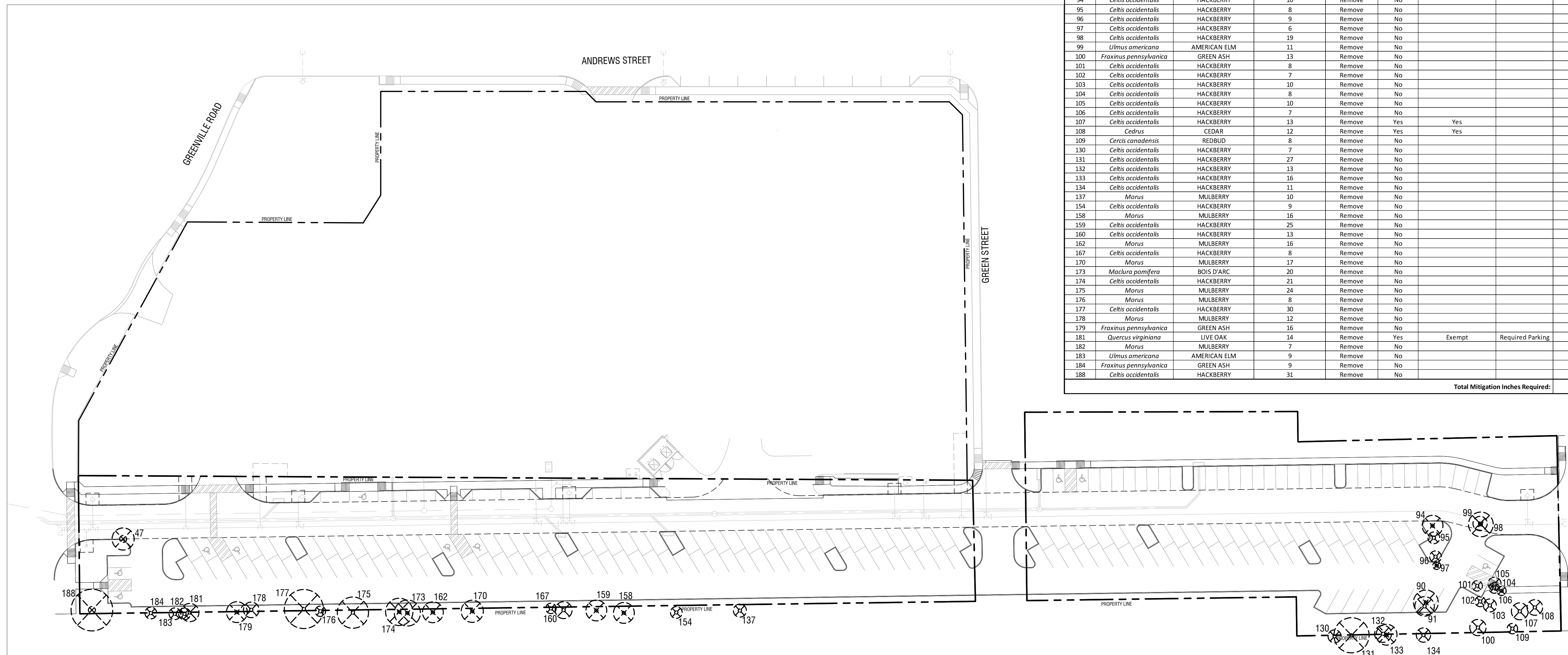
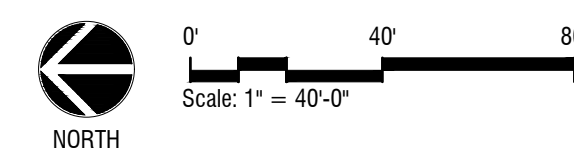


SYMBOL LEGEND:		
	EXISTING TREE TO BE REMOVED	
	EXISTING TREE TO REMAIN	TREE TO BE SAVED
	TREE PROTECTION FENCING	4' HT. PROTECTION FENCING, TO BE LOCATED AT LIMIT OF GRADING AROUND EXISTING VEGETATION



