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# BEACHWALKER MULTIFAMILY LANDSCAPE IMPROVEMENT PLANS

KIAWAH ISLAND, SC

NOT FOR CONSTRUCTION

Progress Drawings  
Not for pricing or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

## GENERAL NOTES

- THE CONTRACTOR SHALL VERIFY ALL FIELD DIMENSIONS, DISTANCES, AND CONDITIONS PRIOR TO STARTING WORK. ANY DISCREPANCIES SHALL BE PROMPTLY REPORTED TO THE LARCH.
- ANY CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE CONSTRUCTION DWGS AND/OR FINISH SCHEDULE SHALL BE BROUGHT TO THE ATTENTION OF THE LARCH BEFORE PROCEEDING WITH WORK SO INVOLVED.
- THE CONTRACTOR SHALL COORDINATE WITH ALL RELATED WORK BY OTHER CONTRACTORS/ DISCIPLINES. ANY CONFLICTS OR ADDITIONAL NEEDED INFORMATION IDENTIFIED SHALL BE BROUGHT TO THE ATTENTION OF THE LARCH AND OWNER'S REPRESENTATIVE PRIOR TO PROCEEDING WITH WORK SO INVOLVED.
- ALL WORK SHALL COMPLY TO THE INTERNATIONAL BUILDING CODE AND AMENDMENTS, AS ADOPTED BY THE LOCAL JURISDICTIONAL AGENCIES/ ENTITIES.
- THE CONTRACTOR SHALL OBSERVE AND COMPLY WITH ALL FEDERAL, STATE, AND LOCAL LAWS REQUIRED FOR THE PROTECTION OF PUBLIC HEALTH, SAFETY, AND ENVIRONMENTAL QUALITY.
- PRIOR TO COMMENCEMENT OF WORK, THE SUCCESSFUL BIDDER SHALL MEET WITH THE LA AND OWNERS REPRESENTATIVE TO REVIEW PLANS AND SITE CONSTRUCTION.
- SCOPE OF WORK:  
THE GENERAL SCOPE OF WORK INCLUDES, BUT IS NOT LIMITED TO THE FOLLOWING:
  - PROVIDE ALL LABOR, EQUIPMENT, AND MATERIALS FOR THE CONSTRUCTION OF ALL EXTERNAL LANDSCAPE ARCHITECTURAL ELEMENTS AS PER PLANS AND SPECIFICATIONS, INCLUDING BUT NOT LIMITED TO: CONCRETE PAVING, STAIRS, CONCRETE PAVERS, WALLS, RAILS, PLANTING AND IRRIGATION.
- THE LIMIT OF WORK FOR THE LANDSCAPE ARCHITECTURAL ELEMENTS TO BEGIN AT THE OUTSIDE EDGE OF THE BUILDING WALLS. QUESTIONS REGARDING THE SPECIFIC LIMIT OF WORK SHALL BE SUBMITTED TO THE LARCH PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SLEEVING NOTED AND/ OR REQUIRED FOR ELECTRICAL AND GAS TO SITE FEATURES NOTED IN THESE DRAWINGS.
- THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL WATER FEATURE, ELECTRICAL, CIVIL, MECHANICAL AND OTHER RELATED DISCIPLINES' DRAWINGS FOR ADDITIONAL INFORMATION AND SHALL COORDINATE WITH ALL OTHER TRADES TO ENSURE INTEGRITY OF WORK.
- THESE NOTES ARE TO BE USED FOR GENERAL REFERENCE IN CONJUNCTION WITH, AND AS A SUPPLEMENT TO ANY WRITTEN SPECIFICATIONS, APPROVED ADDENDA, AND CHANGE ORDERS ASSOCIATED WITH THESE LANDSCAPE CONSTRUCTION DOCUMENTS.
- A QUALIFIED SUPERVISOR SHALL BE PRESENT ON SITE AT ALL TIMES DURING DEMOLITION. REFER TO CIVIL DEMOLITION PLAN FOR IDENTIFICATION OF TREES TO REMAIN AND TREE PROTECTION REQUIREMENTS FOR TREES TO REMAIN.
- THE CONTRACTOR SHALL COORDINATE ALL WORK WITH RELATED CONTRACTORS AND WITH THE GENERAL CONTRACTOR OF THE PROJECT IN ORDER NOT TO IMPEDE THE PROGRESS OF THE WORK OF OTHERS OR THE CONTRACTOR'S OWN WORK. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE ALL CONSTRUCTION ELEMENT LOCATIONS WITH OTHER TRADES PRIOR TO INSTALLATION. THE CONTRACTOR SHALL BECOME FAMILIAR WITH THE LOCATIONS OF EXISTING AND FUTURE UNDERGROUND SERVICES AND IMPROVEMENTS WHICH MAY CONFLICT WITH THE WORK TO BE DONE. NOTIFY THE OWNER OR LARCH IMMEDIATELY SHOULD CONFLICTS ARISE.

- OBSERVATION VISITS TO THE JOB SITE BY THE LARCH DO NOT INCLUDE INSPECTIONS OF CONSTRUCTION METHODS AND SAFETY CONDITIONS AT THE WORK SITE. THESE VISITS SHALL NOT BE CONSTRUED AS CONTINUOUS AND DETAILED INSPECTIONS.
- CONSTRUCTION DETAILING, MATERIALS, EQUIPMENT AND PRODUCTS OTHER THAN THOSE SPECIFIED WITHIN THESE PLANS MAY BE CONSIDERED FOR USE PROVIDED PRIOR WRITTEN APPROVAL IS OBTAINED FROM OWNER, THE LARCH OR THE APPLICABLE GOVERNING AUTHORITY (AS REQUIRED) PRIOR TO IMPLEMENTATION.
- AREAS TO BE PROTECTED FROM GRADING OR CONSTRUCTION DISTURBANCE PER CIVIL DWGS AND APPROVED BY LARCH PRIOR TO CONSTRUCTION. CONTRACTOR SHALL PERFORM ALL CONSTRUCTION ACTIVITY OUTSIDE OF PROTECTED AREAS AND SHALL BE RESPONSIBLE FOR MAINTAINING THE INTEGRITY OF PROTECTED AREAS ON A DAILY BASIS. DAMAGED AREAS THAT HAVE BEEN DESIGNATED TO BE PROTECTED SHALL BE RESTORED TO ORIGINAL CONDITIONS AT CONTRACTORS EXPENSE.
- WHERE 2 OR MORE REQUIREMENTS CREATE OVERLAPPING CONDITIONS, CONFLICTS SHALL BE BROUGHT TO THE ATTENTION OF THE LARCH OR OWNER'S REPRESENTATIVE IMMEDIATELY FOR INTERPRETATION.

## ABBREVIATIONS

AD	AREA DRAIN
ADD	ADDENDUM
ADA	AMERICANS WITH DISABILITIES ACT
ALT	ALTERNATE
APPROX	APPROXIMATELY
ARCH	ARCHITECT(URAL)
BC	BOTTOM OF CURB
BS	BOTTOM OF STEP
BW	BOTTOM OF WALL
CIP	CAST IN PLACE
CL	CENTER LINE
CJ	CONTROL JOINT
CO	CLEANOUT
CONC	CONCRETE
CONT	CONTINUOUS
DI	DRAIN INLET
DIA	DIAMETER
DIM	DIMENSION
DWG(S)	DRAWING(S)
EL	ELEVATION
ELEC	ELECTRICAL
EJ	EXPANSION JOINT
EX	EXISTING
EQ	EQUAL
EVA	EMERGENCY VEHICLE ACCESS
FFE	FINISH FLOOR ELEVATION
FG	FINISH GRADE
FIN	FINISH
GAL	GALLON
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GEO	GEOTECHNICAL REPORT
HP	HIGH POINT
HORIZ	HORIZONTAL
ID	INSIDE DIAMETER
INCH	INCH
IE	INVERT ELEVATION
LA	LANDSCAPE ARCHITECT
LOW	LIMIT OF WORK
LP	LOW POINT
MAX	MAXIMUM
MEP	MECHANICAL, ELECTRICAL & PLUMBING
MIN	MINIMUM
MISC	MISCELLANEOUS
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
OC	ON CENTER
OD	OUTSIDE DIAMETER
PA	PLANTING AREA
QTY	QUANTITY
R	RADIUS
REF	REFERENCE
REV	REVISION
ROW	RIGHT OF WAY
SF	SQUARE FEET
SIM	SIMILAR
SPEC(S)	SPECIFICATION(S)
SQ	SQUARE
STD	STANDARD
TBD	TO BE DETERMINED
TC	TOP OF CURB
TEMP	TEMPORARY
TS	TOP OF STEP
TW	TOP OF WALL
TYP	TYPICAL
VAR	VARIES
VIF	VERIFY IN FIELD
W/	WITH
W/O	WITHOUT
WL	WATER LINE

## PROJECT DIRECTORY

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## SHEET INDEX

SHEET NO.	SHEET TITLE
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L0.02	Overall Sheet Index
L1.00	Material & Finish Schedule
L1.01	Materials Plan
L1.02	Materials Plan
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L4.00	Plant Schedule & Details
L4.01	Planting Plan
L4.02	Planting Plan
L4.03	Planting Plan
L4.04	Planting Plan
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L5.02	Lighting Plan
L5.03	Lighting Plan
L5.04	Lighting Plan
tbd	Irrigation Plan - By Others
tbd	Irrigation Plan - By Others
tbd	Irrigation Plan - By Others
tbd	Irrigation Plan - By Others

## GENERAL LEGENDS

### LINE TYPES

— LOD — LOD — LOD —	LIMIT OF DISTURBANCE
— — — — —	MATCHLINE
— — — — —	PROPERTY LINE
— C —	CENTER LINE
— 10 —	PROPOSED MAJOR CONTOUR
— 9 —	PROPOSED MINOR CONTOUR
— — — — —	EASEMENT BOUNDARY
— — — — —	SCORE JOINT
— — — — —	EXPANSION JOINT
— TP — TP —	TREE PROTECTION FENCE
— RB — RB —	ROOT BARRIER

### SYMBOLS

	ALIGN
	ELEVATION REFERENCE
	SECTION REFERENCE
	KEYNOTE REFERENCE
	REFERENCE NOTE
	DETAIL KEY ITEM
	SPOT ELEVATION
	BREAK LINE
	ENLARGEMENT BOX

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: COVER SHEET & NOTES

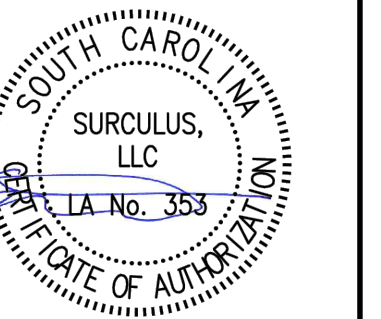
FOR: KIAWAH RESORT ASSOCIATES, LP

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DATE: 10/06/2023



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JOB NUMBER:

SHEET NUMBER:

# L0.01

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SHEET L1.01

SHEET L1.02

SHEET L1.03

SHEET L1.04



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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIWAH ISLAND, SOUTH CAROLINA

TITLE: OVERALL SHEET INDEX

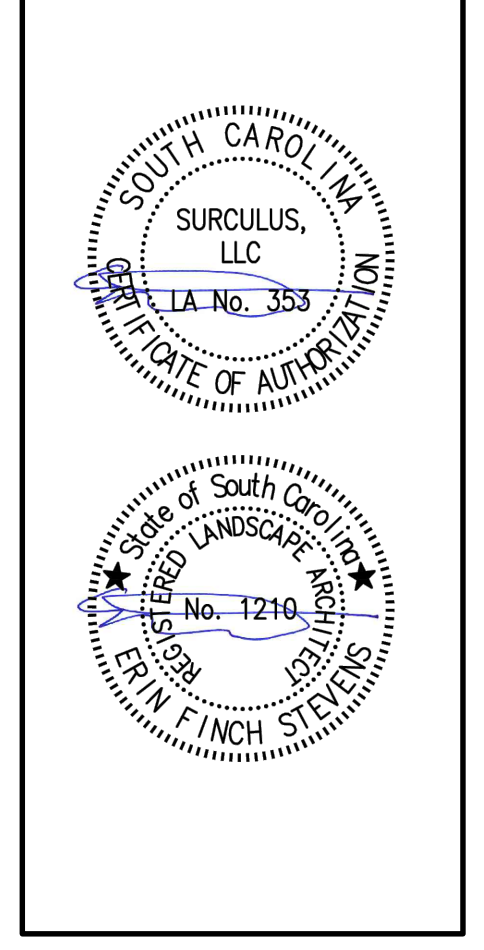
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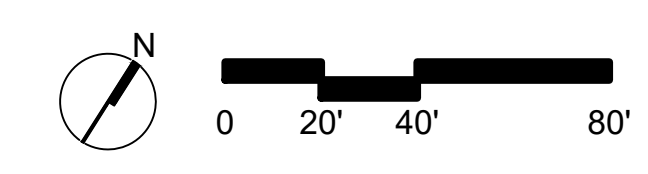
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PROJECT: **WEST END AT BEACHWALKER**  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

TITLE: **MATERIAL & FINISH SCHEDULE**

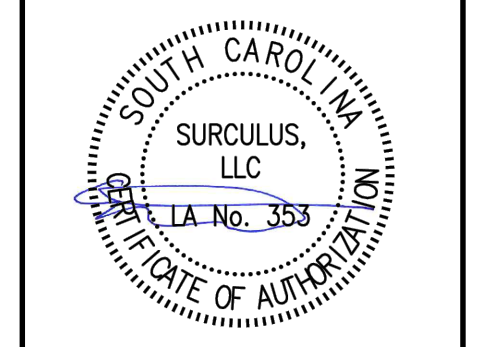
FOR: **KIAWAH RESORT ASSOCIATES, LP**

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

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DATE: 10/06/2023

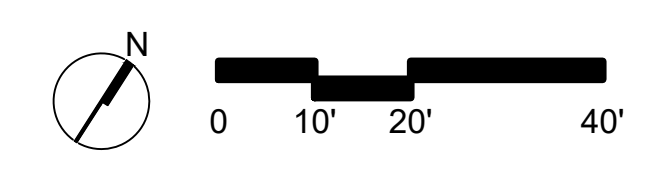


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JOB NUMBER:

SHEET NUMBER:

**L1.00**



1 PAVEMENTS						
CODE	DESCRIPTION	DETAIL	MATERIALS/FINISH	SIZE	NOTES	SUPPLIER
1-01	CONCRETE PAVEMENT		Concrete Color: Dune Finish: Exposed Aggregate Aggregate: Bulk River Rock Carolina Brown 3/8 in	See Layout Plan	6" for vehicular areas, 4" for pedestrian areas. See Detail Include Carbon Cure  Contractor to submit aggregate sample and provide a mock up with a heavy wash, medium wash and light wash for approval and selection by Owner & Landscape Architect	Color Concrete: Davis Aggregate: Site One Landscape Supply <a href="https://www.siteone.com/">https://www.siteone.com/</a>
1-02	GRID REINFORCED LOOSE STONE PAVEMENT AT FIRE TURNAROUNDS AND GUEST PARKING	4/L3.00	Grid: GravelPave2 Edge Stone: River Rock Tennessee Rounds Large 6"-12" Field Stone: Bulk River Rock Carolina Brown 5/8 in		Contractor to provide samples and mock up for approval by Owner and Landscape Architect	Grid: Invisible Structures <a href="http://www.invisiblestructures.com">www.invisiblestructures.com</a> Stone: Site One Landscape Supply
1-03	DECOMPOSED GRANITE WITH METAL EDGE	1/L3.00	Color: Midnight Blue Granite (Dark Gray/Blue)		Organic Lock Binder or Equivalent for Accessibility  Contractor to provide samples for approval by Owner & Landscape Architect	Kafka
1-04	TRAIL OR MULCH PATH		Dark Hardwood Mulch		compact grade and top with mulch  Precise layout to be determined in field during construction to work around existing vegetation.	

2 WALLS, STAIRS & RAMPS						
CODE	DESCRIPTION	DETAIL	MATERIALS/FINISH	SIZE	NOTES	SUPPLIER
2-01	WOOD STEPS		Wood: Thermal Ash		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.	thermory.com
2-02	ELEVATED WOOD CANOPY RAMP WITH GUARDRAIL	1/L3.01	Wood: Thermal Ash		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.  Contractor to revise layout as needed to work with existing trees and consult Landscape Architect during construction.	Wood: Thermory Bridge Consultant, York Bridges

3 RAILS						
CODE	DESCRIPTION	DETAIL	MATERIALS/FINISH	SIZE	NOTES	SUPPLIER
3-01	CANOPY WALK RAILING	2/L3.01	Mesh Metal Railing		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.	
3-02	STEP HANDRAIL	2/L3.01	Match Canopy Walk Railing		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.	

4 MISCELLANEOUS						
CODE	DESCRIPTION	DETAIL	MATERIALS/FINISH	SIZE	NOTES	SUPPLIER
4-01	PEDESTRIAN BRIDGE		Wood: Thermory Ash		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.  Contractor to revise layout as needed to work with existing trees and consult Landscape Architect during construction.	Wood: Thermory Bridge Consultant, York Bridges
4-02	VEHICULAR BRIDGE	3/L3.02	Wood: Pressure treated pine		Contractor to submit shop drawings and sample for approval by Owner and Landscape Architect.	York Bridges
4-03	WOOD OVERLOOK STRUCTURE WITH GUARDRAIL		Wood: Thermal Ash		Contractor to submit shop drawings and samples for approval by Owner & Landscape Architect.	Wood: Thermory Bridge Consultant, York Bridges
4-05	VEHICULAR ENTRY GATE	4/L3.03	Articulated Gate Arm		Contractor to provide shop drawings.	Palmetto Southern <a href="http://www.palmettosouthern.com">www.palmettosouthern.com</a>
4-06	LITTER RECEPTACLE	5/L3.01	Model: REN-36TD Color: White Slats: Ipe			Victor Stanley <a href="http://www.victorstanley.com">www.victorstanley.com</a>
4-07	BIKE REPAIR STATION & PUMP	7/L3.01	Repair Station: Deluxe Public Work Stand Finish: Powdercoat Color: Orange  Pump: Public Bike Pump Finish: Stainless Steel		Contractor to provide shop drawings for approval by Landscape Architect. Refer to manufacturer of installation.	Cycle Safe <a href="http://www.cyclesafe.com">www.cyclesafe.com</a>
4-08	PET WASTE BAG DISPENSER	6/L3.01	Model: #1011-MINI Color: Forest Green			Dogipot <a href="http://www.dogipot.com">www.dogipot.com</a>
4-09	BENCH	4/L3.01	Model: Stell with armrests, STE-20 Powdercoat: White Slats: Ipe	Length: 6 ft	In ground mount	Victor Stanley <a href="http://www.victorstanley.com">www.victorstanley.com</a>
4-10	BIRD HOUSE	8/L3.01	Cedar		Optimize location for ideal nesting bird habitat. Contractor to provide location for approval by Owner & Landscape Architect.  Mount to trees or salvage large stems, 4" diameter to use as mounting post, set in concrete footing.	
4-11	HAMMOCK	3/L3.01	Model: COR20502 Color: Beige		Couple hammocks together. Mount to either existing trees or post, to be determined. Contractor determine exact location at the final stages of construction and get approval from Owner & Landscape Architect.	Kompan <a href="https://www.kompan.com">https://www.kompan.com</a>

5 BY OTHERS	
CODE	DESCRIPTION
5-01	MAIL KIOSK - BY ARCHITECT
5-02	TRASH ENCLOSURE - BY ARCHITECT

SHEET L1.01

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ARB BUFFER DEVIATION FOR WATER AND SEWER CONNECTION

BEACHWALKER DRIVE  
(80' RIGHT-OF-WAY)  
(PLAT BOOK EB PAGE 205)  
(TMS# 204-00-00-012)

ARDA 30 VEGETATIVE BUFFER

ENCLOSED DUMPSTER PAD

RAISING ARM GATE AND ACCESS PANEL

BEACHWALKER DRIVE

ALLEY 'B'

**MATERIALS KEY**

**1 PAVEMENTS**

SYMBOL	DESCRIPTION	DETAIL
1-01	CONCRETE PAVEMENT	
1-02	GRID REINFORCED LOOSE STONE PAVEMENT AT FIRE TURNAROUNDS AND GUEST PARKING	4/L3.00
1-03	DECOMPOSED GRANITE WITH METAL EDGE	1/L3.00
1-04	TRAIL OR MULCH PATH	

**2 WALLS, STAIRS & RAMPS**

SYMBOL	DESCRIPTION	DETAIL
2-01	WOOD STEPS	
2-02	ELEVATED WOOD CANOPY RAMP WITH GUARDRAIL	1/L3.01

**3 RAILS**

SYMBOL	DESCRIPTION	DETAIL
3-01	CANOPY WALK RAILING	2/L3.01
3-02	STEP HANDRAIL	2/L3.01

**4 MISCELLANEOUS**

SYMBOL	DESCRIPTION	DETAIL
4-01	PEDESTRIAN BRIDGE	
4-02	VEHICULAR BRIDGE	3/L3.02
4-03	WOOD OVERLOOK STRUCTURE WITH GUARDRAIL	
4-05	VEHICULAR ENTRY GATE	4/L3.03
4-06	LITTER RECEPTACLE	5/L3.01
4-07	BIKE REPAIR STATION & PUMP	7/L3.01
4-08	PET WASTE BAG DISPENSER	6/L3.01
4-09	BENCH	4/L3.01
4-10	BIRD HOUSE	8/L3.01
4-11	HAMMOCK	3/L3.01

**5 BY OTHERS**

SYMBOL	DESCRIPTION	DETAIL
5-01	MAIL KIOSK - BY ARCHITECT	
5-02	TRASH ENCLOSURE - BY ARCHITECT	

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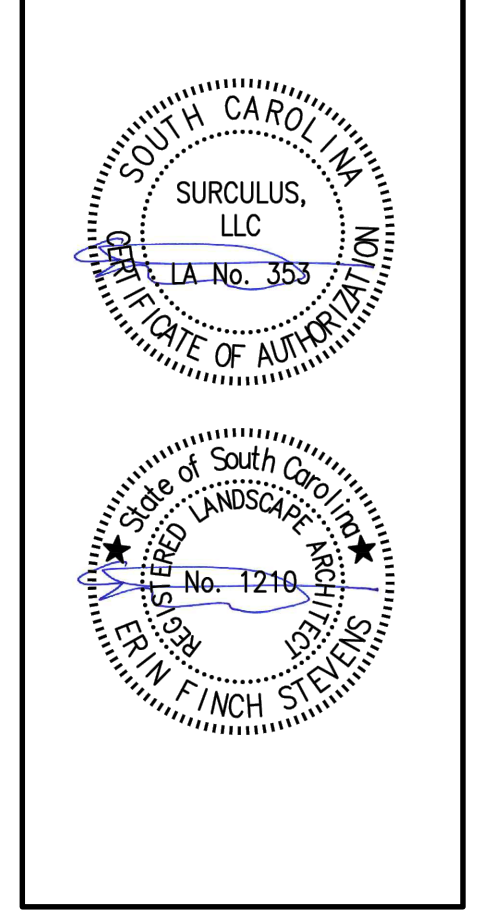
PROJECT:	WEST END AT BEACHWALKER BEACHWALKER DRIVE KIAWAH ISLAND, SOUTH CAROLINA
TITLE:	MATERIALS PLAN
FOR:	KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE: [Small text]

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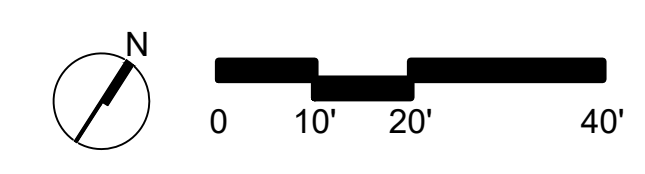


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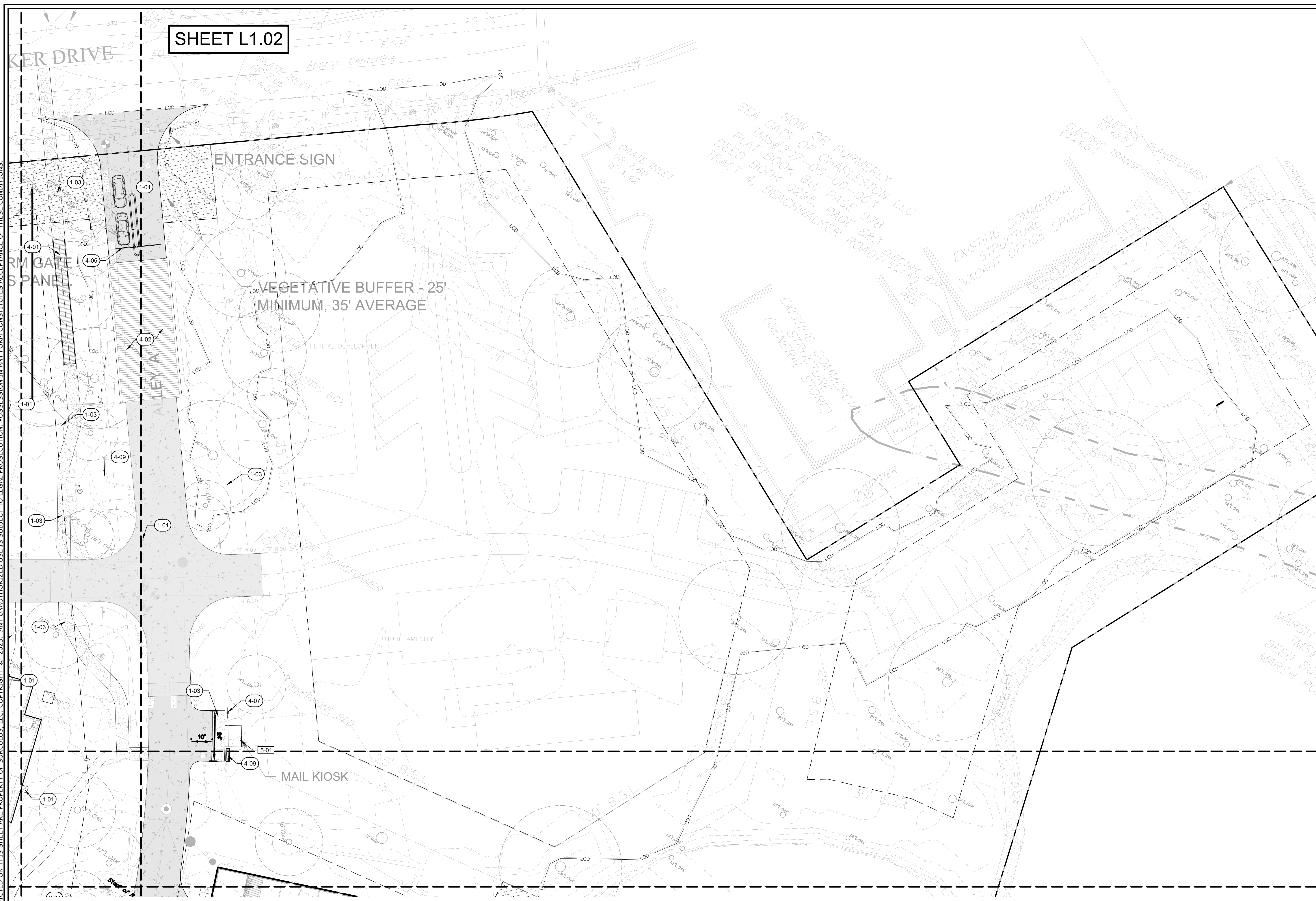
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SHEET L1.02

