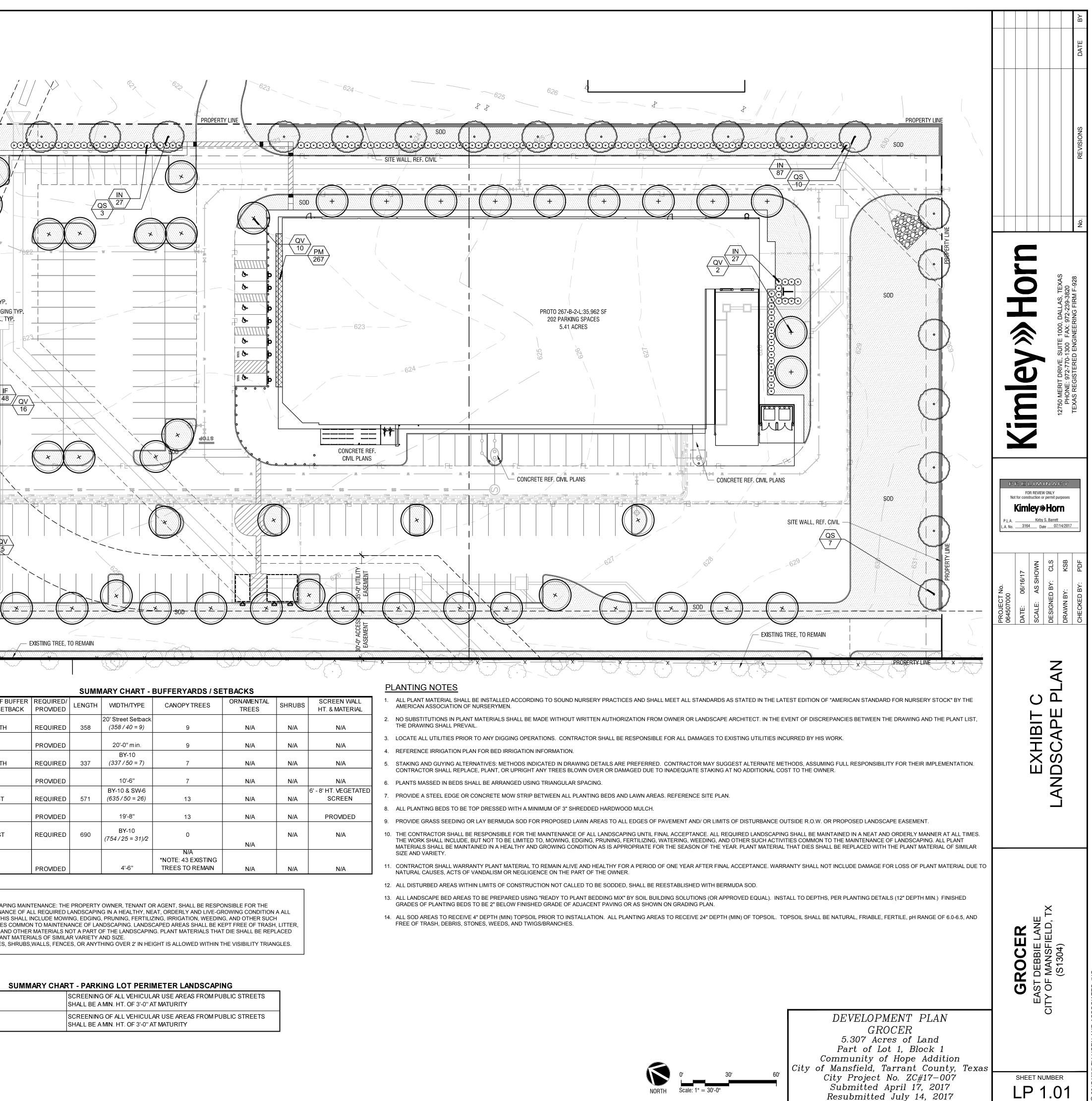
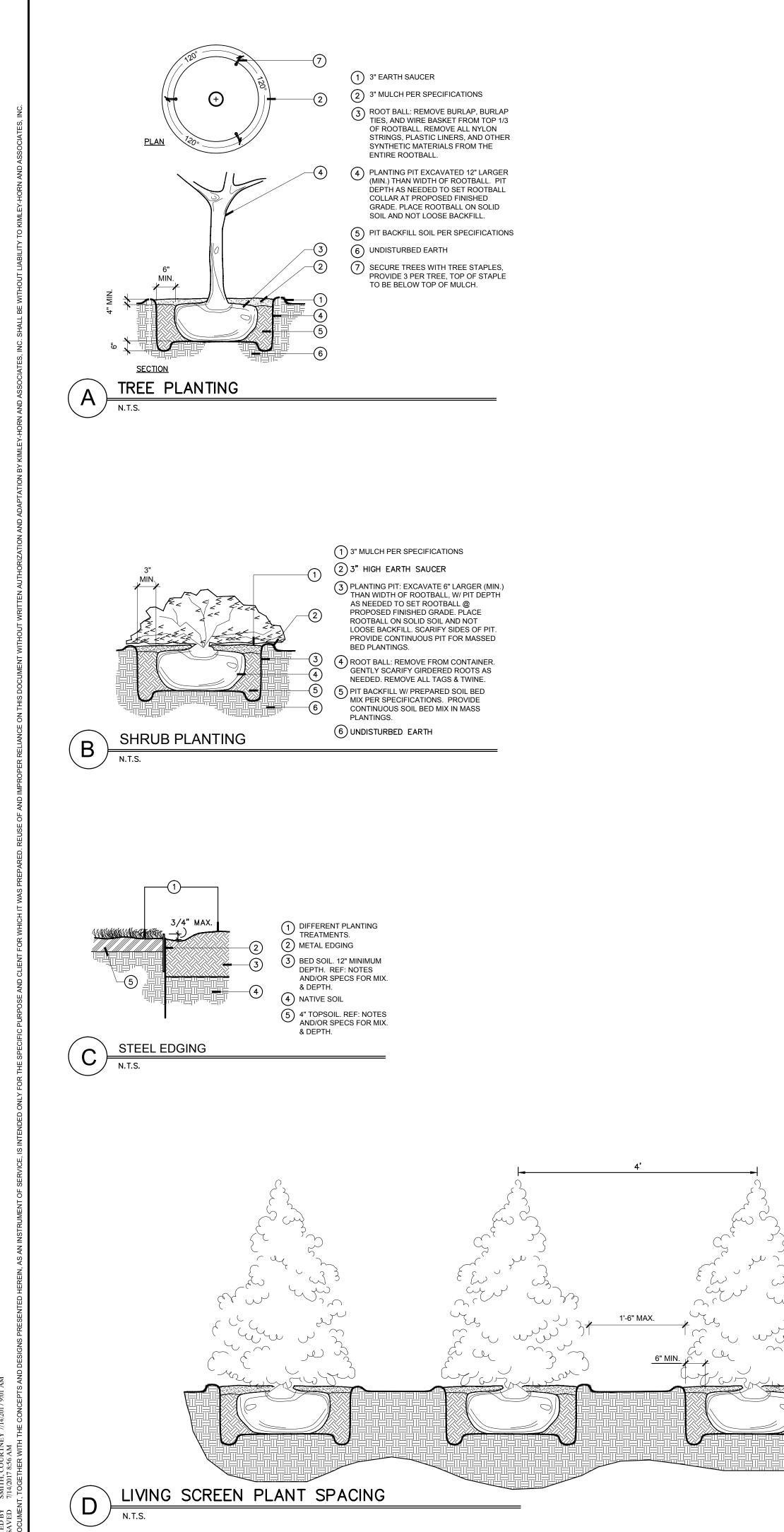


PLOTTED BY SKEBBA, BILL 6/29/2017 3:51 PM DWG NAME K:\DAL\_CIVIL\064507000 ENIGMA MANSFIELD - DEBBIE LANE\DWG\PLAN LAST SAVED 6/28/2017 6:51 PM

