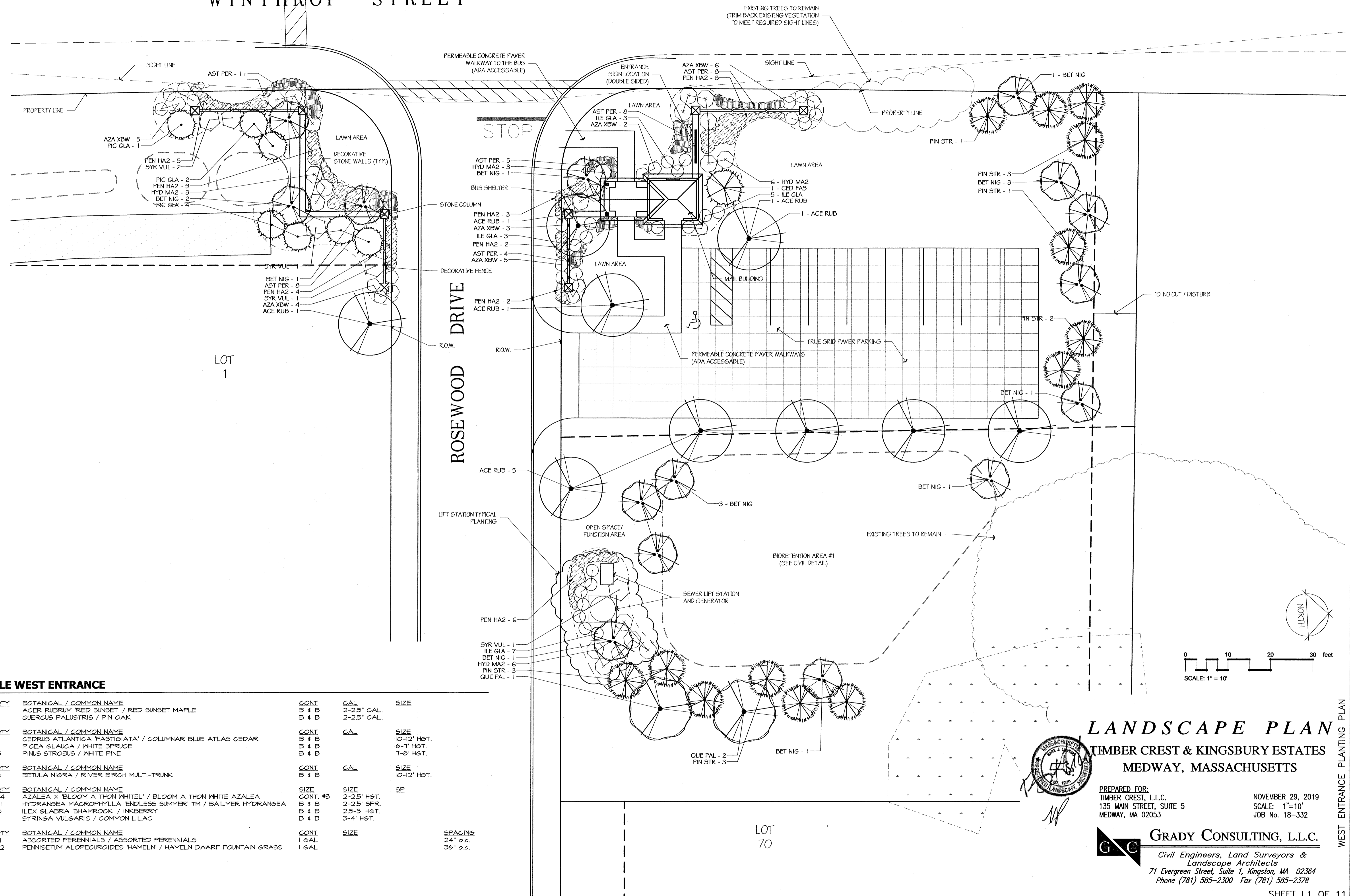


# WINTHROP STREET



## PLANT SCHEDULE WEST ENTRANCE

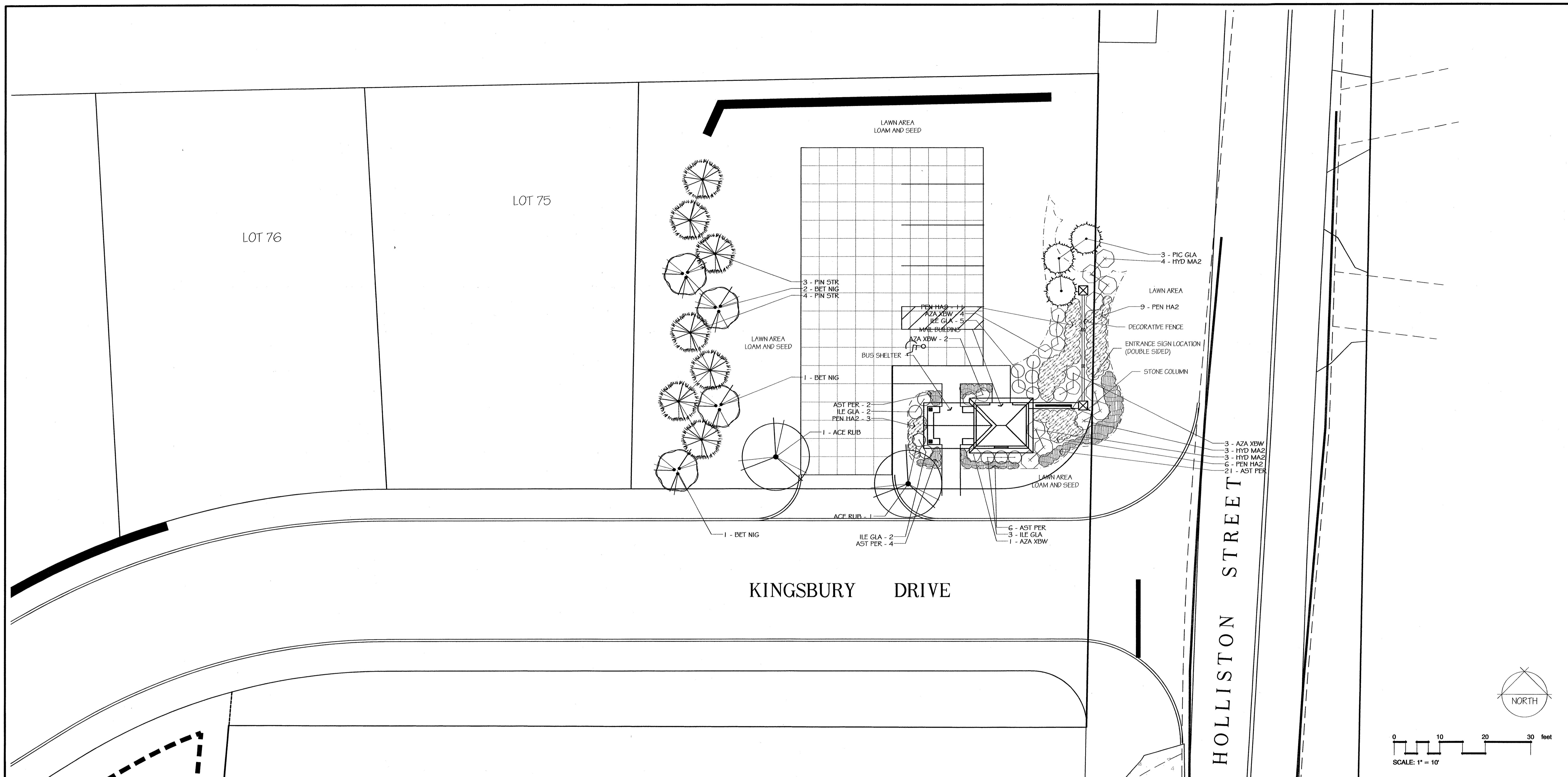
DECIDUOUS TREES	QTY	BOTANICAL / COMMON NAME	CONT	CAL	SIZE
ACE RUB	4	ACER RUBRUM 'RED SUNSET' / RED SUNSET MAPLE	B & B	2-2.5" CAL.	
QUE PAL	4	QUERCUS PALUSTRIS / PIN OAK	B & B	2-2.5" CAL.	
EVERGREEN TREES	QTY	BOTANICAL / COMMON NAME	CONT	CAL	SIZE
CED FAS	1	CEDRUS ATLANTICA 'FASTIGIATA' / COLUMNAR BLUE ATLAS CEDAR	B & B		10-12' HGT.
PIC GLA	7	PICEA GLAUGA / WHITE SPRUCE	B & B		6-7' HGT.
PIN STR	15	PINUS STROBUS / WHITE PINE	B & B		7-8' HGT.
CLUMP TREES	QTY	BOTANICAL / COMMON NAME	CONT	CAL	SIZE
BET NIG	16	BETULA NIGRA / RIVER BIRCH MULTI-TRUNK	B & B		10-12' HGT.
SHRUBS	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	SP
AZA XBW	24	AZALEA X 'BLOOM A THON WHITEL' / BLOOM A THON WHITE AZALEA	CONT. #3	2-2.5' HGT.	
HYD MA2	21	HYDRANGEA MAGNOLIFOLIA 'ENDLESS SUMMER' TM / BAILMER HYDRANGEA	B & B	2-2.5' SPR.	
ILE GLA	10	ILEX GLABRA 'SHAMROCK' / INK BERRY	B & B	2.5-3' HGT.	
SYR VUL	5	SYRINGA VULGARIS / COMMON LILAC	B & B	3-4' HGT.	
GROUND COVERS	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	SPACING
AST PER	51	ASSORTED PERENNIALS / ASSORTED PERENNIALS	1 GAL		24" o.c.
PEN HA2	42	PENISSETUM ALOPECUROIDES 'HAMELN' / HAMELN DWARF FOUNTAIN GRASS	1 GAL		36" o.c.

## LANDSCAPE PLAN TIMBER CREST & KINGSBURY ESTATES MEDWAY, MASSACHUSETTS

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332

**GRADY CONSULTING, L.L.C.**  
Civil Engineers, Land Surveyors &  
Landscape Architects  
71 Evergreen Street, Suite 1, Kingston, MA 02364  
Phone (781) 585-2300 Fax (781) 585-2378



## PLANT SCHEDULE EAST ENTRANCE

<u>CLUMP TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME / COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>SIZE</u>
BET NIG	4	BETULA NIGRA / RIVER BIRCH MULTI-TRUNK	B & B		10-12' HGT.
<u>DECIDUOUS TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME / COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>SIZE</u>
ACE RUB	4	ACER RUBRUM 'RED SUNSET' / RED SUNSET MAPLE	B & B	2-2.5' CAL.	
<u>EVERGREEN TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME / COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>SIZE</u>
PIC GLA	3	PICEA GLAUGA / WHITE SPRUCE	B & B		6-7' HGT.
PIN STR	7	PINUS STROBUS / WHITE PINE	B & B		7-8' HGT.
<u>SHRUBS</u>	<u>QTY</u>	<u>BOTANICAL NAME / COMMON NAME</u>	<u>SIZE</u>	<u>SIZE</u>	
AZA XBW	10	AZALEA X 'BLOOM A THON WHITE' / BLOOM A THON WHITE AZALEA	CONT. #3	2-2.5' HGT.	
HYD MA2	10	HYDRANGEA MACROPHYLLA 'ENDLESS SUMMER' TM / BAILMER HYDRANGEA	B & B	2-2.5' SPR.	
ILE GLA	12	ILEX GLABRA 'SHAMROCK' / INKERRY	B & B	2.5-3' HGT.	
<u>GROUND COVERS</u>	<u>QTY</u>	<u>BOTANICAL NAME / COMMON NAME</u>	<u>CONT</u>	<u>SIZE</u>	<u>SPACING</u>
AST PER	37	ASSORTED PERENNIALS / ASSORTED PERENNIALS	1 GAL		24" o.c.
PEN HA2	24	PENISTETUM ALOPECUROIDES 'HADELN' / HADELN DWARF FOUNTAIN GRASS	1 GAL		36" o.c.



*LANDSCAPE PLAN*  
TIMBER CREST & KINGSBURY ESTATES  
MEDWAY, MASSACHUSETTS

PREPARED FOR:  
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135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

NOVEMBER 29, 2019  
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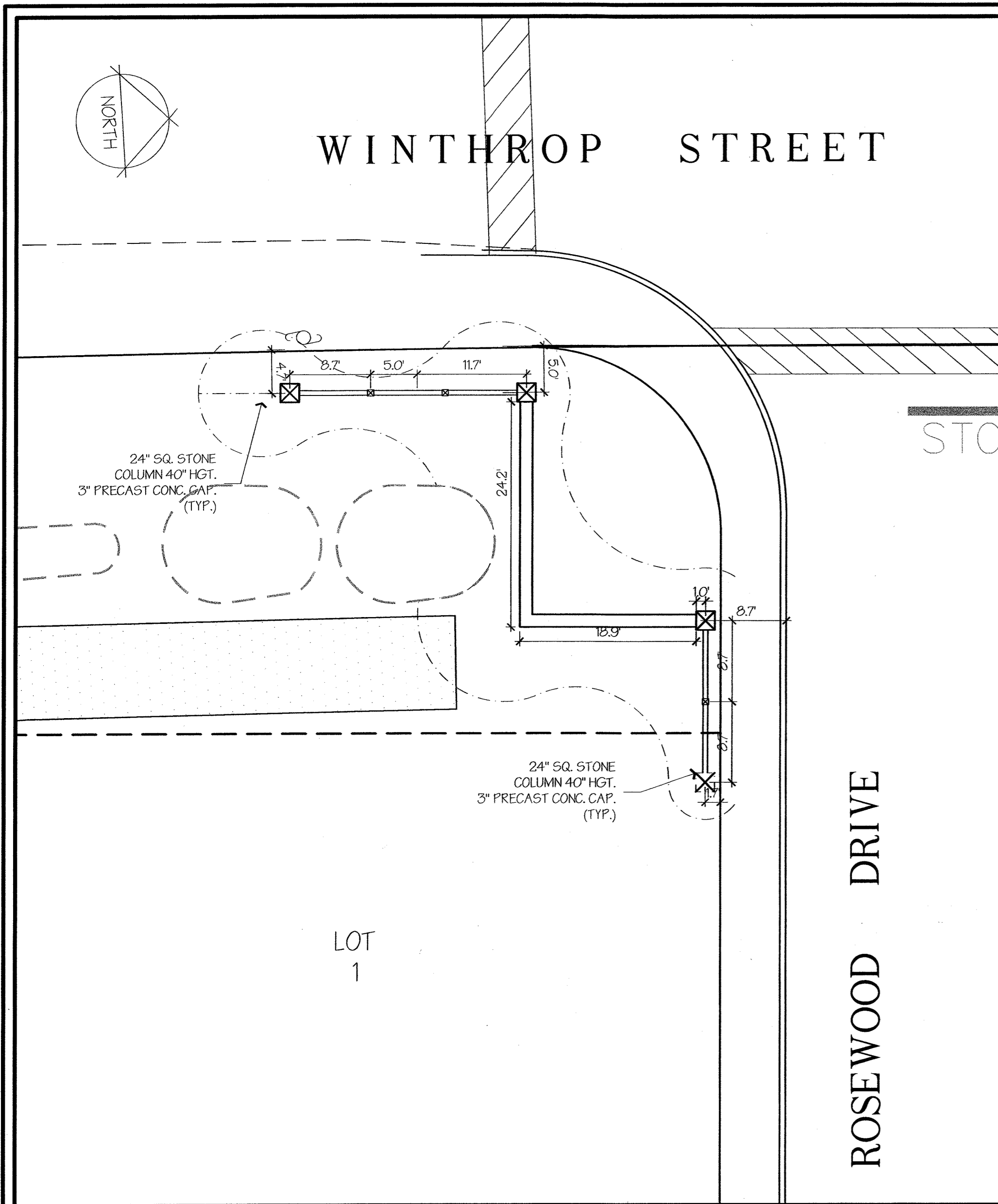


GRADY CONSULTING, L.L.C.

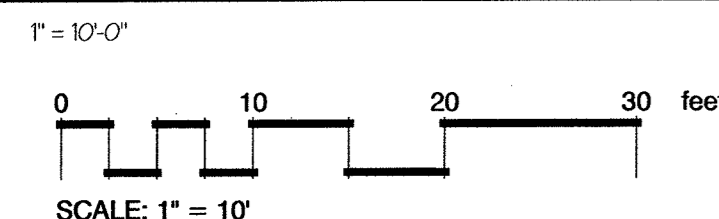
*Civil Engineers, Land Surveyors &  
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71 Evergreen Street, Suite 1, Kingston, MA 02364  
Phone (781) 585-2300 Fax (781) 585-2378

SHEET L2 OF 11

EAST ENTRANCE PLANTING PLAN



WEST ENTRANCE LAYOUT PLAN (SOUTH SIDE)



### HARDSCAPE SCHEDULE

#### STONE WALL

TAKEOFF: 430 FF  
UNIT COST: /FF  
TOTAL:

#### STONE COLUMN

TAKEOFF: 8 - 2'X2'X3.5' HGT.  
UNIT COST: /UNIT  
TOTAL:

#### FENCING

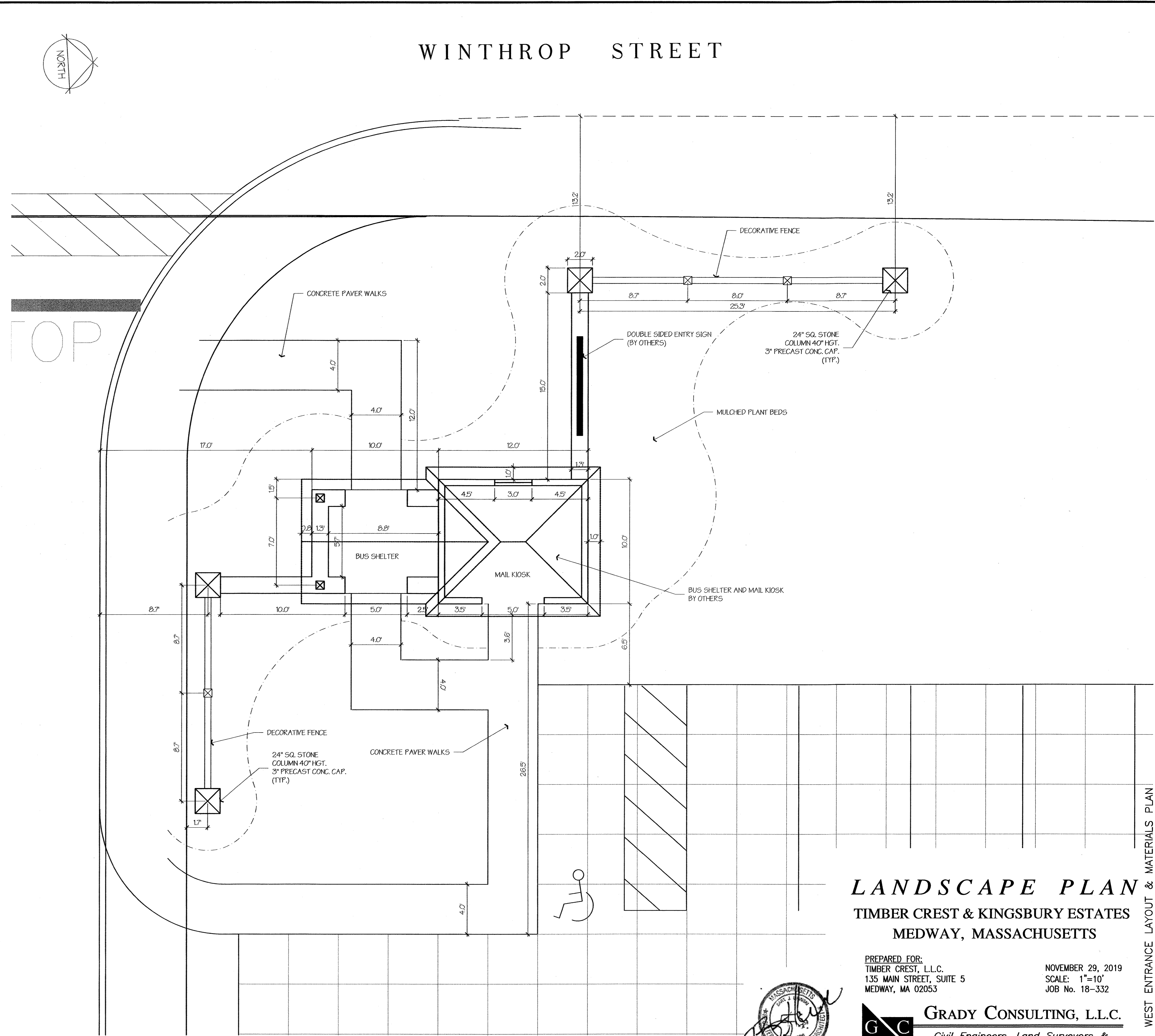
TAKEOFF: 80 LF  
UNIT COST: /LF  
TOTAL:

#### TRUE GRID ECO PAVERS

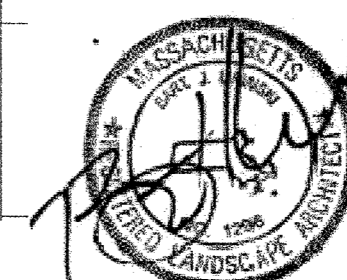
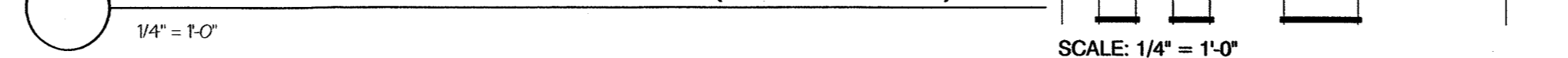
TAKEOFF: 3,842 SF  
UNIT COST: /SF  
TOTAL:

#### PERMEABLE CONCRETE PAVERS

TAKEOFF: 546 SF  
UNIT COST: /SF  
TOTAL:



WEST ENTRANCE LAYOUT PLAN (NORTH SIDE)



## LANDSCAPE PLAN

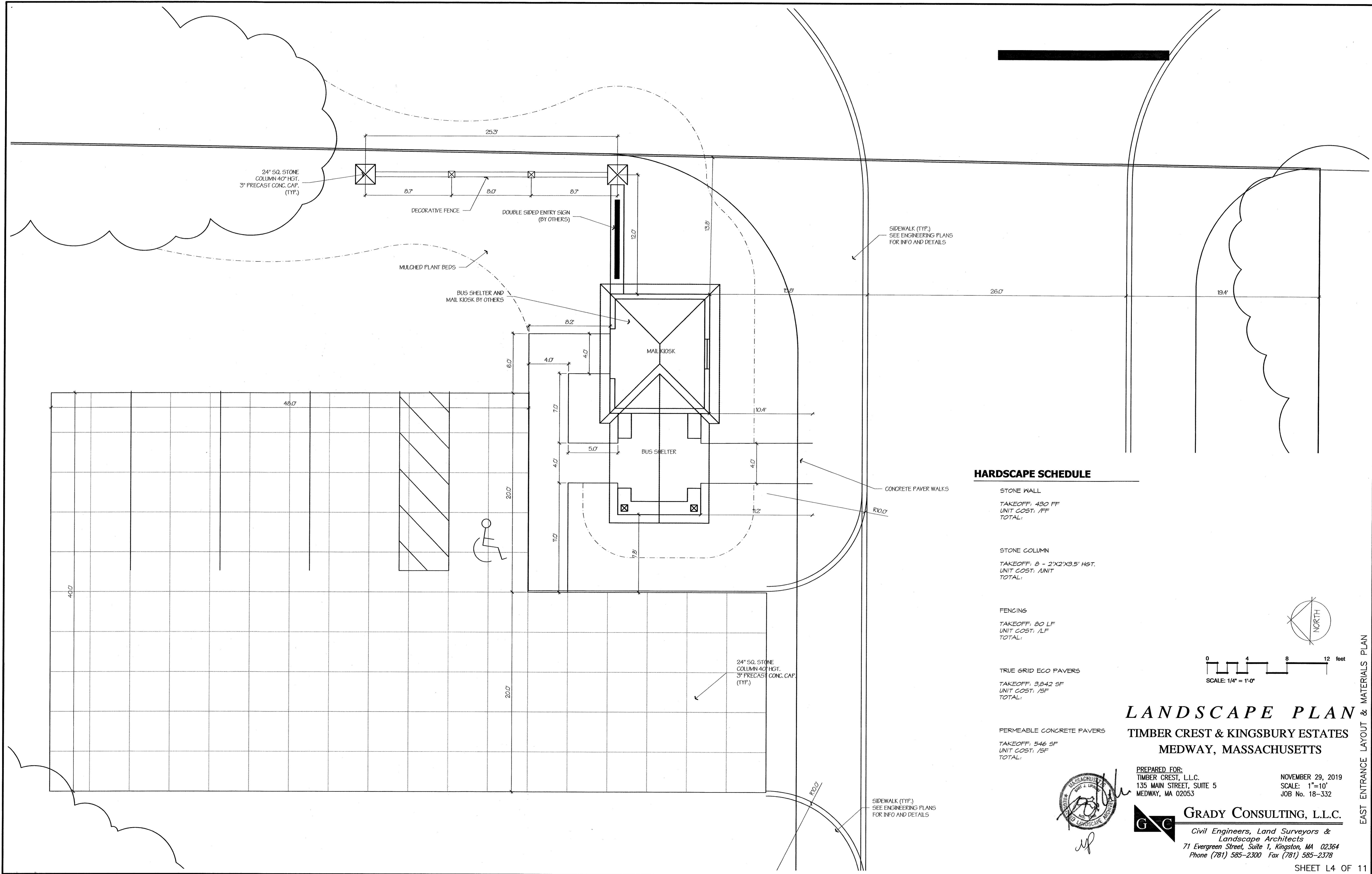
### TIMBER CREST & KINGSBURY ESTATES

### MEDWAY, MASSACHUSETTS

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332

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**HARDSCAPE SCHEDULE**

STONE WALL  
TAKEOFF: 430 FF  
UNIT COST: /FF  
TOTAL:

STONE COLUMN  
TAKEOFF: 8 - 2'X2'X3.5' HGT.  
UNIT COST: /UNIT  
TOTAL:

FENCING  
TAKEOFF: 80 LF  
UNIT COST: /LF  
TOTAL:

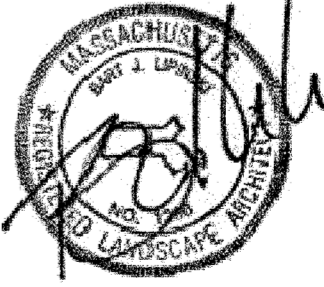
TRUE GRID ECO PAVERS  
TAKEOFF: 3842 SF  
UNIT COST: /SF  
TOTAL:

PERMEABLE CONCRETE PAVERS  
TAKEOFF: 546 SF  
UNIT COST: /SF  
TOTAL:

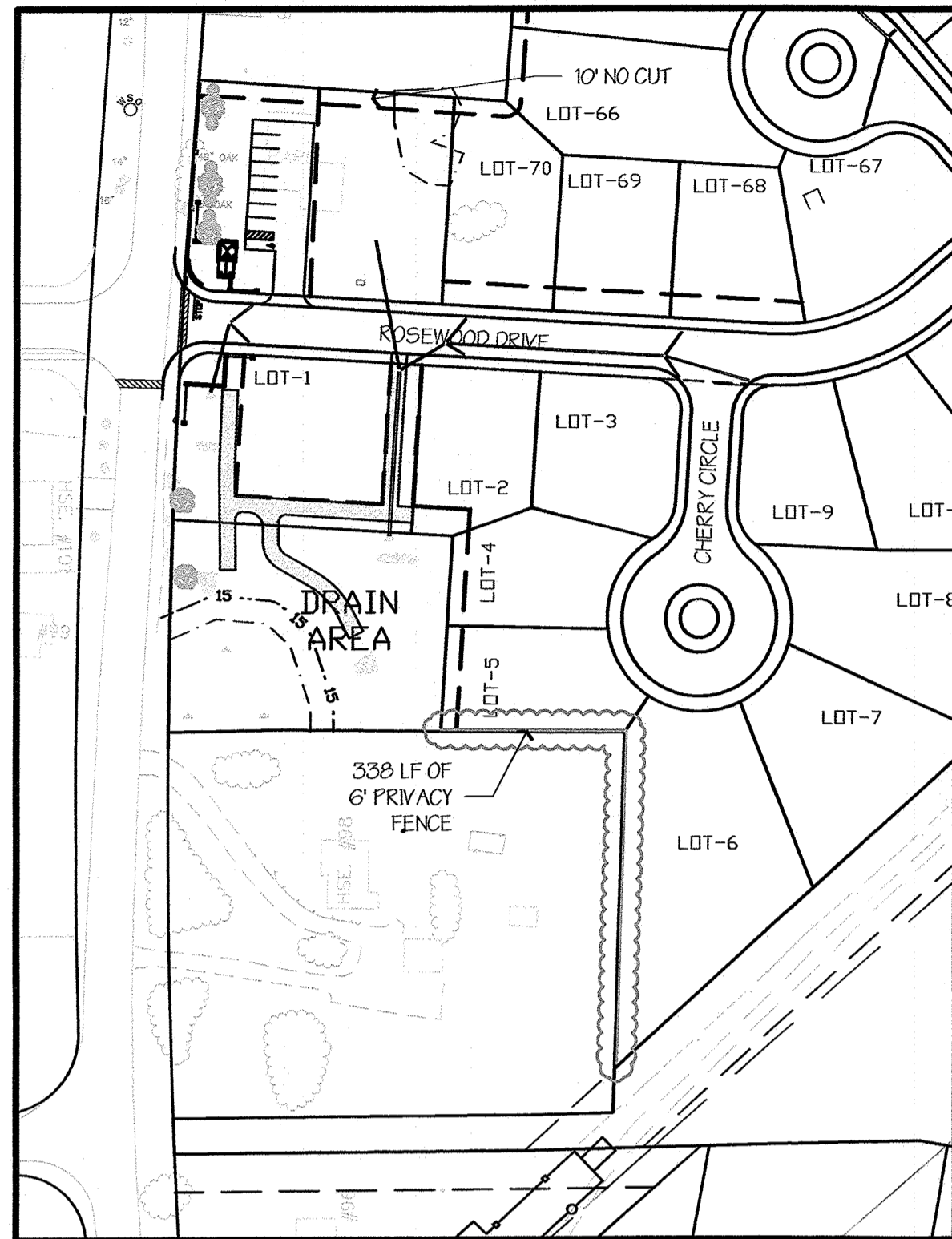
**LANDSCAPE PLAN**  
**TIMBER CREST & KINGSBURY ESTATES**  
**MEDWAY, MASSACHUSETTS**

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

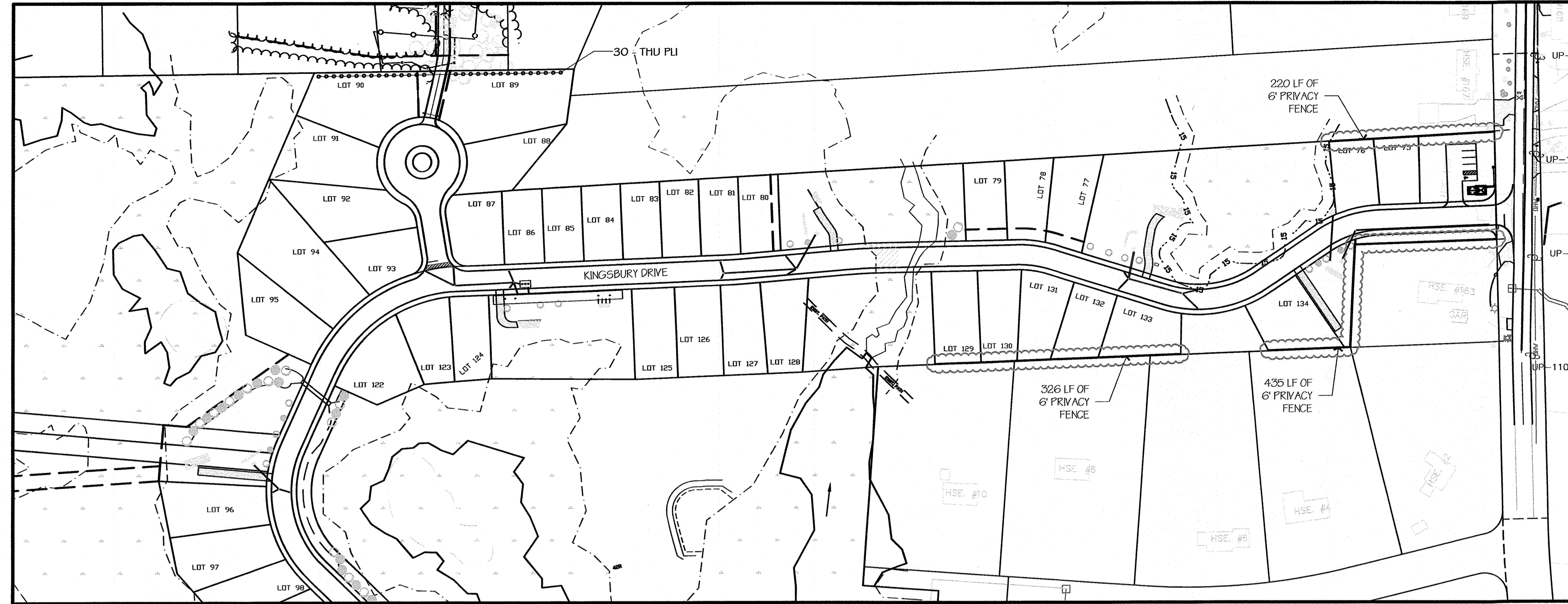
NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332



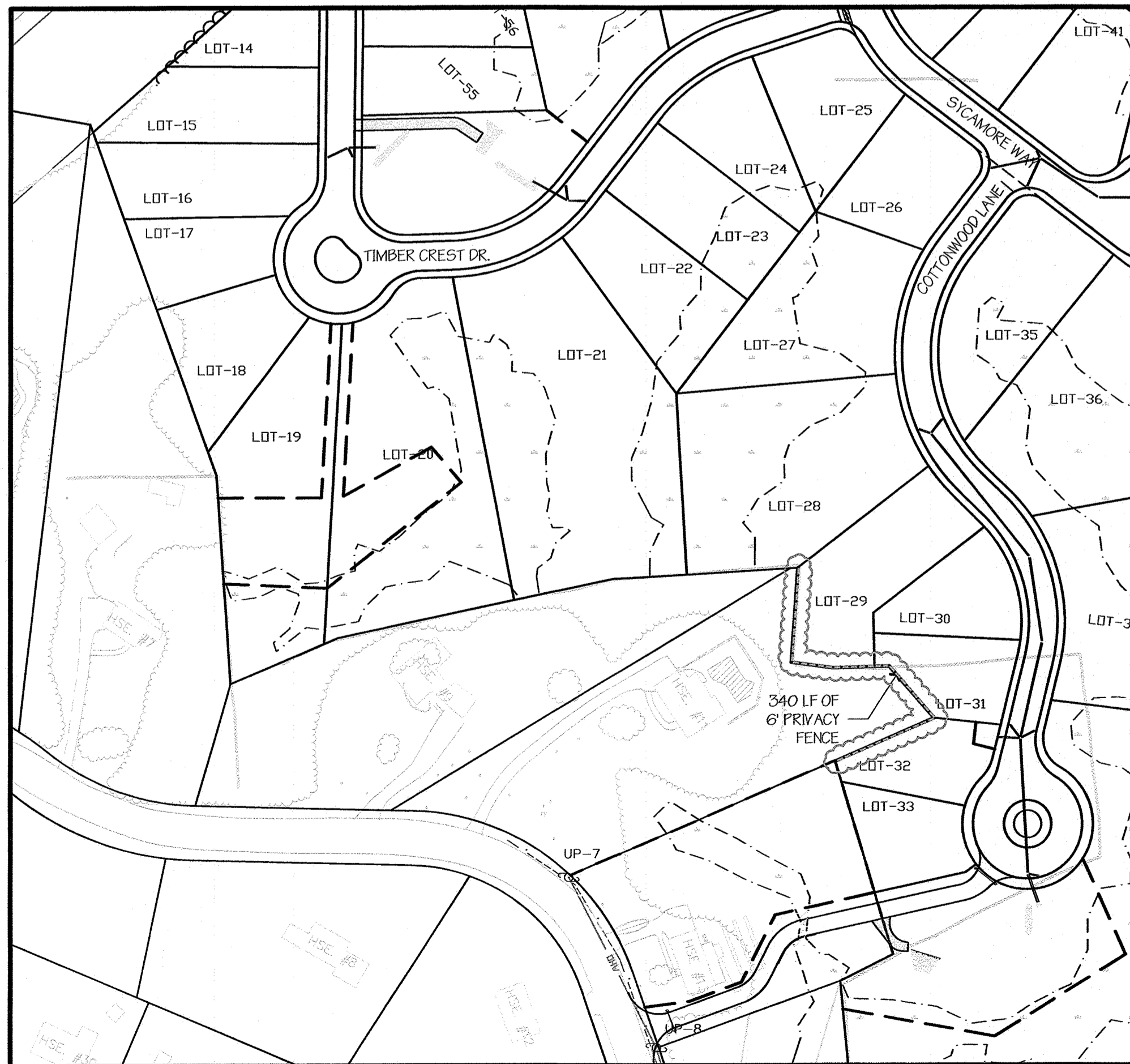
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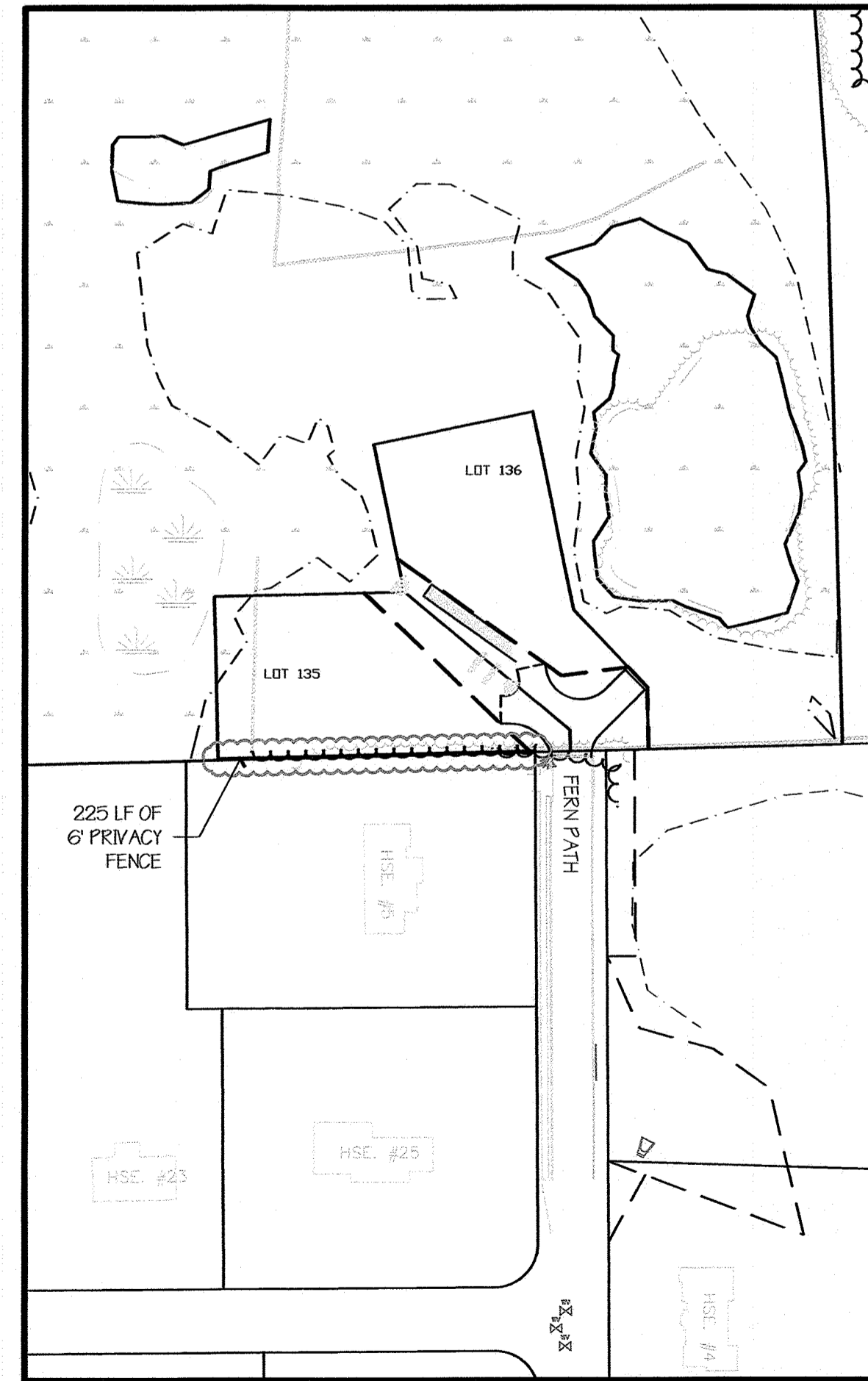
ROSEWOOD DRIVE - FENCE PLAN  
1" = 100'-0"



KINGSBURY DRIVE - FENCE AND LANDSCAPE BUFFER PLAN  
1" = 100'-0"



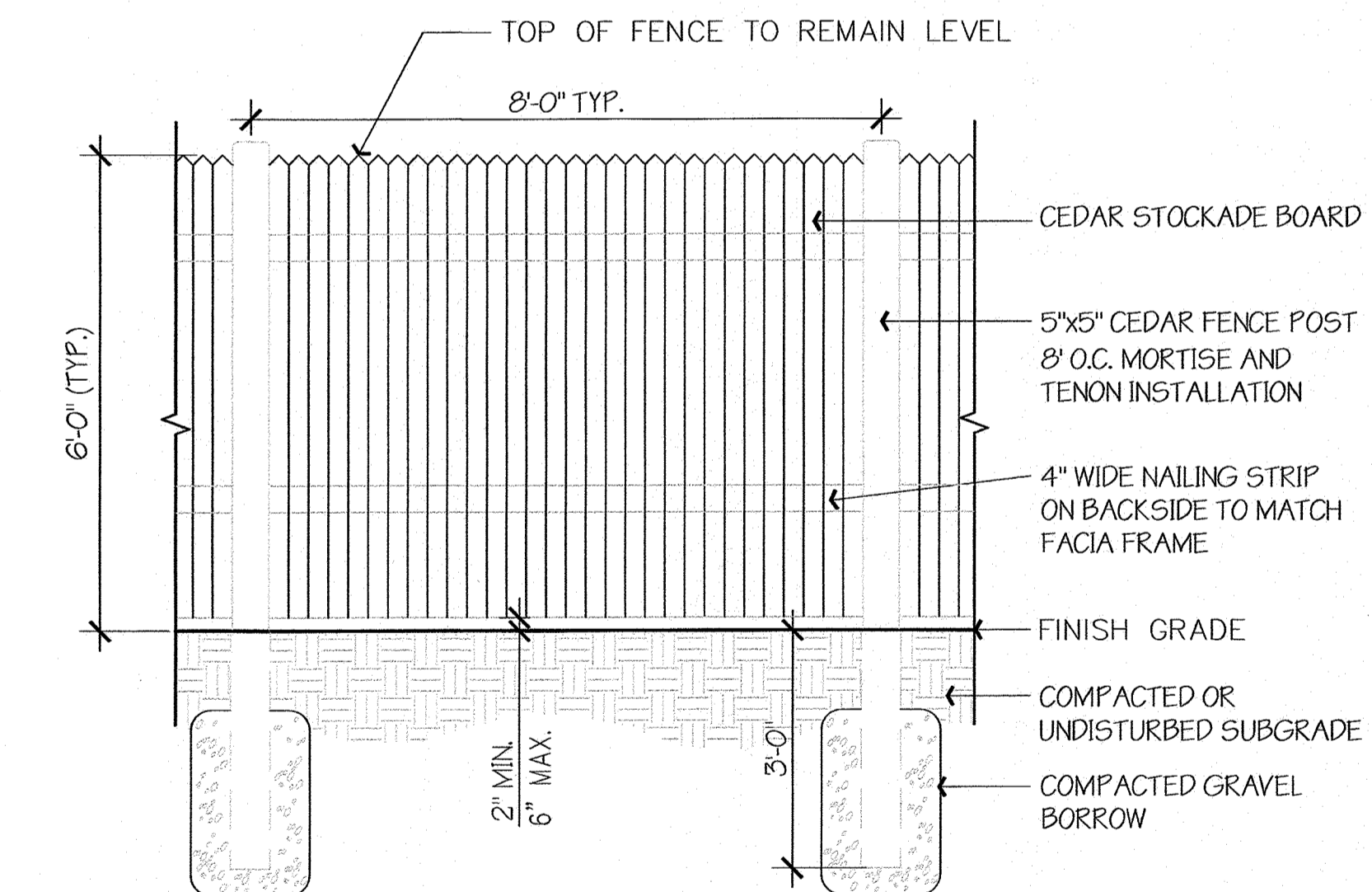
COTTONWOOD LANE - FENCE PLAN  
1" = 100'-0"



FERN WAY - FENCE PLAN  
1" = 100'-0"

#### PLANT SCHEDULE LANDSCAPE BUFFERS

EVERGREEN TREES	QTY	BOTANICAL / COMMON NAME	CONT	SIZE
THU PLI	30	THUJA PLICATA "GREEN GIANT" / GREEN GIANT ARBORVITAE	B & B	5-6' HGT.



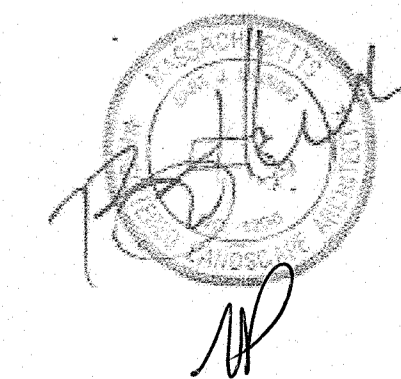
STOCKADE FENCE  
1/2" = 1'-0"

## LANDSCAPE PLAN

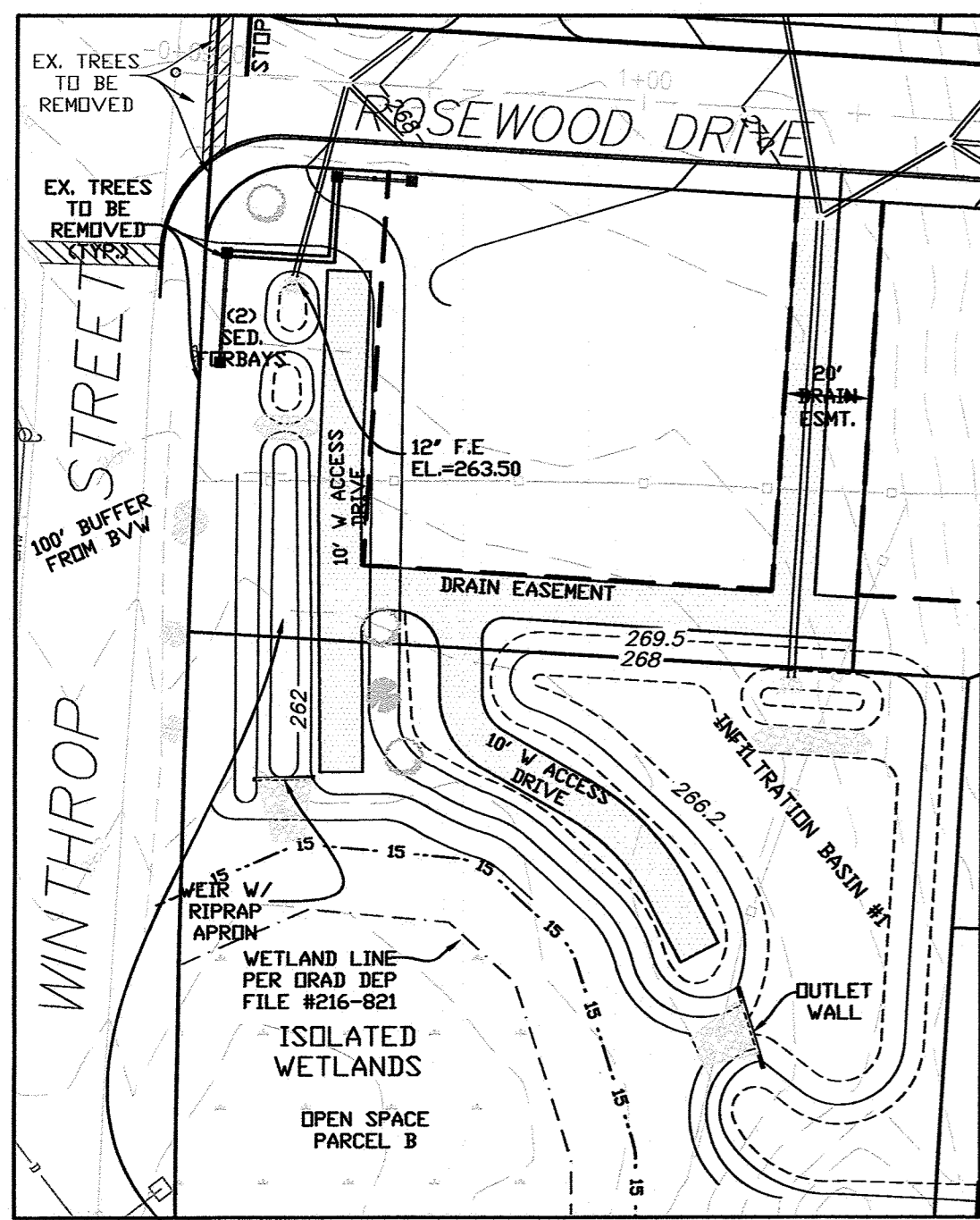
### TIMBER CREST & KINGSBURY ESTATES MEDWAY, MASSACHUSETTS

PREPARED FOR:  
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135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

