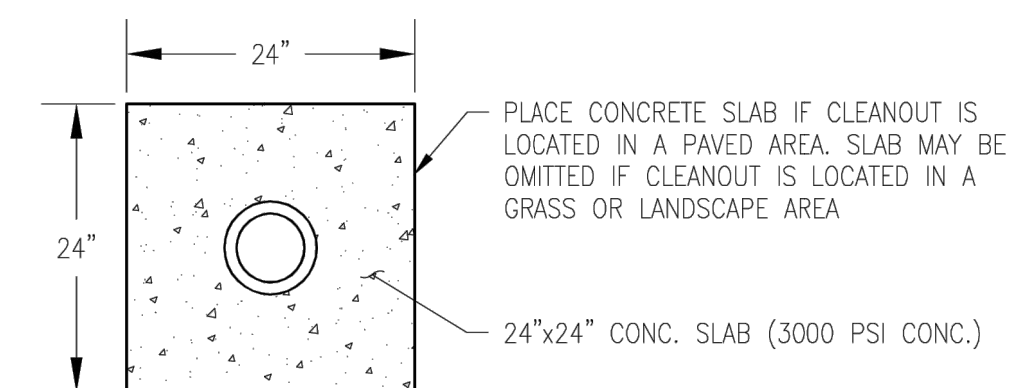


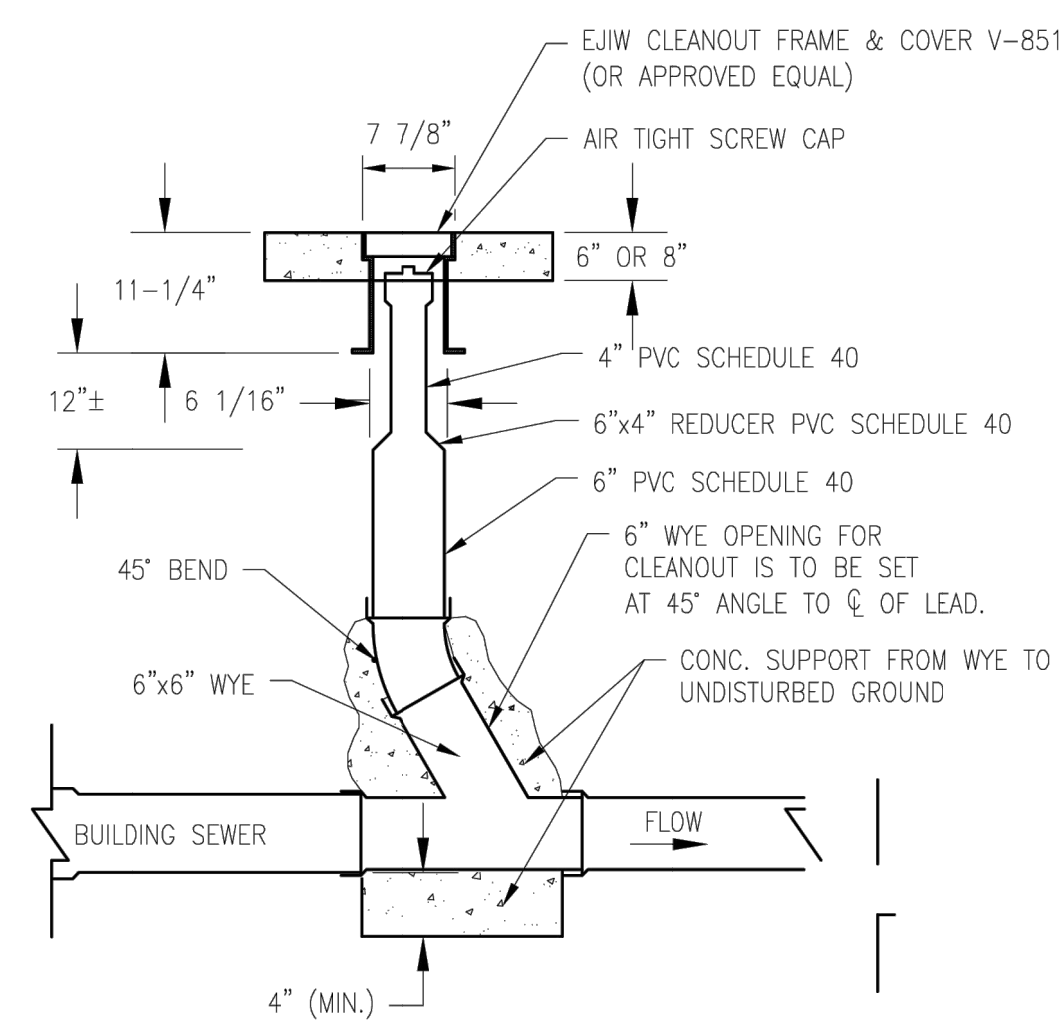
**PLAN VIEW  
WASTEWATER PUMP STATION**

NOT TO SCALE

PV&B = PLUG VALVE AND BOX



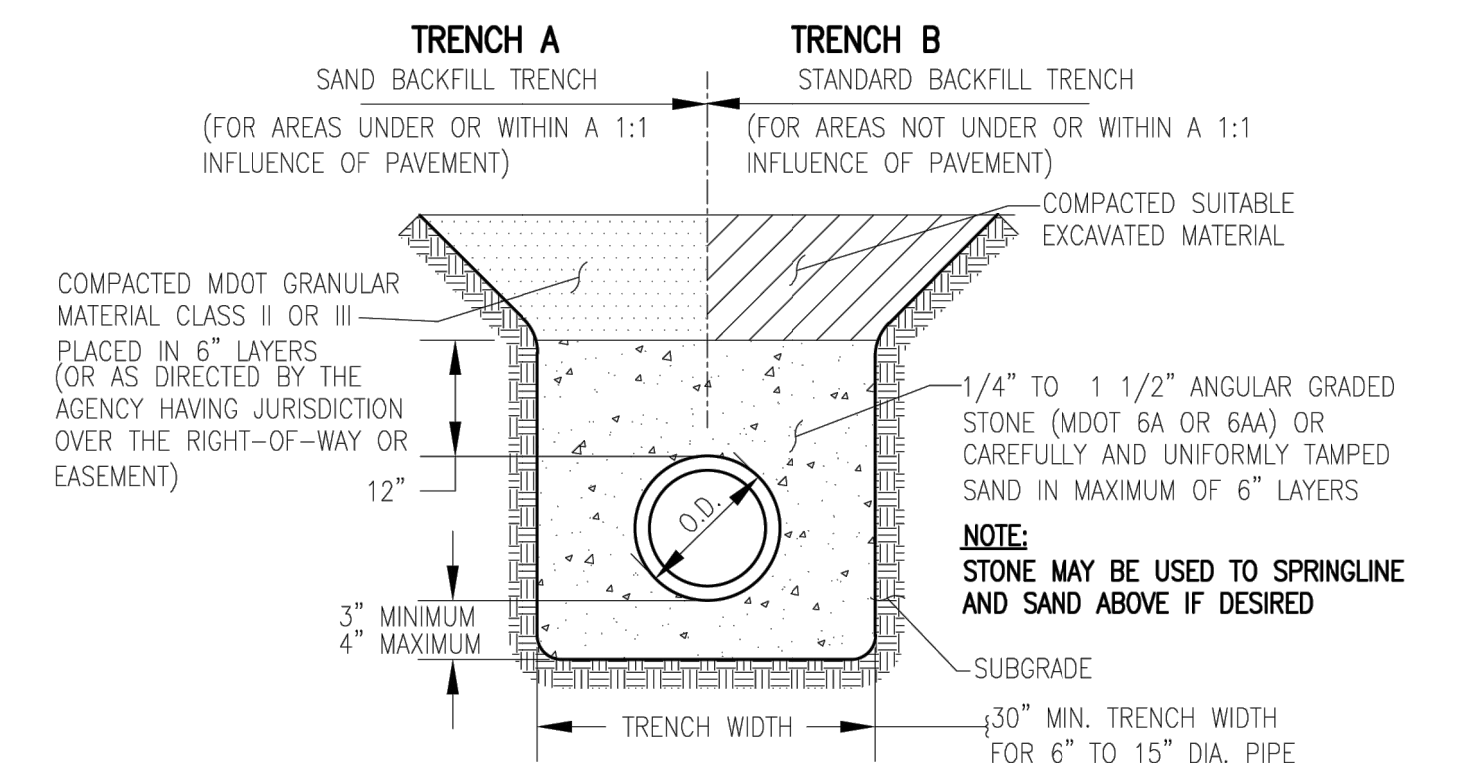
**TOP VIEW**



**ELEVATION**

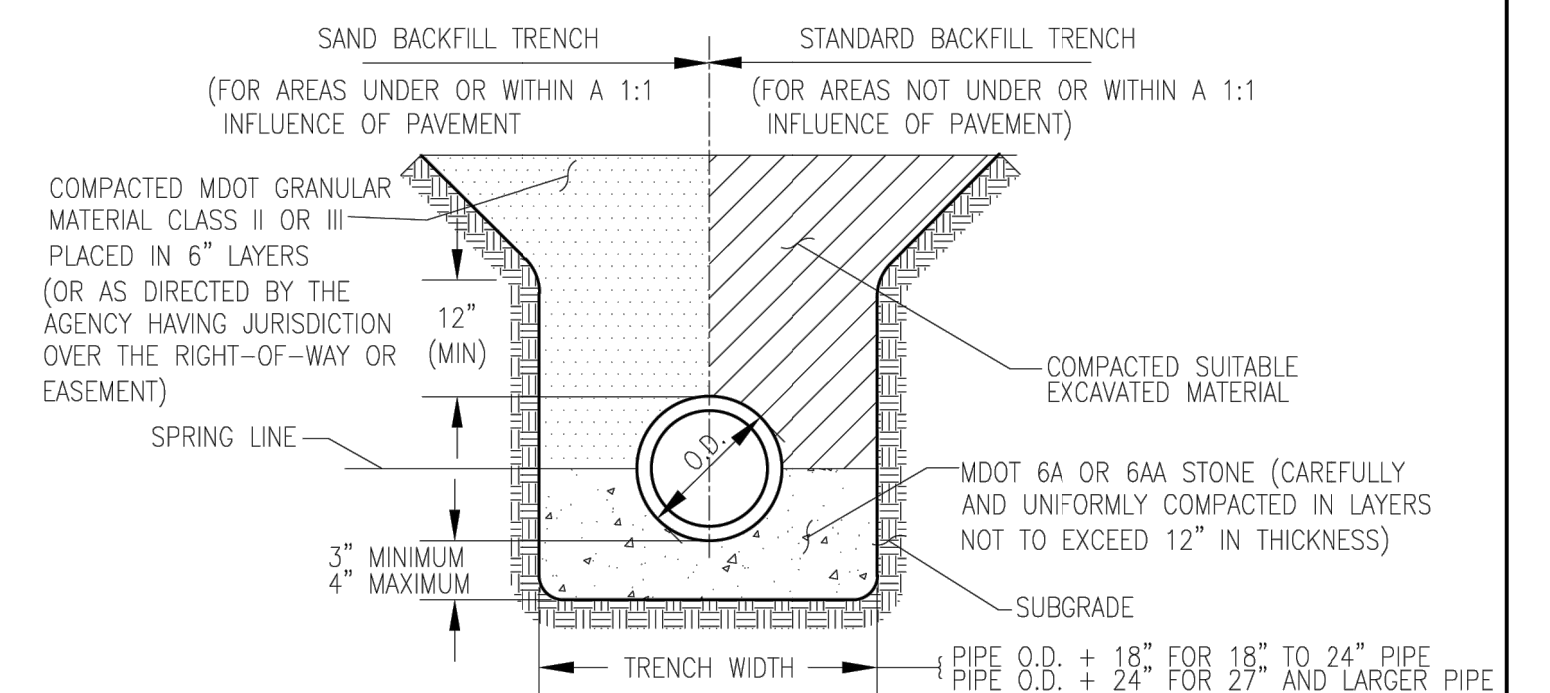
**SANITARY SEWER CLEANOUT**

NOT TO SCALE



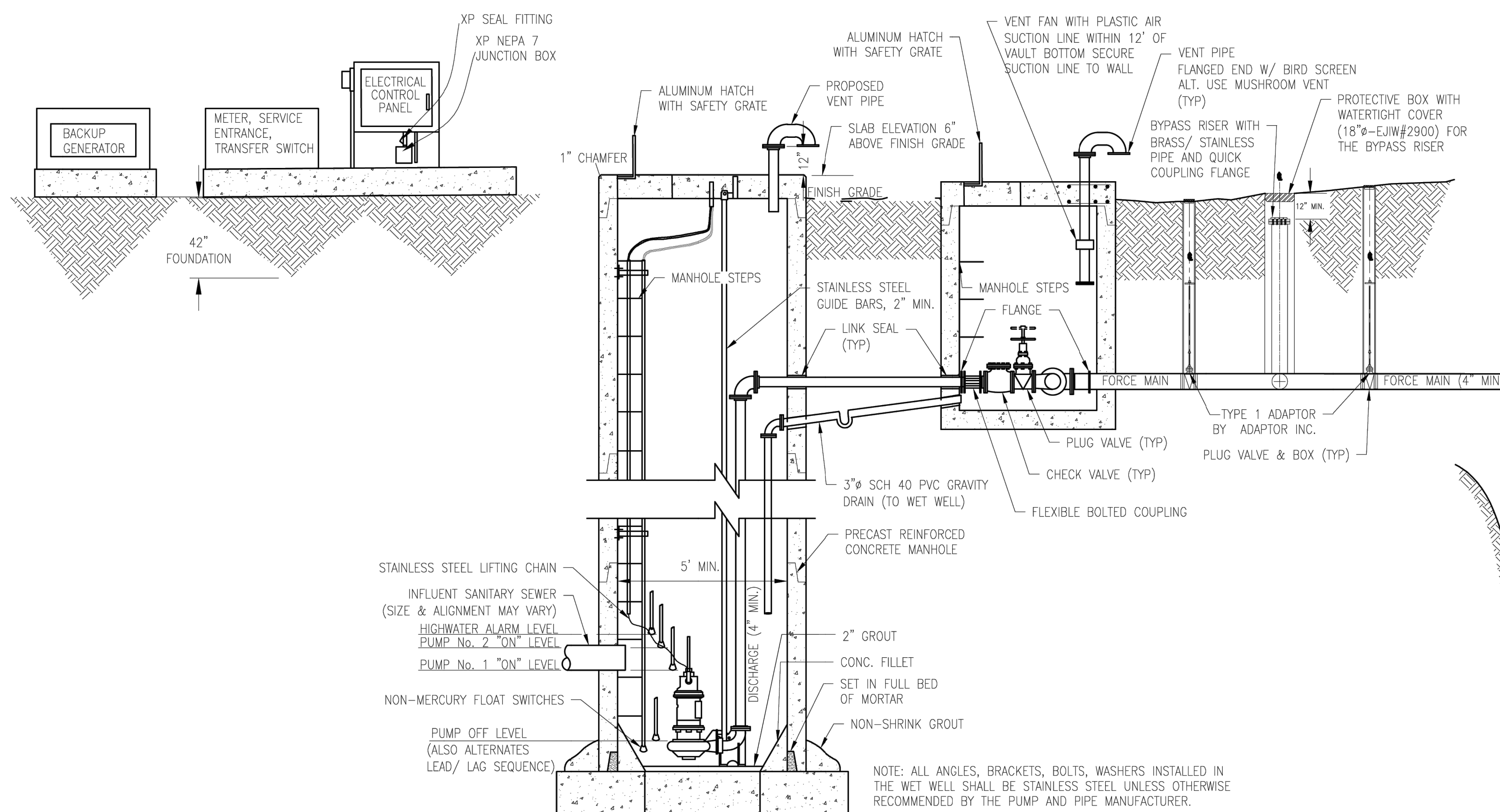
**FLEXIBLE PIPE (8" TO 15" DIA SOLID WALL PVC PIPE)  
STANDARD BEDDING AND TRENCH BACKFILL DETAIL**

NOT TO SCALE



**RIGID PIPE (18" DIAMETER AND LARGER) STANDARD  
BEDDING AND TRENCH BACKFILL DETAIL**

NOT TO SCALE



**PROFILE VIEW**

**WASTEWATER PUMP STATION**

NOT TO SCALE

DETAILS ARE FOR LAYOUT AND GENERALITIES ONLY. THE SPECIFIC COMPONENTS AND EXACT DETAILS MUST BE IDENTIFIED OR CREATED ON A CASE BY CASE BASIS THROUGH A DETAILED SUBMITTAL REVIEW PROCESS.



REVISIONS	

STANDARD SANITARY  
SEWER DETAILS

**YPSILANTI COMMUNITY UTILITIES AUTHORITY**  
2777 STATE ROAD  
YPSILANTI, MICHIGAN 48198-9112  
(734) 484-4800  
FAX: (734) 544-7221  
WWW.YCUA.ORG

DATE: 10/25/19 SCALE: NO SCALE SHEET:  

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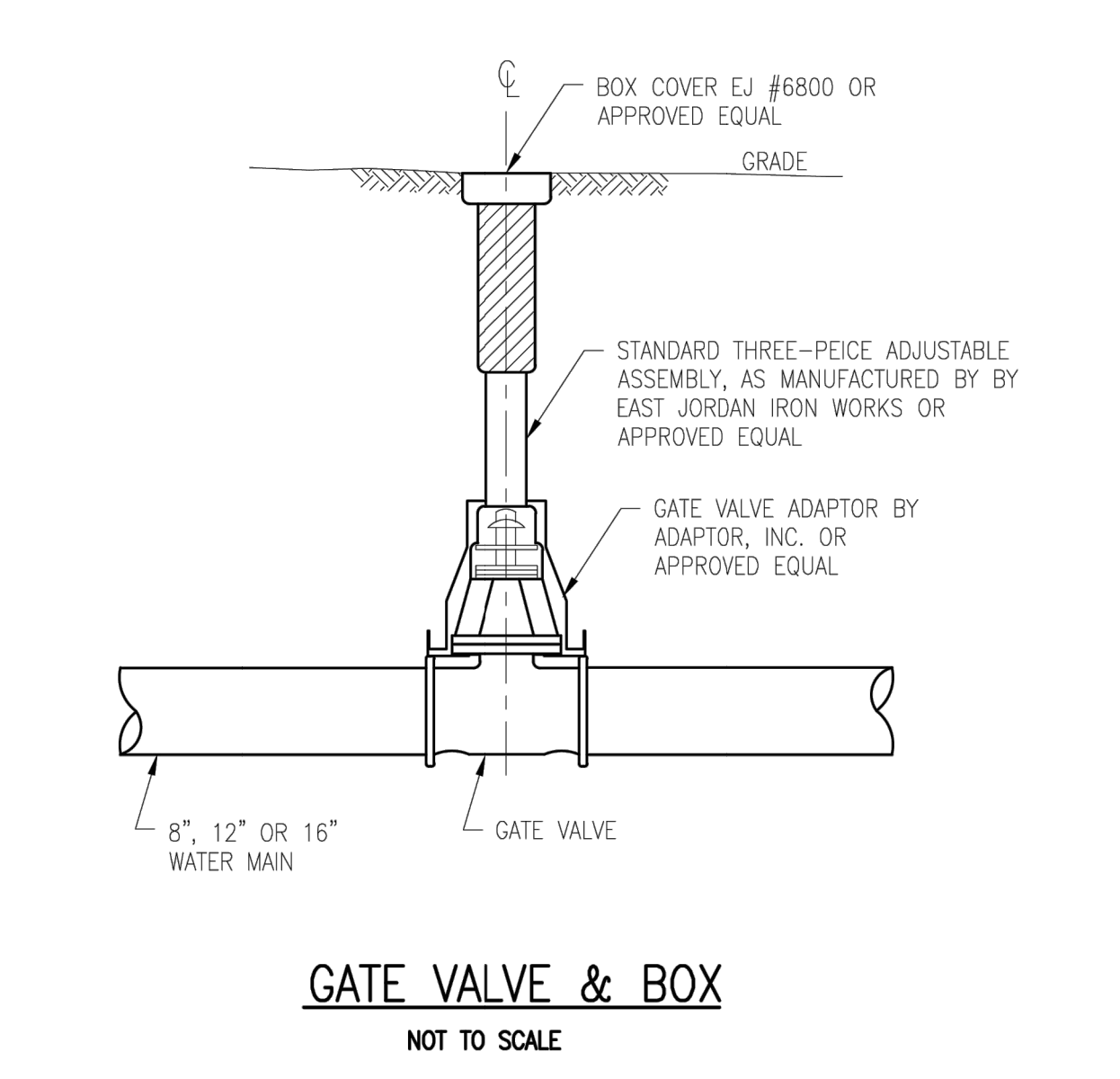
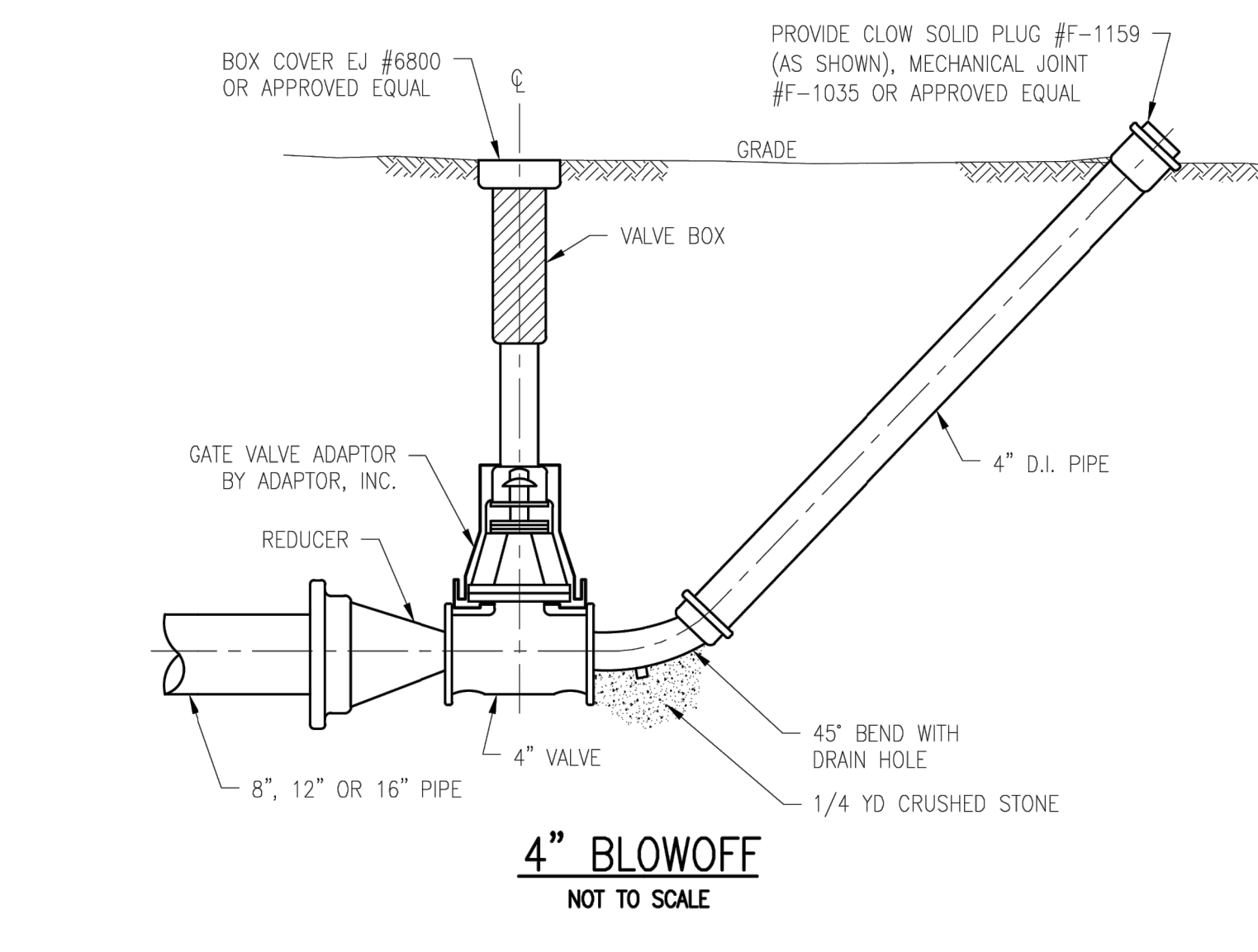
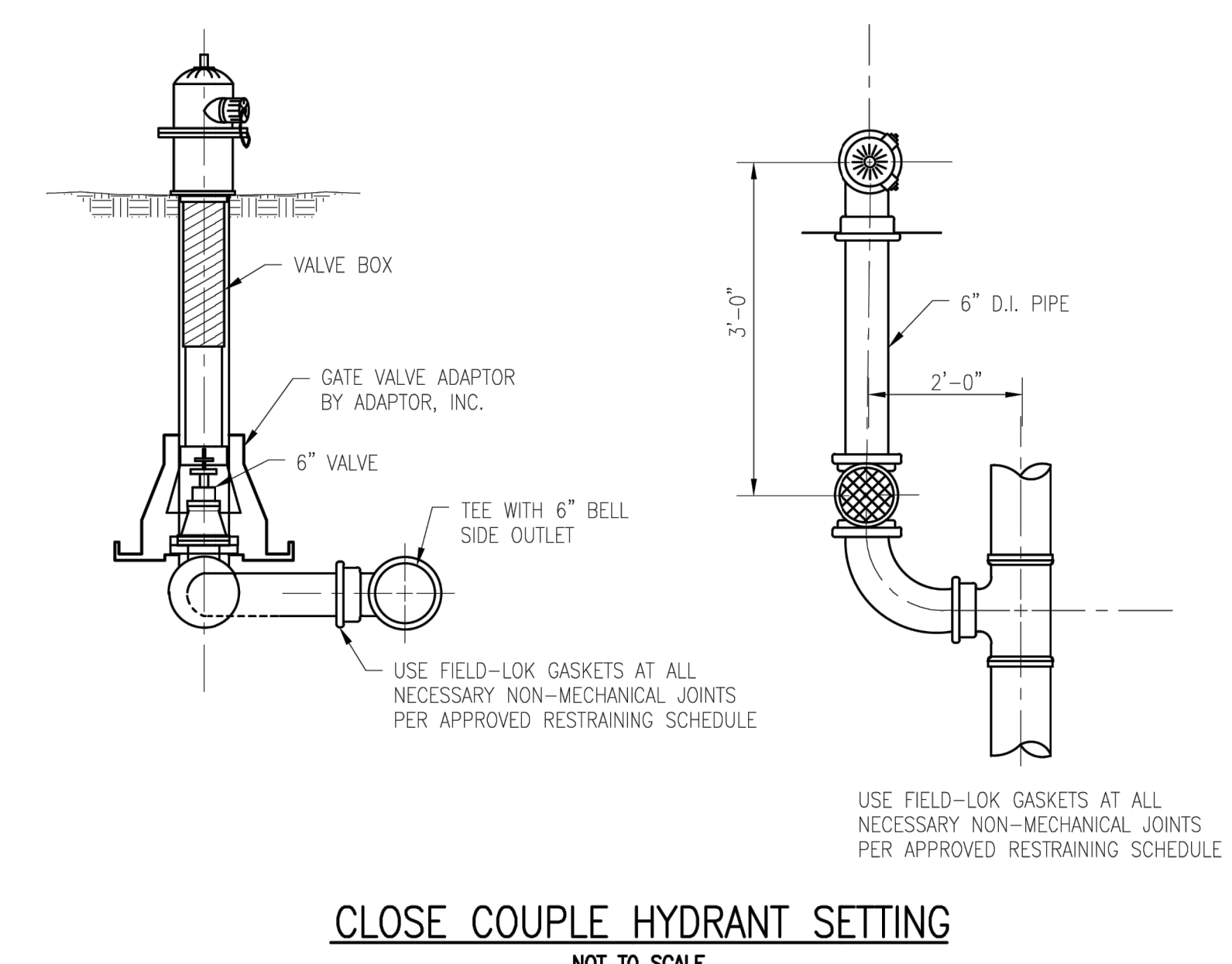
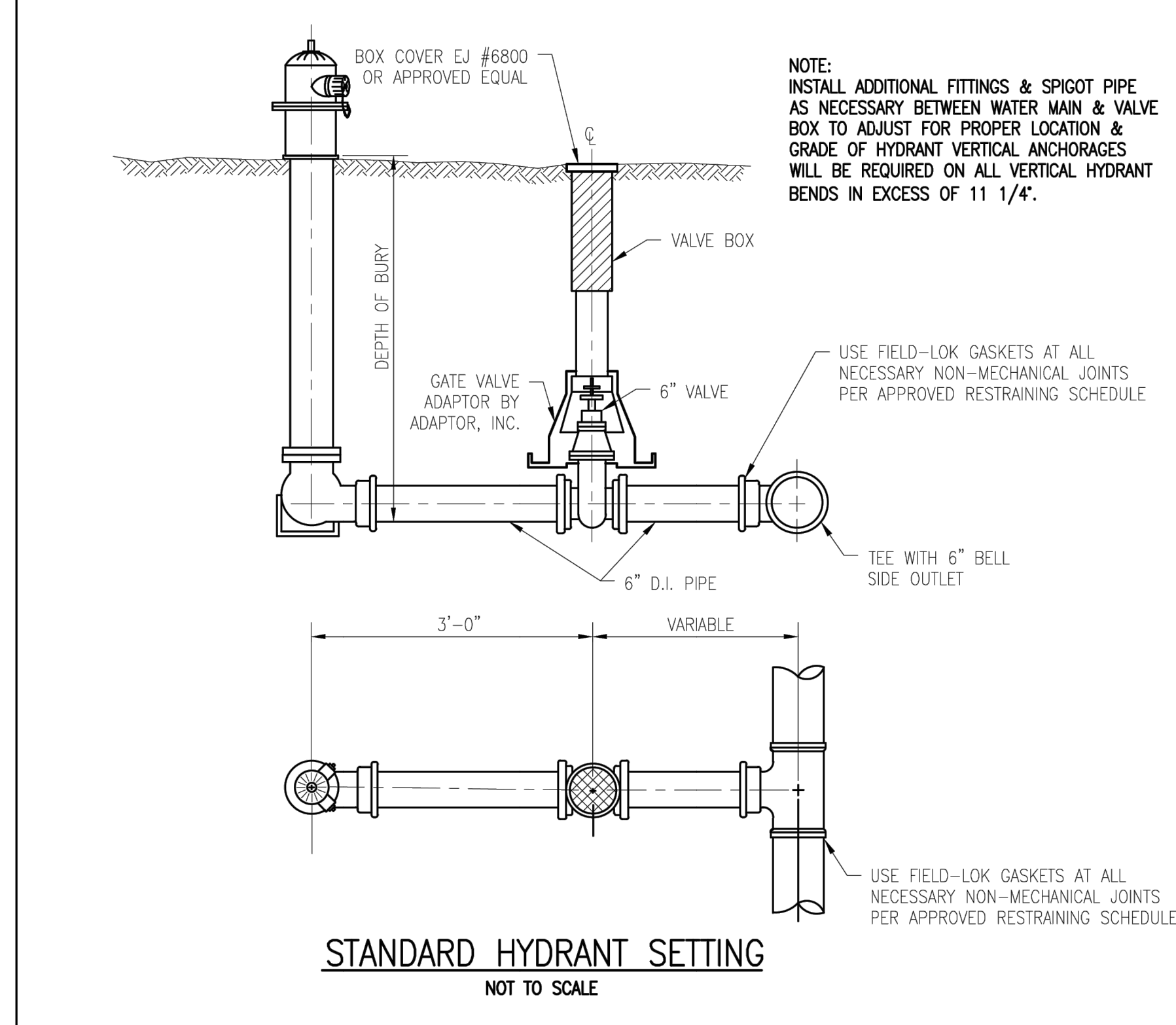
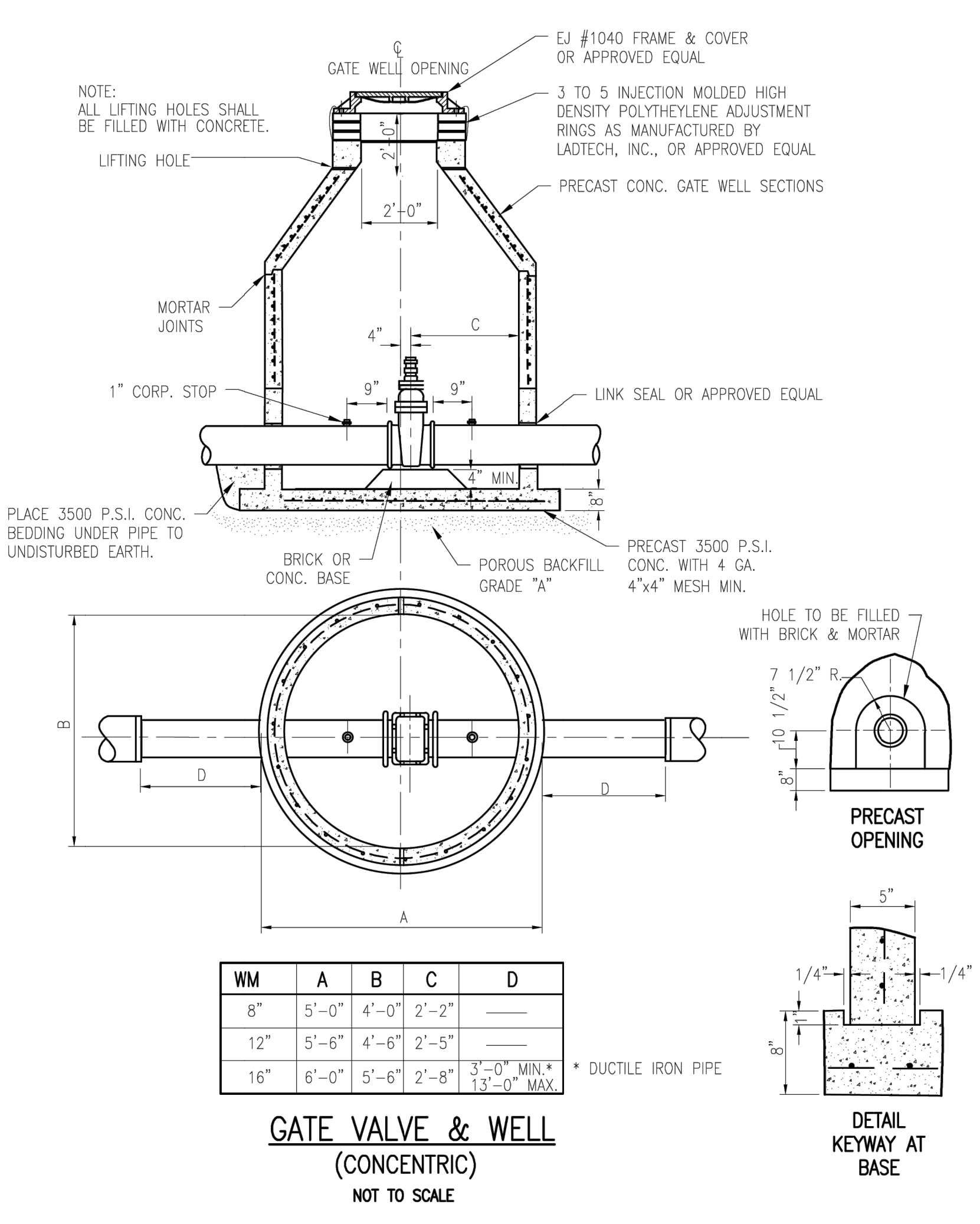
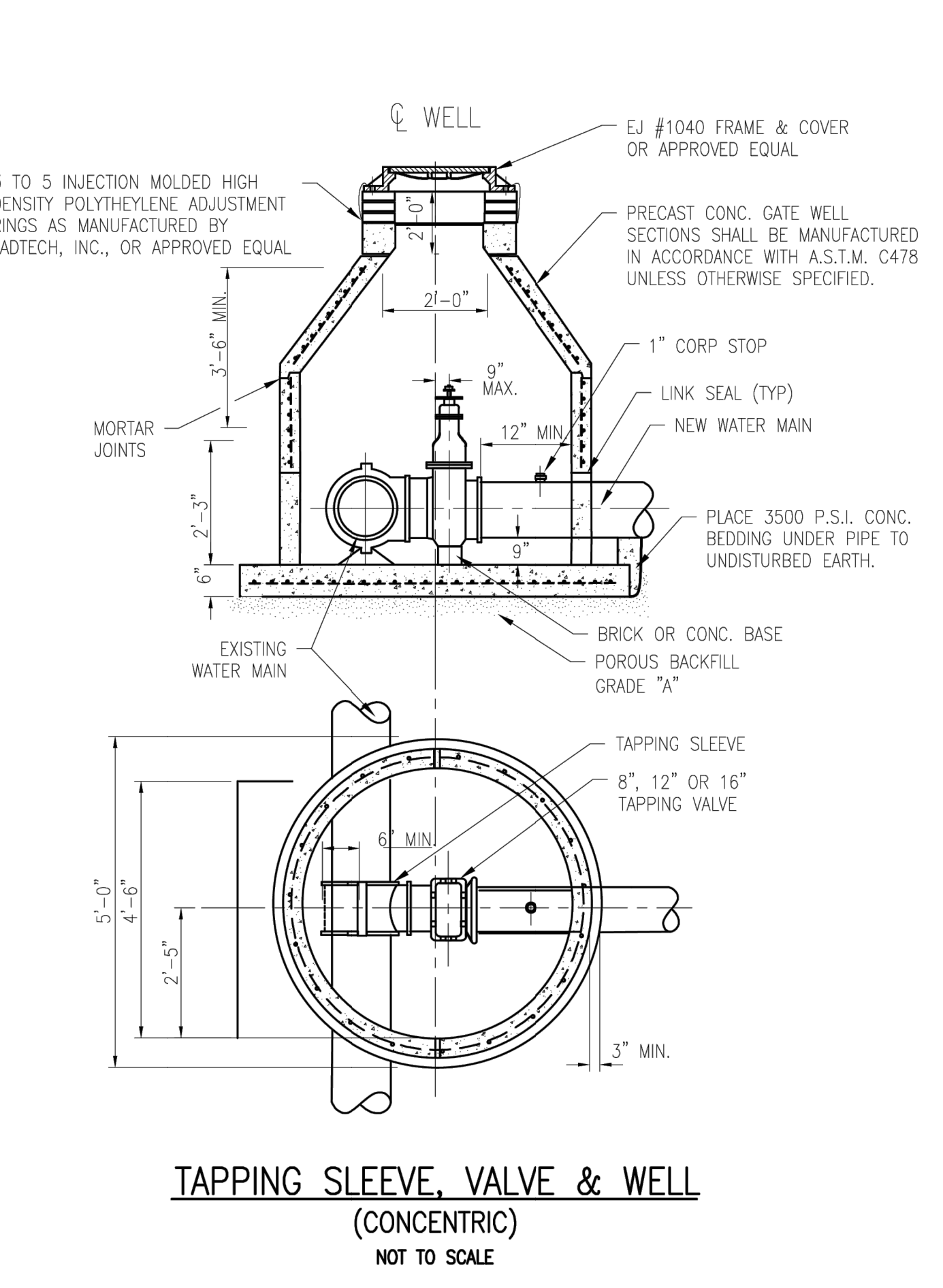
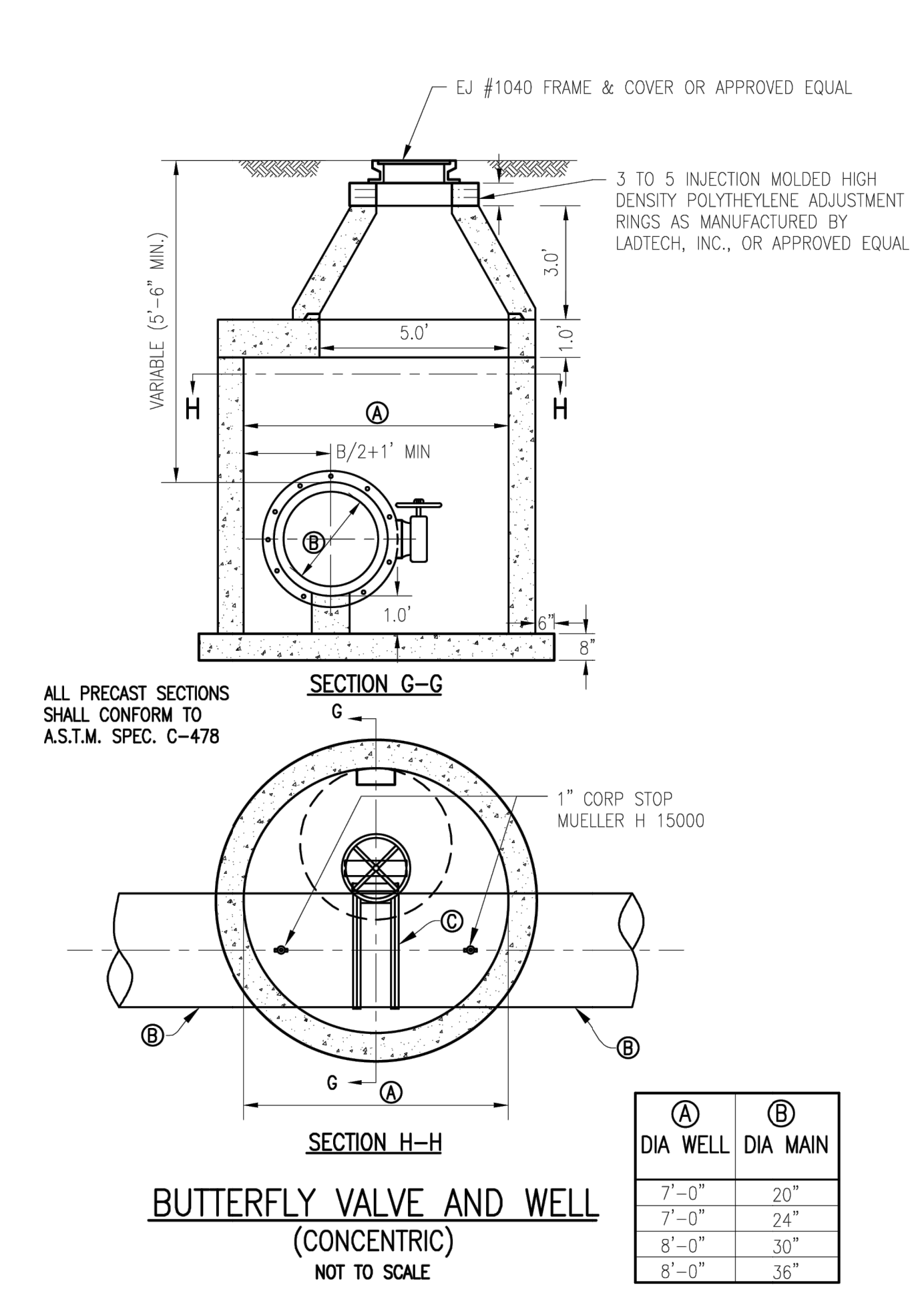
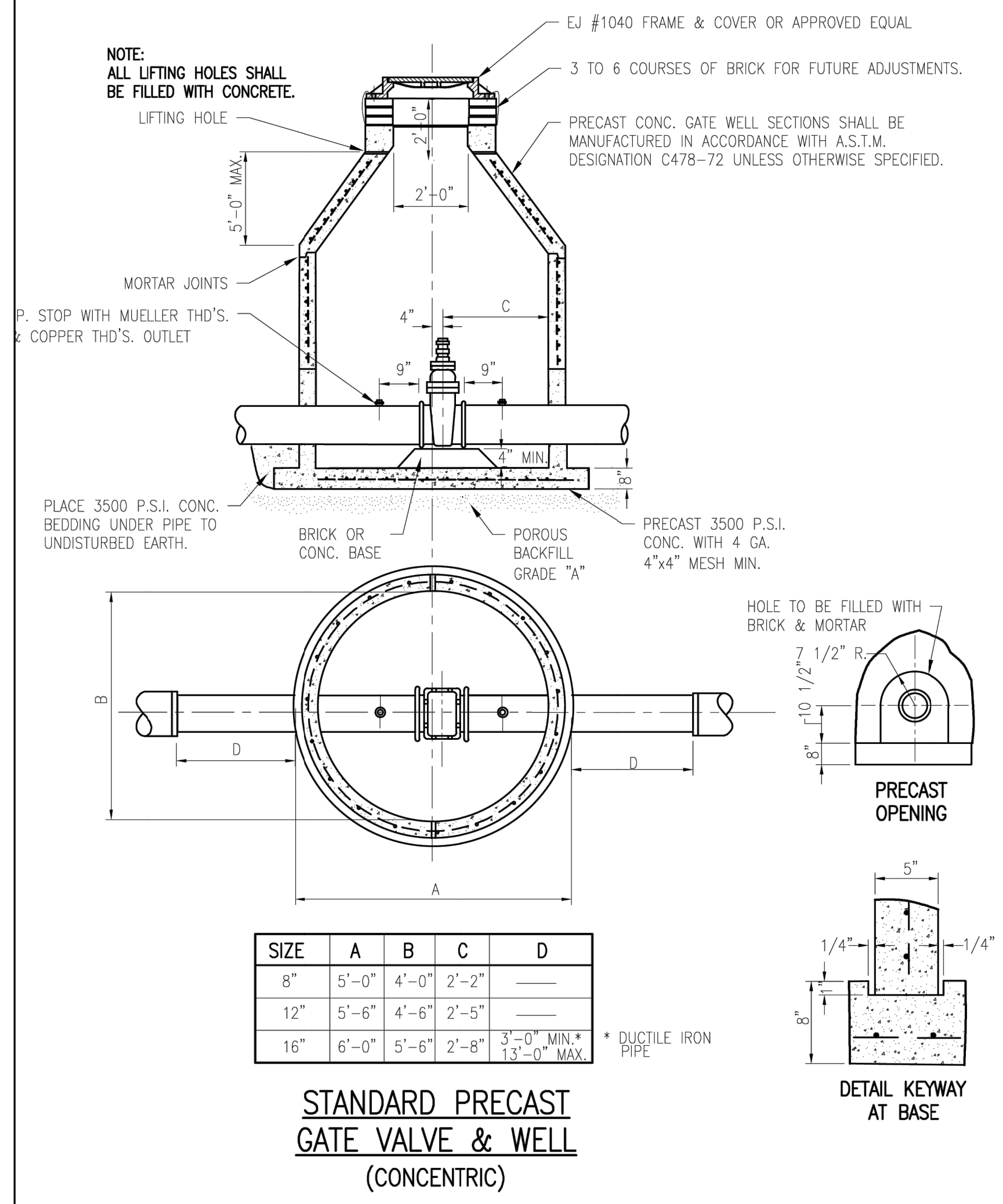
YPSILANTI TOWNSHIP  
WASHTENAW COUNTY, MICHIGAN

