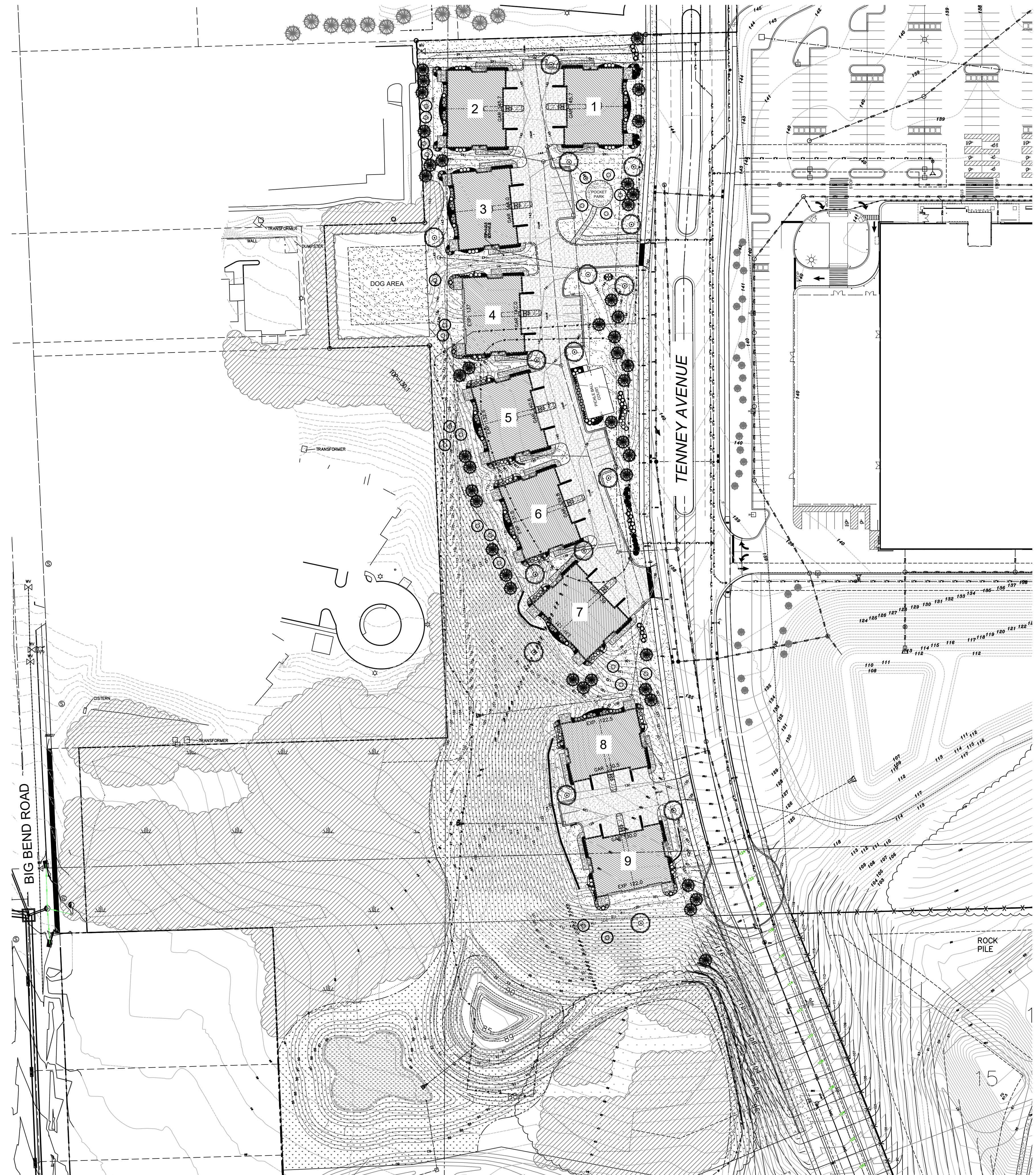


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 CALL DIGGERS HOTLINE
 811 or 1-800-242-8511
 MILWAUKEE AREA 259-1181
 WIS. STATUTE 182.0175(1974)
 REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE



NORTH

OVERALL LANDSCAPE PLAN

Scale: 1" = 60'0"

HELLER & ASSOCIATES, LLC
 LANDSCAPE ARCHITECTURE



P.O. Box 1359
 Lake Geneva, Wisconsin 53147-1359
 ph 262.639.9733
 david@wdavidheller.com
 www.wdavidheller.com

PROJECT

ASPEN OVERLOOK

Tenney Avenue
 Waukesha, WI

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
12.1.20	ISSUE TO OWNER
12.30.20	OWNER COMMENTS
1.05.21	OWNER COMMENTS
2.18.21	STAFF COMMENTS

Information contained herein is based on survey information, field inspection, and believed to be accurate.

