GENERAL LANDSCAPE NOTES

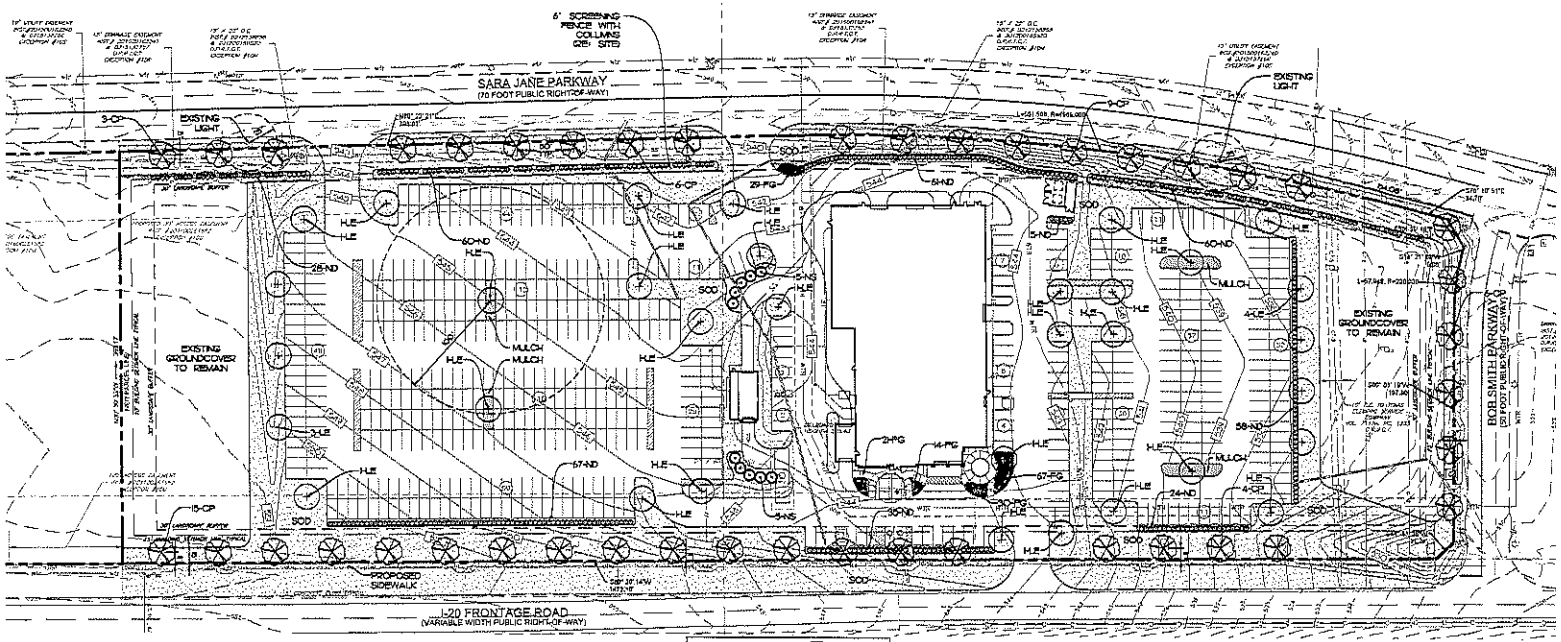
1. ALL LANDSCAPED AREAS ARE TO RECEIVE 4" OF TOP SOIL, SOD, MULCH, AND WATER UNTIL A HEALTHY STAND OF GRASS IS OBTAINED PER EARTHWORK SPECIFICATIONS.
2. ALL PLANTS MUST BE HEALTHY, VIGOROUS MATERIAL FREE OF PESTS AND DISEASE.
3. ALL PLANTS MUST BE CONTAINER GROWN OR BALLED AND BUR LAPPED AS INDICATED IN THE PLANT LIST.
4. ALL TREES MUST BE STRAIGHT TRUNKED AND FULL HEADED AND MEET ALL REQUIREMENTS SPECIFIED.
5. ALL PLANTS ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT BEFORE, DURING, AND AFTER INSTALLATION.
6. ALL TREES MUST BE GUYED OR STAKED AS SHOWN IN THE DETAILS.
7. ALL PLANTING BEDS MUST BE COMPLETELY MULCHED AS SPECIFIED.
8. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITES AND SHALL AVOID DAMAGE TO ALL UTILITIES DURING THE COURSE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY AND ALL DAMAGE TO UTILITIES, STRUCTURES, SITE APPURTENANCES, ETC. WHICH OCCURS AS A RESULT OF THE LANDSCAPE CONSTRUCTION.
9. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL QUANTITIES SHOWN ON THESE PLANS BEFORE PRICING THE WORK.
10. CONTRACTOR IS RESPONSIBLE FOR DELIVERY SCHEDULE AND PROTECTION BETWEEN DELIVERY AND PLANTING PER SPECIFICATIONS TO MAINTAIN HEALTHY PLANT CONDITIONS.
11. THE CONTRACTOR IS RESPONSIBLE FOR FULLY MAINTAINING, INCLUDING BUT NOT LIMITED TO: WATERING, SPRAYING, MULCHING, FERTILIZING, ETC.) ALL OF THE PLANT MATERIALS AND LAWN FOR THE PERIOD OF TIME SHOWN IN SITEWORK SPECIFICATIONS.
12. THE CONTRACTOR SHALL COMPLETELY GUARANTEE ALL PLANT MATERIAL FOR A PERIOD DEFINED IN THE SITEWORK SPECIFICATIONS BEGINNING ON THE DATE OF TOTAL ACCEPTANCE. THE CONTRACTOR SHALL PROMPTLY MAKE ALL REPLACEMENTS BEFORE THE END OF THE GUARANTEE PERIOD.
13. AFTER BEING DUG AT THE NURSERY SOURCE, ALL TREES IN LEAF SHALL BE ACCLIMATED FOR TWO (2) WEEKS UNDER A MIST SYSTEM PRIOR TO INSTALLATION.