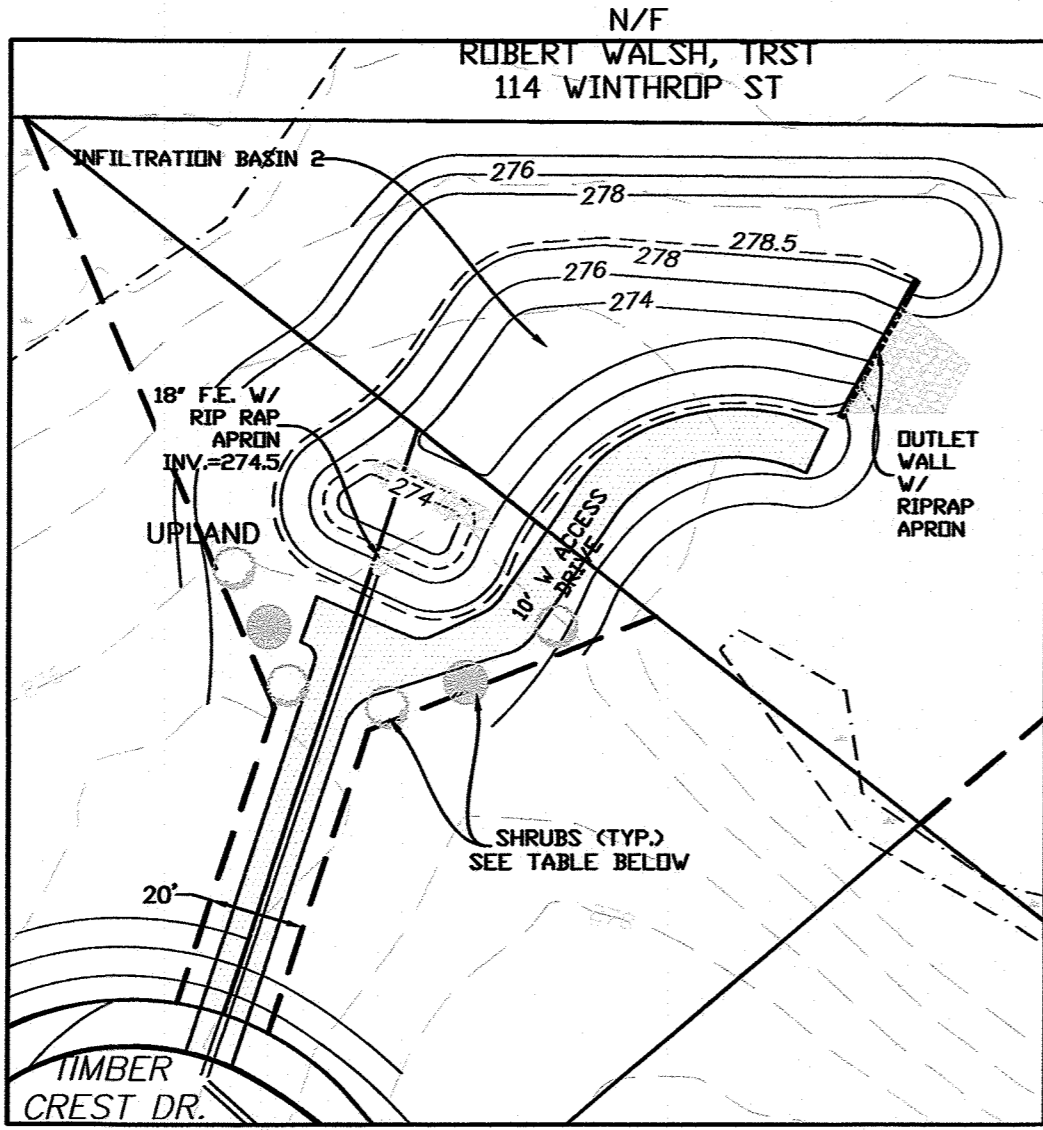
NOVEMBER 29, 2019  
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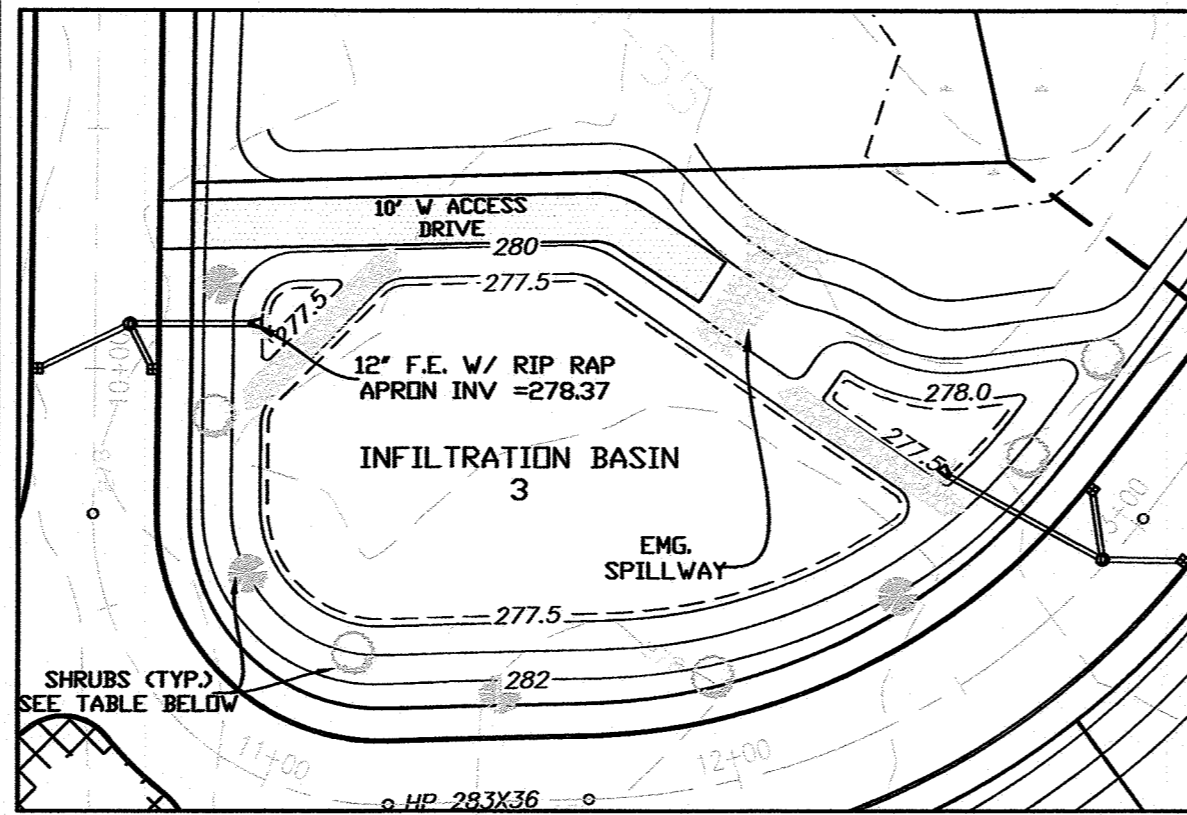
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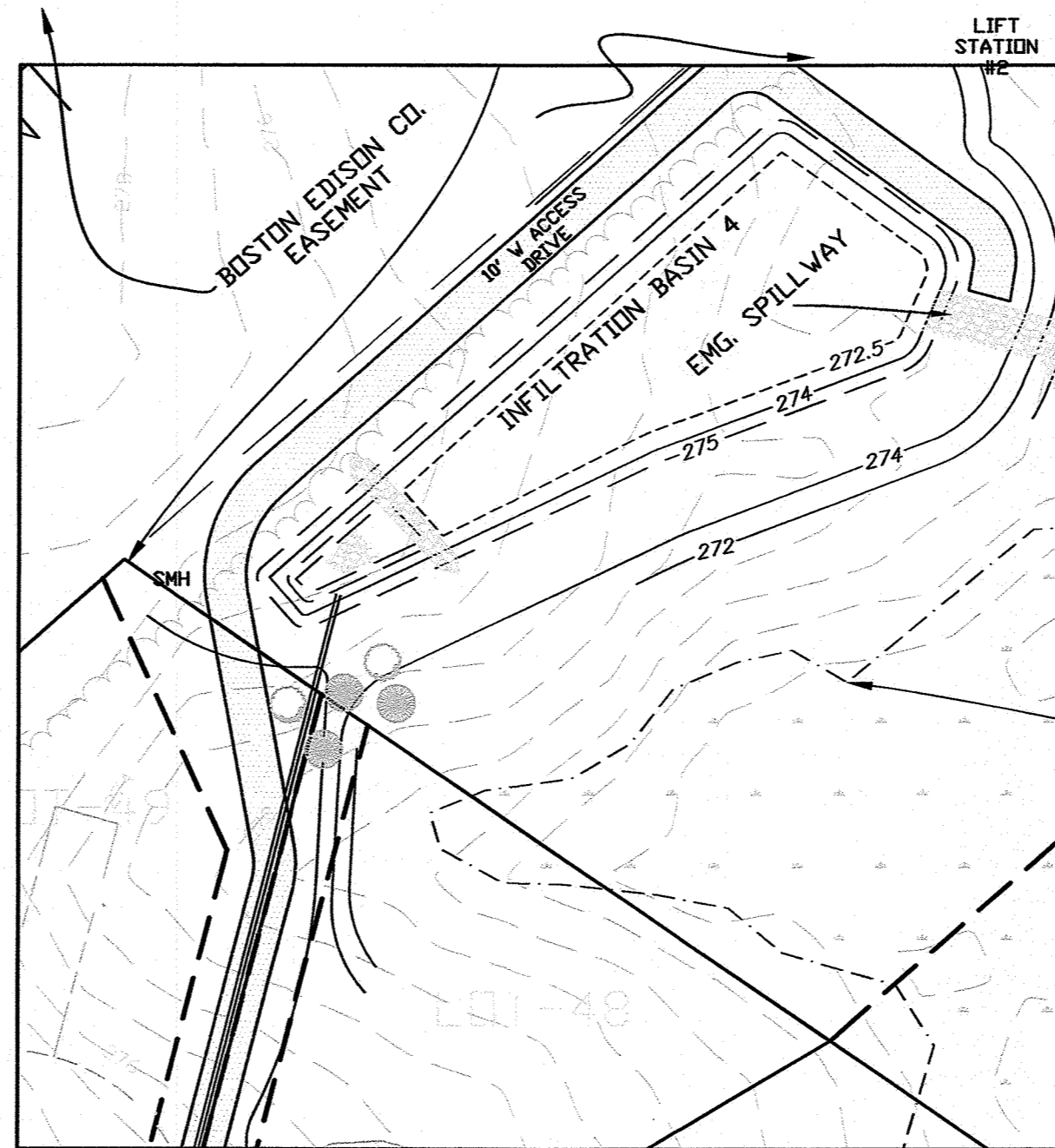
INFILTRATION BASIN #1  
& WATER QUALITY SWALE #1



