

Final Landscape Plan

EOLA PRESERVE

Aurora, Illinois

April 15, 2025

CONSULTANTS:



LANDSCAPE ARCHITECT:

GARY R. WEBER ASSOCIATES, INC

402 W. LIBERTY DRIVE

WHEATON, ILLINOIS 60187



CIVIL ENGINEER:

CEMCON, Ltd.

CONSULTING ENGINEERS, LAND SURVEYORS & PLANNERS

2280 WHITE OAK CIRCLE, SUITE 100

AURORA, IL 60502-9675



LOCATION MAP

SCALE: 1"=500'



INDEX OF SHEETS

SHEET NO.	DESCRIPTION
0	COVER SHEET
1	OVERALL LANDSCAPE PLAN
2	LANDSCAPE PLAN
3	LANDSCAPE PLAN
4	TYPICAL FOUNDATION LANDSCAPE PLANS
5	TYPICAL FOUNDATION LANDSCAPE PLANS
6	TREE PRESERVATION PLAN
7	TREE INVENTORY
8	TREE INVENTORY
9	LANDSCAPE SPECIFICATIONS

SYMBOL LEGEND

STORM SEWER	
SANITARY SEWER	
WATER MAIN	
SANITARY MANHOLE	
STORM MANHOLE	
CATCH BASIN	
STORM INLET	
RIP RAP	
VALVE IN VAULT	
VALVE IN BOX	
FIRE HYDRANT	
FLARED END SECTION	
STREET LIGHT	
1 FOOT CONTOURS	
CURB AND GUTTER	
PROPERTY LINE	
EASEMENT LINE	
SETBACK LINE	
NATURALIZED AREA SIGN	



Landscape Data Table: Planting Material Key		
Note: Symbols are blackline for proposed grayscale for existing		
Canopy Trees (minimum size 2.5 caliper) Count:	247	
Evergreen Trees (minimum size 6 feet) Count:	54	
Understory Trees (minimum size 2.5 caliper or 8 feet if multi-stemmed) Count:	62	
Evergreen Shrubs (minimum of 18 inches) Count:	0	
Deciduous Shrubs (minimum of 18 inches) Count:	0	
Ornamental Grasses Count:	0	
Perennials Count:	43	
Annuals Count:	0	
Groundcover Square Footage:	0	
Turf (Seeded) Square Footage:	47855	
Turf (Sod) Square Footage:	84611	
Native Prairie Planting Square Footage:	63888	
Native Wetland Planting Square Footage:	17949	

Landscape Data Table: CTEs Provided			
	CTE Value	Count Provided	Total CTEs Provided
Canopy Trees	1	247	247
Evergreen Trees	1/3	54	18
Understory Trees	1/3	62	21
Deciduous Shrubs	1/20	0	0
Evergreen Shrubs	1/20	0	0
Total:		363	286

Landscape Implementation Data Table: Plant List by Category						
	QTY	Percent	SYM	BOTANICAL NAME (Family / Genus / Species)	COMMON NAME	SIZE
Canopy Trees	16	6%	AR	Acer x freemanii 'Redpointe'	REDPOINTE MAPLE	2.5" Cal.
	19	8%	AM	Acer miyabei 'Morton' (Sapindaceae / Acer / Acer)	STATE STREET MAPLE	2.5" Cal.
	23	9%	AS	Acer x saccharum 'Green Mountain'	GREEN MOUNTAIN SUGAR MAPLE	2.5" Cal.
	21	9%	CO	Celtis occidentalis (Cannabaceae / Celtis / Celtis)	COMMON HACKBERRY	2.5" Cal.
	18	7%	GT	Gleditsia tricanthos var. inermis 'Skyline'	SKYLINE HONEYLOCUST	2.5" Cal.
	16	6%	GD	Gymnocladus dioicus 'Espresso-JFS'	ESPRESSO KENTUCKY COFFEETREE	2.5" Cal.
	21	9%	PM	Platanus x acerifolia 'Morton Circle'	EXCLAMATION! LONDON PLANETREE	2.5" Cal.
	25	10%	QB	Quercus bicolor (Fagaceae / Quercus / Quercus)	SWAMP WHITE OAK	2.5" Cal.
	19	8%	QR	Quercus rubra (Fagaceae / Quercus / Quercus)	RED OAK	2.5" Cal.
	22	9%	TA	Tilia americana 'Redmond' (Malvaceae / Tilia / Tilia)	REDMOND AMERICAN LINDEN	2.5" Cal.
	22	9%	TT	Tilia tomentosa 'Sterling' (Malvaceae / Tilia / Tilia)	STERLING SILVER LINDEN	2.5" Cal.
	25	10%	UM	Ulmus 'Morton Glossy' (Ulmaceae / Ulmus / Ulmus)	TRIUMPH ELM	2.5" Cal.
	Total:	247	100%			
	6	11%	AC	Abies concolor (Pinaceae / Abies / Abies)	WHITE FIR	6' Ht.
	14	26%	PA	Picea abies (Pinaceae / Picea/ Picea abies)	NORWAY SPRUCE	6' Ht.
Evergreen Trees	14	26%	PG	Picea glauca 'Densata' (Pinaceae / Picea / Picea)	BLACK HILLS SPRUCE	6' Ht.
	12	22%	PO	Picea omonika (Pinaceae / Picea / Picea)	SERBIAN SPRUCE	6' Ht.
	8	15%	PS	Pinus strobus (Pinaceae / Pinus / Pinus)	WHITE PINE	6' Ht.
	Total:	54	100%			
	12	19%	AG	Amelanchier x grandiflora (Rosaceae / Amelanchier /	APPLE SERVICEBERRY	8' Ht.
Understory Trees	12	19%	BN	Betula nigra 'Cully' (Betulaceae / Betula / Betula)	HERITAGE RIVER BIRCH	8' Ht.
	7	11%	CA	Carpinus caroliniana (Betulaceae / Carpinus /	AMERICAN HORNBEAM	8' Ht.
	12	19%	CC	Cercis canadensis (Fabaceae / Cercis / Cercis)	EASTERN REDBUD	8' Ht.
	9	15%	CM	Cornus mas (Cornaceae / Cornus / Cornus)	CORNELIANCHERRY DOGWOOD	8' Ht.
	10	16%	MP	Malus 'Prairifire' (Rosaceae / Malus / Malus x	PRAIRIFIRE CRABAPPLE	8' Ht.
	Total:	62	100%			
	90			Shredded Hardwood Mulch	C.Y.	
	9242			Sod	S.Y.	
	1.1			Turf Seed and Blanket	AC.	
	1.5			Low Profile Prairie Seed Mix & Erosion Control Blanket	AC.	
	0.2			Wet Meadow Seed Mix & Erosion Control Blanket	AC.	
	0.03			Emergent Plugs	AC.	
	0.2			Emergent Seed Mix	AC.	
	8			Naturalized Area Sign	EA.	
	Misc. Materials					

SYMBOL LEGEND

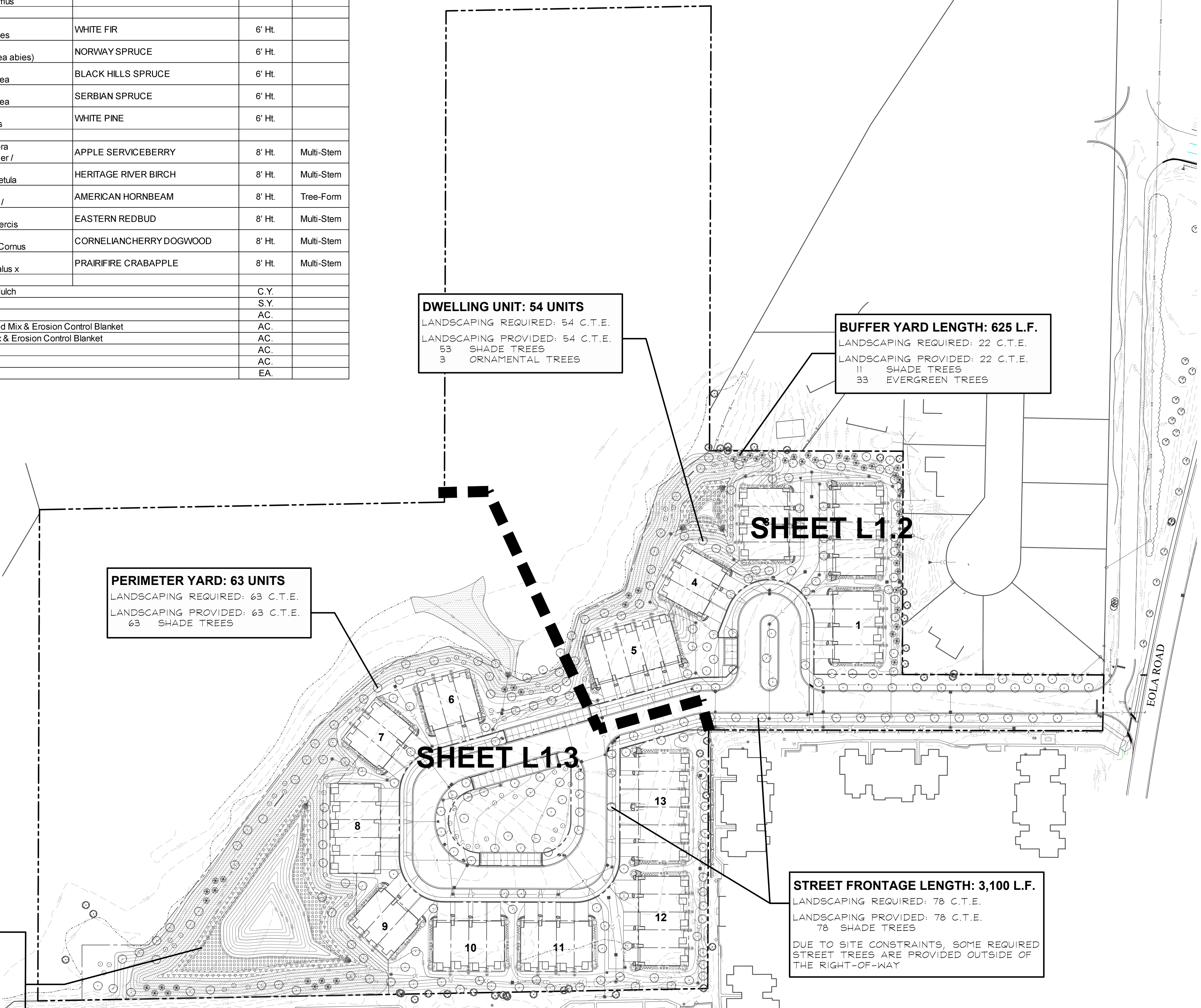
STORM SEWER	— — — — —
SANITARY SEWER	— — — — —
WATER MAIN	— — — — —
SANITARY MANHOLE	●
STORM MANHOLE	●
CATCH BASIN	■
STORM INLET	■
RIP RAP	●
VALVE IN VAULT	⊕
VALVE IN BOX	⊕
FIRE HYDRANT	⊕
FLARED END SECTION	▲
STREET LIGHT	▲
1 FOOT CONTOURS	~ 702 ~
CURB AND GUTTER	=====
PROPERTY LINE	=====
EASEMENT LINE	=====
SETBACK LINE	=====
NATURALIZED AREA SIGN	⊕

WET BOTTOM DETENTION BASIN  
H.W.L. LENGTH: 2,200 L.F.

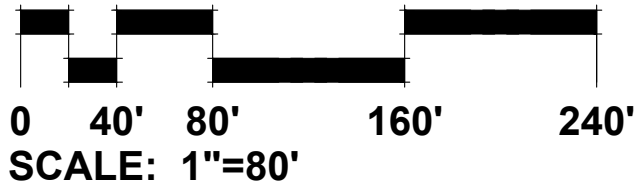
LANDSCAPING REQUIRED: 66 C.T.E.  
LANDSCAPING PROVIDED: 66.6 C.T.E.  
40 SHADE TREES  
59 UNDERSTORY TREES  
21 EVERGREEN TREES

GENERAL NOTES

- Contractor shall verify underground utility lines and is responsible for any damage.
- Contractor shall verify all existing conditions in the field prior to construction and shall notify landscape architect of any variance.
- Material quantities shown are for contractors convenience only. The Contractor must verify all material and supply sufficient materials to complete the job per plan.
- 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.
- Work shall conform to American Standard for Nursery Stock, State of Illinois Horticultural Standards, and Local Municipal requirements.
- 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 work.
- See General Conditions and Specifications for landscape work for additional requirements.
- Landscape Plan shows details & locations for seat walls & raised planters, all other walls are specified on engineering plans.