017 KIMLEY-HORN AND ASSOCIATE

TREES CODE QTY BOTANICAL NAME / COMMON NAME SPECIFIC	CATIONS REMARKS	—						
$\frown$	12'-14' ht, 6'-8' spr Full, Single Leader, Straight							
+ QV 52 Quercus virginiana / Southern Live Oak 3.5" cal, 1	12'-14` ht, 6`-8` spr Full, Single Leader, Straight			′ / / <b>\/</b> \ \				
SHRUBS CODE QTY BOTANICAL NAME / COMMON NAME SPECIFIC	CATIONS REMARKS					2	°23_	
IF         78         Ilex x attenuata `Fosteri` / Foster`s Holly         36" ht, 30	0" spr., 36" oc Full to Ground						NE	
IN 141 Ilex x `Nellie R Stevens` / Nellie Stevens Holly 72" ht, 48	8" spr, 48" oc Full to Ground			$\overline{\Box}$	$\Box$			
GROUND COVERS         CODE         QTY         BOTANICAL NAME / COMMON NAME         SPECIFIC	CATIONS REMARKS							
PM 267 Perennial Mix / Perennial Mix 1 gal., 18'	3"h x 12"w 50% LIRIOPE MUSCARI, 50% ACORUS GRAMINEUS `OGON`, NARCISSUS `BRAVOURE` (100 BULBS, SPRINKLED		/ SOD					
	RANDOMLY THROUGHOUT BED); NARCISSUS `MOUNTAIN HOOD' (100 BULBS, SPRINKLED RANDOMLY					×		
	THROUGHOUT BED CONTAINER, NURSERY GROWN, WELL ROOTED						w -	SOD
					$\left  \begin{array}{c} QS \\ 3 \end{array} \right ^{2/}$			
SOD/SEED         CODE         QTY         BOTANICAL NAME / COMMON NAME         SPECIFIC	CATIONS REMARKS					×		
CB 5,520 Cynodon dactylon / Bermuda Grass SOD	Solid, rolled tight with sand joints, all trees within sod areas shall receive 4` diameter mulch ring			×022				QV 10 PM
						×	<u></u> •	267
: PLANT QUANTITIES ARE PROVIDED FOR CONVENIENCE . IN THE CASE OF A DISCREPANCY, THE DRAWING SHALL							<u>১</u> চ ১ চ	
PRECEDENCE.			MULCH TYP.					
TAINER SIZE. ALL PLANTINGS ARE EXPECTED TO MEET SPECIFICATIONS PROVIDED.	/		STEEL EDGING TYP	/P.			ך אין אין דער א דער אין דער אין	
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	EAST DEBBIE LANE	SOD \					P	
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						SOD ( Z		
		SOD + STEEL EDGING TO MULCH TYP.				SOD ×		
			/P.	- EXISTING TREE, TO REMAIN				
		SOD + STEEL EDGING TO MULCH TYP.		- EXISTING TREE, TO REMAIN				
		SOD + STEEL EDGING TO MULCH TYP.	/P.	- EXISTING TREE, TO REMAIL				
		SOD + STEEL EDGING TO MULCH TYP.	/P.		MMARY CHART - BUFF	ERYARDS / SET B	BACKS	
	ZONING/PROPOSED USE	SOD T SOD T STEEL EDGING TN MULCH TYP. PROPERTY-LINE 625 C-2 COMMERCIAL	/P.		N MMARY CHART - BUFFI TH WIDTH/TYPE CA	ERYARDS / SET B	BACKS	SHRUBS SCR HT. 8
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA	SOD + STEEL EDGING TN MULCH TYP. PROPERTY-LINE 625 C-2 COMMERCIAL 4.91 ACRES			MINARY CHART - BUFFI	ERYARDS / SET B	BACKS DRNAMENTAL	
	ZONING/PROPOSED USE TOTAL ACREAGE	SOD + STEEL EDGING TN MULCH TYP. PROPERTY-LINE 625 C-2 COMMERCIAL 4.91 ACRES	P. LOCATION OF BUFFI VARD OR SETBAC	EXISTING TREE, TO REMAIL	M MMARY CHART - BUFFI TH WIDTH/TYPE CA 20' Street Setback (358 / 40 = 9) 20'-0'' min.	ERYARDS / SET BA	BACKS DRNAMENTAL TREES	SHRUBS SCR HT. 8
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA	300       +       -	P. LOCATION OF BUFFI VARD OR SETBAC	EXISTING TREE, TO REMAIN	N         MMARY CHART - BUFFI         IH       WIDTH/TYPE         CA         20' Street Setback         (358 / 40 = 9)         20'-0" min.         BY-10	ERYARDS / SET BANNOPY TREES	BACKS DRNAMENTAL TREES N/A	SHRUBS SCR HT. 8
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b> <b>TOTAL PARKING PROVIED</b>	300       +       -       17         300       +       -       -       17         STEEL EDGING TO MULCH TYP.       -       -       -       -         625       PROPERTY-LINE       -       -       -       -       -         625       PROPERTY-LINE       -	(P. Contion of Buff YARD OR SETBACK NORTH	EXISTING TREE, TO REMAIL EXISTING TREE, TO REMAIL SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED	Windext         Chart - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)           20'-0'' min.         BY-10           (337 / 50 = 7)         10'-6''	ERYARDS / SET BANNOPY TREES	BACKS DRNAMENTAL TREES N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b>	300       +       -	(P. Contion of Buff YARD OR SETBACK NORTH	EXISTING TREE, TO REMAIL EXISTING TREE, TO REMAIL SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED REQUIRED 337	MMARY CHART - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)         20'-0'' min.           20'-0'' min.         BY-10         (337 / 50 = 7)           10'-6''         BY-10 & SW-6         30'-0''	ERYARDS / SET BANK	BACKS DRNAMENTAL TREES N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b> <b>TOTAL PARKING PROVIED</b> TOTAL ADA STALLS REQ <sup>11</sup> TOTAL ADA STALLS PROV	300       +       +       -	(P. Contion of Buff YARD OR SETBACK NORTH SOUTH	EXISTING TREE, TO REMAIN	MMARY CHART - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)         20'-0'' min.           20'-0'' min.         BY-10         (337 / 50 = 7)           10'-6''         BY-10 & SW-6         30'-0''	ERYARDS / SETBA NOPY TREES 9 9 7 7 7	BACKS DRNAMENTAL TREES N/A N/A N/A N/A	SHRUBS         SCR HT. 8           N/A         N/A           N/A         6' - 8' H <sup>-1</sup>
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b> <b>TOTAL PARKING PROVIED</b> TOTAL ADA STALLS REQ <sup>1</sup>	300       +       +       -	(P. Contion of Buff YARD OR SETBACK NORTH SOUTH	EXISTING TREE, TO REMAIL EXISTING TREE, TO REMAIL SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED REQUIRED 337 PROVIDED REQUIRED 571	Windext         Chart - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)           20'-0" min.         20'-0" min.           BY-10         (337 / 50 = 7)           10'-6"         BY-10 & SW-6           (635 / 50 = 26)         19'-8"           BY-10         SW-10	ERYARDS / SET BA NOPY TREES	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A	SHRUBS         SCR HT. 8           N/A            N/A
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b> <b>TOTAL PARKING PROVIED</b> TOTAL ADA STALLS REQ'I TOTAL ADA STALLS REQ'I TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE	300       +       -       STEEL EDGING TO MULCH TYP.         -       STEEL EDGING TO MULCH TYP.         -       -       MULCH TYP.         -       -       -         625       -       -         -       -       -	P. Cocation of Buff YARD OR SETBAC NORTH SOUTH EAST	EXISTING TREE, TO REMAIN	WIMARY CHART - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback (358 / 40 = 9)         CA           20'-0'' min.         BY-10 (337 / 50 = 7)           10'-6''         BY-10 & SW-6 (635 / 50 = 26)           19'-8''         BY-10	ERYARDS / SET BA         NOPY TREES       OI         9       9         7       13         13       13         0       0	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A S N/A PF
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIEL TOTAL ADA STALLS REQ' TOTAL ADA STALLS REQ' BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR	300       +       -       17         300       +       -       -       -         STEEL EDGING TN MULCH TYP.       -       -       -       -         625       PROPERTY-LINE       -	P. Cocation of Buff YARD OR SETBAC NORTH SOUTH EAST	EXISTING TREE, TO REMAIN	N         MMARY CHART - BUFFI         IH       WIDTH/TYPE         CA         20' Street Setback         (358 / 40 = 9)         20'-O'' min.         BY-10         (337 / 50 = 7)         10'-6''         BY-10 & SW-6         (635 / 50 = 26)         19'-8''         BY-10         (754 / 25 = 31)/2         *NOT	ERYARDS / SET BANNOPY TREES	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A PF N/A PF
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIEL TOTAL ADA STALLS REQ' TOTAL ADA STALLS REQ' TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E OVERALL PROPERTY BO	300       +       -	P. Cocation of Buff YARD OR SETBAC NORTH SOUTH EAST	EXISTING TREE, TO REMAIN	N         MMARY CHART - BUFFI         IH       WIDTH/TYPE         CA         20' Street Setback         (358 / 40 = 9)         20'-O'' min.         BY-10         (337 / 50 = 7)         10'-6''         BY-10 & SW-6         (635 / 50 = 26)         19'-8''         BY-10         (754 / 25 = 31)/2         *NOT	ERYARDS / SETBA         NOPY TREES       OI         9       9         7       13         13       0         N/A       I	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A S N/A PF
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO <b>TOTAL PARKING REQUIRE</b> <b>TOTAL PARKING PROVIED</b> TOTAL ADA STALLS REQ'I TOTAL ADA STALLS REQ'I TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E	300       +       +       -	AP.	EXISTING TREE, TO REMAIN ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 358 PROVIDED 337 REQUIRED 337 PROVIDED 571 PROVIDED 571 PROVIDED 690 REQUIRED 690	N           MMARY CHART - BUFFI           IH         WIDTH/TYPE         CA           20' Street Setback (358 / 40 = 9)         20'-0" min.           20'-0" min.         90           20'-0" min.         10'-6"           BY-10 (337 / 50 = 7)         10'-6"           BY-10 & SW-6 (635 / 50 = 26)         19'-8"           19'-8"         19'-8"           4'-6"         *NOT TRE	ERYARDS / SET BA NOPY TREES OF 9 9 7 7 7 13 13 13 0 N/A TE: 43 EXISTING ES TO REMAIN	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A PF N/A PF
