

SITE PLAN FOR:

CINCINNATI HILLS CHRISTIAN ACADEMY

ATHLETICS FIELDHOUSE

*11525 SNIDER ROAD, SYCAMORE TOWNSHIP
HAMILTON COUNTY, CINCINNATI, OH 45249*

PARCEL A
19.756 ACRES TOTAL
CINCINNATI HILLS CHRISTIAN ACADEMY
PARCEL ID: 600-0012-0027

Situated in Section 1, Town 3, Entire Range 2, Sycamore Township, and Situated in Section 6, Town 4, Entire Range 1, Sycamore Township, Hamilton County, Ohio and being more particularly described as follows:

Beginning in the northeastwardly corner of said Section 6, said point being a common point with the southeastwardly corner of said Section One and the real Point-of-Beginning of this description;

Thence continuing in and along said eastwardly line of said Section 6, said line also being the centerline of Snider Road, S00° 04' 00"W a distance of 999.93 feet to the centerline of East Kemper Road;

Thence in and along said centerline of East Kemper Road, N70° 20' 00"W a distance of 1180.70 feet to a point, said point being on the southwardly line of Interstate 71;

Thence in and along said southwardly line of Interstate 71, N19° 40' 08"E a distance of 30.55 feet to a point;

Thence N49° 11' 31"W a distance of 24.10 feet to a point in the southwardly line of Interstate 71 and the southeastwardly corner of Parcel 620-22-26;

Thence N00° 07' 22"E in and along the eastwardly line of said parcel 620-22-26 a distance of 107.02 feet to a point in the southwardly line of Interstate 71;

Thence N52° 42' 38"E in and along the southwardly line of Interstate 71 a distance of 1364.45 feet to the intersection of the westwardly line of Snider Road;

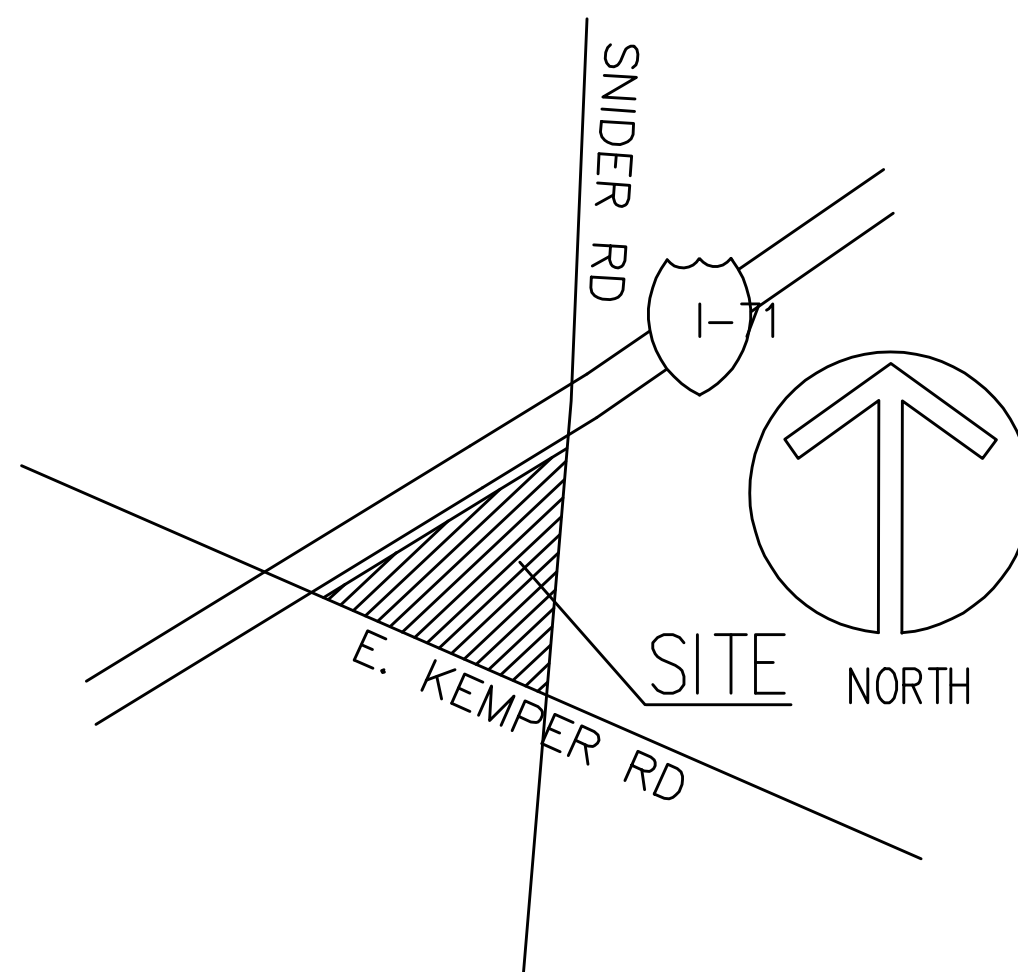
Thence in and along said westwardly line of Snider Road, S03° 05' 28"E a distance of 285.47 feet to a point;

Thence N89° 55' 15"E a distance of 19.49 feet to the eastwardly line of said Section One;

Thence in and along said eastwardly line of said Section One S00° 11' 19"E a distance of 90.60 feet to the Point-of-Beginning for this description.

Said parcel of land containing 19.756 acres, more or less, subject however to all covenants, conditions, restrictions, reservations, and easements contained in any instrument of record pertaining to the above described tract of land. This description was prepared from a field survey performed by Steven J. Leesman Ohio License #8352 on November 4, 2015 with bearings based on the east line of Section 6, Town 4, Entire Range 1 as described in Deed Book 6462, Page 7888 of the Hamilton County Records.

VICINITY MAP



OWNER

CINCINNATI HILLS CHRISTIAN ACADEMY
11525 SNIDER ROAD
CINCINNATI, OHIO 45249

SITE DATA

USE HIGH SCHOOL
SITE DATA
GROSS AREA = 19.756 ACRES

IMPERVIOUS SURFACE RATIO
BUILDING 117,574SF
PARKING 128,621SF
WALKWAY 9,980SF
OTHER 116,889SF

ISR= 373,064/860,0572=0.433
ISR= 43%

FLOOD DATA

COMMUNITY PANEL NO. : 390038
ZONE C
PANEL NO.: 0005B
EFFECTIVE DATE: MARCH 15, 1979

SITE DATA

SENIOR HIGH SCHOOL
ONE SPACE PER EMPLOYEE
+ TWELVE VISITOR SPACES,
+ ONE SPACE PER SIX STUDENTS

450 students = 450/6 = 75 spaces
65 employees = 65 spaces
12 spaces for visitors
TOTAL SPACES REQUIRED= 152 SPACES

TOTAL SPACES EXISTING= 418 SPACES INCLUDING 7 HANDICAP SPACES
TOTAL SPACES PROVIDED= 28 SPACES INCLUDING 4 HANDICAP SPACES
TOTAL SPACES = 446 SPACES INCLUDING 11 HANDICAP SPACES

OWNER:

CINCINNATI HILLS CHRISTIAN ACADEMY INC
11525 SNIDER ROAD
CINCINNATI, OHIO 45249

PREPARER/ENGINEER:

LEESMAN ENGINEERING & ASSOC.
STEVEN J. LEESMAN P.E.
2720 TOPIC HILLS DRIVE
CINCINNATI, OHIO 45248
PHONE: (513) 417-0420
FAX: (513) 347-3495

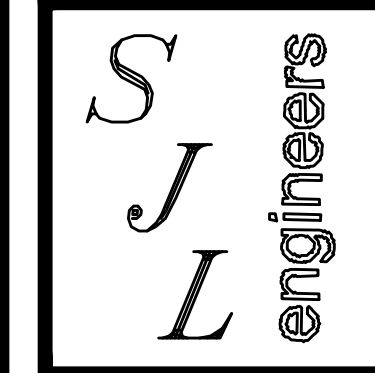
DRAWING INDEX

SHT #	DESCRIPTION	DATE
T1	TITLE SHEET / VICINITY MAP	SEPT. 7, 2018
C1	DEMOLITION PLAN	SEPT. 7, 2018
C2	SITE PLAN	SEPT. 7, 2018
C3	UTILITY PLAN	SEPT. 7, 2018
C4	GRADING PLAN	SEPT. 7, 2018
C5	LIGHTING PLAN	SEPT. 7, 2018
L1	LANDSCAPE PLAN	SEPT. 7, 2018

