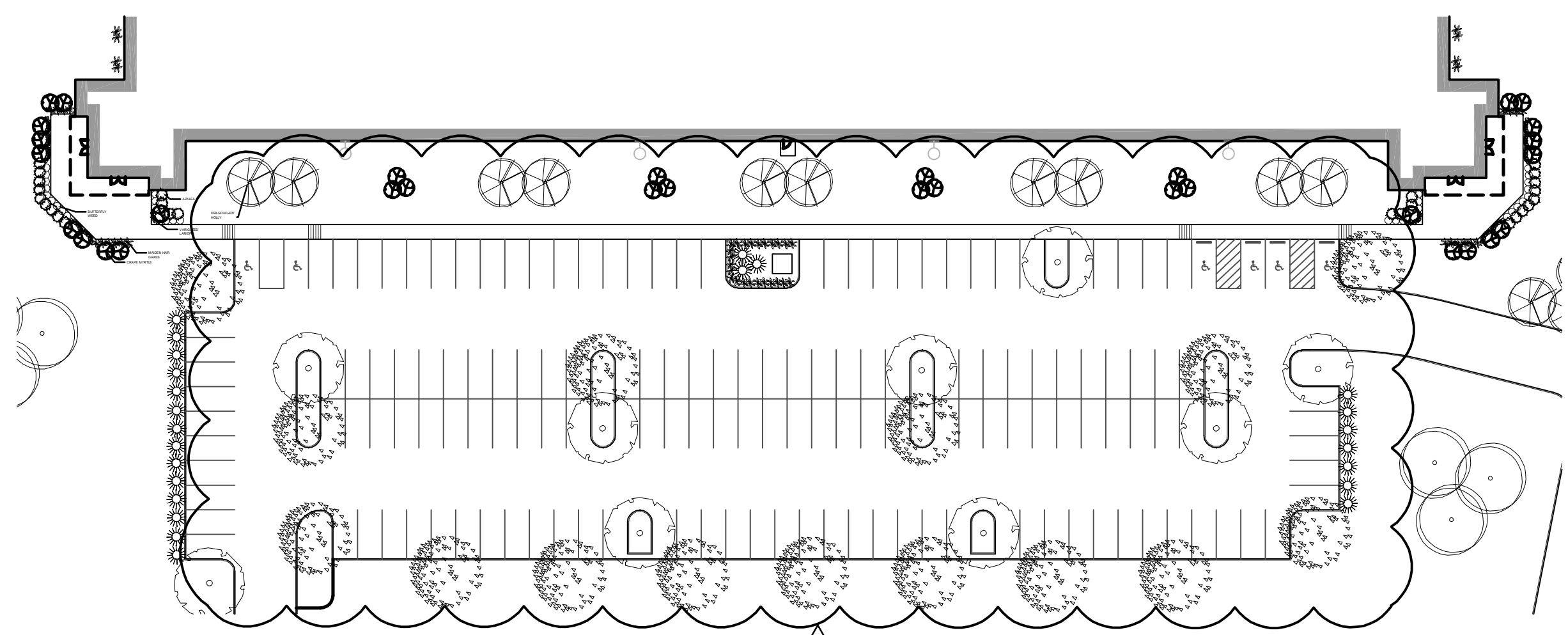