**YPSILANTI HOLIDAY INN EXPRESS  
PROJECT DETAILS**

**VK CIVIL** Vriesman & Korhorn  
www.VKcivil.com

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Kalamazoo, MI (269) 697-7120

FILE NO. 1139  
CHECKED DGL  
Sheet No. C502



REVISIONS

**STANDARD WATER MAIN DETAILS**

**YPSILANTI COMMUNITY UTILITIES AUTHORITY**  
 2777 STATE ROAD  
 YPSILANTI, MICHIGAN 48198-9112  
 (734) 484-4600  
 FAX: (734) 544-7221  
 WWW.YCUAL.ORG

**YCA ENVIRONMENTAL LEADERS**

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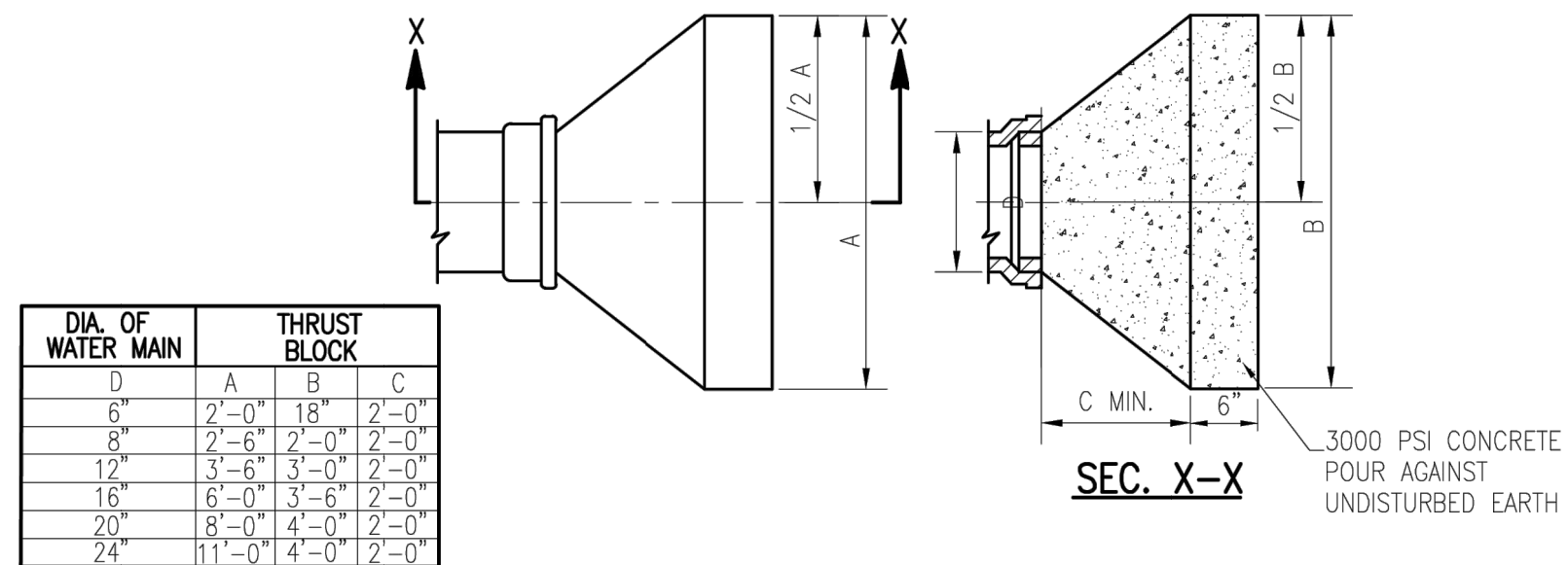
YPSILANTI TOWNSHIP  
 WASHTENAW COUNTY, MICHIGAN

**YPSILANTI HOLIDAY INN EXPRESS PROJECT DETAILS**

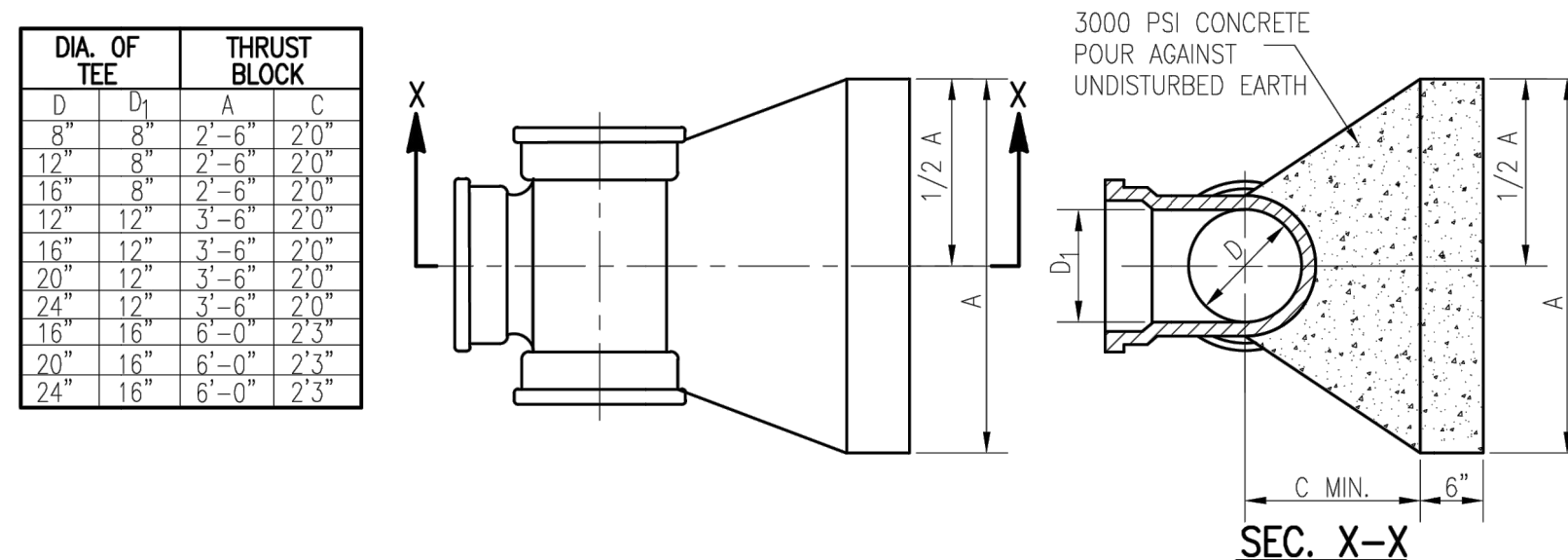
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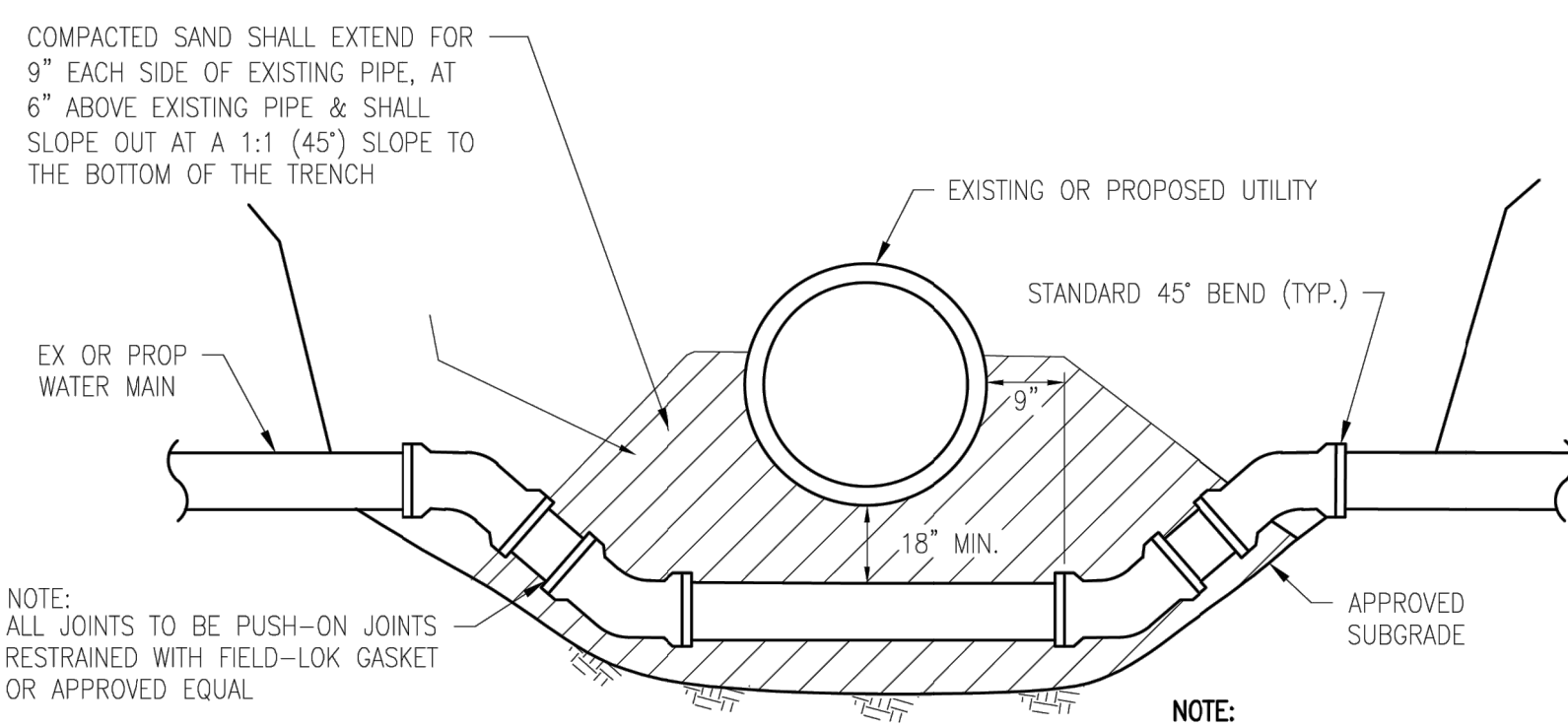


**THRUST BLOCK AT PLUG OR HYDRANT SHOE**  
NOT TO SCALE



**THRUST BLOCK AT TAPPING SLEEVE TEE**  
NOT TO SCALE

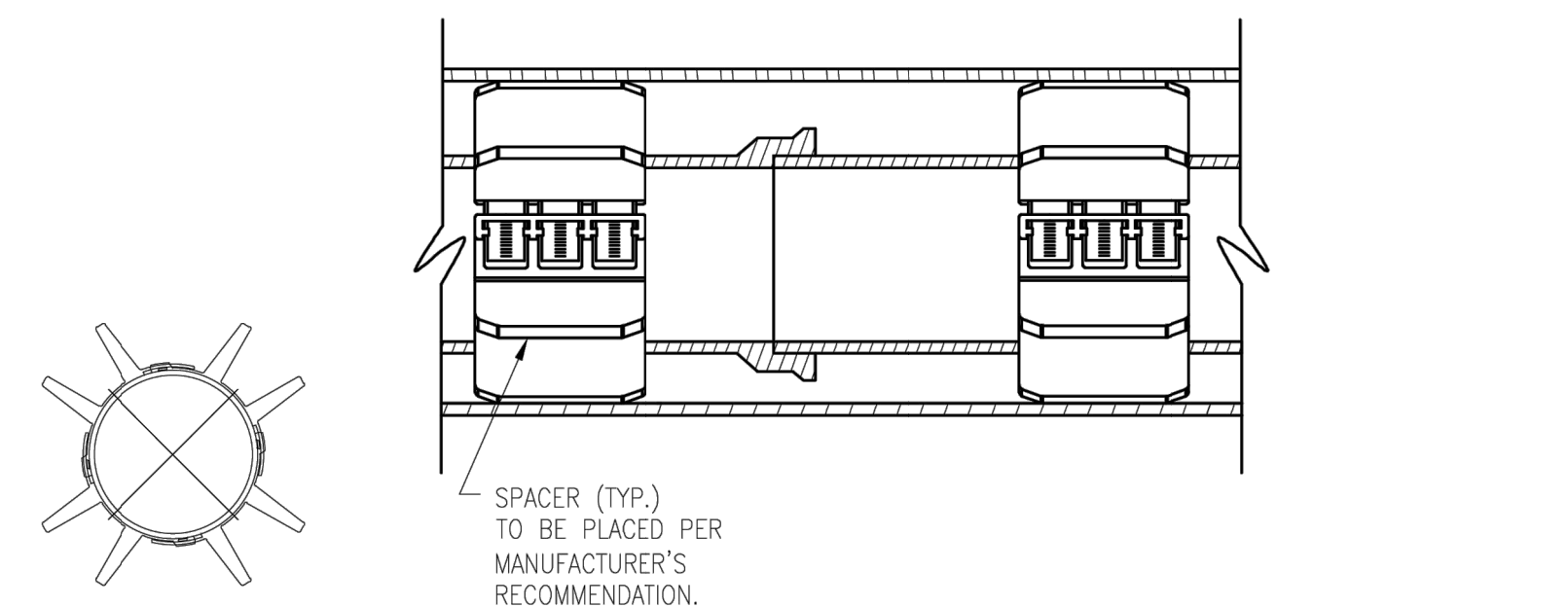
NOTE: CONCRETE THRUST BLOCKS WILL NOT BE PERMITTED EXCEPT BEHIND HYDRANT SHOES AND TAPPING SLEEVES. USE OF CONCRETE THRUST BLOCKS IN OTHER LOCATIONS WILL NOT BE PERMITTED WITHOUT THE WRITTEN APPROVAL OF YCUA. ALL OTHER VERTICAL AND HORIZONTAL BENDS SHALL BE RESTRAINED WITH FIELD-LOK GASKETS OR APPROVED MECHANICAL JOINTS.



**WATER MAIN LOWERING**  
NOT TO SCALE

NOTE: ALL JOINTS TO BE PUSH-ON JOINTS RESTRAINED WITH FIELD-LOK GASKET OR APPROVED EQUAL

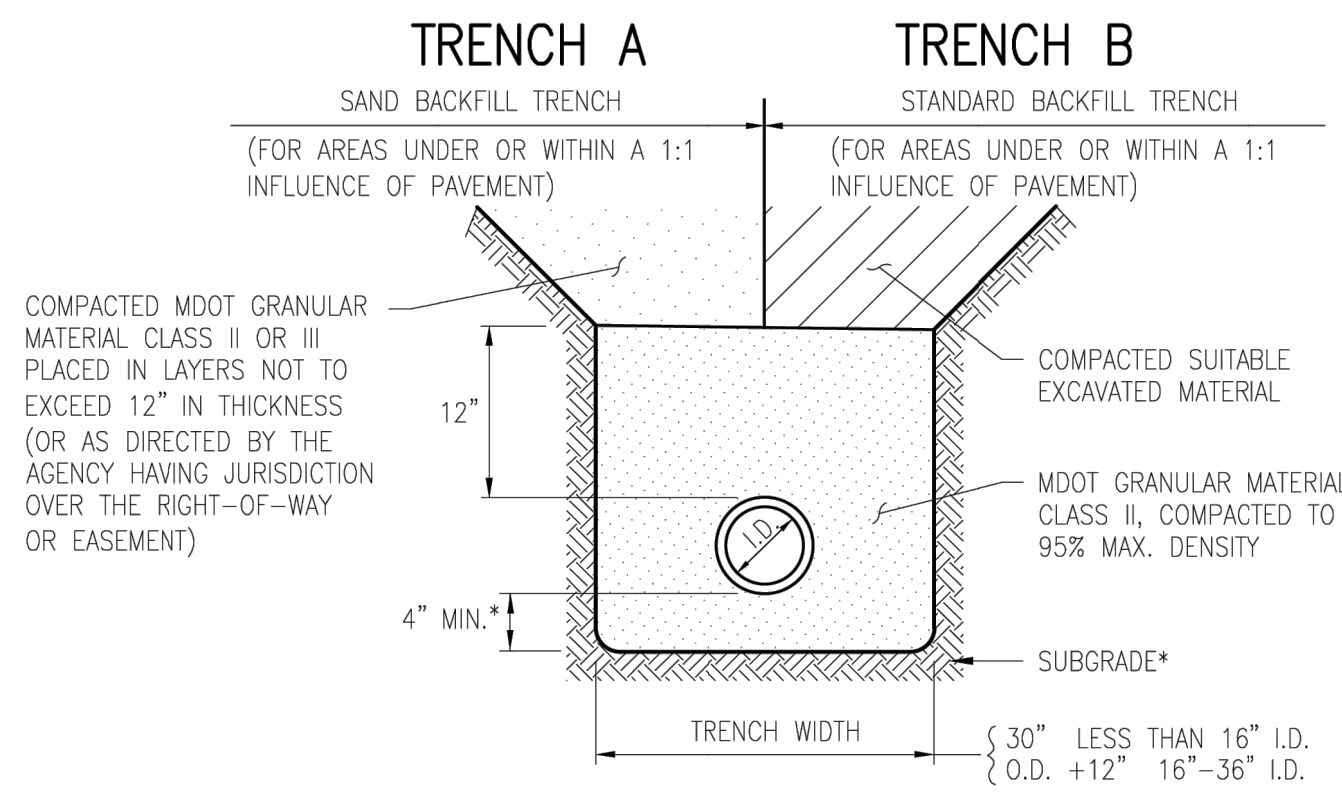
NOTE: FOR BEDDING OF WATER MAIN SEE STANDARD PIPE SUPPORT DETAIL



**STANDARD CASING SECTION**  
NOT TO SCALE

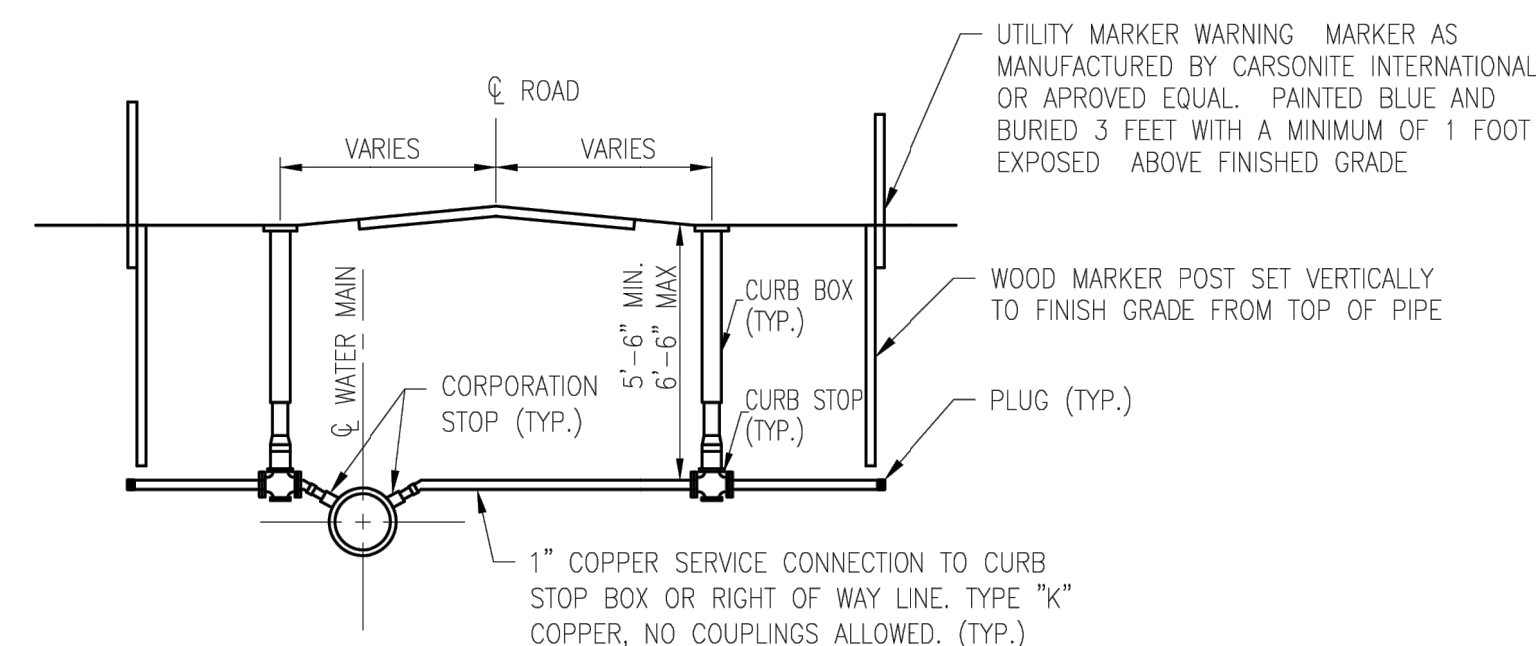
NOTES:  
1. SPACERS FOR PLACEMENT IN THE ANNULAR SPACE BETWEEN THE CARRIER PIPE AND A CASING PIPE SHALL BE RANGER II AS MANUFACTURED BY PSI OR APPROVED EQUAL.  
2. END SEALS SHALL BE MODEL C RUBBER SEAL WITH STAINLESS STEEL BANDS AS MANUFACTURED BY PSI OR APPROVED EQUAL.

**SPACER END VIEW**  
NOT TO SCALE

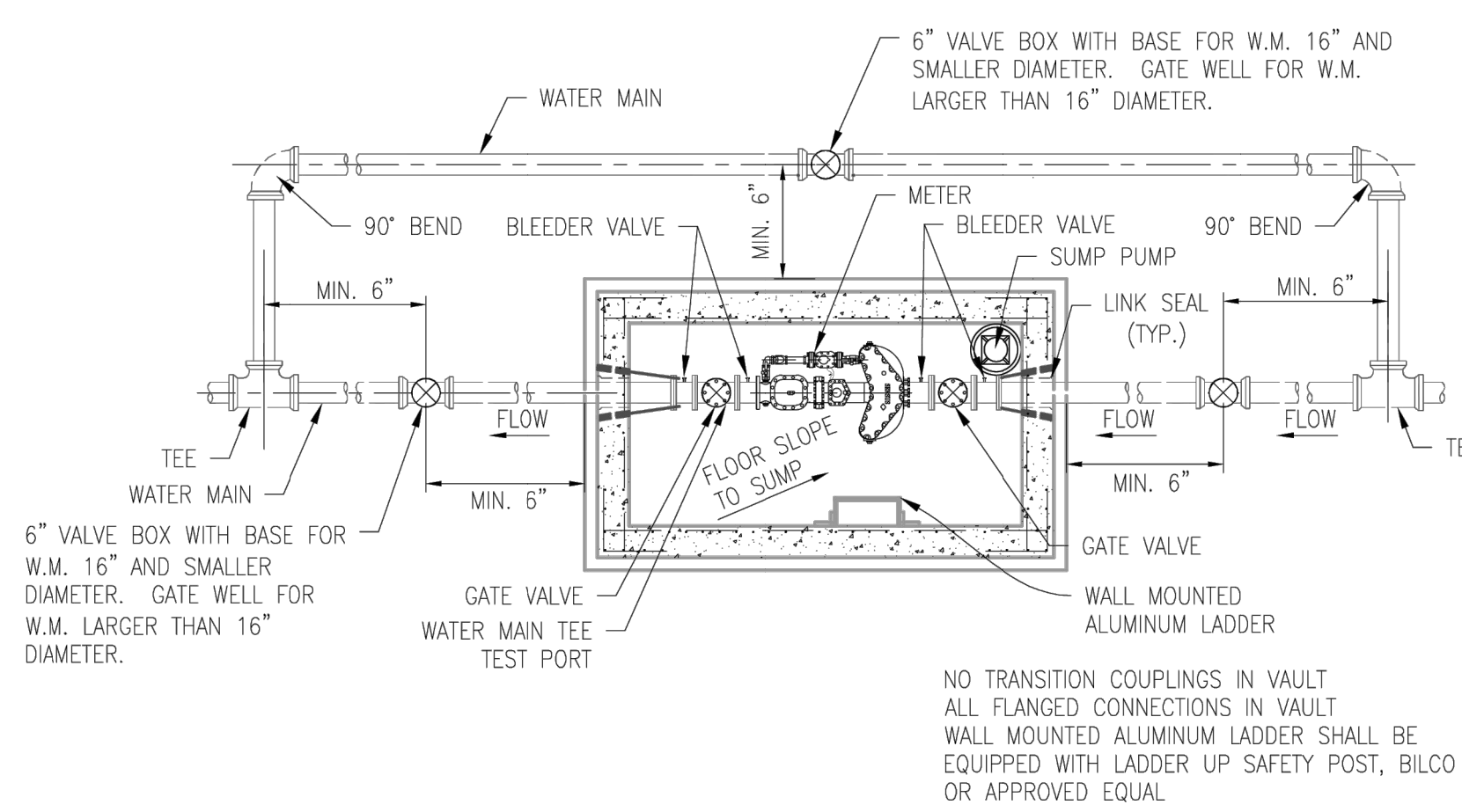


**BEDDING AND TRENCH BACKFILL DETAIL FOR WATER MAIN**  
NOT TO SCALE

\*NOTE: IF THE EXISTING SUBGRADE MATERIAL MEETS THE REQUIREMENTS FOR MDOT GRANULAR MATERIAL CLASS II (MINIMUM 4" THICK), THEN THE WATER MAIN MAY BE LAID DIRECTLY ON THE COMPACTED EXISTING SUBGRADE MATERIAL.

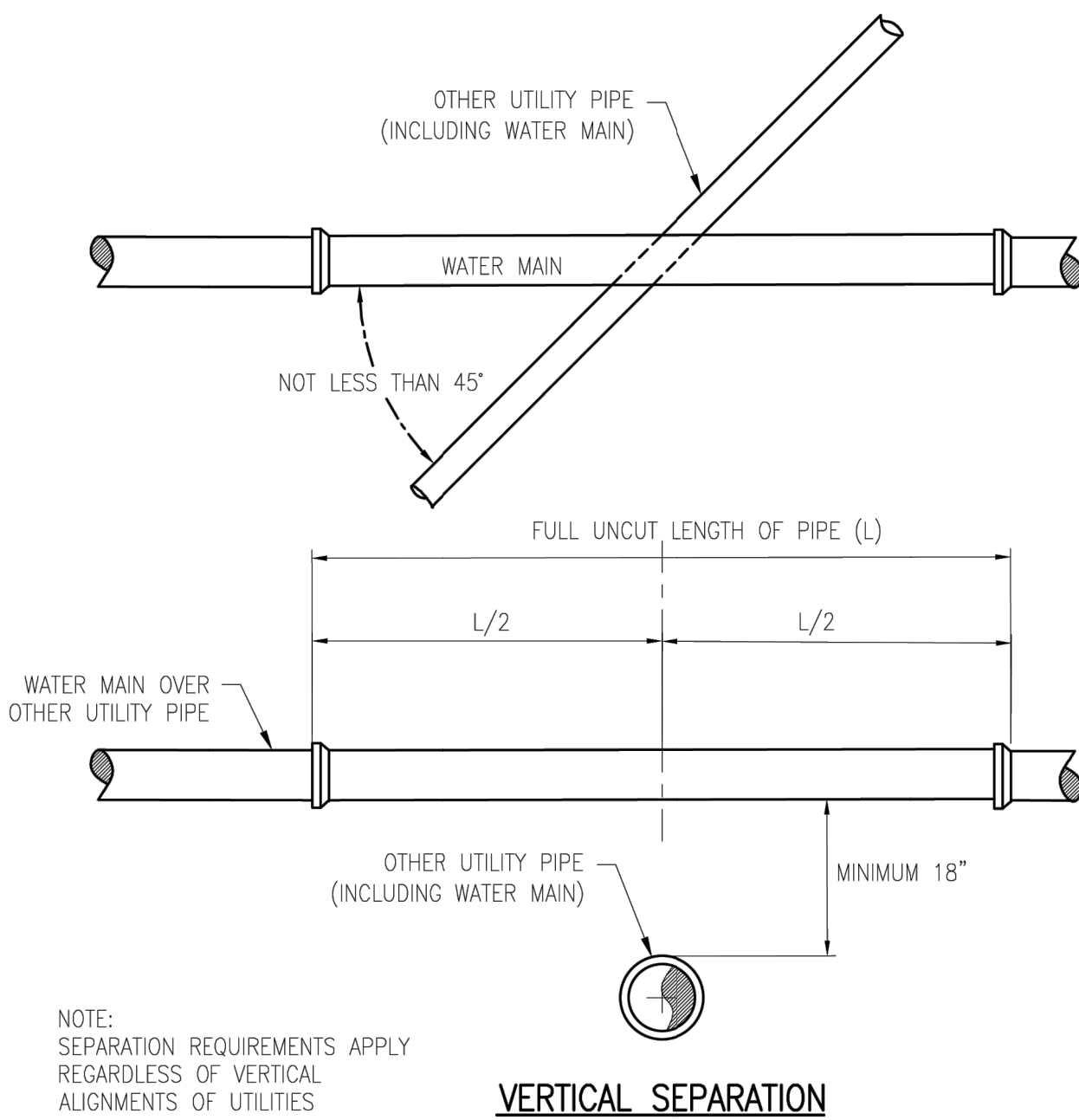


**TYPICAL WATER SERVICE**  
NOT TO SCALE

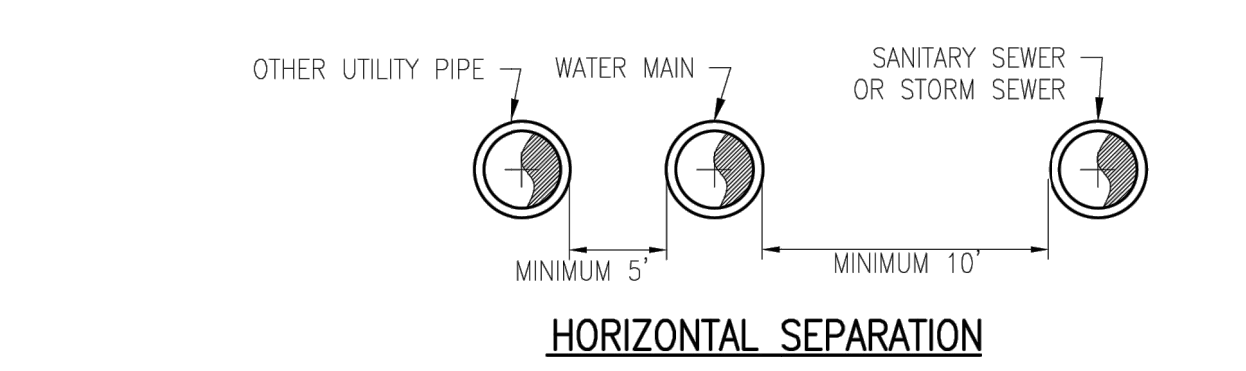


**MASTER METER VAULT CONFIGURATION (WITHOUT COVER)**  
NOT TO SCALE

NOTES:  
1. WHERE POSSIBLE THE METER VAULT SHALL BE LOCATED AWAY FROM TRAFFIC AREAS, ROADS, PARKING LOTS, ETC.  
2. THE ACCESS HATCH SHALL BE SIZED LARGE ENOUGH TO ACCOMMODATE REMOVAL OF THE LARGEST METER OR THE LARGEST APPURTENANCE FOR MAINTENANCE PURPOSES. THE HATCH SHALL BE MANUFACTURED BY THE BILCO COMPANY. METER VAULT HATCH SHALL BE WATER TIGHT.  
3. THE METER VAULT FLOOR SHALL BE SLOPED TO THE SUMP.  
4. ELECTRICAL SERVICE SHALL BE SUPPLIED TO THE VAULT.

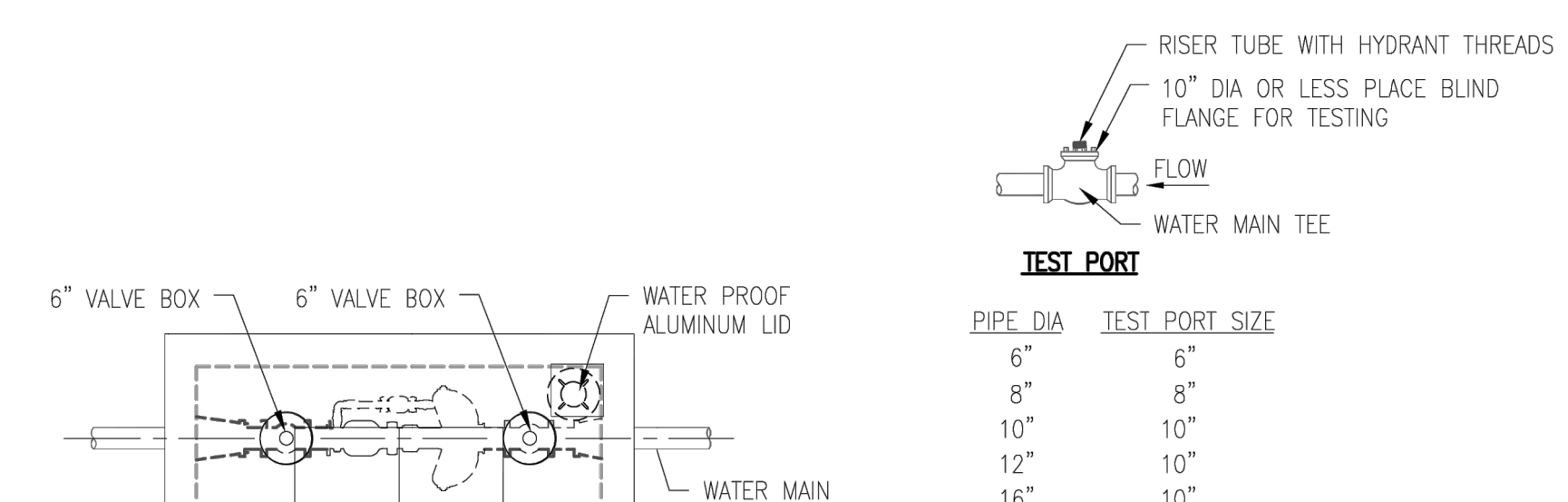


**VERTICAL SEPARATION**

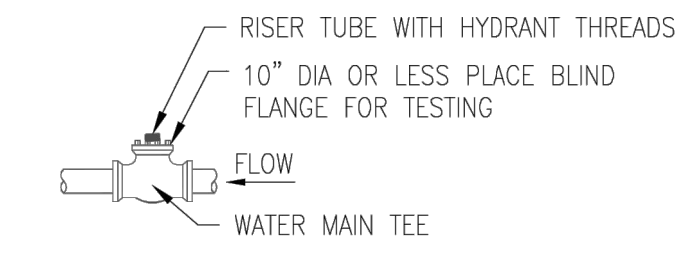


**HORIZONTAL SEPARATION**

**WATER MAIN CROSSING OTHER UTILITIES**  
NOT TO SCALE



**MASTER METER VAULT CONFIGURATION WITH COVER**  
NOT TO SCALE



**TEST PORT**

PIPE DIA.	TEST PORT SIZE
6"	6"
8"	8"
10"	10"
12"	10"
16"	10"



Know what's below.  
Call before you dig.



