

PROPOSED LEGEND

- DETECTABLE WARNINGS
- B6.12 CURB & GUTTER (REGULAR)
- B6.12 CURB & GUTTER (DEPRESSED)
- B6.12 CURB & GUTTER (REVERSE PITCH)
- HEAVY DUTY HMA PAVEMENT
- IDOT PAVEMENT
- NORMAL DUTY HMA PAVEMENT
- PCC PAVEMENT
- PERMEABLE PAVERS
- PCC SIDEWALK
- CLASS D PATCH

SITE SUMMARY:

Surface Type	Area (Ac)
Impervious Area	6.75
Pervious Area	0.72
Green Roof Area	0.49
Permeable Pavement Area	0.30
Total	8.26

Surface Parking Summary:

Parking Stalls: 136 spaces
(Includes 7 ADA Stalls)

Bldg A Structured Parking Summary:

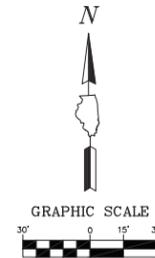
Parking Stalls: 487 spaces
(Includes 14 ADA Stalls)

Bldg B Structured Parking Summary:

Parking Stalls: 98 spaces
(Includes 4 ADA Stalls)

Grand Total Parking Summary:

Parking Stalls: 721 spaces
(Includes 25 ADA Stalls)



CALLISONRTKL
A DESIGN CONSULTANCY OF ARCADIS

CallisonRTKL Inc.
200 S. MICHIGAN AVE., SUITE 1800
CHICAGO, IL 60604
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Consultant

GHA GEWALT HAMILTON ASSOCIATES, INC.

