

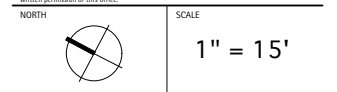
REVISIONS AND ISSUES

NO.	DATE	DESCRIPTION
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PROJECT
Academy at UBC

DRAWING TITLE
Tree Management Plan

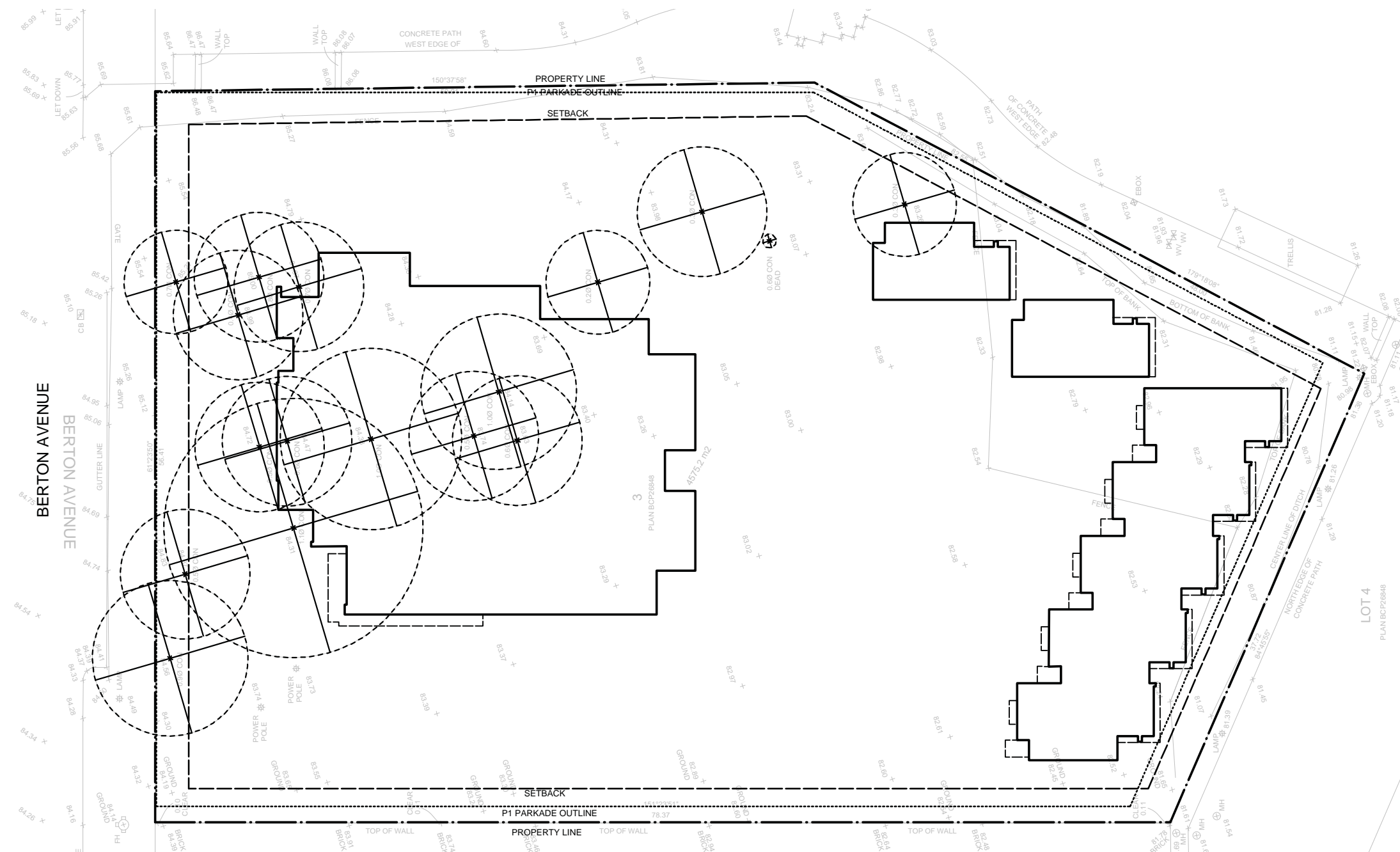
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REVIEWED	BH

DRAWING

LDP 001



TREE PROTECTION NOTES

NOTES:

- DO NOT REMOVE OR RELOCATE A RETAINED TREE OR REPLACEMENT TREE EXCEPT IN COMPLIANCE WITH A TREE PLAN.
- DO NOT REMOVE A TREE WITHOUT FIRST OBTAINING A TREE PERMIT.
- DO NOT LIGHT A FIRE WITHIN THE DRIPLINE OF A TREE, A RETAINED TREE OR A REPLACEMENT TREE.
- DO NOT REMOVE BARK FROM A TREE, A RETAINED TREE OR A REPLACEMENT TREE.
- DO NOT CAUSE ANY OTHER DAMAGE TO A TREE, A RETAINED TREE OR A REPLACEMENT TREE.
- NO PERSON SHALL ALTER THE EXISTING GRADE AROUND A RETAINED TREE EXCEPT THAT A PERSON MAY RAISE THE GRADE BY NO MORE THAN 5 CM (2") WITHIN 1 M, (3'-0") OF THE TRUNK AND BY NO MORE THAN 10 CM (4"), FROM THAT POINT OUT TO THE DRIPLINE OF THE TREE.

TREE HAZARD MITIGATION:

- MITIGATE HAZARDS FROM IDENTIFIED HAZARDOUS TREES (SEE ARBORIST REPORT) PRIOR TO ANY WORK ACTIVITY ON SITE. THE MITIGATION IS TO BE COMPLETED BY AN EXPERIENCED ISA CERTIFIED ARBORIST. THE WORK SHOULD BE DONE CAREFULLY TO PREVENT DAMAGE TO THE TREES TO BE PROTECTED.

TREE PROTECTION ZONE:

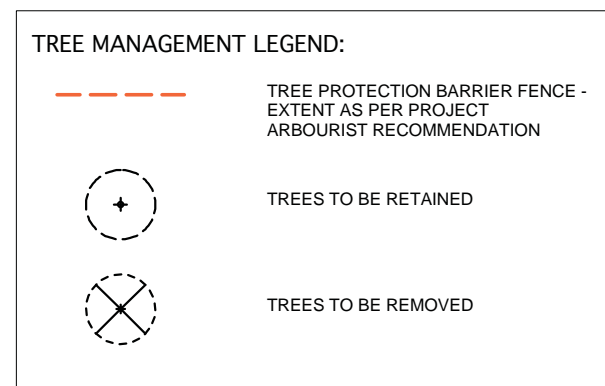
- SEE PLAN FOR LOCATION AND EXTENT OF TREE PROTECTION ZONES.
- ALL RETAINED TREES AND ALL REPLACEMENT TREES MUST BE PROTECTED BY A TREE PROTECTION BARRIER CONSTRUCTED, LOCATED AND MAINTAINED IN ACCORDANCE WITH SCHEDULE A.
- NO PERSON SHALL COMMENCE CONSTRUCTION UNLESS AND UNTIL THE TREE PROTECTION BARRIER HAS BEEN INSTALLED IN COMPLIANCE WITH SCHEDULE A.