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**STANDARD WATER MAIN DETAILS**

**YPSILANTI COMMUNITY UTILITIES AUTHORITY**  
2777 STATE ROAD  
YPSILANTI, MICHIGAN 48198-9112  
(734) 484-4600  
FAX: (734) 544-7221  
WWW.YCUA.ORG

**YCUA**  
ENVIRONMENTAL LEADERS

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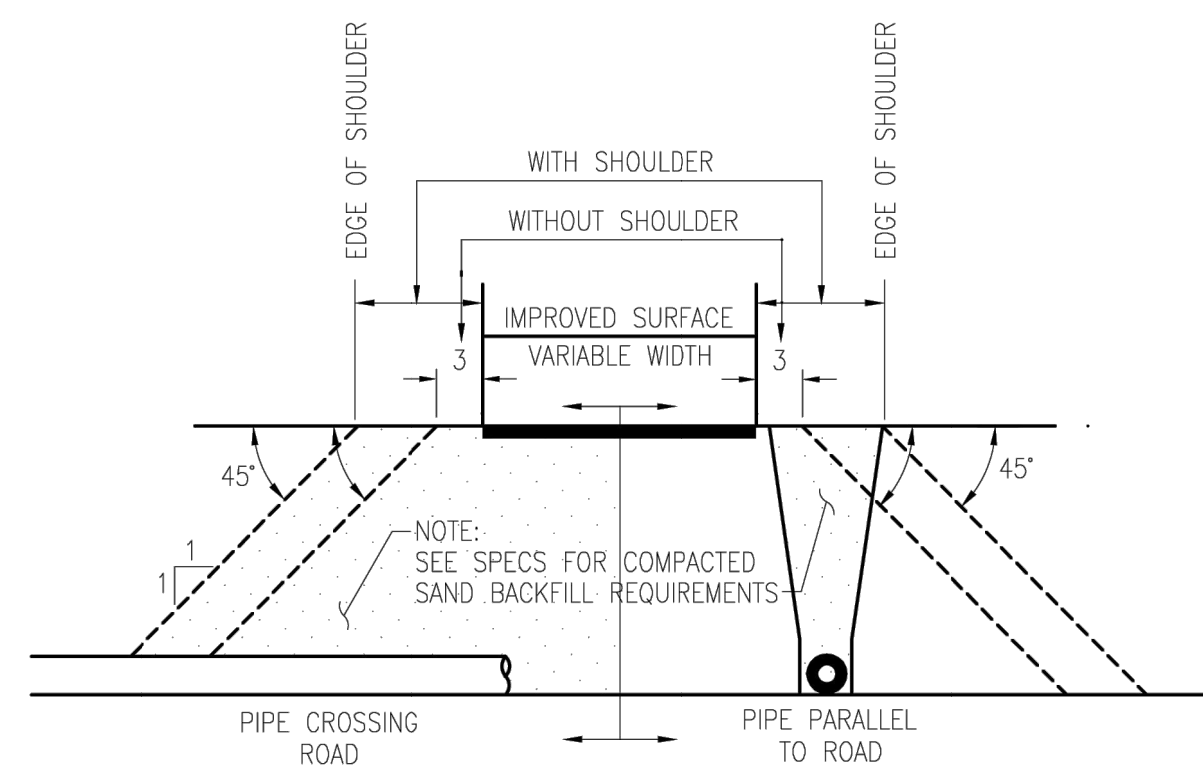
YPSILANTI TOWNSHIP  
WASHTENAW COUNTY, MICHIGAN

**YPSILANTI HOLIDAY INN EXPRESS**  
PROJECT DETAILS

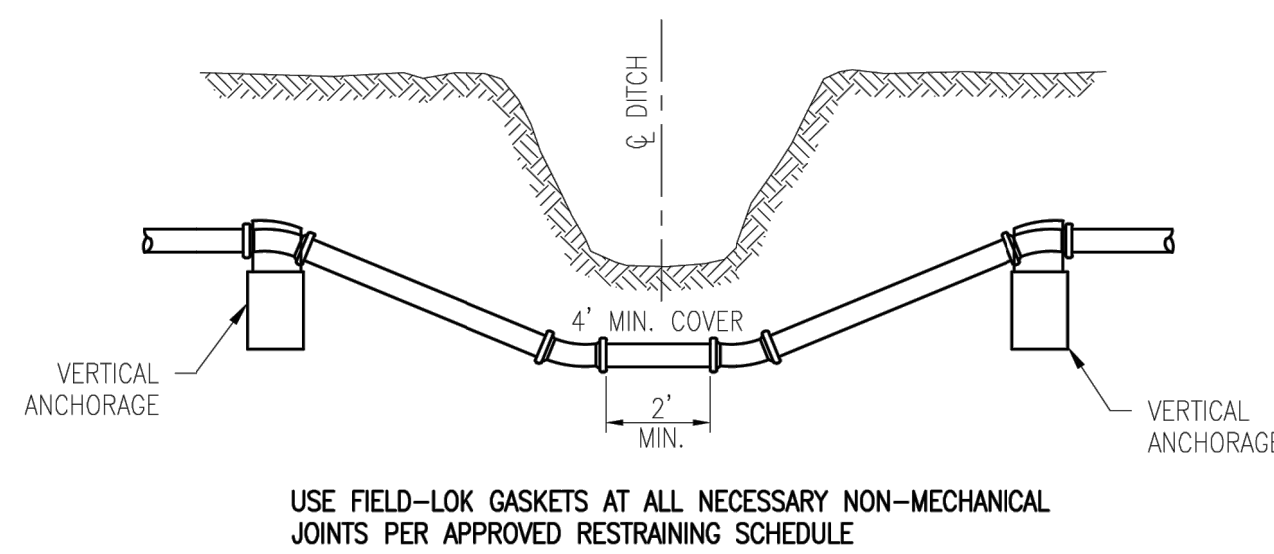
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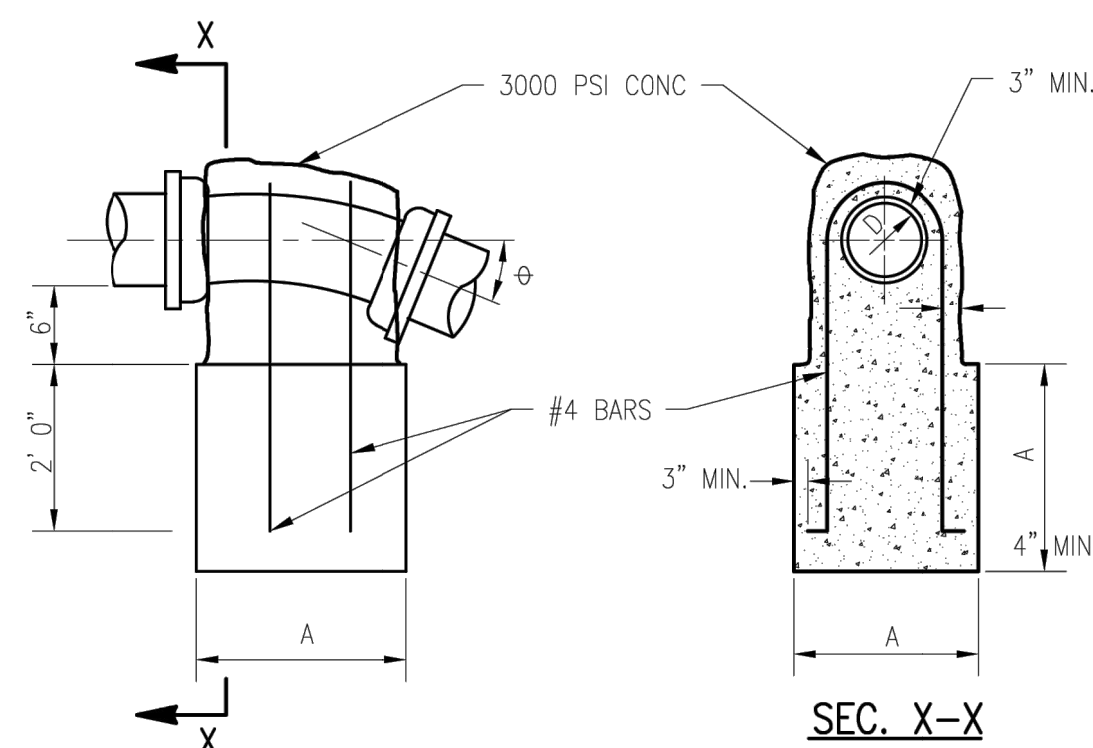
FILE NO. 1139  
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Sheet No. C504



**BACKFILL IN THE AREA OF STREETS, ALLEYS, SIDEWALKS, DRIVES & PARKING LOTS**  
NOT TO SCALE



**STANDARD DITCH CROSSING**  
NOT TO SCALE



**DETAIL OF VERTICAL ANCHORAGE**  
NOT TO SCALE

DIA. OF WATER MAIN	BEND	A	NUMBER OF BARS
D	Ø		
6"	22 1/2" 2'-0"	2'-0"	2
	45" 3'-3"	3'-3"	2
8"	22 1/2" 3'-3"	3'-3"	2
	45" 4'-0"	4'-0"	3
12"	11 1/4" 3'-3"	3'-3"	2
	22 1/2" 4'-0"	4'-0"	3
16"	11 1/4" 3'-3"	3'-3"	2
	22 1/2" 4'-0"	4'-0"	3
20"	11 1/4" 4'-0"	4'-0"	2
	22 1/2" 5'-0"	5'-0"	3
24"	11 1/4" 4'-0"	4'-0"	2
	22 1/2" 5'-0"	5'-0"	3

**PIPE RESTRAINT SCHEDULE**

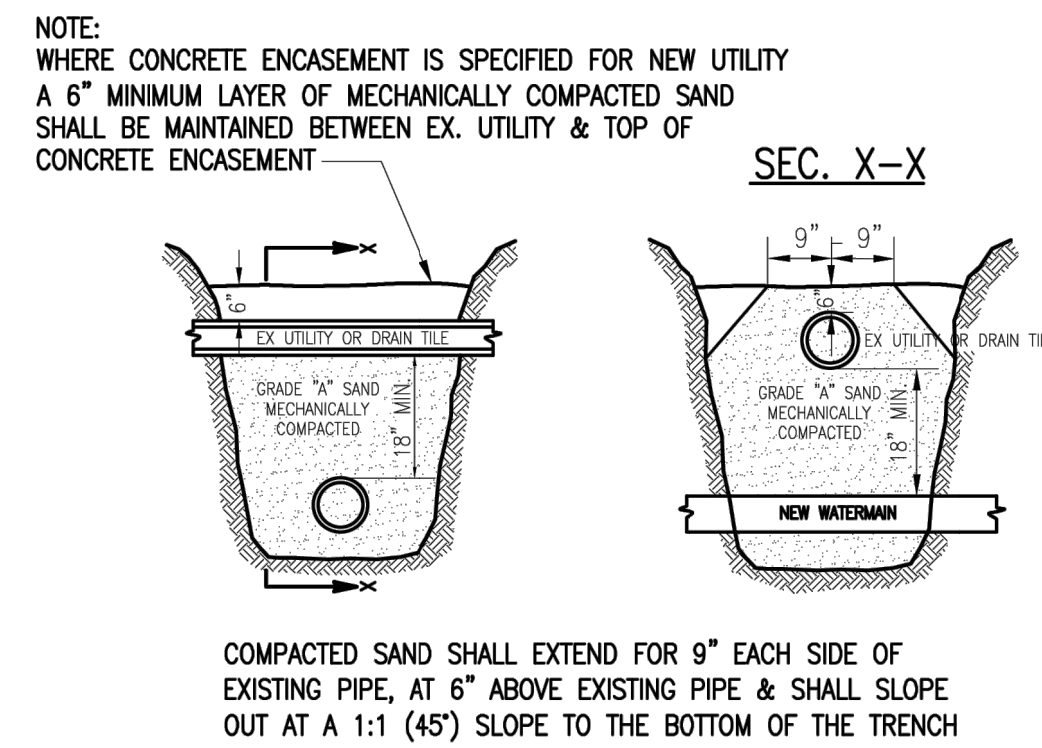
THE FOLLOWING TABLE IS A JOINT RESTRAINT SCHEDULE (DIPRA) FOR GROUND-BURIED DUCTILE IRON OR PVC PIPE. LENGTHS OF PIPE RESTRAINT ARE GIVEN IN FEET.

PIPE DIAMETER	TEES, 90° PLUGS	45° BENDS	22 1/2° BENDS	REDUCERS
6"	40	25	25	30
8"	55	25	25	30
12"	80	35	25	55
16"	100	40	25	60
24"	135	56	25	65

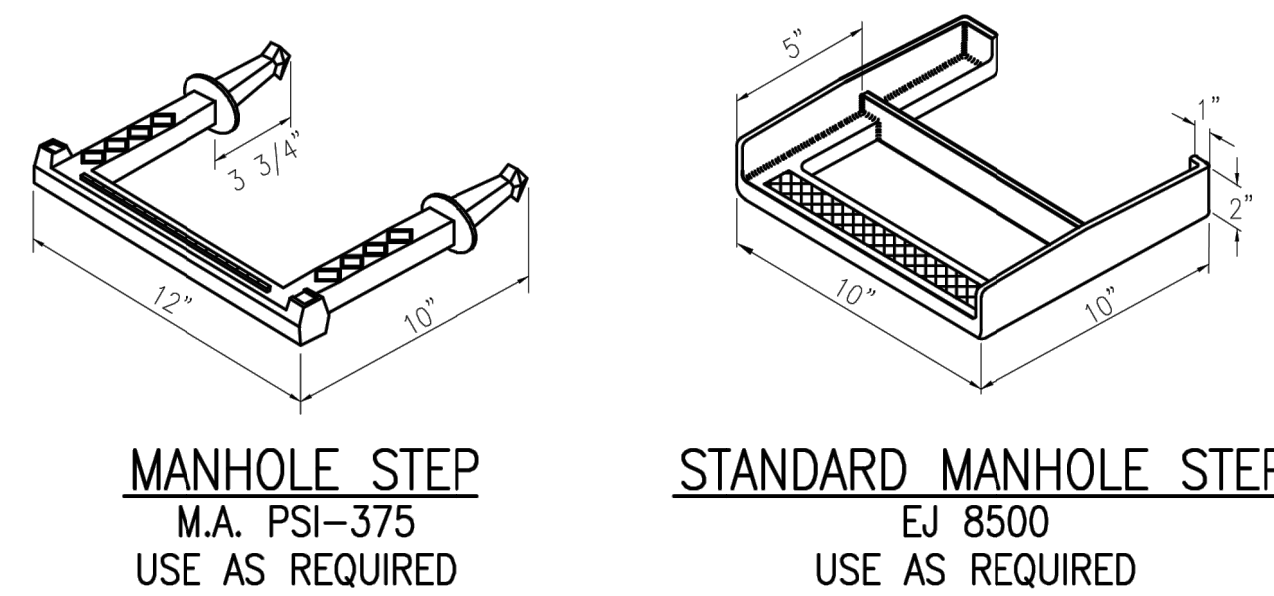
BASED UPON

INTERNAL PRESSURE: 180  
PIPE DEPTH: 5  
BEDDING CLASS: TYPE 4  
SOIL TYPE: GOOD SAND  
SAFETY FACTOR: 2

- IF PIPE DIAMETER IS NOT LISTED IN THIS TABLE; THE NEXT LARGEST PIPE SHALL BE USED. THIS TABLE IS BASED ON A TEST PRESSURE OF 180 PSI (OPERATING PRESSURE PLUS WATER HAMMER).
- FOR OTHER TEST PRESSURES, ALL VALUES TO BE INCREASED OR DECREASED PROPORTIONALLY. THE VALUES PROVIDED OF RESTRAINT LENGTH ARE IN EACH DIRECTION FROM THE POINT OF DEFLECTION OR TERMINATION EXCEPT FOR TEES, AT WHICH ONLY THE BRANCH IN THE DIRECTION OF THE STEM.
- IF THE RODS ARE USED, USE FOUR RODS MINIMUM AND ADD 1/8 INCH TO BAR DIAMETER AS CORROSION ALLOWANCE. SIZE REDUCTION IS BASED UPON THE PIPE DIAMETER SHOWN IN THIS TABLE.
- MANUFACTURER'S RESTRAINT SCHEDULE AND SPECIFIC SITE CONDITIONS MAY MODIFY THE ABOVE SCHEDULE. ANY ALTERNATIVE SCHEDULE SHALL BE SUBMITTED TO YCUA FOR APPROVAL.

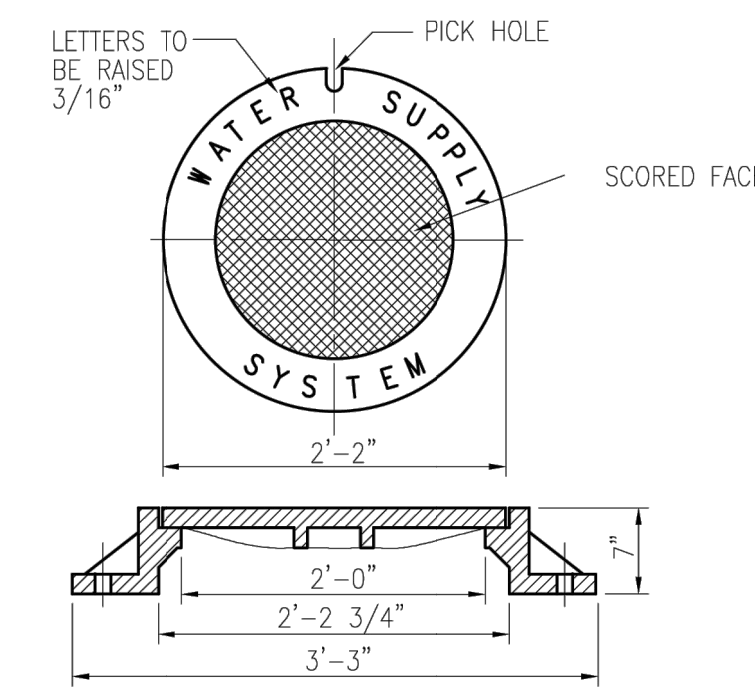


**STANDARD PIPE SUPPORT**  
NOT TO SCALE



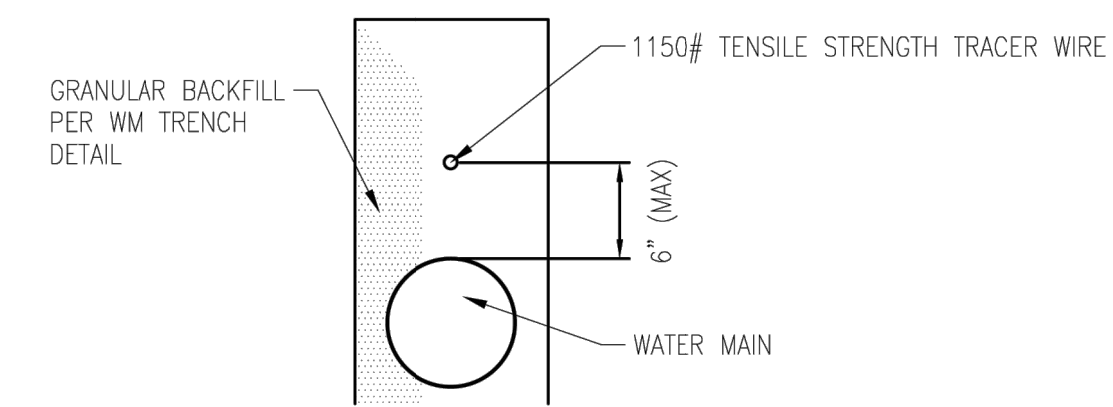
**MANHOLE STEP** M.A. PSI-375 USE AS REQUIRED  
**STANDARD MANHOLE STEP** EJ 8500 USE AS REQUIRED

INSTALLED IN ECCENTRIC WELLS ONLY. CONCENTRIC WELLS WILL NOT BE INSTALLED WITH STEPS.

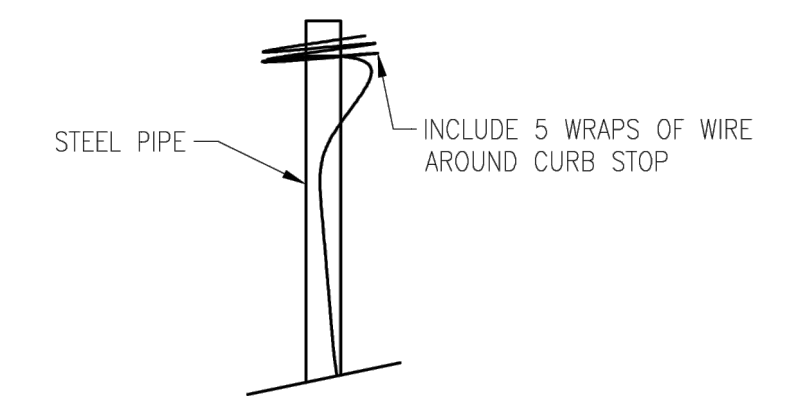


**STANDARD FRAME & COVER**  
EJ #1040 USE AS REQUIRED

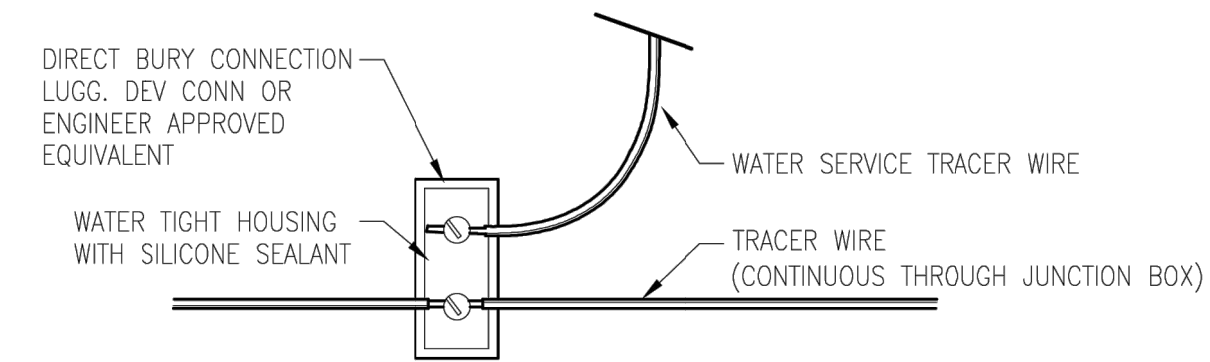
**TRACER WIRE DETAILS**



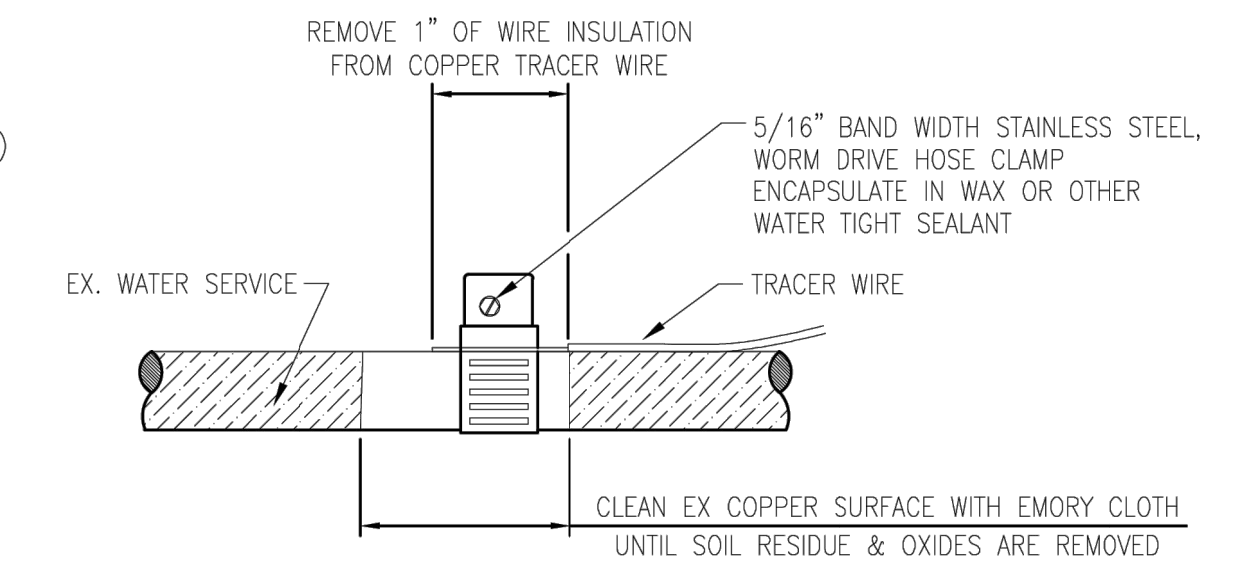
**OPEN CUT MAIN LINE TRENCH**  
NOT TO SCALE



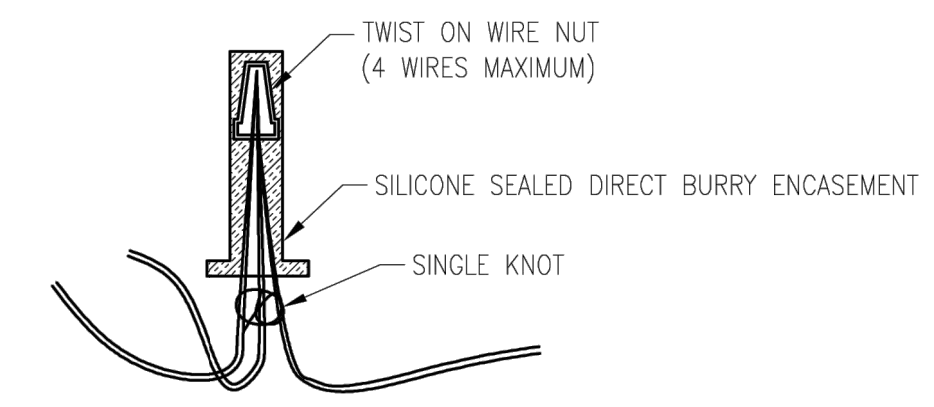
**CURB BOX WIRE COIL**  
NOT TO SCALE



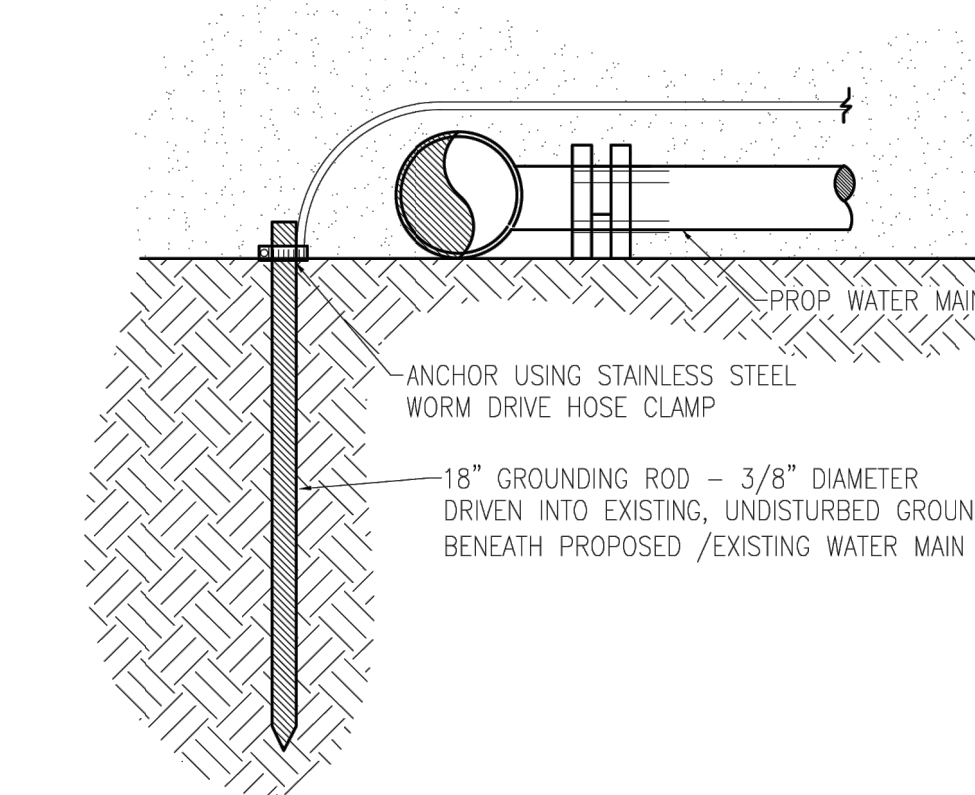
**MAIN LINE JUNCTION BOX**  
NOT TO SCALE



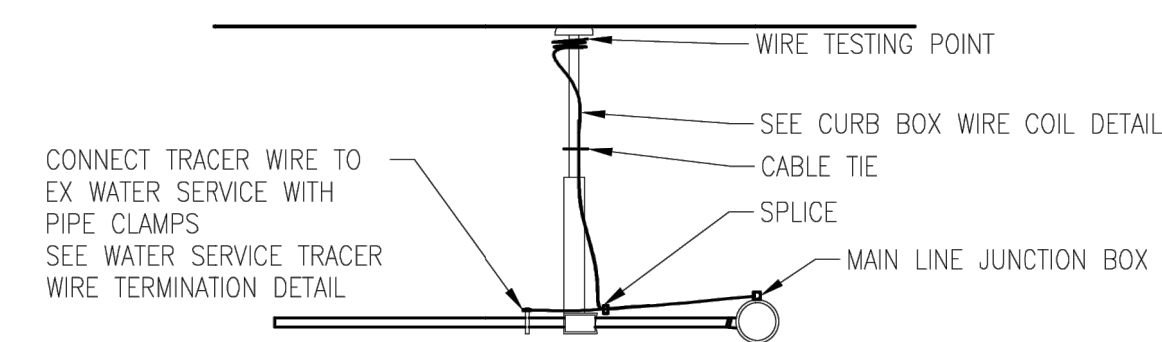
**WATER SERVICE TERMINATION**  
NOT TO SCALE



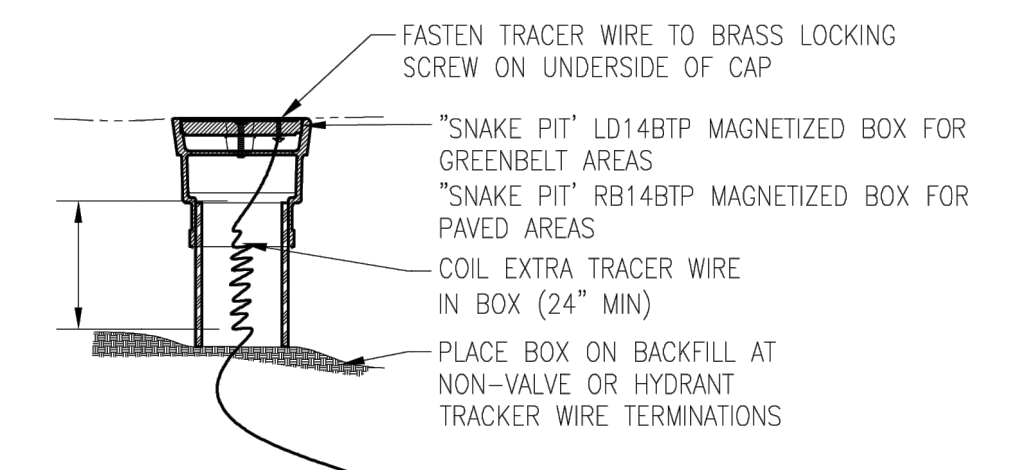
**SPLICE CONNECTOR**  
NOT TO SCALE



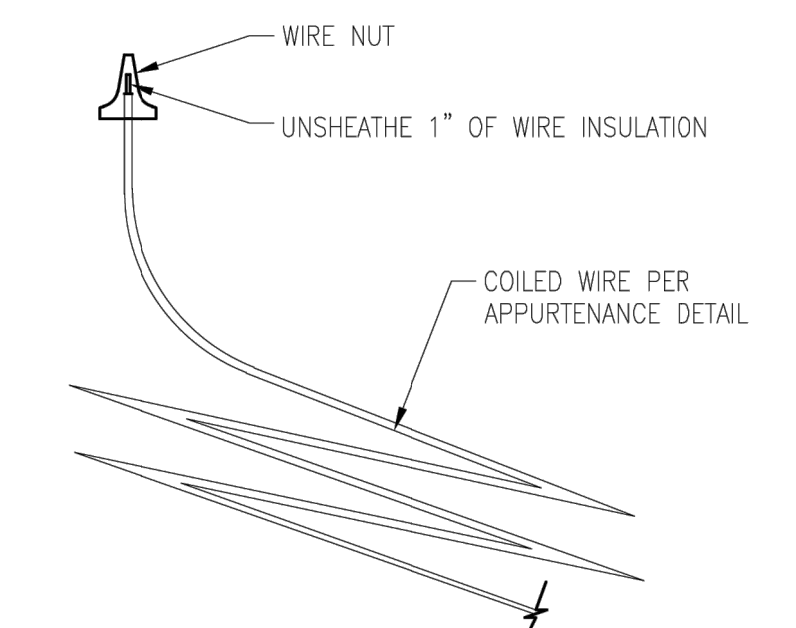
**GROUNDING ROD TERMINATION**  
NOT TO SCALE



**CURB STOP CONNECTION**  
NOT TO SCALE



**TRACER WIRE TEST POINT**  
NOT TO SCALE



**WIRE TESTING POINT**  
NOT TO SCALE



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STANDARD WATER MAIN DETAILS		
DATE	SCALE	SHEET
09/25/19	NO SCALE	

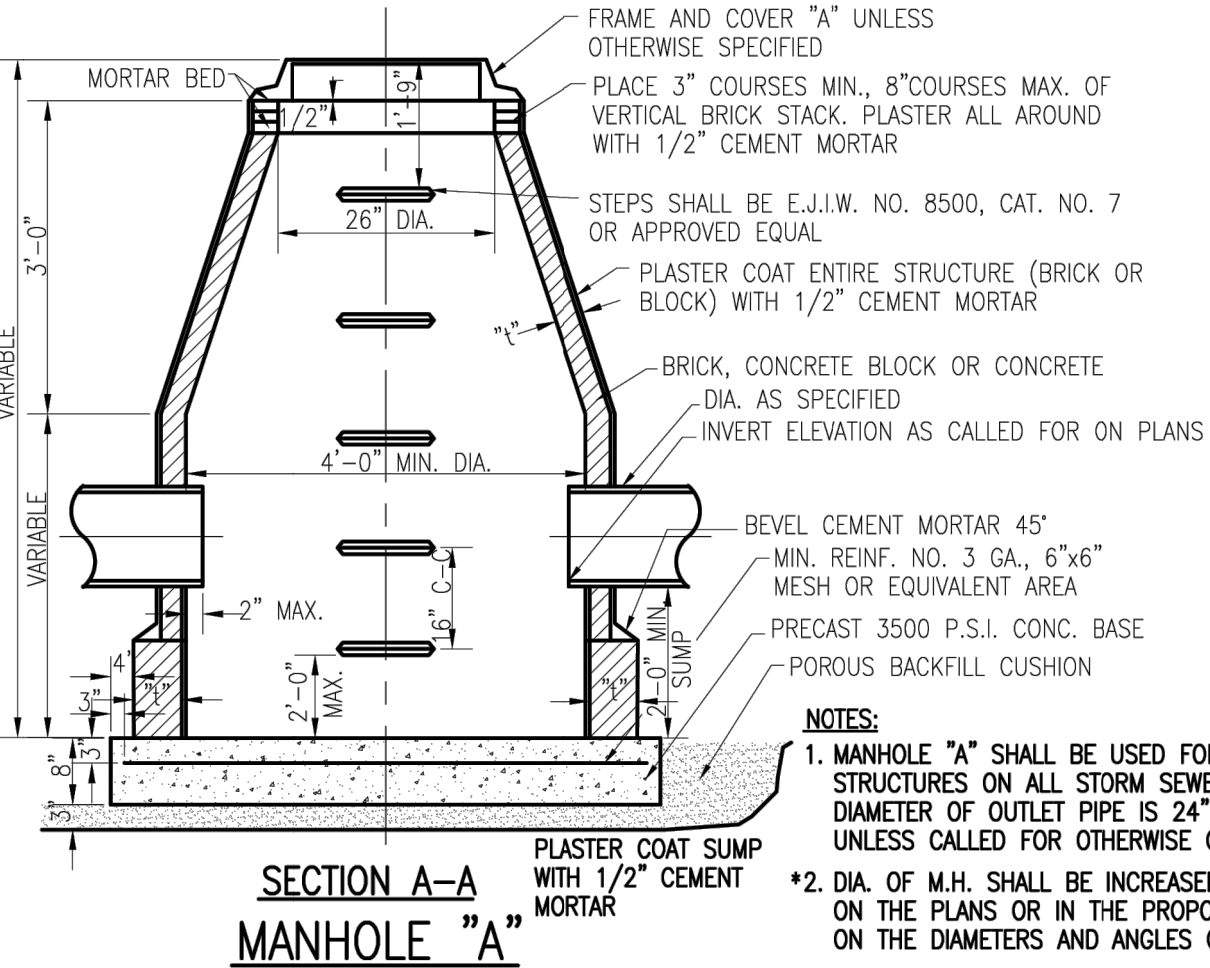
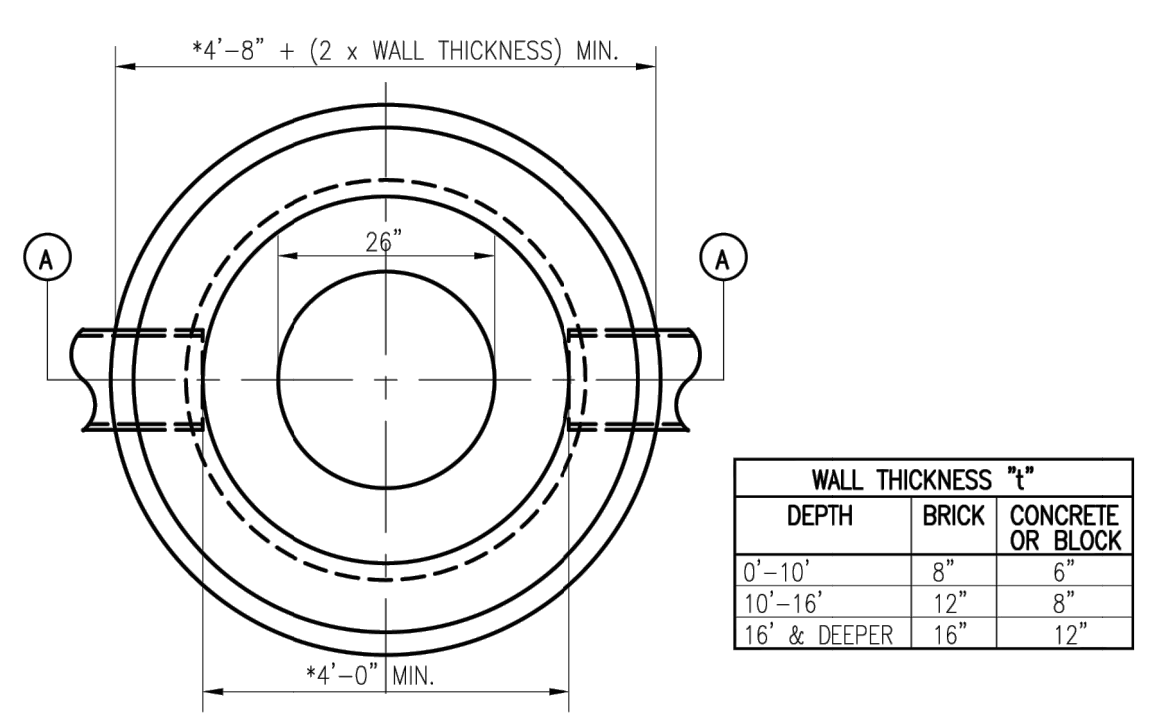
**YPSILANTI COMMUNITY UTILITIES AUTHORITY**  
2777 STATE ROAD  
YPSILANTI, MICHIGAN 48198-9112  
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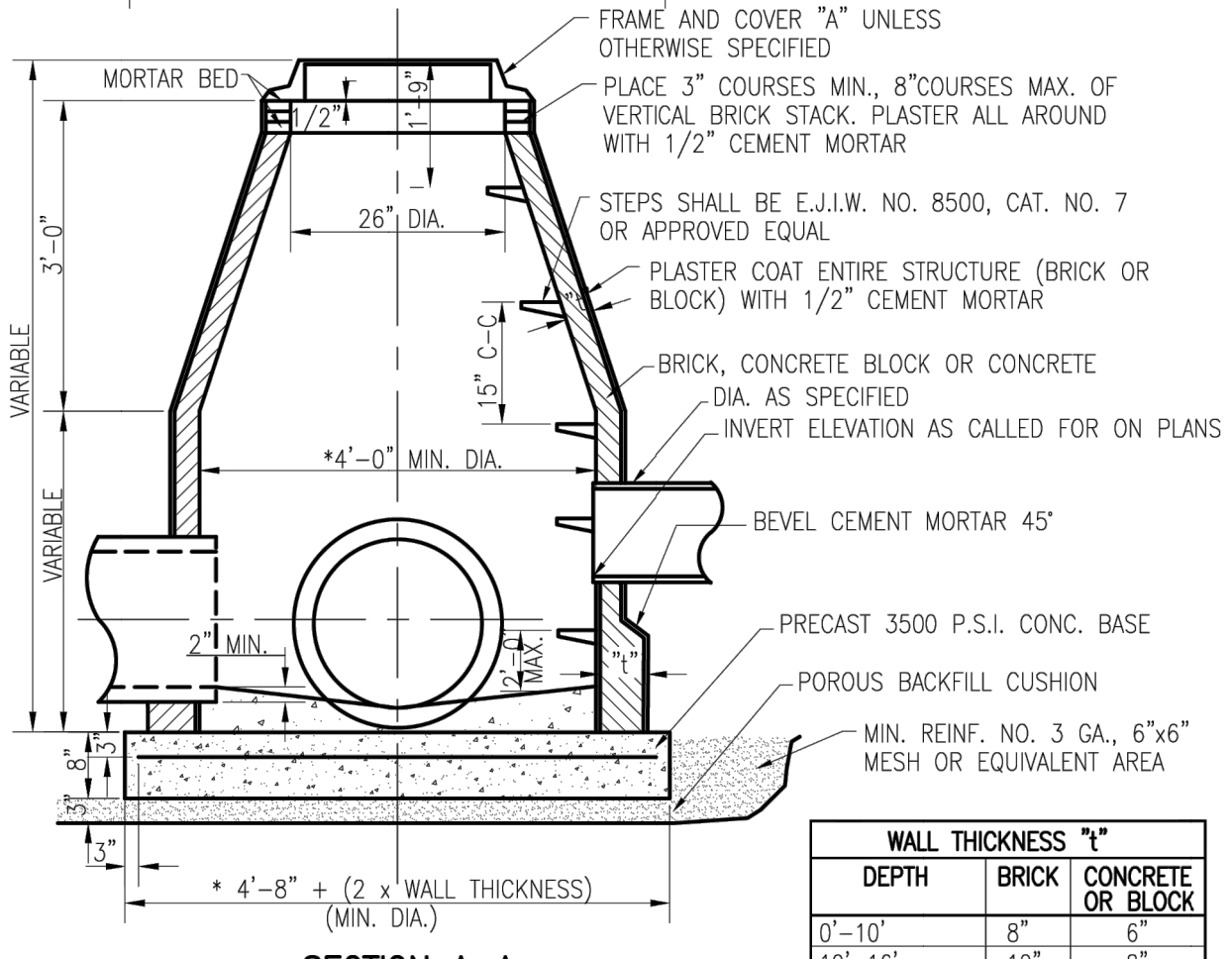
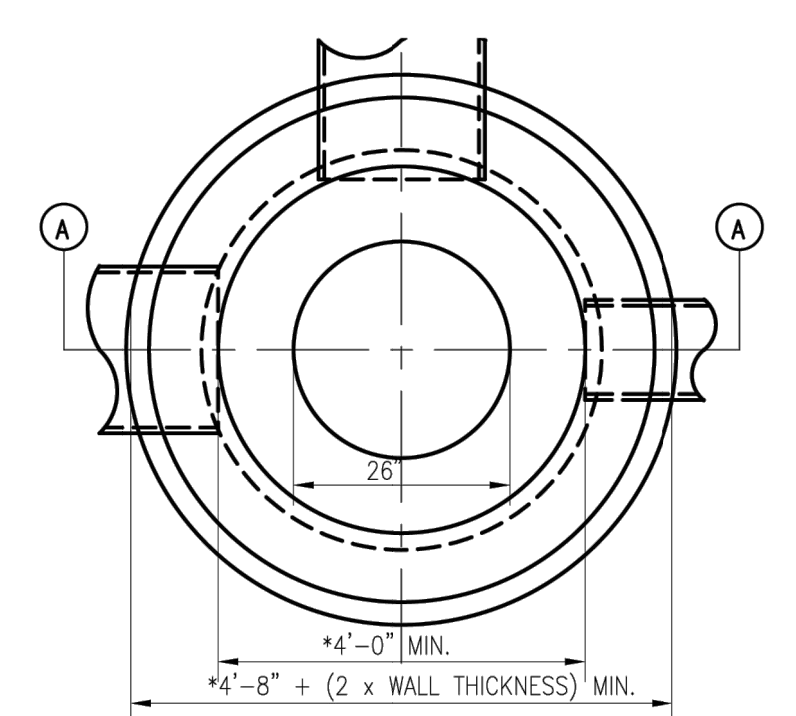
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**YPSILANTI TOWNSHIP**  
WASHTENAW COUNTY, MICHIGAN  
**YPSILANTI HOLIDAY INN EXPRESS**  
PROJECT DETAILS

