

OWNER / CLIENT
PROJECT NARRATIVE
ARCHITECT
CONSULTING ARCHITECT
LANDSCAPE ARCHITECTS
CONSULTING LANDSCAPE ARCHITECT
CIVIL ENGINEER & SURVEYOR
TRAFFIC / PARKING ENGINEER

ARCH - SHEET INDEX table with columns Sheet # and Sheet Name

CIVIL - SHEET INDEX table with columns Sheet # and Sheet Name

SHEET INDEX - GENERAL / SITE... table with columns Sheet # and Sheet Name

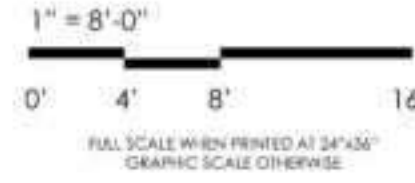
LANDSCAPE - SHEET INDEX table with columns Sheet # and Sheet Name

ARCH - SHEET INDEX table with columns Sheet # and Sheet Name

OAK CREEK HERITAGE LODGE - SEDONA AZ. PROJECT DATA table containing project location, parcel designations, community focus area, density, setbacks, building coverage, building height, floor area definition, parking, building gross area, and pool buildings.

- R.D. OLSON DEVELOPMENT
WATG
Brightview Design Group
Sefton Engineering
Eric Brandt Architect
Richard Hubbell & Associates
Hammes Surveying LCC
Kimley-Horn and Associates, Inc.
MD Acoustics, LLC
WSP

PROJECT TEAM table listing project team members and their roles



Oak Creek Heritage Lodge
COMPREHENSIVE DESIGN SUBMITTAL
SEPTEMBER 6, 2023

**R.D. OLSON  
DEVELOPMENT**

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Sefton Engineering

Eric Brandt Architect

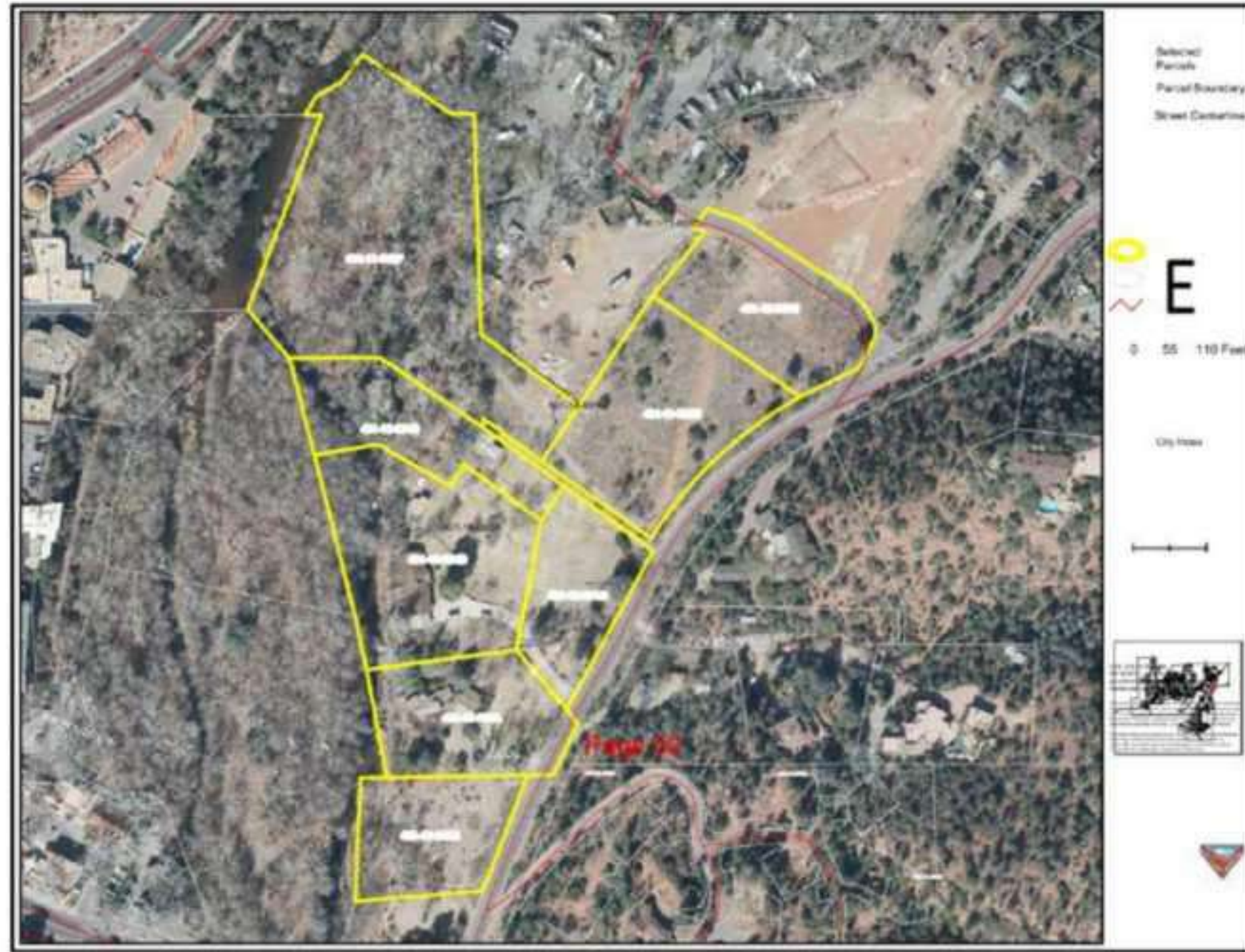
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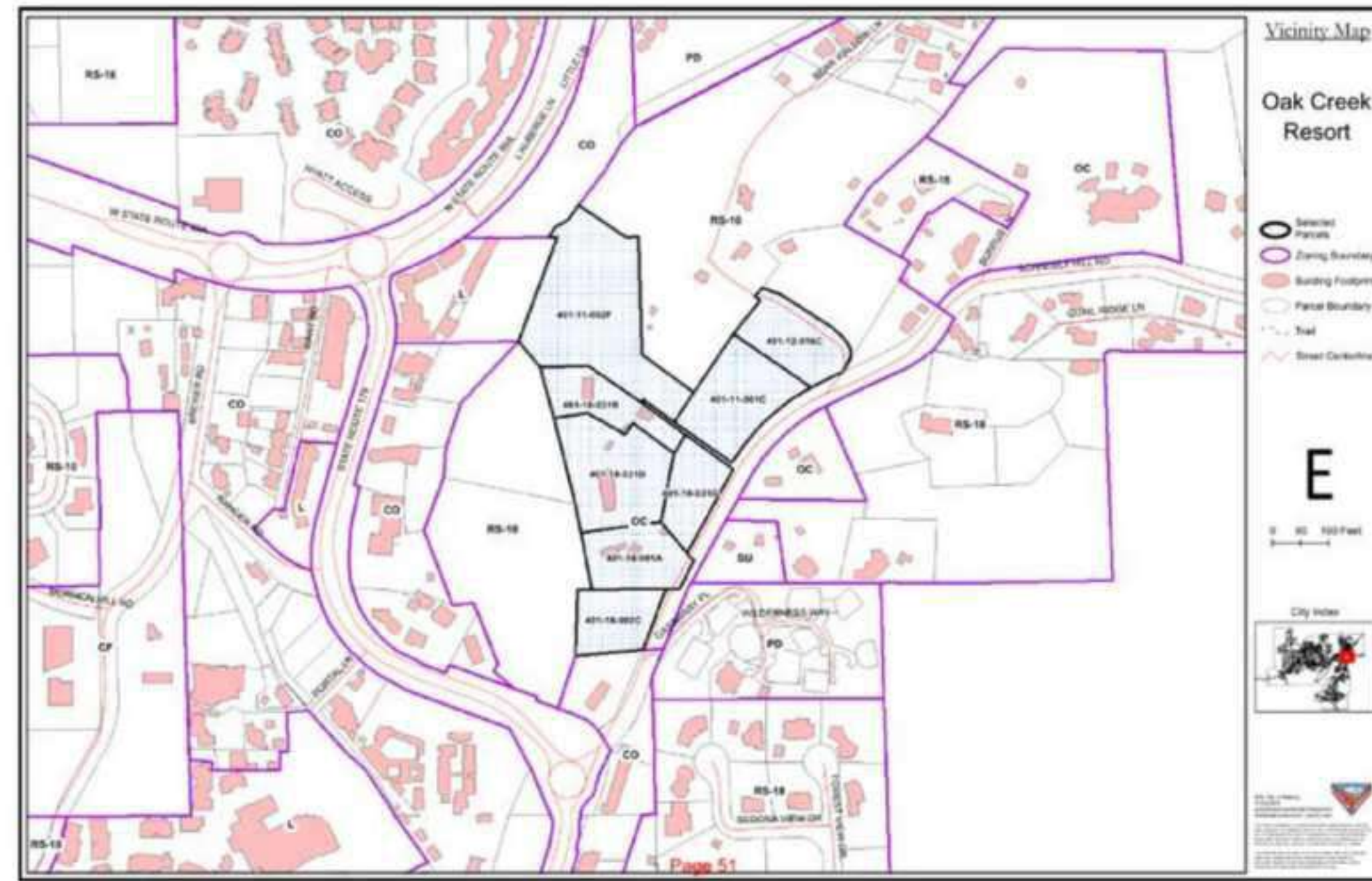
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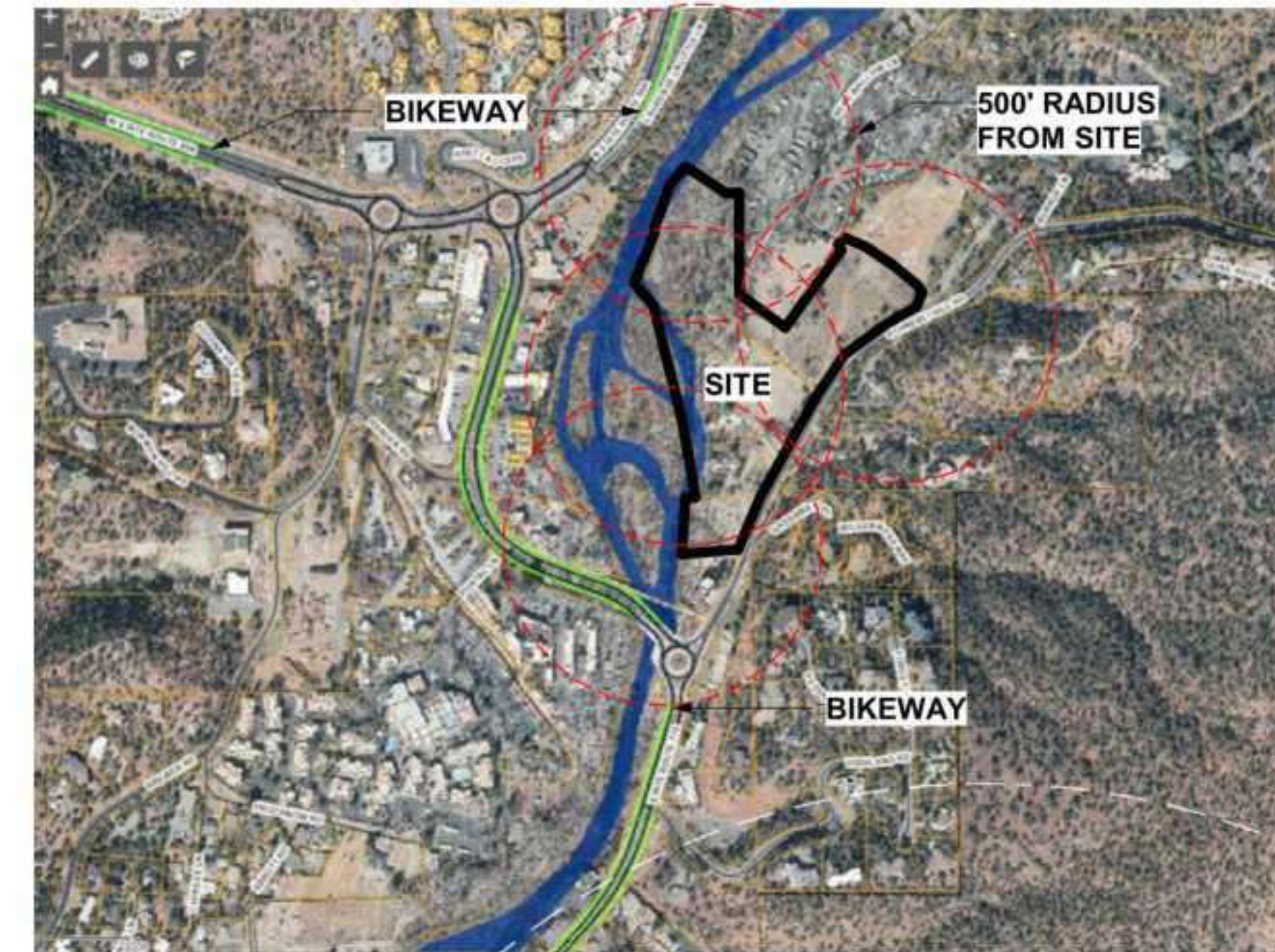
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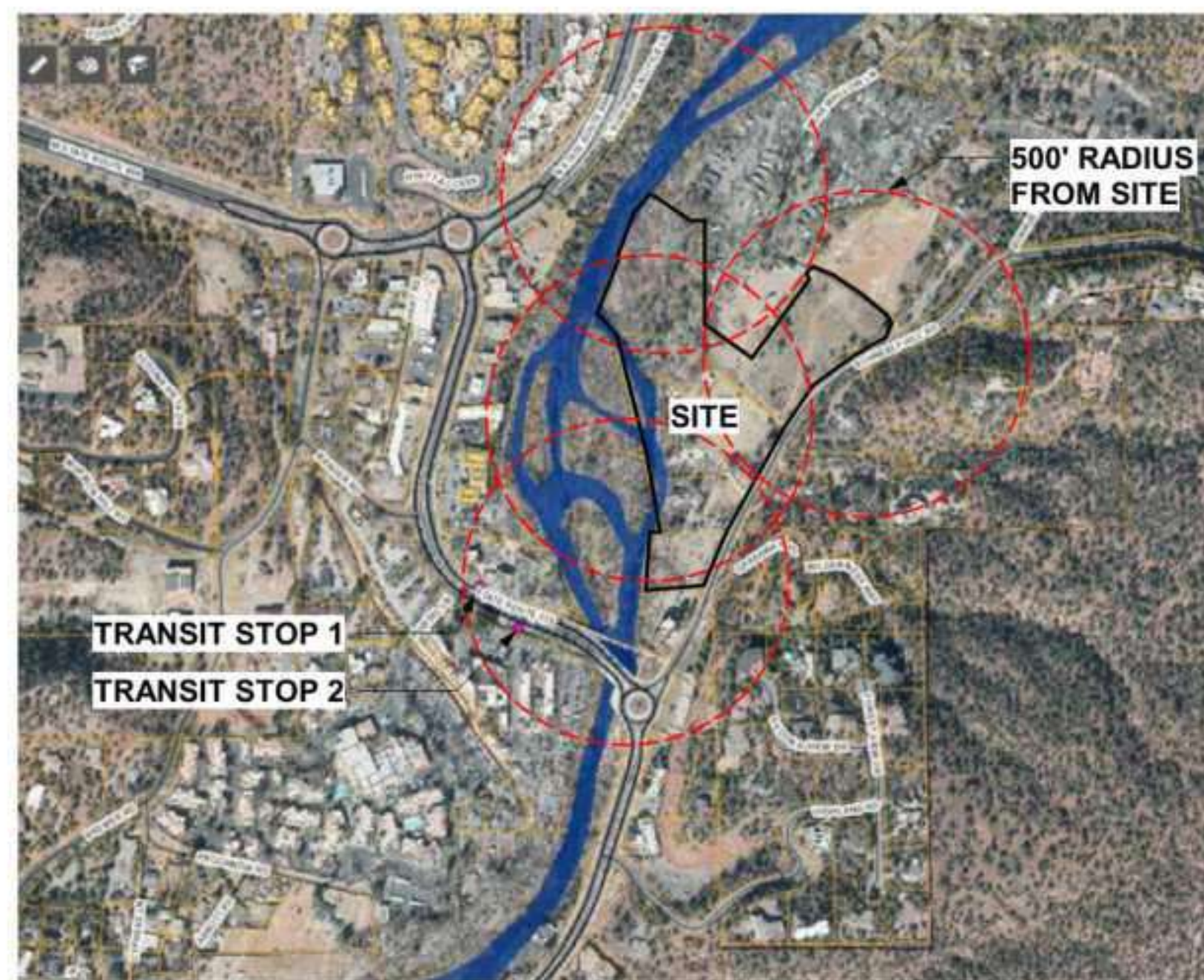
SITE PARCEL MAP



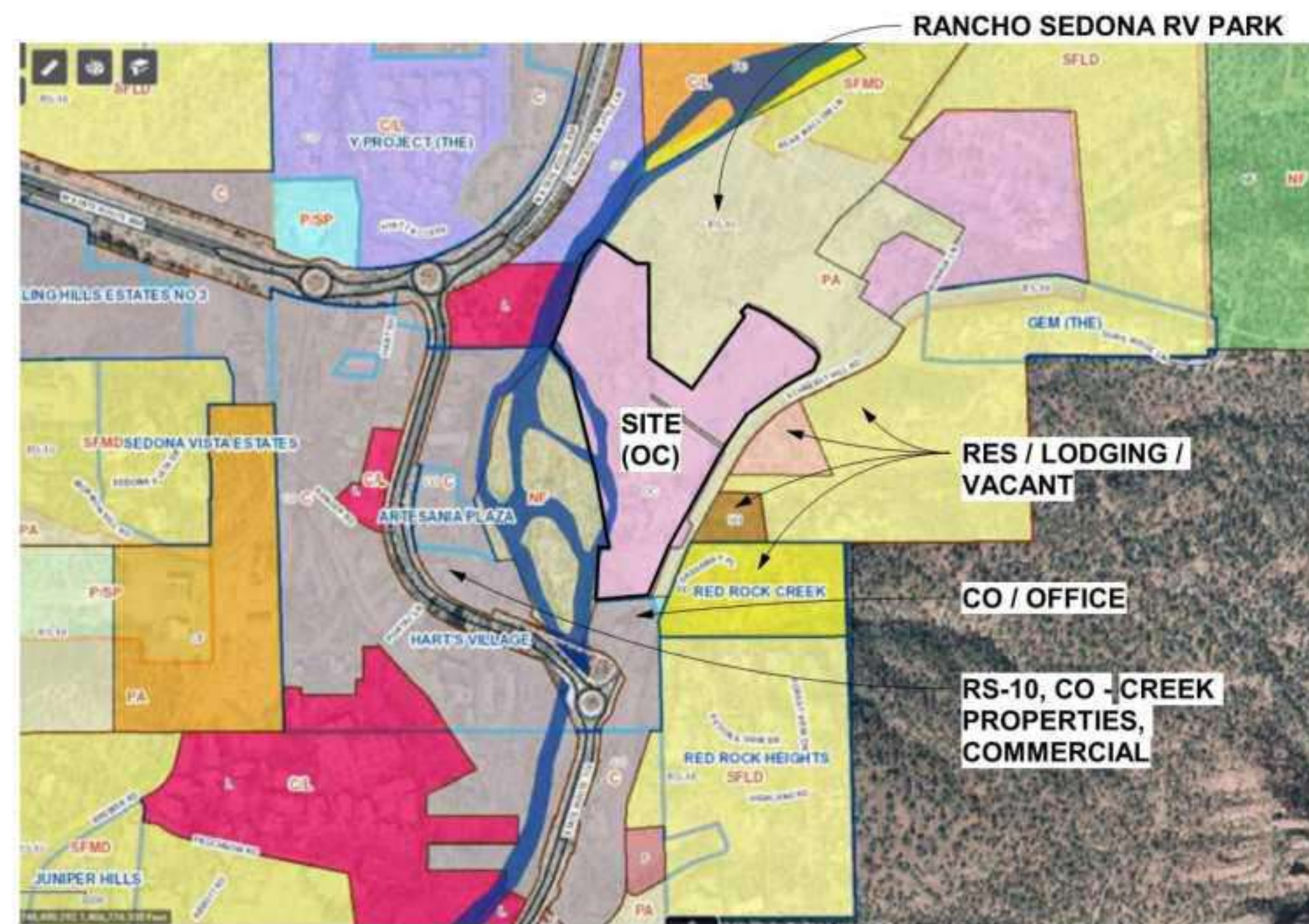
EXISTING ADJACENT BUILDING ENVELOPES



MAJOR BIKE WAYS NEAR PROPERTY



TRANSIT STOPS NEAR SITE

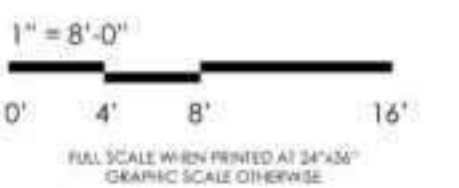


LAND USE PER CITY GIS



VICINITY MAP

key plan



3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title Existing Site Context

project no: 222032

checked by:

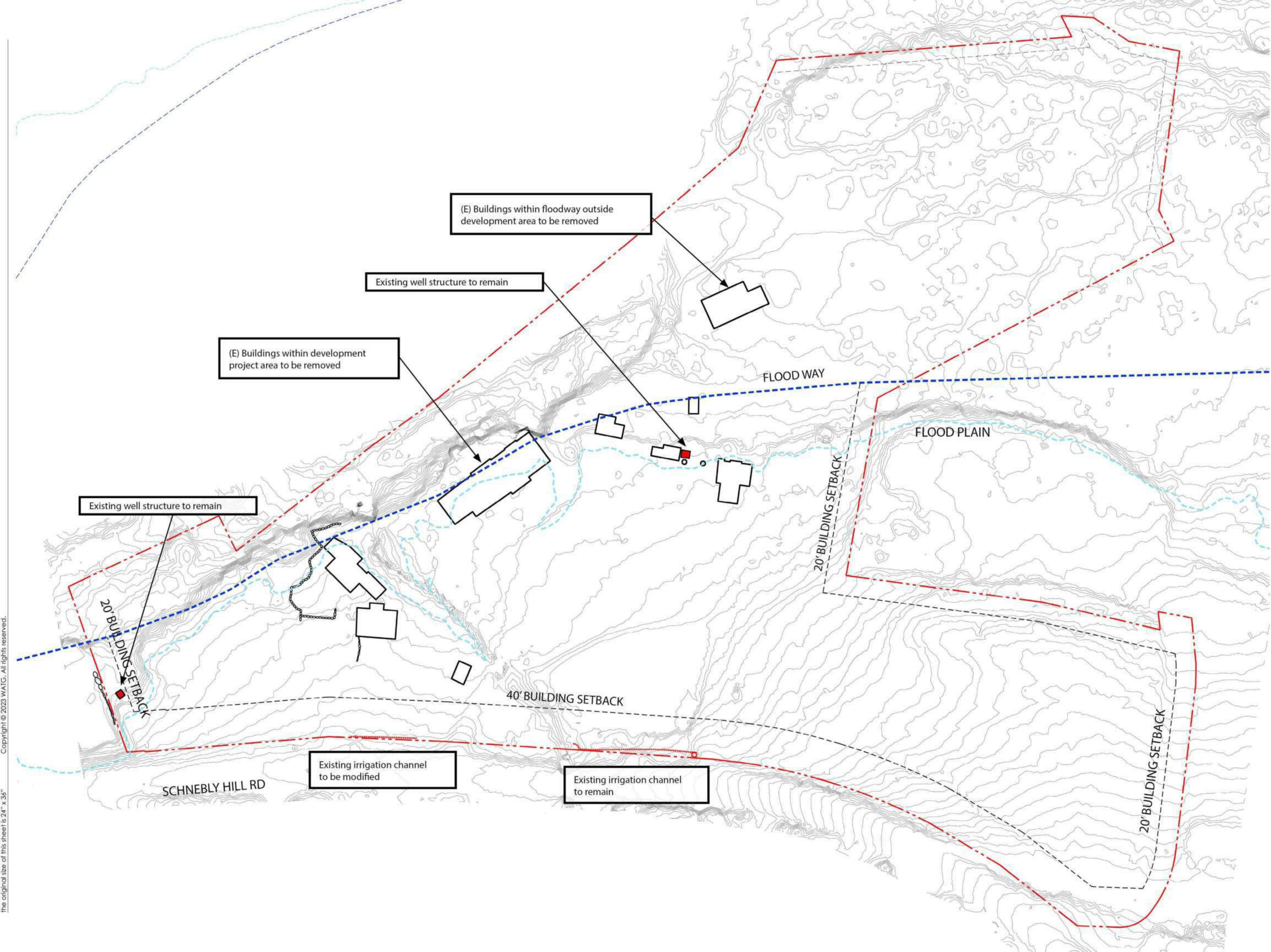
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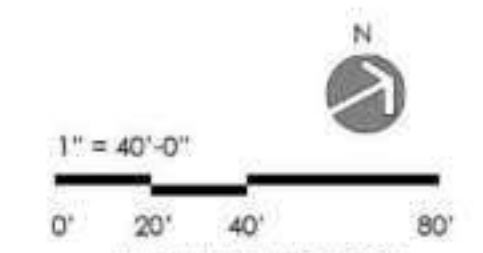
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key plan



no.	date	issue
3	9/6/2023	FINAL SCALE WHEN PRINTED AT 24"x36" CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title Existing Site Plan

project no: 222032  
checked by:  
drawn by:

sheet no. **T0-06**  
page - 3 of 22

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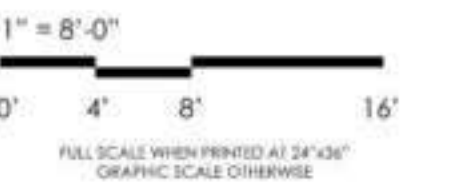
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key plan



no.	date	issue
3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1

**Oak Creek  
Heritage Lodge**

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title **Site Photographs**

project no: 222032

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drawn by:

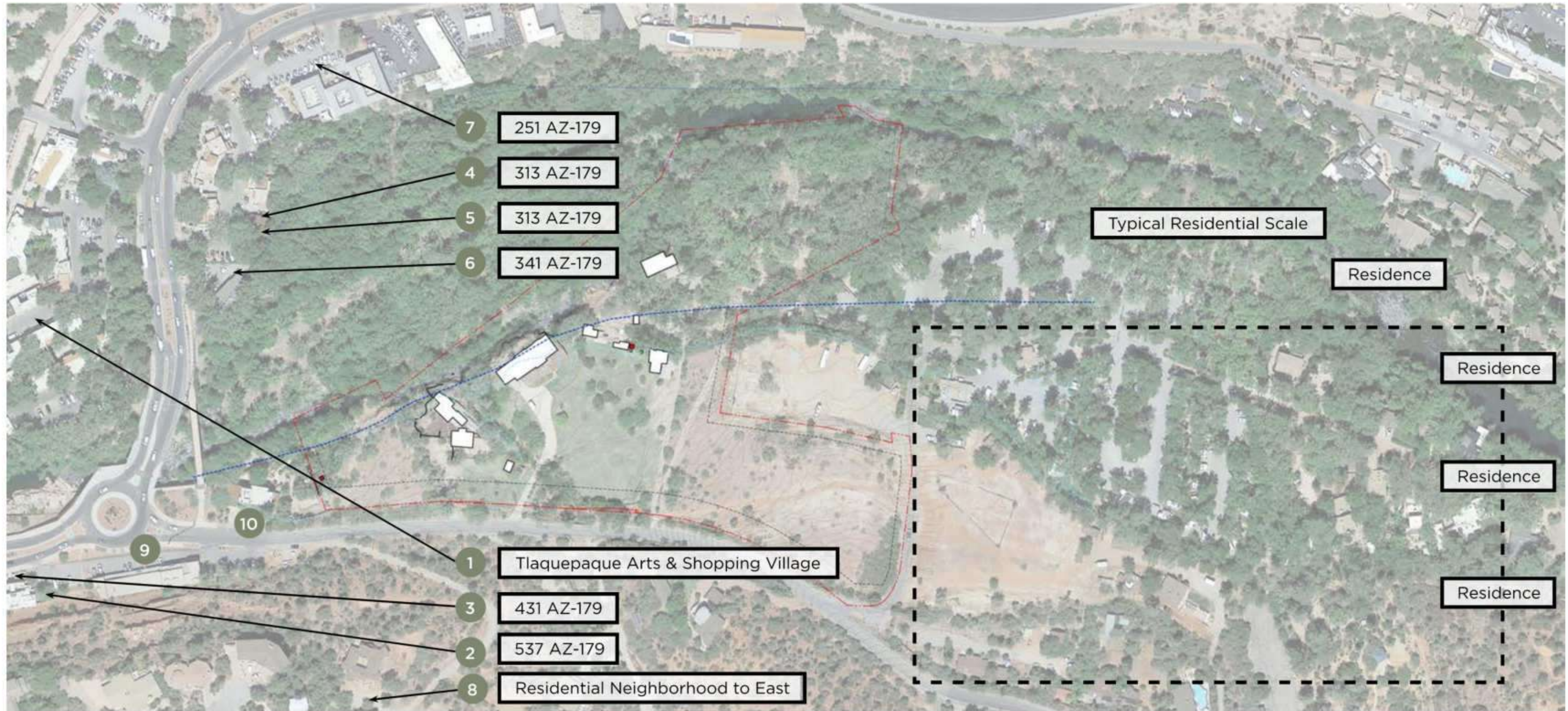
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key plan

1" = 8'-0"

0' 4' 8' 16'

FULL SCALE WHEN PRINTED AT 24"x36"  
GRAPHIC SCALE OTHERWISE

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no.	date	issue

**Oak Creek  
Heritage Lodge**

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
**Site Adjacent  
Structures**

project no: 222032

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component

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# VIEW A ORIGINAL



BEFORE (EXISTING) VIEW "A" FROM SOUTH DIRECTION OF SCHNEBLY HILL ROAD



# VIEW A PROPOSED



AFTER (PROPOSED) VIEW "A" FROM SOUTH DIRECTION OF SCHNEBLY HILL ROAD



# VIEW B ORIGINAL



BEFORE (EXISTING) VIEW "B" FROM NORTH DIRECTION OF SCHNEBLY HILL ROAD



# VIEW B PROPOSED



AFTER (PROPOSED) VIEW "B" FROM SOUTH DIRECTION OF SCHNEBLY HILL ROAD



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**Oak Creek  
Heritage Lodge**

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title **BEFORE & AFTER  
VIEWS FROM  
SCHNEBLY HILL RD.**

project no: 222032

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**T0-12**

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The goals, objectives, and strategies recommended within the Schnebly Community Focus Area Plan guide the development of Oak Creek Heritage Lodge. This Plan Diagram illustrates application of these principles within the proposed landscape and site design.

**OPEN SPACE TABULATION**

SITE ACREAGE	MIN. TARGET OPEN SPACE	PROPOSED OPEN SPACE
11.58 ACRES (504,424.80 SF)	25% (126,106.2 SF)	49% (247,326.6 SF)

**ENVIRONMENT**

**A. PROTECTION OF OAK CREEK**

1. Only minor improvements are proposed within floodway.
2. Drainage pattern for the existing wash is maintained.

**B. PRESERVATION OF OPEN SPACE**

1. Designated Open Space along Schnebly Hill Road includes a meandering DG trail.
2. Proposed site design retains a large majority of existing native trees on site. Undisturbed open areas are left to maintain existing vegetation in its native state.
3. Single story buildings are located on higher ground and nestled in landscape to preserve scenic views from Schnebly Hill Road.
4. Floodway is preserved as Open Space.
5. The trail meandering along Schnebly Hill Road is 10' wide. To preserve mature trees in the open space, the trail width is reduced near trees and steep side slopes to 8' wide, 6' wide or two (2) 4' wide trails.

**LAND USE**

**C. SENSE OF PLACE**

1. Small buildings are clustered to preserve open space to be contiguous with adjacent parcels.
2. Multiple smaller buildings are structured to save existing trees and form common courtyard spaces.
3. Buildings are setback from the road and nestled in landscape to screen views and visually blend in.
4. Walls and buildings utilize natural materials such as stone, wood and metal and designed to have a residential appearance.
5. The site utilizes permeable materials such as pavers, dg, and gravel for infiltration and an agrarian look.

**COMMUNITY**

**D. HISTORIC PRESERVATION**

1. The existing irrigation ditches and wells are preserved with open areas provided on all sides. Trails and walks are provided for visual access to these remnants.
2. Interpretive signs will be provided to pay homage to and learn about the area's history.

**CIRCULATION**

**E. BICYCLE AND PEDESTRIAN NETWORK**

1. The meandering trail proposed along Schnebly Hill Road is setback for safety and links SR 179 roundabout towards Huckaby Trailhead.
2. Bike racks are proposed by public buildings to promote bike circulation. A 12' wide creek site easement with interpretive signage and a potential footbridge is proposed along the western edge.

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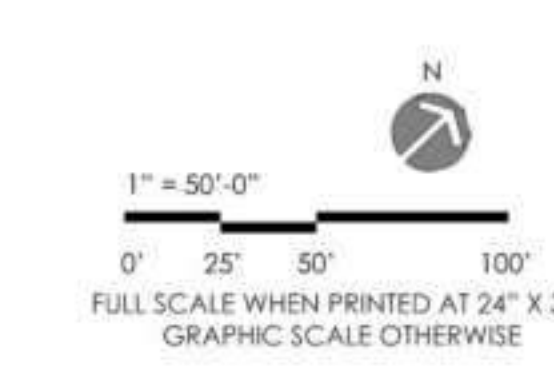
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**LEGEND**

- PROPOSED OPEN SPACE
- ADJACENT OPEN SPACE
- OPEN AREA - LANDSCAPE
- OAK CREEK
- BUILDING CLUSTERS
- EXISTING WELL
- PRESERVED TREES
- EXISTING IRRIGATION CHANNEL
- PROPOSED PUBLIC TRAILS



key plan

3	9/6/2023	CDS SUBMITTAL 3
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1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL SEPTEMBER 6, 2023

sheet title Schnebly CFA Plan Strategies Summary

project no. 222032

checked by: SW

drawn by: SC

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sheet no. page - 7 of 22

L1-01

# THE LANDSCAPE PLAN

R.D. OLSON  
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Eric Brandt Architect

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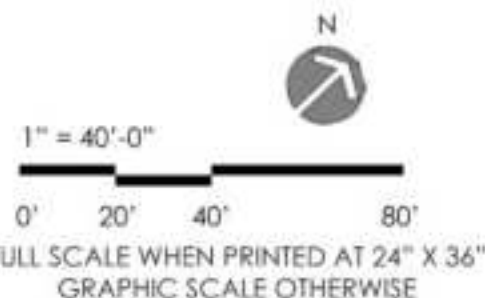
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## Oak Creek Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title Landscape Plan  
Overall

project no. 222032

checked by: SW  
drawn by: SC

component

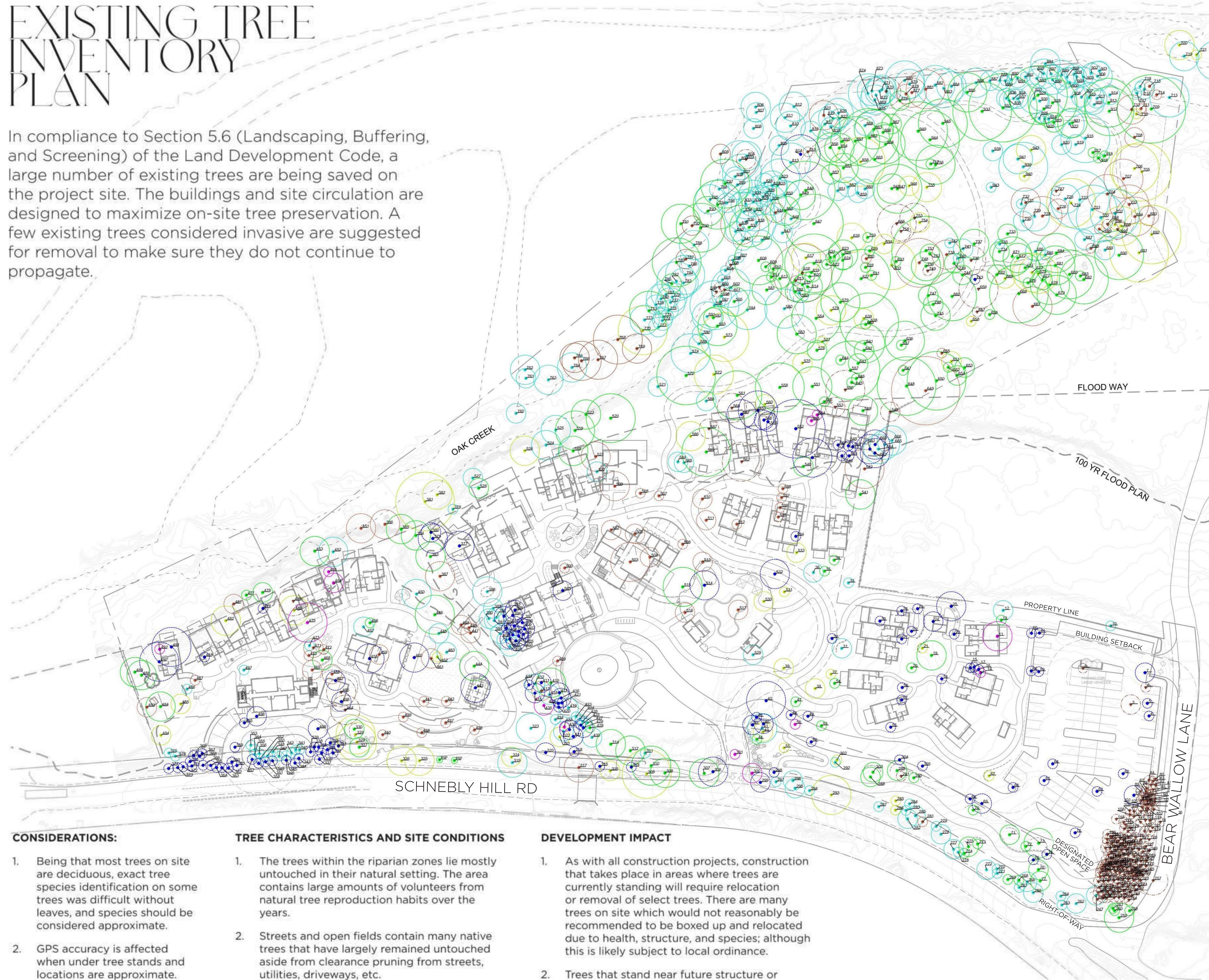
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# EXISTING TREE INVENTORY PLAN

In compliance to Section 5.6 (Landscaping, Buffering, and Screening) of the Land Development Code, a large number of existing trees are being saved on the project site. The buildings and site circulation are designed to maximize on-site tree preservation. A few existing trees considered invasive are suggested for removal to make sure they do not continue to propagate.



## LEGEND

### TREES TO BE PROTECTED IN PLACE - 505

187	EXCELLENT CONDITION	37%
64	GOOD CONDITION	13%
246	FAIR CONDITION	48%
8	POOR BUT KEEP	2%

NOTE: QUANTITIES OF TREES TO BE PROTECTED IN PLACE ARE SUBJECT TO FINAL DEVELOPMENT PLANS/UTILITY DESIGN.

### NON-SALVAGEABLE TREES - 285

78	POOR CONDITION
207	DEAD, DECEASED, DYING OR FALLING SUGGESTED FOR REMOVAL BASED ON CITY GUIDELINE

### SALVAGEABLE TREES - 155

13	FOR RELOCATION
142	REMOVE 21 IN EXCELLENT CONDITION 37 IN GOOD CONDITION 84 IN FAIR CONDITION

TOTAL ON-SITE TREE COUNT - 945

### LANDSCAPE TREE CREDIT CALCULATION

REQUIRED:	357	AT ONE TREE PER EVERY 400 SF OF 142,739 SF LANDSCAPE AREA
295	SALVAGEABLE TREE REMOVED BE CREDITED PER SECTION 5.5.C(1)h.5 TABLE 5.5	
652	TOTAL TREE CREDIT REQUIRED	
PROVIDED:	1,686	TOTAL EARNED CREDIT FOR PRESERVING TREES
113	ESTIMATED NEW PROPOSED TREE	
13	RELOCATED EXISTING TREE	
1,812	TOTAL TREE CREDIT PROVIDED	

### CONSIDERATIONS:

- Being that most trees on site are deciduous, exact tree species identification on some trees was difficult without leaves, and species should be considered approximate.
- GPS accuracy is affected when under tree stands and locations are approximate.

