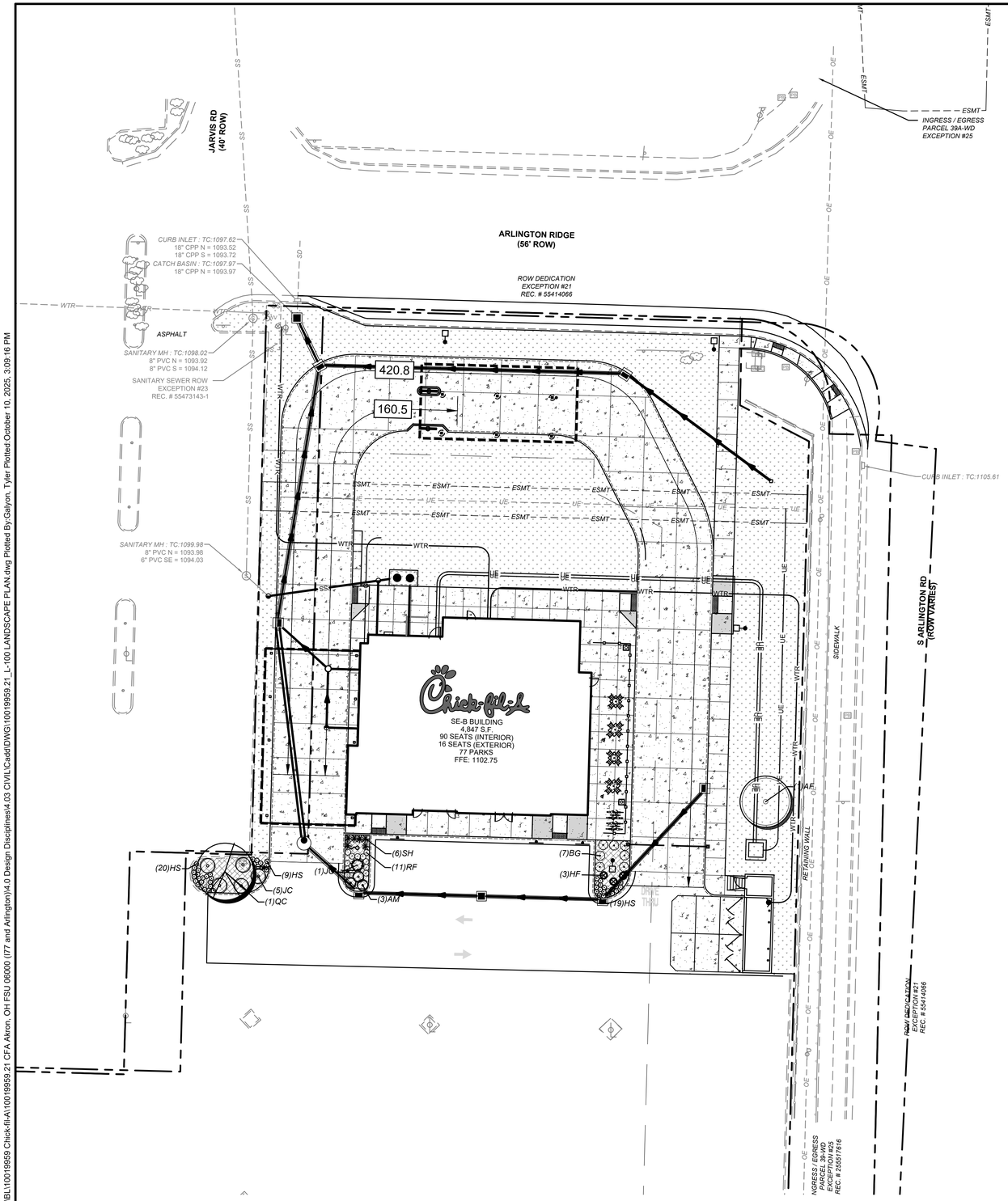

LANDSCAPE NOTES

1. LANDSCAPE CONTRACTOR TO READ AND UNDERSTAND THE LANDSACPE SPECIFICATIONS (SHEET L-1.2) PRIOR TO FINALIZING BIDS. THE LANDSCAPE SPECIFICATIONS SHALL BE ADHERED TO THROUGHOUT THE CONSTRUCTION PROCESS.
2. CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL UNDERGROUND UTILITIES PRIOR TO DIGGING.
3. ALL PLANTING AREAS SHALL BE CLEANED OF CONSTRUCTION DEBRIS (IE. CONCRETE, ROCK, RUBBLE, BUILDING MATERIALS, ETC) PRIOR TO ADDING AND SPREADING OF THE TOPSOIL.
4. GENERAL CONTRACTOR IS RESPONSIBLE FOR ADDING A MIN OF 4" CLEAN FRIABLE TOPSOIL IN ALL PLANTING BEDS AND ALL GRASSED AREAS. GRADED AREAS TO BE HELD DOWN THE APPROPRIATE ELEVATION TO ACCOUNT FOR TOPSOIL DEPTH. SEE LANDSCAPE SPECIFICATIONS FOR REQUIRED TOPSOIL CHARACTERISTICS.
5. IN ALL PARKING LOT ISLANDS, THE GENERAL CONTRACTOR IS RESPONSIBLE TO REMOVE ALL DEBRIS, FRACTURE/LOOSEN SUBRADE TO A MIN. 24" DEPTH. ADD TOPSOIL TO A 6"-8" BERM HEIGHT ABOVE ISLAND CURBING; REFER TO LANDSCAPE SPECIFICATIONS AND LANDSCAPE ISLAND DETAIL.
6. PRIOR TO BEGINNING WORK, THE LANDSCAPE CONTRACTOR SHALL INSPECT THE SUBGRADE, GENERAL SITE CONDITIONS, VERIFY ELEVATIONS, UTILITY LOCATIONS, IRRIGATION, APPROVE TOPSOIL PROVIDED BY THE GENERAL CONTRACTOR AND OBSERVE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE DONE. NOTIFY THE GENERAL CONTRACTOR OF ANY UNSATISFACTORY CONDITIONS, WORK SHALL NOT PROCEED UNTIL SUCH CONDITIONS HAVE BEEN CORRECTED AND ARE ACCEPTABLE TO THE LANDSCAPE CONTRACTOR.
7. ANY DEVIATIONS FROM THE APPROVED SET OF PLANS ARE TO BE APPROVED BY THE LANDSCAPE ARCHITECT.
8. LANDSCAPING SHALL BE INSTALLED IN CONFORMANCE WITH ANSI Z60.1 THE "AMERICAN STANDARD FOR NURSERY STOCK" AND THE ACCEPTED STANDARDS OF THE AMERICAN ASSOCIATION OF NURSERYMEN.
9. EXISTING GRASS IN PROPOSED PLANTING AREAS SHALL BE KILLED AND REMOVED. HAND RAKE TO REMOVE ALL ROCKS AND DEBRIS LARGER THAN 1 INCH IN DIAMETER, PRIOR TO ADDING TOPSOIL AND PLANTING SHRUBS.
