

ZND/CC
FN 05/08/04
Drawings

Columbia St. Mary's Hospital

2323 North Lake Drive
Milwaukee, Wisconsin 53202



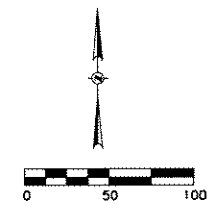
Main Hospital

Detailed Planned Development

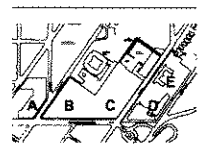
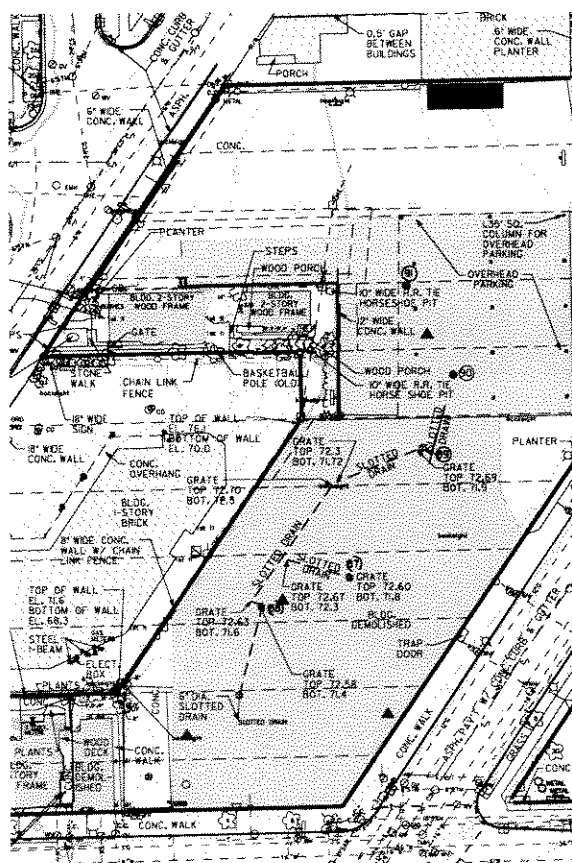
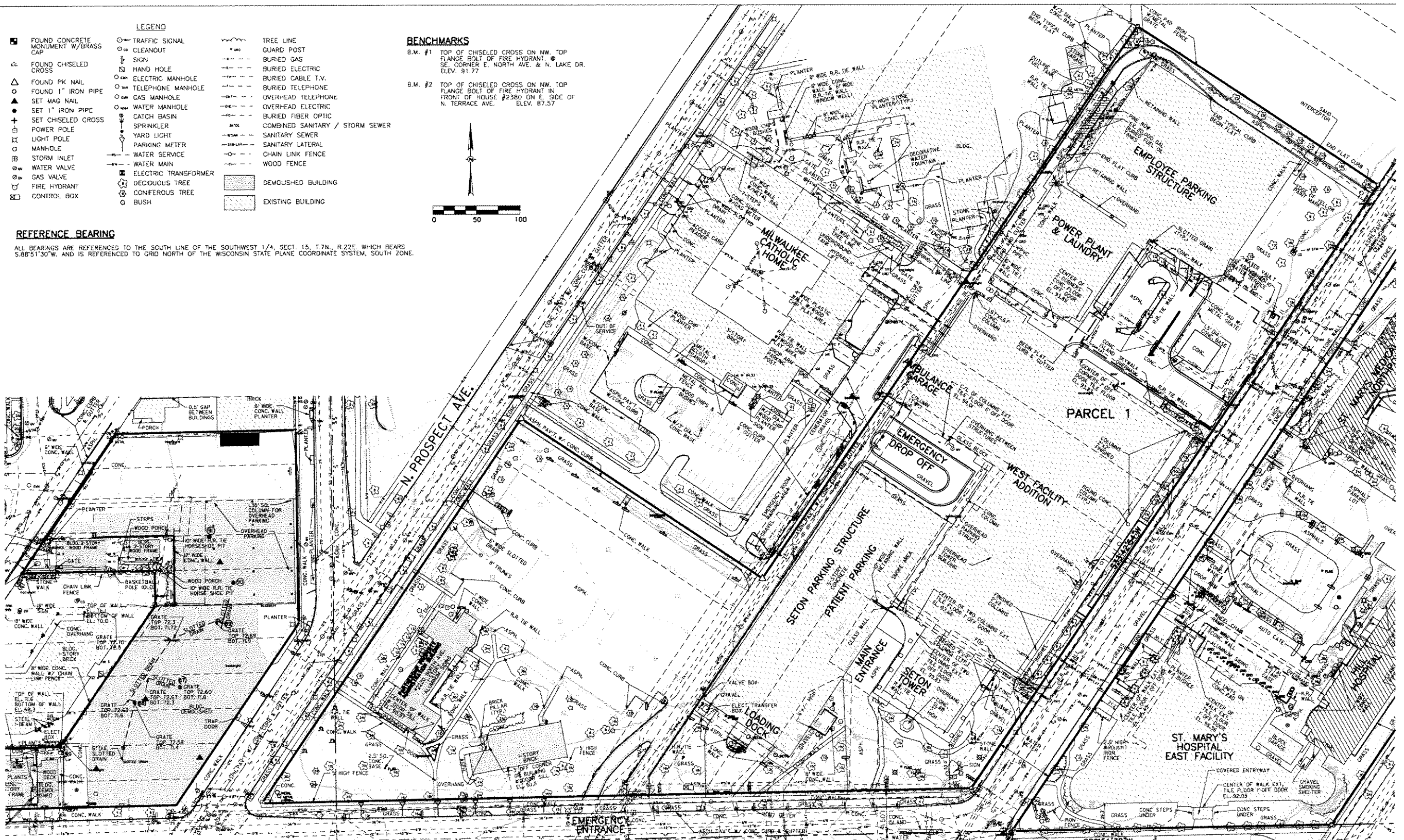
December 16, 2005