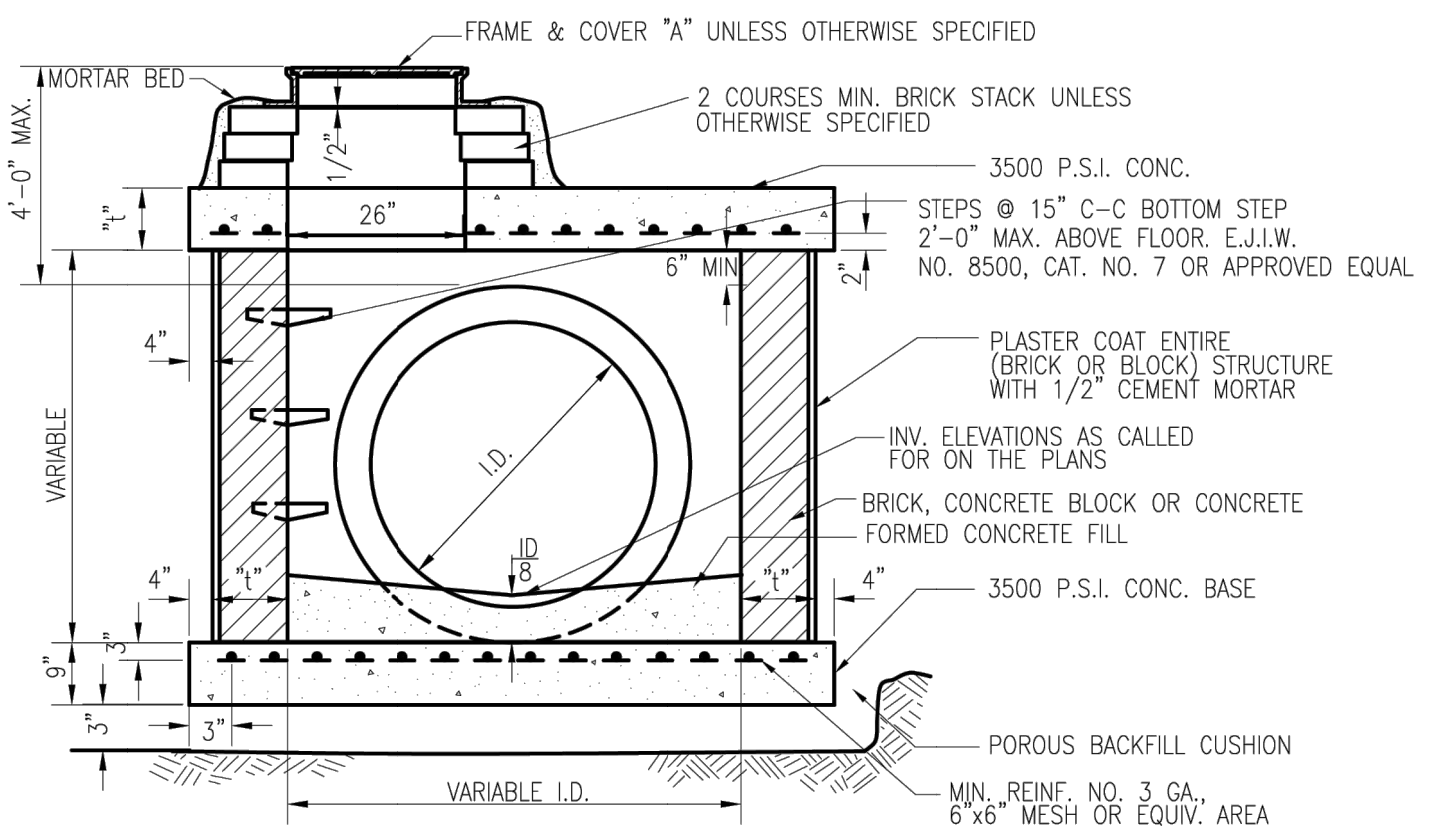
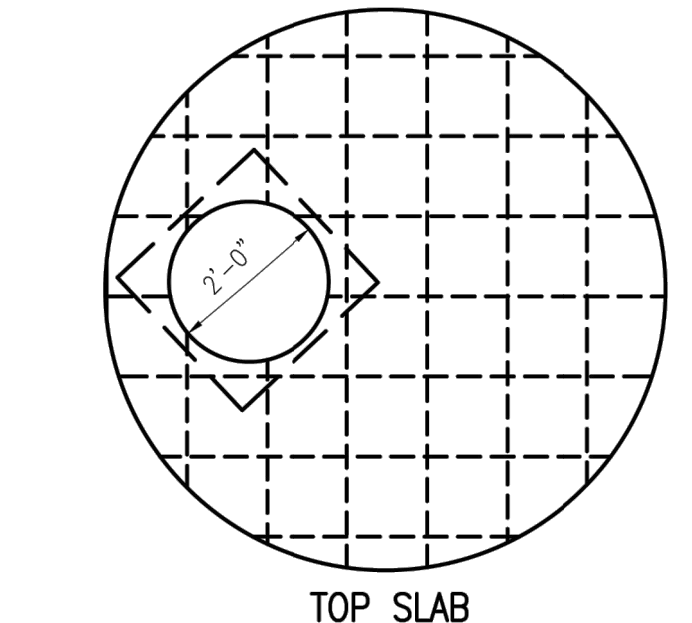
FILE NO.	CHECKED	SHEET NO.
1139	DGL	C505



- NOTES:**
- MANHOLE "A" SHALL BE USED FOR MANHOLE STRUCTURES ON ALL STORM SEWERS WHERE THE DIAMETER OF OUTLET PIPE IS 24" OR SMALLER, UNLESS CALLED FOR OTHERWISE ON THE PLANS.
  - DIAMETER OF M.H. SHALL BE INCREASED AS SHOWN ON THE PLANS OR IN THE PROPOSAL DEPENDING ON THE DIAMETERS AND ANGLES OF THE SEWERS.

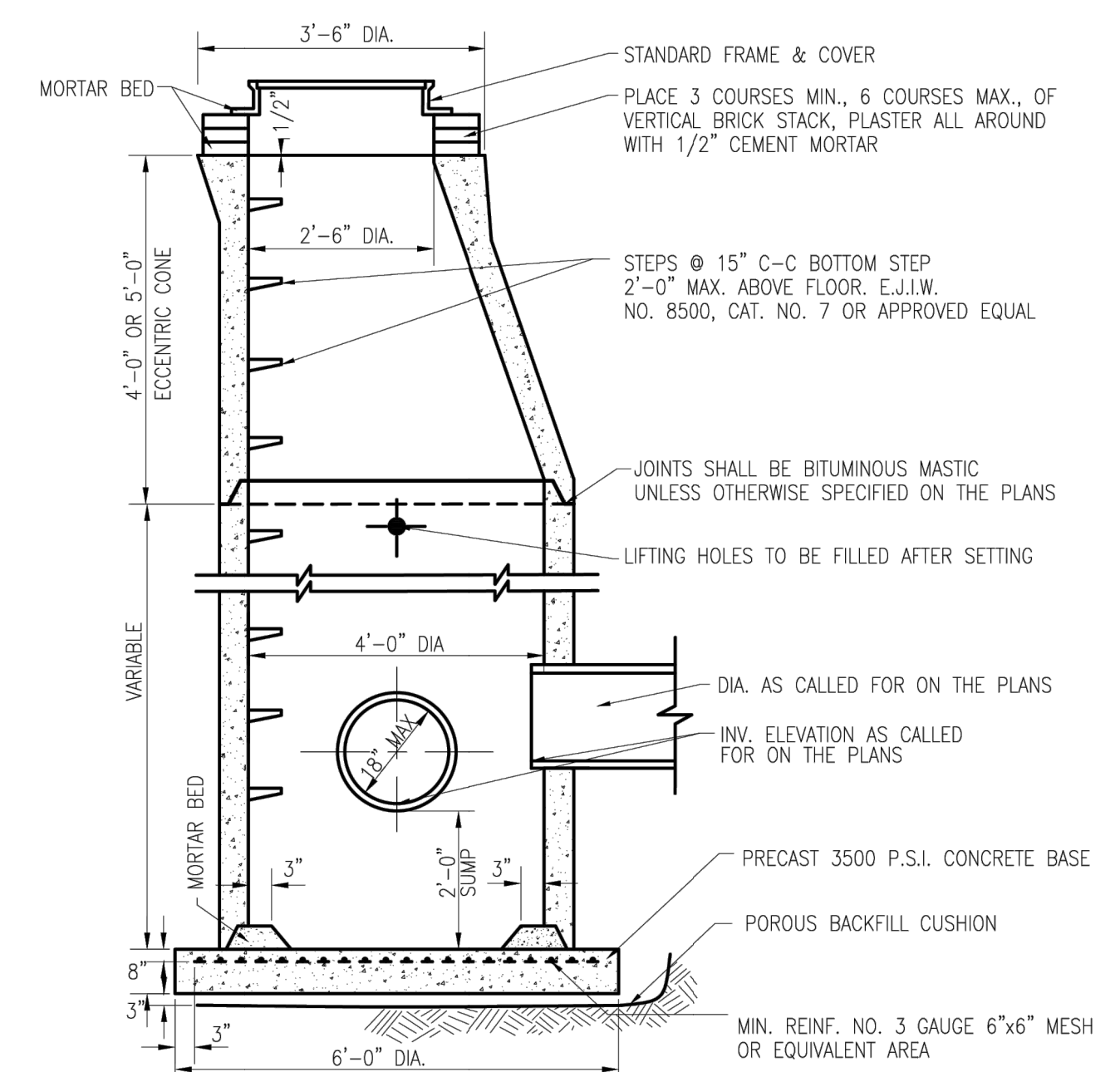


- NOTES:**
- MANHOLE "B" SHALL BE USED FOR MANHOLE STRUCTURES ON ALL STORM SEWERS WHERE THE DIAMETER OF OUTLET PIPE IS 24" OR SMALLER, UNLESS CALLED FOR OTHERWISE ON THE PLANS.
  - DIAMETER OF M.H. SHALL BE INCREASED AS SHOWN ON THE PLANS OR IN THE PROPOSAL DEPENDING ON THE DIAMETERS AND ANGLES OF THE SEWERS.

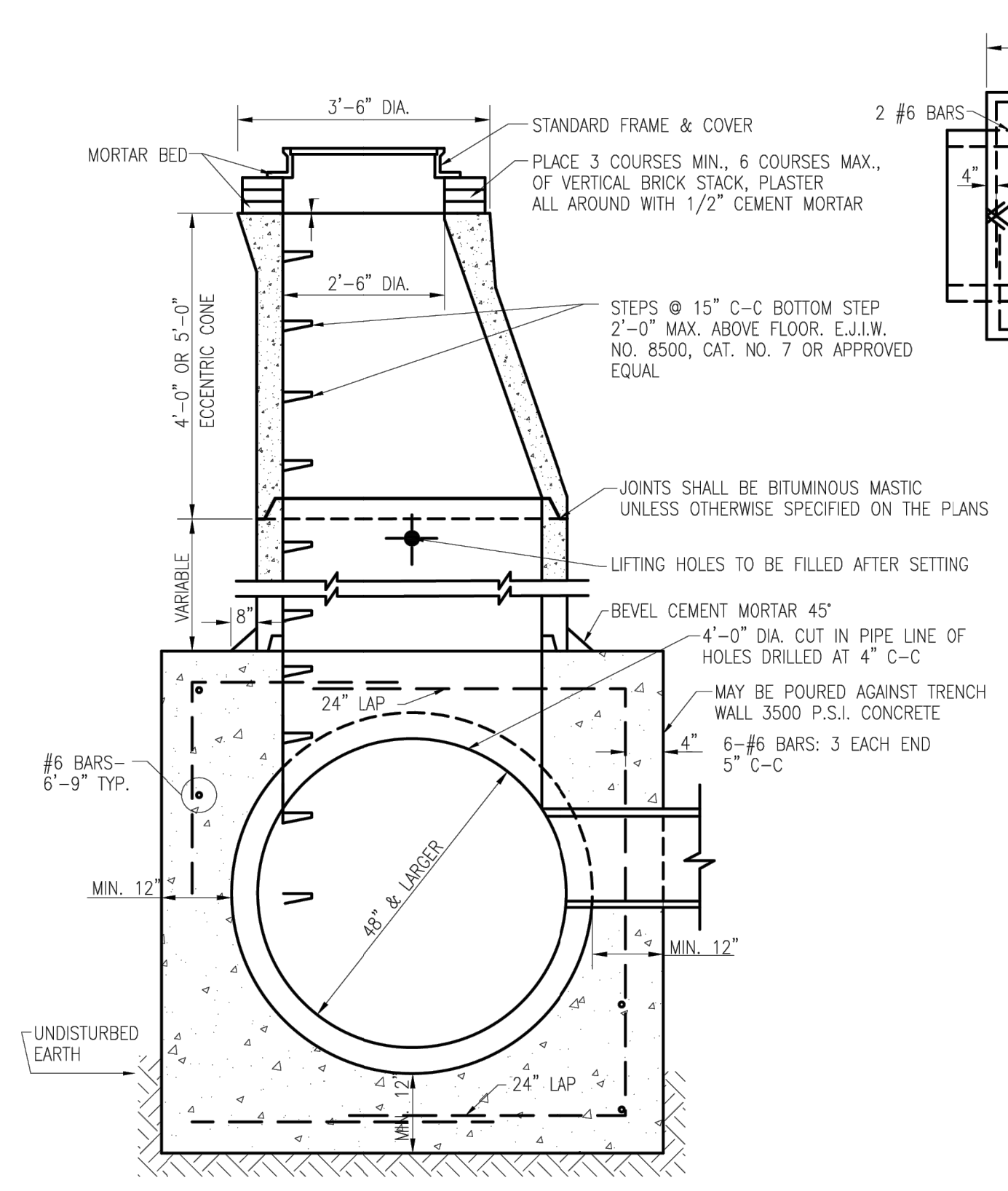


OUTLET I.D.	M.H. D	TOP SLAB T	WALLS T	REINFORCING STEEL (SLAB)
24" OR LESS	4'-0"	9"	8"	3/4" @ 9" EACH WAY
30"	4'-0"	9"	8"	3/4" @ 9" EACH WAY
36"	4'-0"	9"	12"	3/4" @ 9" EACH WAY
42"	4'-0"	10"	12"	3/4" @ 9" EACH WAY
48"	4'-0"	11"	12"	7/8" @ 9" EACH WAY
54"	4'-0"	11"	12"	7/8" @ 9" EACH WAY

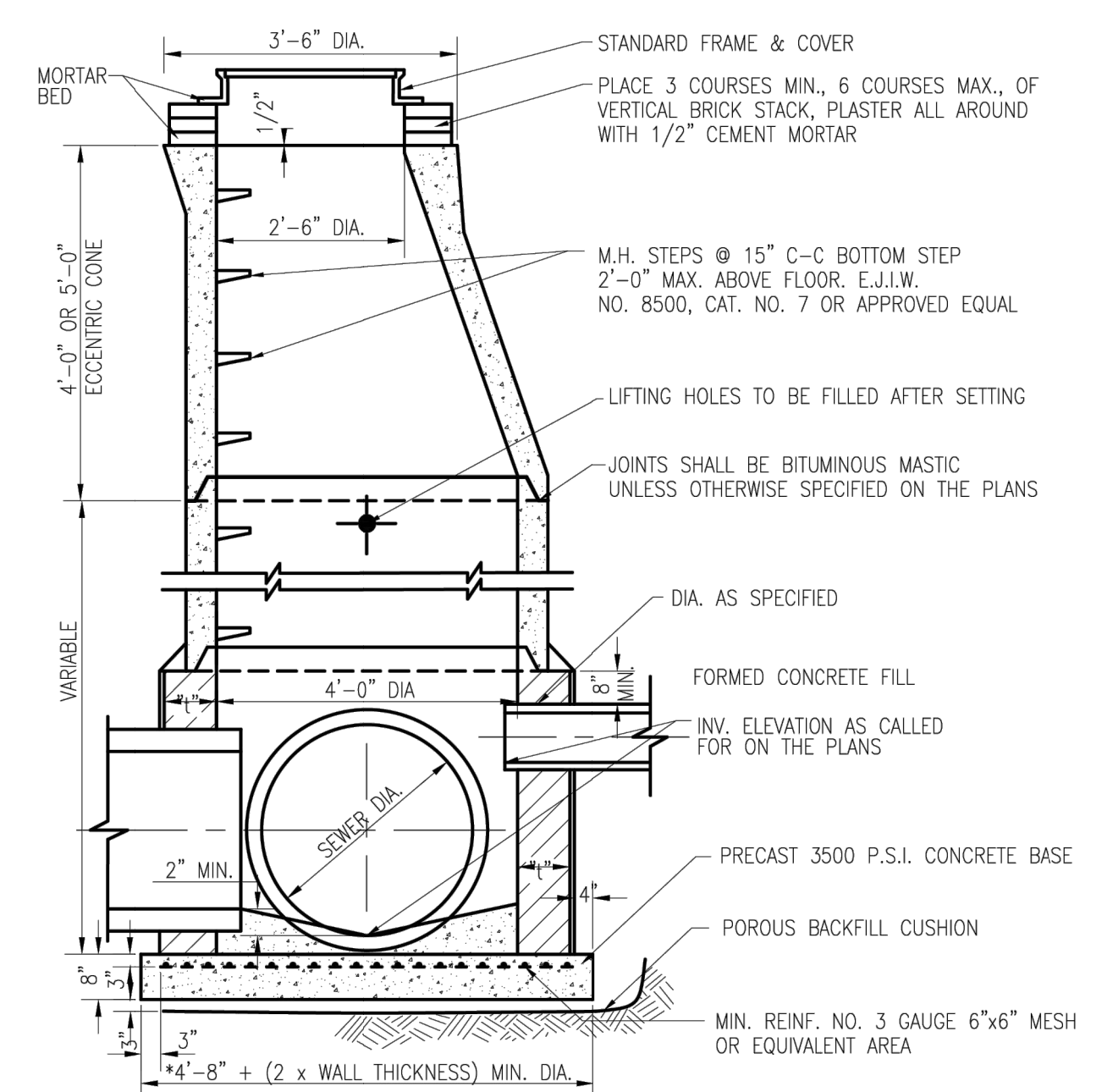
- NOTES:**
- DIAMETER OF MANHOLE SHALL BE INCREASED AS SHOWN ON PLANS OR IN THE PROPOSAL DEPENDING ON THE ANGLE OF THE SEWERS.
  - M.H. "D" SHALL BE USED WHERE THE DEPTH OF COVER FROM THE TOP OF CASTING TO THE TOP OF SEWER IS LESS THAN 4'-0". M.H. "D" SHALL BE CONSTRUCTED WITH A 2' SUMP WHERE DIAMETER OF OUTLET SEWER IS 24" OR LESS.



- NOTES:**
- THIS MANHOLE SHALL BE USED ONLY WHEN MEETING CONDITIONS STATED IN THE "GENERAL MANHOLE NOTES", ITEM NO. 2A
  - PRECAST UNITS SHALL MEET THE REQUIREMENTS SPECIFIED BY A.S.T.M. C-478-88.

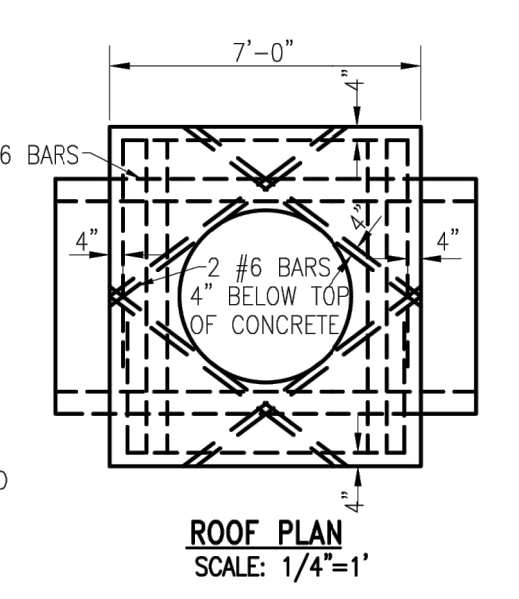


- NOTES:**
- MANHOLE "C" SHALL BE USED FOR MANHOLE STRUCTURES ON ALL STORM SEWERS WHERE 48" OR LARGER DIA. PIPES INTERSECT.
  - PRECAST UNITS SHALL MEET THE REQUIREMENTS SPECIFIED BY A.S.T.M. C-478-88.



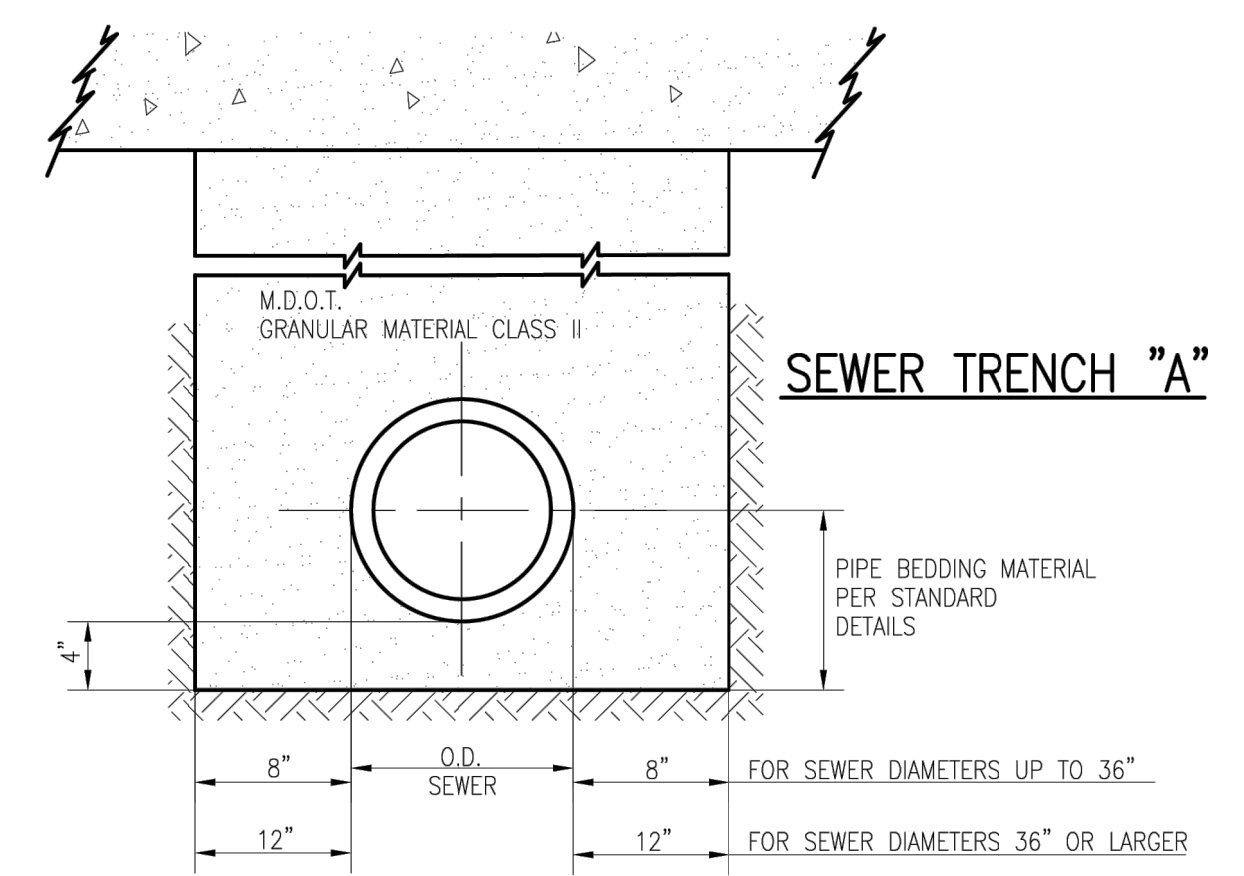
- NOTES:**
- THIS MANHOLE SHALL BE USED ONLY WHEN MEETING CONDITIONS STATED IN THE "GENERAL MANHOLE NOTES", ITEM NO. 2A
  - PRECAST UNITS SHALL MEET REQUIREMENTS SPECIFIED BY A.S.T.M. C-478-88.
  - DIAMETER OF MANHOLE SHALL BE INCREASED AS SHOWN ON PLANS OR IN THE PROPOSAL, DEPENDING ON THE DIAMETERS AND ANGLES OF THE SEWERS.

WALL THICKNESS "t"			
DEPTH	BRICK	CONCRETE OR BLOCK	
0'-10"	8"	6"	
10'-16"	12"	8"	
16' & DEEPER	16"	12"	

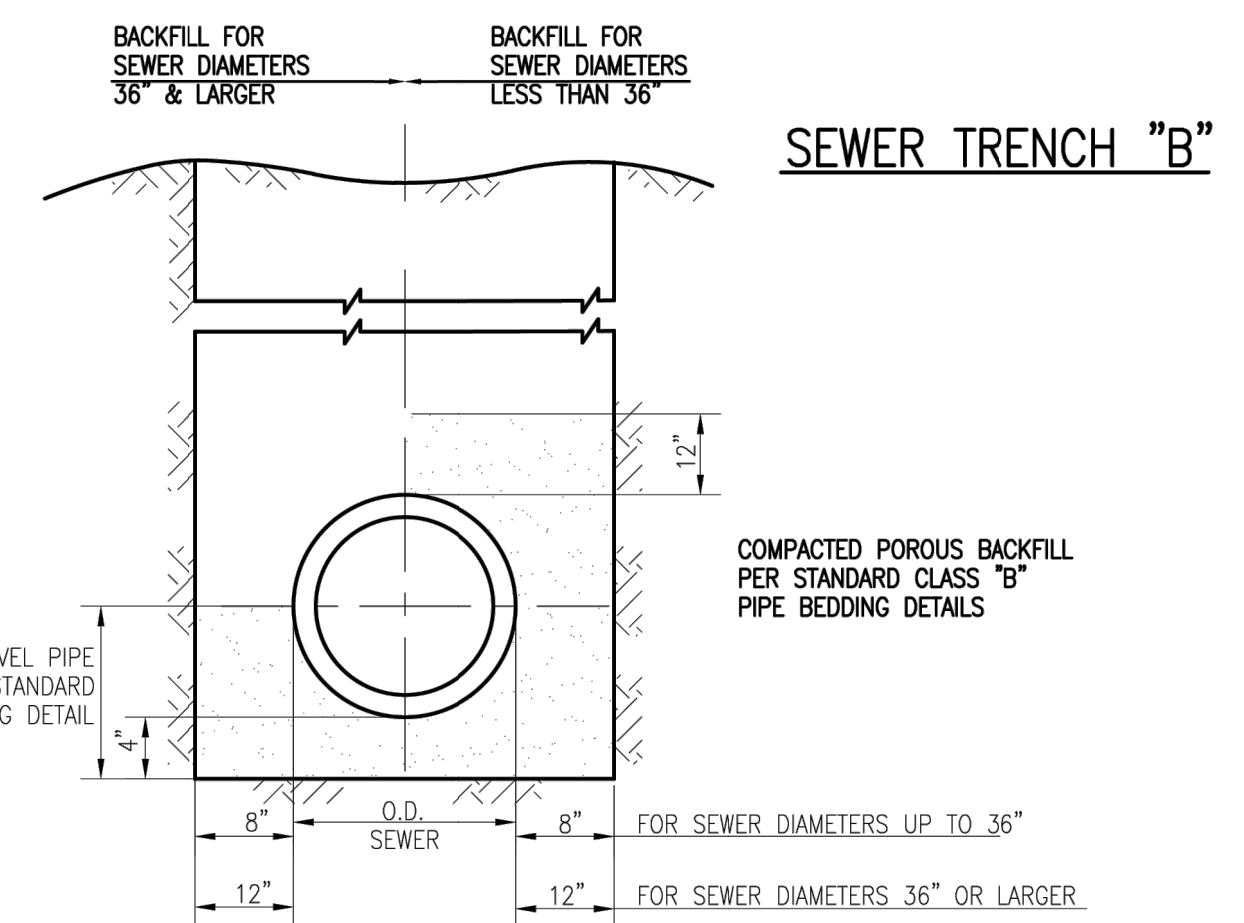


**GENERAL NOTES FOR  
STORM SEWER MANHOLES**

- ALL MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE CURRENT STANDARDS AND SPECIFICATIONS OF THE TOWNSHIP OF YPSILANTI AND YCUA.
- CONTRACTOR SHALL CONSTRUCT MANHOLES WITH PRECAST REINFORCED CONCRETE UNITS ("E", "F", AND "I") IN LIEU OF CONCRETE, BRICK AND BLOCK MANHOLES ("A" AND "B") IN ACCORDANCE WITH THE FOLLOWING CONDITIONS:
  - MAXIMUM DIAMETER OF SEWER OUTLET IN ANY PRECAST UNIT SHALL BE 18" (MANHOLE "E" ONLY).
  - NO OPENINGS SHALL BE MADE IN PRECAST UNITS WHICH WOULD LEAVE LESS THAN 24" OF UNDISTURBED PRECAST PIPE OR WOULD REMOVE MORE THAN 30% OF THE CIRCUMFERENCE ALONG ANY HORIZONTAL PLANE.
  - STRUCTURES FOR SEWERS LARGER THAN 18", OR THOSE NOT MEETING THE OPENING REQUIREMENTS, SHALL BE BUILT OF BLOCK OR BRICK UP TO A MINIMUM OF 8" ABOVE THE TOP OF SEWER, WITH PRECAST UNITS BEING USED ABOVE THIS POINT. WHERE PRECAST UNITS REST ON THE BLOCK OR BRICK, THE GROOVE IN THE PRECAST UNIT SHALL BE FILLED WITH MORTAR.
  - OPENINGS FOR THE OUTLET SEWER SHALL BE PRECAST WITH A DIAMETER OF 3 INCHES LARGER THAN THE OUTSIDE DIAMETER OF THE OUTLET PIPE. ALL OTHER OPENINGS SHALL BE MADE IN THE FIELD AFTER MANHOLE HAS BEEN CONSTRUCTED.
- ALL VERTICAL OPENINGS IN CONCRETE BLOCK STRUCTURE WALLS SHALL BE COMPLETELY FILLED WITH MORTAR. ALL VERTICAL WALL JOINTS SHALL BE CEMENT POINTED.
- A "POURED 3500 P.S.I. CONCRETE BASE" WITHOUT STEEL REINFORCEMENT MAY BE SUBSTITUTED FOR PRECAST BASE WHEN APPROVED BY THE TOWNSHIP ENGINEER. A POROUS BACKFILL CUSHION WILL NOT BE REQUIRED UNDER THE POURED BASE UNLESS CONTRACTOR HAS EXCAVATED BELOW THE REQUIRED ELEVATION, AT WHICH TIME THE ENGINEER WILL DECIDE AS TO THE MERITS OF INCREASING THE THICKNESS OF THE CONCRETE BASE OR THE USE OF A POROUS BACKFILL CUSHION.
- WHERE UNSTABLE GROUND CONDITIONS ARE ENCOUNTERED, SLAG OR STONE BEDDING SHALL BE USED AS DIRECTED BY THE ENGINEER IN ORDER TO PROVIDE A STABLE FOUNDATION FOR PIPE AND MANHOLES.
- ALL PIPES ENTERING OR LEAVING A MANHOLE SHALL BE ADEQUATELY SUPPORTED BY POURING 2500 P.S.I. CONCRETE FILL FROM UNDISTURBED EARTH TO SPRINGLINE.
- WHEREVER EXISTING MANHOLES OR SEWER PIPE ARE TO BE TAPPED, DRILL HOLES AT 4" CENTER TO CENTER AROUND PERIPHERY OR OPENING TO CREATE A PLANE OF WEAKNESS BEFORE BREAKING SECTION OUT.



- NOTES:**
- TRENCH "A" SHALL BE USED UNDER ROAD SURFACES, PAVEMENT, SIDEWALK, CURB, AGGREGATE & PAVED DRIVES AND WHERE THE EDGE OF TRENCH IS WITHIN 3 FEET OF THE PAVEMENT
  - GRANULAR MATERIAL SHALL BE PLACED BY THE "CONTROLLED DENSITY METHOD" OR OTHER MEANS HAVING APPROVAL OF THE ENGINEER AND IS TO BE COMPACTED TO 95% OF MAXIMUM UNIT WEIGHT



- NOTES:**
- SUITABLE EXCAVATED BACKFILL MATERIAL SHALL BE PLACED IN ONE FOOT LAYERS AND COMPACTED BY MECHANICAL TAMPING OR OTHER EFFECTIVE MEANS HAVING APPROVAL OF THE ENGINEER, TO A DENSITY EQUIVALENT TO THE UNDISTURBED ADJACENT SOIL
  - TRENCH "B" SHALL BE USED UNDER CONDITIONS OTHER THAN SPECIFIED FOR TRENCH "A"

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NO.	DATE	REVISION	BY
1	10/06/2023	SITE PLAN	NEF
2	03/27/2024	REVISED SITE PLAN	NEF
3	05/24/2024	REVISED SITE PLAN PER TOWNSHIP COMMENTS	CJW
4	06/13/2024	REVISED PER FIRE COMMENTS	MDS
5	06/25/2024	REVISED PER WASHTENAW COUNTY WATER RESOURCES COMMENTS	CJW
6	7/17/2024	REVISED SITE PLAN PER TOWNSHIP COMMENTS	CJW

YPSILANTI TOWNSHIP  
WASHTENAW COUNTY, MICHIGAN  
YPSILANTI HOLIDAY INN EXPRESS  
PROJECT DETAILS

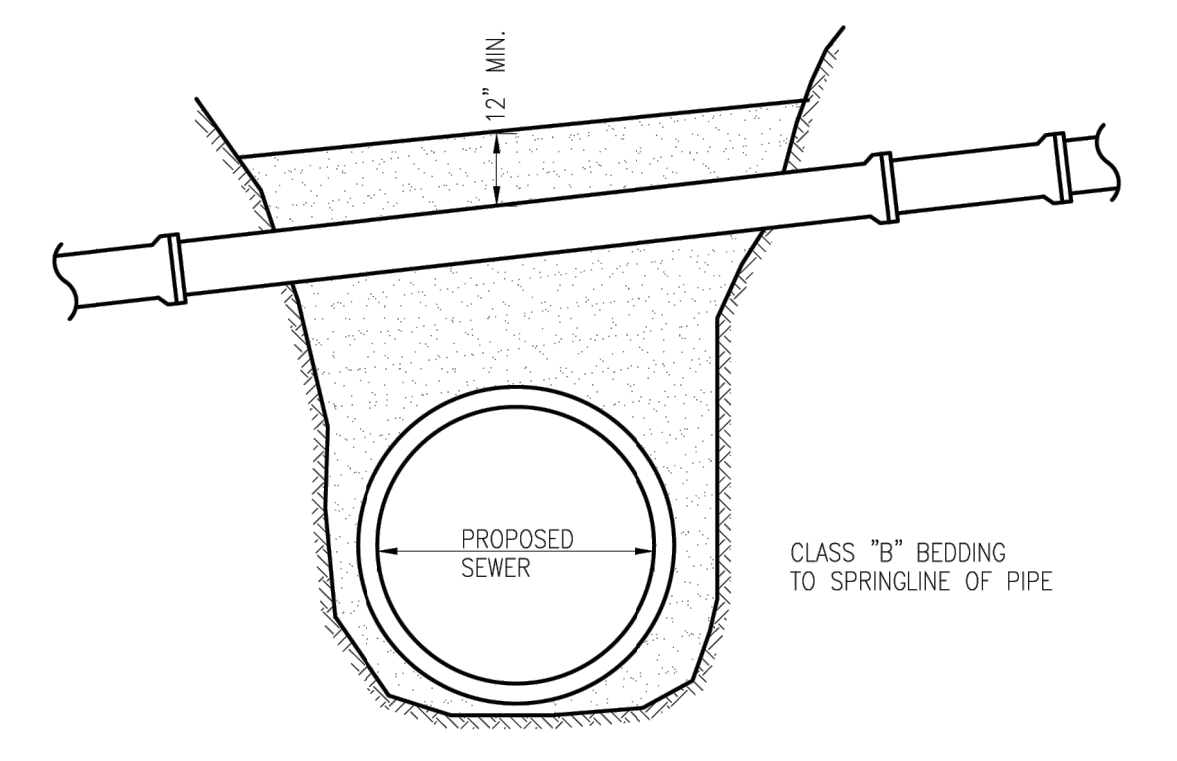
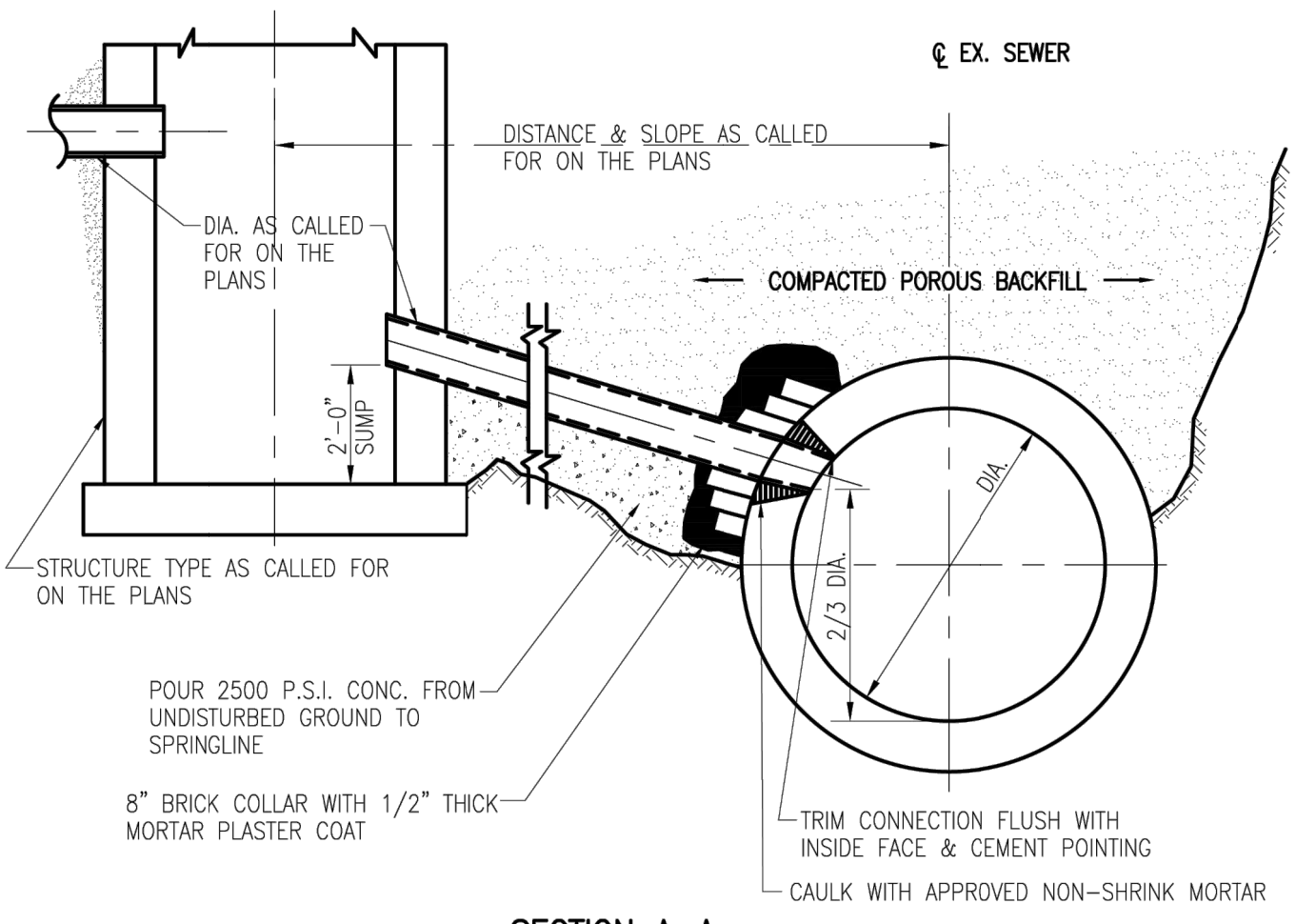
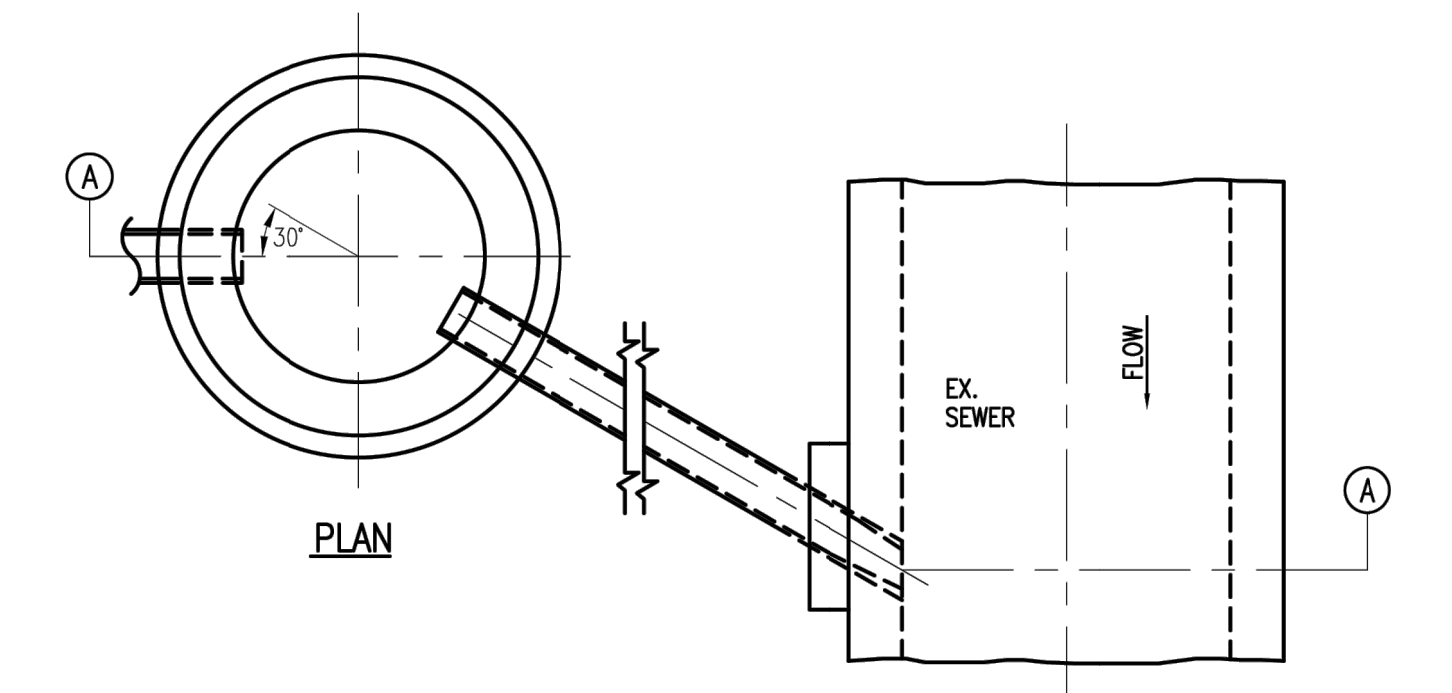
Vriesman & Korhorn  
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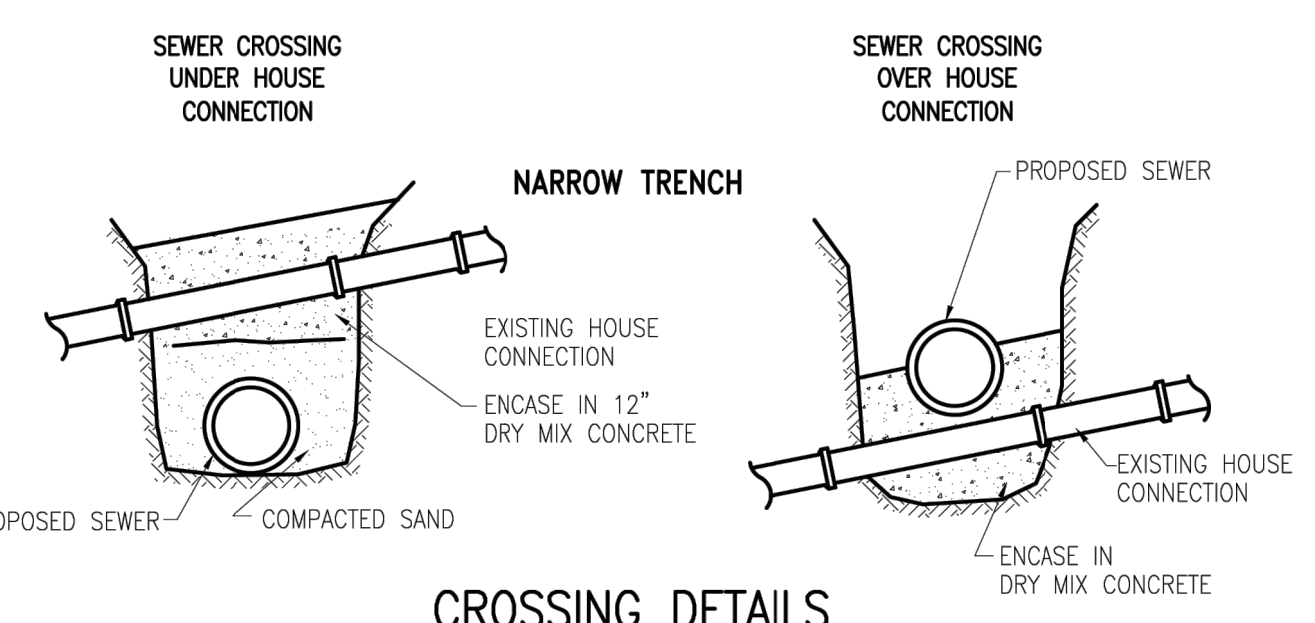
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YPSILANTI TOWNSHIP / Y.C.U.A.  
STANDARD STORM SEWER DETAILS

