

SITE & LANDSCAPE DEVELOPMENT PLANS

Lot 52 Blue Crab Street

Bluffton, SC

SHEET INDEX		
SHEET #	SHEET NAME	
CS	COVER SHEET	
L1	Tree Removal & Tree Protection Plan	
L2	Layout Plan	
L3	Grading, Drainage Plan	
L4	Landscape Plan	
L5	Site & Planting Details & Cut Sheets	
L6	Permeable Paver Details and Cutsheets	

REVISIONS		
Date	Sheets Affected	Description
11/05/25	L1-L5	Updated Plan Set to Include Grading & Drainage Plans & Related Details
12/03/25	L1-L5	Revisions per HARB comments received 10/29/25
12/10/25	L4	Updates to Plant Schedule

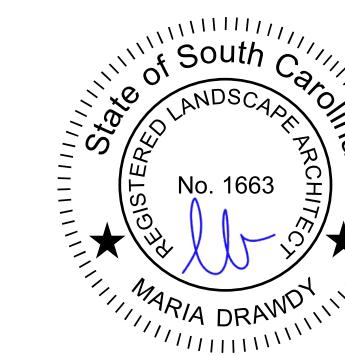
CS

FINAL LANDSCAPE
DEVELOPMENT PLANS
For
Patrick Mason Custom Homes

Lot 52 Blue Crab Street
Bluffton, SC
Revised: December 10, 2025



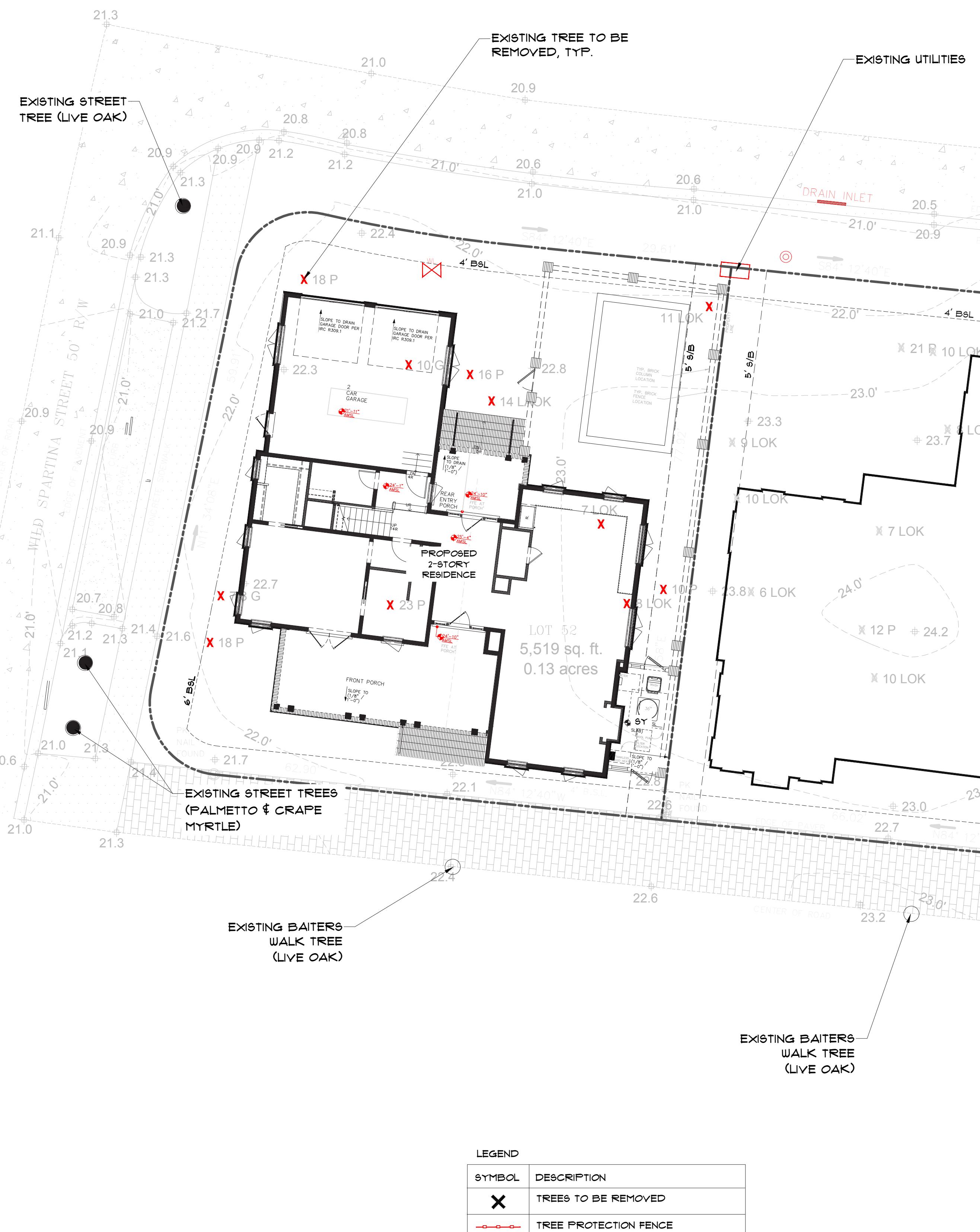
Prepared By:
Maria Drawdy, PLA



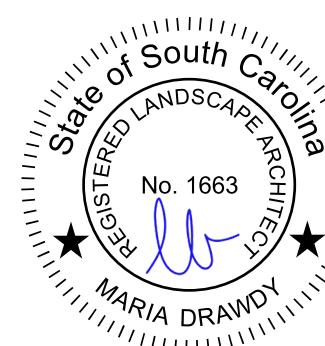
Submittal Documents
Not for Construction

