









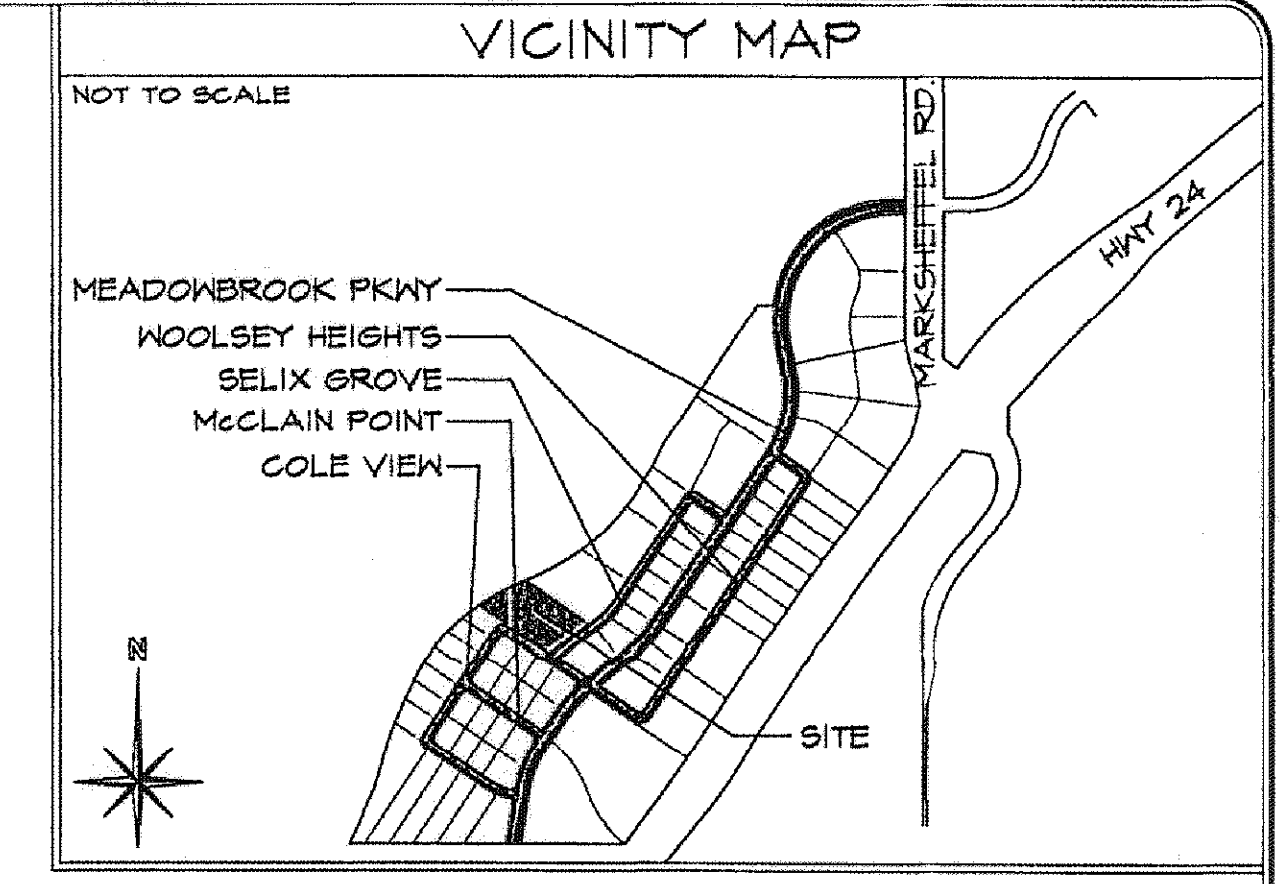
