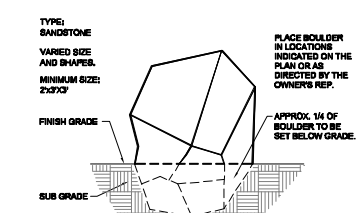
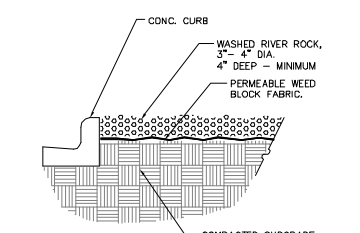


PLANT MATERIAL SCHEDULE				
KEY	QUAN.	COMMON NAME	BOTANICAL NAME	SPECIFICATIONS
TREE				
RB	1	REDBUD	Cercis canadensis	3" cal. 8'-10' tall, b.&b., single trunk
SHRUBS				
BGBW	54	BABY GEM BOXWOOD	Buxus microphylla var. japonica 'Gregem'	3 gallon, 24" on center.
NRSH	24	NELLIE R. STEVENS HOLLY	Ilex cornuta var. 'Nellie R Stevens'	15 gallon, 48" on center.
RY	12	RED YUCCA	Hesperaloe parviflora	5 gallon, 36" on center.
TURF GRASS				
BC		BERMUDA GRASS	Cynodon dactylon	solid sod

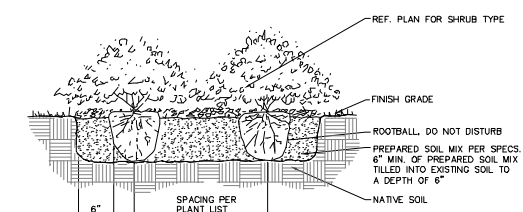
- OTHER MATERIALS**
- WASHED RIVER GRAVEL (WRG)
REF: 3/L1
 - SANDSTONE BOULDER (OPTIONAL)
REF: 3/L1



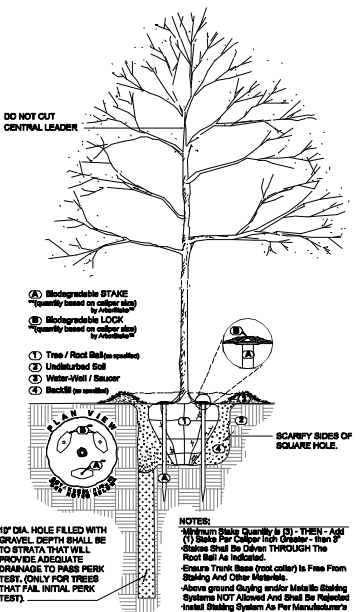
6 "BOULDER" DETAIL
NOT TO SCALE



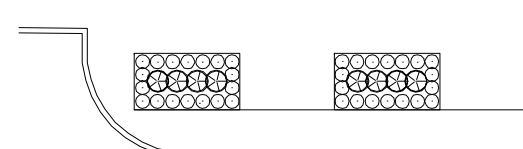
5 WASHED RIVER GRAVEL (WRG) DETAIL
NOT TO SCALE