ISSUED/REVISIONS



SITE PLAN FOR
 CHCA ATHLETICS FIELDHOUSE
 11525 SNIDER ROAD SYCAMORE TWP., HAMILTON CO., OHIO
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 ENGINEERING, SURVEYING, PLANNING
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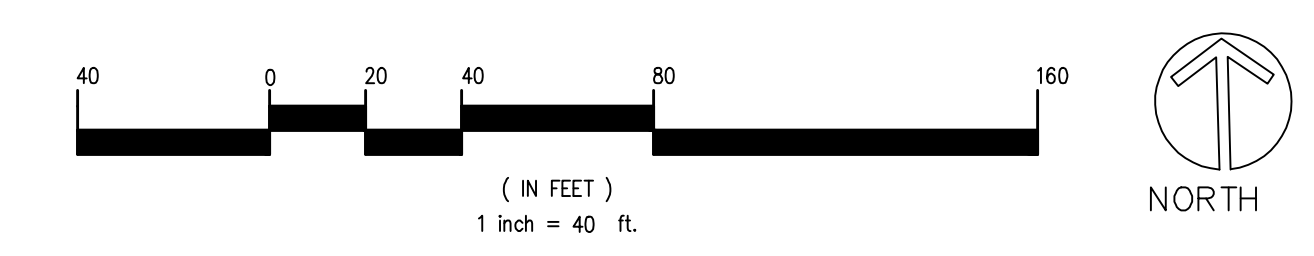
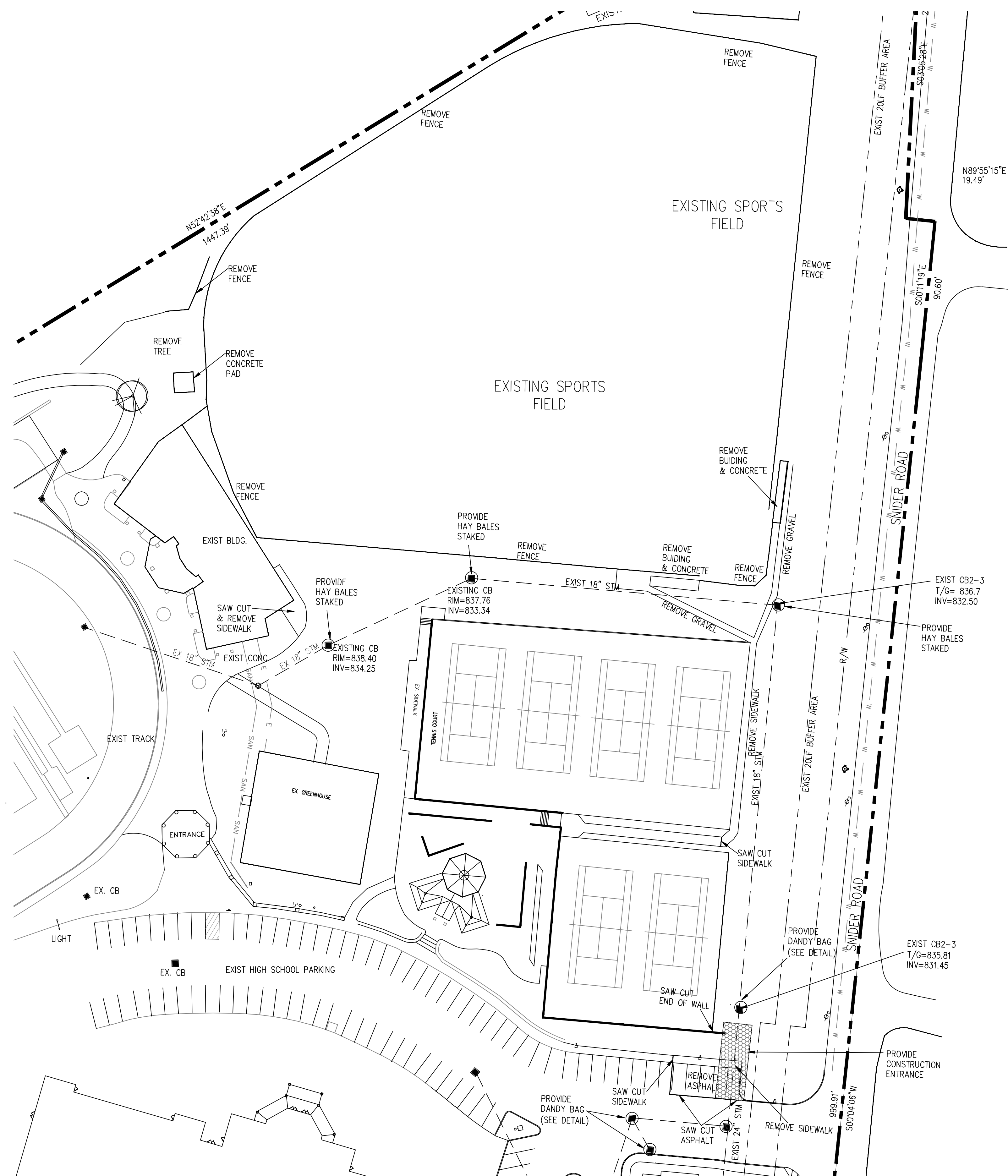


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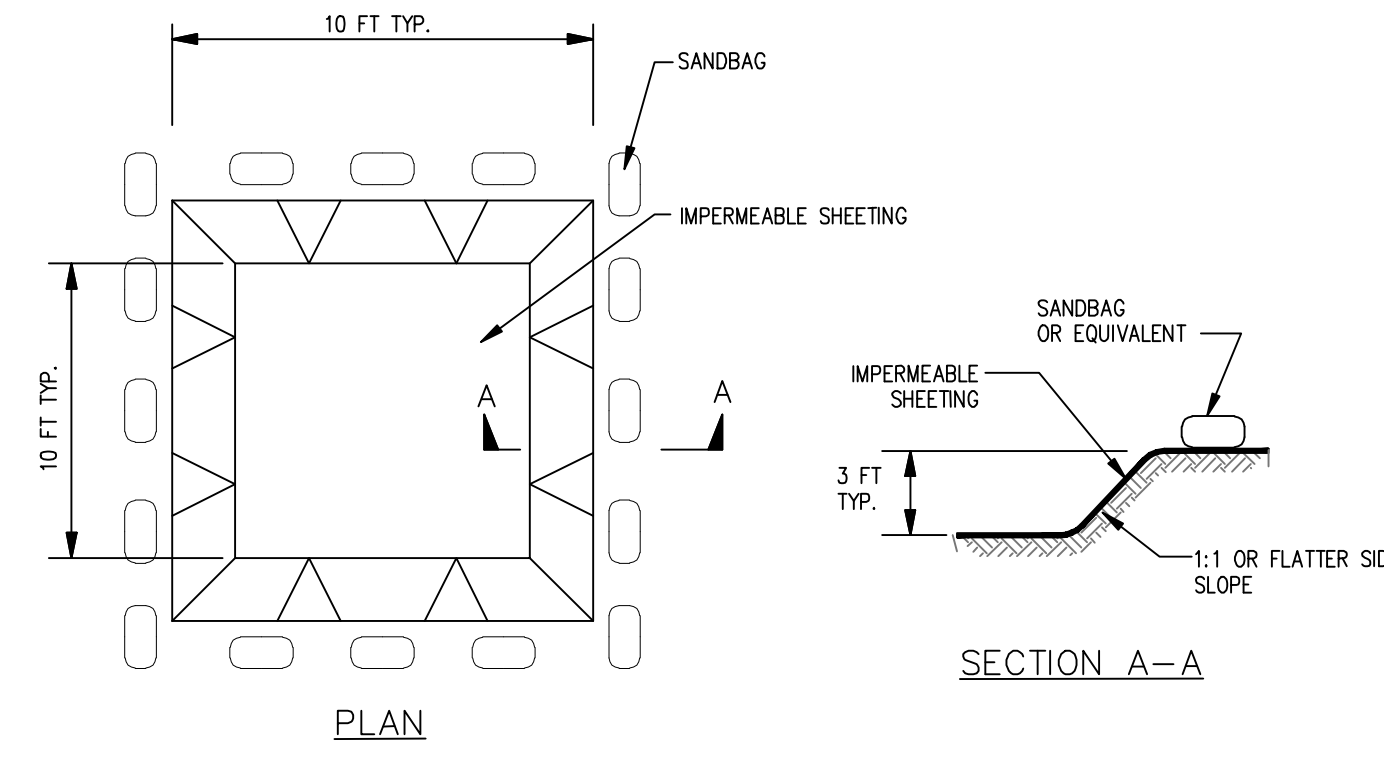
PROJ. NO: CHCA-AF
DATE: 9/7/18
DRAWN: S.J.L.
CHECKED: S.J.L.

DRAWING NO.

