

GENERAL LANDSCAPE PLANTING NOTES

- PLANTING MATERIALS
- NAMES OF PLANTS AS DESCRIBED ON THIS PLAN CONFORM TO THOSE GIVEN IN "STANDARDIZED PLANT NAMES", 1942 EDITION PREPARED BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURAL NOMENCLATURE. NAMES OF PLANT VARIETIES NOT INCLUDED THEREIN CONFORM TO NAMES GENERALLY ACCEPTED IN NURSERY TRADE.
 - STANDARDS FOR NEW PLANT MATERIAL SHALL BE IN ACCORDANCE WITH THE "FLORIDA GRADES AND STANDARDS FOR NURSERY PLANTS 2015", PUBLISHED BY FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. ALL PLANTS MUST MEET FLORIDA GRADE OR BETTER. PLANT MATERIAL SHALL HAVE NORMAL HABIT OF GROWTH AND BE HEALTHY, VIGOROUS, AND FREE FROM DISEASES AND INSECT INFESTATION.
 - NEW PLANT MATERIAL SHALL BE NURSERY GROWN UNLESS SPECIFIED OTHERWISE. ALL PLANTS SHALL BE SET PLUMB AND SHALL BEAR THE SAME RELATIONSHIP TO FINISHED GRADE AS THE PLANTS' ORIGINAL GRADE BEFORE DIGGING. PLANT MATERIAL OF THE SAME SPECIES AND SPECIES OF THE SAME SIZE SHALL BE PLANTED IN THE SAME MANNER AND HABIT. THE LANDSCAPE ARCHITECT HAS THE RIGHT TO REJECT PLANT MATERIAL THAT DOES NOT CONFORM TO THE TYPICAL OR SPECIFIED HABIT OF THAT SPECIES.
 - THE CONTRACTOR SHALL NOT MAKE SUBSTITUTIONS. IF THE SPECIFIED LANDSCAPE MATERIAL IS NOT OBTAINABLE, THE CONTRACTOR SHALL SUBMIT PROOF OF NON-AVAILABILITY TO THE LANDSCAPE ARCHITECT AND OWNER TOGETHER WITH A WRITTEN PROPOSAL FOR USE OF AN EQUIVALENT MATERIAL.
 - THE LANDSCAPE ARCHITECT MAY REVIEW PLANT MATERIALS AT THE SITE, BEFORE PLANTING, FOR COMPLIANCE WITH REQUIREMENTS FOR GENUS, SPECIES, VARIETY, SIZE, AND QUALITY. THE LANDSCAPE ARCHITECT RETAINS THE RIGHT TO FURTHER REVIEW PLANT MATERIALS FOR SIZE AND CONDITION OF BALLS AND ROOT SYSTEM, INSECTS, INJURIES, AND LATENT DEFECTS, AND TO REJECT UNSATISFACTORY OR DEFECTIVE MATERIAL AT ANY TIME DURING PROGRESS OF WORK. THE CONTRACTOR SHALL REMOVE REJECTED PLANT MATERIALS IMMEDIATELY FROM PROJECT SITE AS DIRECTED BY THE LANDSCAPE ARCHITECT OR OWNER.
 - ALL PLANTS MUST MEET FLORIDA GRADE NO.1 OR BETTER AND SELECTED FROM THE FLORIDA FRIENDLY LANDSCAPE GUIDE AND THE INSTALLATION MUST FOLLOW THE FFL GUIDELINES AND BMPs.

DELIVERY, STORAGE, AND HANDLING

- PACKAGED MATERIALS: PACKAGED MATERIALS SHALL BE DELIVERED IN CONTAINERS SHOWING WEIGHT, ANALYSIS, AND NAME PLACED ON INDENTURED MATERIALS SHALL BE PROTECTED FROM DEGRADATION DURING DELIVERY, AND WHILE STORED AT SITE.
- TREES AND SHRUBS: THE CONTRACTOR SHALL PROVIDE TREES AND SHRUBS DUG FOR THE GROWING SEASON FOR WHICH THEY WILL BE PLANTED, DO NOT PRUNE PRIOR TO DELIVERY UNLESS OTHERWISE DIRECTED BY THE LANDSCAPE ARCHITECT. DO NOT BEND OR BIND TREES OR SHRUBS IN SUCH A MANNER AS TO DAMAGE BARK, BREAK BRANCHES, OR DESTROY NATURAL SHAPE. PROVIDE PROTECTIVE COVERING DURING TRANSIT. DO NOT DROP OR BREAK BALLED STOCK DURING DELIVERY OR HANDLING.
- ALL PLANTS SHALL BE BALLED AND BURLAPPED OR CONTAINER GROWN AS SPECIFIED. NO CONTAINER GROWN STOCK WILL BE ACCEPTED IF IT IS ROOT BOUND. ALL ROOT BALL WRAPPING AND ENDING MATERIAL MADE OF SYNTHETICS OR PLASTICS SHALL BE REMOVED FROM THE TOP OF THE BALL AT THE TIME OF PLANTING. IF THE PLANT IS SHIPPED WITH A WIRE BASKET AROUND THE ROOT BALL, THE WIRE BASKET SHALL BE CUT AND FOLDED DOWN INTO THE PLANTING HOLE. PLANTS WITH CONTAINER-GROWN STOCK, THE CONTAINER SHALL BE REMOVED AND THE ROOT BALL SHALL BE CUT THROUGH THE SURFACE IN TWO LOCATIONS.
- THE CONTRACTOR SHALL HAVE TREES AND SHRUBS DELIVERED TO SITE AFTER PREPARATIONS FOR PLANTING HAVE BEEN COMPLETED AND PLANT IMMEDIATELY. IF PLANTING IS DELAYED MORE THAN 8 HOURS AFTER DELIVERY, THE CONTRACTOR SHALL SET TREES AND SHRUBS IN SHADE, PROTECT FROM WEATHER AND MECHANICAL DAMAGE AND KEEP ROOTS MOIST BY COVERING WITH MULCH, BURLAP OR OTHER ACCEPTABLE MEANS OF RETAINING MOISTURE.

