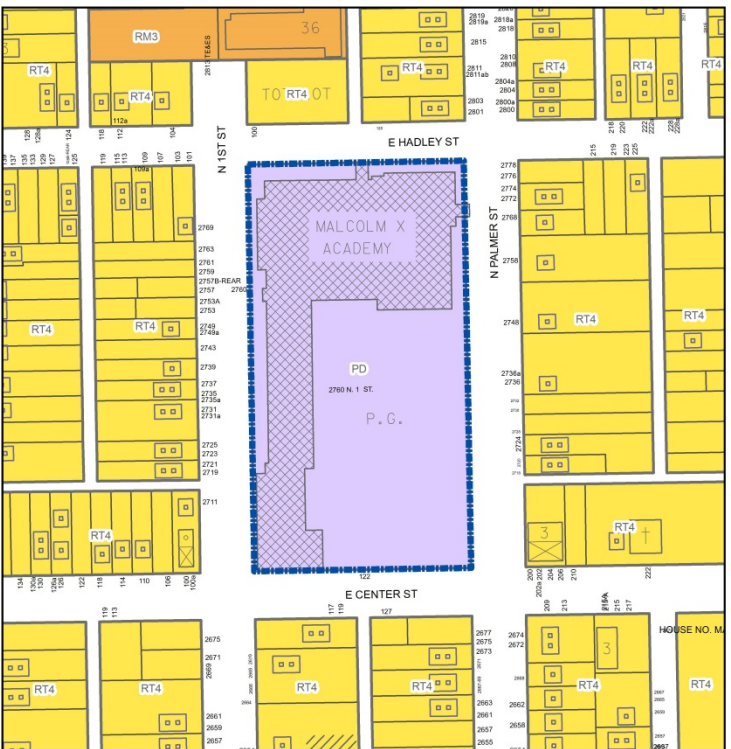


File No. 151424. An ordinance relating to the change in zoning from General Planned Development to Two-Family Residential to restore the previous zoning at 2760 North 1st Street, the former Malcolm X Academy, on the southeast corner of East Hadley Street and North 1st Street, in the 6th Aldermanic District.



FN 151424
GPD to RT4
February 2016

- Legend**
- Subject Zoning Change
 - Commercial - Commercial Service
 - Base ATM
 - Walgreens
 - Hadley St
 - N 1st St
 - N 2nd St
 - N 3rd St
 - N 4th St
 - N 5th St
 - N 6th St
 - N 7th St
 - N 8th St
 - N 9th St
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 - N 43rd St
 - N 44th St
 - N 45th St
 - N 46th St
 - N 47th St
 - N 48th St
 - N 49th St
 - N 50th St



File No. 151424. Site Context Photos.



