

CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

NO. DESCRIPTION DATE

DPD SUBMITTAL

DRAWN BY RJT

CHECKED BY APS

UTILITY PLAN OVERVIEW

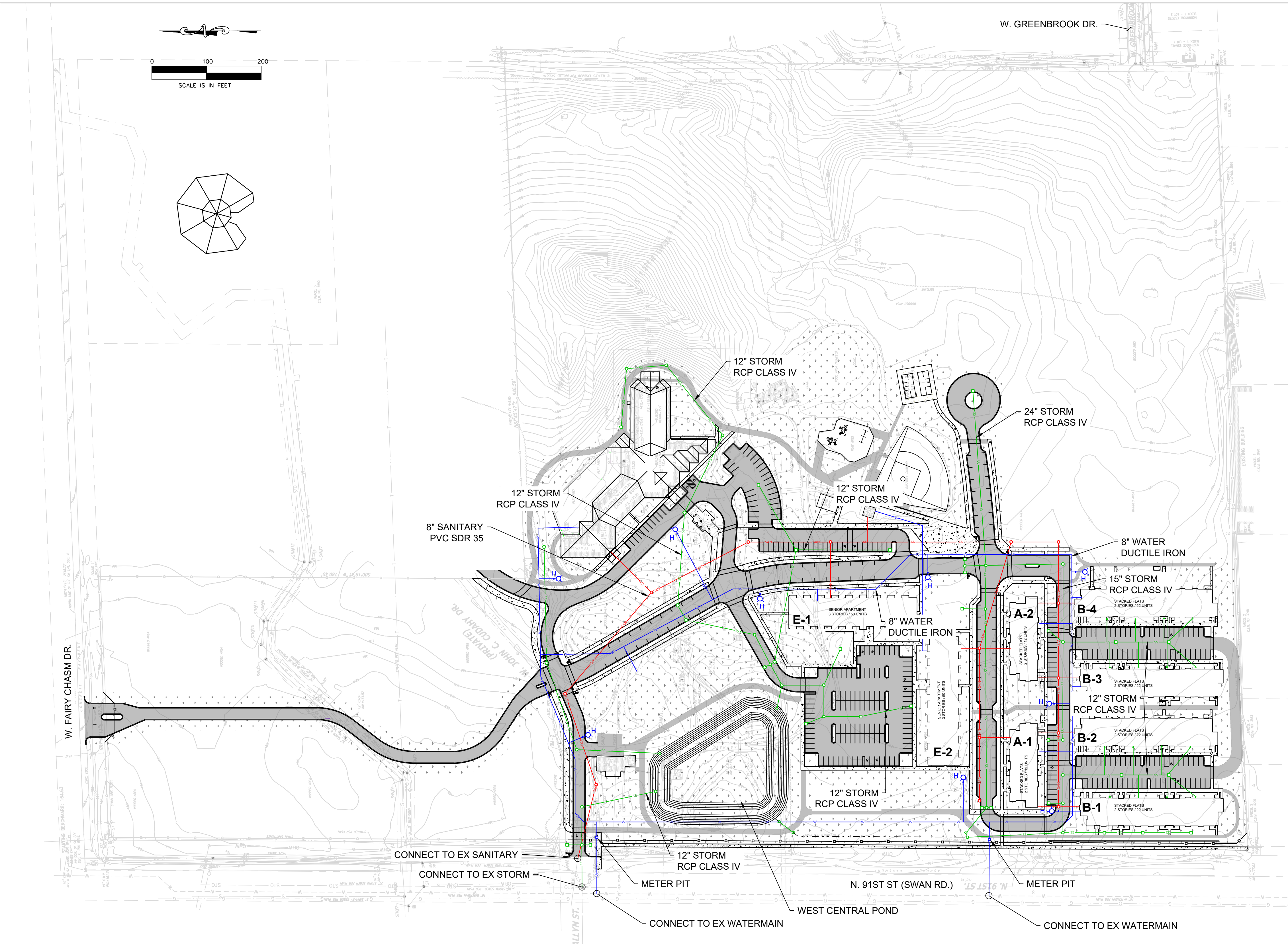
C400

GENERAL NOTES:

- PIPE LENGTHS ARE TO CENTER OF STRUCTURE, UNLESS OTHERWISE NOTED.
- SEWER INSTALLATION SHALL PROCEED FROM DOWNSTREAM TO UPSTREAM.
- CONTRACTOR SHALL ADJUST ALL EXISTING AND NEW UTILITY CASTINGS, MANHOLES, CLEANOUTS, AND ACCESS BOXES TO PROPOSED GRADING.
- CONNECT PUBLIC SANITARY SERVICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY OF MILWAUKEE SPECIFICATIONS.
- MAINTAIN PROPER DRAINAGE AT ALL TIMES DURING CONSTRUCTION.
- SANITARY LATERALS SHALL BE PVC, ASTM D-3034, SDR 26 IN CONFORMANCE WITH SECTION 8.10.0 OF THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, CURRENT EDITION.
- FOR WATER SERVICES LARGER THAN 2-INCH DIAMETER, MATERIAL SHALL BE DUCTILE IRON, AWWA C-151, CLASS 52 WITH CEMENT LINING.
- FOR WATER SERVICES LESS THAN 2-INCH DIAMETER, MATERIAL SHALL BE HIGH DENSITY POLYETHYLENE (HDPE) SDR 9, COPPER TUBE SIZE CONFORMING TO AWWA C-901.
- CONTRACTOR SHALL VERIFY EXISTING PIPE INVERT, PIPE MATERIAL, PIPE SIZE AND LOCATION PRIOR TO CONSTRUCTION OF THE UTILITIES. ANY DISCREPANCIES SHALL BE DISCUSSED WITH THE ENGINEER.
- PUBLIC SANITARY SEWER AND WATER MAIN SHALL BE CONSTRUCTED PER PROJECT SPECIFICATIONS AND IN ACCORDANCE WITH THE CITY OF MILWAUKEE SPECIFICATIONS.
- PRIVATE SANITARY SEWER SHALL BE CONSTRUCTED PER PROJECT SPECIFICATIONS AND IN ACCORDANCE WITH THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES SPECIFICATIONS.
- A MINIMUM OF 6.0 FEET OF COVER SHALL BE MAINTAINED OVER ALL WATER MAIN, WATER LATERALS AND HYDRANT LEADS.
- A MINIMUM OF 6.0 FEET OF COVER SHALL BE MAINTAINED OVER ALL SANITARY SEWER.
- PER NR 811.74 (2) MAINTAIN A MINIMUM OF 18 INCHES OF VERTICAL SEPARATION BETWEEN THE BOTTOM OF THE SANITARY SEWER AND TOP OF WATER OR 6 INCHES OF VERTICAL SEPARATION BETWEEN THE BOTTOM OF THE WATER AND TOP OF SANITARY.
- PER NR 811.74 (2) PUBLIC WATER MAINS SHALL BE INSTALLED 8 FEET HORIZONTALLY CENTER TO CENTER FROM ANY EXISTING OR PROPOSED SANITARY SEWER MAIN, STORM SEWER MAIN, OR SANITARY OR STORM SEWER MANHOLE. REFER TO PROJECT SPECIFICATIONS FOR ADDITIONAL DETAILS.
- PROVIDE TRACER WIRE FOR WATER, SANITARY SEWER AND STORM SEWER. SEE SPECIFICATIONS. PROVIDE WARNING TAPE FOR WATER, SANITARY AND STORM SEWER PLACED 24 INCHES BELOW FINISHED GRADE. SEE SPECIFICATIONS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR DEVELOPING TRAFFIC CONTROL PLAN(S) FOR UTILITIES CONNECTIONS IN THE EXISTING PUBLIC RIGHT-OF-WAY.
- CONTRACTOR SHALL VERIFY DEPTH AND LOCATIONS OF ALL EXISTING UTILITIES BEFORE CONSTRUCTION.
- CONTRACTOR SHALL SUPPORT AND PROTECT ALL EXISTING UTILITIES AND STRUCTURES.

LEGEND

- | | | |
|--|---|--|
| | PROPOSED WATER | |
| | PROPOSED HYDRANT | |
| | PROPOSED SANITARY SEWER | |
| | PROPOSED STORM SEWER | |
| | PROPOSED SANITARY MANHOLE | |
| | PROPOSED CATCH BASIN / STORM MANHOLE | |
| | PROPOSED APRON END WALL | |
| | FIRE LANE ACCESS | |
| | EXISTING WATER | |
| | EXISTING HYDRANT | |
| | EXISTING SANITARY SEWER | |
| | EXISTING STORM SEWER | |
| | EXISTING MANHOLE/INLET | |
| | HMA PAVEMENT | |
| | CONCRETE SIDEWALK / PAVEMENT / CURB & GUTTER | |
| | LANDSCAPING/ OPEN SPACE (SEE LANDSCAPING PLANS) | |
| | ADA ACCESSIBLE PATHWAY | |
| | PHASE 2, PHASE 3 & PHASE 4 (FUTURE) | |
| | PROPERTY BOUNDARY | |
| | FENCING, DECORATIVE | |
| | FENCING, CHAIN LINK | |
| | PROPOSED SWALE FLOW LINE | |



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER

93051

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL

-26-2025

REVISION FOR:

NO.	DESCRIPTION
-----	-------------

ATE

DPD SUBMITTAL

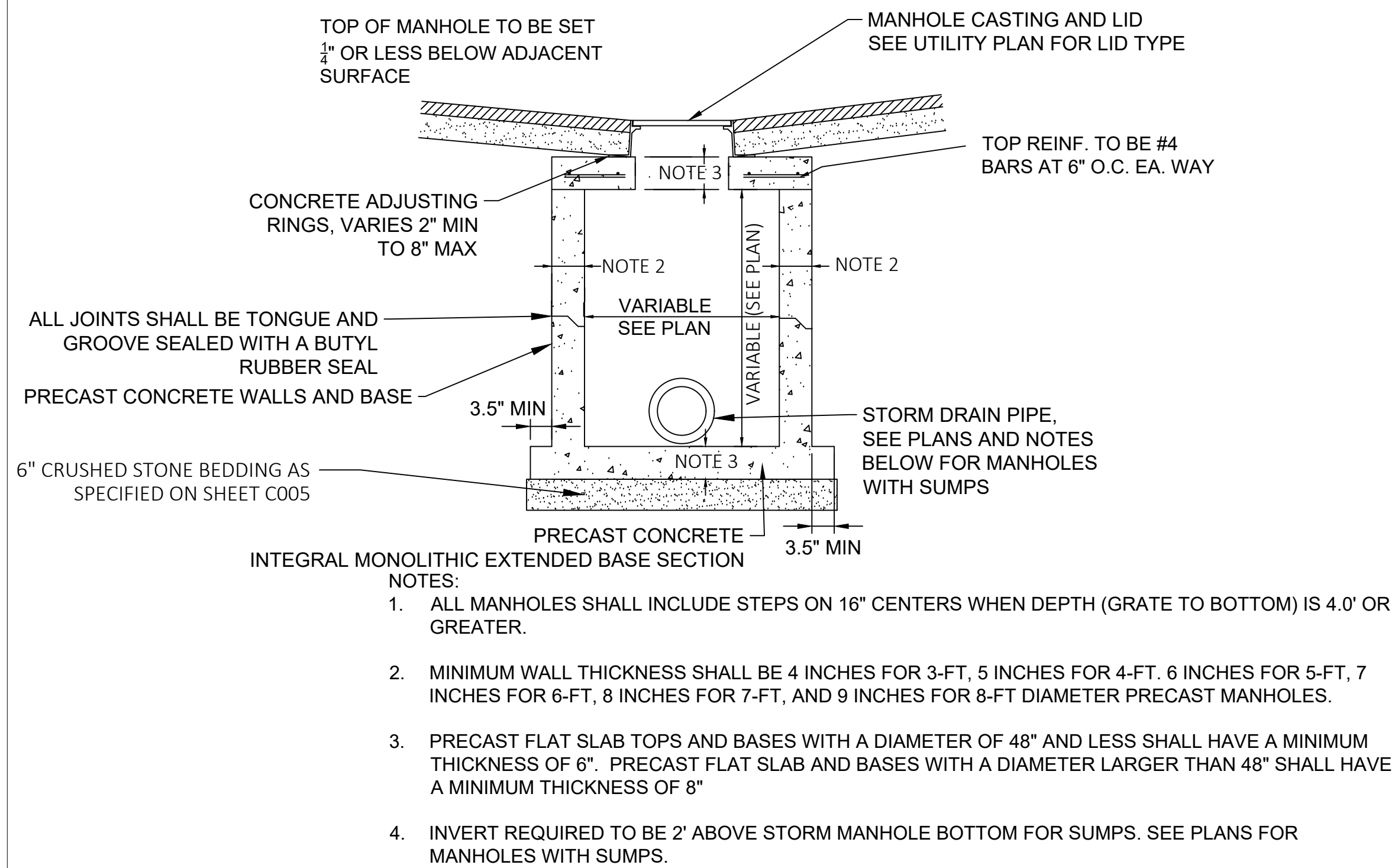
DRAWN BY

RJT

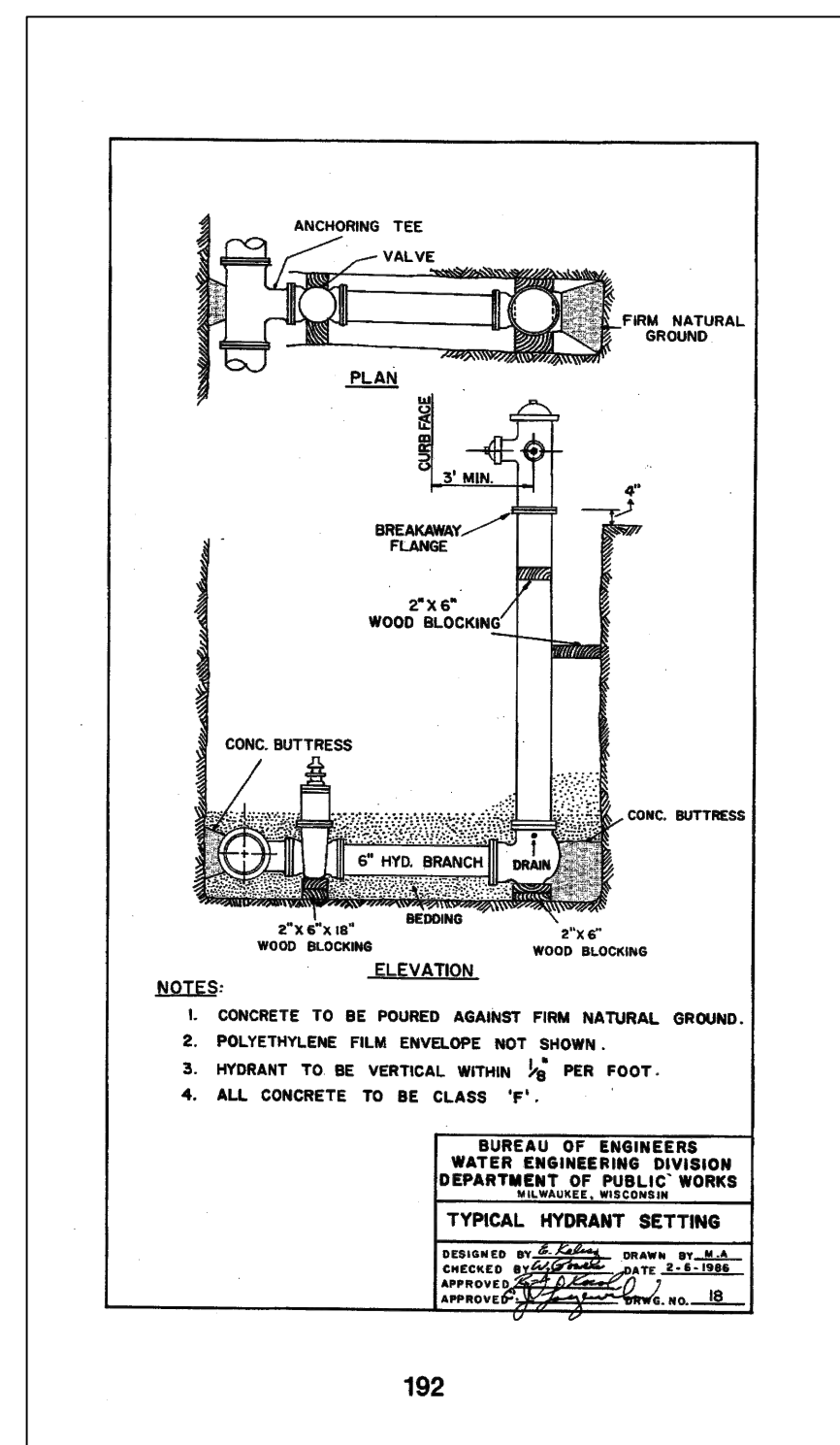
CHECKED BY

APS

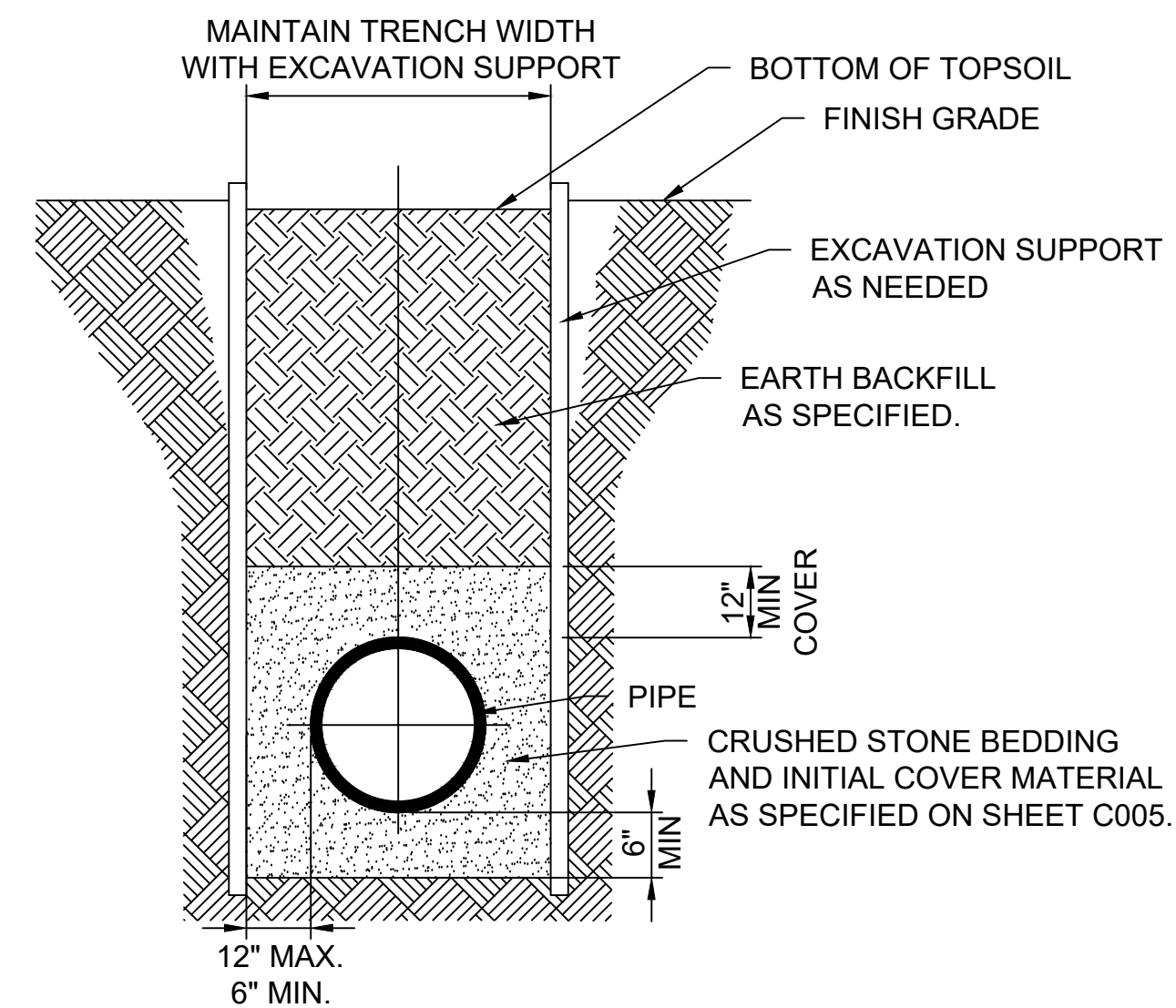
CONSTRUCTION DETAILS



1 STORM MANHOLE/INLET TYPICAL DETAIL
C500 NTS



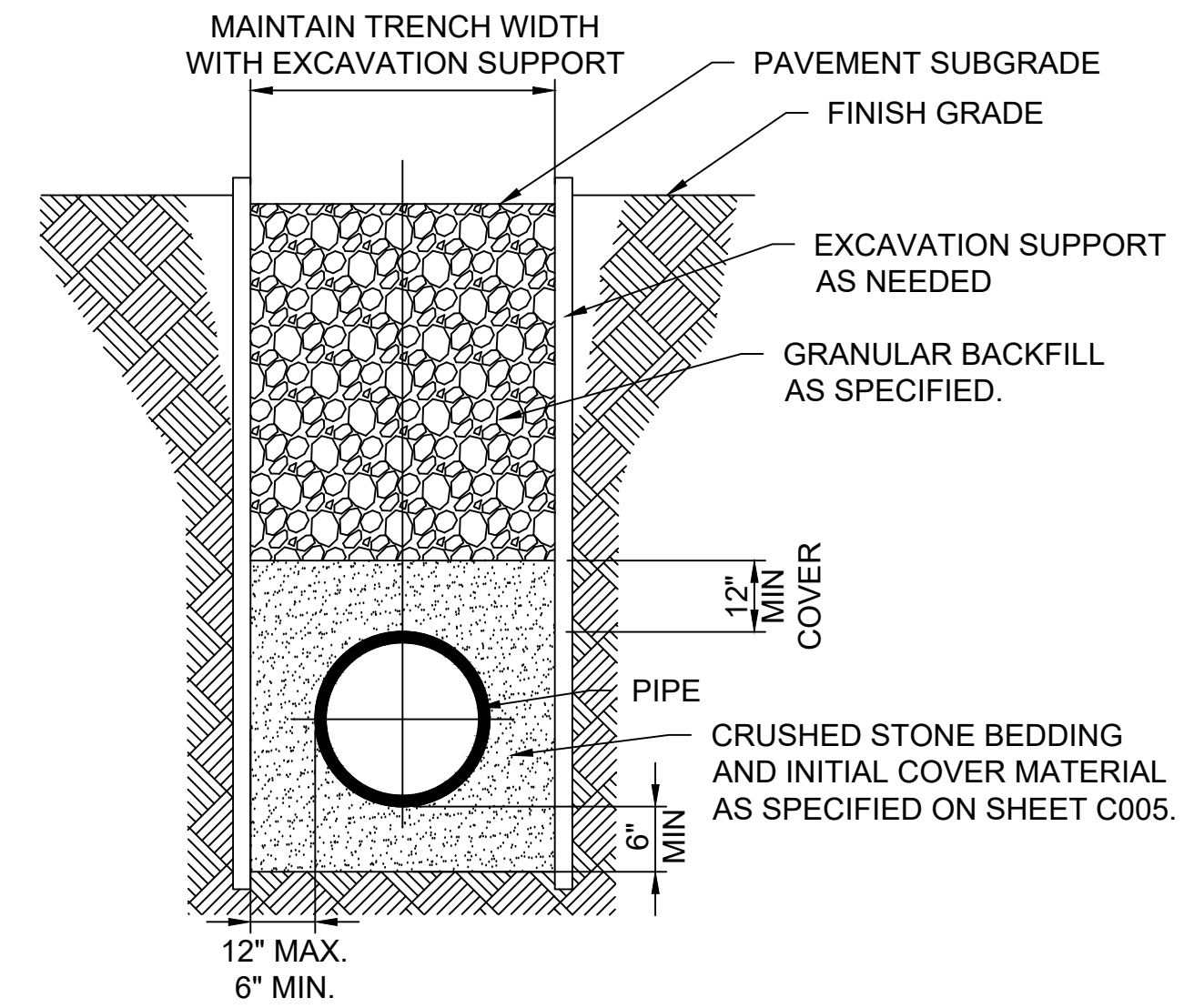
4 HYDRANT DETAIL
C500 NTS



2
C500

**TYPICAL PIPE/UTILITY TRENCH
BELOW LANDSCAPING**

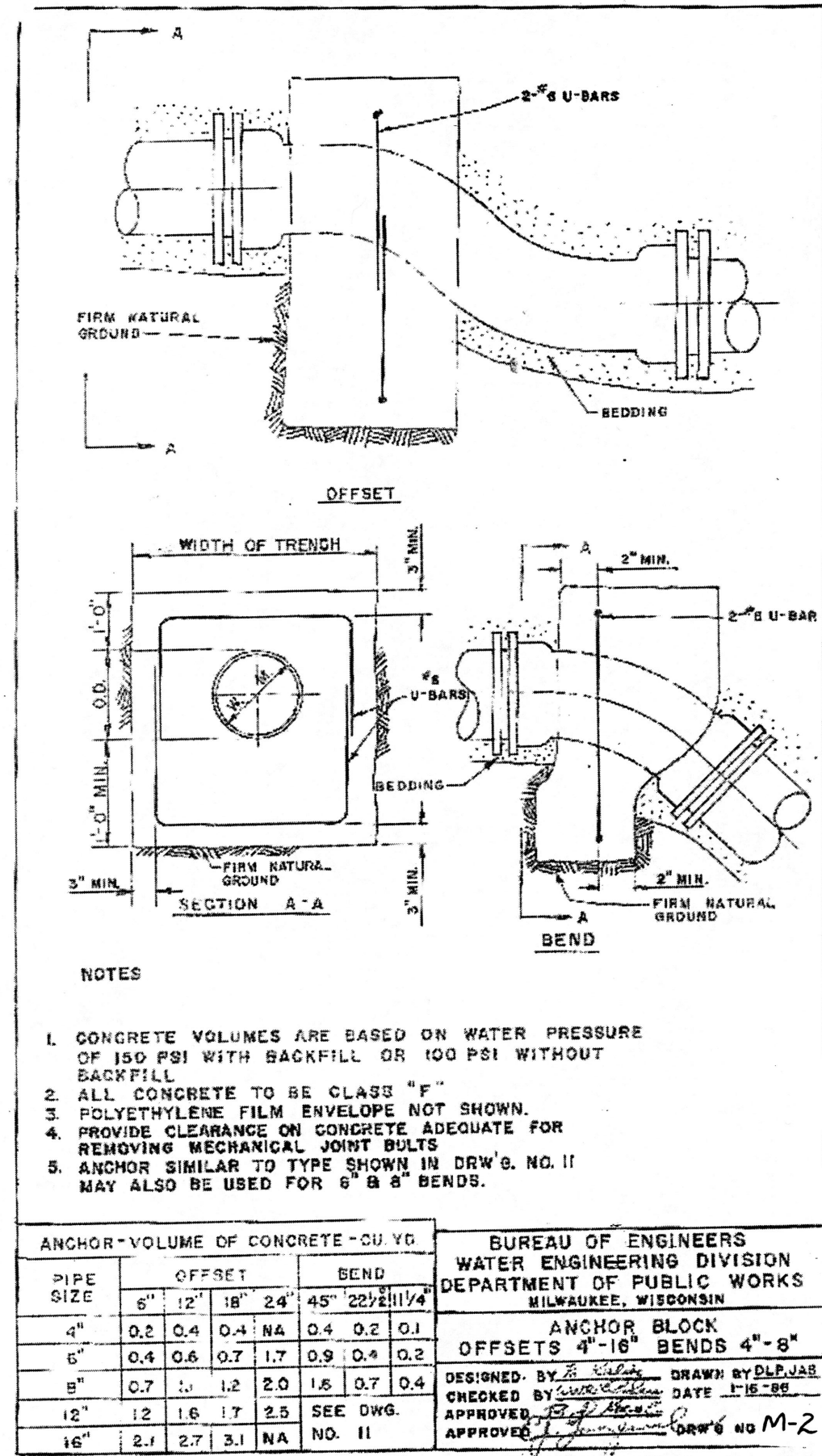
NTS



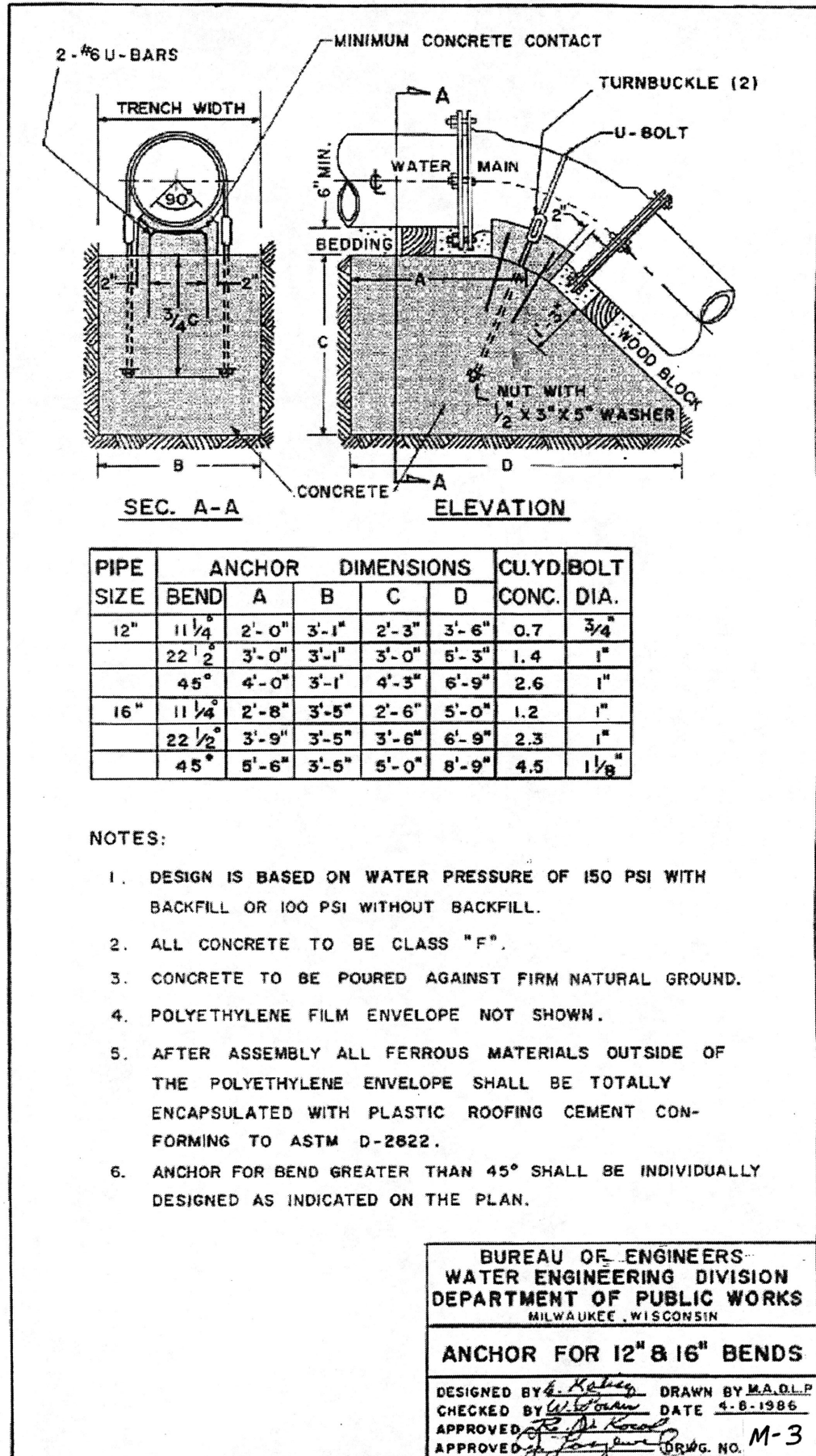
3
C500

**TYPICAL PIPE/UTILITY TRENCH
UNDER PAVEMENT**

NTS

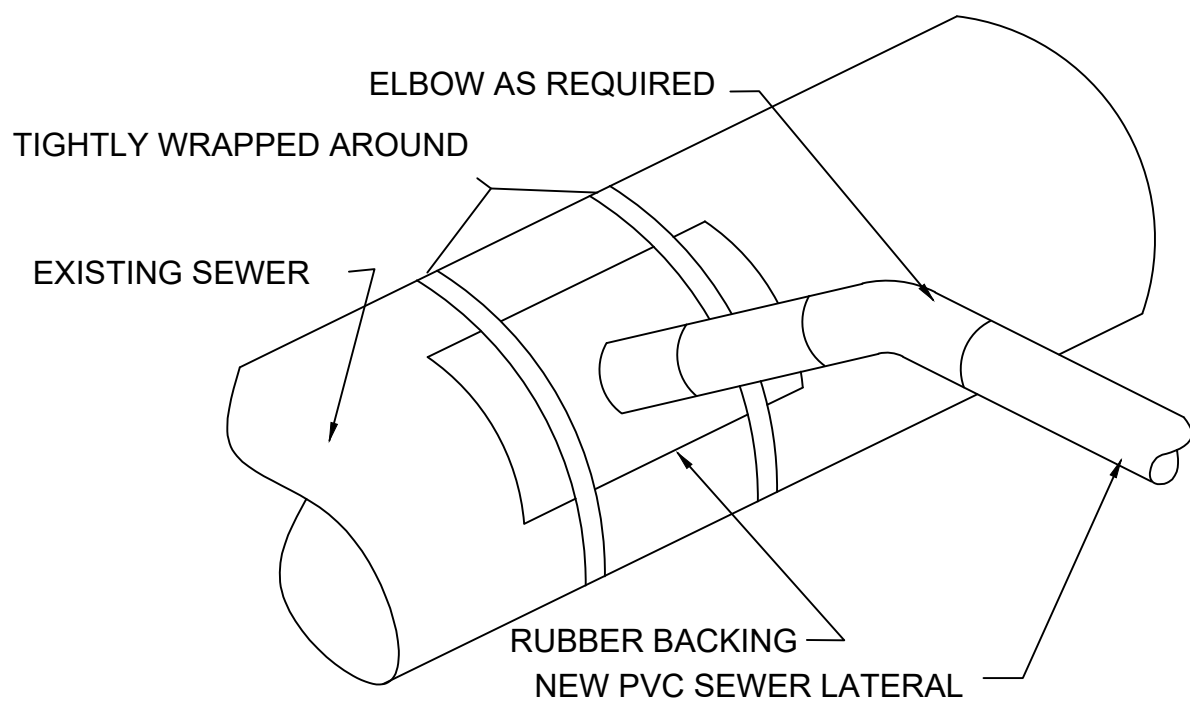


140



141

1 WATERMAIN THRUST BLOCK
C501 NTS NTS



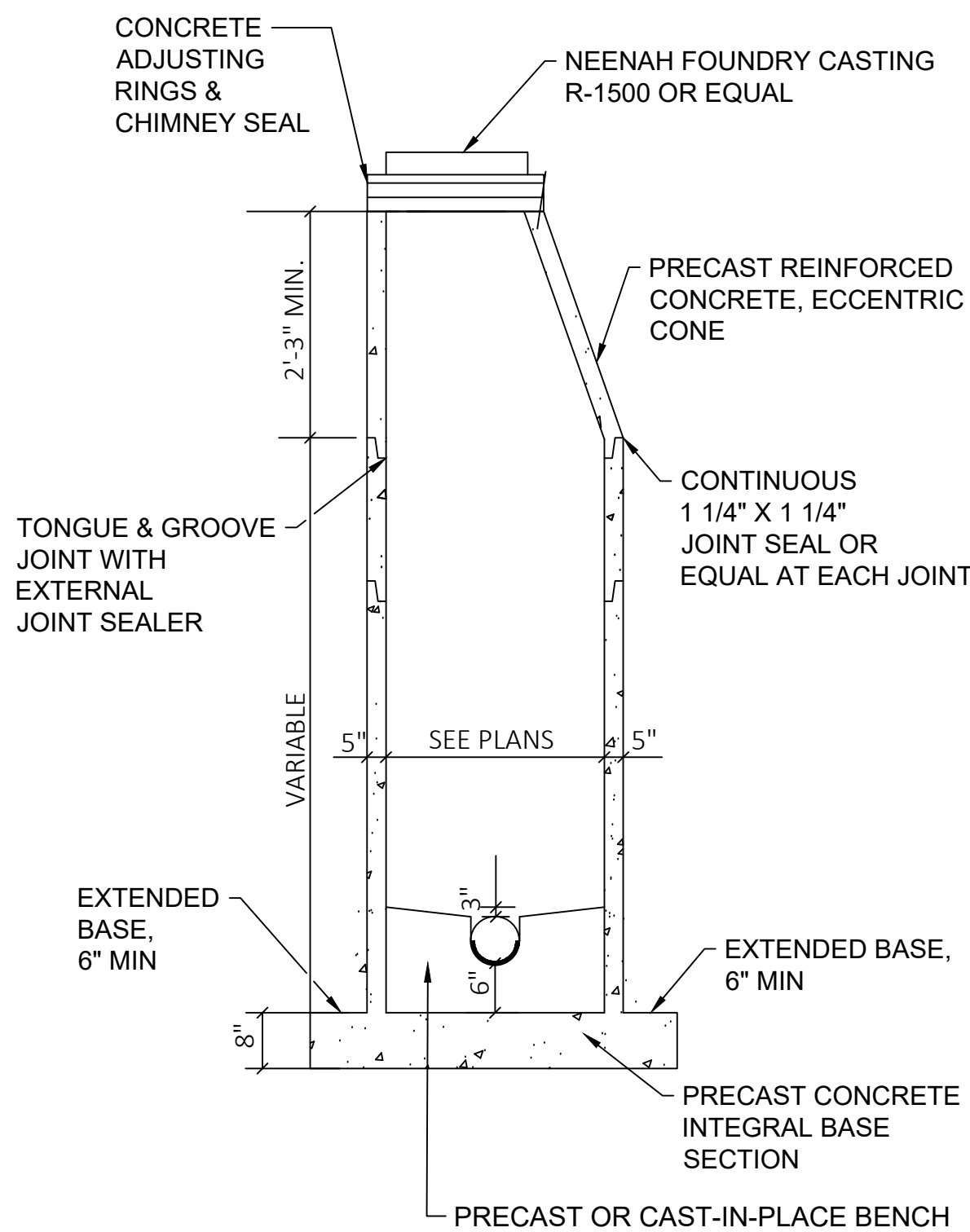
NOTES:

- CONTRACTOR SHALL NEATLY SAWCUT OR CORE EXISTING SEWER PRIOR TO INSTALLING SADDLE. HOLE SHALL BE A MINIMUM OF 90% OF THE LATERAL SIZE.

2 WYE CONNECTION
C501 NTS

NOTES

- PRECAST MANHOLE SECTIONS SHALL BE CONSTRUCTED IN ACCORDANCE WITH ASTM C-478.
- A CONTINUOUS SEWER SHALL BE LAID THROUGH THE MANHOLE EXCEPT AT JUNCTIONS AND ANGLES.
- THE SEWER SHALL BE SUPPORTED AT THE MIDPOINT OF THE MANHOLE WITH A SOLID CONCRETE UNIT PRIOR TO POURING THE BASE.
- STEPS SHALL BE INSTALLED IN ALL MANHOLES ON 16" CENTERS.
- FOR CASTING DESIGNATION REFER TO MANHOLE COVER DETAIL.
- OFFSET CONE SHALL BE INSTALLED UNLESS OTHERWISE DIRECTED.
- SANITARY MANHOLE FRAMES AND COVERS: SOLID NON-ROCKING LID WITH SEALED PICK HOLES AND SELF-SEAL NEOPRENE "T" GASKET.
- WORDING "SANITARY" IN 2-INCH HIGH LETTERS CAST INTO COVER
- CONNECT SANITARY SEWER PIPE TO MANHOLE BY MEANS OF BOOT-TYPE OR COMPRESSION-TYPE CONNECTOR, MEETING THE REQUIREMENTS OF ASTM C923.
 - KOR-N-SEAL, BY TRELLEBORG
 - A-LOK, BY A-LOK PRODUCTS, INC.
 - Z-LOK CAST IN BOOTS, BY A-LOK PRODUCTS, INC.
 - PSX DIRECT DRIVE, BY PRESS-SEAL GASKET CORPORATION.
 - OR EQUAL
- EXTERNAL JOINT SEALER SHALL BE APPLIED TO EACH JOINT, MEETING REQUIREMENTS OF ASTM C-877, TYPE II
 - MACWRAP EXTERNAL COLLAR BY MAC WRAP CONSTRUCTION PRODUCTS CO. INC.
 - CRETEX WRAP BY CRETEX SPECIALITY PRODUCTS
 - EZ-WRAP BY PRESS SEAL GASKET CORPORATION.
 - OR EQUAL



3 SANITARY MANHOLE
C501 NTS

DPD SUBMITTAL

CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER

193051

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

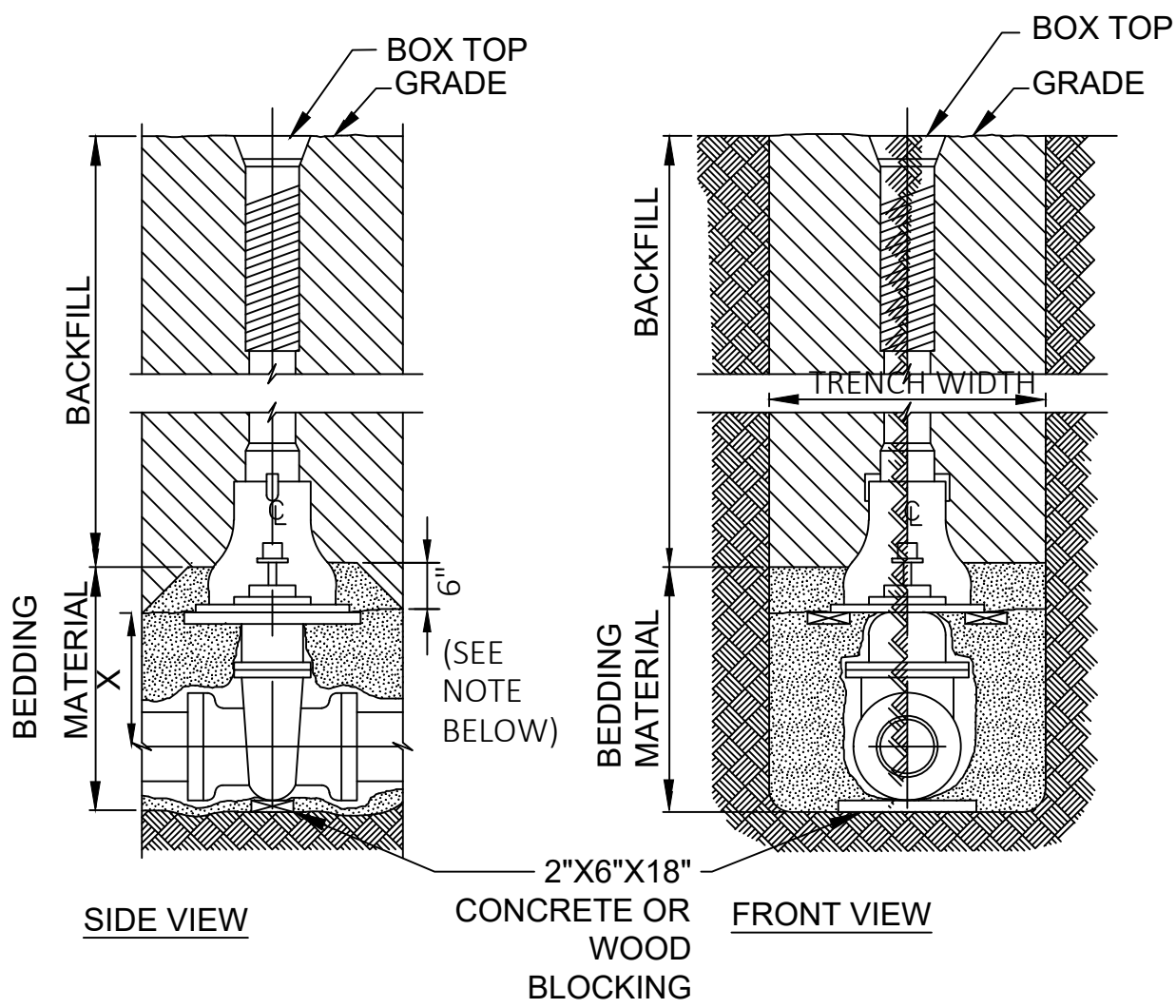
DPD SUBMITTAL

03-28-2025

REVISION FOR:

NO. DESCRIPTION

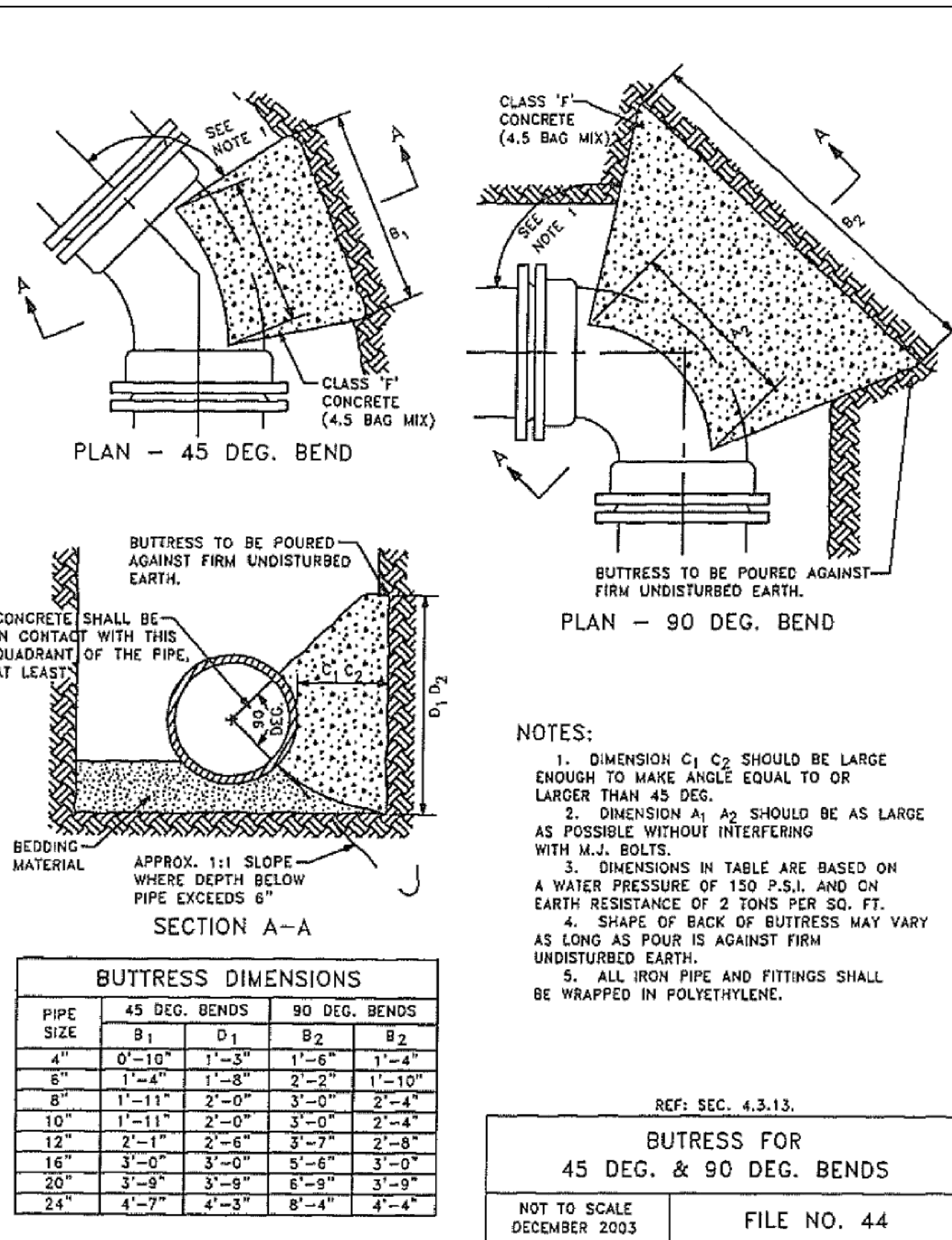
DATE



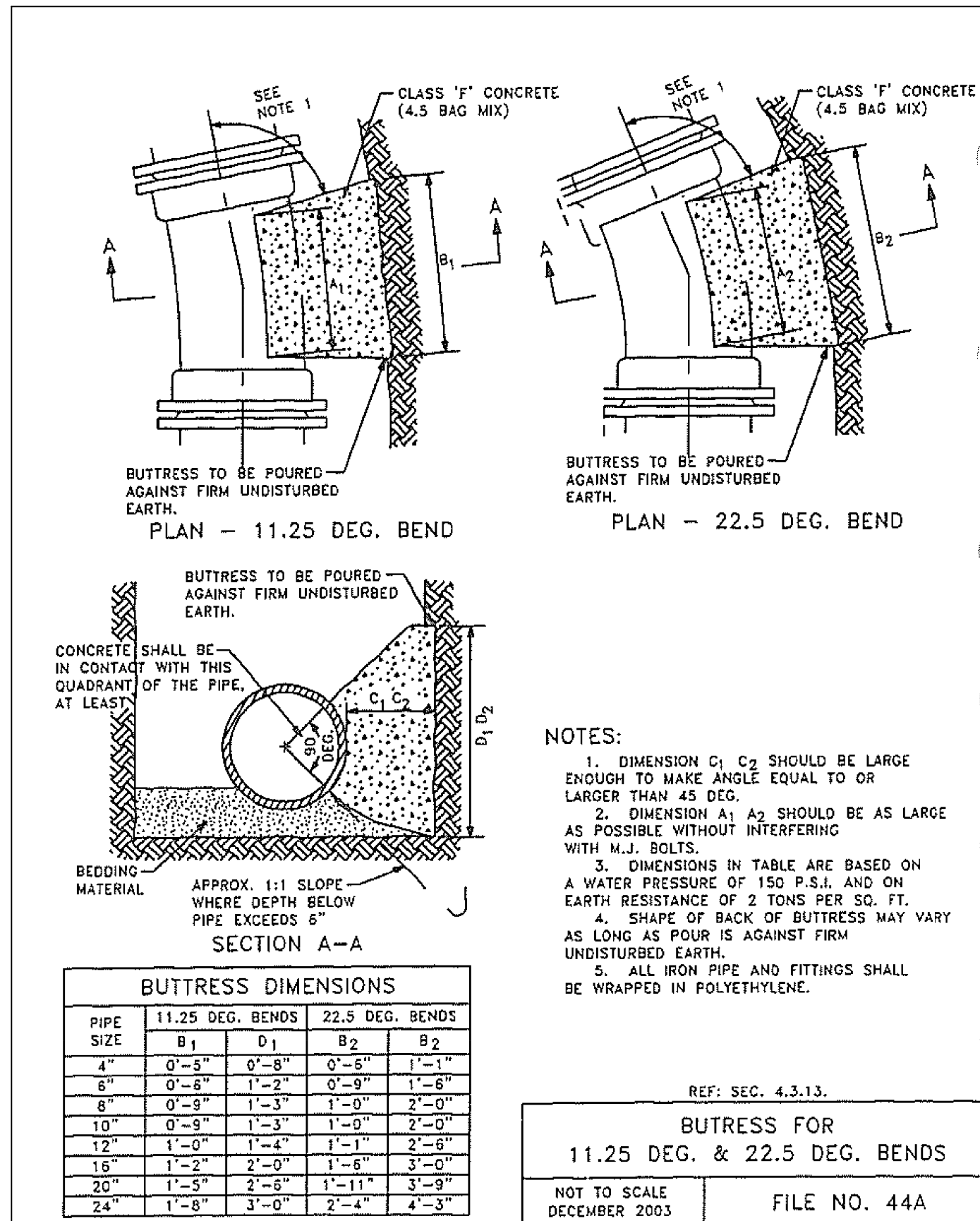
PIPE DIA. INCHES	X = SETTING INCHES
2	6
3	7
4	8
6	12
8	13
12	21
16	30

