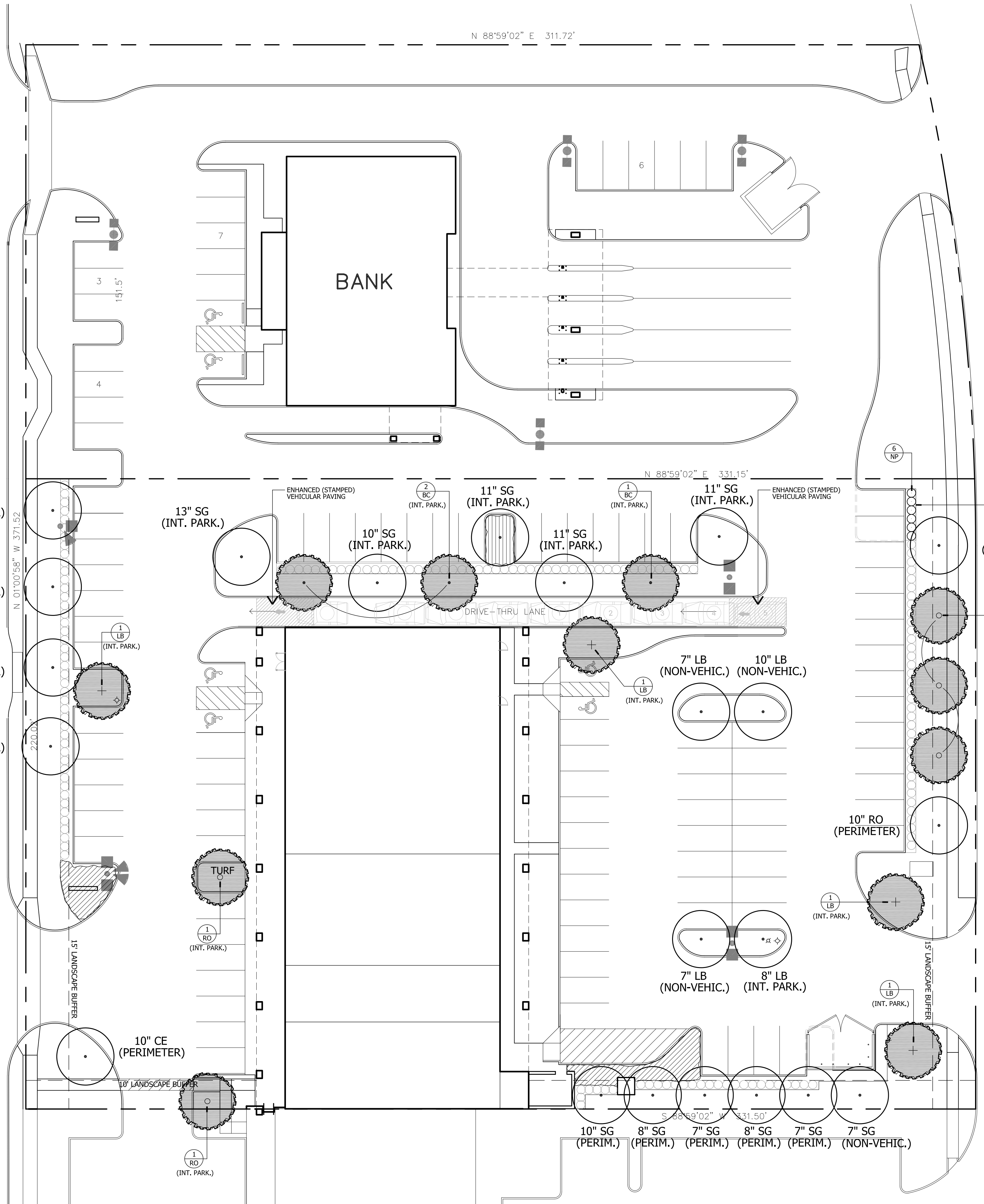


DENTON TAP ROAD

12" CE (PERIMETER)
12" CE (PERIMETER)
12" CE (PERIMETER)
12" CE (PERIMETER)



