

1. Agenda

Documents:

[2025_03_04_BAR_AGENDA.PDF](#)

2. Meeting Materials

Documents:

[2025_02_04_BAR_MINUTES DRAFT.PDF](#)

[2025_AR_02_896 TIGER BLVD_RENDERINGS.PDF](#)



CITY OF
Clemson
PLANNING &
DEVELOPMENT

AGENDA

Board of Architectural Review Meeting
March 4, 2025 at 6:00 P.M.
1250 Tiger Blvd.
City Hall - City Council Chambers

You can also view these meetings on the City of Clemson's YouTube channel.

How to Submit Public Comments

1. In-person during appropriate portions of meetings
2. On the City's MyCivic web platform no later than 5:00 p.m. the day before the meeting

1. Call to Order

2. Adoption of Minutes – February 4, 2025

3. Action Items

a. Building and Site Review

- 1) 2025-AR-02: Applicant Kevin Bagwell is requesting approval of new signage at 896 Tiger Blvd. (SIGN-000410-2025)

Please note that Public Comments will be heard during each of the Action Items presentation.

4. Staff Reports

5. Other Business

- a. Discussion of Changes to Buffer Ordinance.
- b. Discussion of Architectural Standards for Residential Developments.

6. Adjourn

**Board of Architectural Review Meeting
February 4, 2025 - 6:00 P.M.
CITY COUNCIL CHAMBER**

Members Present: David Allison, Hunter Hanahan, Todd Howard, Andrew Neptune, Pete Matsko, Nathan Schaupp and Christine Tedesco

Staff Present: Jacob Peabody, Zoning and Codes Administrator, and Rebekah Wilbanks, Recording Secretary

1. Call to Order: The meeting was called to order at 6:00 p.m.

Chairman Todd Howard read the opening statement and had Board members introduce themselves. Mr. Howard continued to explain how the meeting will be conducted and invited attendees to use the Speaker Sign-in form to register to speak during the meeting. Mr. Howard also informed the audience that the BAR meetings are now being live streamed through the City of Clemson YouTube website.

2. Adoption of Minutes: Nathan Schaupp moved the Minutes from the December 3, 2024 meeting be approved as presented. Christine Tedesco seconded the motion. Minutes were adopted by unanimous vote. (2:50)

3. Election of Officers

Nathan Schaupp nominated Todd Howard for Chairman. Pete Matsko seconded the nomination. Mr. Howard was elected Chairman unanimously by show of hands. (3:40)

Pete Matsko nominated Andrew Neptune for Vice-Chairman. David Allison seconded the nomination. Mr. McCormick was elected Vice-Chairman unanimously by show of hands. (4:38)

4. Action Items

a. Building and Site Review

- 1) 2024-AR-16:** Applicant Chris Craft, Signsouth, is requesting approval of marquee style lighting along the perimeter of the building at 384 College Ave Suite 5. (3:15)

Staff Report: Mr. Peabody informed the board the property is zone C and in the AR District 1 Core. This was the old Mr. Knickerbockers, and will now be Rally House. Staff spoke with the applicant and recommended having lights on a dimmer and the raceway painted to match the building it will be mounted.(5:14)

Applicant Report: Applicant Chris Craft informed the board the raceway would be colored to match the wall. (6:28)

Discussion followed. (9:35)

David Allison made the motion to approve the project with the following stipulations:

- Reduce heights of the letters of the wall-mounted signs to 18” tall with the size of the tiger paws remaining slightly larger.
- The wall-mounted sign facing the parking lot will be centered over the third bay from College Ave.
- Center the wall-mounted sign facing the parking lot vertically between the square holes and edge of the roof.
- Internal lighting of signs will be on dimmers.
- Raceways will be painted to match the building.
- Area where the old Knickerbocker sign was mounted will be repainted.

Pete Matsko seconded the motion. Motion was passed by unanimous vote. (24:20)

5. Staff Reports

6. Other Business

- a. Board recommendation to Council regarding the role of the BAR during Planned Development review. Mr. Peabody and the board discussed the application of state law pertaining to the powers of the BAR in this process. The board agreed their recommendation to City Council should be to establish a workflow step for approved PDs that would require each building to go before the BAR for review and approval. (26:33)

7. Adjourn: 6:43 p.m.

Respectfully submitted,

Rebekah Wilbanks
Recording Secretary

MATERIALS/SPECS

OVERALL SIZE: **72" X 67.5"**

SINGLE FACE:

DOUBLE FACE:

QTY: **2**

VINYL COLORS: **3M Translucent vinyl**

applied to face, 3630-124 Burnt Orange, 3630-136 Lime Green, 3630-125 Yellow, Dark Gray

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **PMS 2026 U**
White

PAINT FORMULA ATTACHED

ALUMINUM PVC
ACRYLIC Non-Glare Acryl.
OTHER **details here**

1/8" 3/4"
1/4" OTHER
1/2"

VHB STUD

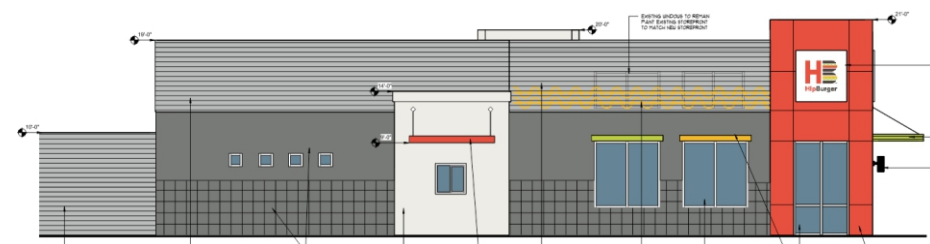
Cap/Barrel

ILLUM.
NON-ILLUM.

ADDITIONAL NOTES

2" Aluminum H-frame painted red
4" deep cabinet with routed face painted white
Internally illuminated with LED's
1" thick clear acrylic push-thru lettering/logo (illuminated section)
3M Translucent vinyl applied to face
3630-124 Burnt Orange
3630-136 Lime Green
3630-125 Yellow
Dark Gray

SIGNS 1 & 2



***Showing SPLIT LOGO**

1" 4" 2"

72"

64"



59.5" 67.5"

MATERIALS/SPECS

OVERALL SIZE: **96" X 30"**

SINGLE FACE:

DOUBLE FACE:

QTY: **1**

VINYL COLORS:

3M Translucent vinyl

applied to face, 3630-124 Burnt Orange, 3630-136 Lime Green, 3630-125 Yellow, Dark Gray

1st SURFACE:

2nd SURFACE:

PAINT COLORS:

PMS 2026 U

White

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER **details here**

1/8"

3/4"

1/4" OTHER **1"**

1/2"