OVERALL LANDSCAPE PLAN



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

CLIENT:



BRIDGE STREET PROPERTIES  
618 W. JEFFERSON AVE  
NAPERVILLE, ILLINOIS 60540

CIVIL ENGINEER:

CEMCON, LTD.  
2280 WHITE OAK CIRCLE  
SUITE 100  
AURORA, IL 60002

EOLA PRESERVE

AURORA, ILLINOIS

OVERALL LANDSCAPE PLAN

6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024

REVISIONS

DATE	2.09.2024
PROJECT NO.	BS2305
DRAWN	GEH
CHECKED	ZML
SHEET NO.	

L1.1



STORM SEWER

SANITARY SEWER

WATER MAIN

SANITARY MANHOLE

STORM MANHOLE

CATCH BASIN

STORM INLET

RIP RAP

VALVE IN VAULT

VALVE IN BOX

FIRE HYDRANT

FLARED END SECTION

STREET LIGHT

1 FOOT CONTOURS

CURB AND GUTTER

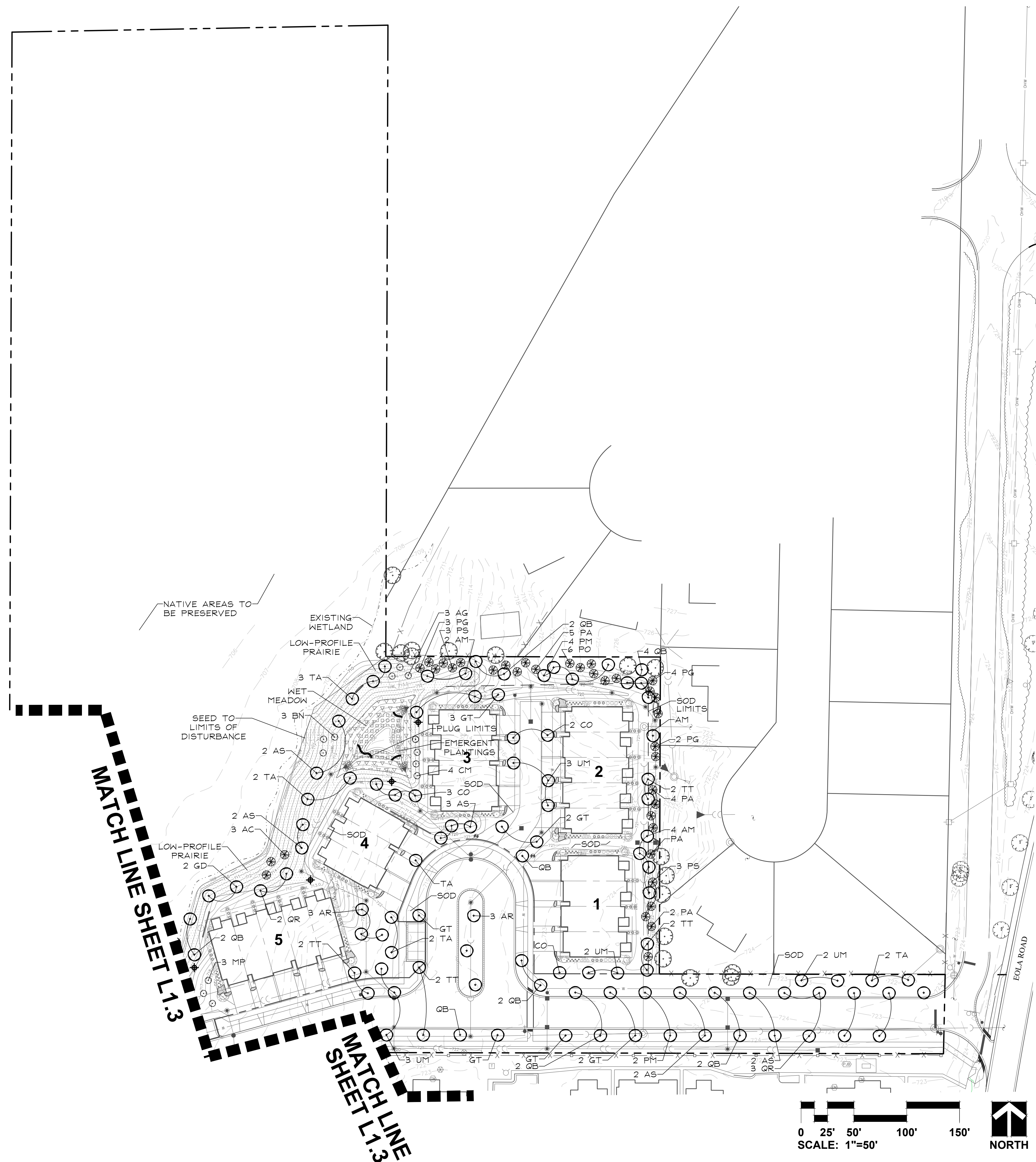
PROPERTY LINE

EASEMENT LINE

SETBACK LINE

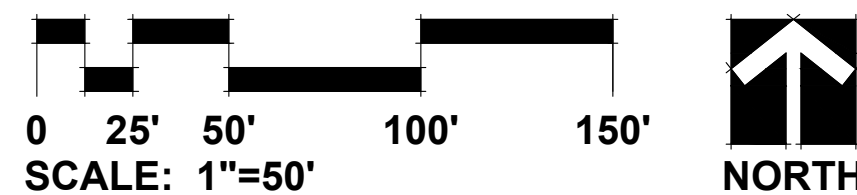
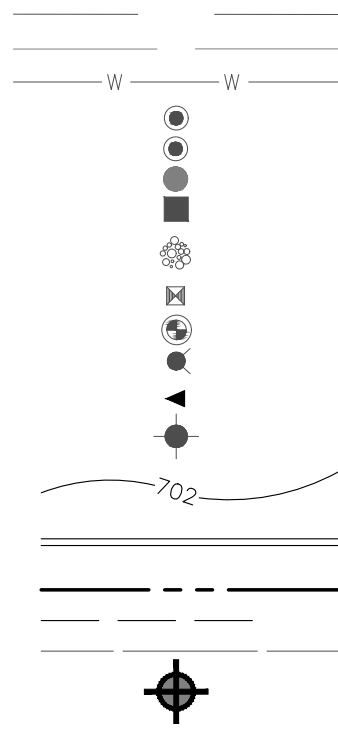
NATURALIZED AREA SIGN

1. SIGN BACKGROUND COLOR:  
C=40, M=70, Y=100, K=28  
SIGN FONT AND GRAPHIC COLOR: WHITE
2. FONT STYLE: MYRIAD PRO  
FONT SIZE: 1 1/2 PT.
3. SIGN ARTWORK SHALL BE PROVIDED BY  
GARY R. WEBER ASSOCIATES, INC.
4. CONTRACTOR TO SUBMIT SHOP DRAWING AND  
COLOR SAMPLE FOR THE STORMWATER  
MANAGEMENT AREA SIGN FOR REVIEW AND  
APPROVAL BY THE LANDSCAPE ARCHITECT  
PRIOR TO FABRICATION AND INSTALLATION.





STORM SEWER  
SANITARY SEWER  
WATER MAIN  
SANITARY MANHOLE  
STORM MANHOLE  
CATCH BASIN  
STORM INLET  
  
RIP RAP  
  
VALVE IN VAULT  
VALVE IN BOX  
FIRE HYDRANT  
FLARED END SECTION  
STREET LIGHT



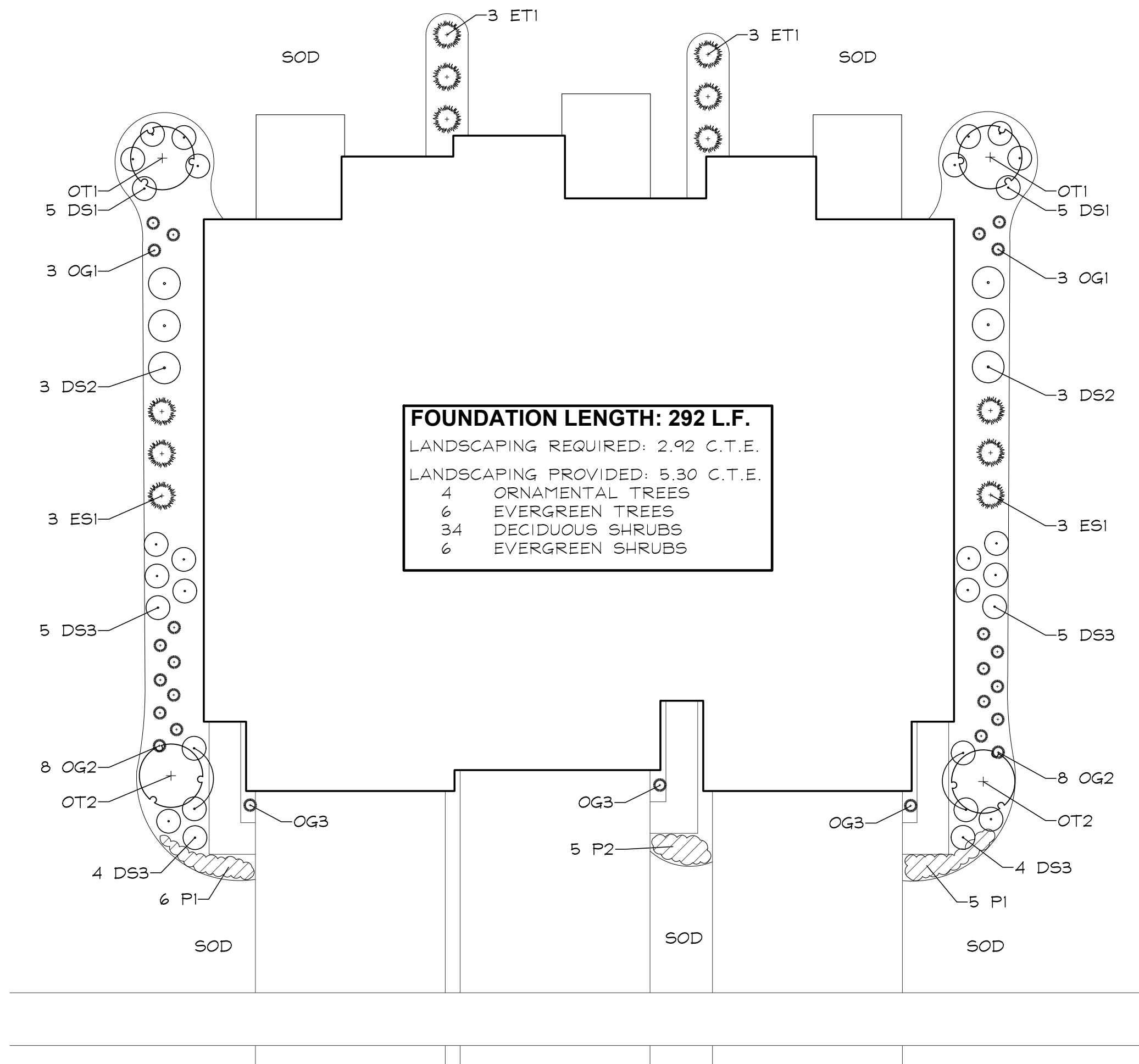
Cover crops shall be installed in all planting areas containing dry mesic, mesic, and wet mesic soils to, stabilize soils, and combat weed pressure during the germination and establishment of the native seeding area.