TREE No.	BOTANICAL NAME	COMMON NAME	(DBH)	STATUS	QUALITY	MITIGATION REQUIRED	EXEMPTION REASON	MITIGATION INCHES
47	<i>Catalpa bignonioides</i>	CATALPA	19	Remove	No			
90	<i>Ulmus americana</i>	AMERICAN ELM	19	Remove	No			
91	<i>Celtis occidentalis</i>	HACKBERRY	15	Remove	No			
94	<i>Celtis occidentalis</i>	HACKBERRY	16	Remove	No			
95	<i>Celtis occidentalis</i>	HACKBERRY	8	Remove	No			
96	<i>Celtis occidentalis</i>	HACKBERRY	9	Remove	No			
97	<i>Celtis occidentalis</i>	HACKBERRY	6	Remove	No			
98	<i>Celtis occidentalis</i>	HACKBERRY	19	Remove	No			
99	<i>Ulmus americana</i>	AMERICAN ELM	11	Remove	No			
100	<i>Fraxinus pennsylvanica</i>	GREEN ASH	13	Remove	No			
101	<i>Celtis occidentalis</i>	HACKBERRY	8	Remove	No			
102	<i>Celtis occidentalis</i>	HACKBERRY	7	Remove	No			
103	<i>Celtis occidentalis</i>	HACKBERRY	10	Remove	No			
104	<i>Celtis occidentalis</i>	HACKBERRY	8	Remove	No			
105	<i>Celtis occidentalis</i>	HACKBERRY	10	Remove	No			
106	<i>Celtis occidentalis</i>	HACKBERRY	7	Remove	No			
107	<i>Celtis occidentalis</i>	HACKBERRY	13	Remove	Yes	Yes		12
108	<i>Cedrus</i>	CEDAR	12	Remove	Yes	Yes		8
109	<i>Cercis canadensis</i>	REDBUD	8	Remove	No			
130	<i>Celtis occidentalis</i>	HACKBERRY	7	Remove	No			
131	<i>Celtis occidentalis</i>	HACKBERRY	27	Remove	No			
132	<i>Celtis occidentalis</i>	HACKBERRY	13	Remove	No			
133	<i>Celtis occidentalis</i>	HACKBERRY	16	Remove	No			
134	<i>Celtis occidentalis</i>	HACKBERRY	11	Remove	No			
137	<i>Morus</i>	MULBERRY	10	Remove	No			
154	<i>Celtis occidentalis</i>	HACKBERRY	9	Remove	No			
158	<i>Morus</i>	MULBERRY	16	Remove	No			
159	<i>Celtis occidentalis</i>	HACKBERRY	25	Remove	No			
160	<i>Celtis occidentalis</i>	HACKBERRY	13	Remove	No			
162	<i>Morus</i>	MULBERRY	16	Remove	No			
167	<i>Celtis occidentalis</i>	HACKBERRY	8	Remove	No			
170	<i>Morus</i>	MULBERRY	17	Remove	No			
173	<i>Maclura pomifera</i>	BOIS D'ARC	20	Remove	No			
174	<i>Celtis occidentalis</i>	HACKBERRY	21	Remove	No			
175	<i>Morus</i>	MULBERRY	24	Remove	No			
176	<i>Morus</i>	MULBERRY	8	Remove	No			
177	<i>Celtis occidentalis</i>	HACKBERRY	30	Remove	No			
178	<i>Morus</i>	MULBERRY	12	Remove	No			
179	<i>Fraxinus pennsylvanica</i>	GREEN ASH	16	Remove	No			
181	<i>Quercus virginiana</i>	LIVE OAK	14	Remove	Yes			
182	<i>Morus</i>	MULBERRY	7	Remove	No	Exempt	Required Parking	0
183	<i>Ulmus americana</i>	AMERICAN ELM	9	Remove	No			
184	<i>Fraxinus pennsylvanica</i>	GREEN ASH	9	Remove	No			
188	<i>Celtis occidentalis</i>	HACKBERRY	31	Remove	No			
Total Mitigation Inches Required:								20



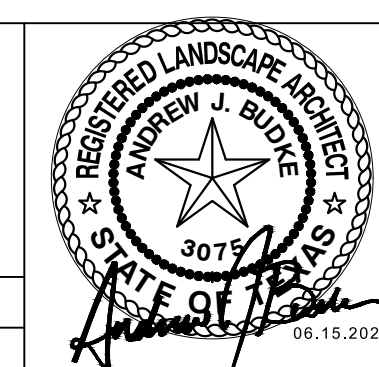
Code Planting Plan
Scale: 1" = 40'-0"

