



690 Chesterfield Pkwy W • Chesterfield MO 63017-0760
Phone: 636-537-4000 • Fax 636-537-4798 • www.chesterfield.mo.us

August 20, 2008

Planning Commission
City of Chesterfield
690 Chesterfield Parkway West
Chesterfield, MO 63017

The Planning Commission agenda for **August 25, 2008** will include the following item for your consideration:

Valley Gates Subdivision (Summit Outer Forty Investors LLC): a Site Development Concept Plan, Conceptual Landscape Plan, and Conceptual Lighting Plan for a 7.698 acre tract of land zoned "PC" Planned Commercial District located north of US Highway 40 and east of Boones Crossing.

Planning Commission:

Stock & Associates, has submitted, on behalf of Summit Outer Forty Investors, LLC. a Site Development Concept Plan, Conceptual Landscape Plan, and Conceptual Lighting Plan for the above referenced project. The Department of Planning & Public Works has reviewed this request and submits the following report.

BACKGROUND

1. On February 7, 2005, the City of Chesterfield approved Ordinance 2154 a request for a change of zoning from an "NU" Non Urban District to a "PC" Planned Commercial District for a 7.698 acre tract of land.
2. On June 18, 2007, the City of Chesterfield approved Ordinance 2377 which repealed City of Chesterfield Ordinance 2154 to allow for an increase in building height, a change to the parking and structure setbacks, and an increase in the number of buildings for a 7.698 acre tract of land.

SUBMITTAL INFORMATION

1. The request is for 3 lots that will be individually developed as Site Development Section Plans.

DEPARTMENTAL INPUT

The submittal is in compliance with all applicable City of Chesterfield Ordinances. The Department of Planning & Public Works requests action on the Site Development Concept Plan, Conceptual Landscape Plan, and Conceptual Lighting Plan.

Respectfully submitted,



Shawn P. Seymour, AICP
Project Planner

Respectfully submitted,



Mara M. Perry, AICP
Senior Planner

Cc: City Administrator
City Attorney
Director of Planning & Public Works
Director of Planning & Development Services

Attachments: Site Development Concept Plan
Conceptual Landscape Plan
Conceptual Lighting Plan

LEGEND

EXISTING SANITARY SEWER	—○—
EXISTING STORM SEWER	—○—
PROPOSED SANITARY SEWER	—8" SS—
PROPOSED STORM SEWER	—8" S—
EXISTING TREE	—○—
EXISTING BUILDING	—▭—
EXISTING CONTOUR	—○—
SPOT ELEVATION	—○—
EXISTING UTILITIES	—○—
FOUND 1/2" IRON PIPE	—○—
SET IRON PIPE	—○—
FOUND CROSS	—○—
FOUND STONE	—○—
FIRE HYDRANT	—○—
EXISTING LIGHT STANDARD	—○—
PROPOSED LIGHT STANDARD	—○—
BUSH	—○—
SIGN	—○—
NOTES PARKING SPACES	—○—
GUY WIRE	—○—
POWER POLE	—○—
WATER VALVE	—○—
DENOTES RECORD INFORMATION	—○—
HANDICAPPED PARKING	—○—

ABBREVIATIONS

C.O.	— CLEANOUT
DB.	— DEED BOOK
E.	— ELECTRIC
FDC.	— FIRE DEPARTMENT CONNECTION
FL.	— FLOWLINE
FT.	— FEET
FND.	— FOUND
G.	— GAS
M.H.	— MANHOLE
N/F.	— NOW OR FORMERLY
P.B.	— PLAT BOOK
P.G.	— PAGE
P.V.C.	— POLYVINYL CHLORIDE PIPE
R.C.P.	— REINFORCED CONCRETE PIPE
SQ.	— SQUARE
T.	— TELEPHONE CABLE
V.C.P.	— VETRIFIED CLAY PIPE
W.	— WATER
(86"W)	— RIGHT-OF-WAY WIDTH

SURVEYOR'S CERTIFICATION

This is to certify that Stock & Associates Consulting Engineers, Inc. has prepared this Site Development Concept Plan from an actual survey. The information shown is a correct representation of all existing and proposed land divisions.

STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC.
LC NO. 222-D

By: Daniel Ehlmann, Missouri P.L.S. No. 2215

GEOTECHNICAL STATEMENT

CONTRACTOR SHALL READ THE GEOTECHNICAL INVESTIGATION "SUBSURFACE EXPLORATION VALLEY GATES - CHESTERFIELD, MISSOURI" AS PREPARED BY GEOTECHNOLOGY INC. AND DATED APRIL 28, 2008. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FOLLOW ALL RECOMMENDATIONS AS OUTLINED IN THIS REPORT.