### TREE CHARACTERISTICS AND SITE CONDITIONS

- The trees within the riparian zones lie mostly untouched in their natural setting. The area contains large amounts of volunteers from natural tree reproduction habits over the years.
- Streets and open fields contain many native trees that have largely remained untouched aside from clearance pruning from streets, utilities, driveways, etc.
- Around the structures, many deliberately planted trees exist and appear to have been maintained over the years.
- Overall, the health of the entire stand of trees throughout the property is well above average when taking the setting into consideration.

### DEVELOPMENT IMPACT

- As with all construction projects, construction that takes place in areas where trees are currently standing will require relocation or removal of select trees. There are many trees on site which would not reasonably be recommended to be boxed up and relocated due to health, structure, and species; although this is likely subject to local ordinance.
- Trees that stand near future structure or hardscape construction should have tree protection zones (TPZ) established to manage impact to the trees both above (canopy), and below ground (root system)

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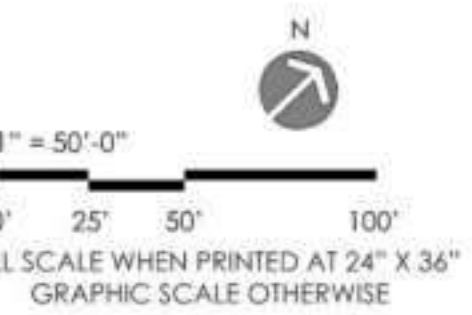
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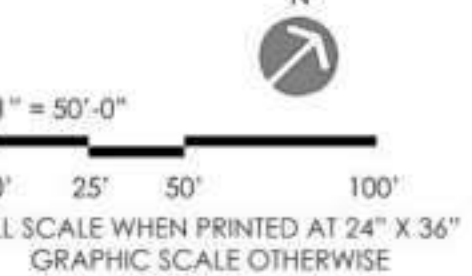
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Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Existing Tree  
Inventory Plan

project no: 222032

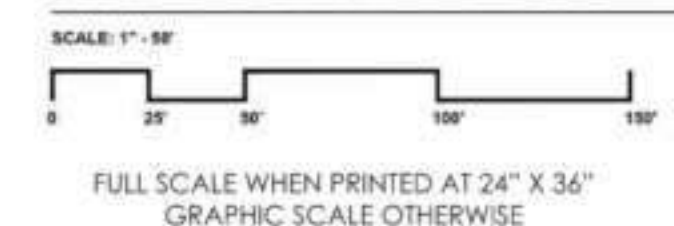
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L3-01

### SITE TREE PLAN



# PROPOSED PLANTING PLAN

As described within the Schnebly CFA Plan and the land development code, the proposed planting approach is structured around preservation of Oak Creek, the existing site terrain and trees. Blending the built and natural environments is a key goal for the city and the following design guidelines help accomplish those goals.

- Extend the existing riparian ecosystem into the site to integrate with the area's existing planting ecosystems while retaining undisturbed areas in their natural state. This helps promote optimum plant growth and maintain species diversity.
- Provide enhanced native planting palettes around gathering areas to allow a natural transition from planting oriented immersive spaces to functional zone.
- Incorporate orchards around the preserved irrigation channels to celebrate the agrarian lifestyle of the area.
- Compose proposed planting palettes of native and adaptive plant species are derived from Section 5.6.C(1)b.1 of the Design, Review, Engineering and Administrative Manual.
- Minimize lawn areas on site and provide specific programming functions for people gathering and events only.
- Propose new trees to maintain viewsheds through the site and towards the red rocks while preserving the existing to the greatest extent possible.

## CODE COMPLIANCE CHARTS

### PLANT MATERIAL QUANTITY COMPLIANCE (SECTION 5.6C(1)a.2.)

(1 TREE AND 3 SHRUBS PER 400 SF OF LANDSCAPE AREA)  
NET LANDSCAPE AREA OUTSIDE OF FLOODWAY: 142,739 SF

TREES REQUIRED: 357 TREES PROPOSED 113 (PRESERVED CREDIT 1,686)  
SHRUBS REQUIRED: 1,070 SHRUBS PROPOSED 1,072

### NATIVE AND NON-NATIVE COMPLIANCE (SECTION 5.6C(1)b.2.)

(REQUIRED: 75% OF ALL PLANTS MUST BE NATIVE)

	NATIVE	NON NATIVE	TOTAL
TREES	90	23	113
SHRUBS	974	98	1,072

TOTAL TREES AND SHRUBS 1,185 (89% NATIVE)

PERCENTAGE OF NATIVE SHRUBS PROVIDED 90%  
PERCENTAGE OF NATIVE TREES PROVIDED 80%

### LAWN % COMPLIANCE (SECTION 5.6C(1)k.1.)

% ALLOWED: 10% MAXIMUM  
% PROVIDED: 1.56% (2,234 SF OF A TOTAL 142,739 SF NET LANDSCAPE AREA)

### PARKING LOT LANDSCAPE COMPLIANCE (SECTION 5.6C(2)b.2.)

PARKING SPACES AND ADJACENT LOT AREA	REQUIRED LANDSCAPING	LANDSCAPE PROVIDED
32,448 SF	10% (3,244 SF)	10.9% (3,545 SF)

PROVIDE MINIMUM ONE TREE PER 400 SQ. FT	PARKING LOT TREE REQUIRED	PARKING LOT TREE PROVIDED
3,569 SF OF PARKING LOT LANDSCAPE	9	23

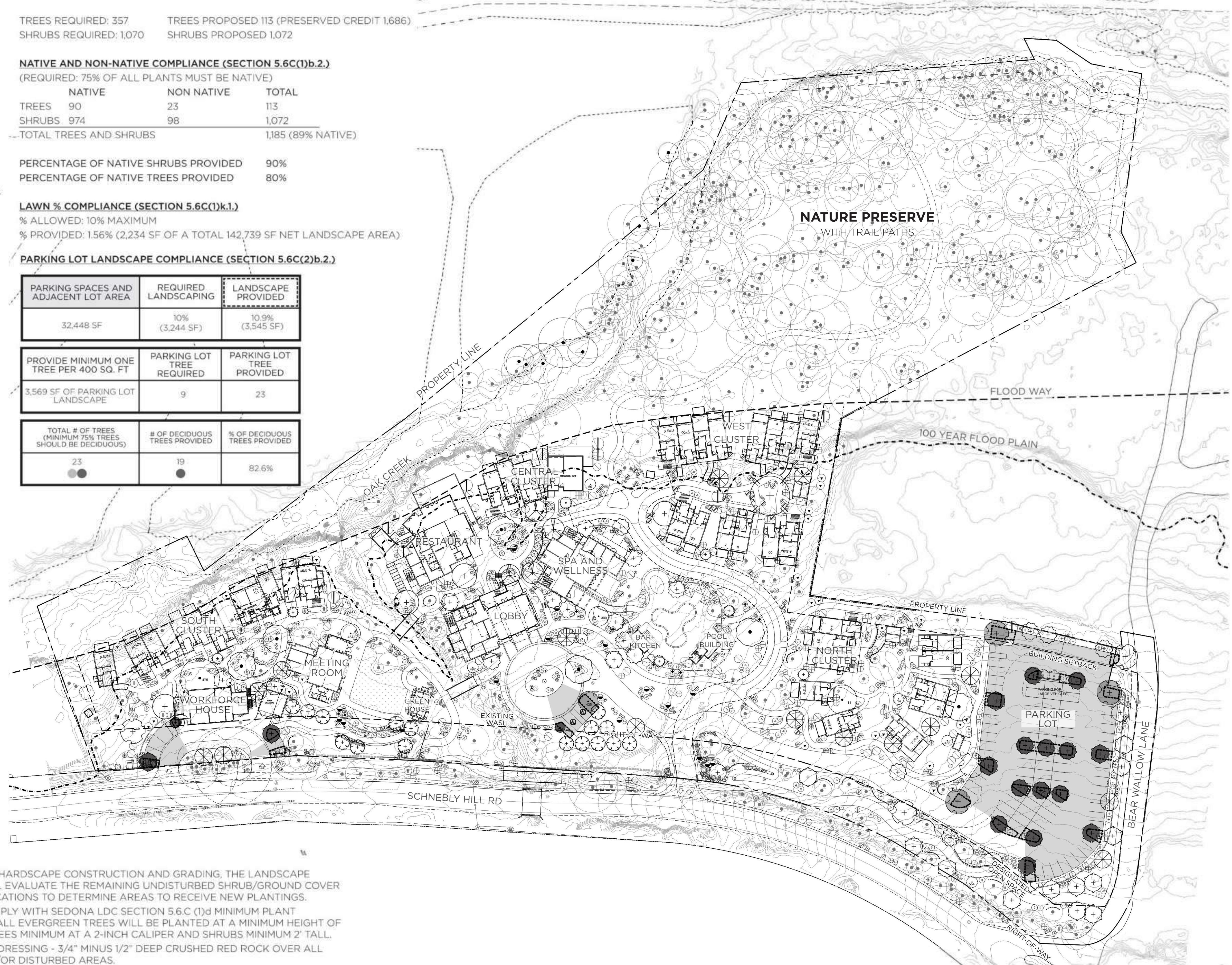
TOTAL # OF TREES (MINIMUM 75% TREES SHOULD BE DECIDUOUS)	# OF DECIDUOUS TREES PROVIDED	% OF DECIDUOUS TREES PROVIDED
23	19	82.6%

TREE SCHEDULE	TREES	BOTANICAL / COMMON NAME	SIZE	WUCOLS	QTY	REMARKS
+	ACACIA CONSTRUCTA	WHITETHORN ACACIA	24" BOX	L	1	NATIVE; EVERGREEN
+	CERCIS OCCIDENTALIS	WESTERN REDBUD	24" BOX - STANDARD TRUNK	M	6	ADAPTIVE; DECIDUOUS
+	CHILOPSIS LINEARIS	DESERT WILLOW	36" BOX - STANDARD TRUNK	L	25	NATIVE; DECIDUOUS
+	CUPRESSUS ARIZONICA GLABRA	ARIZONA CYPRESS	24" BOX - STANDARD TRUNK	L	4	NATIVE; EVERGREEN
+	FRAXINUS VELUTINA	VELVET ASH	36" BOX - STANDARD TRUNK	M	4	NATIVE; DECIDUOUS
+	JUNIPERUS OSTEOSPERMA	UTAH JUNIPER	24" BOX - STANDARD TRUNK	L	15	NATIVE; EVERGREEN
+	PLATANUS WRIGHTII	ARIZONA SYCAMORE	36" BOX - STANDARD TRUNK	L	1	NATIVE; DECIDUOUS
+	PROSOPIA VELUTINA	VELVET MESQUITE	24" BOX - STANDARD TRUNK	L	23	NATIVE; DECIDUOUS
+	FRAXINUS AMERICANA	AMERICAN FLUM	36" BOX - STANDARD TRUNK	M	16	ADAPTIVE; DECIDUOUS
+	QUERCUS ARIZONICA	ARIZONA WHITE OAK	36" BOX - STANDARD TRUNK	L	7	NATIVE; EVERGREEN
+	QUERCUS GAMBELII	GAMBEL OAK	60" BOX - STANDARD TRUNK	L	6	NATIVE; DECIDUOUS
+	SALIX GOODINGII	GOODING'S WILLOW	36" BOX - STANDARD TRUNK	M	4	NATIVE; DECIDUOUS
+	SALVAGE/TRANSPLANTED TREE		VARIES		13	
+	SOPHORA SECUNDFLORA	TEXAS MOUNTAIN LAUREL	24" BOX - STANDARD TRUNK	M	1	ADAPTIVE; EVERGREEN

SHRUB LEGEND	SHRUBS	BOTANICAL / COMMON NAME	QTY	REMARKS
+	AGAVE PARRYI	PARRY'S AGAVE	60	NATIVE
+	AMELANCHIER UTARENSIS	UTAH SERVICEBERRY	32	NATIVE
+	ANISACANTHUS QUADRIFIDUS	DESERT HONEYBUCKLE	22	ADAPTIVE
+	ARCTOSTAPHYLOS PRINGLEI	PRINGLE MANZANITA	65	NATIVE
+	ARTEMISIA X POWIS CASTLE	POWIS CASTLE ARTEMISIA	19	ADAPTIVE
+	ATRIPLEX CANESCENS	FOURWING SALTBRUSH	65	NATIVE
+	BACCHARIS PILULARIS	COYOTE BRUSH	21	ADAPTIVE
+	BACCHARIS SAROTHOIDES	DESERTBROOM BACCHARIS	32	NATIVE
+	BEBERIS FREMONTI	FREMONT BARBERRY	21	NATIVE
+	CAESALPINIA GILLESII	YELLOW BIRD OF PARADISE	5	ADAPTIVE
+	CEANOTHUS INTEGERRIMUS	DEER BRUSH	66	NATIVE
+	EPHEDRA VIRIDIS	MORMON TEA	25	NATIVE
+	ERICACERA LARICIFOLIA	TURPENTINE BUSH	128	NATIVE
+	FALLUGIA PARADOXA	APACHE PLUME	55	NATIVE
+	FORESTIERA NEOMEXICANA	NEW MEXICO PRIVET	14	NATIVE
+	FOUQUIERIA SPLENDENS	COCTILO	19	NATIVE
+	GUTIERREZA SAROTHRAE	SNAKEWEED	74	NATIVE
+	JUNIPERUS HORIZONTALIS	CREeping JUNIPER	48	NATIVE
+	LARREA TRIDENTATA	CHOCOGOTE BUSH	17	NATIVE
+	LEUCOPHYLLUM FRUTESCENS	TEXAS SAGE	31	ADAPTIVE
+	NOLINA MICROCARPA	SACARUBA	195	NATIVE
+	OPUNTIA ENGELMANNI	ENGELMANN'S PRICKLY PEAR	5	NATIVE
+	PURSHIA STANSBURIANA	STANSBURY CLIFFROSE	4	NATIVE
+	QUERCUS TURBINELLA	SONORAN SCRUB OAK	15	NATIVE
+	SYMPHORICARPOS ROTUNDFOLIUS	ROUNDLEAF SNOWBERRY	18	NATIVE
+	YUCCA ELATA	SOAP TREE YUCCA	14	NATIVE

### NOTES:

- UPON FINAL SITE HARDSCAPE CONSTRUCTION AND GRADING, THE LANDSCAPE ARCHITECT SHALL EVALUATE THE REMAINING UNDISTURBED SHRUB/GROUND COVER DENSITY AND LOCATIONS TO DETERMINE AREAS TO RECEIVE NEW PLANTINGS.
- IN ORDER TO COMPLY WITH SEDONA LDC SECTION 5.6.C (1)d MINIMUM PLANT SPECIFICATIONS, ALL EVERGREEN TREES WILL BE PLANTED AT A MINIMUM HEIGHT OF 8', DECIDUOUS TREES MINIMUM AT A 2-INCH CALIPER AND SHRUBS MINIMUM 2' TALL.
- IN-ORGANIC TOP-DRESSING - 3/4" MINUS 1/2" DEEP CRUSHED RED ROCK OVER ALL LANDSCAPE AND/OR DISTURBED AREAS.
- ALL LANDSCAPE AREAS SHALL RECEIVE PERMANENT UNDERGROUND IRRIGATION SYSTEM.



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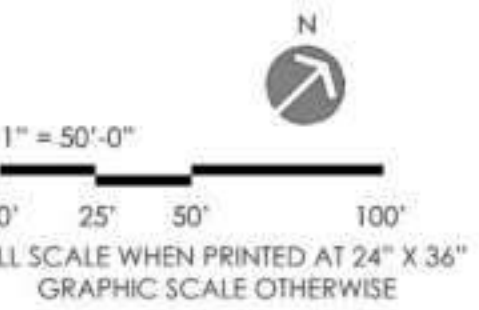
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key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Planting Plan  
Overall

project no: 222032

checked by: KY

drawn by: AC

component

L3-02

sheet no.

page - 10 of 22

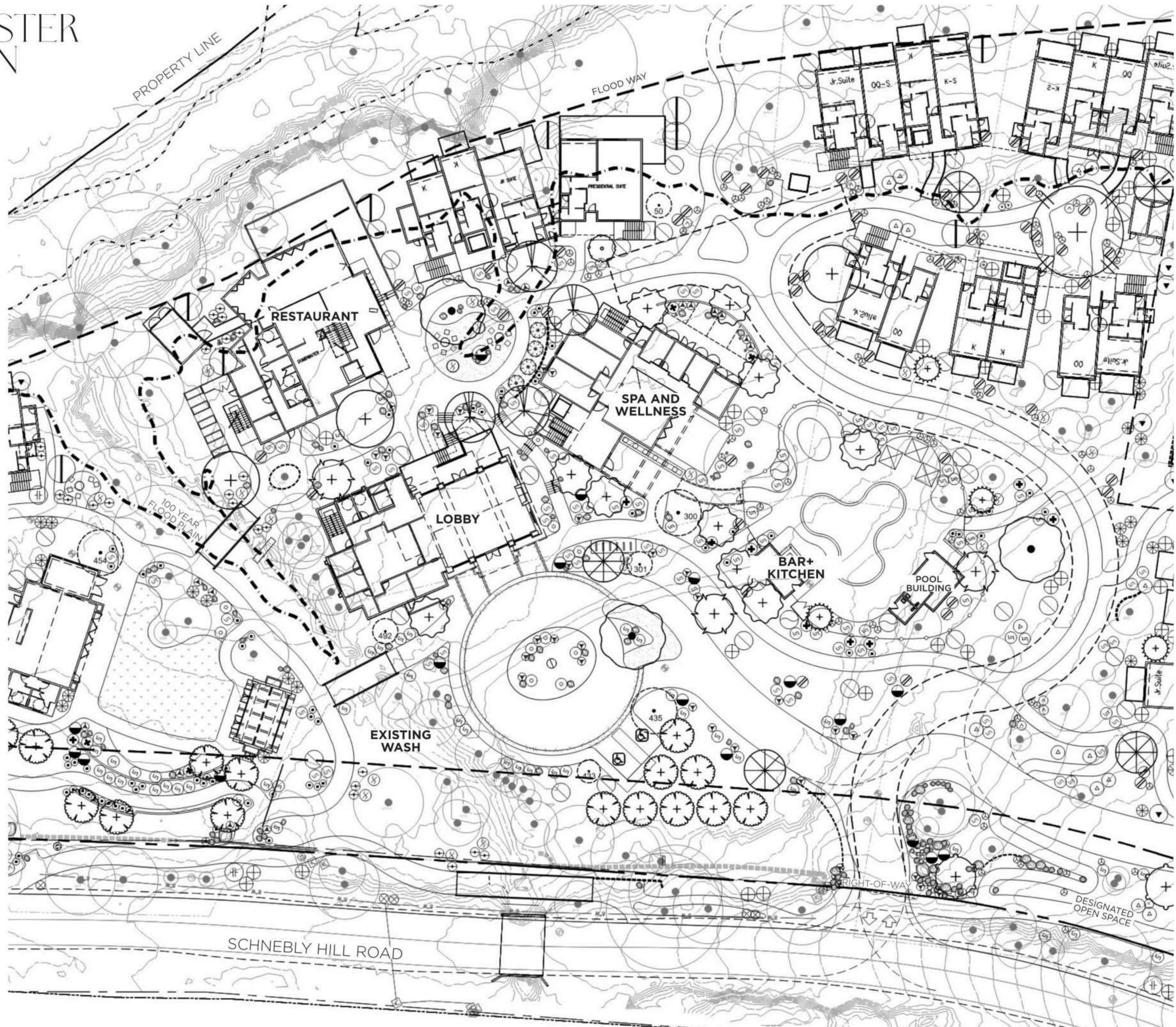
# CENTRAL CLUSTER PLANTING PLAN

TREE LEGEND		
TREES	BOTANICAL / COMMON NAME	REMARKS
	ACACIA CONstricta WHITE THORN ACACIA	NATIVE; EVERGREEN
	CERCIS OCCIDENTALIS WESTERN REDBUD	ADAPTIVE; DECIDUOUS
	CHILOPSIS LINEARIS DESERT WILLOW	NATIVE; DECIDUOUS
	CUPRESSUS ARIZONICA GLABRA ARIZONA CYPRRESS	NATIVE; EVERGREEN
	FRAXINUS VELUTINA VELVET ASH	NATIVE; DECIDUOUS
	JUNIPERUS OSTEOSPERMA UTAH JUNIPER	NATIVE; EVERGREEN
	PLATANUS WRIGHTII ARIZONA SYCAMORE	NATIVE; DECIDUOUS
	PROSOPIS VELUTINA VELVET MESQUITE	NATIVE; DECIDUOUS
	PRUNUS AMERICANA AMERICAN PLUM	ADAPTIVE; DECIDUOUS
	QUERCUS ARIZONICA ARIZONA WHITE OAK	NATIVE; EVERGREEN
	QUERCUS GAMBELII GAMBEL OAK	NATIVE; DECIDUOUS
	SALIX GOODENOUGHII GOODENOUGH'S WILLOW	NATIVE; DECIDUOUS
	SALVAGE/TRANSPLANTED TREE	
	SOPHORA SECUNDFLORA TEXAS MOUNTAIN LAUREL	ADAPTIVE; EVERGREEN

