Exhibit C - Landscape Plan
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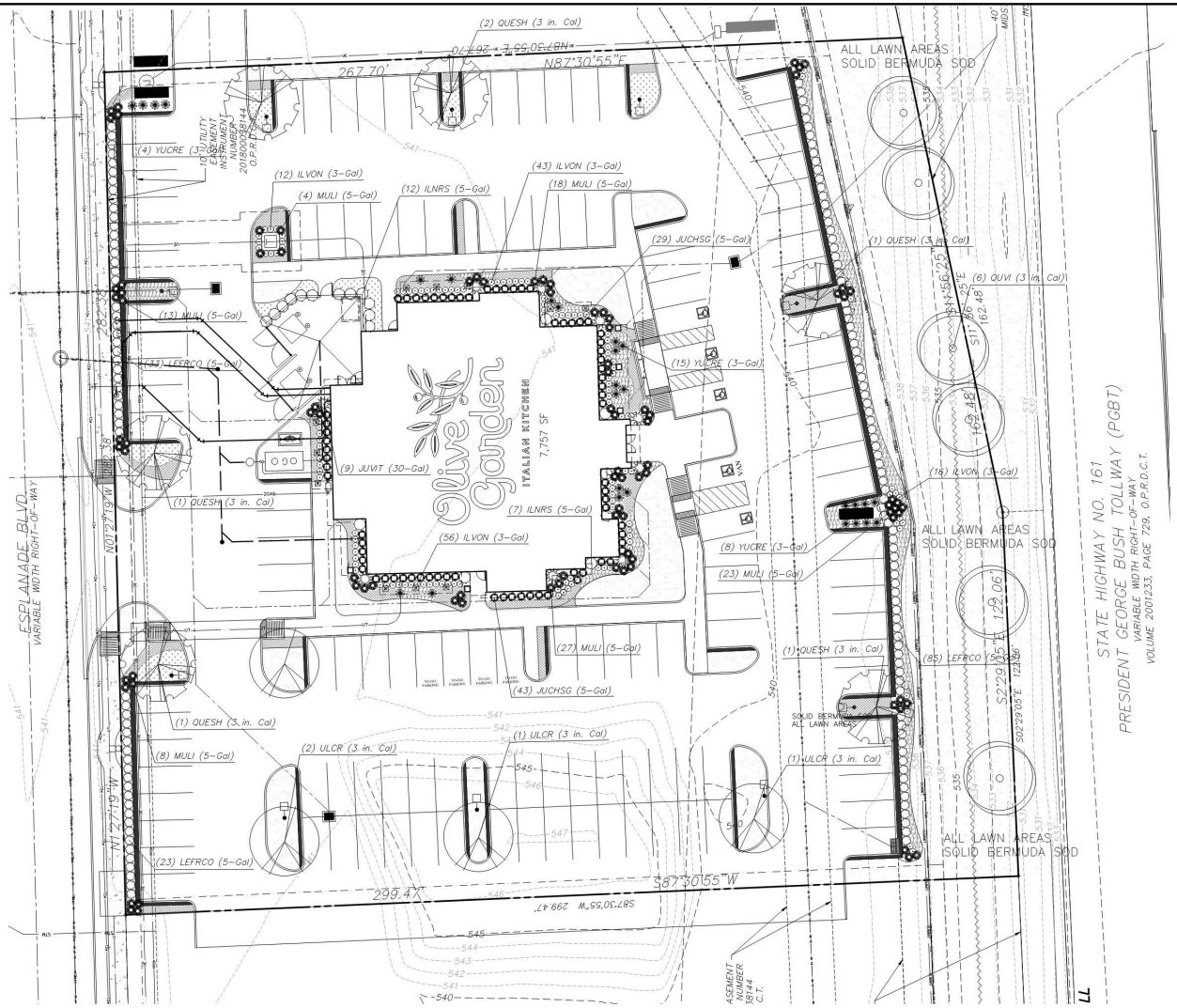