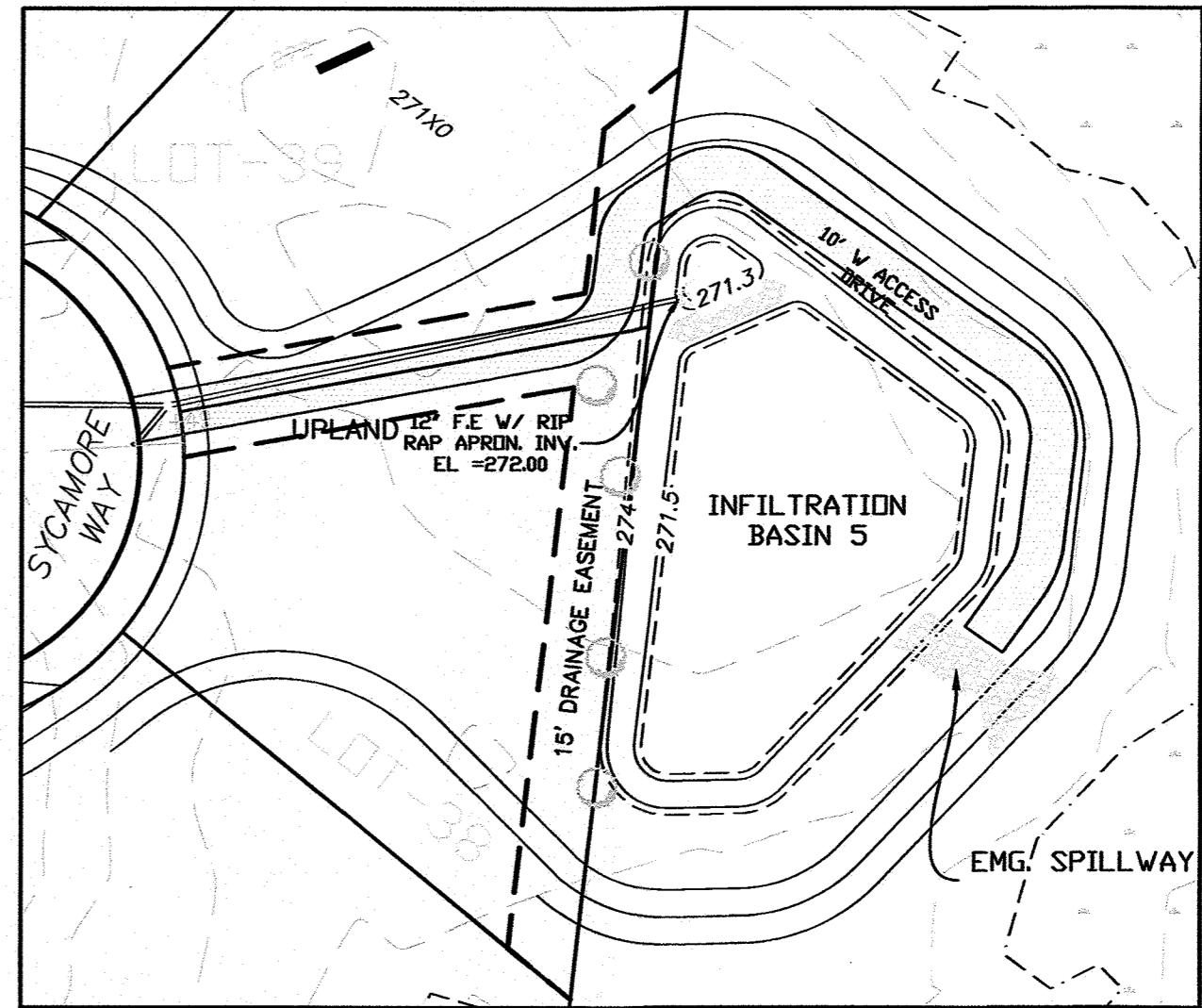
INFILTRATION BASIN #2



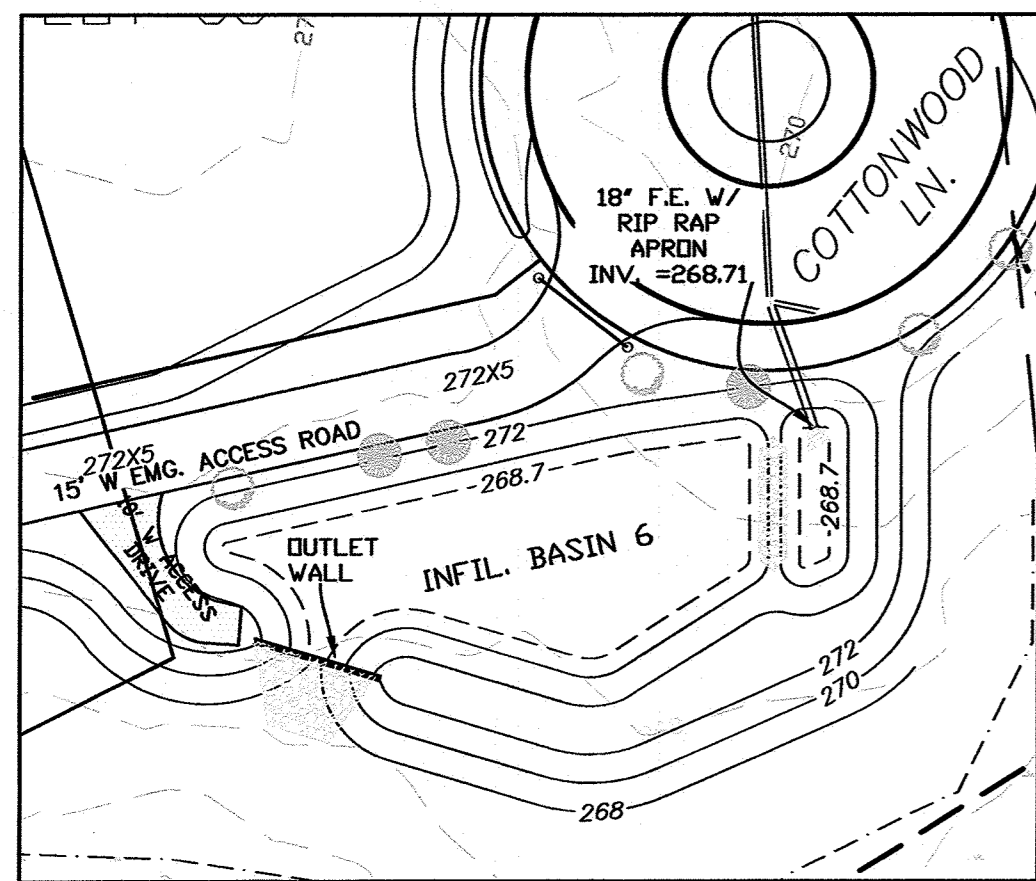
INFILTRATION BASIN #3



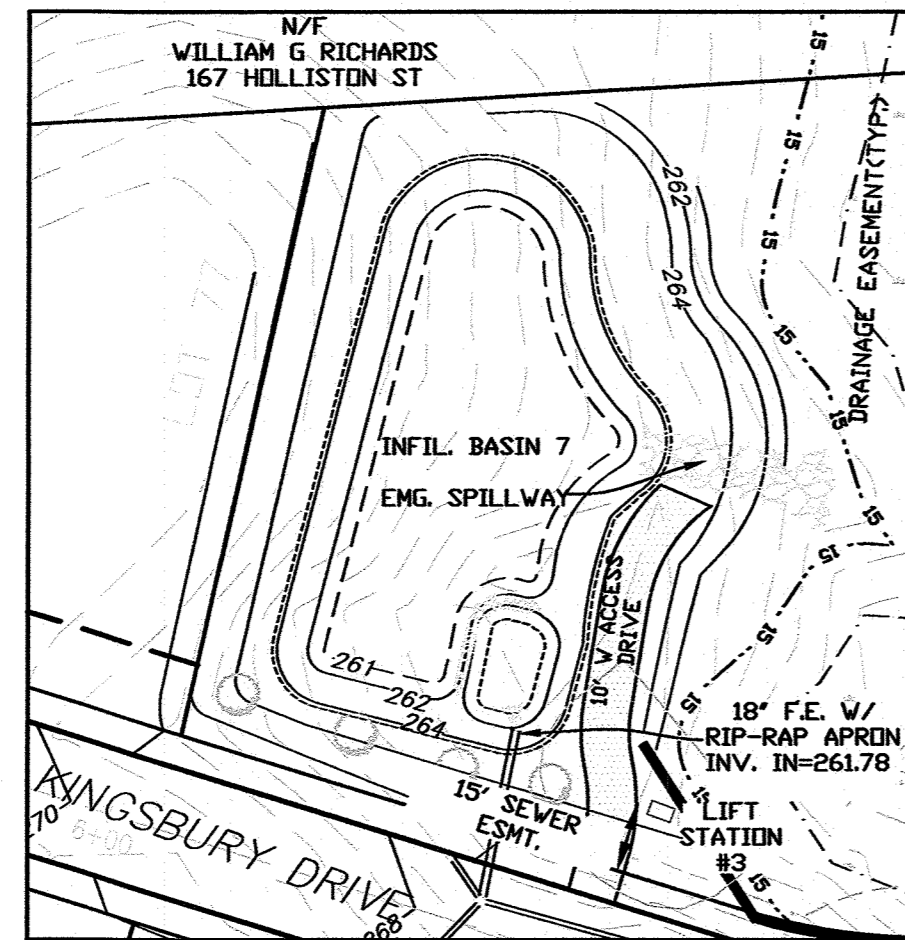
INFILTRATION BASIN #4



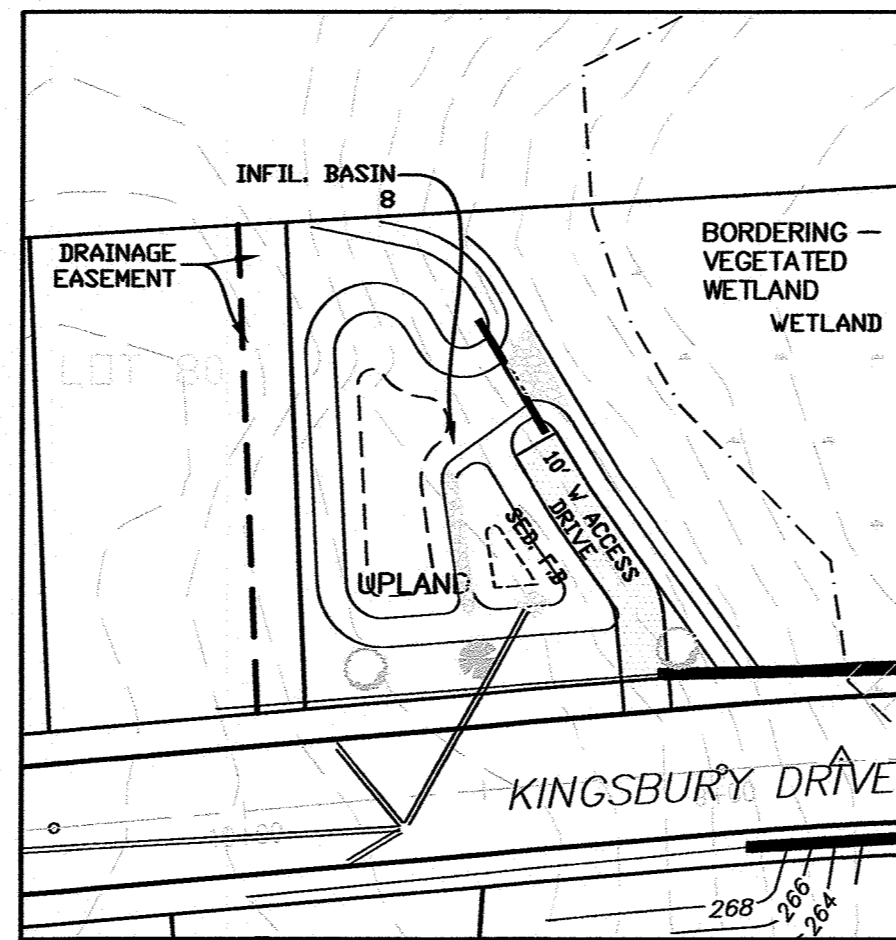
INFILTRATION BASIN #5



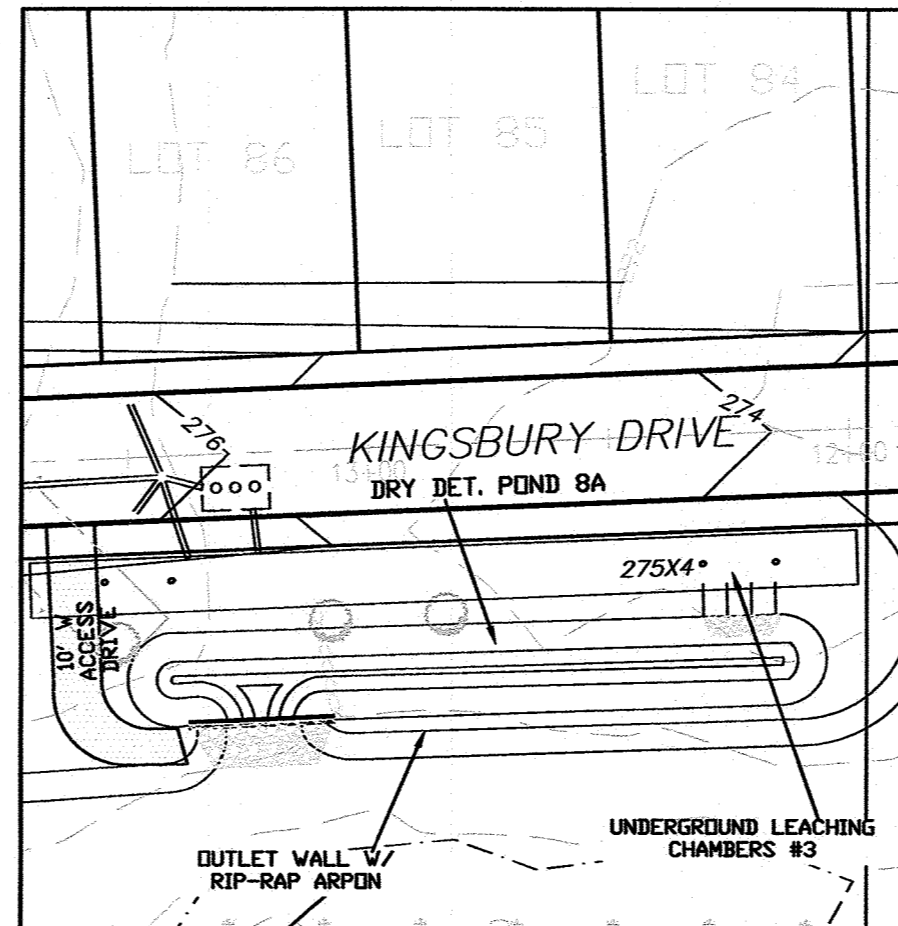
INFILTRATION BASIN #6



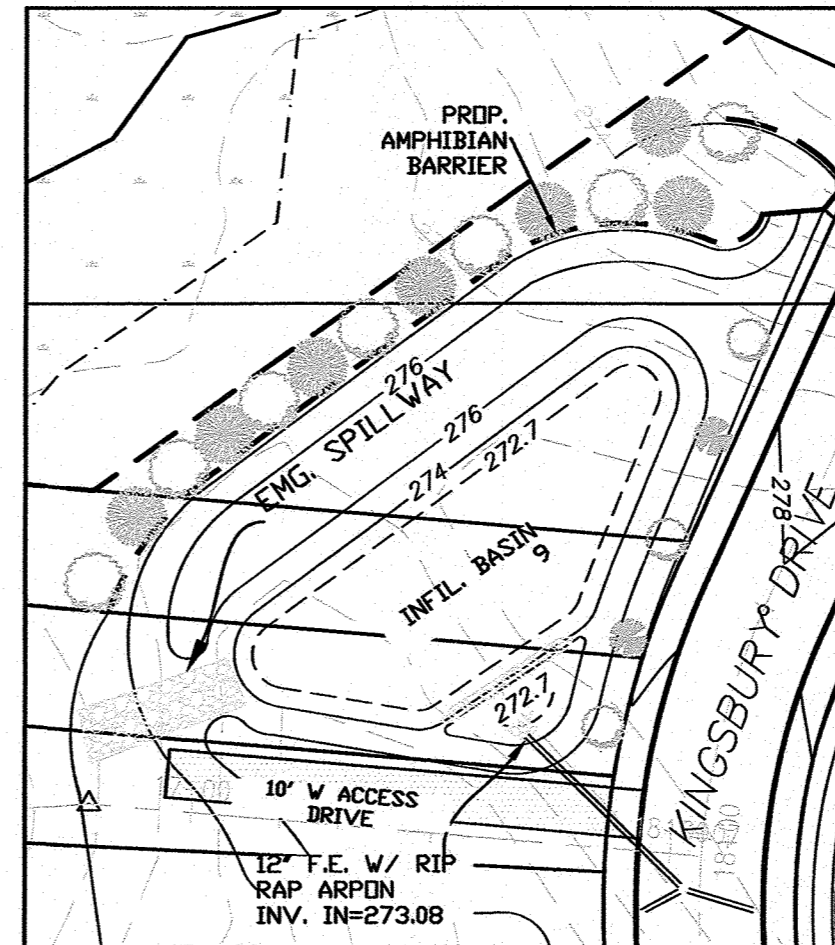
INFILTRATION BASIN #7



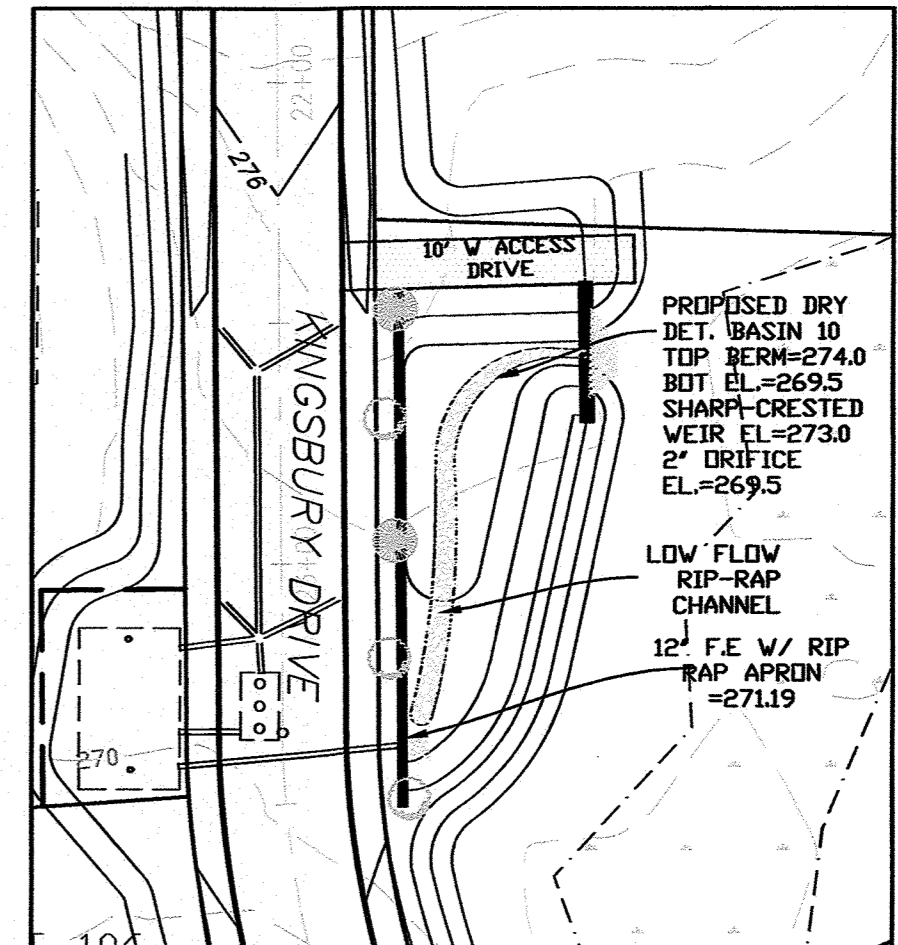
INFILTRATION BASIN #8



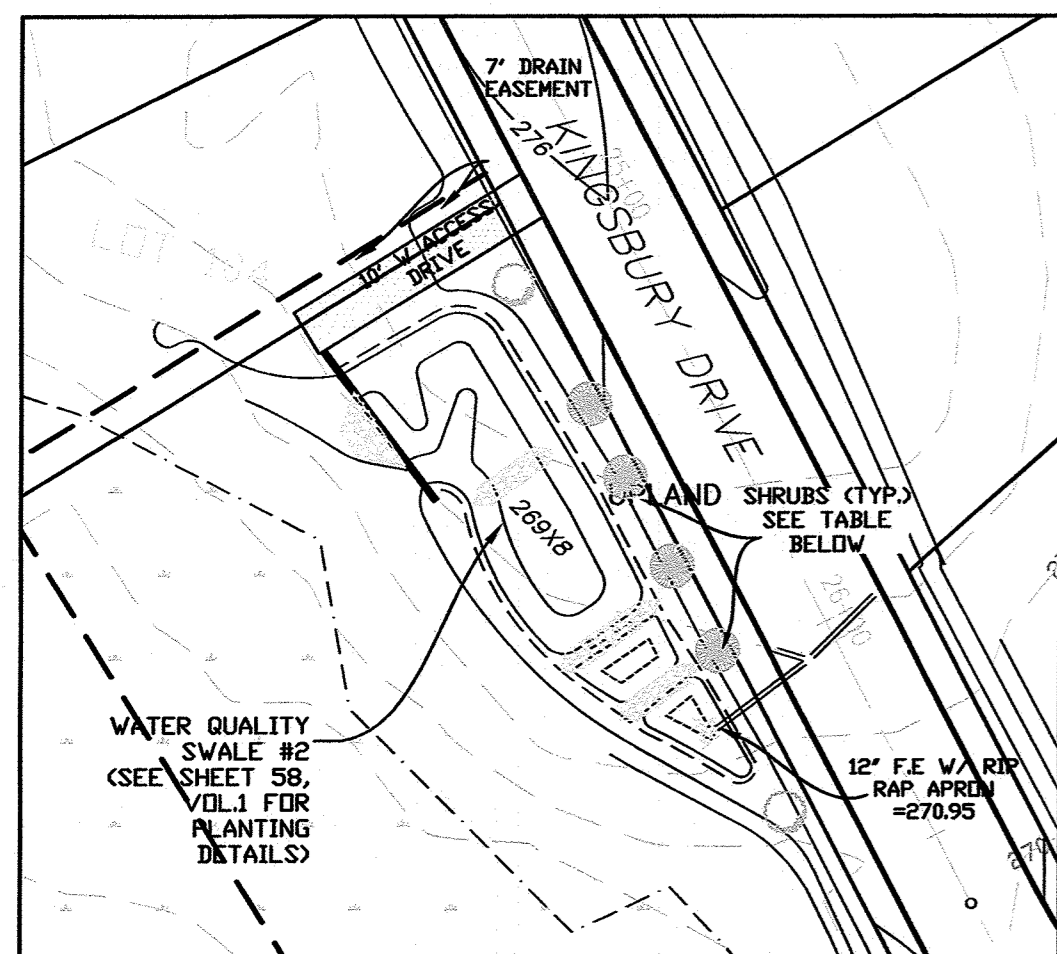
DRY DETENTION BASIN #8A



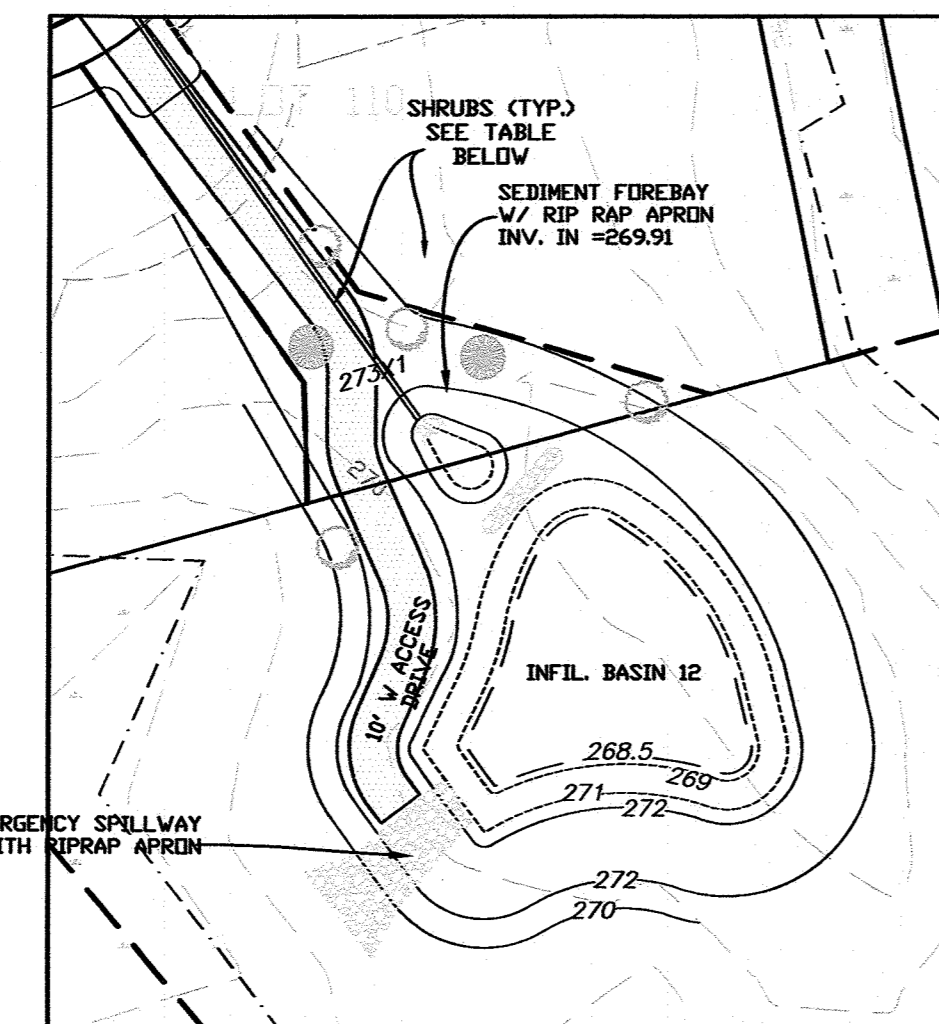
INFILTRATION BASIN #9



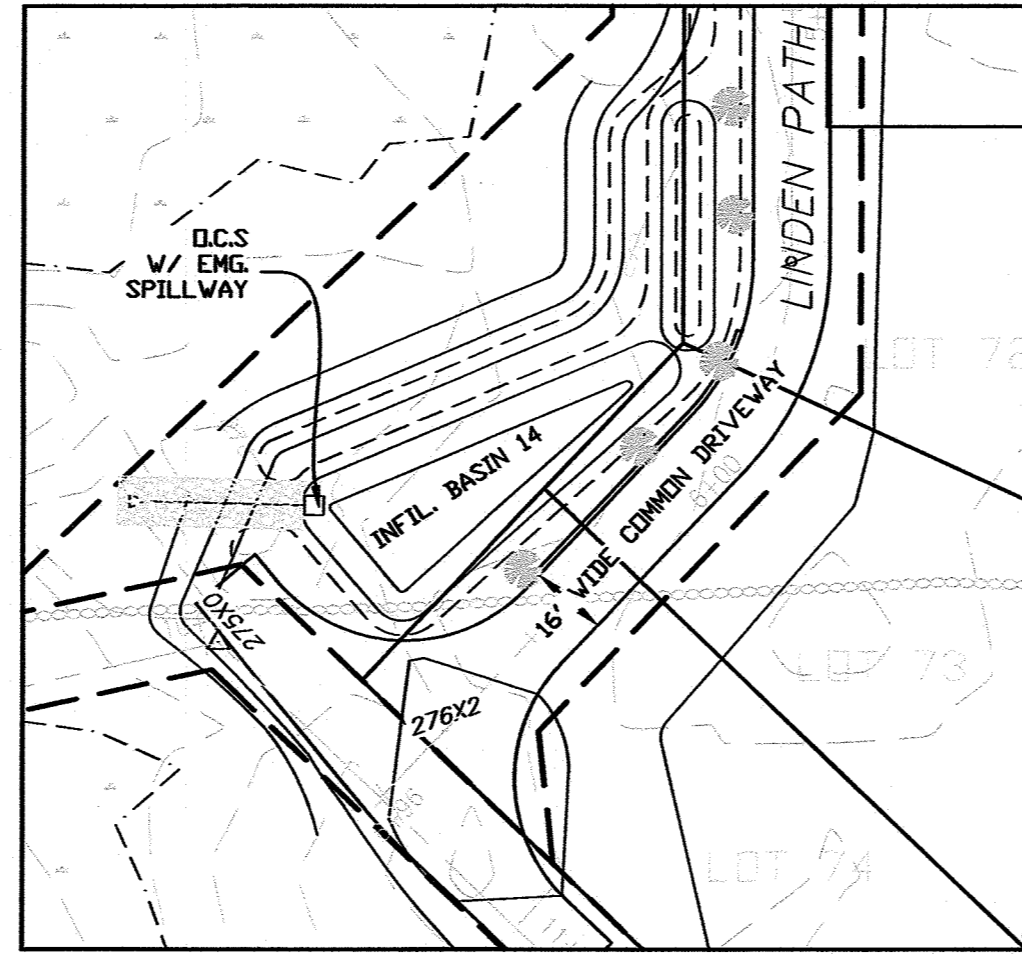
DRY DETENTION BASIN #10



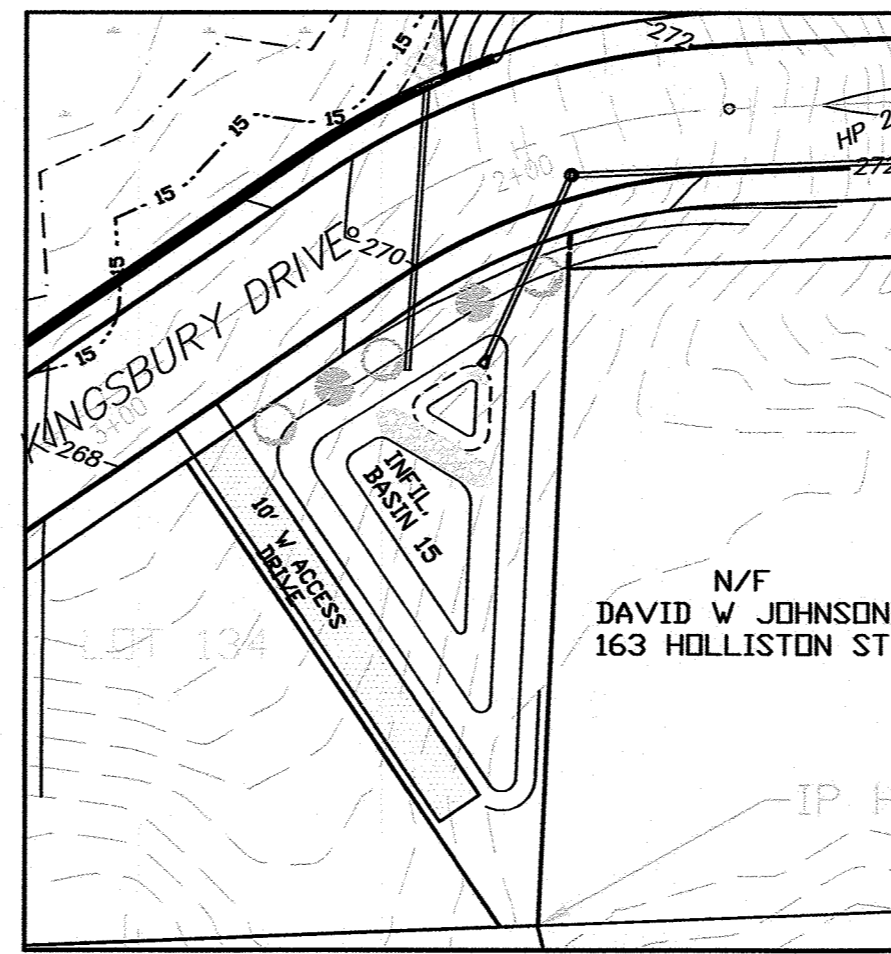
WATER QUALITY SWALE #2



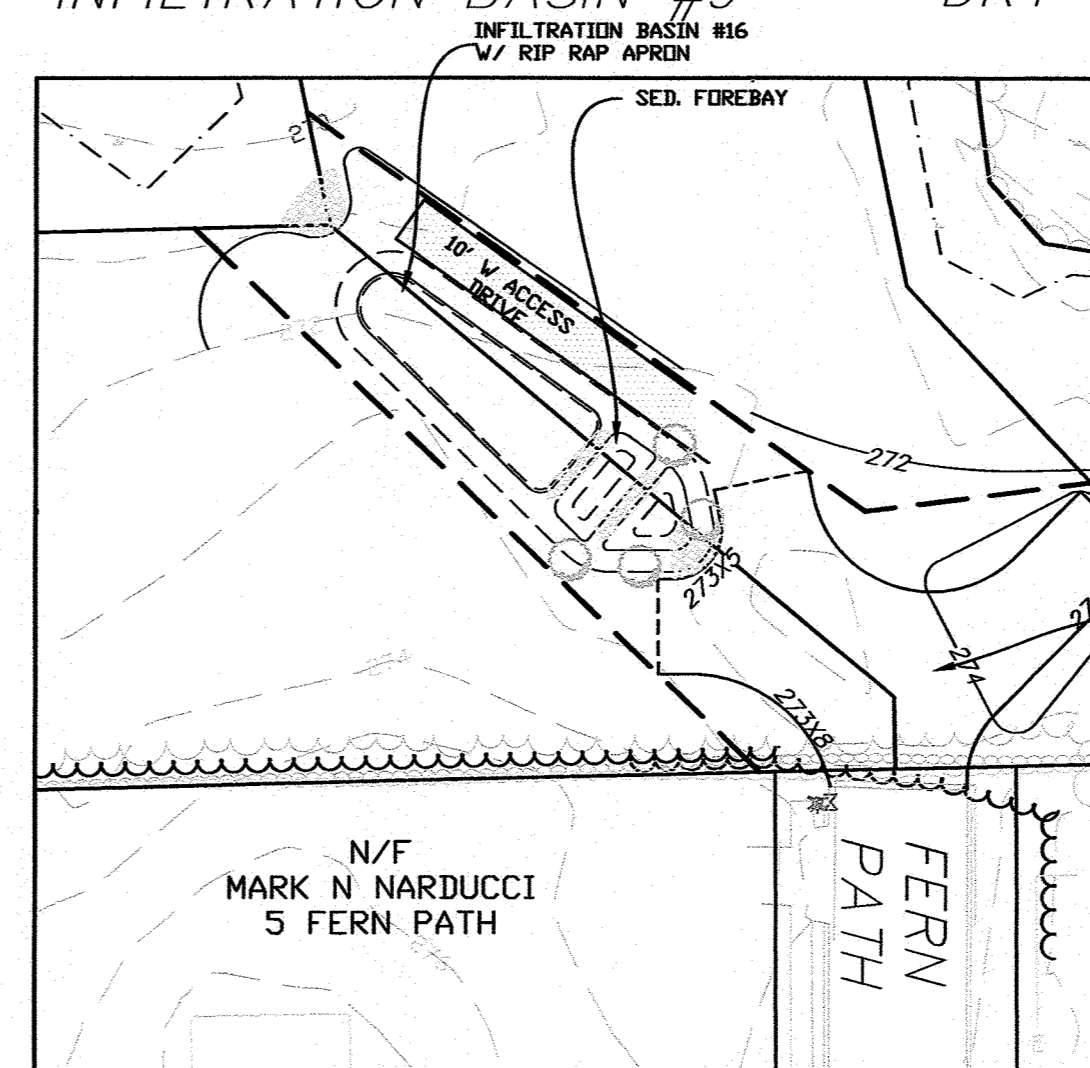
INFILTRATION BASIN #12



INFILTRATION BASIN #14






INFILTRATION BASIN #15



INFILTRATION BASIN #16

#### SHRUB SPECIES

PLAN SYMBOL	COMMON NAME (SCIENTIFIC NAME)	SIZE & FORM	IND. STATUS	SIZE @ PURCHASE	INFIL BASIN #1	INFIL BASIN #2	INFIL BASIN #3	INFIL BASIN #4	INFIL BASIN #5	INFIL BASIN #6	INFIL BASIN #7	INFIL BASIN #8	INFIL BASIN #9	DET. BASIN #10	INFIL BASIN #11	INFIL BASIN #12	INFIL BASIN #13	INFIL BASIN #14	INFIL BASIN #15	INFIL BASIN #16	DRY DET. BASIN #8A	WQS #1	WQS #2
	EMERALD SENTINEL REDCEDAR (JUNIPERUS VIRGINIANA)	LARGE-SIZED SHRUB (10'-15')	FACU-	4-6 FEET	2	4	5	2	5	4	3	2	3	3	4	0	3	4	5	1	2		
	BLACK CHOKECHERRY (PRUNUS VIRGINIANA)	SMALL-SIZED SHRUB (3'-6')	FAC-	2-3 FEET	0	2	0	3	0	4	0	0	0	2	2	0	0	0	0	0	0	4	
	SILKY DOGWOOD (CORMUS AMOMUM)	MED-SIZED SHRUB (6'-10')	FACW	2-3 FEET	1	0	4	0	0	0	0	1	2	0	1	5	2	0	0	0	0	0	

NOTE: ALL DRAIN BASINS TO BE SEEDDED AS FOLLOWS: (NEW ENGLAND WETLAND PLANS, INC.)

- NEW ENGLAND CONSERVATION/ WILDLIFE MIX ON SIDE SLOPES AND TOPS OF ALL BASINS.
- NEW ENGLAND EROSION CONTROL/ RESTORATION MIX FOR DETENTION BASIN AND MOST SITES ON BOTTOMS OF ALL BASINS AND WATER QUALITY SWALES.
- 10' WIDE ACCESS ROADS SHOWN SHALL BE MADE OF 8" THICK DENSE GRAVEL. REFER TO SHEET 59 IN VOL.1 FOR PLANTING DETAILS FOR BIO-RETENTION AREAS # 1-5.

## LANDSCAPE PLAN

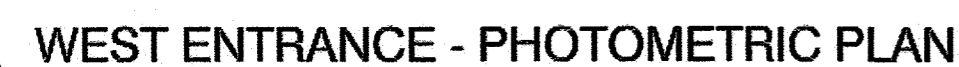
### TIMBER CREST & KINGSBURY ESTATES

### MEDWAY, MASSACHUSETTS

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
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NOVEMBER 29, 2019  
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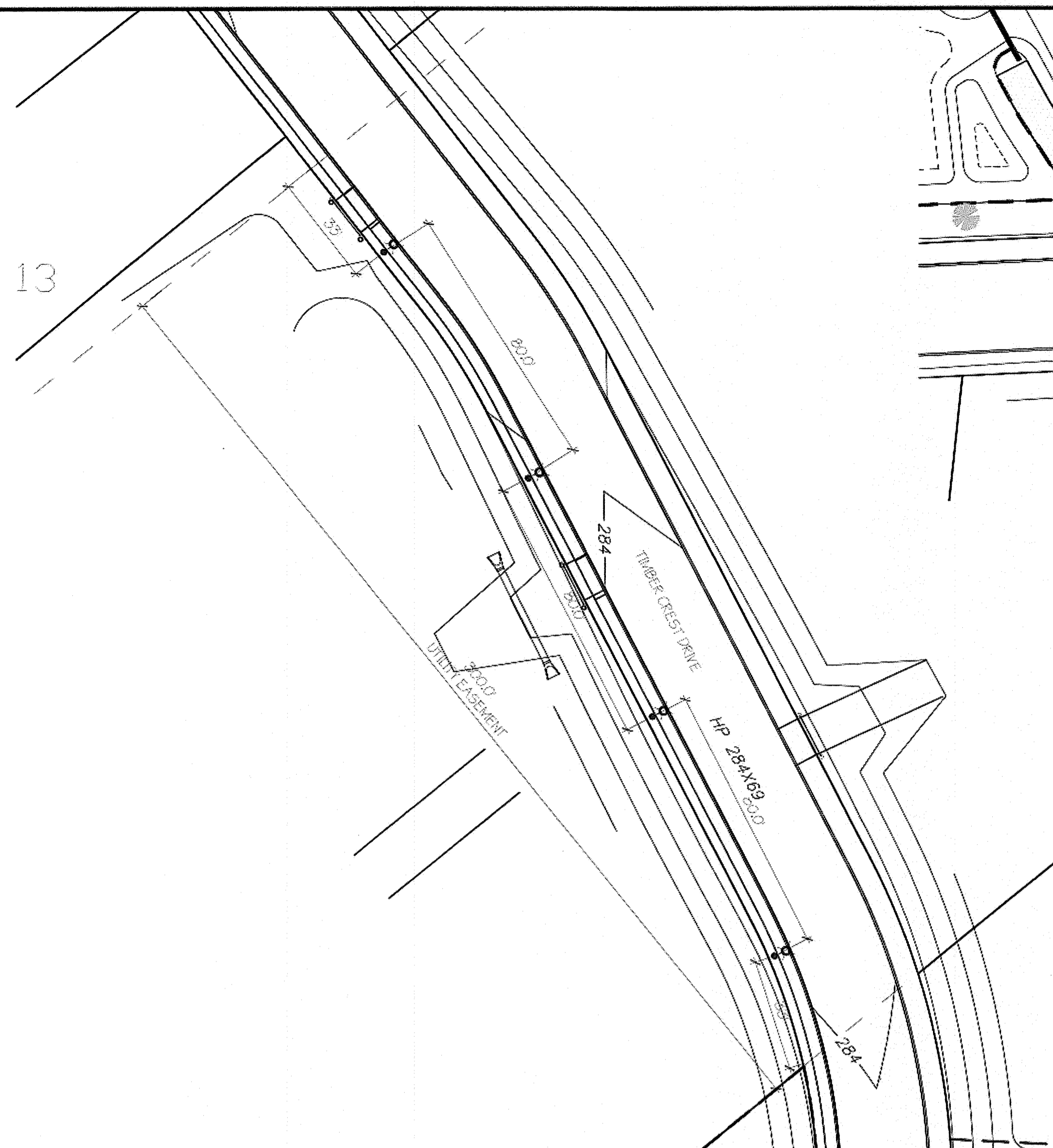