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIED TOTAL ADA STALLS REQ'I TOTAL ADA STALLS REQ'I TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E OVERALL PROPERTY BO FRONT	300       +       -	P. Cocation of Buff yard or SetBack NORTH SOUTH EAST VEST VEST	EXISTING TREE, TO REMAIN ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 358 PROVIDED 337 PROVIDED 337 PROVIDED 337 PROVIDED 571 PROVIDED 690 REQUIRED 690 PROVIDED 690	N           MMARY CHART - BUFFI           IH         WIDTH/TYPE         CA           20' Street Setback (358 / 40 = 9)         20'-0" min.           20'-0" min.         8Y-10 (337 / 50 = 7)         10'-6"           BY-10         635 / 50 = 26)         19'-8"           BY-10         (754 / 25 = 31)/2         *NOT TRE           RTY OWNER, TENANT OR AGENT PING IN A HEALTHY, NEAT, ORE         *NOT	ERYARDS / SET BA NOPY TREES 9 9 7 7 7 13 13 13 0 N/A TE: 43 EXISTING ES TO REMAIN T, SHALL BE RESPONSIE DERLY AND LIVE-GROWN	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A S N/A PF N/A
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIEL TOTAL ADA STALLS REQ'I TOTAL ADA STALLS REQ'I TOTAL ADA STALLS PROV BUILDING SETBACKS - E: OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E: OVERALL PROPERTY BO FRONT SIDE	300       +       -	P. P. P. COCATION OF BUFF YARD OR SETBAC NORTH SOUTH EAST VEST VEST NOEST 1. LANDSCAPING M MAINTENANCE OF TIMES. THIS SHA ACTIVITIES COM WEEDS, AND OT	EXISTING TREE, TO REMAIN EXISTING TREE, TO REMAIN SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED REQUIRED 337 PROVIDED REQUIRED 571 PROVIDED REQUIRED 571 PROVIDED REQUIRED 690 PROVIDED MAINTENANCE: THE PROPER OF ALL REQUIRED LANDSCA ALL INCLUDE MOWING, EDG MON TO MAINTENANCE OF THER MATERIALS NOT A PAF	N           WMARY CHART - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback (358 / 40 = 9)         CA           20'-0" min.         BY-10           8Y-10         (337 / 50 = 7)           10'-6"         BY-10 & SW-6           (635 / 50 = 26)         19'-8"           19'-8"         BY-10           (754 / 25 = 31)/2         *NOT           4'-6"         TRE	ERYARDS / SET BA NOPY TREES 9 9 7 7 7 13 13 13 0 N/A TE: 43 EXISTING ES TO REMAIN T, SHALL BE RESPONSIE DERLY AND LIVE-GROWI RIGATION, WEEDING, AN AREAS SHALL BE KEPT F	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A
	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIED TOTAL ADA STALLS REQ' TOTAL ADA STALLS REQ' TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E OVERALL PROPERTY BO FRONT SIDE REAR	SOD       STEEL EDGING TO         STEEL EDGING TO       MULCH TYP.         MULCH TYP.       MULCH TYP.         625       PROPERTY LINE         625       STEEL EDGING TO         MULCH TYP.       MULCH TYP.         625       PROPERTY LINE         625       STEEL EDGING TO         MULCH TYP.       9         625       STEEL EDGING TO         MULCH TYP.       9         625       STEEL EDGING TO         STEEL EDGING TO       0.15         GE)       35,962 SF         36'-0"       0.15         D       122         DED       165         D       7         MDED       7         XTERIOR       0         UNDARY       25         0       0         XTERIOR       20         10       10	P. (P. (P. (P. (P. (P. (P.) (	EXISTING TREE, TO REMAIN EXISTING TREE, TO REMAIN SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 337 PROVIDED 337 PROVIDED 337 PROVIDED 571 PROVIDED 571 PROVIDED 690 REQUIRED 690 PROVIDED 690 MAINTENANCE: THE PROPER OF ALL REQUIRED LANDSCA ALL INCLUDE MOWING, EDG MON TO MAINTENANCE OF THER MATERIALS NOT A PARTIERIALS OF SIMILAR VARIE	N           WMARY CHART - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback (358 / 40 = 9)         CA           20'-0" min.         BY-10           8Y-10         (337 / 50 = 7)           10'-6"         BY-10 & SW-6           (635 / 50 = 26)         19'-8"           19'-8"         BY-10           (754 / 25 = 31)/2         *NOT           4'-6"         TRE	ERYARDS / SETBA NOPY TREES	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A N/A
SUMMARY (	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIED TOTAL ADA STALLS REQU TOTAL ADA STALLS REQU TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E OVERALL PROPERTY BO FRONT SIDE REAR CHART - INTERIOR PARKING LOT LA	500       File         500       STEEL EDGING TO         MULCH TYP.       MULCH TYP.         625       PROPERTY LINE         625       Steel EDGING TO         MULCH TYP.       PROPERTY LINE         625       Steel EDGING TO         MULCH TYP.       PROPERTY LINE         625       Steel EDGING TO         MULCH TYP.       9         625       Steel EDGING TO         GE)       35,962 SF         36'-0"       0.15         ED       165         D       7         MDED       7         XTERIOR       0         UNDARY       25         0       0         XTERIOR       20         10       10	P. (P. (P. (P. (P. (P. (P.) (	EXISTING TREE, TO REMAIN EXISTING TREE, TO REMAIN SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 337 PROVIDED 337 PROVIDED 337 PROVIDED 571 PROVIDED 571 PROVIDED 690 REQUIRED 690 PROVIDED 690 MAINTENANCE: THE PROPER OF ALL REQUIRED LANDSCA ALL INCLUDE MOWING, EDG MON TO MAINTENANCE OF THER MATERIALS NOT A PARTIERIALS OF SIMILAR VARIE	N           Imary Chart - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)         20'-0" min.           20' O" min.         9)         20'-0" min.           BY-10         (337 / 50 = 7)         10'-6"           BY-10 & SW-6         (635 / 50 = 26)         19'-8"           19'-8"         BY-10         754 / 25 = 31)/2           4'-6"         *NOT           TRE         *NOT           A'-6"         TRE	ERYARDS / SETBA NOPY TREES	BACKS DRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A N/A
# OF REQUIRED PARKING SPAC # OF PROVIDED PARKING SPAC	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL ADA STALLS REQ' TOTAL ADA STALLS REQ' TOTAL ADA STALLS PROV BUILDING SETBACKS - E OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - E OVERALL PROPERTY BO FRONT SIDE REAR CHART - INTERIOR PARKING LOT LA REQUIRE DES 122	500       -       STEEL EDGING TO         -       STEEL EDGING TO         MULCH TYP.       -         -       MULCH TYP.         -       NULCH TYP.         -       PROPERTY-LINE         625       -         -       -<	P. (P. LOCATION OF BUFF YARD OR SETBAC NORTH SOUTH EAST VEST VEST NOTES: 1. LANDSCAPING M MAINTENANCE OF TIMES. THIS SHA ACTIVITIES COM WEEDS, AND OT WITH PLANT MA 2. NO TREES, SHRU	EXISTING TREE, TO REMAIN EXISTING TREE, TO REMAIN SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 337 PROVIDED 337 PROVIDED 337 PROVIDED 571 PROVIDED 690 REQUIRED 690 PROVIDED 690 MAINTENANCE: THE PROPER OF ALL REQUIRED LANDSCA ALL INCLUDE MOWING, EDG MON TO MAINTENANCE OF THER MATERIALS NOT A PAR- TERIALS OF SIMILAR VARIE UBS,WALLS, FENCES, OR AN	N         MMARY CHART - BUFFI         TH       WIDTH/TYPE         CA         20' Street Setback         (358 / 40 = 9)         20'-0" min.         BY-10         (337 / 50 = 7)         10'-6"         BY-10 & SW-6         (635 / 50 = 26)         19'-8"         BY-10         (754 / 25 = 31)/2         4'-6"         *NOT         4'-6"         RTY OWNER, TENANT OR AGEN         PING IN A HEALTHY, NEAT, ORD         ING, PRUNING, FERTILIZING, IRI         LANDSCAPING. LANDSCAPED A         RT OF THE LANDSCAPING. PLAN         TY AND SIZE.         WTHING OVER 2' IN HEIGHT IS A	ERYARDS / SETBA NOPY TREES	BACKS DRNAMENTAL TREES N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A N/A
# OF REQUIRED PARKING SPAC # OF PROVIDED PARKING SPAC PARKING LOT ISLANDS	ZONING/PROPOSED USE TOTAL ACREAGE BUILDING AREA (GROSS SQUARE FOOTA BUILDING HEIGHT FLOOR AREA RATIO TOTAL PARKING REQUIRE TOTAL PARKING PROVIED TOTAL ADA STALLS REQ'I TOTAL ADA STALLS REQ'I TOTAL ADA STALLS PROV BUILDING SETBACKS - EI OVERALL PROPERTY BO FRONT SIDE REAR LANDSCAPE BUFFER - EI OVERALL PROPERTY BO FRONT SIDE REAR CHART - INTERIOR PARKING LOT LA REAR	00       +       -	VEST NORTH SOUTH EAST VEST NEST NORTES NORTH EAST VEST SUITH SOU	EXISTING TREE, TO REMAIN EXISTING TREE, TO REMAIN SUI ER REQUIRED/ PROVIDED LENGT REQUIRED 358 PROVIDED 337 PROVIDED 337 PROVIDED 571 PROVIDED 571 PROVIDED 690 REQUIRED 690 PROVIDED 690 PROVIDED 690 MAINTENANCE: THE PROPER OF ALL REQUIRED LANDSCA ALL INCLUDE MOWING, EDG MON TO MAINTENANCE OF THER MATERIALS NOT A PAR- TERIALS OF SIMILAR VARIES UBS, WALLS, FENCES, OR AN	N           Imary Chart - BUFFI           TH         WIDTH/TYPE         CA           20' Street Setback         (358 / 40 = 9)         20'-0" min.           20' O" min.         9)         20'-0" min.           BY-10         (337 / 50 = 7)         10'-6"           BY-10 & SW-6         (635 / 50 = 26)         19'-8"           19'-8"         BY-10         754 / 25 = 31)/2           4'-6"         *NOT           TRE         *NOT           A'-6"         TRE	ERYARDS / SET BA         NOPY TREES         9         9         7         7         13         14         15         16         17         18         19         113         12         13         13         14         15         16 <t< td=""><td>BACKS PRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A</td><td>SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A N/A</td></t<>	BACKS PRNAMENTAL TREES N/A N/A N/A N/A N/A N/A N/A N/A	SHRUBS SCR HT. 8 N/A N/A N/A N/A N/A N/A N/A PF N/A N/A PF N/A N/A
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### GENERAL LANDSCAPE SPECIFICATIONS AND NOTES

