ILLUSTRATIVE PLAN

SITE DATA

Total Site Area:	**+/- 39.0 ac**
Public ROW:	**+/- 1.13 ac**
Net Site Area:	**+/- 37.87 ac**
Subareas A,B,C,D-1,D-2:	**+/- 33.02 ac**
Multifamily Residential	
• **Building A:**	**4 BLDG.**
Large Senior 1 and 2 Bedroom Suites with Elevators, and Individual Garages:	120 Units
Parking Provided:	278 spaces (2.3 sp/du)
• **Building B:**	**15 BLDG.**
2 and 3 Bedroom Ranch Homes with 2-Car Garages:	60 Units
Parking Provided:	248 spaces (4 sp/du)
• **Building C:**	**16 BLDG.**
2 and 3 Bedroom 2 Story Townhomes with 1 Car Garages:	128 Units
Parking Provided:	327 spaces (2.5 sp/du)
Total Units:	308 Units
Density (Net Site Area):	+/- 8.1 du/ac
Parking Required (3 spaces/1 unit):	924 spaces
Parking Provided:	+/- 936 spaces

**Parking provided includes garage spaces, driveway stacking spaces, and surface parking spaces.*

Open Space	
Open Space Required:	+/- 7.56 ac (20%)
Open Space Provided:	+/- 10.89 ac (29%)
Subareas E-1&E-2	
Commerical Outparcels (2 Lots):	+/- 4.86 ac

- Persuant to the requirements of City of Powell Zoning Code section 1145.29, (c) and (d), existing trees within the development footprint will be surveyed and trees that are unable to be preserved will be replaced per code.
- This property has been used for agriculture historically, therefore no natural watercourses traverse the site within the property boundaries. The headwater for Bartholomew Run is located at the southeast corner of the project and will be the discharge point for the site. A storm water basin will be located near this location to provide erosion and sediment control during construction and storm water quantity and quality control post a construction. The two man-made watercourses crossing the site will be filled and piped as part of the development process.

* Desired Sign Locations

0 50 100 200

POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

OHM Advancing Communities

10.05.2015

EXHIBIT E-3

PLAN

Scale: 1" = 100'-0"

OPEN SPACE

	PROGRAMMED OPEN SPACE:	± 6.8 AC.
	PASSIVE OPEN SPACE:	± 4.1 AC.
	TOTAL OPEN SPACE PROVIDED:	± 10.9 AC. (28.7%)
	OPEN SPACE REQUIRED:	± 7.6 AC (20%)

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Open Space Plan

Copyright © 2012 by OHM. All Rights Reserved. These docs. are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010

date: 10/05/2015

sheet:

E-4

1 of: 1

OPEN SPACE

	PROGRAMMED OPEN SPACE:	± 6.8 AC.
	PASSIVE OPEN SPACE:	± 4.1 AC.
	TOTAL OPEN SPACE PROVIDED:	± 10.9 AC. (28.7%)
	OPEN SPACE REQUIRED:	± 7.6 AC (20%)

PLAN
Scale: 1" = 100'-0"

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

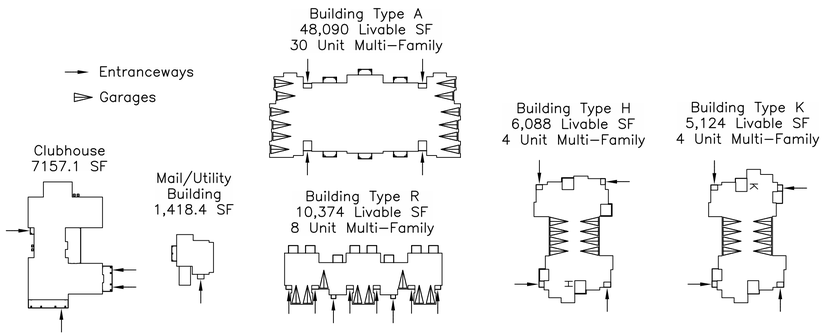
PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group
Powell Grand
Powell, Ohio
Open Space Plan

Copyright © 2012 by OHM. All Rights Reserved. These docs. are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010
date: 10/05/2015
sheet:
E-4
1 of: 1



OVERALL SITE DATA:

Total Site Area	±39.019 Ac
R/W Dedication (Bunker Lane)	±1.131 Ac
Net Site Area	±37.888 Ac
Total Units	308 D.U.
Overall Density	
Permitted	(1143.09 (c) (5) A) 39.019 Ac x 2.5 = 97.5 Units (1143.13 PR–Planned Residence District) *Not to exceed 9 dwelling units per gross acre
Provided	±8.1 DU/Ac
Overall Open Space	
Required (20%)	±7.57 Ac
Provided (29%)	±10.89 Ac
Overall Parking	
Required (3 spaces/unit)	924 spaces
Provided (3 spaces/unit)	930 spaces
Building Coverage (Subarea A, B, C, D–1, D–2)	22.3%
Coverage by Building, Vehicular Use Area, and Sidewalk (Subarea A, B, C, D–1, D–2)	43%

SUBAREA SITE AREA:

Subarea A – Residential	
Acerage	±5.433 Ac
Units	120 D.U.
Parking Provided	272 spaces (2.27 spaces/unit)
Subarea B – Residential	
Acerage	±10.400 Ac
Units	60 D.U.
Parking Provided	248 Spaces (4 spaces/unit)
Subarea C – Residential	
Acerage	±13.969 Ac
Units	128 D.U.
Parking Provided	327 spaces (2.5 spaces/unit)
Subarea D–1 – Open Space	
Acerage	±1.153 Ac
Subarea D–2 – Clubhouse/Amenities	
Acerage	±2.069 Ac
Clubhouse Parking	83 spaces
Subarea E–1 – Commercial	
Acerage	±2.250 Ac
Subarea E–2 – Commercial	
Acerage	±2.614 Ac

C/L BEARING & DISTANCE TABLE

LINE #	BEARING	DISTANCE
L1	S42°22'08"E	69.96'
L2	S87°13'21"E	463.58'
L3	S87°13'21"E	140.32'
L4	S87°13'21"E	243.33'
L5	S87°13'21"E	469.78'
L6	S02°46'39"W	201.90'
L7	N02°46'39"E	506.67'
L8	S87°13'21"E	243.33'
L9	S87°13'21"E	79.00'
L10	S87°13'21"E	610.10'
L14	N02°46'39"E	201.70'
L25	S02°46'39"W	506.67'

C/L CURVE DATA TABLE

CURVE #	Δ	RADIUS	TANGENT	LENGTH
C1	44°51'12"	100.00'	41.27'	78.28'

LEGEND

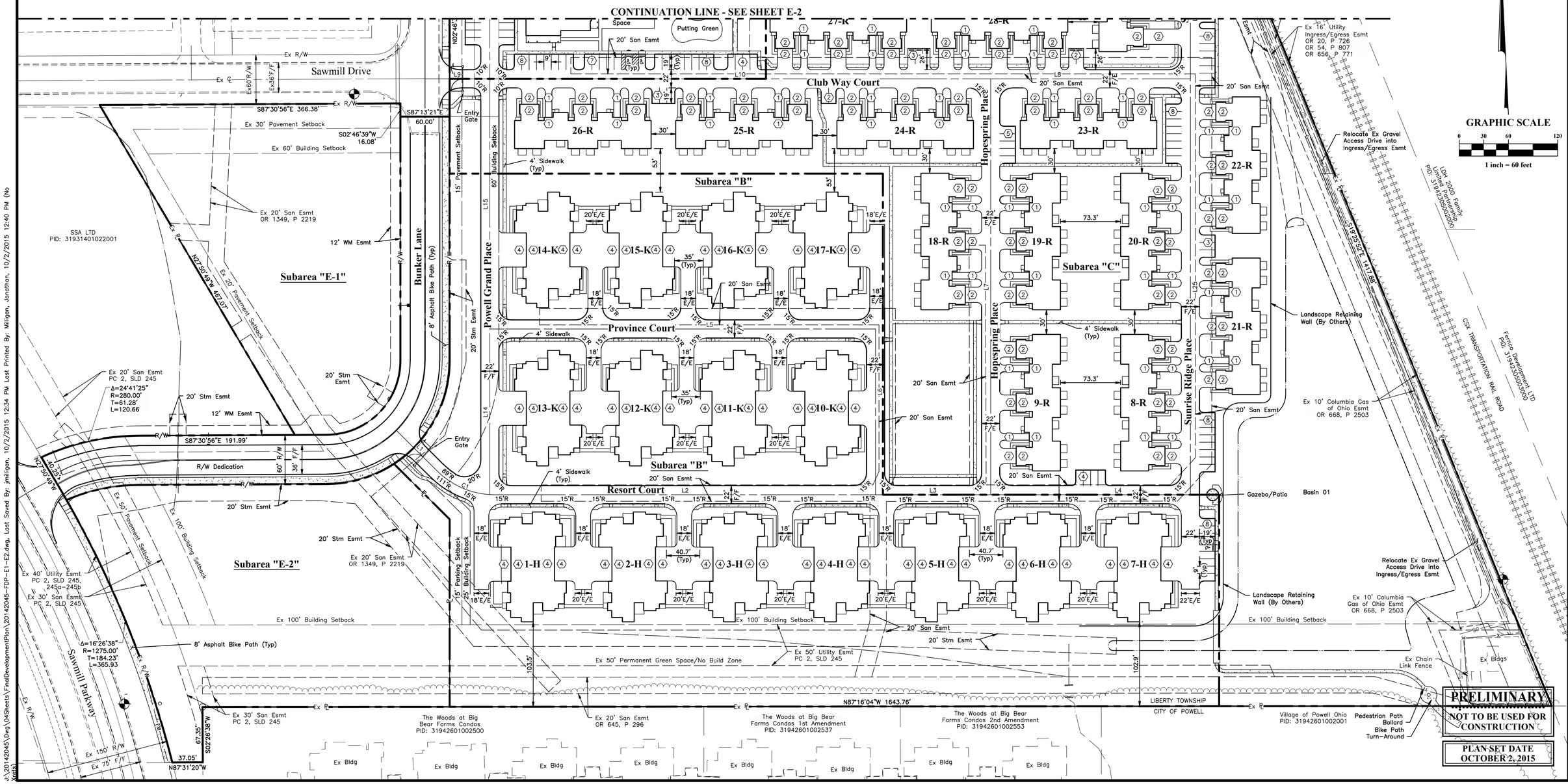
⟨#⟩	Number of Parking Spaces (Typ)
C#, L#	Curve Number, Line Number

NOTES:

All Radii are 5' Unless Otherwise Noted

All radii shall be measured to the edge of pavement or face of curb, unless otherwise noted.

All dimensions shall be to the edge of pavement or face of curb, unless otherwise noted. Expansions joints shall be placed at all work intersections with stoops, pavement and other walks.



REVISIONS

MARK	DATE	DESCRIPTION

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
POWELL GRAND
EXHIBIT "E"
PRELIMINARY AND FINAL DEVELOPMENT PLAN

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll free: 888.775.3648
emht.com

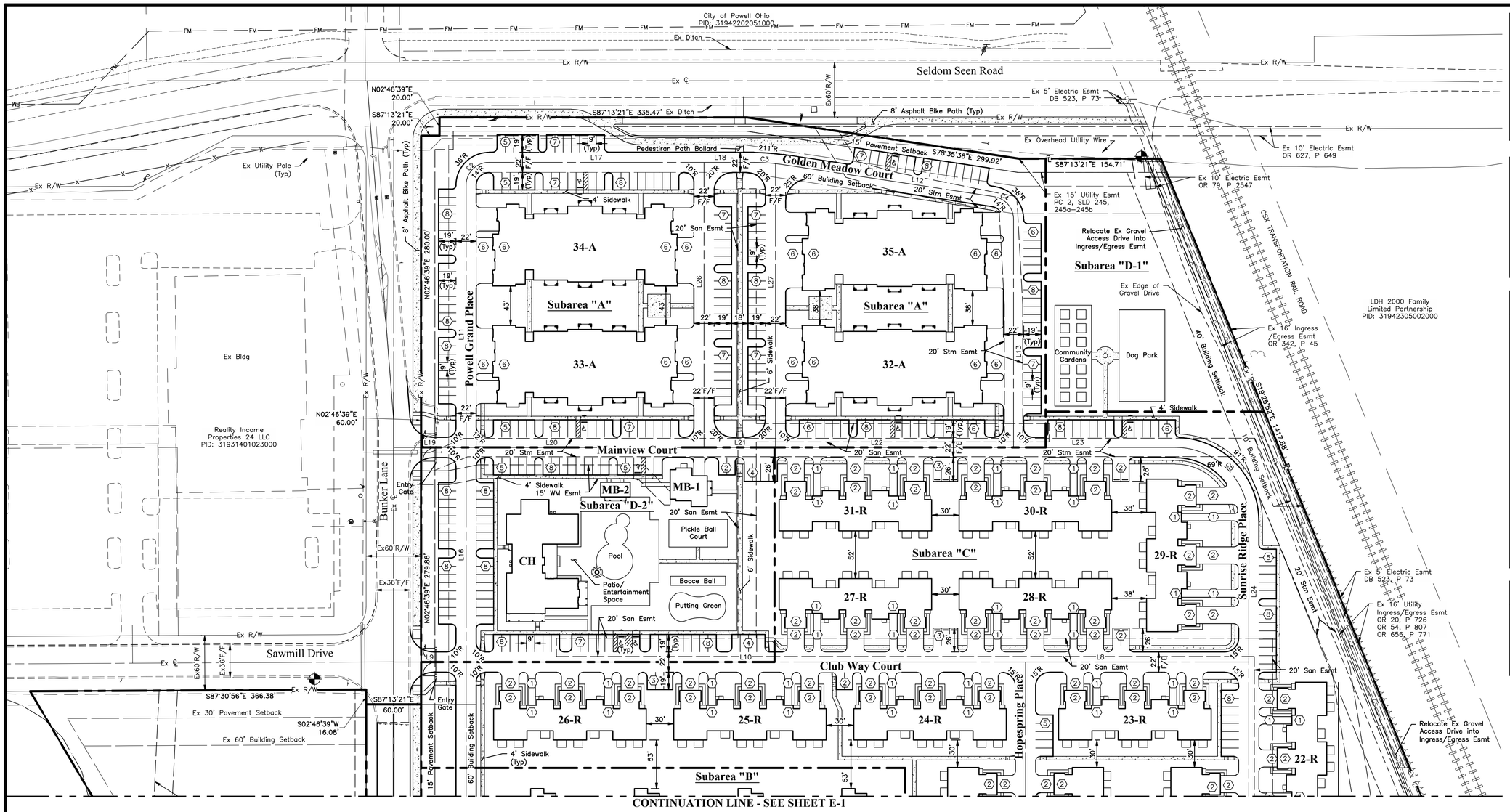
DATE
OCTOBER 2, 2015

SCALE
1" = 60'

JOB NO.
20142045

SHEET
E-1

J:\20142045\Dwg\04Sheets\FinalDevelopmentPlan\20142045-FDP-E1-E2.dwg, Last Saved By: jmilligan, 10/2/2015 12:34 PM Last Printed By: Milligan, Jonathan, 10/2/2015 12:40 PM (No Xrefs)



CONTINUATION LINE - SEE SHEET E-1

LEGEND

(#)	Number of Parking Spaces (Typ)
C#, L#	Curve Number, Line Number
CH	Clubhouse
MB1	Maintenance Building/Mailbox Kisok/Compactor
MB2	Pool Maintenance Building

NOTES:

All Radii are 5' Unless Otherwise Noted

All radii shall be measured to the edge of pavement or face of curb, unless otherwise noted.

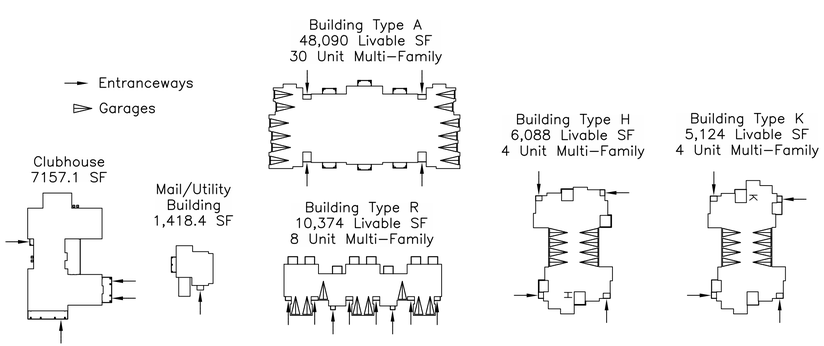
All dimensions shall be to the edge of pavement or face of curb, unless otherwise noted. Expansions joints shall be placed at all work intersections with stoops, pavement and other walks.

