

**POLE MOUNTED LIGHT (L1B)**  
SELUX LIGHTING "BETA PENDANT" POLE MOUNTED  
150W FIXTURE. MODEL #BPC-L-R2-1-H150-BK-120-HS-PC  
WITH LOW GLARE CUTOFF SHIELD, COLOR: BLACK,  
PHOTOCELL CONTROL, OR APPROVED EQUAL.  
MOUNTING HEIGHT ON A35 SERIES BLACK ALUMINUM  
POLE = 12 FEET

NOTE: AS AN ALTERNATE, THE OWNER MAY INSTALL EQUIVALENT WATTAGE LED FIXTURES IN PLACE OF THE INCANDESCENT FIXTURES SHOWN. LED LIGHTING WILL MEET THE SAME SPECIFICATIONS FOR LOW GLARE CUT OFF CONTROLS, EITHER BY SHIELDING OR INTERNAL CONTROLS.

**WALL MOUNTED LIGHT (L2)**  
SELUX LIGHTING "BETA PENDANT" WALL MOUNTED  
FIXTURE. MODEL #BPC-L-R2-1-H50-BK-120-HS-PC WITH  
LOW GLARE CUTOFF SHIELD. COLOR: BLACK.  
PHOTOCELL CONTROL. OR APPROVED EQUAL.  
MOUNTING HEIGHT = 12 FEET

WALL MOUNTED HOUSE LIGHT (L3)  
BARN LIGHT ELECTRIC WALL MOUNTED FIXTURE.  
MODEL "WESCO GOOSENECK", 100W, COLOR: DARK  
GREEN METAL SHADE, OR APPROVED EQUAL.  
MOUNTING HEIGHT = 7 FEET.

NOTE THAT THE MANUFACTURER DOES NOT PROVIDE

NOTE THAT PARKING LOT LIGHTING SHOWS A RECONFIGURATION OF THE PREVIOUSLY APPROVED FIXTURES. NO NEW PARKING LOT FIXTURES ARE PROPOSED. NEW HOUSE LIGHTING (L3) IS SHOWN AT BUILDING 16 AND THE ADDITION TO BUILDING 9. THIS MATCHES EXISTING INSTALLED LIGHTING THROUGHOUT THE PROPERTY

DO NOT HEAVILY PRUNE THE TREE AT PLANTING  
PRUNE ONLY BROKEN LIMBS, CO-DOMINANT  
LEADERS, AND CROSSER OR DEAD BRANCHES.  
REMOVE INTERIOR TWIGS AND LATERAL BRANCHES  
MAY BE PRUNED, HOWEVER, DO NOT REMOVE  
THE TERMINAL BUDS OF BRANCHES THAT  
EXTEND TO THE EDGE OF THE CROWN.

STAKE TREES ONLY UPON THE APPROVAL  
OF THE LANDSCAPE DESIGNER.

WRAP TREE TRUNKS ONLY UPON THE  
APPROVAL OF THE LANDSCAPE DESIGNER.

MARK THE NORTH SIDE OF THE TREE  
IN THE NURSERY, AND ROTATE TREE  
TO FACE NORTH AT THE SITE \_\_\_\_\_

TREE SHALL BEAR SAME RELATION TO  
GRADE AS IT BORE TO ITS PREVIOUSLY  
EXISTING GRADE. PLANT TREE 2'-3" IN  
ABOVE DESIRED GRADE TO ALLOW FOR  
SOME SETTLING. \_\_\_\_\_

2 IN. MULCH. DO NOT PLACE MULCH  
IN CONTACT WITH TREE TRUNK. MAINTAIN  
\_\_\_\_\_

1:1 SLOPE ON SIDES OF PLANTING HOLE \_\_\_\_\_

TAMP SOIL AROUND ROOT BALL BASE  
FIRMLY WITH FOOT PRESSURE SO  
THAT ROOT BALL DOES NOT SHIFT. \_\_\_\_\_

MULCH RING  
6 FT. DIA. MINIMUM

IG DETAIL

IGES THAT THE PLANTING SPACE IS LARGER THAN 8 FT. SQUARE,  
NOT COVERED BY ANY PAVING OR GRATING.

EACH TREE MUST BE PLANTED SUCH THAT THE TRUNK FLARE IS VISIBLE AT THE TOP OF THE ROOT BALL. TREES WHERE THE TRUNK FLARE IS NOT VISIBLE SHALL BE REJECTED. DO NOT COVER THE TOP OF THE ROOT BALL WITH SOIL.

FORM A SOIL SAUCER 4 IN. IN DEPTH AND FILL WITH WATER. SOON AFTER WATER HAS BEEN ABSORBED, COVER WITH MULCH.

FORM A SOIL SAUCER 4 IN. IN DEPTH AND FILL WITH WATER. SOON AFTER WATER HAS BEEN ABSORBED, COVER WITH MU





BACK FILL WITH EXISTING SOIL IN SANDY LOAM SOILS,  
ADD 20% MAX. BY VOLUME COMPOSTED ORGANIC  
MATERIAL TO THE EXISTING SOIL.

