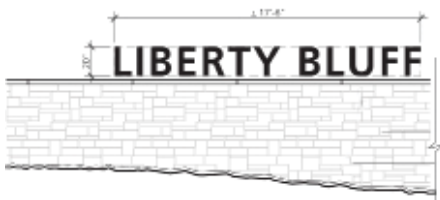




LIBERTY BLUFF MASTER PLAN

Liberty Bluff is a conservation subdivision located just south of Hyatts Road off State Route 315 in northern Liberty Township. The Olentangy River and State Route 315 are both designated as Scenic Byways/Rivers. The plan preserves the river corridor with large setbacks and open space reserves that preserve most of the natural tree stands adjacent to SR 315.

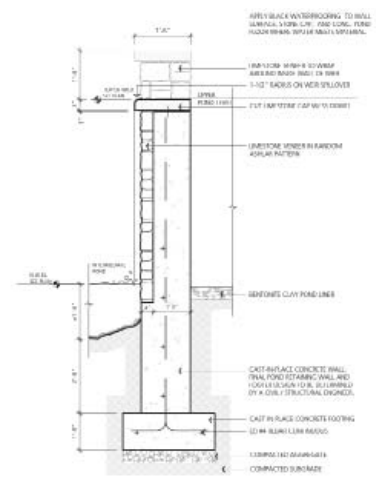
This plan creates a mix of lot sizes, with larger lots located below elevation 900 where visible from adjacent neighborhoods, and smaller lots located above elevation 900 where homes will be visually screened from SR 315 views. In addition, the plan preserves most of the sites natural features in open space, which represents a full one third of the gross acreage of the site.



EXAMPLE - NATURAL STREAM BED
 NTS



EXAMPLE - FLAT STONE STEP WATERFALL
 NTS



UPPER AND LOWER POND RETAINING WALL / OVERFLOW WIER
 NTS

PROJECT INFORMATION

- Location: Liberty Township, Delaware County, Ohio
- Client: John Wicks (RPDD)
- Services: Land Planning
 Landscape Architecture
 Public Meetings
 Zoning & Development Text