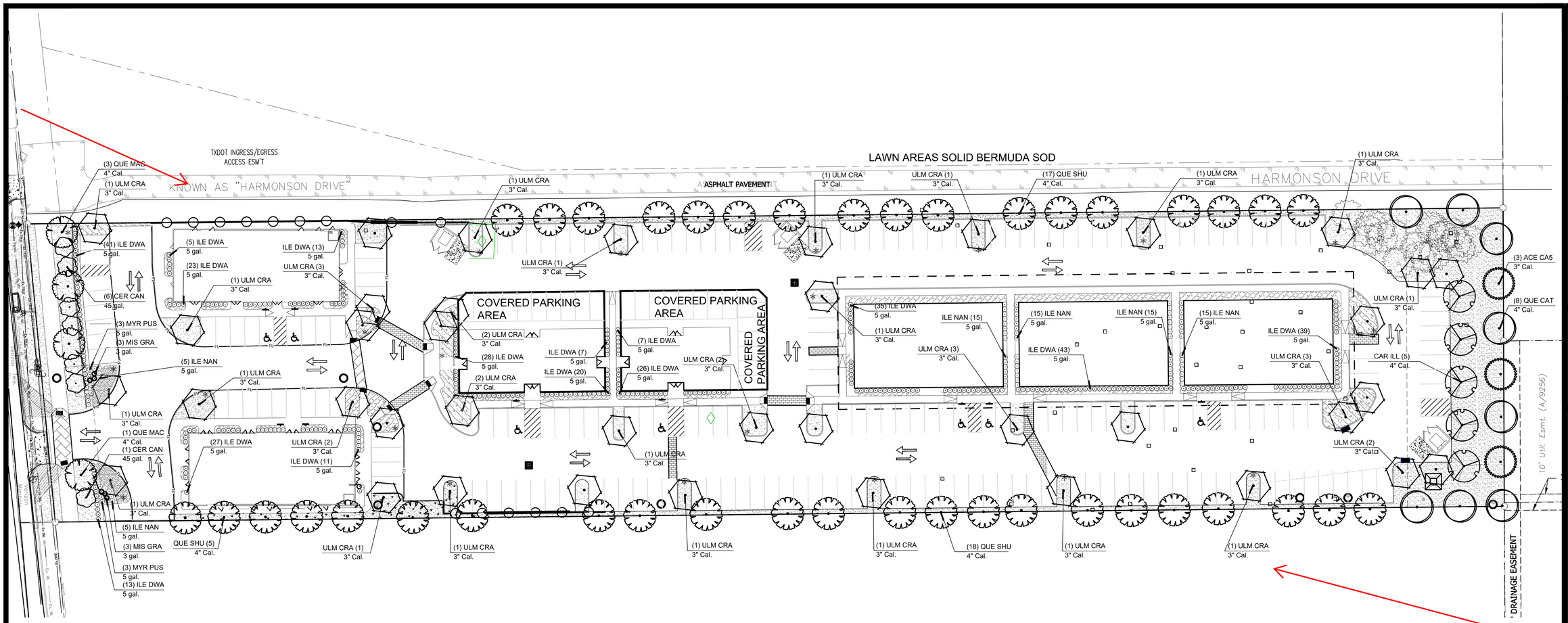

PLANTING NOTES:

1. PLANT SIZE, TYPE, AND CONDITION SUBJECT TO APPROVAL OF OWNER'S REPRESENTATIVE.
2. ALL PLANT MATERIAL TO BE NURSERY GROWN STOCK.
3. CONTRACTOR RESPONSIBLE FOR MAINTENANCE OF ALL PLANT MATERIAL UNTIL PROJECT ACCEPTANCE.
4. ALL CONTAINER GROWN PLANTS TO HAVE FULL, VIGOROUS ROOT SYSTEM, COMPLETELY ENCOMPASSING CONTAINER.
5. ALL PLANTS WELL ROUNDED AND FULLY BRANCHED. ALL TREES WITH SPREAD 2/3 OF HEIGHT.
6. CONTRACTOR TO PROVIDE OWNER WITH PREFERRED MAINTENANCE SCHEDULE OF ALL PLANTS AND LAWNS.
7. MAINTAIN/PROTECT VISIBILITY TRIANGLE WITH PLANT MATERIAL PER CITY STANDARDS AT ALL ENTRANCES TO SITE.
8. PREP ENTIRE WIDTH OF ALL DEFINED PLANTING BEDS WITH MIX AS OUTLINED IN SPECS. WHERE SHRUBS ARE LOCATED ALONG CURB, SET SHRUBS BACK FROM CURB 3 FT.
9. SEE DETAIL SHEET L-8 FOR PLANTING DETAILS.
10. CONTRACTOR RESPONSIBLE FOR LOCATION OF ALL UTILITIES, INCLUDING BUT NOT LIMITED TO TELEPHONE, TELECABLE, ELECTRIC, GAS, WATER AND SEWER. ANY DAMAGE TO UTILITIES TO BE REPAIRED BY CONTRACTOR AT NO COST TO OWNER.
11. EXISTING TREES ARE SHOWN TO REMAIN. CONTRACTOR SHALL PRUNE WITH APPROVAL OF OWNER AND CITY ARBORIST. WORK TO INCLUDE REMOVAL OF ALL SUCKER GROWTH; DEAD AND DISEASED BRANCHES AND LIMBS; VINES, BRIARS AND OTHER INVASIVE GROWTH; AND ALL INTERFERING BRANCHES, AS WELL AS BRANCHES THAT OBSTRUCT SIGN VISIBILITY. MAKE ALL CUTS FLUSH TO REMAINING LIMB. RETAIN NATURAL SHAPE OF PLANT. ALL WORK SUBJECT TO APPROVAL OF OWNER'S REPRESENTATIVE.
12. QUANTITIES ARE PROVIDED AS A COURTESY AND NOT INTENDED FOR BID PURPOSES. CONTRACTOR TO VERIFY PRIOR TO PRICING.
13. INSTALL EDGING BETWEEN LAWN AND PLANTING BEDS. REFER TO SPECIFICATIONS. FILE ALL CORNERS SMOOTH.
14. INSTALL CURLEX BLANKET (OR EQUAL) PER MANUFACTURES INSTRUCTIONS ON ALL GROUNDCOVER/SHRUB BEDS WITH A SLOPE OF 4;1 OR GREATER.
15. AT TIME OF PLAN PREPARATION, SEASONAL PLANT AVAILABILITY CANNOT BE DETERMINED. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO SECURE AND RESERVE ALL B&B PLANTS WHEN AVAILABLE IN CASE ACTUAL INSTALLATION OCCURS DURING THE OFF-SEASON. PURCHASE AND HOLD B&B PLANTS FOR LATE SEASON INSTALLATION.
16. BERM ALL PARKING LOT ISLANDS AS SHOWN ON ENCLOSED DETAIL SHEET. (BERMS MAY NOT BE SHOWN ON GRADING PLAN.)
17. PRIOR TO TREE PLANTING, CONTRACTOR SHALL STAKE TREE LOCATIONS FOR APPROVAL BY OWNER.
18. FOUNDATION PLANTINGTS TO BE PLACED A MIN OF 5' IN WIDTH AROUND THE FRONT AND SIDES OF BUILDINGS PER UDC SEC 4.15(4). POTS WITH AUTOMATIC IRRIGATION MAY BE USED IN LIEU OF 5' FOUNDATION PLANTING IN THE FRONT OF BUILDING OR SIDES.
19. FOLLOW THE APPROVED SITE PLAN (C1) FOR PHASE TO PLANT LANDSCAPING WITHIN.