 **GRADY CONSULTING, L.L.C.**

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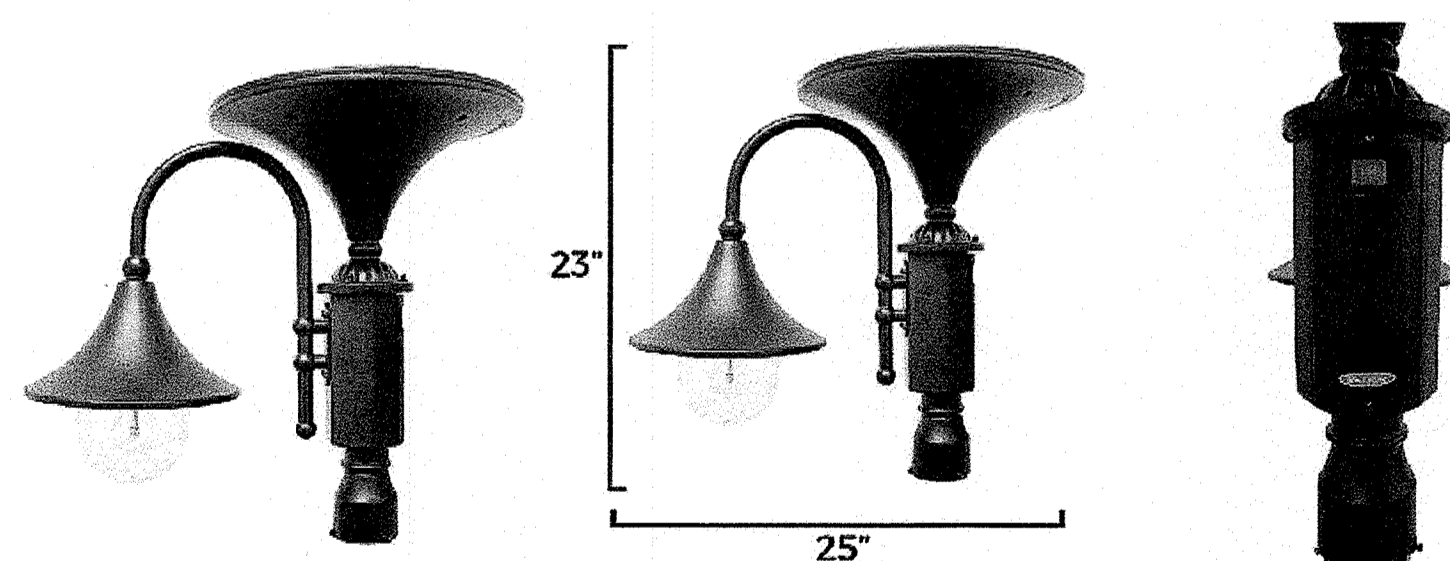
*71 Evergreen Street, Suite 1, Kingston, MA 02364*  
*Phone (781) 585-2300 Fax (781) 585-2378*



13  
LIGHTING LAYOUT - UTILITY EASEMENT  
N.T.S.

### LIGHTING SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	DETAIL
•	GAMA SONIC - EVEREST SOLAR LAMP 65-109F-B WITH 65-109S-B POST	6	

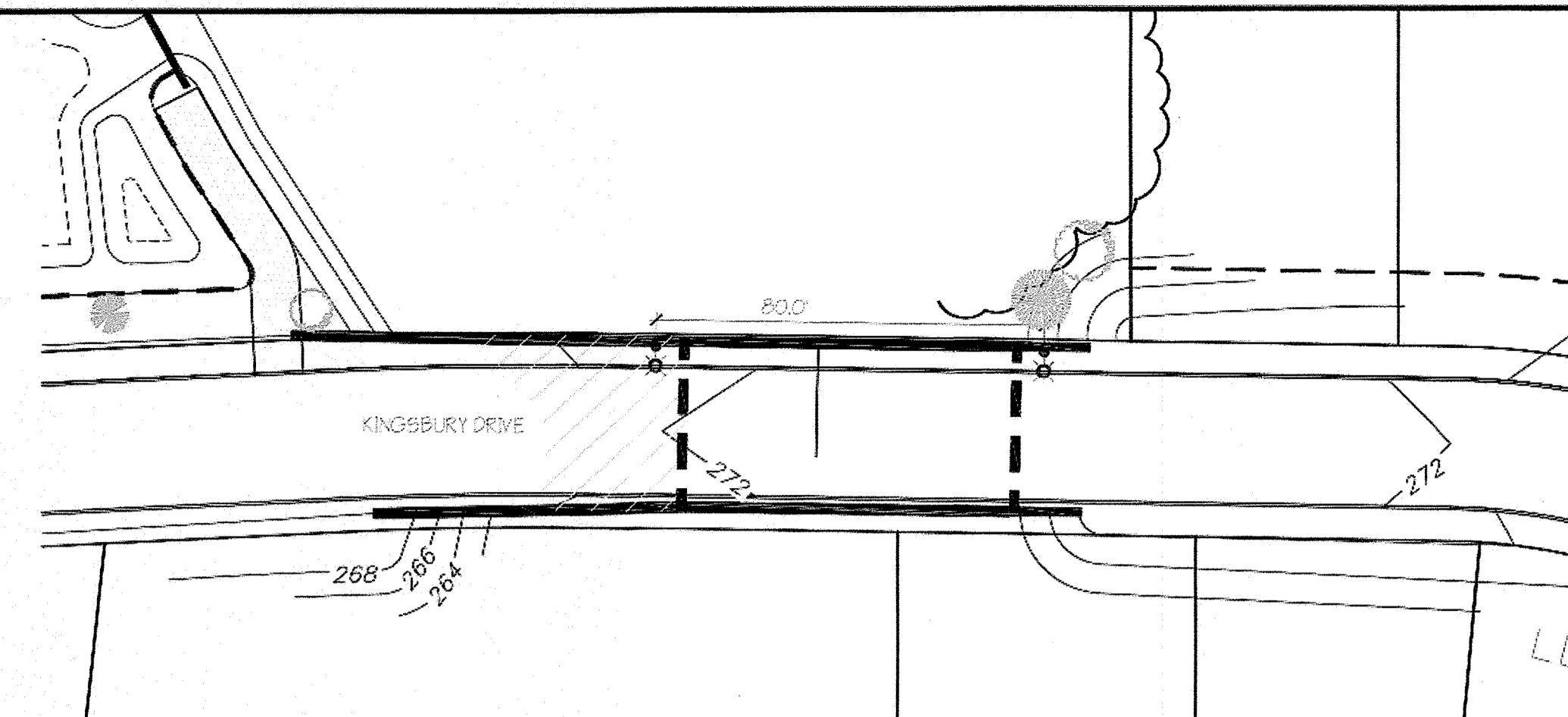


EVEREST II SOLAR LAMP LIGHT

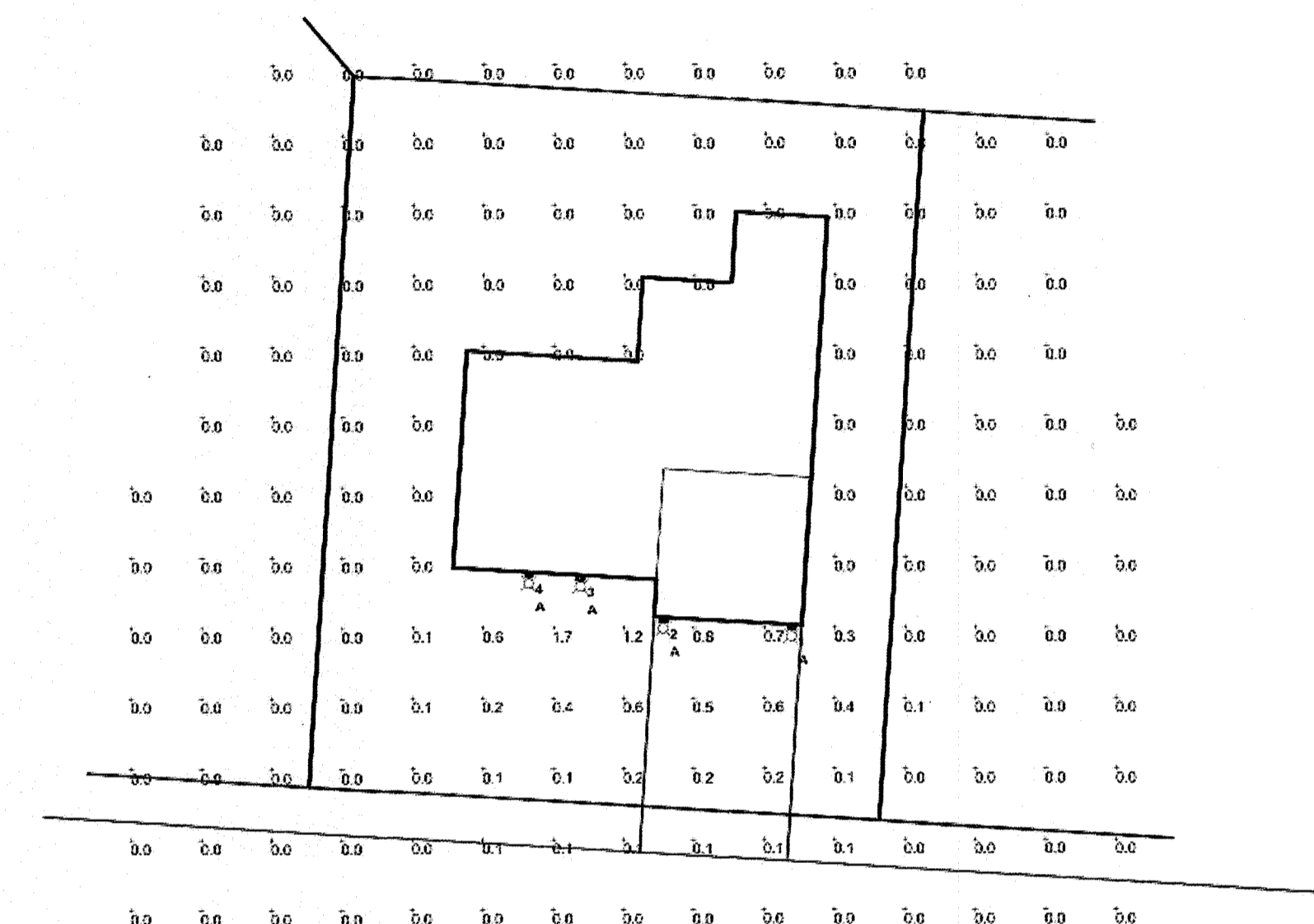
#### SPECIFICATIONS:

MODEL: GS-129F  
COLOR: BLACK  
LED COLOR: 2700K  
TECHNOLOGY: SOLAR LED LIGHT BULB  
LUMENS: 900  
LED LIGHTS: 27  
BATTERY: LI-ION  
VOLTAGE: 3.7  
BATTERY CAPACITY: 3000 MAH  
POWER SOURCE: MONO-CRYSTALLINE SOLAR CELL  
LIGHT DURATION: UP TO 12 HOURS  
MEASUREMENTS: 18" X 25" W X 22" H  
POLE: 96" SOLAR LAMP POST POLE

WEST EASEMENT CROSSING - LIGHTING PLAN  
1" = 30'-0"



LIGHTING LAYOUT - BRIDGE CROSSING  
N.T.S.

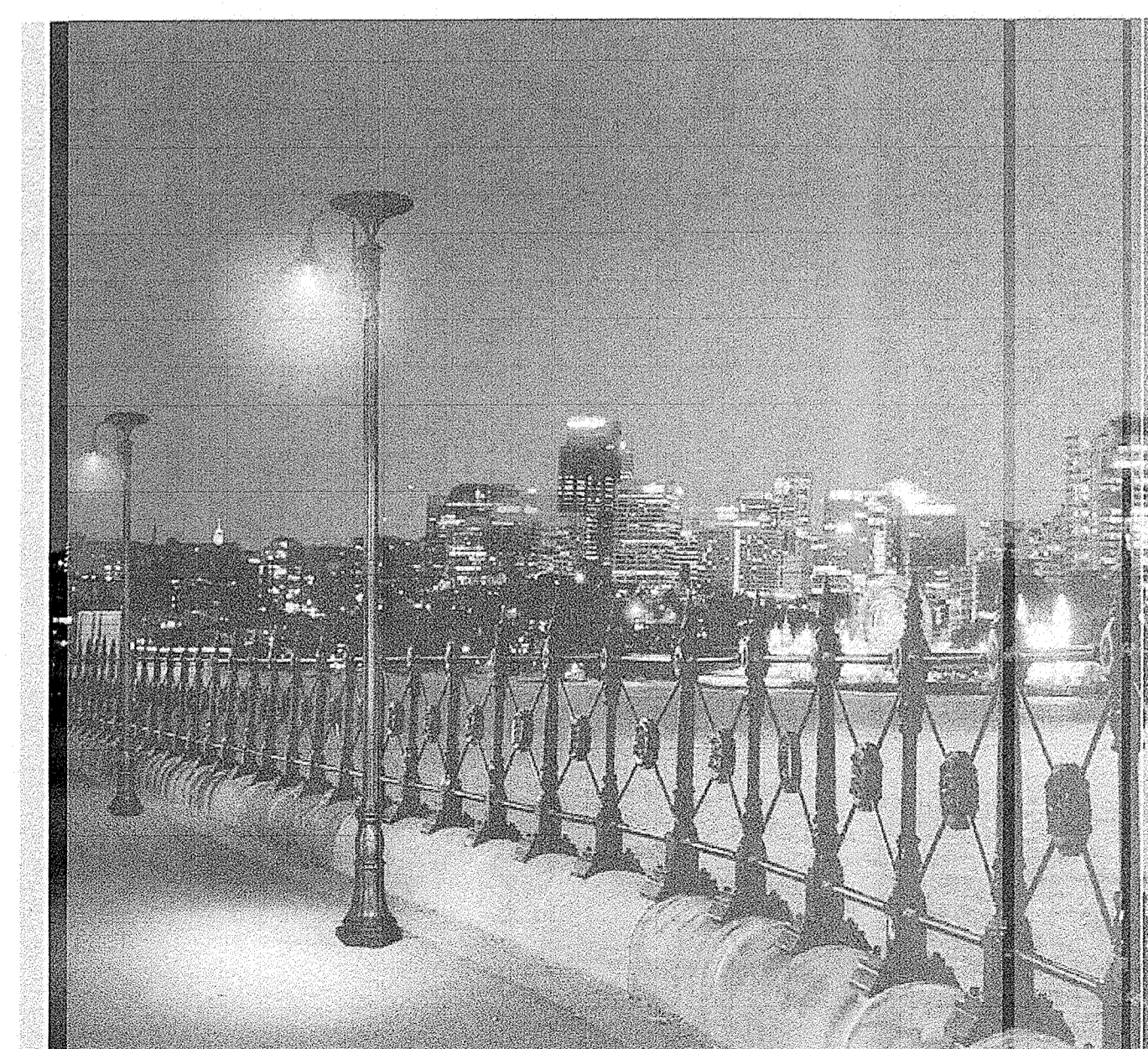


Symbol	Qty	Label	Luminaire/Lamp	Arrangement	LUP	Description
•	4	A	N.A.	SINGLE	0.900	TYPICAL LUMINAIRE 1.5' BY OTHERS

Label	Qty	Units	Avg	Max	Min	Avg/Min	Max/Min
SITE		Footcandle	FC	0.08	1.7	0.9	N.A.

NOTES:  
1. Calculation at grade.  
2. Based on 5' AFG fixture mounting.  
3. Using specified luminaire and luminaire locations.

TYPICAL HOME PHOTOMETRIC PLAN  
N.T.S.

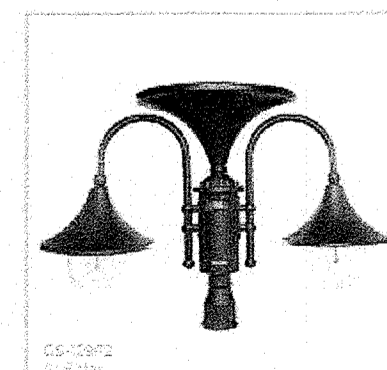


GS-129

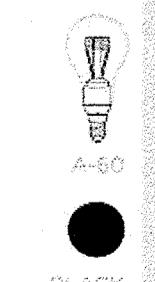
The Everest II solar lamp is a replacement of the "Twin Tower" lamp that is the city's primary street lighting. The solar module lamp features a patented LED solar bulb technology and a weather-resistant, all-weather, weather-resistant construction. The solar module lamp is perfect for commercial and residential areas such as parking lots, walkways, parking lots, and community parks.

### EVEREST II COMMERCIAL GRADE SOLAR LIGHT

- Commercial grade construction
- Automatic dusk to dawn operation
- Powered by efficient, tempered glass monocrystalline solar panel
- Cast-aluminum all weather resistant structure with UV protection
- Exterior Low/Off/High switch
- Acrylic lens
- Patent #9455970



500  
LUMENS  
5-10  
HOURS  
3.7V  
27AH  
10W



Model #	Part #	Dimensions (H x W x D)	Weight (LBS)	Material	Notes
GS-129F	129012	18" x 25" W x 22" H	15	Warm White (2700K)	
GS-129S	129020	18" W x 24" W x 23" H	23		

GAMA SONIC  
SOLAR LIGHTING

## LANDSCAPE PLAN

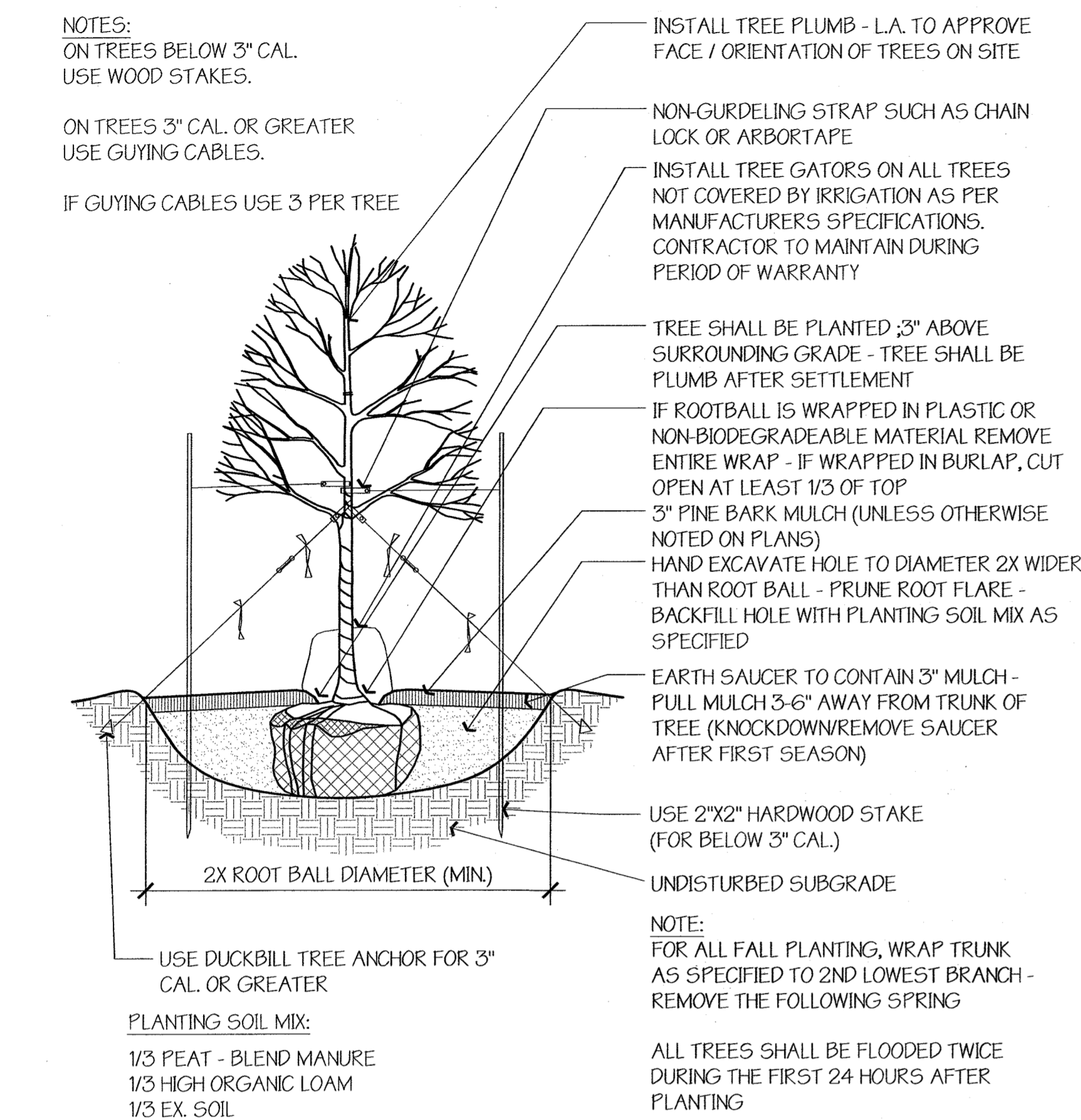
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135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

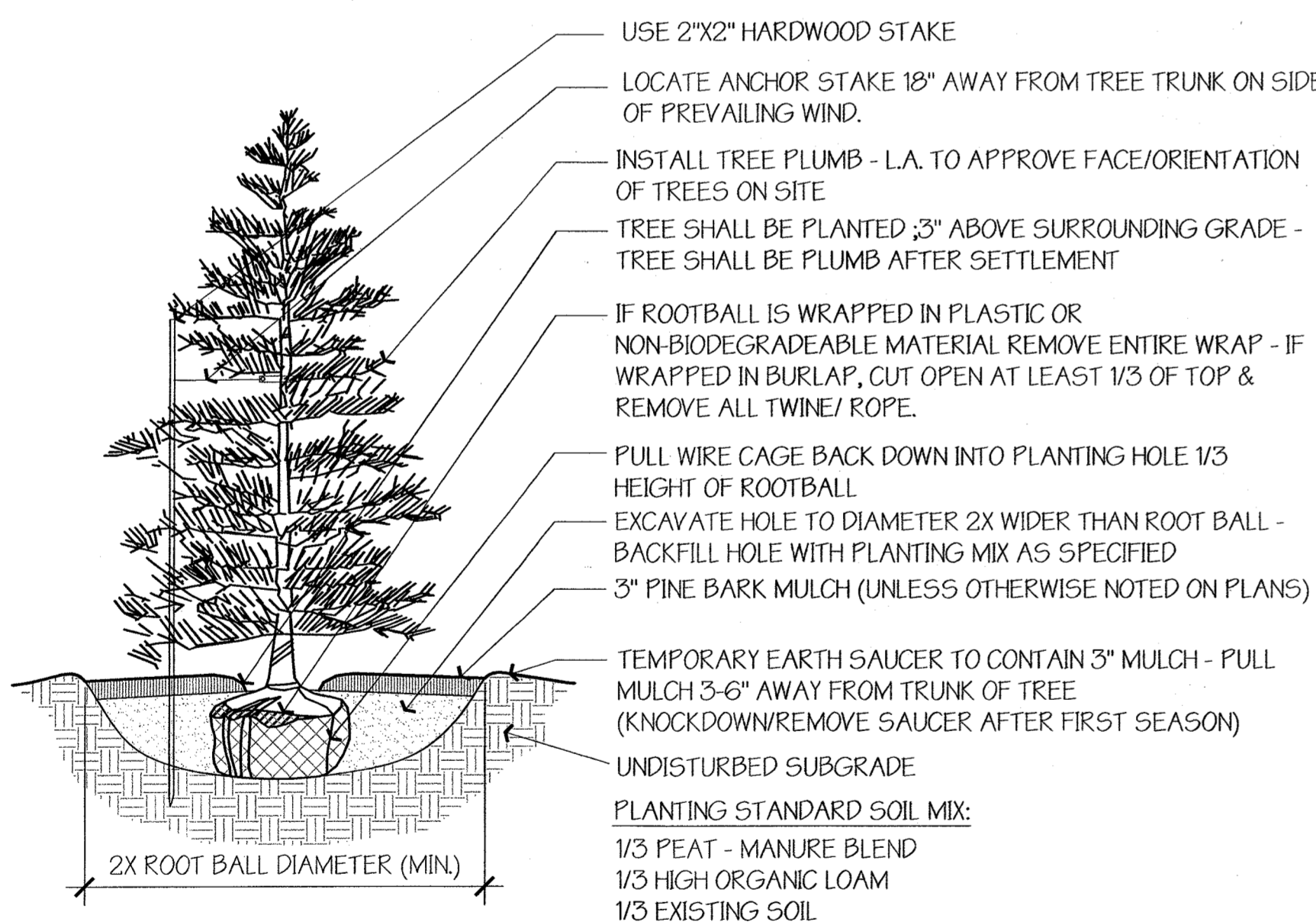
NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332

GRADY CONSULTING, L.L.C.

