

GENERAL LAYOUT NOTES

- BOUNDARY, TOPOGRAPHIC AND UTILITY SURVEY WAS PREPARED BY:
GANDEE HEYDINGER GROUP, 5676 STATE ROUTE 521, SUITE B,
DELAWARE OH 43015 PHONE: 740-224-0809
- ALL DIMENSIONS ARE TAKEN TO FACE OF CURB OR BUILDING WHERE APPLICABLE UNLESS OTHERWISE NOTED.
 - CONTRACTOR SHALL LAYOUT AND ADJUST AS REQUIRED FOR APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
 - CONTRACTOR SHALL VERIFY DIMENSIONS AND NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
 - BROOM FINISH ON CONCRETE SHALL BE PERPENDICULAR TO TRAFFIC FLOW.
 - USE DIMENSIONAL INFORMATION GIVEN. DO NOT SCALE DRAWINGS.
 - CONTRACTOR SHALL REFER QUESTIONS ON MATERIALS, FINISHES, LABOR, AND/OR PERFORMANCE STANDARDS NOT SPECIFIED HEREIN TO THE LANDSCAPE ARCHITECT.
 - THE LOCATION OF THE 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 OF ALL EXISTING UTILITIES PRIOR TO COMMENCING WORK AND AGREES 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.

GENERAL PLANTING NOTES:

- ALL PLANTS SHALL MEET OR EXCEED STANDARDS SET IN THE USA STANDARD FOR NURSERY STOCK.
- ALL PLANTING OPERATIONS SHALL ADHERE TO THE AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS.
- PLANT LOCATIONS AND BEDS SHALL BE LOCATED BY CONTRACTOR AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- PLANTING BEDS SHALL HAVE A MINIMUM 3" DEEP SHREDDED HARDWOOD BARK MULCH. MULCH HEDGES IN A CONTINUOUS BED.
- ALL PLANTING BEDS TO BE TILLED TO A MINIMUM DEPTH OF 12".
- ALL PLANTING BEDS TO BE FERTILIZED WITH 10-10-10 OR APPROVED EQUAL.
- SODDING / SEEDING BY LANDSCAPE CONTRACTOR.
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- ALL AREAS DISTURBED BY CONSTRUCTION ARE TO BE RESTORED, FINE GRADED AND SEEDED/ SODDED.
- ALL EXISTING PLANT MATERIAL SHOWN ON THIS PLAN IS TO BE PRESERVED UNLESS SPECIFICALLY NOTED OTHERWISE.

63 HIGH ST
IMPROVEMENTS

63 HIGHT ST, DUBLIN OH

PREPARED FOR

63 SOUTH HIGH LLC
13 CARRIAGE HILL COURT,
PULLMAN, WA 99163

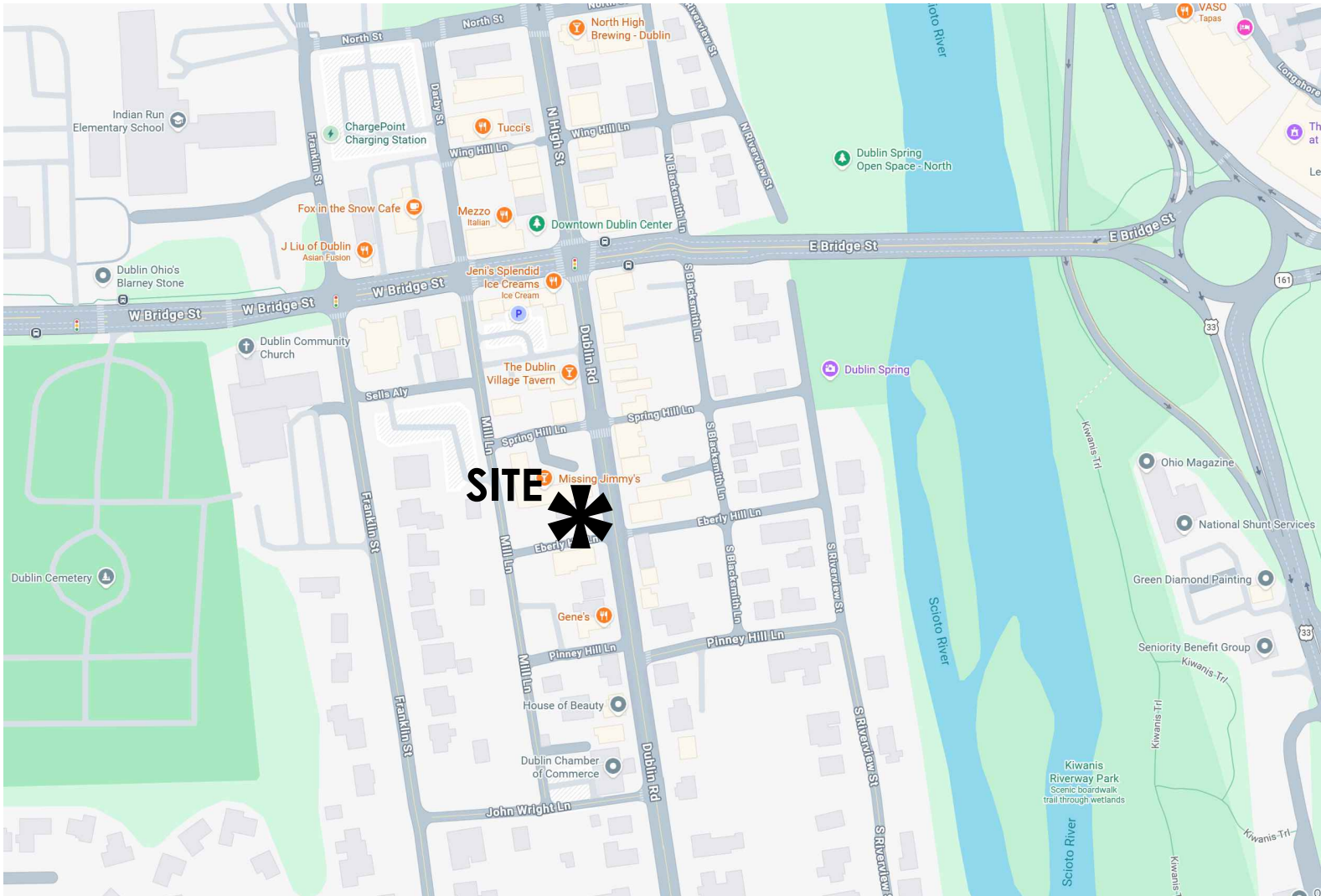
CONTACT: JONATHAN RICHARDS
509-592-5798

JONATHAN.J.RICHARDS@GMAIL.COM

SITE CONTEXT IMAGES



VICINITY MAP



PACKAGE CONTENTS

- COVER PROJECT CONTACT INFORMATION, VICINITY MAP & CONTEXT IMAGES
- L-1 EXISTING CONDITIONS PLAN
 - L-2 SITE IMPROVEMENT PLAN
 - L-3 LAYOUT AND MATERIALS PLAN
 - L-4 SITE GRADING PLAN
 - L-5 WATER IMPROVEMENT PLAN (TO BE FILED SEPARATELY)
 - L-6 LANDSCAPE PLAN
 - L-7 PARKING PLAN AND ADA ROUTE
 - SD-1 SITE DETAILS I
 - SD-2 SITE DETAILS II

PREPARED BY

Faris Planning & Design

LAND PLANNING

LANDSCAPE ARCHITECTURE

4876 Cemetery Road
p (614) 487-1964

Hilliard, OH 43026
www.farisplanninganddesign.com

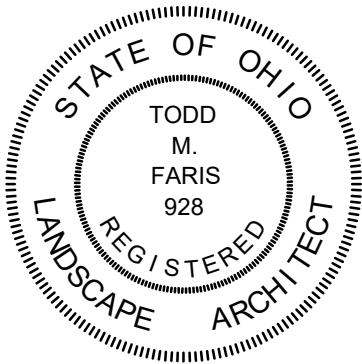
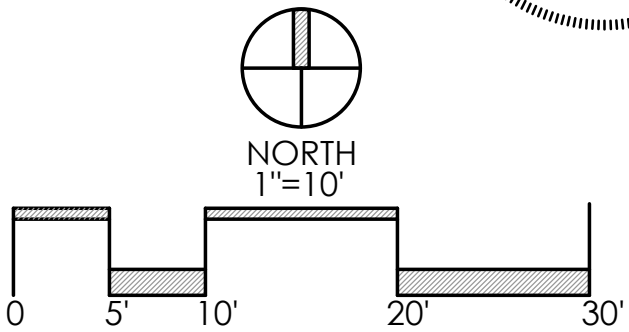
SUBMISSION DATE:
09/09/26

REVISIONS:



SITE DATA

TOTAL SITE ACREAGE	± 0.255 AC
CURRENT ZONING DISTRICT	HD-HS: HISTORIC SOUTH DISTRICT



REVISIONS	

**EXISTING
CONDITIONS PLAN**

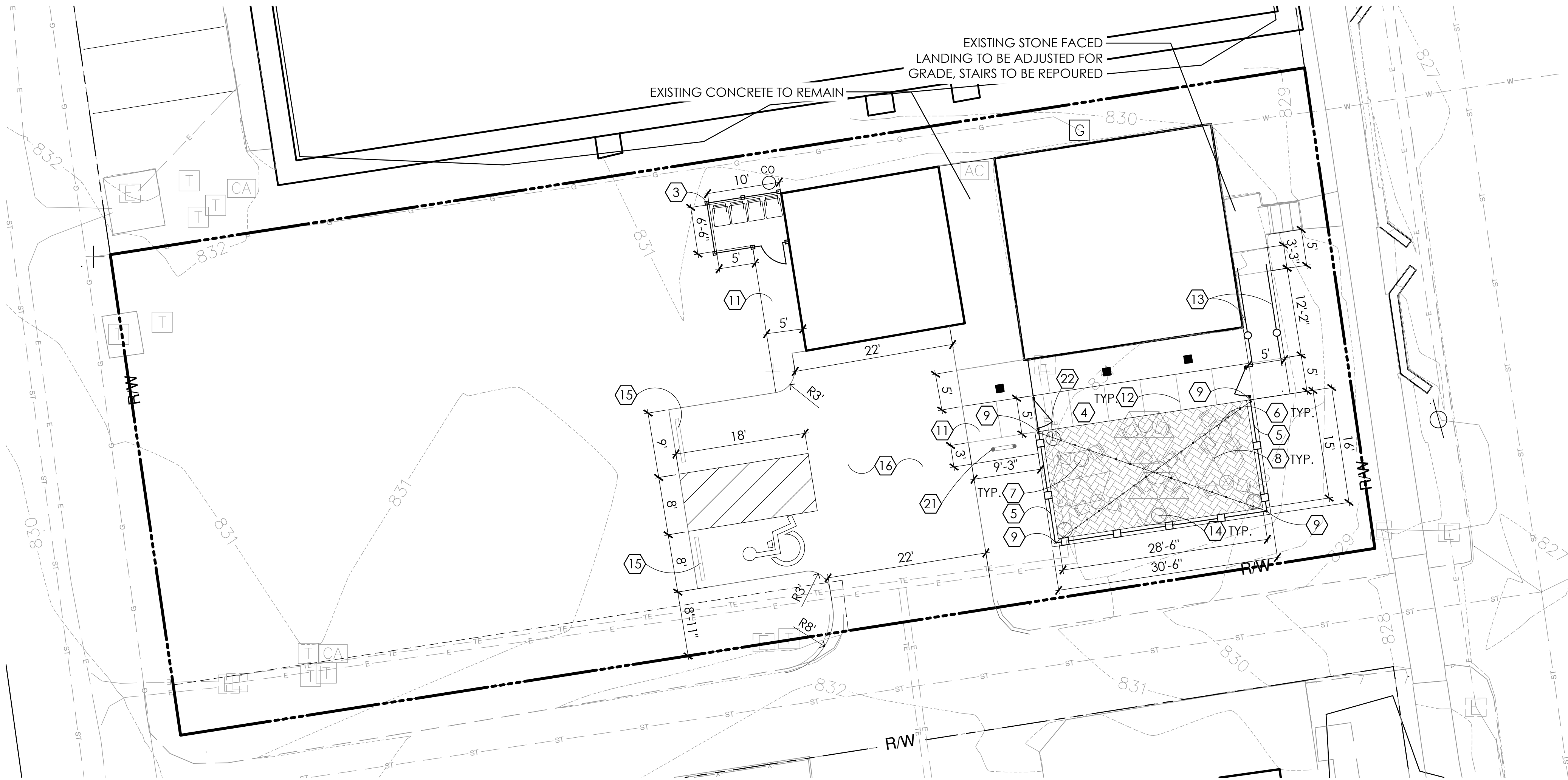
63 S. HIGH ST.
PREPARED FOR
JONATHAN RICHARDS
63 S. HIGH ST.
DUBLIN OH