SEE PLANS FOR PIPE SIZE

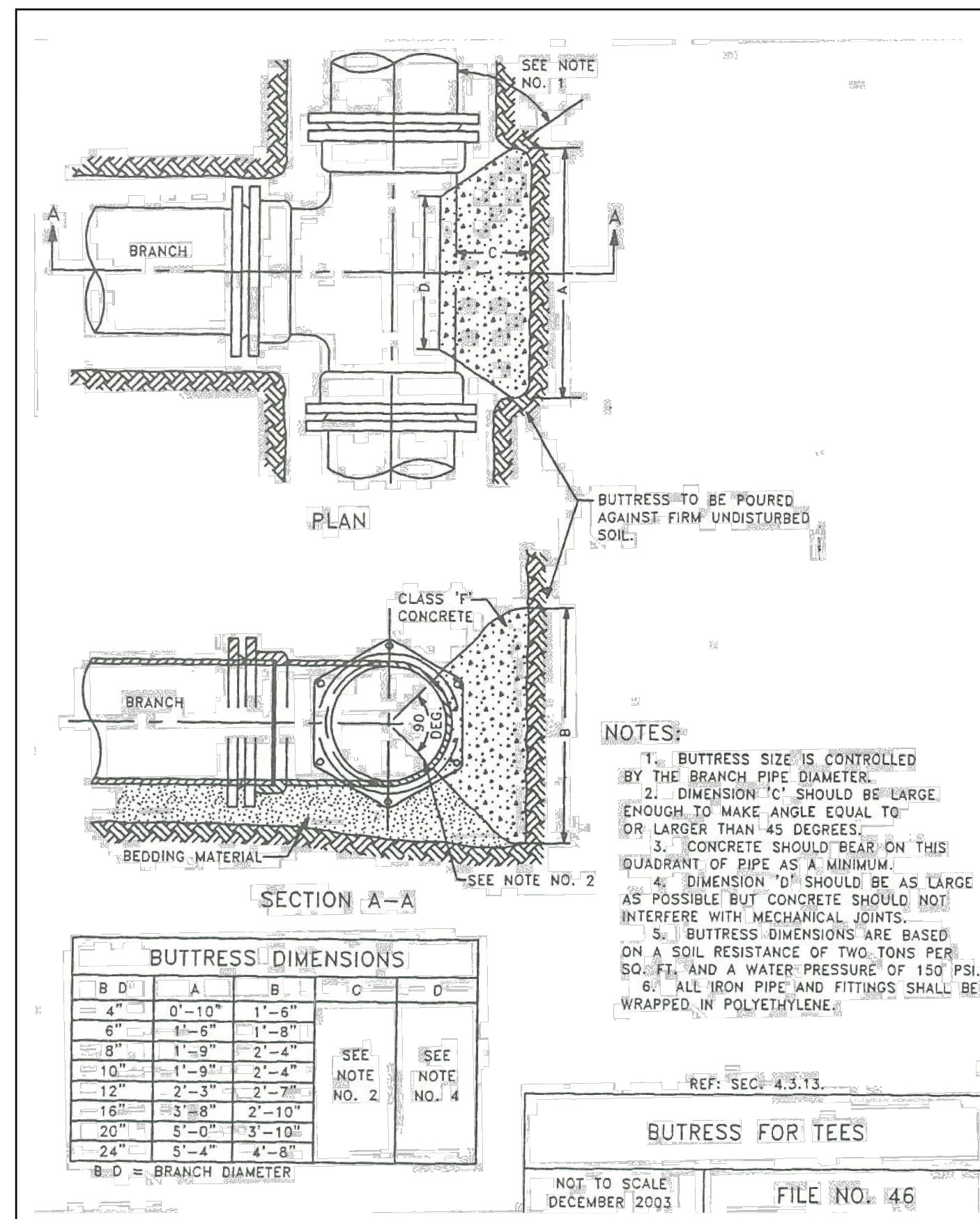
1 WATERMAIN GATE VALVE
NTS



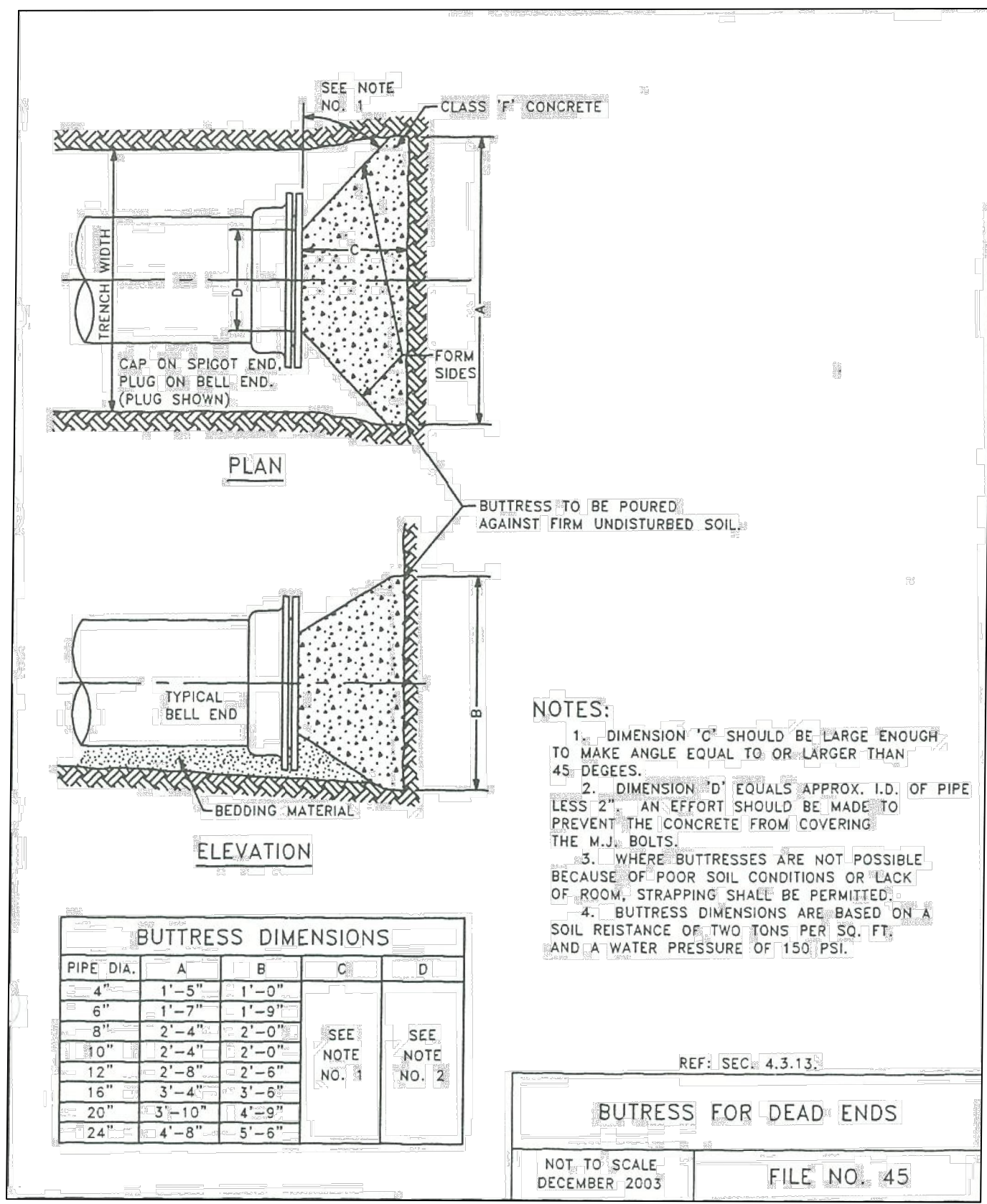
2 BUTTRESS FOR 45 DEG. AND 90 DEG. BENDS
NTS



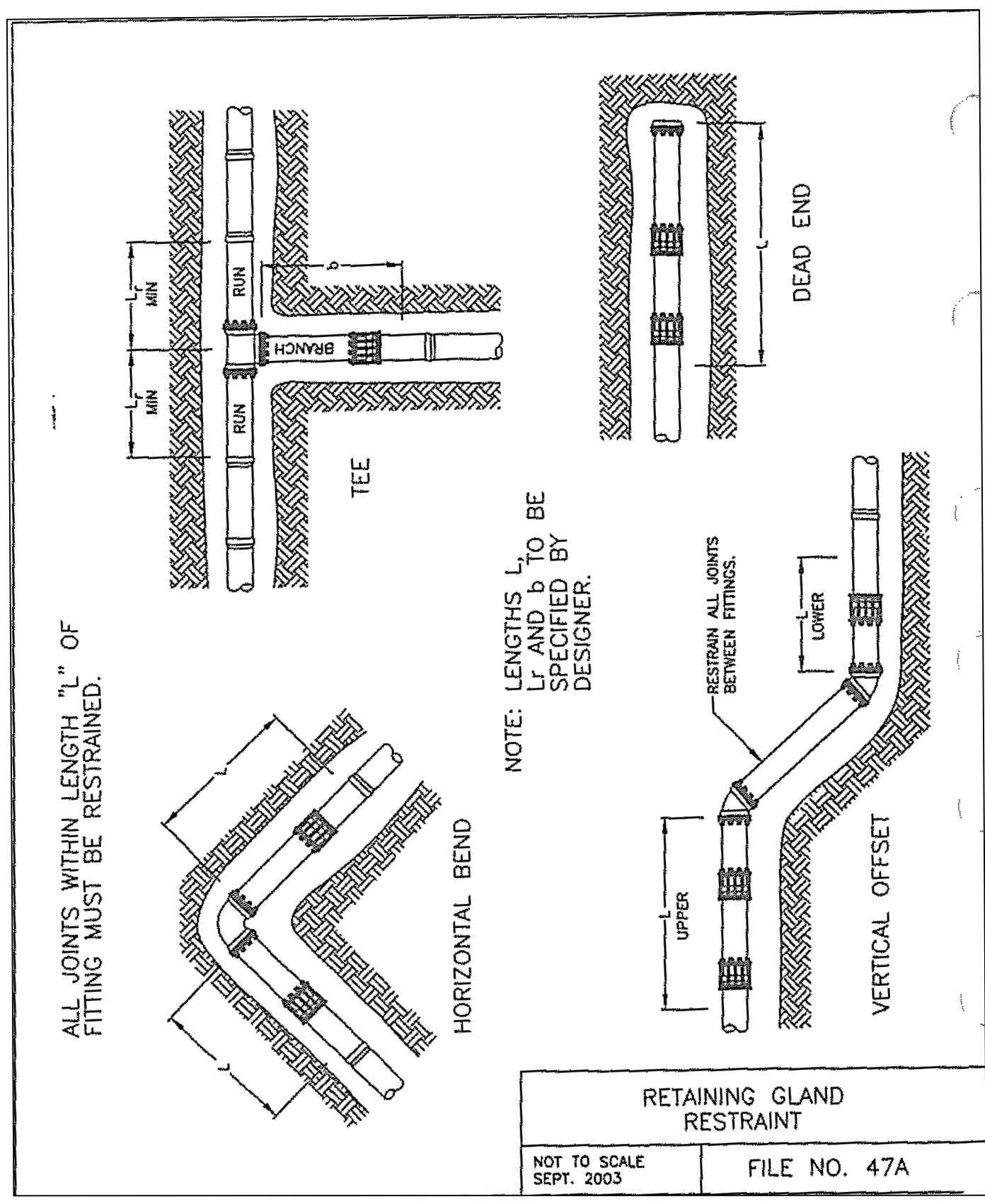
3 BUTTRESS FOR 11.25 DEG. AND 22.5 DEG. BENDS
NTS



