

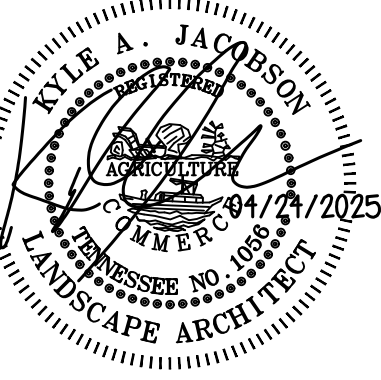


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SEAL



PERMIT SET BOBBY RAY PARK

504 N CHANCERY ST
MCMINNVILLE, WARREN COUNTY, TENNESSEE
MAP 059M H, PARCELS 027.00
CURRENT ZONING: R-2

PROJECT CONTACTS

LANDSCAPE ARCHITECT

CSDG

CONTACT: KYLE JACOBSON
2305 KLINE AVENUE, STE 300
NASHVILLE, TN 37211
PHONE: 615.248.9999
E-MAIL: kylej@csdgt.com

CIVIL ENGINEER

CSDG

CONTACT: BRENDA SHACKLEFORD, PE
2305 KLINE AVE, STE 300
NASHVILLE, TN 37211
PH: (615) 248-9999
E-MAIL: brendas@csdgt.com

SHEET INDEX:

CIVIL ENGINEERING

C0.01 CIVIL NOTES
C1.00 EXISTING CONDITIONS & DEMO PLAN
C2.00 SITE & UTILITIES PLAN UTILITIES
C3.00 OVERALL GRADING AND DRAINAGE PLAN
C4.01 SWPPP STAGE 1
C4.02 SWPPP STAGE 2
C4.03 SWPPP STAGE 3
C4.04 SWPPP - NOTES & DETAILS
C5.00 CIVIL DETAILS

LANDSCAPE ARCHITECTURE

L0.01 GENERAL NOTES AND LEGENDS
L0.02 OVERALL KEY MAP
LH1.01 HARDSCAPE PLAN
LH1.02 HARDSCAPE PLAN
LH1.03 HARDSCAPE PLAN
LH1.04 HARDSCAPE PLAN
LH2.01 HARDSCAPE DETAILS
LP1.01 LANDSCAPE PLAN
LP1.02 LANDSCAPE PLAN
LP1.03 LANDSCAPE PLAN
LP1.04 LANDSCAPE PLAN
LP2.01 LANDSCAPE NOTES AND SCHEDULE
LP2.02 LANDSCAPE DETAILS

Apr 24, 2025 - 5:00pm T:\CAD\2024\24-018-01\Drawings\Landscape Architect\05 - Construction Documents\03 - CAD\03 - Sheets\24-018-01 - LO.00 - Notes and Legends.dwg

BOBBY RAY PARK
504 N Chancery St
McMinnville, Warren County, Tennessee
Map 059 M H - Parcel(s) 027.00

ISSUE SET:
CONSTRUCTION DOCUMENTS

ISSUE DATE: 04/24/2025

REVISION HISTORY:

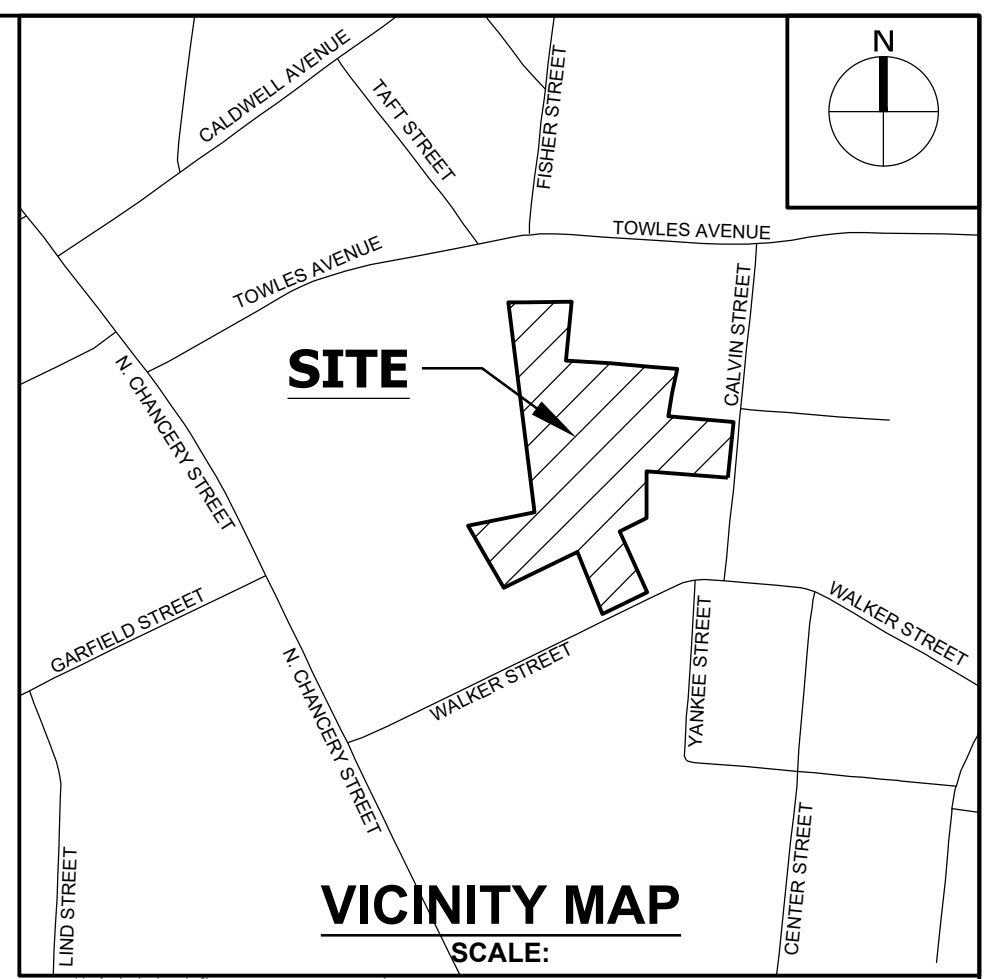
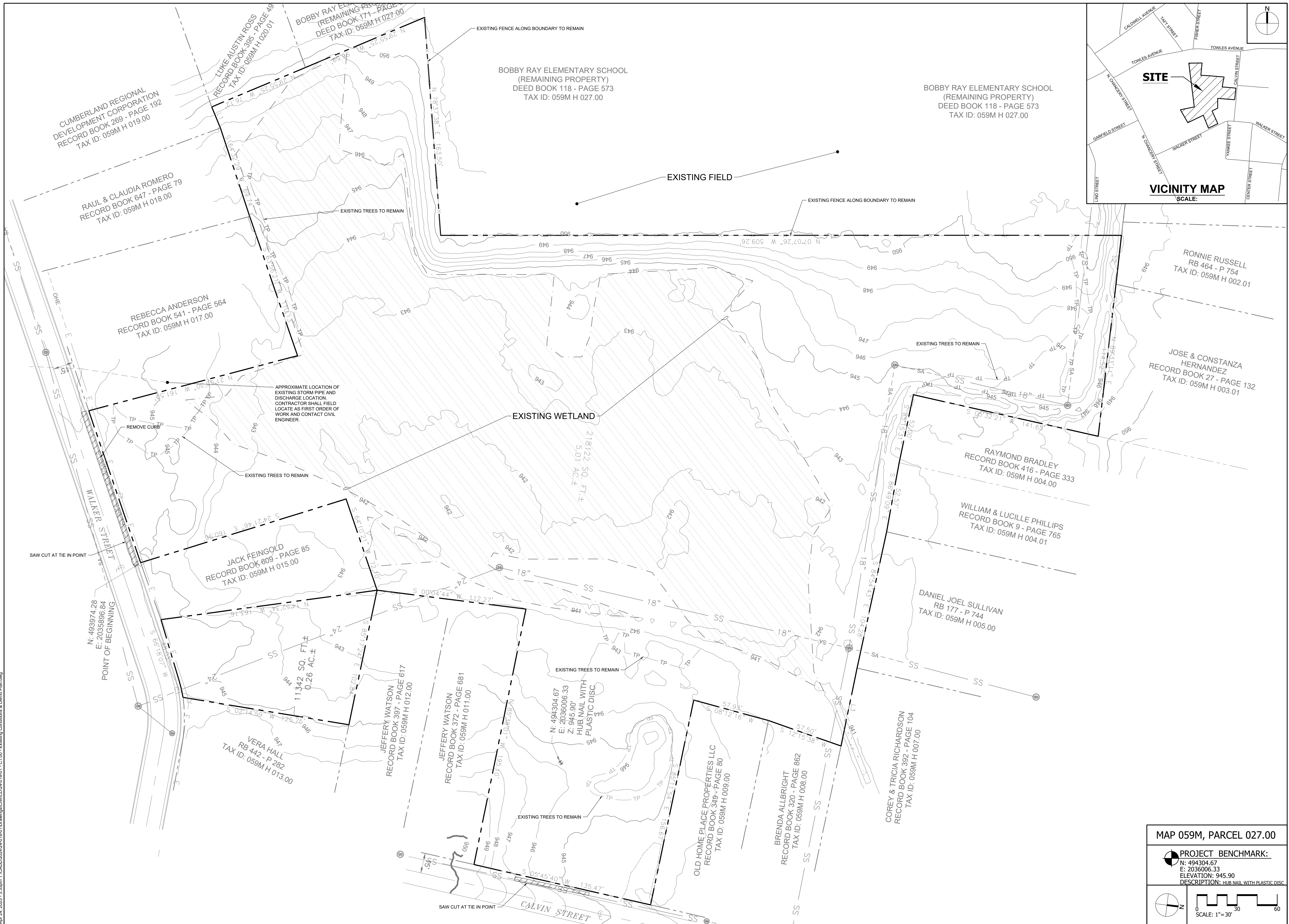
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COVER

PROJECT NO.: 24-018-01

Apr 24, 2025 - 3:35pm T:\CAD\2024\24-018-01\Drawings\Civil\CD04-018-01 - C1.00 - Existing Conditions & Demo Plan.dwg



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SEAL
BRENDA SHACKLEFORD
REGISTERED ENGINEER
No. 2036006.33
TOMORROW'S ENGINEERS
STATE OF TENNESSEE
04/24/25

BOBBY RAY PARK
504 N Chancery St
McMinnville, Warren County, Tennessee
Map 059 M H - Parcel(s) 027.00

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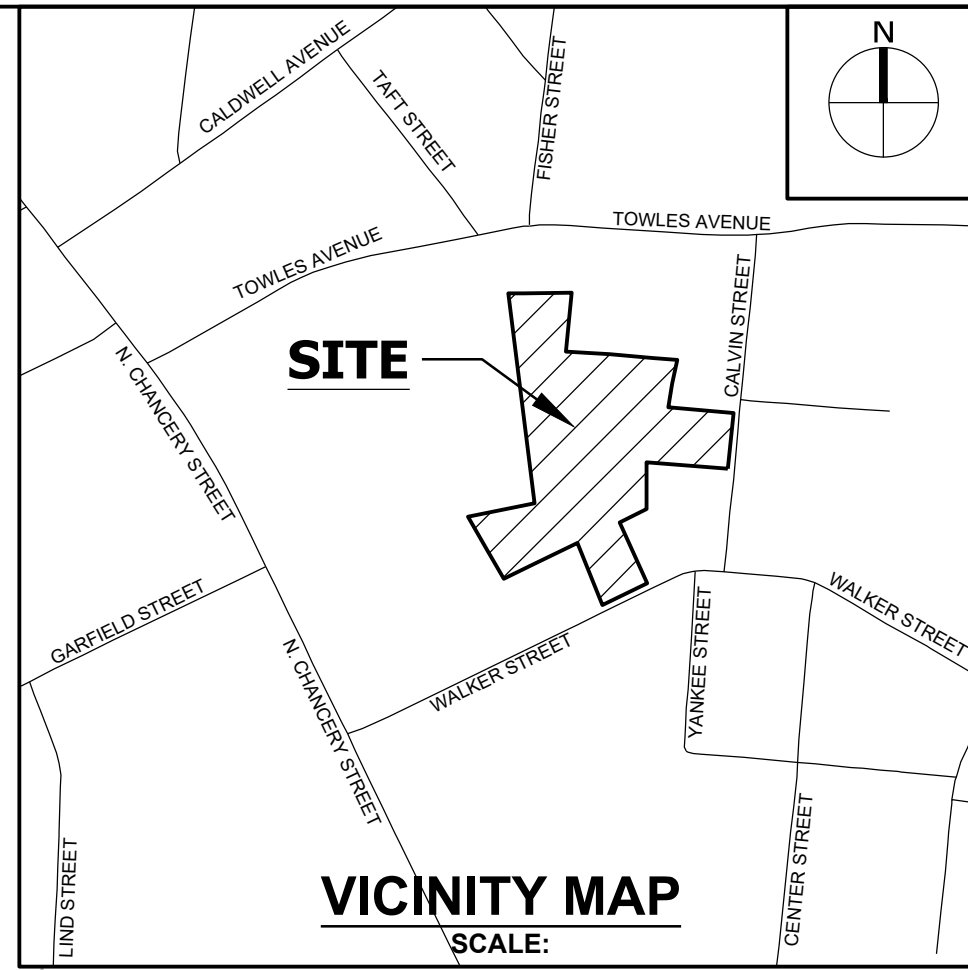
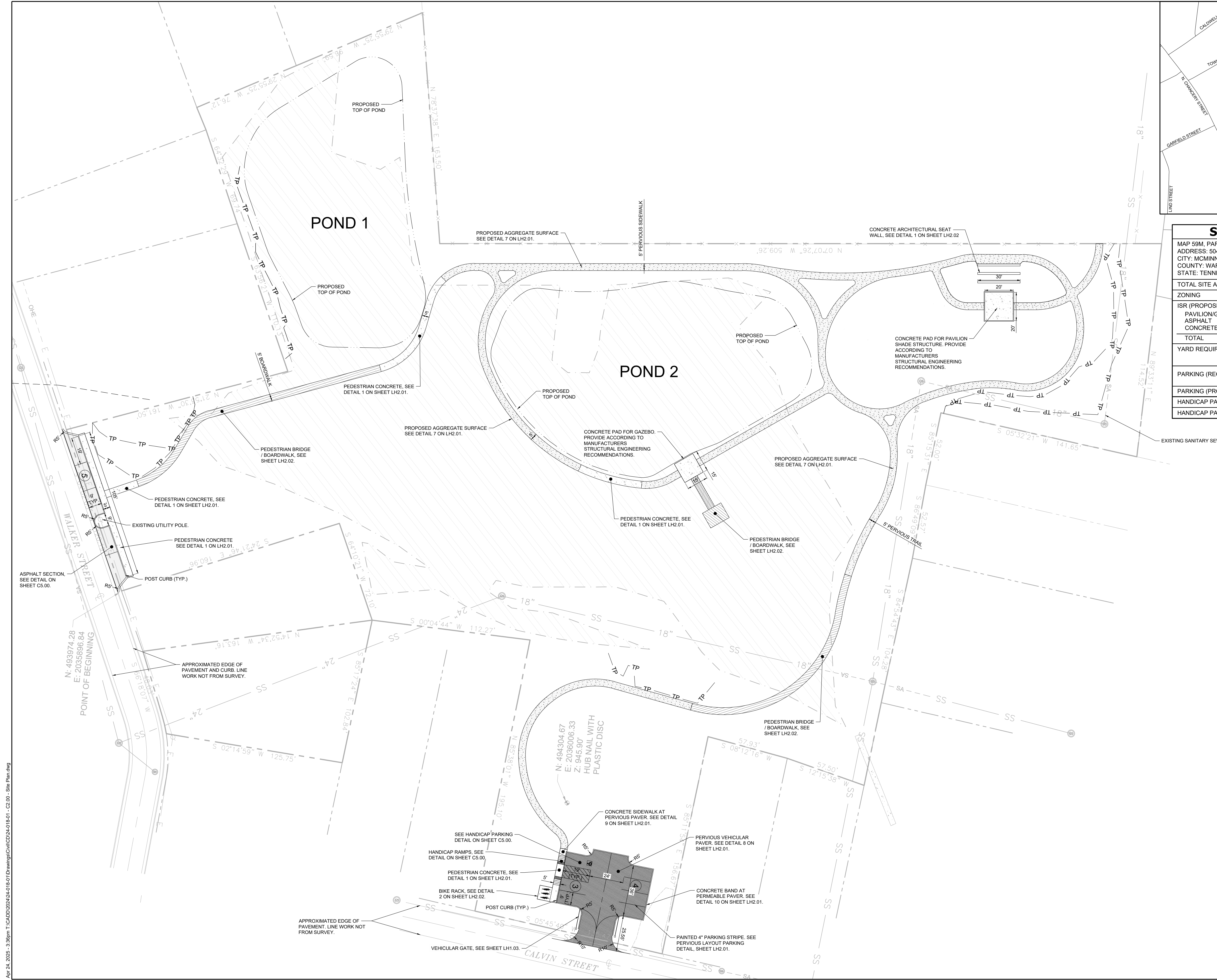
Rev	Description	Date

DRAWN BY:
CHECKED BY:
EXISTING CONDITIONS & DEMO PLAN
C1.00
PROJECT NO.: 24-018-01

MAP 059M, PARCEL 027.00

PROJECT BENCHMARK:
N: 494304.67
E: 2036006.33
ELEVATION: 945.90
DESCRIPTION: HUB NAIL WITH PLASTIC DISC

SCALE: 1"=30'



SITE DATA TABLE

MAP 059M, PARCEL 27.00
 ADDRESS: 504 N CHANCERY STREET
 CITY: McMINNVILLE
 COUNTY: WARREN
 STATE: TENNESSEE

TOTAL SITE ACRES	8.17± AC. (355,670 S.F.)
ZONING	CRC
ISR (PROPOSED)	
PAVILION/GAZEBO	625 S.F. (0.17%)
ASPHALT	0.0 S.F. (0%)
CONCRETE	1,076 S.F. (0.30%)
TOTAL	1,371 S.F. (0.47%)
YARD REQUIREMENTS	FRONT YARD: 35' SIDE YARD: 25' REAR YARD: 25'
PARKING (REQUIRED)	1 SPACE/ 4 PATRONS 34 EXPECTED PATRONS
PARKING (PROPOSED)	12 SPACES
HANDICAP PARKING (REQUIRED)	1 SPACES
HANDICAP PARKING (PROPOSED)	1 SPACES



BOBBY RAY PARK
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 Map 059 M.H. - Parcel(s) 027.00

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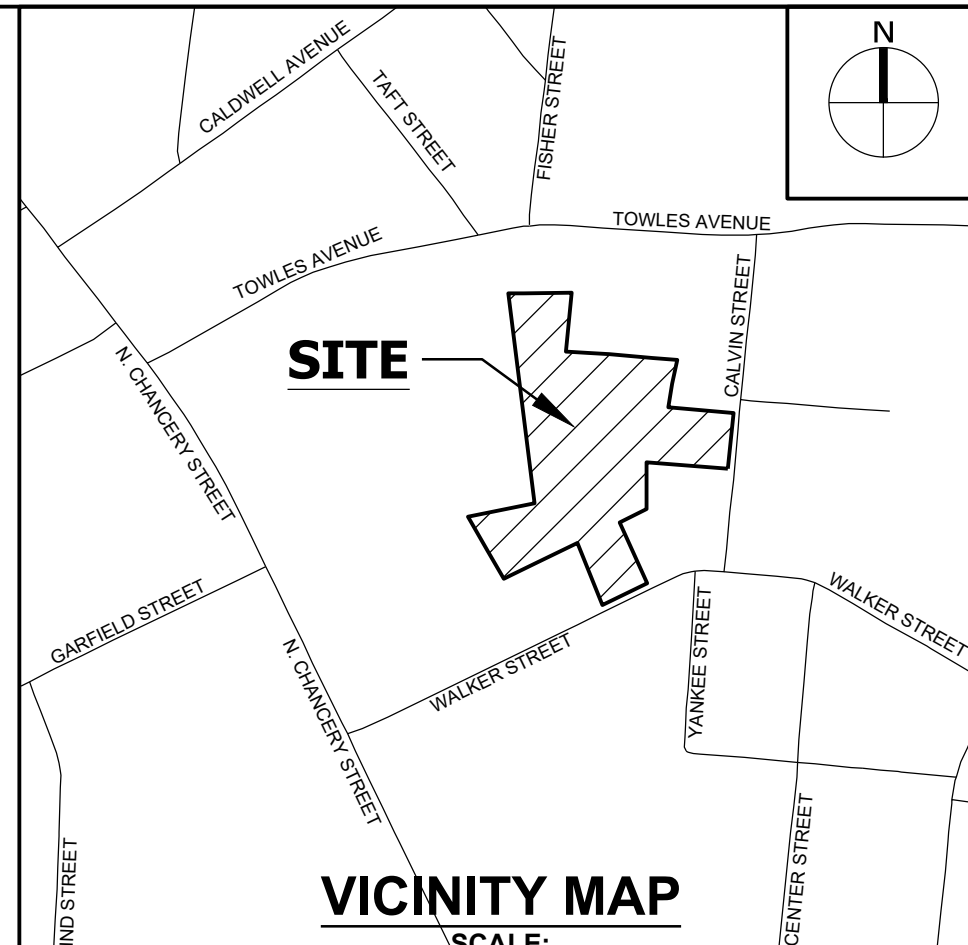
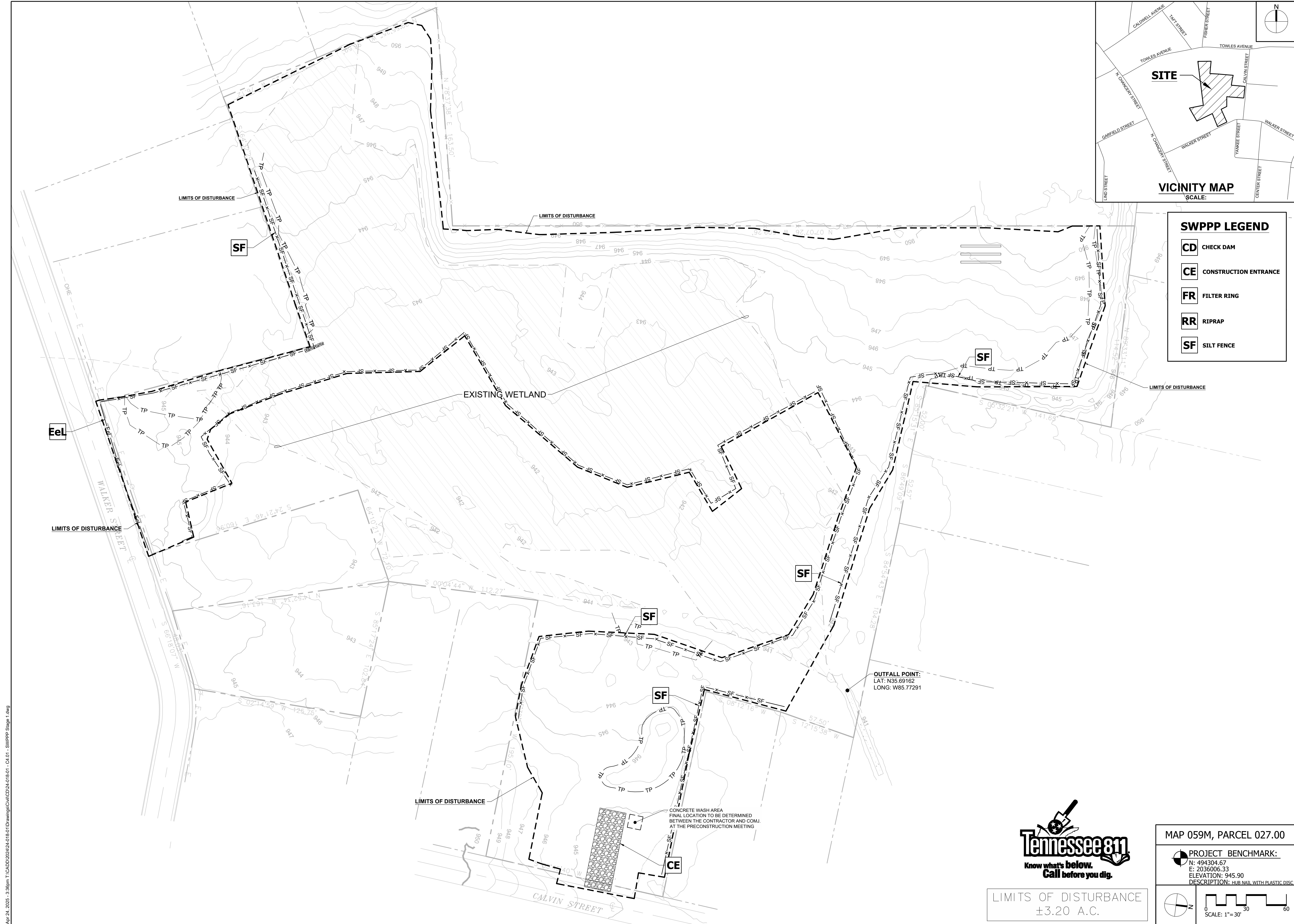
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 E: 2036006.33
 ELEVATION: 945.90
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SCALE: 1"=30'

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Apr 24, 2025, 3:36pm T:\CAD\2024\24-018-01\Drawings\Civil\CD4-018-01 - C4.01 - SWPPP Stage 1.dwg



