



# BLOCK FIVE MIXED-USE DEVELOPMENT

DPD ZONING SUBMITTAL FOR  
BLOCK 5 OF MILWAUKEE BUCKS  
ARENA DEVELOPMENT - GPD

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VOL. 1

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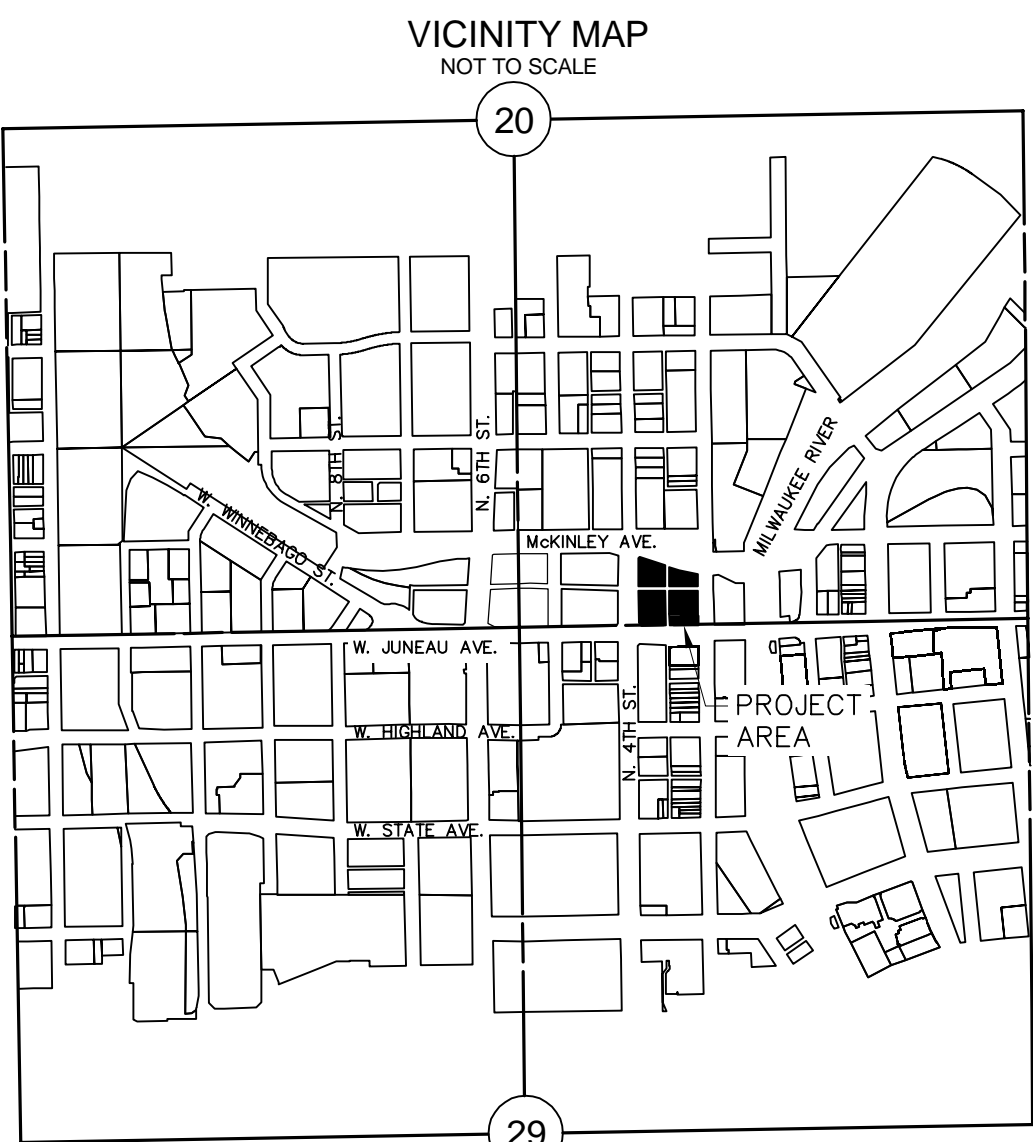
DPD ZONING SUBMITTAL

2/7/2025

PROJECT NUMBER: 123654



FILENAME: S:\\_Site\Drawn\Eppstein\240235 MKE Bucks Block 5\Survey\DWG\240235\_Plat.dwg



S 1/2 OF S20-T7N-R22E  
N 1/2 OF S29-T7N-R22E



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20240608403, 20240608406, 20240608409, 20240608410,  
20240608411, 20240608417, 20240608418, 20240608421,  
20240608423, 20240608424.

ALTHOUGH DIGGERS' HOTLINE WAS NOTIFIED THIS SURVEY DOES NOT GUARANTEE THAT ALL UTILITIES HAVE BEEN LOCATED ON SITE. SOME OF THE UTILITIES MAY HAVE BEEN DRAWN IN PER PLAN BASED ON MAPS RECEIVED FROM MEMBERS NOTIFIED. LACKING EXCAVATION THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION MAY BE NECESSARY.

## LEGEND

- = BENCH MARK
- ▲ = CONTROL POINT
- = 1 1/4" IRON PIPE O.D. FOUND OR AS NOTED
- = 1-1/4" O.D. x 18" LONG IRON PIPE SET, WEIGHING 1.68 LBS./FT.
- = SECTION CORNER MON.
- (R.A.) = RECORDED AS
- O.D. = OUTSIDE DIAMETER
- ⊗ = WATER VALVE
- ⊙ = FIRE HYDRANT
- 970.90 = SPOT ELEVATION
- ⊙ = BUSH, SHRUB
- = POLE/POST/BOLLARD
- = BOULDER
- = PULLBOX
- ⊙ = MANHOLE TYPE NOTED
- ⊙ = SANITARY SEWER MANHOLE
- ⊙ = STORM SEWER MANHOLE
- ⊙ = ELECTRIC MANHOLE
- ⊙ = TELEPHONE MANHOLE
- ⊙ = WATER MANHOLE
- ⊙ = UTILITY METER
- ⊙ = GUY WIRE POLE
- ★ = LIGHT POLE
- ⊙ = PEDESTAL
- ⊙ = POWER POLE
- ⊙ = INLET
- ⊙ = CURB INLET
- ⊙ = GAS VALVE
- ⊙ = LIGHT POLE WITH MAST
- ⊙ = TREE (CONIFEROUS) DRIP LINE SCALABLE
- ⊙ = TREE (DECIDUOUS) DRIP LINE SCALABLE
- ⊙ = CLEANOUT
- ⊙ = FLAG POLE
- ⊙ = UTILITY MARKER POST
- ⊙ = SIGN ON POST
- ⊙ = UTILITY CONTROL BOX
- ⊙ = UNKNOWN UTILITY VALVE
- FL EL = FIRST FLOOR ELEVATION
- = BUILDING OUTLINE
- 3 --- = MINOR CONTOUR
- 5 --- = MAJOR CONTOUR
- = FENCE
- = BEAM GUARD
- = CHAINLINK FENCE
- = WOODED AREA/SHRUB EDGE
- W = WATER MAIN
- ST = STORM SEWER
- SAN = SANITARY SEWER
- G = NATURAL GAS MAIN
- T = UNDERGROUND TELEPHONE
- E = UNDERGROUND ELECTRIC
- OH = OVERHEAD UTILITY LINES
- FO = UNDERGROUND FIBER OPTIC
- TV = UNDERGROUND CABLE TV
- C = COMMUNICATION CONDUIT
- (P) = UTILITIES PER PLAN

- = ASPHALT SURFACE
- = CONCRETE SURFACE
- = GRAVEL/CRUSHED AGG. SURFACE
- = NO ACCESS RIGHTS

HORIZONTAL DATUM IS THE WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE NAD27. NORTH IS REFERENCED TO THE S. LINE OF THE SE 1/4 OF SECTION 20-7-22 PUBLISHED BY SEWRPC AS N88°58'45"E.

VERTICAL DATUM IS CITY OF MILWAUKEE DATUM. BENCHMARK IS THE MONUMENT FOR THE S 1/4 CORNER OF SECTION 20-7-22. ELEV = 19.18'

# PLAT OF SURVEY WITH TOPOGRAPHY

A PART OF THE S.W 1/4 OF THE S.E 1/4 OF SECTION 20 AND PART OF THE N.W 1/4 OF THE N.E 1/4 OF SECTION 29, ALL IN TOWNSHIP 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.



LEGAL DESCRIPTION PROVIDED PER KNIGHT BARRY TITLE GROUP,  
COMMITMENT NUMBER 2259230, 2259231, 2262539, 2259232  
Effective dates 03/14/24 (2259230), 03/13/24 (2259231), 03/14/24 (2262539), 03/14/24 (2259232)

### Parcel A:

Lot 1, in Block 4, and part of vacated alleys adjacent, in Park East on the West Side of the Milwaukee River, being a division of part of Lots 6 and 7 and Lots 10 thru 13 and all of Lots 1 thru 5 and Lots 8, 9, 14, 15 and 16 in Block 37, also all of Lots 1 thru 16 in Block 38, also part of Lot 13 and all of Lots 1 thru 12 and Lots 14 and 15 in Block 39, also part of Lot 5 and all of Lots 6 thru 10 in Block 40, also part of Lots 1 thru 14 in Block 129 and vacated alleys and streets adjacent in Plat of the Town of Milwaukee on the West Side of the River, also part of Lots 1 thru 13 and Lot 39 and all of Lots 14 thru 38 in Block 131 and vacated alleys adjacent in Plat of Block 131 and Lands in the Southwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 20, and the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 29, all in Town 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

For informational purposes only:

Property Address: 1244 North Vel R. Phillips Avenue, Milwaukee, WI 53212

Tax Key Number: 3620468100

### Parcel B:

Lot 2, in Block 4, and part of vacated alleys adjacent, in Park East on the West Side of the Milwaukee River, being a division of part of Lots 6 and 7 and Lots 10 thru 13 and all of Lots 1 thru 5 and Lots 8, 9, 14, 15 and 16 in Block 37, also all of Lots 1 thru 16 in Block 38, also part of Lot 13 and all of Lots 1 thru 12 and Lots 14 and 15 in Block 39, also part of Lot 5 and all of Lots 6 thru 10 in Block 40, also part of Lots 1 thru 14 in Block 129 and vacated alleys and streets adjacent in Plat of the Town of Milwaukee on the West Side of the River, also part of Lots 1 thru 13 and Lot 39 and all of Lots 14 thru 38 in Block 131 and vacated alleys adjacent in Plat of Block 131 and Lands in the Southwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 20, and the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 29, all in Town 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

For informational purposes only:

Property Address: 1245 North Martin L. King Jr. Drive, Milwaukee, WI 53212

Tax Key Number: 3620469100

### Parcel C:

Lot 3, in Block 4, and part of vacated alleys adjacent, in Park East on the West Side of the Milwaukee River, being a division of part of Lots 6 and 7 and Lots 10 thru 13 and all of Lots 1 thru 5 and Lots 8, 9, 14, 15 and 16 in Block 37, also all of Lots 1 thru 16 in Block 38, also part of Lot 13 and all of Lots 1 thru 12 and Lots 14 and 15 in Block 39, also part of Lot 5 and all of Lots 6 thru 10 in Block 40, also part of Lots 1 thru 14 in Block 129 and vacated alleys and streets adjacent in Plat of the Town of Milwaukee on the West Side of the River, also part of Lots 1 thru 13 and Lot 39 and all of Lots 14 thru 38 in Block 131 and vacated alleys adjacent in Plat of Block 131 and Lands in the Southwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 20, and the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 29, all in Town 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

For informational purposes only:

Property Address: 1224 North Martin L. King Jr. Drive, Milwaukee, WI 53212

Tax Key Number: 3620470100

### Parcel D:

Lot 4, in Block 4, and part of vacated alleys adjacent, in Park East on the West Side of the Milwaukee River, being a division of part of Lots 6 and 7 and Lots 10 thru 13 and all of Lots 1 thru 5 and Lots 8, 9, 14, 15 and 16 in Block 37, also all of Lots 1 thru 16 in Block 38, also part of Lot 13 and all of Lots 1 thru 12 and Lots 14 and 15 in Block 39, also part of Lot 5 and all of Lots 6 thru 10 in Block 40, also part of Lots 1 thru 14 in Block 129 and vacated alleys and streets adjacent in Plat of the Town of Milwaukee on the West Side of the River, also part of Lots 1 thru 13 and Lot 39 and all of Lots 14 thru 38 in Block 131 and vacated alleys adjacent in Plat of Block 131 and Lands in the Southwest 1/4 of the Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 20, and the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 29, all in Town 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

For informational purposes only:

Property Address: 1224 North Vel R. Phillips Avenue, Milwaukee, WI 53212

Tax Key Number: 3620471100

### Parcel E:

Lot 16, in Block 39, in the Plat of the Town of Milwaukee on the West side of the River in the Southeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

ALSO:

A part of Lot 13, in said Block 39, in said Plat of the Town of Milwaukee, described as follows: Commencing at the South line of said Lot 13, 75.04 feet West of the Southeast corner thereof; thence North, 1.74 feet; thence West, 15.43 feet; thence North, 7.2 feet; thence West, 60.2 feet to the West line of said Lot 13; thence South along the West line of said Lot 13 to the Southwest corner thereof; thence East along the South line of said Lot 13 to the point of commencement.

Tax Key No: 361-0409-100-2

Address: 300-318 W. Juneau Avenue

### SURVEYOR'S CERTIFICATE:

I, Brian Sandberg do hereby certify that that under My direction and control the the above described property was surveyed on 02/19/2024 in accordance with AE-7 of the Wisconsin Administrative Code and is correct to the best of my knowledge and belief.

Brian Sandberg  
Brian E. Sandberg  
April 5th, 2024.