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MATERIALS KEY

1 PAVEMENTS

SYMBOL	DESCRIPTION	DETAIL
(1-01)	CONCRETE PAVEMENT	
(1-02)	GRID REINFORCED LOOSE STONE PAVEMENT AT FIRE TURNAROUNDS AND GUEST PARKING	4/L3.00
(1-03)	DECOMPOSED GRANITE WITH METAL EDGE	1/L3.00
(1-04)	TRAIL OR MULCH PATH	

2 WALLS, STAIRS & RAMPS

SYMBOL	DESCRIPTION	DETAIL
(2-01)	WOOD STEPS	
(2-02)	ELEVATED WOOD CANOPY RAMP WITH GUARDRAIL	1/L3.01

3 RAILS

SYMBOL	DESCRIPTION	DETAIL
(3-01)	CANOPY WALK RAILING	2/L3.01
(3-02)	STEP HANDRAIL	2/L3.01

4 MISCELLANEOUS

SYMBOL	DESCRIPTION	DETAIL
(4-01)	PEDESTRIAN BRIDGE	
(4-02)	VEHICULAR BRIDGE	3/L3.02
(4-03)	WOOD OVERLOOK STRUCTURE WITH GUARDRAIL	
(4-05)	VEHICULAR ENTRY GATE	4/L3.03
(4-06)	LITTER RECEPTACLE	5/L3.01
(4-07)	BIKE REPAIR STATION & PUMP	7/L3.01
(4-08)	PET WASTE BAG DISPENSER	6/L3.01
(4-09)	BENCH	4/L3.01
(4-10)	BIRD HOUSE	8/L3.01
(4-11)	HAMMOCK	3/L3.01

5 BY OTHERS

SYMBOL	DESCRIPTION
(5-01)	MAIL KIOSK - BY ARCHITECT
(5-02)	TRASH ENCLOSURE - BY ARCHITECT

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BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: MATERIALS PLAN

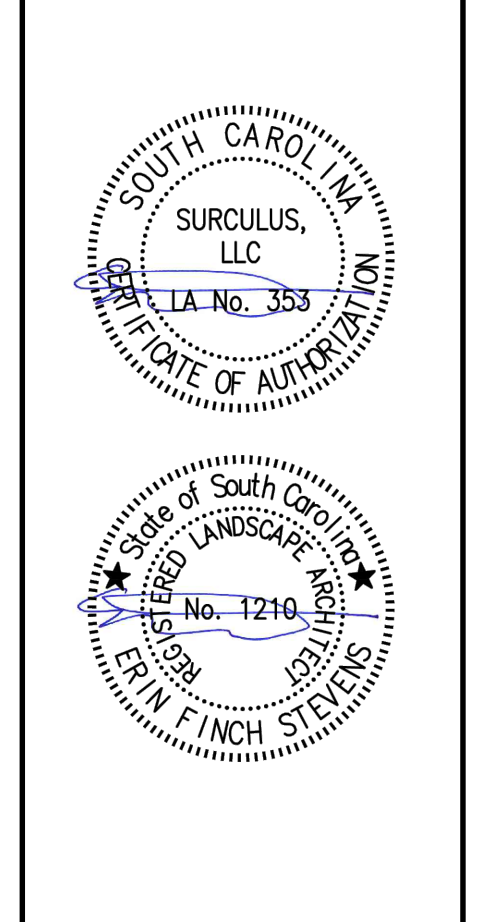
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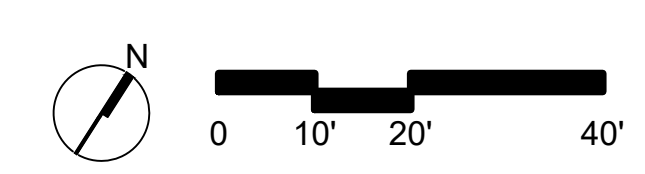


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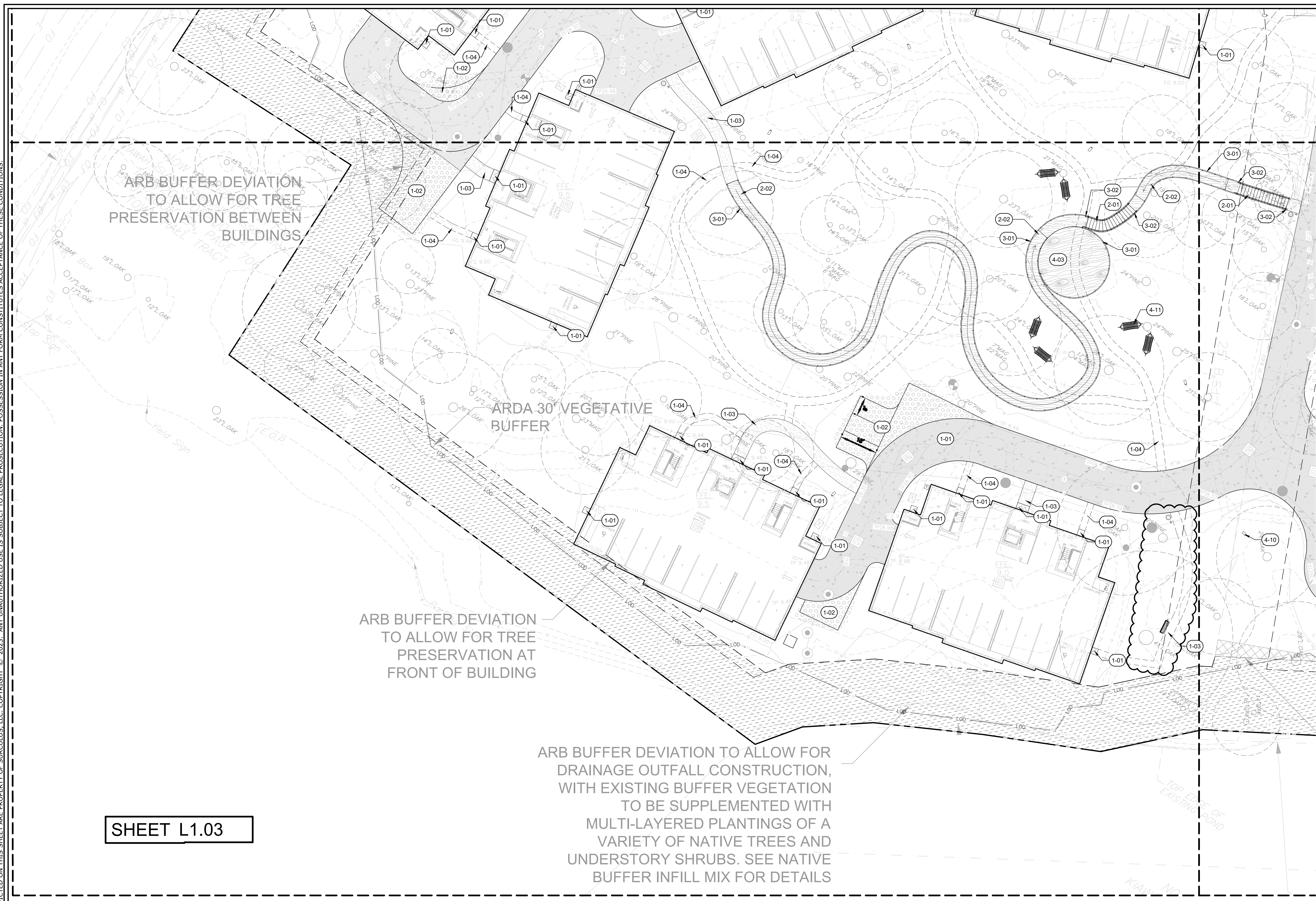
JOB NUMBER:

SHEET NUMBER:

L1.02



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SHEET L1.03

**MATERIALS KEY**

**1 PAVEMENTS**

SYMBOL	DESCRIPTION	DETAIL
1-01	CONCRETE PAVEMENT	
1-02	GRID REINFORCED LOOSE STONE PAVEMENT AT FIRE TURNAROUNDS AND GUEST PARKING	4/L3.00
1-03	DECOMPOSED GRANITE WITH METAL EDGE	1/L3.00
1-04	TRAIL OR MULCH PATH	

**2 WALLS, STAIRS & RAMPS**

SYMBOL	DESCRIPTION	DETAIL
2-01	WOOD STEPS	
2-02	ELEVATED WOOD CANOPY RAMP WITH GUARDRAIL	1/L3.01

**3 RAILS**

SYMBOL	DESCRIPTION	DETAIL
3-01	CANOPY WALK RAILING	2/L3.01
3-02	STEP HANDRAIL	2/L3.01

**4 MISCELLANEOUS**

SYMBOL	DESCRIPTION	DETAIL
4-01	PEDESTRIAN BRIDGE	
4-02	VEHICULAR BRIDGE	3/L3.02
4-03	WOOD OVERLOOK STRUCTURE WITH GUARDRAIL	
4-05	VEHICULAR ENTRY GATE	4/L3.03
4-06	LITTER RECEPTACLE	5/L3.01
4-07	BIKE REPAIR STATION & PUMP	7/L3.01
4-08	PET WASTE BAG DISPENSER	6/L3.01
4-09	BENCH	4/L3.01
4-10	BIRD HOUSE	8/L3.01
4-11	HAMMOCK	3/L3.01

**5 BY OTHERS**

SYMBOL	DESCRIPTION	DETAIL
5-01	MAIL KIOSK - BY ARCHITECT	
5-02	TRASH ENCLOSURE - BY ARCHITECT	

**NOT FOR CONSTRUCTION**

**Progress Drawings**

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER

BEACHWALKER DRIVE  
KIWAH ISLAND, SOUTH CAROLINA

TITLE: MATERIALS PLAN

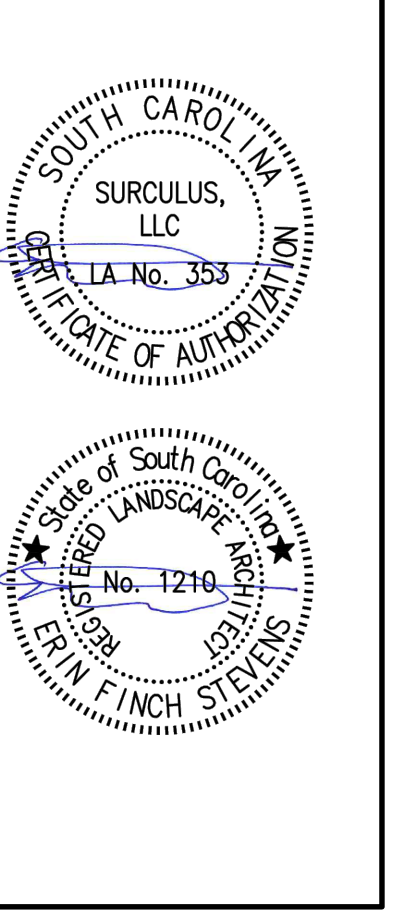
FOR: KIWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE: [Small text]

DATE: 10/06/2023

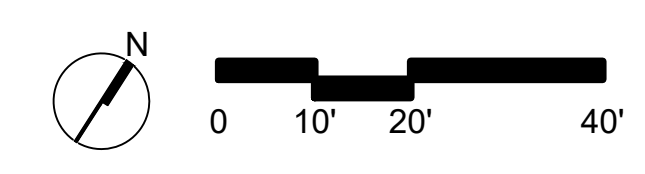


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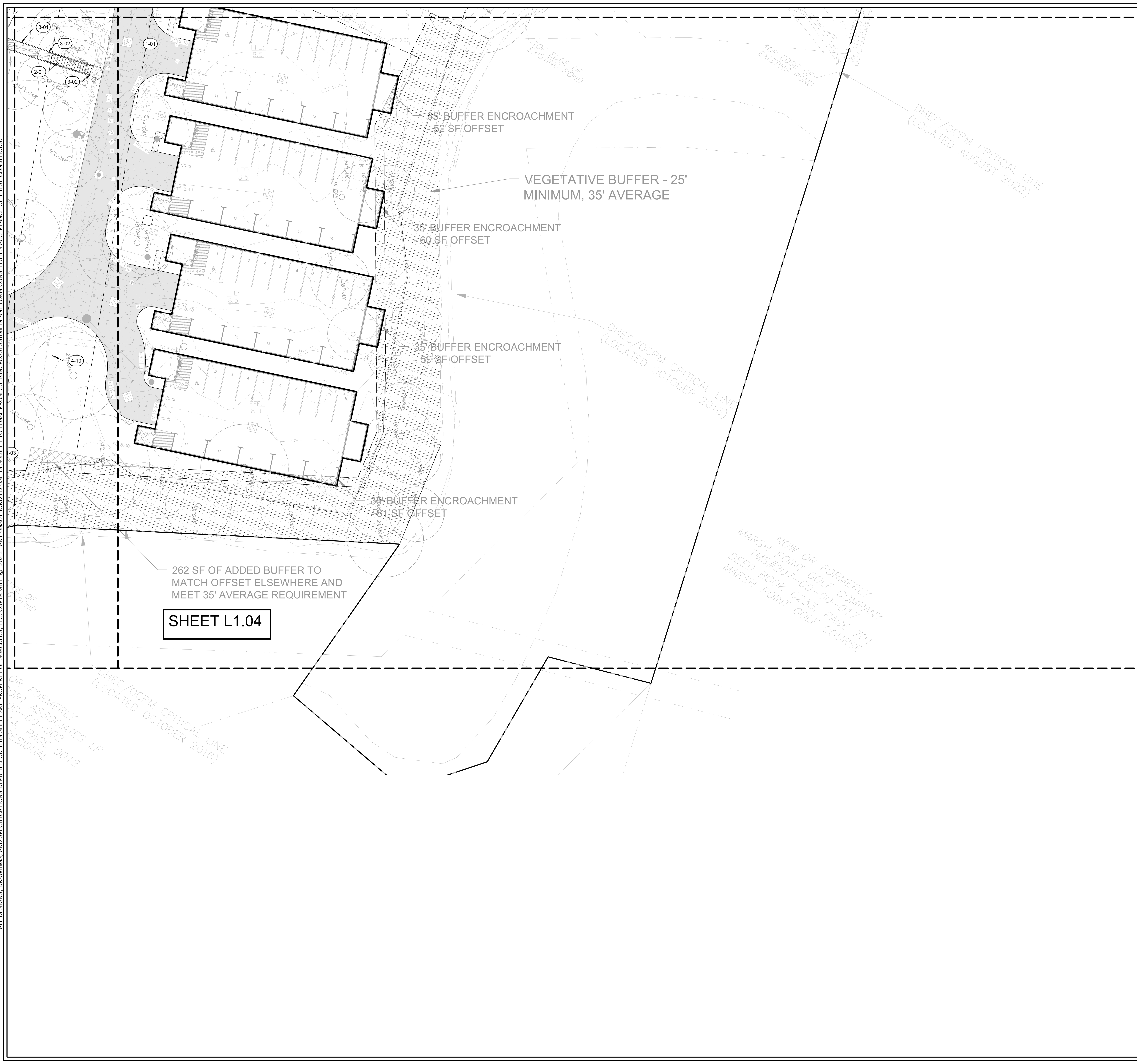
JOB NUMBER:

SHEET NUMBER:

**L1.03**



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**SHEET L1.04**

**MATERIALS KEY**

**1 PAVEMENTS**

SYMBOL	DESCRIPTION	DETAIL
1-01	CONCRETE PAVEMENT	
1-02	GRID REINFORCED LOOSE STONE PAVEMENT AT FIRE TURNAROUNDS AND GUEST PARKING	4/L3.00
1-03	DECOMPOSED GRANITE WITH METAL EDGE	1/L3.00
1-04	TRAIL OR MULCH PATH	

**2 WALLS, STAIRS & RAMPS**

SYMBOL	DESCRIPTION	DETAIL
2-01	WOOD STEPS	
2-02	ELEVATED WOOD CANOPY RAMP WITH GUARDRAIL	1/L3.01

**3 RAILS**

SYMBOL	DESCRIPTION	DETAIL
3-01	CANOPY WALK RAILING	2/L3.01
3-02	STEP HANDRAIL	2/L3.01

**4 MISCELLANEOUS**

SYMBOL	DESCRIPTION	DETAIL
4-01	PEDESTRIAN BRIDGE	
4-02	VEHICULAR BRIDGE	3/L3.02
4-03	WOOD OVERLOOK STRUCTURE WITH GUARDRAIL	
4-05	VEHICULAR ENTRY GATE	4/L3.03
4-06	LITTER RECEPTACLE	5/L3.01
4-07	BIKE REPAIR STATION & PUMP	7/L3.01
4-08	PET WASTE BAG DISPENSER	6/L3.01
4-09	BENCH	4/L3.01
4-10	BIRD HOUSE	8/L3.01
4-11	HAMMOCK	3/L3.01

**5 BY OTHERS**

SYMBOL	DESCRIPTION
5-01	MAIL KIOSK - BY ARCHITECT
5-02	TRASH ENCLOSURE - BY ARCHITECT

**NOT FOR CONSTRUCTION**

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: **WEST END AT BEACHWALKER**  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: **MATERIALS PLAN**

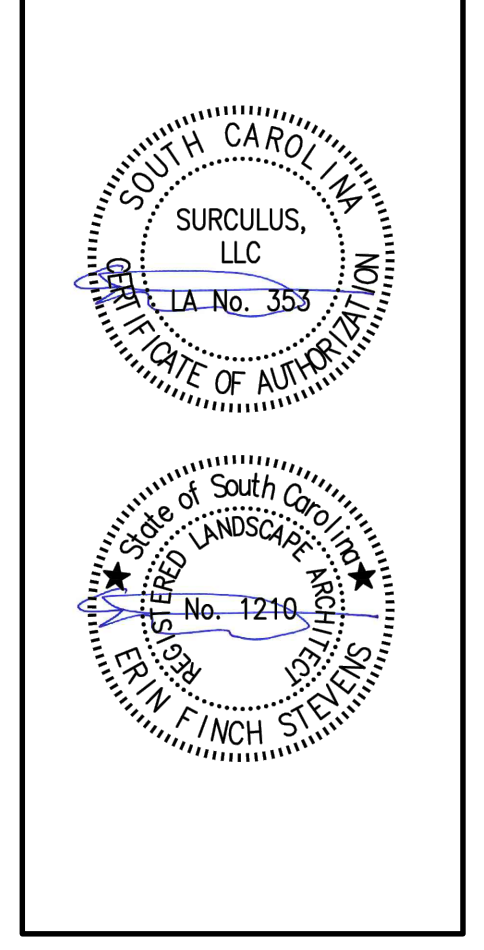
FOR: **KIAWAH RESORT ASSOCIATES, LP**

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

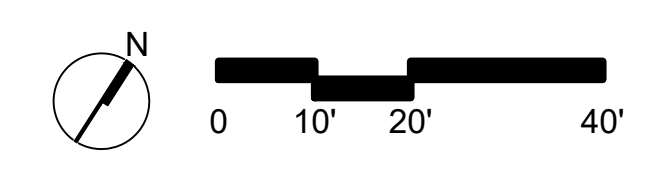
FILE: [Small text]

DATE: 10/06/2023



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JOB NUMBER:  
SHEET NUMBER:  
**L1.04**



SHEET L2.01

SHEET L2.02

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ARB BUFFER DEVIATION FOR WATER AND SEWER CONNECTION

BEACHWALKER DRIVE  
(80' RIGHT-OF-WAY)  
(PLAT BOOK EE PAGE 205)  
(TMS# 204-00-00-012)

BEACHWALKER DRIVE

ENTRANCE SIGN

RAISING ARM GATE AND ACCESS PANEL

VEGETATION MINIMUM, 3'

ENCLOSED DUMPSTER 105'-6" D

ARDA 30 VEGETATIVE BUFFER

ALLEY A

NOT FOR CONSTRUCTION

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE:  
LAYOUT PLAN

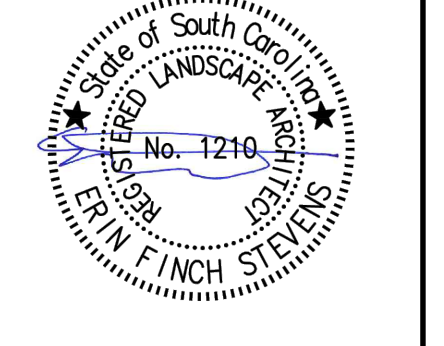
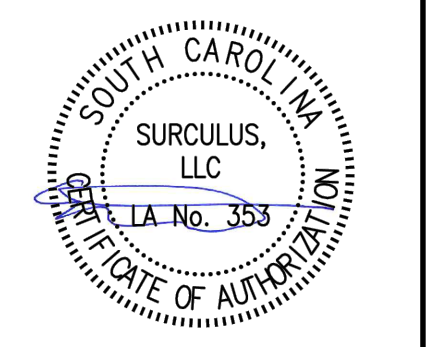
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

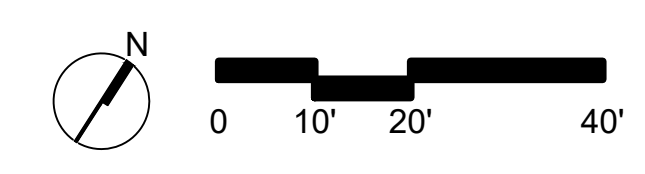
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DATE: 10/06/2023



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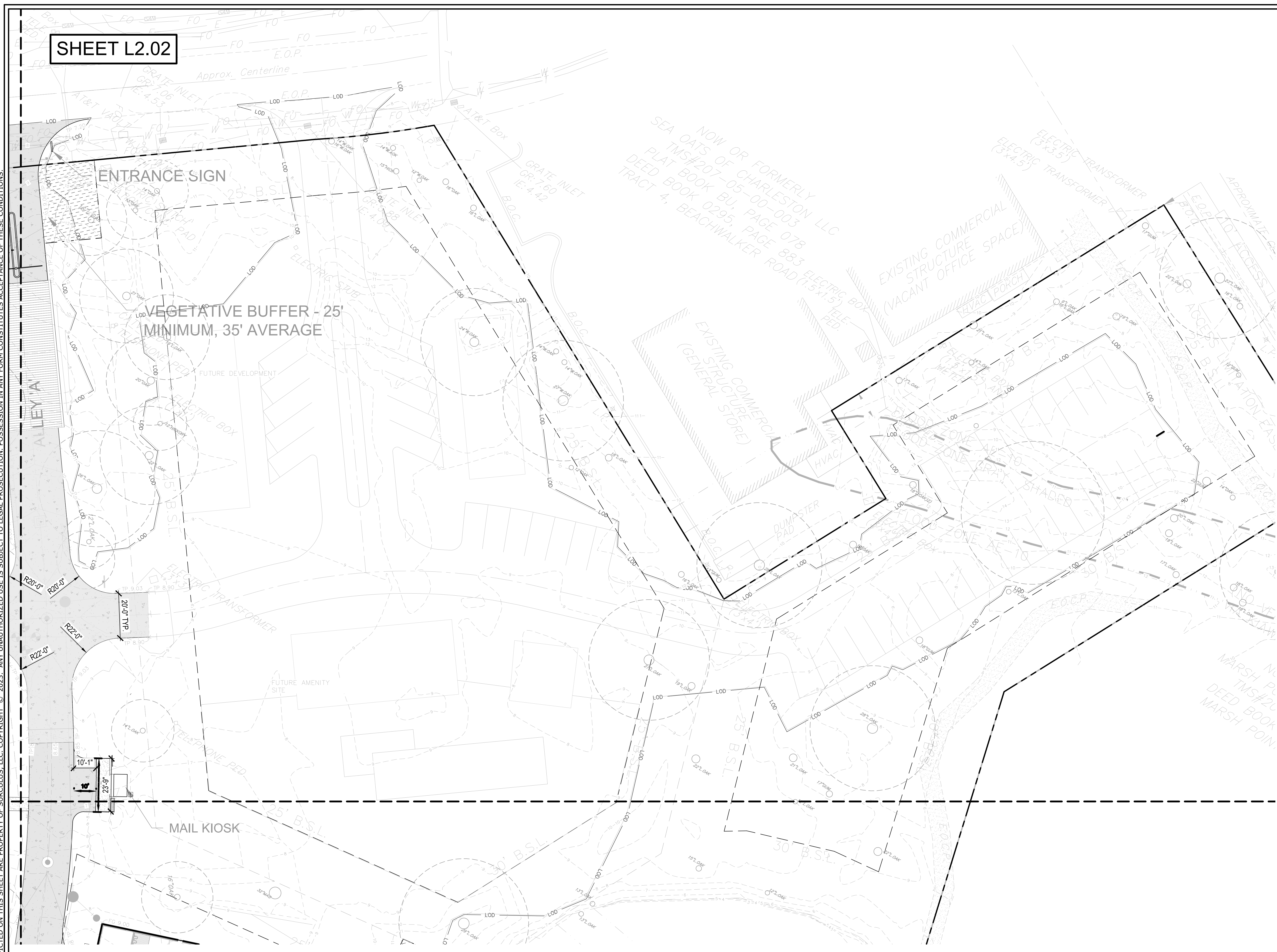
JOB NUMBER:  
SHEET NUMBER:  
**L2.01**





SHEET L2.02

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REVISIONS:  
 09/27/2023 - REV 1  
 10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

TITLE: LAYOUT PLAN

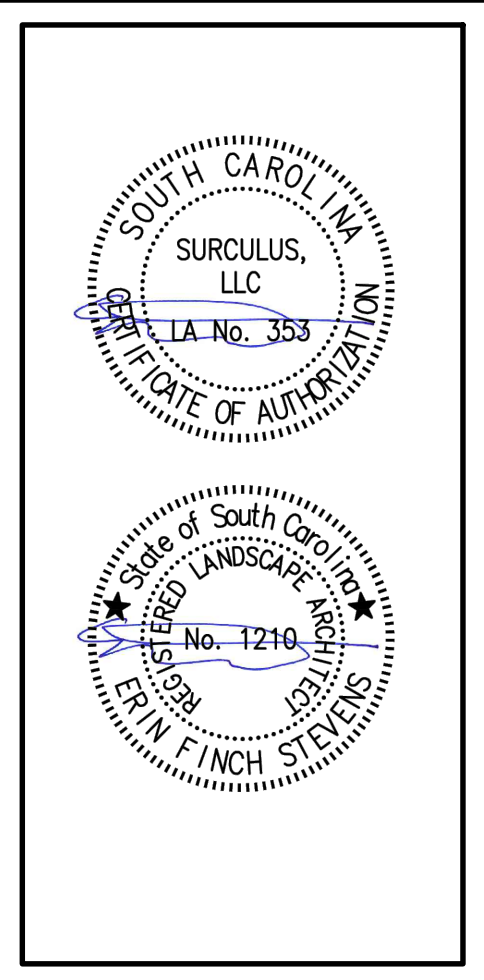
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

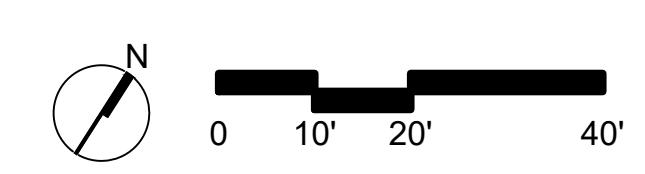
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DATE: 10/06/2023