- SWPPP LEGEND**
- CD** CHECK DAM
 - CE** CONSTRUCTION ENTRANCE
 - FR** FILTER RING
 - RR** RIPRAP
 - SF** SILT FENCE

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SWPPP STAGE 1

MAP 059M, PARCEL 027.00

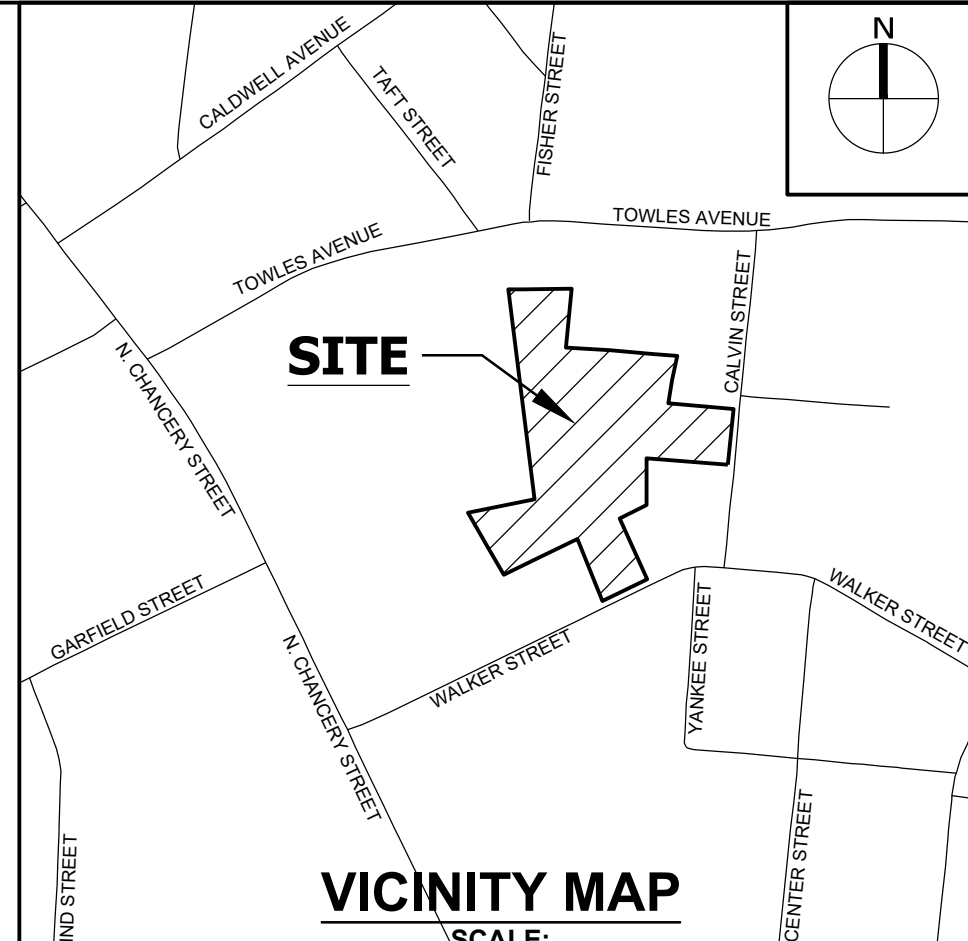
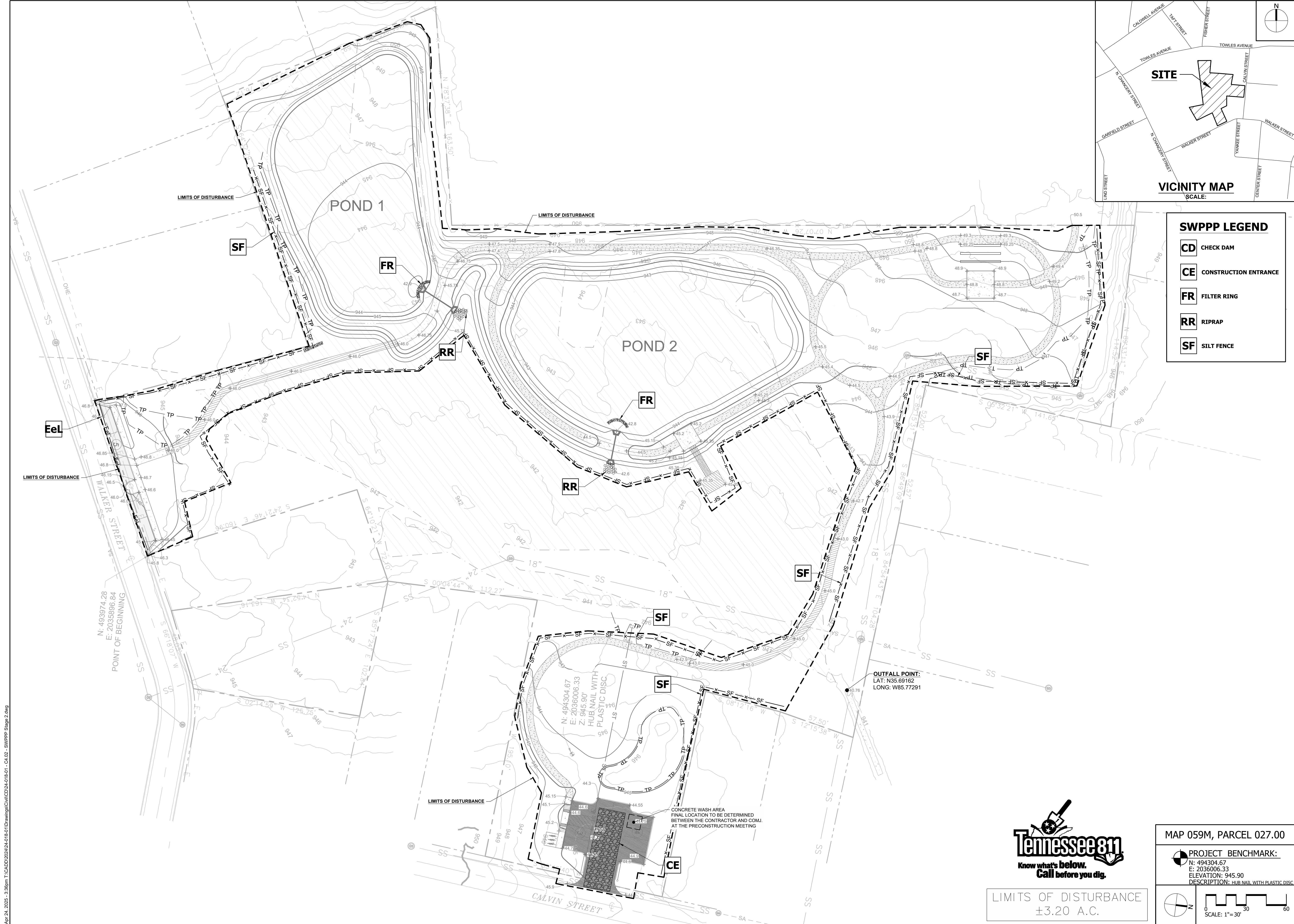
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N: 494304.67
E: 2036006.33
ELEVATION: 945.90
DESCRIPTION: HUB NAIL WITH PLASTIC DISC

SCALE: 1"=30'



LIMITS OF DISTURBANCE
±3.20 A.C.

C4.01
PROJECT NO.: 24-018-01



- SWPPP LEGEND**
- CD** CHECK DAM
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BOBBY RAY PARK
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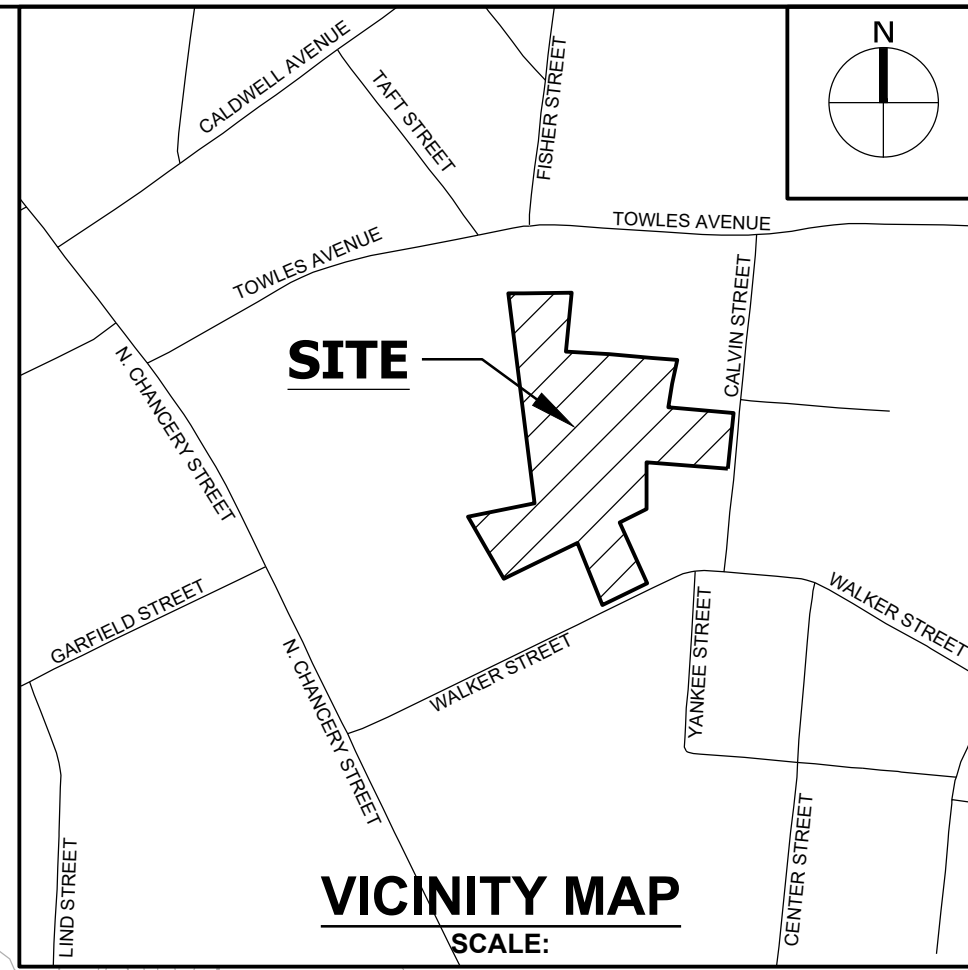
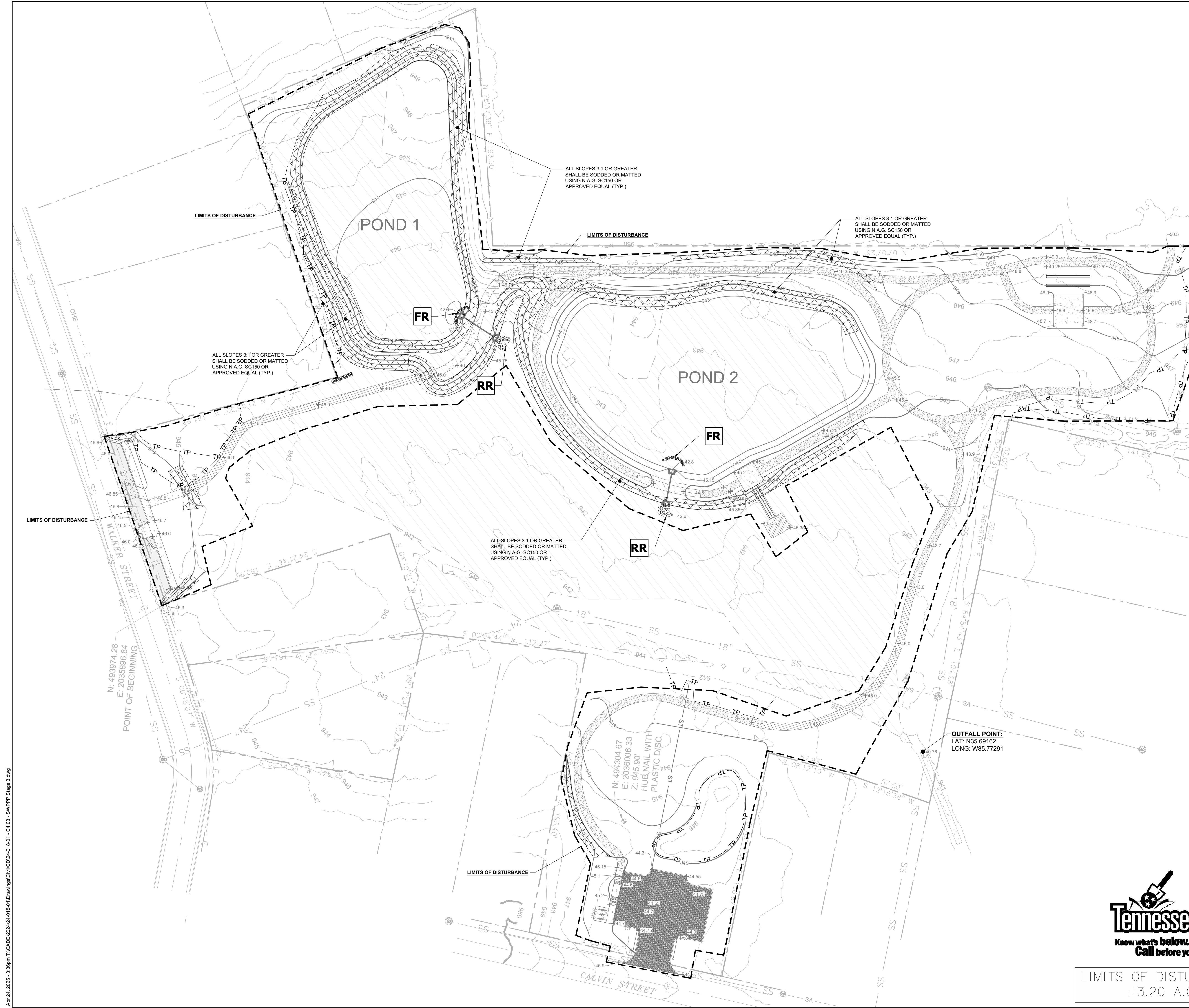
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PROJECT BENCHMARK:
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 E: 2036006.33
 ELEVATION: 945.90
 DESCRIPTION: HUB NAIL WITH PLASTIC DISC

SCALE: 1"=30'

DRAWN BY:
 CHECKED BY:
SWPPP STAGE 2
C4.02
 PROJECT NO.: 24-018-01

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- SWPPP LEGEND**
- CD** CHECK DAM
 - CE** CONSTRUCTION ENTRANCE
 - FR** FILTER RING
 - RR** RIPRAP
 - SF** SILT FENCE



BOBBY RAY PARK
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McMinnville, Warren County, Tennessee
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ISSUE DATE: 04-24-2025

REVISION HISTORY:

Rev	Description	Date

DRAWN BY:
CHECKED BY:
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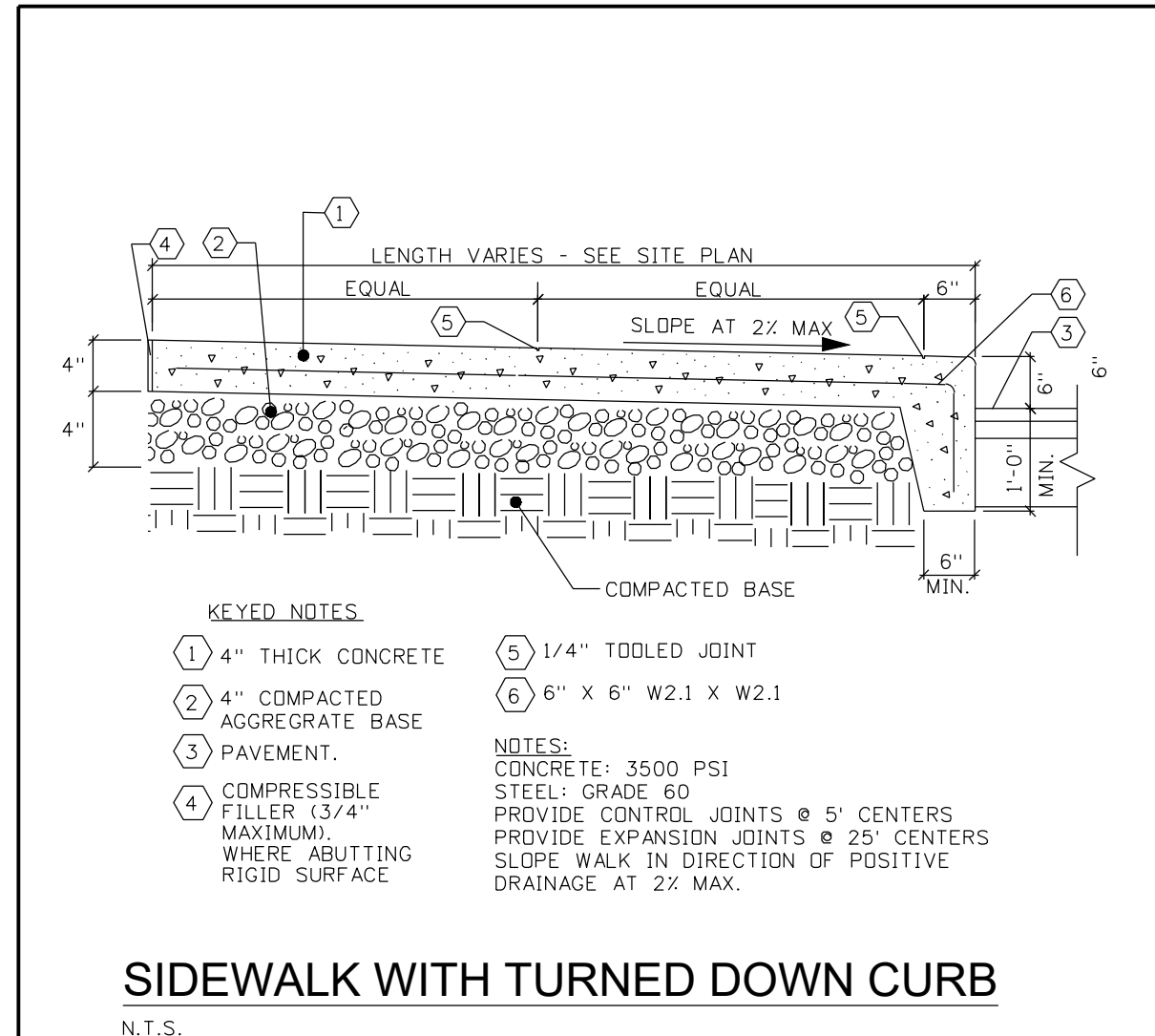
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±3.20 A.C.