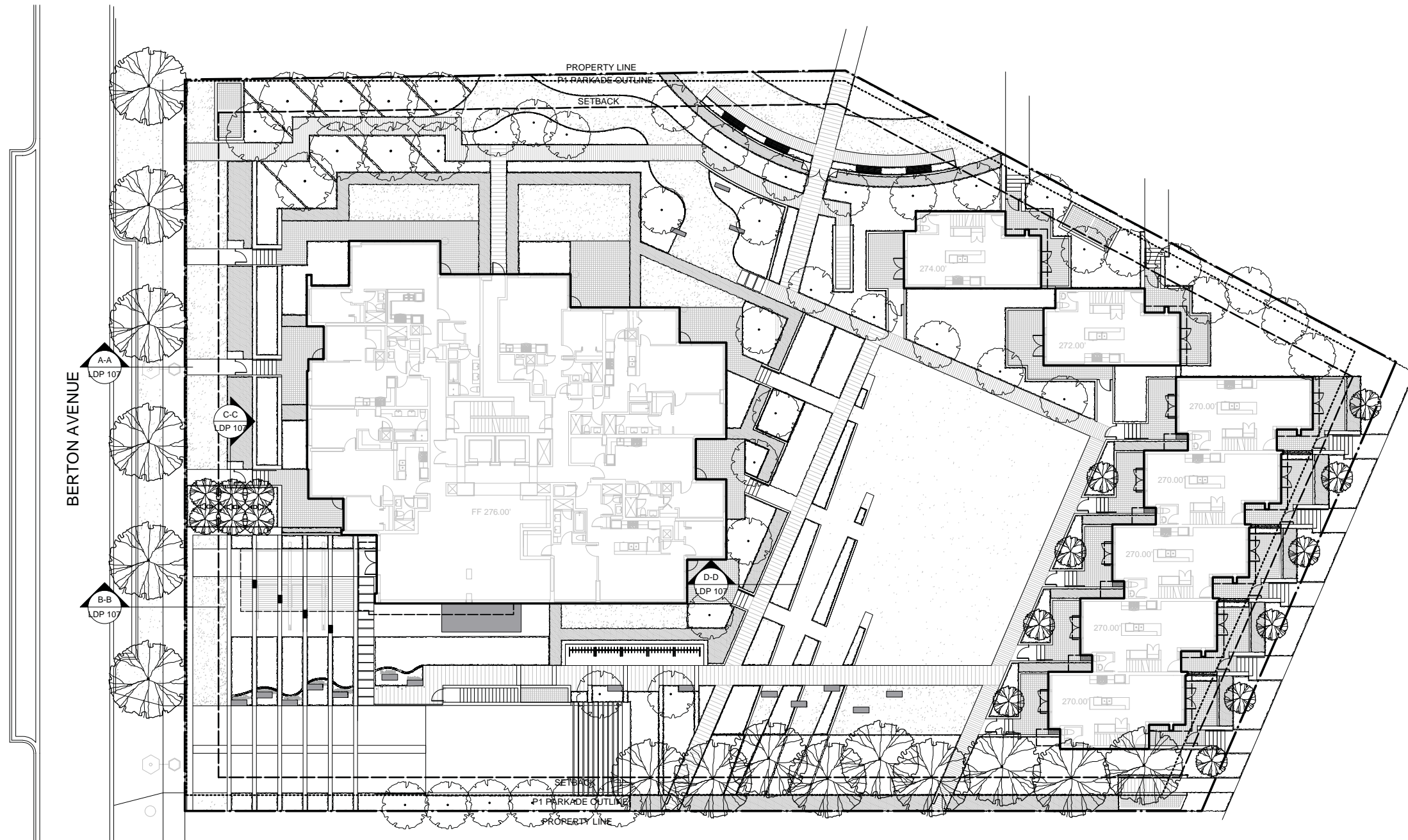
(cont.)

- NO SOIL DISTURBANCE OR STRIPPING IS PERMITTED IN THIS ZONE. THE NATURAL GRADE SHOULD BE MAINTAINED.
- ANY TREE WHICH IS LOCATED WITHIN 2 M (6'-0") OF A DEVELOPMENT SITE OR AN A STREET OR LANE AND ADJACENT TO A DEVELOPMENT SITE SHALL BE PROTECTED BY A TREE PROTECTION BARRIER ON THE SITE IN ACCORDANCE WITH SCHEDULE A, EXCEPT THAT THE TREE PROTECTION BARRIER NEED NOT EXTEND INTO THE REQUIRED SIDEYARD OF THE SITE BY THE LESSER OF 50% OF THE DISTANCE BETWEEN THE BUILDING ENVELOPMENT AND THE PROPERTY LINE, OR 1 M (3'-0").
- TREE PROTECTION BARRIERS MUST BE AT LEAST 1.2M IN HEIGHT AND CONSTRUCTED OF EITHER SNOW FENCING SECURELY FASTENED TO METAL STAKES SPACED NO FURTHER THAN 1M APART, PLYWOOD NAILED TO WOOD STAKES, OR ANOTHER FORM OF BARRIER SATISFACTORY TO THE CITY BUILDING INSPECTOR OR, WHERE THE BARRIER IS ALL OR PARTIALLY LOCATED ON A STREET OR LANE ALLOWNACE, THE CITY ENGINEER.
- AFTER TREE PROTECTION BARRIERS HAVE BEEN INSTALLED, THEY MUST BE REVIEWED BY PROJECT ARBORIST.
- INFORM PROJECT ARBORIST WHEN TREE PROTECTION BARRIER FENCING CAN BE REVIEWED, PRIOR TO ANY CONSTRUCTION ON SITE.
- DO NOT STORE OR DUMP ANY MATERIALS OR EQUIPMENT WITHIN OR AGAINST THE TREE PROTECTION BARRIER. DO NOT ALLOW PARKING WITHIN THE TREE PROTECTION BARRIER.
- ANY PLANNED EXCAVATION WITHIN THE TREE PROTECTION ZONE SHOULD BE SUPERVISED BY THE CONSULTING ARBORIST. ANY CONSTRUCTION ACTIVITIES PLANNED WITHIN THE TREE PROTECTION ZONES MUST BE REVIEWED AND SUPERVISED BY THE CONSULTING ARBORIST.

TREE RETENTION CARE DURING CONSTRUCTION:

- TREES WITHIN THE TREE PROTECTION BARRIER MUST BE ADEQUATELY CARED FOR THROUGHOUT THE CONSTRUCTION PROCESS. THEY MUST BE WATERED ADEQUATELY TO ENSURE THAT THE FULL ROOT AREAS DO NOT EVER DRY OUT. ROOTS ENCOUNTERED IMMEDIATELY ADJACENT TO THE LOCATION OF NEW CONSTRUCTION AND ARE TOO DIFFICULT TO RELOCATE SHALL BE CUT 15 CM (6") BACK FROM NEW CONSTRUCTION. USE CLEAN, SHARP TREE PRUNING SAWS AND TOOLS.





