1 Tree & Vegetation Retention Plan
1" = 20'-0"

NORTH SCALE: 1"= 20'-0"

Existing Tree Legend

- EXISTING CONIFER TREE TO BE RETAINED.
- EXISTING DECIDUOUS TREE TO BE RETAINED.
- EXISTING CONIFER TREE TO BE REMOVED.
- EXISTING DECIDUOUS TREE TO BE REMOVED.
- 1 TREE NO. (REFER TO TREE CALCULATIONS AND ARBORIST REPORT (FORTHCOMING) FOR ADDITIONAL INFORMATION.

PROGRESS: NOT FOR CONSTRUCTION

STATE OF WASHINGTON
JONATHAN D. MORRIS
NO. 736 EXP. 2/21/2019
LANDSCAPE ARCHITECT

NOTE: Do not scale drawings

12/27/2018

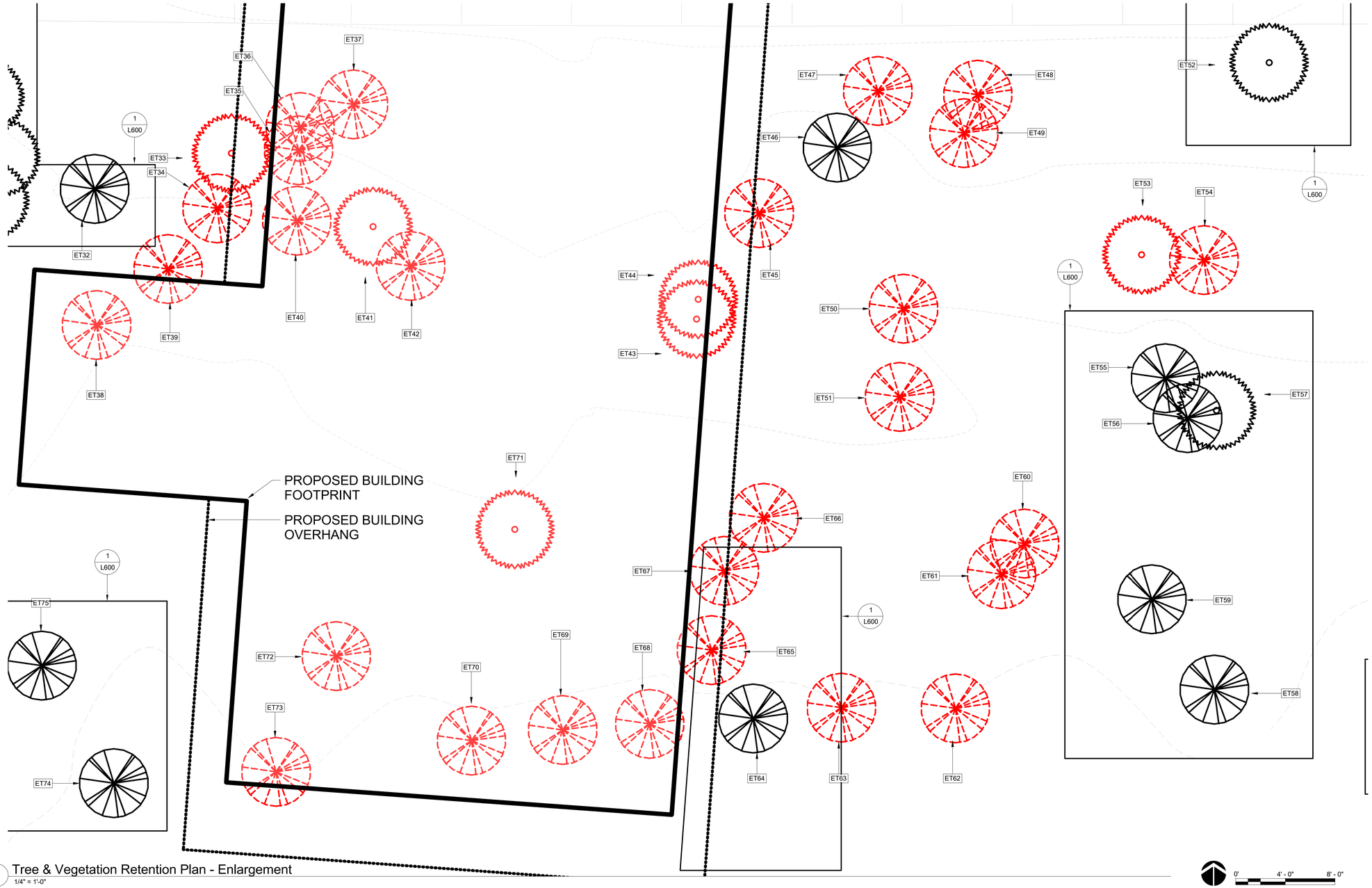
REVISIONS		
MK	DATE	DESCRIPTION

berger PARTNERSHIP
1927 Post Alley, Ste. 2
Seattle, WA 98101
206.325.6877
bergerpartnership.com

Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

TREE & VEGETATION RETENTION PLAN

TP101



1 Tree & Vegetation Retention Plan - Enlargement
1/4" = 1'-0"

NORTH

0' 4' - 0" 8' - 0"
SCALE: 1/4"=1'-0"

Existing Tree Legend

EXISTING CONIFER TREE TO BE RETAINED.