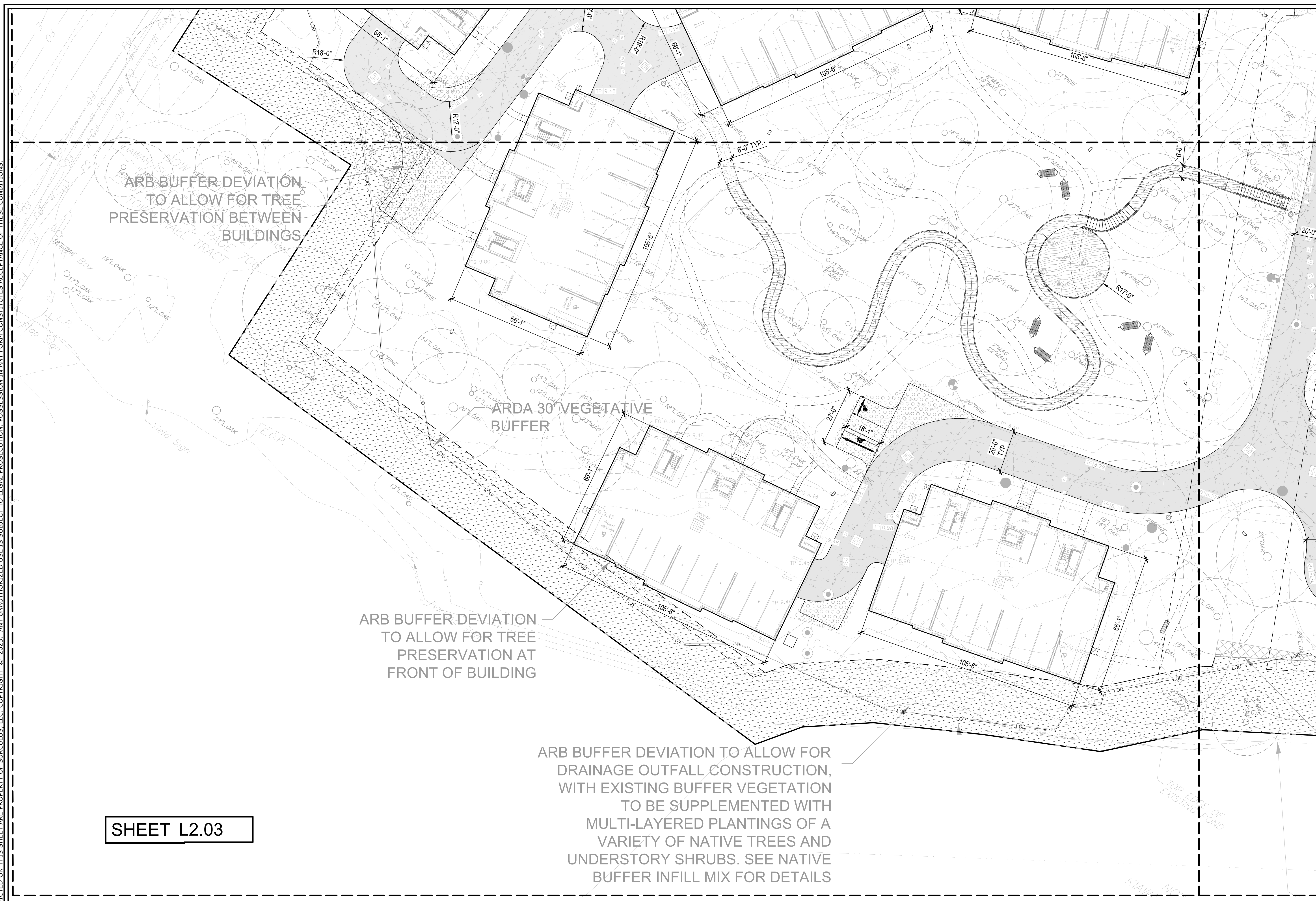


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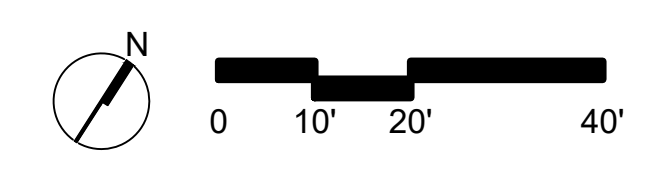
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 SHEET NUMBER:  
**L2.02**



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SHEET L2.03

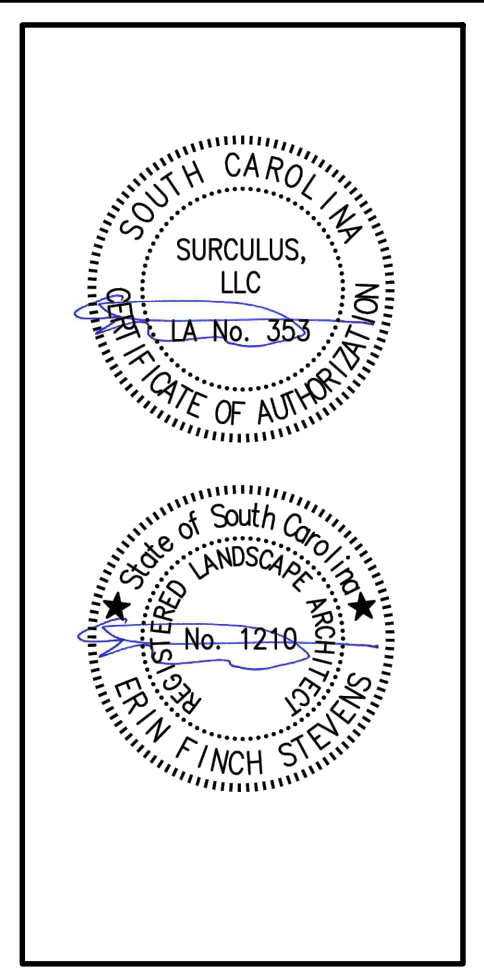


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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: **WEST END AT BEACHWALKER**  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA  
TITLE: **LAYOUT PLAN**  
FOR: **KIAWAH RESORT ASSOCIATES, LP**

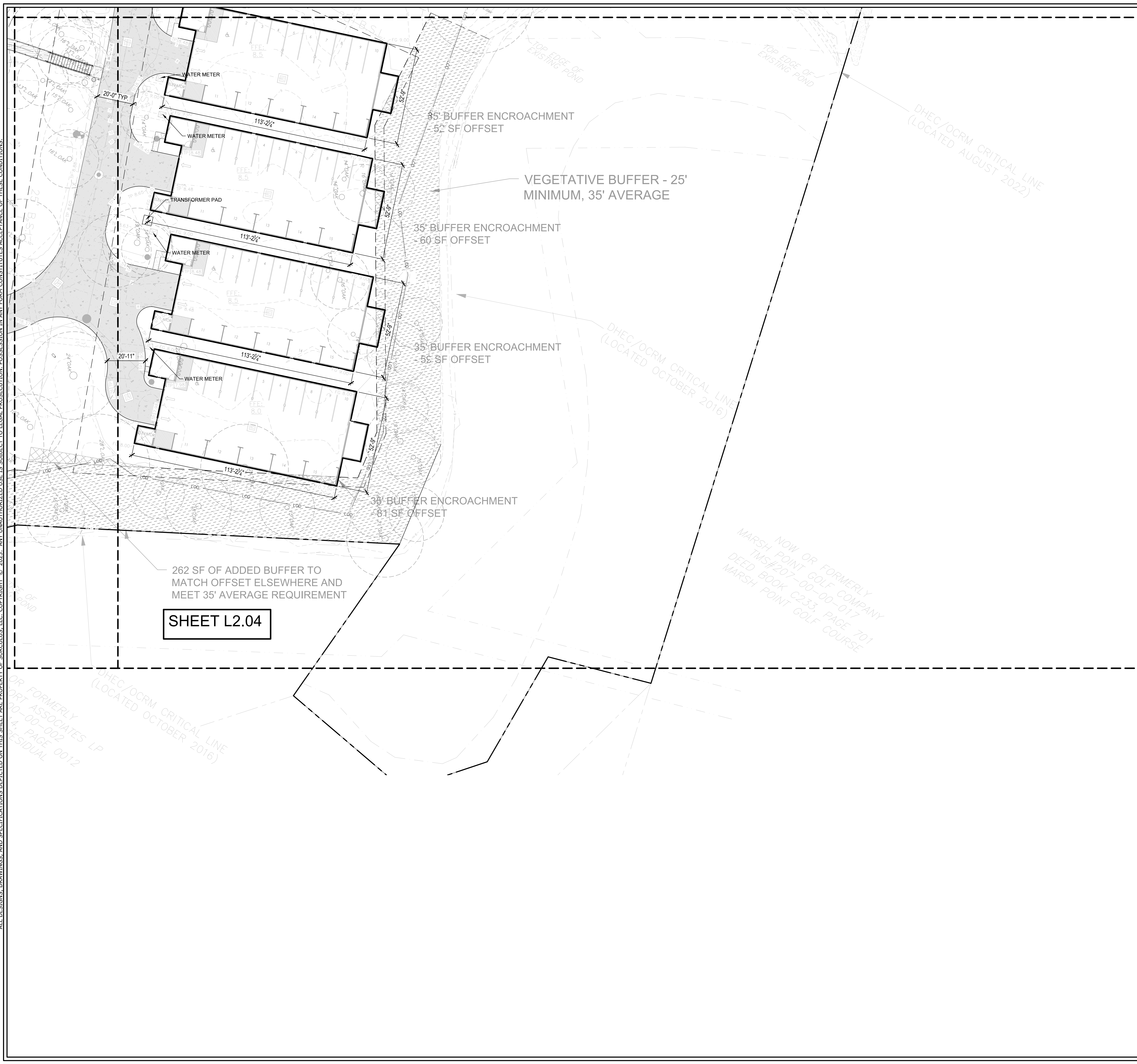
PERMIT SUBMITTAL  
DRAWN BY: EL/RKM  
FILE:  
DATE: 10/06/2023



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SHEET NUMBER:  
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SHEET L2.04

262 SF OF ADDED BUFFER TO MATCH OFFSET ELSEWHERE AND MEET 35' AVERAGE REQUIREMENT

35' BUFFER ENCROACHMENT  
52 SF OFFSET

VEGETATIVE BUFFER - 25'  
MINIMUM, 35' AVERAGE

35' BUFFER ENCROACHMENT  
60 SF OFFSET

35' BUFFER ENCROACHMENT  
55 SF OFFSET

35' BUFFER ENCROACHMENT  
81 SF OFFSET

DHEC/OCRM CRITICAL LINE  
(LOCATED AUGUST 2022)

DHEC/OCRM CRITICAL LINE  
(LOCATED OCTOBER 2016)

NOW OR FORMERLY  
MARSH POINT GOLF COMPANY  
DEED TMS#207-00-00-017  
MARSH BOOK C233, PAGE 701  
MARSH POINT GOLF COURSE

NOT FOR CONSTRUCTION

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: LAYOUT PLAN

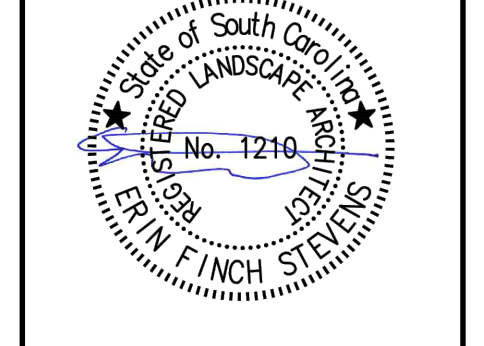
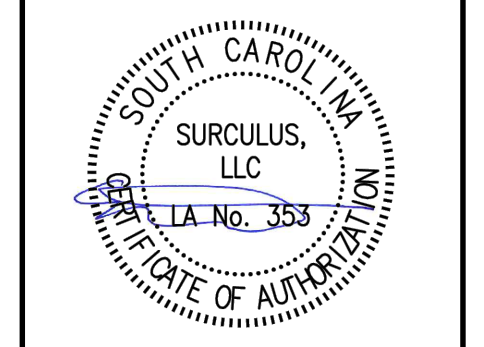
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE:

DATE: 10/06/2023

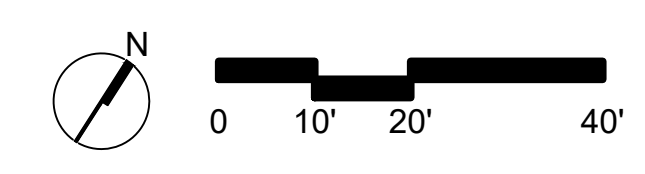


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REVISIONS:  
 9/27/2023 - REV 1

PROJECT: **WEST END AT BEACHWALKER**  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

TITLE:

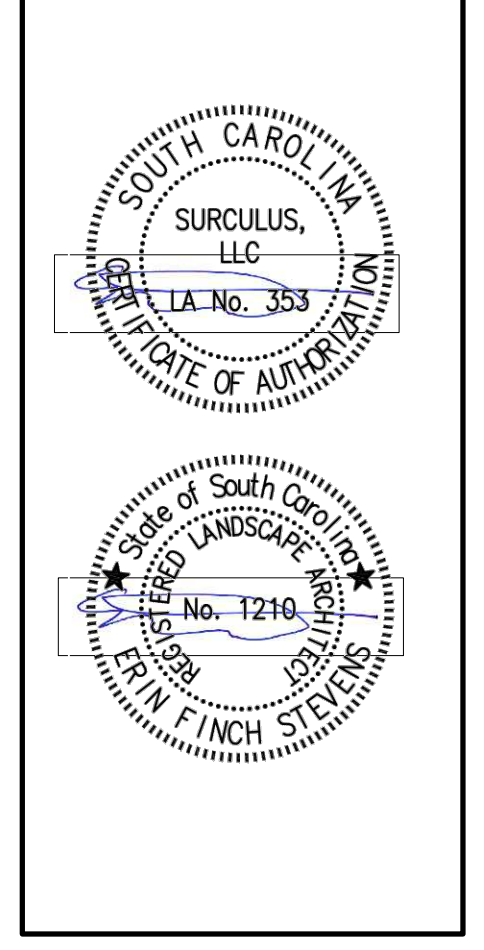
FOR:

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DRAWN BY: EL/RKM

FILE:

DATE: 09/20/2023

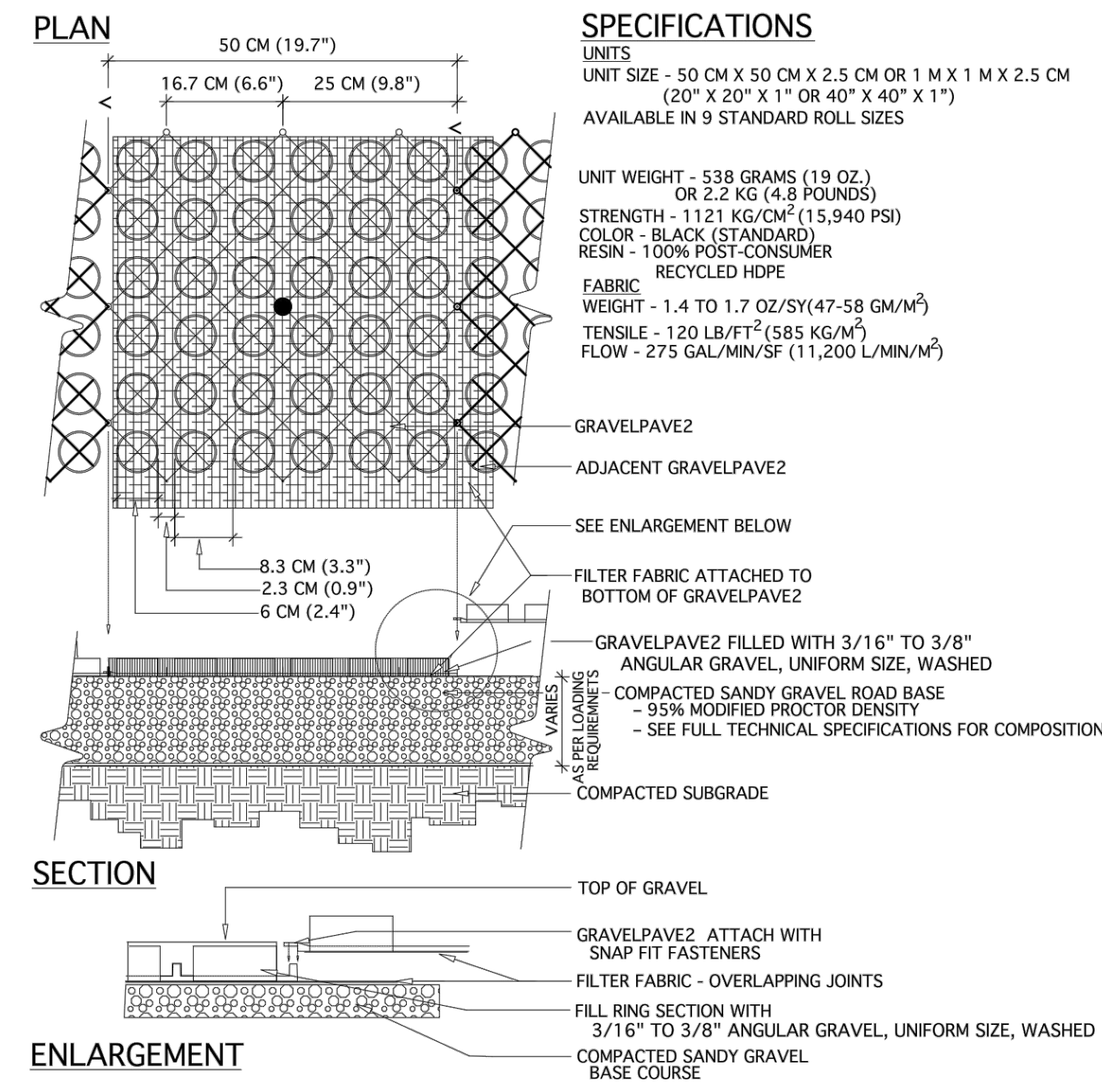


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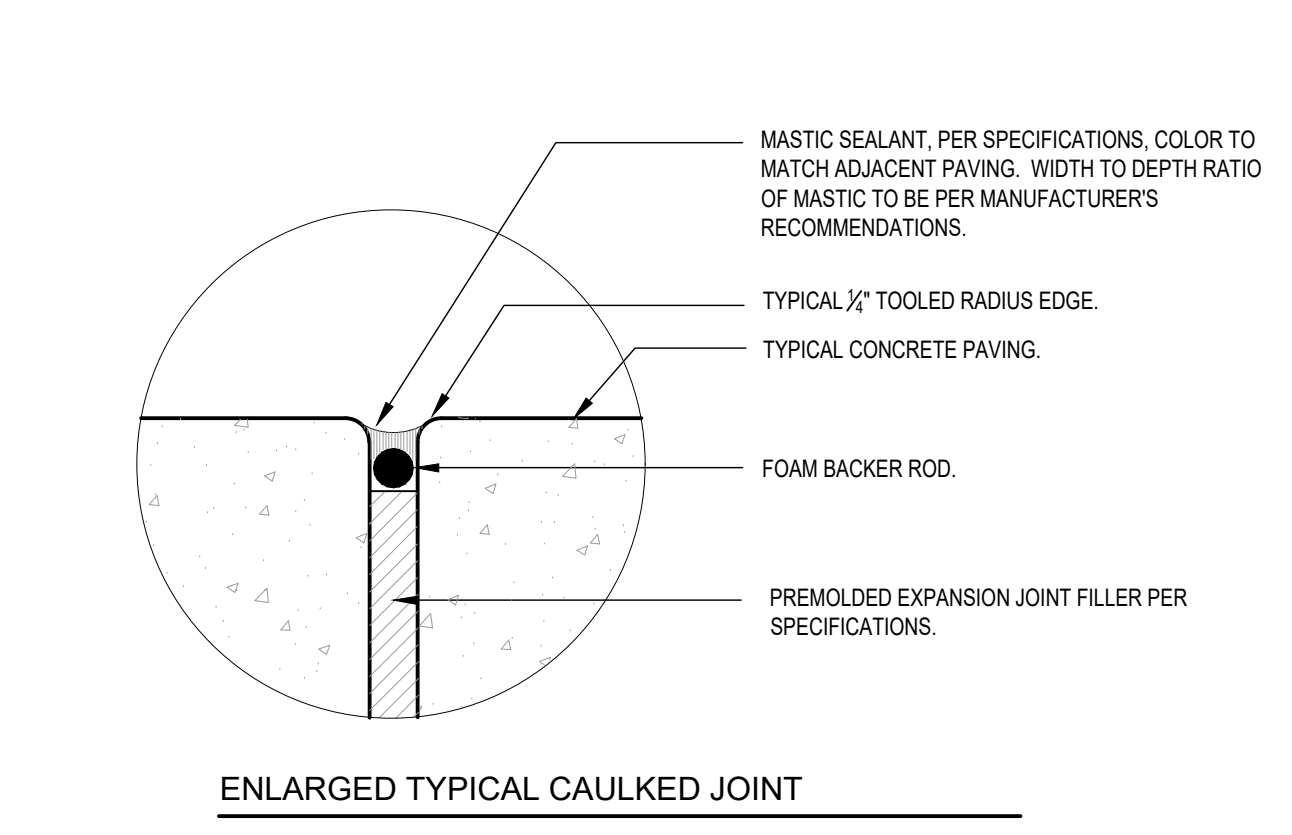
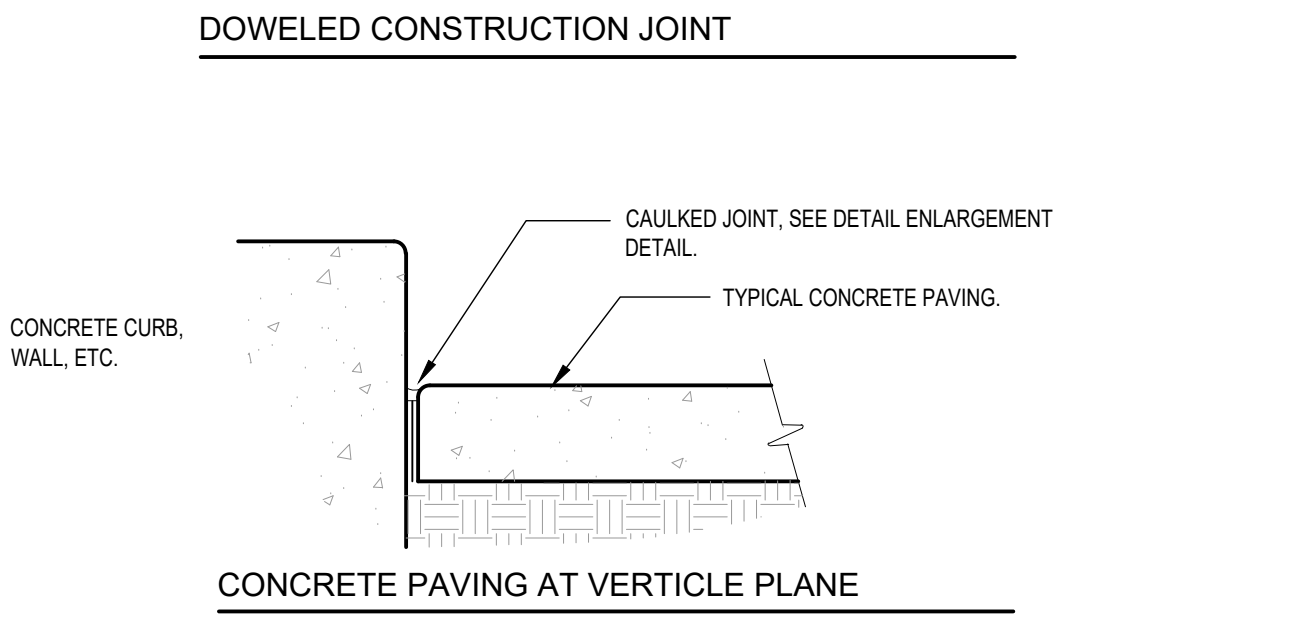
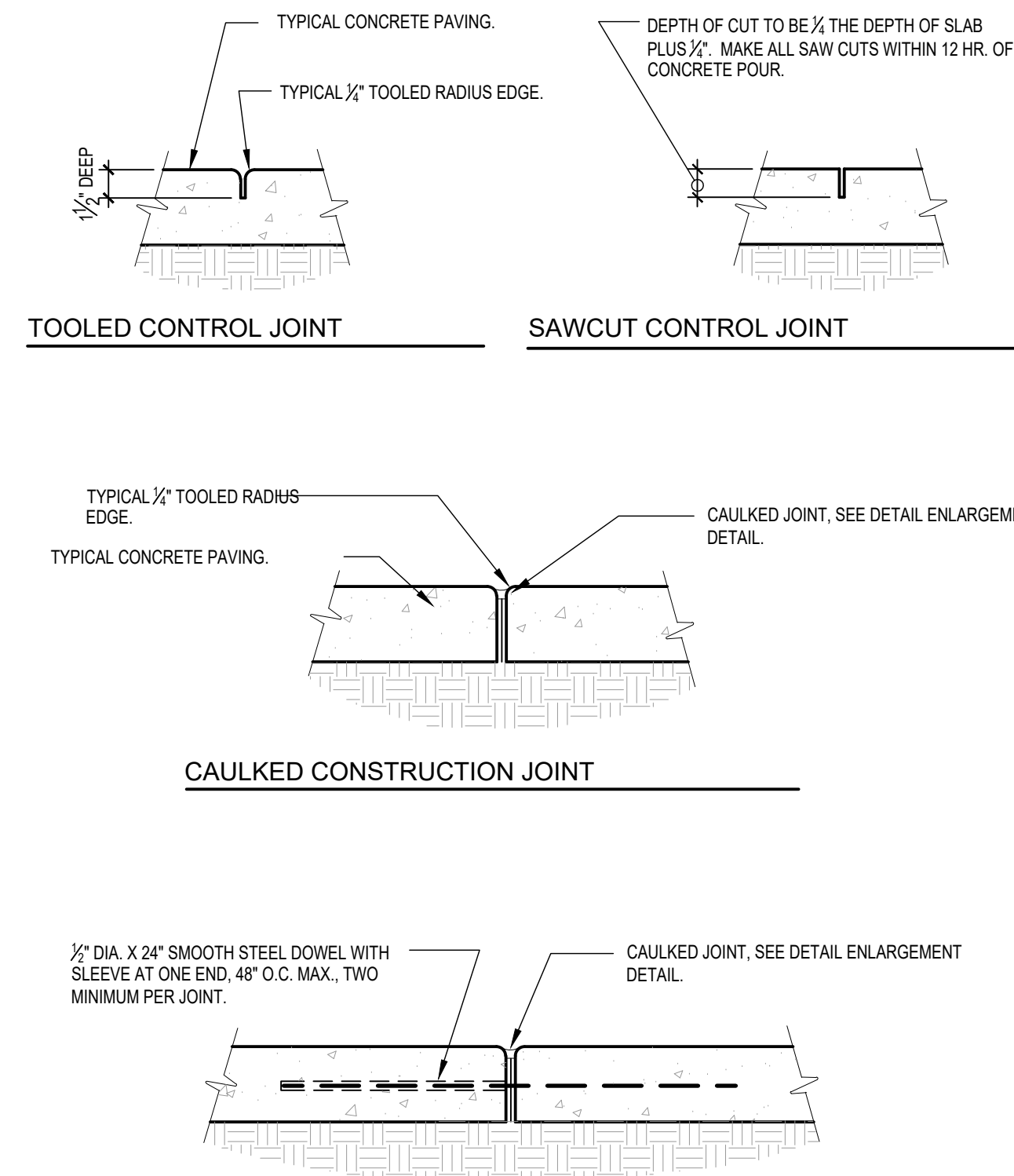
JOB NUMBER:  
 SHEET NUMBER:  
**L3.00**



