## Landscape Implementation Plan

# CHELSEA MANOR

## Aurora, Illinois

October 22, 2021

### CONSULTANTS:

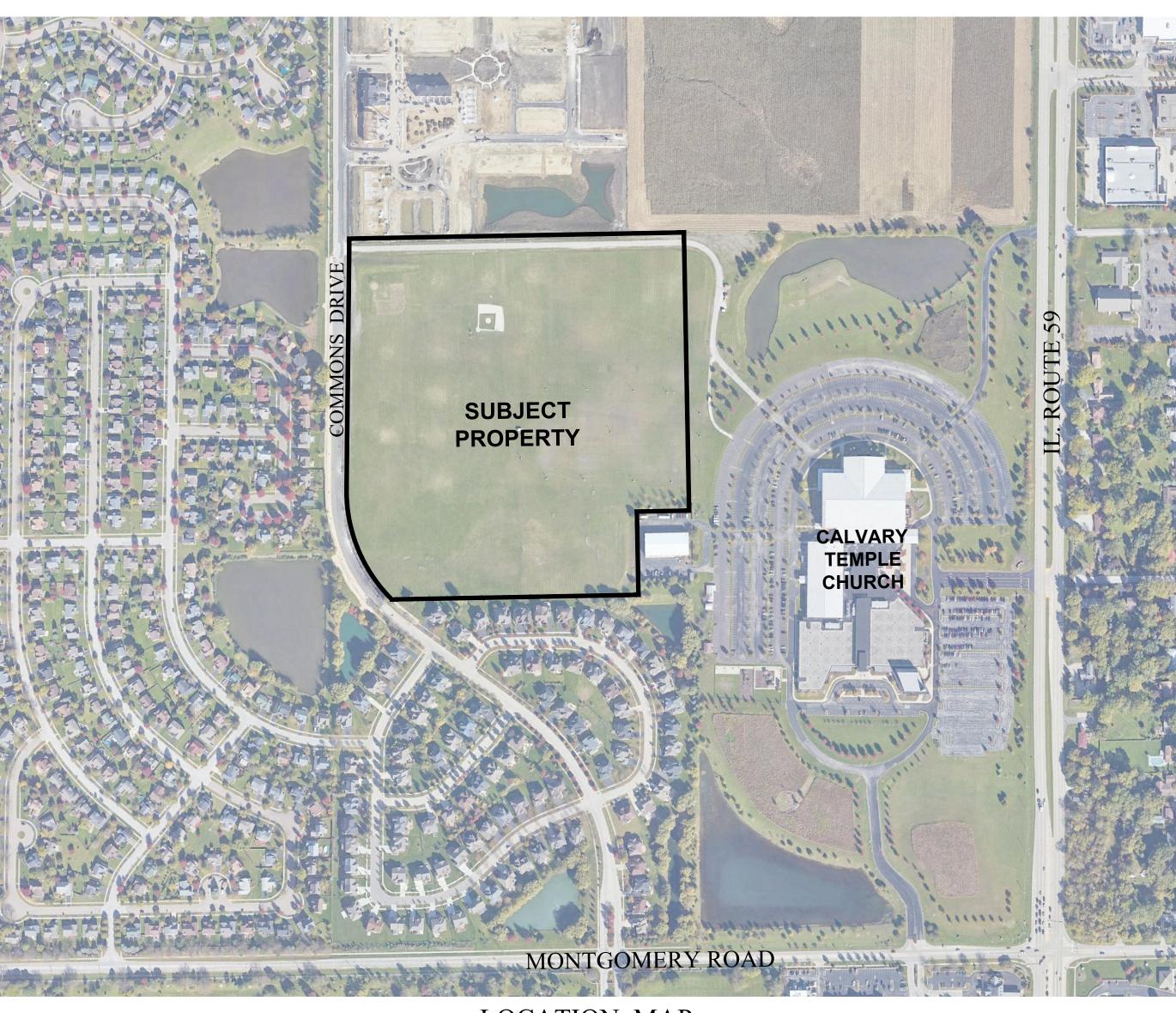


LANDSCAPE ARCHITECT:

GARY R. WEBER ASSOCIATES, INC 402 W. LIBERTY DRIVE WHEATON, ILLINOIS 60187







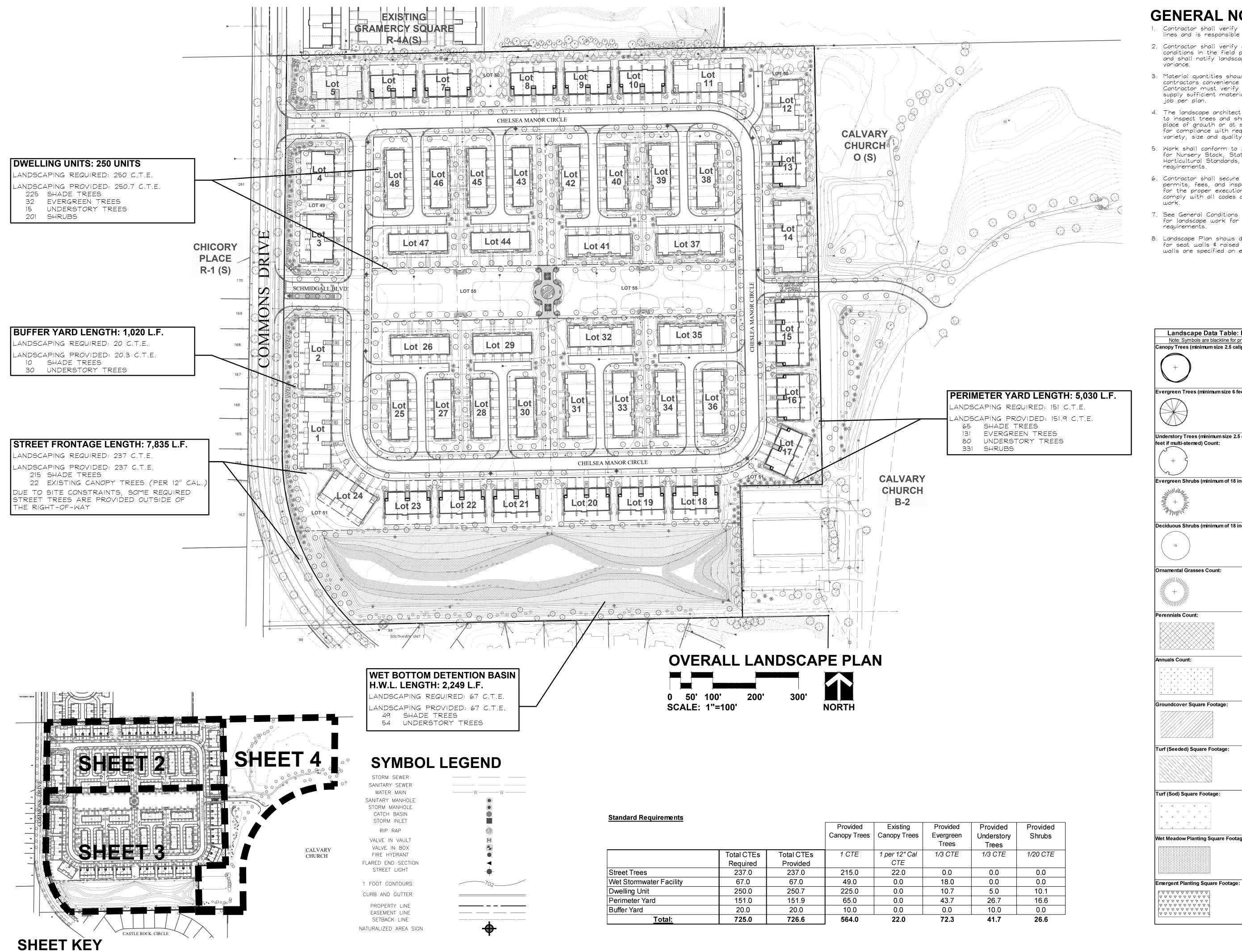
LOCATION MAP

SCALE: 1"=300'

# 11 M/I HOMES

### INDEX OF SHEETS

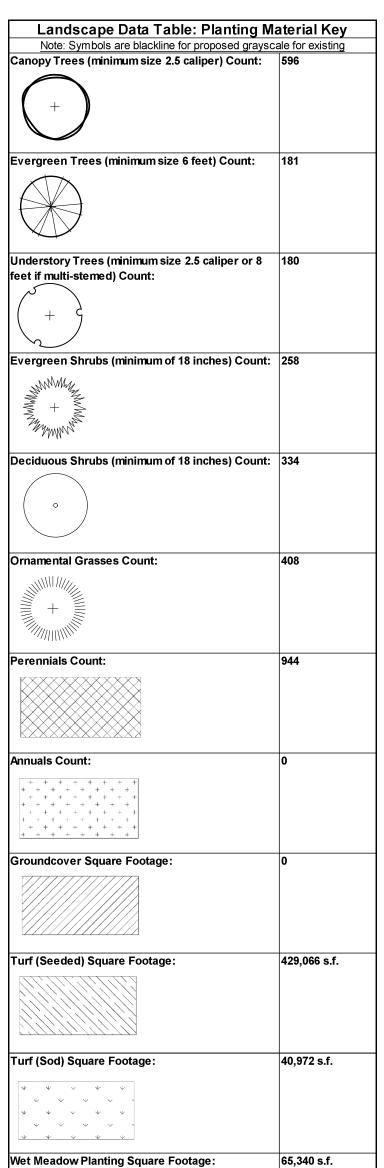
SHEET NO.	DESCRIPTION
0	COVER SHEET
1	OVERALL LANDSCAPE PLAN
2	LANDSCAPE PLAN
3	LANDSCAPE PLAN
4	OFF-SITE LANDSCAPE / REMOVALS PLAN
5	LANDSCAPE DETAILS
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12	LANDSCAPE SPECIFICATIONS



SCALE: 1"=300'



- 1. Contractor shall verify underground utility lines and is responsible for any damage.
- 2. Contractor shall verify all existing conditions in the field prior to construction and shall notify landscape architect of any variance.
- 3. Material quantities shown are for contractors convenience only. The Contractor must verify all material and supply sufficient materials to complete the job per plan.
- 4. The landscape architect reserves the right to inspect trees and shrubs either at place of growth or at site before planting, for compliance with requirements of variety, size and quality.
- 5. Work shall conform to American Standard for Nursery Stock, State of Illinois Horticultural Standards, and Local Municipal requirements.
- 6. Contractor shall secure and pay for all permits, fees, and inspections necessary for the proper execution of this work and comply with all codes applicable to this
- 7. See General Conditions and Specifications for landscape work for additional requirements.
- 8. Landscape Plan shows details \$ locations for seat walls \$ raised planters, all other walls are specified on engineering plans.





ASSOCIATES, INC LAND PLANNING ECOLOGICAL CONSULTING LANDSCAPE ARCHITECTURI

402 W. LIBERTY DRIVE WHEATON, ILLINOIS 60187 PHONE: 630-668-7197 www.grwainc.com



CIVIL ENGINEER: CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100 AURORA, IL 60502

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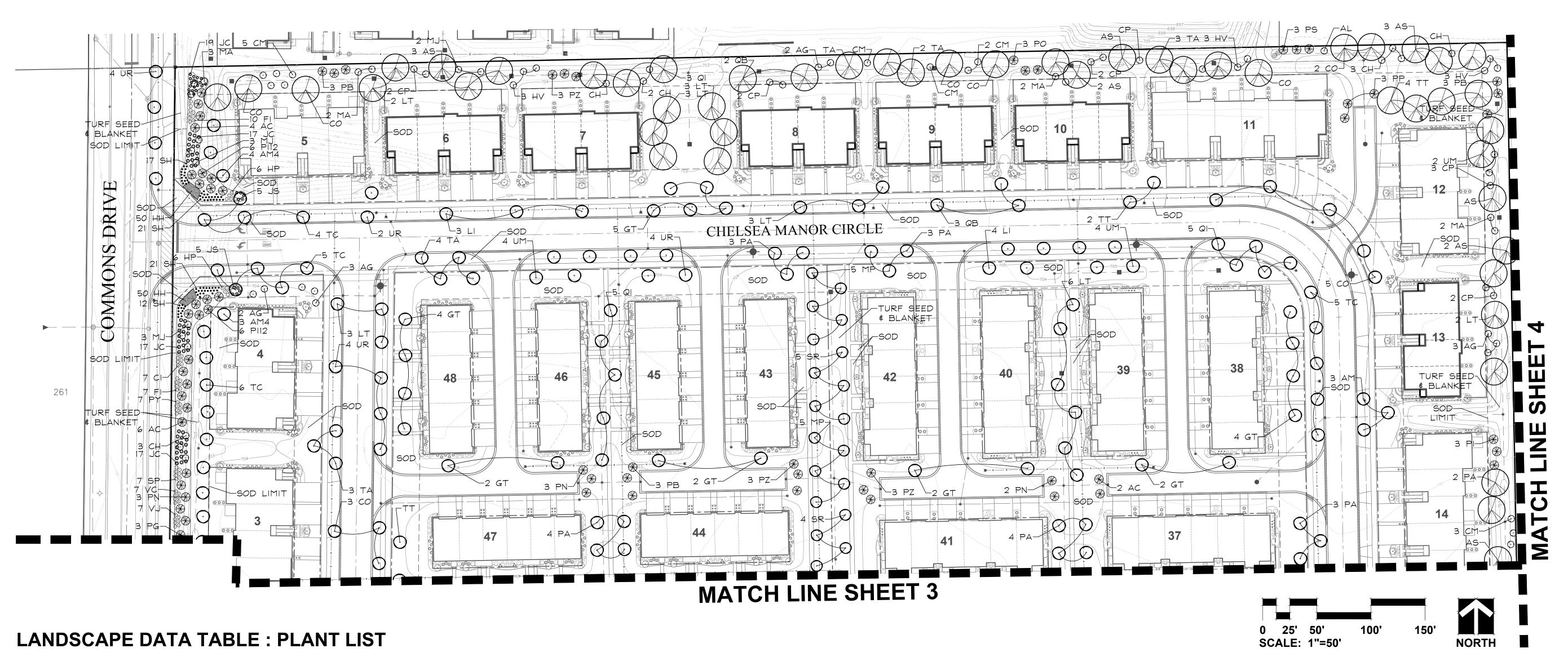
OVER,

**(1)** 

10.22.21 **REVISIONS** 

DATE 5.21.21 PROJECT NO. MI20182 DRAWN CHECKED MGM SHEET NO.