VHB STUD

Cap/Barrel

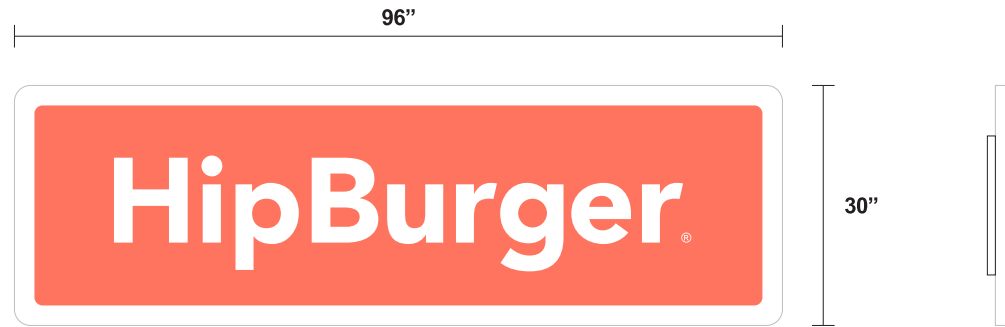
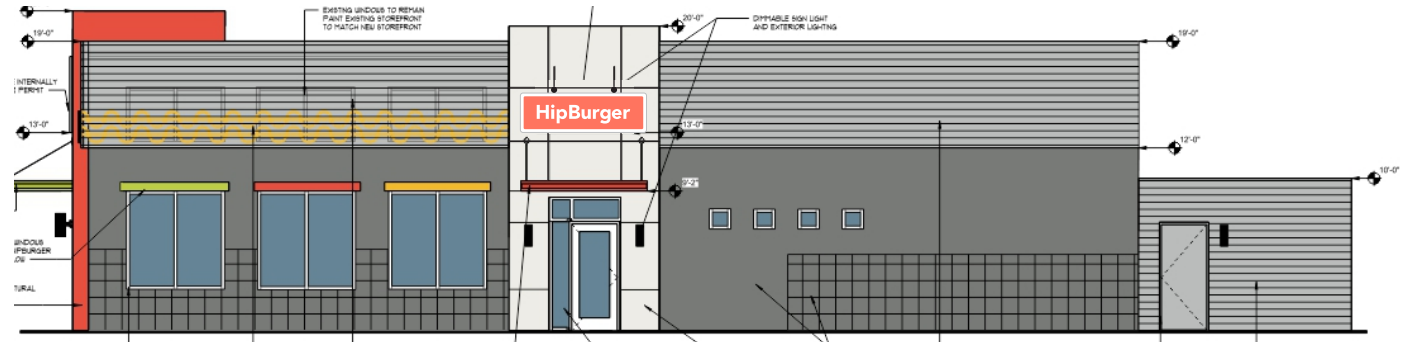
ILLUM.

NON-ILLUM.

ADDITIONAL NOTES

1.5" Thick aluminum H-frame cabinet
 Face masked and painted to match 3M 3630-124 Burnt Orange
 Edges painted white
 1" Thick acrylic logo
 Painted white
 Logo secured to sign with VHB tape

SIGN 3



MATERIALS/SPECS

OVERALL SIZE: **See Drawing**

SINGLE FACE:

DOUBLE FACE:

QTY: **1**

VINYL COLORS:

3M Translucent vinyl

applied to face, 3630-124 Burnt Orange, 3630-136 Lime Green, 3630-125 Yellow, Dark Gray

1st SURFACE:

2nd SURFACE:

PAINT COLORS:

PMS 2026 U

White

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER [details here](#)

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

Cap/Barrel

ILLUM.

NON-ILLUM.

ADDITIONAL NOTES

Aluminum cabinet masked and painted PMS 2026 U & white with 1" thick clear push-thru acrylic lettering/logo

3M Translucent vinyl applied to acrylic

3630-124 Burnt Orange

3630-136 Lime Green

3630-125 Yellow

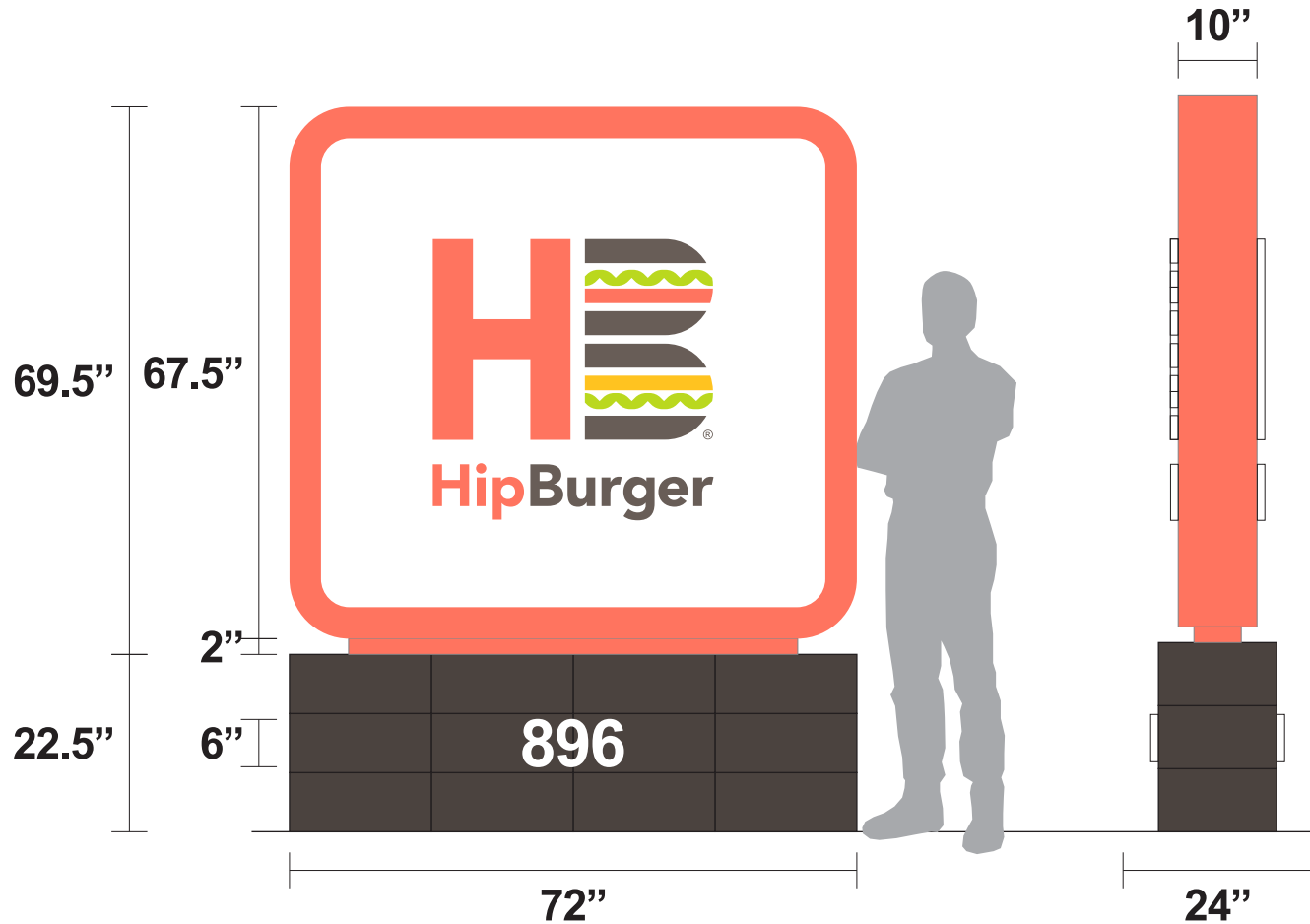
Dark Gray

Monument base will be small black architectural split faced block

*TM - Cut vinyl decal

SIGN 4

***Showing SPLIT LOGO**



MATERIALS/SPECS

OVERALL SIZE: **TBD**

SINGLE FACE:

DOUBLE FACE:

QTY: **TBD**

VINYL COLORS: **3M Translucent vinyl**

applied to face, 3630-124 Burnt Orange, 3630-136 Lime Green, 3630-125 Yellow, Dark Gray

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **N/A**

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER [details here](#)

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

Cap/Barrel

ILLUM.