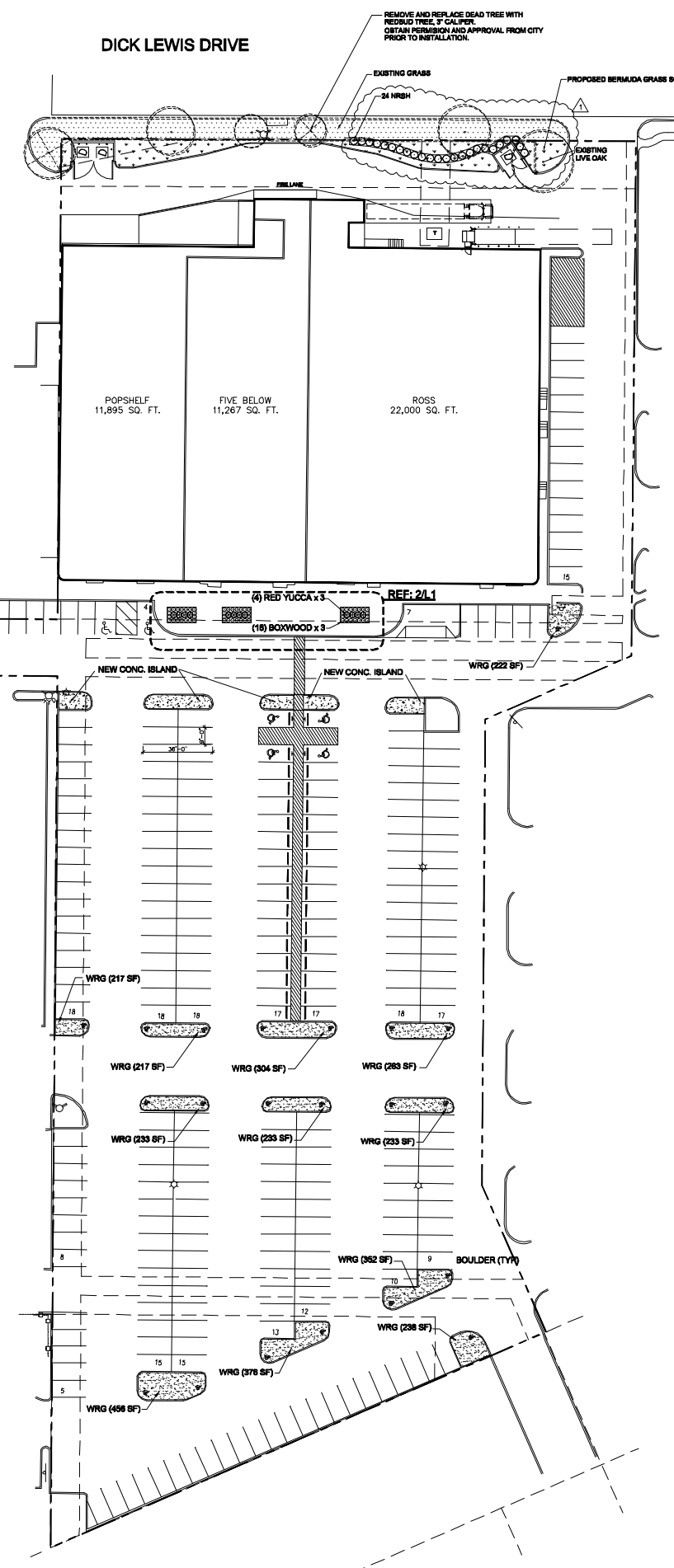
4 SHRUB/GROUND COVER DETAIL
NOT TO SCALE