625 Forest Edge Drive ■ Vernon Hills, IL 60061
Tel: 847.478.9700 ■ Fax: 847.478.9701

GHA JOB # 5432.000

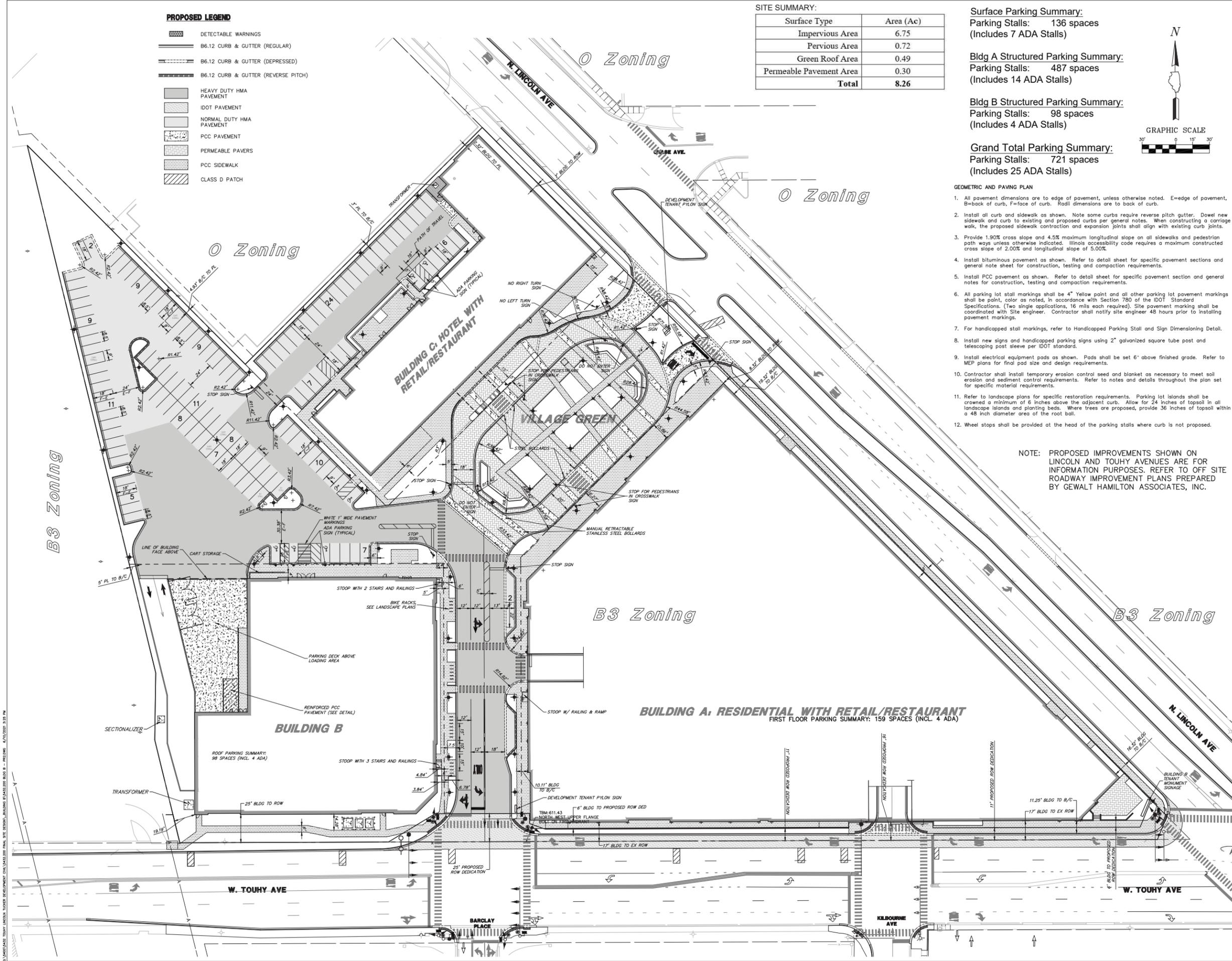
DISTRICT 1860

DISTRICT 1860

GEOMETRIC AND PAVING PLAN

- All pavement dimensions are to edge of pavement, unless otherwise noted. E=edge of pavement, B=back of curb, F=face of curb. Radii dimensions are to back of curb.
- Install all curb and sidewalk as shown. Note some curbs require reverse pitch gutter. Dowel new sidewalk and curb to existing and proposed curbs per general notes. When constructing a carriage walk, the proposed sidewalk contraction and expansion joints shall align with existing curb joints.
- Provide 1.90% cross slope and 4.5% maximum longitudinal slope on all sidewalks and pedestrian path ways unless otherwise indicated. Illinois accessibility code requires a maximum constructed cross slope of 2.00% and longitudinal slope of 5.00%.
- Install bituminous pavement as shown. Refer to detail sheet for specific pavement sections and general note sheet for construction, testing and compaction requirements.
- Install PCC pavement as shown. Refer to detail sheet for specific pavement section and general notes for construction, testing and compaction requirements.
- All parking lot stall markings shall be 4" Yellow paint and all other parking lot pavement markings shall be paint, color as noted, in accordance with Section 780 of the IDOT Standard Specifications. (Two single applications, 16 mls each required). Site pavement marking shall be coordinated with Site engineer. Contractor shall notify site engineer 48 hours prior to installing pavement markings.
- For handicapped stall markings, refer to Handicapped Parking Stall and Sign Dimensioning Detail.
- Install new signs and handicapped parking signs using 2" galvanized square tube post and telescoping post sleeve per IDOT standard.
- Install electrical equipment pads as shown. Pads shall be set 6" above finished grade. Refer to MEP plans for final pad size and design requirements.
- Contractor shall install temporary erosion control seed and blanket as necessary to meet soil erosion and sediment control requirements. Refer to notes and details throughout the plan set for specific material requirements.
- Refer to landscape plans for specific restoration requirements. Parking lot islands shall be crowned a minimum of 6 inches above the adjacent curb. Allow for 24 inches of topsoil in all landscape islands and planting beds. Where trees are proposed, provide 36 inches of topsoil within a 48 inch diameter area of the root ball.
- Wheel stops shall be provided at the head of the parking stalls where curb is not proposed.

NOTE: PROPOSED IMPROVEMENTS SHOWN ON LINCOLN AND TOUHY AVENUES ARE FOR INFORMATION PURPOSES. REFER TO OFF SITE ROADWAY IMPROVEMENT PLANS PREPARED BY GEWALT HAMILTON ASSOCIATES, INC.



Client/Owner/Project Address
LINCOLN & TOUHY LLC
854 W. WASHINGTON BLVD., #405
CHICAGO, IL 60607

PROJECT ADDRESS
4520 W. TOUHY AVE.
LINCOLNWOOD, IL 60712

Issue Drawing Log

Date	Description
6-10-21	ISSUED FOR PERMIT/GMP
4-28-21	BUILDING B REVISED LAYOUT
7-13-20	PER MNRD
4-27-20	PER MNRD
3-12-20	PER VILLAGE, MNRD, & IDOT
3-4-20	ISSUED FOR PERMIT/GMP
2-14-20	PER MNRD REVIEW COMMENTS
12-10-19	PER VILLAGE REVIEW COMMENTS
10-25-19	FINAL PUD RESUBMISSION
9-30-19	FINAL PUD SUBMITTAL
6-21-19	ISSUED FOR SCHEMATIC DESIGN

