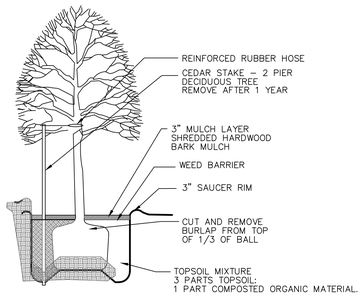
LANDSCAPE PLANTING NOTES

1. THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE SITE PLANS, INCLUDING THE DRAINAGE AND UTILITY PLANS AND NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES OR CONFLICTS PRIOR TO SUBMISSION OF BIDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGE RESULTING FROM NEGLECT OR FAILURE TO COMPLY WITH THIS REQUIREMENT.
2. COORDINATE ALL TREE LOCATIONS WITH SITE LIGHTING AND DRAINAGE STRUCTURES. ALL TREE PLANTING TO BE KEPT 8 FEET AWAY FROM ANY DRAINAGE OR SANITARY STRUCTURE OR PIPING.
3. ALL PRECAUTIONS SHALL BE TAKEN IN CARTING, STORING, AND PLANTING OF MATERIALS TO PROTECT ADJACENT PAVEMENT AREAS.
4. DAMAGE TO EXISTING OR NEW WORK BY THE CONTRACTOR AS A RESULT OF THIS WORK SHALL BE REPAIRED AT HIS EXPENSE.
5. THE PLANTING PLAN WILL TAKE PRECEDENCE OVER THE PLANT LIST QUANTITIES IF DISCREPANCIES BETWEEN THE TWO EXIST, THE LANDSCAPE ARCHITECT SHALL BE NOTIFIED IMMEDIATELY.
6. ALL PLANT NAMES AND DESCRIPTIONS SHALL BE AS DEFINED IN HORTUS THIRD, L.H. BAILEY HORTORIUM, 1976.
7. PLANT MATERIALS SHALL BE TRUE TO SPECIES AND VARIETY SPECIFIED, NURSERY-GROWN IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICES OF THE AMERICAN NURSERYMEN ASSOC. ALL PLANTS SHALL BE OF SPECIMEN QUALITY, SYMMETRICAL, FREE OF DISEASE AND INSECTS, EGGS, OR LARVAE, AND SHALL HAVE A HEALTHY, WELL-DEVELOPED ROOT SYSTEM. THE OWNER OR HIS REPRESENTATIVE RESERVES THE RIGHT TO TAG AND INSPECT ALL PLANT MATERIALS AND REJECT ANY PLANTS FOUND TO BE UNACCEPTABLE EITHER AT THE NURSERY, AT THE SITE UPON DELIVERY, OR UPON INSTALLATION.
8. ALL PLANTS SHALL BE LABELED BY PLANT NAME. LABELS SHALL BE ATTACHED SECURELY TO ALL PLANTS, BUNDLES, AND CONTAINERS OF PLANT MATERIALS WHEN DELIVERED. PLANT LABELS SHALL BE DURABLE AND LEGIBLE.
9. SUBSTITUTIONS OF PLANT MATERIAL WILL NOT BE PERMITTED UNLESS AUTHORIZED IN WRITING BY THE OWNER.
10. ALL PLANT MATERIAL IS TO BE LOCATED PER THE PLANTING PLAN. IF OBSTRUCTIONS (ROCK, TREE ROOTS, UTILITIES, ETC.) ARE ENCOUNTERED DURING THE EXCAVATION OF TREE PITS AND PLANTING BEDS, THE OWNER IS TO BE NOTIFIED IMMEDIATELY ALTERNATE LOCATIONS FOR ANY PLANTING SHALL BE DETERMINED IN THE FIELD BY THE OWNER.
11. ROOT BALLS SHALL BE FIRMLY WRAPPED WITH NONSYNTHETIC, ROTTABLE BURLAP AND SECURED WITH HEAVY NONSYNTHETIC OR ROTTABLE TWINE. THE ROOT COLLAR SHALL BE APPARENT AT THE SOIL SURFACE. ROOT BALLS BROKEN, LOOSE OR CRACKED SHALL BE REJECTED. THE ROOT BALL AND BURLAP ARE TO BE INTACT. ALL PLANTS SHALL BE DELIVERED TO THE SITE COVERED WITH A TARPAULINE. THE LANDSCAPE ARCHITECT WILL REJECT ANY PLANT MATERIAL NOT MEETING THE ABOVE CONDITIONS. ALL PLANTS THAT CANNOT BE PLANTED IMMEDIATELY UPON DELIVERY SHALL BE KEPT IN THE SHADE, COVERED WITH SOIL, WET MULCH, OR OTHER ACCEPTABLE MATERIAL, AND KEPT WELL WATERED.
12. ALL PLANT MATERIALS ARE TO BE INSTALLED AS PER THE PLANTING DETAILS. SCARIFY THE BOTTOM OF THE PLANTING PIT TO A DEPTH OF 6". PLACE PLANT MATERIAL.
13. BACKFILL ALL TREE AND SHRUB PLANTING PITS WITH 3 PARTS TOPSOIL, 1 PART COMPOSTED ORGANIC MATERIAL. ALL PLANTS ARE TO BE BACKFILLED IN 12" LAYERS, THOROUGHLY WATERED AND TAMPED. SEE PLANTING DETAIL.
14. REMOVE ALL TWINE, ROPE, WIRE, AND BURLAP FROM THE TOP 1/3 OF THE ROOT BALL. ALL METAL CAGES ARE TO BE ENTIRELY REMOVED. SEE PLANTING DETAIL.
15. UNLESS SPECIFIED ALL PLANT BEDS ARE TO BE MULCHED WITH 3 INCHES CLEAN, FRESH, SHREDDED HARDWOOD BARK, FREE OF STICKS, LEAVES AND OTHER FOREIGN MATTER. MULCH IS NOT TO BE PLACED WITHIN 3 INCHES OF THE TRUNKS OF TREES AND SHRUBS. SEE PLANTING DETAIL.
16. STAKE AND/OR WRAP TREES ONLY IF NECESSARY AND WITH THE APPROVAL OF THE OWNER. SEE PLANTING DETAIL.
17. PLANTS SHALL BE SET AT THE SAME RELATIONSHIP TO FINISHED GRADE AND ORIENTATION AS THEY WERE AT THE NURSERY UNLESS OTHERWISE NOTED ON THE DRAWINGS. THE ROOT FLARE IS TO BE PLANTED AT FINISHED GRADE OR 4" ABOVE. SEE PLANTING DETAIL.
18. GRADE ALL NEW PLANTING AREAS TO MAINTAIN POSITIVE DRAINAGE, SEE GRADING PLAN.
19. THE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE. THE CONTRACTOR SHALL REPLACE, WITHOUT COST TO THE OWNER, ALL PLANTS DETERMINED BY THE LANDSCAPE ARCHITECT TO BE DEAD OR IN AN UNACCEPTABLE CONDITION DURING AND AT THE END OF THE GUARANTEE PERIOD IN A TIMELY FASHION. REPLACEMENTS SHALL CLOSELY MATCH ADJACENT SPECIMENS OF THE SAME SPECIES. THE GUARANTEE OF ALL REPLACEMENT PLANTS SHALL EXTEND FOR A PERIOD OF ONE YEAR FROM THE DATE OF THEIR ACCEPTANCE AFTER REPLACEMENT.
20. FALL DIGGING HAZARDS:
    TREES THAT ARE NOT TO BE TRANSPLANTED IN THE FALL.