MARIA GHYS DESIGNS LLC
P.O. Box 3523, Bluffton, SC
mariaghysdesigns@gmail.com
(843) 816-2565

TREE REMOVAL & TREE PROTECTION PLAN



Submittal Documents Not for Construction



Scale: 1" = 10'

L1

FINAL LANDSCAPE EVELOPMENT PLANS

For

ck Mason Custom Homes

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SITE & LAYOUT PLAN



L2

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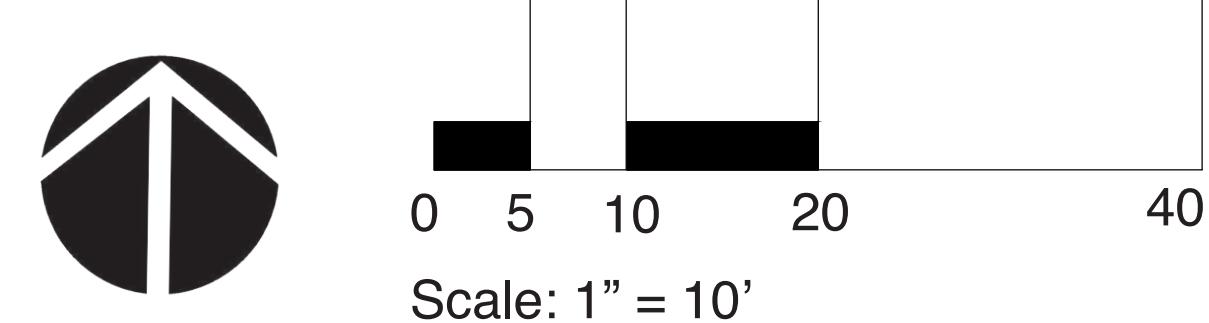
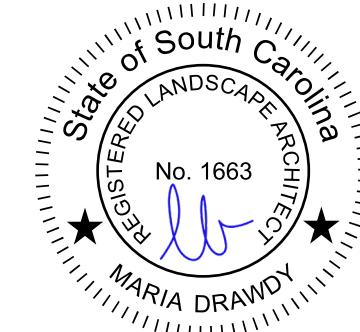
Revised: December 10, 2025



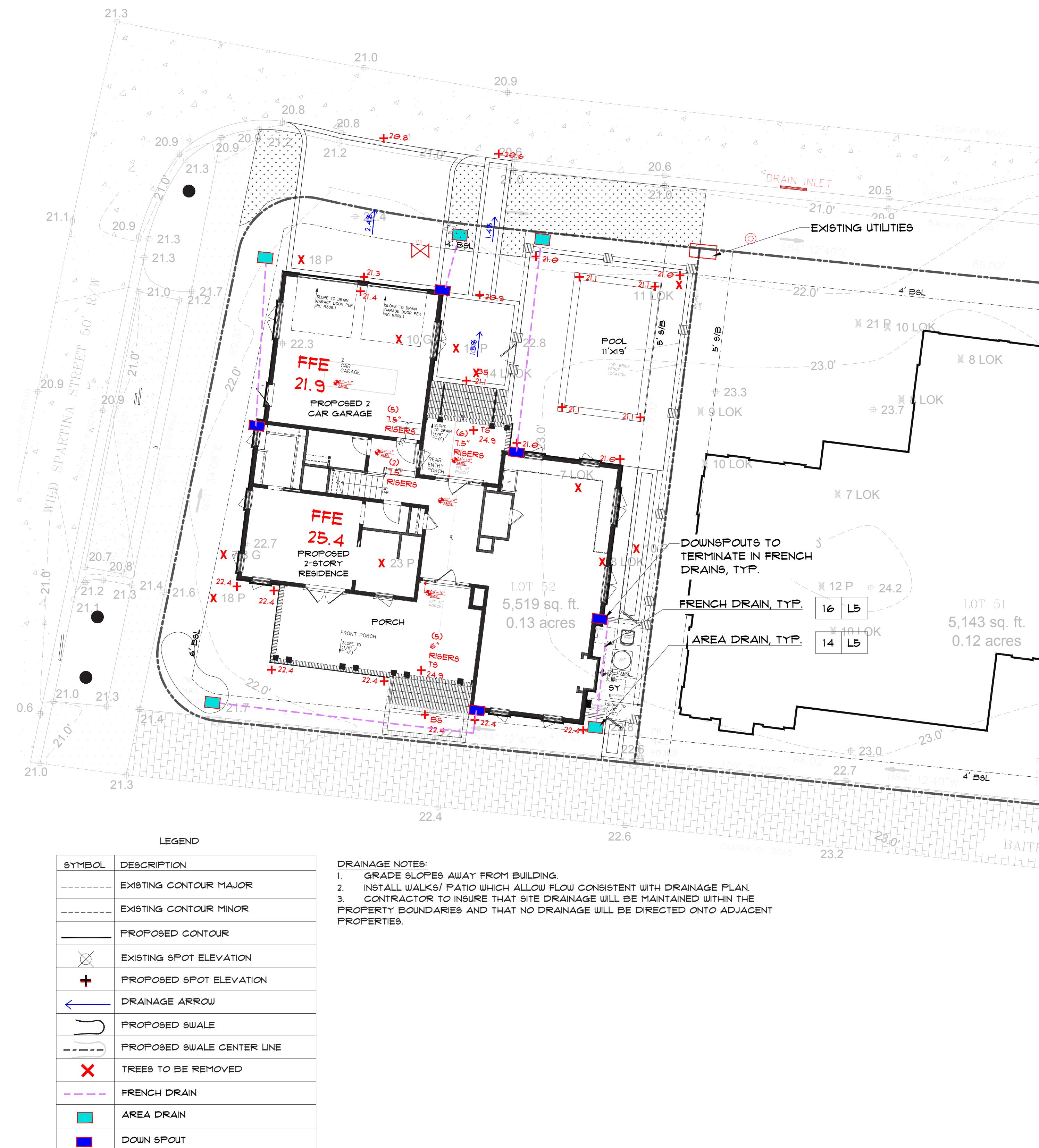
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Scale: 1" = 10'