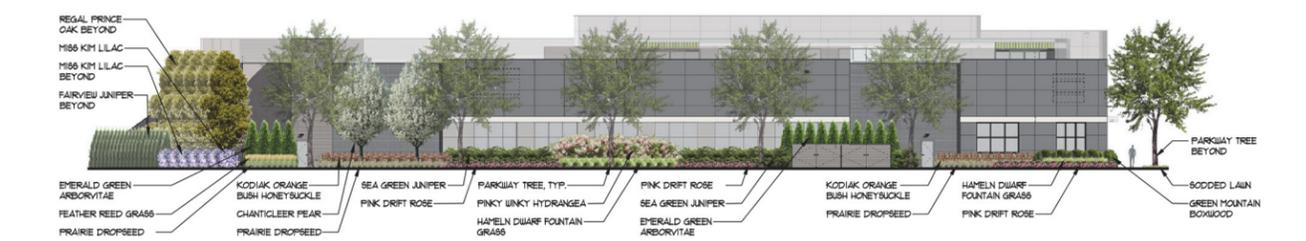
Seal

Sheet Identification
**SITE PLAN/
GEOMETRIC
PLAN**

C-3

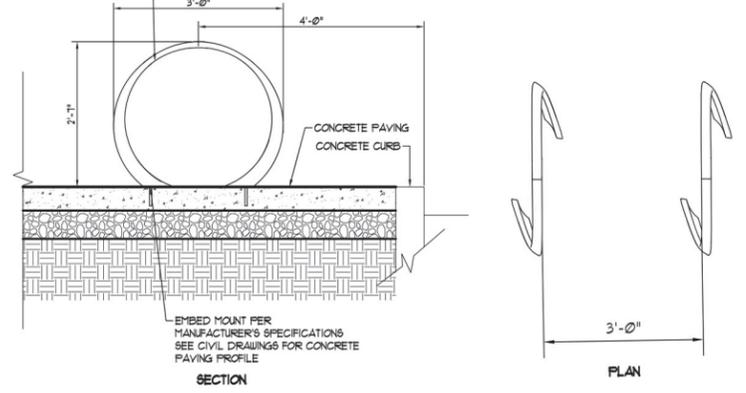


1 LANDSCAPE SITE PLAN
SCALE: 1"=20'

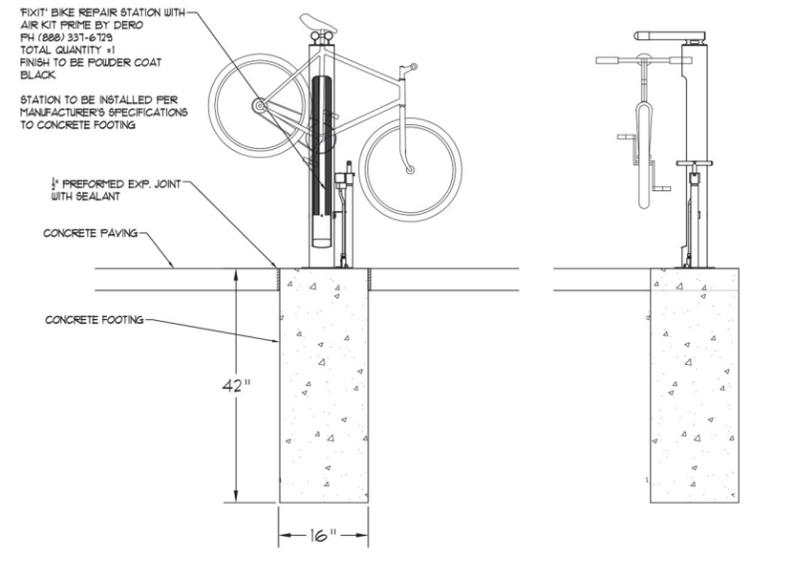


2 SOUTH ELEVATION
SCALE: 1"=20'

LOOP BIKE RACK BY LANDSCAPE FORMS (800) 430-6206
TOTAL QUANTITY +16
COLOR TO BE BLACK

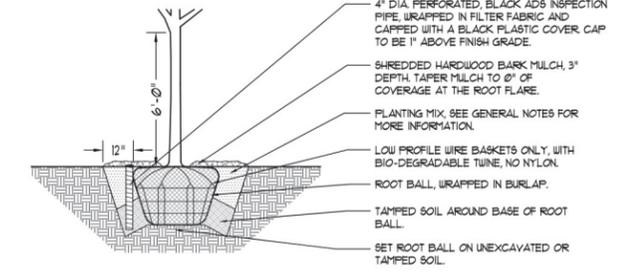


3 BIKE RACKS
SCALE: 1/4"=1'-0"



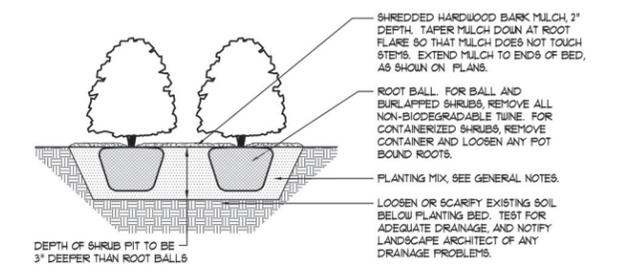
4 BIKE REPAIR STATION
NTS.

LOCATE ALL UNDERGROUND UTILITIES PRIOR TO DIGGING. TREE PIT WIDTH TO BE EXTENDED 12" AROUND THE ENTIRE ROOT BALL AS SHOWN IN THE DETAIL BELOW. TEST TREE PIT FOR DRAINAGE PRIOR TO INSTALLING TREE. PRUNE OFF ALL DEAD, BROKEN OR SCARRED BRANCHES, AND SHAPE PRUNE AS DIRECTED BY THE LANDSCAPE ARCHITECT. FOR TREES UP TO 4" CALIPER OR 12' HEIGHT, REMOVE APPROXIMATELY 5% - 10% OF THE OVERALL BRANCHING. FOR TREES OVER 4" CALIPER OR 12' HEIGHT, REMOVE APPROXIMATELY 15% - 20% OF THE OVERALL BRANCHING. LOCATE ROOT FLARE IN ROOT BALL AND SET TREE HEIGHT SO THAT ROOT FLARE IS FLUSH WITH FINISH GRADE. WATER IN THE PLANTING MIX THOROUGHLY, WHILE KEEPING THE TREE PLUMB. STRAIGHTEN TREE IF SETTLING OCCURS. CONTRACTOR TO UN-TIE AND REMOVE TWINE FROM AROUND ROOT FLARE OF TREE AT THE END OF THE WARRANTY PERIOD.



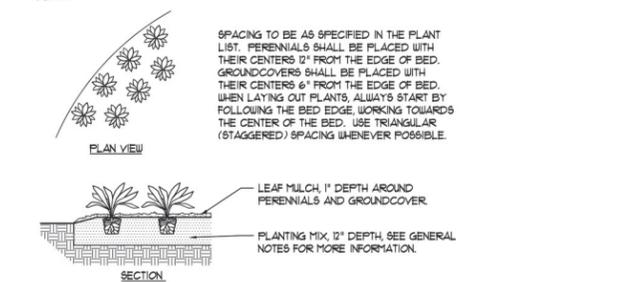
5 DECIDUOUS TREE PLANTING DETAIL
NOT TO SCALE

LOCATE ALL UNDERGROUND UTILITIES PRIOR TO PLANTING. SHRUBS BEDS ARE TO BE EXCAVATED AS A SINGLE SHRUB PIT. EXTEND SHRUB PIT WIDTH TO EDGES OF PLANT BED AS SHOWN ON THE LANDSCAPE PLAN. LOCATE ROOT FLARE IN ROOT BALL AND SET SHRUB HEIGHT SO THAT ROOT FLARE IS FLUSH WITH FINISH GRADE. REMOVE TWINE FROM ROOT FLARE. BACKFILL AND WATER IN THE PLANTING MIX THOROUGHLY, WHILE KEEPING THE SHRUB PLUMB. STRAIGHTEN SHRUB IF SETTLING OCCURS. PRUNE OFF ALL DEAD, BROKEN OR SCARRED BRANCHES, AND SHAPE PRUNE AS DIRECTED BY THE LANDSCAPE ARCHITECT. MULCH LIMITS FOR SHRUBS SHALL EXTEND TO ALL OUTER EDGES OF PLANTING BEDS. SEE LANDSCAPE PLAN FOR BED LAYOUTS.



6 SHRUB PLANTING DETAIL
NOT TO SCALE

LOCATE ALL UNDERGROUND UTILITIES PRIOR TO DIGGING. EXCAVATE ENTIRE PERENNIAL / GROUNDCOVER BED, AND BACKFILL WITH PLANTING MIX AS SPECIFIED. BED HEIGHT IS TO BE 2" ABOVE FINISH GRADE AND WELL DRAINED. MULCH LIMITS FOR PERENNIAL BEDS TO EXTEND TO ALL EDGES OF THE BEDS. SEE PLANS FOR BED LAYOUTS. SEE PLANT LIST FOR PLANT SPACING. GAPS BETWEEN PLANTS SHALL BE NO GREATER THAN THE SPECIFIED SPACING FOR THAT PARTICULAR PLANT.