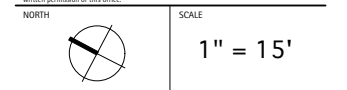
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PROJECT
Academy at UBC

DRAWING TITLE
Landscape Plan

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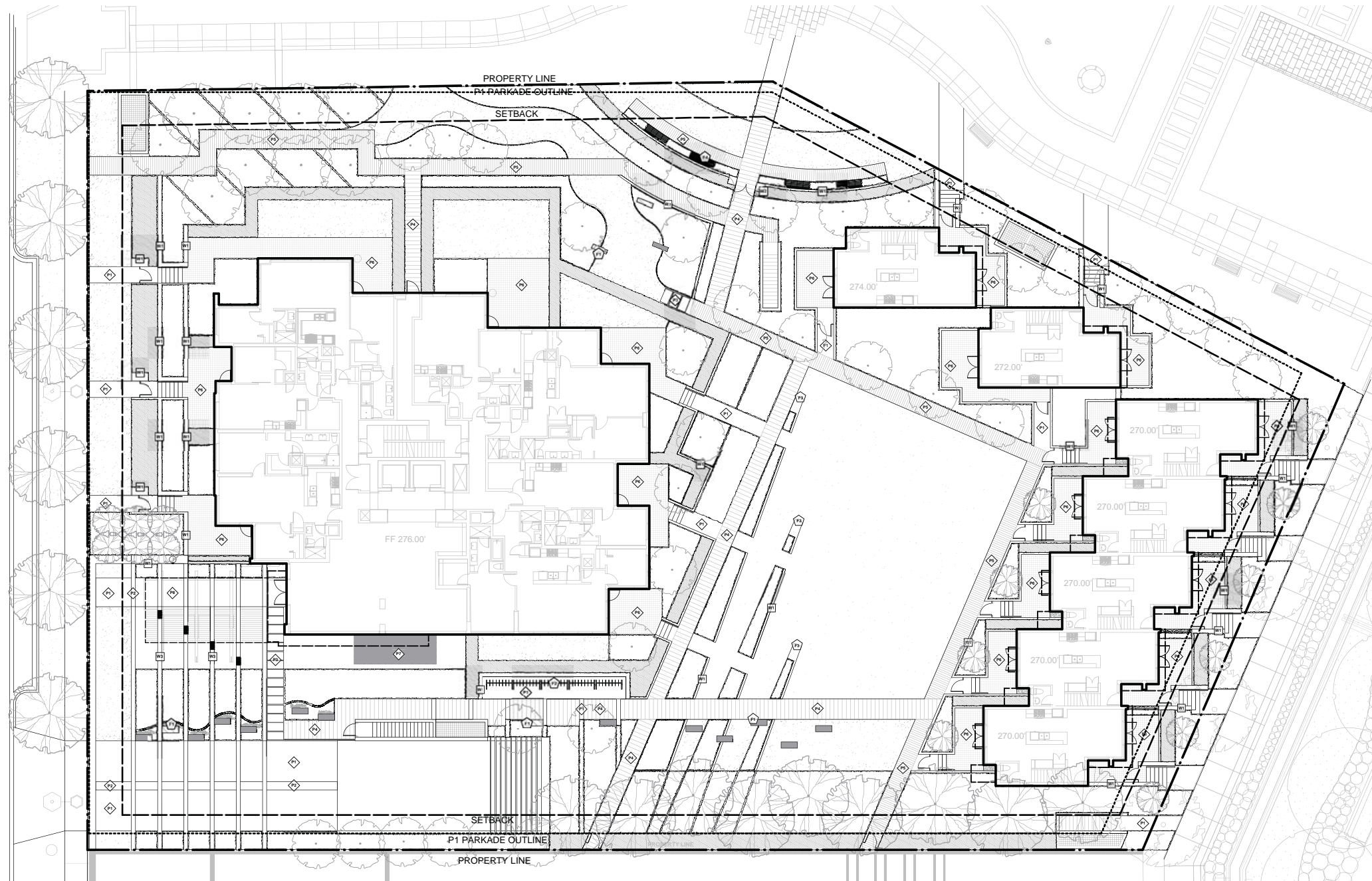


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LDP 101

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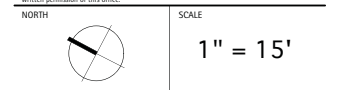
BERTON AVENUE



PROJECT
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DRAWING TITLE
 Layout & Materials Plan

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 LDP 102

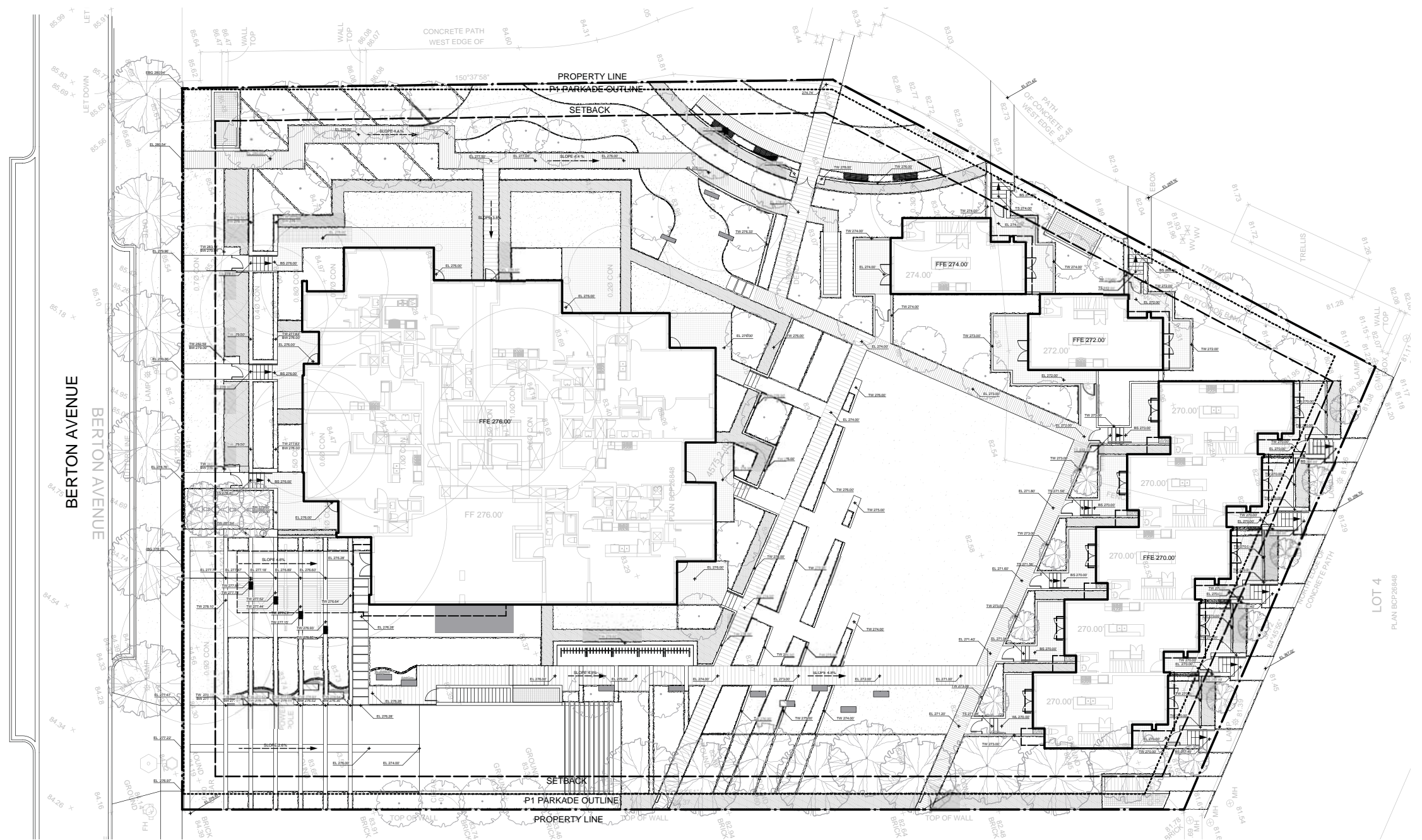
PAVING MATERIALS	
P1	CAST IN PLACE CONCRETE SANDBLAST FINISH
P2	BASALT PAVERS
P3	BASALT SLABS
P4	CONCRETE UNIT PAVERS - TYPE I COLOUR: CHARCOAL
P5	CONCRETE UNIT PAVERS - TYPE II COLOUR: NATURAL
P6	CONCRETE UNIT PAVERS - TYPE III COLOUR: CHARCOAL
P7	IPE WOOD DECK
P8	GLASS BRIDGE REFER TO ARCH. DWGS