4 BUTTRESS FOR TEES
NTS



5 BUTTRESS FOR DEAD ENDS
NTS



6 RETAINING GLAND RESTRAINT
NTS

DPD SUBMITTAL

DRAWN BY

RJT

CHECKED BY

APS

CONSTRUCTION DETAILS

CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER193051

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:
DPD SUBMITTAL06-26-2025

REVISION FOR:
NO. DESCRIPTION DATE

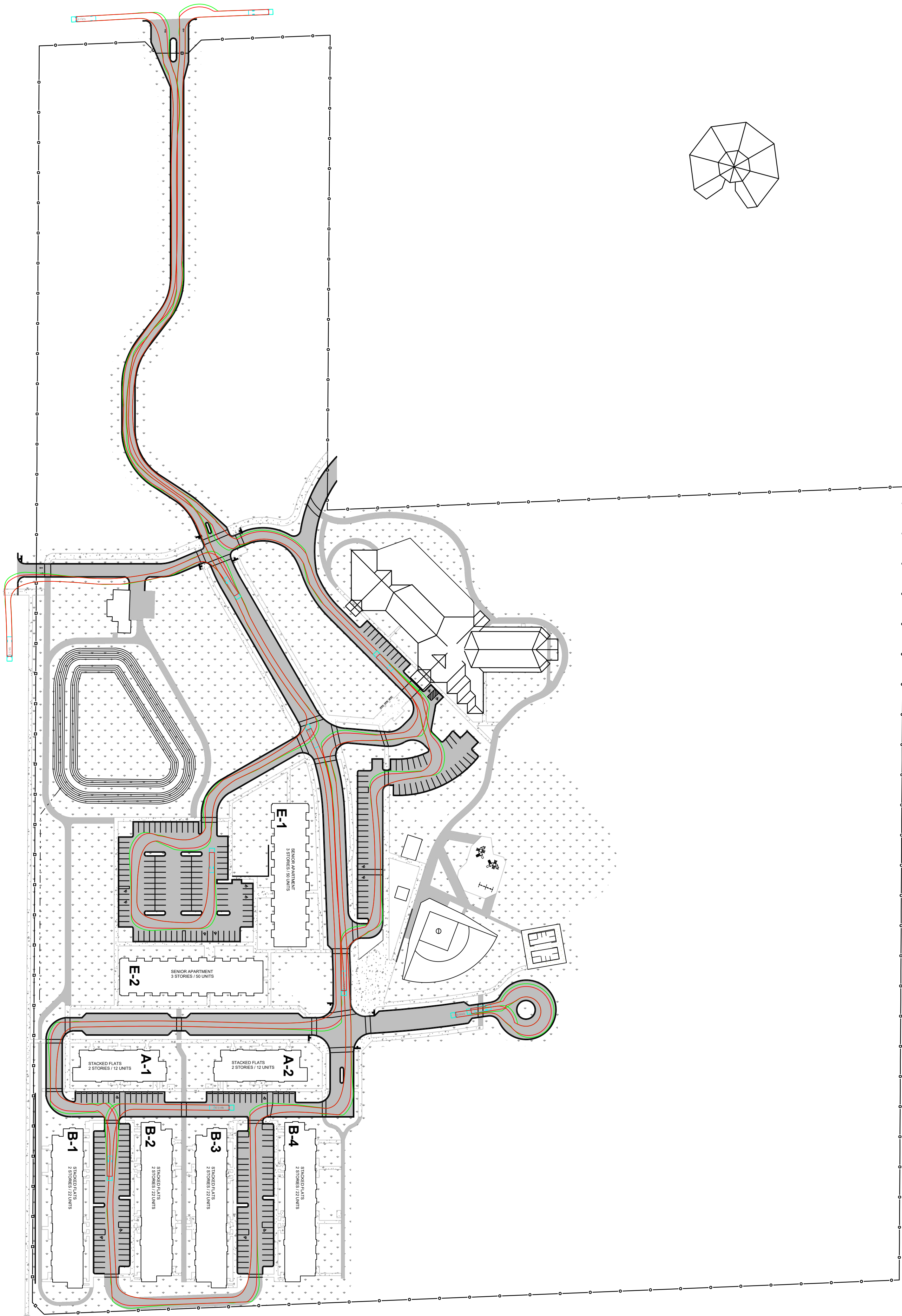
DPD SUBMITTAL

DRAWN BYRJTDRAWN BY
CHECKED BYAPS

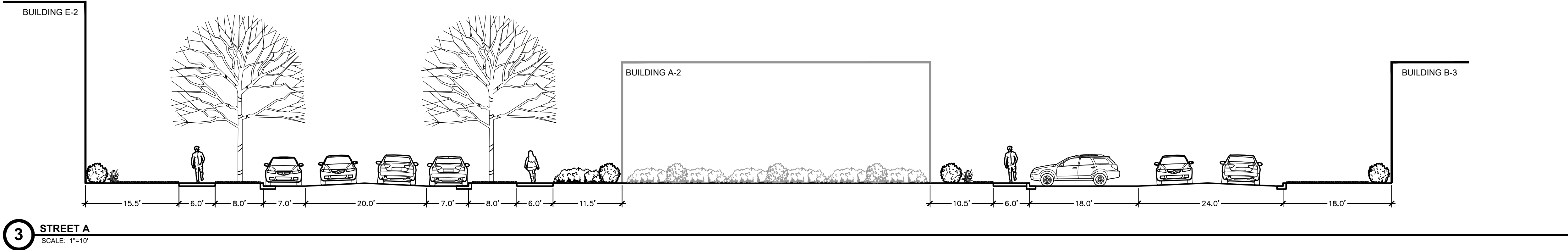
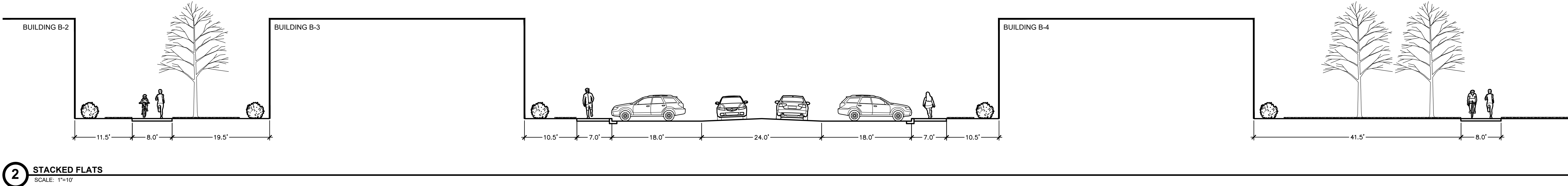
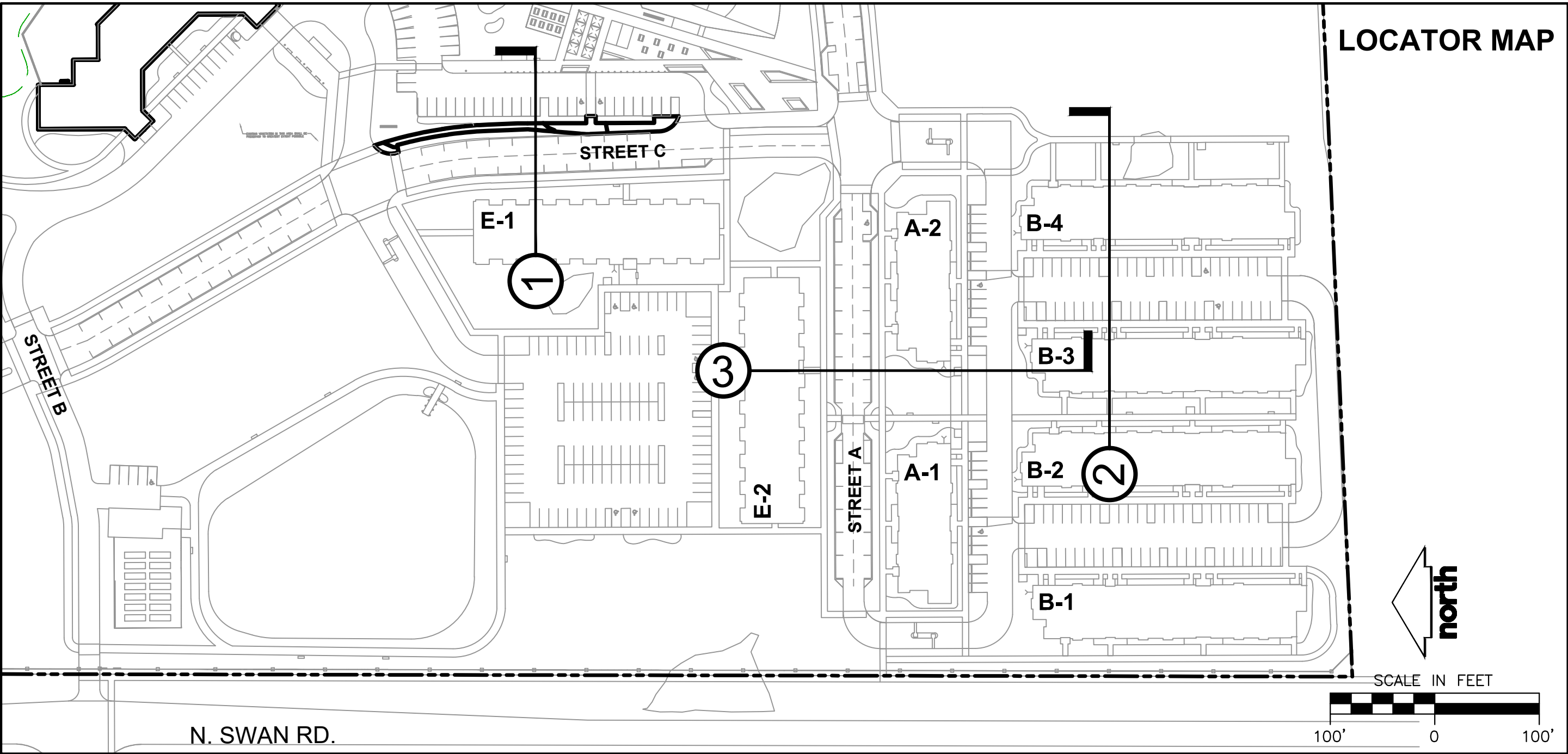
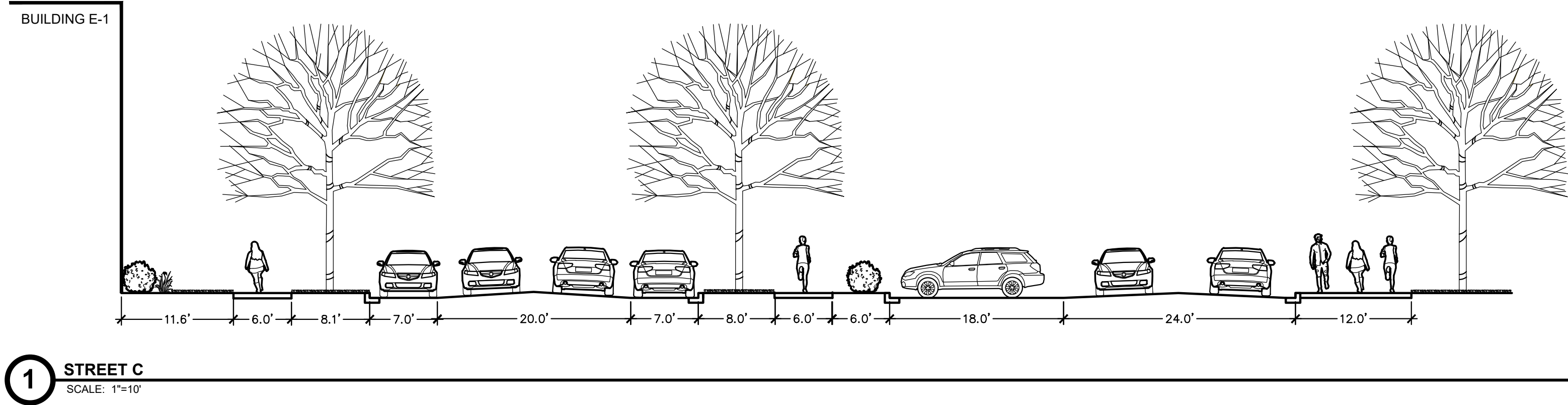
EXHIBIT

LEGEND:

- VEHICLE WHEEL PATH (FORWARD)
- VEHICLE BODY OUTLINE
- VEHICLE WHEEL PATH (REVERSE)

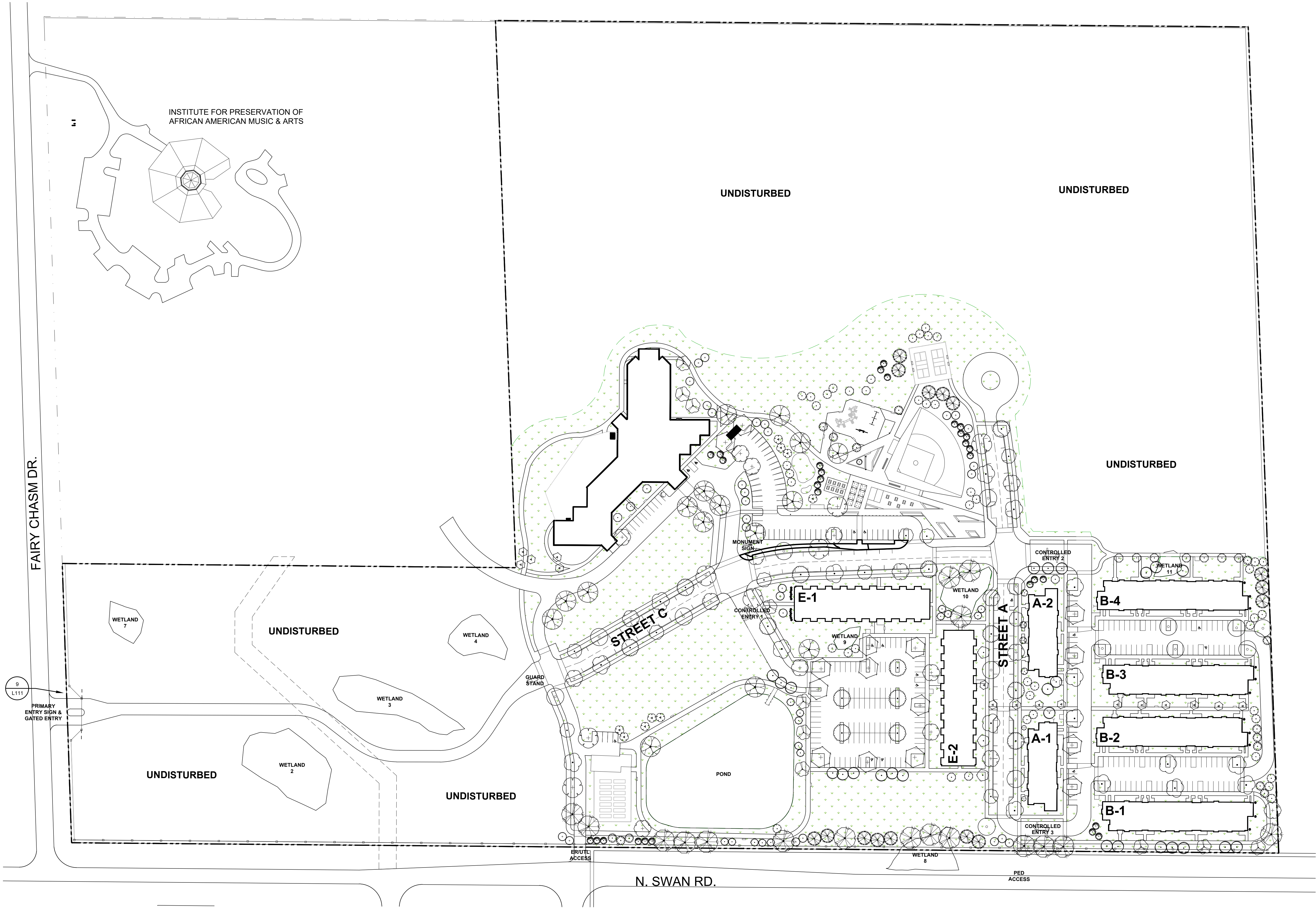


File: I:\USDC\projects\2022\221187402 Planning\01 Graphics and Exhibits\2025-02-14 - Cross Section Updates\2211874 - EXHIBIT - Cross Sections updates.dwg Layout: 22X34 SHEET User: michael.anisachki Plotted: Apr 04, 2025 - 9:49am Xref's:



PLANT LIST (SEE SHEET L200 FOR COMPREHENSIVE PLANT SCHEDULE)

SYMBOL	CODE	BOTANICAL / COMMON NAME
EVERGREEN TREE		
	LALA	Larix laricina / Tamarack
	PIGL	Picea glauca / White Spruce
	PIST	Pinus strobus / White Pine
	TSCL	Tsuga canadensis / Eastern Hemlock
ORNAMENTAL TREES		
	AMAR	Amelanchier arborea / Downy Serviceberry
	AMGL	Amelanchier x grandiflora 'Autumn Brilliance' / Autumn Brilliance Serviceberry
	CACA	Carpinus caroliniana / American Hornbeam
	CACAF	Carpinus caroliniana 'J.N. Select A' / Fire King™ American Hornbeam
	CECA	Cercis canadensis 'Columbus' / Columbus Strain Eastern Redbud
	CRVI	Crataegus viridis 'Winter King' (Std) / Winter King Hawthorn (Std)
OVERSTORY DECIDUOUS TREES		
	ACMI	Acer miyabei 'Morton' TM / State Street Miyabei Maple
	ACFR	Acer x freemanii 'Marmo' / Marmo Freeman Maple
	BENI	Betula nigra 'Heritage' / Heritage River Birch
	CEOD	Celtis occidentalis 'Prairie Pride' / Prairie Pride Hackberry
	GLTR	Gleditsia triacanthos inermis 'Shademaster' TM / Shademaster Locust
	GYDI	Gymnocladus dioica 'J.C. McDaniel' TM / Prairie Titan Kentucky Coffeetree
	QUBI	Quercus bicolor / Swamp White Oak
	QUMU	Quercus muehlenbergii / Chinkapin Oak
	QUSC	Quercus x schuettei / Swamp Bur Oak
	TIAM	Tilia americana / American Linden
	ULNH	Ulmus x 'New Horizon' / New Horizon Elm
UPRIGHT EVERGREEN SHRUB		
	THOC	Thuja occidentalis 'Emerald' / Emerald Arborvitae
DECIDUOUS SHRUBS		
	ARME	Aronia melanocarpa 'Morton' TM / Iroquois Beauty Black Chokeberry
	CAFL	Calycanthus floridus 'SMNCAF' / Simply Scentation® Sweetshrub
	COSE	Cornus sericea 'Farrow' / Arctic Fire® Red Twig Dogwood
	FOIN	Forsythia x intermedia 'Mindor' / Show Off® Forsythia
	HYAR	Hydrangea arborescens 'Incrediball' / Incrediball White Hydrangea
	HYAB	Hydrangea paniculata 'ILVOBO' / Boba® Panicle Hydrangea
	PHOPA	Physocarpus opulifolius 'Amber Jubilee' / Amber Jubilee Ninebark
	PHOPL	Physocarpus opulifolius 'Little Devil' TM / Little Devil Ninebark
	PHOP	Physocarpus opulifolius 'Center Glow' / Center Glow Ninebark
	RHAR	Rhus aromatica 'Gra-Low' / Gra-Low Fragrant Sumac
	RIAL	Ribes alpinum 'Green Mound' / Green Mound Alpine Currant
	SPJA	Spiraea japonica 'SMNSJMF' TM / Double Play Red Spirea
	SYPA	Syringa x 'SMNJRPI' TM / Blooming Dwarf Pink Lilac
	VUJU	Viburnum x 'Juddi' / Judd Viburnum
	WEFL	Weigela florida 'Dark Horse' / Dark Horse Weigela
EVERGREEN SHRUBS		
	JUOH	Juniperus chinensis 'Sea Green' / Sea Green Juniper
	JUSA	Juniperus sabina 'Mini-Arcadia' / Mini Arcadia Juniper
	RHOD	Rhododendron x 'P.J.M.' / P.J.M. Rhododendron
	TAMEG	Taxus x media 'Dark Green' / Dark Green Yew
	TAMEE	Taxus x media 'Everlow' / Everlow Yew
PERENNIALS & GRASSES		
	ALSU	Allium x 'Summer Beauty' / Summer Beauty Allium
	CACC	Calamagrostis x acutiflora 'Karl Foerster' / Karl Foerster Feather Reed Grass
	CANE	Calamintha nepeta 'Montrose White' / Montrose White Catmint
	GERR	Geranium x 'Rozanne' / Rozanne Cranesbill
	HEMC	Hemerocallis x 'Chicago Apache' / Daylily
	LISP	Liatris spicata 'Kobold' / Kobold Spike Gayfeather
	PAWI	Panicum virgatum 'Shenandoah' / Shenandoah Switch Grass
	RUFU	Rudbeckia fulgida sultivantii 'Goldsturm' / Goldsturm Coneflower
	SCSC	Schizachyrium scoparium 'Prairie Blues' / Prairie Blues Little Bluestem
	SPHE	Sporobolus heterolepis 'Tara' / Prairie Dropseed



LANDSCAPE LEGEND

	PROPOSED WATER
	PROPOSED STORM SEWER
	PROPOSED SANITARY
	BIKE PARKING
	MAILBOXES
	EV STALL
	RIDESHARE STALL
	PEDESTRIAN ACCESS
	POLYETHYLENE EDGING
	SEEDING LIMITS
	TURFGRASS SEED MIX

GENERAL NOTES

- REFER TO THE EXISTING CONDITIONS SURVEY FOR EXISTING CONDITIONS NOTES AND LEGEND.
- ALL WORK IN THE ROW SHALL BE IN ACCORDANCE WITH THE MUNICIPAL STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
- JSD SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER/CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY ANY OR ALL REGULATORY AGENCIES.
- DRAWING FOR REVIEW – NOT FOR CONSTRUCTION UNLESS OTHERWISE NOTED IN THE TITLE BLOCK.
- THE LANDSCAPE CONTRACTOR SHALL COORDINATE ALL FINE GRADING AND TOPSOLING WITH GENERAL CONTRACTOR
- REFER TO "LANDSCAPE DETAILS AND NOTES" SHEET FOR ADDITIONAL DETAILS, NOTES AND SPECIFICATION INFORMATION INCLUDING MATERIALS, GUARANTEE AND EXECUTION RELATED TO LANDSCAPE PLAN
- CONTRACTOR SHALL REVIEW SITE CONDITIONS FOR UTILITY CONFLICTS, DRAINAGE ISSUES, SUBSURFACE ROCK, AND PLANT PLACEMENT CONFLICTS PRIOR TO PLANT INSTALLATION. REPORT ANY CONDITIONS THAT MAY HAVE ADVERSE IMPACT ON PLANTING OPERATIONS TO LANDSCAPE ARCHITECT
- DO NOT COMMENCE PLANTING OPERATIONS UNTIL ALL ADJACENT SITE IMPROVEMENTS, AND FINISH GRADING ARE COMPLETE

CONTRACTOR NOTES

- ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
- ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
- REFER TO CIVIL DRAWINGS FOR INTERM SEEDING LIMITS AND SPECIFICATIONS.



MILWAUKEE | MADISON | TUCSON | CHICAGO



MADISON REGIONAL OFFICE
181 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
P. 608.848.5060

jsdinc.com

CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

NO.	DESCRIPTION	DATE
-----	-------------	------

DPD SUBMITTAL

DRAWN BY

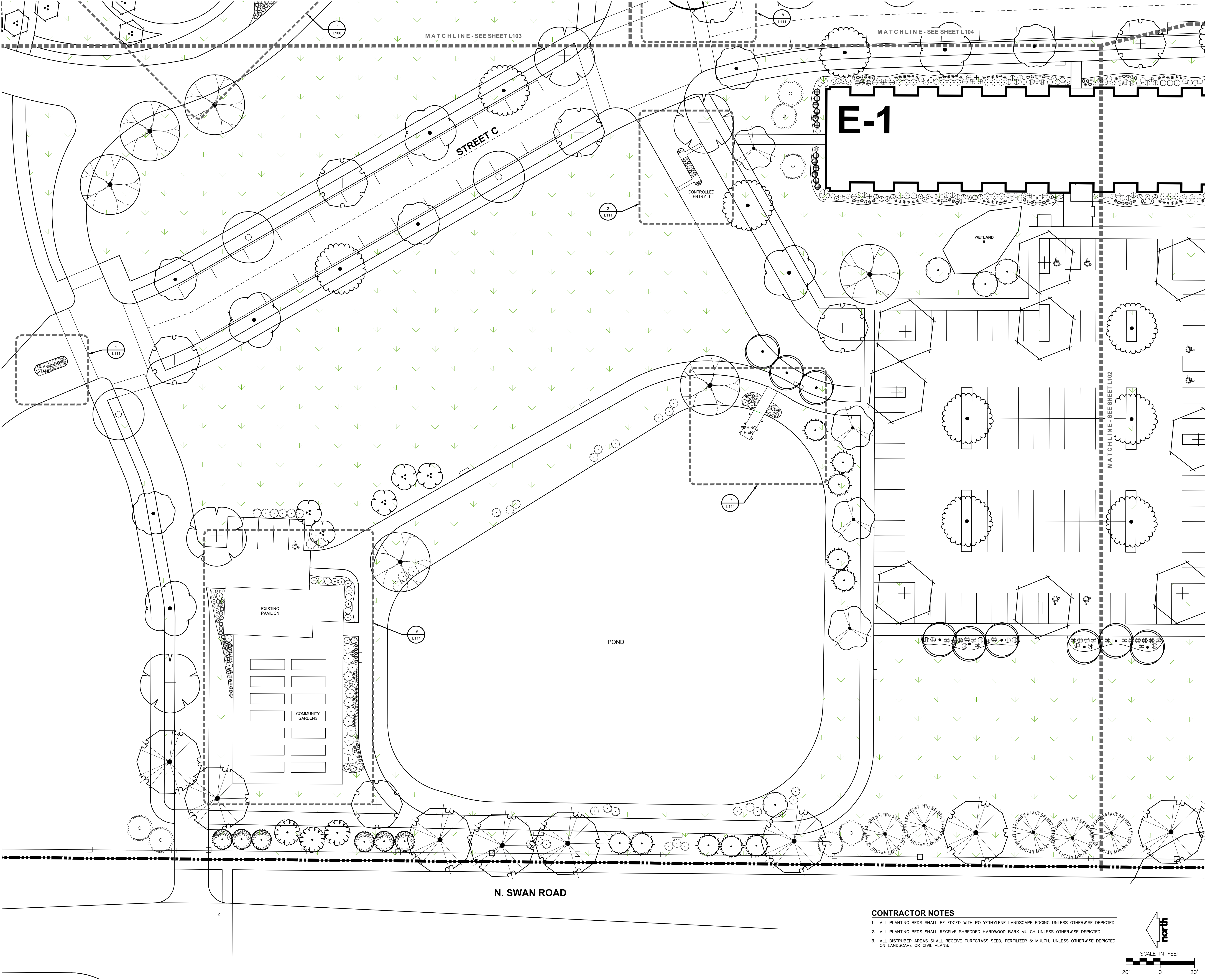
MWS

CHECKED BY

KJY

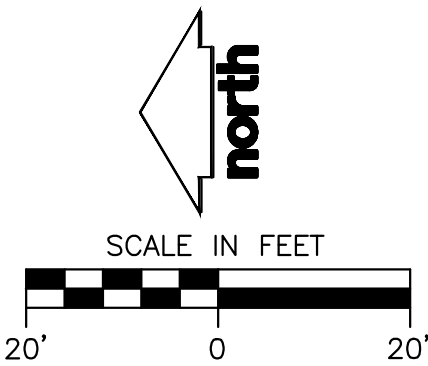
Overall Landscape Plan

L100



CONTRACTOR NOTES

1. ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
2. ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
3. ALL DISTURBED AREAS SHALL RECEIVE TURFGRASS SEED, FERTILIZER & MULCH, UNLESS OTHERWISE DEPICTED ON LANDSCAPE OR CIVIL PLANS.