CITY OF KELLER LANDSCAPE ORDINANCE COMPLIANCE:

LANDSCAPING CRITERIA	LANDSCAPING REQUIRED	LANDSCAPING PROVIDED
BUFFER AT STREET FRONTAGE (30') (WEST)	30' BUFFER	30' BUFFER
TREES AT STREET FRONTAGE (1 CANOPY (4" CAL)/50 LF) (WEST)	(186'/50) = (4) TREES	4 TREES (4" CAL)
ORNAMENTAL TREES AT STREET FRONTAGE (2/50 LF) (WEST)	(186/50)*2 = (7) ORNAMENTALS	7 ORNAMENTALS (3" CAL) AT CITY'S REQ.
LANDSCAPED ISLANDS IN PARKING LOTS (15% OF PARKING LOT)	94,058 SF PARKING 94,058 X .15 = 14,109 SF	14,642 SF (15.6%)
BUFFER ADJ. TO RESIDENTIAL (30') (N/A)	(N/A)	(N/A)
TREES REQUIRED IN BUFFER YARD (1 PER 30 FT) (N/A)	(N/A)	(N/A)
PARKING LOT TREES -1 TREE (3" CAL) PER ISLAND (8'x18') -2 TREES (3" CAL) PER ISLAND (GREATER THAN 8'x18')	39 TREES (3" CAL)	39 TREES (3" CAL)
TREE MITIGATION (SEE SHEET L-3)		53 ADDITIONAL TREES (4" CAL)

BEFORE YOU DIG TEXAS 811

NOTE:
NO LANDSCAPE PLANTINGS WITHIN 18" OF PARKING LOT CURBS.

PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	HEIGHT	SPACING	QTY	REMARKS
TREES								
	ACE CA5	Acer saccharum `Caddo` Single Straight Trunk (required buffer trees)	Caddo Maple	3" Cal.	12` Height Min	As Shown	3	Single Straight Trunk
	CAR ILL	Carya illinoinensis Single Straight Trunk, Native (additional mitigation trees)	Pecan	4" Cal.	12` Height Min	As Shown	5	Single Straight Trunk, Native
	CER CAN	Cercis canadensis Single Straight Trunk, Native	Eastern Redbud	45 gal.	8`-10` Ht.	As Shown	7	Single Straight Trunk, Native
	QUE MAC	Quercus macrocarpa Single Straight Trunk, Native (required street trees)	Burr Oak	4" Cal.	12` Height Min	As Shown	4	Single Straight Trunk, Native
	QUE SHU	Quercus shumardii Siingle Straight Trunk, Native (additional mitigation trees)	Shumard Red Oak	4" Cal.	12` Height Min	As Shown	40	Siingle Straight Trunk, Native
	QUE CAT	Quercus virginiana `Cathedral` Single Straight Trunk, Native (additional mitigation trees)	Cathedral Live Oak	4" Cal.	12` Height Min	As Shown	8	Single Straight Trunk, Native
	ULM CRA	Ulmus crassifolia Single Straight Trunk, Native (required parking lot trees)	Cedar Elm	3" Cal.	12` Height Min	As Shown	39	Single Straight Trunk, Native
SHRUBS								
	ILE DWA	Ilex cornuta `Dwarf Burford`	Dwarf Burford Holly	5 gal.	18"-24"	36" O.C.	338	
	ILE NAN	Ilex vomitoria `Nana`	Dwarf Yaupon	5 gal.	18"-24"	36" O.C.	70	
	MIS GRA	Miscanthus sinensis `Gracillimus`	Maiden Grass	3 gal.	18"-24"		6	
	MYR PUS	Myrica pusilla	Dwarf Southern Wax Myrtle	5 gal.	18"-24"	36" O.C.	6	

SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	HEIGHT	SPACING	SPACING	QTY	REMARKS
GROUND COVERS									
	CYN DAC	Cynodon dactylon	Bermuda Grass	---	Hydromulch			20,561 sf	
	LIR MUS	Liriope muscari	Lily Turf	4" pots		12" O.C.	12" o.c.	1,948	
	NAS PON	Nassella tenuissima `Pony Tails`	Mexican Feathergrass	4"	Pot	18" O.C.	18" o.c.	218	
	TRA ASI	Trachelospermum asiaticum	Asian Jasmine	4" pots		12" O.C.	12" o.c.	809	

0 30 60 90
SCALE: 1" = 30'-0"

LANDSCAPE PLAN

Date JUL 17, 2025
Drawn By GAC
Checked By GAC
Revisions
DEC 18, 2025
JAN 08, 2026

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MAIN STREET SUITES
950 N. MAIN STREET
KELLER, TEXAS

Sheet No.
L-5
OF 8

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