WALL	
W1	WALL TYPE A CIP CONCRETE WALL - SANDBLAST FINISH
W2	WALL TYPE B CIP CONCRETE POST - SANDBLAST FINISH
W3	WALL TYPE B STONE FACED WALL - DOUBLE SIDED SAWN AND HONED FINISH

FURNISHINGS	
F1	BASALT SLAB/BENCH REFER TO DETAIL
F2	BIKE RACK SUPPLIER: CORA BIKE
F3	DECORATIVE LIGHT FIXTURE
F4	BENCH PARK VUE BENCH SUPPLIER: LANDSCAPE FORMS

LAYOUT AND MATERIALS GENERAL NOTES

- DO NOT SCALE DRAWING. LAYOUT AS PER DIMENSIONS NOTED ON LANDSCAPE PLANS. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- LAYOUT AND MATERIALS DRAWINGS ARE TO BE READ IN CONJUNCTION WITH LANDSCAPE SPECIFICATIONS.
- LANDSCAPE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ARCHITECTURAL AND ENGINEERING DRAWINGS. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- LIGHTING INFORMATION REFERENCED ON LANDSCAPE DRAWINGS IS TO BE READ IN CONJUNCTION WITH ELECTRICAL ENGINEER'S DRAWINGS.
- REFERENCE CIVIL ENGINEER'S DRAWINGS FOR LAYOUT OF ROAD CURBS AND GUTTERS.
- REFER TO ARCHITECTURAL DRAWINGS FOR GATE AND GUARDRAIL DESIGN AND DETAILS.



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DRAWING TITLE
Grading Plan

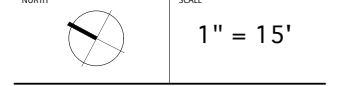
GRADING GENERAL NOTES

- REFER TO ARCHITECTURAL PLANS, SECTIONS AND ELEVATIONS FOR TOP OF SLAB ELEVATIONS. SLAB ELEVATIONS INDICATED ON LANDSCAPE DRAWINGS ARE FOR REFERENCE ONLY. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- CONFIRM ALL EXISTING GRADES PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- GROWING MEDIUM DEPTHS ON ARCHITECTURAL SLAB ARE NOT TO EXCEED THOSE SPECIFIED IN SECTION 02212. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- SLAB DRAINS AND PLANTER SLAB DRAINS ARE SHOWN FOR REFERENCE ONLY AND ARE TO BE READ IN CONJUNCTION WITH MECHANICAL ENGINEERING DRAWINGS. REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.
- UNLESS OTHERWISE NOTED ALL DRAINS LOCATED IN LAWN OR PLANTED AREAS TO BE COMPLETE WITH INSPECTION CHAMBER AND CLEANOUT AS DETAILED ON LANDSCAPE DRAWINGS.
- UNLESS OTHERWISE NOTED PROVIDE A MINIMUM SLOPE OF 2% ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES.
- UNLESS OTHERWISE NOTED MAXIMUM SLOPE OF SOFT LANDSCAPE AREAS TO BE 3:1 (33%). REPORT ANY DISCREPANCIES TO CONSULTANT FOR REVIEW AND RESPONSE.

GRADING LEGEND

- EXISTING ELEVATION
- BUILDING GRADE
- PROPOSED GROUND ELEVATION FINISHED GRADE
- PROPOSED TOP OF WALL ELEVATION
- PROPOSED BOTTOM OF WALL ELEVATION
- PROPOSED TOP OF STAIR ELEVATION
- PROPOSED BOTTOM OF STAIR ELEVATION
- FINISHED FLOOR ELEVATION

