



PUBLIC ART



TABLES / CHAIRS



PAVING



BENCH



PICKLEBALL COURT



DOG PARK



WATER FEATURE



FIRE PIT



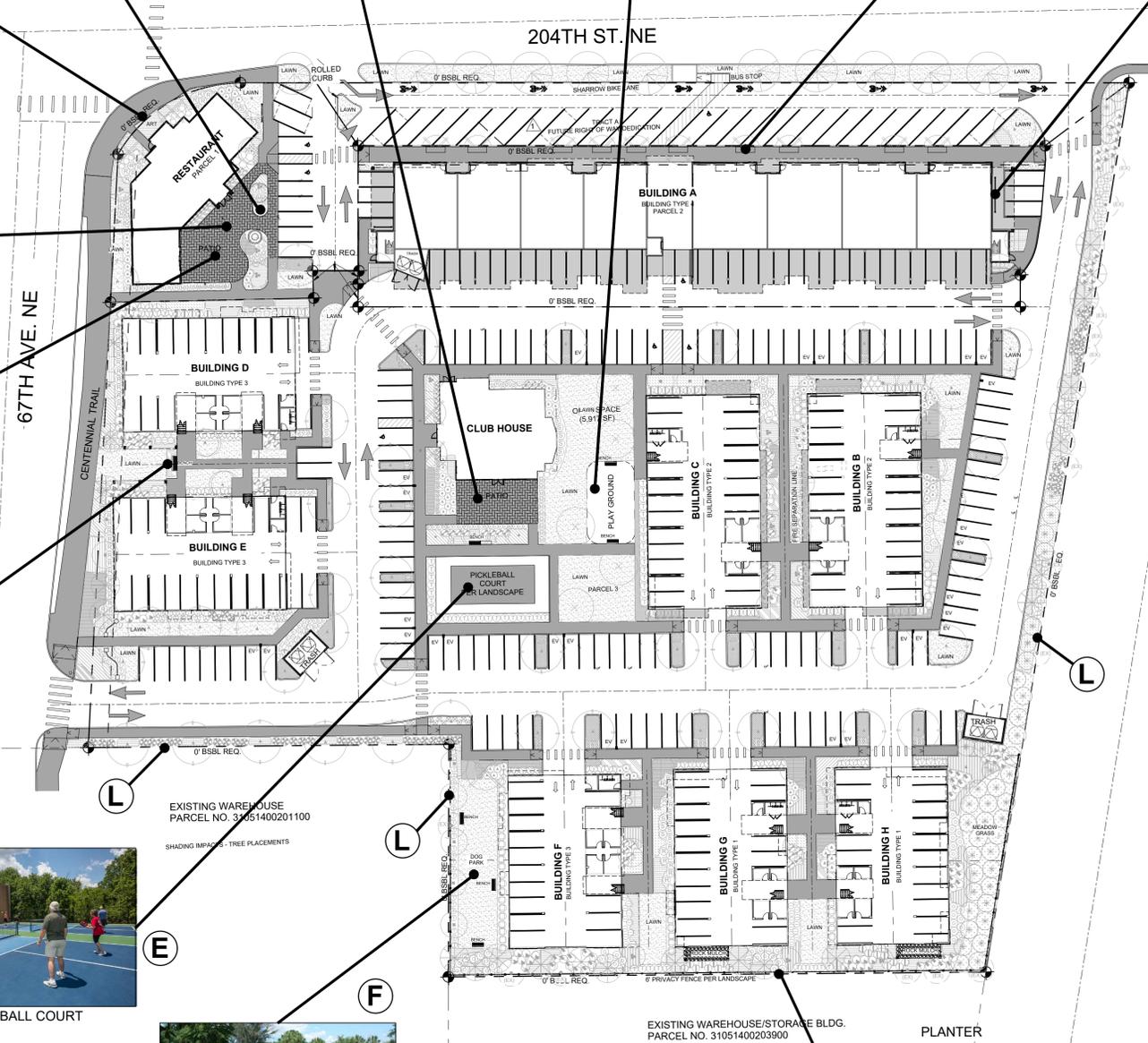
PLAY EQUIPMENT



PLANTER



BIKE RACK



**SITE AMENITIES LEGEND:**

- (A)** PUBLIC ART
- (B)** TABLES / CHAIRS
- (C)** PAVING
- (D)** BENCH
- (E)** PICKLEBALL COURT
- (F)** DOG PARK
- (G)** WATER FEATURE
- (H)** FIRE PIT
- (I)** PLAY EQUIPMENT
- (J)** PLANTER
- (K)** BIKE RACK
- (L)** VINYL FENCE

