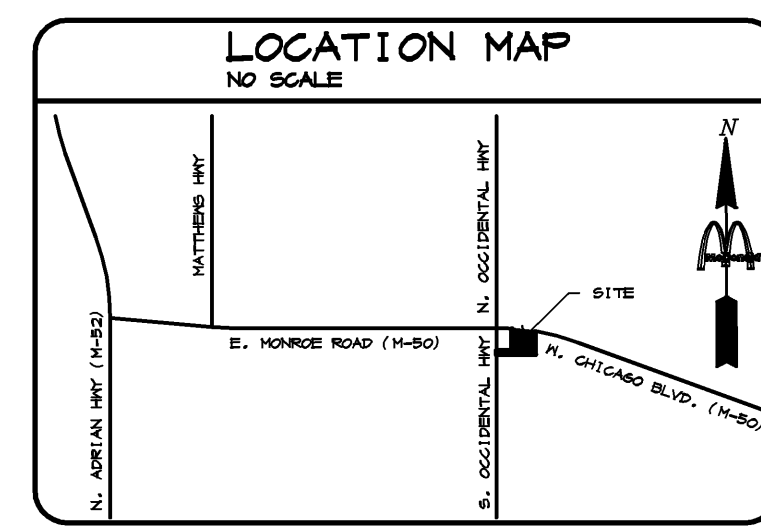


EXISTING TREE LIST:

- A MAPLE 15" DBH REMOVED
- B ELM 30" DBH REMOVED
- C MAPLE 22" DBH REMOVED
- D MAPLE 28" DBH KEPT
- E MAPLE 32" DBH KEPT
- F MAPLE 34" DBH KEPT
- G MAPLE 15" DBH REMOVED
- H PINE 15" DBH REMOVED
- I PEAR 7" DBH KEPT
- J SPRUCE 10" DBH KEPT
- K SPRUCE 9" DBH KEPT
- L SPRUCE 16" DBH REMOVED



LANDSCAPE PLANT & MATERIALS LIST

KEY	QUAN.	ITEM	SIZE	ROOT	REMARKS
A	7	SKYLINE HONEYLOCUST (GLEDTZIA T. INERMIS 'SKYLINE')	3" CAL.	B&B	5' BRANCH HT.
B	6	LINDEN (TILIA CORDATA)	3" CAL.	B&B	5' BRANCH HT.
C	7	SWEETGUM (LIQUIDAMBAR STYRACIFLUA)	3" CAL.	B&B	5' BRANCH HT.
D	9	ARMSTRONG MAPLE (ACER x1. 'ARMSTRONG')	3" CAL.	B&B	8' BRANCH HT.
E	1	COLUMNAR HORNBEEAM (CARPINUS BETULA 'FRANS FONTAINE')	3" CAL.	B&B	5' BRANCH HT.
F	7	CONCOLOR FIR (ABIES CONCOLOR)	10" HT.	B&B	FULL
G	8	BLACK HILLS SPRUCE (PICEA GLAUCA DENSATA)	10" HT.	B&B	FULL
H	8	RED JEWEL CRABAPPLE (MALUS RED JEWEL)	2" CAL.	B&B	4' BRANCH HT.
I	7	LOLIPOP CRABAPPLE (MALUS LOLIPOP)	2" CAL.	B&B	FULL
J	31	COMPACT BURNING BUSH (EUONYMUS ALATUS 'COMPACTUS')	30" HT.	B&B	FULL
K	31	BAILEY'S COMPACT VIBURNUM (VIBURNUM TRILOBUM BAILEY'S COMPACT)	30" HT.	B&B	FULL
L	22	BABY GEM BOXWOOD (BUXUS BABY GEM)	3 GAL.	POT	FULL
M	9	PJM RHODODENDRON (RHODODENDRON 'PJM')	18-24" HT.	B&B	FULL
N	11	EMERALD GREEN ARBORVITAE (THUJA OCC. 'SMARAGD')	4-5" HT.	B&B	FULL
O	18	NORDIC HOLLY (ILEX GLABRA 'NORDIC')	18-24" HT.	POT	FULL
P	32	CARPET ROSE (ROSA SPP.)	2 GAL.	POT	FULL
Q	18	KARL FOERSTER GRASS (CALAMAGROSTIS A. 'KARL FOERSTER')	3 GAL.	POT	FULL
R	23	HAMELI GRASS ('PENNESETUM A. 'HAMELI')	2 GAL.	POT	FULL
S	16	GEORGIA PEACH CORAL BELLS (HEUCHERA 'GEORGIA PEACH')	1 GAL.	POT	FULL
T	49	STELLA d'ORO DAYLILY (HEMEROCALLIS 'STELLA d'ORO')	1 GAL.	POT	FULL
U	8 FLATS	ANNUAL FLOWERS/ 48 PER FLAT			
	4	BOULDERS	2'-3', 2'-2'		