C/L BEARING & DISTANCE TABLE

LINE #	BEARING	DISTANCE
L8	S87°13'21"E	243.33'
L9	S87°13'21"E	79.00'
L10	S87°13'21"E	610.10'
L11	N02°46'39"E	285.84'
L12	S78°35'36"E	234.43'
L13	S02°46'39"W	248.68'
L16	N02°46'39"E	233.96'
L17	S87°13'21"E	234.46'
L18	S87°13'21"E	54.51'
L19	S87°13'21"E	78.87'
L20	S87°13'21"E	259.50'
L21	S87°13'21"E	78.00'
L22	S87°13'21"E	259.50'
L23	S87°13'21"E	176.43'
L24	S02°46'39"W	153.96'
L26	N02°46'39"E	310.84'
L27	N02°46'39"E	309.45'

C/L CURVE DATA TABLE

CURVE #	Δ	RADIUS	TANGENT	LENGTH
C2	90°00'00"	25.00'	25.00'	39.27'
C3	8°37'45"	200.00'	15.09'	30.12'
C4	81°22'15"	25.00'	21.49'	35.50'
C5	90°00'00"	80.00'	80.00'	125.66'



OVERALL SITE DATA:

Total Site Area	±39.019 Ac
R/W Dedication (Bunker Lane)	±1.131 Ac
Net Site Area	±37.888 Ac
Total Units	308 D.U.
Overall Density	
Permitted	(1143.09 (c) (5) A) 39.019 Ac x 2.5 = 97.5 Units (1143.13 PR–Planned Residence District) *Not to exceed 9 dwelling units per gross acre
Provided	±8.1 DU/Ac
Overall Open Space	
Required (20%)	±7.57 Ac
Provided (29%)	±10.89 Ac
Overall Parking	
Required (3 spaces/unit)	924 spaces
Provided (3 spaces/unit)	930 spaces
Building Coverage (Subarea A, B, C, D–1, D–2)	22.3%
Coverage by Building, Vehicular Use Area, and Sidewalk (Subarea A, B, C, D–1, D–2)	43%

SUBAREA SITE AREA:

Subarea A – Residential	
Acerage	±5.433 Ac
Units	120 D.U.
Parking Provided	272 spaces (2.27 spaces/unit)
Subarea B – Residential	
Acerage	±10.400 Ac
Units	60 D.U.
Parking Provided	248 Spaces (4 spaces/unit)
Subarea C – Residential	
Acerage	±13.969 Ac
Units	128 D.U.
Parking Provided	327 spaces (2.5 spaces/unit)
Subarea D–1 – Open Space	
Acerage	±1.153 Ac
Subarea D–2 – Clubhouse/Amenities	
Acerage	±2.069 Ac
Clubhouse Parking	83 spaces
Subarea E–1 – Commercial	
Acerage	±2.250 Ac
Subarea E–2 – Commercial	
Acerage	±2.614 Ac

GRAPHIC SCALE

0 30 60 120

1 inch = 60 feet

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE
OCTOBER 2, 2015

MARK	DATE	DESCRIPTION

REVISIONS

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
POWELL GRAND
EXHIBIT "E"
PRELIMINARY AND FINAL DEVELOPMENT PLAN

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

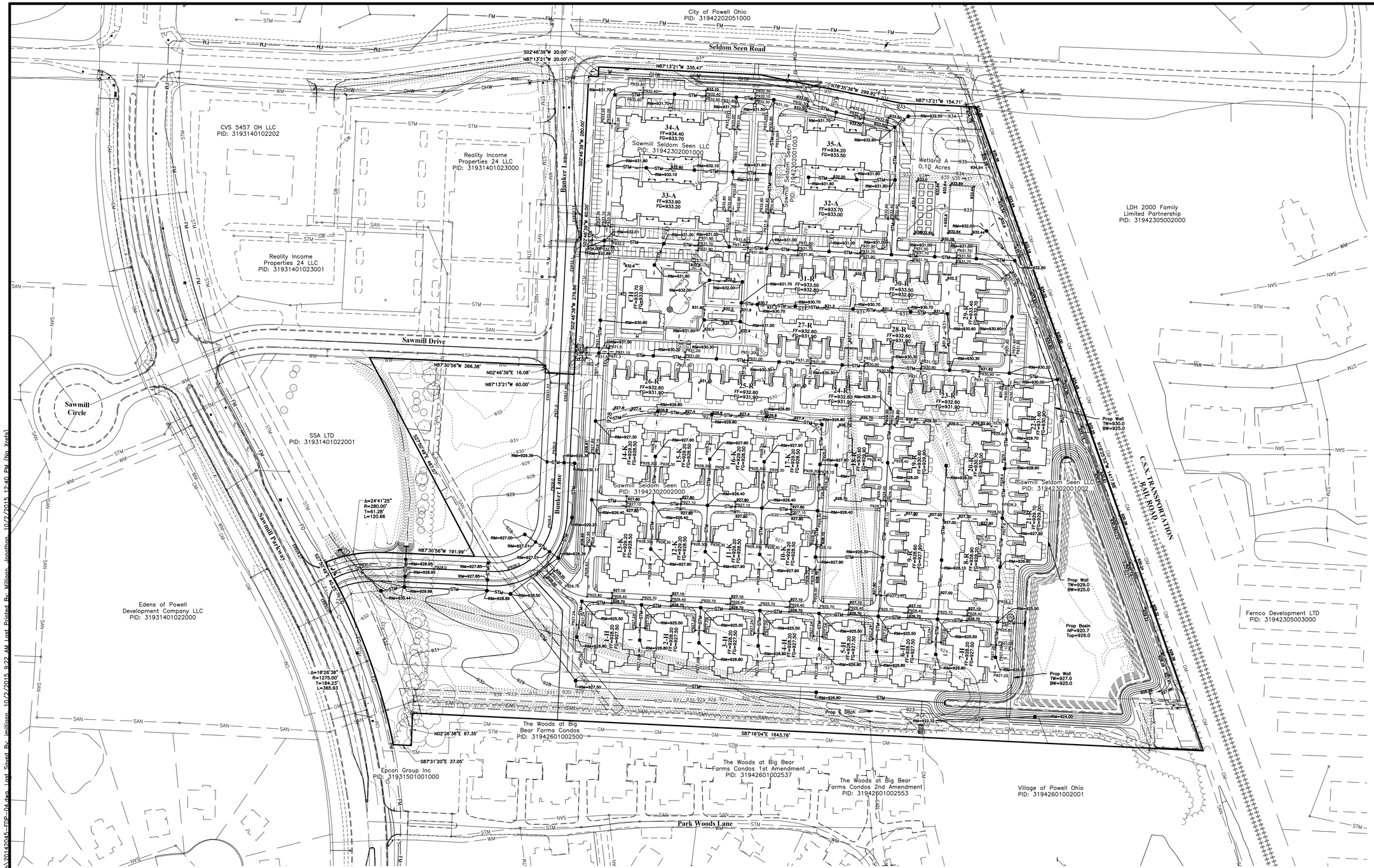
DATE
OCTOBER 2, 2015

SCALE
1" = 60'

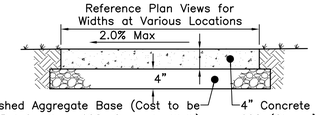
JOB NO.
20142045

SHEET
E-2

J:\20142045\Dwg\04Sheets\FinalDevelopmentPlan\20142045-FDP-E1-E2.dwg, Last Saved By: jmilligan, 10/2/2015 12:34 PM Last Printed By: Milligan, Jonathan, 10/2/2015 12:40 PM (No Xrefs)



Reference Plan Views for
Widths at Various Locations

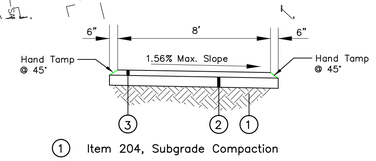


Item 304, Crushed Aggregate Base (Cost to be Included in Price Bid for Item 608, Concrete Walk)

4" Concrete Walk, Item 608 (Class "C" Concrete)

Note: Sidewalk joints shall be in accordance with CMSC Item 608.03 unless otherwise detailed as a part of the building or landscape architect plans.

SIDEWALK SECTION
Not to Scale



1. Item 204, Subgrade Compaction
2. Item 304, 6" Aggregate Base
3. Item 448, 2-1/2" Asphalt Concrete, Surface Course

BIKE PATH SECTION
Not to Scale

LEGEND

XX1 / XX5	Existing Contours
XX1 / XX5	Proposed Contours
x 100.00	Proposed Elevation
STM	Proposed Storm Sewer
STM	Existing Storm Sewer

GRAPHIC SCALE

0 50 100 200

1 inch = 100 feet

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE
OCTOBER 2, 2015

REVISIONS			
MARK	DATE	DESCRIPTION	

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
POWELL GRAND
EXHIBIT "F"
FINAL GRADING PLAN

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE
OCTOBER 2, 2015

SCALE
1" = 100'

JOB NO.
20142045

SHEET
F-1

J:\20142045\Dwg\04Sheets\FinalDevelopmentPlans\20142045-FDP-04.dwg Last Saved By: jmilliron 10/2/2015 9:22 AM Last Printed By: Milliron, Jonathan 10/2/2015 12:40 PM (No Xrefs)

PLAN

Scale: 1" = 60'-0"

LANDSCAPE REQUIREMENTS

TREE PRESERVATION (1145.29)
(9 TREES WITH A MINIMUM TRUNK DIAMETER OF 6" TO BE REMOVED) x 6" = 22 REPLACEMENT TREES AT 2.5" CAL.
MINIMUM REQUIRED TREES (1145.30)
1/2 IN. TRUNK DIAMETER FOR EVERY 150 SQ. FT. OR FRACTION THEREOF OF BUILDING GROUND COVERAGE, WITH A MINIMUM OF 1 1/2 IN. OF TOTAL TRUNK DIAMETER
(BUILDING TYPE SF x NUMBER OF BUILDINGS) / 150 = NUMBER OF 1/2 IN. REQUIRED (NUMBER OF 1/2 IN. REQUIRED) x .5 = (NUMBER OF IN. REQUIRED) / 2.5 = NUMBER OF TREES REQUIRED AT 2.5 CAL.
BUILDING A
(14,626.02 SF x 4) = 58,504.1 / 150 = 390.03 x .5 = 195.01 / 2.5 = 78 TREES AT 2.5 IN. CAL.
BUILDING B
(8,200.8 SF x 15) = 123,012 / 150 = 820.1 x .5 = 410.04 / 2.5 = 164 TREES AT 2.5 IN. CAL.
BUILDING C
(7732.25 SF x 16) = 123,716 / 150 = 824.8 x .5 = 412.4 / 2.5 = 165 TREES AT 2.5 IN. CAL.
TOTAL NUMBER OF TREES REQUIRED = 407 TREES
PROVIDED = 407 TREES

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan

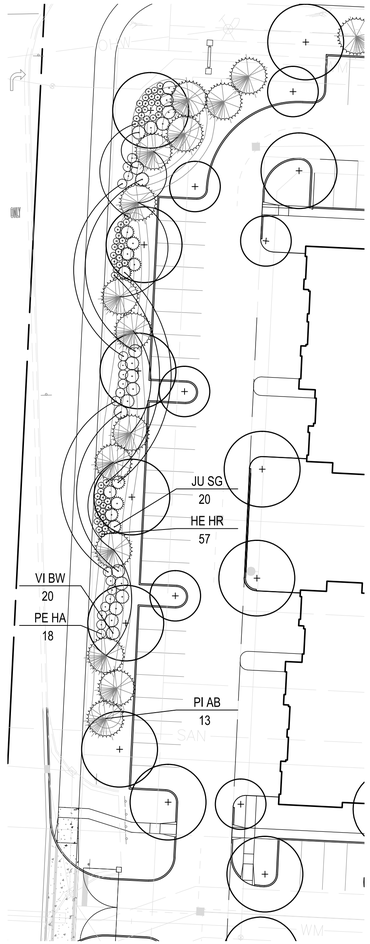
Copyright © 2012 by OHM. All Rights Reserved. These docs. are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010
date: 10/05/2015
sheet:

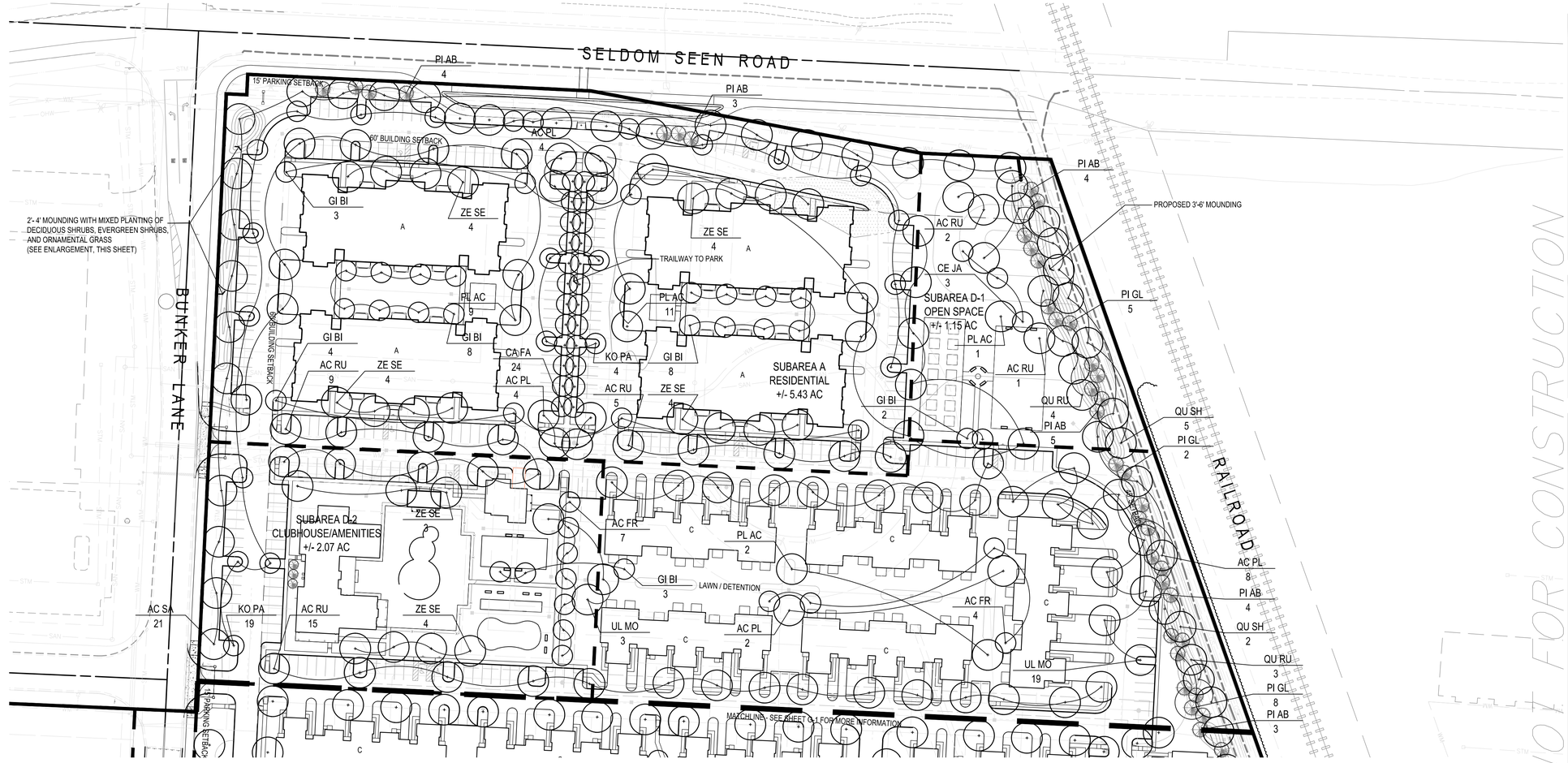
G-1

1 of: 1



ENLARGEMENT

Scale: 1" = 30'-0"



PLAN

Scale: 1" = 60'-0"