SHEET TITLE

OVERALL LANDSCAPE PLAN

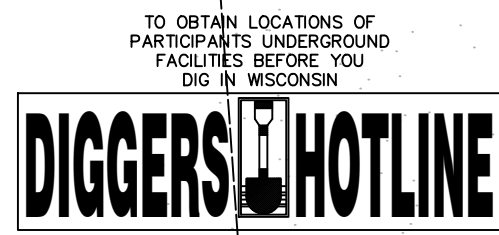
PROJECT MANAGER WDH

PROJECT NUMBER 20-109

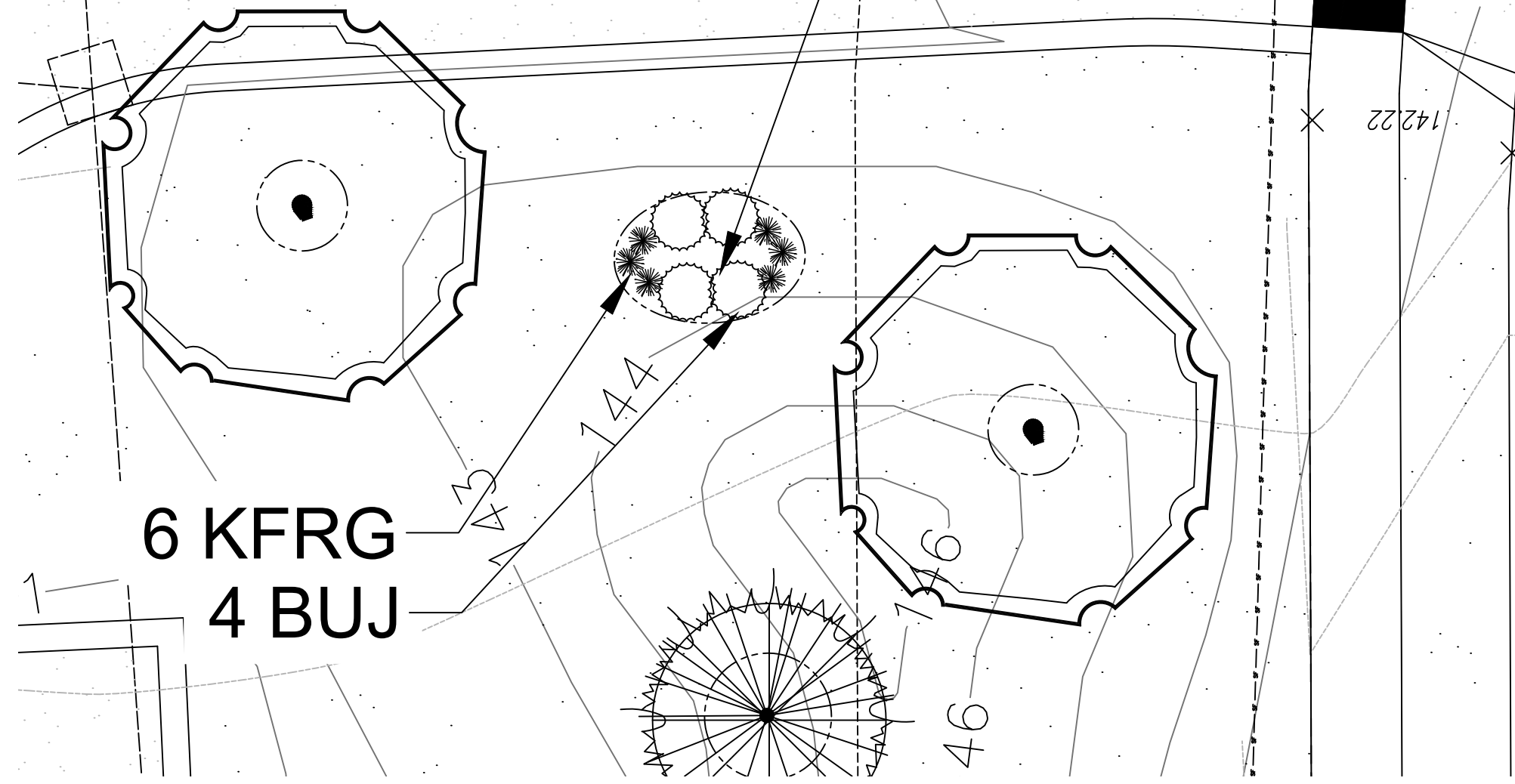
DATE 2.18.21

SHEET NUMBER

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WIS. STATUTE 182.07(5)(1974)
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MONUMENT SIGN LANDSCAPING

Scale: 1" = 8'0"

PLANT KEY	QUANTITY	PLANT MATERIAL PROPOSED	COMMON NAME	CAULIPER or HEIGHT	ROOT	SPECIFICATION / NOTES	PLANT SPACING
Proposed Landscape Materials							
SHADE TREES (DECIDUOUS)							
ABM	5	Acer xfreemanii 'Autumn Blaze'	Autumn Blaze Maple	2.5"	B&B	Straight central leader, full and even crown. Prune only after planting	
PPH	4	Celtis occidentalis 'Prairie Pride'	Prairie Pride Hackberry	2.5"	B&B	Straight central leader, full and even crown. Prune only after planting	
SHL	4	Gleditsia triacanthos 'Skyline'	Skyline Honeylocust	2.5"	B&B	Straight central leader, full and even crown. Prune only after planting	
AE	3	Ulmus 'Morton' Acolade	Acolade Elm	2.5"	B&B	Straight central leader, full and even crown. Prune only after planting	
ORNAMENTAL TREES (DECIDUOUS)							
ABS	3	Amelanchier xgrandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	7-8'H	B&B	Well balanced multi-stemmed tree with minimum four canes, and full appearance	
TCH	6	Crataegus crus-galli 'Inermis'	Thornless Cockspur Hawthorn	7-8'H	B&B	Well balanced multi-stemmed tree with minimum four canes, and full appearance	
SSFC	3	Malus x 'Spring Snow'	Spring Snow Flowering Crabapple	7-8'H	B&B	Well balanced multi-stemmed tree with minimum four canes, and full appearance	
JTL	11	Syringa reticulata 'Ivory Silk'	Ivory Silk Japanese Tree Lilac	7-8'H	B&B	Well balanced multi-stemmed tree with minimum four canes, and full appearance	
EVERGREEN TREES							
HCJ	17	Juniperus chinensis 'Hetzli Columnaris'	Hetzli Columnar Juniper (upright)	6'H	B&B	Evenly shaped tree with branching to the ground	60"
NS	19	Picea abies	Norway Spruce	8'H	B&B	Evenly shaped tree with branching to the ground	17'
BHS	16	Picea glauca 'densata'	Black Hills Spruce	8'H	B&B	Evenly shaped tree with branching to the ground	15'
AP	6	Pinus nigra var. Austriana	Austrian Pine	8'H	B&B	Evenly shaped tree with branching to the ground	17'
SP	2	Pinus sylvestris	Scots Pine	7'H	B&B	Evenly shaped tree with branching to the ground	15'
EVERGREEN SHRUBS							
SGJ	7	Juniperus chinensis 'Sea Green'	Sea Green Juniper	24"W	Cont.	Full rounded well branched shrub	54"
BUJ	4	Juniperus sibirica 'Buffalo'	Buffalo Juniper	18"W	Cont.	Full rounded well branched shrub	42"
DECIDUOUS SHRUBS							
BRC	10	Aronia arbutifolia 'Brilliantissima'	Brilliant Red Chokeberry	42"	Cont.	Full, well rooted plant, evenly shaped	48"
UH	10	Hydrangea paniculata 'Unique'	Unique Hydrangea	36"	Cont.	Full, well rooted plant, evenly shaped	60"
MKL	6	Syringa patula 'Miss Kim'	Miss Kim Dwarf Lilac	36"	Cont.	Full, well rooted plant, evenly shaped	60"
AJAV	11	Viburnum dentatum 'Autumn Jazz'	Autumn Jazz Arrowwood Viburnum	48"	Cont.	Full, well rooted plant, evenly shaped	60"
ORNAMENTAL GRASSES							
KFRG	38	Calamagrostis acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	#1	Cont.	Full, well rooted plant	15-18"
HERBACEOUS PERENNIALS							
HRD	13	Hemerocallis 'Happy Returns'	Happy Returns Daylily	#1	Cont.	Full, well rooted plant, evenly shaped	18"
BES	17	Rudbeckia fulgida 'Goldsturm'	Black-eyed Susan	#1	Cont.	Full, well rooted plant, evenly shaped	18"
SOILS							
LAWN	341,750	Lawn Establishment Area / Grading Area			SF	Reinder's Deluxe 50 Seed Mix (800-785-3301)	
SWSM	12,300	Stormwater Seed Mix	see plan for area delineation		SF	Agrecol LLC (608-223-3571)	
PRAIRIE	109,700	Economy Prairie Seed Mix	see plan for area delineation		SF	Agrecol LLC (608-223-3571)	
	271,450	Erosion Matting for seeded areas	see plan for area delineation		SF	EroTex DS75 Erosion Control Blanket (or approved equal)	
Hardscape Materials							
43		Shredded Hardwood Mulch (3" depth)	Area: 4,600 SF		CY	Bark Mulch; apply Preemergent after installation of mulch	
28		Soil Amendments (2" depth)	Area: 4,600 SF		CY		
835		Pulverized Topsoil (2" over seeded areas)	Area: 271,450 SF		CY		
28		Pulverized Topsoil (2" over bed areas)	Area: 4,600 SF		CY		

*Landscape counts & quantities are provided as a service to the Landscape Contractor; Landscape Contractor is responsible for verifying these counts and quantities in order to provide a complete landscape installation as outlined on this Landscape Master Plan. In the event that a discrepancy occurs between this schedule and the Landscape Master Plan, the Landscape Master Plan-including the graphics and notations depicted therein- shall govern.

Seed Compositions:
Reinder's Deluxe 50 Seed Mix (800-785-3301):
20% Kentucky Bluegrass (Soil Quality)
15% Newport Kentucky Bluegrass
15% Ken Blue Kentucky Bluegrass
25% Creeping Red Fescue
15% Quebec Perennial Ryegrass
10% Fiesta III Perennial Ryegrass
Seed at rate of 350-200# per acre

PLANT & MATERIAL SCHEDULE: SITE



ENLARGED LANDSCAPE PLAN

Scale: 1" = 30'0"

HELLER & ASSOCIATES, LLC
LANDSCAPE ARCHITECTURE
P.O. Box 1359
Lake Geneva, Wisconsin 53147-1359
ph 262.639.9733
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PROJECT ASPEN OVERLOOK

Tenney Avenue
Waukesha, WI

ISSUANCE AND REVISIONS	
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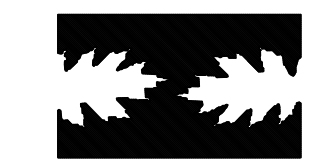
Information contained herein is based on survey information, field inspection, and believed to be accurate.
SHEET TITLE
ENLARGED LANDSCAPE PLAN: NORTH