PLANT LEGEND

TREES	SYM	QTY	CODE	SCIENTIFIC NAME	COMMON NAME	PLANTING SIZE	COMMENTS
		(4)	ULCR	Ulmus crassifolia	Cedar Elm	(3 in. Cal)	B&B/ Single straight trunk
		(6)	QUVI	Quercus virginiana	Southern Live Oak	(3 in. Cal)	B&B/ Single straight trunk
		(6)	QUESH	Quercus shumardii	Shumard oak	(3 in. Cal)	B&B/ Single straight trunk

SHRUBS	SYM	QTY	CODE	SCIENTIFIC NAME	COMMON NAME	PLANTING SIZE	COMMENTS
		(27)	YUCRE	Yucca recurvifolia	Softleaf Yucca	(3-Gal)	Spacing as shown
		(93)	MULI	Muhlenbergia lindheimeri	Lindheimer's Muhly	(5-Gal)	36" O.C.
		(127)	ILVON	Ilex vomitoria 'Nana'	Dwarf yaupon holly	(3-Gal)	24" O.C.
		(141)	LEFRCO	Leucophyllum frutescens 'Compacta'	Compact Texas sage	(5-Gal)	36" O.C.
		(19)	ILNRS	Ilex x 'Nellie R. Stevens'	Nellie R. Stevens holly	(5-Gal)	48" O.C.
		(72)	JUCHSG	Juniperus chinensis 'Sea Green'	Sea Green Juniper	(5-Gal)	36" O.C.
		(9)	JUVIT	Juniperus virginiana 'Taylor'	Taylor Juniper	(30-Gal)	Spacing as shown

GROUNDCOVERS	QTY	CODE	SCIENTIFIC NAME	COMMON NAME	PLANTING SIZE	COMMENTS
		CYDAC	Cynodon dactylon	Bermuda grass	(Solid Sod)	
		DG	Decomposed granite		(4 in. depth)	w/ Weed barrier
	(1576)	EUFOR	Eunonymous fortunei 'Radicans'	Low Purple Wintercreeper	(4 in. Pot)	12" O.C.
	(194)	SACH	Santolina chamaecyparissus	Santolina	(1-gal)	24" O.C.
	(345)	STTE	Stipa tenuissima	Mexican feathergrass	(1-gal)	18" O.C.

NOTE: CONTRACTOR SHALL BE RESPONSIBLE FOR CONFIRMING TREE AND SHRUB SIZES CONFORM TO CITY LANDSCAPE STANDARDS AND MITIGATION REQUIREMENTS.

CITY OF GRAND PRAIRIE LANDSCAPE REQUIREMENTS		
AREA		
MIN. LANDSCAPE AREA	10% OF SITE REQUIRED TO BE LANDSCAPE	
	REQUIRED	PROVIDED
	81,693 SF X 10% = 8,169 SF	17,426 SF (21%)
MIN FRONT YARD LANDSCAPE	75% OF REQUIRED LANDSCAPE IN FRONT YARD	
	REQUIRED	PROVIDED
	8,169 SF X 75% = 6,127 SF	12,861 SF (100%)
STREET TREES	1 TREE PER EACH 50 LF OF STREET FRONTAGE 285 LF / 50 = 6 STREET TREES	
	REQUIRED	PROVIDED
HWY 161	6 TREES	6 TREES
SITE TREES	1 TREE PER EACH 500 SF OF REQ LANDSCAPE 8,169 SF / 500 = 16 SITE TREES	
	REQUIRED	PROVIDED
	16 TREES	17 TREES
INTERIOR PARKING TREES	PARKING LOT TREE FOR 20 SPACES 128 SPACES / 20 = 6 PARKING LOT TREES	
	REQUIRED	PROVIDED
	6 TREES	6 TREES
SITE SHRUBS	1 SHRUB PER EACH 50 SF OF REQ LANDSCAPE 8,169 SF / 50 = 163 SITE SHRUBS	
	REQUIRED	PROVIDED
	163 5-GAL SHRUBS	163 5-GAL SHRUBS

NOTE:
SITE SHALL BE IRRIGATED IN ACCORDANCE WITH CITY OF GRAND PRAIRIE LANDSCAPE ORDINANCE, SECTION VIII.7.6.