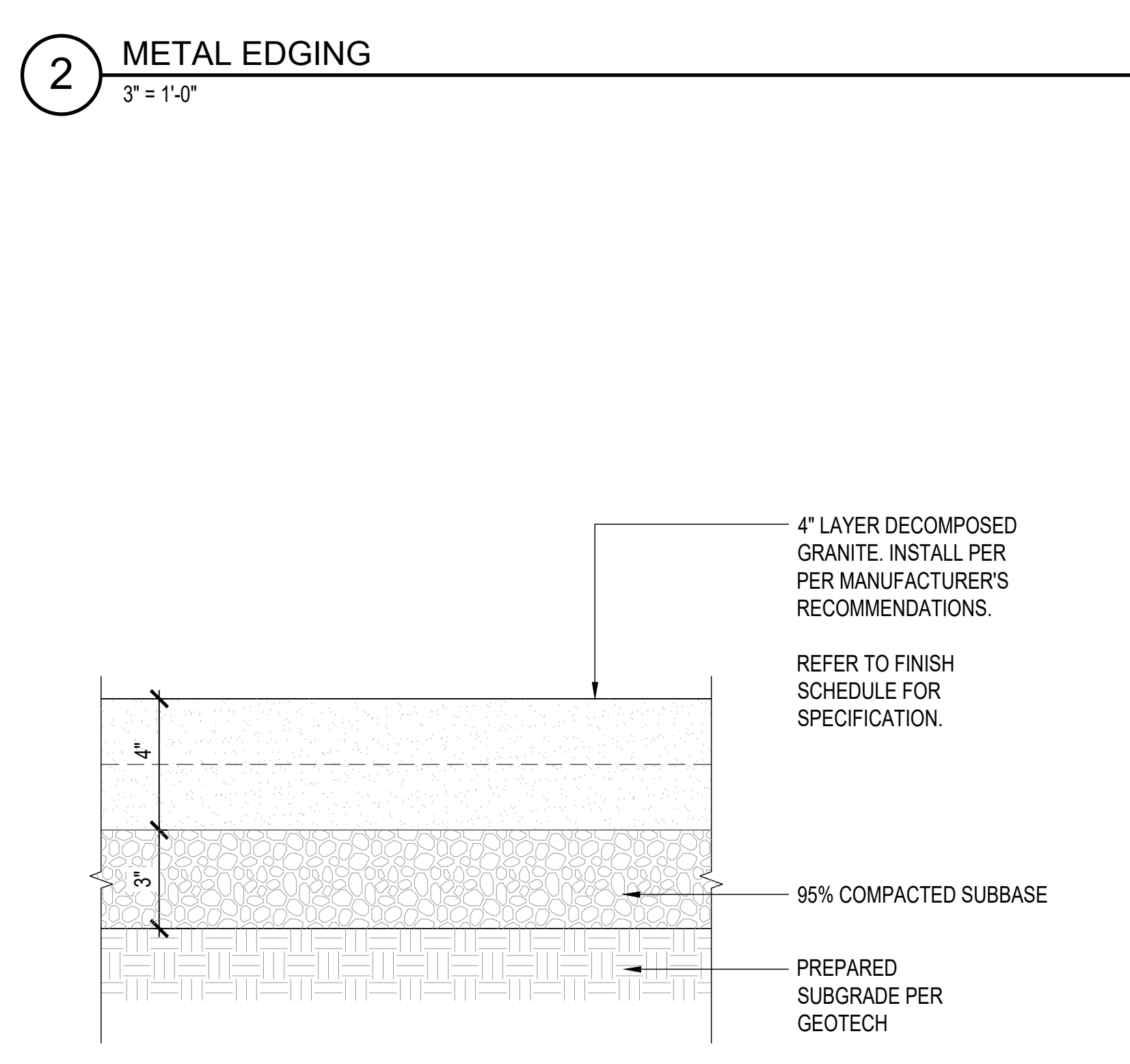
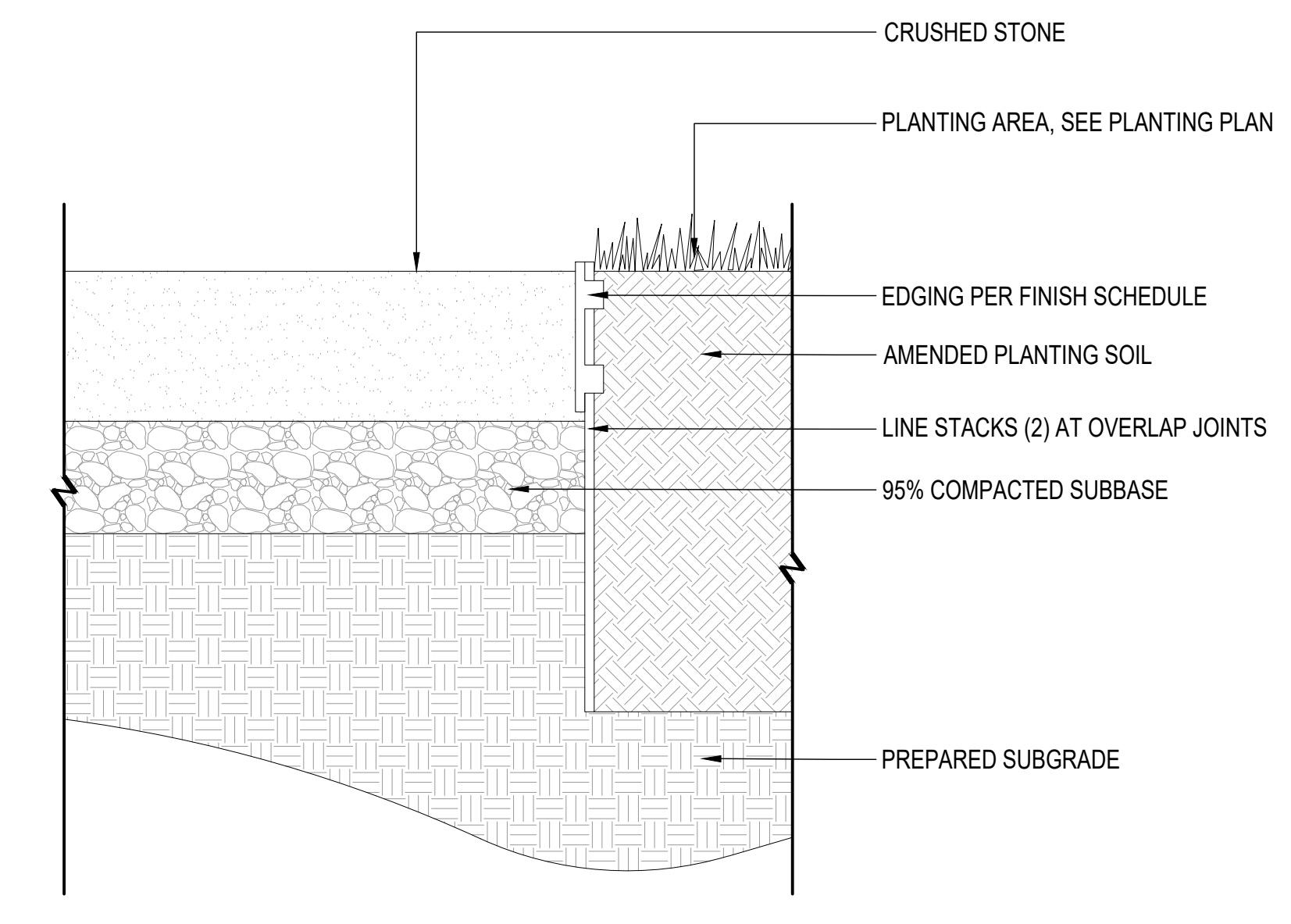
**TYPICAL GRAVELPAVE2 DETAIL**  
 CHOOSE THIS PRODUCT FOR REINFORCING GRAVEL WEARING SURFACES



**4 GUEST PARKING AND FIRE TRUCK TURNAROUND PAVING**  
 NO TO SCALE



**3 TYPICAL CONCRETE PAVING JOINT DETAILS**  
 1 1/2" = 1'-0"



**1 DECOMPOSED GRANITE**  
 3" = 1'-0"

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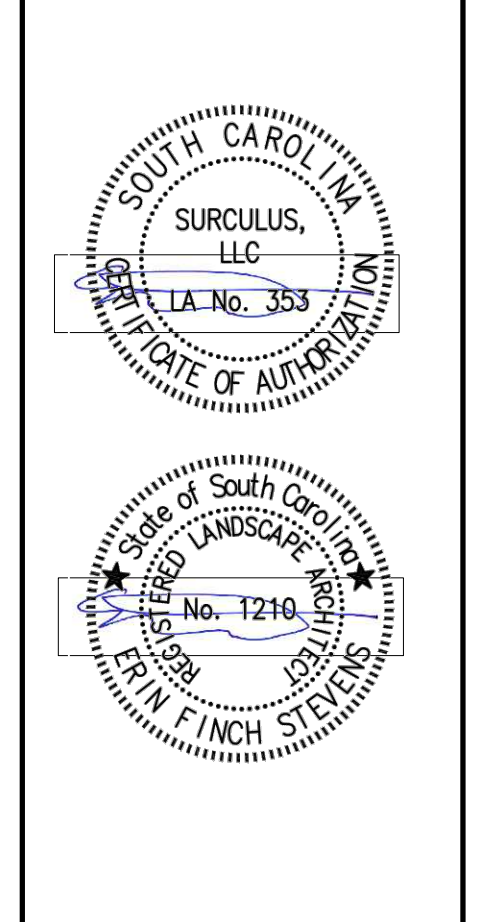
NOT FOR CONSTRUCTION

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REVISIONS:  
9/27/2023 - REV 1

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA  
TITLE:  
FOR:

PERMIT SUBMITTAL  
DRAWN BY: EL/RKM  
FILE:  
DATE: 09/20/2023



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JOB NUMBER:  
SHEET NUMBER:  
**L3.01**



6 PRECEDENT - PET WASTE BAG DISPENSER  
NOT TO SCALE



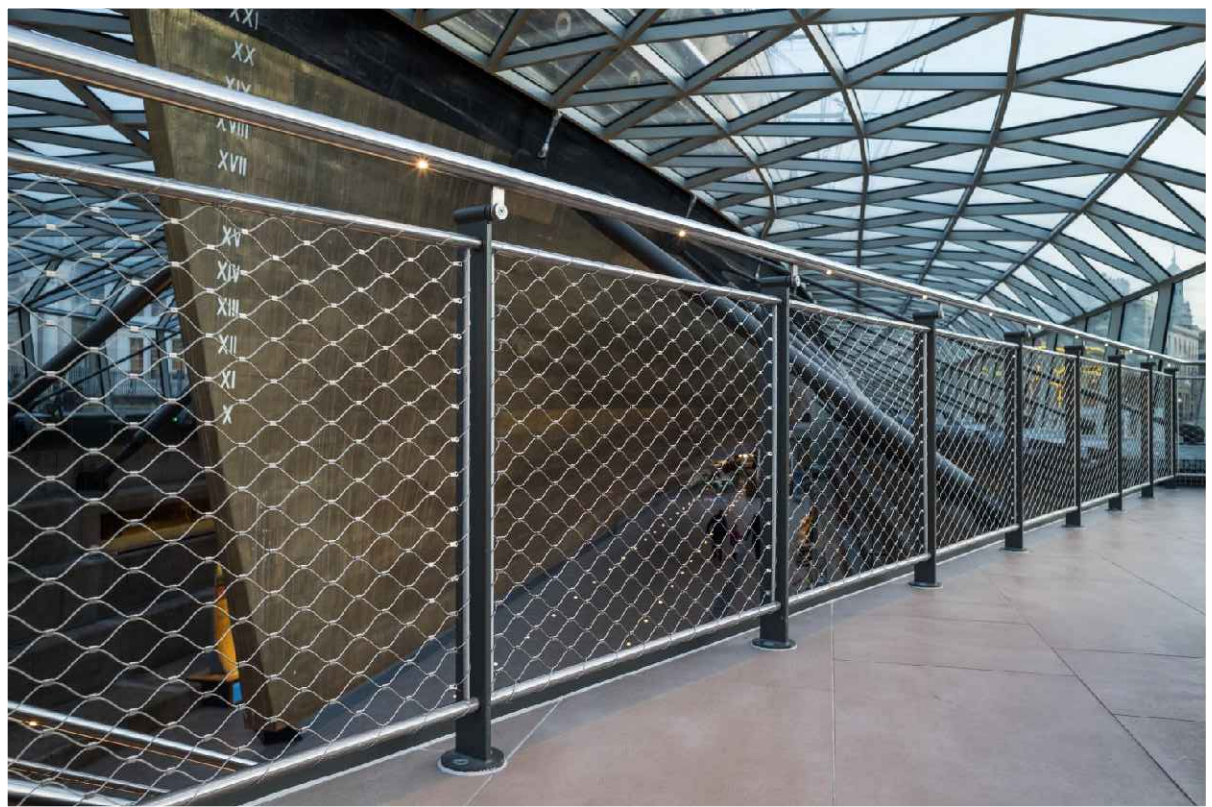
3 PRECEDENT - HAMMOCKS  
NOT TO SCALE



8 PRECEDENT - BIRDHOUSE  
NOT TO SCALE



5 PRECEDENT - LITTER RECEPTACLE  
NOT TO SCALE



2 PRECEDENT - CANOPY WALK RAILING  
NOT TO SCALE



7 PRECEDENT - BIKE REPAIR STAND AND PUMP  
NOT TO SCALE

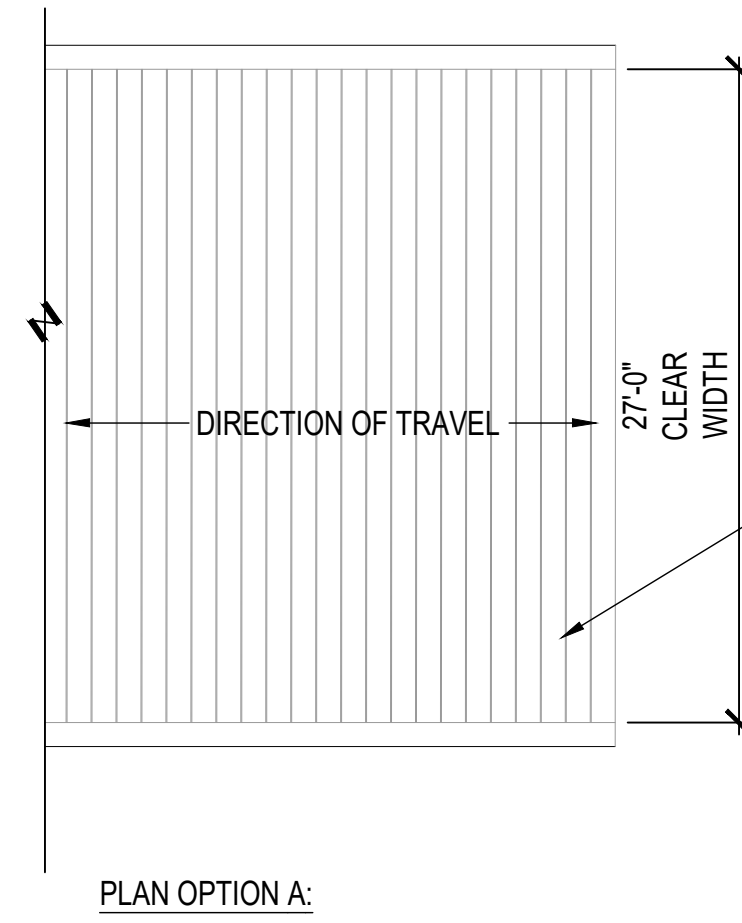


4 PRECEDENT - BENCH  
NOT TO SCALE

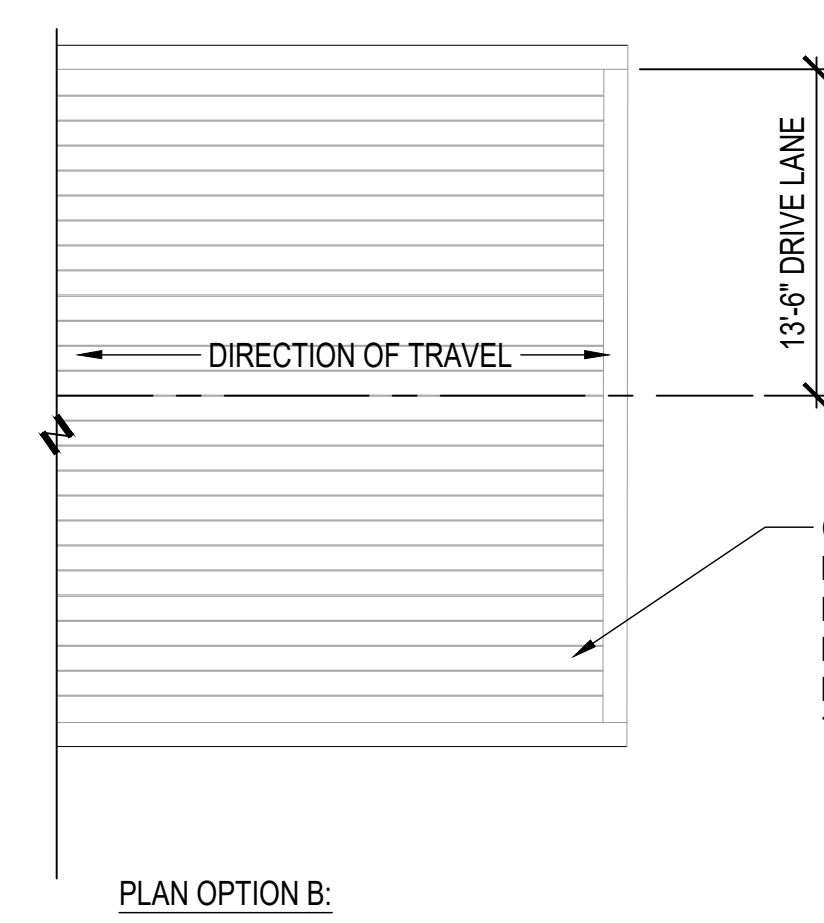


1 PRECEDENT - ELEVATED CANOPY RAMP  
NOT TO SCALE

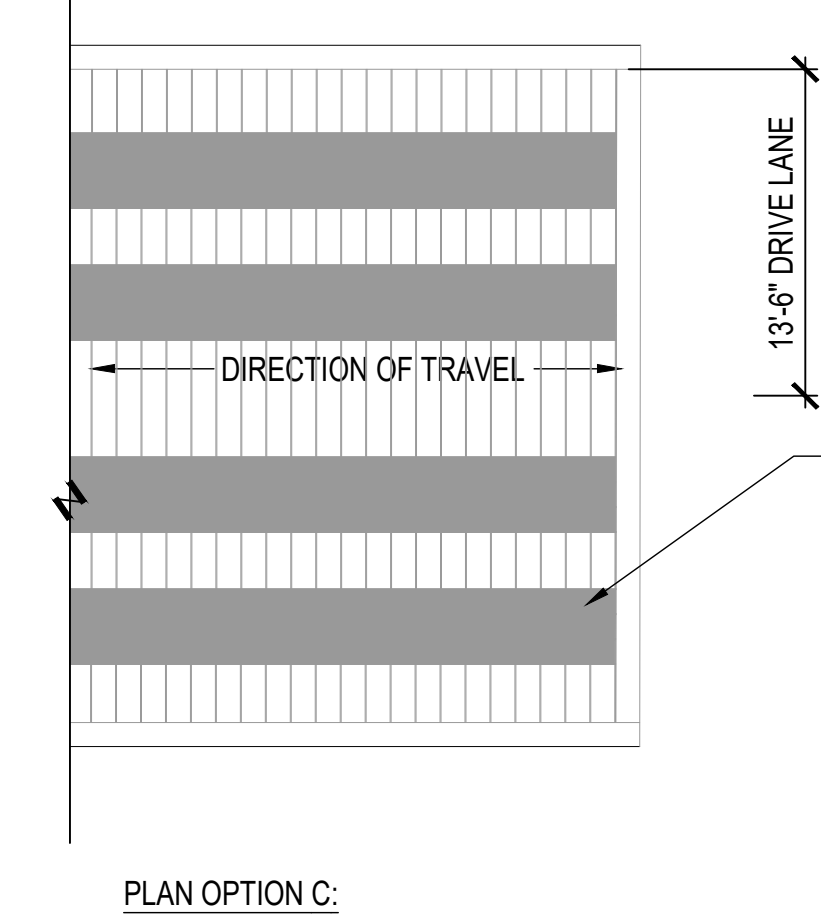
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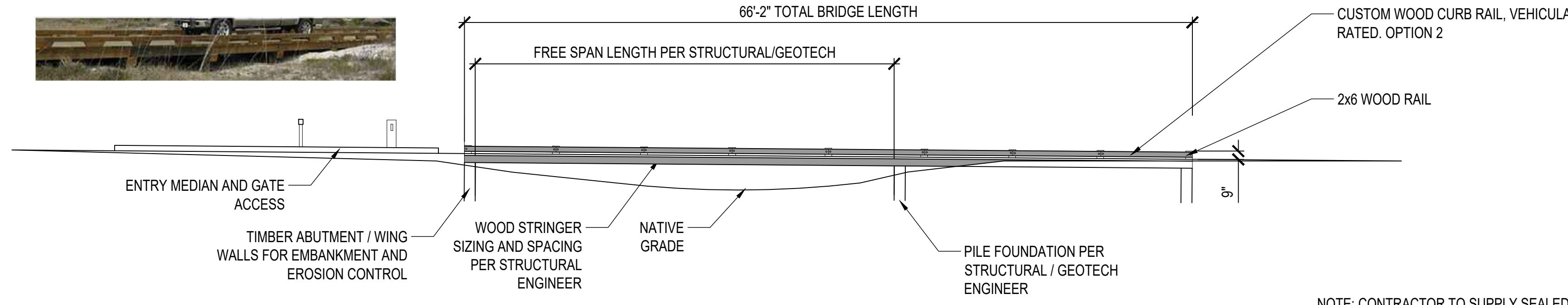
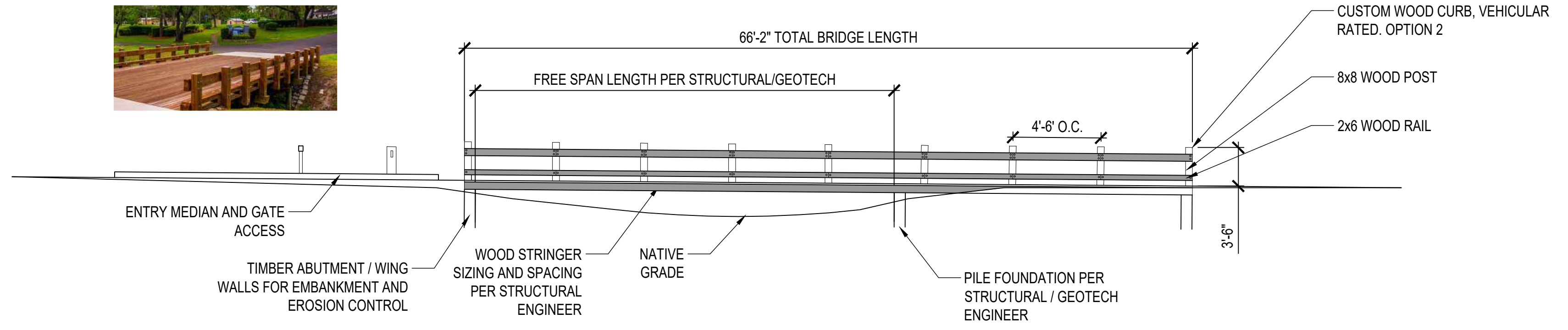
OPTION A: WOOD DECKING RUNNING PERPENDICULAR TO DIRECTION OF TRAVEL



OPTION B: WOOD DECKING RUNNING PARALLEL WITH DIRECTION OF TRAVEL



OPTION C: WEAR/DRIVE TRACKS RUNNING PARALLEL TO DIRECTION OF TRAVEL, REMAINDER OF DECKING RUNNING PERPENDICULAR TO DIRECTION OF TRAVEL



NOTE: CONTRACTOR TO SUPPLY SEALED SHOP DRAWINGS FOR APPROVAL BY LANDSCAPE ARCHITECT AND OWNERSHIP PRIOR TO COMMENCING ANY CONSTRUCTION

3 TIMBER SPAN BRIDGE - VEHICULAR  
1/8" = 1'-0"

NOT FOR CONSTRUCTION

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REVISIONS:  
9/27/2023 - REV 1

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE:

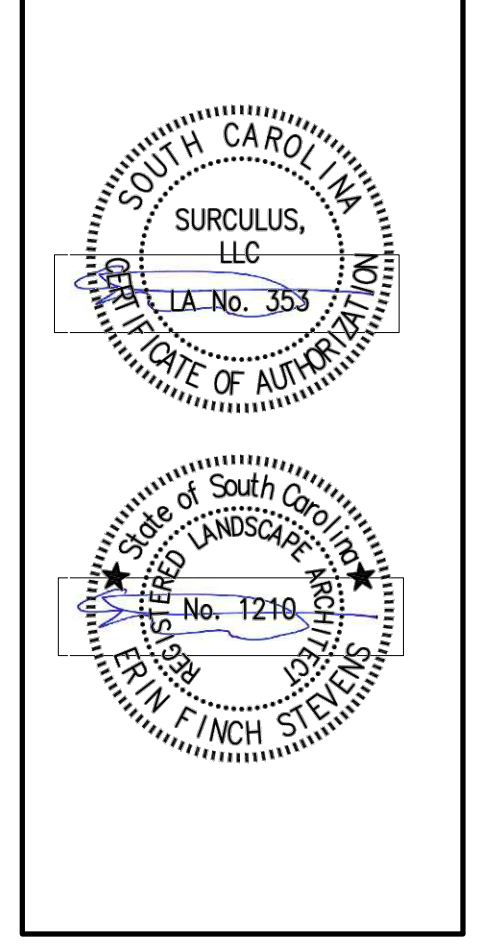
FOR:

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DRAWN BY: EL/RKM

FILE:

DATE: 09/20/2023



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JOB NUMBER:

SHEET NUMBER:  
**L3.02**

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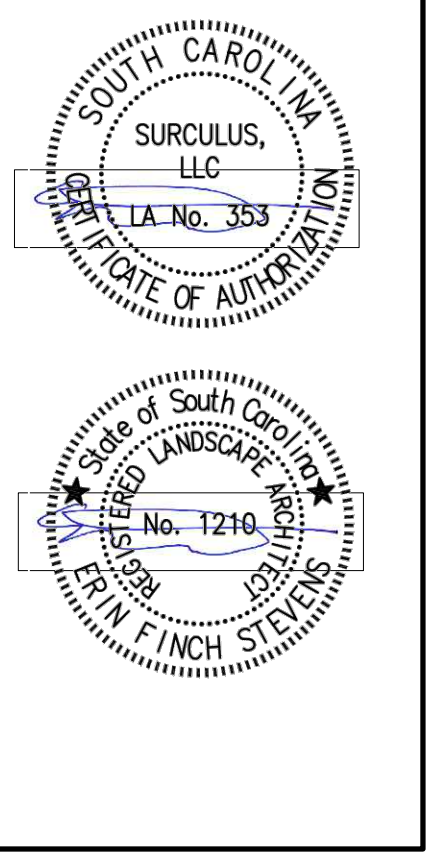
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REVISIONS:  
 9/27/2023 - REV 1

PROJECT: **WEST END AT BEACHWALKER**  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