EXISTING DECIDUOUS TREE TO BE RETAINED.

EXISTING CONIFER TREE TO BE REMOVED.

EXISTING DECIDUOUS TREE TO BE REMOVED.

1 TREE NO. (REFER TO TREE CALCULATIONS AND ARBORIST REPORT (FORTHCOMING) FOR ADDITIONAL INFORMATION.

PROGRESS: NOT FOR CONSTRUCTION

STATE OF WASHINGTON
JONATHAN D. MORLEY
NO. 736 EXP. 2/12/2019
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bergerpartnership
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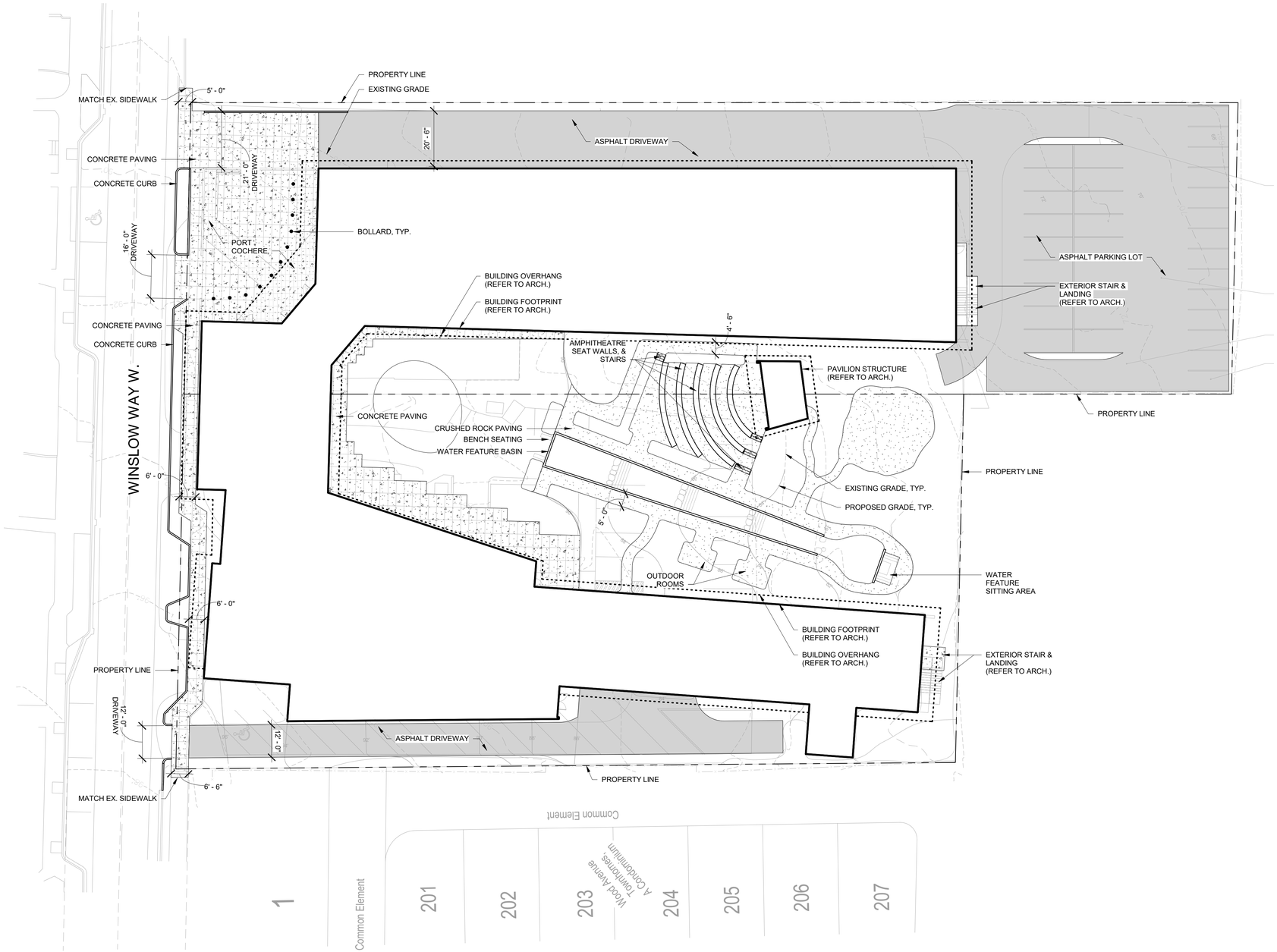
206.325.6877
bergerpartnership.com

Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

TREE & VEGETATION RETENTION PLAN

TP102



1 Site Plan
1" = 20'-0"

NORTH SCALE: 1"= 20'-0"

