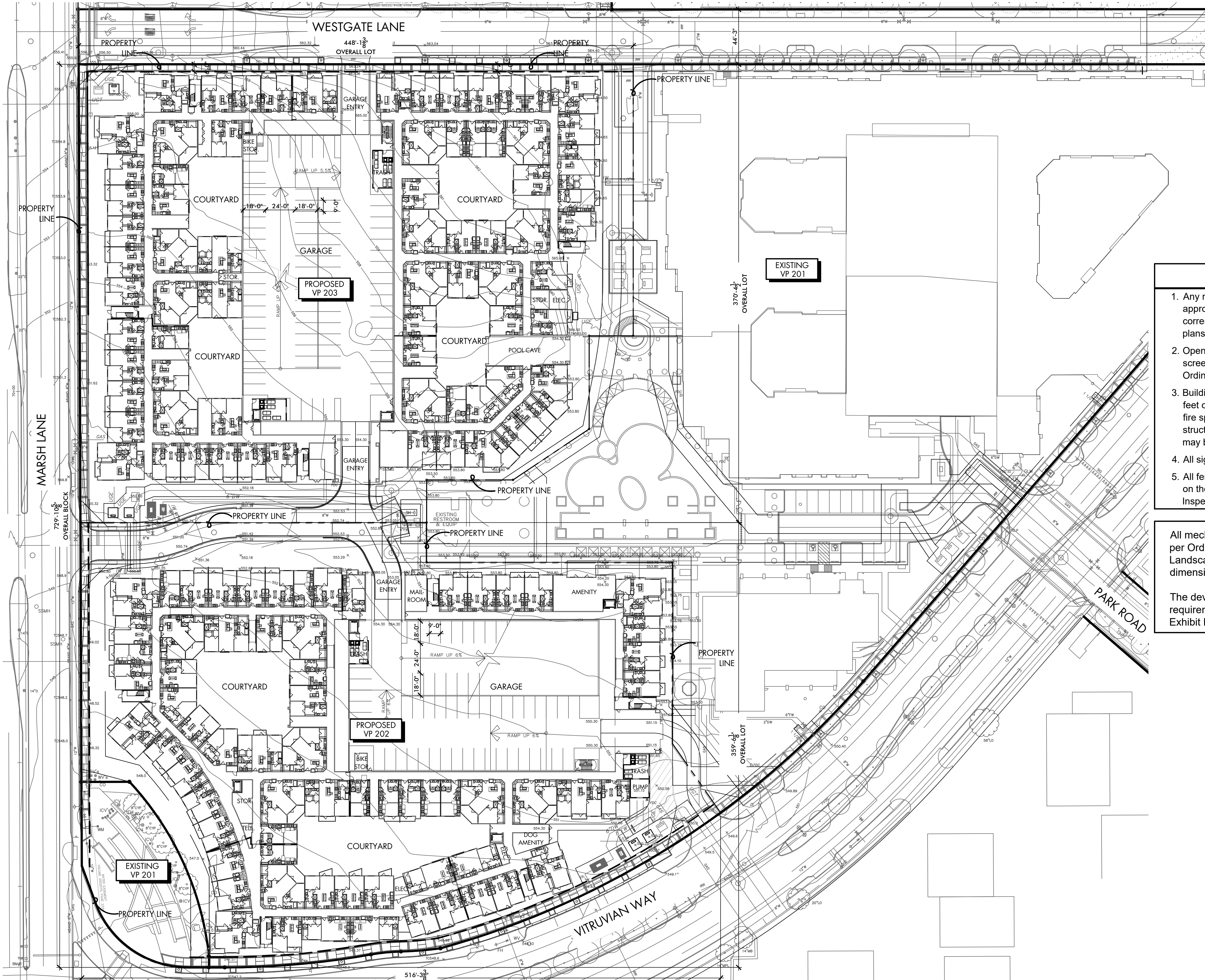
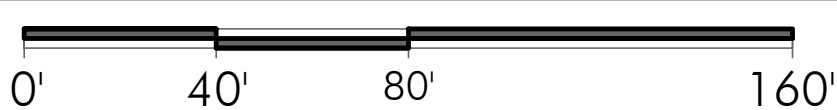




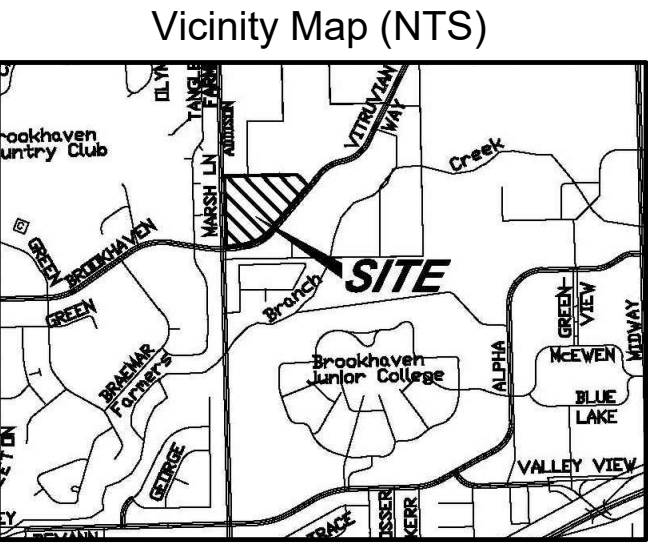
06 OVERALL SITE PLAN

SCALE: 1"=40'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials

See the Staff Approval Letter or Council Result Memo for any conditions associated with the approval of the project.



- ### ADDISON SITE PLAN NOTES
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All mechanical equipment shall be screened per Ordinance NO. 007-034, #13. Refer to Landscape for screening materials and dimensions.

The development meets the sustainability requirements per Ordinance NO. 007-034, Exhibit F.

ZONING: PD
Addison, TX
Town Project #
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin



Savoye2 at Vitruvian Park 3875 Ponte Ave
Suite 410Addison Texas 75001
The Arnold In East Austin 1621 E 6th Street
Suite 1151Austin Texas 78702
214 969.0500 phone www.wilderbelshaw.com

Project Owner:

UDR
3875 Ponte Ave, Suite 400
Addison, TX 75001

Contact Information:
Robert P. St. John
(720) 348-7722
RStJohn@udr.com

Civil:

Icon Consulting Engineers, Inc.
2840 W Southlake Blvd #110
Southlake, TX 76092
(817) 552-6210

Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West
PHASE II & III

Addison, Texas

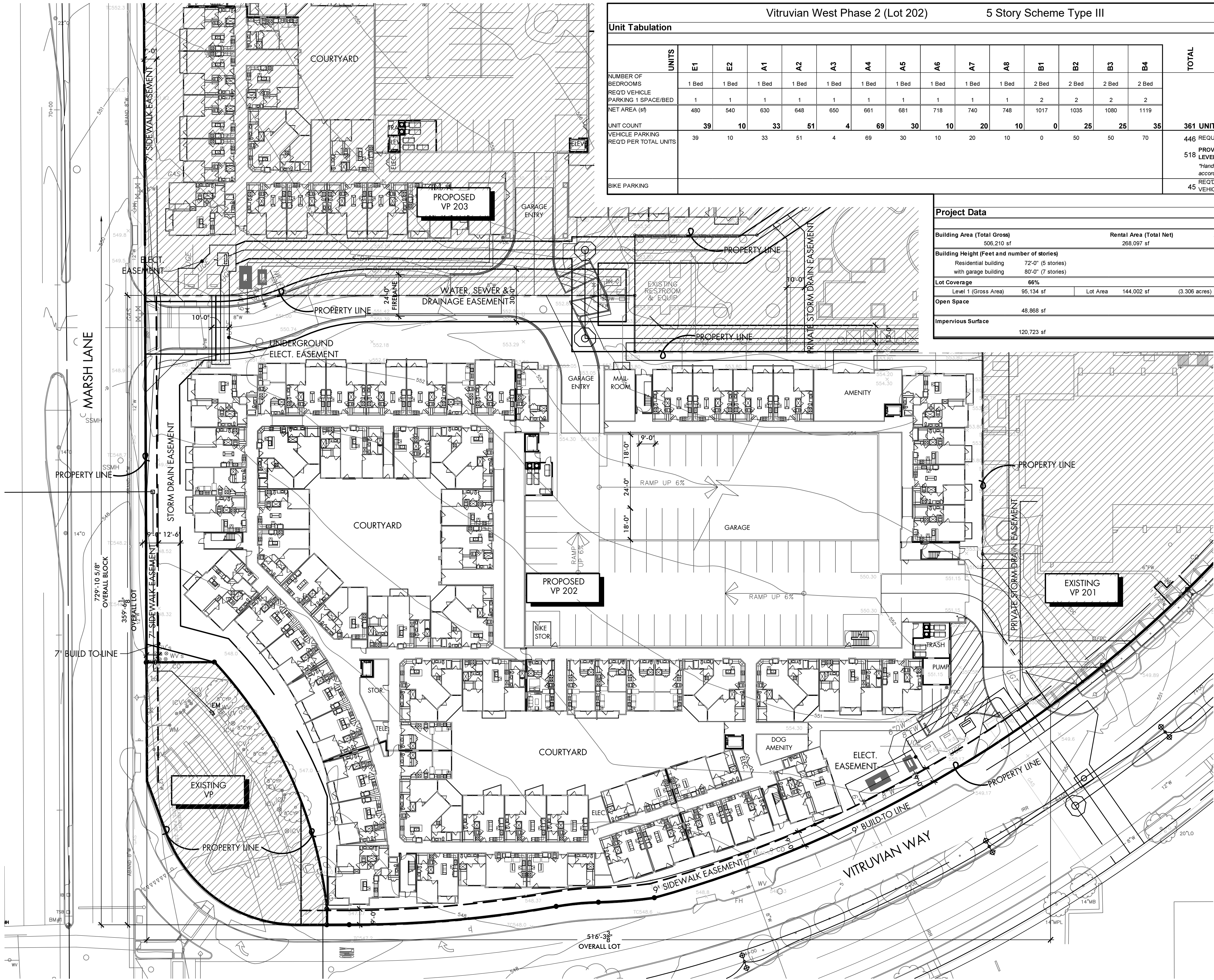
Wilder Belshaw Project Number: 1807

Drawing Name:

Sheet Number:

A001

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Vitruvian West Phase 2 (Lot 202)										5 Story Scheme Type III					
Unit Tabulation															
UNITS	E1	E2	A1	A2	A3	A4	A5	A6	A7	A8	B1	B2	B3	B4	TOTAL
	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	2 Bed	2 Bed	2 Bed	2 Bed	
NUMBER OF BEDROOMS	1	1	1	1	1	1	1	1	1	1	2	2	2	2	
REQ'D VEHICLE PARKING 1 SPACE/BED	1	1	1	1	1	1	1	1	1	1	2	2	2	2	
NET AREA (sf)	480	540	630	648	650	661	681	718	740	748	1017	1035	1080	1119	
UNIT COUNT	39	10	33	51	4	69	30	10	20	10	0	25	25	35	361 UNITS
VEHICLE PARKING REQ'D PER TOTAL UNITS	39	10	33	51	4	69	30	10	20	10	0	50	50	70	446 REQUIRED VEHICLE PARKING
BIKE PARKING															518 PROVIDED PARKING AT 7 LEVELS* Handicap parking is provided in accordance with ADA standards
															45 REQ'D BIKE PARKING (1/10 VEHICLE PARKING)

Project Data		
Building Area (Total Gross)	506,210 sf	Rental Area (Total Net) 268,097 sf
Building Height (Feet and number of stories)	72'-0" (5 stories)	Avg Unit Size 743 sf
Residential building with garage building	80'-0" (7 stories)	
Lot Coverage	66%	
Level 1 (Gross Area)	95,134 sf	Lot Area 144,002 sf (3.306 acres)
Open Space	48,868 sf	
Impervious Surface	120,723 sf	

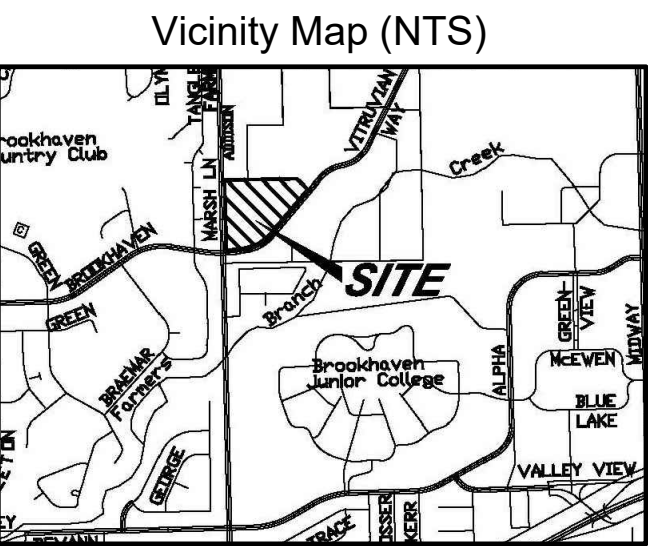
ACTION

APPROVED DENIED

STAFF _____ Date _____ Initials _____

COUNCIL _____ Date _____ Initials _____

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ZONING: PD
Addison, TX
Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects

Dallas • Austin

WB

architects

Savoye2 at Vitruvian Park

3875 Ponte Ave

Suite 410Addison Texas 75001

The Arnold In East Austin

1621 E 6th Street

Suite 1151Austin Texas 78702

214 969.0500 phone

www.wilderbelshaw.com

Project Owner:

UDR

3875 Ponte Ave, Suite 400

Addison, TX 75001

Contact Information:

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(720) 348-7722

RStJohn@udr.com

Civil:

Icon Consulting Engineers, Inc.

2840 W Southlake Blvd #110

Southlake, TX 76092

(817) 552-6210

Issues and Revisions:		
No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West

PHASE II & III

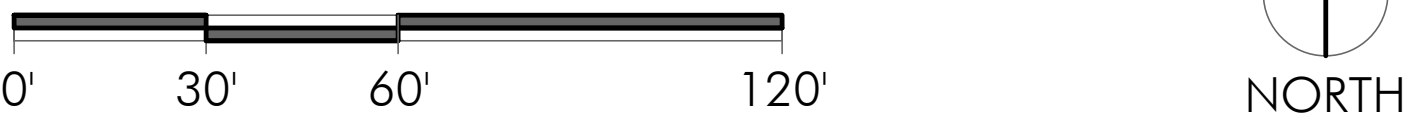
Addison, Texas

Wilder Belshaw Project Number: 1807

Drawing Name:

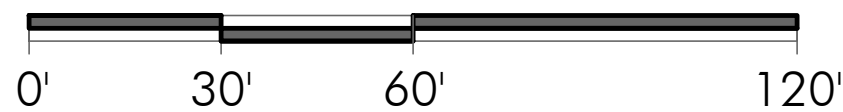
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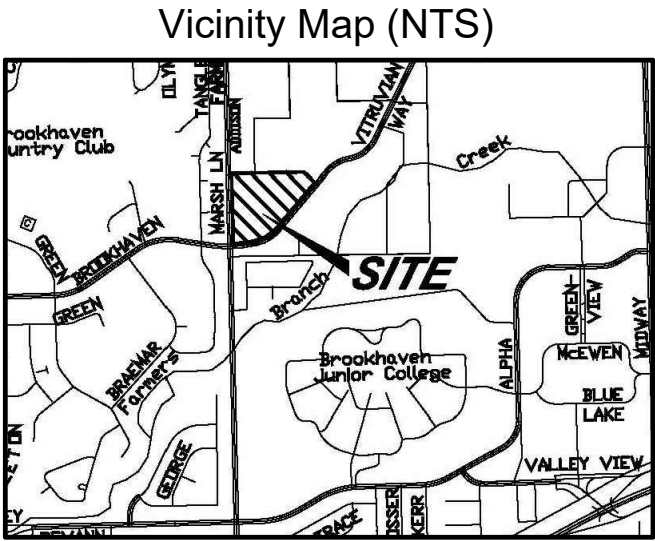




06 PHASE 02, LEVEL 1 PLAN
SCALE: 1"=30'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials
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Addison, TX
Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin



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Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian
West
PHASE II & III

Addison, Texas

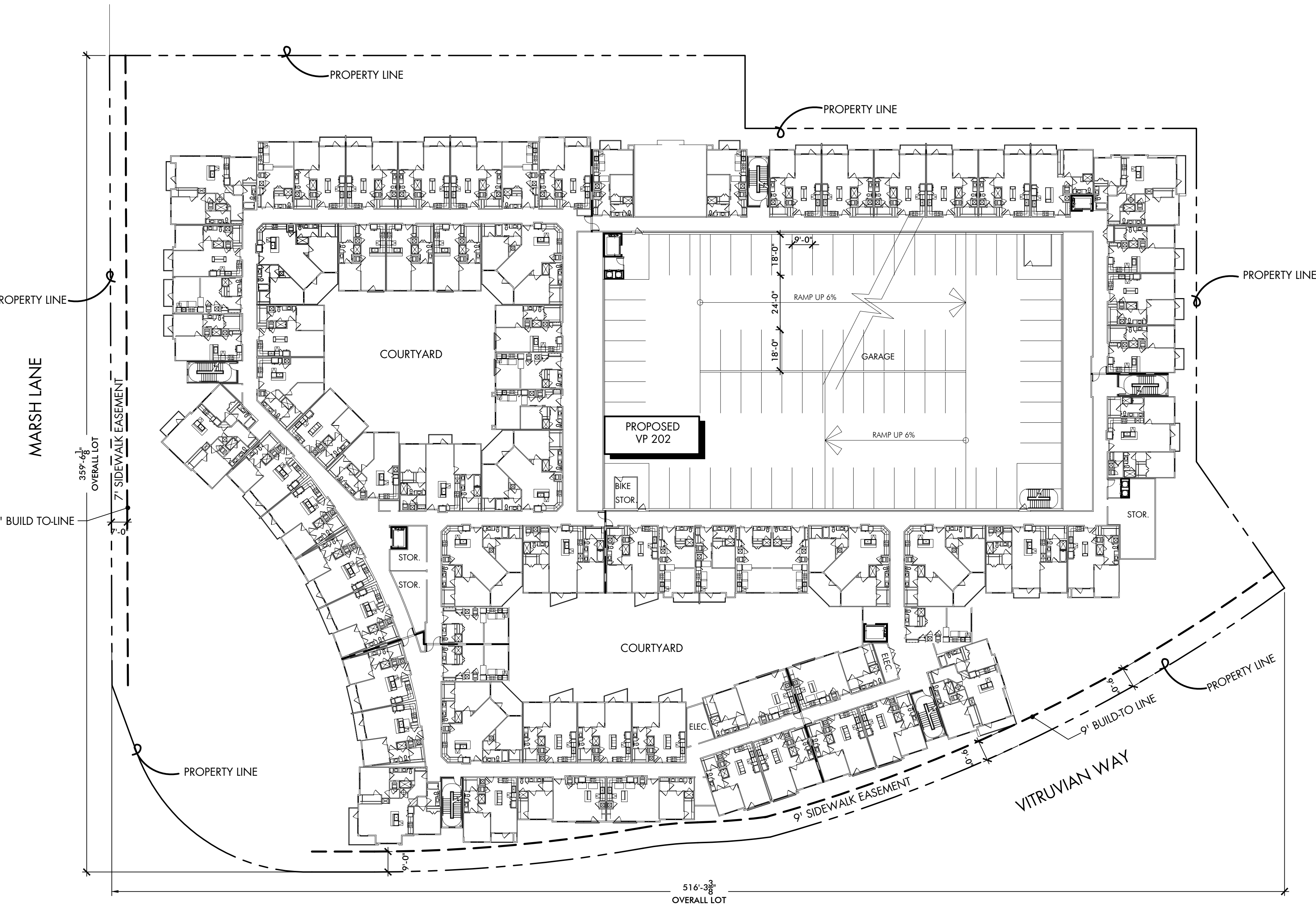
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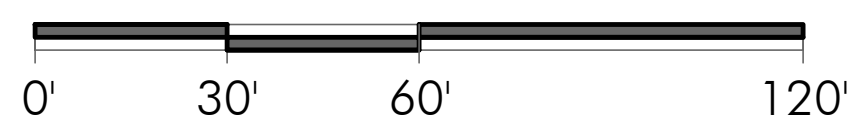
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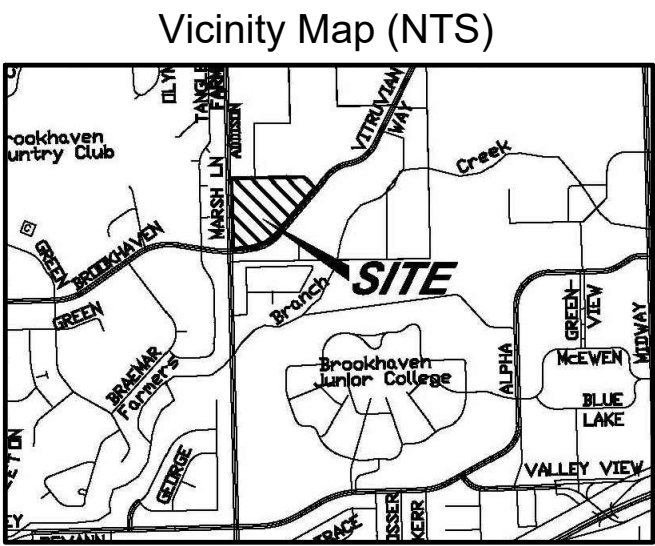
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06 PHASE 02, LEVEL 2 PLAN
SCALE: 1"=30'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials
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Town Project # _____
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VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin



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Issues and Revisions:

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01	09.07.18	Site Submittal
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Vitruvian
West
PHASE II & III