PROJECT MANAGER **WDH**
PROJECT NUMBER **20-109**
DATE **2.18.21**
SHEET NUMBER



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PROJECT
ASPEN OVERLOOK

Tenney Avenue
Waukesha, WI

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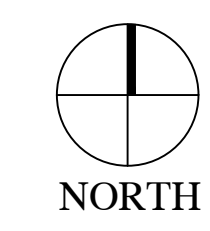
SHEET TITLE
ENLARGED LANDSCAPE PLAN: SOUTH

PROJECT MANAGER	WDH
PROJECT NUMBER	20-109
DATE	2.18.21
SHEET NUMBER	

L 1.2

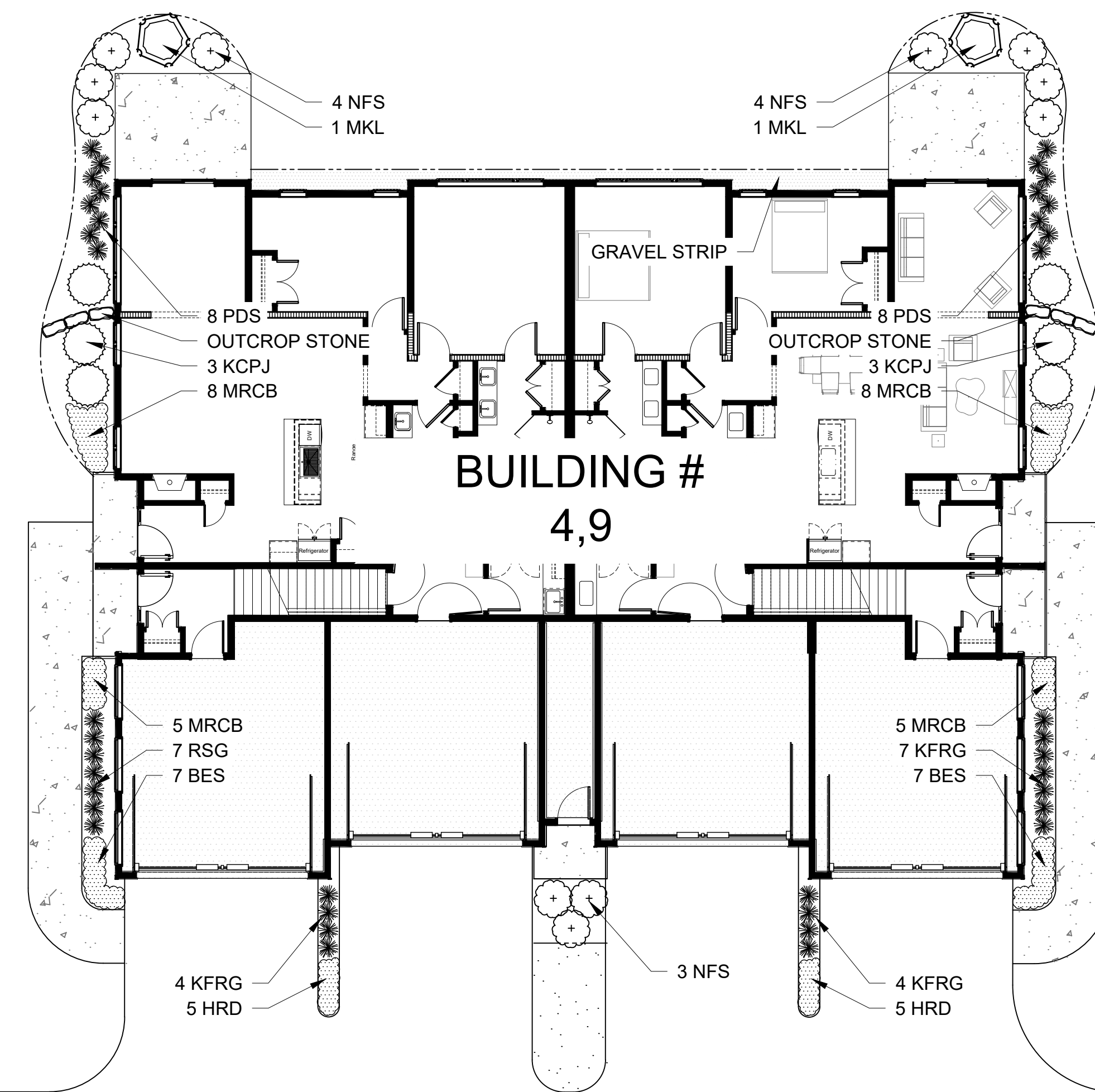
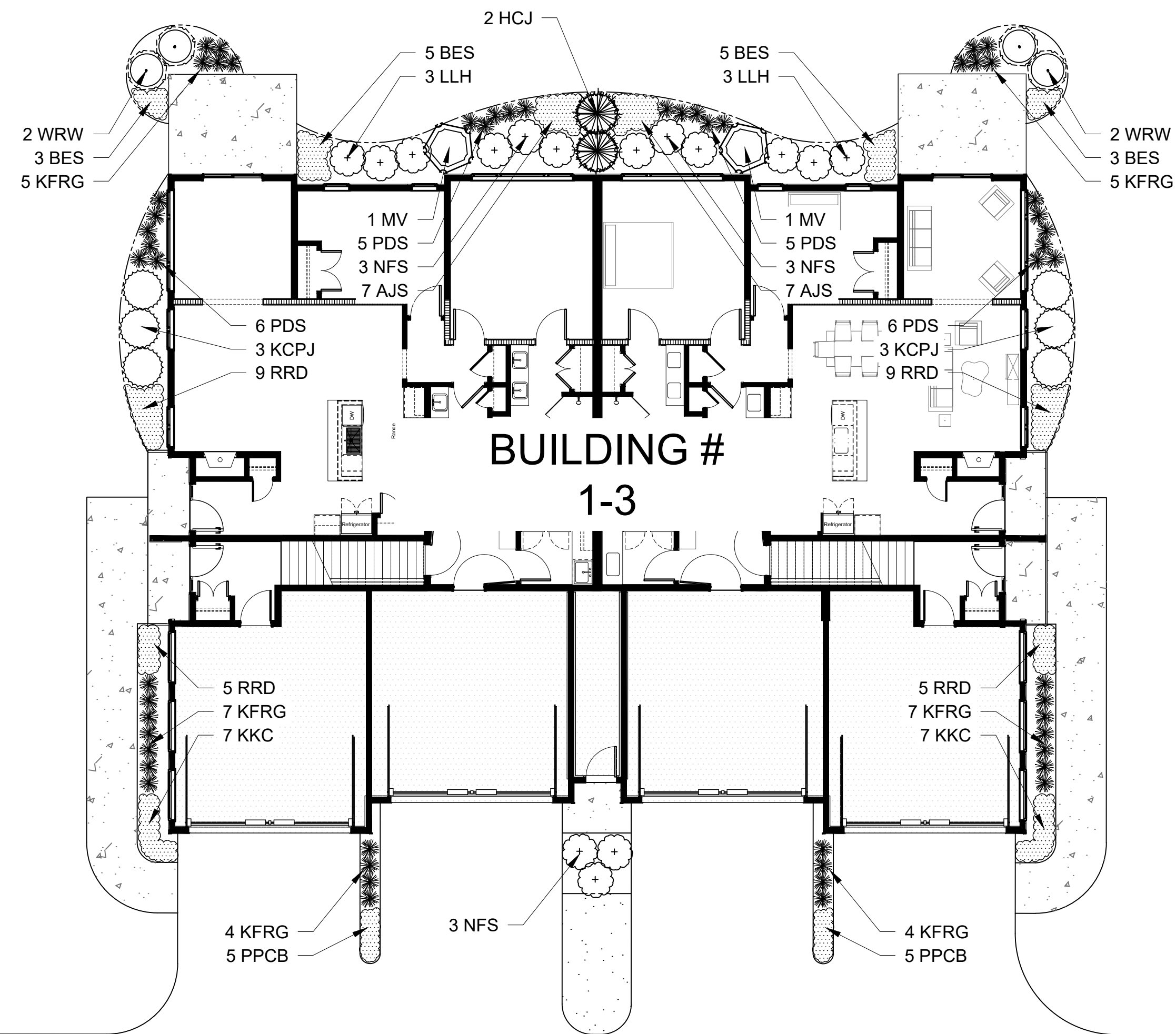