PROGRESS: NOT FOR CONSTRUCTION

NOTE: Do not scale drawings

12/27/2018

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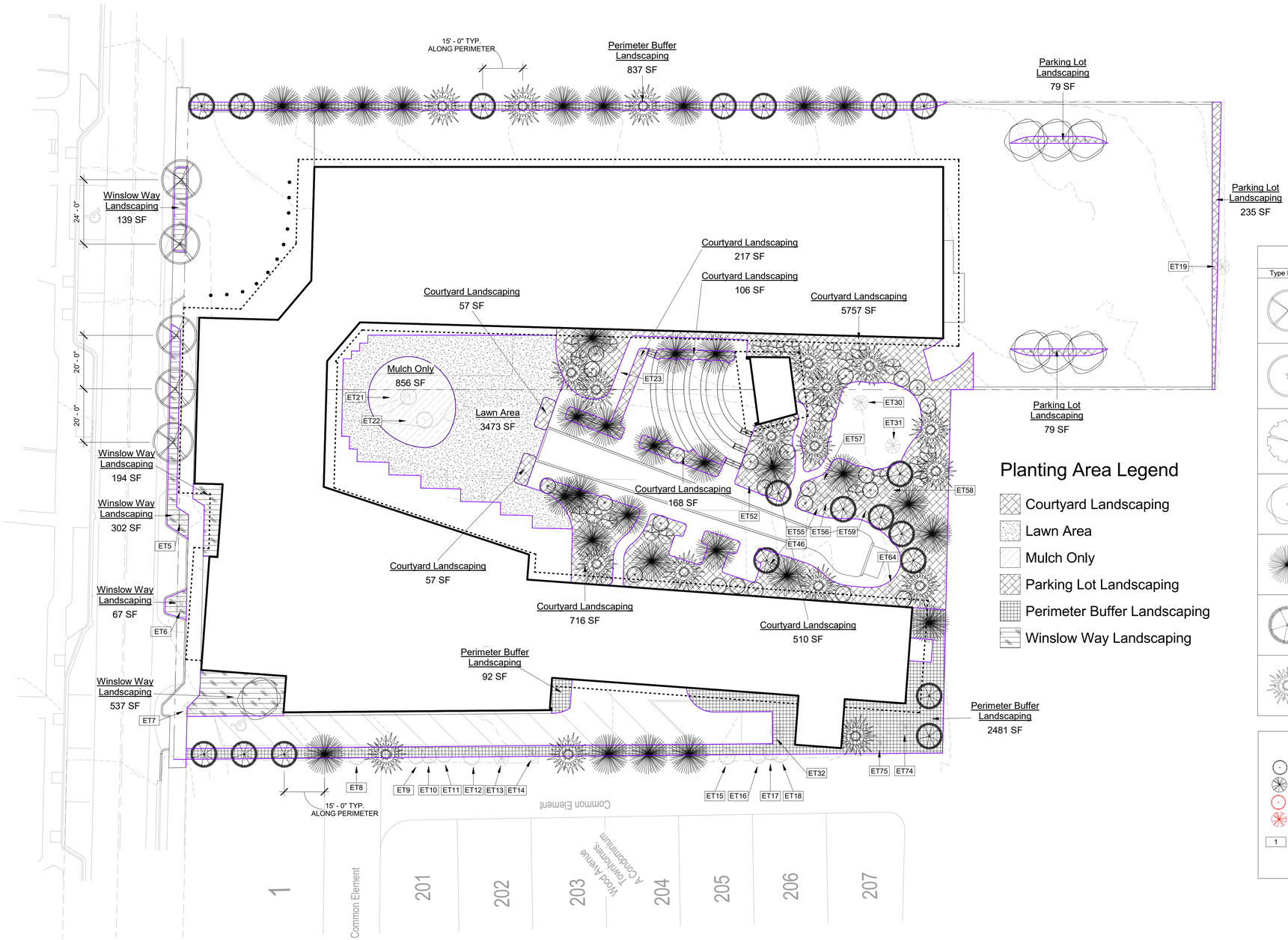
PARTNERSHIP
berger
1927 Post Alley, Ste. 2
Seattle, WA 98101
206 325 6877
bergerpartnership.com

Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

LANDSCAPE SITE PLAN

L101



Planting Area Legend

- Courtyard Landscaping
- Lawn Area
- Mulch Only
- Parking Lot Landscaping
- Perimeter Buffer Landscaping
- Winslow Way Landscaping

Site Tree Legend

Type Image	Type Mark	Species Name	Common Name
	AM	ARBUTUS MARINA	MARINA STRAWBERRY TREE
	AC	ACER CIRCINATUM	VINE MAPLE
	AR	ALNUS RUBRA	RED ALDER
	QG	QUERCUS GARRYANA	GARRY OAK
	PM	PSEUDOTSUGA MENZIESII	DOUGLAS FIR
	PCC	PINUS CONTORTA SSP CONTORTA	SHORE PINE
	TP	THUJA PLICATA	WESTERN RED CEDAR

Existing Tree Legend

- EXISTING CONIFER TREE TO BE RETAINED.
- EXISTING DECIDUOUS TREE TO BE RETAINED.
- EXISTING CONIFER TREE TO BE REMOVED.
- EXISTING DECIDUOUS TREE TO BE REMOVED.
- 1 TREE NO. (REFER TO TREE CALCULATIONS AND ARBORIST REPORT (FORTHCOMING) FOR ADDITIONAL INFORMATION.