27,442.8 s.f



Symbol	Key	Qty	Description	<u>Value / Size</u>	Unit / Size Re	emark <u>s</u>		b) I	Evergreen Trees Continued			
<u>Symbor</u>	100,					THAT KS	PP	19	Picea pungens	10.50%	Percent of Evergreen Trees	
			a) Canopy Trees	596	Count				GREEN COLORADO SPRUCE	8'	Height at Installation (feet)	
( + )	AM4	49	Acer x freemanii 'Marmo'	8.22%	Percent of Canopy Trees		PB	19	Picea pungens 'Glauca'	10.50%	Percent of Evergreen Trees	
			MARMO FREEMAN MAPLE	2.5" Cal.	Caliper at Installation (inches)				BLUE COLORADO SPRUCE	8'	Height at Installation (feet)	
	AM	16	Acer miyabei 'Morton'	2.68%	Percent of Canopy Trees		PS	18	Pinus strobus	9.94%	Percent of Evergreen Trees	
			STATE STREET MAPLE	2.5" Cal.	Caliper at Installation (inches)				WHITE PINE	8'	Height at Installation (feet)	
	AS	35	Acer x saccharum 'Green Mountain'	5.87%	Percent of Canopy Trees		PN	18	Pinus sylvestris	9.94%	Percent of Evergreen Trees	
			GREEN MOUNTAIN SUGAR MAPLE	2.5" Cal.	Caliper at Installation (inches)				SCOTCH PINE	8'	Height at Installation (feet)	
	CO	53	Celtis occidentalis	8.89%	Percent of Canopy Trees		PZ	17	Pseudotsuga menziesii	9.39%	Percent of Evergreen Trees	
			COMMON HACKBERRY	2.5" Cal.	Caliper at Installation (inches)				DOUGLAS FIR	8'	Height at Installation (feet)	
	GT	36	Gleditsia triacanthos v. inermis 'Skyline'	6.04%	Percent of Canopy Trees							
			SKYLINE HONEYLOCUST	2.5" Cal.	Caliper at Installation (inches)	~~~			c) Understory Trees	180	Count	
	GD	13	Gymnocladus dioicus 'Espresso-JFS'	2.18%	Percent of Canopy Trees	/	AG	18	Amelanchier x grandiflora	10.00%	Percent of Understory Trees	Multi-stem
			ESPRESSO KENTUCKY COFFEETREE	2.5" Cal.	Caliper at Installation (inches)		71		APPLE SERVICEBERRY	8'	Multi-Stemed Height at Installation (feet)	
	LT	43	Liriodendron tulipifera	7.21%	Percent of Canopy Trees	\script	AL	18	Amelanchier laevis	9.94%	Percent of Understory Trees	Multi-stem
			TULIPTREE		Caliper at Installation (inches)				ALLEGHENY SERVICEBERRY	8'	Multi-Stemed Height at Installation (feet)	
	LT4	14	Liriodendron tulipifera	2.35%	Percent of Canopy Trees		BN	17	Betula nigra 'Cully'	9.44%	Percent of Understory Trees	Multi-stem
			TULIPTREE	2.5" Cal.	Caliper at Installation (inches)				HERITAGE RIVER BIRCH	8'	Multi-Stemed Height at Installation (feet)	
	LI	23	Liquidambar styraciflua 'Moraine'	3.86%	Percent of Canopy Trees		BP	16	Betula populifloia 'Whitespire'	8.89%	Percent of Understory Trees	Multi-stem
			MORAINE SWEETGUM	2.5" Cal.	Caliper at Installation (inches)				WHITESPIRE GREY BIRCH	8'	Multi-Stemed Height at Installation (feet)	
	MP	20	Malus 'Prairifire'	3.36%	Percent of Understory Trees		СН	16	Carpinus caroliniana	8.89%	Percent of Understory Trees	Multi-stem
			PRA IRIFIRE CRABAPPLE	2.5" Cal.	Caliper at Installation (inches)				AMERICAN HORNBEAM	8'	Multi-Stemed Height at Installation (feet)	
	PA	52	Platanus xacerifolia 'Morton Circle'	8.72%	Percent of Canopy Trees		CC	18	Cercis canadensis	10.00%	Percent of Understory Trees	Multi-stem
			EXCLAMATION! LONDON PLANETREE	2.5" Cal.	Caliper at Installation (inches)				EASTERN REDBUD	8'	Multi-Stemed Height at Installation (feet)	_
	QB	29	Quercus bicolor	4.87%	Percent of Canopy Trees		СР	17	Cornus alternifolia	9.44%	Percent of Understory Trees	Multi-stem
			SWAMP WHITE OAK	2.5" Cal.	Caliper at Installation (inches)			1,	PAGODA DOGWOOD	8'	Multi-Stemed Height at Installation (feet)	
	QI	29	Quercus imbricaria	4.87%	Percent of Canopy Trees		CM	17	Cornus mas	9.44%	Percent of Understory Trees	Multi-stem
			SHINGLE OAK	2.5" Cal.	Caliper at Installation (inches)		Civi	1,	CORNELIANCHERRY DOGWOOD	8'	Multi-Stemed Height at Installation (feet)	
	TA	21	Tilia americana 'Redmond'	3.52%	Percent of Canopy Trees		HV	12	Hamamelis virginiana	6.67%	Percent of Understory Trees	Multi-stem
			REDMOND AMERICAN LINDEN	2.5" Cal.	Caliper at Installation (inches)		'''	12	AMERICAN WITCHHAZEL	8'	Multi-Stemed Height at Installation (feet)	- Withti-Stein
	TT	30	Tilia tomentosa 'Sterling'	5.03%	Percent of Canopy Trees		MA	15	Malus 'Purple Prince'	8.33%	Percent of Understory Trees	Multi-stem
			STERLING SILVER LINDEN	2.5" Cal.	Caliper at Installation (inches)		IVIA	13	PURPLE PRINCE CRABA PPLE	8'	Multi-Stemed Height at Installation (feet)	_ Withti-stelli
	TC	20	Tilia cordata 'Greenspire'	3.36%	Percent of Canopy Trees		MJ	16	Malus 'JFS-KW5'	8.89%	Percent of Understory Trees	Multi-stem
			GREEN SPIRE LITTLELEAF LINDEN	2.5" Cal.	Caliper at Installation (inches)		1013	10	ROYAL RAINDROPS CRABAPPLE	8'	Multi-Stemed Height at Installation (feet)	With Stelli
	SR	26	Syringa reticulata 'Ivory Silk'	4.36%	Percent of Understory Trees				ROTAL KAINDROFS CRADAFFLE	8	Multi-Stellied Height at histaliation (feet)	
			IVORY SILK JAPANESE TREE LILAC	2.5" Cal.	Caliper at Installation (inches)		$\overline{}$		d) Deciduous Shrubs	334	Count	
	UR	32	Ulmus carpinifolia 'New Horizon'	5.37%	Percent of Canopy Trees		CS	39	Cornus sanguinea 'Cato'	11.68%	Percent of Deciduous Shrubs	3' O.C.
			NEW HORIZON SMOOTHLEAF ELM	2.5" Cal.	Caliper at Installation (inches)			39	ARCTIC SUN DOGWOOD	24"	Height at Installation (inches)	_ 3 O.C.
	UM4	33	Ulmus 'Morton'	5.54%	Percent of Canopy Trees			35	Cornus sericea 'Isanti'	10.48%	Percent of Deciduous Shrubs	4' O.C.
			ACCOLADE ELM	4" Cal.	Caliper at Installation (inches)			33	REDOSIER DOGWOOD	36"	Height at Installation (inches)	4 O.C.
	UM	22	Ulmus 'Morton'	3.69%	Percent of Canopy Trees		TEI	20	1		<u> </u>	41.0.0
			A CCOLA DE ELM	2.5" Cal.	Caliper at Installation (inches)		FI	38	Forsythia x intermedia 'New Hampshire Gold'	11.38%	Percent of Deciduous Shrubs	4' O.C.
	U				· · · · · ·		HP	10	NEW HAMPSHIRE GOLD FORSYTHIA	36"	Height at Installation (inches)	2100
							HP	12	Hydrangea paniculata 'SMHPFL'	3.59%	Percent of Deciduous Shrubs	3' O.C.
			b) Evergreen Trees	181	Count		110	26	FIRE LIGHT HYDRANGEA	24"	Height at Installation (inches)	21.0.0
$\langle \rangle \rangle \rangle$	AC	21	Abies concolor		Percent of Evergreen Trees		HS	36	Hydrangea serrata 'SMNMAKTSR'	10.78%	Percent of Deciduous Shrubs	3' O.C.

TUFF STUFF RED MOUNTAIN HYDRANGEA

VC 28

Physocarpus opulifolius 'Podaras 3'

GRO-LOW FRAGRANT SUMAC

LEMON CANDY NINEBARK

Rhus aromatica 'Gro-Low'

Syringa meyeri 'Palabin'

DWARF KOREAN LILAC

8.38% Percent of Deciduous Shrubs

10.18% Percent of Deciduous Shrubs

8.38% Percent of Deciduous Shrubs

Viburnum carles ii 8.38% Percent of Deciduous Shrubs

KOREAN SPICE VIBURNUM 36" Height at Installation (inches)

24" Height at Installation (inches)

Height at Installation (inches)

11.60% Percent of Evergreen Trees

6.08% Percent of Evergreen Trees

13.26% Percent of Evergreen Trees

9.39% Percent of Evergreen Trees

8' Height at Installation (feet)

Picea abies

Picea omorika

Picea glauca 'Densata'

Height at Installation (feet)

Height at Installation (feet)

Height at Installation (feet)

Percent of Evergreen Trees

Height at Installation (feet)

	VJ	34	Viburnum x juddii	10.18%	Percent of Deciduous Shrubs	4' O.C.
			JUDD VIBURNUM	36"	Height at Installation (inches)	
	WF	22	Weigela x'Dark Horse'	6.59%	Percent of Deciduous Shrubs	4' O.C.
			DARK HORSE WEIGELA	24"	Height at Installation (inches)	
		,			, ,	
, M.//.			e) Evergreen Shrubs	258	Count	
MANAMAN + MANAMA	JS	113	Juniperus chinensis 'Kallay's Compact'	43.80%	Percent of Evergreen Shrubs	4' O.C.
*** + ***			KALLAY'S COMPACT PFITZER JUNIPER	30"	Width at Installation (inches)	
THINK IN THE	JC	145	Juniperus chinensis 'Sea Green'	56.20%	Percent of Evergreen Shrubs	5' O.C.
			SEA GREEN JUNIPER	36"	Width at Installation (inches)	
	PV	12	Pinus mugo 'Valley Cushion'	4.65%	Percent of Evergreen Shrubs	5' O.C.
			DW ARF MOUNTAIN PINE	36"	Width at Installation (inches)	
WH///.			f) Ornamental Grasses	408	Count	
+	CK	159	Calamagrostis xacutiflora 'Karl Foerster'	#1	Size - Mature Height = 4'-6'	30" O.C.
+ =			FEATHER REED GRASS			
	SH	179	Sporobolus heterolepis	#1	Size - Mature Height = 24-36"	24" O.C.
			PRAIRIE DROPSEED			
	SA	70	Ses leria autumnalis	#1	Size - Mature Height = 24-36"	24" O.C.
			AUTUMN MOOR GRASS			
		<u> </u>	g) Perennials	944	Count	
	AB	285	Allium 'Summer Beauty'	#1	Size	18" O.C.
			SUMMER BEAUTY ONION			
	НН	282	Hemerocallis 'Happy Returns'	#1	Size	18" O.C.
			HAPPY RETURNS DA YLILY			
	HR	1	Hemerocallis 'Rosy Returns'	#1	Size	18" O.C.
			ROSY RETURNS DA YLILY			
	HL	188	Hemerocallis 'Little Wine Cup'	#1	Size	18" O.C.
			LITTLE WINE CUP			
	PH	188	Phlox subulata 'Purple Beauty'	SP4	Size	12" O.C.
		<u> </u>	PURPLE BEAUTY CREEPING PHLOX			
		$oxed{oxed}$	i) Mis c. Materials			
		368	Shredded Hardwood Mulch		C.Y.	
	1	40,972	Sod		S.Y.	
		1	Turf Seed and Blanket		AC.	
		9.85	Turi Seed and Dianket			
		9.85 1.5	Wet Meadow Seed Mix & Erosion Control Blanket		AC.	
					AC. AC.	

NOTE 1: FOUNDATION PLANTINGS ARE NOT INCLUDED IN THE OVERALL PLANT QUANTITIES

GARY R. WEBER ASSOCIATES, INC



PHONE: 630-668-7197 www.grwainc.com

CIVIL ENGINEER:

CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100 AURORA, IL 60502

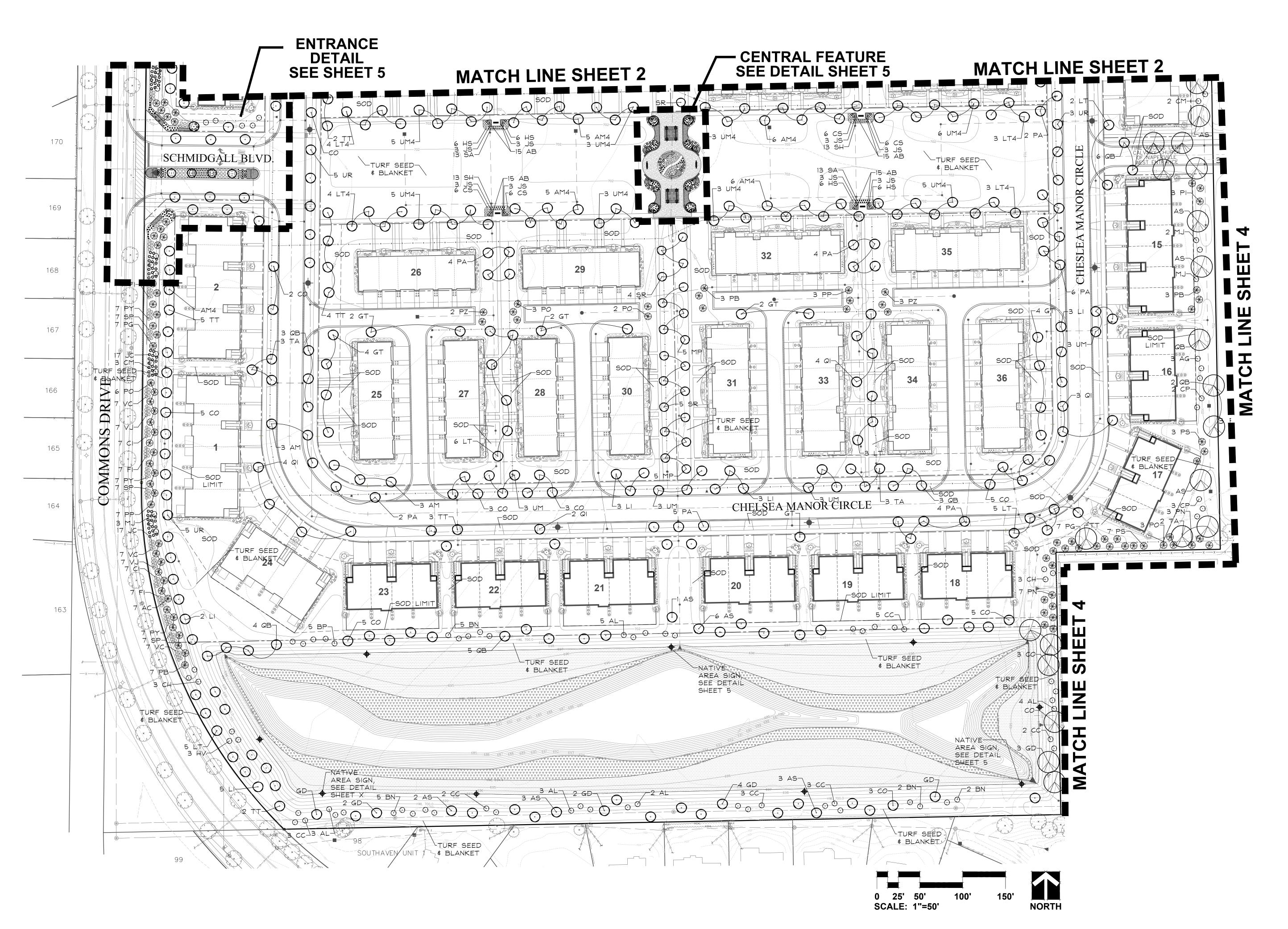
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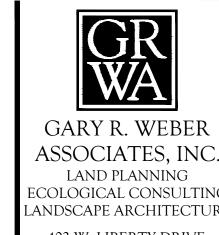
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10.22.21 REVISIONS