- SHADE TREES (DECIDUOUS)**
- ABM Autumn Blaze Maple
 - PPH Prairie Pride Hackberry
 - SHL Skyline Honeylocust
 - AE Accolade Elm
- ORNAMENTAL TREES (DECIDUOUS)**
- ABS Autumn Brilliance Serviceberry
 - TCH Thornless Cocksbur Hawthorn
 - SSFC Spring Snow Flowering Crabapple
 - JTL Ivory Silk Japanese Tree Lilac
- EVERGREEN TREES**
- HCJ Hetzi Columnar Juniper (upright)
 - NS Norway Spruce
 - BHS Black Hills Spruce
 - AP Austrian Pine
 - SP Scots Pine
- EVERGREEN SHRUBS**
- SGJ Sea Green Juniper
 - BuJ Buffalo Juniper
- DECIDUOUS SHRUBS**
- BRC Brilliant Red Chokeberry
 - UH Unique Hydrangea
 - MKL Miss Kim Dwarf Lilac
 - AJAV Autumn Jazz Arrowwood Viburnum
- ORNAMENTAL GRASSES**
- KFRG Karl Foerster Feather Reed Grass
- HERBACEOUS PERENNIALS**
- HRD Happy Returns Daylily
 - BES Black-eyed Susan
- PLANT ABBREVIATIONS**



ENLARGED LANDSCAPE PLAN

Scale: 1" = 30'0"



FOUNDATION LANDSCAPE PLAN: AT GRADE

Scale: 1" = 10'0"

INDIVIDUAL UNITS			PLANT KEY	PLANT MATERIAL PROPOSED			CALIPER or SHRUB SIZE (HEIGHT)	ROOT/CONT.	SPECIFICATION / NOTES	PLANT SPACING
AT-GRADE	LOOK OUT	WALK OUT		BOTANICAL NAME	COMMON NAME	CONTAINER SIZE				
2	2	2	HCI	Juniperus chinensis 'Hetzli Columnaris'	Hetzli Columnar Juniper (upright)	6'H	B&B	Evenly shaped tree with branching to the ground	60"	
INDIVIDUAL UNITS			KCPJ	Juniperus chinensis 'Kallay'	Kallay Compact Pfitzer Juniper	24"w	CONT.	Full rounded well branched shrub	48"	
INDIVIDUAL UNITS			LLH	Hydrangea paniculata 'Jane'	Little Lime Hydrangea	24"	CONT.	Full, well rooted plant, evenly shaped	42"	
INDIVIDUAL UNITS			UH	Hydrangea paniculata 'Unique'	Unique Hydrangea	48"	CONT.	Full, well rooted plant, evenly shaped	60"	
INDIVIDUAL UNITS			KOSR	Rosa 'Knock Out'	Knock Out Shrub Rose	18"	CONT.	Full, well rooted plant, evenly shaped	48"	
INDIVIDUAL UNITS			GMS	Spiraea xbumalda 'Goldmound'	Goldmound Spiraea	24"	CONT.	Full, well rooted plant, evenly shaped	36"	
INDIVIDUAL UNITS			NFS	Spiraea xbumalda 'Neon Flash'	Neon Flash Spiraea	24"	CONT.	Full, well rooted plant, evenly shaped	60"	
INDIVIDUAL UNITS			MKL	Syringa patula 'Miss Kim'	Miss Kim Dwarf Lilac	36"	CONT.	Full, well rooted plant, evenly shaped	60"	
INDIVIDUAL UNITS			WV	Viburnum lantana 'Viblican'	Midspan Viburnum	48"	B&B	Full, well rooted plant with moist rootball and healthy appearance	60"	
INDIVIDUAL UNITS			WV	Weigela florida 'Wine & Roses'	Wine & Roses Compact Weigela	24"	CONT.	Full, well rooted plant, evenly shaped	42"	
INDIVIDUAL UNITS			KFRG	Calamagrostis acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	#1	CONT.	Full, well rooted plant	15-18"	
INDIVIDUAL UNITS			RSG	Panicum virgatum 'Rotstrahlbusch'	Red Switch Grass	#1	CONT.	Full, well rooted plant	18"	
INDIVIDUAL UNITS			PDS	Sporobolus heterolepis	Prairie Dropseed	#1	CONT.	Full, well rooted plant	18"	
INDIVIDUAL UNITS			HRD	Hemerocallis 'Happy Returns'	Happy Returns Daylily	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			RRD	Hemerocallis 'Rosy Returns'	Rosy Returns Daylily	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			MRCB	Heuchera 'Midnight Rose'	Midnight Rose Coralbells	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			PPCB	Heuchera mirzantha 'Palace Purple'	Palace Purple Coralbells	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			KKC	Nepeta faassenii 'Kit Cat'	Dwarf Catmint	#1	POT	Full, well rooted plant, evenly shaped	24"	
INDIVIDUAL UNITS			BES	Rubbeckia fulgida 'Goldsturm'	Black-eyed Susan	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			BHSA	Salvia nemerosa 'Blauhugel'	Blue Hill Salvia	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			MNS	Salvia scopulorum 'May Night'	May Night Salvia	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			AIS	Sedum spectabile 'Autumn Joy'	Autumn Joy Sedum	#1	CONT.	Full, well rooted plant, evenly shaped	18"	
INDIVIDUAL UNITS			LAWN	Lawn Establishment Area / Grading Area	see plan for location & size	5F		Reinder's Deluxe 50 Seed Mix (800-785-3301)		
INDIVIDUAL UNITS				Erosion Matting for sloped seeded areas	see plan for location & size	5F		EroTex D575 Erosion Control Blanket (or approved equal)		
INDIVIDUAL UNITS				Outcrop Stone Pieces (36"x18"x10" each)	see plan for locations & size	EA				
INDIVIDUAL UNITS				Heritage River Gravel Mulch (1.0-1.5" pieces)	Area: 90 SF (for each look out unit)	TN		2" depth		
INDIVIDUAL UNITS				Aluminum Edge Restraint (gravel areas)	Permaloc ProSlide 3/16"x5.5" Black Duraflex Finish	LF				
INDIVIDUAL UNITS				Landscape Fabric	5F					
INDIVIDUAL UNITS				Shredded Hardwood Mulch (3" depth)	Area: 1,775 SF	CY		Bark Mulch; apply Preemergent after installation of mulch		
INDIVIDUAL UNITS				Soil Amendments (2" depth)	Area: 1,775 SF	CY				
INDIVIDUAL UNITS				Pulverized Topsoil (Lawn Area)	Area: 12,500 SF	CY				
INDIVIDUAL UNITS				Pulverized Topsoil (2" over bed areas)	Area: 1,775 SF	CY				

