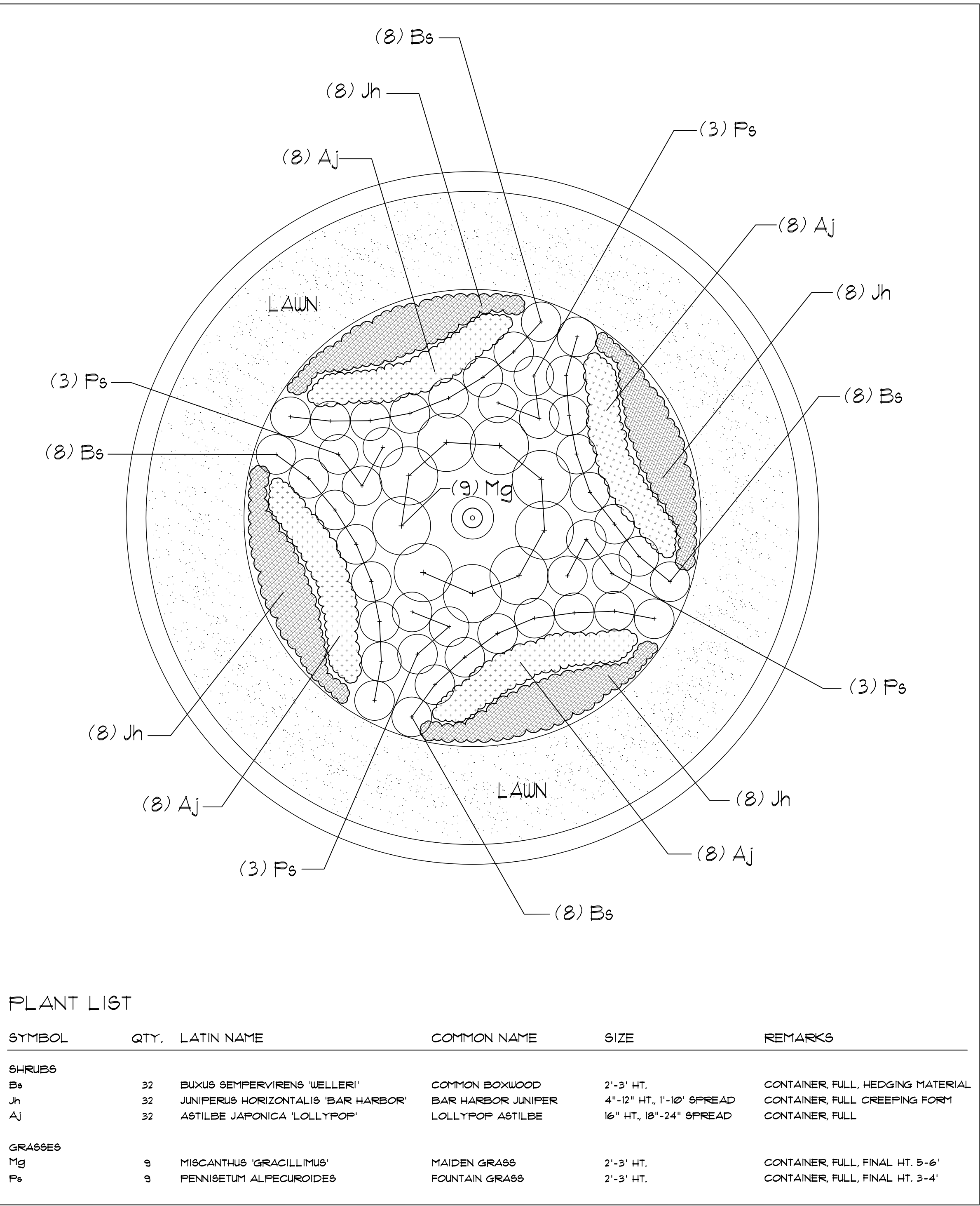


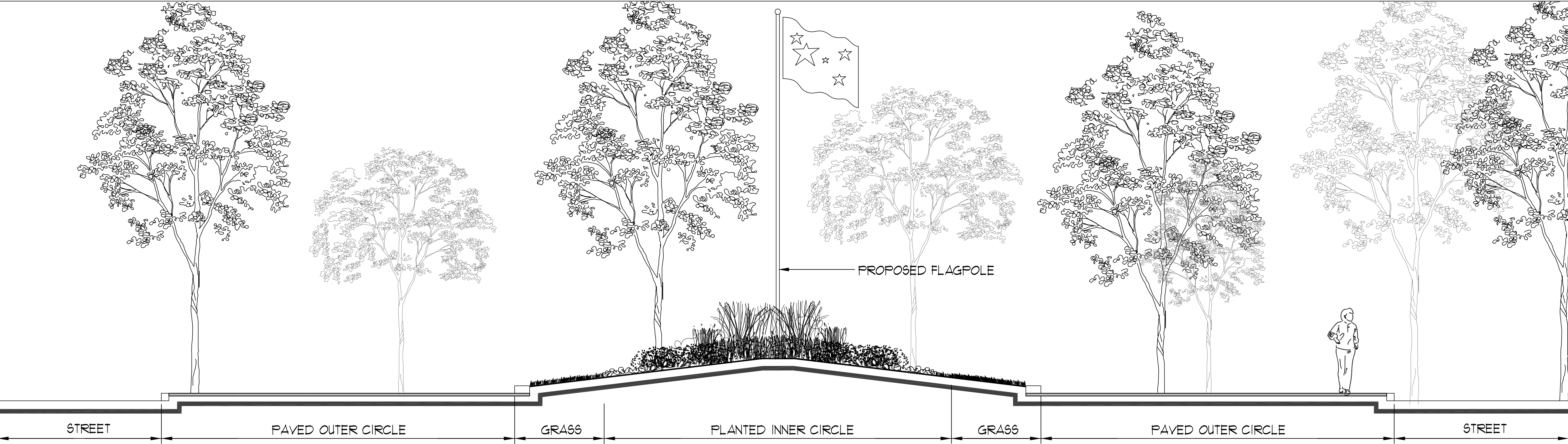
OVERALL SITE LAYOUT PLAN

SCALE: 1"=16'-0"



PLANTING PLAN & LIST