7711 N. Port Washington Road  
Milwaukee, Wisconsin 53217

kapurinc.com

PROJECT:

MILWAUKEE BUCKS  
BLOCK 5

LOCATION:

W. JUNEAU AVE., W.  
MCKINLEY AVE., N.  
DOCTOR M.L.K. JR  
DR., N. VEL R.  
PHILLIPS AVE.

CLIENT:



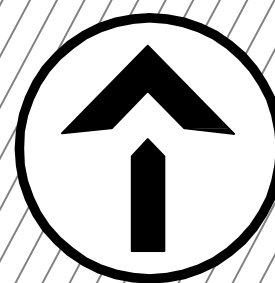
RELEASE:

FINAL

REVISIONS:

#	DATE	DESCRIPTION

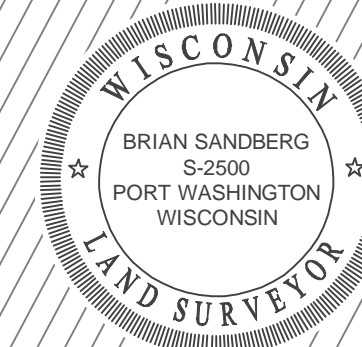
NORTH ARROW:



SCALE: 1" = 30'



SEAL:



all in

SHEET:

01  
PLAT OF SURVEY  
WITH TOPOGRAPHY

PROJECT MANAGER:	B.S
PROJECT NUMBER:	240235
DATE:	04/05/2024

SHEET NUMBER:

1



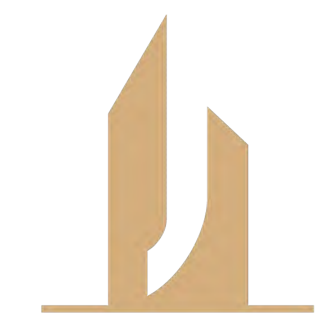


N. DOCTOF 18



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E



J. JEFFERS & CO.

PROJECT INFORMATION

BLOCK FIVE  
MIXED-USE  
DEVELOPMENT

D



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

C

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

B

SHEET INFORMATION

**PROGRESS DOCUMENTS  
NOT FOR CONSTRUCTION**  
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER MO  
PROJECT NUMBER 123654

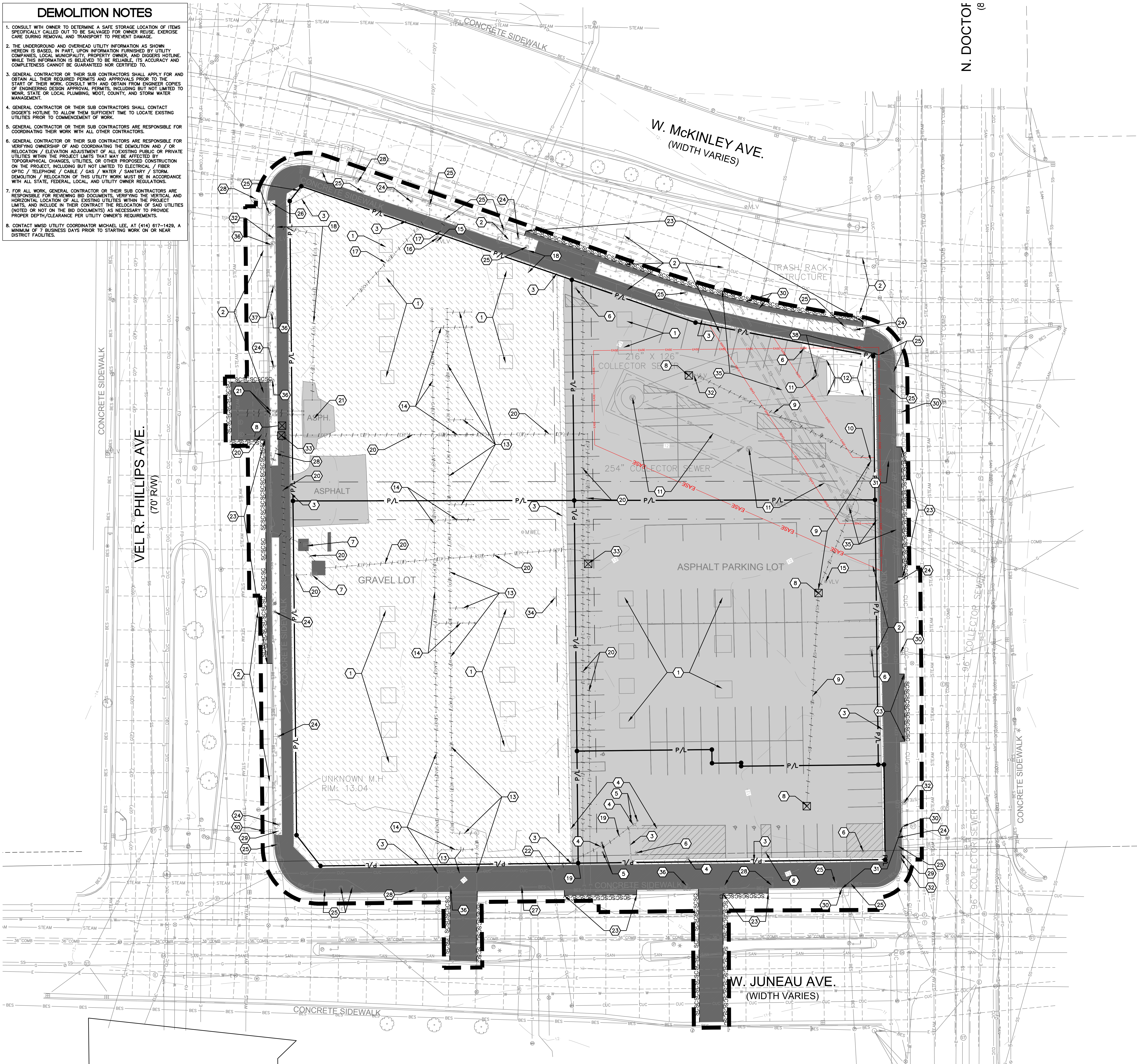
A

EXISTING SITE  
CONDITIONS

C100

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N. DOCTOF 18

DEMOLITION NOTES

1. CONSULT WITH OWNER TO DETERMINE A SAFE STORAGE LOCATION OF ITEMS SPECIFICALLY CALLED OUT TO BE SALVAGED FOR OWNER REUSE. EXERCISE CARE DURING REMOVAL AND TRANSPORT TO PREVENT DAMAGE.
2. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.
3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM ENGINEERS COPIES OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO, WDMR, STATE OR LOCAL PLUMBING, WDOT, COUNTY, AND STORM WATER MANAGEMENT.
4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGERS HOTLINE TO ALLOW THEM SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.
5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.
6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION AND / OR RELOCATION / ELEVATION ADJUSTMENT OF ALL EXISTING PUBLIC OR PRIVATE UTILITIES WITHIN THE PROJECT LIMITS THAT MAY BE AFFECTED BY TOPOGRAPHICAL CHANGES, UTILITIES, OR OTHER PROPOSED CONSTRUCTION ON THE PROJECT, INCLUDING BUT NOT LIMITED TO ELECTRICAL / FIBER OPTIC / TELEPHONE / CABLE / GAS / WATER / SANITARY / STORM. DEMOLITION / RELOCATION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, LOCAL, AND UTILITY OWNER REGULATIONS.
7. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING BID DOCUMENTS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES (NOTED OR NOT) AS NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE PER UTILITY OWNER REQUIREMENTS.
8. CONTACT MMSD UTILITY COORDINATOR MICHAEL LEE, AT (414) 617-1429, A MINIMUM OF 7 BUSINESS DAYS PRIOR TO STARTING WORK ON OR NEAR DISTRICT FACILITIES.

Scale: 0 10 20 40  
Scale: 1" = 20'

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**KEY INDEX**

**PROJECT LIMITS**  
PROPERTY LINE  
EASEMENT LINE

**VEGETATION TO BE REMOVED & DISPOSED OFFSITE. IF SUITABLE FOR REUSE, TOPSOIL TO BE STOCKPILED, UNUSED & UNSUITABLE TOPSOIL TO BE REMOVED OFFSITE. TOPSOIL THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.**

**ASPHALT PAVEMENT & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OFFSITE. PAVEMENT & BASE THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.**

**CONCRETE & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OFFSITE. CONCRETE & BASE THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.**

**GRAVEL MATERIAL TO BE REMOVED & DISPOSED OFFSITE. IF SUITABLE FOR REUSE, GRAVEL TO BE STOCKPILED. UNUSED GRAVEL MATERIAL TO BE REMOVED OFFSITE. GRAVEL THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.**

**SAWCUT FULL DEPTH**

**DEMOTES UTILITIES TO BE ABANDONED & REMOVED.**

**DEMOTES UTILITIES TO BE ABANDONED IN PLACE.**

**CAUTION**  
KNOWN UTILITY AND POTENTIAL CONFLICT EXIST

**-UTILITY STRUCTURE REMOVAL/ABANDONMENT**

**EXISTING PIER - COLUMN REMOVED TO 3' BELOW GRADE WITH FOOTING AND PILING STILL IN PLACE. REMOVE AS NECESSARY FOR BUILDING CONSTRUCTION.**

**EXISTING PIER - COLUMN AND FOOTING REMOVED. PILING STILL IN PLACE. REMOVE AS NECESSARY FOR BUILDING CONSTRUCTION.**

**REMOVE & DISPOSE OF EXISTING CHAIN-LINK FENCE INCLUDING POSTS & FOOTINGS**

**REMOVE & DISPOSE OF EXISTING CHAIN-LINK FENCE GATE INCLUDING POSTS, FOOTINGS, CONTRACTOR, PEDESTALS, AND ASSOCIATED ELECTRONICS.**

**REMOVE & DISPOSE OF EXISTING BOLLARD**

**REMOVE & DISPOSE OF EXISTING LIGHT POLES. REFER TO SITE ELECTRICAL PLANS.**

**REMOVE & DISPOSE OF EXISTING ELECTRICAL BOXES. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING STORM SEWER STRUCTURE.**

**REMOVE & DISPOSE OF EXISTING STORM SEWER PIPE.**

**CAP AND ABANDON EXISTING STORM SEWER PER STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.**

**EXISTING MMSD DEEP TUNNEL AND STRUCTURES TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING DEEP TUNNEL VENT AND ASSOCIATED CONCRETE TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**REMOVE & DISPOSE OF EXISTING WATER LINE. CAP AND ABANDON APPROXIMATELY 5' OFF PROPOSED BUILDING PER STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.**

**REMOVE & DISPOSE OF EXISTING SANITARY SEWER LINE. CAP AND ABANDON APPROXIMATELY 2' OFF PROPOSED BUILDING PER STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN.**

**REMOVE & DISPOSE OF EXISTING VALVE.**

**REMOVE & DISPOSE OF EXISTING PULL BOX.**

**REMOVE & DISPOSE OF EXISTING FIBER OPTIC LINE. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING TELEPHONE LINE. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING COMMUNICATION LINE. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING ELECTRIC LINE. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING STEAM LINES AND ASSOCIATED STEAM VAULT. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**EXISTING MANHOLE TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**SAWCUT CONCRETE PAVEMENT APPROXIMATELY 2" OFF THE FACE OF CURB TO PROVIDE A SMOOTH EDGE FOR INSTALLATION OF NEW CURB AND GUTTER.**

**EXISTING LIGHT POLE TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING PULL BOX TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING TRAFFIC SIGNAL TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING PARKING METER TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING SIGN TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING HYDRANT TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING STORM STRUCTURE TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING STORM SEWER TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**EXISTING VALVE TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**REMOVE & DISPOSE OF EXISTING ELECTRIC MANHOLE. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**REMOVE & DISPOSE OF EXISTING UTILITY PEDESTAL. COORDINATE REMOVAL WITH EXISTING UTILITY OWNER.**

**EXISTING WISDOT STORM SEWER & ASSOCIATED STRUCTURES TO REMAIN. CONTRACTOR TO PROTECT THROUGHOUT CONSTRUCTION.**

**REMOVE & RETURN EXISTING PARKING METER TO CITY OF MILWAUKEE. CONTRACTOR TO COORDINATE REMOVAL WITH CITY OF MILWAUKEE.**

**REMOVE & RETURN EXISTING LIGHT POLE TO CITY OF MILWAUKEE. CONTRACTOR TO COORDINATE REMOVAL WITH CITY OF MILWAUKEE.**

**MMSD ELECTRIC AND PNEUMATIC LINES SHALL BE PROTECTED THROUGHOUT CONSTRUCTION. CONTRACTOR TO HAVE UTILITIES FIELD LOCATED BY DIGGERS HOTLINE PRIOR TO STARTING WORK.**

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**J. JEFFERS & CO.**

PROJECT INFORMATION

**BLOCK FIVE MIXED-USE DEVELOPMENT**

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

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PROJECT MANAGER MO

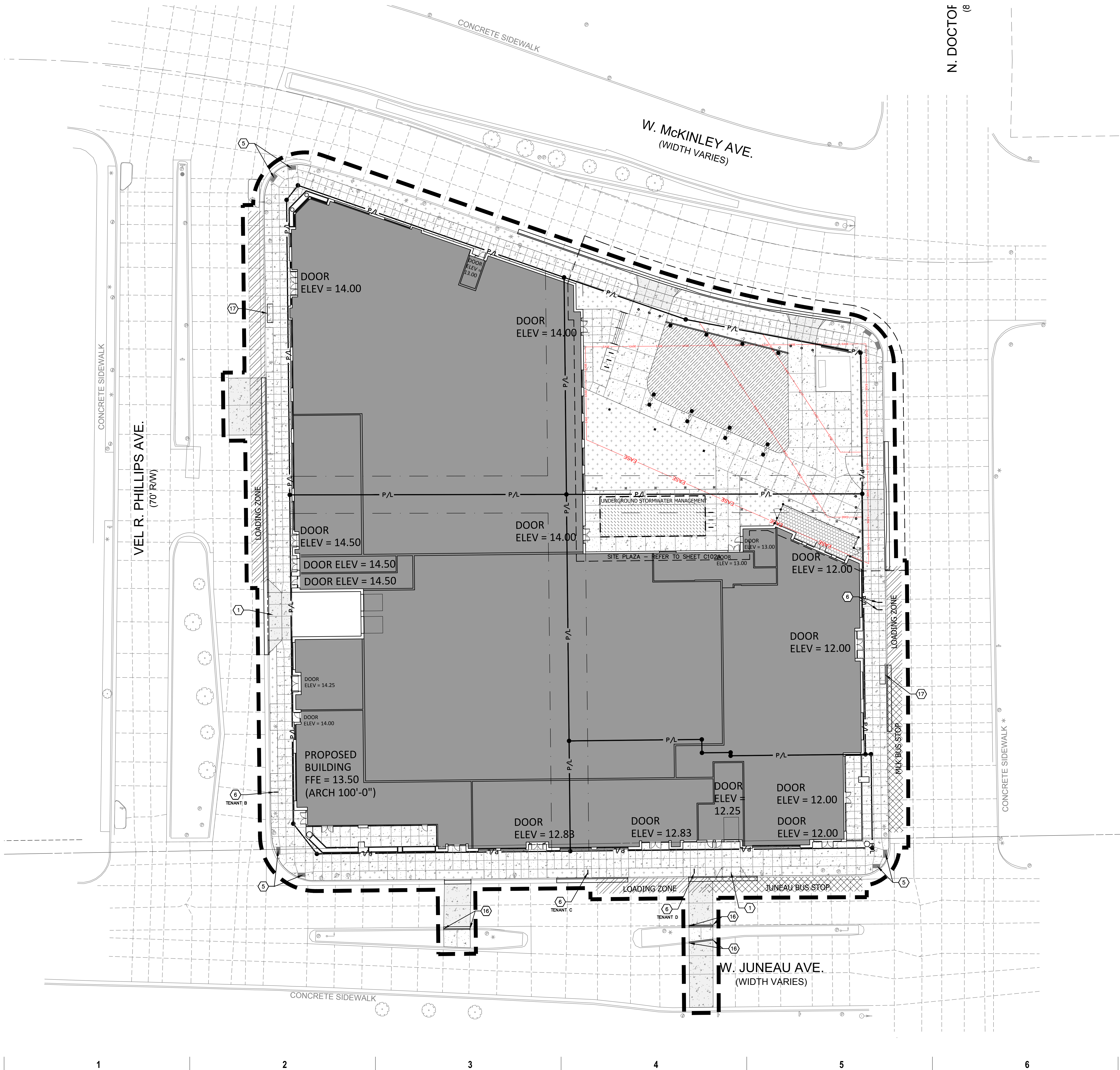
PROJECT NUMBER 123654

**OVERALL SITE DEMOLITION PLAN**

**C101**

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Scale: 0 10 20 40  
Scale: 1" = 20'

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**KEY INDEX**

PROJECT LIMITS  
PROPERTY LINE  
EASEMENT LINE

AREAS DISTURBED BY CONSTRUCTION (NOT SPECIFICALLY CALLED OUT ON THE LANDSCAPE PLANS) TO BE RESTORED WITH MINIMUM 4" TOPSOIL, SEED, FERTILIZER, AND MULCH (TYP). USE SALVAGED TOPSOIL OR IMPORT TOPSOIL IF REQUIRED.

