

**CITY OF DELAWARE
SHADE TREE COMMISSION
CITY COUNCIL CHAMBERS
CITY HALL
1 SOUTH SANDUSKY STREET
7:00 P.M.**

AGENDA

August 28, 2018

1. ROLL CALL
2. INTRODUCTION of New Student Representative – Fredericka Shanks
3. ELECTION OF OFFICERS
 - A. Chairperson
 - B. Vice-Chairperson
4. APPROVAL of the Motion Summary for the meeting held June 26, 2018, as recorded and transcribed.
5. PUBLIC COMMENTS
6. ARBORIST REPORT
7. STAFF COMMENTS
 - A. Discussion of Community Outreach Activities
8. MEMBERS COMMENTS
9. PLAN REVIEWS
 - A. Glenross North Sections 2-4
10. ADJOURNMENT

SHADE TREE COMMISSION
June 26, 2018
MOTION SUMMARY

ITEM 1. Roll Call

Vice-Chairwoman Wright called the meeting to order at 7:00 p.m.

Members Present: Dave Carey, Stan Eddy, Tom Glissman, Tom Wolber, Becki Wood-Meek, and Vice-Chairwoman Susan Wright

Members Absent: Shannon Brewster and Fredericka Shanks

Staff Present: Ted Miller, Parks and Natural Resource Director, Doug Richmond, Arborist, and Tom Homan, City Manager

Motion to Excuse: Mr. Wolber moved to excuse Ms. Brewster and Ms. Shanks, seconded by Mr. Glissman. Motion approved with a 6-0 vote.

ITEM 2. INTRODUCTION of new Shade Tree Commission Member – Stan Eddy

Vice-Chairwoman Wright welcomed Mr. Eddy. Each member provided a little background information on why they serve on the Shade Tree Commission.

ITEM 3. APPROVAL OF MOTION SUMMARY of Shade Tree Commission meeting of April 24, 2018 as recorded and transcribed.

Motion: Mr. Wolber moved to approve the Motion Summary for the April 24, 2018 meeting, seconded by Mr. Glissman. Motion approved with a 5-0-1 (Eddy) vote.

ITEM 4. PUBLIC COMMENTS

PUBLIC COMMENT:

Tom Homan
City Manager

Mr. Homan thanked the Commission for their work as a Commission. He discussed the confusion regarding the code for zoning and subdivisions. He recommended that the Planning and Community Development Director, Dave Efland attend a future meeting to explain and educate on how to account for tree preservation and funds for each different type of development. The Commission voiced their support in having Mr. Efland speak at a future meeting.

Mr. Homan also discussed the recent request for a Shade Tree Representative attend city meetings that occur with the BIA. Mr. Homan recommended that Mr. Miller act as a liaison for the Shade Tree Commission with meetings that involve the BIA and then provide information to the Commission. Mr. Wolber voiced concerns over the lack of representation regarding public trees in meetings.

A discussion was held regarding the Tree Fund and upcoming public projects i.e. the East William Street Expansion. A discussion was also held on celebrating the Sister City Relationship with Sakata, Japan with the planting of Cherry Trees.

ITEM 5. ARBORIST REPORT

Mr. Richmond reviewed the Arborist Report that was provided to the Commission for both April and May. Mr. Richmond recommended that the Commission look at a different venue and celebration for the upcoming Arbor Day to allow for more citizen involvement. Vice-Chairwoman Wright discussed past celebrations by involving the schools and students.

Mr. Richmond also discussed the partnership with the Columbus Zoo to provide pruned trees branches to the Zoo.

Mr. Wolber questioned the responsibility to maintain a pocket park that was located near Schultz Elementary. Mr. Richmond explained that pocket parks are usually the responsibility of the HOA. Mr. Wolber also informed Mr. Richmond that there is a dead tree located at Leawood Drive and Trestlewood Court.

ITEM 6. STAFF COMMENTS

A. Discussion of Community Outreach Activities

Vice-Chairwoman Wright requested to discuss outreach activities in more depth at a future meeting.

B. Discussion of Meeting Schedule

Mr. Miller discussed the plan to change the meeting schedule for the Shade Tree Commission. He discussed having the meeting every other month and alternate the month with the Parks and Recreation Advisory Board. The Board was informed that the meeting date is expected to be held on the fourth Tuesday of the month, and that if necessary a special meeting for the alternative month be held at the regular scheduled time. Mr. Miller also recommended on alternative months the Commission look at community outreach activities i.e. pruning instructions.

ITEM 7. MEMBER COMMENTS

Vice-Chairwoman Wright informed Mr. Miller of a potential interest to be on the Shade Tree Commission. Mr. Miller to reach out to this individual to provide more information.

Mr. Glissman thanked staff for the recent tree trimming in the Carson Farms area.

Mr. Eddy expressed his support in holding educational workshops to the community as a way to connect with the public and inform them of the role of the Commission.

ITEM 8. PLAN REVIEWS

- A. Heatherton Phase 7- Approved as submitted
- B. Highpoint Place Apartments – Approved as submitted
- C. Seattle House Apartments – Approved as submitted
- D. Stockdale Farms – Approved with changes to main entrance
- E. Del-Mor Dwellings – Approved with recommended replacement to pear trees
- F. Willowbrook Phase 2 – Approved as submitted
- G. Wesleyan Inn – Informational Only

ITEM 9. ADJOURNMENT

Motion: Mr. Wolber moved to adjourn the meeting, seconded by Mr. Carey. The Shade Tree Commission meeting adjourned at 9:07 p.m.

Chairman or Vice-Chairman

Clerk

**Arborist Report
Monthly Summary
Reporting Month June 2018**

Activity completed in June 2018

I. Tree and Stump Removals

3 large caliber trees have been removed by contractor due to being deemed hazardous trees.

8 Small Caliber Trees were removed by staff.

II. Tree Maintenance

117 street trees were pruned for street, sidewalk, and signage clearance.

III. Issues/Concerns

- Ongoing project to shape street trees to allow for sidewalk and roadway clearance based on CSR request and areas needing the most attention. Project will continue and intensify through 2018. A five year maintenance program has been implemented for the street tree maintenance which would include clearance pruning and removal of undesirable or destructive trees.

- The City of Delaware has resumed its partnership with the Columbus Zoo in helping to provide browse to help feed the animals at the zoo. The Zoo usually will come to Delaware once a week and will pick up limbs from street trees we have pruned for clearance issues. They in turn will feed these branches to the appropriate zoo animals.

IV. Staff

No new issues.

**Arborist Report
Monthly Summary
Reporting Month July 2018**

Activity completed in July 2018

I. Tree and Stump Removals

4 large caliber trees have been removed by contractor due to being deemed hazardous trees.

9 Small Caliber Trees were removed by staff.

II. Tree Maintenance

139 street trees were pruned for street, sidewalk, and signage clearance.

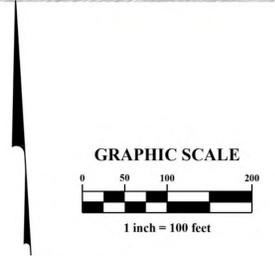
III. Issues/Concerns

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- The City of Delaware has resumed its partnership with the Columbus Zoo in helping to provide browse to help feed the animals at the zoo. The Zoo usually will come to Delaware once a week and will pick up limbs from street trees we have pruned for clearance issues. They in turn will feed these branches to the appropriate zoo animals.

IV. Staff

No new issues.

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MARK	DATE	DESCRIPTION	REVISIONS

GLENROSS NORTH LLC.
 148 WEST SCHROCK ROAD
 WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
 FINAL DEVELOPMENT PLAN
 FOR
GLENROSS NORTH
SECTION 2, 3 & 4
 ILLUSTRATIVE SITE PLAN

EMHT
 Evans, Mechwart, Hamblin & Tilton, Inc.
 Engineers • Surveyors • Planners • City Officials
 10000 Woodloch Forest Drive, Columbus, OH 43240
 Phone: 614.775.4000, Toll Free: 866.775.3448
 emht.com

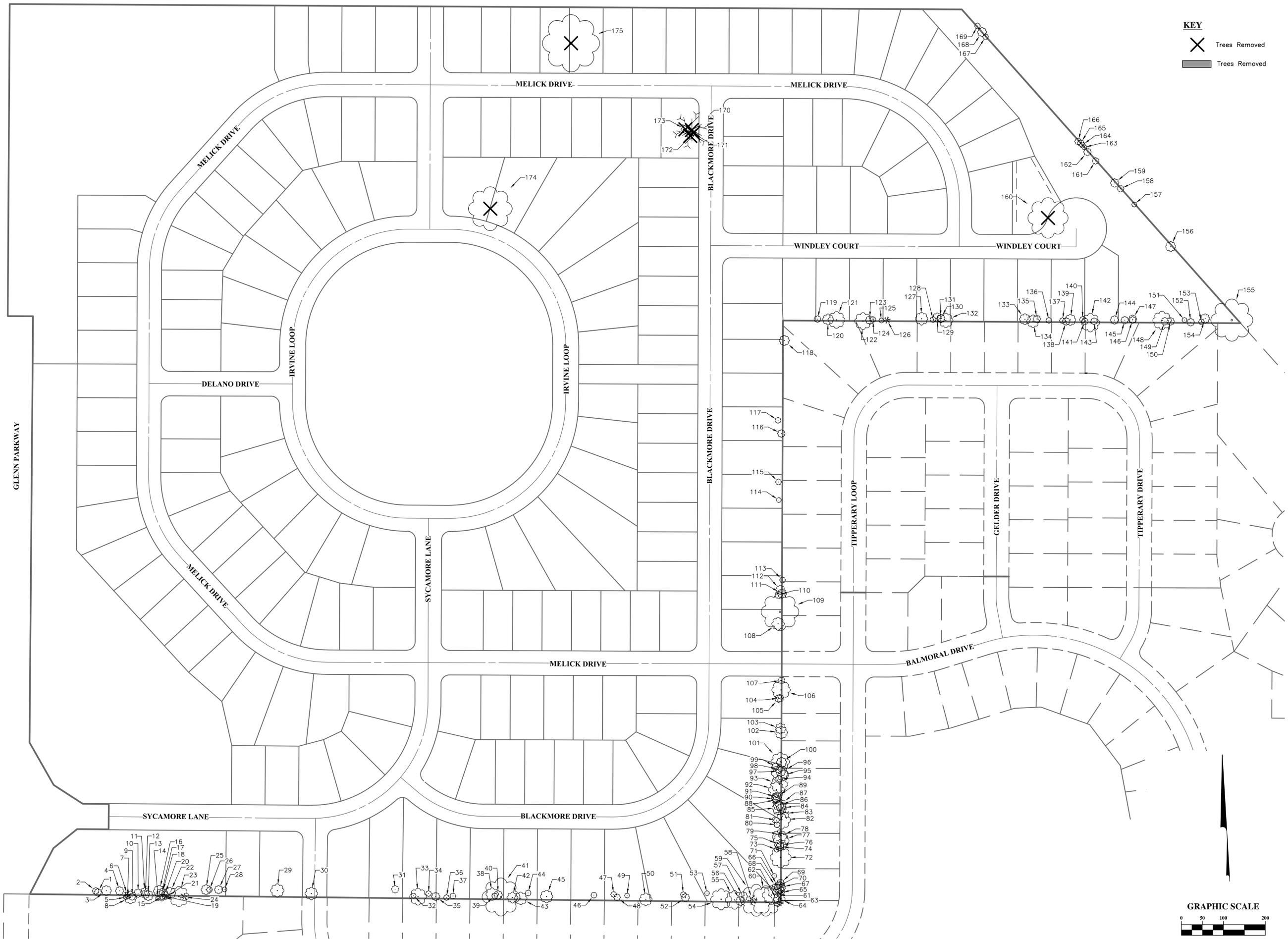
DATE
June 29, 2018

SCALE
1" = 100'

JOB NO.
20180058

SHEET
8/15

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KEY
 X Trees Removed
 [Shaded Circle] Trees Retained

MARK	DATE	DESCRIPTION

GLENROSS NORTH LLC.
 148 WEST SCHROCK ROAD
 WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
 FINAL DEVELOPMENT PLAN
 FOR
GLENROSS NORTH
SECTION 2, 3 & 4
 TREE INVENTORY AND REMOVAL PLAN