L3

FINAL LANDSCAPE DEVELOPMENT PLANS

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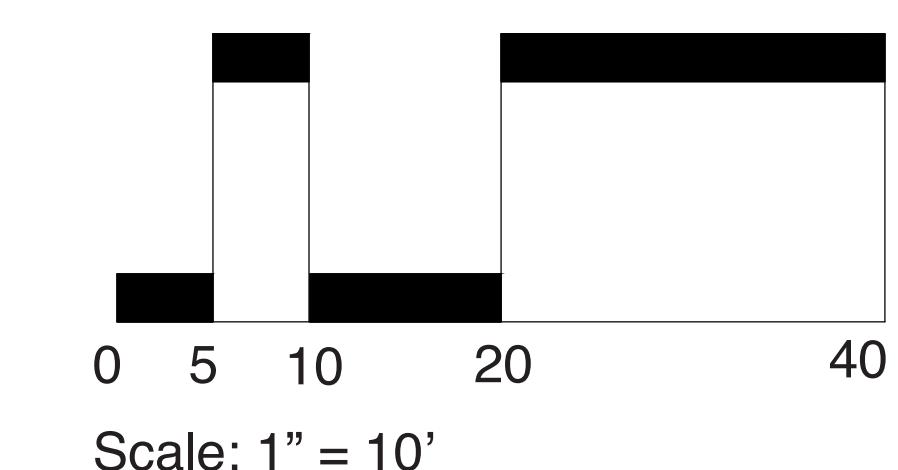
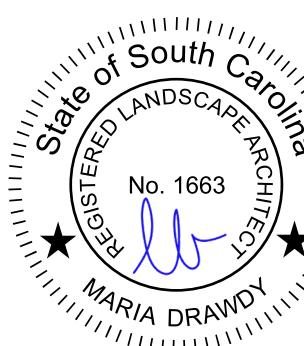
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Submittal Documents

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aria Drawdy, PLA



MARIA GHYS DESIGNS LLC

PO Box 3523 Bluffton SC

P.O. Box 3525, Bluffton, SC
mariaghysdesigns@gmail.com

(843) 816 2565

LANDSCAPE PLAN

TREE CANOPY SUMMARY

TOTAL LOT ACREAGE: 5,519 SF
 TOTAL ROOF SF +/- 2,565 SF
 5,519 - 2,565 = 2,954 SF
 2,954 SF X 75% +/- 2,216 SF
 TOTAL REQUIRED TREE CANOPY COVERAGE @ 75% = +/- 2,216 SF
 TOTAL EXISTING ON SITE & ADJACENT TREE CANOPY: +/- 1,258 SF
 TOTAL PROPOSED TREE CANOPY: +/- 1,600 SF
 TOTAL EXISTING & ADJACENT TREE & PROPOSED TREE CANOPY: +/- 2,858 SF