NEW CONCRETE SLAB

NEW HEAVY DUTY CONCRETE SLAB

STAMPED CONCRETE

SYNTHETIC TURF

DOG RUN AREA  
PET ARTIFICIAL TURF WITH DESIGN BUILD SPRAY IRRIGATION.

LOW-SIDE CONCRETE CURB & GUTTER  
31" BARRIER UNLESS OTHERWISE NOTED

DEPRESSED CONCRETE CURB & GUTTER  
31" DEPRESSED UNLESS OTHERWISE NOTED

1 CONCRETE DRIVEWAY APRON

2 31" MOUNTABLE CURB & GUTTER

3 DEPRESSED INTEGRAL CURB & GUTTER

4 10" TRANSITION FROM 31" MOUNTABLE CURB & GUTTER TO 31" BARRIER CURB & GUTTER.

5 NEW ACCESSIBILITY RAMP WITH TRUNCATED DOME DETECTABLE WARNING FIELDS

6 MADRAX "LOFTY" BIKE RACK OR APPROVED EQUAL. INSTALL PER MANUFACTURER DETAILS AND SPECIFICATIONS.

7 REMOVABLE BOLLARDS

8 6" DIAMETER STEEL BOLLARDS.

9 CONCRETE STAIRS AND HANDRAILS

10 4' HIGH DECORATIVE FENCE

11 4' HIGH BY 5' WIDE SINGLE SWING GATE

12 6" WIDE X 18" HIGH CONCRETE CURB HEAD FLUSH WITH CURB HEAD.

13 LIGHT POLE. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.

14 LIGHTED BOLLARD. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.

15 GROUND UPLIGHTING. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.

16 MATCH CURB AND GUTTER IN KIND.

17 SHARED ELECTRIC SCOOTER CORRAL.

18 DECORATIVE PRECAST CONCRETE SCREEN. REFER TO ARCHITECTURAL PLANS FOR MORE INFORMATION.

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**J. JEFFERS & CO.**  
PROJECT INFORMATION  
**BLOCK FIVE MIXED-USE DEVELOPMENT**

**MILWAUKEE BUCKS**

ISSUANCE AND REVISIONS

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02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5 OF MILWAUKEE BUCKS ARENA DEVELOPMENT - GPD

KEY PLAN

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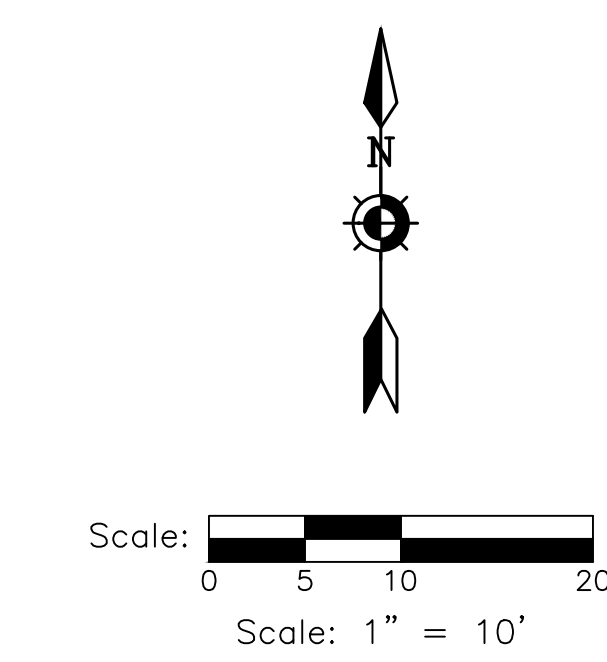
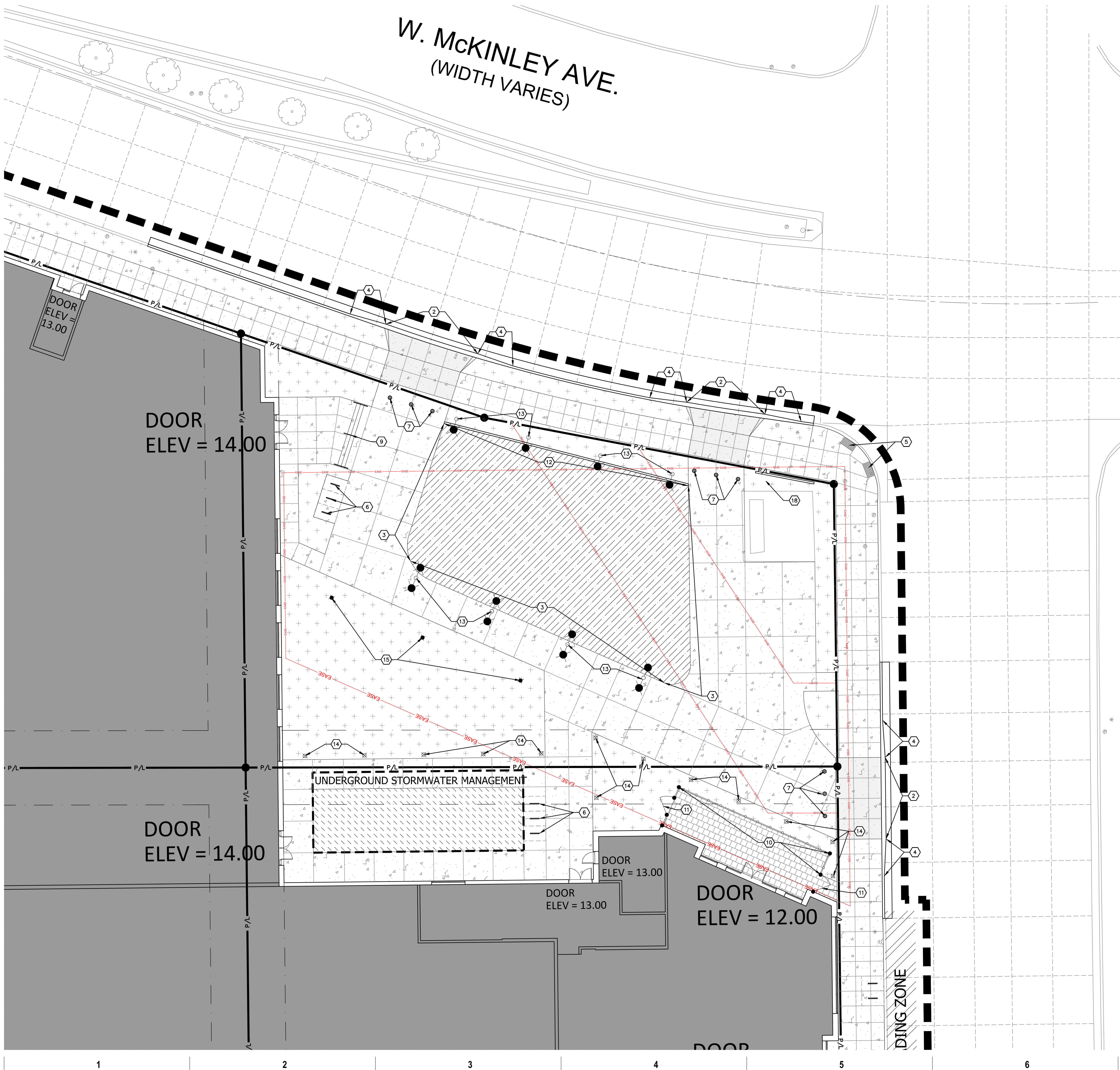
PROJECT MANAGER MO

PROJECT NUMBER 123654

**OVERALL SITE LAYOUT PLAN**

**C102**  
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**KEY INDEX**

- PROJECT LIMITS
- PROPERTY LINE
- EASEMENT LINE
- AREAS DISTURBED BY CONSTRUCTION (NOT SPECIFICALLY CALLED OUT ON THE LANDSCAPE PLANS) TO BE RESTORED WITH MINIMUM 4" TOPSOIL, SEED, FERTILIZER, AND MULCH (TYP). USE SALVAGED TOPSOIL OR IMPORT TOPSOIL IF REQUIRED.
- NEW CONCRETE SLAB
- NEW HEAVY DUTY CONCRETE SLAB
- STAMPED CONCRETE
- SYNTHETIC TURF
- DOG RUN AREA  
PET ARTIFICIAL TURF WITH DESIGN BUILD SPRAY IRRIGATION
- LOW-SIDE CONCRETE CURB & GUTTER  
31" BARRIER UNLESS OTHERWISE NOTED
- DEPRESSED CONCRETE CURB & GUTTER  
31" DEPRESSED UNLESS OTHERWISE NOTED
- CONCRETE DRIVEWAY APRON
- 31" MOUNTABLE CURB & GUTTER
- DEPRESSED INTEGRAL CURB & GUTTER
- 10" TRANSITION FROM 31" MOUNTABLE CURB & GUTTER TO 31" BARRIER CURB & GUTTER.
- NEW ACCESSIBILITY RAMP WITH TRUNCATED DOME DETECTABLE WARNING FIELDS
- MADRIX "LOFTY" BIKE RACK OR APPROVED EQUAL. INSTALL PER MANUFACTURER DETAILS AND SPECIFICATIONS.
- REMOVABLE BOLLARDS
- 6" DIAMETER STEEL BOLLARDS.
- CONCRETE STAIRS AND HANDRAILS
- 4' HIGH DECORATIVE FENCE
- 4' HIGH BY 5' WIDE SINGLE SWING GATE
- 6" WIDE X 18" HIGH CONCRETE CURB HEAD FLUSH WITH CURB HEAD.
- LIGHT POLE. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.
- LIGHTED BOLLARD. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.
- GROUND UPLIGHTING. REFER TO SITE ELECTRICAL PLANS FOR MORE INFORMATION.
- MATCH CURB AND GUTTER IN KIND.
- SHARED ELECTRIC SCOOTER CORRAL
- DECORATIVE PRECAST CONCRETE SCREEN. REFER TO ARCHITECTURAL PLANS FOR MORE INFORMATION.



PROJECT INFORMATION  
**BLOCK FIVE  
MIXED-USE  
DEVELOPMENT**



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

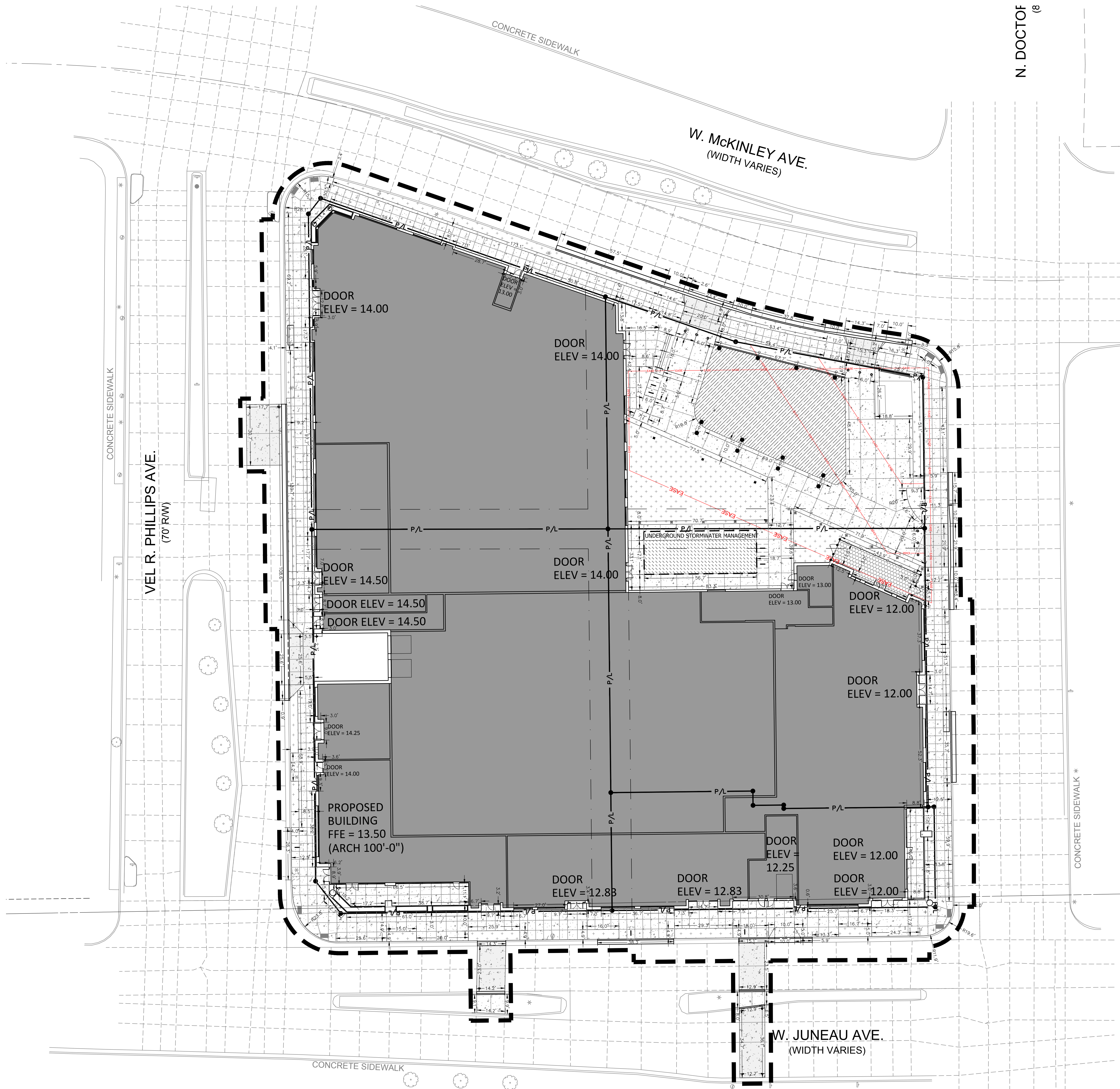
SHEET INFORMATION  
**PROGRESS DOCUMENTS  
NOT FOR CONSTRUCTION**  
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER MO  
PROJECT NUMBER 123654

**SITE LAYOUT PLAN -  
PLAZA**

**C102A**





Scale: 0 10 20 40  
Scale: 1" = 20'