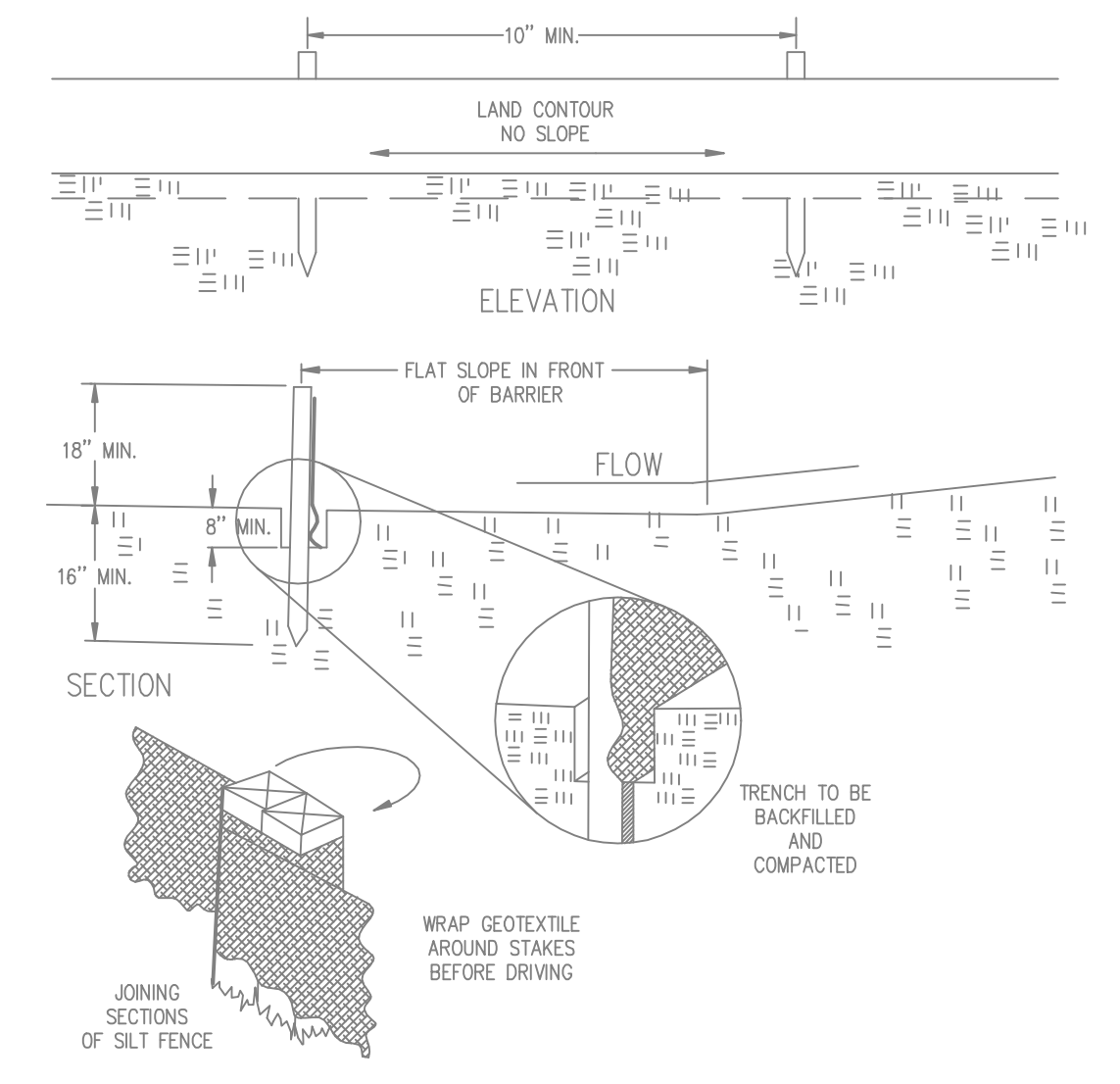
T1



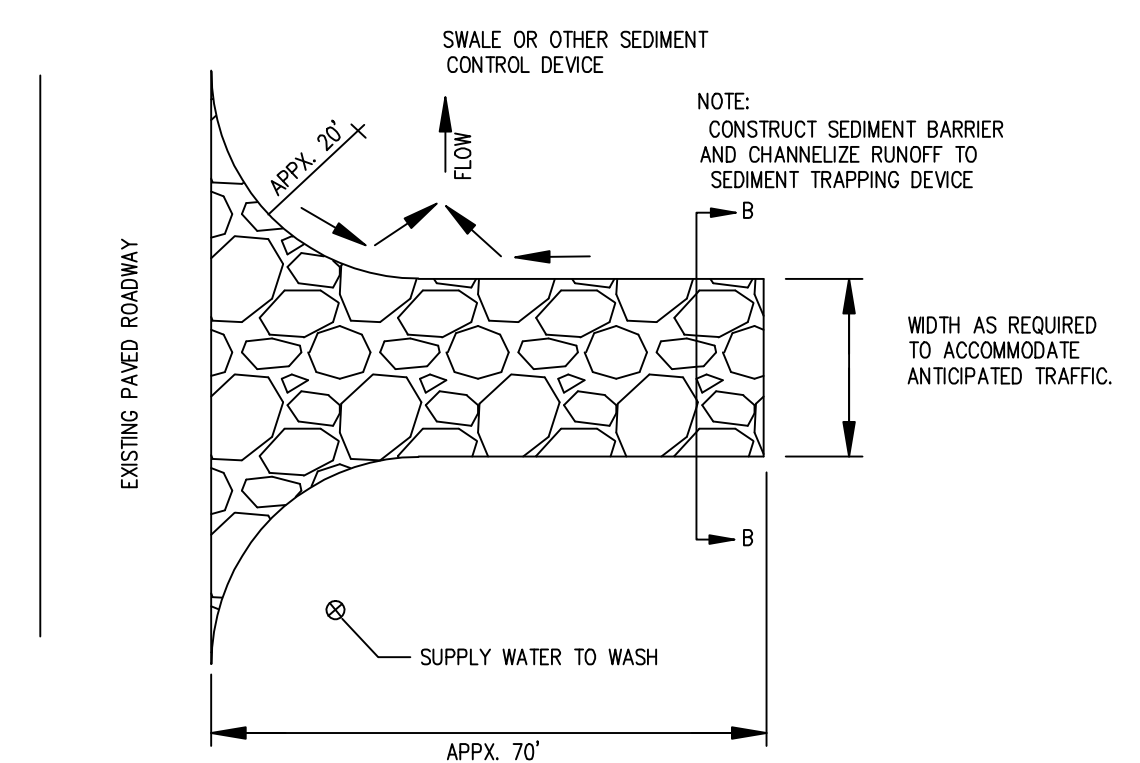
DEMOLITION & BMP PLAN



EXCAVATED CONCRETE WASHOUT STRUCTURE



SILT FENCE



PLAN VIEW
CONSTRUCTION ENTRANCE

TEMPORARY SEEDING			
SPECIES	SEEDING RATE		SEEDING DATES
	LB./AC.	LB./1000 sq.ft	
OATS	4 BUSHEL	3	MARCH 1 TO AUGUST 15
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
PERENNIAL RYEGRASS	40	1	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
RYE	2 BUSHEL	3	AUGUST 16 TO NOVEMBER 1
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
WHEAT	2 BUSHEL	3	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
PERENNIAL RYEGRASS	40	1	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	

USE MULCH ONLY, SEEDING PRACTICES NOVEMBER 1 TO SPRING SEEDING
OR DORMANT SEEDING

NOTE: OTHER

EROSION CONTROL NOTES

1. FORTY-EIGHT (48) HOURS PRIOR TO ANY EARTH WORK, THE CONTRACTOR SHALL NOTIFY THE ENGINEERING DEPARTMENT
2. EROSION AND SEDIMENTATION CONTROL MEASURES ARE TO BE PLACED PRIOR TO, OR AS THE FIRST STEP IN, CONSTRUCTION. SEDIMENT CONTROL PRACTICES SHALL BE APPLIED AS A PERIMETER DEFENSE AGAINST ANY TRANSPORTING OF SILT OFF THE SITE. ALL RUNOFF RESULTING FROM CONSTRUCTION OPERATIONS MUST BE FILTERED BY APPROVED METHODS PRIOR TO DISCHARGING TO
3. ALL SEDIMENT AND EROSION CONTROL MEASURES SHALL BE INSPECTED BY THE CONTRACTOR AND REPAIRED DAILY AND AFTER EVERY 1/2" OF RAIN. RECORDS OF SUCH INSPECTIONS SHALL BE KEPT AT THE JOB SITE AND BE AVAILABLE FOR IMMEDIATE
4. IN ADDITION TO THE EROSION CONTROL MEASURES SHOWN ON THE PLANS ARE MINIMUM CONTROLS. ADDITIONAL MEASURES MAY BE REQUIRED BY THE CITY ENGINEER.
5. ALL GROUND SURFACE AREAS THAT HAVE BEEN EXPOSED OR LEFT BARE AS A RESULT OF CONSTRUCTION AND ARE TO FINAL GRADE AND ARE TO REMAIN SO SHALL BE SEEDING AND MULCHED AS SOON AS PRACTICABLE. DISTURBED AREAS THAT LIE DORMANT FOR 2 DAYS OR MORE SHALL BE SEEDING OR PROTECTED IMMEDIATELY. OTHER SEDIMENT CONTROLS THAT ARE INSTALLED SHALL BE MAINTAINED UNTIL VEGETATIVE GROWTH HAS BEEN ESTABLISHED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL TEMPORARY SEDIMENT DEVICES AT THE CONCLUSION OF CONSTRUCTION BUT NOT BEFORE GROWTH OF PERMANENT GROUND COVER.
6. UNTIL IMPROVEMENTS IN THE DEVELOPEMENT HAVE BEEN COMPLETED, THE CONTRACTOR SHALL TAKE SUCH MEASURES AS ARE NECESSARY TO PREVENT EROSION OF GRADED SURFACES ONTO ROADWAYS, INTO DRAINAGE COURSES, STORM SEWERS, OR ONTO ADJOINING LAND. FOR ANY EARTH DISTURBANCE OR ANY DEVELOPEMENT APPROVED BY THE DEPARTMENT OF WATER, THE CONTRACTOR SHALL CLEAN ANY MUD OR DEBRIS DEPOSITED ON ROADWAYS, DRAINAGE COURSES, OR ADJOINING PROPERTY WHEN THE MUD AND DEBRIS ORIGINATES FROM THE EARTH MOWING OPERATIONS.
7. ALL MUD/DIRT TRACKED ONTO THE STREET OR SEDIMENT SETTLED ALONG THE CURB/GUTTER LINE SHALL BE REMOVED IMMEDIATELY.
8. TEMPORARY SOIL STOCK PILES SHALL BE PROTECTED FROM EROSION WITH SILT FENCE OR OTHER MEANS.
9. DISCARDED BUILDING MATERIALS, CONCRETE TRUCK WASHOUTS, CHEMICALS, LITTER AND SANITARY WASTE SHALL BE REMOVED FROM

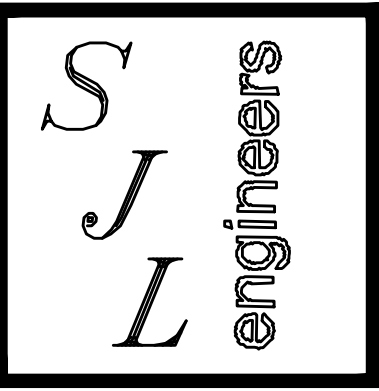
SEDIMENTATION AND EROSION CONTROL NOTES

1. ALL GROUND SURFACE AREAS THAT HAVE BEEN EXPOSED OR LEFT BARE AS A RESULT OF CONSTRUCTION AND ARE TO BE FINAL GRADE AND ARE TO REMAIN SO, SHALL RECEIVE VEGETATIVE STABILIZATION.
2. TEMPORARY EROSION, MUD, AND DEBRIS CONTROL USING THE STATE OF OHIO "SALE INLET FILTER" DETAIL ON STANDARD DRAWING MG-11 MUST BE PROVIDED FOR AT ALL CATCH BASINS, INLETS, AND THE INLET SIDE OF ALL NEW PIPE OPENINGS. SEE SITE GRADING PLAN FOR ADDITIONAL RECOMMENDED MINIMUM EROSION CONTROL TYPES AND LOCATIONS. COMPLY WITH HAMILTON COUNTY REQUIREMENTS AND NPDES REQUIREMENTS.

ISSUED/REVISIONS



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LEESMAN ENGINEERING & ASSOC.
ENGINEERING, SURVEYING, PLANNING
2720 TOPIC HILLS, CINCINNATI, OHIO 45248 513/417-0420



DRAWING TITLE

DEMOLITION PLAN

PROJ. NO. CHCA-FH	DATE 9/7/18
DRAWN S.J.L.	CHECKED S.J.L.

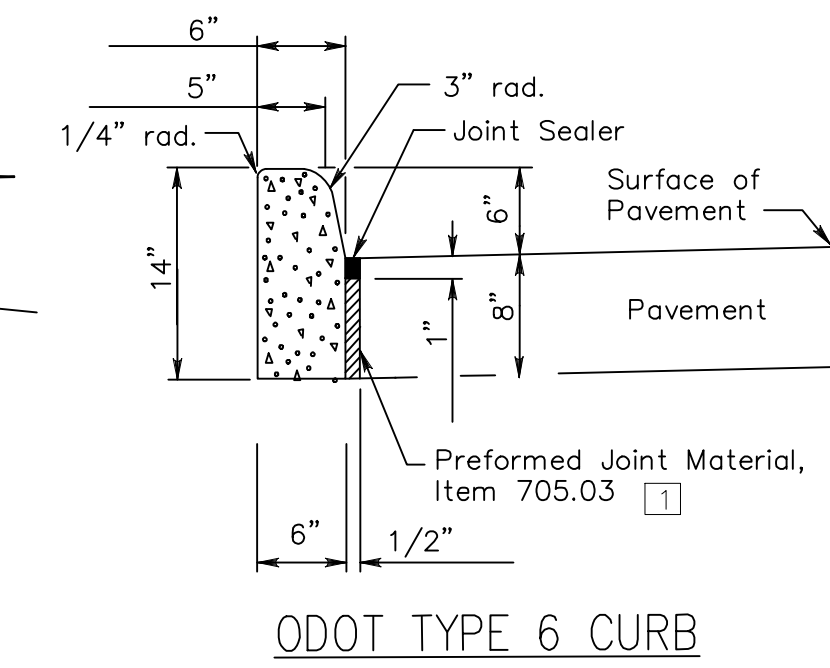
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C1

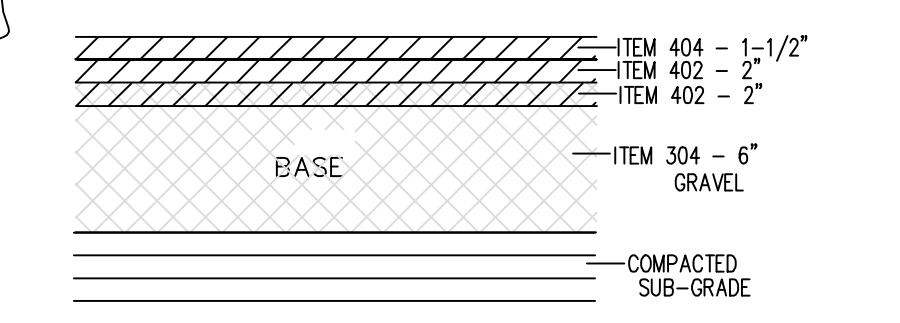
DETENTION NOTE
 STORM SEWER DRAINS TO EXISTING DETENTION BASIN
 MASTER DETENTION IS EXISTING AND PREVIOUSLY APPROVED

