



PROPERTY N/F  
 PRIZE  
 GILBERT J. & MAE ROSE  
 BK. 2223, PG. 1288  
 ZONED: C-3 "HIGHWAY COMMERCIAL"  
 CITY OF O'FALLON

PROPERTY N/F  
 SWINGER  
 DAVID R. & BETTY JO  
 BK. 1633, PG. 1810  
 ZONED: R1E "SINGLE FAMILY RESIDENTIAL"  
 ST. CHARLES COUNTY

PROPERTY N/F  
 SFS PARTNERS  
 BK. 2002, PG. 446  
 ZONED: UNZONED  
 CITY OF O'FALLON

PROPERTY N/F  
 MOONEY  
 JOHN R.  
 BK. 2123, PG. 995  
 ZONED: R1E "SINGLE FAMILY RESIDENTIAL"  
 ST. CHARLES COUNTY

PROPERTY N/F  
 ZEIGER  
 CHARLES E. & CAROLYN S.  
 BK. 2260, PG. 508  
 ZONED: C-2 "GENERAL BUSINESS"  
 CITY OF O'FALLON

LANDSCAPE NOTE:  
 All existing trees to remain unless noted.  
 All existing lawn areas to be restored.

NOTE: ALL STORED ITEMS ON LOT TO BE REMOVED FROM SITE OR MOVED TO AN ENCLOSED LOCATION.

EXISTING GRAVEL APPROACH TO BE IMPROVED. USE AS WASH-OFF PAD DURING CONSTRUCTION OPERATIONS. AN ADDITIONAL 20'x40' - 2" OF 2" CLEAN AS DIRECTED BY THE CITY.

LANDSCAPE LEGEND AND KEY

- Existing Tree As Noted To Remain
- DECIDUOUS TREE - PIN OAK (*Quercus palustris*). 2-1/2" Caliper. Locations as indicated. Provide 3' Diameter Planting Bed, top with 4" shredded mulch.
- EVERGREEN TREE - "WHITE PINE" 6' High (*Pinus strobus*). Landscaping beam with 4" shredded mulch bed.
- DECIDUOUS FLOWERING TREE - Bradford Pear (*Pyrus calleryana* "Bradford"). 2" Caliper. Locations as indicated. Provide 3' Diameter Planting Bed, top with 4" shredded mulch.
- FLOWERING DECIDUOUS SHRUB - "BURNING BUSH" (*Euonymus alata*). 24" min. height. Locations as indicated, on raised landscape beam with 4" shredded mulch bed. (2 Total Count)
- EVERGREEN SHRUB - "BROWN'S GLOBE YEWS" (*Taxus x media* "Brownii"). 18" min. height. Locations as indicated, on raised landscape beam with 4" shredded mulch bed. (11 Total Count)

GENERAL LANDSCAPING NOTES

1. All landscape work shall be done in accordance with the Nurseryman's Standards and recommendations.
2. Provide finish grade for all areas disturbed by construction. All areas disturbed shall be seeded w/ turf-type fescue lawn grass.
3. Provide topsoil fill and finish grade for all planting areas including planting beams as indicated.
4. All finish grades shall be maintained from erosion. Provide adequate drainage of all graded areas including beams as indicated.
5. Landscaping shall not block vehicle access visibility. Final location of all landscape stock shall be approved by the owner.
6. Plant materials and design shown indicates design intent for bidding only. Landscape contractor to provide final landscape design drawings indicating actual plant materials for owner's final review and approval.
7. All landscape work shall be provided and maintained in healthy condition until owner's acceptance.

TREE PRESERVATION CALCULATIONS

EXISTING TREES ON SITE - 13  
 TREES TO BE REMOVED - 1  
 TREES TO REMAIN - 12  
 PERCENT PRESERVED: 92.3%  
 PERCENT REMOVED: 7.7%

BUFFER STRIP CALCULATIONS

A 20' WIDE BUFFER STRIP WITH A 6' HIGH VINYL FENCE IS REQUIRED ALONG THE NORTH PROPERTY LINE.

LANDSCAPE REQUIREMENTS:  
 2 PLANT UNITS PER 100 FEET  
 1 PLANT UNITS = 30 POINTS  
 6' HIGH VINYL FENCE  
 LANDSCAPE CALCULATIONS:  
 REQUIRED POINTS = (306.15 FT./100 FT.)(30 POINTS/UNITS)(2 UNITS) = 184 POINTS

PROPOSED POINTS:  
 EX. 40' DECIDUOUS: (40 IN)(5 PTS./IN) = 200 POINTS  
 EX. 30' DECIDUOUS: (36 IN)(5 PTS./IN) = 180 POINTS  
 EX. 10' DECIDUOUS: (16 IN)(5 PTS./IN) = 80 POINTS  
 13 PROPOSED WHITE PINE (6' HIGH): (13 TREES)(10 PTS./TREE) = 130 POINTS  
 TOTAL POINTS = 590