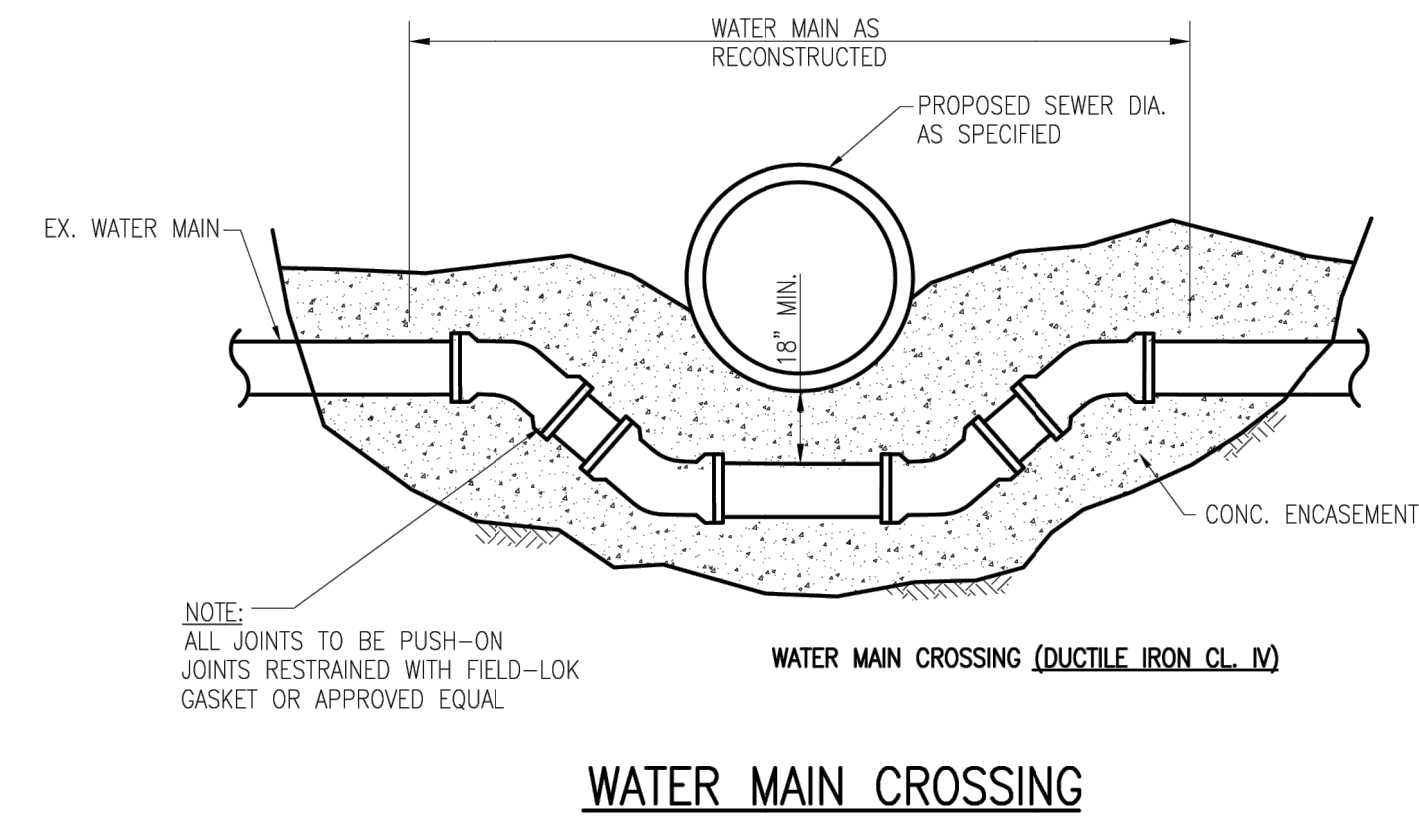
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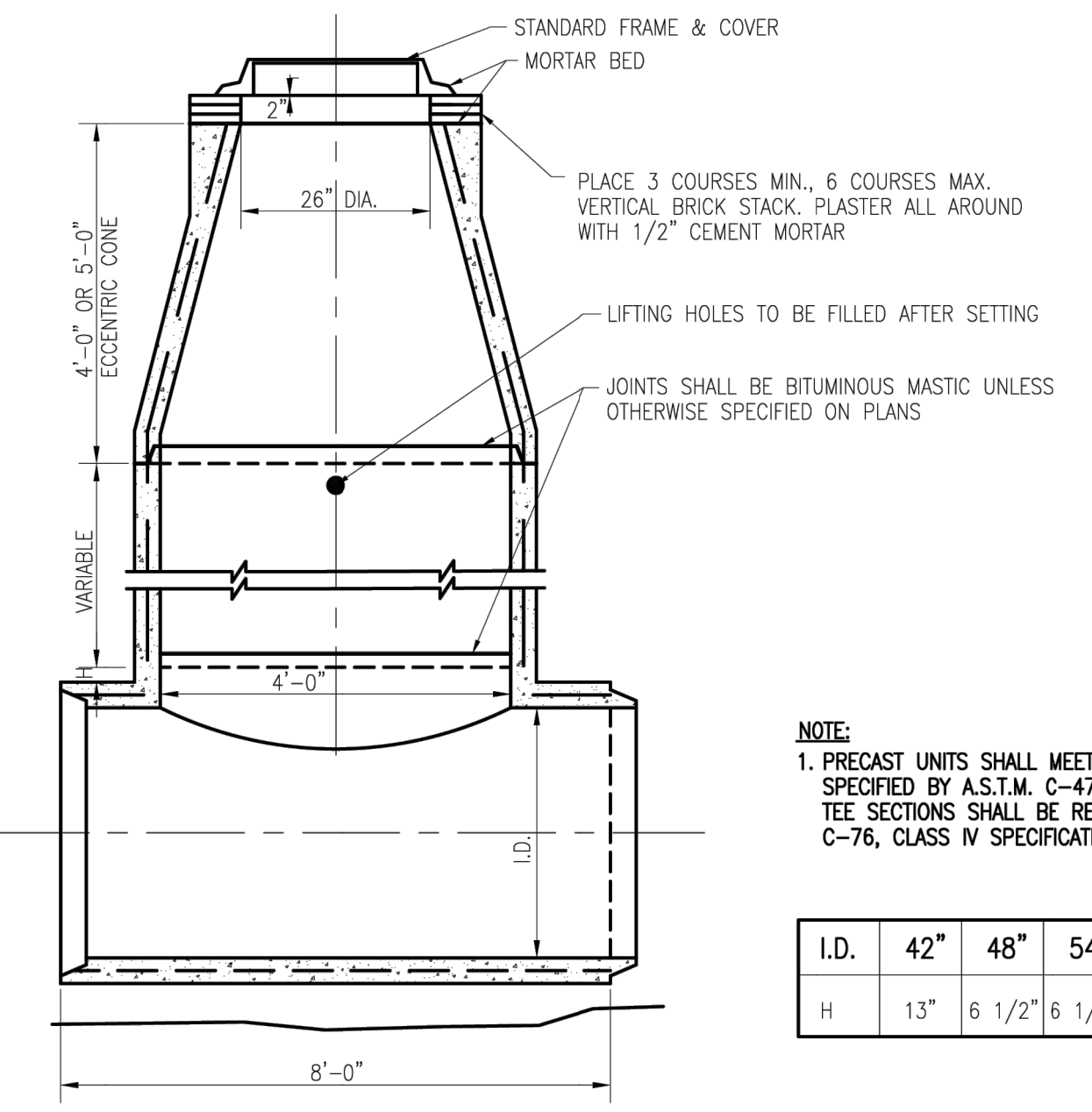
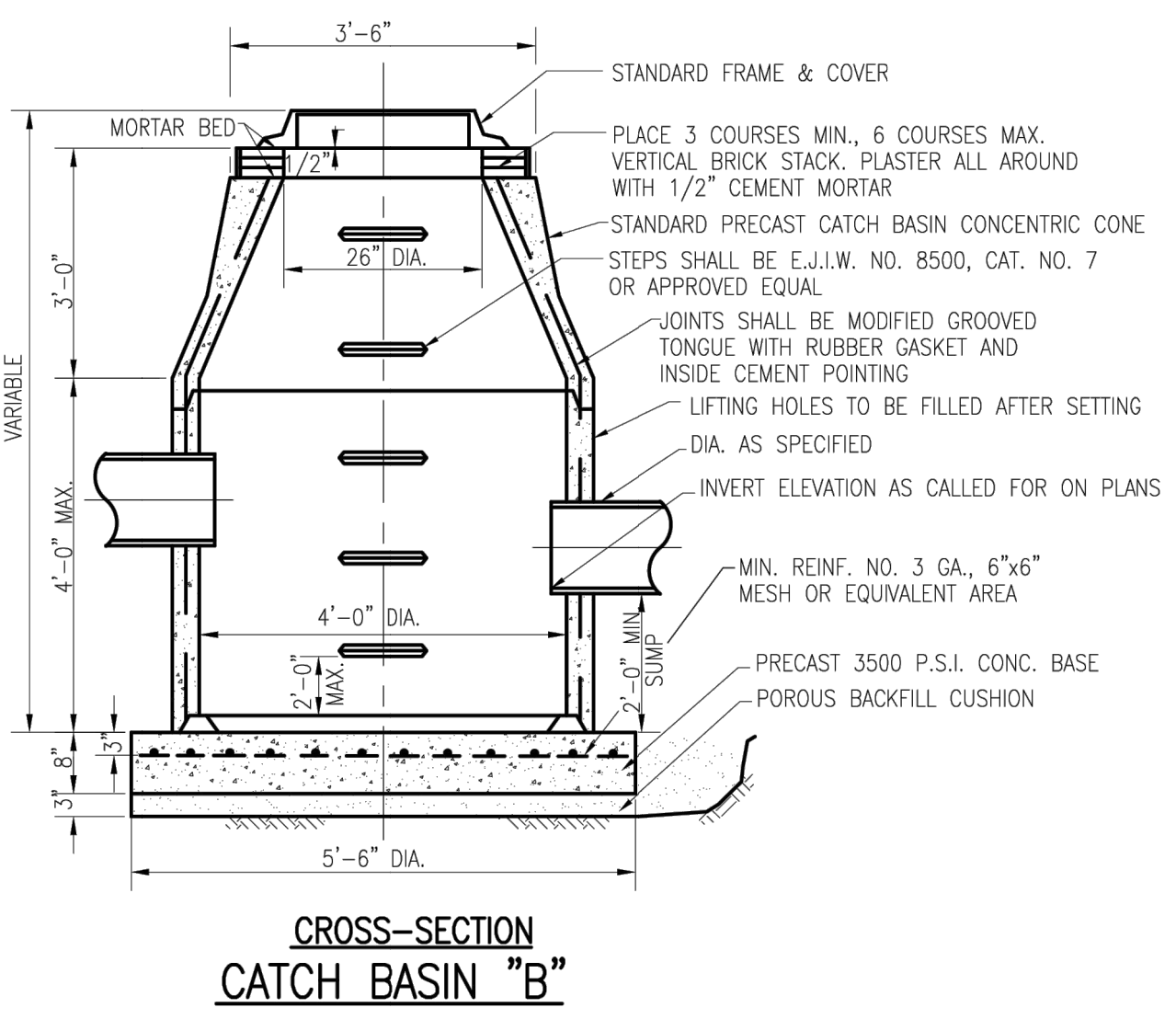
**NOTE:**  
1. M.D.O.T. GRANULAR MATERIAL CLASS II PLACED IN 6" LAYERS AND COMPACTED TO A MINIMUM OF 95% OF ITS MAXIMUM UNIT WEIGHT TO A HEIGHT OF 12" ABOVE THE TOP OF THE SEWER LEAD.



**NOTE:**  
1. WHEN UNSTABLE GROUND CONDITIONS ARE ENCOUNTERED STONE, SLAG OR DRY MIX CONCRETE SHALL BE USED TO BACKFILL THE TRENCH TO A HEIGHT 12" ABOVE THE TOP OF THE SEWER LEAD.

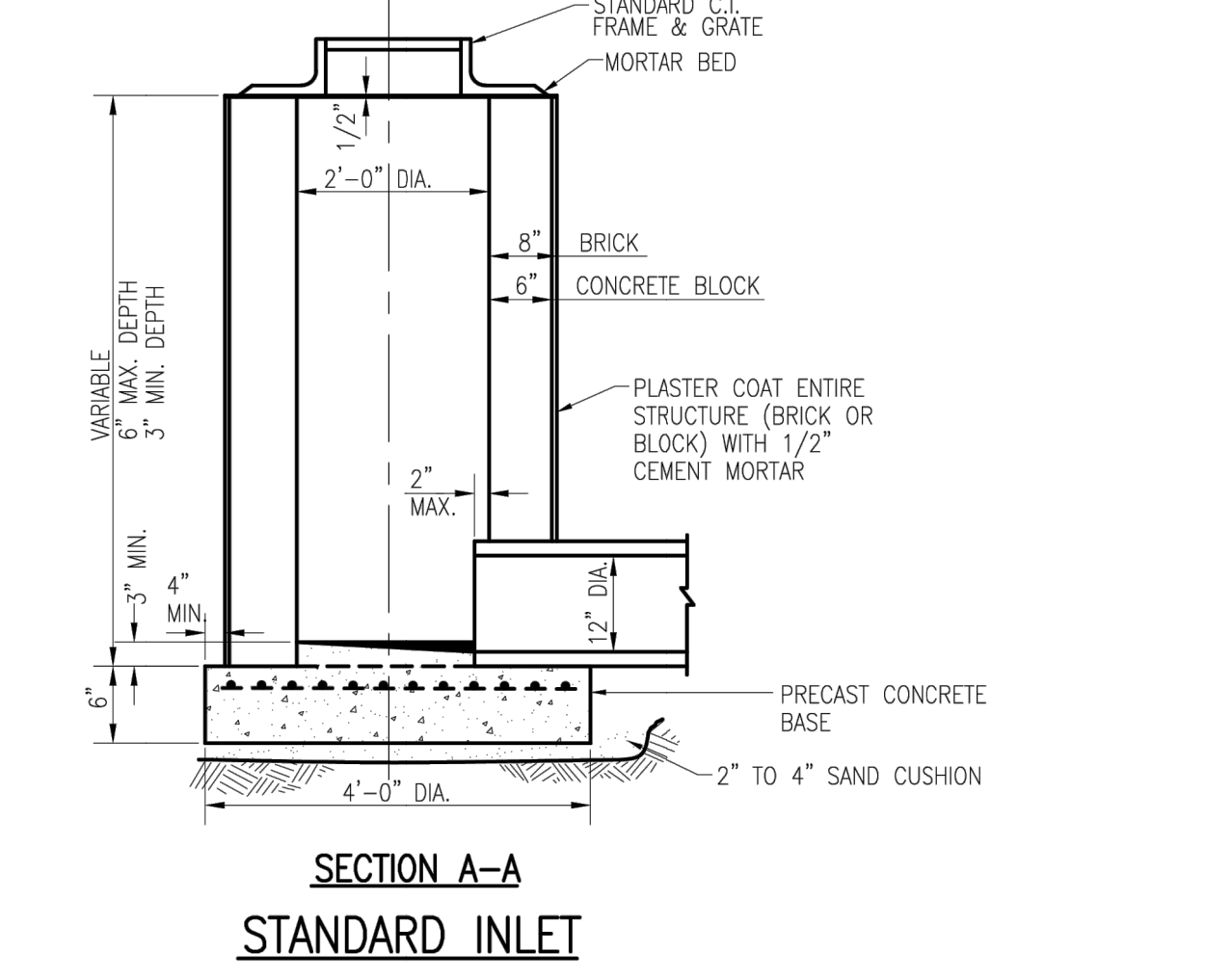
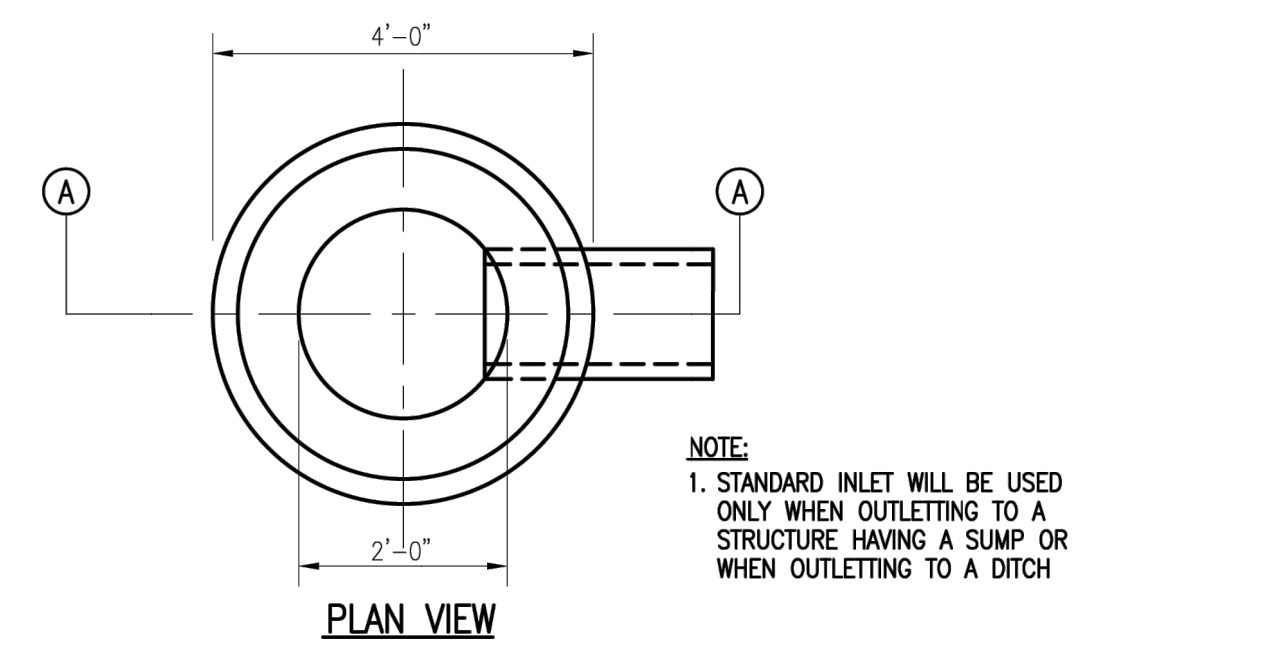
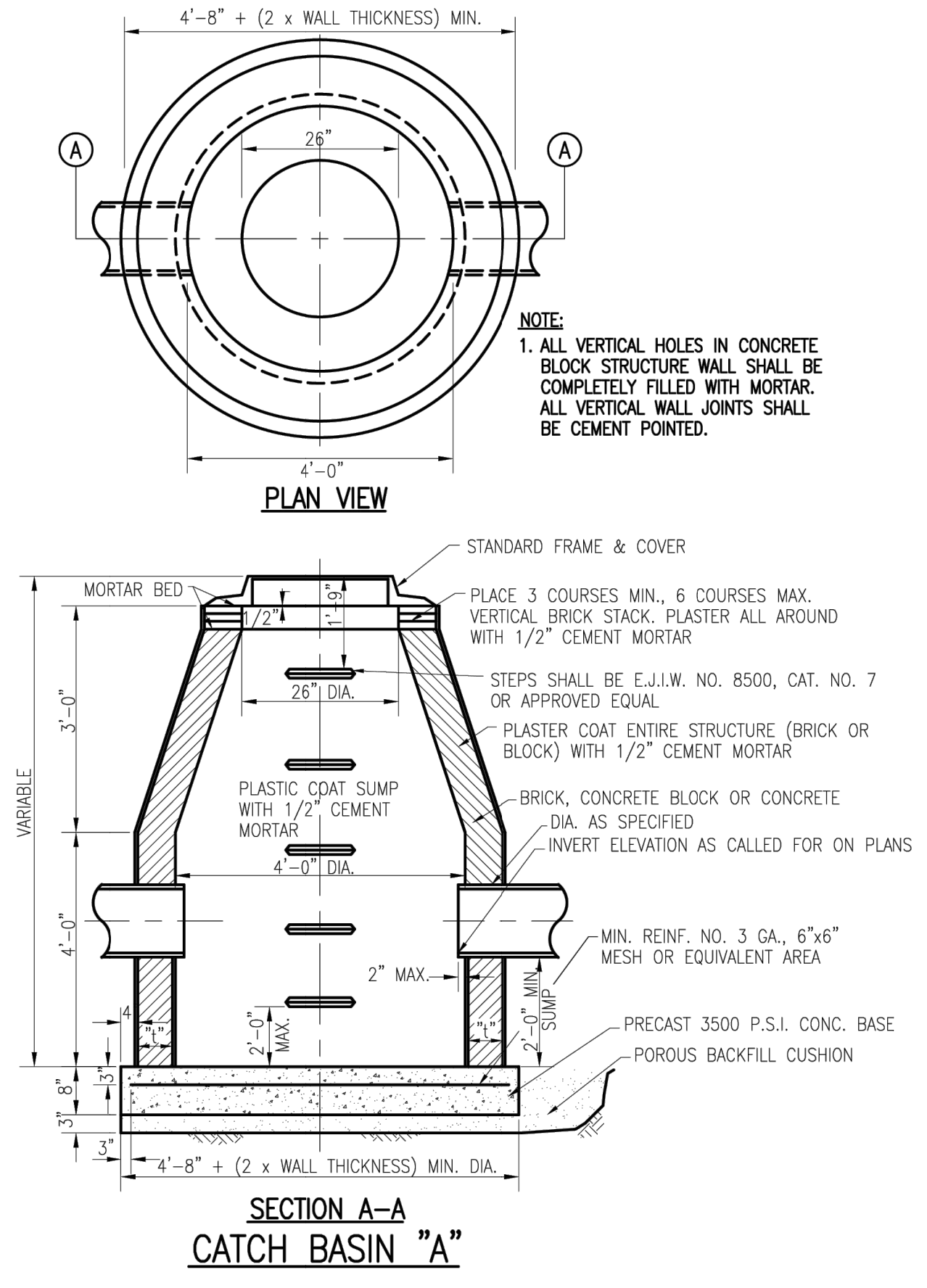


**NOTE:**  
ALL JOINTS TO BE PUSH-ON JOINTS RESTRAINED WITH FIELD-LOK GASKET OR APPROVED EQUAL.



**NOTE:**  
1. PRECAST UNITS SHALL MEET THE REQUIREMENTS SPECIFIED BY A.S.T.M. C-478-68. ALL MANHOLE TEE SECTIONS SHALL BE REINFORCED TO A.S.T.M. C-76, CLASS IV SPECIFICATIONS

H DIMENSION	
I.D.	42" 48" 54" 60" 66" 72" 78" 84" OVER 84"
H	13" 6 1/2" 6 1/2" 1" 1 3/4" 2 1/2" 4" 6" 7"



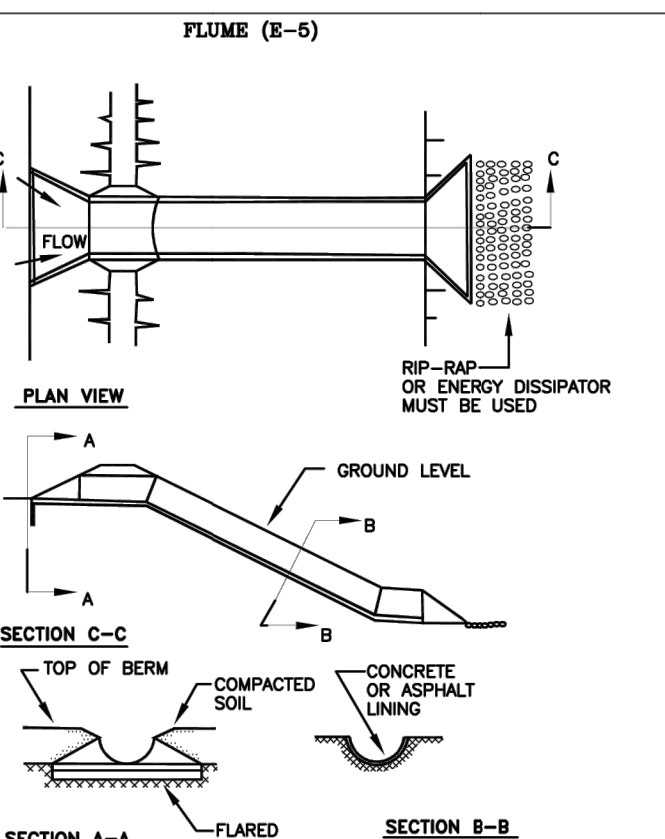
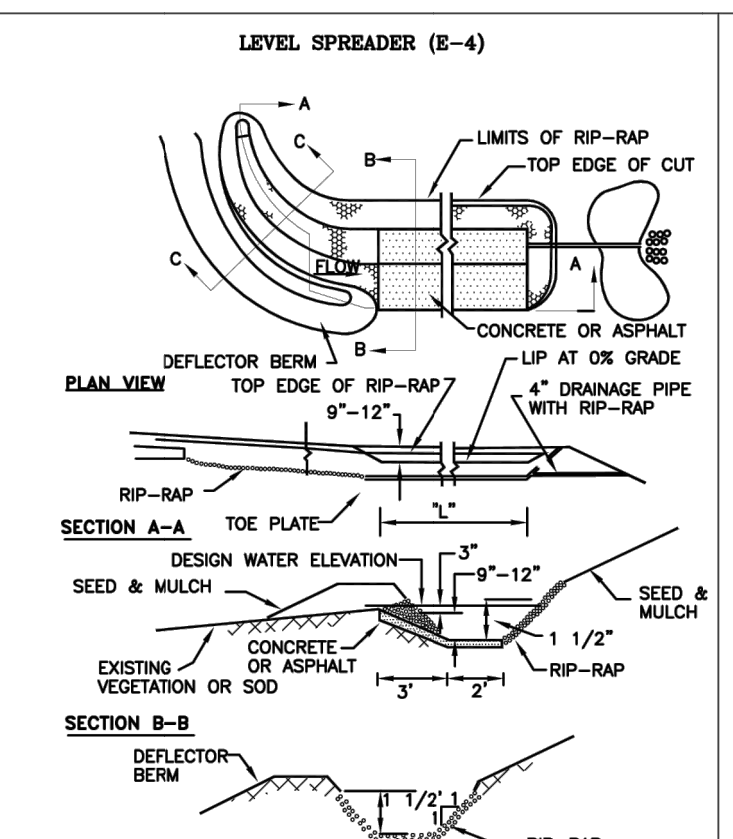
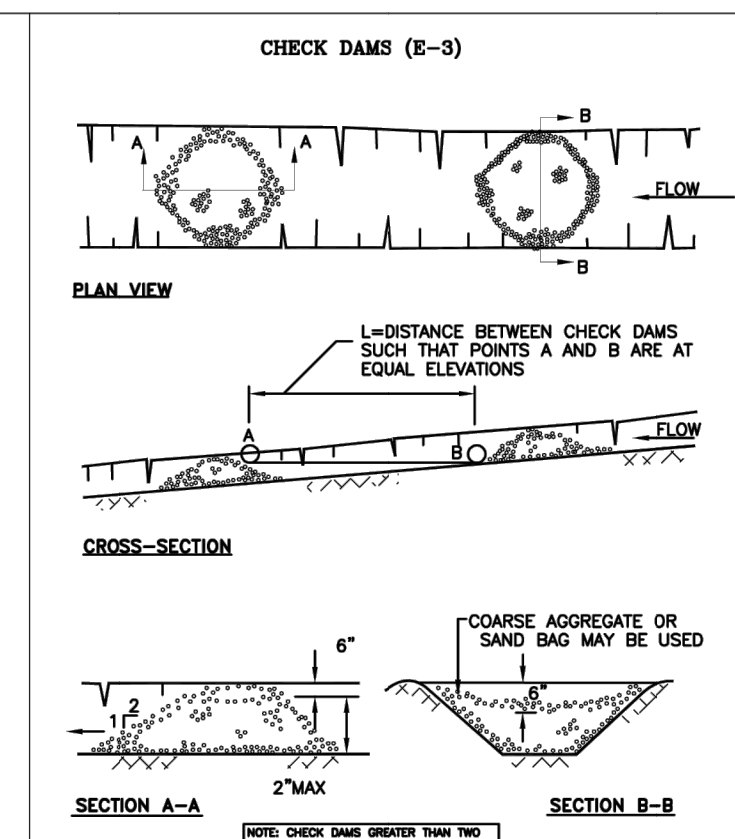
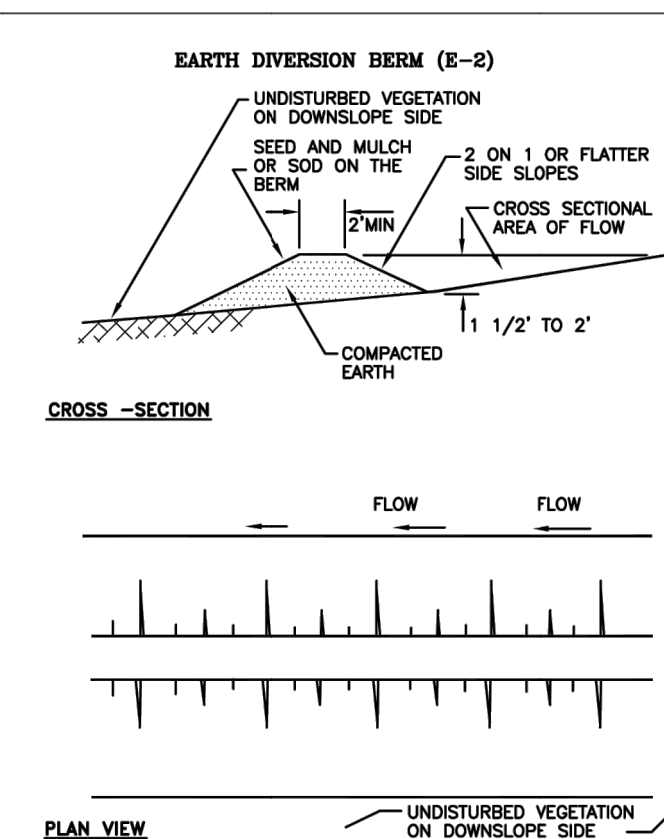
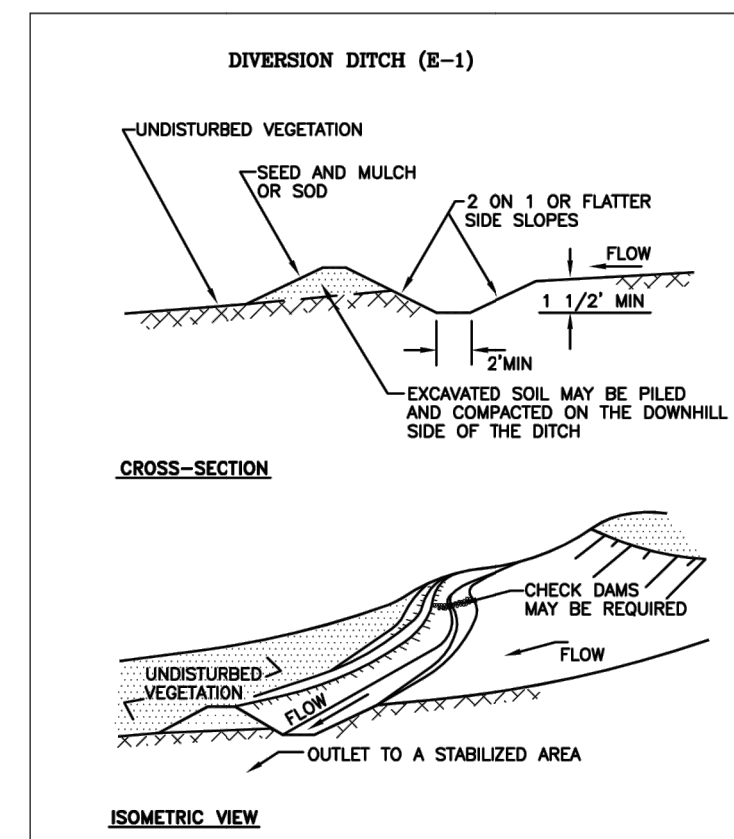
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YPSILANTI TOWNSHIP  
WASHTENAW COUNTY, MICHIGAN  
YPSILANTI HOLIDAY INN EXPRESS  
PROJECT DETAILS