**DIGGERSHOTLINE**  
Dial 811 or (800)242-8511  
www.DiggersHotline.com

**KEY INDEX**

— P/L — PROJECT LIMITS  
— P/L — PROPERTY LINE  
— EASE — EASEMENT LINE



PROJECT INFORMATION

**BLOCK FIVE  
MIXED-USE  
DEVELOPMENT**



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

SHEET INFORMATION

**PROGRESS DOCUMENTS  
NOT FOR CONSTRUCTION**

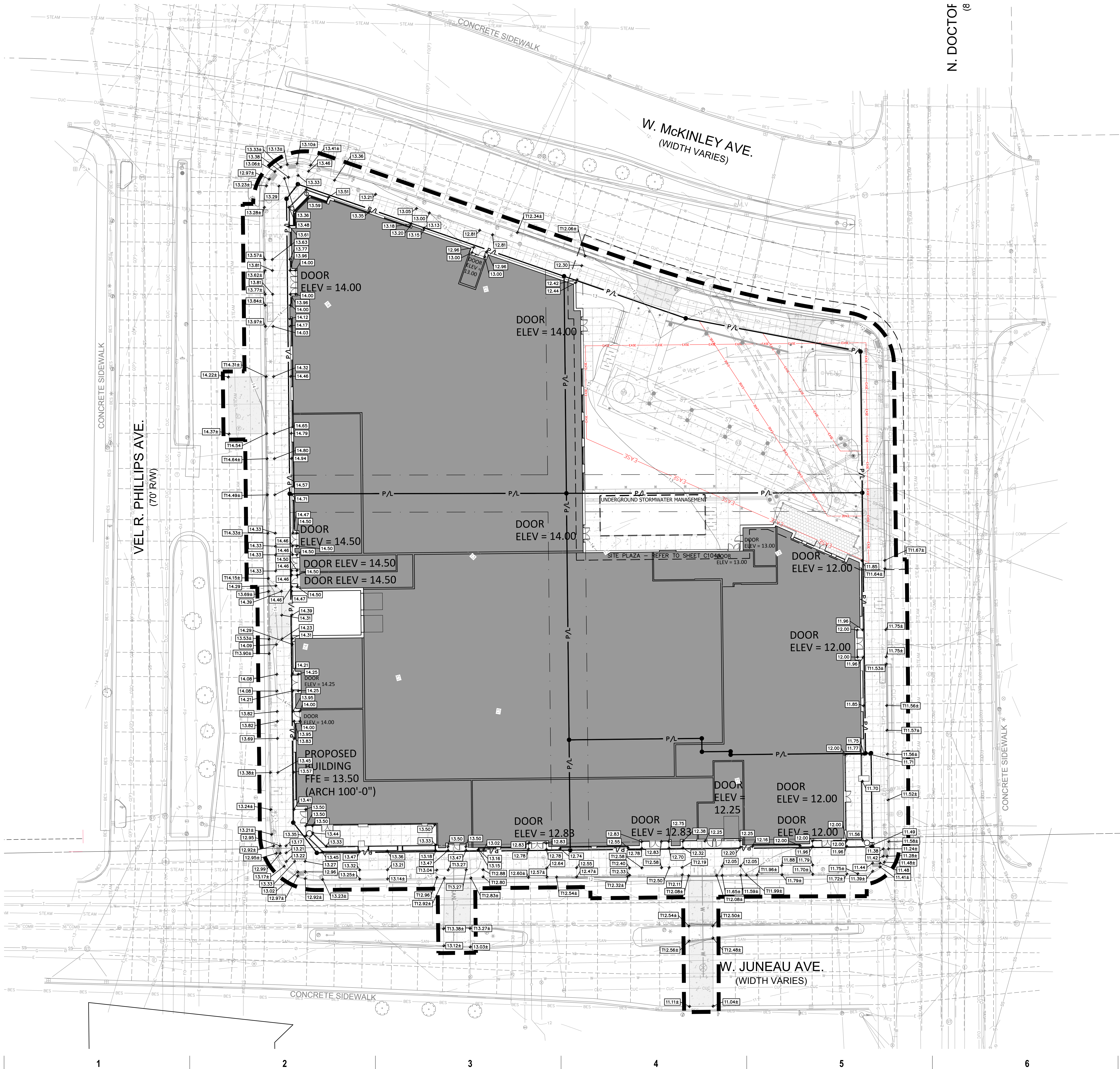
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PROJECT MANAGER MO  
PROJECT NUMBER 123654

**OVERALL SITE  
GEOMETRICS PLAN**

**C103**





Scale: 1" = 20'

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**GRADING NOTES**

GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION AND / OR RELOCATION / ELEVATION ADJUSTMENT OF ALL EXISTING PUBLIC OR PRIVATE UTILITIES WITHIN THE PROJECT LIMITS THAT MAY BE AFFECTED BY TOPOGRAPHICAL CHANGES, UTILITIES, OR OTHER PROPOSED CONSTRUCTION ON THE PROJECT, INCLUDING BUT NOT LIMITED TO ELECTRICAL / FIBER OPTIC / TELEPHONE / CABLE / GAS / WATER / SANITARY / STORM. DEMOLITION / RELOCATION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, LOCAL, AND UTILITY OWNER REGULATIONS.

**KEY INDEX**

— P/L —	PROJECT LIMITS
— EASE —	EASEMENT LINE
— 14 —	EXISTING CONTOUR MINOR
— 15 —	EXISTING CONTOUR MAJOR
— 14 —	PROPOSED CONTOUR MINOR
— 15 —	PROPOSED CONTOUR MAJOR
— 11.00 —	PROPOSED SPOT GRADE
— 12.00 —	MATCH EXISTING GRADE
— 13.00 —	PROPOSED TOP OF CURB GRADE. REFER TO SITE LAYOUT PLANS FOR MORE INFORMATION. GUTTER IS 4" BELOW TOP OF CURB UNLESS OTHERWISE NOTED.
— 14.00 —	MATCH EXISTING TOP OF CURB GRADE. REFER TO SITE LAYOUT PLANS FOR MORE INFORMATION. GUTTER IS 4" BELOW TOP OF CURB UNLESS OTHERWISE NOTED.

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**J. JEFFERS & CO.**  
PROJECT INFORMATION  
**BLOCK FIVE MIXED-USE DEVELOPMENT**

**MILWAUKEE BUCKS**

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5 OF MILWAUKEE BUCKS ARENA DEVELOPMENT - GPD

KEY PLAN

SHEET INFORMATION

**PROGRESS DOCUMENTS NOT FOR CONSTRUCTION**  
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PROJECT MANAGER MO  
PROJECT NUMBER 123654

**OVERALL SITE GRADING PLAN**

**C104**  
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## PROJECT INFORMATION

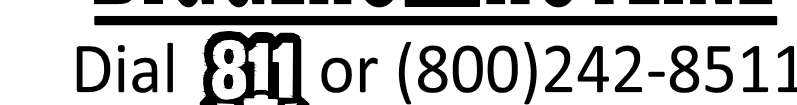
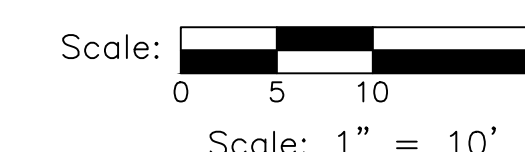
BLOCK FIVE  
MIXED-USE  
DEVELOPMENT



DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

### KEY PLAN


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## GRADING NOTES

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## KEY INDEX

PROJECT LIMITS  
 P/L  
 PROPERTY LINE  
 EASEMENT LINE  
 EXISTING CONTOUR MINOR  
 EXISTING CONTOUR MAJOR  
 PROPOSED CONTOUR MINOR  
 PROPOSED CONTOUR MAJOR  
 PROPOSED SPOT GRADE  
 MATCH EXISTING GRADE  
 PROPOSED TOP OF CURB GRADE. REFER TO SITE LAYOUT PLANS FOR MORE INFORMATION. GUTTER IS 6" BELOW TOP OF CURB UNLESS OTHERWISE NOTED  
 MATCH EXISTING TOP OF CURB GRADE  
 PROPOSED TOP OF MOUNTABLE CURB GRADE. REFER TO SITE LAYOUT PLANS FOR MORE INFORMATION. GUTTER IS 4" BELOW TOP OF CURB UNLESS OTHERWISE NOTED  
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SHEET INFORMATION

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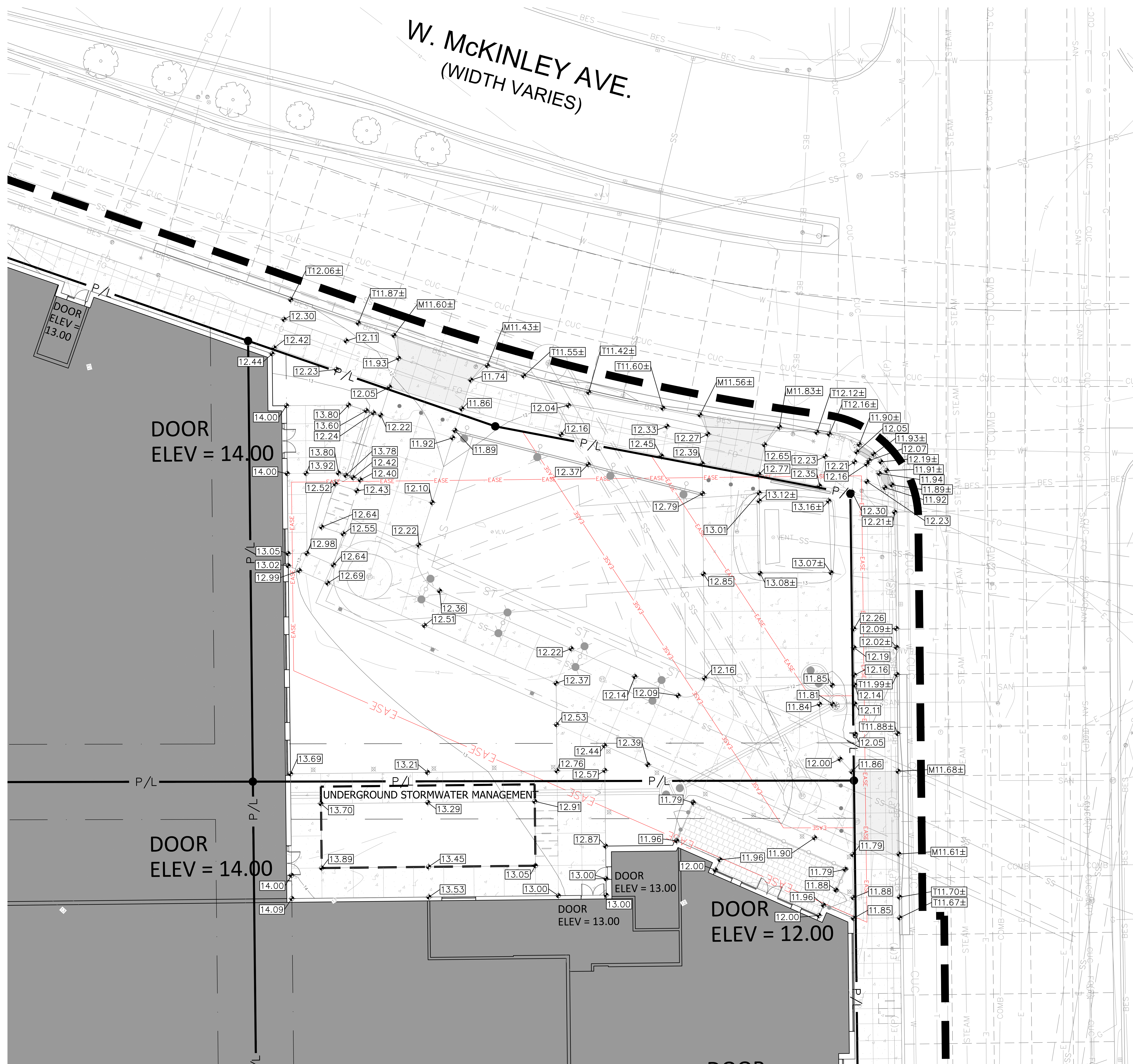
PROJECT MANAGER MO

PROJECT NUMBER	123654
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## SITE GRADING PLAN - PLAZA

# C104A

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## PROJECT INFORMATION

BLOCK FIVE  
MIXED-USE  
DEVELOPMENT



DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

### KEY PLAN

B

SHEET INFORMATION

**PROGRESS DOCUMENTS  
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PROJECT MANAGER MO

PROJECT NUMBER	123654
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## OVERALL SITE UTILITY PLAN

# C105

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N. DOCTOF (8)

1

2

3

4

5

6

1





# E

PROJECT INFORMATION

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**BLOCK FIVE  
MIXED-USE  
DEVELOPMENT**

D



## ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

**C**

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

### KEY PLAN

**B**

## SHEET INFORMATION

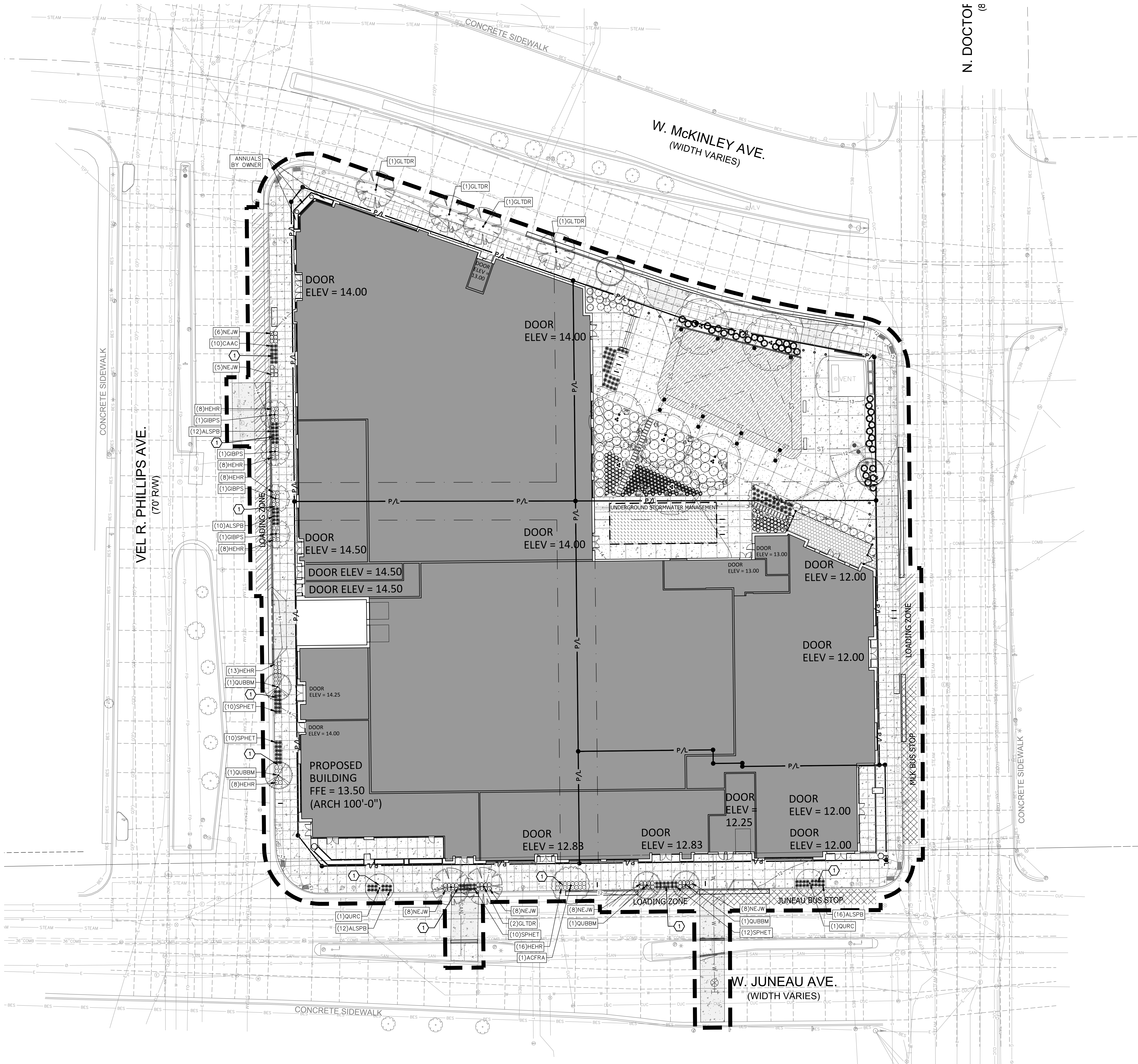
PROJECT MANAGER	MO
PROJECT NUMBER	123654

# OVERALL SITE EROSION CONTROL PLAN

# C106

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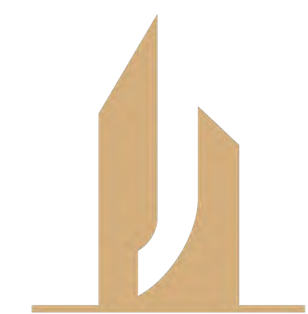




N. DOCTOF  
(8)



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& CO.

