protect
6187	White Oak	Quercus alba	Fair	37		Alive	P–Protect
6188	Shagbark Hickory	Carya ovata	Excellent	26		Alive	P–Protect
6189	White Oak	Quercus alba	Good	31		Alive	P–Protect
6190	White Oak	Quercus alba	Poor	31		Alive	P–Protect
6191	Shagbark Hickory	Carya ovata	Good	19		Alive	P–Protect
6192	Crabapple	Malus spp	Fair	9		Alive	P–Protect
6193	Crabapple	Malus spp	Fair	10		Alive	P–Protect
6194	Shagbark Hickory	Carya ovata	Good	18	Four–Stemmed: 18,16,12,12	Alive	P–Protect
6195	Boxelder	Acer negundo	Fair	8	Two–Stemmed: 8,6	Alive	P–Protect
6196	Shagbark Hickory	Carya ovata	Good	16		Alive	P–Protect
6197	Shagbark Hickory	Carya ovata	Fair	26		Alive	P–Protect
6198	American Elm	Ulmus americana	Fair	11		Alive	P–Protect
6199	Mulberry	Morus spp	Poor	8	Five–Stemmed: 8,7,5,4,3	Alive	X–Remove
6200	Black Locust	Robinia pseudoacacia	Fair	8	Two–Stemmed: 8,6	Alive	P–Protect
6201	Shagbark Hickory	Carya ovata	Fair	19		Alive	P–Protect
6202	Shagbark Hickory	Carya ovata	Good	19		Alive	P–Protect
6203	Shagbark Hickory	Carya ovata	Good	18		Alive	P–Protect
6204	Mulberry	Morus spp	Fair	13	Two–Stemmed: 13,11	Alive	X–Remove
6205	Black Walnut	Juglans nigra	Good	16		Alive	P–Protect
6206	Mulberry	Morus spp	Fair	17		Alive	P–Protect
6207	Shagbark Hickory	Carya ovata	Good	16		Alive	P–Protect
6208	Mulberry	Morus spp	Good	18		Alive	P–Protect
6209	Mulberry	Morus spp	Fair	9		Alive	X–Remove
6210	Shagbark Hickory	Carya ovata	Poor	22		Alive	P–Protect
6211	Shagbark Hickory	Carya ovata	Fair	28		Alive	P–Protect
6212	Black Walnut	Juglans nigra	Good	15		Alive	P–Protect
6213	Black Locust	Robinia pseudoacacia	Fair	10	Two–Stemmed: 10,7	Alive	P–Protect
6214	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
6215	Black Locust	Robinia pseudoacacia	Poor	14		Alive	X–Remove
6216	Black Locust	Robinia pseudoacacia	Poor	9		Alive	X–Remove
6217	Black Locust	Robinia pseudoacacia	Fair	17		Alive	X–Remove
6218	Black Locust	Robinia pseudoacacia	Dead	36		Alive	X–Remove
6219	American Elm	Ulmus americana	Poor	19		Alive	X–Remove
6220	Black Locust	Robinia pseudoacacia	Fair	15		Alive	X–Remove
6221	Black Locust	Robinia pseudoacacia	Fair	11		Alive	X–Remove
6222	Black Locust	Robinia pseudoacacia	Fair	8		Alive	X–Remove
6223	Black Locust	Robinia pseudoacacia	Fair	10		Alive	P–Protect
6224	Black Locust	Robinia pseudoacacia	Fair	16		Alive	X–Remove
6225	Black Locust	Robinia pseudoacacia	Fair	11		Alive	X–Remove
6226	Black Locust	Robinia pseudoacacia	Fair	9	Two–Stemmed: 9,8	Alive	X–Remove
6227	Black Locust	Robinia pseudoacacia	Fair	11		Alive	X–Remove
6228	Black Locust	Robinia pseudoacacia	Poor	11		Alive	X–Remove
6229	White Ash	Fraxinus americana	Poor	10		Alive	X–Remove
6230	Mulberry	Morus spp	Fair	23	Two–Stemmed: 23,23	Alive	P–Protect
6231	Mulberry	Morus spp	Poor	17	Two–Stemmed: 17,11	Alive	X–Remove
6232	Black Locust	Robinia pseudoacacia	Poor	39		Alive	X–Remove
6233	Black Locust	Robinia pseudoacacia	Fair	14		Alive	P–Protect
6234	Black Locust	Robinia pseudoacacia	Fair	8	Four–Stemmed: 8,8,6,6	Alive	P–Protect
6235	Black Walnut	Juglans nigra	Good	20		Alive	P–Protect
6236	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
6237	Black Locust	Robinia pseudoacacia	Good	34		Alive	P–Protect
6238	Black Locust	Robinia pseudoacacia	Good	18		Alive	P–Protect
6239	Black Locust	Robinia pseudoacacia	Fair	26		Alive	P–Protect
6240	Black Locust	Robinia pseudoacacia	Poor	28		Alive	X–Remove
6241	Black Locust	Robinia pseudoacacia	Fair	22		Alive	P–Protect
6242	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
6243	American Elm	Ulmus americana	Fair	12		Alive	P–Protect
6244	Black Locust	Robinia pseudoacacia	Poor	12		Alive	X–Remove
6245	Black Locust	Robinia pseudoacacia	Poor	29		Alive	X–Remove
6246	Black Walnut	Juglans nigra	Good	26		Alive	P–Protect
6247	Black Walnut	Juglans nigra	Dead	22		Alive	X–Remove
6248	Black Walnut	Juglans nigra	Fair	13		Alive	P–Protect
6249	Black Locust	Robinia pseudoacacia	Poor	17		Alive	X–Remove
6250	Black Locust	Robinia pseudoacacia	Poor	22		Alive	X–Remove
6251	Black Walnut	Juglans nigra	Fair	12		Alive	P–Protect
6252	American Elm	Ulmus americana	Fair	16	Two–Stemmed: 16,8	Alive	P–Protect
6253	Black Locust	Robinia pseudoacacia	Poor	8		Alive	X–Remove
6254	Black Locust	Robinia pseudoacacia	Poor	18		Alive	X–Remove
6255	Black Locust	Robinia pseudoacacia	Fair	18		Alive	P–Protect
6256	Black Walnut	Juglans nigra	Fair	13		Alive	P–Protect
6257	Black Locust	Robinia pseudoacacia	Poor	12		Alive	X–Remove
6258	Black Walnut	Juglans nigra	Fair	23		Alive	P–Protect
6259	Black Locust	Robinia pseudoacacia	Fair	20		Alive	P–Protect
6260	Black Cherry	Prunus serotina	Fair	8		Alive	X–Remove
6261	Black Walnut	Juglans nigra	Poor	16		Alive	X–Remove
6262	Black Locust	Robinia pseudoacacia	Poor	25		Alive	P–Protect

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

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issue date

sheet name
TREE SURVEY DATA

sheet number
L-023 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6263	Black Walnut	Juglans nigra	Fair	15		Alive	P–Protect
6264	American Elm	Ulmus americana	Fair	8		Alive	P–Protect
6265	White Ash	Fraxinus americana	Dead	9		Alive	X–Remove
6266	Mulberry	Morus spp	Fair	9		Alive	X–Remove
6267	Black Walnut	Juglans nigra	Good	23		Alive	P–Protect
6268	Black Locust	Robinia pseudoacacia	Fair	17		Alive	P–Protect
6269	Mulberry	Morus spp	Fair	8		Alive	P–Protect
6270	Black Locust	Robinia pseudoacacia	Poor	28		Alive	P–Protect
6271	Black Locust	Robinia pseudoacacia	Poor	29		Alive	X–Remove
6272	Black Locust	Robinia pseudoacacia	Good	34	Two–Stemmed: 34,23	Alive	P–Protect
6273	Black Locust	Robinia pseudoacacia	Poor	41		Alive	X–Remove
6274	Northern Red Oak	Quercus rubra	Fair	28		Alive	RM–Remain
6275	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6276	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6277	Black Locust	Robinia pseudoacacia	Poor	34		Alive	RM–Remain
6278	Black Walnut	Juglans nigra	Fair	39		Alive	RM–Remain
6279	Black Walnut	Juglans nigra	Fair	18		Alive	RM–Remain
6280	Black Walnut	Juglans nigra	Fair	26		Alive	RM–Remain
6281	Black Walnut	Juglans nigra	Fair	26		Alive	RM–Remain
6282	Black Walnut	Juglans nigra	Fair	13		Alive	RM–Remain
6283	Black Walnut	Juglans nigra	Poor	10		Alive	RM–Remain
6284	Black Walnut	Juglans nigra	Fair	25		Alive	RM–Remain
6285	Mulberry	Morus spp	Poor	17	Four–Stemmed: 17,10,8,8	Alive	RM–Remain
6286	Northern Hackberry	Celtis occidentalis	Fair	15		Alive	RM–Remain
6287	Black Walnut	Juglans nigra	Poor	12		Alive	RM–Remain
6288	Black Walnut	Juglans nigra	Fair	18		Alive	RM–Remain
6289	Black Walnut	Juglans nigra	Fair	15		Alive	RM–Remain
6290	Black Walnut	Juglans nigra	Fair	19		Alive	RM–Remain
6291	Black Walnut	Juglans nigra	Poor	31		Alive	RM–Remain
6292	Black Walnut	Juglans nigra	Fair	24		Alive	RM–Remain
6293	Black Walnut	Juglans nigra	Good	35		Alive	RM–Remain
6294	White Ash	Fraxinus americana	Dead	10		Alive	X–Remove
6295	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6296	White Ash	Fraxinus americana	Dead	8		Alive	X–Remove
6297	Black Walnut	Juglans nigra	Fair	11		Alive	RM–Remain
6298	Black Walnut	Juglans nigra	Fair	13		Alive	RM–Remain
6299	Black Walnut	Juglans nigra	Fair	22		Alive	RM–Remain
6300	Black Walnut	Juglans nigra	Fair	21		Alive	RM–Remain
6301	Black Walnut	Juglans nigra	Fair	20		Alive	RM–Remain
6302	Black Walnut	Juglans nigra	Good	26		Alive	RM–Remain
6303	Black Walnut	Juglans nigra	Poor	18		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6304	Black Walnut	Juglans nigra	Fair	24		Alive	RM–Remain
6305	Black Walnut	Juglans nigra	Fair	31		Alive	RM–Remain
6306	American Elm	Ulmus americana	Poor	8		Alive	RM–Remain
6307	Black Walnut	Juglans nigra	Good	27		Alive	RM–Remain
6308	Black Walnut	Juglans nigra	Good	31		Alive	RM–Remain
6309	Black Walnut	Juglans nigra	Fair	24		Alive	RM–Remain
6310	Black Walnut	Juglans nigra	Fair	14	Three–Stemmed: 14,12,10	Alive	RM–Remain
6311	Black Walnut	Juglans nigra	Fair	48		Alive	RM–Remain
6312	Black Walnut	Juglans nigra	Fair	14		Alive	RM–Remain
6313	Black Walnut	Juglans nigra	Poor	9		Alive	RM–Remain
6314	American Elm	Ulmus americana	Poor	11		Alive	RM–Remain
6315	Black Walnut	Juglans nigra	Fair	22		Alive	RM–Remain
6316	Northern Hackberry	Celtis occidentalis	Fair	9		Alive	RM–Remain
6317	Black Walnut	Juglans nigra	Good	15		Alive	RM–Remain
6318	Black Walnut	Juglans nigra	Fair	22		Alive	RM–Remain
6319	Mulberry	Morus spp	Poor	12		Alive	RM–Remain
6320	Black Walnut	Juglans nigra	Fair	24	Two–Stemmed: 24,14	Alive	RM–Remain
6321	Black Walnut	Juglans nigra	Poor	47		Alive	RM–Remain
6322	Sugar Maple	Acer saccharum	Fair	8		Alive	RM–Remain
6323	Eastern Red Cedar	Juniperus virginiana	Fair	10		Alive	RM–Remain
6324	Scotch Pine	Pinus sylvestris	Dead	12	Two–Stemmed: 12,12	Alive	X–Remove
6325	Eastern White Pine	Pinus strobus	Fair	14		Alive	RM–Remain
6326	Black Cherry	Prunus serotina	Poor	16		Alive	RM–Remain
6327	Black Cherry	Prunus serotina	Poor	19		Alive	RM–Remain
6328	Mulberry	Morus spp	Poor	8	Two–Stemmed: 8: 7	Alive	RM–Remain
6329	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
6330	Cherry	Prunus spp.	Poor	11		Alive	RM–Remain
6331	American Elm	Ulmus americana	Fair	15		Alive	RM–Remain
6332	Mulberry	Morus spp	Fair	9		Alive	RM–Remain
6333	Black Walnut	Juglans nigra	Good	12		Alive	RM–Remain
6334	Sugar Maple	Acer saccharum	Fair	11		Alive	RM–Remain
6335	Sugar Maple	Acer saccharum	Fair	8		Alive	RM–Remain
6336	Black Walnut	Juglans nigra	Good	25		Alive	RM–Remain
6337	Black Walnut	Juglans nigra	Good	28		Alive	RM–Remain
6338	Black Cherry	Prunus serotina	Fair	28		Alive	RM–Remain
6339	Northern Hackberry	Celtis occidentalis	Fair	17		Alive	RM–Remain
6340	Green Ash	Fraxinus pennsylvanica	Poor	13		Alive	RM–Remain
6341	Green Ash	Fraxinus pennsylvanica	Dead	11		Alive	X–Remove
6342	Black Cherry	Prunus serotina	Poor	16		Alive	RM–Remain
6343	Mulberry	Morus spp	Poor	17		Alive	RM–Remain

