

DATE	DESCRIPTION

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11/25/2017	PRELIMINARY SUBMITTAL COMMENTS

PLANTING LEGEND

SYMBOL	BOTANIC NAME	COMMON NAME	SIZE	SPACING	QUANTITY	REMARKS
TREES						
CACA	Carpinus caroliniana	Carolina Hornbeam	2.5" cal., 10'-12' h.	Per plan	9	
GIBI	Ginkgo biloba 'Princeton Sentry'	Princeton Sentry Ginkgo	2.5" cal., 10'-12' h.	Per plan	5	
GYDI	Gymnocladus dioicus	Kentucky Coffee Tree	2.5" cal., 10'-12' h.	Per plan	5	
SYRE	Syringa reticulata 'Ivory Silk'	Ivory Silk Tree Lilac	2" cal., 8'-10' h.	Per plan	5	

NOTE: ALL TREES SHALL BE B&B, ROOT BALL SIZE AS APPROPRIATE FOR THE CALIPER SPECIFIED. SEE SPECIFICATIONS FOR PROPER ROOT QUALITY.

SYMBOL	BOTANIC NAME	COMMON NAME	SIZE	SPACING	QUANTITY	REMARKS
SHRUBS						
ARME	Aronia melanocarpa	Chokecherry	#5 cont.	5' o.c.	28	
CLAL	Clethra alnifolia 'Hummingbird'	Hummingbird Summersweet	#5 cont.	3' o.c.	23	
FOBS	Fothergilla 'Blue Shadow'	Blue Shadow Fothergilla	#5 cont.	4' o.c.	41	
ILGL	Ilex glabra 'Shamrock'	Shamrock Inkberry	#5 cont.	3.5' o.c.	29	
JUBC	Juniperus horizontalis 'Blue Chip'	Blue Chip Juniper	#5 cont.	5' o.c.	24	
PHOP	Physocarpus opulifolius 'SMPTW'	Tiny Wine Ninebark	#5 cont.	4' o.c.	56	
SPGF	Spiraea japonica 'Goldflame'	Goldflame Spiraea	#5 cont.	3' o.c.	42	
THOC	Thuja occidentalis 'BaliJohn'	Technito Arborvitae	#15 cont.	Per plan	8	

SYMBOL	BOTANIC NAME	COMMON NAME	SIZE	SPACING	QUANTITY	REMARKS
PERENNIALS AND ORNAMENTAL GRASSES						
HESC	Heuchera 'Southern Comfort'	Southern Comfort Coral Bells	#1 cont.	18" o.c.	120	
PAVI	Panicum virgatum 'Prairie Sky'	Prairie Sky Switchgrass	#1 cont.	3' o.c.	4	
PEOR	Pennisetum orientale 'Karley Rose'	Karley Rose Fountain Grass	#1 cont.	2' o.c.	29	

SYMBOL	BOTANIC NAME	COMMON NAME	SIZE	SPACING	QUANTITY	REMARKS
TURF AND SEED						
	Poa pratensis	Kentucky Bluegrass	Sod	---	---	

LANDSCAPE CALCULATIONS

PARKWAY	
PARKWAY LENGTH:	126 LF
TREES REQUIRED:	3 TREES (1 TREE PER 40 LF)
TREES PROVIDED:	3 TREES

BUFFERYARD (TYPE 1) - EAST	
BUFFERYARD LENGTH:	125 LF
SHADE TREES REQUIRED:	4 TREES (3 TREES PER 100 LF)
SHADE TREES PROVIDED:	3 TREES*
ORNAMENTAL TREES REQUIRED:	2 TREES (1 TREES PER 100 LF)
ORNAMENTAL TREES PROVIDED:	2 TREES
SHRUBS REQUIRED:	20 SHRUBS (16 SHRUBS PER 100 LF)
SHRUBS PROVIDED:	50 SHRUBS
* ONE SHADE TREE HAS NOT BEEN SHOWN DUE TO SPACE TAKEN BY TRELLIS STRUCTURE. ADDITIONAL SHRUBS ARE INCLUDED TO OFFSET TREE.	