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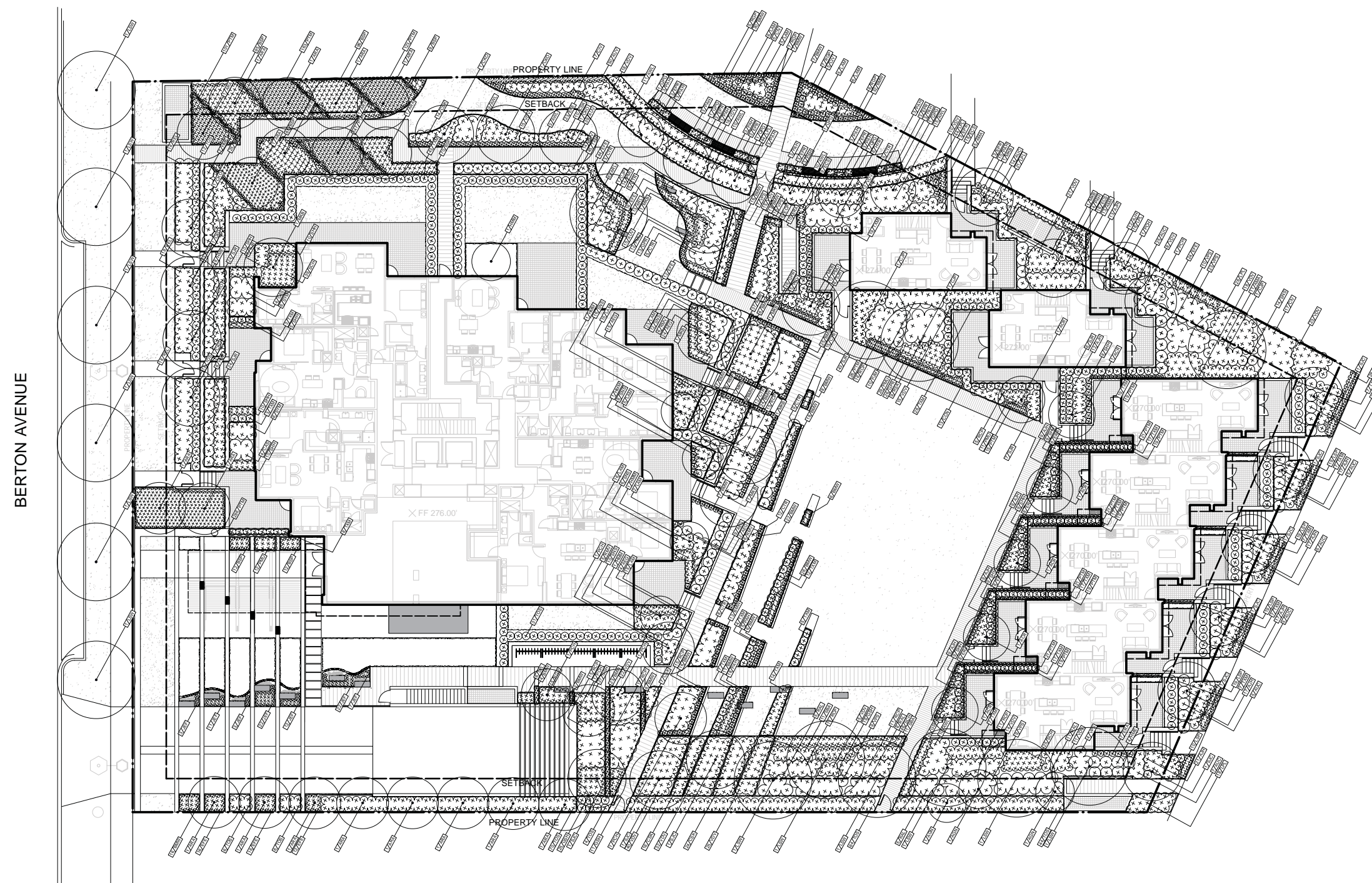


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LDP 103

REVISIONS AND ISSUES

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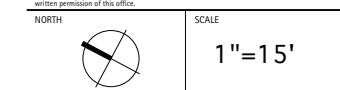
PROJECT

Academy at UBC

DRAWING TITLE

Planting Plan

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LDP 104

Plant List
PWL Landmark

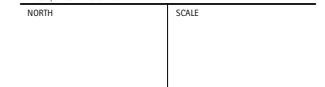
ID	Qty	Botanical Name	Common Name	Scheduled Size	Spacing	Remarks
Trees						
ACR	6	Acer circinatum	Vine Maple	2.4 m ht. [8'-0" ht.]	As Shown	B&B, Nursery grown, minimum 3 stems
AGN	3	Acer ginnala 'Red November'	Red November Amur Maple	2.4 m ht. [8'-0" ht.]	As Shown	B&B, Use in cold climates only, single leader
ARA	19	Acer rubrum 'Armstrong'	Armstrong Red Maple	8cm cal. [3" cal.]	As Shown	B&B, Uniform branching, dense tree, 7' (2.1 m) std.
CJP	4	Cercidiphyllum japonicum	Japanese Katsura Tree	8 cm cal. [3" cal.]	As Shown	B&B, Uniform branching, dense tree, 7' (2.1 m) std.
CKO	7	Cornus kousa	Kousa Dogwood	5 cm cal. [2" cal.]	As Shown	B&B, Well branched, dense tree
HMM	5	Hamamelis mollis	Chinese Witchhazel	3.0m ht. [9'-0" ht.]	As Shown	B&B, Well branched, dense tree, clump form
LSW	12	Liquidambar styraciflua 'Worplesdon'	Worplesdon Sweetgum	8 cm cal. [3" cal.]	As Shown	B&B, Uniform branching, dense tree, 7' (2.1 m) std.
MKB	10	Magnolia kobus	Kobus Magnolia	7 cm cal. [2 1/2" cal.]	As Shown	B&B, Well branched, dense tree, 6' (1.8 m) std.
PCH	7	Pyrus calleryana 'Chanticleer'	Chanticleer Pear	7 cm cal. [2 1/2" cal.]	As Shown	B&B, Well branched, dense tree, 6' (1.8 m) std.
QPG	6	Quercus palustris 'Green Pillar'	Green Pillar Pin Oak	8 cm cal. [3" cal.]	As Shown	B&B, Uniform branching, dense tree, branches to within 2' (0.6 m) of g
SJC	9	Styrax japonica	Japanese Snowbell	5 cm cal. [2" cal.]	As Shown	B&B, Uniform branching, dense tree, 6' (1.8m) std.
Shrubs						
AEG	54	Abelia 'Edward Goucher'	Edward Goucher Abelia	#3 pot	75cm [30"]	
AUC	71	Arbutus unedo 'Compacta'	Compact Strawberry Tree	#3 pot	90cm [36"]	
AMA	29	Aronia melanocarpa 'Autumn Magic'	Autumn Magic Chokeberry	#3 pot	75cm [30"]	Well established
ARL	19	Azalea 'Rosy Lights'	Rosy light Azalea	#2 pot	75cm [30"]	Well established
AWL	68	Azalea 'White Lights'	White Lights Azalea	#2 pot	75cm [30"]	Well established
AJH	179	Azalea japonica 'Hino White'	Hino White Japanese Azalea	#3 pot	60cm [24"]	
BMW	366	Buxus microphylla 'Winter Gem'	Winter Gem Boxwood	#2 pot	38cm [15"]	
CIV	34	Ceanothus impressus 'Victoria'	Brilliant Ceanothus	#3 pot	90cm [36"]	
CTR	79	Choisya ternata	Mexican Orange Blossom	#3 pot	90cm [36"]	
CAS	8	Cornus alba 'Sibirica'	Siberian Dogwood	#2 pot	90cm [36"]	Well established
CSK	71	Cornus sericea 'Kelseyii'	Kelseyii Dogwood	#2 pot	60cm [24"]	Well established, nursery grown
GSH	104	Gaultheria shallon	Salal	#2 pot	45cm [18"]	Well established, nursery grown
HYR	6	Hibiscus syriacus 'Red Heart'	Red Heart Rose-of-Sharon	#3 pot	100cm [39"]	Well established
HME	27	Hydrangea macrophylla 'Endless Summer'	Endless Summer Hydrangea	#3 pot	90cm [36"]	Well established
PJM	10	Pieris japonica 'Mountain Fire'	Mountain Fire Japanese Pieris	#3 pot	90cm [36"]	Well established
REL	54	Rhododendron 'Elizabeth'	Elizabeth Rhododendron	#3 pot	75cm [30"]	Well established
RCP	116	Rhododendron carolinianum 'P.J.M.'	P.J.M. Rhododendron	#3 pot	75cm [30"]	
RAL	27	Ribes alpinum	Alpine Currant	#2 pot	90cm [36"]	Well established, nursery grown
RSK	9	Ribes sanguineum 'King Edward VII'	King Edward VII Flowering Currant	#2 pot	100cm [39"]	Well established, nursery grown
RGP	40	Rosa 'Gourmet Popcorn'	Gourmet Popcorn Rose	#2 pot	45cm [18"]	Well established
RMP	62	Rosa 'Meidiland Pink'	Meidiland Pink Rose	#2 pot	60cm [24"]	Well established
RMV	31	Rosa 'Meidiland var. Meikrotal'	Scarlet Meidiland Rose	#2 pot	75cm [30"]	Well established
SHH	89	Sarcococca hookeriana humilis	Himalayan Sweet Box	#2 pot	45cm [18"]	
SJR	141	Skimmia japonica 'Rubella'	Red Flowered Japanese Skimmia	#2 pot	60cm [24"]	
SBA	22	Spiraea bumalda 'Anthony Waterer'	Anthony Waterer Spiraea	#2 pot	60cm [24"]	Well established
SNS	66	Spiraea nipponica 'Snowmound'	Snowmound Spiraea	#2 pot	60cm [24"]	Well established
SYM	12	Symphoricarpos albus	Snowberry	#2 pot	75cm [30"]	Well established, nursery grown
SCH	110	Symphoricarpos chenaultii 'Hancock'	Hancock Trailing Snowberry	#2 pot	45cm [18"]	Well established
TXM	337	Taxus x media 'H.M.Eddie'	H.M.Eddie Yew	1.2m	60cm [24"]	Dense hedging plant / B & B
TOS	261	Thuja occidentalis 'Smaragd'	Emerald Cedar	1.5m	60cm [24"]	Dense hedging plant / B & B
VDV	327	Viburnum davidii	David Viburnum	#2 pot	60cm [24"]	
VPS	72	Viburnum plicatum 'Summer Snowflake'	Japanese Snowball	#3 pot	90cm [36"]	Well established
Ground Cover						
AUV	104	Arctostaphylos uva-ursi 'Vancouver Jade'	Vancouver Jade Kinnikinnick	#1 pot	38cm [15"]	15cm (6") leads. Minimum 3 leads
CCN	13	Cornus canadensis	Bunchberry	#1 pot	30cm [12"]	8cm (3") height. Well established, nursery grown
ECP	6	Erica carnea 'Springwood Pink'	Spring Pink Winter Heath	#1 pot	38cm [15"]	15cm (6") height
ECS	43	Erica carnea 'Springwood White'	Dwarf White Heath	#1 pot	38cm [15"]	15cm (6") height
EFE	163	Euonymus fortunei 'Emerald Gaiety'	Emerald Gaiety Wintercreeper	#1 pot	38cm [15"]	25cm [10"] spread. Minimum 3 leads
GPR	65	Gaultheria procumbens	Wintergreen	#1 pot	30cm [12"]	10cm (4") height
LPL	177	Lonicera pileata	Privet Honeysuckle	#1 pot	60 cm [24"]	30 cm [12"] spread
PTM	1219	Pachysandra terminalis	Japanese Spurge	10cm pot	30cm [12"]	10cm (4") height
Perennials						
EPR	24	Echinacea purpurea	Purple Cone Flower	#1 pot	45 cm [18"]	Well established
ERA	49	Epimedium rubra	Red Barrenwort	#1 pot	45 cm [18"]	Well established
LAM	98	Lavandula angustifolia 'Munstead'	Munstead Lavender	#1 pot	45cm [18"]	Well established
LSP	114	Lavandula spica	English Lavender	#1 pot	38cm [15"]	Well established
Ornamental Grasses						
PAH	73	Pennisetum alopecuroides 'Hamelin'	Dwarf Fountain Grass	#1 pot	45 cm [18"]	Well established
Vines						
Aquatic Plants						
JEF	80	Juncus effusus	Common Rush	#1 pot	30 cm [12"]	Well established
Ferns						
BSP	382	Blechnum spicant	Deer Fern	#1 pot	38 cm [15"]	Well established, nursery grown
PMU	90	Polystichum munitum	Western Sword Fern	#1 pot	45 cm [18"]	Well established, nursery grown
Bulbs						

