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DESIGNED BY: DRAFTED BY:

REVIEWED BY:

NW 9th Ave Subdivision

Located in the SW ¼ of Section 34, T5N, R1E, W.M La Center, Washington

W 12TH WAY (LOCAL ACCESS)

W 11TH WAY
(LOCAL ACCESS)

PN: 258945000

3047 SF

54 3800 SF

55 3800 SF

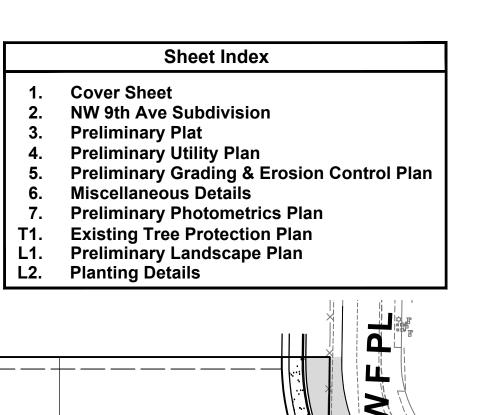
STREET ACCESS)

STORMWATER FACILITY

TAX LOTS: 33, 58 PN: 258631000, 258921000

PN: 258717000

PN: 258630000



PN: 258905104

PN: 258905116

PN: 62965192



APPLICANT:

Danny Martin 1087 Lewis River Road #259 Woodland, WA 98674 (360) 949-5607

OWNER:

Danny and Camille Martin 1087 Lewis River Road #259 Woodland, WA 98674 (360) 949-5607 backcountrydevelopment@gmail.com

IRAR Trust FBO Daniel Wisner 3521830 etal 4910 NW 127th St. Vancouver, WA 98685

GENERAL NOTES

LAND USE:

The applicant proposes to develop the site with 81 single-family lots. The proposal provides 46 (57%) of the lots as attached dwellings (Lots 1-6, 8-27, 45-50, and 68-81) and 35 (43%) of the lots as detached dwellings. The site is 10.25 acres in size and is identified as tax lots 258902000 & 258921000. The site address is 33901 NW Pacific Hwy, La Center, WA.

TRANSPORTATION:

The proposed development has access from NW Pacific Highway, which is classified as a minor arterial. No direct access to lots is proposed off of NW Pacific Highway. W 14th street is stubbed to the northern property line to connect with the proposed Juniper Ridge Subdivision. W 14th Street, W Golden Eagle Ave, W 12th Way, and W 11th Way will all be local access roadways. The existing NW 9th Ave frontage will be built to neighborhood access standards.

UTILITIES:

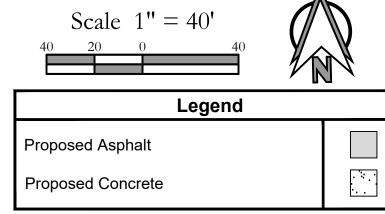
Clark Public Utilities (CPU) is the water purveyor for this site. There is an existing water main in NW 9th Ave.

for this site. There is an existing sanitary 8" sewer main stubbed off of NW Pacific HWY that will be extended to serve the site.

a stormwater detention facility on Tract B.

CRITICAL AREAS:

The site contains an Oregon White Oak tree that will be protected and retained onsite. There is also a category III wetland east of the site. Temporary buffer impacts and buffer averaging is proposed.