## Upper basin slopes

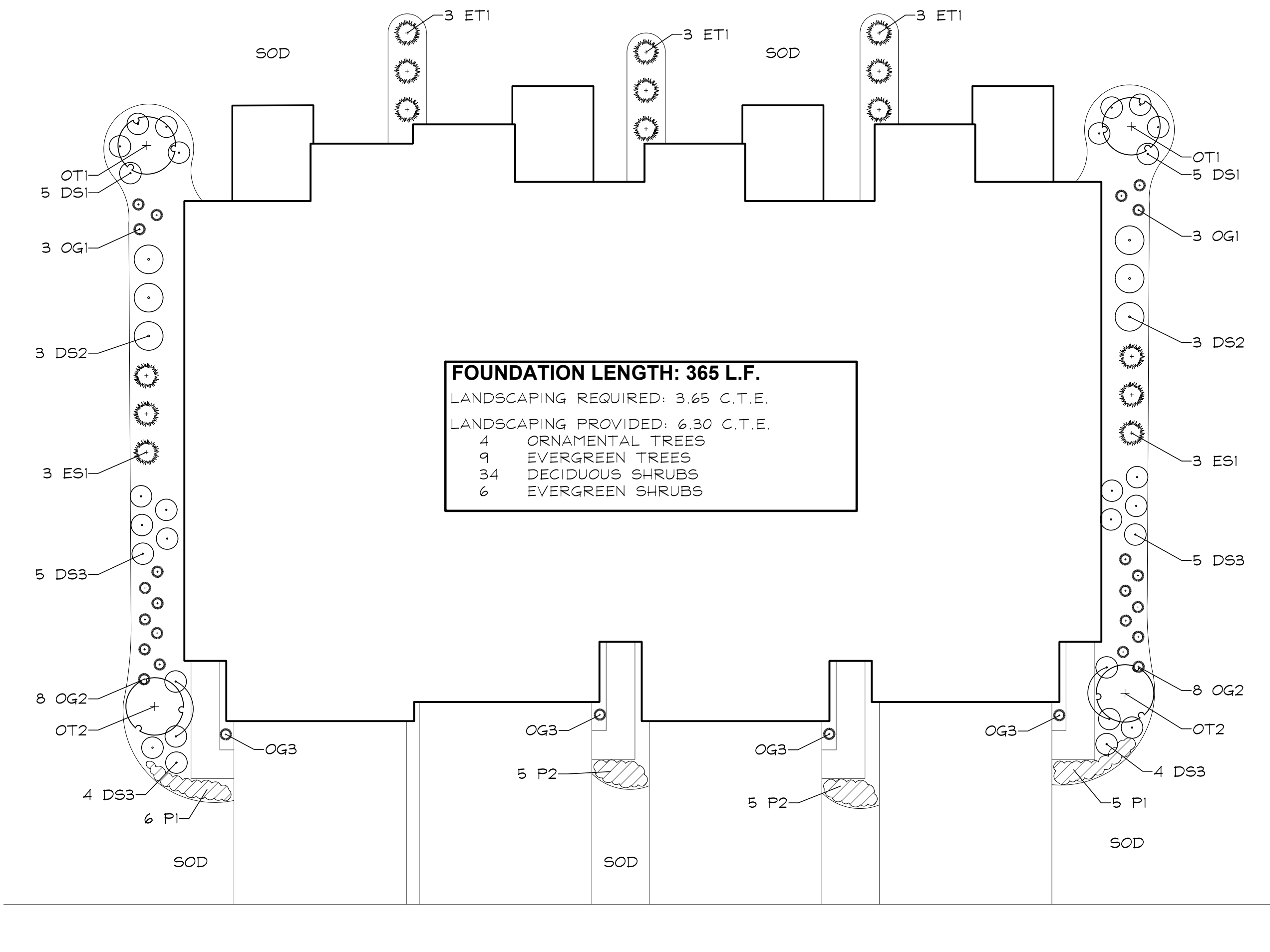
CIVIL ENGINEER:  
**CEMCON, LTD.**  
2280 WHITE OAK CIRCLE  
SUITE 100  
AURORA, IL 60502

6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024





3 UNIT TYPICAL FOUNDATION  
SCALE: 1"=10'



4 UNIT TYPICAL FOUNDATION  
SCALE: 1"=10'

3 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST A  
(BUILDINGS 6 & 7)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	Multi-Stem
OT1 2	Carpinus caroliniana AMERICAN HORNBEAM	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 6	Thuja occidentalis 'Techny' TECHNY ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'ILVOBO' BOBO HYDRANGEA	24" Tall	3' O.C.
DS2 6	Cornus sericea 'Bailey' BAILEY'S REDTWIG DOGWOOD	36" Tall	4' O.C.
DS3 18	Fothergilla gardenii DWARF FOTHERGILLA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.
OG2 16	Panicum virgatum 'Heavy Metal' HEAVY METAL SWITCHGRASS	#1	24" O.C.
OG3 3	Calamagrostis x acutiflora 'Karl Foerster' #1 FEATHER REED GRASS	#1	24" O.C.
PERENNIALS			
P1 11	Calamintha nepeta 'Montrose White' MONTROSE WHITE CALAMINT	#1	18" O.C.
P2 5	Hemerocallis 'Little Wine Cup' LITTLE WINE CUP DAYLILY	#1	18" O.C.
MISC. MATERIALS			
8	SHREDDED HARDWOOD MULCH	C.Y.	

4 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST A  
(BUILDING 10,11, & 3)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Cornus mas CORNELIANCHERRY DOGWOOD	6' Tall	Multi-Stem
OT1 2	Carpinus caroliniana AMERICAN HORNBEAM	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 9	Thuja occidentalis 'Techny' TECHNY ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'ILVOBO' BOBO HYDRANGEA	24" Tall	3' O.C.
DS2 6	Cornus sericea 'Bailey' BAILEY'S REDTWIG DOGWOOD	36" Tall	4' O.C.
DS3 18	Fothergilla gardenii DWARF FOTHERGILLA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.
OG2 16	Panicum virgatum 'Heavy Metal' HEAVY METAL SWITCHGRASS	#1	24" O.C.
OG3 4	Calamagrostis x acutiflora 'Karl Foerster' #1 FEATHER REED GRASS	#1	24" O.C.
PERENNIALS			
P1 11	Calamintha nepeta 'Montrose White' MONTROSE WHITE CALAMINT	#1	18" O.C.
P2 10	Hemerocallis 'Little Wine Cup' LITTLE WINE CUP DAYLILY	#1	18" O.C.
MISC. MATERIALS			
9	SHREDDED HARDWOOD MULCH	C.Y.	

3 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST B  
(BUILDINGS 4 & 7)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Magnolia stellata 'Royal Star' ROYAL STAR MAGNOLIA	6' Tall	Multi-Stem
OT1 2	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 6	Thuja occidentalis 'Emerald' EMERALD GREEN ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'Rensun' STRAWBERRY SUNDAY HYDRANGEA	24" Tall	3' O.C.
DS2 6	Viburnum x juddii JUDD VIBURNUM	36" Tall	4' O.C.
DS3 18	Weigela x 'Dark Horse' DARK HORSE WEIGELA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Burgundy Bunny' #1 BURGUNDY BUNNY FOUNTAIN GRASS	#1	24" O.C.
OG2 16	Panicum virgatum 'Cheyenne Sky' CHEYENNE SKY RED SWITCHGRASS	#1	24" O.C.
OG3 3	Panicum virgatum 'Northwind' NORTHWIND SWITCH GRASS	#1	24" O.C.
PERENNIALS			
P1 11	Allium 'Summer Beauty' SUMMER BEAUTY ONION	#1	18" O.C.
P2 5	Hemerocallis 'Going Bananas' GOING BANANAS DAYLILY	#1	18" O.C.
MISC. MATERIALS			
8	SHREDDED HARDWOOD MULCH	C.Y.	

4 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST B  
(BUILDINGS 1)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Magnolia stellata 'Royal Star' ROYAL STAR MAGNOLIA	6' Tall	Multi-Stem
OT1 2	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 9	Thuja occidentalis 'Emerald' EMERALD GREEN ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'Rensun' STRAWBERRY SUNDAY HYDRANGEA	24" Tall	3' O.C.
DS2 6	Viburnum x juddii JUDD VIBURNUM	36" Tall	4' O.C.
DS3 18	Weigela x 'Dark Horse' DARK HORSE WEIGELA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Burgundy Bunny' #1 BURGUNDY BUNNY FOUNTAIN GRASS	#1	24" O.C.
OG2 16	Panicum virgatum 'Cheyenne Sky' CHEYENNE SKY RED SWITCHGRASS	#1	24" O.C.
OG3 4	Panicum virgatum 'Northwind' NORTHWIND SWITCH GRASS	#1	24" O.C.
PERENNIALS			
P1 11	Allium 'Summer Beauty' SUMMER BEAUTY ONION	#1	18" O.C.
P2 10	Hemerocallis 'Going Bananas' GOING BANANAS DAYLILY	#1	18" O.C.
MISC. MATERIALS			
9	SHREDDED HARDWOOD MULCH	C.Y.	



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

CLIENT:



BRIDGE STREET PROPERTIES  
618 W. JEFFERSON AVE  
NAPERVILLE, ILLINOIS 60540  
CIVIL ENGINEER:  
CEMCON, LTD.  
2280 WHITE OAK CIRCLE  
SUITE 100  
AURORA, IL 60502

EOLA PRESERVE  
AURORA, ILLINOIS  
TYPICAL FOUNDATION LANDSCAPE PLANS

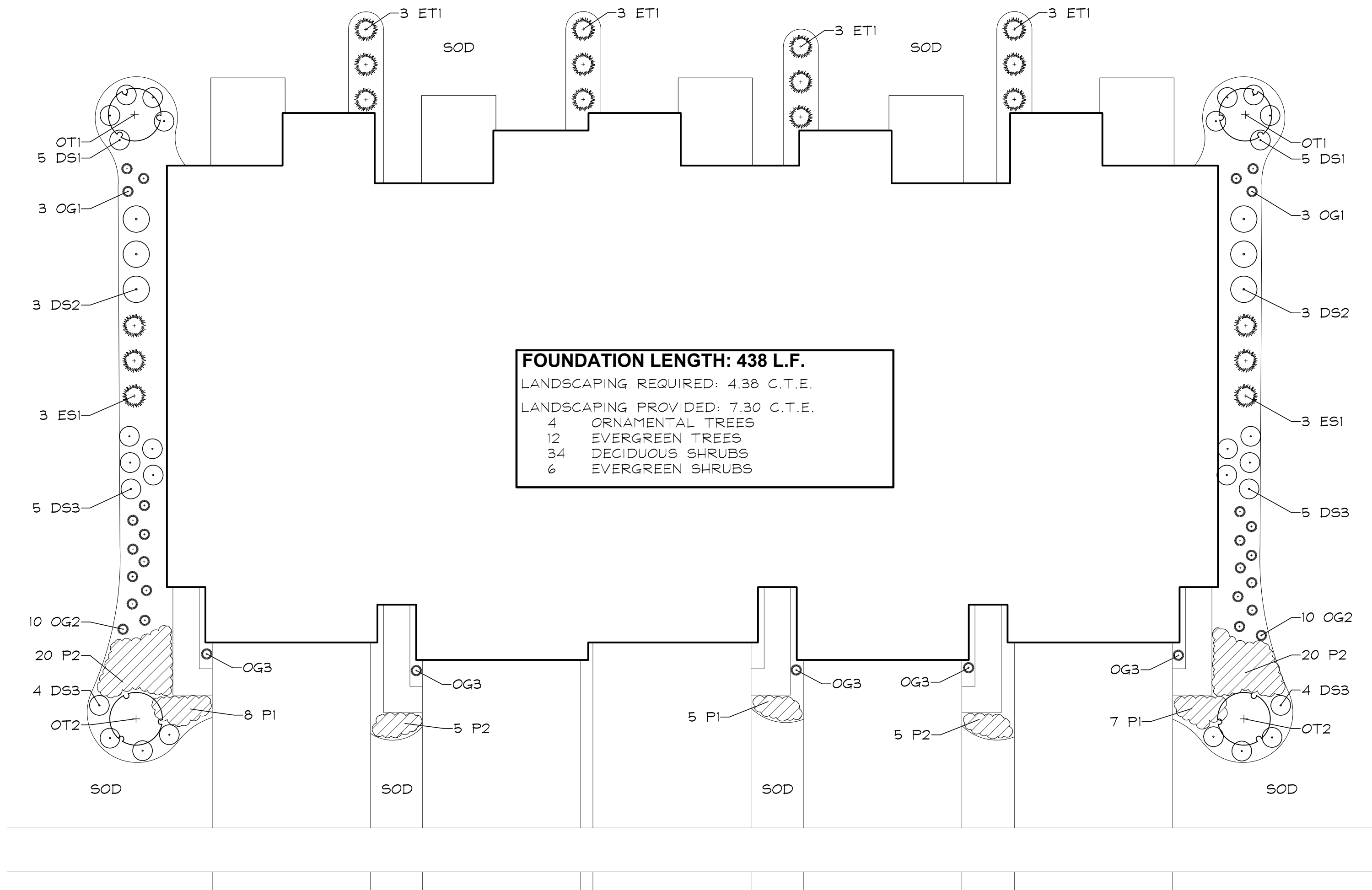
6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024

DATE	2.09.2024
PROJECT NO.	BS2305
DRAWN	GEH
CHECKED	ZML
SHEET NO.	