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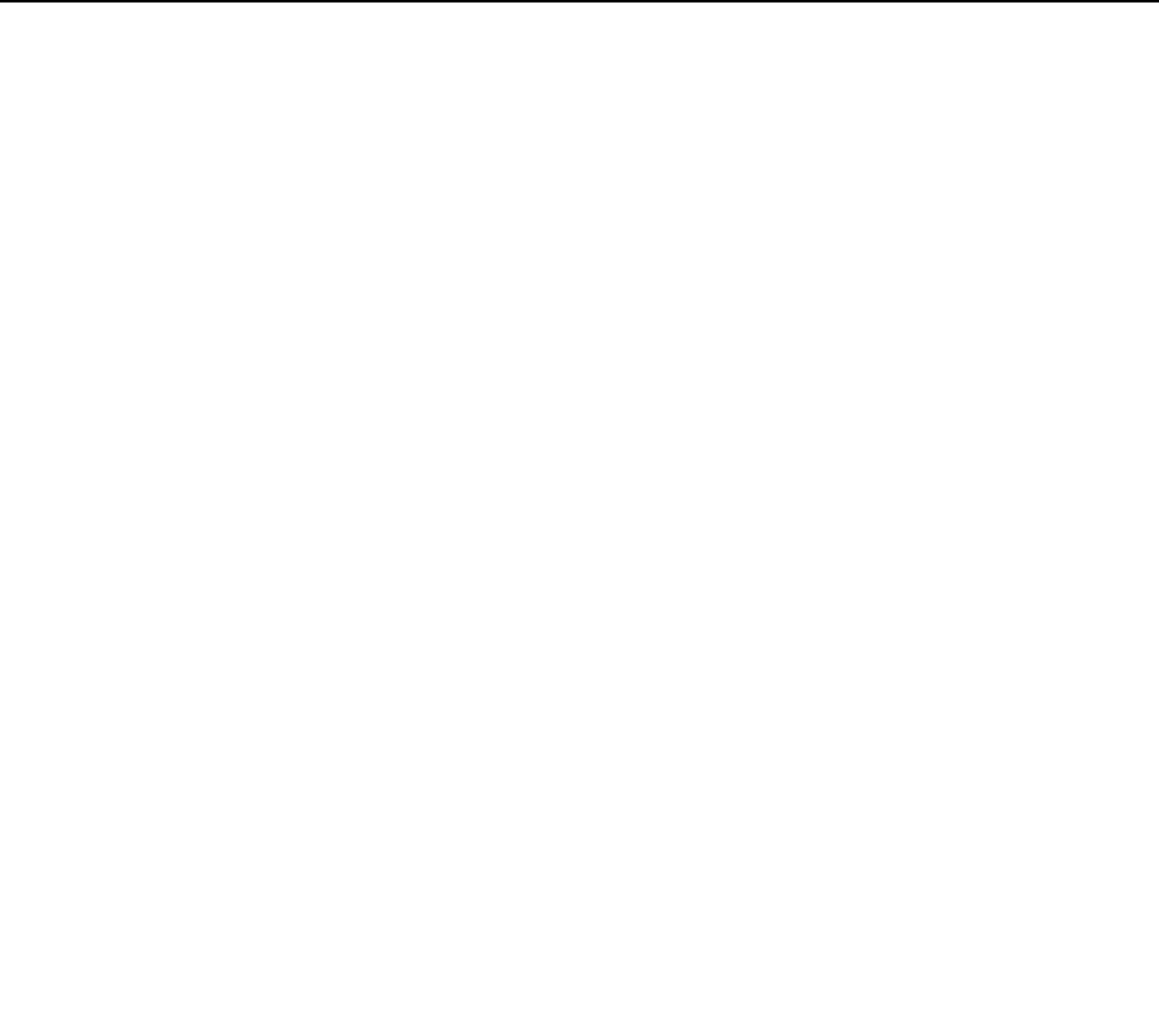
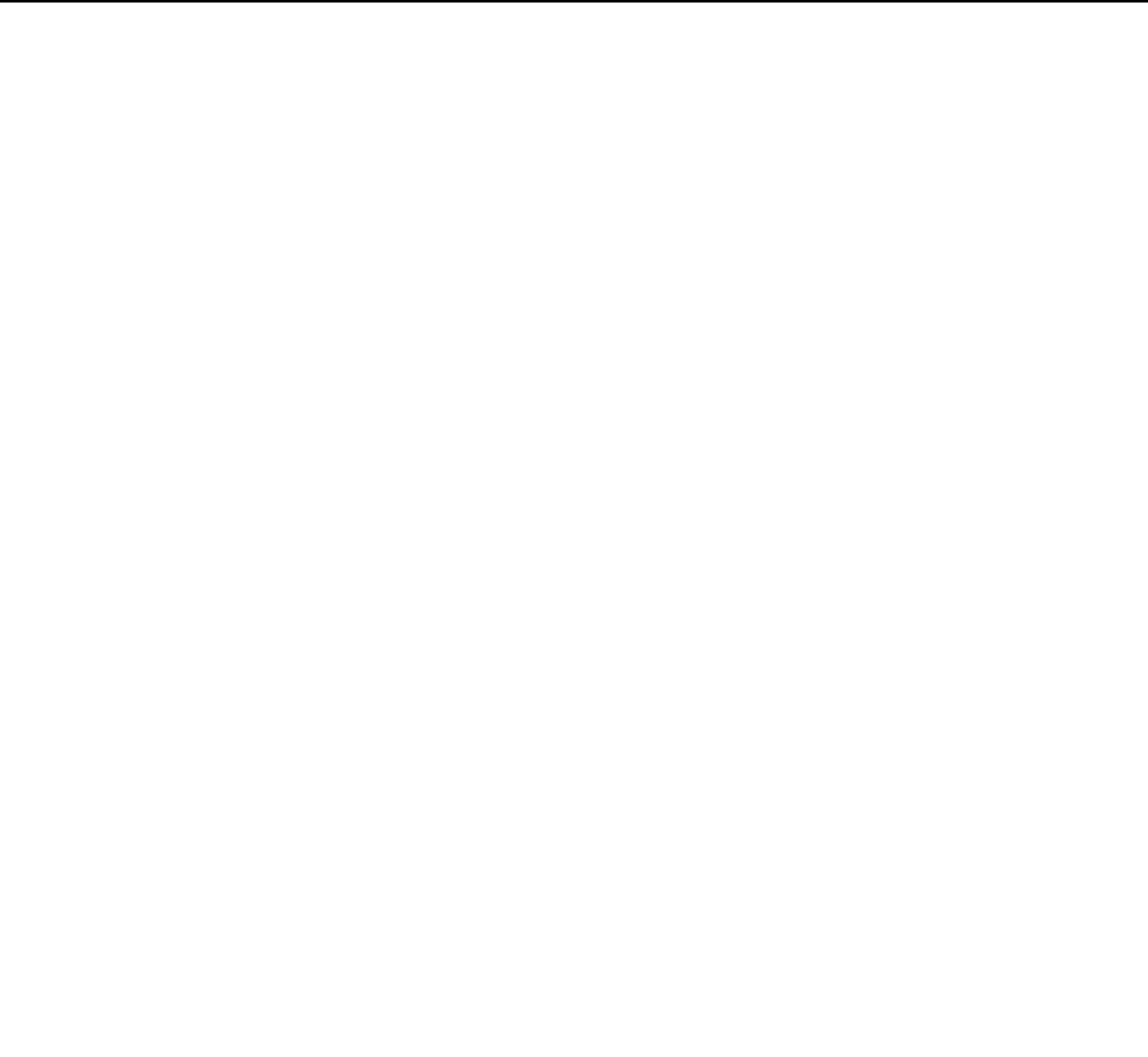
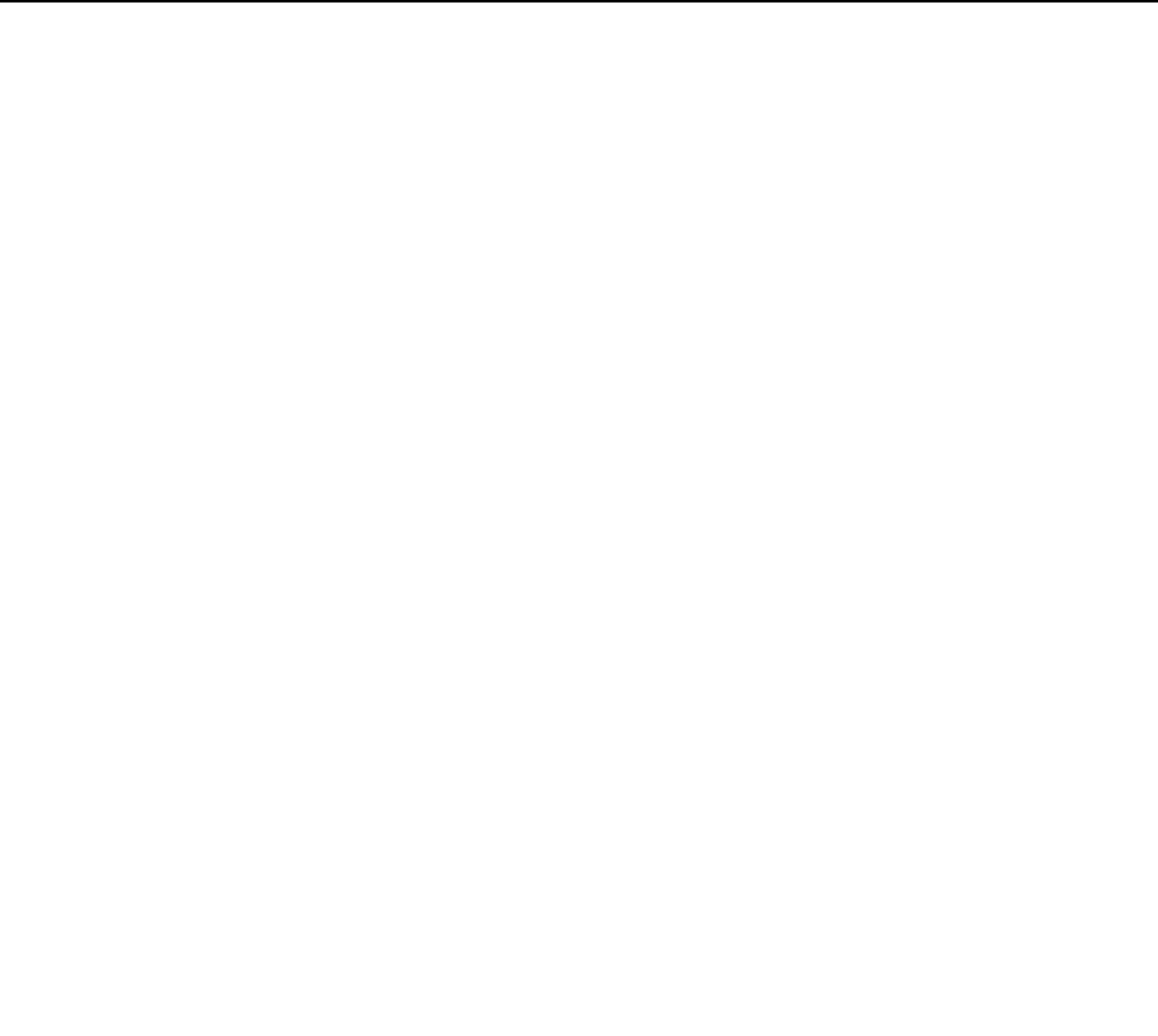
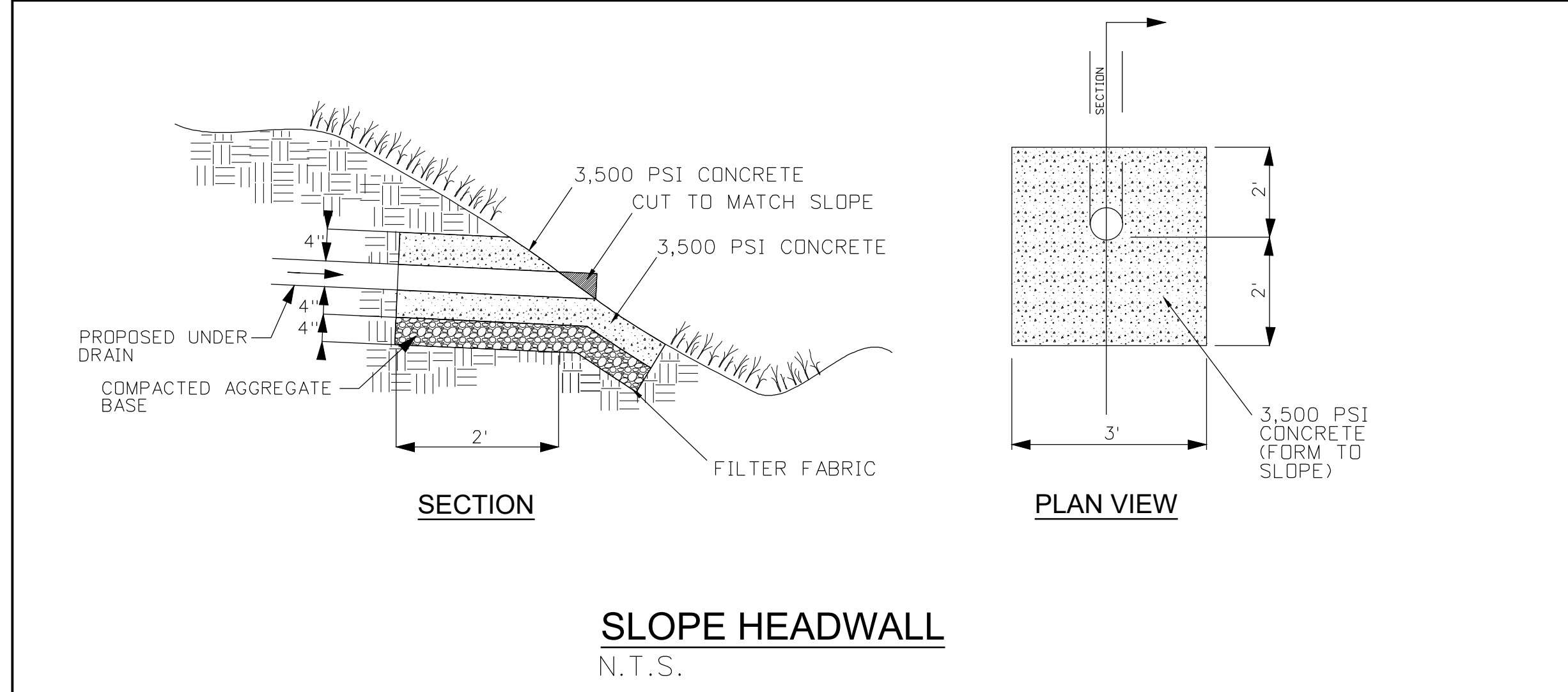
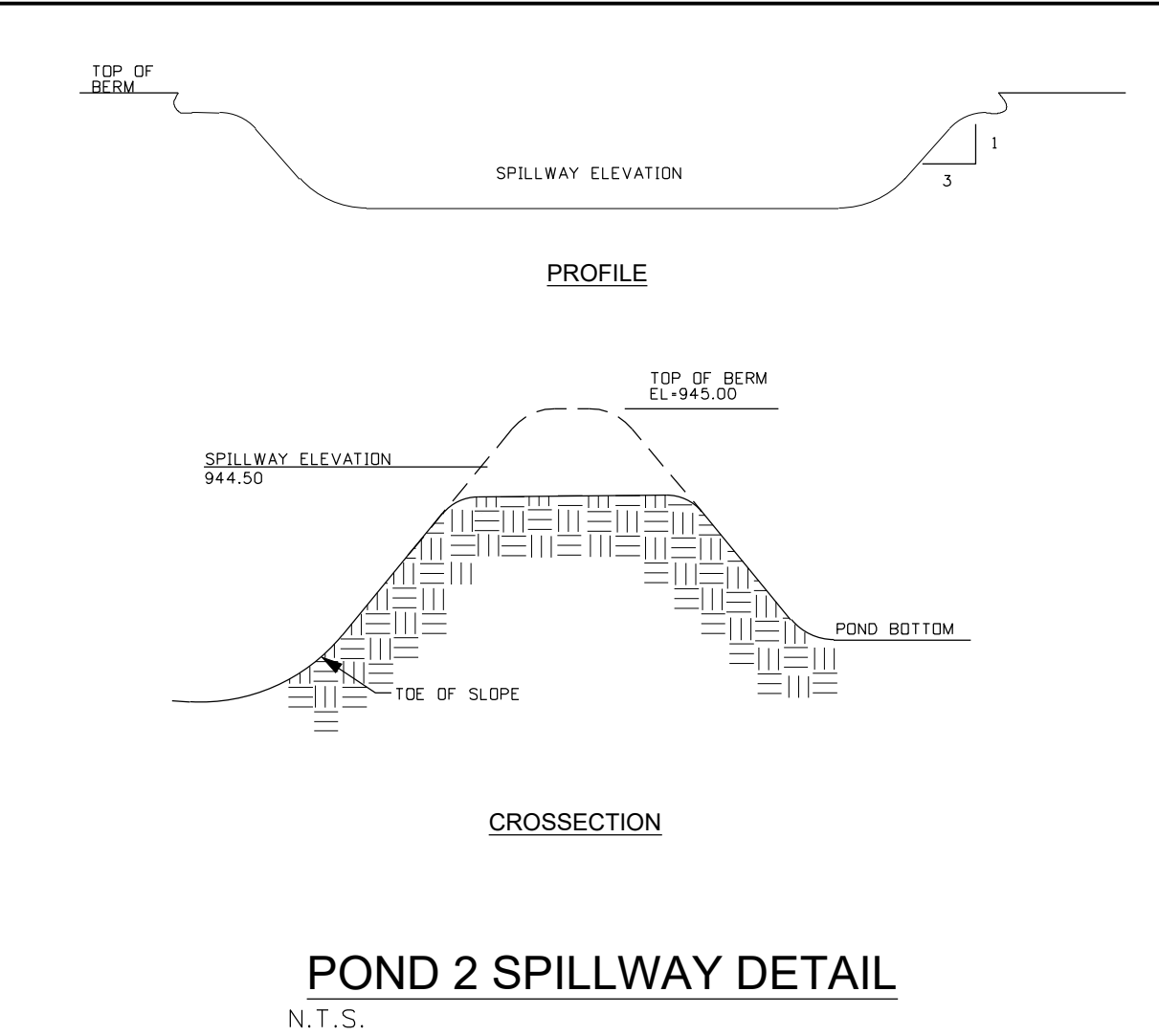
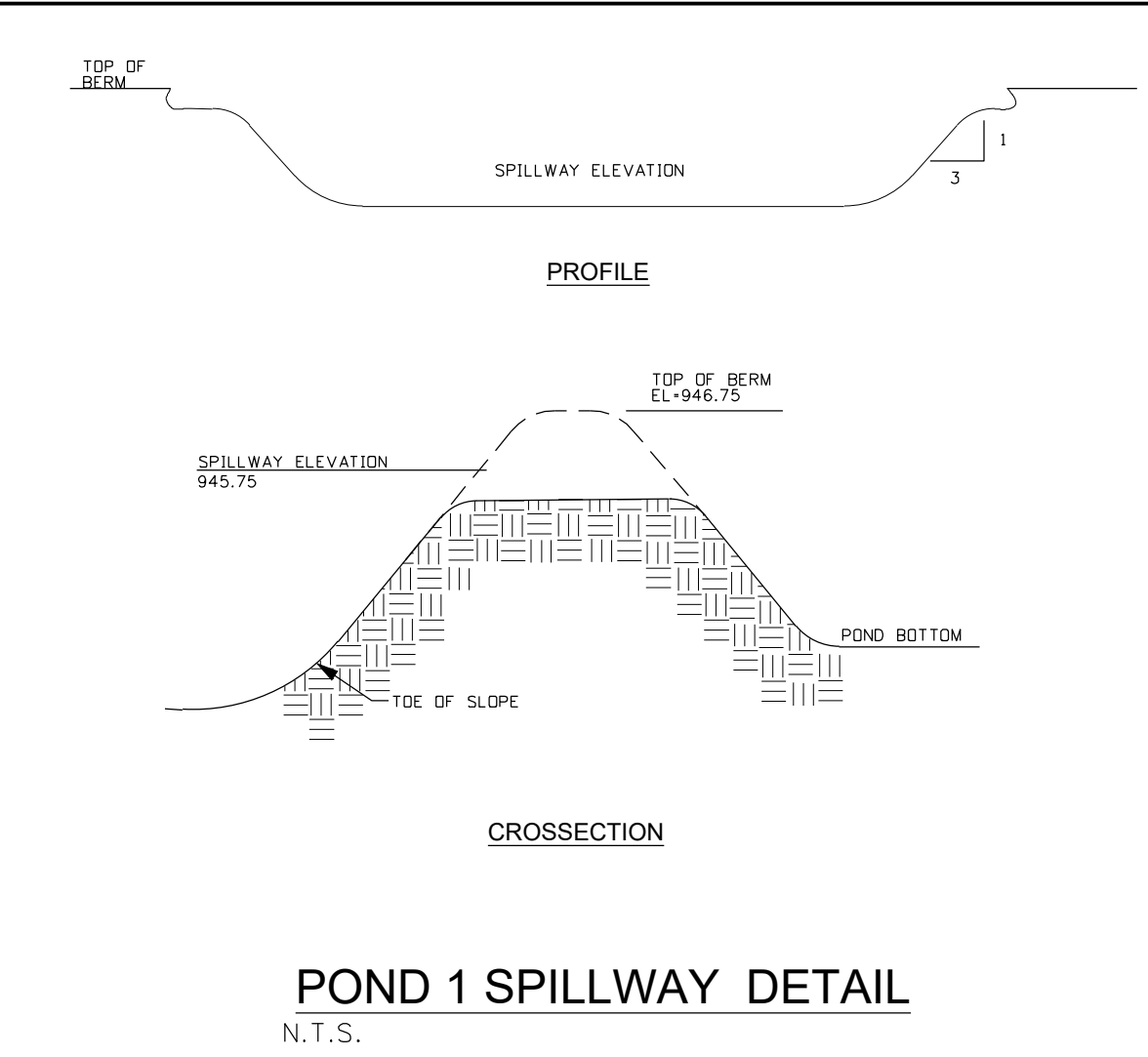
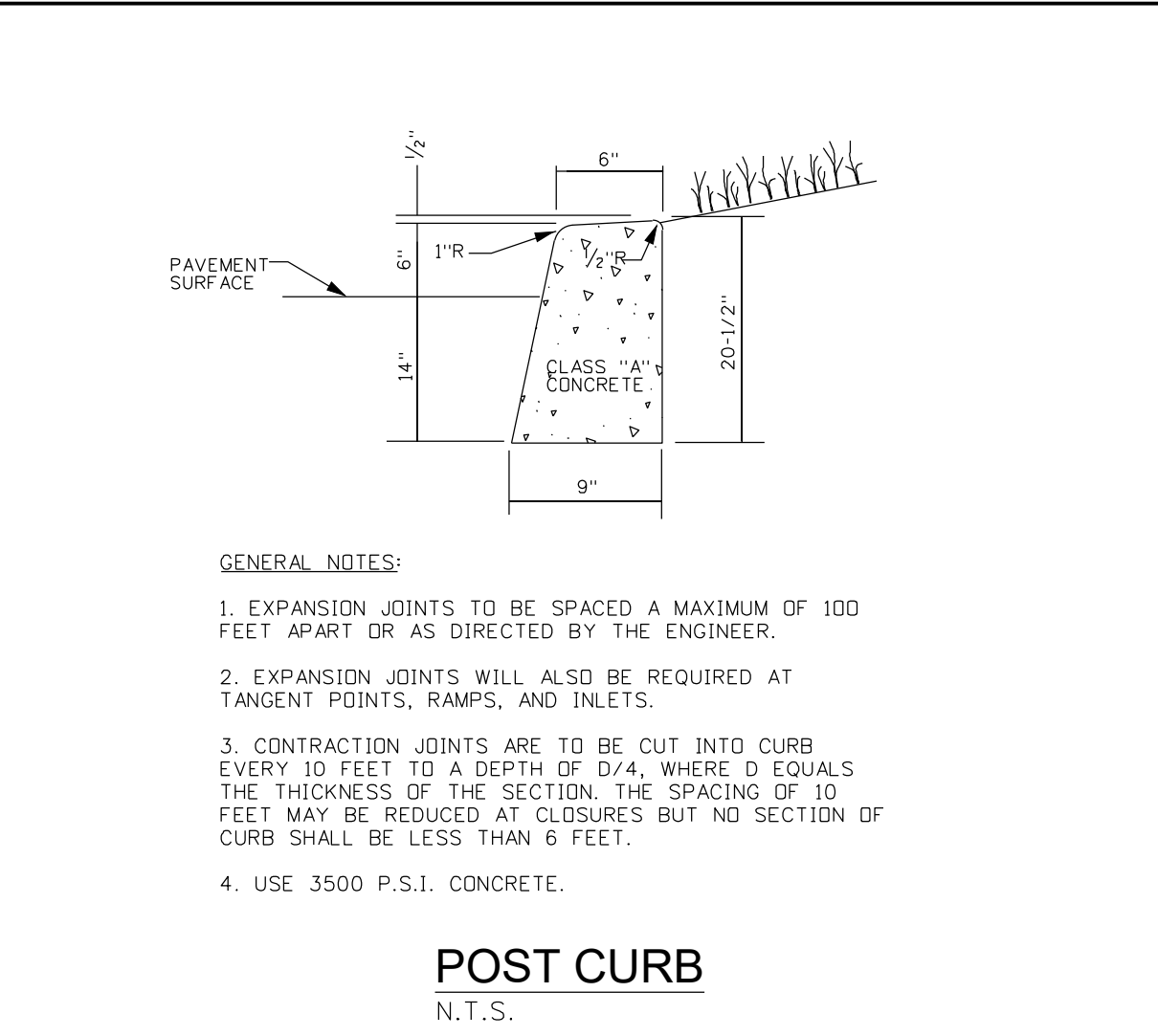
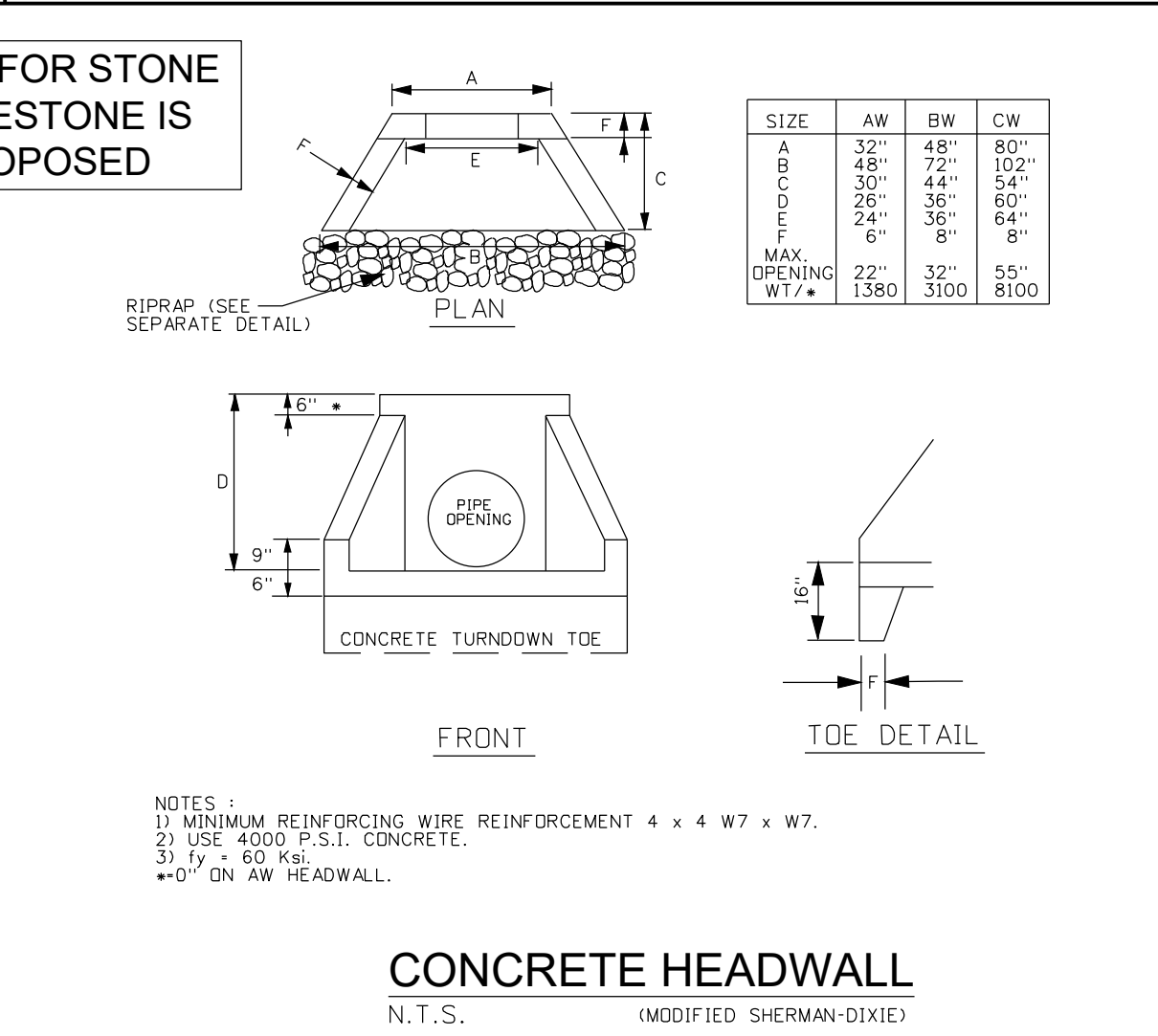
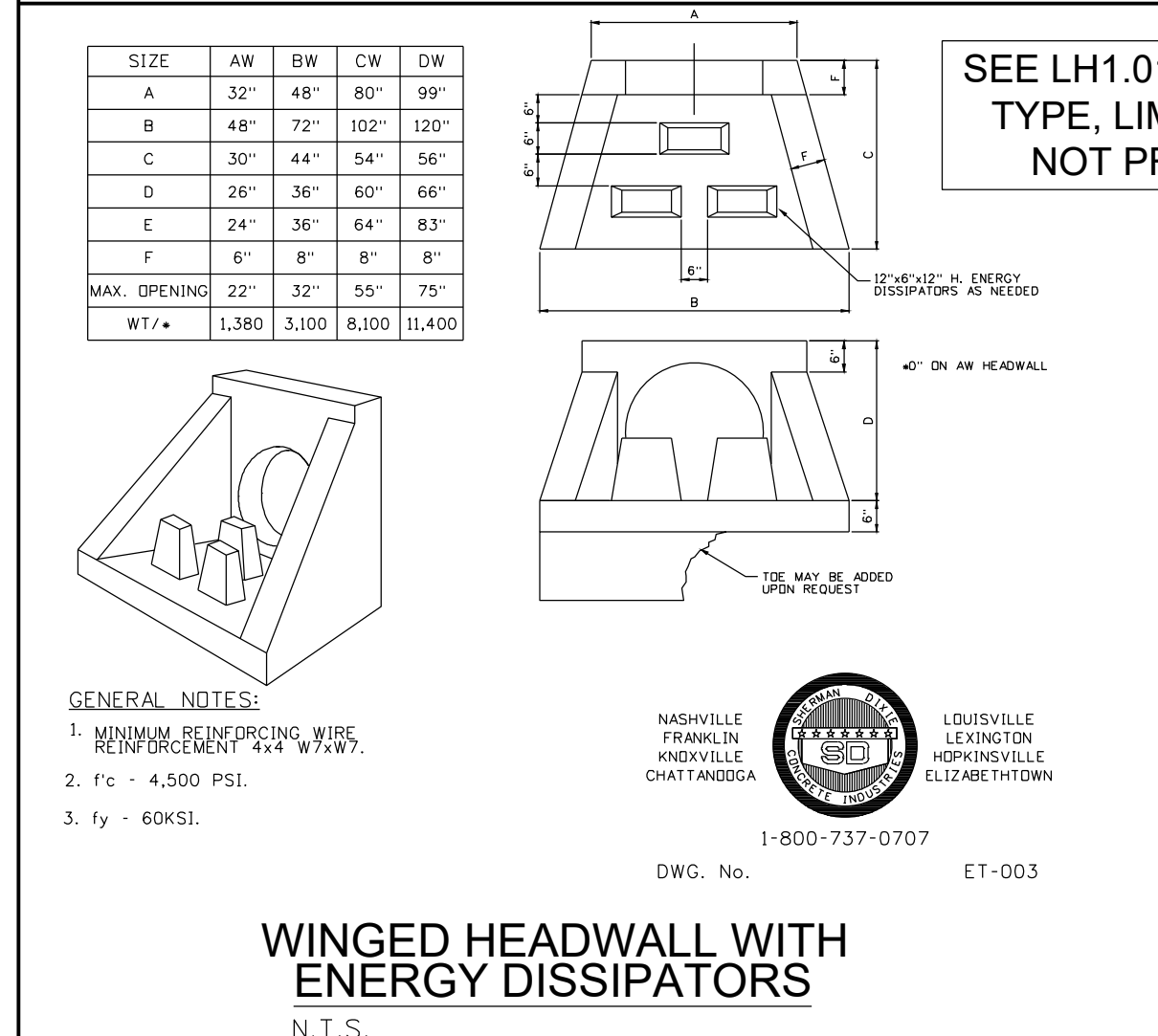
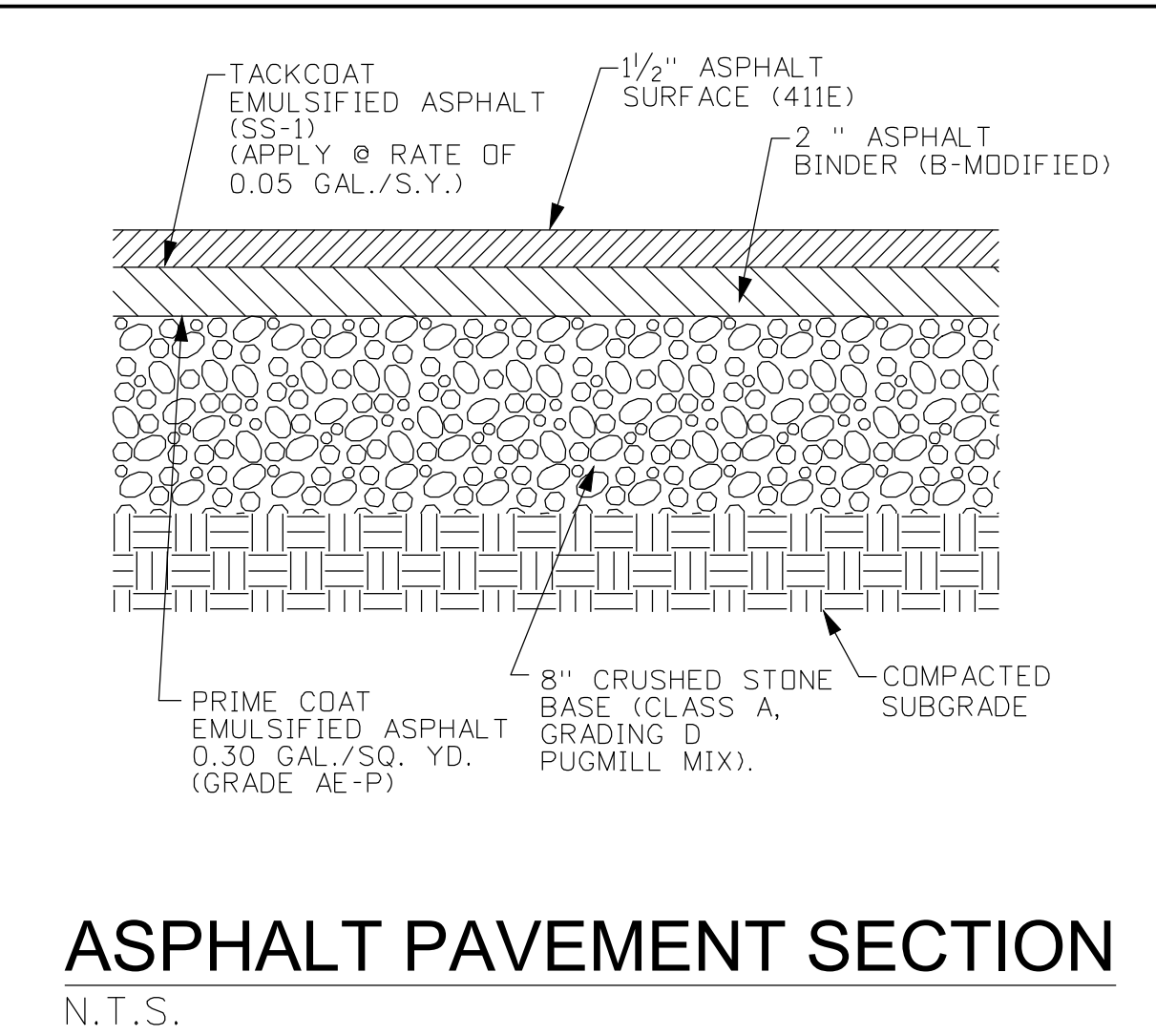
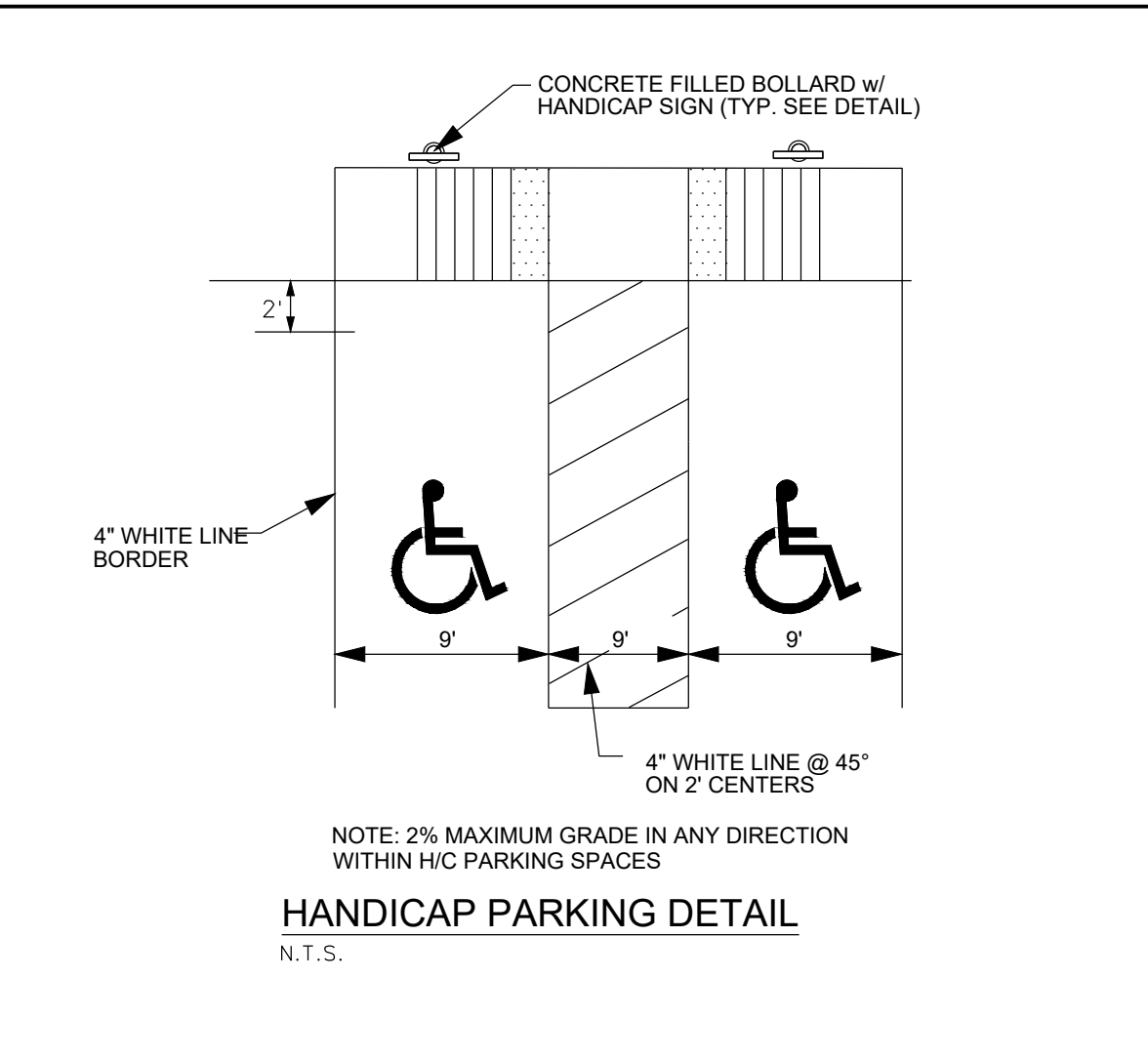
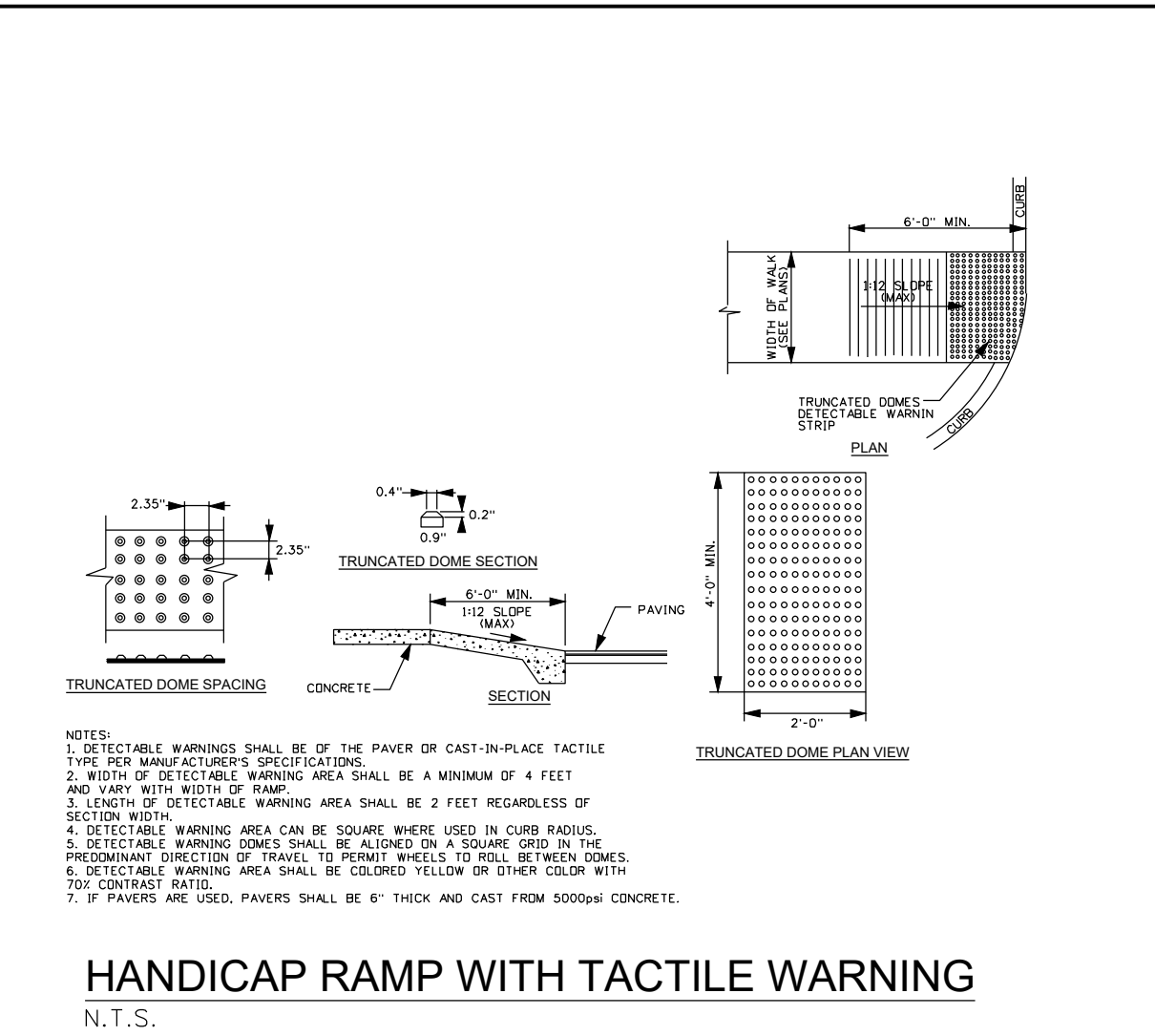
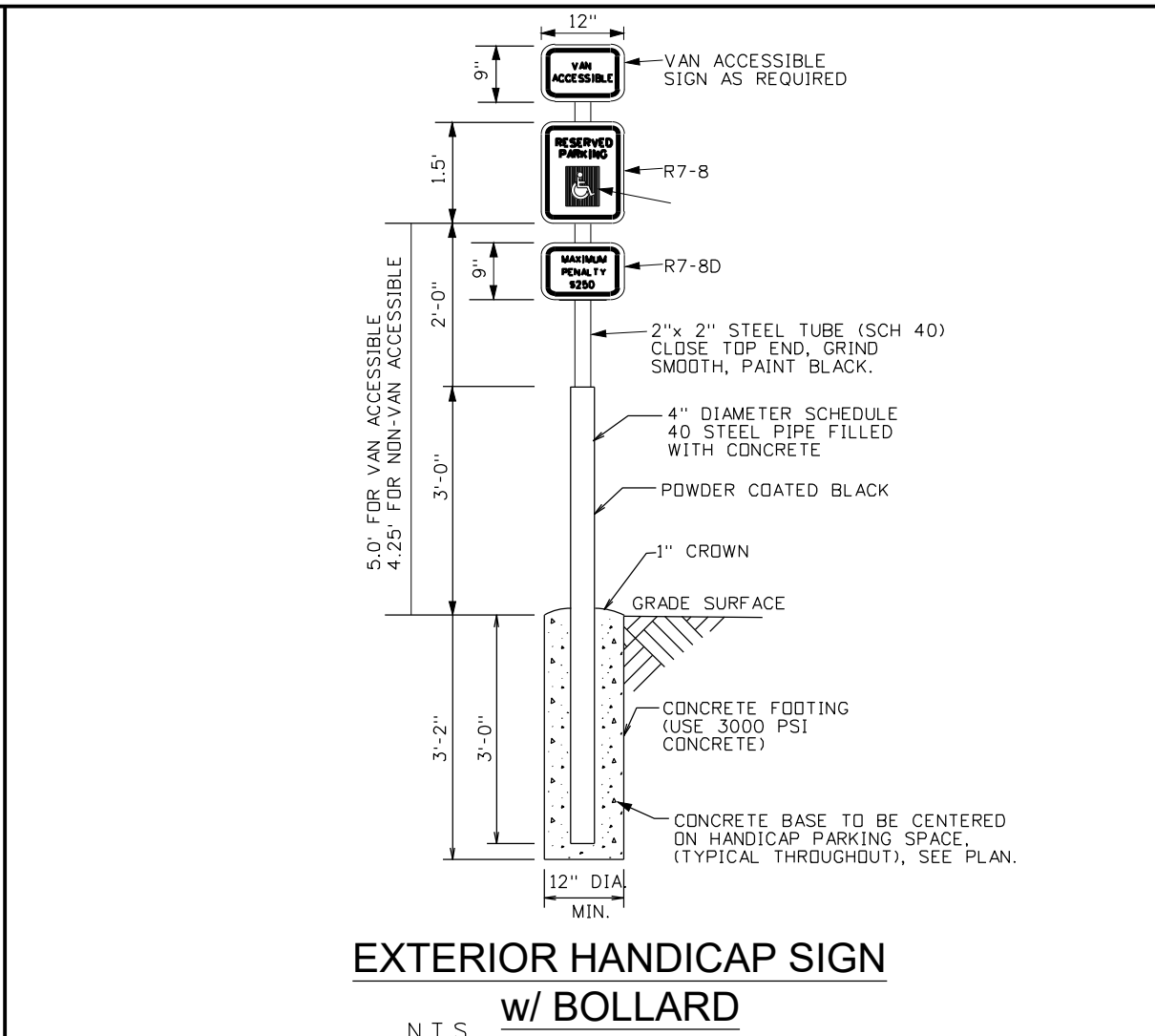
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N: 494304.67
E: 2036006.33
ELEVATION: 945.90'
DESCRIPTION: HUB NAIL WITH PLASTIC DISC