**Zoning Approval**  
 PLN #1139 & #1140  
 April 10, 2024

Amy Rusko  
Digitally signed by Amy Rusko  
 DN: cn=Amy Rusko, o=City of  
 Arlington, ou=City of Arlington  
 Planning, Development &  
 Economic Development, CH, Any  
 Reason, email=amy.rusko@cityofarlington.com



**811**  
 Know what's below.  
 Call before you dig.

**SITE AMENITY PLAN**

1" = 40'-0"

**WAF**  
 WATTENBERGER  
 40 LAKE BELLEVUE DRIVE, SUITE #850  
 BELLEVUE, WA 98005  
 WWW.WATTENBERGER.COM

**RWA**  
 RICHARD WARD ASSOCIATES  
 40 LAKE BELLEVUE DRIVE, SUITE #850  
 BELLEVUE, WASHINGTON 98005  
 EMAIL: RWA@RWA.COM

**SITE AMENITY PLAN**

**WISEMARK COMMONS**  
 6804 204th Street NE, Arlington, WA 98223-8235

#	DESCRIPTION	DATE
1	City Compendy #2	04/22/24
2	Land Use Review Phase 3 Review	02/13/24

JOB NO.: 22315  
 PLOT DATE: 02/20/24  
 DATE: 08/15/23  
 SCALE: 1" = 40'-0"  
 DRAWN: RW/ST  
 CHECKD:  
 SHEET NO.: **L-1.0**

Revision Schedule		
#	DESCRIPTION	DATE
1	City Copyright #2	04/22/24
2	Land Use Review Phase 3 Review	03/13/24

**LANDSCAPE PLAN  
 NORTH HALF**

**WISEMARK COMMONS**  
 6604 204th Street NE, Arlington, WA 98223-8235

JOB NO.: 22315

PLOT DATE: 02/20/24

DATE: 08/14/23

SCALE: 1" = 20'-0"

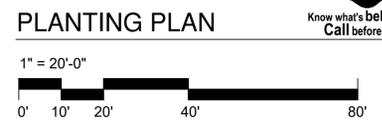
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CHKCD:

SHEET NO.: L-1.1

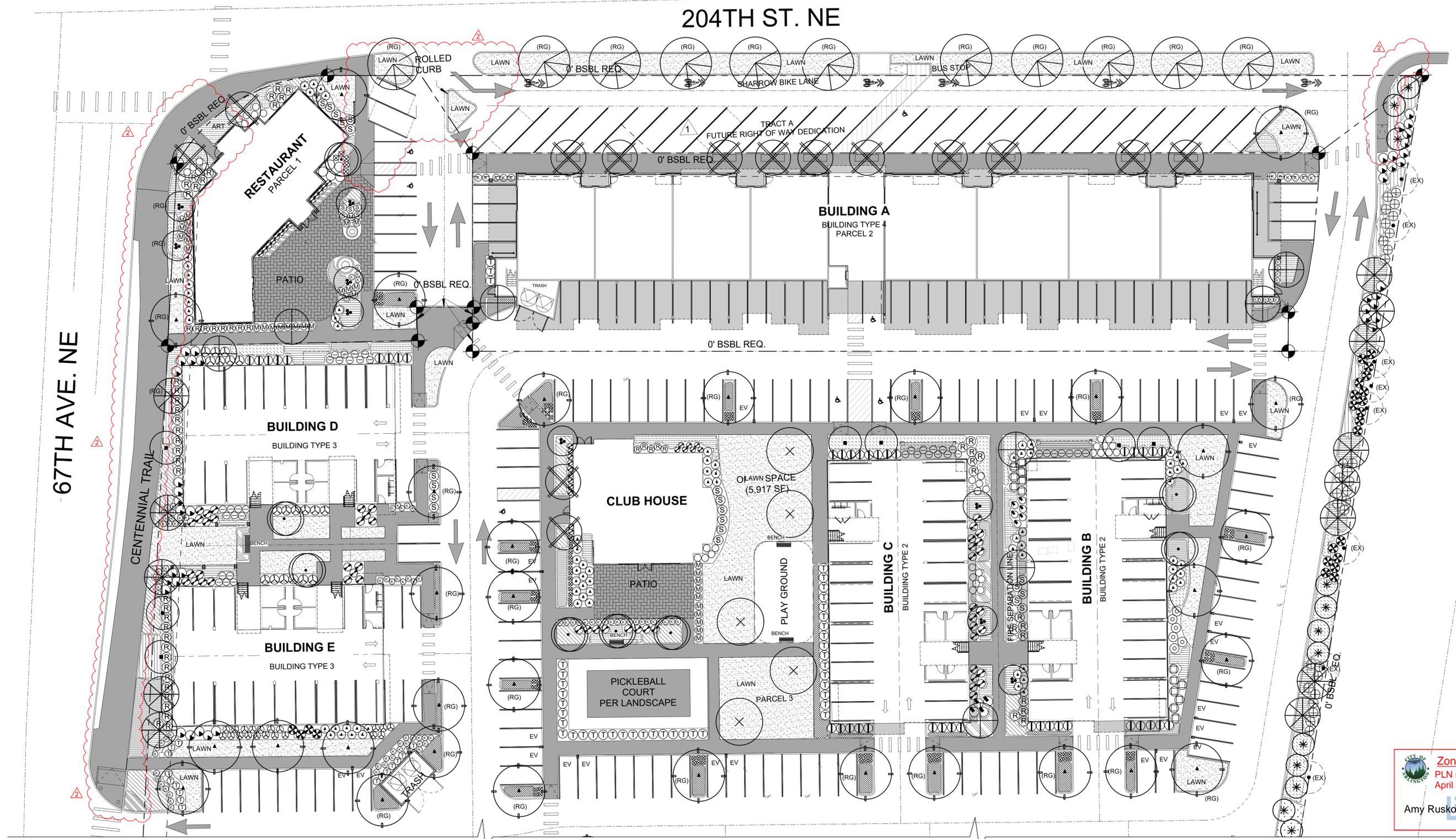
**Zoning Approval**  
 PLN #1139 & #1140  
 April 10, 2024