GENERAL NOTES

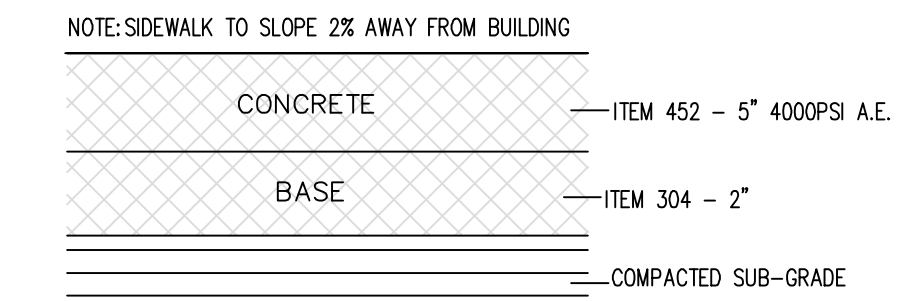
- UTILITIES SHOWN TAKEN IN PART FROM SURVEY AND IN PART FROM RECORDS OF RESPECTIVE UTILITY COMPANIES AND DO NOT NECESSARILY REPRESENT ALL UNDERGROUND UTILITIES ADJACENT TO OR UPON PREMISES SHOWN ON PLAN.
- ALL ELEVATIONS INDICATED REPRESENT FINISHED ELEVATIONS, I.E. 0.00. THE FINISH GRADE OF THE PAVEMENT SHALL SLOPE UNIFORMLY TO FINISH ELEVATIONS SHOWN ON THE PLOT PLAN.
- FIRST FLOOR BENCHMARK ELEVATION ESTABLISHED BY ANDREW R. AMENT SURVEYING.
- FOLLOW WRITTEN DIMENSIONS ALWAYS. DO NOT SCALE. DRIVEWAY AND PARKING LOT DIMENSIONS ARE FROM INSIDE OF CURB FACES.
- ADJUSTMENTS TO GRADE MAY BE ALLOWED TO PROVIDE A BALANCED SITE. NO ADJUSTMENT TO GRADE IS ALLOWED WITHOUT THE PRIOR APPROVAL OF THE OWNER.
- HANDICAP PARKING, SIGNAGE, RAMPS AND LANDINGS SHALL MEET THE TITLE III PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT.
- SEE ARCHITECTURAL PLAN FOR LIGHTING & FINAL LOCATION.
- DOWN SPOUT PIPE (8" DIA.) TO PIPE STORM WATER TO PROPOSED STORM SEWER.
- REMOVE EXISTING TOP SOIL FROM BUILDING AREA AND REPLACE WITH SUITABLE COMPACTED ENGINEERED FILL.
 ENGINEERED FILL: ODOT ITEM 203 - COMPACTED TO 98% STANDARD PROCTOR ASTM D698 IN BUILDING AREAS AND 85% STANDARD PROCTOR IN ADJACENT GRASS AREAS. OWNER WILL PROVIDE TESTING SERVICES.



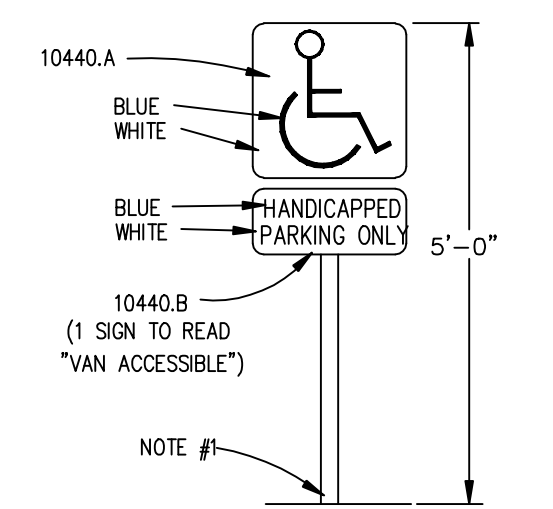
ODOT TYPE 6 CURB



FULL DEPTH ASPHALT PAVEMENT DETAIL

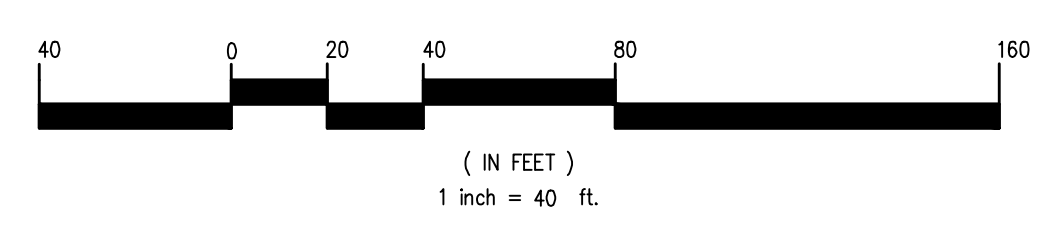
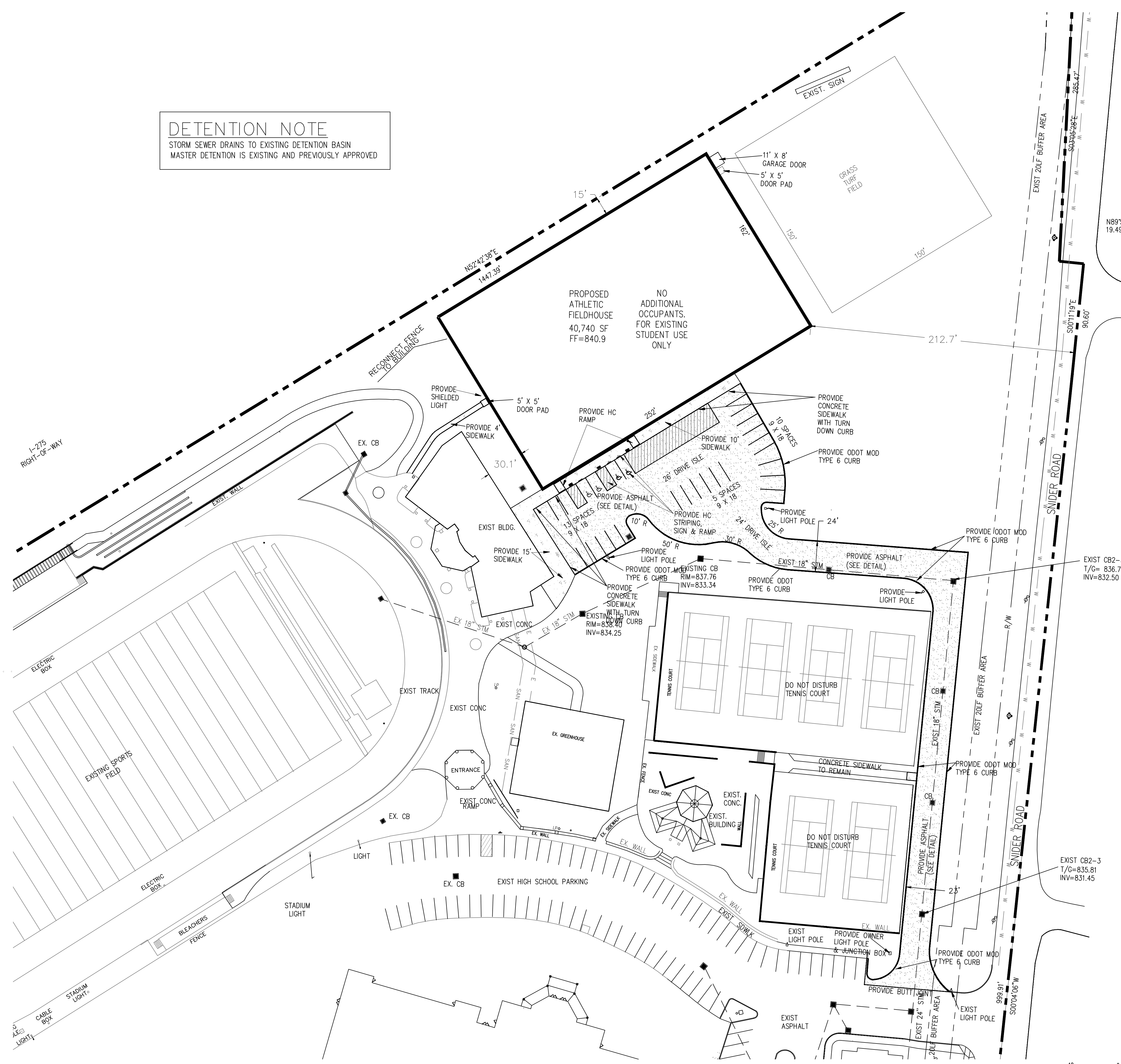


CONCRETE PAVEMENT DETAIL



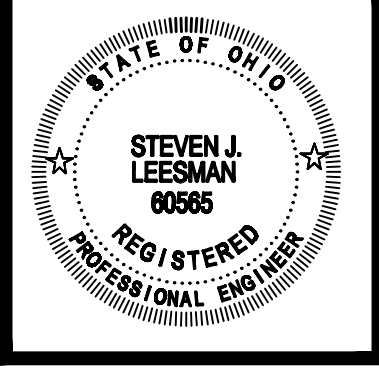
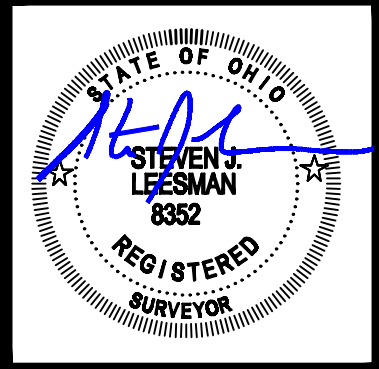
HANDICAP SIGN DETAIL

GENERAL NOTES
 1. U-TYPE FLANGED STEEL SIGN POST. SET IN CONCRETE TO A MIN. DEPTH OF 3'-0".
 GENERAL NOTES
 10440.
 A. 18"x 12"x 16 GA. STEEL HANDICAP SIGN
 B. 9"x 12"x 16GA. STEEL HANDICAP SIGN

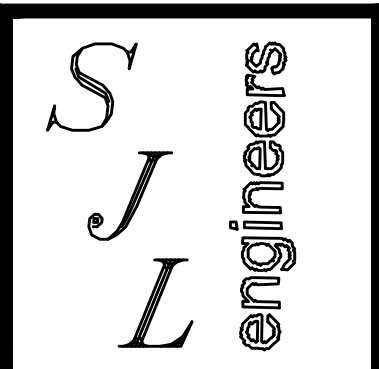


2 WORKING DAYS
 BEFORE YOU DIG
 CALL TOLL FREE 1-800-362-2764
 OHIO UTILITIES PROTECTION SERVICE

ISSUED/REVISIONS



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CHCA ATHLETICS FIELDHOUSE
 11525 SNIDER ROAD SYCAMORE TWP, HAMILTON CO., OHIO
LEESMAN ENGINEERING & ASSOC.
 ENGINEERING, SURVEYING, PLANNING
 2720 TOPIC HILLS, CINCINNATI, OHIO 45248 513/417-0450