PLANT LIST

CODE	COMMON NAME	BOTANICAL NAME	SIZE	COND.	SPACING
DECIDUOUS SHADE TREES					
AC FR	AUTUMN BLAZE MAPLE	*Acer x freemanii 'Jeffer's Red'*	2 1/2" CAL.	B&B	PER PLAN
AC PL	NORWAY MAPLE	*Acer plantanoides*	2 1/2" CAL.	B&B	PER PLAN
AC RU	RED MAPLE	*Acer rubra*	2 1/2" CAL.	B&B	PER PLAN
AC SA	SUGAR MAPLES	*Acer saccarhum*	2 1/2" CAL.	B&B	PER PLAN
GI BI	PRINCETON SENTRY GINKGO	*Ginkgo biloba 'Princeton Sentry'*	2 1/2" CAL.	B&B	PER PLAN
GL TR	THORNLESS HONEYLOCUST	*Gleditsia tricanthos var. inermis*	2 1/2" CAL.	B&B	PER PLAN
PL AC	LONDON PLANETREE	*Plantanus x acerfolia 'Bloodgood'*	2 1/2" CAL.	B&B	PER PLAN
QU RU	RED OAK	*Quercus rubra*	2 1/2" CAL.	B&B	PER PLAN
QU SH	SHUMARD OAK	*Quercus shumardii*	2 1/2" CAL.	B&B	PER PLAN
TI CO	GREENSPIRE LITTLELEAF LINDEN	*Tilia cordata 'Greenspire'*	2 1/2" CAL.	B&B	PER PLAN
ZE SE	GREEN VASE ZELKOVA	*Zelkova serrata 'Green Vase'*	2 1/2" CAL.	B&B	PER PLAN
KO PA	GOLDEN RAIN TREE	*Koelreuteria paniculata*	2 1/2" CAL.	B&B	PER PLAN
CE JA	KATSURA TREE	*Cercidiphyllum japonicum*	2 1/2" CAL.	B&B	PER PLAN
UL MO	MORTON ELM	*Ulmus 'morton'*	2 1/2" CAL.	B&B	PER PLAN
CA FA	EUROPEAN HORNBEAM	*Carpinus betulus 'Fastigiata'*	2 1/2" CAL.	B&B	PER PLAN
ORNAMENTAL TREES					
AM CA	SERVICEBERRY	*Amelanchier canadensis*	6-8' HGT.	B&B	PER PLAN
MA PR	PRAIRIEFIRE CRABAPPLE	*Malus sp. 'Prairefire'*	1 1/2" CAL.	B&B	PER PLAN
MA ZU	REDBUD CRAB	*Malus zumi 'Calocarpa'*	1 1/2" CAL.	B&B	PER PLAN
MG VA	SWEETBAY MAGNOLIA	*Magnolia virginiana*	10' HGT.	B&B	PER PLAN
EVERGREEN TREES					
PI GL	COLORADO BLUE SPRUCE	*Picea pungens glauca*	6' HGT.	B&B	PER PLAN
PI AB	NORWAY SPRUCE	*Picea abies*	6' HGT.	B&B	PER PLAN
PI BB	BABY BLUE EYES SPRUCE	*Picea pungens 'Baby Blue Eyes"*	6' HGT.	B&B	PER PLAN

CODE	COMMON NAME	BOTANICAL NAME	SIZE	COND.	SPACING
SHRUBS					
BU GM	GREEN MOUNTAIN BOXWOOD	*Buxus x 'Green Mountain'*	24" HGT.	B&B	PER PLAN
BU GV	GREEN VELVET BOXWOOD	*Buxus x 'Green Velvet'*	24" HGT.	B&B	PER PLAN
HY AN	ANNABELLE HYDRANGEA	*Hydrangea arborescens 'Annabelle'*	36" HGT.	B&B	PER PLAN
JU KE	KETELEERI JUNIPER	*Juniper chinensis 'Keteleeri'*	6' HGT.	B&B	PER PLAN
JU SG	SEA GREEN JUNIPER	*Juniper chinensis 'Sea Green'*	24" HGT.	B&B	PER PLAN
JU SC	WITCHITA BLUE JUNIPER	*Juniperus scopulorum 'Witchita Blue'*	6' HGT.	B&B	PER PLAN
IL GL	INKBERRY	*Ilex glabra 'Shamrock'*	24" HGT.	B&B	PER PLAN
IT VI	VIRGINIA SWEETSPIRE	*Itea virginica 'Henry's Garnet'*	24" HGT.	B&B	PER PLAN
RO RA	DOUBLE KNOCKOUT ROSE	*Rosa 'Radrazz'*	36" HGT.	B&B	PER PLAN
SP LP	LITTLE PRINCESS SPIREA	*Spirea japonica 'Little Princess'*	24" HGT.	B&B	PER PLAN
SY ME	DWARF KOREAN LILAC	*Syringa meyeri 'Palibin'*	36" HGT.	B&B	PER PLAN
TA DE	DENSE YEW	*Taxus x media 'Densiformis'*	24" HGT.	B&B	PER PLAN
VI BW	BURKWOOD VIBURNUM	*ViburnuM x burkwoodii*	24" HGT.	#5 Cont.	PER PLAN
VI CA	KOREAN SPICE VIBURNUM	*Viburnum carlesii*	36" HGT.	B&B	PER PLAN
WE WR	WINE AND ROSES WEIGELA	*Weigela florida 'Wine and Roses'*	36" HGT.	B&B	PER PLAN
ORNAMENTAL GRASSES, GROUND COVER, AND PERENNIALS					
CA KF	FEATHER REED GRASS	*Calamagrostis x acutiflora 'Karl Foerster'*	#2	CONTAINER	PER PLAN
HE HR	HAPPY RETURNS DAYLILY	*Hemerocallis 'Happy Returns'*	#1	CONTAINER	PER PLAN
LI BB	BIG BLUE LILY TURF	*Liriope muscari 'Big Blue'*	#1	CONTAINER	PER PLAN
PE HA	HAMELN DWARF FOUNTAIN GRASS	*Pennisetum alopecuroides 'Hameln'*	#1	CONTAINER	PER PLAN
PE AL	FOUNTAIN GRASS	*Pennisetum alopecuroides*	#2	CONTAINER	PER PLAN
SA MN	MAY NIGHT SAGE	*Salvia x sylvestris 'May Night'*	#1	CONTAINER	PER PLAN
SE AF	AUTUMN FIRE SEDUM	*Sedum spectabile 'Autumn Fire'*	#2	CONTAINER	PER PLAN
PA TR	BOSTON IVY	*Parthenocissus tricuspidata*	#1	CONTAINER	18" O.C.

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan

Copyright © 2012 by OHM. All Rights Reserved. These docs. are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

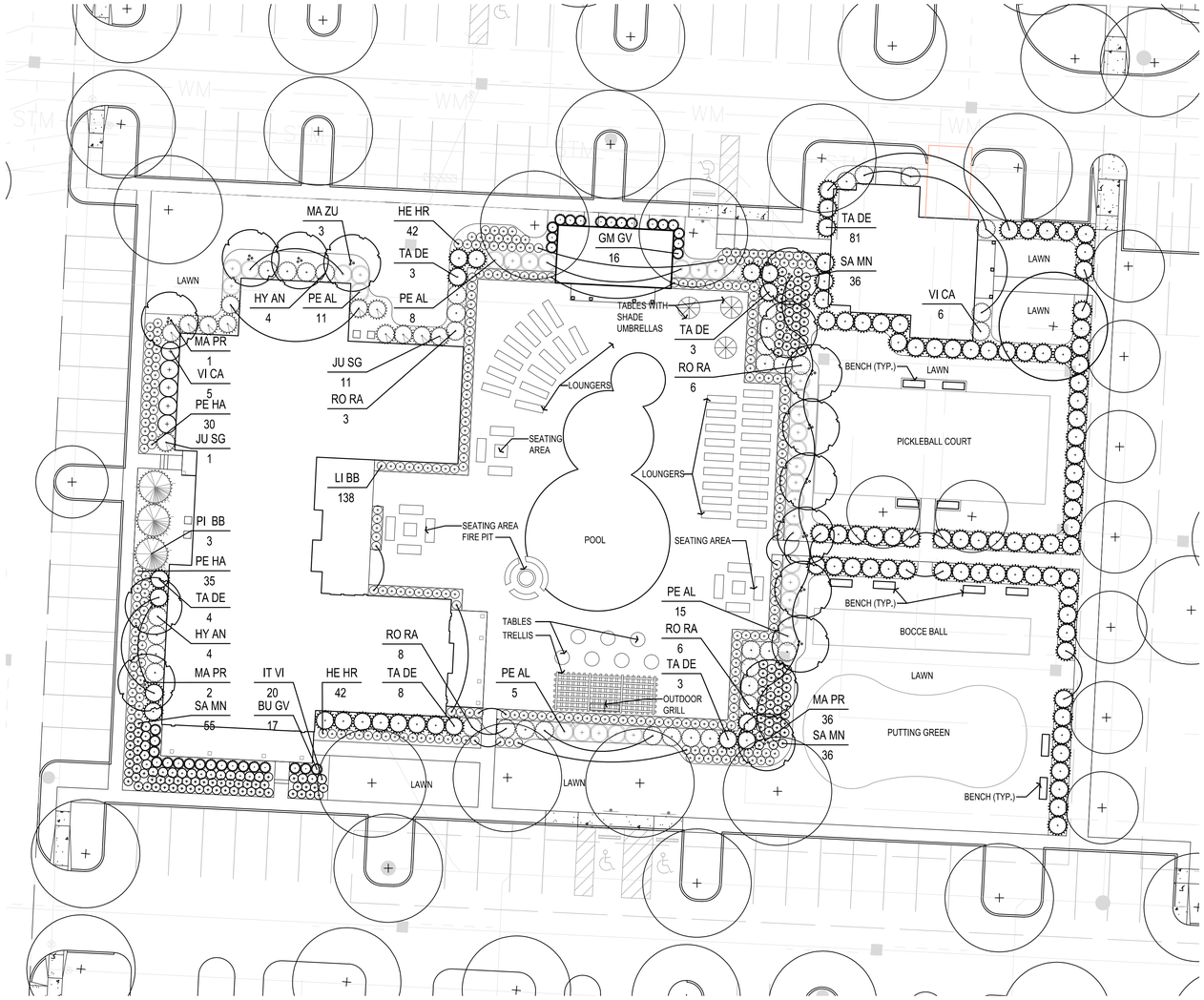
job no: 6285150010

date: 10/05/2015

sheet:

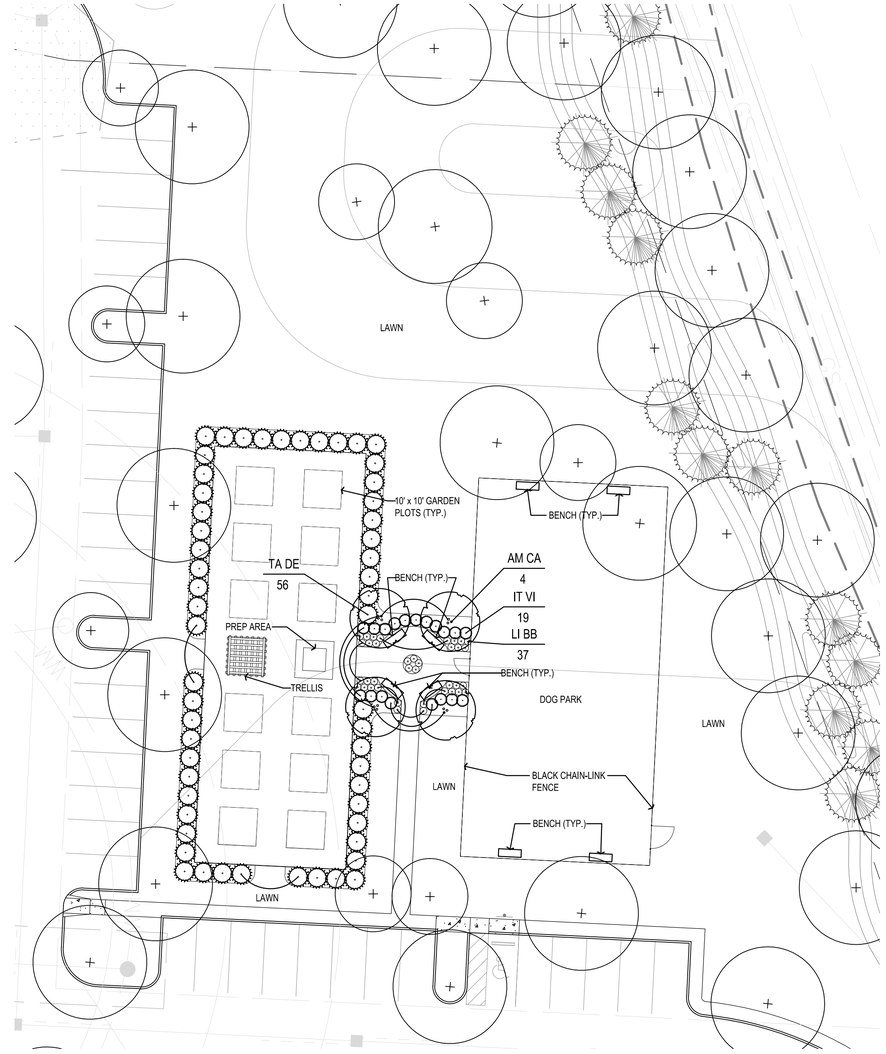
G-2

1 of: 1



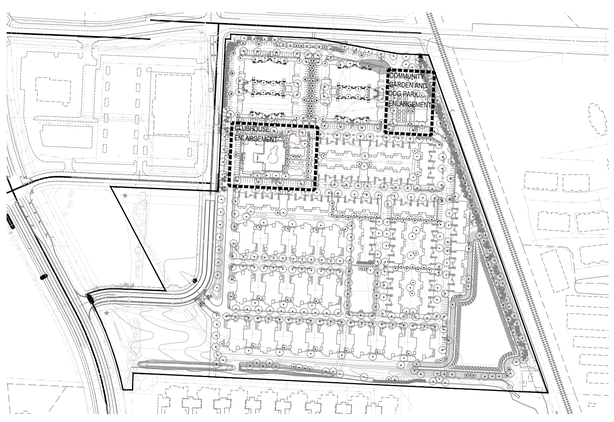
CLUBHOUSE ENLARGEMENT

Scale: 1" = 20'-0"



COMMUNITY GARDEN AND DOG PARK ENLARGEMENT

Scale: 1" = 20'-0"



KEY PLAN

Scale: 1" = 300'-0"

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

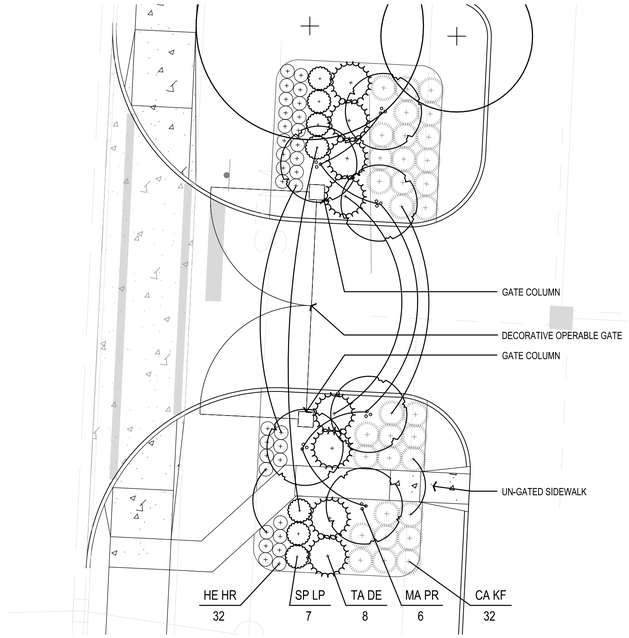
job no: 6285150010

date: 10/05/2015

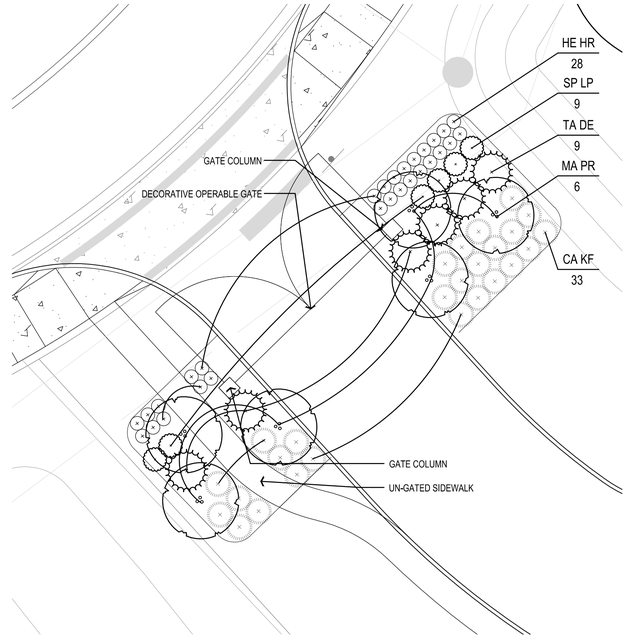
sheet:

G-3

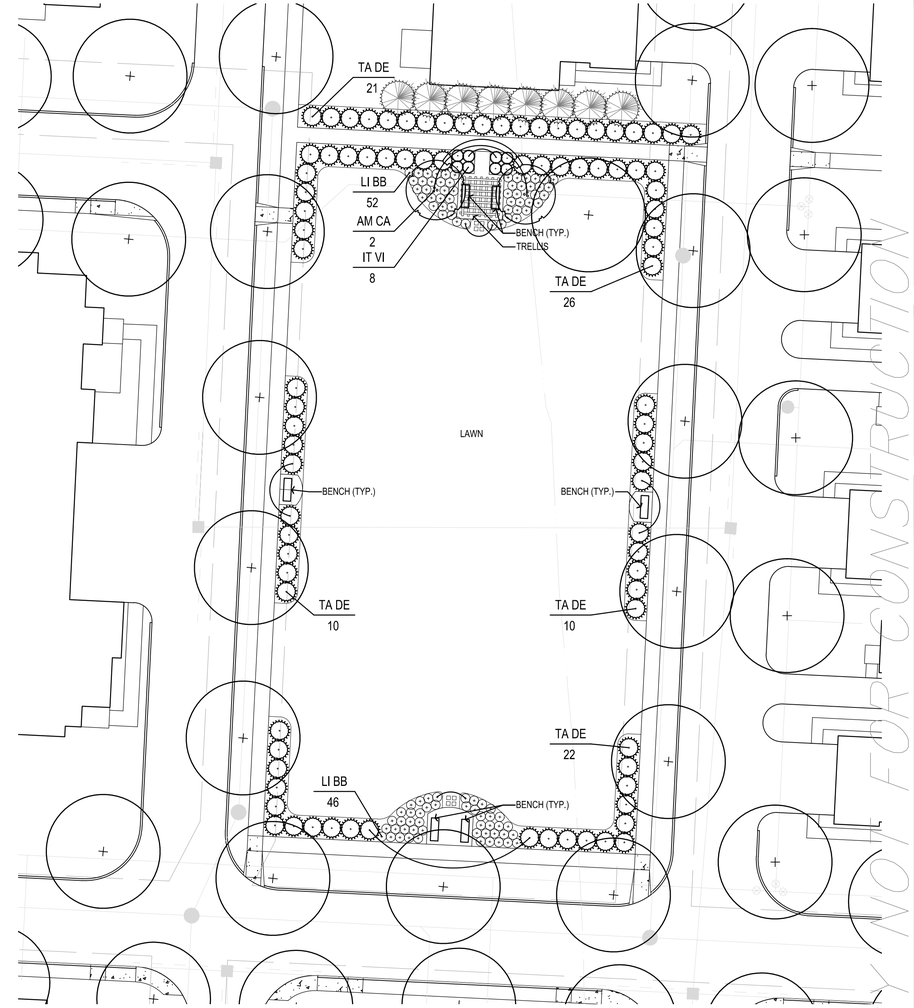
1 of: 1



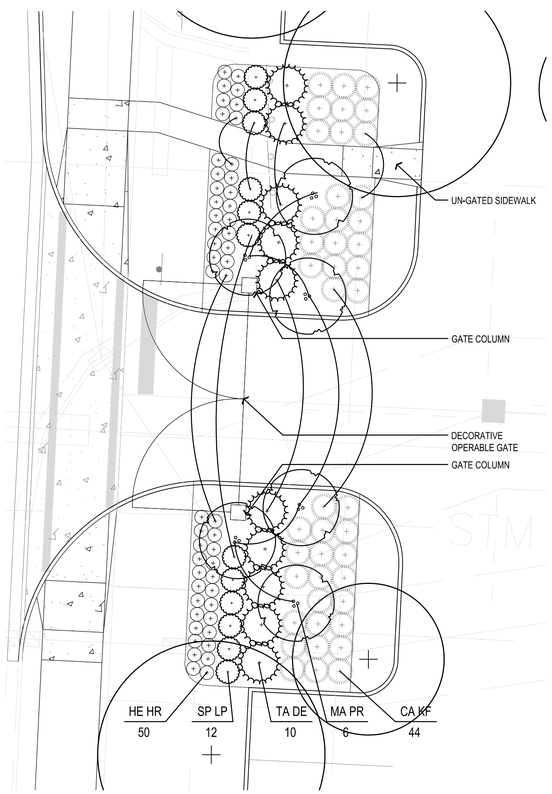
ENTRY TREATMENT 1
Scale: 1" = 10'-0"



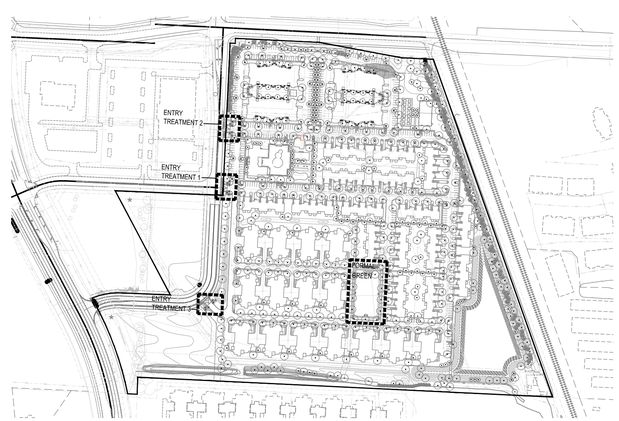
ENTRY TREATMENT 3
Scale: 1" = 10'-0"



FORMAL GREEN
Scale: 1" = 20'-0"



ENTRY TREATMENT 2
Scale: 1" = 10'-0"



KEY PLAN
Scale: 1" = 300'-0"

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

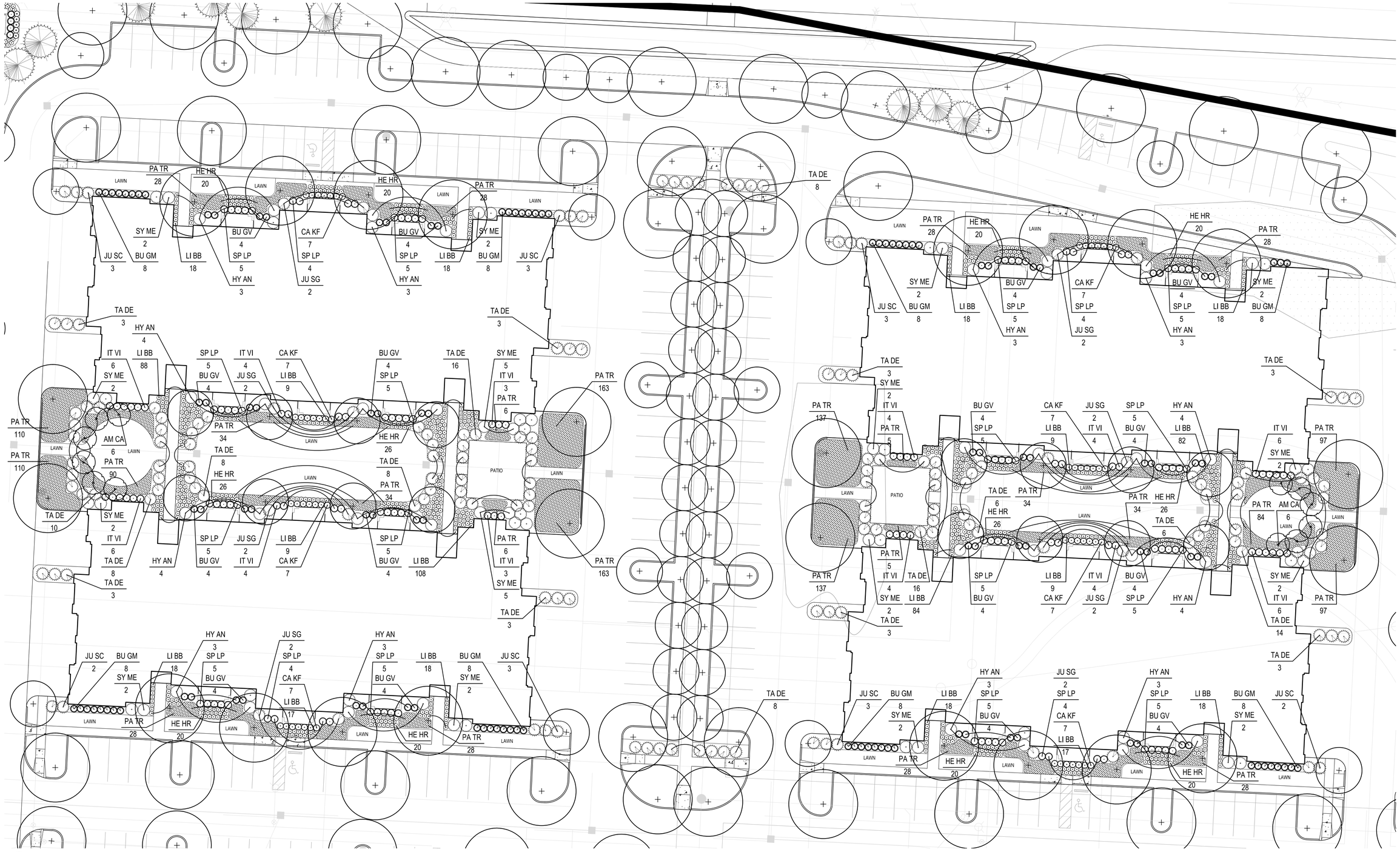
PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group
Powell Grand
Powell, Ohio
Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010
date: 10/05/2015
sheet:
G-4
1 of: 1



BUILDING A FOUNDATION PLANTING

Scale: 1" = 20'-0"

0' 10' 20' 40'

*ANYTHING NOT SPECIFIED AS PAVEMENT, LAWN, OR PLANTING SHALL BE MULCH.

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

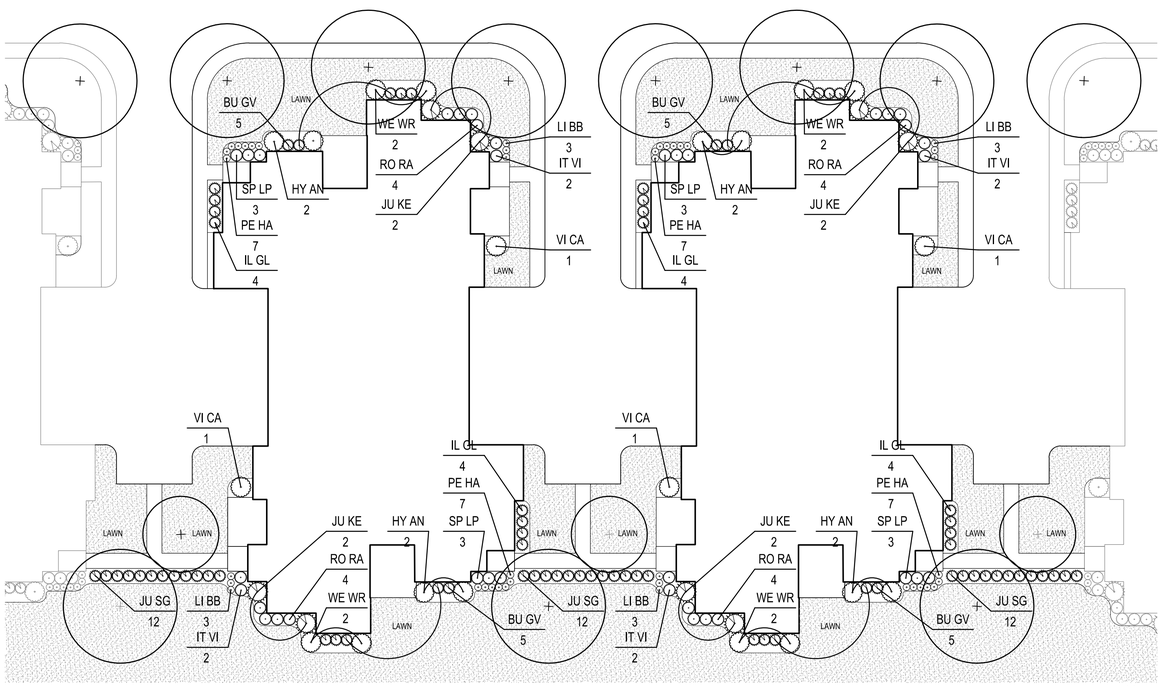
job no: 6285150010

date: 10/05/2015

sheet:

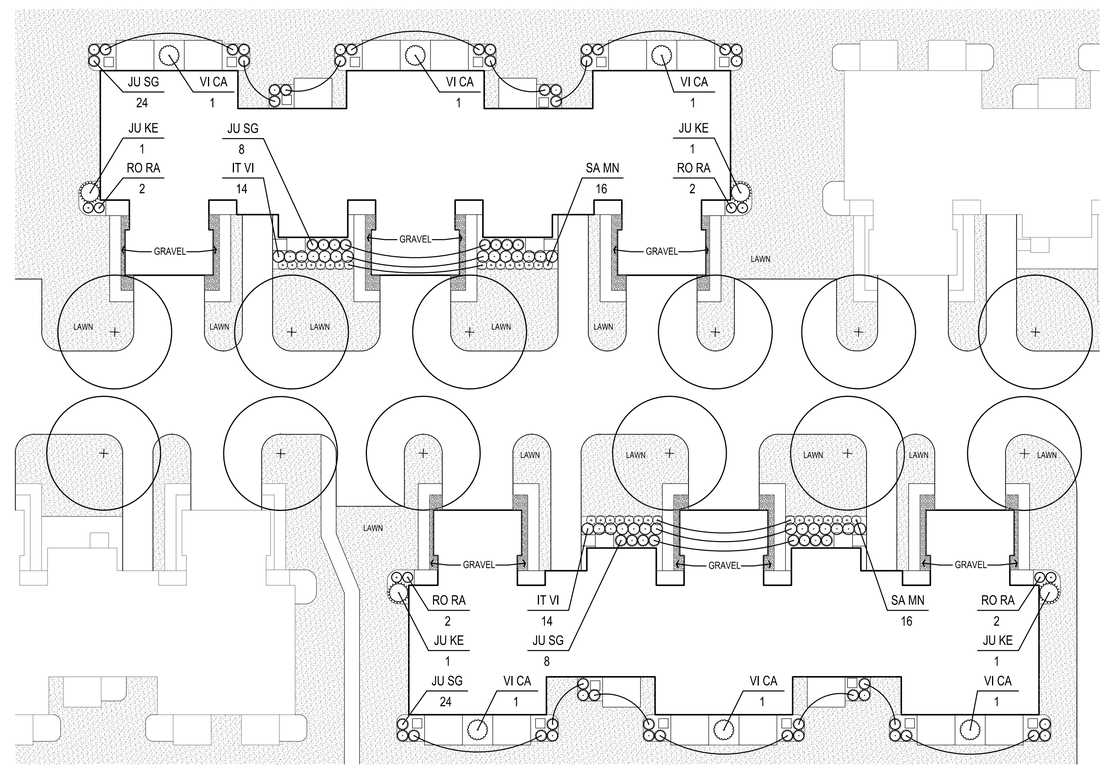
G-5

1 of: 1



BUILDING B TYPICAL FOUNDATION PLANTING

Scale: 1" = 20'-0"



BUILDING C TYPICAL FOUNDATION PLANTING

Scale: 1" = 20'-0"

*ANYTHING NOT SPECIFIED AS PAVEMENT, LAWN, OR PLANTING SHALL BE MULCH.

PRELIMINARY NOT FOR CONSTRUCTION

OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010

date: 10/05/2015

sheet:

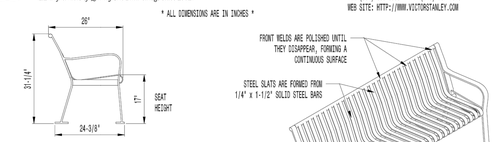
G-6

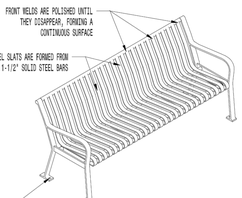
1 of: 1

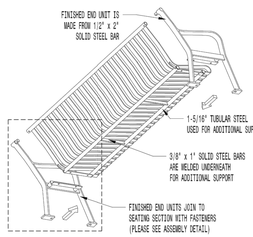
VICTOR STANLEY, INC.®
Manufacturers of Quality Site Furnishings since 1962

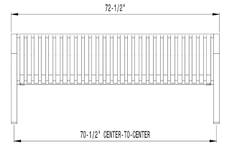
P.O. DRAWER 330 - DUNKIRK, MD 20754 USA
TOLL FREE: (800) 989-2573 (USA & CANADA)
TEL (301) 855-8300 - FAX (410) 257-2570
WEB SITE: HTTP://WWW.VICTORSTANLEY.COM

* ALL DIMENSIONS ARE IN INCHES *





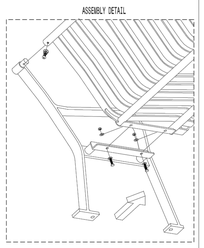




AVAILABLE OPTIONS
POWDER COATING
10 STANDARD COLORS, 2 OPTIONAL METALLIC COLORS,
CUSTOM COLORS (INCLUDING THE RAL RANGE)
INTERMEDIATE & CENTER ARMRESTS
4', 6', & 8' AVAILABLE WITH OPTIONAL SOLID STEEL ARMRESTS

LENGTHS
STANDARD 4'
STANDARD 6' LENGTH SHOWN
STANDARD 8'

ASSEMBLY DETAIL



NOTES:
1. DRAWINGS NOT TO SCALE. DO NOT SCALE DRAWINGS.
2. ALL FABRICATED METAL COMPONENTS ARE STEEL SHOTBLASTED, ETCHED, PHOSPHATIZED, PREHEATED, AND ELECTROSTATICALLY POWDER-COATED WITH T.G.I.C. POLYESTER POWDER COATINGS. PRODUCTS ARE FULLY CLEANED AND PRETREATED, PREHEATED AND COATED WHILE HOT TO FILL CREVICES AND BUILD COATING FILM. COATED PARTS ARE THEN FULLY CURED TO COATING MANUFACTURER'S SPECIFICATIONS. THE THICKNESS OF THE RESULTING FINISH AVERAGES 8-10 MILS (200-250 MICRONS).
3. IT IS NOT RECOMMENDED TO LOCATE ANCHOR BOLTS UNTIL BENCH IS IN PLACE. THIS VICTOR STANLEY, INC. PRODUCT MUST BE PERMANENTLY AFFIXED TO THE GROUND. CONSULT YOUR LOCAL CODES FOR REGULATIONS.
4. ANCHOR BOLTS NOT PROVIDED BY VICTOR STANLEY, INC.
5. FOR HIGH SALT ABRASIVE CLIMATES, HOT DIP GALVANIZING BEFORE POWDER COATING IS AVAILABLE. SEE WRITTEN SPECIFICATIONS FOR DETAILS.
6. ALL SPECIFICATIONS ARE SUBJECT TO CHANGE. CONTACT MANUFACTURER FOR DETAILS.
7. THIS PRODUCT IS SHIPPED PARTIALLY UNASSEMBLED.