Amy Rusko  
 Digitally signed by Amy Rusko  
 DN: cn=Amy Rusko, o=City of Everett, ou=City of Everett, email=amy.rusko@cityofeverett.com, c=US



- LEGEND:**
- (RG) INDICATES ROOT GUARD
  - (EX) INDICATES EXISTING TREE
  - (EX-R) INDICATES EXISTING TREE REMOVED
  - [Pattern] ROCK MULCH

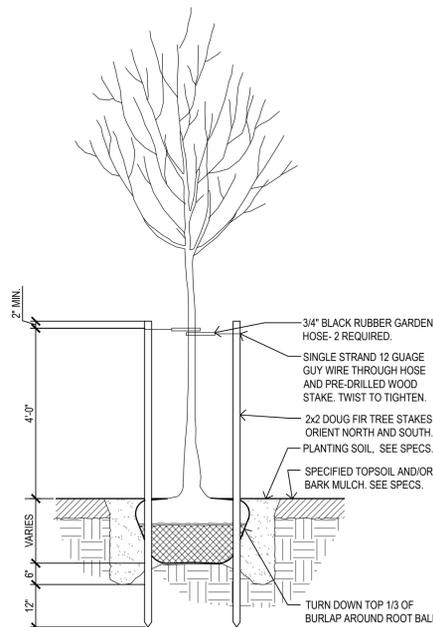
MATCHLINE: SEE L1.2



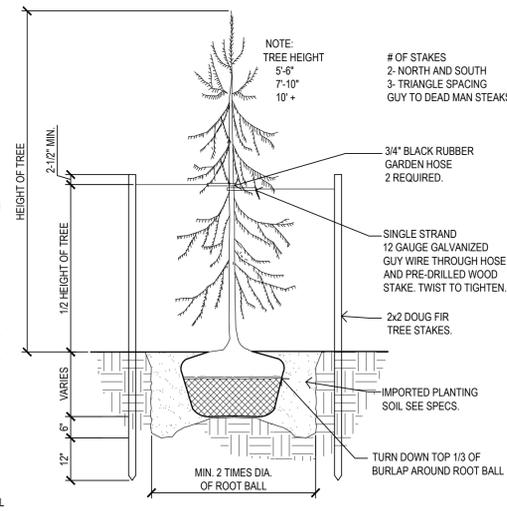
67TH AVE. NE

204TH ST. NE

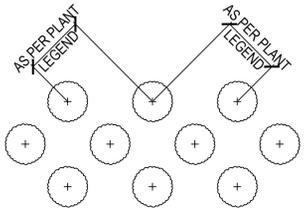
NORTHERN DR.



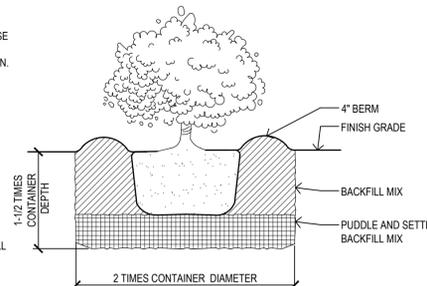
DECIDUOUS TREE STAKING DETAIL  
SCALE: NTS