Addison, Texas

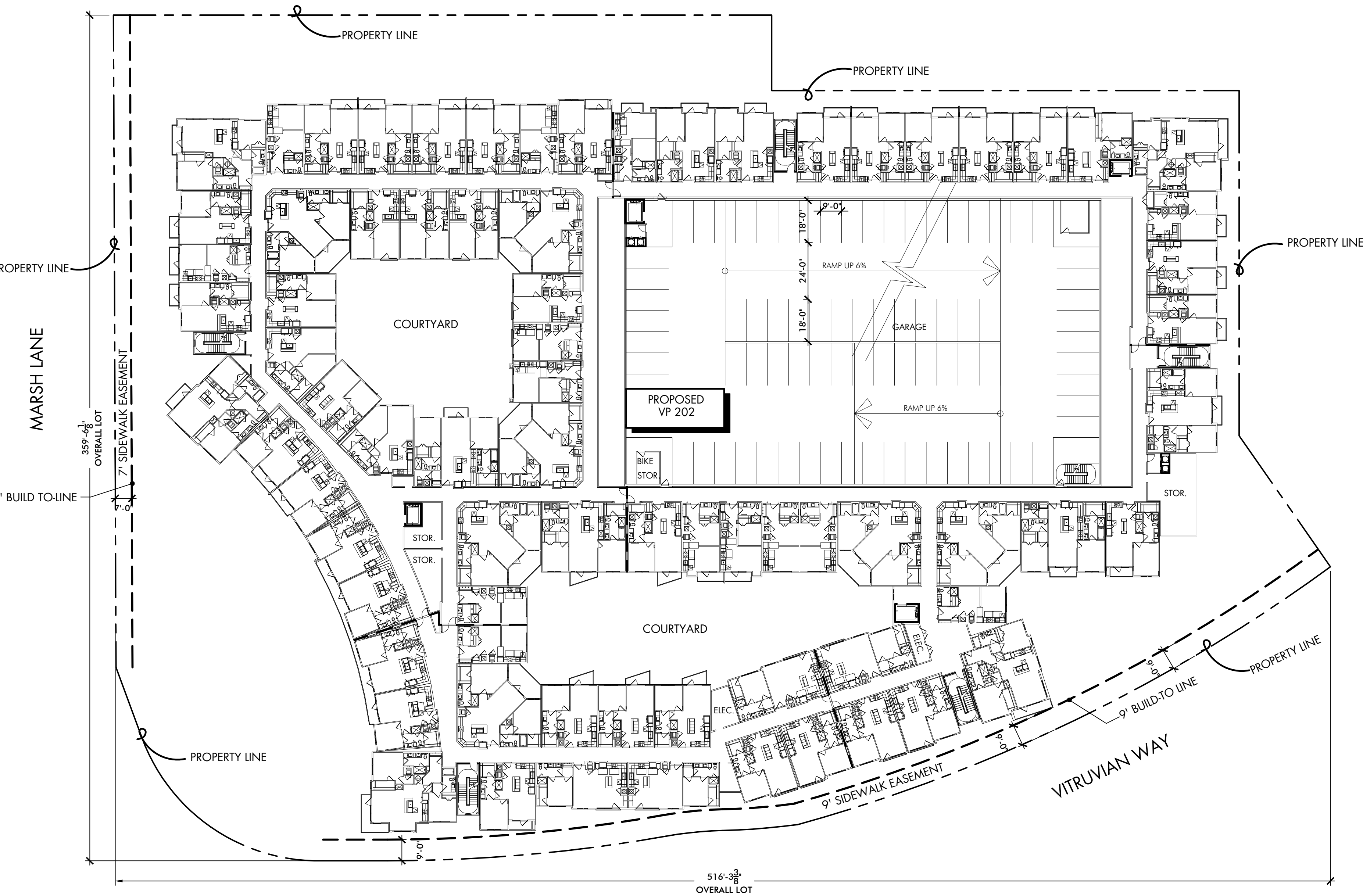
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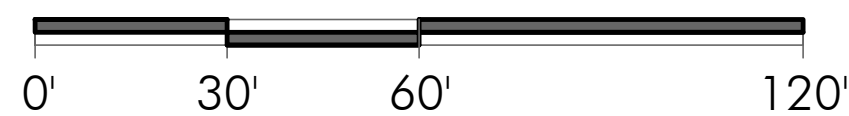
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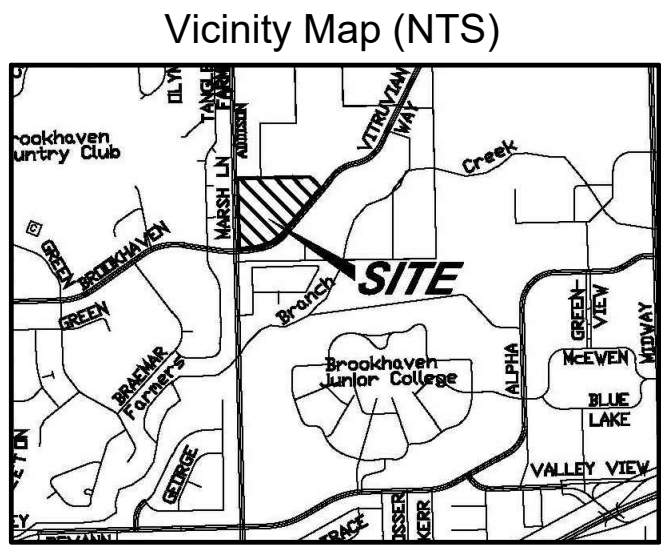


06 PHASE 02, LEVEL 3-5 PLAN

SCALE: 1"=30'



ACTION		
APPROVED	DENIED	
STAFF	Date	Initials
COUNCIL	Date	Initials
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Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin



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The Arnold In East Austin 1621 E 6th Street
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214 969.0500 phone www.wilderbelshaw.com

Project Owner:

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Addison, TX 75001

Contact Information:
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Southlake, TX 76092
(817) 552-6210

Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West
PHASE II & III

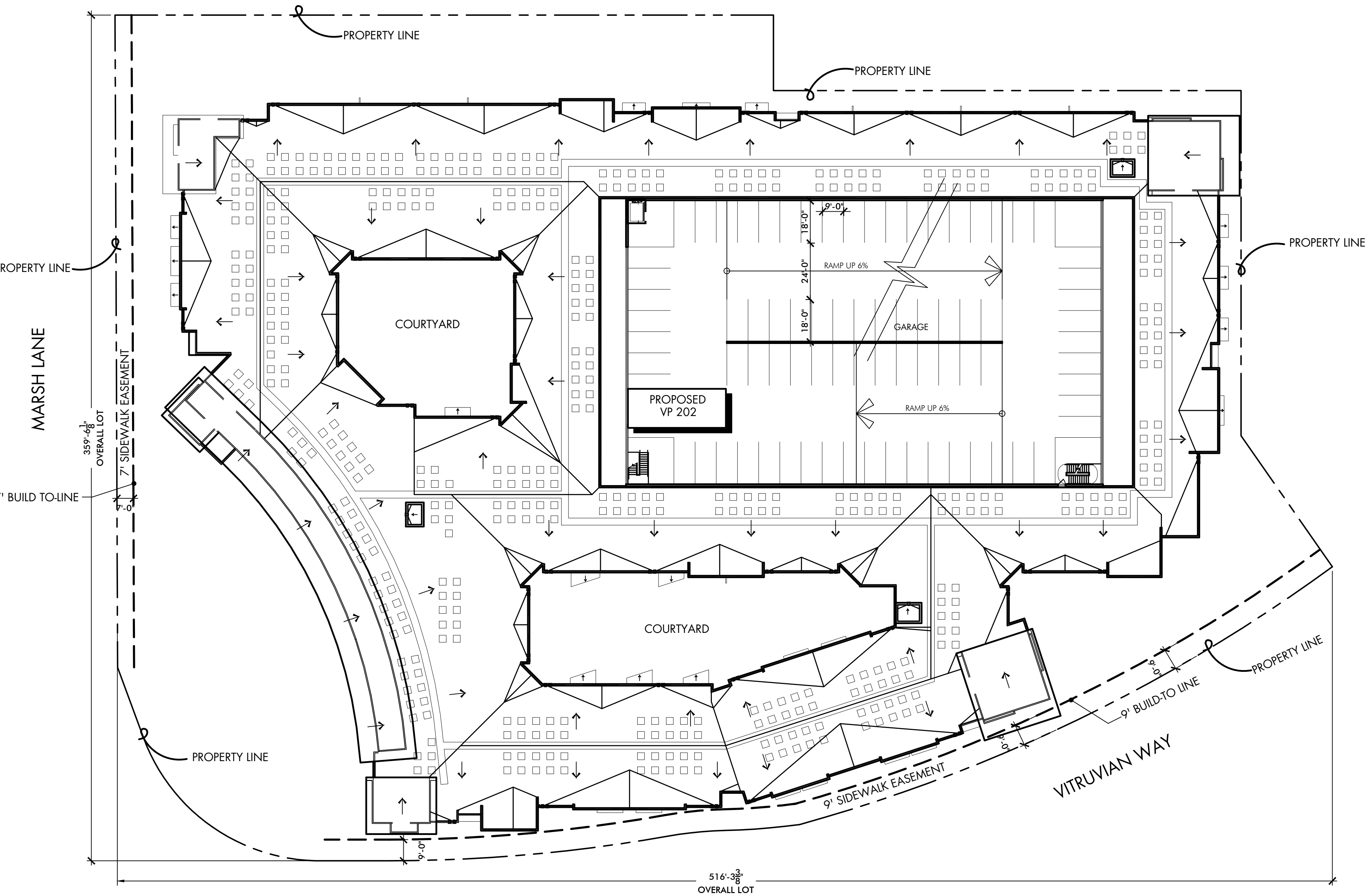
Addison, Texas
Wilder Belshaw Project Number: 1807

Drawing Name:

Sheet Number:

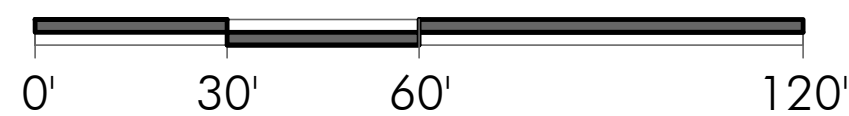
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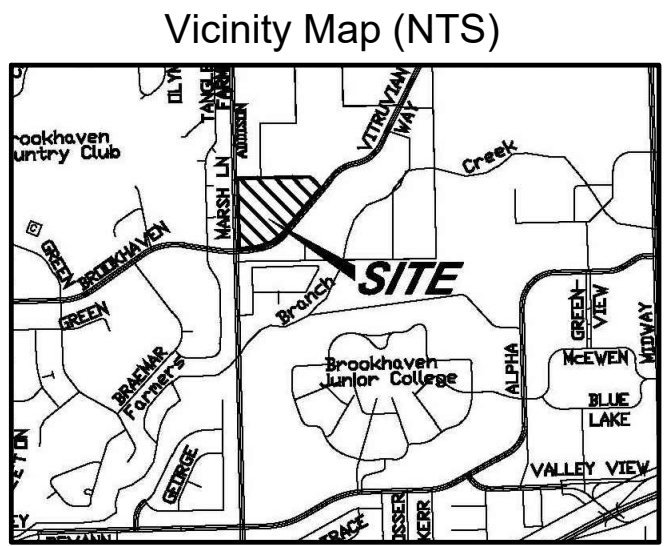


06 PHASE 02, ROOF PLAN

SCALE: 1"=30'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials
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Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin

WB
architects

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Suite 410Addison Texas 75001

The Arnold In East Austin 1621 E. 6th Street
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214 969.0500 phone www.wilderbelshaw.com

Project Owner:

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Contact Information:
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Civil:

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2840 W Southlake Blvd #110
Southlake, TX 76092
(817) 552-6210

Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West
PHASE II & III

Addison, Texas

Wilder Belshaw Project Number: 1807

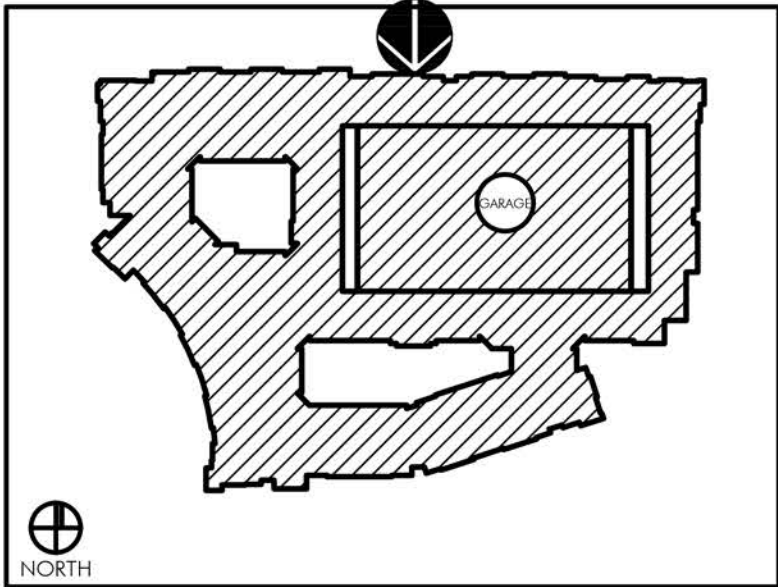
Drawing Name:

Sheet Number:

A106

FACADE PLAN NOTES:
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- ALL BUILDING PLANS REQUIRE REVIEW AND APPROVAL BY DEVELOPMENT SERVICES
- ALL ROOF MECHANICAL UNITS SHALL BE SCREENED FROM PUBLIC VIEW AS REQUIRED BY THE ZONING ORDINANCE
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PHASE 2 KEY PLAN



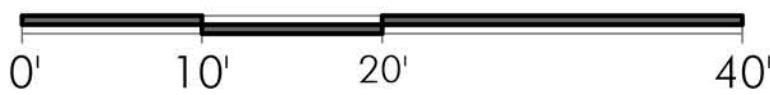
PHASE 2 - NORTH ELEVATION - CONT.

SCALE: 3/32" = 1'-0"



PHASE 2 - NORTH ELEVATION

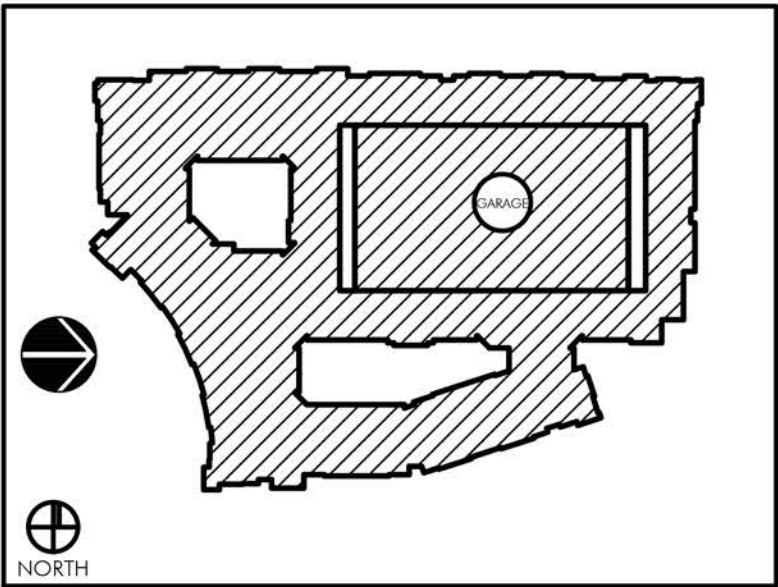
SCALE: 3/32" = 1'-0"



ZONING: PD	MATERIAL CALCULATIONS:	
Addison, TX	TOTAL SURFACE SF: 25,980sf	
Town Project #	GLAZING:	7,659sf 29.5%
Block D	STONE:	8,251sf 31.7%
VP 202 (LOT 2) 3.306 acres	STUCCO:	8,167sf 31.5%
VP 203 (LOT 3) 3.548 acres	METAL:	843sf 3.3%
	FIBER CEMENT:	1,060sf 4%

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OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL

PHASE 2 KEY PLAN



PHASE 2 - SOUTHWEST ELEVATION (MARSH) - CONT.
SCALE: 3/32" = 1'-0"

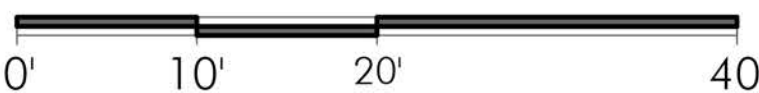
Vitruvian West Phase 2&3
Material Selection Summary
Project Number: 1807

Frisco, Texas
Wilder Belshaw Architects
3-Oct-18

Material	Manufacturer	Color	Color System	Finish / Type	Location & Notes
Architectural Metal Finish					
AM-01	AEP Span	Cool Dark Bronze	KINAR 500	Flush Panel	Vertical metal panel
AM-02		SW7020 - Black Fox	Sherwin Williams		Metall Railings
Stone					
ST-01		Limestone		Rough cut ashlar pattern	Thin Veneer Stone
Cementitious Panel					
FC-01	Woodtone	Summer Wheat		RusticSeries	Lap siding
FC-02	James Hardie	SW 7048 Urbane Bronze		Smooth	Lap siding
Portland Cement Plaster					
PL-01	Sherwin Williams	SW 7529 - Sand Beach	Sherwin Williams	Light Sand	
PL-02	Sherwin Williams	SW 70047-Snowbound	Sherwin Williams	Light Sand	
PL-03	Sherwin Williams	SW 2863-Powder Blue	Sherwin Williams	Light Sand	
Glass					
GL-01		Glass			Glass Railing
Paint					
PT-01	Sherwin Williams	SW 70047-Snowbound	Sherwin Williams		Balcony fascia
PT-02	Sherwin Williams	SW7020 - Black Fox	Sherwin Williams		
Door and Window Frames					
WD-01		Desert Sand	N/A	N/A	Vinyl Window Frames & Mullions
WD-02		Dark Bronze	N/A	N/A	Vinyl Window Frames & Mullions
WD-03		Dark Bronze	N/A	N/A	Storefront frames
DR-01	Sherwin Williams	SW 70047-Snowbound	Sherwin Williams		Residential Balcony Doors & Frames
DR-02	Sherwin Williams	SW7020 - Black Fox	Sherwin Williams		Exit doors/ overhead doors



PHASE 2 - WEST ELEVATION (MARSH)
SCALE: 3/32" = 1'-0"



ZONING: PD	MATERIAL CALCULATIONS:		
Addison, TX	TOTAL SURFACE SF: 21,280sf		
Town Project #	GLAZING:	5,248sf	24.5%
Block D	STONE:	6,034sf	28.5%
VP 202 (LOT 2) 3.306 acres	STUCCO:	6,620sf	31.1%
VP 203 (LOT 3) 3.548 acres	METAL:	1,728sf	8.1%
	FIBER CEMENT:	1,650sf	7.8%



Wilder Belshaw Architects
DALLAS AUSTIN
3875 Ponte Ave Suite 410, Addison, TX 75001
1621 E. 6th Street Suite 1151, Austin, TX 78702
214-969-0500 phone wilderbelshaw.com

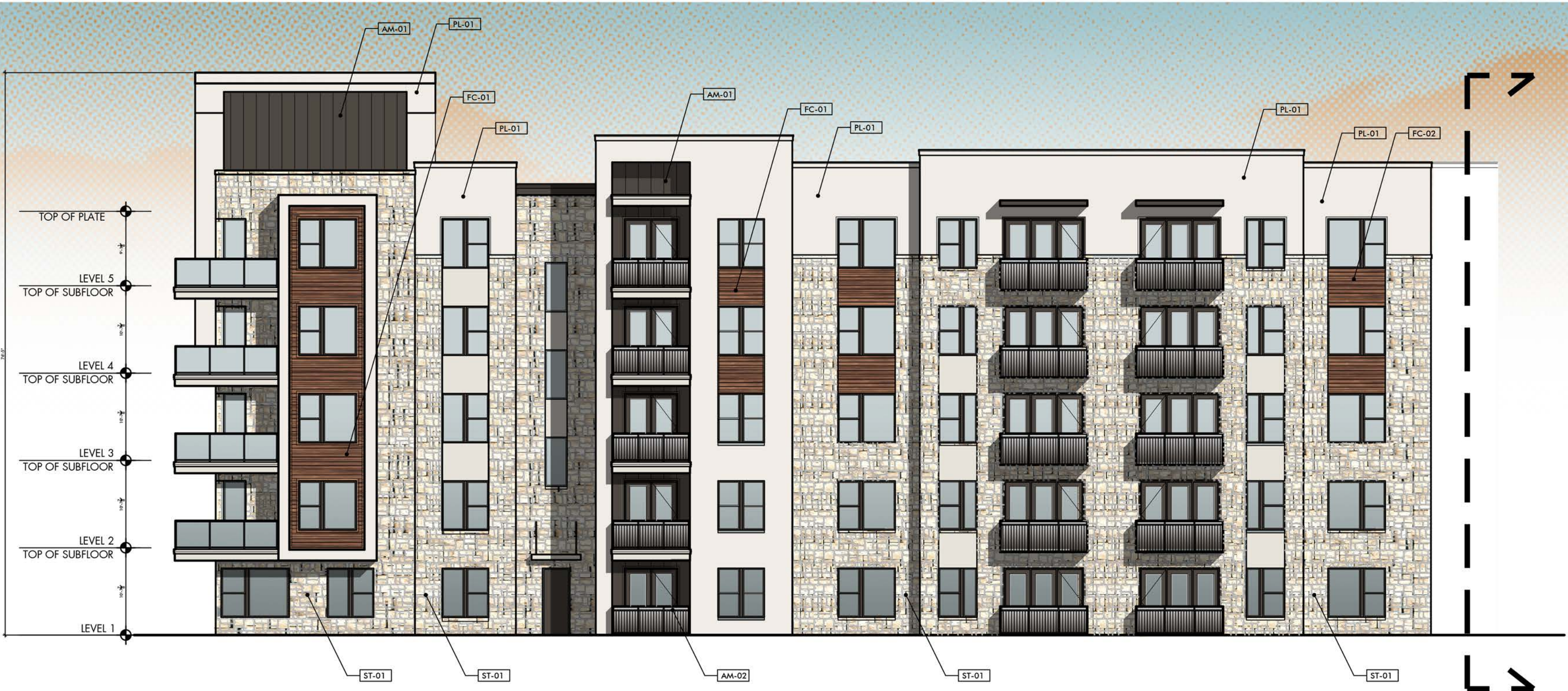
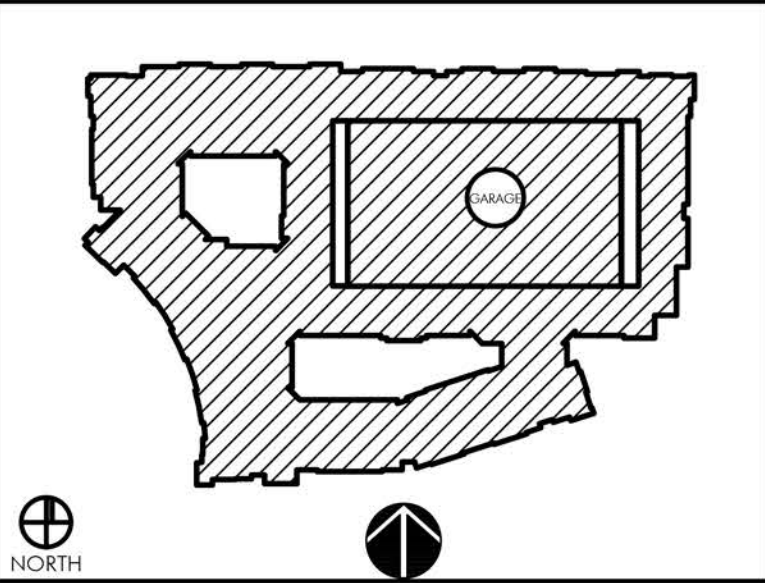
VITRUVIAN WEST PHASE 2 & 3
Addison, TX

UDR
3875 Ponte Ave, Suite 400
Addison, TX 75001
972.774.0552 phone

Sheet Number: **A302**
Issue Date: 10.05.18

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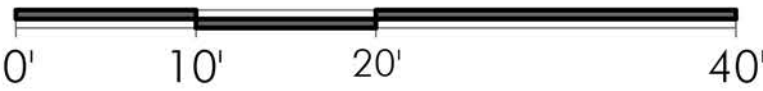
PHASE 2 KEY PLAN



PHASE 2 - SOUTH ELEVATION (VITRUVIAN WAY) - CONT.
SCALE: 3/32" = 1'-0"



PHASE 2 - SOUTH ELEVATION (VITRUVIAN WAY)
SCALE: 3/32" = 1'-0"

