OURCE LIST:						
NNING & ZONING						
PASO COUNTY PLANNING						

2880 INTERNATIONAL CIRCLE, SUITE 110 COLORADO SPRINGS, CO 80910 CONTACT: (XXX) XXX-XXX

STORMWATER

RES

PL.

EL PASO COUNTY DEPT. PUBLIC WORKS 3275 AKERS DR., COLORADO SPRINGS, CO 80922 CONTACT: (719) 520-6460

ELECTRIC

MOUNTAIN VIEW ELECTRIC ASSOCIATION 11140 E. WOODMEN RD. FALCON, CO 80831 CONTACT: GINA PERRY (800) 388-9881

SEWER & WATER

8046 EASTONVILLE ROAD

FALCON, CO 80831 CONTACT: CODY RITTER (719) 495-2500

WOODMEN HILLS METRO DISTRICT

INTERNET CABLE COMPANY NAME ADDRESS ADDRESS CONTACT: (XXX) XXX-XXX

CODE ENFORCEMENT EL PASO COUNTY 2880 INTERNATIONAL CIRCLE, SUITE 110 COLORADO SPRINGS, CO 80910 CONTACT: (719) 520–6300

HEALTH DEPARTMENT EL PASO COUNTY PUBLIC HEALTH 1675 W. GARDEN OF THE GODS RD., SUITE 2044 COLORADO SPRINGS, CO 80907 (719) 578–3199

FIRE FALCON FIRE PROTECTION DISTRICT 7030 OLD MERIDAN ROAD FALCON, CO 80831 CONTACT: TRENT HARWIG (719) 495–4050 EMAIL: THARWIG@FALCONFIREPD.ORG

LANDSCAPE

GALLOWAY & COMPANY, INC. 1155 KELLY JOHNSON BLVD., SUITE 305 COLORADO SPRINGS, CO 80920 CONTACT: JON ROMERO (719) 308–2532

TANK AND PRODUCT PIPING

GALLOWAY & COMPANY, INC. 5500 GREENWOOD PLAZA BLVD SUITE 200 GREENWOOD VILLAGE, CO 80111 CONTACT: DAVE JONES (303) 962-8506

OWNER MURPHY OIL USA, INC. 200 PEACH STREET EL DORADO, AR 71730 PM: GRANT DENNIS (870) 315–3430

CIVIL ENGINEER

GALLOWAY & COMPANY, INC. 1155 KELLY JOHNSON BLVD., SUITE 305 COLORADO SPRINGS, CO 80920 CONTACT: KYLE GOODWIN (719) 900-7227

GEOTECHNICAL

UNITED CONSULTING 625 HOLCOMB BRIDGE RD. NORCROSS, GA 30071 CONTACT: CHRIS ROBERDS (770) 209–0029 EMAIL: CROBERDS@UNITEDCONSULTING.COM

BUILDING CANOPY MANUFACTURER

FREY MOSS STRUCTURES 1801 ROCKDALE INDUSTRIAL BLVD. CONYERS, GEORGIA 30012 CONTACT: JENNIFER GOODMAN (770) 483–7543 EXT. 151

BUILDING/CANOPY DESIGN

GREENBERG FARROW 3 EXECUTIVE DRIVE, SUITE 150 SOMERSET, NJ 08873 CONTACT: CHRIS CERBO (732) 537–0832

IRRIGATION CONCEPT

1. AN AUTOMATIC IRRIGATION SYSTEM SHALL BE INSTALLED AND OPERATIONAL BY THE TIME OF FINAL INSPECTION. THE ENTIRE IRRIGATION SYSTEM SHALL BE INSTALLED BY A QUALIFIED IRRIGATION CONTRACTOR.

- 2. THE IRRIGATION SYSTEM WILL HAVE APPROPRIATE BACKFLOW PREVENTION DEVICES INSTALLED TO PREVENT CONTAMINATION OF THE WATER SOURCE IF APPLICABLE.
- 3. ALL NON-TURF/SEED PLANTED AREAS WILL BE DRIP IRRIGATED. TURF SOD/SEED SHALL RECEIVE POP-UP SPRAY IRRIGATION FOR HEAD TO HEAD COVERAGE.
- 4. ALL PLANTS SHARING SIMILAR HYDROZONE CHARACTERISTICS SHALL BE PLACED ON A VALVE DEDICATED TO PROVIDE THE NECESSARY WATER REQUIREMENTS SPECIFIC TO THAT hydrozone.

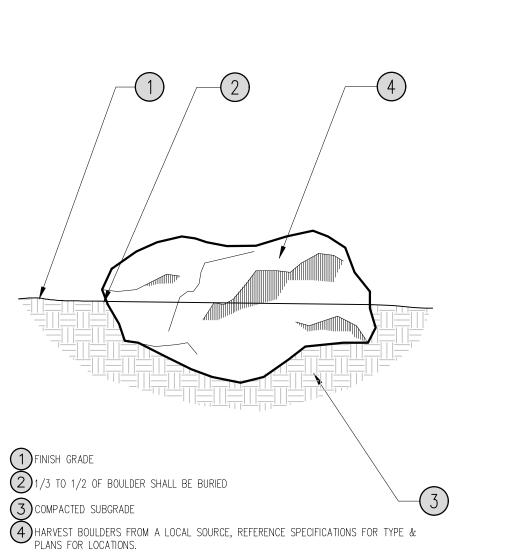
5. THE IRRIGATION SYSTEM SHALL BE DESIGNED AND INSTALLED, TO THE MAXIMUM EXTENT POSSIBLE, TO CONSERVE WATER BY USING THE FOLLOWING DEVICES AND SYSTEMS: MATCHED PRECIPITATION RATE TECHNOLOGY ON ROTOR AND SPRAY HEADS (WHEREVER POSSIBLE), RAIN SENSORS, AND SMART MULTI-PROGRAM COMPUTERIZED IRRIGATION CONTROLLERS FEATURING SENSORY INPUT CAPABILITIES.

