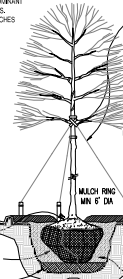


1 LANDSCAPE PLAN/MASTER SCREENING PLAN PLAN

SCALE: 1"=100'-0"

- TREE PLANTING NOTES:**
- DO NOT HEAVILY PRUNE THE TREE. PRUNE ONLY CROSSBRED, BRANCHES, LEADERS, A BROKEN OR DEAD BRANCHES. SOME INTERIOR TWIGS & LATERAL BRANCHES WILL BE PRUNED. DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN.
 - THINK THE NORTH SIDE OF THE TREE IN THE NURSERY AND ROTATE TREES TO FACE NORTH AT THE SITE WHENEVER POSSIBLE.
 - SET TOP OF ROOT BALL 1-2 INCHES HIGHER THAN SURROUNDING GROUND. DO NOT COVER THE TOP OF THE ROOT BALL W/ SOIL.
 - APPLY 4TH INCH WOOD MULCH. DO NOT PLACE MULCH IN DIRECT CONTACT W/ TREE TRUNK.

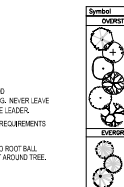


- STAKING REQUIREMENTS:**
- WIRE CABLE SHALL BE GALV. 1/4" DIA. 1/4" DIA. DO NOT COVER PLANTS.
 - TIGHTEN WIRE/CABLE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT. PLASTIC HOSE SHALL BE LONG ENOUGH TO ACCOMMODATE 90° OF GROWTH.
 - STAKES SHALL BE 2X 4" HARDWOOD OR STEEL.

- PERSONAL PLANTING NOTES:**
- APPLY 2TH INCH BED OF MULCH ON PERSONAL PLANT BED. DO NOT COVER PLANTS.
 - THOROUGHLY WET FEET IN TOP 1/4" OF SOIL.
 - BREAK UP EXISTING SOIL TO A DEPTH OF 24".
 - PROVIDE NEW TOPSOIL TO A DEPTH OF 12".
 - SET SHIRTS AT SAME DEPTH AT WHICH IT GROWN IN THE FIELD OR CONTAINER.
 - PRUNE THIN & SHARP BRANCHES IN ACCORDANCE W/ STANDARD HORTICULTURAL PRACTICE.

- MULCH WATERING:**
- WHEN BACKFILL IS 20% COMPLETE, WATER THOROUGHLY UNTIL WATER HAS SEEPED THROUGHOUT PLANT BED.

- PLANTING NOTES:**
- DO NOT PRUNE LEADER.
 - PRUNE DAMAGED OR DEAD WOOD IMMEDIATELY PRIOR TO PLANTING. NEVER LEAVE LEAVE "Y" CRACKS OR DOUBLE JOINTS.
 - TREE IS SYSTEM, SEE STAKING REQUIREMENTS.
 - 3 METAL STAKES, PLACE NEXT TO ROOT BALL. 40 SHOWN, SPACE EQUIDISTANT AROUND TREE.
 - 4" MIN. SPECIFIED MULCH.
 - PLANT ROOT BALL 1" MIN. THICKER THAN GRADE AT WHICH TREE GROW.
 - INSTALL WEED CONTROL FABRIC 6" TREE IN LANDSCAPE BED.
 - CONTINUOUS SAUCER 1/4" FOR WATER & MULCH.
 - CUT & REMOVE BURLAP FROM TOP 1/3 OF BALL. SPECIFIED BACKFILL MATURE.
 - EXISTING UNDISTURBED SUBSOIL.



2 PLANTING INSTALLATION DETAILS

SCALE: NTS

Landscape Schedule

Symbol	Qty	Botanical Name	Common Name	Min. Root Ball Size	Caliper	Remarks
OVERSTORY/STREET TREES						
1	1	<i>Quercus macrocarpa</i> "Skyline"	Shademaster Honeylocust	2"	6" min. clear, ground to canopy	
2	1	<i>Quercus macrocarpa</i>	Savory White Oak	2"	6" min. clear, ground to canopy	
3	1	<i>Acer x fraxinum</i> "Warren"	Pacific Sunset Maple	2"	6" min. clear, ground to canopy	
4	1	<i>Acer glabrum</i>	Paperbark Maple	2"	6" min. clear, ground to canopy	
5	1	<i>Ulmus parvifolia</i>	Laoborn Elm	2"	6" min. clear, ground to canopy	
6	1	<i>Platanus x occidentalis</i>	London Plane Tree	2"	6" min. clear, ground to canopy	
EVERGREEN TREES						
7	1	<i>Juniperus horizontalis</i> "Noblesse"	Keweenaw Juniper	6" H.	symmetrical pyramidal form	
8	1	<i>Juniperus horizontalis</i>	Eastern Red Cedar	6" H.	symmetrical pyramidal form	
9	1	<i>Pinus strobus</i>	Norway Spruce	6" H.	symmetrical pyramidal form	
ORNAMENTAL TREES						
10	1	<i>Cornus canadensis</i>	Eastern Redbud	1.5"		