- LANDSCAPE SPECIFICATIONS**
- The work shall consist of providing all necessary materials, labor, equipment, tools and supervision required for the completion as shown on the drawings.
 - The plant materials shall conform to the plant list on the plant list. Sizes shall be the minimum stated on the plant list or larger. All measurements shall be in accordance with the latest edition of the "A.A.A. Standards for nursery stock".
 - The plant material shall be nursery grown and inspected by the owner's representative before planting. The owner's representative reserves the right to reject any plant material at any time.
 - Plants designated "B & B" shall be balled and burlapped with firm balls of earth.
 - The contractor is responsible for planting the materials at the correct grades and spacing. The plants shall be oriented as to give the best appearance.
 - When the plant has been properly set, the pit shall be backfilled with a topsoil mixture, gradually filling, patting and settling with water to the surface.
 - All plant materials shall be pruned and injuries repaired. The amount of pruning shall be limited to the removal of dead or injured twigs and to compensate for the loss of roots from transplanting. Cuts should be flush, leaving no stubs. Cuts over 3" shall be painted with tree paint.
 - The contractor agrees to guarantee all plant materials for the period of one year. At that time the owner's representative reserves the right for a final inspection. Plant material with 25% die back, as determined by the owner's representative shall be replaced. This guarantee includes the furnishing of new plants, labor and materials. These new plants shall also be guaranteed for the period of one year. All diseased, damaged or dead materials shown on the site plan shall be replaced by the end of the following growing season (the intent is that this be done by the owner in perpetuity).
 - Topsoil shall be friable, fertile topsoil of day loam character containing at least 5% but not more than 20% by weight of organic matter with a pH range from 6.0 to 7.0. Soil shall be free from clay lumps, coarse sand, plant roots, sticks and other foreign materials. Kentucky Blend 40% 97% 80% Creeping Red Fescue 20% 97% 80% Perennial Ryegrass 40% 97% 80% Maximum weed content shall be 0.3%.
 - Seed mixture of soil shall be approved by Owner's Representative or Landscape Architect prior to delivery on site.
 - The Contractor shall verify all rights of way, easements, property lines and limits of work, etc. prior to commencing work.
 - The Contractor shall be responsible for contacting and coordinating with all pertinent utility companies 72 hours in advance of any digging to make himself familiar with all underground utilities, pipes and structures. The Contractor shall take sole responsibility for any cost incurred due to damage of said utilities.
 - The Contractor shall not willfully proceed with construction as designed when it is obvious that unknown obstructions and/or grade differences exist. Such conditions shall be immediately brought to the attention of the owner's representative and/or Landscape Architect. The Contractor shall assume full responsibility for all necessary revisions due to failure to give such notification.
 - Any discrepancies between dimensioned layout and actual field conditions shall be reported to the Owner's representative and Landscape Architect. Failure to make such discrepancies known will result in Contractor's responsibility and liability for any changes and associated cost.
 - Applications of fertilizer beyond the initial topsoil and seeding shall be a fertilizer with no phosphorus.

