








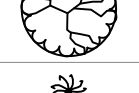


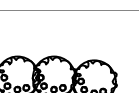

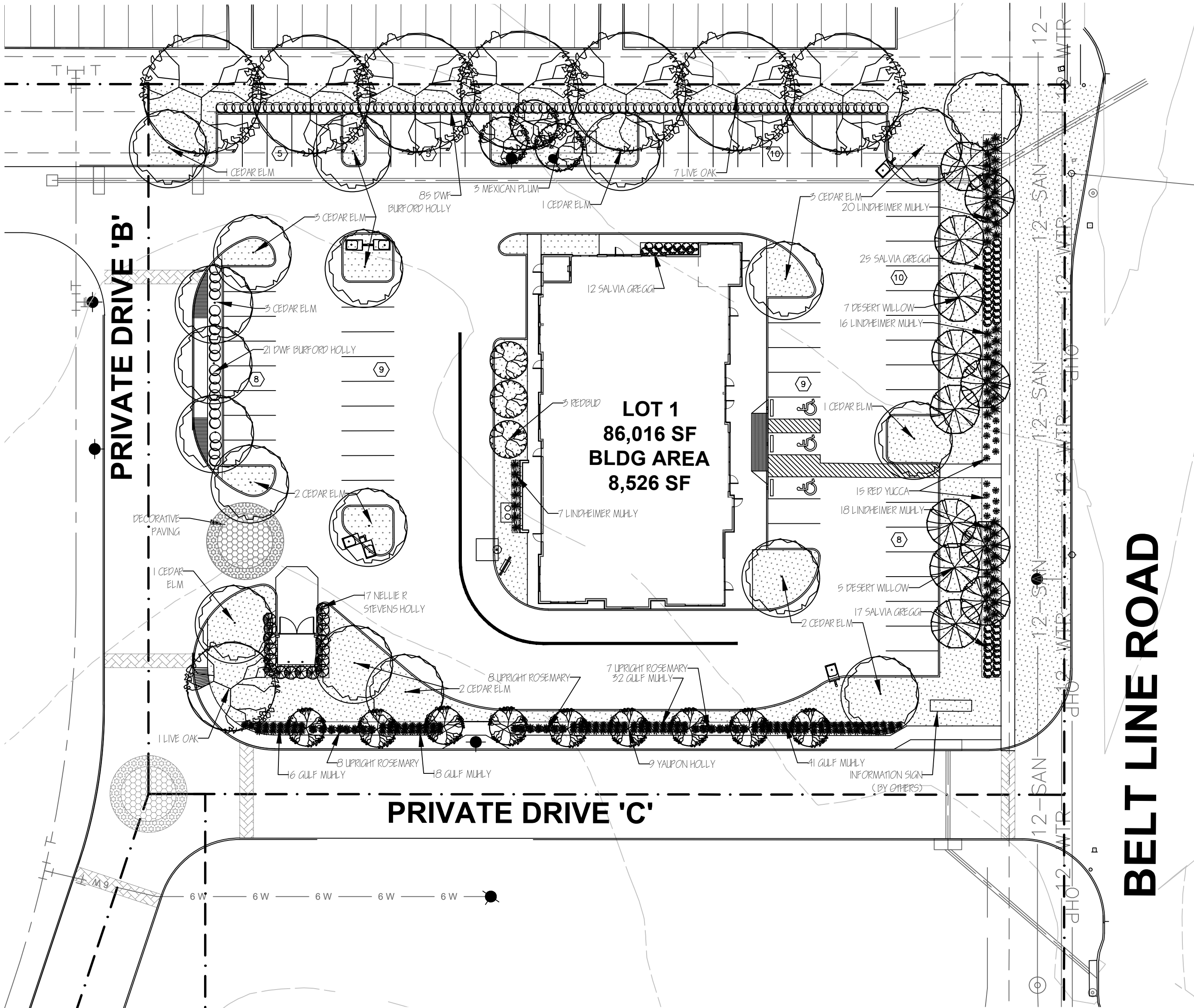











LOT 1 PLANT LIST						
	Common Name	Botanical Name	Texas Native	Size	Qty	Remarks
	Cedar Elm	<i>Ulmus crassifolia</i>	Tree	Yes	65 gal	19 3" cal min - tree stakes req'd
	Desert Willow	<i>Chiopsis linearis</i>	Small tree	Yes	45 gal	12 2" cal min
	Dwarf Burford Holly	<i>Ilex cornuta 'Burfordii nana'</i>	Shrub	No	5 gal	106 30" height at planting
	Gulf Muhly	<i>Muhlenbergia capillaris</i>	Grass	Yes	5 gal	107
	Lindheimer Muhly / Big Muhly	<i>Muhlenbergia lindheimeri</i>	Grass	Yes	5 gal	61
	Live Oak	<i>Quercus virginiana</i>	Tree	Yes	65 gal	7 3" cal min - tree stakes req'd
	Mexican Plum	<i>Prunus mexicana</i>	Tree	Yes	45 gal	3 2" cal min
	Nellie R. Stevens Holly	<i>Ilex x attenuata 'Nellie R. Stevens'</i>	Shrub	No	7 gal	17 30" height at planting
	Oklahoma Redbud	<i>Cercis canadensis var. texensis 'Oklahoma'</i>	Small tree	Yes	45 gal	3 2" cal min
	Red Yucca	<i>Hesperaloe parviflora</i>	Shrub-like	Yes	5 gal	15
	Rosemary	<i>Rosmarinus officinalis</i>	Perennial	No	3 gal	22
	Salvia greggii 'coral'	<i>Salvia greggii</i>	Perennial	Yes	1 gal	54
	Yaupon Holly	<i>Ilex vomitoria 'Pride of Houston'</i>	Small tree	Yes	45 gal	9 2" cal min
	Bermuda grass sod	<i>Tif 419 sod</i>			sq. ft.	21,668