Paris Planning & Design

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4876 Cemetery Road
Dublin, OH 43026
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DATE	10/1/26
PROJECT	26066
SHEET	

L-1



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6 EXAMPLE PATIO PLANTER
SCALE: N.T.S.

Commercial Grade Light String LS-E17 Series

SERIES: LS-E17-CNFG-AML
See Ordering Information Below

Commercial E17 intermediate base stringers are perfect for any outdoor patio or lighting display. Commercial grade stringers are weather resistant and designed for long term use. Includes guy-wire loop for additional support for large spans or spaces. E17 base sockets are perfect for any standard LED or incandescent bulbs giving you the creative freedom for your lighting display.

- Available in E26, E17, and E12 base options
- Formulated PVC sockets form a tight seal around bulbs to preclude the entrance of water and moisture
- Suspended socket has T-mold with mounting hole; Non-suspended socket has two mounting ears built into the base
- Use Commercial Grade Light String with Long Life Pro Decorative lamps (sold separately)



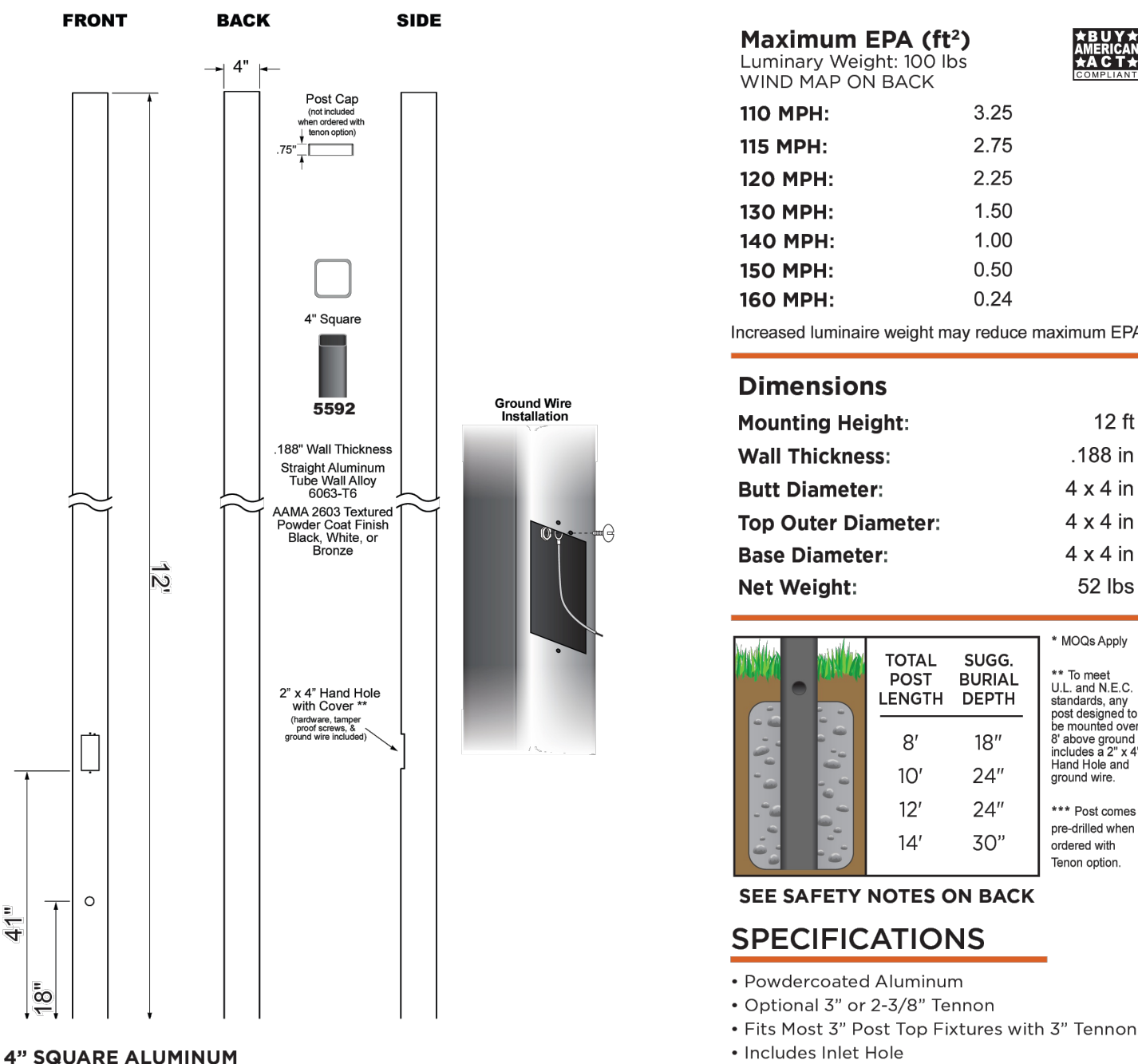
5 BISTRO STRING LIGHTS
SCALE: N.T.S.

WAVE
LIGHTING

PROJECT
TYPE
VOLTAGE

12 FOOT LONG SQUARE DIRECT BURIAL ALUMINUM POST 5592

COMMERCIAL POSTS



4 12' HEIGHT LIGHT POLE
SCALE: N.T.S.

CONSTRUCTION NOTES

- LAWN AREA, PROVIDE POSITIVE DRAINAGE ACROSS ALL SURFACES.
- LANDSCAPE AREA. PROVIDE 3" DEPTH HARDWOOD MULCH. POSITIVE DRAINAGE ACROSS ALL SURFACES.
- WOODEN SCREENING FENCE. PAINTED WHITE. HGT TO BE 1' TALLER THAN TRASH CANS. SEE DETAIL 4, SHEET SD-1 FOR MORE INFORMATION. OR OWNER APPROVED EQUAL.
- BRICK PAYER PATIO - BELDEN BRICK INDIAN RED CLEAR OR OWNER APPROVED EQUAL. SEE DETAIL 4, SHEET SD-2 FOR MORE INFORMATION.
- HOOP AND PICKET WROUGHT IRON FENCE, AVAILABLE FROM IRONFENCESHOP.COM, OR OWNER APPROVED EQUAL. SEE DETAIL 5, SHEET SD-1 FOR MORE INFORMATION.
- LARGE BISTRO TABLE AND CHAIRS. OR OWNER APPROVED EQUAL. SEE DETAIL 1, THIS SHEET FOR MORE INFORMATION. FINAL LOCATION BY OWNER.
- SMALL BISTRO TABLE AND CHAIRS OR OWNER APPROVED EQUAL. SEE DETAIL 2, THIS SHEET FOR MORE INFORMATION. FINAL LOCATION BY OWNER.
- FREE STANDING PATIO UMBRELLA OR OWNER APPROVED EQUAL. SEE DETAIL 3, THIS SHEET FOR MORE INFORMATION. FINAL LOCATION BY OWNER.
- BLACK 12' POST FROM WAVE LIGHTING; AVAILABLE FROM WWW.WAVELIGHTING.COM OR OWNER APPROVED EQUAL. SEE DETAIL 4, THIS SHEET FOR MORE INFORMATION.
- OUTDOOR STRING LIGHTS. AVAILABLE FROM AMERICANLIGHTING.COM OR OWNER APPROVED EQUAL. SEE DETAIL 5, THIS SHEET FOR MORE INFORMATION.
- STANDARD DUTY CONCRETE WALKWAY/PAD. SEE DETAIL 2, SHEET SD-2 FOR MORE INFORMATION.
- CONTROL JOINT, TYPICAL.
- HANDRAIL. SEE DETAIL 3, SHEET SD-2 FOR MORE INFORMATION. FINAL STYLE BY OWNER.
- PATIO PLANTER. FINAL LOCATION AND STYLE BY OWNER. SEE EXAMPLE DETAIL 6, THIS SHEET.
- WHEELSTOP, TYPICAL
- ASPHALT DRIVE. SEE DETAIL 1, SHEET SD-2 FOR MORE INFORMATION.
- BIKE RACK. PARK-IT 2-BIKE RACKS, TBR-15, BLACK, AVAILABLE FROM TREETOP PRODUCTS. SEE DETAIL 7, SHEET SD-1 FOR MORE INFORMATION.
- TRASH CAN, OR OWNER APPROVED EQUAL. SEE DETAIL 6, SHEET SD-1 FOR MORE INFORMATION.



1. LARGE DINING SET — CENTER

Quantity: 1 round dining table + 4 matching chairs
Table: 39.25" diameter x 28.75" H
Chair: 30.25" W x 18.5" D x 37.75" H
Chair seat height: 17.75" without cushion

Original ornate white/ivory wrought-iron design shown in supplied product photo.

1 LARGE BISTRO TABLE AND CHAIRS
SCALE: N.T.S.



2. BISTRO SETS — ONE ON EACH SIDE

Quantity: 2 round bistro tables + 4 matching chairs
Table: 23.7" diameter x 27.25" H
Chair: 16.6" W x 20" D x 32" H

Two matching bistro sets, positioned one on each side of the center dining set.