SCALE: 1"=4'-0"

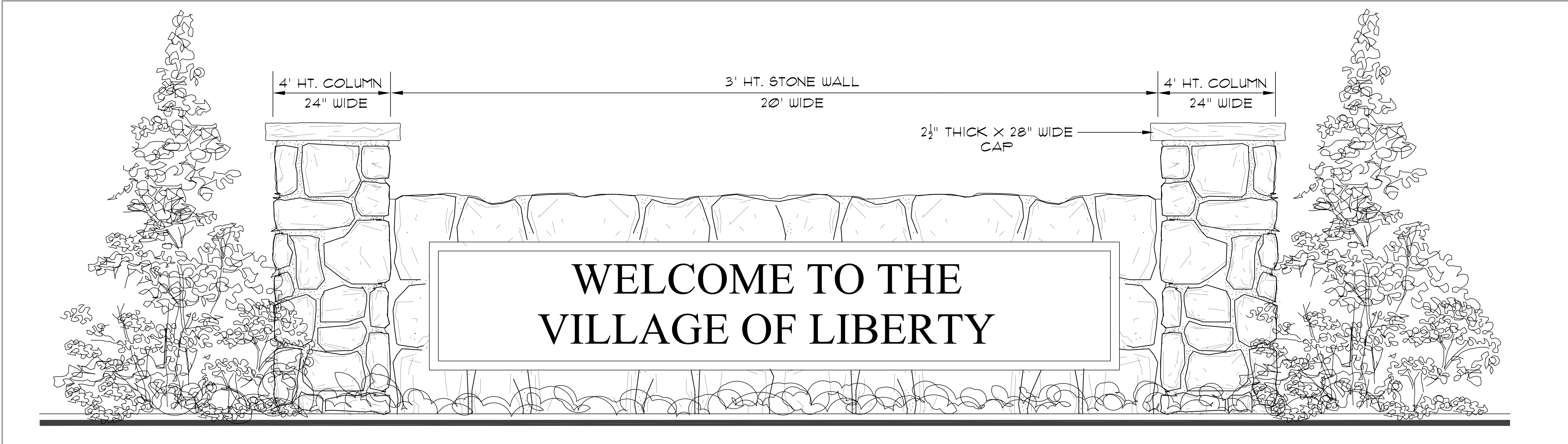


SITE SECTION - A' - A''

SCALE: 1"=4'-0"



ROUNABOUT SKETCH



VILLAGE ENTRANCE SIGN

SCALE: N.T.S.

