

1 LANDSCAPE PLAN

LANDSCAPE NOTES

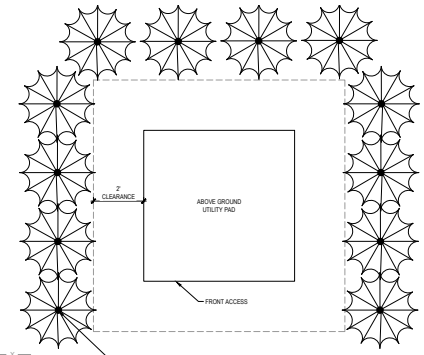
1. ALL PLANTS SHALL MEET CITY MINIMUM PLANT SPECIFICATIONS PER 18.30.130.0.7.
2. ALL DISTURBED LAWN AREAS WILL BE SOCCED.
3. ALL RIGHT-OF-WAYS SHALL BE SOCCED AND ONLY USE TEMPORARY IRRIGATION FOR ESTABLISHMENT.
4. ALL PLANT BEDS AND TREE RINGS SHALL BE COVERED WITH 3" DOUBLE GROUND BROWN HARDWOOD MULCH. AREAS WILL NOT RECEIVE IRRIGATION.
5. LANDSCAPE AREAS WILL BE IRRIGATED AS NECESSARY TO MAINTAIN REQUIRED PLANT MATERIAL. ALL NATURAL AREAS WILL NOT RECEIVE IRRIGATION.
6. LANDSCAPE WILL BE ADDED TO SCREEN UTILITIES AS NECESSARY.
7. NO TREES WILL BE PLANTED WITHIN 15 FEET OF A STREETLIGHT. NO TREES WILL BE PLANTED WITHIN A DISTANCE OF 10 FEET FROM ANY FIRE HYDRANT OR FIRE DEPARTMENT CONNECTION (FDC).
8. ANY LANDSCAPE MATERIALS TO BE USED FOR SCREENING MUST BE AT LEAST THE HEIGHT OF THE MATERIAL THAT IS INTENDED TO SCREEN.
9. EXTERIOR GROUND MOUNTED ON BUILDING MOUNTED UTILITIES MUST BE SCREENED ON THREE SIDES WITH PLANTING AT LEAST AS TALL AS THE UTILITY BOX AT THE TIME OF PLANTING, OR AN ARCHITECTURAL TREATMENT COMPATIBLE WITH THE BUILDING.

LANDSCAPE REQUIREMENTS

Item	Requirement	Required	Provided
Nonresidential Landscaping 18.30.130.0.1	Hedge - 3 shade or evergreen trees / 30 ft x 1 ornamental per every 3 shade	1930/30-45 Shade 22 Ornamental	45 Shade Trees 22 Ornamental
Street Trees 18.30.130.0.2	on all collector / local streets (south, east, 1 tree / 40 ft)	2239/40-55-725 (175 ft) 2053/40-51-325 (south side 2050 & Aspen) 2370/40-09-25 (north side of 3050th and Aspen) Local: 960/40 - 24 * 2	561171st Street) 52 (1050th & Aspen south side) 59 (1050th & Aspen north side) 48/Private Road
Foundation Planting 18.30.130.0.3	25% of each building facade		Shrub Beds for 25% of each facade
Perimeter Parking Landscaping 18.30.130.0.4	3' ht. hedge	3' ht. hedge	3' ht. hedge
Island/Interior Landscaping 18.30.130.0.5	1 tree per 20 parking spaces	977 Parking Stalls 49 Required	77 Trees
Buffers 18.30.130.0.6	North Property line		Existing Vegetation
Screening 18.30.130.0.7			
Trash Enclosure	Screen from R/W	Screen from R/W	Screen from R/W
Utilities	Screen from R/W	Screen from R/W	Screen from R/W
Site Design Category I - Drainage Features	Point or Fountain, Landscaped Basin or Channel, Natural Drainage Feature, or Geometric: basin		4 Wet bottom basins with extensive landscaping
Site Design Category II - Landscaped Buffer Area	Planted Buffer with a Fence or wall	20' landscaped area with fence & 50% planted material	See plan

LANDSCAPE LEGEND

SYMBOL	SIZE	PLANT TYPE	SIZE (IN)	CONTAINER TYPE
18	18	ORNAMENTAL TREE	1" CAL.	BBB
20	20	DECIDUOUS TREE (STREET)	2" CAL.	BBB
24	24	DECIDUOUS TREE (INTERIOR)	2" CAL.	BBB
24	24	DECIDUOUS TREE (STREET) FUTURE	2" CAL.	BBB
SHRUBS			2 CAL.	
TURF GRASS			500 SEED	



2 ABOVE GROUND UTILITY SCREEN

TESSERE

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CROSSLAND CONSTRUCTION COMPANY, INC.