A. SCOPE OF WORK 1. THE WORK CONSISTS OF FURNISHING ALL LABOR, MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION, AND ANY OTHER APPURTENANCES NECESSARY FOR THE COMPLETION OF THIS PROJECT AS SHOWN ON THE DRAWINGS, AS INCLUDED IN THE PLANT LIST, AND AS HEREIN SPECIFIED. 2. WORK SHALL INCLUDE MAINTENANCE AND WATERING OF ALL PLANTING AREAS OF THIS CONTRACT UNTIL CERTIFICATION OF ACCEPTABILITY BY THE OWNER.

- **B. PROTECTION OF EXISTING STRUCTURES** ALL EXISTING BUILDINGS, WALKS, WALLS, PAVING, PIPING, AND OTHER ITEMS OF CONSTRUCTION AND
- PLANTING ALREADY COMPLETED OR ESTABLISHED SHALL BE PROTECTED FROM DAMAGE BY THIS CONTRACTOR UNLESS OTHERWISE SPECIFIED. ALL DAMAGE RESULTING FROM NEGLIGENCE SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER.
- C. PROTECTION OF EXISTING PLANT MATERIALS OUTSIDE LIMIT OF WORK THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNAUTHORIZED CUTTING OR DAMAGE TO TREES AND SHRUBS EXISTING OR OTHERWISE, CAUSED BY CARELESS OPERATION OF EQUIPMENT, STOCKPILING OF MATERIALS, ETC. THIS SHALL INCLUDE COMPACTION BY DRIVING OR PARKING INSIDE THE DRIP-LINE OR THE SPILLING OF OIL. GASOLINE. OR OTHER DELETERIOUS MATERIALS WITHIN THE DRIP-LINE. NO MATERIALS SHALL BE BURNED WHERE THE HEAT WILL DAMAGE ANY PLANT. TREES
- KILLED OR DAMAGED SO THAT THEY ARE MISSHAPEN AND/ OR UNSIGHTLY SHALL BE REPLACED AT THE COST TO THE CONTRACTOR OF ONE HUNDRED DOLLARS (\$100) PER CALIPER INCH ON AN ESCALATING SCALE WHICH ADDS AN ADDITIONAL TWENTY (20) PER CENT PER INCH OVER FOUR (4) INCHES CALIPER AS FIXED AND AGREED LIQUIDATED DAMAGES. CALIPER SHALL BE MEASURED SIX (6) INCHES ABOVE GROUND LEVEL FOR TREES UP TO AND INCLUDING FOUR (4) INCHES IN CALIPER AND TWELVE (12) INCHES ABOVE GROUND LEVEL FOR TREES OVER FOUR (4) INCHES IN CALIPER. D. MATERIALS

### 1. GENERAL

SAMPLES OF MATERIALS AS LISTED BELOW SHALL BE SUBMITTED FOR APPROVAL, ON THE SITE OR AS OTHERWISE DETERMINED BY THE OWNER. UPON APPROVAL OF SAMPLES, DELIVERY OF MATERIALS MAY BEGIN.

- MATERIALS SAMPLES MULCH ONE (1) CUBIC FOOT TOPSOIL ONE (1) CUBIC YAR
- PLANTS ONE (1) OF EACH VARIETY 2. PLANT MATERIALS

A. PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. NOMENCLATURE SHALL CONFORM TO STANDARDIZED PLANT NAMES, 1942 EDITION. ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH GRADES AND STANDARDS AS STATED IN THE LATEST EDITION OF "AMERICAN STANDARD FOR NURSERY STOCK" BY THE AMERICAN ASSOCIATION OF NURSERYMEN. ALL PLANTS SHALL BE FRESHLY DUG, SOUND, HEALTHY, VIGOROUS, WELL-BRANCHED AND FREE OF DISEASE AND INSECTS, INSECT EGGS AND LARVAE AND SHALL HAVE ADEQUATE ROOT SYSTEMS. TREES FOR PLANTING IN ROWS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER, WHERE ANY REQUIREMENTS ARE OMITTED FROM THE PLANT LIST. THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY. PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY UPON THE APPROVAL OF THE OWNER.

B. MEASUREMENTS: THE HEIGHT AND/OR WIDTH OF TREES SHALL BE MEASURED FROM THE GROUND OR ACROSS THE NORMAL SPREAD OF BRANCHES WITH THE PLANTS IN THEIR NORMAL POSITION. THIS MEASUREMENT SHALL NOT INCLUDE THE IMMEDIATE TERMINAL GROWTH. PLANTS LARGER IN SIZE THAN THOSE SPECIFIED IN THE PLANT LIST MAY BE USED IF APPROVED BY THE OWNER. IF THE USE OF LARGER PLANTS IS APPROVED, THE BALL OF EARTH OR SPREAD OF ROOTS SHALL BE INCREASED IN PROPORTION TO THE SIZE OF THE PLANT.

C. INSPECTION: PLANTS SHALL BE SUBJECT TO INSPECTION AND APPROVAL AT THE PLACE OF GROWTH, OR UPON DELIVERY TO THE SITE, AS DETERMINED BY THE OWNER, FOR QUALITY, SIZE, AND VARIETY; SUCH APPROVAL SHALL NOT IMPAIR THE RIGHT OF INSPECTION AND REJECTION AT THE SITE DURING PROGRESS OF THE WORK OR AFTER COMPLETION FOR SIZE AND CONDITION OF BALLS OR ROOTS, LATENT DEFECTS OR INJURIES. REJECTED PLANTS SHALL BE REMOVED IMMEDIATELY FROM THE SITE. NOTICE REQUESTING INSPECTION SHALL BE SUBMITTED IN WRITING BY THE CONTRACTOR AT LEAST ONE 1) WEEK PRIOR TO ANTICIPATED DATE.

- E. TOPSOIL
- 1. ASTM D5268, NATURAL, FRIABLE, FERTILE, FINE LOAMY SOIL POSSESSING CHARACTERISTICS OF REPRESENTATIVE TOPSOIL IN THE VICINITY THAT PRODUCES HEAVY GROWTH. TOPSOIL SHALL HAVE A PH RANGE OF 5.5 TO 7.4 PERCENT, FREE FROM SUBSOIL, OBJECTIONABLE WEEDS, LITTER, SODS, STIFF CLAY, STONES LARGER THAN 1-INCH IN DIAMETER, STUMPS, ROOTS, TRASH, HERBICIDES, TOXIC SUBSTANCES, OR ANY OTHER MATERIAL WHICH MAY BE HARMFUL TO PLANT GROWTH OR HINDER PLANTING OPERATIONS. TOP SOIL SHALL CONTAIN A MINIMUM OF THREE PERCENT ORGANIC MATERIAL.
- 2. SALVAGED OR EXISTING TOPSOIL: REUSE SUITABLE TOPSOIL STOCKPILED ON-SITE OR EXISTING TOPSOIL UNDISTURBED BY GRADING OR EXCAVATION OPERATIONS. CLEAN TOPSOIL OF ROOTS, PLANTS, SOD, STONES, CLAY LUMPS, AND OTHER EXTRANEOUS MATERIALS HARMFUL TO PLANT GROWTH. 3. VERIFY AMOUNT OF SUITABLE TOPSOIL STOCKPILED IF ANY, AND SUPPLY ADDITIONAL IMPORTED TOPSOIL AS NEEDED. FOUR (4) INCHES OF TOPSOIL TO BE PROVIDED FOR ALL TURF AREAS. TWENTY FOUR (24)
- INCHES OF TOPSOIL TO BE PROVIDED FOR ALL PLANTING BEDS. 4. IMPORTED TOPSOIL: SUPPLEMENT SALVAGED TOPSOIL WITH IMPORTED TOPSOIL FROM OFF-SITE SOURCES WHEN EXISTING QUANTITIES ARE INSUFFICIENT
- 1. OBTAIN TOPSOIL DISPLACED FROM NATURALLY WELL-DRAINED SITES WHERE TOPSOIL OCCURS AT LEAST 6 INCHES DEEP; DO NOT OBTAIN FROM AGRICULTURAL LAND, BOGS, OR MARSHE
- 2. VERIFY BORROW AND DISPOSAL SITES ARE PERMITTED AS REQUIRED BY STATE AND LOCAL REGULATIONS. OBTAIN WRITTEN CONFIRMATION THAT PERMITS ARE CURRENT AND ACTIVE.
- 3. OBTAIN PERMITS REQUIRED BY STATE AND LOCAL REGULATIONS FOR TRANSPORTING TOPSOIL. PERMITS SHALL BE CURRENT AND ACTIVE.
- 5. AMEND EXISTING AND IMPORTED TOPSOIL AS INDICATED BELOW. F. ORGANIC SOIL AMENDMENTS
- 1. MANURE: WELL-ROTTED, UNLEACHED, STABLE OR CATTLE MANURE CONTAINING NOT MORE THAN 25 PERCENT BY VOLUME OF STRAW, SAWDUST, OR OTHER BEDDING MATERIALS; FREE OF TOXIC SUBSTANCES, STONES, STICKS, SOIL, WEED SEED, AND MATERIAL HARMFUL TO PLANT GROWTH. 2. BACK TO NATURE COTTON BURR COMPOST OR APPROVED EQUIVALENT.
- 3. COMPOST: DECOMPOSED ORGANIC MATERIAL INCLUDING LEAF LITTER, MANURE, SAWDUST, PLANT TRIMMINGS AND/OR HAY, MIXED WITH SOIL
- 4. PECAN HULLS: COMPOSTED PECAN HULLS FOR LOCAL SOURCE. 5. BIOSOLIDS: USE GRADE 1 CONTAINING LOWER PATHOGEN LEVELS.
- 6. WORM CASTINGS: EARTHWORMS.
- G. INORGANIC SOIL AMENDMENTS
- 1. LIME: ASTM C602, CLASS O AGRICULTURAL LIMESTONE CONTAINING A MINIMUM OF 80 PERCENT CALCIUM CARBONATE EQUIVALENT WITH A MINIMUM OF 95 PERCENT PASSING NO. 8 SIEVE AND MINIMUM OF 55 PERCENT PASSING NO. 60 SIEVE.
- 2. SULFUR: GRANULAR, BIODEGRADABLE, CONTAINING A MINIMUM OF 90 PERCENT SULFUR, WITH A MINIMUM OF 99 PERCENT PASSING NO. 6 SIEVE AND A MAXIMUM OF 10 PERCENT PASSING NO. 40
- 3. IRON SULFATE: GRANULATED FERROUS SULFATE CONTAINING A MINIMUM OF 20 PERCENT IRON AND 10 PERCENT SULFUR
- 4. AGRICULTURAL GYPSUM: FINELY GROUND, CONTAINING A MINIMUM OF 90 PERCENT CALCIUM 5. SAND: CLEAN, WASHED, NATURAL OR MANUFACTURED, FREE OF TOXIC MATERIALS.
- H. PLANTING SOIL MIX
- 1. PLANTING MEDIUM CONTAINING 75 PERCENT SPECIFIED TOPSOIL MIXED WITH 15 PERCENT ORGANIC SOIL AMENDMENTS AND 10 PERCENT SHARP WASHED SAND. INSTALL TO DEPTHS, PER PLANTING DETAILS (12" MIN.) FINISHED GRADES OF PLANTING BEDS TO BE 2" BELOW FINISHED GRADE OF ADJACENT PAVING OR AS SHOWN ON GRADING PLAN