LANDSCAPE GUARANTEE AND MAINTENANCE

- 1. THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL TREES, SHRUBS, PERENNIALS, SOD, SEEDED AREAS, AND IRRIGATION SYSTEMS FOR A PERIOD OF ONE YEAR FROM THE DATE OF THE OWNER'S ACCEPTANCE. THE CONTRACTOR SHALL REPLACE, AT HIS OWN EXPENSE, ANY PLANTS WHICH DIE IN THAT TIME, OR REPAIR ANY PORTIONS OF THE IRRIGATION SYSTEM WHICH OPERATE IMPROPERLY.
- 2. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN THE LANDSCAPE IN A NEAT, CLEAN, AND HEALTHY CONDITION FOR A PERIOD OF 90 DAYS. THIS SHALL INCLUDE PROPER PRUNING, MOWING AND AERATION OF LAWNS, WEEDING, REPLACEMENT OF MULCH, REMOVAL OF LITTER, AND THE APPROPRIATE WATERING OF ALL PLANTINGS. IRRIGATION SHALL BE MAINTAINED IN PROPER WORKING ORDER, WITH SCHEDULING ADJUSTMENTS BY SEASON AND TO MAXIMIZE WATER CONSERVATION. IF SITE OPENS DURING WINTER, TO AVOID FREEZE DAMAGE ON PLANTINGS, THE 90 DAYS SHOULD BEGIN AFTER ACCEPTANCE OF THE WORK.
- 3. DURING THE LANDSCAPE MAINTENANCE PERIOD, THE LANDSCAPE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM STRUCTURES IN ALL LANDSCAPE AREAS AT THE MINIMUM SLOPE SPECIFIED IN THE GEOTECHNICAL REPORT. LANDSCAPE AREAS WHICH SETTLE AND CREATE THE POTENTIAL FOR PONDING SHALL BE REPAIRED TO ELIMINATE PONDING POTENTIAL AND BLEND IN WITH THE SURROUNDING GRADES. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GEOTECHNICAL REPORT. THE GRADING PLANS, THESE NOTES, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT AND OWNER. 4. LANDSCAPE IMPROVEMENTS AND MAINTENANCE SHALL BE THE RESPONSIBILITY OF OWNER AND/OR THEIR ASSIGNS.

UTILITY NOTES

- 1. THE LANDSCAPE CONTRACTOR IS REQUIRED TO CONTACT THE COUNTY PUBLIC WORKS DEPARTMENT, AND ANY OTHER PUBLIC OR PRIVATE AGENCY NECESSARY FOR UTILITY LOCATION PRIOR TO ANY CONSTRUCTION.
- 2. THIS DRAWING IS A PART OF A COMPLETE SET OF BID DOCUMENTS, SPECIFICATIONS, ADDITIONAL DRAWINGS, AND EXHIBITS. UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED FOR CONSTRUCTION PURPOSES WITHOUT EXAMINING ACTUAL LOCATIONS OF UTILITIES ON SITE, AND REVIEWING ALL RELATED DOCUMENTS.
- 3. THE LOCATION OF THE ALL UNDERGROUND UTILITIES ARE LOCATED ON THE ENGINEERING DRAWINGS FOR THIS PROJECT. THE MOST CURRENT REVISION IS HERE IN MADE PART OF THIS DOCUMENT. UNDERGROUND UTILITIES EXIST THROUGHOUT THIS SITE AND MUST BE LOCATED PRIOR TO ANY CONSTRUCTION ACTIVITY. WHERE UNDERGROUND UTILITIES EXIST, FIELD ADJUSTMENT MAY BE NECESSARY AND MUST BE APPROVED BY A REPRESENTATIVE OF THE OWNER. NEITHER THE OWNER NOR THE LANDSCAPE ARCHITECT ASSUMES ANY RESPONSIBILITY WHATSOEVER, IN RESPECT TO THE CONTRACTORS ACCURACY IN LOCATING THE INDICATED PLANT MATERIAL, AND UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED WITHOUT REFERENCING THE ABOVE MENTIONED DOCUMENTS.



CAPE BOULDER

(1) TREE CANOPY 2 NYLON TREE STRIPS AT ENDS OF WIRES - SECURE TO STAKE 2. REMOVE EXCESS SOIL APPLIED ON TOP OF THE ROOTBALL THAT OR DEADEN WITH NAILS 3 12 GAUGE GALVANIZED WIRE. SECURE TO TRUNK JUST ABOVE LOWEST MAJOR BRANCHES. (4)24"X3/4" P.V.C. MARKERS OVER WIRES. 5 PRESSURE - TREATED WOOD STAKE, 2" DIA. EXTEND STAKES 12" MIN. INTO UNDISTURBED SOIL. 6 PRESSURE-TREATED WOOD DEADMEN. TWO PER TREE (MIN.). BURY OUTSIDE OF PLANTING PIT AND 18" MIN. INTO UNDISTURBED SOIL. (7) TRUNK FLARE 8 WOOD MULCH TREE RING 3' DIA. MIN. TYPE & DEPTH PER PLANS. DO NOT PLACE MULCH WITHIN 3" OF TRUNK. MIN. 2X ROOTBALL DIAMETER 9 FINISH GRADE. SEE PLANTING PLAN FOR GROUND COVER TREATMENT (10) ROOT BALL - SEE NOTE 3, THIS DETAIL BACKFILL. AMEND & FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS. (12) UNDISTURBED NATIVE SOIL

(1) FINISH GRADE. SEE PLANTING PLAN FOR GROUND COVER TREATMENT (2) SHREDDED BARK MULCH, 3" MIN. DEPTH, ROUGHLY THE EXTENTS OF ROOTBALL

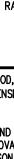
3 PLANT ROOT BALL. SET TOP ROOTBALL 2" ABOVE ADJACENT GRADE. IN BERMED AREAS SET ROOTBALL 2" ABOVE LOWER ADJACENT GRADE – INSTALL WATER RING (2 – 3" HT.)

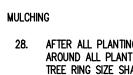
BACKFILL MIX (PER PLANTING SPECIFICATIONS). AMEND AND FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS. JET BACKFILL WITH WATER TO ELIMINATE VOIDS.