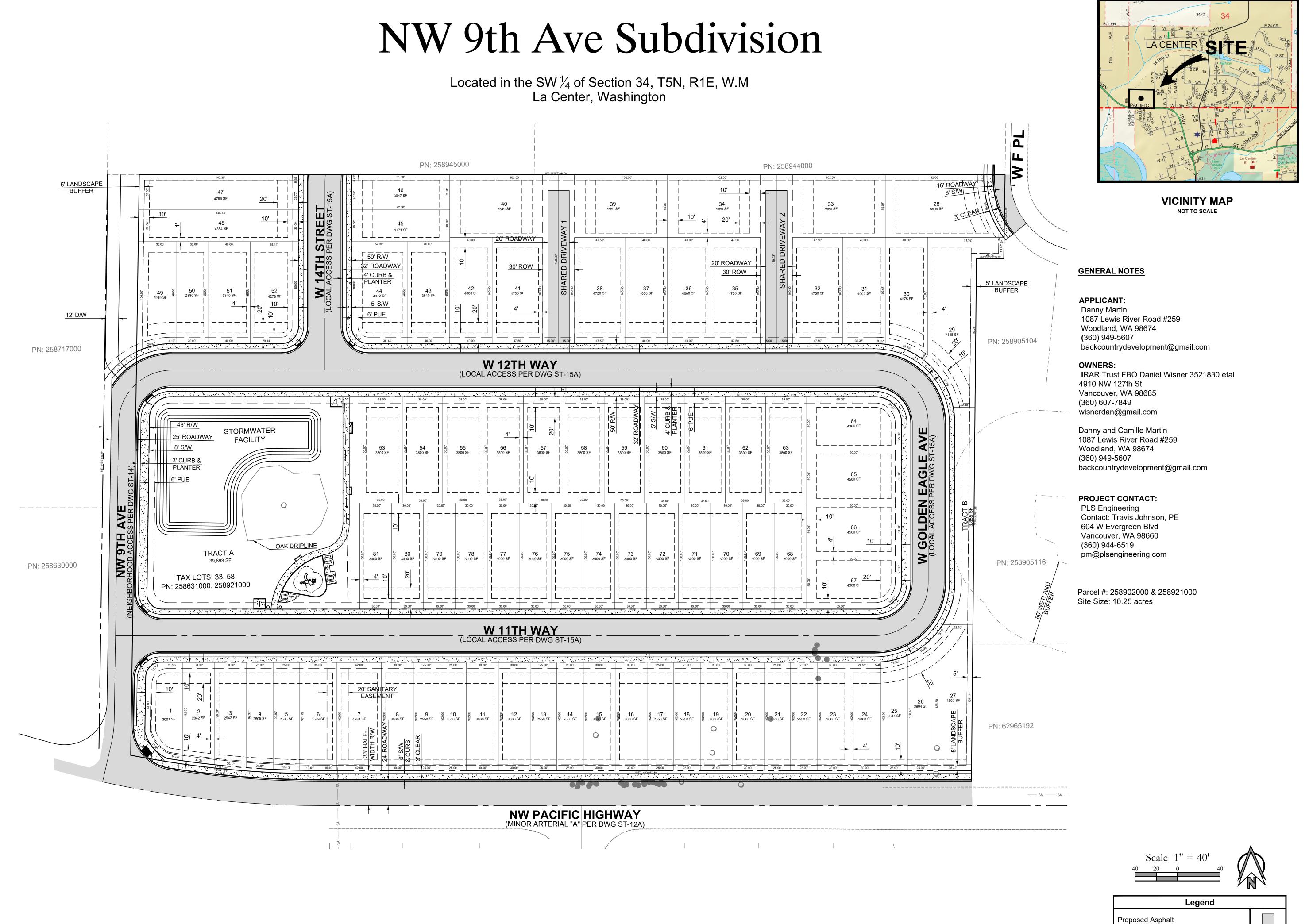
GOLDEN EAGLE

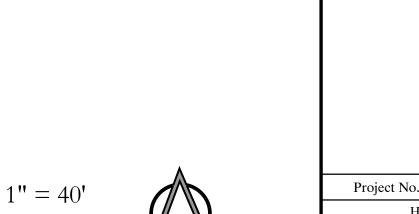
NW PACIFIC HIGHWAY

PN: 258944000

Project No. 3332 SCALE: H: N/A V: N/A

DESIGNED BY: DRAFTED BY: REVIEWED BY:

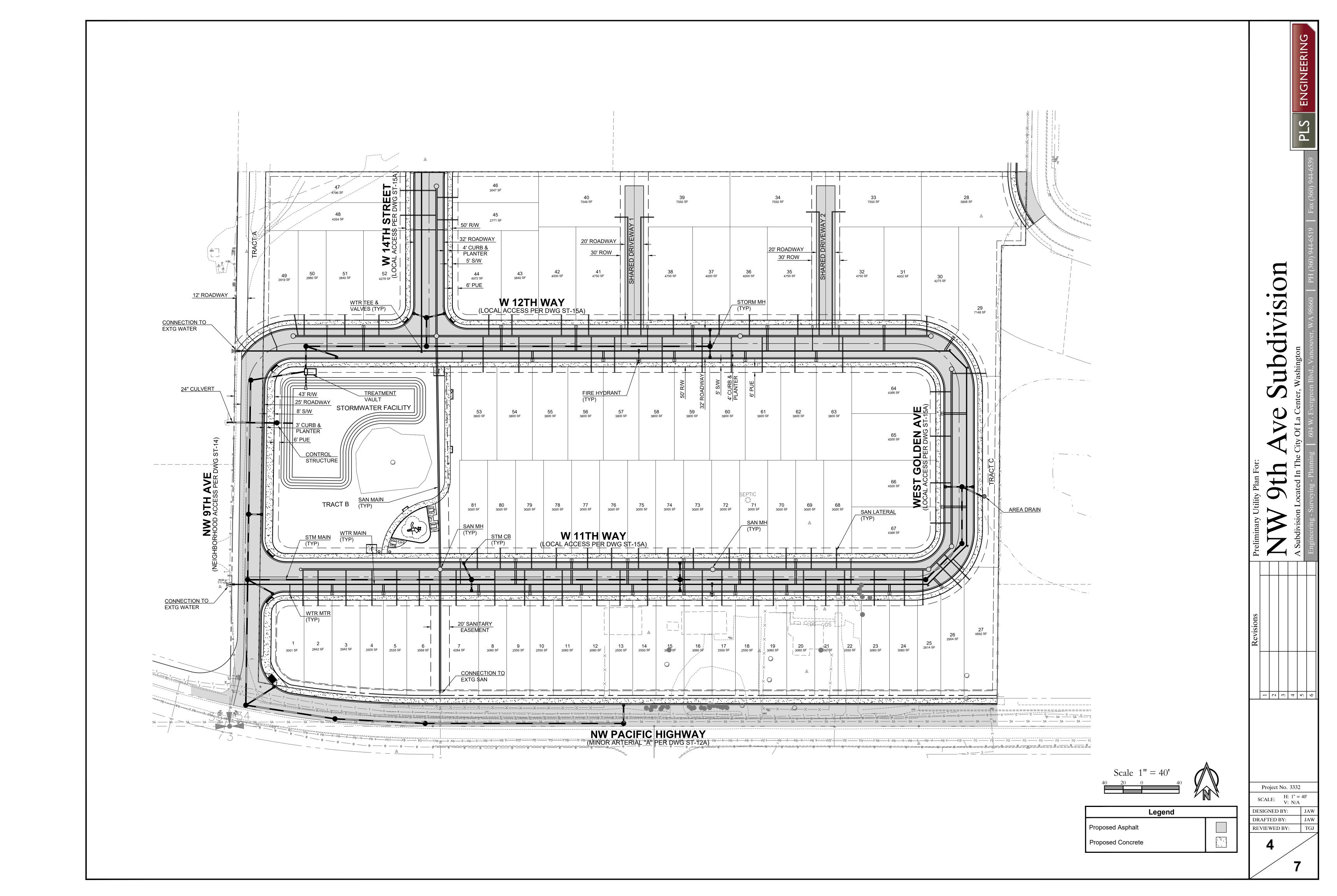


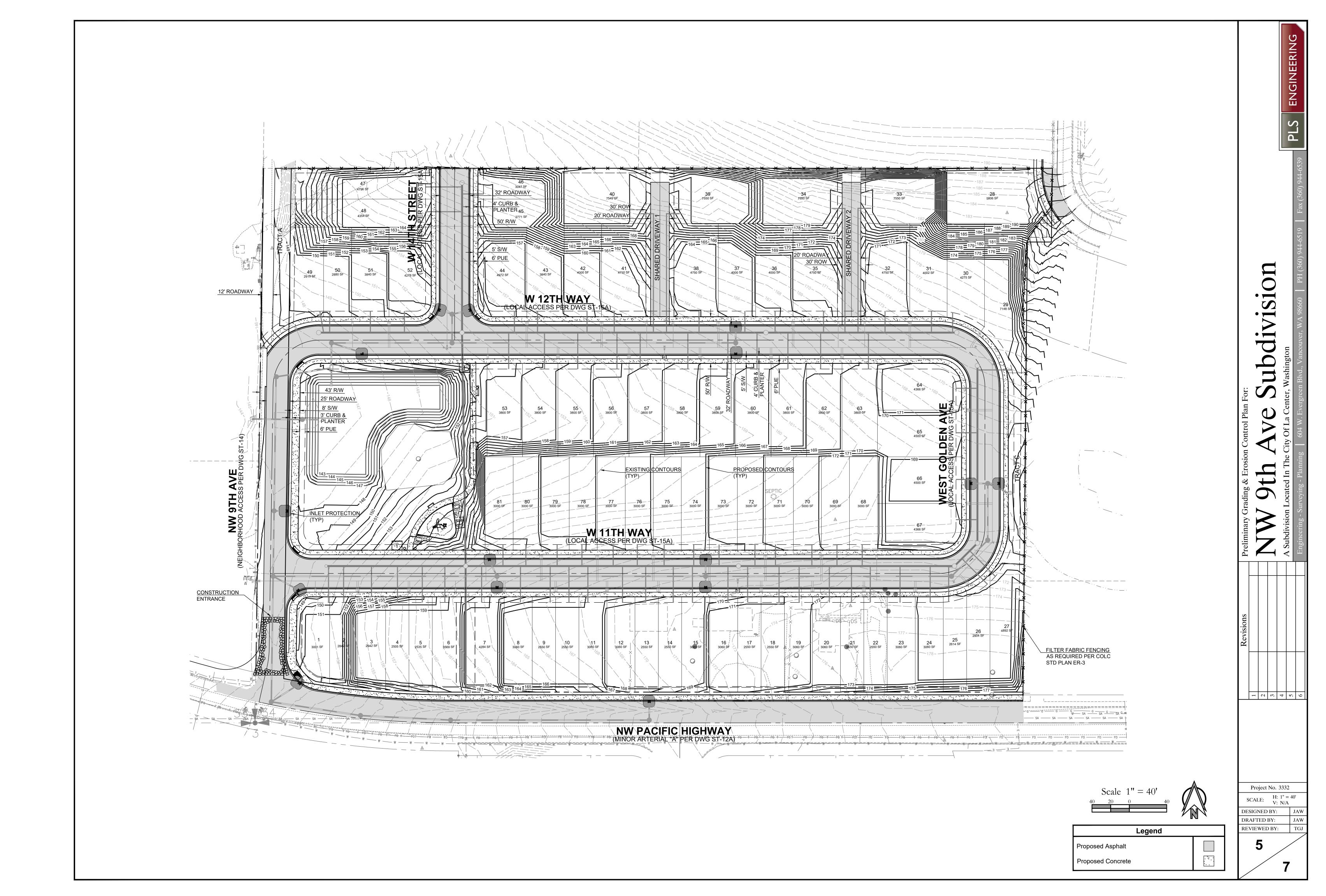


Proposed Concrete

= 40'		Project	No. 3332	
40		SCALE:	H: 1" = V: N/A	40'
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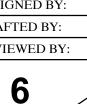