LEGEND		
■ FOUND CONCRETE MONUMENT W/BRASS CAP	○ TRAFFIC SIGNAL	— TREE LINE
○ FOUND CHISELED CROSS	○ CLEANOUT	— GUARD POST
△ FOUND PK NAIL	○ SIGN	— BURIED GAS
○ FOUND 1" IRON PIPE	○ HAND HOLE	— BURIED ELECTRIC
● SET MAG NAIL	○ TELEPHONE MANHOLE	— BURIED CABLE T.V.
● SET 1" IRON PIPE	○ GAS MANHOLE	— BURIED TELEPHONE
● SET CHISELED CROSS	○ WATER MANHOLE	— OVERHEAD TELEPHONE
○ POWER POLE	○ CATCH BASIN	— BURIED FIBER OPTIC
○ LIGHT POLE	○ SPRINKLER	— COMBINED SANITARY / STORM SEWER
○ MANHOLE	○ PARKING METER	— SANITARY SEWER
○ STORM INLET	○ WATER SERVICE	— SANITARY LATERAL
○ WATER VALVE	○ WATER MAIN	— CHAIN LINK FENCE
○ GAS VALVE	○ ELECTRIC TRANSFORMER	— WOOD FENCE
○ FIRE HYDRANT	○ DECIDUOUS TREE	▨ DEMOLISHED BUILDING
○ CONTROL BOX	○ CONIFEROUS TREE	▨ EXISTING BUILDING
	○ BUSH	

BENCHMARKS
 B.M. #1 TOP OF CHISELED CROSS ON NW TOP FLANGE BOLT OF FIRE HYDRANT @ SE CORNER E. NORTH AVE. & N. LAKE DR. ELEV. 91.77
 B.M. #2 TOP OF CHISELED CROSS ON NW TOP FLANGE BOLT OF FIRE HYDRANT IN FRONT OF HOUSE #2380 ON E. SIDE OF N. TERRACE AVE. ELEV. 87.57



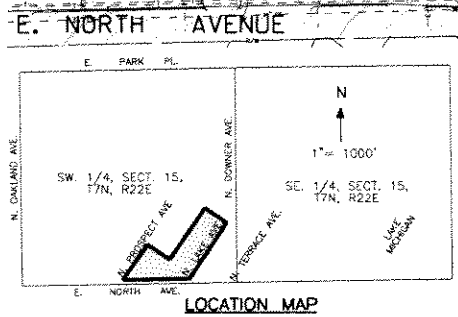
REFERENCE BEARING
 ALL BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SOUTHWEST 1/4, SECT. 15, T.7N., R.22E, WHICH BEARS S.88°51'30"W, AND IS REFERENCED TO GRID NORTH OF THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE.