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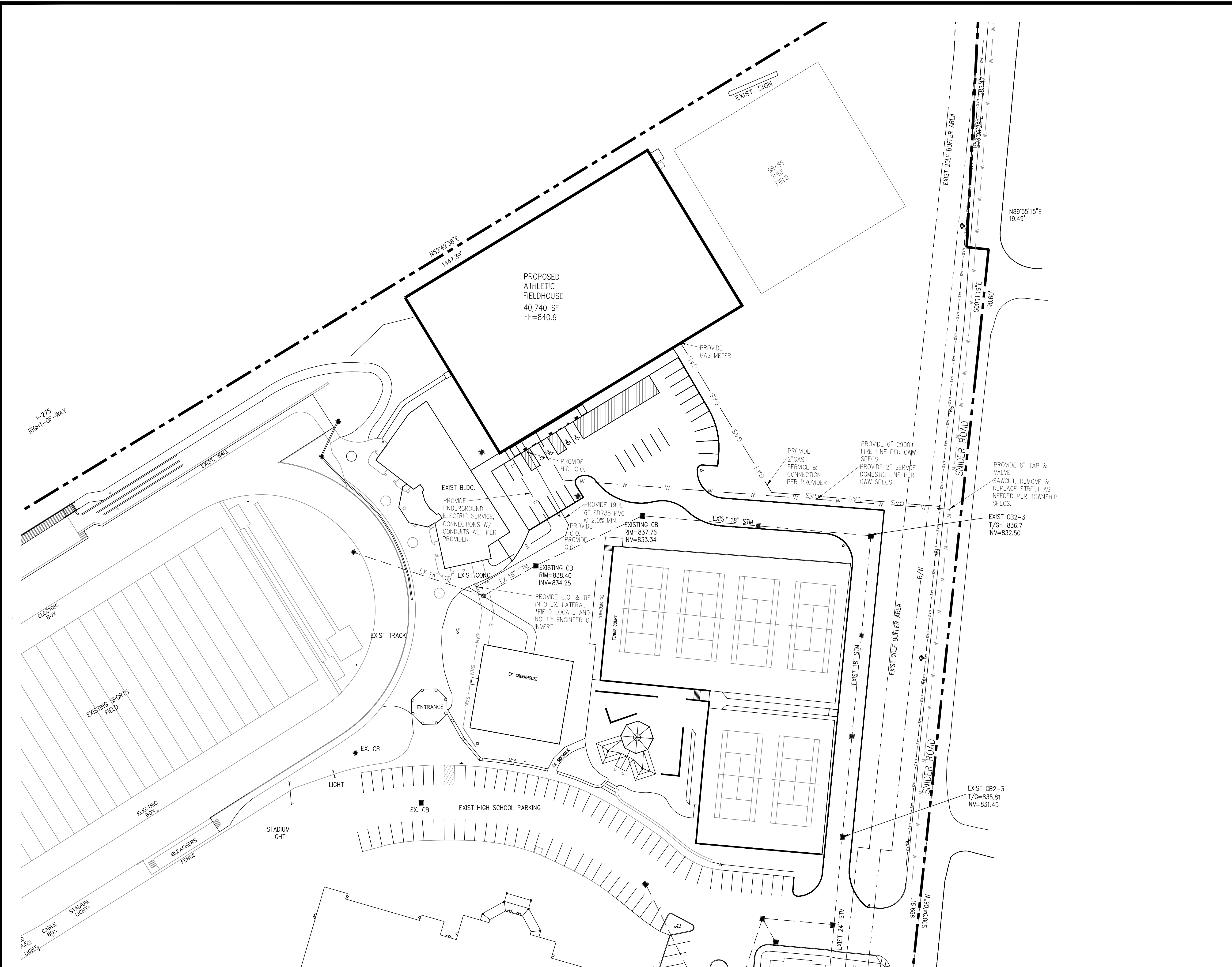
PROJ. NO.	DATE
CHCA-FH	9/7/18
DRAWN	CHECKED
S.J.L.	S.J.L.

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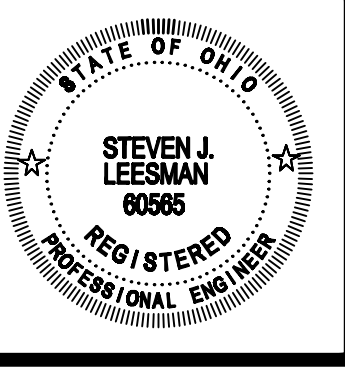
C2

GENERAL NOTES

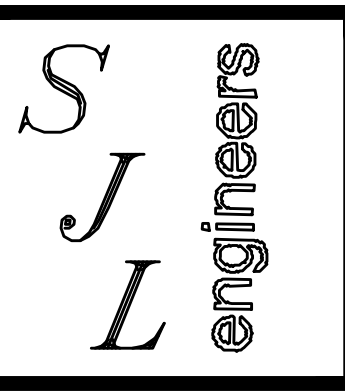
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ENGINEERED FILL ODOT ITEM 203 - COMPACTED TO 98% STANDARD PROCTOR ASTM D698 IN BUILDING AREAS AND 85% STANDARD PROCTOR IN ADJACENT GRASS AREAS. OWNER WILL PROVIDE TESTING SERVICES.



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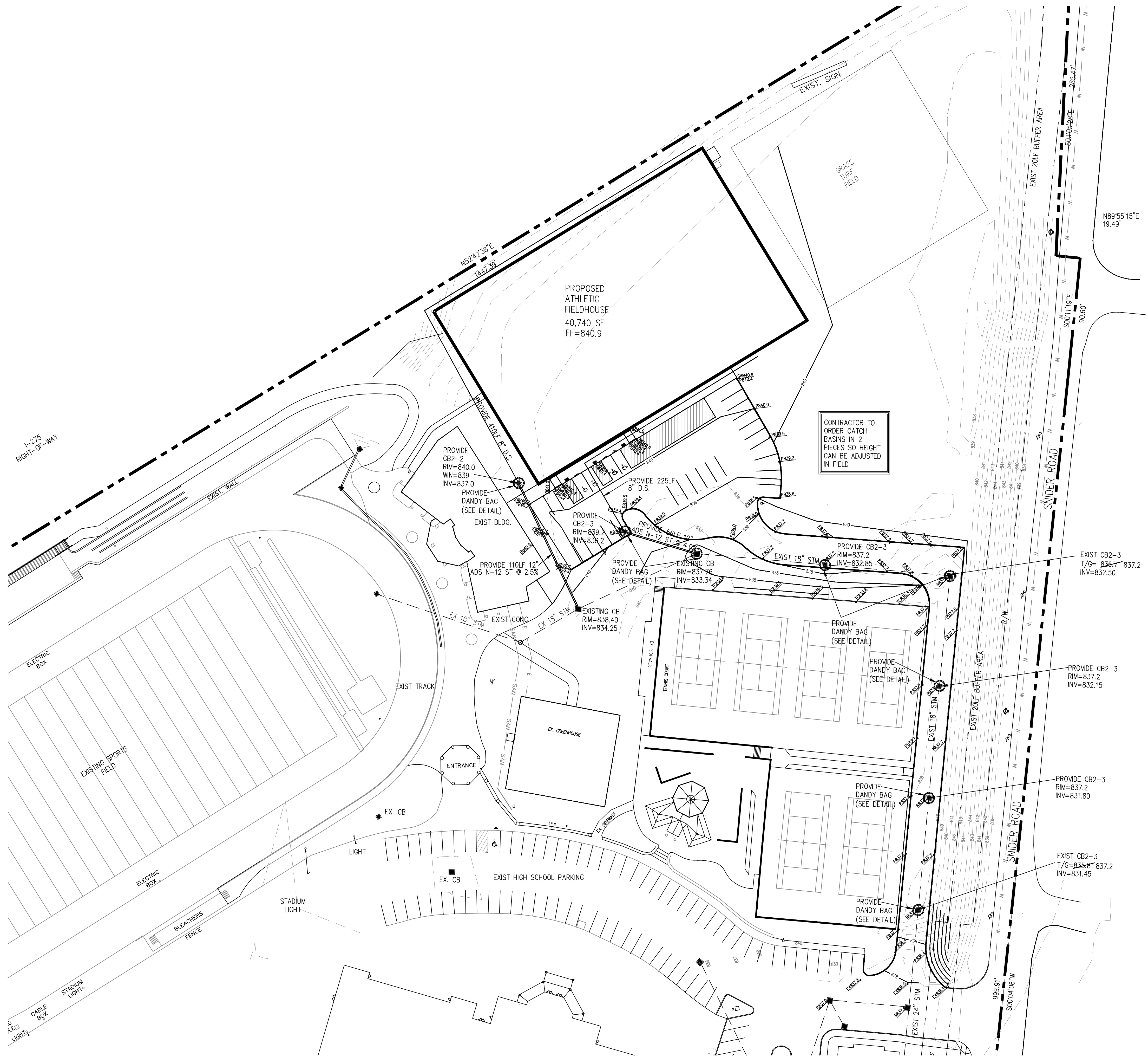
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UTILITY PLAN	
PROJ. NO. CHCA-FH	DATE 9/7/18
DRAWN S.J.L.	CHECKED S.J.L.

DRAWING NO.