Shrub/perennial planting

5 COMPACTED BACKFILL MIX (75%).

6 UNDISTURBED NATIVE SOIL.





- 29. ALL MULCH SH
- 30. INSTALL DEWIT BE SPECIFIED.
- 31. ABSOLUTELY
- 32. ALL PLANTING
- APPROVAL PR GROUND SHALL REMAIN IN AREAS TO RECEIVE MULCH AFTER MULCH HAS BEEN INSTALLED.

	ITING NOTES	PLANT SCH	IEDULE		
GENER.		SYMBOL		QTY	COMMON NAME
2.	LANDSCAPE DESIGN IS DIAGRAMMATIC IN NATURE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN TAKEOFFS AND QUANTITY CALCULATIONS. IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN AND THE LANDSCAPE LEGEND, THE PLANT QUANTITY AS SHOWN ON THE PLAN SHALL TAKE PRECEDENCE AND NOTIFY THE LANDSCAPE ARCHITECT OF THESE DISCREPANCIES. MINOR ADJUSTMENTS TO THE LANDSCAPE MATERIAL AND LOCATIONS MAY BE PROPOSED FOR CITY CONSIDERATION AT THE CONSTRUCTION DOCUMENT STAGE TO RESPOND TO MARKET AND FIELD CONDITIONS. HOWEVER, THERE SHALL BE NO REDUCTION IN THE NUMBER AND SIZE OF MATERIALS.		JS TREES ACTR	1	MAIN STREET® SH
3.	CONTRACTOR SHALL MAKE HIMSELF AWARE OF THE LOCATIONS OF EXISTING AND PROPOSED UTILITIES, AND SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE UTILITIES AND/OR ANY INJURY TO ANY PERSON. THIS DRAWING IS PART OF A COMPLETE SET OF CONTRACT DOCUMENTS. UNDER NO CIRCUMSTANCES SHOULD THIS PLAN BE USED FOR CONSTRUCTION PURPOSES WITHOUT EXAMINING ACTUAL LOCATIONS OF UTILITIES ON SITE AND REVIEW ALL RELATED PLANS AND DOCUMENTS.	EVERGRE	EN TREES PIJG	6	JEANGENIE COLOI
4.	ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR MAINTENANCE EQUIPMENT.	ORNAMEN		e	
5.	THE CONTRACTOR SHALL TAKE EXTREME CARE NOT TO DAMAGE ANY EXISTING PLANTS INDICATED AS "TO REMAIN". ANY SUCH PLANTS DAMAGED BY THE CONTRACTOR SHALL BE REPLACED WITH THE SAME SPECIES, SIZE, AND QUANTITY AT THE CONTRACTOR'S OWN EXPENSE, AND AS ACCEPTABLE TO THE OWNER. REFER TO THE TREE PROTECTION NOTES ON THE PLANS (AS APPLICABLE).				
6.	LANDSCAPE CONTRACTOR SHALL EXAMINE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED AND NOTIFY THE GENERAL CONTRACTOR IN WRITING OF UNSATISFACTORY CONDITIONS. IF SITE CONDITIONS OR PLANT AVAILABILITY REQUIRE CHANGES TO THE PLAN, THEN AN APPROVAL WILL BE OBTAINED FROM THE CITY. DO NOT PROCEED UNTIL CONDITIONS HAVE BEEN CORRECTED.	2 cd	ACTM	4	HOT WINGS TATAF
7.	ALL CONSTRUCTION DEBRIS AND MATERIAL SHALL BE REMOVED AND CLEANED OUT PRIOR TO INSTALLATION OF TOPSOIL, TREES, SHRUBS, AND TURF.	()	AMGR	6	AUTUMN BRILLIAN
8.	FOR ALL INFORMATION ON SURFACE MATERIAL OF WALKS, DRIVES, AND PARKING LOTS, SEE THE SITE PLAN. SEE PHOTOMETRIC PLAN FOR FREE STANDING LIGHTING INFORMATION.		MACO	5	CORALBURST CRA
9.	THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT ONE WEEK PRIOR TO BEGINNING CONSTRUCTION.	\bigcirc			
10. 11.	WINTER WATERING SHALL BE AT THE EXPENSE OF THE CONTRACTOR UNTIL SUCH TIME AS FINAL ACCEPTANCE IS RECEIVED. ALL LANDSCAPE CONSTRUCTION PRACTICES, WORKMANSHIP, AND ETHICS SHALL, BE IN ACCORDANCE WITH INDUSTRY STANDARDS SET FORTH IN THE CONTRACTORS HANDBOOK PUBLISHED BY THE COLORADO LANDSCAPE CONTRACTORS ASSOCIATION.	\bigotimes	MASP	1	SPRING SNOW CR
12.	LANDSCAPE AND IRRIGATION WORK SHALL BE COMPLETED PRIOR TO THE ISSUANCE OF THE FINAL CERTIFICATE OF OCCUPANCY.	(\mathcal{P})	PRCE	3	CRIMSON POINTE