No.	Issue Description	Date
1	SPS SUBVISION	12/14/05

NOTES
 1) THIS SURVEY IS BASED IN PART ON TITLE COMMITMENT POLICY NO. 1160699 PREPARED BY CHICAGO TITLE INSURANCE COMPANY AND DATED, JUNE 15TH, 2003.
 2) ALL ELEVATIONS ARE BASED ON CITY OF MILWAUKEE DATUM AND CAN BE CONVERTED TO MEAN SEA LEVEL, 1929 ADJUSTMENT BY ADDING 580.60.
 3) THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
 4) THE PARCELS DO NOT FALL WITHIN THE 100 YEAR FLOODPLAIN PER FLOOD INSURANCE RATE MAP PANEL NUMBER 550472008B, DATED MAY 3, 1982.

LEGAL DESCRIPTION - PARCEL 1
 All of Parcel One of Certified Survey Map Number 6057, being part of the Southeast 1/4 and the Southwest 1/4 of the Southwest 1/4 of Section 15, T.7N., R.22E, and part of the Plot of the Southeast 1/4 of the Southwest 1/4 of Section 15, T.7N., R.22E., in the City of Milwaukee, Milwaukee County, Wisconsin more particularly described as follows:
 Commencing at the southeast corner of said Southwest 1/4; thence South 88°51'30" West, on and along the south line of said Southwest 1/4, 1,441.46 feet; thence North 33°51'54" East, 617.04 feet to the southwest corner of Parcel One of Certified Survey Map number 6057 and the point of beginning; said point of beginning also being the intersection of the north right of way line of East North Avenue and the easterly right of way line of North Prospect Avenue; thence continuing North 33°51'54" East, on and along the west line of said Parcel One and said easterly right of way line, 533.36 feet to the northwest corner of said Parcel One; thence South 56°08'06" East, on and along the north line of said Parcel One, 332.70 feet to the northeast corner of said Parcel One; thence North 33°51'54" East, on and along the east line and extension thereof of Parcel Two of Certified Survey Map Number 6057, 770.48 feet to a point 125 feet south of the centerline of vacated Sheridan Ave.; thence South 56°08'06" East, 125 feet south of the centerline of vacated Sheridan Ave., 331.57 feet to the westerly right of way line of North Lake Drive; thence South 33°42'54" West, on and along said westerly right of way line, 837.67 feet to the north right of way line of East North Avenue; thence South 88°51'30" West, on and along said north right of way line, 813.66 feet to the point of beginning.
 Said Parcel containing 456,163 square feet (10.47 acres), more or less.



**MAIN HOSPITAL
 DETAILED PLAN DEVELOPMENT**

**LEGAL DESCRIPTION FOR COLUMBIA ST. MARY'S -
MAIN HOSPITAL DETAILED PLAN DEVELOPMENT PARCEL**

All of Parcel One of Certified Survey Map Number 6057, being part of the Southeast 1/4 and the Southwest 1/4 of the Southwest 1/4 of Section 15, T.7N., R.22E., and part of the Plat of the Southeast 1/4 of the Southwest 1/4 of Section 15, T.7N., R.22E., in the City of Milwaukee, Milwaukee County, Wisconsin more particularly described as follows:

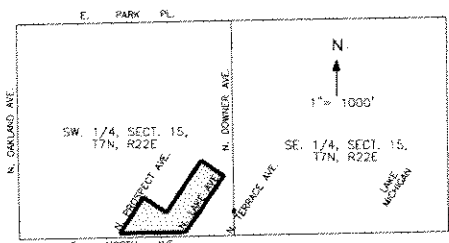
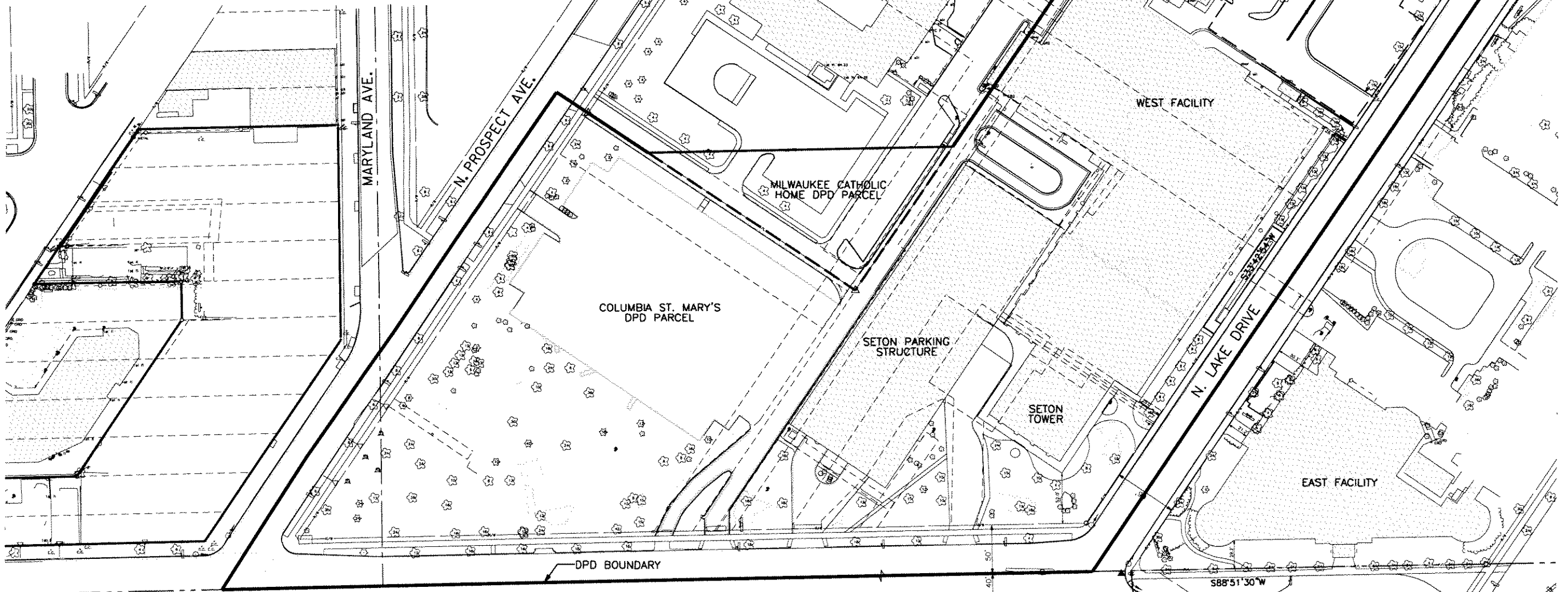
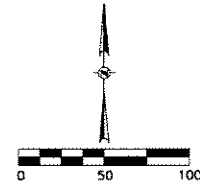
Commencing at the southeast corner of said Southwest 1/4; thence South 88°51'30" West, on and along the south line of said Southwest 1/4, 587.38 feet to the intersection of said south line and the centerline of North Lake Drive and the point of beginning; thence continuing South 88°51'30" West, on and along said south line, 902.91 feet to the centerline of North Prospect Avenue; thence North 33°51'54" East, on and along said centerline, 622.43 feet; thence South 56°08'06" East, on and along the north line of said Parcel One, 372.70 feet to the northeast corner of said Parcel One; thence North 33°51'54" East, on and along the east line and extension thereof of Parcel Two of Certified Survey Map Number 6057, 770.48 feet to a point 125 feet south of the centerline of vacated Sheridan Ave.; thence South 56°08'06" East, 125 feet south of and parallel to said centerline, 364.57 feet to the centerline of North Lake Drive; thence South 33°42'54" West, on and along said centerline, 874.93 feet to the point of beginning.

Said Parcel containing 550,441 square feet (12.64 acres), more or less.

LEGAL DESCRIPTION FOR MILWAUKEE CATHOLIC HOME DETAILED PLAN DEVELOPMENT PARCEL

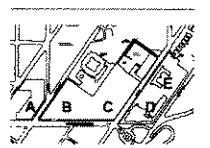
That part of Parcel Two of Certified Survey Map No. 6057 in the Southeast 1/4 of the Southwest 1/4 of Section 15, T.7N., R.22E., in the City of Milwaukee, Milwaukee County, Wisconsin more particularly described as follows:

Commencing at the southeast corner of said Southwest 1/4; thence South 88°51'30" West, on and along the south line of said Southwest 1/4, 1441.48 feet; thence North 33°51'54" East, on and along the east right of way line of East Prospect Avenue, 594.40 feet to the southwest corner of said Parcel Two; thence South 56°08'06" East, on and along the south line of said Parcel Two, 74.73 feet to the point of beginning; thence North 88°51'36" East, 314.94 feet to the east line of said Parcel Two; thence South 33°51'54" West, on and along said east line, 180.67 feet to the southeast corner of said Parcel Two; thence North 56°08'06" West, on and along the south line of said Parcel Two, 257.97 feet to the point of beginning. Said Parcel containing 23,303 square feet (0.53 acres), more or less.



REFERENCE BEARING

ALL BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SOUTHWEST 1/4, SECT. 15, T.7N., R.22E., WHICH BEARS S.88°51'30"W AND IS REFERENCED TO GRID NORTH OF THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE.