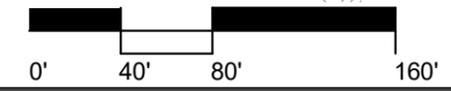
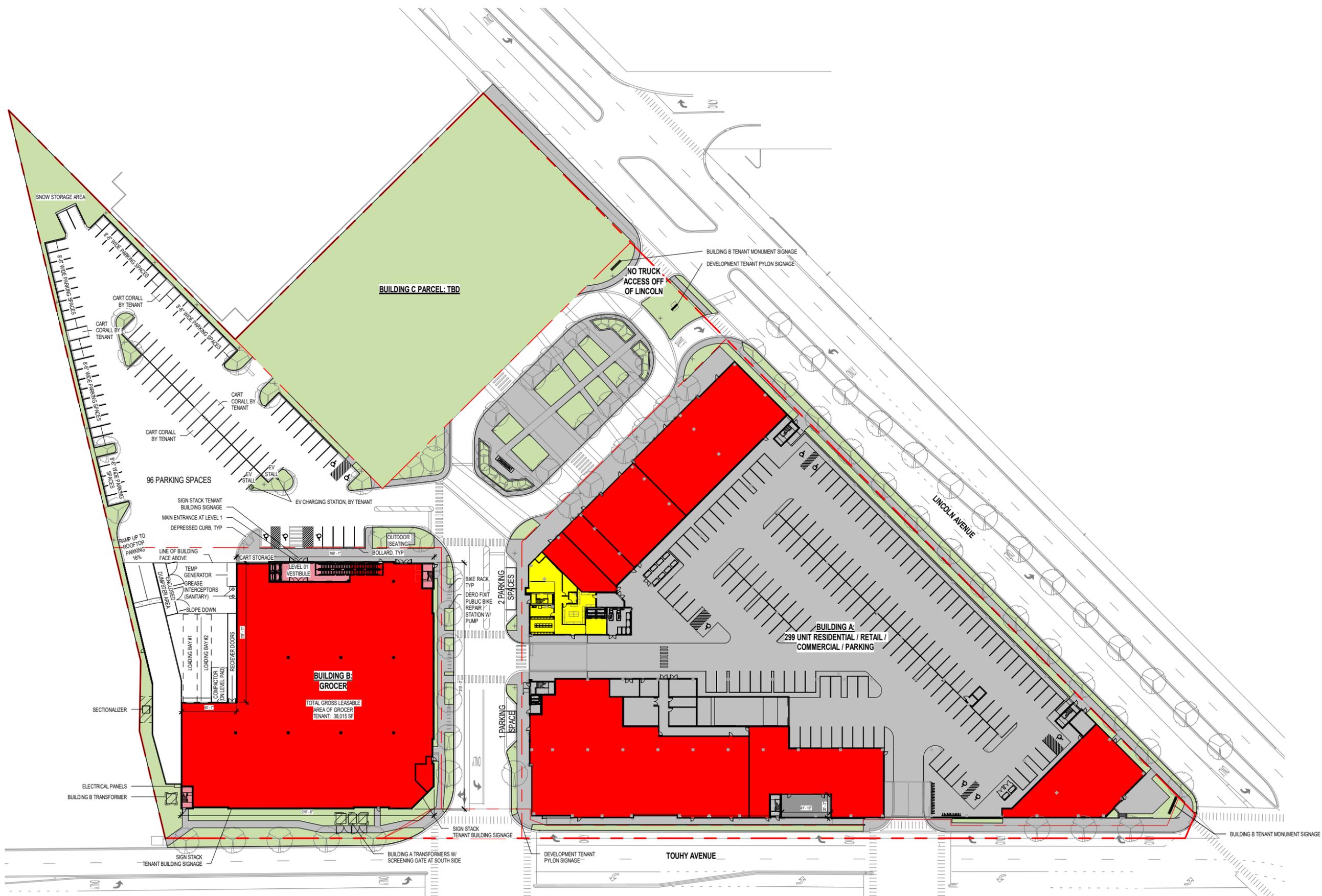


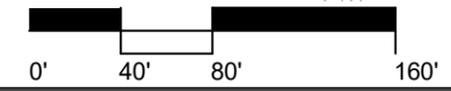
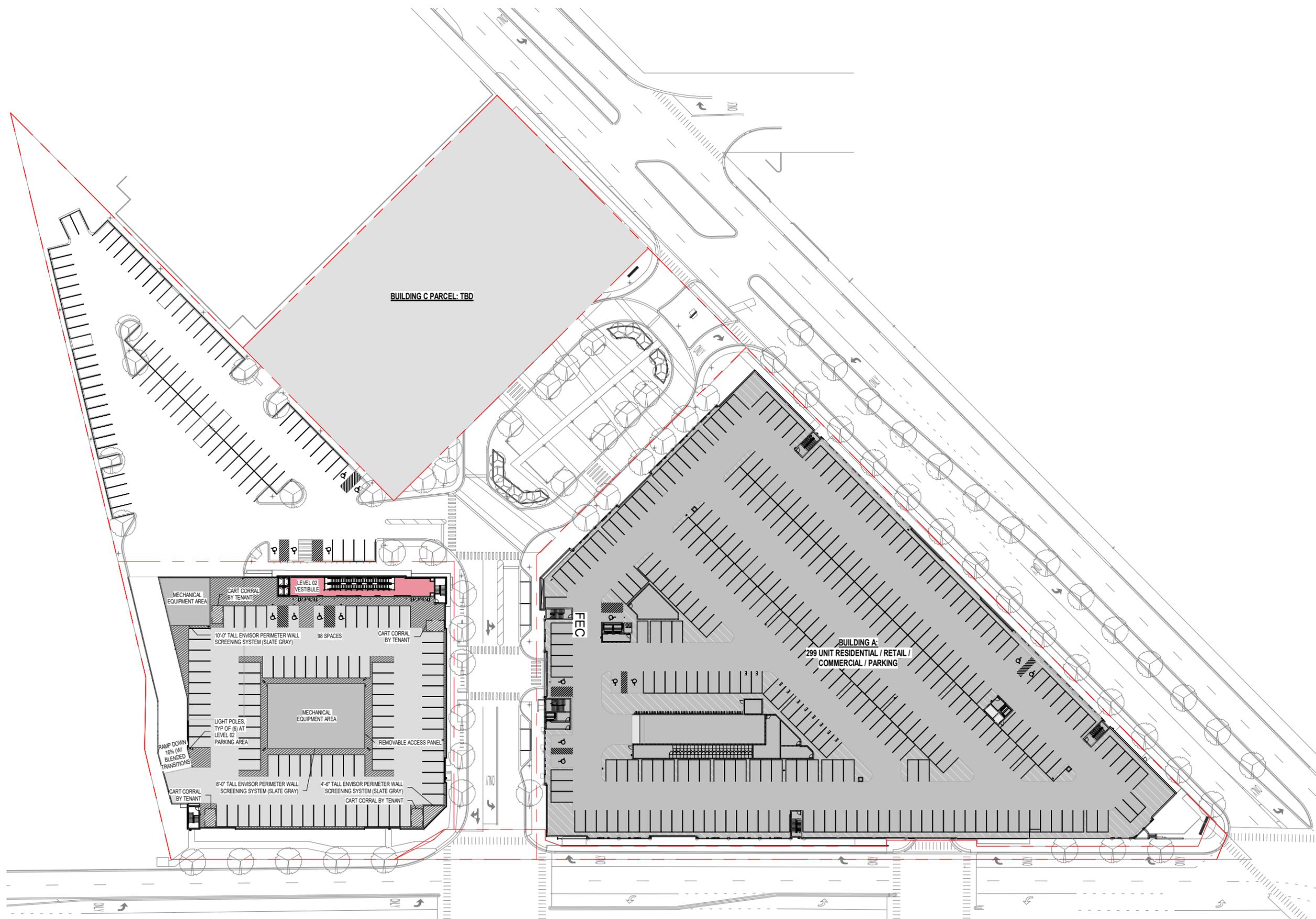
7 PERENNIAL AND GROUNDCOVER PLANTING DETAIL
NOT TO SCALE