10. SOIL TO BE TESTED TO DETERMINE FERTILIZER AND LIME REQUIREMENTS PRIOR TO LAYING SOD.
11. PLANTING HOLES TO BE DUG A MINIMUM OF TWICE THE WIDTH OF THE ROOT BALL, FOR BOTH SHRUB AND TREE. SET PLANT MATERIAL 2-3" ABOVE FINISH GRADE. BACKFILL PLANTING PIT WITH TOPSOIL AND NATIVE EXCAVATED SOIL.
12. SOD TO BE DELIVERED FRESH (CUT LESS THAN 24 HOURS PRIOR TO ARRIVING ON SITE), LAID IMMEDIATELY, ROLLED, AND WATERED THOROUGHLY IMMEDIATELY AFTER PLANTING. EDGE OF SOD AT PLANTING BEDS ARE TO BE "V" TRENCHED; SEE LANDSCAPE DETAILS.
13. ANY EXISTING GRASS DISTURBED DURING CONSTRUCTION TO BE FULLY REMOVED, REGRADED AND REPLACED. ALL TIRE MARKS AND INDENTIONS TO BE REPAIRED.
14. WATER THOROUGHLY TWICE IN FIRST 24 HOURS AND APPLY MULCH IMMEDIATELY.
15. THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANTS INSTALLED FOR ONE FULL YEAR FROM DATE OF ACCEPTANCE BY THE OWNER. ALL PLANTS SHALL BE ALIVE AND AT A VIGOROUS RATE OF GROWTH AT THE END OF THE GUARANTEE PERIOD. THE LANDSCAPE CONTRACTOR SHALL NOT BE RESPONSIBLE FOR ACTS OF GOD OR VANDALISM. SEE LANDSCAPE SPECIFICATIONS FOR WARRANTY REQUIREMENTS/EXPECTATIONS.
16. ANY PLANT THAT IS DETERMINED DEAD, IN AN UNHEALTHY, UNSIGHTLY CONDITION, LOST ITS SHAPE DUE TO DEAD BRANCHES, OR OTHER SYMPTOMS OF POOR, NON-VIGOROUS GROWTH, SHALL BE REPLACED BY THE LANDSCAPE CONTRACTOR. SEE LANDSCAPE SPECIFICATIONS FOR WARRANTY REQUIREMENTS/EXPECTATIONS.
17. SITE TO BE 100% IRRIGATED IN ALL PLANTING BEDS AND GRASS AREA BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. SEE IRRIGATION PLAN FOR DESIGN. IRRIGATION AS-BUILT SHALL BE PROVIDED TO THE LANDSCAPE ARCHITECT WITHIN 24 HOURS OF IRRIGATION INSTALL COMPLETION.
18. STAKE ALL EVERGREEN AND DECIDUOUS TREES AS SHOWN IN THE PLANTING DETAIL AND AS PER THE LANDSCAPE SPECIFICATIONS.
19. REMOVE STAKES AND GUYING FROM ALL TREES AFTER ONE YEAR FROM PLANTING.