DATE	5.21.21
PROJECT NO.	MI20182
DRAWN	TRC
CHECKED	MGM
SHEET NO	









SUITE 100

CEMCON, LTD. 2280 WHITE OAK CIRCLE AURORA, IL 60502

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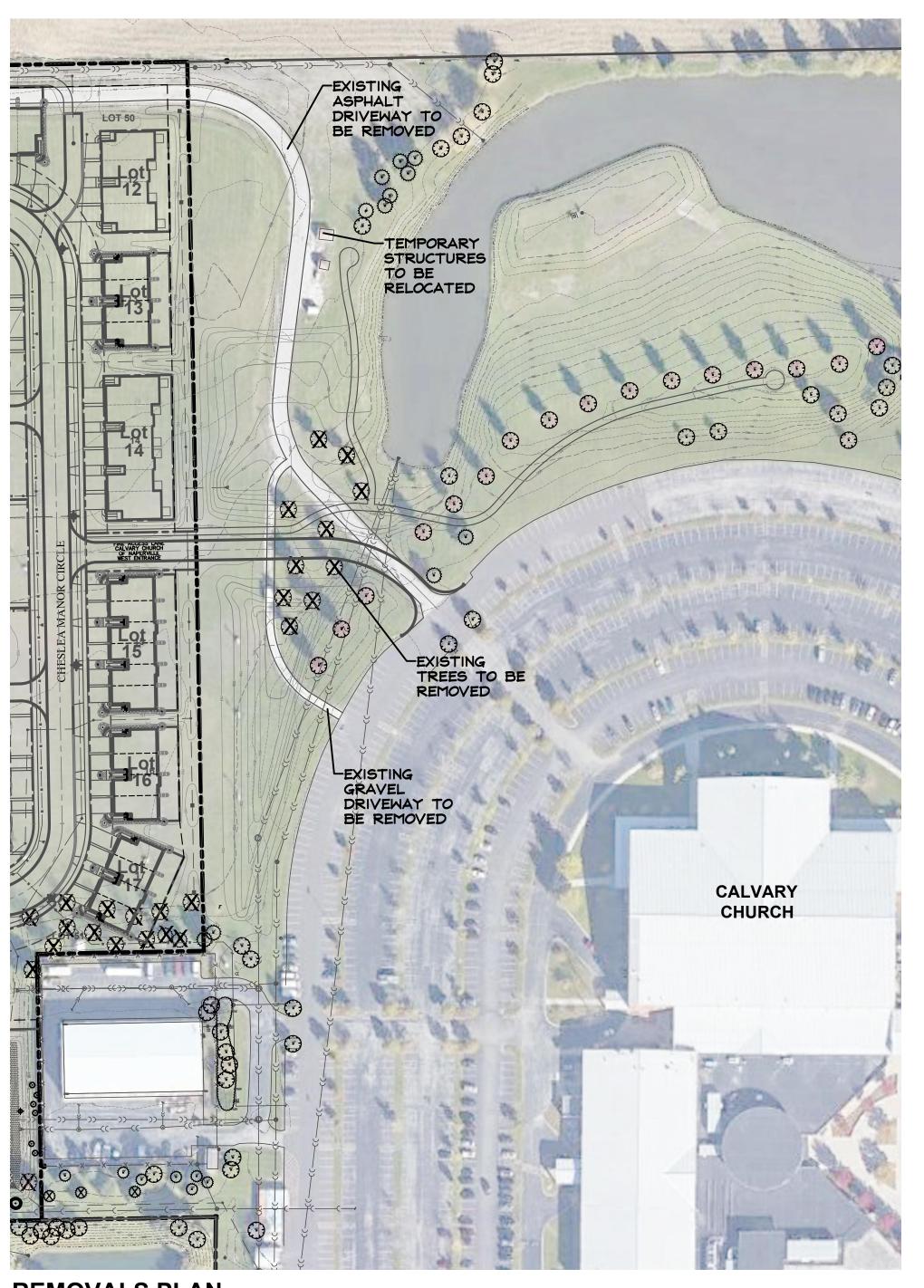
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10.22.21 REVISIONS

DATE 5.21.21 MI20182 PROJECT NO. DRAWN CHECKED MGM SHEET NO.





**REMOVALS PLAN** 

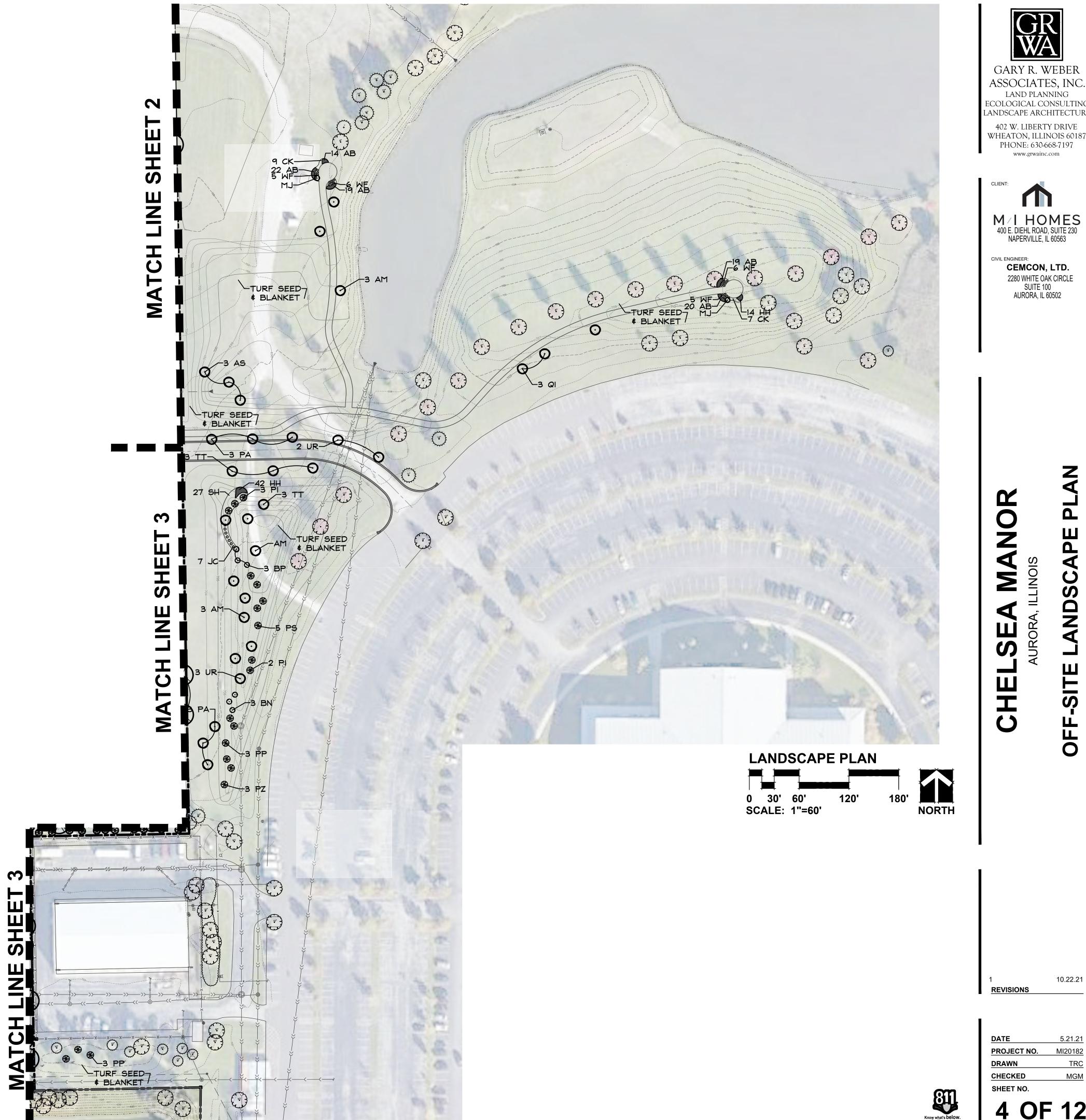
0 50' 100' SCALE: 1"=100'

NORTH

#### TREE REMOVAL LEGEND

TREE TO BE PRESERVED

TREE TO BE REMOVED



GARY R. WEBER

ASSOCIATES, INC LAND PLANNING ECOLOGICAL CONSULTING ANDSCAPE ARCHITECTUR

www.grwainc.com

M/I HOMES 400 E. DIEHL ROAD, SUITE 230 NAPERVILLE, IL 60563

CIVIL ENGINEER:

CEMCON, LTD.

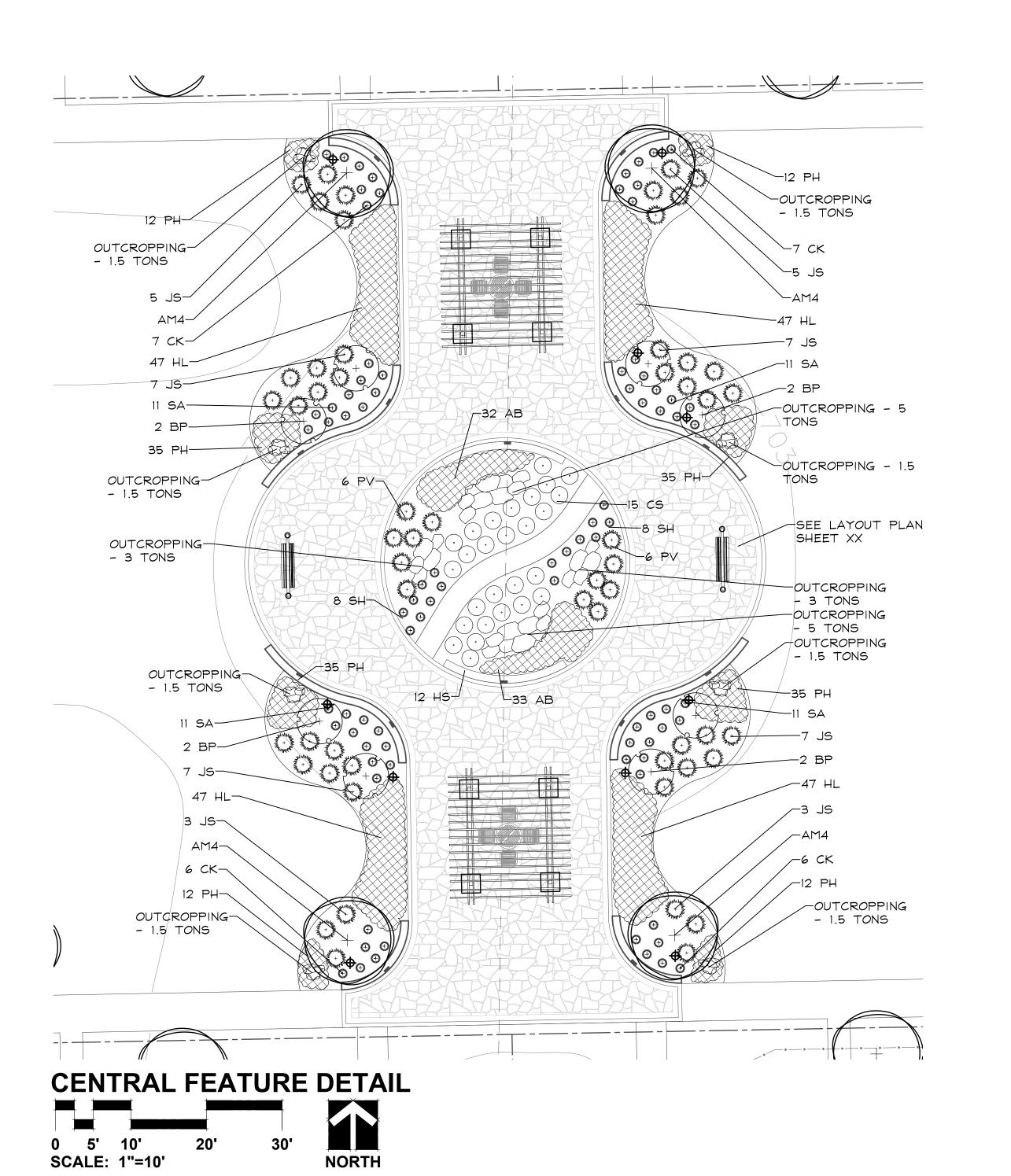
2280 WHITE OAK CIRCLE SUITE 100 AURORA, IL 60502

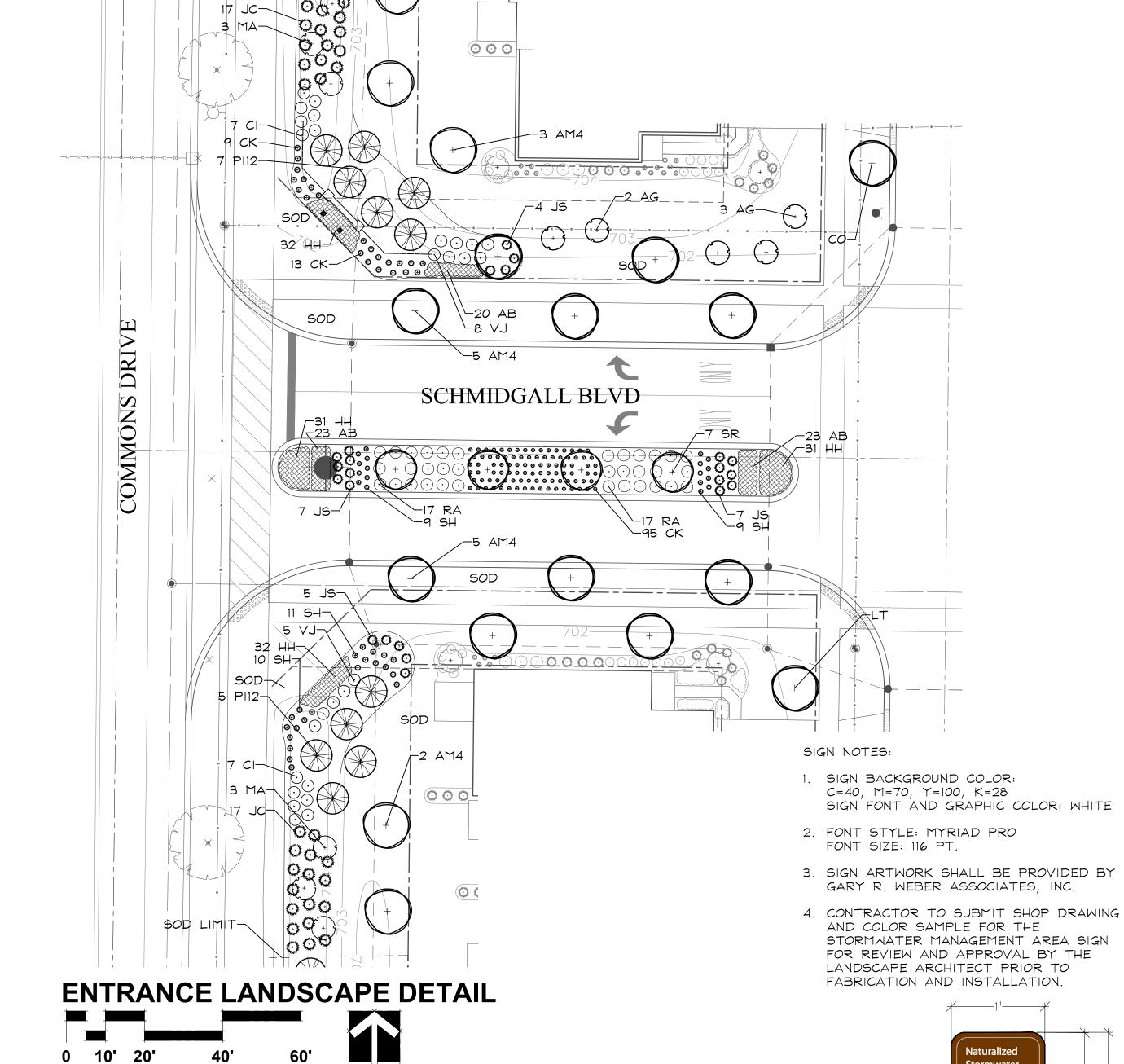
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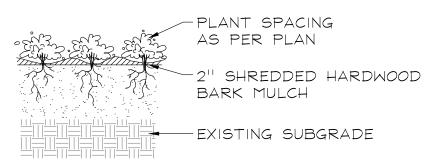
**OFF-SITE** 

MI20182 CHECKED





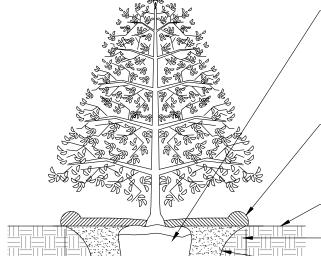
### **PLANTING DETAILS**



PERENNIALS AND GROUNDCOVERS **NOT TO SCALE** 

-AVOID PLACING SOIL OVER ROOT CROWN. SET ROOT BALL 3-6" HIGHER THAN FINISHED GRADE. -2" SHREDDED HARDWOOD BARK MULCH. FORM SAUCER AROUND OUTSIDE. FINISHED GRADE EXISTING SUBGRADE

**DECIDUOUS AND EVERGREEN SHRUBS NOT TO SCALE** 



AT LEAST 2X -Root Ball Dia.

**EVERGREEN TREES** 

NOT TO SCALE

-MAINTAIN EXPOSURE OF ROOT FLARE. IF ROOT FLARE IS NOT EXPOSED, CAREFULLY REMOVE EXCESS SOIL SET ROOT BALL SO THAT BASE OF ROOT FLARE IS 3-6" HIGHER THAN ADJACENT FINISH GRADE.

-3" SHREDDED HARDWOOD BARK MULCH. FORM SAUCER AROUND OUTSIDE EDGE. (1" AT BASE OF TRUNK)

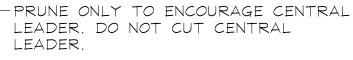
FINISHED GRADE

-EXISTING SUBGRADE

PLANTING PIT TO BE AT LEAST TWICE AS WIDE AS ROOT BALL.