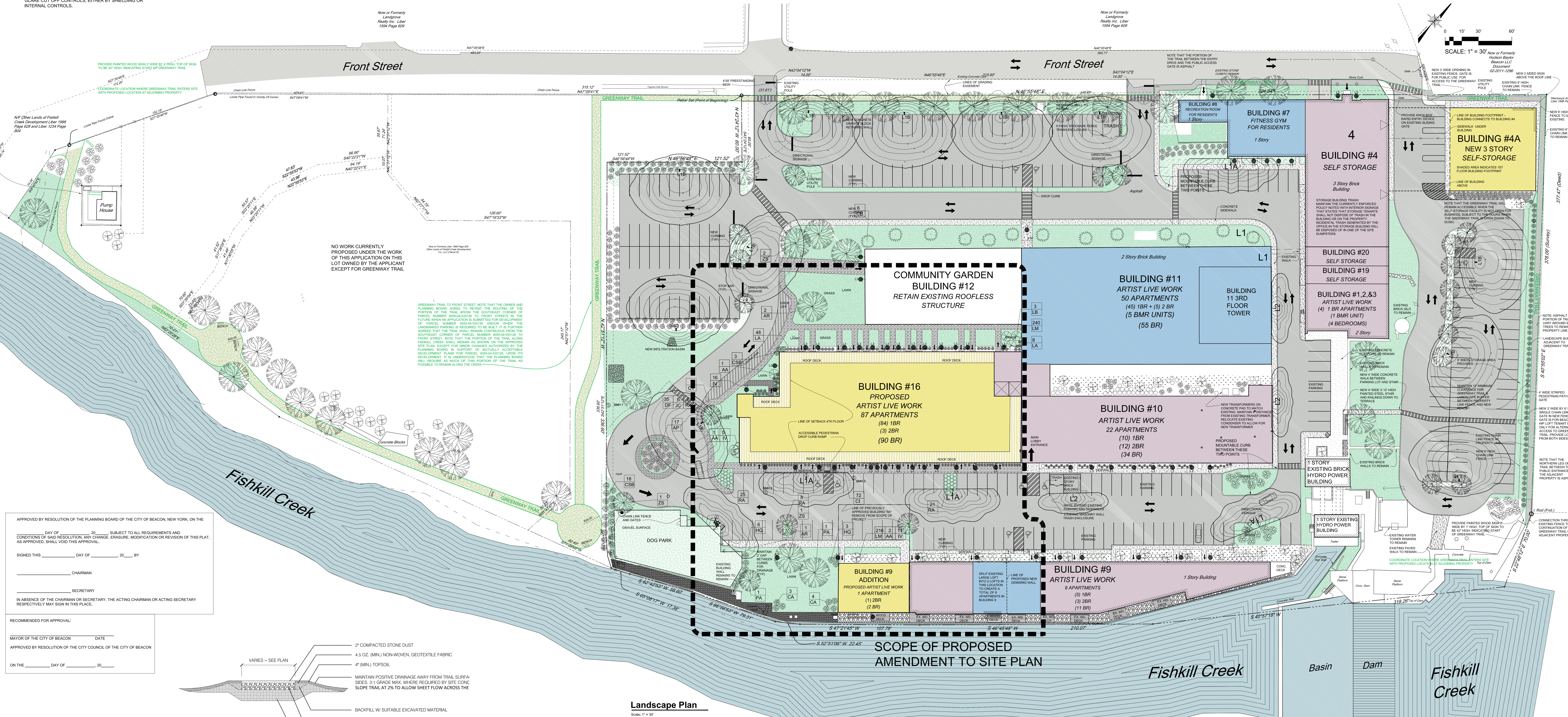
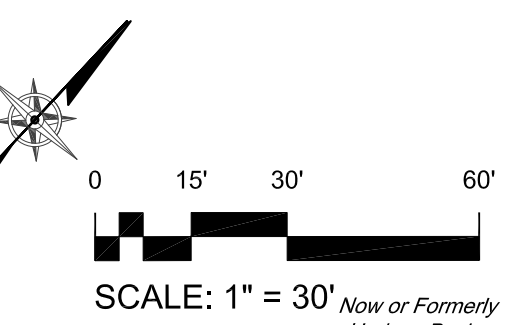
REMOVE ALL TWINE, ROPE AND WIRE, AND BURLAP FROM TOP HALF OF ROOT BALL IF PLANT IS SHIPPED WITH A WIRE BASKET AROUND THE ROOT BALL, CUT THE WIRE BASKET IN FOUR PLACES AND FOLD DOWN 8 IN. INTO PLANTING HOLE.

