

Landscape Calculations/Requirements

	Quantity	Required	Provided
Site Area	980,107		
Open Space			
Pervious landscape areas	629,601.00		
1 tree/ 5,000 SF of total OS area		125.92	126
2 shrubs/ 5,000 SF of total OS area		251.84	252
Street Trees			
NE Douglas St. (minus driveways)	1421.00		
20' Insc buffer		Y	Y
1 tree/30 LF of frontage		47.37	48
1 shrub/20 lf of frontage		71.05	72
1 shrub/20 lf of frontage		20	20
Perimeter Parking	283		
NE Douglas St.	LF	14.15	15
Screening @ 2.5' ht parallel to the street		Y	Y
Interior Parking (stall area)	16,720.00		
5% of parking lot area	SF	836.00	1,250.00
1 island/every 4 rows of plng		Y	Y
1 island at end of row		Y	Y
islands to be planted w/trees, shrubs, grass, groundcover		Y	Y
Site Utilities			
site features to be effectively screened from the road & adj sites		Y	Y

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.
  - Mulch all planting bed areas to a minimum depth of 3". Mulch individual trees to a minimum depth of 4".
  - Note: If plants are not labeled - they are existing and shall remain.
  - In the event of work in or on a JCW sanitary main, any trees or plantings placed within the sewer easement may be removed without replacement or compensation there-of 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. 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.
  - 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 well 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.

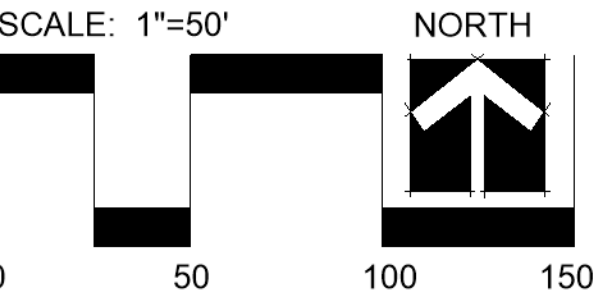
Landscape Schedule (Typ. Foundation Plantings Not included)

Symbol	Qty.	Botanical Name	Common Name	Min.Root	Min.Size	Caliper	Remarks
OVERSTORY TREES							
	32	Nyssa sylvatica	Black Tupelo		2.5"	6" min. clear., ground to canopy	
	37	Quercus rubra	Northern Red Oak		2.5"	6" min. clear., ground to canopy	
	28	Gleditsia triacanthos 'Shademaster'	Shademaster Honeylocust		2.5"	6" min. clear., ground to canopy	
	15	Platanus x acenifolia	London Plane Tree		2.5"	6" min. clear., ground to canopy	
	62	Acer x truncatum 'Warrenred'	Pacific Sunset Maple		2.5"	6" min. clear., ground to canopy	
EVERGREEN TREES							
	0	Juniperus chinensis 'Keteleeri'	Keteleeri Juniper		6" ht.	symmetrical pyramidal form	
	0	Juniper chinensis	Eastern Red Cedar		6" ht.	symmetrical pyramidal form	
	0	Picea abies	Norway Spruce		6" ht.	symmetrical pyramidal form	
ORNAMENTAL TREES							
	0	Cercis canadensis	Eastern Redbud		1.5"		
	0	Populus tremuloides 'Quaking'	Quaking Aspen		1.5"	5' min. clear.	
DECIDUOUS SHRUBS							
	31	Spiraea x bumalda 'Limemound'	Limemound spirea	3 gal.		Plant @ 3' O.C.	
	140	Hydrangea paniculata 'Quick Fire'	Little Quick Fire Hydrangea	3 gal.		Plant @ 4' O.C.	
	40	Syringa X 'Penda'	Blooming Purple Lilac	5 gal.		Plant @ 5' O.C.	
EVERGREEN SHRUBS							
	77	Juniperus chinensis 'Sea Green'	Sea Green Juniper	3 gal.		Plant @ 4' O.C.	
	36	Juniperus chinensis 'Gold Coast'	Gold Coast Juniper	3 gal.		Plant @ 4' O.C.	
	6	Juniperus chinensis 'Spartan'	Spartan Juniper		5' ht.	Symmetrical pyramidal form	
GROUNDCOVERS AND GRASSES							
	0	Festuca ovina glauca	Dwarf Blue Fescue	1 gal.		Plant @ 18" O.C.	
	0	Calamagrostis acutiflora 'Karl Foerster'	Feather Reed Grass	1 qt.		Plant @ 18" O.C.	
PERENNIALS							
	22	Allium 'Millenium'	Onion - Ornamental	1 gal.		Plant @ 18" O.C.	
EXISTING TREES/SHRUBS TO BE PRESERVED							