1 Planting Plan
1" = 20'-0"

NORTH 0' 20' 40' SCALE: 1"= 20'-0"

STATE OF WASHINGTON
JONATHAN D. MORLEY
NO. 736 EXP. 2/21/2019
LANDSCAPE ARCHITECT

NOTE: Do not scale drawings

PROGRESS: NOT FOR CONSTRUCTION

12/27/2018

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1927 Post Alley, Ste. 2
Seattle, WA 98101
206.325.6877
bergerpartnership.com

Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

PLANTING PLAN

LP101

Existing Tree Inventory - Removed			
Mark	Species	Size	Comments
1	UNKNOWN	7	
2	UNKNOWN	12	
3	UNKNOWN	4	
4	PINE	20	
20	MADRONE	20	
24	UNKNOWN	18	
25	UNKNOWN	16	
26	UNKNOWN	11	
27	UNKNOWN	4	
28	ALDER	8	
29	ALDER	11	
33	FIR	18	
34	HOLLY	4	
35	MADRONE	8	
36	MADRONE	8	
37	UNKNOWN	2	
38	UNKNOWN	4	
39	MADRONE	8	
40	HOLLY	6	
41	FIR	6	
42	MADRONE	21	
43	FIR	2	
44	FIR	4	
45	UNKNOWN	2	
47	ALDER	7	
48	ALDER	4	
49	ALDER	14	
50	HOLLY	4	
51	MADRONE	20	
53	FIR	12	
54	MADRONE	20	
60	HOLLY	4	
61	HOLLY	4	
62	SHRUB	8	
63	SHRUB	8	
65	HOLLY	4	
66	HOLLY	4	
67	MADRONE	20	
68	SHRUB	8	
69	SHRUB	8	
70	SHRUB	8	
71	FIR	28	
72	MADRONE	12	
73	MADRONE	35	LANDMARK TREE PER BMC16.32
		456	

Existing Tree Inventory - Retained				
Mark	Species	Size	Comments	Tree Units
13	MADRONE	4		1
59	HOLLY	4		1
32	UNKNOWN	5		1
14	MADRONE	6		1.2
75	UNKNOWN	6		1.2
56	MADRONE	6		1.2
46	HOLLY	7		1.2
17	FIR	10		1.2
31	SHRUB	10		1.2
9	FIR	12		1.4
57	FIR	12		1.4
55	MADRONE	12		1.4
16	FIR	14		1.4
7	MAPLE	14		1.4
74	MADRONE	14		1.4
15	FIR	16		3.2
5	MAPLE	16		3.2
6	MAPLE	16		3.2
64	MADRONE	16		3.2
10	FIR	18		3.2
23	FIR	18		3.2
8	FIR	20		3.8
18	FIR	20		3.8
30	UNKNOWN	20		3.8
11	FIR	22		4.6
12	FIR	22		4.6
52	FIR	22		4.6
22	FIR	26		6.2
19	FIR	28	NOT ON PROPERTY	7
58	MADRONE	42	LANDMARK TREE PER BMC16.32	11.4
21	SEQUOIA SEMPERVIRENS	60	LANDMARK TREE PER BMC16.32	13.8
Grand totals		518		101.4

TREE UNITS BY DBH FOR EXISTING TREES	
DBH	Tree Units
3-5	1.0
6-10	1.2
11-12	1.4
13-15	2.0
16-18	3.2
19-20	3.8
21-23	4.6
24-26	6.2
27-28	7.0
29-30	7.8
30-31	8.4
32-33	9.0
34-36	9.6
37-38	10.2
39-40	10.8
41-42	11.4
43-44	12.0
45-46	12.6
47-48	13.2
49+	13.8

TOTAL SITE TREE UNIT CALCULATIONS

MUTC CENTRAL CORE TREE UNIT REQUIREMENT: 30 TREE UNITS PER ACRE

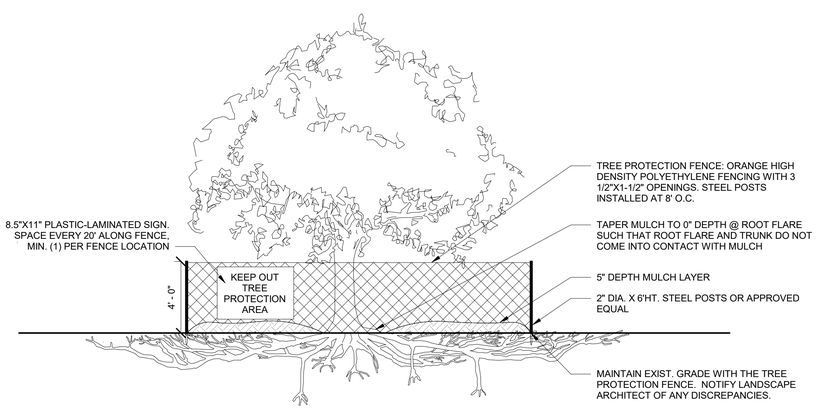
TOTAL SITE SIZE (WITHIN PROPERTY LINES): 80855 SQUARE FEET
TOTAL SITE SIZE (WITHIN PROPERTY LINES): 1.86 ACRES