2. SOD/SEED AREA TOPSOIL ALL SOD AREAS TO RECEIVE 4" DEPTH (MIN) TOPSOIL PRIOR TO INSTALLATION. TOPSOIL SHALL BE NATURAL, FRIABLE, FERTILE, PH RANGE OF 6.0-6.5 WITH 25% (MIN.) ORGANIC MATERIAL, AND FREE O RASH, DEBRIS, STONES, WEEDS, AND TWIGS/BRANCHES. THE PARTICLE SIZES SHALL BE SUCH THAT 98.5% OF THE TOPSOIL WILL PASS THROUGH A 1/2 INCH SCREEN, AND 99% MORE SHALL PASS THROUGH A 3/4 INCH SCREEN. TOPSOIL SHALL BE REVIEWED/APPROVED BY OWNER/LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. CONTRACTOR TO SUBMIT SAMPLES IN 1 GAL (MIN.) CONTAINER. I. WATER

WATER NECESSARY FOR PLANTING AND MAINTENANCE SHALL BE OF SATISFACTORY QUALITY TO SUSTAIN AN ADEQUATE GROWTH OF PLANTS AND SHALL NOT CONTAIN HARMFUL, NATURAL OR MAN-MADE ELEMENTS DETRIMENTAL TO PLANTS. WATER MEETING THE ABOVE STANDARD SHALL BE OBTAINED ON THE SITE FROM THE OWNER, IF AVAILABLE, AND THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE ARRANGEMENTS FOR ITS USE BY HIS TANKS, HOSES, SPRINKLERS, ETC. IF SUCH WATER IS NOT AVAILABLE AT THE SITE. THE CONTRACTOR SHALL PROVIDE SUCH SATISFACTORY WATER FROM SOURCES OFF THE SITE AT NO ADDITIONAL COST TO THE OWNER

(1) 3" MULCH PER SPECIFICATIONS 2) 3" HIGH EARTH SAUCER

- 3 PLANTING PIT: EXCAVATE 12" LARGER (MIN.) THAN WIDTH OF ROOTBALL, W/ PIT DEPTH AS NEEDED TO SET ROOTBALL @ PROPOSED FINISHED GRADE. PLACE ROOTBALL ON SOLID SOIL AND NOT LOOSE BACKFILL. SCARIFY SIDES OF PIT. PROVIDE CONTINUOUS PIT FOR MASSED BED PLANTINGS.
- (4) ROOT BALL: REMOVE FROM CONTAINER. GENTLY SCARIFY GIRDLED ROOTS AS NEEDED. REMOVE ALL TAGS & TWINE. 5) PIT BACKFILL W/ PREPARED SOIL BED
- MIX PER SPECIFICATIONS. PROVIDE CONTINUOUS SOIL BED MIX IN MASS PLANTINGS.
- (6) UNDISTURBED EARTH