SHRUB LEGEND		
SHRUBS	BOTANICAL / COMMON NAME	REMARKS
	AGAVE PAROTTI PARRY'S AGAVE	NATIVE
	AMELANCHIER UTAHENSIS UTAH SERVICEBERRY	NATIVE
	ANISACANTHUS QUADRIFIDUS DESERT HONEYSUCKLE	ADAPTIVE
	ARCTOSTAPHYLOS PRINGLII PRINGLE MANZANITA	NATIVE
	ARTEMISIA Y-POWIS CASTLE POWIS CASTLE ARTEMISIA	ADAPTIVE
	ATRIPLEX CANESCENS FOURWING SALTBUSH	NATIVE
	BACCHARIS PELLULARIS COTYLE BRUSH	ADAPTIVE
	BACCHARIS SAROTHOIDES DESERTBROOM BACCHARIS	NATIVE
	BERBERIS FREMONTII FREMONT BARBERRY	NATIVE
	CAESALPINA GILLESPII YELLOW BIRD OF PARADISE	ADAPTIVE
	CEANOTHUS INTEGRIFOLIUS DEER BUSH	NATIVE
	EPHEDRA VIRIDIS MORMON TEA	NATIVE
	ERICAMERA LARICIFOLIA TURPENTINE BUSH	NATIVE
	FALLGUA PARADOXA APACHE PLUME	NATIVE
	FORESTIERA MEXICANICA NEW MEXICO PRIVET	NATIVE
	FOUQUIERIA SPLENDENS OCOTILLO	NATIVE
	GUTIERREZA SAROTHRAE SNAKEWEED	NATIVE
	JUNIPERUS HORIZONTALIS CREEPING JUNIPER	NATIVE
	LARREA TRIDENTATA CREOSOTE BUSH	NATIVE
	LEUCOPHYLLUM FRUTESCENS TEXAS SAGE	ADAPTIVE
	NOLINA MICROCARPA SAGAHUETA	NATIVE
	OPUNTIA ENGELMANNII ENGELMANN'S PRICKLY PEAR	NATIVE
	PURSHIA STANSBURIANA STANSBURY CLIFFROSE	NATIVE
	QUERCUS TURBINELLA SONORAN SCRUB OAK	NATIVE
	SYMPHYCARPOS ROTUNDFOLIUS ROUNDLEAF SNOWBERRY	NATIVE
	YUCCA ELATA SOAP TREE YUCCA	NATIVE

## NOTES:

- UPON FINAL SITE HARDSCAPE CONSTRUCTION AND GRADING, THE LANDSCAPE ARCHITECT SHALL EVALUATE THE REMAINING UNDISTURBED SHRUB/ GROUND COVER DENSITY AND LOCATIONS TO DETERMINE AREAS TO RECEIVE NEW PLANTINGS.
- IN ORDER TO COMPLY WITH SEDONA LDC SECTION 5.6.C (1)d MINIMUM PLANT SPECIFICATIONS, ALL EVERGREEN TREES WILL BE PLANTED AT A MINIMUM HEIGHT OF 8'. DECIDUOUS TREES MINIMUM AT A 2-INCH CALIPER AND SHRUBS MINIMUM 2' TALL.
- IN-ORGANIC TOP-DRESSING - 3/4" MINUS 1/2" DEEP CRUSHED RED ROCK OVER ALL LANDSCAPE AND/OR DISTURBED AREAS.
- ALL LANDSCAPE AREAS SHALL RECEIVE PERMANENT UNDERGROUND IRRIGATION SYSTEM.



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

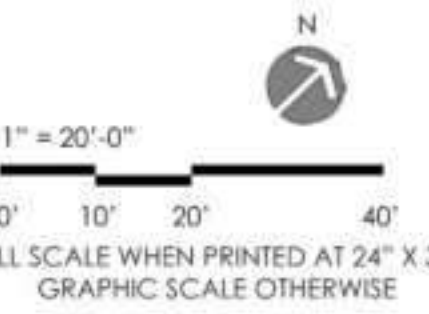
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP



key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Planting Enlargement:  
Central Cluster

project no: 222032

checked by: KY

drawn by: AC

component

L3-03

sheet no.

page - 11 of 22

# SOUTH CLUSTER PLANTING PLAN

TREE LEGEND		
TREES	BOTANICAL / COMMON NAME	REMARKS
	ACACIA CONstricta WHITETHORN ACACIA	NATIVE; EVERGREEN
	CERCIS OCCIDENTALIS WESTERN REDBUD	ADAPTIVE; DECIDUOUS
	CHILOPSIS LINEARIS DESERT WILLOW	NATIVE; DECIDUOUS
	CUPRESSUS ARIZONICA GLABRA ARIZONA CYPRESS	NATIVE; EVERGREEN
	FRAXINUS VELUTINA VELVET ASH	NATIVE; DECIDUOUS
	JUNIPERUS OSTEOSPERMA UTAH JUNIPER	NATIVE; EVERGREEN
	PLATANUS WRIGHTII ARIZONA SYCAMORE	NATIVE; DECIDUOUS
	PROSOPIS VELUTINA VELVET MESQUITE	NATIVE; DECIDUOUS
	PRUNUS AMERICANA AMERICAN PLUM	ADAPTIVE; DECIDUOUS
	QUERCUS ARIZONICA ARIZONA WHITE OAK	NATIVE; EVERGREEN
	QUERCUS GAMBELII GAMBEL OAK	NATIVE; DECIDUOUS
	SALIX GOODENI GOODENI'S WILLOW	NATIVE; DECIDUOUS
	SALVAGE/TRANSPLANTED TREE	
	SOPHORA SECUNDFLORA TEXAS MOUNTAIN LAUREL	ADAPTIVE; EVERGREEN

SHRUB LEGEND		
SHRUBS	BOTANICAL / COMMON NAME	REMARKS
	AGAVE PAROTTI PARRY'S AGAVE	NATIVE
	AMELANCHER UTAHENSIS UTAH SERVICEBERRY	NATIVE
	ANISACANTHUS QUADRIFIDUS DESERT HONEYSUCKLE	ADAPTIVE
	ARCTOSTAPHYLOS PRINGLII PRINGLE MANZANITA	NATIVE
	ARTEMISIA Y-POWIS CASTLE POWIS CASTLE ARTEMISIA	ADAPTIVE
	ATRIPLEX CANESCENS FOURWING SALTBUSH	NATIVE
	BACCHARIS PILLULARIS COTYLE BRUSH	ADAPTIVE
	BACCHARIS SAROTHOIDES DESERTBROOM BACCHARIS	NATIVE
	BERBERIS FREMONTII FREMONT BARBERRY	NATIVE
	CAESALPINA GILLESII YELLOW BIRD OF PARADISE	ADAPTIVE
	CEANOTHUS INTEGERRIMUS DEER BRUSH	NATIVE
	EPHEDRA VIRIDIS MORMON TEA	NATIVE
	ERICAMERIA LARICIFOLIA TURPENTINE BUSH	NATIVE
	FALGUA PARADOXA APACHE PLUME	NATIVE
	FORESTIERA MEXICANICA NEW MEXICO PRIVET	NATIVE
	FOUQUIERA SPLENDENS OCOTILLO	NATIVE
	GUTIERREZA SAROTHRAE SNAKEWEED	NATIVE
	JUNIPERUS HORIZONTALIS CREEPING JUNIPER	NATIVE
	LARREA TRIDENTATA CREOSOTE BUSH	NATIVE
	LEUCOPHYLLUM FRUTESCENS TEXAS SAGE	ADAPTIVE
	NOLINA MICROCARPA SAGAHARTA	NATIVE
	OPUNTIA ENGELMANNII ENGELMANN'S PRICKLY PEAR	NATIVE
	PURSHIA STANSBURIANA STANSBURY CLIFFROSE	NATIVE
	QUERCUS TURBINELLA SONORAN SCRUB OAK	NATIVE
	STYMICROCARPUS ROTUNDIFOLIUS ROUNDLEAF SNOWBERRY	NATIVE
	YUCCA ELATA SOAP TREE YUCCA	NATIVE

## NOTES:

- UPON FINAL SITE HARDSCAPE CONSTRUCTION AND GRADING, THE LANDSCAPE ARCHITECT SHALL EVALUATE THE REMAINING UNDISTURBED SHRUB/ GROUND COVER DENSITY AND LOCATIONS TO DETERMINE AREAS TO RECEIVE NEW PLANTINGS.
- IN ORDER TO COMPLY WITH SEDONA LDC SECTION 5.6.C (1)d MINIMUM PLANT SPECIFICATIONS, ALL EVERGREEN TREES WILL BE PLANTED AT A MINIMUM HEIGHT OF 8', DECIDUOUS TREES MINIMUM AT A 2-INCH CALIPER AND SHRUBS MINIMUM 2' TALL.
- IN-ORGANIC TOP-DRESSING - 3/4" MINUS 1/2" DEEP CRUSHED RED ROCK OVER ALL LANDSCAPE AND/OR DISTURBED AREAS.
- ALL LANDSCAPE AREAS SHALL RECEIVE PERMANENT UNDERGROUND IRRIGATION SYSTEM.



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

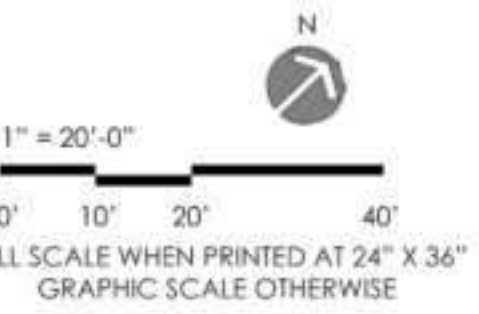
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP



key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Planting Enlargement:  
South Cluster

project no.: 222032

checked by: KY

drawn by: AC

component

L3-04

sheet no.

page - 12 of 22

# WEST CLUSTER PLANTING PLAN

TREE LEGEND		
TREES	BOTANICAL / COMMON NAME	REMARKS
⊕	ACACIA CONstricta WHITETHORN ACACIA	NATIVE; EVERGREEN
⊕	CERCIS OCCIDENTALIS WESTERN REDBUD	ADAPTIVE; DECIDUOUS
⊕	CHILIPIS LINEARIS DESERT WILLOW	NATIVE; DECIDUOUS
⊕	CUPRESSUS ARIZONICA OLABRA ARIZONA CYPRESS	NATIVE; EVERGREEN
⊕	FRAXINUS VELUTINA VELVET ASH	NATIVE; DECIDUOUS
⊕	JUNIPERUS OSTEOSPERMA UTAH JUNIPER	NATIVE; EVERGREEN
⊕	PLATANUS WRIGHTII ARIZONA SYCAMORE	NATIVE; DECIDUOUS
⊕	PROSOPIS VELUTINA VELVET MESQUITE	NATIVE; DECIDUOUS
⊕	PRUNUS AMERICANA AMERICAN PLUM	ADAPTIVE; DECIDUOUS
⊕	QUERCUS ARIZONICA ARIZONA WHITE OAK	NATIVE; EVERGREEN
⊕	QUERCUS GAMBELII GAMBEL OAK	NATIVE; DECIDUOUS
⊕	SALIX GOODENINGII GOODENING'S WILLOW	NATIVE; DECIDUOUS
⊕	SALVAGE/TRANSPLANTED TREE	
⊕	SOPHORA SECUNDFLORA TEXAS MOUNTAIN LAUREL	ADAPTIVE; EVERGREEN

SHRUB LEGEND		
SHRUBS	BOTANICAL / COMMON NAME	REMARKS
⊕	AGAVE PAROTTI PARRY'S AGAVE	NATIVE
⊕	AMELANCHIER UTAHENSIS UTAH SERVICEBERRY	NATIVE
⊕	ANISACANTHUS QUADRIFIDUS DESERT HONEYSUCKLE	ADAPTIVE
⊕	ARCTOSTAPHYLOS PRINGLEI PRINGLE MANZANITA	NATIVE
⊕	ARTEMISIA Y-POWIS CASTLE POWIS CASTLE ARTEMISIA	ADAPTIVE
⊕	ATRIPLEX CANESCENS FOURWING SALTBUSH	NATIVE
⊕	BACCHARIS PELLULARIS COTONE BRUSH	ADAPTIVE
⊕	BACCHARIS SAROTHRACEA DESERTBROOM BACCHARIS	NATIVE
⊕	BERBERIS FREMONTII FREMONT BARBERRY	ADAPTIVE
⊕	CAESALPINA GILLESII YELLOW BIRD OF PARADISE	ADAPTIVE
⊕	CEANOTHUS INTEGERRIMUS DEER BRUSH	NATIVE
⊕	EPHEDRA VIRIDIS MORMON TEA	NATIVE
⊕	ERICAMERIA LARICIFOLIA TURPENTINE BUSH	NATIVE
⊕	FALGUA PARADOXA APACHE PLUME	NATIVE
⊕	FORESTIERIA MEXICANICA NEW MEXICO PRIVET	NATIVE
⊕	FOUQUIERIA SPLENDENS COTILLO	NATIVE
⊕	GUTIERREZIA SAROTHRACEA SNAKEWEED	NATIVE
⊕	JUNIPERUS HORIZONTALIS CREEPING JUNIPER	NATIVE
⊕	LARREA TRIDENTATA CREOSOTE BUSH	NATIVE
⊕	LEUCOPHYLLUM FRUTESCENS TEXAS SAGE	ADAPTIVE
⊕	NOLINA MICROCARPA SAGAHUERTA	NATIVE
⊕	OPUNTIA ENGELMANNII ENGELMANN'S PRICKLY PEAR	NATIVE
⊕	PURSHIA STANSBURIANA STANSBURY CLIFFROSE	NATIVE
⊕	QUERCUS TURBINELLA SONORAN SCRUB OAK	NATIVE
⊕	SYMPECOCARPUS ROTUNDIFOLIUS ROUNDLEAF SNOWBERRY	NATIVE
⊕	YUCCA ELATA SOAPTREE YUCCA	NATIVE

## NOTES:

- UPON FINAL SITE HARDSCAPE CONSTRUCTION AND GRADING, THE LANDSCAPE ARCHITECT SHALL EVALUATE THE REMAINING UNDISTURBED SHRUB/ GROUND COVER DENSITY AND LOCATIONS TO DETERMINE AREAS TO RECEIVE NEW PLANTINGS.
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- IN-ORGANIC TOP-DRESSING - 3/4" MINUS 1/2" DEEP CRUSHED RED ROCK OVER ALL LANDSCAPE AND/OR DISTURBED AREAS.
- ALL LANDSCAPE AREAS SHALL RECEIVE PERMANENT UNDERGROUND IRRIGATION SYSTEM.



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

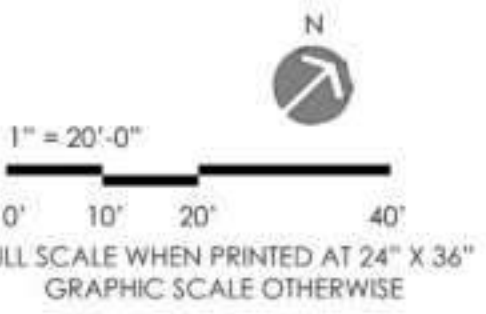
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP



key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Planting Enlargement:  
West Cluster

project no. 222032  
checked by: KY  
drawn by: AC

component

L3-05

sheet no.  
page - 13 of 22

# NORTH CLUSTER PLANTING PLAN

TREES	BOTANICAL / COMMON NAME	REMARKS
+	ACACIA CONstricta WHITETHORN ACACIA	NATIVE; EVERGREEN
+	CERCIS OCCIDENTALIS WESTERN REDBUD	ADAPTIVE; DECIDUOUS
+	CHILIPIS LINEARIS DESERT WILLOW	NATIVE; DECIDUOUS
+	CUPRESSUS ARIZONICA GLABRA ARIZONA CYPRESS	NATIVE; EVERGREEN
+	FRAXINUS VELUTINA VELVET ASH	NATIVE; DECIDUOUS
+	JUNIPERUS OSTEOSPERMA UTAH JUNIPER	NATIVE; EVERGREEN
+	PLATANUS WRIGHTII ARIZONA SYCAMORE	NATIVE; DECIDUOUS
+	PROSOPIS VELUTINA VELVET MESQUITE	NATIVE; DECIDUOUS
+	PRUNUS AMERICANA AMERICAN PLUM	ADAPTIVE; DECIDUOUS
+	QUERCUS ARIZONICA ARIZONA WHITE OAK	NATIVE; EVERGREEN
+	QUERCUS GAMBELII GAMBEL OAK	NATIVE; DECIDUOUS
+	SALIX GOODENOUGHII GOODENOUGH'S WILLOW	NATIVE; DECIDUOUS
+	SALVAGE/TRANSPLANTED TREE	
+	SOPHORA SECUNDFLORA TEXAS MOUNTAIN LAUREL	ADAPTIVE; EVERGREEN

SHRUBS	BOTANICAL / COMMON NAME	REMARKS
○	AGAVE PARVIFLORA PARVIFLORA AGAVE	NATIVE
○	AMELANCHIER UTAHENSIS UTAH SERVICEBERRY	NATIVE
○	AMISANTHUS QUADRIFIDUS DESERT HONEYBUCKLE	ADAPTIVE
○	ARCTOSTAPHYLOS PRINGLEI PRINGLE MANZANITA	NATIVE
○	ARTEMISIA X YOUNG CASTLE POWIS CASTLE ARTEMISIA	ADAPTIVE
+	ATRIPLEX CANESCENS FOURWING SALTBRUSH	NATIVE
○	BACCHARIS PILULARIS COYOTE BUSH	ADAPTIVE
○	BACCHARIS SAROTHRIDES DESERTBROOM BACCHARIS	NATIVE
○	BERBERIS FREMONTII FREMONT BARBERRY	NATIVE
○	CAESALPINA GILLESBII YELLOW BIRD OF PARADISE	ADAPTIVE
+	CELANOTHUS INTEGERRIMUS DEER BRUSH	NATIVE
+	EPHEDRA VIRIDIS MORMON TEA	NATIVE
+	ERICACEA LARICIFOLIA TURPENTINE BUSH	NATIVE
○	FALLUGIA PARADOXA ARCHIE BUSH	NATIVE
○	FORESTIERIA MEXICANANA NEW MEXICO PRIVET	NATIVE
○	FOUQUIERA SPLENDENS COOTILLO	NATIVE
○	GUTIERREZIA SAROTHRAE SNAKEWEED	NATIVE
○	JUNIPERUS HORIZONTALIS CREeping JUNIPER	NATIVE
+	LARREA TRIDENTATA CREOSOTE BUSH	NATIVE
○	LEUCOPHYLLUM FRUTESCENS TEXAS SAGE	ADAPTIVE
○	NOLINA MICROCARPA SAGARUTA	NATIVE
○	OPUNTIA ENGELMANNI ENGELMANN'S PRICKLY PEAR	NATIVE
○	PURSHIA STANSBURIANA STANSBURY CLIFFROSE	NATIVE
○	QUERCUS TURBINELLA SONORAN SCRUB OAK	NATIVE
○	SYMPHORICARPOS ROTUNDIFOLIOS ROUNDLEAF SNOWBERRY	NATIVE
+	YUCCA ELATA SOAPTREE YUCCA	NATIVE

## NOTES:

- UPON FINAL SITE HARDSCAPE CONSTRUCTION AND GRADING, THE LANDSCAPE ARCHITECT SHALL EVALUATE THE REMAINING UNDISTURBED SHRUB/GROUND COVER DENSITY AND LOCATIONS TO DETERMINE AREAS TO RECEIVE NEW PLANTINGS.
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- ALL LANDSCAPE AREAS SHALL RECEIVE PERMANENT UNDERGROUND IRRIGATION SYSTEM.