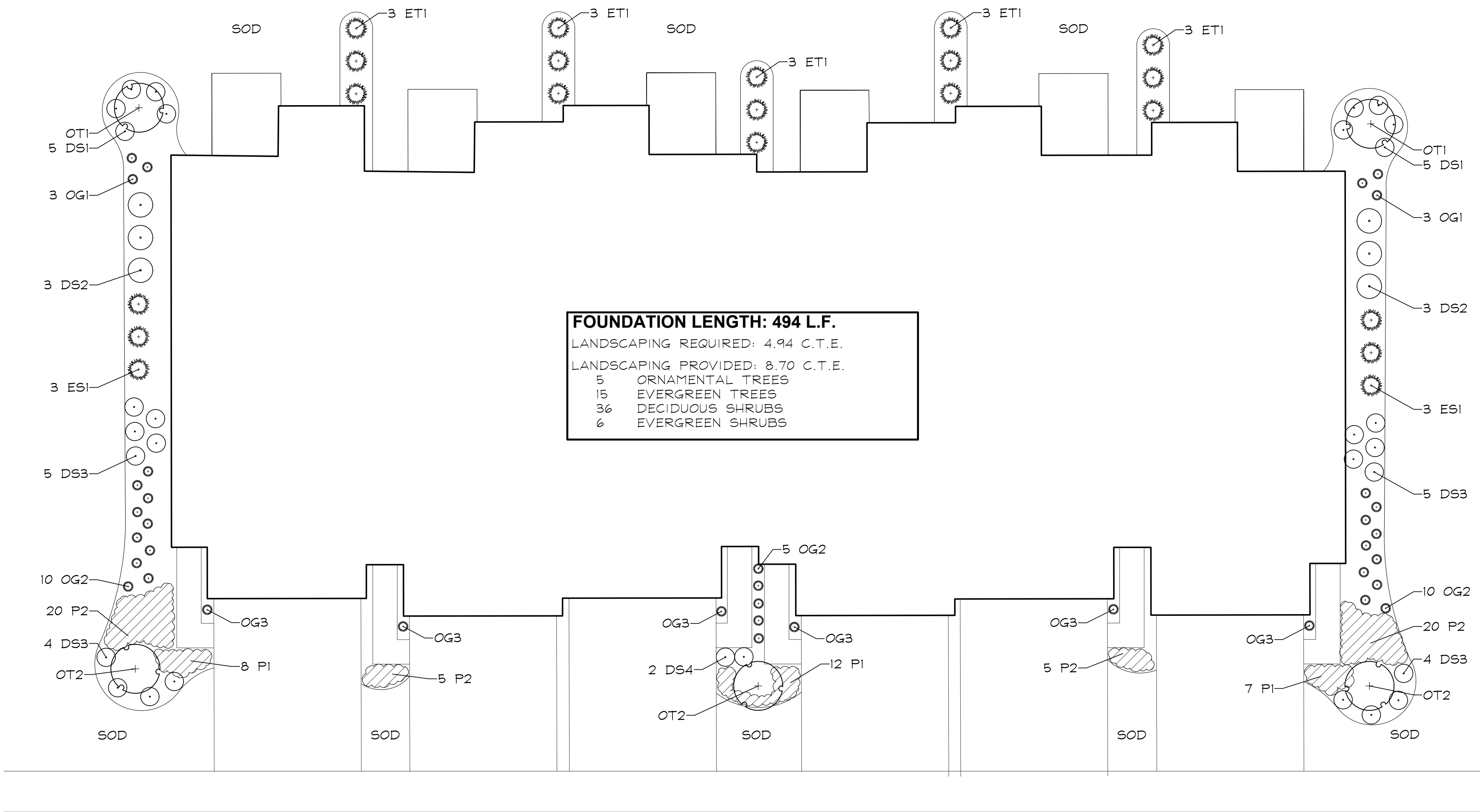


L1.4





5 UNIT TYPICAL FOUNDATION  
SCALE: 1"=10'



6 UNIT TYPICAL FOUNDATION  
SCALE: 1"=10'

5 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST A  
(BUILDING 8)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Cornus mas 'Corneliancherry' DOGWOOD	6' Tall	Multi-Stem
OT1 2	Carpinus caroliniana 'American Hornbeam'	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 12	Thuja occidentalis 'Techny' 'TECHNY' ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'ILVOBO' BOBO HYDRANGEA	24" Tall	3' O.C.
DS2 6	Cornus sericea 'Bailey' BAILEY'S REDTWIG DOGWOOD	36" Tall	4' O.C.
DS3 18	Fothergilla gardenii DWARF FOTHERGILLA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Hameln' DWARF FOUNTAIN GRASS	#1	24" O.C.
OG2 20	Panicum virgatum 'Heavy Metal' HEAVY METAL SWITCHGRASS	#1	24" O.C.
OG3 5	Calamagrostis x acutiflora 'Karl Foerster' #1 FEATHER REED GRASS	#1	24" O.C.
PERENNIALS			
P1 20	Calamintha nepeta 'Montrose White' MONTROSE WHITE CALAMINT	#1	18" O.C.
P2 50	Hemerocallis 'Little Wine Cup' LITTLE WINE CUP DAYLILY	#1	18" O.C.
MISC. MATERIALS			
10	SHREDDED HARDWOOD MULCH	C.Y.	

5 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST B  
(BUILDINGS 5, 2 & 12)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Magnolia stellata 'Royal Star' ROYAL STAR MAGNOLIA	6' Tall	Multi-Stem
OT1 2	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 12	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'Rensun' STRAWBERRY SUNDAY HYDRANGEA	24" Tall	3' O.C.
DS2 6	Viburnum x juddii JUDD VIBURNUM	36" Tall	4' O.C.
DS3 18	Weigela x 'Dark Horse' DARK HORSE WEIGELA	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Burgundy Bunny' #1 BURGUNDY BUNNY FOUNTAIN GRASS	#1	24" O.C.
OG2 20	Panicum virgatum 'Cheyenne Sky' CHEYENNE SKY RED SWITCHGRASS	#1	24" O.C.
OG3 5	Panicum virgatum 'Northwind' NORTHWIND SWITCH GRASS	#1	24" O.C.
PERENNIALS			
P1 20	Allium 'Summer Beauty' SUMMER BEAUTY ONION	#1	18" O.C.
P2 50	Hemerocallis 'Going Bananas' GOING BANANAS DAYLILY	#1	18" O.C.
MISC. MATERIALS			
10	SHREDDED HARDWOOD MULCH	C.Y.	

6 UNIT TOWNHOME FOUNDATION PLAN  
PLANT LIST  
(BUILDING 13)

Key	Botanical/Common Name	Size	Remarks
UNDERSTORY TREES			
OT1 2	Magnolia stellata 'Royal Star' ROYAL STAR MAGNOLIA	6' Tall	Multi-Stem
OT1 3	Syringa reticulata 'Ivory Silk' IVORY SILK JAPANESE TREE LILAC	2" Cal.	Single Stem
EVERGREEN TREES			
ET1 15	Thuja occidentalis 'Smaragd' EMERALD GREEN ARBORVITAE	5' Tall	
DECIDUOUS SHRUBS			
DS1 10	Hydrangea paniculata 'Rensun' STRAWBERRY SUNDAY HYDRANGEA	24" Tall	3' O.C.
DS2 6	Viburnum x juddii JUDD VIBURNUM	36" Tall	4' O.C.
DS3 18	Weigela x 'Dark Horse' DARK HORSE WEIGELA	24" Tall	3' O.C.
DS4 2	Diervilla 'G2X88544' KODIAK ORANGE BUSH HONEYSUCKLE	24" Tall	3' O.C.
EVERGREEN SHRUBS			
ES1 6	Buxus 'Glencoe' CHICAGOLAND GREEN BOXWOOD	24" Wide	4' O.C.
ORNAMENTAL GRASSES			
OG1 6	Pennisetum alopecuroides 'Burgundy Bunny' #1 BURGUNDY BUNNY FOUNTAIN GRASS	#1	24" O.C.
OG2 25	Panicum virgatum 'Cheyenne Sky' CHEYENNE SKY RED SWITCHGRASS	#1	24" O.C.
OG3 6	Panicum virgatum 'Northwind' NORTHWIND SWITCH GRASS	#1	24" O.C.
PERENNIALS			
P1 27	Allium 'Summer Beauty' SUMMER BEAUTY ONION	#1	18" O.C.
P2 50	Hemerocallis 'Going Bananas' GOING BANANAS DAYLILY	#1	18" O.C.
MISC. MATERIALS			
12	SHREDDED HARDWOOD MULCH	C.Y.	



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

CLIENT:



BRIDGE STREET PROPERTIES  
618 W. JEFFERSON AVE  
NAPERVILLE, ILLINOIS 60540

CIVIL ENGINEER:

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

EOLA PRESERVE  
AURORA, ILLINOIS  
TYPICAL FOUNDATION LANDSCAPE PLANS

REVISIONS	DATE
6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024

DATE	2.09.2024
PROJECT NO.	BS2305
DRAWN	GEH
CHECKED	ZML
SHEET NO.	



L1.5





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

CLIENT:



BRIDGE STREET PROPERTIES  
618 W. JEFFERSON AVE  
NAPERVILLE, ILLINOIS 60540

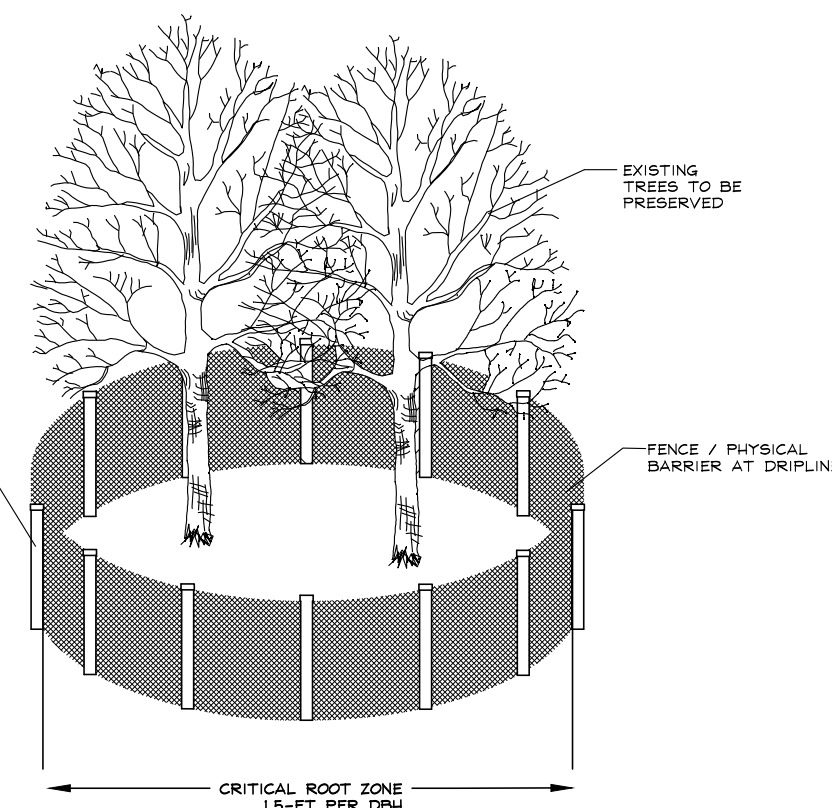
CIVIL ENGINEER:

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

# EOLA PRESERVE

AURORA, ILLINOIS

## TREE PRESERVATION PLAN



**TREE PRESERVATION DETAIL**  
(NOT TO SCALE)  
SEE NOTES

### TREE PRESERVATION NOTES

- 48" high snow fence or wood barriers shall extend to the dripline of the tree or tree mass whenever possible, shall be installed before construction begins, and should not be removed until the completion of construction.
- Activities within the tree protection area are not permitted, including staging of materials, parking, pedestrian access, etc.
- All accidental damage to existing trees that are to be preserved shall be promptly treated as required in accordance with recognized horticultural practices and the instructions of the professional Arborist, Landscape Architect or Horticulturist.
- Broken or badly bruised branches shall be removed with a clean cut. If recommended by the professional Arborist, Landscape Architect or Horticulturist.
- Care shall be exercised by the contractors to protect all overhead limbs and branches from damage by contact with material, machinery or equipment and by damage from engine exhaust.
- Contractors shall protect trees and vegetation against spills or discharge of fuels, lubricating oils, hydraulic fluids, anti-freeze and coolants, calcium chloride, lime and all other similar hydrocarbons, organic chemicals, and other materials which can be harmful.
- When underground utilities are proposed within 5' of a preserved tree trunk, they must be augered if possible.