PROGRESS PRINT

HEDGE INDUSTRIAL PARK NORTH

ASPEN INDUSTRIAL LAND FUND I LLC

SW 1/2, NW 1/4, SEC. 20, T.44S, R.24E, S.66E

REV 01 08/20/18

REV 02 08/20/18

DESCRIPTION DATE

PROJECT NO: 1030000018

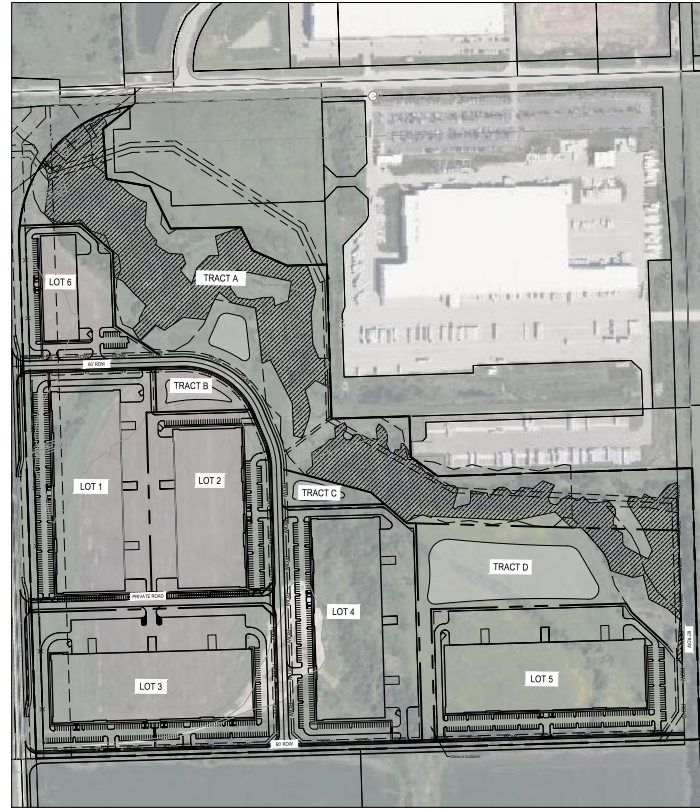
STATUS: PRELIMINARY DATE: 08/20/2018

DRAWN BY: B.S.

CHECKED BY: B.S.

LANDSCAPE PLAN

SK005



NOTES

IN ACCORDANCE WITH THE CITY OF CLATHE'S MUNICIPAL CODE, THE FOLLOWING TREE PRESERVATION PLAN SHALL BE MAINTAINED.

THE IMAGE ON THE LEFT DEFINES THE EXISTING WOODLAND AREAS ACCORDING TO THE ONLINE GIS DATA. THE IMAGE ON THE RIGHT DEPICTS THE PROPOSED PLAN, ITS BOUNDARIES, AND THE TREES THAT WILL BE PRESERVED THROUGH THE DEVELOPMENT. SECTION 18.30.240 (B) (3) STATES THAT THE TREE PRESERVATION PLAN MUST "PRESERVE A MINIMUM OF 20 PERCENT OF CONTIGUOUS TREE CANOPY WITH THE UNDERSTORY." ACCORDING TO THE ABOVE AREA, 51 PERCENT WILL BE PRESERVED.

WOODLAND PRESERVATION		
	OVERALL	FLOODPLAIN
EXISTING (ACRE)	24.60	10.70
PRESERVED (ACRE)	14.60	8.70
PRESERVED	61%	84%
REMOVED	39%	16%

LEGEND



PRESERVED WOODLAND



EXISTING WOODLAND



FLOOD HAZARD ZONE



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CROSSLAND
CONSTRUCTION COMPANY, INC.



HEDGE INDUSTRIAL PARK NORTH

ASPEN INDUSTRIAL LAND FUND I LLC
SW 1/2, NW 1/4, SEC. 22, T-14S, R-23-E QUATHE, 00062

REV 01	2025/06/03
 DESCRIPTION	DATE
PROJECT NO:	1303BR24016
STATUS:	PRELIMINARY SITE DEVELOPMENT PLAN
DATE:	05/21/2025
DRAWN BY:	REH
CHECKED BY:	NLH

TREE
PRESERVATION
PLAN

SK006