C4.03
PROJECT NO.: 24-018-01

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SIDEWALK WITH TURNED DOWN CURB
N.T.S.



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BRENDA SHACKELFORD
 REGISTERED ENGINEER
 STATE OF TENNESSEE
 No. 04124125

BOBBY RAY PARK
 504 N Chancery St
 McMinnville, Warren County, Tennessee
 Map 059 M H - Parcel(s) 027.00

ISSUE SET:
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CIVIL DETAILS

C5.00
 PROJECT NO.: 24-018-01

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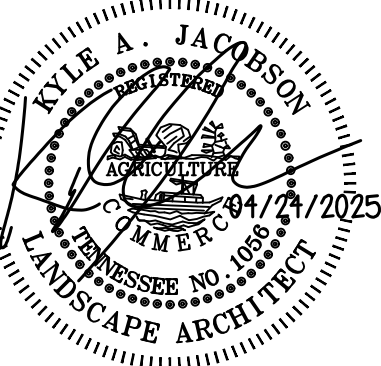


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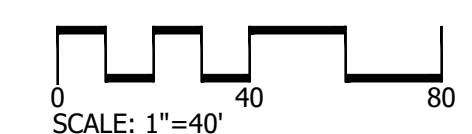
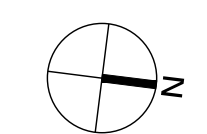
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OVERALL KEY MAP

L0.02

PROJECT NO.: 24-018-01

1 OVERALL KEY MAP



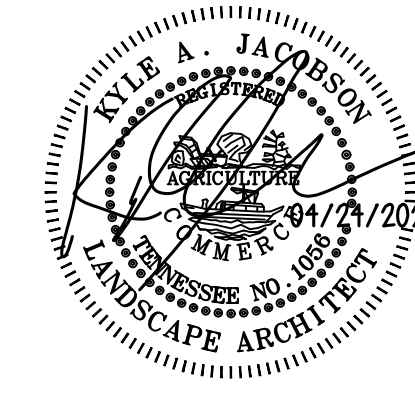
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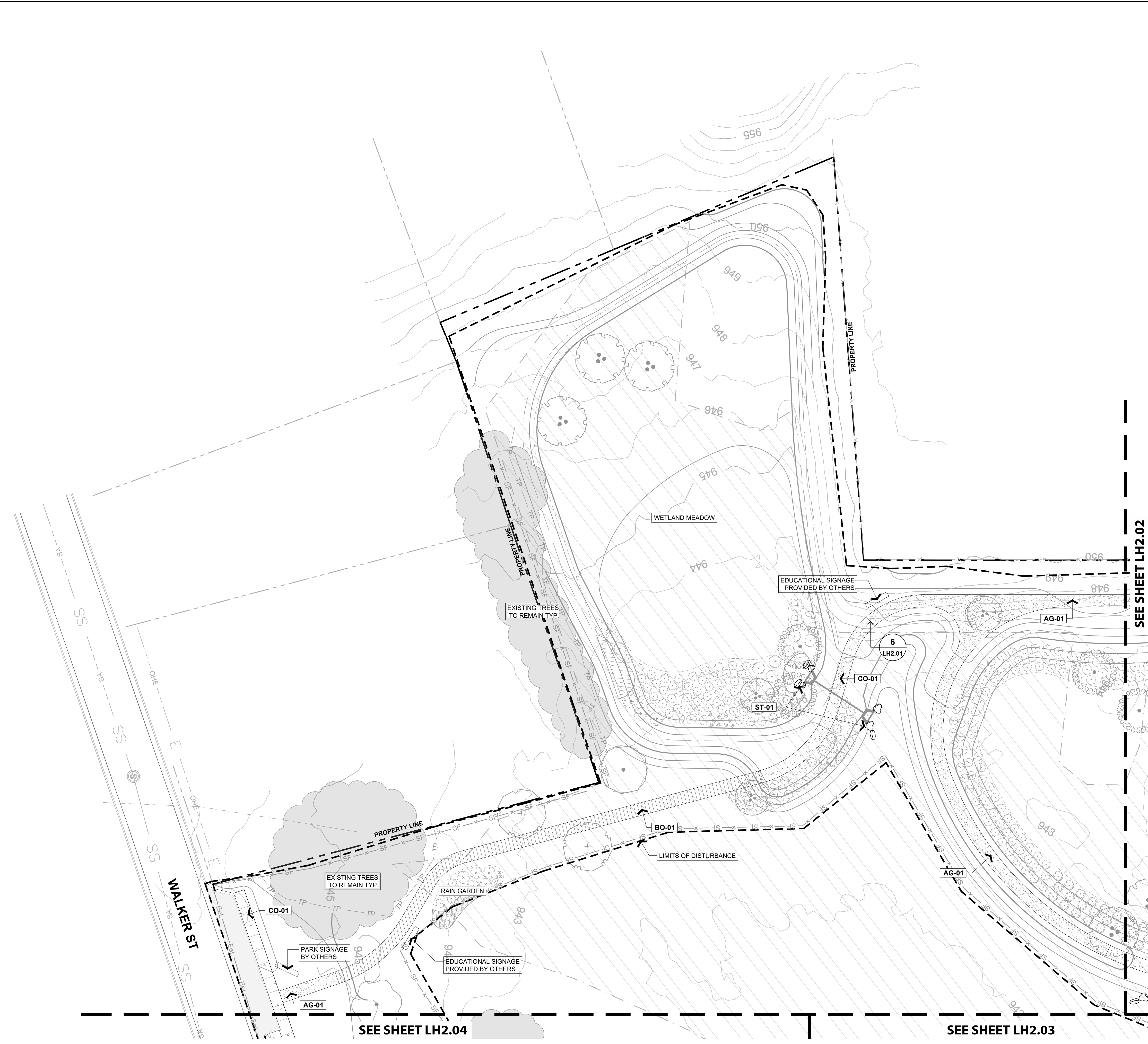
HARDSCAPE PLAN

LH1.01
PROJECT NO.: 24-018-01

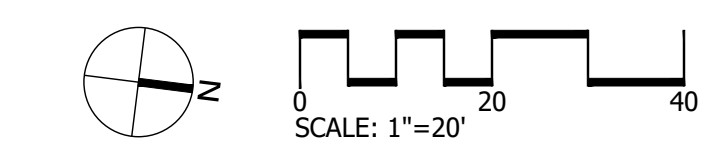
HARDSCAPE LEGEND

SYMBOL	CODE	DESCRIPTION	DETAIL
AMENITIES			
	A-01	20'X20' POLIGON SHADE STRUCTURE BUILDING TYPE: SQR-20 ROOF TYPE: MULTI-RIB	
	A-02	14'X14' CEDAR RECTANGULAR GAZEBO	
	A-03	VEHICULAR GATE STYLE: H SERIES TUBULAR BARRIER DOUBLE GATE KIT - ALUMINIUM, 27" WIDE, 4' HEIGHT ITEM #: BARRIER-GATE-H-ALUM-DBL	
	A-04	BIKE RACK	2/LH2.02
AGGREGATE			
	AG-01	SLATESCAPE TRAIL MIX	6/LH2.01
BOARDWALK			
	BO-01	PEDESTRIAN BRIDGE / BOARDWALK	3/LH2.02
CONCRETE			
	CO-01	PEDESTRIAN CONCRETE	1/LH2.01
PAVERS			
	PA-01	PERVIOUS VEHICULAR PAVER: WAUSAU RIVERSIDE 3-1/8" (80 MM) THICK 4"X8" RECTANGULAR PAVER - HERRINGBONE PATTERN WITH SOLDIER COURSE BORDER	5/LH2.01
STONE			
	ST-01	NATURAL LIMESTONE BOULDERS	
WALLS			
	WA-01	CONCRETE ARCHITECTURAL SEAT WALL	1/LH2.02

- BOULDER SIZING AND PLACEMENT NOTES:**
- CONTRACTOR TO PROVIDE:
(4) BOULDERS SIZED BETWEEN 2'-3';
(6) BOULDERS SIZED BETWEEN 3'-4';
(6) BOULDERS SIZED BETWEEN 4'-5';
BOULDERS ARE TO BE NATURAL, IN APPEARANCE AND IRREGULAR IN SHAPE.
 - PLACE BOULDERS ALONG THE EDGES OF THE HEADWALL TO CREATE A NATURALIZED TRANSITION INTO THE SURROUNDING GRADE.
 - VARY ORIENTATION AND GROUP SIZES TO AVOID UNIFORMITY; STAGGER HEIGHTS AND ANGLES.
 - PARTIALLY BURY EACH BOULDER BY APPROXIMATELY 1/3 OF HEIGHT.
 - FINAL PLACEMENT TO BE REVIEWED AND APPROVED BY LANDSCAPE ARCHITECT.
 - CONTRACTOR TO COORDINATE WITH SITE GRADING CONTRACTOR TO UTILIZE SUITABLE ON-SITE BOULDERS UNCOVERED DURING EXCAVATION WHEN POSSIBLE; COORDINATE WITH LANDSCAPE ARCHITECT TO DETERMINE ACCEPTABILITY.



1 **HARDSCAPE PLAN**

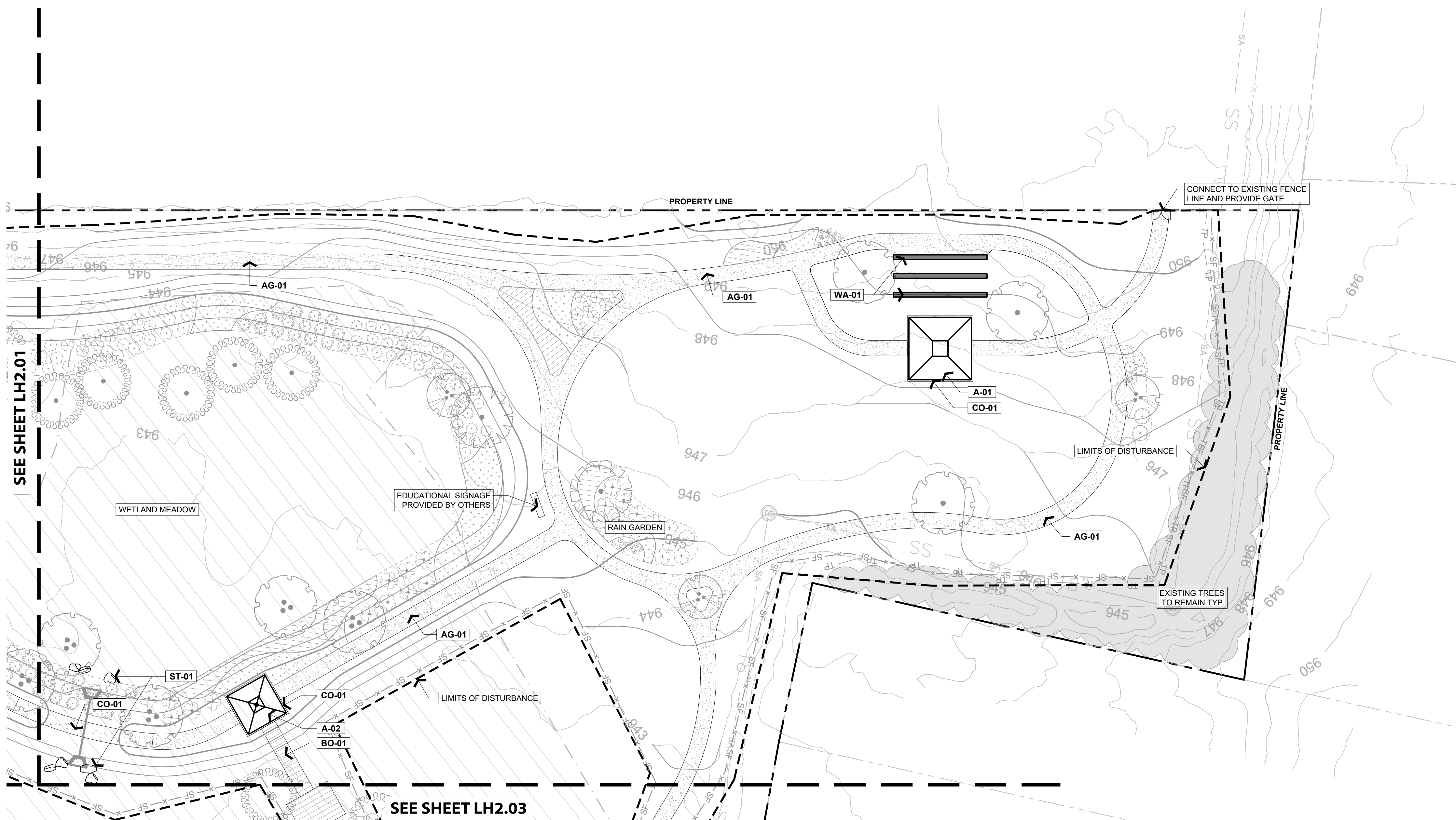


SEE SHEET LH2.04

SEE SHEET LH2.03

SEE SHEET LH2.02

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SEE SHEET LH2.01

SEE SHEET LH2.03

HARDSCAPE LEGEND

SYMBOL	CODE	DESCRIPTION	DETAIL
AMENITIES			
	A-01	20'X20' POLYGON SHADE STRUCTURE BUILDING TYPE: SQR-20 ROOF TYPE: MULTI-RIB	
	A-02	14'X14' CEDAR RECTANGULAR GAZEBO	
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	A-04	BIKE RACK	2/LH2.02
AGGREGATE			
	AG-01	SLATESCAPE TRAIL MIX	6/LH2.01
BOARDWALK			
	BO-01	PEDESTRIAN BRIDGE / BOARDWALK	3/LH2.02
CONCRETE			
	CO-01	PEDESTRIAN CONCRETE	1/LH2.01
PAVERS			
	PA-01	PERVIOUS VEHICULAR PAVER: WAUSAU RIVERSIDE 3-1/8" (80 MM) THICK 4"X8" RECTANGULAR PAVER - HERRINGBONE PATTERN WITH SOLDIER COURSE BORDER	5/LH2.01
STONE			
	ST-01	NATURAL LIMESTONE BOULDERS	
WALLS			
	WA-01	CONCRETE ARCHITECTURAL SEAT WALL	1/LH2.02

BOULDER SIZING AND PLACEMENT NOTES:

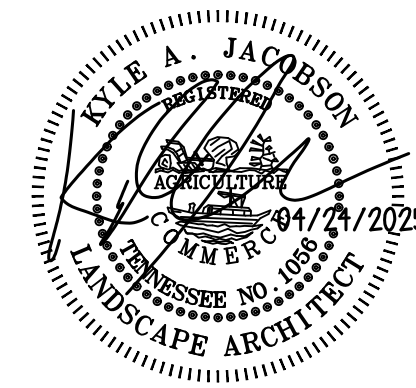
- CONTRACTOR TO PROVIDE:
 - BOULDERS SIZED BETWEEN 2'-3'
 - BOULDERS SIZED BETWEEN 3'-4'
 - BOULDERS SIZED BETWEEN 4'-5'
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SEAL



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Map 059 M H - Parcel(s) 027.00

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DRAWN BY: KAB
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HARDSCAPE PLAN

LH1.02

PROJECT NO.: 24-018-01

1 HARDSCAPE PLAN

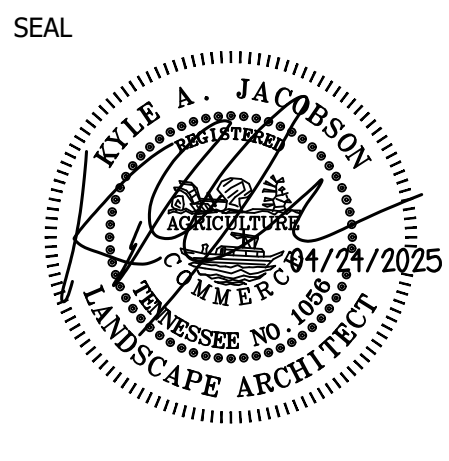
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1 HARDSCAPE PLAN

HARDSCAPE LEGEND

SYMBOL	CODE	DESCRIPTION	DETAIL
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	A-01	20'X20' POLIGON SHADE STRUCTURE BUILDING TYPE: SQR-20 ROOF TYPE: MULTI-RIB	
	A-02	14'X14' CEDAR RECTANGULAR GAZEBO	
	A-03	VEHICULAR GATE STYLE: H SERIES TUBULAR BARRIER DOUBLE GATE KIT - ALUMINIUM, 27' WIDE, 4' HEIGHT ITEM #: BARRIER-GATE-H-ALUM-DBL	
	A-04	BIKE RACK	2/LH2.02
AGGREGATE			
	AG-01	SLATESCAPE TRAIL MIX	6/LH2.01
BOARDWALK			
	BO-01	PEDESTRIAN BRIDGE / BOARDWALK	3/LH2.02
CONCRETE			
	CO-01	PEDESTRIAN CONCRETE	1/LH2.01
PAVERS			
	PA-01	PERVIOUS VEHICULAR PAVER: WAUSAU RIVERSIDE 3-1/8" (80 MM) THICK 4"X8" RECTANGULAR PAVER - HERRINGBONE PATTERN WITH SOLDIER COURSE BORDER	5/LH2.01
STONE			
	ST-01	NATURAL LIMESTONE BOULDERS	
WALLS			
	WA-01	CONCRETE ARCHITECTURAL SEAT WALL	1/LH2.02



BOBBY RAY PARK
504 N Chancery St
McMinnville, Warren County, Tennessee
Map 059 M H - Parcel(s) 027.00

ISSUE SET:
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ISSUE DATE: 04/24/2025

REVISION HISTORY:

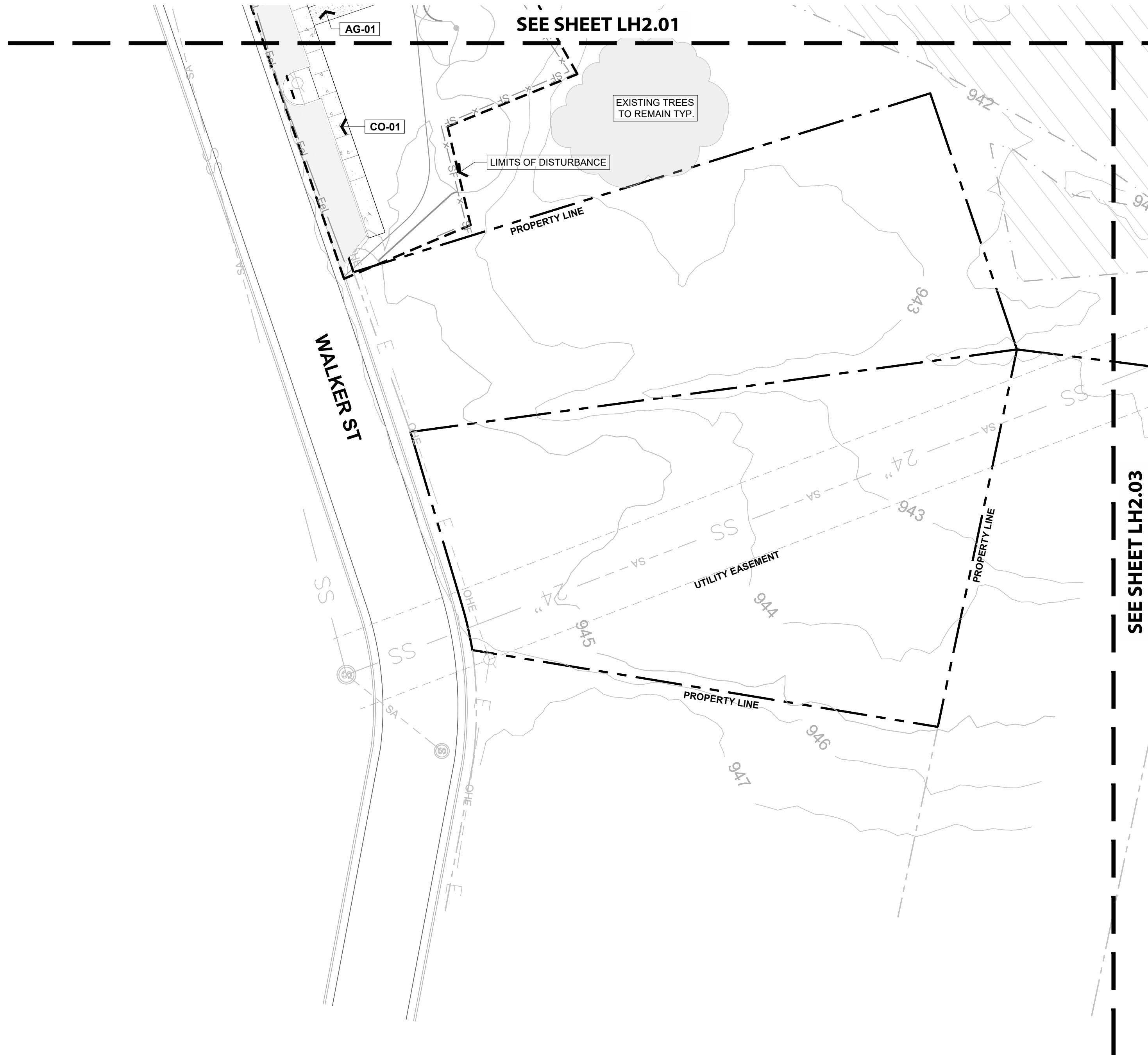
Rev.	Description	Date

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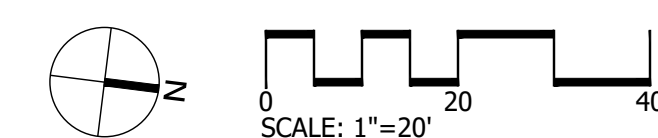
HARDSCAPE PLAN

LH1.03
PROJECT NO.: 24-018-01

Apr 24, 2025 - 5:01pm T:\CAD\2024\24-018-01\Drawings\Landscapes\Architect\08 - Construction Documents\03 - CAD\03 - Sheets\24-018-01 - LH1.00 - Hardscape Plan.dwg



1 HARDSCAPE PLAN



HARDSCAPE LEGEND

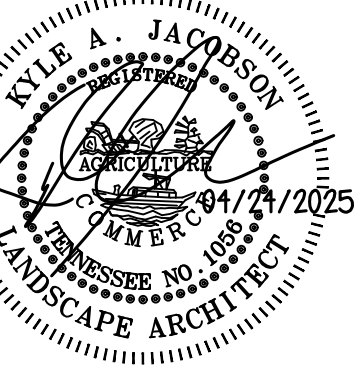
SYMBOL	CODE	DESCRIPTION	DETAIL
AMENITIES			
	A-01	20'X20' POLYGON SHADE STRUCTURE BUILDING TYPE: SQR-20 ROOF TYPE: MULTI-RIB	
	A-02	14'X14' CEDAR RECTANGULAR GAZEBO	
	A-03	VEHICULAR GATE STYLE: H SERIES TUBULAR BARRIER DOUBLE GATE KIT - ALUMINIUM, 27' WIDE, 4' HEIGHT ITEM #: BARRIER-GATE-H-ALUM-DBL	
	A-04	BIKE RACK	2/LH2.02
AGGREGATE			
	AG-01	SLATESCAPE TRAIL MIX	6/LH2.01
BOARDWALK			
	BO-01	PEDESTRIAN BRIDGE / BOARDWALK	3/LH2.02
CONCRETE			
	CO-01	PEDESTRIAN CONCRETE	1/LH2.01
PAVERS			
	PA-01	PERVIOUS VEHICULAR PAVER: WAUSAU RIVERSIDE 3-1/8" (80 MM) THICK 4"X8" RECTANGULAR PAVER - HERRINGBONE PATTERN WITH SOLDIER COURSE BORDER	5/LH2.01
STONE			
	ST-01	NATURAL LIMESTONE BOULDERS	
WALLS			
	WA-01	CONCRETE ARCHITECTURAL SEAT WALL	1/LH2.02



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HARDSCAPE PLAN

LH1.04

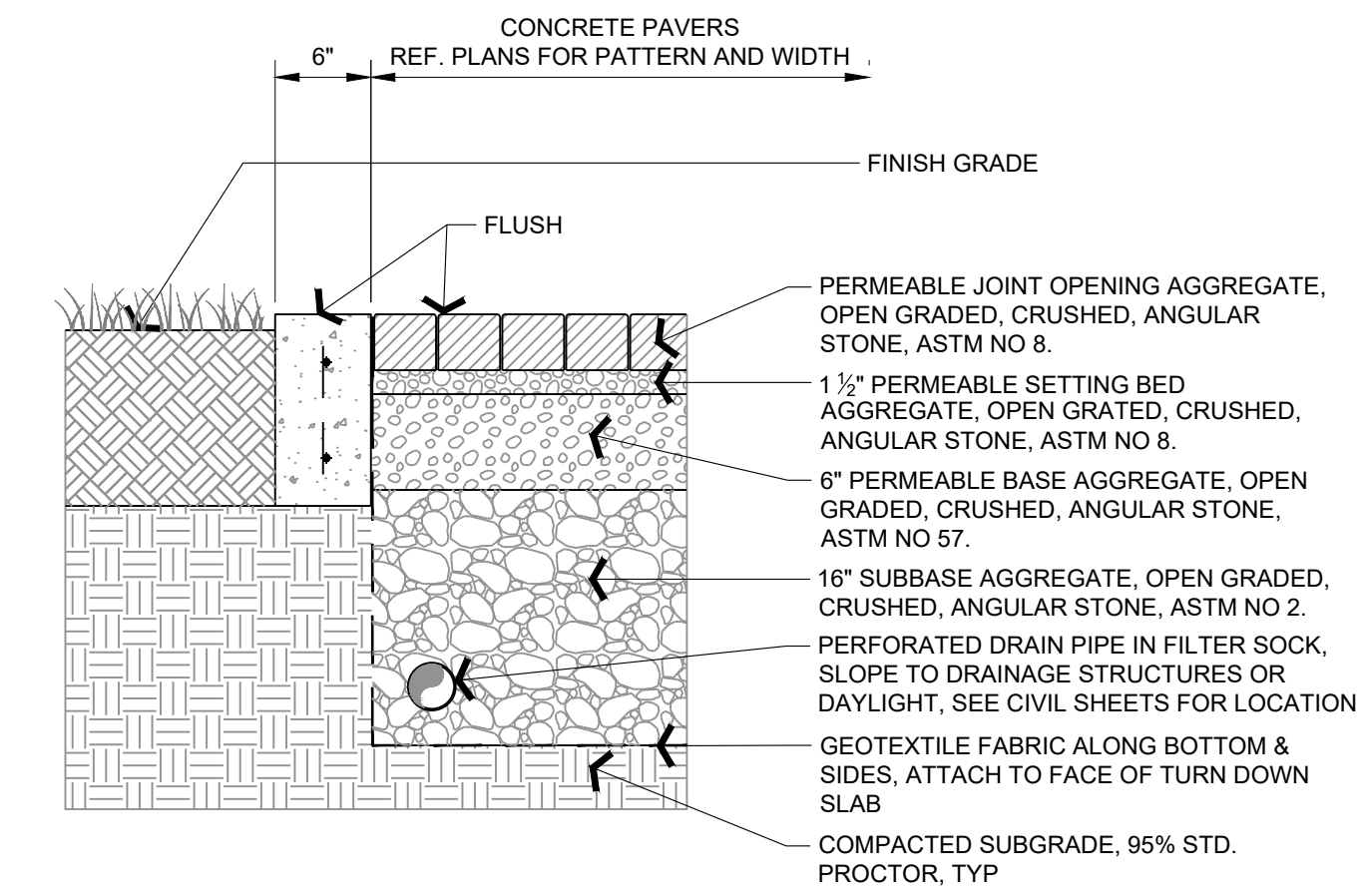
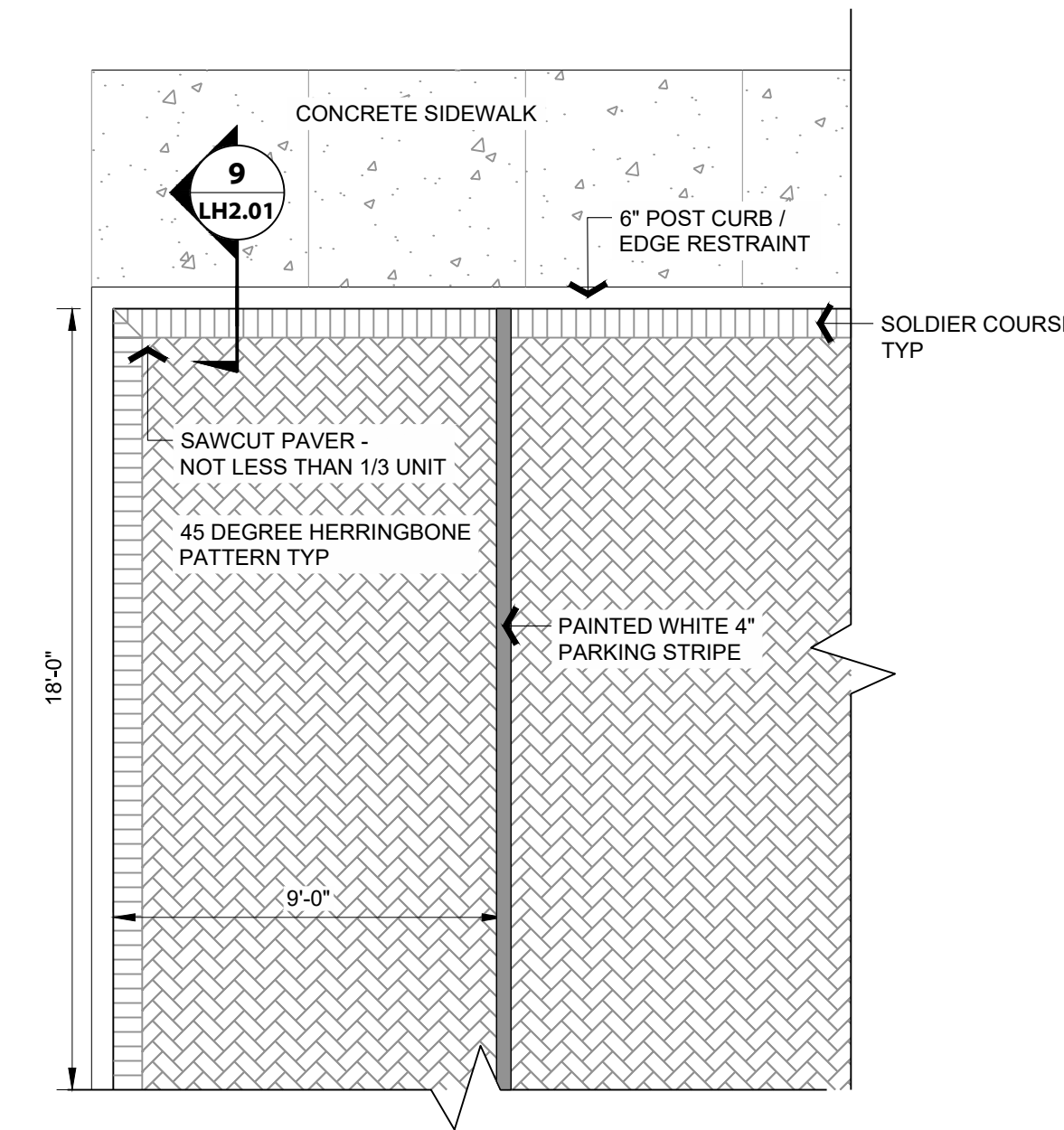
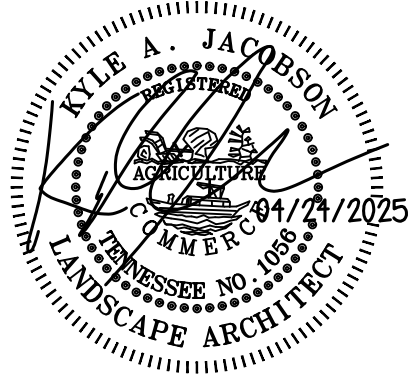
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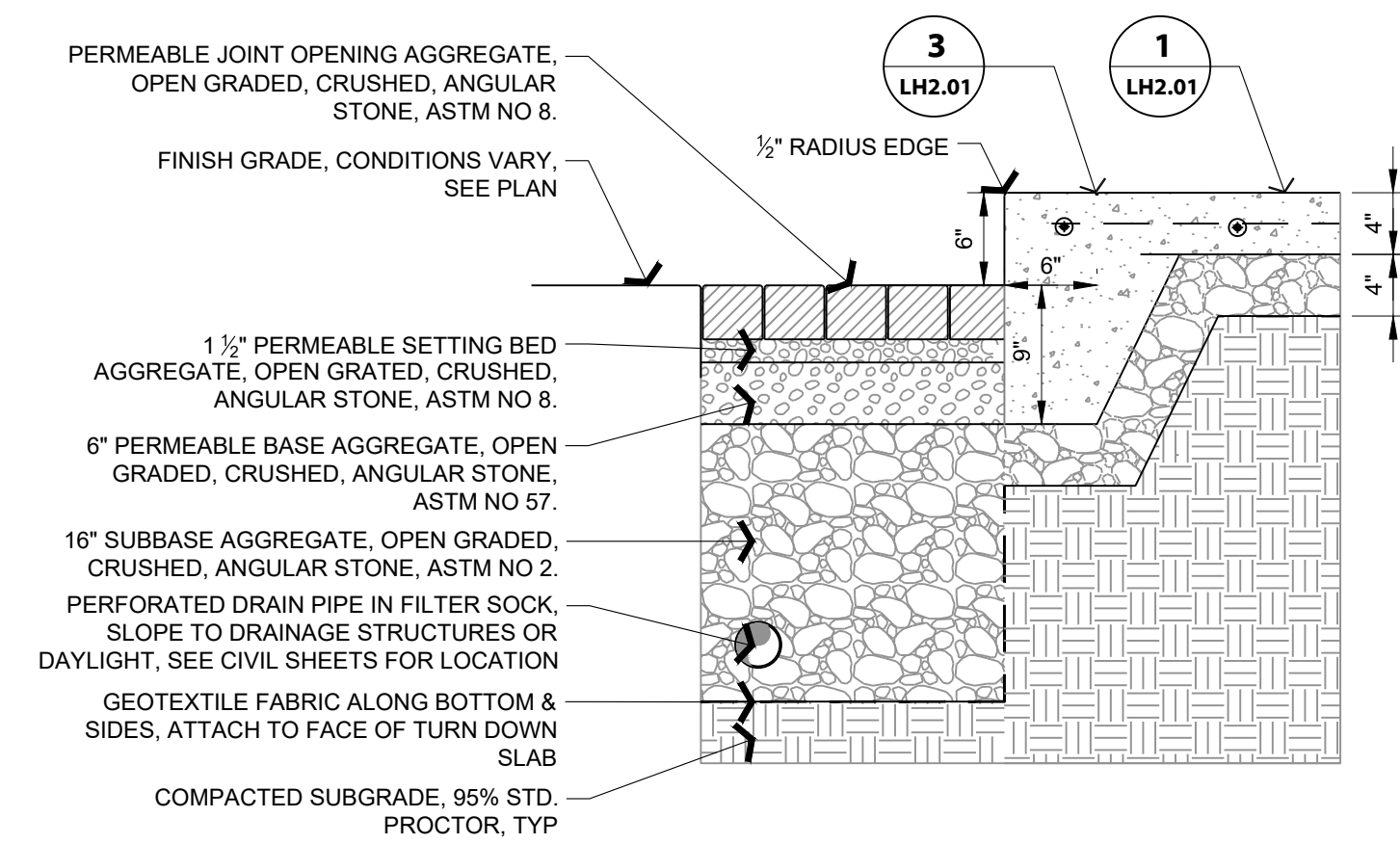
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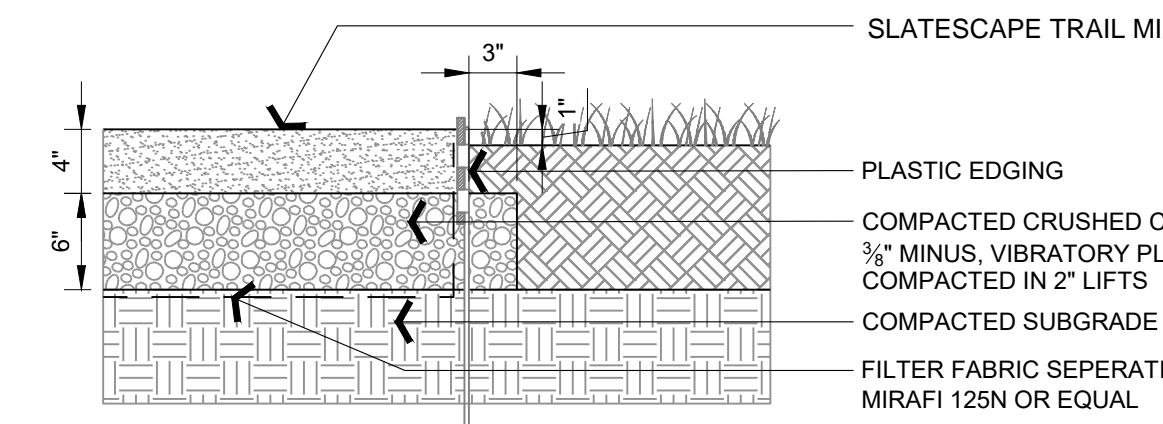


10 CONCRETE BAND AT PERMEABLE PAVER
1" = 1'-0" P-24.018.1-89

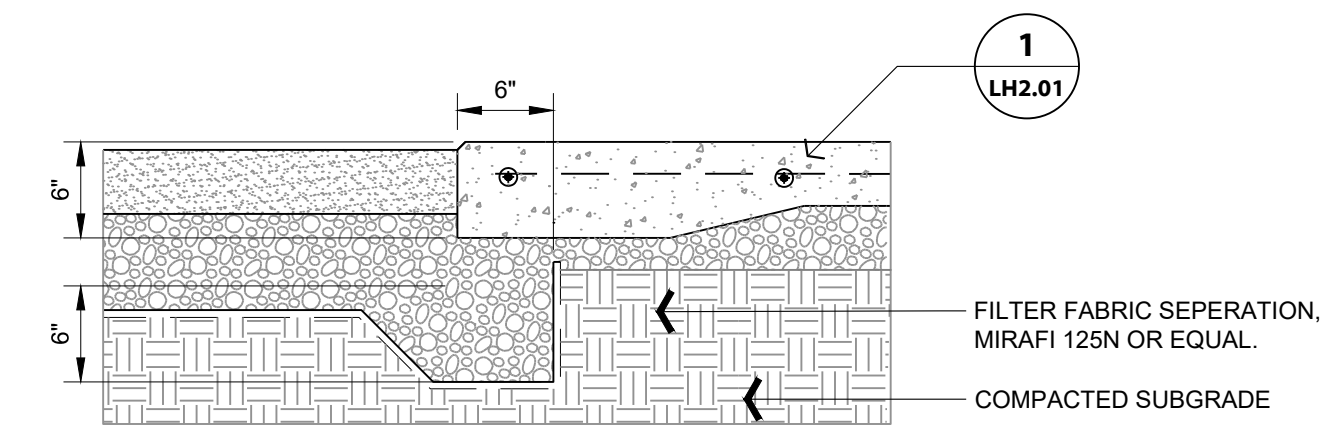


9 CONCRETE SIDEWALK AT PERVIOUS PAVER - SECTION
1" = 1'-0" P-24.018.1-84

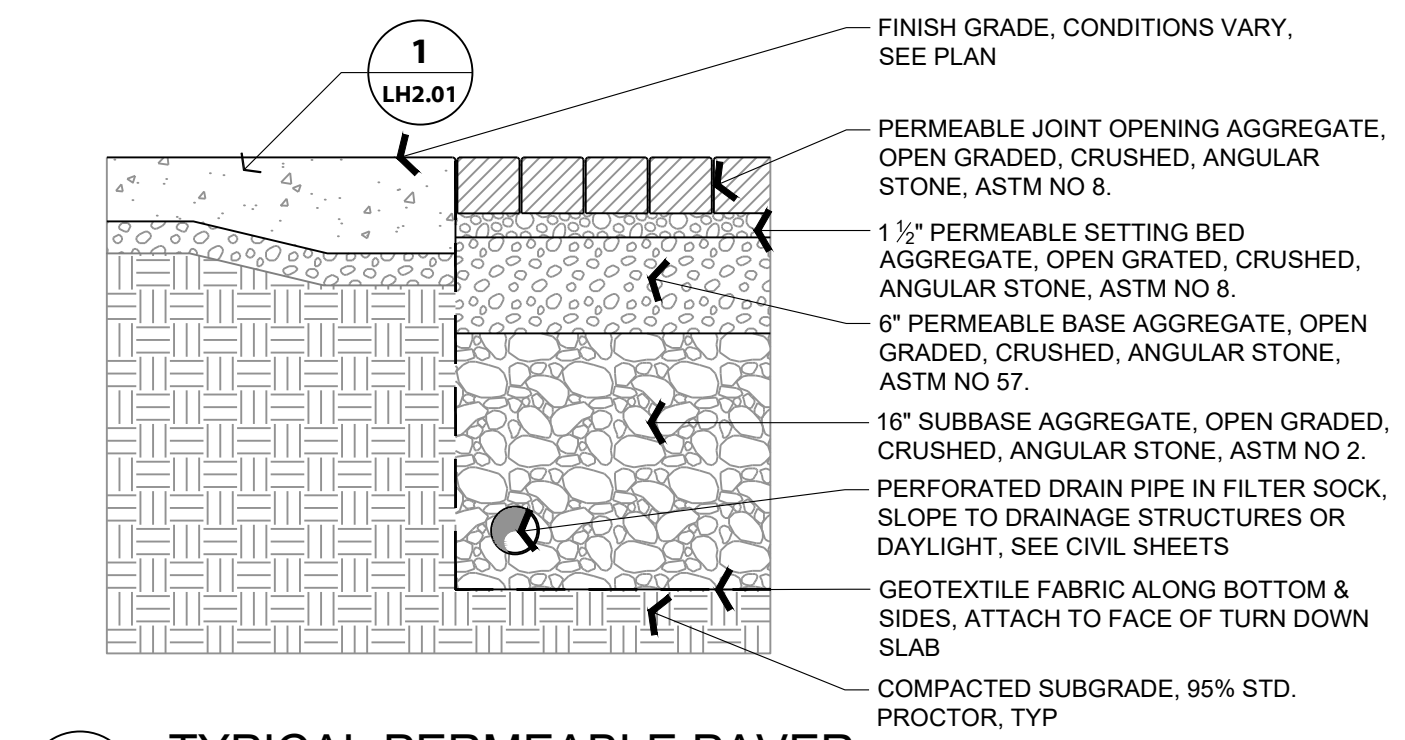
8 PERVIOUS PAVER LAYOUT AT PARKING
1/4" = 1'-0" P-24.018.1-79



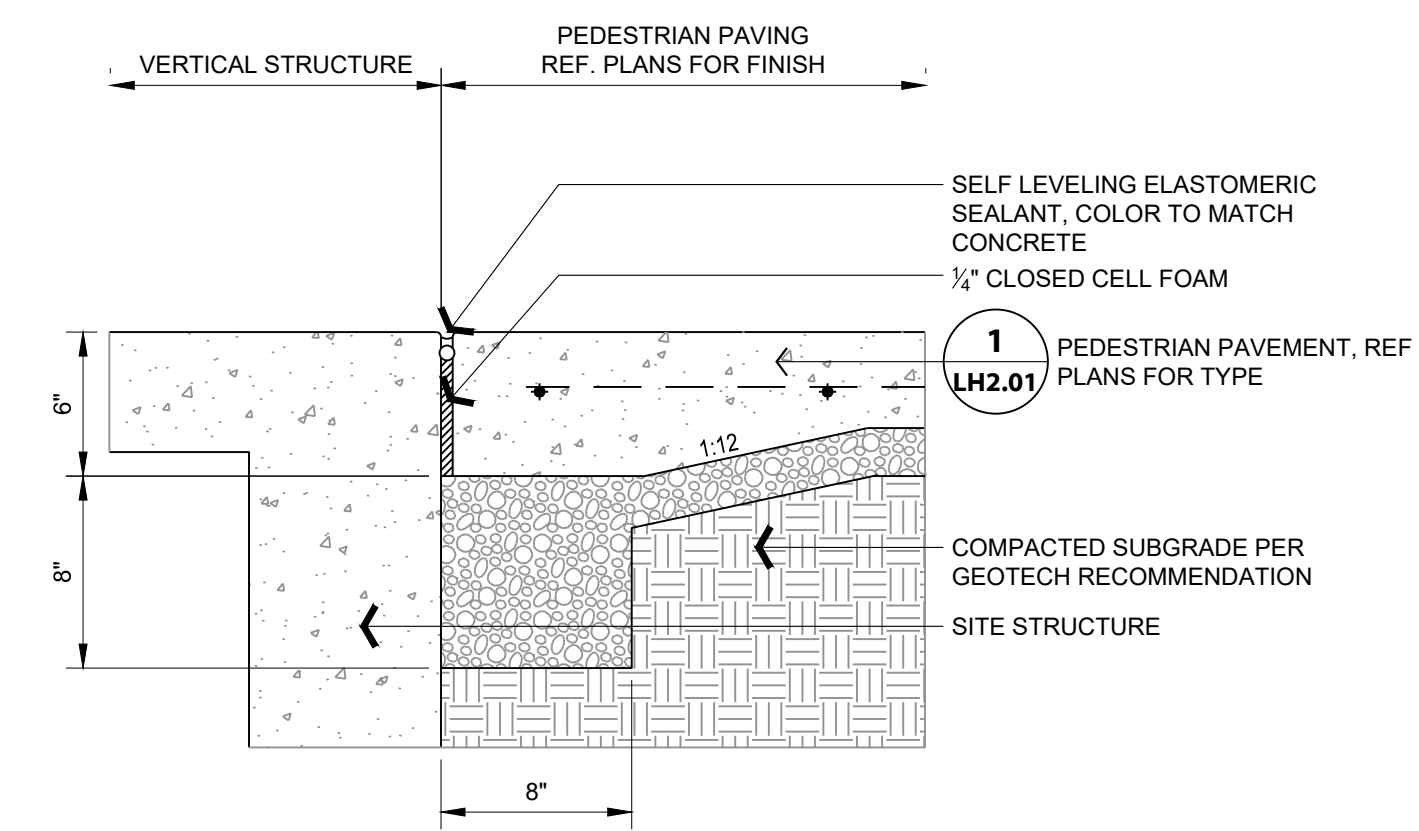
7 AGGREGATE SURFACING AT PLANTING
1" = 1'-0"