TOTAL TREE UNITS REQUIRED CALCULATION: 30 TREE UNITS PER ACRE * 1.86 ACRES = 55.8 TREE UNITS

TOTAL TREE UNITS REQUIRED: 55.8 TREE UNITS

TOTAL TREE UNITS FROM EXISTING RETAINED TREES: 101.4 TREE UNITS
TOTAL TREE UNITS FROM NEW TREES: 124

TOTAL TREE UNITS: 225.4 TREE UNITS



NOTES:
1. CONFIRM TREE PROTECTION FENCE LAYOUT WITH LANDSCAPE ARCHITECT PRIOR TO ANY GROUND DISTURBING, DEMOLITION, STOCKPILING, OR ANY OTHER ACTIVITIES WHICH MAY DISTURB THE TREE OR TREE ROOT SYSTEM.
2. SEE ARBORISTS REPORT FOR SITE SPECIFIC TREE PROTECTION MEASURES. ARBORISTS REPORT SHALL TAKE PRECEDENCE OVER ANY INCONSISTENCIES.
3. SEE MOST CURRENT VERSION OF ANSI A300 (PART5) AND SPECIFICATIONS FOR ADDITIONAL TREE PROTECTION REQUIREMENTS AND DEFINITIONS.
4. NO PRUNING SHALL BE PERFORMED EXCEPT BY APPROVED ARBORIST.
5. NO EQUIPMENT SHALL OPERATE INSIDE FENCING INCLUDING DURING FENCE INSTALLATION AND REMOVAL.
6. THERE SHALL BE NO ACTIVITIES THAT WOULD CONTRIBUTE TO SOIL COMPACTION WHITHIN THE TREE PROTECTION ZONE.

1 TREE PROTECTION
1/4" = 1'-0"

PROGRESS: NOT FOR CONSTRUCTION

STATE OF WASHINGTON
JONATHAN D. MORLEY
NO. 736 EXP. 2/21/2019
LANDSCAPE ARCHITECT

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12/27/2018

REVISIONS		
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Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

TREE CALCULATIONS & PROTECTION DETAIL

L600

Overall Site Tree Planting Schedule

Type Image	QTY.	Type Mark	Species Name	Common Name	Size	Spacing	Comments
	5	AM	ARBUTUS MARINA	MARINA STRAWBERRY TREE	2" CAL.	PER PLAN	
	26	AC	ACER CIRCINATUM	VINE MAPLE	8' HT.	PER PLAN	
	22	AR	ALNUS RUBRA	RED ALDER	6' HT.	PER PLAN	
	7	QG	QUERCUS GARRYANA	GARRY OAK	2" CAL. 48" BOX.	PER PLAN	
	32	PM	PSEUDOTSUGA MENZIESII	DOUGLAS FIR	8' HT.	PER PLAN	
	19	PCC	PINUS CONTORTA SSP. CONTORTA	SHORE PINE	8' HT.	PER PLAN	
	19	TP	THUJA PLICATA	WESTERN RED CEDAR	8' HT.	PER PLAN	

Grand total: 130

PLANTING REQUIREMENTS

1. Intent. The intent of this section is to encourage the use of native species and recommend planting conditions adaptive to Bainbridge Island.
2. Requirements. Landscape designs shall conform to the following provisions:
   - A. Areas not devoted to landscape required by this chapter, parking, structures and other site improvements are encouraged to be planted or remain in existing vegetation.
   - B. New plant materials shall include native species or nonnative species that have adapted to the climatic conditions of the coastal region of the Puget Sound region.
   - C. New plant materials shall consist of drought resistant species, except where site conditions within the required landscape areas assure adequate moisture for growth.
   - D. New tree plantings shall be a minimum of two inches in caliper if deciduous or six feet in height if evergreen. New shrubs planted in roadside or perimeter buffers shall be of a variety that achieves a minimum six feet height at maturity. Soil planting types and depth shall be sufficient for tree planting.
   - E. When the width of any landscape strip is 20 feet or greater, the required trees shall be staggered in two or more rows.
   - F. Existing vegetation may be used to augment new plantings to meet the standards of this chapter.
   - G. Grass may be used as a ground cover where existing or amended soil conditions assure adequate moisture for growth.
   - H. Ground cover areas shall contain at least two inches of composted organic mulch at finish grade to minimize evaporation. Mulch shall consist of materials such as composted yard waste, composted sawdust, and/or manure that are fully composted.
   - I. Amend existing and/or compacted soils in accordance with Chapter 15.20 BIMC.
   - J. Specific submittal requirements for landscaping plans (tree protection, retention and planting plans) are included in the city's administrative manual.
3. Performance Assurance.
   - A. Performance assurance is required to assure the city that the landscape required by this section is properly installed and will become established and be adequately maintained.
   - B. The required landscape shall be installed prior to the issuance of a temporary certificate of occupancy for the project. The Washington landscape architect, Washington certified nursery professional or Washington certified landscaper shall submit a landscaping declaration to the director to verify installation in accordance with the approved plans.
   - C. The time limit for compliance may be extended to allow installation of landscaping during the next appropriate planting season as approved if the director determines that a performance assurance device, for a period of not more than one year, will adequately protect the interests of the city. The performance assurance device shall be for 150 percent of the cost of the work or improvements covered by the assurance device. In no case may the property owner delay performance for more than one year.
   - D. The form and type of the performance assurance device shall be determined by the director.
4. Maintenance Assurance.
   - A. The property owner shall replace any unhealthy or dead plant materials in conformance with the approved planting plan.
   - B. A maintenance assurance device shall be required for a period of five years after acceptance by the city of the new planting or transplanting of vegetation to ensure proper installation, establishment, and maintenance.
   - C. The maintenance assurance device amount shall not be less than 20 percent of the cost of replacing materials covered by the assurance device.
   - D. The form and type of the maintenance assurance device shall be determined by the director.