2 SMALL BISTRO TABLE AND CHAIRS
SCALE: N.T.S.

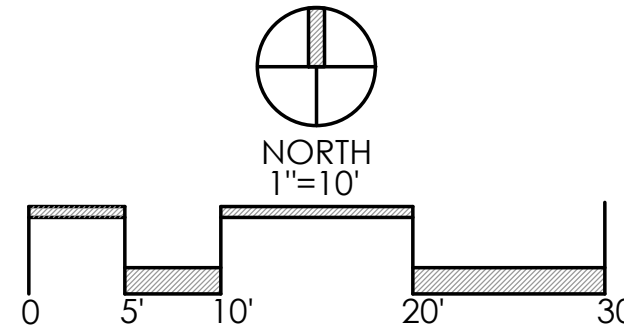
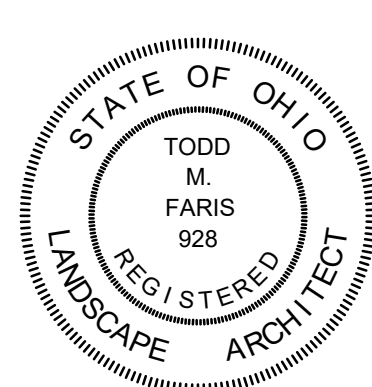


3. FREESTANDING NAVY PATIO UMBRELLAS

Quantity: 3
Color: Navy
Canopy width: 100.79"
Overall height: 98.82"

One umbrella is associated with each of the three tables.

3 FREESTANDING PATIO UMBRELLA
SCALE: N.T.S.



REVISIONS

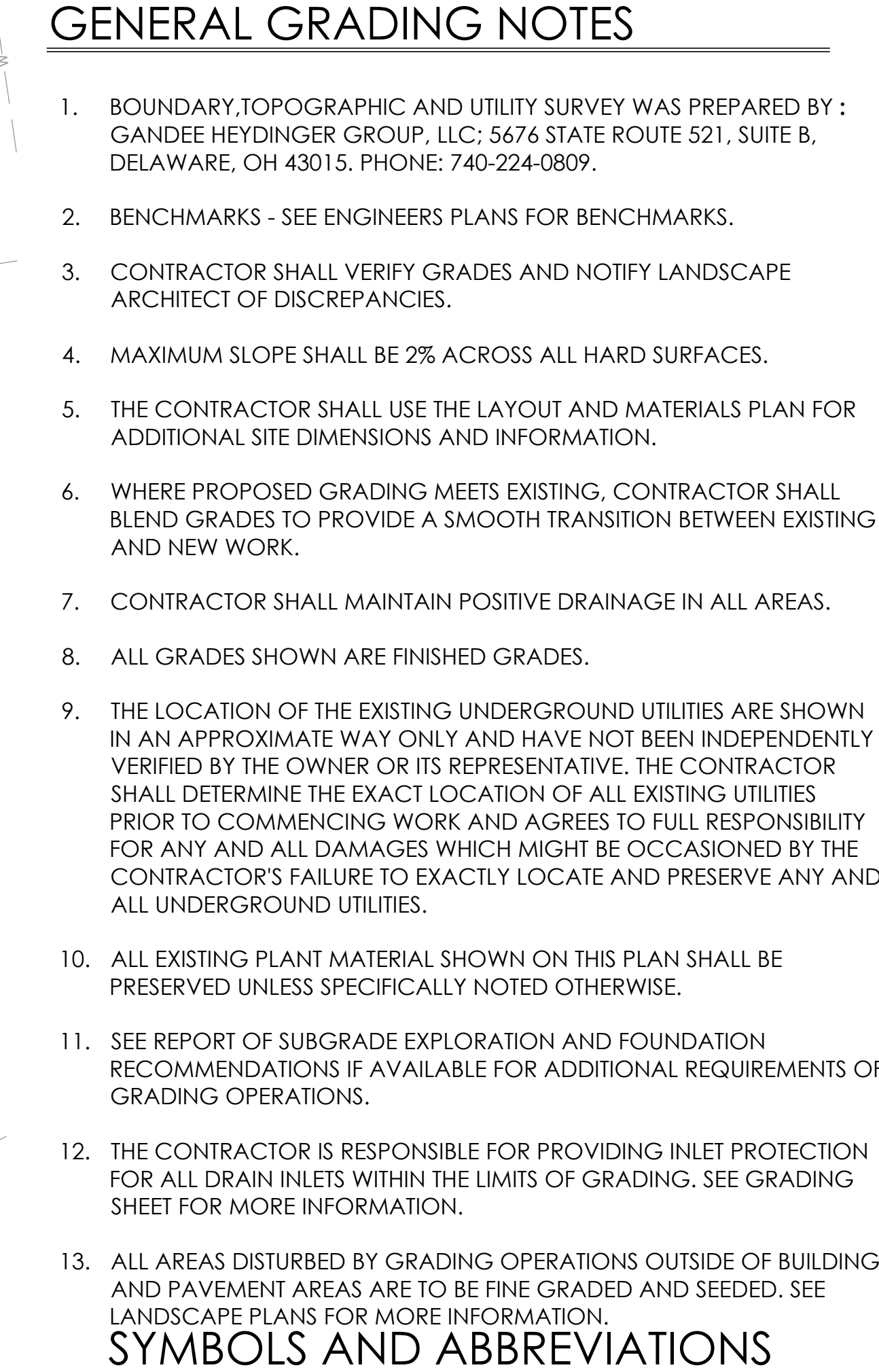
LAYOUT AND MATERIALS PLAN

63 S. HIGH ST.
PREPARED FOR
JONATHAN RICHARDS
63 S. HIGH ST.
DUBLIN OH

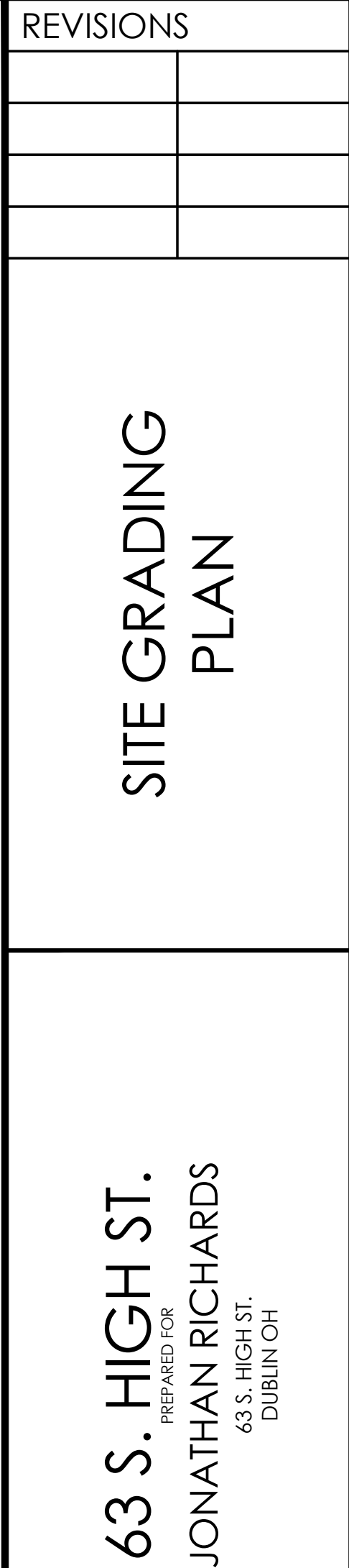
Paris Planning & Design
LAND PLANNING • LANDSCAPE ARCHITECTURE
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P.O. Box 147
Hilliard, OH 43026
www.parisplanninganddesign.com

DATE	10/1/26
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SHEET	

L-3



- 17 12' X 12' CATCH BASIN - NDS 1200 SERIES CATCH BASIN WITH 1211 12' SQUARE GRATE. AVAILABLE THROUGH NDS: 1(800) 726-1994
- 18 6" SCH. 40 PVC PIPE UNDERDRAINAGE. SLOPE ALL PIPE AT 1% MIN. BEGIN UNDERDRAINAGE WITH A MINIMUM OF 12 INCHES OF COVER.
- 19 EXTERIOR PAVEMENT ELEVATIONS TO BE FLUSH WITH THE FINISHED FLOOR ELEVATIONS AT ALL BUILDING ENTRANCES.
- 20 PAVEMENTS TO MEET FLUSH