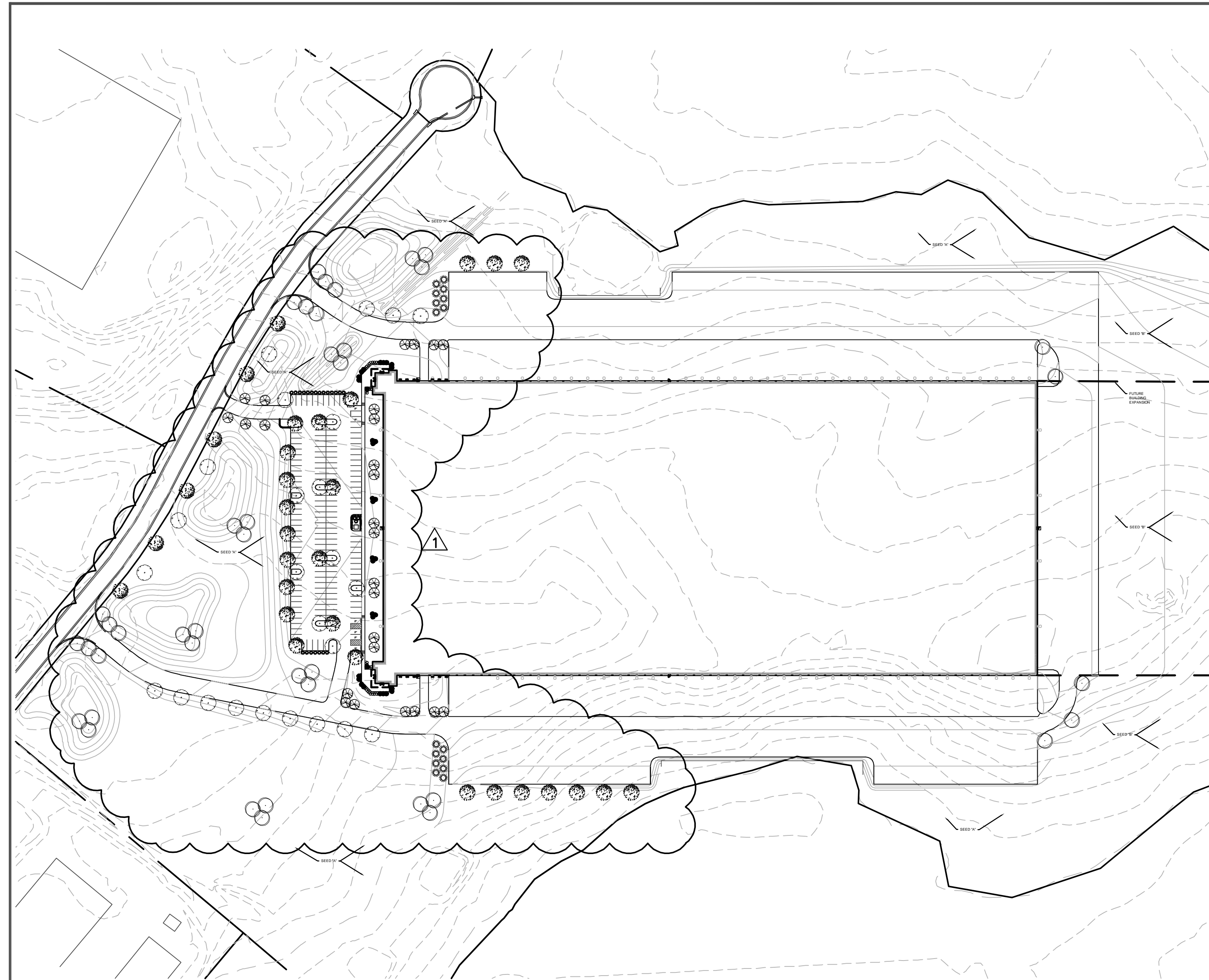