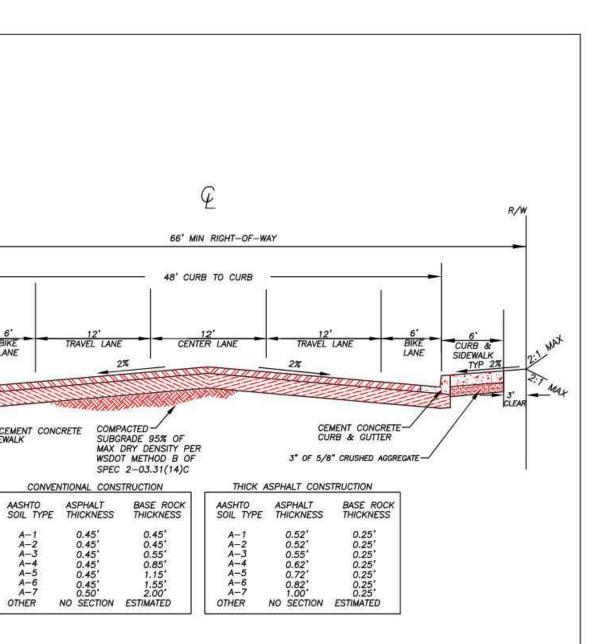


Project No. 3332

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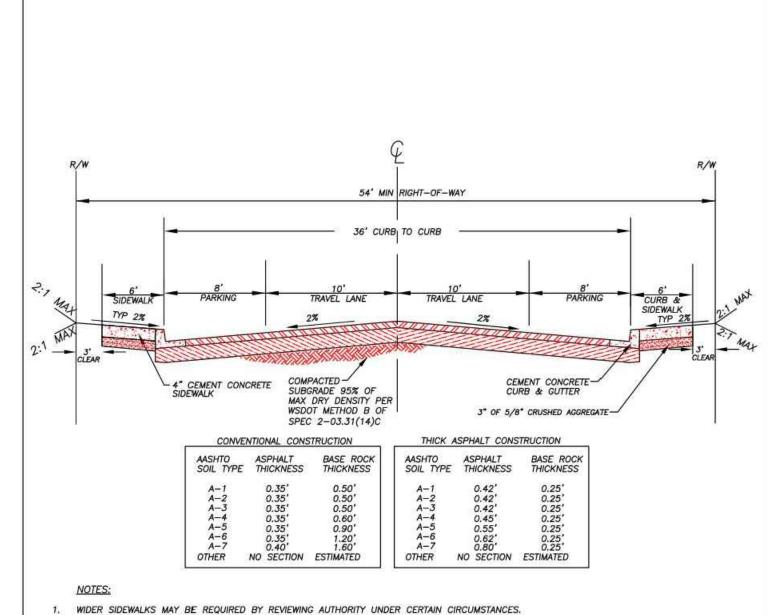
- 1. WIDER SIDEWALKS MAY BE REQUIRED BY REVIEWING AUTHORITY UNDER CERTAIN CIRCUMSTANCES.
- 2. SUBGRADE REINFORCEMENT GEOTEXTILES SHALL BE INSTALLED OVER A-6 AND A-7 SOILS PRIOR TO CONSTRUCTING THE BASE AND SURFACING.
- ASPHALT SURFACE FOR ALL ROADS SHALL BE CLASS ½" PG 64-22 HMA PER WSDOT STANDARD SPECIFICATIONS.
- THE PAVEMENT STRUCTURE THICKNESSES IDENTIFIED FOR THESE SOIL TYPES ARE REQUIRED UNLESS A SITE SPECIFIC PAVEMENT DESIGN IS DONE.
 THE TOTAL PAVEMENT STRUCTURE SHALL NOT EXCEED 2.5 FEET.
- 4. EITHER CONVENTIONAL OR THICK ASPHALT CONSTRUCTION IS ALLOWED.

4" CEMENT CONCRETE SIDEWALK

BASE ROCK SECTION SHALL BE TWO (2) INCHES OF 5/8"- 0" TOP COURSE, OVER REMAINING DEPTH OF BASE COURSE PER WSDOT STANDARD SPECIFICATION SECTION 9-03.9(3). TOTAL BASE ROCK SECTION THICKNESS AS INDICATED IN THE TABLES.

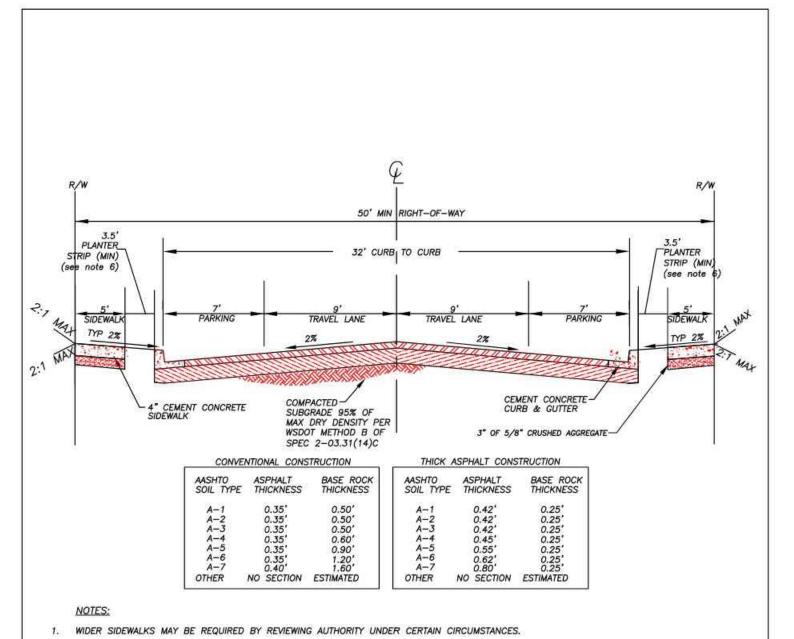
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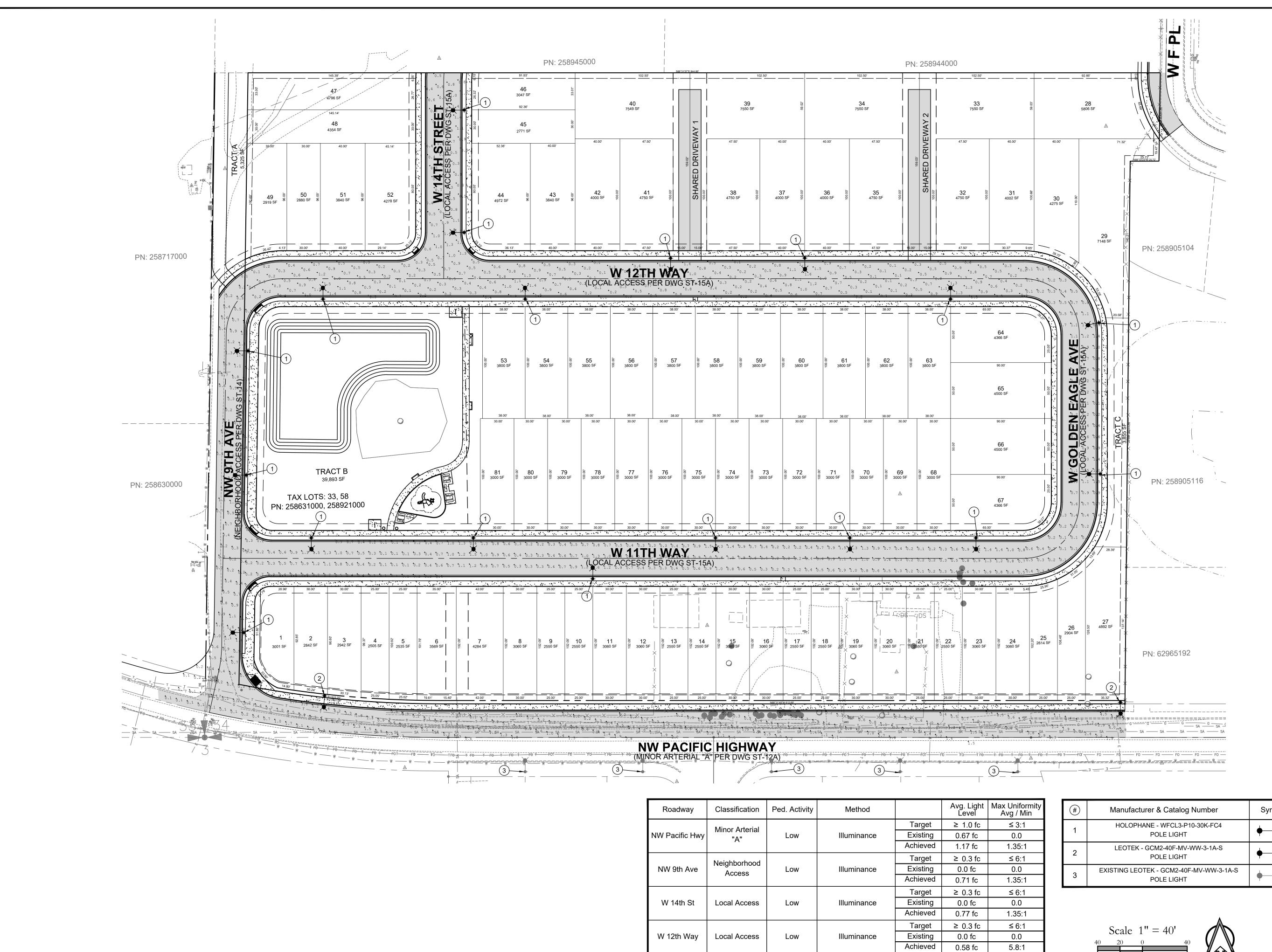
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	NEIGHBORH	OOD A	CCES	SS			PLAN #
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	Bash Stepp, PE			5/2//10	DLS	DES	ST-14
THE SE	CITY ENGINEER	9/27/10 DATE					