Planting Area Schedule

Name	Area
Courtyard Landscaping	7589 SF
Lawn Area	3473 SF
Mulch Only	856 SF
Parking Lot Landscaping	392 SF
Perimeter Buffer Landscaping	3411 SF
Winslow Way Landscaping	1238 SF
	16959 SF

PERIMETER BUFFER LANDSCAING - TREES

- FULL SCREEN REQUIREMENTS:
  1. TREE SIZE/SPECIES: Minimum 70 percent evergreen trees ranging in height from four feet to six feet at the time of planting with at least 50 percent being six feet high
  2. QUANTITIES: The number of trees is determined by calculating the area of the perimeter buffer and dividing by 250 square feet, or one tree for every 10 feet of buffer length, whichever is greater
     - A. 15'-0" O.C. SPACING
- PARTIAL SCREEN REQUIREMENTS:
  1. SHRUB SIZE/SPECIES: GROUNDCOVER: Minimum 50 percent evergreen trees ranging in height from four feet to six feet at the time of planting with at least 50 percent being six feet high
  2. QUANTITIES: The number of trees is determined by calculating the area of the perimeter buffer and dividing by 400 square feet or one tree for every 20 feet of buffer length
     - A. 25'-0" O.C. SPACING

CALCULATIONS:
TOTAL AREA: 3,411 SF
TOTAL TREES REQUIRED: 13
TOTAL TREES PROVIDED: 32

TREES

QTY	SPECIES	COMMON NAME	SIZE	SPACING	NATIVE	EVERGREEN
14	PSEUSDOTSUGA MENZIESII	DOUGLAS FIR	8' HT.	15'-0" O.C.	Y	Y
6	THUJA PLICATA	WESTERN RED CEDAR	8' HT.	15'-0" O.C.	Y	Y
12	PINUS CONTORTA SSP. CONTORTA	SHORE PINE	8' HT.	15'-0" O.C.	Y	Y

PERIMETER BUFFER LANDSCAPING - SHRUB & GROUNDCOVER

- FULL SCREEN REQUIREMENTS:
  1. SHRUB SIZE/SPECIES: Minimum 70 percent evergreen shrubs at least 21 inches in height at the time of planting, to achieve minimum six feet height at maturity
  2. GROUNDCOVER: Living ground cover shall be planted and spaced to achieve total coverage within five years
  3. QUANTITIES: The number of shrubs is determined by calculating the area of the perimeter buffer and dividing by 50 square feet or one shrub for every 20 feet of buffer length, whichever is greater.
     - A. 84" O.C. MAX. SPACING
- PARTIAL SCREEN REQUIREMENTS:
  1. SHRUB SIZE/SPECIES: At least 50 percent evergreen shrubs at least 21 inches in height at the time of planting, to achieve minimum six feet height at maturity
  2. GROUNDCOVERLiving ground cover shall be planted and spaced to achieve total coverage within five years
  3. QUANTITIES: The number of shrubs is determined by calculating the area of the perimeter buffer and dividing by 100 square feet or one shrub for every five feet of buffer length, whichever is greater
     - A. 120" O.C. MAX SPACING

CALCULATIONS:
TOTAL AREA: 3,411 SF
TOTAL SHRUBS REQUIRED: 68
TOTAL SHRUBS PROVIDED: 441

SHRUBS

QTY	SPECIES	COMMON NAME	SIZE	SPACING	NATIVE	EVERGREEN
63	VACCINUM OVATUM	EVERGREEN HUCKLEBERRY	30" HT.	36" O.C.	Y	Y
63	MYRICA CALIFORNICA	PACIFIC WAX MYRTLE	30" HT.	36" O.C.	Y	Y
63	ARCTOSTAPHLOS COLUMBIANA	MANZANITA	30" HT.	36" O.C.	Y	Y
63	HOLODISCUS DISCOLOR	OCEANSPRAY	30" HT.	36" O.C.	Y	N
63	GARRYA ELLIPTICA	COAST SILK TASSEL	30" HT.	36" O.C.	Y	Y
63	AMELANCHIER ALNIFOLIA	SERVICEBERRY	30" HT.	36" O.C.	Y	N
63	MAHONIA AQUIFOLIUM	TALL OREGON GRAPE	30" HT.	36" O.C.	Y	Y

GROUNDCOVERS

	SPECIES	COMMON NAME	SIZE	SPACING
328	GAULTHERIA SHALLON	SALAL	1 GAL.	18" O.C.
328	FRAGARIA CHILOENSIS	COASTAL STRAWBERRY	1 GAL.	18" O.C.
328	POLYSTICUM MUNITUM	SWORD FERN	2 GAL.	18" O.C.
328	ARCTOSTAPHYLOS UVA-URSI	KINNIKINNICK	1 GAL.	18" O.C.