BETULA VARIETIES	HALSEIA VARIETIES	OSTRYA
CARPINUS VARIETIES	ILEX OPACA VARIETIES	PRUNUS – ALL STONE FRUITS
CELTIS VARIETIES	KOELREUTERIA PANICULATA	PYRUS VARIETIES
CERCIDIPHYLLUM VARIETIES	LIQUIDAMBAR VARIETIES	QUERCUS – ALL OAKS EXCEPT Q. PALUSTRIS
CORNUS FLORIDA & VARS.	LIRIODENDRON VARIETIES	SALIX – WEEPING VARIETIES
CRATAEGUS VARIETIES	MALUS – IN LEAF	SORBUS VARIETIES
FAGUS VARIETIES	NYSA SYLVATICA	TILIA TOMENTOSA VARIETIES
		ZELKOVA VARIETIES

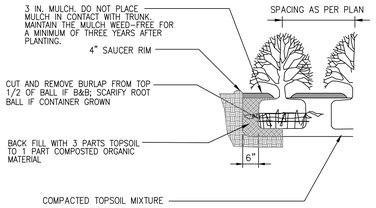
THE CONTRACTOR WILL ASSUME RESPONSIBILITY FOR PLANT SURVIVAL OF THE ABOVE MATERIALS IF MOVED DURING THE FALL SEASON.

21. THE CONTRACTOR SHALL PROVIDE IRRIGATION TO ALL LANDSCAPED AREAS PER OWNER.
22. ALL PLANTS TO CONFORM TO THE AMERICAN ASSOCIATION OF NURSERYMEN'S STANDARDS, CURRENT EDITION.