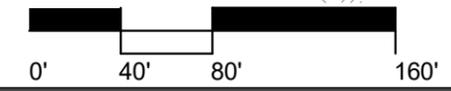
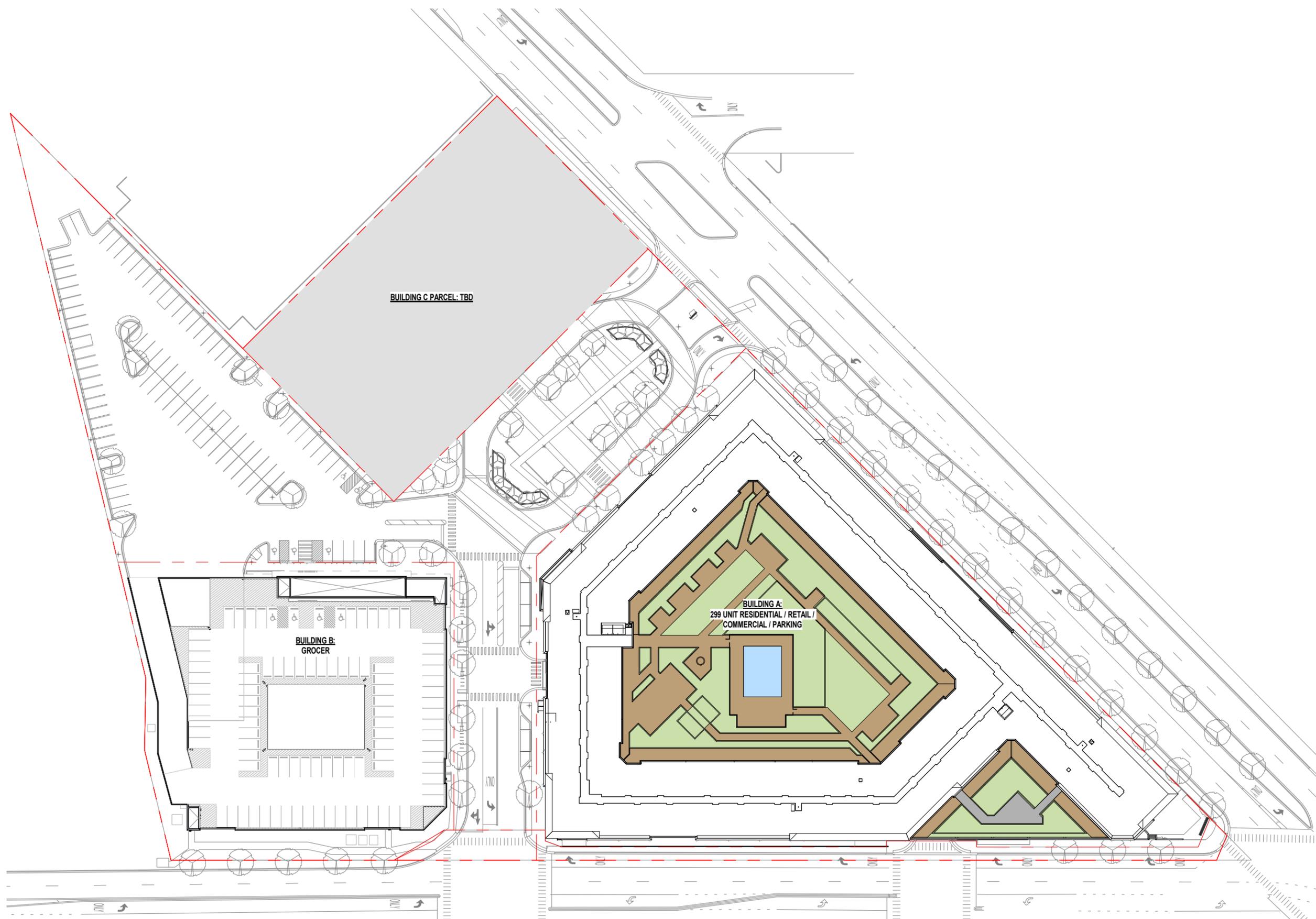
CODE	BOTANICAL NAME	COMMON NAME	INSTALLED SIZE	QUANTITY	NOTES
DECIDUOUS TREES - SHADE					
JF	ACER x FREEMANI 'AUTUMN FANTASY'	AUTUMN FANTASY MAPLE	3" CALIPER	6	BRANCHED UP 6'
GD	GYMNOCLADUS DIOCLUS 'ESPRESSO'	ESPRESSO KENTUCKY COFFEETREE	3" CALIPER	1	BRANCHED UP 6'
GT	GLEDTISIA TRIA INERMIS 'SKYLINE'	SKYLINE HONEYLOCUST	3" CALIPER	1	BRANCHED UP 6'
PA	PLATANUS x ACERIFOLIA 'EXCLAMATION'	EXCLAMATION LONDON PLANETREE	3" CALIPER	2	BRANCHED UP 6'
PC	PYUS CALLERYANA 'CHANTICLEER'	CHANTICLEER PEAR	3" CALIPER	2	BRANCHED UP 6'
QR	QUERCUS x WAREI 'REGAL PRINCE 'LONG'	REGAL PRINCE OAK	3" CALIPER	1	BRANCHED UP 6'
UP	ULMUS AMERICANA 'PRINCETON'	PRINCETON ELM	3" CALIPER	5	BRANCHED UP 6'
DECIDUOUS SHRUBS					
DO	DIERVILLA KODIAK ORANGE'	KODIAK ORANGE BUSH HONEYSUCKLE	24" HT X 24" W	64	SPACED AS SHOWN
DR	DIERVILLA KODIAK RED'	KODIAK RED BUSH HONEYSUCKLE	24" HT X 24" W	20	SPACED AS SHOWN
HP	HYDRANGEA PANICULATA 'PINKY WINKY'	PINKY WINKY HYDRANGEA	30" HT X 30" W	9	SPACED AS SHOWN
RM	ROSA 'MEUCOS'	PINK DRIFT GROUNDCOVER ROSE	3 GALLON	81	SPACED AS SHOWN
SP	SYRINGA PATULA 'MISS KIM'	MISS KIM LILAC	36" HT X 30" W	43	SPACED AS SHOWN
EVERGREEN SHRUBS					
EG	EBUXUS x 'GREEN MOUNTAIN'	GREEN MOUNTAIN BOXWOOD	36" HT X 24" W	56	SPACED AS SHOWN
BM	EBUXUS x 'GREEN GEM'	GREEN GEM BOXWOOD	18" HT X 18" W	40	SPACED AS SHOWN
JC	JUNIPERUS CHINENSIS 'SEA GREEN'	SEA GREEN JUNIPER	30" HT X 30" W	24	SPACED AS SHOWN
JF	JUNIPERUS CHINENSIS 'FAIRVIEW'	FAIRVIEW JUNIPER	6" HT X 24" W	21	SPACED AS SHOWN
TO	THUJA OCCIDENTALIS 'SMARAD'	EMERALD GREEN ARBORVITAE	8" HT X 24" W	14	SPACED AS SHOWN
ORNAMENTAL GRASSES					
CK	CALAMAGROSTIS 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	3 GALLON	18	SPACED AS SHOWN
HS	HIBISCUS 'STELLA D'ORO'	STELLA D'ORO DAYLILY	1 GALLON	21	SPACED AS SHOWN
LM	LIRIOPE MUSCARI 'BIG BLUE'	BIG BLUE LIRIOPE	1 GALLON	66	SPACED AS SHOWN
PH	PENISSETUM ALOPECUROIDES 'HAMELN'	HAMELN DWARF FOUNTAIN GRASS	1 GALLON	12	SPACED AS SHOWN
SH	SPOROBOLUS HETEROLEPIS 'TARA'	TARA PRAIRIE DROPSPEED	1 GALLON	12	SPACED AS SHOWN