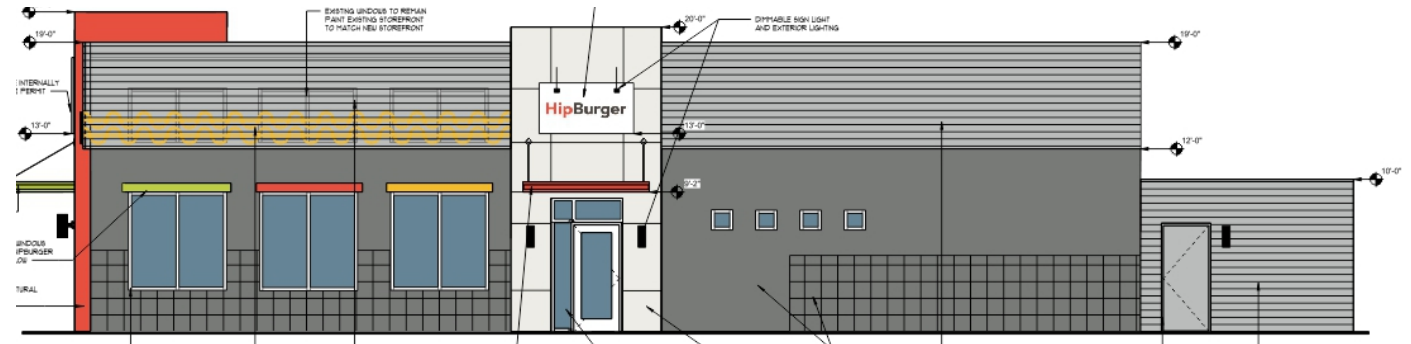
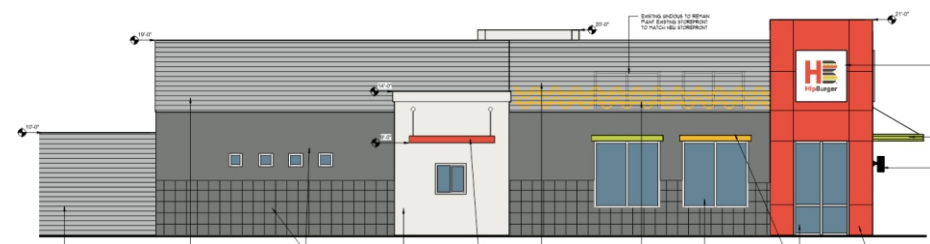
NON-ILLUM.

ADDITIONAL NOTES




3M Translucent vinyl applied to windows
 3630-124 Burnt Orange
 3630-136 Lime Green
 3630-125 Yellow

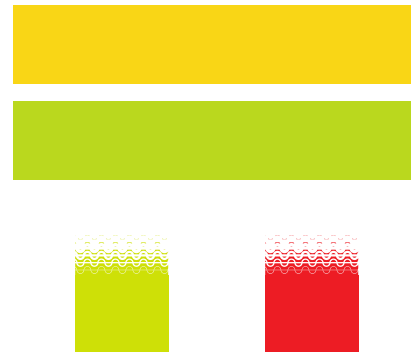
* Size & quantities TBD

WINDOW VINYL



* VERIFY DECAL SIZES IN FIELD

	HIPBURGER RED -	PMS 2028 Oracal 033 FRIT - 3M Scotchcal Burnt Orange 3630-124
	HIPBURGER YELLOW -	PMS 105 Oracal 021
	HIPBURGER GREEN -	PMS 380 Oracal 063 3M Lime Green 3630-136



MATERIALS/SPECS

OVERALL SIZE: 16" X 36"

SINGLE FACE:

DOUBLE FACE:

QTY: 1

VINYL COLORS: **White Reflective**

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **PMS 2026 U**

PMS 109 U

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER [details here](#)

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

Cap/Barrel

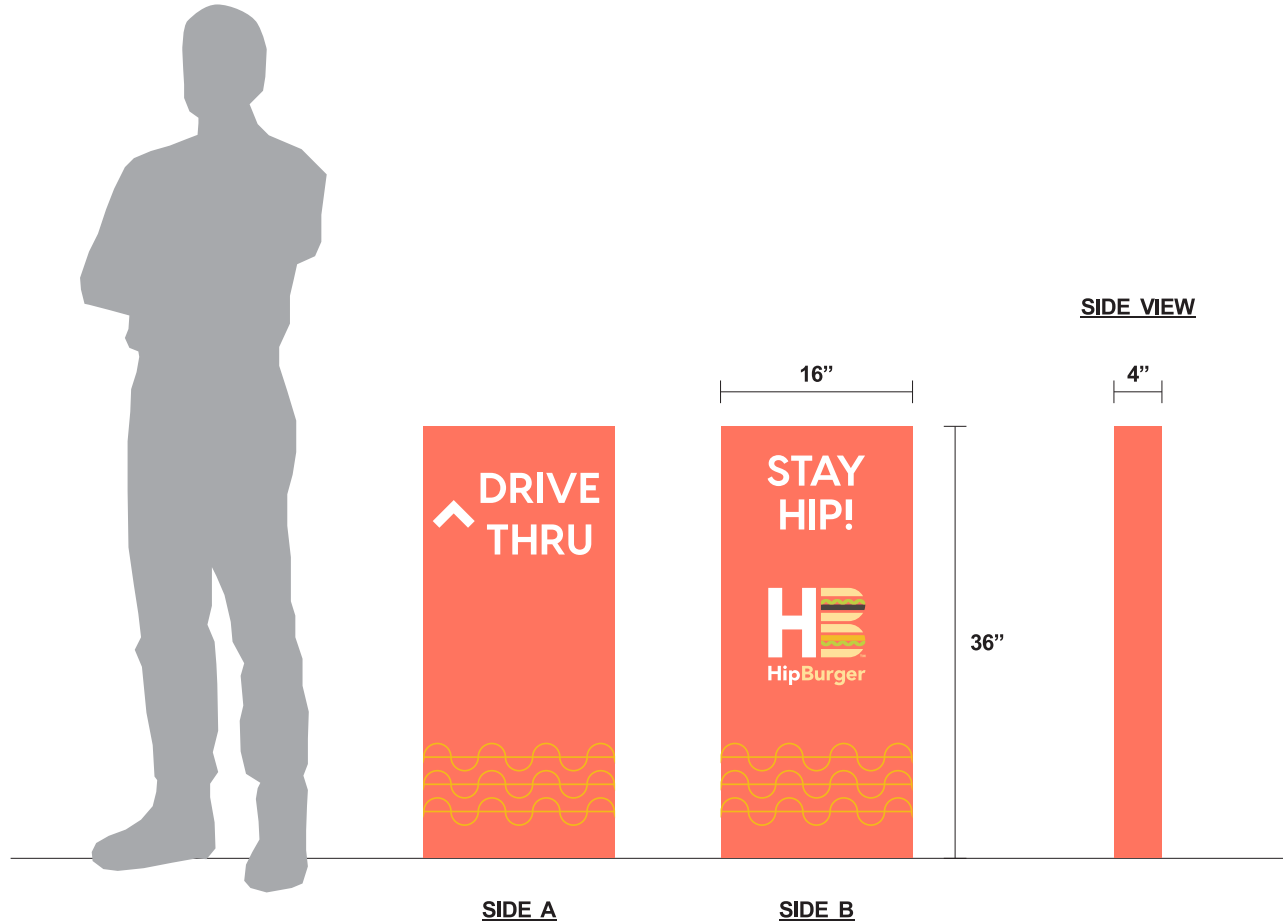
ILLUM.

NON-ILLUM.