No.	Revised Description	Date
1	DPD Submission	12-18-05

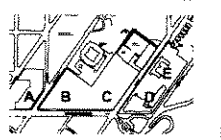
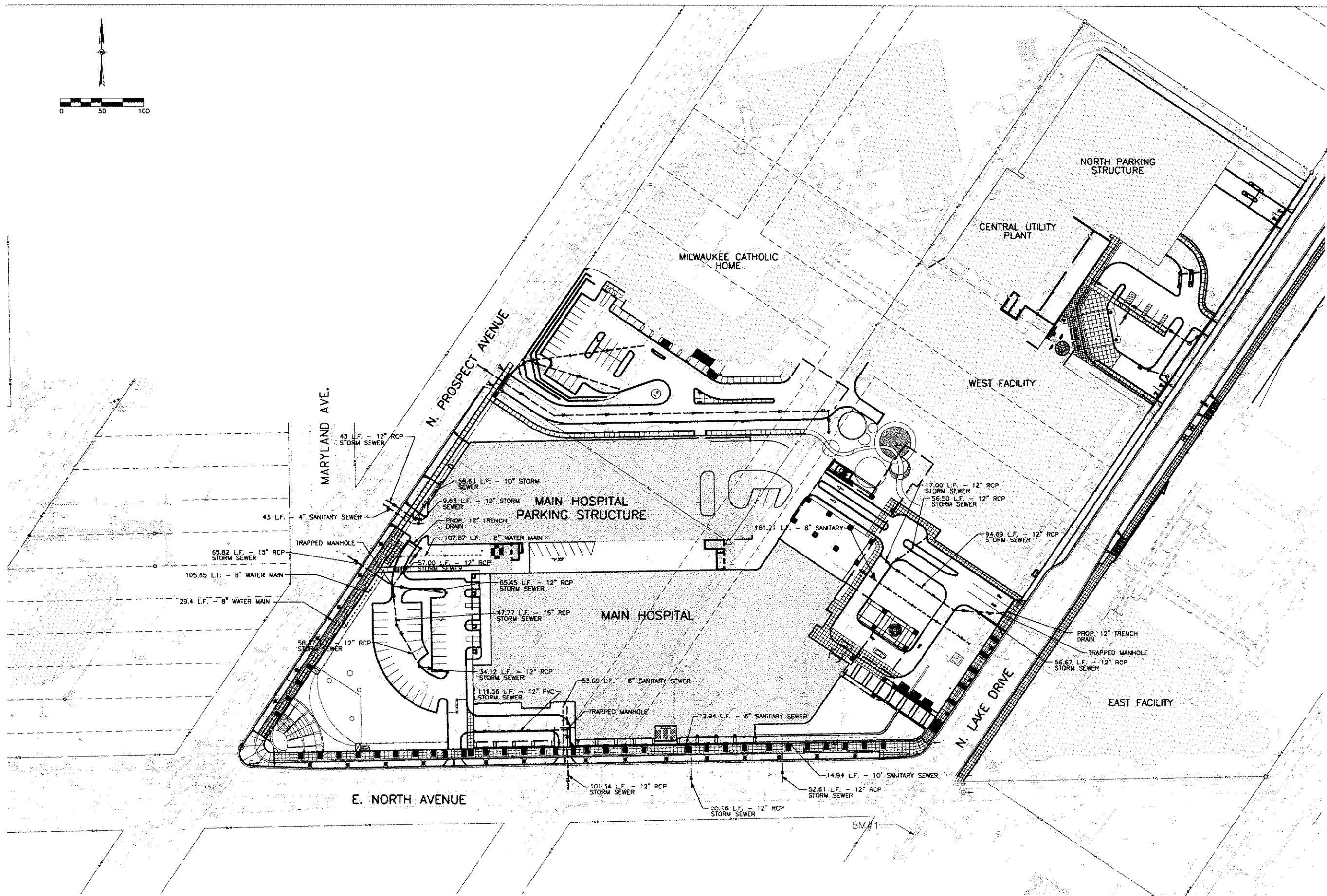
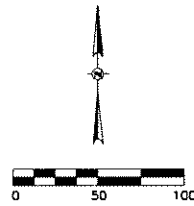
Drawn by: EBF
Reviewed by: EBF
Project No: 03-2102-30