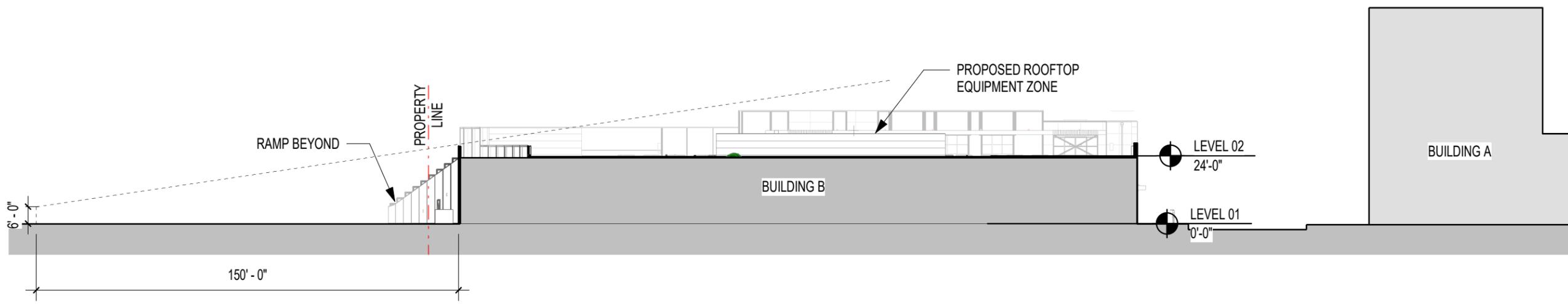
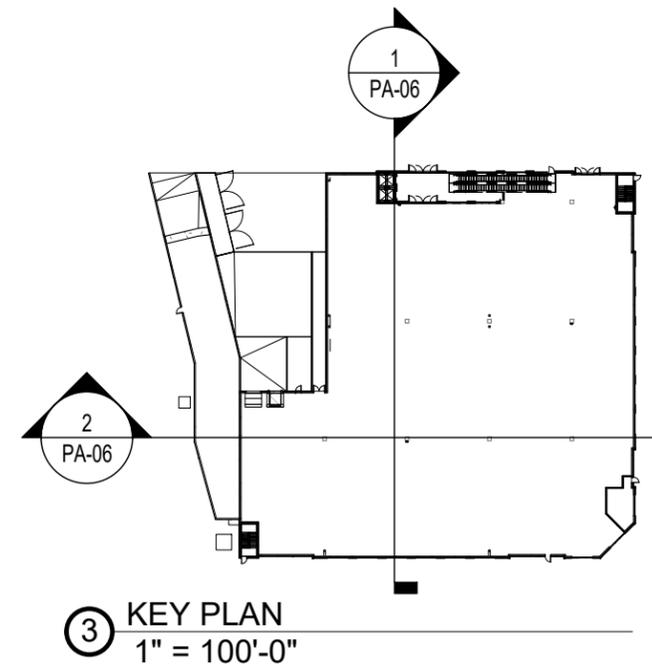
IRRIGATION NOTES:

- A PLASTIC, AUTOMATIC, TIMER-ACTIVATED IRRIGATION SYSTEM SHALL BE PROVIDED FOR ALL LANDSCAPE AREAS AT GROUND AND AMENITY LEVELS. SEPARATE ZONES TO BE PROVIDED FOR LAWN AND PLANTED BEDS.
- PROVIDE ROTARY AND MIST POP-UP SPRAYHEADS AS APPROPRIATE FOR THE PARTICULAR SIZE AND SHAPE OF LAWN AREAS, WITH 60% HEAD TO HEAD SPACING. THERE SHALL BE NO OVER SPRAY ON ROADS OR SIDEWALKS.
- PROVIDE RAINBIRD X60 SUBSURFACE DRIP IRRIGATION FOR ALL PLANT BEDS AND TREES IN PAVING OR TREE GRATES. DRIP IRRIGATION TO PROVIDE PROPER MOISTURE LEVEL FOR SPECIFIED PLANTS (SEE PLANS). A DRIP SYSTEM OPERATION INDICATOR SHALL BE PROVIDED FOR EACH ZONE.
- PROVIDE WATER CONNECTION, BACKFLOW PREVENTER AND IRRIGATION CONTROLLER INSIDE THE BUILDING.
- SIZE BOOSTER PUMP, IF REQUIRED, TO PROVIDE 50 GPM AND 40 PSI AT THE SPRINKLER HEADS.
- PROVIDE SLEEVING AS NECESSARY AND COORDINATE SLEEVE INSTALLATION WITH THE GENERAL CONTRACTOR TO ELIMINATE FUTURE DAMAGE TO INSTALLED PAVEMENT.
- ALL IRRIGATION EQUIPMENT SHALL BE BY RAINBIRD, OR APPROVED EQUAL.
- THE IRRIGATION CONTRACTOR SHALL SUBMIT SHOP DRAWINGS SHOWING THE DESIGN OF THE SYSTEM FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION. THE DRAWING SHOULD INDICATE THE WATER CONNECTION, BACKFLOW PREVENTER, INCLUDING SIZES, VALVES, INCLUDING SIZES, HEADS, INCLUDING LOCATIONS, TYPE AND INDICATION OF SPRAY RADIUS, DRIFTLINES, INCLUDING EMISSIONS, QUICK COUPLERS, THE AUTOMATIC RAIN SHUT-OFF AND THE PROPOSED ELECTRICAL CONNECTION. PROVIDE CATALOGUE CUTS FOR ALL EQUIPMENT.
- PROVIDE AN AUTOMATIC RAIN SHUT-OFF.
- PROVIDE A QUICK COUPLER IN OR ADJACENT TO EACH VALVE BOX, AND AT INTERVALS ALONG THE MAIN WITHIN 100' OF ALL NEW PLANTS, OR AS INDICATED ON THE PLANS.
- THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR BLOWING OUT THE SYSTEM BY AIR COMPRESSION IN THE FALL FOLLOWING INSTALLATION AND TURNING ON THE SYSTEM IN THE FOLLOWING SPRING.
- THE ENTIRE IRRIGATION SYSTEM SHALL BE GUARANTEED BY THE CONTRACTOR AS TO MATERIAL AND WORKMANSHIP INCLUDING SETTLING OF BACKFILLED AREAS BELOW GRADE FOR A PERIOD OF ONE YEAR FOLLOWING THE DATE OF FINAL ACCEPTANCE OF THE WORK.
- ALL WORK SHALL BE IN ACCORDANCE WITH LOCAL MUNICIPALITY STANDARDS, CODES AND ORDINANCES.

