

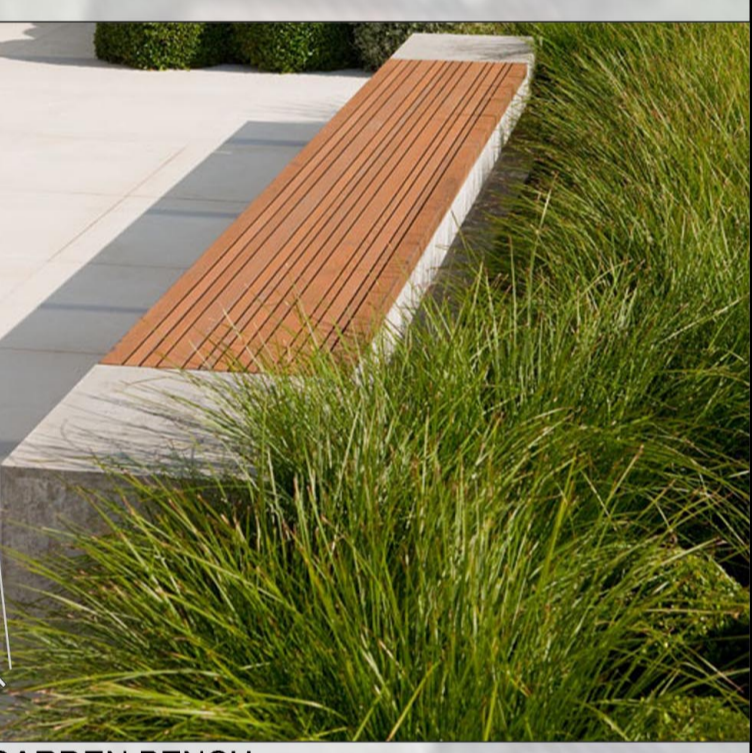
SYMBOLS LEGEND

- Proposed Shrub
- Proposed Street Tree
- Native Seed Mix
- Perennial Plantings
- Unit Paving (A)
- Unit Paving (B)
- Bench
- Steps
- Bicycle Parking
- Bollard Light (BEGA 8500LED)
- Pole Light (BEGA 8977LED)
- Stainless Steel Bollard