## BEAR WALLOW LANE SCREENING



3/16" = 1'-0"  
0' 2' 4' 8'  
FULL SCALE WHEN PRINTED AT 24" X 36"  
GRAPHIC SCALE OTHERWISE

**Per Sedona Land Development Code Landscaping, Buffering, and Screening Section 5.6C(2)a.2., the following screening elements are being provided at the proposed parking lot along Bear Wallow Lane:**

- A 4' HIGH OPAQUE DECORATIVE WALL, AND
- A 6' MINIMUM PLANTING BUFFER ON BOTH SIDES OF THE WALL ADDING TO 12' TOTAL.
- COMBINATION OF #s 1 AND 2 HELP SCREEN VIEWS FROM ADJACENT DEVELOPMENT TOWARDS THE PARKING LOT.



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

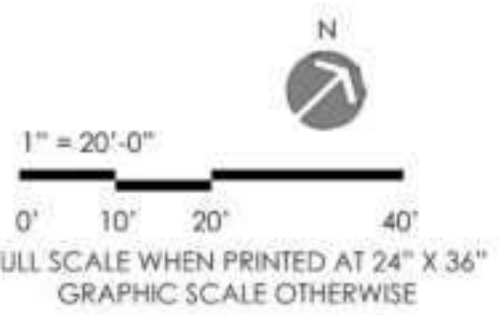
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP



key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Planting Enlargement:  
North Cluster

project no.: 222032

checked by: KY  
drawn by: AC

component

L3-06

sheet no.  
page - 14 of 22

SECTION "A"

# SITE ART & SIGNAGE

## ART

Sedona's art scene is diverse and represents its vibrant and eclectic way of life. Sedona is home to hundreds of artists whose styles include individualistic, contemporary, visionary, Native American, and modern realism expressions. The project offers opportunities to pay homage to the artists of the past as well as those emerging strong on the horizon.

- Promote art that celebrates local history, culture and artists.
- Utilize preserved areas to develop art destinations that invites/engages visitors to the site and orients them to the area's local history.
- Structure art arounds specific site areas that pay homage to its history, existing agricultural remnants, and the structures that will be removed.
- Re-purpose materials salvaged from the site structures to form art pedestals, platforms and sculptures.
- Establish goals for art that explore the following objectives:
  - Accentuate/frame views from the site;
  - Highlight the Oak Creek corridor and the geological formations of the red rocks;
  - Connect with the earth and the sky;
  - Promote nature immersion and mindfulness; and
  - Express art through site objects such as fire features, walls, and gates.

## LEGEND

### SCULPTURE/PAINTING

- 1 MURALS
- 2 PEBBLE ROCK/MOSAIC
- 3 OBJECTS
- 4 MAPS

### SITE COMPONENTS

- 5 FIRE FEATURES
- 6 FEATURE WALL/GATE
- PUBLIC ART OPPORTUNITIES
- CLUSTER ART OPPORTUNITIES

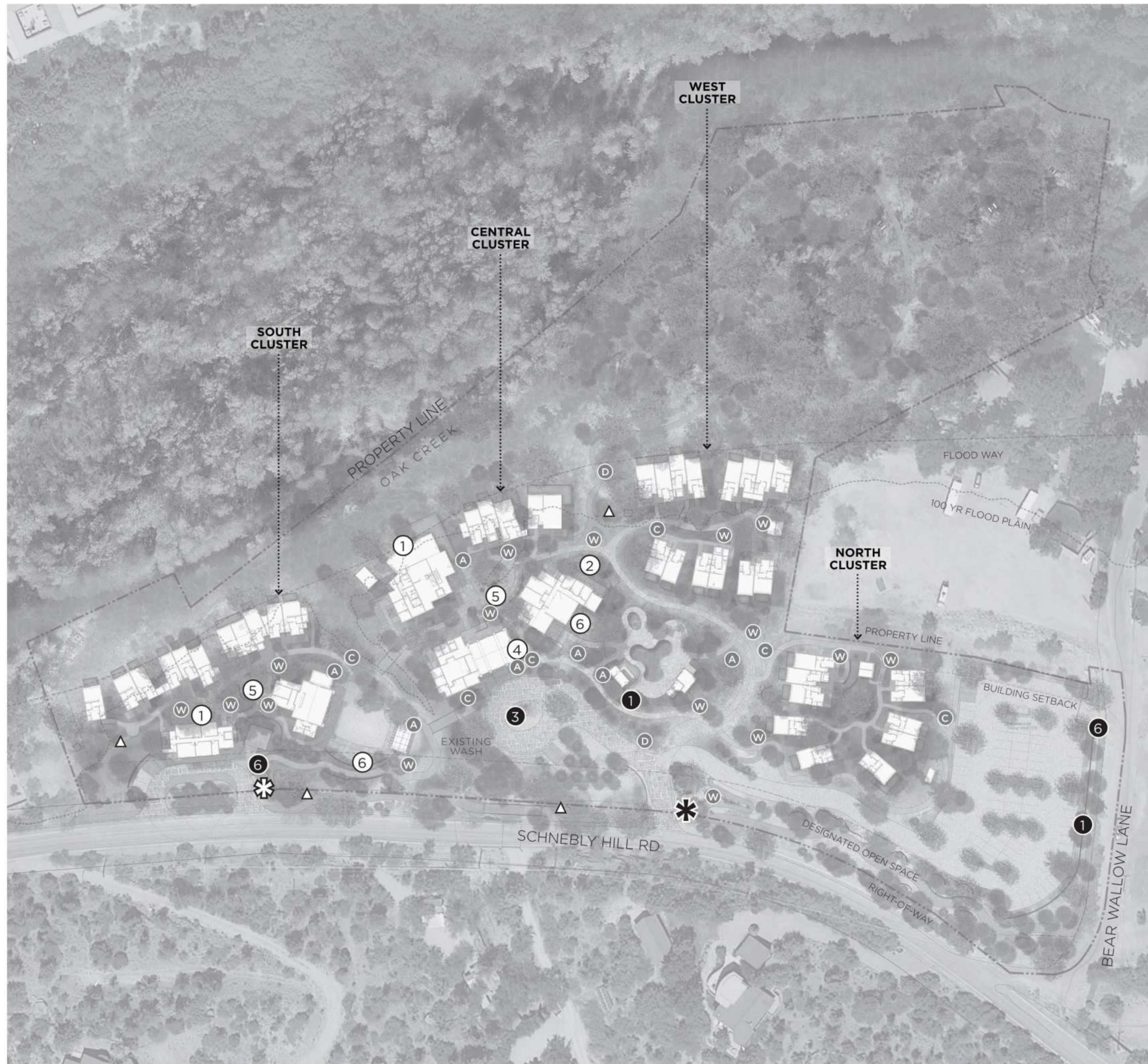
## SIGNAGE

Proposed signage is simple, artful and elegant. It utilizes the following principles of design:

- Understated scale and massing
- Extension of architecture and landscape walls
- Boulders with polished surface and steel lettering or steel panel with laser cut letters mounted on boulders

## LEGEND

- △ HISTORICAL PLAQUE
- CLUSTER SIGN
- DIRECTIONAL SIGNS
- WAYFINDING SIGNS
- AMENITY IDENTIFICATION SIGN
- ✱ PRIMARY ENTRY MONUMENTATION
- ✱ SECONDARY ENTRY MONUMENTATION



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

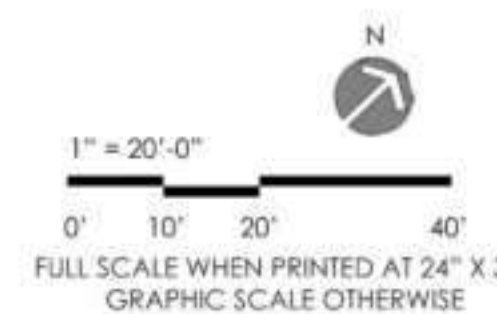
Richard Hubbell & Associates

Hammes Surveying LCC

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MD Acoustics, LLC

WSP



key plan

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no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
Site Signage  
Concept Locations

project no. 222032

checked by: SW

drawn by: SC

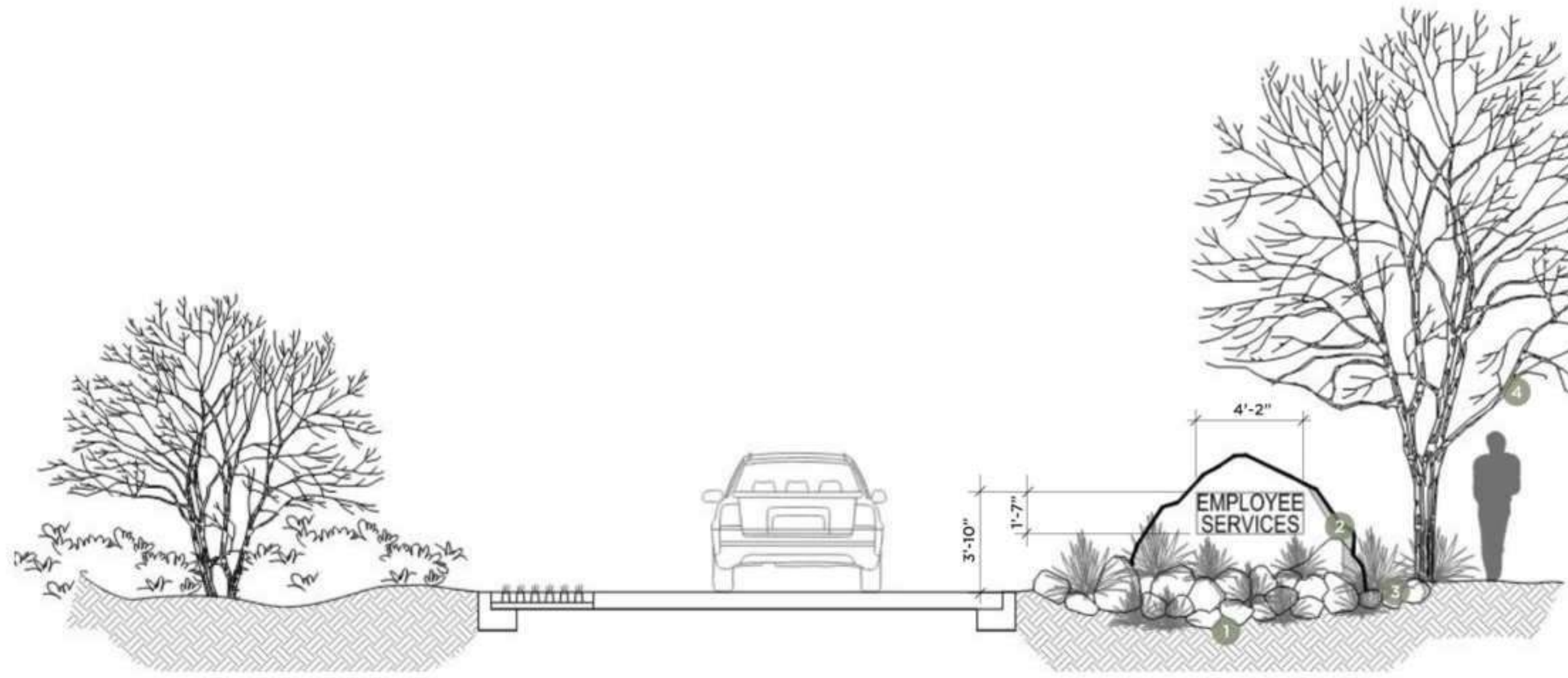
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sheet no.

L4-01

page - 15 of 22

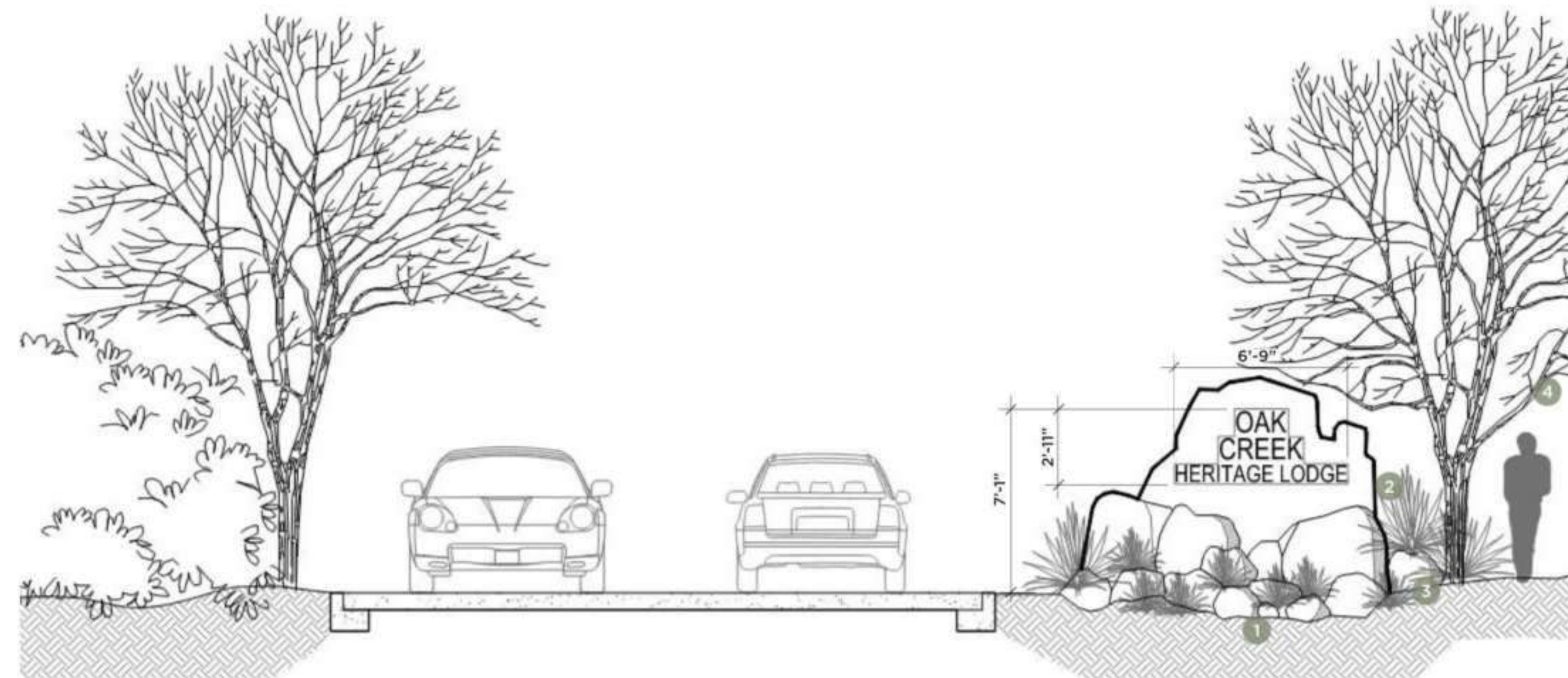
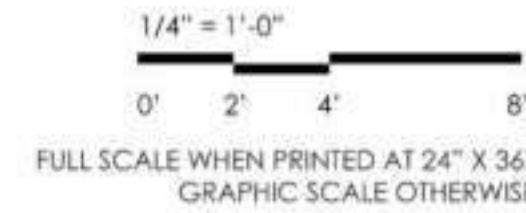
# SIGNAGE & MONUMENTATION



## SECONDARY ENTRY MONUMENTATION

### NOTES:

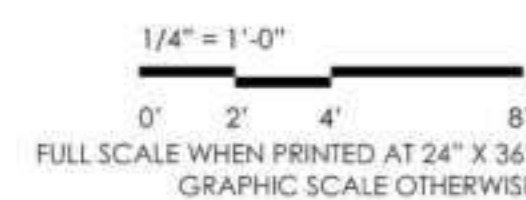
1. PROJECT NAME ON MONUMENTATION (6.7 SF)
2. LETTER HEIGHT: 8"
3. HALO/BACK LIT METAL LETTERS MOUNTED TO BOULDER



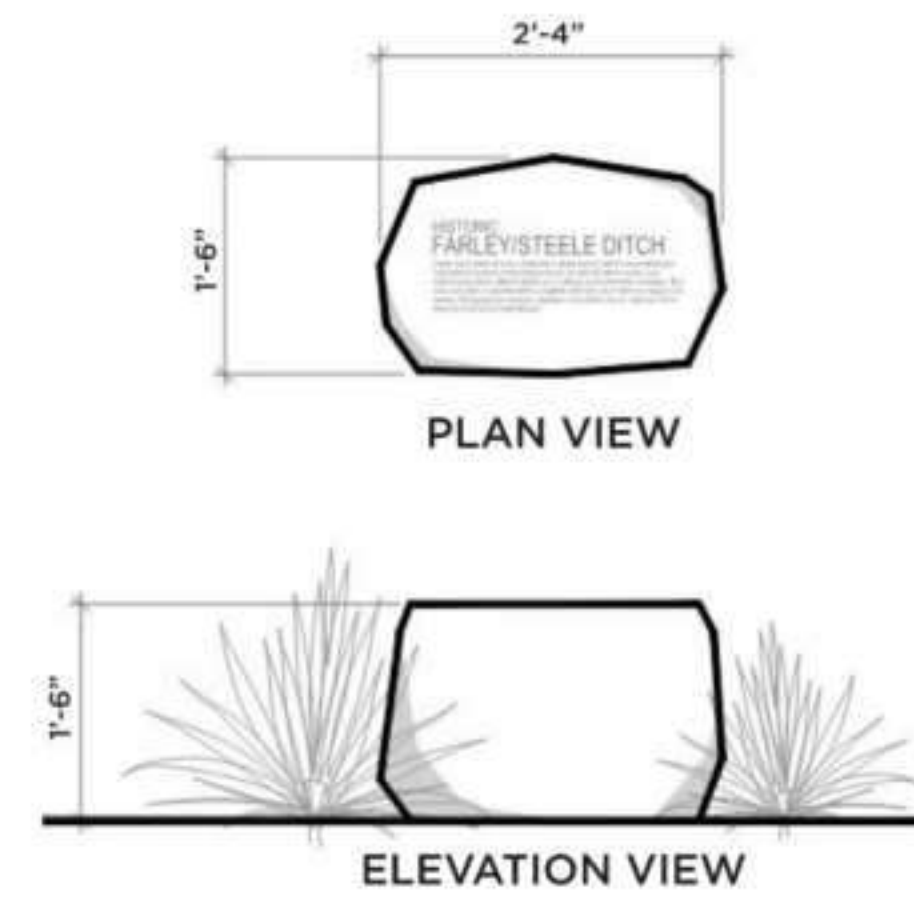
## PRIMARY ENTRY MONUMENTATION

### NOTES:

1. PROJECT NAME ON MONUMENTATION (11 SF)
2. LETTER HEIGHT: 8"-10"
3. HALO/BACK LIT METAL LETTERS MOUNTED TO BOULDER



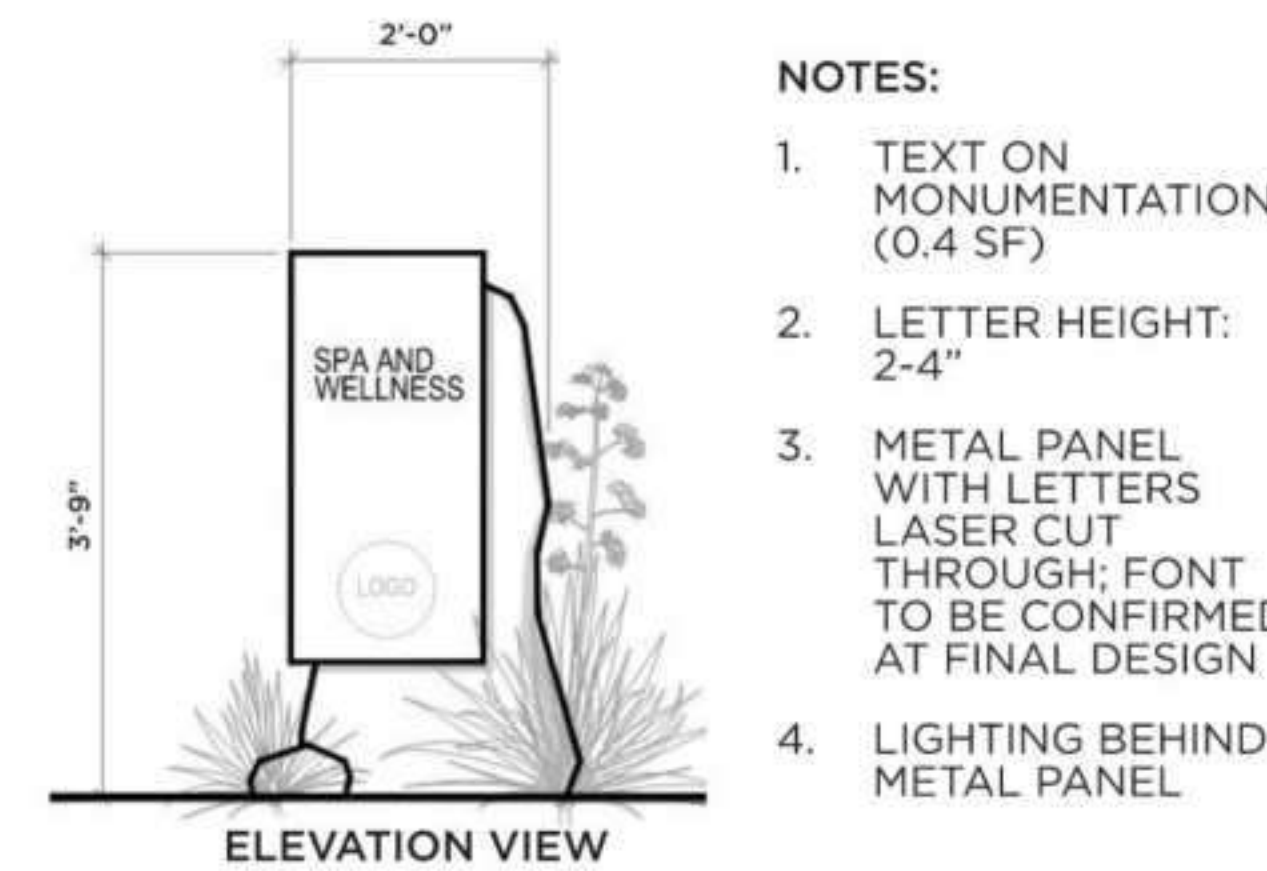
## HISTORIC PLAQUE



### NOTES:

1. TEXT ON MONUMENTATION
2. LETTER HEIGHT: HEADING = 1-2"; TEXT BODY = 1/2"
3. TEXT PRINT ON BOULDER; FONT AND INFORMATION TO BE CONFIRMED AT FINAL DESIGN

