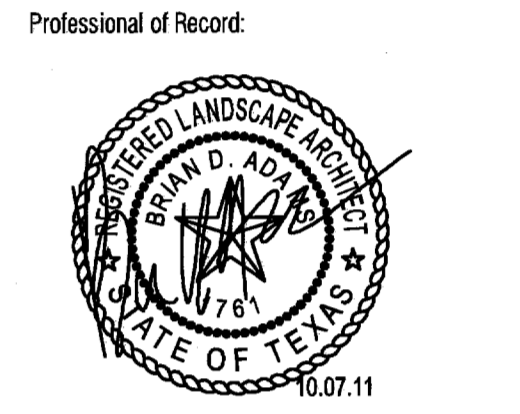




Restaurant Support Office
5800 Tenyson Parkway, STE. 200, Plano, TX 75024
Tel: 972-769-3357 Fax: 972-769-3101

Store:
Raising Cane's
Store # 98
Belt Line Road
Addison, TX 75001
Prototype 2



Architect Information:
CSRS
architects engineers

CSRS, Inc.
6767 Parkline Road Suite 200 Baton Rouge, LA 70808
Tel: 225-769-0546 Fax: 225-767-0060
www.csronline.com

SMTI
landscape architects, inc.
21000 Gulf Freeway
Houston, Texas 77058
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Fax: 281-474-0200
Email: engineering@csrs.com

Prototype Issue Date: August 1, 2010

Design Bulletin Updates:

Date Issued: Bulletin Number:

#	Date	Description
1	10-07-2011	PERMIT/OWNER REVIEW

FOR CONSTRUCTION

Revisions:

#	Date	Description
1	10-07-2011	PERMIT/OWNER REVIEW

Sheet Title:

LANDSCAPE PLAN

Date: October 07, 2011

Project Number: 211057

Drawn By:

Sheet Number:

L1.01

LANDSCAPE NOTES

- Contractor shall verify all existing and proposed site elements and notify Architect of any discrepancies. Survey data of existing conditions was supplied by others.
- 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.
- Contractor is responsible for obtaining all required landscape and irrigation permits.
- Contractor to provide a minimum 2% slope away from all structures.
- All planting beds and lawn areas to be separated by steel edging. No steel to be installed adjacent to sidewalks or curbs.
- All lawn areas to be 100% irrigated with an underground automatic irrigation system and shall include rain and freeze sensors.
- All lawn areas to be Solid Sod Bermudagrass, unless otherwise noted on the drawings.

MAINTENANCE NOTES

- The Owner, tenant and their agent, if any, shall be jointly and severally responsible for the maintenance of all landscape.
- 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.
- All landscape areas shall be kept free of trash, litter, weeds and other such material or plants not part of this plan.
- All plant material shall be maintained in a healthy and growing condition as is appropriate for the season of the year.
- All plant material which dies shall be replaced with plant material of equal or better value.
- Contractor shall provide separate bid proposal for one year's maintenance to begin after final acceptance.

GENERAL LAWN NOTES

- Fine grade areas to achieve final contours indicated on civil plans.
- 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.
- 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.
- Imported topsoil shall be natural, friable soil from the region, known as bottom soil, free from lumps, clay, toxic substances, roots, debris, vegetation, stones, containing no salt and black to brown in color.
- All lawn areas to be fine graded, irrigation trenches completely settled, and finish grade approved by the Owner's Construction Manager or Architect prior to installation.
- All rocks 3/4" diameter and larger, dirt clods, sticks, concrete spalls, etc. shall be removed prior to placing topsoil and any lawn installation.
- Contractor shall provide (1") one inch of imported topsoil on all areas to receive lawn.

LANDSCAPE TABULATIONS

SITE REQUIREMENTS
Requirements: 20% of gross site to be landscape
Total Site: 42,872 s.f.
Required: 8,574 s.f. (20%)
Provided: 12,136 s.f. (28%)

STREET FRONTAGE
Requirements: 20' buffer along street frontage
(1) tree 4" cal. per 20 l.f., (8) shrubs per 20 l.f.

Belt Line Road: 150 l.f. (less drives)
Required: (8) trees, 4" cal.
(58) shrubs, 5 gal.
Provided: (1) tree, 4" cal.
(3) existing trees, 8" - 10" cal.
(8) existing ornamental trees, 8" ht.
(88) existing shrubs, 5 gal.

PARKING LOT SCREEN
Requirements: 20' ht., 3' o.c., double staggered row
Provided: 24" ht., 3' o.c. linear row

PERIMETER LANDSCAPE
Requirements: 5' wide buffer, (1) 4" cal. tree and (8) shrubs per 35 l.f.