**PROPOSED PROJECT
BOUNDARY
DESCRIPTION**

Shown on a 1" = 100' Scale with a contouring 2' interval

**MAIN HOSPITAL
DETAILED PLAN DEVELOPMENT**

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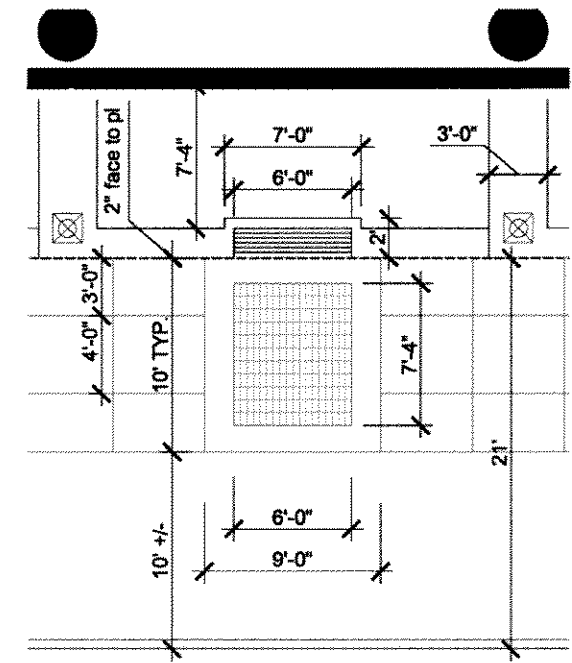
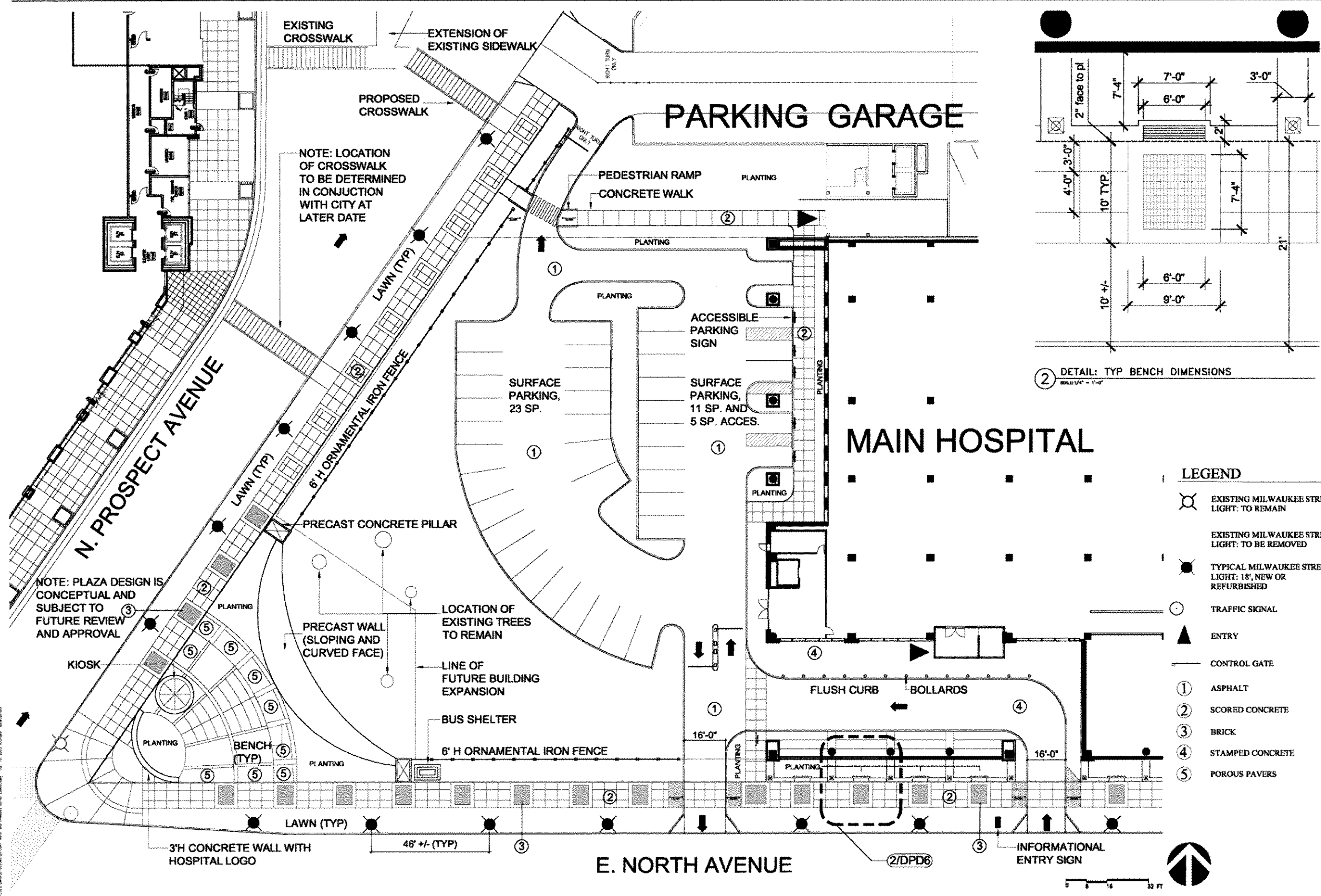
No.	Revised Description	Date
1	DPD SUBMISSION	12.18.05