J. COMMERCIAL FERTILIZER

- AND FREE FLOWING. THIS FERTILIZER SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL UNOPENED CONTAINERS. EACH BEARING THE MANUFACTURER'S GUARANTEED STATEMENT OF ANALYSIS. FIFTY PERCENT (50%) OF THE NITROGEN SHALL BE DERIVED FROM NATURAL ORGANIC SOURCES. THE OLLOWING FERTILIZERS SHALL BE USED AND APPLIED AT RATES AS SUGGESTED BY MANUFACTURER'S SPECIFICATIONS
- 1. SHRUBS AND TREES MILORGANITE, OR APPROVED EQUAL 2. ANNUALS AND GROUNDCOVERS OSMOCOTE/SIERRA BLEND 14-14-14 3. SOD 8-8-8 FERTILIZER
- IN ADDITION TO SURFACE APPLIED FERTILIZERS, ALL CONTAINER GROWN AND FIELD GROWN PLANT MATERIAL SHALL RECEIVE "AGRIFORM" PLANTING TABLETS 24-10-5 FORMULA, 21 GRAM OR EQUAL. THESE TABLETS SHALL BE PLACED AT A DEPTH OF ROOT BALL AT THE RATE AS SPECIFIED BY MANUFACTURER.
- K. MULCH MULCH MATERIAL SHALL BE MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT, AND APPLIED AT A DEPTH OF 3 INCHES. SEE PLANT LIST FOR TYPE OF MATERIAL AND GRADE.
- L. DIGGING AND HANDLING 1. PROTECT ROOTS OR BALLS OF PLANTS AT ALL TIMES FROM SUN AND DRYING WINDS, WATER AND REEZING, AS NECESSARY UNTIL PLANTING. PLANT MATERIALS SHALL BE ADEQUATELY PACKED TO PREVENT BREAKAGE AND DRYING OUT DURING TRANSIT. TREES TRANSPORTED MORE THAN TEN (10 MILES OR WHICH ARE NOT PLANTED WITHIN THREE (3) DAYS OF DELIVERY TO SITE SHALL BE SPRAYED WITH AN ANTI-TRANSPIRANT PRODUCT ("WILTPRUF" OR EQUAL) TO MINIMIZE TRANSPIRATIONAL WATER LOSS
- 2. BALLED AND BURLAPPED PLANTS (B&B) SHALL BE DUG WITH FIRM, NATURAL BALLS OF SOIL OF SUFFICIENT SIZE TO ENCOMPASS THE FIBROUS AND FEEDING ROOTS OF THE PLANTS. NO PLANTS MOVED WITH A BALL SHALL BE PLANTED IF THE BALL IS CRACKED OR BROKEN. PLANTS BALLED AND BURLAPPED OR CONTAINER GROWN SHALL NOT BE HANDLED BY STEMS.
- 3. PLANTS MARKED "BR" IN THE PLANT LIST SHALL BE DUG WITH BARE ROOTS. THE ROOTS SHALL NOT E CUT WITHIN THE MINIMUM SPREAD SPECIFIED IN THE PLANT LIST. CARE SHALL BE EXERCISED THAT THE ROOTS DO NOT DRY OUT IN MOVING AND PRIOR TO PLANTING. 4. PROTECTION OF PALMS (IF APPLICABLE): ONLY A MINIMUM OF FRONDS SHALL BE REMOVED FROM THE CROWN OF THE PALM TREES TO FACILITATE MOVING AND HANDLING. CLEAR TRUNK (CT) SHALL BE
- AS SPECIFIED AFTER THE MINIMUM OF FRONDS HAVE BEEN REMOVED. ALL PALMS SHALL BE BRACED 5 EXCAVATION OF TREE PITS SHALL BE DONE USING EXTREME CARE TO AVOID DAMAGE TO SURFACE AND SUBSURFACE ELEMENTS SUCH AS UTILITIES OR HARDSCAPE ELEMENTS, FOOTERS AND PREPARED SUB- BASES.
- M CONTAINER GROWN STOCK 1. ALL CONTAINER GROWN MATERIAL SHALL BE HEALTHY, VIGOROUS, WELL-ROOTED PLANTS AND
- ESTABLISHED IN THE CONTAINER IN WHICH THEY ARE SOLD. THE PLANTS SHALL HAVE TOPS WHICH ARE OF GOOD QUALITY AND ARE IN A HEALTHY GROWING CONDITION. 2. AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND GROWN N THAT CONTAINER SUFFICIENTLY LONG FOR THE NEW FIBROUS ROOTS TO HAVE DEVELOPED SO THAT THE ROOT MASS WILL RETAIN ITS SHAPE AND HOLD TOGETHER WHEN REMOVED FROM THE CONTAINER. CONTAINER GROWN STOCK SHALL NOT BE HANDLED BY THEIR STEMS.
- 3. PLANT ROOTS BOUND IN CONTAINERS SHALL NOT BE ACCEPTABLE.
- 4. SUBSTITUTION OF NON-CONTAINER GROWN MATERIAL FOR MATERIAL EXPLICITLY SPECIFIED TO BE CONTAINER GROWN WILL NOT BE PERMITTED UNLESS WRITTEN APPROVAL IS OBTAINED FROM THE OWNER AND LANDSCAPE ARCHITECT N. COLLECTED STOCK
- WHEN THE USE OF COLLECTED STOCK IS PERMITTED AS INDICATED ON THE PLANT LIST SCHEDULE THE MINIMUM SIZES OF ROOTBALLS SHALL BE EQUAL TO THAT SPECIFIED FOR THE NEXT LARGER SIZE OF NURSERY GROWN STOCK OF THE SAME VARIETY. O. NATIVE STOCK
- PLANTS COLLECTED FROM WILD OR NATIVE STANDS SHALL BE CONSIDERED NURSERY GROWN WHEN THEY HAVE BEEN SUCCESSFULLY REESTABLISHED IN A NURSERY ROW AND GROWN UNDER REGULAR NURSERY CULTURAL PRACTICES FOR A MINIMUM OF TWO (2) GROWING SEASONS AND HAVE ATTAINED ADEQUATE ROOT AND TOP GROWTH TO INDICATE FULL RECOVERY FROM TRANSPLANTING INTO THE NURSERY ROW. P. MATERIALS LIST
- QUANTITIES NECESSARY TO COMPLETE THE WORK ON THE DRAWINGS SHALL BE FURNISHED BY THE CONTRACTOR, QUANTITY ESTIMATES HAVE BEEN MADE CAREFULLY, BUT THE LANDSCAPE ARCHITECT OR OWNER ASSUMES NO LIABILITY FOR OMISSIONS OR ERRORS. SHOULD A DISCREPANCY OCCUR BETWEEN THE BIDDERS TAKE OFF AND THE PLANT LIST QUANTITY, THE LANDSCAPE ARCHITECT SHALL BE NOTIFIED FOR CLARIFICATION PRIOR TO THE SUBMISSIONS OF BIDS. ALL DIMENSIONS AND/OR SIZES SPECIFIED SHALL BE THE MINIMUM ACCEPTABLE SIZE Q. FINE GRADING
- . FINE GRADING UNDER THIS CONTRACT SHALL CONSIST OF FINAL FINISHED GRADING OF LAWN AND PLANTING AREAS THAT HAVE BEEN ROUGH GRADED BY OTHERS. BERMING AS SHOWN ON THE DRAWINGS SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR, UNLESS OTHERWISE NOTED. 2. THE LANDSCAPE CONTRACTOR SHALL FINE GRADE THE LAWN AND PLANTING AREAS TO BRING THE ROUGH GRADE UP TO FINAL FINISHED GRADE ALLOWING FOR THICKNESS OF SOD AND/OR MULCH DEPTH. THIS CONTRACTOR SHALL FINE GRADE BY HAND AND/OR WITH ALL EQUIPMENT NECESSARY INCLUDING A GRADING TRACTOR WITH FRONT-END LOADER FOR TRANSPORTING SOIL WITHIN THE SITE.
- 3. ALL PLANTING AREAS SHALL BE GRADED AND MAINTAINED TO ALLOW FREE FLOW OF SURFACE WATER. AREAS ADJACENT TO BUILDINGS SHALL SLOPE AWAY FROM THE BUILDINGS.
- R. PLANTING PROCEDURES 1. CLEANING UP BEFORE COMMENCING WORK: THE CONTRACTOR SHALL CLEAN UP WORK AND SURROUNDING AREAS OF ALL RUBBISH OR OBJECTIONABLE MATTER. ALL MORTAR. CEMENT, AND TOXIC MATERIAL SHALL BE REMOVED FROM THE SURFACE OF ALL PLANT BEDS. THESE MATERIALS SHALL NOT BE MIXED WITH THE SOIL. SHOULD THE CONTRACTOR FIND SUCH SOIL CONDITIONS BENEATH THE SOIL WHICH WILL IN ANY WAY ADVERSELY AFFECT THE PLANT GROWTH, HE SHALL IMMEDIATELY CALL IT TO THE
- ATTENTION OF THE LANDSCAPE ARCHITECT OR OWNER. FAILURE TO DO SO BEFORE PLANTING SHALL MAKE THE CORRECTIVE MEASURES THE RESPONSIBILITY OF THE CONTRACTOR. 2 VERIEV LOCATIONS OF ALL UTILITIES CONDUITS SUPPLY LINES AND CABLES INCLUDING BUT NOT LIMITED TO: ELECTRIC, GAS (LINES AND TANKS), WATER, SANITARY SEWER, STORMWATER LINES, CABLE AND
- TELEPHONE. PROPERLY MAINTAIN AND PROTECT EXISTING UTILITIES. 3. SUBGRADE EXCAVATION: SITE CONTRACTOR IS RESPONSIBLE TO REMOVE ALL EXISTING AND IMPORTED LIMEROCK AND LIMEROCK SUB-BASE FROM ALL LANDSCAPE PLANTING AREAS TO A MINIMUM DEPTH OF 36" SITE CONTRACTOR IS RESPONSIBLE TO BACKELL THESE PLANTING AREAS TO ROUGH FINISHED GRADE WITH CLEAN TOPSOIL FROM AN ON-SITE SOURCE OR AN IMPORTED SOURCE. IF LIMEROCK OR OTHER ADVERSE CONDITIONS OCCUR IN PLANTED AREAS AFTER 36" DEEP EXCAVATION BY SITE CONTRACTOR, AND POSITIVE DRAINAGE CAN NOT BE ACHIEVED, LANDSCAPE CONTRACTOR
- SHALL CONTACT LANDSCAPE ARCHITECT OR OWNER. 4. FURNISH NURSERY'S CERTIFICATE OF COMPLIANCE WITH ALL REQUIREMENTS AS HEREIN SPECIFIED AND REQUIRED. INSPECT AND SELECT PLANT MATERIALS BEFORE PLANTS ARE DUG AT NURSERY OR GROWING
- SITE. 5. GENERAL: COMPLY WITH APPLICABLE FEDERAL, STATE, COUNTY, AND LOCAL REGULATIONS GOVERNING LANDSCAPE MATERIALS AND WORK CONFORM TO ACCEPTED HORTICULTURAL PRACTICES. AS USED IN THE TRADE. PLANTS SHALL BE PROTECTED UPON ARRIVAL AT THE SITE BY BEING THOROUGHLY WATERED AND PROPERLY MAINTAINED UNTIL PLANTED. PLANTS SHALL NOT REMAIN
- UNPROTECTED FOR A PERIOD EXCEEDING TWENTY-FOUR (24) HOURS. AT ALL TIMES WORKMANLIKE METHODS CUSTOMARY IN GOOD HORTICULTURAL PRACTICES SHALL BE EXERCISED. 6. THE WORK SHALL BE COORDINATED WITH OTHER TRADES TO PREVENT CONFLICTS. COORDINATE THE PLANTING WITH THE IRRIGATION WORK TO ASSURE AVAILABILITY OF WATER AND PROPER LOCATION OF
- **IRRIGATION ITEMS AND PLANTS** 7. ALL PLANTING PITS SHALL BE EXCAVATED TO SIZE AND DEPTH IN ACCORDANCE WITH THE USA STANDARD FOR NURSERY STOCK 260.1, UNLESS SHOWN OTHERWISE ON THE DRAWINGS, AND BACKFILLED WITH THE PREPARED PLANTING SOIL AS SPECIFIED HEREIN BEFORE (SECTION E). TEST ALL TREE PITS WITH WATER BEFORE PLANTING TO ASSURE PROPER DRAINAGE PERCOLATION IS AVAILABLE. N
- ALLOWANCE WILL BE MADE FOR LOST PLANTS DUE TO IMPROPER DRAINAGE. IF POOR DRAINAGE EXISTS. UTILIZE PLANTING DETAIL THAT ADDRESSES THIS CONDITION. TREES SHALL BE SET PLUMB AND HELD IN POSITION UNTIL THE PLANTING MIXTURE HAS BEEN FLUSHED INTO PLACE WITH A SLOW, FULL HOSE STREAM. ALL PLANTING SHALL BE PERFORMED BY PERSONNEL FAMILIAR WITH PLANTING PROCEDURE AND UNDER THE SUPERVISION OF A QUALIFIED PLANTING FOREMAN. PROPER "JETTING IN" SHALL BE ASSURED TO
- ELIMINATE AIR POCKETS AROUND THE ROOTS. "JET STICK" OR EQUAL IS RECOMMENDED 8. TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO BUILDINGS AND BUILDING STRUCTURES WHILE INSTALLING TREES.
- 9. SOIL MIXTURE SHALL BE AS SPECIFIED IN SECTION E OF THESE SPECIFICATIONS. IN ADDITION EACH PLANTING PIT SHALL RECEIVE 21-GRAM "AGRIFORM" PLANTING TABLETS PER MANUFACTURER'S SPECIFICATIONS OR AS FOLLOWS
- TWO (2) TABLETS PER 1 GAL. PLANT THREE (3) TABLETS PER 3 GAL, PLANT FOUR (4) TABLETS PER 10 GAL. PLANT
- · LARGER MATERIAL TWO (2) TABLETS PER 1/2" OF TRUNK CALIPER 10. TREES AND SHRUBS SHALL BE SET STRAIGHT AND AT SUCH A LEVEL THAT AFTER SETTLEMENT, THE PLANT CROWN WILL STAND ONE (1) TO TWO (2) INCHES ABOVE GRADE. EACH PLANT SHALL BE SET IN THE CENTER OF THE PIT. PLANTING SOIL MIXTURE SHALL BE BACKFILLED AND THOROUGHLY TAMPED AROUND THE BALL AND SHALL BE SETTLED BY WATER AFTER TAMPING.
- 11. FILL HOLE WITH SOIL MIXTURE, MAKING CERTAIN ALL SOIL IS SATURATED. TO DO THIS, FILL HOLE WITH WATER AND ALLOW TO SOAK MINIMUM TWENTY (20) MINUTES, STIRRING IF NECESSARY TO GET SOIL THOROUGHLY WET. PACK LIGHTLY WITH FEET. ADD MORE WET SOIL MIXTURE. DO NOT COVER TOP OF BALL WITH SOIL MIXTURE, ONLY WITH MULCH. ALL BURLAP, ROPE, WIRES, ETC., SHALL BE REMOVED FROM THE SIDES AND TOPS OF BALLS, BUT NO BURLAP SHALL BE PULLED FROM UNDERNEATH
- 12. PRUNING: EACH TREE SHALL BE PRUNED TO PRESERVE THE NATURAL CHARACTER OF THE PLANT AS SHOWN ON THE DRAWINGS. ALL SOFT WOOD OR SUCKER GROWTH AND ALL BROKEN OR BADLY DAMAGED BRANCHES SHALL BE REMOVED WITH A CLEAN CUT
- 13. SHRUBS AND GROUND COVER PLANTS SHALL BE EVENLY SPACED IN ACCORDANCE WITH THE DRAWINGS AND AS INDICATED ON THE PLANT LIST. CULTIVATE ALL PLANTING AREAS TO A MINIMUM DEPTH OF 6", REMOVE AND DISPOSE ALL DEBRIS. TILL INTO TOP 4" THE PLANTING SOIL MIX AS SPECIFIED IN SECTION E. THOROUGHLY WATER ALL PLANTS AFTER INSTALLATION
- 14. TREE GUYING AND BRACING SHALL BE INSTALLED BY THE LANDSCAPE CONTRACTOR IN ACCORDANCE WITH THE PLANS TO INSURE STABILITY AND MAINTAIN TREES IN AN UPRIGHT POSITION. IF HE LANDSCAPE CONTRACTOR AND OWNER DECIDE TO WAIVE THE TREE GUYING AND BRACING, THE OWNER SHALL NOTIFY THE LANDSCAPE ARCHITECT IN WRITING OF THEIR INTENTIONS AND AGREE TO HOLD HARMLESS THE LANDSCAPE ARCHITECT IN THE EVENT ANY TREES FALL DOWN AND DAMAGE PERSON OR
- 15. MULCHING: PROVIDE A THREE (3) INCH MINIMUM LAYER OF SPECIFIED MULCH OVER THE ENTIRE AREA OF FACH SHRUB BED, GROUND COVER AND VINE BED AND TREE PIT 16. HERBICIDE WEED CONTROL: ALL PLANT BEDS SHALL BE KEPT FREE OF NOXIOUS WEEDS UNTIL FINAL ACCEPTANCE OF WORK. IF DIRECTED BY THE OWNER, "ROUND-UP" SHALL BE APPLIED FOR WEED CONTROL BY QUALIFIED PERSONNEL TO ALL PLANTING AREAS IN SPOT APPLICATIONS PER MANUFACTURER'S PRECAUTIONS AND SPECIFICATIONS PRIOR TO FINAL INSPECTION TREAT ALL PLANTING BEDS WITH AN APPROVED PRE-EMERGENT HERBICIDE AT AN APPLICATION RATE RECOMMENDED BY THE MANUFACTURER.