Name _____
Date _____

OWNER:
SUMMIT OUTER FORTY INVESTORS, L.L.C.
100 S. BRENTWOOD BOULEVARD - SUITE 222
CLAYTON, MISSOURI 63105

PREPARED FOR:
SUMMIT DEVELOPMENT GROUP
100 S. BRENTWOOD BOULEVARD - SUITE 222
CLAYTON, MISSOURI 63105
314.863.9991 FAX 314.863.4407



PERTINENT DATA

OWNER	=	SUMMIT OUTER FORTY INVESTORS, LLC
SITE ADDRESS	=	16845 NORTH OUTER 40 ROAD
ZIP CODE	=	63005
EXISTING ZONING	=	"PC"-PLANNED COMMERCIAL DISTRICT
	=	ORDINANCE NO. 2377
SITE ACREAGE	=	7.698 Acres ±
FIRE DISTRICT	=	MONARCH FIRE PROTECTION DISTRICT
SCHOOL DISTRICT	=	ROCKWOOD R-8
SEWER DISTRICT	=	METROPOLITAN ST. LOUIS SEWER DISTRICT
WATER SHED	=	MISSOURI RIVER
WATER SERVICE	=	MISSOURI-AMERICAN WATER COMPANY
GAS SERVICE	=	LACLEDE GAS COMPANY
ELECTRIC SERVICE	=	AmerenUE ELECTRIC COMPANY
PHONE SERVICE	=	AT&T/SBC
LOCATOR NO.	=	17752-0073
F.I.R.M. MAP	=	29189C0140H DATED 8/2/95 - LOMR 4/17/2000
WUNNENBERG'S	=	PG. 21, FF-18

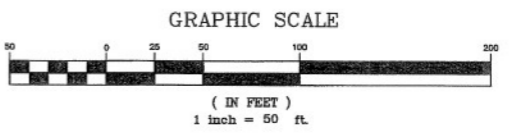
UTILITY NOTE

UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS, RECORDS AND INFORMATION, AND THEREFORE DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NON-EXISTENCE, SIZE, TYPE, NUMBER, OR LOCATION OF THESE FACILITIES, STRUCTURES AND UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES, EITHER SHOWN OR NOT SHOWN ON THESE PLANS. THE UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY IMPROVEMENTS. THESE PROVISIONS SHALL IN NO WAY ABSOLVE AN WITH THE UNDERGROUND FACILITY SAFETY AND DAMAGE PREVENTION ACT, CHAPTER 319 RSMo.

STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. AND THE UNDERSIGNED ENGINEER HAVE NO RESPONSIBILITY FOR SERVICES PROVIDED BY OTHERS TO IMPLEMENT THE IMPROVEMENTS SHOWN ON THIS PLAN AND ALL OTHER DRAWINGS WHERE THE UNDERSIGNED ENGINEER'S SEAL APPEARS. THE CONSTRUCTION MEANS AND METHODS ARE THE SOLE RESPONSIBILITY OF THE OWNER AND CONTRACTOR. STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. HAS NO RESPONSIBILITY TO VERIFY FINAL IMPROVEMENTS AS SHOWN ON THIS PLAN UNLESS SPECIFICALLY ENGAGED AND AUTHORIZED TO DO SO BY THE OWNER OR CONTRACTOR.

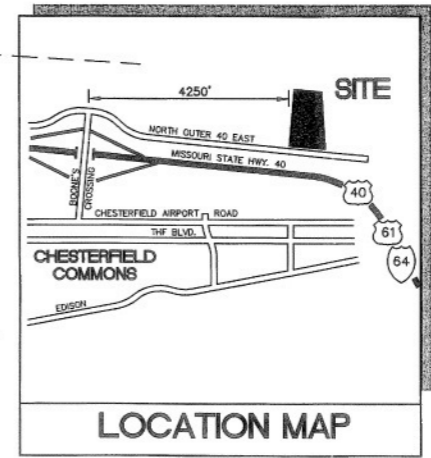
SITE DEVELOPMENT CONCEPT PLAN

A TRACT OF LAND IN PART OF LOTS 6 AND 7 OF THE JAMES LONG ESTATE, ACCORDING TO THE PLAT ATTACHED TO DEED RECORDED IN BOOK 445, PAGE 354 OF THE RECORDS OF CITY (FORMER COUNTY) OF ST. LOUIS IN U.S. SURVEY 2031, TOWNSHIP 45 NORTH, RANGE 4 EAST, ST. LOUIS COUNTY, MISSOURI.