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PROJECT
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DRAWING TITLE
Planting List

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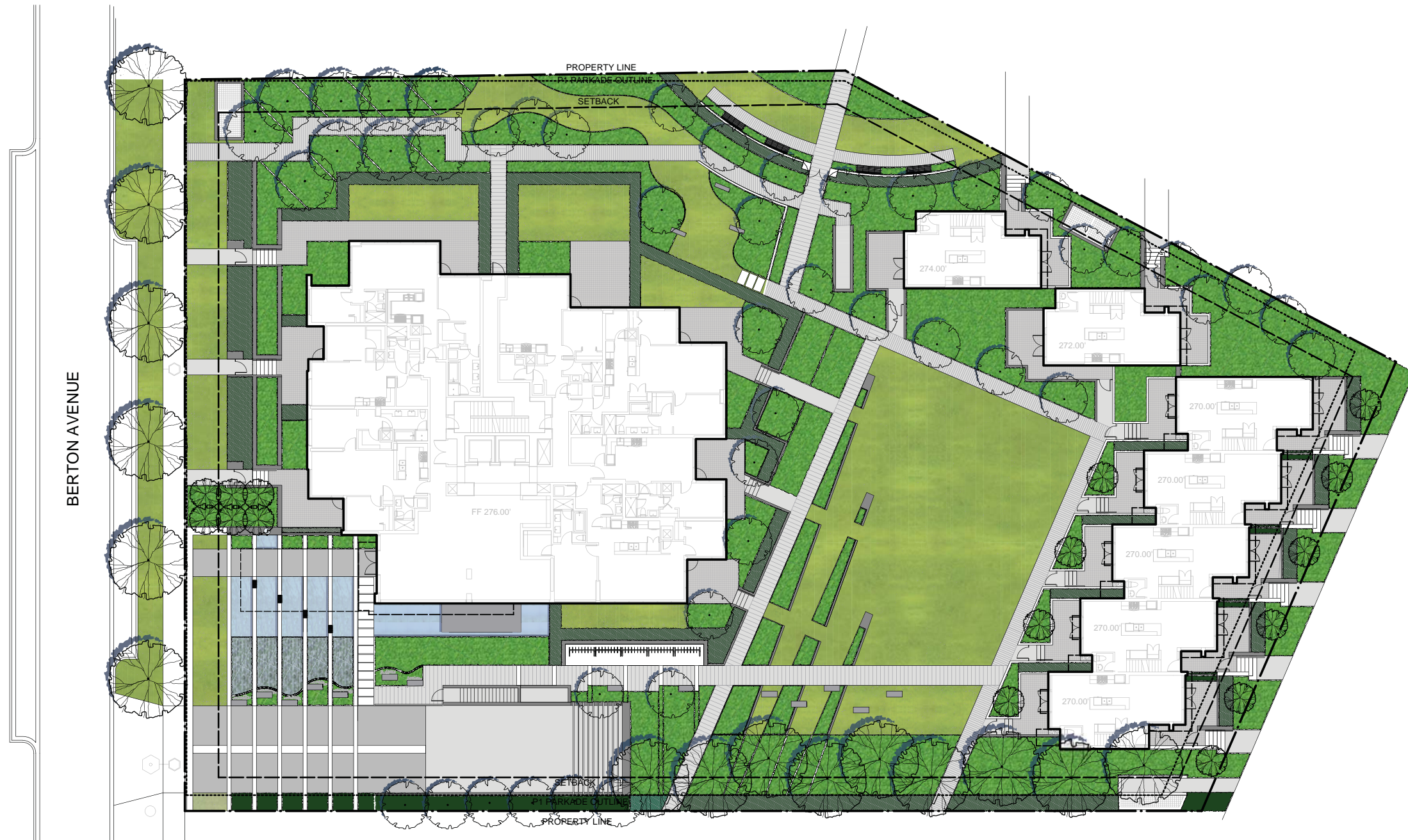