BUFFERYARD (TYPE 1) - SOUTH	
BUFFERYARD LENGTH:	185 LF
SHADE TREES REQUIRED:	6 TREES (3 TREES PER 100 LF)
SHADE TREES PROVIDED:	6 TREES
ORNAMENTAL TREES REQUIRED:	2 TREES (1 TREES PER 100 LF)
ORNAMENTAL TREES PROVIDED:	2 TREES
SHRUBS REQUIRED:	30 SHRUBS (16 SHRUBS PER 100 LF)
SHRUBS PROVIDED:	34 SHRUBS

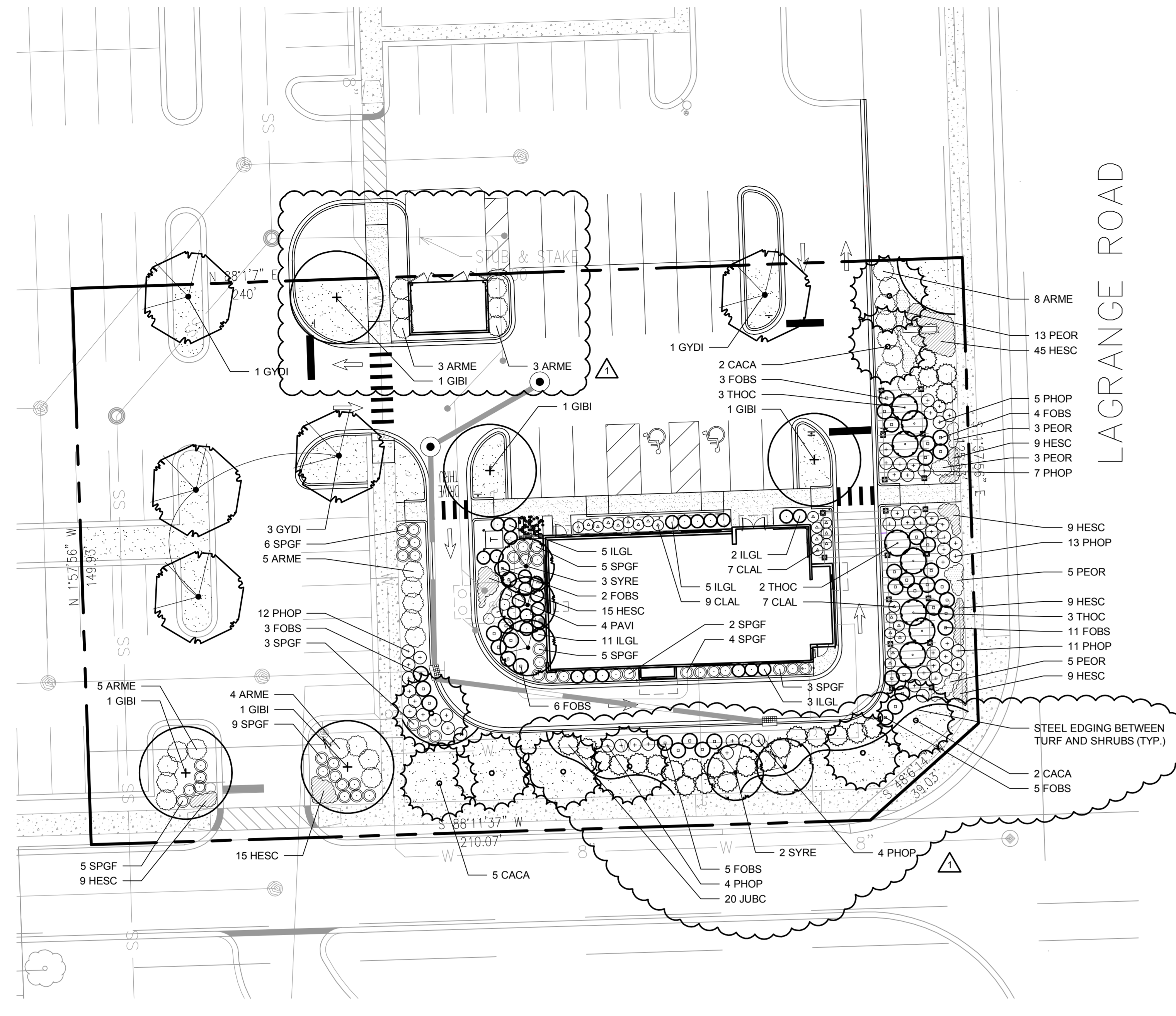
FOUNDATION LANDSCAPING	
FOUNDATION PERIMETER LENGTH:	229 LF
ORNAMENTAL TREES REQUIRED:	3 TREES (1 TREES PER 100 LF)
ORNAMENTAL TREES PROVIDED:	3 TREES
SHRUBS REQUIRED:	37 SHRUBS (16 SHRUBS PER 100 LF)
SHRUBS PROVIDED:	77 SHRUBS