PRECEDENT IMAGES



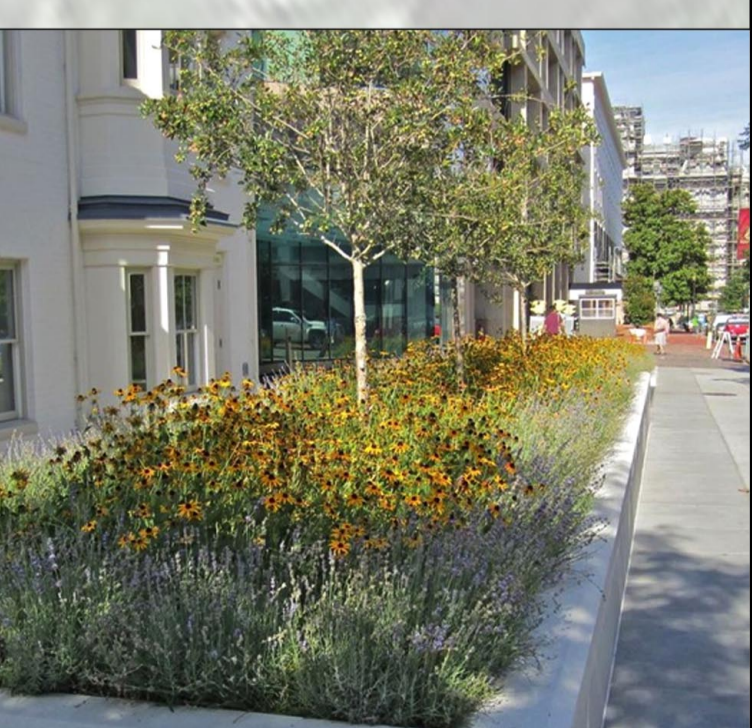
WOONERF / COMPLETE STREET



GARDEN BENCH



NATIVE PLANTS



STORMWATER GARDEN

Munjoy Heights
 Walnut Street
 Portland Maine

75% PLANNING BOARD
 SUBMITTAL
 NOT FOR CONSTRUCTION

Revision _____ Date: _____

- △
- △
- △
- △
- △

revisions:
 date: November 15, 2013
 scale: As Noted
 drawn: SD
 checked: SD

L1.0

LANDSCAPE PLAN



PRIVACY SCREEN PLANTING
 ALL DISTURBED AREAS TO BE RE-ESTABLISHED WITH APPROVED SEED MIXTURE.

PILE AND LAG WALL W / 4' TALL BLACK CHAINLINK FENCE (CONTINUOUS AT TOP EDGE)

NATIVE FERNS AT BASE OF WALL W / BOSTON IVY PLANTED 3' O.C. (CONTINUOUS)

CRUSHED STONE

PORTLAND TRAILS SIGNAGE 'NODE'

STAIR CONNECTION TO JACK PATH

(2) GUEST PARKING BICYCLE PARKING

PLANTED SLOPE

GRAVITY BLOCK WALL W / IVY PLANTED AT BASE 3' O.C. (CONTINUOUS)

(3) GUEST PARKING

MEZZANINE LANDING W/ BENCH

STAIRS

SITE WALL (4'-10' TALL)

RAMP FROM EAST COVE STREET PORTLAND TRAIL 'NODE'

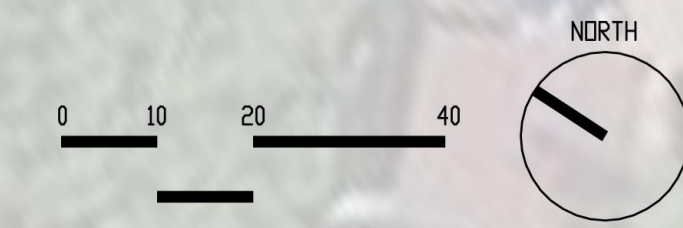
NOTES:
 REFER TO CIVIL DRAWINGS FOR: SITE DRAINAGE / GRADING / SNOW REMOVAL / FIRE TURNING RADIUS

REFER TO ARCHITECTS DRAWINGS FOR: BUILDING LAYOUT DIMENSIONS AND MATERIALS

REFER TO SUMMIT GEOTECHNICAL ENGINEERS FOR: SITE WALL INFORMATION

ALL PLANTING AREAS TO USE TEMPRARY IRRIGATION UNTIL PLANTS ARE ESTABLISHED (1 YEAR).

ALL DISTURBED AREAS TO BE RE-ESTABLISHED WITH APPROVED SEED MIXTURE.



Portland VOA Elderly Housing, Inc.
 "Banyan Heights"
 (See Plan References 1 & 8)

N/F Waterhouse
 Book 15470, Page 202

N/F Scott
 Book 15470, Page 4

N/F Austin & Buss
 Book 15470, Page 48

N/F Rando
 Book 15029, Page 300

SERVICEBERRY ROW W / SHRUB LAYER UNDERSTORY

STORMWATER GARDENS (PERENNIALS)
 LONDON PLANETREE ALLE
 PORTLAND TRAILS 'NODE'

EXISTING TREES TO REMAIN (NORTH OF SITE WALL)

WOONERF

East Cove Street

Walnut Street

North Street

Portland VOA Elderly Housing, Inc.
 Book 15970, Page 261
 (See Plan References 6 & 8)

N/F Kremer
 Book 18907, Page 184

N/F Wojcik
 Book 25418, Page 226

N/F DeTroy & Roy
 Book 20592, Page 111

PT PARthenocissus tricuspidata BOSTON IVY
 Cole
 Book 4662, Page 155

N/F JWAY, LLC
 Book 30067, Page 285

PROPERTY LINE

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