- 2. SUBGRADE REINFORCEMENT GEOTEXTILES SHALL BE INSTALLED OVER A-6 AND A-7 SOILS PRIOR TO CONSTRUCTING THE BASE AND SURFACING.
- ASPHALT SURFACE FOR ALL ROADS SHALL BE CLASS 1" PG 64-22 HMA PER WSDOT STANDARD SPECIFICATIONS.
- 4. THE PAVEMENT STRUCTURE THICKNESSES IDENTIFIED FOR THESE SOIL TYPES ARE REQUIRED UNLESS A SITE SPECIFIC PAVEMENT DESIGN IS DONE. THE TOTAL PAVEMENT STRUCTURE SHALL NOT EXCEED 2.5 FEET.
- 4. EITHER CONVENTIONAL OR THICK ASPHALT CONSTRUCTION IS ALLOWED.
- 5. BASE ROCK SECTION SHALL BE TWO (2) INCHES OF 5/8"- 0" TOP COURSE, OVER REMAINING DEPTH OF BASE COURSE SHALL BE 1 1," MINUS PER WSDOT STANDARD SPECIFICATION SECTION 9-03.9(3). TOTAL BASE ROCK SECTION THICKNESS AS INDICATED IN THE TABLES.
- 6. ADDITIONAL LANDSCAPE STRIP WIDTH MAY BE NECESSARY TO ACCOMMODATE A LONGER DRIVEWAY APPROACH TO PREVENT VEHICLE ACCESS WITHOUT SCRAPING. ADDITIONAL RIGHT OF WAY MAY BE REQUIRED TO ACCOMMODATE THE WIDER LANDSCAPE STRIP.

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	CITY ENGINEER	DATE					



W Golden

Eagle Ave

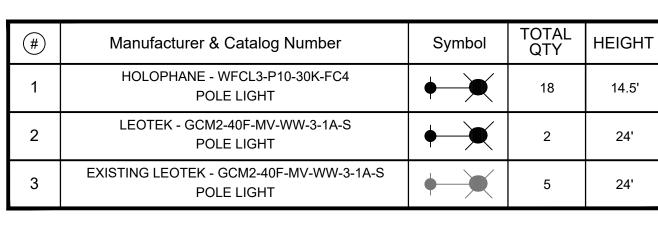
W 11th Way

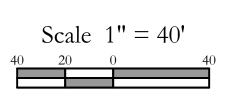
Local Access

Local Access

Low

Low





Proposed Asphalt

Proposed Concrete

Legend

≥ 0.3 fc

0.0 fc

0.73 fc

≥ 0.3 fc

0.0 fc

0.65 fc

Target

Existing

Achieved

Target

Existing

Achieved

Illuminance

Illuminance

≤ 6:1

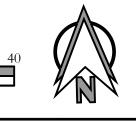
0.0

1.35:1

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Know what's below. Call before you dig.	

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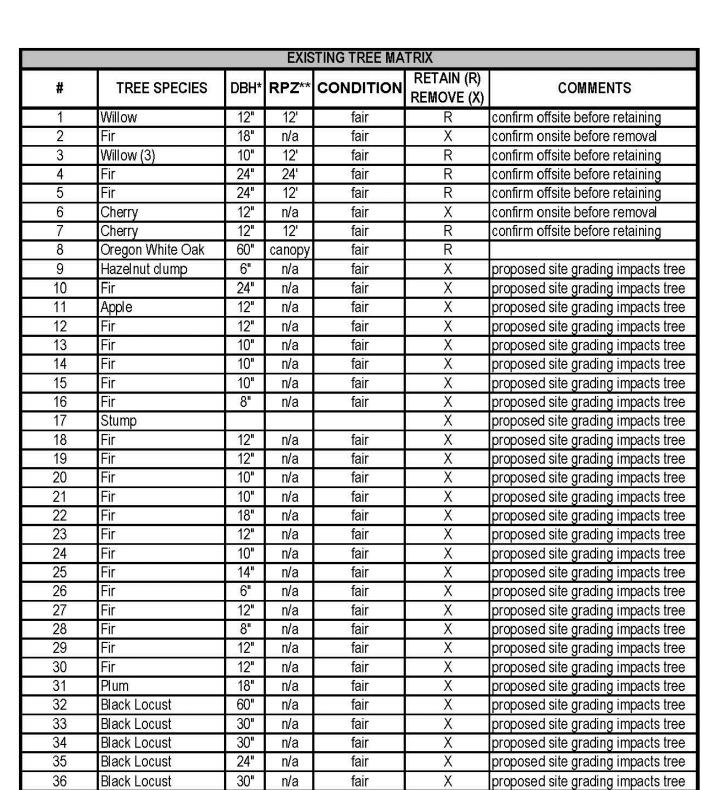
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Project No. 3332

TREE PROTECTION FENCE LOCATION (4' CHAIN LINK, ORANGE PVC

FENCE OR SILT FENCE) (ALSO DENOTES AREA WHERE NO IMPACTS

TO CRITICAL ROOT ZONE SHALL OCCUR). SEE DETAIL THIS SHEET.



