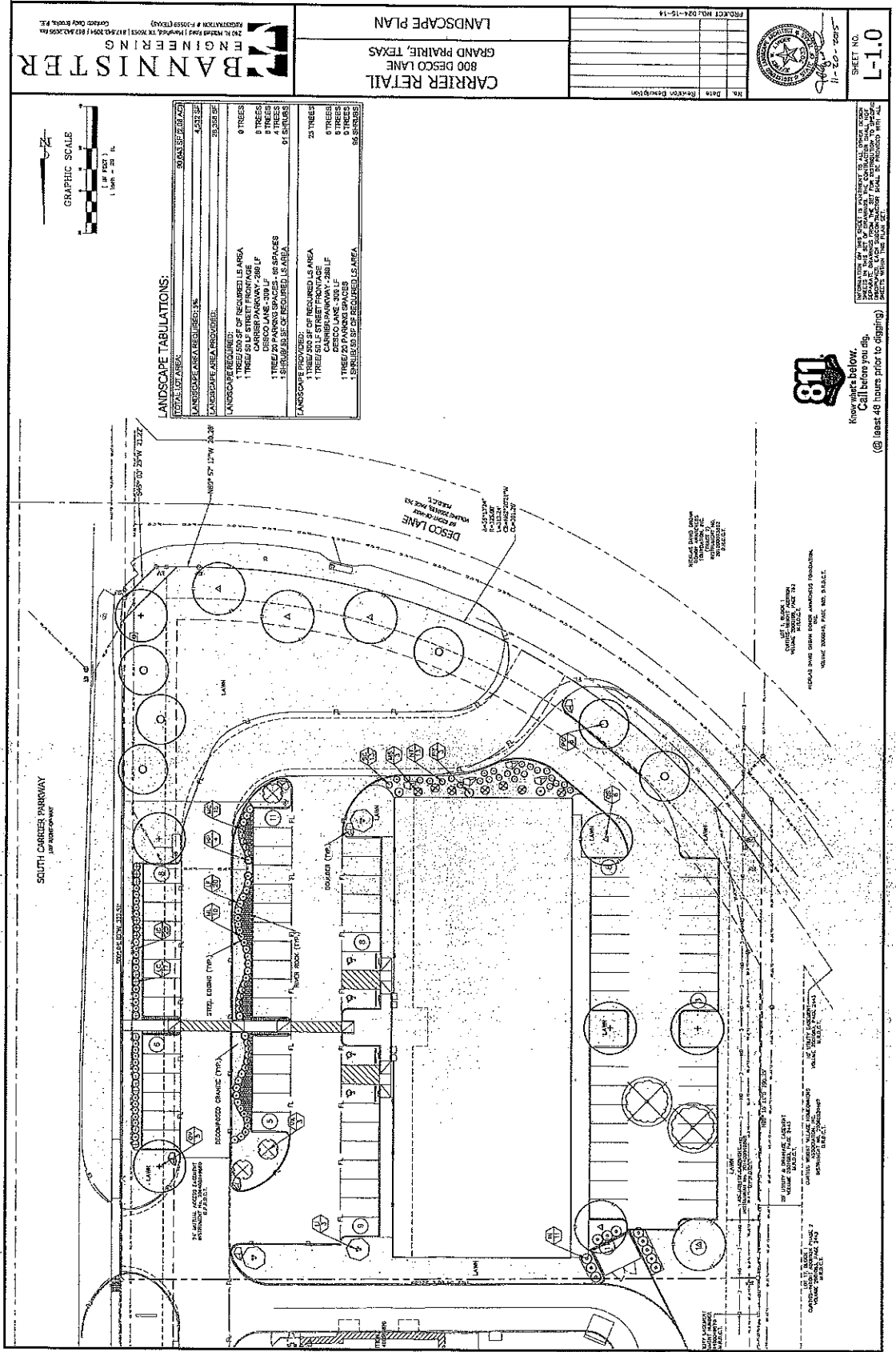


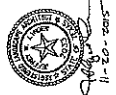
Exhibit C



BANNISTER ENGINEERING
240 N. WICHITA ROAD, SUITE 100, GRAND PRAIRIE, TEXAS 75051
REGISTRATION # 10559 (TX) CONTACT: CHAD BRYANT, P.E.