EMHT
 Evans, Meecham, Hombler & Tilton, Inc.
 Engineers • Surveyors • Planners • Geographers
 10000 North State Road, Suite 200
 Columbus, Ohio 43240
 Phone: 614.775.4500
 emht.com

DATE
 June 29, 2018

SCALE
 1" = 100'

JOB NO.
 20180058

SHEET
9/15

Tree ID	Common Name	Scientific Name	DBH Inches	Trunk Count	Condition
1	Shagbark Hickory	Carya ovata	9	1	Good
2	Black Cherry	Prunus serotina	8	1	Fair
3	Shagbark Hickory	Carya ovata	12	1	Fair
4	Shagbark Hickory	Carya ovata	10.9	2	Good
5	Slippery Elm	Ulmus rubra	6	1	Fair
6	Green Ash	Fraxinus pennsylvanica	9	1	Dead
7	Shagbark Hickory	Carya ovata	6	1	Good
8	Red Oak	Quercus rubra	15	1	Good
9	Black Cherry	Prunus serotina	8	1	Poor
10	Shagbark Hickory	Carya ovata	10	1	Good
11	Shagbark Hickory	Carya ovata	10	1	Fair
12	Shagbark Hickory	Carya ovata	10	1	Fair
13	Shagbark Hickory	Carya ovata	12	1	Good
14	Shagbark Hickory	Carya ovata	6	1	Good
15	Shagbark Hickory	Carya ovata	7	1	Good
16	Red Oak	Quercus rubra	14	1	Good
17	Shagbark Hickory	Carya ovata	6	1	Fair
18	Red Oak	Quercus rubra	15	1	Good
19	Shagbark Hickory	Carya ovata	6	1	Good
20	Shagbark Hickory	Carya ovata	8	1	Good
21	Shagbark Hickory	Carya ovata	6	1	Good
22	Red Oak	Quercus rubra	14	1	Good
23	Red Oak	Quercus rubra	24	1	Good
24	Green Ash	Fraxinus pennsylvanica	9	1	Dead
25	Shagbark Hickory	Carya ovata	12	1	Good
26	Box Elder	Acer negundo	7	1	Fair
27	Box Elder	Acer negundo	10	1	Poor
28	Green Ash	Fraxinus pennsylvanica	6	1	Fair
29	Red Oak	Quercus rubra	16	1	Fair
30	Red Oak	Quercus rubra	15	1	Fair
31	Black Cherry	Prunus serotina	9	1	Poor
32	Black Cherry	Prunus serotina	6.6	2	Fair
33	Black Cherry	Prunus serotina	20	1	Fair
34	Black Cherry	Prunus serotina	7	1	Fair
35	Black Cherry	Prunus serotina	10	1	Fair
36	Hackberry	Celtis occidentalis	7	1	Fair
37	Hackberry	Celtis occidentalis	7	1	Fair
38	Bur Oak	Quercus macrocarpa	15	1	Good
39	Box Elder	Acer negundo	7	1	Fair
40	Bur Oak	Quercus macrocarpa	10	1	Good
41	Bur Oak	Quercus macrocarpa	45	1	Fair
42	Bur Oak	Quercus macrocarpa	13	1	Fair
43	Bur Oak	Quercus macrocarpa	15	1	Fair
44	Red Oak	Quercus rubra	7	1	Good
45	Bur Oak	Quercus macrocarpa	15	1	Good
46	Red Oak	Quercus rubra	7	1	Good
47	Red Oak	Quercus rubra	7	1	Fair
48	American Beech	Fagus grandifolia	8.8	2	Fair
49	Red Mulberry	Morus rubra	6	1	Poor
50	Bur Oak	Quercus macrocarpa	15	1	Good
51	Red Oak	Quercus rubra	7	1	Good
52	Bur Oak	Quercus macrocarpa	10	1	Good
53	Red Mulberry	Morus rubra	6	1	Fair
54	Red Oak	Quercus rubra	25	1	Good
55	American Beech	Fagus grandifolia	22	1	Fair
56	Black Cherry	Prunus serotina	11	1	Fair
57	Bur Oak	Quercus macrocarpa	11	1	Fair
58	Black Cherry	Prunus serotina	12	1	Dead
59	Bur Oak	Quercus macrocarpa	38	1	Fair
60	Bur Oak	Quercus macrocarpa	36	1	Good
61	Silver Maple	Acer saccharinum	22	1	Poor
62	Bur Oak	Quercus macrocarpa	12	1	Fair
63	Bur Oak	Quercus macrocarpa	8	1	Dead
64	Red Oak	Quercus rubra	14	1	Fair
65	Bur Oak	Quercus macrocarpa	7	1	Good
66	Green Ash	Fraxinus pennsylvanica	15.12	2	Dead
67	Bur Oak	Quercus macrocarpa	14.13	2	Good
68	Bur Oak	Quercus macrocarpa	15	1	Good
69	Bur Oak	Quercus macrocarpa	9	1	Good
70	Red Oak	Quercus rubra	7	1	Good
71	Bur Oak	Quercus macrocarpa	6	1	Good
72	Red Oak	Quercus rubra	25	1	Good
73	Red Oak	Quercus rubra	6	1	Good
74	Bur Oak	Quercus macrocarpa	10	1	Good
75	Red Oak	Quercus rubra	14	1	Good
76	Bur Oak	Quercus macrocarpa	9	1	Good
77	Shagbark Hickory	Carya ovata	19	1	Good
78	Red Oak	Quercus rubra	17	1	Good
79	Red Maple	Acer rubrum	7	1	Dead
80	Shagbark Hickory	Carya ovata	7	1	Good
81	Red Oak	Quercus rubra	7	1	Good
82	Red Oak	Quercus rubra	22	1	Good
83	Green Ash	Fraxinus pennsylvanica	15	1	Dead
84	Red Oak	Quercus rubra	12	1	Fair
85	Red Oak	Quercus rubra	16	1	Fair
86	Red Oak	Quercus rubra	12	1	Good
87	Red Oak	Quercus rubra	13	1	Fair
88	Red Oak	Quercus rubra	9	1	Good
89	Red Oak	Quercus rubra	12	1	Good
90	Red Oak	Quercus rubra	11	1	Good
91	American Beech	Fagus grandifolia	8	1	Good
92	Red Oak	Quercus rubra	19	1	Fair
93	Red Oak	Quercus rubra	20	1	Good
94	Red Oak	Quercus rubra	9	1	Fair
95	Red Oak	Quercus rubra	13	1	Good
96	Red Oak	Quercus rubra	20	1	Good
97	Shagbark Hickory	Carya ovata	12	1	Fair
98	Red Oak	Quercus rubra	9	1	Fair
99	Red Oak	Quercus rubra	9	1	Fair
100	Red Oak	Quercus rubra	12	1	Fair

101	Red Oak	Quercus rubra	22	1	Good
102	Red Oak	Quercus rubra	15	1	Fair
103	Shagbark Hickory	Carya ovata	13	1	Good
104	Black Cherry	Prunus serotina	9	1	Fair
105	Red Oak	Quercus rubra	9	1	Good
106	Red Oak	Quercus rubra	22.17	2	Good
107	Black Cherry	Prunus serotina	8	1	Poor
108	Red Oak	Quercus rubra	15	1	Fair
109	Red Oak	Quercus rubra	45	1	Fair
110	Red Oak	Quercus rubra	9	1	Good
111	Black Cherry	Prunus serotina	11	1	Fair
112	Red Oak	Quercus rubra	11	1	Good
113	Shagbark Hickory	Carya ovata	7.7	2	Fair
114	Red Oak	Quercus rubra	6	1	Good
115	Red Oak	Quercus rubra	7	1	Good
116	Hackberry	Celtis occidentalis	9.8,7	3	Fair
117	Hackberry	Celtis occidentalis	7	1	Fair
118	Bur Oak	Quercus macrocarpa	12	1	Good
119	Scarlet Hawthorn	Crataegus coccinea	8.7	2	Good
120	Red Oak	Quercus rubra	13	1	Good
121	Bur Oak	Quercus macrocarpa	20	1	Fair
122	Bur Oak	Quercus macrocarpa	20	1	Fair
123	Bur Oak	Quercus macrocarpa	10.6	2	Good
124	Bur Oak	Quercus macrocarpa	7	1	Fair
125	Scarlet Hawthorn	Crataegus coccinea	6	1	Good
126	Black Cherry	Prunus serotina	8	1	Dead
127	Bur Oak	Quercus macrocarpa	15	1	Fair
128	Scarlet Hawthorn	Crataegus coccinea	7	1	Good
129	Bur Oak	Quercus macrocarpa	11.11	2	Good
130	Bur Oak	Quercus macrocarpa	10	1	Fair
131	Bur Oak	Quercus macrocarpa	9.7	2	Good
132	Bur Oak	Quercus macrocarpa	17	1	Fair
133	Red Oak	Quercus rubra	13	1	Good
134	Bitternut Hickory	Carya cordiformis	15	1	Fair
135	Red Oak	Quercus rubra	9	1	Fair
136	Red Oak	Quercus rubra	7	1	Good
137	Red Oak	Quercus rubra	7	1	Good
138	Black Cherry	Prunus serotina	9.8	2	Poor
139	Red Oak	Quercus rubra	13	1	Good
140	Red Oak	Quercus rubra	8	1	Fair
141	Mockernut Hickory	Carya tomentosa	8	1	Good
142	Red Oak	Quercus rubra	22	1	Good
143	Black Cherry	Prunus serotina	8	1	Poor
144	Red Oak	Quercus rubra	10	1	Good
145	Red Oak	Quercus rubra	9	1	Fair
146	Red Oak	Quercus rubra	8	1	Good
147	Green Ash	Fraxinus pennsylvanica	10	1	Fair
148	Red Oak	Quercus rubra	22	1	Good
149	Black Cherry	Prunus serotina	9	1	Poor
150	Black Cherry	Prunus serotina	9	1	Poor
151	Black Cherry	Prunus serotina	6	1	Poor
152	Scarlet Hawthorn	Crataegus coccinea	9	1	Good
153	Scarlet Hawthorn	Crataegus coccinea	7	1	Good
154	Green Ash	Fraxinus pennsylvanica	11	1	Fair
155	Sugar Maple	Acer saccharum	50.32	2	Fair
156	Red Maple	Acer rubrum	12.12	2	Fair
157	Eastern Cottonwood	Populus deltoides	6	1	Poor
158	Sweetgum	Platanus occidentalis	8	1	Fair
159	Sycamore	Platanus occidentalis	10	1	Fair
160	Bur Oak	Quercus macrocarpa	48	±	Good
161	Sycamore	Platanus occidentalis	8	1	Poor
162	Eastern Cottonwood	Populus deltoides	9	1	Poor
163	Sycamore	Platanus occidentalis	6	1	Poor
164	Sycamore	Platanus occidentalis	7	1	Fair
165	Eastern Cottonwood	Populus deltoides	8	1	Fair
166	Sycamore	Platanus occidentalis	8.6,6	3	Poor
167	Eastern Cottonwood	Populus deltoides	7	1	Poor
168	Eastern Cottonwood	Populus deltoides	11.8	2	Fair
169	Sycamore	Platanus occidentalis	7	1	Poor
170	Bur Oak	Quercus macrocarpa	46	±	Dead
171	Silver Maple	Acer saccharinum	6	±	Fair
172	Box Elder	Acer negundo	8	±	Poor
173	Hackberry	Celtis occidentalis	10	±	Fair
174	Bur Oak	Quercus macrocarpa	68	±	Fair
175	Bur Oak	Quercus macrocarpa	52	±	Fair

TREE INVENTORY

Total Number of Trees: 175 (2,435 Caliper Inches)
 Number of Trees Removed: 7 (238 Caliper Inches)
 Dead Trees: 1 (46 Caliper Inches)
 Trees to be Replaced: 6 (192 Caliper Inches)
 Total Number of Trees Preserved: 168 (2,197 Caliper Inches)

 Trees Removed
 Trees Removed

REVISIONS
 MARK DATE DESCRIPTION

GLENROSS NORTH LLC.
 148 WEST SCHROCK ROAD
 WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
 FINAL DEVELOPMENT PLAN