6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024

DATE	2.09.2024
PROJECT NO.	BS2305
DRAWN	GEH
CHECKED	ZML
SHEET NO.	

L1.6





## RATING AND SURVEY CRITERIA

- 1) Trees measured at 4.5 ft. above the ground - DBH (diameter Breast Height)  
2) All trees 4" DBH and above tagged. Dead trees were tagged for removal. Invasive shrubs were not tagged.  
3) Health Rating:

Rating	Description	Criteria
1	Excellent	Less than 10% dead wood, typical growth for species, no observed defects
2	Good	Less than 20% dead wood, minor defects, sound structure, no decay
3	Fair	Less than 30% dead wood, minor crown die-back, minor trunk damage or cavities
4	Fair to Poor	Approximately 30-50% dead wood, lacking full crown, minor disease evidence, trunk damage
5	Poor	Over 50% dead wood, lacking full crown, disease or decay evident, structural damage/cavities
6	Dead	Less than 10% living wood, greater than 50% missing bark, adventitious growth only, decay

TOTAL TREE COUNT: 451

TAG NO.	SCIENTIFIC NAME	COMMON NAME	DBH (inches)	CONDITION	STRUCTURE	HEALTH	PRESERVE/REMOVE
1	Morus alba	White Mulberry	6	Fair/Poor	Lean, Unbalanced, Crown Lean	20% dead wood	REMOVE
3	Salix nigra	Black Willow	8.7	Fair/Poor	Multi Leader, Split Risk, Lean		PRESERVE
4	Salix nigra	Black Willow	8.7, 8.2	Fair/Poor	Multi Leader, Split Risk, Lean	20% dead wood	PRESERVE
5	Morus alba	White Mulberry	6	Fair/Poor	Lean, Unbalanced, Crown Lean		PRESERVE
6	Morus alba	White Mulberry	6	Fair/Poor	Crown Lean	20% dead wood	REMOVE
7	Prunus serotina	Black Cherry	10	Fair/Poor	Crown Lean, Broken Leader	20% dead wood	REMOVE
8	Ulmus pumila	Siberian Elm	9	Fair/Poor	Broken Leader	20% dead wood, Trunk Scar	REMOVE
9	Prunus serotina	Black Cherry	10	Fair/Poor	Strong lean, Unbalanced, Crown Lean	20% dead wood	PRESERVE
10	Morus alba	White Mulberry	9	Fair/Poor	Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
11	Morus alba	White Mulberry	6.4, 3.2	Fair/Poor	Multi Leader, Crown Lean, Crowded	20% dead wood	REMOVE
12	Fraxinus pennsylvanica	Green Ash	7	Fair	Lean		REMOVE
13	Fraxinus pennsylvanica	Green Ash	6	Fair/Poor	Strong lean, Crown Lean		REMOVE
14	Prunus serotina	Black Cherry	16	Fair	Lean, Off-site	20% dead wood, Trunk Damage	PRESERVE
15	Prunus serotina	Black Cherry	18	Fair	Double Leader, Off-site	20% dead wood	PRESERVE
16	Acer saccharinum	Silver Maple	50	Fair/Poor	Off-site	20% dead wood	PRESERVE
1035	Juniperus virginiana	Eastern Red Cedar	10	Fair/Poor	Lean, Unbalanced, Broken Leader	20% dead wood, Trunk Scar	REMOVE
1036	Juniperus virginiana	Eastern Red Cedar	11	Fair/Poor	Lean, Unbalanced, Crowded	20% dead wood, Trunk Scar	REMOVE
1037	Juniperus virginiana	Eastern Red Cedar	10	Fair/Poor	U-shaped joint, Double Leader, Crown Lean, Crowded	20% dead wood, Trunk Scar	REMOVE
1038	Juniperus virginiana	Eastern Red Cedar	10	Fair	Lean	10% dead wood, Trunk Scar	REMOVE
1039	Juniperus virginiana	Eastern Red Cedar	11	Fair/Poor	Lean, Crown Lean, Crowded	10% dead wood	REMOVE
1040	Juniperus virginiana	Eastern Red Cedar	13	Fair/Poor	Lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1041	Juniperus virginiana	Eastern Red Cedar	11.5	Fair/Poor	Strong lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1042	Morus alba	White Mulberry	10	Fair/Poor	Lean, Unbalanced	20% dead wood, Trunk Damage	PRESERVE
1043	Morus alba	White Mulberry	14	Fair	Crown Lean, Broken Leader	>50% dead wood, Wood rot, Trunk Scar	REMOVE
1044	Morus alba	White Mulberry	12	Fair/Poor	Double Leader, Unbalanced, Crown Lean	20% dead wood	PRESERVE
1045	Ulmus americana	American Elm	10	Fair	Unbalanced, Crown Lean		REMOVE
1046	Rhamnus cathartica	European Buckthorn	7.4	Fair/Poor	Double Leader, Split Risk, Crown Lean, Crowded	Trunk Scar, Peeling Bark	REMOVE
1047	Rhamnus cathartica	European Buckthorn	10.5	Fair/Poor	Double Leader, Split Risk, Crown Lean, Crowded	20% dead wood	REMOVE
1048	Ulmus americana	American Elm	8	Fair/Poor	Strong lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1049	Ulmus americana	American Elm	11	Fair/Poor	Strong lean, Unbalanced, Crown Lean		REMOVE
1050	Ulmus americana	American Elm	13	Fair	Unbalanced, Crown Lean		REMOVE
1051	Prunus serotina	Black Cherry	10	Fair/Poor	Lean, Broken Leader		REMOVE
1052	Prunus serotina	Black Cherry	11	Fair	Lean	>50% dead wood, Peeling Bark	REMOVE
1053	Morus alba	White Mulberry	14	Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1054	Prunus serotina	Black Cherry	9	Fair/Poor	Strong lean, Crown Lean		REMOVE
1055	Morus alba	White Mulberry	7	Fair/Poor	Crown Lean	Trunk Scar, Dead leaning on	REMOVE
1056	Celtis occidentalis	Hackberry	14	Fair	Crown Lean, Crowded	10% dead wood	PRESERVE
1057	Prunus serotina	Black Cherry	15	Fair	Lean, Crowded	10% dead wood	REMOVE
1058	Prunus serotina	Black Cherry	10.9	Fair/Poor	Double Leader, Strong lean, Crown Lean, Crowded	20% dead wood, Trunk Scar	REMOVE
1059	Morus alba	White Mulberry	11	Fair	Unbalanced, Crown Lean, Crowded		REMOVE
1060	Celtis occidentalis	Hackberry	12	Fair	Horizontal Growth	Cavity	REMOVE
1061	Prunus serotina	Black Cherry	12	Fair/Poor	Lean, Crown Lean, Broken Limb	20% dead wood	REMOVE
1062	Ulmus americana	American Elm	11	Fair	Double Leader, Unbalanced, Crown Lean		REMOVE
1063	Prunus serotina	Black Cherry	11	Fair/Poor	Strong lean, Unbalanced, Crown Lean		REMOVE
1064	Morus alba	White Mulberry	7	Fair/Poor	Lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1065	Prunus serotina	Black Cherry	11	Fair/Poor	Lean, Unbalanced, Crown Lean		REMOVE
1066	Morus alba	White Mulberry	8	Fair/Poor	Lean, Crown Lean	Dead leaning on	REMOVE
1067	Prunus serotina	Black Cherry	14	Fair/Poor	Unbalanced, Crown Lean	20% dead wood, Fungus	REMOVE
1068	Prunus serotina	Black Cherry	16	Fair	Unbalanced, Crown Lean	10% dead wood	REMOVE
1069	Celtis occidentalis	Hackberry	11	Fair	Crown Lean	Trunk Scar	REMOVE
1070	Prunus serotina	Black Cherry	12	Fair/Poor	Lean, Crown Lean	20% dead wood	REMOVE
1071	Prunus serotina	Black Cherry	8	Fair/Poor	Lean, Crown Lean, Crowded		REMOVE
1072	Prunus serotina	Black Cherry	16.14	Fair/Poor	Double Leader, Crown Lean, Broken Limb	20% dead wood, Wood rot, Cavity	REMOVE
1073	Rhamnus cathartica	European Buckthorn	9	Fair/Poor	Double Leader, Crown Lean, Crowded	Trunk Scar	REMOVE
1074	Rhamnus cathartica	European Buckthorn	5.4, 4.4	Fair/Poor	Multi Leader, Split Risk, Crown Lean, Crowded	Trunk Scar, Peeling Bark	REMOVE
1075	Prunus serotina	Black Cherry	10	Fair/Poor	Crown Lean	30% dead wood, Dead Leader, Vines	REMOVE
1076	Morus alba	White Mulberry	8	Fair/Poor	Double Leader, Crown Lean, Crowded	20% dead wood, Dead Leader, Trunk Scar	REMOVE
1077	Prunus serotina	Black Cherry	11	Fair/Poor	Strong lean, Crown Lean		REMOVE
1078	Rhamnus cathartica	European Buckthorn	8	Fair/Poor	Crown Lean, Crowded	20% dead wood, Trunk Scar	REMOVE
1079	Rhamnus cathartica	European Buckthorn	8	Fair/Poor	Crown Lean, Crowded	20% dead wood	REMOVE
1080	Prunus serotina	Black Cherry	8	Fair/Poor	Crown Lean	40% dead wood, Dead Leader	REMOVE
1081	Rhamnus cathartica	European Buckthorn	9.3	Fair/Poor	Multi Leader, Split Risk, Fused Leaders, Crown Lean	Dead leaning on	REMOVE
1082	Prunus serotina	Black Cherry	13	Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1083	Prunus serotina	Black Cherry	16	Dead		>50% dead wood, Peeling Bark	REMOVE
1084	Morus alba	White Mulberry	20	Fair/Poor	Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1085	Prunus serotina	Black Cherry	13	Dead		>50% dead wood, Peeling Bark	REMOVE
1086	Prunus serotina	Black Cherry	11	Fair/Poor	Unbalanced, Crown Lean	20% dead wood, Cavity	REMOVE
1087	Prunus serotina	Black Cherry	9	Fair/Poor	Strong lean, Crown Lean	10% dead wood, Trunk Scar	REMOVE
1088	Prunus serotina	Black Cherry	14	Fair/Poor	Unbalanced, Crown Lean	30% dead wood	REMOVE
1089	Celtis occidentalis	Hackberry	15	Fair	Crown Lean, Crowded		REMOVE
1090	Prunus serotina	Black Cherry	15	Dead		>50% dead wood, Peeling Bark	REMOVE
1091	Prunus serotina	Black Cherry	12	Dead	Strong lean	>50% dead wood, Peeling Bark	REMOVE
1092	Prunus serotina	Black Cherry	10	Poor	Strong lean	>50% dead wood	REMOVE
1093	Prunus serotina	Black Cherry	12	Dead		>50% dead wood	REMOVE
1094	Acer sp.	Maple Cultivar	13	Fair	Lean	Trunk Scar	PRESERVE
1095	Rhamnus cathartica	European Buckthorn	7.5, 4.3, 3.2	Fair/Poor	Multi Leader, Split Risk, Crown Lean, Crowded	20% dead wood, Trunk Scar	REMOVE
1096	Morus alba	White Mulberry	16.9	Fair/Poor	Double Leader, Crown Lean, Crowded	20% dead wood, Trunk Scar	PRESERVE
1097	Morus alba	White Mulberry	25	Fair/Poor	Double Leader, Crown Lean	Wood rot, Hollow, Cavity	REMOVE
1098	Morus alba	White Mulberry	30	Fair/Poor	Lean, Unbalanced, Crown Lean	30% dead wood, Trunk Scar	REMOVE
1099	Morus alba	White Mulberry	9.4	Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1100	Morus alba	White Mulberry	11	Fair/Poor	Lean, Crown Lean, Broken Limb	20% dead wood, Vines	REMOVE
1101	Prunus serotina	Black Cherry	10	Poor	Broken Leader	40% dead wood, Trunk Scar	REMOVE
1102	Morus alba	White Mulberry	10	Fair/Poor	Lean, Unbalanced, Crown Lean	30% dead wood	REMOVE
1103	Morus alba	White Mulberry	6	Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded		REMOVE
1104	Prunus serotina	Black Cherry	7	Poor	Lean	>50% dead wood, Peeling Bark	REMOVE
1105	Prunus serotina	Black Cherry	10	Dead		>50% dead wood, Peeling Bark	REMOVE
1106	Unknown	Unknown	8	Dead			REMOVE
1107	Morus alba	White Mulberry	7	Fair/Poor	Unbalanced, Crown Lean	20% dead wood	REMOVE
1108	Morus alba	White Mulberry	10	Fair/Poor	Unbalanced, Crown Lean, Crowded		REMOVE
1109	Morus alba	White Mulberry	14	Fair/Poor	Double Leader, Unbalanced, Crown Lean	Trunk Scar	REMOVE
1110	Prunus serotina	Black Cherry	11	Fair/Poor	V-shaped joint, Double Leader, Split Risk	20% dead wood, Wood rot, Cavity	REMOVE
1111	Morus alba	White Mulberry	11	Fair	Unbalanced, Crown Lean		REMOVE
1112	Prunus serotina	Black Cherry	10.9, 5.4	Fair/Poor	Multi Leader, Split Risk, Crown Lean		REMOVE
1113	Morus alba	White Mulberry	5	Fair/Poor	Crown Lean, Crowded		REMOVE
1114	Rhamnus cathartica	European Buckthorn	8	Poor			REMOVE
1115	Morus alba	White Mulberry	7	Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1116	Morus alba	White Mulberry	7	Fair/Poor	Double Leader, Lean, Crown Lean, Crowded		REMOVE
1117	Prunus serotina	Black Cherry	11	Dead		>50% dead wood, Fungus, Peeling Bark	REMOVE
1118	Morus alba	White Mulberry	6	Fair/Poor	Lean, Crown Lean, Crowded		REMOVE
1119	Morus alba	White Mulberry	6	Fair	Crown Lean	10% dead wood	REMOVE
1120	Morus alba	White Mulberry	6	Fair/Poor	Lean, Crown Lean	Trunk Scar	REMOVE
1121	Morus alba	White Mulberry	6	Fair/Poor	Double Leader, Split Risk	20% dead wood	REMOVE
1122	Unknown	Unknown	7.7	Dead			REMOVE
1123	Unknown	Unknown	10.7	Dead			REMOVE
1124	Tilia cordata	Littleleaf Linden	13	Fair	Split Risk, Unbalanced	Trunk Scar	PRESERVE
1125	Rhamnus cathartica	European Buckthorn	8	Poor			REMOVE
1126	Prunus serotina	Black Cherry	9	Fair/Poor	V-shaped joint, Double Leader, Split Risk		REMOVE
1127	Morus alba	White Mulberry	8	Fair/Poor	Lean, Crown Lean	20% dead wood	REMOVE
1128	Morus alba	White Mulberry	7.5	Fair	Double Leader, Split Risk, Crown Lean, Crowded	20% dead wood	REMOVE
1129	Morus alba	White Mulberry	8	Fair/Poor	Strong lean, Crown Lean, Crowded	20% dead wood	REMOVE
1130	Prunus serotina	Black Cherry	11	Fair	Crown Lean, Crowded		REMOVE
1131	Morus alba	White Mulberry	6	Fair/Poor	Crown Lean, Crowded	20% dead wood	REMOVE
1132	Morus alba	White Mulberry	11	Fair	Crown Lean, Crowded		REMOVE
1133	Morus alba	White Mulberry	9	Fair/Poor	Lean, Crown Lean, Crowded		REMOVE
1134	Morus alba	White Mulberry	7	Fair/Poor	Lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1135	Morus alba	White Mulberry	7	Fair/Poor	Strong lean, Crown Lean, Crowded	Cavity	REMOVE
1136	Morus alba	White Mulberry	4	Fair/Poor	Lean, Crown Lean, Crowded		REMOVE
1137	Rhamnus cathartica	European Buckthorn	8	Poor			REMOVE