ADDITIONAL NOTES

4" Deep aluminum cabinet
Masked and painted to match
PMS 2026 U and PMS 109 U
White reflective cut vinyl applied
to faces

SIGN 5



MATERIALS/SPECS

OVERALL SIZE: **16" X 36"**

SINGLE FACE:

DOUBLE FACE:

QTY: **1**

VINYL COLORS: **White Reflective**

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **PMS 2026 U**

PMS 109 U

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER **details here**

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

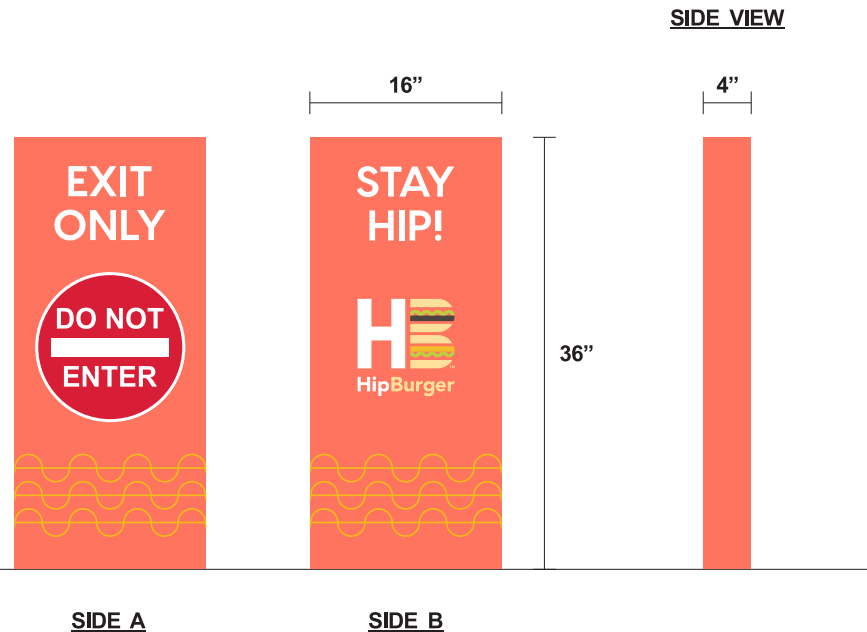
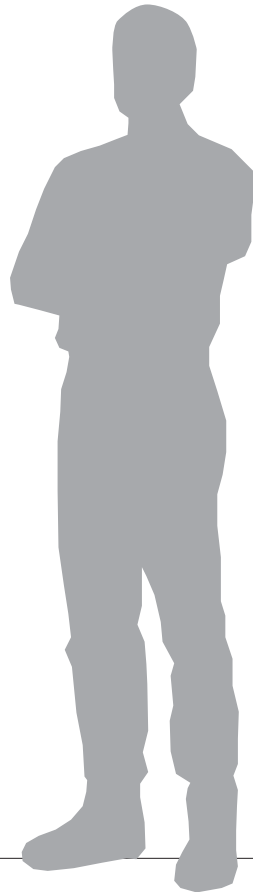
Cap/Barrel

ILLUM.

NON-ILLUM.

ADDITIONAL NOTES

4" Deep aluminum cabinet
Masked and painted to match
PMS 2026 U and PMS 109 U
White reflective cut vinyl &
digitally printed vinyl applied to
faces



MATERIALS/SPECS

OVERALL SIZE: 16" X 36"

SINGLE FACE:

DOUBLE FACE:

QTY: 1

VINYL COLORS: **White Reflective**

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **PMS 2026 U**

PMS 109 U

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER [details here](#)

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

Cap/Barrel

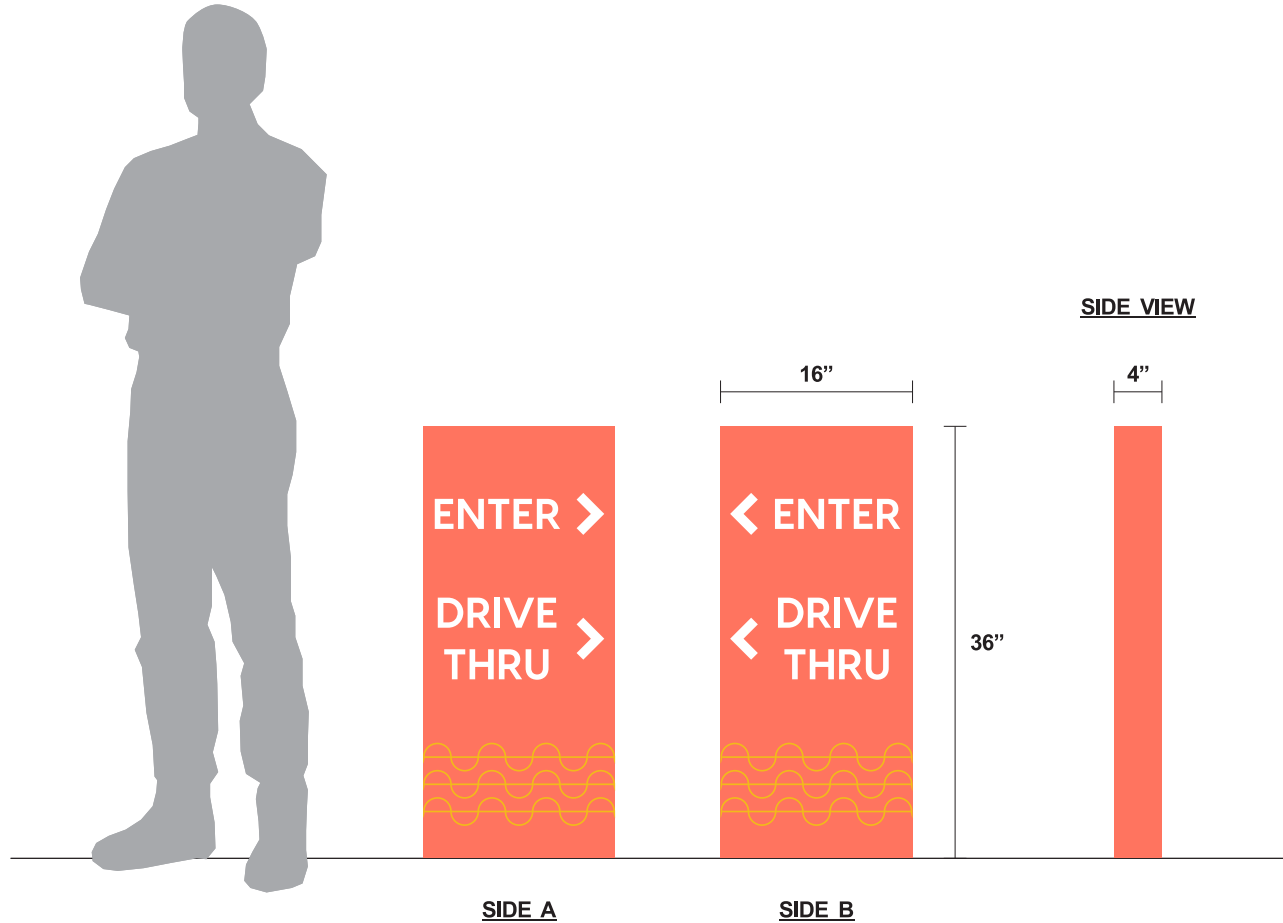
ILLUM.

NON-ILLUM.

ADDITIONAL NOTES

4" Deep aluminum cabinet
Masked and painted to match
PMS 2026 U and PMS 109 U
White reflective cut vinyl &
digitally printed vinyl applied to
faces

SIGN 7



MATERIALS/SPECS

OVERALL SIZE: **12" X 18"**

SINGLE FACE:

DOUBLE FACE:

QTY: **2**

VINYL COLORS: **N/A**

1st SURFACE:

2nd SURFACE:

PAINT COLORS: **PMS 7519 U**

PAINT FORMULA ATTACHED

ALUMINUM PVC

ACRYLIC Non-Glare Acryl.