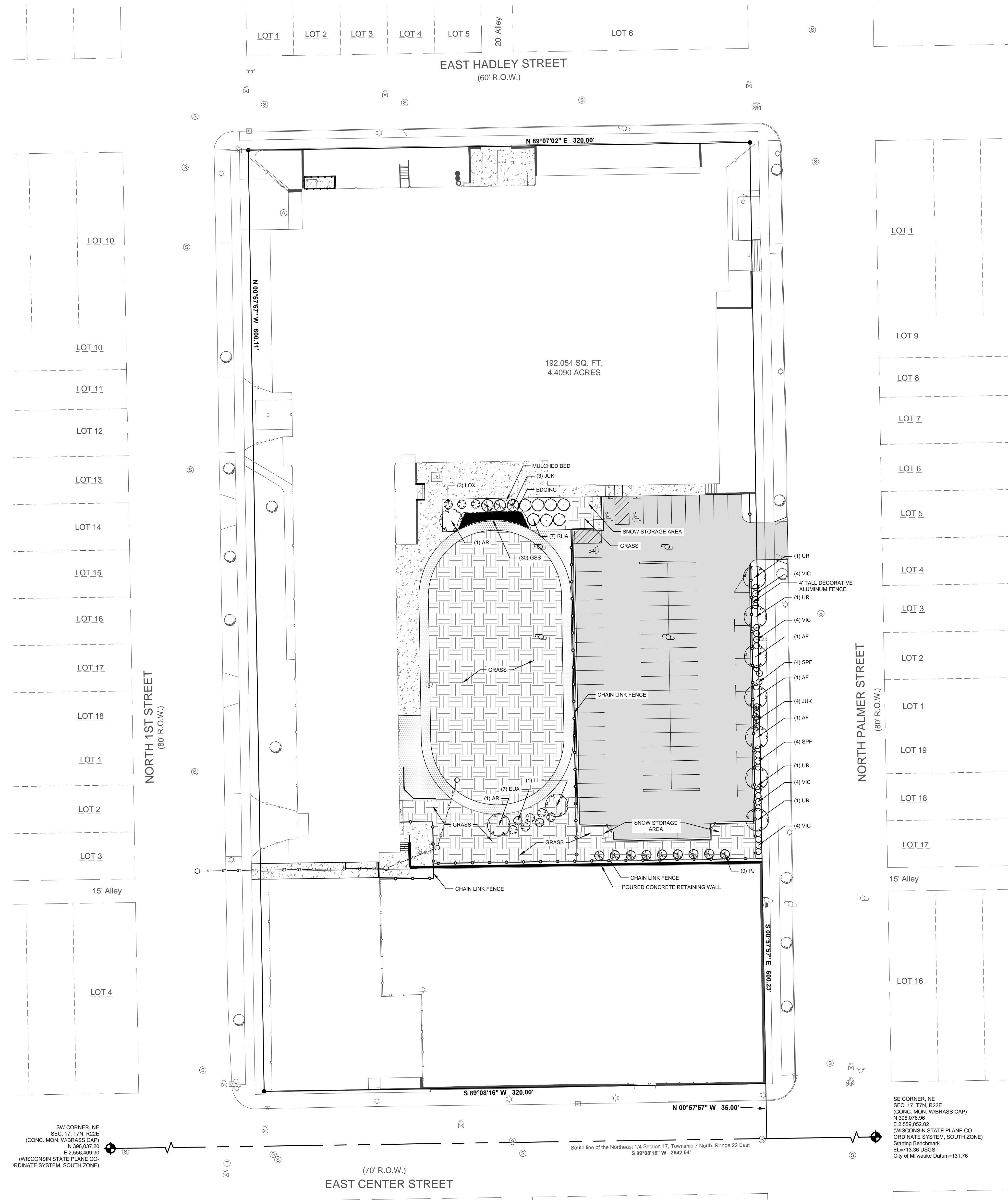
View from North 1st Street and West Hadley Street