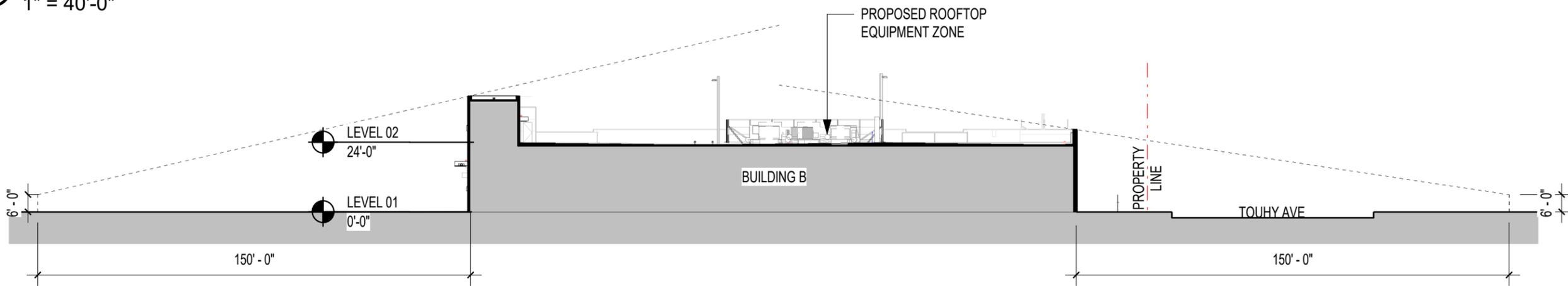








② SIGHT LINE SECTION - BUILDING B E/W
1" = 40'-0"



① SIGHT LINE SECTION - BUILDING B N/S
1" = 40'-0"

NOTE: VIEWS SHOWN ABOVE DEPICT INABILITY TO SEE ROOF TOP UNITS FROM POSITIONS ON OR OFF SITE; THEREFORE, ROOF TOP SCREENING NOT REQUIRED.

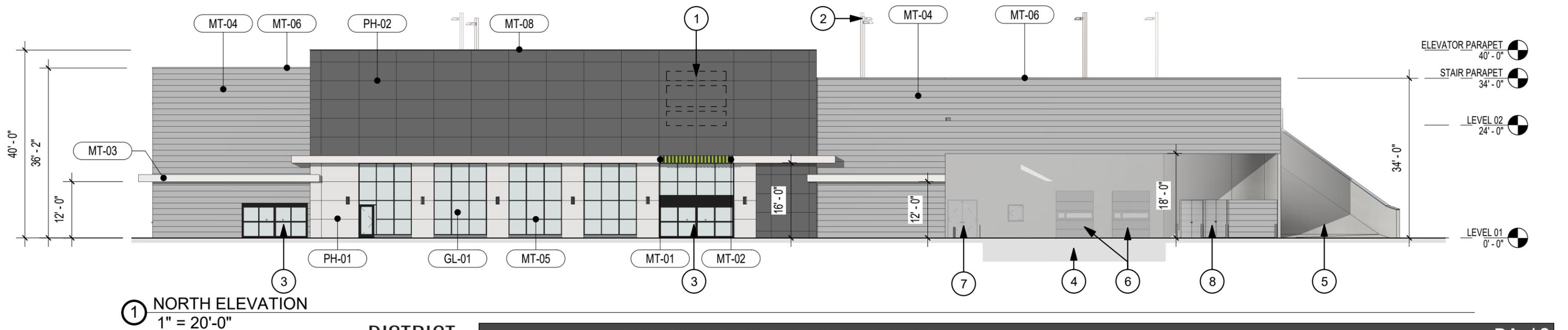
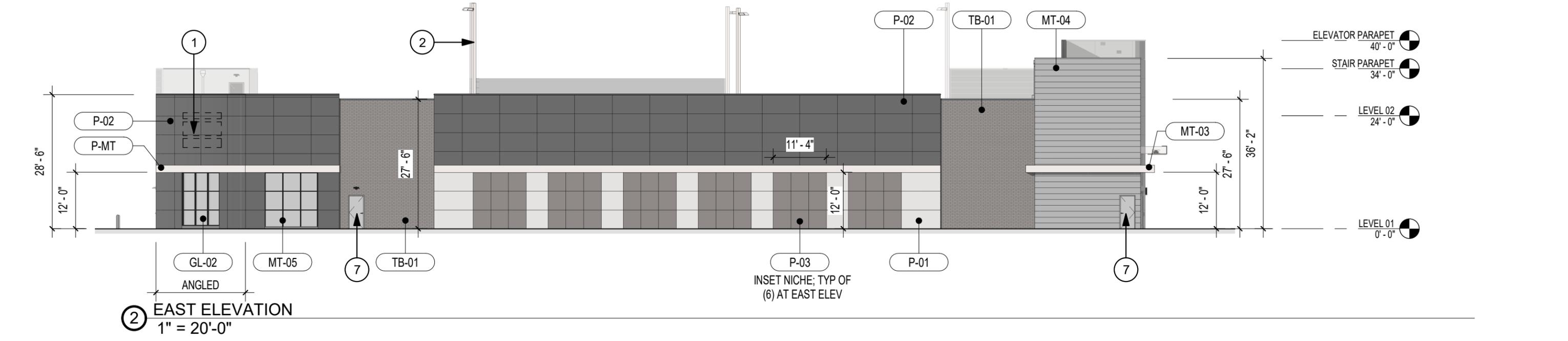
EXTERIOR MATERIALS	
MARK	DESCRIPTION