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6344	Mulberry	Morus spp	Fair	13		Alive	RM–Remain
6345	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6346	Mulberry	Morus spp	Poor	12	Two–Stemmed: 12,12	Alive	RM–Remain
6347	Black Cherry	Prunus serotina	Poor	26		Alive	RM–Remain
6348	Eastern White Pine	Pinus strobus	Fair	35	Two–Stemmed: 35,19	Alive	RM–Remain
6349	Eastern White Pine	Pinus strobus	Poor	31		Alive	RM–Remain
6350	American Elm	Ulmus americana	Good	24		Alive	RM–Remain
6351	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6352	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
6353	Black Cherry	Prunus serotina	Poor	18		Alive	RM–Remain
6354	American Elm	Ulmus americana	Fair	12		Alive	RM–Remain
6355	Black Cherry	Prunus serotina	Poor	33		Alive	RM–Remain
6356	American Elm	Ulmus americana	Good	23		Alive	RM–Remain
6357	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6358	Black Cherry	Prunus serotina	Dead	18	Two–Stemmed: 18,12	Alive	X–Remove
6359	Black Walnut	Juglans nigra	Good	14		Alive	RM–Remain
6360	Norway Maple	Acer platanoides	Fair	14		Alive	RM–Remain
6361	Black Cherry	Prunus serotina	Poor	14	Two–Stemmed: 14,10	Alive	RM–Remain
6362	Black Cherry	Prunus serotina	Fair	25		Alive	RM–Remain
6363	Norway Maple	Acer platanoides	Fair	14		Alive	RM–Remain
6364	Norway Maple	Acer platanoides	Fair	8		Alive	RM–Remain
6365	American Elm	Ulmus americana	Fair	12		Alive	RM–Remain
6366	Northern Hackberry	Celtis occidentalis	Fair	15		Alive	RM–Remain
6367	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6368	Black Walnut	Juglans nigra	Fair	11		Alive	RM–Remain
6369	Norway Maple	Acer platanoides	Fair	11		Alive	RM–Remain
6370	Black Cherry	Prunus serotina	Fair	12		Alive	RM–Remain
6371	American Elm	Ulmus americana	Poor	9		Alive	RM–Remain
6372	Black Walnut	Juglans nigra	Fair	8		Alive	RM–Remain
6373	Black Cherry	Prunus serotina	Poor	25		Alive	RM–Remain
6374	Black Cherry	Prunus serotina	Fair	24		Alive	RM–Remain
6375	American Elm	Ulmus americana	Fair	12		Alive	RM–Remain
6376	American Elm	Ulmus americana	Fair	17		Alive	RM–Remain
6377	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6378	Black Cherry	Prunus serotina	Poor	8		Alive	RM–Remain
6379	Black Walnut	Juglans nigra	Good	14		Alive	RM–Remain
6380	American Elm	Ulmus americana	Good	11		Alive	RM–Remain
6381	Black Cherry	Prunus serotina	Poor	24		Alive	RM–Remain
6382	Black Walnut	Juglans nigra	Good	19		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-024 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6383	Black Cherry	Prunus serotina	Poor	17	Two–Stemmed: 17,13	Alive	RM–Remain
6384	Black Walnut	Juglans nigra	Fair	8		Alive	RM–Remain
6385	Black Cherry	Prunus serotina	Poor	23		Alive	RM–Remain
6386	Black Cherry	Prunus serotina	Fair	19		Alive	RM–Remain
6387	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6388	Black Cherry	Prunus serotina	Fair	14		Alive	RM–Remain
6389	Black Cherry	Prunus serotina	Poor	19		Alive	RM–Remain
6390	Black Walnut	Juglans nigra	Fair	12		Alive	RM–Remain
6391	Black Cherry	Prunus serotina	Fair	9		Alive	RM–Remain
6392	Northern Hackberry	Celtis occidentalis	Fair	18		Alive	RM–Remain
6393	Black Cherry	Prunus serotina	Poor	13		Alive	RM–Remain
6394	Black Cherry	Prunus serotina	Fair	35		Alive	RM–Remain
6395	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
6396	Black Cherry	Prunus serotina	Poor	16		Alive	RM–Remain
6397	Black Walnut	Juglans nigra	Fair	8		Alive	RM–Remain
6398	Black Cherry	Prunus serotina	Poor	22		Alive	RM–Remain
6399	American Elm	Ulmus americana	Good	15		Alive	RM–Remain
6400	Black Walnut	Juglans nigra	Poor	8		Alive	RM–Remain
6401	Black Walnut	Juglans nigra	Fair	8		Alive	RM–Remain
6402	Mulberry	Morus spp	Poor	9		Alive	RM–Remain
6403	Black Cherry	Prunus serotina	Fair	18		Alive	RM–Remain
6404	Black Cherry	Prunus serotina	Poor	20		Alive	RM–Remain
6405	American Elm	Ulmus americana	Good	11		Alive	RM–Remain
6406	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6407	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6408	American Elm	Ulmus americana	Fair	8	Two–Stemmed: 8,7	Alive	RM–Remain
6409	Black Cherry	Prunus serotina	Fair	11		Alive	RM–Remain
6410	Black Walnut	Juglans nigra	Fair	9		Alive	RM–Remain
6411	Black Cherry	Prunus serotina	Fair	25		Alive	RM–Remain
6412	Black Cherry	Prunus serotina	Fair	21		Alive	RM–Remain
6413	Black Cherry	Prunus serotina	Poor	25		Alive	RM–Remain
6414	Black Cherry	Prunus serotina	Fair	26		Alive	RM–Remain
6415	Mulberry	Morus spp	Fair	8	Three–Stemme e: 8,6,6	Alive	RM–Remain
6416	Black Cherry	Prunus serotina	Poor	12		Alive	RM–Remain
6417	Black Walnut	Juglans nigra	Excellent	14		Alive	RM–Remain
6418	Black Cherry	Prunus serotina	Good	24		Alive	RM–Remain
6419	Black Cherry	Prunus serotina	Poor	24		Alive	RM–Remain
6420	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6421	Black Cherry	Prunus serotina	Fair	22		Alive	RM–Remain
6422	Black Cherry	Prunus serotina	Poor	21	Two–Stemmed: 21,20	Alive	RM–Remain
6423	Black Cherry	Prunus serotina	Poor	13		Alive	RM–Remain
6424	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6425	Black Cherry	Prunus serotina	Poor	27		Alive	RM–Remain
6426	Black Cherry	Prunus serotina	Poor	19		Alive	RM–Remain
6427	Black Cherry	Prunus serotina	Fair	16		Alive	RM–Remain
6428	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6429	Black Cherry	Prunus serotina	Poor	25		Alive	RM–Remain
6430	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6431	Black Cherry	Prunus serotina	Fair	27		Alive	RM–Remain
6432	Black Cherry	Prunus serotina	Fair	10		Alive	RM–Remain
6433	Black Cherry	Prunus serotina	Poor	20		Alive	RM–Remain
6434	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6435	Black Cherry	Prunus serotina	Poor	25		Alive	RM–Remain
6436	Black Cherry	Prunus serotina	Fair	26		Alive	RM–Remain
6437	Black Cherry	Prunus serotina	Poor	22	Two–Stemmed: 22,21	Alive	RM–Remain
6438	Black Cherry	Prunus serotina	Poor	18		Alive	RM–Remain
6439	Black Cherry	Prunus serotina	Poor	17		Alive	RM–Remain
6440	Siberian Elm	Ulmus pumila	Fair	27		Alive	RM–Remain
6441	Siberian Elm	Ulmus pumila	Fair	15		Alive	RM–Remain
6442	Bur Oak	Quercus macrocarpa	Poor	34		Alive	RM–Remain
6443	Black Locust	Robinia pseudoacacia	Poor	24		Alive	RM–Remain
6444	Black Locust	Robinia pseudoacacia	Poor	19		Alive	RM–Remain
6445	Black Locust	Robinia pseudoacacia	Poor	20	Two–Stemmed: 20,16	Alive	RM–Remain
6446	Black Locust	Robinia pseudoacacia	Fair	25		Alive	RM–Remain
6447	Shagbark Hickory	Carya ovata	Good	25		Alive	P–Protect
6448	Crabapple	Malus spp	Poor	11		Alive	X–Remove
6449	Shagbark Hickory	Carya ovata	Good	27		Alive	P–Protect
6450	Black Walnut	Juglans nigra	Fair	27		Alive	P–Protect
6451	Black Cherry	Prunus serotina	Fair	17		Alive	RM–Remain
6452	Black Cherry	Prunus serotina	Poor	9		Alive	RM–Remain
6453	Red Maple	Acer rubrum	Fair	10		Alive	RM–Remain
6454	American Elm	Ulmus americana	Fair	14		Alive	RM–Remain
6455	Freeman Maple	Acer x freemanii	Fair	9	Two–Stemmed: 9,9	Alive	RM–Remain
6456	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
6457	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM–Remain
6458	Black Locust	Robinia pseudoacacia	Fair	8	Two–Stemmed: 8,7	Alive	RM–Remain
6459	Black Walnut	Juglans nigra	Fair	9		Alive	RM–Remain
6460	Silver Maple	Acer saccharinum	Poor	17		Alive	RM–Remain
6461	Silver Maple	Acer saccharinum	Good	17		Alive	RM–Remain
6462	American Elm	Ulmus americana	Fair	9	Two–Stemmed: 9,8	Alive	RM–Remain
6463	Black Walnut	Juglans nigra	Good	17		Alive	RM–Remain
6464	Silver Maple	Acer saccharinum	Poor	10		Alive	RM–Remain
6465	Boxelder	Acer negundo	Dead	16		Alive	X–Remove
6466	Silver Maple	Acer saccharinum	Fair	16	Nine–Stemmed: 16,13,12,12,12,9,6,6,5	Alive	RM–Remain
6467	Silver Maple	Acer saccharinum	Fair	22		Alive	RM–Remain
6468	Silver Maple	Acer saccharinum	Fair	12		Alive	RM–Remain
6469	Silver Maple	Acer saccharinum	Fair	10		Alive	RM–Remain
6470	Silver Maple	Acer saccharinum	Fair	46		Alive	RM–Remain
6471	Black Cherry	Prunus serotina	Poor	13		Alive	RM–Remain
6472	Northern Red Oak	Quercus rubra	Good	15		Alive	RM–Remain
6473	Silver Maple	Acer saccharinum	Fair	8		Alive	RM–Remain
6474	Black Cherry	Prunus serotina	Fair	21		Alive	RM–Remain
6475	Black Cherry	Prunus serotina	Fair	20		Alive	RM–Remain
6476	Silver Maple	Acer saccharinum	Fair	27		Alive	RM–Remain
6477	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6478	Black Cherry	Prunus serotina	Poor	9		Alive	RM–Remain
6479	Black Walnut	Juglans nigra	Fair	9		Alive	RM–Remain
6480	Mulberry	Morus spp	Fair	14		Alive	RM–Remain
6481	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM–Remain
6482	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6483	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
6484	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6485	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6486	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6487	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6488	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM–Remain
6489	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6490	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6491	Black Locust	Robinia pseudoacacia	Fair	18		Alive	RM–Remain
6492	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6493	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM–Remain
6494	American Elm	Ulmus americana	Good	9		Alive	RM–Remain
6495	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6496	Black Cherry	Prunus serotina	Dead	8		Alive	X–Remove
6497	Silver Maple	Acer saccharinum	Fair	44		Alive	RM–Remain
6498	Black Cherry	Prunus serotina	Poor	27		Alive	RM–Remain
6499	Black Cherry	Prunus serotina	Fair	17		Alive	RM–Remain
6500	Black Cherry	Prunus serotina	Fair	11		Alive	RM–Remain
6501	Black Cherry	Prunus serotina	Fair	9		Alive	RM–Remain
6502	Black Cherry	Prunus serotina	Fair	14		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