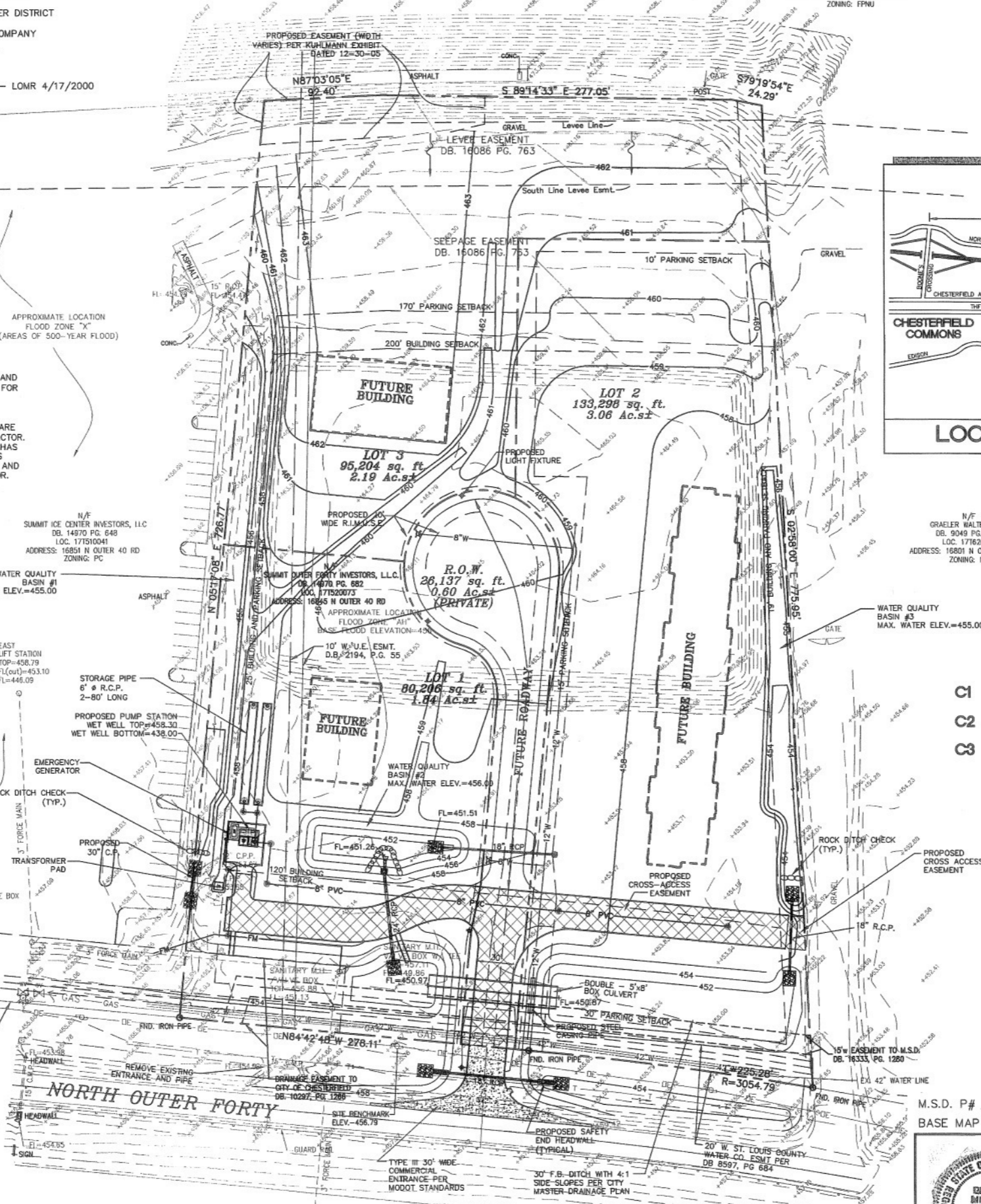
GENERAL NOTES:

- BOUNDARY AND TOPOGRAPHICAL SURVEY BY STOCK AND ASSOCIATES CONSULTING ENGINEERS, INC. (BASIS OF BEARINGS: MISSOURI STATE PLANE, GRID NORTH)
- GRADING & STORM WATER PER THE CITY OF CHESTERFIELD, THE ST. LOUIS COUNTY DEPARTMENT OF HIGHWAYS AND TRAFFIC AND MSD.
- SUBJECT PROPERTY LIES WITHIN FLOOD ZONE "AH" (AREAS WITH FLOOD DEPTHS OF 1 TO 3 FEET, USUALLY AREAS OF PONDING; BASE FLOOD ELEVATIONS 456 FEET) AND FLOOD ZONE "X" SHADED (AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN ONE SQUARE MILE AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP FOR THE ST. LOUIS COUNTY, MISSOURI AND INCORPORATED AREAS. THIS MAP IS IDENTIFIED AS MAP NO. 29189C0140 H WITH AN EFFECTIVE DATE OF AUGUST 2, 1995 REVISED TO REFLECT LOMR DATED APRIL 17, 2000.
- IN AREAS WHERE BOTH THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) DATA AND CHESTERFIELD VALLEY MASTER STORM WATER PLAN DATA APPLY, SUCH AS THIS SITE, THE HIGHER OF THE DESIGNATED BASE FLOOD ELEVATION OR THE CHESTERFIELD VALLEY MASTER PLAN 100-YEAR HIGH WATER ELEVATION SHALL BE USED. A PORTION OF THE SITE IS LOCATED IN FEMA DESIGNATED FLOOD ZONE AH WITH AN ASSOCIATED ELEVATION OF 456 AND A PORTION OF THIS SITE CONTAINS A CHESTERFIELD VALLEY MASTER PLAN CHANNEL WITH A DESIGN 100-YEAR HIGH WATER ELEVATION OF 455.1. THEREFORE, THE CONTROLLING REGULATORY WATER SURFACE ELEVATION FOR THIS DEVELOPMENT IS 456. IN ORDER TO COMPLY WITH CHAPTER 14 OF THE CHESTERFIELD CITY CODE, THE LOWEST FLOOR OF ANY STRUCTURE MUST BE BUILT TO AN ELEVATION OF 457 OR HIGHER. A CERTIFICATION OF THE ACTUAL ELEVATION OF THE CONSTRUCTED FLOOR WILL BE REQUIRED PRIOR TO OCCUPANCY OF THE BUILDING.
- ALL UTILITIES SHOWN HAVE BEEN LOCATED BY THE ENGINEER FROM AVAILABLE RECORDS. THEIR LOCATION SHOULD BE CONSIDERED APPROXIMATE. THE CONTRACTOR HAS THE RESPONSIBILITY TO NOTIFY ALL UTILITY COMPANIES, PRIOR TO CONSTRUCTION, TO HAVE EXISTING UTILITIES FIELD LOCATED. SHOULD ANY CONFLICTS BE EVIDENT, THE CONTRACTOR SHALL NOTIFY THE OFFICE OF THE ENGINEER IMMEDIATELY.
- ARCHITECTURAL ELEVATIONS, SITE LANDSCAPING PLANS, SITE LIGHTING PLANS AND SITE SIGNAGE PLANS SHALL BE SUBMITTED TO THE CITY OF CHESTERFIELD AS INDIVIDUAL LOTS ARE DEVELOPED ON THEIR SITE DEVELOPMENT SECTION PLAN.
- FOR CLARITY, STREET LIGHTS WERE NOT SHOWN ON THIS PLAN. STREET LIGHTS SHALL BE PROVIDED AS REQUIRED PER THE CITY OF CHESTERFIELD ORDINANCE 2228.
- ON-SITE STORM WATER DRAINAGE REQUIREMENTS SHALL BE IN ACCORDANCE WITH THE CHESTERFIELD VALLEY MASTER STORM WATER DRAINAGE PLAN AND AS DIRECTED BY THE CITY OF CHESTERFIELD.
- OFF-SITE GRADING EASEMENTS, IF REQUIRED, SHALL BE EXECUTED AND RECORDED PRIOR TO THE COMMENCEMENT OF ANY OFF-SITE GRADING.
- CROSS-ACCESS EASEMENTS WHERE REQUIRED, SHALL BE EXECUTED AND RECORDED AS INDIVIDUAL LOTS ARE DEVELOPED.