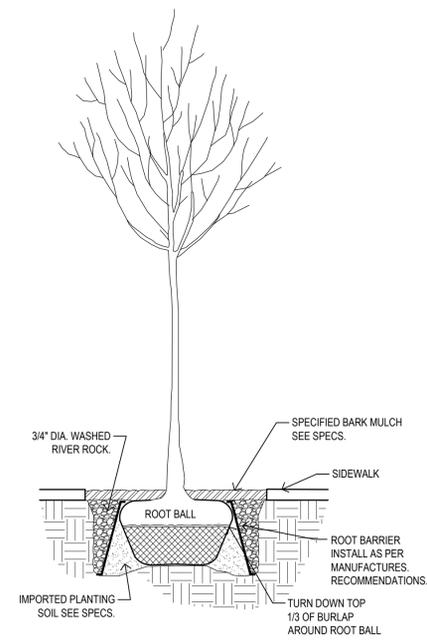
CONIFEROUS TREE STAKING DETAIL  
SCALE: NTS



GROUND COVER / SHRUB SPACING DETAIL  
SCALE: NTS



SHRUB PLANTING DETAIL  
SCALE: NTS



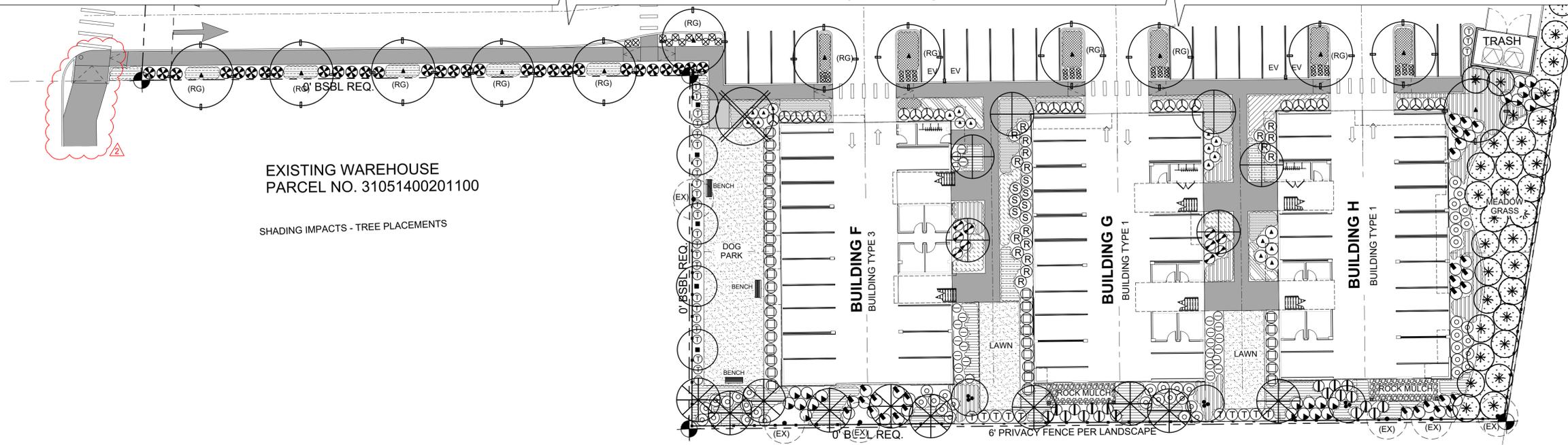
TYPICAL ROOT BARRIER DETAIL  
SCALE: NTS

1  
L1.1  
TYPICAL PLANTING DETAILS

**Zoning Approval**  
 PLN #1139 & #1140  
 April 10, 2024

**Amy Rusko**  
 City of Arlington, WA  
 Planning, Development &  
 Code Enforcement  
 6604 204th Street NE, Arlington, WA 98223-8235  
 Phone: 206.441.1632, 206.4707

MATCHLINE: SEE L1.1



EXISTING WAREHOUSE  
 PARCEL NO. 31051400201100

SHADING IMPACTS - TREE PLACEMENTS

EXISTING WAREHOUSE/STORAGE BLDG.  
 PARCEL NO. 31051400203900

- LEGEND:**
- (RG) INDICATES ROOT GUARD
  - (EX) INDICATES EXISTING TREE
  - (EX-R) INDICATES EXISTING TREE REMOVED
  - [Pattern] ROCK MULCH



**RWA RICHARD WARD ASSOCIATES**  
 40 LAKE BELLEVUE DRIVE, SUITE #850  
 BELLEVUE, WASHINGTON 98005  
 T: 425-455-0666  
 F: 425-455-0668  
 EMAIL: RWA@RWAASSOCIATES.COM

#	DESCRIPTION	DATE
1	City Compendium #2	04/23/24
2	Land Use Review Phase 3 Review	02/13/24

LANDSCAPE PLAN  
 SOUTH HALF

**WISEMARK COMMONS**  
 6604 204th Street NE, Arlington, WA 98223-8235

JOB NO.:	22315
PLOT DATE:	02/20/24
DATE:	08/14/23
SCALE:	1" = 20'-0"
DRAWN:	RW/ST
CHKD:	