Drawn by: SJP
Reviewed by: SJP
Project No: 03-0102-00

PROPOSED UTILITY PLAN

Utility shown to 1/2" = 10' Scale unless otherwise noted.

MAIN HOSPITAL DETAILED PLAN DEVELOPMENT



② DETAIL: TYP BENCH DIMENSIONS
SCALE: 1/4" = 1'-0"

LEGEND

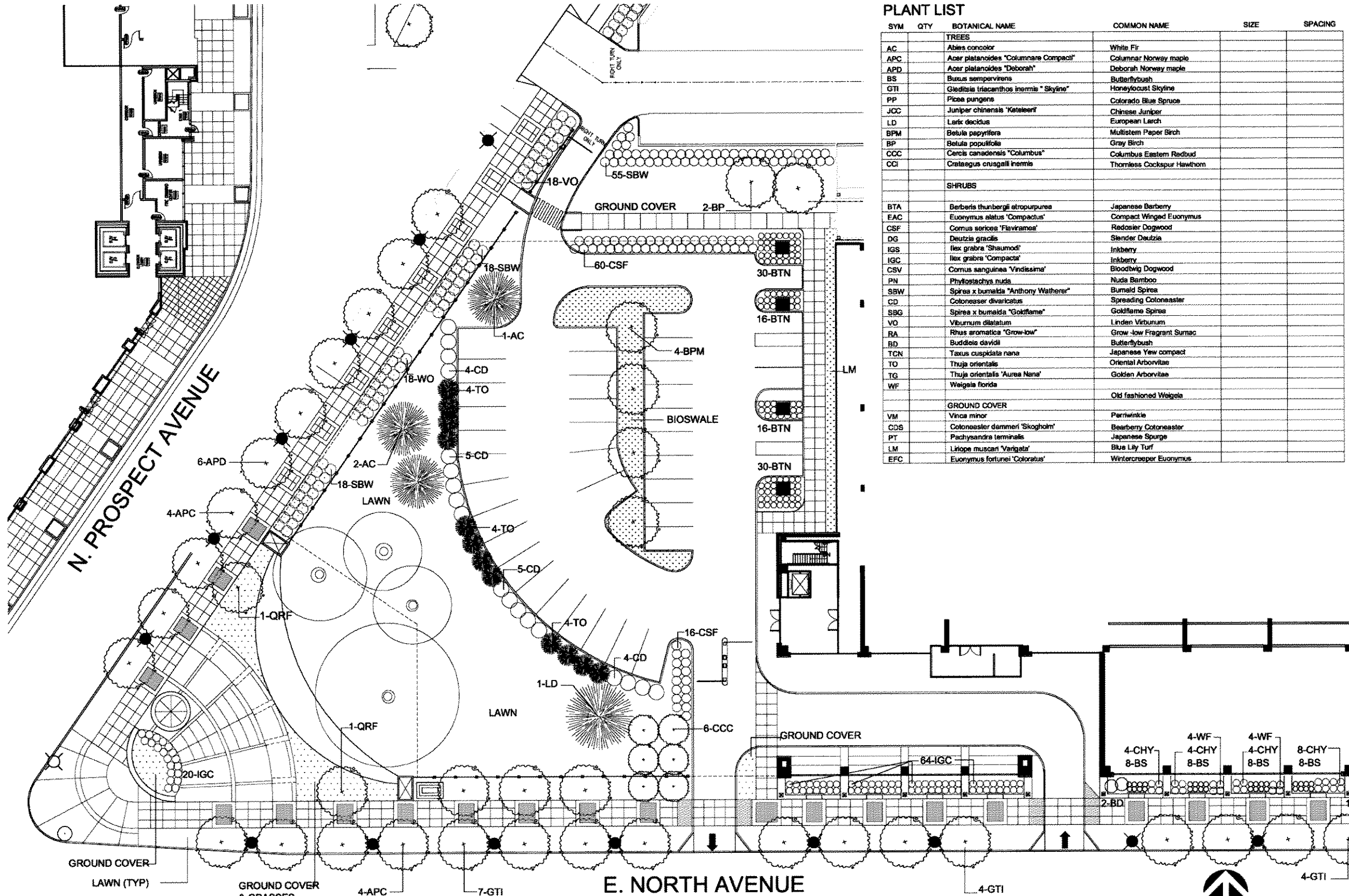
- ⊗ EXISTING MILWAUKEE STREET LIGHT: TO REMAIN
- ⊗ EXISTING MILWAUKEE STREET LIGHT: TO BE REMOVED
- TYPICAL MILWAUKEE STREET LIGHT: 18', NEW OR REFURBISHED
- TRAFFIC SIGNAL
- ▲ ENTRY
- CONTROL GATE
- ① ASPHALT
- ② SCORED CONCRETE
- ③ BRICK
- ④ STAMPED CONCRETE
- ⑤ POROUS PAVERS