---

KEY	BOTANICAL NAME	QTY.	SIZE	ROOT	SPACING	COMMENTS
TREES						
AR	ACER RUBRUM	4	3" - 3.5"	B&B	SEE DRAWING	
AA	AMELANCHIER ARBOREA 'AUTUMN BRILLANCE' (SERVICEBERRY)	4	6"*	B&B	SEE DRAWING	MULTISTEM FORM
CB	CARPINUS BETULUS 'FASTIGIATA' (HORNBEAM)	6	8"-10"	B&B	SEE DRAWING	COLUMNAR FORM
CV	CRATAEGUS VIRIDIS 'WINTER KING' (HAWTHORN)	1	2.5" - 3"	B&B	SEE DRAWING	
LB	LINDERA BENZOIN (SPICEBUSH)	3	7 GAL.		SEE DRAWING	MULTISTEM FORM
PA	PLATANUS ACERFOLIA	2	3" - 3.5"	B&B	SEE DRAWING	
ZS	ZELKOVA SERRATA 'GREEN VASE'	4	3" - 3.5"	B&B	SEE DRAWING	
SHRUBS						
AP	AESCLUS PARVIFLORA (BOTTLEBRUSH BUCKEYE)	17	5 GAL.		6' O.C.	STAGGERED ROWS
CI	CARYOPTERIS INCANA 'JASON'	72	3 GAL.		4' O.C.	STAGGERED ROWS
CA	CLETHRA ALNIFOLIA 'RUBY SWEET'	7	3 GAL.		4' O.C.	STAGGERED ROWS
CSB	CORNUS SERICEA 'BAILEY' (REDTWIG DOGWOOD)	21	5 GAL.		4' O.C.	STAGGERED ROWS
HO	HYDRANGER GEROFOLIA	9	5 GAL.		4' O.C.	STAGGERED ROWS
IV	ITEA VIRGINICA 'LITTLE HENRY' (VIRGINIA SWEETSPIRE)	48	2 GAL.		3.5' O.C.	STAGGERED ROWS
JC	JUNIPERUS CONFERTA 'BLUE STAR'	6	2 GAL.		3.5' O.C.	STAGGERED ROWS
LA	LEUCOTHEA AUNALIS	56	2 GAL.		3.5' O.C.	STAGGERED ROWS
RA	RHUS AROMATICA 'GRO-LOW'	67	2 GAL.		4' O.C.	STAGGERED ROWS
HERBACEIOUS						
DF	DESCHAMPSIA FLEXUOSA 'AUREA'	35	1 GAL		18" O.C.	STAGGERED ROWS
LM	LIROPE MUSCARI 'VARIEGATA'	635	BR		6" O.C.	STAGGERED ROWS
LAWN						
SEEDED WITH CONTRACTOR'S LAKEVIEW CONSERVATION MIX (OR APPROVED EQUAL) APPLIED AT 3LB/SP FOR 1000SF 45% PERENNIAL RYEGRASS, ROADSTER; 30% ANNUAL RYEGRASS, 12% CREEPING RED FESCUE, 11% KENTUCKY BLUEGRASS, 'ALLEY CAT'; 2% WHITE CLOVER, DUTCH. SOURCE: ERNST CONSERVATION SEEDS						

### LEGEND

X	QUANTITY
XX	PLANT KEY
	PROPOSED SHRUB
	PROPOSED TREE
	PROPOSED LAWN
	PROPOSED GROUNDCOVER - HERBACIOUS



### Typical Greenway Trail Cross Section

Scale: NTS

## Landscape Plan

Scale: 1" = 30'

REVISIONS:			
NO.	DATE	DESCRIPTION	BY
1	08/29/17	REVISED PER PLANNING BOARD COMMENTS	AJS
2	09/26/17	REVISED PER PLANNING BOARD COMMENTS	AJS
3	10/31/17	REVISED PER PLANNING BOARD COMMENTS	AJS
4	11/28/17	REVISED PER PLANNING BOARD COMMENTS	AJS
5	01/30/18	REVISED PER PLANNING BOARD COMMENTS	AJS
6	02/28/18	REVISED PER PLANNING BOARD COMMENTS	AJS
7	10/30/18	SPECIAL USE PERMIT REVISIONS	AJS
8	11/27/18	REVISED PER PLANNING BOARD COMMENTS	AJS

# Amendment to Special Use Permit Application

## Landscape Plan & Lighting - Sheet 3 of 10

## Beacon HIP Lofts

Beacon, New York  
Scale: As Noted  
July 25, 2017

Owner:  
**Beacon HIP Lofts, LLC**  
39 Front Street  
Beacon, NY 12508

Architect:  
**Aryeh Siegel, Architect**  
84 Mason Circle  
Beacon, New York 12508

Site/Civil Engineer:  
**Hudson Land Design**  
174 Main Street  
Beacon, New York 12508

*Landscape Design:*  
**LQ Design**  
P.O. Box 244  
Beacon, NY 12508

Surveyor:  
**TEC Land Surveying**  
Beacon, New York 12508