#	DESCRIPTION	DATE
1	City Approval #4	01/23/24
2	Land Use Review Phase 3 Review	02/13/24

**PLANT PALLETTE**

**WISEMARK COMMONS**  
 6804 204th Street NE, Arlington, WA 98223-8235

JOB NO.: 22315

PLOT DATE: 02/20/24

DATE: 08/14/23  
 SCALE: 1" = 20'-0"  
 DRAWN: RW/TS  
 CHCKD:

SHEET NO.: **L-1.3**

**PLANT PALETTE - WISEMARK COMMONS ARLINGTON**

SYMBOL	BOTANICAL / COMMON PLANT NAME	SIZE	QTY	REMARKS
<b>TREES</b>				
(N)	ACER CIRCINATUM / VINE MAPLE	12' HT	12	(D) B&B 10' HT MIN. 5 CANE MIN.
	ACER RUBRUM 'FRANK JR.' PP16769 / RED POINTE MAPLE	2" CAL DBH	45	(D) B&B
	CORNUS FLORDIA RUBRA / PINK DOGWOOD	2" CAL	8	(D) B&B
	FRAXINUS OXYCARPA 'RAYWOOD' / RAYWOOD ASH	2" CAL	5	(D) B&B
	MAGNOLIA GRANDIFLORA 'LITTLE GEM' / LITTLE GEM MAGNOLIA	2" CAL	15	(E) B&B
	PINUS FLEXILIS 'VANDERWOLFS' PYRAMID / PYRAMID PINE	6'-7' HT	23	(E) B&B
	PLATANUS X ACERIFOLIA 'MORTON CIRCLE' / EXCLAMATION PLANE TREE	2" CAL	11	(D) B&B
	POPULUS TREMULA 'ERECTA' / SWEDISH COLUMNAR ASPEN	2" CAL	12	(D) B&B
(N)	PSEUDOTSUGA MENZIESII / DOUGLAS FIR	6' HT	43	(E) B&B
	STEWARTIA PSEUDOCAMELLIA / JAPANESE STEWARTIA	2" CAL	14	(D) B&B
<b>SHRUBS</b>				
(N)	ARBUTUS UNEDO 'OKTOBERFEST' / DWARF STRAWBERRY TREE	5 GAL	53	(E) CONTAINER
	BERBERIS THUNBERGII 'CRIMSON PIGMY' / JAPANESE BARBERRY	2 GAL	145	(E) CONTAINER
	CHOYSIA TERNATA / MEXICAN ORANGE	5 GAL	51	(E) CONTAINER
(N)	CORNUS SERVICEA 'FARROW' / ARTIC FIRE DOGWOOD	2 GAL	63	(D) CONTAINER
	EUONYMUS FORTUNEI 'MOON SHADOW' EUONYMUS	5 GAL	43	(E) CONTAINER
	HYDRANGEA PANNICULATA 'PINKY-WINKY' / PINKY-WINKY HYDRANGEA	5 GAL	96	(D) CONTAINER
(M)	MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS	5 GAL	34	(E) CONTAINER
(N)	MYRICA CALIFORNICA / PACIFIC WAX MYRTLE	5 GAL	41	(E) CONTAINER
	NANDINA DOMESTICA 'MOON GLOW'	5 GAL	93	(E) CONTAINER
	PIERIS JAPONICA 'MOUNTAIN FIRE' / NCN	5 GAL	64	(E) CONTAINER
	PRUNUS LAUROCERASUS 'SCHIPKAENSIS' / SCHIPKA LAUREL	5 GAL	60	(E) CONTAINER
	RHODODENDRON 'PJM' / MARS / UNIQUE	18" - 24"	81	(E) CONTAINER
(N)	ROSA RUGOSA / RAMANAS ROSE	2 GAL	29	(D) CONTAINER
(N)	SPIRAEA DOUGLASII 'WESTERN SPIRAEA' / NCN	5 GAL	52	(D) CONTAINER
	SPIRAEA JAPONICA 'GOLDMOUND' / SPIRAEA	5 GAL	33	(D) CONTAINER
	SARCOCOCCA CONFUSA / SWEET BOX	5 GAL	66	(E) CONTAINER
	THUJA OCCIDENTALIS 'GOLDEN WAVES' / ARBORVITEA	5' HT	96	(E) B&B
<b>GROUNDCOVERS / GRASSES / VINES</b>				
(N)	ARCTOSTAPHYLOS UVA-URSI 'MASSACHUSETTS' / KINNI KINNICK	4" POTS	383 PLANTS 750 SF	(E) CONTAINER, PLANT @ 18" O.C.
	CALAMAGROSTIC 'KARL FOERSTER' / FEATHER REED GRASS	2 GAL	105 PLANTS	(E) CONTAINER
(N)	GAULTHEIA SHALLON / SALAL	1 GAL	305 PLANTS 1050 SF	(E) CONTAINER, PLANT @ 24" O.C.
(N)	GERANIUM X CANTABRIGIENE / CRANEBILL	1 GAL	348 PLANTS 1200 SF	(E) CONTAINER, PLANT @ 24" O.C.
	HEMOROCALLIS 'STELLA DE ORO' / DAYLILY	1 GAL	522 PLANTS 1800 SF	(E) CONTAINER, PLANT @ 24" O.C.
	HEUCHERA SANGUINEUM 'MAX FREI'	1 GAL	167 PLANTS 575 SF	(E) CONTAINER, PLANT @ 24" O.C.
	LAVANDULA ANGUSTIFOLIA / ENGLISH LAVANDER	1 GAL	348 PLANTS 1200 SF	(E) CONTAINER, PLANT @ 24" O.C.
(N)	MAHONIA NERVOSA / LONG LEAF MAHONIA	1 GAL	486 PLANTS 1675 SF	(E) CONTAINER, PLANT @ 24" O.C.
(N)	POLYSTICHUM MUNITUM / SWORD FERN	1 GAL	456 PLANTS 2400 SF	(E) CONTAINER, PLANT @ 30" O.C.
	PRUNUS LAUROCERASUS 'MOUNT VERNON' / M.V. LAUREL	1 GAL	609 PLANTS 2110 SF	(E) CONTAINER, PLANT @ 24" O.C.
	SODDED LAWN		14,560 SF	
	MEADOW GRASS		2,430 SF	