INTERIOR LOT LANDSCAPING	
TOTAL SITE AREA:	35,696 SF
SHADE TREES REQUIRED:	4 TREES (1 TREE PER 10,000 SF)
SHADE TREES PROVIDED:	8 TREES
LANDSCAPE AREA PROVIDED:	9,868 SF (27.6% OF SITE AREA)

PARKING LOT LANDSCAPING	
TOTAL PARKING SPACES:	34 SPACES
TOTAL ISLANDS REQUIRED:	10 ISLANDS
TOTAL ISLANDS PROVIDED:	10 ISLANDS
TOTAL LANDSCAPE AREA IN ISLANDS:	2,847 SF

GENERAL PLANTING NOTES

- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL EXISTING VEGETATION (EXCEPT WHERE NOTED TO REMAIN), BEFORE STARTING WORK. THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE GRADE OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE OWNER IMMEDIATELY SHOULD ANY DISCREPANCIES EXIST. SEE SPECIFICATIONS FOR MORE DETAILED INSTRUCTION ON TURF AREA AND PLANTING BED PREPARATION.
- CONSTRUCT AND MAINTAIN FINISH GRADES IN LANDSCAPE AREAS AS SHOWN ON GRADING PLANS, AND CONSTRUCT AND MAINTAIN SLOPES AS RECOMMENDED BY THE GEOTECHNICAL REPORT. ALL LANDSCAPE AREAS SHALL HAVE POSITIVE DRAINAGE AWAY FROM STRUCTURES AT THE MINIMUM SLOPE SPECIFIED IN THE REPORT, AND AREAS OF POTENTIAL PONDING SHALL BE REGRADED TO BLEND IN WITH THE SURROUNDING GRADES AND ELIMINATE PONDING POTENTIAL. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GRADING PLANS, GEOTECHNICAL REPORT, THESE NOTES, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT, GENERAL CONTRACTOR AND OWNER.
- ENSURE THAT THE GRADE IN SHRUB AREAS SHALL BE 2" BELOW FINISH GRADE AFTER INSTALLING SOIL AMENDMENTS, AND 1" BELOW FINISH GRADE IN SOD AREAS AFTER INSTALLING SOIL AMENDMENTS. MULCH COVER WITHIN 6" OF CONCRETE WALKS AND CURBS SHALL NOT PROTRUDE ABOVE THE FINISH SURFACE OF THE WALKS AND CURBS. MULCH COVER WITHIN 12" OF WALLS SHALL BE AT LEAST 3" LOWER THAN THE TOP OF WALL.
- INSTALL MULCH TOPDRESSING, TYPE AND DEPTH PER MULCH NOTE, IN ALL PLANTING BEDS AND TREE RINGS. DO NOT INSTALL MULCH WITHIN 6" OF TREE ROOT FLARE.
- INSTALL 1/4" GREEN STEEL EDGING BETWEEN ALL PLANTING BEDS AND TURF AREAS, AND BETWEEN GROUNDCOVERS AND OTHER PLANTS (WHERE INDICATED ON THE PLAN).
- HYDROMULCH ALL DISTURBED AREAS OUTSIDE OF PROPERTY LIMITS (UNLESS SHOWN AS SOD).
- ALL PLANT LOCATIONS ARE DIAGRAMMATIC. ACTUAL LOCATIONS SHALL BE VERIFIED WITH THE LANDSCAPE ARCHITECT OR DESIGNER PRIOR TO PLANTING. THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT ALL REQUIREMENTS OF THE PERMITTING AUTHORITY ARE MET (I.E. MINIMUM PLANT QUANTITIES, PLANTING METHODS, TREE PROTECTION METHODS, ETC.).
- THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR DETERMINING PLANT QUANTITIES; PLANT QUANTITIES SHOWN ON LEGENDS AND CALLOUTS ARE FOR GENERAL INFORMATION ONLY. IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN AND THE PLANT LEGEND, THE PLANT QUANTITY AS SHOWN ON THE PLAN (FOR INDIVIDUAL SYMBOLS) OR CALLOUT (FOR GROUNDCOVER PATTERNS) SHALL TAKE PRECEDENCE.
- NO SUBSTITUTIONS OF PLANT MATERIALS SHALL BE ALLOWED WITHOUT THE WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT.** IF SOME OF THE PLANTS ARE NOT AVAILABLE, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT IN WRITING (VIA PROPER CHANNELS).
- PLANTS MAY BE INSPECTED AND APPROVED OR REJECTED ON THE JOBSITE BY THE OWNER OR OWNER'S REPRESENTATIVE.
- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL WORK SHOWN ON THESE PLANS FOR 90 DAYS BEYOND FINAL ACCEPTANCE OF ALL LANDSCAPE WORK BY THE OWNER. LANDSCAPE MAINTENANCE SHALL INCLUDE WEEKLY SITE VISITS FOR THE FOLLOWING ACTIONS (AS APPROPRIATE): PROPER PRUNING, RESTAKING OF TREES, RESETING OF PLANTS THAT HAVE SETTLED, MOWING AND AERATION OF LAWNS, WEEDING, RESEEDING AREAS WHICH HAVE NOT GERMINATED WELL, TREATING FOR INSECTS AND DISEASES, REPLACEMENT OF MULCH, REMOVAL OF LITTER, REPAIRS TO THE IRRIGATION SYSTEM DUE TO FAULTY PARTS AND/OR WORKMANSHIP, AND THE APPROPRIATE WATERING OF ALL PLANTINGS. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN THE IRRIGATION SYSTEM IN PROPER WORKING ORDER, WITH SCHEDULING ADJUSTMENTS BY SEASON TO MAXIMIZE WATER CONSERVATION.
- SHOULD SEEDED AND/OR SODDED AREAS NOT BE COVERED BY AN AUTOMATIC IRRIGATION SYSTEM, THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR WATERING THESE AREAS AND OBTAINING A FULL STAND OF GRASS AT NO ADDITIONAL COST TO THE OWNER TO ACHIEVE FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD. ALL OF THE FOLLOWING CONDITIONS MUST OCCUR:
 - THE LANDSCAPE SHALL SHOW ACTIVE, HEALTHY GROWTH (WITH EXCEPTIONS MADE FOR SEASONAL DORMANCY). ALL PLANTS NOT MEETING THIS CONDITION SHALL BE REJECTED AND REPLACED BY HEALTHY PLANT MATERIAL PRIOR TO FINAL ACCEPTANCE.
 - ALL HARDSCAPE SHALL BE CLEANED PRIOR TO FINAL ACCEPTANCE.
 - SODDED AREAS MUST BE ACTIVELY GROWING AND MUST REACH A MINIMUM HEIGHT OF 1 1/2 INCHES BEFORE FIRST MOWING. HYDROMULCHED AREAS SHALL SHOW ACTIVE, HEALTHY GROWTH. BARE AREAS LARGER THAN TWELVE SQUARE INCHES MUST BE RESEEDDED OR RESEEDED (AS APPROPRIATE) PRIOR TO FINAL ACCEPTANCE. ALL SODDED TURF SHALL BE NEATLY MOWED.
- SEE SPECIFICATIONS AND DETAILS FOR FURTHER REQUIREMENTS.