LOT 1 PLANT LIST



PHASE 3 LANDSCAPE PLAN - LOT 1 & LOT 8X

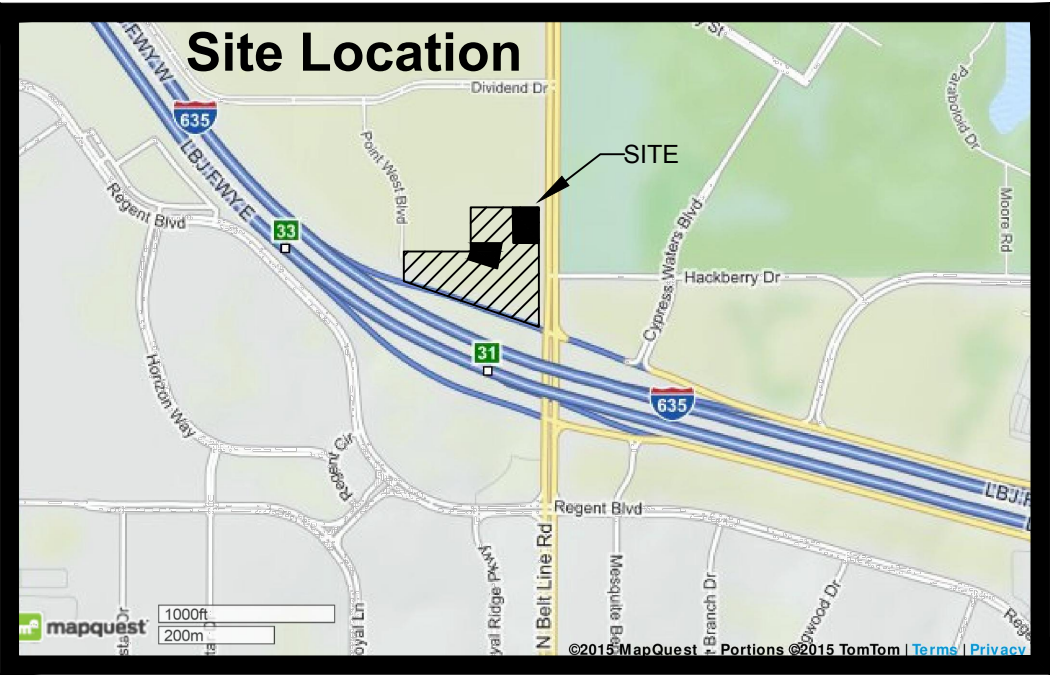
Scale: 1" = 30'

LOT 8X PLANT LIST						
	Common Name	Botanical Name	Texas Native	Size	Qty	Remarks
	Cedar Elm	<i>Ulmus crassifolia</i>	Tree	Yes	65 gal	13 3" cal min - tree stakes req'd
	Dwarf Burford Holly	<i>Ilex cornuta 'Burfordii nana'</i>	Shrub	No	5 gal	31
	Gulf Muhly	<i>Muhlenbergia capillaris</i>	Grass	Yes	3 gal	46
	Lindheimer Muhly / Big Muhly	<i>Muhlenbergia lindheimeri</i>	Grass	Yes	5 gal	84
	Live Oak	<i>Quercus virginiana</i>	Tree	Yes	65 gal	6 3" cal min - tree stakes req'd
	Oklahoma Redbud	<i>Cercis canadensis var. texensis 'Oklahoma'</i>	Small tree	Yes	45 gal	2 2" cal min
	Shumard Red Oak	<i>Quercus shumardii</i>	Tree	Yes	65 gal	3 3" cal min - tree stakes req'd
	Yaupon Holly	<i>Ilex vomitoria 'Pride of Houston'</i>	Small tree	Yes	30 gal	9 2" cal min
	Bermuda grass sod	<i>Tif 419 sod</i>			sq. ft.	11,146

LOT 8X PLANT LIST

Lot - 1	
Perimeter Landscaping	
perimeter linear ft.	1184 lin ft
sq ft required	12,400
sq ft provided landscape	12,400
trees required	24.0
trees provided	24
Interior Landscaping	
street parking & vehicular areas	46,610 sf
sq ft required	4,661
sq ft provided	4,661
trees required	4.2
trees provided	5
Non-vehicular Landscaping	
site minus building area	77,490 sf
15% sq ft required	11,623
sq ft provided	10,621
trees required (1 tree/2,500 sf)	3.1
trees provided	3
Percentage of Total Site Area devoted to to landscaping:	
32%	
Percentage of Total Site Area in decorative paving:	
1%	