View from North 1st Street and West Center Street



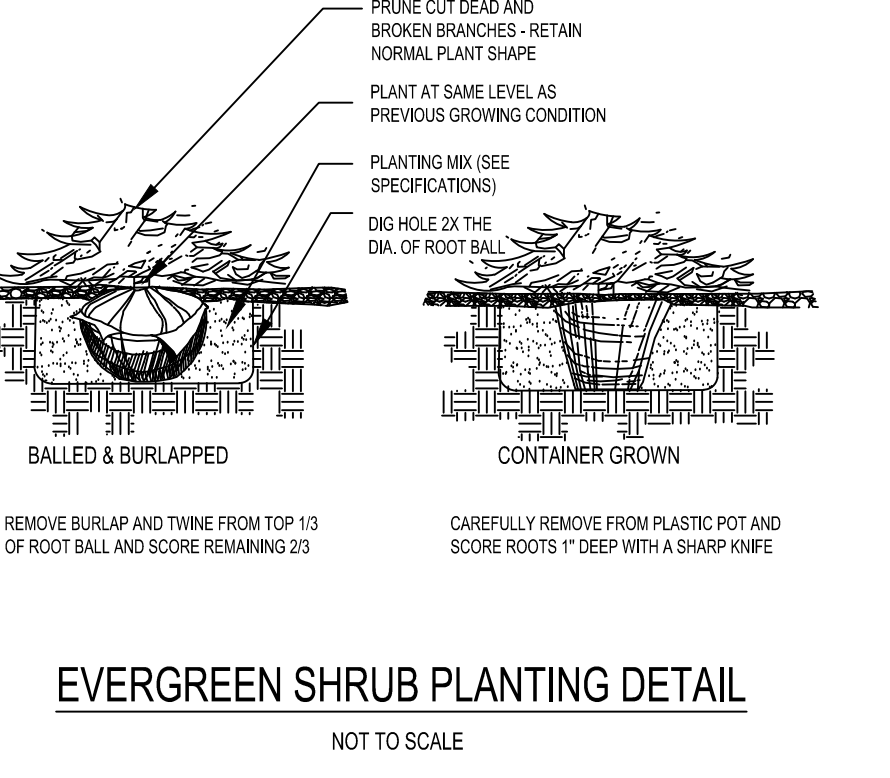
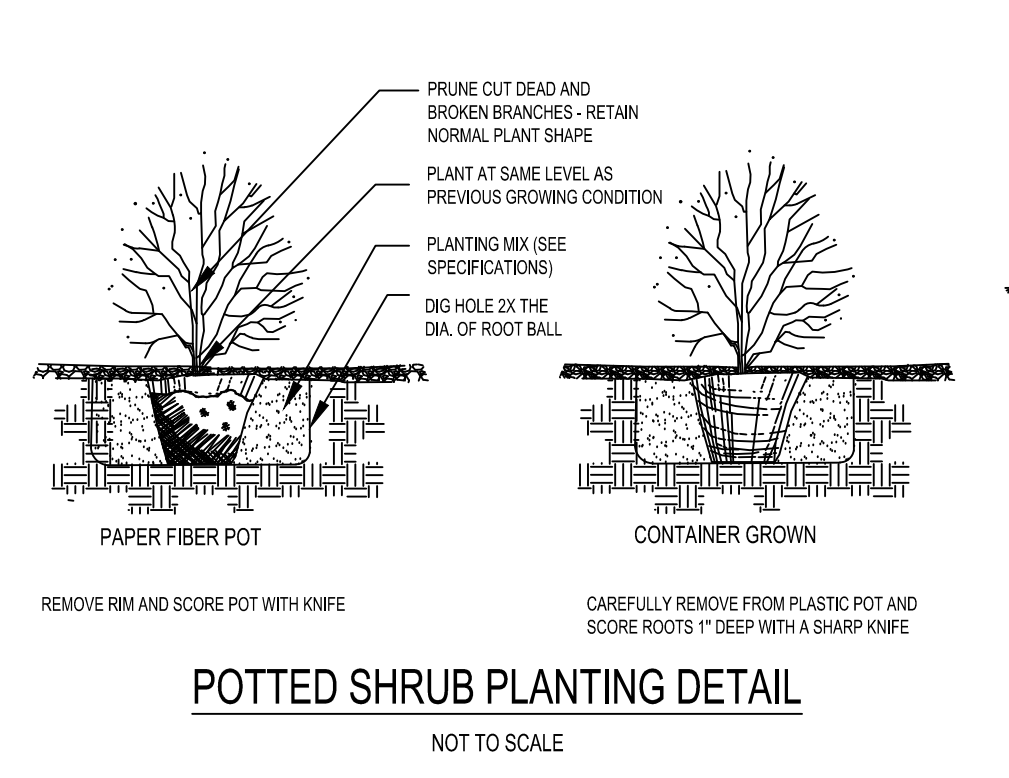
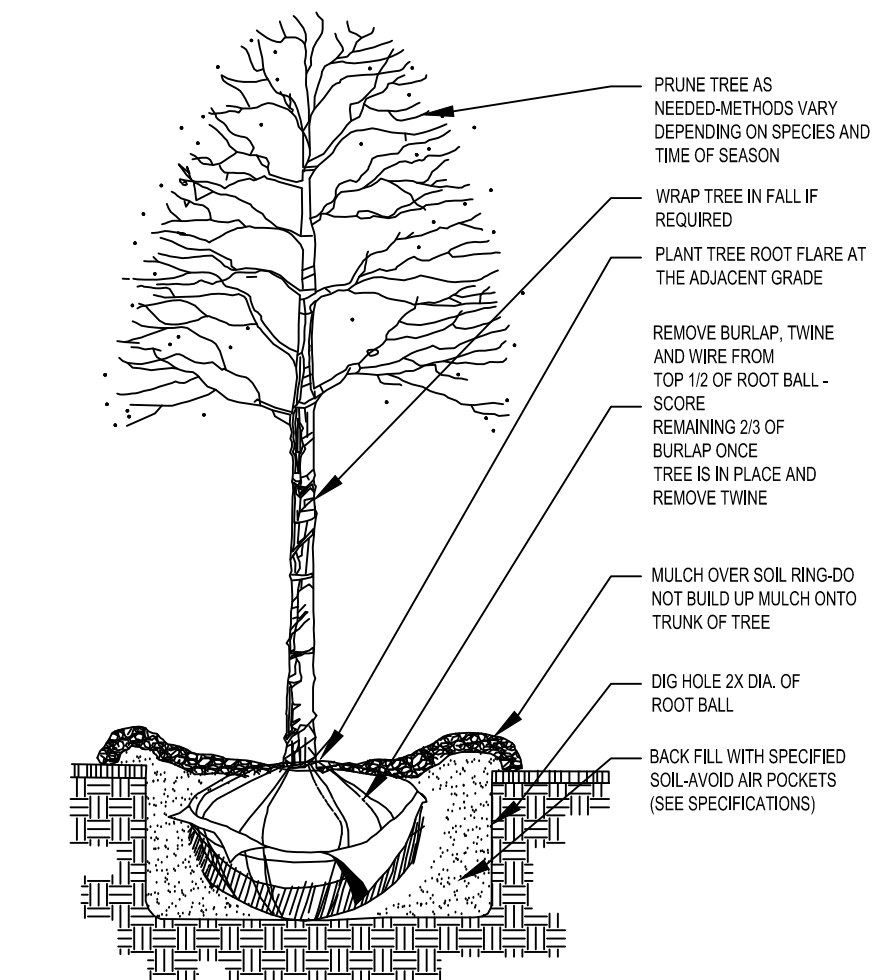
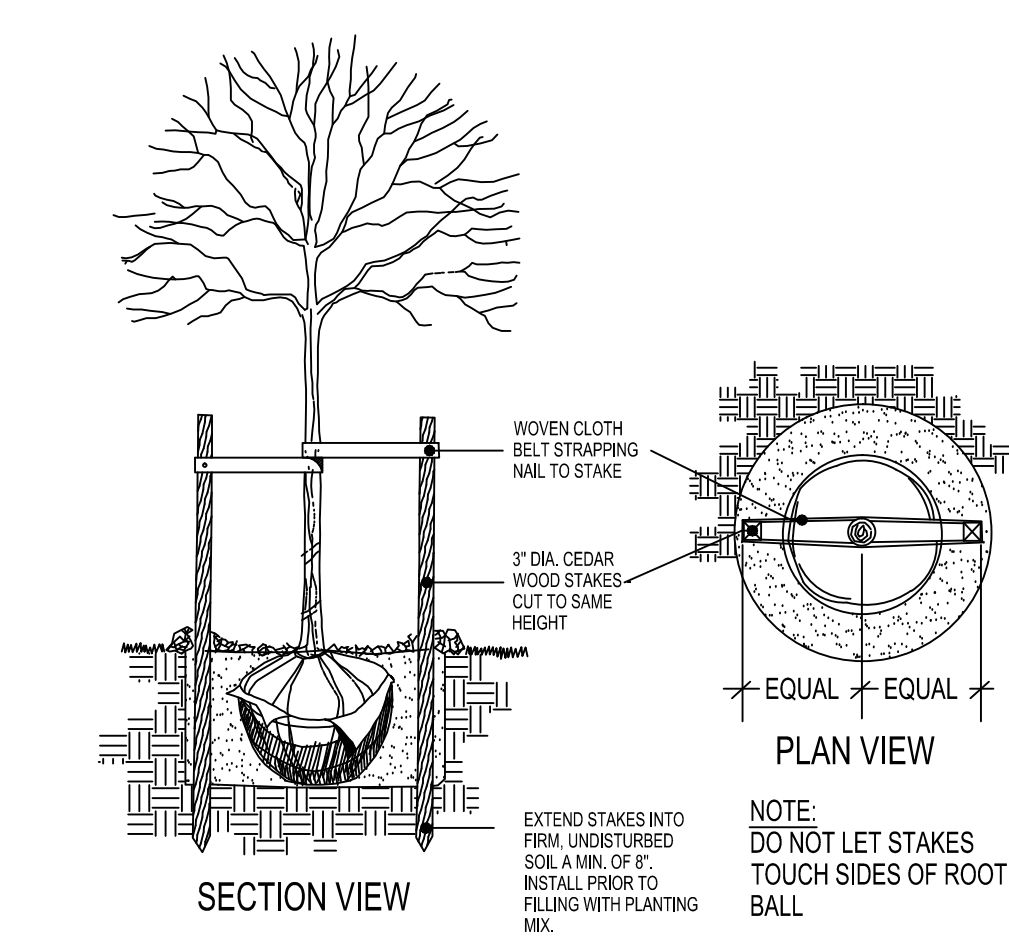
View from North Palmer Street and West Center Street