① LAYOUT PLAN: CORNER OF NORTH AND PROSPECT
SCALE: 1/16" = 1'-0"

MAIN HOSPITAL
DETAILED PLAN DEVELOPMENT, DECEMBER 16, 2005

PLANT LIST

SYM	QTY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING
TREES					
AC		<i>Abies concolor</i>	White Fir		
APC		<i>Acer platanoides</i> "Columnare Compact"	Columnar Norway maple		
APD		<i>Acer platanoides</i> "Deborah"	Deborah Norway maple		
BS		<i>Buxus sempervirens</i>	Butterflybush		
GTI		<i>Gleditsia triacanthos</i> inermis "Skyline"	Honeylocust Skyline		
PP		<i>Picea pungens</i>	Colorado Blue Spruce		
JCC		<i>Juniper chinensis</i> "Keteleeri"	Chinese Juniper		
LD		<i>Larix decidua</i>	European Larch		
BPM		<i>Betula papyrifera</i>	Mullestem Paper Birch		
BP		<i>Betula populifolia</i>	Gray Birch		
CCC		<i>Cercis canadensis</i> "Columbus"	Columbus Eastern Redbud		
CCI		<i>Crataegus crusgalli</i> inermis	Thornless Cockspur Hawthorn		
SHRUBS					
BTA		<i>Berberis thunbergii</i> atropurpurea	Japanese Barberry		
EAC		<i>Euonymus alatus</i> "Compactus"	Compact Winged Euonymus		
CSF		<i>Cornus sericea</i> "Flaviramea"	Redosier Dogwood		
DG		<i>Deutzia gracilis</i>	Slender Deutzia		
IGS		<i>Ilex grabra</i> "Shaumod"	Inkberry		
IGC		<i>Ilex grabra</i> "Compacta"	Inkberry		
CSV		<i>Cornus sanguinea</i> "Vindissima"	Bloodwing Dogwood		
PN		<i>Phyllostachys nuda</i>	Nuda Bamboo		
SBW		<i>Spirea x bumalda</i> "Anthony Watherer"	Bumald Spirea		
CD		<i>Cotoneaster divaricatus</i>	Spreading Cotoneaster		
SBG		<i>Spirea x bumalda</i> "Goldflame"	Goldflame Spirea		
VO		<i>Viburnum dilatatum</i>	Linden Viburnum		
RA		<i>Rhus aromatica</i> "Grow-low"	Grow-low Fragrant Sumac		
BD		<i>Buddleia davidii</i>	Butterflybush		
TCN		<i>Taxus cuspidata</i> nana	Japanese Yew compact		
TO		<i>Thuja orientalis</i>	Oriental Arborvitae		
TG		<i>Thuja orientalis</i> "Aurea Nana"	Golden Arborvitae		
WF		<i>Weigela florida</i>	Old fashioned Weigela		
GROUND COVER					
VM		<i>Vinca minor</i>	Periwinkle		
CDS		<i>Cotoneaster dammeri</i> "Skogholt"	Bearberry Cotoneaster		
PT		<i>Pachysandra terminalis</i>	Japanese Spurge		
LM		<i>Liriope muscari</i> "Variegata"	Blue Lily Turf		
EFC		<i>Euonymus fortunei</i> "Coloratus"	Wintercreeper Euonymus		



1 PLANTING PLAN: CORNER OF NORTH AND PROSPECT
SCALE: 1/4" = 1'-0"

MAIN HOSPITAL
NORTH AVE AND PROSPECT PLANTING PLAN
DETAILED PLAN DEVELOPMENT, DECEMBER 16, 2005

