

TREE LEGEND

Canopy Trees

- LO Live Oak
- TA Texas Ash
- CO Chingquapin Oak
- SO Shumard Oak

Ornamental Trees

- CM Crapemyrtle

PLANT LIST

CANOPY TREES				
2	TA	Texas Ash	Fraxinus texensis	4" cal. 12' ht. x 6' spread
5	LO	Live Oak	Quercus virginiana	4" cal. 12' ht. x 6' spread
2	SO	Shumard Oak	Quercus shumardi	4" cal. 12' ht. x 6' spread
3	CO	Chingquapin Oak	Quercus muhlenbergii	4" cal. 12' ht. x 6' spread
ORNAMENTAL TREES				
5	CM	Crape Myrtle	Lagerstroemia indica 'Bathams Pink'	30 gal. 2" cal. min., 8' ht. x 4' spread, multi-trunk
SHRUBS				
17	DB	Dwarf Burford Holly	Ilex cornuta 'Burfordi Nana'	5 gal. 36" oc
GRASSES				
		Common Bermudagrass	Cynodon dactylon	Solid Sod

LANDSCAPE NOTES

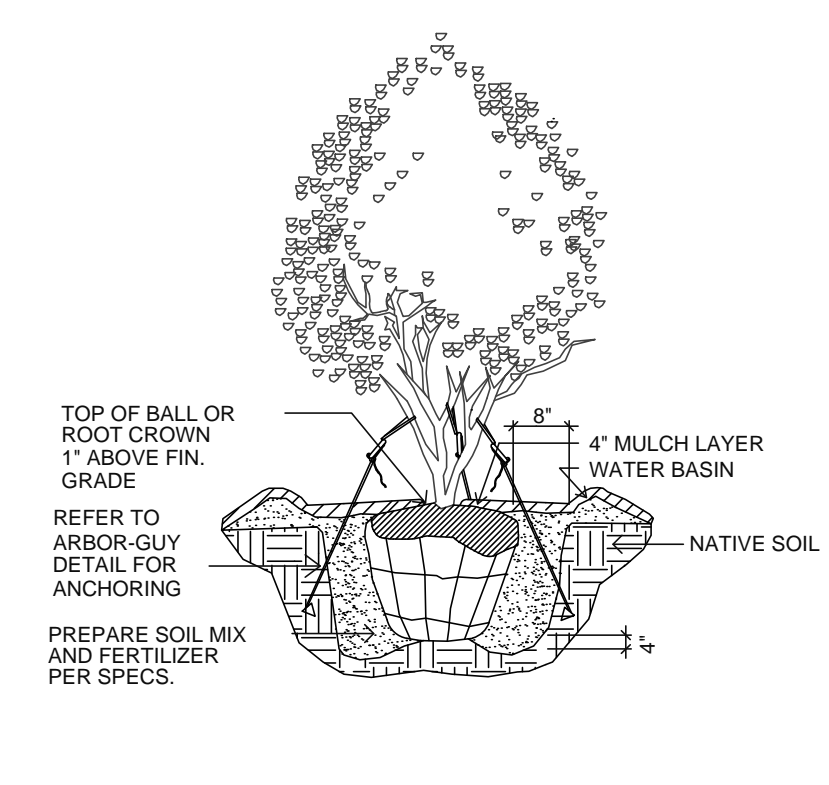
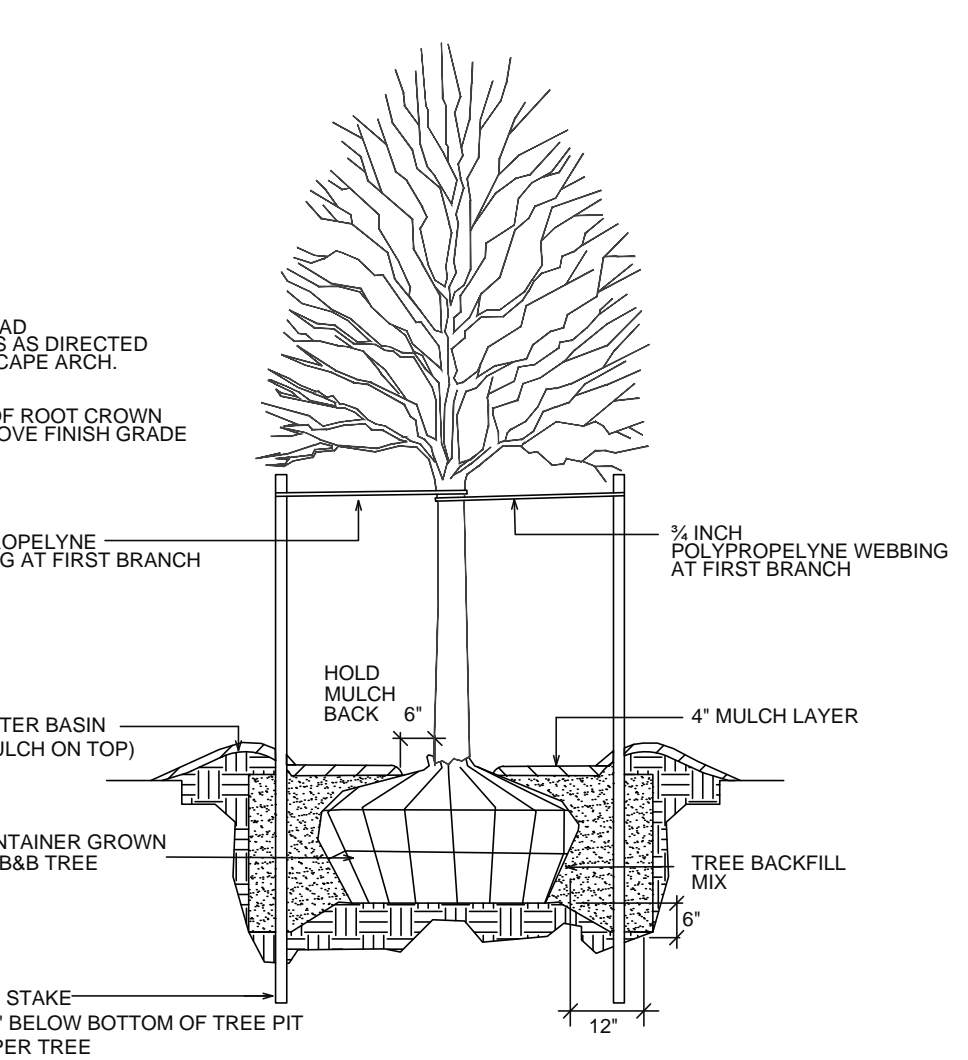
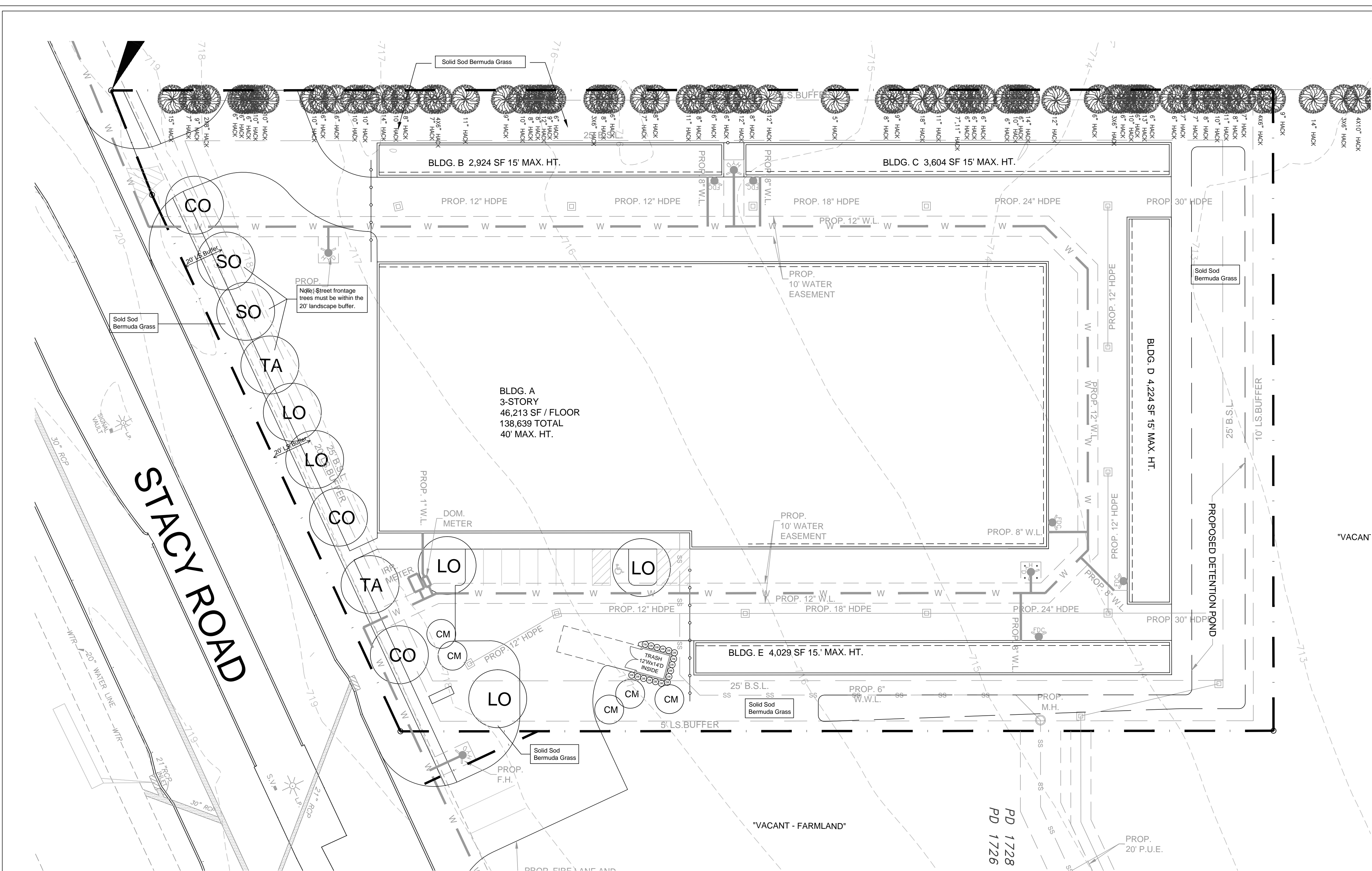
- All landscaped areas shall be watered by an underground automatic irrigation system with rain and freeze sensors and evapotranspiration (ET) weather based controller and shall be designed and installed by a qualified licensed irrigator. System shall comply with the City of McKinney's water conservation ordinance.
- Backfill all planting pits using a 1:1 mix of parent soil from planting pit (void of rocks or other debris) and an approved planting mix composed of minimum 75% composted amendments.
- Install 3" layer of shredded hardwood mulch to all tree planting rings.
- Shredded hardwood mulch must contain long strands along with double shred finer material obtained from a local source.
- Install 2 inches of clean topsoil in all areas of the site disturbed by grading and construction operations. Topsoil shall be free from sticks, debris and rocks larger than 2 inches in diameter and have an organic matter level of 3 percent minimum and a pH range between 5.5 and 7.4 percent. Provide soil test analysis from a soil test laboratory showing soil makeup and organic percentage.
- All landscape areas shall be protected by a monolithic curb or wheel stops and remain free of trash, litter, and car bumper overhangs.