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LDP 105

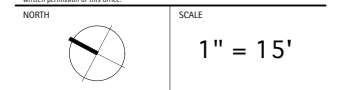
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Landscape Plan

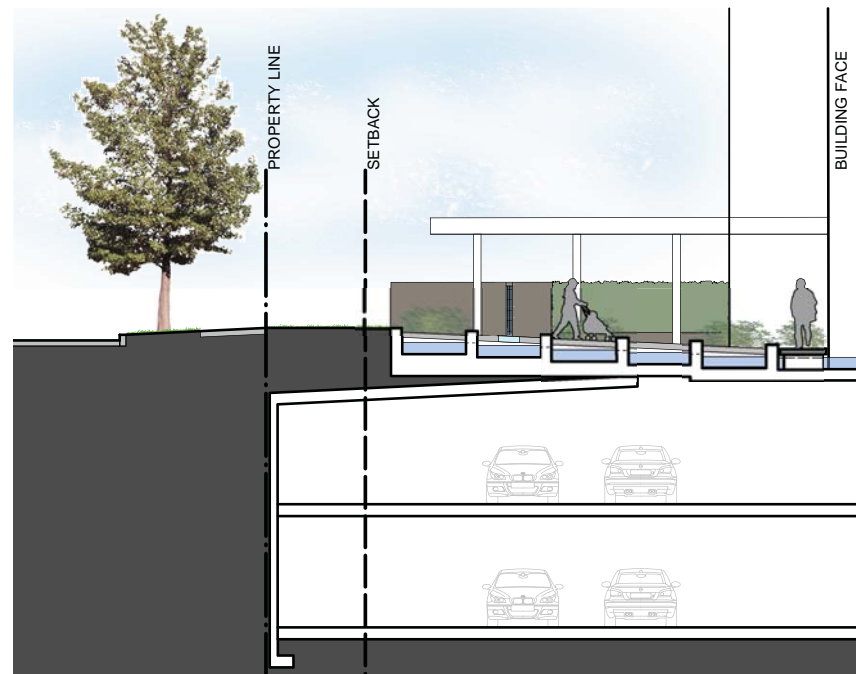
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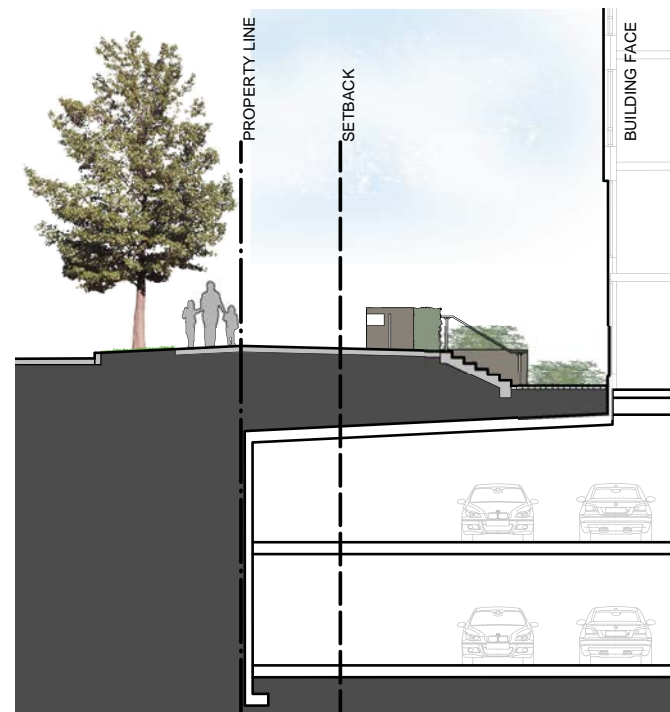
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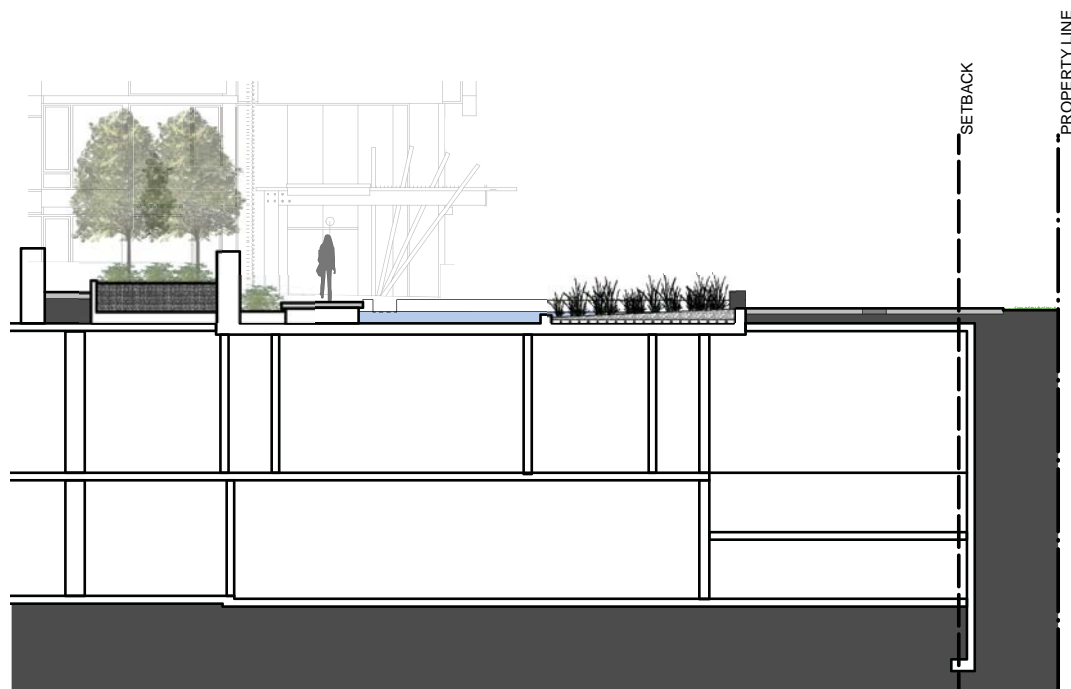
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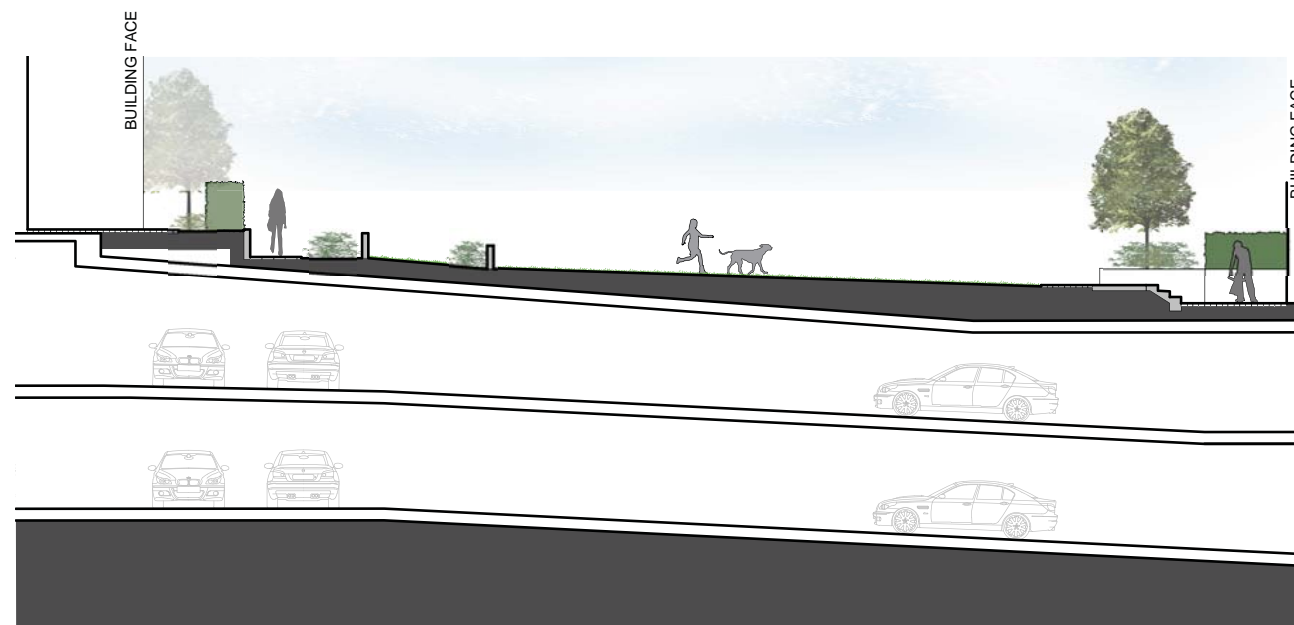
1 SECTION A-A
1/8"=1'-0"
LDP 107