The Liberty Roundabout Design Statement

Communities that invest funds into streetscape projects typically see a financial return over time. In recent years, many of Sullivan County's neighbors have embraced this approach and are currently undertaking major facelifts of their downtowns. Streetscape investments bring a number of tangible benefits to citizens. At the most basic level, they are an indicator of civic pride and help transform the downtown into an attractive public amenity for all to enjoy. Secondly, these improvements lead to an increase in the overall tax base by stimulating sales for existing businesses, helping to attract new investments to the revitalized area and ultimately by increasing property values.

Our design emphasizes the location of the roundabout as a gateway. Gateways, or prominent entranceways, make use of landscaping, public art and community signage. They help to orient visitors to the environment. This roundabout will welcome visitors into the center of Downtown Liberty and will help communicate to motorists that they are entering a slower speed environment.

This roundabout design plan integrates a new "Welcome" sign opportunity for Liberty residents. Whether it is in the direct form of stone with placard signage (as illustrated), paintings, or sculpture, this roundabout streetscape design plan provides an opportunity for public art to permeate the overall streetscape design for the rest of Liberty. It is hoped that this roundabout design may lead to an increase in coordinated landscape lighting, benches, bus shelters, signage, trash receptacles, paving materials and new sidewalks throughout the village. A consistency in streetscape planning is necessary to reinforce the "brand identity" of the Town of Liberty. Furthermore, it is recommended that the installed streetscape elements for this plan and any future details incorporated into Liberty, provide that sense of consistency. An adoption of streetscape standards will promote consistency between public investments and those made by the private sector.

The landscaping of the roundabout makes the central island its focus. While the design may seem very formal, it has an aesthetic advantage over traditional intersections. The raised plant bed and plant material chosen distinguished itself by being hardy in nature, more salt tolerant, shade tolerant and deliberate in texture and in color. At its center, a tall flagpole gives an increased height and scale to the area. The traffic apron surrounding the landscaped circle reflects a large star pattern radiating outward. The star pattern is of a different color than the rest of the traffic apron and therefore extends the design of the center island outward in a radiating pattern and gives more emphasis to the inner circle landscaping. The star pattern was chosen to reflect a symbol of liberty.

"The star is a symbol of the heavens and the divine goal to which man has inspired from time immemorial," George Washington.

PROJECT NARRATIVE

Legend:

- EXISTING TREE LOCATION (APPROXIMATE)
- PROPOSED STREET TREE
- PROPOSED LARGE HEIGHT GRASS
- PROPOSED MEDIUM HEIGHT GRASS
- PROPOSED MEDIUM HEIGHT SHRUB
- PROPOSED SMALL HEIGHT SHRUB
- PROPOSED SMALL CREEPING SHRUB
- PROPOSED GRASS

Plant Characteristics:

Bs - "Weller" - This cultivar has a spread and height of 3 feet as well as better winter hardiness when compared to the species. Best grown in a protected site in northern climates.

Jh - A low-growing spreading form of creeping juniper with blue green color turning reddish purple in winter. It has a slow to medium growth rate, of about 10" in ten years with a deep taproot. It is long lived.

Aj - is a colorful feathery flower with hot pink blooms, dark purple stems and dark green shiny foliage. Lollypop's beautiful flowers contrast wonderfully with the dark green foliage. Astilbe 'Lollypop' blooms in early summer.

Mg - Grows in a variety of soil types but prefers well drained soil; drought tolerant. Medium green, narrow leaves with white midrib; slender weeping leaves; copper orange to almond fall color.

Ps - Fountain Grass is an upright-open, mound forming plant. Used as an accent or specimen plant, in the middle of borders, and with other perennials. A mass planting produces a colorful display when in full bloom. Fountain Grass does well as a transitional grass between formal and natural areas.

Planting Details & Notes:

SHRUB PLANTING

NOT TO SCALE

Designed By:

Patrick Kelly • Jason Bajor • Zachary Comstock

Project Title:

LIBERTY ROUNABOUT DESIGN

Town of Liberty
Sullivan County, NY 12754

Date:
March 13, 2007

Sheet:
SP-1

Scale: As Noted

1 of 1