OTHER

1/8" 3/4"

1/4" OTHER

1/2"

VHB STUD

ILLUM. Cap/Barrel

NON-ILLUM.

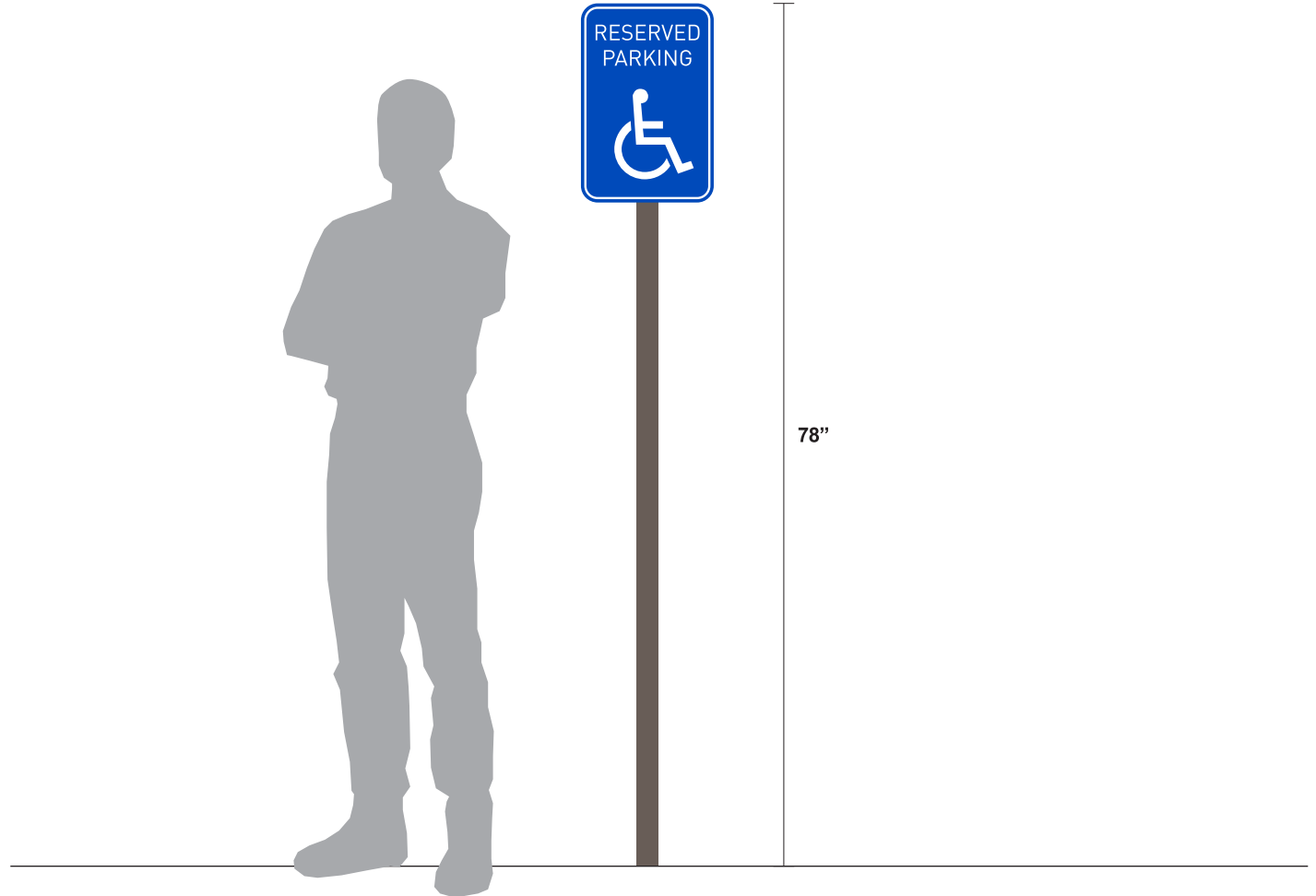
ADDITIONAL NOTES

.080 Aluminum

Reflective parking sign

2" Square tube painted to match

PMS 7519 U



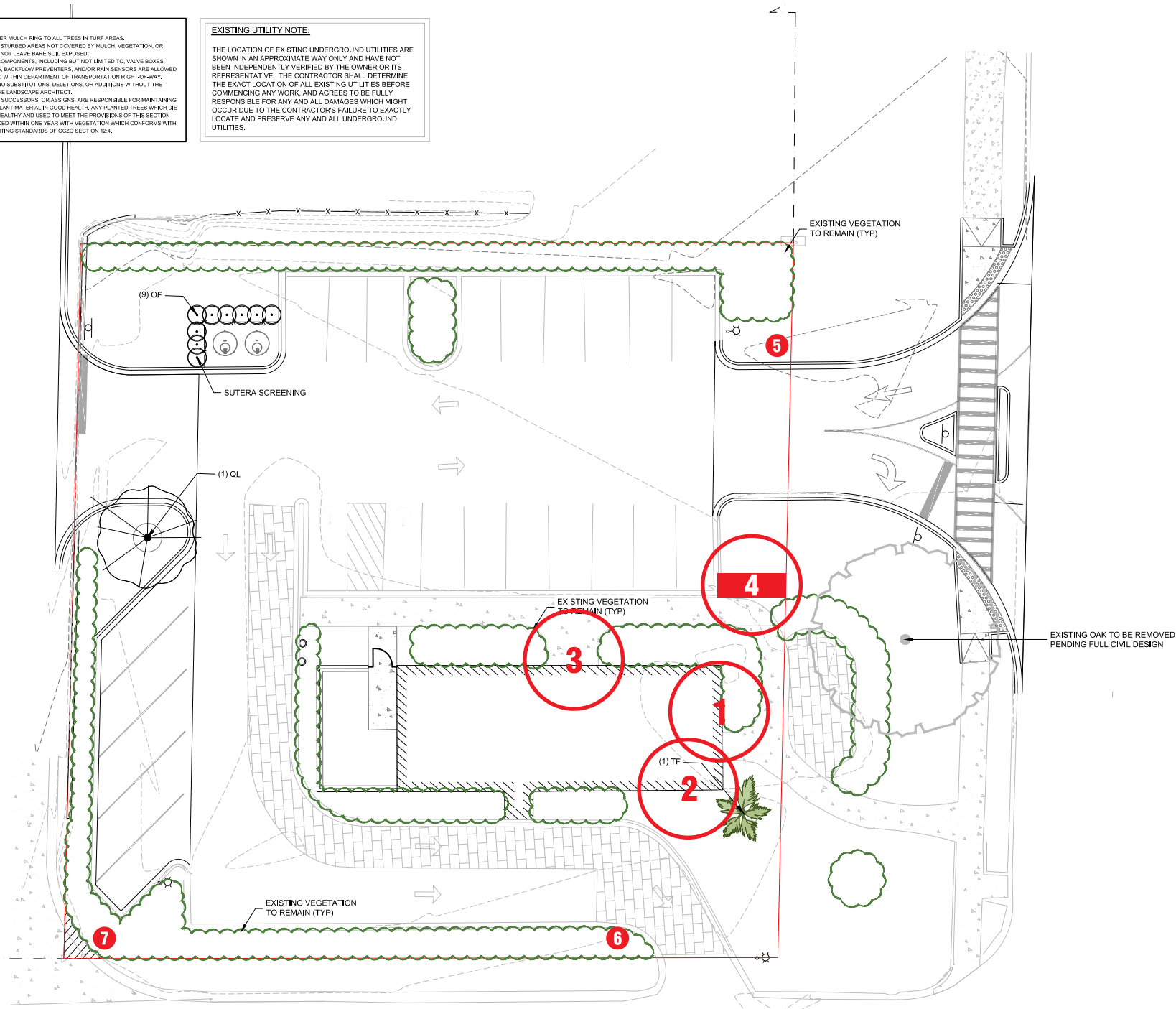
NOTES:

1. APPLY 6" DIAMETER MULCH RING TO ALL TREES IN TURF AREAS.
2. SOILSEED ALL DISTURBED AREAS NOT COVERED BY MULCH, VEGETATION, OR HARDSCAPE. DO NOT LEAVE BARE SOIL EXPOSED.
3. NO IRRIGATION COMPONENTS, INCLUDING BUT NOT LIMITED TO, VALVE BOXES, CONTROL BOXES, BACKFLOW PREVENTERS, AND/OR MAIN SENSORS ARE ALLOWED TO BE INSTALLED WITHIN DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY.
4. THERE WILL BE NO SUBSTITUTIONS, DELETIONS, OR ADDITIONS WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT.
5. THE OWNER, HIS SUCCESSORS, OR ASSIGNS, ARE RESPONSIBLE FOR MAINTAINING ALL REQUIRED PLANT MATERIAL IN GOOD HEALTH. ANY PLANTED TREES WHICH DIE OR BECOME UNHEALTHY AND USED TO MEET THE PROVISIONS OF THIS SECTION MUST BE REPLACED WITHIN ONE YEAR WITH VEGETATION WHICH CONFORMS WITH THE INITIAL PLANTING STANDARDS OF GC20 SECTION 12-4.

EXISTING UTILITY NOTE:

THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR DUE TO THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

501 WINDY PARK BOULEVARD, SUITE 200 | MOUNT PLEASANT, SC 29547 | JUDSON HILLS BUILDING 6000, 701 LEASLEY FRENCH RD., SUITE 400 | GREENVILLE, SC 29611 | 201 PETERSON DR., CHARLOTTE, NC 28217 | 1710 N. CEDAR STREET | BANNERVILLE, SC 29405 | 144 N. DANIEL MARSHAN AVENUE, SUITE 100 | SPARTANBURG, SC 29308
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GENERAL PLANTING NOTES:

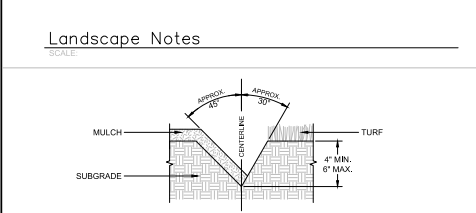
1. THE LANDSCAPE CONTRACTOR SHALL MEET WITH LANDSCAPE ARCHITECT PRIOR TO BEGINNING WORK SO THAT THERE IS A CLEAR UNDERSTANDING OF PROJECT REQUIREMENTS, FAILURE TO DO SO JEOPARDIZES FINAL ACCEPTANCE OF WORK.
2. THE LANDSCAPE CONTRACTOR IS HEREBY NOTIFIED OF THE EXISTENCE OF UNDERGROUND UTILITIES WITHIN THE LIMITS OF THE PROJECT AREA. THE LANDSCAPE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL UTILITY LINES PRIOR TO COMMENCEMENT OF EXCAVATION OPERATIONS. THE LANDSCAPE CONTRACTOR WILL BE RESPONSIBLE FOR LOCATING, PROTECTING, AND REPAIRING ALL DAMAGE TO BUILDINGS, UTILITIES, PAVEMENT, AND CURB & GUTTER. ANY REPAIRS SHALL BE DONE PROMPTLY AT LANDSCAPE CONTRACTOR'S EXPENSE. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY OF ANY POSSIBLE CONFLICTS BETWEEN PROPOSED IMPROVEMENTS AND UTILITIES, SEWERS, AND/OR OTHER STRUCTURES.
3. IT IS THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO VERIFY THAT EACH EXCAVATED TRENCH OR SHRUB PIT WILL PRODUCE DRAIN PRIOR TO ADDING TOPSOIL AND INSTALLING TREES OR SHRUBS. THE LANDSCAPE CONTRACTOR SHALL FILL THE BOTTOM OF HOLES WITH 8" (6) INCHES OF WATER. THIS WATER SHOULD PERCOLATE WITHIN A THIRTY-FOUR (24) HOUR PERIOD. IF WATER DOES NOT PERCOLATE, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLING PLANTS.
4. SHOULD THE LANDSCAPE CONTRACTOR ENCOUNTER UNSATISFACTORY SURFACE OR SUBSURFACE DRAINAGE CONDITIONS, SOIL DEPTH, SOIL HARDNESS, SLOPE, OR OTHER CONDITIONS THAT WILL JEOPARDIZE THE HEALTH AND VIGOR OF THE PLANTS, THE LANDSCAPE CONTRACTOR MUST ADVISE THE LANDSCAPE ARCHITECT IN WRITING OF THE CONDITIONS PRIOR TO INSTALLING THE PLANTS. OTHERWISE, THE LANDSCAPE CONTRACTOR WARRANTS THAT THE PLANTING AREAS ARE SUITABLE FOR PROPER GROWTH AND DEVELOPMENT OF THE PLANTS TO BE INSTALLED.
5. THE LANDSCAPE CONTRACTOR WILL BE RESPONSIBLE FOR STAKING AND LAYOUT OF PLANTINGS ON THIS PROJECT. THE LANDSCAPE ARCHITECT OR OWNER SHALL BE ADVISED WHEN STAKES ARE READY FOR INSPECTION ON VARIOUS PLANTING AREAS. ALL LAYOUT WORK SHALL BE INSPECTED AND APPROVED BY THE LANDSCAPE ARCHITECT AND OWNER PRIOR TO OPERATING ANY PLANTING SITES.
6. **PLANT MATERIAL QUANTITIES PROVIDED IN THE PLANT SCHEDULE ARE FOR REFERENCE ONLY AND THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR THE ACTUAL PLANT MATERIAL COUNTS.** DISCREPANCIES BETWEEN QUANTITIES SHOWN ON THE PLANTING PLAN AND THOSE IN THE PLANT SCHEDULE SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT FOR CLARIFICATION. IF CLARIFICATION OF DISCREPANCIES FROM THE LANDSCAPE ARCHITECT IS NOT POSSIBLE, THEN QUANTITIES SHOWN ON THE PLANTING PLAN SHALL TAKE PRECEDENCE.
7. REQUIREMENTS FOR THE MEASUREMENTS, BRANCHING, GRADING, QUALITY, BALING AND DURLAPPING OF PLANTS IN THE PLANT LIST SHOULD FOLLOW EXCEPT THE STANDARDS CURRENTLY RECOMMENDED BY THE AMERICAN ASSOCIATION OF NURSERYMEN, INC. IN THE AMERICAN STANDARD FOR NURSERY STOCKS (ANSI Z60.1), UNLESS OTHERWISE SPECIFIED. ANY SIZE SPECIFIED SHALL BE CONSIDERED MINIMUM. MINIMUMS FOR HEIGHT, SPREAD, OR CALIPER SHALL TAKE PRECEDENCE OVER A SPECIFIED CONTAINER SIZE.
8. PLANTS LISTED WITH A FORWARDED HEAD WITH MINIMUM CALIPER, HEIGHT AND SPREAD OF THE SIDE BRANCHES AS SHOWN ON THE PLANT LIST, TRUNKS SHALL BE UNDamaged AND SHAPE SHALL BE TYPICAL OF THE SPECIES.
9. DISBURSEMENT OF CORNERS SHALL INCLUDE MORE THAN 10% PER CENT OF THIS YEAR'S VERTICAL GROWTH (TOP CANCLED).
10. NO DISBURSEMENT ON PLANTING PIT SHALL BE LEFT UNATTENDED OVERNIGHT.
11. NO DISBURSEMENT ON PLANTING PIT SHALL BE LEFT UNATTENDED OVERNIGHT.
12. REMOVE BURLAP/STRAPPING AND WIRE BASKET FROM TOP 1/3 OF ROOT BALL ON TREES.
13. REMOVE PAPER, PLASTIC OR METAL AROUND ROOT BALLS OF SHRUBS.
14. DO NOT WAKE TREES.
15. WATER ALL PLANT MATERIAL IMMEDIATELY AFTER PLANTING.
16. TREE CUTTING MATERIAL SHALL BE "BRUSH" OR EQUIVALENT.
17. ALL PLANT BEDS TO BE MULCHED WITH 4" OF DOUBLE SHREDDED HARDWOOD MULCH UNLESS OTHERWISE SPECIFIED. ALL AREAS OF PLANTING, INCLUDING AREAS OF GRASS SEEDING AND SOIL, SHALL BE GRADED TO PROVIDE POSITIVE DRAINAGE AND SHALL BE PROVIDED APPROPRIATE SOIL FOR THE PROPOSED PLANTINGS. SEE SOIL NOTES.
18. ALL EXISTING VEGETATION NOT TO BE PLANTED, SOILS AND/OR SEEDS SHALL BE REMOVED PRIOR TO PLANTING, SOEDING, AND SEEDING. ALL AREAS INDICATED TO BE GRASS SEED SHALL BE SEED PER GRASS SPECIFICATIONS FOR THE SPECIES.
19. ALL DISTURBED AREAS NOT SPECIFICALLY CALLED OUT ON THIS PLAN SHALL BE SEED PER THE PROVIDED SEEDING SCHEDULE. ALL DISTURBED NATURAL AREAS SHALL BE MULCHED (SEE MULCH SPECIFICATIONS).
20. DRAINAGE TO BE PROVIDED FOR ALL ABOVE GROUND PLANTERS.
21. PLANTINGS SHALL BE PRUNED TO CONFORM WITH THE REQUIREMENTS OF ALL AUTHORITIES HAVING JURISDICTION, INCLUDING BUT NOT LIMITED TO THE CITY, COUNTY, STATE AND FEDERAL REGULATIONS.
22. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING UP THE SITE AT THE COMPLETION OF THE PROJECT AND SHALL MAINTAIN THE SITE IN A REASONABLE NEAT AND CLEAN STATE THROUGHOUT THE INSTALLATION PROCESS. STREETS AND PAVED AREAS SHALL BE CLEANED REGULARLY TO REMOVE CONSTRUCTION MATERIALS AND OTHER DEBRIS RESULTING FROM WORK OF THE PROJECT.
23. REPLACEMENTS OF DEAD OR UNSATISFACTORY MATERIAL SHALL BE MADE AS SPECIFIED IN THE PLANT LIST. THE OWNER OR LANDSCAPE ARCHITECT SHALL INSPECT REPLACEMENTS WHEN ALL REPLACEMENTS HAVE BEEN MADE. REPLACEMENTS ARE TO BE ALIVE AND IN A HEALTHY CONDITION WHEN THE REPLACEMENTS ARE COMPLETE. REPLACEMENTS ARE NOT SUBJECT TO AN ADDITIONAL QUANTITIES. BUT THE LANDSCAPE CONTRACTOR SHALL CONSULT WITH THE LANDSCAPE ARCHITECT ON REASON FOR PLANT DECLINE/DEATH AND HOW TO AVOID FUTURE INSTANCES.
24. SHOULD THE LANDSCAPE CONTRACTOR NOT MAKE REPLACEMENTS IN A SATISFACTORY AND TIMELY FASHION IN ACCORD WITH THE PLANTING NOTES, THE OWNER, AFTER PROPER NOTIFICATION TO THE LANDSCAPE CONTRACTOR MAY UTILIZE THE FUNDS OF THE RETAINAGE TO HAVE THE REPLACEMENTS MADE IN ACCORDANCE WITH THE SPECIFICATIONS BY ANOTHER CONTRACTOR.