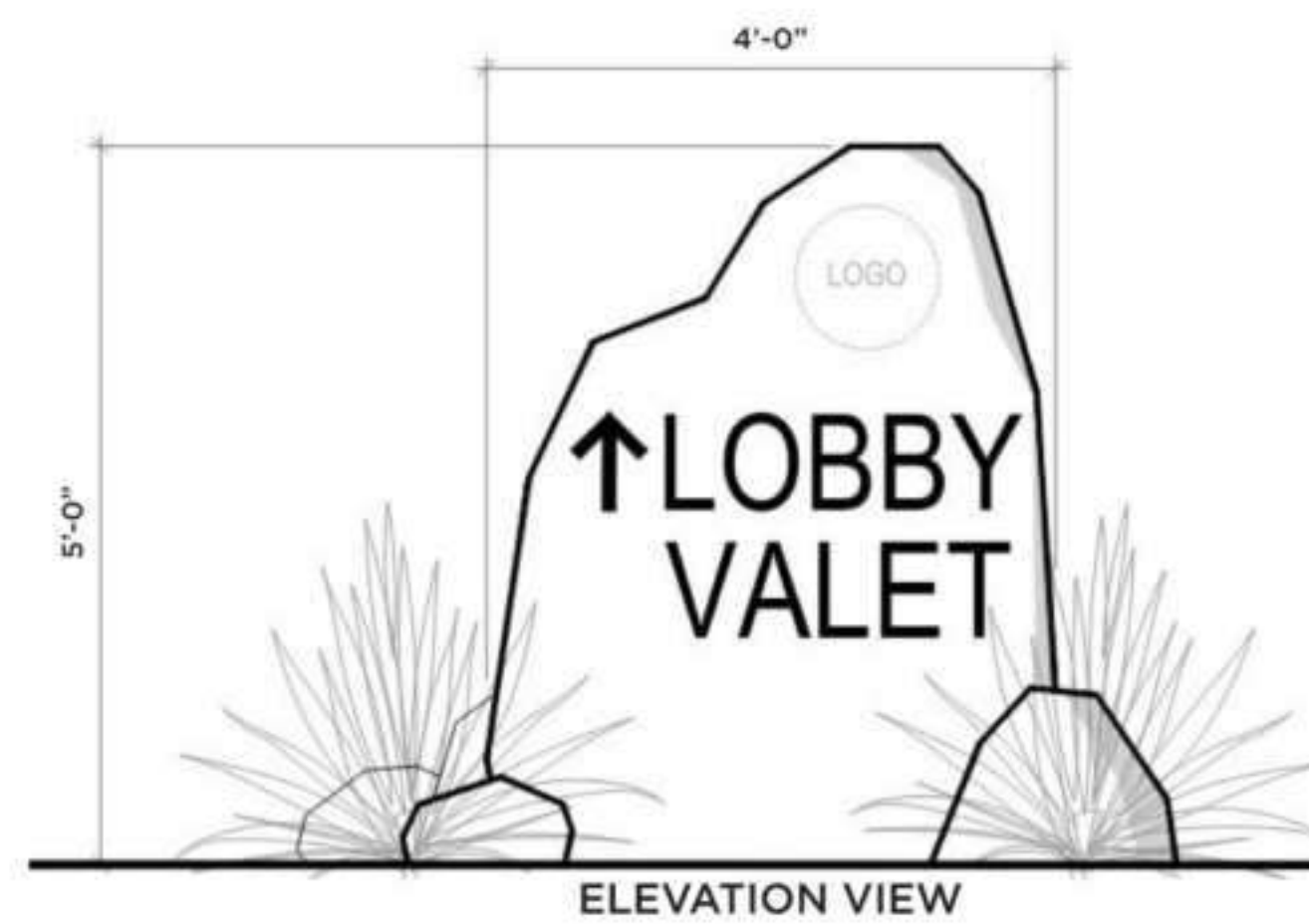
## AMENITY ID



### NOTES:

1. TEXT ON MONUMENTATION (0.4 SF)
2. LETTER HEIGHT: 2-4"
3. METAL PANEL WITH LETTERS LASER CUT THROUGH; FONT TO BE CONFIRMED AT FINAL DESIGN
4. LIGHTING BEHIND METAL PANEL

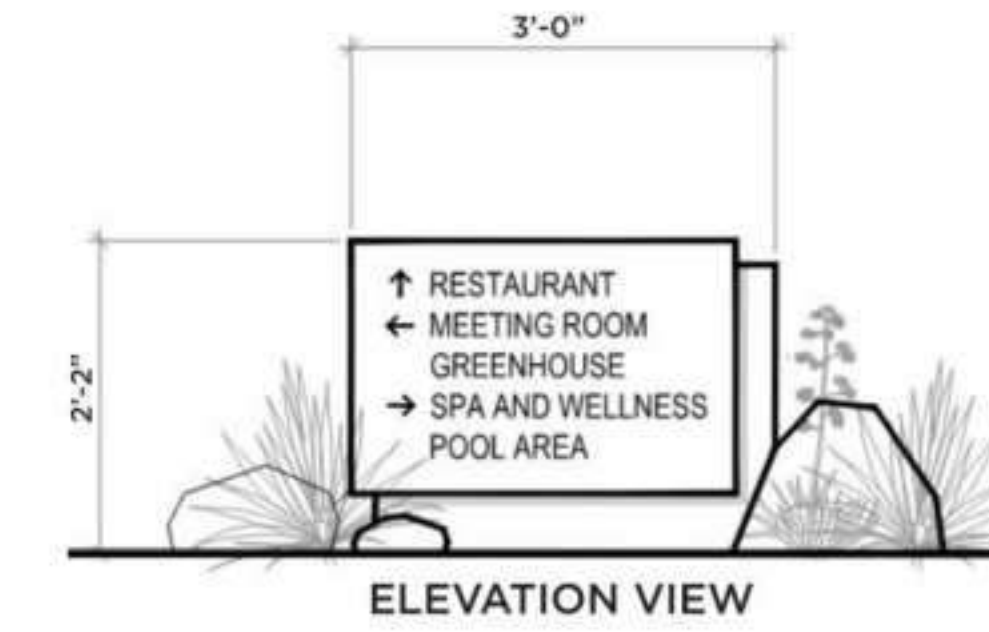
## DIRECTIONAL SIGN



### NOTES:

1. TEXT ON MONUMENTATION (4.7 SF)
2. LETTER HEIGHT: 8"
3. METAL LETTERS ATTACHED ON BOULDER WITH HALO LIGHTING UNDERNEATH; FONT TO BE CONFIRMED AT FINAL DESIGN

## WAYFINDING SIGN



### NOTES:

1. TEXT ON MONUMENTATION (2.2 SF)
2. LETTER HEIGHT: 2"
3. METAL PANEL WITH LETTERS LASER CUT THROUGH; FONT TO BE CONFIRMED AT FINAL DESIGN
4. LIGHTING BEHIND METAL PANEL

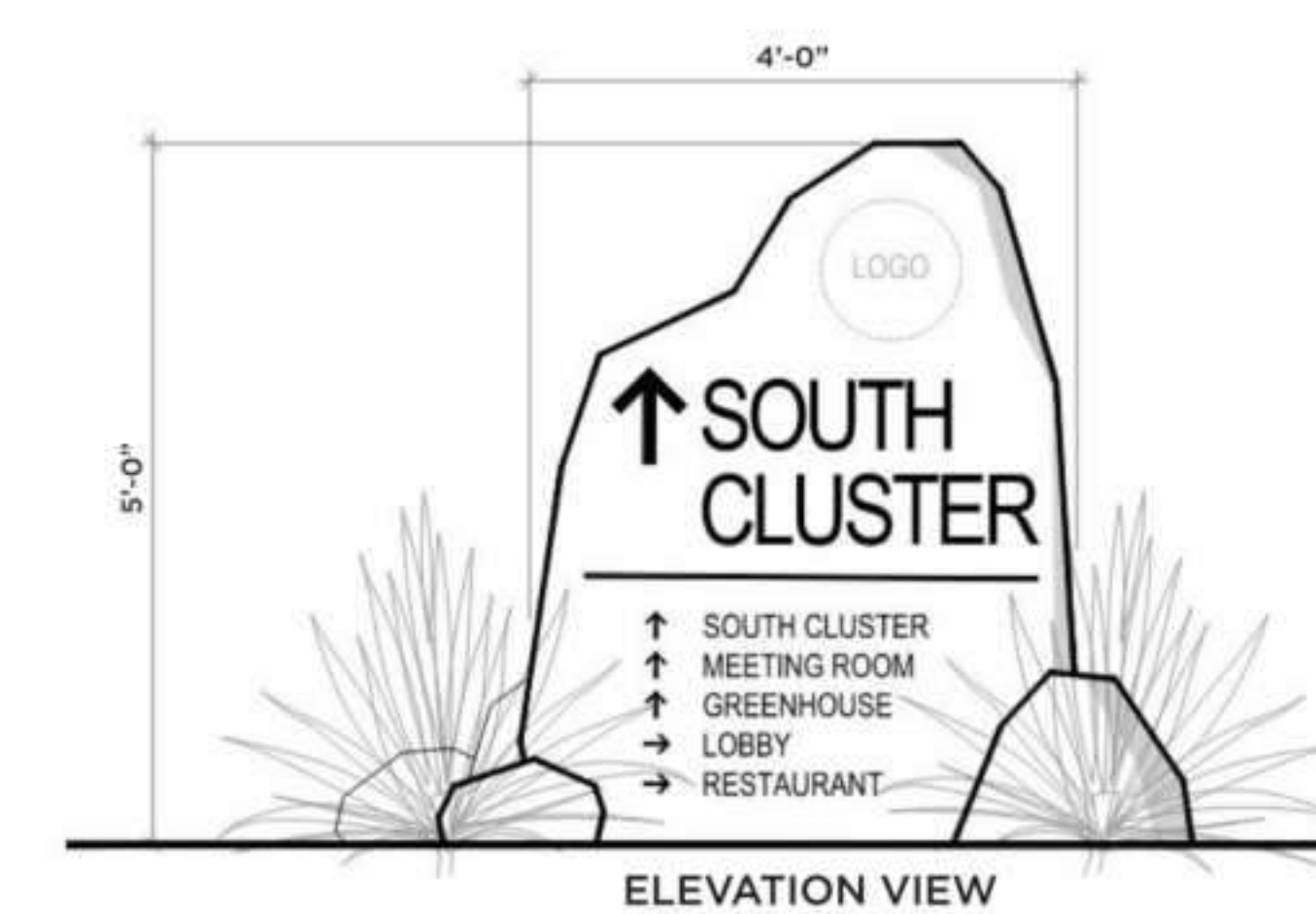
## BUILDING SIGN



### NOTES:

1. TEXT ON MONUMENTATION (2.7 SF)
2. LETTER HEIGHT: 6"
3. METAL PANEL WITH LETTERS LASER CUT THROUGH; ATTACHED TO BUILDING WALL
4. LED BACK LIGHTING BEHIND METAL PANEL
5. FONT AND LOGO TO BE CONFIRMED AT FINAL DESIGN.

## CLUSTER SIGN



### NOTES:

1. TEXT ON MONUMENTATION (3.6 SF)
2. LETTER HEIGHT: MAIN TEXT = 6"; SUBTEXT = 2"
3. METAL LETTERS ATTACHED ON BOULDER WITH HALO LIGHTING UNDERNEATH; FONT TO BE CONFIRMED AT FINAL DESIGN

R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

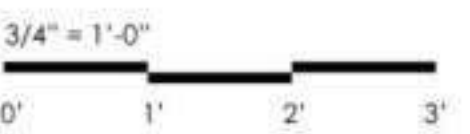
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP



key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

Concept  
Signage and  
Monumentation

project no: 222032

checked by: SW  
drawn by: SC

component

sheet no.

L4-02

page - 16 of 22

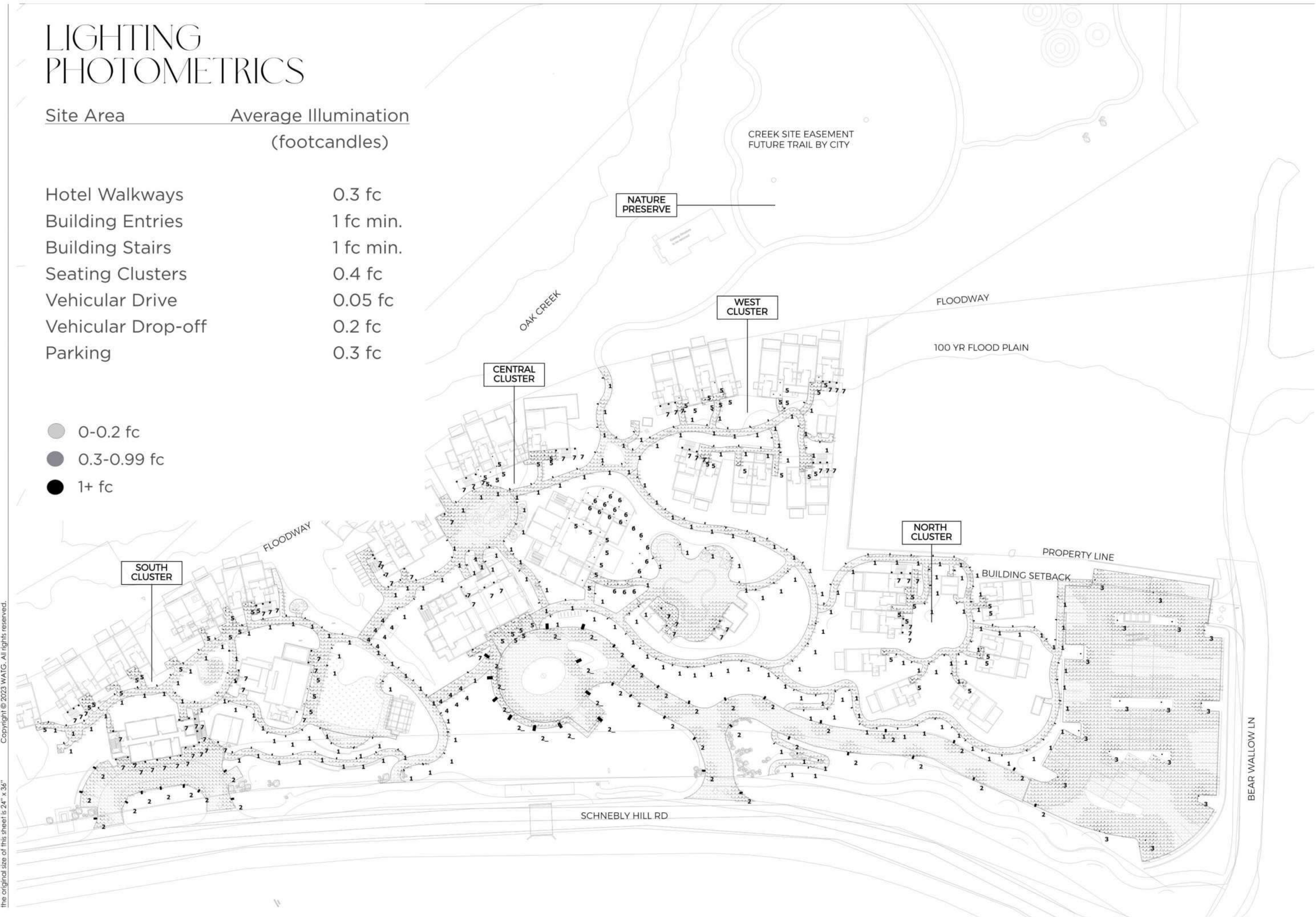


# LIGHTING PHOTOMETRICS

Site Area      Average Illumination  
(footcandles)

Hotel Walkways	0.3 fc
Building Entries	1 fc min.
Building Stairs	1 fc min.
Seating Clusters	0.4 fc
Vehicular Drive	0.05 fc
Vehicular Drop-off	0.2 fc
Parking	0.3 fc

- 0-0.2 fc
- 0.3-0.99 fc
- 1+ fc



R.D. OLSON  
DEVELOPMENT

WATG

Brightview

Sefton Engineering

Eric Brandt Architect

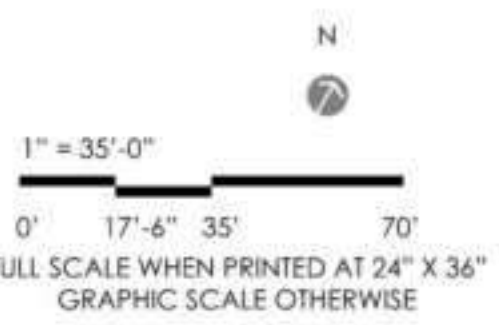
Richard Hubbell & Associates

Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LCC

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key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
September 6, 2023

sheet title    LIGHTING  
PHOTOMETRICS

project no. 222032

checked by: BN

drawn by: DW

component

sheet no.

**LT-01**

page - 17 of 22

the original size of this sheet is 24" x 36" Copyright © 2023 WATG. All rights reserved.

## Landscape Bollard (18-inch)



**Landscape Bollard (18-inch)**

**auroralight**

TYPE: LPL10

**LPL10 BOREALIS**

The LPL10 Borealis is our most prominent in the PL series. It graces the landscape with its regal presence. The LPL10 supports a generous spacing for all sizes, applications, but needs to space. It is a perfect complement for any large estate sized project. The path-light is ideal for illuminating grand stairways, walkways, and open areas. Every LPL10 package includes a Thermally Integrated Fast Serviceable LED Module. Utilizing our Copper Core Technology, the PLB module is precisely engineered to transfer heat away from the LED driver and dissipate throughout the entire luminaire to ensure optimum performance, color consistency, and long life! See the PL10 for light source and wattage alternatives.