LANDSCAPE SCHEDULE

TAG	QTY	SCIENTIFIC NAME	COMMON NAME	COND.	SIZE AT PLANTING	REMARKS
CANOPY TREES						
AF	1	Acer x freemanii 'Armstrong'	Autumn Blaze Maple 'Armstrong'	B&B	2.5" cal.	Columnar
QC	1	Quercus coccinea	Scarlet Oak	B&B	2.5" cal.	Full, well shaped
EVERGREEN TREES						
JG	1	Juniperus communis 'Gold Cone'	Miniature Common Juniper 'Gold Cone'	#5 cont.	4' ht.	Full, well shaped
DECIDUOUS SHRUBS						
AM	3	Aronia melanocarpa 'UCONNAM165'	Low Scape Mound Aronia	#3 cont.	12"ht. x 12"wd.	Full, well shaped
EVERGREEN SHRUBS						
BG	7	Buxus x 'Glencoe'	Chicagoland Green Boxwood	#3 cont.	12"ht. x 12"wd.	Full, vigorous
JC	5	Juniperus chinensis sargentii 'Viridis'	Green Sargent Juniper	#3 cont.	12"ht. x 12"wd.	Full, vigorous
GRASSES/PERENNIALS						
SH	6	Sporobolus heterolepis	Prairie Dropseed	#1 cont.		Full, well shaped
HS	48	Hemerocalis species	Daylily	#1 cont.		Full, well shaped
RF	11	Rudbeckia fulgida 'Goldsturm'	Black-Eyed Susan	#1 cont.		Full, well shaped
HF	3	Hosta 'First Frost'	First Frost Hosta	#1 cont.		Full, well shaped

* QUANTITIES ARE PROVIDED FOR CONVENIENCE ONLY. CONTRACTOR IS RESPONSIBLE FOR ALL QUANTITIES OF PLANTS ON LANDSCAPE PLAN.

LANDSCAPE LEGEND

SOD (12,840 SF)

DOUBLE SHREDDED HARDWOOD MULCH

PERMANENT SOD BLEND

90% FINE LEAF FESCUE (FESTUCA ARUNDINACEA)
REBEL, REBEL II, WRANGLER, BONANZA, MOJAVE OR EQUAL
10% KENTUCKY BLUEGRASS (POA PRATENSIS)
MIDNIGHT, RUGBY II, MIDIRON VARIETIES OR EQUAL
98% PURITY AND 85% GERMINATION
95% WEED FREE

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REVISION SCHEDULE
NO. DATE DESCRIPTION

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SHEET
LANDSCAPE PLAN

SHEET NUMBER
L-100

Layout Tab Name: L-100 LANDSCAPE PLAN
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