Lot - 8X	
Perimeter Landscaping	
perimeter linear ft.	810 lin ft
sq ft required	8,100
sq ft provided landscape	8,100
trees required	17
trees provided	18
Interior Landscaping	
street parking & vehicular areas	21,478 sf
sq ft required	2,148
sq ft provided	2,148
trees required	3.9
trees provided	4
Non-vehicular Landscaping	
site minus building	43,526
15% sq ft required	6,528
sq ft provided	6,444
trees required (1 tree/2,500 sf)	2.6
trees provided	3
Percentage of Total Site Area devoted to to landscaping:	
33%	
Percentage of Total Site Area in decorative paving:	
5%	



Jurisdiction of Project

REGULATORY AUTHORITIES:

CITY OF COPPELL PLANNING & ZONING
255 PARKWAY BLVD.
P.O. BOX 9478
COPPELL, TEXAS 75019
972 304-7092

TEXAS DEPARTMENT OF LICENSING AND REGULATION
ELIMINATION OF ARCHITECTURAL BARRIERS
E.O. THOMPSON STATE OFFICE BUILDING
920 COLORADO, AUSTIN, TEXAS 78701
(512) 463-3211
(512) 475-2886 (FAX)

Landscaping Requirements

CITY OF COPPELL LANDSCAPE REQUIREMENTS

ARTICLE 34 LANDSCAPE REGULATIONS

SEC. 12-34

PD-221R3R-HC

NO EXISTING TREES ON SITE.

Irrigation Requirements

UNDERGROUND AUTOMATIC SPRINKLING SYSTEM PROVIDED.
SYSTEM DESIGNED AND INSTALLED ACCORDING TO TCEQ LAWS AND
REGULATIONS PROVIDING FOR 100% COVERAGE ON ALL LANDSCAPE AND TURF.
THE SYSTEM SHALL INCLUDE A FREEZE-RAIN SENSOR.

Exhibit D

1 of 4



These drawings have been prepared by or under the supervision of Carol Feldman, Registered Landscape Architect #2080, Licensed Irrigator LI #2045

ZONING: PD-221R3R-HC
PLANNED DEVELOPMENT

LOT 1 BLOCK C
DUKE LESLEY ADDITION
DIVIDEND DRIVE & POINT WEST BOULEVARD
INST. #20070240528
D.R.D.C.T.

VACANT TRACT 757,425 SF 17.3881 AC
AS SURVEYED

DECEMBER 2016

OWNER
SUN HOLDINGS, INC
VALLEY VIEW LN., DALLAS, TX
ATTN: DIRECTOR OF DESIGN & CONSTRUCTION
MICHEL EL HADDAD
OFFICE: (972) 232-2118 EXT. 293
MELHADDAD@SUNHOLDINGS.NET

ARCHITECT
EAST STAR DESIGN
BOX 53, FORNEY, TX 75126
ATTN: GREG GUERIN (214) 469-7176
GGUERIN@EASTSTARDSIGN.COM

ENGINEER
THOMAS SITE DEV. ENGINEERING INC.
4604 BILL SIMMONS ROAD
COLLEYVILLE, TX 76034
ATTN: MATHEW THOMAS, PE, 214-680-2728

LANDSCAPE ARCHITECT
FELDMAN DESIGN STUDIOS
P.O. BOX 832346, RICHARDSON, TEXAS 75083
ATTN: CAROL FELDMAN, 972-523-4944
CAROL@FELDMANDESIGN.COM

#	REVISIONS
1.	PLAN SUBMITTAL 4.16.18
2.	MINOR REVISIONS 4.17.18
3.	CITY COMMENTS 5.1.18
3.	PER DRC COMMENTS 5.7.18

OWNER:

SUN HOLDINGS, LLC
VALLEY VIEW LN. DALLAS, TX
MICHEL EL HADDAD
melhaddad@sunholdings.net
(972) 232-2118 Ext. 293

PROJECT:

POINT WEST - PHASE 3
I-635 AND BELTLINE
COPPELL, TX

DRAWING TITLE:

DRAWN BY:

DESIGNED BY:

C.F.

C.F.

DATE:

May 07, 2018 - 7:49pm

SHEET #:

L1.01

PHASE 3 LANDSCAPE PLAN



These drawings
have been prepared by or
under the supervision of Carol
Feldman, Registered
Landscape Architect #2080,
Licensed Irrigator LI #20245

ZONING: PD-221R3R-HC
PLANNED DEVELOPMENT

LOT 1 BLOCK C
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DIVIDEND DRIVE & POINT WEST BOULEVARD
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2.	MINOR REVISIONS 4.17.18

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MICHEL EL HADDAD
melhaddad@sunholdings.net
(872) 232-2118 Ext. 293

PROJECT:
POINT WEST - PHASE 3
I-635 AND BELTLINE
COPPELL, TX

DRAWING TITLE:

DRAWN BY: C.F.
DESIGNED BY: C.F.
DATE: Apr 17, 2018 - 3:36pm

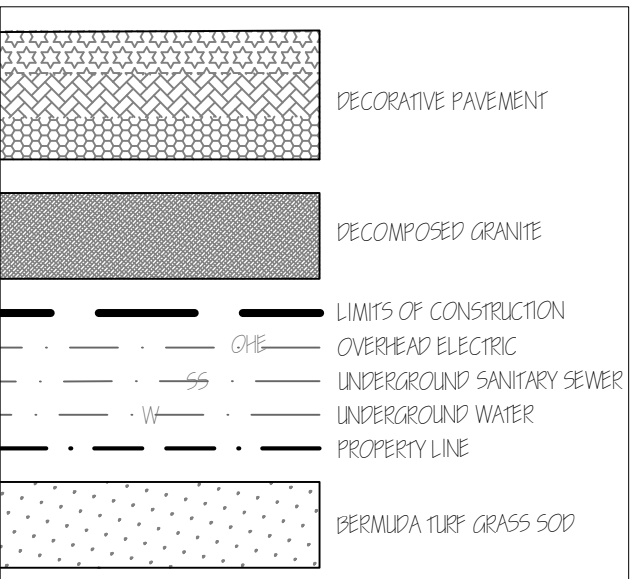
SHEET #:

L1.03

Exhibit D

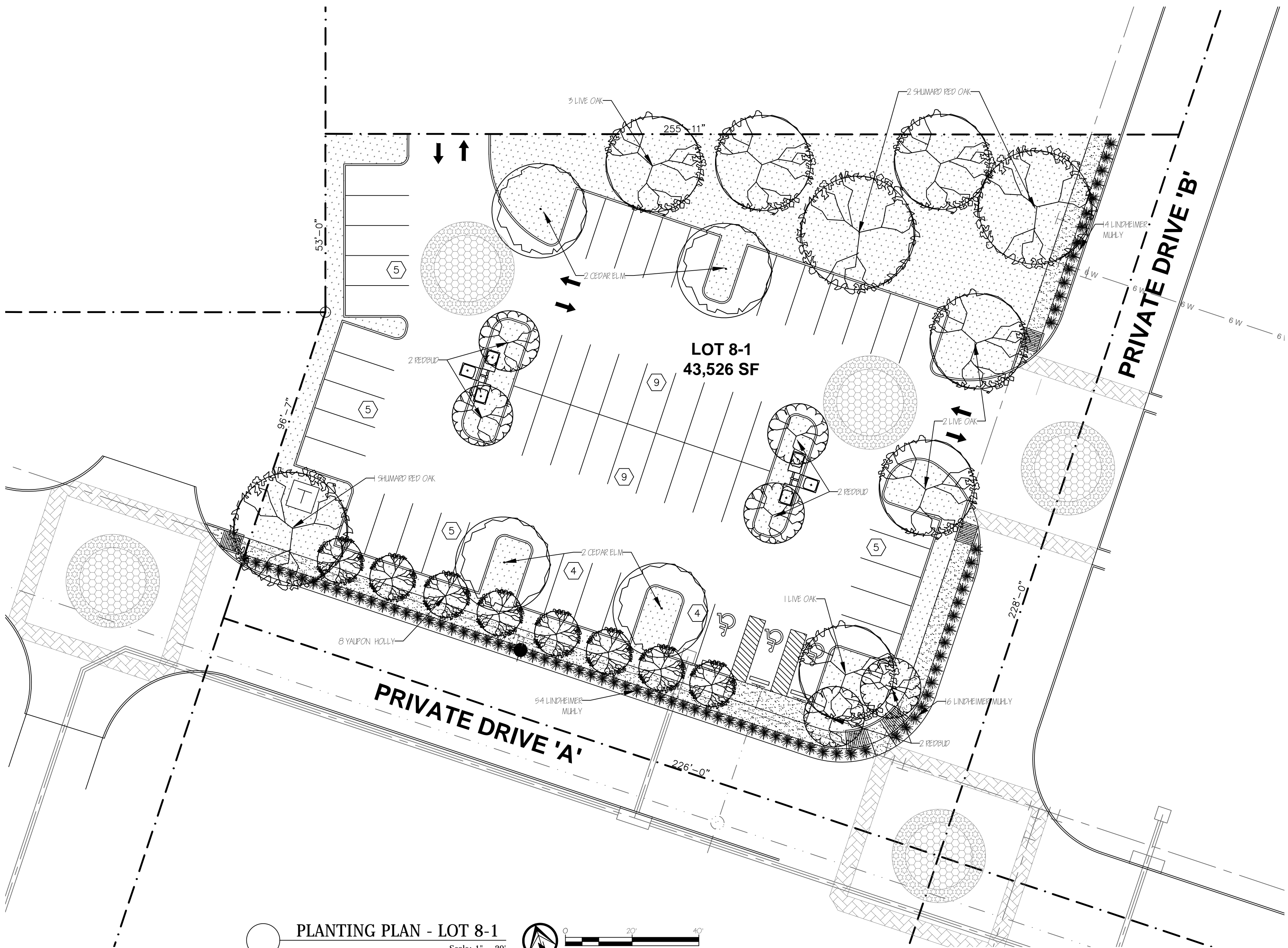
3 of 4

Common Name	Botanical Name		Texas Native	Size	Qty	Remarks
Cedar Elm	<i>Ulmus crassifolia</i>	Tree	Yes	65 gal	4	3" cal min - tree stakes req'd
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Oklahoma Redbud	<i>Cercis canadensis var. texensis 'Oklahoma'</i>	Small tree	Yes	30 gal	6	2" cal min
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Yaupon Holly	<i>Ilex vomitoria 'Pride of Houston'</i>	Small tree	Yes	30 gal	8	2" cal min
Bermuda grass sod	<i>Tif-419 sod</i>			sq. ft.	11,146	



