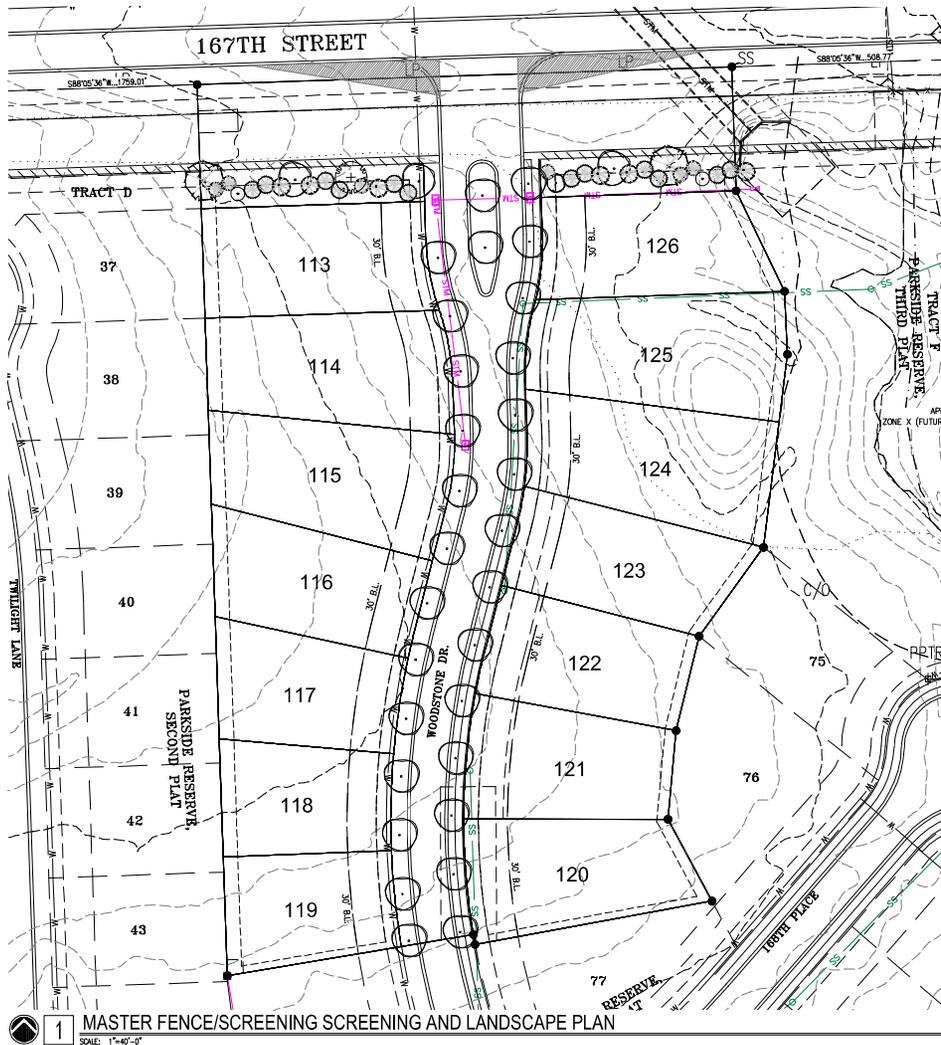


City of Olathe Required Notes

1. Trees must not be placed within public utility easements, but within adjacent areas that do not conflict with such public easements and meet site landscaping requirements.
2. The developer, his successor and/or subsequent owners and their agents will maintain landscaping on the property on a continuing basis for the life of the development.
3. The property owner will maintain landscape areas in good condition and in a way that presents a healthy, neat and orderly appearance. This maintenance must include weeding, watering, fertilizing, pruning, mowing, edging, mulching, or other maintenance in accordance with acceptable horticultural practices.
4. No tree, shrub, or woody vegetation will be planted within a distance of 10 feet from any fire hydrant or fire department connection (FDC) to the sprinkler system.
5. The required minimum landscape area must not be located within a utility easement.
6. All landscaping must be irrigated.
7. Exterior ground-mounted or building-mounted equipment including but not limited to mechanical equipment, utility meter banks and coolers must be screened from public view with three-sided landscaping or with an architectural treatment compatible with the building architecture.
8. All new wiring and cables must be placed underground.
9. All above ground electrical and/or telephone cabinets must be placed within the interior side or rear building setback yards. However, such utility cabinets may be permitted within front or corner side yards adjacent to street right-of-way if cabinets are screened with landscape materials.