PROJECT INFORMATION

BLOCK FIVE  
MIXED-USE  
DEVELOPMENT



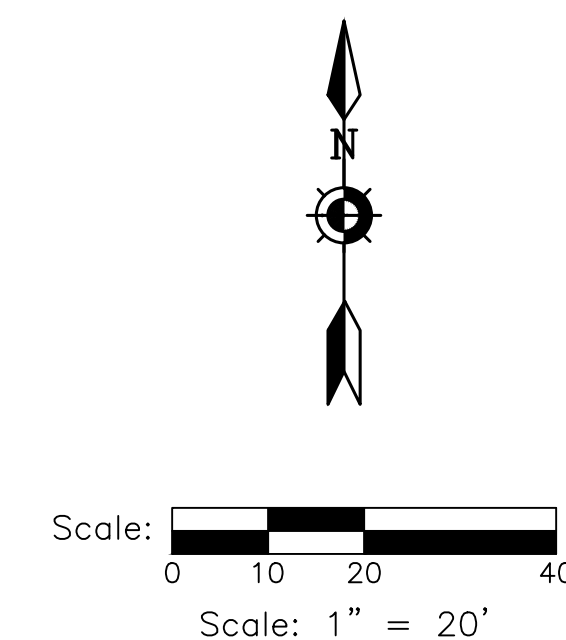
ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

B



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#### HATCH LEGEND

- PROJECT LIMITS
- PROPERTY LINE
- EASEMENT LINE
- OUTCROPPING STONE ACCENTS/INFORMAL SEATING
- AREAS DISTURBED BY CONSTRUCTION TO BE RESTORED WITH MINIMUM 4" TOPSOIL, LAWN GRASS SEED, FERTILIZER, AND MULCH (TYP). USE SALVAGED TOPSOIL OR IMPORT TOPSOIL IF REQUIRED.
- PLANT "CODE" REFERENCES TO THE PLANT SCHEDULE
- QUANTITY OF PLANTS IN THE PLANT GROUPING
- LEADER LINE
- PLANT SYMBOL (SYMBOL VARIES)

#### KEY INDEX

(1) SHREDDED HARDWOOD MULCH

(6) L201

SHEET INFORMATION

PROGRESS DOCUMENTS  
NOT FOR CONSTRUCTION

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PROJECT MANAGER MO

PROJECT NUMBER 123654

OVERALL SITE  
LANDSCAPE PLAN

L101

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**HATCH LEGEND**

- PROJECT LIMITS
- PROPERTY LINE
- EASEMENT LINE
- OUTCROPPING STONE ACCENTS/INFORMAL SEATING
- AREAS DISTURBED BY CONSTRUCTION TO BE RESTORED WITH MINIMUM 4" TOPSOIL, LAWN GRASS SEED, FERTILIZER, AND MULCH (TYP). USE SALVAGED TOPSOIL OR IMPORT TOPSOIL IF REQUIRED.
- PLANT "CODE" REFERENCES TO THE PLANT SCHEDULE
- QUANTITY OF PLANTS IN THE PLANT GROUPING
- LEADER LINE
- PLANT SYMBOL (SYMBOL VARIES)

**KEY INDEX**

1	SHREDDED HARDWOOD MULCH	6 L201
2	OUTCROPPING STONE ACCENTS/INFORMAL SEATING	7 L201
3	RECTANGULAR PRECAST CONCRETE STEPPERS	
4	TYPE - SORENO COLOR - LIGHT GRANITE MATERIAL - UNLOCK SIZE 16"x32"x2"	
5	BENCH	
6	FENCE AROUND PATIO (SEE CIVIL AND ARCHITECTURAL DRAWINGS)	
7	HANGING LIGHT SUPPORT POLE (SEE SITE LIGHTING PLAN)	
8	REMOVABLE BOLLARDS (SEE CIVIL PLANS)	
9	RAISED PRECAST CONCRETE PLANTERS	
10	DECORATIVE PRECAST CONCRETE SCREEN (SEE ARCHITECTURAL PLANS)	
11	BIKE RACKS (SEE CIVIL PLANS)	
12	BOLLARD LIGHT (SEE SITE LIGHTING PLAN)	
13	TREE UP LIGHT (SEE SITE LIGHTING PLAN)	

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PROJECT INFORMATION  
**BLOCK FIVE MIXED-USE DEVELOPMENT**

**MILWAUKEE BUCKS**

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

DPD ZONING SUBMITTAL FOR BLOCK 5 OF MILWAUKEE BUCKS ARENA DEVELOPMENT - GPD

KEY PLAN

**PROGRESS DOCUMENTS NOT FOR CONSTRUCTION**  
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**SHEET INFORMATION**

PROJECT MANAGER MO  
PROJECT NUMBER 123654

**SITE LANDSCAPE PLAN - PLAZA**

**L101A**  
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Plant Schedule						
Code	Scientific Name	Common Name	Quantity	Spacing	Install Size	Mature Size (Height/Spread)
Canopy Trees: (Install in accordance with detail 3/L201)						
ACFRA	Acer x freemanii 'Armstrong'	Armstrong Maple	1	Per Plan	3" caliper B&B	50'-60'/15'-20'
GIBPS	Ginkgo biloba 'Princeton Sentry'	Princeton Sentry Ginkgo (male)	5	Per Plan	3" caliper B&B	40'/15'
GLTDR	Gleditsia triacanthos 'Draves'	Street Keeper Honeylocust	6	Per Plan	3" caliper B&B	45'/20'
QUBBM	Quercus bicolor 'Bonnie and Mike'	Beacon Swamp White Oak	4	Per Plan	3" caliper B&B	35'/15'
QURC	Quercus robur x alba 'Crimschmidt' PP9,103	Crimson Spire Oak	2	Per Plan	2.5" caliper B&B	45'/15'
Ornamental Trees: (Install in accordance with detail 3/L201)						
BENI	Betula nigra	River Birch	7	Per Plan	16' multi-stem B&B	40'-70'/35'-50'
SYRIS	Syringa reticulata 'Ivory Silk'	Ivory Silk Japanese Tree Lilac	2	Per Plan	3" caliper B&B	25'/15'
Deciduous Shrubs: (Install in accordance with detail 4/L201)						
ARME	Aronia melanocarpa var. 'Elata'	Glossy Black Chokeberry	15	Per Plan	24" tall pot	5'-7'/4'-6'
DILO	Diervilla lonicera	Dwarf Bush Honeysuckle	11	Per Plan	18" tall pot	2'-3'/4'-5'
RHARG	Rhus aromatica 'Gro-Low'	Gro-Low Sumac	33	Per Plan	18" spread pot	2'-3'/6'-8'
Evergreen Shrubs: (Install in accordance with detail 4/L201)						
BUKO	Buxus koreana 'Green Velvet'	Green Velvet Boxwood	25	Per Plan	18" tall pot	3'-4'/4'-5'
JUCSOG	Juniperus chinensis 'Sea of Gold'	Sea of Gold Juniper	36	Per Plan	18" spread pot	3-5'/4'
JUCTR	Juniperus chinensis 'Trautman'	Trautman Juniper	3	Per Plan	6' tall B&B	12'/4'
TAMEV	Taxus x media 'Everlow'	Everlow Yew	11	Per Plan	24" spread pot	2'-3'/4'-5'
Perennials: (Install in accordance with detail 5/L201)						
ALSPB	Allium x 'Summer Peek-a-Boo'	Summer Peek-a-Boo Globe Lily	50	Per Plan	#1 cont.	8"-12"/18"-24"
CAAC	Calamagrostis x acutiflora Karl Foerster	Karl Foerster Reed Grass	10	Per Plan	#1 cont.	4'-5'/18"-24"
CAVU	Carex vulpinoidea	Fox Sedge	58	Per Plan	#1 cont.	12"-36'/6"-24"
HECI	Heuchera 'Citronelle' PP17,934	Citronelle Coralbells	95	Per Plan	#1 cont.	12"-14"/14"-18"
HEHR	Hemerocallis 'Happy Returns'	Happy Returns Daylily	69	Per Plan	#1 cont.	12"-18"/16"-24"
MAST	Matteuccia struthiopteris	Ostrich Fern	83	Per Plan	#1 cont.	24"-60"/24"-36"
NEJW	Nepeta x 'Junior Walker'	Junior Walker Catmint	43	Per Plan	#1 cont.	15"-18"/30"-36"
SPHET	Sporobolus heterolepis 'Tara'	Tara Prairie Dropseed	42	Per Plan	#1 cont.	18"-24"/18"-24"
NOTE: Plant quantities indicated in the plant schedule are for convenience only. Installation contractor is responsible for verifying plant count on the landscape plan. When discrepancies between the plant schedule, labels and the landscape plan occur, the quantity drawn on the landscape plan shall be the official quantity.						

1

L201

PLANT SCHEDULE

REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION

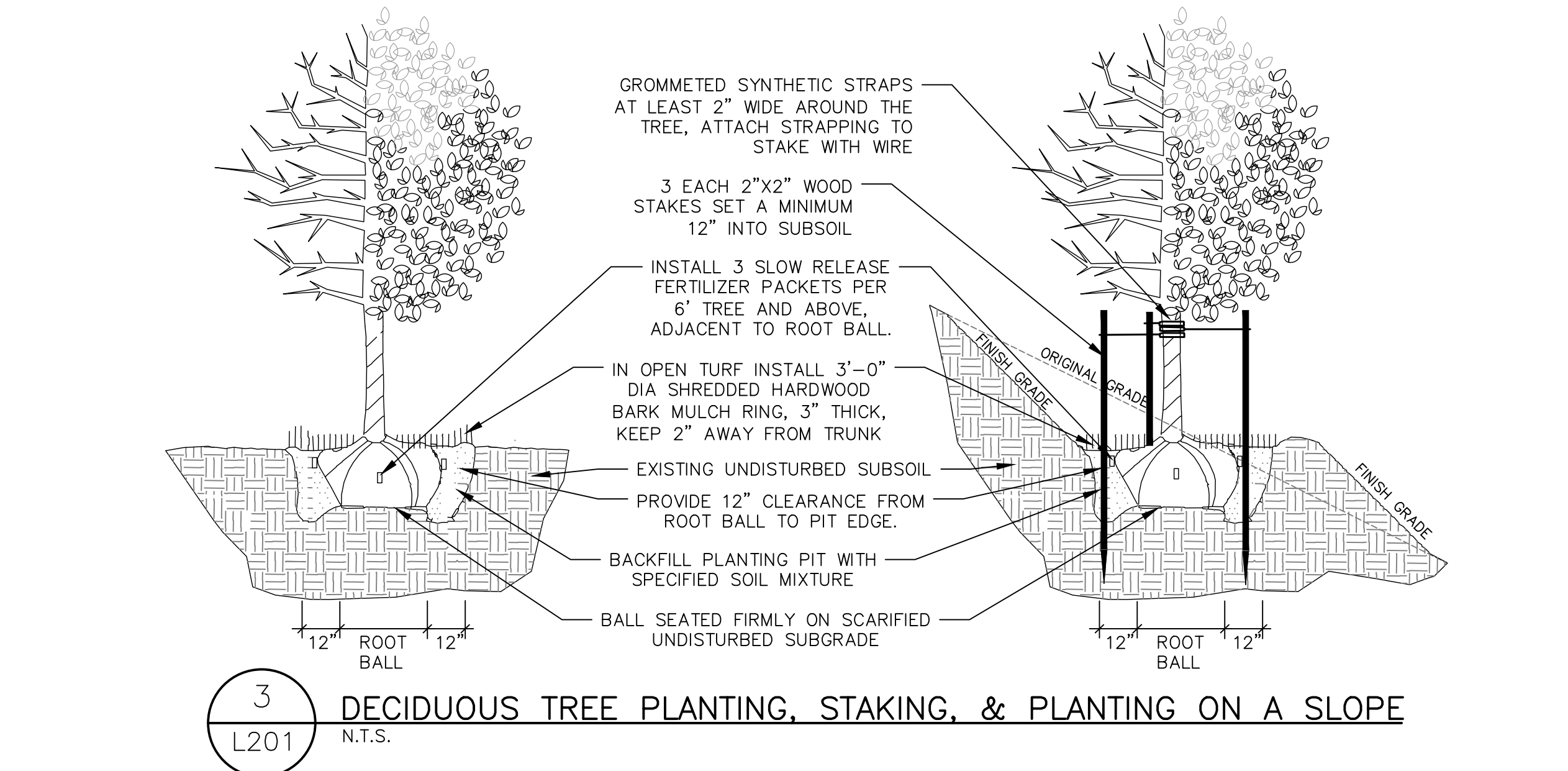
- ALL PLANT MATERIAL SHALL BE OBTAINED FROM A NURSERY LOCATED IN ZONE 5, CONFORM TO APPLICABLE REQUIREMENTS OF THE CURRENT EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK, AND BOTANICAL NAMES SHALL BE ACCORDING TO THE CURRENT EDITION OF "STANDARDIZED PLANT NAMES" PREPARED BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURE NOMENCLATURE.
- CONTRACTOR TO PROVIDE TO THE LANDSCAPE ARCHITECT SAMPLES OF ALL BARK AND MINERAL/STONE MULCHES, DECORATIVE GRAVELS, MAINTENANCE STRIP STONE, OR OTHER GROUND COVER MATERIALS FOR APPROVAL PRIOR TO INSTALLATION.
- BARK MULCH TO BE FRESHLY ACQUIRED SHREDDED HARDWOOD MULCH. DOUBLE MILLED, EXCESSIVE DIRT AND DUST LIKE MATERIAL OR OLD MATERIAL IS NOT ACCEPTABLE.
- ALL PLANTING AREAS TO RECEIVE A 3-INCH THICK LAYER OF SHREDDED HARDWOOD MULCH OVER TYPAR PROFESSIONAL WEED FABRIC. NO WEED BARRIER FABRIC IN PERENNIAL AREAS.
- INSTALL SHOVEL CUT EDGE AROUND ALL INDIVIDUAL TREES AND SHRUBS IN LAWN AREAS AND ALONG PAVEMENT WHERE PLANTING AREAS ABUT TO PREVENT SHREDDED HARDWOOD MULCH FROM SPILLING OUT OF PLANTING AREA.
- CONTRACTOR RESPONSIBLE FOR MAINTENANCE OF PLANT MATERIAL FOR 90 DAYS FROM INSTALLATION, INCLUDING WATERING, WEEDING, ETC. CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE OF SEEDED AREAS FOR 60 DAYS FROM INSTALLATION, INCLUDING WATERING, WEEDING, ETC. CONTRACTOR TO PROVIDE AND REVIEW MAINTENANCE INSTRUCTIONS WITH THE OWNER PRIOR TO THE COMPLETION OF THESE MAINTENANCE PERIODS. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.
- CLEANLY PRUNE AND REMOVE DAMAGED BRANCHES, DEAD WOOD, AND ROOTS IMMEDIATELY PRIOR TO PLANTING. DO NOT CUT LEADERS OR LEAVE "V" CROTCHES OR DOUBLE LEADERS UNLESS A MULTI-STEM TREE IS SPECIFIED.
- REMOVE BURLAP, WIRE BASKET, ROPE, TWINE, AND ALL SYNTHETIC MATERIAL FROM THE ROOTS, TRUNK, OR CROWN OF PLANT.
- REMOVE EXCESS SOIL ABOVE ROOT COLLAR.
- PLANT TREES AND SHRUBS SO THAT THE ROOT COLLAR IS 2" ABOVE FINISHED GRADE OR SEVERAL INCHES ABOVE GRADE IF PLANT IS INSTALLED IN POOR SOILS.
- PLANT TREES AND SHRUBS WITH SAME ORIENTATION AS WHEN HARVESTED FROM THE NURSERY OR TO SHOWCASE THE MOST AESTHETIC VIEW.
- PLANT ALL TREES WITH THREE SLOW RELEASE FERTILIZER PACKETS, SPACED EQUIDISTANT AROUND THE EDGE OF THE ROOT BALL.
- PLANT ALL SHRUBS WITH ONE SLOW RELEASE FERTILIZER PACKET, PLACED BELOW THE ROOTING SYSTEM.
- WATER AND TAMP BACKFILL AND ROOTS OF ALL NEWLY SET PLANT MATERIAL SO THE SOIL AND ROOTS ARE THOROUGHLY SOAKED AND AIR POCKETS ARE REMOVED.
- FOR INDIVIDUAL TREES PLANTED IN TURF AREAS, PROVIDE CONTINUOUS 3" SOIL SAUCER TO CONTAIN WATER & MULCH (TREES ON SLOPES SHALL BE SAUCERED ON THE DOWNHILL SIDE)
- INSTALL 3" THICK SHREDDED HARDWOOD MULCH RING 3'-0" DIA. FOR DECIDUOUS TREES, KEEP MULCH 2" AWAY FROM TRUNKS.
- STAKING - ONLY STAKE EVERGREEN TREES 5'-0" OR GREATER IN HEIGHT OR TREES THAT ARE UNABLE TO REMAIN UPRIGHT AFTER PLANTING. TREES WILL BECOME STRONGER FASTER WHEN THE TOP 2/3 OF THE TREE IS FREE TO SWAY. DO NOT ATTACH WIRE DIRECTLY TO TREES OR THROUGH HOSES - UTILIZE GROMMETED, SYNTHETIC STRAPS AT LEAST 2" WIDE AROUND THE TREE, ATTACH STRAPPING TO STAKE WITH WIRE. STAKE ONLY WHEN NECESSARY. STAKES SHOULD BE DRIVEN DEEPLY INTO THE GROUND TO PREVENT DISLODGING. CHECK AT LEAST EVERY THREE MONTHS FOR BINDING OR OTHER PROBLEMS. STAKES AND TIES SHOULD BE REMOVED SIX MONTHS TO ONE YEAR AFTER PLANTING.
- REFER TO SPECIFICATIONS 32 93 00 PLANTS AND 32 92 00 TURF AND GRASSES FOR ADDITIONAL INFORMATION.