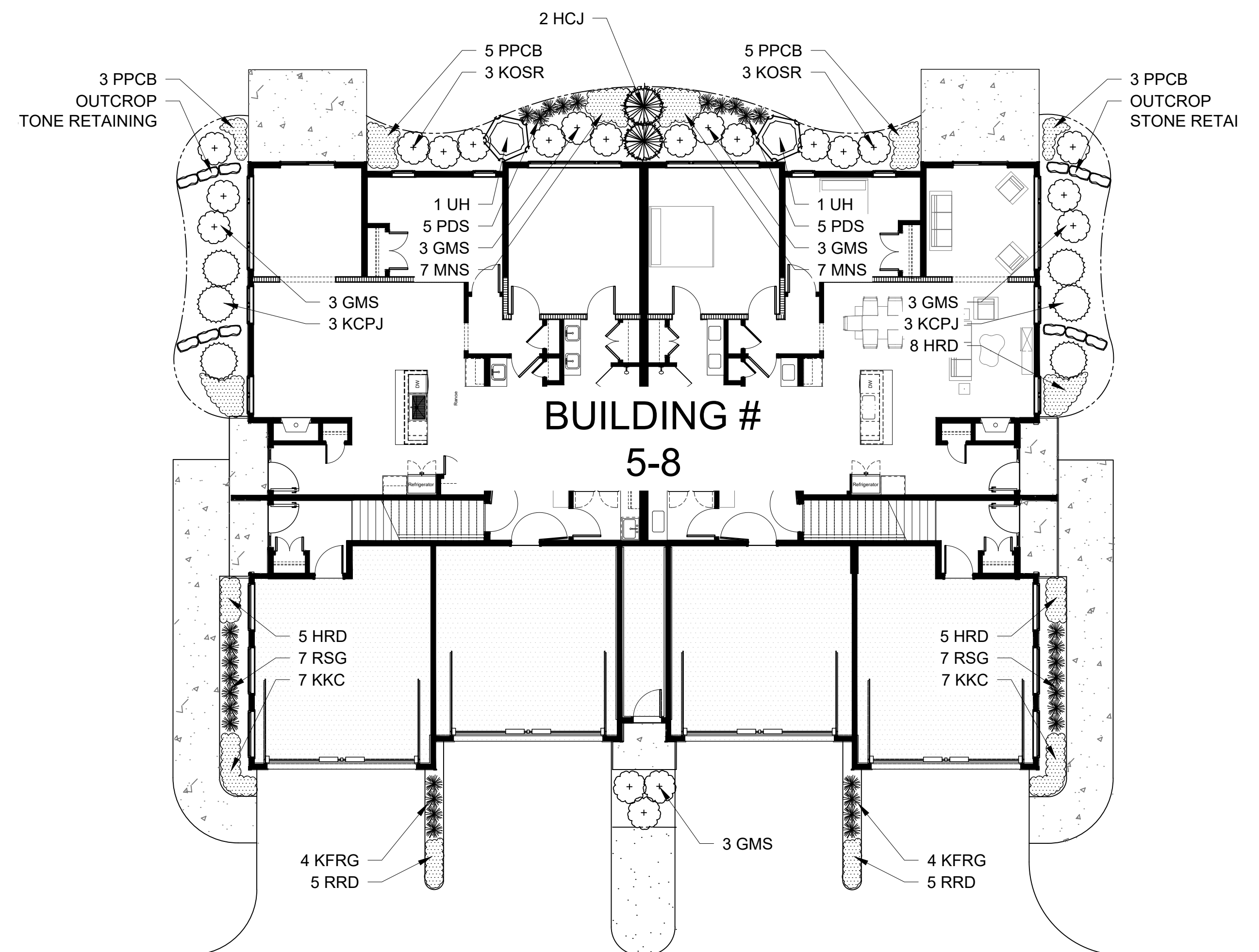
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 20% Kentucky Bluegrass (Sod Quality)
 15% Newport Kentucky Bluegrass
 15% Ken Blue Kentucky Bluegrass
 25% Creeping Red Fescue
 15% Quebec Perennial Ryegrass
 10% Fiesta III Perennial Ryegrass
 Seed at rate of 10-200# per acre

PLANT & MATERIAL SCHEDULE: FOUNDATIONS

FOUNDATION LANDSCAPE PLAN: LOOK OUT

Scale: 1" = 10'0"



FOUNDATION LANDSCAPE PLAN: WALK OUT

Scale: 1" = 10'0"

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PROJECT

ASPEN OVERLOOK

Tenney Avenue
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ISSUANCE AND REVISIONS

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SHEET TITLE

FOUNDATION LANDSCAPE PLAN

PROJECT MANAGER WDH

PROJECT NUMBER 20-109

DATE 2.18.21

SHEET NUMBER

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MILWAUKEE AREA 259-1181
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REQUIRES MIN. 3 WORK DAYS
NOTICE BEFORE YOU EXCAVATE

Agrecol LLC
www.agrecol.com
10101 N. Casey Road
Evansville, Wisconsin 53536
Ph: 608-223-3571

Economy Prairie Seed Mix

Botanical Name	Common Name	PLS Ounces/Acre
Permanent Grasses/Sedges/Rushes:		
<i>Andropogon gerardii</i>	Big Bluestem	8.00
<i>Bouteloua curtipendula</i>	Side Oats Grama	32.00
<i>Elymus canadensis</i>	Canada Wild Rye	16.00
<i>Elymus virginicus</i>	Virginia Wild Rye	20.00
<i>Panicum virgatum</i>	Switchgrass	8.00
<i>Schizachyrium scoparium</i>	Little Bluestem	16.00
<i>Spatina pectinata</i>	Prairie Cordgrass	12.00
Total		112.00

Forbs:

<i>Asclepias tuberosa</i>	Butterfly Weed	2.00
<i>Aster novae-angliae</i>	New England Aster	0.50
<i>Chamaecrista fasciata</i>	Partridge Pea	8.00
<i>Careopsis lanceolata</i>	Lance-Leaf (Sand) Coreopsis	2.00
<i>Dalea purpurea</i>	Purple Prairie Clover	4.00
<i>Echinacea purpurea</i>	Purple Coneflower	8.00
<i>Heliopsis helianthoides</i>	Early Sunflower	6.00
<i>Liatris pycnostachya</i>	Prairie Blazing Star	2.00
<i>Monarda fistulosa</i>	Wild Bergamot	1.00
<i>Penstemon digitalis</i>	Foxglove Beard Tongue	0.50
<i>Ratibida pinnata</i>	Yellow Coneflower	4.00
<i>Rudbeckia hirta</i>	Black-eyed Susan	2.00
<i>Rudbeckia subtomentosa</i>	Sweet Black-Eyed Susan	1.00
<i>Solidago rigida</i>	Stiff Goldenrod	1.00
<i>Tradescantia ohioensis</i>	Ohio Spiderwort	4.00
<i>Zizia aurea</i>	Golden Alexanders	2.00
Total		48.00

Approximate area of coverage:	
Total area (SF) of coverage:	79,330
Total area (acres) of coverage:	1.82

Agrecol LLC
www.agrecol.com
10101 N. Casey Road
Evansville, Wisconsin 53536
Ph: 608-223-3571

Stormwater Seed Mix

For Use on Stormwater Management Ponds (SMP) side slopes to High Water Line (HWL)

Botanical Name	Common Name	PLS Ounces/Acre
Permanent Grasses/Sedges/Rushes:		
<i>Carex grayi</i>	Common Bur Sedge	4.00
<i>Carex lupulina</i>	Common Hop Sedge	2.00
<i>Carex vulpinoidea</i>	Brown Fox Sedge	1.00
<i>Elymus virginicus</i>	Virginia Wild Rye	32.00
<i>Glyceria striata</i>	Fowl Manna Grass	2.00
<i>Juncus dudleyi</i>	Dudley's Rush	0.50
<i>Leersia oryzoides</i>	Rice Cut Grass	8.00
<i>Panicum virgatum</i>	Switchgrass	4.00
<i>Poa palustris</i>	Pow Bluegrass	6.00
<i>Scirpus atrovirens</i>	Dark-Green Bulrush	0.50
<i>Scirpus cyperinus</i>	Wool Grass	0.25
<i>Scirpus validus</i>	Great Bullrush	2.00
<i>Spatina pectinata</i>	Prairie Cordgrass	4.00
Total		66.25

Forbs:

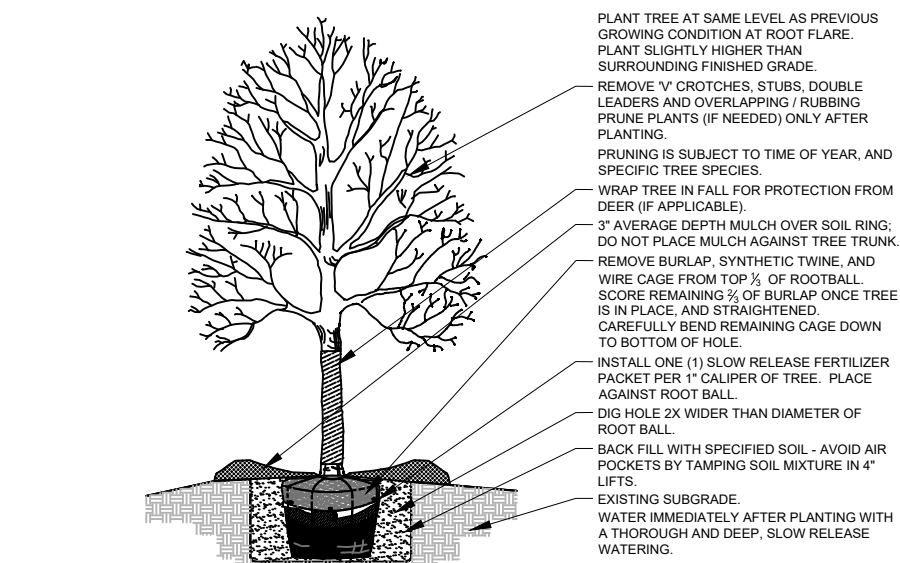
<i>Alisma subcordatum</i>	Mud Plantain	1.00
<i>Asclepias incarnata</i>	Marsh (Red) Milkweed	2.00
<i>Aster novae-angliae</i>	New England Aster	1.00
<i>Cassia hebecarpa</i>	Wild Senna	6.00
<i>Eupatorium maculatum</i>	Spotted Joe Pye Weed	0.50
<i>Eupatorium perfoliatum</i>	Boneset	0.50
<i>Helianthus grosseserratus</i>	Sawtooth Sunflower	0.75
<i>Liatris spicata</i>	Marsh Blazing Star	1.50
<i>Mimulus ringens</i>	Monkey Flower	0.15
<i>Monarda fistulosa</i>	Wild Bergamot	1.25
<i>Parthenium integrifolium</i>	Wild Quinine	2.00
<i>Penthorum sedoides</i>	Ditch Stonecrop	0.10
<i>Pycnanthemum virginianum</i>	Monuntain Mint	0.50
<i>Rudbeckia hirta</i>	Black-eyed Susan	2.00
<i>Rudbeckia subtomentosa</i>	Sweet Black-Eyed Susan	2.00
<i>Silphium perfoliatum</i>	Cup Plant	4.00
<i>Solidago riddellii</i>	Riddell's Goldenrod	1.00
<i>Verbena hastata</i>	Blue Vervain	2.00
<i>Veronica fasciculata</i>	Ironweed	1.50
Total		29.75

Approximate area of coverage:	
Total area (SF) of coverage surrounding SWM ponds:	12,265
Total area (acres) of coverage surrounding SWM ponds:	0.28

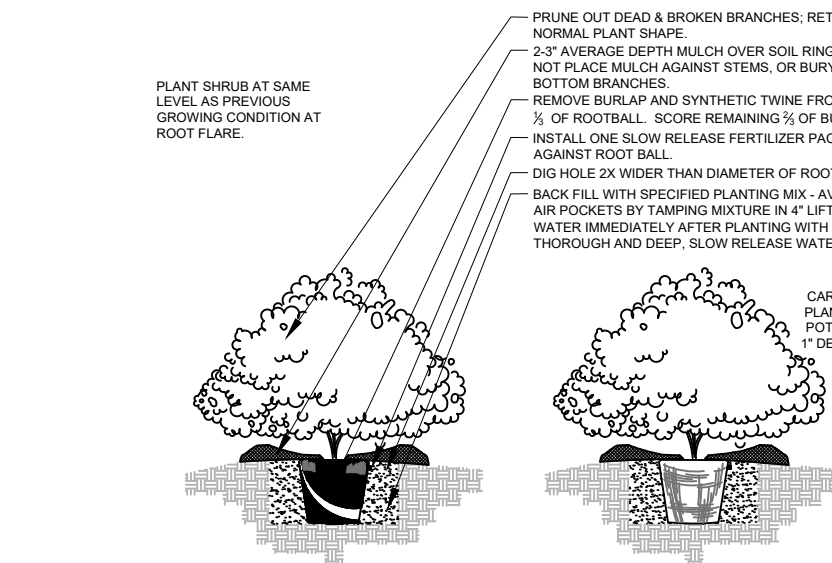
PRAIRIE SEED MIX

STORMWATER SEED MIX

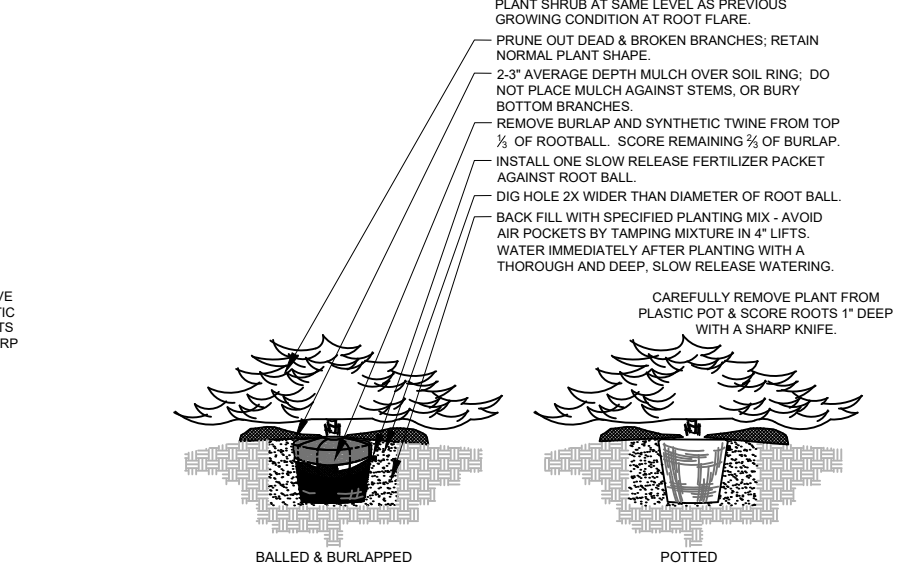
LANDSCAPE GENERAL NOTES



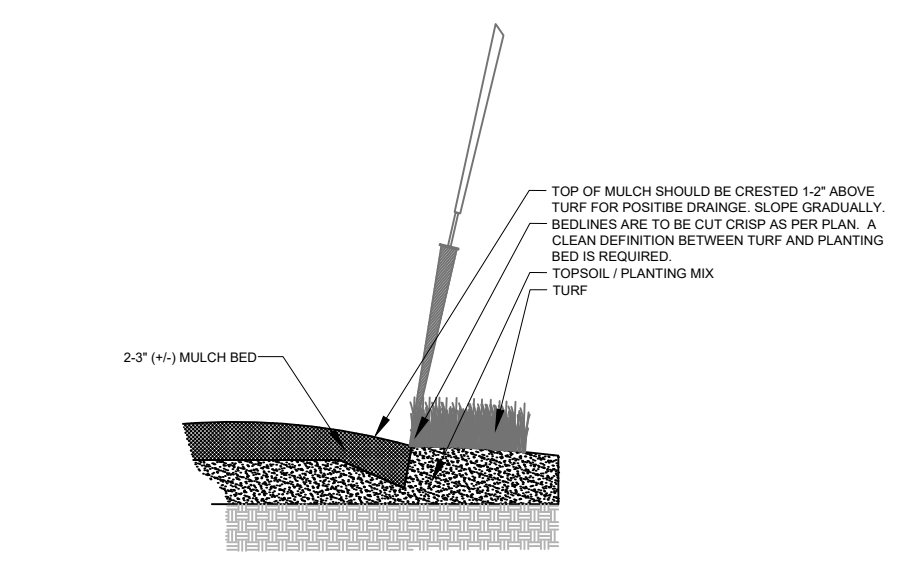
1 DETAIL N.T.S. SECTION SHADE TREE PLANTING