DRAWING KEY

PLANT LIST



PLANTING PLAN - LOT 8-1

Scale: 1" = 20'

Lot - 8-1	
Perimeter Landscaping	
perimeter linear ft.	810 lin ft
sq ft required	8,100
sq ft provided landscape + public patio	8,190
trees required	17
trees provided	18
Interior Landscaping	
street parking & vehicular areas	21,478 sf
sq ft required	2,148
sq ft provided	2,161
trees required	3.9
trees provided	5
Non-vehicular Landscaping	
site minus building	43,526
15% sq ft required	6,528
sq ft provided	6,004
trees required (1 tree/2,500 sf)	2.6
trees provided	4
Percentage of Total Site Area devoted to to landscaping:	32%
Percentage of Total Site Area in decorative paving:	5%

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972.304.7092

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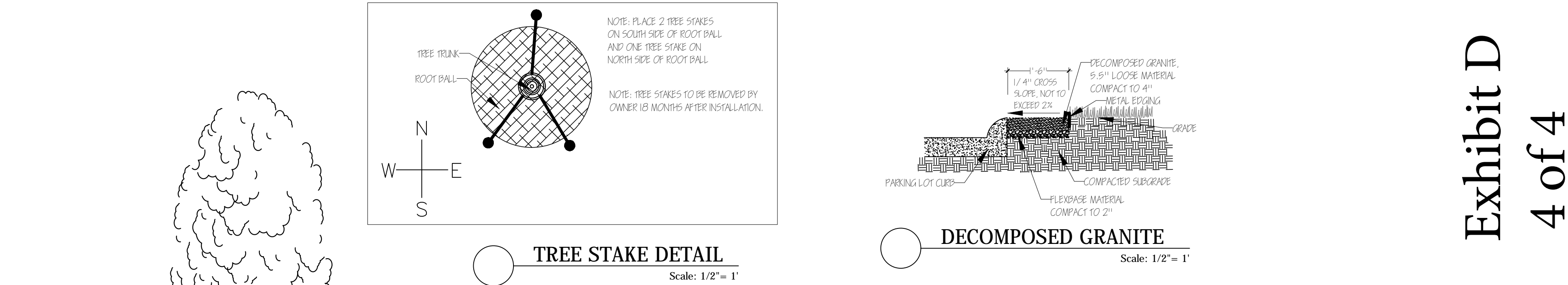
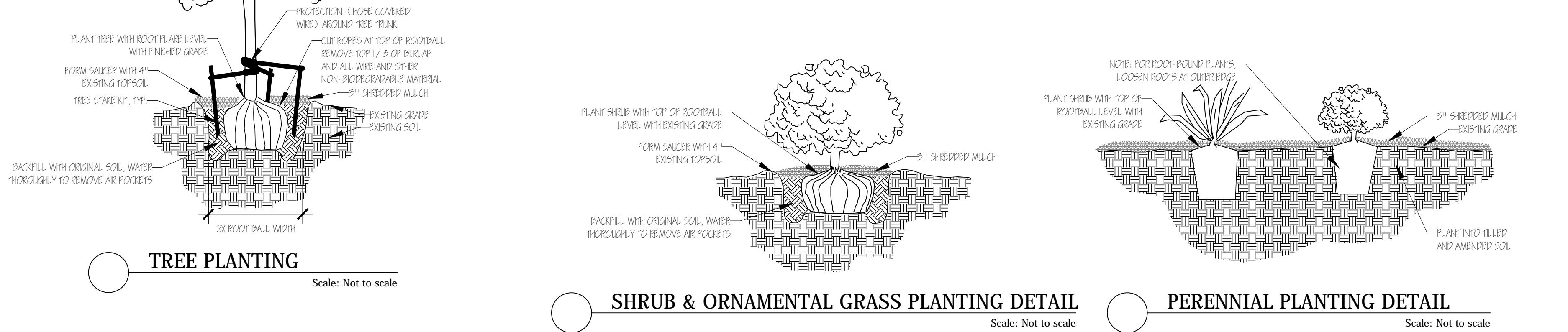