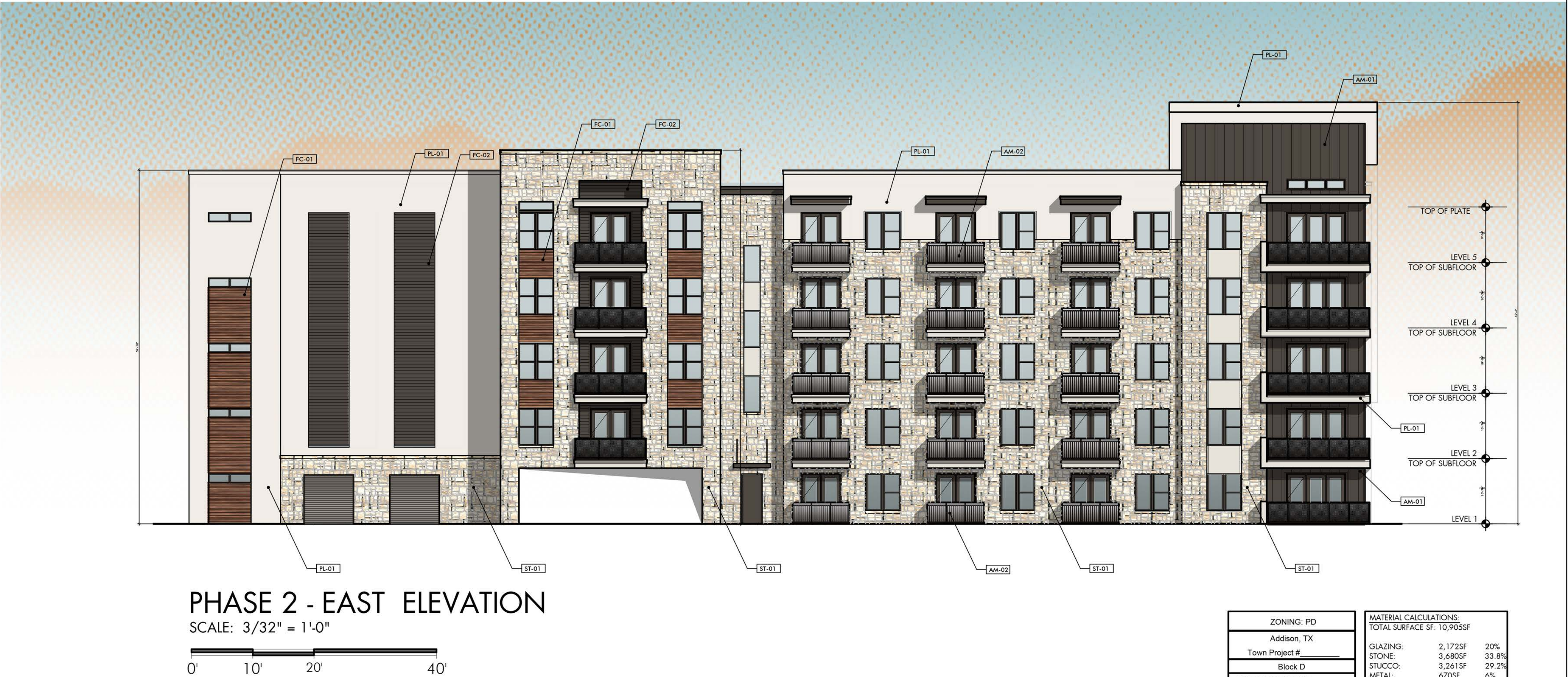
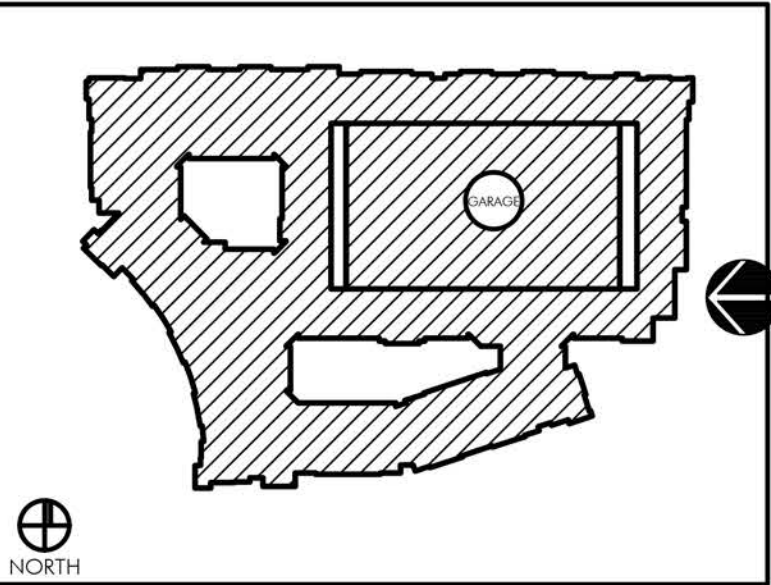


ZONING: PD	
Addison, TX	
Town Project #	
Block D	
VP 202 (LOT 2) 3.306 acres	
VP 203 (LOT 3) 3.548 acres	

MATERIAL CALCULATIONS:		
TOTAL SURFACE SF: 22,182sf		
GLAZING:	6,390sf	29%
STONE:	7,824sf	35.3%
STUCCO:	6,063sf	27.3%
METAL:	1,528sf	6.7%
FIBER CEMENT:	377sf	1.7%

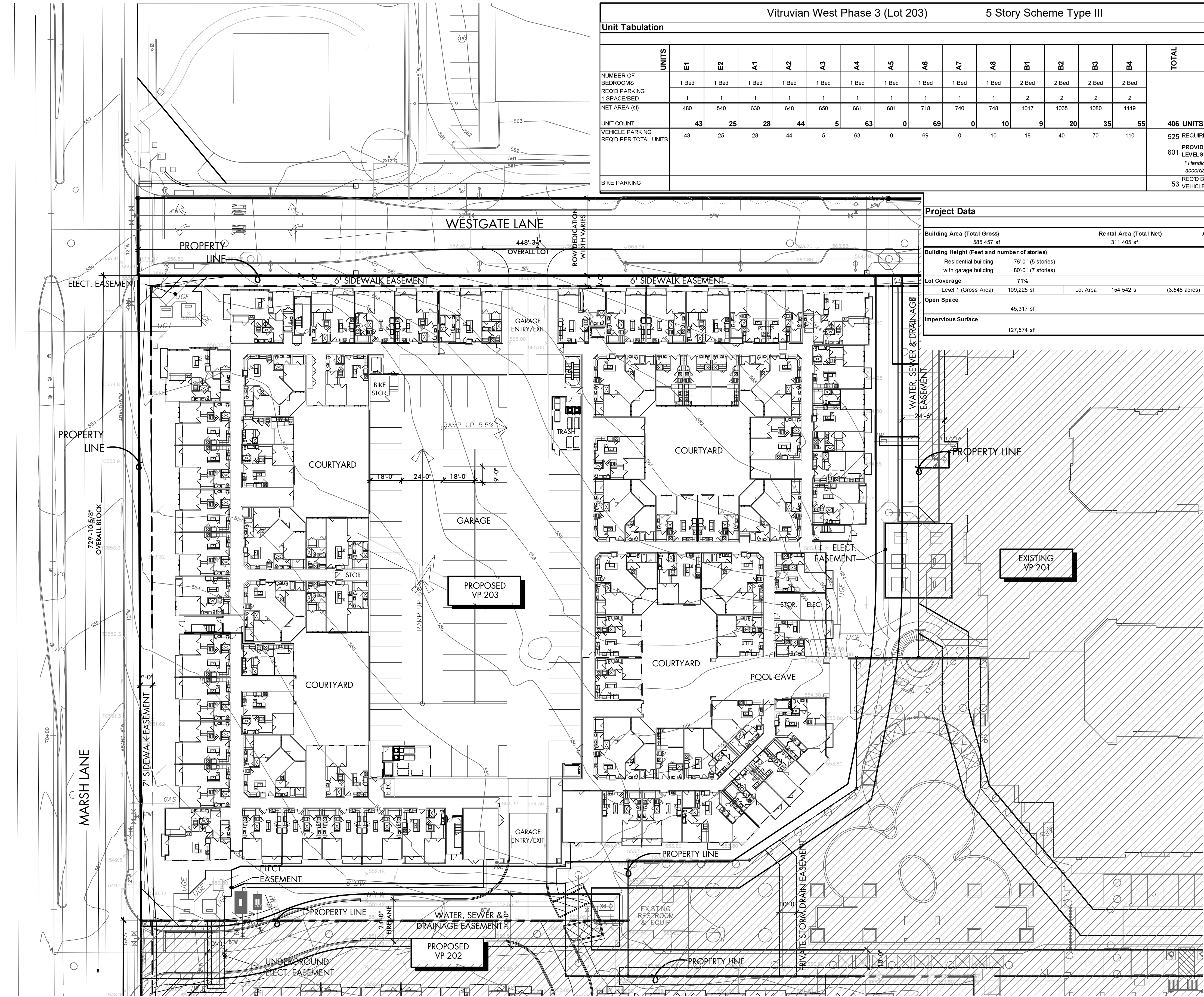
FACADE PLAN NOTES:
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- ROOF ACCESS SHALL BE PROVIDED INTERNALLY, UNLESS OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL

PHASE 2 KEY PLAN



PHASE 2 - EAST ELEVATION
SCALE: 3/32" = 1'-0"

ZONING: PD		MATERIAL CALCULATIONS:	
Addison, TX		TOTAL SURFACE SF: 10,903SF	
Town Project #		GLAZING:	2,172SF 20%
Block D		STONE:	3,680SF 33.8%
VP 202 (LOT 2) 3.306 acres		STUCCO:	3,261SF 29.2%
VP 203 (LOT 3) 3.548 acres		METAL:	670SF 6%
		FIBER CEMENT:	1,122SF 10%



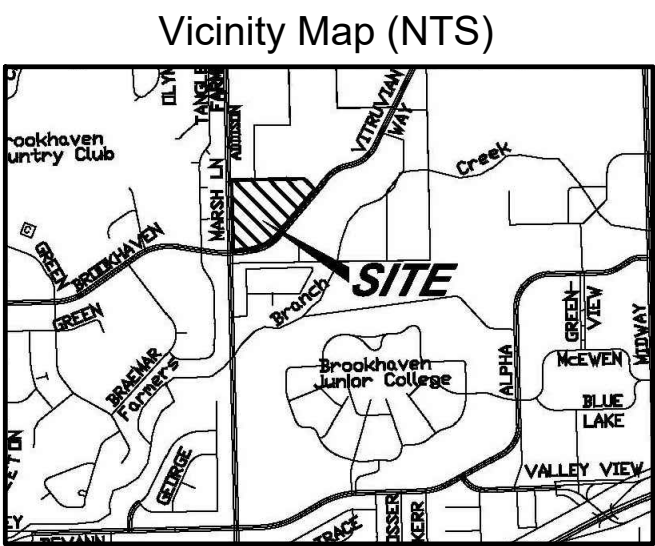
06 SITE PLAN - PHASE 03

SCALE: 1"=30'

Vitruvian West Phase 3 (Lot 203)										5 Story Scheme Type III											
Unit Tabulation																					
NUMBER OF BEDROOMS REQ'D PARKING 1 SPACE/BED NET AREA (sf) UNIT COUNT VEHICLE PARKING REQ'D PER TOTAL UNITS BIKE PARKING	UNITS	E1	E2	A1	A2	A3	A4	A5	A6	A7	A8	B1	B2	B3	B4	TOTAL					
	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	1 Bed	2 Bed	2 Bed	2 Bed	2 Bed	406 UNITS					
	1	1	1	1	1	1	1	1	1	1	1	2	2	2	2						
	480	540	630	648	650	661	681	718	740	748	1017	1035	1080	1119							
43	25	28	44	5	63	0	69	0	10	9	20	35	55	525 REQUIRED PARKING							
																601 PROVIDED PARKING AT 7 LEVELS*					
																* Handicap parking is provided in accordance with ADA standards					
																53 REQ'D BIKE PARKING (1/110 VEHICLE PARKING)					

Project Data		
Building Area (Total Gross)	585,457 sf	Rental Area (Total Net)
Building Height (Feet and number of stories)	76'-0" (5 stories)	Avg Unit Size
Residential building with garage building	80'-0" (7 stories)	767 sf
Lot Coverage	71%	
Level 1 (Gross Area)	109,225 sf	Lot Area
Open Space	45,317 sf	154,542 sf (3.548 acres)
Impervious Surface	127,574 sf	

ACTION		
APPROVED	DENIED	
STAFF	Date	Initials
COUNCIL	Date	Initials
See the Staff Approval Letter or Council Result Memo for any conditions associated with the approval of the project.		



- ADDISON SITE PLAN NOTES
- Any revision to this plan will require Town approval and will require revisions to any corresponding plans to avoid conflicts between plans.
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All mechanical equipment shall be screened per Ordinance NO. 007-034, #13. Refer to Landscape for screening materials and dimensions.

The development meets the sustainability requirements per Ordinance NO. 007-034, Exhibit F.

ZONING: PD
Addison, TX
Town Project #
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin

WB
architects

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Suite 410Addison Texas 75001

The Arnold In East Austin 1621 E 6th Street
Suite 1151Austin Texas 78702

214 969.0500 phone www.wilderbelshaw.com

Project Owner:

UDR
3875 Ponte Ave, Suite 400
Addison, TX 75001

Contact Information:
Robert P. St. John
(720) 348-7722
RStJohn@udr.com

Civil:

Icon Consulting Engineers, Inc.
2840 W Southlake Blvd #110
Southlake, TX 76092
(817) 552-6210

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West

PHASE II & III

Addison, Texas

Wilder Belshaw Project Number: 1807

Drawing Name:

Sheet Number:

A001-PH3

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Vicinity Map (NTS)

Project Owner:

UDR

3875 Ponte Ave, Suite 400
Addison, TX 75001

Contact Information:
Robert P. St. John
(720) 348-7722
RStJohn@udr.com

[illegible]

Addison, Texas

Wilder Belshaw Project Number: 1807

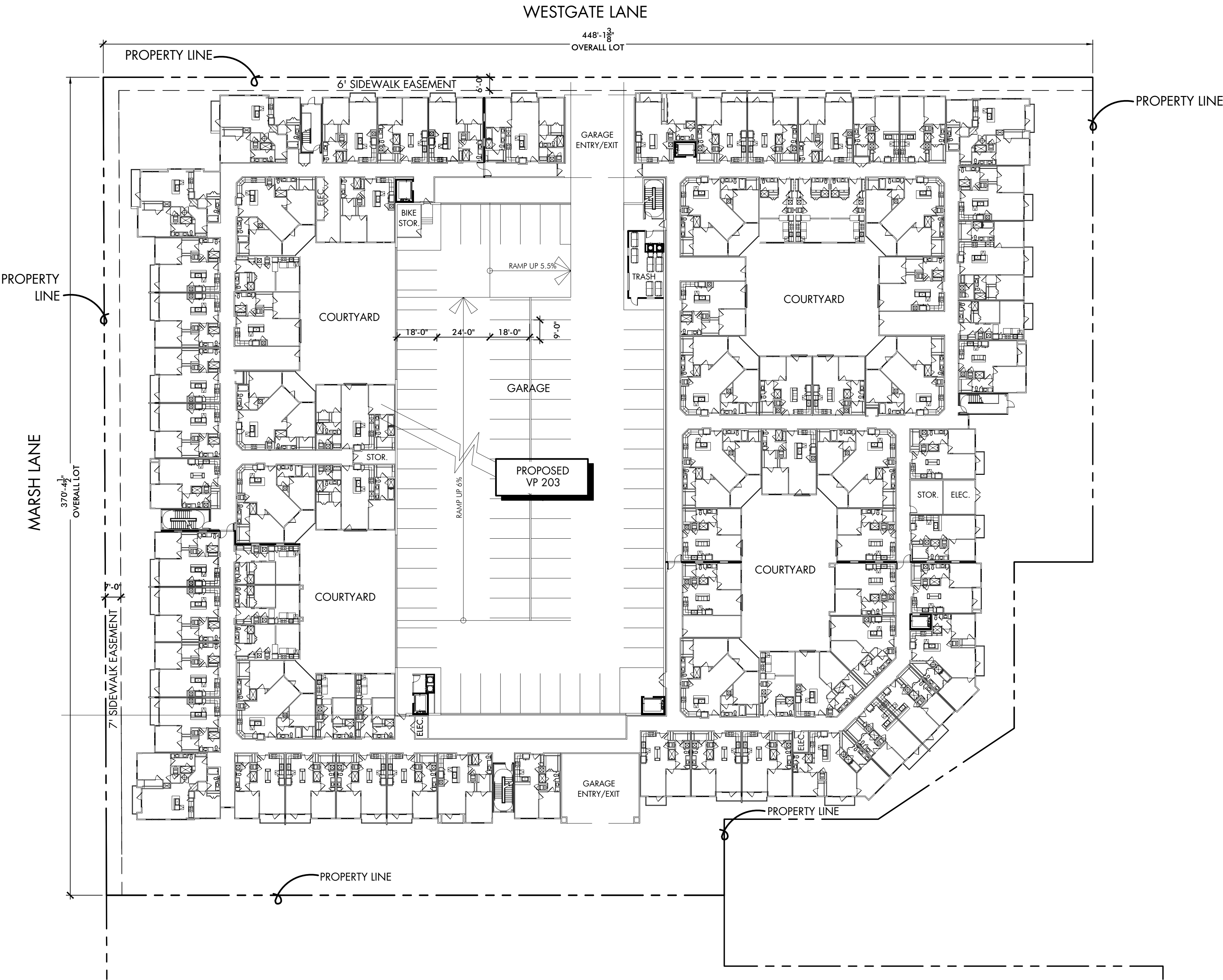
Drawing Name:

Sheet Number:

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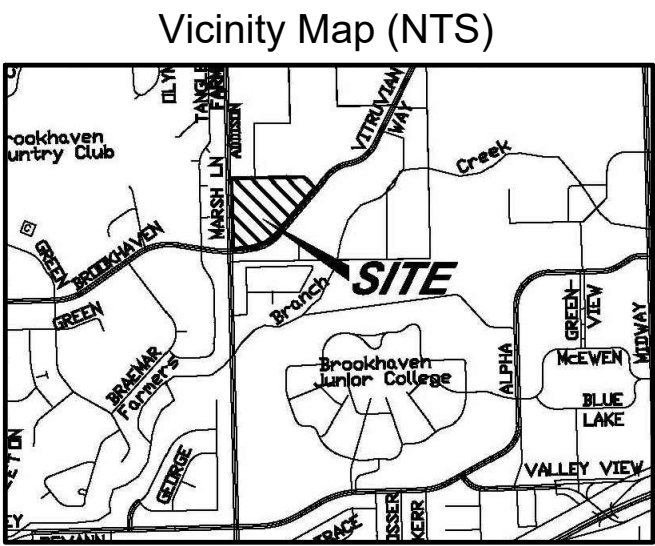




06 PHASE 03, LEVEL 1 PLAN
SCALE: 1"=30'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials
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ZONING: PD
Addison, TX
Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Wilder Belshaw Architects
Dallas • Austin



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Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian
West
PHASE II & III

Addison, Texas
Wilder Belshaw Project Number: 1807

Drawing Name:

Sheet Number:

A108

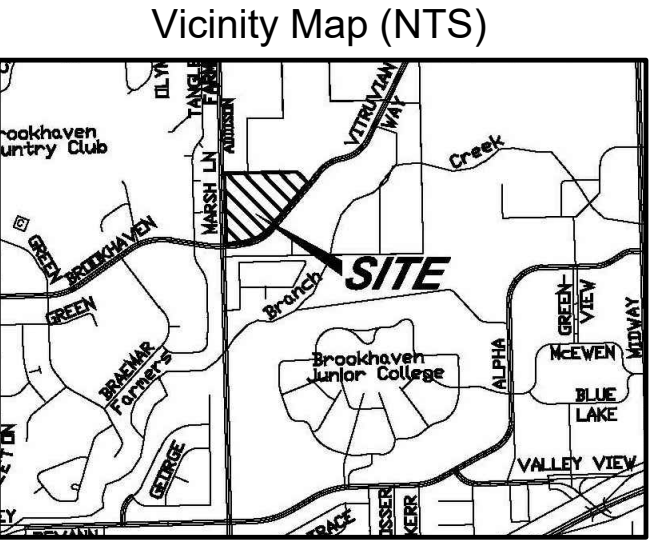
06 PHASE 03, LEVEL 2-3 PLAN

SCALE: 1"=30'



ZONING: PD
Addison, TX
Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

ACTION	
APPROVED	DENIED
STAFF	_____
	Date _____ Initials _____
COUNCIL	_____
	Date _____ Initials _____
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No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian
West
PHASE II & III

Addison, Texas
Wilder Belshaw Project Number: 1807

Drawing Name:

Sheet Number:
A109

Vicinity Map (NTS)

A vicinity map showing the project location (indicated by a hatched area) near Brookhaven Junior College. The map includes major roads such as I-75, I-20, and I-85, as well as local roads like Peachtree Creek, Peachtree Industrial Road, and Peachtree Dunwoody Road. The project is located near the intersection of Peachtree Industrial Road and Peachtree Dunwoody Road, south of Brookhaven Junior College.



214 969.0500 phone www.wilderbelshaw.com

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Vitruvian
West
PHASE II & III

Addison, Texas

Wilder Belshaw Project Number: 1807

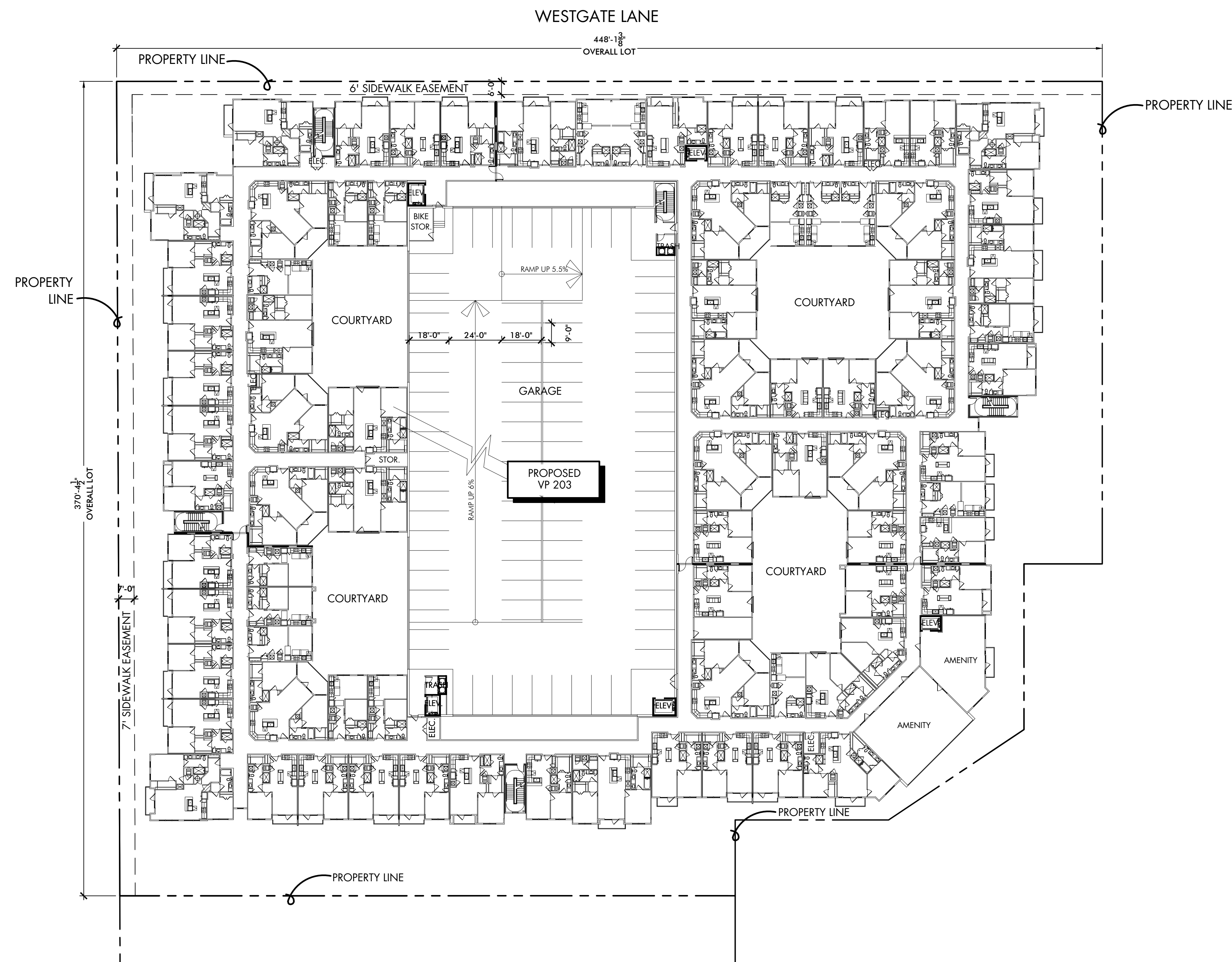
Drawing Name:

ZONING: PD
Addison, TX
Town Project # _____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

Sheet Number:

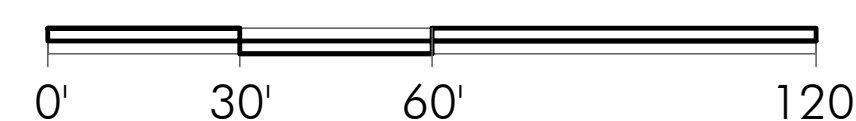
A110

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06 PHASE 03, LEVEL 4 PLAN

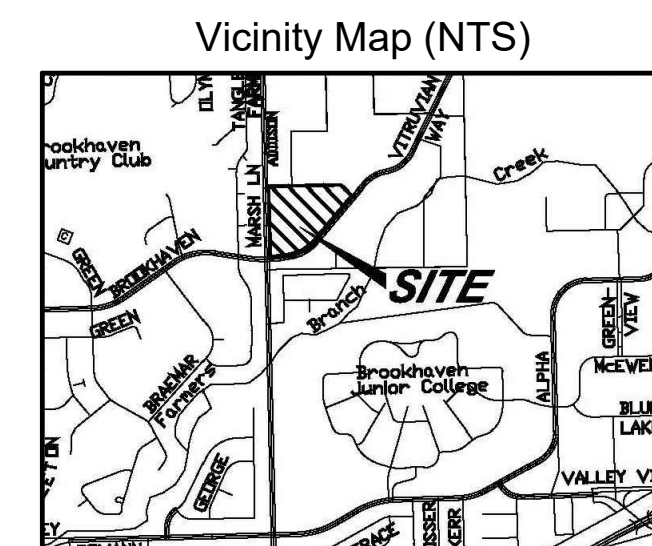
SCALE: 1"=30'



NORTH

<u>ACTION</u>		
APPROVED	DENIED	
STAFF	_____	_____
	Date	Initials
COUNCIL	_____	_____
	Date	Initials

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Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian
West

PHASE II & III

Addison, Texas

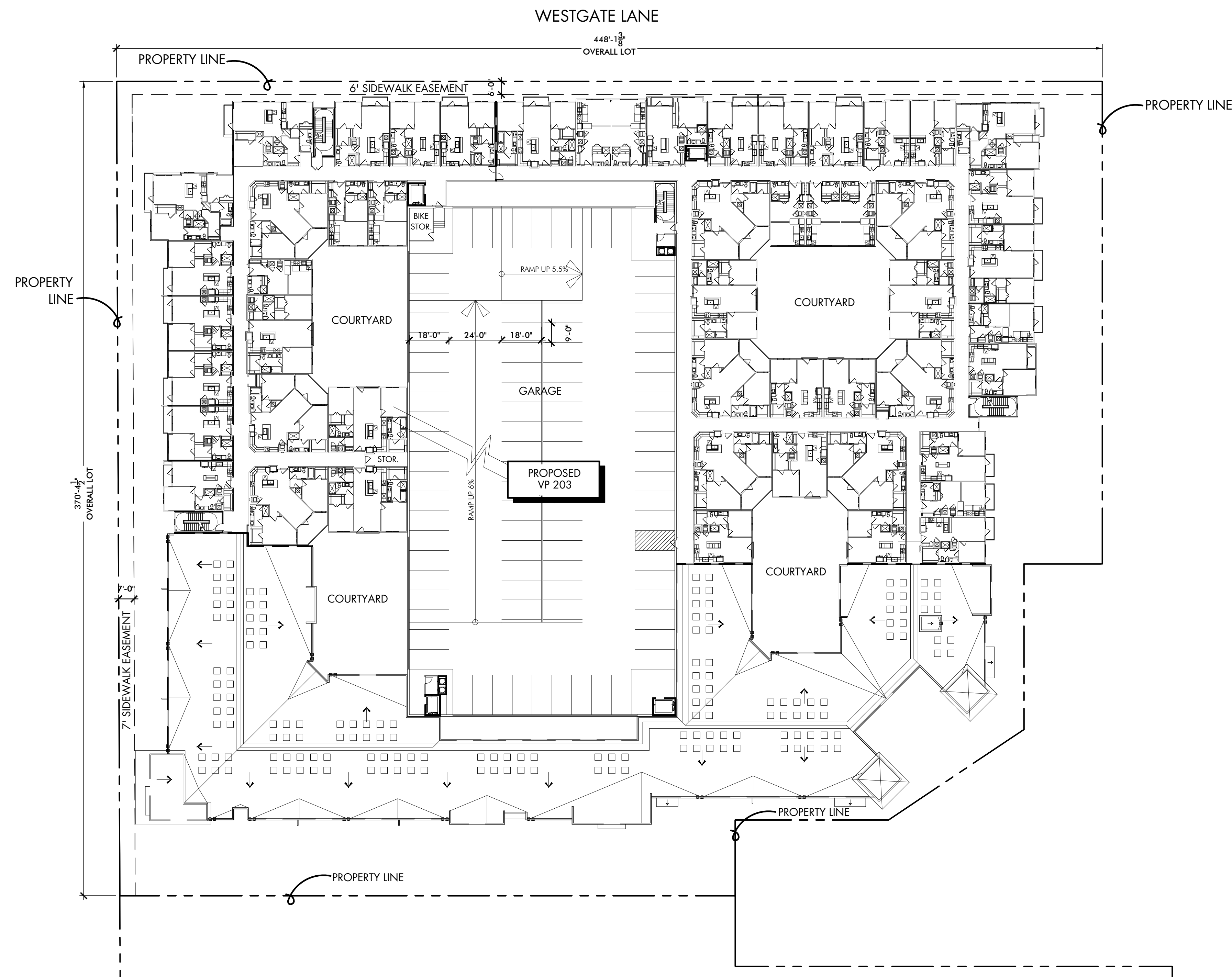
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Drawing Name:

Sheet Number:

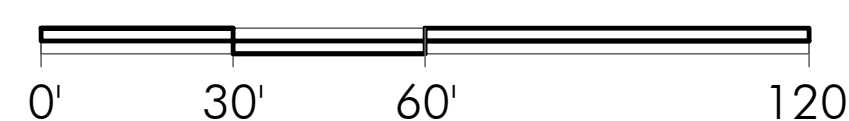
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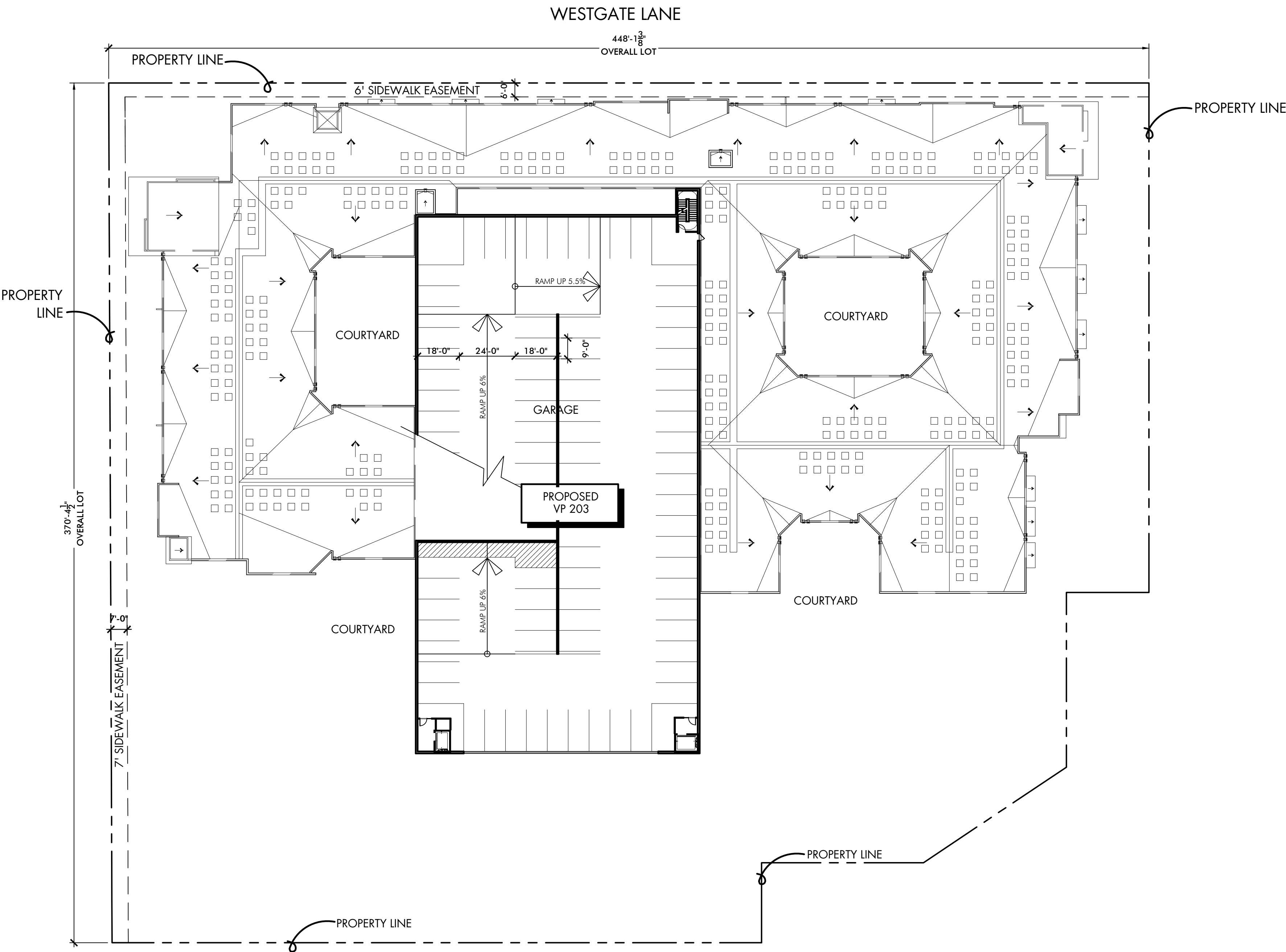


06 PHASE 03, LEVEL 5 PLAN

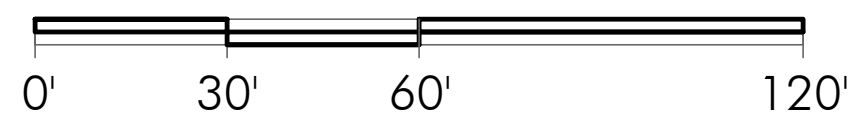
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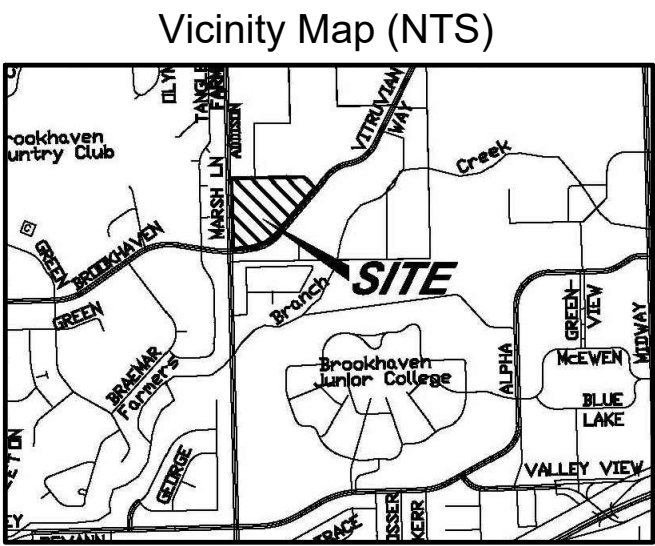
ZONING: PD
Addison, TX
Town Project #_____
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres



06 PHASE 03, ROOF PLAN
SCALE: 1"=30'



ACTION	
APPROVED	DENIED
STAFF	Date Initials
COUNCIL	Date Initials
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ZONING: PD
Addison, TX
Town Project # _____
Block D
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WB
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Issues and Revisions:

No.	Date	Issues
01	09.07.18	Site Submittal
02	10.05.18	Site Submittal

Vitruvian West
PHASE II & III

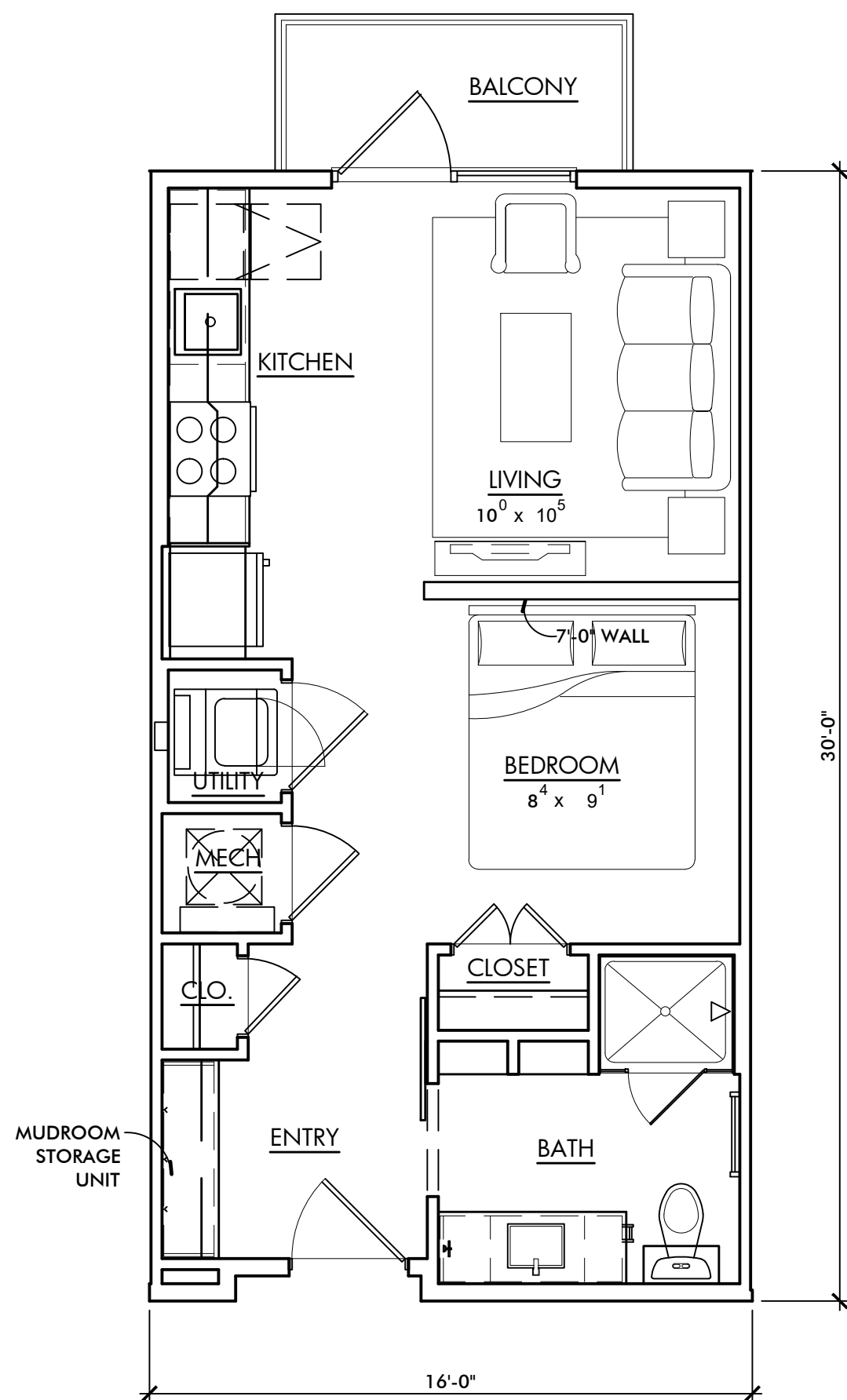
Addison, Texas

Wilder Belshaw Project Number: 1807

Drawing Name:

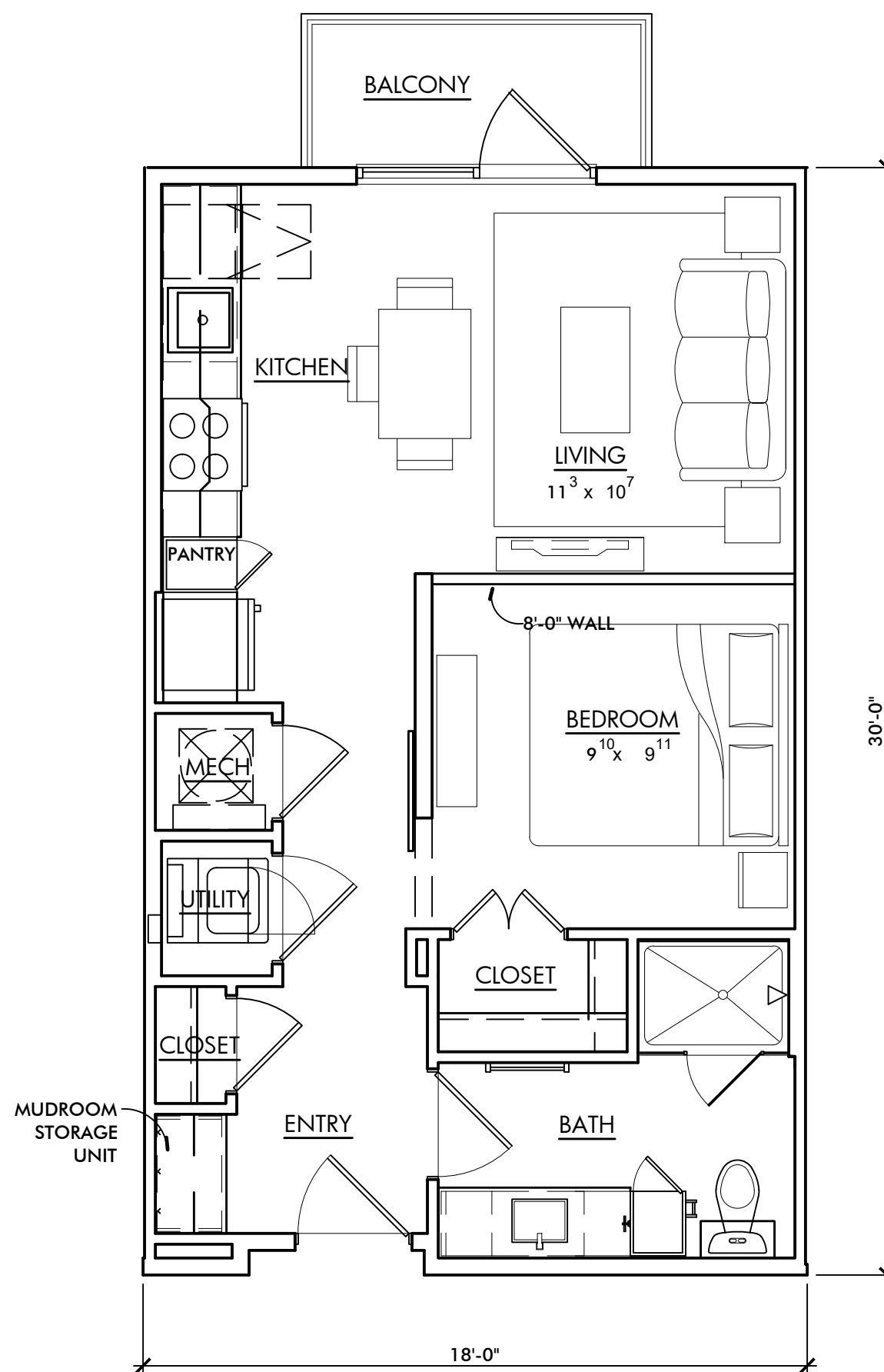
Sheet Number:

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02 UNIT E1

SQUARE FOOTAGE: 480 S.F.



04 UNIT E2

SQUARE FOOTAGE: 540 S.F.

UNITS

SCALE: 1/4" = 1'-0" (22"X34" SHEET)

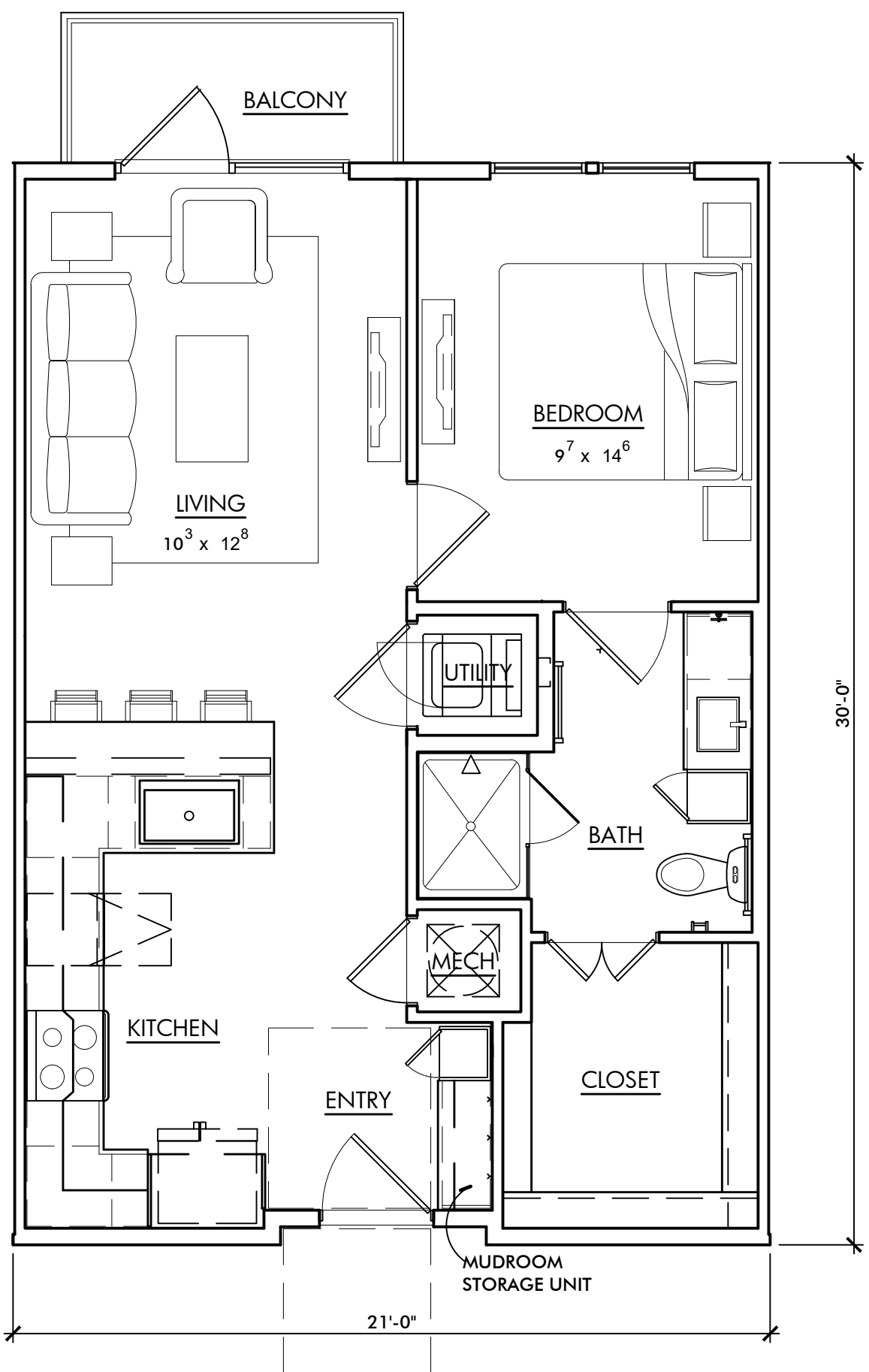


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1621 E. 6th Street Suite 1151, Austin, TX 78702
214-969-0500 phone o wilderbelshaw.com