C3

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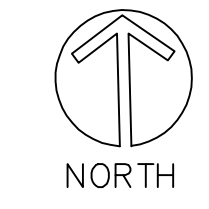
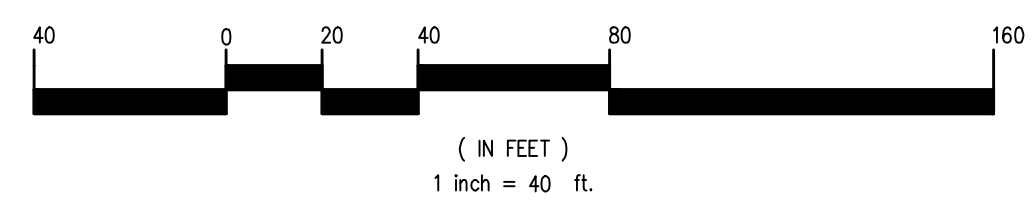
TEMPORARY SEEDING			
SPECIES	SEEDING RATE		SEEDING DATES
	LB./AC.	LB./1000 sq ft	
OATS	4 BUSHEL	3	MARCH 1 TO AUGUST 15
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
PERENNIAL RYEGRASS	40	1	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
RYE	2 BUSHEL	3	AUGUST 16 TO NOVEMBER 1
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
WHEAT	2 BUSHEL	3	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	
PERENNIAL RYEGRASS	40	1	
TALL FESCUE	40	1	
ANNUAL RYEGRASS	40	1	

USE MULCH ONLY, SOODING PRACTICES: NOVEMBER 1 TO SPRING SEEDING
OR DORMANT SEEDING
NOTE: OTHER

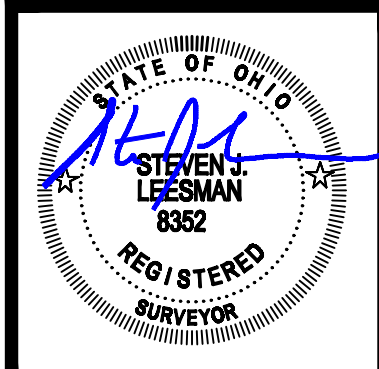
PERMANENT SEEDING			
SEED MIX	SEEDING RATE		NOTES
	LB./AC.	LB./1000 sq ft	
GENERAL USE			
CREeping RED FESCUE	20-40	1/2-1	MARCH 1 TO AUGUST 15
DOMESTIC RYEGRASS	10-20	1/4-1/2	
KENTUCKY BLUEGRASS	10-20	1/4-1/2	
TALL FESCUE	40	1	
DMARF FESCUE	40	1	
STEep BANKS OR CUT SLOPES			
TALL FESCUE	20-40	1	
CROWN VETCH TALL FESCUE	10-20	1/4-1/2	DO NOT SEED LATER THAN AUGUST
FLAT PEA TALL FESCUE	20	1/2	DO NOT SEED LATER THAN AUGUST
ROAD DITCHES AND SWALES			
TALL FESCUE	40	1	
DMARF FESCUE	90	2 1/2	
KENTUCKY BLUEGRASS	5		
LAWNS			
KENTUCKY BLUEGRASS	60	1 1/2	
PERENNIAL RYEGRASS	60	1 1/2	
KENTUCKY BLUEGRASS	60	1 1/2	FOR SHADED AREAS
CREeping RED FESCUE	60	1 1/2	FOR SHADED AREAS

NOTE: OTHER APPROVED SEED SPECIES MAY BE SUBSTITUTED

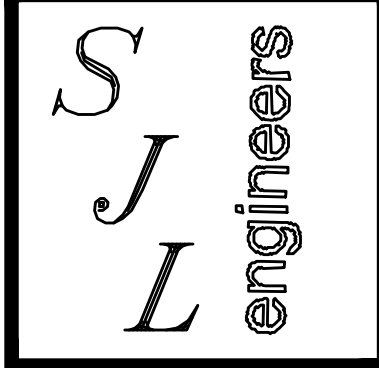
CONTRACTOR TO ORDER CATCH BASINS IN 2 PIECES SO HEIGHT CAN BE ADJUSTED IN FIELD



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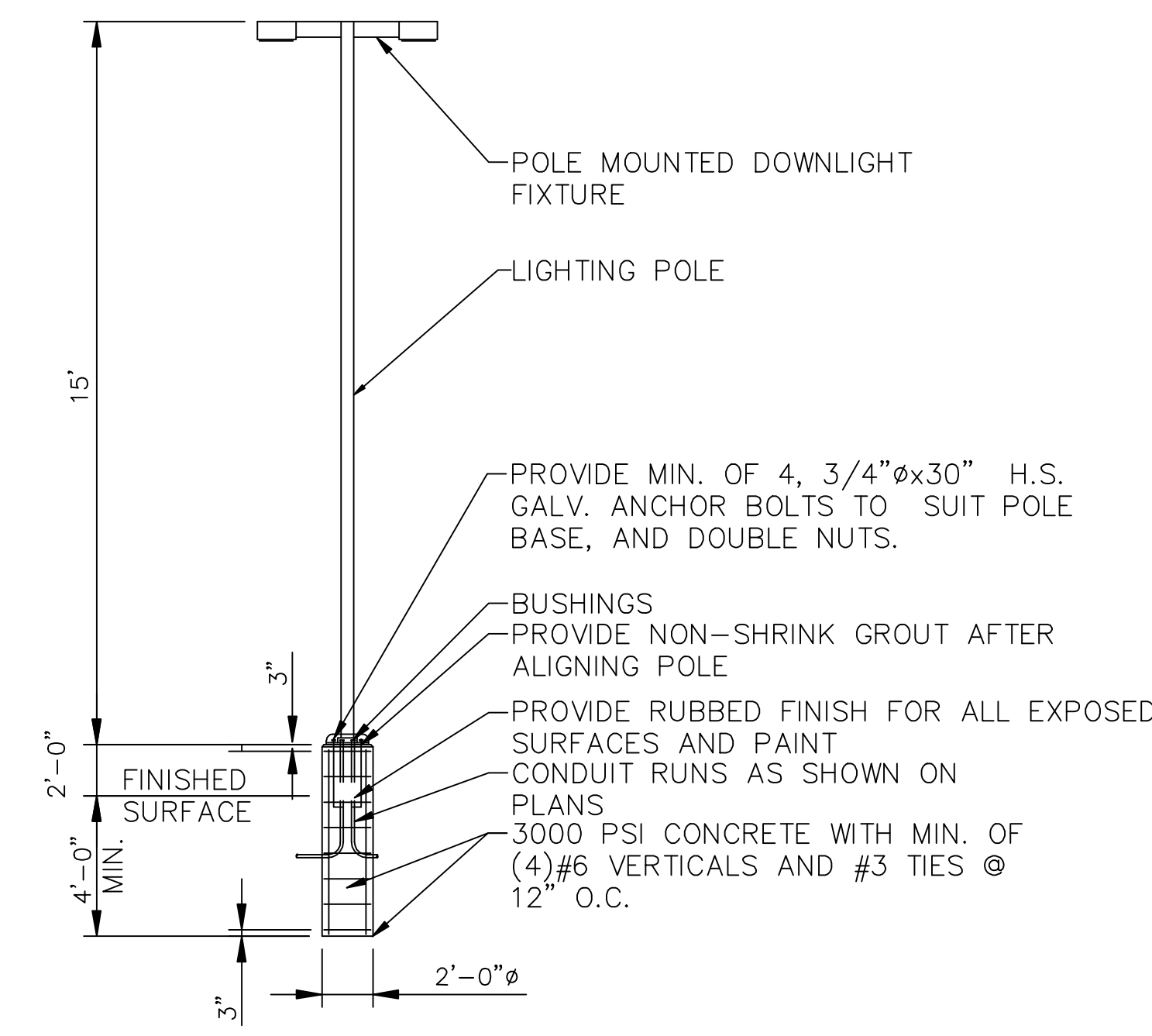
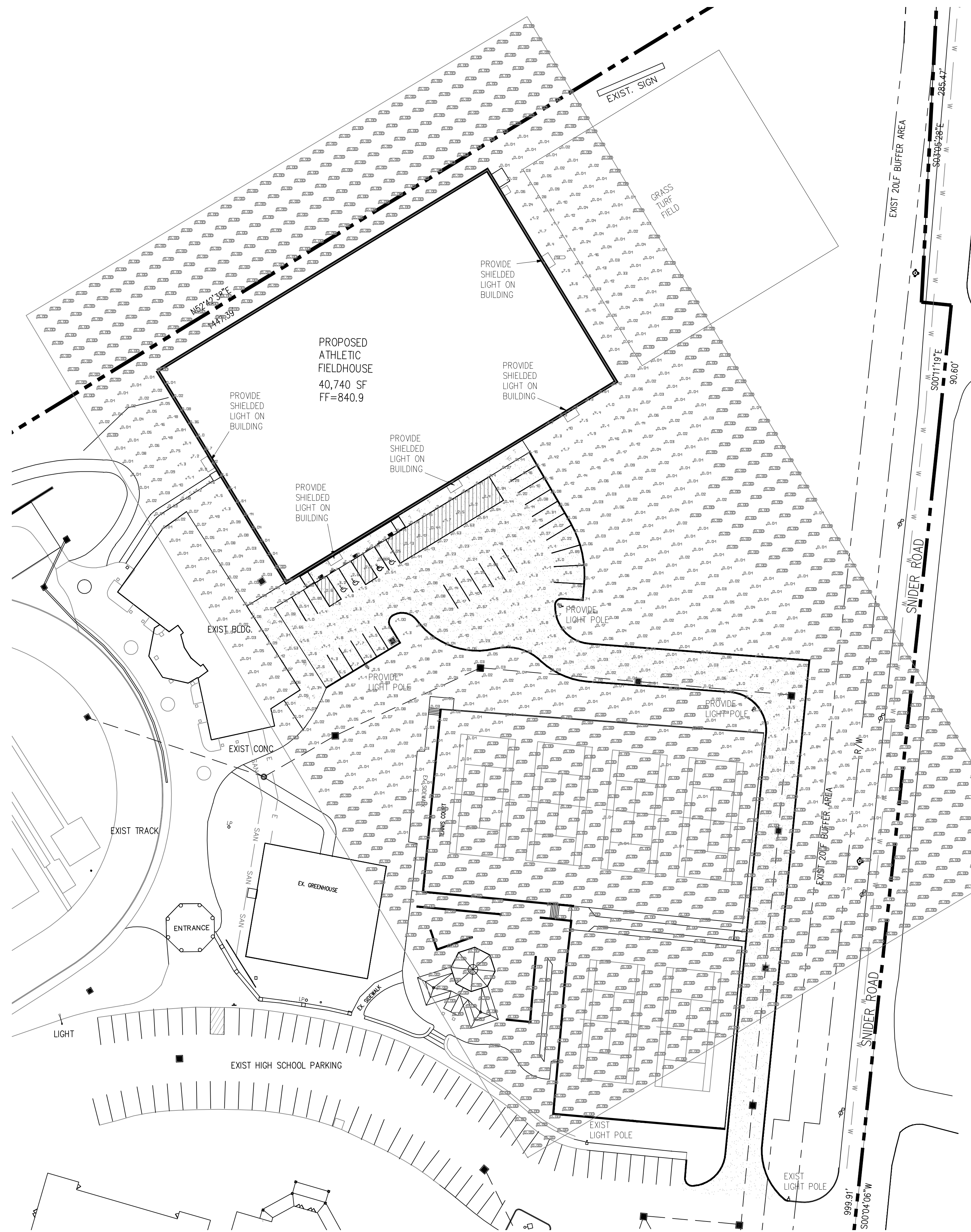
DRAWING TITLE

GRADING PLAN

PROJ. NO. CHCA-FH	DATE 9/7/18
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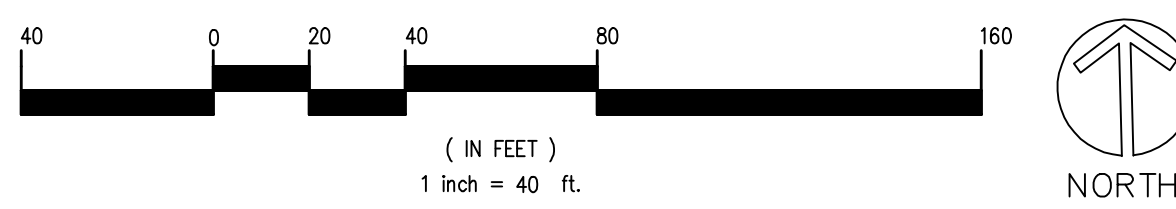
C4