EXISTING TREES

CE	CEDAR ELM
LB	LACEBARK ELM
RO	RED OAK
SG	SWEETGUM

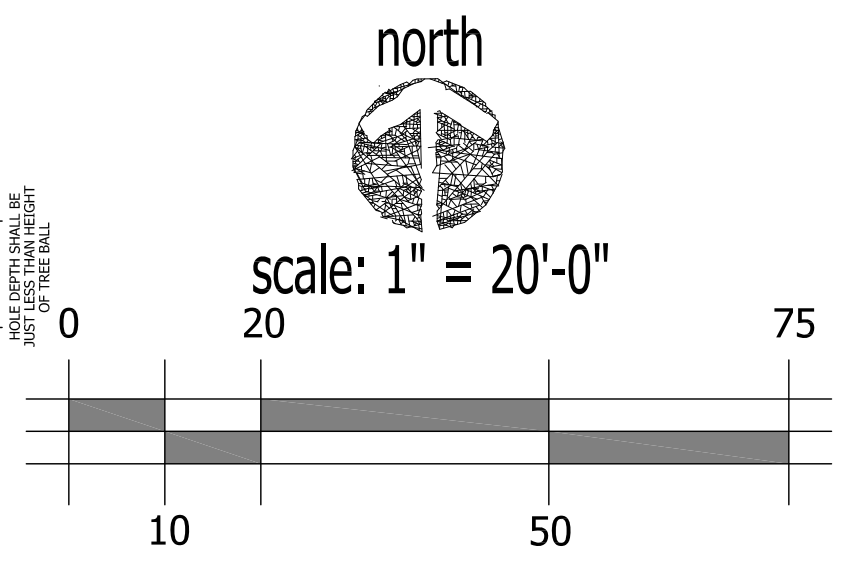
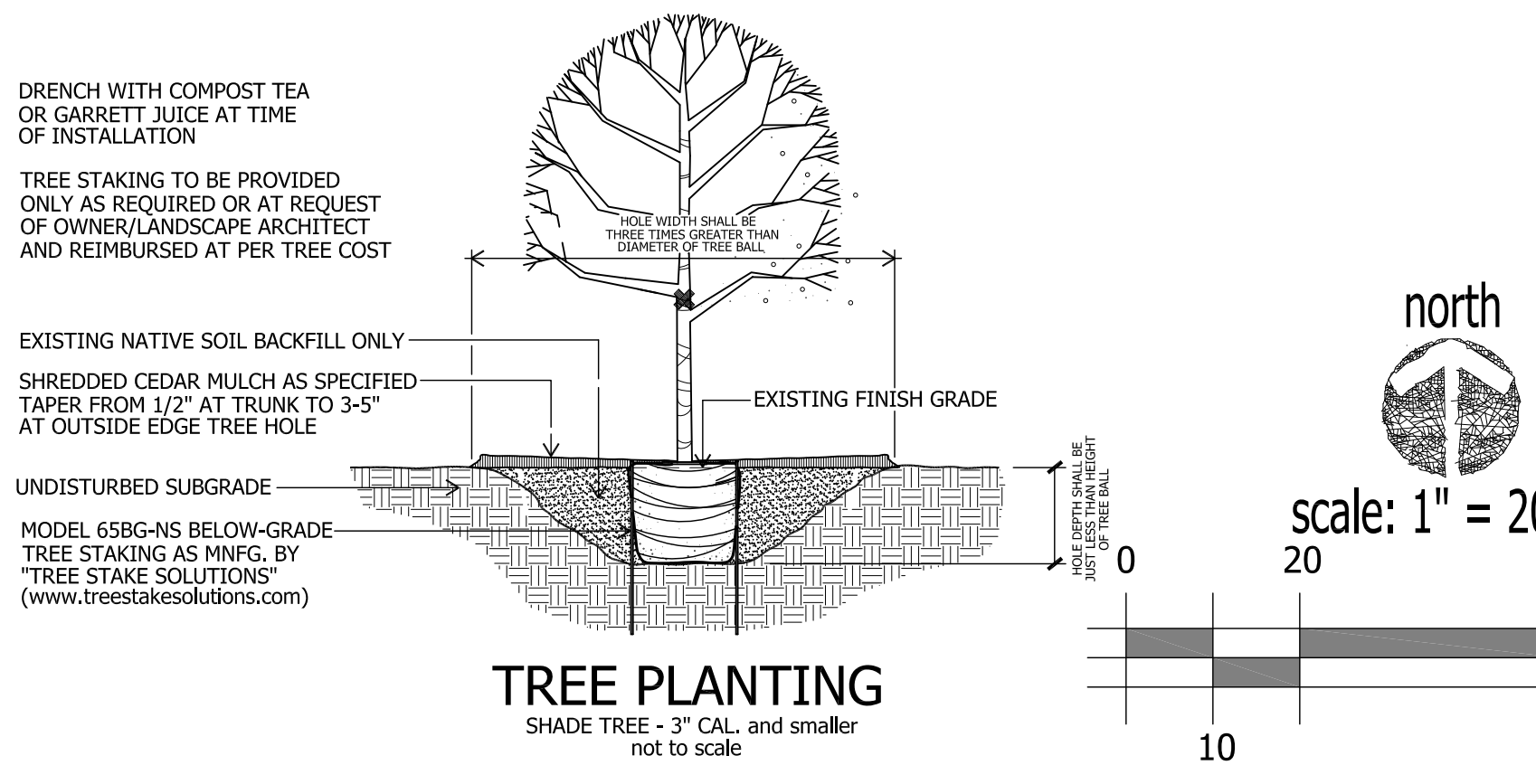
CITY REQUIREMENTS