GL-01	STOREFRONT GLAZING (CLEAR)
GL-02	STOREFRONT GLAZING (OBSCURE)
MT-01	PREFINISHED METAL CANOPY (BLACK KYNAR)
MT-02	PREFINISHED METAL COPING (SHERWIN WILLIAMS ELECTRIC LIME GREEN 6921)
MT-03	PREFINISHED METAL CANOPY SYSTEM (BONE WHITE KYNAR)
MT-04	CORRUGATED METAL PANEL
MT-05	BLACK ANODIZED ALUMINUM STOREFRONT SYSTEM
MT-06	PARAPET COPING

EXTERIOR MATERIALS	
MARK	DESCRIPTION

P-01	PAINT TO MATCH PHENOLIC PANEL (COLOR 1) FASHION GREY 5619-CB
P-02	PAINT TO MATCH PHENOLIC PANEL (COLOR 2) GRAPHITE SPECTRUM 6726-AB
P-03	PAINT TO MATCH PHENOLIC PANEL (COLOR 3) TBD
P-11	PAINT (SHERWIN WILLIAMS SW 7661 REFLECTION)
P-MT	PAINT TO MATCH PREFINISHED METAL CANOPY SYSTEM (BONE WHITE KYNAR)
PC-01	PRECAST CONCRETE
PH-01	PHENOLIC PANEL (COLOR 2) GRAPHITE SPECTRUM 6726-AB
PH-02	PHENOLIC PANEL (COLOR 1) FASHION GREY 5619-CB
TB-01	THIN BRICK (ENDICOTT VELOUR SN4)

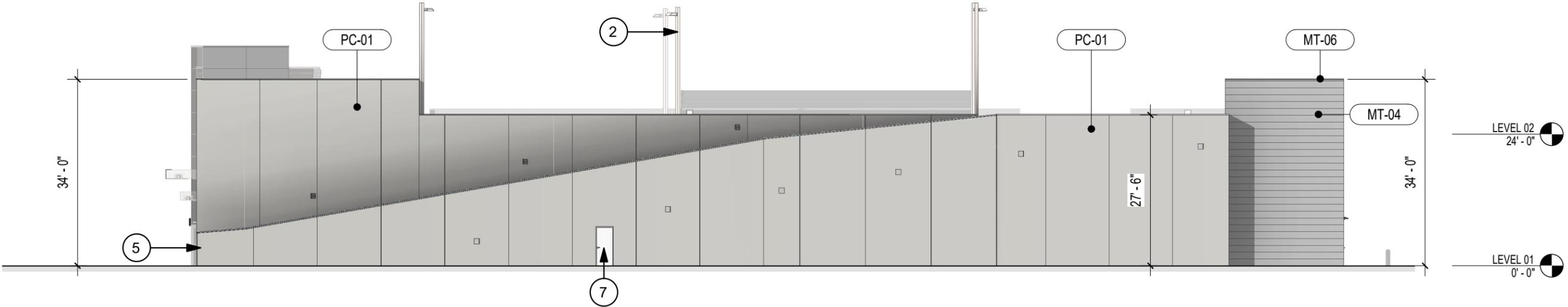
KEYNOTE LEGEND	
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1	ANCHOR TENANT SIGNAGE LOCATION. FINAL ANCHOR SIGNAGE TO BE REVIEWED & APPROVED UNDER SEPARATE SUBMITTAL
2	POLE MOUNTED LIGHT FIXTURE BEYOND
3	PEDESTRIAN ENTRY/EXIT
4	RECESSED LOADING DOCK
5	ROOFTOP PARKING RAMP
6	INSULATED OVERHEAD LOADING DOOR
7	HOLLOW METAL DOOR, PAINTED TO MATCH ADJACENT MATERIAL
8	TRASH ENCLOSURE
9	SCREENED TRANSFORMER LOCATION



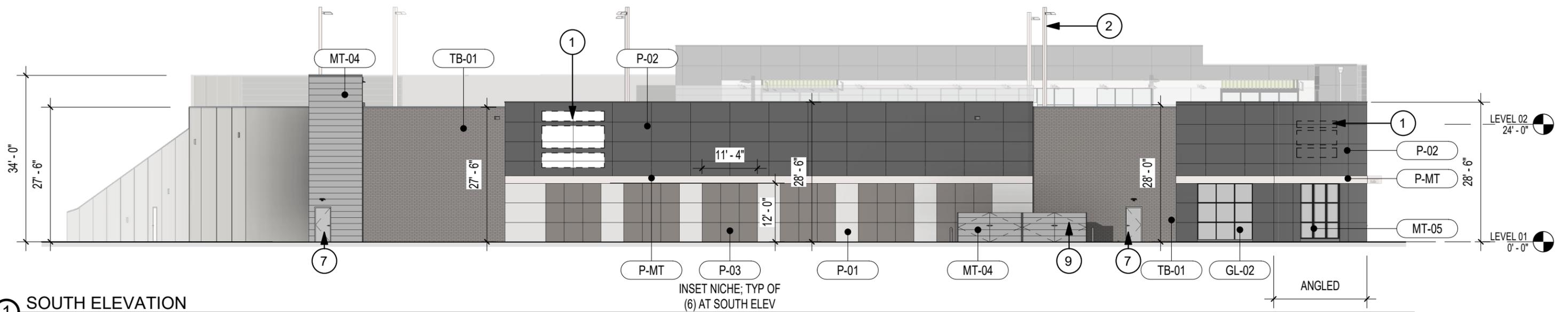
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② WEST ELEVATION
1" = 20'-0"



① SOUTH ELEVATION
1" = 20'-0"







CALLISONRTKL™

PHENOLIC PANEL & PAINTED PRECAST TO
MATCH PHENOLIC PANEL



PRECAST CONCRETE



THIN BRICK



CORRUGATED METAL PANEL