Finish 13.	GRADING AND SOIL PREPARATION CONTRACTOR SHALL CONSTRUCT AND MAINTAIN FINISH GRADES AS RECOMMENDED BY THE GEOTECHNICAL REPORT. ALL LANDSCAPE AREAS SHALL HAVE POSITIVE DRAINAGE AWAY FROM STRUCTURES AT THE MINIMUM SLOPE SPECIFIED IN THE REPORT, AND AREAS OF POTENTIAL PONDING SHALL BE REGRADED TO BLEND IN WITH THE SURROUNDING GRADES AND ELIMINATE PONDING POTENTIAL. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GEOTECHNICAL REPORT, THE GRADING PLANS, THESE NOTES, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT AND OWNER.		CODE JS SHRUBS	<u>QTY</u>	COMMON NAME
14.	AFTER FINISH GRADES HAVE BEEN ESTABLISHED, IT IS RECOMMENDED THAT THE CONTRACTOR SHALL HAVE SOIL SAMPLES TESTED BY AN ESTABLISHED SOIL TESTING LABORATORY FOR THE FOLLOWING: GENERAL SOIL	(\cdot)	AMCS	3	LEADPLANT
	FERTILITY, PH, ORGANIC MATTER CONTENT, SALT (CEC), LIME, SODIUM ADSORPTION RATIO (SAR) AND BORON CONTENT. EACH SAMPLE SUBMITTED SHALL CONTAIN NO LESS THAN ONE QUART OF SOIL. CONTRACTOR SHALL ALSO SUBMIT THE PROJECT'S PLANT LIST TO THE LABORATORY ALONG WITH THE SOIL SAMPLES. THE SOIL REPORT PRODUCED BY THE LABORATORY SHALL CONTAIN RECOMMENDATIONS FOR THE FOLLOWING (AS APPROPRIATE): GENERAL SOIL PREPARATION AND BACKFILL MIXES, PRE-PLANT FERTILIZER APPLICATIONS, AND ANY OTHER SOIL RELATED ISSUES. THE REPORT SHALL ALSO PROVIDE A FERTILIZER PROGRAM FOR THE ESTABLISHMENT PERIOD AND FOR LONG-TERM MAINTENANCE.		CACL	9 9	BLUE MIST SPIREA RABBITBRUSH
15.	THE CONTRACTOR SHALL RECOMMEND INSTALLATION OF SOIL AMENDMENTS AND FERTILIZERS PER THE SOILS REPORT FOR THE THE OWNER/OWNER'S REPRESENTATIVE CONSIDERATION.	***** (+)	РНОР	3	LITTLE DEVIL DWA
16.	AT A MINIMUM, ALL TOPSOIL SHALL BE AMENDED WITH NITROGEN STABILIZED ORGANIC AMENDMENT COMPOST AT A RATE OF 5.0 CUBIC YARDS AND AMMONIUM PHOSPHATE 16-20-0 AT A RATE OF 15 POUNDS PER THOUSAND	\sim		-	
	SQUARE FEET OF LANDSCAPE AREA. COMPOST SHALL BE MECHANICALLY INTEGRATED INTO THE TOP 6" OF SOIL BY MEANS OF ROTOTILLING AFTER CROSS-RIPPING. GROUND COVER & PERENNIAL BED AREAS SHALL BE AMENDED AT A RATE OF 8 CUBIC FEET PER THOUSAND SQUARE FEET OF NITROGEN STABILIZED ORGANIC AMENDMENT AND 10 LBS. OF 12-12-12 FERTILIZER PER CU. YD., ROTOTILLED TO A DEPTH OF 8". NO MANURE OR ANIMAL-BASED PRODUCTS SHALL BE USED FOR ORGANIC AMENDMENTS.	(\cdot)	PHOM PBEP	7 20	DIABOLO NINEBAR
PLANTI 17.	NG ALL DECIDUOUS TREES SHALL HAVE FULL, WELL—SHAPED HEADS/ALL EVERGREENS SHALL BE UNSHEARED AND FULL TO THE GROUND; UNLESS OTHERWISE SPECIFIED. TREES WITH CENTRAL LEADERS WILL NOT BE ACCEPTED IF LEADER IS DAMAGED OR REMOVED. PRUNE ALL DAMAGED TWIGS AFTER PLANTING.		RHAR	4	GRO-LOW FRAGRA
18.	ALL PLANTS WITHIN A SPECIES SHALL HAVE SIMILAR SIZE, AND SHALL BE OF A FORM TYPICAL FOR THE SPECIES. ANY PLANT DEEMED UNACCEPTABLE BY THE LANDSCAPE ARCHITECT SHALL BE IMMEDIATELY REMOVED FROM THE SITE AND SHALL BE REPLACED WITH AN ACCEPTABLE PLANT OF LIKE TYPE AND SIZE AT THE CONTRACTOR'S OWN EXPENSE. ANY PLANTS APPEARING TO BE UNHEALTHY, EVEN IF DETERMINED TO STILL BE ALIVE, SHALL NOT BE ACCEPTED. THE LANDSCAPE ARCHITECT SHALL BE THE SOLE JUDGE AS TO THE ACCEPTABILITY OF PLANT MATERIAL.	ده می ا	SPJL SYPA	14 9	LITTLE PRINCESS
19.	ALL TREES SHALL BE GUYED AND WOOD STAKED AS PER DETAILS. NO 'T-STAKES' SHALL BE USED FOR TREES.	EVERGRE	EN SHRUB	S	
