

SITE BENCH MARK
 BENCH MARK #1
 TOP NUT ON HYDRANT
 ELEVATION = 964.98

WEBER ENGINEERING SERVICES
 Where Strong Relationships & Superior Service Guide Your Project

2555 Hartville Rd., Suite B
 Rootstown, OH 44272
 www.WeberEngineeringServices.com
 330-329-2037
 matt@webercivil.com

STATE OF OHIO
 MATTHEW L. WEBER
 61709
 PROFESSIONAL ENGINEER

Reg. No.: 61709



OWNER:
UNISTAR HOSPITALITY LLC

308 LONGMORE DRIVE
 MARS, PA 16046
 NICK PATEL: (614) 761-4567
 FAX: (724) 591-8387
 EMAIL: NICKPATELDH@GMAIL.COM

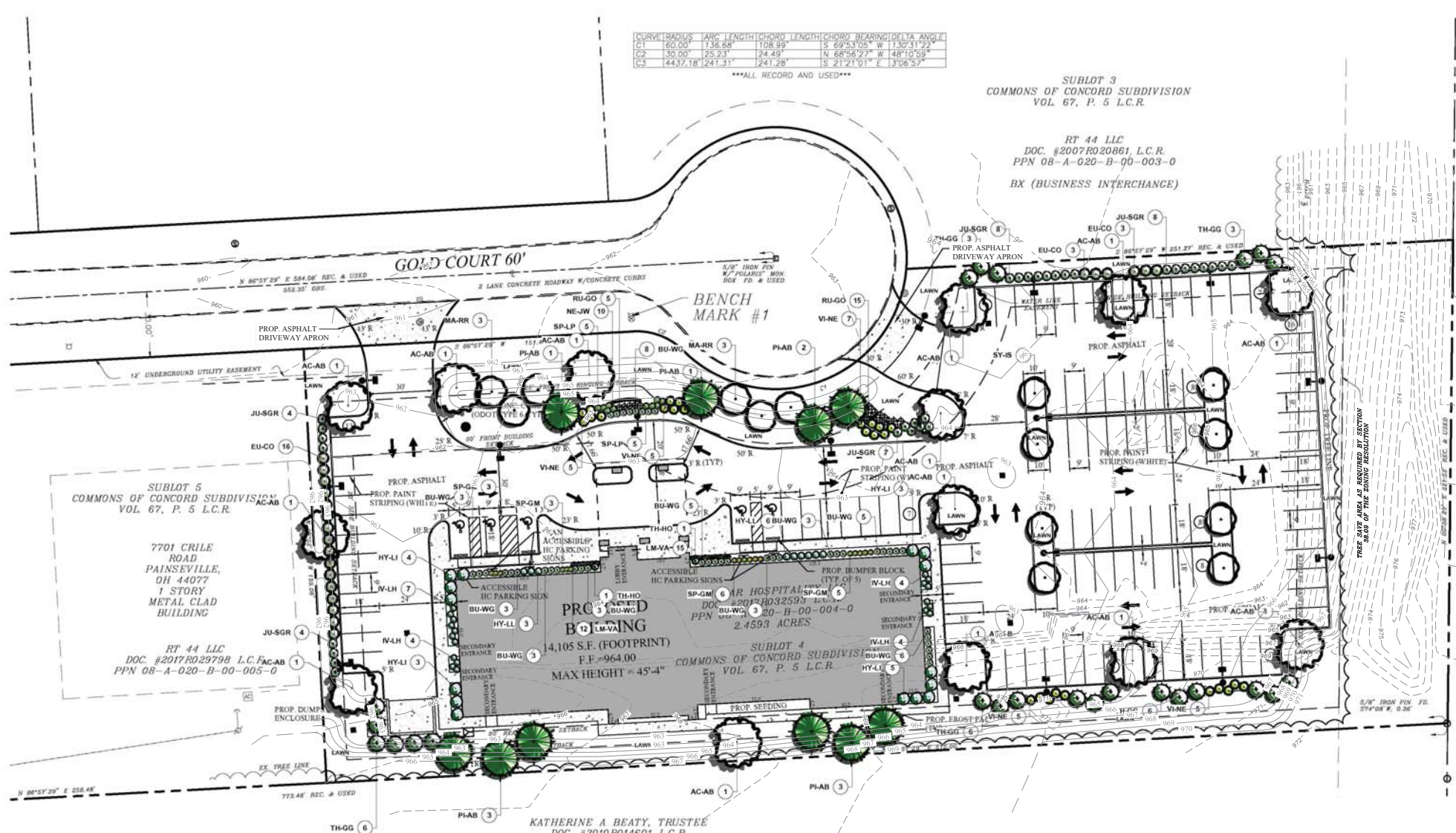
Issue Date

11-09-2017
12-11-2017
12-13-2017
01-10-2018
01-25-2018
02-05-2018
02-16-2018
03-21-2018

HOLIDAY INN EXPRESS, CONCORD
 NEW SITE
 CONCORD TOWNSHIP, OHIO

LANDSCAPING PLAN

C102A
 Project No. 2017-145



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	60.00	1.36.68	108.99	S 69°33'05" W	130°31'22"
C2	30.00	25.23	24.49	N 68°56'27" W	148°10'59"
C3	4437.18	241.31	241.28	S 21°21'01" E	1308°57"