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

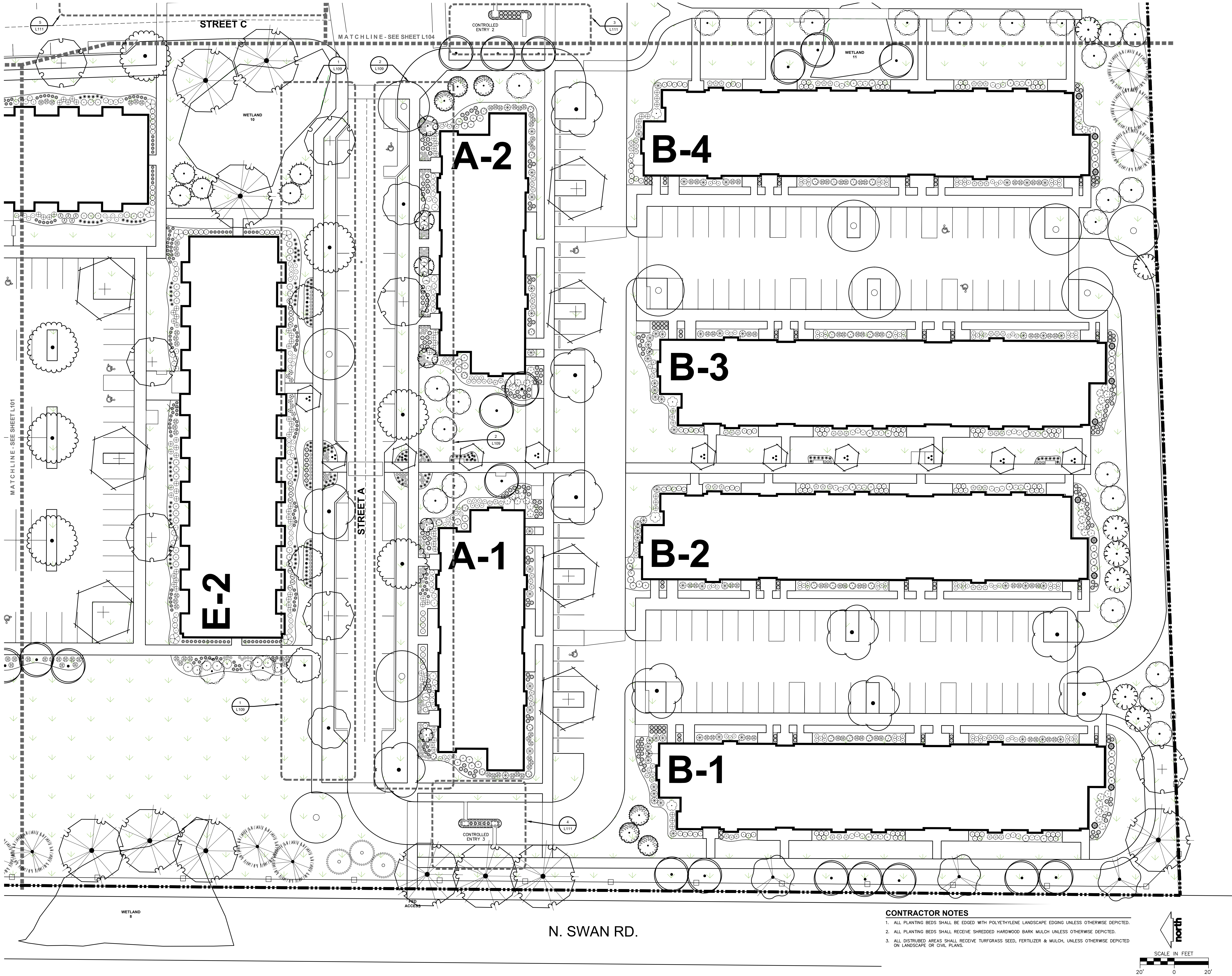
ISSUED FOR:
DPD SUBMITTAL 06-26-2025

REVISION FOR:
NO. DESCRIPTION DATE

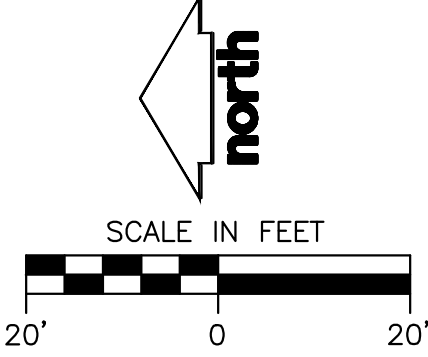
DPD SUBMITTAL

DRAWN BY MWS
CHECKED BY KJY

Detailed Landscape Plan



- CONTRACTOR NOTES**
1. ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
 2. ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
 3. ALL DISTURBED AREAS SHALL RECEIVE TURFGRASS SEED, FERTILIZER & MULCH, UNLESS OTHERWISE DEPICTED ON LANDSCAPE OR CIVIL PLANS.



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

NO.	DESCRIPTION	DATE
-----	-------------	------

DPD SUBMITTAL

DRAWN BY MWS

CHECKED BY KJY

Detailed Landscape Plan

PLANT LIST (SEE SHEET L200 FOR COMPREHENSIVE PLANT SCHEDULE)

SYMBOL CODE BOTANICAL / COMMON NAME

EVERGREEN TREE

- LALA *Larix laricina* / Tamarack
- PIGL *Picea glauca* / White Spruce
- PIST *Pinus strobus* / White Pine
- TSCA *Tsuga canadensis* / Eastern Hemlock

ORNAMENTAL TREES

- AMAR *Amelanchier arborea* / Downy Serviceberry
- AMGL *Amelanchier x grandiflora* 'Autumn Brilliance' / Autumn Brilliance Serviceberry
- CACA *Carpinus caroliniana* / American Hornbeam
- CACAF *Carpinus caroliniana* 'J.N. Select A' / Fire King™ American Hornbeam
- CECA *Cercis canadensis* 'Columbus' / Columbus Strain Eastern Redbud
- ORVI *Crataegus viridis* 'Winter King' (Std) / Winter King Hawthorn (Std)

OVERSTORY DECIDUOUS TREES

- ACMI *Acer miyabei* 'Morton' TM / State Street Miyabei Maple
- ACFR *Acer x freemanii* 'Marmo' / Marmo Freeman Maple
- BENI *Betula nigra* 'Heritage' / Heritage River Birch
- CEOC *Celtis occidentalis* 'Prairie Pride' / Prairie Pride Hackberry
- GLTR *Gleditsia triacanthos inermis* 'Shademaster' TM / Shademaster Locust
- GYDI *Gymnocladus dioica* 'J.C. McDaniel' TM / Prairie Titan Kentucky Coffeetree
- QUBI *Quercus bicolor* / Swamp White Oak
- QUMU *Quercus muehlenbergii* / Chinkapin Oak
- QUSC *Quercus x schuettei* / Swamp Bur Oak
- TIAM *Tilia americana* / American Linden
- ULNH *Ulmus x 'New Horizon'* / New Horizon Elm

UPRIGHT EVERGREEN SHRUB

- THOC *Thuja occidentalis* 'Emerald' / Emerald Arborvitae

DECIDUOUS SHRUBS

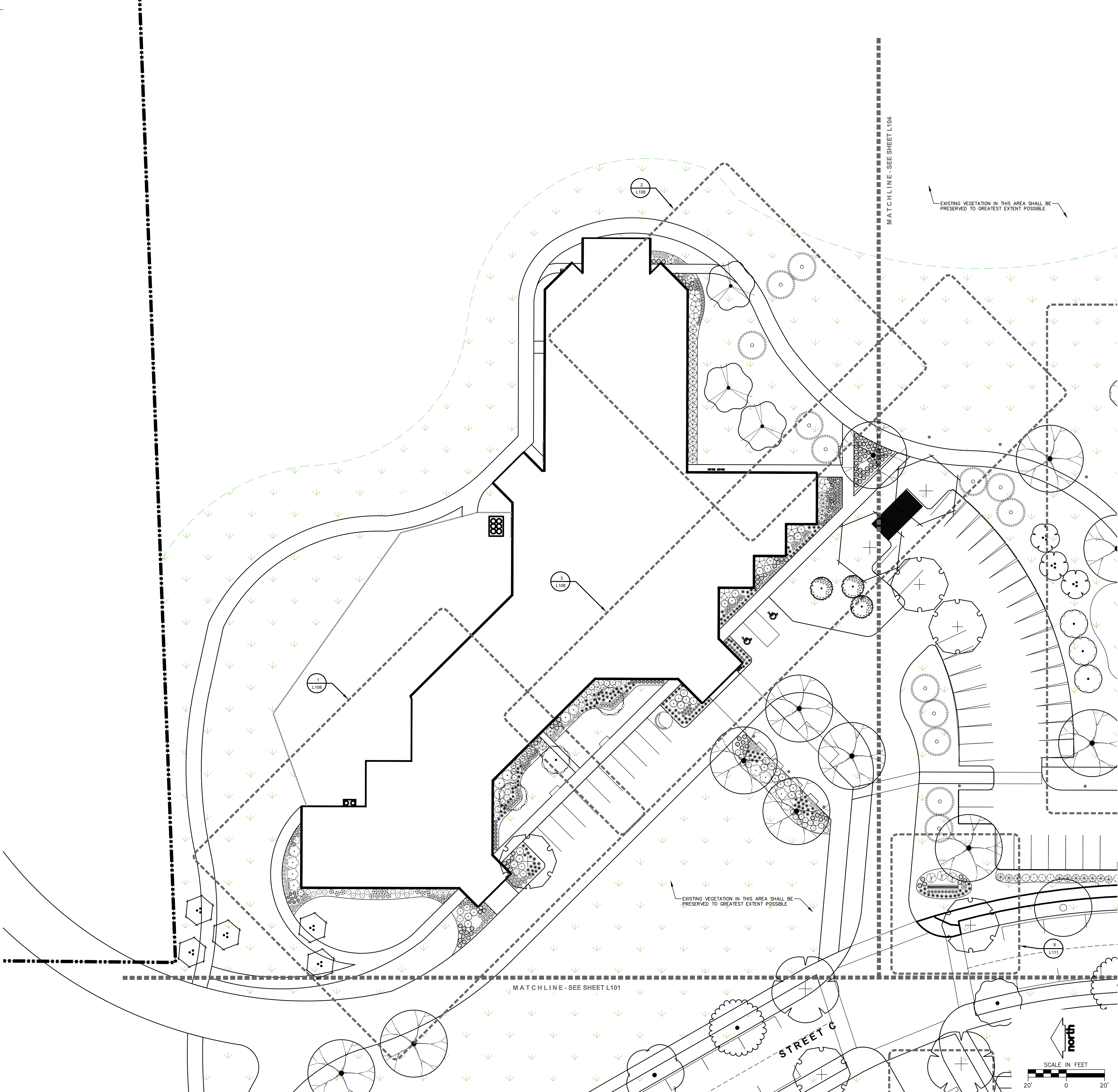
- ARME *Aronia melanocarpa* 'Morton' TM / Iroquois Beauty Black Chokeberry
- CAFL *Calycanthus floridus* 'SMNCAF' / Simply Scentational® Sweetshrub
- COSE *Cornus sericea* 'Farrow' / Arctic Fire® Red Twig Dogwood
- FOIN *Forsythia x intermedia* 'Mindor' / Show Off® Forsythia
- HYAR *Hydrangea arborescens* 'Incrediball' / Incrediball White Hydrangea
- HYAB *Hydrangea paniculata* 'ILVOBO' / Bobo® Panicle Hydrangea
- PHOPA *Physocarpus opulifolius* 'Amber Jubilee' / Amber Jubilee Ninebark
- PHOPL *Physocarpus opulifolius* 'Little Devil' TM / Little Devil Ninebark
- PHOP *Physocarpus opulifolius* 'Center Glow' / Center Glow Ninebark
- RHAR *Rhus aromatica* 'Gra-Low' / Gra-Low Fragrant Sumac
- RIAL *Ribes alpinum* 'Green Mound' / Green Mound Alpine Currant
- SPJA *Spiraea japonica* 'SMNSJMF' TM / Double Play Red Spirea
- SYPA *Syringa x 'SMNJRP'* TM / Bloomerang Dwarf Pink Lilac
- VUJU *Viburnum x juddii* / Judd Viburnum
- WEFL *Weigela florida* 'Dark Horse' / Dark Horse Weigela

EVERGREEN SHRUBS

- JUCH *Juniperus chinensis* 'Sea Green' / Sea Green Juniper
- JUSA *Juniperus sabina* 'Mini-Arcadia' / Mini Arcadia Juniper
- RHOD *Rhododendron x 'P.J.M.'* / P.J.M. Rhododendron
- TAMEG *Taxus x media* 'Dark Green' / Dark Green Yew
- TAMEE *Taxus x media* 'Everlow' / Everlow Yew

PERENNIALS & GRASSES

- ALSU *Allium x 'Summer Beauty'* / Summer Beauty Allium
- CACC *Calamagrostis x acutiflora* 'Karl Foerster' / Karl Foerster Feather Reed Grass
- CANE *Calamintha nepeta* 'Montrose White' / Montrose White Catmint
- GERR *Geranium x 'Rozanne'* / Rozanne Cranesbill
- HEMC *Hemerocallis x 'Chicago Apache'* / Daylily
- USP *Liatris spicata* 'Kobold' / Kobold Spike Gayfeather
- PAVI *Panicum virgatum* 'Shenandoah' / Shenandoah Switch Grass
- RUFU *Rudbeckia fulgida* sullivanii 'Goldsturm' / Goldsturm Coneflower
- SCSC *Schizachyrium scoparium* 'Prairie Blues' / Prairie Blues Little Bluestem
- SPHE *Sporobolus heterolepis* 'Tara' / Prairie Dropseed



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:
DPD SUBMITTAL 06-26-2025

REVISION FOR:
NO. DESCRIPTION DATE

DPD SUBMITTAL

DRAWN BY MWS

CHECKED BY KJY

Detailed Landscape Plan

L103

PLANT LIST (SEE SHEET L200 FOR COMPREHENSIVE PLANT SCHEDULE)

SYMBOL CODE BOTANICAL / COMMON NAME

EVERGREEN TREE

- LALA *Larix laricina* / Tamarack
PIGL *Picea glauca* / White Spruce
PIST *Pinus strobus* / White Pine
TSCA *Tsuga canadensis* / Eastern Hemlock

ORNAMENTAL TREES

- AMAR *Amelanchier arborea* / Downy Serviceberry
AMGL *Amelanchier x grandiflora* 'Autumn Brilliance' / Autumn Brilliance Serviceberry
CACA *Carpinus caroliniana* / American Hornbeam
CACAF *Carpinus caroliniana* 'J.N. Select A' / Fire King™ American Hornbeam
CECA *Cercis canadensis* 'Columbus' / Columbus Strain Eastern Redbud
ORVI *Crataegus viridis* 'Winter King' (Std) / Winter King Hawthorn (Std)

OVERSTORY DECIDUOUS TREES

- ACMI *Acer miyabei* 'Morton' TM / State Street Miyabei Maple
ACFR *Acer x freemanii* 'Marmo' / Marmo Freeman Maple
BENI *Betula nigra* 'Heritage' / Heritage River Birch
CEOC *Celtis occidentalis* 'Prairie Pride' / Prairie Pride Hackberry
GLTR *Gleditsia triacanthos inermis* 'Shademaster' TM / Shademaster Locust
GYDI *Gymnocladus dioica* 'J.C. McDaniel' TM / Prairie Titan Kentucky Coffeetree
QUBI *Quercus bicolor* / Swamp White Oak
QUMU *Quercus muehlenbergii* / Chinkapin Oak
QUSC *Quercus x schuettei* / Swamp Bur Oak
TIAM *Tilia americana* / American Linden
ULNH *Ulmus x 'New Horizon'* / New Horizon Elm