LANDSCAPE CALCULATIONS

Total Site Area = 3.6961 ac. (161,002 s.f.)

	Required	Provided
Total Site Area Landscaped	10% = 16,100 s.f.	25% = 40,217 s.f.
Total Street Yard Area = 8,762 s.f.	15% = 1,314 s.f.	77% = 6,772 s.f.
Street Frontage Canopy Trees	351 l.f. / 40' = 9 trees	9 trees
Total Parking Spaces - 7		

NOTE:
The Contractor shall verify water restrictions within the City of McKinney at time of planting. Should water restrictions not allow hydromulch, hydroseeding, or sprigging (Stage 3 and Stage 4 water restrictions) an approved alternative for grassing shall be installed.

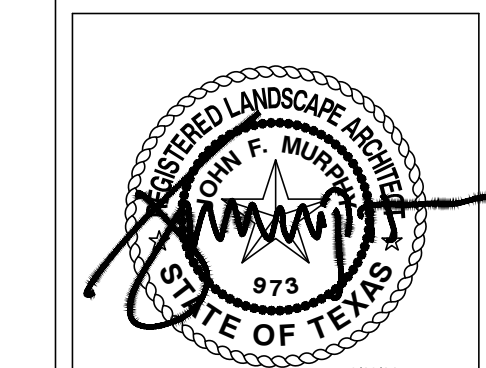


App.	Revisions	Date	No.

No.	Date	Revisions

PUBLIC STORAGE
Stacy Road & SH 121 McKinney, Texas

LANDSCAPE PLAN



Project No.: 14015
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