- NO TREES AND LANDSCAPING MAY BE LOCATED WITHIN THE HIGH-WATER LIMITS OF THE CHESTERFIELD VALLEY MASTER STORM WATER DRAINAGE DITCHES.
- ALL SIDEWALKS WITHIN THE DEVELOPMENT WILL NOT BE MAINTAINED BY THE CITY OF CHESTERFIELD.
- PRIOR TO SPECIAL USE PERMIT ISSUANCE BY THE SAINT LOUIS COUNTY DEPARTMENT OF HIGHWAYS AND TRAFFIC, A SPECIAL CASH ESCROW OR A SPECIAL ESCROW SUPPORTED BY AN IRREVOCABLE LINE OF CREDIT, MUST BE ESTABLISHED WITH THE SAINT LOUIS COUNTY.
- THE ENTRANCE IS TO PROVIDE REQUIRED SIGHT DISTANCE AND CONSTRUCTED TO STANDARDS.
- STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE CITY OF CHESTERFIELD TREE MANUAL.
- TEMPORARY OFF-SITE GRADING EASEMENTS SHALL BE EXECUTED AND RECORDED PRIOR TO APPROVAL OF ANY OFF-SITE GRADING.
- MAXIMUM HEIGHT OF RETAIL BUILDINGS, EXCLUSIVE OF ROOF SCREENING SHALL NOT EXCEED TWO (2) STORES. MAXIMUM HEIGHT OF ALL OTHER BUILDINGS, EXCLUSIVE OF ROOF SCREENING, SHALL NOT EXCEED FORTY-FIVE (45) FEET.
- ALL PROPOSED IMPROVEMENTS SHALL BE CONSTRUCTED TO ST. LOUIS COUNTY, MODOT AND THE CITY OF CHESTERFIELD STANDARDS.
- ALL GRADING AND DRAINAGE TO BE IN CONFORMANCE WITH THE ST. LOUIS COUNTY, MSD AND CITY OF CHESTERFIELD STANDARDS.
- NO SLOPES WITHIN SAINT LOUIS COUNTY RIGHT-OF-WAY SHALL EXCEED 3 (HORIZONTAL) TO 1 (VERTICAL).
- STORM WATER SHALL BE DISCHARGED AT AN ADEQUATE NATURAL DISCHARGE POINT. SINKHOLES ARE NOT ADEQUATE DISCHARGE POINTS.
- NO PARKING WILL BE PERMITTED ON THE INTERIOR ROADS AND SIGNS INDICATING SAME SHOULD BE ERRECTED WITHIN 30 DAYS OF THE PLACEMENT OF THE STRUCTURE.
- AN ELEVATION CERTIFICATE WILL NEED TO BE COMPLETED FOR ANY PAVEMENT LOCATED WITHIN THE SUPPLEMENTAL PROTECTION AREA (SPA) AS DEFINED BY CHAPTER 14, FLOOD DAMAGE PREVENTION, OF THE CITY CODE.
- UPON COMPLETION OF GRADING THE DEVELOPER SHALL APPLY AND OBTAIN A LOMR-F TO REMOVE THE AREAS WHICH HAVE BEEN PROPERLY ELEVATED OUT OF THE FEMA DESIGNATED AH ZONES. THE ROADWAY WILL BE PRIVATE AND DEDICATED TO THE TRUSTEES OF VALLEY GATES SUBDIVISION.
- SETBACKS PER ZONING ORDINANCE:
A) BUILDING SETBACKS:
a) 120 FEET FROM R.O.W. NORTH OUTER FORTY
b) 19 FEET FROM EASTERN BOUNDARY OF THE "PC" DISTRICT
c) 25 FEET FROM WESTERN BOUNDARY OF THE "PC" DISTRICT
d) 200 FEET FROM NORTHERN BOUNDARY OF THE "PC" DISTRICT
B) PARKING SETBACKS:
a) 30 FEET FROM R.O.W. NORTH OUTER FORTY
b) 19 FEET FROM EASTERN BOUNDARY OF THE "PC" DISTRICT
c) 25 FEET FROM WESTERN BOUNDARY OF THE "PC" DISTRICT
d) 170 FEET FROM NORTHERN BOUNDARY OF THE "PC" DISTRICT
e) 10 FEET FROM INTERNAL PROPERTY LINES, EXCEPT SHARED DRIVEWAYS
f) 15 FEET FROM PRINCIPLE INTERNAL STREET
- WATER QUALITY MEASURES WILL BE REQUIRED BY MSD.
- THE INTERNAL ROADWAY AND ASSOCIATED CUL-DE-SAC FOR THIS SITE WILL BE PRIVATE. THE RIGHT OF WAY TO BE GRANTED TO TRUSTEES OF VALLEY GATES SUBDIVISION.
- PARKING AND OPEN SPACE SHALL BE IN ACCORDANCE WITH THE SITE SPECIFIC ORDINANCE, ORDINANCE NO. 2377.