> ROOT BALL DIA. **DECIDUOUS TREES NOT TO SCALE**

AT LEAST 2X



SCALE: 1"=20'

MAINTAIN EXPOSURE OF ROOT FLARE. IF ROOT FLARE IS NOT EXPOSED, CAREFULLY REMOVE EXCESS SOIL. SET ROOT BALL SO THAT BASE OF ROOT FLARE IS 3-6" HIGHER THAN ADJACENT FINISH GRADE.

-3" SHREDDED HARDWOOD BARK MULCH. FORM SAUCER AROUND OUTSIDE EDGE (1" AT BASE OF TRUNK)

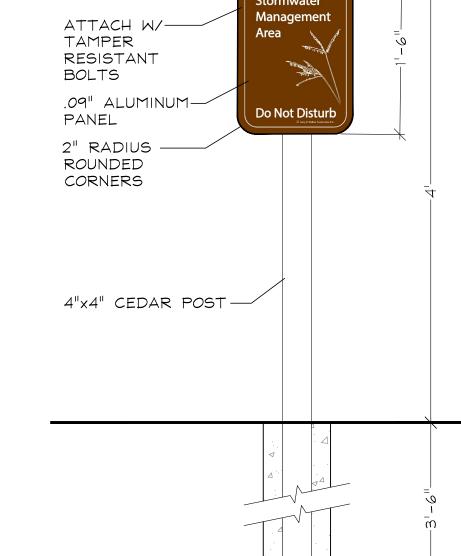
-FINISHED GRADE

-EXISTING SUBGRADE PLANTING PIT TO BE AT LEAST TWICE AS WIDE AS ROOT BALL.

-EROSION CONTROL BLANKET ALL SLOPES 4:1 AND GREATER WET MEADOW EMERGENT OPEN WATER NWL-24 INCHES NWL-6 INCHES 6 INCHES (+) IN IN DEPTH BELOW NWL DEPTH BELOW NWL ABOVE NWL DISTANCE VARIES DISTANCE VARIES DISTANCE VARIES

PLANT COMMUNITY SECTION **NOT TO SCALE** 

**NORTH** 



Naturalized

NATURALIZED AREA SIGN DETAIL NOT TO SCALE





CIVIL ENGINEER: CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100

AURORA, IL 60502

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10.22.21 **REVISIONS** 

DATE 5.21.21 PROJECT NO. MI20182 DRAWN CHECKED MGM SHEET NO.



CHARLESTOWN SERIES TYPICAL FOUNDATION PLAN

SCALE: 1"=10'

FOUNDATION LENGTH: 415 L.F.

LANDSCAPING REQUIRED: 4.1 C.T.E.

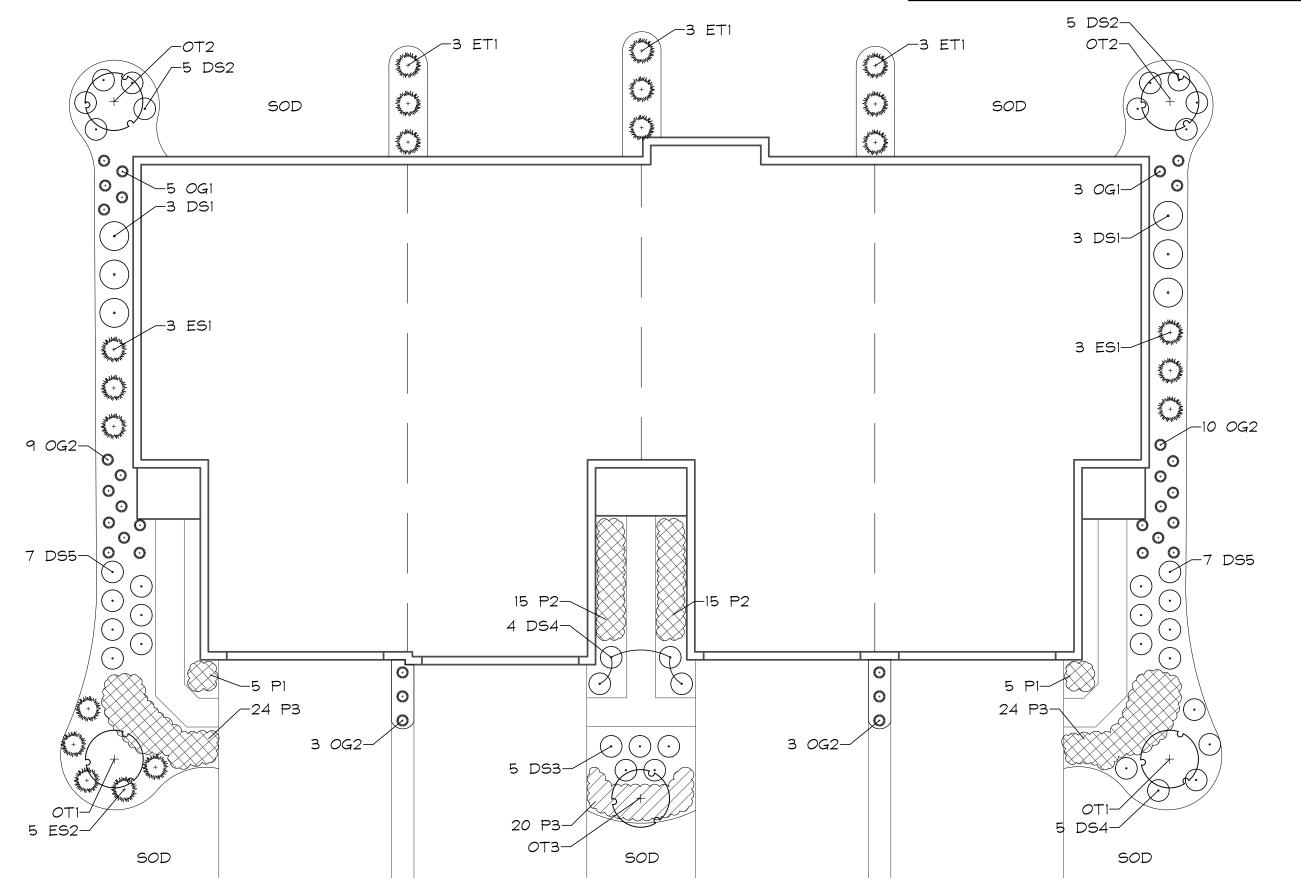
LANDSCAPING PROVIDED: 7.6 C.T.E.

5 ORNAMENTAL TREES

9 EVERGREEN TREES

39 DECIDUOUS SHRUBS

18 EVERGREEN SHRUBS



## CHARLESTOWN SERIES TYPICAL FOUNDATION PLAN SCALE: 1"=10"

FOUNDATION LENGTH: 362 L.F.
LANDSCAPING REQUIRED: 3.6 C.T.E.
LANDSCAPING PROVIDED: 7.6 C.T.E.
5 ORNAMENTAL TREES
9 EVERGREEN TREES
47 DECIDUOUS SHRUBS
11 EVERGREEN SHRUBS

## 4 UNIT FOUNDATION PLANT LIST (BUILDINGS 5, 12, 24)

(DOILDINGS 3, 12, 24)								
Key		Botanical/Common Name	Size	Remarks				
		UNDERSTORY TREES						
<i>O</i> T1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall					
<i>0</i> T2	1	Syringa pekinensis 'Morton' CHINA SNOW PEKING LILAC	6' Tall					
<i>O</i> T3	2	Cercis canadensis EASTERN RED BUD	6' Tall					
		EVERGREEN TREES						
E†1	9	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall					
		DECIDUOUS SHRUBS						
DS1	6	Cornus sericea 'Baileyi' BAILEY'S REDTWIG DOGWOOD	36" Tall	5' O.C.				
DS2	14	Aronia melanocarpa 'Morton' IROQUOIS BEAUTY CHOKEBERRY	24" Tall	3' O.C.				
DS3	4	Hydrangea Paniculata 'SMHPLQF' LITTLE QUICK FIRE HYDRANGEA	24" Tall	3' O.C.				
DS4	15	Rosa 'Redrazz' RED KNOCKOUT ROSE	24" Tall	3' O.C.				
		EVERGREEN SHRUBS						
ES1	8	Juniperus sabina 'Blue Forest'' BLUE FOREST JUNIPER	24" Wide	4' O.C.				
ES2	10	Taxus x media 'Densiformis' DENSE YEW	24" Wide	4' O.C.				
		PERENNIALS AND ORNAMENTAL GRASS	SES					
0G1	6	Calamagrostis acutiflora 'Karl Foerster' FEATHER REED GRASS	#1	24" O.C.				
P1	36	Hemerocallis 'Happy Returns' HAPPY RETURNS DAYLILY	#1	18" O.C.				
P2	54	Hosta 'Patriot' PATRIOT HOSTA	#1	18' O.C.				
P3	56	Heuchera 'Georgia Peach' GEORGIA PEACH CORAL BELLS	#1	18" O.C.				
OG2	10	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.				
		MISC. MATERIALS						
	10	SHREDDED HARDWOOD MULCH	C.Y.					

#### 4 UNIT FOUNDATION PLANT LIST A (BUILDINGS 6, 7, 8, 9, 10, 13, 16, 17)

`			,	
Key		Botanicai/Common Name	Size	Remarks
		UNDERSTORY TREES		
<i>O</i> TI	2	Amelanchier grandiflora APPLE SERVICEBERRY	6' Tall	
<i>0</i> T2	2	Cornus alternifolia PAGODA DOGWOOD	6' Tall	
<i>0</i> T3	1	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	6' Tall	
		EVERGREEN TREES		
ET1	9	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Forsythia x intermedia 'New Hampshire ( NEW HAMPSHIRE GOLD FORSYTHIA	Gold' 36" Tall	5' O.C.
DS2	10	Forsythia 'nimbus' SHOW OFF SUGAR BABY FORSYTHIA	24" Tall	
DS3	5	Rhus aromatica 'Gro-low' GRO-LOW SUMAC	24" Tall	4' O.C.
DS4	9	Weigela florida 'Bromwell' FINE WINE WEIGELA	24" Tall	4' O.C.
DS5	17	Cotinus coggygria 'NCC01' WINECRAFT BLACK SMOKEBUSH	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	6	Taxus x media 'Densiformis' DENSE YEW	24" Wide	4' O.C.
ES2	5	Juniperus chinensis var. sargentii 'Viridis' SARGENT JUMIPER	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	ES	
<i>0</i> G1	8	Miscanthus sinensis 'Purpurascens' PURPLE MAIDEN GRASS	#1	24" O.C.
PI	10	Phlox 'Forever Pink' FOREVER PINK PHLOX	#1	12" O.C.
P2	30	Liriope muscari 'Big Blue' BIG BLUE LILYTURF	#1	18" O.C.
P3	68	Hemerocallis 'Rosy Returns' ROSY RETURNS DAYLILY	#1	18" O.C.
OG2	25	Sporobolus heterolepis PRAIRIE DROPSEED	#1	18" O.C.
		MISC. MATERIALS		

C.Y.

10 SHREDDED HARDWOOD MULCH

## 4 UNIT FOUNDATION PLANT LIST B (BUILDINGS 18, 19, 20, 21, 22, 23

	•	BUILDINGS 18, 19, 20, 2	1, 22, 23)	
Key	Qty	Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
ОТІ	2	Amelanchier grandiflora APPLE SERVICEBERRY	6' Tall	
OT2	2 2	Cornus alternifolia PAGODA DOGWOOD	6' Tall	
ОТЗ	3 1	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	6' Tall	
		EVERGREEN TREES		
EΤΙ	9	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DSI	6	Forsythia x intermedia 'New Hampshire ( NEW HAMPSHIRE GOLD FORSYTHIA	Gold' 36" Tall	5' O.C.
DS2	2 10	Fothergilla gardenii DWARF FOTHERGILLA	24" Tall	3' O.C.
DS3	3 5	Hydrangea paniculata 'SMHPLQF' LITTLE QUICK FIRE HYDRANGEA	24" Tall	4' O.C.
DS <sub>4</sub>	4 9	Weigela florida 'Verweig' SONIC BLOOM RED WEIGELA	24" Tall	4' O.C.
DS	5 17	Viburnum x juddii JUDD VIBURNUM	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	6	Juniperus chinensis 'Kallay's Compact' KALLAY'S COMPACT PFITZER JUNIPER	24" Wide	4' O.C.
ES2	2 5	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	ES	
0G1	8	Panicum virgatum 'Northwind' NORTHWIND SWITCHGRASS	#1	24" O.C.
P1	10	Heuchera 'Rasberry Regal' 'RASBERRY REGAL' HEUCHERA	#1	18" O.C.
P2	30	Hosta sieboldiana 'Frances William' FRANCES WILLIAM HOSTA		18" O.C.
P3	68	Allium 'Summer Beauty' SUMMER BEAUTY ONION	#1	18" O.C.
OG2	2 25	Sesleria autumnalis AUTUMN MOOR GRASS	#1	18" O.C.
		MISC. MATERIALS		
	10	SHREDDED HARDWOOD MULCH	C.Y.	



GARY R. WEBER
ASSOCIATES, INC.
LAND PLANNING
ECOLOGICAL CONSULTING
LANDSCAPE ARCHITECTUR
402 W. LIBERTY DRIVE
WHEATON, ILLINOIS 60187
PHONE: 630-668-7197



CIVIL ENGINEER:

CEMCON, LTD.

2280 WHITE OAK CIRCLE
SUITE 100
AURORA, IL 60502

AURORA, ILLINOIS

CHELSEA MAN
AURORA, ILLINOIS

1 10.22.21 REVISIONS

DATE 5.21.21
PROJECT NO. MI20182
DRAWN TRC
CHECKED MGM
SHEET NO.



6 OF 12

## 4 UNIT FOUNDATION PLANT LIST (BUILDINGS 3, 4)

, – ,				
Key		Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OT1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
<i>0</i> T2	1	Syringa pekinensis 'Morton' CHINA SNOW PEKING LILAC	6' Tall	
ОТЗ	2	Cercis canadensis EASTERN RED BUD	6' Tall	
		EVERGREEN TREES		
ET1	9	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Cornus sericea 'Baileyi' BAILEY'S REDTWIG DOGWOOD	36" Tall	5' O.C.
DS2	14	Aronia melanocarpa 'Morton' IROQUOIS BEAUTY CHOKEBERRY	24" Tall	3' O.C.
DS3	14	Hydrangea paniculata 'SMHPLQF' LITTLE QUICK LEAF HYDRANGEA	24" Tall	3' O.C.
DS4	5	Rosa 'Radrazz' RED KNOCKOUT ROSE	24" Tall	3' O.C.
		EVERGREEN SHRUBS		
ES1	7	Taxus x media 'Densiformis' DENSE YEW	24" Wide	4' O.C.
ES2	10	Juniperus sabina 'Blue Forest' BLUE FOREST JUNIPER	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	BES	
OG1	10	Calamagrostis acutiflora 'Karl Foerster' FEATHER REED GRASS	#1	24" O.C.
P1	70	Hemerocallis 'Happy Returns' HAPPY RETURNS DAYLILY	#1	18" O.C.
P2	42	Hosta 'Patriot' PATRIOT HOSTA	#1	18' O.C.
P3	14	Heuchera 'Georgia Peach' GEORGIA PEACH CORAL BELLS	#1	18" O.C.
OG2	9	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.
		MISC MATERIALS		
	10	SUPEDDED HARDMOOD MILLOH		

