

Apr 15, 2021 - 8:30am Plotted By: Kinosh Butler VA 026800-panda-express-master 2018 026800-18-hamilton-sha 04-026800-18-SHVS-LASC.dwg Layout: Landscape Plan



GENERAL LANDSCAPE NOTES

- The Contractor shall verify and coordinate all final grades with the Landscape Architect and or design team prior to completion.
- Location and placement of all plant material shall be coordinated with the Landscape Architect prior to installation.
- Location of all utilities are approximate, the Contractor shall field verify locations prior to commencement of construction operations.
- Refer to Civil Drawings for all grading and berming, erosion control, storm drainage, utilities and site layout.
- The Contractor shall arrange and conduct a pre-construction meeting onsite with Landscape Architect prior to work.
- Plant quantities are for information only, drawing shall prevail if conflict occurs. Contractor is responsible for calculating own quantities and bid accordingly.
- The Contractor is to notify Landscape Architect after staking is complete and before plant pits are excavated.
- Tree locations in areas adjacent to drives, walks, walls and light fixtures may be field adjusted as approved by Landscape Architect.
- The Contractor shall report subsurface soil or drainage problems to the Landscape Architect.
- The plan is subject to changes based on plant size and material availability. All changes or substitutions must be approved by the City of Hamilton, Ohio and the Landscape Architect.
- Aluminum landscape edging to be used on all landscape beds adjoining turf areas as noted on landscape plans.
- Landscape Contractor shall be responsible for watering all plant material until the time that a permanent water source is ready.
- The Contractor shall show proof of procurement, sources, quantities, and varieties for all shrubs, perennials, ornamental grasses, and annuals within 21 days following the award of the contract.
- Contractor shall provide full maintenance for newly landscaped areas for a period of 30 days after the date of final acceptance. At the end of the maintenance period, a healthy, well-rooted, even-colored, viable turf and landscaped area must be established. The landscaped areas shall be free of weeds, open joints, bare areas, and surface irregularities.
- Landscape Contractor shall provide rock mulch sample to owner for approval.

GENERAL IRRIGATION NOTES

- Irrigation plan to be provided to Owner and Landscape Architect before construction.
- Irrigation plan to not interfere with any proposed improvements shown.
 - Irrigation system design to be based on available psi. Minimum operating pressure for spray heads shall be 30 psi and minimum operating pressure for drip zones shall be 40 psi.
 - The contractor shall be responsible for providing uninterrupted, 110 v electrical service to the controller and for all hook-ups. All exposed low voltage wire shall be enclosed in a conduit.
 - Place valve boxes 12" minimum from and parallel to curbs and walks, grouped valves to be equally spaced.
 - Install all mainlines to 1% minimum slope to drain valves located at low points of main system.
 - Irrigation controller and rain sensor shall be located in owner approved locations.

SITE DATA

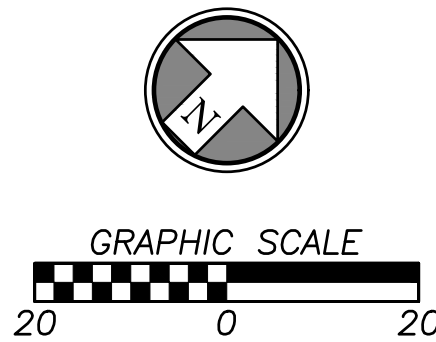
	Quantity	Required	Provided
Lot Area	53,379		
Open Space Req			
1 tree / 5,000 SF of lot		10.68	12
3 shrubs / tree		32.03	51
6 perennials / tree		64.06	77

PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	CONT	CAL
	3	Acer x freemanii 'Armstrong' / Armstrong Freeman Maple FOR PLANTING SPECIFICATIONS SEE DETAIL 801 & 802, SHEET L2.0	B & B	2.5" cal
	3	Prunus cerasifera 'Crimpoint' / Crimson Pointe Plum FOR PLANTING SPECIFICATIONS SEE DETAIL 801 & 802, SHEET L2.0	B & B	2.5" cal
	6	Quercus x warei 'Regal Prince' / Regal Prince Oak FOR PLANTING SPECIFICATIONS SEE DETAIL 801 & 802, SHEET L2.0	B & B	2.5" cal
SHRUBS	QTY	BOTANICAL / COMMON NAME	CONT	HEIGHT
	5	Ilex verticillata 'Male' / Male Winterberry FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	22	Ilex verticillata 'Winter Red' / Winter Red Holly FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	24	Juniperus chinensis 'Sea Green' / Sea Green Juniper FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	26	Juniperus virginiana 'Skyrocket' / Skyrocket Juniper FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	7'
PERENNIALS	QTY	BOTANICAL / COMMON NAME	CONT	HEIGHT
	24	Baptisia x 'Purple Smoke' / Purple Smoke Wild Indigo FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	12"-18" H
	66	Hemerocallis x 'Little Business' / Little Business Daylily FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	1 gal	6" - 12" Ht.
GROUND COVERS	QTY	BOTANICAL / COMMON NAME	CONT	
	600 sf	Festuca arundinacea 'Watersaver Blend' / Watersaving Blend of Tall Fescue Seeding Rate: 10-12 lbs/1,000 sf. Seed Mix 5% Kelly Bluegrass 95% - 3 species Turf Fescue (Covenant II, Avenger, Garrison) PLACE ALUMINUM LANDSCAPE EDGING, OR APPROVED EQUAL, WHERE PLANTING BEDS ADJOIN TURF AREAS, SEE DETAIL 805, SHEET L2.0	seed	
	13,094 sf	Festuca arundinacea 'Watersaver Blend' / Watersaving Blend of Tall Fescue PLACE LANDSCAPE EDGING WHERE GRASS ADJOINS PLANTING BEDS, SEE DETAIL 805 SHEET L1.2	sod	

MULCH SCHEDULE

	ROCK MULCH Buffalo River Rock or Approved Equal. 1" -3" Rock Size. 3" Depth.	2,093 sf
--	--	----------



LEGEND

	980	PROPOSED FINISH GRADE MAJOR CONTOUR
	982	PROPOSED FINISH GRADE MINOR CONTOUR
	980	EXISTING GRADE MAJOR CONTOUR
	982	EXISTING GRADE MINOR CONTOUR
	110	PROPOSED STORM SEWER LINE
	RD	PROPOSED ROOF LINE DRAIN
	IL	PROPERTY LINE
	R/W	RIGHT-OF-WAY LINE



PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

All ideas, designs, arrangement and plans indicated or represented by this drawing are the property of Panda Express Inc. and were created for use on this specific project. None of these ideas, designs, arrangements or plans may be used by or disclosed to any person, firm, or corporation without the written permission of Panda Express Inc.

REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193

PANDA STORE #: -

ARCH PROJECT #: 20044.021



8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

LANDSCAPE PLAN

L1.0

TRUE WARM & WELCOME 2300 R5

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
BHC RHODES is a trademark of Brungardt Honanich & Company, P.A.