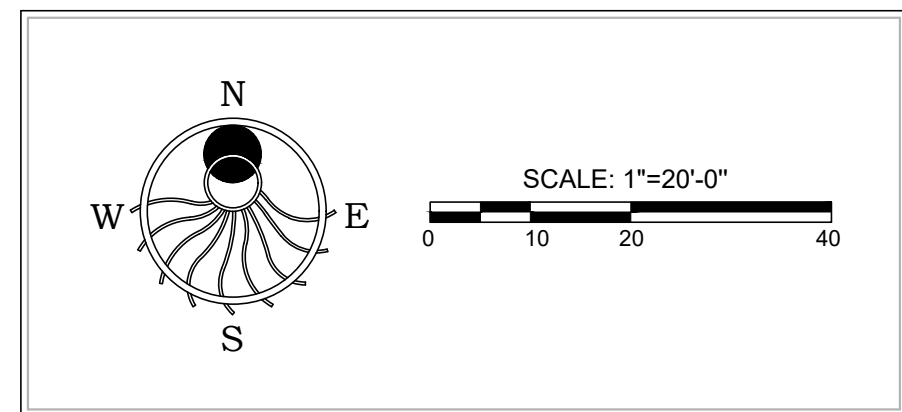


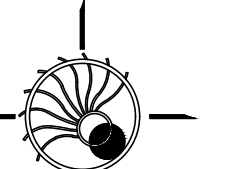
SEE DRAWING L1.1

S 1° 06' 16" W 204.88'

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Community Development



**Payseno Lane Apartments-Phase 2**  
FOR: DAVE BURK  
7583 CLOVER VALLEY ROAD SE  
PORT ORCHARD, WA 98367



Eric J. Williams, Landscape Architect  
LANDSCAPE ARCHITECTURE & SITE PLANNING  
2008 NORTH CEDAR STREET  
253-678-4173  
westudio70@yahoo.com

Drawing:  
**LANDSCAPE PLAN**

Date: 6-28-2021  
Job #: payseno-1-2021  
Design: EJW  
Drawn: EJW  
Check: \_\_\_\_\_  
Revisions: \_\_\_\_\_

Sheet:

**L1.0**

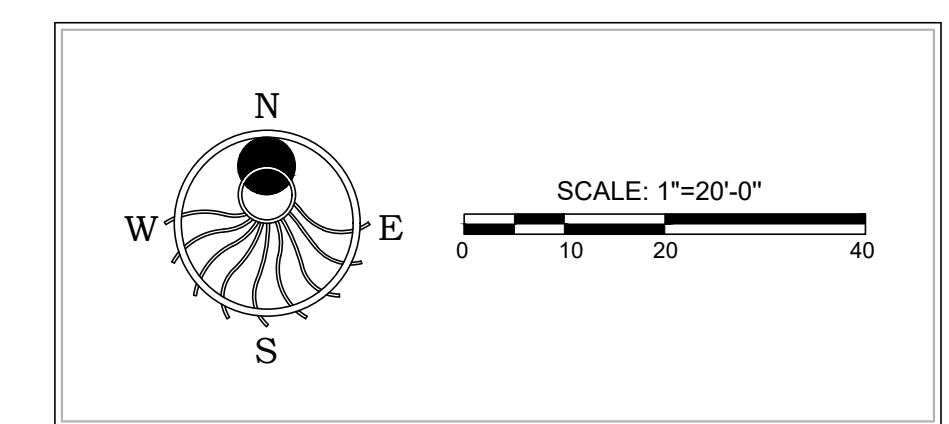
PW21-023  
PW21-024





SEE DRAWING L1.0

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**Paysono Lane Apartments-Phase 2**  
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PORT ORCHARD, WA 98367

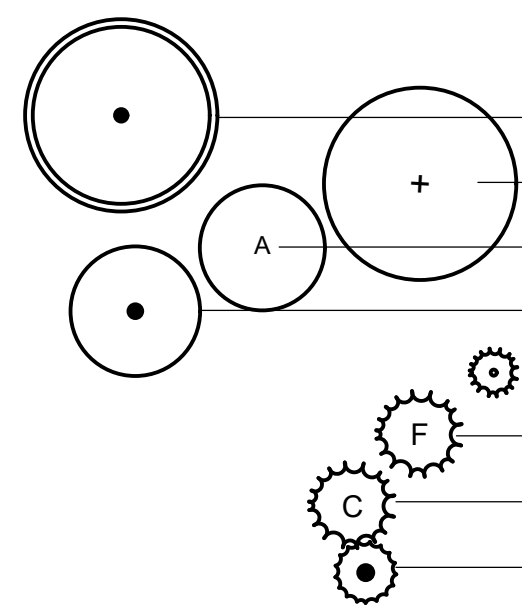
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**PLANT LEGEND**

QTY	BOTANICAL NAME	COMMON NAME	SIZE & SPACING
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TREES			
11	ACER X FREEMANII 'JEFFERSRED'	AUTUMN BLAZE MAPLE	2" CALIPER, 30' O.C., 5' GRAFT
3	BETULA JACQUEMONTII	HIMALAYAN WHITE BIRCH	2" CALIPER, 30' O.C., 5' GRAFT
33	ACER CIRCINATUM	VINE MAPLE	6'-8" HT., B&B, 3 -STEM MIN.
7	LAGERSTROEMIA X FAURIEI 'ARAPANO'	ARAPANO CRAPE MYRTLE	2" CALIPER, SPACING PER PLAN
82	CUPRESSUS ARIZONICA VAR. GLABRA	BLUE ICE SMOOTH CYPRESS	6'-8" HEIGHT, SPACING PER PLAN
23	PSEUDOTSUGA MENZIESII	DOUGLAS FIR	6'-8" HEIGHT, 8' O.C SPACING
34	THUJA PLICATA	WESTERN RED CEDAR	6'-8" HEIGHT, 8' O.C SPACING
7	CRYPTOMERIA JAPONICA 'SEKKAN-SUGI'	JAPANESE CEDAR	6'-8" HEIGHT, 6' O.C SPACING