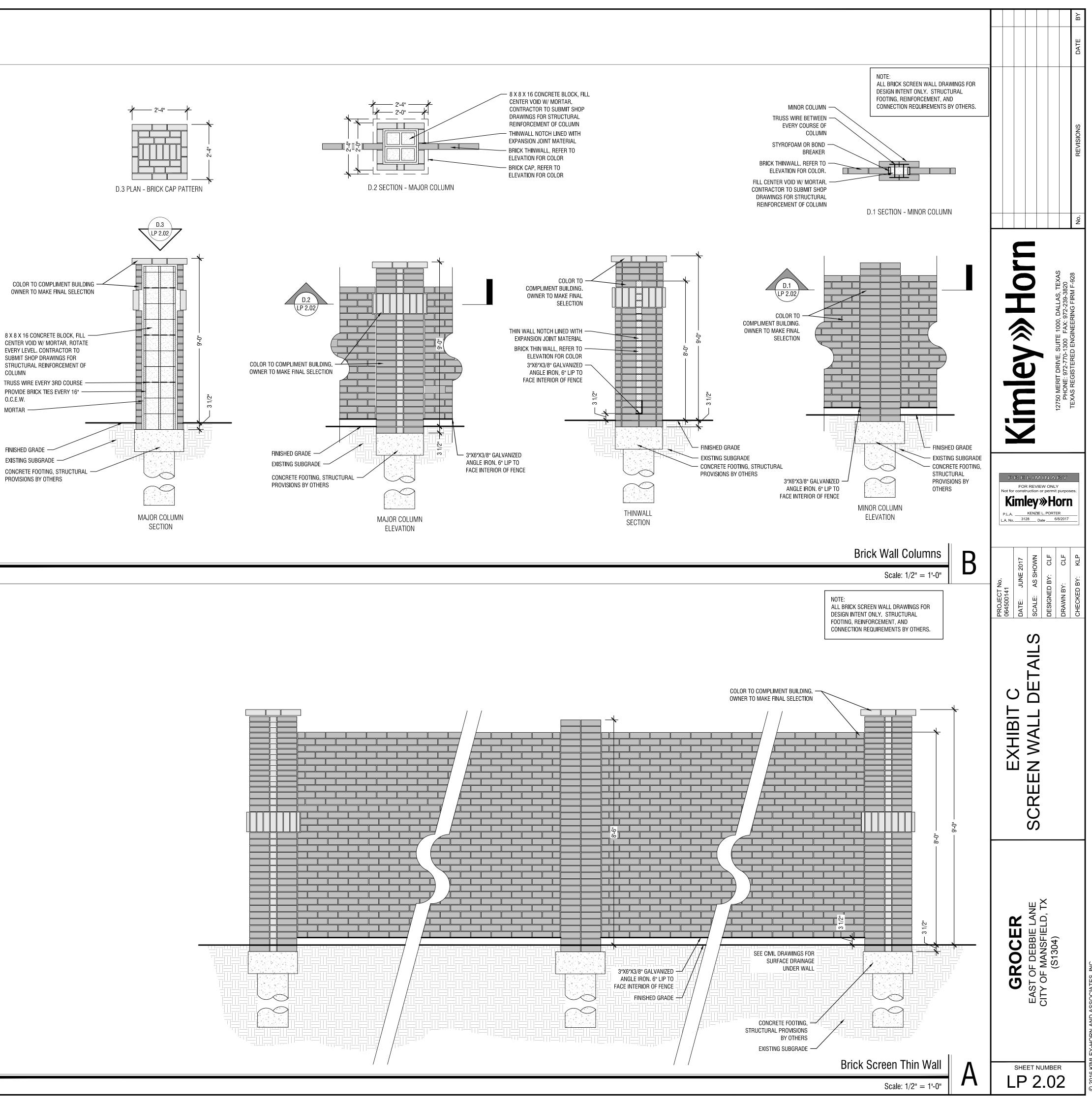


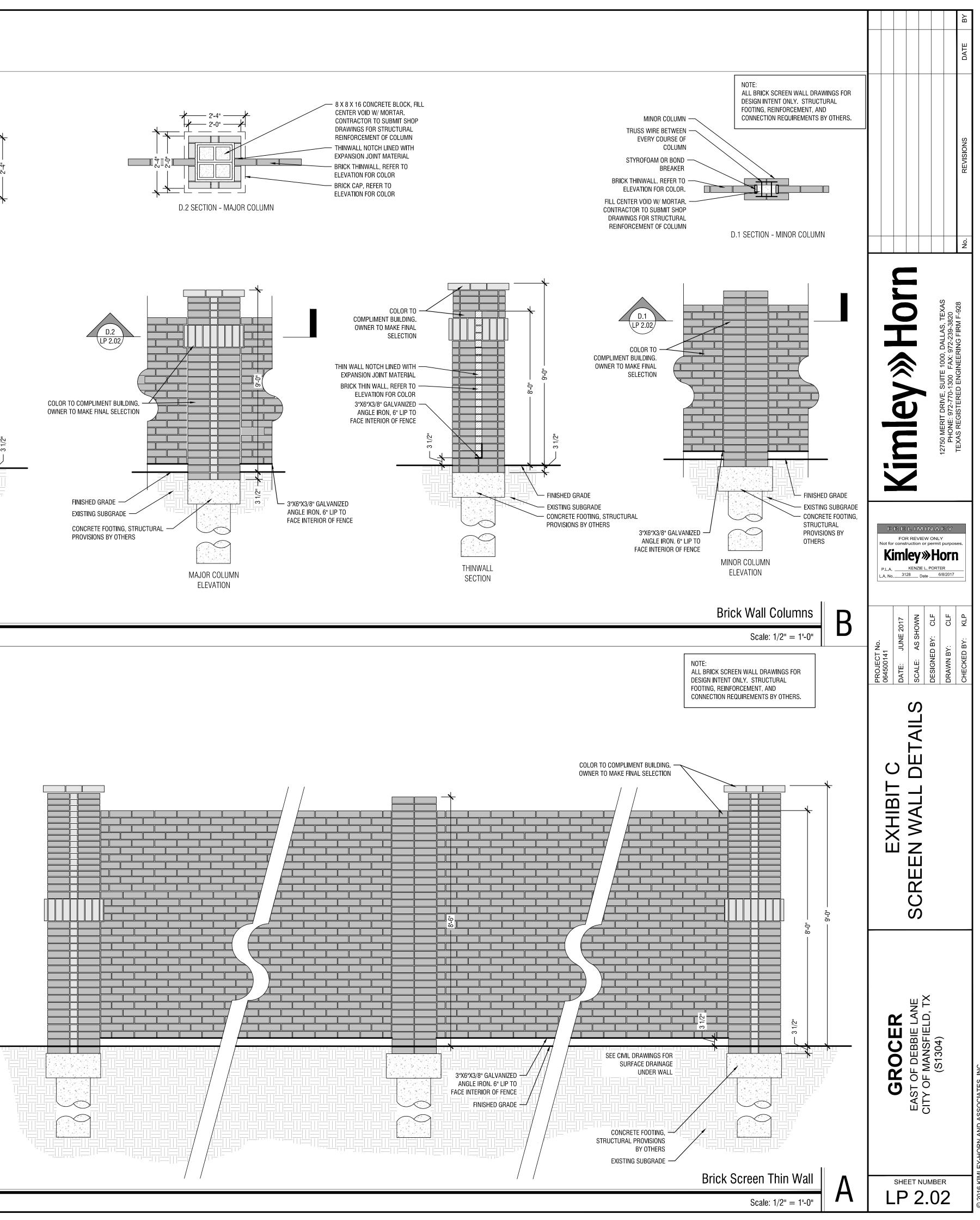
Submitted April 17, 2017

Resubmitted July 14, 2017

LP 2.01

DEVELOPMENT PLAN GROCER 5.307 Acres of Land Part of Lot 1, Block 1 Community of Hope Addition City of Mansfield, Tarrant County, Texas City Project No. ZC#17-007 Submitted April 17, 2017 Resubmitted June 16, 2017







# GROCER MANSFIELD, TEXAS SEQ OF DEBBIE LANE AND MATLOCK ROAD

# **BUILDING RENDERING**

DESIGN REPRESENTATION ONLY - NOT FOR CONSTRUCTION The building images shown are a representation of the current design intent only. The building images may texture, contrast, font style, construction variations required by building codes or inspectors, materials or final design detailing.