West Property Line: 220 l.f. (less drives)
Required: (8) trees, 4" cal.
(50) shrubs, 5 gal.
Provided: (5) trees, 4" cal.
(1) existing tree, 8" cal.
(70) existing shrubs, 5 gal.

East Property Line: 220 l.f. (less drives)
Required: (8) trees, 4" cal.
(50) shrubs, 5 gal.
Provided: (5) trees, 4" cal.
(1) existing tree, 8" cal.
(70) existing shrubs, 5 gal.

PARKING LOT - INTERIOR LANDSCAPE
Requirement: 8% of the parking area must be landscape
Parking lot: 24,919 s.f.
Required: 1,993 s.f. (8%)
Provided: 2,390 s.f. (9.5%)

PARKING LOT
Requirement: (1) tree per 10 regular spaces
Total Parking: 25 spaces
Required: (4) trees
Provided: (4) trees, 4" cal.

SOLID SOD NOTES

- 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.
- 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.
- 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.
- Contractor to coordinate with on-site Construction Manager for availability of existing topsoil.
- 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.
- Roll grass areas to achieve a smooth, even surface, free from unnatural undulations.
- Water sod thoroughly as sod operation progresses.
- Contractor shall maintain all lawn areas until final acceptance. This shall include but not limited to: mowing, watering, weeding, cutting, clearing and replacing dead or bare areas to keep plants in a vigorous, healthy condition.
- Contractor shall guarantee establishment of an acceptable turf area and shall provide replacement from local supply if necessary.
- If installation occurs between September 1 and March 1, all sod areas to be over-seeded with Winter Ryegrass, at a rate of (4) pounds per one thousand (1000) square feet.

IRRIGATION REPAIR SPECIFICATIONS

- Contractor shall perform site visit prior to bidding and construction, to review extent of existing irrigation system.
- Contractor shall be responsible for verifying conditions of existing irrigation system. Contractor shall be responsible for maintaining the integrity of existing irrigation where possible, and if not, repair as needed, including but not limited to irrigation controller, meter, sleeving, etc.

LAWN REPAIR NOTES

- All lawn areas damaged during construction to be repaired with solid sod and raked free of debris.
- Adjust damaged areas 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.
- All areas to be repaired must be planted by hand to cover area completely. Insure edges of sod are touching. Top dress joints by hand with compost to fill voids.
- Roll repaired areas to achieve a smooth, even surface, free from unnatural undulations.