6 AGGREGATE SURFACING AT CONCRETE SIDEWALK
1" = 1'-0"

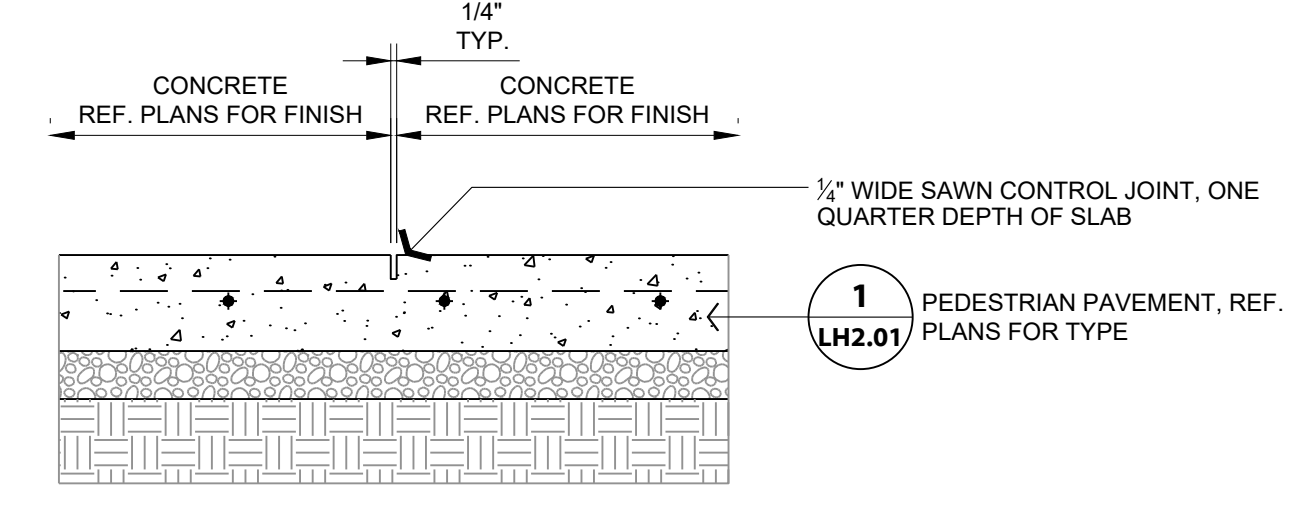


5 TYPICAL PERMEABLE PAVER
1" = 1'-0" P-24.018.1-24

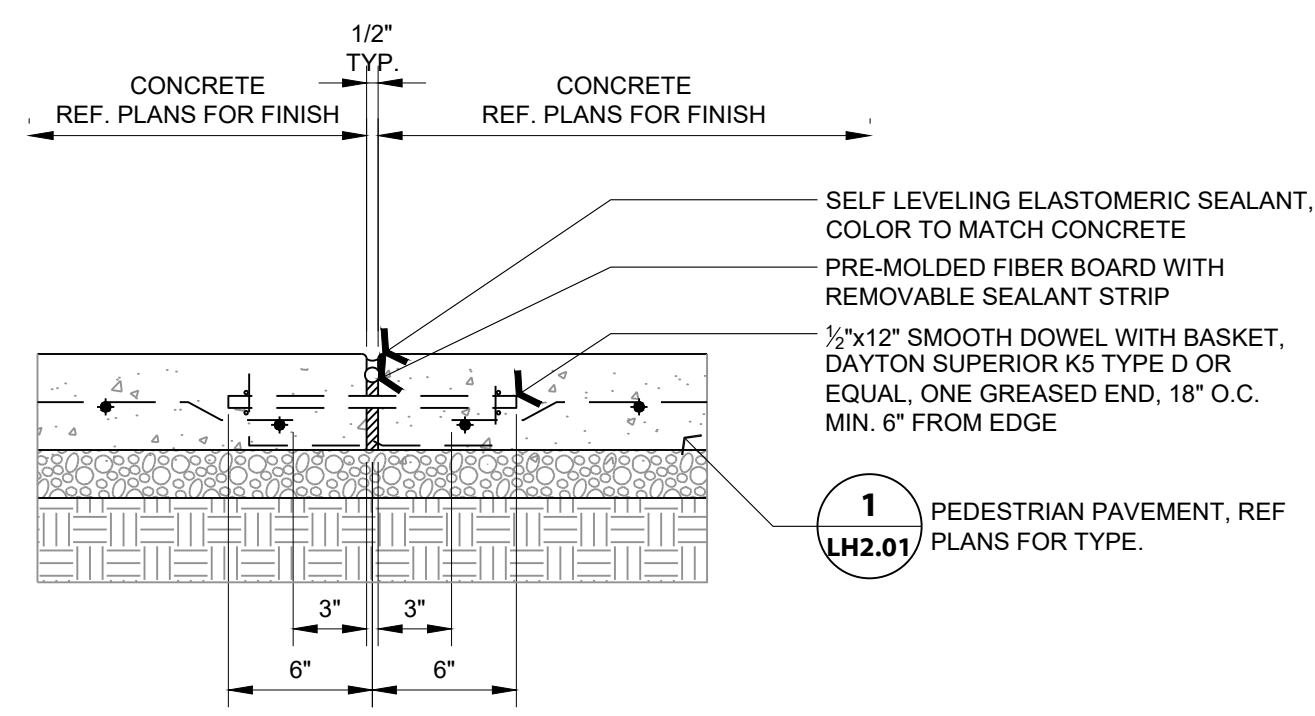


4 CONCRETE ISOLATION JOINT
1 1/2" = 1'-0" P-24.018.1-19

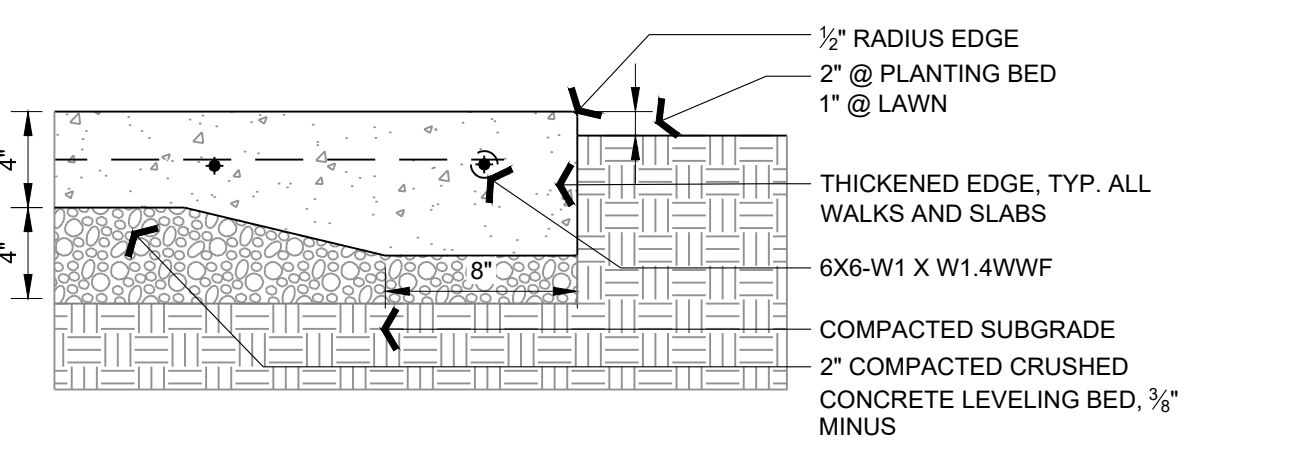
IMPORTANT: SAW CUT ALL JOINTS WITHIN 24 HOURS OF PLACEMENT.



3 CONCRETE CONTROL JOINT
1 1/2" = 1'-0" P-24.018.1-18



2 CONCRETE EXPANSION JOINT
1 1/2" = 1'-0" P-24.018.1-16



1 TYPICAL PEDESTRIAN CONCRETE
1 1/2" = 1'-0"

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REVISION HISTORY:

Rev	Description	Date

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HARDSCAPE DETAILS

LH2.01
PROJECT NO.: 24-018-01

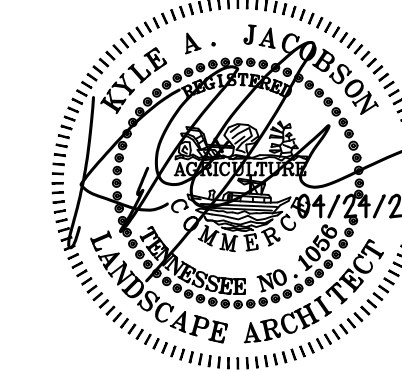


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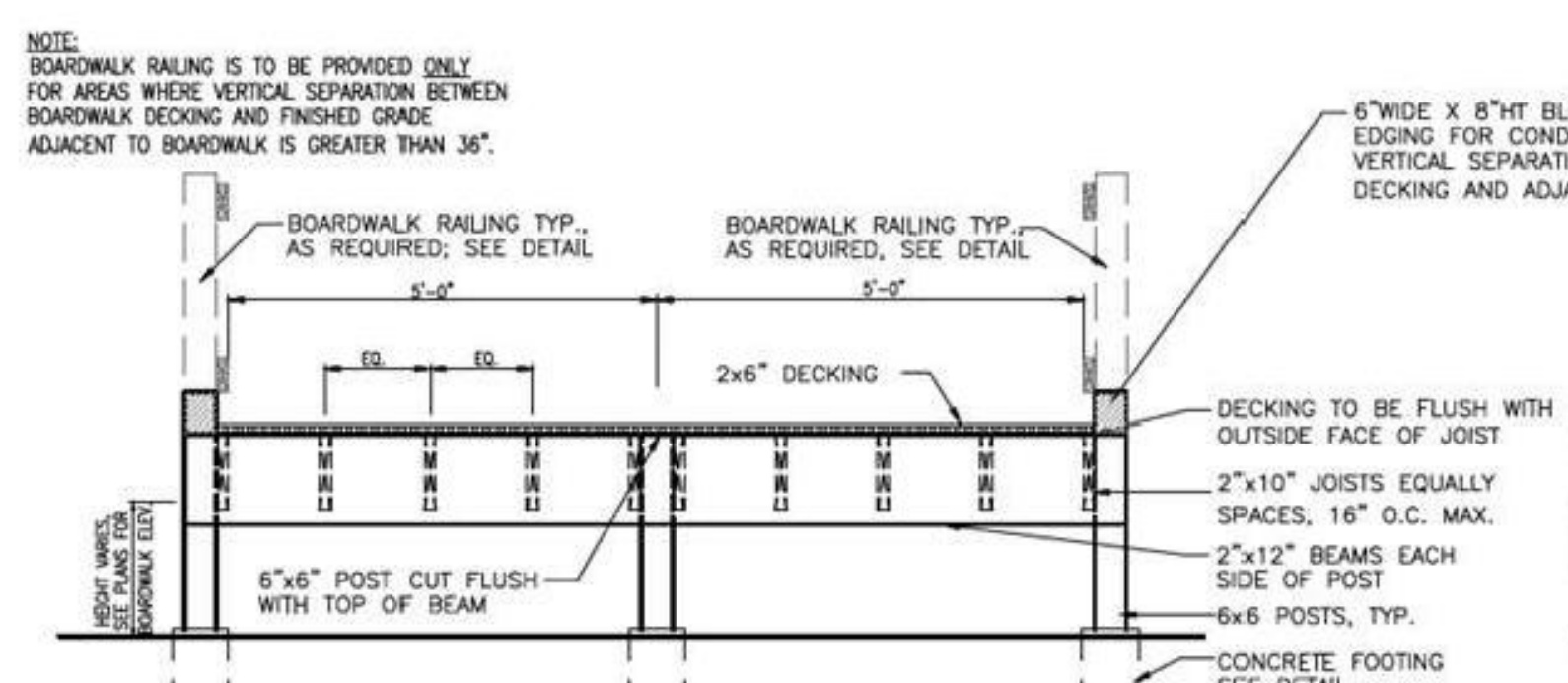
DRAWN BY: KAB
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HARDSCAPE DETAILS

LH2.02

PROJECT NO.: 24-018-01

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YEAR	SHEET NO.
2015	
FED. AID PROJ. NO.	CM-9312(113)
STATE PROJ. NO.	95-PLM-F3-022
PN NO.	112919.01
LOCALLY MANAGED PROJECT	
THIS PROJECT IS TO BE CONSTRUCTED UNDER THE TDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, JANUARY 15, 2015	

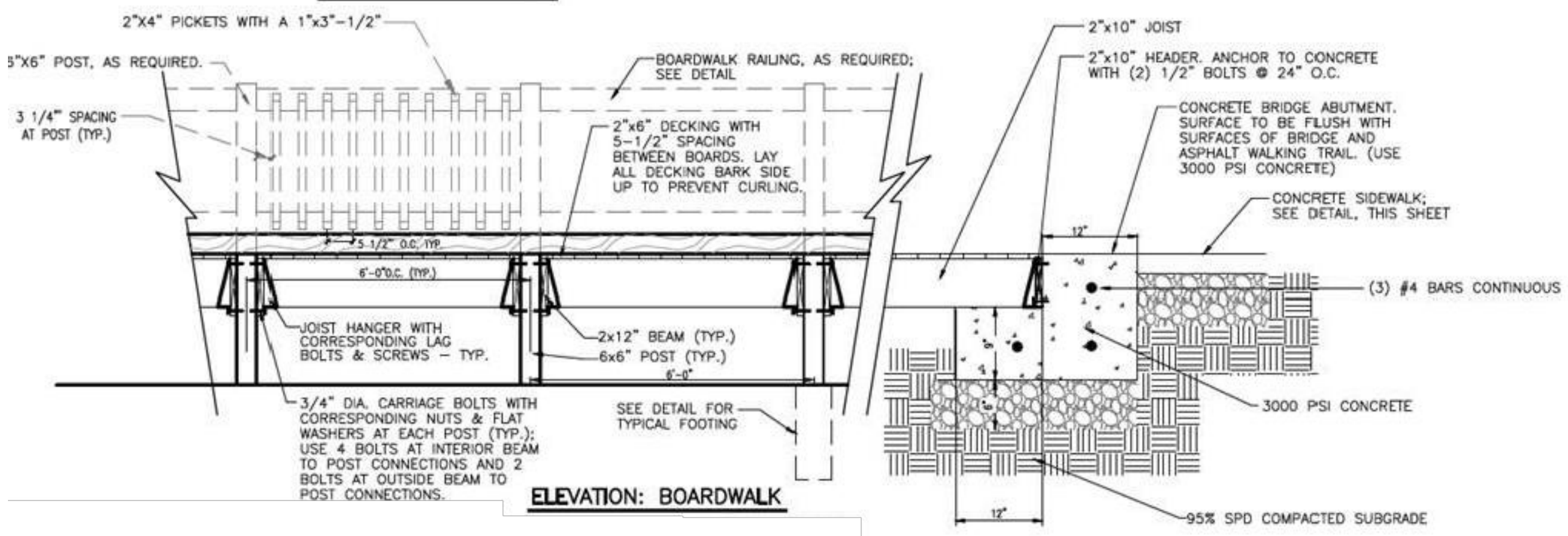
NOTE: CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR BOARDWALK & HANDRAIL CONSTRUCTION TO ENGINEER FOR APPROVAL, PRIOR TO CONSTRUCTION.

ALL STRUCTURAL MEMBERS TO BE GRADE NO. 2 OR BETTER, PRESSURE TREATED SOUTHERN YELLOW PINE. HANDRAILS AND DECKING TO BE GRADE NO. 2, 4/4" OR BETTER, PRESSURE TREATED SOUTHERN YELLOW PINE. ALL WOOD ELEMENTS SHALL HAVE A MAXIMUM MOISTURE CONTENT OF 18% AND BE LEFT NATURAL COLOR. SURFACES SHALL BE SANDED SMOOTH WITH SPLINTERS REMOVED. ALL METAL FASTENERS TO BE HOT DIP GALVANIZED. 2"x6" DECKING TO BE SPACED 5/16".

ATTACH DECKING TO JOIST WITH (2) 6 GAUGE 2-1/2", FLAT HEAD, GALVANIZED SCREWS, SPACE 5-1/2" O.C., LINE SCREWS UP FULL LENGTH OF BOARDWALK. MAXIMUM GAP TO BE 1/8" BETWEEN DECKING BOARDS.

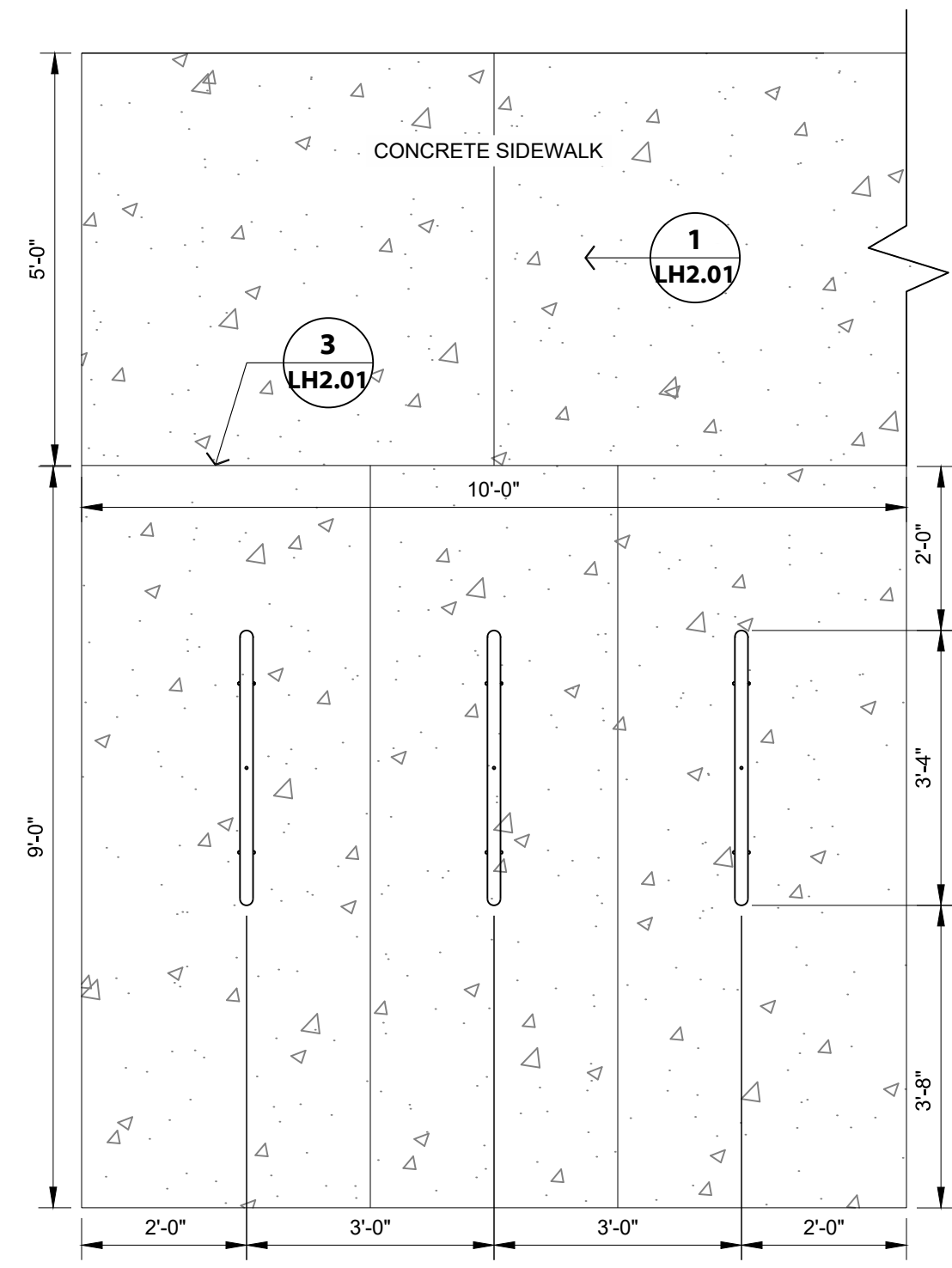
ATTACH JOIST TO BEAMS WITH STRUCTURAL WOOD MEMBER CONNECTORS. ALL CONNECTORS TO BE GALVANIZED.

ALL WOOD FRAMING SHALL CONFORM TO THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION, "TIMBER CONSTRUCTION MANUAL", LATEST EDITION.

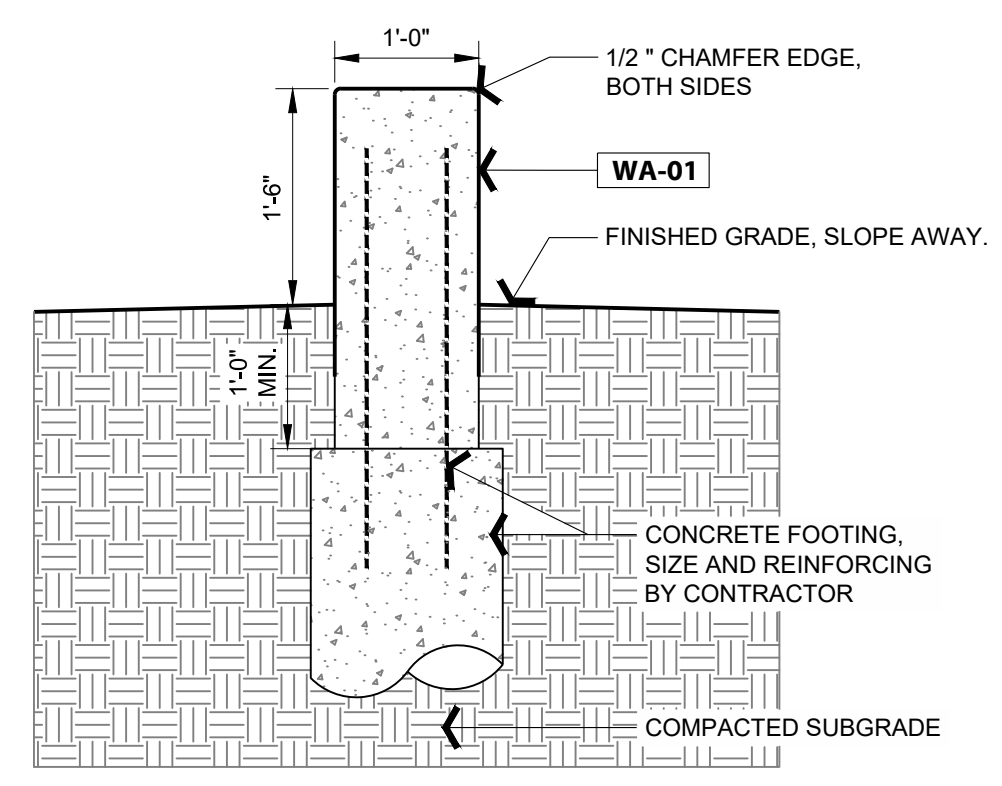


3 PEDESTRIAN BRIDGE / BOARDWALK
Not To Scale

P-24.018.1-86



2 BIKE RACK
1/2" = 1'-0" P-24.018.1-81



1 ARCHITECTURAL CONCRETE SEAT WALL
3/4" = 1'-0" P-24.018.1-26

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PLANT LEGEND

SYMBOL	CODE	COMMON NAME
CANOPY TREES		
	PO	AMERICAN SYCAMORE
	TD	BALD CYPRESS
	BN	DURAHEAT RIVER BIRCH
	CB	SOUTHERN CATALPA
	QB	SWAMP WHITE OAK
	LS	SWEET GUM
	LT	TULIP TREE
	NS	TUPELO
UNDERSTORY TREES		
	AGA	AUTUMN BRILLIANCE APPLE SERVICEBERRY
ANNUALS/PERENNIALS		
	RH	BLACK-EYED SUSAN
	BA	BLUE WILD INDIGO
	EP	PURPLE CONEFLOWER
	EMA	PURPLE JOE PYE WEED
DECIDUOUS SHRUBS		
	HQA	ALICE OAKLEAF HYDRANGEA
	CA	AMERICAN BEAUTYBERRY
	CO	BUTTONBUSH
	IVH	HENRY'S GARNET SWEETSPIRE
	COS	SUGAR SHACK® BUTTONBUSH
	IV	WINTERBERRY
GRASSES		
	PVN	NORTHWIND SWITCH GRASS
SHRUB AREAS		
	IVI	BLUE FLAG IRIS
	ATU	BUTTERFLY MILKWEED
	LC	CARDINAL FLOWER
	JES	SOFT RUSH
GROUND COVERS		
	CXV	FOX SEDGE

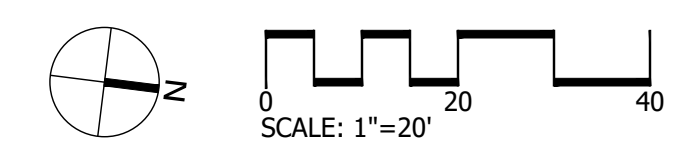
NATIVE SEED LEGEND

	WETLAND MEADOW NATIVE SEED MIX
	ROUNDSTONE NATIVE SEED MIX 129 - TO BE COORDINATED WITH ROUNDSTONE NATIVE SEED COMPANY

NOTES:

1. CONTRACTOR TO VERIFY ALL LOCATIONS OF ALL EXISTING WET AND DRY UTILITIES PRIOR TO START OF WORK.
2. ALL DISTURBED AREAS TO BE SEEDED AND STRAWED IF NOT SPECIFIED BY OTHER PLANT MATERIAL.