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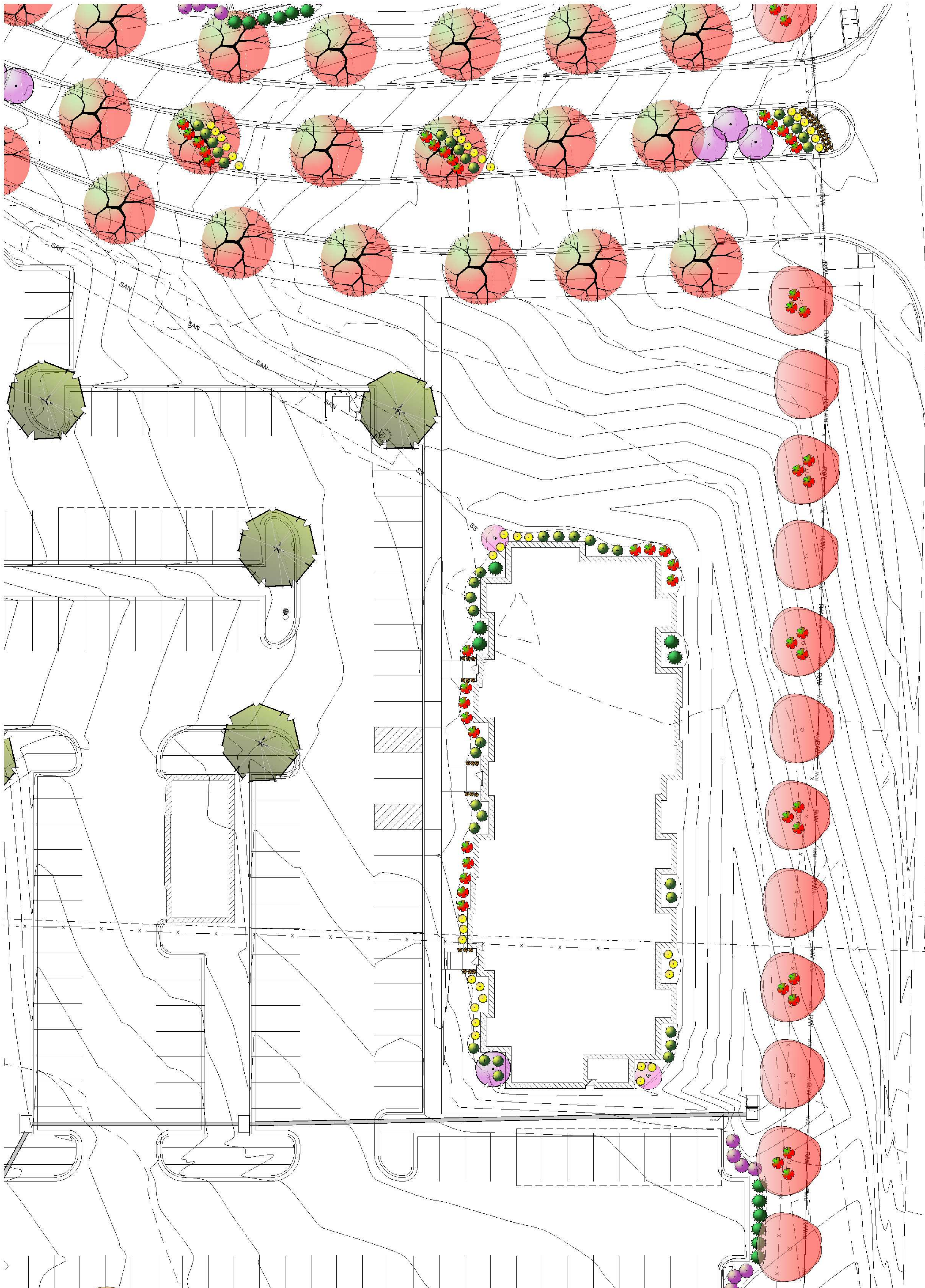
PROJECT  
Alura Apartments  
NE Douglas Street  
Lee's Summit MO