AERIAL IMAGE OF SITE:
5,519 SF

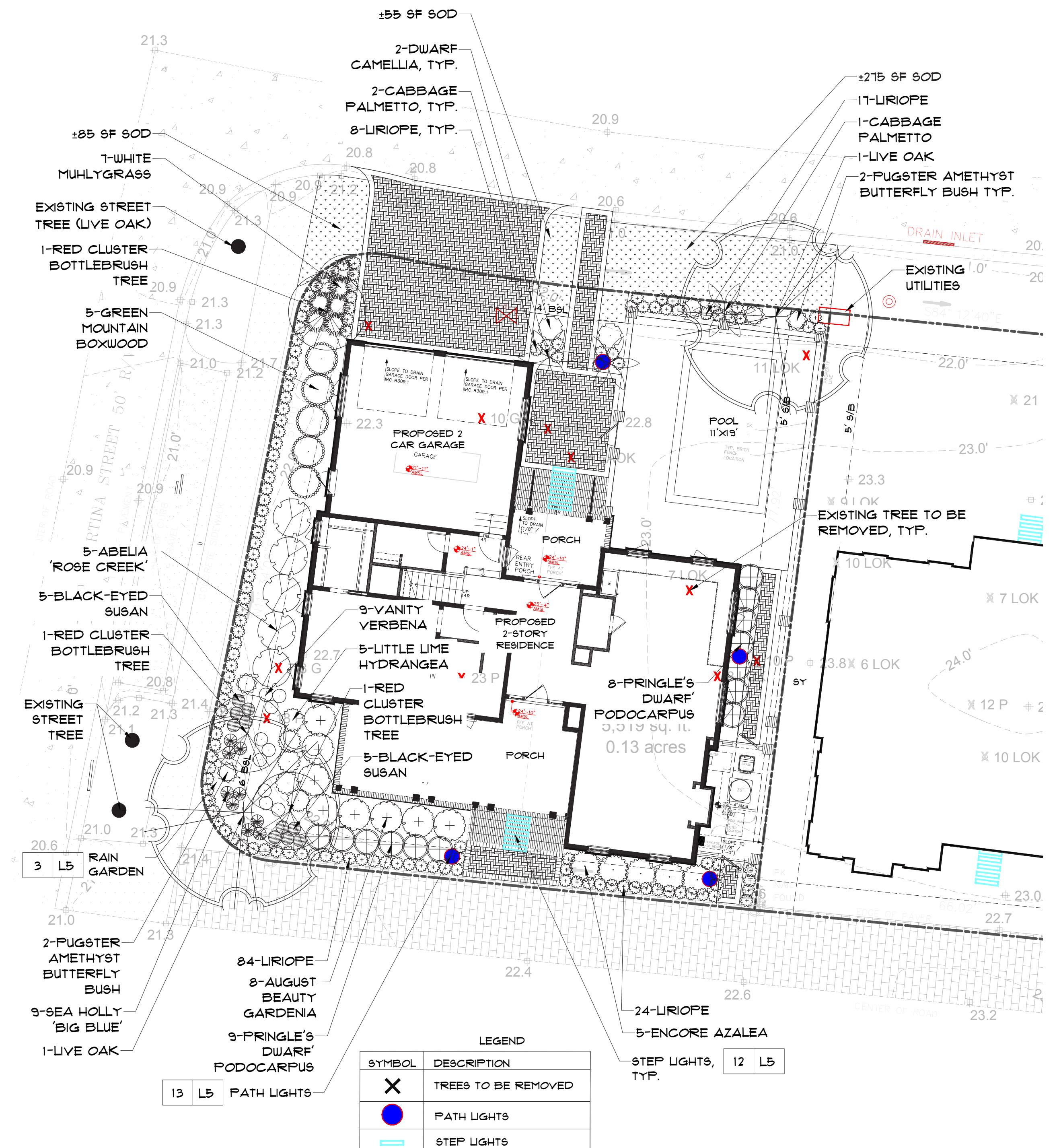
SCALE: 1" = 50'

EXISTING TREE CANOPY:
+/- 1,258 SF

SCALE: 1" = 50'

PROPOSED TREE CANOPY:
+/- 1,600 SF

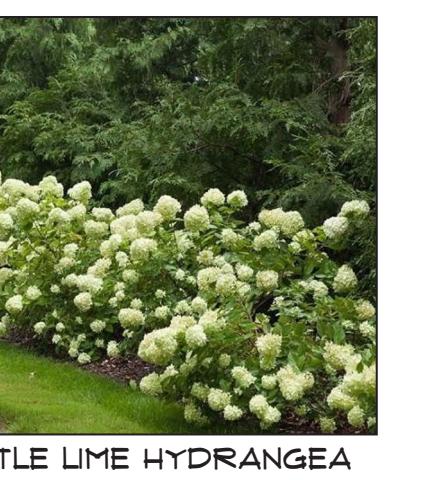
SCALE: 1" = 50'



PLANT SCHEDULE

Quantity	Common Name	Botanical Name	Container	Height	Spread	Caliper	Trunk	Notes
Tree								
2	Live Oak	Quercus virginiana		Min. 12'		2.5 Cal.		Mitigation
Shrub								
5	Abelia 'Rose Creek'	Abelia, Grandiflora 'Rose Creek'	5 gal.	2'-2.5'	2'			
8	August Beauty Gardenia	Gardenia jasminoides 'August Beauty'	7 gal.	3'-3.5'	2'-2.5'			
5	Green Mountain Boxwood	Buxus 'Green Mountain'	7 gal.	2'	1.5'			
5	Encore Azalea	Rhododendron Encore	7 gal.	2'-2.5'	2'			White Flowering
5	Little Lime Hydrangea	Hydrangea paniculata 'Little Lime'	3 gal.	1.5'	1.5'			
24	Pringle's Dwarf Podocarpus	Podocarpus macrophyllus 'Pringle's Dwarf'	7 gal.	2.5'-3'	2.5'			
3	Red Cluster Bottlebrush Tree	Callistemon rigidus	15 gal.	5'-6'	3'-4'			Standard
Perennials/G-Cover								
10	Black-eyed Susan	Rudbeckia fulgida	1 gal.	1'	1.25'			
125	Liriope	Liriope muscari 'Big Blue'	1 gal.	1'	1.25'			24" O.C.
2	Pugster Amethyst Butterfly Bush	Buddleia x Pugster Amethyst	3 gal.	1.25'	1.25'			
9	Sea Holly 'Big Blue'	Eryngium 'Big Blue'	1 gal.	8"	6"			
9	Vanity Verbena	Verbena bonariensis 'Vanity'	1 gal.	18"	12"			
7	White Muhlygrass	Muhlenbergia capillaris	3 gal.	3.25'	2.5'			
1,250 SF +/-	Pine straw Mulch	Pine straw Mulch in Disturbed Areas						