LANDSCAPE REQUIREMENTS & NOTES

BUFFER REQUIREMENTS:
--A Type 'D' buffer is required with a screen wall, 25 decid. trees per 100 lf., 15 ornamental trees per 100 lf., 5 evergreen trees per 100 lf., and 8 shrubs per 100 lf. along the South property line bordering a residential district.

Required:
25' x 3' = 75 or 8 deciduous trees
15 x 3 = 45, or 8 ornamental trees
5 x 3 = 15 evergreen trees and
8 x 3 = 24 shrubs.

Provided:
1 new Sweetgum and one exist. maple of 28" dbh 5 new Red Jewel crabapples 1 new Concolor fir and 8 new Black Hills spruces and 25 new viburnums.

PARKING LOT REQUIREMENTS:
Required for Interior Landscaping:
--5% min. of vehicular use area for landscape islands
--1 shade tree per 50 sq. ft. of required area.

Required for Exterior Landscaping, where p. lot is within 30' lf. of ROW:
--1 shade tree per 25 lf. of 1 ornamental tree per 25 lf. and 1 shrub hedge.

Along Occidental, 23 lf. / 25 = 1 shade 4 1 ornamental tree.
Along W. Chicago, 50 lf. / 25 = 2 shade 4 2 ornamental trees plus shrub hedging, 30" o.c. max. for each.

Provided:
1 new Sweetgum and one exist. maple of 28" dbh 5 new Red Jewel crabapples 1 new Concolor fir and 8 new Black Hills spruces and 25 new viburnums.

Perimeter along Occidental, 1 new honeylocust, 4 1 new crabapples along W. Chicago, 2 new maples 4 2 new crabapples and a burning bush hedge along both perimeters.

ROW LANDSCAPING REQUIREMENT:
--1 shade tree per 25 lf. of ROW, 1 ornamental tree per 75 lf. of ROW.

Required along Occidental:
--61 lf. / 25 = 2, or 2 shade trees 61 / 75 = 0, or 1 ornamental tree.

Required along W. Chicago:
--151 lf. / 25 = 4, or 5 shade trees 151 / 75 = 2 ornamental trees.

Provided:
Along Occidental: 2 new maples 4 1 new crabapple, planted in the setback area because of the limited ROW space.
Along W. Chicago: 3 new maples in the ROW and 2 new maples in the setback area, with 2 new crabapples in the setback area.

LANDSCAPING OF YARDS REQUIREMENT:
Required:
--Any portion of yards not used for other requirements must be planted with 1 tree per 3000 sq. ft., additional to any other requirement.

Required:
--8500 sq. ft. additional area / 3000 = 3 trees.

Provided: 3 new crabapples.

TREE REPLACEMENT REQUIREMENTS:
Trees of 8" DBH 4 over removed from site must be replaced on a 1 to 1 basis.
Six trees removed from site: 15" DBH maple, 30" DBH elm, 22" DBH maple, 15" DBH maple, 15" DBH pine, 4 16" DBH spruce (see Landscape Plan this sheet for locations).
Six new lindens are planted as replacement trees.

IRRIGATION:
All landscaped areas on site, as well as the ROW areas, will be provided with an underground irrigation system.

McDonald's
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SITE LOCATION
PROJECT STREET ADDRESS: 1206 WEST CHICAGO BLVD.
CITY: TECUMSEH STATE: MICHIGAN COUNTY: LENAWEE

PLAN APPROVALS

REGIONAL MGR.	CONST. MGR.	OPERATIONS DEPT.	REAL ESTATE DEPT.	CONTRACTOR	OWNER

CO-SIGN SIGNATURES

DATE	STATUS	DATE	BY
	SIGNATURE (2 REQUIRED)	DATE DRAWN	DEC 2012
		PLAN CHECKED	M/JG
		AS-BUILT	

REGIONAL DWG. NO: DET-00 SITE LOCATION CODE NO: 021-0320

C4

SCALE 1" = 20'
GRAPHIC SCALE