GROSS PARKING	
PROPOSED	38,824 SF
INTERIOR PARKING LANDSCAPE REQUIRED	3,882 SF (10%)
INTERIOR PARKING LANDSCAPE PROVIDED	3,882 SF
INTERIOR PARKING TREES	
3,882 SF / 400 = 9.7	= 10 - 3" CAL. TREES REQUIRED
PERIMETER LANDSCAPE	
TOWN CENTER	220 LF = 5 - 3" CAL. TREES REQUIRED
50	2 EX. TREES + 3 PROPOSED
BUFFER	220 LF x 15' = 3,300 SF (Landscape Area 1962 sf)
SOUTH P.L.	
236 LF (331'-95' BUILDING)	= 5 EXISTING TREES
50	= 5 EXISTING TREES
BUFFER	236 LF x 10' = 2,360 SF (Landscape Area 1519 sf)
DENTON TAP RD.	
220 LF	= 5 EXISTING TREES
50	= 5 EXISTING TREES
BUFFER	220 LF x 15' = 3,300 SF (Landscape Area 1763 sf)
TOTAL PERIMETER LANDSCAPE AREA PROVIDED 5,244 SF	
PARKING / VEHICULAR USE SCREENING	
SOUTH P.L.	30" HT. EVERGREEN SCREEN
DENTON TAP RD.	30" HT. EVERGREEN SCREEN
NON-VEHICULAR OPEN SPACE	
72,919 SF - 12,732 SF BLDGS. = 60,187 x .15	= 9,028 SF REQ. (approx.)
Landscape Provided - Previous Site Plan	9,588 SF
Landscape Removed - drive thru + 2 spaces	(2,231 SF)
Modified Landscape Area Provided	7,357 SF
Modified Landscape Area Provided	7,357 SF
Stamped Concrete Added at Drive Thru	400 SF
Revised Total "Landscape" Area Provided	7,757 SF
15.00% SITE (LESS BLDGS.) IN NON-VEHICULAR OPEN SPACE	
1 TREE / 2500 SF	
ADDITIONAL 4 TREES REQUIRED AND PROVIDED	
TOTAL SITE LANDSCAPE	
TOTAL SITE AREA	72,932 SF
TOTAL LANDSCAPE/ENHANCED HARDSCAPE	16,883 SF
(23.15% of total site)	