VITRUVIAN WEST PHASE 2 & 3
Addison, TX

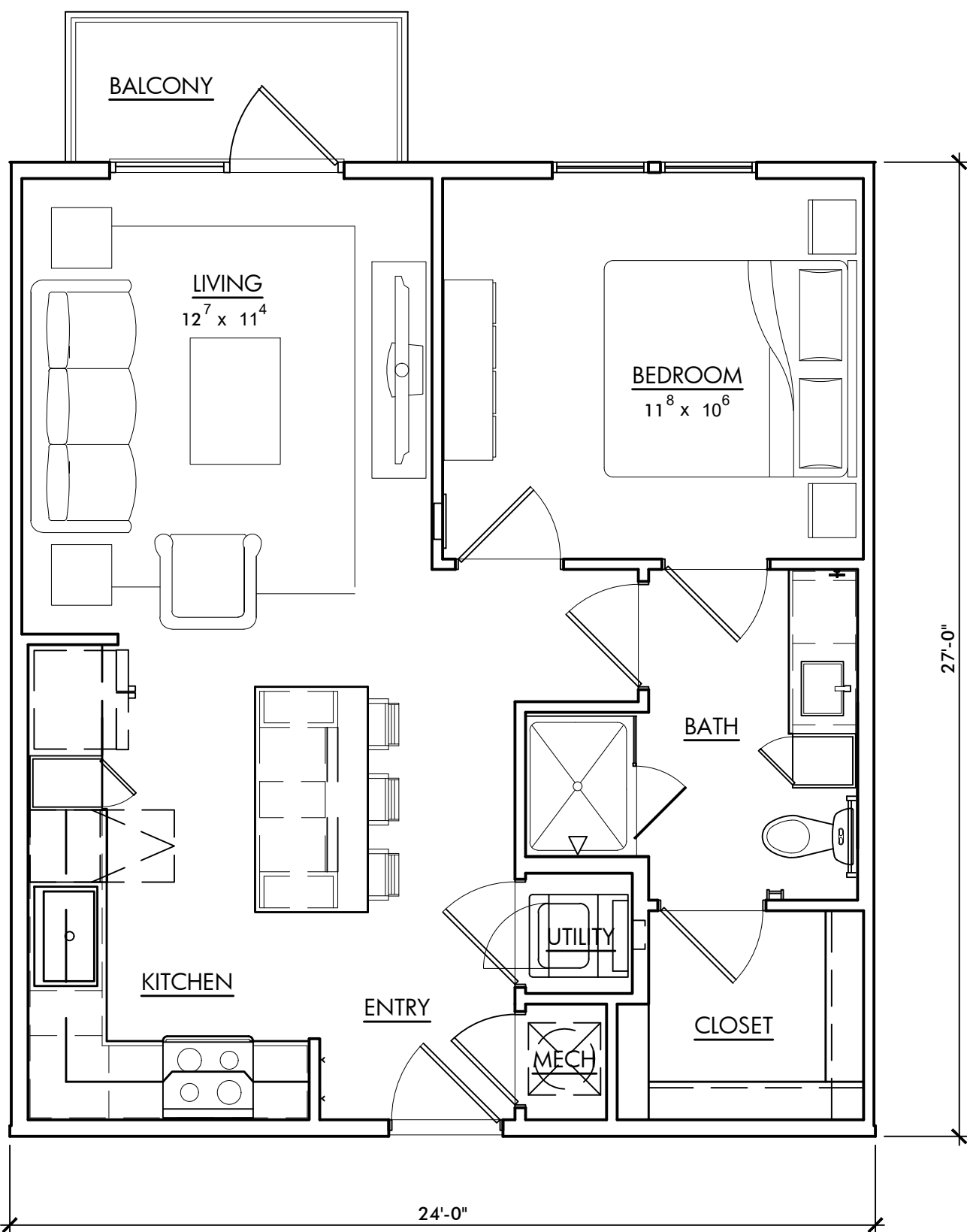
UDR
3875 Ponte Ave, Suite 400
Addison, TX 75001
972.774.0552 phone

Sheet Number: **A201**
Issue Date: 10.05.18



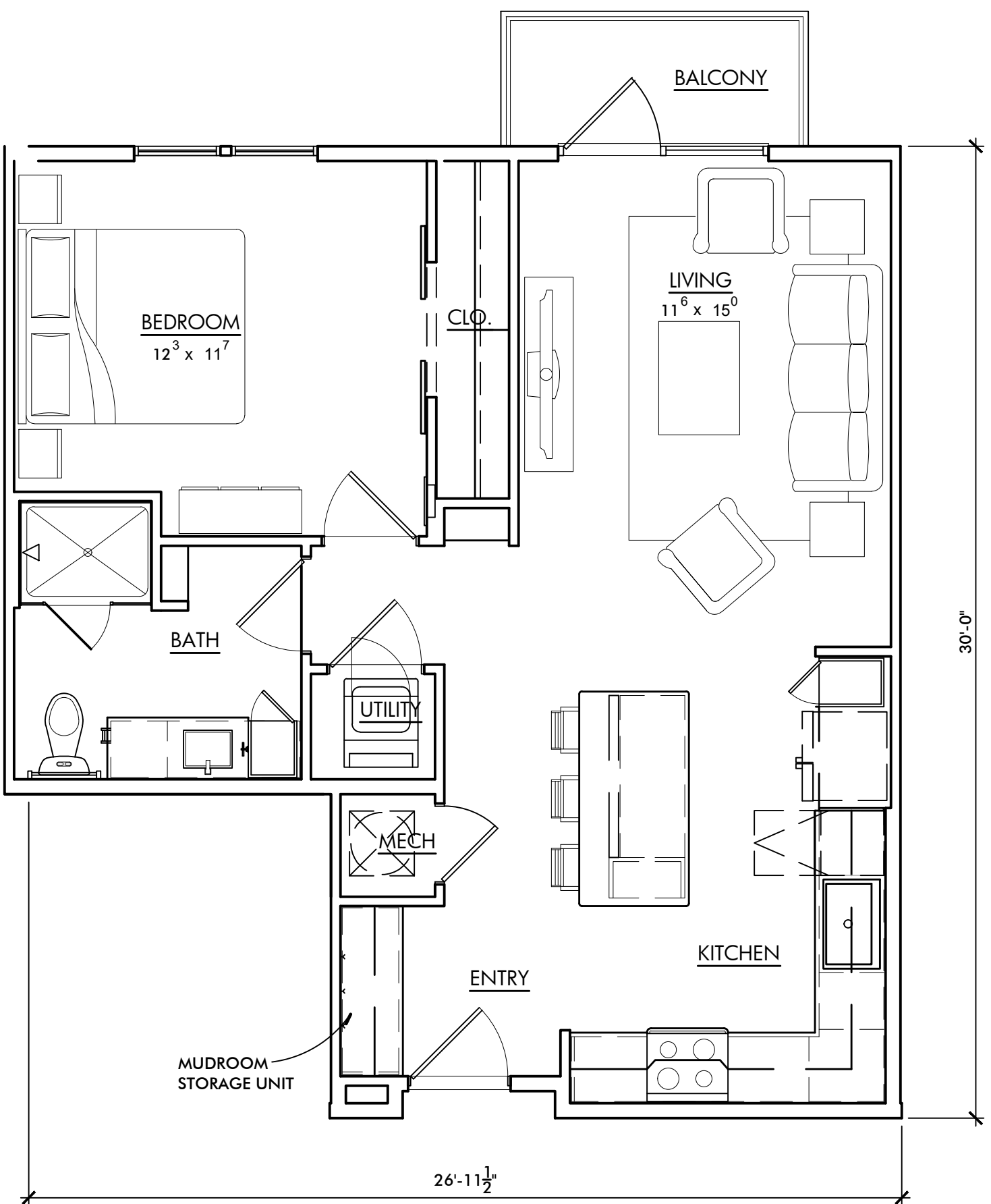
02 UNIT A1

SQUARE FOOTAGE: 630 S.F.



04 UNIT A2

SQUARE FOOTAGE: 648 S.F.

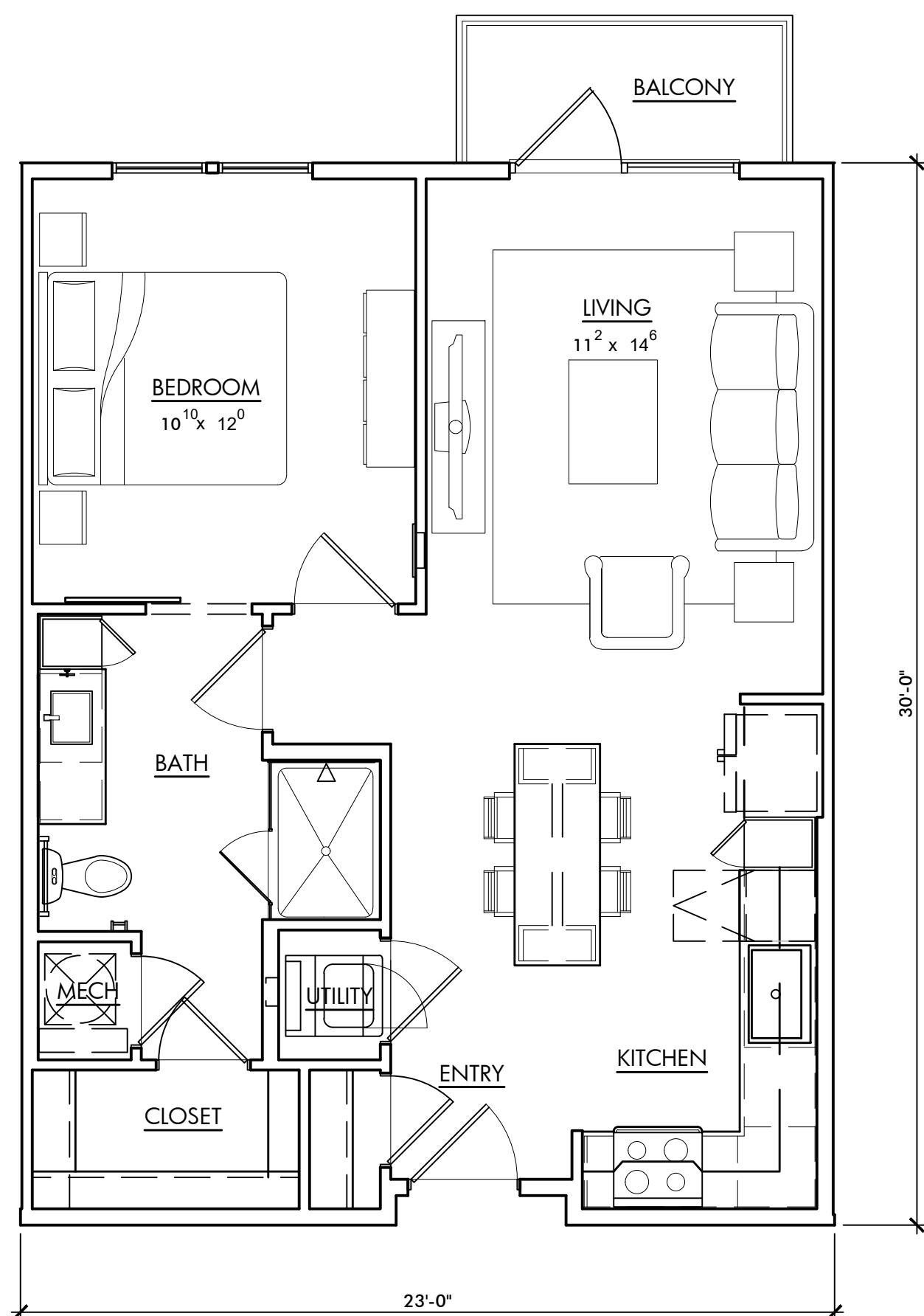


06 UNIT A3

SQUARE FOOTAGE: 707 S.F.

SCALE: 1/4" = 1'-0" (22"X34" SHEET)

UNITS



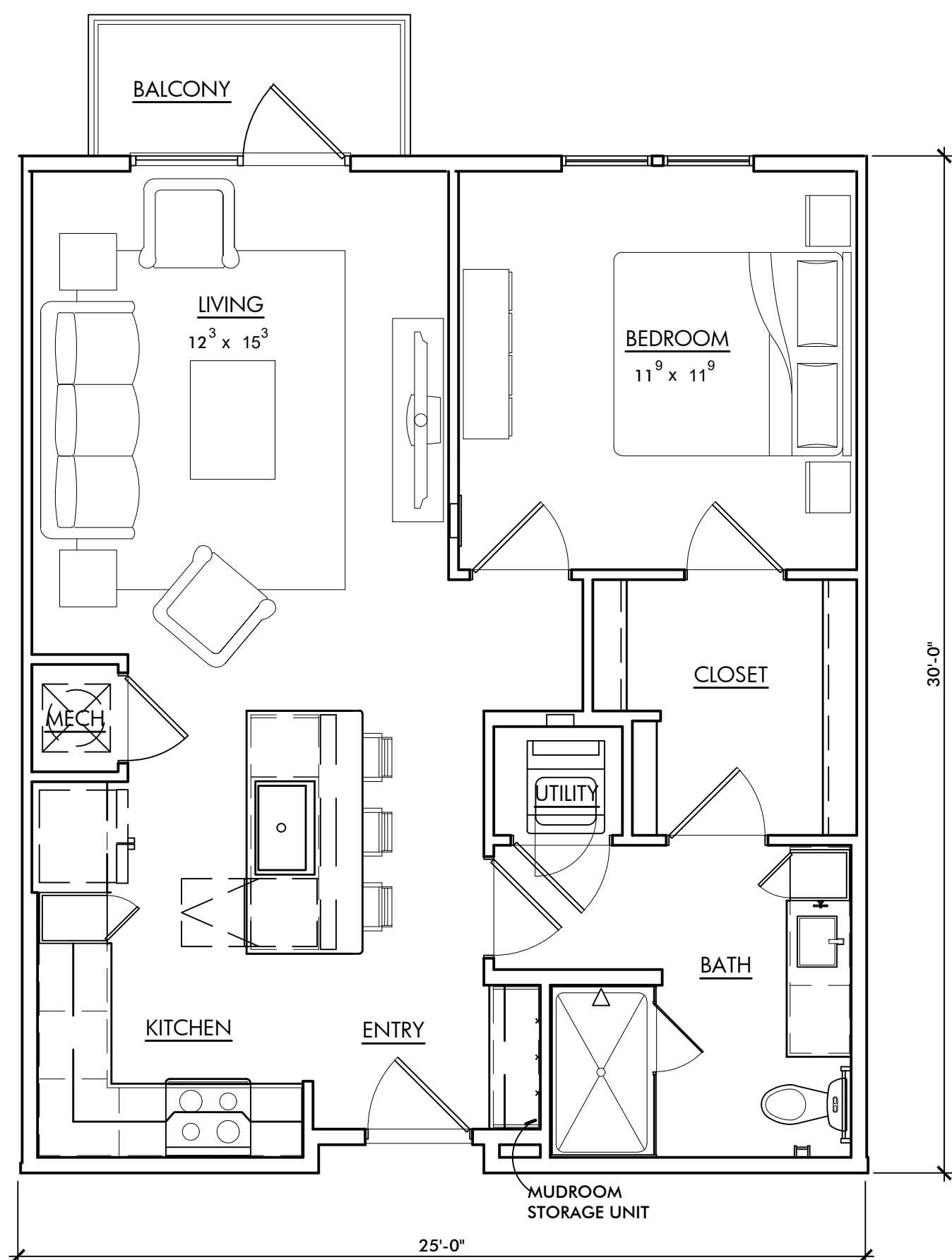
02 UNIT A4

SQUARE FOOTAGE: 690 S.F.



04 UNIT A5

SQUARE FOOTAGE: 670 S.F.

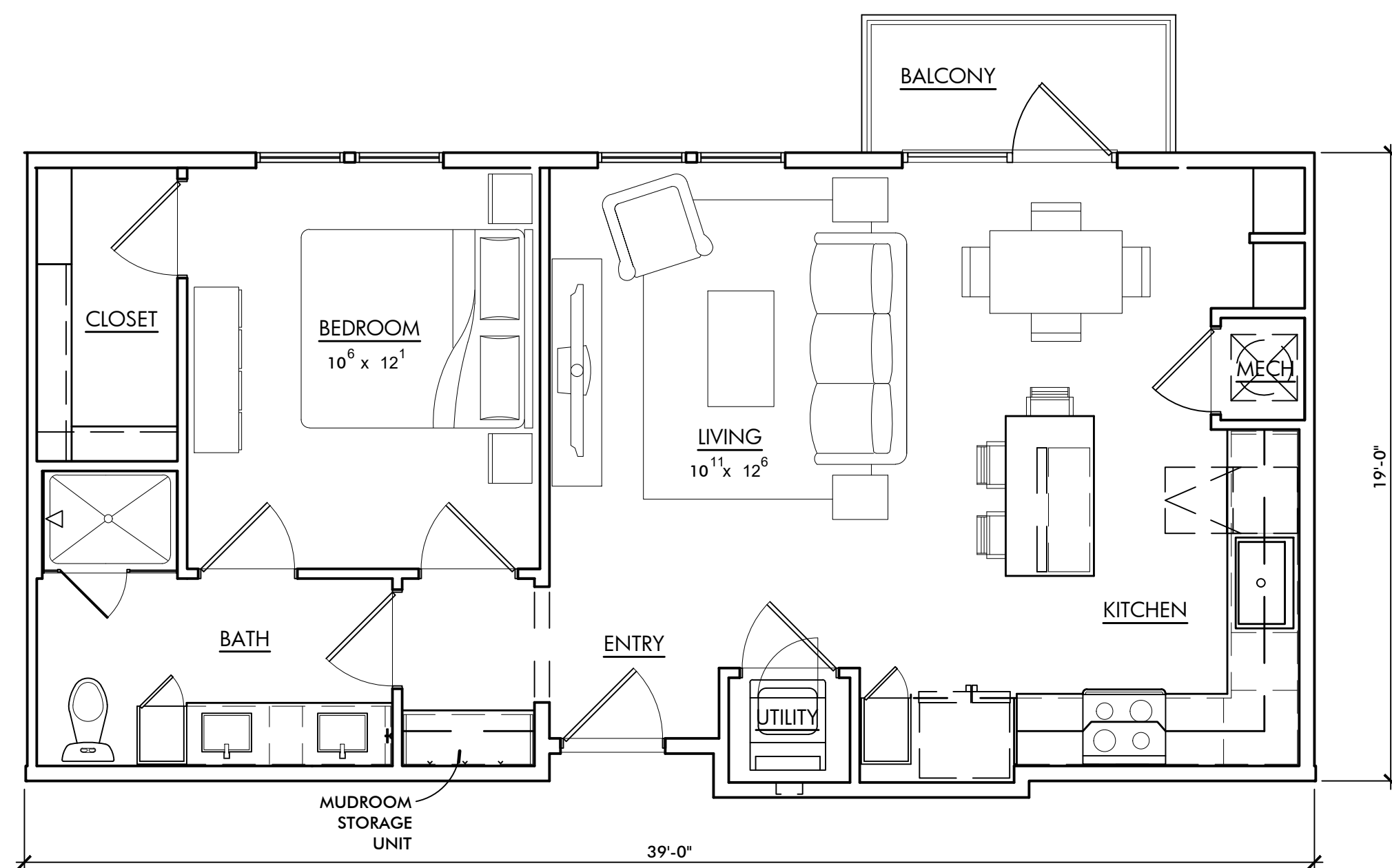


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SQUARE FOOTAGE: 750 S.F.

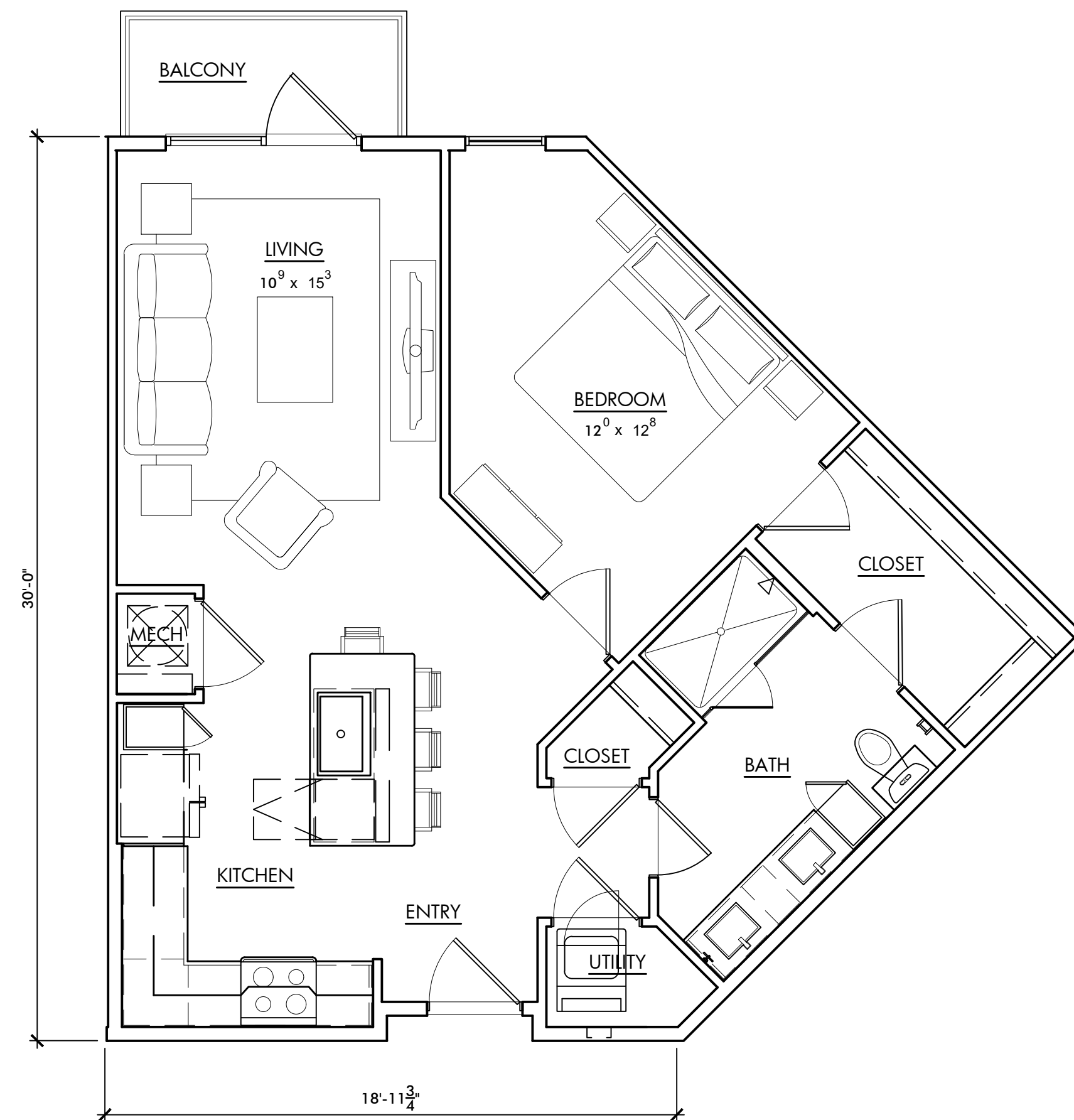
SCALE: 1/4" = 1'-0" (22"X34" SHEET)

UNITS



02 UNIT A7

SQUARE FOOTAGE: 740 S.F.



04 UNIT A8

SQUARE FOOTAGE: 747 S.F.