- SOIL NOTES:**
1. FOR EACH UNAMENDED SOIL, TYPE, FURNISH SOIL ANALYSIS AND A WRITTEN REPORT BY A QUALIFIED SOIL-TESTING LABORATORY STATING PERCENTAGE OF ORGANIC MATTER, GRAINATION OF SAND, SILT, AND CLAY CONTENT, CATION EXCHANGE CAPACITY, SODIUM ABSORPTION RATIO, DELETERIOUS MATERIAL, BUFFER PH LEVELS, AND MINERAL AND PLANT-NUTRIENT CONTENT OF THE SOIL.
 2. A MINIMUM OF THREE REPRESENTATIVE SAMPLES SHALL BE TAKEN FROM VARIOUS LOCATIONS FOR EACH SOIL. TO BE USED OR AMENDED FOR PLANTING PURPOSES.
 3. LANDSCAPE CONTRACTOR SHALL SUBMIT TO LANDSCAPE ARCHITECT THE LAB RECOMMENDATIONS FOR SOIL TREATMENTS AND SOIL AMENDMENTS TO BE INCORPORATED. INDICATE LAB RECOMMENDATIONS IN WEIGHT PER 1000 SQ. FT. OR VOLUME PER CU. YD. FOR NITROGEN, PHOSPHORUS, AND POTASH NUTRIENTS AND ORGANIC AND INORGANIC SOIL AMENDMENTS TO BE ADDED TO PRODUCE PLANTING SOIL SUITABLE FOR HEALTHY, VIGILANT PLANTS.
 4. ALL SOILS USED FOR PLANTING SHALL BE PREPARED AS NECESSARY USING ORGANIC AND INORGANIC SOIL AMENDMENTS AND FERTILIZERS IN THE QUANTITIES RECOMMENDED IN THE SOIL ANALYSIS REPORT TO PRODUCE SATISFACTORY PLANTING SOIL FOR HEALTHY, VIGILANT PLANTS. PLANTING SOILS SHALL HAVE A PH LEVEL BETWEEN 6.0 AND 7.0.
 5. IN ALL PLANTING AREAS, SPREAD PLANTING SOIL TO A DEPTH OF 6 INCHES BUT NOT LESS THAN REQUIRED TO MEET FINER GRADES AFTER NATURAL SETTLEMENT.

- IRRIGATION NOTES:**
1. LANDSCAPE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS OF PROPOSED IRRIGATION SYSTEM TO LANDSCAPE ARCHITECT AND OWNER FOR ACCEPTANCE. LANDSCAPE CONTRACTOR TO SUPPLY AUTOMATIC IRRIGATION SYSTEMS, COMPLETE AND INSTALLED, SYSTEM TO INCLUDE ALL VALVES, PIPES, HEADS, FITTINGS, RAIN SENSOR, CLOCK AND TO PROVIDE TRENCH TO HEAD COVER AND ALL NEW GROUND AND IMPROVED EXISTING GRASS AREAS, TREES, SHRUBS AND PLANTING BEDS, COORDINATE IRRIGATION WITH OWNER'S REPRESENTATIVE.
 2. LANDSCAPE CONTRACTOR SHALL PROVIDE ALL NECESSARY PERMITS FOR AUTOMATIC IRRIGATION SYSTEMS. LANDSCAPE CONTRACTOR SHALL PROVIDE ELECTRIC METER, BACKFLOW PREVENTER AND SERVICE IN ACCORDANCE WITH STATE AND LOCAL CODES FOR IRRIGATION SYSTEM. LOCATION OF METERS AND CONTROL PANELS FOR IRRIGATION SHALL BE APPROVED BY OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION. COORDINATE WATER METER REQUIREMENTS WITH CIVIL ENGINEER.
 3. LANDSCAPE CONTRACTOR TO PROVIDE DRIP IRRIGATION TO ALL ABOVE GROUND PLANTERS. IRRIGATION LINE TO BE INSTALLED BENEATH ADJACENT HANDScape AS NECESSARY.
 4. IRRIGATION PIPING, SPRINKLERS, AND OTHER EQUIPMENT MAY BE SHOWN OUTSIDE OF LANDSCAPE AREAS ON DRAWING FOR GRAPHIC CLARITY. ALL VALVE BOXES AND EQUIPMENT VAULTS SHALL BE LOCATED IN MULCH BEDS.
 5. NO IRRIGATION COMPONENTS, INCLUDING BUT NOT LIMITED TO: VALVE BOXES, CONTROL BOXES, BACKFLOW PREVENTERS, AND/OR RAIN SENSORS ARE ALLOWED TO BE INSTALLED WITHIN DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY.