20.	ALL PLANT MATERIALS SHALL BE TRUE TO TYPE, SIZE, SPECIES, QUALITY, AND FREE OF INJURY, BROKEN ROOT BALLS, PESTS, AND DISEASES, AS WELL AS CONFORM TO THE MINIMUM REQUIREMENTS DESCRIBED IN THE "AMERICAN STANDARD FOR NURSERY STOCK". FOLLOW GREENCO TREE PLANTING RECOMMENDATIONS FOR MINIMUM QUALITY REQUIREMENTS FOR TREES.	۱۳۳۲ ۱۳۳۲ ۱۳۳۲ ۱۳۳۲	JNCH	6	ARMSTRONG JUNI
21.	ALL TREE AND SHRUB BED LOCATIONS ARE TO BE STAKED OUT ON SITE FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.	ع ہ مہرد بین	JNHY	15	CREEPING JUNIPE
22.	ALL TREES PLANTED ADJACENT TO PUBLIC AND/OR PEDESTRIAN WALKWAYS SHALL BE PRUNED CLEAR OF ALL BRANCHES BETWEEN GROUND AND A HEIGHT OF EIGHT (8) FEET FOR THAT PORTION OF THE PLAN LOCATED OVER THE SIDEWALK AND/OR ROAD.	₹ + }	PIMM	1	MOPS MUGO PINE
23.	all plant material shall not be planted prior to installation of topsoil.		ITAL GRAS	<u>SES</u>	
24.	ALL PLANT BEDS SHALL BE CONTAINED WITH STEEL EDGER. STEEL EDGER IS NOT REQUIRED ALONG CURBS, WALKS OR BUILDING FOUNDATIONS. ALL EDGING SHALL OVERLAP AT JOINTS A MINIMUM OF 6-INCHES, AND SHALL BE FASTENED WITH A MINIMUM OF 4 PINS PER EACH 10 FOOT SECTION. THE TOP OF ALL EDGING MATERIAL SHALL BE A ROLLED TOP AND 1/2 INCH ABOVE THE FINISHED GRADE OF ADJACENT LAWN OR MULCH AREAS.	E E	CAAK SCSC	8 17	KARL FOERSTER F
25.	COLOR: GREEN. THE DEVELOPER, HIS SUCCESSOR, OR ASSIGNEE SHALL BE RESPONSIBLE FOR ESTABLISHING AND CONTINUING A REGULAR PROGRAM OF MAINTENANCE FOR ALL LANDSCAPED AREAS. SEE LANDSCAPE GUARANTEE AND MAINTENANCE NOTE.	SYMBOL	CODE	<u>QTY</u>	COMMON NAME
26.	A 3-FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF ALL FIRE HYDRANTS.	MULCH	RMULCH1	9.587 SF	2"-4" GRAY ROCK (
27.	LANDSCAPE CONTRACTOR TO SUBMIT SAMPLES OF MISCELLANEOUS LANDSCAPING MATERIALS TO THE LANDSCAPE ARCHITECTS AND OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO INSTALLATION, IE.; MULCH, EDGER,			,	
MULCH	LANDSCAPE FABRIC, ETC.	2000095875060 29260008895	RMULCH2	2,605 SF	4"-6" GRAY ROCK (
MULUN 28	AFTER ALL PLANTING IS COMPLETE, THE CONTRACTOR SHALL INSTALL A MINIMUM 4" THICK LAYER OF MULCH AS SPECIFIED IN THE PLANTING LEGEND. INSTALL A 4" THICK RING OF DOUBLE SHREDDED CEDAR BARK MULCH	BOULDER		<u>Q</u> 1	
20.	AFTER ALL PLANTING IS COMPLETE, THE CONTRACTOR SHALL INSTALL A MINIMOM 4 THICK LATER OF MOLCH AS SPECIFIED IN THE PLANTING LEGEND. INSTALL A 4 THICK RING OF DOUBLE SHREDED CEDAR BARK MULCH AROUND ALL PLANT MATERIAL IN ROCK MULCH BEDS WHERE LANDSCAPING IS SHOWN ON THE PLANS. WOOD MULCH RING SIZE SHALL BE THE CONTAINER SIZE OF THE SHRUBS, PERENNIALS, AND ORNAMENTAL GRASSES. TREE RING SIZE SHALL BE GREEN INDUSTRIES OF COLORADO INDUSTRY STANDARD WIDTH.	đ	BOULI	DER 7	2'-3' GRAY
	ALL MULCH SHALL BE HARVESTED IN A SUSTAINABLE MANNER FROM A LOCAL SOURCE.				
30.	BE SPECIFIED.				
31.					
32.	ALL PLANTING AREAS WITH LESS THAN A 4:1 GRADIENT SHALL RECEIVE A LAYER OF MULCH, TYPE AND DEPTH PER PLANS. SUBMIT 1 CUBIC FOOT SAMPLE OF MULCH (ONE SAMPLE PER TYPE) TO LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION. THE MULCH SHALL BE SPREAD EVENLY THROUGHOUT ALL PLANTING AREAS EXCEPT SLOPES 4:1 OR STEEPER, OR AS OTHERWISE DENOTED ON THE PLAN. ABSOLUTELY NO EXPOSED				