RB-28
STEELSITES™ RB-SERIES

ALL STEEL CONTOURED BENCH
SHOWN: STANDARD 6-FOOT LENGTH

COPYRIGHT 2012 VICTOR STANLEY, INC.® ALL RIGHTS RESERVED
REV. 11/30/12 DRAWN L.D.L. 2012-1126

BENCH

UCB – Universe Bollard

TYPE

- LED technology
- Modular system offers five luminous choices and two hood options for customization to complement site design
- Full cutoff option available
- Glass refractor lens, IES Type 5 distribution
- IP55 rated
- Powder coat finish in 13 standard colors with a polymer primer sealer

1. LUMINAIRE	2. LUMINOUS	3. HOOD	4. LAMP/BALLAST	5. COLOR	6. OPTIONS	7. OPTIONS *(Internal)*

UCB

1. LUMINAIRE
☐ UCB Universe bollard

2. LUMINOUS ELEMENT – *Optional*
☐ BLANK *(No luminous element)*
☐ SR *(Solid Rings - 7.5"/190mm DIA x 2.75"/70mm Ht)*
☐ LUM *(Luminous Rings - 7.625"/187mm DIA x 2.75"/70mm Ht)*
☐ WND *(3 Windows - 5.25"/130mm DIA x 2.75"/70mm Ht)*
☐ VSL *(Vertical Slots - 5.25"/130mm DIA x 2.75"/70mm Ht)*

3. HOOD
☐ STR *(Straight Hood -16"/405mm DIA x 3.12"/80mm Ht)*
☐ FLR *(Flared Hood -15"/380mm DIA x 4.75"/120mm Ht)*

4. LAMP/BALLAST
LED *(Warm white (3500K), Bright white (5100K). 32 watts. 120 thru 277 volt)*
☐ 12LED-WW *(Warm white)*
☐ 12LED-BW *(Bright white)*
COMPACT FLUORESCENT *(120 thru 277 volt ballast. Use 4-pin, 26, 32 or 42 watt lamp. -18°C min start temp)*
☐ CF
METAL HALIDE
Medium base, ED-17 lamp
☐ 50MH ☐ 70MH
G12 base, T-6 ceramic lamp
☐ 70MHT6
ELECTRONIC METAL HALIDE
Medium base, ED-17 lamp
☐ 50MHEB ☐ 70MHEB
G12 base, T-6 ceramic lamp
☐ 70MHT6EB ☐ 39MHT6EB
HIGH PRESSURE SODIUM
Medium base, ED-17 lamp
☐ 50HPS ☐ 70HPS
INDUCTION LAMP *(120, 208, 240, or 277 volt ballast. -25°C min start temp)*
☐ IL55 *(55 watts)*
All ballasts and LED drivers are prewired for 277 volts unless specified. Lamps not included (except LED and IL options).

5. COLOR
☐ AWT *(Arctic White)*
☐ BLK *(Black)*
☐ MTB *(Matte Black)*
☐ DGN *(Dark Green)*
☐ DBZ *(Dark Bronze)*
☐ WRZ *(Wheathered Bronse)*
☐ BRM *(Metallic Bronze)*
☐ VBL *(Verde Blue)*
☐ CRT *(Corten)*
☐ MAL *(Matte Aluminum)*
☐ MDG *(Medium Grey)*
☐ ATG *(Antique Green)*
☐ LGY *(Light Grey)*
☐ RAL/PREMIUM COLOR *(Provide RAL)*
☐ CUSTOM COLOR *(Provide color chip for matching)*

6. OPTIONS - HOOD
The natural copper and stainless steel hoods are unfinished to develop a patina over time. All hoods have the under side finished in high reflectance white.
☐ COP *(Copper)* ☐ STS *(Stainless steel)*

7. OPTIONS - INTERNAL
☐ SLC *(Internal sleeve to block light when luminous element chosen)*
☐ 347 *(For HID, except 50MH & 50HPS. Not available with LED)*
☐ HSS *(House side shield. Factory installed)*
☐ BBU *(Battery backup powers a compact fluorescent lamp for up to 90 minutes during a power failure. Operating temp 0°C to 55°C. Not available with LED)*

SPECIFICATIONS

HOUSING
The fixture housing, shade, and base are cast aluminum, A356 alloy, free of any porosity, foreign materials, or cosmetic fillers. The shaft shall be 6" wide and 34 1/4" tall, extended 6061-T6 aluminum. The ballast or driver is mounted internally and accessed by loosening three set screws and lifting the fixture head off of the shaft. Relamping is done by removing three stainless steel acorn nuts underneath the shade and lifting it off the base. The lens is press molded, tempered borosilicate glass, sealed to the fixture body with a die cut silicone gasket. All internal and external hardware is stainless steel.

ELECTRICAL
The ballast is integral to the fixture, mounted on a prewired module with a quick disconnect plug. The ballast module has two keyhole slots and is removable by loosening two screws. Sockets are pulse rated porcelain. HID ballasts are high power factor, rated for -30°C starting. Ballasts are multitap, wired at the factory for 277 volts, unless specified. Compact fluorescent transformers are electronic, 120 through 277 volt for 26, 32 or 42 watt 4 pin lamps. Standard LED color temperatures are 3000K, 4000K and 5000K. Other color temperatures available. Please contact factory. LED constant current driver operates at 700mA.

FINISH
Fixture finish consists of a five stage pretreatment regimen with a polymer primer sealer, oven dry off, and top coated with a thermoset super TGIC polyester powder coat finish. The finish shall meet the AAMA 605.2 performance specification which includes passing a 3000 hour salt spray test for corrosion resistance.

See next page

TYPE
JOB
NOTES

architectural arealighting
ARCHITECTURAL AREA LIGHTING
16555 East Gale Ave. | City of Industry | CA 91745
P 626.968.5666 | F 626.369.2695 | www.aal.net
Copyright © 2012 | Rev 2.15

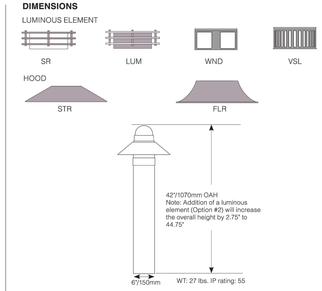
UCB – Universe Bollard

TYPE

CERTIFICATION
The fixture is listed with ETL for outdoor, wet location use, UL1570 & 1572 and Canadian CSA Std. C22.2 NO.9.
IP Rating: 55

WARRANTY / TERMS AND CONDITIONS OF SALE
Download:
http://www.hubbelllighting.com/resources/warranty/

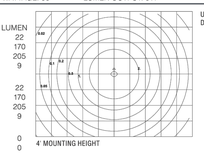
DIMENSIONS



UCB WATTAGE: 85 LUMEN OUTPUT: 811 EFFICACY: 65.9

B1 U0 G0

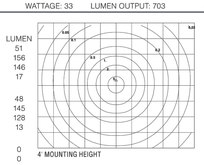
FORWARD LIGHT			LUMEN
FL	30°	0.4%	22
FM	60°	3.0%	170
FH	80°	3.7%	205
FVH	90°	0.2%	9
BACK LIGHT			
BL	30°	0.4%	22
BM	60°	3.0%	170
BH	80°	3.7%	205
BVH	90°	0.2%	9
UPLIGHT			
UL	100°	0%	0
UH	180°	0%	0



UCB 12LED BW WATTAGE: 33 LUMEN OUTPUT: 703 EFFICACY: 21.3

B1 U0 G1

FORWARD LIGHT			LUMEN
FL	30°	7.3%	51
FM	60°	22.2%	156
FH	80°	20.8%	146
FVH	90°	2.4%	17
BACK LIGHT			
BL	30°	6.8%	48
BM	60°	20.6%	145
BH	80°	18.2%	128
BVH	90°	1.8%	13
UPLIGHT			
UL	100°	0%	0
UH	180°	0%	0

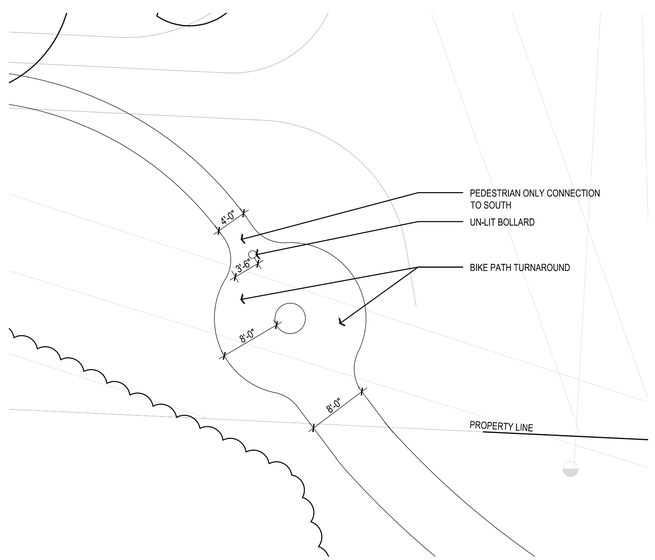


AAL reserves the right to change product specifications without notice.

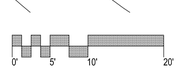
IES files can be found at www.aal.net

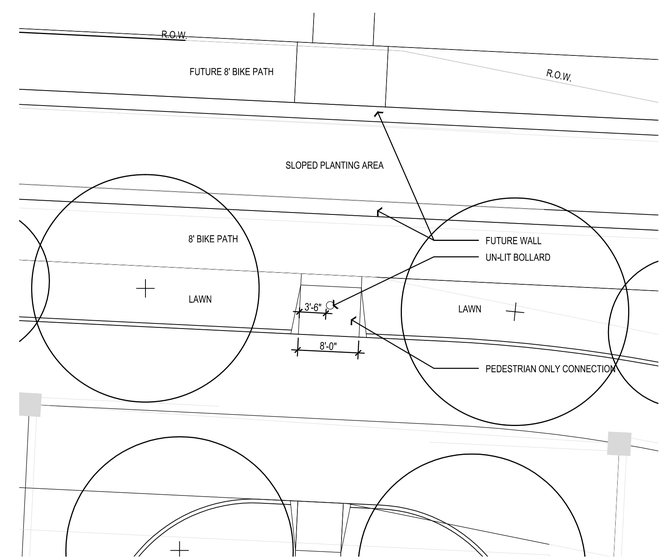
architectural arealighting
ARCHITECTURAL AREA LIGHTING
16555 East Gale Ave. | City of Industry | CA 91745
P 626.968.5666 | F 626.369.2695 | www.aal.net
Copyright © 2012 | Rev 2.15

LIT AND UN-LIT BOLLARD

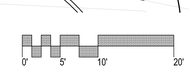


SOUTHERN BIKE PATH TURNAROUND
Scale: 1" = 10'-0"





SOUTHERN BIKE PATH TURNAROUND
Scale: 1" = 10'-0"



OHM
101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

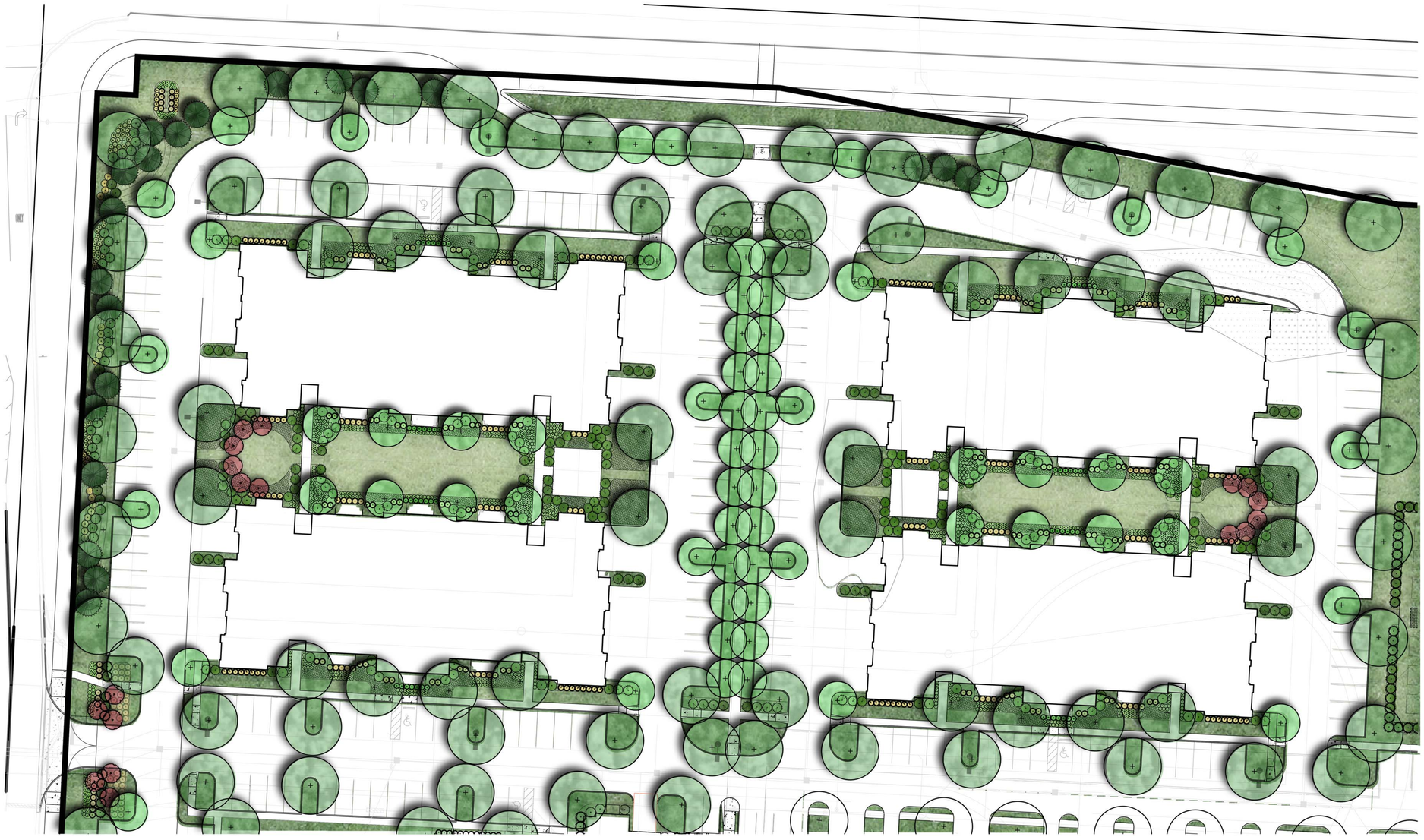
PRELIMINARY NOT FOR CONSTRUCTION

Schottenstein Real Estate Group
Powell Grand
Powell, Ohio
Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010
date: 10/05/2015
sheet:
G-7
1 of: 1



BUILDING A -LANDSCAPE DIAGRAM

Scale: 1" = 30'-0"

0' 15' 30' 60'

PRELIMINARY NOT FOR CONSTRUCTION

OHM

101 mill street, suite 200
gahanna, ohio 43230
phone: 614.418.0600
www.ohm-advisors.com

Schottenstein Real Estate Group

Powell Grand

Powell, Ohio

Landscape Plan Enlargements

Copyright © 2012 by OHM. All Rights Reserved. These docs are our instr. of serv. for this proj. only and may not be used, copied, or altered without our written consent.

no.	revisions:	by:

job no: 6285150010

date: 10/05/2015

sheet:

G-8

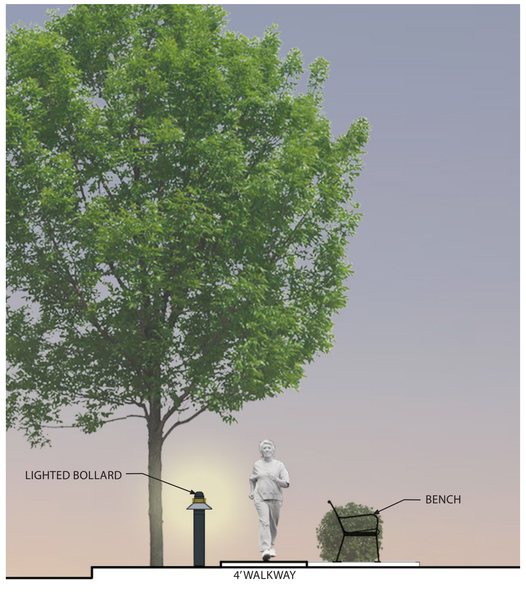
1 of: 1

*ANYTHING NOT SPECIFIED AS PAVEMENT, LAWN, OR PLANTING SHALL BE MULCH.