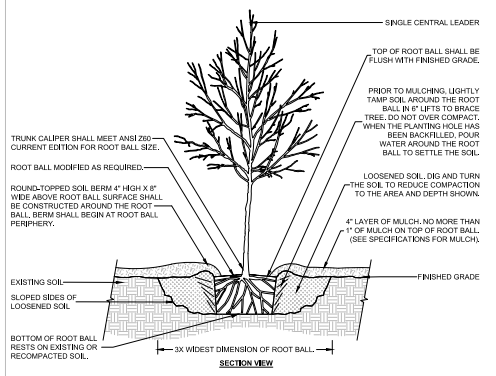
- PLANT SCHEDULE NOTES:**
1. THE LANDSCAPE CONTRACTOR SHALL NOTIFY THIS OFFICE OF ANY DISCREPANCIES PRIOR TO BEGINNING OR CONTINUING WORK.
 2. THERE WILL BE NO SUBSTITUTIONS, DELETIONS OR ADDITIONS WITHOUT APPROVAL OF THIS OFFICE.
 3. SIZE OF PLANT MATERIALS SHALL CONFORM WITH THE CURRENT EDITION OF AMERICAN STANDARD FOR NURSERY STOCK FOR NUMBER ONE GRADE NURSERY STOCK AS ADOPTED BY THE AMERICAN ASSOCIATION OF NURSERYMEN AND AMERICAN NATIONAL STANDARDS INSTITUTE.
 4. THE QUANTITIES ON THE SCHEDULE ARE ONLY A GUIDE. ALL QUANTITIES SHALL BE VERIFIED BY THE LANDSCAPE CONTRACTOR ON THE PLANTING PLAN.

- ABBREVIATIONS:**
- BB = Balled & Burlapped
 - BT = Bare Root Material
 - CA = Caliper
 - CON = Conventional Material
 - CT = Clear Trunk
 - FTG = Full to Ground
 - FWF = Full Well Formed
 - GAL = Gallon Container
 - MS = Multistemmed Trunk
 - OC = One-Center
 - RF = Regulated
 - ESP = Espalier Cut
 - HC = Hurricane Cut
 - SP = Specimen Material
 - TF = Tree Form Habit
 - TTP = Typical



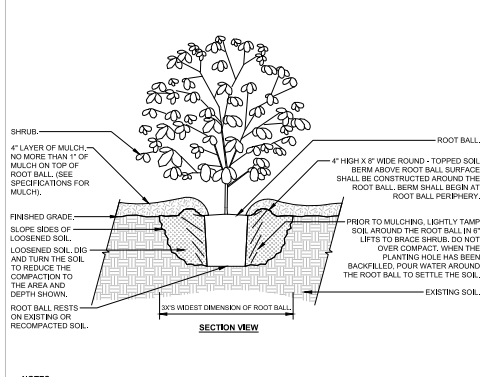
- NOTES:**
1. SEE LANDSCAPE NOTES AND SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.
 2. EXCAVATE TRENCH BY HAND WITH SPADE.
 3. ADD EXCESS SOIL TO ADJACENT PLANT BED AFTER PULLING BACK EXISTING MULCH. RAKE SOIL AND SMOOTH BEFORE MULCHING.

2 Lawn Edge Detail
SCALE: NOT TO SCALE



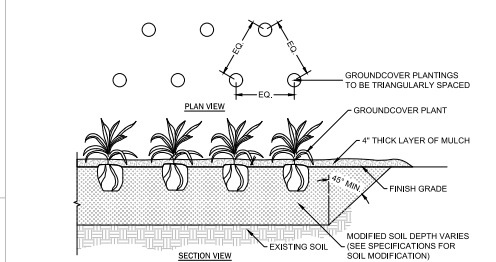
- NOTES:**
1. SEE LANDSCAPE NOTES AND SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.

3 Tree with Berm - Existing Soil Unmodified
SCALE: NOT TO SCALE



- NOTES:**
1. SEE LANDSCAPE NOTES AND SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.

4 Shrub Planting - Unmodified Soil
SCALE: NOT TO SCALE



- NOTES:**
1. SEE LANDSCAPE NOTES AND SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.
 2. SEE PLANT SCHEDULE FOR PLANT SPECIES, SIZE, AND SPACING DIMENSION.
 3. SMALL ROOTS (2" OR LESS) THAT GROW AROUND, UP, OR DOWN THE ROOT BALL PERIPHERY ARE CONSIDERED A NORMAL CONDITION IN CONTAINER PRODUCTION AND ARE ACCEPTABLE HOWEVER THEY SHOULD BE ELIMINATED AT THE TIME OF PLANTING. ROOTS ON THE PERIPHERY CAN BE REMOVED AT THE TIME OF PLANTING.
 4. THOROUGHLY TILL IN PLANTING SOIL MIXTURE AMENDMENTS TO DEPTH OF 6" IN ENTIRE GROUNDCOVER BED AREA. WORK SOIL TO LOOSE, UNIFORMLY FINE TEXTURE.
 5. CONTRACTOR IS RESPONSIBLE FOR PROVIDING DRAINAGE FROM PLANTING HOLDS/BERDS IF COMPACTED SOILS OR POORLY DRAINED SOIL IS ENCOUNTERED.
 6. HAND-TAMP BACKFILL TO REMOVE VOIDS AND AIR POCKETS. WATER IMMEDIATELY AFTER PLANTING UNTIL NO MORE WATER IS ABSORBED.

5 Groundcover / Ornamental Grass Planting Detail
SCALE: NOT TO SCALE

PLANT SCHEDULE								
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	HEIGHT	SPACING	REMARKS	
	QL	1	QUERCUS LYRATA / OVERCUP OAK	2" CAL	12'-14'	AS SHOWN	FWF / SP / 6' CT	
	TF	1	TRACHYCARPUS FORTUNEI / WINDMILL PALM	N/A	6' MIN	AS SHOWN	FWF / SP / B&B	
	OF	9	OSMANTHUS FRAGRANS / SWEET OLIVE	7 GAL	24" MIN	AS SHOWN	FWF / SP	

6 Plant Schedule
SCALE: NOT TO SCALE

SEAMON WHITESIDE
MOUNT PLEASANT, SC
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SUMMERVILLE, SC
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CHARLOTTE, NC
980.312.5450
WWW.SEAMONWHITESIDE.COM



NOT FOR CONSTRUCTION

896 TIGER BLVD HIPBURGER
CLEMSON, SOUTH CAROLINA

SW PROJECT: 11276
DATE: XXXXXX
DRAWN BY: XXX
CHECKED BY: XXX

REVISION HISTORY	

PLANT SCHEDULE & DETAILS