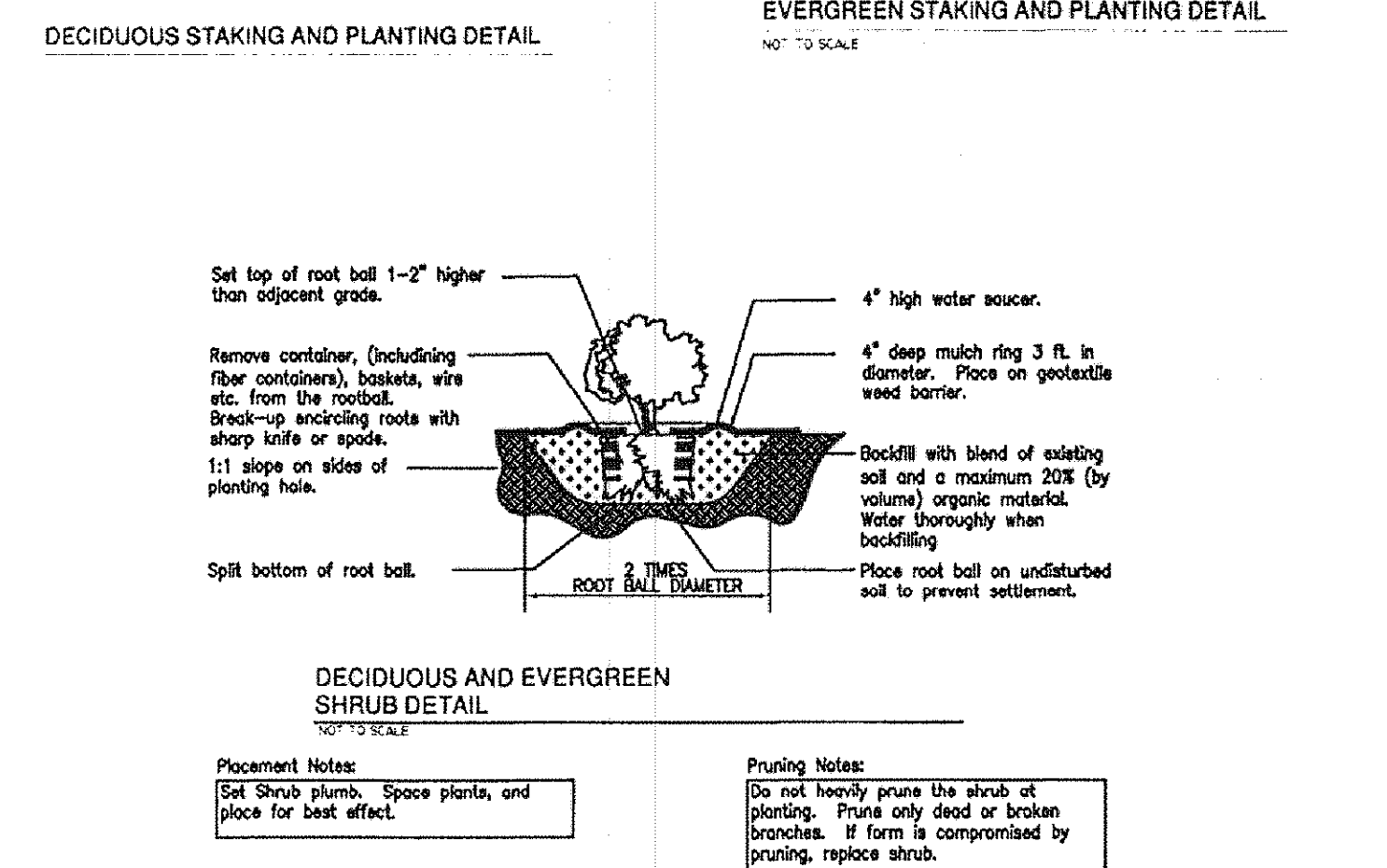
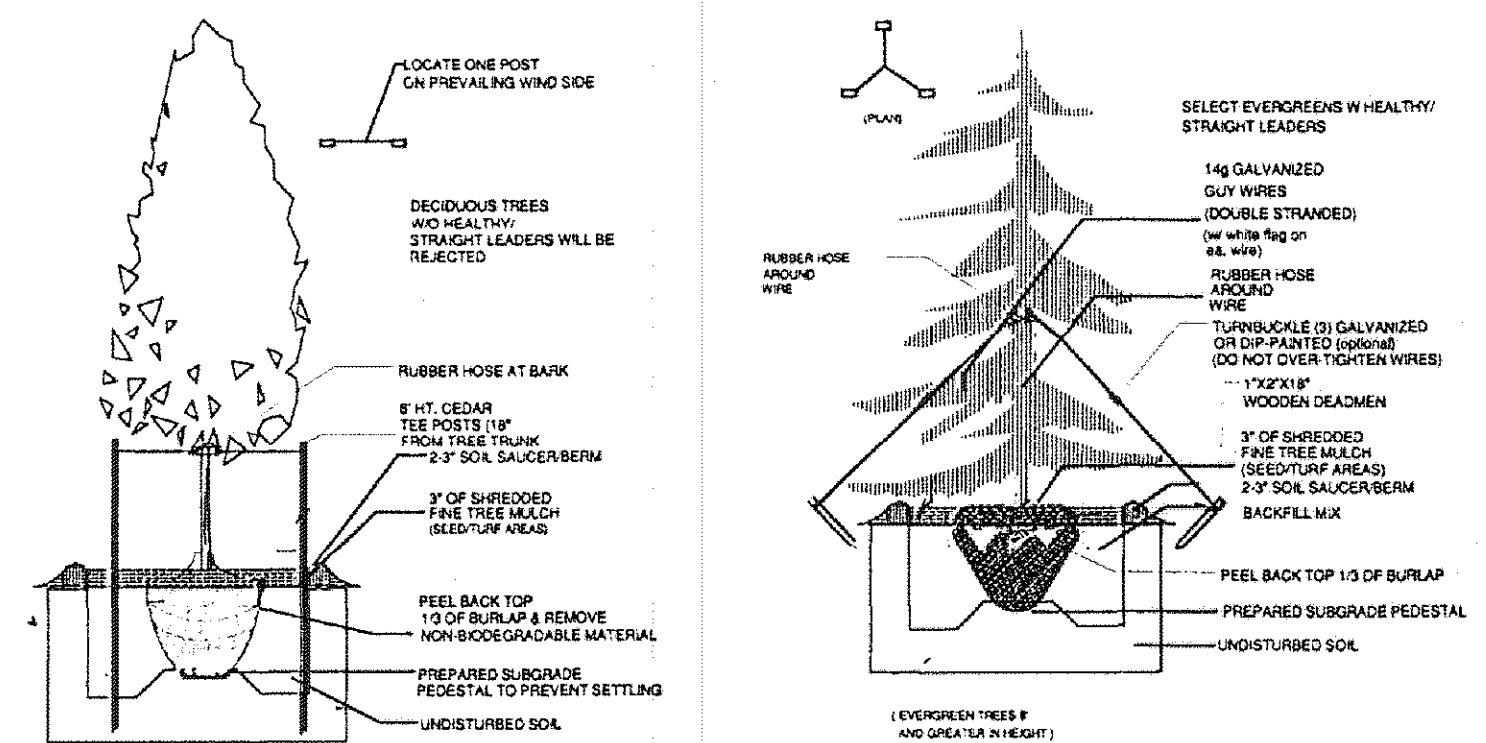