2

L201

LANDSCAPE NOTES

REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION

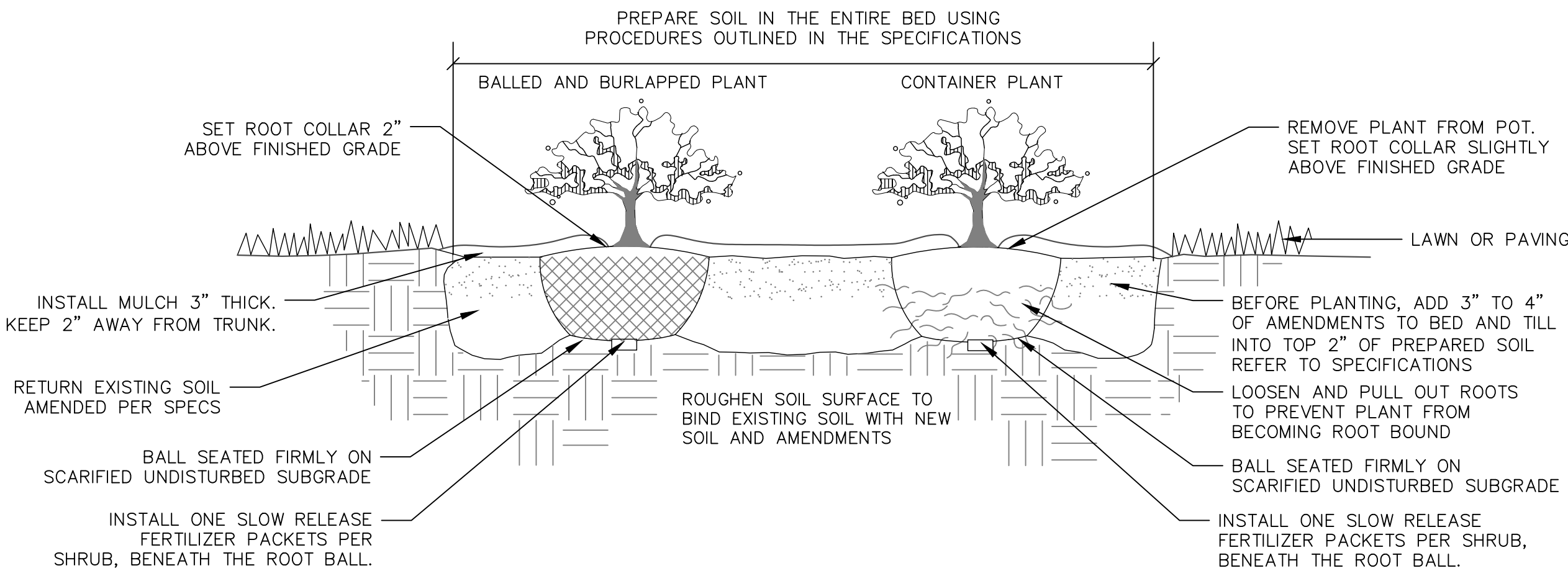


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L201

DECIDUOUS TREE PLANTING, STAKING, & PLANTING ON A SLOPE

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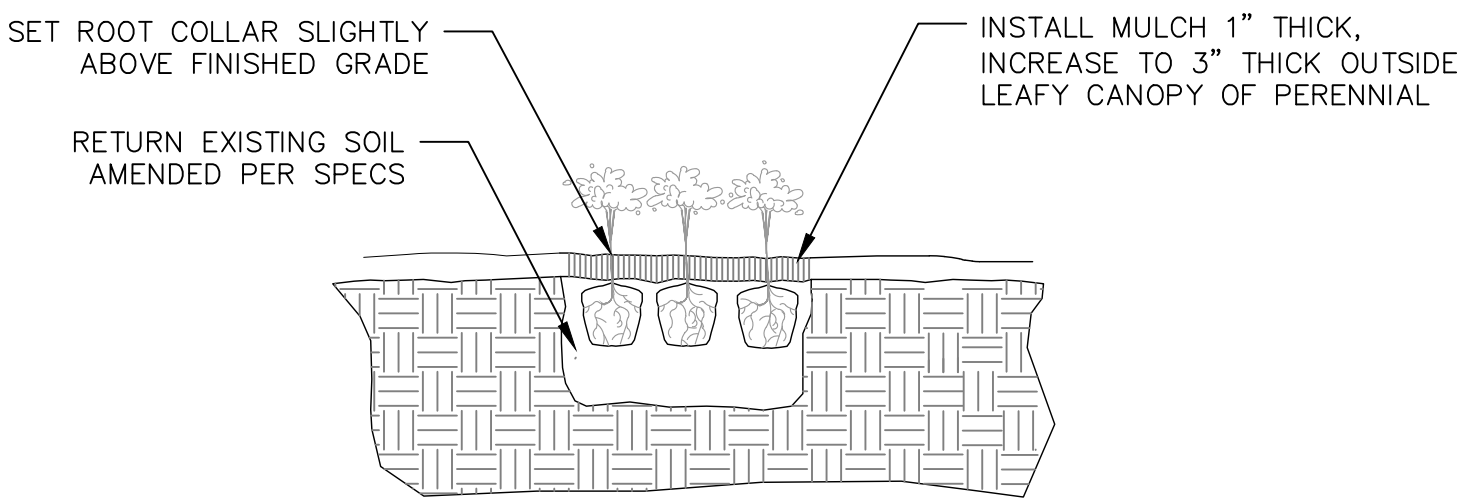


4

L201

DECIDUOUS & EVERGREEN SHRUB PLANTING

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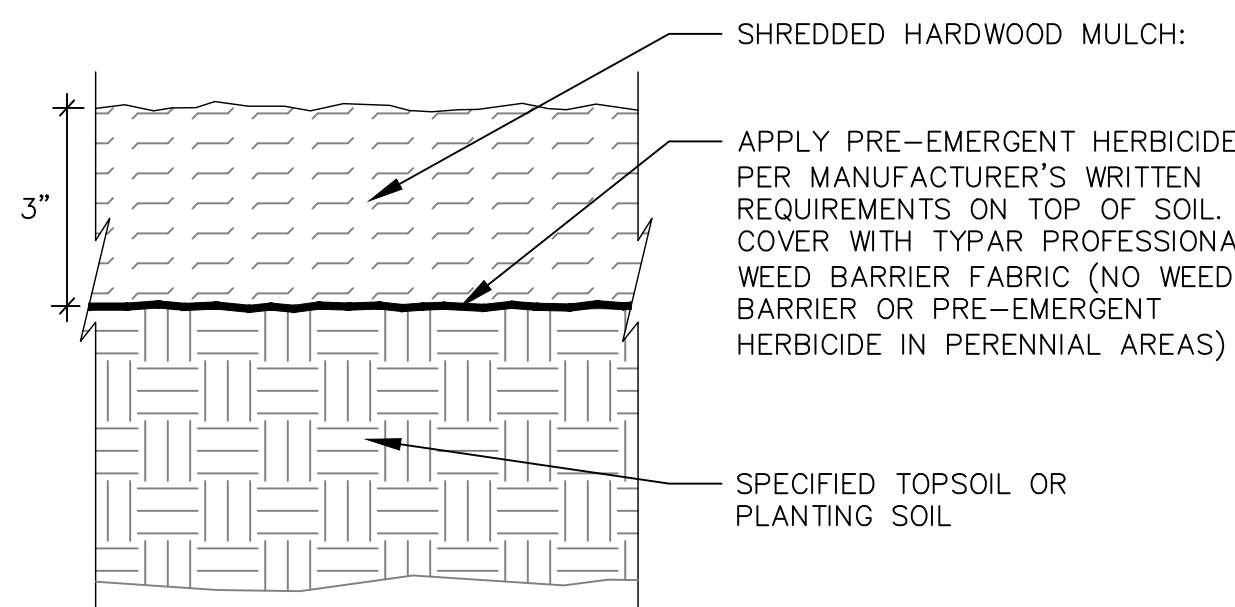


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L201

PERENNIAL PLANTING

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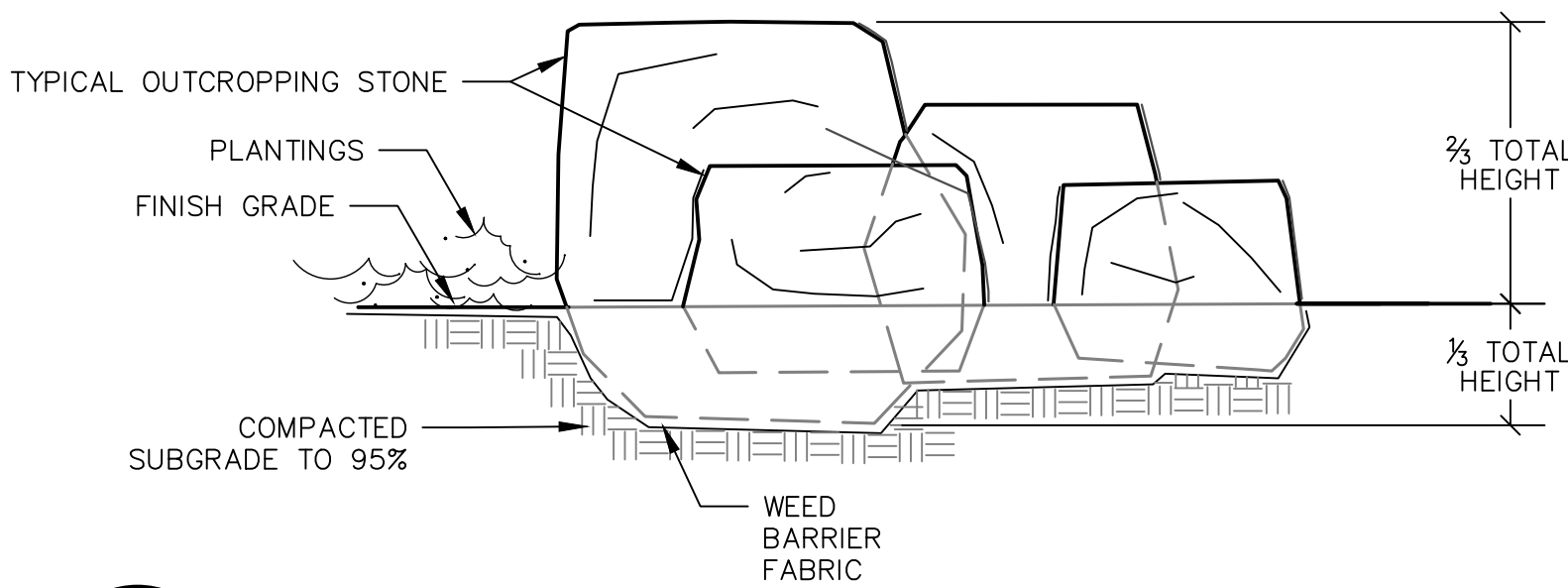


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L201

SHREDDED HARDWOOD MULCH SECTION

N.T.S.