Planting Notes

1. Location of all existing utilities needs to be done before commencing work.
 2. The planting plan graphically illustrates overall plant massings. Each plant species massing shall be placed in the field to utilize the greatest coverage of ground plane. The following applies for individual plantings:
 - a. Creeping groundcover shall be a minimum of 6" from paving edge.
 - b. All trees shall be a minimum of 3' from paving edge.
 - c. All plants of the same species shall be equally spaced apart and placed for best aesthetic viewing.
 - d. All shrubs shall be a minimum of 2' from paved edge.
 - e. Mulch all planting bed areas to a minimum depth of 3". Mulch individual trees to a minimum depth of 4".
 - f. Note: If plants are not labeled - they are existing and shall remain.
 3. In the event of work in or on a JCW sanitary man, any trees or plantings placed within the sewer easement may be removed without replacement or compensation thereof and shall be replaced by the property owner as required by the City.
 4. All landscaped areas in ROW shall be sodded and irrigated.
- Materials:**
1. Plant material shall be healthy, vigorous, and free of disease and insects as per AAN standards.
 2. Shredded bark mulch installed at trees shall be finely chipped and shredded hardwood chips, consisting of pure wood products and free of all other foreign substances. Pine bark compost mulch installed at planting bed areas shall be free of all other foreign substances.
- Installation:**
1. All planting beds shall be amended with 1 cubic yard of peat moss per 1,000 square feet. Till peat moss into soil to a 6" depth. A 10-10-10 fertilizer shall be spread over all planting areas prior to planting, at a rate of 50 pounds per 2,000 square feet.
 2. After plants have been installed, all planting beds shall be treated with Dacthal pre-emergent herbicide prior to mulch application.
 3. Plant pit backfill for trees and shrubs shall be 50% peat or well-composted manure and 50% topsoil.
 4. Plant material shall be maintained and guaranteed for a period of one year after Owner's acceptance of finished job. All dead or damaged plant material shall be replaced at Landscape Contractor's expense.
 5. Landscape contractor shall maintain all plant material until final acceptance, at which point the one year guarantee begins.



TREE PLANTING NOTES

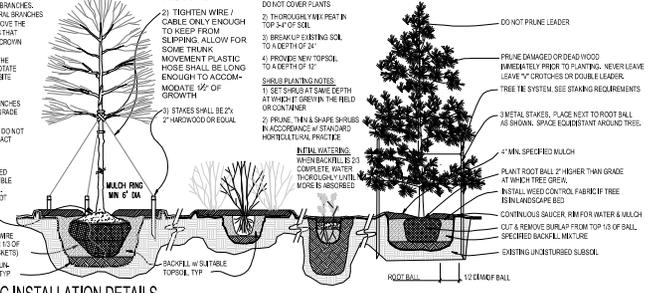
1. DO NOT RE-ALYRINE THE TREE. PRUNE ONLY CROSS-BRACES OCCURRING IN CLOSE PROXIMITY TO BRANCHES. SOME INTER-BRANCH LATERAL BRANCHES MAY BE PRUNED. DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN.
2. MARK THE NORTH-SIDE OF THE TREE IN THE NUMBERS AND ROTATE TREE TO FACE NORTH AT THE SITE WHENEVER POSSIBLE.
3. SET TOP OF ROOT BALL 1/2 INCHES HIGHER THAN FINISHED GROUND.
4. APPLY 2" WOOD MULCH. DO NOT PLACE MULCH IN DIRECT CONTACT WITH TREE TRUNK.
5. EACH TREE MUST BE PLANTED SUCH THAT TRUNK IS VERTICAL AT THE TOP OF THE ROOT BALL. TREES WHERE THE TRUNK IS NOT VERTICAL SHALL BE REJECTED. DO NOT COVER THE TOP OF THE ROOT BALL W/ SOIL.
6. REMOVE ALL TRUNK ROPE WIRE AND BRUSH FROM THE UPPER 10' OF ROOT BALL (REMOVE WIRE BASKETS).
7. PLACE ALL ROOT BALLS ON PALE DEGRADED OR IMPROVED SOIL.