BENCH

LIGHTED BOLLARD

UNLIT BOLLARD AT BIKE PATH SITE CONNECTIONS



WALKWAY SECTION
N.T.S

PEDESTRIAN SCALE STREET LIGHT

PEDESTRIAN CIRCULATION DIAGRAM

POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

OHM Advancing Communities

09.02.2015

EXHIBIT G-9

POOL AND FIRE PIT AREA

LOUNGERS AND POOL FENCE

TRELLIS

PUTTING GREEN

BOCCE BALL

PICKLEBALL

BLACK CHAIN-LINK DOG PARK FENCE

DOG PARK CORNER POST AND GATE POST

BENCH

LANDSCAPE PLAN DETAILS

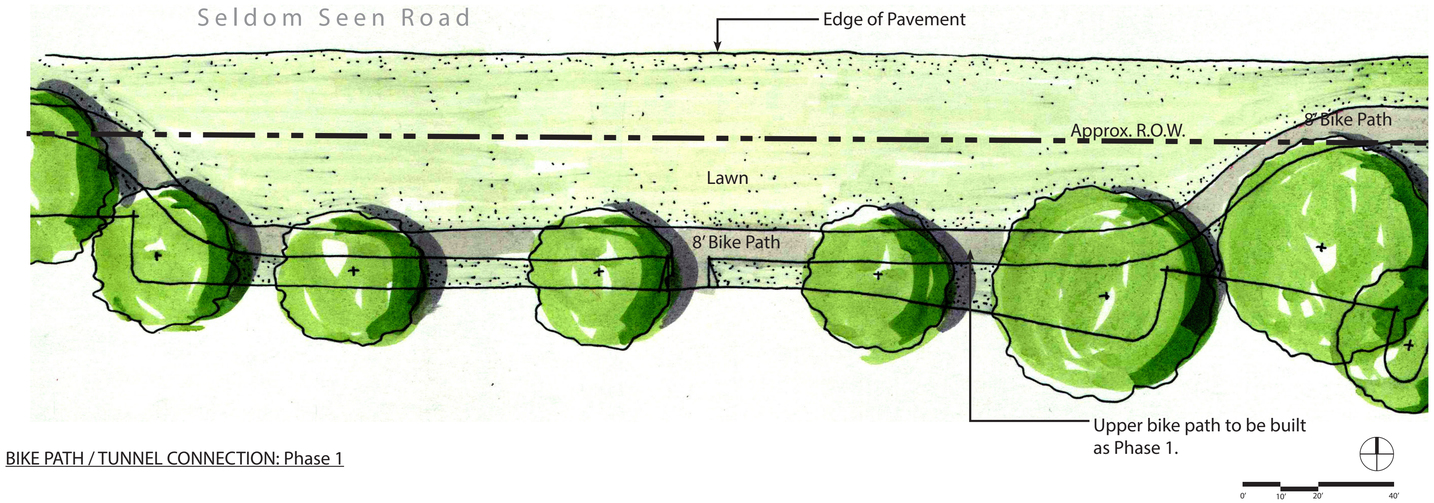
POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

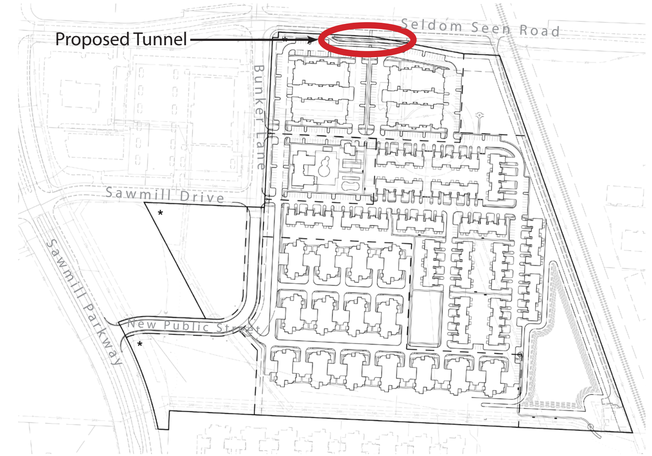
MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

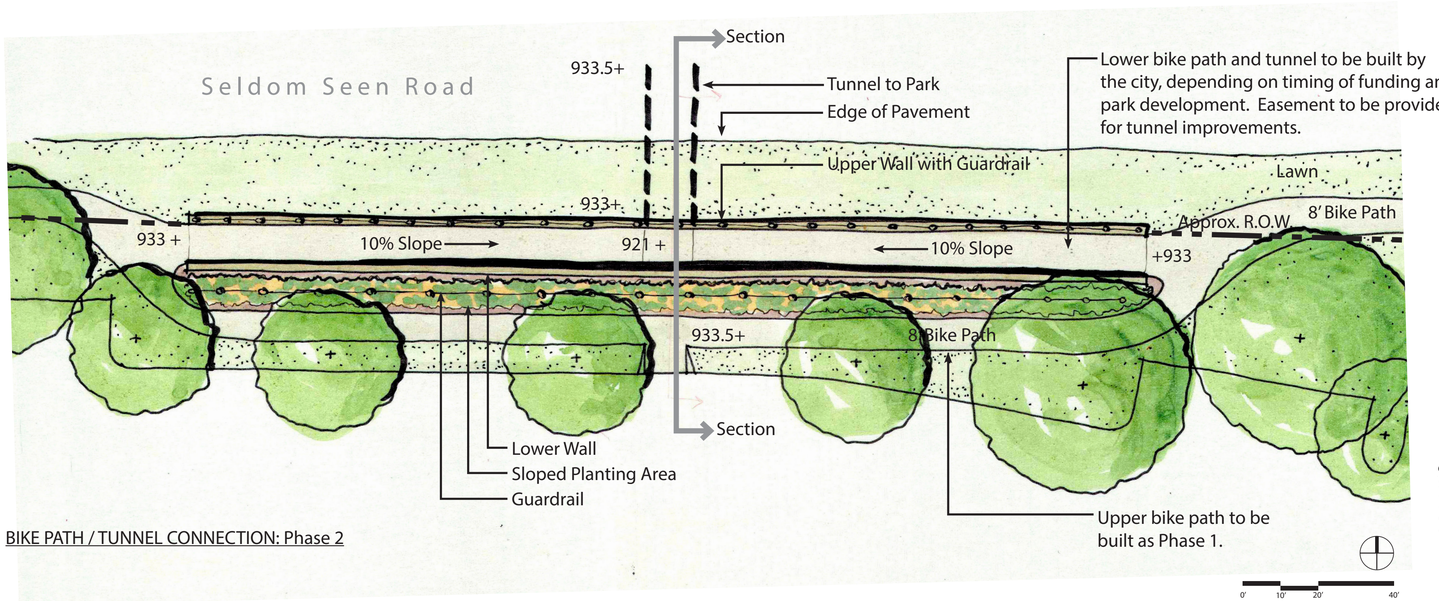
OHM Advancing Communities



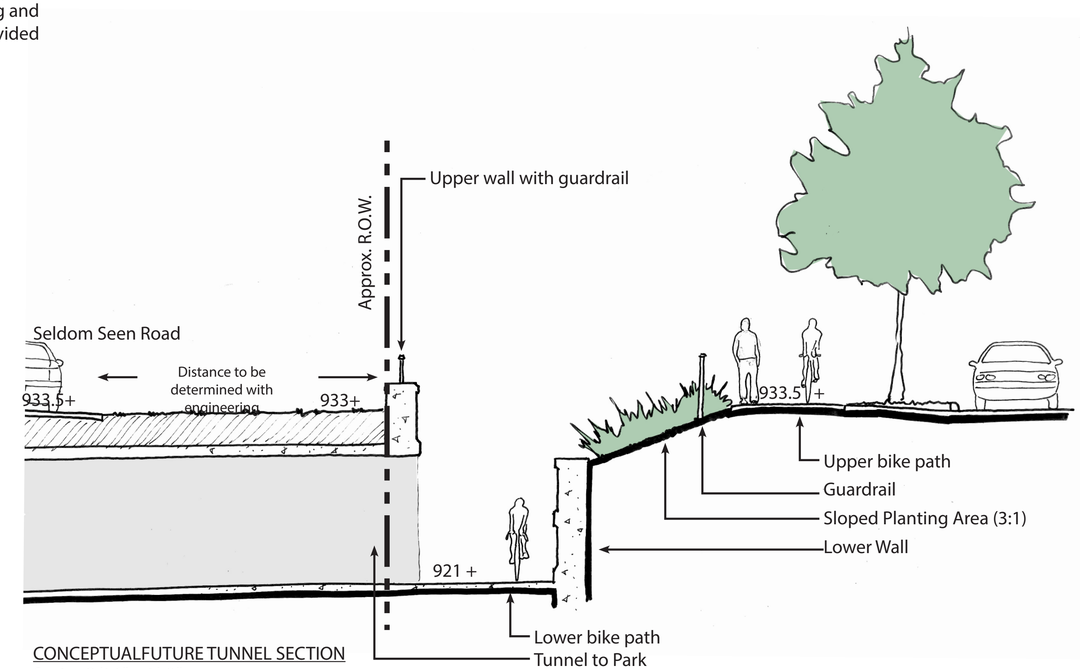
BIKE PATH / TUNNEL CONNECTION: Phase 1



KEY PLAN: FUTURE TUNNEL
n.t.s.



BIKE PATH / TUNNEL CONNECTION: Phase 2



CONCEPTUALFUTURE TUNNEL SECTION
Scale: 3/16" = 1'-0"

FUTURE CONNECTION TO PARK

POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

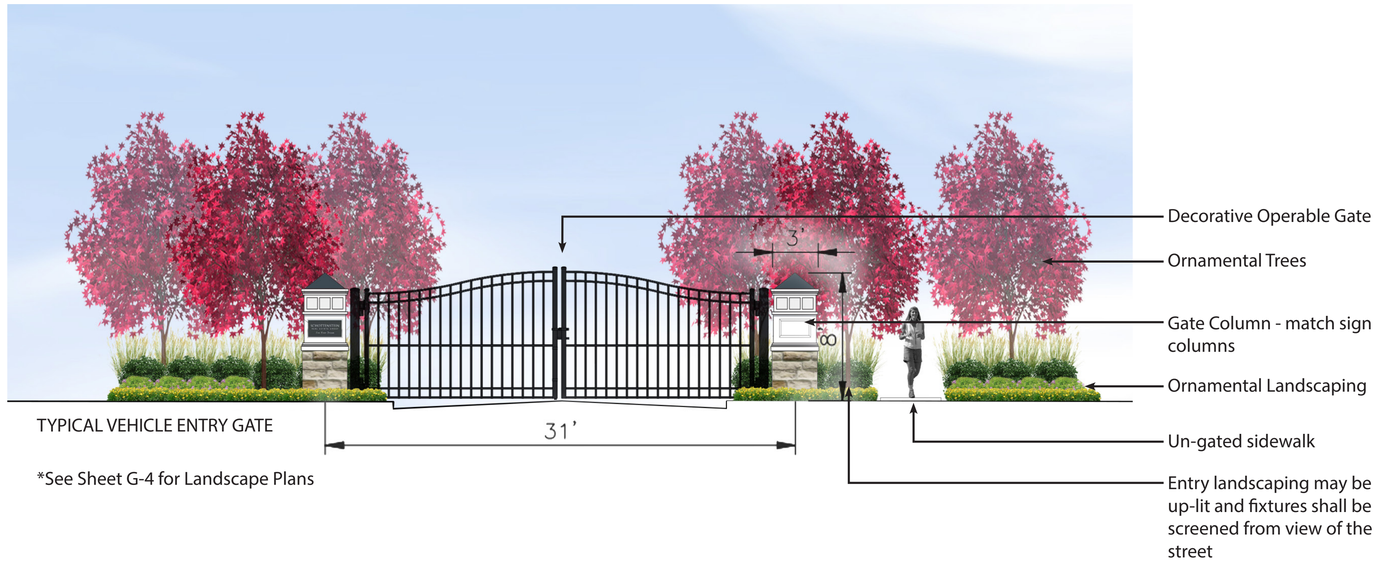
MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

OHM Advancing Communities

09.02.2015

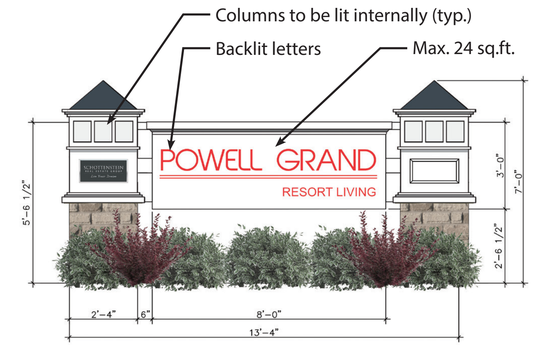
EXHIBIT G-11



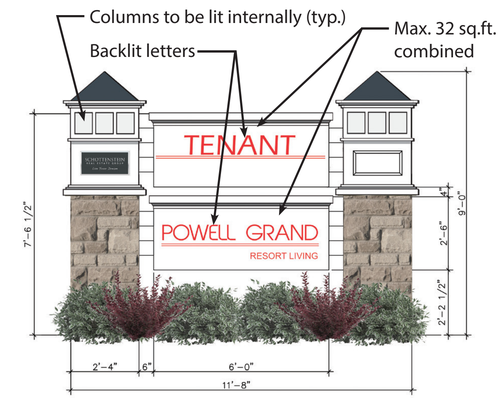
TYPICAL VEHICLE ENTRY GATE

*See Sheet G-4 for Landscape Plans

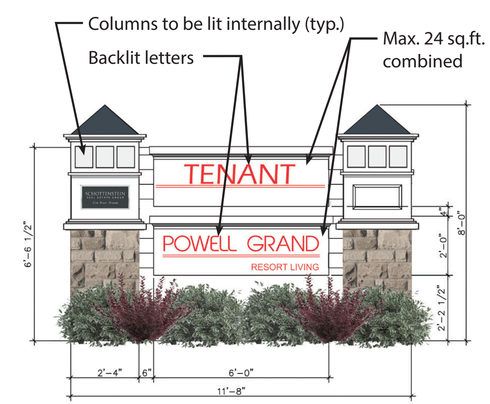
KEY PLAN: SIGNAGE
n.t.s.



