

PLANT LEGEND

| SYMBOL | PLANT TYPE |
|--------|---|
| (32) | Cedar Elm, 4' cal., B&B, 15th., 5' spread min., matching |
| (23) | Lime Oak, 65 gal. cont., 4' cal., 15' ht., 5' spread, 4' branching ht., matching |
| (1) | Multi-trunk Red Oak (Specimen), 4'-6" cal., B&B 16th., 5' spread, 4' branching ht., 3-5 trunk |
| (38) | Bald Cypress, 65 gal. cont., 4' cal., 15' ht., 5' spread, 4' branching ht., matching |
| (11) | Crape Myrtle, 8' ht., 30 gal. cont., 4' spread, 3 trunk min. |
| (5) | East Palmetto Holly, 45 gal. cont., tree form |
| (21) | Leyland Cypress, 6'-8" H., Full to Base |
| (48) | Dwarf Burford Holly, 5 gal. cont., full 24" spread, 24" o.c. |
| (30) | Barteny, 5 gal. cont., full, 20" spread, 24" o.c. |
| (36) | Seagreen Juniper, 5 gal. cont., full 24" spread, 30" ht., 24" o.c. |
| (350) | Groundcover, 4" pots, cont., 12" o.c. |
| (27) | Sassafras Color, 4" pots, cont., full, 12" o.c. |
| (Lawn) | Hydromulch Bermudagrass |

SITE DATA

| ZONING | OFFICE/INDUSTRIAL |
|--------------------------------------|---------------------|
| USE | OFFICE/WAREHOUSE |
| SITE AREA | 186,889 SF/4.52 AC. |
| BUILDING AREA | 61,292 SF |
| BUILDING COVERAGE | 32.8% |
| BUILDING HEIGHT | 1 STORY +3.5' |
| REQUIRED PARKING: | 68 SPACES |
| 40% OFFICE: 19,781 SF X 1/200 SF | 37 SPACES |
| 60% WAREHOUSE: 30,108 SF X 1/1000 SF | 160 SPACES |
| PARKING PROVIDED: | 5 SPACES |
| HC PARKING PROVIDED: | |

LANDSCAPE TABULATIONS

SITE REQUIREMENTS:
 Requirements: 20% of gross site to be landscape
 Required: 36,374 s.f. Provided
 Required: 33,382.30 s.f. (20%) 46,916 s.f. (133%)

STREET FRONTAGE:
 Realty Road/Arapaho Road: 750.71 ft.
 Required: 4' cal. (120) shrubs, 4' cal. (264) shrubs, 5 gal. (489) shrubs, 5 gal.
 Provided: 4' cal. (120) shrubs, 4' cal. (264) shrubs, 5 gal. (489) shrubs, 5 gal.

PARKING LOT SCREEN:
 Requirements: 20' ht., 3' o.c. double staggered row
 Provided

PERMETER LANDSCAPE:
 Requirements: 5' wide buffer, (1) 4' cal. tree and (8) shrubs per 35 ft.
 West Property Line: 324 ft.
 Provided: (10) trees, 4' cal. (10) trees, 4' cal. (80) shrubs, 5 gal. (97) shrubs, 5 gal.
 East Property Line: 405.99 ft.
 Provided: (12) trees, 4' cal. (14) trees, 4' cal. (96) shrubs, 5 gal. (145) shrubs, 5 gal.

North Property Line: 486.05 ft.
 Provided: (4) trees, 4' cal. (14) trees, 4' cal. (112) shrubs, 5 gal. (156) shrubs, 5 gal.