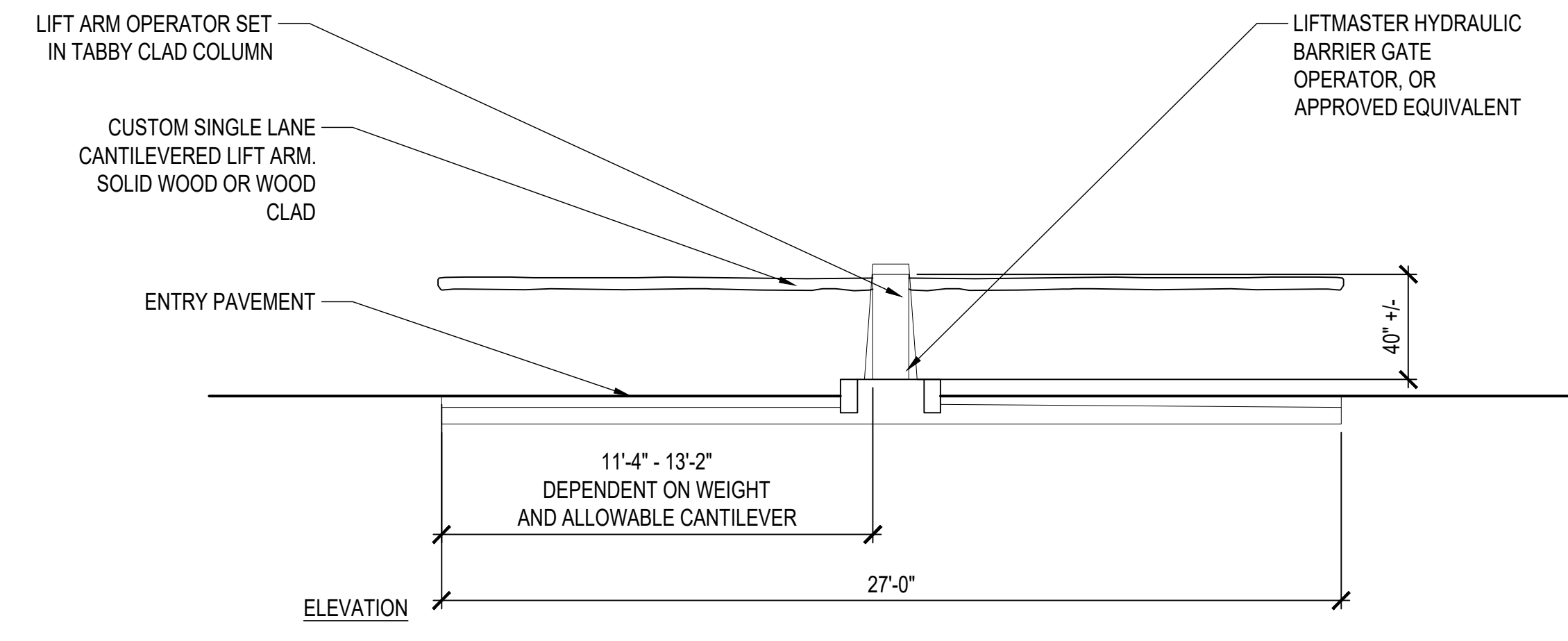
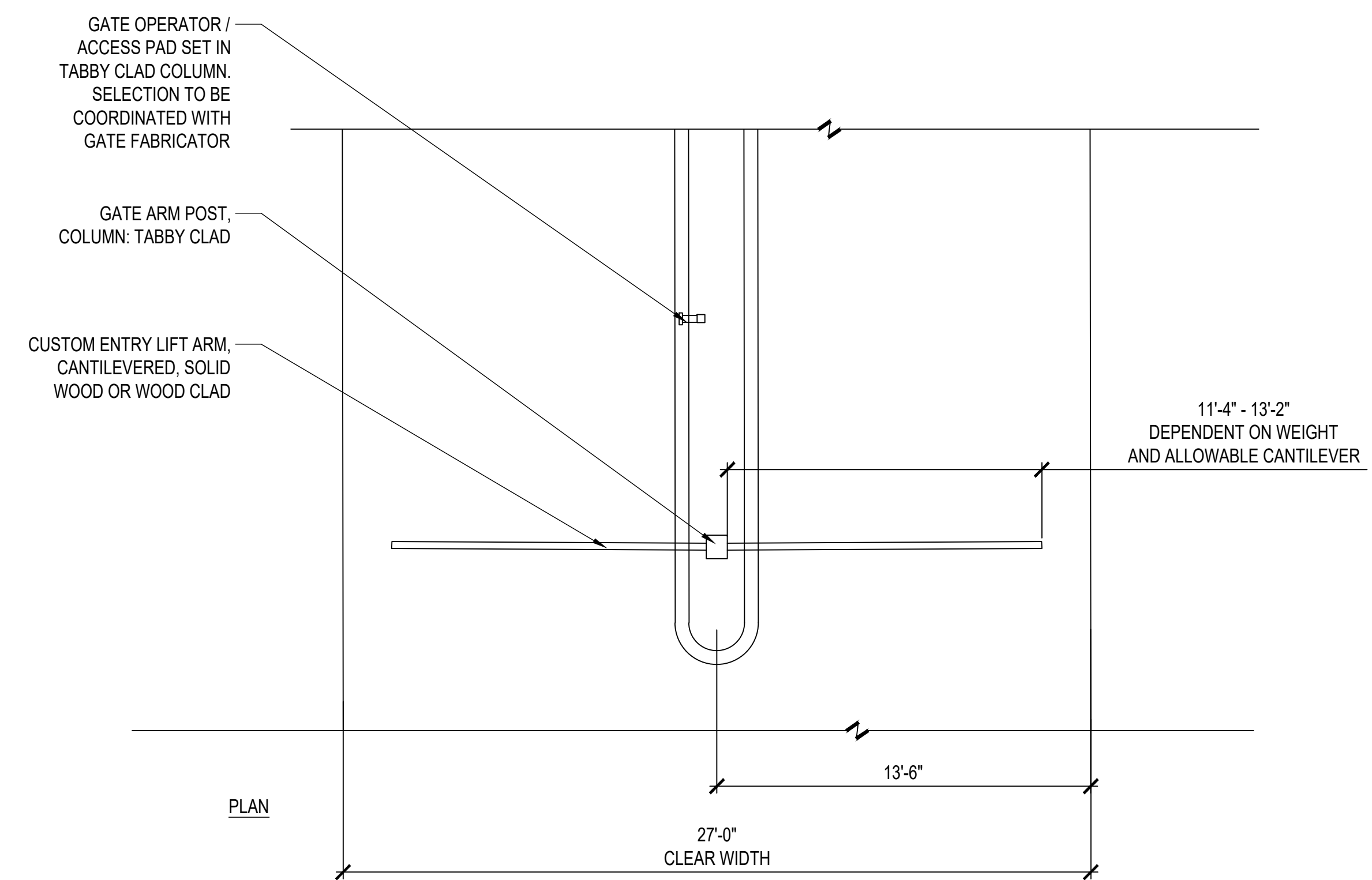
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PERMIT SUBMITTAL  
 DRAWN BY: EL/RKM  
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 DATE: 09/20/2023

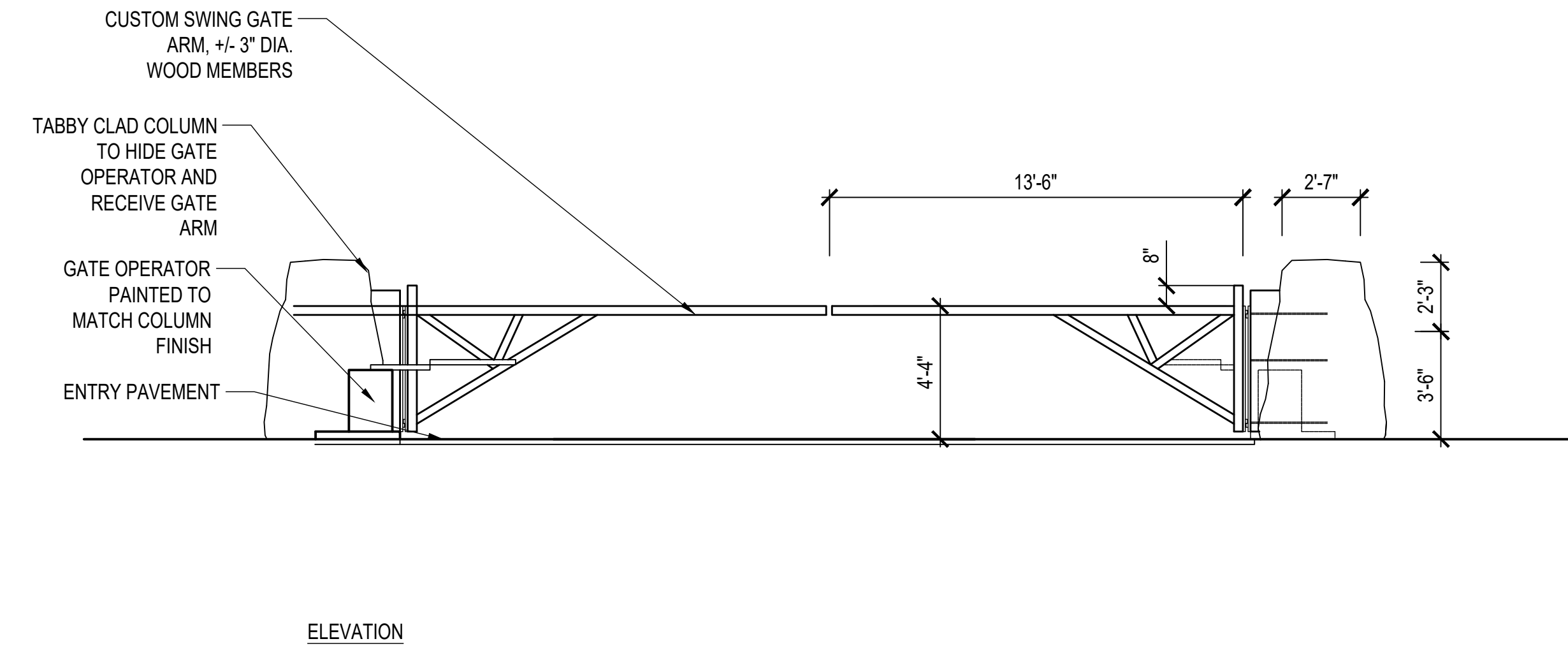
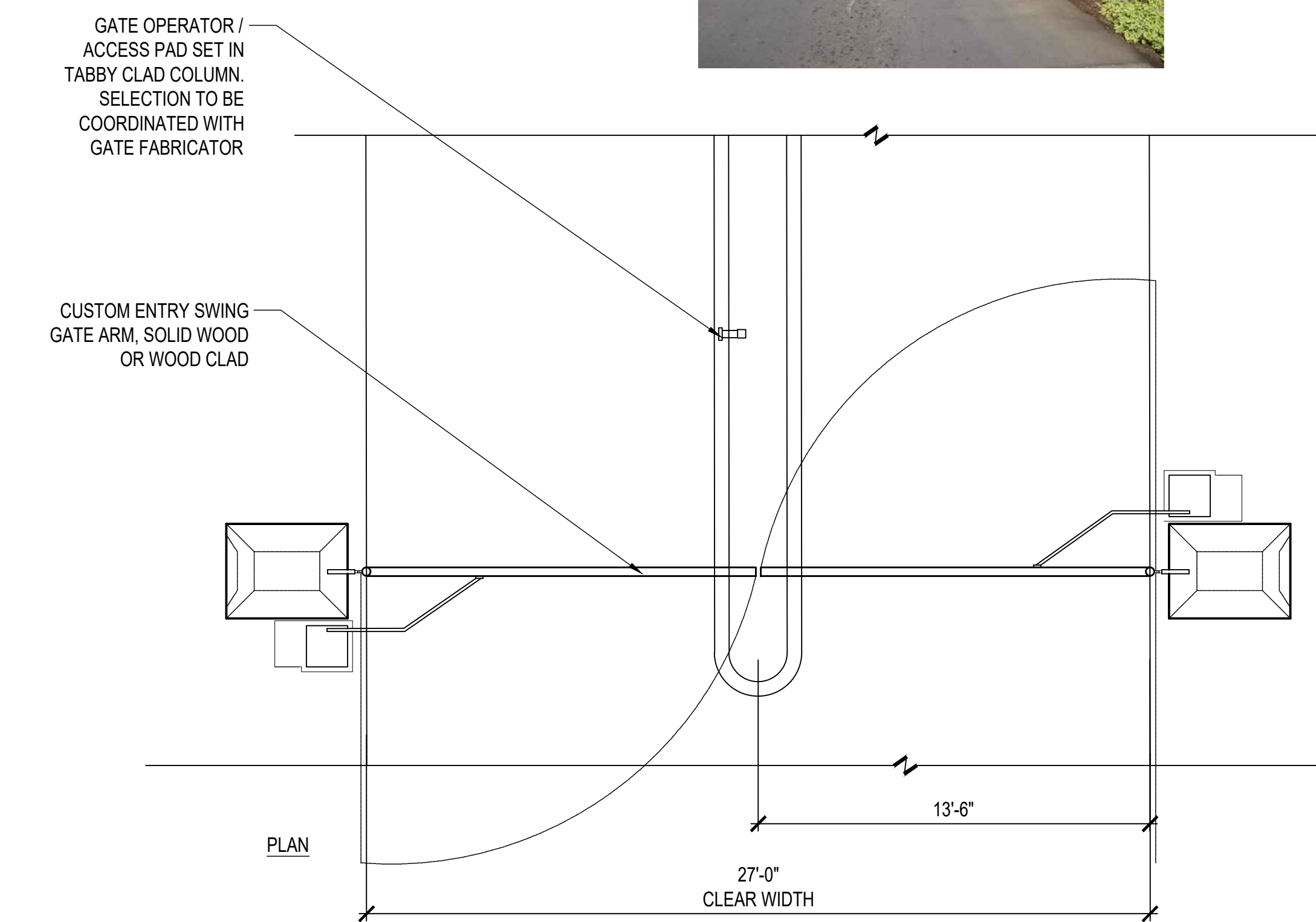


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JOB NUMBER:  
 SHEET NUMBER:  
**L3.03**



OPTION 1: CUSTOM LIFT BAR



OPTION 1: CUSTOM SWING BAR

**4** ENTRY GATE  
 1/4" = 1'-0"

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GENERAL NOTES:

- 1. THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION BOTH HORIZONTALLY & VERTICALLY OF ALL EXISTING & PROPOSED UTILITIES BEFORE COMMENCING WORK, AND HE SHALL AGREE TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO UTILITIES THAT ARE DISTURBED AS A RESULT OF THE WORK.
2. ALL AREAS THAT ARE DISTURBED BY CONSTRUCTION INSIDE OR OUTSIDE OF THE LIMIT OF WORK SHALL BE REPAIRED, GRADED AND GRASSED. SEE CIVIL DRAWINGS FOR SEEDING SCHEDULE.
3. PINESTRAW MULCH SHALL BE APPLIED AT A MINIMUM DEPTH OF 3" TO ALL PLANTING BEDS. TREES PLACED IN GRASSED AREAS (SEED OR SOD) AND OUTSIDE OF THE LIMITS OF DISTURBANCE SHALL RECEIVE A 5' DIAMETER MULCH RING AT A MINIMUM DEPTH OF 3".
4. PROVIDE EROSION CONTROL WHERE SLOPES ARE GREATER THAN 3:1 AND WHERE EROSION KEEPS RE-OCCURRING.
5. ALL TREE, SHRUB, AND GROUNDCOVER MATERIAL SHALL BE PLANTED WITHIN 24 HOURS OF DELIVERY.
6. ANY PLANTS LOCATED IN DIRECT SUN SHALL BE NURSERY SUN GROWN.
7. ALL PLANT MATERIAL TO MEET OR EXCEED AAN STANDARDS.
8. ALL TREES TO BE PLANTED FOLLOWING ACCEPTED HORTICULTURAL PRACTICES. PLANTING HOLES TO BE BACKFILLED WITH 1/3 COMPOST. DO NOT APPLY FERTILIZER AT PLANTING.
9. ALL SHRUBS, GRASSES AND GROUNDCOVERS TO BE SURFACE FERTILIZED WITH OSMOCOTE SLOW-RELEASE FERTILIZER ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
10. CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL NECESSARY LICENSES AND INSURANCE TO COMPLETE WORK.
11. FINAL CLEANUP OF SITE AS A RESULT OF LANDSCAPE OPERATIONS AND ALL FINE GRADING SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
12. CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE.
13. ALL PLANT MATERIAL, IRRIGATION, AND WORKMANSHIP TO BE GUARANTEED FOR ONE YEAR FROM THE DATE OF ACCEPTANCE BY THE OWNER OR OWNER'S REPRESENTATIVE.
14. CONTRACTOR TO MAINTAIN ALL PLANTBEDS, IRRIGATION, AND PLANT LIFE UNTIL FINAL ACCEPTANCE OF LANDSCAPE. WARRANTY PERIOD OF ONE YEAR FOR PLANT MATERIALS BEGINS WHEN COMPLETION OF ALL PUNCH LIST ITEMS AND FINAL ACCEPTANCE OF LANDSCAPE HAVE BEEN APPROVED.
15. CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
16. STAKING ONLY REQUIRED AS DEEMED NECESSARY BY THE LANDSCAPE CONTRACTOR.
17. THERE SHALL BE NO SUBSTITUTIONS, DELETIONS, OR ADDITIONS WITHOUT WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT.
18. ALL CONSTRUCTION SHALL CONFORM TO COUNTY, STATE, AND FEDERAL REQUIREMENTS.

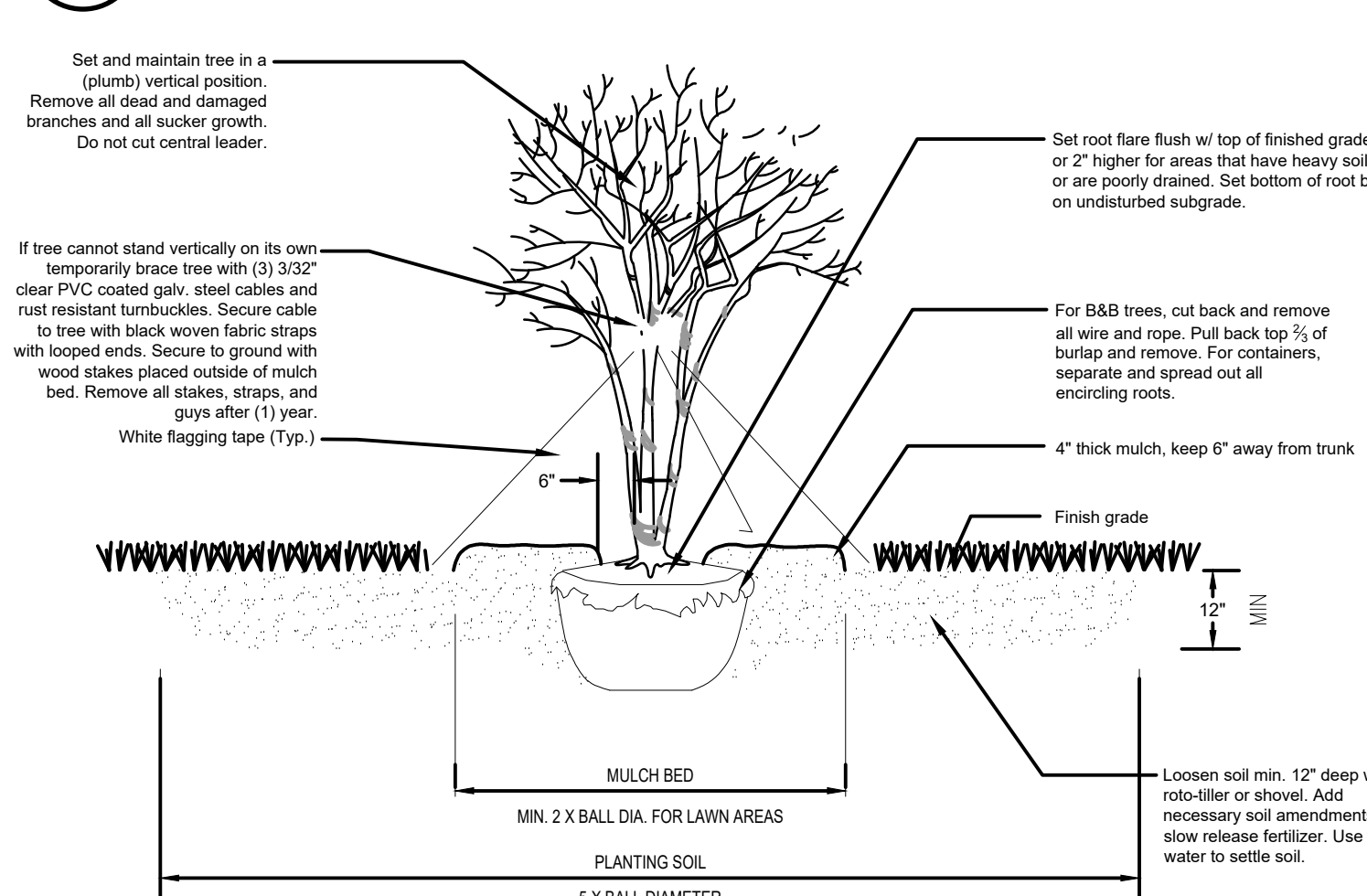
IRRIGATION NOTES:

NOTE: PRIOR TO DESIGNING IRRIGATION SYSTEM, LANDSCAPE CONTRACTOR SHALL CONFIRM WITH OWNER HOW THE IRRIGATION SYSTEM WILL BE MAINTAINED AND IF IT SHOULD BE DESIGNED WITH FUTURE CAPACITY. SEPARATE METERS MAY BE REQUIRED BY PHASE AS PER OWNER'S INSTRUCTION. ALL

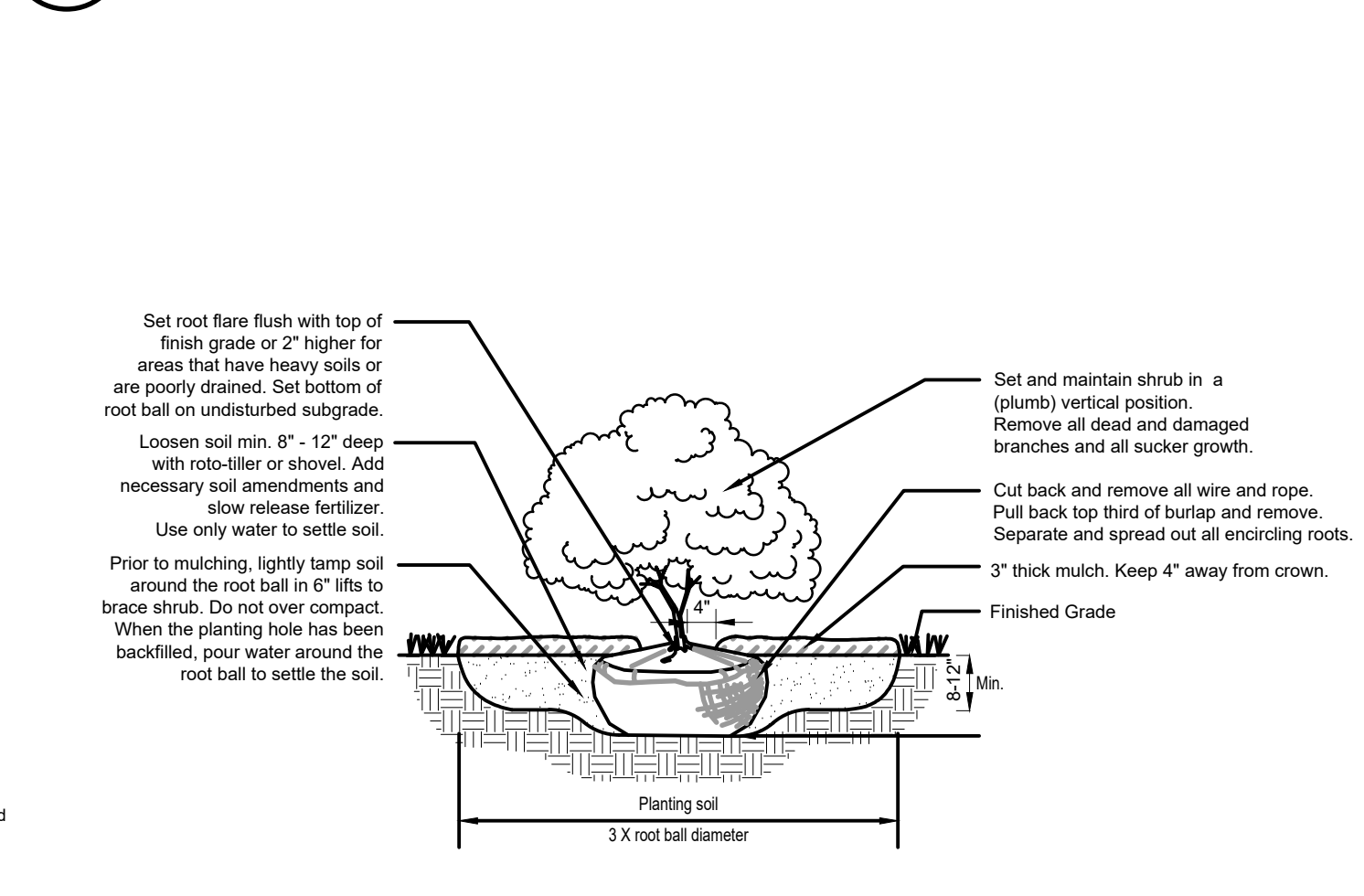
PLANTS LOCATED WITHIN NEWLY PLANTED AREAS TO RECEIVE IRRIGATION. CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE DESIGN, MATERIALS AND LABOR TO INSTALL AN IRRIGATION SYSTEM MEETING THE FOLLOWING REQUIREMENTS:

- 1. CONTRACTOR SHALL TIE THE PROPOSED IRRIGATION MAIN LINE INTO THE PROPOSED DOMESTIC WATER SYSTEM. LANDSCAPE CONTRACTOR SHALL COORDINATE WITH GENERAL CONTRACTOR TO ENSURE PROPER INSTALLATION OF ALL NECESSARY CONDUITS, METERS, AND OTHER NECESSARY ELEMENTS.
2. THE IRRIGATION SYSTEM SHALL BE CONTROLLED BY AN AUTOMATED IRRIGATION CONTROLLER THAT OPERATES SOLENOID VALVES. THE CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR TO PROVIDE POWER TO THE CONTROLLER. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR THE COST TO PROVIDE POWER TO THE CONTROLLER LOCATION AND PROVIDE AND INSTALL THE CONTROLLER.
3. CONTROLLER SHALL BE RAINBIRD ESP-LX16 STATION OUTDOOR CONTROLLER. IT SHALL BE MOUNTED IN A MANNER ACCEPTABLE TO PROJECT OWNER.
4. IRRIGATION MAINLINES AND LATERALS SHALL BE SCHEDULE 40 PVC PIPE. MINIMUM MAINLINE SIZE SHALL BE 2 1/2" AND MINIMUM LATERAL SIZE SHALL BE 3/4".
5. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH AN IRRIGATION PLAN FOR APPROVAL PRIOR TO INSTALLATION. THE SYSTEM SHALL FULLY FUNCTION TO PROVIDE UNIFORM COVERAGE TO THE SATISFACTION OF THE OWNER. FLOW VELOCITY IN ALL PIPES SHALL BE KEPT UNDER 5 FPS AND MAINLINE PRESSURE SHALL BE ADJUSTED TO BE BETWEEN 30 PSI AND 50 PSI. ADJUSTMENT AT EACH VALVE SHALL BE MADE SO THAT PRESSURE IS DELIVERED TO THE SPRAY HEADS AT THE MANUFACTURER'S RECOMMENDED OPERATING PRESSURE.
6. THE CONTRACTOR SHALL INITIALLY SET THE PROGRAM TIMES IN A MANNER TO BE AGREED UPON BY THE CONTRACTOR AND OWNER. CONTRACTOR IS RESPONSIBLE FOR ADJUSTMENTS TO WATERING TIMES THEREAFTER UNTIL TURNING THE PROJECT OVER TO THE OWNER AT FINAL ACCEPTANCE.
7. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A SET OF 'AS-BUILT' PLANS AFTER IRRIGATION SYSTEM INSTALLATION.
8. THE CONTRACTOR SHALL WARRANT THE IRRIGATION SYSTEM FOR A PERIOD OF ONE (1) YEAR AFTER FINAL COMPLETION AGAINST POOR WORKMANSHIP AND PRODUCT DEFECTS.
9. ALL WORK SHALL BE IN COMPLIANCE WITH LOCAL, STATE AND FEDERAL REQUIREMENTS AND GUIDELINES.