1 SUBAREA A SIGN
SCALE: 1/2" = 1'-0"



2 SUBAREA E-2 SIGN PRIMARY JOINT ID
SCALE: 1/2" = 1'-0"



3 SUBAREA E-1 SIGN SECONDARY JOINT ID
SCALE: 1/2" = 1'-0"

ENTRY GATES AND SIGNAGE

POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

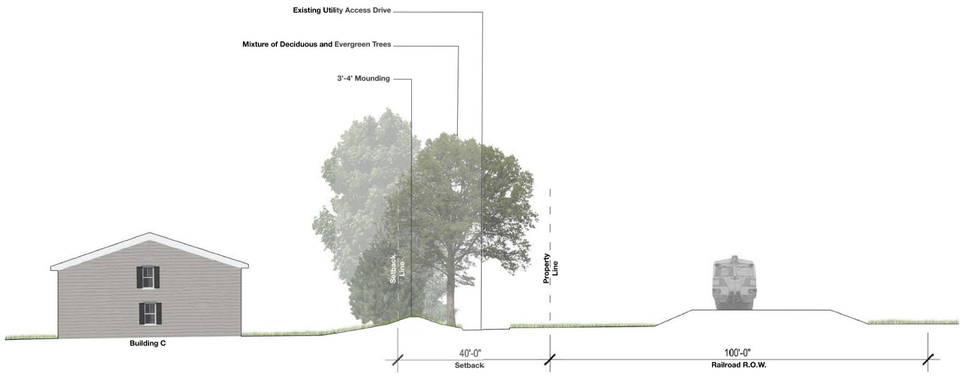
MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

OHM Advancing Communities

09.02.2015

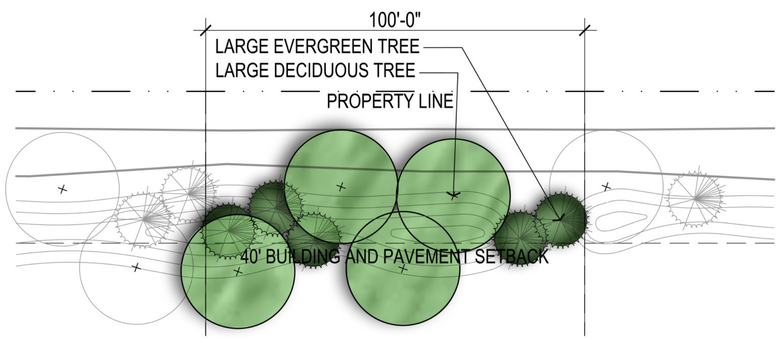
EXHIBIT G-12



TYPICAL EAST BUFFER TREATMENT SECTION

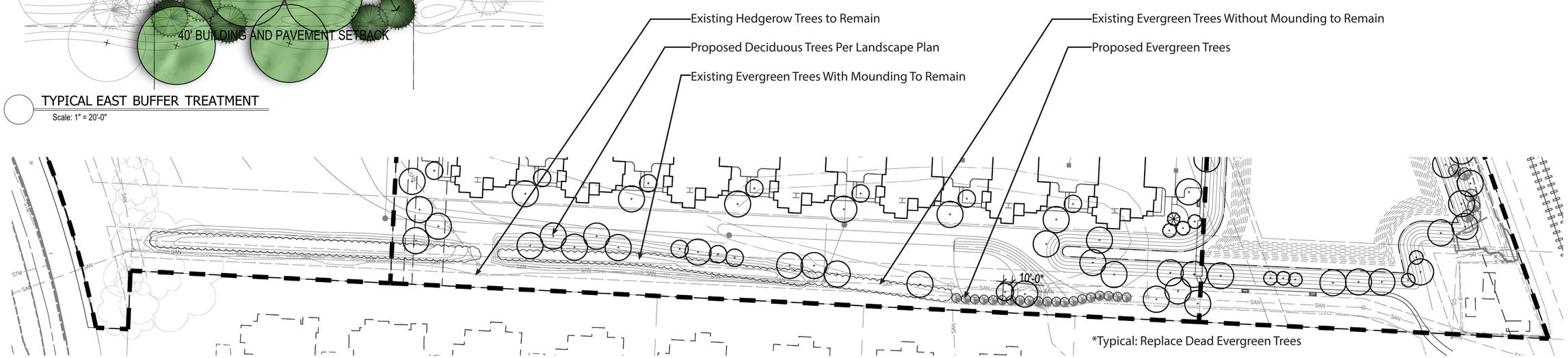
Scale: 1" = 20'-0"

EXISTING SOUTH BUFFER- VIEW LOOKING SOUTH



TYPICAL EAST BUFFER TREATMENT

Scale: 1" = 20'-0"



PROPOSED SOUTH BUFFER TREATMENT

Scale: 1" = 60'-0"

BUFFER TREATMENTS

POWELL GRAND
RESORT LIVING

"ACTIVE ADULT CLASS-A GATED COMMUNITY"

MARGELLO DEVELOPMENT CO.

SCHOTTENSTEIN REAL ESTATE GROUP

OHM Advancing Communities

09.02.2015

EXHIBIT G-13

LEGEND

STM	Proposed Storm Sewer
SAN	Proposed Sanitary Sewer
WM	Proposed Public Water Main
W	Proposed Private Water Main
GM	Existing Gas Main
OHW	Existing Overhead Utility Wires
ExStm STM	Existing Storm Sewer
ExSan SAN	Existing Sanitary Sewer
ExWM WM	Existing Watermain

GRAPHIC SCALE

0 50 100 200

1 inch = 100 feet

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE
OCTOBER 2, 2015

REVISIONS

MARK	DATE	DESCRIPTION

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR

POWELL GRAND EXHIBIT "H" COMPOSITE UTILITY PLAN

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE
OCTOBER 2, 2015

SCALE
1" = 100'

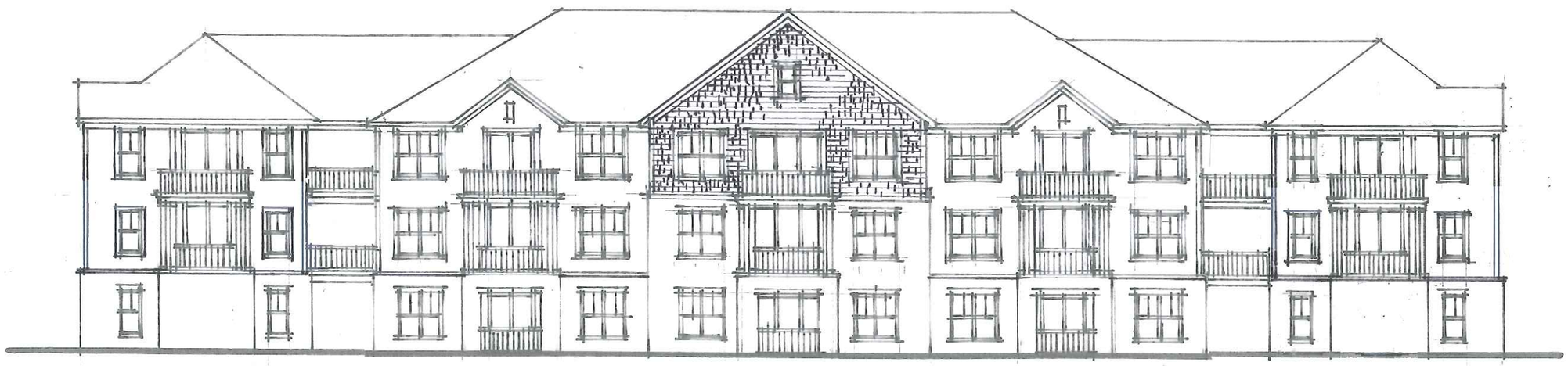
JOB NO.
20142045

SHEET
H-1

J:\20142045\Dwg\CdSheets\FinalDevelopmentPlans\20142045-FDP-H1.dwg, Last Saved By: jmilliron, 10/2/2015 9:22 AM, Last Printed By: Milliron, Jonathan, 10/2/2015 12:49 PM (No Xrefs)

FRONT ELEVATION - BLDG A
POWELL GRAND
10-1-15

EXHIBIT I



REAR ELEVATION - BLDG A

POWELL GRAND

10-1-15

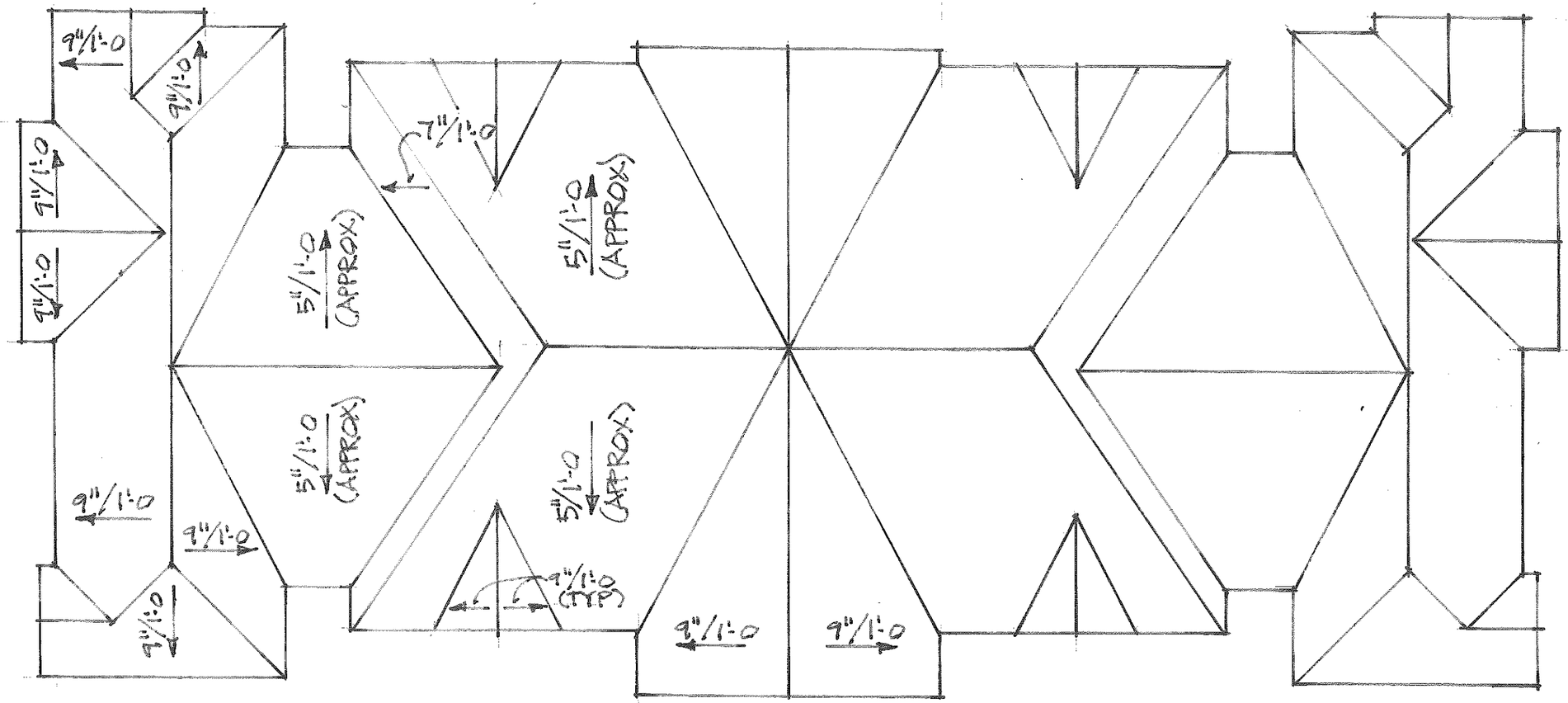
EXHIBIT I

SIDE ELEVATION - BLDG A

POWELL GRAND

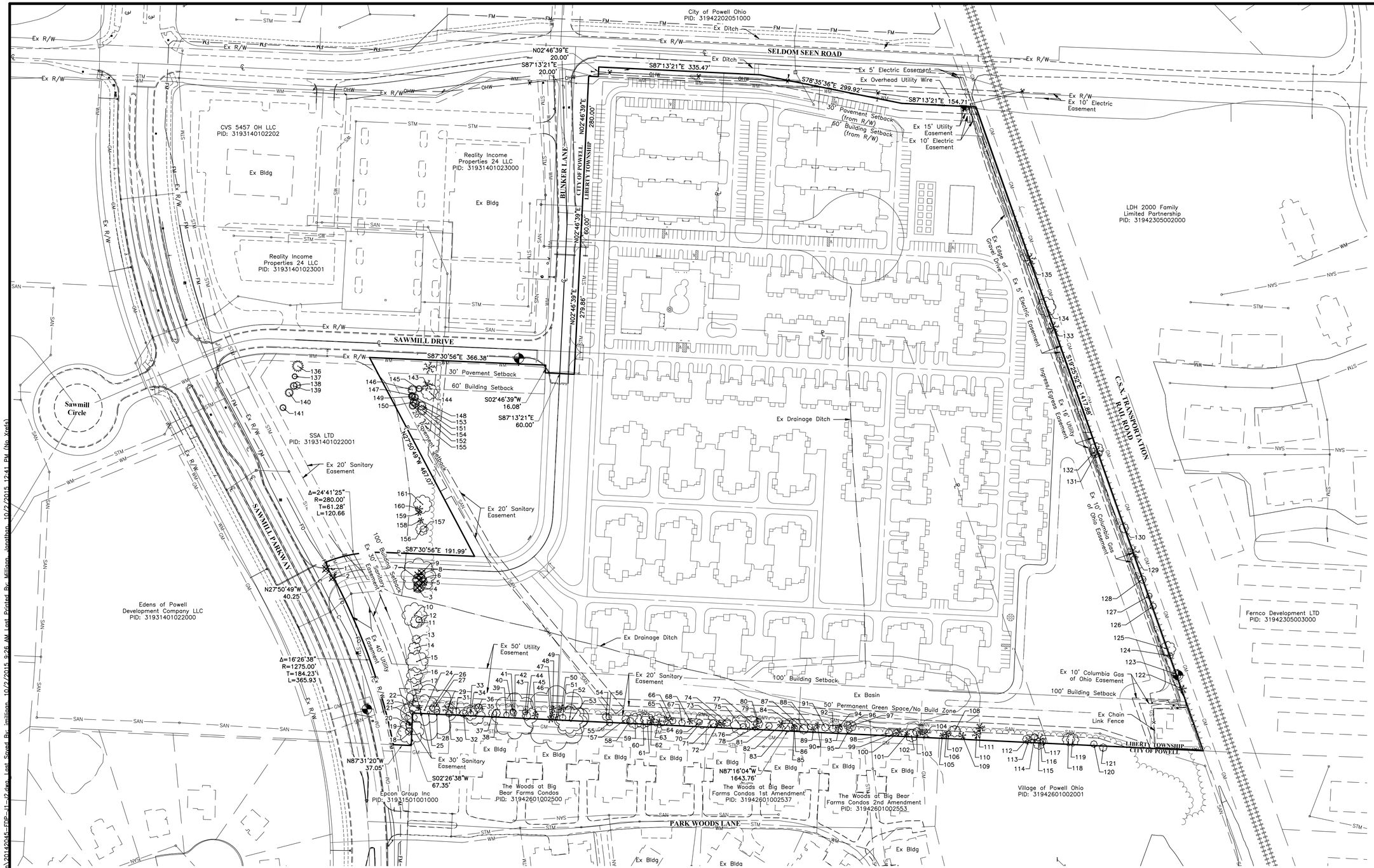
10-1-15

EXHIBIT I



ROOF PLAN
1/16" = 1'-0

EXHIBIT I



LEGEND

× Tree to be Removed

GRAPHIC SCALE

0 50 100 200

1 inch = 100 feet

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE
OCTOBER 2, 2015

REVISIONS

MARK	DATE	DESCRIPTION

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
POWELL GRAND
EXHIBIT "J"
TREE SURVEY

EMH&T
Evans, Mechwart Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE
OCTOBER 2, 2015

SCALE
1" = 100'

JOB NO.
20142045

SHEET
J-1

J:\20142045\Dwg\04Sheets\FinalDevelopmentPlan\20142045-FDP-J1-J2.dwg, Last Saved By: jmilligan, 10/2/2015, 9:28 AM, Last Printed By: jmilligan, 10/2/2015, 12:41 PM (No Xrefs)