**Features include:**

- 6 Watts up to 343 Lumens at 3000K
- Cree XLAMP® HPH35 High Density LED
- 2700K (90 & 90 CRI) or 3000K (80 CRI) or Amber 505-505nm
- Thermally Integrated Fast Serviceable LED Module
- 12V Integral Driver. Dimmable to +10% hp.
- Compatible w/ 12V AC/DC ELY or 8LV Transformers
- Fixed or Extendable Pole
- Solid Copper and Brass Construction

**SEE NEXT PAGE FOR ORDERING INFORMATION**

## Symmetric Performance Bollard (39-inch)

**Symmetric Performance Bollard (39-inch)**

LED bollard - 180° distribution

**REGA**

**Application**  
LED bollard with standard 180° light distribution. The luminaire is designed to provide one solid illumination of ground surfaces. Provided with mounting system that allows the luminaire to be adjusted independent of anchor bolt orientation.

**Type:**  
REGA Product:  
Project:  
Modest:

**Material**  
Luminaire housing and base constructed of die-cast and anodized marine grade, copper free 60/30 zinc coated AISI 304 aluminum alloy. Brackets made of zinc plated steel. Diffusion: made of polycarbonate dome lens. High temperature silicone gasket. Mechanically attached stainless steel hardware.

**NRTL listed to North American Standards, suitable for wet locations. Protection class IP65.**

**Weight:** 19.2 lbs.

**Electrical**  
Operating voltage: 120-277VAC  
Minimum start temperature: -20° C  
LED module wattage: 7.2W  
System wattage: 10.5W  
Controllability: 0-100% dimmable  
Color rendering index: Ra > 90  
Luminaire output: 471 lumens (2700K)  
Lumen at Ta = 10° C: 77,000 h (8.7%)  
Lumen at Ta = 35° C: 58,000 h (8.7%)

**LED color temperature**  
□ 3000K - Product number + **K3**  
□ 3500K - Product number + **K28**  
□ 5000K - Product number + **K3**  
□ 5700K - Product number + **K27**

BEGA can supply you with custom LED replacement modules for up to 25 years after the purchase of LED luminaires - see website for details.

**Finish**  
All BEGA standard finishes are matte, textured powder-coated steel with minimum 3 mil thickness.  
Available colors: □ Black (BLK) □ White (WHI) □ GRAY □ Silver (SIL) □ Dark (DGR) □ Oiled (OIL) □ Brush (BRU) □ Silver (SIL) □ Oiled (OIL)

**USA 1000 REGA Inc. Corvallis, CA 95915 530584-0200 info@rega.com**

See the full range of lighting products on the associated information, luminaire data sheet or visit the website at [www.bega.com](http://www.bega.com). For the most current information, please refer to our website at [www.bega.com](http://www.bega.com).

## Asymmetric Performance Bollard (9-inch)

**Asymmetric Performance Bollard (9-inch)**

LED bollard - 180° distribution

**REGA**

**Application**  
LED bollard with standard 180° light distribution. The luminaire is designed to provide one solid illumination of ground surfaces. Provided with mounting system that allows the luminaire to be adjusted independent of anchor bolt orientation.

**Type:**  
REGA Product:  
Project:  
Modest:

**Material**  
Luminaire housing and base constructed of die-cast and anodized marine grade, copper free 60/30 zinc coated AISI 304 aluminum alloy. Brackets made of zinc plated steel. Diffusion: made of polycarbonate dome lens. High temperature silicone gasket. Mechanically attached stainless steel hardware.

**NRTL listed to North American Standards, suitable for wet locations. Protection class IP65.**

**Weight:** 9.2 lbs.

**Electrical**  
Operating voltage: 120-277VAC  
Minimum start temperature: -20° C  
LED module wattage: 7.2W  
System wattage: 10.5W  
Controllability: 0-100% dimmable  
Color rendering index: Ra > 90  
Luminaire output: 471 lumens (2700K)  
Lumen at Ta = 10° C: 77,000 h (8.7%)  
Lumen at Ta = 35° C: 58,000 h (8.7%)

**LED color temperature**  
□ 3000K - Product number + **K3**  
□ 3500K - Product number + **K28**  
□ 5000K - Product number + **K3**  
□ 5700K - Product number + **K27**

BEGA can supply you with custom LED replacement modules for up to 25 years after the purchase of LED luminaires - see website for details.

**Finish**  
All BEGA standard finishes are matte, textured powder-coated steel with minimum 3 mil thickness.  
Available colors: □ Black (BLK) □ White (WHI) □ GRAY □ Silver (SIL) □ Dark (DGR) □ Oiled (OIL) □ Brush (BRU) □ Silver (SIL) □ Oiled (OIL)

**USA 1000 REGA Inc. Corvallis, CA 95915 530584-0200 info@rega.com**

See the full range of lighting products on the associated information, luminaire data sheet or visit the website at [www.bega.com](http://www.bega.com). For the most current information, please refer to our website at [www.bega.com](http://www.bega.com).

## Trellis Mounted Downlight

**Trellis Mounted Downlight**

**EL CAPITAN LED**

CATALOG NUMBER LOGIC  
Example: B-EL-LED-400-SP-AB-MAC-10-R-B

**Material**  
Standard: Aluminum B-Base B-Stainless Steel

**Series**  
B-15 Capable

**Source**  
LED - with Integral Dimming Driver (25W min. load when dimmed?)

**LED TYPE**  
400- 7W LED (2700K) 400- 7W LED (3500K) 400- 7W LED (5000K) 400- 7W LED (5700K) 400- 7W LED (AMB)

**Optics**  
NPF - Narrow Spot (27) WFL - Wide Flood (37) Spot (37)

**ADJUST-6-LUMINE OUTPUT INTENSITY™**  
All Dimmable: A1, A1-A1, A1-A1, A1-A1, A1-A1  
Finishes (See page 2 for full-color finishes):  
Standard Finishes (SD): BRN, BLP, BLK, WHI, WHI, SAT, VER  
Premium Finish (SP): AMG, AQN, BCM, BZE, BPP, CAP, CMG, CRM, CRA, HUG, HUS, MFG, NCR, OCF, RML, SCS, SWS, TW, WCR, WPT  
Also available in RAL Finishes  
Brush Finishes (MAC, POL, WIT)  
Stainless Steel Finishes (MAC, POL)

**Finish**  
Also available in RAL Finishes  
Brush Finishes (MAC, POL, WIT)  
Stainless Steel Finishes (MAC, POL)

**Shielding**  
N - Hungarobu Buffer

**Cap Style**  
A - 40°  
B - 30°  
C - Flat  
D - 40° Jam Threaded (Order use 400)  
E - 30° Jam Threaded (Order use 300)  
F - 30° Jam Threaded  
H - 30° Jam Threaded

**Mount Options**  
1 - 5 in. Hole  
2 - 1/2 in. Hole

## Wall Mounted Downlight

**Wall Mounted Downlight**

**BOWMAN 4 WALL SCENE**

**TECH LIGHTING**

The classic silhouette of this sleek LED wall luminaire makes it suitable for both indoor and outdoor applications. The Bowman's die-cast aluminum body houses a powerful, long-lasting LED light source tightly contained for down-light only, yet supporting significant illumination for over the darkest night. Available in two sizes and five finishes.

**Outstanding protection against the elements:**

- Powder Coat Finishes
- Stainless Steel mounting hardware
- Impact-resistant, UV stabilized frosted acrylic lensing

**SPECIFICATIONS**

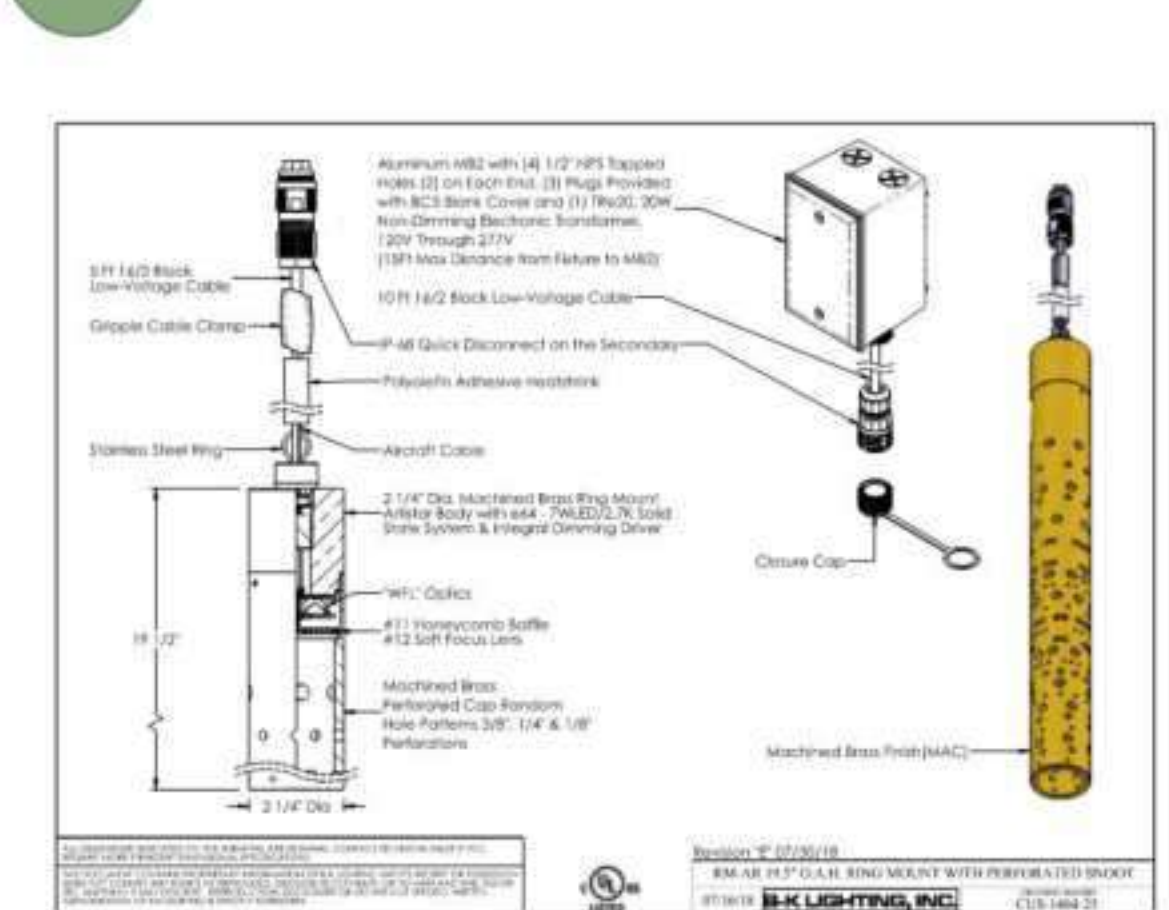
DIFFUSERS LUMENS	400/4
WATTS	17.5
FINISHES	5 (see page 2)
DIMMABLE	NO
LIGHT DISTRIBUTION	Luminaire
MOUNTING OPTIONS	Downward
LED	2700/3500/5000
CR	90
COLOR TEMPERATURE	3-Color
RGB WATTS	0W (no red)
BASS BY	Dimmable
WET LOCATION	NO
GENERAL LISTINGS	ETL

**CALENDAR**

**STREET TEMP**  
FIELD SERVICEABLE LED  
CONSTRUCTION  
ARMATURES  
FINISH  
LED LIFETIME  
WARRANTY  
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E-50

## Tree Pendant

**Tree Pendant**



Aluminum HBS with (4) 1/2" NPT Tapped Hole (2) on (4) HBS (3) Hole Positions with ACS Sink Cover (and 1) Hole, 30W Non-Dimming Backlight; Translucent, 120V Through 277V (1/8" max distance from hole to HBS)

10" H x 2" Dia Back Low-Voltage Cable

4" All-Quick Disconnect on the Secondary

Push-In Adhesive Resistor

Stainless Steel Wire

Aluminum Cable

2 1/4" Dia. Matched Brass Ring Mounting Body with 4" x 7/16" Dia. x 1/2" Thick Brass System & Integral Diffusing Glass

WIT - Oiled

4-11 Homecombs Series 4-12 Soft Reveals

Matched Brass Finish (MAC)

**B-K LIGHTING, INC.**

## Recessed Steplight

**Recessed Steplight**

**LOUVERED SQUARE STEP STAR LED (JUNCTION BOX)**

CATALOG NUMBER LOGIC  
Example: B-SQ-LED-400-AB-BLW-D

**Material**  
Standard: Aluminum B-Base B-Stainless Steel

**Series**  
SQ - Louvered Square Step Star

**Source**  
LED - with Integral Dimming Driver (25W min. load when dimmed?)

**LED TYPE**  
400- 5W LED (2700K) 400- 5W LED (3500K) 400- 5W LED (5000K) 400- 5W LED (5700K) 400- 5W LED (AMB)

**Optics**  
NPF - Narrow Spot (27) WFL - Wide Flood (37) Spot (37)

**ADJUST-6-LUMINE OUTPUT INTENSITY™**  
All Dimmable: A1, A1-A1, A1-A1, A1-A1, A1-A1  
Finishes (See page 2 for full-color finishes):  
Standard Finishes (SD): BRN, BLP, BLK, WHI, WHI, SAT, VER  
Premium Finish (SP): AMG, AQN, BCM, BZE, BPP, CAP, CMG, CRM, CRA, HUG, HUS, MFG, NCR, OCF, RML, SCS, SWS, TW, WCR, WPT  
Also available in RAL Finishes  
Brush Finishes (MAC, POL, WIT)  
Stainless Steel Finishes (MAC, POL)

**Louver**  
D - 30° Angle Rectangular Pattern

**USA 1000 B-K LIGHTING INC. Corvallis, CA 95915 530584-0200 info@bklighting.com**

## Ambiance String Lights

**Ambiance String Lights**

**PRIMUS**

**LED - DECOSTRING SERIES**

**SUSPENDED DECORATIVE STRINGLIGHT SYSTEMS**

CATALOG NUMBER LOGIC  
Example: B-VG-LED-400-SP-AB-VER-13-11

**Material**  
Standard: Aluminum B-Base B-Stainless Steel

**Series**  
VG - Square Versa Star

**Source**  
LED - with Integral Dimming Driver (25W min. load when dimmed?)

**LED TYPE**  
400- 5W LED (2700K) 400- 5W LED (3500K) 400- 5W LED (5000K) 400- 5W LED (5700K) 400- 5W LED (AMB)

**Optics**  
NPF - Narrow Spot (27) WFL - Wide Flood (37) Spot (37)

**ADJUST-6-LUMINE OUTPUT INTENSITY™**  
All Dimmable: A1, A1-A1, A1-A1, A1-A1, A1-A1  
Finishes (See page 2 for full-color finishes):  
Standard Finishes (SD): BRN, BLP, BLK, WHI, WHI, SAT, VER  
Premium Finish (SP): AMG, AQN, BCM, BZE, BPP, CAP, CMG, CRM, CRA, HUG, HUS, MFG, NCR, OCF, RML, SCS, SWS, TW, WCR, WPT  
Also available in RAL Finishes  
Brush Finishes (MAC, POL, WIT)  
Stainless Steel Finishes (MAC, POL)

**Shielding**  
N - Hungarobu Buffer

## Building Mounted Downlight

**Building Mounted Downlight**

**SQUARE VERSA STAR LED (JUNCTION BOX)**

CATALOG NUMBER LOGIC  
Example: B-VG-LED-400-SP-AB-VER-13-11

**Material**  
Standard: Aluminum B-Base B-Stainless Steel

**Series**  
VG - Square Versa Star

**Source**  
LED - with Integral Dimming Driver (25W min. load when dimmed?)

**LED TYPE**  
400- 5W LED (2700K) 400- 5W LED (3500K) 400- 5W LED (5000K) 400- 5W LED (5700K) 400- 5W LED (AMB)

**Optics**  
NPF - Narrow Spot (27) WFL - Wide Flood (37) Spot (37)

**ADJUST-6-LUMINE OUTPUT INTENSITY™**  
All Dimmable: A1, A1-A1, A1-A1, A1-A1, A1-A1  
Finishes (See page 2 for full-color finishes):  
Standard Finishes (SD): BRN, BLP, BLK, WHI, WHI, SAT, VER  
Premium Finish (SP): AMG, AQN, BCM, BZE, BPP, CAP, CMG, CRM, CRA, HUG, HUS, MFG, NCR, OCF, RML, SCS, SWS, TW, WCR, WPT  
Also available in RAL Finishes  
Brush Finishes (MAC, POL, WIT)  
Stainless Steel Finishes (MAC, POL)

**Shielding**  
N - Hungarobu Buffer

**B-K LIGHTING** MADE IN THE USA [info@bklighting.com](mailto:info@bklighting.com) | [bklighting.com](http://bklighting.com)

**PRIMUS**

3570 LEXINGTON AVE. EL MONTE, CA 91731 • PH: 626-442-4800 • [primuslighting.com](http://primuslighting.com)

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Sefton Engineering  
Eric Brandt Architect  
Richard Hubbell & Associates  
Hammes Surveying LCC  
Kimley-Horn and Associates, Inc.  
MD Acoustics, LCC  
WSP

key plan

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1
no.	date	issue

Oak Creek  
Heritage Lodge  
COMPREHENSIVE DESIGN SUBMITTAL  
September 6, 2023

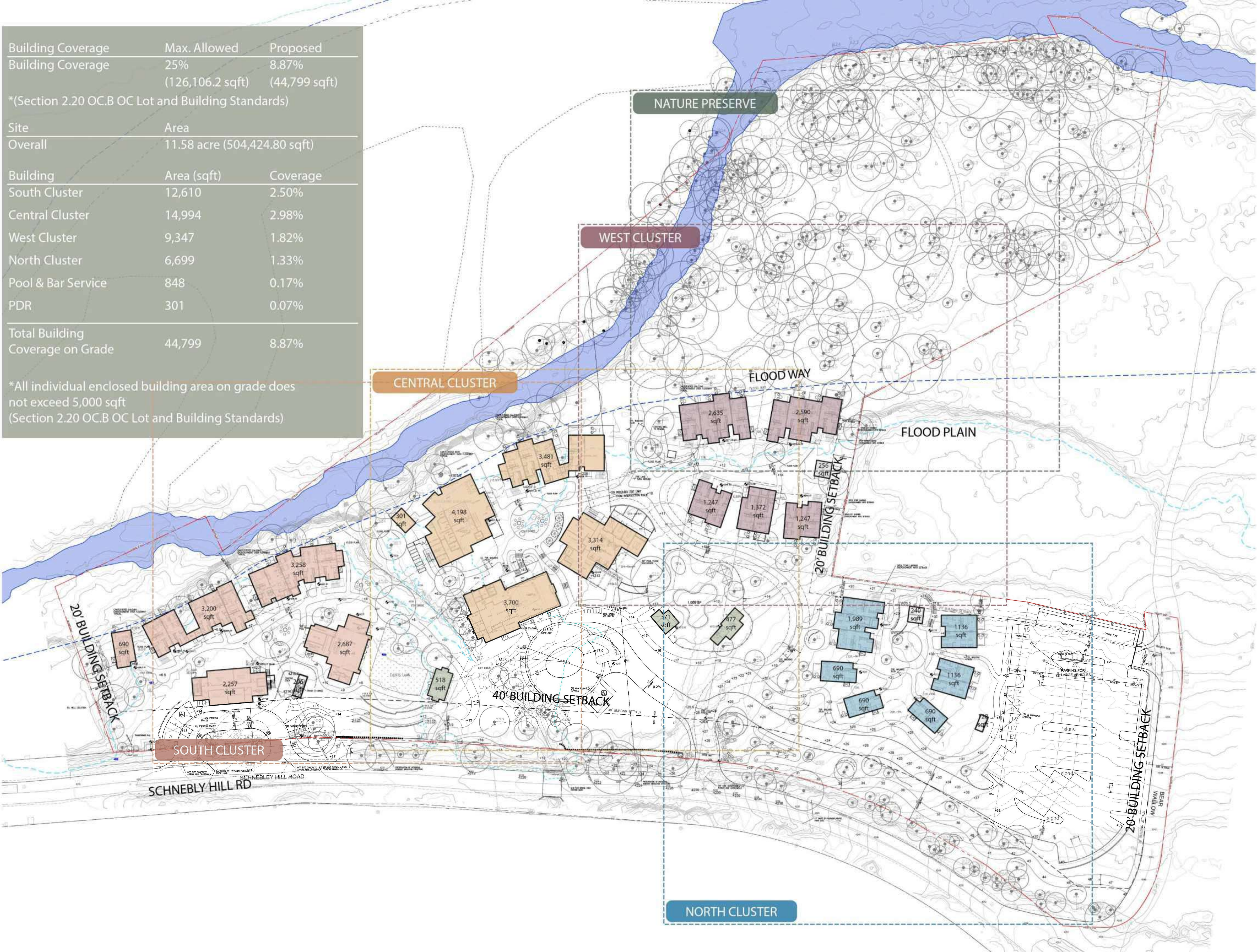
sheet title: LIGHTING SPEC SHEET  
project no.: 222032  
checked by: BN  
drawn by: DW  
component:  
sheet no.: LT-02  
page - 18 of 22