TREE PLANTING DETAIL

NOT TO SCALE

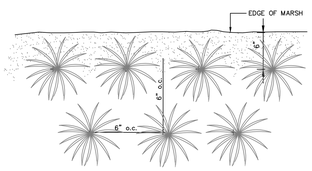


SHRUB PLANTING DETAIL

NOT TO SCALE

PLANT LIST

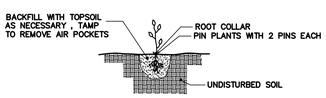
QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE / COND	REMARKS	HEIGHT / SPREAD
SHADE TREES					
273	Acer rubrum	October Glory	3–3 1/2" CAL.	Deciduous	40–50'
	'October Glory'	Red Maple	B & B	columnar habit	10–15'
	Zelkova serrata	Green Vase	3–3 1/2" CAL.	Deciduous	50'–60'
	'Green Vase'	Japanese Zelkova	B & B		40'–50'
	Tilia tomentosa	Green Mountain	3–3 1/2" CAL.	Deciduous	50–70'
	'Green Mountain'	Silver Linden	B & B		25–30'
ORNAMENTAL TREES					
243	Malus	Prairifire	2 1/2–3" CAL.	Deciduous	15–20'
	'Prairifire'	Crabapple	B & B		15–20'
	Betula jacquemontii	Himalayan Birch	2 1/2–3" CAL.	Deciduous	30–50'
			B & B		20–35'
	Cercis canadensis	Forest Pansy	2–2 1/2" CAL.	Deciduous	20–25'
	'Forest Pansy'	Redbud	B & B		25–35'



PLUG SPACING DETAIL

NOT TO SCALE

NOTE:
1. DETAIL IS TYP. OF PLANT PLUG SPACING
2. SEE PLANT CHART BELOW FOR PLUG LIST
3. REFER TO C-16 FOR PLANT PLUG AREAS.
4. PLANT PLUGS BETWEEN MARCH 21ST AND SEPTEMBER 1ST.



TUBLINGS/PLUG PLANTING DETAIL

N.T.S.

NOTE: ALL PLUGS ARE IN QUART SIZE CONTAINERS

PLANTING PLUG CHART

BASIN 'A'	BASIN 'B'	BASIN 'C'	BASIN 'D'	BASIN 'E'	
1539	3388	4154	9122	1377	LOW MARSH AREA S.F.
813	1755	2220	4848	725	HIGH MARSH AREA S.F.
					QUANTY OF MARSH PLUG PLANTINGS HERBACEOUS PLUGS 0.5 TO 1.5'
2052	4517	5539	12163	1836	SCIRPUS ACUTUS (BULLRUSH HARD STEM) 2" PLUG, PLANT 6" O.C.
129	283	347	760	115	CEPHALANTHUS OCCIDENTALIS (BUTTONBUSH)2" PLUG, PLANT 2' O.C.
2052	4517	5539	12163	1836	NUPHAR LUTEUM–(SPATTERDUCK) 2" PLUG, PLANT 6" O.C
					HERBACEOUS PLUGS TO 0"–0.5''
813	1755	2220	4848	725	PONTEDERIA CORDATA (PICKERALWEED) 2" PLUG, PLANT 6" O.C.
813	1755	2220	4848	725	SAURURUS CERNUUS (LIZARD TAIL) 2" PLUG, PLANT 6" O.C.
813	1755	2220	4848	725	PELTANDRA VIRGINICA (ARROW ARUM) 2" PLUG, PLANT 6" O.C.
813	1755	2220	4848	725	SAGITTARIA LATIFOLIA (DUCK POTATO)2" PLUG, PLANT 6" O.C

NOTES:
1. PLANT PLUGS AS INDICATED IN TYPICAL AQUATIC BENCH PLANTING DETAIL
2. DO NOT EXCEED MORE THAN 25% OF ANY ONE SPECIES
3. ALL PLUGS ARE IN QUART SIZE CONTAINERS

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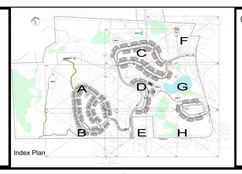

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SIGNATURE 7/1/2016 DATE

REVISIONS/ISSUES

REV	DATE	DESCRIPTION
1	02/10/16	PRE–ISSUE FOR TEAM REVIEW
2	05/11/16	PRELIMINARY SITE PLAN REVIEW
3	07/5/16	SUBMISSION TO PLANNING BOARD

PROJECT TITLE

PRELIMINARY & FINAL SITE PLAN

Gan-Eden Estates

TOWN OF THOMPSON SULLIVAN COUNTY NEW YORK

TAX LOT SECTION 2, BLOCK 1/ LOT 6.3

SHEET TITLE

LANDSCAPE & LIGHTING DETAILS

INITIAL DATE 12/04/2015	JOB NO. 01895/0053
SCALE AS SHOWN	B/O
DRAWN CY/FM /CCY	SHEET NO. C-19
CHKD. AG/LAD	73 OF 79