14. ANY PLANT MATERIAL WHICH DIES, TURNS BROWN, OR DEFOLIATES PRIOR TO TOTAL ACCEPTANCE OF THE WORK SHALL BE PROMPTLY REMOVED FROM THE SITE AND REPLACED WITH MATERIAL OF THE SAME SPECIES, QUANTITY, AND SIZE AND MEETING ALL PLANT LIST SPECIFICATIONS.
15. STANDARDS) SET FORTH IN "AMERICAN STANDARD FOR NURSERY STOCK" REPRESENT GUIDELINE SPECIFICATIONS ONLY AND SHALL CONSTITUTE MINIMUM QUALITY REQUIREMENTS FOR PLANT MATERIAL.
16. ALL PLANT BEDS, TREES, SHRUB MASSES, ETC. SHALL RECEIVE A PREEMERGENT HERBICIDE AND 4 INCHES OF SHREDDED HARDWOOD MULCH. THIS INCLUDES A 4 FOOT DIAMETER MULCH RING AROUND ALL PROPOSED TREES, INCLUDING TREES IN GRASS/SOD AREAS.
17. LOCATIONS OF EXISTING BURIED UTILITY LINES SHOWN ON THE PLANS ARE BASED UPON BEST AVAILABLE INFORMATION AND ARE TO BE CONSIDERED APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATIONS OF UTILITY LINES ON SITE AND ADJACENT TO THE WORK AREA. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL UTILITY LINES DURING THE CONSTRUCTION PERIOD.
18. SAFE, CLEARLY MARKED PEDESTRIAN AND VEHICULAR ACCESS TO ALL ADJACENT PROPERTIES MUST BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROCESS.
19. DURING THE GROWING SEASON ALL ANNUALS SHALL REMAIN IN A HEALTHY, VITAL CONDITION THROUGHOUT THE CONSTRUCTION PERIOD.
20. ALL PLANT MATERIALS QUANTITIES SHOWN ARE APPROXIMATE. CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE COVERAGE OF ALL PLANTING BEDS AT SPACING SHOWN.
21. THE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIALS FOR A PERIOD OF 2 MONTHS FOLLOWING SUBSTANTIAL COMPLETION. THE CONTRACTOR SHALL REMOVE FROM THE SITE ANY PLANT THAT IS DEAD OR UNSATISFACTORY TO THE OWNER OR THE OWNER'S REPRESENTATIVE, AND ALL PLANTS SHALL BE REPLACED DURING NORMAL PLANTING SEASON WITH PLANTS OF EQUAL OR GREATER SIZE. THE CONTRACTOR SHALL ALSO MAINTAIN THE LANDSCAPING FOR THE SAME TWELVE (12) MONTH PERIOD FOLLOWING SUBSTANTIAL COMPLETION.

