



**EL PASO COUNTY LANDSCAPE CODE COMPLIANCE**

ROADWAY: 10' SETBACK REQUIRED/PROVIDED  
 EASTONVILLE ROAD: PROPOSE 1 TREE/50 LF, 5 REQUIRED/5 PROVIDED (LS)  
 FALCON MARKET PLACE: PROPOSE 1 TREE/50 LF, 46 REQUIRED/46 PROVIDED (LS)

WOODMEN BLVD. (EXPRESSWAY) - FRONTAGE-1,053 LF/20 = TREES REQUIRED/PROVIDED: 53/53 (LS)

MERIDIAN ROAD (EXPRESSWAY) - FRONTAGE - 1,029 LF/20 = TREES REQUIRED/PROVIDED: 51/51 (LS)

WEST BUFFER - 803 LF/15 = TREES REQUIRED/PROVIDED ALONG FENCE LINE: 53/53  
 WAIVER OF 20 TREES IS REQUESTED ALONG WEST BOUNDARY DUE TO GRADING AT NORTHWEST END (LB)

BUFFER AT NORTH BOUNDARY: 250' WIDE SUB-REGIONAL DETENTION POND SHOWN

ALL TREES USED ARE APPROVED DROUGHT RESISTANT FROM APPENDIX 'A': SKYLINE HONEYLOCUST, PONDEROSA PINE, COCKSPUR HAWTHORN, SPRING SNOW CRAB APPLE AND CRIMSON SPIRE OAK.

SHRUBS, ORNAMENTAL GRASS, AND PERENNIALS ARE TO BE DETERMINED

ADDITIONAL LANDSCAPE REQUIREMENTS NOT LIMITED TO PARKING, INTERNAL WILL BE PROVIDED AT THE TIME OF INDIVIDUAL SITE DEVELOPMENT PLANS.

**LANDSCAPE GUIDELINES**

ALL PLANT MATERIAL SHALL BE SELECTED FROM FALCON MARKETPLACE PLANT PALETTE. PLANT QUANTITIES SHALL BE PER EL PASO COUNTY CODE REQUIREMENTS

ROCK MULCHES SHALL BE: 3/4", 1.5" OR 2-4" DIAMETER ARKANSAS TAN AND/OR DENVER GRANITE. NO WOOD MULCH ALLOWED

ACCENT BOULDERS SHALL BE: ARKANSAS TAN AND/OR BROADMOOR. TWO SIZES-18" X 24", 24" X 36" DIAMETER, INSTALLED 1/3 BELOW GRADE

MOTOR VEHICLE PARKING SCREENING SHALL BE PER EL PASO COUNTY CODE

LANDSCAPE BUFFERS SHALL BE PER EL PASO COUNTY CODE

ALL OTHER GUIDELINES NOT SPECIFICALLY NOTED HERE SHALL BE PER EL PASO COUNTY CODE.

IRRIGATION SYSTEM SHALL BE PROVIDED FOR PLANT ESTABLISHMENT AND MAINTAIN PLANT HEALTH

**COLOR-CODING LEGEND**

- ADDITIONAL RIGHT-OF-WAY (Purple)
- ONSITE RIGHT-OF-WAY (Yellow)
- 25' LANDSCAPE BUFFER (Green)
- TRACTS (Light Green)
- 20' SANITARY SEWER EASEMENT (Blue Dashed)
- PUBLIC IMPROVEMENT EASEMENT (ROW PRESERVATION) (Red Dashed)