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issue date

sheet name
TREE SURVEY DATA

sheet number
L-025 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6503	Black Cherry	Prunus serotina	Fair	9	Two-Stemmed: 9,9	Alive	RM-Remain
6504	Black Cherry	Prunus serotina	Poor	34		Alive	RM-Remain
6505	American Elm	Ulmus americana	Fair	10		Alive	RM-Remain
6506	Black Locust	Robinia pseudoacacia	Poor	22		Alive	RM-Remain
6507	Black Locust	Robinia pseudoacacia	Poor	15		Alive	RM-Remain
6508	American Elm	Ulmus americana	Good	12		Alive	RM-Remain
6509	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM-Remain
6510	American Elm	Ulmus americana	Poor	13		Alive	RM-Remain
6511	American Elm	Ulmus americana	Fair	12		Alive	RM-Remain
6512	American Elm	Ulmus americana	Fair	10		Alive	RM-Remain
6513	American Elm	Ulmus americana	Poor	13		Alive	RM-Remain
6514	American Elm	Ulmus americana	Fair	15		Alive	RM-Remain
6515	American Elm	Ulmus americana	Fair	11		Alive	RM-Remain
6516	American Elm	Ulmus americana	Fair	8		Alive	RM-Remain
6517	Black Locust	Robinia pseudoacacia	Fair	20		Alive	RM-Remain
6518	American Elm	Ulmus americana	Fair	10		Alive	RM-Remain
6519	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6520	American Elm	Ulmus americana	Fair	8		Alive	RM-Remain
6521	Black Locust	Robinia pseudoacacia	Good	25		Alive	RM-Remain
6522	American Elm	Ulmus americana	Fair	12		Alive	RM-Remain
6523	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM-Remain
6524	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM-Remain
6525	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM-Remain
6526	American Elm	Ulmus americana	Fair	9		Alive	RM-Remain
6527	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM-Remain
6528	Black Locust	Robinia pseudoacacia	Fair	17		Alive	RM-Remain
6529	American Elm	Ulmus americana	Good	13		Alive	RM-Remain
6530	American Elm	Ulmus americana	Fair	9		Alive	RM-Remain
6531	Boxelder	Acer negundo	Fair	8		Alive	RM-Remain
6532	Northern Red Oak	Quercus rubra	Fair	28		Alive	RM-Remain
6533	Black Cherry	Prunus serotina	Dead	32		Alive	X-Remove
6534	Black Walnut	Juglans nigra	Fair	11		Alive	RM-Remain
6535	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM-Remain
6536	Black Locust	Robinia pseudoacacia	Fair	19		Alive	RM-Remain
6537	Black Locust	Robinia pseudoacacia	Poor	12		Alive	RM-Remain
6538	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6539	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM-Remain
6540	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM-Remain
6541	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM-Remain
6542	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM-Remain
6543	Black Locust	Robinia pseudoacacia	Good	12		Alive	RM-Remain
6544	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM-Remain
6545	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6546	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6547	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6548	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM-Remain
6549	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM-Remain
6550	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6551	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM-Remain
6552	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6553	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM-Remain
6554	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM-Remain
6555	Black Locust	Robinia pseudoacacia	Good	12		Alive	RM-Remain
6556	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6557	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM-Remain
6558	Black Locust	Robinia pseudoacacia	Fair	9	Two-Stemmed: 9,9	Alive	RM-Remain
6559	Red Maple	Acer rubrum	Fair	11		Alive	RM-Remain
6560	Black Locust	Robinia pseudoacacia	Fair	9	Two-Stemmed: 9,6	Alive	RM-Remain
6561	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM-Remain
6562	Black Locust	Robinia pseudoacacia	Fair	12	Two-Stemmed: 12,9	Alive	RM-Remain
6563	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM-Remain
6564	Black Walnut	Juglans nigra	Fair	10		Alive	RM-Remain
6565	Black Locust	Robinia pseudoacacia	Poor	12		Alive	RM-Remain
6566	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM-Remain
6567	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM-Remain
6568	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM-Remain
6569	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM-Remain
6570	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM-Remain
6571	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM-Remain
6572	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM-Remain
6573	Black Locust	Robinia pseudoacacia	Good	14		Alive	RM-Remain
6574	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM-Remain
6575	American Elm	Ulmus americana	Fair	9		Alive	RM-Remain
6576	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM-Remain
6577	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM-Remain
6578	American Elm	Ulmus americana	Fair	12		Alive	RM-Remain
6579	American Elm	Ulmus americana	Fair	8		Alive	RM-Remain
6580	American Elm	Ulmus americana	Good	11		Alive	RM-Remain
6581	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM-Remain
6582	Black Locust	Robinia pseudoacacia	Fair	11	Three-Stemmed: 11,10,8	Alive	RM-Remain
6583	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6584	American Elm	Ulmus americana	Fair	8		Alive	RM-Remain
6585	Black Locust	Robinia pseudoacacia	Poor	14		Alive	RM-Remain
6586	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM-Remain
6587	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6588	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6589	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM-Remain
6590	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6591	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6592	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM-Remain
6593	American Elm	Ulmus americana	Good	9		Alive	RM-Remain
6594	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM-Remain
6595	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6596	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM-Remain
6597	Black Locust	Robinia pseudoacacia	Fair	23		Alive	RM-Remain
6598	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM-Remain
6599	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6600	Black Walnut	Juglans nigra	Fair	16		Alive	RM-Remain
6601	Black Cherry	Prunus serotina	Dead	15	Two-Stemmed: 15,11	Alive	X-Remove
6602	Black Cherry	Prunus serotina	Dead	13		Alive	X-Remove
6603	Black Cherry	Prunus serotina	Fair	16		Alive	RM-Remain
6604	Norway Maple	Acer platanoides	Fair	9		Alive	RM-Remain
6605	Green Ash	Fraxinus pennsylvanica	Poor	8		Alive	RM-Remain
6606	Black Walnut	Juglans nigra	Good	9		Alive	RM-Remain
6607	Northern Red Oak	Quercus rubra	Good	16		Alive	RM-Remain
6608	Black Locust	Robinia pseudoacacia	Fair	14	Two-Stemmed: 14,9	Alive	RM-Remain
6609	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM-Remain
6610	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM-Remain
6611	Black Walnut	Juglans nigra	Good	10		Alive	RM-Remain
6612	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM-Remain
6613	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6614	Black Locust	Robinia pseudoacacia	Poor	10	Two-Stemmed: 10,9	Alive	RM-Remain
6615	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM-Remain
6616	Cottonwood	Populus spp	Good	25		Alive	RM-Remain
6617	Black Locust	Robinia pseudoacacia	Fair	25		Alive	RM-Remain
6618	Black Locust	Robinia pseudoacacia	Fair	26		Alive	RM-Remain
6619	Boxelder	Acer negundo	Fair	14		Alive	RM-Remain
6620	Black Cherry	Prunus serotina	Poor	32		Alive	RM-Remain
6621	Black Cherry	Prunus serotina	Poor	39		Alive	RM-Remain
6622	Norway Maple	Acer platanoides	Fair	10		Alive	RM-Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-026 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6623	Black Cherry	Prunus serotina	Fair	19		Alive	RM–Remain
6624	Black Cherry	Prunus serotina	Fair	11		Alive	RM–Remain
6625	Black Cherry	Prunus serotina	Fair	16		Alive	RM–Remain
6626	American Basswood	Tilia americana	Fair	16		Alive	RM–Remain
6627	American Basswood	Tilia americana	Fair	9	Two–Stemmed: 9,9	Alive	RM–Remain
6628	American Basswood	Tilia americana	Fair	13		Alive	RM–Remain
6629	American Basswood	Tilia americana	Fair	8		Alive	RM–Remain
6630	American Basswood	Tilia americana	Fair	13		Alive	RM–Remain
6631	American Basswood	Tilia americana	Fair	14		Alive	RM–Remain
6632	American Basswood	Tilia americana	Fair	18		Alive	RM–Remain
6633	American Basswood	Tilia americana	Fair	9		Alive	RM–Remain
6634	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
6635	American Basswood	Tilia americana	Fair	14		Alive	RM–Remain
6636	American Basswood	Tilia americana	Fair	11		Alive	RM–Remain
6637	American Basswood	Tilia americana	Good	13		Alive	RM–Remain
6638	American Basswood	Tilia americana	Fair	15		Alive	RM–Remain
6639	American Basswood	Tilia americana	Fair	9		Alive	RM–Remain
6640	Norway Maple	Acer platanoides	Fair	11		Alive	RM–Remain
6641	Black Cherry	Prunus serotina	Poor	15		Alive	RM–Remain
6642	American Basswood	Tilia americana	Fair	16		Alive	RM–Remain
6643	Norway Maple	Acer platanoides	Poor	16		Alive	RM–Remain
6644	American Basswood	Tilia americana	Fair	16		Alive	RM–Remain
6645	Norway Maple	Acer platanoides	Fair	13		Alive	RM–Remain
6646	Black Cherry	Prunus serotina	Fair	16		Alive	RM–Remain
6647	Black Cherry	Prunus serotina	Poor	28		Alive	RM–Remain
6648	American Basswood	Tilia americana	Poor	9		Alive	RM–Remain
6649	American Basswood	Tilia americana	Good	36		Alive	RM–Remain
6650	American Basswood	Tilia americana	Fair	11		Alive	RM–Remain
6651	Black Cherry	Prunus serotina	Poor	23		Alive	RM–Remain
6652	Black Cherry	Prunus serotina	Fair	25		Alive	RM–Remain
6653	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6654	Black Cherry	Prunus serotina	Fair	34		Alive	RM–Remain
6655	Black Cherry	Prunus serotina	Fair	17		Alive	RM–Remain
6656	Black Cherry	Prunus serotina	Fair	12		Alive	RM–Remain
6657	White Oak	Quercus alba	Good	12		Alive	RM–Remain
6658	American Basswood	Tilia americana	Good	18		Alive	RM–Remain
6659	Black Cherry	Prunus serotina	Fair	20		Alive	RM–Remain
6660	Norway Maple	Acer platanoides	Good	12		Alive	RM–Remain
6661	Norway Maple	Acer platanoides	Poor	17		Alive	RM–Remain
6662	Norway Maple	Acer platanoides	Good	12		Alive	RM–Remain
6663	Northern Red Oak	Quercus rubra	Good	33		Alive	RM–Remain
6664	Northern Red Oak	Quercus rubra	Poor	14		Alive	RM–Remain
6665	Black Cherry	Prunus serotina	Fair	16		Alive	RM–Remain
6666	Northern Red Oak	Quercus rubra	Fair	14		Alive	RM–Remain
6667	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6668	Northern Red Oak	Quercus rubra	Good	21		Alive	RM–Remain
6669	American Elm	Ulmus americana	Fair	15		Alive	RM–Remain
6670	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
6671	Northern Red Oak	Quercus rubra	Good	41		Alive	RM–Remain
6672	American Basswood	Tilia americana	Fair	17		Alive	RM–Remain
6673	Northern Red Oak	Quercus rubra	Good	30	Three–Stemmed: 30,27,17	Alive	RM–Remain
6674	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
6675	Northern Red Oak	Quercus rubra	Good	24	Two–Stemmed: 24,19	Alive	RM–Remain
6676	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
6677	Norway Maple	Acer platanoides	Fair	9		Alive	RM–Remain
6678	Northern Red Oak	Quercus rubra	Good	32		Alive	RM–Remain
6679	Black Cherry	Prunus serotina	Fair	24		Alive	RM–Remain
6680	Northern Red Oak	Quercus rubra	Dead	14		Alive	X–Remove
6681	Bur Oak	Quercus macrocarpa	Good	31		Alive	RM–Remain
6682	Black Cherry	Prunus serotina	Poor	23		Alive	RM–Remain
6683	Shagbark Hickory	Carya ovata	Fair	8		Alive	RM–Remain
6684	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6685	Norway Maple	Acer platanoides	Poor	12		Alive	RM–Remain
6686	Norway Maple	Acer platanoides	Fair	8		Alive	RM–Remain
6687	Shagbark Hickory	Carya ovata	Good	14		Alive	RM–Remain
6688	Norway Maple	Acer platanoides	Fair	19		Alive	RM–Remain
6689	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6690	Black Cherry	Prunus serotina	Fair	23		Alive	RM–Remain
6691	Norway Maple	Acer platanoides	Good	9		Alive	RM–Remain
6692	Norway Maple	Acer platanoides	Fair	9		Alive	RM–Remain
6693	Norway Maple	Acer platanoides	Fair	8		Alive	RM–Remain
6694	American Elm	Ulmus americana	Fair	13		Alive	RM–Remain
6695	Norway Maple	Acer platanoides	Fair	25		Alive	RM–Remain
6696	Black Cherry	Prunus serotina	Poor	16		Alive	RM–Remain
6697	American Elm	Ulmus americana	Good	23		Alive	RM–Remain
6698	American Elm	Ulmus americana	Good	20		Alive	RM–Remain
6699	Black Cherry	Prunus serotina	Poor	17		Alive	RM–Remain
6700	Black Cherry	Prunus serotina	Poor	18		Alive	RM–Remain
6701	Norway Maple	Acer platanoides	Fair	9		Alive	RM–Remain
6702	Northern Red Oak	Quercus rubra	Fair	36		Alive	RM–Remain
6703	Norway Maple	Acer platanoides	Fair	31		Alive	RM–Remain
6704	Northern Red Oak	Quercus rubra	Good	30		Alive	RM–Remain
6705	Norway Maple	Acer platanoides	Good	11		Alive	RM–Remain
6706	Norway Maple	Acer platanoides	Fair	9		Alive	RM–Remain
6707	Silver Maple	Acer saccharinum	Fair	19		Alive	RM–Remain
6708	White Poplar	Populus alba	Fair	8		Alive	RM–Remain
6709	Amur Corktree	Phellodendron amurense	Fair	10		Alive	RM–Remain
6710	Mulberry	Morus spp	Poor	10		Alive	RM–Remain
6711	White Poplar	Populus alba	Fair	10		Alive	RM–Remain
6712	White Poplar	Populus alba	Good	10		Alive	RM–Remain
6713	White Poplar	Populus alba	Poor	8		Alive	RM–Remain
6714	Red Pine	Pinus resinosa	Good	17		Alive	RM–Remain
6715	Mulberry	Morus spp	Fair	12	Four–Stemmed: 12,9,7,6	Alive	RM–Remain
6716	Black Cherry	Prunus serotina	Good	9		Alive	RM–Remain
6717	Honeylocust	Gleditsia triacanthos	Fair	11		Alive	RM–Remain
6718	Honeylocust	Gleditsia triacanthos	Good	18		Alive	RM–Remain
6719	Black Locust	Robinia pseudoacacia	Fair	10	Two–Stemmed: 10,10	Alive	RM–Remain
6720	Honeylocust	Gleditsia triacanthos	Good	18		Alive	RM–Remain
6721	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
6722	Honeylocust	Gleditsia triacanthos	Fair	16		Alive	RM–Remain
6723	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6724	Black Locust	Robinia pseudoacacia	Good	20		Alive	RM–Remain
6725	Honeylocust	Gleditsia triacanthos	Fair	23		Alive	RM–Remain
6726	Silver Maple	Acer saccharinum	Good	33		Alive	RM–Remain
6727	Silver Maple	Acer saccharinum	Good	52		Alive	RM–Remain
6728	Black Walnut	Juglans nigra	Fair	9		Alive	RM–Remain
6729	White fir	Abies concolor	Good	27		Alive	RM–Remain
6730	Mulberry	Morus spp	Poor	9		Alive	RM–Remain
6731	Black Cherry	Prunus serotina	Poor	23		Alive	RM–Remain
6732	Black Cherry	Prunus serotina	Poor	20		Alive	RM–Remain
6733	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6734	Black Cherry	Prunus serotina	Fair	16	Two–Stemmed: 16,11	Alive	RM–Remain
6735	Black Cherry	Prunus serotina	Fair	17		Alive	RM–Remain
6736	Silver Maple	Acer saccharinum	Fair	17		Alive	RM–Remain
6737	Silver Maple	Acer saccharinum	Fair	11		Alive	RM–Remain
6738	Black Cherry	Prunus serotina	Poor	23		Alive	RM–Remain
6739	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6740	Silver Maple	Acer saccharinum	Fair	29		Alive	RM–Remain
6741	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6742	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