PLANT IMAGERY



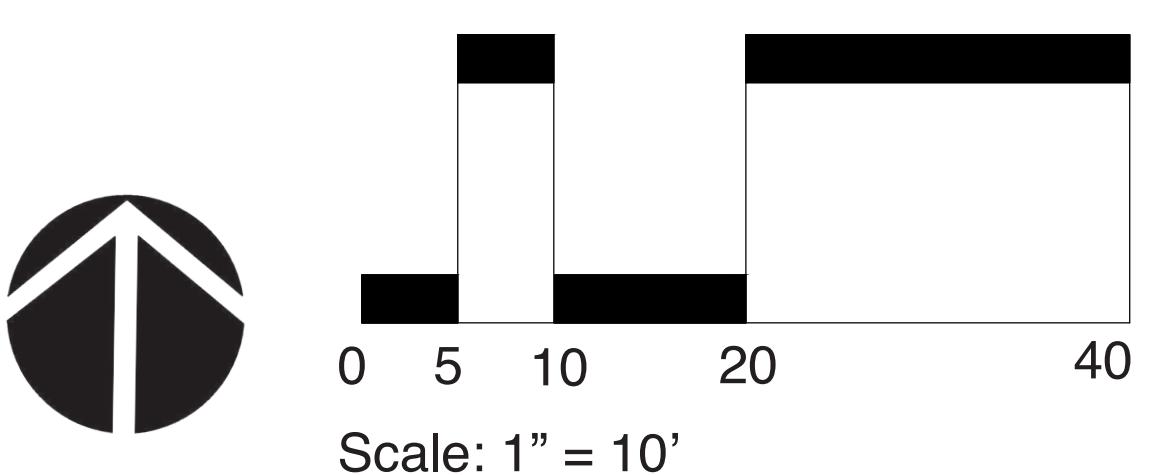
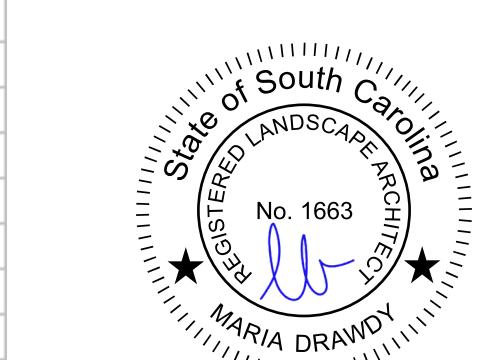
L4

FINAL LANDSCAPE
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Bluffton, SC

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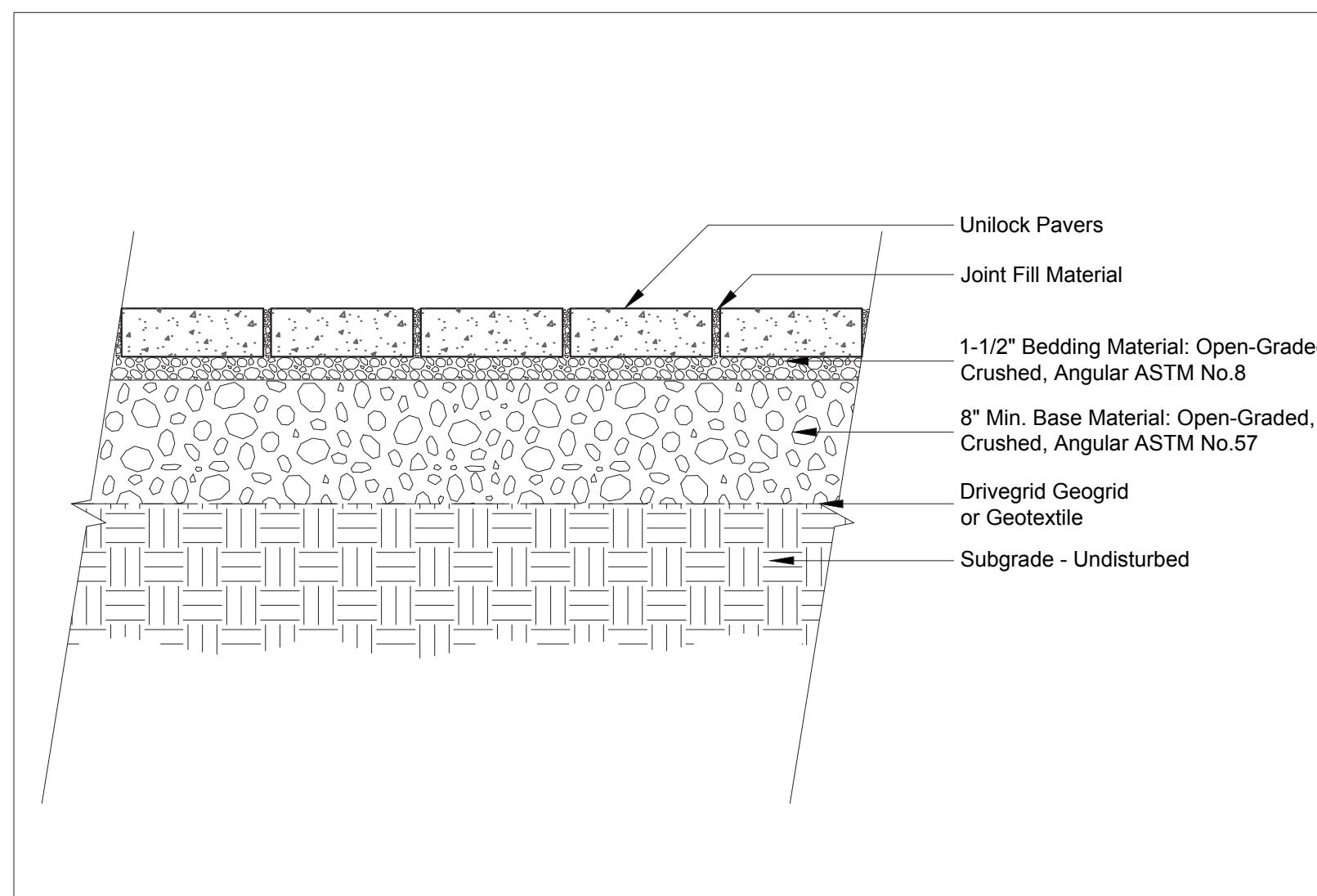
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DETAILS & CUT SHEETS