PARKING LOT LANDSCAPING

REQUIREMENTS FOR PARKING LOTS LOCATED TO THE SIDE OF BUILDINGS AND ADJACENT TO PUBLIC RIGHTS-OF-WAY
- One tree for every four parking stalls; and
- One hundred percent of the trees may be deciduous; and
- Deciduous trees minimum two-inch caliper; and
- Evergreen shrubs planted to form a hedge, minimum 18-inch height at the time of planting, spaced no more three feet on center, not to exceed a mature height of three feet located adjacent to the public rights-of-way (this may be achieved with the perimeter landscape); and
- A landscaped area at the end of aisles; and
- Deciduous trees minimum two-inch caliper spaced no more than 30 feet on center located along the public rights-of-way (this may be achieved with the perimeter landscape); and
- Evergreen ground cover and/or shrubs planted and spaced to achieve total coverage within two years.

REQUIREMENTS FOR PARKING LOTS LOCATED BEHIND BUILDINGS AND NOT ADJACENT TO PUBLIC RIGHTS-OF-WAY
- One tree for every eight parking stalls; and
- One hundred percent of the trees may be deciduous; and
- Deciduous trees minimum two-inch caliper, evergreen trees minimum four feet height at the time of planting; and
- Evergreen ground cover and/or shrubs planted and spaced to achieve total coverage within two years; and
- A landscaped area at the end of aisles.

STANDARDS:
- Maintain shrubs at a maximum three feet height within parking lots so views between vehicles and pedestrians will not be blocked.
- Landscape in planting islands or strips shall have an area of at least 100 square feet and with a narrow dimension of not less than five feet if wheel stops are provided to prevent vehicle overhang. A narrow dimension of not less than eight feet may be provided if the vehicle overhang area is included in the planting area.
- Provide permanent curbs or wheel stops to protect the plantings from vehicle overhang.
- Significant trees and tree stands may be used in lieu of new landscape requirements if they are in addition to the significant tree and tree stand retention requirements.
- Clustering of new plant material within parking lots may be approved or required by the director if the intent of this section is met.
- Refer to the suggested landscape materials matrix in the administrative manual for tree species appropriate for parking lots.

CALCULATIONS:
TOTAL AREA: 392 SF
TOTAL PARKING STALLS: 32
TOTAL TREES REQUIRED: 4
TOTAL TREES PROVIDED: 6

TREES

QTY	SPECIES	COMMON NAME	SIZE	INCL. MATERIALS MATRIX	DECIDUOUS
6	QUERCUS GARRYANA	GARRY OAK	2" CAL. / 48" BOX	Y	Y
	CORNUS KOUSA	KOUSA DOGWOOD	10' HT.	Y	Y
	PINUS CONTORTA SSP. CONTORTA	SHORE PINE	8' HT.	Y	N

SHRUBS

QTY	SPECIES	COMMON NAME	SIZE	SPACING	NATIVE	EVERGREEN
22	VACCINUM OVATUM	EVERGREEN HUCKLEBERRY	21" HT.	24" O.C.	Y	Y
22	MAHONIA AQUIFOLIUM	TALL OREGON GRAPE	21" HT.	24" O.C.	Y	Y

GROUNDCOVERS

	SPECIES	COMMON NAME	SIZE	SPACING
22	GAULTHERIA SHALLON	SALAL	1 GAL.	18" O.C.
22	FRAGARIA CHILOENSIS	COASTAL STRAWBERRY	1 GAL.	18" O.C.
22	POLYSTICUM MUNITUM	SWORD FERN	2 GAL.	24" O.C.
22	ARCTOSTAPHYLOS UVA-URSI	KINNIKINNICK	1 GAL.	18" O.C.
22	MAHONIA NERVOSA	LOW OREGON GRAPE	21" HT.	24" O.C.
22	C. X ACUTIFLORA ' KARL FOERSTER'	FEATHER REED GRASS	2 GAL.	24" O.C.
22	P. ALOPECURIOIDES 'HAMELN'	DWARF FOUNTAIN GRASS	2 GAL.	24" O.C.

COURTYARD LANDSCAPING

CALCULATIONS:
TOTAL AREA: 7,589 SF

TREES

QTY	SPECIES	COMMON NAME	SIZE	COMMENTS
17	PSEUSDOTSUGA MENZIESII	DOUGLAS FIR	8' HT.	
13	THUJA PLICATA	WESTERN RED CEDAR	8' HT.	
7	PINUS CONTORTA SSP. CONTORTA	SHORE PINE	8' HT.	
22	ALNUS RUBRA	RED ALDER	6' HT.	
26	ACER CIRCINATUM	VINE MAPLE	8' HT.	3 STEM MIN.