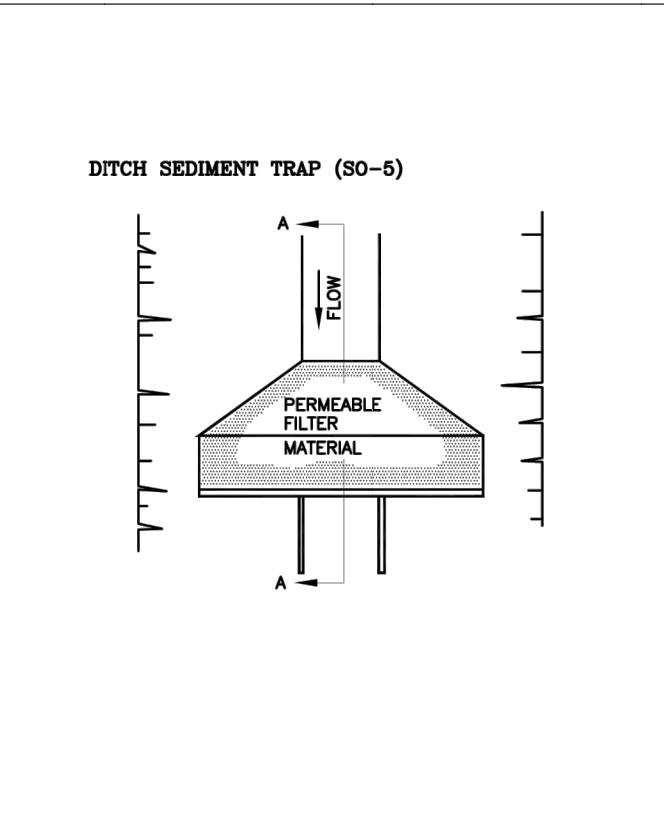
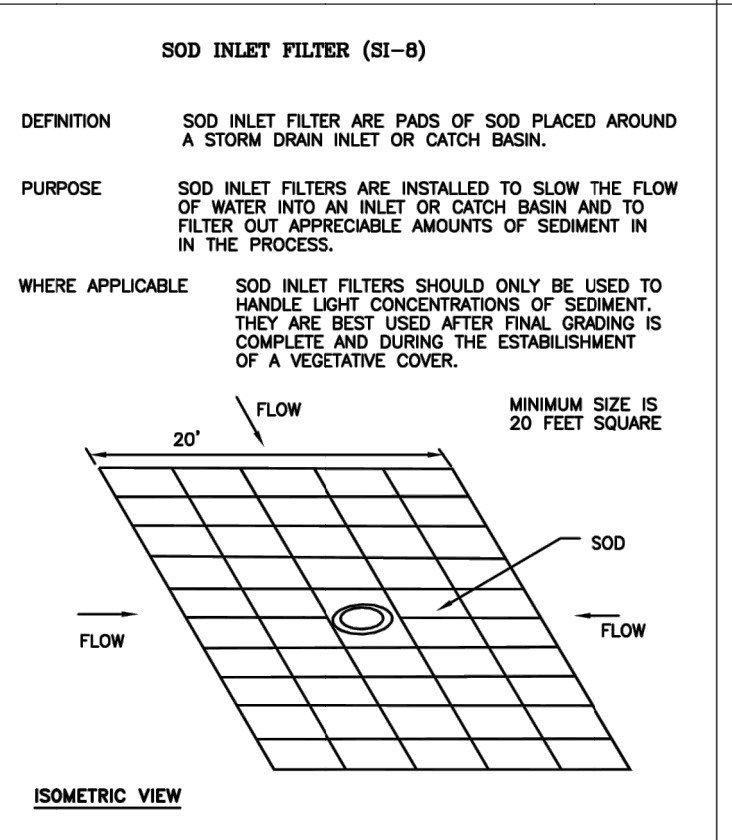
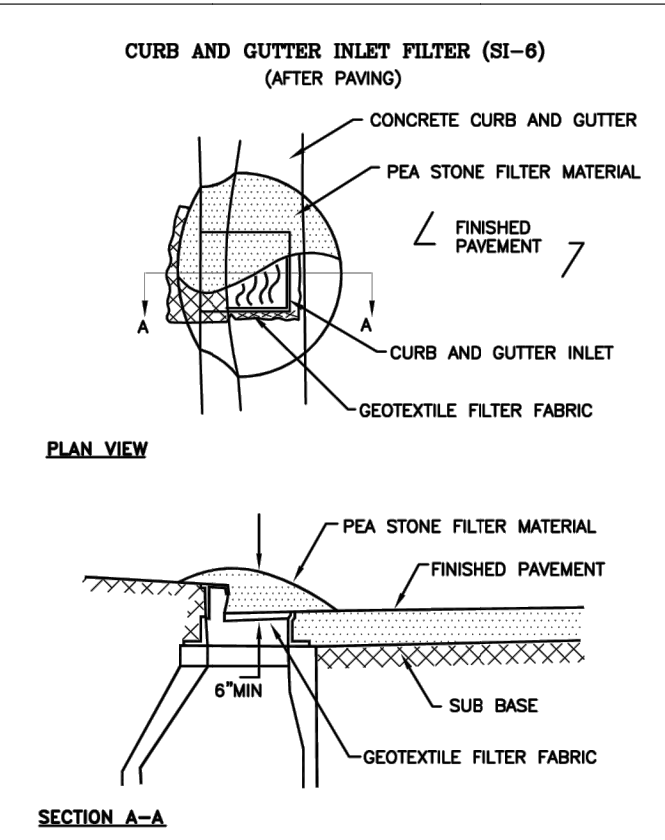
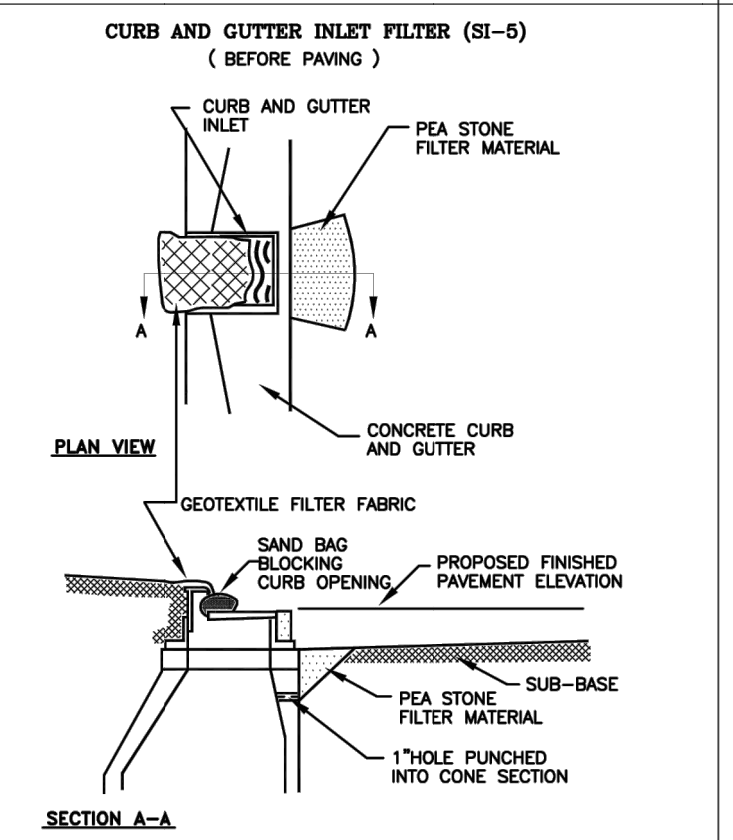
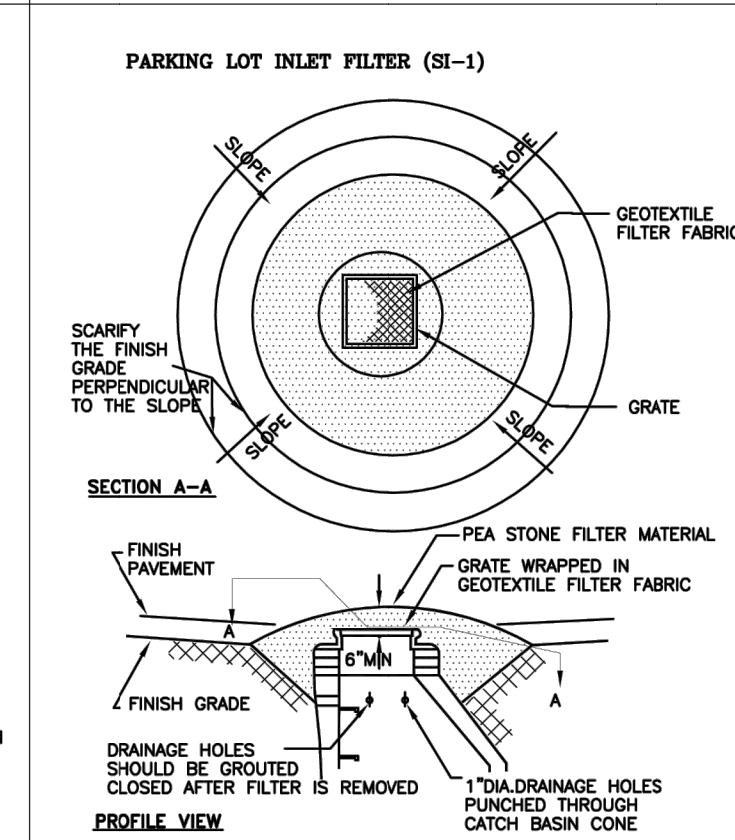
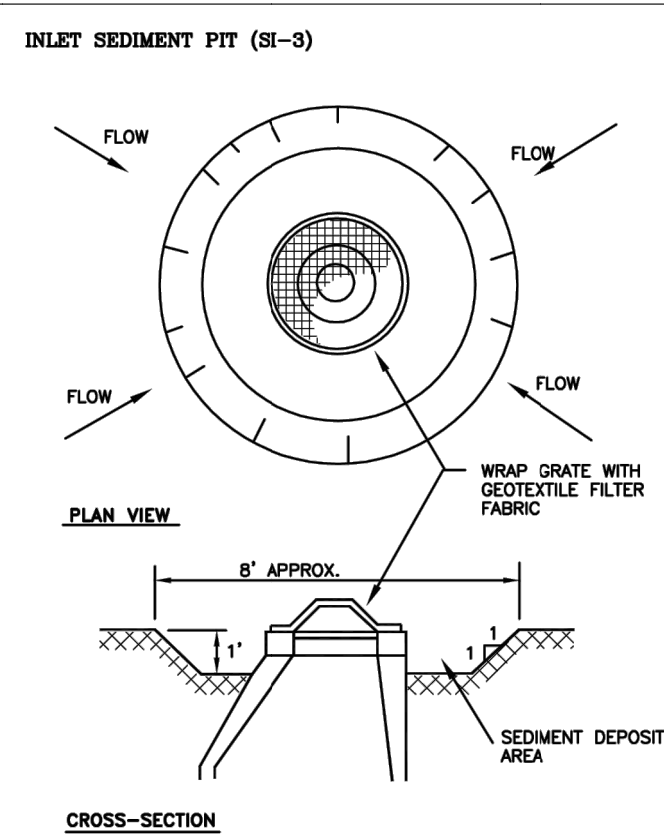
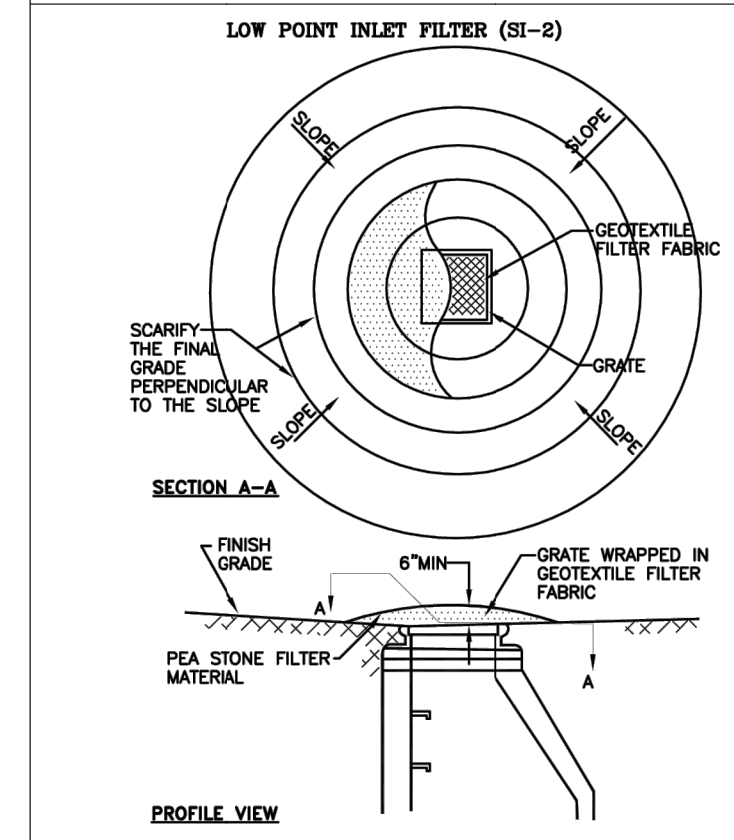
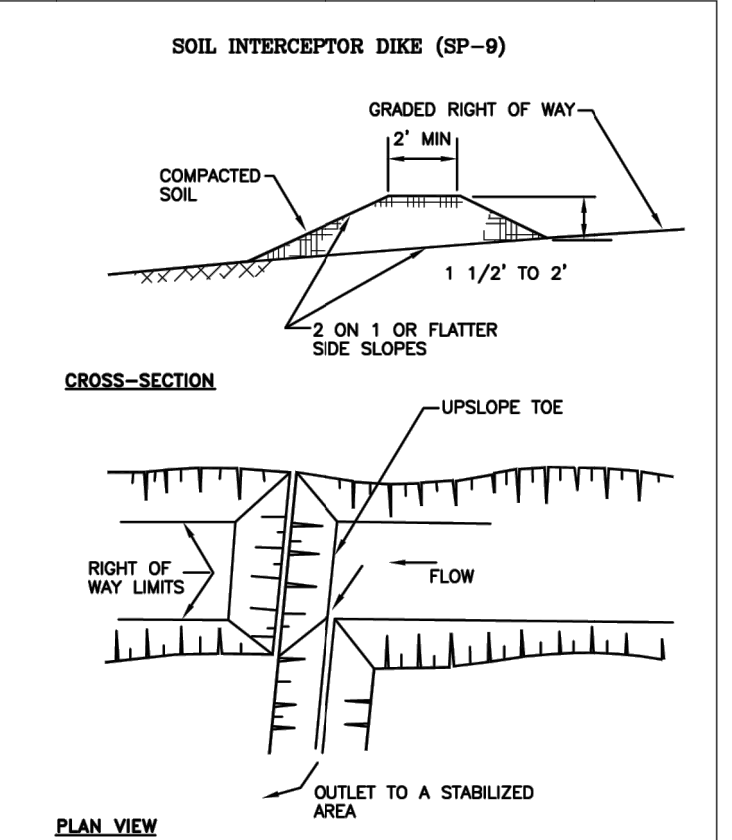
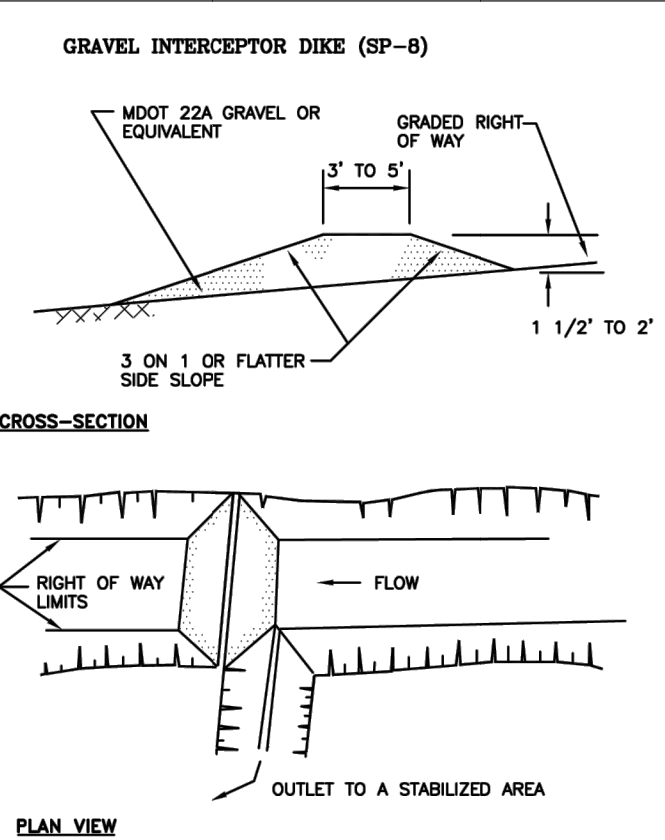
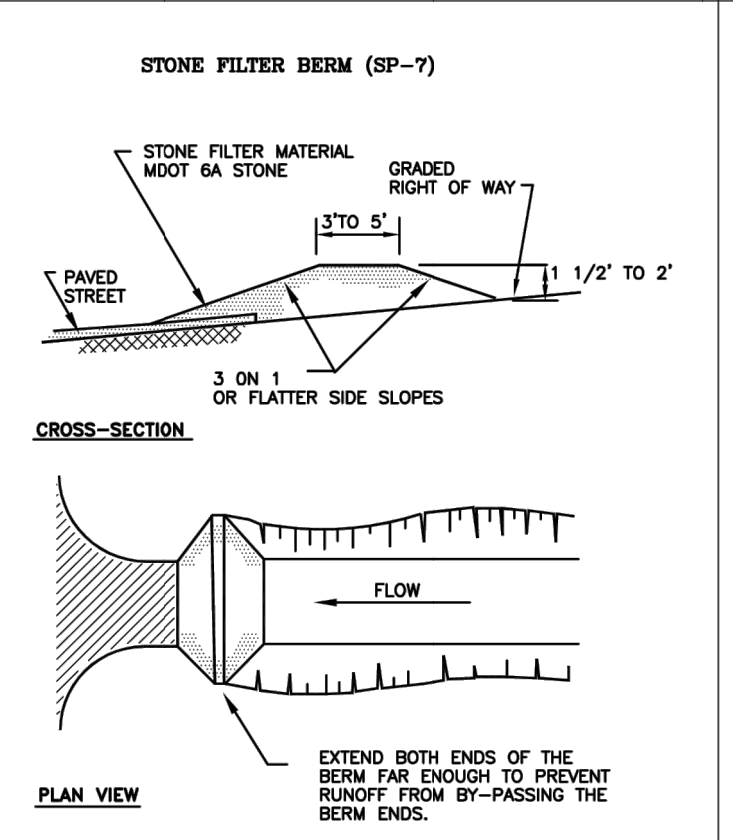
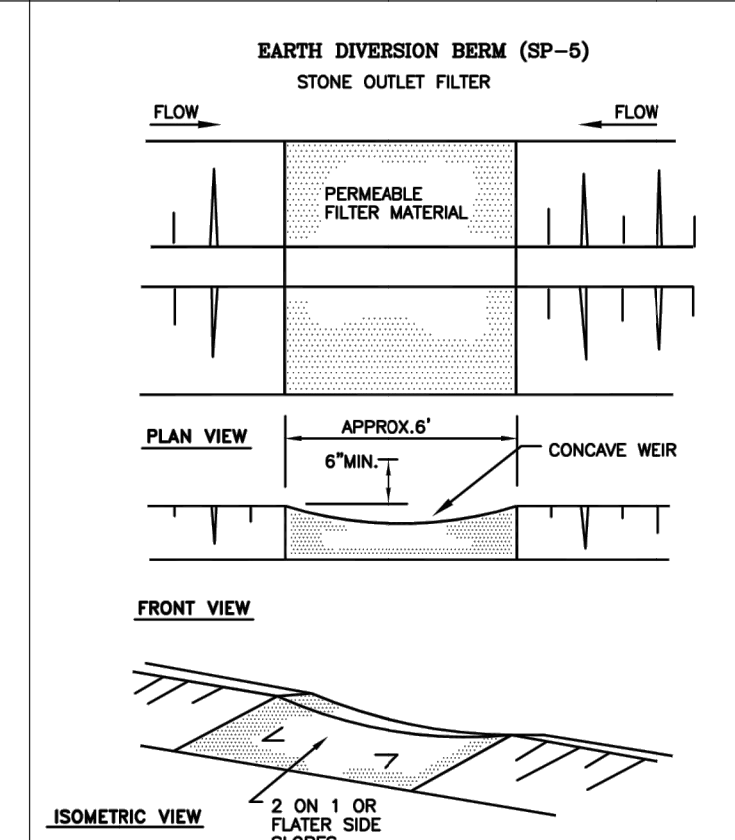
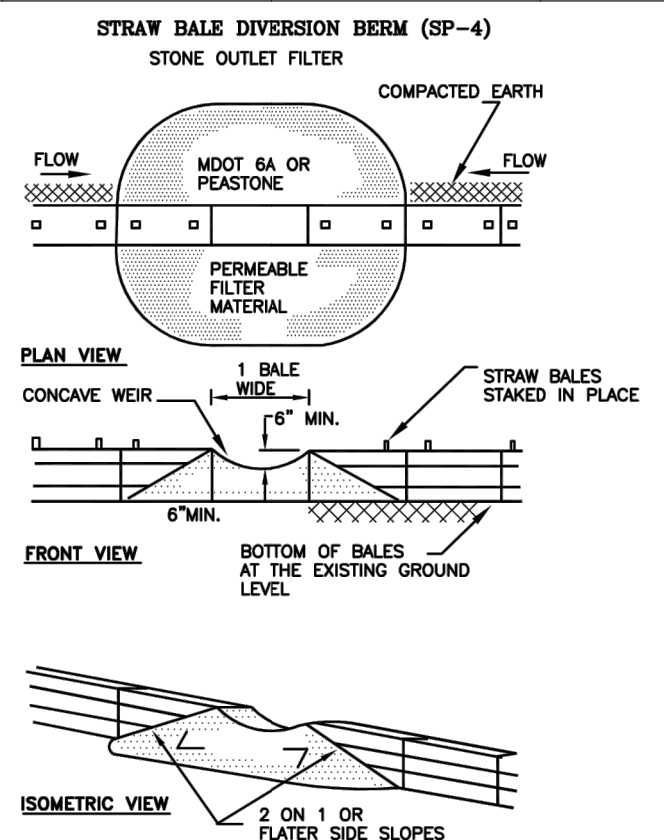
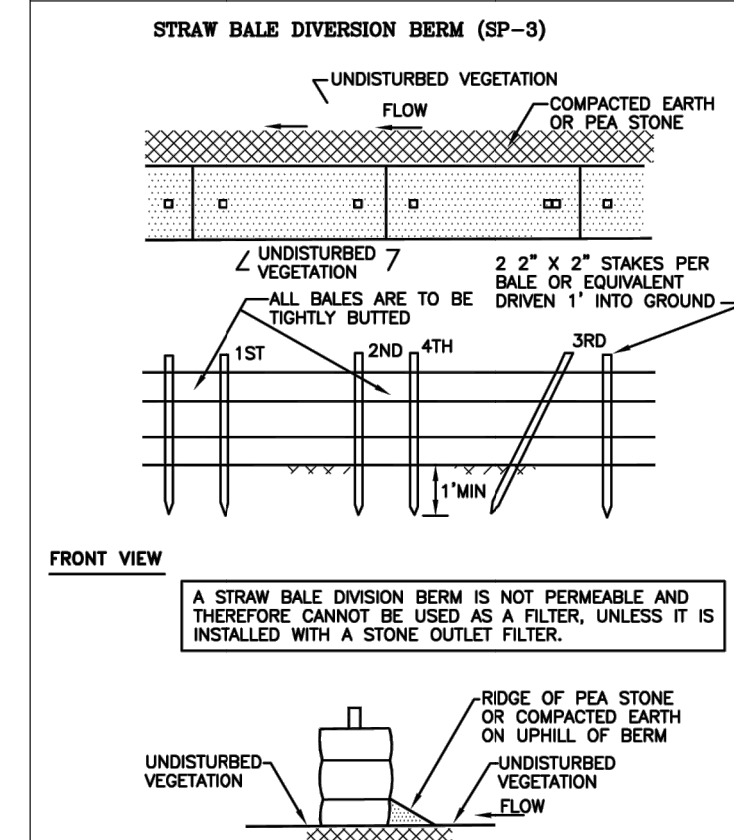
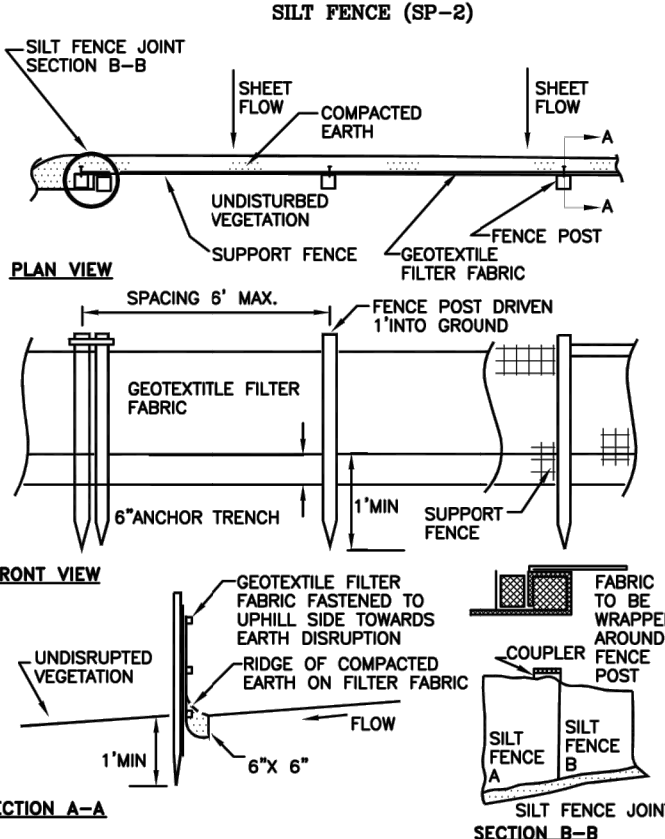
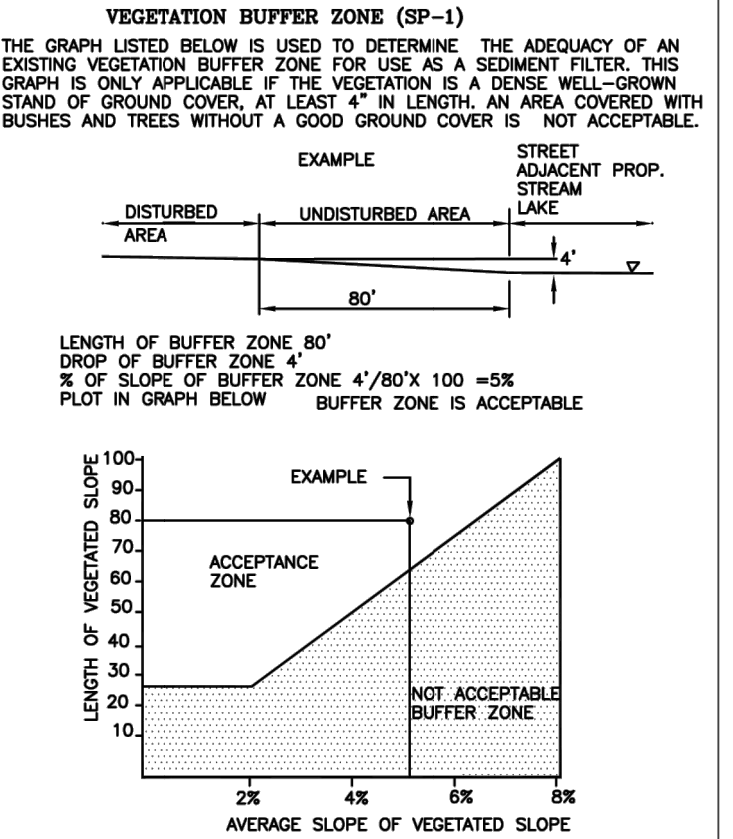
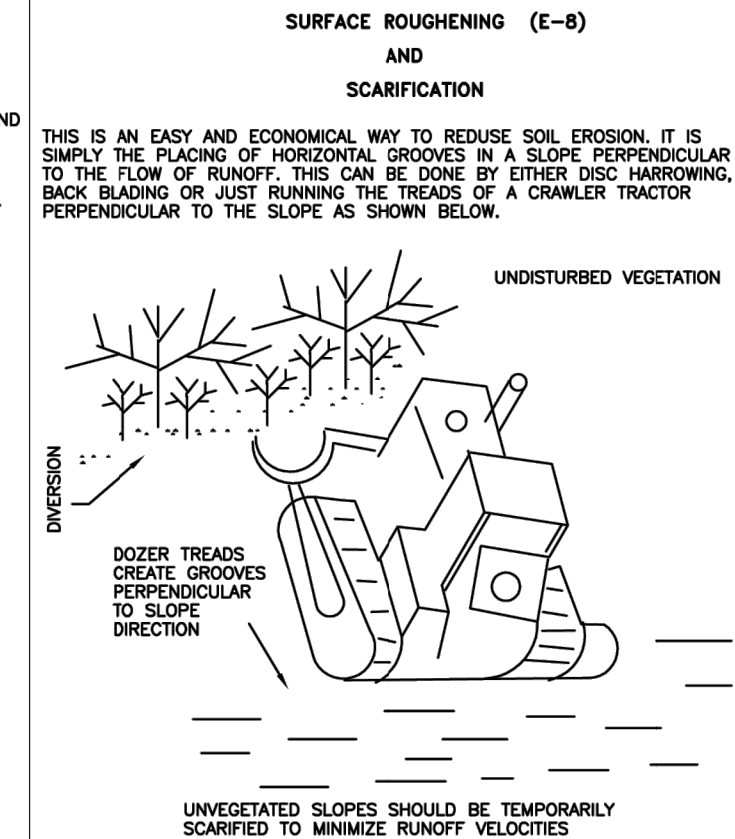
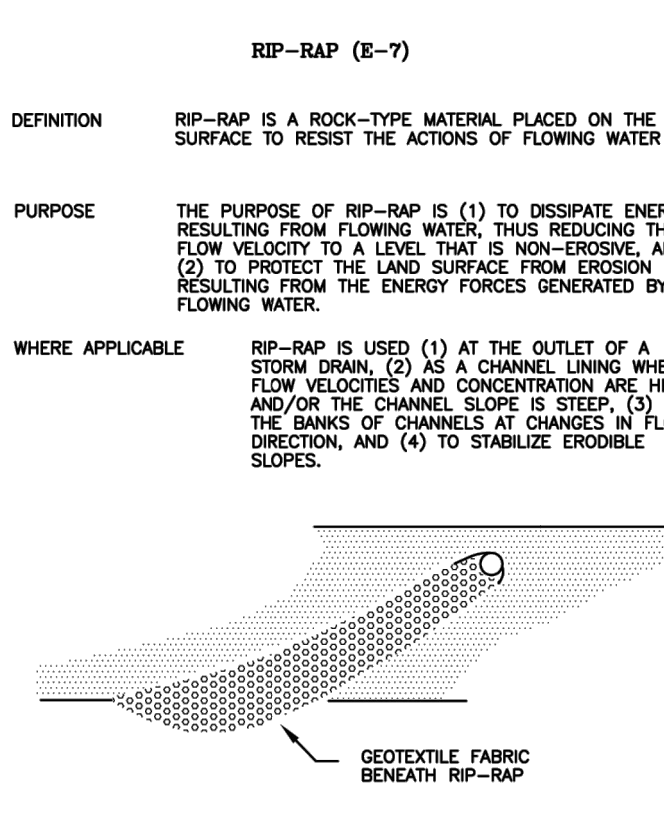
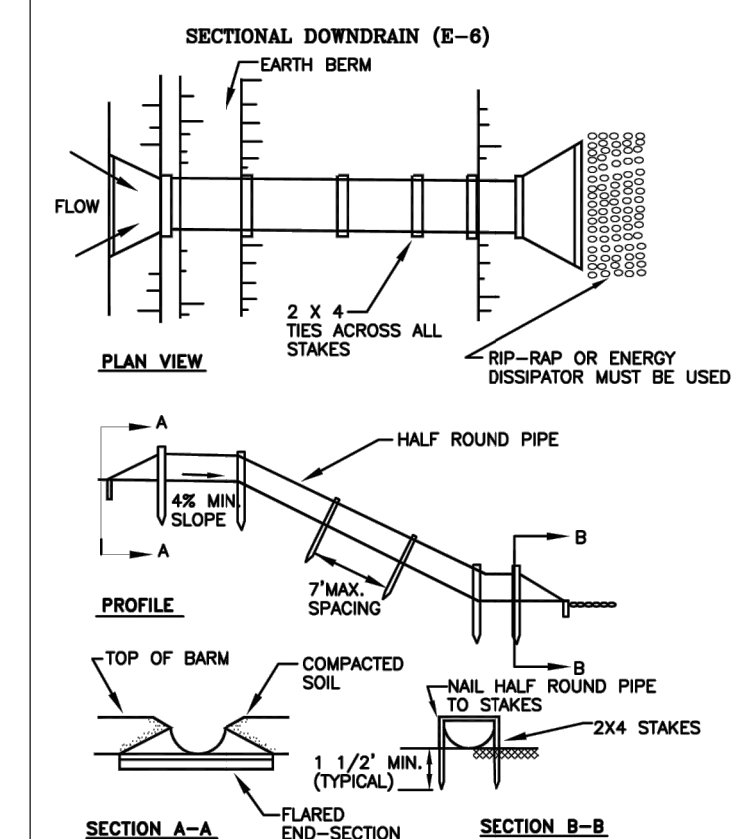
Byron Center, MI (616) 277-2185  
Kalamazoo, MI (269) 697-7120  
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**RULE 323.1703  
SOIL EROSION AND SEDIMENTATION CONTROL PLAN REQUIREMENTS.**

A PERSON SHALL PREPARE A SOIL EROSION AND SEDIMENTATION CONTROL PLAN FOR ANY EARTH CHANGE IDENTIFIED IN R 323.1704. A PERSON SHALL DESIGN THE PLAN TO EFFECTIVELY REDUCE ACCELERATED SOIL EROSION AND SEDIMENTATION AND SHALL IDENTIFY FACTORS THAT MAY CONTRIBUTE TO SOIL EROSION OR SEDIMENTATION, OR BOTH. THE PLAN SHALL INCLUDE, BUT NOT BE LIMITED TO, ALL OF THE FOLLOWING:

- (A) A MAP OR MAPS AT A SCALE OF NOT MORE THAN 200 FEET TO THE INCH OR AS OTHERWISE DETERMINED BY THE COUNTY OR LOCAL ENFORCING AGENCY. A MAP SHALL INCLUDE A LEGAL DESCRIPTION AND SITE LOCATION SKETCH THAT INCLUDES THE PROXIMITY OF ANY PROPOSED EARTH CHANGE TO LAKES OR STREAMS, OR BOTH; PREDOMINANT LAND FEATURES; AND CONTOUR INTERVALS OR SLOPE DESCRIPTION.
- (B) A SOILS SURVEY OR A WRITTEN DESCRIPTION OF THE SOIL TYPES OF THE EXPOSED LAND AREA CONTEMPLATED FOR THE EARTH CHANGES.
- (C) DETAILS FOR PROPOSED EARTH CHANGES, INCLUDING ALL OF THE FOLLOWING:
  - (i) A DESCRIPTION AND THE LOCATION OF THE PHYSICAL LIMITS OF EACH PROPOSED EARTH CHANGE.
  - (ii) A DESCRIPTION AND THE LOCATION OF ALL EXISTING AND PROPOSED ON-SITE DRAINAGE AND DEWATERING FACILITIES.
  - (iii) THE TIMING SEQUENCE OF EACH PROPOSED EARTH CHANGE.
  - (iv) THE LOCATION AND DESCRIPTION FOR INSTALLING AND REMOVING ALL PROPOSED TEMPORARY SOIL EROSION AND SEDIMENTATION CONTROL MEASURES.
  - (v) A DESCRIPTION AND THE LOCATION OF ALL PROPOSED PERMANENT SOIL EROSION AND SEDIMENTATION MEASURES.
  - (v) A PROGRAM PROPOSAL FOR THE CONTINUED MAINTENANCE OF ALL PERMANENT SOIL EROSION AND SEDIMENTATION CONTROL MEASURES THAT REMAIN AFTER PROJECT COMPLETION, INCLUDING THE DESIGNATION OF THE PERSON RESPONSIBLE FOR THE MAINTENANCE. MAINTENANCE RESPONSIBILITIES SHALL BECOME A PART OF ANY SALES OR EXCHANGE AGREEMENT FOR THE LAND ON WHICH THE PERMANENT SOIL EROSION CONTROL MEASURES ARE LOCATED.



REVISIONS:	ISSUE NO.	ISSUE DATE
	B.G. DRN.	DATE 03/25/04
	TOPO DRN.	DESIGN
	PROFILE DRN.	END. DRN.
	APPROVED	SCALE
	V. H. NTS	

CLIENT: YPSILANTI TOWNSHIP

**YPSILANTI TOWNSHIP  
TOWNSHIP STANDARD  
SOIL EROSION CONTROL DETAILS**

ORCHARD, HILTZ & McCLIMENT, INC.  
  
 3400 Plymouth Road  
 Livonia, MI 48150  
 (734) 522-8711  
 (734) 522-8427 FAX

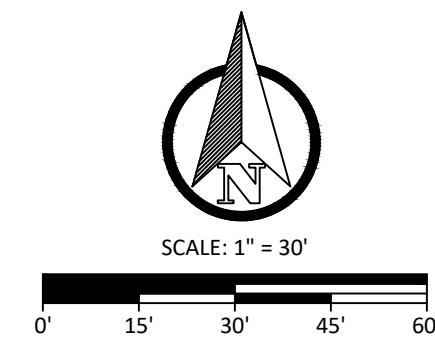
NO.	DATE	REVISION	BY
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**YPSILANTI TOWNSHIP  
WASHTENAW COUNTY, MICHIGAN  
YPSILANTI HOLIDAY INN EXPRESS  
PROJECT DETAILS**

**Vriesman & Korhorn**  
 3400 Plymouth Road  
 Livonia, MI 48150  
 (734) 522-8711  
 (734) 522-8427 FAX

FILE NO.	CHECKED	SHEET NO.
1139	DGL	C508

DRAWING NAME: SESS.dwg  
CLIENT: YPSILANTI TOWNSHIP  
JOB #



- LANDSCAPE LEGEND**
- EVERGREEN NARROW SHRUB
  - SHRUB
  - DECIDUOUS TREE
  - ORNAMENTAL
  - ORNAMENTAL GRASS
  - EX. TREES
  - LANDSCAPE AREA
  - PERENNIAL
  - STORMWATER MIX
  - BIOSWALE/RAINGARDEN SEED MIX
  - MULCH (SHREDDED BARK) 5" DEPTH
  - 3" LAYER OF WALNUT PEBBLES (1/2"-1") UNDERLAIN W/WEED BARRIER
  - GENERAL PLANTINGS
  - STREET PLANTINGS
  - PARKING LOT TREES

**2108 LANDSCAPE REQUIREMENTS**  
**2A GENERAL**  
 1 TREE / 1000 SF LAWN AREA  
 1 SHRUB / 500 SF LAWN AREA  
 REQUIRED = 5,601 / 1000 SF = 6 TREES  
 PROVIDED = 6 TREES  
 1 SHRUB / 500 SF = 11 SHRUBS  
 PROVIDED = 11 SHRUBS

**2B STREET YARD**  
 1 LARGE DECIDUOUS TREE / 40 LF FRONTAGE  
 1 ORNAMENTAL TREE / 100 LF FRONTAGE  
 1 SHRUB / 10 LF FRONTAGE  
 REQUIRED  
 407 / 40 = 10 DECIDUOUS TREES  
 407 / 400 = 1 ORNAMENTAL TREES  
 407 / 10 = 41 SHRUBS  
 PROVIDED = 5 DECIDUOUS TREES - DUE TO UTILITY EASEMENTS  
 PROVIDED = 1 ORNAMENTAL TREES  
 PROVIDED = 41 SHRUBS

**2G PARKING LOT LANDSCAPE**  
 NO MORE THAN 12 SPACES IN A ROW BEFORE A LANDSCAPE BREAK.  
 REQUIRED = 8 LANDSCAPE BREAKS  
 PROVIDED = 8 LANDSCAPE BREAKS  
 1 LARGE DECIDUOUS TREE / 2000 SF PAVEMENT REQUIRED. 43,513 SF / 2000 SF = 22 TREES  
 PROVIDED = 22

**DETENTION BASIN LANDSCAPE**  
 1 LARGE DECIDUOUS TREE / 50 LF OF TOP OF BANK  
 10 SHRUBS / 50 LF OF TOP OF BANK  
 REQUIRED  
 559 / 50 = 12 DECIDUOUS TREES  
 559 / 50 \* 10 = 120 SHRUBS  
 PROVIDED = 9 DECIDUOUS TREES - DUE TO UTILITY EASEMENTS  
 PROVIDED = 65 SHRUBS - DUE TO UTILITY EASEMENTS

NORTH AND EAST BANKS OF THE DETENTION POND BEING WITHIN THE LIMITS OF THE EXISTING UTILITY EASEMENT PROVIDING THE REQUIRED AMOUNT OF TREES ALONG THE TOP OF BANK IS NOT A POSSIBILITY. OWNER WILL CONTRIBUTE TO THE TOWNSHIP TREE FUND FOR THE MISSING TREES.

**PERIMETER PARKING LANDSCAPE**  
 1 LARGE DECIDUOUS TREE / 40 LF  
 REQUIRED  
 1,985 / 40 = 50 DECIDUOUS TREES  
 PROVIDED = 7 DECIDUOUS TREES - DUE TO UTILITY EASEMENTS

DUE TO THE LARGE AMOUNT OF UTILITY EASEMENTS ON THE PROPERTY, PROVIDING THE REQUIRED AMOUNT IS NOT A POSSIBILITY. ADDITIONALLY, WE ARE LEAVING A LARGE AMOUNT OF TREES UNDISTURBED ALONG OUR EAST PROPERTY LINE AND WEST PROPERTY LINE. OWNER WILL CONTRIBUTE TO THE TOWNSHIP TREE FUND FOR THE MISSING PERIMETER PARKING TREES.

**REPLACEMENT TREES**  
 164 TREES TO BE REMOVED.  
 46 TREES REQUIRED TO BE REPLACED.  
 50 TOTAL TREES PROVIDED.

DUE TO THE LARGE AMOUNT OF UTILITY EASEMENTS ON THE PROPERTY, MITIGATION OF REMOVED TREES AS REPLACEMENT ON THE SITE IS NOT PRACTICAL. ADDITIONALLY, WE ARE LEAVING A LARGE AMOUNT OF TREES UNDISTURBED ALONG OUR EAST PROPERTY LINE AND IN THE NORTHEAST CORNER OF THE SITE.

**DESCRIPTION**  
 THIS WORK SHALL CONSIST OF PROVIDING ALL NECESSARY MATERIALS, LABOR, EQUIPMENT, TOOLS AND SUPERVISION REQUIRED FOR THE EXECUTION AND GUARANTEE OF ALL PLANTINGS AND RELATED WORK AS SHOWN ON THE DRAWINGS. PLANT MATERIALS SHALL CONFORM TO THE SIZES STATED ON THE PLANT LIST AND SHALL BE OF A MINIMUM SIZE OR LARGER. ALL MEASUREMENTS OF SPREAD, CAUPER, BALL SIZE, TRUNK CROWN RATIO, QUALITY DESIGNATIONS, ETC., SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE "ANSI STANDARDS FOR NURSERY STOCK". PLANT MATERIAL SHALL BE NURSERY GROWN AND INSPECTED BY THE OWNER'S REPRESENTATIVE AT THE SITE PRIOR TO PLANTING. THE OWNER'S REPRESENTATIVE RESERVES THE RIGHT TO REJECT ANY PLANT MATERIAL AT ANY TIME. NURSERY STOCK SHALL BE PREPARED FOR SHIPMENT IN ACCORDANCE WITH THE REQUIREMENTS OF THE CURRENT ANSI SPECIFICATION 260.1 AND SHALL BE ENCLOSED OR COVERED DURING TRANSPORTATION TO PREVENT DRYING.

**SITE PREPARATION**  
 THE CONTRACTOR SHALL VERIFY ALL EXISTING AND PROPOSED UTILITY LOCATIONS PRIOR TO CONSTRUCTION AND PROTECT AND REPAIR UTILITIES ENCOUNTERED DURING CONSTRUCTION WHETHER SHOWN ON THE PLANS OR NOT. INDIVIDUAL HOLES SHALL BE CENTERED AT STAKED PLANT LOCATIONS. CONTRACTOR IS TO STAKE PRIOR TO PLACEMENT OF PLANT MATERIAL AND OBTAIN APPROVAL FROM THE OWNER'S REPRESENTATIVE. PLANTING HOLES SHALL BE DUG LARGE ENOUGH TO PERMIT PLACING PREPARED TOPSOIL 18" LATERALLY BEYOND THE ENDS OF THE ROOT BALLS FOR SHADE AND EVERGREEN TREES AND 6" LATERALLY FOR SHRUBS UNLESS OTHERWISE SPECIFIED. EXCAVATED MATERIAL SHALL BE REMOVED FROM THE SITE AT THE TIME THE HOLE IS DUG. THE PLANTING HOLE SHALL BE BACKFILLED WITH PREPARED TOPSOIL THE SAME DAY THEY ARE DUG. TOPSOIL SHALL AT FERTILE, FRIABLE NATURAL TOPSOIL OF CLAY LOAM CHARACTER CONTAINING AT LEAST BUT NOT MORE THAN BY WEIGHT OF ORGANIC MATTER WITH A PH RANGE FROM 6.0 TO 7.0. TOPSOIL SHALL BE FREE OF CLAY LUMPS, COURSE SAND, STONES, PLANT ROOTS, STICKS OR OTHER FOREIGN MATTER. PLANTING SOILS USED WITHIN STORMWATER FEATURES MUST BE AMENDED WITH A COMPOSTED ORGANIC MATERIAL. SOILS MUST BE FREE OF CONSTRUCTION DEBRIS AND SUBSOILS. A RECOMMENDED SOIL BLEND INCLUDES 20 TO 30 PERCENT COMPOST. FOR INFILTRATION BMPs, CLAY SHOULD BE LIMITED TO A MAXIMUM OF 10 PERCENT.

**CARE FOR PLANTS BEFORE PLANTING**  
 PLANTS DESIGNATED "BB" SHALL BE BALLED AND BURLAPPED WITH FIRM NATURAL BALLS OF EARTH. CRACKED, LOOSENED OR BROKEN BALLS SHALL NOT BE PLANTED. THEY SHALL BE MARKED WITH SPRAY PAINT AND IMMEDIATELY REMOVED FROM THE JOB SITE. IMMEDIATELY FOLLOWING DELIVERY AT THE JOB SITE, ALL PLANTS THAT WILL NOT BE PLANTED THAT SAME DAY SHALL BE "HEELER IN" WITH SHREDDED BARK OR MOIST SOIL AND KEPT MOIST UNTIL PLANTED. THE TRUNKS AND BRANCHES OF ALL TREES SHALL BE PROTECTED FROM INJURY OF ANY KIND DURING ALL OPERATIONS. THE OWNER'S REPRESENTATIVE SHALL REJECT ANY TREES THAT ARE INJURED.