Permeable Sidewalk (Non-Vehicular)

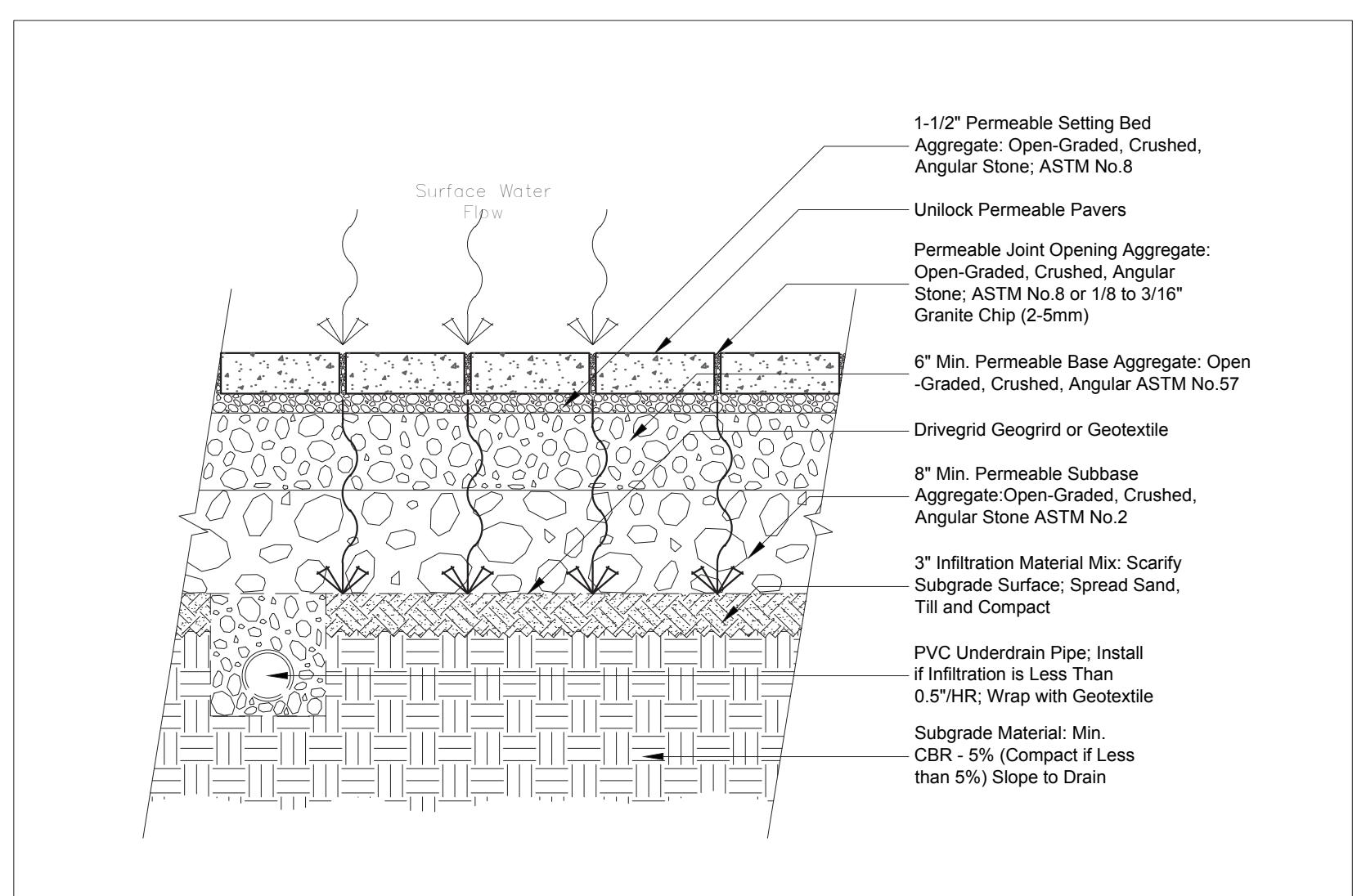


Note:
This cross section is intended for preliminary design purposes only. Confirm site conditions and consult with a qualified design professional or installer prior to installation.