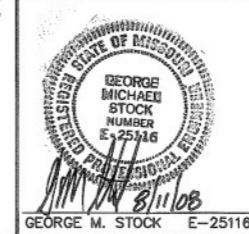
INDEX OF DRAWINGS

- C1 SITE PLAN
- C2 ORDINANCES
- C3 ORDINANCES



- ▲ 05-30-08 REVISED PER CITY COMMENTS (DATED 5-23-08)
- ▲ 05-06-08 REVISED PER CITY COMMENTS (DATED 4-21-08)
- ▲ 04-18-08 REVISED PER CITY AND FIRE DISTRICT COMMENTS (DATED 4-14-08)
- ▲ 04-10-08 REVISED PER CITY COMMENTS DATED 04-09-08
- ▲ 04-04-08 REVISED PER CITY AND FIRE DISTRICT COMMENTS
- ▲ 03-07-08 REVISED PER CITY AND FIRE DISTRICT COMMENTS

M.S.D. P# 28219-00
BASE MAP # 17T



VALLEY GATES SUBDIVISION
SITE DEVELOPMENT CONCEPT PLAN

Stock & Associates
Consulting Engineers, Inc.

257 Chesterfield Business Parkway
St. Louis, MO 63005
PH. (636) 530-9100
FAX (636) 530-9130
e-mail: general@stockassoc.com
Web: www.stockassoc.com

DRAWN BY: E.J.B. 2/19/08
DATE: 2/19/08
CHECKED BY: T.B.E. 2/19/08
DATE: 2/19/08
JOB NUMBER: 203-2992.4
SHEET: 1 of 3

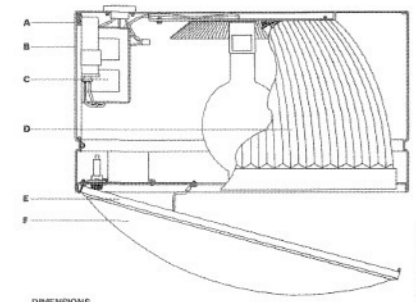
DESCRIPTION
Galleria's beauty and versatility make it an excellent choice for roadway and general area lighting applications. An aesthetic reveal in the formed aluminum housing gives the Galleria a distinctive look while a variety of mounting options and lamp wattages provide maximum flexibility.

Galleria's superior light distributions makes it the optimum choice for almost any small, medium or large area lighting application.

Category #	Type
Project	
Comments	Date
Revised	

SPECIFICATION FEATURES

- A ... Housing**
Formed aluminum housing with stamped reveal has interior-welded seams for structural integrity and is finished in premium TGIC polyester powder coat. U.L. listed and CSA certified for wet locations.
- B ... Ballast Tray**
Ballast tray is hard-mounted to housing interior for cooler operation.
- C ... Ballast**
Long-life core and coil ballast.
- D ... Reflector**
Spun and stamped aluminum reflector in vertical lamp units, or hydroformed anodized aluminum reflector in horizontal lamp units. Rotatable optics standard.
- E ... Door**
Formed aluminum door has heavy-duty hinges, captive retaining screws and is finished in premium TGIC polyester powder coat. (Spider mount unit has steel door).
- F ... Lens**
Convex tempered glass lens or flat glass.

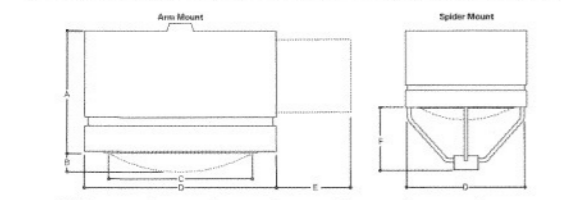


DARK SKY FCO COMPLIANT
for all flat glass configurations.

WATTAGE TABLE

Fixture Size	Wattage
GSM	75W - 175W
GSM	175W - 300W
GSL	450W - 1000W

DIMENSIONS

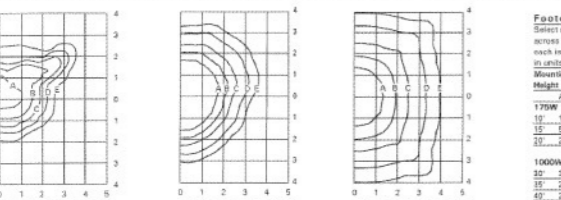


ENERGY DATA

Fixture	A	B	C	D	E	F
GSM (ft)	9.14	1.12	12.76	15.68	6.10	3.14
GSM (in)	282	36	397	495	193	100
GSM (mm)	7179	914	9933	12446	15548	7874
GSL (ft)	11.12	1.14	22.36	27.14	10.24	5.24
GSL (in)	338	29	699	848	311	162

NOTE: Reproduced per IEEE with IEEE for glass certified lamp fixtures only.
Specifications and Dimensions subject to change without notice.

PHOTOMETRICS



Footcandle Table

Select mounting height and read across for footcandle values of each footcandle line. Distance in units of mounting height.

Mounting Height	A	B	C	D	E
175W	11.25	4.80	3.25	1.16	0.45
300W	6.00	2.00	1.00	0.50	0.25
450W	3.00	1.11	0.56	0.25	0.13
1000W	3.00	2.00	1.00	0.60	0.20
3000W	2.00	0.73	0.37	0.19	0.07
6700W	2.00	1.00	0.50	0.20	0.10

STOCK SAMPLE NUMBER (Lamp Included)

SAMPLE NUMBER: GSM-AI-496-MH-ST-AS-FG-02-L

GSM	AI	MH	ST	AS	FG	02	L
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Product Family	Mounting Method	Lamp Wattage	Lamp Type	Voltage	Distribution	Lens Type	Color	L-Lamp
GSM-Galleria	Square	400-1000W	MH	120V	IV-Type III Vertical	FG-Flat Glass	BZ-Black	Included

NOTES: (a) Other options not available with stock products.