24" n/a

30" I n/a

24" n/a

n/a

*Diameter at Breast Height **Root Protection Zone (12' radius minimum)

Black Locust

Black Locust

38

40

42

44

45

TREE PROTECTION NOTES

proposed site grading impacts tree

proposed site grading impacts tree

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proposed site grading impacts tree

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proposed site grading impacts tree

proposed site grading impacts tree

X proposed site grading impacts tree

) No person may conduct any of the following activities within the drip line of the trees designated to remain including, but not limited to: parking equipment, fueling, servicing equipment, placing solvents, storing building material and soil deposits, dumping concrete washout and locating burn holes.

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fair

fair

fair

2) During construction, no person shall attach any object to the trees designated for

3)The contractor shall follow the grading plan provided by the project civil engineer. Grading activities shall be conducted in a manner to minimize the impacts to the trees markeð for preservation.

4) The excavator shall keep a sharp pair of loppers and a sharp 12" pruning saw accessible on-site during grading operations. Any roots larger than ½" shall be pruned to the face of the cut (using a sharp pair of loppers or a sharp 12" pruning saw) and shall not be torn from the ground by mechanical excavation.

5) Special care shall be exercised in working within 20 feet of the trees to be retained. This includes hand excavating the roots at the edge of the excavation and cutting roots with a lopper or pruning saw. Pruning the roots at the edge of excavation will minimize breakage of healthy roots beyond the edge of the proposed excavation.

6) Except for the proposed improvements shown within the drip lines of the trees noted to be retained the grade shall not be elevated or reduced from existing grade.

7) If the grade adjacent to a preserved tree is raised such that it could slough or erode into the tree's drip line, it shall be permanently stabilized.

8)The trees noted to retained shall be protected from erosion and sedimentation. Clearing operations shall be conducted so as to expose the smallest practical area of soil to erosion for the least possible time. Refer to the project's erosion control plan for more information.

9) The project shall not install an impervious surface other than those specifically shown on the plans within the drip line of the trees to be retained.

10)Utility trenches shall be located outside of the drip line of the trees to be retained.

) Ongoing Tree Maintenance shall be the responsibility of the land owner. Trees shall be maintained in accordance with ANSI American National Standards Institute's as well as other applicable Federal, State and Local standards pertaining to Tree Care

ANSI ZI33 Arboricultural Operations: Safety Requirements ANSI A300 Part | Pruning

Planning Solutions, Inc.

> Creating Solutions to Complex Issues

4400 NE 77th Avenue Suite 275

VANCOUVER, WA 98662 VOICE: 360-750-9000 FAX: 360-713-6102

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8 SUBDIVISION

VENUE

9TH

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SCALE: |" = 40'-0" | 9.5.25 25-1992 ISSUED FOR: PLR **REVISIONS:**

EXISTING TREE PROTECTION PLAN

SHEET #:

TREE PROTECTION / EROSION CONTROL FENCING SHALL BE ESTABLISHED PRIOR TO EXCAVATION. IT IS RECOMMENDED TO BE INSTALLED AT THE SAME TIME EROSION CONTROL MEASURES ARE INSTALLED. WHERE TREE FENCE AND EROSION CONTROL FENCE ARE LOCATED AT THE SAME LOCATION, EROSION FENCE THEN SERVES AS TREE PROTECTION FENCE. SEE DETAIL THIS SHEET.

ESTIMATING. NO ASSURANCES ARE OFFERED OR IMPLIED AS TO THE OVERALL FEASIBILITY OF THE PROJECT. ALL WORK SHALL BE DEEMED THE AUTHORY AND OTHER RESERVED RIGHTS, INCLUDING COPYRIGHTS.

DISCLAIMER AND LIMITATIONS: ANY WORK CONTAINED HEREIN INCLUDING BUT NOT LIMITED TO PLANS AND DOCUMENTS OF SERVICE SHALL BE CONSIDERED A WORK IN PROGRESS WHERE UNKNOWN FACTORS EXIST AND JURISDICTION ACT SERVICE SHALL BE CONSIDERED A WORK IN PROGRESS WHERE UNKNOWN FACTORS EXIST AND JURISDICTION ACT TO THE HIGH DEGREE OF UNCERTAINTY ASSOCIATED WITH RESPECT TO THIS PROJECT. ALL WORK SHALL BE CONSIDERED AS THE BASIS FOR A FINANCIAL EVALUATION OR CONSTRUCTION COST

Tree Protection Fencing Detail

Not To Scale

GROUPINGS RATHER THAN

SECTION / PLAN VIEW

TREES AND SHRUBS IN SIGHT DISTANCE TRIANGLE, TYP. ALL SHRUBS WITHIN SIGHT DISTANCE TRIANGLES SHALL BE MAINTAINED SO THAT FOLIAGE HEIGHT ABOVE PAVEMENT DOES NOT EXCEED 2.5 FEET. STREET TREES WITHIN SIGHT DISTANCE TRIANGLES SHALL BE LIMBED UP TO A HEIGHT OF IO FEET CONSISTENT WITH ANSI A300 STANDARDS TO PROVIDE FOR SIGHT DISTANCE VISIBILITY.