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CROSS ENGINEERING CONSULTANTS
1720 W. Virginia Street
972.562.4409
McKinney, Texas 75069
Texas P.E. Firm No. F-5935



TREE REMOVAL AND PRESERVATION PLAN
DUNGAN STREET PARKING LOT
Lot 2B, Blocks 1 Andrews Addition
William Davis Survey, Abstract No. 248
City of McKinney, Texas

Sheet No.
L1.01
Project No.
21024

TUPP'S BREWERY PARKING LOT

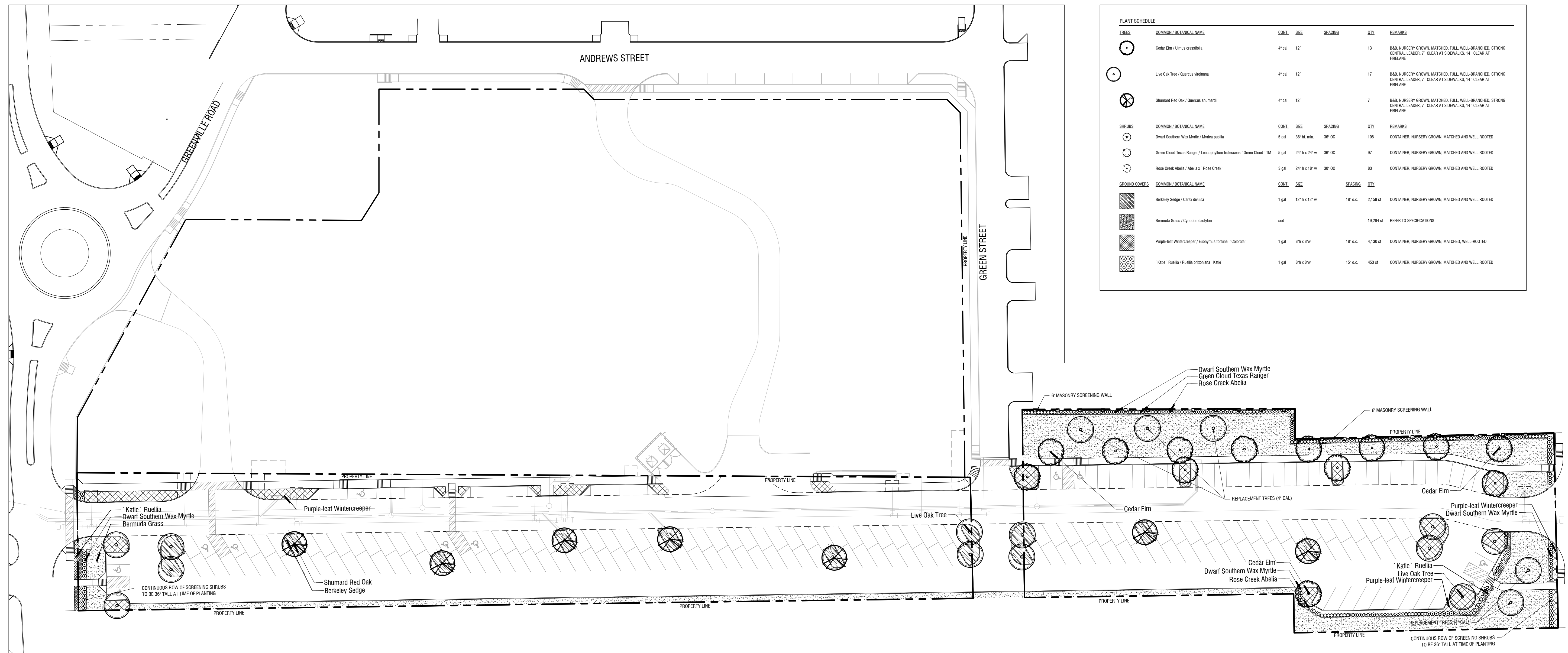
PLANTING NOTES:

- LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UNDERGROUND UTILITIES, PIPES, STRUCTURES, AND LINE RUNS IN THE FIELD PRIOR TO THE INSTALLATION OF ANY PLANT MATERIAL.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ADVISE THE LANDSCAPE ARCHITECT OF ANY CONDITION FOUND ON THE SITE WHICH PROHIBITS INSTALLATION AS SHOWN ON THESE DRAWINGS.
- ALL PLANT MATERIAL SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION AND MUST BE REPLACED WITH PLANT MATERIAL OF SAME VARIETY AND SIZE IF DAMAGED, DESTROYED, OR REMOVED.
- LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR FINE GRADING AND REMOVAL OF DEBRIS PRIOR TO PLANTING IN ALL AREAS.
- FINAL FINISH GRADING SHALL BE REVIEWED BY THE LANDSCAPE ARCHITECT. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY ADDITIONAL TOPSOIL REQUIRED TO CREATE A SMOOTH CONDITION PRIOR TO PLANTING.
- ALL PLANT QUANTITIES LISTED ARE FOR INFORMATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE FULL COVERAGE IN ALL PLANTING AREAS AS SPECIFIED IN THE PLANT SCHEDULE AND VERIFY ALL QUANTITIES.
- LANDSCAPE CONTRACTOR TO PROVIDE STEEL EDGING (REFER TO MATERIALS PAGE) BETWEEN ALL PLANTING BEDS AND LAWN AREAS.
- ALL PLANT MATERIAL SHALL CONFORM TO THE SPECIFICATIONS AND SIZES GIVEN IN THE PLANT LIST AND SHALL BE NURSERY GROWN IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK. LATEST EDITION AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS. ANY PLANT SUBSTITUTION SHALL BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO PURCHASE.
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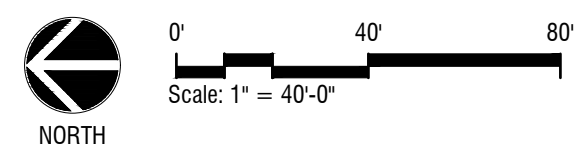
IRRIGATION NOTES:

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Code Calculations Chart		
Site Data	Acres	SF
Total Site Area	2.95	128,449
Surface Parking Spaces	197	
Parking Lot Trees	Required	Provided
End Islands	15	15
Each parking space 60' max from tree	Yes	Yes
Mitigation Tree Requirements	Required	Provided
Mitigation Inches Required	20	20



TREES	COMMON / BOTANICAL NAME	CONT.	SIZE	SPACING	QTY	REMARKS
●	Cedar Elm / Ulmus crassifolia	4"	12'		13	B&B NURSERY GROWN, MATCHED, FULL, WELL-BRANCHED, STRONG CENTRAL LEADER, 7' CLEAR AT SIDEWALKS, 14' CLEAR AT FIRELANE
●	Live Oak Tree / Quercus virginiana	4"	12'		17	B&B NURSERY GROWN, MATCHED, FULL, WELL-BRANCHED, STRONG CENTRAL LEADER, 7' CLEAR AT SIDEWALKS, 14' CLEAR AT FIRELANE
⊗	Shumard Red Oak / Quercus shumardii	4"	12'		7	B&B NURSERY GROWN, MATCHED, FULL, WELL-BRANCHED, STRONG CENTRAL LEADER, 7' CLEAR AT SIDEWALKS, 14' CLEAR AT FIRELANE
SHRUBS	COMMON / BOTANICAL NAME	CONT.	SIZE	SPACING	QTY	REMARKS
○	Dwarf Southern Wax Myrtle / Myrica pauciflora	5 gal	30" ht. min.	30" OC	108	CONTAINER, NURSERY GROWN, MATCHED AND WELL ROOTED
○	Green Cloud Texas Ranger / Leucophyllum frutescens 'Green Cloud'™	5 gal	24" h x 24" w	30" OC	97	CONTAINER, NURSERY GROWN, MATCHED AND WELL ROOTED
○	Rose Creek Abelia / Abelia x Rose Creek	3 gal	24" h x 18" w	30" OC	83	CONTAINER, NURSERY GROWN, MATCHED AND WELL ROOTED
GROUND COVERS	COMMON / BOTANICAL NAME	CONT.	SIZE	SPACING	QTY	REMARKS
▨	Berkeley Sedge / Carex diandra	1 gal	12" h x 12" w	18" o.c.	2,150 sf	CONTAINER, NURSERY GROWN, MATCHED AND WELL ROOTED
▨	Bermuda Grass / Cynodon dactylon	seed			19,254 sf	REFER TO SPECIFICATIONS
▨	Purple-leaf Wintercreeper / Eonymus fortunei 'Colorata'	1 gal	8" h x 8" w	18" o.c.	4,130 sf	CONTAINER, NURSERY GROWN, MATCHED, WELL-ROOTED
▨	'Katie' Ruella / Ruella brittoniana 'Katie'	1 gal	8" h x 8" w	15" o.c.	453 sf	CONTAINER, NURSERY GROWN, MATCHED AND WELL ROOTED