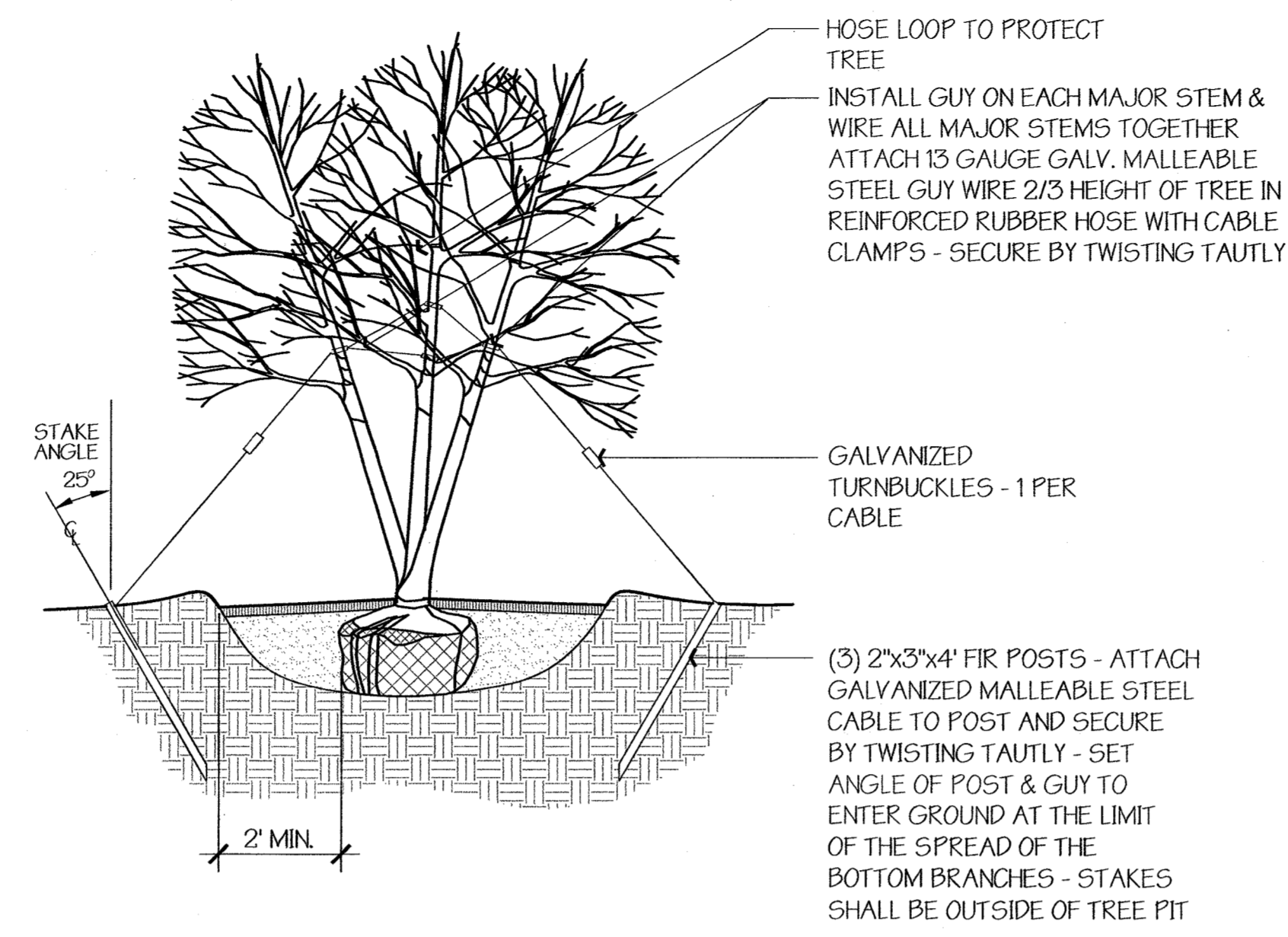
Civil Engineers, Land Surveyors &  
Landscape Architects  
71 Evergreen Street, Suite 1, Kingston, MA 02364  
Phone (781) 585-2300 Fax (781) 585-2378



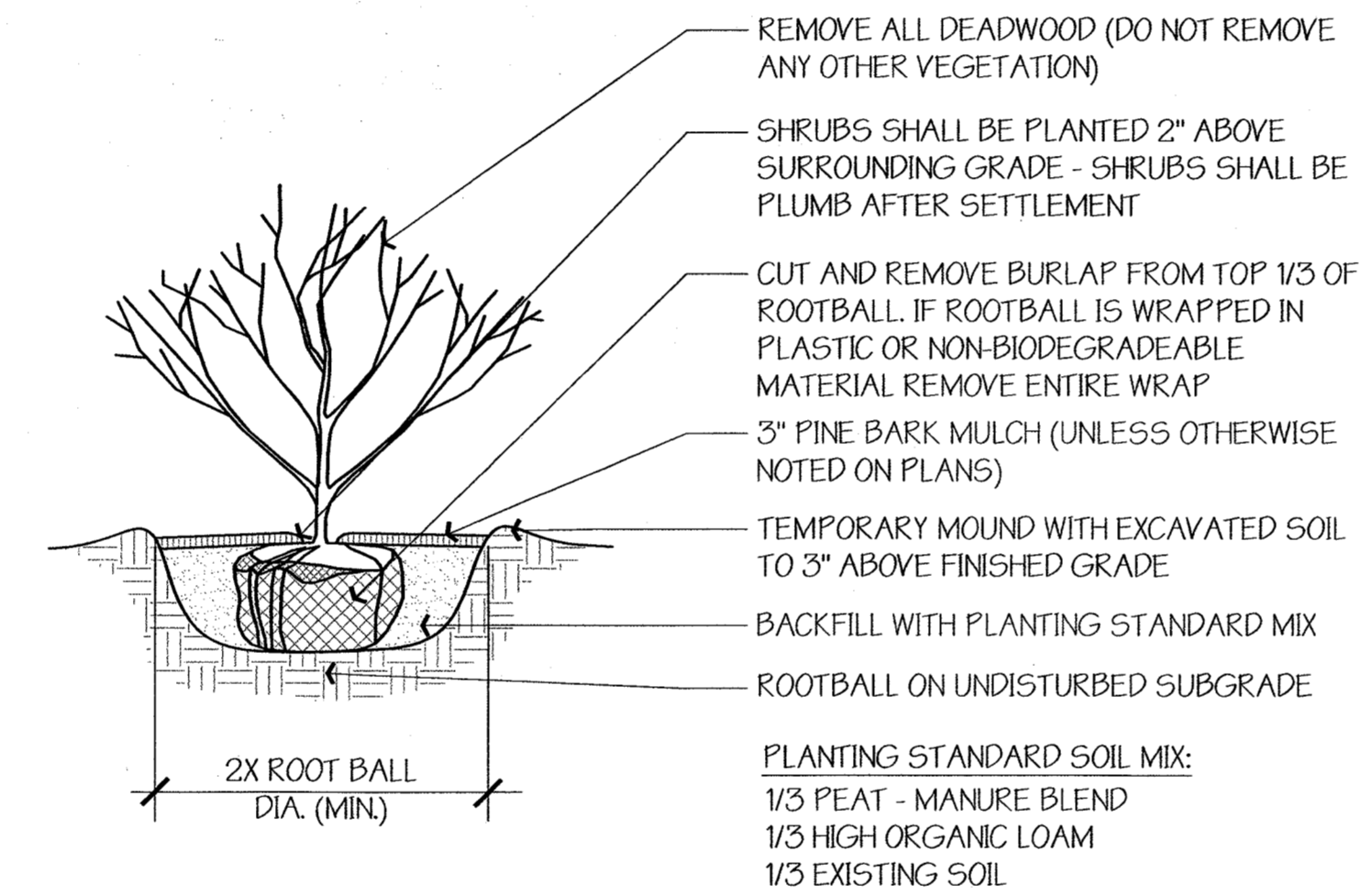
1 SHADE / FLOWERING TREE DETAIL  
1/2" = 1'-0"  
P-329343-01



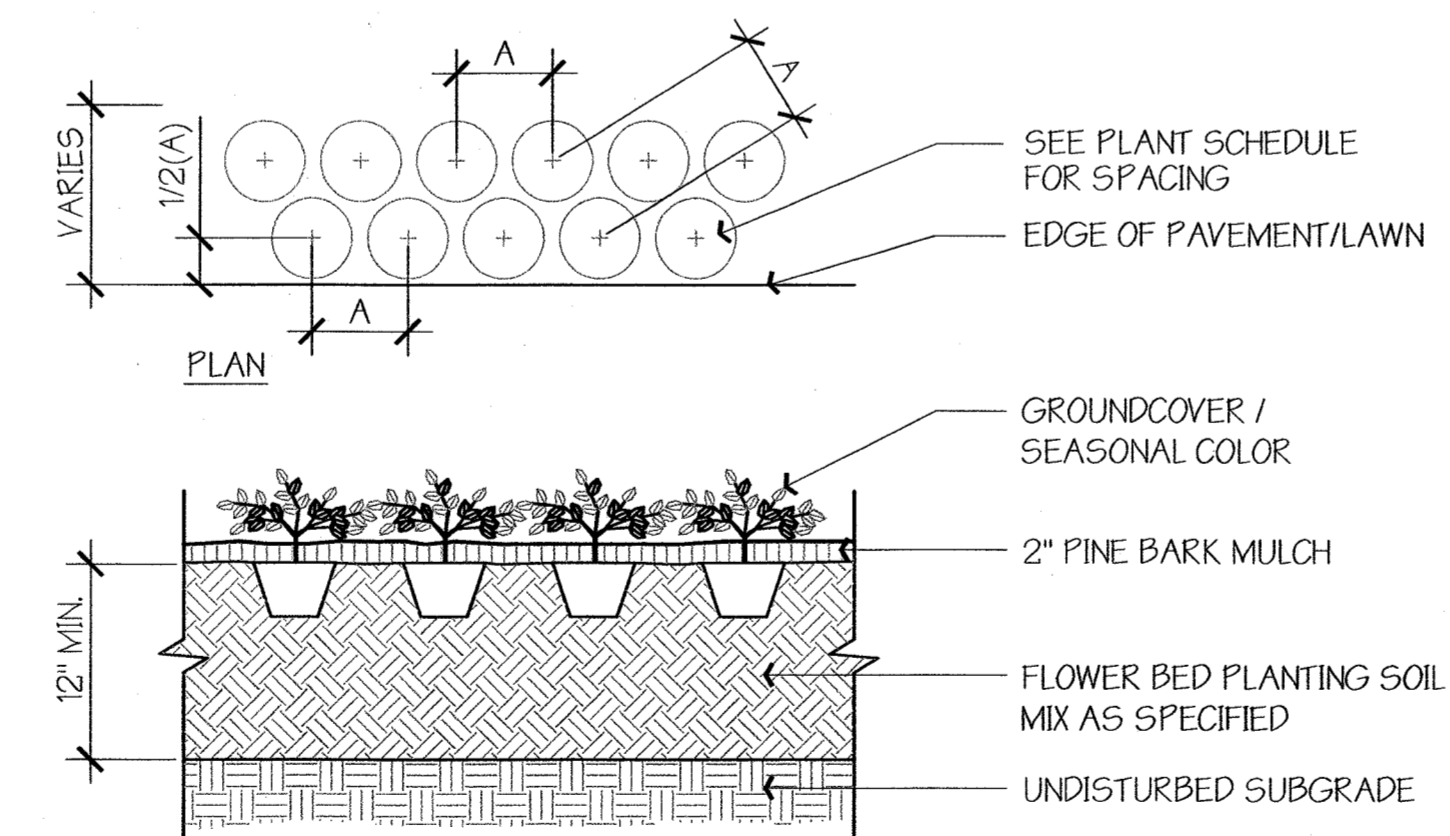
2 EVERGREEN TREE DETAIL  
1/2" = 1'-0"  
P-329343-03



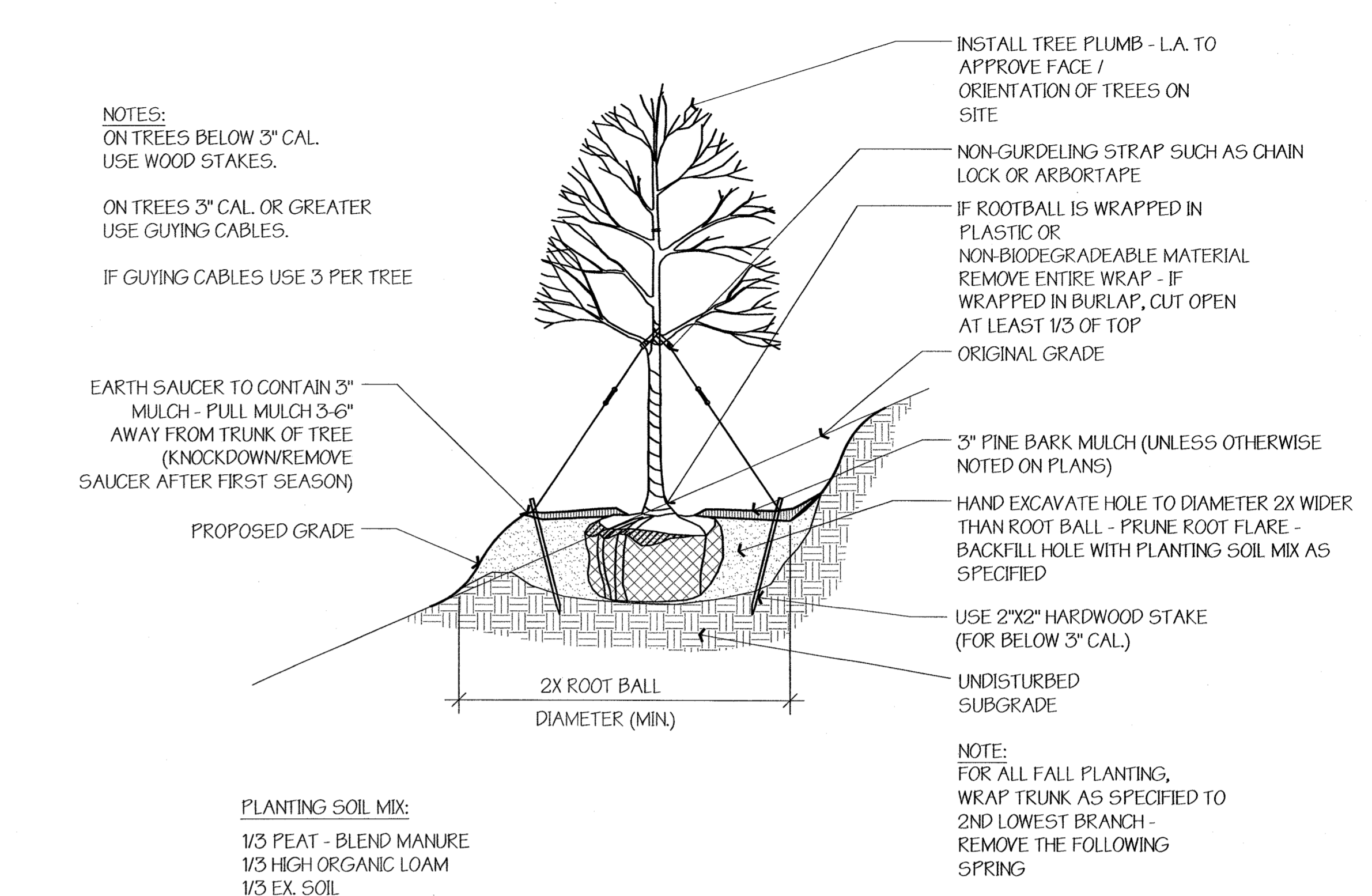
3 TREE GUYING DETAIL - MULTISTEM  
1/2" = 1'-0"  
P-329343-02



4 SHRUB DETAIL  
1" = 1'-0"  
P-329333-02



5 SEASONAL COLOR / PERENNIAL / GROUNDCOVER  
1" = 1'-0"  
P-329302-02



6 SHADE / FLOWERING TREE SLOPE DETAIL  
1/2" = 1'-0"  
329343.03-01

LOCATION	DEPTH	DESCRIPTION
GENERAL PLANTING BEDS	6"	1/3 PEAT - MANURE BLEND 1/3 HIGH ORGANIC LOAM 1/3 EXISTING SOIL
FLOWER BEDS	6"	SCREENED LOAM 1/3 PEAT - MANURE BLEND LIME - PELATIZED OR GROUND (50 LB. PER 100 SF.) GROUND BONE MEAL (50 LB. PER 100 SF.) 10-10-10 INORGANIC FERTILIZER (50 LB. PER 5000 SF.)
LAWNS - SOD & SEED	6"	6" SCREENED LOAM
PITS/TREE WELLS "STANDARD MIX" FOR BACKFILL	12"	SOIL MIX 'A' - 1/3 PEAT - MANURE BLEND 1/3 HIGH ORGANIC LOAM 1/3 EXISTING SOIL
PITS/TREE WELLS "LITE WEIGHT MIX"	12"	SOIL MIX 'B' - 70% LIGHT WEIGHT SHALE 20% SAND 10% COMPOST
PITS/TREE WELLS "STRUCTURAL MIX"	12"	SOIL MIX 'C' - MIX COMPOSITION TO BE SUPPLIED BY LANDSCAPE ARCHITECT.

7 SCHEDULE OF TOPSOILS & ADDITIVES  
1" = 1'-0"  
32930103-01

# LANDSCAPE PLAN

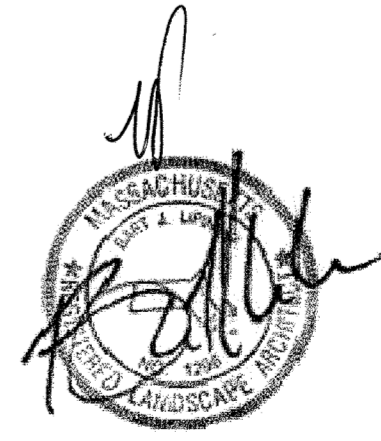
## TIMBER CREST & KINGSBURY ESTATES

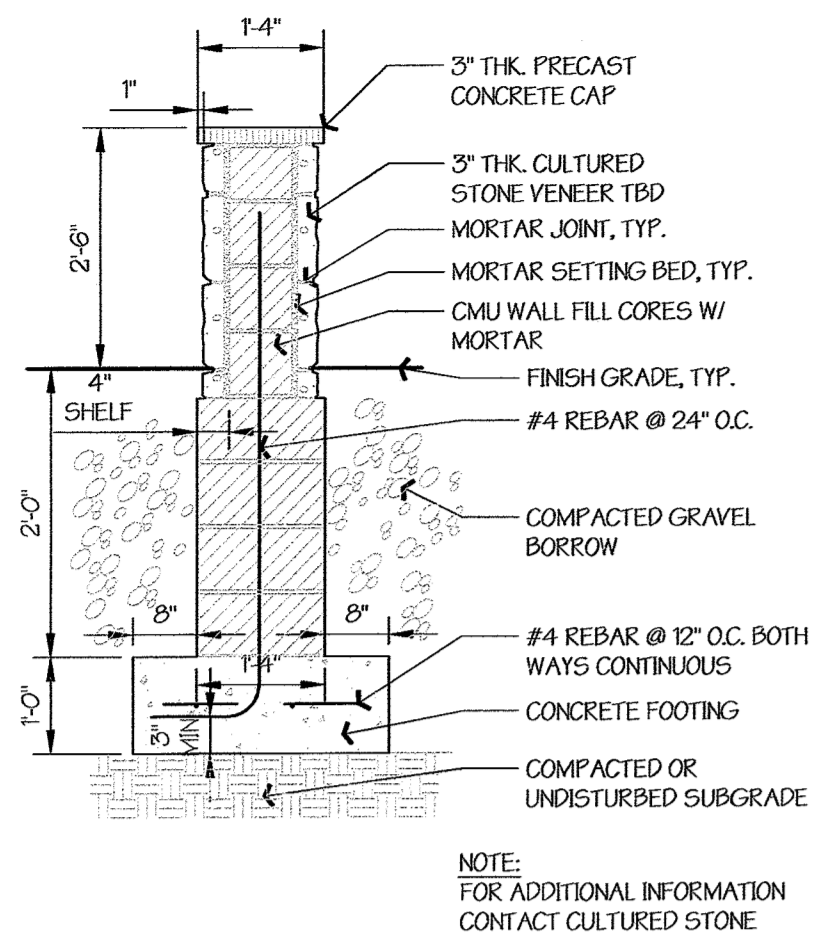
### MEDWAY, MASSACHUSETTS

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

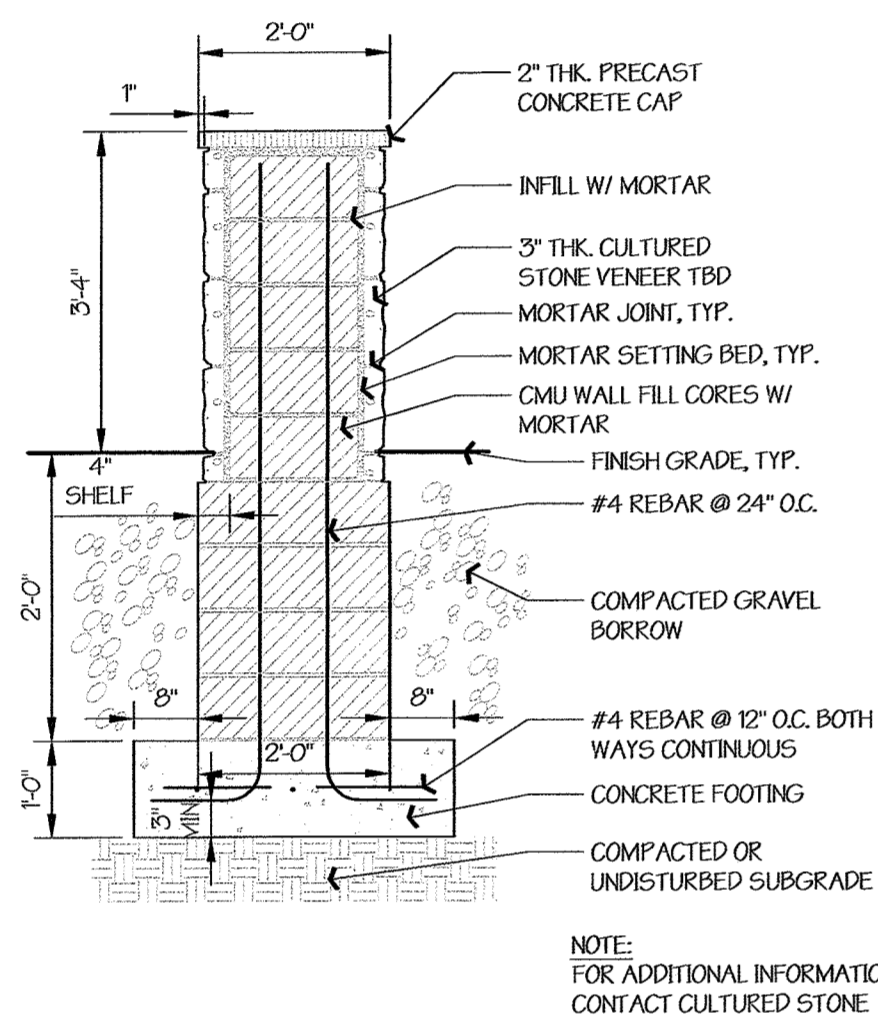
NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332

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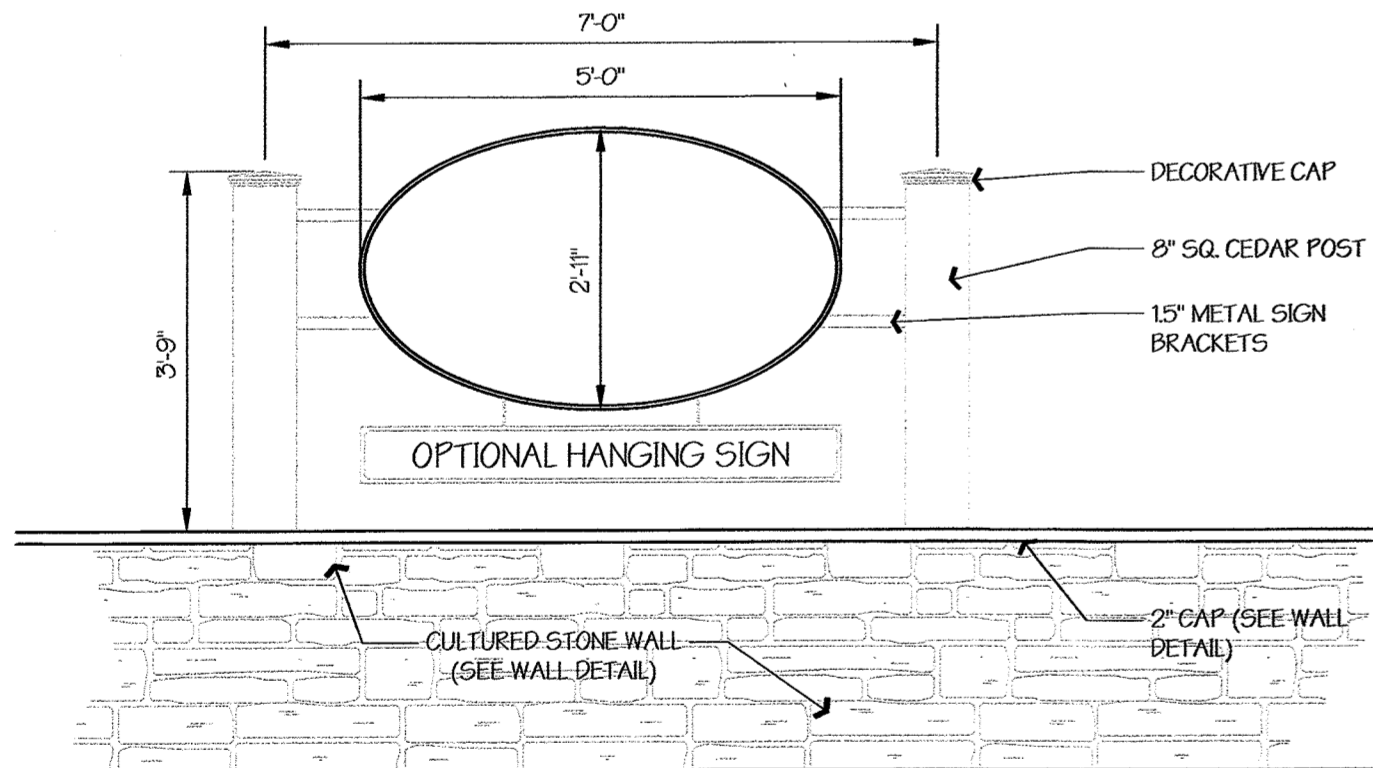




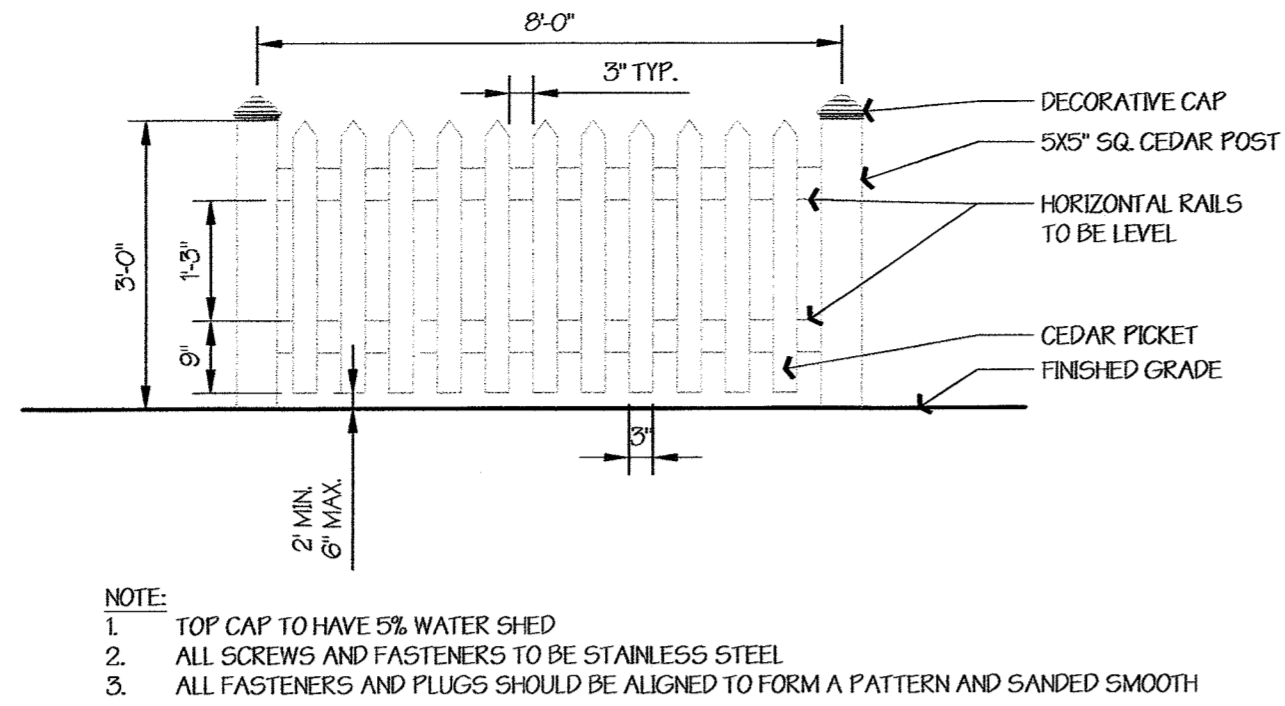
**1 CULTURED STONE BLOCK WALL**  
1/2" = 1'-0"  
P-323503-01