Exhibit D
4 of 4



SECTION 02910 – SOIL PREPARATION

- PART 1 – GENERAL
- A. DESCRIPTION
1. PROVIDE COMPLETE GRADING AND SOIL PREPARATION, INCLUDING AMENDMENTS, AS SPECIFIED HEREIN.
- B. EXAMINATION
1. EXAMINE SITE TO VERIFY REQUIRED ROUGH GRADING HAS BEEN COMPLETED CORRECTLY PRIOR TO BED PREPARATION WORK.
 2. EXAMINE SITE TO VERIFY THAT ALL INVASIVE PLANTS AND THEIR ROOTS HAVE BEEN REMOVED PRIOR TO BED REPARATION WORK.
- C. APPROVALS
1. ALL 'APPROVED EQUAL' MATERIALS MUST BE APPROVED BY LANDSCAPE ARCHITECT.
- PART 2 – PRODUCTS
- A. MATERIALS
1. COMPOST:
 - 1.1. COTTON BUR COMPOST
 - 1.2. SHALL BE SUPPLIED BY: GREENSENSE COMPOST, GARLAND, TX. OR, CLEAR FORK MATERIALS, ALEDO, TX, OR APPROVED EQUAL.
 2. FERTILIZERS AND SUPPLEMENTS:
 - 2.1. A 6–2–4 GRANULAR FERTILIZER WITH A WATER SOLUBLE SLOW RELEASE ORGANIC BASE SUCH AS GREENSENSE, OR SUSTANE, OR APPROVED EQUAL.
 3. MULCH
 - 3.1. SHALL BE SHREDDED HARDWOOD MULCH, SHREDDED CEDAR MULCH, SHREDDED NATIVE MULCH, OR APPROVED EQUAL.

- PART 3 – EXECUTION
- A. BED PREPARATION AND PREPARATION FOR SOD INSTALLATION
1. GENERAL
 - 1.1. INSPECT ALL EXISTING CONDITIONS AND OTHER ITEMS OF WORK PREVIOUSLY COMPLETED. DO NOT PROCEED UNTIL DEFECTS ARE CORRECTED.
 - 1.2. INSPECT THAT ALL INVASIVE PLANTS AND THEIR ROOTS HAVE BEEN REMOVED COMPLETELY.
 - 1.3. ALL AREAS TO BE PREPARED WITH ORGANIC TECHNIQUES ONLY.
 2. SHRUB BEDS:
 - 2.1. BREAK UP AND TILL EXISTING SOIL TO A DEPTH OF 6 INCHES.
 - 2.2. ADD A 3 INCH LAYER OF COMPOST TO THE BEDS,
 - 2.3. TILL EXISTING SOIL AND COMPOST TOGETHER TO A TOTAL OVERALL DEPTH OF 8 INCHES.
 - 2.4. RAKE OUT ROCKS AND CLODS AND FINE GRADE THE BEDS TO DRAIN IN APPROPRIATE DIRECTIONS.
 - 2.5. TOP-DRESS BED WITH A 3 INCH LAYER OF MULCH AFTER PLANTING.
 3. SOD AND SEED AREAS
 - 3.1. LIGHTLY CULTIVATE COMPACTED SOIL AND RAKE THE SOIL SMOOTH.
 - 3.2. ADD ½ INCH COMPOST TO ALL AREAS.
 - 3.3. FINE GRADE TO DRAIN IN APPROPRIATE DIRECTIONS.

END OF SECTION 02910

- NOTES
GENERAL LANDSCAPE
1. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND STRUCTURES WHETHER OR NOT SHOWN ON THE PLANS, AND SHALL BE RESPONSIBLE FOR DAMAGE TO SAID UTILITIES OR STRUCTURES CAUSED BY HIS/HER CREW AND SUBCONTRACTORS.
 2. NO PLANTING TO TAKE PLACE UNTIL OWNER HAS INSPECTED AND APPROVED THE BED PREPARATION.
 3. NO PLANTING TO TAKE PLACE UNTIL OWNER HAS INSPECTED AND APPROVED ALL PLANT MATERIAL AND ALL PLANT PLACEMENT. FIELD ADJUSTMENTS OF PLANT LOCATIONS TO BE COORDINATED WITH OWNER.
 4. ALL CANOPY AND ORNAMENTAL TREES TO BE STAKED (SEE DETAIL.)
 5. ALL LAWN AND LANDSCAPE BED AREAS ARE TO BE SEPARATED BY 14 GAUGE EDGING UNLESS OTHERWISE NOTED ON THE PLANS.