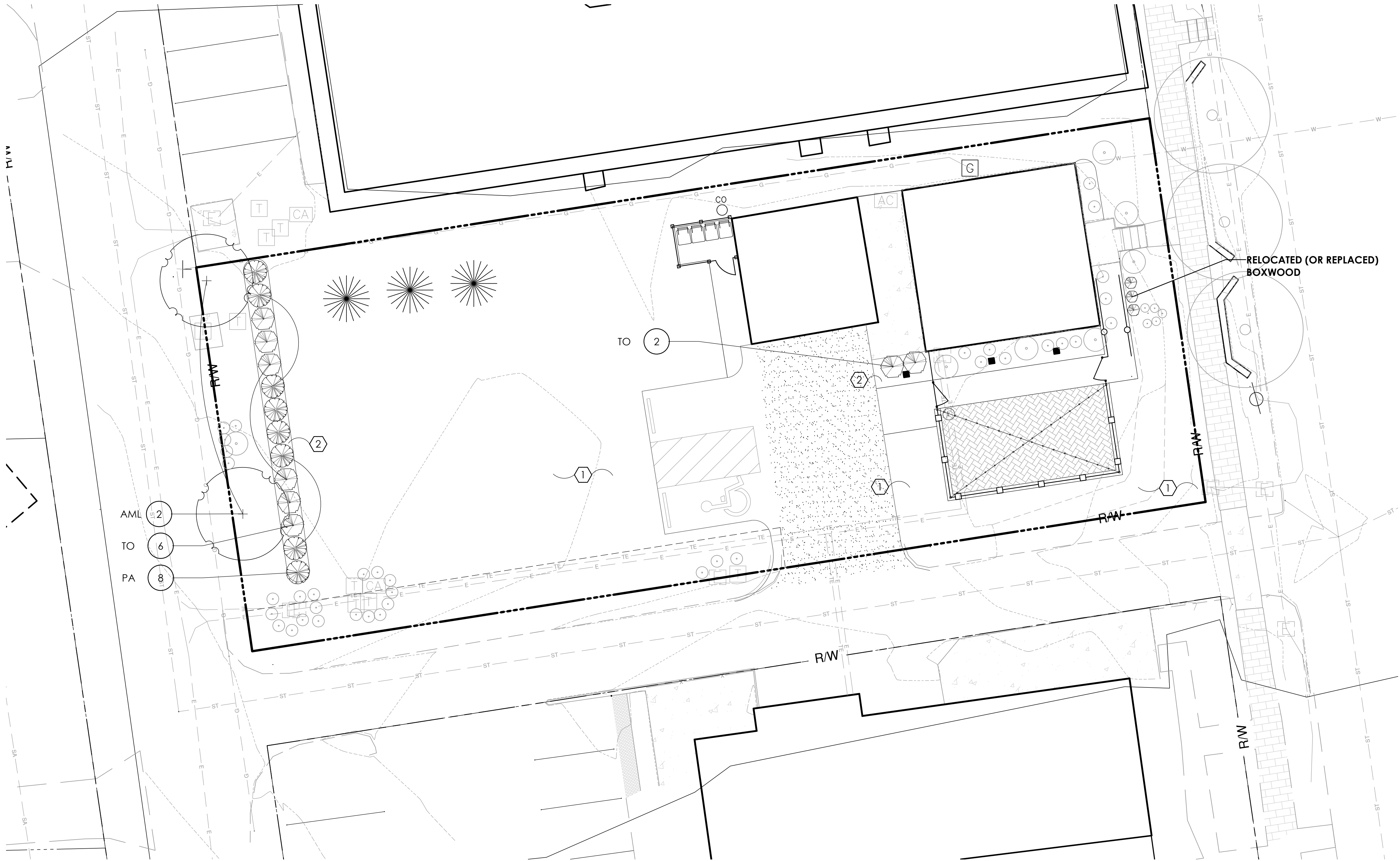
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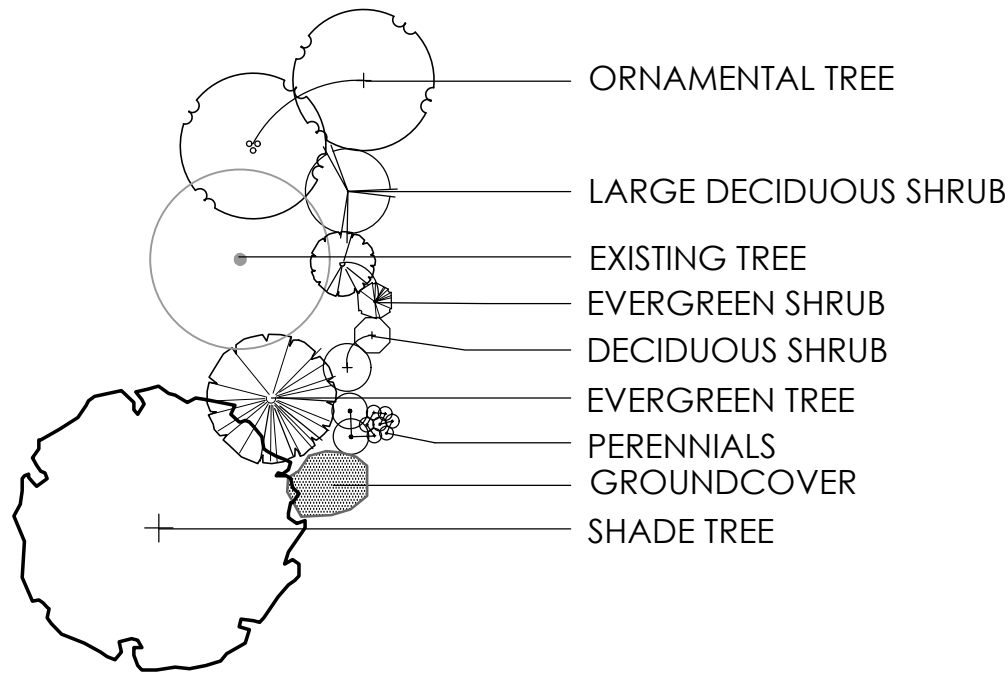
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L-4



PLANT KEY TYPICALS

SEE PLANT LIST FOR SPECIFIC PLANT SPECIES



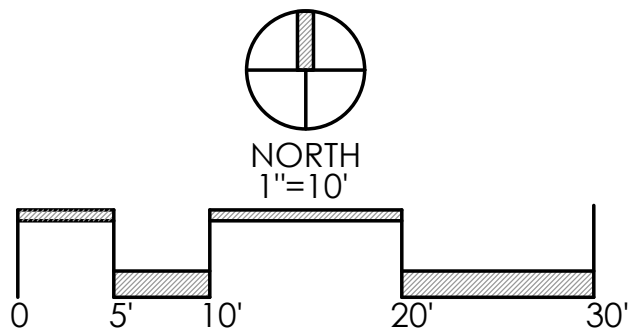
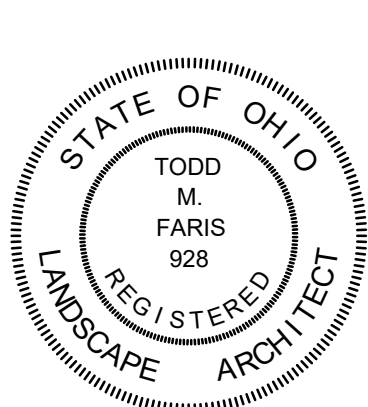
OVERALL PLANT LIST

(CONTRACTOR RESPONSIBLE FOR ALL PLANTS SHOWN ON PLAN)

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	COND.	REMARKS
EVERGREEN SHRUBS						
8	TO	THUJA OCCIDENTALIS 'SMARAGD'	EMERALD GREEN ARBORVITAE	4-5' HGT.	B&B	
8	PA	PICEA ABIES 'PAUL'S SELECT'	PAUL'S SELECT SPRUCE	5-6' HGT.	B&B	
ORNAMENTAL TREES						
2	AML	AMELANCHIER LAEVIS	ALLEGHANY SERVICEBERRY	1.5" CAL	B&B	

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REVISIONS

LANDSCAPE PLAN

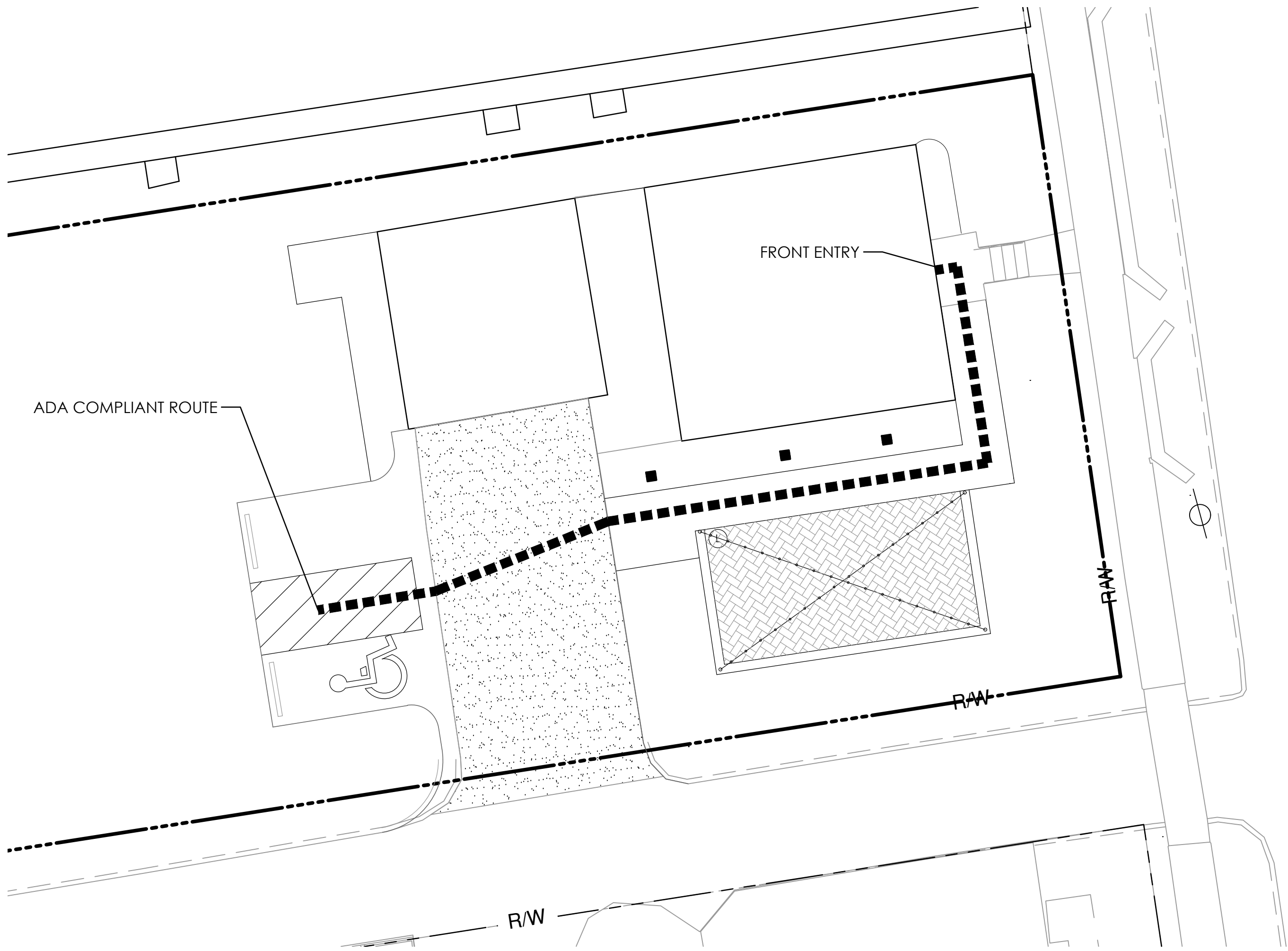
63 S. HIGH ST.
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63 S. HIGH ST.
DUBLIN OH