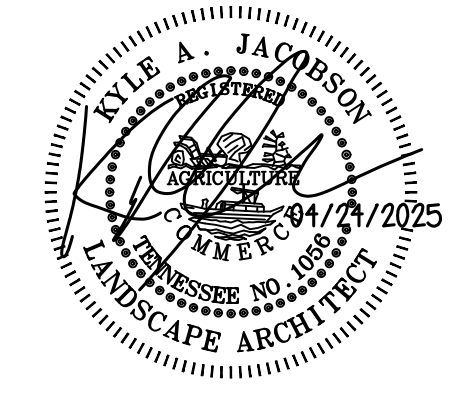
1 LANDSCAPE PLAN



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BOBBY RAY PARK

504 N Chancery St
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Map 059 M H - Parcel(s) 027.00

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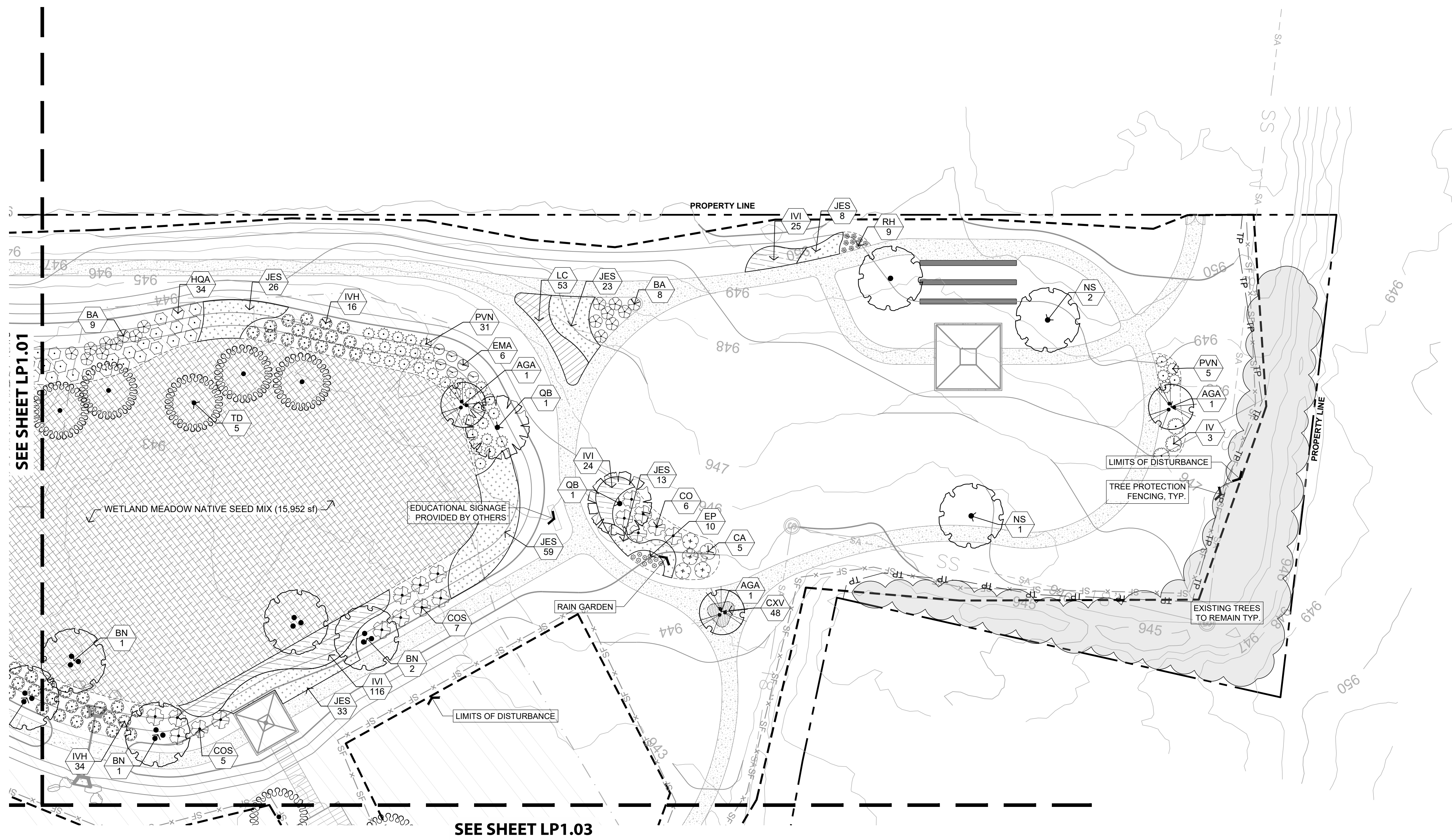
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LANDSCAPE PLAN

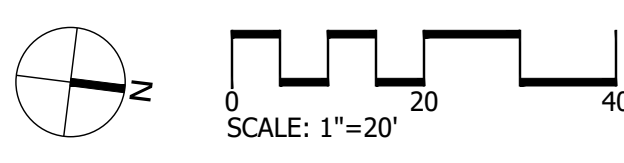
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PROJECT NO.: 24-018-01

Apr 24, 2025 - 5:02pm T:\CAD\2024\24-018-01\Drawings\Landscape Architecture\03 - Construction Documents\03 - CAD\03 - Sheets\24-018-01 - LP1.00 - Landscape Plan.dwg



1 LANDSCAPE PLAN



PLANT LEGEND

- | SYMBOL | CODE | COMMON NAME |
|----------------------------------|------|--------------------------------------|
| CANOPY TREES | | |
| [Symbol: Circle with cross] | PO | AMERICAN SYCAMORE |
| [Symbol: Circle with dot] | TD | BALD CYPRESS |
| [Symbol: Circle with three dots] | BN | DURAHEAT RIVER BIRCH |
| [Symbol: Circle with dot] | CB | SOUTHERN CATALPA |
| [Symbol: Circle with dot] | QB | SWAMP WHITE OAK |
| [Symbol: Circle with dot] | LS | SWEET GUM |
| [Symbol: Circle with dot] | LT | TULIP TREE |
| [Symbol: Circle with dot] | NS | TUPELO |
| UNDERSTORY TREES | | |
| [Symbol: Circle with star] | AGA | AUTUMN BRILLIANCE APPLE SERVICEBERRY |
| ANNUALS/PERENNIALS | | |
| [Symbol: Flower] | RH | BLACK-EYED SUSAN |
| [Symbol: Flower] | BA | BLUE WILD INDIGO |
| [Symbol: Flower] | EP | PURPLE CONEFLOWER |
| [Symbol: Flower] | EMA | PURPLE JOE PYE WEED |
| DECIDUOUS SHRUBS | | |
| [Symbol: Shrub] | HQA | ALICE OAKLEAF HYDRANGEA |
| [Symbol: Shrub] | CA | AMERICAN BEAUTYBERRY |
| [Symbol: Shrub] | CO | BUTTONBUSH |
| [Symbol: Shrub] | IVH | HENRY'S GARNET SWEETSPIRE |
| [Symbol: Shrub] | COS | SUGAR SHACK® BUTTONBUSH |
| [Symbol: Shrub] | IV | WINTERBERRY |
| GRASSES | | |
| [Symbol: Grass] | PVN | NORTHWIND SWITCH GRASS |
| SHRUB AREAS | | |
| [Symbol: Hatched] | IVI | BLUE FLAG IRIS |
| [Symbol: Hatched] | ATU | BUTTERFLY MILKWEED |
| [Symbol: Hatched] | LC | CARDINAL FLOWER |
| [Symbol: Hatched] | JES | SOFT RUSH |
| GROUND COVERS | | |
| [Symbol: Hatched] | CXV | FOX SEDGE |

NATIVE SEED LEGEND

- [Symbol: Cross-hatched] WETLAND MEADOW NATIVE SEED MIX
- [Symbol: Dotted] ROUNDSTONE NATIVE SEED MIX 129 - TO BE COORDINATED WITH RCI INDIANSTONE NATIVE SEED COMPANY

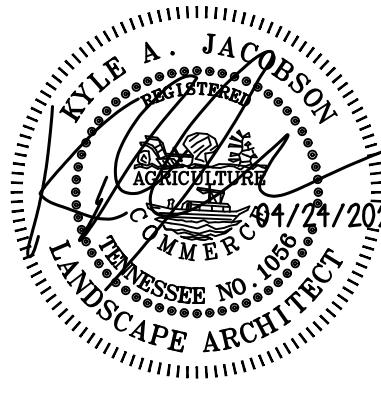
NOTES:

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- ALL DISTURBED AREAS TO BE SEEDED AND STRAWED IF NOT SPECIFIED BY OTHER PLANT MATERIAL.



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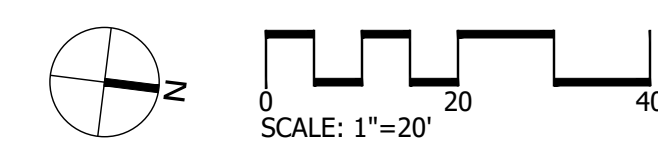
LANDSCAPE PLAN

LP1.02
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1 LANDSCAPE PLAN



PLANT LEGEND

SYMBOL	CODE	COMMON NAME
CANOPY TREES		
[Symbol: Circle with cross]	PO	AMERICAN SYCAMORE
[Symbol: Circle with vertical lines]	TD	BALD CYPRESS
[Symbol: Circle with horizontal lines]	BN	DURAHEAT RIVER BIRCH
[Symbol: Circle with diagonal lines]	CB	SOUTHERN CATALPA
[Symbol: Circle with horizontal lines]	QB	SWAMP WHITE OAK
[Symbol: Circle with vertical lines]	LS	SWEET GUM
[Symbol: Circle with diagonal lines]	LT	TULIP TREE
[Symbol: Circle with vertical lines]	NS	TUPELO
UNDERSTORY TREES		
[Symbol: Circle with cross]	AGA	AUTUMN BRILLIANCE APPLE SERVICEBERRY
ANNUALS/PERENNIALS		
[Symbol: Circle with cross]	RH	BLACK-EYED SUSAN
[Symbol: Circle with vertical lines]	BA	BLUE WILD INDIGO
[Symbol: Circle with horizontal lines]	EP	PURPLE CONEFLOWER
[Symbol: Circle with diagonal lines]	EMA	PURPLE JOE PYE WEED
DECIDUOUS SHRUBS		
[Symbol: Circle with cross]	HQA	ALICE OAKLEAF HYDRANGEA
[Symbol: Circle with vertical lines]	CA	AMERICAN BEAUTYBERRY
[Symbol: Circle with horizontal lines]	CO	BUTTONBUSH
[Symbol: Circle with diagonal lines]	IVH	HENRY'S GARNET SWEETSPIRE
[Symbol: Circle with vertical lines]	COS	SUGAR SHACK® BUTTONBUSH
[Symbol: Circle with diagonal lines]	IV	WINTERBERRY
GRASSES		
[Symbol: Circle with vertical lines]	PVN	NORTHWIND SWITCH GRASS
SHRUB AREAS		
[Symbol: Circle with vertical lines]	IVI	BLUE FLAG IRIS
[Symbol: Circle with horizontal lines]	ATU	BUTTERFLY MILKWEED
[Symbol: Circle with diagonal lines]	LC	CARDINAL FLOWER
[Symbol: Circle with vertical lines]	JES	SOFT RUSH
GROUND COVERS		
[Symbol: Circle with vertical lines]	CXV	FOX SEDGE

NATIVE SEED LEGEND

[Symbol: Circle with vertical lines]	WETLAND MEADOW NATIVE SEED MIX
[Symbol: Circle with horizontal lines]	ROUNDSTONE NATIVE SEED MIX 129 - TO BE COORDINATED WITH ROUNDSTONE NATIVE SEED COMPANY

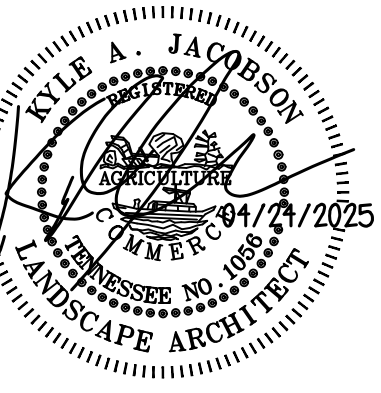
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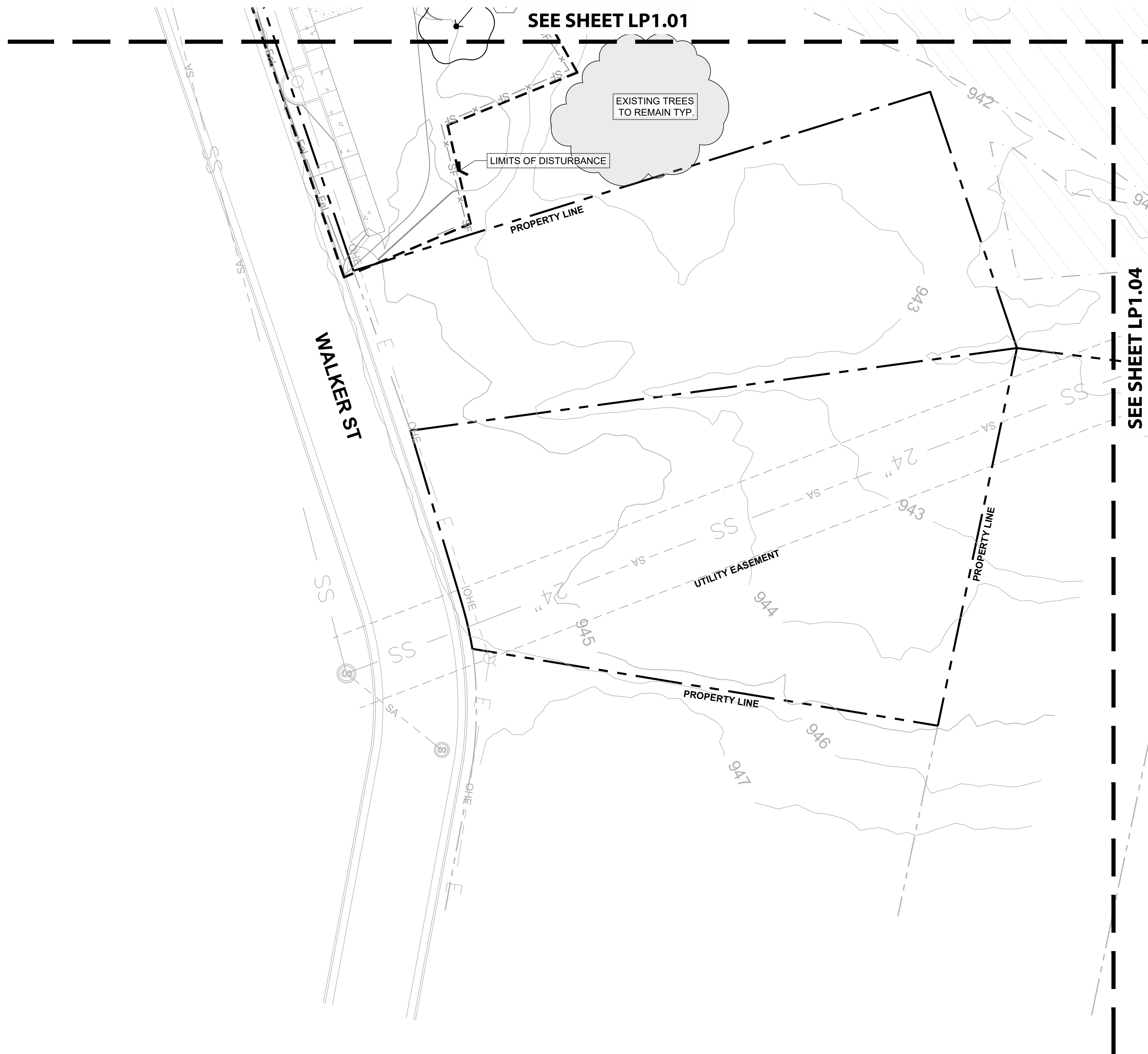
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LANDSCAPE PLAN

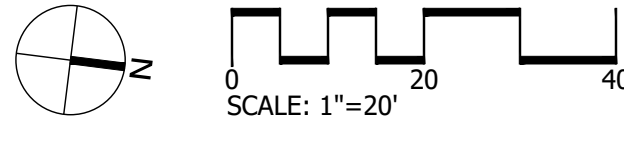
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PROJECT NO.: 24-018-01

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1 LANDSCAPE PLAN



PLANT LEGEND

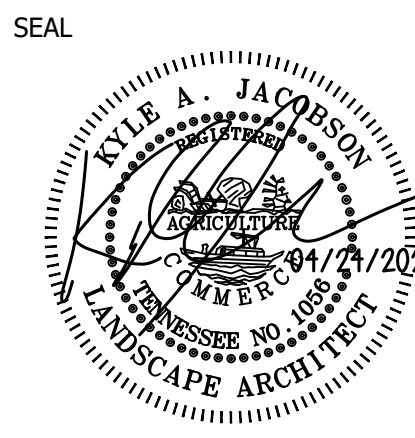
SYMBOL	CODE	COMMON NAME
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	TD	BALD CYPRESS
	BN	DURAHEAT RIVER BIRCH
	CB	SOUTHERN CATALPA
	QB	SWAMP WHITE OAK
	LS	SWEET GUM
	LT	TULIP TREE
	NS	TUPELO
UNDERSTORY TREES		
	AGA	AUTUMN BRILLIANCE APPLE SERVICEBERRY
ANNUALS/PERENNIALS		
	RH	BLACK-EYED SUSAN
	BA	BLUE WILD INDIGO
	EP	PURPLE CONEFLOWER
	EMA	PURPLE JOE PYE WEED
DECIDUOUS SHRUBS		
	HQA	ALICE OAKLEAF HYDRANGEA
	CA	AMERICAN BEAUTYBERRY
	CO	BUTTONBUSH
	IVH	HENRY'S GARNET SWEETSPIRE
	COS	SUGAR SHACK® BUTTONBUSH
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SHRUB AREAS		
	IVI	BLUE FLAG IRIS
	ATU	BUTTERFLY MILKWEED
	LC	CARDINAL FLOWER
	JES	SOFT RUSH
GROUND COVERS		
	CXV	FOX SEDGE

NATIVE SEED LEGEND

	WETLAND MEADOW NATIVE SEED MIX
	ROUNDSTONE NATIVE SEED MIX 129 -
	TO BE COORDINATED WITH
	ROUNDSTONE NATIVE SEED COMPANY

NOTES:

- CONTRACTOR TO VERIFY ALL LOCATIONS OF ALL EXISTING WET AND DRY UTILITIES PRIOR TO START OF WORK.
- ALL DISTURBED AREAS TO BE SEEDED AND STRAWED IF NOT SPECIFIED BY OTHER PLANT MATERIAL.



BOBBY RAY PARK
504 N Chancery St
McMinnville, Warren County, Tennessee
Map 059 M H - Parcel(s) 027.00

ISSUE SET:
CONSTRUCTION DOCUMENTS
ISSUE DATE: 04/24/2025

Rev.	Description	Date

DRAWN BY: KAB
CHECKED BY:

LANDSCAPE PLAN
LP1.04
PROJECT NO.: 24-018-01

GENERAL NOTES:

- 1. This property is located within McMinnville, Tennessee. Contractor shall conform to all necessary requirements outlined by the standards of the City of McMinnville.
2. All work shall be performed by fully qualified Plantsmen. Use good Horticultural practices to keep all plants and plant material installed in a living, healthy condition up to the date of termination of the Contractor's responsibility for care.
3. The Contractor shall be responsible for examining fully both the site and the bid documents. Discrepancies in the documents or the actual site conditions shall be reported to the Landscape Architect in writing at the time of bidding or discovery.
4. The Contractor is responsible for locating all underground utilities and shall avoid damage to existing utilities during the course of the work.
5. The Contractor is responsible for repairing any damage to utilities, site structures, etc., resulting from landscape construction.
6. The Contractor shall be responsible for securing all necessary applicable permits and licenses to perform the work set forth on this plan set and the specifications.
7. The Contractor shall verify all material quantities. In the event of a discrepancy, the quantities shown on the plan will take precedence.
8. No material shall be planted before finish grading has been completed.
9. The plants delivered to the project site shall be planted as soon as site conditions permit. Contractor shall take care in scheduling plant deliveries and the size of the deliveries so that long periods of storage are avoided.
10. Should the Contractor encounter unsatisfactory surface or other subsurface drainage conditions, soil depth, latent soils, hard pan, stem of utility lines or other conditions that will jeopardize the health and vigor of the plants, he/she must advise the Owner's Representative in writing of the conditions prior to installing the plants.
11. It is the responsibility of the Contractor to verify that each excavated tree or shrub pit will percolate (drain) prior to adding topsoil of planting mix and installing trees or shrubs.
12. Prior to installation of plant materials, the width and length of all parking lot landscape island and median areas are to be excavated to a depth of 24 inches below the proposed top of pavement elevation.
13. All shrub and ground cover beds not in parking lot islands or median strips are to be excavated to a depth of 12 inches and disposed of off site or in an area approved by the Project Engineer.
14. The optimum time for planting is from October 1 to April 1. Scheduling for planting at other times must be approved in writing by the Landscape Architect.
15. Existing trees to remain shall be protected from construction damage.
16. New tree plantings are to not be staked per planting details.
17. All deciduous trees, existing and proposed shall be pruned to provide 4' minimum clear trunk unless otherwise noted.
18. The Contractor shall stake or mark all plant material locations prior to installation.
19. All plant material which dies, turns brown, or defoliates (prior to total acceptance of the work) shall be promptly removed from the site and replaced with material of the same species quantity and size and meeting all plant list specifications at no expense to the Owner.
20. The Contractor shall grade planting beds, as required, to provide positive drainage and promote optimum plant growth.
21. Chemical Weed Control (pre-emergent, i.e. Treflan) shall be applied to all landscape areas prior to any plant installation.
22. All planting areas shall receive a 3 inch layer of shredded hardwood bark mulch, which is to be watered-in after installation.
23. All plants shall be vigorous, healthy material, free of pests and disease.
24. All plants and trees must meet all requirements specified in the plant list, details, and notes.
25. The standards set forth in "American Standard for Nursery Stock" represent general guideline specifications only and will constitute minimum quality requirements for plant material.
26. Dimensions for trunk caliper, heights, and spread specified on the material schedule are a general guide for the minimum required size of each plant.
27. All disturbed areas shall be planted with turf or approved substitute.
28. Existing sod shall be removed as necessary to accommodate new plantings.
29. Any existing sod areas that are unnecessarily disturbed during the landscape installation shall be resodded to match existing at no expense to the Owner.
30. The Contractor is responsible for completely maintaining the work (including but not limited to: watering, mulching, spraying, fertilizing, of all planting areas and lawns per project specifications until total acceptance of the work by the Owner.
31. The Contractor shall completely guarantee all work for a period of one year beginning at the date of total acceptance.
32. The Contractor shall provide the Owner with written instructions on the proper care of all specified plant materials prior to final payment.
33. The Contractor shall be responsible for the collection, removal, and proper disposal of any and all debris generated during the installation of this project.
34. ATTENTION OWNER/ INSTALLER: This landscape plan has been designed to meet the minimum requirements of the City of McMinnville zoning ordinance, the approval of the planning commission, and planning department policy.
35. Prior to installing any plant material in the R.O.W., the Contractor shall contact the City of McMinnville Planning Department at (931) 473-1204 for a permit to plant in the R.O.W.
36. Trees of the same species shall have the following characteristics: matched branching height, caliper, height of tree, spread of branches and branching structure, and overall shape.
37. All on-site utility providers shall be contacted to locate all above ground structures. Once located, these utility structures shall be screened from the public R.O.W. on three sides.

SEEDING NOTES:

- 1. All disturbed areas to be seeded with Kentucky 31 Fescue at the rate of 5 pounds per 1,000 square feet. All seed to be 98% pure with 85% germination and conform to all state requirements for grass seed.
2. Straw mulch shall be placed upon seeded areas. Straw shall be oats or wheat straw, free from weeds, foreign matter detrimental to plant life, and dry.
3. Contractor shall verify that the prepared soil base is ready to receive work. The topsoil shall be cultivated to a depth of 4 inches with a mechanical tiller and subsequently raked until smooth.
4. Fertilizer shall be applied per the manufacturer's recommendations. Limestone may be applied with the fertilizer.
5. Seed shall be applied evenly in two intersecting directions and raked in lightly.
6. Roll seeded area with roller not exceeding one and one half pounds.
7. Immediately following seeding and compacting, apply straw mulch at the rate of one and one half bale per 1,000 square feet.
8. Contractor shall be responsible for watering seeded areas to prevent grass and soil from drying out until the installation is inspected and accepted by the Landscape Architect or Owner's Representative.
9. Contractor shall be responsible for reseeding bare spots for a period or one year after acceptance of installation at no expense to the Owner.

PLANTING NOTES:

- 1. Any series of trees to be placed in a particular arrangement will be field checked for accuracy by the Landscape Architect. Any plants misarranged will be relocated by the Contractor at no expense to the Owner.
2. Soil used in backfilling planting pits shall be topsoil and mixed with 25% peat by volume, except for ericaceous plants, very acid or sour soil (soil having a pH less than 6) shall be mixed with sufficient lime to produce a slightly acid reaction.
3. Soil used in backfilling ericaceous plants shall be topsoil mixed with 50% peat by volume, 5-10-5 commercial fertilizer at the rate of 5 pounds per cubic yard shall be added.
4. Upon securing plant material, and before installation, the Contractor shall notify the Landscape Architect for a pre-installation inspection in order to verify all plant material meets specifications.
5. Herbicide (Treflan or equivalent) shall be applied to all planting beds prior to planting for noxious weed control at a rate of 2 pounds per 1,000 square feet.
6. Contractor shall submit a 10 ounce sample of the topsoil proposed to a testing laboratory for analysis.
7. Plants shall be oriented vertically and oriented for best appearance.
8. Tree branches shall be selectively trimmed by 25%, maintaining natural shape.
9. Scarify subsoil in planting beds to a depth of 3 inches.
10. Contractor shall provide smooth, neatly trenched (3 inch deep) bed edges.
11. All planting beds to have a minimum of 3 inch deep shredded hardwood bark mulch.
12. Dimensions for trunk caliper, heights, and spread specified on the material schedule are a general guide for the minimum required size of each plant.
13. The quantities indicated on the material schedule are provided for the benefit of the Contractor, but should not be assumed to always be correct.
14. Contractor shall warranty all material for one year after date of final acceptance.

SODDING NOTES:

- 1. Areas indicated for sod shall be Kentucky 31 Fescue, minimum age shall be 18 months, with root development that will support its own weight without tearing when suspended vertically by holding the upper two corners.
2. Contractor shall submit sod certification for grass species and location of sod source.
3. Sod shall be delivered on pallets. Prior to installation, sod shall be stored at a location that is protected from damaging effects of sun and wind.
4. 6-12-12 commercial type fertilizer, with 50% of the element derived from organic sources, shall be applied at a rate recommended by the manufacturer.
5. Areas to receive sod shall be lightly moistened immediately prior to laying sod.
6. Lay sod tightly with no open joints visible and not overlapping.
7. On slopes 6 inches per foot and steeper, lay sod perpendicular to slope and secure every row with wooden pegs at a maximum 2 feet on-center.
8. Prior to placing sod on slopes of 8 inches per foot and steeper, place jute erosion control mesh over topsoil.
9. Immediately after installation, water sodded areas to a depth of 4 inches.
10. After sod and soil have dried, roll sodded areas to ensure a good bond between soil and sod.
11. Contractor shall be responsible for maintaining (mowing, trimming, watering) the sod until the installation is inspected and accepted by the Landscape Architect or Owner's Representative.
12. The Contractor shall replace sod areas that show deterioration for a period of one year after acceptance of the installation.

NOTES

- 1. ALL PLANTINGS TO RECEIVE IRRIGATION FROM AN AUTOMATIC SYSTEM; DESIGN BY OTHERS.
2. ALL MULTI TRUNK TREES TO HAVE AT LEAST ONE CANE GREATER THAN OR EQUAL TO 2" CALIPER.

OVERALL PLANT SCHEDULE

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, CAL, SIZE. Lists various trees including canopy trees like Betula nigra and Catalpa bignonioides, and understory trees like Amelanchier x grandiflora.

UNDERSTORY TREES

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SIZE, SPACING. Lists understory trees like Baptisia australis and Echinacea purpurea.

ANNUALS/PERENNIALS

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SIZE, SPACING. Lists annuals and perennials like Rudbeckia hirta and Ilex verticillata.

DECIDUOUS SHRUBS

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SIZE, SPACING. Lists deciduous shrubs like Calliandra americana and Ilex verticillata.

GRASSES

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SPACING. Lists grasses like Panicum virgatum.

SHRUB AREAS

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SPACING. Lists shrub areas like Asclepias tuberosa and Iris virginica.

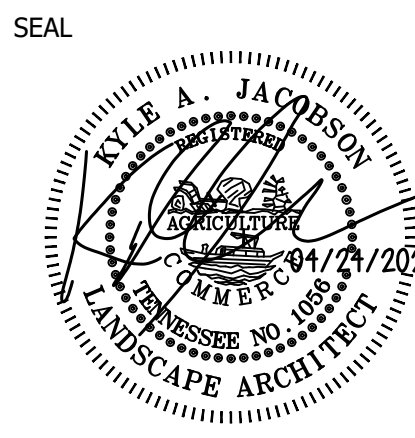
GROUND COVERS

Table with columns: SYMBOL, CODE, QTY, BOTANICAL / COMMON NAME, CONT, SPACING. Lists ground covers like Carex vulpinoidea.

NATIVE SEED SCHEDULE

Table with columns: SYMBOL, DESCRIPTION, QTY. Lists wetland meadow native seed mix and roundstone native seed mix.