UPRIGHT EVERGREEN SHRUB

- THOC *Thuja occidentalis* 'Emerald' / Emerald Arborvitae

DECIDUOUS SHRUBS

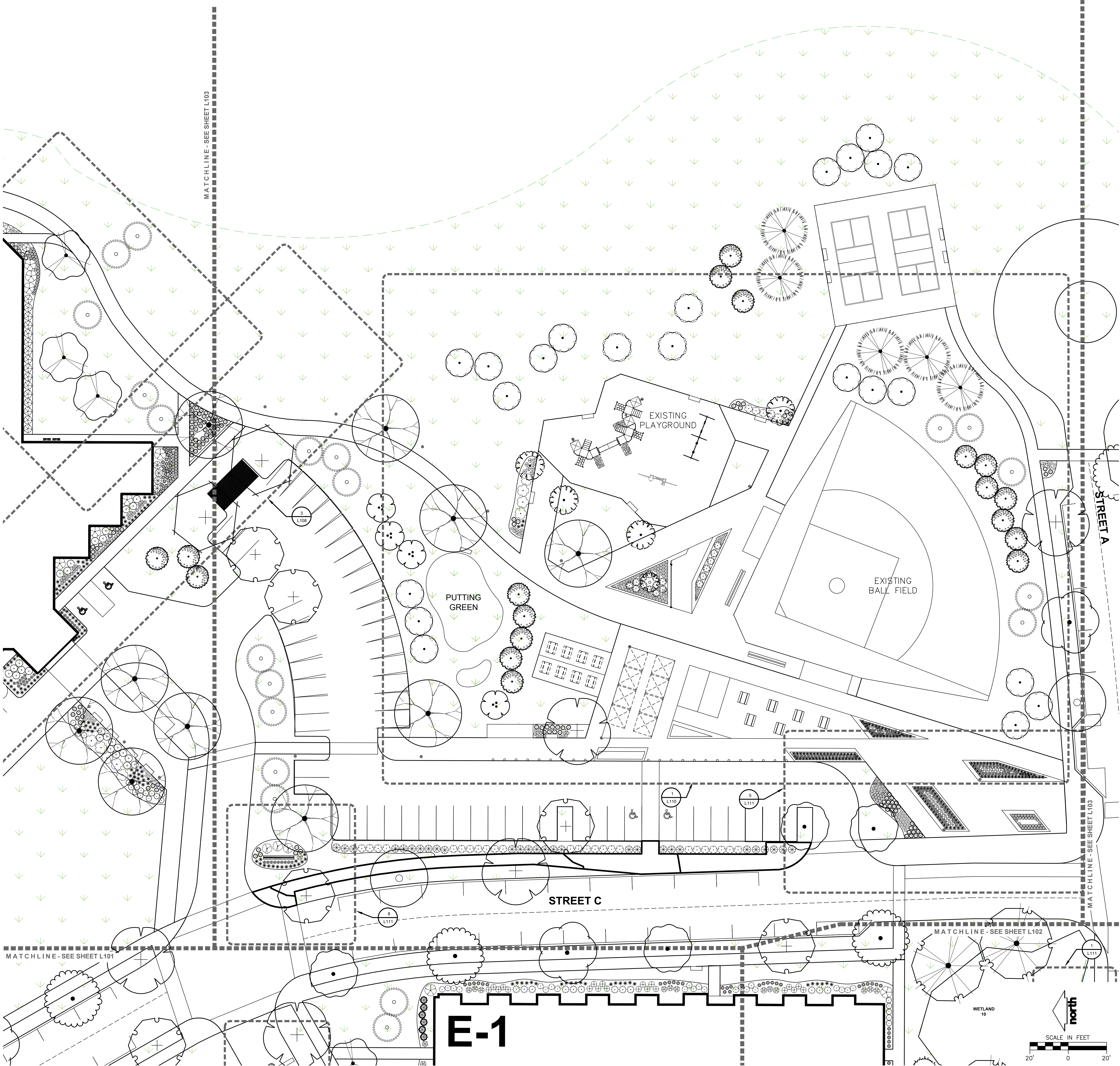
- ARME *Aronia melanocarpa* 'Morton' TM / Iroquois Beauty Black Chokeberry
CAFL *Calycanthus floridus* 'SMNCAF' / Simply Scentational® Sweetshrub
COSE *Cornus sericea* 'Farrow' / Arctic Fire® Red Twig Dogwood
FOIN *Forsythia x intermedia* 'Mindor' / Show Off® Forsythia
HYAR *Hydrangea arborescens* 'Incrediball' / Incrediball White Hydrangea
HYAB *Hydrangea paniculata* 'ILVOBO' / Bobo® Panicle Hydrangea
PHOPA *Physocarpus opulifolius* 'Amber Jubilee' / Amber Jubilee Ninebark
PHOPL *Physocarpus opulifolius* 'Little Devil' TM / Little Devil Ninebark
PHOP *Physocarpus opulifolius* 'Center Glow' / Center Glow Ninebark
RHAR *Rhus aromatica* 'Gra-Low' / Gra-Low Fragrant Sumac
RIAL *Ribes alpinum* 'Green Mound' / Green Mound Alpine Currant
SPJA *Spiraea japonica* 'SMNSJMF' TM / Double Play Red Spirea
SYPA *Syringa x 'SMNJRP'* TM / Blooming Dwarf Pink Lilac
VUJU *Viburnum x juddii* / Judd Viburnum
WEFL *Weigela florida* 'Dark Horse' / Dark Horse Weigela

EVERGREEN SHRUBS

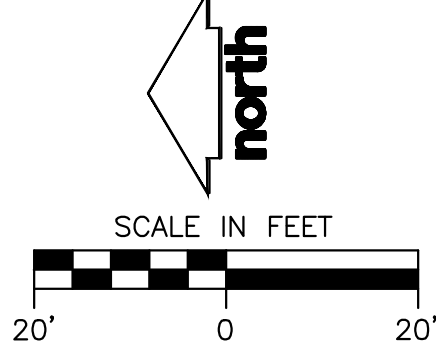
- JUCH *Juniperus chinensis* 'Sea Green' / Sea Green Juniper
JUSA *Juniperus sabina* 'Mini-Arcadia' / Mini Arcadia Juniper
RHOD *Rhododendron x 'P.J.M.'* / P.J.M. Rhododendron
TAMEG *Taxus x media* 'Dark Green' / Dark Green Yew
TAMEE *Taxus x media* 'Everlow' / Everlow Yew

PERENNIALS & GRASSES

- ALSU *Allium x 'Summer Beauty'* / Summer Beauty Allium
CACC *Calamagrostis x acutiflora* 'Karl Foerster' / Karl Foerster Feather Reed Grass
CANE *Calamintha nepeta* 'Montrose White' / Montrose White Catmint
GERR *Geranium x 'Rozanne'* / Rozanne Cranesbill
HEMC *Hemerocallis x 'Chicago Apache'* / Daylily
LISP *Liatris spicata* 'Kobold' / Kobold Spike Gayfeather
PAVI *Panicum virgatum* 'Shenandoah' / Shenandoah Switch Grass
RUFU *Rudbeckia fulgida sultivantii* 'Goldsturm' / Goldsturm Coneflower
SCSC *Schizachyrium scoparium* 'Prairie Blues' / Prairie Blues Little Bluestem
SPHE *Sporobolus heterolepis* 'Tara' / Prairie Dropseed



E-1



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL

06-26-2025

REVISION FOR:

NO. DESCRIPTION

DATE

DPD SUBMITTAL

DRAWN BY

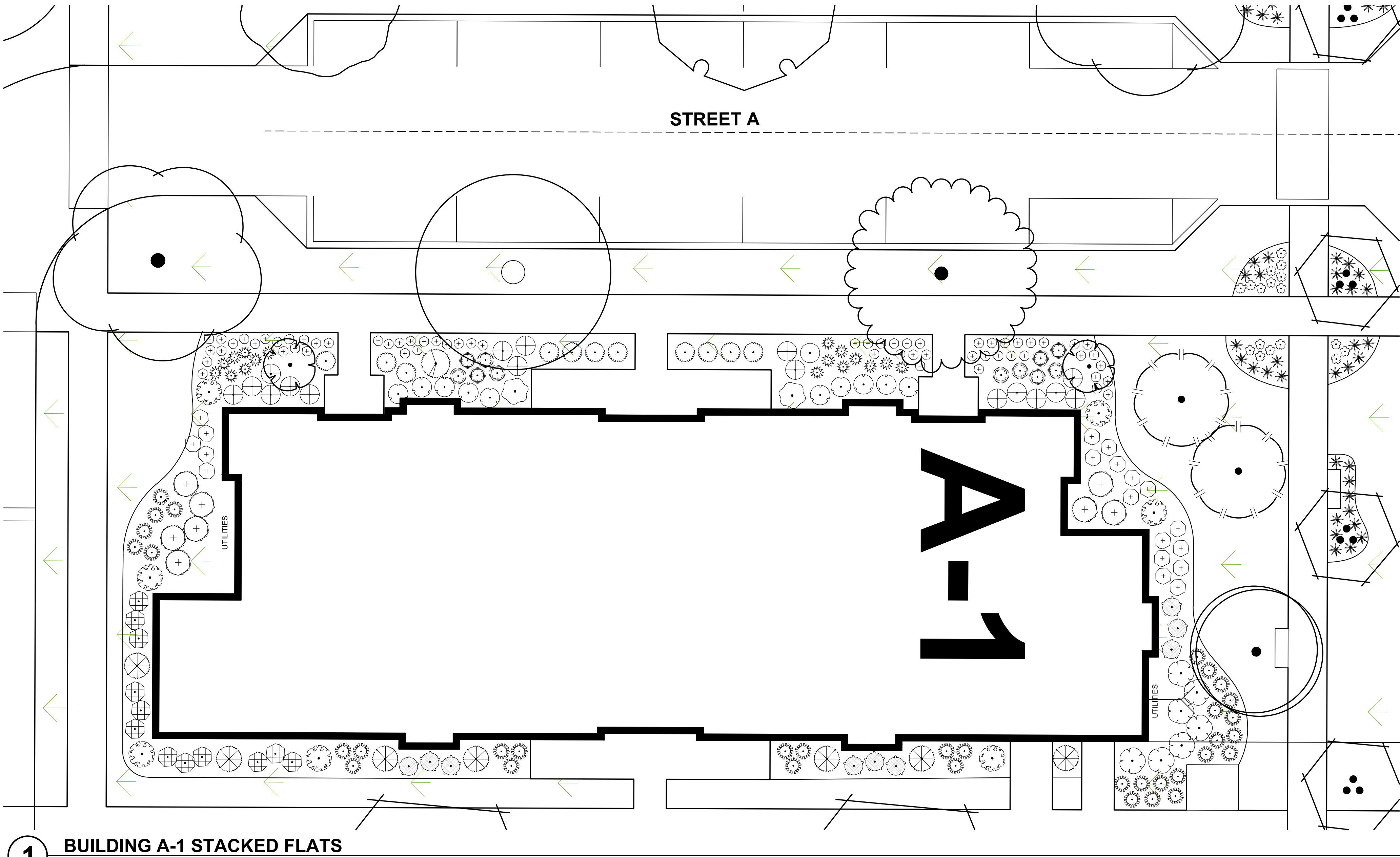
MWS

CHECKED BY

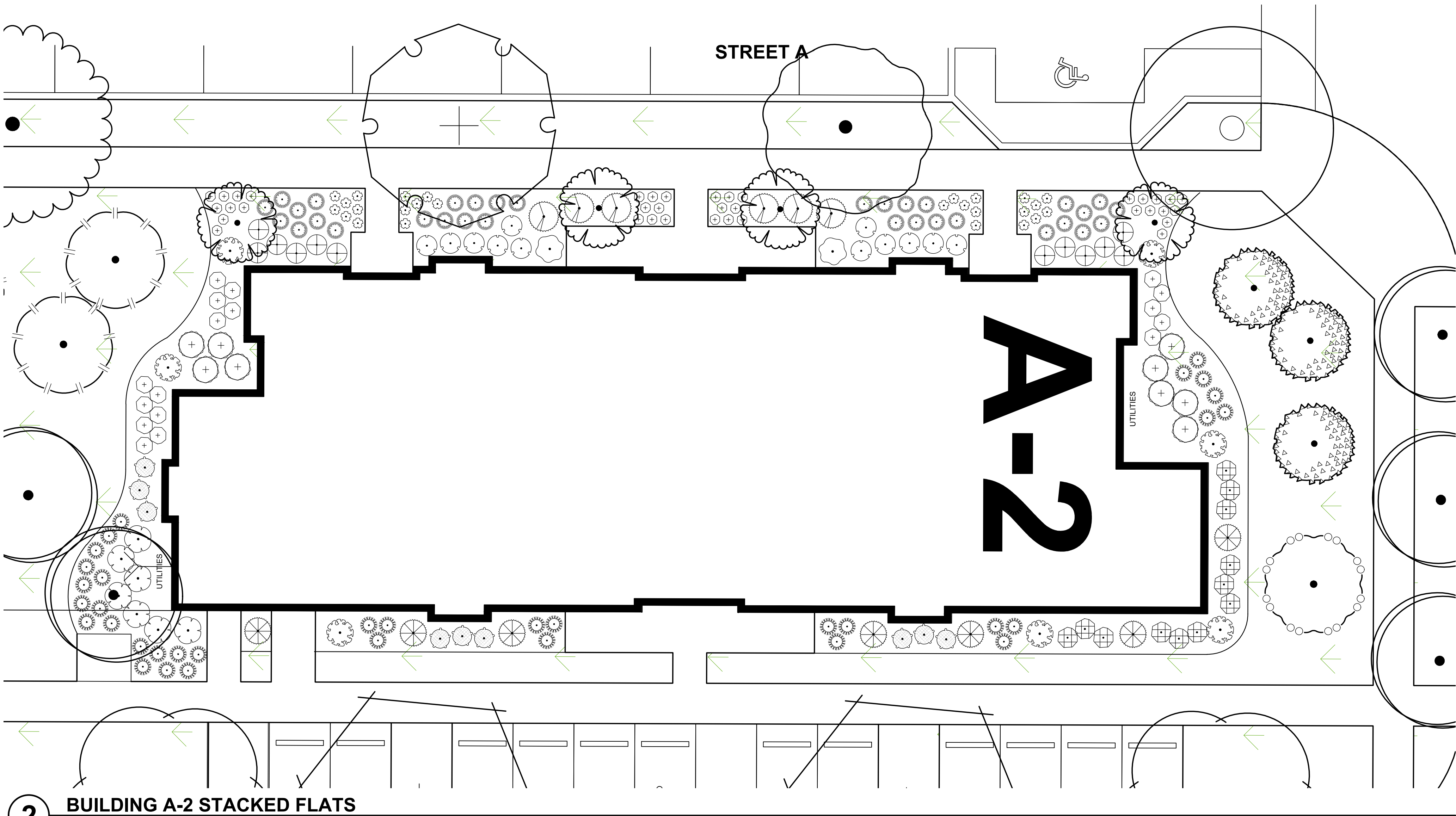
KJY

Detailed Landscape Plan

L104



1 BUILDING A-1 STACKED FLATS
SCALE: 1" = 10'



2 BUILDING A-2 STACKED FLATS
SCALE: 1" = 10'

PLANT LIST "A" BUILDINGS

SYMBOL	CODE	BOTANICAL / COMMON NAME
EVERGREEN TREE		
	LALA	Larix laricina / Tamarack
	PIGL	Picea glauca / White Spruce
ORNAMENTAL TREES		
	CARCA	Carpinus caroliniana 'J.N. Upright' / Firespire® American Hornbeam
	GECA	Cercia canadensis "Columbus" / Columbus Strain Eastern Redbud
	MARR	Malus x "Royal Raindrops" / Royal Raindrops Crabapple
OVERSTORY DECIDUOUS TREES		
	BENI	Betula nigra "Heritage" / Heritage River Birch
DECIDUOUS SHRUBS		
	ARME	Aronia melanocarpa "Morton" TM / Iroquois Beauty Black Chokeberry
	COSE	Cornus sericea "Tarrow" / Arctic Fire® Red Twig Dogwood
	SISE	Diervilla sessilifolia "Cool Splash" / Cool Splash False Honeysuckle
	FOIN	Forsythia x intermedia "Mindar" / Show Off® Forsythia
	HYPAB	Hydrangea paniculata "LVOBO" / Boba® Panicle Hydrangea
	PHOPA	Physocarpus opulifolius "Amber Jubilee" / Amber Jubilee Ninebark
	SYPA	Syringa x "SMILRPI" TM / Blooming Dwarf Pink Lilac
	WEFL	Weigela florida "Dark Horse" / Dark Horse Weigela
EVERGREEN SHRUBS		
	BUGV	Buxus x "Green Velvet" / Green Velvet Boxwood
	JUCHK	Juniperus chinensis "Pfitzerana Kallays Compacta" / Kally Pfitzer Compact Juniper
	RHOD	Rhododendron x "P.J.M." / P.J.M. Rhododendron
	TAMEG	Taxus x media "Dark Green" / Dark Green Yew
PERENNIALS & GRASSES		
	ALSU	Allium x "Summer Beauty" / Summer Beauty Allium
	CACC	Calamagrostis x acutiflora "Karl Foerster" / Karl Foerster Feather Reed Grass
	PAVI	Panicum virgatum "Shenandoah" / Shenandoah Switch Grass
	RUFLU	Rudbeckia fulgida sullivantii "Goldsturm" / Goldsturm Coneflower
	SCSC	Schizachyrium scoparium "Prairie Blues" / Prairie Blues Little Bluestem
	SPHE	Sporobolus heterolepis "Tara" / Prairie Dropseed

- CONTRACTOR NOTES
1. ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
 2. ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
 3. ALL DISTURBED AREAS SHALL RECEIVE TURFGRASS SEED, FERTILIZER & MULCH, UNLESS OTHERWISE DEPICTED ON LANDSCAPE OR CIVIL PLANS.