POLE MOUNTED DOWNLIGHT FIXTURE

Luminaire parts list								
Index	Manufacturer	Luminaire type	Item number	FITING	Luminous flux	Light loss factor	Connected load	Quantity
1	HUBBELL	Viper Small	VPS-60-136-4K7-4	1xLED	15087 lm	0.91	135.6 W	2
2	KM LIGHTING	WDS	WDS-D-24L-74-4K7-4W	1xLED DATA SHOWN IS ABSOLUTE	7455 lm	0.91	74 W	3
3	Hubbell Lighting Inc.	VIPER SMALL	VP-S-60-136-4K7-2-BC	1xLED DATA SHOWN IS SCALED FROM TEST	11578 lm	0.91	133.8 W	1
4	KM LIGHTING	WDS	WDS-D-24L-74-4K7-3	1xLED DATA SHOWN IS ABSOLUTE	7859 lm	0.91	74 W	2

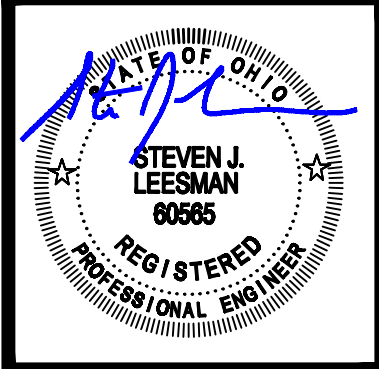
#	Name	Parameter	Min	Max	Average	Mean/Min	Max/Min
1	Footcandle	Footcandle	0.00 fc	13.46 fc	0.33 fc	/	/



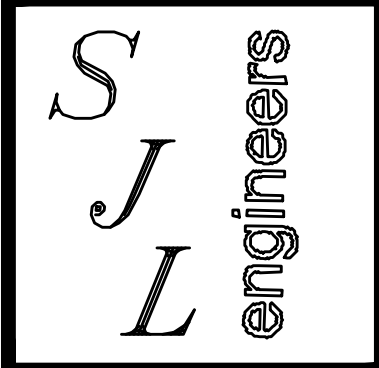
(IN FEET)
1 inch = 40 ft.

LIGHTING PLAN

ISSUED/REVISIONS



SITE PLAN FOR
CHCA ATHLETICS FIELDHOUSE
 11525 SNIDER ROAD SYCAMORE TWP., HAMILTON CO., OHIO
LEESMAN ENGINEERING & ASSOC.
 ENGINEERING, SURVEYING, PLANNING
 2720 TOPIC HILLS, CINCINNATI, OHIO 45248 513/417-0420



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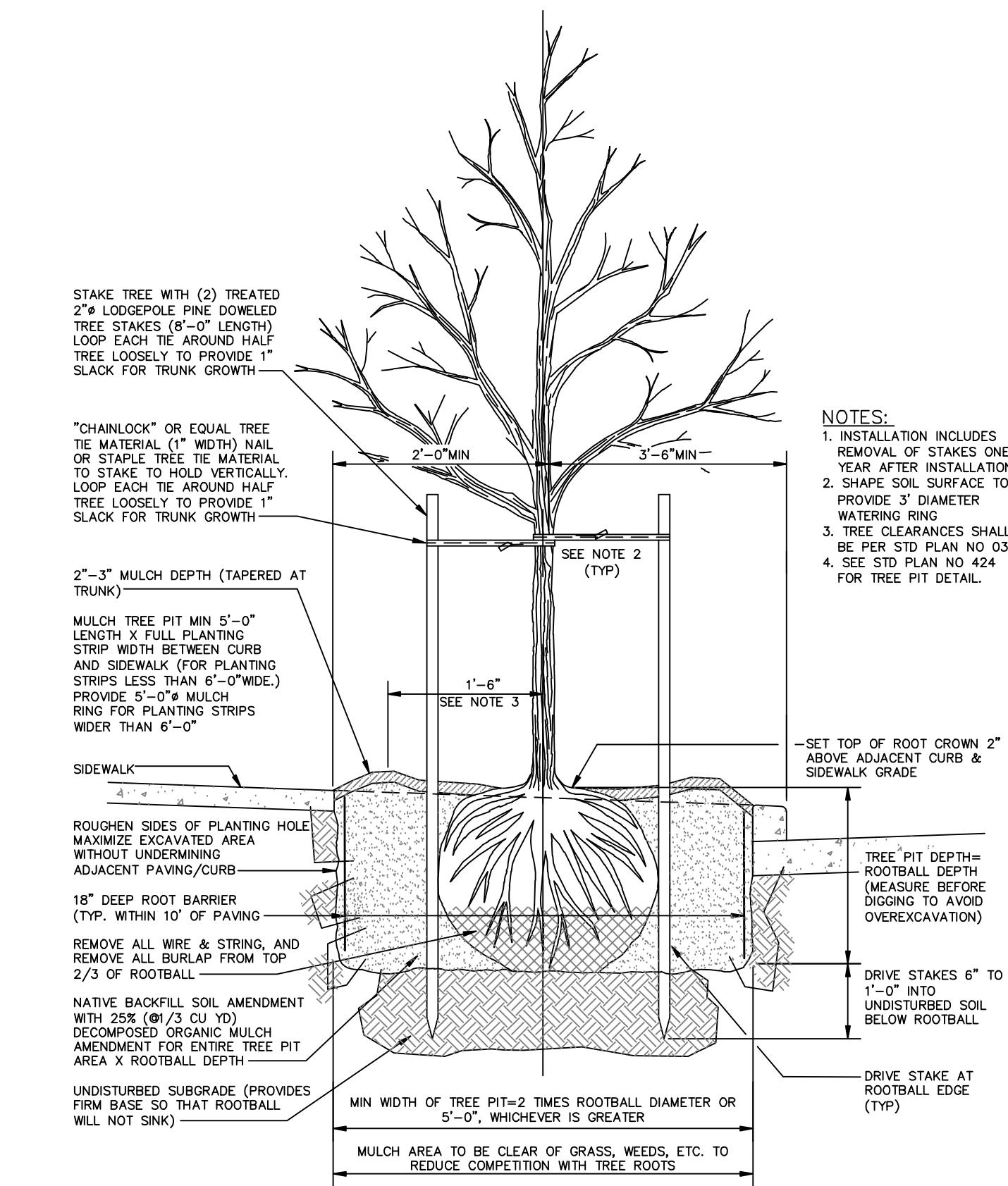
LIGHTING PLAN

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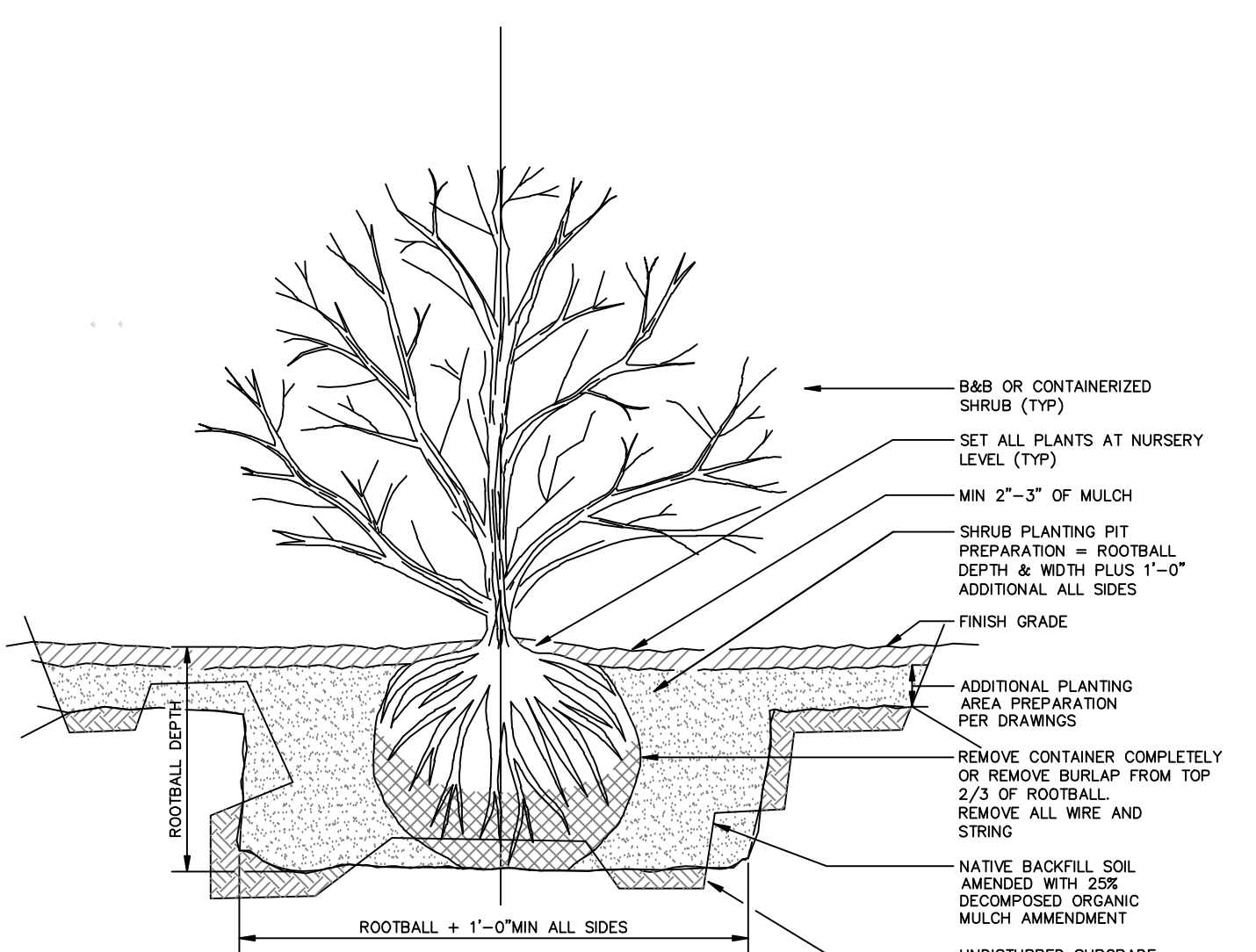
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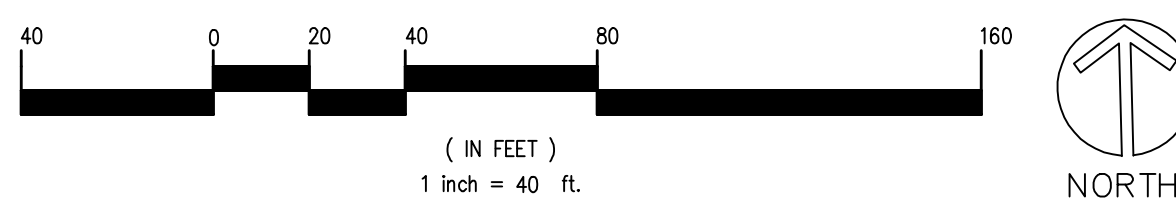
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DECIDUOUS TREE PLANTING DETAIL