FOR
GLENROSS NORTH
SECTION 2, 3 & 4
TREE INVENTORY AND REMOVAL

EMIT
 Evans, Meecham, Hamilton & Tilton, Inc.
 Engineers • Surveyors • Planners • Geographers
 10000 Woodloch Forest Dr., Columbus, OH 43240
 Phone: 614.775.4000 emit.com

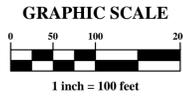
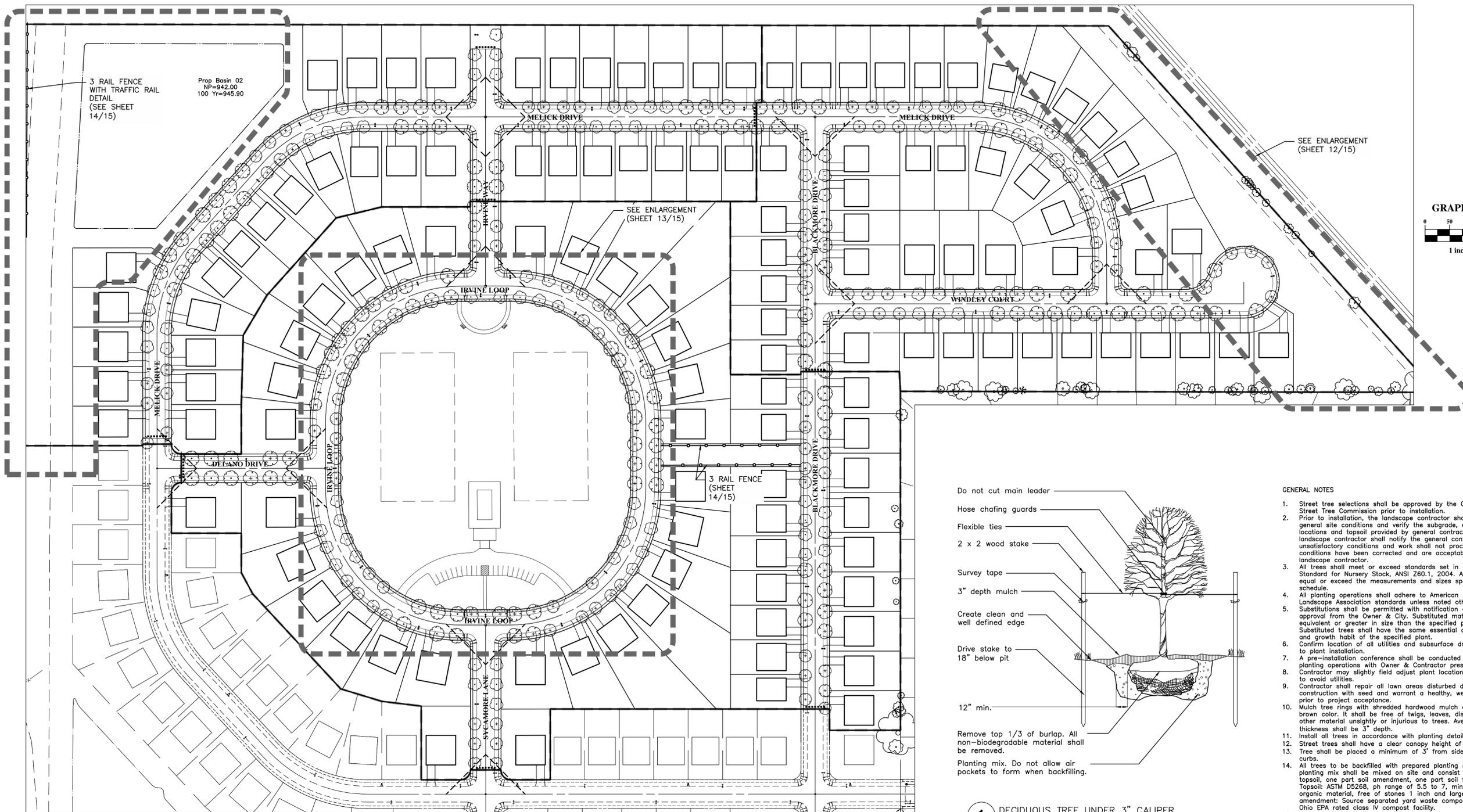
DATE
 June 29, 2018

SCALE
 None

JOB NO.
 20180058

SHEET
 10/15

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MARK	DATE	DESCRIPTION	REVISIONS

GLENROSS NORTH LLC.
148 WEST SCHROCK ROAD
WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
GLENROSS NORTH
SECTION 2, 3 & 4
STREET TREE PLAN



DATE
June 29, 2018

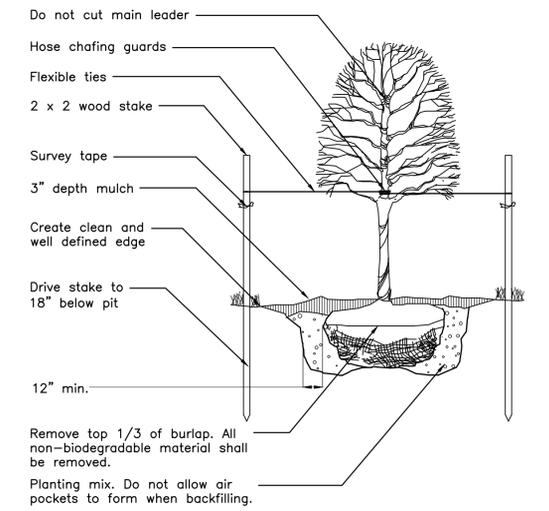
SCALE
1" = 100'

JOB NO.
20180058

SHEET
11/15

PLANT SCHEDULE OVERALL

TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
	79	Nyssa sylvatica	Black Tupelo	2" Cal.	B&B
	81	Quercus rubra	Northern Red Oak	2" Cal.	B&B
	66	Tilia americana 'Boulevard'	Boulevard Linden	2" Cal.	B&B
	93	Ulmus sp. 'New Horizon'	New Horizon Elm	2" Cal.	B&B



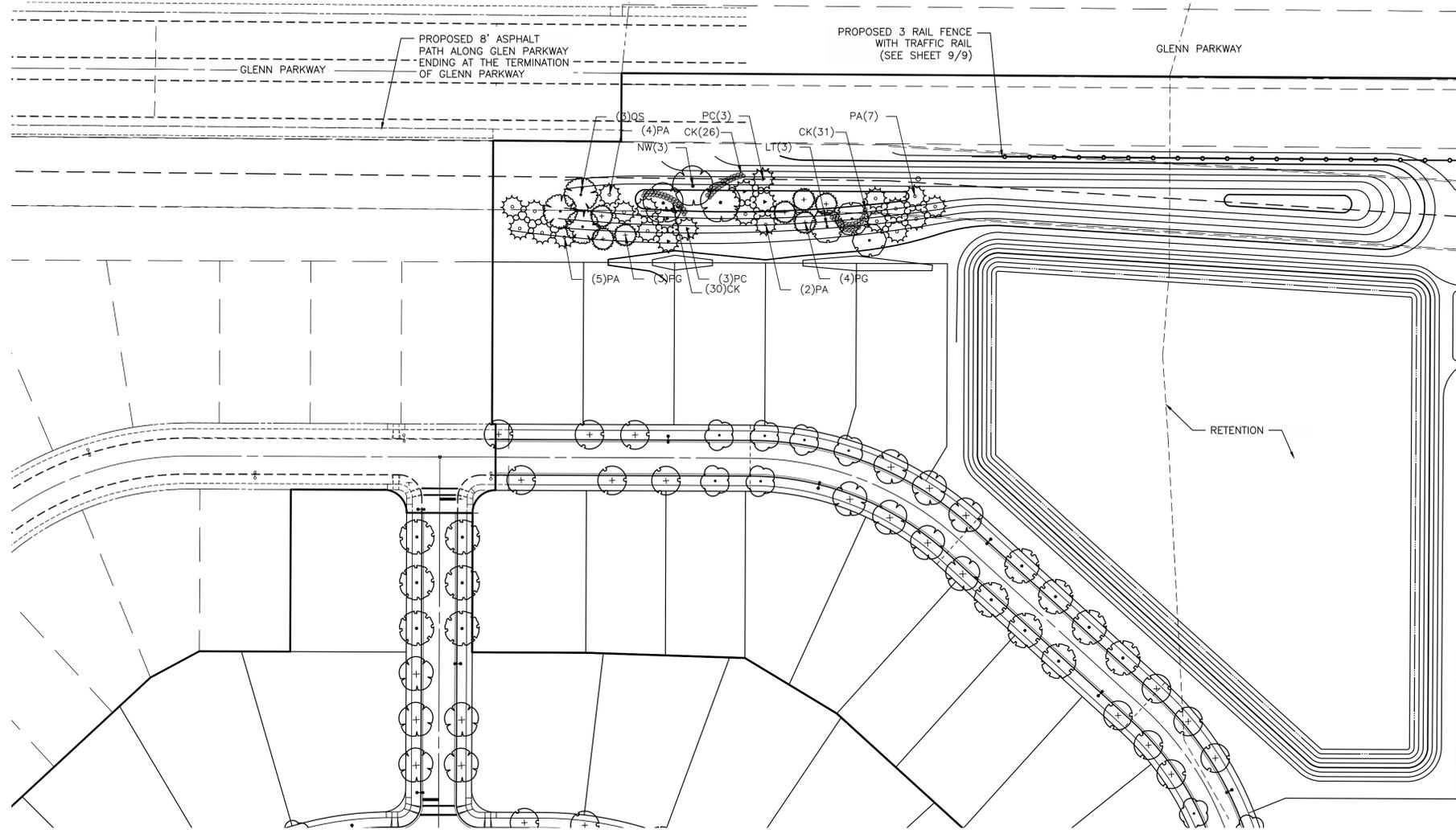
- GENERAL NOTES**
- Street tree selections shall be approved by the City of Delaware Street Tree Commission prior to installation.
 - Prior to installation, the landscape contractor shall inspect the general site conditions and verify the subgrade, elevations, utility locations and topsoil provided by general contractor. The landscape contractor shall notify the general contractor of any unsatisfactory conditions and work shall not proceed until such conditions have been corrected and are acceptable to the landscape contractor.
 - All trees shall meet or exceed standards set in the American Standard for Nursery Stock, ANSI Z60.1, 2004. All trees shall equal or exceed the measurements and sizes specified in the schedule.
 - All planting operations shall adhere to American Nursery & Landscape Association standards unless noted otherwise.
 - Substitutions shall be permitted with notification and written approval from the Owner & City. Substituted material shall be equivalent or greater in size than the specified plant. Substituted trees shall have the same essential characteristics and growth habit of the specified plant.
 - Confirm location of all utilities and subsurface drain lines prior to plant installation.
 - A pre-installation conference shall be conducted prior to planting operations with Owner & Contractor present.
 - Contractor may slightly field adjust plant locations as necessary to avoid utilities.
 - Contractor shall repair all lawn areas disturbed during construction with seed and warrant a healthy, weed free lawn prior to project acceptance.
 - Mulch tree rings with shredded hardwood mulch of uniform dark brown color. It shall be free of twigs, leaves, disease, pest or other material unsightly or injurious to trees. Average applied thickness shall be 3" depth.
 - Install all trees in accordance with planting details.
 - Street trees shall have a clear canopy height of 6' min.
 - Tree shall be placed a minimum of 3' from sidewalks and curbs.
 - All trees to be backfilled with prepared planting mix. Prepared planting mix shall be mixed on site and consist of one part topsoil, one part soil amendment, one part soil from excavation. Topsoil: ASTM D5268; pH range of 5.5 to 7, min. 4 percent organic material, free of stones 1 inch and larger. Soil amendment: Source separated yard waste compost from on Ohio EPA rated class IV compost facility.
 - All trees to be fertilized with a commercial grade fertilizer tablets consisting of fast and slow release nitrogen.
 - Contractor to determine plant list quantities from the plan. Graphic representation on plan supersedes in case of discrepancy with quantities on schedule.
 - Any item or areas damaged during construction shall be repaired or replaced to its original condition at the contractor expense.
 - Contractor shall thoroughly water all trees at time of installation and as needed until project acceptance by Owner. Contractor shall guarantee all trees installed for one full year from date of acceptance by the Owner. All trees shall be alive and at a vigorous rate of growth at the end of the guarantee period.