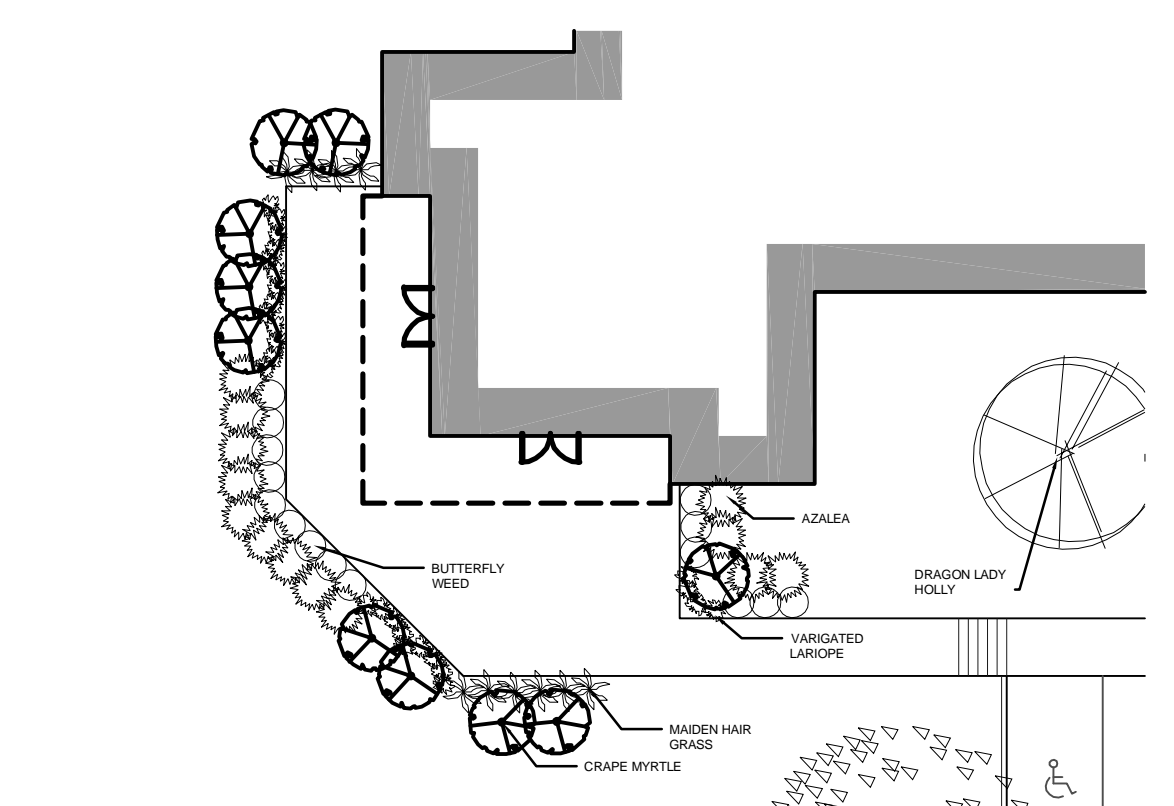