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

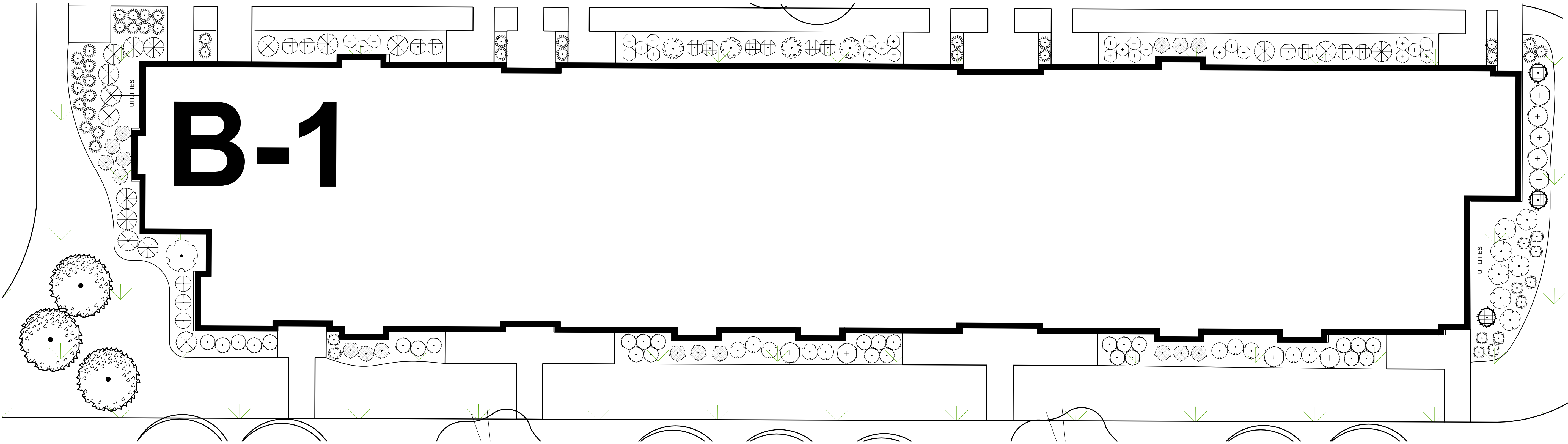
NO.	DESCRIPTION	DATE
-----	-------------	------

DPD SUBMITTAL

DRAWN BY MWS

CHECKED BY KJY

Buildings A1, A2



PLANT LIST "B" BUILDINGS

SYMBOL CODE BOTANICAL / COMMON NAME

EVERGREEN TREE

PIGL *Picea glauca* / White Spruce

ORNAMENTAL TREES

CECA *Cercis canadensis* 'Columbus' / Columbus Strain Eastern Redbud

OVERSTORY DECIDUOUS TREES

ACM *Acer miyabei* 'Morton' TM / State Street Miyabei Maple

GYDI *Gymnocladia dioica* 'J.C. McDaniel' TM / Prairie Titan Kentucky Coffeetree

UPRIGHT EVERGREEN SHRUB

THOC *Thuja occidentalis* 'Emerald' / Emerald Arborvitae

DECIDUOUS SHRUBS

ARME *Aronia melanocarpa* 'Morton' TM / Iroquois Beauty Black Chokeberry

COSE *Cornus sericea* 'Farrow' / Arctic Fire® Red Twig Dogwood

SISE *Diervilla sessilifolia* 'Cool Splash' / Cool Splash False Honeysuckle

FOIN *Forsythia x intermedia* 'Mindor' / Show Off® Forsythia

HYFAB *Hydrangea paniculata* 'LVDBO' / Bobo® Panicle Hydrangea

PHOPA *Physocarpus opulifolius* 'Amber Jubilee' / Amber Jubilee Ninebark

PHOP *Physocarpus opulifolius* 'Center Glow' / Center Glow Ninebark

SPJA *Spiraea japonica* 'SMNSJMFRR' TM / Double Play Red Spirea

SYPA *Syringa x 'SMNJRPPI'* TM / Blooming Dwarf Pink Lilac

WEFL *Weigela florida* 'Dark Horse' / Dark Horse Weigela

EVERGREEN SHRUBS

BUGV *Buxus x 'Green Velvet'* / Green Velvet Boxwood

TAMEG *Taxus x media* 'Dark Green' / Dark Green Yew

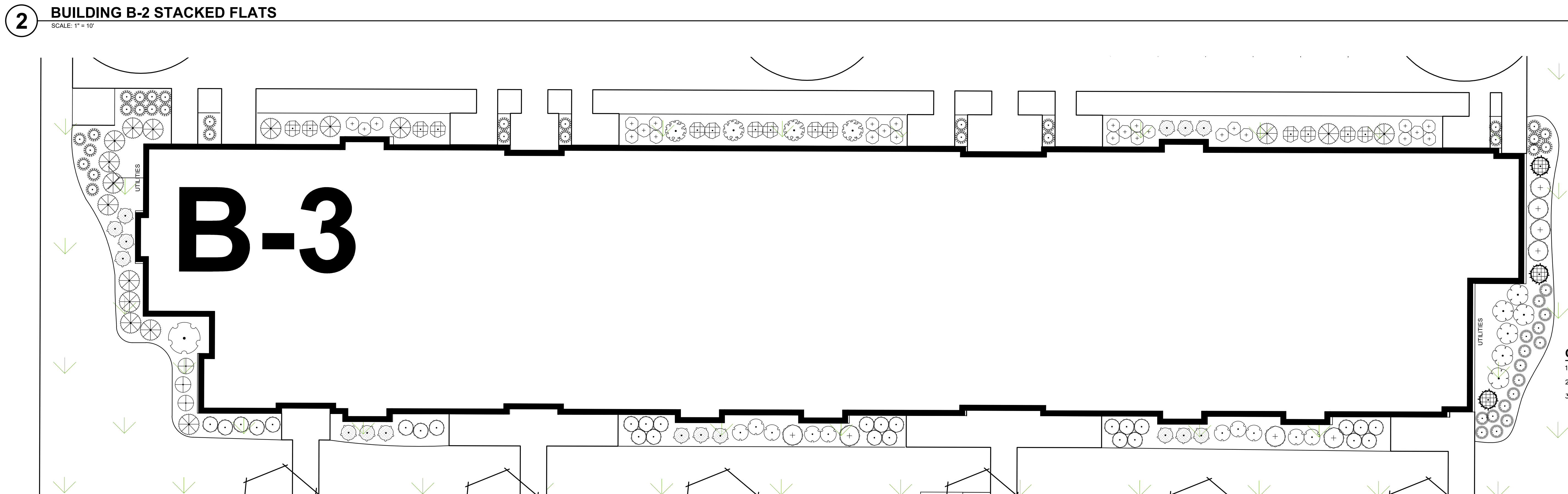
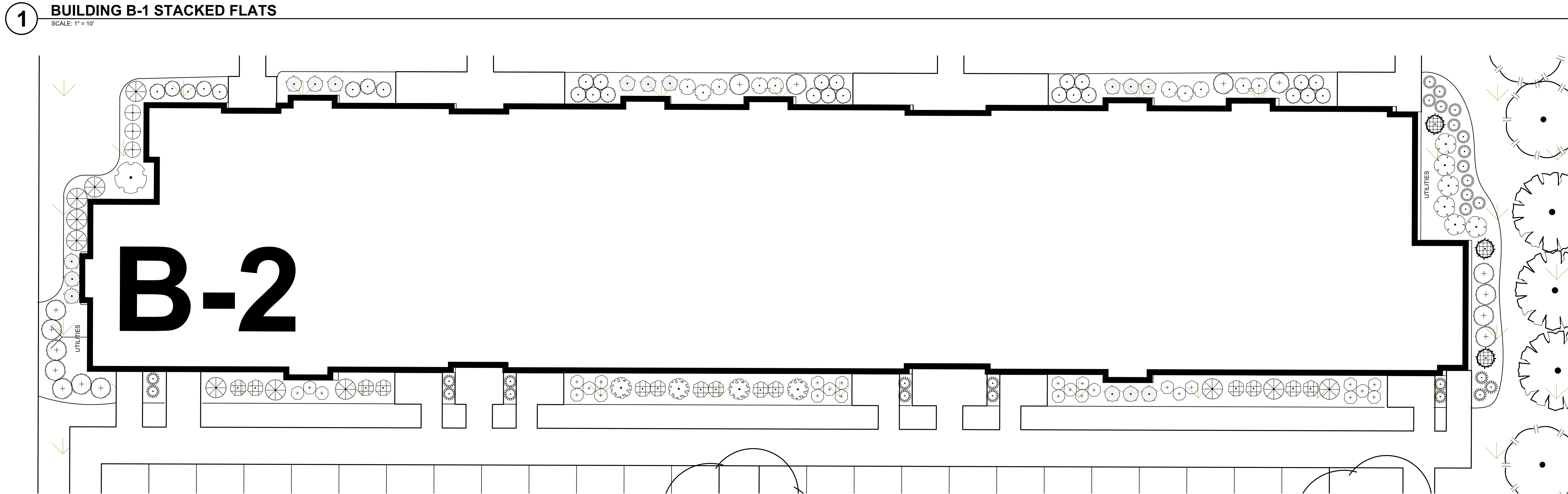
PERENNIALS & GRASSES

ALSU *Allium x 'Summer Beauty'* / Summer Beauty Allium

CACC *Calamagrostis x acutiflora* 'Karl Foerster' / Karl Foerster Feather Reed Grass

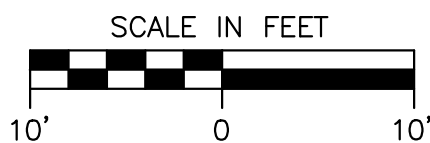
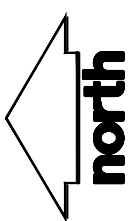
PAVI *Panicum virgatum* 'Shenandoah' / Shenandoah Switch Grass

SPHE *Sporobolus heterolepis* 'Tara' / Prairie Dropseed



CONTRACTOR NOTES

1. ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
2. ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
3. ALL DISTURBED AREAS SHALL RECEIVE TURFGRASS SEED, FERTILIZER & MULCH, UNLESS OTHERWISE DEPICTED ON LANDSCAPE OR CIVIL PLANS.



CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

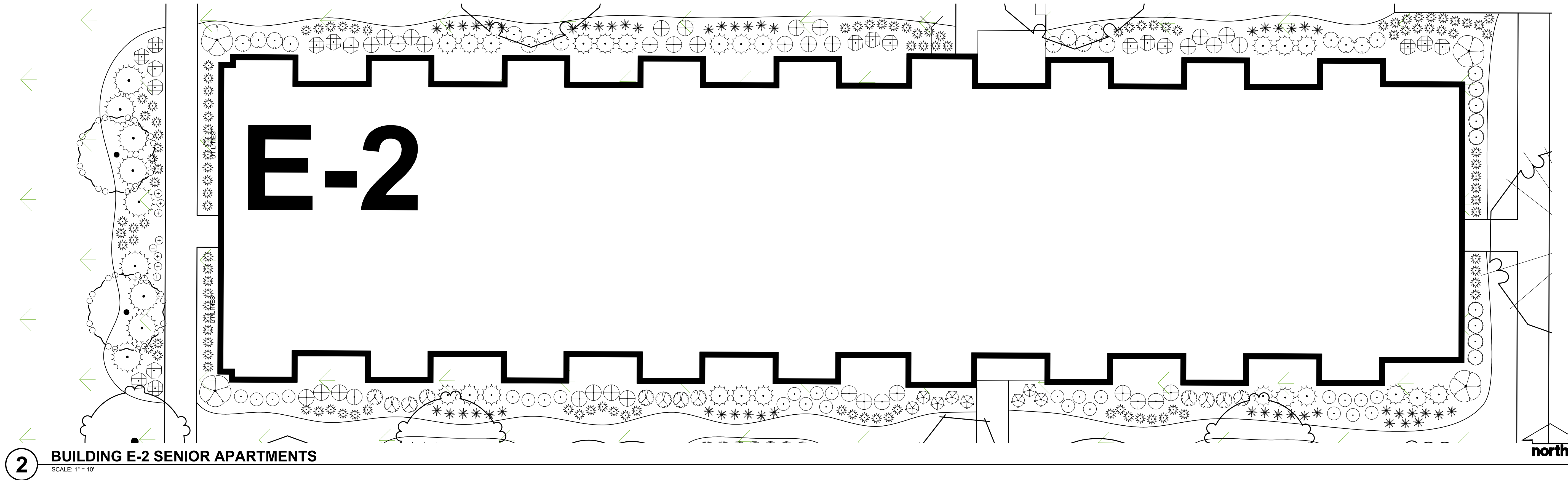
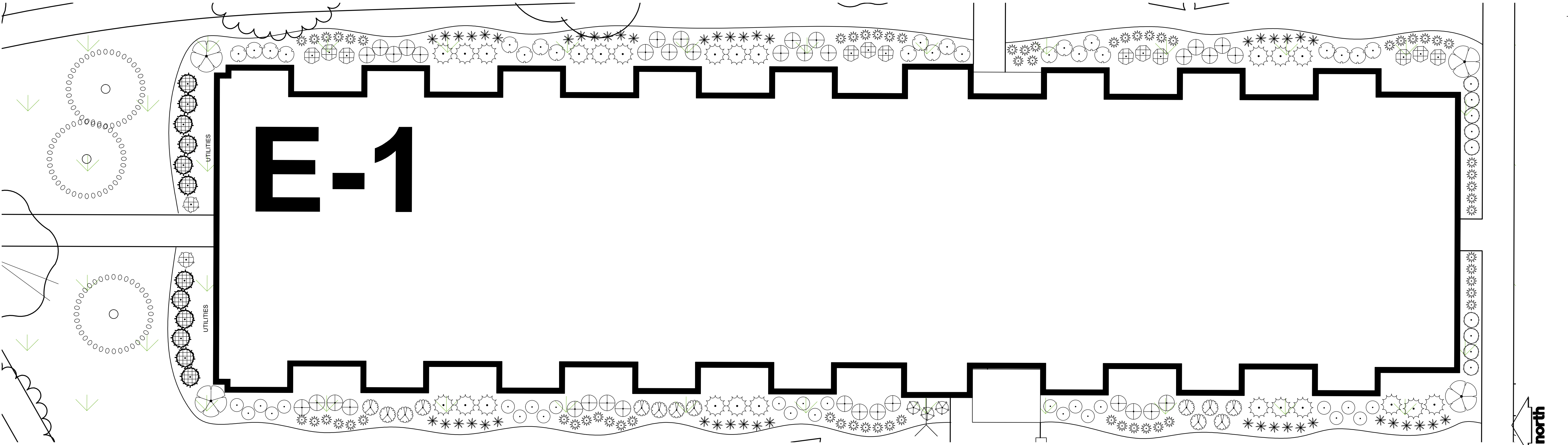
NO. DESCRIPTION DATE

DPD SUBMITTAL

DRAWN BY MWS

CHECKED BY KJY

Buildings B1, B2, B3



PLANT LIST "E" BUILDINGS		
SYMBOL	CODE	BOTANICAL / COMMON NAME
EVERGREEN TREE		
	PIST	Pinus strobus / White Pine
ORNAMENTAL TREES		
	CACAF	Corpinus caroliniana 'J.M. Select A' / Fire King™ American Hornbeam
	CRVA	Crataegus viridis 'Winter King' (Std) / Winter King Hawthorn (Std)
OVERSTORY DECIDUOUS TREES		
	BENI	Betula nigra 'Heritage' / Heritage River Birch
UPRIGHT EVERGREEN SHRUB		
	THOC	Thuja occidentalis 'Emerald' / Emerald Arborvitae
DECIDUOUS SHRUBS		
	ARME	Aronia melanocarpa 'Morton' TM / Iroquois Beauty Black Chokeberry
	CAPL	Calycanthus floridus "SMNCAF" / Simply Scentsational® Sweetshrub
	COSE	Cornus sericea "Farrow" / Arctic Fire® Red Twig Dogwood
	SISE	Diervilla sessilifolia "Cool Splash" / Cool Splash False Honeyauckle
	HYAR	Hydrangea arborescens "Incrediball" / Incrediball White Hydrangea
	HYPAL	Hydrangea paniculata "Little Quick Fire" / Little Quick Fire Hydrangea
	PHOPL	Physocarpus opulifolius "Little Devil" TM / Little Devil Ninebark
	RIAL	Ribes alpinum "Green Mound" / Green Mound Alpine Currant
	SPIJA	Spiraea japonica "SMNSJMFR" TM / Double Play Red Spirea
EVERGREEN SHRUBS		
	JUCH	Juniperus chinensis 'Sea Green' / Sea Green Juniper
	TAMEE	Taxus x media 'Everlow' / Everlow Yew
PERENNIALS & GRASSES		
	RUFU	Rudbeckia fulgida sullivantii "Goldsturm" / Goldsturm Coneflower
	SCSC	Schizachyrium scoparium "Prairie Blues" / Prairie Blues Little Bluestem
	SPHE	Sporobolus heterolepis "Tara" / Prairie Dropseed



MILWAUKEE | MADISON | TUCSON | CHICAGO



MADISON REGIONAL OFFICE
181 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
P. 608.848.5060
jsdinc.com

CUDAHY FARMS

9050 N. Swan Rd.

Royal Capital Group
Cudahy Farms P1, LLC
710 N. Plankinton Ave., Suite 300
Milwaukee, WI.

PROJECT NUMBER 193051.00

ROYAL CAPITAL
A Venture & Holdings Company

ISSUED FOR:

DPD SUBMITTAL 06-26-2025

REVISION FOR:

NO. DESCRIPTION DATE

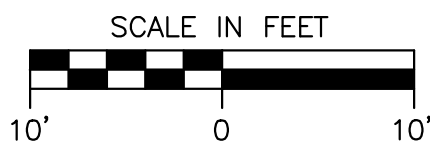
DPD SUBMITTAL

DRAWN BY MWS

CHECKED BY KJY

L107 - BUILDINGS E1, E2

- CONTRACTOR NOTES
- ALL PLANTING BEDS SHALL BE EDGED WITH POLYETHYLENE LANDSCAPE EDGING UNLESS OTHERWISE DEPICTED.
 - ALL PLANTING BEDS SHALL RECEIVE SHREDDED HARDWOOD BARK MULCH UNLESS OTHERWISE DEPICTED.
 - ALL DISTURBED AREAS SHALL RECEIVE TURFORASS SEED, FERTILIZER & MULCH, UNLESS OTHERWISE DEPICTED ON LANDSCAPE OR CIVIL PLANS.



L107