Olathe Required Notes

- All disturbed lawn areas within master landscape tracts will be sodded.
- Landscape areas within master landscape tracts must be irrigated.

Planting Notes

- Location of all existing utilities needs to be done before commencing work.
- 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:
 - Creeping groundcover shall be a minimum of 6" from paving edge.
 - All trees shall be a minimum of 3' from paving edge.
 - All plants of the same species shall be equally spaced apart and placed for best aesthetic viewing.
 - All shrubs shall be a minimum of 2' from paved edge.
 - Much of planting bed areas to a minimum depth of 3'. Match individual trees to a minimum depth of 4".
 - Now if plants are not labeled - they are existing and shall remain.
 - In the event of work in or on a JCV sanitary main, 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.
 - All landscaped areas in ROW shall be sodded and irrigated unless otherwise specified.

Materials

- Plant material shall be healthy, vigorous, and free of disease and insects as per AAN standards.
- 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

- 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.
- All 15-18-10 fertilizer shall be spread over all planting areas prior to planting, at a rate of 50 pounds per 2,000 square feet.
- After plants have been installed, all planting beds shall be treated with Dacthal pre-emergent herbicide prior to mulch application.
- Plant pit backfill for trees and shrubs shall be 50% peat or wet composted manure and 50% topsoil.
- 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.
- Landscape contractor shall maintain all plant material until final acceptance, at which point the one year guarantee begins.

Landscape Calculations

Street Trees: One tree per 40 feet of public or private street frontage. REQUIREMENTS MET.

Buffer Plantings: A minimum for each 100 linear feet or portion thereof of thoroughfare or super-collector frontage.

- Eight (8) evergreen (conifers) trees with a minimum size of 6 feet in height;
- Two (2) shade trees with a minimum caliper of 2 inches as measured 6 inches above the ground;
- One (1) ornamental tree with a minimum size of 10 feet in height.

704 LF of road along 167th Street

56 Evergreens Required - 56 Provided
14 Shade trees required - 14 Provided
7 Ornamental trees required - 7 Provided

REQUIREMENTS MET.

753 LF of road along Lindenwood Drive

60 Evergreens Required - 60 Provided
15 Shade trees required - 15 Provided
8 Ornamental trees required - 8 Provided

REQUIREMENTS MET.

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, four (4) trees for every two-family dwelling and one (1) tree for every dwelling unit for multifamily buildings.

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:

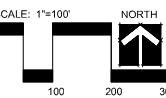
- Not located in the site distance triangle.
- 10 feet from box culverts.
- 15 feet in front of regulatory signs.
- 10 feet behind regulatory signs.
- 15 feet from streetlight poles.
- 10 feet from fire hydrants.