PLANT MATERIAL SCHEDULE						
**Landscape contractor responsible for verifying plant quantities						
QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	INSTALLATION SIZE	MAINTAINED MATURE SIZE	ROOT
SHADE TREES						
3	AF	<i>Acer x freemanii</i> 'Autumn Blaze'	Autumn Blaze Freeman Maple	3" cal	40'	BB
2	AR	<i>Acer rubrum</i> 'Autumn Flame'	Autumn Flame Maple	4" cal	35'	BB
1	LL	<i>Tilia cordata</i>	Littleleaf Linden	3" cal	40'	BB
4	UR	<i>Ulmus hybrid</i> elms 'Regal'	Regal Elm	3" cal	50'	BB
DECIDUOUS SHRUBS						
3	LOX	<i>Lonicera x xylosteoides</i> 'miniglobe'	Miniglobe Honeysuckle	12" - 18"	2'	POT
7	RHA	<i>Rhus aromatica</i> 'Gro-Low'	Gro-Low Fragrant Sumac	18" - 24"	2' - 2.5'	POT
16	VIC	<i>Viburnum carlesii</i> 'Compactum'	Compact Koreanspice Viburnum	24" - 30"	2' - 3'	POT
EVERGREEN SHRUBS						
7	JUK	<i>Juniperus chinensis</i> 'Kallay's Compact'	Pfitzer Juniper	2 gal	2' - 3'	POT
PERENNIALS						
30	GSS	<i>Schizachyrium scoparium</i>	Little Bluestem	4.5"	-	POT