ALL RECORD AND USED

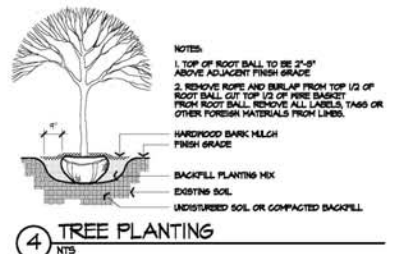
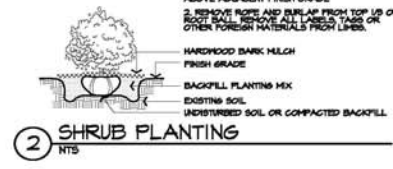
SITE DATA

PROPOSED USES:	= BUSINESS INTERCHANGE (BX)
SITE AREA	= 107,129 S.F. (2.4593 AC.)
PROP. BUILDING AREA	= 14,105 S.F. (FOOTPRINT) 53,625 S.F. (GROSS)
PARKING AREA	= 45,145 S.F.
PARKING AREA (EXCLUDING EXTERIOR ACCESS LANES & LOADING/UNLOADING AREAS)	= 40,676 S.F.
INTERIOR PARKING LOT LANDSCAPING REQUIRED	= 4,068 S.F. (10%)
INTERIOR PARKING LOT LANDSCAPING PROVIDED	= 4,090 S.F. (10.1%)
IMPERVIOUS SURFACE AREA	= 66,271 S.F. (61.3% IMPERVIOUS)

PLANT SCHEDULE

#	ID	Qty	Botanical Name	Common Name	Scheduled Size
1	AC-AB	18	Aster 1' Asterine	Asterine	18"
2	BU-WG	40	Balkan M. & Winter Gem	Winter Gem	24"
3	BU-WG	80	Balkan M. & Winter Gem	Winter Gem	30"
4	HY-LL	18	Hydrangea 1' Limelight	Limelight	20-30"
5	HY-LL	9	Hydrangea 1' Limelight	Limelight	48"
6	HY-LL	18	Hydrangea 1' Limelight	Limelight	48"
7	HY-LL	30	Hydrangea 1' Limelight	Limelight	48"
8	HY-LL	27	Hydrangea 1' Limelight	Limelight	48"
9	MA-RR	9	Malva 1' Royal Renaissance	Royal Renaissance	1.20'
10	MA-RR	10	Malva 1' Royal Renaissance	Royal Renaissance	48"
11	PH-AB	18	Phlox 1' Phlox	Phlox	1.20'
12	PH-AB	18	Phlox 1' Phlox	Phlox	48"
13	PH-AB	18	Phlox 1' Phlox	Phlox	48"
14	SP-OM	17	Spirea japonica 'Goldbound'	Goldbound	48"
15	SP-OM	10	Spirea japonica 'Goldbound'	Goldbound	48"
16	SP-OM	9	Spirea japonica 'Goldbound'	Goldbound	48"
17	SP-OM	9	Spirea japonica 'Goldbound'	Goldbound	48"
18	TH-GG	6	Thuja 1' Green Giant	Green Giant	48"
19	TH-GG	6	Thuja 1' Green Giant	Green Giant	48"
20	VI-NE	27	Viburnum 1' Nanshan	Nanshan	48"

- GENERAL NOTES**
- EACH CONTRACTOR IS TO VERIFY WITH OWNER AND UTILITY COMPANIES THE LOCATIONS OF ALL UTILITIES PRIOR TO CONSTRUCTION TO DETERMINE IN THE FIELD THE ACTUAL LOCATIONS AND ELEVATIONS OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL CALL UTILITY PROTECTION SERVICE 72 HOURS PRIOR TO CONSTRUCTION.
 - EXAMINE FRESH SURFACE, GRADES, TOPSOIL, QUALITY AND DEPTH. DO NOT START ANY WORK UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED. VERIFY LIMITS OF WORK BEFORE STARTING.
 - CONTRACTOR RESPONSIBLE FOR COST OF REPAIRS TO EXISTING SITE CONDITIONS WHEN DAMAGED BY CONTRACTOR. REPAIR TO THE SATISFACTION OF THE OWNER.
 - ALL PLANT MASSES TO BE CONTAINED WITHIN 8" DEEP HARDWOOD BARK MULCH BED.
 - CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE IN LAWN AREAS.
 - FINE GRADE LAWN AREAS TO PROVIDE A SMOOTH AND CONTINUAL GRADE FREE OF IRREGULARITIES OR DEPRESSIONS.
 - CONTRACTOR SHALL SEED OR SOO ALL AREAS DISTURBED DURING CONSTRUCTION. SEE PLAN. ALL PARKING ISLANDS TO BE TURF.
 - ALL PLANTS SHALL MEET OR EXCEED STANDARDS SET IN THE U.S.A. STANDARD FOR NURSERY STOCK.
 - ALL PLANTING OPERATIONS SHALL ADHERE TO THE AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS.



Scale: 1" = 30'

Ohio Utilities Protection Service
 Call Before You Dig
 800-362-2764 or 8-1-1
 www.oups.org

OGPUPS
 Ohio Gas Pipeline Users Protection Service
 800-925-0988 or 8-1-1
 www.ogpups.org

C:\A\Progress\2017-145\2017-145_SitePlan.dwg, 3/24/2018 8:37:45 AM