Paris Planning & Design

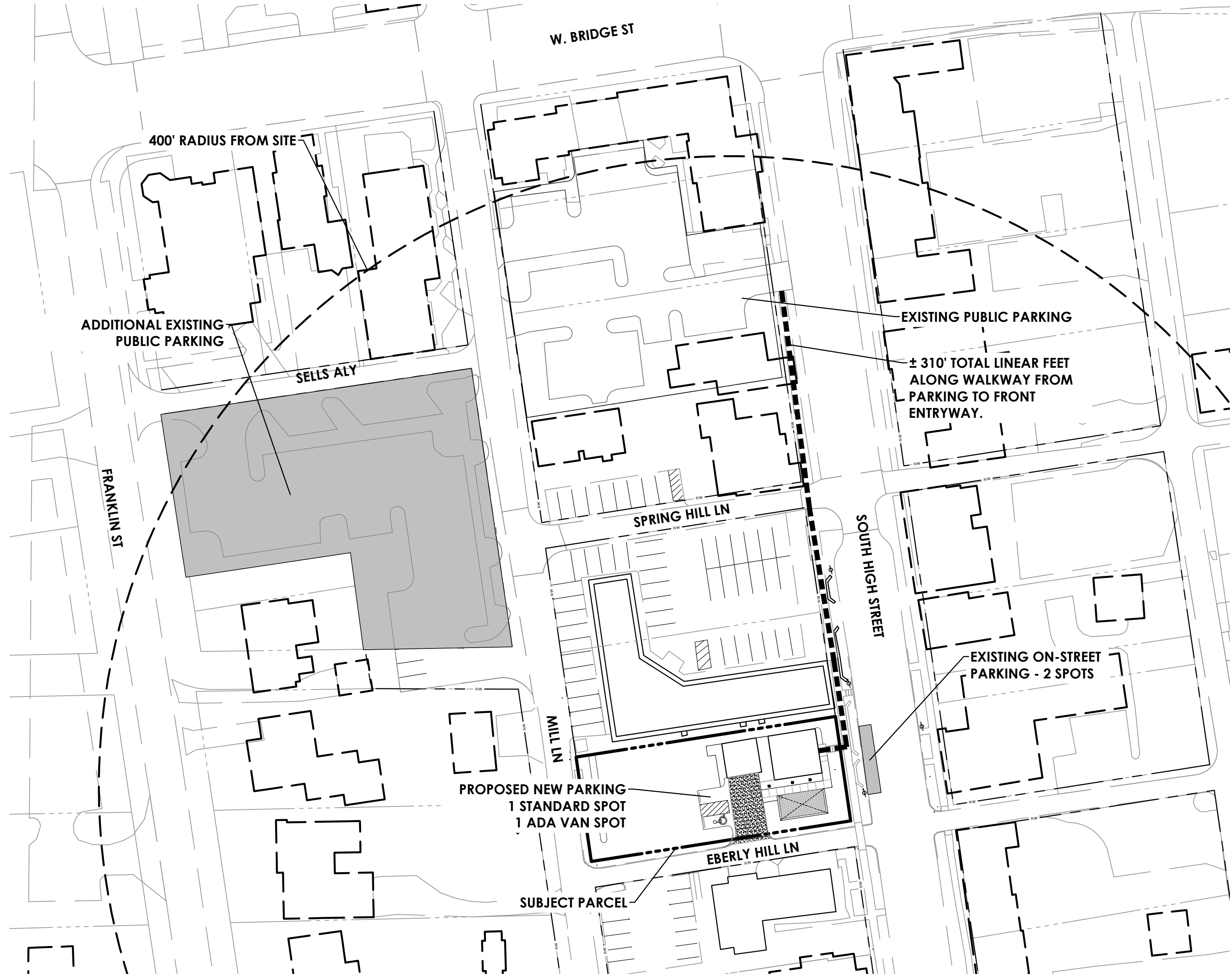
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L-6



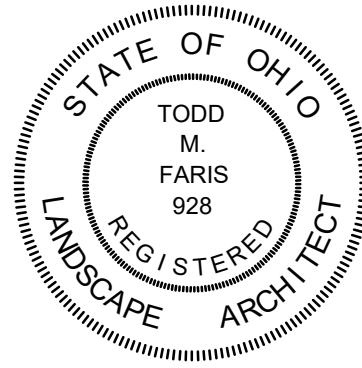
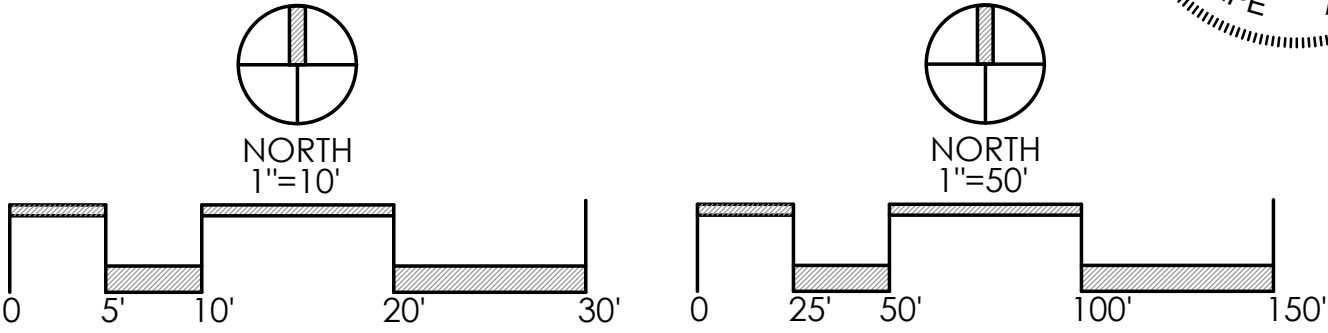
2 ADA ROUTE
SCALE: 1"=10'



1 PARKING PLAN
SCALE: 1"=50'

CITY OF DUBLIN CODE REQUIREMENTS

CODE	PROPOSED
153.173(F): PARKING REQUIREMENTS	
EACH USE SHALL PROVIDE THE MINIMUM AMOUNT OF PARKING REQUIRED FOR THAT USE LISTED ON TABLE 153.173C AND SHALL BE PERMITTED TO PROVIDE UP TO THE MAXIMUM AMOUNT OF PARKING ON-SITE, AS INDICATED FOR THAT USE IN TABLE 153.172A, EXCEPT AS MAY BE MODIFIED BY THE REQUIRED REVIEWING BODY. EATING AND DRINKING = 10 PER 1,000 SQFT MINIMUM; MAXIMUM - 125% OF MINIMUM	TOTAL SQFT - 1,134 SQFT 1,134 @ 10/1,000 = 11.3 (12) MINIMUM SPACES REQUIRED 2 PROPOSED SURFACE SPACES ON SITE - INCLUDING VAN ACCESSIBLE ADA SPACE. 2 EXISTING ON STREET PARKING SPACES LOCATED IN FRONT OF BUILDING ALONG HIGH STREET REMAINING 8 SPACES FULFILLED WITH PUBLIC SURFACE PARKING LOTS LOCATED WITHIN 600 LF OF THE SITE ALONG PEDESTRIAN WALKWAY.



REVISIONS

PARKING PLAN
AND ON-SITE ADA
ROUTE

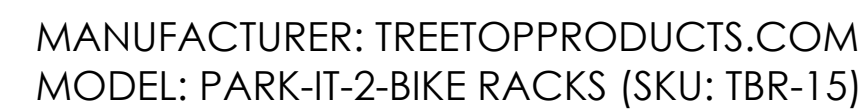
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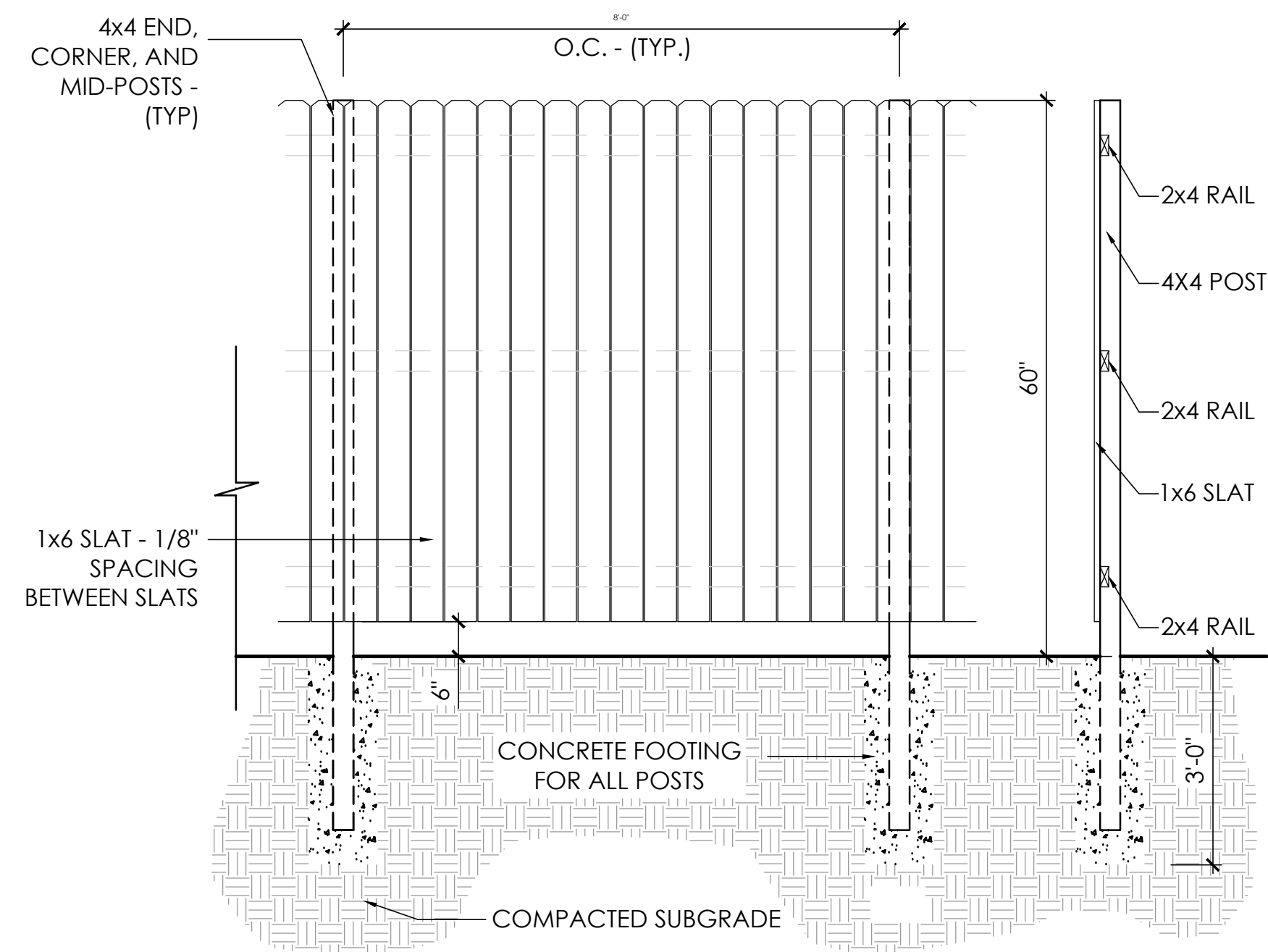
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7 BIKE RACK DETAIL
SCALE: N.T.S.