EXHIBIT D Case No: #ZC17-007 Issued: 06-29-2017



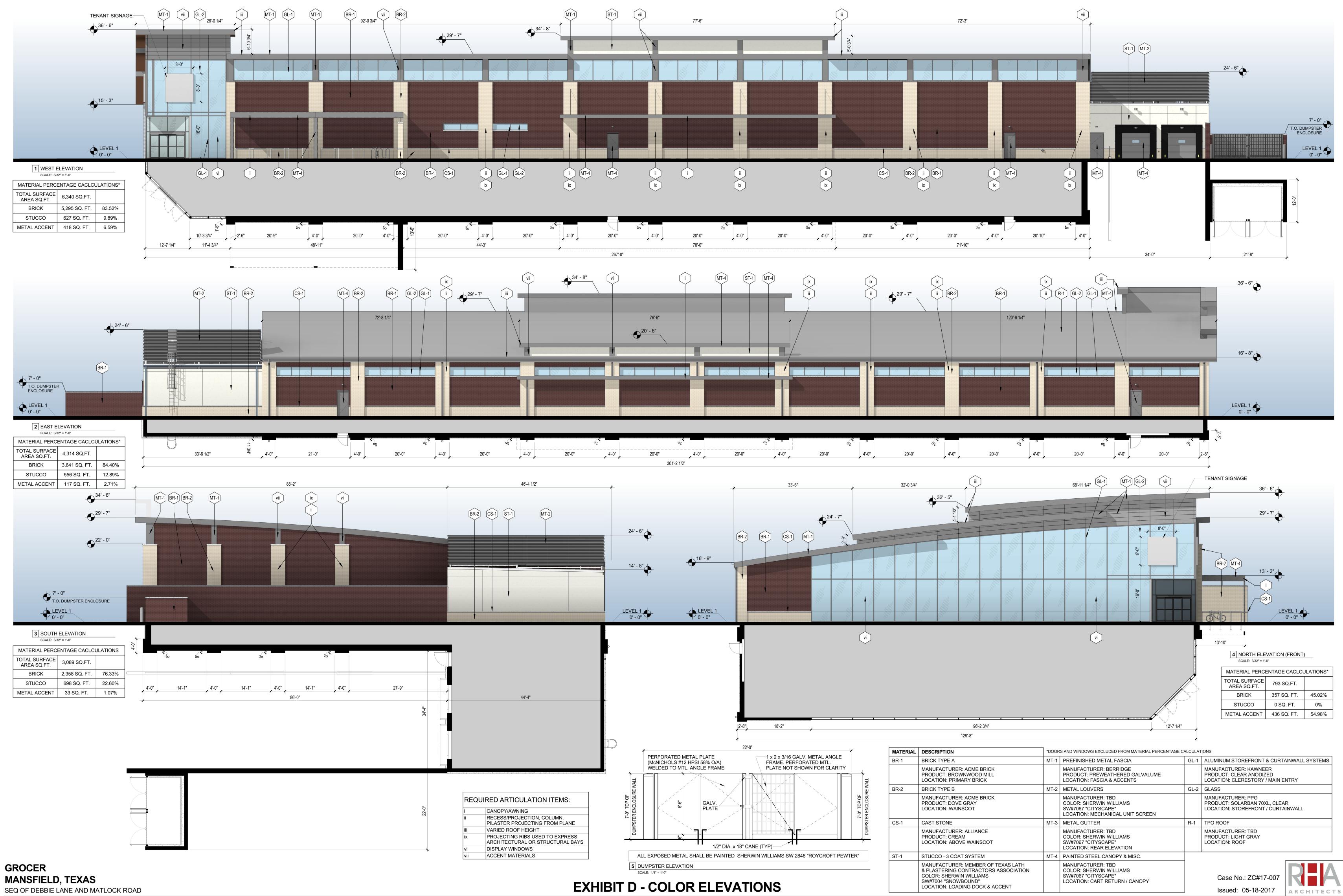
# GROCER MANSFIELD, TEXAS SEQ OF DEBBIE LANE AND MATLOCK ROAD



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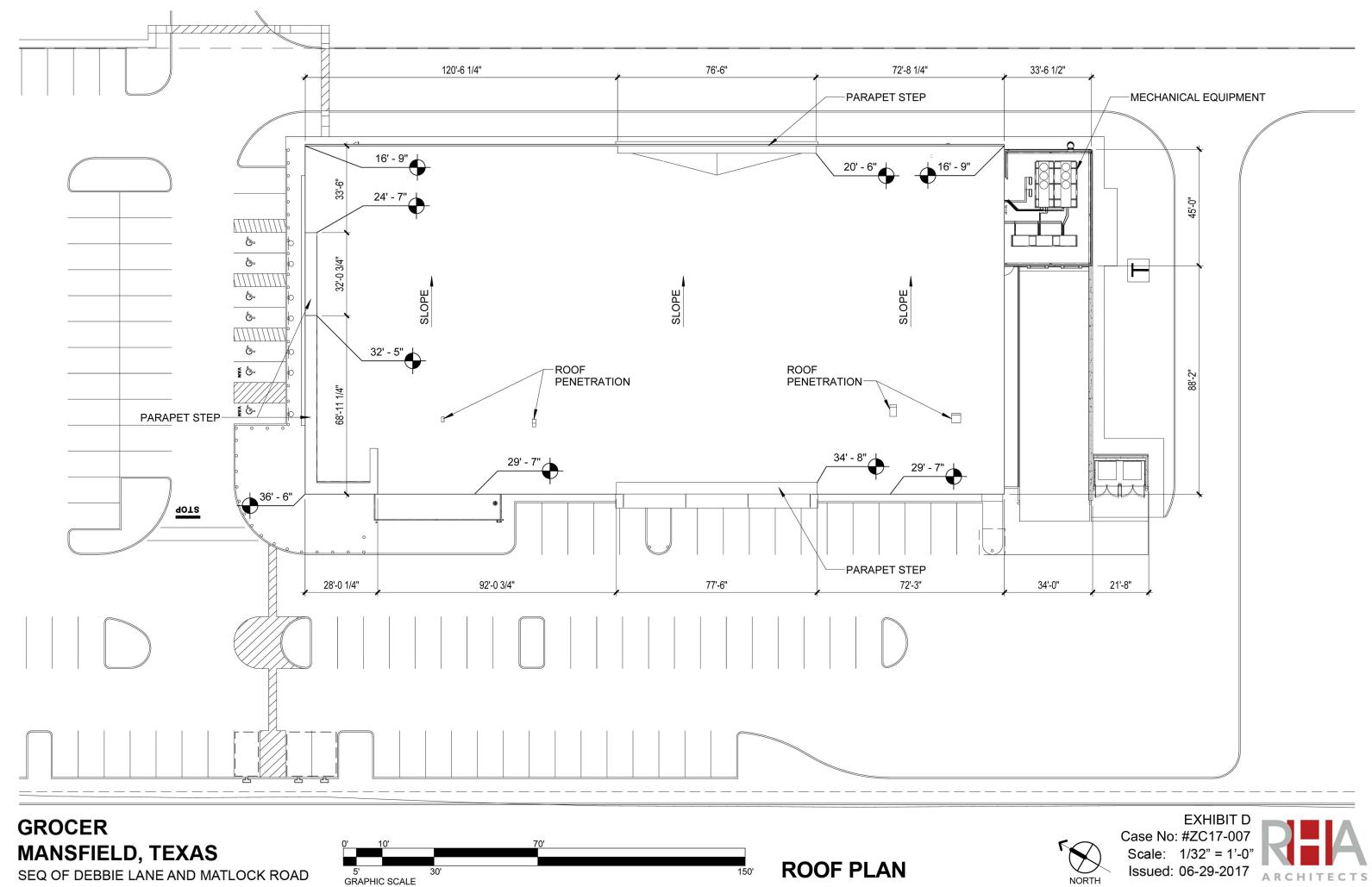




GROCER MANSFIELD, TEXAS

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		200/11011.1/100//10/10021110		
RICK TYPE B	MT-2	METAL LOUVERS	GL-2	GLASS
ANUFACTURER: ACME BRICK RODUCT: DOVE GRAY DCATION: WAINSCOT		MANUFACTURER: TBD COLOR: SHERWIN WILLIAMS SW#7067 "CITYSCAPE" LOCATION: MECHANICAL UNIT SCREEN		MANUFACTURER: PPG PRODUCT: SOLARBAN 70XL, CLEAR LOCATION: STOREFRONT / CURTAINWALL
AST STONE	MT-3	METAL GUTTER	R-1	TPO ROOF
ANUFACTURER: ALLIANCE RODUCT: CREAM DCATION: ABOVE WAINSCOT		MANUFACTURER: TBD COLOR: SHERWIN WILLIAMS SW#7067 "CITYSCAPE" LOCATION: REAR ELEVATION		MANUFACTURER: TBD PRODUCT: LIGHT GRAY LOCATION: ROOF
TUCCO - 3 COAT SYSTEM	MT-4	PAINTED STEEL CANOPY & MISC.		
ANUFACTURER: MEMBER OF TEXAS LATH PLASTERING CONTRACTORS ASSOCIATION OLOR: SHERWIN WILLIAMS W#7004 "SNOWBOUND" DCATION: LOADING DOCK & ACCENT		MANUFACTURER: TBD COLOR: SHERWIN WILLIAMS SW#7067 "CITYSCAPE" LOCATION: CART RETURN / CANOPY		Case No.: ZC#17-007



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