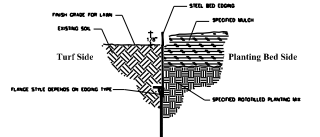


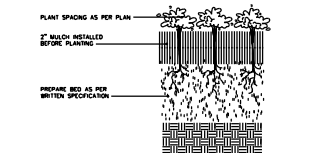
SHRUB PLANTING

NO SCALE



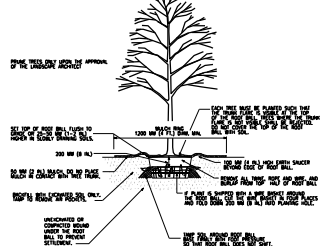
STEEL EDGING DETAIL

NO SCALE



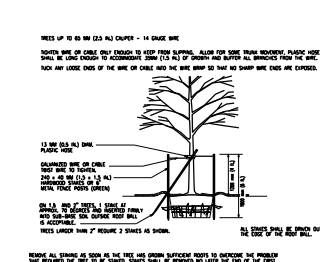
GROUNDCOVER OR PERENNIAL PLANTING DETAIL

NO SCALE



TREE PLANTING DETAIL - 8-10 TREES

NO SCALE



TREE STAKING DETAIL - TREES UP TO 3 INCH CALIPER

NO SCALE



GENERAL LANDSCAPING NOTES:

1. PROVIDE NURSERY'S STANDARD ONE YEAR WARRANTY ON ALL MATERIALS.
2. ALL TREE WELLS & SHRUB BEDS TO RECEIVE AN INITIAL PRE-EMERGENT AND SHALL BE 6\"/>
3. DRAIN BROWN MULCH TO BE 5\"/>
4. ANY TREES INSTALLED WITHIN 5' OF A DRIVEWAY OR CURB SHALL INCLUDE ROOT BARRIER MATERIALS INSTALLED AT THE TIME OF TREE PLANTING.
5. SEPARATE TURF AND MULCH AREAS WITH STANDARD CURBS. STEEL EDGING AS APPROVED BY ARCHITECT.
6. CONTRACTOR SHALL IMMEDIATELY WATER ALL PLANT MATERIALS FOLLOWING PLANTING AND CONTINUE WATERING & MAINTENANCE UNTIL OWNER ACCEPTANCE.
7. ALL PLANTING MATERIALS SHALL BE OF EXCELLENT QUALITY, FREE OF DISEASE & PEST INFESTATION AND TRUE TO THE TYPE, CULTIVAR, SIZE, COLOR AS SPECIFIED. SUBSTITUTIONS SHALL BE APPROVED BY ARCHITECT. INSTALLATION SHALL FOLLOW SOUND PROFESSIONAL PLANTING PRACTICES, LAND USE PLANS, UNIFORM AND CONSISTENT PATTERN, AND TRUE TO THE LANDSCAPE PLAN.
8. ALL LAND AREA WHICH IS NOT PAVED OR COVERED BY BUILDINGS MUST BE BROUGHT TO FINISHED GRADE AND PLANTED WITH TURF OR OTHER APPROPRIATE GROUND COVER.
9. AT LEAST 1/3 OF THE PLANTINGS MUST BE INDIGENOUS SPECIES.
10. THE DEVELOPER, ITS SUCCESSOR AND/OR SUBSEQUENT OWNERS, AND THEIR AGENTS MAINTAIN LANDSCAPING ON THE PROPERTY ON A CONTINUING BASIS FOR THE LIFE OF THE DEVELOPMENT.
11. PLANT MATERIALS WHICH EXHIBIT EVIDENCE OF INSECT PESTS, DISEASE, AND/OR DAMAGE MUST BE APPROPRIATELY TREATED. DEAD PLANTS MUST BE PROMPTLY REMOVED & REPLACED.
12. THE PROPERTY OWNER SHALL MAINTAIN LANDSCAPING AREAS IN GOOD CONDITION AND IN A MANNER THAT PRESERVES A HEALTHY, NEAT AND CARED-APPEARANCE. THE MAINTENANCE MUST INCLUDE WEEDING, WATERING, FERTILIZING, PRUNING, MOWING, EDGING, MULCHING, OR OTHER MAINTENANCE, IN ACCORDANCE WITH ACCEPTABLE HORTICULTURAL PRACTICES.
13. ALL EXTERIOR LIGHTS AND ALL EXTERIOR BUILDING MATERIALS, VENTS, PIPING, ROOT ACCESS LADDERS, AND UTILITY METERS MUST BE LOCATED OUT OF VIEW, OR OTHERWISE SCREENED FROM PUBLIC VIEW FROM ALL ADJACENT STREETS & RESIDENTIALLY DEVELOPED OR ZONED PROPERTIES. SCREENING MUST BE ACCOMPLISHED WITH LANDSCAPING, SCREEN WALLS, BUILDING ELEMENTS, OR A COMBINATION OF THESE MEASURES.
14. ALL GROUND-MOUNTED OR BUILDING-MOUNTED EQUIPMENT (INCLUDING BUT NOT LIMITED TO MECHANICAL EQUIPMENT, UTILITY WATER BANKS, AND COOLERS) MUST BE SCREENED FROM PUBLIC VIEW WITH 3-DOOR LANDSCAPING OR AN ARCHITECTURAL TREATMENT COMPATIBLE WITH THE BUILDING ARCHITECTURE.

CITY LANDSCAPING NOTES:

- A. Plant materials which exhibit evidence of insect pests, disease and/or damage must be appropriately treated. Dead plants must be promptly removed and replaced.
- B. All landscaping is subject to periodic inspection by the Planning Official or designee.
- C. 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.
- D. The City may cause removal of any dead or diseased trees, plants and shrubs on private property within the City, when these trees, plants and shrubs constitute a potential threat to other trees, plants or shrubs within the City.
- E. No trees, shrubs, or woody vegetation will be planted within a distance of 10 feet from any fire hydrant or fire department connection (FDC).
- F. No trees will be planted within 15 feet of a streetlight.

LANDSCAPE SCHEDULE					
SYMBOL	KEY	COMMON NAME	BOTANICAL NAME	SIZE (MIN)	QTY
	A	JAPANESE YEW	TAXUS CUSPIDATA	2 GAL	18
	B	BLUE CAT GRASS	HELIOTRICHON SEMPERVIRENS	2 GAL	20
	C	BARBERRY	BERBERIS THUNBERGII	2 GAL	25
	D	EASTERN REDBUD	CERIS CANADENSIS	4' HIGH	7
	E	EXISTING PLANTING			
	F	SUGAR MAPLE TREE	SACCHARUM VAR.	2' CAL	3
	MULCH TO MATCH EXISTING w/ STEEL EDGING, TYP.				

David Eskov
Architect
21466 W 120th St
Olathe, KS 66061
eskovarch@outlook.com
913-264-3660

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ADA Compliance
Certification
To meet all the professional knowledge, the Architect is not liable for compliance with the Americans with Disabilities Act, including the current ADA Title II - "Design Guidelines."

David Eskov

PLANNING
DECEMBER 18, 2024

Revisions
PLANNING CONCEPTS 11/2025

BUSINESS GARAGE AUTHORITY, INC
FLEX FACILITY - PHASE II
15571 SOUTH MANHATTAN ST
OLATHE, KS 66062

sheet
L1.0
LANDSCAPE PLAN



LANDSCAPE PLAN
SCALE: 1\"/>