No.	Date	Description
1	10/13/2020	OWNER CHANGES

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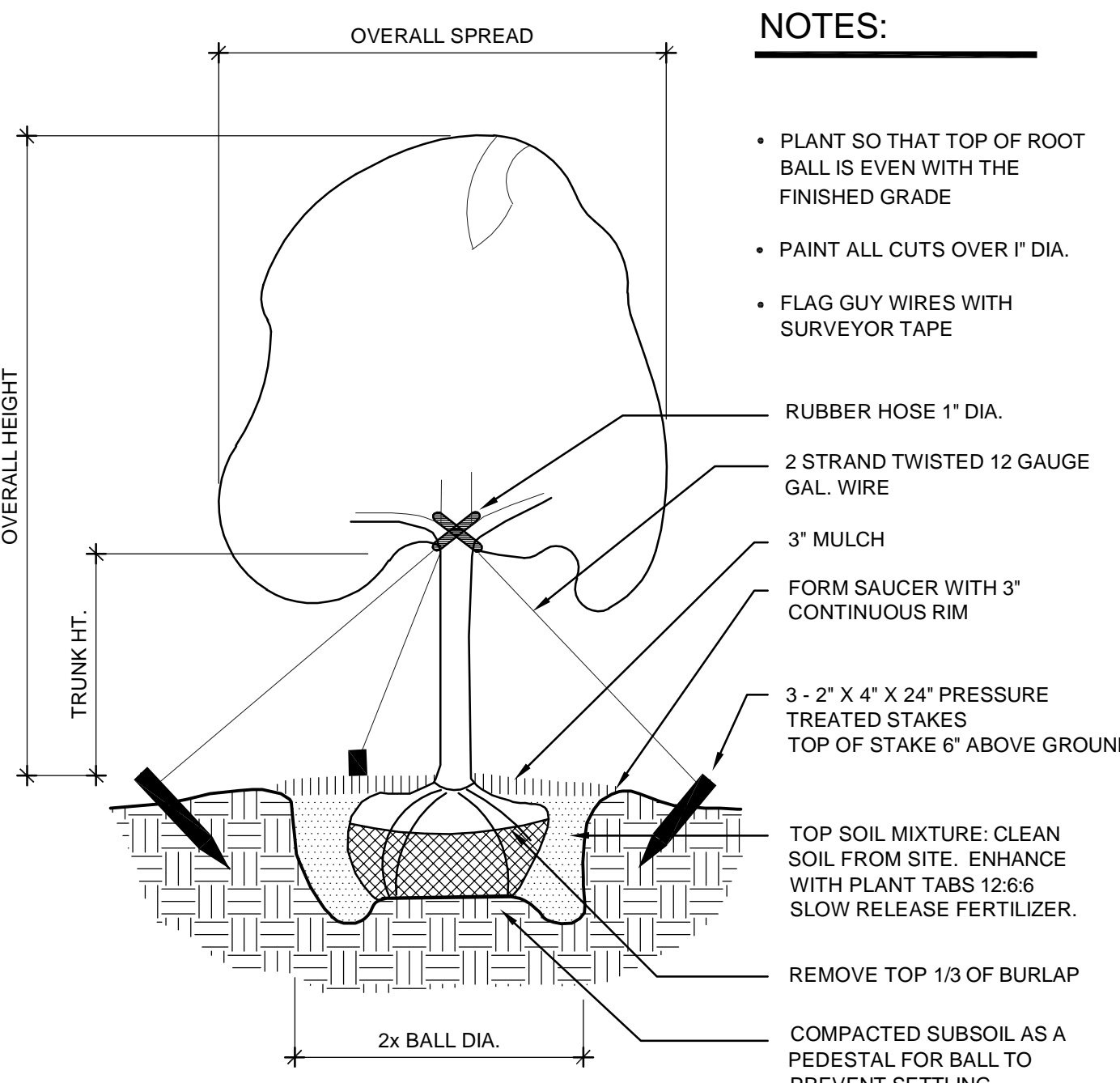


4 ENTRY DETAIL
LP1.1 SCALE: 1" = 50'-0"



5 ENTRY DETAIL
LP1.1 SCALE: 1" = 20'-0"

1 LANDSCAPING PLAN
LP1.1 SCALE: 1" = 140'-0"



2 TREE DETAIL
LP1.1 SCALE: NTS

NOTES:

- PLANT SO THAT TOP OF ROOT BALL IS EVEN WITH THE FINISHED GRADE
- PAINT ALL CUTS OVER 1" DIA.
- FLAG GUY WIRES WITH SURVEYOR TAPE
- RUBBER HOSE 1" DIA.
- 2 STRAND TWISTED 12 GAUGE GAL. WIRE
- 3" MULCH
- FORM SAUCER WITH 3" CONTINUOUS RIM
- 3 - 2" X 4" X 24" PRESSURE TREATED STAKES TOP OF STAKE 6" ABOVE GROUND
- TOP SOIL MIXTURE: CLEAN SOIL FROM SITE. ENHANCE WITH PLANT TABS 12:6:6 SLOW RELEASE FERTILIZER.
- REMOVE TOP 1/3 OF BURLAP
- COMPACTED SUBSOIL AS A PEDESTAL FOR BALL TO PREVENT SETTLING

NOTES:

- PLANT SO THAT TOP OF ROOT BALL IS EVEN WITH THE FINISHED GRADE
- PAINT ALL CUTS OVER 1" DIA.
- 3" MULCH
- FORM SAUCER WITH 3" CONTINUOUS RIM
- REMOVE TOP 1/3 OF BURLAP
- TOP SOIL MIXTURE: CLEAN SOIL FROM SITE. ENHANCE WITH PLANT TABS 12:6:6 SLOW RELEASE FERTILIZER.
- COMPACTED SUBSOIL AS A PEDESTAL FOR BALL TO PREVENT SETTLING

3 SHRUB DETAIL
LP1.1 SCALE: NTS

PLANT LEGEND

SYMBOL	QTY.	COMMON NAME	SIZE	REMARKS
	25	BI-COLOR OAK	2" CAL.	
	31	RED SUNSET MAPLE	2" CAL.	
	26	DRAGON LADY HOLLY	8'-10" HGT.	
	16	WHITE PINE	8'-10" HGT.	
	41	TULIP TREE	2" CAL. - 2.5" CAL.	
	52	VARIGATED LARIOPE	1 GAL.	
	30	BUTTERFLY WEED	24"	
	24	MUHLY GRASS	3 GAL.	
	26	AZALEA	2 GAL.	ALL OF CONSISTENT PLANTED HEIGHT
	32	CRAPE MYRTLE	15" HGT.	FLOWERING TREE
	28 PAIRS	MAIDEN HAIR GRASS	1" GAL. IN PAIRS	ACCENT PLANT
ALL LANDSCAPED AREAS SHALL BE SEEDED.				
'A'	AS REQ.	KENTUCKY FESCUE		SEE SCOPE OF WORK LANDSCAPE NOTES
'B'	AS REQ.	KENTUCKY FESCUE		