SHRUBS			
87	MYRICA CALIFORNICA	PACIFIC WAX MYRTLE	3 GALLON, 6' O.C. SPACING
40	ESCALLONIA EXONIENSIS 'FRADESII'	PINK PRINCESS ESCALLONIA	3 GALLON, 4' O.C. SPACING
49	NANDINA DOMESTICA 'FIRE POWER'	FIRE POWER HEAVENLY BAMBOO	3 GALLON, 4' O.C. SPACING
106	RHODODENDRON 'ANAH KRUSCHKE'	CHRISTMAS CHEER RHODIE	3 GALLON, 4' O.C. SPACING
83	AZALEA 'HINO CRIMSON'	HINO CRIMSON AZALEA	2 GALLON, 3' O.C. SPACING
195	CORNUS SERICEA 'KELSEYI'	KELSEY DOGWOOD	2 GALLON, 3' O.C. SPACING
71	CALAMAGROSTIS 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	2 GALLON, 3' O.C. SPACING

GROUND COVER			
201	ARCTOSTYLOS UVA-URSI	KINNIKINICK	1 GALLON, 30" O.C. SPACING
644	GAULTHERIA SHALLON	SALAL	1 GALLON, 30" O.C. SPACING
328	CAREX OBNUPTA	SLOUGH SEDGE	1 GALLON, 24" O.C. SPACING
		DECORATIVE DRAIN ROCK	4" DEPTH W/ NON-WOVEN FABRIC BELOW

HYDROSEED MIXES			
SPECIAL SUN MIXTURE		BY COUNTRY GREEN TURF FARMS 8 LBS PER 1000 SQ. FT.	
PERENNIAL RYEGRASS	80%		
FINE FESCUE	20%		
WSDOT EROSION CONTROL MIXTURE		BY COUNTRY GREEN TURF FARMS SEEDING RATE: 120 LBS PER ACRE	
PERENNIAL RYEGRASS	40%		
CREEPING RED FESCUE	40%		
COLONIAL BENTGRASS	10%		
WHITE CLOVER	10%		

SITE FEATURES	
	PICNIC TABLE
	BENCH

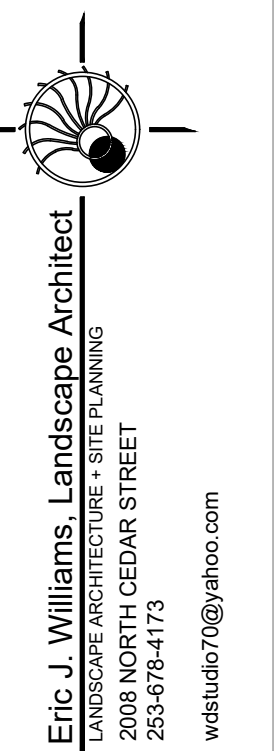
**LANDSCAPE NOTES AND SOIL QUALITY**

1. PROVIDE LANDSCAPE PLANTING TO SCREEN ALL OUTDOOR UTILITY EQUIPMENT. PLANT OPTIONS INCLUDE: BLUE ICE ARIZONA CYPRESS, PURPLE ROCK ROSE, PINK PRINCESS ESCALLONIA, OR PACIFIC WAX MYRTLE.
2. LANDSCAPE AREAS SHOULD BE DEEP-TILLED TO A DEPTH OF AT LEAST TWELVE (12) INCHES TO FACILITATE DEEP WATER PENETRATION AND SOIL OXYGENATION. PROVIDE SOIL AMENDMENTS ENCOURAGED TO IMPROVE WATER DRAINAGE, MOISTURE PENETRATION OR WATER-HOLDING CAPACITY. FOR ALL NEWLY LANDSCAPED AREAS ORGANIC MATTER SHOULD BE INCORPORATED TO A DEPTH OF FOUR (4) TO SIX (6) INCHES TO FACILITATE DEEP WATER PENETRATION AND SOIL OXYGENATION.
3. CONTRACTOR SHALL PROVIDE 4" DEPTH IMPORTED TOPSOIL AT SEED MIX AREAS AND 9" DEPTH IMPORTED TOPSOIL AT ALL LANDSCAPE PLANTING AREAS.
4. COMPACT ALL SEED MIX AREAS IN TWO DIRECTIONS WITH ROLLER PRIOR TO HYDROSEEDING.
5. IMPORTED TOPSOIL SHALL BE 3-WAY MIX.
6. CONTRACTOR SHALL PROVIDE 2" DEPTH FINE COMPOST MULCH THROUGHOUT LANDSCAPE PLANTING AREAS.
7. CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIALS FOR A PERIOD OF (1) ONE YEAR FROM TIME OF COMPLETION OF WORK.
8. TREES PLANTED FIVE FEET OR LESS FROM PAVED SURFACES SHALL BE PLANTED WITH ROOT CONTROL BARRIER.

**PLANT IMAGES**



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**L1.2**