7

L201

TYPICAL OUTCROPPING STONE ACCENT INSTALLATION

N.T.S.



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E



PROJECT INFORMATION

BLOCK FIVE  
MIXED-USE  
DEVELOPMENT

D



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
02/14/2025	DESIGN DEVELOPMENT

C

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

B

SHEET INFORMATION

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PROJECT MANAGER MO

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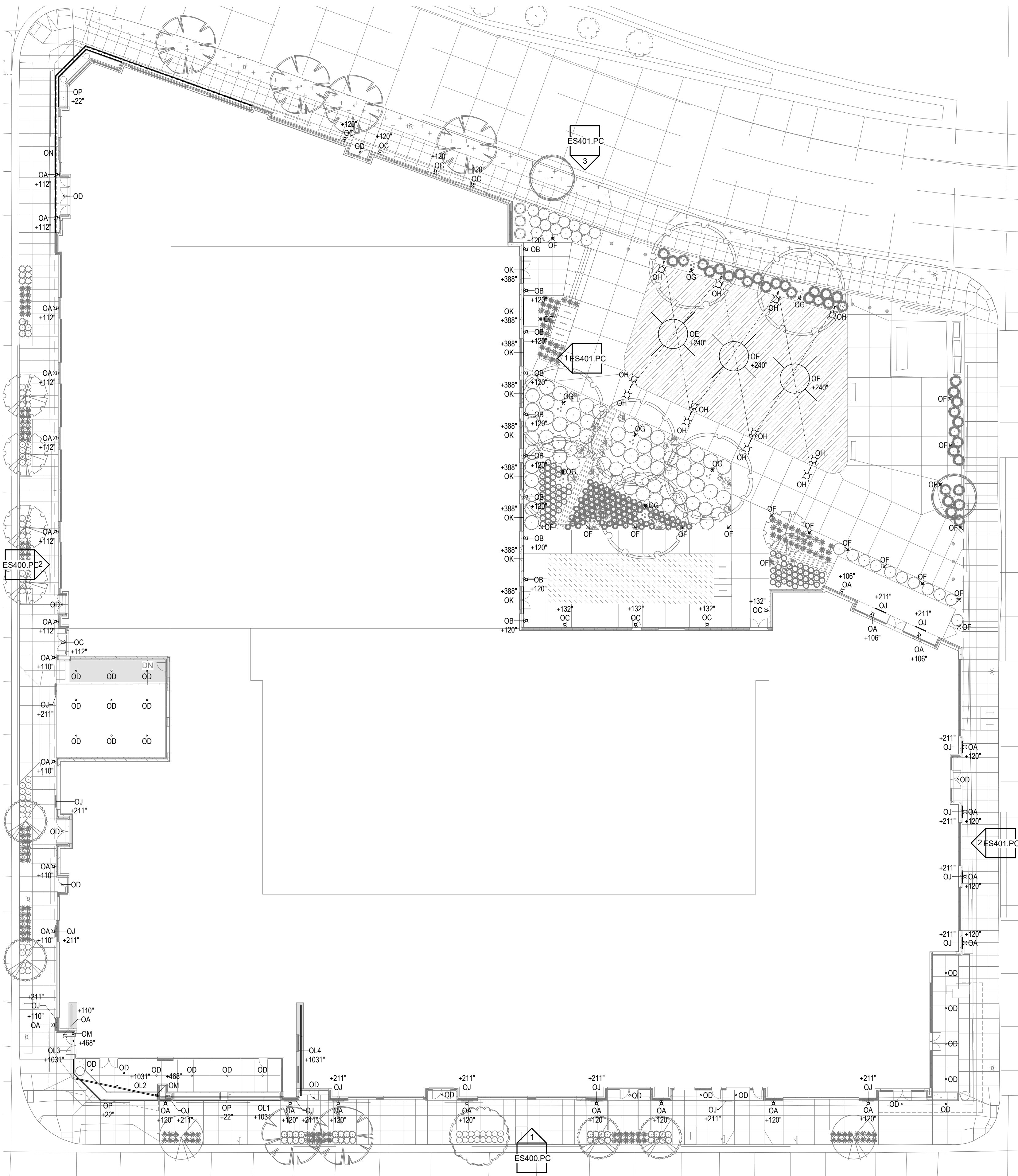
PROJECT NUMBER 123654

SITE LANDSCAPE  
DETAILS

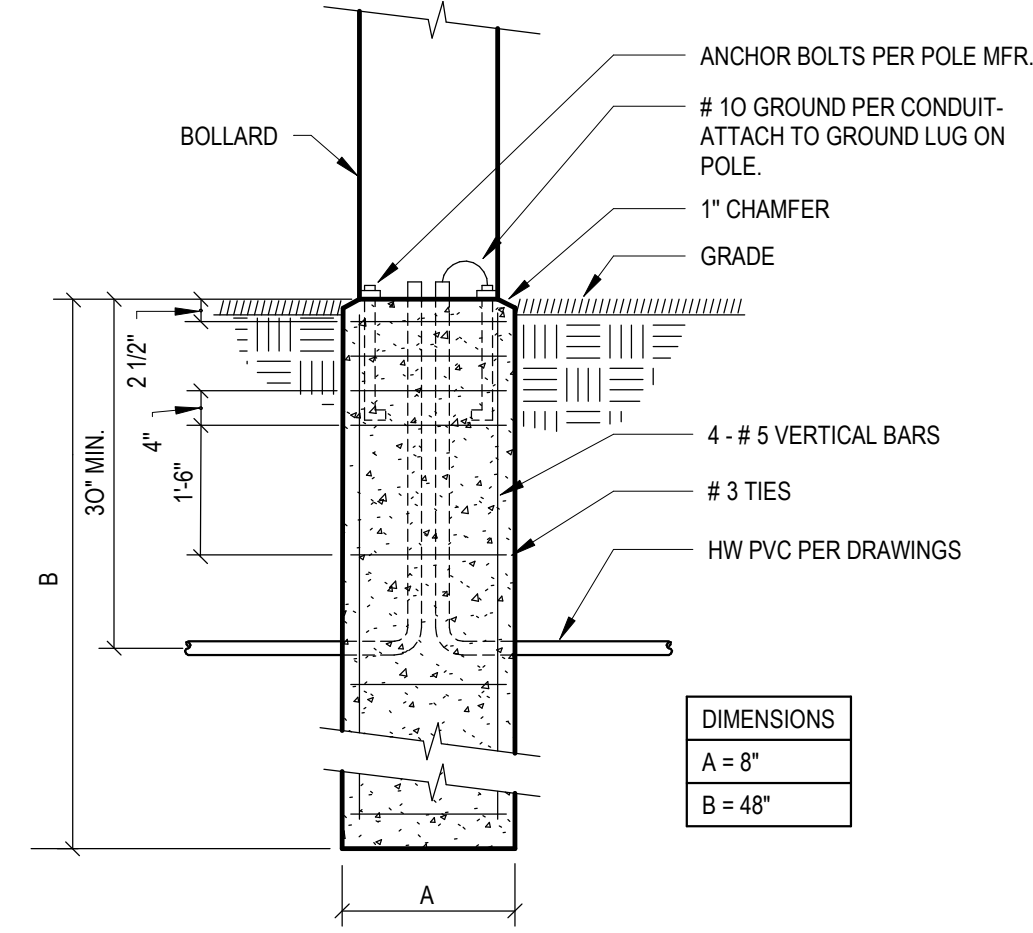
L201

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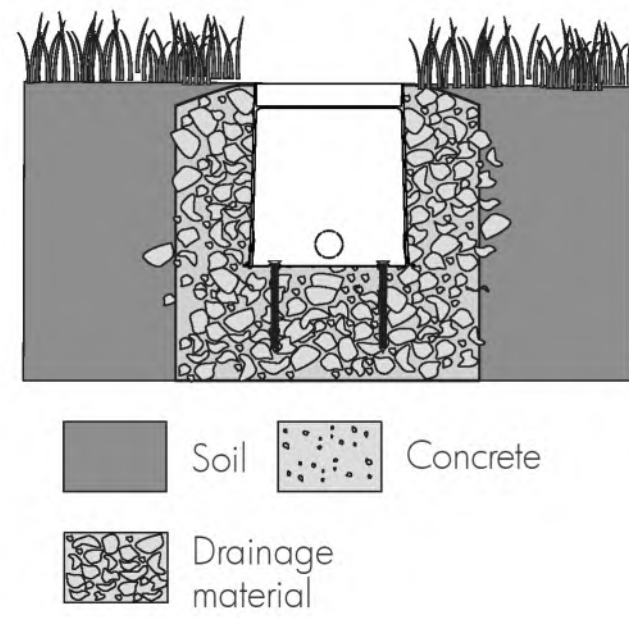




1 ELECTRICAL SITE PLAN  
1" = 20'-0" | ES100.PC



2 BOLLARD BASE DETAIL  
ES100.PC NOT TO SCALE



3 TREE ACCENT INSTALLATION DETAIL  
ES100.PC NOT TO SCALE

LIGHTING FIXTURE SCHEDULE - PLAN COMMISSION																			
TYPE	DESCRIPTION	FIXTURE TYPE	LIGHT SOURCE	K	CRI	DRIVER TYPE	BALLAST TYPE	NO.	WATTS	VOLTS	MOUNTING TYPE	HEIGHT	CEILING TYPE	FIXTURE DEPTH	MANUFACTURER	SPECIFIED FIXTURE MODEL NO.	OPTIONS	FINISH	REMARKS
OA	6" WALL SCONCE - DOWN, TYPE I	LED	IN UNIT	4000	80+	ST	1	19	120	W	SFP	N	10 1/2"	LUMINIS	SYR600-L1L25-LD1-40K-MVOLT-##		--	A/O	--
OB	6" WALL SCONCE - UP/DOWN, TYPE I	LED	IN UNIT	4000	80+	ST	1	19	120	W	SFP	N	10 1/2"	LUMINIS	SYR602-L1L25-LD1-UL1L20-UNR-40K-MVOLT-##		--	A/O	--
OC	EXTERIOR WALL PACK	LED	IN UNIT	4000	70+	ST	1	24	120	W	SFP	N	3"	LITHONIA	WPX1 LED P2-40K-MVOLT-##		--	A/O	--
OD	EXTERIOR 4" DOWNLIGHT	LED	IN UNIT	4000	80+	0-10V	1	14	120	R	--	V	4"	LUMENWERK	VOSEALARR-RGT-SW-C-##-UNV-14W-D1 / VCM-SW-90-2-80-40 / VOSEALARR-RGT-SOL-SR-##		--	A/O	--
OE	10'-0" SUSPENDED RING FIXTURE	LED	IN UNIT	4000	80+	0-10V	1	155	120	P	SFP	N	4"	STRUCTURA	AURA-RNG-0-10-LQHQ-##-CA		--	A/O	3
OF	40" UT BOLLARD	LED	IN UNIT	4000	80+	0-10V	1	10	120	S	GRADE	N	40"	BULLARD	BO-1301-BL-LK40-C80-DIM-##		--	A/O	1
OG	TREE ACCENT FIXTURE	LED	IN UNIT	4000	80+	0-10V	1	30	120	S	GRADE	N	12 1/2"	LUMENPULSE	LBILD-WO-120/277-40K-DIM-##-##		--	A/O	2
OH	POLE-MOUNT FIXTURE	LED	IN UNIT	4000	80+	ST	1	25	120	PL	18'-0" AFG TCF	N	5 1/2"	LUMINIS	CT103-L2L25-40K-MVOLT-WM-##		--	A/O	4
OJ	FAÇADE ACCENT FIXTURE - LINEAR	LED	IN UNIT	4000	80+	0-10V	1	15	120	S	SFP	N	3 1/2"	LUMENPULSE	LFP-SA-UL-120-277-48-##-40K-80-9XS-##-##-DIM-##		--	A/O	--
OK	RECESSED ACCENT FIXTURE - LINEAR	LED	IN UNIT	4000	80+	0-10V	1	30	120	S	SFP	N	3 1/2"	LUMENPULSE	LFP-CR-JL-120-277-48-##-40K-80-9XS-##-##-DIM-##		--	A/O	--
OL1	CROWN ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
OL2	CROWN ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
OL3	CROWN ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
OL4	CROWN ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
OM	BRICK FACE ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
ON	CANOPY ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	ACCLAIM	FTW-128-XBHAHN			--	WH	--
OP	PLANTER BOX ACCENT FIXTURE	LED	IN UNIT	0	0-10V	1	0	120	S	SFP	N	1"	KKDC	TTMI MICRO RS07			--	SF	--

FIXTURE TYPE	DRIVER/BALLAST TYPE	MOUNTING TYPE	CEILING TYPE	FINISHES					
ABBR.	DESCRIPTION	ABBR.	DESCRIPTION	ABBR.	DESCRIPTION				
F	FLUORESCENT	0-10V	0-10 VOLT DIMMING	AFF	ABOVE FINISH FLOOR	DW	DRYWALL	A/O	COLOR AS SELECTED BY ARCHITECT/OWNER
H	HID	D1	DIMMING 1-100%	AFG	ABOVE FINISH GRADE	ES	EXPOSED STRUCTURE	BA	BRUSHED ALUMINUM
HAL	HALOGEN	D5	DIMMING 5-100%	P	PENDANT	LG	LAY-IN GRID	BK	BLACK
I	INCANDESCENT	D10	DIMMING 10-100%	PL	POLE	N	NONE	BN	BRUSHED NICKEL
LED	LIGHT EMITTING DIODE	DST	STEP DIMMING 50/100%	R	RECESS	V	VARIES	BZ	BRONZE
		ET	ELECTRONIC	S	SURFACE			CF	CUSTOM FINISH
		M	MAGNETIC	W	WALL MOUNTED			SF	STANDARD FINISH
		PS	PULSE START					SN	SATIN NICKEL
		ST	STANDARD					SS	SEMI-SPECULAR
		XFMR	TRANSFORMER					WH	WHITE

LIGHT FIXTURE SCHEDULE REMARKS:  
1. REFER TO DETAIL 2/ES100.PC FOR BOLLARD BASE DETAIL.  
2. REFER TO DETAIL 3/ES100.PC FOR TREE ACCENT LIGHTING INSTALLATION DETAIL.  
3. PROVIDE WITH STRUCTURA POLE. MODEL NUMBER "BEAM-20-10-##-##-A10-B16-##-CAT-GFCO-BC-STD".  
4. FIXTURE SHALL MOUNT TO STRUCTURA POLE.