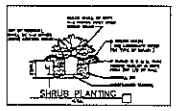
PLANT LIST

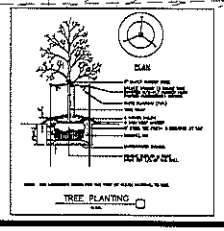
QTY	SYMBOL	SCIENTIFIC NAME	COMMON NAME	SIZE	SPACING
33	LE	ULMUS PARVIFOLIA "UPMTF" P.P.#6295	BOSQUE ELM	3.0" CALIPER, 12' MIN. HT. B&B	AS SHOWN
43	CP	PISTACHIA CHINESIS	CHINESE PISTACHE	3.0" CALIPER, 12' MIN. HT. B&B	50' O.C.
10	NS	ILEX X NELLIE R. STEVENS	NELLIE R. STEVENS HOLLY	8-10', MIN. HT. B&B	10' O.C.
398	ND	ILEX CORNUTA "NEEDLEPOINT"	NEEDLEPOINT HOLLY	5 GAL. (TO BE MAINTAINED AT 3' HT.)	45" O.C.
161	PG	STIPA TENUISSIMA	MEXICAN FEATHER GRASS	1 GAL. CONTAINER FULL	30" O.C.
		CYNDON DACTYLON	BERMUDA GRASS		

DATA TABLE

STANDARD	REQUIRED	PROVIDED	MEETS
TOTAL LANDSCAPE	10.0% MOST SIMILAR TO "D", 5% 42,940 SF X 5% = 2,097 SF	179,869 (42,6%)	YES
30' LANDSCAPE BUFFER	30' LANDSCAPE BUFFER AT PUBLIC STREET ADJOINING PARKING AREAS	FRONTAGE- 34' AVG. SARA JANE- 41' AVG. ROB SMITH- 51' AVG.	YES
STREET TREES	STREET TREES SHALL BE PLANTED A MINIMUM OF 25 LF APART AND A MAXIMUM OF 50 LF APART ALONG COLLECTORS AND ARTERIALS	45 CHINESE PISTACHE (50' O.C.)	YES
PARKING LOT TREES	ONE TREE FOR EACH 20 PARKING SPACES. NO PARKING SPACE FURTHER THAN 100' FROM A TREE 634 SPACES / 20 = 32.7 (33) TREES	33 BOSQUE ELM	YES
PARKING SCREENING SHRUBS	PARKING AREAS SHALL BE SCREENED ALONG ALL STREETS BY A MINIMUM 11-FEET-FOOT HIGH SOLID SHRUB HEDGES WHEN MATURE	393 NEEDLEPOINT HOLLY (45" O.C., MAINTAINED AT 3' HT.)	YES







DEVELOPER
SONIC DEVELOPMENT, LLC
CONTACT: SEAN STICHTER
4401 COLWICK ROAD
CHARLOTTE, NC 28211
TEL: 704-566-6753
FAX: 704-566-6755
SEANSTICHTER@SONICAUTOMOTIVE.COM

PREPARED BY
FREELAND AND KAUFFMAN, INC.
CONTACT: CHARLES A. GARCIA
209 WEST STONE AVE
GREENVILLE, SC 29609
TEL: 864-672-3450
FAX: 864-233-8915
CGARCIA@FK-INC.COM

LANDSCAPE PLAN
FOR
SONIC DEVELOPMENT, LLC
BEING
1 COMMERCIAL LOT
47.077 ACRES
SITUATED IN THE
CHARLES D. BALL SURVEY, ABSTRACT NO. 197
CITY OF GRAND PRAIRIE, TARRANT COUNTY
AND ABSTRACT NO. 1699
CITY OF GRAND PRAIRIE, DALLAS COUNTY
CASE NUMBER: SUP040117-040
MARCH 2017

50 25 0 50 100

#	DATE	DESCRIPTION

FREELAND and KAUFFMAN, INC.
Engineers, Landscape Architects
209 West Stone Avenue
Greenville, South Carolina 29609
PHONE: 864-672-3450
FAX: 864-233-8915
TEXAS REGISTERED ENGINEERING FIRM F-8674

PROPOSED AUTO SALES
GRAND PRAIRIE, TX
SONIC DEVELOPMENT, LLC
4401 COLWICK ROAD
CHARLOTTE, NORTH CAROLINA 28211
SEAN STICHTER
704-566-6753

EchoPark AUTOMOTIVE

DRAWN BY	WTP
CHECKED BY	CAG
DATE	02-17-2017
SCALE	1"=50'
SHEET	33

Planning Department

APR 26 2017

Received