**PLANT PALETTE**

Symbol	Abbr.	Botanical Name	Common Name
<b>EVERGREEN TREES:</b>			
PE		Pinus edulis	Pinyon Pine
PN		Pinus nigra	Austrian Pine
PP		Pinus ponderosa	Ponderosa Pine
PS		Pinus sylvestris	Scotch Pine
<b>DECIDUOUS TREES:</b>			
ACT		Acer Tataricum	Tatarian Maple
AL		Acer platanoides	Norway Maple (European)
GT		Gleditsia triacanthos	Skyline Honeylocust
MIM		Malus 'Indian Magic'	Indian Summer Crab
MP		Malus 'Profusion'	Profusion Crabapple
MPF		Malus 'Prairie Fire'	Prairie Fire Crabapple
MS		Malus 'Spring Snow'	Spring Snow Crabapple
PCN		Prunus cerasifolus 'Newport'	Newport Plum
QB		Quercus bicolor	Swamp White Oak
TA		Tilia americana 'Boulevard'	Boulevard Linden
<b>EVERGREEN SHRUBS:</b>			
HJ		Juniperus horizontalis 'Hughes'	Hughes Juniper
JC		Juniperus scopulorum 'Cologreen'	Cologreen Juniper
JH		Juniperus horizontalis	Blue Chip Juniper
JL		Juniperus sabinna	Buffalo Juniper
JR		Juniperus horizontalis 'Wiltoni'	Blue Rug Juniper
TJ		Juniperus sabinna tamariscifolia	Tamarix Juniper
<b>DECIDUOUS SHRUBS:</b>			
AA		Amelanchier alnifolia	Western Serviceberry
AM		Aronia melanocarpa elata	Black Chokeberry
BT		Berberis thunbergii 'Atropurpurea'	Redleaf Barberry
EAC		Euonymus alatus 'Compactus'	Dwarf Burning Bush
GP		Ligustrum x vicaryi	Golden Privet
HP		Hesperaloe parviflora	Red Yucca
PB		Prunus besseyi	Western Sand Cherry
PC		Prunus x cistena	Purple Leaf Plum
PF		Potentilla fruticosa 'Gold Finger'	Gold Finger Potentilla
PPS		Potentilla fruticosa 'Sutter's Gold'	Sutter's Gold
PFW		Potentilla fruticosa 'McKay's White'	McKay's White
RT		Rhus typhina	Staghorn Sumac
RTT		Rhus trilobata	Three-leaf Sumac
SF		Spiraea x bumalda 'Froebelii'	Froebel Spiraea
SP		Syringa meyeri patula	Miss Kim Lilac
SV		Spiraea vanhouttei	Vanhouttei Spiraea
VO		Viburnum opulus 'Compactum'	European Compact Viburnum
VTS		Viburnum trilobum 'Spring Green'	Spring Green Compact Viburnum
<b>ORNAMENTAL GRASSES:</b>			
CA		Calamagrostis acutiflora 'Karl Foerster'	Feather Reed Grass
LB		Schizachyrium scoparium 'Blaze'	Little Bluestem Grass 'Blaze'
PE		Schizachyrium scoparium 'Blaze'	Little Bluestem Grass 'Blaze'

PERENNIALS: EL PASO COUNTY APPROVED VARIETIES

**PLANT SCHEDULE AS SHOWN**

Symbol	Abbr.	Quant.	Botanical Name	Common Name
<b>EVERGREEN TREES:</b>				
PP		43	Pinus ponderosa	Ponderosa Pine
PS		13	Pinus sylvestris	Scotch Pine
<b>DECIDUOUS TREES:</b>				
GTSB		103	Gleditsia triacanthos 'Sunburst'	Sunburst Honeylocust
CH		34	Crataegus crus-galli inermis 'Hawthorn'	Cockspur Hawthorn
MS		22	Malus 'Spring Snow'	Spring Snow Crabapple
QAC		26	Quercus alba Q. robur 'Crimsonchid'	Crimson Spire Oak
<b>EVERGREEN SHRUBS:</b>				
HJ		46	Juniperus horizontalis 'Hughes'	Hughes Juniper
JH		15	Juniperus horizontalis	Blue Chip Juniper
<b>DECIDUOUS SHRUBS:</b>				
HP		76	Hesperaloe parviflora	Red Yucca
PB		39	Prunus besseyi	Western Sand Cherry
PPS		68	Potentilla fruticosa 'Sutter's Gold'	Sutter's Gold
<b>ORNAMENTAL GRASSES:</b>				
CA		319	Calamagrostis acutiflora 'Karl Foerster'	Feather Reed Grass
LB		115	Schizachyrium scoparium	Little bluestem
SSB		147	Schizachyrium scoparium 'Blaze'	Little Bluestem Grass 'Blaze'

PERENNIALS: EL PASO COUNTY APPROVED VARIETIES

**PLANTING NOTE:** PLANT MATERIAL LOCATIONS AND QUANTITIES ALONG ROADWAYS AND INTERNAL LOTS ARE SUBJECT TO CHANGE BASED ON FINAL SITE LAYOUT AND GRADING.

**DOCUMENT NOTE**

IRRESPECTIVE OF ANY OTHER TERM IN THIS DOCUMENT, LANDSCAPE ARCHITECT SHALL NOT CONTROL, OR BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SCHEDULES, SEQUENCES OR PROCEDURES, OR FOR CONSTRUCTION SAFETY OR ANY OTHER RELATED PROGRAMS, OR FOR ANOTHER PARTIES' ERRORS OR OMISSIONS OR FOR ANOTHER PARTIES' FAILURE TO COMPLETE THEIR WORK OR SERVICES IN ACCORDANCE WITH LANDSCAPE ARCHITECT'S DOCUMENTS.

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**FALCON MARKETPLACE**  
 FILING NO. 1  
 FALCON, CO - EL PASO COUNTY, CO  
 PREPARED FOR:  
 DREXEL, BARRELL & CO.

FOR APPROVAL ONLY

**NOT FOR CONSTRUCTION**

JOB NUMBER	688-17
REVISIONS	
2-2-18	PER COMMENTS
5-3-18	PER COMMENTS
9-6-18	PER COMMENTS
7-19-19	PER COMMENTS
08-22-19	PER COMMENTS
ORIGINAL DATE	5-22-17
DRAWN BY:	JM
DESCRIPTION:	ROADWAY & BUFFER NORTH/WEST LANDSCAPE
SHEET NO.	LP-01

**ROADWAY & BUFFER NORTH & WEST LANDSCAPE PLAN**