3 BELOW GROUND TREE STAKING DETAIL
NOT TO SCALE



2 ENLARGED LANDSCAPE PLAN
SCALE: 1"=10'-0"



1 ALTERNATE LANDSCAPE PLAN
SCALE: 1"=40'-0"

- LANDSCAPE NOTES:**
- ALL LANDSCAPE REQUIREMENTS AND UNDERGROUND IRRIGATION SYSTEM WILL CONFORM TO THE LOCAL CITY ORDINANCE AND DESIGN STANDARDS AND ANY REQUIREMENTS OF THE STATE, IF APPLICABLE.
 - ALL LANDSCAPING LOCATED WITHIN THE VISIBILITY TRIANGLES SHALL COMPLY WITH THE VISIBILITY TRIANGLE REQUIREMENTS AS PER THE CITY STANDARDS.
 - THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL UNDERGROUND UTILITIES, PIPES, CABLES, STRUCTURES AND LINE RUNS.
 - THE CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF ALL QUANTITIES BASED ON THE DRAWINGS) AND ACTUAL FIELD DIMENSIONS. PLANT QUANTITIES HAVE BEEN PROVIDED AS A CONVENIENCE ONLY TO THE OWNER(S) AND SHALL NOT BE CONSIDERED ABSOLUTE. CONTRACTOR SHALL FOLLOW DESIGN INTENT.
 - NOTIFY THE OWNER OF ANY DISCREPANCIES THAT ARISE DURING THE CONSTRUCTION PERIOD. FAILURE TO MAKE SUCH DISCREPANCIES KNOWN TO OWNER WILL RESULT IN THE CONTRACTOR'S LIABILITY TO REDD WORK AS NECESSARY TO ACHIEVE THE DESIGN INTENT.
 - PROTECT EXISTING VEGETATION, EQUIPMENT, STRUCTURES, UTILITIES, AND OTHER IMPROVEMENTS AT THE PROJECT SITE AND ON ADJACENT PROPERTIES, EXCEPT THOSE INDICATED TO BE REMOVED OR ALTERED. ALL AREAS DISTURBED BY DEMOLITION AND CONSTRUCTION ACTIVITIES SHALL BE REPAIRED AND RESTORED TO THEIR PRE-CONSTRUCTION CONDITION INCLUDING: PAVEMENTS, LANDSCAPE AREAS, IRRIGATION AND LIGHTING.
 - PROVIDE MEASURES AS REQUIRED TO PREVENT EROSION AND DISCHARGE OF SOIL-BEARING RUNOFF AND AIRBORNE DUST TO UNDISTURBED AREAS AND ADJACENT PROPERTIES, SIDEWALKS, STREETS, AND OTHER PAVED SURFACES.
 - ALL PROPOSED SUBSTITUTIONS MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR INSTALLATION.
 - NOTIFY THE LANDSCAPE ARCHITECT IF LAYOUT OF TREES, BEDS AND/OR PLANTS REQUIRE ALTERATION FROM THE LANDSCAPE PLAN. NOTIFICATION WILL BE REQUIRED PRIOR TO ALTERING THE LAYOUT.
 - TREES SHALL BE HANDLED BY ROOT BALLS ONLY. DO NOT DAMAGE BALL, TRUNK, OR LOOSEN TRUNK FROM BALL. TREE TRUNKS ARE TO BE PLANTED STRAIGHT AND MAY BE REQUIRED BY THE OWNER AND/OR THE LANDSCAPE ARCHITECT TO BE STAKED.
 - WHERE NEWLY PLANTED TREES ARE NOT ABLE TO STAND ON THEIR OWN, TREES SHALL BE STAKED WITH AN AT-GRADE ROOT BALL SECURING SYSTEM. THE SYSTEM SHALL SECURELY ANCHOR THE ROOT BALL WHILE ALLOWING THE TRUNK AND CROWN TO MOVE NATURALLY. THE SYSTEM SHALL NOT USE MATERIALS AND METHODS THAT PENETRATE OR DAMAGE THE ROOT BALL. ABOVE GRADE STAKING SYSTEMS SUCH AS T POSTS WITH WIRES, HOSES, STRAPS, OR CUIY WIRES WRAPPED AROUND THE TREE TRUNK SHALL NOT BE ALLOWED UNLESS AUTHORIZED BY THE LANDSCAPE ARCHITECT.