1 DECIDUOUS TREE UNDER 3" CALIPER
N.T.S.

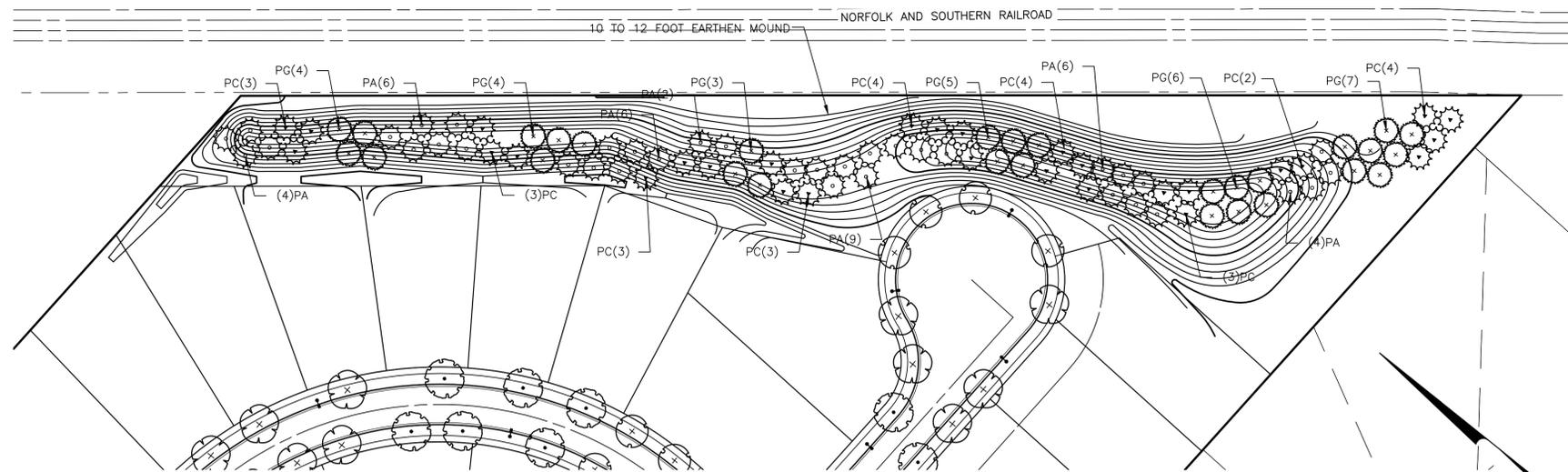
Trees shall be centered in the tree lawn.
No trees shall be placed within 10' of a hydrant.

--- Intersection Sight Triangle

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WESTERN BUFFER
Scale: 1"=60'



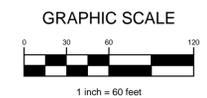
EASTERN BUFFER
Scale: 1"=60'

PLANT SCHEDULE WESTERN BUFFER

DECIDUOUS TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
LT	3	Liriodendron tulipifera	Tulip Tree	2.5" Cal.	B&B
NW	3	Nyssa sylvatica 'Wildfire'	Black Gum	2.5" Cal.	B&B
OS	3	Quercus shumardii	Shumard Red Oak	2.5" Cal.	B&B
EVERGREEN TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
PA	18	Picea abies	Norway Spruce	6' Ht.	B&B
PG	7	Picea glauca	White Spruce	6' Ht.	B&B
PC	6	Picea pungens	Colorado Spruce	6' Ht.	B&B
SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
CK	87	Calamagrostis x acutiflora 'Karl Foerster'	Feather Reed Grass	#2	Cont.

PLANT SCHEDULE EASTERN BUFFER

EVERGREEN TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
PA	37	Picea abies	Norway Spruce	6' Ht.	B&B
PG	29	Picea glauca	White Spruce	6' Ht.	B&B
PC	29	Picea pungens	Colorado Spruce	6' Ht.	B&B



MARK	DATE	DESCRIPTION

GLENROSS NORTH LLC.
148 WEST SCHROCK ROAD
WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
GLENROSS NORTH
SECTION 2, 3 & 4
BUFFER ENLARGEMENTS

EMHT
Evans, Meechwerdt, Hembelton & Tilton, Inc.
Engineers • Surveyors • Planners • Geographers
3000 North State Street, Suite 200
Westerville, Ohio 43081
Phone: 614.775.4300
emht.com

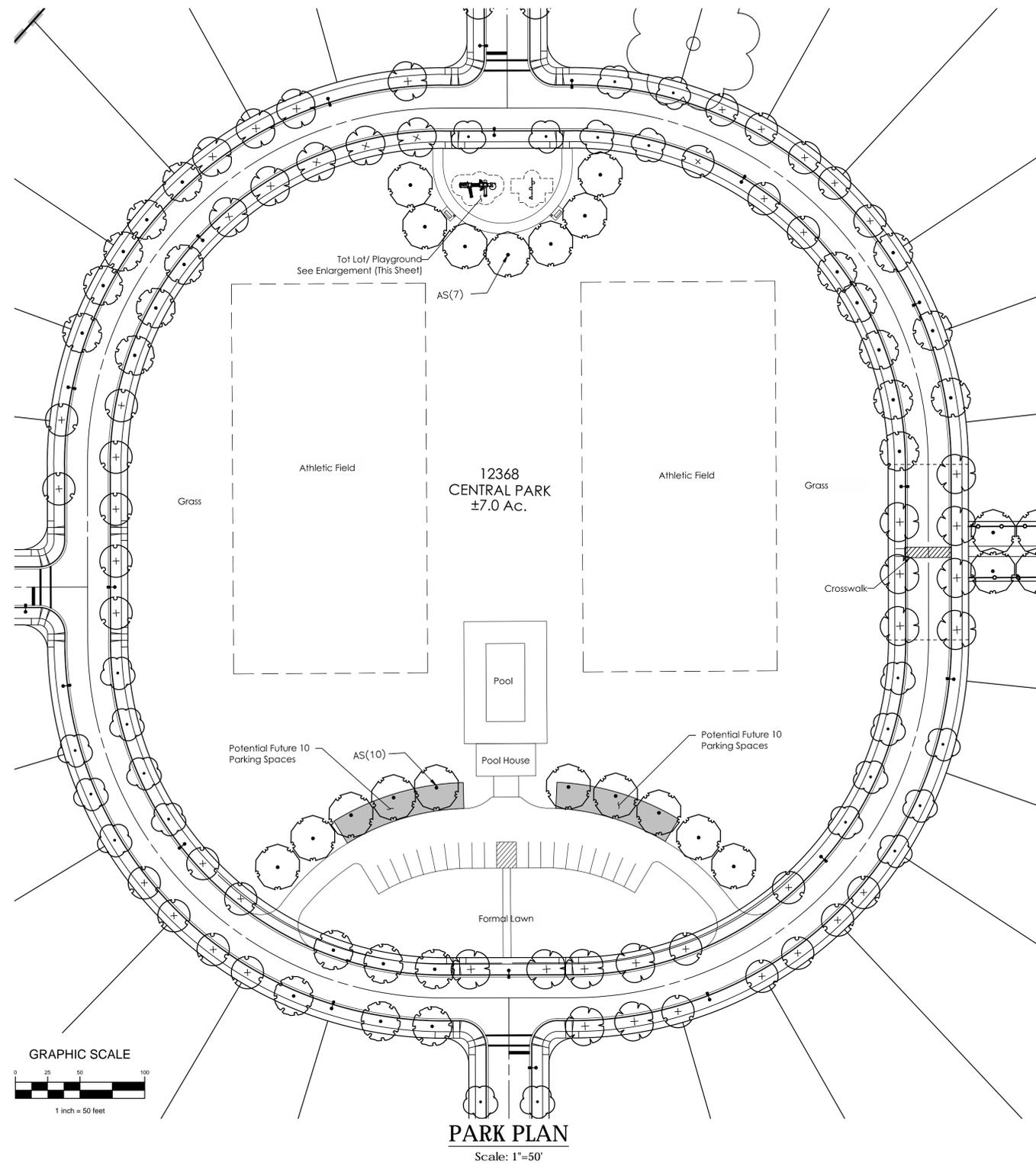
DATE
June 29, 2018

SCALE
1" = 60'

JOB NO.
20180058

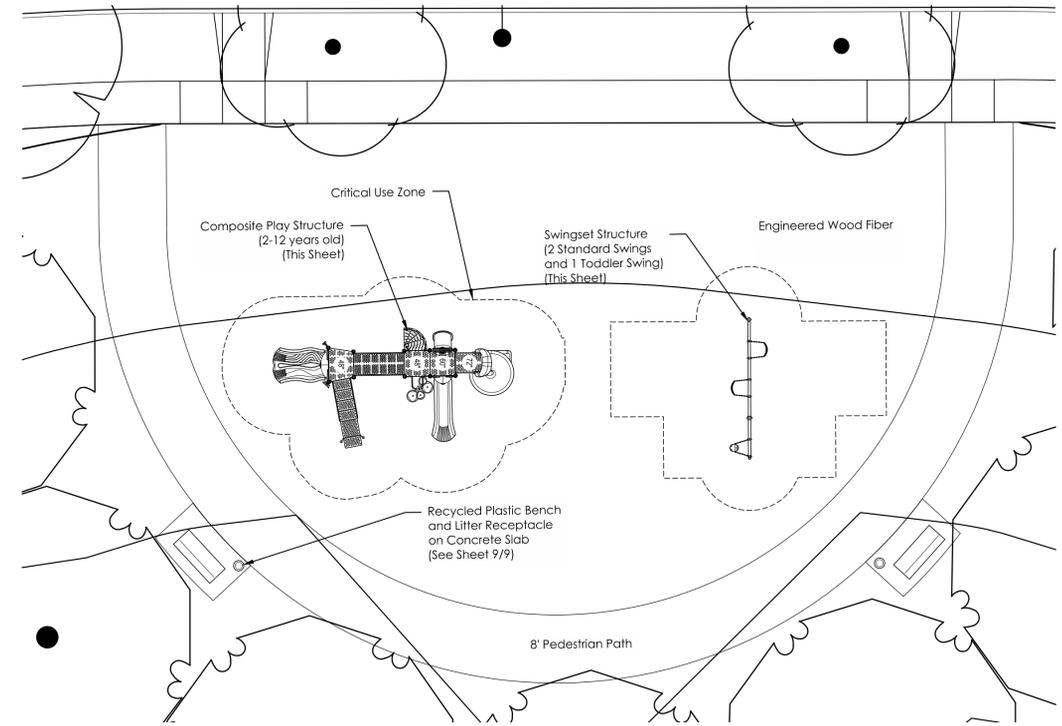
SHEET
12/15

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PLANT SCHEDULE (PARK PLAN)

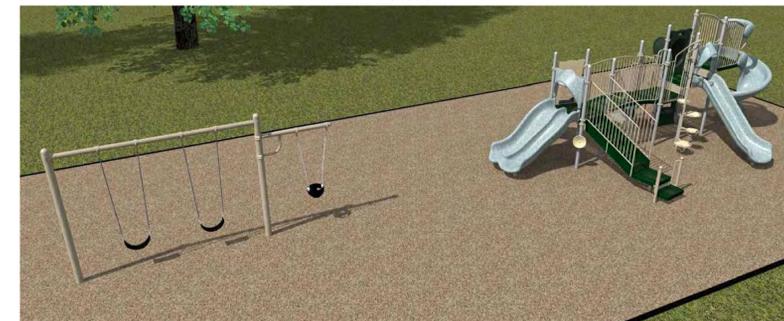
DECIDUOUS TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
AS	17	Acer miyabei 'State Street'	State Street Miyabei Maple	2.5" Cal.	B&B



PLAYGROUND ENLARGEMENT
Scale: 1"=10'



Composite Play Structure
No Scale



Swingset Structure
Play Structures
Composite Play Structure
No Scale

NOTE:
The developer reserves the right to substitute any or all portions of the materials\equipment within the tot lot if said materials\equipment are not available. The materials\equipment will be substituted with other materials\equipment of similar size, style, quality and cost.