**PLANTING**  
 THE CONTRACTOR IS RESPONSIBLE FOR PLANTING MATERIALS PLUMB. SET THE TOP OF THE ROOT BALL AT OR SLIGHTLY HIGHER THAN THE SURROUNDING GRADE. PLANTS SHALL BE FACED TO THE BEST APPEARANCE OR RELATIONSHIP TO ADJACENT STRUCTURES. NO FILLING WILL BE PERMITTED AROUND TRUNK OR STEMS. WHEN THE PLANT HAS BEEN PROPERLY SET, THE HOLE SHALL BE BACKFILLED TO 1/2 THE DEPTH OF THE BALL WITH PREPARED TOPSOIL MIXTURE, FIRMLY PACKED AND WATERED-IN AT TIME OF PLANTING. LOOSED AND REMOVE BURLAP AND LACING FROM UPPER 1/3 OF THE ROOT BALL. BACKFILL WITH PREPARED TOPSOIL, WHICH AFTER COMPACTION IS FLUSH WITH THE SURROUNDING GROUND.

**MULCHING**  
 ALL PLANT MATERIAL SHALL BE ENCIRCLED WITH A 5" MINIMUM COVERING OF NON-DYED SHREDDED BARK MULCH TO 6" OUTSIDE THE PLANTING HOLE, 6" CIRCUMFERENCE OF BASE SOIL AT TRUNK. SUBMIT SAMPLE TO THE OWNER'S REPRESENTATIVE FOR APPROVAL BEFORE PLACEMENT. WOOD CHIPS SHALL NOT BE ALLOWED ON THIS JOB.

**WRAPPING DECIDUOUS TREES**  
 TREE WRAP SHALL COVER TRUNKS OF ALL DECIDUOUS TREES BEGINNING BELOW THE SOIL LINE JUST ABOVE THE ROOTS. TIE WITH TWINE IN 5 PLACES, INCLUDING THE TOP AND BOTTOM OF WRAPPING. MASKING TAPE OR WIRE WILL NOT BE ALLOWED.

**BRACING AND GUYING**  
 GUYING SHALL BE EMPLOYED TO PREVENT LEANING OR LOOSENING OF THE TREE FROM THE BALL. BRACING MATERIAL SHALL BE T-POSTS PAINTED GREEN. GUYING MATERIAL SHALL BE 12 GAUGE WIRE AND GARDEN HOSE 1/2 INCH DIAMETER. GUY WIRE SHALL BE ENCASED IN HOSE TO PREVENT DIRECT CONTACT WITH THE TREE. DECIDUOUS TREES SHALL BE BRACED OR GUYED IMMEDIATELY AFTER THE TREE WRAPPING IS COMPLETE.

**STEEL LANDSCAPE EDGING**  
 4" STEEL LANDSCAPE EDGING SHALL BE USED ON THIS PROJECT. ALUMINUM OR PLASTIC EDGING WILL NOT BE ALLOWED. TYPICAL AT ALL PLANTING LOCATIONS.

**PRUNING**  
 UPON COMPLETION, ALL PLANT MATERIAL MUST BE PRUNED. THE AMOUNT OF PRUNING SHALL BE LIMITED TO THE MINIMUM NECESSARY TO REMOVE DEAD OR INJURED BRANCHES AND TO COMPENSATE FOR THE LOSS OF ROOTS FROM TRANSPLANTING. ALL CUTS SHALL BE MADE FLUSH LEAVING NO STUBS. PRUNING PAINT SHALL NOT BE USED.

**FINISHING AND CLEANING UP**  
 IMMEDIATELY UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL CLEAN UP THE AREA OF SURPLUS MATERIALS. THE CONTRACTOR SHALL REPAIR AND RE-ESTABLISH LAWN IN RUTTED AREAS.

**WARRANTY**  
 THE LANDSCAPE INSTALLATION CONTRACTOR SHALL REPLACE ALL UNHEALTHY VEGETATION AND PLANTINGS WITHIN ONE (1) YEAR OF INITIAL PLANTING OR SUBSEQUENT PLANTING PERIOD.

- GENERAL NOTES**
1. CONTRACTOR TO PROVIDE DESIGN AND INSTALLATION OF UNDERGROUND IRRIGATION SYSTEM IN ACCORDANCE WITH BRAND FRANCHISE SPECIFICATIONS AND REGULATORY AGENCY REQUIREMENTS. ALL LANDSCAPING AND LAWN AREAS TO BE IRRIGATED. IRRIGATION CONTROL PANEL SHALL BE LOCATED WITHIN THE BUILDING.
  2. ALL GREEN SPACES AND PLANTING AREAS SHALL BE IRRIGATED.
  3. IT IS THE CONTRACTOR'S RESPONSIBILITY TO SECURE ALL PERMITS AND POST ALL BONDS PRIOR TO CONSTRUCTION.
  4. REFER TO PLUMBING PLANS FOR LOCATION OF IRRIGATION METER.
  5. ALL LAWN AREAS TO BE SEEDED OR SODDED.
  6. SPACE ALL SHRUBS AT 5-FEET ON CENTER UNLESS OTHERWISE INDICATED ON THE PLANS
  7. ALL DISTURBED LAWN AREAS SHALL BE RESTORED TO AT LEAST PREVIOUS CONDITION IN ACCORDANCE WITH PROJECT SPECIFICATIONS.
  8. THE GENERAL CONTRACTOR SHALL INCLUDE TOPSOIL IN BASE BID. NO GUARANTEE IS EITHER EXPRESSED OR IMPLIED AS TO THE AMOUNT OF TOPSOIL AVAILABLE ON-SITE.
  9. A WEED BARRIER SHALL BE INSTALLED IN ALL MULCHED AND NON LAWN AREAS.
  10. SEE BRAND FRANCHISE STANDARDS FOR ADDITIONAL INFORMATION.



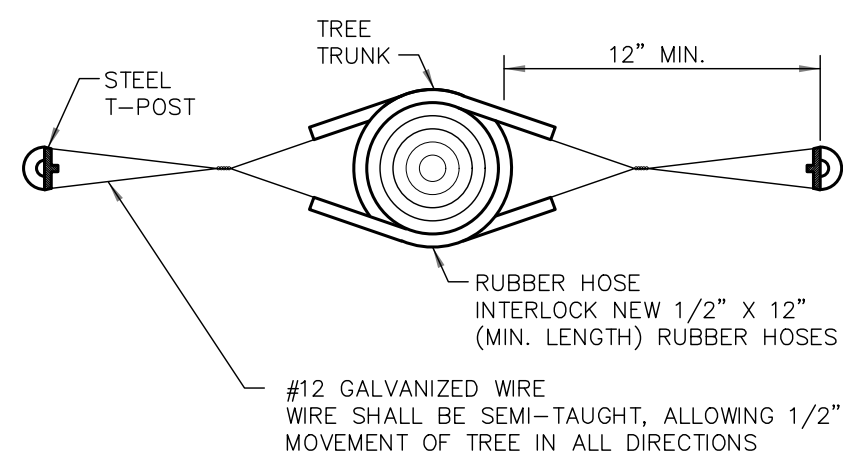
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2	03/27/2024	REVISED SITE PLAN	NEF
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4	06/13/2024	REVISED PER FIRE COMMENTS	MDS
5	06/25/2024	REVISED PER WASHTENAW COUNTY WATER RESOURCES COMMENTS	CJW
6	7/17/2024	REVISED SITE PLAN PER TOWNSHIP COMMENTS	CJW

YPSILANTI TOWNSHIP  
 WASHTENAW COUNTY, MICHIGAN  
**YPSILANTI HOLIDAY INN EXPRESS**  
 LANDSCAPING PLAN

**Vriesman & Korhorn**  
 Byron Center, MI (616) 277-2185  
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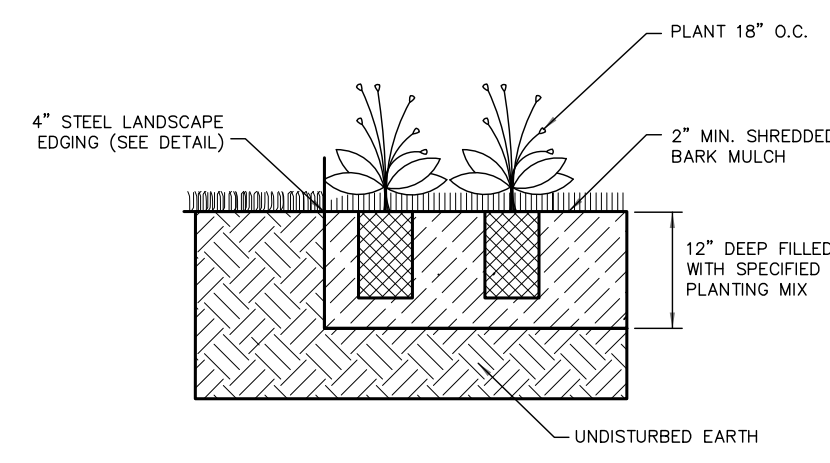
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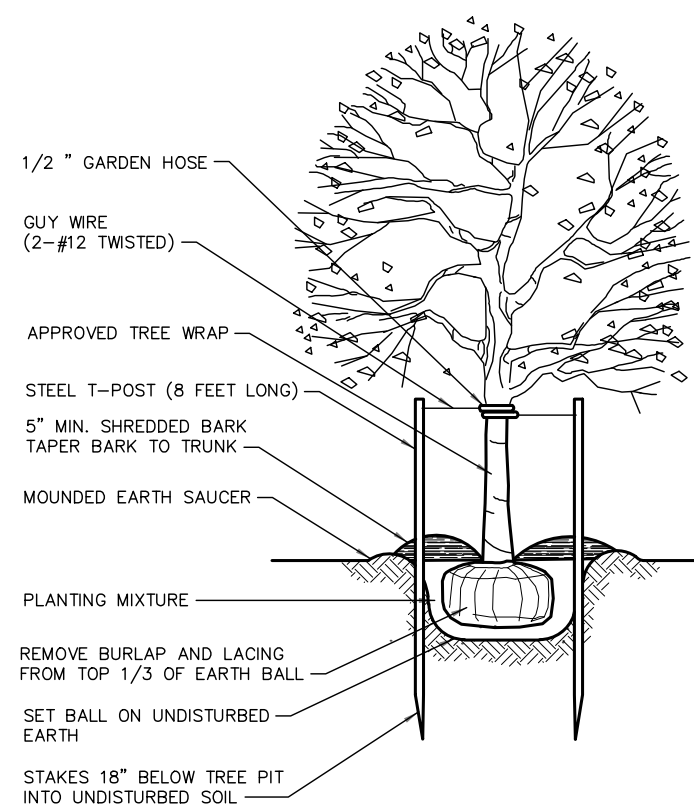
**BRACING DETAIL**

SCALE: NONE



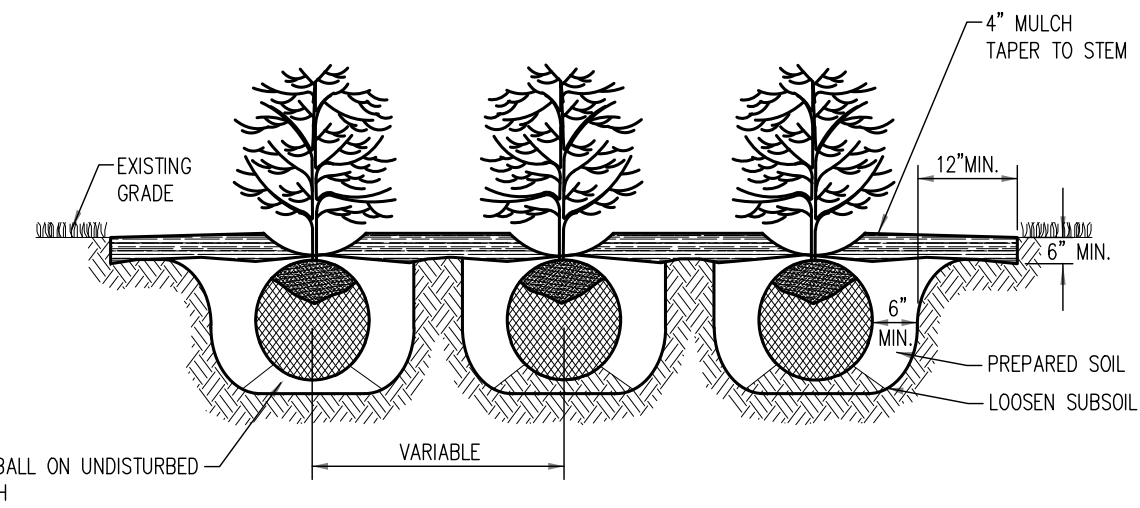
**PERENNIAL PLANTING BED**

SCALE: NONE



**DECIDUOUS TREE PLANTING**

SCALE: NONE



**SHRUB BED DETAIL**

SCALE: NONE

-FIRST AND SECOND WATERING AND CULTIVATION SHALL INCLUDE SHRUB BEDS  
 -CUT 6\"/>

**PLANTING SCHEDULE**

Plant List:

	Quantity:	Sym.	Botanical Name:	Common Name:	Size:	Root:	Com.
Deciduous Trees:	5	As	Acer saccharum	Sugar Maple	2.5\"/>		
	7	Ls	Liquidambar styraciflua	American Sweetgum	2.5\"/>		
	2	Co	Celtis occidentalis	Common Hackberry	2.5\"/>		
	5	Tc	Tilia cordata 'Greenspire'	Greenspire Linden	2.5\"/>		
	8	Gt	Gleditsia tricanthos inermis	Skyline Honey Locust	2.5\"/>		
	3	Lt	Liliodendron tulipifera	Tulip Tree	2.5\"/>		
Ornamental Tree:	1	Ac	Amelanchier grandiflora 'Aut.Brilliance'	Autumn Brilliance Serviceberry	2\"/>		
Deciduous Shrubs:	11	Rk	Rosa rugosa	Rugosa Rose	24\"/>		
	5	la	Ilex verticillata 'Red Sprite'	Winterberry Holly	24\"/>		
	8	Sm	Spiraea japonica 'Magic Carpet'	Magic Carpet Spiraea	24\"/>		
	4	Cs	Cornus sericea 'Allemaans Compact'	Dwarf Red Twig Dogwood	24\"/>		
	28	Am	Aronia melanocarpa	Low Shaped Mound Chokeberry	24\"/>		
	7	Ca	Ceanothus americanus	New Jersey Tea	24\"/>		
	5	Hi	Hydrangea paniculata 'Jane'	Little Lime Hydrangea	24\"/>		
	19	Tw	Physocarpus opulifolius	Common Ninebark	24\"/>		
	26	Va	Viburnum dentatum 'Blue Muffin'	Bluemuffin Arrowwood Viburnum	24\"/>		
	12	Wh	Hamamelis virginiana	Common Witch Hazel	2-3\"/>		
	Evergreen Shrubs:	4	Ic	Ilex crenata 'Green Lustre'	Green Lustre Holly	24\"/>	
		16	Bm	Buxus microphylla 'Wintergem'	Wintergem Boxwood	24\"/>	
30		Jg	Juniper virginiana 'Grey Owl'	Grey Owl Juniper	24\"/>		
2		Tb	Thuja occidentalis 'Boboazam'	Mr. Bowling Ball Arborvitae	24\"/>		
17		Tm	Taxus x media 'Everlow'	Everlow Yew	24\"/>		
Perennials:		9	Cf	Calamagrostis acutifolia 'Overdam'	Overdam Feather Reed Grass	1 gal.	cont.
	100	Hpp	Hemerocallis 'Hyperion'	Hyperion Daylily	1 gal.	cont.	18\"/>
	15	Nw	Nepeta faassenii 'Walkers Low'	Walkers Low Catmint	1 gal.	cont.	24\"/>
	100	Rt	Rudbeckia hirta	Black-Eyed Susan	2.25\"/>		
	100	Sh	Sporobolus heterolepis	Prairie Dropseed	2.25\"/>		
	100	Ep	Echinacea purpurea	Purple Coneflower	2.25\"/>		
	100	Cs	Carex stipata	Common Fox Sedge	2.25\"/>		

Note: randomly interplant native plugs in bioswale seed mix area below first flush elevation in the proposed infiltration basin on the landscape plan

**Native Connections**  
 3815 N Westhedge Ave, Kalamazoo, MI 49004  
 (P) 269.458.6900  
 info@nativeconnections.net  
 www.nativeconnections.net

**Stormwater Mix**

An economical mix specifically designed to withstand the low water quality and highly variable conditions associated with stormwater features. Approximately half of the species are salt tolerant and most species will do well in mesic to wet hydrology with others filling in the wettest and driest ends of the spectrum. The high native seed count and heavy annual nurse crop in this mix ensure full and aggressive establishment in a wide range of site conditions.

Total Seeding Rate: 34.2 lbs per acre  
 2.61 lbs grasses • 1.59 lbs forbs • 30 lbs nurse crop  
 105 native seeds per sq ft

Call, email or visit our website for pricing.

Grasses, Sedges & Rushes	PLS Oz/acre	Seeds/sq ft
<i>Andropogon gerardii</i>	4.00	0.57
<i>Carex bebbii</i>	2.00	1.56
<i>Carex vulpinoidea</i>	2.50	5.74
<i>Echinochloa polystachya</i>	1.00	1.17
<i>Elymus virginicus</i>	18.00	1.74
<i>Juncus effusus</i>	0.50	11.48
<i>Juncus tenuis</i>	0.50	11.48
<i>Juncus torreyi</i>	0.25	9.18
<i>Panicum virgatum</i>	7.00	2.25
<i>Scirpus americanus (S. americanus)</i>	1.00	2.87
<i>Scirpus validus (S. tabernaemontani)</i>	1.00	0.71
<i>Sorghastrum nutans</i>	4.00	1.10
<b>Total Grasses</b>	<b>41.75</b>	<b>50.20</b>

Forbs	PLS Oz/acre	Seeds/sq ft
<i>Alisma subcordatum</i>	2.00	2.75
<i>Achillea incanata</i>	1.00	0.11
<i>Aster novae-angliae</i>	0.25	0.38
<i>Aster umbellatus (Doellingeria u.)</i>	0.25	0.38
<i>Bidens cernua</i>	1.00	0.48
<i>Echinacea purpurea</i>	4.00	0.61
<i>Heterium autumnale</i>	0.75	2.24
<i>Liatris spicata</i>	1.25	0.32
<i>Lyopopus americanus</i>	0.50	1.49
<i>Mimulus ringens</i>	0.25	13.20
<i>Monarda fistulosa</i>	0.50	0.60
<i>Oenothera biennis</i>	1.00	2.07
<i>Panthium sedoides</i>	0.50	14.62
<i>Phytolacca virginiana</i>	0.50	0.13
<i>Polygonum persicivarium (Persicaria s.)</i>	2.75	0.82
<i>Rudbeckia hirta</i>	4.00	8.45
<i>Veronica hastata</i>	2.50	5.34
<i>Zizia aurea</i>	2.50	0.63
<b>Total Forbs</b>	<b>25.50</b>	<b>55.12</b>

Temporary Grass Cover	Oz/acre	Seeds/sq ft
<i>Lolium multiflorum</i>	112.00	34.71
<i>Avena sativa</i>	369.00	6.45
<b>Total Temp Grasses</b>	<b>480.00</b>	<b>43.16</b>

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**BioSwale / Raingarden Seed Mix**

This mix is similar to our Wet-Mesic Prairie, except more specifically designed for swales, detention basins, and raingardens. It has less emphasis on the tallest grasses and more emphasis on the showier, more common wildflowers. For a shorter stature, we can easily customize it by eliminating the tall grasses and increasing the shorter sedges and rushes.

Total Seeding Rate: 31 lbs per acre  
 3.75 lbs grasses • 2.25 lbs forbs • 25 lbs nurse crop  
 63 native seeds per sq ft

Call, email or visit our website for pricing.

Grasses, Sedges & Rushes	PLS Oz/acre	Seeds/sq ft
<i>Andropogon gerardii</i>	6.00	1.38
<i>Carex bebbii</i>	3.00	2.34
<i>Carex vulpinoidea</i>	4.00	9.18
<i>Elymus canadensis</i>	16.00	1.91
<i>Elymus virginicus</i>	16.00	1.54
<i>Glyceria striata</i>	0.50	1.84
<i>Juncus effusus</i>	0.25	5.74
<i>Juncus tenuis</i>	0.25	5.74
<i>Panicum virgatum</i>	4.00	1.29
<i>Sorghastrum nutans</i>	6.00	1.65
<i>Spartina pectinata</i>	4.00	0.61
<b>Total Grasses</b>	<b>60.00</b>	<b>33.21</b>

Forbs	PLS Oz/acre	Seeds/sq ft
<i>Alium cernuum</i>	2.00	0.35
<i>Asclepias incarnata</i>	1.00	0.11
<i>Aster novae-angliae</i>	0.25	0.38
<i>Cassia bicolorata</i>	4.00	0.13
<i>Desmodium canadense</i>	0.50	0.06
<i>Echinacea purpurea</i>	8.00	1.21
<i>Eupatorium purpureum</i>	0.50	0.24
<i>Helopsis helianthoides</i>	8.00	1.16
<i>Hypericum perforatum</i>	0.50	2.16
<i>Lobelia siphilitica</i>	0.50	5.74
<i>Monarda fistulosa</i>	0.50	0.80
<i>Pyroanthemum virginianum</i>	0.25	1.26
<i>Rudbeckia cinnata</i>	1.50	1.03
<i>Rudbeckia hirta</i>	5.00	10.56
<i>Solidago rigida</i>	0.50	1.07
<i>Veronica hastata</i>	1.50	3.20
<i>Zizia aurea</i>	1.75	0.44
<b>Total Forbs</b>	<b>36.00</b>	<b>29.93</b>

Temporary Grass Cover	Oz/acre	Seeds/sq ft
<i>Lolium multiflorum</i>	80.00	24.79
<i>Avena sativa</i>	320.00	7.35
<b>Total Temp Grasses</b>	<b>400.00</b>	<b>32.14</b>

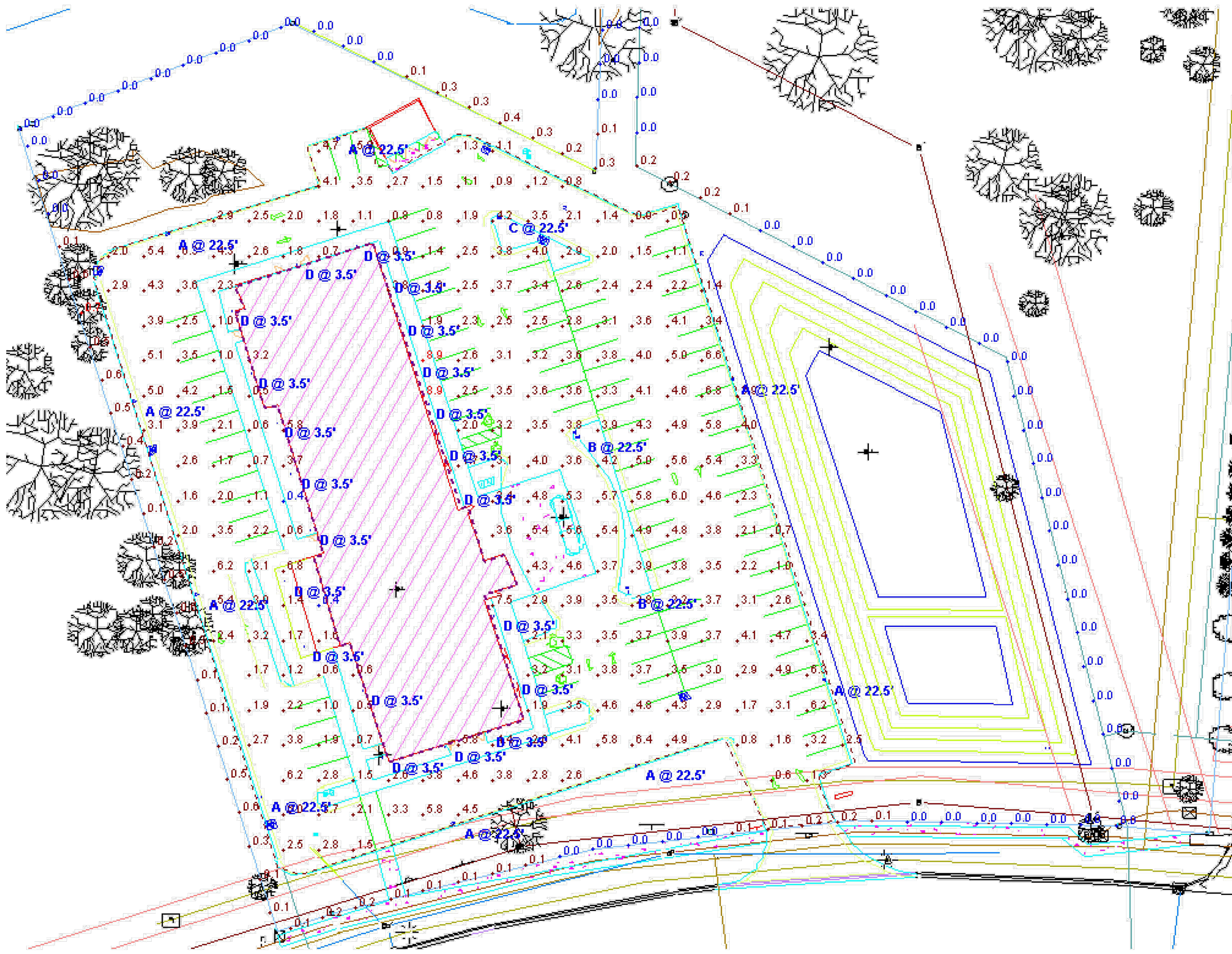
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YPSILANTI TOWNSHIP  
 WASHTENAW COUNTY, MICHIGAN  
**YPSILANTI HOLIDAY INN EXPRESS**  
 LANDSCAPING PLAN

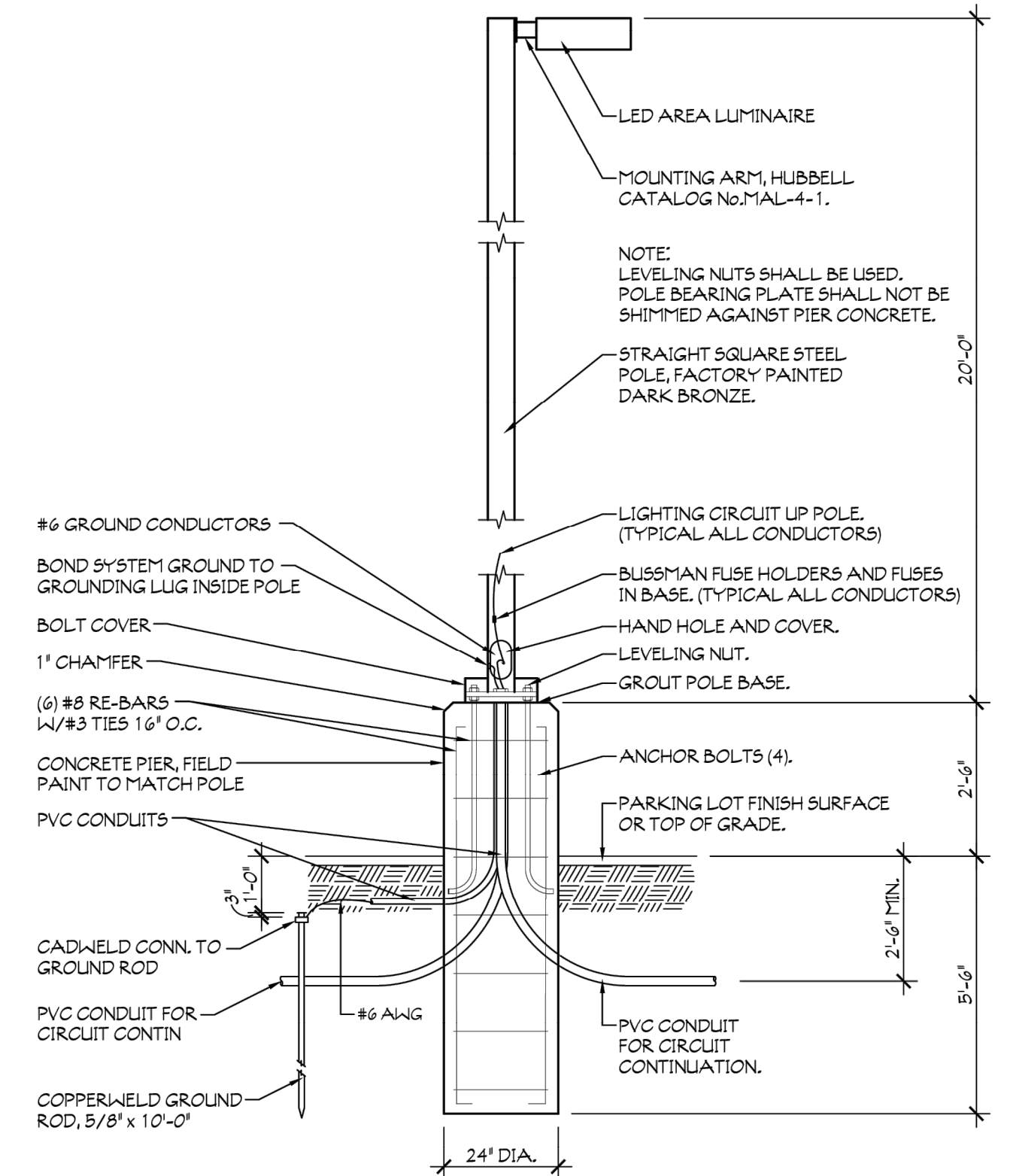
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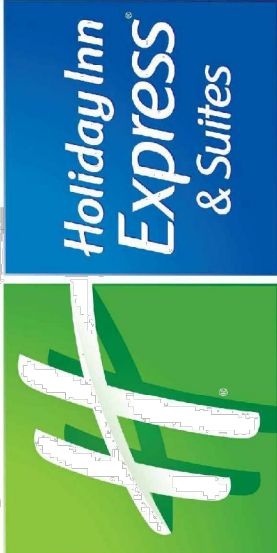
SEE SCHEDULE FOR LUMINAIRES



2 LIGHT POLE DETAIL  
SCALE: NOT TO SCALE

**GENERAL NOTES**  
 ALL DIMENSIONS UNLESS OTHERWISE NOTED ARE IN FEET AND INCHES. DIMENSIONS SHOWN IN RED SHALL BE DEEMED TO BE THE MOST ACCURATE DIMENSIONS FOR CONSTRUCTION. DIMENSIONS SHOWN IN BLACK SHALL BE DEEMED TO BE THE MOST ACCURATE DIMENSIONS FOR GENERAL REFERENCE.  
 ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED.  
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 112 NORTH MAIN STREET  
 GOSHEN, INDIANA 46526  
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HOLIDAY INN EXPRESS & SUITES

YPSILANTI, MI

REVISIONS:


DATE: 2-24-24

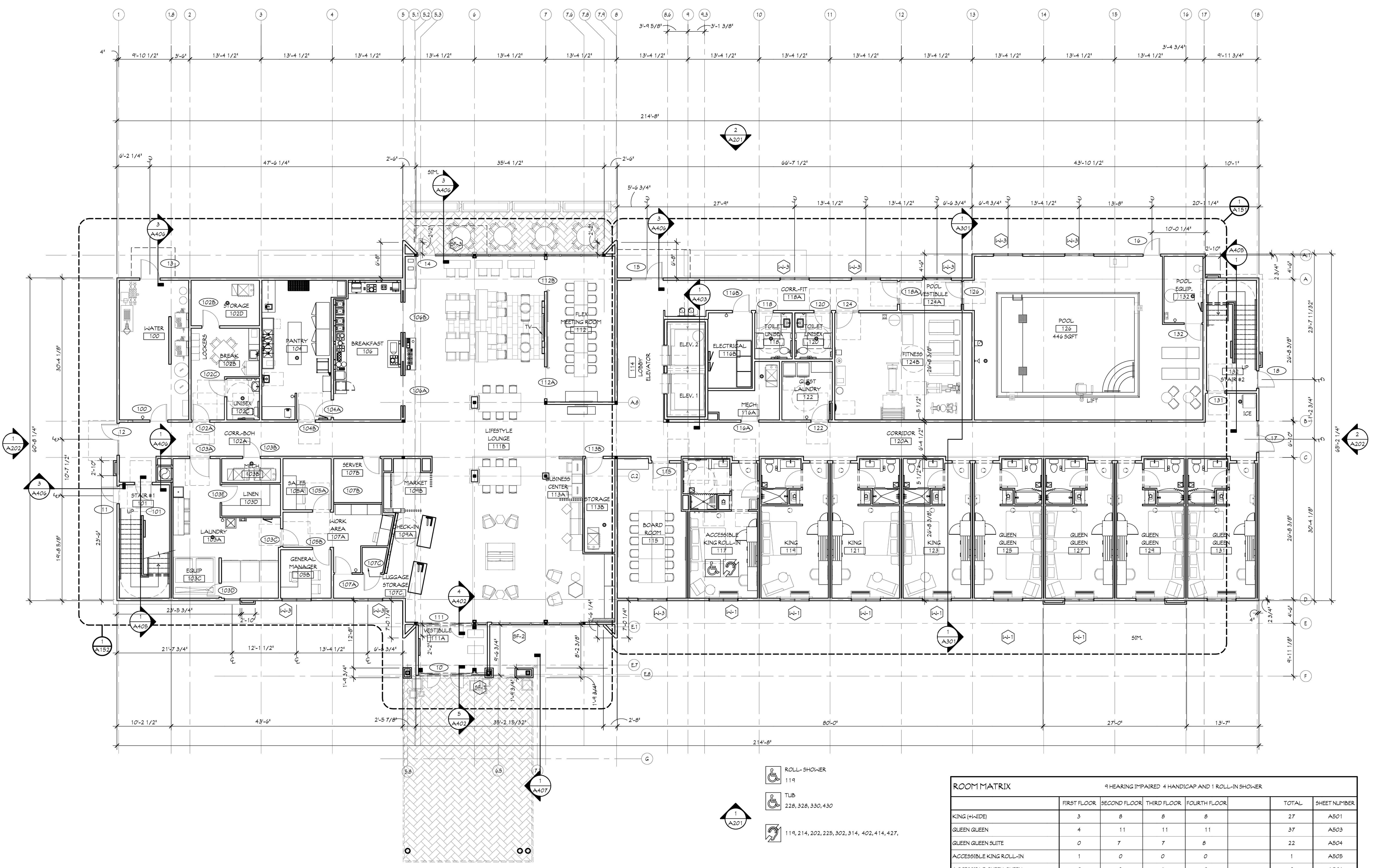
JOB NO.: MA5-23-119

NAME: SITE PHOTOMETRIC PLAN

SHEET: SE101

Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage
□	A	9	Industrial Lighting Products Inc	SAS-18L-U-35-T4-HSS	Painted aluminum housing, plastic optics with HSS shield enclosure	1	12664	0.88	134,902
□	B	2	Industrial Lighting Products Inc	SAS-18L-U-35-T55	Skyline Small, 18,000 Lumens, 3500K, Type 5 Square Optic	1	20236	0.88	265.2
□	C	1	Industrial Lighting Products Inc	SAS-18L-U-35-T4	Skyline Small, 18,000 Lumens, 3500K, Type 4 Optic	1	19422	0.88	132.6
⊙	D	21	Industrial Lighting Products	BLFT-15WLED-UNIV-3500K	Bollard 15W LED	1	1109	0.88	17.8

2 SITE PHOTOMETRIC  
SCALE: NOT TO SCALE



**1 FIRST FLOOR PLAN**  
SCALE: 1/8" = 1'-0"

- ROLL-SHOWER  
119
- TUB  
228, 328, 330, 430
- 119, 214, 202, 225, 302, 314, 402, 414, 427.

ROOM MATRIX	9 HEARING IMPAIRED 4 HANDICAP AND 1 ROLL-IN SHOWER				TOTAL	SHEET NUMBER
	FIRST FLOOR	SECOND FLOOR	THIRD FLOOR	FOURTH FLOOR		
KING (H-WIDE)	3	8	8	8	27	A501
QUEEN QUEEN	4	11	11	11	37	A503
QUEEN QUEEN SUITE	0	7	7	8	22	A504
ACCESSIBLE KING ROLL-IN	1	0	0	0	1	A505
ACCESSIBLE QUEEN QUEEN	0	2	1	0	3	A506
ACCESSIBLE QUEEN QUEEN WIDE SUITE	0	0	1	1	2	A502
<b>TOTAL GUEST ROOMS</b>	<b>8</b>	<b>28</b>	<b>28</b>	<b>28</b>	<b>92</b>	
<b>TOTAL SQUARE FOOTAGE</b>	<b>12,882</b>	<b>12,749</b>	<b>12,749</b>	<b>12,749</b>	<b>63,878</b>	

**GENERAL NOTES**

ALL DIMENSIONS ARE PERMANENT UNLESS NOTED OTHERWISE. THE ACCURACY OF THE DRAWINGS CANNOT BE GUARANTEED FOR ANY PURPOSES OF REPRODUCTION. DIMENSIONS SHOULD BE DERIVED FROM DIMENSIONED PLANS.

ALL DIMENSIONS SHOW OPENING SIZES AND FINISHES UNLESS OTHERWISE NOTED. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO CONSTRUCTION.

**MAUPT ARCHITECTURAL SERVICES DIVISION OF L.E.M., INC.**  
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FAX (574) 537-9808

**Architects**  
\* Planners  
\* Consultants  
\* Mount Vernon, MS & Filing



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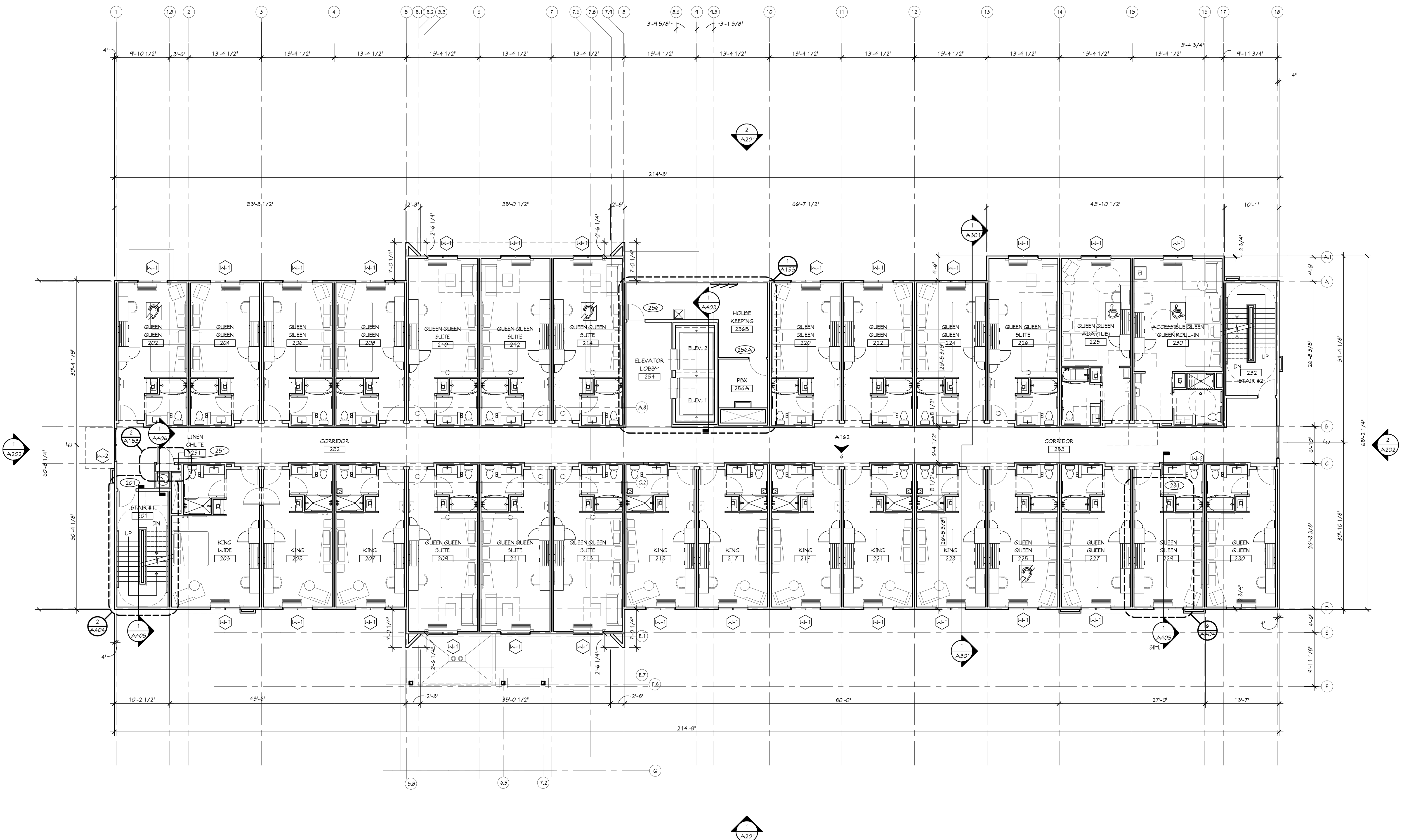
YPSILANTI, MI

REVISIONS:

NO.	DESCRIPTION

DATE: 2-24-24  
JOB NO.: MAS-23-119  
NAME: FIRST FLOOR PLAN

SHEET:  
**A101**



1 SECOND FLOOR PLAN  
SCALE: 1/8" = 1'-0"

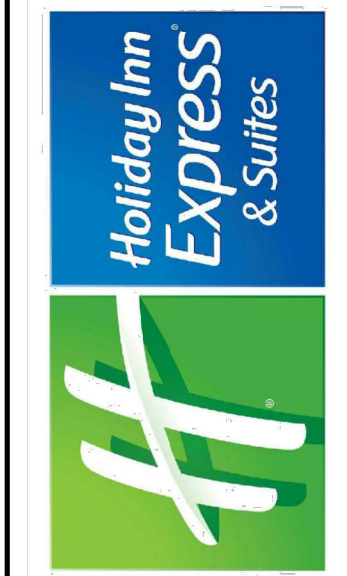
**GENERAL NOTES**

- ALTHOUGH DRAWINGS ARE PREPARED TO SCALE, THE ACCURACY OF THE DRAWINGS CANNOT BE GUARANTEED. DIMENSIONS SHOWN ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER DIMENSIONS INDICATED ON THE PRINTED DIMENSIONED PLANS.
- ALL DIMENSIONS SHOW OPENING SIZES AND FINISH TO FACE UNLESS OTHERWISE NOTED.
- GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO CONSTRUCTION. THEIR ATTENTION PRIOR TO CONSTRUCTION.