## 6 UNIT FOUNDATION PLANT LIST (BUILDING 11)

10 SHREDDED HARDWOOD MULCH

Key		Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OT1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
ОТ3	2	Cercis canadensis EASTERN RED BUD	6' Tall	
ОТЗ	2	Malus 'Prairifire' PRAIRIFIRE CRABAPPLE	6' Tall	
		EVERGREEN TREES		
ET1	15	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Viburnum x juddii JUDD VIBURNUM	36" Tall	4' O.C.
DS2	10	Wiegela florida 'Verweig' MY MONET WIEGELA	24" Tall	
DS3	10	Hydrangea paniculate 'SMHPLQF' LITTLE QUICKFIRE HYDRANGEA	24" Tall	3' O.C.
DS4	8	Cornus sericea 'Farrow' ARTIC FIRE REDTWIG DOGWOOD	24" Tall	3' O.C.
DS5	14	Cotinus coggygria 'NCC01' WINECRAFT BLACK SMOKEBUSH	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	7	Taxus x media 'Densiformis' DENSE YEW	24" Wide	4' O.C.
ES2	10	Juniperus virginiana 'Blue Mountain'' NORDIC BLUE JUNIPER	24" Wide	5' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	ES	
0G1	11	Panicum virgatum 'Northwind' NORTHWIND SWITCHGRASS	#1	24" O.C.
P1	12	Phlox 'Forever Pink' FOREVER PINK PHLOX	#1	12" O.C.
P2	72	Hosta 'Patriot' PATRIOT HOSTA	#1	18' O.C.
P3	81	Hemerocallis 'Rosy Returns' ROSY RETURNS DAYLILY	#1	18" O.C.
OG2	14	Sesleria autumnalis AUTUMN MOOR GRASS	#1	18" O.C.
		MISC MATERIALS		
	13	SHREDDED HARDWOOD MULCH		



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CIVIL ENGINEER: CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100

AURORA, IL 60502

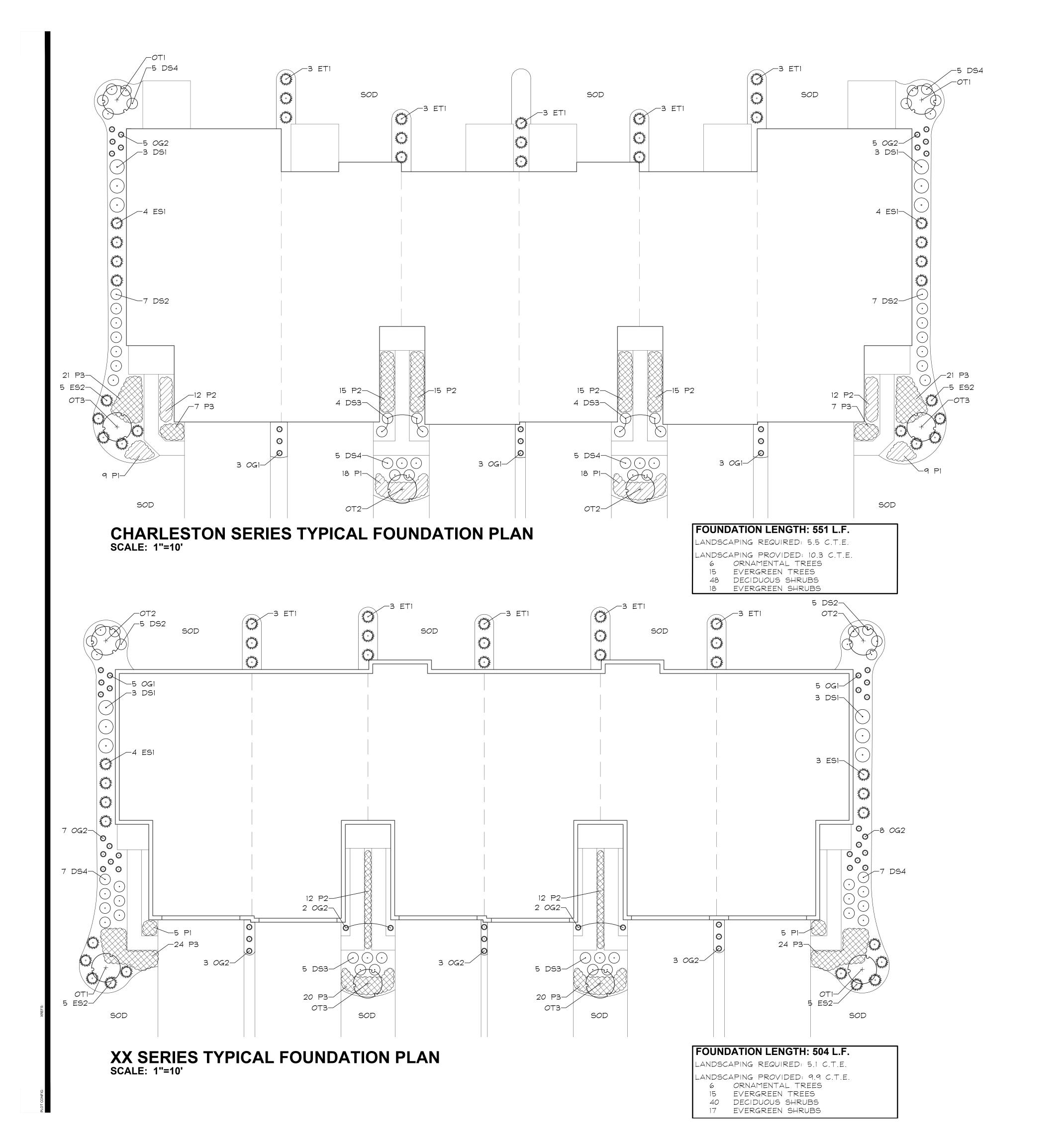
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10.22.21 REVISIONS

5.21.21 MI20182 CHECKED





## 6 UNIT FOUNDATION PLANT LIST (BUILDING 1, 2, 14)

Key	QTY	Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
<i>O</i> T1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
<i>0</i> T2	2	Syringa pekinensis 'Morton' CHINA SNOW PEKING LILAC	6' Tall	
<i>0</i> T3	2	Betula populifolia 'Whitespire' WHITESPIRE BIRCH	6' Tall	
		EVERGREEN TREES		
ET1	15	Thuja occidentalis 'Techny' TECHNY ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Cornus sericea 'Baileyi' BAILEY'S REDTWIG DOGWOOD	36" Tall	5' O.C.
DS2	14	Aronia melanocarpa 'Morton' IROQUOIS BEAUTY CHOKEBERRY	24" Tall	3' O.C.
DS3	4	Hydrangea Quercifolia 'Ruby Slippers' 'RUBY SLIPPERS' OAKLEAF HYDRANGE		3' O.C.
DS4	20	Syringa meyeri 'Palibin' DWARF KOREAN LILAC	24" Tall	4' O.C.
		EVERGREEN SHRUBS		
ES1	8	Juniperus sabina 'Blue Forest'' BLUE FOREST JUNIPER	24" Wide	4' O.C.
ES2	10	Taxus x media 'Densiformis' DENSE YEW	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	SES	
OG1	9	Calamagrostis acutiflora 'Karl Foerster' FEATHER REED GRASS	#1	24" O.C.
P1	54	Hemerocallis 'Happy Returns' HAPPY RETURNS DAYLILY	#1	18" O.C.
P2	84	Hosta 'Patriot' PATRIOT HOSTA	#1	18' O.C.
P3	56	Heuchera 'Georgia Peach' GEORGIA PEACH CORAL BELLS	#1	18" O.C.
OG2	10	Panicum virgatum 'Northwind' NORTHWIND SWITCHGRASS	#1	24" O.C.
		MISC. MATERIALS		
	13	SHREDDED HARDWOOD MULCH	C.Y.	

## 6 UNIT FOUNDATION PLANT LIST (BUILDING 15)

•		•		
Key		Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OTI	2	Amelanchier grandiflora APPLE SERVICEBERRY	6' Tall	
OT2	2	Cornus alternifolia PAGODA DOGWOOD	6' Tall	
ОТ3	2	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	6' Tall	
		EVERGREEN TREES		
ET1	15	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Cornus sericea 'Bailey's' BAILEY'S REDTWIG DOGWOOD	36" Tall	5' O.C.
DS2	10	Forsythia 'nimbus' SHOW OFF SUGAR BABY FORSYTHIA	24" Tall	
DS4	5	Rosa 'Radrazz' RED KNOCKOUT ROSE	24" Tall	3' O.C.
DS4	14	Weigela florida 'Dark Horse DARK HORSE WEIGELA	24" Tall	4' O.C.
		EVERGREEN SHRUBS		
ES1	7	Pinus mugo 'Slowmound' DWARF MOUNTAIN PINE	24" Wide	4' O.C.
ES2	10	Taxus x media 'Everlow' EVERLOW YEW	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	ES	
0G1	10	Miscanthus sinensis 'Purpurascens' PURPLE MAIDEN GRASS	#1	24" O.C.
P1	10	Phlox 'Forever Pink' FOREVER PINK PHLOX	#1	12" O.C.
P2	24	Liriope muscari 'Big Blue' BIG BLUE LILYTURF	#1	18" O.C.
P3	88	Hemerocallis 'Rosy Returns' ROSY RETURNS DAYLILY	#1	18" O.C.
OG2	24	Sporobolus heterolepis PRAIRIE DROPSEED	#1	18" O.C.
		MISC. MATERIALS		
	11	SHREDDED HARDWOOD MULCH	C.Y.	



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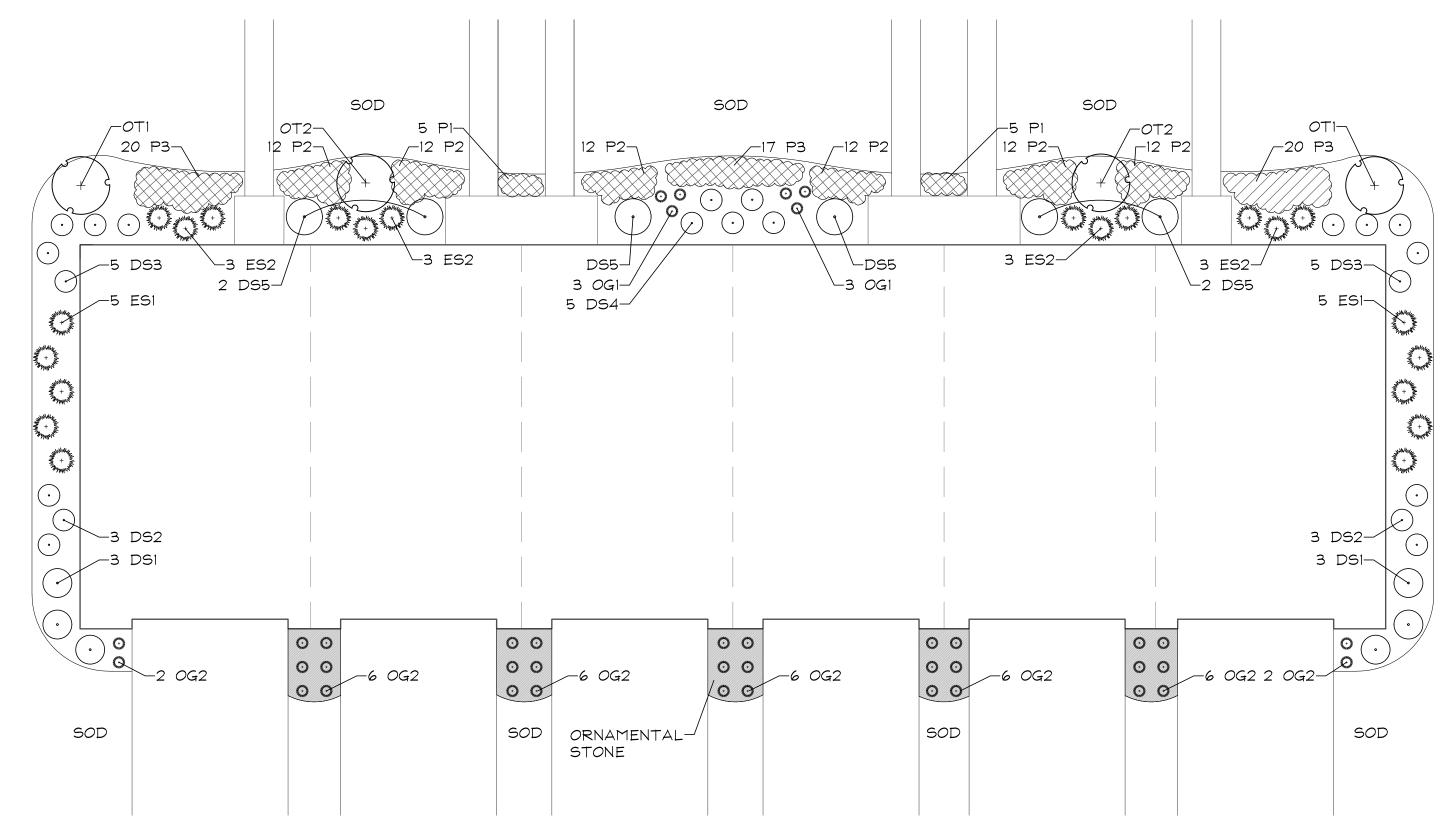


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SUITE 100 AURORA, IL 60502

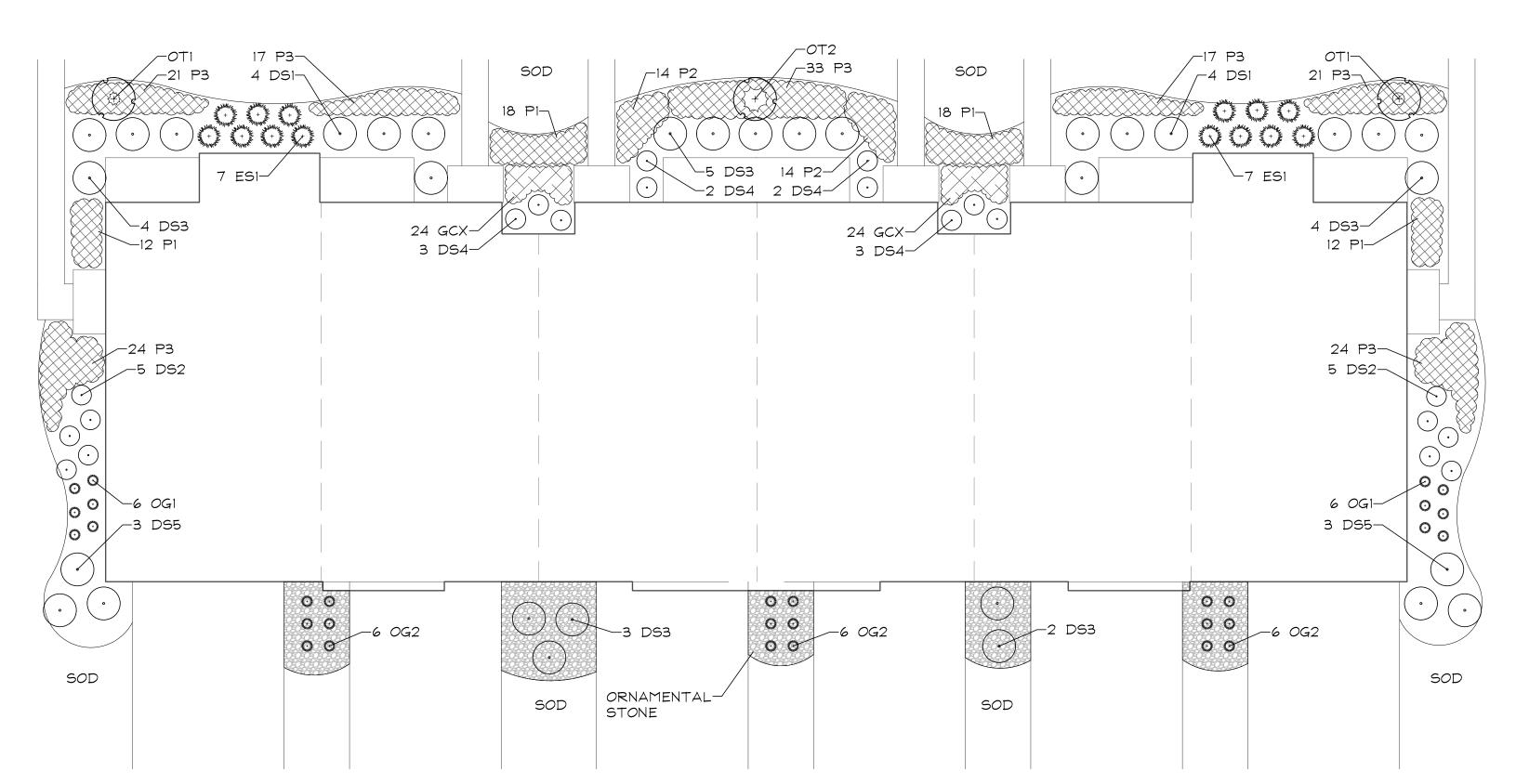
10.22.21 REVISIONS





#### TOWN SQUARE SERIES TYPICAL FOUNDATION PLAN SCALE: 1"=10'

**FOUNDATION LENGTH: 352 L.F.** ANDSCAPING REQUIRED: 3.5 C.T.E. LANDSCAPING PROVIDED: 3.7 C.T.E. ORNAMENTAL TREES 33 DECIDUOUS SHRUBS 22 EVERGREEN SHRUBS