**NOTES:**  
 (E): EVERGREEN  
 (D): DECIDUOUS  
 B&B: BALLED AND BURLAP  
 RG: INDICATES ROOT GUARD  
 N: INDICATED NATIVE PLANT

**PLANT PALETTE**  
 ALL SPECIFIED PLANTS SHALL FOLLOW THE STANDARDS ESTABLISHED BY THE AMERICAN STANDARD FOR NURSERY STOCK, ANSI z60.1-2014 UPDATED AND SHALL BE GRADE #1 IN ALL RESPECTS.



**Zoning Approval**  
 PLN #1139 & #1140  
 April 10, 2024  
 Digitally signed by Amy Rusko  
 DN: cn=Amy Rusko, o=City of  
 Arlington, ou=Community &  
 Economic Development, c=United  
 States  
 Date: 2024.04.10 16:32:30 -0700

TREES



ACER CIRCINATUM / VINE MAPLE



ACER RUBRUM 'FRANK JR.' PP16769 / RED POINTE MAPLE



CORNUS FLORIDA RUBRA / PINK DOGWOOD



FRAXINUS OXYCARPA 'RAYWOOD' / RAYWOOD ASH



MAGNOLIA GRANDIFLORA 'LITTLE GEM' / LITTLE GEM MAGNOLIA



PLATANUS X ACERIFOLIA 'MORTON CIRCLE' / EXCLAMATION PLANE TREE



PINUS FLEXILIS 'VANDERWOLFS' / PYRAMID PINE



POPULUS TREMULA 'ERECTA' / SWEDISH COLUMNAR ASPEN



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HYDRANGEA PANNICULATA / PINKY-WINKY HYDRANGEA



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NANDINA DOMESTICA 'MOON GLOW'



PIERIS JAPONICA 'MOUNTAIN FIRE' / N.C.N.



PRUNUS LAUROCERASUS 'SCHIPKAENSIS' / SCHIPKA LAUREL



RHODODENDRON 'PJM' / MARS / UNIQUE



ROSA RUGOSA / RAMANAS ROSE



SPIRAEA DOUGLASII 'WESTERN SPIRAEA' / NCN



SPIRAEA JAPONICA 'GOLD FLAME' / NCN



SARCOCOCCA RUSCIFOLIA / SWEET BOX



THUJA OCCIDENTALIS 'GOLDEN WAVES' / ARBORVITEA

GROUND COVER



ARCTOSTAPHYLOS UVA-URSI 'MASSACHUSETTS' / KINNIKINNICK



CALAMAGROSTIC 'KARL FOERSTER' / FEATHER REED GRASS



GAULTHERIA SHALLON / SALAL



GERANIUM X CANTABRIGIENSE / CRANEBILL



HEMEROCALLIS 'STELLA DE ORO' / DAYLILY



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LAVANDULA ANGUSTIFOLIA / ENGLISH LAVANDER



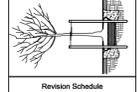
MAHONIA NERVOSA / LONG LEAF MAHONIA



POLYSTICHUM MUNITUM / SWORD FERN



PRUNUS LAUROCERASUS 'MOUNT VERNON' / M.V. LAUREL



Revision Schedule	
#	DESCRIPTION
1	City Copy #2 04/23/24
2	Land Use Review Phase 3 Review 02/13/24