REVISIONS

MARK	DATE	DESCRIPTION

GLENROSS NORTH LLC.
148 WEST SCHROCK ROAD
WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
FOR
GLENROSS NORTH
SECTION 2, 3 & 4
LANDSCAPE ENLARGEMENTS

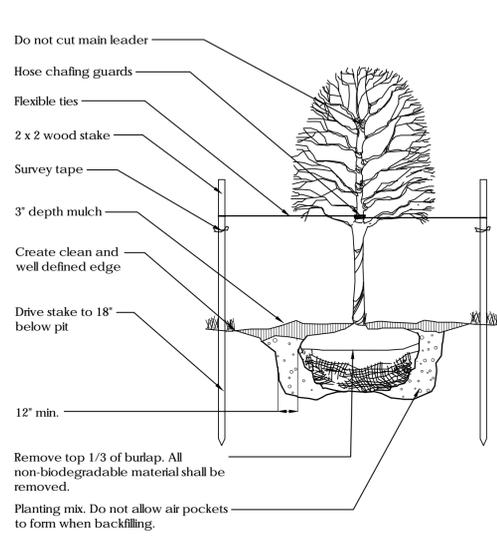
EMHT
Evans, Meechwald, Hambelton & Tilton, Inc.
Surveyors • Engineers • Planners • Geographers
10000 North State Street, Suite 200
Columbus, Ohio 43240
Phone: 614.775.4500
emht.com

DATE
June 29, 2018

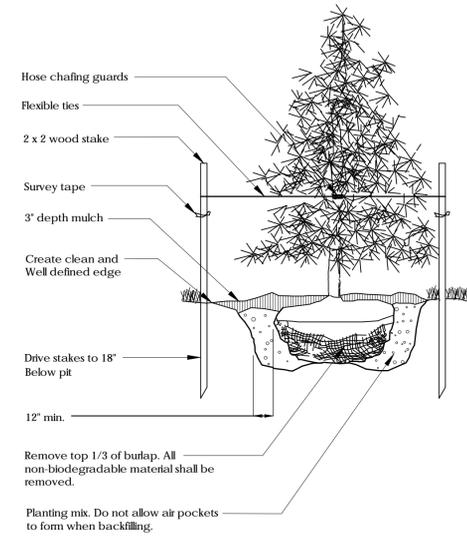
SCALE
As Noted

JOB NO.
20180058

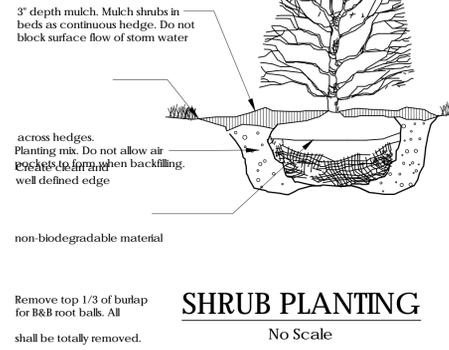
SHEET
13/15



DECIDUOUS TREE PLANTING
No Scale



EVERGREEN TREE PLANTING
No Scale



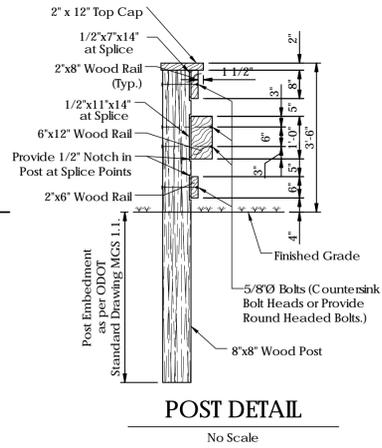
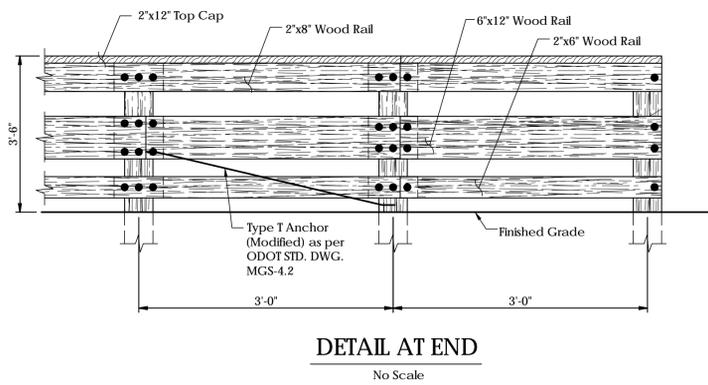
SHRUB PLANTING
No Scale



Recycled Plastic Bench
No Scale



Recycled Plastic Litter Receptacle
No Scale



NOTES

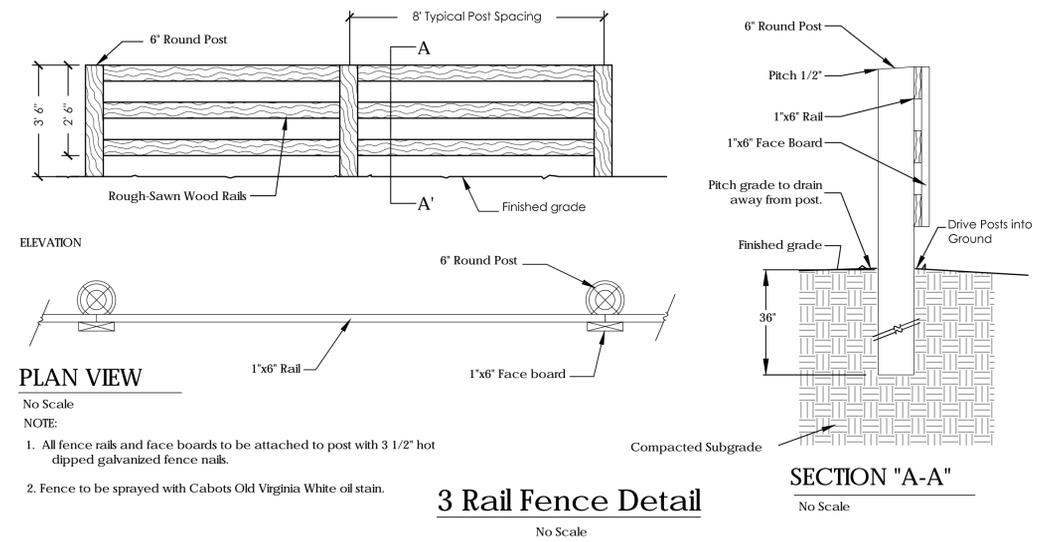
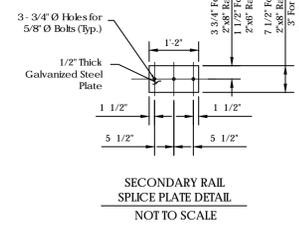
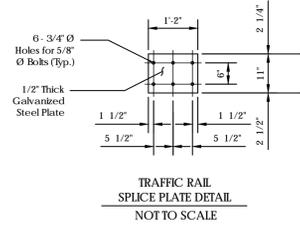
WOOD RAILING
The dimensions/ callouts of wood railing posts shall be the true out to out dimensions used for fabrication. The contractor shall not supply members measuring less than what is shown in the plans, i.e. nominal. Horizontal wood railing may be nominal sizes. All wood for posts and 6"x12" traffic railing components shall be pressure treated, dense select structural southern pine, Fb = 1750 Psi. Wood for secondary railings shall be #1 grade Southern Pine, Fb = 1500 psi.

MATERIALS
Wood railing shall conform to ODOT specification 710.14 and 712.06. All Anchor Bolts, Nuts and Studs, shall conform to the physical properties of ASTM-A325 except that the elongation shall be 10%. The chemical properties are waived.

GALVANIZING
All Hardware and Accessories shall be galvanized in accordance with ASTM-A123 or ASTM-153.

CULVERT CROSSING
At culvert crossings where culvert may interfere with posts, span culvert per ODOT STD. DWG. MGS-2.3.

3 RAIL FENCE WITH TRAFFIC RAIL DETAIL
No Scale



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MARK	DATE	DESCRIPTION

GLENROSS NORTH LLC.
148 WEST SCHROCK ROAD
WESTERVILLE, OHIO 43081

CITY OF DELAWARE, DELAWARE COUNTY, OHIO
FINAL DEVELOPMENT PLAN
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LANDSCAPE DETAILS

EMHT
Evans, Meechwert, Hombler & Miron, Inc.
Engineers • Surveyors • Planners • Architects
3000 North State Street, Suite 200
Columbus, OH 43260
Phone: 614.775.5000
emht.com

DATE
June 29, 2018

SCALE
None

JOB NO.
20180058

SHEET
14/15

GLEN ROSS SWIM CLUB BLDG.

G L E N R O S S

CODE REQUIREMENTS:

- 2017 OHIO BUILDING CODE (OBC)
- 2017 OHIO MECHANICAL CODE
- 2017 NATIONAL ELECTRIC CODE
- 2017 OHIO PLUMBING CODE
- 2011 OHIO FIRE CODE
- 2012 INTERNATIONAL ENERGY CONSERVATION CODE (IECC)
- 2015 INTERNATIONAL FUEL GAS CODE
- 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN

BUILDING CRITERIA:

CONSTRUCTION TYPE: **5B - NON SPRINKLERED**

USE GROUP: **U - UTILITY**

BUILDING AREA:	AREA
UTILITY	1,248 SQ.FT.
TOTAL:	1,248 SQ.FT.
ALLOWABLE:	5,500 SQ.FT.

OCCUPANCY:	AREA	RATIO	OCCUPANT LOAD
UTILITY	1,248		
TOTAL:			

FIRE RESISTANCE RATINGS:

EXTERIOR WALLS	-	0
BEARING WALLS	-	
EXTERIOR	-	0
INTERIOR	-	0
NONBEARING WALLS EXTERIOR	-	0
NON BEARING WALLS INTERIOR	-	0
FLOOR CONSTRUCTION	-	0
ROOF CONSTRUCTION	-	0

DESIGN LOADS:

DEAD LOAD (ALL AREAS):	20 PSF
FLOOR LIVE LOAD:	250 PSF
ROOF LIVE LOAD:	16 PSF
SNOW LOADS	
GROUND SNOW LOAD	25 PSF
FLAT ROOF SNOW LOAD (P _f)	17.5 PSF
SNOW EXPOSURE FACTOR (C _e)	0.9
SNOW LOAD IMPORTANCE FACTOR	1.0
THERMAL FACTOR (C _t)	1.0
WIND LOADS	
BASIC WIND SPEED (V _{3s})	90 MPH
BASIC WIND SPEED (V _{fm})	75 MPH
WIND LOAD IMPORTANCE FACTOR (I)	1.0
WIND EXPOSURE	C
WIND DESIGN PRESSURE (P)	24.3 PSF
EARTHQUAKE LOADS	
RESPONSE ACCELERATION (S _s)	8
RESPONSE ACCELERATION (S ₁)	18
SITE CLASS	D
SOIL PROFILE	S3
SITE COEFFICIENT	1.5
STRUCTURAL SYSTEM: LOAD BEARING WALL SYSTEM	
LIGHT FRAMED WALLS WITH SHEAR PANELS	
RESPONSE MODIFICATION (R)	6.5
DEFLECTION AMPLIFICATION (C _d)	4.0
SOIL BEARING (Assumed)	1,500 PSF

DESCRIPTION OF WORK:

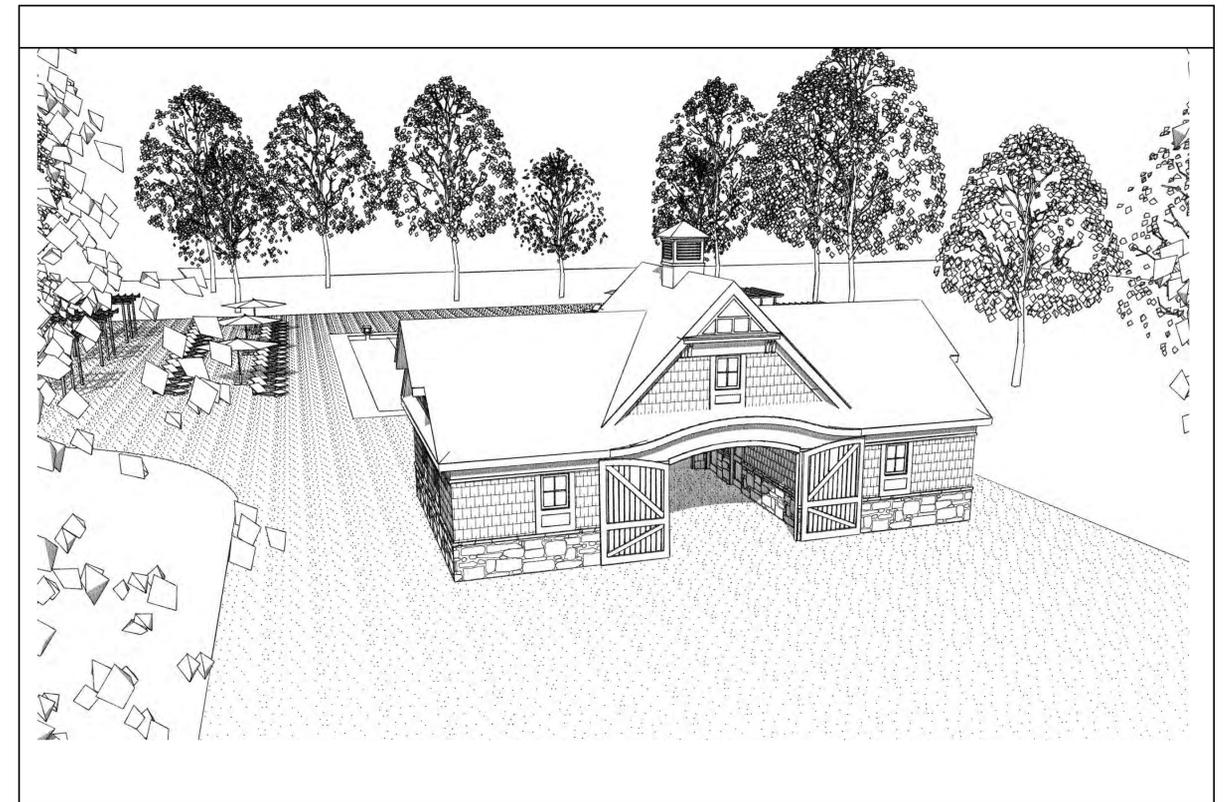
BUILD SWIM CLUB BUILDING - AS INDICATED PER PLANS

GENERAL NOTES:

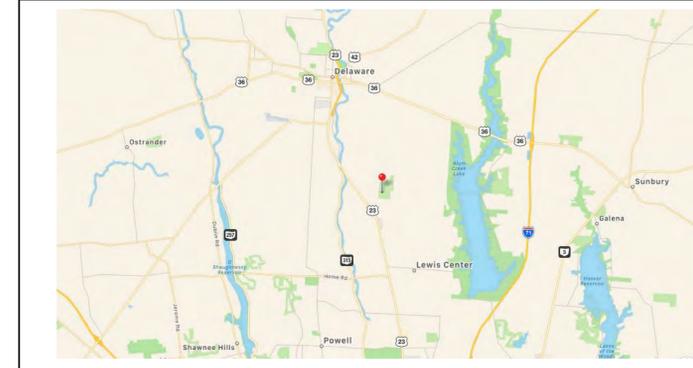
1. CONTRACTOR SHALL PROVIDE ALL LABOR, SUPERVISION, MATERIALS AND EQUIPMENT NECESSARY FOR THE WORK SHOWN ON THE DRAWINGS. CONTRACT SHALL FABRICATE, AND INSTALL IN ACCORDANCE WITH THE DRAWINGS, APPLICABLE CODES AND INDUSTRY STANDARDS.
2. LAYOUT ALL WORK ASSOCIATED WITH THE WORK SHOWN ON DRAWINGS. CONFINE OPERATIONS AT SITE TO AREAS PERMITTED BY LAW, ORDINANCES, PERMITS AND THE CONTRACT DOCUMENTS. ASSUME FULL RESPONSIBILITY FOR PROTECTION AND SAFEKEEPING OF PRODUCTS STORED ON PREMISES. DO NOT UNREASONABLY ENCUMBER SITE WITH MATERIALS OR EQUIPMENT. REMOVE AND DISPOSE OF EXCESS MATERIALS, LITTER, AND DEBRIS. LEAVE WORK AREAS IN A CLEAN CONDITION.
3. GUARANTEE ALL MATERIALS AND WORKMANSHIP FOR A PERIOD OF 1 (ONE) YEAR FROM WRITTEN ACCEPTANCE OF OWNER. ANY DEFECTS IN MATERIAL WORKMANSHIP FOUND WITHIN THE GUARANTEE PERIOD SHALL BE REMEDIATED OR REPAIRED BY THE CONTRACTOR IN A TIMELY FASHION AT NO COST TO THE OWNER.
4. ALL DIMENSIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE, THE CONTRACTOR SHALL FIELD VERIFY AND ADJUST WORK AS REQUIRED TO COMPENSATE FOR ANY DIMENSIONAL CHANGES.

SHEET INDEX:

- A-000 SITE LOCATION PLAN, TITLE, SHEET INDEX, GENERAL NOTES
- A-101 FLOOR PLANS
- A-201 ELEVATIONS
- A-301 SECTIONS



LOCATION MAP:



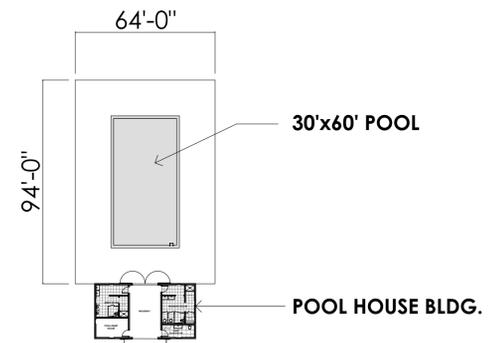
RH

BUILDING COMPANY

DATE	ISSUE	DATE	ISSUE
12-18-17	PRELIM BID SET		
12-20-17	UPDATED BID SET		
GLEN ROSS SWIM CLUB			A-000

DELANO DRIVE

SYCAMORE LANE



PARKING

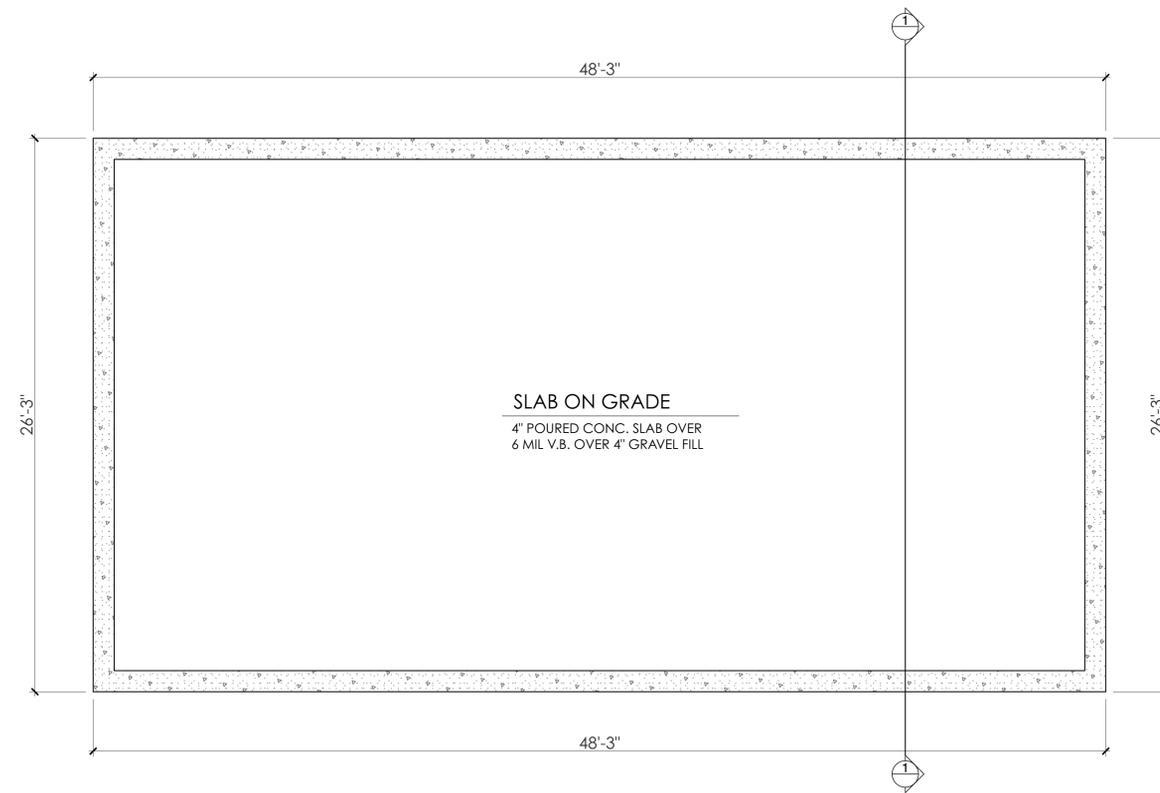
SITE PLAN

1"=40'-0"

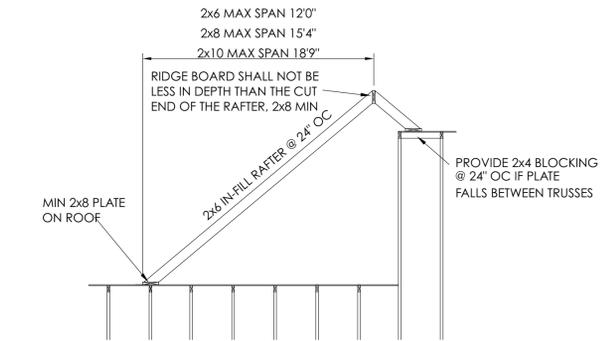
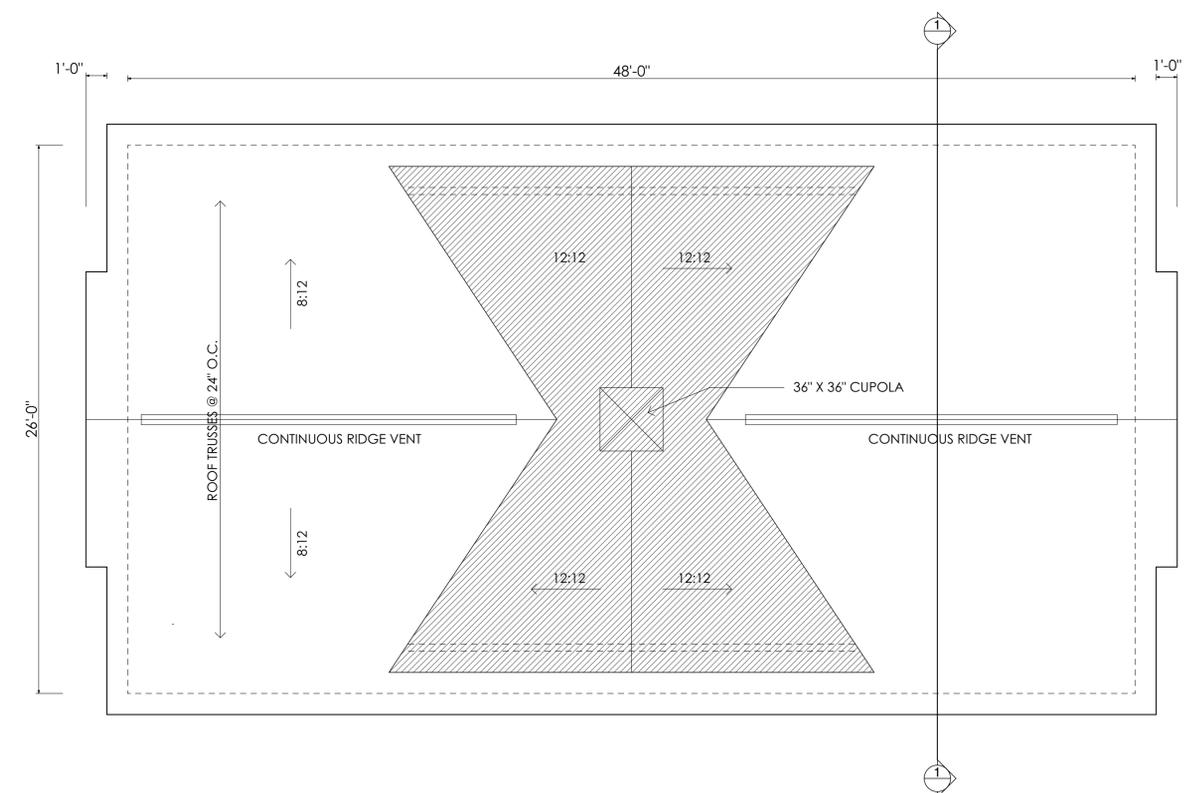
RH