	PLANT LEGEND		
SYMBOL	BOTANICAL / COMMON NAME	SIZE	QUANTITY
TREES		1	1
A Common of the second of the	EXISTING TREES RETAIN & PROTECT PER SHEET TI	PER SHT	PER SHT TI
	ACER BUERGERANUM TRIDENT MAPLE	2" cal. MIN.	46
	ACER RUBRUM 'ARMSTRONG' ARMSTRONG MAPLE	2" cal. MIN.	43
\odot	ACER GRANDIDENTATUM 'SCHMIDT' ROCKY MOUNTAIN GLOW MAPLE	2" cal. MIN.	49
\bigcirc	CARPINUS BETULUS 'FASTIGIATA' PYRAMIDAL EUROPEAN HORNBEAM	2" cal. MIN.	3
·	CARPINUS CAROLINIANA 'JFS-KW6' NATIVE FLAME AMERICAN HORNBEAM	2" cal. MIN.	47
	ZELKOVA SERRATA 'JFS-KWI' CITY SPRITE ZELKOVA	2" cal. MIN.	13
GROUNDCO	VER		
	ARCTOSTAPHYLOS UVA URSI / KINNIKINNICK, RUBUS CALYCINOIDES / CREEPING RASPBERRY OR TURF PER OWNER	4" MIN.	30" O.C.
	TURF, DROUGHT RESISTANT, SUN & SHADE SOD		
+ + + + + + + + + + + + + + + + + + +	LIVE GROUNDCOVER OR TURF PER OWNER		
	STORMWATER PLANTING, REFER TO CIVIL PLANS		
	LANDSCAPE PER OWNER		

STREET TREES

STREET TREE LOCATIONS TO BE CONFIRMED WITH FINAL DRIVEWAY LOCATIONS. QUANTITIES SHOWN REPRESENT THE NUMBER OF TREES REQUIRED FOR EACH STREET UTILIZING A 30' ON CENTER SPACING. STREET TREE LOCATIONS MAY BE ADJUSTED PER FINAL DRIVEWAY LOCATIONS BUT QUANTITIES SHOWN MUST BE MAINTAINED FOR EACH STREET.

SCALE: 1"=40'-0"

DISCLAIMER AND LIMITATIONS: ANY WORK CONTAINED HEREIN INCLUDING BUT NOT LIMITED TO PLANS AND DOCUMENTS ARE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED A WORK IN PROGRESS WHERE UNKNOWN FACTORS EXIST AND JURISDICTIONAL REQUIREMENTS OF SERVICE SHALL BE CONSIDERED TO THE HIGH DEGREE OF UNCERTAINTY ASSOCIATED WITH RESPECT TO THIS PROJECT. ALL WORK SHALL BE CONSIDERED A WORK IN PROGRESS WHERE UNKNOWN FACTORS EXIST AND JURISDICTIONAL REQUIREMENTS OF SERVICE SHALL BE CONSIDERED TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED AND SUBJECT TO CHANGE. THESE INSTRUMENTS OF SERVICE SHALL BE CONSIDERED. THE PROFESSIONAL SEAL AND SUBJECT TO CHANGE. TH

IRRIGATION NOTE

ALL LANDSCAPE AREAS SHALL BE HAND WATERED OR IRRIGATED WITH AN AUTOMATIC DRIP AND/OR SPRAY IRRIGATION SYSTEM. REFER TO CIVIL ENGINEERING PLANS FOR WATER SOURCE.

REFER TO SHEET L2 FOR PLANTING DETAILS AND NOTES

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VANCOUVER, WA 98662 VOICE: 360-750-9000 FAX: 360-713-6102

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A VENUE SUBDIVISION

DRAWN: CHECKED: CE

SCALE: DATE: 9.5.25

JOB #: 25-1992

ISSUED FOR: PLR

REVISIONS:

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PRELIMINARY LANDSCAPE PLAN

SHEET #:

L1
SHEET 2 OF 3

TREE TIES AT TWO LOCATIONS, (FOUR TOTAL)

ALL GROUND COVER SHALL BE PLANTED AT EQUAL TRIANGULAR SPACING AS SPECIFIED IN PLANTING LEGEND.

GROUND COVER TO BE LOCATED ONE HALF OF SPECIFIED SPACING DISTANCE FROM ANY HARD SURFACE, UNLESS OTHERWISE SPECIFIED.

Ground Cover Planting Detail

PLAN VIEW

PLANTING NOTES

- ALL BOUNDARIES, EASEMENTS, UTILITIES AND LEGAL ENCUMBRANCES TO BE CONFIRMED WITH OWNER PRIOR TO BEGINNING WORK. PROPERTY LINES AND SURVEY INFORMATION PROVIDED BY PLS ENGINEERING. 2. IN NO WAY IS THIS PLAN TO BE INTERPRETED TO EXCEED THE LEGAL BOUNDARIES OF THE OWNER'S REAL
- 3. THE LANDSCAPE DESIGNER ASSUMES NO RESPONSIBILITY FOR THE LOCATION OF BOUNDARIES, UTILITIES AND
- WETLANDS. 4. THIS PLAN SHALL BE INSTALLED TO MEET ALL APPLICABLE CITY, COUNTY, STATE AND FEDERAL CODES.
- 5. THIS PLAN SHALL BE CONSIDERED PRELIMINARY UNTIL APPROVED BY ALL GOVERNING AGENCIES. IMPLEMENTATION OF THIS PLAN SHALL NOT PROCEED UNTIL ISSUANCE OF ALL RELATED PERMITS. 6. PLANT QUANTITIES ARE FOR INFORMATION ONLY. IN CASE OF ANY DISCREPANCY, THE PLAN SHALL GOVERN.
- '. ALL WORK IS TO BE PERFORMED BY LICENSED CONTRACTORS AND EXPERIENCED WORKERS. 8. THE CONTRACTOR IS TO VERIFY THE LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES PRIOR TO PERFORMING ANY EXCAVATION. CONTRACTOR SHALL REPAIR ANY DAMAGE TO UTILITIES CAUSED BY THE
- CONTRACTOR'S WORK, AT NO ADDITIONAL COST TO THE OWNER. CONTACT ALL UTILITY PROVIDERS SERVING THE SITE AREA 48 HOURS PRIOR TO ANY EXCAVATION. 9. ALL PLANT MATERIALS SHALL MATCH SPECIFICATIONS PER SPECIES AND SHALL COMPLY WITH ANSI Z60.1 'STANDARD FOR NURSERY STOCK'.
- 10. THE CONTRACTOR SHALL ADHERE TO THE WASHINGTON ASSOCIATION OF NURSERYMEN'S GUIDELINES FOR PLANTING PRACTICES.
- II. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO EXISTING ELEMENTS ON AND OFF SITE, RESULTING FROM THE CONTRACTOR'S WORK. 12. THE CONTRACTOR IS RESPONSIBLE FOR THE VIABILITY OF ALL PLANT MATERIAL FOR 2 YEARS AFTER
- COMPLETION OF PLANTING. DISEASED, DYING, OR DEAD PLANT MATERIAL SHALL BE REPLACED BY THE CONTRACTOR DURING THE TWO YEAR PERIOD AND MAINTAINED FOR AN ADDITIONAL 2 YEAR PERIOD. 13. IMMEDIATELY UPON BID AWARD, CONTRACTOR SHALL SECURE THE PLANT MATERIALS AS SPECIFIED FROM AVAILABLE SOURCES. IN THE EVENT THAT PLANT MATERIALS ARE NOT AVAILABLE, CONTACT LANDSCAPE
- PRIOR WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT. 14. TOP DRESS ALL SHRUB AND GROUND COVER AREAS (NOT LAWN) WITH 3" OF FIR BARK MULCH. SUBMIT SAMPLE TO