PLANT PHOTO MONTAGE

WISEMARK COMMONS  
6804 204th Street NE, Arlington, WA 98223-8235

JOB NO.:	22315
PLOT DATE	02/20/24
DATE:	08/14/23
SCALE:	1" = 20'-0"
DRAWN:	RW/TS
CHECKD:	
SHEET NO.:	L-1.4

**Zoning Approval**  
PLN #1139 & #1140  
April 10, 2024

Amy Rusko  
Digitally signed by Amy Rusko  
DN: cn=Amy Rusko, o=City of Arlington, ou=Community & Economic Development, c=USA  
Date: 2024.04.10 16:32:36 -0700



PLANT PHOTO MONTAGE



**TREE RETENTION / REMOVAL SCHEDULE**

**NOTES:**

TREE#	SPECIES	DBH	COMMENTS
1	Douglas Fir	18"	REMOVE
2	Black Oak	24"	REMOVE
3	Douglas Fir	42"	REMOVE
4	Maple	12"	REMOVE
5	Douglas Fir	30"	SAVE
6	Douglas Fir	48"	SAVE
7	Douglas Fir	36"	SAVE
8	Douglas Fir	18"	SAVE
9	Douglas Fir	42"	SAVE
10	Douglas Fir	36"	SAVE
11	Aspen	6"	SAVE - Non-significant
12	Douglas Fir	36"	SAVE
13	Poplar	18"	SAVE
14	Poplar	16"	SAVE
15	Poplar	16"	SAVE
16	Poplar	6"	SAVE - Non-significant
17	Poplar	16"	SAVE
18	Poplar	26"	SAVE
19	Poplar	16"	REMOVE
20	Poplar	16"	REMOVE
21	Poplar	8"	REMOVE
22	Poplar	8"	REMOVE
23	Douglas Fir	8"	REMOVE - Non-significant
24	Red Cedar	26"	REMOVE
25	Pine	26"	REMOVE
26	Douglas Fir	48"	REMOVE
27	Maple	24"	REMOVE
28	Maple	16"	REMOVE
29	Douglas Fir	40"	REMOVE
30	Douglas Fir	30"	REMOVE
31	Douglas Fir	40"	REMOVE
32	Douglas Fir	40"	REMOVE

**NOTES:**

- TREES LOCATED BY SURVEY PROVIDED BY HARSMEN ENGINEERS, MT. VERNON WA. (5/17/23)
- SIGNIFICANT TREE RETENTION/REPLACEMENT REQUIREMENTS ARE PER AMC 20.76.120. EACH SIGNIFICANT TREE SHALL BE REPLACED AT A RATIO OF 3:1 WITH A 5 GAL. NATIVE SPECIES
- 17- SIGNIFICANT TREES TO BE REMOVED, TO BE REPLACED BY 197 REPLACEMENT TREES TO BE PLANTED ON-SITE..

- LEGEND:**
- (EX) EXISTING TREE TO BE SAVED
  - (EX-R) EXISTING TREE TO BE REMOVED
  - (19) TREE NUMBER (SEE TREE CHART THIS SHEET)
  - 20" TREE DIAMETER DBH
  - (NS) NON-SIGNIFICANT TREES

- SPECIES:**
- F = DOUGLAS FIR
  - M = MAPLE
  - P = PINE
  - POP = POPLAR
  - A = ASPEN
  - C = WESTERN CEDAR
  - O = BLACK OAK



**TREE RETENTION / REMOVAL PLAN**

1" = 30'-0"

0' 15' 30' 60' 120'