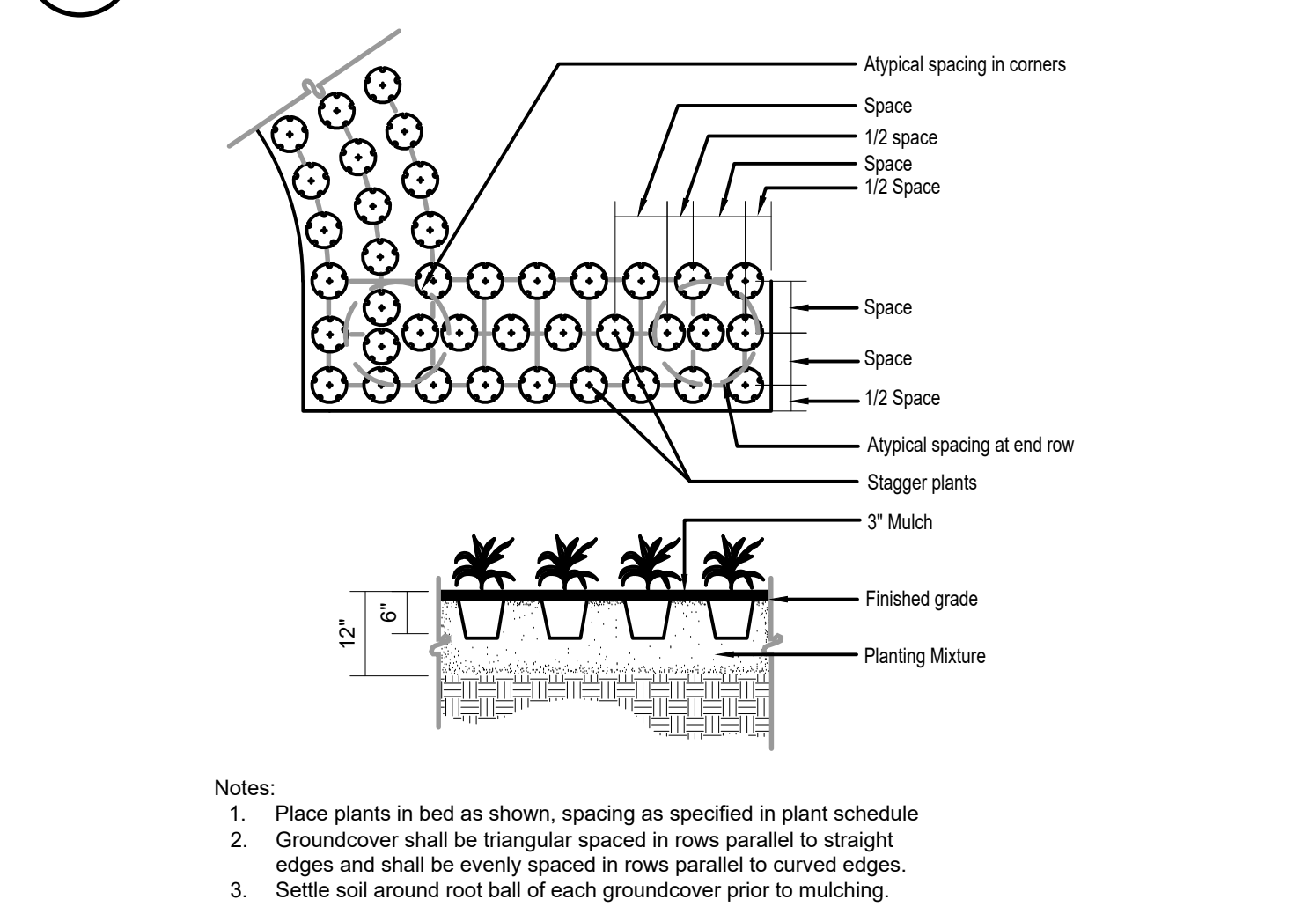
1 TREE PLANTING DETAIL



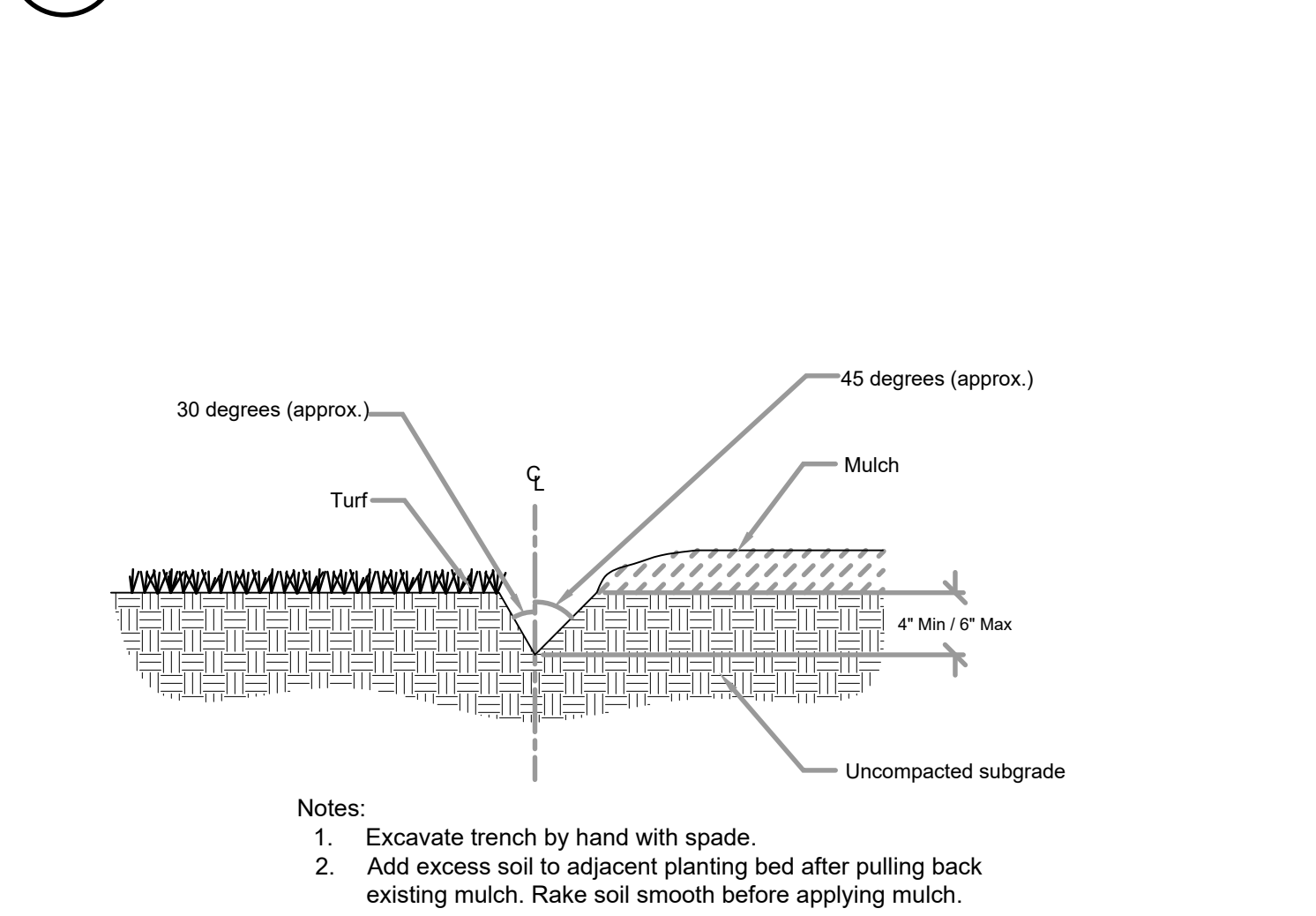
2 PALM TREE PLANTING DETAIL



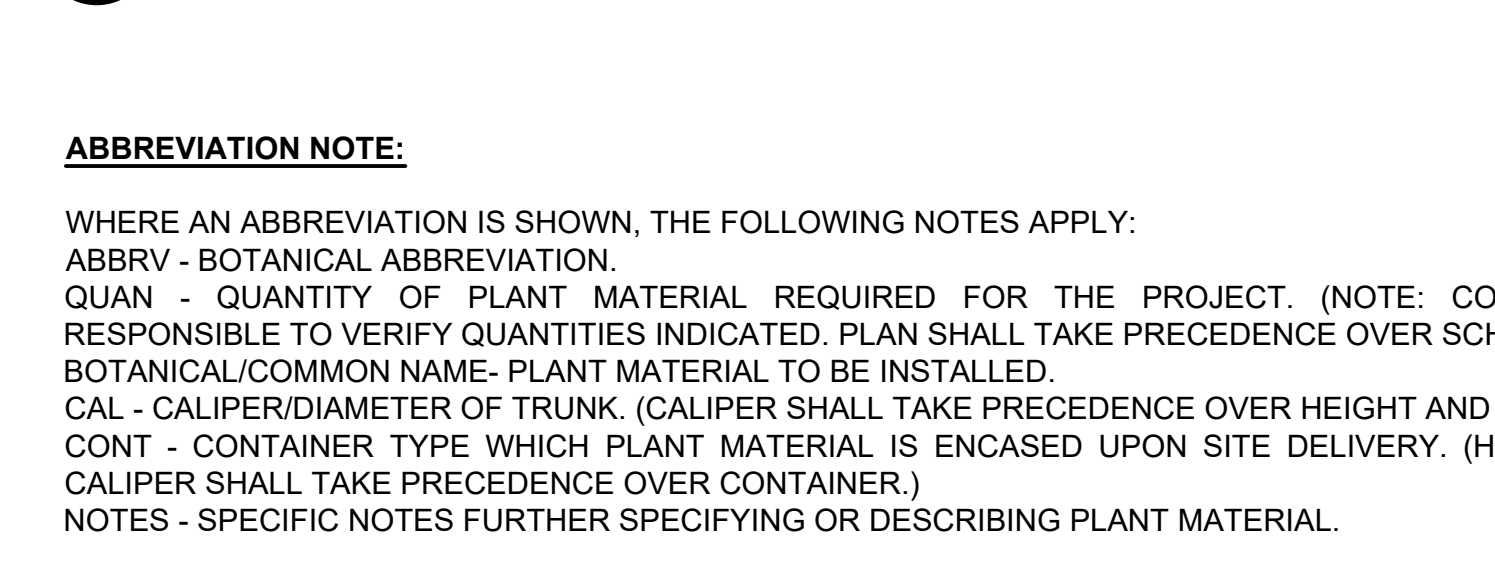
3 MULTI-TRUNK TREE PLANTING DETAIL



4 SHRUB PLANTING DETAIL



5 GROUNDCOVER & PERENNIAL PLANTING DETAIL



6 CONTOUR BED / LAWN EDGE DETAIL



ABBREVIATION NOTE:

WHERE AN ABBREVIATION IS SHOWN, THE FOLLOWING NOTES APPLY:
ABBRY - BOTANICAL ABBREVIATION.
QUAN - QUANTITY OF PLANT MATERIAL REQUIRED FOR THE PROJECT. (NOTE: CONTRACTOR RESPONSIBLE TO VERIFY QUANTITIES INDICATED. PLAN SHALL TAKE PRECEDENCE OVER SCHEDULE.)
BOTANICAL/COMMON NAME- PLANT MATERIAL TO BE INSTALLED.
CAL - CALIPER/DIAMETER OF TRUNK. CALIPER SHALL TAKE PRECEDENCE OVER HEIGHT AND SPREAD.)
CONT - CONTAINER TYPE WHICH PLANT MATERIAL IS ENCASED UPON SITE DELIVERY. (HEIGHT AND CALIPER SHALL TAKE PRECEDENCE OVER CONTAINER.)
NOTES - SPECIFIC NOTES FURTHER SPECIFYING OR DESCRIBING PLANT MATERIAL.

QUANTITIES NOTES:

PLANT MATERIAL LIST WAS PREPARED FOR ESTIMATING PURPOSES ONLY. QUANTITY ESTIMATES HAVE BEEN MADE CAREFULLY, BUT THE LANDSCAPE ARCHITECT ASSUMES NO LIABILITY FOR OMISSIONS OR ERRORS. CONTRACTORS SHALL MAKE THEIR OWN QUANTITY TAKE-OFFS USING DRAWINGS TO DETERMINE QUANTITIES TO THEIR SATISFACTION. REPORTING PROMPTLY TO THE LANDSCAPE ARCHITECT ANY DISCREPANCIES WHICH MAY AFFECT BIDDING. NO EXTRA COMPENSATION SHALL BE ALLOWED FOR EXTRA QUANTITIES NECESSARY TO COMPLETE THE WORK.

CONCEPT PLANT SCHEDULE

Table listing plant species, sizes, and quantities. Includes categories like UNDERSTORY TREE, LARGE TREE, TALL PALMS, UNDERSTORY PALMS, SCREENING SHRUBS, SMALL ORNAMENTAL SHRUBS, LARGE ORNAMENTAL SHRUB, NATIVE BUFFER INFILL MIX, SHADY FOREST MIX, and SUNNY PERENNIALS.

BUFFERYARD NOTE:

- 1. KRA WILL PROVIDE BUFFERS AS PRESCRIBED BY THE ARB AND AS SHOWN ON THE LANDSCAPE PLAN. THE PROVISIONS OF SECTION 12-127 OF THE TOWN ZONING ORDINANCE REGARDING BUFFERYARDS ONLY APPLY TO PARCEL 1. SECTION 13.1 (F) BUFFERS, FENCING AND SIGNAGE OF THE DEVELOPMENT AGREEMENT STIPULATES THE ARB SHALL PRESCRIBE SUCH BUFFERS FOR PARCEL 11.
2. FOR PARCEL 1, TYPE I BUFFERYARD IS: 35 FEET WIDE AVERAGE WITH NATURAL OR DENSELY PLANTED VEGETATION AND A MINIMUM WIDTH OF NOT LESS THAN 25 FEET FOR NOT MORE THAN TEN PERCENT OF ITS LENGTH.
3. FOR PARCEL 11 THE BUFFERYARD BUFFERS ALIGN WITH THE ARB'S INTENT FOR THE BUFFER. BUFFERYARD WILL CONTINUE TO BE COORDINATED WITH THE ARB ON THE SITE AND LANDSCAPE PLAN DEVELOPMENT TO ENSURE COMPLIANCE WITH ANY PRESCRIBED BUFFERING AT THE ARB'S REQUEST.
4. SUPPLEMENTAL PLANTING WITH NATIVE SPECIES WILL REPAIR AND RESTORE ANY BUFFER ENCROACHMENT. SEE NATIVE INFILL MIX FOR PROPOSED PLANTING COMPOSITION. DENSELY PLANTED BUFFERYARDS SHALL INCLUDE A VARIETY OF TREES AND UNDERSTORY PLANTINGS WHICH WILL MATURE TO CREATE AN OPAQUE BUFFERYARD WITHIN FIVE YEARS OF PLANTING.

PLANTING NOTE:

- 1. PLANTING AT FOUNDATION TO BE HALF THE FOUNDATION HEIGHT.

PLANT LIST & SIZES

Table with columns: COMMON NAME, SIZE, NOTES. Lists various trees, shrubs, and groundcovers with their respective sizes and planting notes.

TREE CALCULATIONS

PARCEL 11
HIGHGROUND: 247,563 SF
1 TREE/1000 SF: 248 TREES REQUIRED - REQUIREMENT MET? YES
TOTAL EXISTING TREES: 1273
70% OF EXISTING TREES ON THE LOT: 892
TREES TO BE PRESERVED: 693 (54.4%)
3" TREES REQUIRED TO MEET 70% RESTORATION: 312

PARCEL 1
HIGHGROUND: 83,296 SF
1 TREE/1000 SF: 83 TREES REQUIRED - REQUIREMENT MET? YES
TOTAL EXISTING TREES: 420
70% OF EXISTING TREES ON THE LOT: 294
TREES TO BE PRESERVED: 286 (68.1%)
TREES TO BE PRESERVED: 134 (31.9%)
3" TREES REQUIRED TO MEET 70% RESTORATION: 160

NOTE: THE NUMBERS INCLUDED HERE ARE A GUIDELINE TO HELP INFORM THE FINAL LANDSCAPE DESIGN AND ENSURE THAT THE INTENT OF A CANOPIED SITE IS BEING MET. NEW TREE INSTALLATION QUANTITY AND SIZING ARE TO BE FINALIZED IN THE FIELD WITH THE ARB PRIOR TO INSTALLATION.

Progress Drawings
Not for pricing or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

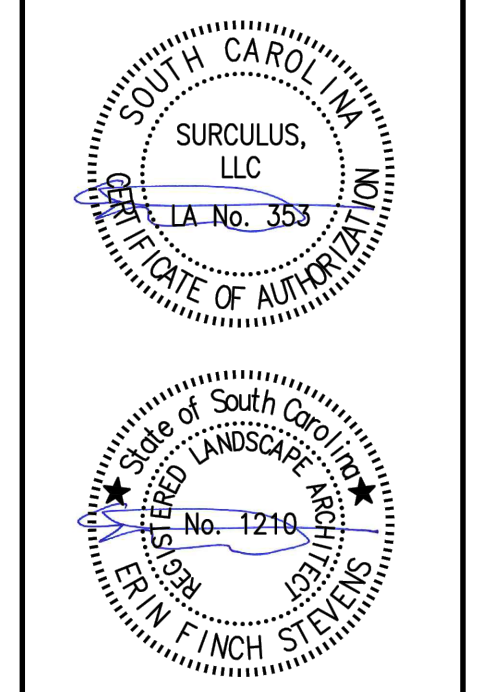
REVISIONS:
09/27/2023 - REV 1
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER
BEACHWALKER DRIVE
KIAWAH ISLAND, SOUTH CAROLINA
TITLE: PLANT SCHEDULE AND DETAILS
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE:
DATE: 10/06/2023



SURCULUS Landscape Architecture
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JOB NUMBER:
SHEET NUMBER:
L4.00



AREA TO BE DENSELY PLANTED WITH A VARIETY OF NATIVE TREES AND SHRUBS TO SUPPLEMENT EXISTING BUFFER VEGETATION AS NEEDED. SEE NATIVE BUFFER INFILL MIX FOR DETAILS

ARB BUFFER DEVIATION FOR WATER AND SEWER CONNECTION

AREA TO BE DENSELY PLANTED WITH A VARIETY OF NATIVE TREES AND SHRUBS TO SUPPLEMENT EXISTING BUFFER VEGETATION AS NEEDED. SEE NATIVE BUFFER INFILL MIX FOR DETAILS

ARB VEGETATIVE BUFFER

MAXIMUM LIMITS OF TREE DISTURBANCE WITH ARB FIELD REVIEW OF TREE PROTECTION PREVAILING, TYP.

RAISING ARM GATE AND ACCESS PANEL

BEACHWALKER DRIVE

BEACHWALKER DRIVE

CONCEPT PLANT SCHEDULE

- UNDERSTORY TREE**
  - Aesculus pavia / Red Buckeye
  - Ilex cassine / Dahoon Holly
  - Ilex cassine / Dahoon Holly
  - Ilex opaca / American Holly
  - Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia
  - Magnolia virginiana 'Jim Wilson' / Moonglow® Sweetbay Magnolia
- LARGE TREE**
  - Juniperus virginiana 'Brodie' / Brodie Eastern Redcedar
  - Juniperus virginiana 'Burkii' / Burk Eastern Redcedar
  - Juniperus virginiana 'Canaertii' / Canaertii Eastern Redcedar
  - Magnolia grandiflora 'Bracken's Brown Beauty' / Bracken's Beauty Southern Magnolia
  - Magnolia grandiflora 'Hussey' / Hussey Southern Magnolia
  - Magnolia virginiana / Sweetbay Magnolia
  - Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia
  - Magnolia virginiana 'Jim Wilson' / Moonglow® Sweetbay Magnolia
  - Pinus elliottii / Slash Pine
  - Pinus taeda / Loblolly Pine
  - Pinus taeda / Loblolly Pine
  - Quercus virginiana / Southern Live Oak
- TALL PALMS**
  - Sabal palmetto (Booted) / Cabbage Palmetto
  - Sabal palmetto (Booted) / Cabbage Palmetto
  - Sabal palmetto (Booted) / Cabbage Palmetto
  - Sabal palmetto (Unbooted) / Cabbage Palmetto
  - Sabal palmetto (Unbooted) / Cabbage Palmetto
  - Sabal palmetto (Unbooted) / Cabbage Palmetto
- UNDERSTORY PALMS (6' HT MIN)**
  - Rhapidophyllum hystrix / Needle Palm
  - Rhapidophyllum hystrix / Needle Palm
  - Sabal minor / Dwarf Palmetto
  - Sabal minor / Dwarf Palmetto
  - Sabal serrulata / Saw Palmetto
  - Sabal serrulata / Saw Palmetto
- SCREENING SHRUBS**
  - Ilex vomitoria / Yaupon Holly
  - Ilex vomitoria / Yaupon Holly
  - Illicium floridanum / Florida Anise
  - Illicium floridanum / Florida Anise
  - Illicium parviflorum / Anise Tree
  - Illicium parviflorum / Anise Tree
  - Myrica cerifera / Wax Myrtle
  - Myrica cerifera / Wax Myrtle
  - Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle
  - Sabal minor / Dwarf Palmetto
  - Sabal minor / Dwarf Palmetto
- SMALL ORNAMENTAL SHRUBS**
  - Calycanthus floridus / Sweetshrub
  - Cephalanthus occidentalis / Buttonbush
  - Erythrina arborea / Coralbean
  - Hibiscus grandiflorus / Swamp Rosemallow
  - Leucothoe axillaris / Coastal Leucothoe
  - Malvaviscus arboreus / Giant Turk's Cap
  - Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle
- LARGE ORNAMENTAL SHRUB (6' HT MIN)**
  - Ilex vomitoria / Yaupon Holly
  - Ilex vomitoria / Yaupon Holly
  - Illicium floridanum / Florida Anise
  - Illicium floridanum / Florida Anise
  - Illicium parviflorum / Anise Tree
  - Illicium parviflorum / Anise Tree
  - Myrica cerifera / Wax Myrtle
  - Myrica cerifera / Wax Myrtle
- NATIVE BUFFER INFILL MIX**
  - Ilex vomitoria / Yaupon Holly
  - Ilex vomitoria / Yaupon Holly
  - Illicium floridanum / Florida Anise
  - Illicium floridanum / Florida Anise
  - Illicium parviflorum / Anise Tree
  - Illicium parviflorum / Anise Tree
  - Juniperus virginiana 'Brodie' / Brodie Eastern Redcedar
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  - Pinus elliottii / Slash Pine
  - Pinus taeda / Loblolly Pine
  - Pinus taeda / Loblolly Pine
  - Quercus virginiana / Southern Live Oak
  - Sabal minor / Dwarf Palmetto
  - Sabal minor / Dwarf Palmetto
- SHADY FOREST MIX**
  - Dryopteris ludoviciana / Southern Shield Fern
  - Oreoclea sensibilis / Sensitive Fern
  - Osmunda cinnamomea / Cinnamon Fern
  - Phlox divaricata / Woodland Phlox
  - Polystichum acrostichoides / Christmas Fern
  - Spigelia marilandica / Indian Pink
  - Thelypteris kunthii / Southern Shield Fern
- SUNNY PERENNIALS**
  - Asclepias tuberosa / Butterfly Milkweed
  - Heuchera x brizoides / Coral Bells
  - Rudbeckia hirta / Black-eyed Susan

NOT FOR CONSTRUCTION

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: PLANTING PLAN

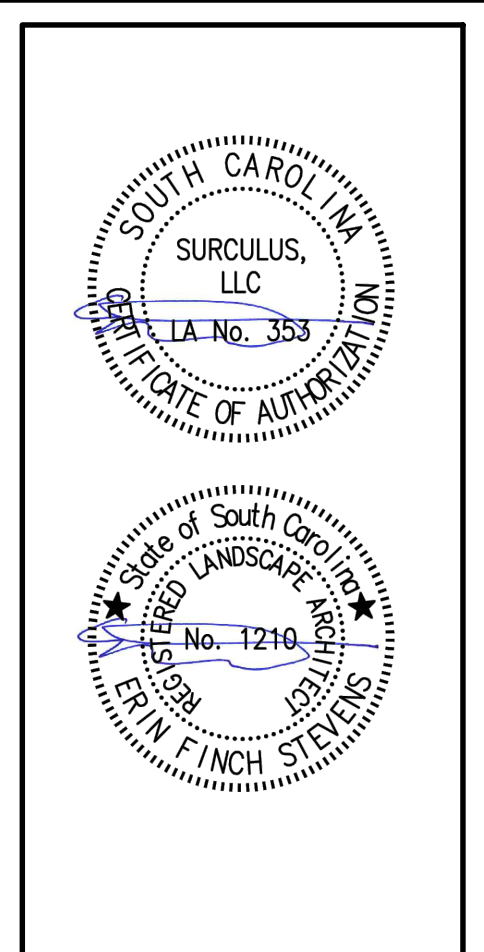
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE: [Small text]

DATE: 10/06/2023



TREE CALCULATIONS

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HIGHGROUND: 247,563 SF  
1 TREE/1000 SF: 248 TREES REQUIRED - REQUIREMENT MET? YES  
TOTAL EXISTING TREES: 1273  
70% OF EXISTING TREES ON THE LOT: 892  
TREES TO BE REMOVED: 693 (54.4%)  
TREES TO BE PRESERVED: 580 (45.6%)  
3" TREES REQUIRED TO MEET 70% RESTORATION: 312

**PARCEL \***  
HIGHGROUND: 83,296 SF  
1 TREE/1000 SF: 83 TREES REQUIRED - REQUIREMENT MET? YES  
TOTAL EXISTING TREES: 420  
70% OF EXISTING TREES ON THE LOT: 294  
TREES TO BE REMOVED: 288 (68.1%)  
TREES TO BE PRESERVED: 134 (31.9%)  
3" TREES REQUIRED TO MEET 70% RESTORATION: 160

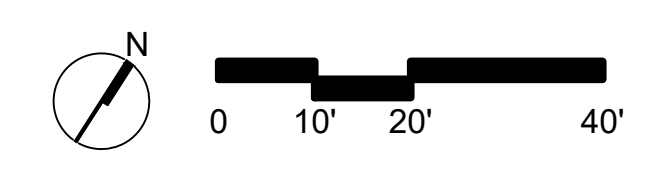
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PLANTING NOTE:

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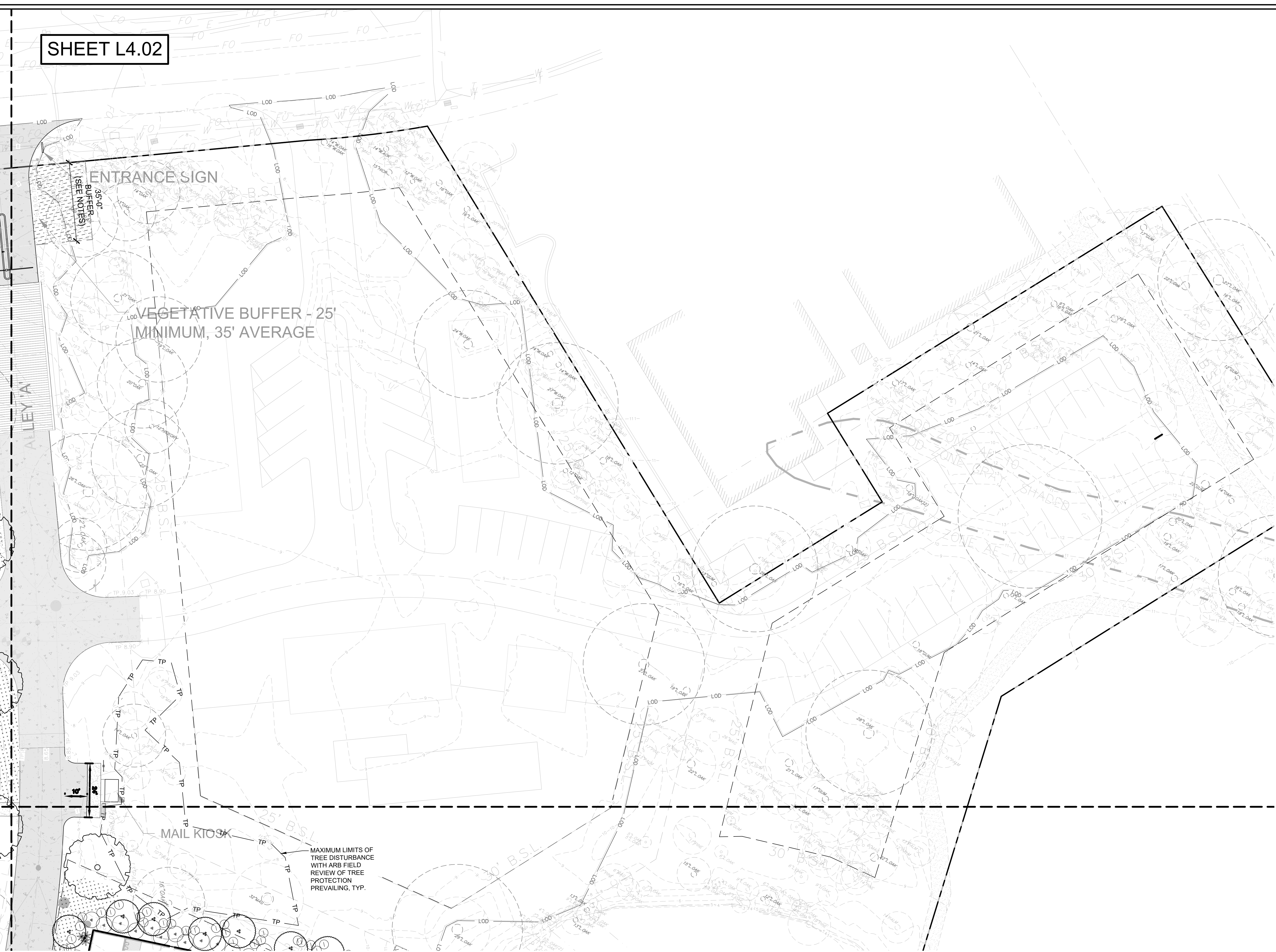


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MAXIMUM LIMITS OF TREE DISTURBANCE WITH ARB FIELD REVIEW OF TREE PROTECTION PREVAILING, TYP.