pm NP la DO cad LC / AL

issue date

sheet name
TREE SURVEY DATA

sheet number
L-027 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6743	Mulberry	Morus spp	Dead	11		Alive	X–Remove
6744	Black Cherry	Prunus serotina	Good	22	Two–Stemmed: 22,16	Alive	RM–Remain
6745	Northern Red Oak	Quercus rubra	Fair	8		Alive	RM–Remain
6746	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6747	Black Cherry	Prunus serotina	Fair	27		Alive	RM–Remain
6748	American Elm	Ulmus americana	Fair	13		Alive	RM–Remain
6749	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6750	American Elm	Ulmus americana	Good	15		Alive	RM–Remain
6751	Mulberry	Morus spp	Good	16		Alive	RM–Remain
6752	Black Walnut	Juglans nigra	Good	12		Alive	RM–Remain
6753	Black Cherry	Prunus serotina	Poor	11		Alive	RM–Remain
6754	Silver Maple	Acer saccharinum	Good	13		Alive	RM–Remain
6755	Black Cherry	Prunus serotina	Fair	13		Alive	RM–Remain
6756	Black Cherry	Prunus serotina	Fair	14		Alive	RM–Remain
6757	Silver Maple	Acer saccharinum	Fair	12		Alive	RM–Remain
6758	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6759	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6760	Black Cherry	Prunus serotina	Poor	10		Alive	RM–Remain
6761	Norway Maple	Acer platanoides	Good	13		Alive	RM–Remain
6762	Norway Maple	Acer platanoides	Fair	11		Alive	RM–Remain
6763	Black Cherry	Prunus serotina	Poor	16	Two–Stemmed: 16,14	Alive	RM–Remain
6764	Norway Maple	Acer platanoides	Good	14		Alive	RM–Remain
6765	Norway Maple	Acer platanoides	Good	13		Alive	RM–Remain
6766	American Elm	Ulmus americana	Fair	19		Alive	RM–Remain
6767	Mulberry	Morus spp	Poor	11		Alive	RM–Remain
6768	American Elm	Ulmus americana	Poor	11		Alive	RM–Remain
6769	Black Cherry	Prunus serotina	Poor	18		Alive	RM–Remain
6770	Black Walnut	Juglans nigra	Fair	13		Alive	RM–Remain
6771	Boxelder	Acer negundo	Poor	15		Alive	RM–Remain
6772	Eastern White Pine	Pinus strobus	Fair	10		Alive	RM–Remain
6773	Norway Maple	Acer platanoides	Good	19		Alive	RM–Remain
6774	Eastern White Pine	Pinus strobus	Fair	14		Alive	RM–Remain
6775	Mulberry	Morus spp	Fair	8		Alive	RM–Remain
6776	American Elm	Ulmus americana	Good	15		Alive	RM–Remain
6777	American Elm	Ulmus americana	Fair	9		Alive	RM–Remain
6778	Silver Maple	Acer saccharinum	Poor	57		Alive	RM–Remain
6779	Red Maple	Acer rubrum	Dead	27		Alive	X–Remove
6780	Jack Pine	Pinus banksiana	Poor	16		Alive	RM–Remain
6781	Black Locust	Robinia pseudoacacia	Fair	9	Four–Stemmed: 9,8,6,6	Alive	RM–Remain
6782	Jack Pine	Pinus banksiana	Poor	17		Alive	RM–Remain
6783	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6784	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM–Remain
6785	Mulberry	Morus spp	Poor	8		Alive	RM–Remain
6786	Black Locust	Robinia pseudoacacia	Good	15		Alive	RM–Remain
6787	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6788	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM–Remain
6789	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6790	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6791	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6792	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM–Remain
6793	Black Locust	Robinia pseudoacacia	Good	15		Alive	RM–Remain
6794	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6795	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6796	Black Locust	Robinia pseudoacacia	Fair	8		Alive	RM–Remain
6797	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6798	Black Cherry	Prunus serotina	Fair	11		Alive	RM–Remain
6799	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6800	American Elm	Ulmus americana	Fair	11		Alive	RM–Remain
6801	Silver Maple	Acer saccharinum	Fair	21		Alive	RM–Remain
6802	American Elm	Ulmus americana	Fair	10		Alive	RM–Remain
6803	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6804	American Elm	Ulmus americana	Good	9		Alive	RM–Remain
6805	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6806	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
6807	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6808	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6809	Northern Red Oak	Quercus rubra	Good	20		Alive	RM–Remain
6810	Sugar Maple	Acer saccharum	Good	23		Alive	RM–Remain
6811	Northern Red Oak	Quercus rubra	Good	39		Alive	RM–Remain
6812	Northern Red Oak	Quercus rubra	Good	19		Alive	RM–Remain
6813	Sugar Maple	Acer saccharum	Fair	18		Alive	RM–Remain
6814	Northern Red Oak	Quercus rubra	Fair	13	Two–Stemmed: 13,12	Alive	RM–Remain
6815	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
6816	Northern Red Oak	Quercus rubra	Fair	15	Two–Stemmed: 15,9	Alive	RM–Remain
6817	Black Locust	Robinia pseudoacacia	Good	20		Alive	RM–Remain
6818	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain
6819	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6820	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain
6821	Black Cherry	Prunus serotina	Fair	15		Alive	RM–Remain
6822	Black Cherry	Prunus serotina	Fair	12		Alive	RM–Remain
6823	Sugar Maple	Acer saccharum	Good	31		Alive	RM–Remain
6824	Black Locust	Robinia pseudoacacia	Good	19		Alive	RM–Remain
6825	Black Cherry	Prunus serotina	Fair	15		Alive	RM–Remain
6826	Black Locust	Robinia pseudoacacia	Poor	11		Alive	RM–Remain
6827	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6828	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM–Remain
6829	Black Locust	Robinia pseudoacacia	Poor	14		Alive	RM–Remain
6830	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6831	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
6832	Black Locust	Robinia pseudoacacia	Fair	22		Alive	RM–Remain
6833	Black Locust	Robinia pseudoacacia	Fair	17		Alive	RM–Remain
6834	Black Walnut	Juglans nigra	Fair	22		Alive	RM–Remain
6835	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6836	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain
6837	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
6838	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain
6839	Silver Maple	Acer saccharinum	Poor	10		Alive	RM–Remain
6840	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6841	Black Cherry	Prunus serotina	Poor	14		Alive	RM–Remain
6842	Mulberry	Morus spp	Fair	8		Alive	RM–Remain
6843	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6844	American Elm	Ulmus americana	Fair	8		Alive	RM–Remain
6845	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6846	Black Locust	Robinia pseudoacacia	Good	15		Alive	RM–Remain
6847	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6848	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6849	Black Locust	Robinia pseudoacacia	Fair	11		Alive	RM–Remain
6850	Black Walnut	Juglans nigra	Good	18		Alive	RM–Remain
6851	Black Cherry	Prunus serotina	Poor	10		Alive	RM–Remain
6852	Black Locust	Robinia pseudoacacia	Good	20		Alive	RM–Remain
6853	Norway Maple	Acer platanoides	Fair	9		Alive	RM–Remain
6854	Black Locust	Robinia pseudoacacia	Poor	11	Two–Stemmed: 11,10	Alive	RM–Remain
6855	Black Walnut	Juglans nigra	Fair	12		Alive	RM–Remain
6856	Black Locust	Robinia pseudoacacia	Fair	21		Alive	RM–Remain
6857	Black Cherry	Prunus serotina	Poor	13		Alive	RM–Remain
6858	Black Walnut	Juglans nigra	Fair	9		Alive	RM–Remain
6859	Black Locust	Robinia pseudoacacia	Fair	9		Alive	RM–Remain
6860	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain
6861	Norway Maple	Acer platanoides	Fair	10		Alive	RM–Remain
6862	Black Locust	Robinia pseudoacacia	Fair	16		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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2	12/31/2025	FDP RE-SUBMISSION

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sheet name
TREE SURVEY DATA

sheet number
L-028 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6863	Black Locust	Robinia pseudoacacia	Poor	8		Alive	RM–Remain
6864	Black Locust	Robinia pseudoacacia	Fair	15		Alive	RM–Remain
6865	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6866	American Elm	Ulmus americana	Poor	9		Alive	RM–Remain
6867	Black Locust	Robinia pseudoacacia	Fair	14		Alive	RM–Remain
6868	Black Locust	Robinia pseudoacacia	Fair	10		Alive	RM–Remain
6869	Black Locust	Robinia pseudoacacia	Poor	13		Alive	RM–Remain
6870	Black Locust	Robinia pseudoacacia	Poor	10		Alive	RM–Remain
6871	Black Locust	Robinia pseudoacacia	Poor	9		Alive	RM–Remain
6872	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6873	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6874	Black Locust	Robinia pseudoacacia	Fair	13		Alive	RM–Remain
6875	Black Locust	Robinia pseudoacacia	Fair	12		Alive	RM–Remain
6876	Eastern White Pine	Pinus strobus	Fair	9		Alive	RM–Remain
6877	Black Locust	Robinia pseudoacacia	Fair	21		Alive	RM–Remain
6878	Eastern White Pine	Pinus strobus	Good	12		Alive	RM–Remain
6879	Shagbark Hickory	Carya ovata	Good	24		Alive	RM–Remain
6880	Shagbark Hickory	Carya ovata	Good	27		Alive	RM–Remain
6881	White Oak	Quercus alba	Good	40		Alive	RM–Remain
6882	Silver Maple	Acer saccharinum	Poor	50		Alive	RM–Remain
6883	Arborvitae	Thuja occidentalis	Good	12	Four–Stemmed: 12,11,11,6	Alive	RM–Remain
6884	Arborvitae	Thuja occidentalis	Fair	14	Two–Stemmed: 14,8	Alive	RM–Remain
6885	Arborvitae	Thuja occidentalis	Excellent	16		Alive	RM–Remain
6886	Arborvitae	Thuja occidentalis	Excellent	16		Alive	RM–Remain
6887	American Elm	Ulmus americana	Good	29		Alive	RM–Remain
6888	Honeylocust	Gleditsia triacanthos	Fair	17		Alive	RM–Remain
6889	Honeylocust	Gleditsia triacanthos	Fair	18		Alive	RM–Remain
6890	Crabapple	Malus spp	Poor	18		Alive	RM–Remain
6891	Silver Maple	Acer saccharinum	Fair	22		Alive	RM–Remain
6892	Black Cherry	Prunus serotina	Poor	19		Alive	RM–Remain
6893	Black Cherry	Prunus serotina	Poor	28		Alive	RM–Remain
6894	Sugar Maple	Acer saccharum	Poor	20		Alive	RM–Remain
6895	Eastern White Pine	Pinus strobus	Poor	37		Alive	RM–Remain
6896	American Elm	Ulmus americana	Poor	39		Alive	RM–Remain
6897	American Elm	Ulmus americana	Poor	9		Alive	RM–Remain
6898	Mulberry	Morus spp	Poor	9	Two–Stemmed: 9,8	Alive	RM–Remain
6899	Freeman Maple	Acer x freemanii	Good	19		Alive	P–Protect
6900	Honeylocust	Gleditsia triacanthos	Fair	20		Alive	P–Protect
6901	Norway Maple	Acer platanoides	Good	18		Alive	P–Protect
6902	American Elm	Ulmus americana	Fair	9		Alive	P–Protect

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6903	Colorado Blue Spruce	Picea pungens 'glauca'	Good	26		Alive	X–Remove
6904	Colorado Blue Spruce	Picea pungens 'glauca'	Fair	16		Alive	P–Protect
6905	Colorado Spruce	Picea pungens	Good	20		Alive	P–Protect
6906	Colorado Blue Spruce	Picea pungens 'glauca'	Good	22		Alive	P–Protect
6907	Honeylocust	Gleditsia triacanthos	Fair	21		Alive	X–Remove
6908	Honeylocust	Gleditsia triacanthos	Fair	23		Alive	X–Remove
6909	Juniper	Juniperus spp	Good	19		Alive	P–Protect
6910	Honeylocust	Gleditsia triacanthos	Good	21		Alive	P–Protect
6911	Honeylocust	Gleditsia triacanthos	Fair	21		Alive	P–Protect
6912	Honeylocust	Gleditsia triacanthos	Good	19		Alive	P–Protect
6913	White fir	Abies concolor	Fair	26		Alive	P–Protect
6914	Arborvitae	Thuja occidentalis	Fair	6	Five–Stemmed: 6,5,5,5,5	Alive	P–Protect
6915	Arborvitae	Thuja occidentalis	Fair	8	Three–Stemmed: 8,6,4	Alive	P–Protect
6916	Arborvitae	Thuja occidentalis	Fair	7	Two–Stemmed: 7,5	Alive	P–Protect
6917	Arborvitae	Thuja occidentalis	Fair	6	Four–Stemmed: 6,5,3,3	Alive	P–Protect
6918	Arborvitae	Thuja occidentalis	Fair	5	Three–Stemmed: 5,4,4	Alive	P–Protect
6919	Arborvitae	Thuja occidentalis	Fair	7	Three–Stemmed: 7,6,5	Alive	P–Protect
6920	Arborvitae	Thuja occidentalis	Fair	7	Three–Stemmed: 7,6,4	Alive	P–Protect
6921	Arborvitae	Thuja occidentalis	Fair	6	Six–Stemmed: 6,6,6,5,5,5	Alive	P–Protect
6922	Crabapple	Malus spp	Poor	19		Alive	P–Protect
6923	Honeylocust	Gleditsia triacanthos	Fair	16		Alive	P–Protect
6924	Mulberry	Morus spp	Fair	22		Alive	P–Protect
6925	Mulberry	Morus spp	Poor	28	Two–Stemmed: 28,21	Alive	X–Remove
6926	Arborvitae	Thuja occidentalis	Good	25		Alive	P–Protect
6927	Arborvitae	Thuja occidentalis	Poor	22		Alive	X–Remove
6928	Arborvitae	Thuja occidentalis	Fair	22		Alive	X–Remove
6929	Arborvitae	Thuja occidentalis	Fair	18		Alive	X–Remove
6930	Arborvitae	Thuja occidentalis	Good	14	Three–Stemmed: 14,9,9	Alive	P–Protect
6931	Arborvitae	Thuja occidentalis	Good	18		Alive	P–Protect
6932	Arborvitae	Thuja occidentalis	Fair	26		Alive	X–Remove
6933	Red Pine	Pinus resinosa	Fair	15		Alive	X–Remove
6934	Mulberry	Morus spp	Fair	9	Two–Stemmed: 9,7	Alive	X–Remove
6935	Black Locust	Robinia pseudoacacia	Poor	29	Two–Stemmed: 29,28	Alive	X–Remove
6936	Black Locust	Robinia pseudoacacia	Poor	32		Alive	X–Remove
6937	Black Locust	Robinia pseudoacacia	Poor	26		Alive	X–Remove
6938	Norway Spruce	Picea abies	Good	19		Alive	X–Remove
6939	Sugar Maple	Acer saccharum	Poor	19		Alive	P–Protect
6940	Silver Maple	Acer saccharinum	Good	18		Alive	P–Protect
6941	Black Walnut	Juglans nigra	Good	22		Alive	P–Protect
6942	Black Walnut	Juglans nigra	Good	23		Alive	P–Protect