SCALE: 1/4" = 1'-0" (22"X34" SHEET)

UNITS



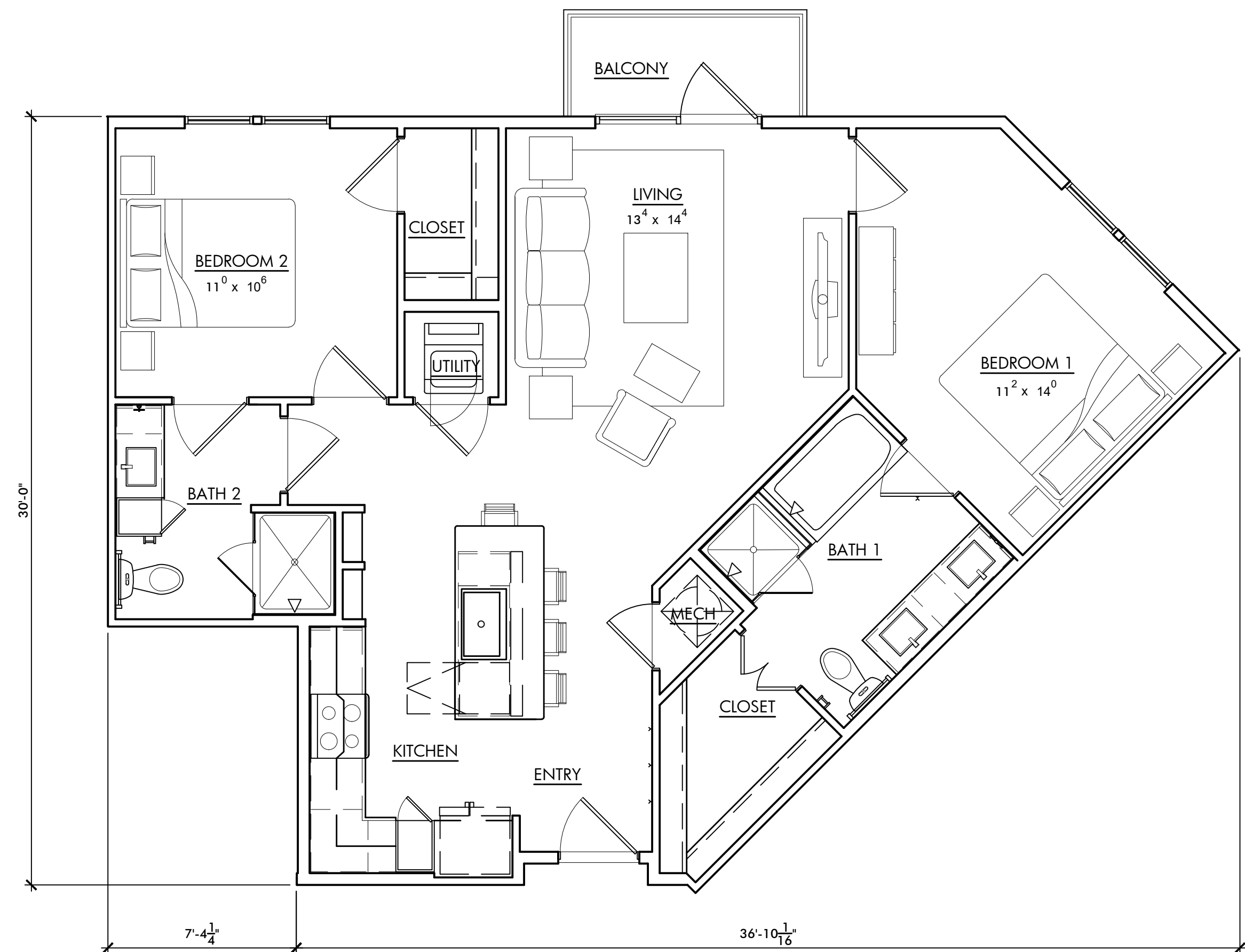
Wilder Belshaw Architects
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 1621 E. 6th Street Suite 1151, Austin, TX 78702
 214-969-0500 phone o wilderbelshaw.com

VITRUVIAN WEST PHASE 2 & 3

Addison, TX

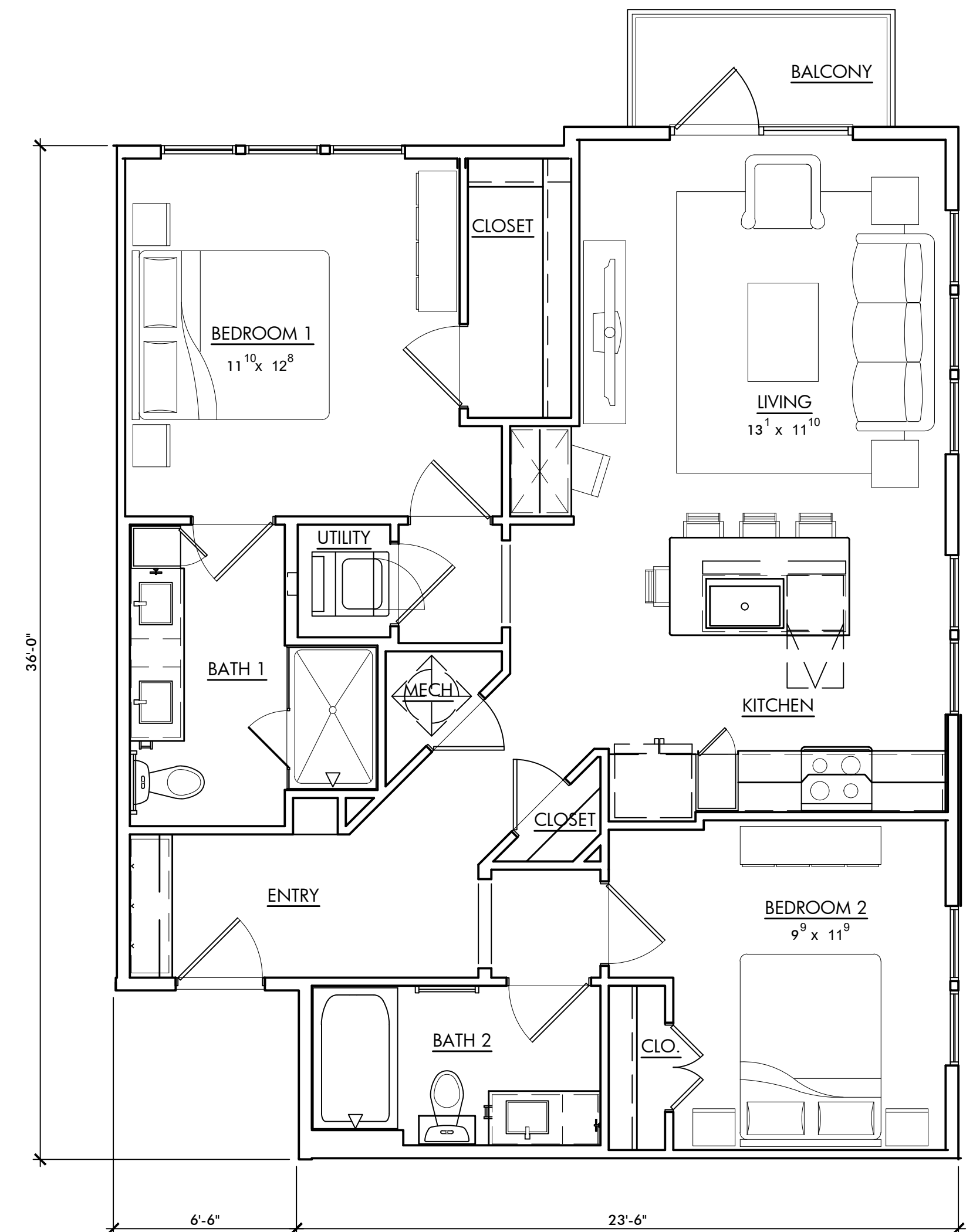
UDR
 3875 Ponte Ave, Suite 400
 Addison, TX 75001
 972.774.0552 phone

Sheet Number: **A204**
 Issue Date: 10.05.18



02 UNIT B1

SQUARE FOOTAGE: 993 S.F.

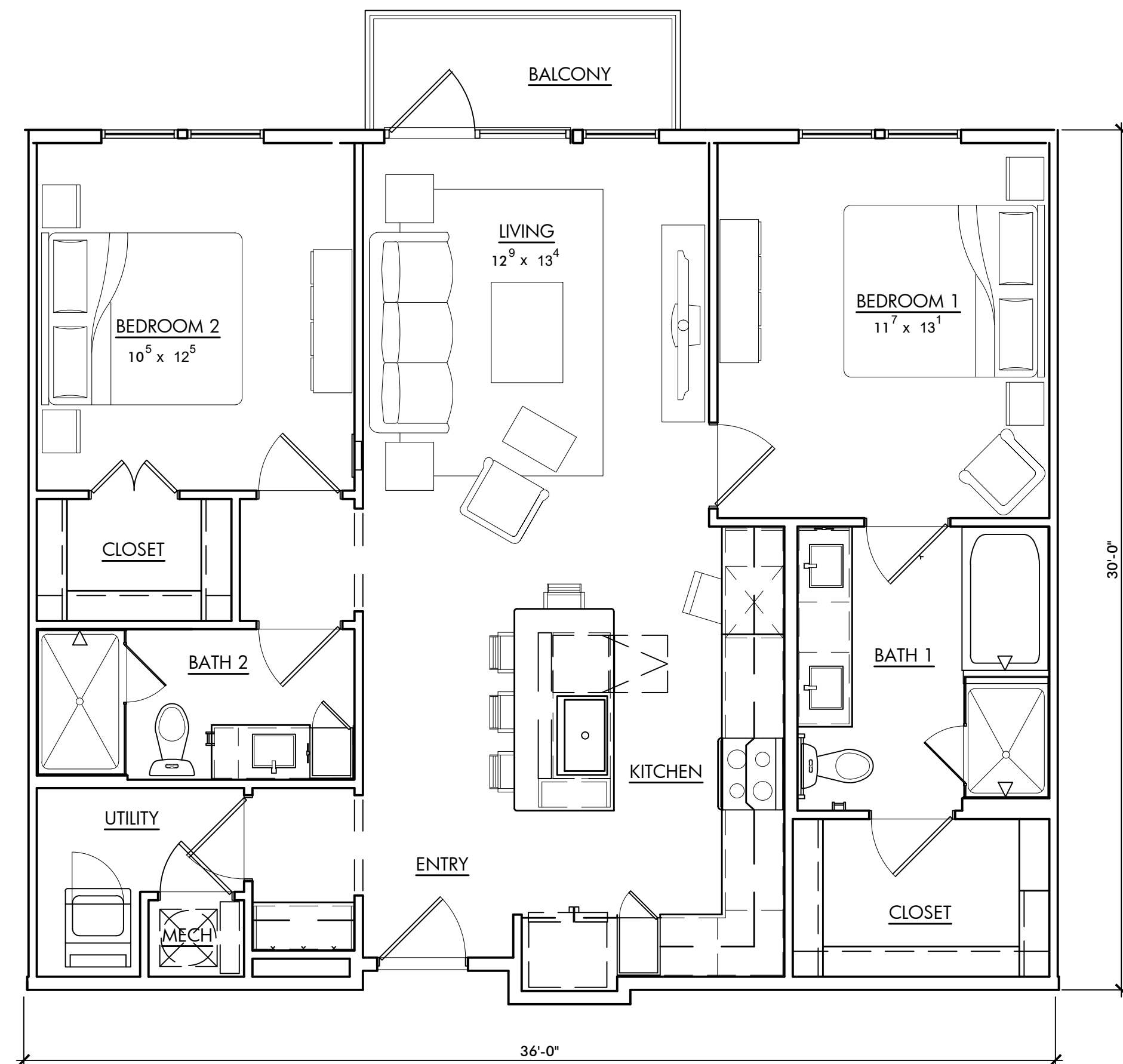


04 UNIT B2

SQUARE FOOTAGE: 1,050 S.F.

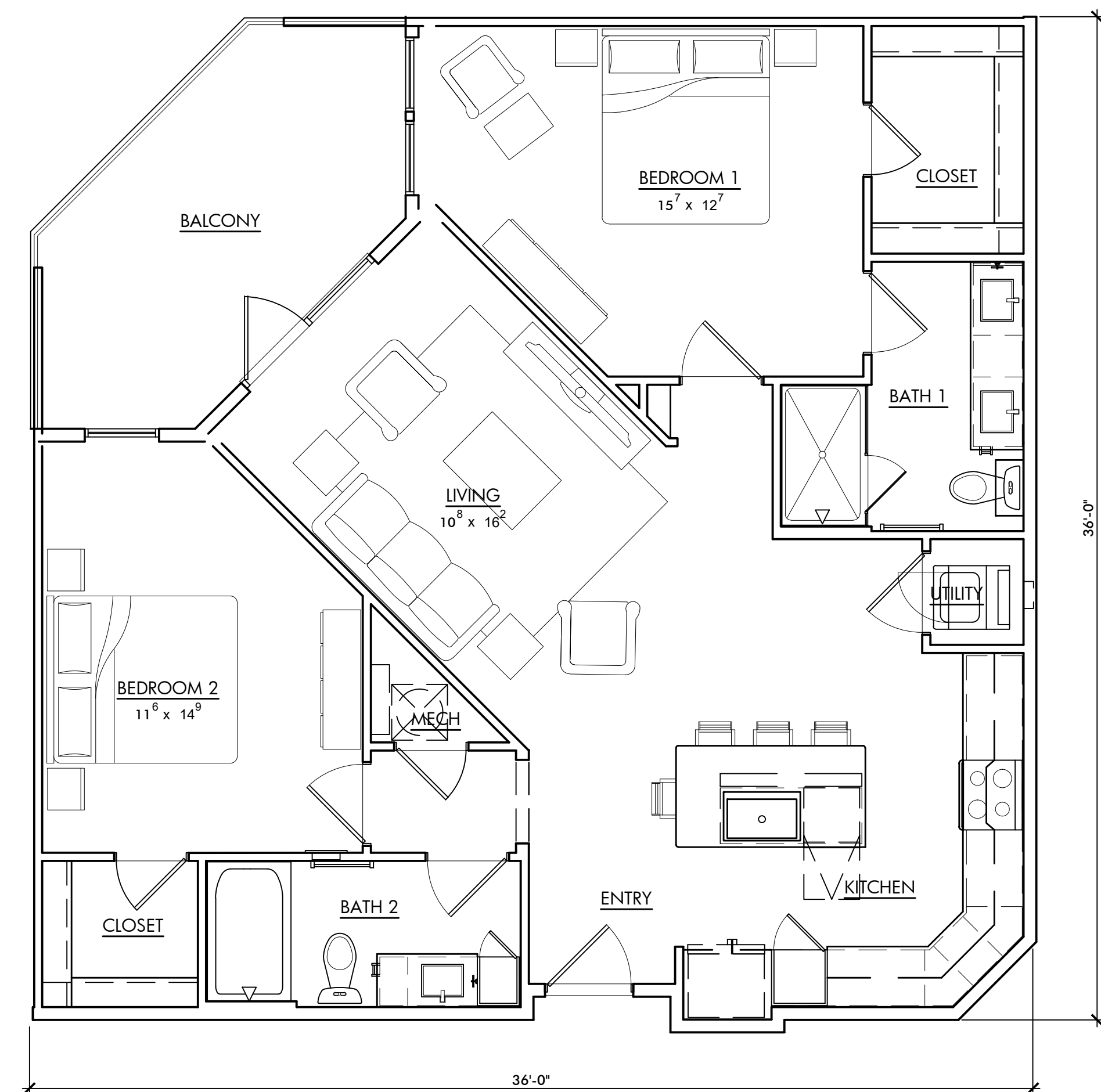
SCALE: 1/4" = 1'-0" (22"X34" SHEET)

UNITS



02 UNIT B3

SQUARE FOOTAGE: 1,080 S.F.



04 UNIT B4

SQUARE FOOTAGE: 1,120 S.F.

SCALE: 1/4" = 1'-0" (22"X34" SHEET)

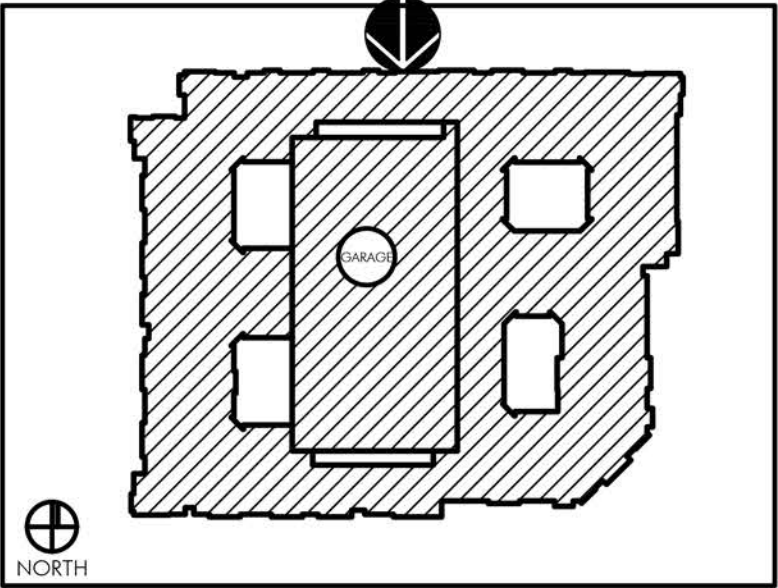
UNITS

VITRUVIAN WEST PHASE 2 & 3

Addison, TX

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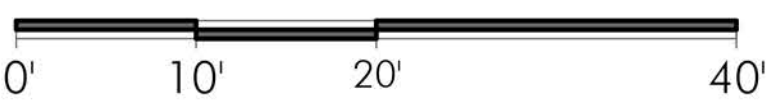
PHASE 3 KEY PLAN



PHASE 3 - NORTH ELEVATION - CONT.
SCALE: 3/32" = 1'-0"



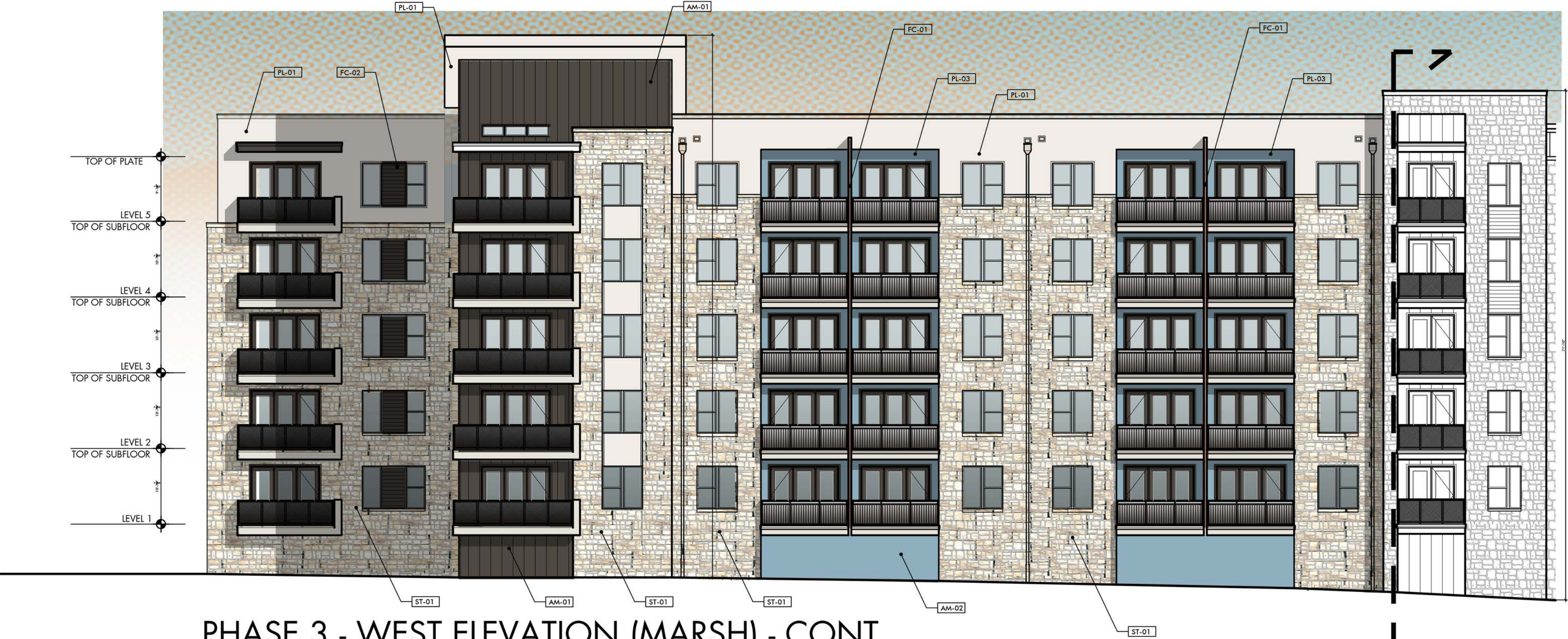
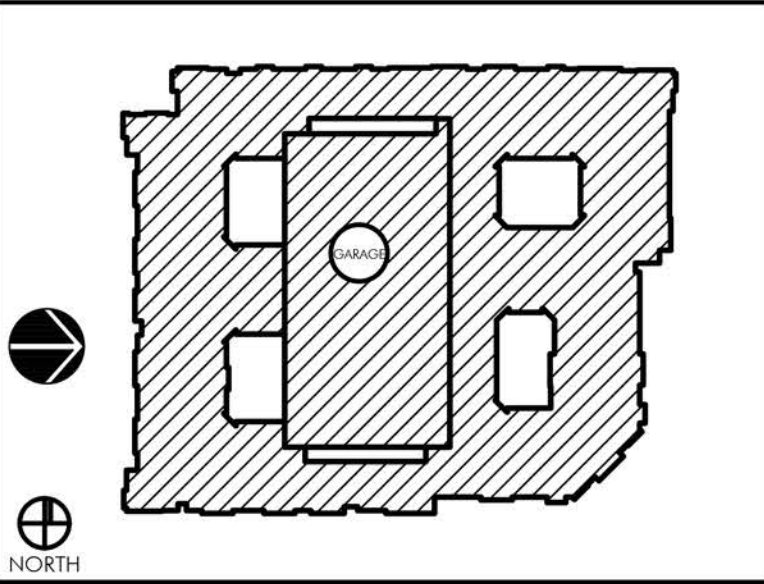
PHASE 3 - NORTH ELEVATION
SCALE: 3/32" = 1'-0"



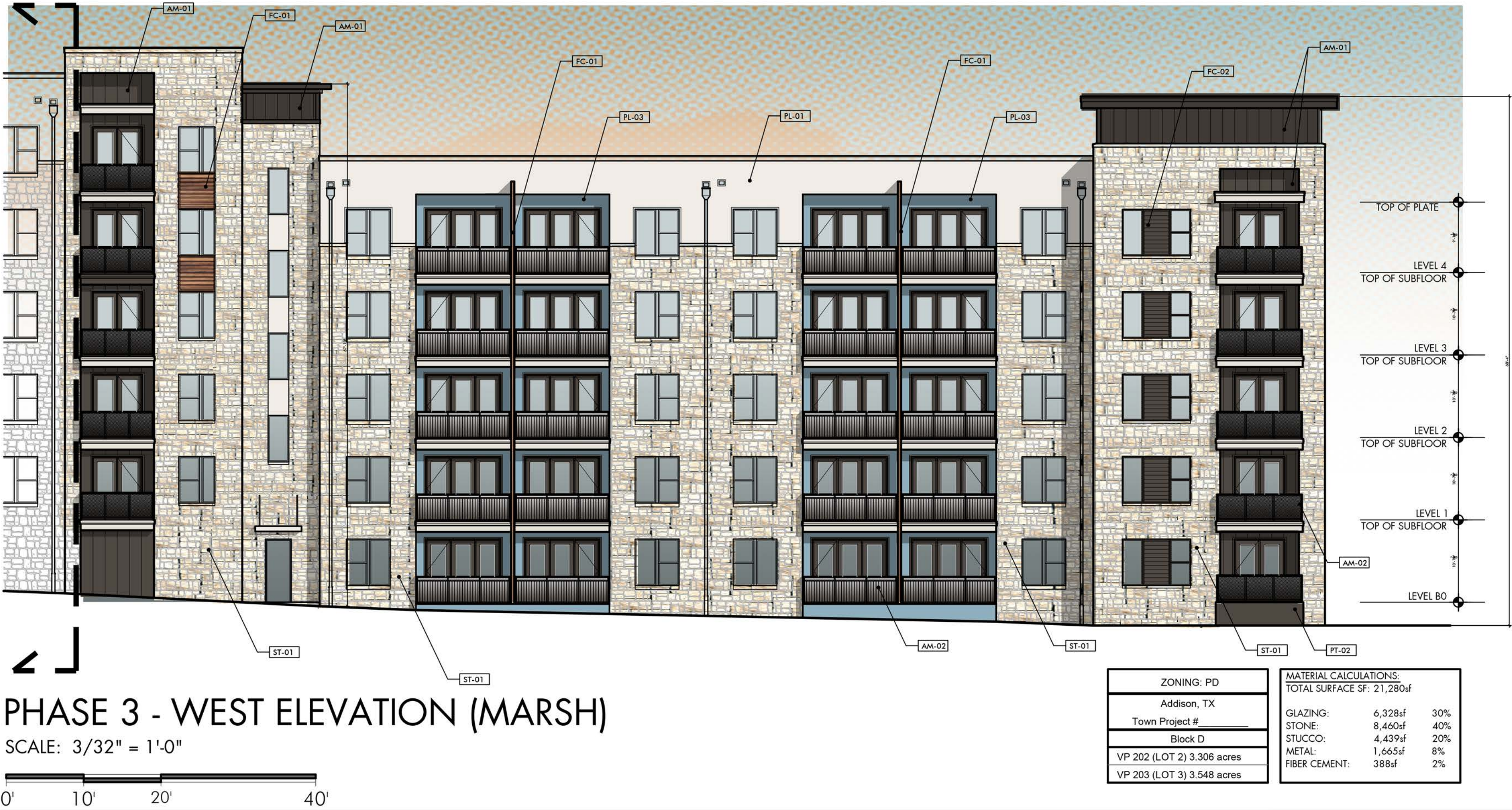
ZONING: PD		MATERIAL CALCULATIONS:	
Addison, TX		TOTAL SURFACE SF: 24,370sf	
Town Project #		GLAZING:	6,091sf 25%
Block D		STONE:	7,477sf 31%
VP 202 (LOT 2) 3.308 acres		STUCCO:	7,674sf 31.5%
VP 203 (LOT 3) 3.548 acres		METAL:	1,348sf 5.5%
		FIBER CEMENT:	1,781sf 7%