Code Planting Plan

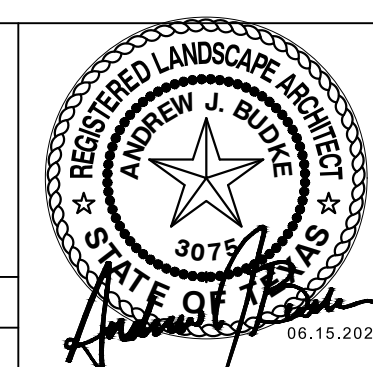
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CODE PLANTING PLAN
DUNGAN STREET PARKING LOT
 Lot 2B, Blocks 1 Andrews Addition
 William Davis Survey, Abstract No. 248
 City of McKinney, Texas

Sheet No.
L1.02
 Project No.
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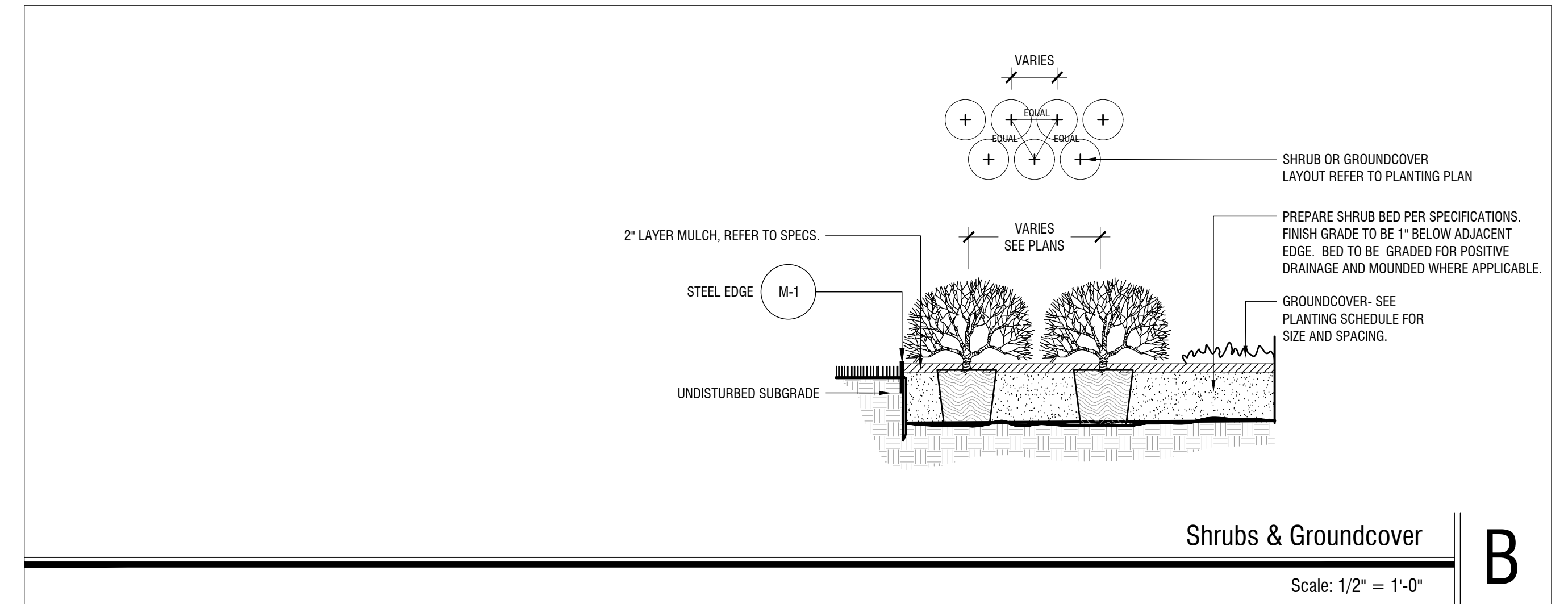
TUPP'S BREWERY PARKING LOT