- GENERAL NOTES:**
- SITE LIGHTING PHOTOMETRIC CALCULATIONS WERE PERFORMED IN VISUAL 2020 LIGHTING SOFTWARE.
  - ALL PHOTOMETRIC POINTS ARE AT -0'-0" AFG.
- LIGHTING:**
- NOTE: SHADING ANY OF THE LIGHTING FIXTURE INDICATES UNIT IS WIRED TO AN EMERGENCY OR NIGHT LIGHTING CIRCUIT.
- CEILING MOUNTED FIXTURE - SURFACE / RECESSED
- FIXTURE DESIGNATION (SEE SCHEDULE)
- SWITCH LEG. NO DESIGNATION INDICATES PORTION OF CIRCUIT SWITCHED FROM LOCAL SWITCH AND/OR OCCUPANCY SENSOR
- SWITCHING DEVICE. NO DESIGNATION INDICATES PORTION OF CIRCUIT SWITCHED FROM LOCAL SWITCH AND/OR OCCUPANCY SENSOR.
- (R) CIRCUIT SWITCHED VIA RELAY IN RELAY CABINET
- CIRCUIT NUMBER (SEE PANEL BOUNDARIES)
- CEILING MOUNTED DOWNLIGHT FIXTURE - SURFACE / RECESSED
- POLE MOUNTED FIXTURE
- WALL MOUNTED FIXTURE - SURFACE / RECESSED
- GROUND MOUNTED FIXTURE - BOLLARD / FLOOD OR ACCENT



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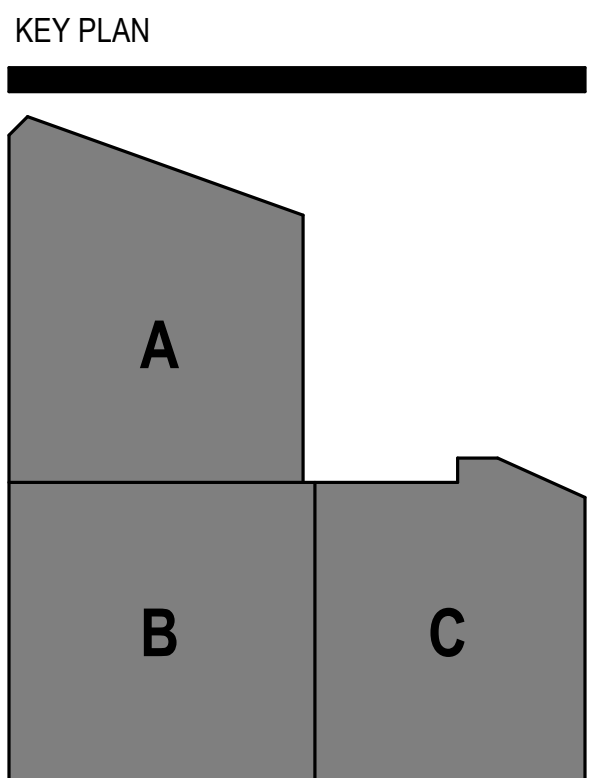
PROJECT INFORMATION  
**BLOCK FIVE  
MIXED-USE  
DEVELOPMENT**



ISSUANCE AND REVISIONS	
DATE	DESCRIPTION
2/7/2025	DPD SUBMITTAL



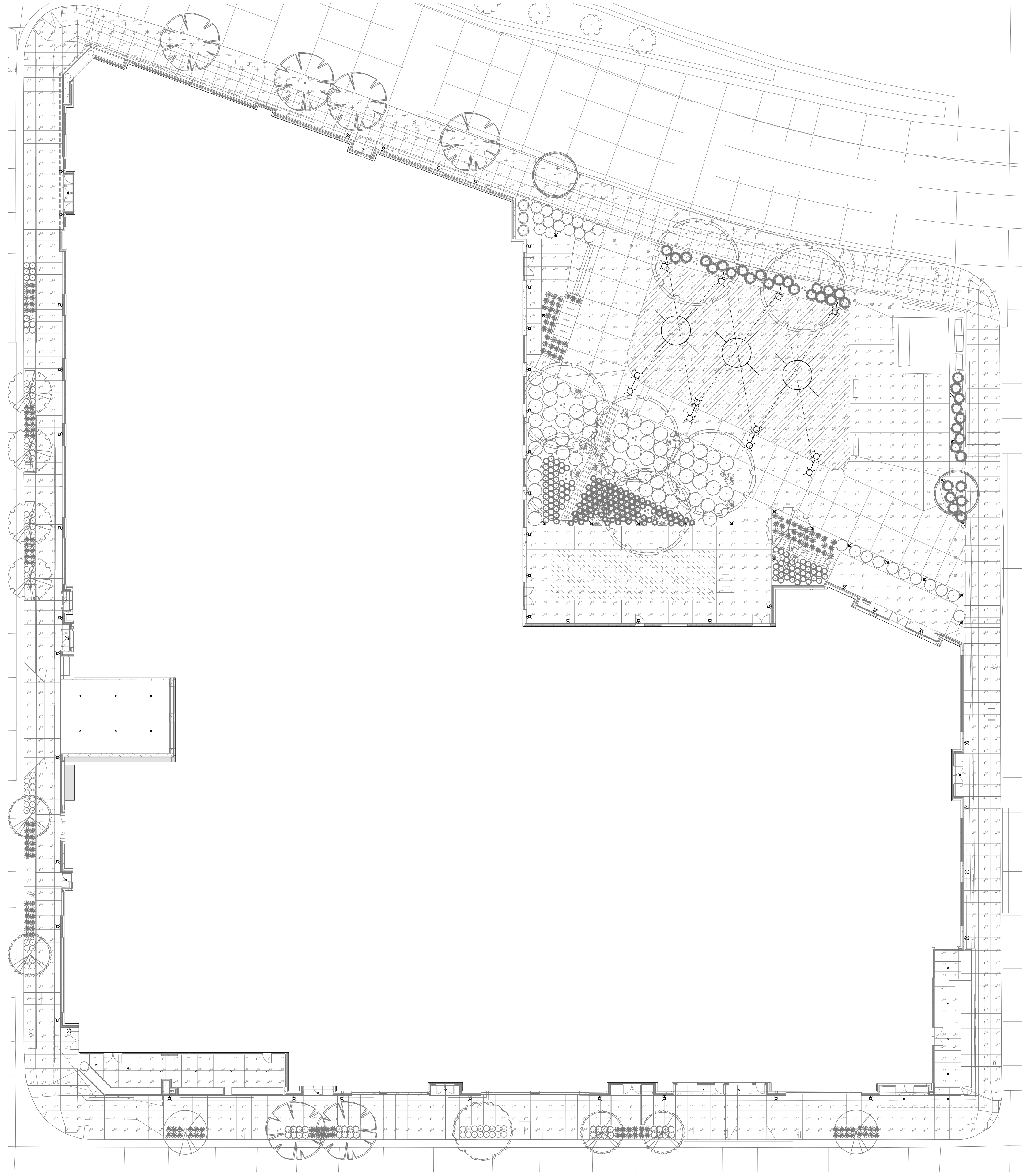
DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD



SHEET INFORMATION	
<b>PROGRESS DOCUMENTS NOT FOR CONSTRUCTION</b>	
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.	
PROJECT MANAGER	MJT
PROJECT NUMBER	123654

A  
**ELECTRICAL SITE  
PLAN - PLAN  
COMMISSION**  
**ES100.PC**  
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**1** ELECTRICAL SITE PLAN - PHOTOMETRICS  
1" = 20'-0" | ES101.PC

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Dog Walk	+	2.3 fc	4.7 fc	1.2 fc	3.9:1	1.9:1
Dogwalk Paved	+	6.1 fc	16.2 fc	2.0 fc	8.1:1	3.1:1
East Sidewalk	+	2.2 fc	12.5 fc	0.1 fc	125.0:1	22.0:1
Grassy Area	+	6.9 fc	12.3 fc	2.6 fc	4.7:1	2.7:1
North Sidewalk	+	1.2 fc	8.3 fc	0.0 fc	N/A	N/A
Parking Entrance	+	5.6 fc	8.7 fc	2.4 fc	3.6:1	2.3:1
Patio & Path	+	6.6 fc	10.6 fc	3.3 fc	3.2:1	2.0:1
Paved Area - East	+	3.2 fc	25.3 fc	0.4 fc	63.3:1	8.0:1
Paved Area - West	+	4.0 fc	17.7 fc	0.7 fc	25.3:1	5.7:1
Restaurant Outdoor Seating	+	3.3 fc	4.0 fc	1.9 fc	2.1:1	1.7:1
South Sidewalk	+	2.7 fc	11.1 fc	0.1 fc	111.0:1	27.0:1
West Sidewalk	+	2.9 fc	14.5 fc	0.0 fc	N/A	N/A
Cafe Outdoor Seating	+	3.3 fc	3.8 fc	2.0 fc	1.9:1	1.7:1



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E



PROJECT INFORMATION

BLOCK FIVE  
MIXED-USE  
DEVELOPMENT

D



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
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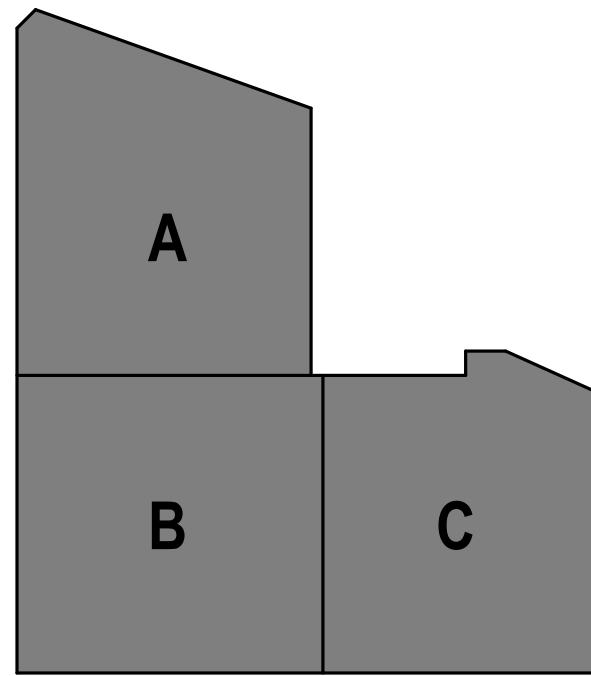
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DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

KEY PLAN

B



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PROJECT NUMBER 123654

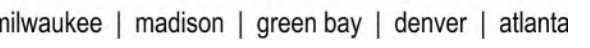
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ELECTRICAL SITE  
PLAN - PLAN  
COMMISSION  
PHOTOMETRICS

**ES101.PC**

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## PROJECT INFORMATION

## BLOCK FIVE MIXED-USE DEVELOPMENT



## ISSUANCE AND REVISIONS

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Engineering consultants  
150 N. Milwaukee St. | Suite 500 | Milwaukee, WI 53202

DPD ZONING SUBMITTAL FOR BLOCK 5  
OF MILWAUKEE BUCKS ARENA  
DEVELOPMENT - GPD

## KEY PLAN

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PROJECT MANAGER MJT

PROJECT NUMBER 123654

ELECTRICAL SITE  
PLAN - PLAN  
COMMISSION  
BUILDING  
ELEVATIONS

# ES400.PC

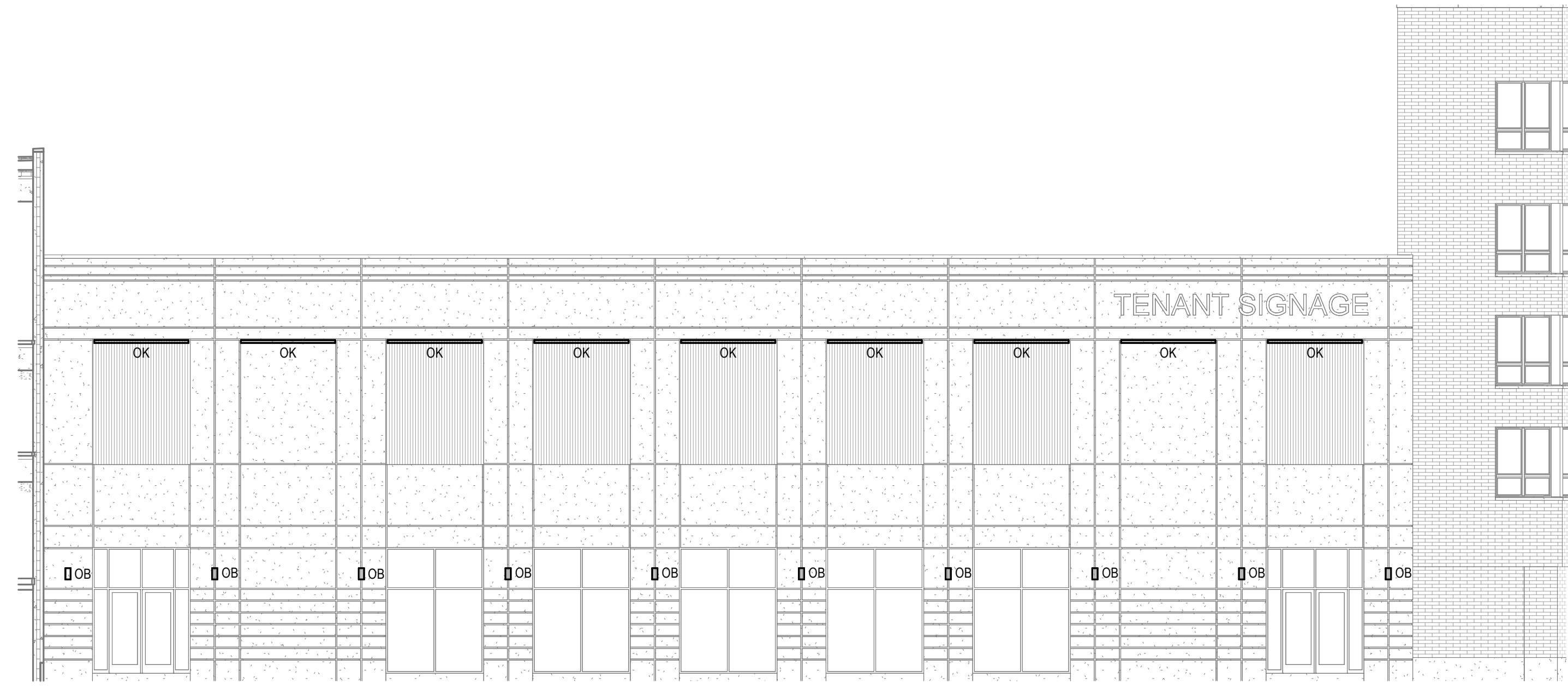
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**2** ELECTRICAL SITE PLAN - BUILDING SOUTHEAST ELEVATION  
ES401.PC 1" = 10'-0"



**1** ELECTRICAL SITE PLAN - BUILDING NORTHEAST ELEVATION  
ES401.PC 1" = 10'-0"



**3** ELECTRICAL SITE PLAN - BUILDING NORTH ELEVATION  
ES401.PC 1" = 10'-0"



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PROJECT INFORMATION

**BLOCK FIVE  
MIXED-USE  
DEVELOPMENT**



ISSUANCE AND REVISIONS

DATE	DESCRIPTION
2/7/2025	DPD SUBMITTAL



**engineering consultants**  
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DEVELOPMENT - GPD

KEY PLAN

B

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PROJECT MANAGER MJT

PROJECT NUMBER 123654

**ELECTRICAL SITE  
PLAN - PLAN  
COMMISSION  
BUILDING  
ELEVATIONS**

**ES401.PC**

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