33. ALL PLANTING AREAS ON SLOPES OVER 4:1 SHALL RECEIVE COCONUT FIBER EROSION CONTROL NETTING FROM ROLLS. NETTING SHALL BE #CT-125, AS MANUFACTURED BY NORTH AMERICAN GREEN (OR EQUAL). INSTALL AND STAKE PER MANUFACTURER'S SPECIFICATIONS. SEE ALSO THE CIVIL ENGINEER'S EROSION CONTROL PLAN.

PI ANTING

3X ROOTBALL DIAMETER

(<u>ΩΤΥ</u>	COMMON NAME	BOTANICAL NAME	CONT.	CAL / SIZE	HT. X SPD.	WATER USE
	1	MAIN STREET® SHANTUNG MAPLE	ACER TRUNCATUM 'WF-AT1'	B&B	2" CAL	30`X25`	LOW
<u>5</u>	6	JEANGENIE COLORADO BLUE SPRUCE	PICEA PUNGENS 'MONEVA' PPAF	B&B	6` HT	15`X8`	LOW
<u>s</u>							
4	4	HOT WINGS TATARIAN MAPLE	ACER TATARICUM 'GARANN' TM	B&B	1.5" CAL	25`X20`	MODERATE
(6	AUTUMN BRILLIANCE APPLE SERVICEBERRY	AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE'	B&B	1.5" CAL	20`X10`	MODERATE
ţ	ō	CORALBURST CRABAPPLE	MALUS X 'CORALCOLE' TM	B&B	1.5" CAL	12`X10`	LOW
	1	SPRING SNOW CRABAPPLE	MALUS X 'SPRING SNOW'	B&B	1.5" CAL	20`X15`	LOW
:	3	CRIMSON POINTE FLOWERING PLUM	PRUNUS X CERASIFERA 'CRIPOIZAM'	B&B	1.5" CAL	25`X6`	HIGH
(QTY	COMMON NAME	BOTANICAL NAME	CONT.	HT. X SPD.	WATER USE	LIGHT REQ.
<u>ss</u> :	3	LEADPLANT	AMORPHA CANESCENS	#5 CONT.	4`X4`	VERY LOW	SUN/PART SHADI
ę	Э	BLUE MIST SPIREA	CARYOPTERIS X CLANDONENSIS 'BLUE MIST'	#5 CONT.	3`X3`	VERY LOW	SUN
ç	Э	RABBITBRUSH	CHRYSOTHAMNUS NAUSEOSUS	#5 CONT.	4`X4`	VERY LOW	SUN
	3	LITTLE DEVIL DWARF NINEBARK	PHYSOCARPUS OPULIFOLIUS 'DONNA MAY' TM	#5 CONT.	4`X4`	LOW	SUN
ī	7	DIABOLO NINEBARK	PHYSOCARPUS OPULIFOLIUS 'MONLO' TM	#5 CONT.	8'X8`	LOW	SUN
:	20	PAWNEE BUTTES SAND CHERRY	PRUNUS BESSEYI 'P011S' TM	#5 CONT.	1.5`X6`	VERY LOW	SUN
4	4	GRO-LOW FRAGRANT SUMAC	RHUS AROMATICA 'GRO-LOW'	#5 CONT.	3`X8`	LOW	SUN
	14	LITTLE PRINCESS JAPANESE SPIREA	SPIRAEA JAPONICA 'LITTLE PRINCESS'	#5 CONT.	2`X3`	LOW	SUN/PART SHAD
ę	Э	MISS KIM KOREAN LILAC	SYRINGA PATULA 'MISS KIM'	#5 CONT.	5`X5`	VERY LOW	SUN/PART SHADI
<u>3S</u>							
	5	ARMSTRONG JUNIPER	JUNIPERUS CHINENSIS 'ARMSTRONGII'	#5 CONT.	4`X4`	VERY LOW	SUN
	15	CREEPING JUNIPER	JUNIPERUS HORIZONTALIS 'YOUNGSTOWN'	#5 CONT.	1.5`X6`	VERY LOW	SUN/PART SHAD
	I	MOPS MUGO PINE	PINUS MUGO 'MOPS'	#5 CONT.	5`X6`	LOW	SUN
SSE	<u>s</u>						
8	3	KARL FOERSTER FEATHER REED GRASS	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	#1 CONT.	5`X2`	LOW	SUN
	17	LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM	#1 CONT.	3`X2`	VERY LOW	SUN
(<u>ΩΤΥ</u>	COMMON NAME	BOTANICAL NAME	TYPE			
9	9,587 SF	2"-4" GRAY ROCK COBBLE MULCH	2"-4" GRAY ROCK COBBLE MULCH	MULCH			
2	2,605 SF	4"-6" GRAY ROCK COBBLE MULCH	4"-6" GRAY ROCK COBBLE MULCH	MULCH			
<u>)E</u> _DEF	<u>QT</u> २ 7	Y <u>COMMON NAME</u> 2'-3' GRAY GRANITE BOULDER	BOTANICAL NAME 2'-3' GRAY GRANITE BOULDER				

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Project No:	MOC000099
Drawn By:	TR
Checked By:	JS
Date:	FEBRUARY 9, 2024

LANDSCAPE PLAN & SCHEDULE

1155 Kelly Johnson Blvd., Suite 305 Colorado Springs, CO 80920 719.900.7220 GallowayUS.com

3. CUT OFF BOTTOM 1/3 OF WIRE BASKET BEFORE PLACING TREE IN HOLE, CUT OFF AND REMOVE REMAINDER OF BASKET AFTER TREE

IS SET IN HOLE, REMOVE ALL NYLON TIES, TWINE, ROPE, AND OTHER PACKING MATERIAL. REMOVE ALL BURLAP FROM AROUND 4. TREE WRAP IS NOT TO BE USED ON ANY NEW PLANTINGS, EXCEPT IN LATE FALL PLANTING SITUATIONS, AND ONLY THEN AFTER CONSULTATION WITH THE LANDSCAPE ARCHITECT. WHEN WRAPPING TREE, WRAP FROM TRUNK FLARE TO LOWEST MAJOR

SCARIFY SIDES OF PLANTING PIT PRIOR TO SETTING TREE.

AND THE ROOT FLARE IS 3"-5" ABOVE FINISH GRADE.

ROOTBALL

BRANCH

PREVAILING

WINDS

(13) SOFT VELCRO, OR OTHER FABRIC WRAP

(14) CENTRAL LEADER, SEE PLANTING NOTES

STAKING EXAMPLES (PLAN VIEW)

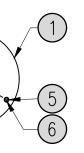
COVERS THE ROOT FLARE. THE PLANTING HOLE DEPTH SHALL

PREVAILING

WINDS

BE SUCH THAT THE ROOTBALL RESTS ON UNDISTURBED SOIL,

. REMOVE ALL NURSERY STAKES AFTER PLANTING. 6. FOR TREES OVER 3" CALIPER, USE THREE STAKES OR DEADMEN (AS APPROPRIATE), SPACED EVENLY AROUND TREE. 7. DO NOT ALLOW AIR POCKETS TO FORM WHEN BACKFILLING.



PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR:

Per comments from Enumerations:

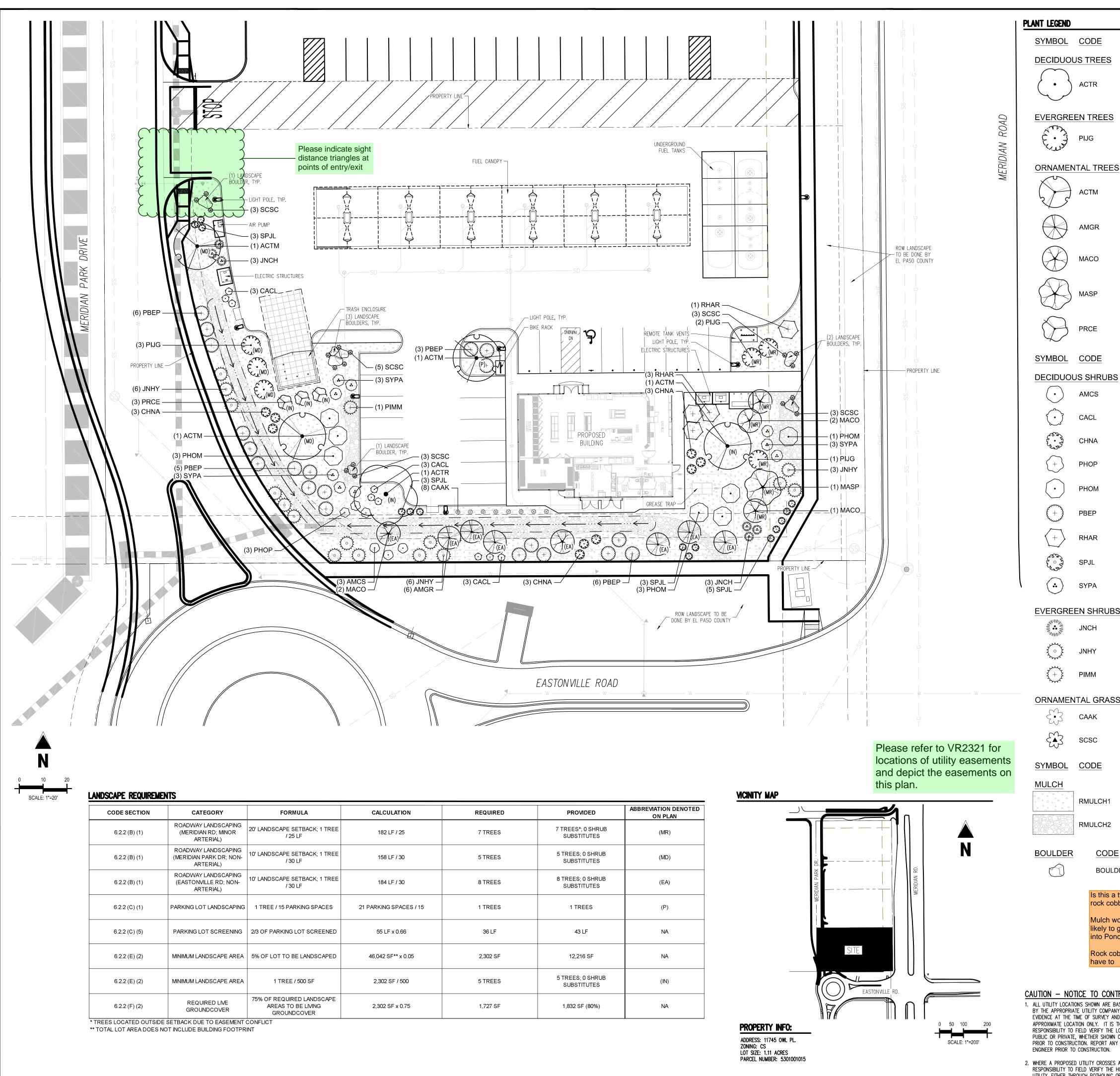
Store address should

be 7825 Meridian

Park Drive, Gas

Canopy is 7829

Meridian Park Drive.



CODE SECTION	CATEGORY	FORMULA	CALCULATION	REQUIRED
6.2.2 (B) (1)	ROADWAY LANDSCAPING (MERIDIAN RD; MINOR ARTERIAL)	20' LANDSCAPE SETBACK; 1 TREE / 25 LF	182 LF / 25	7 TREES
6.2.2 (B) (1)	ROADWAY LANDSCAPING (MERIDIAN PARK DR; NON- ARTERIAL)	10' LANDSCAPE SETBACK; 1 TREE / 30 LF	158 LF / 30	5 TREES
6.2.2 (B) (1)	ROADWAY LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)	10' LANDSCAPE SETBACK; 1 TREE / 30 LF	184 LF / 30	8 TREES
6.2.2 (C) (1)	PARKING LOT LANDSCAPING	1 TREE / 15 PARKING SPACES	21 PARKING SPACES / 15	1 TREES
6.2.2 (C) (5)	PARKING LOT SCREENING	2/3 OF PARKING LOT SCREENED	55 LF x 0.66	36 LF
6.2.2 (E) (2)	MINIMUM LANDSCAPE AREA	5% OF LOT TO BE LANDSCAPED	46,042 SF** x 0.05	2,302 SF
6.2.2 (E) (2)	MINIMUM LANDSCAPE AREA	1 TREE / 500 SF	2,302 SF / 500	5 TREES
6.2.2 (F) (2)	REQUIRED LIVE GROUNDCOVER	75% OF REQUIRED LANDSCAPE AREAS TO BE LIVING GROUNDCOVER	2,302 SF x 0.75	1,727 SF
	6.2.2 (B) (1) 6.2.2 (B) (1) 6.2.2 (B) (1) 6.2.2 (C) (1) 6.2.2 (C) (1) 6.2.2 (C) (5) 6.2.2 (E) (2) 6.2.2 (E) (2) 6.2.2 (F) (2)	6.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN RD; MINOR ARTERIAL)6.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN PARK DR; NON- ARTERIAL)6.2.2 (B) (1)ROADWAY LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)6.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)6.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)6.2.2 (C) (1)PARKING LOT SCREENING6.2.2 (E) (2)MINIMUM LANDSCAPE AREA6.2.2 (E) (2)MINIMUM LANDSCAPE AREA6.2.2 (F) (2)REQUIRED LIVE GROUNDCOVER	6.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN RD; MINOR ARTERIAL)20' LANDSCAPE SETBACK; 1 TREE /25 LF6.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN PARK DR; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE /30 LF6.2.2 (B) (1)ROADWAY LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE /30 LF6.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE /30 LF6.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)1 TREE / 15 PARKING SPACES6.2.2 (C) (5)PARKING LOT SCREENING (EASTON LANDSCAPE AREA2/3 OF PARKING LOT SCREENED6.2.2 (E) (2)MINIMUM LANDSCAPE AREA5% OF LOT TO BE LANDSCAPED6.2.2 (E) (2)MINIMUM LANDSCAPE AREA1 TREE / 500 SF6.2.2 (F) (2)REQUIRED LIVE GEDUINDCOVER75% OF REQUIRED LANDSCAPE AREAS TO BE LIVING	6.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN RD; MINOR ARTERIAL)20' LANDSCAPE SETBACK; 1 TREE /25 LF182 LF / 256.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN PARK DR; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE / 30 LF158 LF / 306.2.2 (B) (1)ROADWAY LANDSCAPING (MERIDIAN PARK DR; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE / 30 LF158 LF / 306.2.2 (B) (1)ROADWAY LANDSCAPING (LASTONVILLE RD; NON- ARTERIAL)10' LANDSCAPE SETBACK; 1 TREE / 30 LF184 LF / 306.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)1 TREE / 15 PARKING SPACES21 PARKING SPACES / 156.2.2 (C) (1)PARKING LOT LANDSCAPING (EASTONVILLE RD; NON- ARTERIAL)1 TREE / 15 PARKING SPACES21 PARKING SPACES / 156.2.2 (C) (2)MINIMUM LANDSCAPE AREA2/3 OF PARKING LOT SCREENED55 LF x 0.666.2.2 (E) (2)MINIMUM LANDSCAPE AREA5% OF LOT TO BE LANDSCAPE AREAS TO BE LIVING GROUNDCOVER2,302 SF / 5006.2.2 (F) (2)REQUIRED LIVE GROUNDCOVER75% OF REQUIRED LANDSCAPE AREAS TO BE LIVING GROUNDCOVER2,302 SF x 0.75

ENGINEER PRIOR TO CONSTRUCTION.