SECTION 02915 – LANDSCAPE PLANTING

- PART 1 – GENERAL
- A. SPECIAL CONDITIONS
1. COMPLY WITH APPLICABLE FEDERAL, STATE, COUNTY AND LOCAL REGULATIONS GOVERNING LANDSCAPE MATERIALS AND WORK.
 2. EMPLOY ONLY EXPERIENCE PERSONNEL FAMILIAR WITH REQUIRED WORK.
 3. PROVIDE ADEQUATE SUPERVISION BY A QUALIFIED FOREMAN WITH A MINIMUM OF TEN(10) YEARS EXPERIENCE WITH PROJECTS OF SIMILAR COMPLEXITY.
 - 3.DO NOT MAKE SUBSTITUTIONS OF TREE, SHRUB AND GRASS MATERIALS. IF REQUIRED MATERIAL IS NOT OBTAINABLE, SUBMIT PROOF OF NON-AVAILABILITY TO OWNER'S REPRESENTATIVE.
 4. PROVIDE QUANTITY, SIZE, GENUS, SPECIES AND VARIETY OF TREES AND SHRUBS INDICATED AND SCHEDULED FOR LANDSCAPE WORK WHICH COMPLY WITH APPLICABLE REQUIREMENTS OF ANSJ Z60.1 AMERICAN STANDARD FOR NURSERY STOCK , AND ANY APPLICABLE STATE AND FEDERAL LAWS CONCERNING DISEASE AND INSECT INFESTATION.
- B. REFERENCE STANDARDS
1. AMERICAN STANDARD FOR NURSERY STOCK, APPROVED NOV. 6, 1996 BY AMERICAN NATIONAL STANDARDS INSTITUTE, INC.
 2. SHINNERS & MAHLER'S, ILLUSTRATED FLORA OF NORTH CENTRAL TEXAS, BOTANICAL RESEARCH INSTITUTE OF TEXAS (BRIT), FORT WORTH, TEXAS, 1999.
 3. HORTUS THIRD, CORNELL UNIVERSITY, 1967.
- C. PREPARATION
4. COORDINATION WITH BUILDING AND ENGINEERING PROJECT ACTIVITIES.
 5. COORDINATE THE WORK OF THIS SECTION WITH THAT OF REGULAR AND EMERGENCY WATER UTILITY ACTIVITIES ON THE SITE.
 6. COORDINATION WITH IRRIGATION SYSTEM:
 - 6.1. THE UNDERGROUND IRRIGATION SYSTEM MUST BE INSTALLED PRIOR TO COMMENCEMENT OF THE PLANTING OPERATIONS.
 - 6.2. THE IRRIGATION SYSTEM SHALL BE OPERATIONAL AT THE TIME THAT PLANTING OPERATIONS COMMENCE.
 - 6.3. COORDINATE WORK WITH THE IRRIGATION CONTRACTOR TO PREVENT DAMAGE TO THE IRRIGATION SYSTEM.
- D. ALL PLANT MATERIALS FOR THIS PROJECT SHALL BE NURSERY-GROWN, INCLUDING TREES.
1. CONTAINER GROWN PLANTS SHALL HAVE BEEN STEPPED-UP AS NECESSARY TO PREVENT ROOT GIRDING.
 2. CONTAINER GROWN PLANTS SHALL HAVE BEEN IN THE CONTAINER FOR A MINIMUM OF SIX (6) MONTHS PRIOR TO DELIVERY TO THE SITE TO ENSURE ADEQUATE ROOT DEVELOPMENT.
 3. THE 'ROOT FLARE' OF ALL TREES AND SHRUBS SHALL NOT BE COVERED WITH SOIL.
- E. THE FOLLOWING TREE CARE PROCEDURES SHALL BE ADHERED TO:
1. DO NOT MAKE FLUSH CUTS OR LEAVE STUBS WHEN PRUNING. LEAVE THE BRANCH COLLAR INTACT.
 2. DO NOT USE ANY TYPE OF PRUNING PAINT ON WOUNDS.
 3. DO NOT USE ANY TYPE OF TREE WRAP, EXCEPT, TRUNKS MAY BE WRAPPED WITH BURLAP DURING PLANTING OPERATIONS ONLY.
 4. STAKE AND GUY ANY TREES AS PER DETAIL. THE CONTRACTOR WILL BE RESPONSIBLE FOR THE REMOVAL OF STAKES AND GUYS AFTER TREES HAVE BEEN IN THE GROUND 6 MONTHS, AND BEFORE THE ONE YEAR ANNIVERSARY OF PLANTING.
 5. DO NOT HANDLE ANY TREE BY ITS TRUNK. ANY TREE HANDLED IN SUCH A MANNER SHOULD BE REJECTED.
- F. WARRANTY
1. UNCONDITIONALLY WARRANT ALL PLANTS FOR A PERIOD OF ONE (1) YEAR AFTER THE DATE OF INSTALLATION INITIAL ACCEPTANCE. REPLACE MATERIALS NOT IN VIGOROUS, THRIVING CONDITION AS SOON AS WEATHER PERMITS AFTER NOTIFICATION BY OWNERS THAT THE PLANTS HAVE DIED OR ARE OTHER WISE NOT ACCEPTABLE. GUARANTEE REPLACEMENT PLANTS FOR ONE YEAR, STARTING FROM THE DATE REPLACEMENT IS MADE.
 2. WARRANTY EXCLUDES REPLACEMENT OF PLANTS BECAUSE OF INJURY BY STORM, NATURAL DROUGHT, DROWNING, HAIL FOR FREEZING, IF REASONABLE CARE WAS TAKEN TO ADEQUATELY PROTECT THE MATERIAL, AND IN THE OPINION OF THE OWNER'S REPRESENTATIVE THAT THE PROBLEM OCCURRED AFTER THE DATE OF INITIAL ACCEPTANCE.