GENERAL NOTES:

1. ALL FINISHED GRADES TO BE 1 INCH BELOW TOP OF CURBS OR PAVEMENT.
2. BACKFILL AND GRADE ALL PLANTING AREAS WITH MINIMUM 4 INCHES BLENDED TOPSOIL.
3. ALL PLANT MATERIAL SHALL CONFORM TO AMERICAN STANDARD FOR NURSERY STOCK.
4. ALL TREES NOT IN A PLANTING BED SHALL BE MULCHED WITH A MINIMUM 1 FOOT RADIUS FOR EACH 1 INCH CALIPER. USE SHREDDED HARDWOOD MULCH AT 2 INCHES DEPTH.
5. PROVIDE MINIMUM 2 YEAR WARRANTY ON ALL PLANT MATERIAL.
6. USE SHREDDED HARDWOOD MULCH IN ALL PLANTING BEDS AT MINIMUM 2 INCHES DEPTH.
7. ALL PLANTING BEDS TO BE EDGED WITH COMMERCIAL GRADE PLASTIC EDGING.
8. LAWN: GRASS SEED MIX SHALL BE PLACED USING HYDRO-SEEDING OR OTHER APPROVED METHODS. GRASS SEED MIX SHALL BE NO MORE THAN 50% KENTUCKY BLUEGRASS WITH THE REMAINING 50% TO BE AN EQUAL PARTS COMBINATION OF PERENNIAL RYE, FINE FESCUE AND TALL FESCUE. ESTABLISH MINIMUM OF 4 INCH BLENDED TOPSOIL PRIOR TO PLACING SEED MIX.



NOTES:

1. PIPE RUN LENGTHS AS SHOWN ON THIS PLAN ARE MEASURED NODE-TO-NODE (I.E. CENTER-TO-CENTER OF MANHOLES).
2. THE LOCATION AND SIZE OF UNDERGROUND STRUCTURES AND UTILITIES SHOWN HEREON HAVE BEEN LOCATED TO A REASONABLE DEGREE OF ACCURACY, BUT THE ENGINEER DOES NOT GUARANTEE THEIR EXACT LOCATION OR THE LOCATION OF OTHERS NOT SHOWN. CONTACT DIGGERS HOTLINE.
3. ALL SITE GRADING ACTIVITY AND EROSION CONTROL MEASURES SHALL COMPLY WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES CONSTRUCTION SITE EROSION AND SEDIMENT CONTROL TECHNICAL STANDARDS (1000-1070). ALL EROSION CONTROL MEASURES MUST BE IN PLACE BEFORE CONSTRUCTION BEGINS AND SHALL BE MAINTAINED DURING CONSTRUCTION.

DISCLAIMER:
DAAR ENGINEERING, INC. ASSUMES NO LIABILITY FOR ALTERATIONS AND/OR CONSTRUCTION THAT DOES NOT CONFORM TO THE DESIGN DEPICTED ON THIS PLAN. NO CHANGES MAY BE MADE TO THIS PLAN WITHOUT EXPRESS WRITTEN CONSENT OF DAAR ENGINEERING, INC. IF ANY DEVIATIONS ARE REQUIRED FOR ANY REASON, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT MANAGER IMMEDIATELY.





N 1st St

N 1st St

N 1st St

N 1st St

N 1st St

N 1st St

N 1st St

N 1st St

E Center St

E Center St

Hedley St

E Hedley St

E Hedley St

WALDOLE & BEAUMONT