ROOT BARRIERS

THE CONTRACTOR SHALL INSTALL ROOT BARRIERS NEAR ALL NEWLY-PLANTED TREES THAT ARE LOCATED WITHIN FIVE (5) FEET OF PAVING OR CURBS. ROOT BARRIERS SHALL BE "CENTURY" OR "DEEP-ROOT" 24" DEEP PANELS (OR EQUAL). BARRIERS SHALL BE LOCATED IMMEDIATELY ADJACENT TO HARDSCAPE. INSTALL PANELS PER MANUFACTURER'S RECOMMENDATIONS. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR USE ROOT BARRIERS OF A TYPE THAT COMPLETELY ENCIRCLE THE ROOTBALL.

MULCHES

AFTER ALL PLANTING IS COMPLETE, CONTRACTOR SHALL INSTALL 3" THICK LAYER OF 1-1/2" SHREDDED WOOD MULCH IN ALL PLANTING AREAS (EXCEPT FOR TURF AND SEEDED AREAS). CONTRACTOR SHALL SUBMIT SAMPLES OF ALL MULCHES TO LANDSCAPE ARCHITECT AND OWNER FOR APPROVAL PRIOR TO CONSTRUCTION. ABSOLUTELY NO EXPOSED GROUND SHALL BE LEFT SHOWING ANYWHERE ON THE PROJECT AFTER MULCH HAS BEEN INSTALLED.