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- ALL BUILDING PLANS REQUIRE REVIEW AND APPROVAL BY DEVELOPMENT SERVICES
- ALL ROOF MECHANICAL UNITS SHALL BE SCREENED FROM PUBLIC VIEW AS REQUIRED BY THE ZONING ORDINANCE
- WHEN PERMITTED, EXPOSED UTILITY BOXES AND CONDUITS SHALL BE PAINTED TO MATCH THE BUILDING
- ALL SIGNAGE AREAS AND LOCATIONS ARE SUBJECT TO APPROVAL BY DEVELOPMENT SERVICES
- ROOF ACCESS SHALL BE PROVIDED INTERNALLY, UNLESS OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL

PHASE 3 KEY PLAN



PHASE 3 - WEST ELEVATION (MARSH) - CONT.
SCALE: 3/32" = 1'-0"



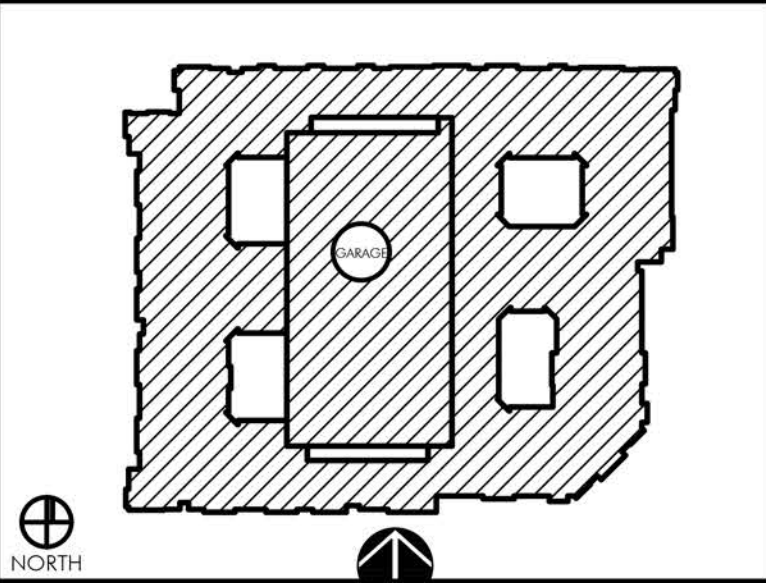
PHASE 3 - WEST ELEVATION (MARSH)
SCALE: 3/32" = 1'-0"

ZONING: PD
Addison, TX
Town Project #
Block D
VP 202 (LOT 2) 3.306 acres
VP 203 (LOT 3) 3.548 acres

MATERIAL CALCULATIONS: TOTAL SURFACE SF: 21,280sf		
GLAZING:	6,328sf	30%
STONE:	8,460sf	40%
STUCCO:	4,439sf	20%
METAL:	1,665sf	8%
FIBER CEMENT:	388sf	2%

FACADE PLAN NOTES:
- THIS FACADE PLAN IS FOR CONCEPTUAL PURPOSES ONLY.
- ALL BUILDING PLANS REQUIRE REVIEW AND APPROVAL BY DEVELOPMENT SERVICES
- ALL ROOF MECHANICAL UNITS SHALL BE SCREENED FROM PUBLIC VIEW AS REQUIRED BY THE ZONING ORDINANCE
- WHEN PERMITTED, EXPOSED UTILITY BOXES AND CONDUITS SHALL BE PAINTED TO MATCH THE BUILDING
- ALL SIGNAGE AREAS AND LOCATIONS ARE SUBJECT TO APPROVAL BY DEVELOPMENT SERVICES
- ROOF ACCESS SHALL BE PROVIDED INTERNALLY, UNLESS OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL

PHASE 3 KEY PLAN



PHASE 3 - SOUTH ELEVATION - CONT.

SCALE: 3/32" = 1'-0"



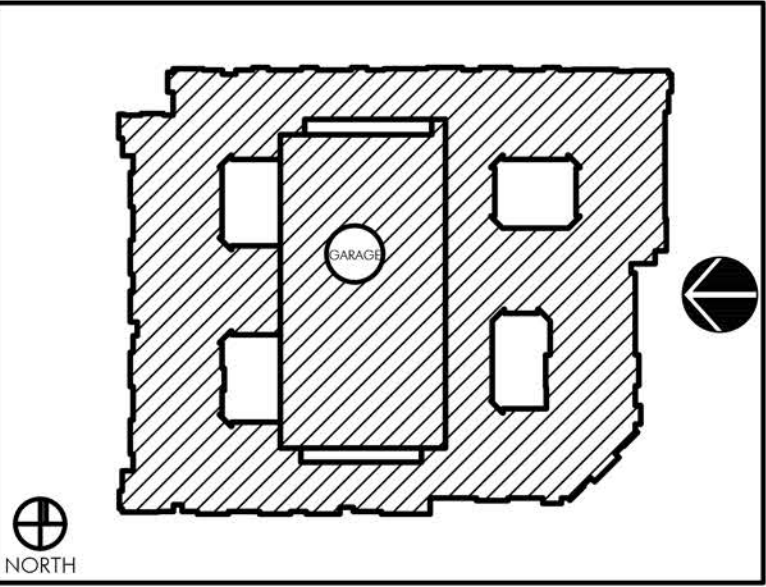
PHASE 3 - SOUTH ELEVATION

SCALE: 3/32" = 1'-0"

ZONING: PD		MATERIAL CALCULATIONS:	
Addison, TX		TOTAL SURFACE SF: 19,311 sf	
Town Project #		GLAZING:	5,541sf 29%
Block D		STONE:	7,044sf 36.5%
VP 202 (LOT 2) 3.306 acres		STUCCO:	5,075sf 26%
VP 203 (LOT 3) 3.548 acres		METAL:	611sf 3%
		FIBER CEMENT:	1,040sf 5.5%

- FACADE PLAN NOTES:
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 - ALL BUILDING PLANS REQUIRE REVIEW AND APPROVAL BY DEVELOPMENT SERVICES
 - ALL ROOF MECHANICAL UNITS SHALL BE SCREENED FROM PUBLIC VIEW AS REQUIRED BY THE ZONING ORDINANCE
 - WHEN PERMITTED, EXPOSED UTILITY BOXES AND CONDUITS SHALL BE PAINTED TO MATCH THE BUILDING
 - ALL SIGNAGE AREAS AND LOCATIONS ARE SUBJECT TO APPROVAL BY DEVELOPMENT SERVICES
 - ROOF ACCESS SHALL BE PROVIDED INTERNALLY, UNLESS OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL

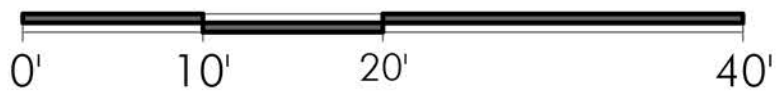
PHASE 3 KEY PLAN



PHASE 3 - EAST ELEVATION (WESTGATE STREET) - CONT.
SCALE: 3/32" = 1'-0"



PHASE 3 - EAST ELEVATION (WESTGATE STREET)
SCALE: 3/32" = 1'-0"



ZONING: PD	MATERIAL CALCULATIONS:	
Addison, TX	TOTAL SURFACE SF: 15,835sf	
Town Project #	GLAZING:	4,678sf 29.5%
Block D	STONE:	4,440sf 28%
VP 202 (LOT 2) 3.308 acres	STUCCO:	5,156sf 32.5%
VP 203 (LOT 3) 3.548 acres	METAL:	131sf 1%
	FIBER CEMENT:	1,430sf 9%



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VITRUVIAN WEST PHASE 2 & 3

Addison, TX

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Sheet Number: **A308**
Issue Date: 10.05.18

1. ANY PLANTING WITHIN THE PUBLIC ROW MUST BE COORDINATED WITH THE TOWN OF ADDISON PARKS DEPARTMENT.
2. MECHANICAL EQUIPMENT IS SCREENED FROM PUBLIC ROADWAYS WITH EVERGREEN LANDSCAPE MATERIAL PER ORDINANCE NO. 007-034. PLANT MATERIAL TO BE MINIMUM HEIGHT OF 6' AT TIME OF INSTALLATION.

1. ANY CHANGES TO PLANTINGS WITHIN THE PUBLIC R.O.W. MUST ALSO BE REPORTED TO THE TOWN OF ADDISON PARKS DEPARTMENT.
2. FINAL FINISH GRADE OF PLANTING AREAS IN THE PUBLIC R.O.W. MUST REVIEWED AND APPROVED BY THE TOWN OF ADDISON PARKS DEPARTMENT.
3. THE PARKS DEPARTMENT MUST REVIEW AND APPROVE ANY PLANT MATERIAL PROVIDED WITHIN THE PUBLIC R.O.W. PRIOR TO DELIVERY TO SITE. ANY PLANT SUBSTITUTION IN THE R.O.W. MUST BE PROVIDED TO THE PARKS DEPARTMENT FOR APPROVAL PRIOR TO PURCHASE.
4. PLANTINGS WITH THE PUBLIC R.O.W. MUST BE PLANTED WITH THE FOLLOWING SOIL SPECIFICATIONS:

STREETSCAPE LANDSCAPE / TREE PLANTING BEDS - DEEP TREE PLANTING MIX FROM SOIL BUILDING SYSTEMS OR APPROVED EQUAL. THIS PERTAINS TO ALL OF THE SOIL IN THE PLANTING AREA. IT IS NOT ALLOWABLE TO KEEP 2/3 NATIVE SOIL IN THE PLANTING AREA.

1. AN AUTOMATIC IRRIGATION SYSTEM THAT COMPLIES WITH THE TOWN'S IRRIGATION SPECIFICATIONS MUST BE INSTALLED IN THE PUBLIC R.O.W. ALL IRRIGATION WITHIN THE R.O.W. MUST BE CONTROLLED BY THE TOWN'S CENTRAL CONTROL SYSTEM. THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION OF ANY RADIO ANTENNAE THAT MAY BE REQUIRED.
2. ANY PLANTING DAMAGED IN ADJACENT MEDIANS AND PROPERTIES DURING CONSTRUCTION IS TO BE REPLACED AT NO COST TO THE OWNER.
3. ANY DAMAGED PLANT MATERIAL CAUSED BY A NON-FUNCTIONAL IRRIGATION SYSTEM WILL BE REPLACED AT THE COST OF THE CONTRACTOR.
4. PLANTINGS MAY NOT BE INSTALLED UNTIL THE IRRIGATION SYSTEM IS INSTALLED, HAS A WORKING POWER SOURCE AND IS FULLY OPERATIONAL. CONTRACTOR RESPONSIBLE FOR IRRIGATION TO PLANTING UNTIL TRANSFERRED TO THE CITY AFTER SUBSTANTIAL COMPLETION.

1. WARNING!!!!!!!!!!!!!! CALL BEFORE YOU DIG!!!!!!!!!! TOLL FREE 811
2. WRITTEN DIMENSIONS PREVAIL OVER SCALED DIMENSIONS. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
3. THE CONTRACTOR BEARS ALL RESPONSIBILITY FOR VERIFYING ALL UNDERGROUND UTILITIES, PIPES, STRUCTURES, AND LINE RUNS IN THE FIELD PRIOR TO CONSTRUCTION. ANY DAMAGE TO UTILITIES THAT ARE TO REMAIN SHALL BE REPAIRED IMMEDIATELY AT NO EXPENSE TO THE OWNER. LANDSCAPE ARCHITECT ASSUMES NO RESPONSIBILITY FOR ANY NOT SHOWN ON PLANS.
4. THE LOCATIONS OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE APPROXIMATE. THERE MAY BE OTHER UNDERGROUND UTILITIES WITHIN THE PROJECT AREA THAT ARE NOT SHOWN.
5. ALL PROPOSED AND FINISHED GRADES ARE BASED ON INFORMATION PROVIDED BY THE OWNER'S SURVEY AND/OR CIVIL ENGINEER. ANY DISCREPANCIES IN ACTUAL FIELD MEASUREMENTS ARE TO BE REPORTED TO THE LANDSCAPE ARCHITECT IMMEDIATELY.
6. CONTRACTOR IS RESPONSIBLE FOR ALL QUANTITIES PER DRAWINGS AND SPECIFICATIONS. ANY QUANTITIES PROVIDED BY LANDSCAPE ARCHITECT ARE PROVIDED FOR CONVENIENCE ONLY. CONTRACTORS ARE TO BID THEIR OWN VERIFIED QUANTITIES. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
7. EASEMENTS SETBACKS, BUILDING, CURB AND GUTTER, UNDERGROUND UTILITIES HAVE BEEN SUPPLIED TO LANDSCAPE ARCHITECT BY THE PROJECT CIVIL ENGINEER. REFER TO CIVIL ENGINEERS DRAWINGS FOR ADDITIONAL INFORMATION.
8. STUDIO OUTSIDE ASSUMES NO RESPONSIBILITY FOR DAMAGES, LIABILITIES, OR COST RESULTING FROM CHANGES OR ALTERATIONS MADE TO THE PLAN WITHOUT THE EXPRESS WRITTEN CONSENT OF STUDIO OUTSIDE.

1. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UNDERGROUND UTILITIES, PIPES, STRUCTURES, AND LINE RUNS IN THE FIELD PRIOR TO THE INSTALLATION OF ANY PLANT MATERIAL.
2. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ADVISE THE LANDSCAPE ARCHITECT OF ANY CONDITION FOUND ON THE SITE WHICH PROHIBITS INSTALLATION AS SHOWN ON THESE DRAWINGS. REF. CITY PLANTING NOTES FOR R.O.W. PLANTING.
3. ALL PLANT MATERIAL SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION AND MUST BE REPLACED WITH PLANT MATERIAL OF SAME VARIETY AND SIZE IF DAMAGED, DESTROYED, OR REMOVED.
4. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR FINE GRADING AND REMOVAL OF DEBRIS PRIOR TO PLANTING IN ALL AREAS.
5. FINAL FINISH GRADING SHALL BE REVIEWED BY THE LANDSCAPE ARCHITECT. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY ADDITIONAL TOPSOIL REQUIRED TO CREATE A SMOOTH CONDITION PRIOR TO PLANTING. REF. CITY PLANTING NOTES FOR R.O.W. PLANTING.

7. LANDSCAPE CONTRACTOR TO PROVIDE STEEL EDGING (REFER TO MATERIALS PAGE) BETWEEN ALL PLANTING BEDS AND LAWN AREAS.

9. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR ANY COORDINATION WITH OTHER CONTRACTOR'S ON SITE AS REQUIRED TO ACCOMPLISH ALL PLANTING OPERATIONS.

12. PLANT MATERIAL SHALL BE PRUNED AS NECESSARY TO CONTROL SIZE BUT NOT TO DISRUPT THE NATURAL GROWTH PATTERN OR CHARACTERISTIC FORM OF THE PLANT EXCEPT AS NECESSARY TO ACHIEVE HEIGHT CLEARANCE FOR VISIBILITY AND PEDESTRIAN PASSAGE OR TO ACHIEVE A CONTINUOUS OPAQUE HEDGE IF REQUIRED.

14. ALL LIME STABILIZED SOIL & INORGANIC SELECT FILL FOR BUILDING SHOULD BE REMOVED FROM PLANTING AREAS TO A DEPTH OF 24" & REPLACED WITH ORGANIC IMPORTED TOPSOIL FILL.

1. AN AUTOMATIC IRRIGATION SYSTEM SHALL BE PROVIDED FOR ALL PLANTING AREAS, OVER SPRAY ON STREETS AND WALKS IS PROHIBITED. REF. CITY IRRIGATION NOTES FOR R.O.W. IRRIGATION.
2. IRRIGATION SYSTEMS SHALL BE MAINTAINED AND REPLACED AS NECESSARY.
3. ALL PLANTING AREAS TO BE FULLY IRRIGATED.
4. IRRIGATION SYSTEM TO HAVE A FULLY AUTOMATED CONTROL SYSTEM.
5. ANY EXISTING PLANTING DAMAGED DURING CONSTRUCTION IS TO BE REPLACED AT NO COST TO THE OWNER.
6. IF THE EXISTING IRRIGATION SYSTEM IS DAMAGED OR TURNED OFF DURING CONSTRUCTION ACTIVITIES, IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO HAND WATER ALL PLANT MATERIAL AS NEEDED.

LANDSCAPE REQUIREMENTS:	
20' STREET LANDSCAPE BUFFER	PROVIDED
VISIBILITY TRIANGLES	REFER TO PLANS
OFF-STREET LOADING SCREEN	PROVIDED
PARKING LOT SCREENING	N/A

REQUIRED	PROVIDED
20% GROSS SITE LANDSCAPING	GROSS SITE SQ. FT.: 299,247 (6.8 ACRES) PROPOSED LANDSCAPE SQ. FT.: 91,849 (30% OF GROSS SITE SQ. FT.)

SHADE CONDITION PLANT LEGEND						
PHLOEM PLANT	COMMON NAME BOTANICAL NAME	HIGHM SPREAD	HIGHM HEIGHT	HIGHM SPREAD	HIGHM HEIGHT	COMMENTS
ORNAMENTAL TREES						
AS	Aster palmatum var. atropurpureum Bloodgood BLOODGOOD JAPANESE MAPLE	7-8' HT. 18" DB	7-8'	4'-5'		FULL, WELL BRANCHED, LIL BRANCHING HABIT, SPECIES QUALITY
AS	Aster palmatum 'Nipponisera' GONAL, BUNK JAPANESE MAPLE	7-8' HT. 18" DB	7-8'	4'-5'		FULL, WELL BRANCHED, LIL BRANCHING HABIT, SPECIES QUALITY
CCM	Cercis canadensis Forest Pansy FOREST PANSY REDBUD	7-8' HT. 18" DB	7-8'	4'-5'		FULL, WELL BRANCHED, LIL BRANCHING HABIT, SPECIES QUALITY
CD	Cornus drummii ROUGELEAF DOGWOOD	4-6' GAL.	8'-10'	8'-10'		FULL, WELL BRANCHED, LIL BRANCHING HABIT, SPECIES QUALITY
LAKE SHRUBS						
PH	Philadelphus macrophylla PICOCAURUS	1 GAL.	36"	24"	36"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
PTV	Philadelphus 'Idem' Variegata VARIEGATED PINK DOGWOOD	1 GAL.	24"	18"	36"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
FJ	Fatsia japonica FATSIA	3 GAL.	30"	24"	AS SHOWN	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
MEDIUM SHRUBS						
AJ	Aucuba japonica 'Variegata' SOLD ASO JAPANESE	3 GAL.	24"	18"	36"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
A	Aspidistra elatior CAST IRON PLANT	3 GAL.	24"	18"	36"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
B	Buxa macrophylla 'Japanese Winter Gem' HINTER DEER DOGWOOD	3 GAL.	24"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
YR	Yucca rostrata SOLD AS YUGCA	3 GAL.	24"	24"	50"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
MC	Mahonia 'Soft Canes' SOFT CANES MAHONIA	3 GAL.	24"	24"	50"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
SMALL SHRUBS						
DE	Dryopteris erythrosperma AFRICAN FERN	3 GAL.	18"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
CF	Cypripedium fasciculatum 'Rochfordianum' HILL FERN	3 GAL.	18"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
PT	Philadelphus 'Idem' 'Wheeler's Dwarf' SOLD AS DWARF PINK DOGWOOD	3 GAL.	14"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
PT	Leptandrium chinensis 'Thebes' PINKIE FILIX LONGFISTUL	3 GAL.	14"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
GH	Cardinalis harringtonii 'Plum' TROPICAL PLUM TREE	3 GAL.	14"	18"	24"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
ORNAMENTAL GRASSES						
CL	Calamagrostis canadensis NATIVE SEA OATS	1 GAL.	8"	8"	18"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
GT	Grasses: tenuifolia BENNETT'S GRASS	1 GAL.	12"	12"	18"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
ORNAMENTAL HERBS						
LH	Limonium 'Marianne' 'Evergreen Giant' SOLD AS LILY OF THE VALLEY	1 GAL.	14"	14"	AS SHOWN	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
OJ	Onopordium japonicum MEXICO GRASS	1 GAL.	12"	12"	18"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER
AY	Ayuga reptans 'Vitifoloides' CLOVER LEAF AJUGA	1 GAL.	8"	12"	8"	NURSERY GROWN, WELL ROOTED, FULL TO CONTAINER