2 SECTION B-B
1/8"=1'-0"
LDP 107



3 SECTION C-C
1/8"=1'-0"
LDP 107



4 SECTION D-D
1/8"=1'-0"
LDP 107

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2011/11/14	DP Submission

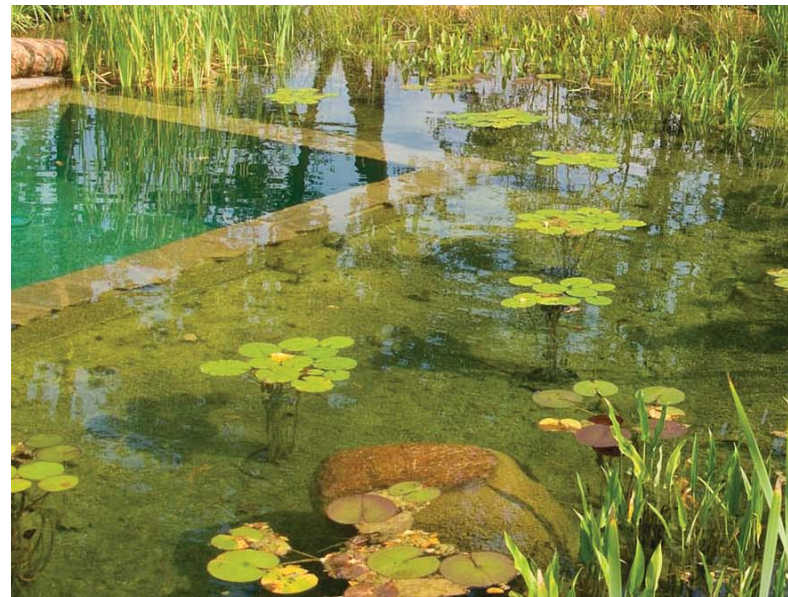
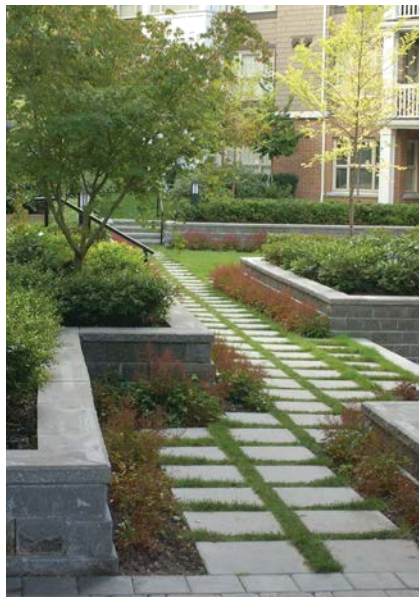
PROJECT
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DRAWING TITLE
Sections

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NORTH SCALE
As Indicated

PROJECT NO.	1152
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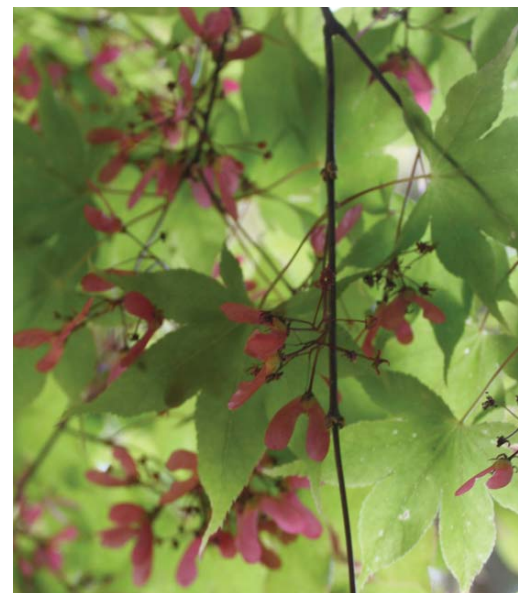
DRAWING
LDP 107



PRECEDENTS



MATERIALS



PLANTINGS

REVISIONS AND ISSUES

NO.	DATE	DESCRIPTION
1	2011/11/14	DP SUBMISSION

PROJECT
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DRAWING TITLE
Precedent Photos

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NORTH	SCALE
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