STAKING REQUIREMENTS

1. WIRE CABLE SHALL BE ONLY 1/2 INCH DIA.
2. TIGHTEN WIRE / CABLE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT. PLASTIC HOSE SHALL BE LONG ENOUGH TO ACCOMMODATE 1/2" OF GROWTH.
3. STAKES SHALL BE 2x 2" HARDWOOD OR DURAL.

PERMANENT PLANTING NOTES

1. WIRE CABLE SHALL BE ONLY 1/2 INCH DIA. ON PERMANENT PLANT BED. DO NOT COVER PLANTS.
2. THROUGH WIRE TREAT TO A DEPTH OF 3".
3. BRUSH UP EXISTING SOIL TO A DEPTH OF 10".
4. PROVIDE NEW TOPSOIL. BARELYLY PROOF TO PLANTING. NEVER LEAVE LEAVE 1/2" GUTTERS OR DOUBLE LEADERS.
5. TREE TRUNK SYSTEM. SEE STAKING REQUIREMENTS.



2 PLANTING INSTALLATION DETAILS
SCALE: NIS

Landscape Calculations

Street Trees: One tree per 40 feet of public or private street frontage.
Woodstone Dr. = 1,076 LF. 27 Trees required. 27 Trees provided.
REQUIREMENTS MET.

Buffer Plantings: A minimum for each 100 linear feet or portion thereof of Arterial and Collector Road frontage.
a) Eight (8) evergreen (conifers) trees with a minimum size of 6 feet in height;
b) Two (2) shade trees with a minimum caliper of 2 inches as measured 6 inches above the ground;
c) One (1) ornamental tree with a minimum size of 1.5" caliper.

299 L.F. of road along 167th Street
24 Evergreens Required - 24 Provided
6 Shade trees required - 6 Provided
3 Ornamental trees required - 3 Provided

Residential Lots: In residential districts, large deciduous shade or evergreen trees are required within the interior of each lot at a ratio of three (3) trees for every single-family dwelling.

SITE DISTANCE TRIANGLES: Triangles are shown on the plan. There are no shrubs located in these areas. Trees shall be limbed up to 6' height for visibility.

STREET TREE PLANTING LOCATION REQUIREMENTS:

1. Not located in the site distance triangle.
2. 10 feet from box culverts.
3. 15 feet in front of regulatory signs.
4. 10 feet behind regulatory signs.
5. 15 feet from streetlight poles.
6. 10 feet from fire hydrants.
7. At least 6 feet is required between the ROW or sidewalk and Back of Curb for the planting of Street Trees.

Landscape Schedule

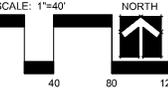
Symbol	Qty	Botanical Name	Common Name	Min. Root	Min. Size	Caliper	Remarks
ORNAMENTAL STREET TREES							
	2	<i>Quercus macrocarpa</i> "Styline"	Sheddenstar Horsechestnut	2'	6" min. clear	ground to canopy	
	0	<i>Quercus bicolor</i>	Swamp White Oak	2'	6" min. clear	ground to canopy	
	32	<i>Acer x fraxinifolium</i> "Barnwood"	Pacific Sunset Maple	2'	6" min. clear	ground to canopy	
	0	<i>Acer glabrum</i>	Paperbark Maple	2'	6" min. clear	ground to canopy	
	0	<i>Ulmus parvifolius</i>	Lanceleaf Elm	2'	6" min. clear	ground to canopy	
	1	<i>Platanus x occidentalis</i>	London Plane Tree	2'	6" min. clear	ground to canopy	
EVERGREEN TREES							
	4	<i>Juniperus chinensis</i> "Tadpole"	Schiffel's Juniper	6" HL		symmetrical pyramidal form	
	12	<i>Juniperus chinensis</i>	Eastern Red Cedar	6" HL		symmetrical pyramidal form	
	4	<i>Picea abies</i>	Horsely Spruce	6" HL		symmetrical pyramidal form	
ORNAMENTAL TREES							
	1	<i>Cercis canadensis</i>	Eastern Redbud		1.5"		
	3	<i>Cornus florida</i> "Cloud Nine"	Cloud 9 Dogwood		1.5"		

MEIER
LANDSCAPE ARCHITECTURE
15245 Metcalf Ave.
Overland Park, KS 66223
913.787.2817



CLIENT
Rodrock Development
9550 Dice Ln.
Lenexa, KS 66215

PROJECT
Parkside Reserve
5th Plat
167th and Lackman
Road
Olathe, KS



Date: 3.5.2025
Project #: 750
Landscape Plan

L1