2018 WILDER BELSHAW ARCHITECTS



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RStJohn@udr.com

Issues and Revisions:		
No.	Date	Issues



Vitruvian West

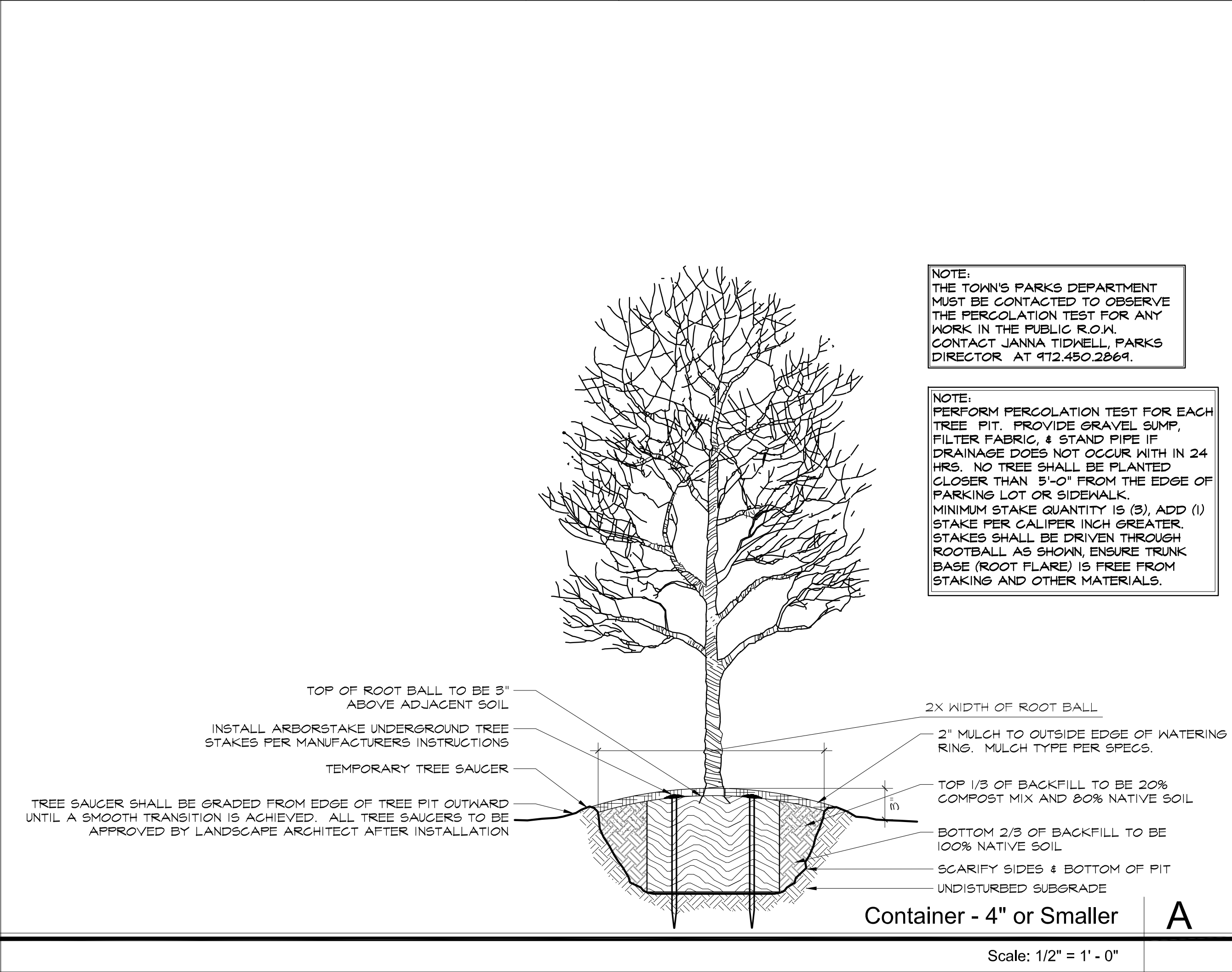
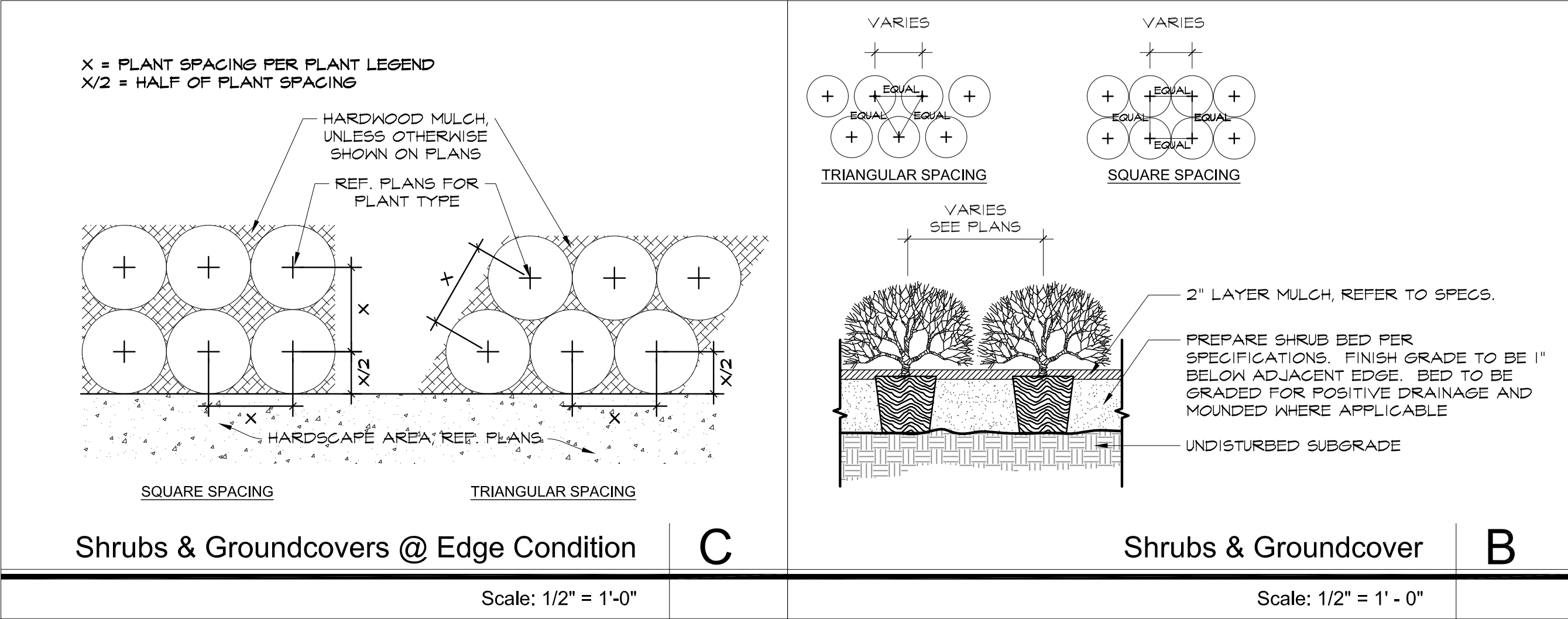
PHASE II & III

Addison, TX
Wilder Belshaw Project Number: 1807

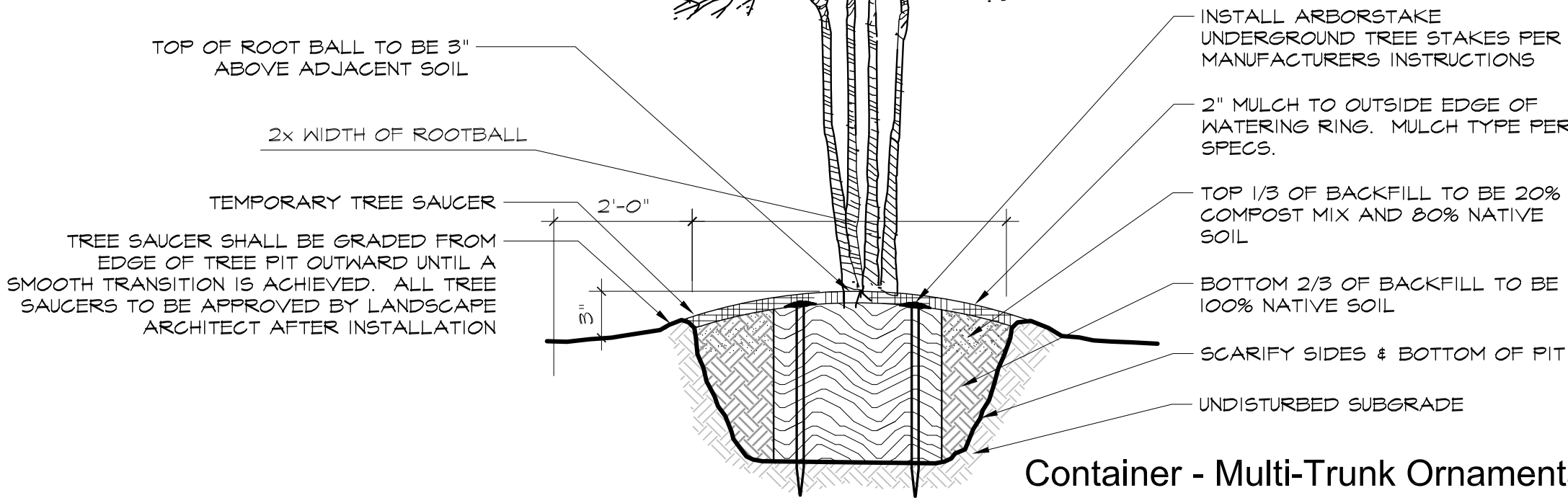
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PLANTING DETAILS

Sheet Number:
L101



NOTE:
MINIMUM STAKE QUANTITY IS (3), ADD (1) STAKE PER
CALIPER INCH GREATER. STAKES SHALL BE DRIVEN
THROUGH ROOTBALL AS SHOWN, ENSURE TRUNK BASE
(ROOT FLARE) IS FREE FROM STAKING AND OTHER
MATERIALS.

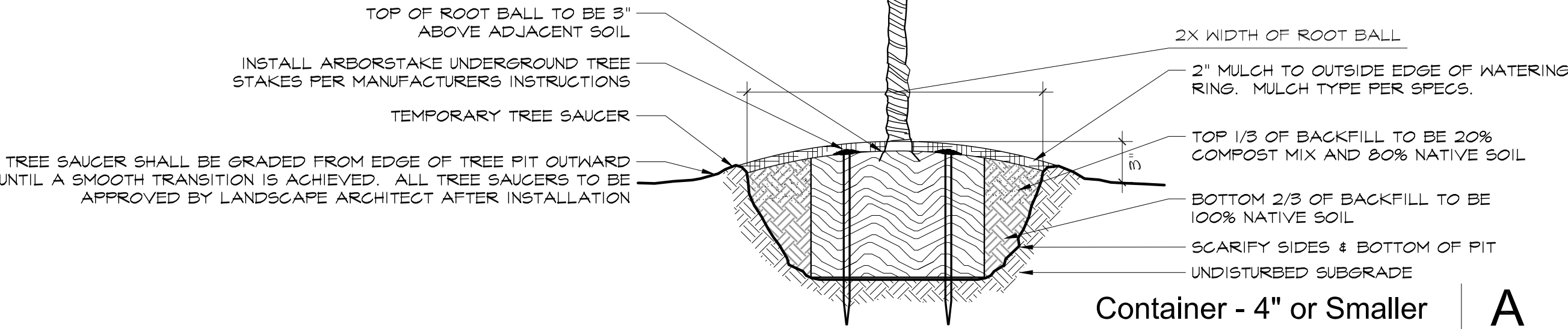


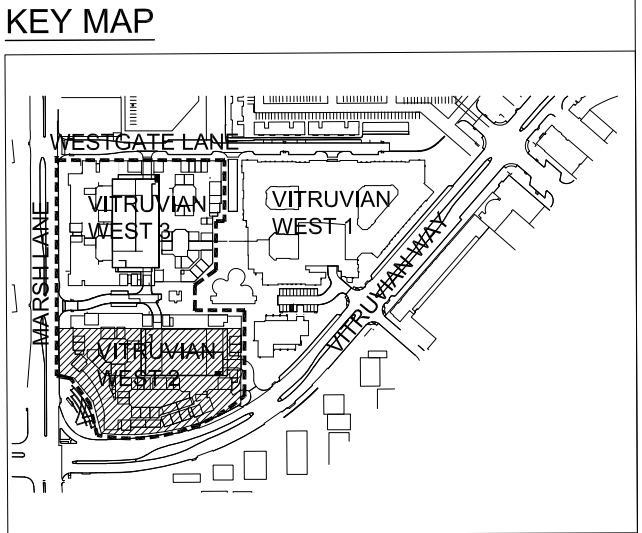
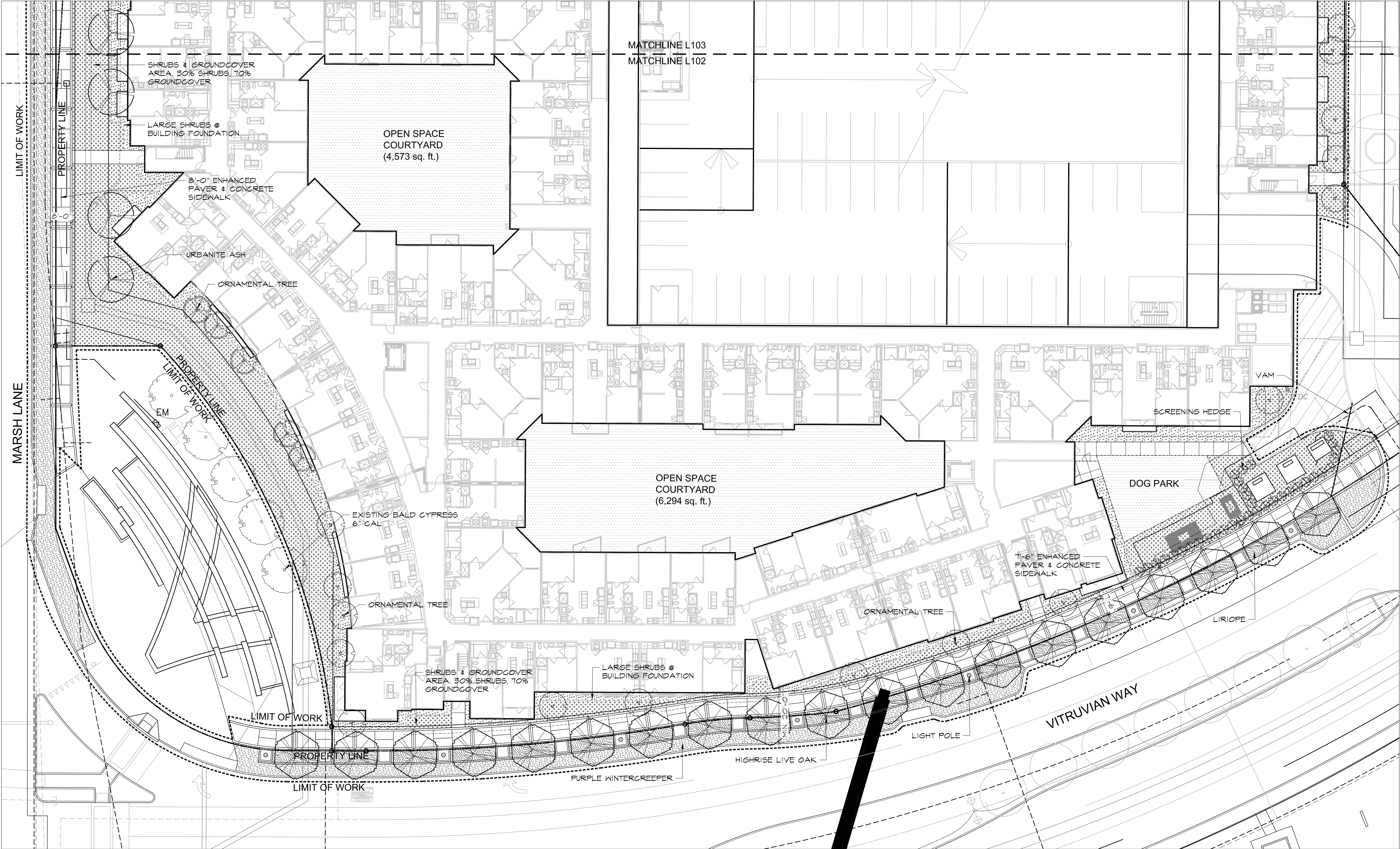
NOTE:
THE TOWN'S PARKS DEPARTMENT
MUST BE CONTACTED TO OBSERVE
THE PERCOLATION TEST FOR ANY
WORK IN THE PUBLIC R.O.W.
CONTACT JANNA TIDWELL, PARKS
DIRECTOR AT 972.450.2869.

NOTE:
PERFORM PERCOLATION TEST FOR EACH TREE PIT.
PROVIDE GRAVEL SUMP, FILTER FABRIC, & STAND PIPE
IF DRAINAGE DOES NOT OCCUR WITHIN 24 HRS. NO
TREE SHALL BE PLANTED CLOSER THAN 5'-0" FROM
THE EDGE OF PARKING LOT OR SIDEWALK.

NOTE:
THE TOWN'S PARKS DEPARTMENT
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CLOSER THAN 5'-0" FROM THE EDGE OF
PARKING LOT OR SIDEWALK.
MINIMUM STAKE QUANTITY IS (3), ADD (1)
STAKE PER CALIPER INCH GREATER.
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ROOTBALL AS SHOWN, ENSURE TRUNK
BASE (ROOT FLARE) IS FREE FROM
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Issues and Revisions:

No.	Date	Issues



**Vitruvian
West**
PHASE II & III

Addison, TX

Wilder Belshaw Project Number: 1807

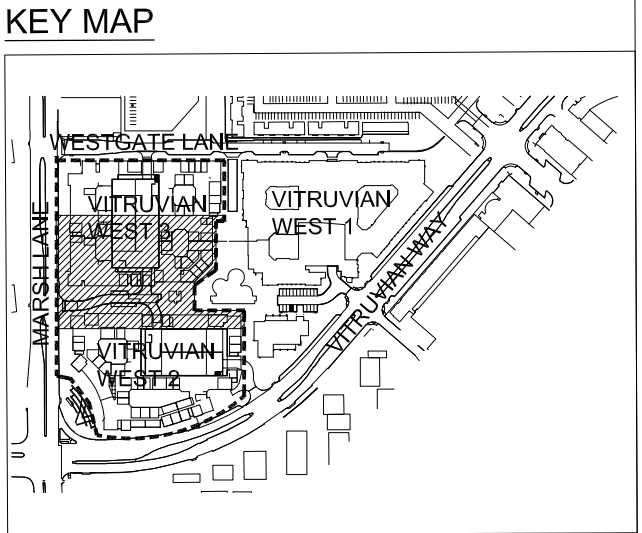
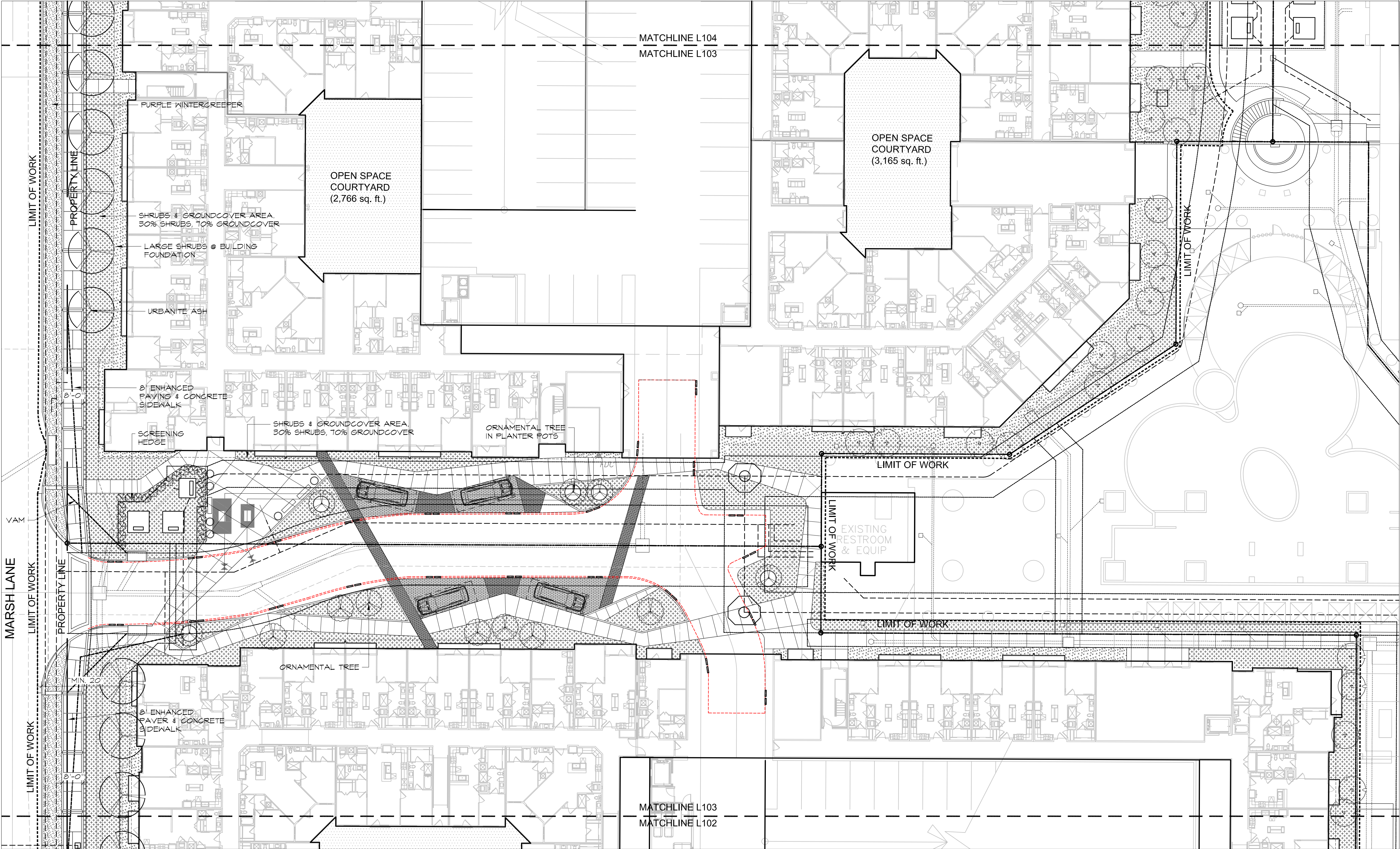
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LANDSCAPE PLAN

Sheet Number:

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Vitruvian West

PHASE II & III

Addison, TX

Wilder Belshaw Project Number: 1807

Drawing Name:

LANDSCAPE PLAN

Sheet Number:

L103

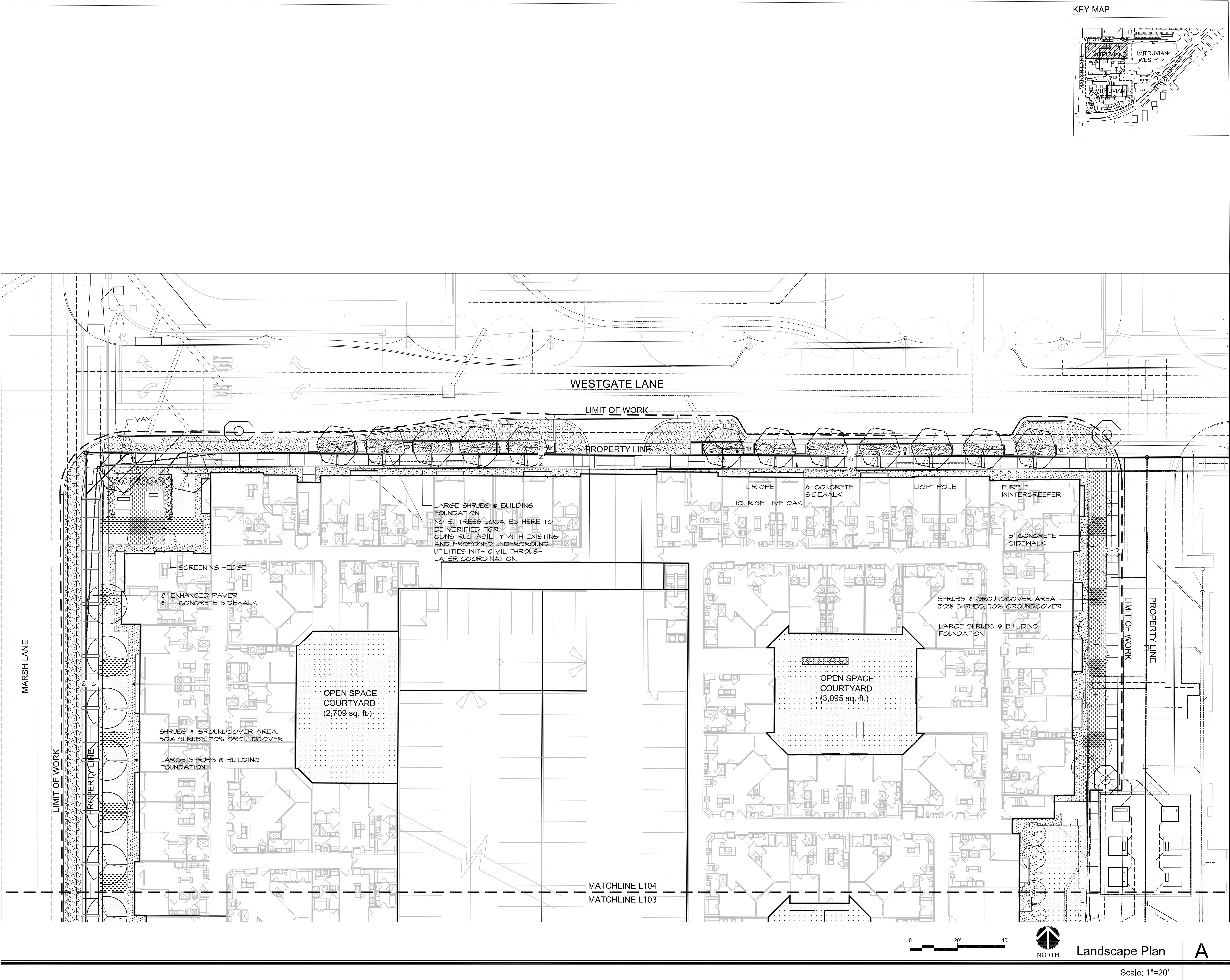


Landscape Plan

A

Scale: 1"=20'

2018 WILDER BELSHAW ARCHITECTS



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Vitruvian
West
PHASE II & III

Addison, TX

Wilder Belshaw Project Number: 1807

Drawing Name:

LANDSCAPE PLAN

Sheet Number:

L104

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