6 TRASH RECEPTACLE DETAIL
SCALE: N.T.S.

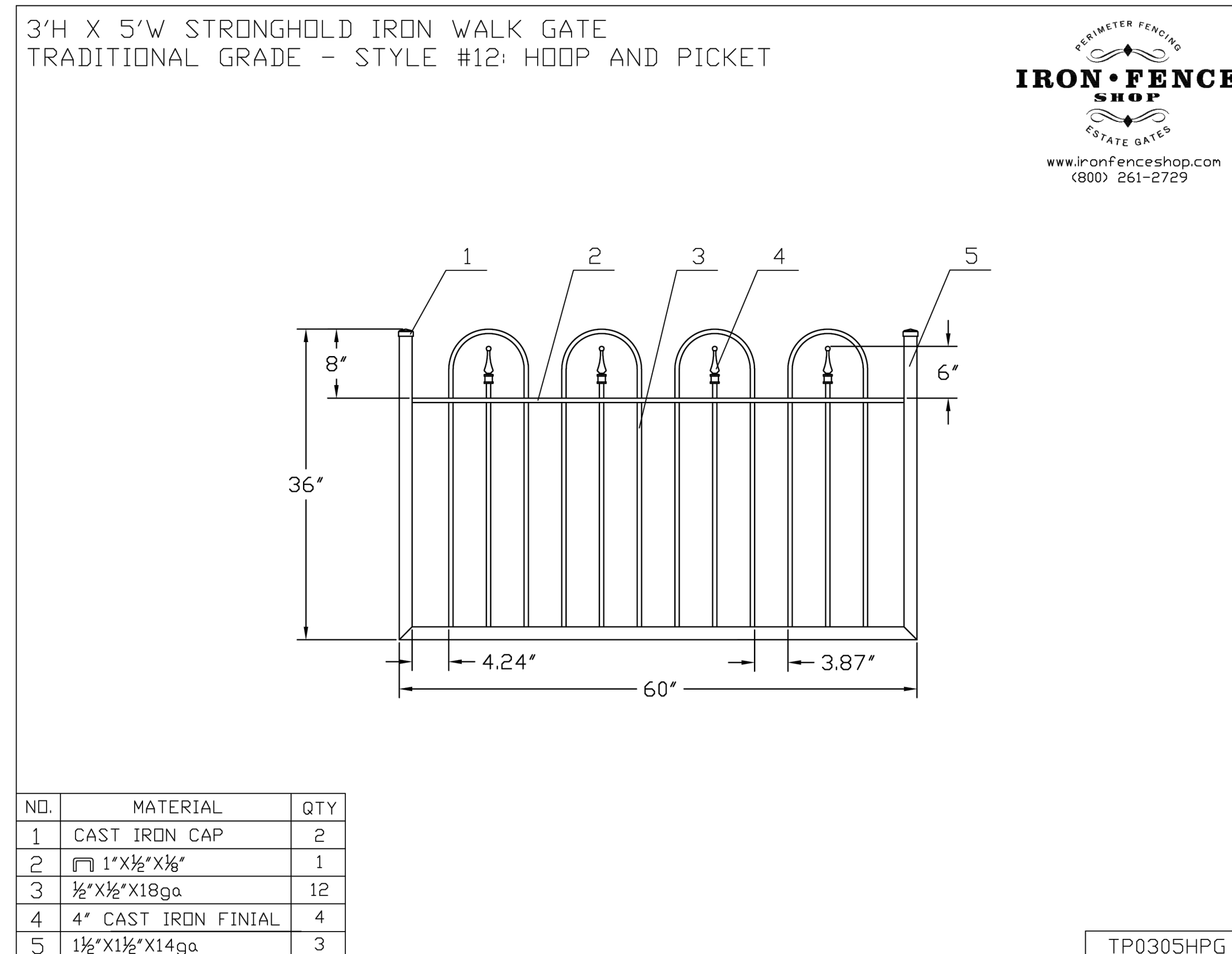


4 60" WOOD SCREENING FENCE

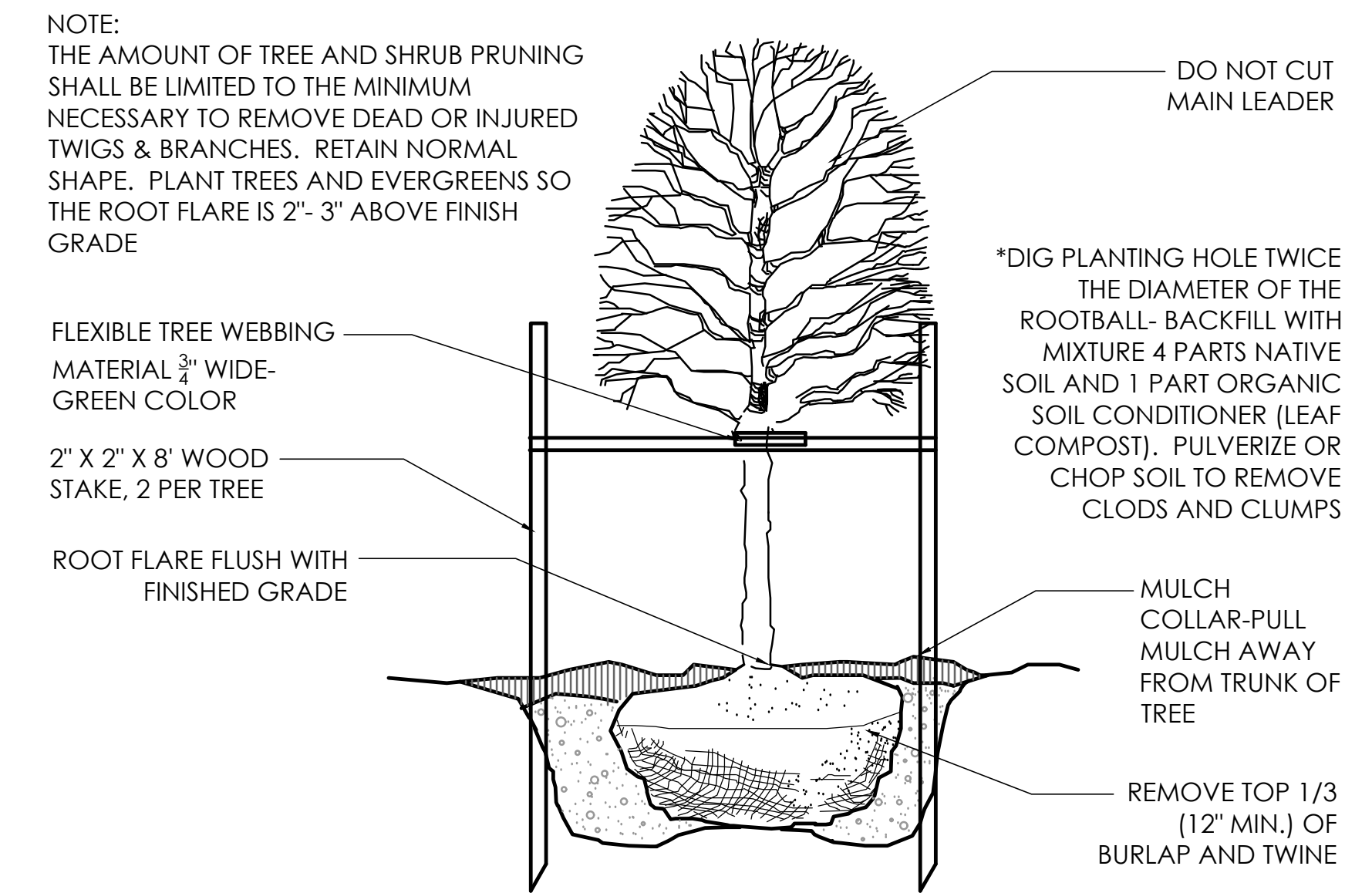
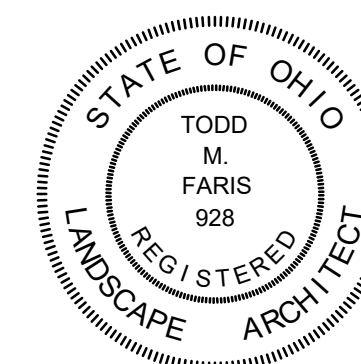
N.T.S.

NOTE:

- ALL WOOD TO BE PRESSURE TREATED OR CEDAR, PAINTED WHITE TO MATCH GARAGE, OR AS APPROVED BY OWNER

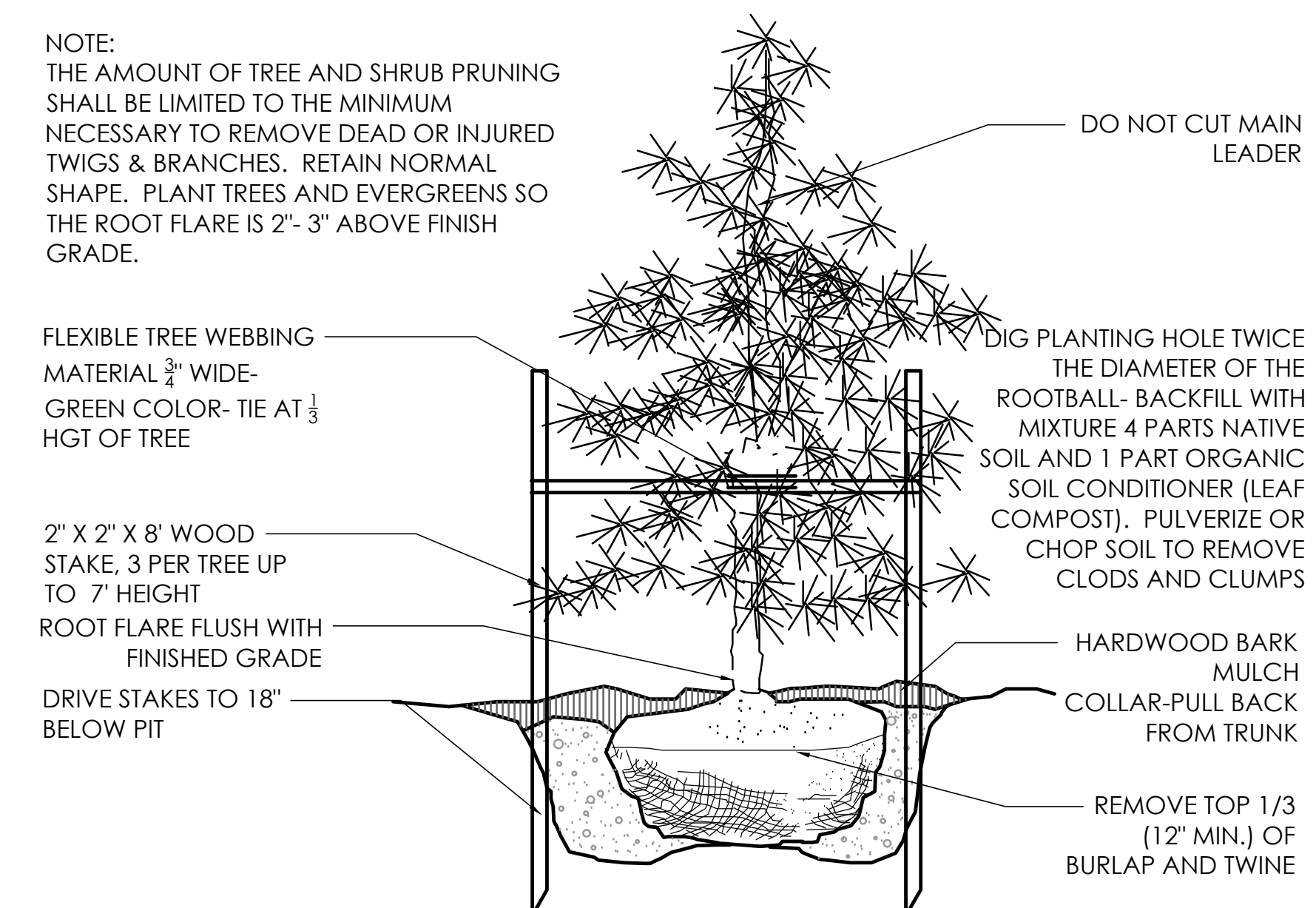


5 IRON RAILING FOR PATIO
SCALE: N.T.S.



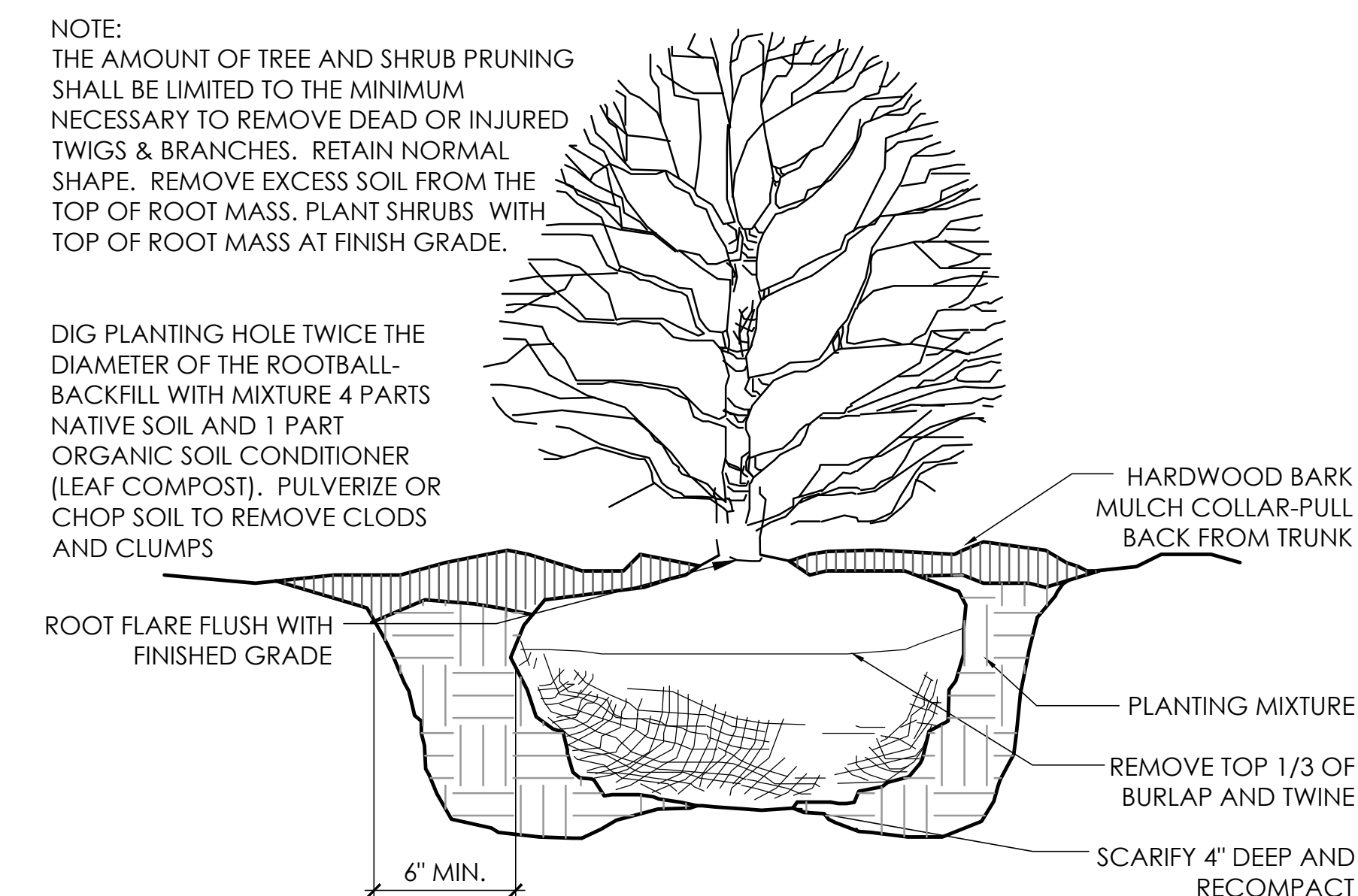
1 DECIDUOUS TREE
N.T.S.

NOTE:
THE AMOUNT OF TREE AND SHRUB PRUNING
SHALL BE LIMITED TO THE MINIMUM
NECESSARY TO REMOVE DEAD OR INJURED
TWIGS & BRANCHES. RETAIN NORMAL
SHAPE. PLANT TREES AND EVERGREENS SO
THE ROOT FLARE IS 2"- 3" ABOVE FINISH
GRADE.



2 EVERGREEN TREE UNDER 7' HGT.
N.T.S.

NOTE:
THE AMOUNT OF TREE AND SHRUB PRUNING
SHALL BE LIMITED TO THE MINIMUM
NECESSARY TO REMOVE DEAD OR INJURED
TWIGS & BRANCHES. RETAIN NORMAL
SHAPE. REMOVE EXCESS SOIL FROM THE
TOP OF ROOT MASS. PLANT SHRUBS WITH
TOP OF ROOT MASS AT FINISH GRADE.



3 SHRUB PLANTING DETAIL
N.T.S.

REVISIONS	

SITE DETAILS 1

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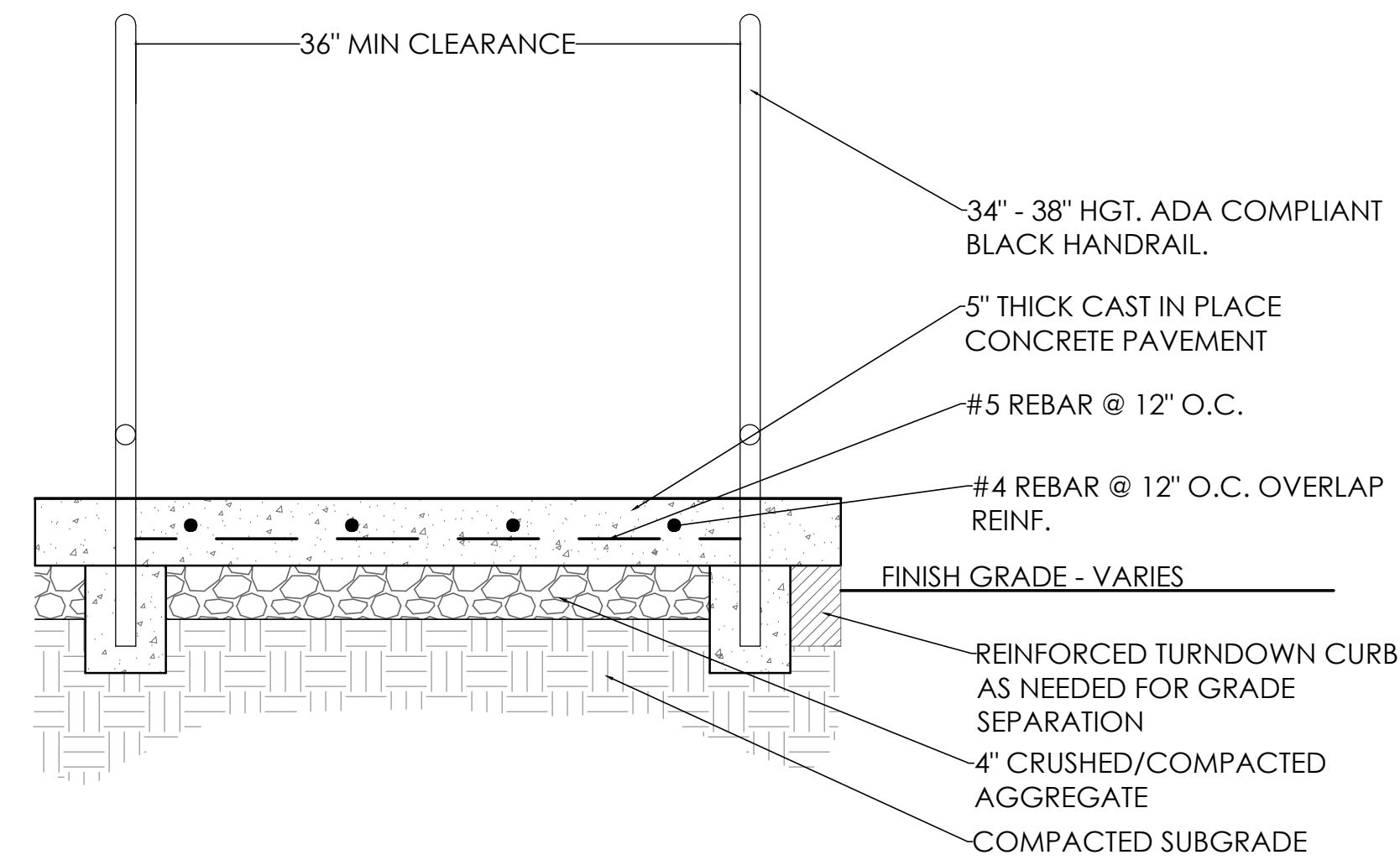
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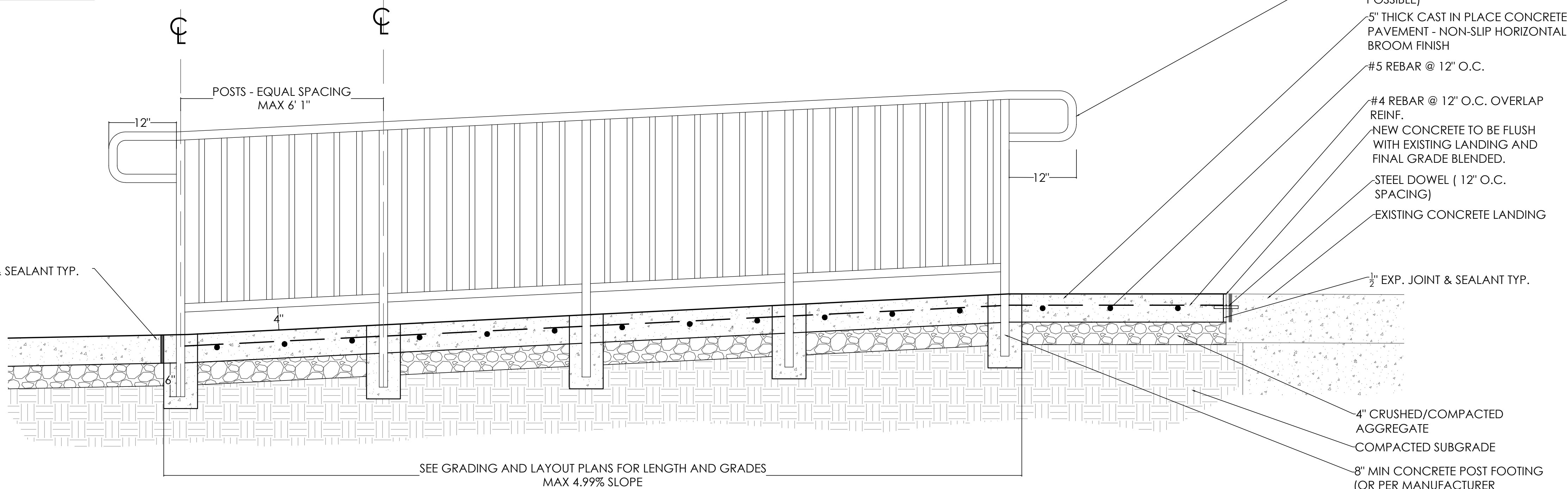
SD-1