 - ALL TREES TO BE UNIFORM BY SPECIES WITH STRAIGHT TRUNKS AND MATCHING CHARACTER AND BRANCHING STRUCTURE.
 - ALL TREE LOCATIONS SHALL BE APPROVED BY THE OWNER OR OWNER'S REPRESENTATIVE PRIOR TO PLANTING.
 - FINAL LOCATIONS OF PLANT MATERIAL IS SUBJECT FOR REVIEW AND APPROVAL BY OWNER PRIOR TO PLANTING.
 - PROVIDE POSITIVE DRAINAGE THROUGHOUT THE PROJECT AREA. NO PONING OR STANDING WATER IS ACCEPTABLE.
 - CONTRACTOR SHALL PROVIDE A MINIMUM 2% SLOPE AWAY FROM ALL BUILDINGS.
 - AT NO TIME WILL ANY PLANT MATERIAL BE ALLOWED TO SETTLE BEYOND THE TOP OF THE ROOT FLARE OR POTTED SOIL LINE. SHOULD PLANT MATERIAL SETTLE (OR BE PLANTED) WILL BE REPLANTED AT THE PROPER HEIGHT AND/OR REPLACED IF NECESSARY AT THE CONTRACTOR'S COST.
 - ALL PROPOSED BED AREAS SHALL BE TILLED TO A DEPTH OF SIX INCHES (6"), ADDING A THREE INCH (3") MINIMUM LAYER OF ORGANIC COMPOST DURING THE PROCESS. THE LEVEL OF THE BED AREAS SHOULD BE LEFT THREE INCHES (3") ABOVE THE PROPOSED FINISHED GRADE TO ALLOW FOR COMPACTION AND SETTLEMENT.
 - ALL BED AREAS SHALL BE SEPARATED FROM TURF AREAS USING 1/8" X 4" STEEL EDGING, PAINTED GREEN. ALL ENDS OF STEEL EDGE RUNS SHALL HAVE A RADIUS OR 45 DEGREE ANGLE TO ELIMINATE SHARP EDGES. HAND FINISH MAY BE REQUIRED TO ACHIEVE A SMOOTH EDGE.
 - TRIM STEEL EDGING AT A 45 DEGREE ANGLE WHEN EDGING INTERSECTS WITH A WALK OR CURB. DO NOT INSTALL EDGING ALONG CURBS OR WALKS.
 - ALL LANDSCAPE BEDS, NOT COVERED WITH AGGREGATE, SHALL RECEIVE A FOUR INCH (4") TOP DRESS LAYER OF SHREDDED HARDWOOD MULCH. ALL TREE WELLS, NOT COVERED WITH AGGREGATE, SHALL RECEIVE A THREE INCH (3") TOP DRESS LAYER OF SHREDDED HARDWOOD MULCH. DO NOT COVER ROOT COLLAR.
 - TOP OF MULCH SHALL BE 1/2" MINIMUM BELOW THE TOP OF WALKS AND CURBS.
 - TURF AREAS SHALL BE CLEAN OF DEBRIS AND RAKED (GRADED) SMOOTH PRIOR TO HYDROMULCH OR SOD INSTALLATION. LANDSCAPE CONTRACTOR TO RECEIVE GRADE WITHIN APPROX. 1/10th OF FINAL GRADE.
 - ALL LIGHT POLES MAY NOT BE SHOWN ON THE PROJECT SITE OR ADJACENT PROPERTIES. IF A PROPOSED TREE IS IN CONFLICT WITH ANY LIGHT OR UTILITY POLE, THE CONTRACTOR SHALL CONTACT THE LANDSCAPE ARCHITECT, TO DETERMINE OPTIONS, PRIOR TO PLANTING.
 - ALL PLANTS AND TREES ARE TO CONFORM TO AMERICAN ASSOCIATION OF NURSERYMEN AND TEXAS ASSOCIATION OF NURSERYMEN STANDARDS.
 - THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REFUSE ANY LANDSCAPE MATERIAL ON-SITE.
 - ADDITIONAL SCREENING FOR THE TRASH ENCLOSURE IS REQUIRED. EVERGREEN SHRUBS MUST BE ADDED ADJACENT TO THE ENCLOSURE. THE SHRUBS MUST REACH A MATURE HEIGHT BETWEEN FIVE AND FIFTEEN FEET, WITH THE NUMBER AND SPACING DEPENDENT ON THE SPECIES SPECIFIED ON THE LANDSCAPE PLAN.