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6943	Black Walnut	Juglans nigra	Poor	32		Alive	X–Remove
6944	Black Walnut	Juglans nigra	Fair	20		Alive	X–Remove
6945	Douglas–fir	Pseudotsuga menziesii	Fair	9		Alive	X–Remove
6946	Douglas–fir	Pseudotsuga menziesii	Fair	10		Alive	X–Remove
6947	Douglas–fir	Pseudotsuga menziesii	Fair	10		Alive	X–Remove
6948	Douglas–fir	Pseudotsuga menziesii	Poor	14		Alive	X–Remove
6949	Douglas–fir	Pseudotsuga menziesii	Fair	13		Alive	X–Remove
6950	Douglas–fir	Pseudotsuga menziesii	Poor	8		Alive	X–Remove
6951	Norway Spruce	Picea abies	Good	25		Alive	P–Protect
6952	Norway Spruce	Picea abies	Good	30		Alive	X–Remove
6953	Eastern White Pine	Pinus strobus	Good	35		Alive	P–Protect
6954	Eastern White Pine	Pinus strobus	Good	45		Alive	X–Remove
6955	Eastern White Pine	Pinus strobus	Poor	45		Alive	X–Remove
6956	Norway Spruce	Picea abies	Excellent	34		Alive	X–Remove
6957	Red Maple	Acer rubrum	Good	19		Alive	P–Protect
6958	Crabapple	Malus spp	Poor	16		Alive	P–Protect
6959	Scotch Pine	Pinus sylvestris	Poor	22		Alive	X–Remove
6960	Norway Spruce	Picea abies	Good	44		Alive	X–Remove
6961	Douglas–fir	Pseudotsuga menziesii	Fair	28		Alive	P–Protect
6962	Norway Maple	Acer platanoides	Fair	36		Alive	X–Remove
6963	Honeylocust	Gleditsia triacanthos	Fair	17		Alive	X–Remove
6964	Norway Maple	Acer platanoides	Dead	26		Alive	X–Remove
6965	Honeylocust	Gleditsia triacanthos	Good	22		Alive	P–Protect
6966	Honeylocust	Gleditsia triacanthos	Good	20		Alive	P–Protect
6967	Silver Maple	Acer saccharinum	Fair	29		Alive	P–Protect
6968	Eastern White Pine	Pinus strobus	Good	45		Alive	P–Protect
6969	Eastern White Pine	Pinus strobus	Poor	33	Three–Stemmed: 33,19,17	Alive	X–Remove
6970	Eastern White Pine	Pinus strobus	Fair	30		Alive	P–Protect
6971	Eastern White Pine	Pinus strobus	Good	44		Alive	P–Protect
6972	Eastern White Pine	Pinus strobus	Good	47		Alive	P–Protect
6973	Eastern White Pine	Pinus strobus	Good	31		Alive	P–Protect
6974	Red Pine	Pinus resinosa	Good	17		Alive	RM–Remain
6975	Red Pine	Pinus resinosa	Fair	18		Alive	RM–Remain
6976	Silver Maple	Acer saccharinum	Good	36		Alive	RM–Remain
6977	Jack Pine	Pinus banksiana	Fair	17		Alive	RM–Remain
6978	Jack Pine	Pinus banksiana	Fair	20		Alive	RM–Remain
6979	Norway Maple	Acer platanoides	Poor	30		Alive	RM–Remain
6980	Norway Spruce	Picea abies	Good	34		Alive	RM–Remain
6981	Norway Spruce	Picea abies	Excellent	27		Alive	RM–Remain
6982	Norway Spruce	Picea abies	Fair	39		Alive	RM–Remain

NOTES:
SEE 2/ L-010 SP FOR CONDITION CLASS DESCRIPTION

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1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
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sheet name
TREE SURVEY DATA

sheet number
L-029 SP

Tree Id #	Common Name	Latin Name	Condition Class	DBH	General Notes	Status	Action
6983	White Spruce	Picea glauca	Good	17		Alive	RM–Remain
6984	Red Pine	Pinus resinosa	Good	21		Alive	RM–Remain
6985	Red Pine	Pinus resinosa	Good	19		Alive	RM–Remain
6986	White Spruce	Picea glauca	Good	24		Alive	RM–Remain
6987	White Spruce	Picea glauca	Poor	29		Alive	RM–Remain
6988	Freeman Maple	Acer x freemanii	Good	16		Alive	RM–Remain
6989	Norway Spruce	Picea abies	Good	16		Alive	RM–Remain
6990	Northern Red Oak	Quercus rubra	Fair	43	Two–Stemmed: 43,40	Alive	RM–Remain
6991	Eastern White Pine	Pinus strobus	Fair	25		Alive	P–Protect
6992	Eastern White Pine	Pinus strobus	Fair	32		Alive	P–Protect
6993	Eastern White Pine	Pinus strobus	Good	38		Alive	P–Protect
6994	Crabapple	Malus spp	Dead	15		Alive	X–Remove
6995	Norway Spruce	Picea abies	Excellent	42		Alive	P–Protect
6996	Douglas–fir	Pseudotsuga menziesii	Fair	34		Alive	P–Protect
6997	American Basswood	Tilia americana	Good	19		Alive	P–Protect
6998	Douglas–fir	Pseudotsuga menziesii	Good	30		Alive	P–Protect
6999	Douglas–fir	Pseudotsuga menziesii	Good	28		Alive	P–Protect
7000	Cottonwood	Populus spp	Good	22		Alive	P–Protect

NOTES:
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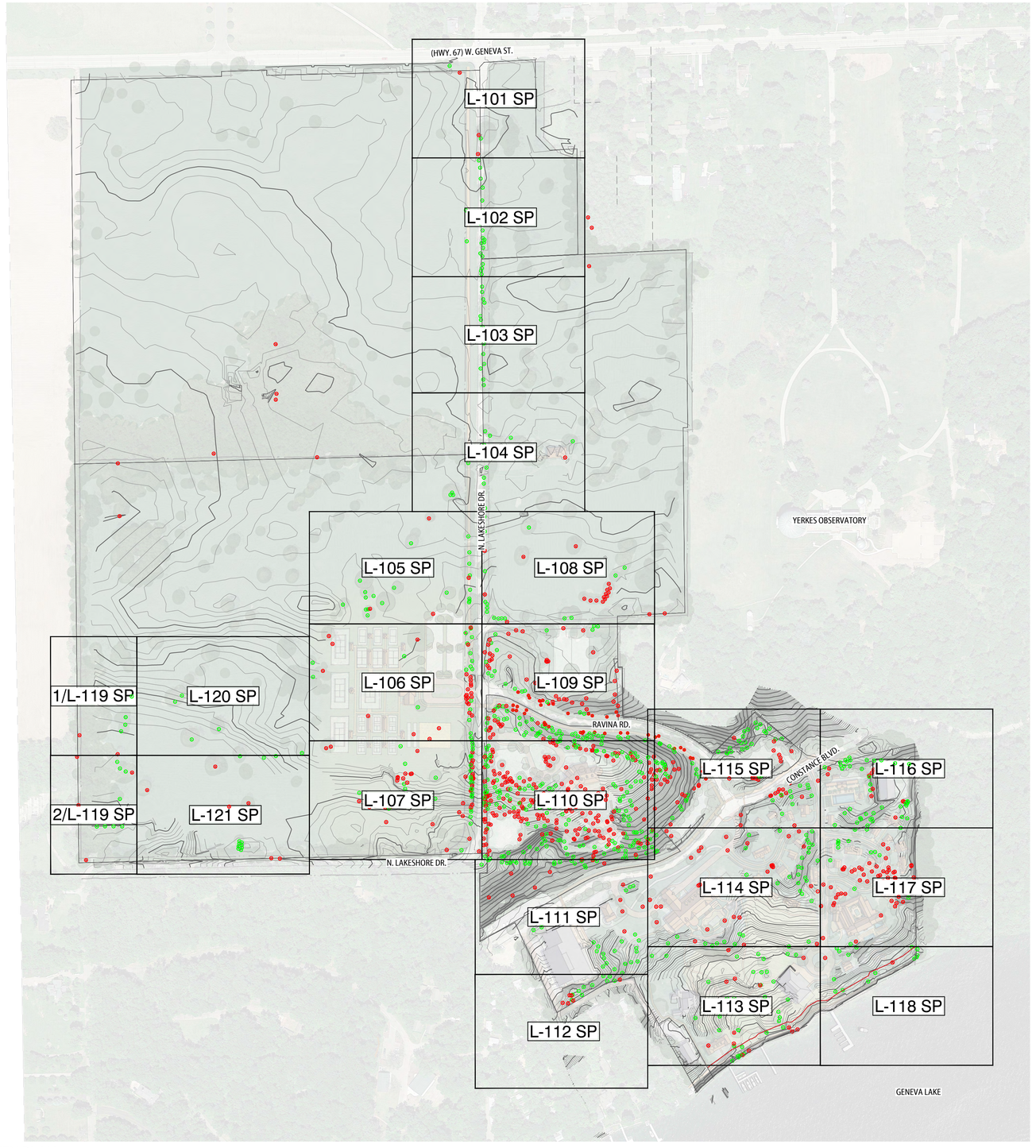
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2	12/31/2025	FDP RE-SUBMISSION

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TREE SURVEY DATA

sheet number
L-030 SP



1 KEY PLAN
SCALE: 1"=200'-0"

0 100' 200' 400'

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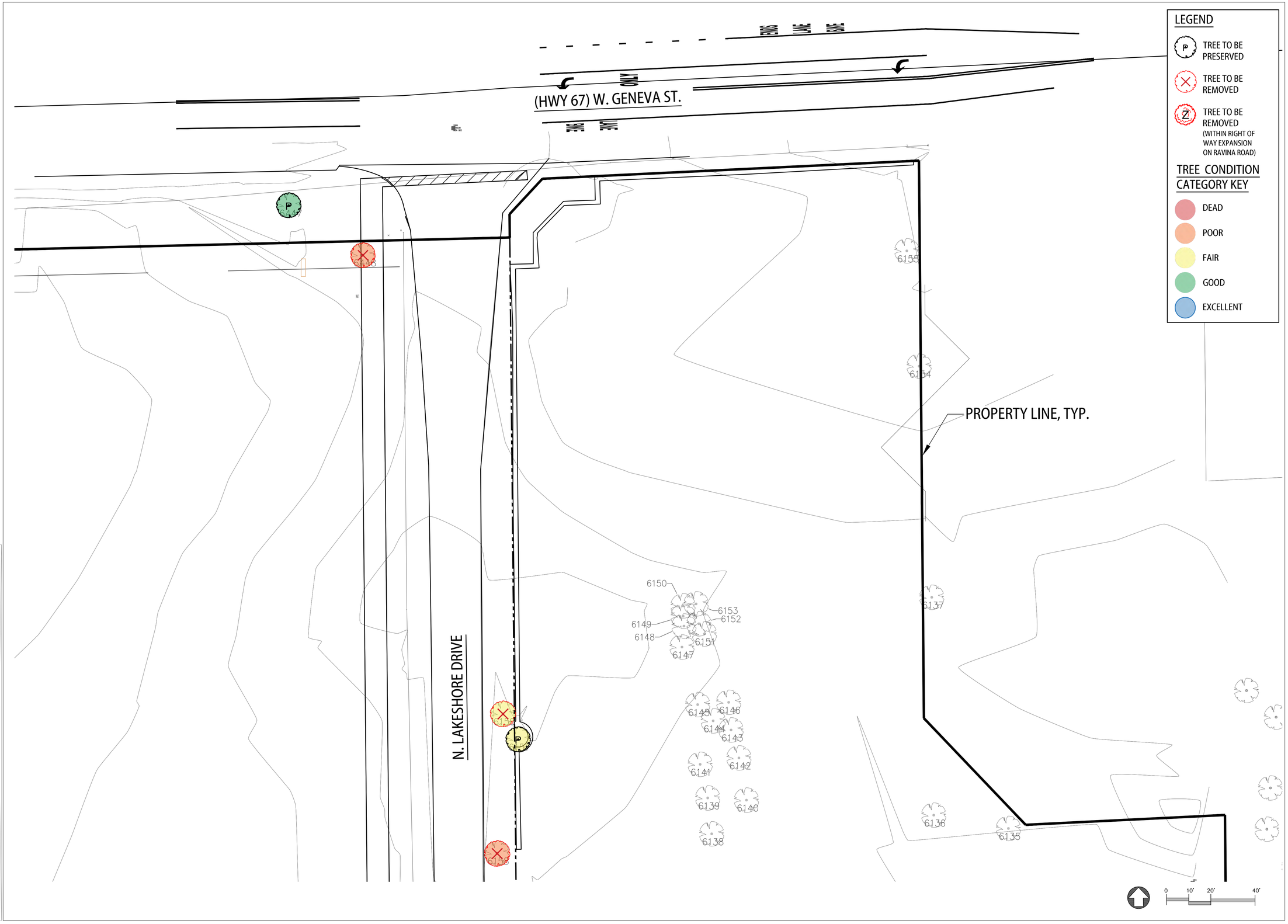
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L-100 SP