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the original size of this sheet is 24" x 36"

Building Coverage	Max. Allowed	Proposed
Building Coverage	25%	8.87%
	(126,106.2 sqft)	(44,799 sqft)
*(Section 2.20 OC.B OC Lot and Building Standards)		
Site	Area	
Overall	11.58 acre (504,424.80 sqft)	
Building	Area (sqft)	Coverage
South Cluster	12,610	2.50%
Central Cluster	14,994	2.98%
West Cluster	9,347	1.82%
North Cluster	6,699	1.33%
Pool & Bar Service	848	0.17%
PDR	301	0.07%
Total Building Coverage on Grade	44,799	8.87%

\*All individual enclosed building area on grade does not exceed 5,000 sqft  
(Section 2.20 OC.B OC Lot and Building Standards)

- R.D. OLSON DEVELOPMENT
- WATG
- Brightview Design Group
- Sefton Engineering
- Eric Brandt Architect
- Richard Hubbell & Associates
- Hammes Surveying LCC
- Kimley-Horn and Associates, Inc.
- MD Acoustics, LLC
- WSP



key plan

1" = 40'-0"

0' 20' 40' 80'

3 9/6/2023 FULL SCALE REVIEW AT 25%  
CDS SUBMITTAL 3

2 8/3/2023 CDS SUBMITTAL 2

1 3/28/2023 CDS SUBMITTAL 1

no. date issue

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

sheet title  
First Level  
Arch Site Plan

project no: 222032

checked by:

drawn by:

component

sheet no. **A0-02**

page - 19 of 22

the original size of this sheet is 24" x 36"

**IMPERVIOUS COVERAGE NOTES:**

--- PROPERTY LINE

IMPERVIOUS LANDSCAPE SITE FEATURES: PATHWAYS, DRIVEWAYS, PARKING  
TOTAL AREA = 86,748 SF

IMPERVIOUS BUILDING : BALCONIES, DECKS, TERRACES, ELEVATED WALKWAYS  
TOTAL AREA = 62,228 SF

**GRAND TOTAL = 148,976 SF**  
**LOT AREA = 504,424.80 SF**

**ALLOWED: TOTAL COVERAGE**  
(IMPERVIOUS COVERAGE) = 30 % (151,327.44 SF = 504,424.80 x 30%)

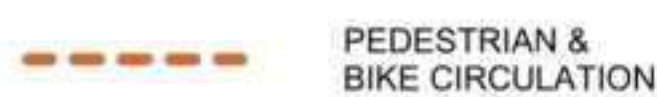
**PROPOSED: TOTAL COVERAGE\***  
(IMPERVIOUS COVERAGE) = 29.53 % (148,976 / 504,424.80 = 29.53%)

\* NOTE: APPLICANT PROPOSES PERMEABLE PAVERS FOR SIGNIFICANT PORTION OF PATHWAYS AND DRIVEWAYS FOR REVIEW AND APPROVAL BY PLANNING DIRECTOR. IF MATERIAL IS APPROVED PERCENTAGE OF IMPERVIOUS SURFACES WILL SIGNIFICANTLY DECREASE. 29.53 % CALCULATION ASSUMES ALL IMPERVIOUS SURFACES THROUGHOUT AREAS COUNTED.



PROPOSED PUBLICLY ACCESSIBLE TRAIL, ACCESS TO "CREEKWALK"

(ALL SHARED USE TRAIL TO COMPLY WITH CFA REQUIREMENTS ON WIDTHS)



PEDESTRIAN & BIKE CIRCULATION

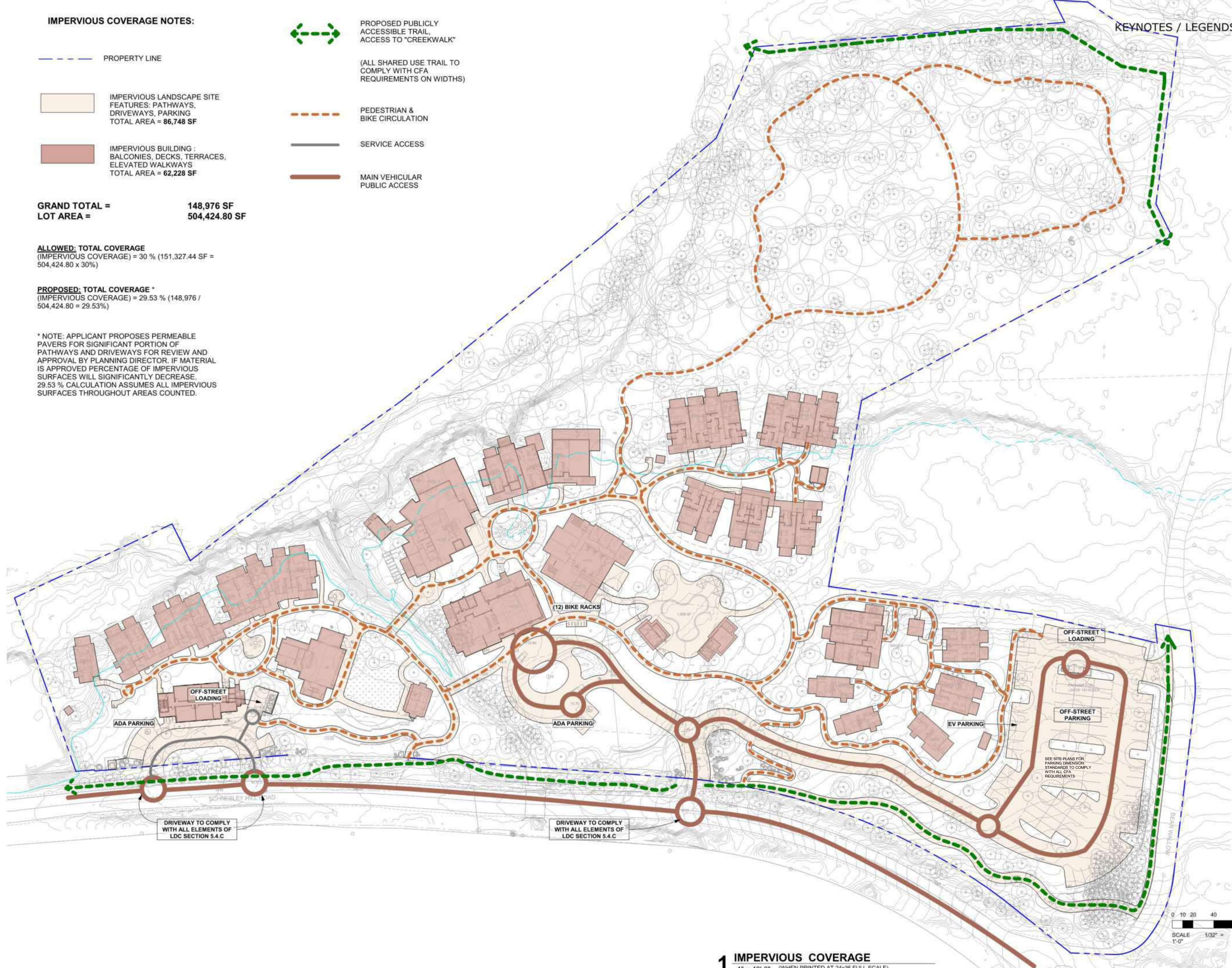


SERVICE ACCESS



MAIN VEHICULAR PUBLIC ACCESS

KEYNOTES / LEGENDS



R.D. OLSON DEVELOPMENT

WATG

Brightview Design Group

Sefton Engineering

Eric Brandt Architect

Richard Hubbell & Associates

Hammes Surveying LLC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP

key plan



1" = 40'-0"

0' 20' 40' 80'

3 9/6/2023 INITIAL SCALE CDS SUBMITTAL 3

2 8/3/2023 CDS SUBMITTAL 2

1 3/28/2023 CDS SUBMITTAL 1

no. date issue

Oak Creek Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
SEPTEMBER 6, 2023

SITE CIRCULATION  
PLAN & IMPERVIOUS  
CALCULATIONS

project no. 222032

checked by: Checker

drawn by: Author

component

A0-03

sheet no.



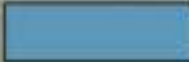
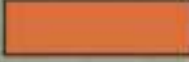



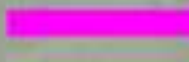
page 20 of 22

0 10 20 40 80 FT  
SCALE 1" = 40' U.N.O.

1 IMPERVIOUS COVERAGE  
1" = 40'-0" (WHEN PRINTED AT 24x36 FULL SCALE)

# FIRE ACCESS

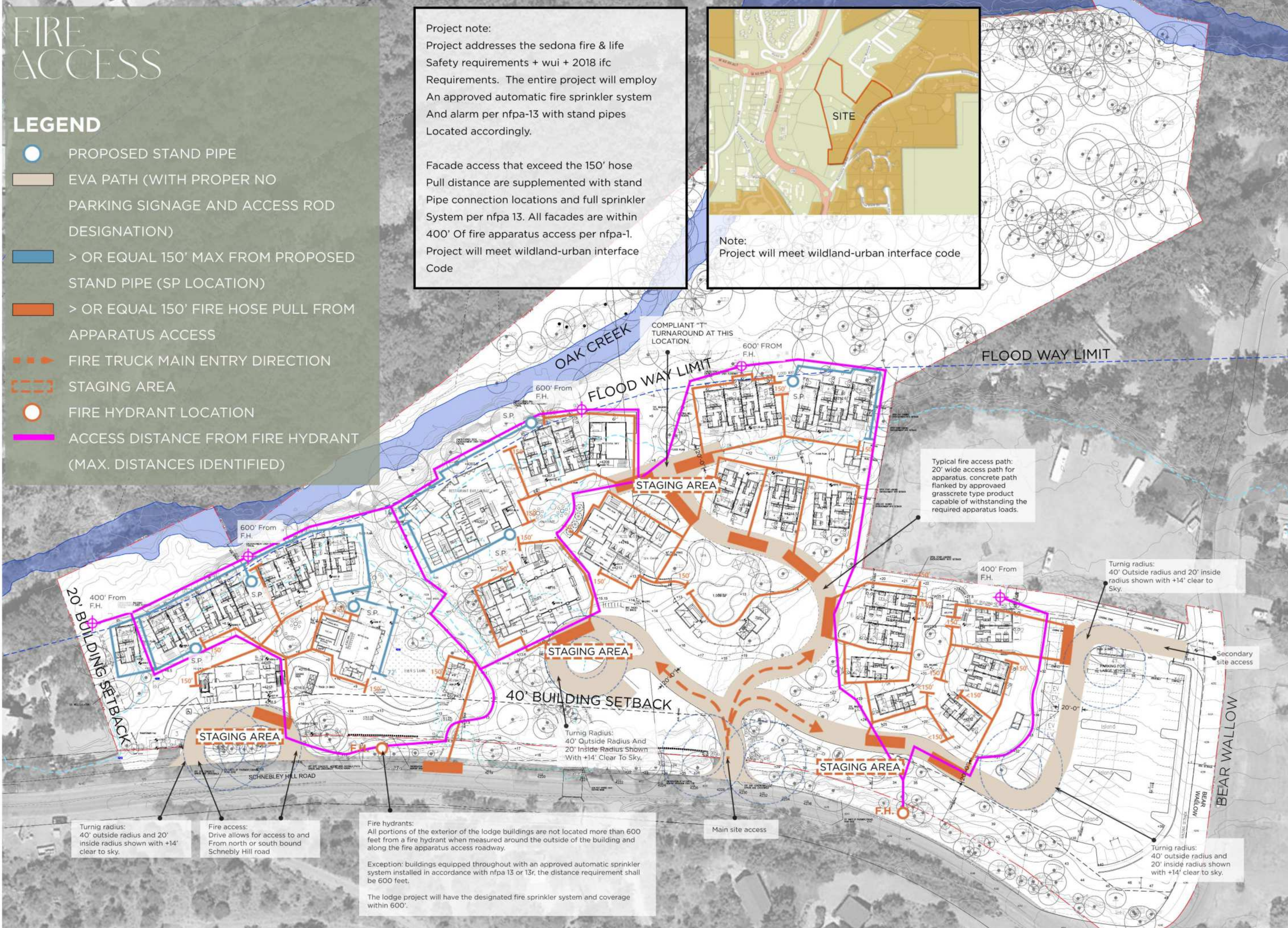
## LEGEND

-  PROPOSED STAND PIPE
-  EVA PATH (WITH PROPER NO PARKING SIGNAGE AND ACCESS ROAD DESIGNATION)
-  > OR EQUAL 150' MAX FROM PROPOSED STAND PIPE (SP LOCATION)
-  > OR EQUAL 150' FIRE HOSE PULL FROM APPARATUS ACCESS
-  FIRE TRUCK MAIN ENTRY DIRECTION
-  STAGING AREA
-  FIRE HYDRANT LOCATION
-  ACCESS DISTANCE FROM FIRE HYDRANT (MAX. DISTANCES IDENTIFIED)

**Project note:**  
 Project addresses the sedona fire & life Safety requirements + wui + 2018 ifc Requirements. The entire project will employ An approved automatic fire sprinkler system And alarm per nfpa-13 with stand pipes Located accordingly.

Facade access that exceed the 150' hose Pull distance are supplemented with stand Pipe connection locations and full sprinkler System per nfpa 13. All facades are within 400' Of fire apparatus access per nfpa-1. Project will meet wildland-urban interface Code

**Note:**  
 Project will meet wildland-urban interface code



**R.D. OLSON DEVELOPMENT**

WATG

Brightview Design Group

Sefton Engineering

Eric Brandt Architect

Richard Hubbell & Associates

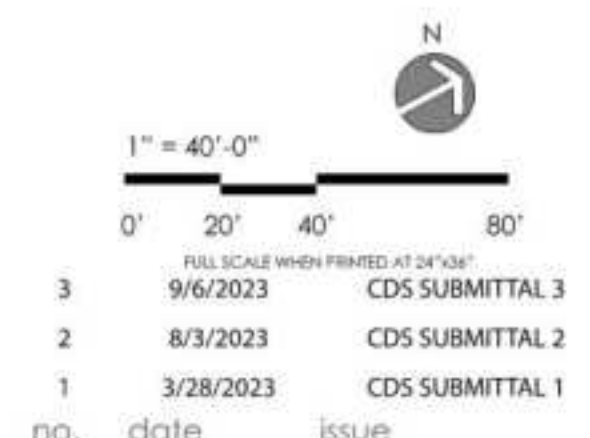
Hammes Surveying LCC

Kimley-Horn and Associates, Inc.

MD Acoustics, LLC

WSP

key plan



Oak Creek Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
 SEPTEMBER 6, 2023

Impervious Cov.,  
 Site Circulation,  
 Fire Access

project no. 222032

checked by:

drawn by:

component

**A0-04**

sheet no.  
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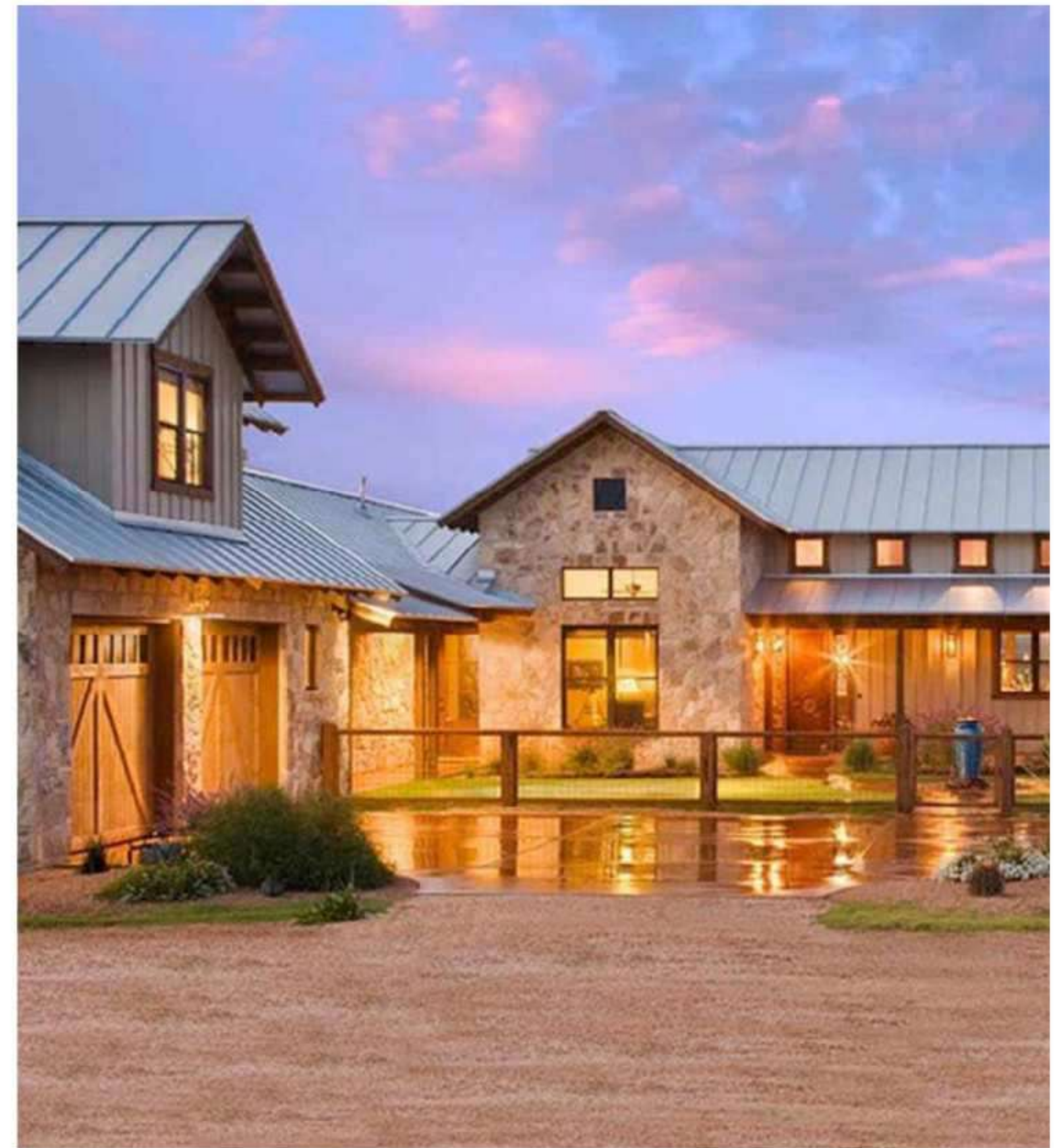
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Rustic Ranch interpretation



Contextual Interpretation & Historical



Contextual residential massing and materials



Residential character



Ranger Station Barn



Rural Vernacular character



Pump House



Bennett-Purtymun Cabin



G.Jordan Sales



Historical



Gassaway House



Schneibly House



Repurposed Barn



Contextual



Faley Homestead

3	9/6/2023	CDS SUBMITTAL 3
2	8/3/2023	CDS SUBMITTAL 2
1	3/28/2023	CDS SUBMITTAL 1

Oak Creek  
Heritage Lodge

COMPREHENSIVE DESIGN SUBMITTAL  
September 6, 2023

sheet title  
Architectural  
Character

project no: 222032  
checked by: BN  
drawn by: DW

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