TAG NO.	SCIENTIFIC NAME	COMMON NAME	DBH (inches)	CONDITION	STRUCTURE	HEALTH	PRESERVE/REMOVE
1138	Morus alba	White Mulberry	8	4 - Fair/Poor	Strong Lean, Crown Lean, Crowded		REMOVE
1139	Morus alba	White Mulberry	11	4 - Fair/Poor	Split Leaders, Strong Lean, Crown Lean	Cavity	REMOVE
1140	Morus alba	White Mulberry	10	4 - Fair/Poor	Lean, Crown Lean	Fungus	REMOVE
1141	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1142	Rhamnus cathartica	European Buckthorn	6	5 - Poor			REMOVE
1143	Rhamnus cathartica	European Buckthorn	6.3	5 - Poor			REMOVE
1144	Salix nigra	Black Willow	6.2	3 - Fair	Lean	10% dead wood	PRESERVE
1145	Salix nigra	Black Willow	6	3 - Fair		10% dead wood	PRESERVE
1146	Salix nigra	Black Willow	7.6	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk, Lean		PRESERVE
1147	Rhamnus cathartica	European Buckthorn	6	5 - Poor			REMOVE
1149	Acer saccharinum	Silver Maple	5.5, 2.2, 2.2	4 - Fair/Poor	V-shaped joint, Multi Leader, Split Risk		REMOVE
1150	Acer saccharinum	Silver Maple	5.5	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk		REMOVE
1151	Salix nigra	Black Willow	8.8, 8.4	4 - Fair/Poor	Multi Leader, Split Leaders, Strong Lean, Broken Leader	Dead leaning on	PRESERVE
1152	Morus alba	White Mulberry	14	4 - Fair/Poor	Lean, Unbalanced, Crown Lean		PRESERVE
1153	Morus alba	White Mulberry	11	4 - Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1154	Rhamnus cathartica	European Buckthorn	6.2	5 - Poor			REMOVE
1155	Morus alba	White Mulberry	8	4 - Fair/Poor	Lean, Unbalanced		REMOVE
1156	Morus alba	White Mulberry	15	5 - Fair		20% dead wood	REMOVE
1157	Ulmus pumila	Siberian Elm	18	3 - Fair	Lean, Unbalanced		PRESERVE
1158	Rhamnus cathartica	European Buckthorn	5.5	5 - Poor			REMOVE
1159	Ulmus americana	American Elm	11	3 - Fair	Unbalanced, Crown Lean		REMOVE
1160	Prunus serotina	Black Cherry	7	4 - Fair/Poor	Lean, Unbalanced, Crown Lean		REMOVE
1161	Morus alba	White Mulberry	10	4 - Fair/Poor	Double Leader, Split Risk, Lean, Crown Lean	Trunk Scar	REMOVE
1162	Rhus glabra	Smooth Sumac	4.3	4 - Fair/Poor			REMOVE
1163	Morus alba	White Mulberry	9	4 - Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1164	Prunus serotina	Black Cherry	22	6 - Dead		>50% dead wood, Dead Leader, Peeling Bark	REMOVE
1165	Prunus serotina	Black Cherry	9	4 - Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1167	Taxodium distichum	Bald Cypress	19	2 - Good			PRESERVE
1168	Prunus serotina	Black Cherry	15	4 - Fair/Poor	Lean	>50% dead wood, Wood rot, Cavity	PRESERVE
1169	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Strong lean, Crown Lean		PRESERVE
1170	Ulmus americana	American Elm	13	4 - Fair/Poor	Unbalanced, Crown Lean, Crowded	Trunk Scar	REMOVE
1171	Prunus serotina	Black Cherry	14	4 - Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1172	Morus alba	White Mulberry	17	3 - Fair	Unbalanced, Crown Lean, Crowded		REMOVE
1173	Acer negundo	Box Elder	14	5 - Poor	Strong lean	>50% dead wood, Dead Leader	REMOVE
1174	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Lean, Crown Lean	30% dead wood	REMOVE
1175	Prunus serotina	Black Cherry	15	4 - Fair/Poor	Broken Leader	20% dead wood	REMOVE
1176	Prunus serotina	Black Cherry	9	4 - Fair/Poor	Crown Lean, Crowded	20% dead wood, Dead Leader	REMOVE
1177	Rhamnus cathartica	European Buckthorn	12	5 - Poor			REMOVE
1178	Rhamnus cathartica	European Buckthorn	10	5 - Poor			REMOVE
1179	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1180	Rhamnus cathartica	European Buckthorn	14	5 - Poor			REMOVE
1181	Prunus serotina	Black Cherry	20	3 - Fair	Crown Lean		REMOVE
1182	Prunus serotina	Black Cherry	7	4 - Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1183	Rhamnus cathartica	European Buckthorn	9	5 - Poor			REMOVE
1184	Morus alba	White Mulberry	9	4 - Fair/Poor	Unbalanced, Crown Lean	20% dead wood, Trunk Scar	REMOVE
1185	Rhamnus cathartica	European Buckthorn	13	5 - Poor			REMOVE
1186	Morus alba	White Mulberry	6.2	2 - Fair/Poor	Lean, Crown Lean, Crowded		REMOVE
1187	Rhamnus cathartica	European Buckthorn	6.3	2.5 - Poor			REMOVE
1188	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Lean, Unbalanced, Crown Lean		REMOVE
1189	Ulmus pumila	Siberian Elm	12	3 - Fair	Crown Lean, Crowded		REMOVE
1190	Ulmus pumila	Siberian Elm	29	5 - Fair	U-shaped joint, Double Leader	20% dead wood	REMOVE
1191	Acer negundo	Box Elder	21	2 - Fair/Poor	Lean, Crown Lean	30% dead wood	REMOVE
1192	Prunus serotina	Black Cherry	9	6 - Dead	Broken Leader	>50% dead wood	REMOVE
1193	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Lean, Crown Lean	10% dead wood	REMOVE
1194	Acer negundo	Box Elder	30	5 - Poor	Strong Lean, Crown Lean	40% dead wood, Dead Leader, Peeling Bark	REMOVE
1195	Morus alba	White Mulberry	9	4 - Fair/Poor	Lean, Crown Lean, Crowded	Trunk Scar	REMOVE
1196	Prunus serotina	Black Cherry	10	5 - Poor	Horizontal Growth, Fallen	Cavity	REMOVE
1197	Prunus serotina	Black Cherry	20	5 - Poor	Broken Crown	>50% dead wood	REMOVE
1198	Prunus serotina	Black Cherry	18	3 - Fair	Unbalanced, Crown Lean		REMOVE
1199	Morus alba	White Mulberry	22	4 - Fair/Poor	Double Leader, Split Risk, Lean, Crown Lean	30% dead wood, Trunk Scar	REMOVE
1200	Prunus serotina	Black Cherry	17	4 - Fair/Poor	Unbalanced, Crown Lean	20% dead wood	REMOVE
1201	Prunus serotina	Black Cherry	28	4 - Fair/Poor	V-shaped joint, Split Risk	20% dead wood, Included bark	REMOVE
1202	Quercus macrocarpa	Bur Oak	15	2 - Good			PRESERVE
1204	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Lean, Unbalanced, Crown Lean	20% dead wood, Cavity	PRESERVE
1205	Prunus serotina	Black Cherry	13	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	30% dead wood	PRESERVE
1206	Morus alba	White Mulberry	12.5	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	30% dead wood	REMOVE
1207	Prunus serotina	Black Cherry	8	6 - Dead			REMOVE
1208	Morus alba	White Mulberry	11	4 - Fair/Poor	Lean, Crown Lean, Crowded	30% dead wood	REMOVE
1209	Morus alba	White Mulberry	18	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1210	Morus alba	White Mulberry	8	5 - Poor		>50% dead wood	REMOVE
1211	Morus alba	White Mulberry	36	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk, Lean	Included bark	REMOVE
1212	Ulmus americana	American Elm	9	4 - Fair/Poor	Lean, Unbalanced, Barbed wire girdling		REMOVE
1213	Ulmus americana	American Elm	12	3 - Fair	Lean, Crowded	20% dead wood	REMOVE
1214	Ulmus americana	American Elm	10	4 - Fair/Poor	Unbalanced, Crown Lean, Crowded, Barbed wire girdling		REMOVE
1215	Morus alba	White Mulberry	18	4 - Fair/Poor	Lean, Crown Lean, Crowded, Broken Limb	20% dead wood	REMOVE
1216	Prunus serotina	Black Cherry	11	6 - Dead			REMOVE
1217	Morus alba	White Mulberry	24	5 - Poor	V-shaped joint, Double Leader, Split Risk, Lean	30% dead wood	REMOVE
1218	Rhamnus cathartica	European Buckthorn	11.8	4 - Dead			REMOVE
1219	Rhamnus cathartica	European Buckthorn	12	6 - Dead			REMOVE
1220	Morus alba	White Mulberry	11	5 - Poor	Crown Lean, Crowded	40% dead wood, Trunk Damage	REMOVE
1221	Rhamnus cathartica	European Buckthorn	10.6	5 - Poor			REMOVE
1222	Ulmus americana	American Elm	10	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded		REMOVE
1223	Ulmus americana	American Elm	8	5 - Poor	Lean, Unbalanced, Crown Lean, Crowded	Trunk Damage	REMOVE
1224	Prunus serotina	Black Cherry	17	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1225	Ulmus americana	American Elm	11	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1226	Ulmus americana	American Elm	17	3 - Fair	Unbalanced	20% dead wood, Trunk Scar, Healed	REMOVE
1227	Morus alba	White Mulberry	18	4 - Fair/Poor	Lean, Crown Lean, Crowded	30% dead wood, Trunk Scar	REMOVE
1228	Ulmus americana	American Elm	13	3 - Fair	Lean, Crown Lean		REMOVE
1229	Morus alba	White Mulberry	11	4 - Fair/Poor	Lean, Crown Lean, Crowded	30% dead wood	REMOVE
1230	Ulmus americana	American Elm	8	5 - Poor	Lean, Crown Lean, Dead leaning on	20% dead wood	REMOVE
1231	Prunus serotina	Black Cherry	13	4 - Fair/Poor	Lean, Broken Limb, Dead leaning on	30% dead wood	REMOVE
1232	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1233	Prunus serotina	Black Cherry	9	5 - Poor	Strong lean, Unbalanced, Crown Lean	30% dead wood	REMOVE
1234	Prunus serotina	Black Cherry	18	5 - Poor	Lean	>50% dead wood	REMOVE
1235	Ulmus americana	American Elm	10	4 - Fair/Poor	Lean, Crown Lean	20% dead wood	REMOVE
1236	Ulmus americana	American Elm	9	3 - Fair	Crown Lean	20% dead wood	REMOVE
1237	Prunus serotina	Black Cherry	8	6 - Dead			REMOVE
1238	Ulmus americana	American Elm	9	5 - Fair	Unbalanced	20% dead wood	REMOVE
1239	Prunus serotina	Black Cherry	9	6 - Dead	Unbalanced	20% dead wood	REMOVE
1240	Prunus serotina	Black Cherry	9	6 - Dead			REMOVE
1241	Rhamnus cathartica	European Buckthorn	9	5 - Poor			REMOVE
1242	Prunus serotina	Black Cherry	12	12	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk	REMOVE
1243	Prunus serotina	Black Cherry	11	6 - Dead			REMOVE
1244	Prunus serotina	Black Cherry	14	5 - Poor		>50% dead wood	REMOVE
1245	Morus alba	White Mulberry	14	1	5 - Poor	V-shaped joint, Double Leader, Split Risk, Split Leaders, Strong lean	REMOVE
1246	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1247	Prunus serotina	Black Cherry	12	6 - Dead			REMOVE
1248	Prunus serotina	Black Cherry	13	12	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk, Lean	REMOVE
1249	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Lean, Crown Lean, Crowded	20% dead wood	REMOVE
1250	Prunus serotina	Black Cherry	11	3 - Fair	Slight lean	20% dead wood	REMOVE
1251	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Lean	30% dead wood	REMOVE
1252	Prunus serotina	Black Cherry	16	5 - Poor		>50% dead wood, Peeling Bark	REMOVE
1253	Prunus serotina	Black Cherry	16	5 - Fair/Poor	Lean, Unbalanced, Crown Lean	30% dead wood	REMOVE
1254	Acer saccharum	Silver Maple	16	3 - Fair	Lean	20% dead wood	REMOVE
1255	Prunus serotina	Black Cherry	12	5 - Poor	Strong lean	40% dead wood, Wood rot	REMOVE
1256	Prunus serotina	Black Cherry	11	3 - Fair	Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1257	Ulmus americana	Black Cherry	16	4 - Fair/Poor	U-shaped joint, Unbalanced	Cavity	REMOVE
1258	Ulmus americana	American Elm	7	4 - Fair/Poor	Unbalanced, Crowded	30% dead wood, Trunk Damage	REMOVE
1259	Prunus serotina	Black Cherry	9	5 - Fair	Unbalanced	20% dead wood	REMOVE
1260	Prunus serotina	Black Cherry	17	4 - Fair/Poor	Lean, Unbalanced	30% dead wood, Dead Limbs	REMOVE
1261	Prunus serotina	Black Cherry	9	4 - Fair/Poor	Crown Lean, Crowded	20% dead wood	REMOVE
1262	Prunus serotina	Black Cherry	12	3 - Fair	Crown Lean	20% dead wood	REMOVE
1263	Prunus serotina	Black Cherry	13	5 - Poor	Strong lean, Crown Lean, Crowded	30% dead wood, Dead Limbs	REMOVE
1264	Prunus serotina	Black Cherry	16	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	20% dead wood	REMOVE
1265	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Lean, Unbalanced, Crown Lean	20% dead wood, Cavity	REMOVE
1266	Prunus serotina	Black Cherry	11	4 - Fair/Poor	Lean, Unbalanced, Crown Lean	Growth	REMOVE
1267	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1268	Prunus serotina	Black Cherry	28	5 - Poor		>50% dead wood, Cavity, Burs	REMOVE
1269	Rhamnus cathartica	European Buckthorn	10.9	8 - Poor			REMOVE
1270	Morus alba	White Mulberry	14	4 - Fair/Poor	V-shaped joint, Split Risk, Unbalanced, Crown Lean		REMOVE
1271	Rhamnus cathartica	European Buckthorn	7	5 - Poor		30% dead wood	REMOVE