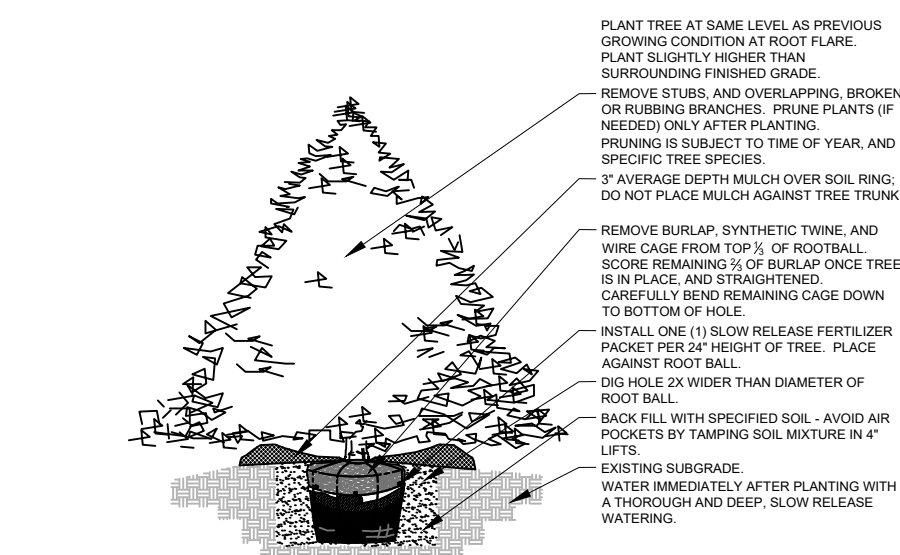
2 DETAIL N.T.S. SECTION DECIDUOUS SHRUB PLANTING (POTTED)



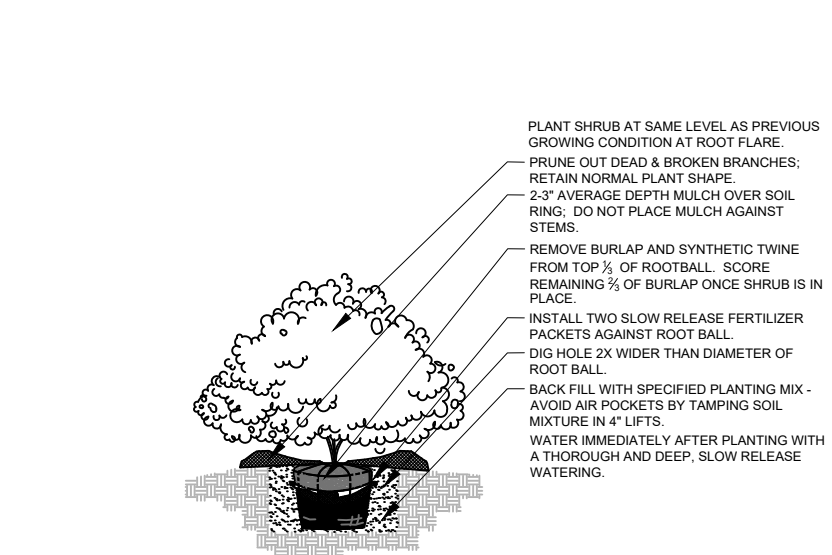
3 DETAIL N.T.S. SECTION EVERGREEN SHRUB PLANTING



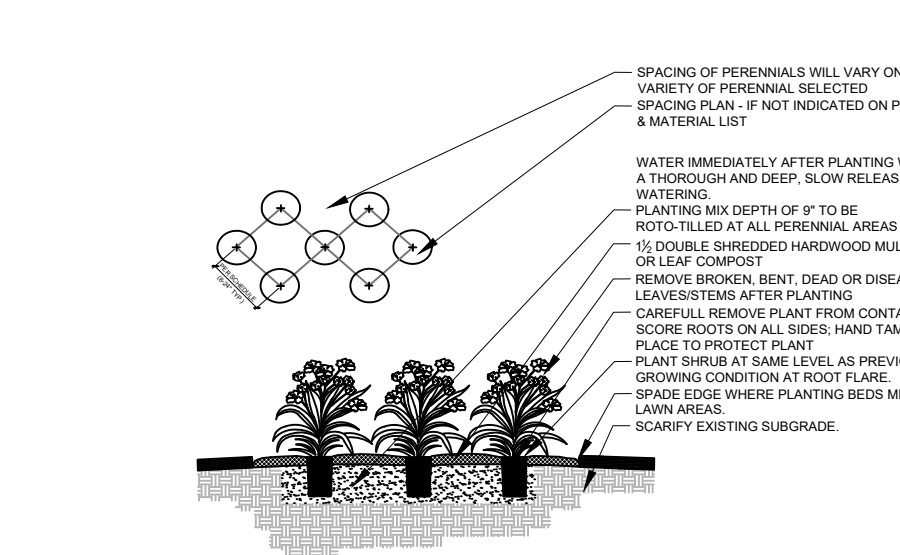
4 DETAIL N.T.S. SECTION SPADE EDGE PLANT BED EDGE DETAIL



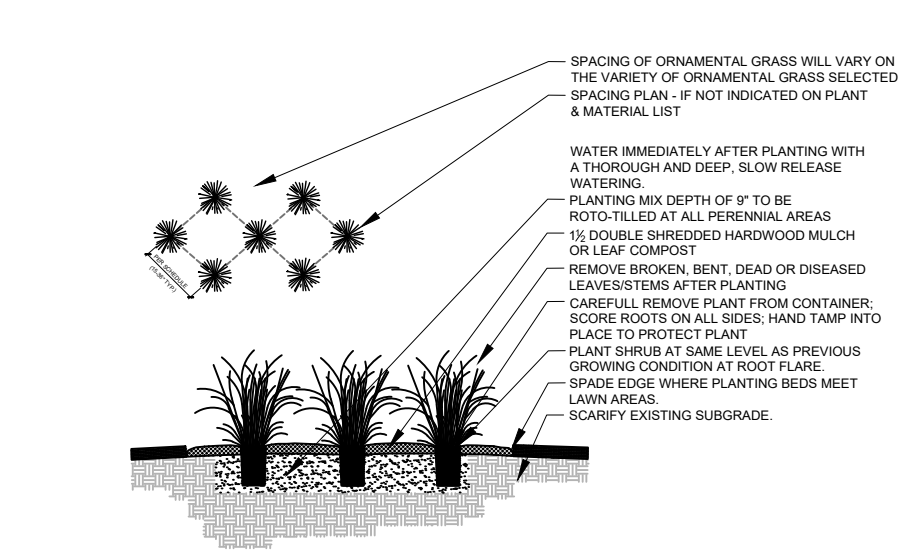
5 DETAIL N.T.S. SECTION EVERGREEN TREE PLANTING



6 DETAIL N.T.S. SECTION DECIDUOUS SHRUB PLANTING (B&B)



7 DETAIL N.T.S. SECTION GROUNDCOVER / PERENNIAL PLANTING



8 DETAIL N.T.S. SECTION ORNAMENTAL GRASS PLANTING

PLANTING & HARDSCAPE DETAILS

Information contained herein is based on survey information, field inspection, and believed to be accurate.