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UNILOCK®
PAVERS & WALLS

Permeable Driveway (Medium Duty)



Note:
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UNILOCK®
PAVERS & WALLS



BURGUNDY RED BURNT CLAY OLD OAK BASALT HERITAGE RED HERITAGE CLAY BURGUNDY RED/BURNT CLAY/OAK 2 COLOR BLEND HERITAGE 2 COLOR BLEND
Solid Separately Blended on Site Solid Separately Blended on Site

Bundle Type	SINGLE
Thickness (mm)	70MM
Dimension mm	100mm x 250mm x 70mm
Dimension Imperial	3 7/8" x 9 7/8" x 2 3/4"
Bundle	88.41
Layer	11,000.00
Section	-
Stone	0.28
PER BUNDLE	Layers 8.00 Sections -
SQFT PER	SqFt 1.19 Layer - Bundle 104.69
SOLDIER LNFT PER	SqFt 2.97 Layer - Bundle -
SAILOR LNFT PER	SqFt 32.81 Layer - Bundle 262.47
UNITS PER	SqFt 3.62 Layer - Bundle 320.00
LBS PER	SqFt 361 Layer - Bundle 2,888

STANDARD 60 x 250 x 70mm
250 x 100 x 70mm

ADVANTAGES		
PERMEABLE	Can be installed to allow water to flow through	
REALA™	Cast from historic brick	
ULTIMA™	Up to 4x stronger than poured-in-place concrete	
DRIVE FRIENDLY	Can handle vehicular loads	

Notes: **SAFETY IN INSPECTION** and a qualified contractor is required. **Installation** & **Import** of a permeable paver must be used in prevent settling, cracking, or permeable installations. Unilock recommends using granite chips for joint fill. For traditional applications, please refer to the Product Data Guide. All measurements are nominal. Contact Unilock for more information.

Notice in the Product Data Guide: All measurements are nominal. Contact Unilock for more information.

Internal Use Only. TWN ON

TM 4.5.2020

UNILOCK

Model: Town Hall 70mm
Color: Heritage 2 Color Blend
Pattern: Herringbone
Size: 3 7/8" x 9 7/8" & 2 3/4"
Manufacturer Info: Unilock
Website: www.unilock.com

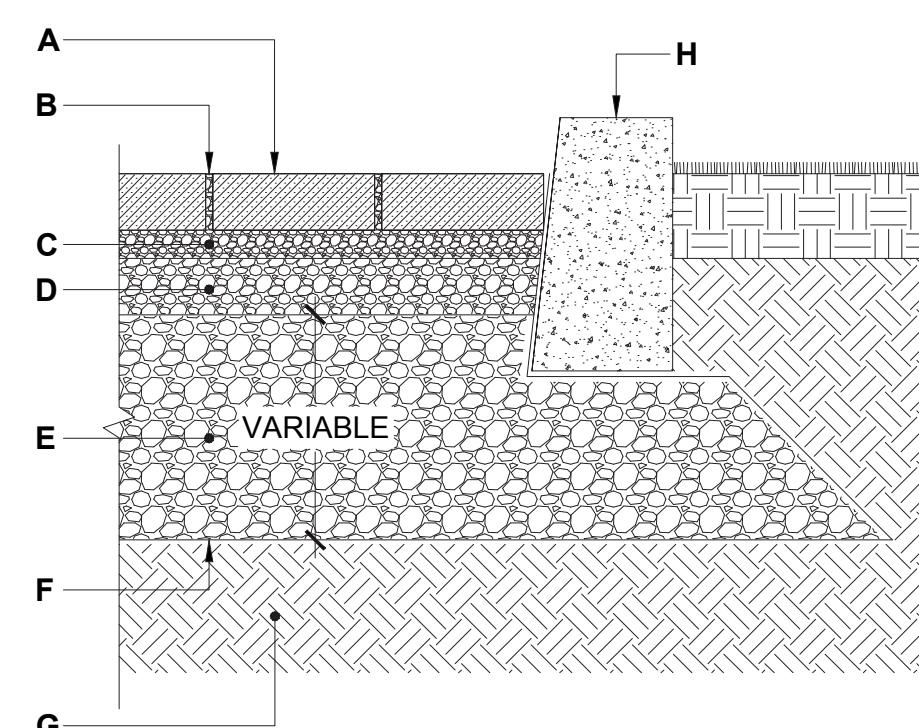
Or Approved Equal

1 L6 Non Vehicular Permeable Paving

Scale NTS

TECHO—BLOC

SEGMENTAL
PERMEABLE PAVEMENT
FULL INFILTRATION



CASE No 1 - FULL INFILTRATION

- A. PERMEABLE PAVER FROM TECHO-BLOC
- B. JOINT FILLING MATERIAL
ASTM No 8 (CSA 2.5-10 mm) AGGREGATE
- C. BEDDING COURSE, 1 1/2" TO 2" (40 TO 50 mm)
ASTM No 8 (CSA 2.5-10 mm) AGGREGATE
- D. BASE COURSE, 4" (100 mm)
ASTM No. 57 (CSA 5-28 mm) AGGREGATE
- E. SUBBASE COURSE
ASTM No. 2 (CSA 40-80 mm) AGGREGATE
- F. GEOTEXTILE
- G. SUBGRADE