LANDSCAPES NOTES

- CARE IS TO BE TAKEN TO PROTECT ALL UNDERGROUND UTILITIES. THE GENERAL CONTRACTOR IS TO VERIFY AND MARK THE EXACT LOCATION OF ALL EXISTING UTILITIES (WATER, SEWER, GAS, ELECTRIC).
- PREPARED TOPSOIL, USED IN THE BACKFILL OF PLANTING PITS, SHALL BE MIXED AS DEFINED BELOW IN PLANTING DETAILS.
- 16-16-16 PENNINGTON NURSERY FERTILIZER OR EQUAL SHALL BE USED IN ALL PLANTING PITS.
- HERBICIDE, TRIFLORAL OR EQUAL TO BE APPLIED TO PLANTING BEDS FOR NOXIOUS WEED CONTROL.
- ALL PLANTING BEDS TO HAVE A MINIMUM 3" OF SHREDDED HARDWOOD BARK MULCH.
- PRESSURE TREATED WOODEN STAKES SHALL BE USED FOR TREES OVER 2" CALIPER IN AREAS WHERE HEAVY WIND IS A FACTOR
- PLANT MATERIAL SHALL NOT BE PRUNED PRIOR TO INSTALLATION. AFTER PLANTS HAVE BEEN INSTALLED, EACH PLANT SHALL BE PRUNED TO UNIFORMITY.
- TOPSOIL FURNISHED BY THE LANDSCAPE CONTRACTOR SHALL BE NATURAL, FERTILE, FRIABLE SOIL POSSESSING CHARACTERISTICS OF REPRESENTATIVE PRODUCTIVE SOILS IN THE AREA. SOIL SHALL NOT BE EXCESSIVELY ACIDIC, ALKALINE OR TOXIC THAT IT MAY BE HARMFUL TO PLANT GROWTH. TOPSOIL SHOULD BE FREE OF CLAY LUMPS, STONES, STUMPS, ROOTS, OR SUBSTANCE 2" OR MORE IN DIAMETER.
- ALL TREES RETAINED OF NEW SHALL BE PROPERLY MAINTAINED TO ENSURE THEIR SURVIVAL FOR 18 MONTHS AFTER DATE OF SUBSTANTIAL COMPLETION. ANY TREE WHICH FAILS TO SURVIVE AFTER 18 MONTHS SHALL BE REPLACED WITHIN 12 MONTHS OF LOSS.
- COORDINATE GRADING OF LANDSCAPING BERMS WITH GRADING PLAN. USE SUITABLE TOPSOIL STRIPPED FROM SITE TO CONSTRUCT BERMS. PLACE IN APPROX. LOCATIONS OF BERMS AT TIME OF SITE STRIPPING
- SEEDING REQUIREMENTS:
SEED: SEED MIX SHALL BE 100% KENTUCKY 31 FESCUE (95% PURE)
SEED PREP: TYPE 'A' AREAS:
REMOVE STONES, CLOUDS, DEBRIS + OTHER REFUSE LARGER THAN 1" FROM SURFACE OF AREA TO BE SEEDED AND DO ALL ADDITIONAL GRADING AND TRIMMING REQUIRED TO REMOVE SURFACE IRREGULARITIES. THEN STEEL TOOTH RAKE AND HARROW MEANS TO LOOSEN SOIL TO A DEPTH OF NOT LESS THAN 3" OR EQUIVALENT
SEED PREP: TYPE 'B' AREAS:
YARD BOX AND MOW COMPLETELY. PICK UP ALL STONES, CLOUDS, DEBRIS + OTHER REFUSE LARGER THAN 2"
ALL LOCATIONS:
APPLY A MIXTURE OF ONE PART COMMERCIAL FERTILIZER AND TWO PARTS GROUND LIMESTONE AT A RATE OF 50 POUNDS PER 1,000 SF AND MIX INTO TOPSOIL. SPREAD GRASS SEED UNIFORMLY AT A RATE OF 4 POUNDS PER 1,000 SF. LIGHTLY COVER THE SEED BY RAKING AND COMPACT THE SURFACE BY ROLLING. COVER SEEDED AREAS WITH ALIGHT LAYER OF STRAW AND SPRINKLE WITH WATER. KEEP AREAS WATERED AND MOIST UNTIL GRASS IS ESTABLISHED
- PLANTS, TREES, AND SHRUBS SHALL BE GUARANTEED FOR TWO (2) YRS. AFTER ACCEPTANCE. LAWNS SHALL BE GUARANTEED FOR ONE (1) YR. AFTER ACCEPTANCE. ANY PLANT REQUIRED UNDER THIS CONTRACT THAT IS DEAD OR NOT IN SATISFACTORY GROWTH, AS DETERMINED BY THE OWNER, SHALL BE REMOVED FROM THE SITE. THESE AND ANY PLANTS MISSING, DUE TO THE LANDSCAPE CONTRACTOR'S NEGLIGENCE, SHALL BE REPLACED AS SOON AS CONDITIONS PERMIT, BUT DURING THE NORMAL PLANTING SEASON. ALL REPLACEMENTS SHALL BE PLANTS OF THE SAME KIND AND SIZE SPECIFIED. A SUM SUFFICIENT TO COVER THE ESTIMATED COST OF POSSIBLE REPLACEMENTS, INCLUDING MATERIALS AND LABOR, WILL BE RETAINED BY THE OWNER AND PAID THE LANDSCAPE CONTRACTOR ONLY AFTER ALL REPLACEMENTS HAVE BEEN SATISFACTORILY MADE AND APPROVED.
- BEFORE COMMENCING ANY WORK, THE LANDSCAPE CONTRACTOR SHALL ASCERTAIN THE LOCATION OF ALL UTILITIES, SUBSURFACE DRAINAGE + UNDERGROUND CONSTRUCTION SO THAT PROPER PRECAUTIONS MAY BE TAKEN NOT TO DISTURB OR DAMAGE ANY SUBSURFACE IMPROVEMENTS THIS CONTRACTOR WILL BE HELD RESPONSIBLE FOR MAKING, AT HIS OWN EXPENSE, ALL REPAIRS TO DAMAGED UTILITIES RESULTING FROM THE WORK HEREUNDER.