- PART 3 – EXECUTION
- A. PREPARATION FOR PLANT MATERIAL INSTALLATION
1. EXAMINE THE SUB-GRADE UPON WHICH THE WORK IS TO BE PERFORMED, VERIFY GRADE ELEVATIONS AND VERIFY THAT BEDS HAVE BEEN LEFT LOW BY OTHER TRADES. OBSERVE THE CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED AND CONFIRM THAT UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED PRIOR TO PROCEEDING.
- B. TIME OF PLANTING
1. CARE IS TO BE TAKEN SO THAT NO PLANTS SIT IN POTS IN THE SUMMER HEAT FOR MORE THAN 1 HOUR. IF PLANTING DURING HOT SEASONS (NOT PREFERRED) PLANTING IS TO BE DONE IN SMALL SECTIONS WITH STOCKPILED PLANTS TO BE PROTECTED FROM THE SUMMER HEAT (SHADE AREAS).
- C. TREE PLANTING
1. STAKE LOCATIONS FOR TREES PRIOR TO DIGGING HOLES.
 2. DIG PITS WITH ROUGH SIDES AND WHICH HAVE TAPERED WALLS, A MINIMUM OF TWICE THE WIDTH OF THE TREE BALL. A PEDESTAL SHOULD BE LEFT IN THE CENTER OF THE HOLE AND THE TREE BALL SET UPON THAT PEDESTAL.
 3. SET PLANTS IN THE CENTER OF THE HOLE AND ON THE PEDESTAL, PLUM AND VERTICAL, AND AT SUCH A DEPTH THAT THE CROWN OF THE TREE BALL WILL BE LEVEL WITH THE SURROUNDING GRADE.
 4. ALL PLANTS SHALL BE SET TO MEET THE SAME RELATIONSHIP TO THE FINISHED GRADE OF THE SURROUNDING SOIL THAT THEY BORE TO PREVIOUS EXISTING GRADE OF SOIL.
 5. BACKFILL WITH EXISTING TOPSOIL AND WATER IMMEDIATELY.
 6. FORM A SHALLOW BASIN SLIGHTLY LARGER THAN THE PIT TO FACILITATE WATERING. REMOVE PRIOR TO MULCHING.
 7. COVER ALL TREE BALLS WITH A MINIMUM OF 3. OF SPECIFIED MULCH. EXTEND MULCH OUT TO THE EDGE OF THE TREE PIT, BUT KEEP AWAY FROM TRUNKS.
 8. ALL EXCAVATED MATERIAL UNACCEPTABLE FOR REUSE SHALL BE DISPOSED OF OFF SITE, OR AS DIRECTED BY THE OWNER.
- D. SHRUBS, TALL GRASSES AND PERENNIAL PLANTING.
1. REMOVE CONTAINER AND SET PLANT MATERIAL AT SUCH A LEVEL THAT AFTER SETTLEMENT, THE CROWN OF THE BALL WILL BE AT FINISHED GRADE.
 2. GENTLY CUT OUTER ROOTS OF ANY ROOTBALLS THAT HAVE POT-BOUND PRIOR TO INSTALLATION.
 3. COVER PLANTING BEDS WITH A MINIMUM 3 LAYER OF SPECIFIED MULCH.
- E. SOD PLANTING
1. LAY SOD IN AN ORDERLY MANNER TO COVER ALL BARE SOIL AREAS.
 2. WATER ALL AREAS OF THE SOD UNTIL THOROUGHLY WET.
 3. ROLL SOD WITH A SOD ROLLER AFTER 24 HOURS AFTER LAYING AND WATERING SOD TO OBTAIN A UNIFORM, SMOOTH FINISH.
 4. FILL JOINTS WITH COMPOST IF NECESSARY TO FORM A UNIFORM GRASS LAYER.
 5. KEEP SOD ADEQUATELY WATERED UNTIL SOD MAKES A FIRM CONNECTION TO THE SOIL.
- F. SEED PLANTING
1. AREAS SHALL BE RAKED TO A DEPTH OF ½", SMOOTH AND FREE OF STONES AND DEBRIS.
 2. APPLY SEED EVENLY AT THE RATE RECOMMENDED.
 3. RAKE AND WATER TO ESTABLISH A FIRM CONNECTION OF THE SEED TO THE SOIL.
 4. KEEP SEED AREA MOIST (NOT WET) UNTIL SEED GERMINATES AND GRASS IS APPROX. ½" IN HEIGHT.
 5. KEEP AREA ADEQUATELY WATERED UNTIL A STAND OF THE GRASS IS ESTABLISHED.
 6. RE-SEED TO ESTABLISH A THICK STAND OF GRASS IF NECESSARY.

END OF SECTION 02915

ZONING: PD-221R3R-HC
PLANNED DEVELOPMENT

LOT 1 BLOCK C
DUKE LESLEY ADDITION
DIVIDEND DRIVE & POINT WEST BOULEVARD
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VACANT TRACT 757.425 SF 17.3881 AC
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DECEMBER 2016

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LANDSCAPE ARCHITECT
FELDMAN DESIGN STUDIOS
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#	REVISIONS
1.	PLAN SUBMITTAL 4.16.18
2.	MINOR REVISIONS 4.17.18
OWNER: SUN HOLDINGS, LLC VALLEY VIEW LN, DALLAS, TX MICHEL EL HADDAD melhaddad@sunholdings.net (972) 232-2118 Ext. 293	
PROJECT: POINT WEST - PHASE 3 I-635 AND BELTLINE COPPELL, TX	
DRAWING TITLE:	
DRAWN BY: C.F. DESIGNED BY: C.F.	
DATE: Apr 17, 2018 – 3:38pm	
SHEET #:	
L1.04	