LEGEND

- P — TREE TO BE PRESERVED
- X — TREE TO BE REMOVED
- Z — TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

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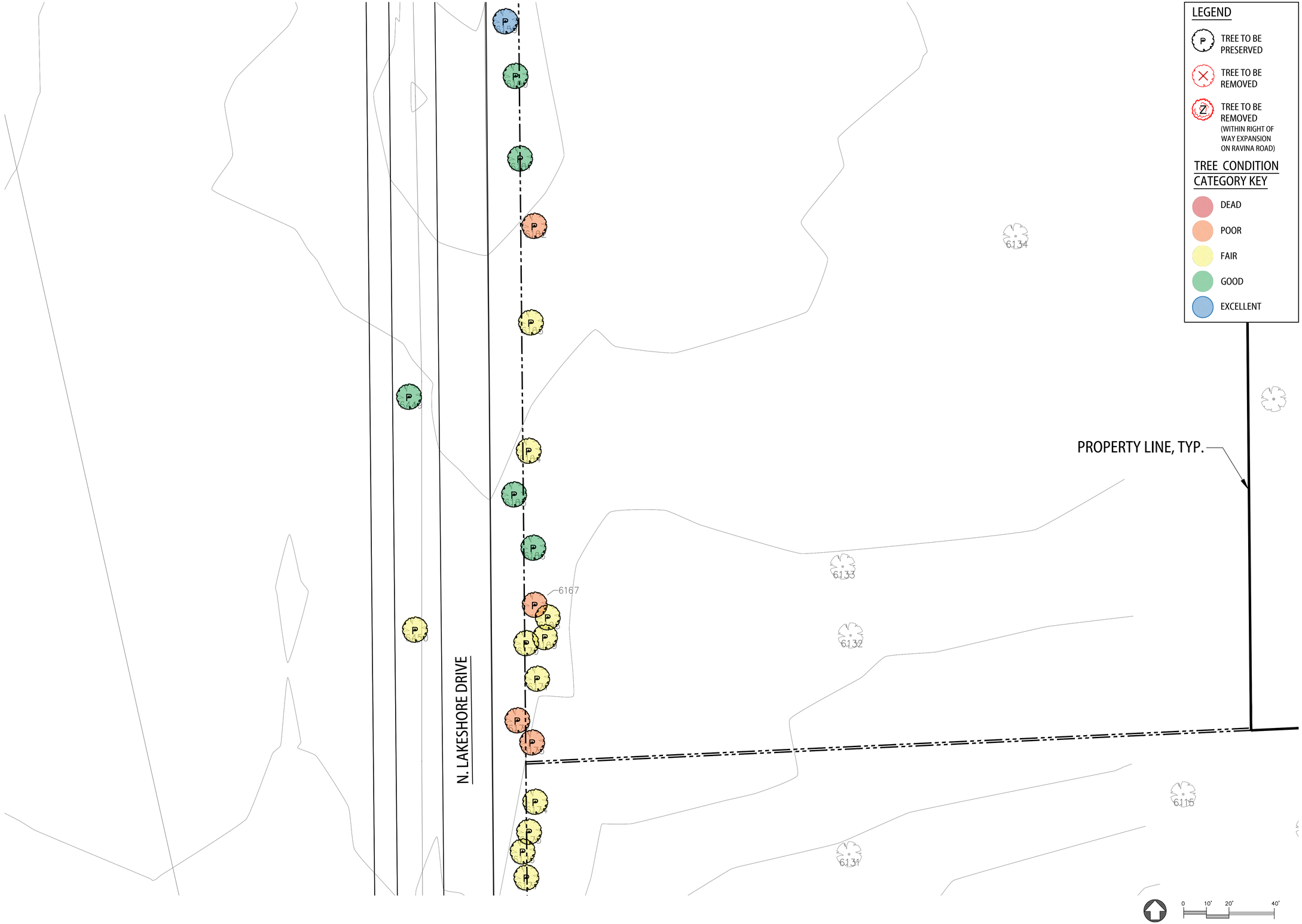
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TREE INVENTORY ENLARGEMENT

sheet number
L-101 SP



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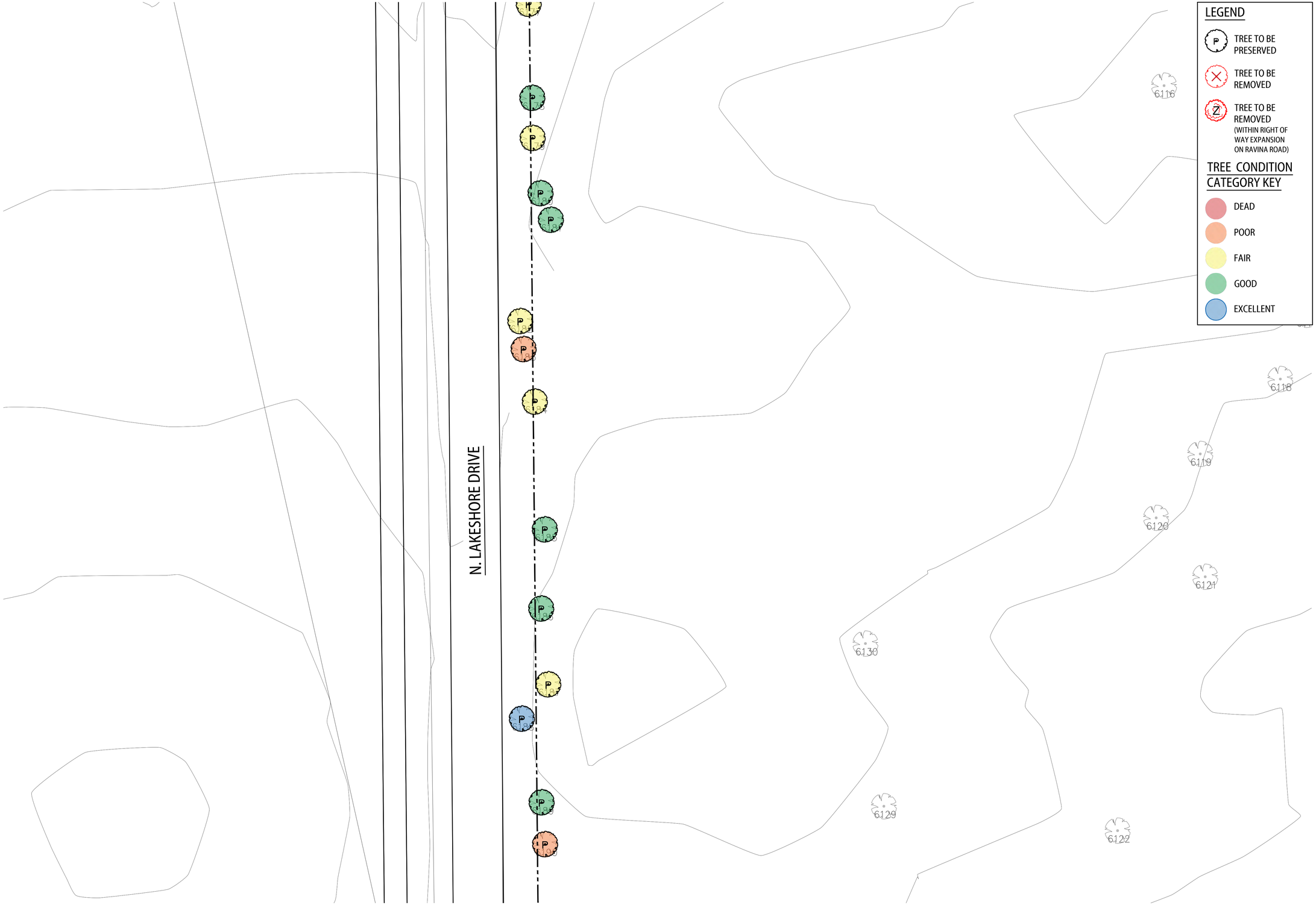
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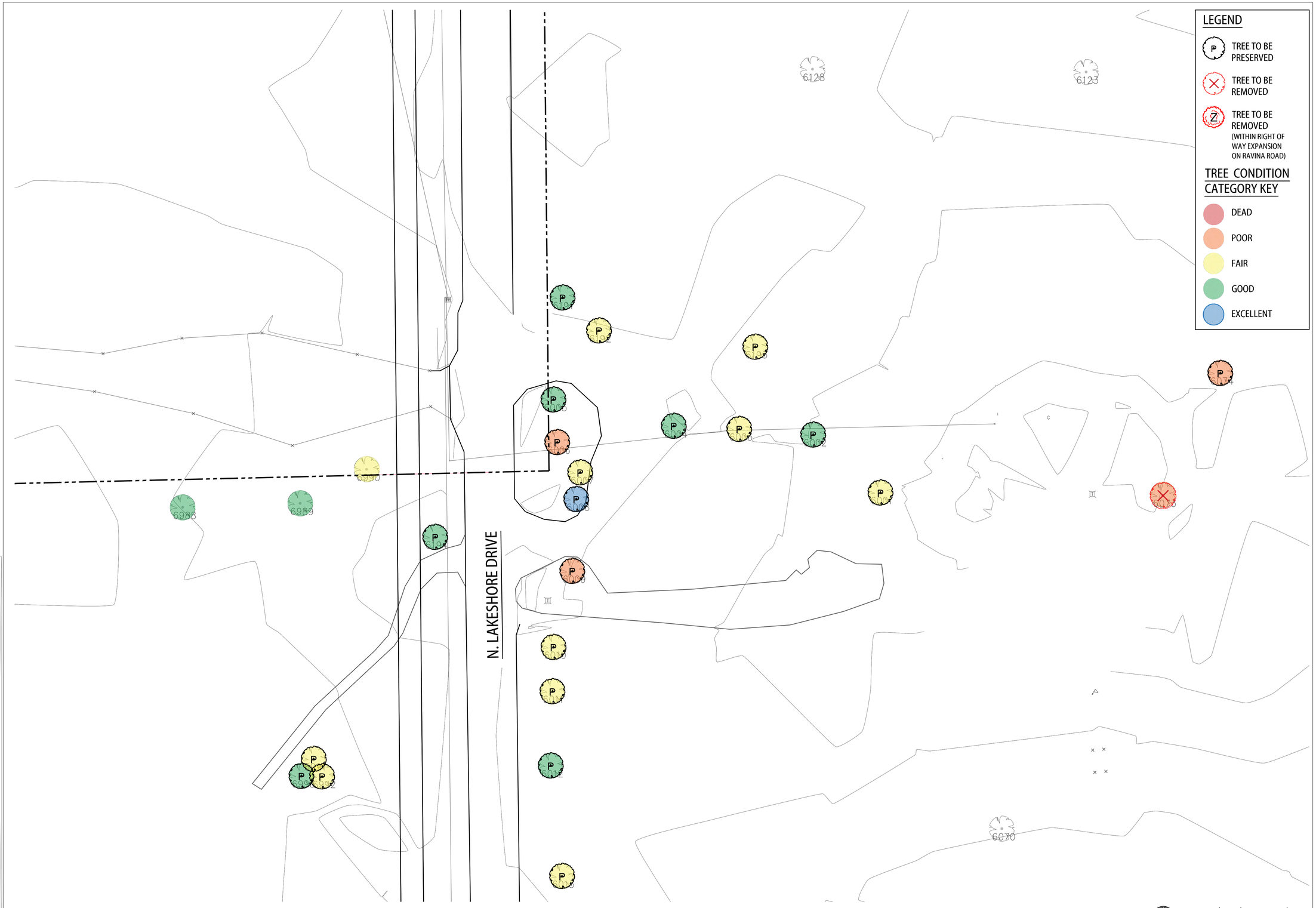
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1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-103 SP



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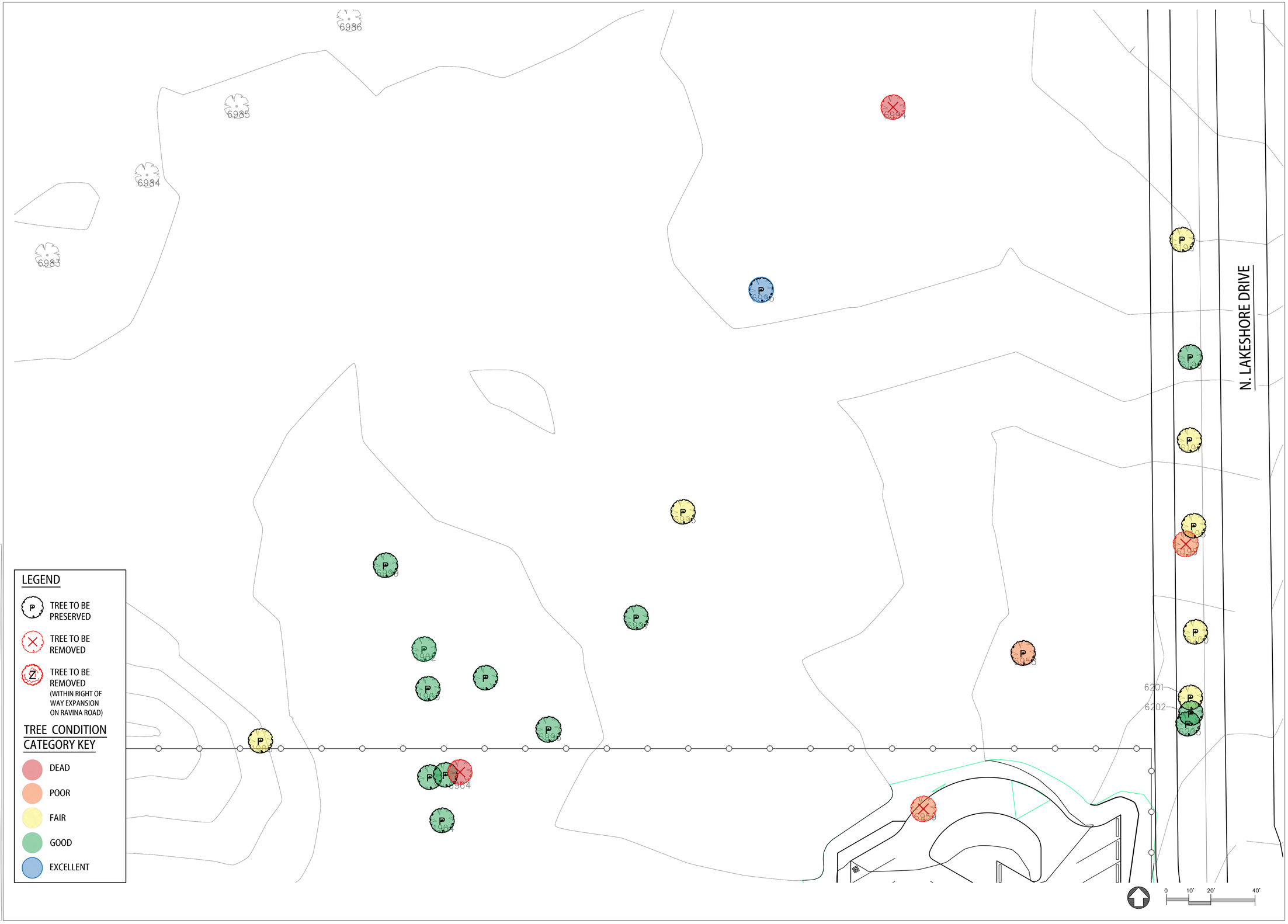
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sheet number
L-104 SP



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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-105 SP



LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

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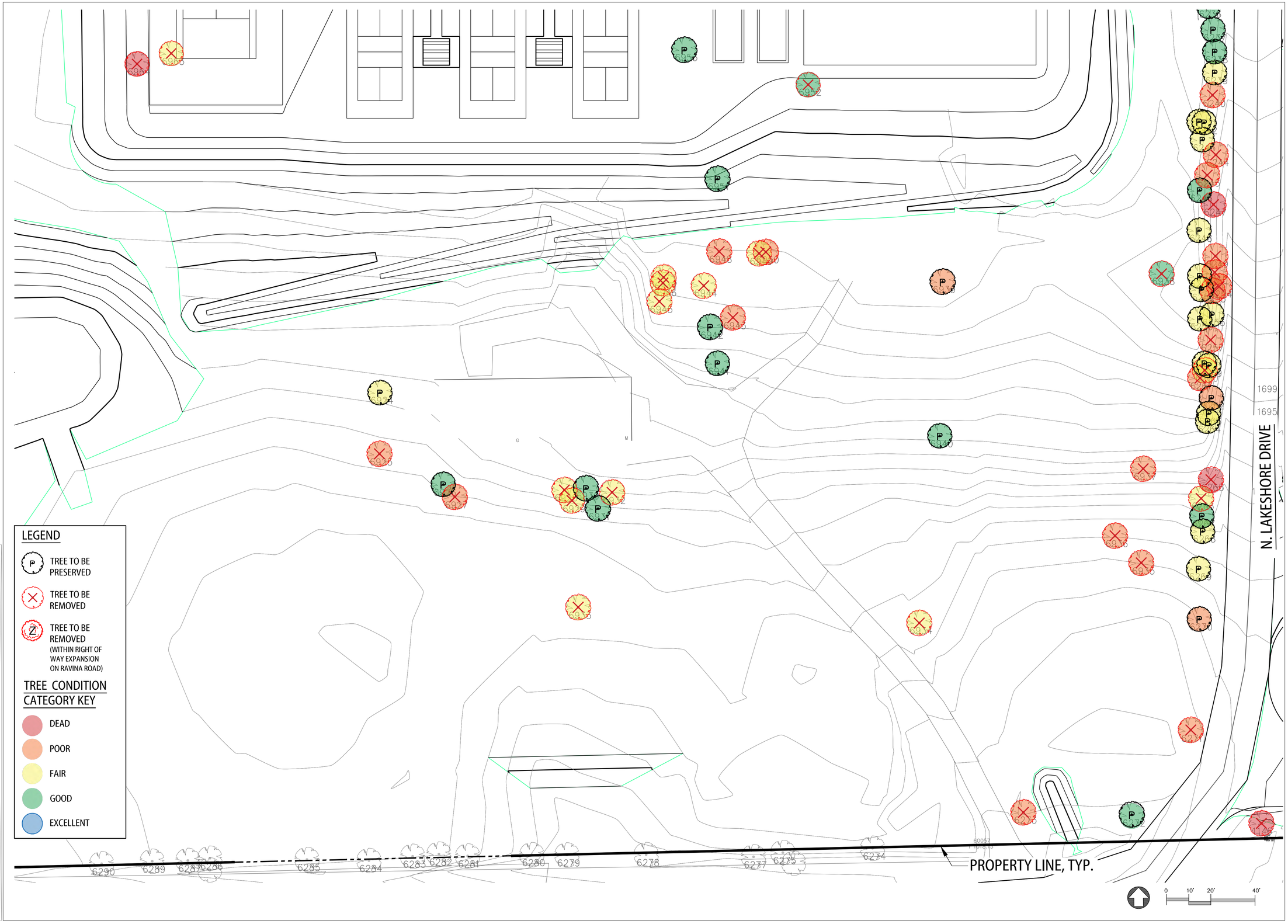
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TREE INVENTORY ENLARGEMENT

sheet number
L-106 SP



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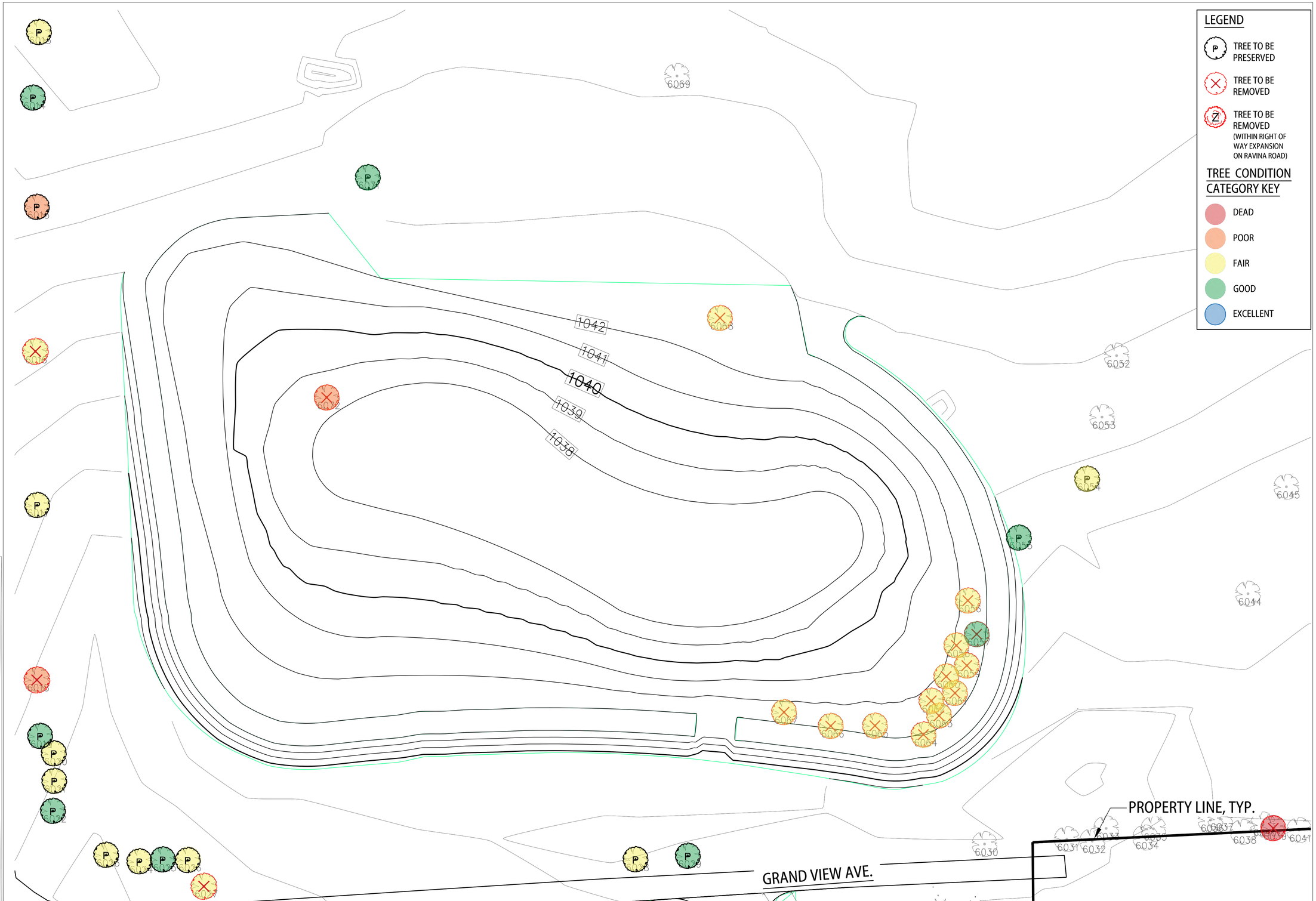
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sheet name
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sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-108 SP

GRAND VIEW AVE.

RAVINA ROAD

P.E.C BOUNDARY, TYP.

PROPERTY LINE, TYP.

LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 20' 40' 80'

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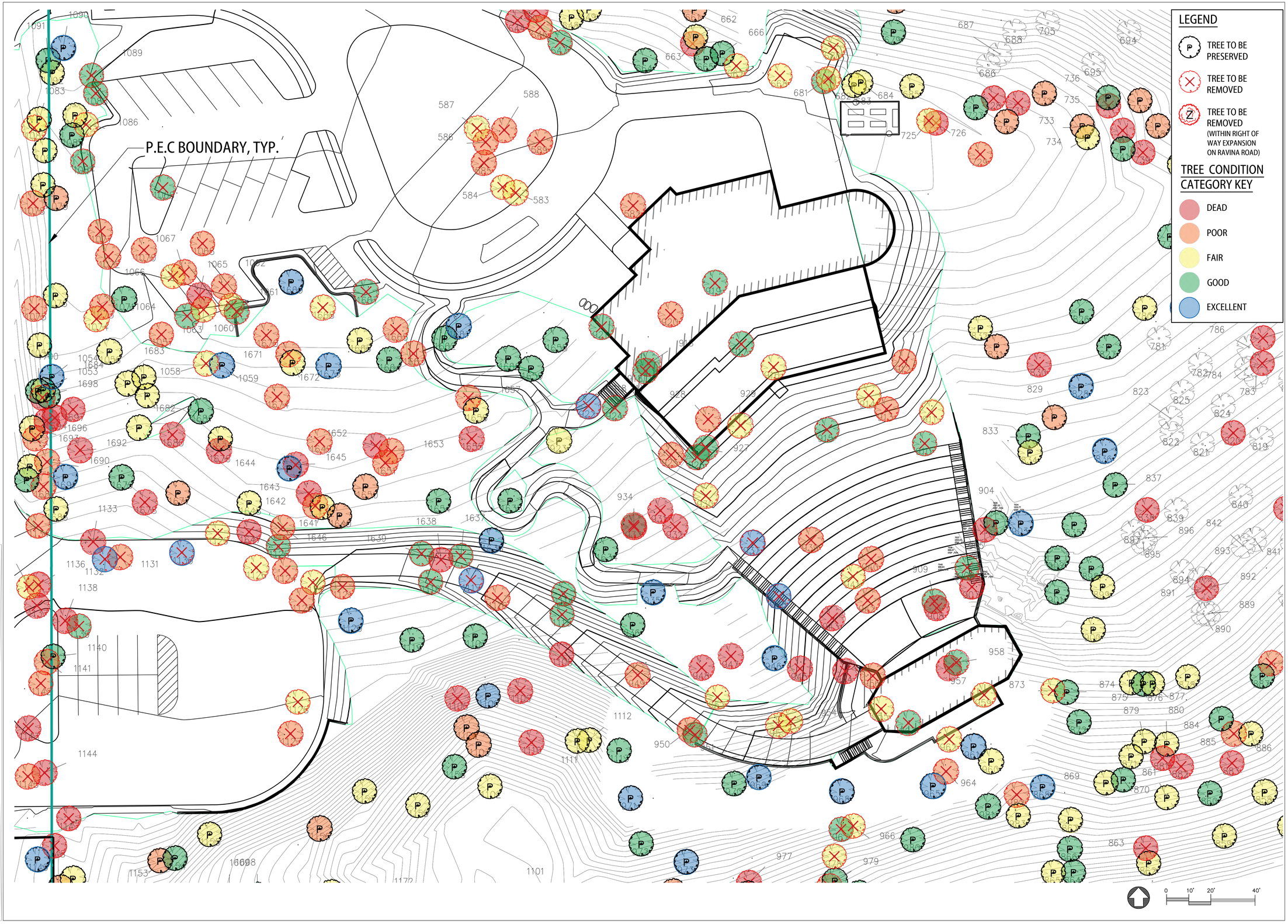
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sheet name
TREE INVENTORY ENLARGEMENT

sheet number
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sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-110 SP

CONSTANCE BLVD.

P.E.C BOUNDARY, TYP.

PROPERTY LINE, TYP.

LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 10' 20' 40'

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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-111 SP



LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-112 SP

PROPERTY LINE, TYP.

SHORELAND AREA SETBACK - 35' FROM ORDINARY HWL (864.30 AS NOTED IN VILLAGE OF WILLIAMS BAY, CHAPTER 331-2 TREE REMOVAL)

GENEVA LAKE

LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

NOTE:
SHORELAND AREA TREE REMOVALS
PROPOSED LANDSCAPE PLANS SHALL COMPLY WITH THE VILLAGE OF WILLIAMS BAY, CHAPTER 331-2 TREE REMOVALS - WHERE ANY PLANT MATERIAL IS REMOVED AS A PART OF A LANDSCAPING PLAN APPROVED BY THE TREE COMMISSIONER, THEY SHALL BE REPLACED WITH OTHER VEGETATION OR REPLACEMENT TREES THAT ARE EQUALLY EFFECTIVE IN RETARDING RUNOFF, PREVENTING EROSION AND PRESERVING NATURAL BEAUTY. ANY SHORELAND AREA VEGETATION REMOVAL SHALL BE DONE DURING THE GROWING SEASON AND SHALL BE STABILIZED AND REVEGETATED OR SEEDED WITHIN A TWO-WEEK PERIOD OF REMOVAL SO AS TO PRODUCE A VEGETATIVE COVER.

0 10' 20' 40'

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TREE INVENTORY ENLARGEMENT

sheet number
L-113 SP



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sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-114 SP

RAVINA ROAD

P.E.C BOUNDARY, TYP.

PROPERTY LINE, TYP.

CONSTANCE BLVD.

P.E.C BOUNDARY, TYP.

LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 10' 20' 40'

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TREE INVENTORY ENLARGEMENT

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L-115 SP



LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 10' 20' 40'

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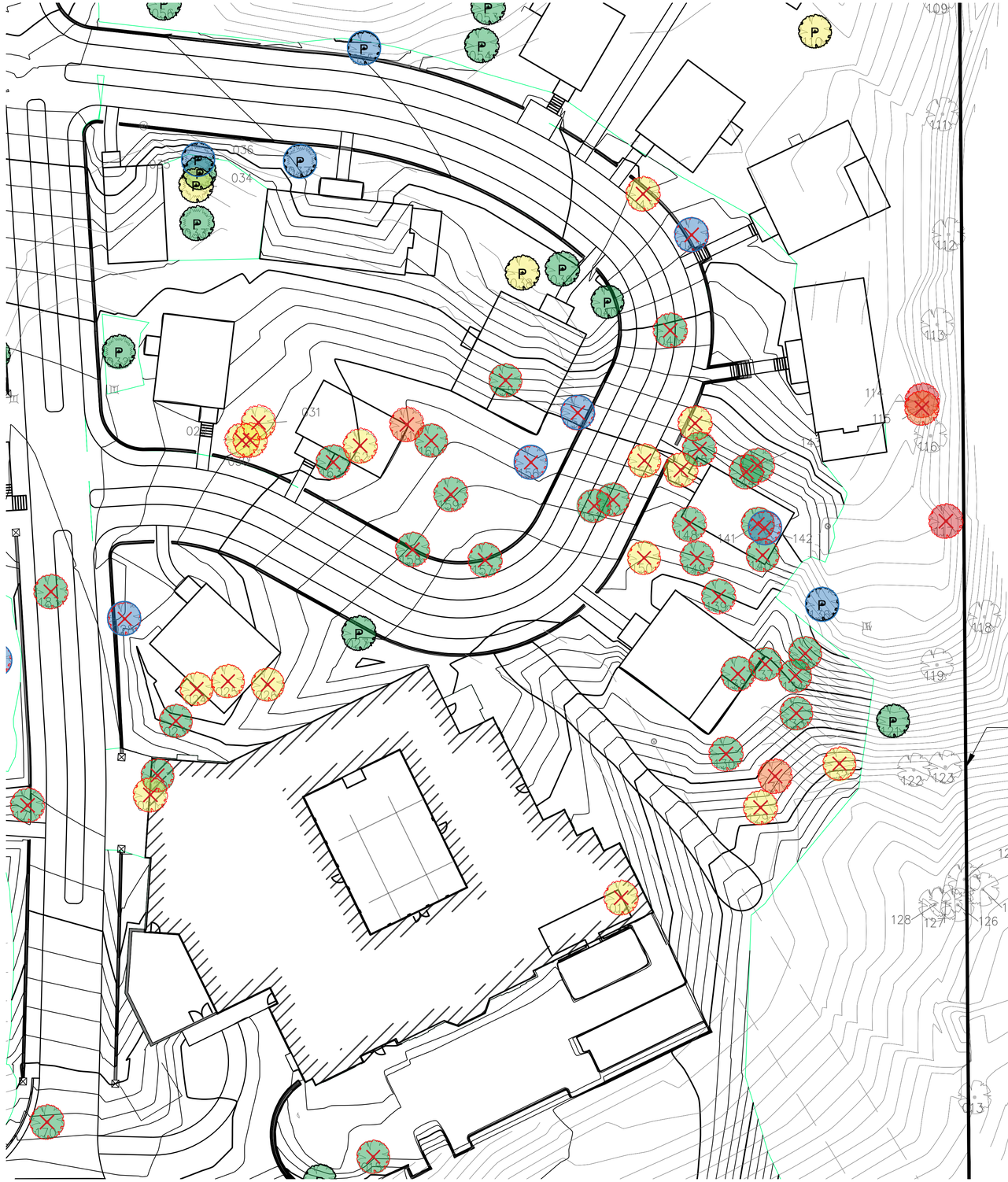
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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-116 SP



LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 20' 40' 80'

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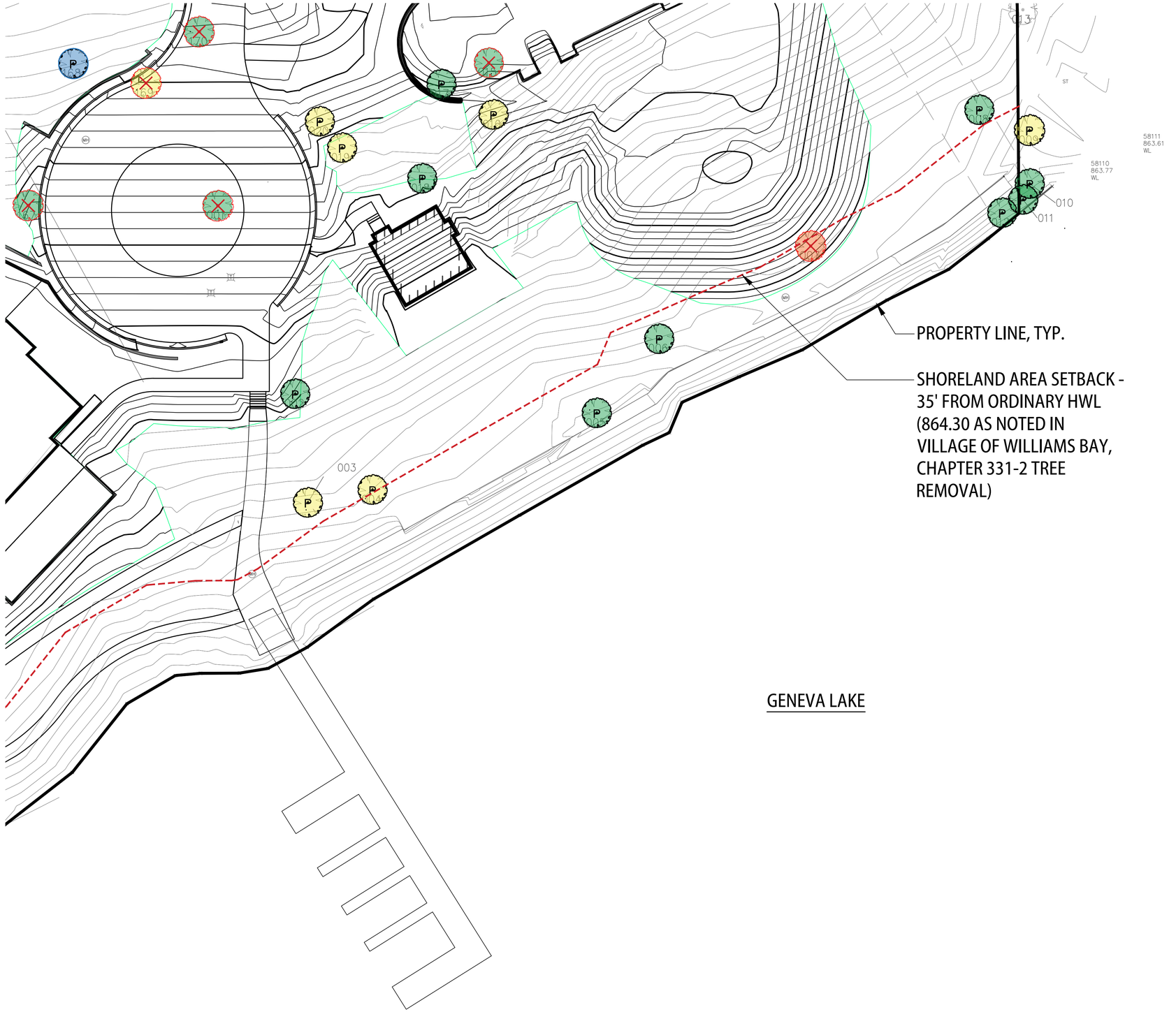
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sheet name
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sheet number
L-117 SP



GENEVA LAKE

LEGEND

- TREE TO BE PRESERVED
- TREE TO BE REMOVED
- TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
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- GOOD
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0 10' 20' 40'

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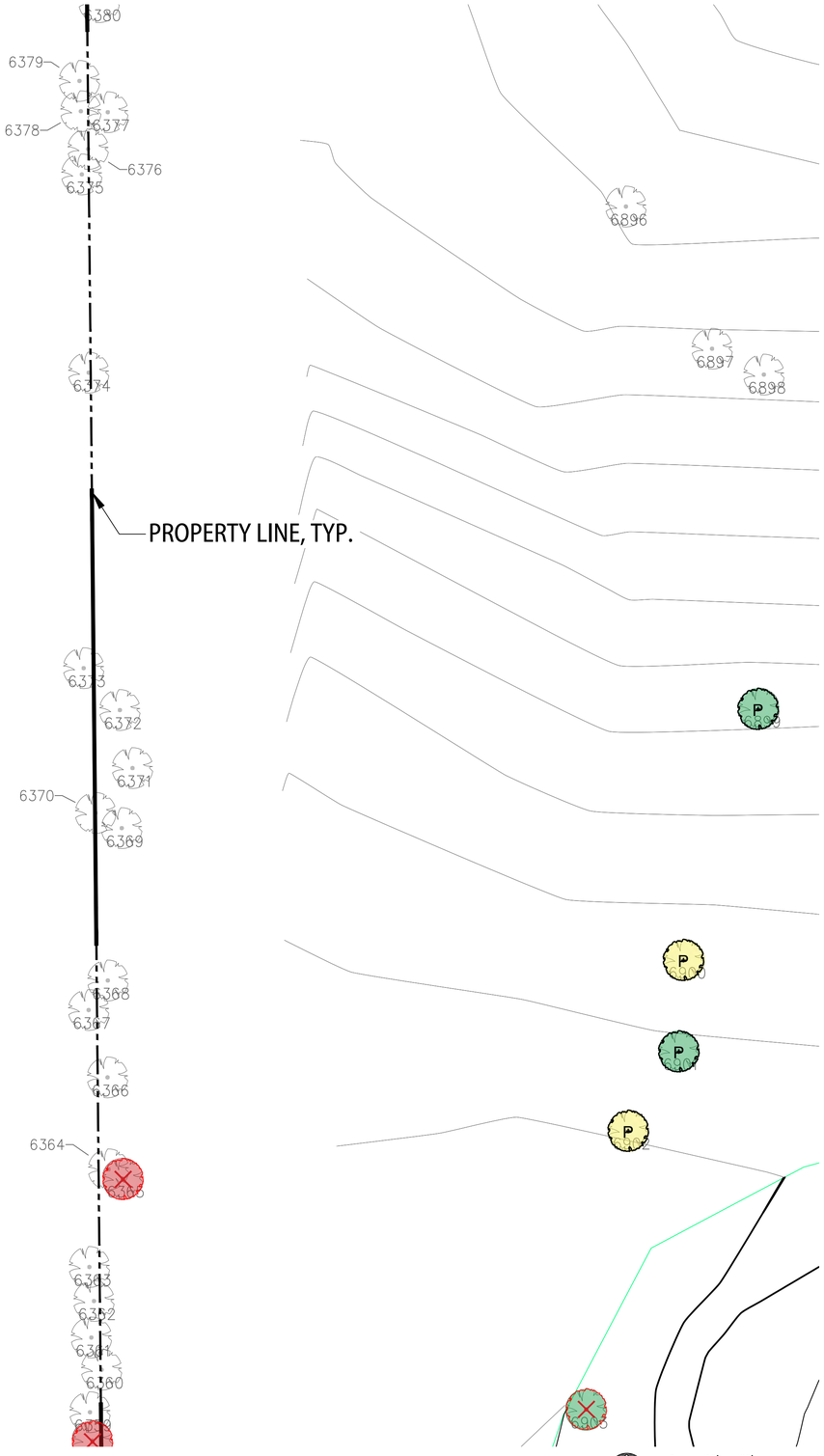
issue / revision	date	description
1	10/03/2025	FDP SUBMISSION
2	11/01/2025	FDP RE-SUBMISSION
2	12/31/2025	FDP RE-SUBMISSION

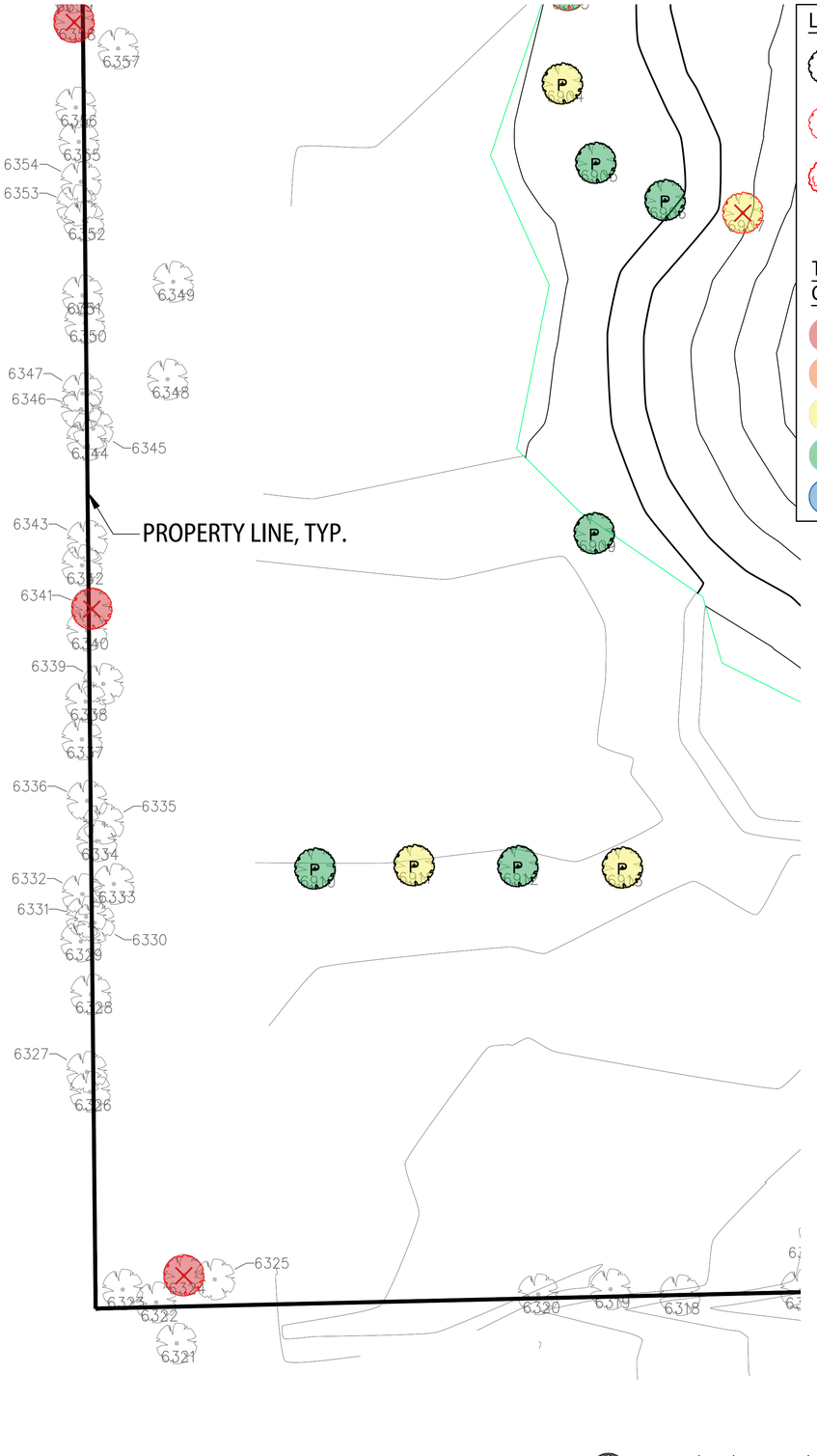
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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-118 SP





LEGEND

- P — TREE TO BE PRESERVED
- X — TREE TO BE REMOVED
- Z — TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

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issue date

sheet name

TREE INVENTORY ENLARGEMENT

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L-119 SP



LEGEND

- P — TREE TO BE PRESERVED
- X — TREE TO BE REMOVED
- Z — TREE TO BE REMOVED (WITHIN RIGHT OF WAY EXPANSION ON RAVINA ROAD)

TREE CONDITION CATEGORY KEY

- DEAD
- POOR
- FAIR
- GOOD
- EXCELLENT

0 10' 20' 40'

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sheet name

TREE INVENTORY ENLARGEMENT

sheet number

L-120 SP



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issue date

sheet name
TREE INVENTORY ENLARGEMENT

sheet number
L-121 SP