SHRUB PLANTING DETAIL



LANDSCAPE PLAN

GENERAL PLANTING NOTES

- *PROVIDE QUALITY, SIZE, GENUS, SPECIES, AND VARIETY OF EXTERIOR PLANTS INDICATED, COMPLYING WITH APPLICABLE REQUIREMENTS IN ANSI Z60.1, "AMERICAN STANDARD FOR NURSERY STOCK."
- *FURNISH NURSERY-GROWN TREES AND SHRUBS COMPLYING WITH ANSI Z60.1, WITH HEALTHY ROOT SYSTEMS DEVELOPED BY TRANSPLANTING OR ROOT PRUNING. PROVIDE WELL-SHAPED, FULLY BRANCHED, HEALTHY, VIGOROUS STOCK, FREE OF DISEASE, INSECTS, EGGS, LARVAE, AND DEFECTS SUCH AS KNOTS, SUN SCALD, INJURIES, ABRASIONS, AND DISFIGUREMENT
- *PROVIDE TREES AND SHRUBS OF SIZES AND GRADES COMPLYING WITH ANSI Z60.1 FOR TYPE OF TREES AND SHRUBS REQUIRED. TREES AND SHRUBS OF A LARGER SIZE MAY BE USED, IF ACCEPTABLE TO OWNER WITH A PROPORTIONATE INCREASE IN SIZE OF ROOTS OR BALLS.
- *IF FORMAL ARRANGEMENTS OR CONSECUTIVE ORDER OF TREES OR SHRUBS IS SHOWN, SELECT STOCK FOR UNIFORM HEIGHT AND SPREAD, AND NUMBER LABEL TO ASSURE SYMMETRY IN PLANTING.
- *LABEL AT LEAST ONE TREE AND ONE SHRUB OF EACH VARIETY AND CALIPER WITH A SECURELY ATTACHED, WATERPROOF TAG BEARING LEGIBLE DESIGNATION OF BOTANICAL AND COMMON NAME.
- *OWNER MAY OBSERVE TREES AND SHRUBS EITHER AT PLACE OF GROWTH OR AT SITE BEFORE PLANTING FOR COMPLIANCE WITH REQUIREMENTS FOR GENUS, SPECIES, VARIETY, SIZE AND QUALITY. LANDSCAPE ARCHITECT RETAINS RIGHT TO OBSERVE TREES AND SHRUBS FURTHER FOR SIZE AND CONDITION OF BALLS AND ROOT SYSTEMS, INSECTS, INJURIES, AND LATENT DEFECTS AND TO REJECT UNSATISFACTORY OR DEFECTIVE MATERIAL AT ANY TIME DURING PROGRESS OF WORK. REMOVE REJECTED TREES OR SHRUBS IMMEDIATELY FROM PROJECT SITE.
- *TOPSOIL SHALL BE ASTM D 5268, pH RANGE OF 5.5 TO 7, A MINIMUM OF 4 PERCENT ORGANIC MATERIAL CONTENT; FREE OF STONES 1 INCH OR LARGER IN ANY DIMENSION AND OTHER EXTRANEOUS MATERIALS HARMFUL TO PLANT GROWTH.
- *COMPOST SHALL BE WELL-COMPOSTED, STABLE, AND WEED-FREE ORGANIC MATTER, pH RANGE OF 6.5 TO 8; MOISTURE CONTENT 35 TO 55 PERCENT BY WEIGHT; 100 PERCENT PASSING THROUGH ONE INCH SIEVE; SOLUBLE SALT CONTENT OF 5 TO 10 DECISIMENS/M; NOT EXCEEDING 0.5 PERCENT INERT CONTAMINANTS AND FREE OF SUBSTANCES TOXIC TO PLANTINGS.
- *FERTILIZER TO BE SLOW-RELEASE, GRANULAR OR PELLETED CONSISTING OF 50 PERCENT WATER-INSOLUBLE NITROGEN, PHOSPHORUS, AND POTASSIUM IN AMOUNTS RECOMMENDED FOR TYPE OF PLANT BEING GROWN.
- *MULCH TO BE FREE FROM DELETERIOUS MATERIALS AND SUITABLE AS A TOP DRESSING OF TREES AND SHRUBS, AND WILL BE SHREDDED RECYCLED RUBBER, ON WEED CLOTH

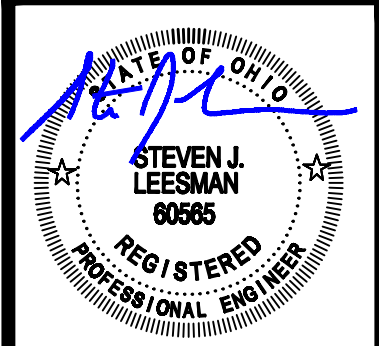
PREPARATION AND PLANTING

- *LOCATE ALL UNDERGROUND UTILITIES PRIOR TO STARTING WORK. IF A PLANT IS SHOWN ON THE PLAN WITHIN THREE FEET OF AN UNDERGROUND UTILITY, NOTIFY LANDSCAPE ARCHITECT FOR ADJUSTMENT INSTRUCTIONS.
- *PROTECT STRUCTURES, UTILITIES, SIDEWALKS, PAVEMENTS, AND OTHER FACILITIES, AND LAWNS AND EXISTING EXTERIOR PLANTS FROM DAMAGE CAUSED BY PLANTING OPERATIONS.
- *PROVIDE EROSION-CONTROL MEASURES TO PREVENT EROSION OR DISPLACEMENT OF SOILS AND DISCHARGE OF SOIL-BEARING RUNOFF OR AIRBORNE DUST TO ADJACENT PROPERTIES AND WALKWAYS.
- *LAY OUT INDIVIDUAL TREE AND SHRUB LOCATIONS AND AREAS FOR MULTIPLE EXTERIOR PLANTINGS. STAKE LOCATIONS, OUTLINE AREAS, ADJUST LOCATIONS WHEN REQUESTED, AND OBTAIN OWNER ACCEPTANCE OF LAYOUT BEFORE PLANTING. MAKE MINOR ADJUSTMENTS AS REQUIRED.
- *TREES SHALL BE SITED IN FIELD BY OWNER WHERE NOTED ON PLANS.
- *ALL PLANTING BEDS ARE TO BE PREPARED AS FOLLOWS:
 - LOOSEN SUBGRADE TO A DEPTH OF 4 - 6". REMOVE STONES LARGER THAN 1" IN ANY DIMENSION AND STICKS, ROOTS, RUBBISH, AND OTHER EXTRANEOUS MATTER, AND LEGALLY DISPOSE OF THEM OFF OWNER'S PROPERTY.
 - SPREAD COMPOST AT A DEPTH OF 4 - 6" AND TILL WITH LOOSENEED SUBGRADE, MIXING THOROUGHLY.
 - GRADE PLANTING BEDS TO A SMOOTH, UNIFORM SURFACE PLANE WITH LOOSE, UNIFORMLY FINE TEXTURE. ROLL AND RAKE, REMOVE RIDGES, AND FILL DEPRESSIONS TO MEET FINISH GRADES.
 - EDGE BEDS 3 - 4" DEEP (SEE DETAIL).
- *ALL PLANTS ARE TO BE FERTILIZED WITH A SLOW-RELEASE FERTILIZER PER MANUFACTURER'S WRITTEN INSTRUCTIONS.
- *REFER TO TYPICAL PLANTING DETAILS FOR PLANT INSTALLATION.
- *ALL PLANTING BEDS AND INDIVIDUAL TREES AND SHRUBS ARE TO BE MULCHED AT A DEPTH OF 2 - 3". APPLY PRE-EMERGENT HERBICIDE BEFORE MULCHING PER MANUFACTURER'S WRITTEN INSTRUCTIONS.
- *FOR ALL PLANT MATERIALS, PRUNE TO REMOVE DEAD OR INJURED BRANCHES ONLY, UNLESS OTHERWISE DIRECTED BY LANDSCAPE ARCHITECT.
- *IT IS THE CONTRACTOR'S RESPONSIBILITY TO:
 - KEEP ADJACENT PAVINGS AND CONSTRUCTION CLEAN, AND MAINTAIN WORK AREA IN AN ORDERLY CONDITION, FOR DURATION OF PROJECT.
 - PROTECT EXTERIOR PLANTS FROM DAMAGE DUE TO LANDSCAPE OPERATIONS, OPERATIONS BY OTHER CONTRACTORS AND TRADES, AND OTHERS. MAINTAIN PROTECTION DURING INSTALLATION AND MAINTENANCE PERIODS. TREAT, REPAIR, OR REPLACE DAMAGED EXTERIOR PLANTING.
 - REMOVE SURPLUS SOIL AND WASTE MATERIAL, INCLUDING EXCESS SUBSOIL, UNSUITABLE SOIL, TRASH, AND DEBRIS, AND LEGALLY DISPOSE OF THEM OFF OWNER'S PROPERTY.

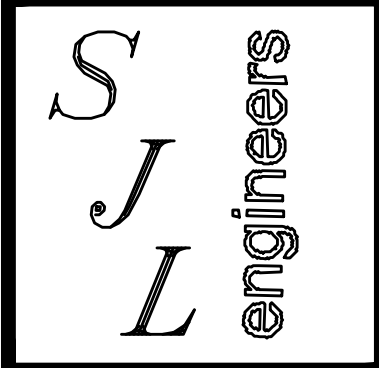
SEEDING:

- *CONTRACTOR SHALL SELECT A SEED MIXTURE FOR A SUCCESSFUL GERMINATION AND 90% COVERAGE.
- *TILL AREA TO BE SEEDED TO A DEPTH OF 4". RAKE TILLED AREA TO REMOVE DEBRIS 1" OR LARGER IN SIZE THAT HAS BEEN BROUGHT TO THE SURFACE DURING TILLING.
- *SEED WITH APPROPRIATE MIXTURE AT THE MANUFACTURER'S WRITTEN RECOMMENDED RATE.
- *RAKE SEED LIGHTLY INTO TOP OF TOPSOIL, ROLL LIGHTLY, AND WATER WITH FINE SPRAY.
- *PROTECT SEEDED AREAS WITH SLOPES EXCEEDING 1:6 WITH EROSION-CONTROL FIBER MESH INSTALLED AND STAPLED ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS.
- *PROTECT ALL OTHER SEEDED AREAS BY SPREADING STRAW MULCH AT A UNIFORM RATE OF 2 TONS PER ACRE TO FORM A CONTINUOUS BLANKET 1-1/2" IN LOOSE DEPTH OVER SEEDED AREAS.

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LANDSCAPING PLAN

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