LANDSCAPE PLAN  
SCALE: 1"=30'-0"

LANDSCAPE PLANTING LEGEND:									
SYM	CITY CODE	QTY	BOTANICAL/COMMON NAME	WATER REQ.	MATURE HT./WD.	PLANTING SIZE	NOTES		
TREES									
	PE	8	PINON PINE (Pinus edulis)	45678D	20-40' 15-20'	6"HL	B&B Nursery Grown. Size to meet or exceed min. size		
	CC	9	THORNLESS COCKSPUR HAWTHORN (Crataegus crus-galli 'Inermis')	45678D	40-50' 30-50'	1.50"cal.	B&B Nursery Grown. Size to meet or exceed min. size		
	MS	13	SPRING SNOW CRABAPPLE (Malus Spring Snow)	45678SA	15-25' 15-20'	1.50"cal.	B&B Nursery Grown. Size to meet or exceed min. size		
	GT	8	SKYLINE HONEYLOCUST (Gleditsia triacanthos 'Inermis Skyline')	45678DA	30-40' 30-40'	1.50"cal.	B&B Nursery Grown. Size to meet or exceed min. size		
SHRUBS									
	JC	28	ARMSTRONG JUNIPER (Juniperus chinensis 'Armstrongii')	1235D	3-4' 3-4'	5-gal.	Container Grown. Size to meet or exceed min. size		
	PF	22	McKAY'S WHITE POTENTILLA (Potentilla fruticosa 'McKay's White')	5678D	2-3' 2-3'	5-gal.	Container Grown. Size to meet or exceed min. size		
	JR	11	ROCKY MTN. JUNIPER (Juniperus scopulorum 'Rocky Mtn.')	5678DA	15-20' 4-6'	5-gal.	Container Grown. Size to meet or exceed min. size		
	CM	27	CLIFFROSE (Cowania mexicana)	5678DA	3-8' 3-8'	5-gal.	Container Grown. Size to meet or exceed min. size		
	JS	52	BROADMOOR JUNIPER (Juniperus sabinia 'Broadmoor')	1256DA	12-18' 6-8'	5-gal.	Container Grown. Size to meet or exceed min. size		
	RM	13	DBL. RED SHRUB ROSE (Rosa 'Magnifica')	45678DA	4-6' 4-6'	5-gal.	Container Grown. Size to meet or exceed min. size		
	PC	4	PURPLE LEAF PLUM (Prunus x cistena)	45678A	4-6' 4-6'	5-gal.	Container Grown. Size to meet or exceed min. size		
	CR	9	ROYAL PURPLE SMOKE TREE (Cotinus coccinea 'Royal Purple')	45678A	8-10' 8-10'	5-gal.	Container Grown. Size to meet or exceed min. size		
ORNAMENTAL GRASSES									
	CK	0	FEATHER REED GRASS (Calamagrostis acu. 'Karl Foerster')	A	4-5' 2-5'	5-gal.	Container Grown. Size to meet or exceed min. size		