PLANTING SPECIFICATIONS:

- PLANTING BEDS:**
PLANTING BED BACKFILL SHALL BE "SCREENED BEDDING SOIL" FROM CLEAR FORK MATERIALS: 800 OLD ANNETTA RD., ALEDO, TX 76808. 817-441-7777.
COMMERCIAL FERTILIZER SHALL BE 5-10-5 WITH IRON AND SULFUR.
MULCH FOR PLANTINGS SHALL BE SHREDDED CEDAR SHARP MULCH.
- THE LANDSCAPE CONTRACTOR SHALL REMOVE ANY SOIL IN PROPOSED PLANTING BEDS TO A SUBGRADE OF FOUR INCHES BELOW PROPOSED FINAL GRADES (SHOWN ON THE ENGINEER'S GRADING PLAN). ROTO TILL AND LOOSEN THE SUBGRADE. REMOVE ALL GRASS TOPS, DEBRIS AND ROCKS OVER ONE INCH IN DIAMETER. THE LANDSCAPE CONTRACTOR SHALL APPLY AND COVER ALL AREAS TO BE PLANTED WITH PLANTING BED BACKFILL TO A BED LEVEL AS DESCRIBED BELOW. BEFORE BEGINNING ANY PLANTING OPERATIONS, THE SOIL MUST BE LOOSE. LOOSEN COMPACTED TOPSOIL BY ROTOTILLING. DO NOT PLANT ON COMPACTED TOPSOIL. HAND RAKE PROPOSED PLANTING BED SURFACES CLEAN OF WEEDS, DEBRIS AND ROCK ONE INCH OR LARGER. FINAL GRADES SHALL HAVE A SMOOTH AND CONTINUOUS GRADE BETWEEN EXISTING FIXED CONTROLS SUCH AS WALKS, TOP OF CURB, CATCH BASINS, ETC.
- PLANTING BEDS TO BE MOST BEFORE PLANTING.**
AFTER PLANTING, BROADCAST FERTILIZER OVER PLANTING BEDS AT THE RATE OF 4 LBS. PER 100 SQ. FT.
FINAL PLANTING BED LEVEL SHALL BE TWO INCHES HIGHER THAN ADJACENT CONSTRUCTION FEATURES, I.E. SIDEWALKS, ETC. OR ADJACENT GRASS. COVER ENTIRE PLANTING BED WITH A TWO INCH BLANKET OF MULCH.
- TREES:**
EXCAVATE TREE PITS TWICE AS WIDE AS THE TREE BALL AND SAME DEPTH AS TREE BALL. BACKFILL WITH PLANTING BED SOIL. "ROOT FLARE" SHALL BE EXPOSED AND LEVEL WITH TOP OF FINISHED GRADE.
WATER EACH PLANT TO ELIMINATE AIR POKES.
COVER ENTIRE TREE PLANTING AREA WITH A FOUR INCH BLANKET OF GRAVEL.
- SHRUBS:**
EXCAVATE SHRUB PITS TWICE AS WIDE AS THE SHRUB BALL AND SAME DEPTH AS SHRUB BALL. BACKFILL WITH PLANTING BED SOIL. "ROOT FLARE" SHALL BE EXPOSED AND LEVEL WITH TOP OF FINISHED GRADE.
WATER EACH PLANT TO ELIMINATE AIR POKES.
COVER ENTIRE SHRUB BED WITH A TWO INCH BLANKET OF MULCH.
- GRASS AREAS:**
TOPSOIL FOR LANDSCAPE LAWN AREAS SHALL BE ORGANICALLY ENRICHED TOPSOIL FROM CLEAR FORK MATERIALS.
*OPTION-USE SCREENED TOPSOIL FROM CLEAR FORK MATERIALS.
FERTILIZER SHALL BE 12-12-12 WITH IRON AND SULFUR.
- THE TOP ONE INCH OF ALL PROPOSED LAWN AREAS SHALL HAVE A ONE INCH BLANKET OF TOPSOIL. BEFORE APPLYING TOPSOIL, ROTOTILL OR DISC SUBGRADE. REPEAT AS NEEDED TO THOROUGHLY LOOSEN SUBGRADE. REMOVE ALL CLODS AND ROCK. RAKE SMOOTH. APPLY TOPSOIL. RAKE SMOOTH. APPLY SOD. ROLL ALL LAWN AREAS TO REMOVE UNDUATIONS AND PROVIDE COMPLETE SOIL CONTACT. ALL LAWN AREAS TO BE SOLID SODDED. APPLY TOPSOIL TO FILL GAPS. APPLY FERTILIZER. WATER THOROUGHLY.
FINAL GRASS GRADE SHALL BE LEVEL WITH ADJACENT CONSTRUCTION FEATURES, I.E. SIDEWALKS, ETC.
- MAINTENANCE:**
THE LANDSCAPE CONTRACTOR SHALL MAINTAIN THE LANDSCAPE INCLUDING: WATERING, MOWING, ETC. UNTIL FINAL ACCEPTANCE BY THE OWNER REPRESENTATIVE.
- QUARANTY:**
ALL NON IRRIGATED PLANTS INCLUDING TREES SHALL BE GUARANTEED FOR A PERIOD OF TIME TO BE MUTUALLY AGREED UPON BY CONTRACTOR AND OWNER. REPLACE ALL DEAD PLANTS WITH THE SAME PLANT VARIETY AND SIZE AS SPECIFIED ON THE PLANT LIST.
ALL GRASS SOD SHALL BE HEALTHY AND GROWING AT THE END OF SIX WEEKS AFTER SODDING OPERATIONS ARE COMPLETE AND ACCEPTED BY THE PROJECT OWNER. REPLACE ANY AND ALL DEAD OR DAMAGED SOD.

IRRIGATION SPECIFICATIONS:

IN LIEU OF AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM, THE CONTRACTOR SHALL PROVIDE A FEE TO PROVIDE SUPPLEMENTAL WATERING BY HAND, WATER TRUCK, OR OTHER APPROVED METHOD, ON A REGULAR BASIS PER SEASON, FOR A PERIOD OF THREE YEARS. (ONE YEAR PER CALIPER INCH OF TREE).

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REMODEL FOR BUILDING RENOVATION
5196 RUFÉ SNOW RD
NORTH RICHLAND HILLS, TX

1/7/2023

CITY COMMENTS

Revision: 1

File Name: 22207
Project No: 22207
Date: 01/29/2023
Drawn By:
Checked By: T

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