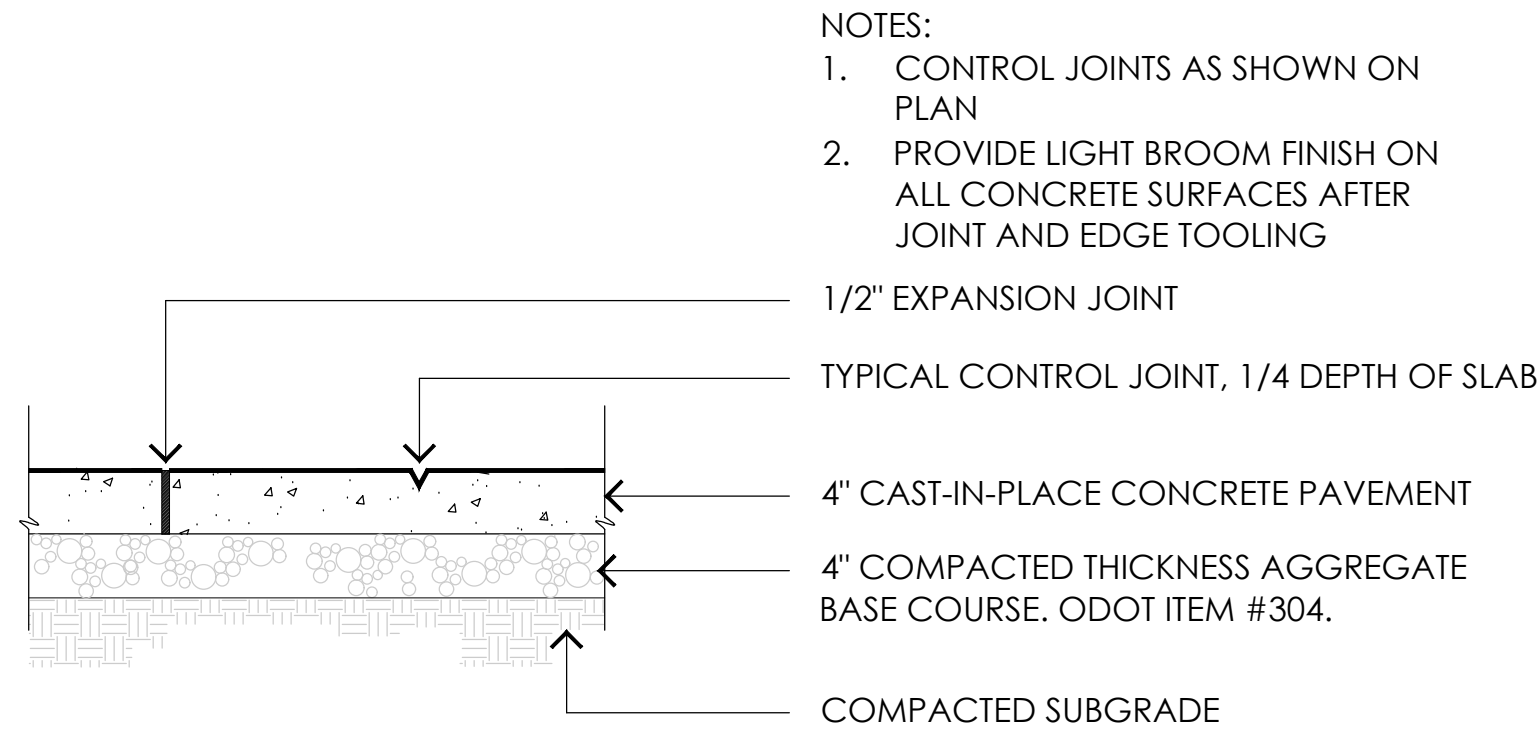
4 ILLUSTRATIVE ELEVATION
SCALE: N.T.S.



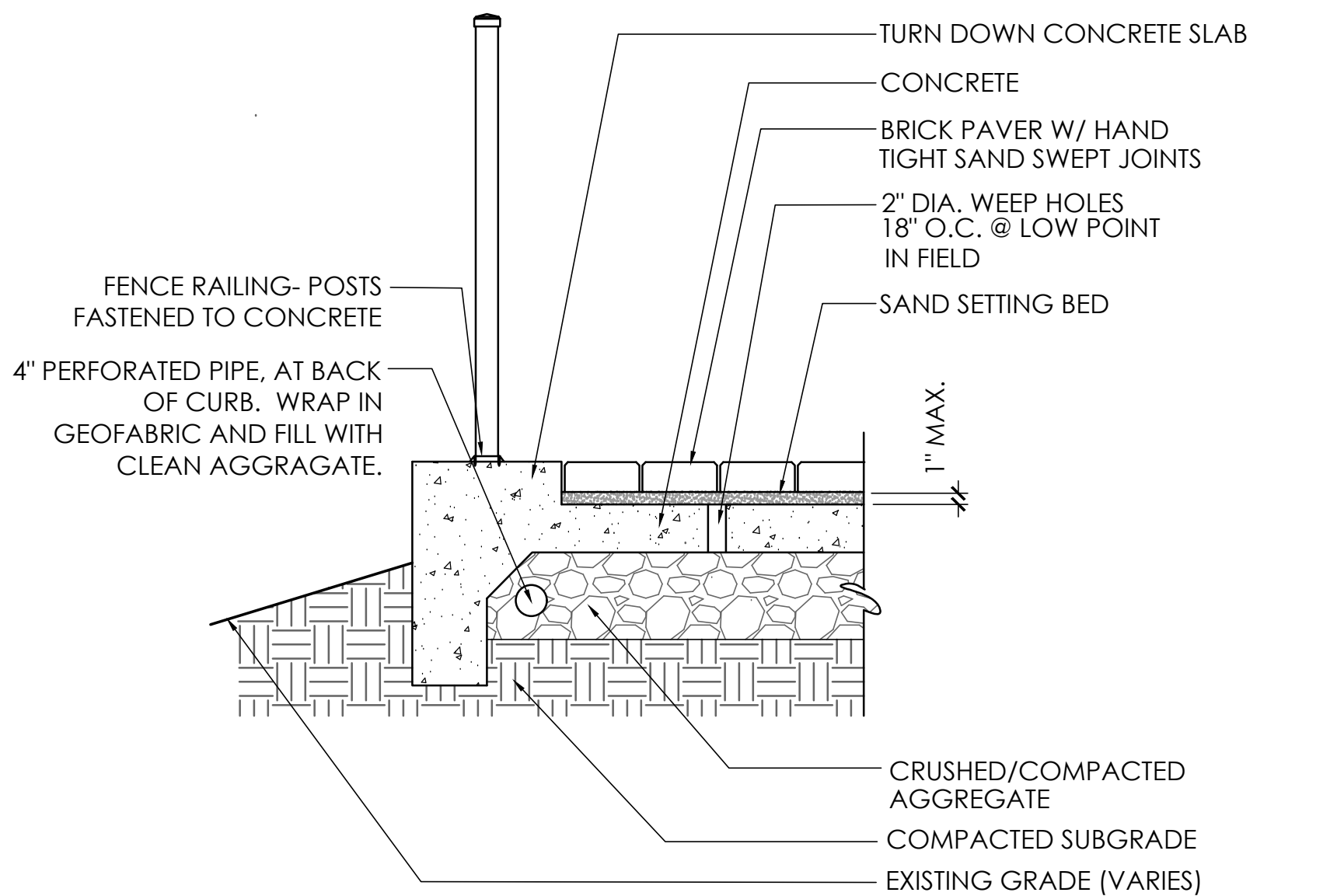
5 ADA ACCESS RAMP WITH HANDRAIL - END SECTION
N.T.S.



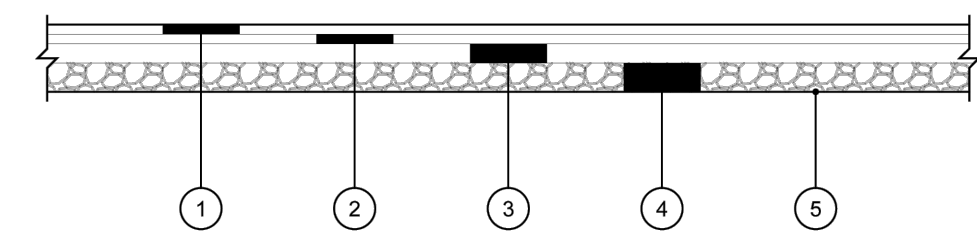
6 ADA ACCESS RAMP WITH HANDRAIL - SIDE SECTION
N.T.S.



2 CONCRETE WALKWAY DETAIL
SCALE: N.T.S.



3 BRICK PAVER PATIO DETAIL
N.T.S.



- * PRIVATE ROADWAY (MINIMUM PAVEMENT DEPTH)**
- ITEM 441 - 1 1/4" ASPHALT CONCRETE SURFACE COURSE, TYPE 1, (448), PG64-22
 - ITEM 441 - 1 3/4" ASPHALT CONCRETE INTERMEDIATE COURSE, TYPE 2, (448)
 - ITEM 301 - 3" ASPHALT CONCRETE BASE
 - ITEM 304 - 6" AGGREGATE BASE
 - ITEM 204 - SUBGRADE COMPACTION & PROOF ROLLING

- PRIVATE PARKING LOT (MINIMUM PAVEMENT DEPTH)**
- ITEM 441 - 1 1/4" ASPHALT CONCRETE SURFACE COURSE, TYPE 1, (448), PG64-22
 - ITEM 441 - 1 3/4" ASPHALT CONCRETE INTERMEDIATE COURSE, TYPE 2, (448)
 - ITEM 304 - 6" AGGREGATE BASE
 - ITEM 204 - SUBGRADE COMPACTION & PROOF ROLLING

NOTES:
PAVEMENT SECTIONS LISTED IN THIS DRAWING ARE MINIMUM DEPTHS. PRIVATE ROADWAYS AND PARKING LOTS SHALL BE DESIGNED BASED ON PROJECT FIRE/TRAFFIC LOADING USING AASHTO METHODS, OR AS DIRECTED BY CITY ENGINEER.
* MINIMUM PAVEMENT WIDTH FOR PRIVATE ROADWAYS SHALL BE 22 FEET, OR AS REQUIRED FOR FIRE PROTECTION.

**PRIVATE
PAVEMENT
TYPICAL SECTION**



STANDARD
DRAWING:
RDW-02
REVISED: 01/01/26
SHEET 1 1

1 ASPHALT DRIVE AND PARKING DETAIL
SCALE: N.T.S.

REVISIONS	

SITE DETAILS II

63 S. HIGH ST.
PREPARED FOR
JONATHAN RICHARDS
63 S. HIGH ST.
DUBLIN OH

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DATE	10/1/26
PROJECT	26066
SHEET	

SD-2