## LINCOLN SQUARE SERIES TYPICAL FOUNDATION PLAN SCALE: 1"=10"

**FOUNDATION LENGTH: 400 L.F.** ANDSCAPING REQUIRED: 4 C.T.E. LANDSCAPING PROVIDED: 4.3 C.T.E. 3 ORNAMENTAL TREES 52 DECIDUOUS SHRUBS 14 EVERGREEN SHRUBS

#### **6 UNIT FOUNDATION** PLANT LIST A (BUILDINGS 26, 27, 29, 30, 43, 46)

`		, , , , ,	,	
Key		Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OT1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
ОТ2	2	Cercis canadensis EASTERN RED BUD	6' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Cornus sericea 'Baileyi' BAILEY'S REDTWIG DOGWOOD	36" Tall	5' O.C.
DS2	6	Aronia melanocarpa 'Morton' IROQUOIS BEAUTY CHOKEBERRY	24" Tall	3' O.C.
DS3	10	Hydrangea Quercifolia 'Ruby Slippers' 'RUBY SLIPPERS' OAKLEAF HYDRANGEA	24" Tall	3' O.C.
DS4	5	Weigela florida 'My Mom's Weigela' MY MOM'S WEIGELA	24" Tall	3' O.C.
DS5	6	Viburnum 'Juddii' JUDD VIBURNUM	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	10	Juniperus sabina 'Blue Forest'' BLUE FOREST JUNIPER	24" Wide	4' O.C.
ES2	6	Juniperus chinensis var. sargentii 'Viridis' GREEN SARGENT JUNIPER	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASSI	ES	
OG1	6	Calamagrostis acutiflora 'Karl Foerster' FEATHER REED GRASS	#1	24" O.C.
P1	10	Hemerocallis 'Happy Returns' HAPPY RETURNS DAYLILY	#1	18" O.C.
P2	72	Hosta 'Patriot' PATRIOT HOSTA	#1	18' O.C.
P3	57	Heuchera 'Georgia Peach' GEORGIA PEACH CORAL BELLS	#1	18" O.C.
OG2	34	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.
		MISC. MATERIALS		
	9	SHREDDED HARDWOOD MULCH	C.Y.	
	1.3	ORNAMENTAL STONE	C.Y.	

### **6 UNIT FOUNDATION** PLANT LIST A (BUILDINGS 31, 34, 37, 39, 41, 42)

•		, , , , , , , , , , , , , , , , , , , ,	,	
Key		Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OTI	2	Amelanchier grandiflora APPLE SERVICEBERRY	6' Tall	
ОТ2	1	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	6' Tall	
		DECIDUOUS SHRUBS		
DS1	8	Syringa meyeri 'Palabin' DWARF KOREAN LILAC	36" Tall	5' O.C.
DS2	10	Forsythia 'nimbus' SHOW OFF SUGAR BABY FORSYTHIA	24" Tall	3' O.C.
DS3	18	Hydrangea paniculate 'Bulk' QUICKFIRE HYDRANGEA	36" Tall	4' O.C.
DS4	10	Weigela florida 'Bokrasopin' SONIC BLOOM PINK WEIGELA	24" Tall	4' O.C.
DS5	6	Cotinus coggygria 'NCC01' WINECRAFT BLACK SMOKEBUSH	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	14	Juniperus chinensis 'Kallay's Compact' KALLAY'S COMPACT	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	BES	
OG1	12	Miscanthus sinensis 'Purpurascens' PURPLE MAIDEN GRASS	#1	24" O.C.
P1	60	Phlox 'Forever Pink' FOREVER PINK PHLOX	#1	12" O.C.
P2	28	Liriope muscari 'Big Blue' BIG BLUE LILYTURF	#1	18" O.C.
P3	157	Hemerocallis 'Rosy Returns' ROSY RETURNS DAYLILY	#1	18" O.C.
OG2	18	Calamagrostis x acutiflora 'Karl Forester FEATHER REED GRASS	' #1	18" O.C.
		MISC. MATERIALS		
	12	SHREDDED HARDWOOD MULCH	C.Y.	
	2.4	ORNAMENTAL STONE	C.Y.	

#### **6 UNIT FOUNDATION** PLANT LIST B (BUILDINGS 25, 28, 44, 45, 48)

Key	Qty	Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OT1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
OT2	2	Cercis canadensis EASTERN RED BUD	6' Tall	
		DECIDUOUS SHRUBS		
DS1	6	Forsythia x intermedia 'New Hampshire on NEW HAMPSHIRE GOLD FORSYTHIA	Gold' 36" Tall	5' O.C.
DS2	6	Weigela X 'Dark Horse' DARK HORSE WEIGELA	24" Wide	4' O.C.
DS3	10	Hydrangea paniculata 'Bulk' QUICK FIRE HYDRANGEA	36" Tall	4' O.C.
DS4	5	Syringa meyeri 'Palibin' DWARF KOREAN LILAC	24" Tall	4' O.C.
DS5	6	Viburnum dentatum ARROWWOOD VIBURNUM	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	10	Pinus mugo 'Slowmound' DWARF MOUNTAIN PINE	24" Wide	4' O.C.
ES2	6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	SES	
OG1	6	Miscanthus sinensis 'Purpurascens' PURPLE MAIDEN GRASS	#1	24" O.C.
P1	10	Liriope muscari 'Big Blue' BIG BLUE LILYTURF	#1	18" O.C.
P2	72	Sedum 'Autumn Joy' AUTUMN JOY SEDUM	#1	18" O.C.
P3	57	Achillea millefolium 'Balvinolet' NEW VINTAGE VIOLET YARROW	#1	18" O.C.
OG2	34	Sporobolus heterolepis PRAIRIE DROPSEED	#1	18" O.C.
		MISC. MATERIALS		
	9	SHREDDED HARDWOOD MULCH	C.Y.	

#### **6 UNIT FOUNDATION** PLANT LIST B (BUILDINGS 32, 33, 35, 36, 38, 40)

C.Y.

1.3 ORNAMENTAL STONE

	ישו	71LD11400 32, 33, 33, 30,	30, <del>4</del> 0)	
Key	Qty	Botanical/Common Name	Size	Remarks
		UNDERSTORY TREES		
OT1	2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	
<i>0</i> T2	1	Cercis canadensis EASTERN RED BUD	6' Tall	
		DECIDUOUS SHRUBS		
DS1	8	Forsythia x intermedia 'New Hampshire ( NEW HAMPSHIRE GOLD FORSYTHIA	Gold' 36" Tall	5' O.C.
DS2	10	Fothergilla gardenii DWARF FOTHERGILLA	24" Tall	3' O.C.
DS3	18	Hydrangea paniculata 'Bulk' QUICK FIRE HYDRANGEA	36" Tall	4' O.C.
DS4	10	Weigela florida 'Verweig' SONIC BLOOM RED WEIGELA	24" Tall	4' O.C.
DS5	6	Viburnum dentatum ARROWWOOD VIBURNUM	36" Tall	5' O.C.
		EVERGREEN SHRUBS		
ES1	14	Juniperus chinensis 'Kallay's Compact' KALLAY'S COMPACT PFITZER JUNIPER	24" Wide	4' O.C.
		PERENNIALS AND ORNAMENTAL GRASS	ES	
OG1	12	Panicum virgatum 'Northwind' NORTHWIND SWITCHGRASS	#1	24" O.C.
P1	60	Achillea millefolium 'Balvinwite' NEW VINTAGE WHITE YARROW	#1	18" O.C.
P2	28	Liriope muscari 'Big Blue' BIG BLUE LILYTURF	#1	18" O.C.
P3	157	Hemerocallis 'Rosy Returns' ROSY RETURNS DAYLILY	#1	18" O.C.
OG2	18	Sporobolus heterolepis PRAIRIE DROPSEED	#1	18" O.C.
		MISC. MATERIALS		
	12	SHREDDED HARDWOOD MULCH	C.Y.	
	2.4	ORNAMENTAL STONE	C.Y.	



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> WHEATON, ILLINOIS 60187 PHONE: 630-668-7197 www.grwainc.com

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CIVIL ENGINEER: CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100

AURORA, IL 60502

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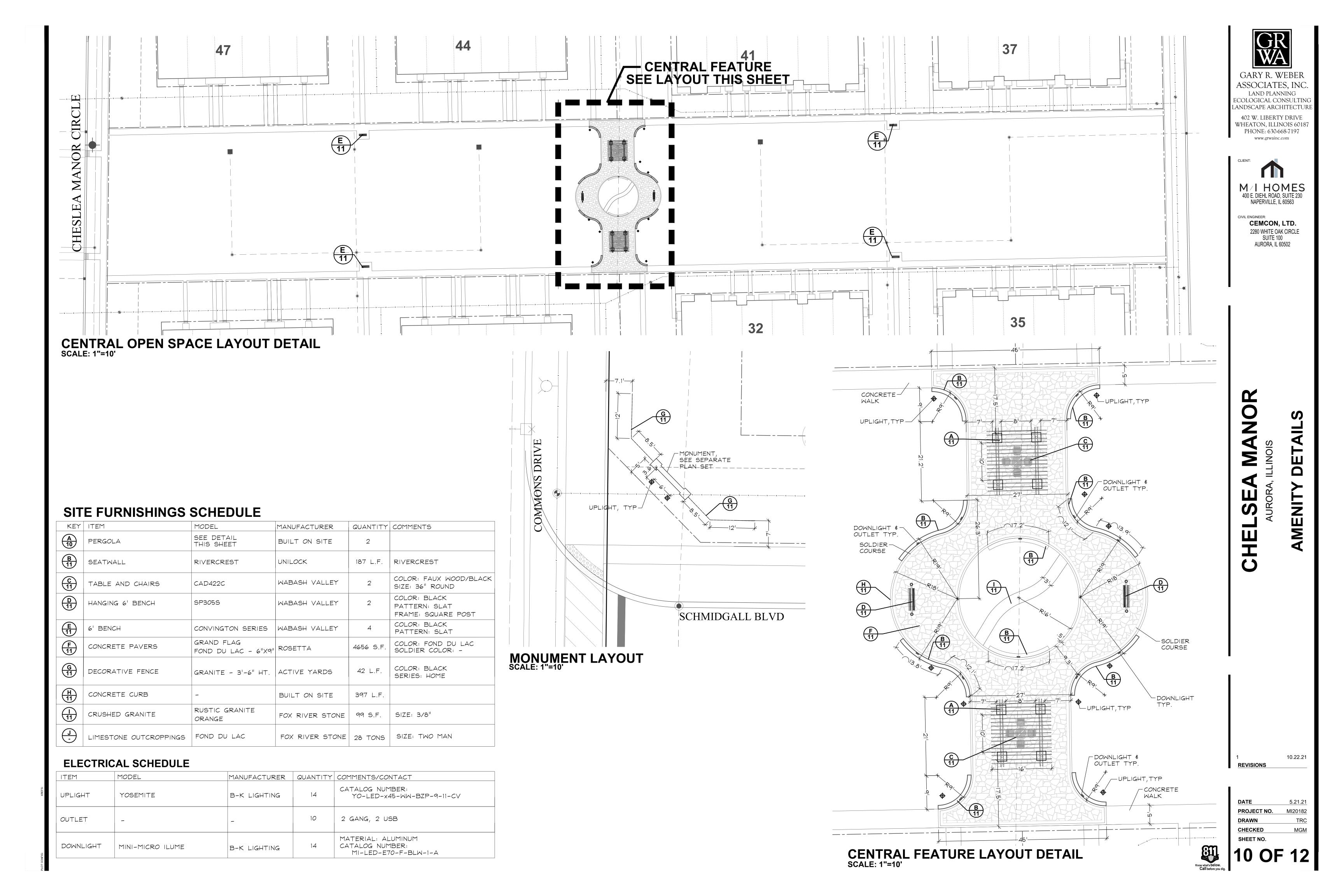
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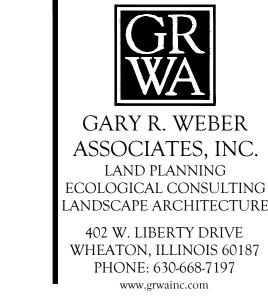
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10.22.21 **REVISIONS** 

DATE 5.21.21 MI20182 PROJECT NO. CHECKED MGM









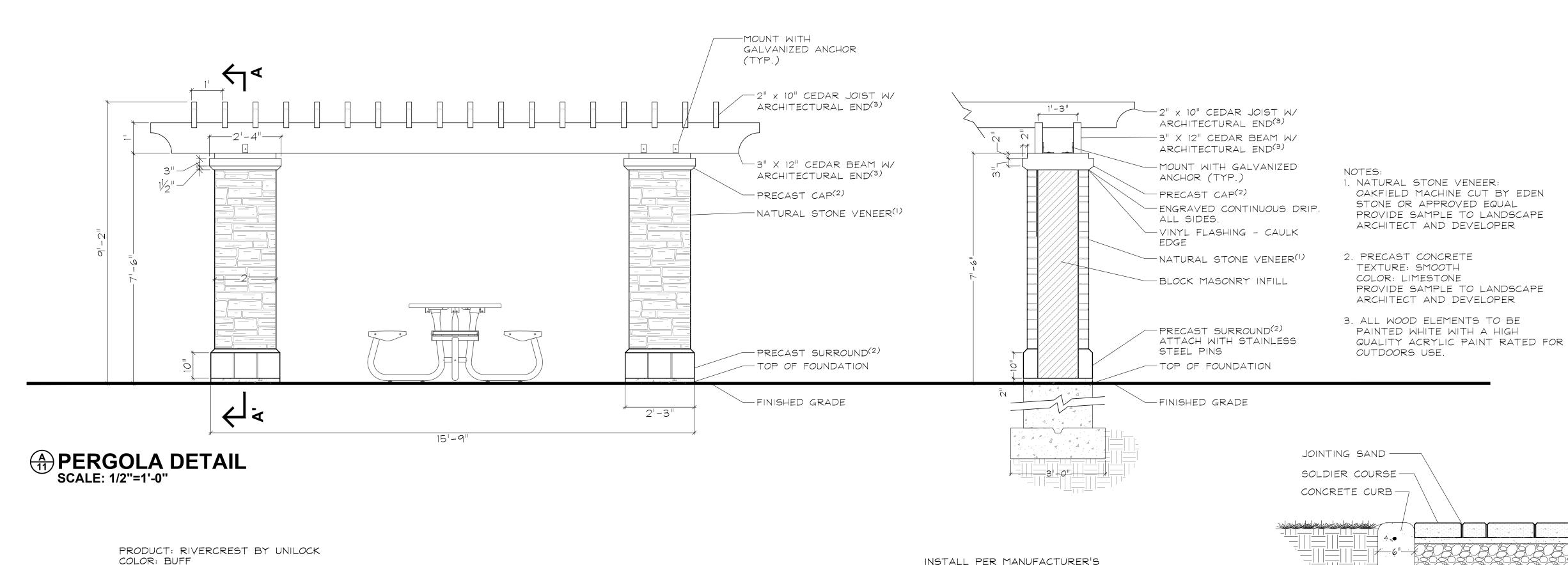
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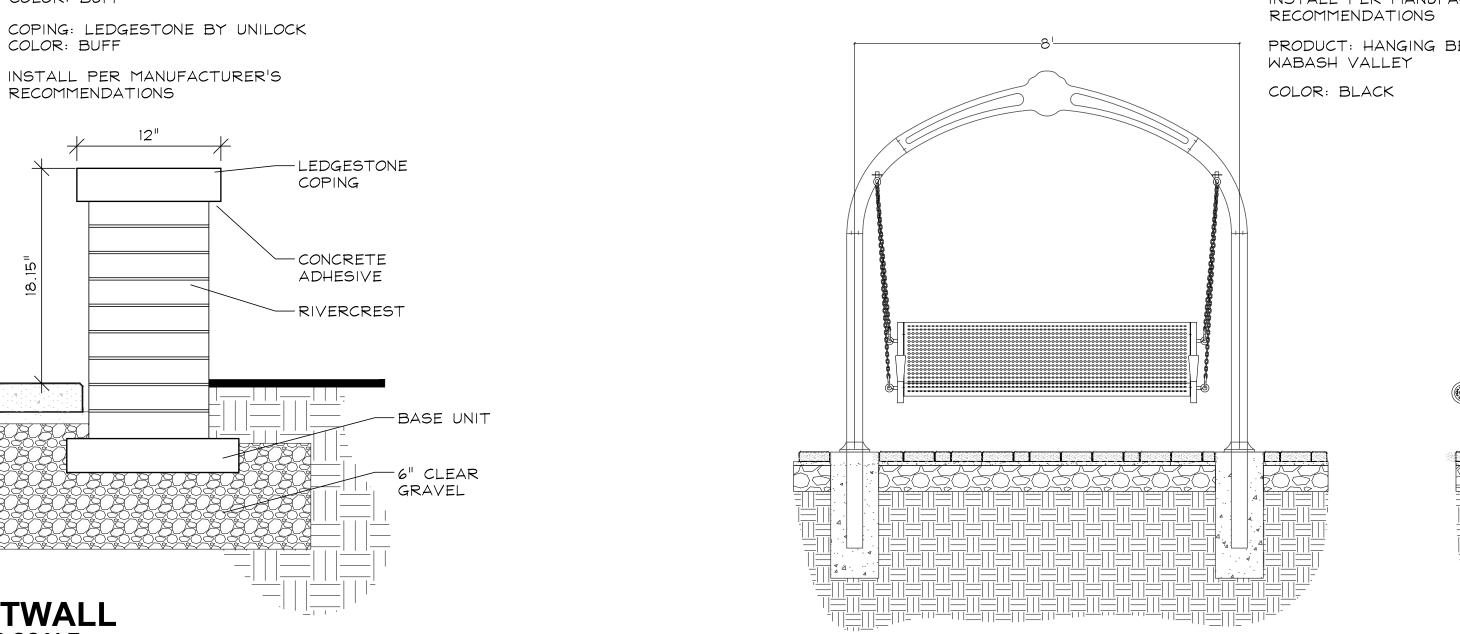
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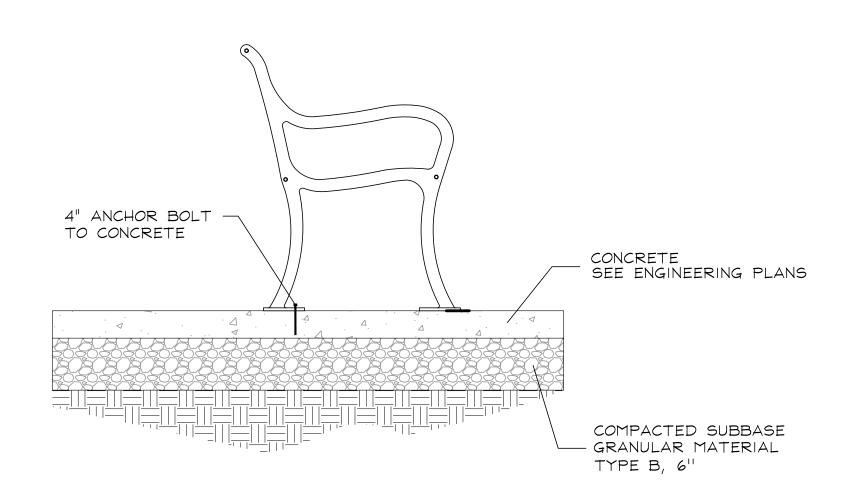
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10.22.21 **REVISIONS** 