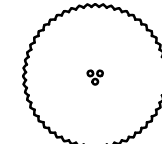
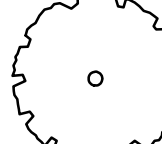
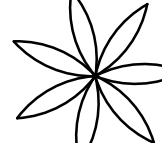
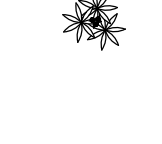
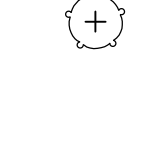
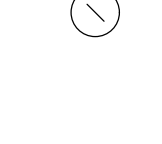
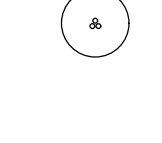
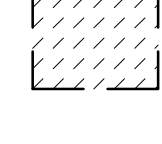
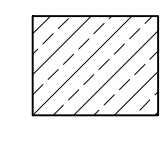
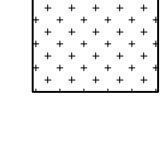
**TREE CALCULATIONS**

**PARCEL 11**  
 HIGHGROUND: 247,563 SF  
 1 TREE/1000 SF: 248 TREES REQUIRED - REQUIREMENT MET? YES  
 TOTAL EXISTING TREES: 1273  
 70% OF EXISTING TREES ON THE LOT: 892  
 TREES TO BE REMOVED: 693 (54.4%)  
 TREES TO BE PRESERVED: 580 (45.6%)  
 3" TREES REQUIRED TO MEET 70% RESTORATION: 312

**PARCEL 1\***  
 HIGHGROUND: 83,296 SF  
 1 TREE/1000 SF: 83 TREES REQUIRED - REQUIREMENT MET? YES  
 TOTAL EXISTING TREES: 420  
 70% OF EXISTING TREES ON THE LOT: 294  
 TREES TO BE REMOVED: 286 (68.1%)  
 TREES TO BE PRESERVED: 134 (31.9%)  
 3" TREES REQUIRED TO MEET 70% RESTORATION: 160

**NOTE: THE NUMBERS INCLUDED HERE ARE A GUIDELINE TO HELP INFORM THE FINAL LANDSCAPE DESIGN AND ENSURE THAT THE INTENT OF A CANOPIED SITE IS BEING MET. NEW TREE INSTALLATION QUANTITY AND SIZING ARE TO BE FINALIZED IN THE FIELD WITH THE ARB PRIOR TO INSTALLATION.**

**CONCEPT PLANT SCHEDULE**

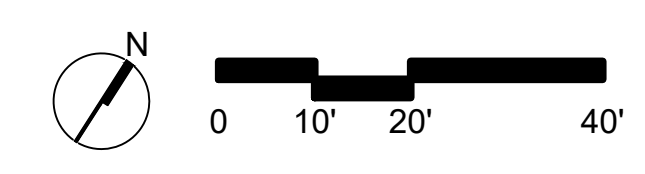
-  **UNDERSTORY TREE**  
 Aesculus pavia / Red Buckeye  
 Ilex cassine / Dahoon Holly  
 Ilex opaca / American Holly  
 Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia  
 Magnolia virginiana 'Jim Wilson' / Moonglow Sweetbay Magnolia
-  **LARGE TREE**  
 Juniperus virginiana 'Brodie' / Brodie Eastern Redcedar  
 Juniperus virginiana 'Burkii' / Burk Eastern Redcedar  
 Juniperus virginiana 'Canaertii' / Canaertii Eastern Redcedar  
 Magnolia grandiflora 'Brackens Brown Beauty' / Brackens Beauty Southern Magnolia  
 Magnolia grandiflora 'Hassse' / Hassse Southern Magnolia  
 Magnolia virginiana / Sweetbay Magnolia  
 Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia  
 Magnolia virginiana 'Jim Wilson' / Moonglow Sweetbay Magnolia  
 Pinus elliotii / Slash Pine  
 Pinus taeda / Loblolly Pine  
 Quercus virginiana / Southern Live Oak
-  **TALL PALMS**  
 Sabal palmetto (Booted) / Cabbage Palmetto  
 Sabal palmetto (Booted) / Cabbage Palmetto  
 Sabal palmetto (Booted) / Cabbage Palmetto  
 Sabal palmetto (Unbooted) / Cabbage Palmetto  
 Sabal palmetto (Unbooted) / Cabbage Palmetto  
 Sabal palmetto (Unbooted) / Cabbage Palmetto
-  **UNDERSTORY PALMS (6' HT MIN)**  
 Rhipidophyllum hystrix / Needle Palm  
 Sabal minor / Dwarf Palmetto  
 Sabal minor / Dwarf Palmetto  
 Sabal serulata / Saw Palmetto  
 Sabal serulata / Saw Palmetto
-  **SCREENING SHRUBS**  
 Ilex vomitoria / Yaupon Holly  
 Ilex vomitoria / Yaupon Holly  
 Ilicium floridanum / Florida Anise  
 Ilicium floridanum / Florida Anise  
 Ilicium parviflorum / Anise Tree  
 Ilicium parviflorum / Anise Tree  
 Myrica cerifera / Wax Myrtle  
 Myrica cerifera / Wax Myrtle  
 Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle  
 Sabal minor / Dwarf Palmetto  
 Sabal minor / Dwarf Palmetto
-  **SMALL ORNAMENTAL SHRUBS**  
 Callicarpa americana / American Beautyberry  
 Calycanthus floridus / Sweetshrub  
 Cephalanthus occidentalis / Butonbush  
 Erythrina arborea / Coralbean  
 Hibiscus grandiflorus / Swamp Rosemallow  
 Leucothoe axillaris / Coastal Leucothoe  
 Malvastrum arboreus / Giant Turk's Cap  
 Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle
-  **LARGE ORNAMENTAL SHRUB (6' HT MIN)**  
 Ilex vomitoria / Yaupon Holly  
 Ilex vomitoria / Yaupon Holly  
 Ilicium floridanum / Florida Anise  
 Ilicium floridanum / Florida Anise  
 Ilicium parviflorum / Anise Tree  
 Ilicium parviflorum / Anise Tree  
 Myrica cerifera / Wax Myrtle  
 Myrica cerifera / Wax Myrtle
-  **NATIVE BUFFER INFILL MIX**  
 Ilex vomitoria / Yaupon Holly  
 Ilex vomitoria / Yaupon Holly  
 Ilicium floridanum / Florida Anise  
 Ilicium floridanum / Florida Anise  
 Ilicium parviflorum / Anise Tree  
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 Juniperus virginiana 'Burkii' / Burk Eastern Redcedar  
 Juniperus virginiana 'Canaertii' / Canaertii Eastern Redcedar  
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 Pinus elliotii / Slash Pine  
 Pinus taeda / Loblolly Pine  
 Quercus virginiana / Southern Live Oak  
 Sabal minor / Dwarf Palmetto  
 Sabal minor / Dwarf Palmetto
-  **SHADY FOREST MIX**  
 Dryopteris ludoviciana / Southern Shield Fern  
 Osmunda sensibilis / Sensitive Fern  
 Osmunda cinnamomea / Cinnamon Fern  
 Phlox divaricata / Woodland Phlox  
 Polystichum acrostichoides / Christmas Fern  
 Spigelia marilandica / Indian Pink  
 Thelypteris kunthii / Southern Shield Fern
-  **SUNNY PERENNIALS**  
 Asclepias tuberosa / Butterfly Milkweed  
 Heuchera x brizoides / Coral Bells  
 Rudbeckia hirta / Black-eyed Susan

**BUFFERYARD NOTE:**

- KRA WILL PROVIDE BUFFERS AS PRESCRIBED BY THE ARB AND AS SHOWN ON THE LANDSCAPE PLAN. THE PROVISIONS OF SECTION 12.127 OF THE TOWN ZONING ORDINANCE REGARDING BUFFERYARDS ONLY APPLY TO PARCEL 1\*. SECTION 13.1 (F) BUFFERS, FENCING AND SIGNAGE OF THE DEVELOPMENT AGREEMENT STIPULATES THE ARB SHALL PRESCRIBE SUCH BUFFERS FOR PARCEL 11.
- FOR PARCEL 1\*, TYPE I BUFFERYARD IS: 35 FEET WIDE AVERAGE WITH NATURAL OR DENSELY PLANTED VEGETATION AND A MINIMUM WIDTH OF NOT LESS THAN 25 FEET FOR NOT MORE THAN TEN PERCENT OF ITS LENGTH.
- FOR PARCEL 11 THE PROPOSED BUFFERYARD ALIGNS WITH THE ARB'S INTENT FOR THE BUFFER. BUFFERYARD WILL CONTINUE TO BE COORDINATED WITH THE ARB ON THE SITE AND LANDSCAPE PLAN DEVELOPMENT TO ENSURE COMPLIANCE WITH ANY PRESCRIBED BUFFERING AT THE ARB'S REQUEST.
- SUPPLEMENTAL PLANTING WITH NATIVE SPECIES WILL REPAIR AND RESTORE ANY BUFFER ENCROACHMENT. SEE NATIVE INFILL MIX FOR PROPOSED PLANTING COMPOSITION. DENSELY PLANTED BUFFERYARDS SHALL INCLUDE A VARIETY OF TREES AND UNDERSTORY PLANTINGS WHICH WILL MATURE TO CREATE AN OPAQUE BUFFERYARD WITHIN FIVE YEARS OF PLANTING.

**PLANTING NOTE:**

- PLANTING AT FOUNDATION TO BE HALF THE FOUNDATION HEIGHT.



**NOT FOR CONSTRUCTION**

**Progress Drawings**

Not for pricing or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

REVISIONS:  
 09/27/2023 - REV 1  
 10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

TITLE: PLANTING PLAN

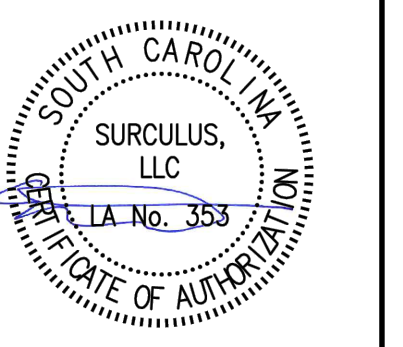
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE: [Small text]

DATE: 10/06/2023



**SURCULUS**  
 Landscape Architecture  
 91-B Broad Street, Charleston, SC 29401  
 surculus@surculusdesign.com / 843.708.5240

JOB NUMBER:

SHEET NUMBER:

**L4.02**

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SHEET L4.03

**TREE CALCULATIONS**

**PARCEL 11**  
HIGHGROUND: 247,583 SF  
1 TREE/1000 SF: 248 TREES REQUIRED - REQUIREMENT MET? YES  
TOTAL EXISTING TREES: 1273  
70% OF EXISTING TREES ON THE LOT: 892  
TREES TO BE REMOVED: 693 (54.4%)  
TREES TO BE PRESERVED: 580 (45.6%)  
3" TREES REQUIRED TO MEET 70% RESTORATION: 312

**PARCEL 1**  
HIGHGROUND: 83,296 SF  
1 TREE/1000 SF: 83 TREES REQUIRED - REQUIREMENT MET? YES  
TOTAL EXISTING TREES: 420  
70% OF EXISTING TREES ON THE LOT: 294  
TREES TO BE REMOVED: 286 (68.1%)  
TREES TO BE PRESERVED: 134 (31.9%)  
3" TREES REQUIRED TO MEET 70% RESTORATION: 160

**NOTE: THE NUMBERS INCLUDED HERE ARE A GUIDELINE TO HELP INFORM THE FINAL LANDSCAPE DESIGN AND ENSURE THAT THE INTENT OF A CANOPIED SITE IS BEING MET. NEW TREE INSTALLATION QUANTITY AND SIZING ARE TO BE FINALIZED IN THE FIELD WITH THE ARB PRIOR TO INSTALLATION.**

**CONCEPT PLANT SCHEDULE**

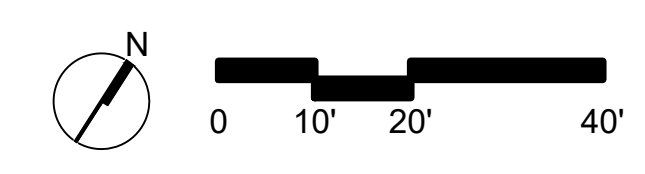
- UNDERSTORY TREE**  
Aesculus pavia / Red Buckeye  
Ilex cassine / Dahoon Holly  
Ilex cassine / Dahoon Holly  
Ilex opaca / American Holly  
Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia  
Magnolia virginiana 'Jim Wilson' / Moonglow Sweetbay Magnolia
- LARGE TREE**  
Juniperus virginiana 'Brodie' / Brodie Eastern Redcedar  
Juniperus virginiana 'Burkii' / Burk Eastern Redcedar  
Juniperus virginiana 'Canarti' / Canarti Eastern Redcedar  
Magnolia grandiflora 'Brackens Brown Beauty' / Brackens Beauty Southern Magnolia  
Magnolia grandiflora 'Hassse' / Hassse Southern Magnolia  
Magnolia virginiana / Sweetbay Magnolia  
Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia  
Magnolia virginiana 'Jim Wilson' / Moonglow Sweetbay Magnolia  
Pinus elliotii / Slash Pine  
Pinus taeda / Loblolly Pine  
Quercus virginiana / Southern Live Oak
- TALL PALMS**  
Sabal palmetto (Booted) / Cabbage Palmetto  
Sabal palmetto (Booted) / Cabbage Palmetto  
Sabal palmetto (Booted) / Cabbage Palmetto  
Sabal palmetto (Unbooted) / Cabbage Palmetto  
Sabal palmetto (Unbooted) / Cabbage Palmetto  
Sabal palmetto (Unbooted) / Cabbage Palmetto
- UNDERSTORY PALMS (6' HT MIN)**  
Rhapidophyllum hystrix / Needle Palm  
Rhapidophyllum hystrix / Needle Palm  
Sabal minor / Dwarf Palmetto  
Sabal minor / Dwarf Palmetto  
Sabal serotata / Saw Palmetto  
Sabal serotata / Saw Palmetto
- SCREENING SHRUBS**  
Ilex vomitoria / Yaupon Holly  
Ilex vomitoria / Yaupon Holly  
Ilicium floridanum / Florida Anise  
Ilicium floridanum / Florida Anise  
Ilicium parviflorum / Anise Tree  
Ilicium parviflorum / Anise Tree  
Myrica cerifera / Wax Myrtle  
Myrica cerifera / Wax Myrtle  
Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle  
Sabal minor / Dwarf Palmetto  
Sabal minor / Dwarf Palmetto
- SMALL ORNAMENTAL SHRUBS**  
Callicarpa americana / American Beautyberry  
Calycanthus floridus / Sweetshrub  
Cephalanthus occidentalis / Buttonbush  
Erythrina arborea / Coralbean  
Hibiscus grandiflorus / Swamp Rosemallow  
Leucothoe axillaris / Coastal Leucothoe  
Malvaviscus arboreus / Giant Turk's Cap  
Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle
- LARGE ORNAMENTAL SHRUB (6' HT MIN)**  
Ilex vomitoria / Yaupon Holly  
Ilex vomitoria / Yaupon Holly  
Ilicium floridanum / Florida Anise  
Ilicium floridanum / Florida Anise  
Ilicium parviflorum / Anise Tree  
Ilicium parviflorum / Anise Tree  
Myrica cerifera / Wax Myrtle  
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Juniperus virginiana 'Burkii' / Burk Eastern Redcedar  
Juniperus virginiana 'Canarti' / Canarti Eastern Redcedar  
Magnolia virginiana 'Green Shadow' / Green Shadow Sweetbay Magnolia  
Magnolia virginiana 'Jim Wilson' / Moonglow Sweetbay Magnolia  
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Myrica cerifera 'Nana' / Dwarf Southern Wax Myrtle  
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Pinus taeda / Loblolly Pine  
Pinus taeda / Loblolly Pine  
Quercus virginiana / Southern Live Oak  
Sabal minor / Dwarf Palmetto  
Sabal minor / Dwarf Palmetto
- SHADY FOREST MIX**  
Dryopteris ludoviciana / Southern Shield Fern  
Oxycelis sensibilis / Sensitive Fern  
Osmunda cinnamomea / Cinnamon Fern  
Phlox divaricata / Woodland Phlox  
Polysichum acrostichoides / Christmas Fern  
Spigelia marilandica / Indian Pink  
Thelypteris kunthii / Southern Shield Fern
- SUNNY PERENNIALS**  
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Heuchera x brizoides / Coral Bells  
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**BUFFERYARD NOTE:**

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- FOR PARCEL 1, TYPE I BUFFERYARD IS: 35 FEET WIDE AVERAGE WITH NATURAL OR DENSELY PLANTED VEGETATION AND A MINIMUM WIDTH OF NOT LESS THAN 25 FEET FOR NOT MORE THAN TEN PERCENT OF ITS LENGTH.
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REVISIONS: 09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: PLANTING PLAN

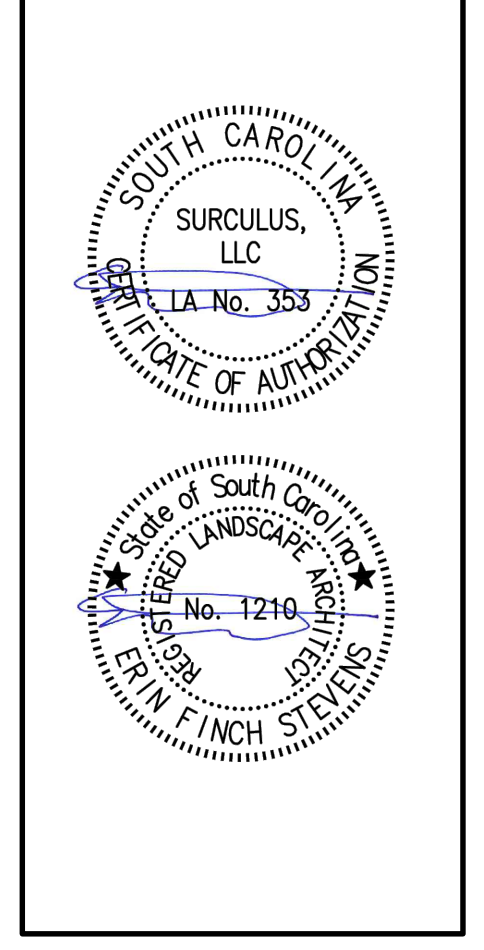
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PERMIT SUBMITTAL

DRAWN BY: EL/RKM

FILE: [Small text]

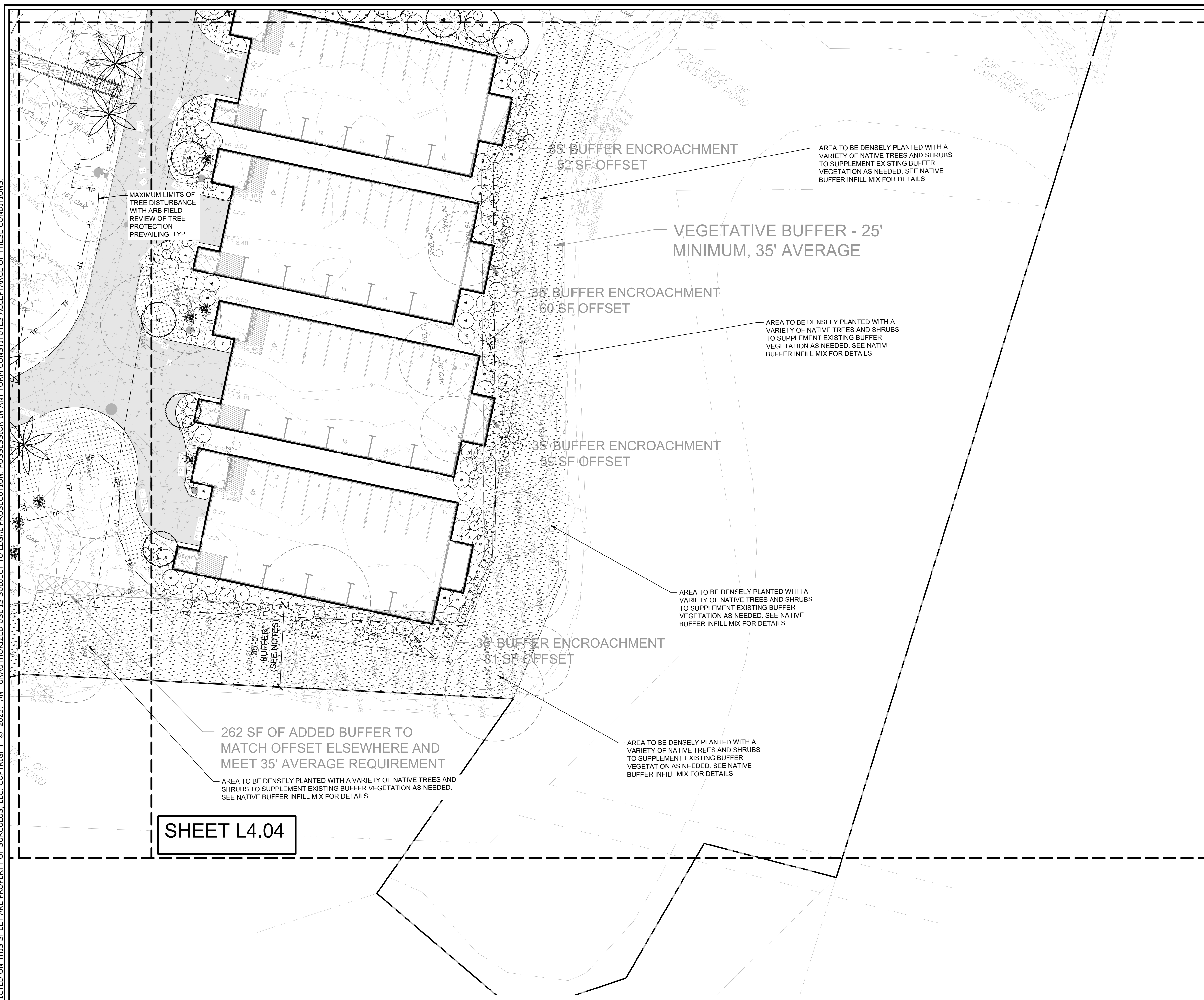
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91-B Broad Street, Charleston, SC 29401  
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JOB NUMBER:  
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**L4.03**

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**SHEET L4.04**

**TREE CALCULATIONS**

**PARCEL 11**  
 HIGHGROUND: 247,563 SF  
 1 TREE/1000 SF: 248 TREES REQUIRED - REQUIREMENT MET? YES  
 TOTAL EXISTING TREES: 1273  
 70% OF EXISTING TREES ON THE LOT: 892  
 TREES TO BE REMOVED: 693 (54.4%)  
 TREES TO BE PRESERVED: 580 (45.6%)  
 3' TREES REQUIRED TO MEET 70% RESTORATION: 312

**PARCEL \***  
 HIGHGROUND: 83,296 SF  
 1 TREE/1000 SF: 83 TREES REQUIRED - REQUIREMENT MET? YES  
 TOTAL EXISTING TREES: 420  
 70% OF EXISTING TREES ON THE LOT: 294  
 TREES TO BE REMOVED: 286 (68.1%)  
 TREES TO BE PRESERVED: 134 (31.9%)  
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**CONCEPT PLANT SCHEDULE**

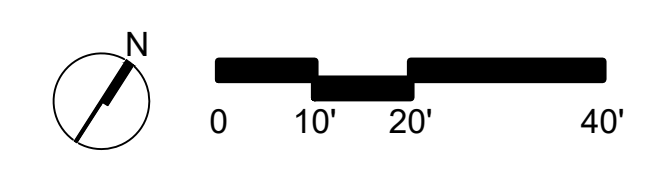
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- LARGE TREE**  
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 Magnolia grandiflora 'Hesse' / Hesse Southern Magnolia  
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 Sabal minor / Dwarf Palmetto  
 Sabal minor / Dwarf Palmetto
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- SUNNY PERENNIALS**  
 Asclepias tuberosa / Butterfly Milkweed  
 Heuchera x brizoides / Coral Bells  
 Rudbeckia hirta / Black-eyed Susan

**BUFFERYARD NOTE:**

- KRA WILL PROVIDE BUFFERS AS PRESCRIBED BY THE ARB AND AS SHOWN ON THE LANDSCAPE PLAN. THE PROVISIONS OF SECTION 12-127 OF THE TOWN ZONING ORDINANCE REGARDING BUFFERYARDS ONLY APPLY TO PARCEL \* SECTION 13.1 (F) BUFFERS, FENCING AND SIGNAGE OF THE DEVELOPMENT AGREEMENT STIPULATES THE ARB SHALL PRESCRIBE SUCH BUFFERS FOR PARCEL 11.
- FOR PARCEL \*, TYPE I BUFFERYARD IS: 35 FEET WIDE AVERAGE WITH NATURAL OR DENSELY PLANTED VEGETATION AND A MINIMUM WIDTH OF NOT LESS THAN 25 FEET FOR NOT MORE THAN TEN PERCENT OF ITS LENGTH.
- FOR PARCEL 11 THE PROPOSED BUFFERYARD ALIGNS WITH THE ARB'S INTENT FOR THE BUFFER. BUFFERYARD WILL CONTINUE TO BE COORDINATED WITH THE ARB ON THE SITE AND LANDSCAPE PLAN DEVELOPMENT TO ENSURE COMPLIANCE WITH ANY PRESCRIBED BUFFERING AT THE ARB'S REQUEST.
- SUPPLEMENTAL PLANTING WITH NATIVE SPECIES WILL REPAIR AND RESTORE ANY BUFFER ENCROACHMENT. SEE NATIVE INFILL MIX FOR PROPOSED PLANTING COMPOSITION. DENSELY PLANTED BUFFERYARDS SHALL INCLUDE A VARIETY OF TREES AND UNDERSTORY PLANTINGS WHICH WILL MATURE TO CREATE AN OPAQUE BUFFERYARD WITHIN FIVE YEARS OF PLANTING.