TRUE NORTH PROJECT NORTH

**WISEMARK COMMONS**

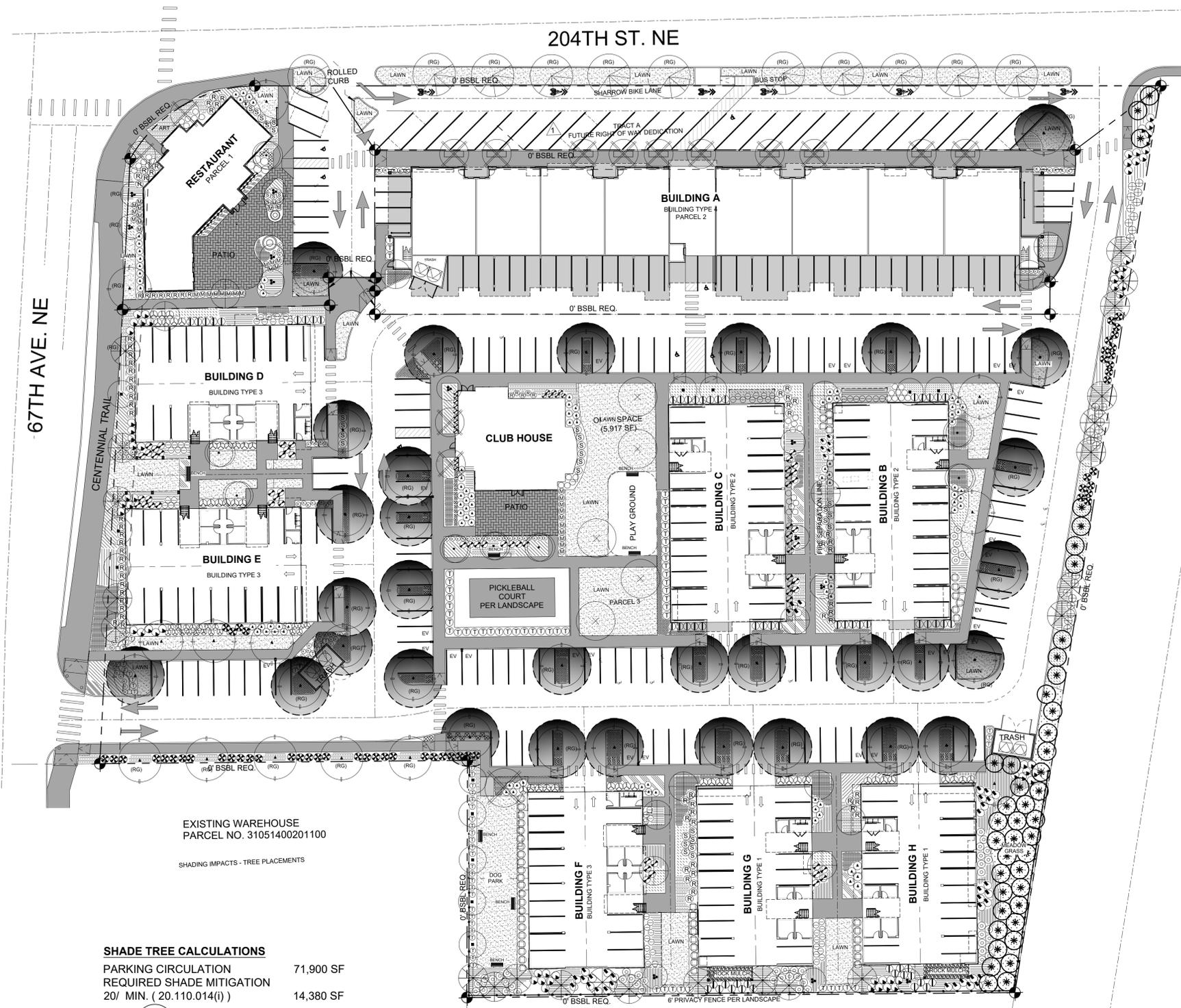
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Revision Schedule

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1	City Compendium #2	04/22/24
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811 Know what's below. Call before you dig.

SHEET NO.: **L-1.5**



EXISTING WAREHOUSE  
PARCEL NO. 31051400201100

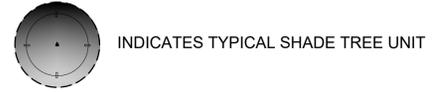
SHADING IMPACTS - TREE PLACEMENTS

**SHADE TREE CALCULATIONS**  
 PARKING CIRCULATION 71,900 SF  
 REQUIRED SHADE MITIGATION  
 20/ MIN. ( 20.110.014(i) ) 14,380 SF

15'R  $\pi R^2 = A$   
 SHADE TREE 3.14 x 15<sup>2</sup> = 706.5 / SHADE TREE UNIT

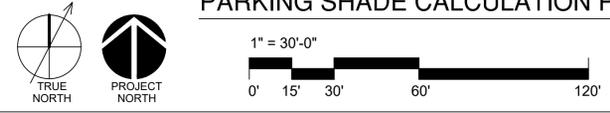
MINIMUM NUMBER OF SHADE  
 TREE UNITS REQUIRED (706.5 SF) 21 SHADE TREE UNITS

SHADE TREE UNITS PROVIDED 32



EXISTING WAREHOUSE/STORAGE BLDG.  
PARCEL NO. 31051400203900

**Zoning Approval**  
 PLN #1139 & #1140  
 April 10, 2024  
 Amy Rusko  
 City of Arlington, WA  
 Planning & Development Department



**PARKING SHADE CALCULATION PLAN**

Revision Schedule		
#	DESCRIPTION	DATE
1	City Compendium #2	04/22/24
2	Land Use Review Phase 3 Review	02/13/24

**PARKING SHADE CALCULATION PLAN**

**WISEMARK COMMONS**  
 6804 204th Street NE, Arlington, WA 98223-8235

JOB NO.:	22315
PLOT DATE	12/22/2023
DATE:	08/15/23
SCALE:	1" = 30'-0"
DRAWN:	RW/ST
CHKCD:	