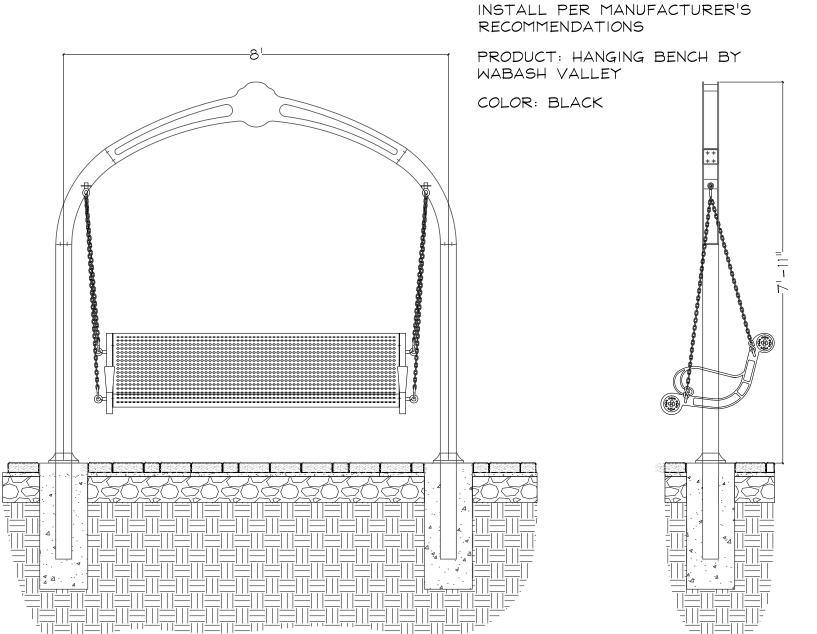
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6' BENCH NOT TO SCALE



PHANGING BENCH NOT TO SCALE

#### BLACK METAL LANDSCAPE EDGING - 12" GALVANIZED STEEL STAKE TO SLIDE THROUGH PREPUNCTURED HOLES 3/16" - 3/8" LIMESTONE SCREENINGS 2" DEPTH MINIMUM COMPACTED SUBBASE GRANULAR MATERIAL TYPE B, 4" DEPTH FILTER FABRIC - COMPACTED SUBGRADE

I LAYOUT I PLAN

-RAILS: 1" X 1"

VARIES

—POSTS: 2" SQ. —PICKETS: 5/8" X 5/8"

FH CONCRETE PAVER & CURB DETAIL NOT TO SCALE

HEIGHT VARIES SEE PLANS

G ORNAMENTAL FENCE NOT TO SCALE

CRUSHED GRANITE PATH NOT TO SCALE

INSTALL PER MANUFACTURER'S RECOMMENDATIONS

PRODUCT: CAMDEN SERIES TABLE AND ATTACHED CHAIRS

COLOR: FAUX WOOD AND BLACK

6" ANCHOR BOLTS -

B SEATWALL NOT TO SCALE

COLOR: BUFF

RECOMMENDATIONS

TABLE AND CHAIRS
NOT TO SCALE

- UNILOCK PAVERS

1" (INCIDENTAL TO PAVERS)

(2 3/8", 6 CM)

- WELL COMPACTED

GRANULAR BASE TYPE B, 6"

- SAND CUSHION

#### 1.1 DESCRIPTION OF WORK

The work shall consist of furnishing, transporting and installing all seeds, plants and other materials

- The establishment of trees, shrubs, perennial, annual and lawn areas as shown on Landscape
- 2. The provision of post-planting management as specified herein; 3. Any remedial operations necessary in conformance with the plans as specified in this document;

#### 1.2 QUALITY ASSURANCE

A. Work shall conform to State of Illinois Horticultural Standards and local municipal requirements.

B. Quality Control Procedures:

4. Permits which may be required.

- 1. Ship landscape materials with certificates of inspection as required by governmental authorities. Comply with governing regulations applicable to landscape materials.
- 2. Do not make substitutions. If specified landscape material is not obtainable, submit to
- Landscape Architect proof of non-availability and proposal for use of equivalent material.

3. Analysis and Standards: Package standard products with manufacturer's certified analysis

#### 1.3 SUBMITTALS

#### A. Planting Schedule

Submit three (3) copies of the proposed planting schedule showing dates for each type of planting

#### B. Maintenance Instruction - Landscape Work

Submit two (2) copies of typewritten instructions recommending procedures to be established by the Owner for the maintenance of landscape work for one full year. Submit prior to expiration of required maintenance periods.

Instructions shall include: watering, fertilizing, spraying, mulching and pruning for plant material and trimming groundcover. Instructions for watering, fertilizing and mowing grass areas shall be provided ten (10) days prior to request for inspection for final acceptance. Landscape Architect shall receive copies of all instructions when issued.

- C. Submit two (2) copies of soil test of existing topsoil with recommendations for soil additive requirement to Landscape Architect for review and written approval.
- D. Submit two (2) samples of shredded hardwood bark mulch, erosion control blankets, and all other products and materials as specified on plans to Landscape Architect for review and written
- E. Nursery packing lists indicating the species and quantities of material installed must be provided to the Owner and/or City upon request.

#### 1.4 JOB CONDITIONS

- A. Examine and evaluate arades, soils and water levels. Observe the conditions under which work is to be performed and notify Landscape Architect of unsatisfactory conditions. Do not proceed with the work until unsatisfactory conditions have been corrected in an acceptable manner.
- B. Utilities: Review underground utility location maps and plans; notify local utility location service; demonstrate an awareness of utility locations; and certify acceptance of liability for the protection of utilities during course of work. Contractor shall be responsible for any damage to utilities or
- C. Excavation: When conditions detrimental to plant growth are encountered such as rubble fill, adverse drainage conditions or obstructions, notify Landscape Architect before planting.

#### 1.5 GUARANTEES

- A. Guarantee seeded and sodded areas through the specified maintenance period (2 yrs) and until final
- B. Guarantee trees, shrubs, and perennials for a period of two (2) years after date of acceptance against defects including death and unsatisfactory growth, except for defects resulting from neglect by Owner, abuse or damage by others or unusual phenomena or incidents which are beyond Landscape Installer's control.
- C. Native Planting Area Performance Criteria

1<sup>st</sup> Full Growing Season: 90% of cover crop shall be established. There shall be no bare areas greater than two (2) square feet in seeded areas. At least 25% of vegetation coverage shall be native, non-invasive species. At least 50% of the emergent species, if planted as plugs shall be alive

2<sup>nd</sup> Full Growing Season: All areas with the exception of emergent zones shall exhibit full vegetative cover. At least 50% of the vegetation coverage shall be native, non-invasive species.

3<sup>rd</sup> Full Growing Season: At least 75% of vegetation coverage shall be native, non-invasive species. Non-native species shall constitute no more than 25% relative aerial coverage of the planted area.

Invasive species for this project shall include the following: Ambrosia artemisiifolia \$ trifida (Common \$ Giant Ragweed), Cirsium arvense (Canada Thistle), Dipsacus laciniatus (Cut-leaved Teasel), Dipsacus sylvestris (Common Teasel), Lythrum salicaria (Purple Loosestrife), Melilotus sp. (Sweet Clover), Phalaris arundinacea (Reed Canary Grass), Phragmites australis (Giant Reed), Fallopia japonica (Japanese Knotweed), Rhamnus cathartica \$ frangula (Common \$ Glossy Buckthorn), Typha

#### LANDSCAPE WORK PART 2 - PLANT MATERIALS

sp. (Broadleaf, Narrowleaf, and Hybrid Cattail).

#### 2.1 LAWN SOD

Provide strongly rooted sod, not less than two (2) years old and free of weeds and undesirable native grasses. Provide only sod capable of growth and development when planted (viable, not dormant) and in strips not more than 18" wide x 4' long. Provide sod composed of a 5-way blend of Kentucky Bluegrass such as: Midnight, Allure, Viva, Washington, Liberty.

#### 2.2 NATIVE PLANTING MIXTURES

Provide fresh, clean, new crop of the species and proportions as specified. Native seed and live plant material shall be obtained from a reputable supplier (approved by Landscape Architect) that has collected from sources east of the Mississippi River within the same EPA Level III Ecoregion as the project site (Central Corn Belt Plains). Any material sourced from outside this ecoregion must be approved by the Landscape Architect prior to installation.

It is the sole responsibility of the Native Landscape Contractor to provide approved seed that meets industry-standard PLS requirements.

#### A. <u>Temporary Cover Crop</u>:

Cover crops shall be installed in all planting areas containing dry mesic, mesic, and wet mesic soils to, stabilize soils, and combat weed pressure during the germination and establishment of the native seeding

#### For spring plantings use Seed Oats at the specified rate below:

<u>Botanical Name</u>	Common Name	lbs. /AC.
Avena sativa	Seed Oats	30.0 lbs.

For fall or dormant plantings, use Regreen® at the specified rates below:

<u>Botanical Name</u>	Common Name	lbs. /AC
Triticum aestivum	Regreeni	10.0 lbs.

B. Emergent Plantings - Stormwater basin bottoms in areas with 6" of water

Botanical Name	Common Name	lbs /AC
Acorus calamus	Sweet Flag	0.500
Alisma subcordatum	Water Plantain	1.250
Iris virginica shrevei	Blue Flag	0.500
Juncus effusus	Common Rush	0.500
Leersia oryzoides	Rice Cut Grass	1.250
Pontederia cordata	Pickerelweed	0.250
Sagittaria latifolia	Common Arrowhead	1.250
Scirpus acutus	Hardstem Bulrush	0.500
Scirpus fluviatilis	River Bulrush	1.000
Scirpus pungens	Chairmakers Rush	0.250
Scirpus validus	Great Bulrush	0.500

Bur Reed

#### Total: 8.750

Note: If emergent zone is permanently flooded seeding will be impossible and live plugs shall be installed at the specified rate. Plugs are specified at a standard 38 cell flat and shall measure 2.25" x 5" with a volume of 11.30 inches. Substitution of plug size must be approved by the Landscape Architect prior

1.000

C. Wet Meadow Seed Mixture - Lower slopes of basin

Common Name 1bs. /AC <u>Botanical Name</u>

#### Grasses and Sedaes

Sparganium eurycarpum

Carex bebbii	Bebbs Oval Sedge	0.250
Carex bicknellii	Bicknells Sedge	0.125
Carex brevior	Plains Oval Sedge	0.250
Carex cristatella	Crested Oval Sedge	0.060
Carex molesta	Field Oval Sedge	0.250
Carex normalis	Spreading Oval Sedge	0.015

0.060

3.000

0.130

0.020

0.031

3.000

0.060 0.030 Dark Green Rush Wool Grass Total Grasses and Sedges: 7.721

Pointed Broom Sedge Common Fox Sedge

Brown Fox Sedge

Dudleys Rush

Switch Grass

Torrevs Rush

Virginia Wild Rye

Fowl manna grass

Wildflowers/Broadleaves Asclepias incarnata

Carex scorparia

Carex yulpinoidea

Elymus virginicus

Panicum viraatum

Scirpus atrovirens

Scirpus cyperinus

Glyceria striata

Juncus dudlevi

Juncus torrevi

Zizia aurea

Carex stipata

Swamp Milkweed Noddina Bur Marigold 0.190 Bidens cernua 0.031 Boltonia asteroides False Aster Chamaecrista fasciculata Partridge pea 0.188 Euthamia gramnifolia Grassleaved Goldenrod 0.300 Eupatorium perfoliatum Common Boneset 0.015 Helenium autumnale 0.063 Sneezeweed Iris virginica shrevei Blue Flag Great Blue Lobelia 0.031 Loebelia siphilitica Monkey Flower Mimulus ringens 0.250 Symphyotrichum novae-angliae New England Aster Pycnanthemum virginianum Common Mountain Mint 0.063 Rudbckia fulgida var.sullvantii Showy Black-Eyed Susan 0.250

Golden Alexanders 0.500 Total Wildflowers/Broadleaves: Fotal Wet Meadow Seed Mixture: 10.758

#### 2.3 GROUNDCOVERS, PERENNIALS AND ANNUALS

Provide plants established and well-rooted in removable containers or integral peat pots and with not less than the minimum number and length of runners required by ANSI Z60.1 for the pot size

#### 2.4 TREES AND SHRUBS

- A. Name and Variety: Provide nursery grown plant material true to name and variety.
- B. Quality: Provide trees, shrubs and other plants complying with the recommendations and requirements of ANSI Z60.1 "Standard for Nursery Stock" and as further specified.
- C. Deciduous Trees: Provide trees of height and caliper listed or shown and with branching configuration recommended by ANSI Z60.1 for type and species required. Provide single stem trees except where special forms are shown or listed. Provide balled and burlapped (B\$B) deciduous
- D. Deciduous Shrubs: Provide shrubs of the height shown or listed and with not less than the minimum number of canes required by ANSI Z60.1 for the type and height of shrub required. Provide balled and burlapped (B\$B) deciduous shrubs.
- E. Coniferous Evergreen: Provide evergreens of the sizes shown or listed. Dimensions indicate minimum spread for spreading and semi-spreading type evergreens and height for other types. Provide auality evergreens with well-balanced form complying with requirements for other size relationships to the primary dimension shown. Provide balled and burlapped (B\$B) evergreen trees and containerized shrubs.
- Inspection: All plants shall be subject to inspection and review at the place of growth or upon delivery and conformity to specification requirements as to quality, right of inspection and rejection upon delivery at the site or during the progress of the work for size and condition of balls or roots, diseases, insects and latent defects or injuries. Rejected plants shall be removed immediately from the site.