BUILDING COMPANY

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12-18-17	PRELIM BID SET		
12-20-17	UPDATED BID SET		
GLEN ROSS SWIM CLUB			



FOUNDATION PLAN
1/4"=1'-0"

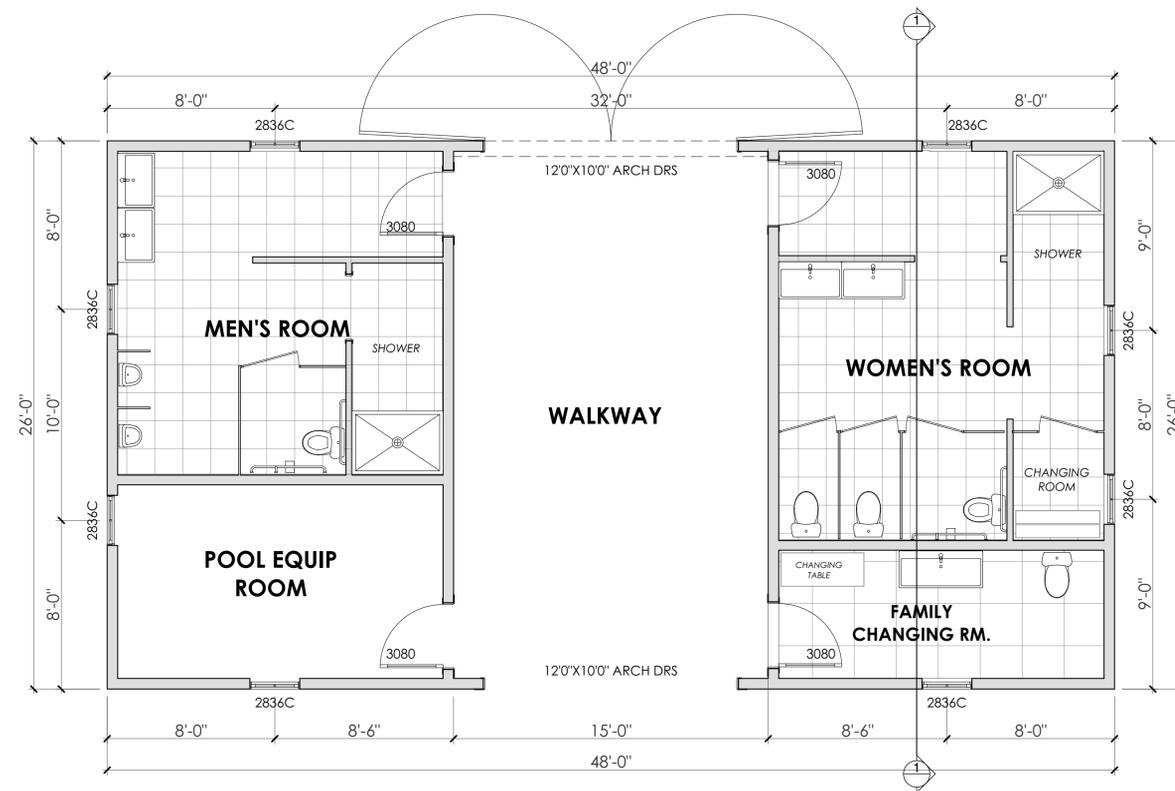


RAFTERS SHALL BE NAILED TO CEILING JOISTS TO FORM A CONTINUOUS TIE BETWEEN EXTERIOR WALLS WHERE JOISTS ARE PARALLEL TO THE RAFTERS. WHERE NOT PARALLEL, RAFTERS SHALL BE TIED WITH A RAFTER TIE, LOCATED AS NEAR THE PLATE AS PRACTICAL. RAFTER TIES SHALL BE SPACED NOT MORE THAN 4 FEET ON CENTER. RAFTERS SHALL BE FRAMED TO RIDGE BOARD OR TO EACH OTHER WITH GUSSET PLATE AS A TIE. RIDGE BOARD SHALL BE AT LEAST 1 INCH NOMINAL THICKNESS AND NOT LESS IN DEPTH THAN THE CUT END OF THE RAFTER. AT ALL VALLEYS AND HIPS THERE SHALL BE A VALLEY OR A HIP RAFTER NOT LESS THAN 2 INCH NOMINAL THICKNESS AND NOT LESS IN DEPTH THAN THE CUT END OF THE RAFTER. HIP AND VALLEY RAFTERS SHALL BE SUPPORTED AT THE RIDGE BY A BRACE TO A BEARING PARTITION OR BE DESIGNED TO CARRY AND DISTRIBUTE THE SPECIFIC

TRUSS MANUFACTURER SHALL VERIFY TRUSSES ARE DESIGNED TO SUPPORT ALL LOADS FOR INFILL FRAMING. VERIFY WITH TRUSS MANUFACTURER PRIOR TO CONSTRUCTION. TRUSS MANUFACTURER MAY PROVIDE ALTERNATE INFILL FRAMING METHOD. ALT INFILL RAFTERS SIZED PER CONVENTIONAL ROOF FRAMING

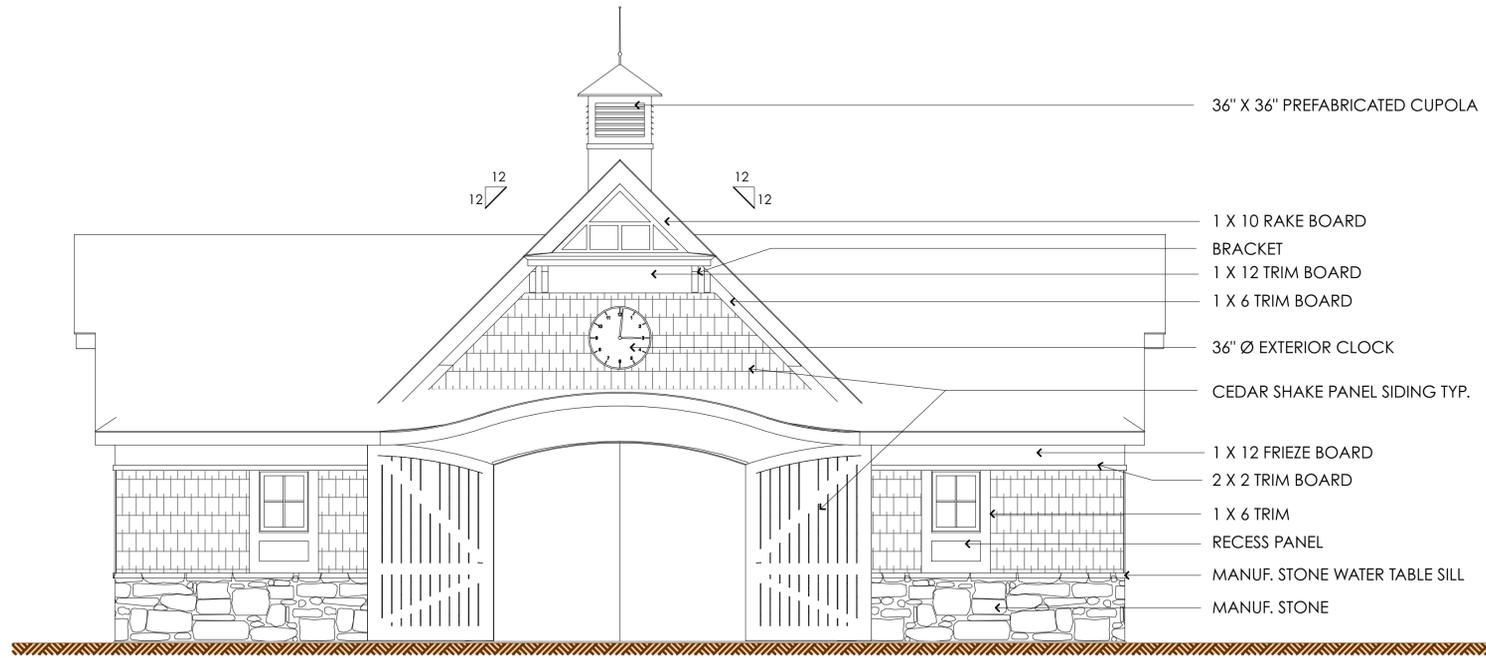
ROOF NOTES:

- MINIMUM 7" HEEL HT UNLESS NOTED ON PLANS AND ELEVATIONS
- ALL OVERHANGS ARE 1'-0" FROM STUD WALL UNLESS NOTED OTHERWISE
- ▣ - INDICATES LOAD POINTS PROVIDE SOLID BLOCKING FROM ROOF TO FOUNDATION
- ⊙ - INDICATES SUPPORT POINTS (MIN 2-2x4)
- ← → INDICATES RAFTER & JOIST DIRECTION
- ▨ INDICATES 2x6 INFILL FRAMING @ 24" OC TO 2x8 PLATE ON TRUSSES



BUILDING COMPANY

DATE	ISSUE	DATE	ISSUE
12-18-17	PRELIM BID SET		
12-20-17	UPDATED BID SET		
GLEN ROSS SWIM CLUB			



36" X 36" PREFABRICATED CUPOLA

12/12

- 1 X 10 RAKE BOARD
- BRACKET
- 1 X 12 TRIM BOARD
- 1 X 6 TRIM BOARD

36" Ø EXTERIOR CLOCK

CEDAR SHAKE PANEL SIDING TYP.