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



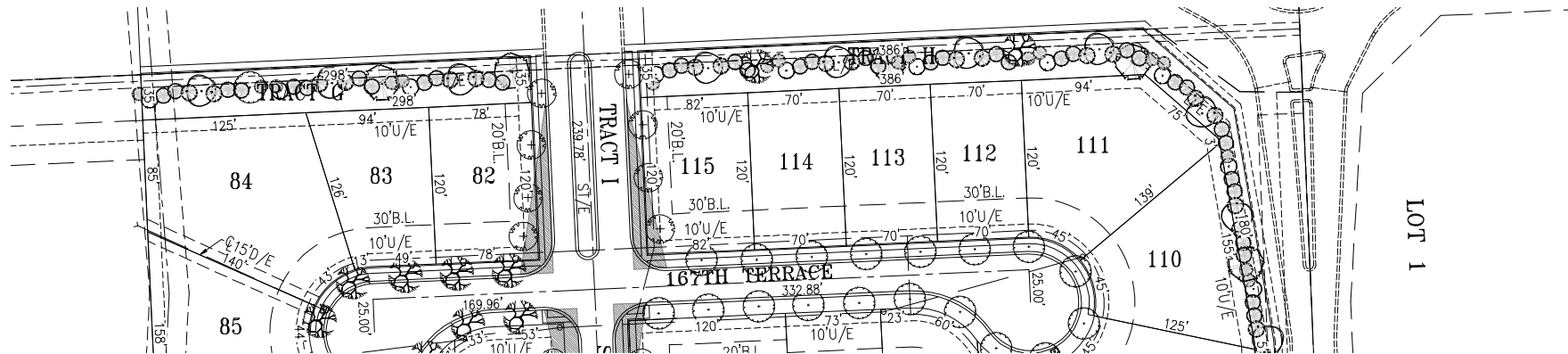
CLIENT
Rodrock Development

PROJECT
Stonebridge South
SE Corner of Ridgeview
Road and 167th Street
Olathe, KS



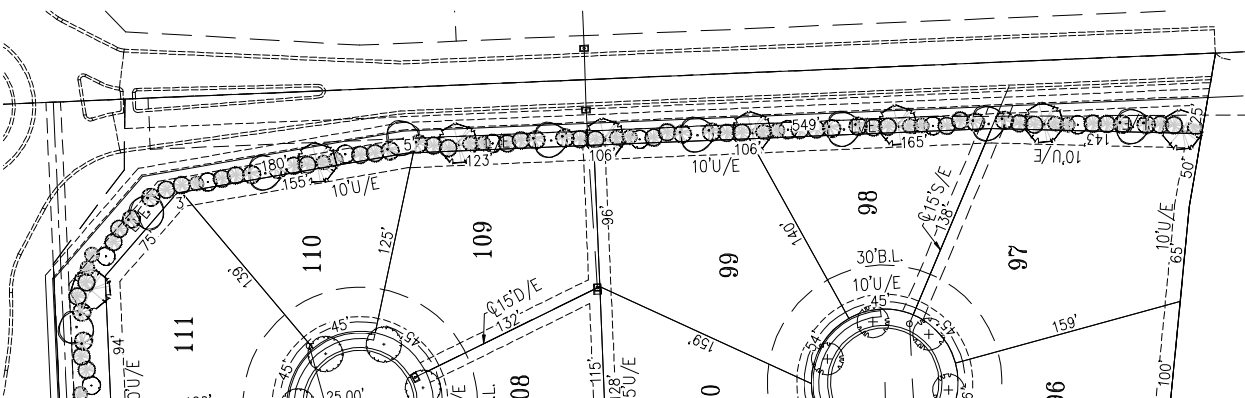
Date: 1.12.2024
Project #: 778
Landscape Plan

L1



1 LANDSCAPE PLAN/MASTER SCREENING PLAN (167TH STREET BUFFER ENLARGEMENT)

SCALE: 1"=40'-0"



2 LANDSCAPE PLAN/MASTER SCREENING PLAN (LINDENWOOD BUFFER ENLARGEMENT)

SCALE: 1"=40'-0"

Landscape Schedule

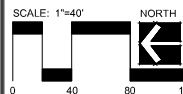
Symbol	Qty	Botanical Name	Common Name	Min. Root	Min. Size	Caliper	Remarks
PERMANENT TREES							
11	1	Shadeleaf viburnum "Dyble"	Shadeleaf Viburnum	2'	6" min. clear, ground to canopy		
47	1	Quercus bicolor	Swamp White Oak	2'	6" min. clear, ground to canopy		
52	1	Acer x fraxinifolium "Warren"	Purple Bark Maple	2'	6" min. clear, ground to canopy		
38	1	Acer glabrum	Paperbark Maple	2'	6" min. clear, ground to canopy		
19	1	Ulmus parvifolius	Laurel Oak	2'	6" min. clear, ground to canopy		
12	1	Platanus x occidentalis	London Plane Tree	2'	6" min. clear, ground to canopy		
PERMANENT TREES							
29	1	Quercus alba "Nuttall"	White Oak	6" min.	symmetrical pyramidal form		
40	1	Quercus prinus	Eastern Red Oak	6" min.	symmetrical pyramidal form		
30	1	Platanus x occidentalis	London Plane Tree	6" min.	symmetrical pyramidal form		
PERMANENT TREES							
18	1	Carya cordata	Eastern Redbud	1.5"			

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ARCHITECTURE
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CLIENT
Rodrock Development

PROJECT
Stonebridge South
SE Corner of Ridgeview
Road and 167th Street
Olathe, KS



Date: 1.12.2024
Project #: 778
Landscape Plan

L2