TAG NO.	SCIENTIFIC NAME	COMMON NAME	DBH (Inches)	CONDITION	STRUCTURE	HEALTH	PRESERVE/ REMOVE
1398	Morus alba	White Mulberry	30	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk, Lean	30% dead wood	REMOVE
1399	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1400	Morus alba	White Mulberry	11	4 - Fair/Poor	Unbalanced, Crown Lean, Crowded	30% dead wood	REMOVE
1401	Morus alba	White Mulberry	7.4, 3.3	4 - Fair/Poor	Multi Leader, Split Risk, Crown Lean, Crowded	20% dead wood	REMOVE
1402	Morus alba	White Mulberry	9	3 - Fair	Unbalanced	20% dead wood	REMOVE
1403	Fraxinus pennsylvanica	Green Ash	6	3 - Fair	Lean		REMOVE
1404	Prunus serotina	Black Cherry	8	4 - Fair/Poor	Strong lean, Crown Lean, Crowded, Broken Limb		REMOVE
1405	Rhamnus cathartica	European Buckthorn	8.8, 8.8	5 - Poor			REMOVE
1406	Prunus serotina	Black Cherry	16	4 - Fair/Poor	Strong lean, Crown Lean	20% dead wood	REMOVE
1407	Celtis occidentalis	Hackberry	10	3 - Fair	Lean		REMOVE
1408	Prunus serotina	Black Cherry	15	4 - Fair/Poor	Lean	20% dead wood, Cavity	REMOVE
1409	Prunus serotina	Black Cherry	19	4 - Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1411	Morus alba	White Mulberry	22	4 - Fair/Poor	Double Leader, Split Risk, Strong lean, Crown Lean	30% dead wood	REMOVE
1412	Prunus serotina	Black Cherry	12	5 - Poor		>50% dead wood, Dead Leader	REMOVE
1413	Rhamnus cathartica	European Buckthorn	6	5 - Poor			REMOVE
1414	Prunus serotina	Black Cherry	6	4 - Fair/Poor	Crown Lean, Crowded	20% dead wood, Cavity	REMOVE
1415	Morus alba	White Mulberry	10	3 - Fair	Unbalanced	20% dead wood	REMOVE
1416	Prunus serotina	Black Cherry	25	4 - Fair/Poor	Lean, Unbalanced, Crown Lean	20% dead wood, Dead Limbs, Cavity	REMOVE
1417	Morus alba	White Mulberry	11	4 - Fair/Poor	Lean, Unbalanced, Crown Lean	20% dead wood	REMOVE
1418	Rhamnus cathartica	European Buckthorn	6.4, 4.5	5 - Poor			REMOVE
1419	Morus alba	White Mulberry	30	4 - Fair/Poor	Double Leader, Strong lean, Crown Lean	20% dead wood	REMOVE
1420	Morus alba	White Mulberry	38	4 - Fair/Poor	Strong lean, Crown Lean, Crowded	20% dead wood, Wood rot, Cavity	REMOVE
1421	Prunus serotina	Black Cherry	14	4 - Fair/Poor	Lean, Crown Lean	Dead Limbs	REMOVE
1422	Prunus serotina	Black Cherry	10	4 - Fair/Poor	Strong lean, Crown Lean, Crowded		REMOVE
1423	Prunus serotina	Black Cherry	14.8	4 - Fair/Poor	Double Leader, Strong lean, Crown Lean, Crowded		REMOVE
1424	Prunus serotina	Black Cherry	9	2 - Fair	Crown Lean	20% dead wood	REMOVE
1425	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Strong lean, Unbalanced, Crown Lean		REMOVE
1426	Prunus serotina	Black Cherry	8	4 - Fair/Poor	Crown Lean	20% dead wood, Vines	REMOVE
1427	Prunus serotina	Black Cherry	20	4 - Fair/Poor	Strong lean, Crown Lean	Wood rot, Cavity	REMOVE
1428	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Strong lean, Horizontal Growth	Dead Leader	REMOVE
1429	Morus alba	White Mulberry	14	4 - Fair/Poor	Crown Lean, Crowded, Broken Limb	Cavity	REMOVE
1430	Acer negundo	Box Elder	12	5 - Poor	Lean	>50% dead wood, Dead Leader, Adventitious Growth	REMOVE
1431	Malus sp.	Crabapple	26, 16	6 - Dead	Broken Leader	>50% dead wood	REMOVE
1432	Morus alba	White Mulberry	20	4 - Fair/Poor		20% dead wood, Hollow, Cavity, Trunk Scar	REMOVE
1433	Morus alba	White Mulberry	11	5 - Fair	Unbalanced	20% dead wood	REMOVE
1434	Morus alba	White Mulberry	16	3 - Fair		20% dead wood	REMOVE
1435	Morus alba	White Mulberry	12	4 - Fair/Poor	Unbalanced, Crown Lean	20% dead wood	REMOVE
1436	Malus sp.	Crabapple	19	4 - Fair/Poor	Multi Leader, Crown Lean	20% dead wood, Hollow, Cavity	REMOVE
1437	Morus alba	White Mulberry	12	4 - Fair/Poor	Double Leader, Crown Lean	Cavity, Trunk Scar	REMOVE
1438	Rhamnus cathartica	European Buckthorn	8.8, 6	5 - Poor			REMOVE
1439	Morus alba	White Mulberry	10	3 - Fair	Unbalanced	20% dead wood	REMOVE
1440	Morus alba	White Mulberry	13	4 - Fair/Poor	Lean, Unbalanced, Crowded	30% dead wood	REMOVE
1441	Ulmus americana	American Elm	20	2 - Good	Unbalanced		PRESERVE
1442	Rhamnus cathartica	European Buckthorn	7.6, 6.5	5 - Poor			REMOVE
1443	Ulmus americana	American Elm	9	2 - Good			PRESERVE
1444	Ulmus americana	American Elm	10	2 - Good	Unbalanced		PRESERVE
1445	Morus alba	White Mulberry	26	4 - Fair/Poor	Unbalanced	30% dead wood	PRESERVE
1446	Morus alba	White Mulberry	20	4 - Fair/Poor	Lean, Unbalanced, Crown Lean, Crowded	30% dead wood	REMOVE
1447	Prunus serotina	Black Cherry	9	4 - Fair/Poor	Lean, Crown Lean	30% dead wood	REMOVE
1448	Rhamnus cathartica	European Buckthorn	6	2 - Poor			REMOVE
1449	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1450	Rhamnus cathartica	European Buckthorn	18	5 - Poor	Fused Leaders		REMOVE
1451	Morus alba	White Mulberry	28	3 - Fair	Unbalanced	20% dead wood	PRESERVE
1452	Rhamnus cathartica	European Buckthorn	6.4, 4.3	5 - Poor			REMOVE
1453	Morus alba	White Mulberry	22	4 - Fair/Poor	V-shaped joint, Crown Lean	20% dead wood	PRESERVE
1454	Morus alba	White Mulberry	18	5 - Poor	Split Leaders, Strong lean	>50% dead wood, Hollow, Cavity	REMOVE
1455	Rhamnus cathartica	European Buckthorn	10	5 - Poor			REMOVE
1456	Rhamnus cathartica	European Buckthorn	8	6 - 5 - Poor			REMOVE
1457	Morus alba	White Mulberry	17	4 - Fair/Poor	V-shaped joint, Split Risk, Lean	Cavity, Included bark	REMOVE
1458	Rhamnus cathartica	European Buckthorn	8	5 - Poor			REMOVE
1459	Prunus serotina	Black Cherry	14	3 - Fair	Unbalanced, Broken Limb	20% dead wood	REMOVE
1460	Fraxinus sp.	Ash	12	5 - Dead			REMOVE
1461	Rhamnus cathartica	European Buckthorn	6	8 - 5 - Poor			REMOVE
1462	Prunus serotina	Black Cherry	12	4 - Fair/Poor	Unbalanced, Crown Lean	30% dead wood, Cavity	REMOVE
1463	Acer negundo	Box Elder	8	5 - Poor	Strong lean	>50% dead wood	REMOVE
1464	Prunus serotina	Black Cherry	8	4 - Fair/Poor	Lean	30% dead wood, Overtaken by vines	REMOVE
1465	Morus alba	White Mulberry	12.3, 3.4	4 - Fair/Poor	V-shaped joint, Multi Leader, Split Risk, Strong lean		REMOVE
1466	Prunus serotina	Black Cherry	16	5 - Poor		>50% dead wood, Wood rot, Hollow	REMOVE
1467	Rhamnus cathartica	European Buckthorn	7	5 - Poor			PRESERVE
1468	Gleditsia triacanthos	Honey Locust	18	2 - Good	Unbalanced		PRESERVE
1469	Gleditsia triacanthos	Honey Locust	14	2 - Good			PRESERVE
1470	Gleditsia triacanthos	Honey Locust	14	2 - Good			PRESERVE
1471	Prunus serotina	Black Cherry	13	3 - Fair	Unbalanced	20% dead wood	PRESERVE
1472	Morus alba	White Mulberry	40	4 - Fair/Poor	V-shaped joint, Double Leader, Split Risk	Hollow, Included bark	PRESERVE