SHRUBS

QTY	SPECIES	COMMON NAME	SIZE	SPACING
97	VACCINUM OVATUM	EVERGREEN HUCKLEBERRY	30" HT.	36" O.C.
97	MYRICA CALIFORNICA	PACIFIC WAX MYRTLE	30" HT.	36" O.C.
97	HOLODISCUS DISCOLOR	OCEANSPRAY	30" HT.	36" O.C.
97	GARRYA ELLIPTICA	COAST SILK TASSEL	30" HT.	36" O.C.
97	AMELANCHIER ALNIFOLIA	SERVICEBERRY	30" HT.	36" O.C.
97	MAHONIA AQUIFOLIUM	TALL OREGON GRAPE	30" HT.	36" O.C.
97	RHODODENDRON MACROPHYLLUM	PACIFIC RHODODENRON	30" HT.	36" O.C.
97	ARBUTUS MENZIESII	MADRONE	30" HT.	36" O.C.
97	ARCTOSTAPHYLOS COLUMBIANA	MANZANITA	30" HT.	36" O.C.
97	TAXUS BREVIFOLIA	PACIFIC YEW	48" HT.	30" O.C.

GROUNDCOVERS

	SPECIES	COMMON NAME	SIZE	SPACING
324	GAULTHERIA SHALLON	SALAL	1 GAL.	18" O.C.
324	FRAGARIA CHILOENSIS	COASTAL STRAWBERRY	1 GAL.	18" O.C.
324	POLYSTICUM MUNITUM	SWORD FERN	2 GAL.	18" O.C.
324	ARCTOSTAPHYLOS UVA-URSI	KINNIKINNICK	1 GAL.	18" O.C.
324	OXALIS OREGANA	REDWOOD SORREL	4" POTS	18" O.C.
324	MAHONIA NERVOSA	LOW OREGON GRAPE	1 GAL.	18" O.C.
324	LUPINUS POLYPHYLLUS	LARGED LEAVED LUPINE	1 GAL.	18" O.C.
324	ACHILLEA MILLEFOLIUM	YARROW	1 GAL.	18" O.C.
324	DESCHAMPSIA CESPITOSA	TUFTED HAIRGRASS	1 GAL.	18" O.C.

WINSLOW WAY LANDSCAPING

CALCULATIONS:
TOTAL AREA: 1,238 SF

TREES

QTY	SPECIES	COMMON NAME	SIZE
1	QUERCUS GARRYANA	GARRY OAK	2" CAL./48" BOX
5	ARBUTUS MARINA	MARINA STRAWBERRY TREE	2" CAL.

SHRUBS

QTY	SPECIES	COMMON NAME	SIZE	SPACING
53	VACCINUM OVATUM	EVERGREEN HUCKLEBERRY	30" HT.	36" O.C.
53	ARCTOSTAPHLOS COLUMBIANA	MANZANITA	30" HT.	36" O.C.
53	TAXUS X BACCATA 'REPANDENS'	SPREADING YEW	24" HT.	36" O.C.

GROUNDCOVERS

	SPECIES	COMMON NAME	SIZE	SPACING
79	GAULTHERIA SHALLON	SALAL	1 GAL.	18" O.C.
79	FRAGARIA CHILOENSIS	COASTAL STRAWBERRY	1 GAL.	18" O.C.
79	MAHONIA NERVOSA	LOW OREGON GRAPE	1 GAL.	18" O.C.
79	LIRIOPE MUSCARI	CREEPING LIRIOPE	1 GAL.	18" O.C.
79	C. X ACUTIFLORA ' KARL FOERSTER'	FEATHER REED GRASS	2 GAL.	18" O.C.
79	P. ALOPECURIOIDES 'HAMELN'	DWARF FOUNTAIN GRASS	2 GAL.	18" O.C.

STORMWATER LANDSCAPING (no areas included with this submittal)

CALCULATIONS:
TOTAL AREA: 0 SF

SHRUBS

QTY	SPECIES	COMMON NAME	SIZE	SPACING
	CORNUS SERICEA 'KELSEYI'	KELSEY RED-TWIG DOGWOOD	1 GAL.	24" O.C.
	CORNUS SERICEA	RED TWIG DOGWOOD	1 GAL.	24" O.C.

GROUNDCOVERS

	SPECIES	COMMON NAME	SIZE	SPACING
	JUNCUS EFFUSUS	COMMON RUSH	1 GAL.	24" O.C.
	IRIS DOUGLASIANA	DOUGLAS IRIS	1 GAL.	24" O.C.
	CAREX OBNUPTA	SLOUGH SEDGE	1 GAL.	24" O.C.
	SCIRPUS MICROCARPUS	SMALL FRUITED BULRUSH	1 GAL.	24" O.C.

PROGRESS: NOT FOR CONSTRUCTION

NOTE: Do not scale drawings

12/27/2018

REVISIONS			
MK	DATE	DESCRIPTION	

PARTNERSHIP
berger
1927 Post Alley, Ste. 2
Seattle, WA 98101
206.325.6877
bergerpartnership.com

Winslow Way Hotel
253 Winslow Way West
Bainbridge Island, WA 98110

PLANTING SCHEDULES

L601