LANT LEGEND				
<u>SYMBOL</u>		QTY	COMMON NAME	BOTANICAL NAME
	IS TREES			
$\left(\cdot \right)$	ACTR	1	MAIN STREET® SHANTUNG MAPLE	ACER TRUNCATUM 'WF-AT1'
<u>EVERGREI</u> ۲۳۰۶	EN TREES			
	PIJG	6	JEANGENIE COLORADO BLUE SPRUCE	PICEA PUNGENS 'MONEVA' PPAF
ORNAMEN	TAL TREES			
	ACTM	4	HOT WINGS TATARIAN MAPLE	ACER TATARICUM 'GARANN' TM
	AMGR	6	AUTUMN BRILLIANCE APPLE SERVICEBERRY	AMELANCHIER X GRANDIFLORA 'AUTUMN BRI
$\langle \rangle$	MACO	5	CORALBURST CRABAPPLE	MALUS X 'CORALCOLE' TM
	MASP	1	SPRING SNOW CRABAPPLE	MALUS X 'SPRING SNOW'
\bigcirc	PRCE	3	CRIMSON POINTE FLOWERING PLUM	PRUNUS X CERASIFERA 'CRIPOIZAM'
SYMBOL		QTY	COMMON NAME	BOTANICAL NAME
	IS SHRUBS			
(\cdot)	AMCS	3	LEADPLANT	AMORPHA CANESCENS
\bigcirc	CACL	9	BLUE MIST SPIREA	CARYOPTERIS X CLANDONENSIS 'BLUE MIST'
	CHNA	9	RABBITBRUSH	CHRYSOTHAMNUS NAUSEOSUS
+	PHOP	3	LITTLE DEVIL DWARF NINEBARK	PHYSOCARPUS OPULIFOLIUS 'DONNA MAY' TI
(\cdot)	РНОМ	7	DIABOLO NINEBARK	PHYSOCARPUS OPULIFOLIUS 'MONLO' TM
<u>ر</u> الم	PBEP	20	PAWNEE BUTTES SAND CHERRY	PRUNUS BESSEYI 'P011S' TM
$\langle + \rangle$	RHAR	4	GRO-LOW FRAGRANT SUMAC	RHUS AROMATICA 'GRO-LOW'
لي مي م	SPJL	14	LITTLE PRINCESS JAPANESE SPIREA	SPIRAEA JAPONICA 'LITTLE PRINCESS'
نى ئىرىيەتى	SYPA	9	MISS KIM KOREAN LILAC	SYRINGA PATULA 'MISS KIM'
EVERGREI	EN SHRUBS	i		
	JNCH	6	ARMSTRONG JUNIPER	JUNIPERUS CHINENSIS 'ARMSTRONGII'
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	JNHY	15	CREEPING JUNIPER	JUNIPERUS HORIZONTALIS 'YOUNGSTOWN'
میں 1 + ۲	PIMM	1	MOPS MUGO PINE	PINUS MUGO 'MOPS'
ORNAMEN	TAL GRASS	ES		
£•3	CAAK	8	KARL FOERSTER FEATHER REED GRASS	CALAMAGROSTIS X ACUTIFLORA 'KARL FOER
E S	SCSC	17	LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM
SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME
	RMULCH1	9,587 SF	2"-4" GRAY ROCK COBBLE MULCH	2"-4" GRAY ROCK COBBLE MULCH
	RMULCH2	2,605 SF	4"-6" GRAY ROCK COBBLE MULCH	4"-6" GRAY ROCK COBBLE MULCH
BOULDER	CODE	QT		BOTANICAL NAME
	BOULD	ER 7	2'-3' GRAY GRANITE BOULDER	2'-3' GRAY GRANITE BOULDER
			pposed to be either	Per comments from Enumerations:
		ble or mulch	eal because it is	Store address should be 7825 Meridian
	likely to g into Ponc	jet washed to I SR4.	o the area inlet and e fine but you'd	Park Drive , Gas Canopy is 7829 Meridian Park Drive.
	have to			
Caution - Not	TICE TO CONT	RACTOR	PLANNING AND	COMMUNITY DEVELOPMENT DIRECTOR:
. All utility location by the appropriation evidence at the t	TE UTILITY COMPANY IME OF SURVEY AND	AND FIELD SURFA	ACE ((O), (ERED AN (O))	
APPROXIMATE LOCA RESPONSIBILITY TO PUBLIC OR PRIVATE PRIOR TO CONSTRUCT	TION ONLY. IT IS TH FIELD VERIFY THE LC , WHETHER SHOWN C CTION. REPORT ANY	HE CONTRACTOR'S DCATION OF ALL U DN THE PLANS OR	TILITIES, NOT, D THE Know what's below.	
RESPONSIBILITY TO) utility crosses a Field verify the h	ORIZONTAL AND VE	Call before you dig. Y, IT IS THE CONTRACTOR'S ERTICAL LOCATION OF SUCH EXISTING THOD REPORT INFORMATION TO THE	
ENGINEER PRIOR TO		V ALIERNA IIVE ME	THOD. REPORT INFORMATION TO THE	

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Galloway

Drawn By:	TR
biaini by.	П
Checked By:	JS
Date:	FEBRUARY 9, 2024

LANDSCAPE NOTES & DETAILS