Apr 24, 2025 - 5:02pm T:\CAD\2024\24-018-01\Drawings\Landscape Architect\05 - Construction Documents\03 - CAD\03 - Sheets\24-018-01 - LPI_00 - Landscape Plan.dwg



BOBBY RAY PARK
504 N Chancery St
McMinnville, Warren County, Tennessee
Map 059 M H - Parcel(s) 027.00

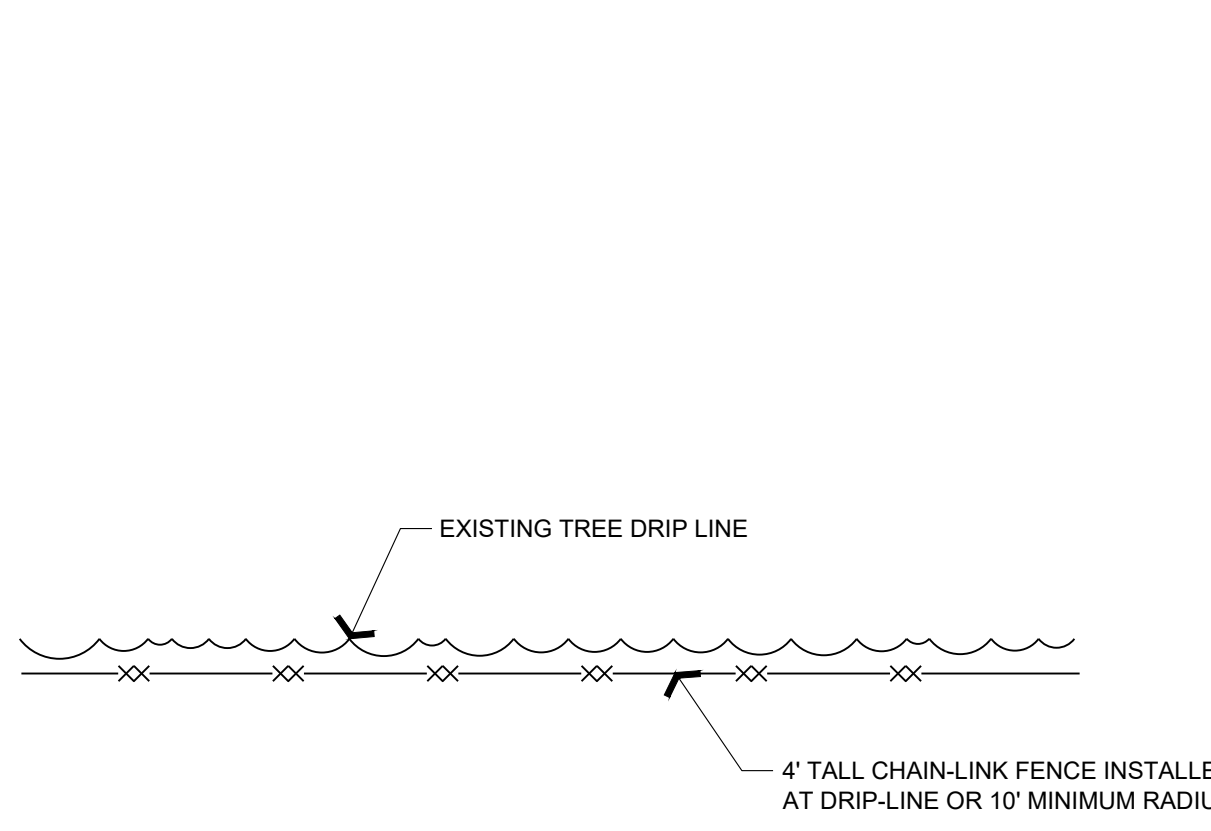
ISSUE SET: CONSTRUCTION DOCUMENTS
ISSUE DATE: 04/24/2025

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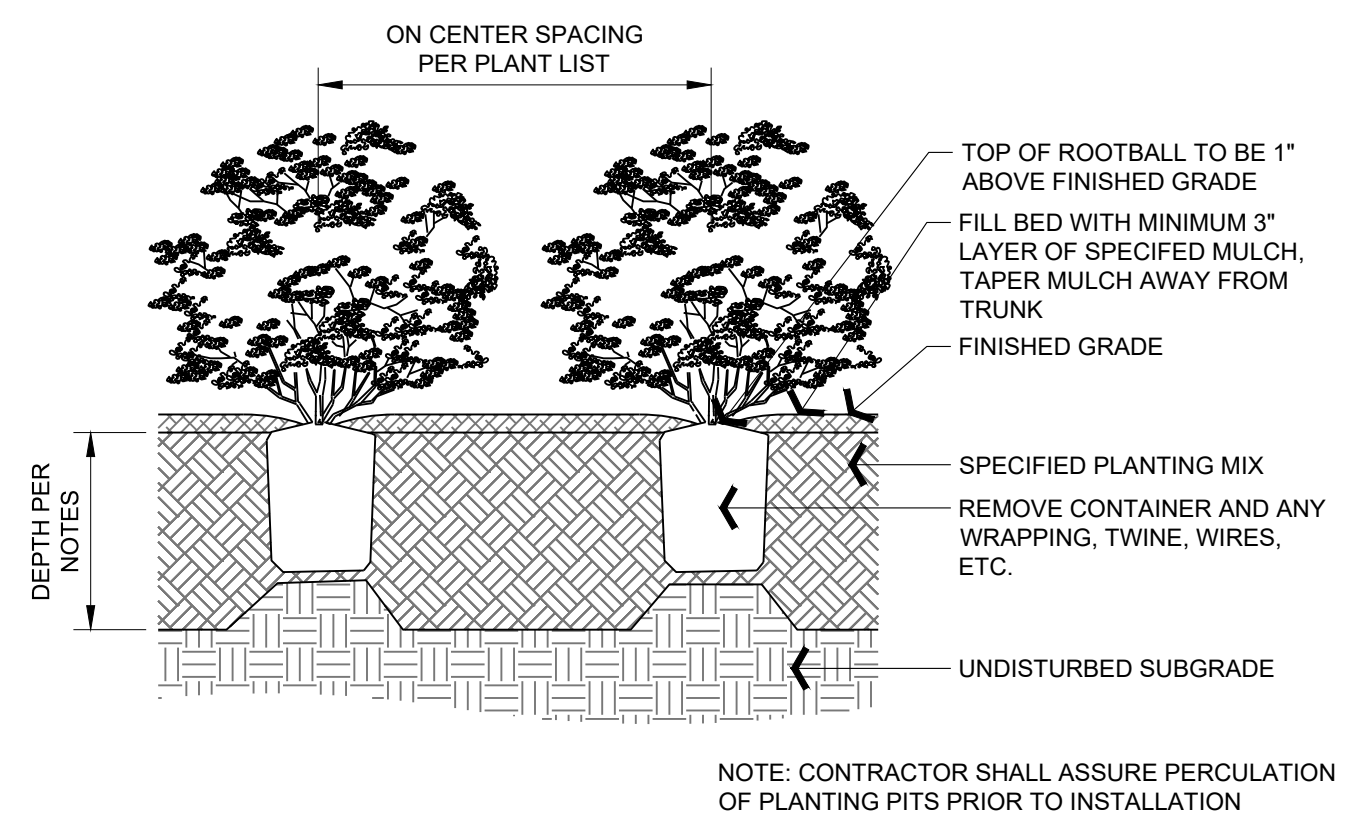
DRAWN BY: KAB
CHECKED BY:

LANDSCAPE NOTES AND SCHEDULE

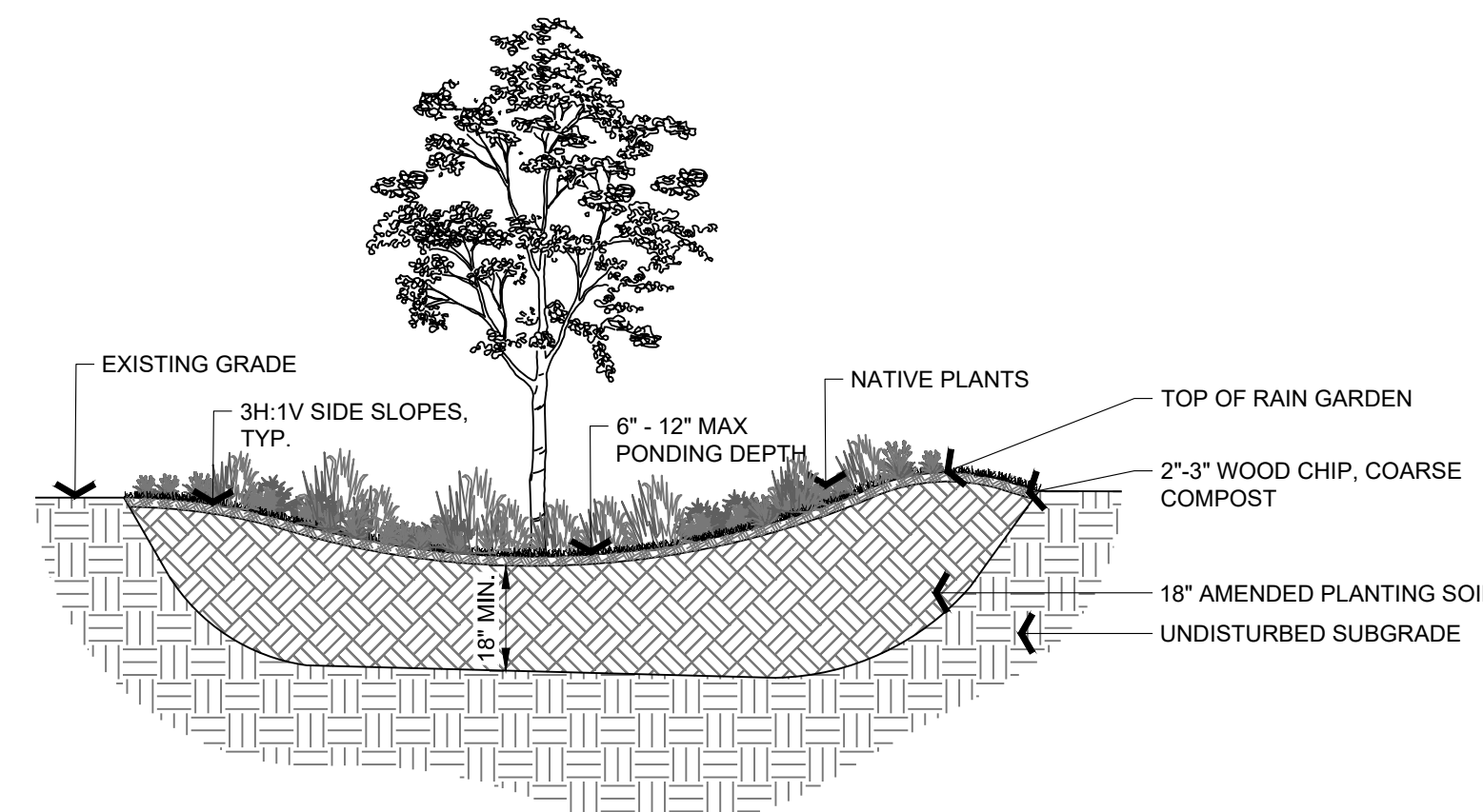
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PROJECT NO.: 24-018-01



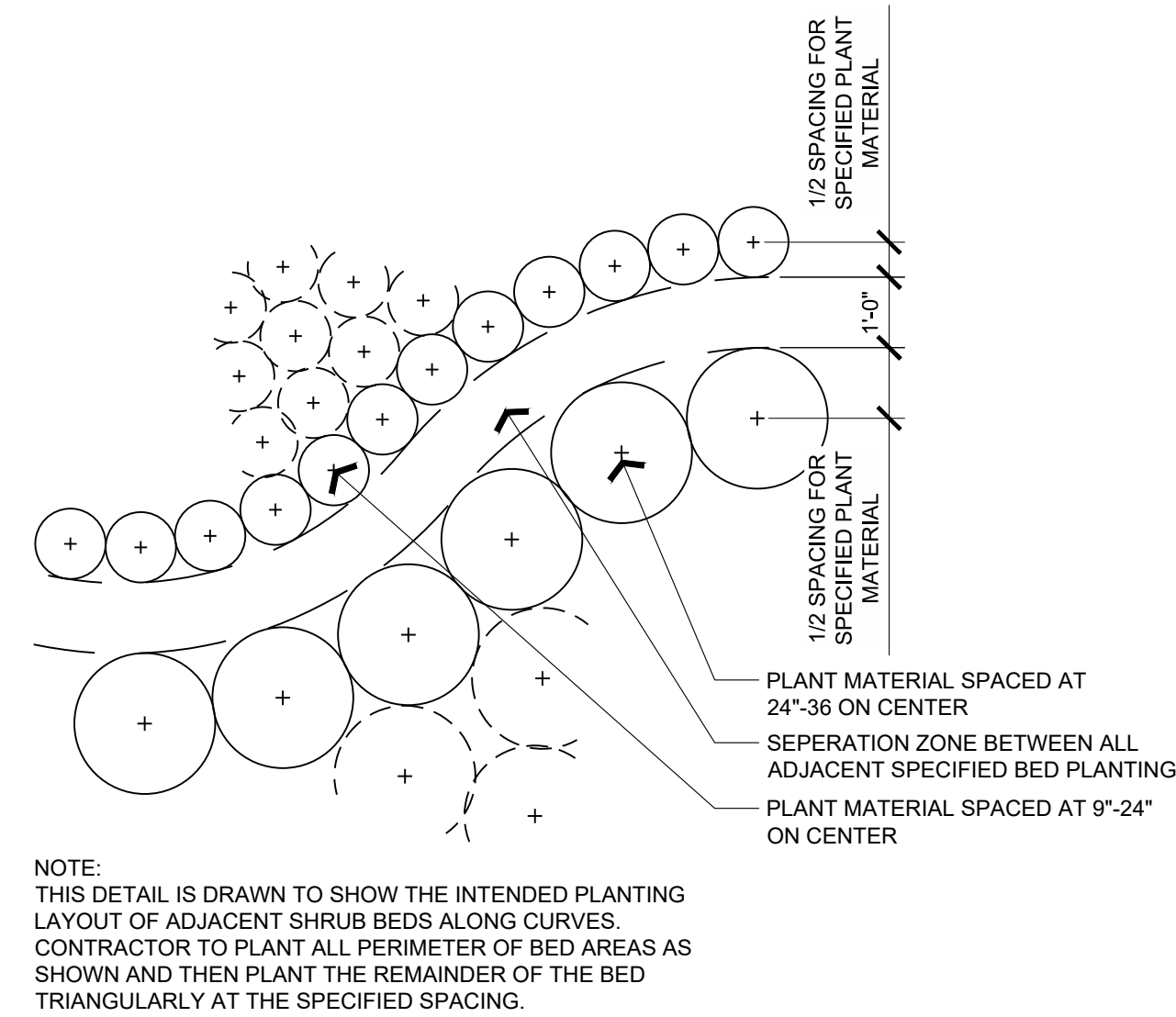
6 TREE PROTECTION FENCING
N.T.S. P-24.018.1-11



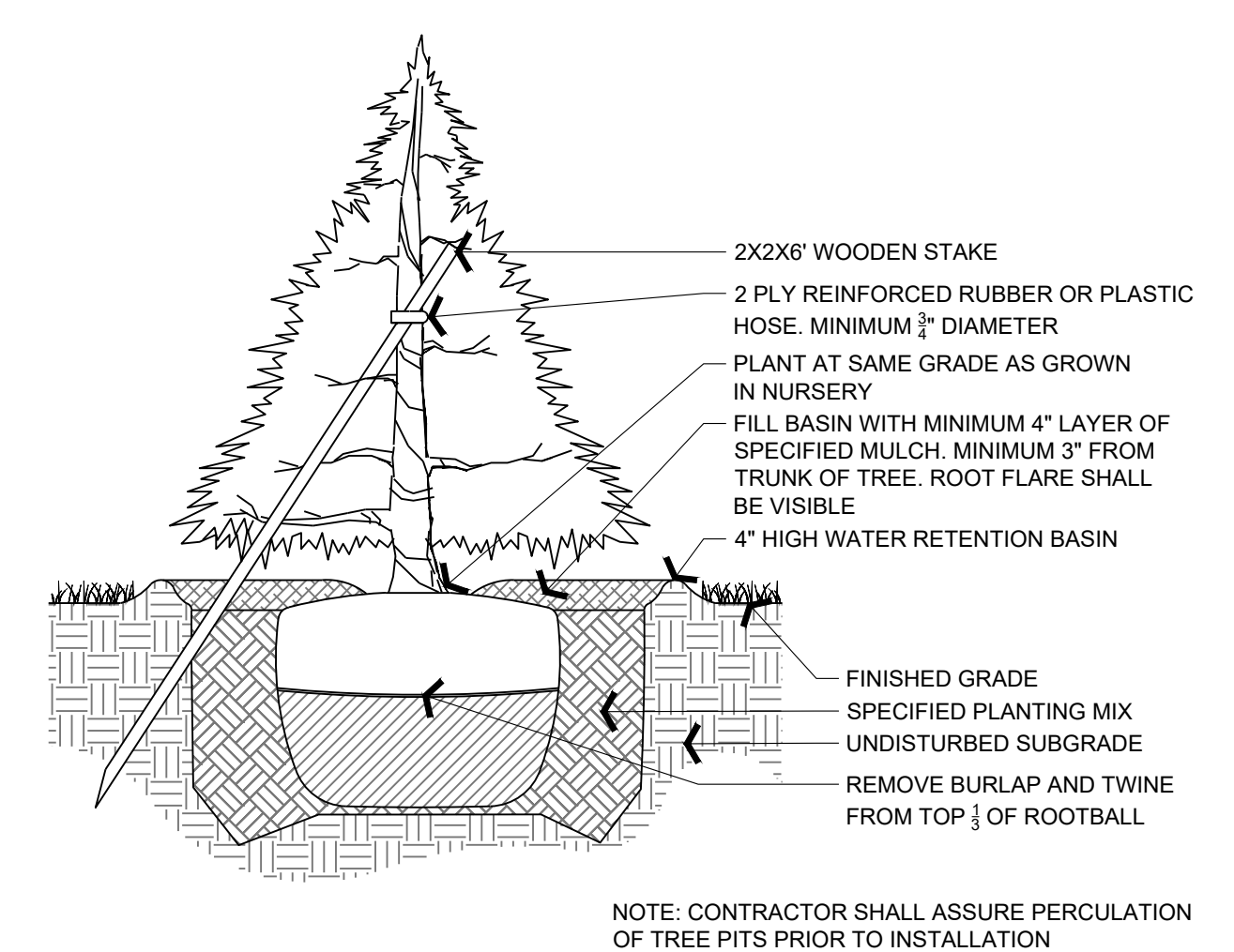
3 SHRUB BED PLANTING
NOT TO SCALE



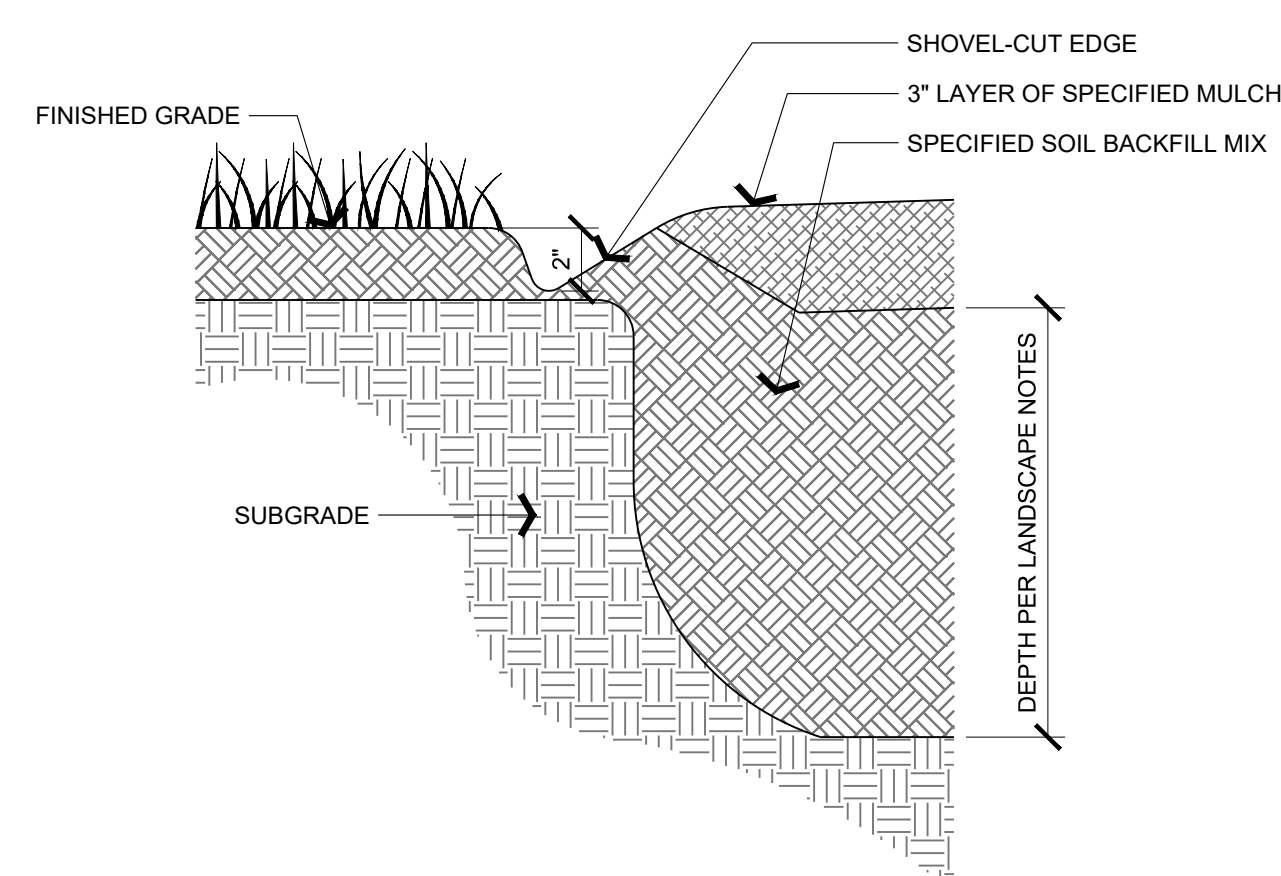
8 RAIN GARDEN
NOT TO SCALE P-24.018.1-28



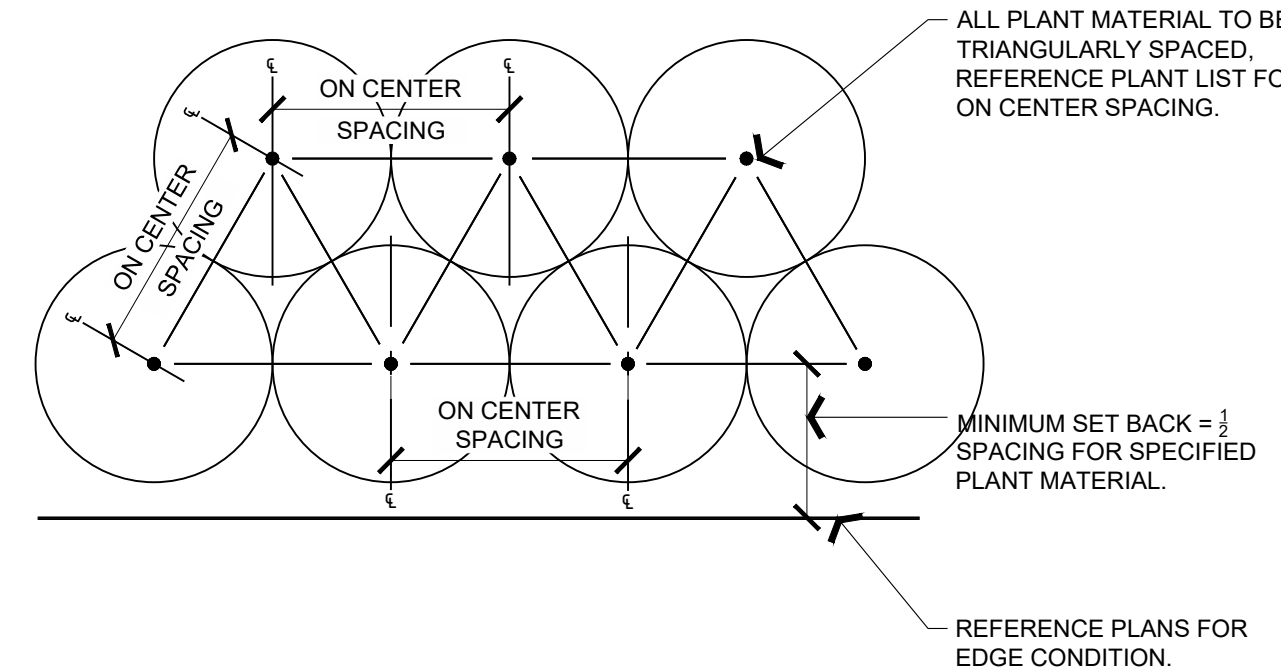
5 TYPICAL CURVED BED LAYOUT
NOT TO SCALE



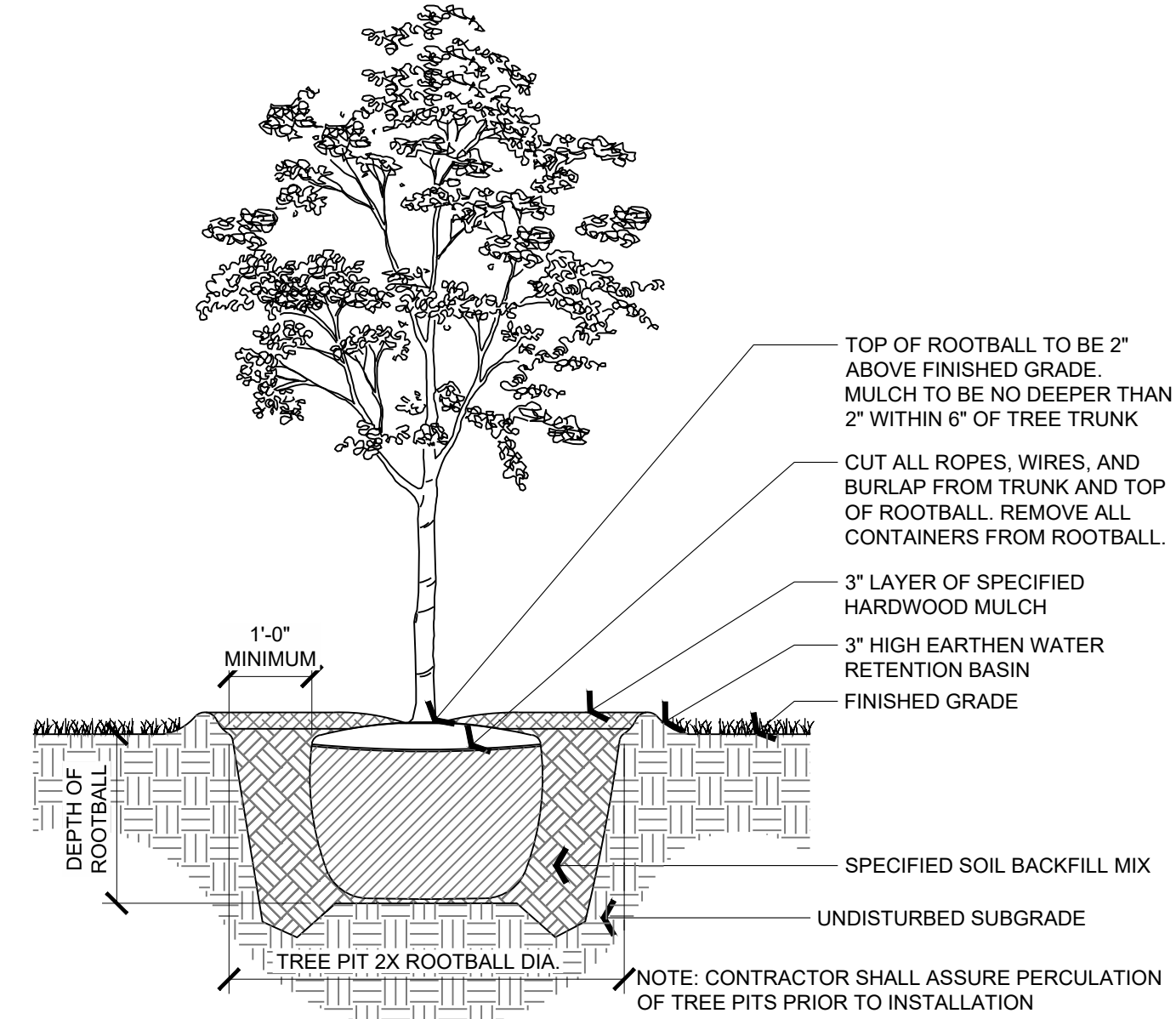
2 TREE PLANTING - EVERGREEN
NOT TO SCALE



7 SHOVEL EDGE AT PLANTING
NOT TO SCALE



4 TYPICAL PLANT SPACING
NOT TO SCALE



1 TREE PLANTING - STANDARD TRUNK
NOT TO SCALE

REVISION HISTORY:

Rev.	Description	Date