Maintenance Notes:  
a. The landowner is responsible for the maintenance of the landscaping plan as originally approved by the Development Services Department or as subsequently amended.  
b. The landowner is responsible for all regular and normal maintenance of landscaping including weeding, irrigation, fertilizing, pruning and mowing.  
c. Replacement of dead, diseased or substantially damaged plan materials shall be of the same or similar type as set forth in the landscape plan approved by the Development Services Department. Replacement shall occur in the next planting season but, in any event, such replacement shall be made in a time period not exceeding one (1) year.  
d. Seeded landscape areas shall have no bare areas larger than size (6) square inches after germination.



IRRIGATION NOTE:  
IRRIGATION: (Proposed to be a Potable System)  
1. An irrigation system will be installed.  
2. Native Seed shall be irrigated with pop-up and rotor spray heads until established.  
3. Trees in planting beds shall be irrigated with emitter or bubblers.  
4. Shrubs shall be irrigated with a drip system.  
5. System to include rain shut-off, automatic controller, master valve and backflow preventer.

Graphic Symbol Key:	
All Planting Beds	DESCRIPTION/REMARKS
CASCADE SHREDDED METRO BARK MULCH - 4\"	
14g GALVANIZED GUY WIRES (DOUBLE STRANDED) (w/ with flag on 4ft. min.)	
RUBBER HOSE AROUND WIRE	
TUBESCALE (OR GALVANIZED OR DAP-PAINTED) (DO NOT COVER TIGHTENING DEVICES)	
1\"	
WOODEN DECKLEHORN	
3\"	
PREPARED SURGRADE PEDESTAL	
UNDISTURBED SOIL	

SITE CATEGORY REQUIREMENTS						
LANDSCAPE SETBACKS (or Double Frontage Lot Setbacks)						
Street Name or Zone Boundary (Refer to East Boundary)	Street Classification	Width (in ft.) Reg./Prov.	Linear Footage	Tree/Foot Required	No. of Trees Req./Prov.	Setback Plant Abbr. Determined on Plan
Selix Grove	Same Zone Boundary	57'-5"	400'	1,300'	13/13	E-SB
Cole View	Non-Arterial	10'/10'	275'	1,300'	9/9	E-SB
	Non-Arterial	10'/10'	296'	1,300'	10/10	C-SB
Shrub Substitutes Required / Provided						
INTERNAL LANDSCAPING						
Site Area (SF) (Minimum Subtotal)	Percent Min. Internal Area (%)	Internal Area (SF) Required / Provided	Internal Trees (1,500 SF) Required / Provided			
104,796 SF	5%	5,239/5,232	10/5			
Shrub Substitutes Required / Provided	Internal Plant Abbr. Determined on Plan	Percent of Live Ground Plane (Setback) Req. / Prov.	Percent of Live Ground Plane (Internal Site) Req. / Provided			
50/50	IN	50%/82.5%	75%/81%			
AREA CALCULATIONS						
Building Size: 5,000 SF TOTAL						
Lot Size: 111,008 SF / 2.56 Acres						
Number of Parking Spaces Required: 17						
Number of Parking Spaces Provided: 22						
% of Site Covered With Structure: 5%						
% of Site Covered With Asphalt: 32%						
% of Site Covered With Asphalt With Road: 11%						
% of Site Covered With Landscape: 12%						
FOR DEVELOPMENT PLAN PURPOSES ONLY - NOT FOR CONSTRUCTION						

PO Box 4934  
Colorado Springs, CO 80904  
(719) 535-9030  
Site Certified & Insured

**JAYDEN HOMES**

Karen@jaydenhomescolorado.com

SILVER & BLUE CONG.  
CLAREMONT BUSINESS PARK LOT 3A-2  
1189 COLE VIEW  
COLORADO SPRINGS, CO 80915  
EL PASO COUNTY, COLORADO

METAL BUILDING  
ADDITION  
10,047 S.F.

DATE: 4/14/17

REVISIONS:

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LANDSCAPE PLAN