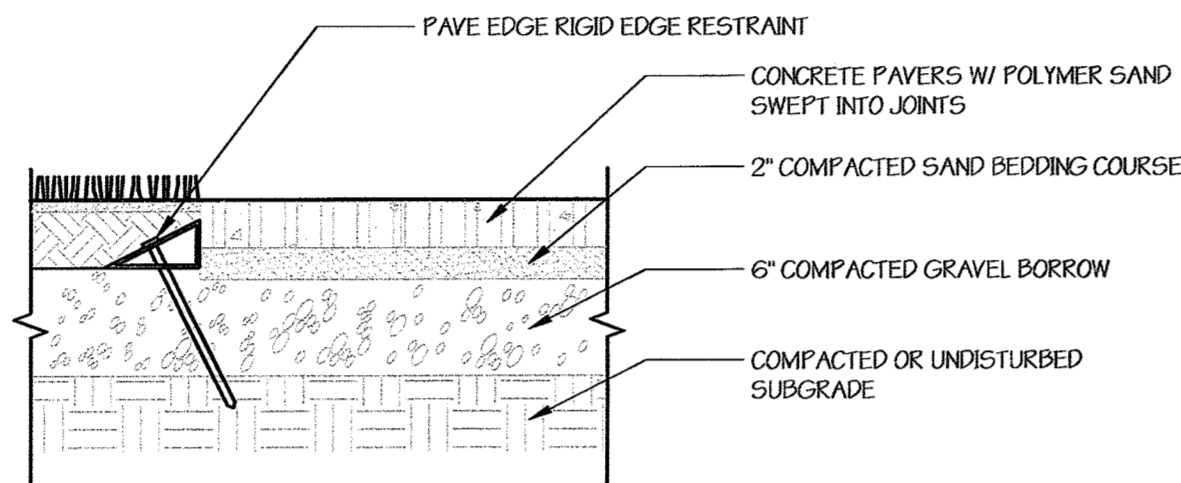
**2 COLUMN - CULTURED STONE BLOCK**  
1/2" = 1'-0"  
P-323502-04



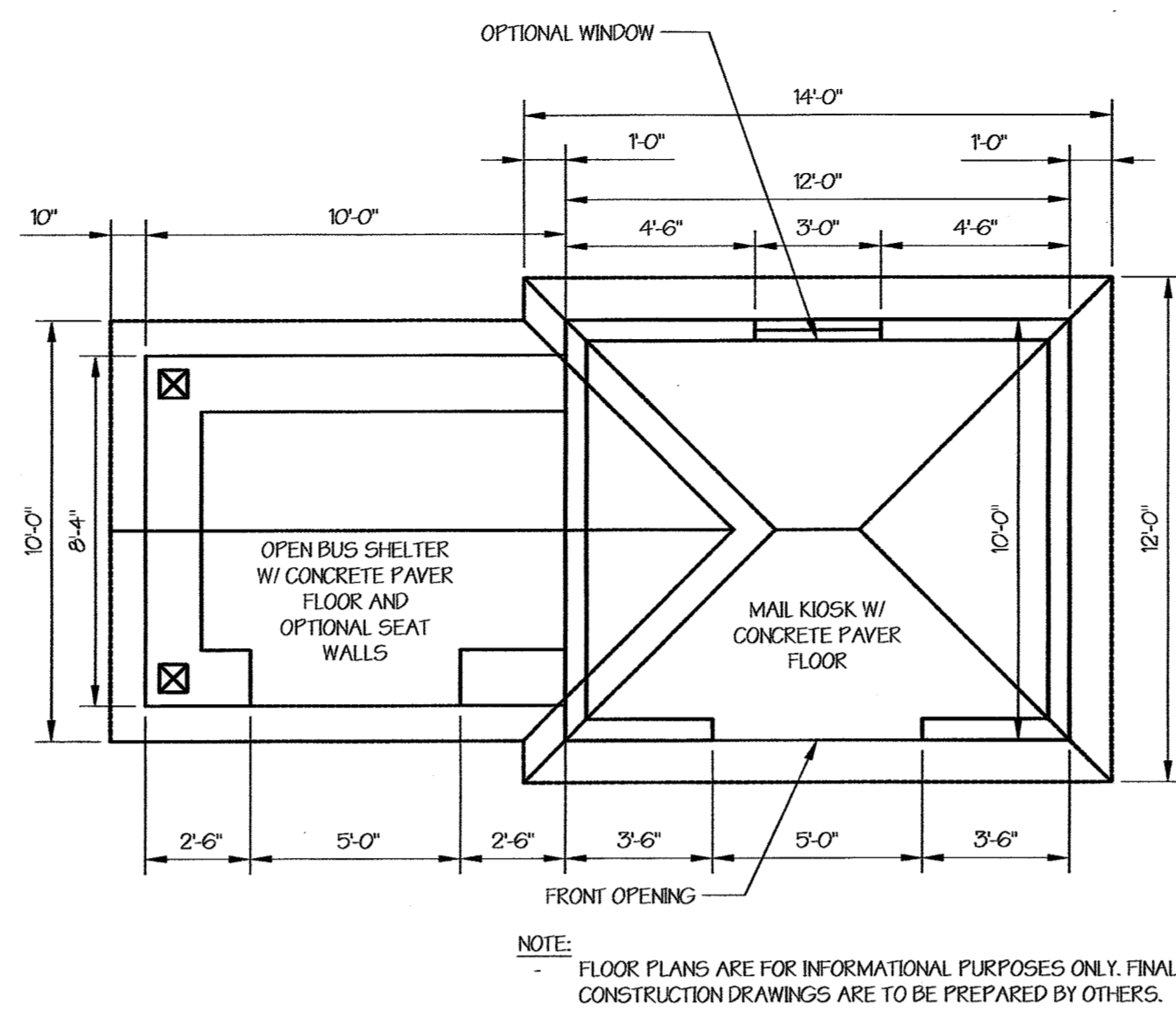
**3 MAIN ENTRANCE SIGN**  
1/2" = 1'-0"  
P-320202-02



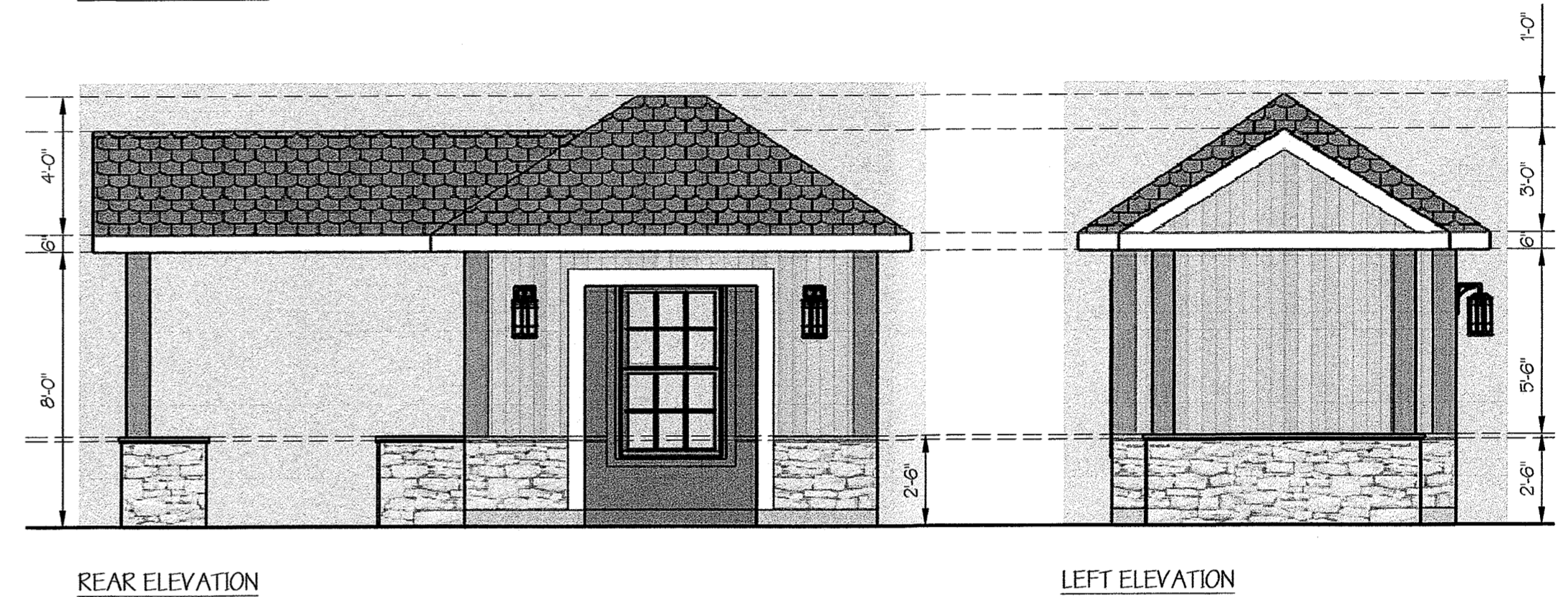
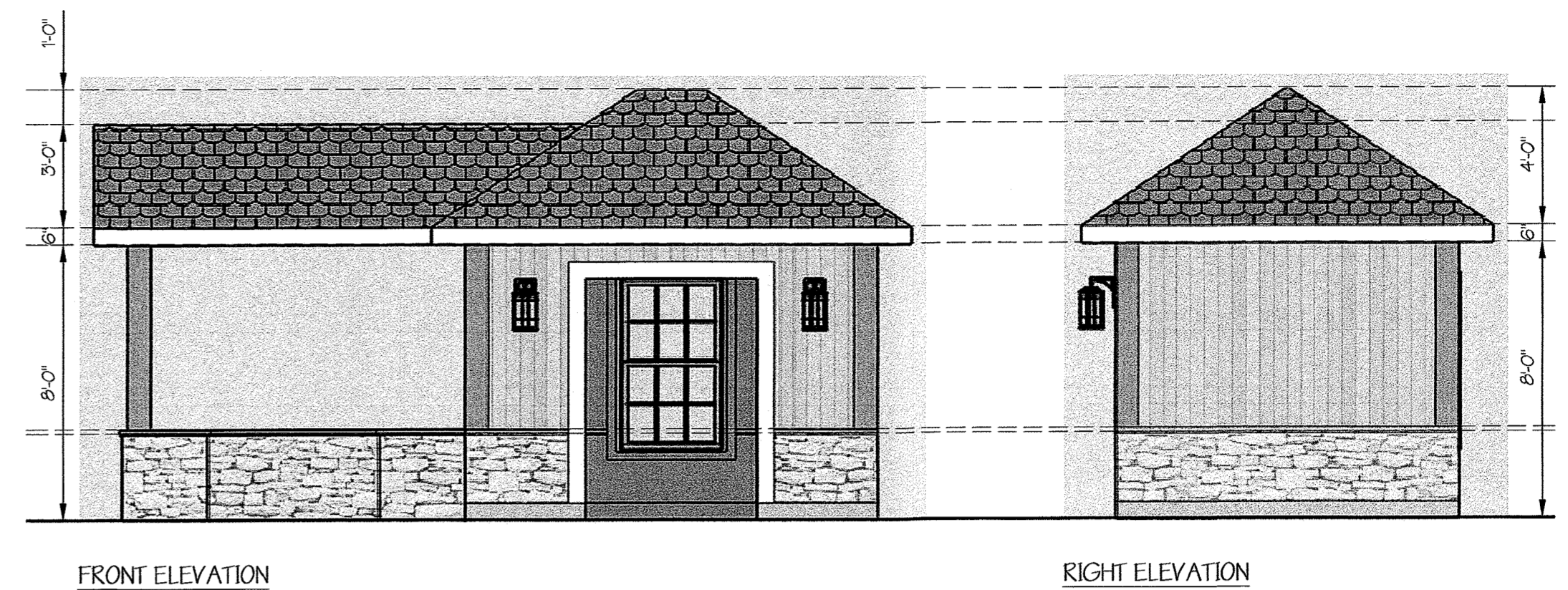
**4 PICKET FENCE 3' CEDAR**  
1/2" = 1'-0"  
P-323129-01



**5 CONCRETE PAVERS**  
1" = 1'-0"  
P-321401-01



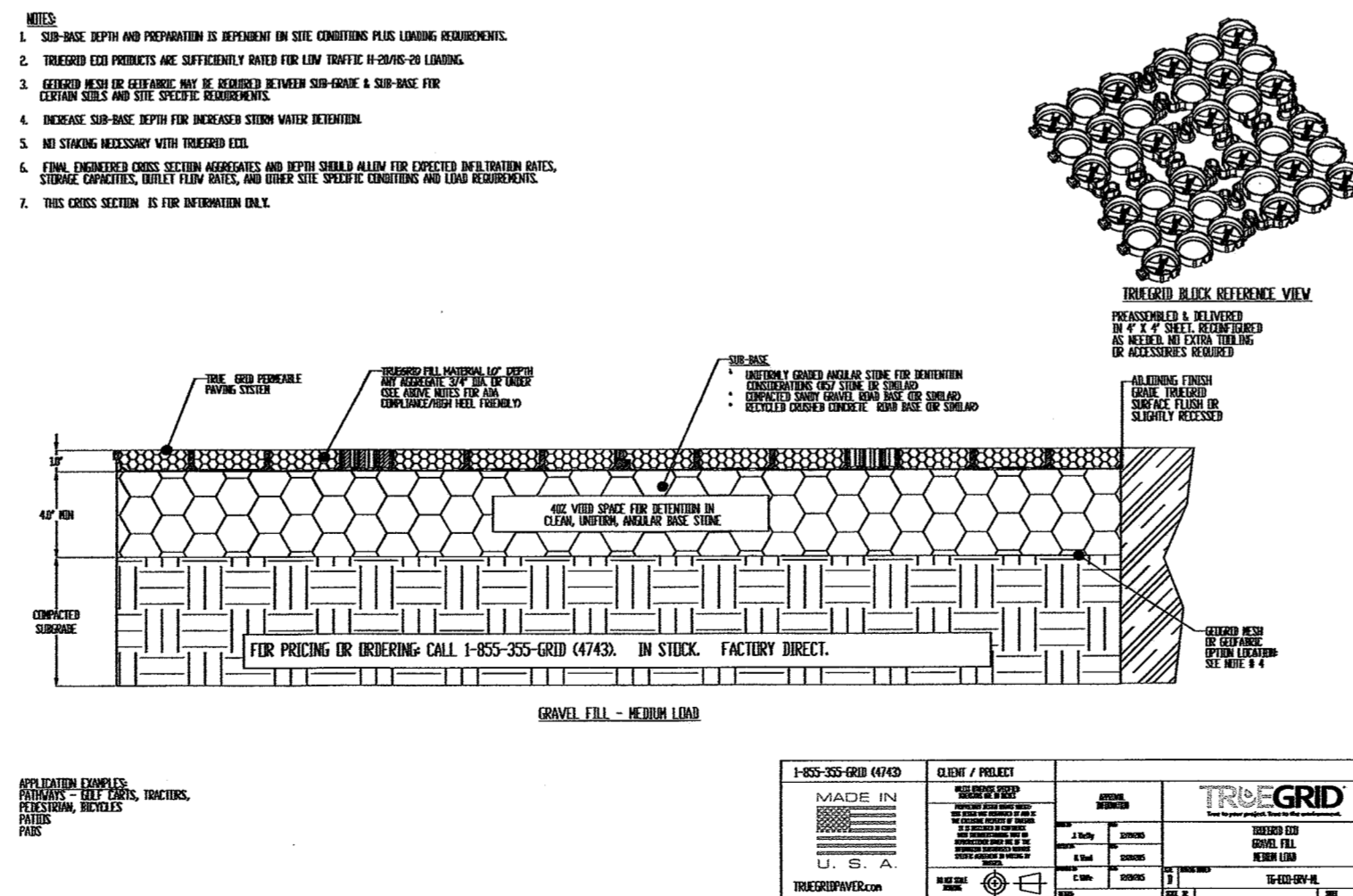
**6 MAIL KIOSK / BUS SHELTER FLOORPLAN**  
1/4" = 1'-0"  
P-329801-05



**7 MAIL KIOSK / BUS SHELTER ELEVATIONS**  
1/4" = 1'-0"  
P-329802-02

## GENERAL CONSTRUCTION NOTES:

- CONTRACTOR IS REQUIRED TO CONTACT THE RELEVANT UTILITY COMPANIES PRIOR TO DOING ANY EXCAVATION ON THE SITE. IF ANY WORK IS TO BE DONE AROUND UNDERGROUND UTILITIES, THE APPROPRIATE AUTHORITY OF THAT UTILITY MUST BE NOTIFIED OF THE IMPENDING WORK.
- CONTRACTOR TO OBTAIN ALL PERMITS FOR CONSTRUCTION.
- THE LIMIT OF WORK LINE IS PROPERTY LINE UNLESS OTHERWISE INDICATED.
- LOCATION, SUPPORT, PROTECTION AND RESTORATION OF ALL EXISTING UTILITIES AND APPURTENANCES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR, PRIOR TO CONSTRUCTION, TO DETERMINE IN THE FIELD THE ACTUAL LOCATIONS AND ELEVATIONS OF ALL EXISTING UTILITIES WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL CALL UTILITY PROTECTION SERVICE 72 HOURS PRIOR TO CONSTRUCTION. IMMEDIATELY REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT.
- CONTRACTOR TO NOTIFY LANDSCAPE ARCHITECT IF ADDITIONAL INFORMATION IS REQUIRED FOR BIDS OR CONSTRUCTION.
- ALL EXISTING UTILITIES TO REMAIN OPERABLE DURING CONSTRUCTION. ANY NECESSARY TEMPORARY DISCONNECTIONS MUST BE COORDINATED WITH THE OWNER AND UTILITY CONCERNED. CONTRACTOR SHALL TERMINATE SERVICE ACCORDING TO UTILITY COMPANY SPECIFICATIONS.
- CONTRACTOR TO REPAIR ANY DAMAGE TO UTILITY LINES OR STRUCTURES DURING CONSTRUCTION. DAMAGES SHALL BE REPAIRED AT NO ADDITIONAL COST TO OWNER AND TO OWNER'S AND UTILITY COMPANY'S SATISFACTION.
- STORAGE AREAS FOR CONTRACTOR'S EQUIPMENT, PARKING AND MATERIALS STOCKPILING SHALL BE IN THOSE AREAS APPROVED BY THE LANDSCAPE ARCHITECT AND OWNER.
- ALL AREAS OUTSIDE THE LIMIT OF WORK LINE SHALL BE PROTECTED AND RESTORED TO THEIR ORIGINAL CONDITION IF DAMAGED DURING CONSTRUCTION.
- CONDUCT ALL OPERATIONS WITH MINIMUM INTERFERENCE TO STREETS, SIDEWALKS AND ACCESS TO THE SITE. PROVIDE, ERECT AND MAINTAIN BARRICADES AS NECESSARY TO PROTECT USER'S SAFETY.
- CONTRACTOR TO MAINTAIN WORK SITE IN AN ORDERLY MANNER KEEPING THE PREMISES AND SURROUNDING AREAS FREE FROM ACCUMULATION OF DEBRIS AND TRASH RELATED TO WORK.
- CONTRACTOR SHALL CONFINE OPERATIONS AT THE SITE TO AREAS PERMITTED BY LAW, ORDINANCES, PERMITS, THE CONTRACT DOCUMENTS



**8 TRUE GRID PAVERS**  
N.T.S.

## LANDSCAPE PLAN

### TIMBER CREST & KINGSBURY ESTATES

### MEDWAY, MASSACHUSETTS

PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332

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Civil Engineers, Land Surveyors &  
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71 Evergreen Street, Suite 1, Kingston, MA 02364  
Phone (781) 585-2300 Fax (781) 585-2378

GENERAL LANDSCAPE NOTES

1.1) CONTRACTOR REQUIREMENTS:

A) ALL WORK SHALL COMPLY WITH APPLICABLE CODES AND REGULATIONS, FROM ALL FEDERAL, STATE AND LOCAL AUTHORITIES.

B) THE CONTRACTOR SHALL ARRANGE FOR AND OBTAIN ALL PERMITS AND LICENSES REQUIRED FOR THE COMPLETE WORK SPECIFIED HEREIN AND SHOWN ON ALL THE DRAWINGS. THE CONTRACTOR SHALL PAY FOR ANY FEES NOT WAIVED.

1.2) UTILITIES:

A) LANDSCAPE CONTRACTOR IS REQUIRED TO CONTACT THE RELEVANT UTILITY COMPANIES PRIOR TO DOING ANY EXCAVATION ON THE SITE. IF ANY WORK IS TO BE DONE AROUND UNDERGROUND UTILITIES, THE APPROPRIATE AUTHORITY OF THAT UTILITY MUST BE NOTIFIED OF THE IMPENDING WORK.

B) UTILITIES SHALL BE LOCATED AND MARKED PRIOR TO ANY INSTALLATION. ADJUSTMENTS MAY BE NECESSARY IN THE FIELD TO ACCOMMODATE UTILITY LOCATIONS. REPORT ANY CONFLICTS TO THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

C) THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGES DONE TO EXISTING UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COST OF SATISFACTORY REPAIR OF ALL DAMAGE IN KIND RESULTING FROM THEIR FAILURE TO COMPLY.

1.3) PROTECTION OF EXISTING WORK: IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PERFORM ALL WORK IN A MANNER THAT PROTECTS WORK COMPLETED BY OTHERS, SUCH AS CURBS, UTILITIES, STORM DRAINAGE, FENCES, DRIVEWAY APRONS, DRIVES, VEGETATION, ETC. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COST OF SATISFACTORY REPAIR OF ALL DAMAGE IN KIND RESULTING FROM THEIR FAILURE TO COMPLY.

1.4) QUANTITIES: A COMPLETE LIST OF PLANTS INCLUDING A SCHEDULE OF QUANTITIES, SIZES, TYPES, AND NAMES IS INCLUDED IN THIS SET OF DRAWINGS. IN THE EVENT OF DISCREPANCIES BETWEEN QUANTITIES OF PLANT IN THE PLANT LIST AND THE QUANTITIES SHOWN ON THE DRAWINGS, THE PLAN SHALL GOVERN. THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT OF UNLABELED PLANTS IN PLAN FOR CLARIFICATION. THE LANDSCAPE ARCHITECT SHALL BE ALERTED BY THE CONTRACTOR OF ANY DISCREPANCIES PRIOR TO FINAL BID NEGOTIATION.

1.5) APPLICABLE PLANT MATERIALS STANDARDS: ALL PLANT MATERIALS ARE TO COMPLY WITH THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK AS PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN. PLANTING METHODS WILL BE IN ACCORDANCE WITH SITE-SPECIFIC REQUIREMENTS.

1.6) PLANT HARDINESS: ALL TREES AND SHRUBS SHALL BE NURSERY GROWN WITHIN A USDA PLANT HARDINESS ZONE, WHICH IS THE SAME AS, OR COLDER THAN, THE ZONE IN WHICH THE PROJECT IS LOCATED.

1.7) PLANTING SEASONS: PLANTING SHALL ONLY OCCUR DURING SPECIFIED SEASONS. SPRING SEASON SHALL BE FROM MARCH 1 TO JUNE 15. FALL PLANTING SEASON SHALL BE FROM SEPTEMBER 15 THROUGH NOVEMBER 15. NO PLANTING SHALL OCCUR WHEN THE GROUND IS FROZEN.

1.8) PLANT SUBSTITUTIONS: NO SUBSTITUTIONS OF PRODUCTS, PLANT TYPES OR SIZES SHALL BE MADE WITHOUT THE WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT. REQUESTS FOR SUBSTITUTION SHALL BE IN WRITING, AND SHALL STATE THE REASON FOR THE SUBSTITUTION REQUEST, THE SUGGESTED ALTERNATIVE, AND THE CHANGES IN COST. REQUESTS FOR SUBSTITUTION IN PLANT MATERIALS SHALL STATE THE NAMES OF NURSERIES THAT HAVE BEEN UNABLE TO SUPPLY THE ORIGINALLY SPECIFIED MATERIAL.

1.9) THE LANDSCAPE ARCHITECT SHALL RESERVE THE RIGHT TO INSPECT ALL PLANT MATERIALS AT THE NURSERY, UPON SITE DELIVERY AND DURING INSTALLATION TO INSURE SPECIFICATIONS AND PROCEDURES ARE ADHERED TO.

1.10) MINIMUM SIZES: ALL PLANTS 3' OR GREATER IN HEIGHT OR SPREAD SHALL BE BALLED AND BURLAPPED. SIZES SPECIFIED IN THE PLANT LIST ARE MINIMUMS ON WHICH THE PLANTS ARE TO BE JUDGED.

1.11) DEAD PLANTS: DEAD PLANTS ARE TO BE REMOVED FROM THE SITE IMMEDIATELY, AND REPLACED WITH THE SAME PLANT & SIZE REGARDLESS OF SEASON, WEEKLY FROM THE JOB BY THE CONTRACTOR. THE CONTRACTOR SHALL MAINTAIN AN UPDATED COMPREHENSIVE LIST OF ALL DEAD MATERIALS REMOVED AND PRESENT A COPY OF THE LIST TO THE OWNER AND LANDSCAPE ARCHITECT AT THE END OF EVERY MONTH DURING THE CONTRACT PERIOD.