PARKING LOT - INTERIOR LANDSCAPE:
 Requirements: 30' x 50' ft.
 Required: 80,456 s.f. Provided
 Required: 8,043.88 s.f. (10%) 11,496 s.f. (14.3%)

PARKING LOT: (1) tree per 10 regular spaces
 Provided: (23) trees, 4' cal. (17) trees (18) ornamental trees

GENERAL LAWN NOTES

1. Fine grade areas to achieve final contours indicated.
2. Adjust contours to achieve positive drainage away from buildings. Provide uniform rounding at top and bottom of slopes and other breaks in grade. Correct irregularities and areas where water may stand.
3. All lawn areas to receive solid sod shall be left in a maximum of 1' below final finish grade. Contractor to coordinate operations with on-site Construction Manager.
4. Contractor shall provide (2") two inches of imported topsoil on all areas to receive lawn.
5. Imported topsoil shall be natural, friable soil from the region, known as bottom land soil, free from lumps, clay, toxic substances, rocks, debris, vegetation, stones, containing no salt and black to brown in color.
6. All lawn areas to be fine graded, irrigation trenches completely settled, and finish grade approved by the architect prior to installation.

SOLID SOD NOTES

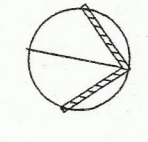
1. Fine grade areas to achieve final contours indicated. Leave areas to receive topsoil 3" below final desired grade in planting areas and 1" below final grade in turf areas.
2. Adjust contours to achieve positive drainage away from buildings. Provide uniform rounding at top and bottom of slopes and other breaks in grade. Correct irregularities and areas where water may stand.
3. All lawn areas to receive solid sod shall be left in a maximum of 1" below final finish grade. Contractor to coordinate operations with on-site Construction Manager.
4. Contractor to coordinate with on-site Construction Manager for availability of existing topsoil.
5. Plant sod by hand to cover indicated area completely. Insure edges of sod are touching. Top dress joints by hand with topsoil to fill voids.
6. Roll grass areas to achieve a smooth, even surface, free from unnatural undulations.
7. Water sod thoroughly as sod operation progresses.
8. Contractor shall maintain all lawn areas until final acceptance. This shall include, but not limited to: mowing, watering, weeding, cultivating, cleaning and replacing dead or bare areas to keep plants in a vigorous, healthy condition.
9. Contractor shall guarantee establishment of an acceptable turf area and shall provide replacement from local supply if necessary.
10. If installation occurs between September 1 and March 1, all sod pounds per one thousand (1000) square feet.

LANDSCAPE NOTES

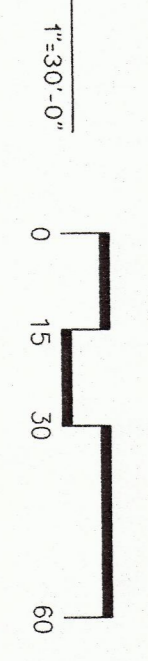
1. Contractor shall verify all existing and proposed site elements and conditions were supplied by others.
2. Contractor shall locate all existing underground utilities and notify Architect of any conflicts. Contractor shall exercise caution when working in the vicinity of underground utilities.
3. Contractor is responsible for obtaining all required landscape and irrigation permits.
4. Contractor to provide a minimum 2% slope away from all structures.
5. All planting beds and lawn areas to be separated by steel edging. No steel to be installed adjacent to sidewalks or curbs.
6. All landscape areas to be 100% irrigated with an underground automatic irrigation system.
7. All lawn areas to be Solid Sod Bermudagrass, unless otherwise noted on the drawings.

MAINTENANCE NOTES

1. The Owner, tenant and their agent, if any, shall be jointly and severally responsible for the maintenance of all landscape.
2. All landscape shall be maintained in a neat and orderly manner at all times. This shall include mowing, edging, pruning, fertilizing, watering, weeding and other such activities common to landscape maintenance.
3. All landscape areas shall be kept free of trash, litter, weeds and other such material or plants not part of this plan.
4. All plant material shall be maintained in a healthy and growing condition as is appropriate for the season of the year.
5. All plant material which dies shall be replaced with plant material of equal or better value.
6. Contractor shall provide separate bid proposal for one year's maintenance to begin after final acceptance.



PRELIMINARY LANDSCAPE PLAN



PROGRESS SET - FOR REVIEW ONLY
 ISSUED
 12.07.01
 These documents are for Design Review and NOT for construction. They were prepared by, or under the supervision of, Brian Dean Adams, P.E., License #17191
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