CARRIER RETAIL
800 DESCO LANE
GRAND PRAIRIE, TEXAS
LANDSCAPE PLAN

NO.	DATE	DESCRIPTION



SHEET NO. **L-1.0**
11-20-2018

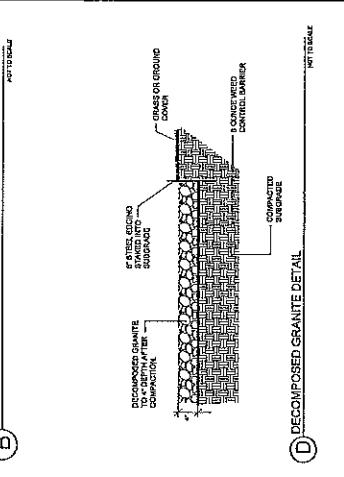
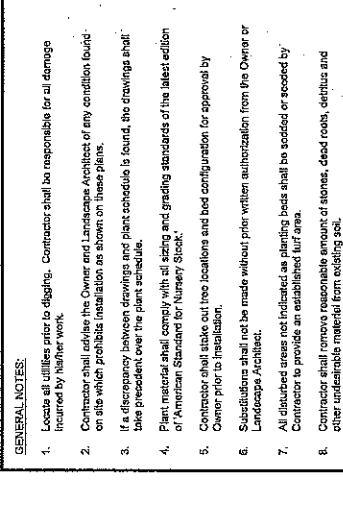
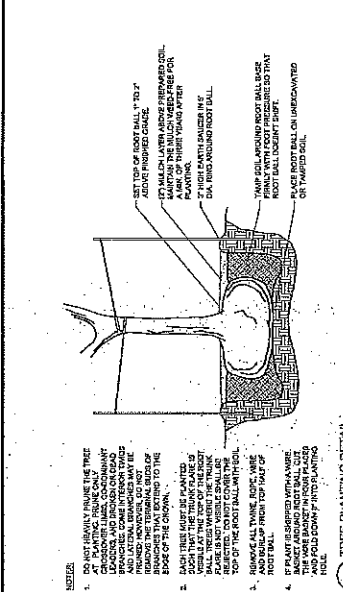
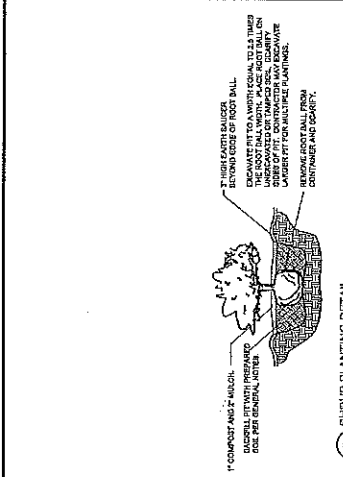
REVISIONS: ANY CHANGES TO THIS PLAN SHALL BE INDICATED BY A CIRCLED NUMBER AND A LETTER. ALL CHANGES SHALL BE MADE BY THE ORIGINAL DESIGNER OR AN AUTHORIZED REPRESENTATIVE. ANY CHANGES MADE BY OTHERS SHALL BE INDICATED BY A CIRCLED NUMBER AND A LETTER.



Know what's below.
Call before you dig.
(@ least 48 hours prior to digging)

RECORDED
501 (1-37)

LANDSCAPE PLAN



GENERAL NOTES:

- Locate all utilities prior to digging. Contractor shall be responsible for all damage incurred by his/her work.
- Contractor shall advise the Owner and Landscape Architect of any condition found on site which prohibits installation as shown on these plans.
- If a discrepancy between drawings and plant schedule is found, the drawings shall take precedence over the plant schedule.
- Plant material shall comply with all zoning and grading standards of the latest edition of American Standard for Nursery Stock.
- Contractor shall grade out two locations and bed configuration for approval by Owner prior to installation.
- Substitutions shall not be made without prior written authorization from the Owner or Landscape Architect.
- All disturbed areas not indicated as planting beds shall be sodded or seeded by Contractor to provide an established turf area.
- Contractor shall remove reasonable amount of stumps, dead roots, debris and other undesirable material from existing soil.
- If roots are encountered, remove to a depth of 3" and add 3" of friable loess topsoil to the contractor to ensure that site is graded according to the Engineer's grading plan.
- Lawn areas shall have 3" minimum friable topsoil and be treated with fertilizer applied at a rate of 20 pounds per 1,000 square feet.
- Soil preparation for planting beds shall be as follows:
 - 3" of organic compost
 - 20 pounds of organic fertilizer / 1,000 sq. ft. of bed area
 - Till bed to a depth of 6" to 8"
 - Check soil acidity. Soil acidity should range from 5.0 to 7.0 pH. Regulate if necessary.
- All plant beds shall be top dressed with a minimum 3" of Native Honeywood Mulch differently on plans.
- Tree planting pits shall be cleared of undesirable material and backfilled with prepared top soil. Place 1" of compost and 3" of amended topsoil mulch on top of root ball.
- The Contractor will be held liable for any damage caused to trees due to improper staking methods, including imbalance of staking throughout the warranty period.
- Trees shall be planted at least 2.5 feet from any right-of-way lines, curb, walk or fire hydrant, and outside all utility easements.
- Trees shall be planted at least 6 feet from any public utility line where possible. In the event of a conflict, Contractor shall install a root barrier, per the details shown on this sheet.
- Trees overhanging walks and parking areas shall have a clear trunk height of 7 feet from finished surface grade.
- Contractor shall warranty plant material to remain alive and healthy for a period of one year after the final acceptance. All plant material shall be maintained in a healthy condition in accordance with the season. Dead, damaged or destroyed plant material shall be replaced in kind within thirty days. Warranty shall not include damage for loss of plant material due to natural causes, acts of vandalism or negligence on the part of the owner.
- Landscape areas shall be kept free of trash, litter and weeds.
- An automatic irrigation system shall be provided to maintain all landscape areas. Overlay on non-permeable surfaces is prohibited.
- Installing contractor to maintain landscaping for 30 days from owner occupancy to establish plants and grass, mowing and trimming to be included.
- All areas disturbed by construction shall be the grade and re-established by sod. These areas shall be irrigated and maintained until permanent state of grass is achieved. This is to include all areas to the back of cuts around the property.

PLANT LIST AND SPECIFICATIONS:

SYMBOL	QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	SPECIFICATION
01	6	Quercus macrocarpa	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
02	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
03	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
04	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
05	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
06	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
07	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
08	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
09	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
10	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
11	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
12	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
13	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
14	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
15	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
16	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
17	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
18	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
19	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
20	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
21	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
22	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
23	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
24	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
25	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
26	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
27	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
28	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
29	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
30	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
31	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
32	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
33	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
34	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
35	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
36	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
37	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
38	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
39	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
40	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
41	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
42	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
43	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
44	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
45	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
46	6	Quercus falcata	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
47	6	Quercus laevis	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
48	6	Quercus prinus	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
49	6	Quercus muhlenbergii	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE
50	6	Quercus coccinea	Live Oak	4.0 GAL.	1" DB. 10" H. 10" W. FULL WATERSHIP, SPREAD 10" WIDE

REVISIONS:

NO.	DATE	DESCRIPTION
1	04/15/14	ISSUED FOR PERMIT
2	04/15/14	ISSUED FOR CONSTRUCTION

REVISIONS:

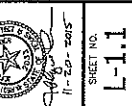
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REVISIONS:

NO.	DATE	DESCRIPTION
1	04/15/14	ISSUED FOR PERMIT
2	04/15/14	ISSUED FOR CONSTRUCTION



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 DEC 6 1 2015
 PLANNING DEPARTMENT

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 DEC 6 1 2015
 PLANNING DEPARTMENT

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 PLANNING DEPARTMENT

KNOW WHAT'S BELOW.
 Call before you dig.
 @ least 48 hours prior to digging.