ORDERING INFORMATION

Sample Number: GSM-AI-496-MH-ST-AS-FG-02-L

Product Family	Mounting Method	Lamp Wattage	Lamp Type	Voltage	Distribution	Lens Type	Color	L-Lamp
GSM-Galleria	Square	400-1000W	MH	120V	IV-Type III Vertical	FG-Flat Glass	BZ-Black	Included

Accessories

- ARM-1: Arm Mount
- SPD-1: Spider Mount
- FL-1: Flat Glass Lens
- FL-2: Convex Glass Lens
- TR-1: Trip-Top
- TR-2: Trip-Top with 5.0" Dia. Lens
- TR-3: Trip-Top with 6.0" Dia. Lens
- TR-4: Trip-Top with 7.0" Dia. Lens
- TR-5: Trip-Top with 8.0" Dia. Lens
- TR-6: Trip-Top with 9.0" Dia. Lens
- TR-7: Trip-Top with 10.0" Dia. Lens
- TR-8: Trip-Top with 11.0" Dia. Lens
- TR-9: Trip-Top with 12.0" Dia. Lens
- TR-10: Trip-Top with 13.0" Dia. Lens
- TR-11: Trip-Top with 14.0" Dia. Lens
- TR-12: Trip-Top with 15.0" Dia. Lens
- TR-13: Trip-Top with 16.0" Dia. Lens
- TR-14: Trip-Top with 17.0" Dia. Lens
- TR-15: Trip-Top with 18.0" Dia. Lens
- TR-16: Trip-Top with 19.0" Dia. Lens
- TR-17: Trip-Top with 20.0" Dia. Lens
- TR-18: Trip-Top with 21.0" Dia. Lens
- TR-19: Trip-Top with 22.0" Dia. Lens
- TR-20: Trip-Top with 23.0" Dia. Lens
- TR-21: Trip-Top with 24.0" Dia. Lens
- TR-22: Trip-Top with 25.0" Dia. Lens
- TR-23: Trip-Top with 26.0" Dia. Lens
- TR-24: Trip-Top with 27.0" Dia. Lens
- TR-25: Trip-Top with 28.0" Dia. Lens
- TR-26: Trip-Top with 29.0" Dia. Lens
- TR-27: Trip-Top with 30.0" Dia. Lens
- TR-28: Trip-Top with 31.0" Dia. Lens
- TR-29: Trip-Top with 32.0" Dia. Lens
- TR-30: Trip-Top with 33.0" Dia. Lens
- TR-31: Trip-Top with 34.0" Dia. Lens
- TR-32: Trip-Top with 35.0" Dia. Lens
- TR-33: Trip-Top with 36.0" Dia. Lens
- TR-34: Trip-Top with 37.0" Dia. Lens
- TR-35: Trip-Top with 38.0" Dia. Lens
- TR-36: Trip-Top with 39.0" Dia. Lens
- TR-37: Trip-Top with 40.0" Dia. Lens
- TR-38: Trip-Top with 41.0" Dia. Lens
- TR-39: Trip-Top with 42.0" Dia. Lens
- TR-40: Trip-Top with 43.0" Dia. Lens
- TR-41: Trip-Top with 44.0" Dia. Lens
- TR-42: Trip-Top with 45.0" Dia. Lens
- TR-43: Trip-Top with 46.0" Dia. Lens
- TR-44: Trip-Top with 47.0" Dia. Lens
- TR-45: Trip-Top with 48.0" Dia. Lens
- TR-46: Trip-Top with 49.0" Dia. Lens
- TR-47: Trip-Top with 50.0" Dia. Lens
- TR-48: Trip-Top with 51.0" Dia. Lens
- TR-49: Trip-Top with 52.0" Dia. Lens
- TR-50: Trip-Top with 53.0" Dia. Lens
- TR-51: Trip-Top with 54.0" Dia. Lens
- TR-52: Trip-Top with 55.0" Dia. Lens
- TR-53: Trip-Top with 56.0" Dia. Lens
- TR-54: Trip-Top with 57.0" Dia. Lens
- TR-55: Trip-Top with 58.0" Dia. Lens
- TR-56: Trip-Top with 59.0" Dia. Lens
- TR-57: Trip-Top with 60.0" Dia. Lens
- TR-58: Trip-Top with 61.0" Dia. Lens
- TR-59: Trip-Top with 62.0" Dia. Lens
- TR-60: Trip-Top with 63.0" Dia. Lens
- TR-61: Trip-Top with 64.0" Dia. Lens
- TR-62: Trip-Top with 65.0" Dia. Lens
- TR-63: Trip-Top with 66.0" Dia. Lens
- TR-64: Trip-Top with 67.0" Dia. Lens
- TR-65: Trip-Top with 68.0" Dia. Lens
- TR-66: Trip-Top with 69.0" Dia. Lens
- TR-67: Trip-Top with 70.0" Dia. Lens
- TR-68: Trip-Top with 71.0" Dia. Lens
- TR-69: Trip-Top with 72.0" Dia. Lens
- TR-70: Trip-Top with 73.0" Dia. Lens
- TR-71: Trip-Top with 74.0" Dia. Lens
- TR-72: Trip-Top with 75.0" Dia. Lens
- TR-73: Trip-Top with 76.0" Dia. Lens
- TR-74: Trip-Top with 77.0" Dia. Lens
- TR-75: Trip-Top with 78.0" Dia. Lens
- TR-76: Trip-Top with 79.0" Dia. Lens
- TR-77: Trip-Top with 80.0" Dia. Lens
- TR-78: Trip-Top with 81.0" Dia. Lens
- TR-79: Trip-Top with 82.0" Dia. Lens
- TR-80: Trip-Top with 83.0" Dia. Lens
- TR-81: Trip-Top with 84.0" Dia. Lens
- TR-82: Trip-Top with 85.0" Dia. Lens
- TR-83: Trip-Top with 86.0" Dia. Lens
- TR-84: Trip-Top with 87.0" Dia. Lens
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- TR-88: Trip-Top with 91.0" Dia. Lens
- TR-89: Trip-Top with 92.0" Dia. Lens
- TR-90: Trip-Top with 93.0" Dia. Lens
- TR-91: Trip-Top with 94.0" Dia. Lens
- TR-92: Trip-Top with 95.0" Dia. Lens
- TR-93: Trip-Top with 96.0" Dia. Lens
- TR-94: Trip-Top with 97.0" Dia. Lens
- TR-95: Trip-Top with 98.0" Dia. Lens
- TR-96: Trip-Top with 99.0" Dia. Lens
- TR-97: Trip-Top with 100.0" Dia. Lens