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Planners  
Consultants  
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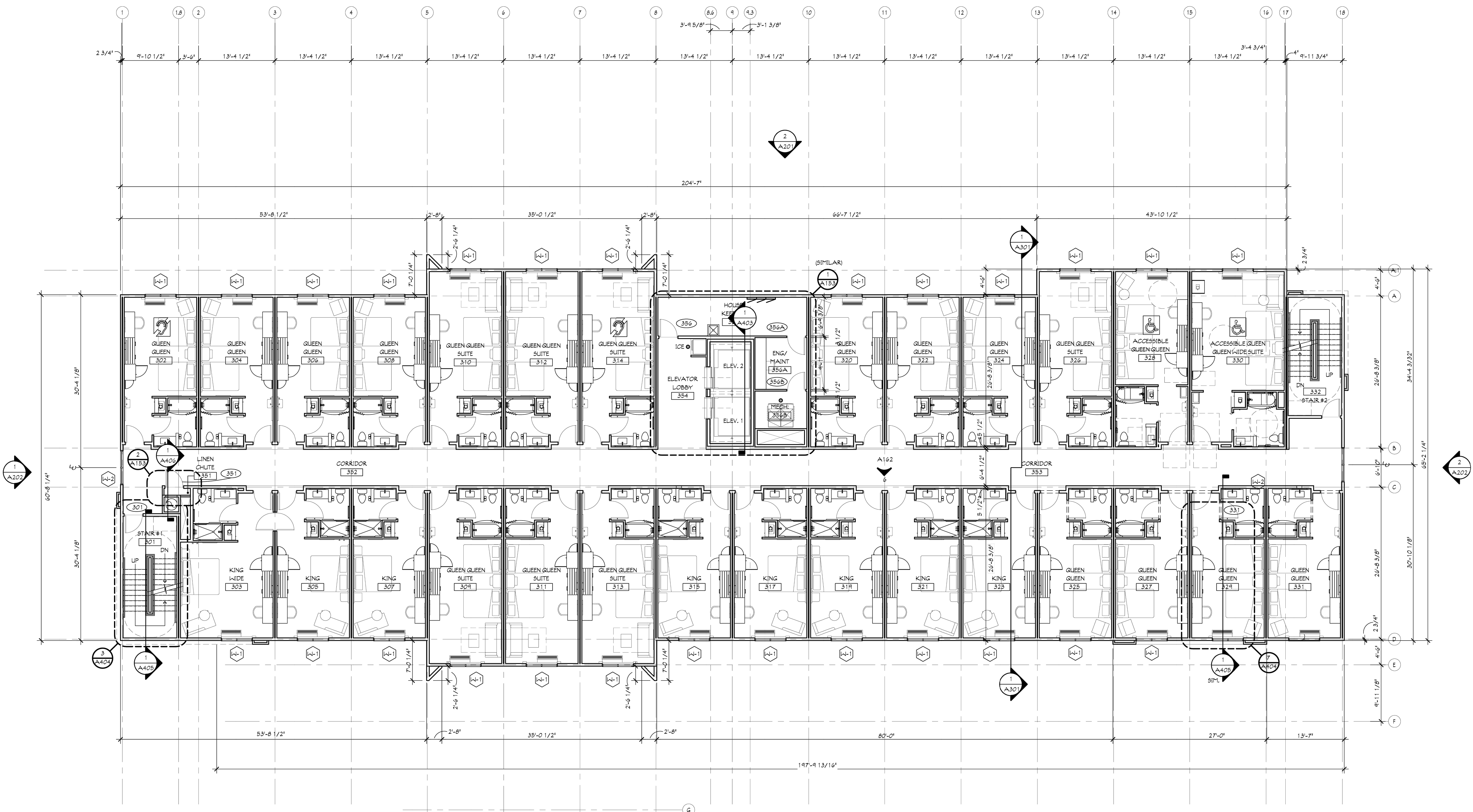
YPSILANTI, MI

REVISIONS:

NO.	DATE	DESCRIPTION

DATE: 2-24-24  
JOB NO.: MAS-23-1119  
NAME:  
SECOND FLOOR PLAN

SHEET:  
**A102**



1 THIRD FLOOR PLAN  
SCALE: 1/8" = 1'-0"

**GENERAL NOTES**  
 -ALTHOUGH DRAWINGS ARE PREPARED TO SCALE, THE ACCURACY OF THE DRAWINGS CANNOT BE GUARANTEED. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF REPRODUCTION. DIMENSIONS SHOULD BE DERIVED FROM DIMENSIONED PLANS.  
 -ALL DIMENSIONS SHOW OPENING SIZES AND SHALL BE FIELD RESPONSIBLE FOR ANY DIMENSIONAL VARIATIONS. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF REPRODUCTION. DIMENSIONS SHOULD BE DERIVED FROM DIMENSIONED PLANS.  
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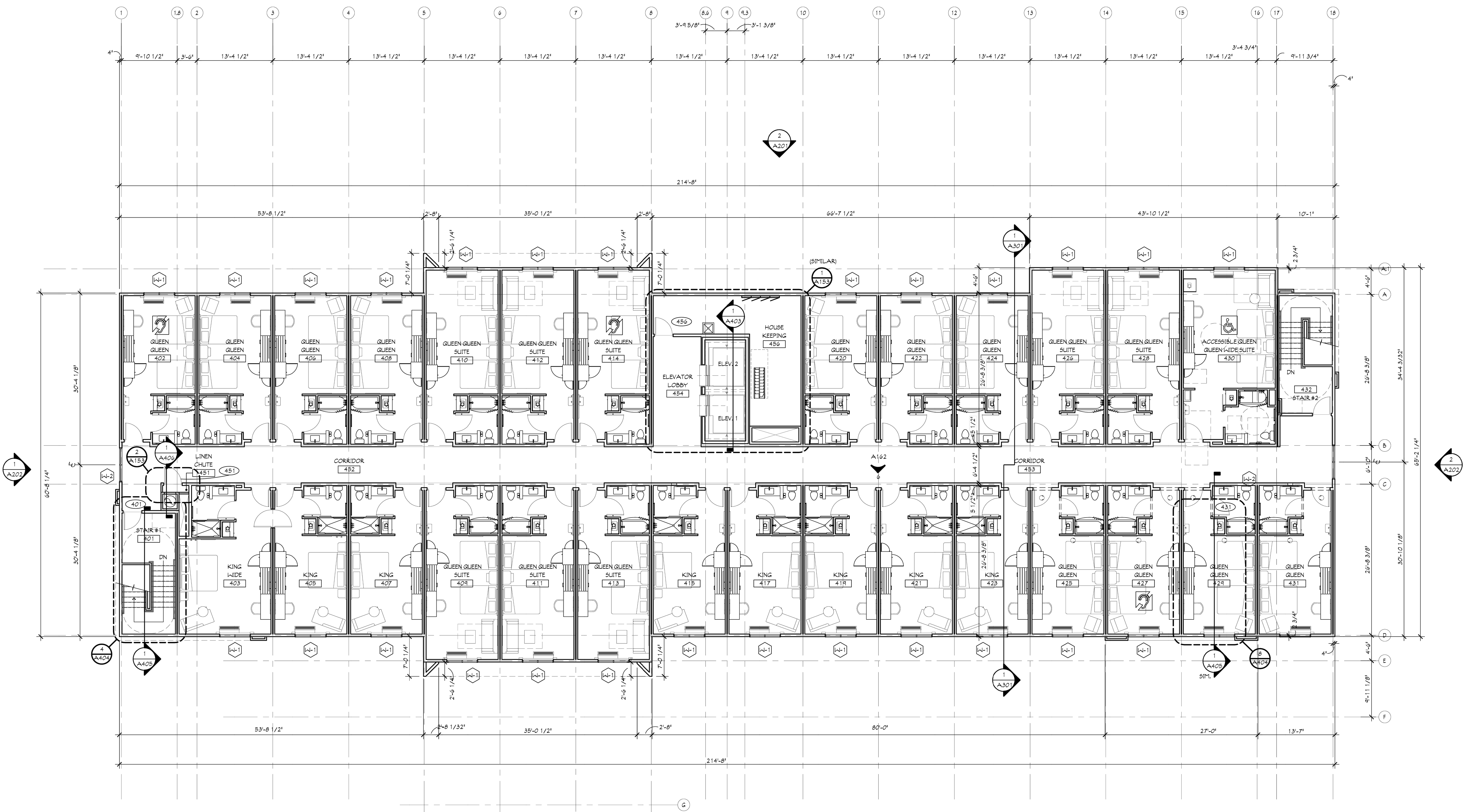
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REVISIONS:


DATE: 2-24-24  
 JOB NO.: MAS-23-1119  
 NAME:  
 THIRD FLOOR PLAN  
 SHEET:  
**A103**



1 FOURTH FLOOR PLAN  
SCALE: 1/8" = 1'-0"

**GENERAL NOTES**  
 -ALTHOUGH DRAWINGS ARE PREPARED TO SCALE, THE ACCURACY OF THE DRAWINGS CANNOT BE GUARANTEED. DIMENSIONS SHOWN ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER DIMENSIONS OF REPRODUCTION. DIMENSIONS SHOULD BE DERIVED FROM DIMENSIONED PLANS.  
 -ALL DIMENSIONS SHOW OPENING SIZES AND FINISH TO FACE UNLESS OTHERWISE NOTED. GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO CONSTRUCTION.

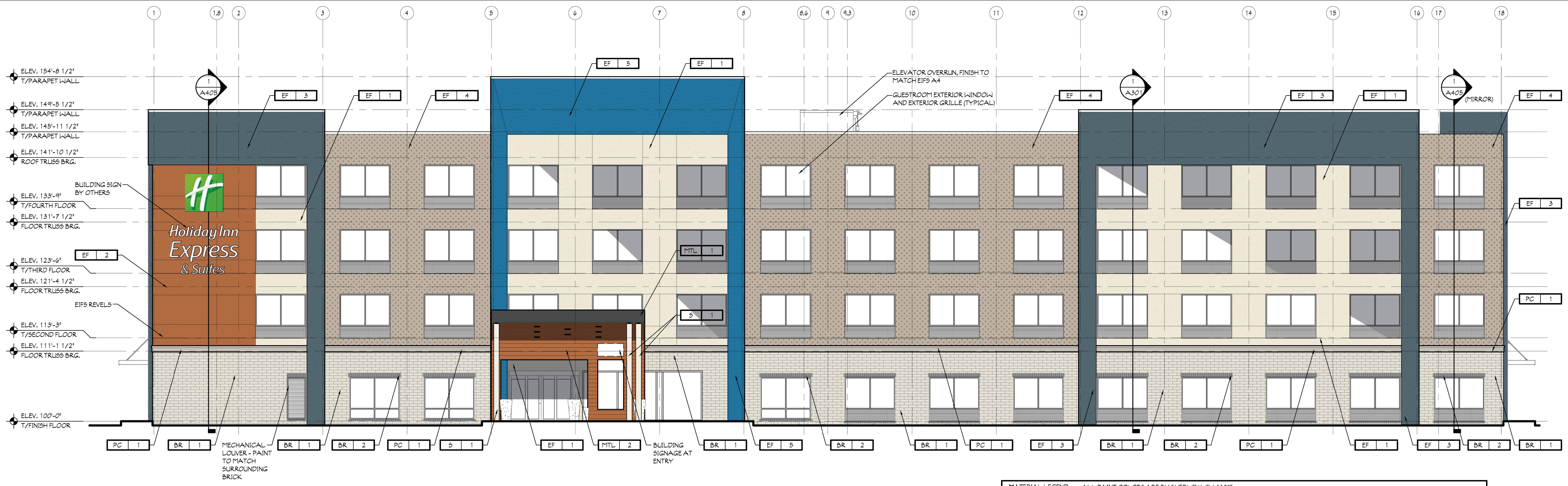
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REVISIONS:


DATE: 2-24-24  
 JOB NO.: MAS-23-1119  
 NAME:  
 FOURTH FLOOR PLAN  
 SHEET:  
**A104**



**NOTE:**  
ALL WINDOW AND DOOR FRAMES TO BE CLEAR ANODIZED ALUMINUM

**NOTE:**  
LITILITY BRICK ON FIRST FLOOR ONLY

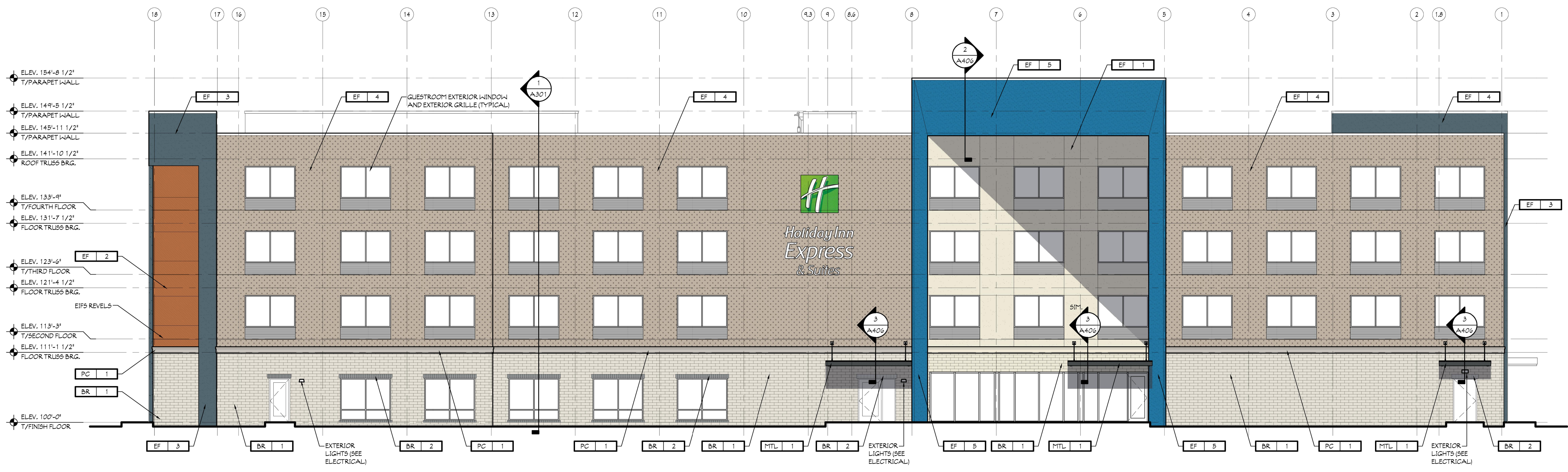
**NOTE:**  
ALL METAL COPING, SCUPPERS, AND MECHANICAL GRILLS AND/OR LOUVER TO MATCH ADJACENT EXTERIOR FINISH

**NOTE:**  
HALLMARK LIGHT ARE PROVIDED BY OWNER AND INSTALLED BY CONTRACTOR

**1 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
EAST (FRONT) ELEVATION

**MATERIAL LEGEND** ALL PAINT COLORS ARE BY SHERWIN-WILLIAMS

EIFS-1: 5/47563 RESTFUL WHITE	EIFS-4: 5/47037 BALANCED BEIGE	MTL-1: COLOR SKU #AB059 GRAPHITE MICA	(BR-1) BRICK-1: 5/4 7036 'ACCESSIBLE BEIGE'
EIFS-2: 5/46355 TRUEPENNY	EIFS-5: 5/46803 DANUBE	MTL-2: LUXLAP V-GROOVE 6" PANELS WOODGRAINS - CEDAR	(BR-2) BRICK-2: 5/4 9162 AFRICAN GRAY
EIFS-3: 5/49141 WATERLOO	S-1: 5/47866 WESTHIGHLAND WHITE		PC-1: PRECAST CONCRETE LEDGE: 5/4 7036 'ACCESSIBLE BEIGE'



**2 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
WEST (REAR) ELEVATION

**GENERAL NOTES**

ALL DIMENSIONS UNLESS OTHERWISE NOTED ARE IN FEET AND INCHES. DIMENSIONS SHALL BE DEVELOPED FROM DIMENSIONED PLANS.

ALL DISTRIBUTIONS, ROUGH OPENING SIZES, AND FINISHES SHALL BE AS SHOWN ON THE GENERAL CONTRACTOR, FISCAL, L. T. WALKER, INC. DRAWINGS. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DISCREPANCIES BETWEEN THESE DRAWINGS AND THE GENERAL CONTRACTOR'S DRAWINGS. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES. THE ARCHITECT'S OFFICE SHALL NOT BE RESPONSIBLE FOR OBTAINING PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.

\* Architects  
\* Planners  
\* Construction Mgmt  
\* Rule 5 and MS4 Filing  
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FAX: (574) 537-0808

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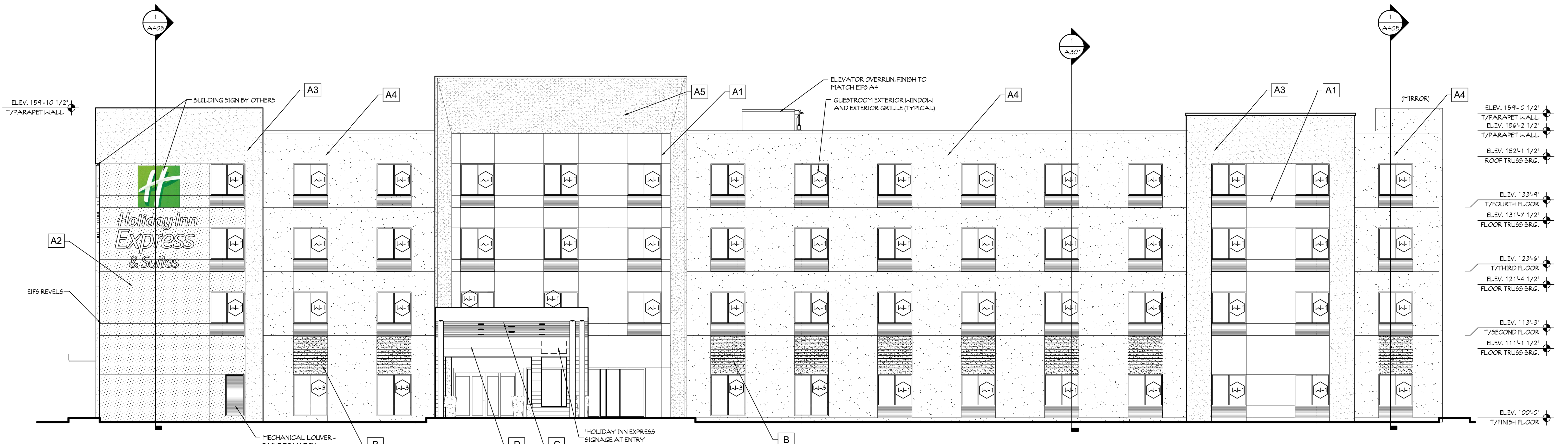
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YPSILANTI, MI

REVISIONS:  
#1 7-5-23

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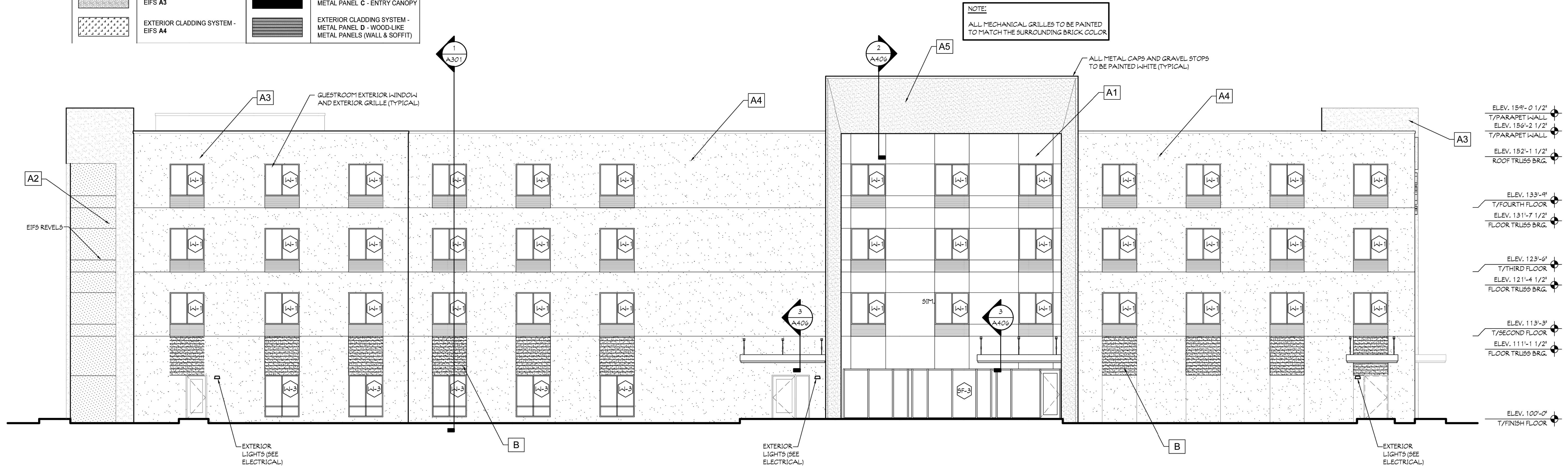
DATE: 07-08-24  
JOB NO.: MAS-23-119  
NAME: EXTERIOR ELEVATIONS  
SHEET: **A201**



EXTERIOR MATERIALS	
SYMBOL	DESCRIPTION
	EXTERIOR CLADDING SYSTEM - EIFS A1
	EXTERIOR CLADDING SYSTEM - EIFS A2
	EXTERIOR CLADDING SYSTEM - EIFS A3
	EXTERIOR CLADDING SYSTEM - EIFS A4
	EXTERIOR CLADDING SYSTEM - EIFS A5
	EXTERIOR CLADDING SYSTEM - EIFS B - REVELS AT 6" OC
	EXTERIOR CLADDING SYSTEM - METAL PANEL C - ENTRY CANOPY
	EXTERIOR CLADDING SYSTEM - METAL PANEL D - WOOD-LIKE METAL PANELS (WALL & SOFFIT)

NOTE: PRIMARY EXTERIOR MATERIALS SHALL BE THE COOL COLOR SCHEME. ALTERNATE WARM COLOR SCHEME IS OPTIONAL. ARCHITECT ON RECORD SHALL SELECT COLOR SCHEME APPROPRIATE FOR THE REGION OF CONSTRUCTION AND/OR MEET LOCAL JURISDICTION REQUIREMENTS. SEE 00.00 FOR FULL EXTERIOR MATERIALS LIST.

**1 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
NORTH (FRONT) ELEVATION



**2 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
SOUTH (REAR) ELEVATION

**GENERAL NOTES**  
 \* ARCHITECTS  
 \* PLANNERS  
 \* CONSULTANTS  
 \* CONTRACTORS  
 \* Rule 5 and MSA Filing  
 \* PHONE (574) 537-8500  
 \* FAX (574) 537-0808  
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MAULST ARCHITECTURAL SERVICES DIVISION OF L.E.M., INC.  
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REVISIONS:  
#1 7-5-23

DATE: 2-24-24

JOB NO.: MAS-23-119

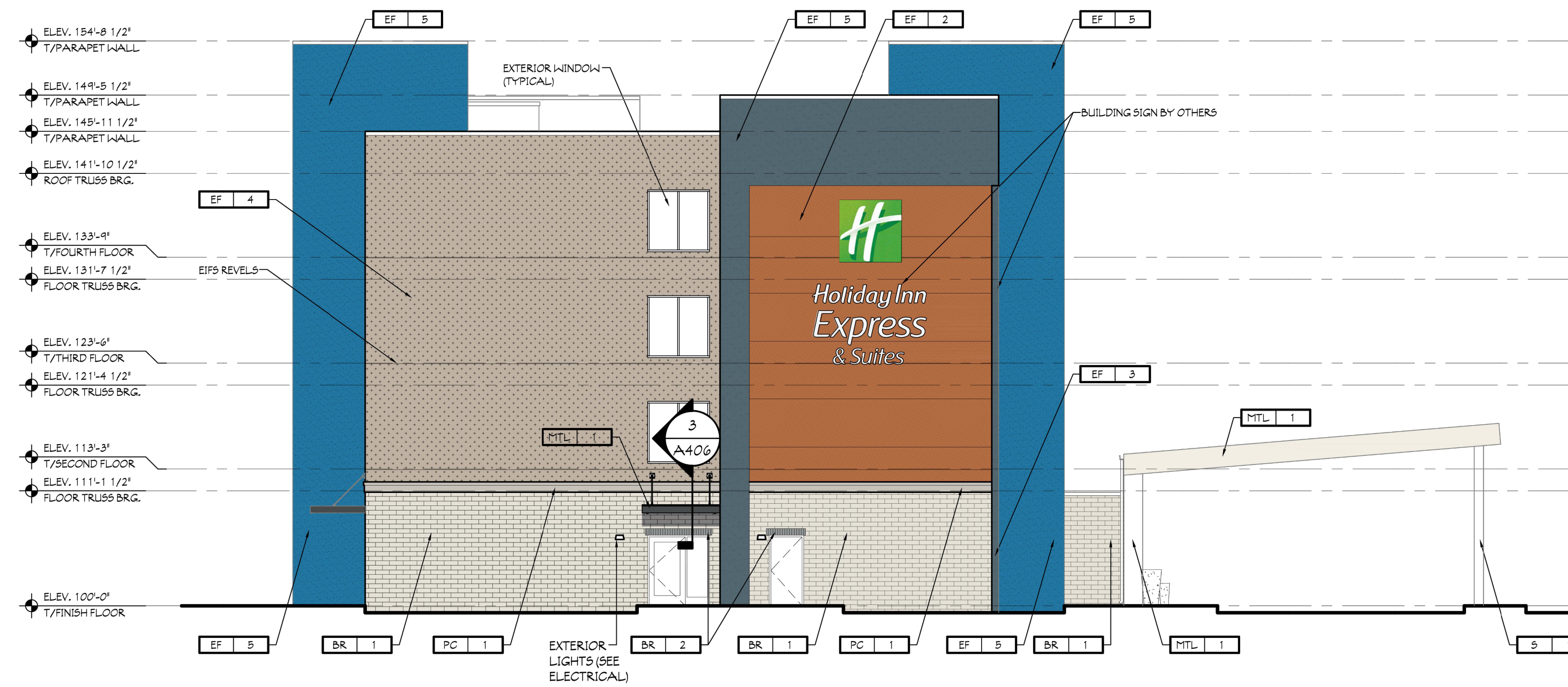
NAME:

EXTERIOR ELEVATIONS

SHEET:

**A201**





**NOTE:**  
ALL WINDOW AND DOOR FRAMES TO BE CLEAR ANODIZED ALUMINUM

**NOTE:**  
UTILITY BRICK ON FIRST FLOOR ONLY

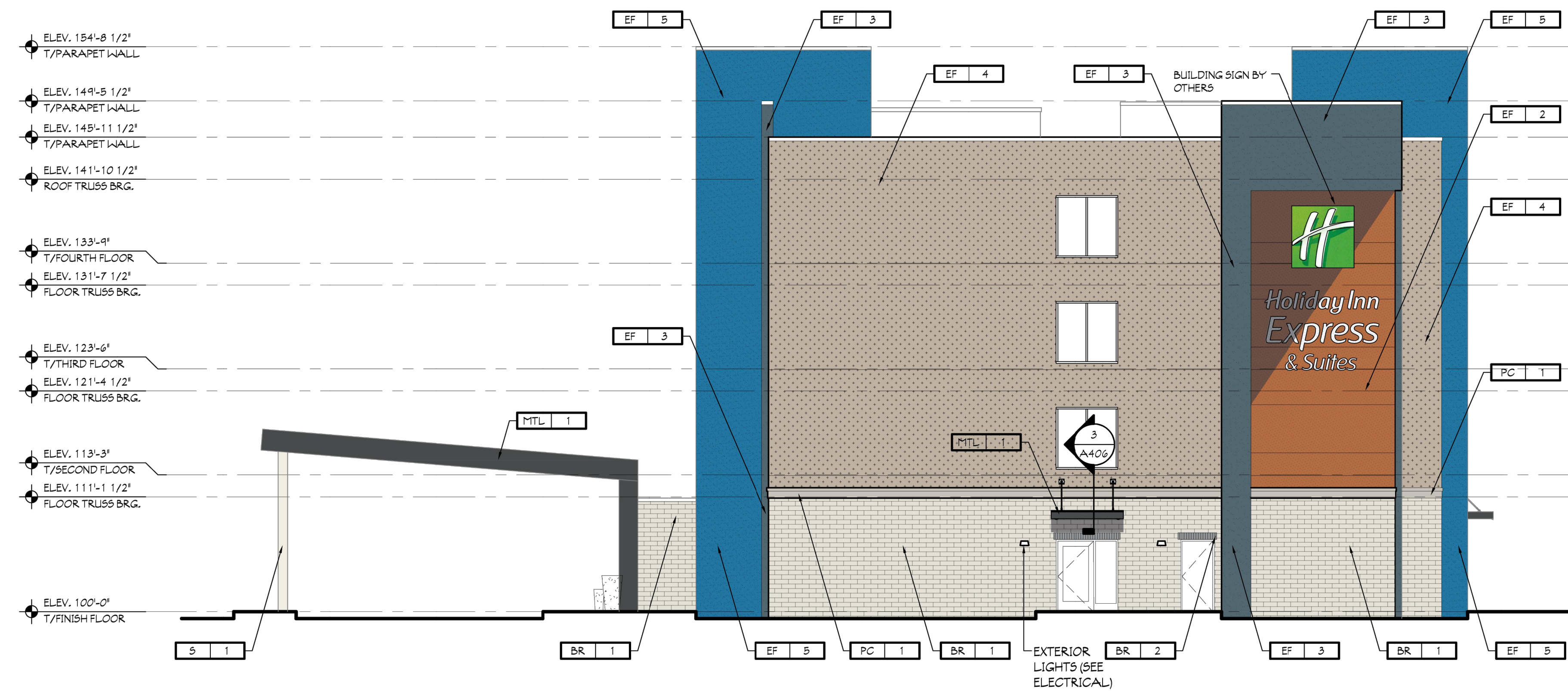
**NOTE:**  
ALL METAL COPING, SCUPPERS, AND MECHANICAL GRILLS AND/OR LOUVER TO MATCH ADJACENT EXTERIOR FINISH

**NOTE:**  
HALLMARK LIGHT ARE PROVIDED BY OWNER AND INSTALLED BY CONTRACTOR

**1 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
SOUTH (LEFT SIDE) ELEVATION

MATERIAL LEGEND ALL PAINT COLORS ARE BY SHERWIN-WILLIAMS®

EIFS-1: 5/4-7563 RESTFUL WHITE	EIFS-4: 5/4-7037 BALANCED BEIGE	MTL-1: COLOR SKU #AB059 GRAPHITE MICA	(BR-1) BRICK-1: 5/4-7036 'ACCESSIBLE BEIGE'
EIFS-2: 5/4-6355 TRUE PENNY	EIFS-5: 5/4-6803 DANUBE	MTL-2: LUXLAP V-GROOVE 6" PANELS WOODGRAINS - CEDAR	(BR-2) BRICK-2: 5/4-9162 AFRICAN GRAY
EIFS-3: 5/4-9141 WATERLOO	S-1: 5/4-7866 WESTHIGHLAND WHITE	PC-1: PRECAST CONCRETE LEDGE: 5/4-7036 'ACCESSIBLE BEIGE'	

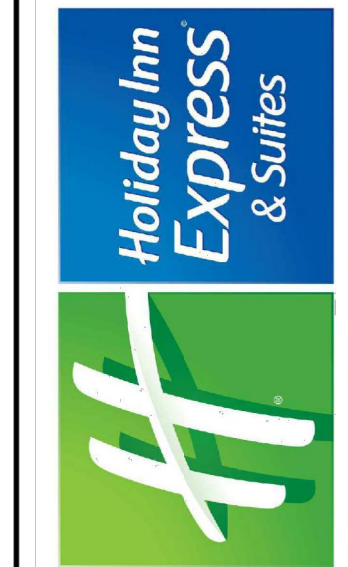


**2 EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"  
NORTH (RIGHT SIDE) ELEVATION

**GENERAL NOTES**

ALTHOUGH DRAWINGS ARE PREPARED TO SCALE, THE ACCURACY OF THE DRAWING CANNOT BE GUARANTEED. DIMENSIONS SHOWN SHALL BE USED FOR CONSTRUCTION. DIMENSIONS SHALL BE REVERSED FROM DIMENSIONED PLANS.  
ALL DIMENSIONS UNLESS OTHERWISE NOTED SHALL BE IN FEET AND INCHES. DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED.  
GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.  
THESE DRAWINGS ARE THE PROPERTY OF MAUIST ARCHITECTURAL SERVICES. NO PART OF THESE DRAWINGS SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF MAUIST ARCHITECTURAL SERVICES.

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YPSILANTI, MI

REVISIONS:

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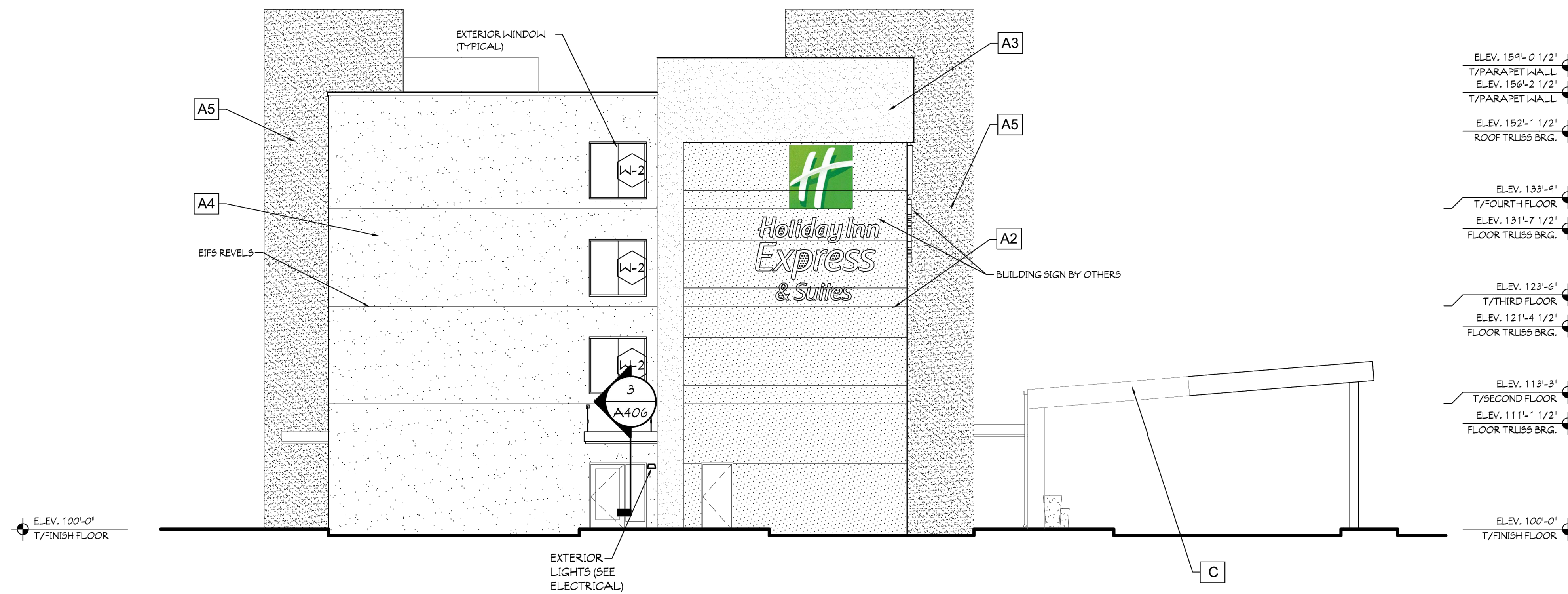
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JOB NO.: MAS-23-119

NAME: EXTERIOR ELEVATIONS

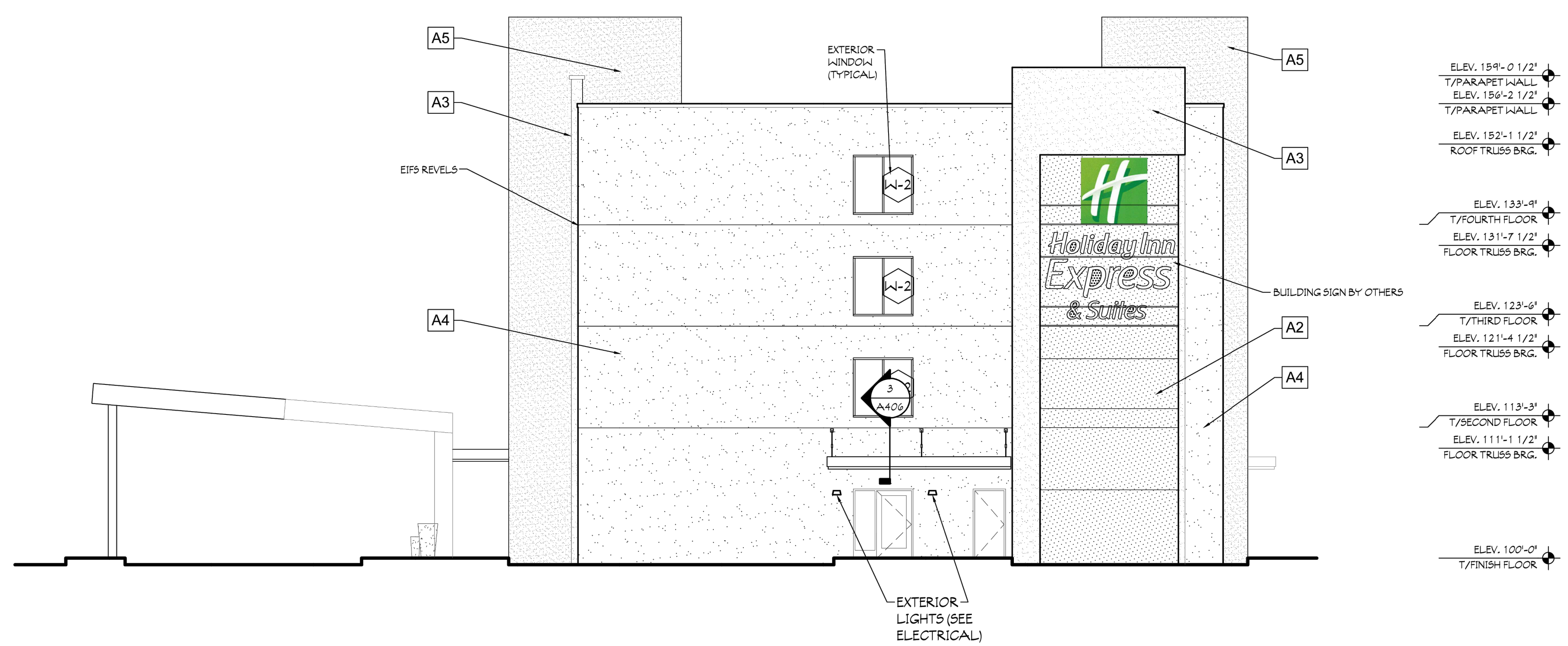
SHEET:

**A202**



1 EXTERIOR ELEVATION  
SCALE: 1/8" = 1'-0" (LEFT SIDE) ELEVATION

NOTE:  
ALL MECHANICAL GRILLES TO BE PAINTED TO MATCH THE SURROUNDING BRICK COLOR



2 EXTERIOR ELEVATION  
SCALE: 1/8" = 1'-0" (RIGHT SIDE) ELEVATION

EXTERIOR MATERIALS	
SYMBOL	DESCRIPTION
[Symbol: Dotted pattern]	EXTERIOR CLADDING SYSTEM - EIFS A1
[Symbol: Horizontal lines]	EXTERIOR CLADDING SYSTEM - EIFS A2
[Symbol: Vertical lines]	EXTERIOR CLADDING SYSTEM - EIFS A3
[Symbol: Diagonal lines]	EXTERIOR CLADDING SYSTEM - EIFS A4
[Symbol: Stippled pattern]	EXTERIOR CLADDING SYSTEM - EIFS A5
[Symbol: Horizontal lines with gaps]	EXTERIOR CLADDING SYSTEM - EIFS B - REVEALS AT 6" OC
[Symbol: Solid black]	EXTERIOR CLADDING SYSTEM - METAL PANEL C - ENTRY CANOPY
[Symbol: Horizontal lines with gaps]	EXTERIOR CLADDING SYSTEM - METAL PANEL D - WOOD-LIKE METAL PANELS (WALL & SOFFIT)

NOTE: PRIMARY EXTERIOR MATERIALS SHALL BE THE COOL COLOR SCHEME. ALTERNATE WARM COLOR SCHEME IS OPTIONAL. ARCHITECT ON RECORD SHALL SELECT COLOR SCHEME APPROPRIATE FOR THE REGION OF CONSTRUCTION AND/OR MEET LOCAL JURISDICTION REQUIREMENTS. SEE 01.00 FOR FULL EXTERIOR MATERIALS LIST.

**GENERAL NOTES**

ALTHOUGH DRAWINGS ARE PREPARED TO SCALE, THE ACCURACY OF THE DRAWINGS CANNOT BE GUARANTEED. DIMENSIONS SHOWN ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER DIMENSIONS SHOWN ON THE GENERAL NOTES. ALL DIMENSIONS SHALL BE IN FEET AND INCHES UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED.

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\* Architects  
\* Planners  
\* Consultants  
\* Construction Management  
\* Rule 5 and MSB Filing



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YPSILANTI, MI

REVISIONS:

NO.	DESCRIPTION

DATE: 2-24-24

JOB NO.: MAS-23-1119

NAME:

EXTERIOR ELEVATIONS

SHEET:

A202