1.12) PLANT MATERIAL REMOVAL: NO EXISTING TREES SHALL BE REMOVED WITHOUT THE WRITTEN AUTHORIZATION FROM THE LANDSCAPE ARCHITECT EXCEPT WHERE NOTED ON THE PLANS. CONTRACTORS WHO REMOVE EXISTING TREES WITHOUT WRITTEN APPROVAL WILL BE REQUIRED TO MAKE REMEDIES DETERMINED BY THE GOVERNING URBAN FORESTER OR EQUIVALENT AUTHORITY. NO GRUBBING SHALL OCCUR WITHIN EXISTING TREE AREAS UNLESS SPECIFICALLY NOTED ON THE PLANS.

1.13) ALL DISTURBED AREAS NOT TO RECEIVE PLANT MATERIALS ARE TO BE LOAMED AND SEEDED AND BLENDED INTO EXISTING GRADE AND CONDITIONS. SEE SECTION 4.0.

1.14) LEDGE BOULDERS: IF DURING SITE EXCAVATION, LEDGE BOULDERS ARE AVAILABLE, THESE ARE TO BE STOCKPILED FOR USE IN EARTH BERMS IF APPLICABLE, WITH HAWK DESIGN, INC. PRIOR TO INSTALLATION. THIS ITEM WILL ONLY APPLY IF SO SPECIFIED ON DRAWINGS. BOULDERS SIZES TO BE STOCKPILED WILL RANGE FROM TWO TO FIVE FEET IN DIAMETER. SEE APPROPRIATE DETAIL FOR INSTALLATION COORDINATION.

1.15) SLEEVES: LANDSCAPE OR SITE CONTRACTOR SHALL PLACE INDIVIDUAL SLEEVES FOR LIGHTING AND IRRIGATION UNDER ANY PROPOSED WALKWAY OR VEHICULAR ROADWAY PRIOR TO INSTALLATION. COORDINATE SLEEVE LOCATIONS WITH IRRIGATION AND LIGHTING CONTRACTORS PRIOR TO INSTALLATION.

1.16) DO NOT CLOSE OR OBSTRUCT ANY STREET, SIDEWALK, ALLEY OR PASSAGEWAY WITHOUT PRIOR NOTIFICATION AND PERMISSION. CONDUCT OPERATIONS AS TO INTERFERE AS LITTLE AS POSSIBLE WITH THE USE ORDINARILY MADE OF ROADS, DRIVEWAYS, ALLEYS, SIDEWALKS OR OTHER FACILITIES NEAR ENOUGH TO THE WORK TO BE EFFECTED THEREBY.

PLANTING MATERIALS:

2.1) PLANTING MATERIAL ITEMS IN SECTION 2.0 ARE TO BE INCORPORATED DURING PLANT INSTALLATION UNLESS OTHERWISE DEEMED UNNECESSARY IN ACCORDANCE WITH SOIL TEST RECOMMENDATIONS. SEE SECTION 3.1.

MULCH - MULCH WILL BE DOUBLE-SHREDDED PINE BARK MULCH.  
- TREES AND SHRUBS SHALL RECEIVE AN EVEN 3" MULCH LAYER.  
- GROUNDCOVERS, PERENNIALS AND ANNUALS SHALL RECEIVE AN EVEN 2" MULCH LAYER.

MANURE - TO BE WELL ROTTED, ODORLESS, UNLEACHED COW MANURE, CONTAINING NOT MORE THAN 15% BEDDED MATERIALS SUCH AS STRAW, WOOD CHIPS OR SHAVINGS, AGED NOT LESS THAN TWO YEARS OLD.

HERBICIDE - A PRE-EMERGENCE WEED KILLER IS TO BE USED ON ALL LAWN AND PLANTING AREAS PRIOR TO INSTALLATION AS PER MANUFACTURER'S SPECIFICATIONS. HERBICIDES ARE NOT TO BE APPLIED IN RESTRICTED CONSERVATION AREAS.

FERTILIZER - ALL TREES AND SHRUBS TO HAVE SLOW RELEASE PACKET OR PELLET PLACED INTO THE PLANT PIT WITH A MINIMUM ANALYSIS OF 10-10-10. ALL GROUNDCOVERS, PERENNIALS AND ANNUALS ARE TO RECEIVE A BROADCAST APPLICATION OF A 14-14-14 FERTILIZER AT 3 LB PR 100 SQ. FT. APPLY AS PER MANUFACTURER'S INSTRUCTIONS. FERTILIZERS ARE NOT TO BE APPLIED IN RESTRICTED CONSERVATION AREAS.

TOPSOIL - ACCEPTABLE TOPSOIL SHALL BE FERTILE, FRIABLE NATURAL LOAM, UNIFORM IN COMPOSITION, FREE OF STONES, LIMBS, PLANTS AND THEIR ROOTS, DEBRIS AND OTHER EXTRANEOUS MATTER OVER ONE INCH IN DIAMETER. THE SOIL SHALL BE CAPABLE OF SUSTAINED PLANT GROWTH AND HAVE A 5% MINIMUM ORGANIC CONTENT. IN SITUATIONS WHICH REQUIRE A CUSTOM TOPSOIL OR STRUCTURAL SOIL, THE SOIL MIXTURE SPECIFICATION WILL BE PROVIDED BY THE LANDSCAPE ARCHITECT.

SOIL AMENDMENTS: APPLY AS NECESSARY ACCORDING TO SOIL TEST RESULTS, AS PER MANUFACTURER'S SPECIFICATIONS.

ANTI-DESICCANT - "WILT PRUF" NCF OR EQUAL APPLY AS PER MANUFACTURER'S SPECIFICATIONS.

PLANT INSTALLATION:

3.1) SOIL TESTING: LANDSCAPE CONTRACTOR SHALL PROVIDE A CERTIFIED SOIL ANALYSIS PRIOR TO ANY PLANT INSTALLATION TO DETERMINE ANY NECESSARY AMENDMENTS TO THE EXISTING SOIL CONDITIONS FOR SEEDING AND PLANTING. THE ANALYSIS WILL ALSO BE REQUIRED FOR ESTABLISHING THE FERTILIZER PROGRAM REQUIRED. COORDINATE RESULTS AND PROVIDE WRITTEN RECOMMENDATIONS TO THE LANDSCAPE ARCHITECT 15 DAYS PRIOR TO INSTALLATION.

3.2) ALL PLANTS SHALL BE TRANSPORTED TO THE SITE IN COVERED TRUCKS, TARPULIN COVERS SHALL BE UTILIZED TO PREVENT WIND DAMAGE OF LOAD.

3.3) DELIVER PLANT MATERIALS IMMEDIATELY PRIOR TO PLACEMENT. KEEP PLANT MATERIALS MOIST. DO NOT STORE PLANT MATERIAL ON PAVED AREAS. ROOTS OR BALLS SHALL BE PROTECTED FROM THE SUN OR DRYING WINDS. AS REQUIRED BY TEMPERATURE OR WIND CONDITIONS, APPLY ANTI-DESICCANT EMULSION TO PREVENT DRYING OUT OF PLANT MATERIALS.

3.4) CONDITIONS FOR PLANT REJECTION:

A) REJECT PLANTS WHEN BALL OF EARTH SURROUNDING ROOTS HAS BEEN CRACKED OR BROKEN PREPARATORY TO OR DURING THE PROCESS OF PLANTING.

B) WHEN BURLAP, STAVES AND ROPES REQUIRED IN CONNECTION WITH TRANSPLANTING HAVE BEEN DISPLACED PRIOR TO ACCEPTANCE.

C) WIND DAMAGED PLANT MATERIAL FROM POOR TARPULIN COVER PROCEDURES ARE SUBJECT TO REJECTION.

3.5) ALL PLANT MATERIAL, WHICH CANNOT BE PLANTED IMMEDIATELY ON DELIVERY, SHALL BE SET ON THE GROUND IN A SHADED LOCATION AND SHALL BE TEMPORARILY PROTECTED WITH SOIL OR OTHER ACCEPTABLE MATERIAL. TEMPORARY WATERING OR IRRIGATION SHALL BE INCORPORATED AND REGULARLY CONDUCTED ON PLANTINGS IN HOLD AREAS.

3.6) IN CASE OF CONFLICTS DURING CONSTRUCTION WITH UTILITIES, ROCK MATERIALS, TREE ROOTS OR OTHER OBSTRUCTIONS FOR THE EXCAVATION OF SHRUB BEDS AND TREE PITS, CONTACT LANDSCAPE ARCHITECT FOR APPROVED ALTERNATE LOCATIONS.

3.7) SOIL PERMEABILITY: TEST DRAINAGE OF PLANTING BEDS AND PITS BY FILLING WITH WATER TWICE IN SUCCESSION. CONDITIONS PERMITTING THE RETENTION OF WATER FOR MORE THAN 24 HOURS SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT.

3.8) SOIL EXCAVATIONS:

A) EXCAVATE TREE PITS AND SHRUB BEDS TO DEPTHS REQUIRED BY PLANTING DETAILS. ALL PITS SHALL BE CIRCULAR IN OUTLINE, EXCEPT FOR WHOLE BEDS. SEE APPROPRIATE PLANTING DETAILS.

B) SOIL EXCAVATIONS FOR BALLED & BURLAP AND CONTAINER PLANTINGS MUST BE NO LESS THAN 2X ROOT BALL DIAMETER, SEE PLANTING DETAILS. IF QUESTIONABLE SUBSURFACE SOIL CONDITIONS EXIST SUCH AS POOR DRAINAGE CONDITIONS, RUBBLE OR OBSTRUCTIONS, REPORT TO THE LANDSCAPE ARCHITECT AND CONSTRUCTION MANAGER BEFORE PLANTING.

3.9) GRADING:

A) VERIFY GRADES PRIOR TO PLANTING, THE CONTRACTOR SHALL VERIFY THAT CONSTRUCTED GRADES ARE AS INDICATED ON PLANS. THE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT IF ADJUSTMENTS TO PLANT PLACEMENT MAY BE REQUIRED DUE TO FIELD CONDITIONS AND FINAL GRADING.

B) POSITIVE DRAINAGE SHALL BE MAINTAINED AWAY FROM AND AROUND BUILDINGS (REFER TO ENGINEER'S GRADING PLANS). REPORT ANY CONFLICTS TO HAWK DESIGN, INC. PRIOR TO INSTALLATION.

C) FINISH GRADE OF PLANTINGS SHALL BE EQUIVALENT TO FORMER EXISTING GRADE OF PLANT IN THE NURSERY.

3.10) BALLED AND BURLAPED (B&B) MATERIALS:  
A) CUT WIRE BASKETS ONCE IN THE PLANT PIT AND PEEL WIRE BACK.

B) TAGS AND TWINE ARE TO BE REMOVED AND BURLAP IS TO BE ROLLED BACK ONE-THIRD ON ALL B&B PLANT MATERIAL. ANY SYNTHETIC BURLAP SHALL BE COMPLETELY REMOVED FROM ANY PLANT MATERIAL.

PLANT INSTALLATION CONT'D

3.11) CONTAINER GROWN STOCK: SHALL BE REMOVED FROM CONTAINER BY CUTTING CONTAINER AWAY TO AVOID ROOT DAMAGE TO PLANT ROOT SYSTEM. IF PLANT ROOT IS BOUND, SLICE ROOT BALLS APPROXIMATELY 2" DEEP WITH KNIFE OR SHARP SPADE.

3.12) DO NOT USE MUDDY OR FROZEN SOIL TO BACKFILL PLANTINGS.

3.13) WATERING: THOROUGHLY WATER UNTIL SOIL IS SATURATED AROUND ALL TREES AND SHRUBS AFTER PLANTING AND THROUGHOUT THE TIME PERIOD UNTIL FINAL ACCEPTANCE FROM CLIENT. DURING DRY CONDITIONS, WATER AS REQUIRED TO MAINTAIN PLANTS IN A WILT-FREE CONDITION.

3.14) PRUNING: TREES SHALL BE PRUNED TO BALANCE TOP GROWTH WITH ROOTS AND TO PRESERVE THEIR NATURAL CHARACTER AND TYPICAL GROWTH HABIT. PRUNING SHALL BE RESTRICTED IN GENERAL TO THE SECONDARY BRANCHES AND SUCKER GROWTH. ALL CUTS TO BE FLUSH WITH TRUNK. DO NOT CUT A LEADER. THE LANDSCAPE ARCHITECT WILL REJECT ALL PLANTS DISFIGURED BY POOR PRUNING PRACTICES. ALL PRUNING CUTS SHALL REMAIN UNPAINTED.

3.15) STAKING AND GUYING: ALL TREES TO BE STAKED AND GUYED WITHIN 48 HOURS OF PLANTING. METHODS AND MATERIALS FOR STAKING AND GUYING ARE ILLUSTRATED IN INDIVIDUAL PLANTING DETAILS. NEATLY FLAG ALL GUY WIRES WITH ROT RESISTANCE YELLOW TREE MARKING RIBBON.

3.16) STAKE OUT PLANT LOCATIONS: PRIOR TO PLANTING THE CONTRACTOR SHALL LAYOUT THE EXTENT OF THE PLANT BEDS AND PROPOSED LOCATIONS FOR B&B PLANTS FOR REVIEW BY THE OWNER AND LANDSCAPE ARCHITECT.

3.17) PLANTING FIELD ADJUSTMENTS:

A) THE CONTRACTOR IS TO SLIGHTLY ADJUST PLANT LOCATIONS IN THE FIELD AS NECESSARY TO BE CLEAR OF DRAINAGE SWALES AND UTILITIES.

B) LARGE GROWING PLANTS ARE NOT TO BE PLANTED IN FRONT OF WINDOWS OR UNDER BUILDING OVERHANGS. NOTIFY THE LANDSCAPE ARCHITECT OF DISCREPANCIES IN PLANTING PLANS. FIELD CONDITIONS.

C) SHRUBS PLANTED NEAR HVAC UNITS ARE TO BE LOCATED SO THAT SHRUBS AT MATURITY WILL MAINTAIN ONE FOOT (1') AIRSPACE BETWEEN THE UNIT AND THE PLANT. ANY PLANTING SHOWN ADJACENT TO CONDENSER UNITS SHALL BE PLANTED TO SCREEN THE UNITS. SHOULD THE CONDENSER UNITS BE INSTALLED IN LOCATIONS DIFFERENT FROM THOSE SHOWN ON THE PLAN, IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE LANDSCAPE ARCHITECT AND INSTALL THE MATERIAL AROUND THE CONDENSERS AND ADJUST THE OTHER PLANTING ACCORDINGLY.

3.18) PLANT BED EDGES/LINES: GROUPS OF SHRUBS, PERENNIALS AND GROUNDCOVERS SHALL BE PLACED IN A CONTINUOUS MULCH BED WITH SMOOTH CONTINUOUS LINES. ALL MULCHED BED EDGES SHALL BE CURVILINEAR IN SHAPE, FOLLOWING THE CONTOUR OF THE PLANT MASS. TREES LOCATED WITHIN 4 FEET OF PLANT BEDS SHALL SHARE THE SAME MULCH BEDS.

3.19) A.D.A. - THE AMERICAN WITH DISABILITIES ACT STANDARDS REQUIRE THAT A 7 FOOT VERTICAL CLEARANCE BE MAINTAINED FROM TREE BRANCHES TO FINISHED GRADE WHERE PEDESTRIANS, SIDEWALKS AND/OR TRAILS ARE LOCATED. THE CONTRACTOR IS TO ADJUST TREE PLANTINGS IN FIELD TO SLIGHTLY MINIMIZE BRANCH OVERHANG AND COMPLY WITH THE A.D.A. ACT.

3.20) TREE SPACING MINIMUMS: TREES SHALL BE LOCATED A MINIMUM OF 4 FEET FROM RETAINING WALLS AND WALKS WITHIN THE PROJECT. IF A CONFLICT ARISES BETWEEN ACTUAL SIZE OF AREA AND PLANS, THE CONTRACTOR SHALL CONTACT THE LANDSCAPE ARCHITECT FOR RESOLUTION. FAILURE TO MAKE SUCH CONFLICTS KNOWN TO LANDSCAPE ARCHITECT WILL RESULT IN CONTRACTOR'S LIABILITY TO RELOCATE MATERIALS.

SEEDING AND SODDING:

4.1) SEEDING OF LAWN AREAS: GRASS SEED APPLICATION SHALL BE SPREAD AT THE RATE OF 5 LBS. PER 1000 SQUARE FEET. SEEDING SHALL BE ACCOMPLISHED BY MEANS OF A HYDRO-SEEDING PROCESS.

4.2) WATERING OF SEEDED AREAS: 24 HOURS AFTER HYDRO SEEDING, THE CONTRACTOR SHALL WATER THE SEEDED AREA LIGHTLY AND SUFFICIENTLY TO A DEPTH OF TWO INCHES (2") 2 TIMES A DAY (BETWEEN THE HOURS OF 7 PM AND 7 AM), UNTIL THE SEEDS ARE ESTABLISHED.

4.3) SEEDED AREA PROTECTION: THE CONTRACTOR SHALL ERECT SUITABLE SIGNS AND BARRICADES NOTIFYING THE PUBLIC TO KEEP OFF THE SEEDED AREAS UNTIL WELL ESTABLISHED. ANY TRAFFIC DAMAGE AND VANDALISM THAT MAY OCCUR PRIOR TO FINAL ACCEPTANCE OF THE WORK SHALL BE REPAIRED AND RESEEDED AT THE OWNER'S EXPENSE. ANY DISTURBED OR DAMAGED BY THE CONTRACTOR SHALL BE REPAIRED IN ACCORDANCE WITH THE SPECIFICATIONS AT THE CONTRACTOR'S EXPENSE.

4.4) LAYING OF SOD: A KENTUCKY BLUEGRASS SOD MIX - BY LOCAL SOURCE AS SELECTED BY CONTRACTOR, SHALL BE FRESHLY CUT FROM THE SAME FIELD WITH 1/2 - 3/4 INCHES OF SOIL. SOD SHALL BE LAID IMMEDIATELY WITH ANY STORED SOD BEING UNROLLED GRASS SIDE UP AND KEPT WATERED. LAY COURSES TIGHTLY TOGETHER WITHOUT OVERLAPPING WITH THE JOINTS STAGGERED. AFTER SODDING IS COMPLETE, ROLL LIGHTLY. THE CONTRACTOR SHALL WATER THE SODDED AREAS TO A DEPTH OF AT LEAST SIX INCHES AFTER THE SODDING PROCESS. OWNER SHALL THEN BE RESPONSIBLE FOR WATERING. THE FREQUENCY SHALL BE DETERMINED BY RAIN FALL AND WINDS WITH THE UPPER TWO OR THREE INCHES OF SOIL NOT DRYING OUT MARKEDLY.

4.5) SODDED AREA: INSPECTION AND ACCEPTANCE: FOUR WEEKS AFTER CONTRACTOR COMPLETES INSTALLATION, LANDSCAPE ARCHITECT SHALL INSPECT THE LAWN TO DETERMINE THE ACCEPTABILITY OF THE INSTALLATION. SODDED AREAS FAILING TO SHOW ADEQUATE ROOTING INTO THE SUBSOIL, OVERLAPPING, COURSE SEPARATION, UNEVENNESS OF THE SURFACE, UNEVEN COURSE COLOR AND EXCESSIVE BROADLEAF WEED CONTENT SHALL BE REPLACED. THE COST SHALL BE BORNE BY THE CONTRACTOR EXCEPT WHERE VANDALISM OR NEGLECT ON THE PART OF OTHERS NOT UNDER THE CONTRACTOR'S CONTROL HAS RESULTED IN DAMAGE.

4.6) FINAL APPROVAL: SEEDED AND SODDED AREAS WILL RECEIVE FINAL APPROVAL IF COVERAGE IS FULL AND CONSISTENT, FREE OF BARE SPOTS AND WEED FREE. WHEN GRASS IS CUT AT 2" HEIGHT NO SOIL SHOULD BE VISIBLE. SOD AREAS MUST HAVE RECEIVED A MINIMUM OF TWO MOWINGS. AREAS SODDED AFTER NOVEMBER 1ST WILL BE ACCEPTED THE FOLLOWING SPRING - ONE MONTH AFTER THE START OF THE GROWING SEASON, IF THE ABOVE CRITERIA HAS BEEN MET.

MAINTENANCE:

5.1) MAINTENANCE DURING INSTALLATION: MAINTENANCE OPERATIONS SHALL BEGIN IMMEDIATELY AFTER EACH PLANT IS PLANTED AND SHALL CONTINUE AS REQUIRED UNTIL FINAL ACCEPTANCE AND THEN FOR THE GUARANTEE PERIOD. PLANTS SHALL BE KEPT IN A HEALTHY, GROWING CONDITION BY WATERING, PRUNING, SPRAYING, WEEDING AND ANY OTHER NECESSARY OPERATIONS OF MAINTENANCE. PLANT SAUCERS AND BEDS SHALL BE KEPT FREE OF WEEDS, GRASS AND OTHER UNDESIRABLE VEGETATION. PLANTS SHALL BE INSPECTED AT LEAST ONCE PER WEEK BY THE CONTRACTOR DURING THE INSTALLATION PERIOD AND ANY NEEDED MAINTENANCE IS TO BE PERFORMED PROMPTLY.

5.2) GRASS AND WEED CONTROL: THE CONTRACTOR SHALL BE RESPONSIBLE FOR MOWING ALL GRASS AROUND LANDSCAPE BEDS AND INDIVIDUAL TREES AND SHRUBS UNTIL FINAL ACCEPTANCE. WEED CONTROL AREAS SHALL INCLUDE ALL LANDSCAPE BEDS AND THE AREA WITHIN 2 FEET OF THE OUTER EDGE OF THE MULCH AREA OR INDIVIDUAL TREE/SHRUBS.

5.3) THE CONTRACTOR SHALL WATER, FERTILIZE, WEED, CULTIVATE, REMULCH, SPRAY TO CONTROL INSECT INFESTATION AND DISEASE AND PERFORM ANY OTHER GOOD HORTICULTURAL PRACTICE NECESSARY TO MAINTAIN THE PLANTS IN A LIVING HEALTHY CONDITION UPON THE TIME FOR TERMINATION OF HIS RESPONSIBILITY FOR CARE AS SET OUT HEREIN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PLANTS THROUGHOUT LIFE OF THE CONTRACT.

5.4) ALL PLANTS STOLEN, DAMAGED OR DESTROYED BY FIRE, AUTOMOBILES, VANDALISM OR ANY OTHER CAUSE, WITH THE EXCEPTION OF PLANTS DAMAGED OR DESTROYED BY THE OWNER'S MAINTENANCE OPERATIONS, SHALL BE REPLACED BY THE OWNER PRIOR TO THE DATE OF FINAL ACCEPTANCE.

5.5) LANDSCAPE CONTRACTOR SHALL PREPARE MAINTENANCE SPECIFICATIONS AND SCHEDULE ANNUAL CARE OF ALL PLANTED AND LAWN AREAS INCLUDING FERTILIZING, WEEDING, MULCHING, BED EDGING, PRUNING AND PEST PREVENTION AND TREATMENT.

PLANT MATERIAL GUARANTEE:

\*CONTRACTOR SHALL GUARANTEE IN WRITING ALL PLANT MATERIAL AND LANDSCAPE IMPROVEMENTS FOR A PERIOD OF ONE YEAR. THE GUARANTEE IS TO INCLUDE THE FOLLOWING:

6.1) INSPECTIONS: PERFORM PERIODIC INSPECTIONS DURING GUARANTEE PERIOD WITH RESULTING WRITTEN REPORTS TO OWNER, PROJECT ADMINISTRATOR AND LANDSCAPE ARCHITECT STATING CONDITIONS AND RECOMMEND MAINTENANCE MODIFICATIONS. THE CONTRACTOR MUST CONTACT THE OWNER AND LANDSCAPE ARCHITECT AT LEAST 10 DAYS IN ADVANCE TO SCHEDULE ACCEPTANCE INSPECTION(S).

6.2) REMOVAL AND REPLACEMENT OF PLANTS PROVIDED BY CONTRACTOR TO BE DONE WITHIN THIRTY DAYS OF NOTIFICATION BY OWNER OF THEIR UNSATISFACTORY CONDITION DURING GROWING SEASONS. REPLACEMENT MATERIALS MUST BE EQUAL IN TYPE AND SIZE PER THE PROJECT'S PLANT LIST.

6.3) WHEN REPLACEMENT PLANT SPECIES IS EITHER NOT READILY AVAILABLE OR NO LONGER SUITABLE TO EXISTING SITE CONDITIONS WRITTEN NOTICE RECOMMENDATION OF SUBSTITUTION TO BE PROVIDED TO THE OWNER AND LANDSCAPE ARCHITECT WITHIN FIFTEEN DAYS FOR APPROVAL.

6.4) REMOVAL OF TREE'S SUPPORTS AND DEAD LIMBS PRIOR TO END OF GUARANTEE INSPECTION PERIOD.

6.5) CONTINUE WITH MAINTENANCE, SEE SECTION 5.0

6.6) GUARANTEE SHALL BEGIN UPON DATE OF FINAL ACCEPTANCE FROM OWNER AND WILL CONTINUE FOR ONE YEAR.

SITE CLEANUP:

7.1) SITE WORK CONDITIONS: EXCESS WASTE MATERIAL SHALL BE REMOVED DAILY WHEN PLANTING IN AN AREA HAS BEEN COMPLETED, THE AREA SHALL BE CLEARED OF ALL DEBRIS, SOIL PILES AND CONTAINERS DAILY. WHERE EXISTING GRASS AREAS HAVE BEEN DAMAGED OR SCARRED DURING PLANTING OPERATIONS, THE CONTRACTOR SHALL RESTORE DISTURBED AREAS TO THEIR ORIGINAL CONDITIONS AT HIS EXPENSE.

7.2) CLEAN PAVED AREAS UTILIZED FOR HAULING OR EQUIPMENT STORAGE AT END OF EACH WORKDAY.

7.3) MAINTAIN VEHICLES AND EQUIPMENT IN CLEAN CONDITION TO PREVENT SOILING OF ROADS, WALKS OR OTHER PAVED OR SURFACED AREAS.

7.4) REMOVE PROTECTIVE BARRIERS AND WARNING SIGNS AT TERMINATION OF LAWN ESTABLISHMENT.

LANDSCAPE PLAN  
TIMBER CREST & KINGSBURY ESTATES  
MEDWAY, MASSACHUSETTS



PREPARED FOR:  
TIMBER CREST, L.L.C.  
135 MAIN STREET, SUITE 5  
MEDWAY, MA 02053

NOVEMBER 29, 2019  
SCALE: 1"=10'  
JOB No. 18-332



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