Notes:

- Arm not included. See Accessories.
- Arm length varies based on mounting style: 12" for GSM, 11.12" for GSM and 12" for GSL.
- Available on GSM housing only.
- Available on GSM housing only.
- Medium beam lamp for GSM housing. Single beam lamp on GSM and GSL housing.
- 1000W available in 700, 300, 200, 100, and 75W. Please check fixture data for correct wattage only.
- Recessed ballast available for 20' long lamp when used with GSM housing and flat glass lens only.
- Requires recessed ballast for 20' long lamp when used with GSM housing.
- Product also available in 120V and 277V. Trip-Top ballast in 120V/277V and 200V.
- 1" Trip-Top ballast in 120V/277V and 200V. Trip-Top ballast in 120V/277V and 200V.
- Medium beam lamp only.
- Maximum output on unregulated optical distribution is 4000. 4000 Most ballast may cause reduced average foot-candle. Not available in GSM housing.
- Most can reduced average lamp, not available in GSM housing.
- 1000W not available with flat glass.
- 1000W GSL with flat glass requires 10' long lamp and not available in AG, AY, BL or 20' distribution.
- Other options available, including 6" dia. ballast, color rendering, consult your Cooper Lighting Representative.
- 1000W not available with color glass.
- Housing also available in 27, 37, 47, 57, 67, 77, 87, 97, 107, 117, 127, 137, 147, 157, 167, 177, 187, 197, 207, 217, 227, 237, 247, 257, 267, 277, 287, 297, 307, 317, 327, 337, 347, 357, 367, 377, 387, 397, 407, 417, 427, 437, 447, 457, 467, 477, 487, 497, 507, 517, 527, 537, 547, 557, 567, 577, 587, 597, 607, 617, 627, 637, 647, 657, 667, 677, 687, 697, 707, 717, 727, 737, 747, 757, 767, 777, 787, 797, 807, 817, 827, 837, 847, 857, 867, 877, 887, 897, 907, 917, 927, 937, 947, 957, 967, 977, 987, 997, 1007.
- Available on GSM and GSL housing only.
- Compatible with any lamp without exception.

Numeric Summary

Label	CalcType	Units	Avg	Max	Min
NORTH OUTER FORTY IN	Illuminance	Fc	0.81	3.8	0.1
FUTURE ROADWAY	Illuminance	Fc	0.76	3.8	0.0

Luminaire Schedule

Symbol	Qty	Label	Arrangement	Lumens	LLF	Description
[Symbol]	3	F4	SINGLE	33100	0.650	GSM-AM-400-MH-MT-3S-FG

DESIGN IS BASED ON CURRENT INFORMATION PROVIDED AT THE TIME OF REQUEST. ANY CHANGES IN MOUNTING HEIGHT OR LOCATION, LAMP WATTAGE, LAMP TYPE, AND EXISTING FIELD CONDITIONS, THAT EFFECT ANY OF THE PREVIOUSLY MENTIONED, WILL VOID CURRENT LAYOUT AND REQUIRE A CHANGE REQUEST AND RECALCULATION.



LIGHTING PLAN
VALUE PLACE HOTEL
CHESTERFIELD, MO

Scale: 1"=50'
(STOCK JOB NO. 208-4245)

PREPARED BY: LIGHTING ASSOCIATES
MR. ROB MILEHAM
MAY 30, 2008