SHEET TITLE
LANDSCAPE
DETAILS, NOTES,
& SCHEDULES

PROJECT MANAGER WDH

PROJECT NUMBER 20-109

DATE 2.18.21

SHEET NUMBER

L 1.4

- Contractor responsible for contacting Diggers Hotline (811 or 800-242-8511) to have site marked prior to excavation or planting.
- Contractor to verify all plant quantities shown on Plant & Material List and landscape planting symbols and report any discrepancies to Landscape Architect or General Contractor.
- All plantings shall comply with standards as described in American Standard of Nursery Stock - Z60.1 ANSI (latest version). Landscape Architect reserves the right to inspect, and potentially reject any plants that are inferior, compromised, undersized, diseased, improperly transported, installed incorrectly or damaged. No sub-standard "B Grade" or "Park Grade" plant material shall be accepted. Plant material shall originate from nursery(ies) with a similar climate as the planting site.
- Any potential plant substitutions must be approved by Landscape Architect or Owner. All plants must be installed as per sizes indicated on Plant & Material Schedule, unless approved by Landscape Architect. Any changes to sizes shown on plan must be submitted in writing to the Landscape Architect prior to installation.
- Topsoil in Parking Lot Islands (if applicable): All parking lot islands to be backfilled with topsoil to a minimum depth of 18" to insure long-term plant health. Topsoil should be placed within 3" of finish grade by General Contractor / Excavation Contractor during rough grading operations/activity. The landscape contractor shall be responsible for the fine grading of all disturbed areas, planting bed areas, and lawn areas. Crown all parking lot islands a minimum of 6" to provide proper drainage, unless otherwise specified.
- Tree Planting: Plant all trees slightly higher than finished grade at the root flare. Remove excess soil from the top of the root ball, if needed. Remove and discard non-biodegradable ball wrapping and support wire. Removed biodegradable burlap and wire cage (if present) from the top of the rootball and carefully bend remaining wire down to the bottom of the hole. Once the tree has been placed into the hole and will no longer be moved, score the remaining 3/4 of the burlap and remove the twine. Provide three slow release fertilizer for each tree planted.
- Tree Planting: Backfill tree planting holes 80% existing soils removed from excavation and 20% plant starter mix. Avoid air pockets and do not tamp soil down. Discard any gravel, rocks, heavy clay, or concrete pieces. When hole is 3/4 full, trees shall be watered thoroughly, and water left to soak in before proceeding to fill the remainder of the hole. Water again to full soak in the new planting. Each tree shall receive a 3" deep, 4-5" diameter (see planting details or planting plan) shredded hardwood bark mulch ring around all trees planted in lawn areas. Do not build up any mulch onto the top of any trees. Trees that are installed incorrectly will be replaced at the time and expense of the Landscape Contractor.
- Shrub Planting: All shrubs to be planted in groupings as indicated on the Landscape Plan. Install with the planting of shrubs a 50% mix of plant starter with topsoil. Install topsoil into all plant beds as needed to achieve proper grade and displace undesirable soil (see planting detail). Remove all excessive gravel, clay and stones from plant beds prior to planting. When hole(s) are 3/4 full, shrubs shall be watered thoroughly, and water left to soak in before proceeding. Provide slow-release fertilizer packets at the rate of 1 per 24" height/diameter of shrub at planting.
- Mulching: All tree and shrub planting beds to receive a 3" deep layer of high quality shredded hardwood bark mulch (not pigment dyed or enviro-mulch). All perennial planting areas (groupings) shall receive a 2" layer of shredded hardwood bark mulch, and groundcover areas a 1-2" layer of the same mulch. Do not mulch annual flower beds (if applicable). Do not allow mulch to contact plant stems and tree trunks.
- Edging: All planting beds shall be edged with a 4" deep spade edge using a flat landscape spade or a mechanical edger. Bedlines are to be cut crisp, smooth as per plan. A clean definition between landscape beds and lawn is required. Pack mulch against lawn edge to hold in place.
- Plant bed preparation/Soil Amendment composition: All perennial, groundcover and annual areas (if applicable) are required to receive a blend of organic soil (Soil Amendments) amendments prior to installation. Roto-till the following materials at the following ratio, into existing soil beds or installed topsoil beds to a depth of approximately 8"-10". Containerized and balled & burlapped plant material should be back-filled with amended soil:
Per 100 SF of bed area (Soil Amendment composition):
3/4 CY Peat Moss or Mushroom Compost
3/4 CY blended/pulverized Topsoil
3/4 CY composted manure
In roto-tilled beds only, also include in above mixture:
2 lbs Starter Fertilizer
- Lawn Installation for all sodded turfgrass areas: Contractor to furnish and prepare blended topsoil (2" minimum) and sod bed, removing all debris and stones 3/4" and larger. Apply a 10-10-10 starter lawn fertilizer uniformly throughout areas prior to laying sod. Use only premium sod blend according to TPI (revised 1995) and ASPA Standards. Install sod uniformly with staggered joints, laid tightly end to end and side to side. Roll sod with a walk behind roller and water immediately upon installation to a 3" depth. Stake any sod installed on slopes steeper than 1:3, and in all swale applications. Contractor is responsible to provide a smooth, uniform, healthy turf, and is responsible for the first two mowings of the newly installed turf, and is also responsible for watering during this period.
- Installation preparation for all seeded areas: remove/kill off any existing unwanted vegetation prior to seeding. Prepare the topsoil (if adequate or provide as in item #6 above) and seed bed by removing all surface stones 1" or larger. Apply a starter fertilizer and specified seed uniformly at the specified rate, and provide mulch covering suitable to germinate and establish turf. Provide seed and fertilizer specifications to Landscape Architect and Owner prior to installation. Erosion control measures are to be used in swales and on slopes in excess of 1:3 and where applicable (see Civil Engineering Drawings). Methods of installation may vary at the discretion of the Landscape Contractor on his/her responsibility to establish and guarantee a smooth, uniform, quality turf. A minimum of 2" of blended, prepared and non-compacted topsoil is required for all lawn areas. If straw mulch is used as a mulch covering, a tackifier may be necessary to avoid wind dispersal of mulch covering. Marsh hay containing reed canary grass is NOT acceptable as a mulch covering.
An acceptable quality seed installation is defined as having:
No bare spots larger than one (1) square foot
No more than 10% of the total area with bare areas larger than one (1) square foot
A uniform coverage through all turf areas
- No-Mow seed areas: "No-Mow" fine fescue seed mix with annual ryegrass nurse crop (available at Cedar Creek Seed Farm 888-313-6807; or Prairie Nursery 608-296-3679) or approved equivalent mix from a reputable seed mix provider. Apply at 220 lbs per acre or at rate recommended by supplier. Prepare seed bed and soil as specified in item #13 above.
- Native Prairie Seed Mix / Stormwater Seed Mix: Native seed mixes as listed on the Plant and Material List or other seeding schedules outlined on the landscape plan set. Seed mixes available from Prairie Nursery 608-296-3679 or JF New 608-848-1789 or approved equivalent mix from a reputable seed mix provider. Apply at rates specified herein, or per supplier recommendation. Prepare soil and seed bed as in item #13 above.
- Warranty and Replacements: All plantings are to be watered thoroughly at the time of planting, through construction and upon completion of project as required. Trees, Evergreens, and Shrubs (deciduous and evergreen) shall be guaranteed (100% replacement) for a minimum of one (1) year from the date of project completion. Perennials, groundcovers, and ornamental grasses shall be guaranteed for a minimum of one (1) growing season. Perennials, groundcovers, and ornamental grasses planted after September 15th shall be guaranteed through May 31st of the following year. Only one replacement per plant will be required during the warranty period, except for losses or re-plantments due to failure to comply with specified requirements. Watering and general ongoing maintenance instructions are to be supplied by the Landscape Contractor to the Owner upon completion of the project.
- The Landscape Contractor is responsible for the watering and maintenance of all landscape areas for a period of 45 days after the substantial completion of the landscape installation. This shall include all trees, shrubs, evergreens, perennials, ornamental grasses, turf grass, no-mow grass, and native prairie seed mix / stormwater seed mix. Work also includes weeding, edging, mulching (only if required), fertilizing, trimming, sweeping up grass clippings, pruning and deadheading.
- Project Completion: Landscape Contractor is responsible to conduct a final review of the project, upon completion, with the Landscape Architect, Client or Owner / Client Representative, and the General Contractor to answer questions, provide written care instructions for new plantings and turf, and insure that all specifications have been met.

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
12.1.20	ISSUE TO OWNER
12.30.20	OWNER COMMENTS
1.05.21	OWNER COMMENTS
2.18.21	STAFF COMMENTS