Model: BLU 60 mm

Finish: Smooth

Color: Cafe Crema

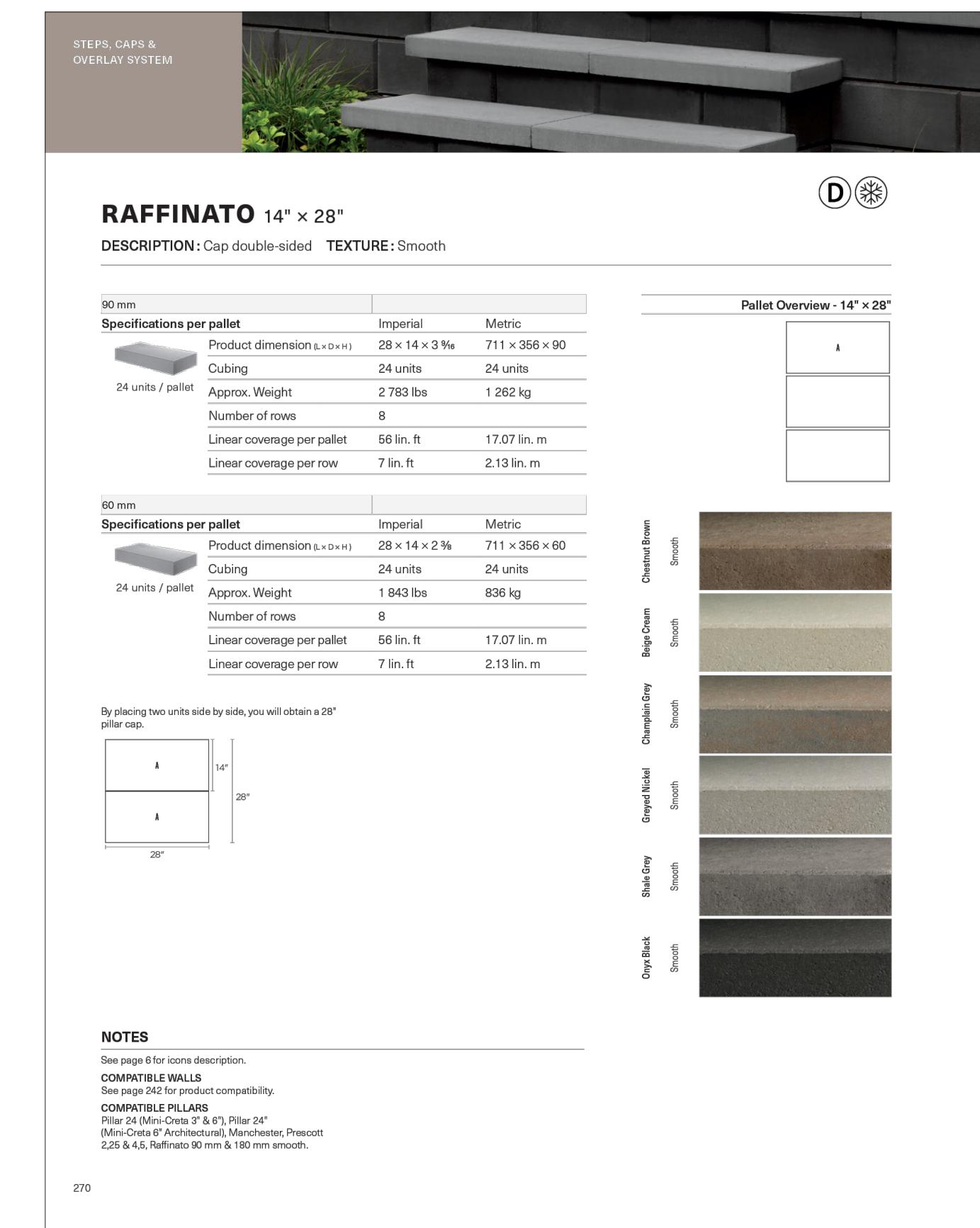
Pattern: Linear

Size: 13" x 6 1/2" & 2 3/8"

Manufacturer Info:

1&2 L6 Non Vehicular & Med. Duty Permeable Paving

Scale NTS



Model: Raffinato 60mm

Finish: Smooth

Color: Champagne Grey

Pattern: Linear

Size: 28" x 14" & 2 3/8"

Manufacturer Info:

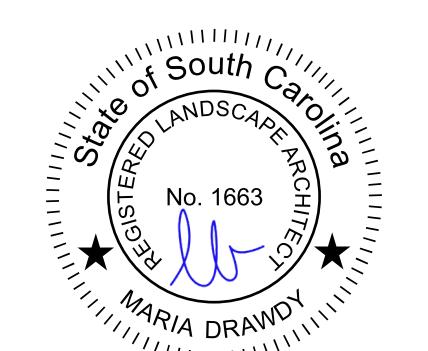
L6
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