ARCHITECT FOR APPROVED SUBSTITUTIONS. NO SUBSTITUTION FOR PLANT MATERIAL WILL BE ALLOWED WITHOUT

- THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO CONSTRUCTION.
- 15. TREE LOCATIONS MAY BE ADJUSTED IN THE FIELD TO SUIT SITE REQUIREMENTS AS DIRECTED BY THE LANDSCAPE ARCHITECT.

- 16. THE CONTRACTOR SHALL ENSURE THAT ALL EXCAVATED PLANTING PITS HAVE POSITIVE DRAINAGE. PLANT PITS FULLY FLOODED WITH WATER SHALL DRAIN WITHIN (12) HOURS OF FILLING.
- 18. ROTOTILL 2" OF COMPOST INTO ALL PLANTED AREAS.

17. FINISH GRADE SHALL BE SET TO ALLOW POSITIVE DRAINAGE

- 19. INCORPORATE PEAT INTO THE ROOT ZONE OF RHODODENDRONS, AZALEAS AND OTHER ACID LOVING PLANTS. 20. INCORPORATE 10-20-20 FERTILIZER INTO THE ROOT ZONE OF ALL NEW PLANTINGS.
- 21. RONSTAR, OR APPROVED EQUAL, PREEMERGENT HERBICIDE TO BE APPLIED TO ALL PLANTED AREAS PER MANUFACTURERS INSTRUCTIONS.
- 22. EXISTING VEGETATION TO BE SPRAYED WITH ROUNDUP, OR APPROVED EQUAL, PER MANUFACTURERS INSTRUCTIONS. SUFFICIENT TIME SHALL BE GIVEN TO ALLOW EXISTING MATERIAL TO DIE. CROWN LAWN AREAS AND GRADE TO PROVIDE POSITIVE DRAINAGE.
- 23. ROLL LAWN AREA TO INSURE PROPER COMPACTION TO MINIMIZE SETTLING. 24. AMEND SOIL IN LAWN AREAS WITH 80 LBS. OF DOLOMITE LIME AND 40 LBS. OF 10-20-20 SLOW RELEASE
- FERTILIZER OR EQUIVALENT. PROVIDE A 3" LAYER OF SANDY LOAM TOPSOIL FOR LAWN AND BED AREA. 25. SEED LAWN AREAS WITH GRASS SEED MANUFACTURER'S RECOMMENDATIONS. COVER SEED WITH FINE MULCH APPLIED WITH ROLLER OR HYDROSEED.
- 26. THE PROPERTY OWNER IS RESPONSIBLE FOR MAINTAINING TURF PLANTED WITHIN THE RIGHT OF WAY. 27. PLANT MATERIAL SHALL BE PLANTED W/ ROOT CROWN I" ABOVE FINISHED GRADE TO ALLOW POSITIVE DRAINAGE
- AWAY FROM CROWN. 28. STAKE ALL TREES OVER 6 FT. IN HEIGHT PER DETAILS ON THIS SHEET.
- 29. REFER TO DETAILS FOR ADDITIONAL INFORMATION. 30. ALL PLANTING SHALL BE HAND WATERED OR IRRIGATED BY AN AUTOMATIC UNDERGROUND SPRINKLER SYSTEM. 31. ALL PLANT MATERIALS FURNISHED ARE TO BE HEALTHY, UNIFORMLY BRANCHED AND WITH WELL DEVELOPED
- FIBROUS ROOT SYSTEMS. 32. ALL PLANT MATERIALS FURNISHED ARE TO BE FREE FROM DEAD OR BROKEN BRANCHES, LICHENS, SCARS, BROKEN BARK OR WOUNDS. ALL PLANT MATERIALS WILL BE INSECT, WEED, AND DISEASE FREE ACCORDING TO THE REQUIREMENTS OF THE WASHINGTON STATE DEPARTMENT OF AGRICULTURE FOR NURSERY PLANT
- OF DECAY. 33. FIELD CONFIRM ALL SITE CONDITIONS, AREAS AND SIZES PRIOR TO BIDDING & CONSTRUCTION. DO NOT SCALE FROM PLANS.

MATERIALS SOLD FOR WHOLESALE OR RETAIL. ALL PRUNING WOUNDS MUST BE WELL HEALED WITH NO EVIDENCE

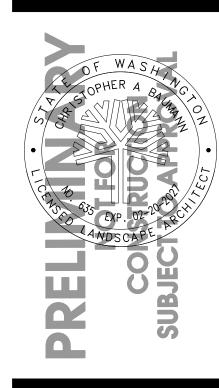
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