PLANTLIST

SYM	MATERIAL	QNTY	SIZE	HT	SP	NOTES	SPACING
BC	BALD CYPRESS	3	3" CAL.	10-12'	6-7'	NURSERY GROWN	
TAX	TAXODIUM DISTICHUM						
LB	LACEBARK ELM	4	3" CAL.	10-12'	6-7'	NURSERY GROWN	
ULM	ULMUS PARVIFOLIA SEMPERVIRENS						
RO	RED OAK	5	3" CAL.	10-12'	5-6'	NURSERY GROWN	
NP	NEEDLEPOINT HOLLY	6	5 GAL.	26"	18"	FULL	36" oc.
SE	STEEL EDGING	22	LIN. FT.			REF. DETAIL	

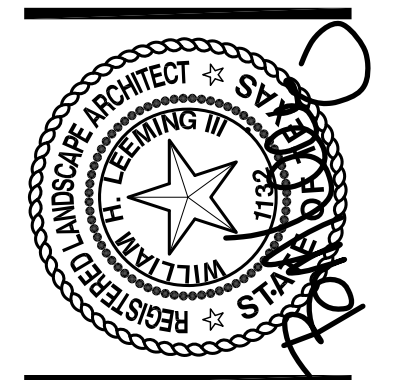
- LANDSCAPE NOTES
1. PLANT LIST FOR THIS SHEET ONLY.
 2. PLANT LIST TO BE USED AS AIDE TO BIDDER ONLY. LANDSCAPE CONTRACTOR TO VERIFY ALL QUANTITIES.
 3. ALL BEDS SHALL BE ACCEPTED AT ROUGH FINISH GRADE. IF ANY EXISTING VEGETATION IS EVIDENT, LANDSCAPE CONTRACTOR SHALL SPRAY AREA WITH BROAD SPECTRUM HERBICIDE APPLICATION TO REMOVE ANY VEGETATION.
 4. AFTER APPROPRIATE TIME TO ENSURE A VEGETATION IS DEAD, TILL SUBGRADE AND RAKE SMOOTH, REMOVING ALL DEAD VEGETATION, STONES, CLODS AND DEBRIS.
 5. AFTER INSTALLATION OF STEEL EDGING, ALL BEDS SHALL BE TILLED TO A DEPTH OF 4-6", RAKING OUT ALL DEAD VEGETATION.
 6. APPLY A 2-3" DEPTH OF ORGANIC MATERIAL OVER ENTIRE BED AND TILL INTO EXISTING SOIL. ORGANIC MATERIAL SHALL BE ONE OF FOLLOWING:
VITAL EARTH COMPOST
BACK-TO-EARTH SOIL CONDITIONER
LIVING EARTH COMPOST
SOIL BUILDING SYSTEMS COMPOST
SILVER CREEK MATERIALS COMPOST
 7. TOPDRESS ENTIRE BED WITH MINIMUM 2" DEPTH SHREDDED NATIVE CEDAR MULCH.
 8. ALL SHADE TREES SHALL BE PLANTED AS PER DETAIL ON THIS SHEET.
 9. ALL LANDSCAPE AREAS SHALL BE WATERED WITH AUTOMATIC IRRIGATION SYSTEM, COMPLETE WITH FREEZE SENSOR, RAIN STAT, AND CONTROLLER. SYSTEM SHALL BE DESIGNED TO UTILIZE WATER-SAVING TECHNIQUES AND EQUIPMENT. INSTALLATION OF SYSTEM SHALL BE MADE BY A FIRM DULY LICENSED UNDER ARTICLE NO. 8751 VTCs (LICENSED IRRIGATORS ACT), S.B. NO. 259. RENOVATE/RETROFIT EXISTING SYSTEM TO ACCOMMODATE PROPOSED SITE CHANGES.



appr. by:
drawn by:
date: 11-12-24

revisions

12-02-24
12-09-24
12-10-24
12-12-24



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LANDSCAPE PLAN

VILLAGE at TOWN CENTER
DENTON TAP ROAD
COPELL, TEXAS

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