Date: 1.30.2025  
Project #: 1190  
Landscape Plan

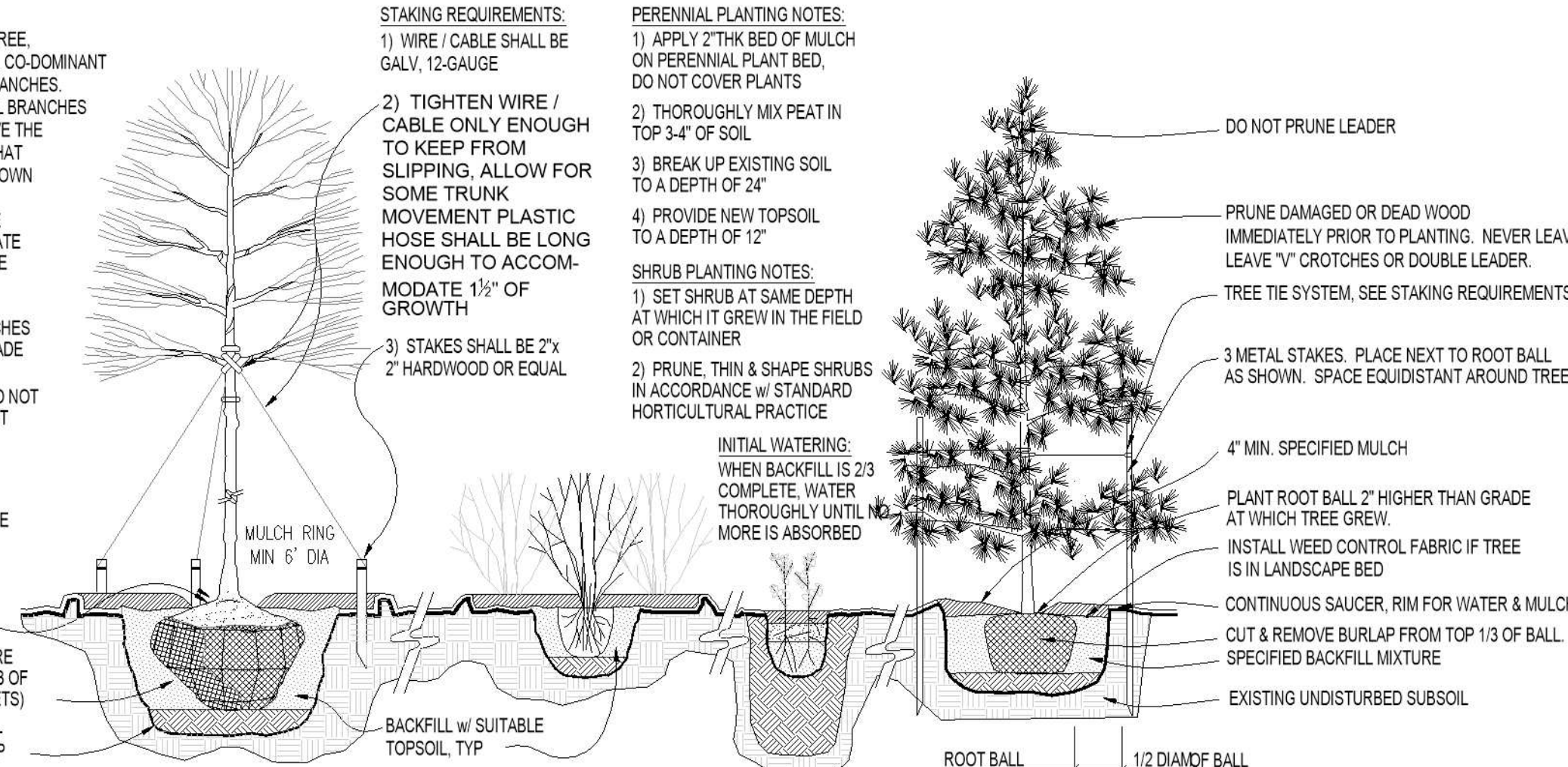
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1 LANDSCAPE PLAN (TYPICAL BUILDING PLANTING PLAN)  
SCALE: 1"=20'-0"