**PLANTING NOTE:**

- PLANTING AT FOUNDATION TO BE HALF THE FOUNDATION HEIGHT.



**NOT FOR CONSTRUCTION**

**Progress Drawings**

Not for pricing or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

REVISIONS:  
 09/27/2023 - REV 1  
 10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
 BEACHWALKER DRIVE  
 KIAWAH ISLAND, SOUTH CAROLINA

TITLE: PLANTING PLAN

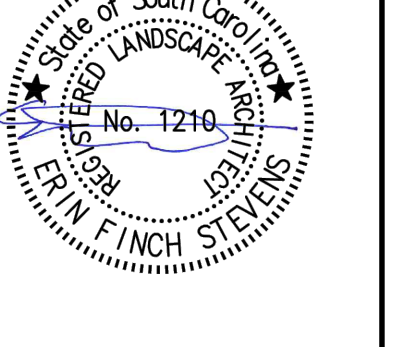
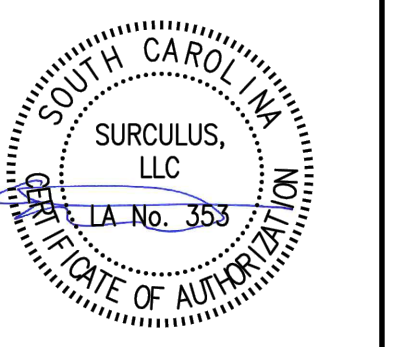
FOR: KIAWAH RESORT ASSOCIATES, LP

PERMIT SUBMITTAL

DRAWN BY: EL/RKM

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DATE: 10/06/2023

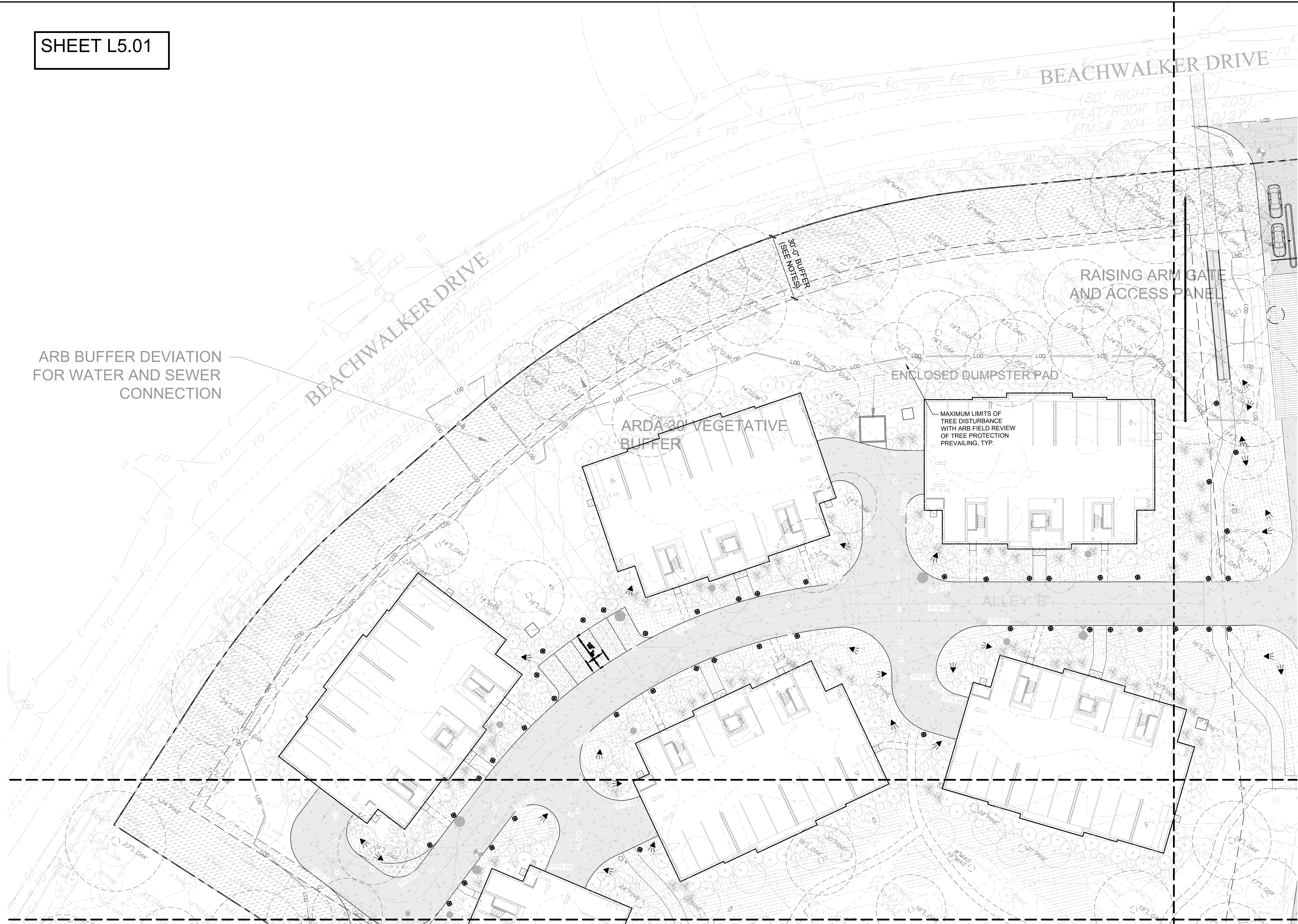


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JOB NUMBER:

SHEET NUMBER:

**L4.04**



LIGHTING SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
◀	TREE ACCENT LIGHT	32
●	PATH LIGHT - LIGHTED BOLLARD	71

NOTE:  
LIGHTING PLAN IS CONCEPTUAL. FINAL PLAN AND CUT SHEETS TO BE PROVIDED BY LIGHTING CONTRACTOR.

NOT FOR CONSTRUCTION

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10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: LIGHTING PLAN

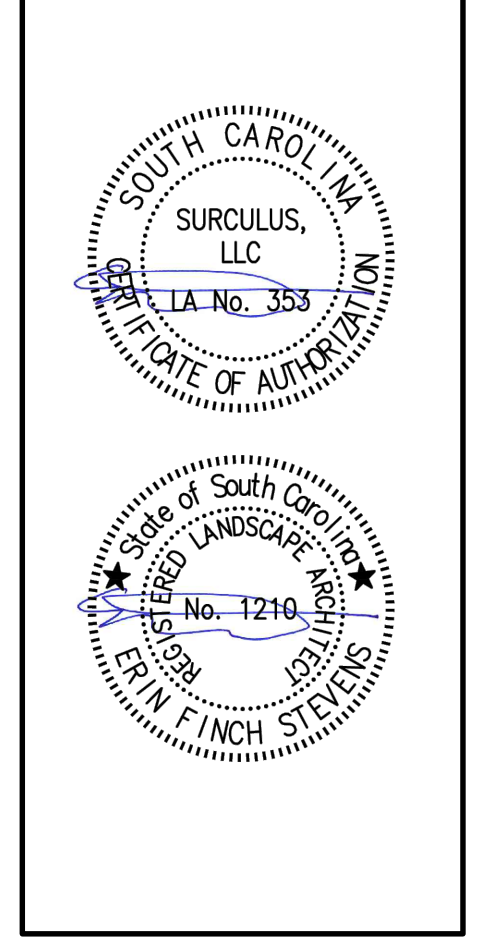
FOR: KIAWAH RESORT ASSOCIATES, LP

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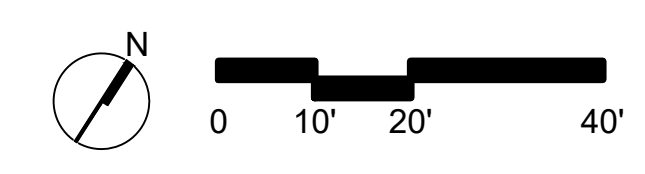
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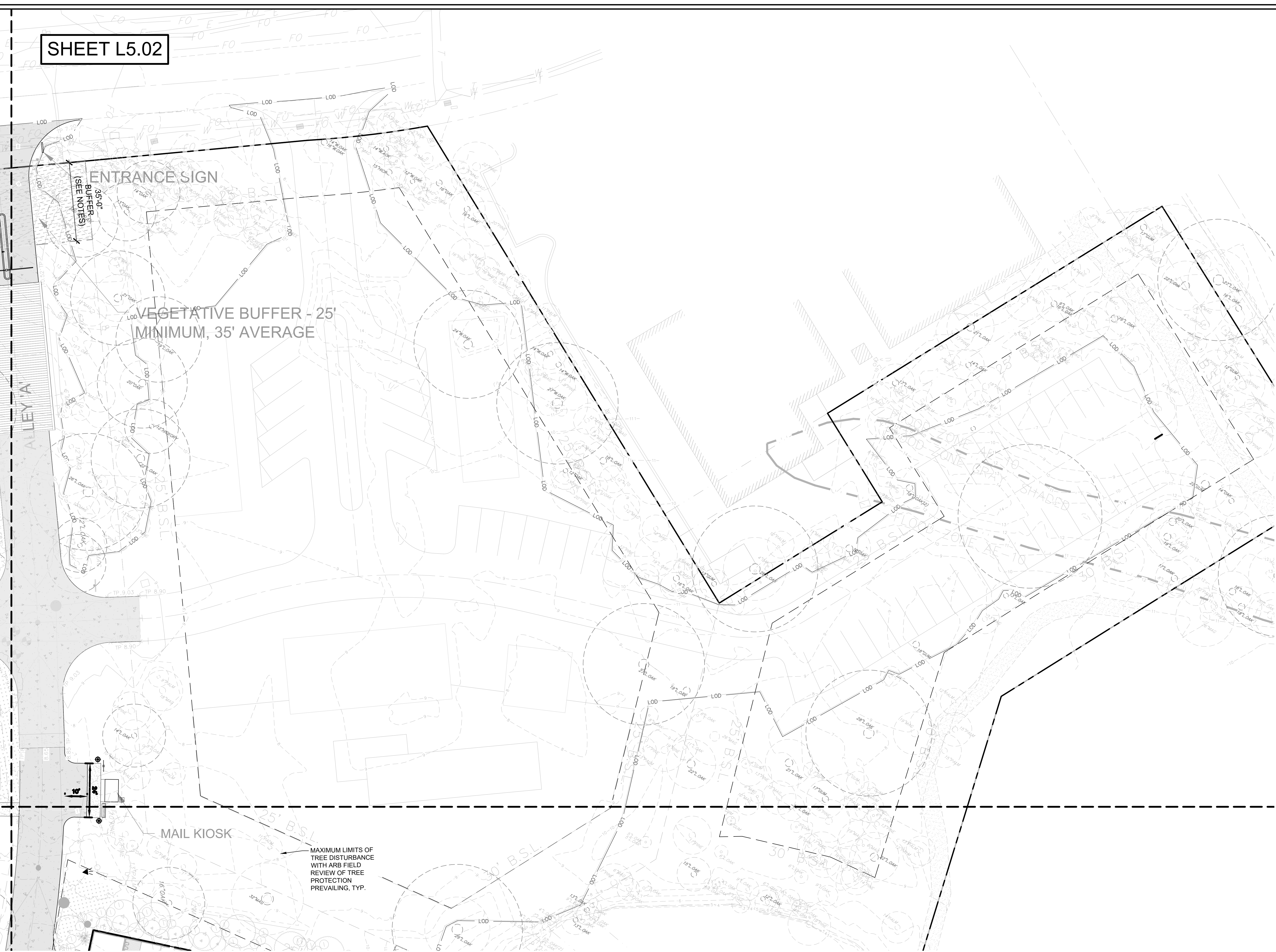
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LIGHTING SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
◀	TREE ACCENT LIGHT	32
●	PATH LIGHT - LIGHTED BOLLARD	71

NOTE: LIGHTING PLAN IS CONCEPTUAL. FINAL PLAN AND CUT SHEETS TO BE PROVIDED BY LIGHTING CONTRACTOR.

NOT FOR CONSTRUCTION

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REVISIONS:  
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10/06/2023 - REV 2

PROJECT: WEST END AT BEACHWALKER  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: LIGHTING PLAN

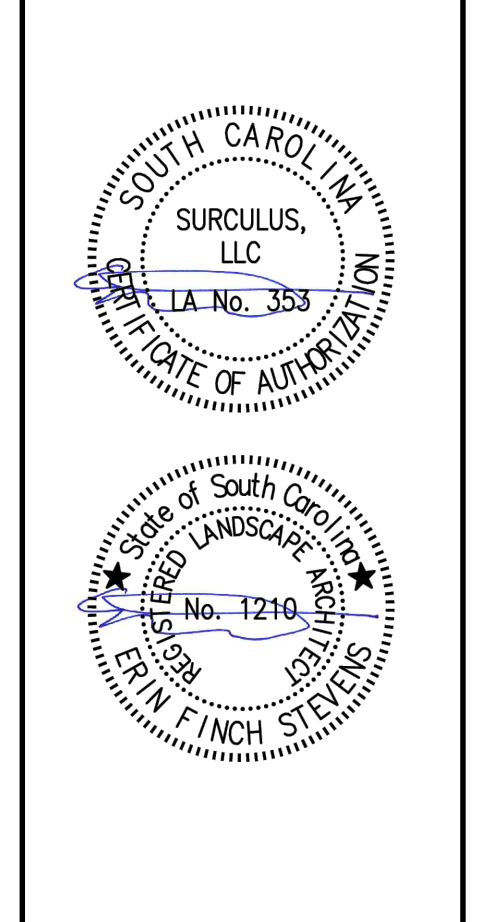
FOR: KIAWAH RESORT ASSOCIATES, LP

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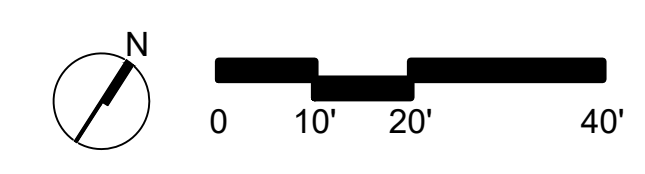
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DATE: 10/06/2023

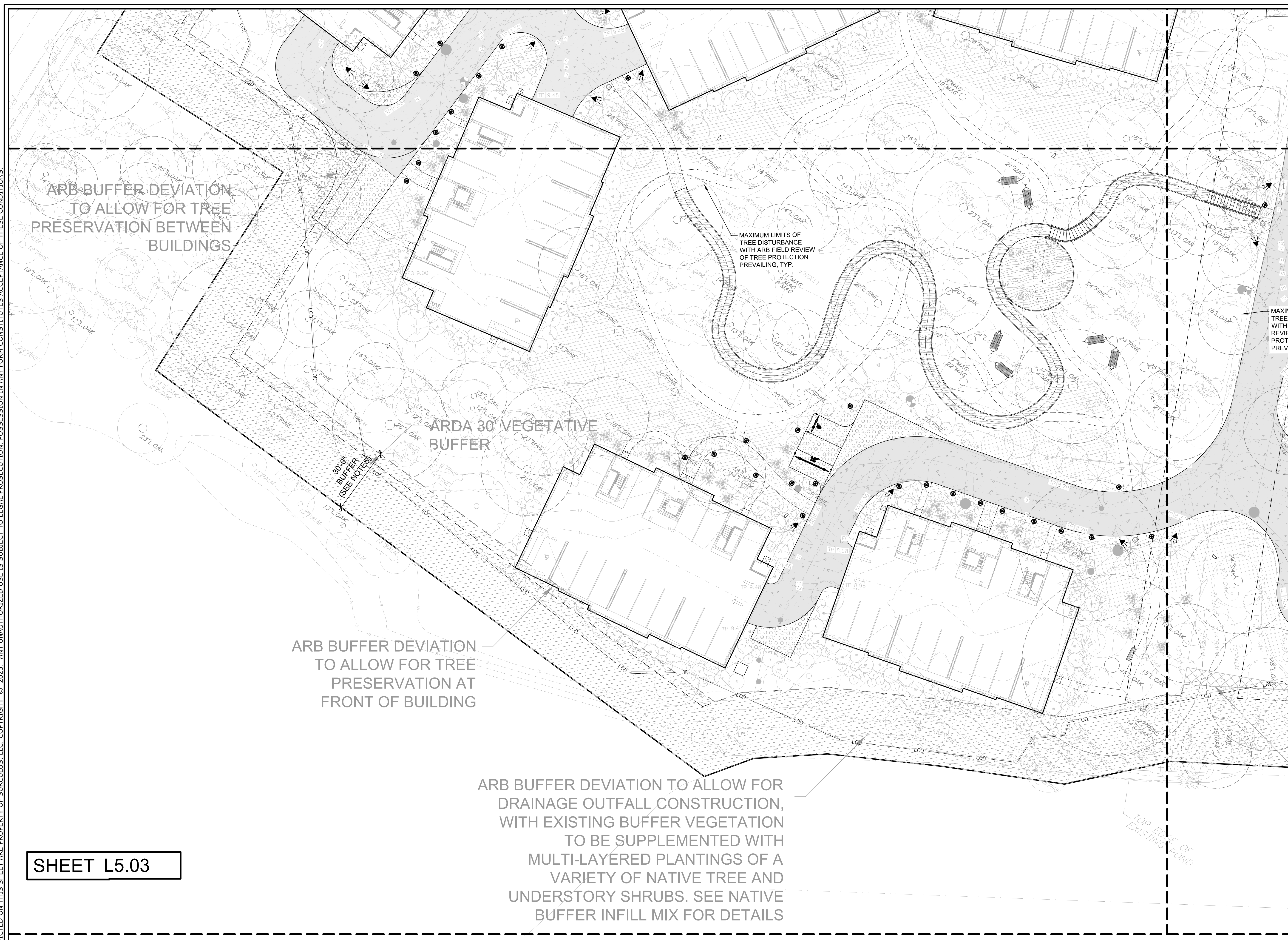


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SHEET L5.03

**LIGHTING SCHEDULE**

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
◀	TREE ACCENT LIGHT	32
●	PATH LIGHT - LIGHTED BOLLARD	71

NOTE:  
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**NOT FOR CONSTRUCTION**

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REVISIONS:  
09/27/2023 - REV 1  
10/06/2023 - REV 2

PROJECT: **WEST END AT BEACHWALKER**  
BEACHWALKER DRIVE  
KIAWAH ISLAND, SOUTH CAROLINA

TITLE: **LIGHTING PLAN**

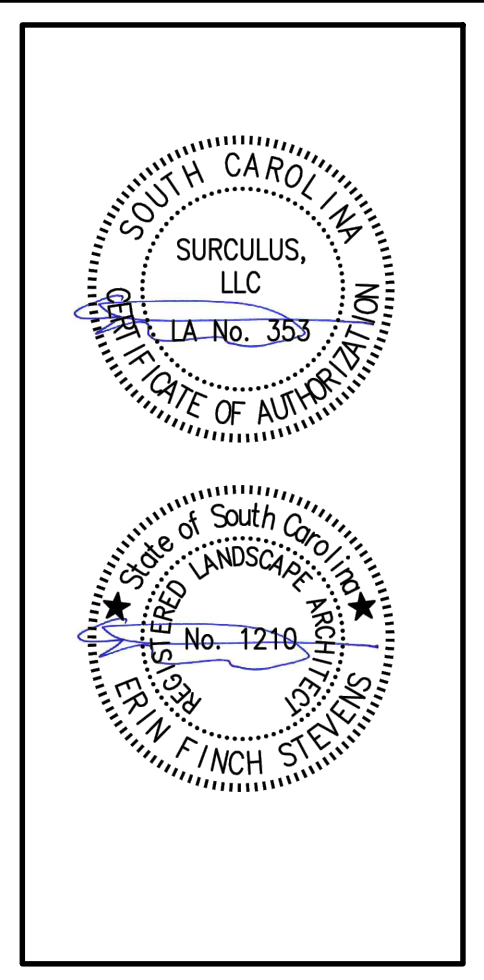
FOR: **KIAWAH RESORT ASSOCIATES, LP**

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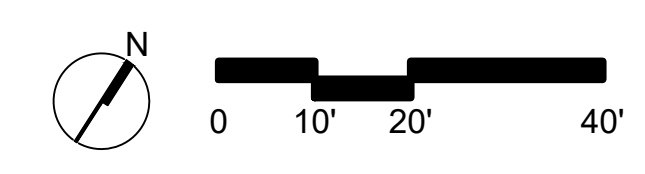
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DATE: 10/06/2023

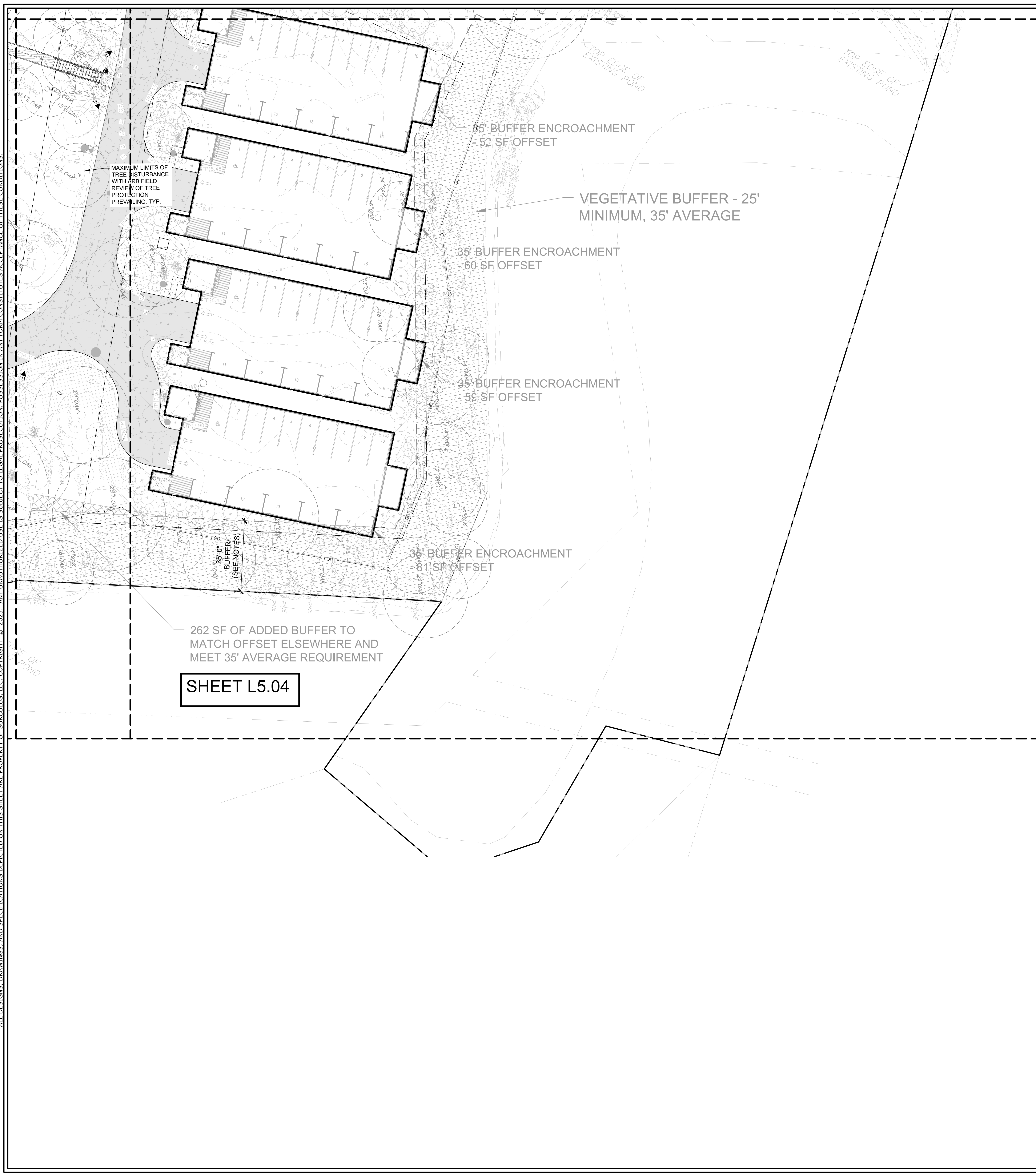


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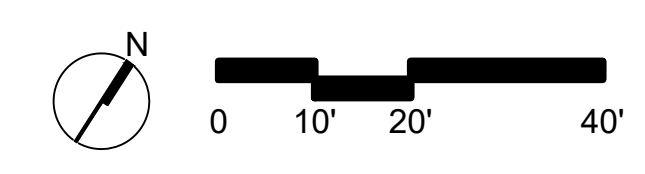


**SHEET L5.04**

**LIGHTING SCHEDULE**

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
◀	TREE ACCENT LIGHT	32
●	PATH LIGHT - LIGHTED BOLLARD	71

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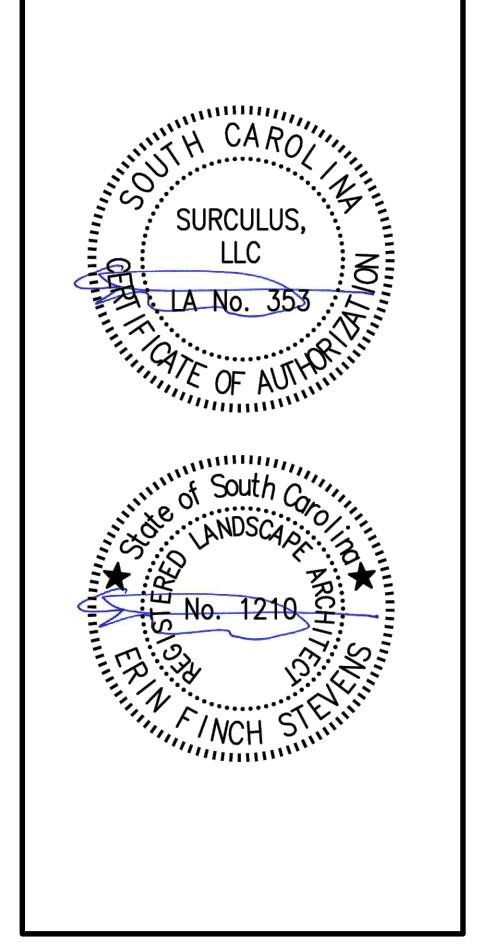
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