#### 2.5 PLANTING SOIL MIXTURE

Provide planting soil mixture consisting of clean uncompacted topsoil (stockpiled at site) to a depth of no less than 12 inches for all planting pits, perennial, annual and groundcover areas; and 6 inches in all turf or native areas. Topsoil shall be conditioned based on any recommendations resulting from the soil test in 1.3.C.

#### 2.6 AMENDED SOIL MIXTURE

Provide amended soil mixture consisting of 20% sand, 30% compost \$ 50% topsoil. Compost shall consist of 35% - 65% organic material and less than 1% manufactured inert material. Amended soil mixture shall pass through a 1/2" screen. Mix materials thoroughly.

#### 2.7 EROSION CONTROL

- A. Lawn Seed Areas Erosion Control Blanket: North American Green DS75, or equivalent approved
- B. Native Areas Erosion Control Blanket: North American Green S150, or equivalent approved equal. C. Shoreline and Sloped Berm Areas Erosion Control Blanket: North American Green SC150, or
- D. Refer to latest Engineering \$ Erosion Control Plans for any areas to receive permanent or

Provide mulch consisting of shredded hardwood. Provide sample to Landscape Architect for approval prior to ordering materials.

#### LANDSCAPE WORK PART 3 - EXECUTION

long-term blanket installation.

#### 3.1 PLANTING SCHEDULE

At least thirty (30) days prior to the beginning of work in each area, submit a planting schedule for approval by the Landscape Architect.

#### 3.2 PLANTINGS

#### A. Sodding New Lawns

- Remove existing grass, vegetation and turf. Dispose of such material legally off-site, do not turn over into soil being prepared for lawns.
- 2. Till to a depth of not less than 6"; apply soil amendments as needed; remove high areas and fill in depressions; till soil to a homogenous mixture of fine texture, remove lumps, clods, stones over 1" diameter, roots and other extraneous matter. Dispose of such material legally
- 3. Sodded areas shall receive an application of commercial fertilizer at the rate of 10 lbs. per 1,000 sq. ft. and shall have an analysis of 16-8-8.
- 4. Lay sod within 24 hours from time of stripping.
- 5. Lay sod to form a solid mass with tightly fitted joints. Butt ends and sides of sod strips; do not overlap. Stagger strips to offset joints in adjacent courses. Work from boards to avoid damage to subgrade or sod. Tamp or roll lightly to ensure contact with subgrade. Work sifted soil into minor cracks between pieces of sod; remove excess to avoid smothering of

#### 6. Water sod thoroughly with a fine spray immediately after planting.

#### B. Seeding Native Areas

shall not receive fertilizer.

- 1. The period for planting prairie seed shall be from April 1 to June 15 or September 15 to just before the first frost. Seeding outside of these timeframes must be approved by the
- 2. The General Contractor and Native Landscape Contractor shall be responsible for performing all work necessary to achieve and maintain an acceptable seedbed prior to seeding. All areas must be properly prepared before seeding begins. Equipment having low unit pressure ground contact shall be utilized within the planting areas.
- 3. If present, compacted soils shall be disked or raked prior to seeding. Remedial measures for the access area may, at the direction of the Wetland Consultant, involve ripping from 12 to 18 inches of the soil horizon prior to disking.

4. Prior to seeding, planting areas shall have at least twelve inches of clean un-compacted topsoil.

Clumps, clods, stones over 2" diameter, roots and other extraneous matter shall be removed

- and disposed of legally off-site. 5. Granular mycorrhizal innoculants shall be installed with the seed mix at a rate of 40lbs/ acre. Inoculant can be banded under seed, worked into seed or added into spray tanks. Native areas
- 6. Contractor shall be solely responsible for the proper handling and storage of the seed according to the best seed handling and storage practices, including fungicide treatments and stratification considerations. Owner shall make no compensation for damage to the seed because of improper storage, cleaning, threshing, or screening operations.
- 7. Except where site conditions preclude their use, seeding shall be performed using a Truax drill, Truax Trillion seeder, or comparable equipment designed specifically for installation of native seed. For areas where site conditions preclude the use of specialized equipment, seed may be installed through hand broadcasting and followed by light raking. Hand broadcast seed shall be spread at twice the specified rate. Other methods of seed installation may be used with prior approval from the Landscape Architect.
- 8. Prior to starting work, all seeding equipment shall be calibrated and adjusted to sow seeds at the proper seeding rate. In general, the optimum seeding depth is 0.25 inch below the soil surface. Areas where the seed has not been incorporated into the soil to the proper depths will not be accepted, and no compensation for materials or labor for the rejected work will be made by the Owner.

#### 9. Seeding and soil tracking/firming shall not be done during periods of rain, severe drought, high winds, excessive moisture, frozen ground, or other conditions that preclude satisfactory results.

- 10. Wet meadow areas shall be planted, and seed allowed to germinate (if possible), prior to flooding with significant amounts of water.
- 11. After the seeding operation is completed, install erosion control blanket per manufacturer's
- specifications.

#### C. Groundcover and Perennial Beds

Groundcover, perennials, and annuals shall be planted in continuous beds of planting soil mixture a minimum of 12" deep. Install per spacing indicated on plan.

#### D. Trees and Shrubs

- 1. Set balled and burlapped (B\$B) stock plumb and in center of pit or trench with top of ball at an elevation that will keep the root flare exposed upon backfill and mulching. Remove burlap from top and sides of balls; retain on bottoms. When set, place additional topsoil backfill around base and sides of ball and work each layer to settle backfill and eliminate voids and air pockets. When excavation is approximately 2/3 full, water thoroughly before placing remainder of backfill. Repeat watering until no more is absorbed. Water again after placing final layer of backfill
- 2. Dish top of backfill to allow for mulching. Provide additional backfill berm around edge of excavations to form shallow saucer to collect water.
- 3. Mulch pits, trenches and planted areas. Provide not less than 2" thickness of mulch and work into top of backfill and finish level with adjacent finish grades. Maintain exposed root flare at
- all times. 4. Prune only injured or dead branches from flowering trees, if any. Protect central leader of tree during shipping and pruning operations. Prune shrubs to retain natural character in accordance with standard horticultural practices.
- 5. Remove and replace excessively pruned or ill-formed stock resulting from improper pruning.
- 6. The Contractor shall be wholly responsible for assuring that all trees are planted in a vertical and plumb position and remain so throughout the life of this contract and guarantee period Trees may or may not be staked and guyed depending upon the individual preference of the Contractor; however, any bracing procedure(s) must be approved by the Owner prior to its

#### 3.3 INITIAL MAINTENANCE

- A. Begin maintenance immediately after planting, continuing until final acceptance. A minimum of thirty (30) days.
- B. Maintain planted and seeded areas by watering, rolling/regrading, replanting and implementing erosion control as required to establish vegetation free of eroded or bare areas.
- C. Native Planting areas are to be mowed only once per spring during the initial three year

#### 3.4 NATIVE LANDSCAPED AREAS CONTINUED MONITORING # MAINTENANCE

#### A. Monitoring

The Owner shall notify the City upon completion of plantings. The Owner's Environmental Specialist shall inspect the plantings and provide the City with a copy of the planting locations, species, and quantities for verification by the City.

The Owner's Environmental Specialist shall inspect the plantings at least twice per year during the three-year term of the Establishment and Maintenance Cash Bond or Letter of Credit, to determine compliance with the minimum annual performance criteria (See 1.5C Guarantees). A

monitoring report will be provided to the County by January 31st following each growing season.

#### B. Maintenance:

#### First Season

With the exception of the emergent area, native seeding areas should be mowed to a height of 6" to control annual nonnative and invasive species early in the growing season. Mowing, including weed whipping, should be conducted during prior to weed seed production. Mowing height and timing may need to be adjusted per target species. Small quantities of undesirable plant species, shall be controlled by hand pulling prior to the development and maturity of the plant. Hand removal shall include the removal of all above-ground and below-ground stems, roots and flower masses prior to development of seeds. Herbicide should be applied as necessary by a trained and licensed operator that is competent in the identification of native and nonnative herbaceous plants. Debris and litter shall be removed from the native areas and storm structures shall be inspected and maintained as

#### Second Season

Control of undesirable plant species during the second growing season shall consist primarily of precise herbicide application. Mowing and weed whipping shall be conducted as needed during the early growing season and as needed to a height of 6 to 8 inches to prevent annual weeds from producing seed. Debris and litter shall be removed from the native areas and storm structures shall be inspected and maintained as necessary.

Seasonal mowing and herbicide will continue as above but should be reduced over time. Debris and litter shall be removed from the native areas and storm structures shall be inspected and maintained as necessary. At the completion of the third growing season (dependent on fuel availability; dominance of graminoid species; and favorable weather conditions), fire may be introduced to the planted areas as the primary management tool.

State and local permits shall be required prior to controlled burning. Burning shall be conducted by trained professionals experienced in managing smoke in urban environments. Prior to a controlled burn, surrounding property owners as well as local fire and police departments shall be notified. A burn plan detailing preferred wind direction and speed, location of fire breaks, and necessary personnel and equipment shall be prepared and utilized in planning and burn implementation.

The initial burn shall be dependant on fuel availability which is directly related to the quantity and quality of grasses contained within the plant matrix. Timing of the burn shall be determined based on results of the annual monitoring indicating species composition of the management area and other analysis of management goals. Generally, burns shall be scheduled from spring to fall on a rotational basis. Burn frequency shall also be dependant on the species composition within the management area. Generally, a new prairie restoration area shall be burned annually for two years after the second or third growing season after planting and then every 2-3 years thereafter, burning 50-75% of the area.

#### C. Long Term Prairie Management/Maintenance

A final compliance report and Long-Term Operation and Maintenance Plan shall be submitted by the Developer/Owner's Environmental Specialist no less than 60 days prior to the expiration of any landscape Cash Bond or Letter of Credit posted for the native areas. Final acceptance and release shall be determined by the County or Municipality upon inspection of the site to verify compliance.

The Long -Term Operation and Maintenance Plan shall be written to include guidelines and schedules for burning, mowing, application of herbicide, debris/litter removal and inspection schedule for storm structures and sediment removal.

#### 3.5 CLEAN UP AND PROTECTION

- A. During landscape work, store materials and equipment where directed. Keep payements clean and work areas and adjoining areas in an orderly condition.
- B. Protect landscape work and materials from damage due to landscape operations, operations by other trades and trespassers. Maintain protection during installation and maintenance periods. Treat, repair or replace damaged landscape work as directed by Landscape Architect.

#### 3.6 INSPECTION AND ACCEPTANCE

be responsible for maintenance.

- A. The Landscape Architect reserves the right to inspect seeds, plants, trees and shrubs either at place of growth or at site before planting for compliance with requirements for name, variety, size, quantity, quality and mix proportion.
- B. Supply written affidavit certifying composition of seed mixtures and integrity of plant materials with respect to species, variety and source.
- C. Notify the Landscape Architect within five (5) days after completing initial and/or supplemental D. When the landscape work is completed, including maintenance, the Landscape Architect will, upon

request, make a final inspection to determine acceptability. After final acceptance, the Owner will

#### SITE AMENITIES

#### 4.0 DESCRIPTION OF WORK

- A. The work consist of all labor, materials, work and equipment necessary and required to complete site amenities as shown on drawings or specified herein, including, but not limited to:
- 1. Submission of color and material samples to Owner for design concept conformance review prior to construction
- 2. Submission of shop drawings to Landscape Architect and Owner for design concept conformance review prior to construction.
- 3. Submission of construction schedule to Landscape Architect 4. Verification of existing conditions and underground utilities in the field prior to construction.
- Contractor shall notify Landscape Architect of any variance from construction drawings. Contractor is responsible for any damage to utilities.
- 5. Secure and pay for all permits, fees, inspections and schedule all inspections related to work, including J.U.L.I.E. locates.
- 6. Comply with all applicable codes.

#### 4.1 JOB CONDITIONS

A. Examine and evaluate grades, and soils. Provide soil testing and verify soils structural integrity. Observe the conditions under which work is to be performed and notify owner of unsatisfactory conditions. Do not proceed with the work until unsatisfactory conditions have been corrected in an acceptable manner

B. Utilities: Review underground utility location maps and plan; Notify J.U.L.I.E; demonstrate an awareness of utility location; and certify acceptance of liability for the protection of utilities during course of work. Contractor shall be responsible for any damage to utilities or property.

All streets and curbs must be cleaned at the end of each working day. D. All OSHA requirements for safety must be adhered to at all times.

#### 4.2 GUARANTEES

Guarantee site amenities 1 year from final acceptance by Owner on workmanship and materials. B. Where failures have occurred resulting from the concrete not meeting the specified design strength, or workmanship, it shall be the responsibility of the subcontractors in connection with the supplier

#### 4.3 SUBMITTALS

A. Construction Schedule: Promptly after award of the Contract, the Contractor shall prepare and submit an estimated construction progress schedule for the Work, including sub-schedule of related activities which are essential to its progress, as well as lead-time for materials. 1. Show complete sequence of construction by activity, with dates for beginning and completion of each element of construction. Schedule to represent a continuous flow of construction activities

to take responsibility to make restitution for their resulting repair work created by the problem.

- so that there are no business days of non-activity on site. Product samples: Submit samples of all payers, architectural precast, bench and bollard colors for approval prior to delivery to site
- Product Data: Submit product data for all materials. D. Provide names and contact information for any subcontractors and suppliers.

4.4 PRODUCT DELIVER, STORAGE, AND HANDLING

#### A. Loading and Shipment:

- Pack carefully for transportation, with exercise of all customary and reasonable precautions against damage in transit, all materials to be used for the work. 2. Load and ship all materials in a sequence mutually agreed upon by the General Contractor and
- B. Unloading and Storage: 1. Receive and unload at site all materials with necessary care in handling to avoid damage or
- 2. Store materials clear of ground on non-staining skids. Wood containing tannin, chemical
- treatment, or excessive amounts of resin shall not be used 3. Cover materials with waterproof, clean canvas, or polyethylene for protection from construction or natural elements.

#### 4.5 INSTALLATION

B. Fence

This work shall consist of providing and installing the Benches and footings as detailed on the plans. The Benches shall be installed per manufacturer's recommendations. This item shall be paid for at the contract unit price per unit of BENCH installed, which price shall include all installation

This work shall consist of providing and installing the Fence and Gate as detailed on the plans.

The Fence shall be installed per manufacturer's recommendations. This item shall be paid for at the

This work shall consist of providing and installing all concrete and base materials, as detailed on

contract unit price per linear foot of FENCE installed, which price shall include all installation required. C. Concrete

the plans. The concrete shall be installed per the engineering specifications.

All material shall be washed prior to completion.

This work shall consist of providing and installing all concrete pavers and base materials, as detailed on the plans. The pavers shall be installed per the engineering specifications.

#### B. Protect work and materials from damage due to operations by other trades and trespassers. Maintain protection during installation.

4.6 CLEAN UP AND PROTECTION

4.7 INSPECTION AND ACCEPTANCE A. Owner's representative reserves the right to inspect materials and workmanship at the site prior to, during construction, or at the time of inspection for compliance with the construction

documents and specifications. B. Notify representative when completed, for final inspection and review for conformance with design GARY R. WEBER

ASSOCIATES, INC LAND PLANNING ECOLOGICAL CONSULTING LANDSCAPE ARCHITECTURI

402 W. LIBERTY DRIVE WHEATON, ILLINOIS 60187 PHONE: 630-668-7197 www.grwainc.com



CIVIL ENGINEER: CEMCON, LTD. 2280 WHITE OAK CIRCLE SUITE 100 AURORA, IL 60502

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10.22.21 REVISIONS

5.21.21 MI20182 PROJECT NO.

MGM

CHECKED SHEET NO.

DRAWN