TREE SURVEY DATA TABLE

TREE NO.	COMMON NAME	SCIENTIFIC NAME	SIZE (IN)	STEMS PER TREE	CONDITION	INDICATOR	REMOVE TREE	INCHES REMOVED	INCHES REPLACED
1	Eastern Cottonwood	Populus deltoides	6,6,6,6	4	Fair	Deciduous	x	24	24
2	Sycamore	Platanus occidentalis	6,7	2	Fair	Deciduous	x	13	13
3	Hackberry	Celtis occidentalis	8	1	Good	Deciduous	x	8	8
4	Hackberry	Celtis occidentalis	12	1	Fair	Deciduous	x	12	12
5	Hackberry	Celtis occidentalis	9	1	Good	Deciduous	x	9	9
6	Hackberry	Celtis occidentalis	13	1	Good	Deciduous	x	13	13
7	Hackberry	Celtis occidentalis	14	1	Good	Deciduous	x	14	14
8	Red Oak	Quercus rubra	36	1	Fair	Deciduous	x	36	36
9	Hackberry	Celtis occidentalis	8,6	2	Good	Deciduous	x	14	14
10	Red Oak	Quercus rubra	26,19	2	Good	Deciduous		0	0
11	American Elm	Ulmus americana	13	1	Poor	Deciduous		0	0
12	American Elm	Ulmus americana	7	1	Fair	Deciduous		0	0
13	White Oak	Quercus alba	9	1	Fair	Deciduous		0	0
14	White Oak	Quercus alba	13	1	Fair	Deciduous		0	0
15	White Oak	Quercus alba	23	1	Fair	Deciduous		0	0
16	White Oak	Quercus alba	17	1	Fair	Deciduous		0	0
17	White Oak	Quercus alba	18	1	Good	Deciduous		0	0
18	White Oak	Quercus alba	27	1	Poor	Deciduous		0	0
19	White Oak	Quercus alba	8	1	Fair	Deciduous		0	0
20	White Oak	Quercus alba	7	1	Poor	Deciduous		0	0
21	White Oak	Quercus alba	13	1	Fair	Deciduous		0	0
22	Mockernut Hickory	Carya tomentosa	12	1	Fair	Deciduous		0	0
~~23~~	~~Sugar Maple~~	~~Acer saccharum~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
24	White Oak	Quercus alba	32	1	Fair	Deciduous		0	0
25	White Oak	Quercus alba	58	1	Poor	Deciduous		0	0
26	Hackberry	Celtis occidentalis	6	1	Fair	Deciduous		0	0
27	Hackberry	Celtis occidentalis	10	1	Fair	Deciduous		0	0
28	Mockernut Hickory	Carya tomentosa	6	1	Good	Deciduous		0	0
~~29~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~12~~	~~1~~	~~Dead~~	~~Dead~~		0	0
30	American Elm	Ulmus americana	7	1	Fair	Deciduous		0	0
31	White Oak	Quercus alba	8	1	Fair	Deciduous		0	0
32	Red Oak	Quercus rubra	8	1	Fair	Deciduous		0	0
33	Red Oak	Quercus rubra	16	1	Good	Deciduous		0	0
34	Shagbark Hickory	Carya ovata	6	1	Good	Deciduous		0	0
35	Red Oak	Quercus rubra	21	1	Fair	Deciduous		0	0
36	Eastern Cottonwood	Populus deltoides	9	1	Good	Deciduous		0	0
37	Red Oak	Quercus rubra	9	1	Good	Deciduous		0	0
38	Red Oak	Quercus rubra	8	1	Good	Deciduous		0	0
39	Shagbark Hickory	Carya ovata	6	1	Fair	Deciduous		0	0
40	Shagbark Hickory	Carya ovata	6	1	Good	Deciduous		0	0
41	American Elm	Ulmus americana	7	1	Good	Deciduous		0	0
42	Red Oak	Quercus rubra	48	1	Fair	Deciduous		0	0
43	Shagbark Hickory	Carya ovata	6	1	Good	Deciduous		0	0
44	American Elm	Ulmus americana	9,6	2	Fair	Deciduous		0	0
~~45~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~46~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~8~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~47~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~48~~	~~American Elm~~	~~Ulmus americana~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
49	White Oak	Quercus alba	67	1	Fair	Deciduous		0	0
~~50~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9~~	~~1~~	~~Dead~~	~~Dead~~		0	0
51	American Elm	Ulmus americana	7	1	Fair	Deciduous		0	0
52	Eastern Cottonwood	Populus deltoides	28	1	Poor	Deciduous		0	0
53	Eastern Cottonwood	Populus deltoides	34	1	Poor	Deciduous		0	0
54	Red Oak	Quercus rubra	8	1	Fair	Deciduous		0	0
55	Shagbark Hickory	Carya ovata	7	1	Fair	Deciduous		0	0
56	American Elm	Ulmus americana	6	1	Fair	Deciduous		0	0
57	Shagbark Hickory	Carya ovata	8,8	2	Good	Deciduous		0	0
58	American Elm	Ulmus americana	8	1	Good	Deciduous		0	0
59	Red Oak	Quercus rubra	16	1	Good	Deciduous		0	0
60	Red Oak	Quercus rubra	16	1	Fair	Deciduous		0	0
61	Red Oak	Quercus rubra	14	1	Fair	Deciduous		0	0
~~62~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~8~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~63~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
64	Sugar Maple	Acer saccharum	14	1	Fair	Deciduous		0	0
~~65~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~12~~	~~1~~	~~Dead~~	~~Dead~~		0	0
66	Shagbark Hickory	Carya ovata	7	1	Good	Deciduous		0	0
67	Shagbark Hickory	Carya ovata	7	1	Good	Deciduous		0	0
~~68~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
69	American Elm	Ulmus americana	6	1	Poor	Deciduous		0	0
70	Red Oak	Quercus rubra	16	1	Good	Deciduous		0	0
71	Shagbark Hickory	Carya ovata	8	1	Good	Deciduous		0	0
~~72~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~73~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
74	Shagbark Hickory	Carya ovata	8,6,6	3	Good	Deciduous		0	0
75	Shagbark Hickory	Carya ovata	20	1	Good	Deciduous		0	0
76	Shagbark Hickory	Carya ovata	6	1	Fair	Deciduous		0	0
77	Red Oak	Quercus rubra	14	1	Good	Deciduous		0	0
~~78~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9~~	~~1~~	~~Dead~~	~~Dead~~		0	0
79	Red Oak	Quercus rubra	10	1	Good	Deciduous		0	0
80	Shagbark Hickory	Carya ovata	6	1	Good	Deciduous		0	0
81	Red Oak	Quercus rubra	7	1	Good	Deciduous		0	0
~~82~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9~~	~~1~~	~~Dead~~	~~Dead~~		0	0
83	American Elm	Ulmus americana	13	1	Fair	Deciduous		0	0
84	Red Oak	Quercus rubra	14	1	Good	Deciduous		0	0

TREE SURVEY DATA TABLE

TREE NO.	COMMON NAME	SCIENTIFIC NAME	SIZE (IN)	STEMS PER TREE	CONDITION	INDICATOR	REMOVE TREE	INCHES REMOVED	INCHES REPLACED
~~85~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
86	Red Oak	Quercus rubra	7	1	Fair	Deciduous		0	0
87	Red Oak	Quercus rubra	10	1	Fair	Deciduous		0	0
88	Red Oak	Quercus rubra	6	1	Good	Deciduous		0	0
~~89~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~90~~	~~Sugar Maple~~	~~Acer saccharum~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
91	Shagbark Hickory	Carya ovata	8	1	Good	Deciduous		0	0
92	Shagbark Hickory	Carya ovata	8	1	Good	Deciduous		0	0
93	Red Oak	Quercus rubra	8	1	Good	Deciduous		0	0
~~94~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
95	Shagbark Hickory	Carya ovata	6	1	Fair	Deciduous		0	0
96	Eastern Cottonwood	Populus deltoides	8	1	Fair	Deciduous		0	0
97	Eastern Cottonwood	Populus deltoides	11	1	Fair	Deciduous		0	0
98	Shagbark Hickory	Carya ovata	8	1	Fair	Deciduous		0	0
99	Shagbark Hickory	Carya ovata	7	1	Good	Deciduous		0	0
~~100~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~101~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
102	Osage-Orange	Maclura pomifera	13	1	Poor	Deciduous		0	0
103	Osage-Orange	Maclura pomifera	9	1	Poor	Deciduous		0	0
~~104~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~11~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~105~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~106~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~7~~	~~1~~	~~Dead~~	~~Dead~~		0	0
107	Yellow Buckeye	Aesculus flava	6	1	Fair	Deciduous		0	0
108	Red Oak	Quercus rubra	12	1	Fair	Deciduous		0	0
~~109~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~8,6~~	~~2~~	~~Dead~~	~~Dead~~		0	0
~~110~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~10~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~111~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~10~~	~~1~~	~~Dead~~	~~Dead~~		0	0
112	American Elm	Ulmus americana	9	1	Fair	Deciduous		0	0
~~113~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9,6~~	~~2~~	~~Dead~~	~~Dead~~		0	0
114	Sugar Maple	Acer saccharum	7	1	Good	Deciduous		0	0
115	Red Oak	Quercus rubra	12	1	Good	Deciduous		0	0
~~116~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~13~~	~~1~~	~~Dead~~	~~Dead~~		0	0
117	Sugar Maple	Acer saccharum	7	1	Good	Deciduous		0	0
118	Red Oak	Quercus rubra	13	1	Good	Deciduous		0	0
119	Red Oak	Quercus rubra	13	1	Fair	Deciduous		0	0
120	Red Oak	Quercus rubra	7	1	Fair	Deciduous		0	0
121	American Elm	Ulmus americana	8	1	Poor	Deciduous		0	0
~~122~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~9~~	~~1~~	~~Dead~~	~~Dead~~		0	0
123	Green Ash	Fraxinus pennsylvanica	10	1	Poor	Deciduous		0	0
124	Slippery Elm	Ulmus rubra	6	1	Fair	Deciduous		0	0
125	Mockernut Hickory	Carya tomentosa	16	1	Fair	Deciduous		0	0
126	Box Elder	Acer negundo	7	1	Poor	Deciduous		0	0
127	Sugar Maple	Acer saccharum	6	1	Fair	Deciduous		0	0
128	Sweetgum	Liquidambar styraciflua	8	1	Fair	Deciduous		0	0
~~129~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~15~~	~~1~~	~~Dead~~	~~Dead~~		0	0
130	American Elm	Ulmus americana	10	1	Poor	Deciduous		0	0
~~131~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~13,13,13,13,12~~	~~5~~	~~Dead~~	~~Dead~~		0	0
132	Red Oak	Quercus rubra	15	1	Poor	Deciduous		0	0
~~133~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~13~~	~~1~~	~~Dead~~	~~Dead~~		0	0
134	Hackberry	Celtis occidentalis	20	1	Fair	Deciduous		0	0
~~135~~	~~Green Ash~~	~~Fraxinus pennsylvanica~~	~~14,14~~	~~2~~	~~Dead~~	~~Dead~~		0	0
136	White Pine	Pinus strobus	12	1	Fair	Coniferous		0	0
137	White Pine	Pinus strobus	6	1	Fair	Coniferous		0	0
138	Bradford Pear	Pyrus calleryana	8	1	Fair	Deciduous		0	0
139	White Pine	Pinus strobus	8	1	Good	Coniferous		0	0
140	White Pine	Pinus strobus	9	1	Good	Coniferous		0	0
141	White Pine	Pinus strobus	7	1	Good	Coniferous		0	0
~~142~~	~~White Ash~~	~~Fraxinus americana~~	~~13~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~143~~	~~White Ash~~	~~Fraxinus americana~~	~~13~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~144~~	~~White Ash~~	~~Fraxinus americana~~	~~12~~	~~1~~	~~Dead~~	~~Dead~~		0	0
145	Red Oak	Quercus rubra	17	1	Good	Deciduous		0	0
146	White Pine	Pinus strobus	7	1	Good	Coniferous		0	0
147	White Pine	Pinus strobus	10	1	Good	Coniferous		0	0
148	White Pine	Pinus strobus	7	1	Good	Coniferous		0	0
149	White Pine	Pinus strobus	8	1	Good	Coniferous		0	0
150	White Pine	Pinus strobus	8	1	Good	Coniferous		0	0
151	White Pine	Pinus strobus	8	1	Good	Coniferous		0	0
152	White Pine	Pinus strobus	9	1	Good	Coniferous		0	0
153	White Pine	Pinus strobus	8	1	Good	Coniferous		0	0
154	Norway Spruce	Picea abies	10	1	Good	Coniferous		0	0
155	Norway Spruce	Picea abies	11	1	Good	Coniferous		0	0
~~156~~	~~White Ash~~	~~Fraxinus americana~~	~~13~~	~~1~~	~~Dead~~	~~Dead~~		0	0
157	Hackberry	Celtis occidentalis	13	1	Fair	Deciduous		0	0
158	Hackberry	Celtis occidentalis	7	1	Good	Deciduous		0	0
~~159~~	~~White Ash~~	~~Fraxinus americana~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~160~~	~~White Ash~~	~~Fraxinus americana~~	~~6~~	~~1~~	~~Dead~~	~~Dead~~		0	0
~~161~~	~~White Ash~~	~~Fraxinus americana~~	~~8,7~~	~~2~~	~~Dead~~	~~Dead~~		0	0
162	White Oak	Quercus alba	19	1	Fair	Deciduous		0	0
		Total Inches Removed						51	
		Total Inches To be Replaced (excludes dead/ poor condition trees)						51	
		Number of 2.5" Caliper Trees Required for Replacement						20.4	

LEGEND

~~Dead~~ Dead Trees

PRELIMINARY
NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE
OCTOBER 2, 2015

REVISIONS

MARK	DATE	DESCRIPTION

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
POWELL GRAND
EXHIBIT "J"
TREE SURVEY DATA

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

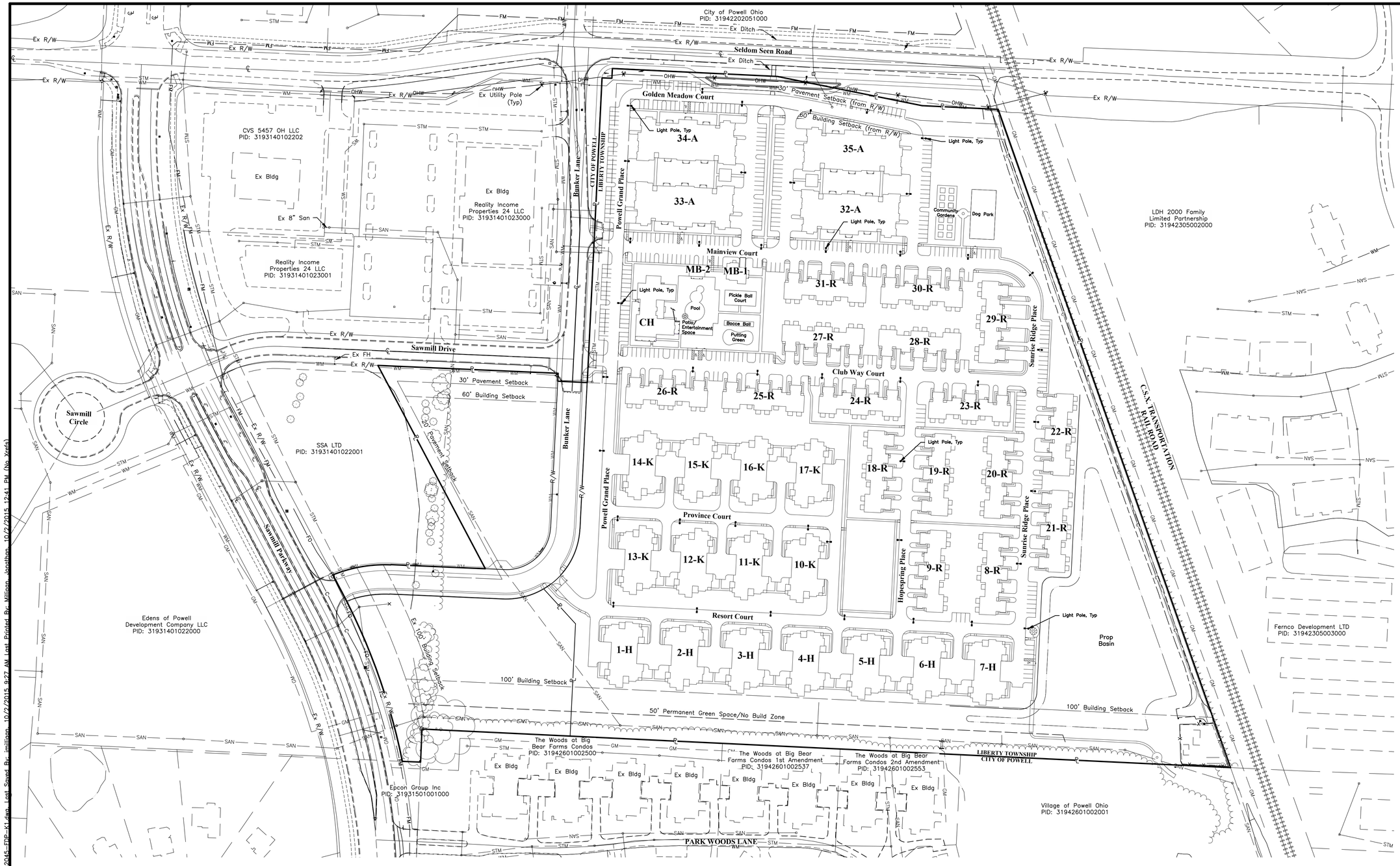
DATE
OCTOBER 2, 2015

SCALE
None

JOB NO.
20142045

SHEET
J-2

J:\20142045\Dwgs\04Sheets\FinalDevelopmentPlan\20142045-FDP-11-12.dwg Last Saved By: jmilliron 10/2/2015 9:26 AM Last Printed By: Milliron, Jonathan 10/2/2015 12:41 PM (No Xrefs)



LEGEND

Light Pole, Typ

Light fixtures shall not exceed 14' in height. Light fixtures shall be cut-off style. See Exhibit "K" for lighting cutsheet information.

GRAPHIC SCALE

0 50 100 200

1 inch = 100 feet

PRELIMINARY

NOT TO BE USED FOR CONSTRUCTION

PLAN SET DATE OCTOBER 2, 2015

REVISIONS			
MARK	DATE	DESCRIPTION	

SCHOTTENSTEIN REAL ESTATE GROUP

CITY OF POWELL, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR

POWELL GRAND
EXHIBIT "K"
SITE LIGHTING PLAN

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE: OCTOBER 2, 2015

SCALE: 1" = 100'

JOB NO. 20142045

SHEET K-1

A:\20142045\Dwg\02Sheets\FinalDevelopmentPlans\20142045-FDP-K1.dwg Last Saved By: mjilliams 10/2/2015 9:27 AM Last Printed By: Williams, Jonathan 10/2/2015 12:41 PM (No Xrefs)