GRWA

GARY R. WEBER ASSOCIATES, INC.

LAND PLANNING ECOLOGICAL CONSULTING LANDSCAPE ARCHITECTURE

402 W. LIBERTY DRIVE WHEATON, ILLINOIS 60187

PHONE: 630-668-7197

www.grwainc.com

BRIDGE STREET PROPERTIES

BRIDGE STREET PROPERTIES

618 W JEFFERSON AVE NAPERVILLE, ILLINOIS 60540

CIVIL ENGINEER

CEMCON, LTD.

2280 WHITE OAK CIRCLE SUITE 100 AURORA, IL 60502

EOLA PRESERVE

AURORA, ILLINOIS

TREE INVENTORY

6	04.15.2025
5	03.18.2025
4	01.30.2025
3	09.26.2024
2	05.14.2024
1	03.27.2024

REVISIONS

DATE	2.09.2024
PROJECT NO.	BS2305
DRAWN	GEH
CHECKED	ZML
SHEET NO.	



LANDSCAPE WORK PART 1 - GENERAL

1.1 DESCRIPTION OF WORK

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

1. The establishment of trees, shrubs, perennial, annual and lawn areas as shown on Landscape Plan;
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;
4. The design, furnishing and installation of a complete underground sprinkler system; and
5. Permits which may be required.

1.2 QUALITY ASSURANCE

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

B. Quality Control Procedures:

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 manufacturers certified analysis.
- C. Insect Control
  1. For areas containing standing water less than 3-ft that persist for greater than 7 days, mosquito control may be necessary. Mosquito control should be limited to larvicides applications such as Natulor or Vectolex FG, per the EPA and CDC guidance. Larvicide application should be provided by a qualified professional. Contract the North Shore Mosquito Abatement District for service.

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 approval.

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 grades, 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 property.

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 soded areas through the specified maintenance period and until final inspection.

B. Guarantee trees, shrubs, groundcover and perennials for a period of one year 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 and apparent.

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

LANDSCAPE WORK PART 2 - PLANT MATERIALS

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 LAWN SEED MIXTURE

Grass Seed: Provide fresh, clean, new crop seed complying with the tolerance for purity and germination established by the Official Seed Analysts of North America. Provide seed of the grass species, proportions and maximum percentage of weed seed, as specified.

- A. Lawn Seed Mixture - 5 lbs. / 1,000 sq. ft.
- 50% Kentucky Bluegrass (98/85)
  - 15% Cutter Perennial Ryegrass
  - 10% Spartan Hard Fescue
  - 10% Edge Perennial Ryegrass
  - 10% Express Perennial Ryegrass
  - 5% Pennlawn Creeping Red Fescue

2.3 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.

For each species, the amount of seed indicated on the specifications shall mean the total amount of pure live seed (PLS) per acre. Seed tags and PLS testing information shall be provided to the Landscape Architect prior to seeding.

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

2.4 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 shown or listed.

2.5 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 trees.

D. Deciduous Shrubs: Provide shrubs of the height shown or listed and with not less than the minimum number of cones 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 quality 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.

F. 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 bolls or roots, diseases, insects and latent defects or injuries. Rejected plants shall be removed immediately from the site.

2.6 PLANTING SOIL MIXTURE

Provide planting soil mixture consisting of clean uncompacted topsoil (stockpiled at site) for all planting pits, perennial, annual and groundcover areas. Topsoil shall be conditioned based on any recommendations resulting from the soil test in 1.3.C.

2.7 EROSION CONTROL

A. Lawn Seed Areas Erosion Control Blanket: North American Green D975, or equivalent approved equal.

B. Native Areas Erosion Control Blanket: North American Green SI50, or equivalent approved equal.

C. Shoreline and Sloped Berm Areas Erosion Control Blanket: North American Green SCI50, or equivalent approved equal. To be installed per manufacturer's recommendations.

D. Refer to latest Engineering & Erosion Control Plans for any areas to receive permanent or long-term blanket installation.

E. Hydroseed Mulch: Canweb 2000 wood fiber mulch with tackifier. Other mulches may be used subject to approval of Landscape Architect.

2.8 MULCH

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

LANDSCAPE WORK PART 3 - EXECUTION

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

1. 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 off-site.

3. Soded 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 adjacent grass.

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

B. Seeding New Lawns

1. 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; 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 off-site.

3. Seeded lawn areas shall receive an application of commercial fertilizer at the rate of 5 lbs. per 1,000 sq. ft. and shall be 6-24-24. Fertilizer shall be uniformly spread and mixed into the soil to a depth of 1" inches.

4. Do not use wet seed or seed which is moldy or otherwise damaged in transit or storage.

5. Sow seed using a spreader or seeding machine. Do not seed when wind velocity exceeds five (5) miles per hour. Distribute seed evenly over entire area by sowing equal quantity in two directions at right angles to each other.

6. Sow not less than specified rate.

7. Rake lawn seed lightly into top 1" of soil, roll lightly and water with a fine spray.

8. After the seeding operation is completed, spray a wood fiber mulch (Canweb 2000 with tackifier or approved equal) over the entire grassed area at the rate of 2,000 lbs. per acre. Use a mechanical spray unit to insure uniform coverage. Exercise care to protect buildings, automobiles and people during the application of the mulch.

9. DO NOT MOW HIGHLANDS FESCUE SEED MIXTURE.

C. Seeding Native Areas

1. The period for planting prairie seed shall be from April 1 to May 15 or November 1 to just before the first frost. Seeding outside of these timeframes must be approved by the landscape architect. Native seed planted outside of specified timeframes must have at least 60 days of growth prior to frost. Dormant seeding in winter is possible if soil conditions allow.

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 diskng.

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 inoculants 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 shall not receive fertilizer.

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 mesic and emergent areas shall be planted, and seed allowed to germinate (if possible), prior to flooding with significant amounts of water. Any areas of significant permanent water located within the planting area will receive live plugs in lieu of seed.

11. After the seeding operation is completed, install erosion control blanket per manufacturer's specifications.

12. Emergent plugs shall be planted in natural groupings within designed areas containing saturated soils or shallow inundation. Plants within groupings shall be planted at 2 foot centers.

13. Emergent plugs shall not be planted less than the specified rate and shall be protected with goose enclosures surrounding all natural groupings of plugs.

E. Groundcover and Perennial Beds

Groundcover, perennials, and annuals shall be planted in continuous beds of planting soil mixture a minimum of 8" deep. Install per spacing indicated on plan.

F. Trees and Shrubs

1. Set balled and burlapped (B&B) stock plumb and in center of pit or trench with top of ball at or 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 3" thickness of mulch and work into 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 installation.

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. Highlands Fescue and Native Planting areas are to be mowed only once per spring during the initial three year establishment period.

3.4 NATIVE LANDSCAPED AREAS CONTINUED MONITORING & MAINTENANCE

A. Monitoring

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

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 inspection.

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 necessary.

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.

Third, Fourth, and Fifth Years:

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 a 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 dependent on fuel availability which is directly related to the quantity and quality of 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 dependent 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 Wetland and 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/City/USACE 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 pavements 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

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 plantings in each area.

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 be responsible for maintenance.



GARY R. WEBER  
ASSOCIATES, INC.

LAND PLANNING  
ECOLOGICAL CONSULTING  
LANDSCAPE ARCHITECTURE

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

CLIENT:



BRIDGE STREET PROPERTIES  
618 W. JEFFERSON AVE  
NAPERVILLE, ILLINOIS 60540

CIVIL ENGINEER:

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

EOLA PRESERVE

AURORA, ILLINOIS

LANDSCAPE SPECIFICATIONS

6 04.15.2025

5 03.18.2025

4 01.30.2025

3 09.26.2024

2 05.14.2024

1 03.27.2024

REVISIONS

DATE 2.09.2024

PROJECT NO. BS2305

DRAWN GEH

CHECKED ZML

SHEET NO.

L1.9



Know what's below.  
Call before you dig.