1 X 12 FRIEZE BOARD

2 X 2 TRIM BOARD

1 X 6 TRIM

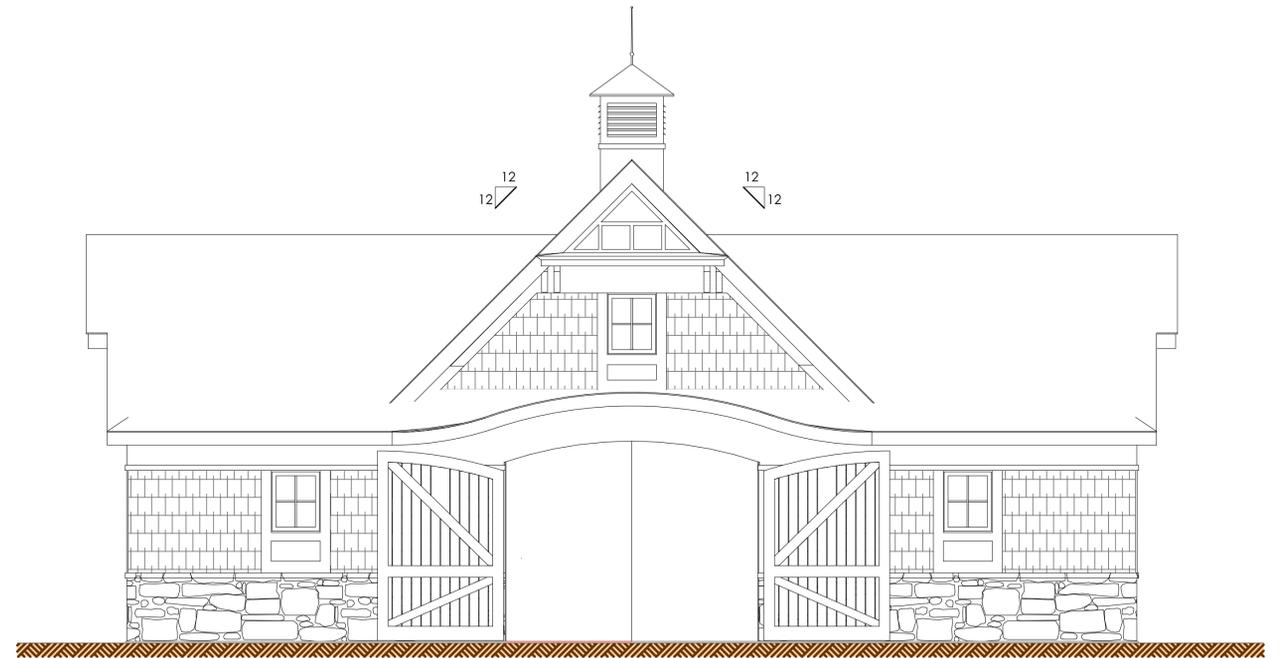
RECESS PANEL

MANUF. STONE WATER TABLE SILL

MANUF. STONE

FRONT ELEVATION

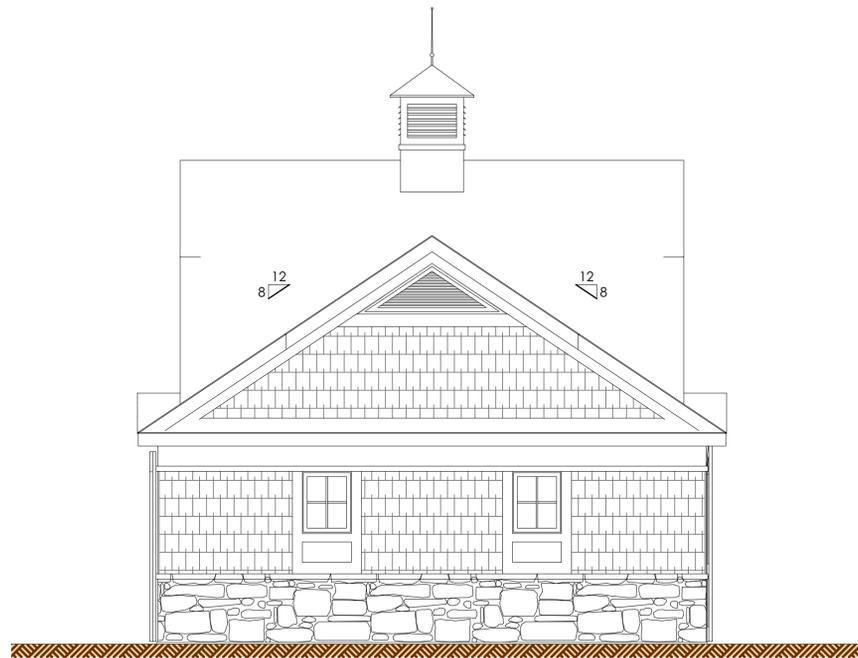
1/4"=1'-0"



12/12

REAR ELEVATION

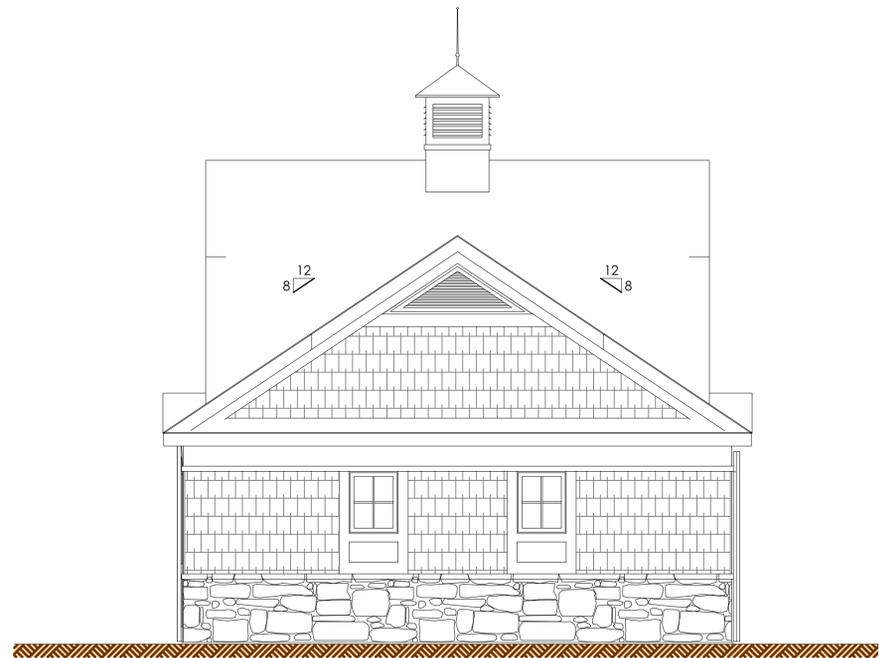
1/4"=1'-0"



12/8

RIGHT ELEVATION

1/4"=1'-0"



12/8

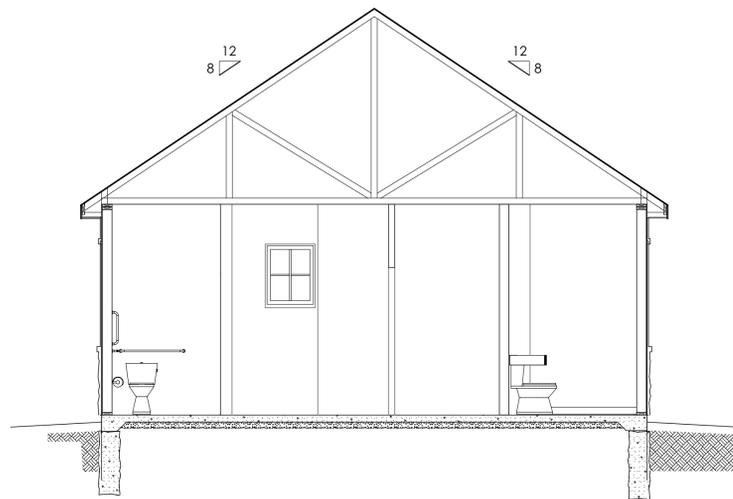
LEFT ELEVATION

1/4"=1'-0"

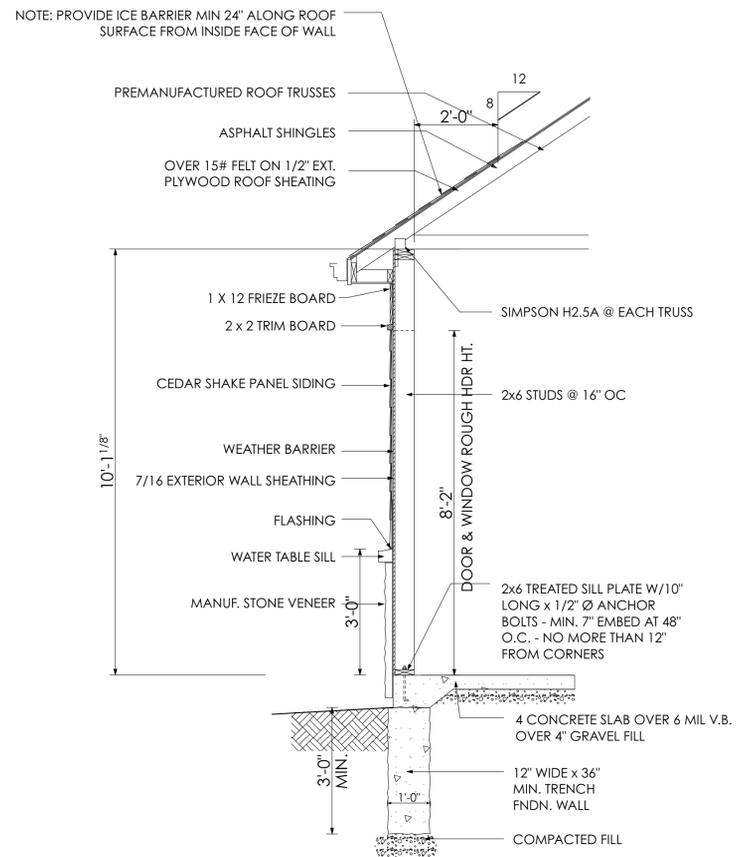


BUILDING COMPANY

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GLEN ROSS SWIM CLUB			



BUILDING SECTION
1/4"=1'-0"

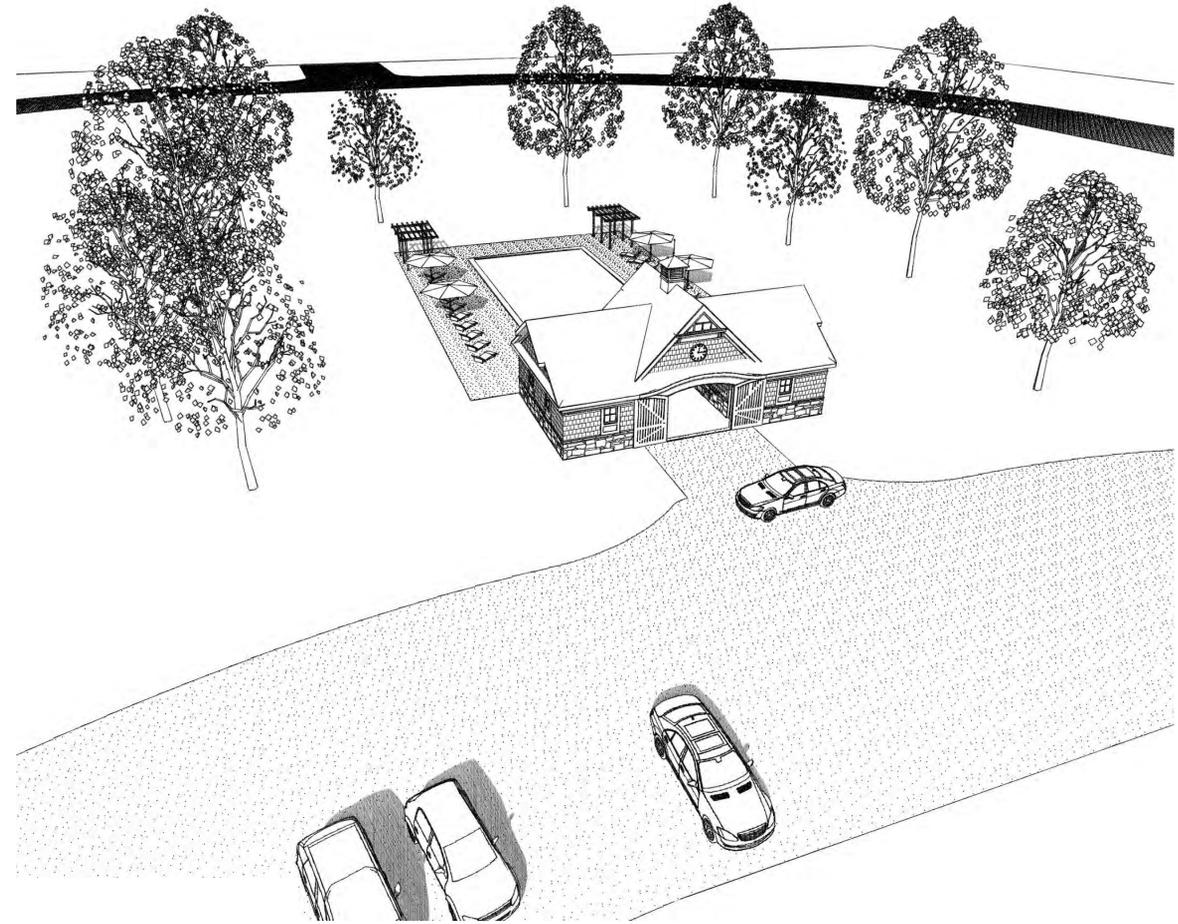


WALL SECTION
1/4"=1'-0"

RH

BUILDING COMPANY

DATE	ISSUE	DATE	ISSUE
12-18-17	PRELIM BID SET		
12-20-17	UPDATED BID SET		
GLEN ROSS SWIM CLUB			



RH

BUILDING COMPANY

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GLEN ROSS SWIM CLUB			