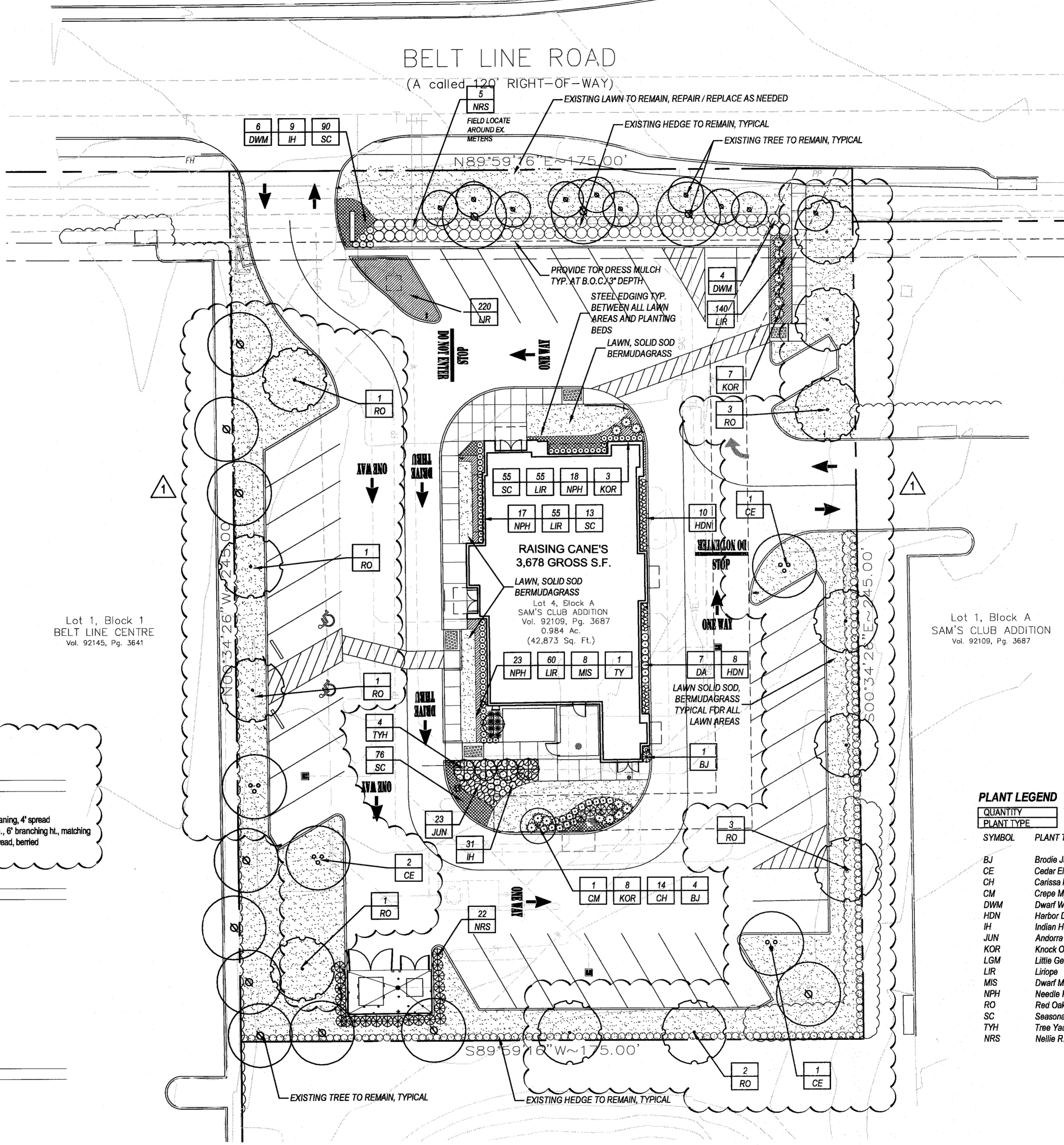
PLANT LIST

QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
4	CE	Cedar Elm	Ulmus crassifolia	6" cal.	B&B, 16' ht., 6' spread, 6' branching ht.
1	CM	Crape Myrtle	Lagerstroemia indica 'Natchez'	8" ht.	container grown, 3-5 trunk, no cross caning, 4' spread
12	RO	Red Oak	Quercus shumardii	8" cal.	container grown, 16' ht., 6' spread min., 6' branching ht., matching
5	TYH	Tree Yaupon Holly	Ilex vomitoria	8" ht.	B&B, 3-5 cane, no cross caning, 4' spread, barked

SHRUBS	QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
7	DA	Dwarf Abelia 'Edw. Goucher'	Abelia sp. 'Edward Goucher'	5 gal.	container, full plant, 24" o.c.	
5	BJ	Brodie Juniper	Juniperus virginiana 'Brodie'	10 gal.	container grown, full to base, 36" o.c.	
14	CH	Carissa Holly	Ilex cornuta 'Carissa'	5 gal.	container full, 20" spread, 24" o.c.	
10	DWM	Dwarf Wax Myrtle	Myrica pauciflora	5 gal.	container full, 24" spread, 24" o.c.	
18	HDN	Harbor Dwarf Nandina	Nandina domestica 'Harbor Dwarf'	5 gal.	container full to base, 24" o.c.	
10	IH	Indian Hawthorne	Raphiolepis indica 'Clara'	5 gal.	container full, 30" ht.	
23	JUN	Andorra Juniper	Juniperus lobata 'Andorra'	5 gal.	container full, 20" spread, 24" o.c.	
18	KOR	Knockout Rose	Rosa 'Knockout'	10 gal.	container full, 36" o.c.	
8	MIS	Dwarf Miscanthus	Miscanthus sinensis 'Yaku Jima'	10 gal.	container full, 24" o.c.	
58	NPH	Needlepoint Holly	Ilex cornuta 'Needlepoint'	10 gal.	container full, 20" spread, 24" o.c.	
27	NRS	Nellie R. Stevens Holly	Ilex sp. 'Nellie R. Stevens'	10 gal.	container, full to base	

GROUNDCOVERS	QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
530	LIR	Big Blue Linop	Liriope muscari 'Big Blue'	4" pots	container full, 12" o.c.	
234	SC	Seasonal Color	Common Bermudagrass	Cynodon dactylon		solid sod, refer to notes

NOTE: Plant list is an aid to bidders only. Contractor shall verify all quantities on plan. All heights and spreads are minimums. All plant material shall meet or exceed remarks as indicated. All trees to have straight trunks and be matching within varieties.



01 LANDSCAPE PLAN
SCALE: 1" = 20'-0"