- TREE PLANTING NOTES:**
- 1) DO NOT HEAVILY PRUNE THE TREE. PRUNE ONLY CROSSOVER LIMBS, CO-DOMINANT LEADERS, & BROKEN OR DEAD BRANCHES. SOME INTERIOR TWIGS & 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 NURSERY, AND ROTATE TREE TO FACE NORTH AT THE SITE WHENEVER POSSIBLE
  - 3) SET TOP OF ROOT BALL 1-2 INCHES HIGHER THAN SURROUNDING GRADE
  - 4) APPLY 4"THK WOOD MULCH. DO NOT PLACE MULCH IN DIRECT CONTACT W/ TREE TRUNK
  - 5) EACH TREE MUST BE PLANTED SUCH THAT THE TRUNK FLARE IS VISIBLE AT THE TOP OF THE ROOT BALL. TREES WHERE THE FLARE IS NOT VISIBLE SHALL BE REJECTED. DO NOT COVER THE TOP OF THE ROOT BALL W/ SOIL
  - 6) REMOVE ALL TWINE, ROPE, WIRE AND BURLAP FROM THE UPPER 1/3 OF ROOT BALL (REMOVE WIRE BASKETS)
  - 7) PLACE ALL ROOT BALLS ON UN-EXCAVATED OR TAMPED SOIL. TYP



2 PLANTING INSTALLATION DETAILS  
SCALE: NTS

- STAKING REQUIREMENTS:**
- 1) WIRE / CABLE SHALL BE GALV, 12-GAUGE
  - 2) TIGHTEN WIRE / CABLE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT. PLASTIC HOSE SHALL BE LONG ENOUGH TO ACCOMMODATE 1 1/2" OF GROWTH
  - 3) STAKES SHALL BE 2"x 2" HARDWOOD OR EQUAL
- PERENNIAL PLANTING NOTES:**
- 1) APPLY 2"THK BED OF MULCH ON PERENNIAL PLANT BED, DO NOT COVER PLANTS
  - 2) THOROUGHLY MIX PEAT IN TOP 3-4" OF SOIL
  - 3) BREAK UP EXISTING SOIL TO A DEPTH OF 24"
  - 4) PROVIDE NEW TOPSOIL TO A DEPTH OF 12"
- SHRUB PLANTING NOTES:**
- 1) SET SHRUB AT SAME DEPTH AT WHICH IT GREW IN THE FIELD OR CONTAINER
  - 2) PRUNE, THIN & SHAPE SHRUBS IN ACCORDANCE W/ STANDARD HORTICULTURAL PRACTICE
- INITIAL WATERING:**
- WHEN BACKFILL IS 2/3 COMPLETE, WATER THOROUGHLY UNTIL NO MORE IS ABSORBED

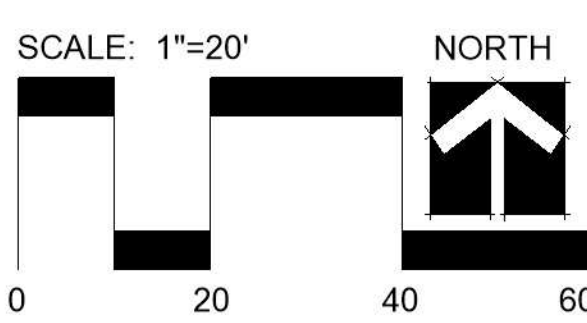
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