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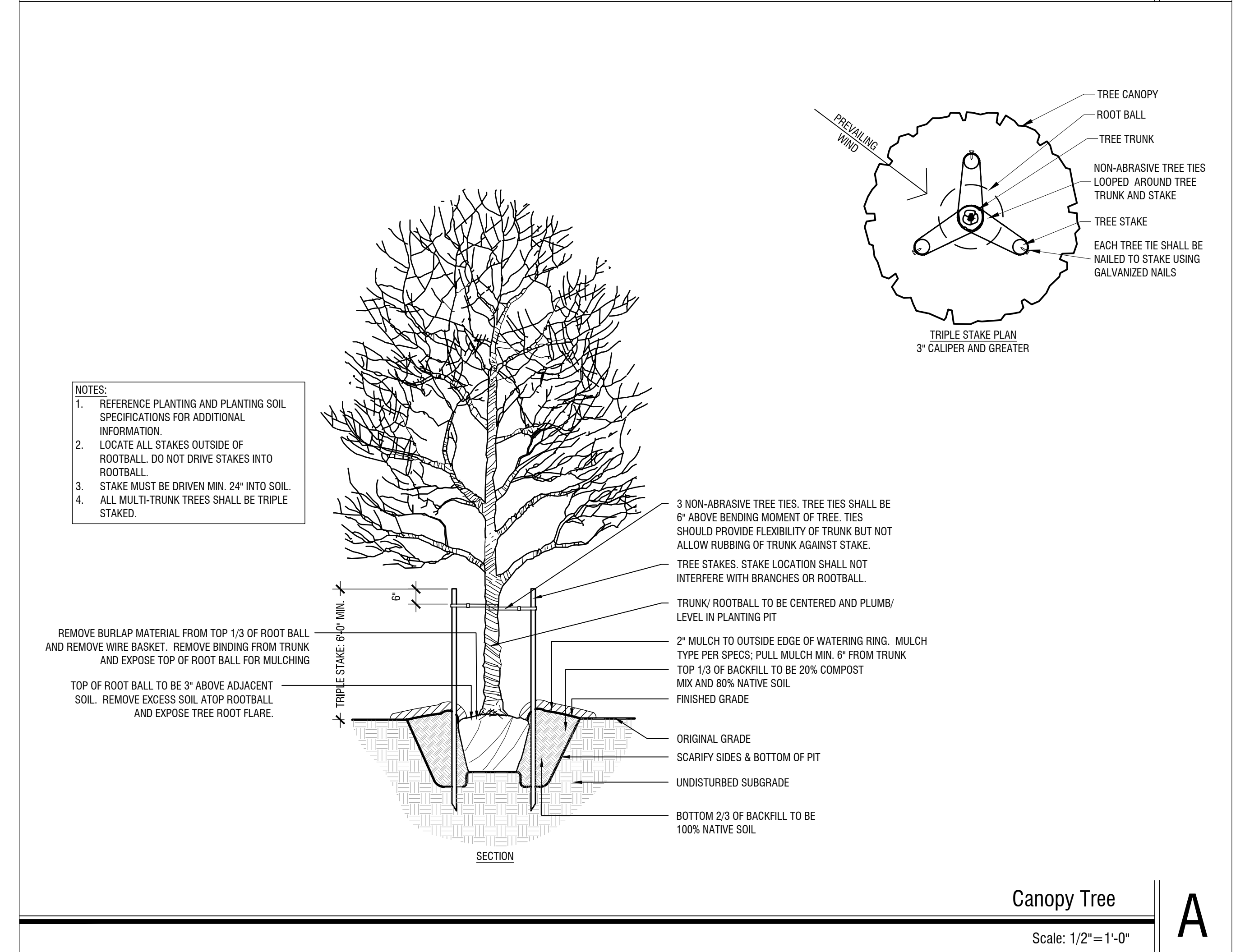
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Shrubs & Groundcover

Scale: 1/2" = 1'-0"

B



Canopy Tree

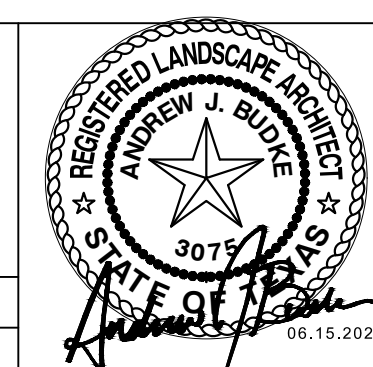
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PLANTING NOTES AND DETAILS
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