SITE WILL INCLUDE AN UNDERGROUND, AUTOMATIC IRRIGATION SYSTEM, COMPLETE WITH RAIN, WIND & FREEZE SENSOR, DESIGNED AND INSTALLED BY A TEXAS LICENSED IRRIGATOR.

ALL LAWN AREA SHALL BE SOLID BERMUDA SOD

FAIN • CUPPETT LANDSCAPE ARCHITECTS, LLC
8233 Mid Cities Blvd, Suite B
North Richland Hills, TX 76182-4781
PARKS AND OPEN SPACE PLANNING • LANDSCAPE ARCHITECTURE • IRRIGATION DESIGN

REGISTERED LANDSCAPE ARCHITECT GREGORY L. CUPPETT 2872 STATE OF TEXAS
07/20/18

THIS ELECTRONIC DRAWING FILE IS RELEASED UNDER THE AUTHORITY OF GREGORY CUPPETT, LICENSED IRRIGATOR & LANDSCAPE ARCHITECT (LICENSED IRRIGATOR NUMBER 0023539, LANDSCAPE ARCHITECT REGISTRATION NUMBER 2872) ON 07/20/18 WHO MAINTAINS THE ORIGINAL FILE. THIS ELECTRONIC DRAWING FILE MAY BE USED AS A BACKGROUND DRAWING. PURSUANT TO RULE 3.1(D)(F) OF THE RULES AND REGULATIONS OF THE TEXAS BOARD OF ARCHITECTURAL EXAMINERS AND THE RULES AND REGULATIONS OF THE TEXAS DEPARTMENT OF LICENSING AND REGULATION, THE USER OF THIS ELECTRONIC DRAWING FILE AGREES TO ASSUME ALL RESPONSIBILITY FOR ANY MODIFICATION TO OR USE OF THIS DRAWING FILE WHICH IS NOT IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE TEXAS BOARD OF ARCHITECTURAL EXAMINERS AND THE TEXAS DEPARTMENT OF LICENSING AND REGULATION. NO PERSON MAY MAKE MODIFICATIONS TO THIS ELECTRONIC DRAWING FILE WITHOUT THE IRRIGATOR/LANDSCAPE ARCHITECT'S EXPRESS WRITTEN PERMISSION.

NOTE:
- NO LANDSCAPE PLANTINGS WITHIN 18" OF PARKING LOT CURBS.
- LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR AND SHALL MAINTAIN THE LANDSCAPING FOR 90 DAYS PAST THE FINAL INSPECTION.

TEMPORARY IRRIGATION WILL BE REQUIRED TO ESTABLISH TURF IN ALL DISTURBED AREAS WITHOUT A PERMANENT IRRIGATION SYSTEM. SOD TURF IN ALL DISTURBED AREAS AS IDENTIFIED ON GRADING AND EROSION CONTROL PLANS.

CAUTION!!!
UNDERGROUND UTILITIES ARE LOCATED IN THIS AREA. 48 HOURS PRIOR TO ANY CONSTRUCTION ACTIVITIES, CONTACT LINE LOCATES FOR FRANCHISE UTILITY INFO.
CALL BEFORE YOU DIG:
TEXAS EXCAVATION SAFETY SYSTEM (TESS)
1-800-344-8377
TEXAS ONE CALL SYSTEMS
1-800-245-4545
LONE STAR NOTIFICATION CENTER
1-800-669-8344 EXT. 5
BEFORE YOU DIG...

CASE # S180801
LANDSCAPE PLAN

No.	DATE	REVISION	APPROV.

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ITALIAN KITCHEN
3138 SOUTH HIGHWAY 161, GRAND PRAIRIE, TEXAS

259148.00

07-09-2018

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July 20, 2018