INSTALLATION

- CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UNDERGROUND UTILITY AND SEWER LINES PRIOR TO THE START OF EXCAVATION ACTIVITIES BASED ON AVAILABLE SURVEY INFORMATION AND BY CALLING 811 IN ACCORDANCE WITH FLORIDA FACILITY DAMAGE PREVENTION ACT. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING UTILITIES OR BUSINESS DAYS PRIOR TO PLANNED EXCAVATION OR DEMOLITION ACTIVITIES. THE CONTRACTOR SHALL NOTIFY THE PROJECT ARCHITECT AND OWNER OF ANY DAMAGE TO EXISTING UTILITIES OR BUSINESS DAYS PRIOR TO PLANNED EXCAVATION OR DEMOLITION ACTIVITIES. THE CONTRACTOR SHALL NOTIFY THE PROJECT ARCHITECT AND OWNER OF ANY DAMAGE TO EXISTING UTILITIES OR BUSINESS DAYS PRIOR TO PLANNED EXCAVATION OR DEMOLITION ACTIVITIES.
- THE CONTRACTOR TO STAKE OUT PLANTING LOCATIONS, FOR REVIEW AND APPROVAL BY THE LANDSCAPE ARCHITECT AND/OR OWNER BEFORE PLANTING WORK BEGINS. THE LANDSCAPE ARCHITECT AND/OR OWNER SHALL DIRECT THE CONTRACTOR IN THE FINAL PLACEMENT OF ALL PLANT MATERIAL AND LOCATION OF PLANTING BEDS TO ENSURE COMPLIANCE WITH DESIGN INTENT UNLESS OTHERWISE INSTRUCTED.
- NO PLANT SHALL BE PUT INTO THE GROUND BEFORE ROUGH GRADING HAS BEEN COMPLETED AND APPROVED BY THE PROJECT LANDSCAPE ARCHITECT OR PROJECT ENGINEER.
- ALL LANDSCAPED AREAS TO BE CLEARED OF ROCKS, STUMPS, TRASH AND OTHER UNSIGHTLY DEBRIS. ALL FINE GRADED AREAS SHOULD BE HAND RAKED SMOOTH ELIMINATING ANY CLUMPS AND UNEVEN SURFACES PRIOR TO PLANTING OR MULCHING.
- ALL PLANT MATERIAL SHALL BE INSTALLED AS PER DETAILS, NOTES AND CONTRACT SPECIFICATIONS. THE LANDSCAPE ARCHITECT MAY REVIEW INSTALLATION AND MAINTENANCE PROCEDURES.
- THE CONTRACTOR SHALL KEEP AREA CLEAN DURING DELIVERY AND INSTALLATION OF PLANT MATERIALS. REMOVE AND DISPOSE OF OFF-SITE ANY ACCUMULATED DEBRIS OR UNUSED MATERIALS. REPAIR DAMAGE TO ADJACENT AREAS CAUSED BY LANDSCAPE INSTALLATION OPERATIONS.
- AFTER PLANT IS PLACED IN TREE PIT LOCATION, ALL TWINE HOLDING ROOT BALL TOGETHER SHOULD BE COMPLETELY REMOVED AND THE BURLAP SHOULD BE PULLED DOWN SO 1/3 OF THE ROOT BALL IS EXPOSED. SYNTHETIC BURLAP SHOULD BE COMPLETELY REMOVED AFTER INSTALLATION.
- MAINTAIN A 2 TO 3" LAYER AROUND ESTABLISHED TREES, SHRUBS, AND BEDDING PLANTS. COARSE MATERIALS, SUCH AS PINE BARK NUGGETS, MAY BE APPLIED TO A DEPTH OF 4", BUT DON'T ALLOW MULCH TO ACCUMULATE TO A GREATER DEPTH. CYPRUS MULCH WILL NOT BE ACCEPTED.
- ALL PLANTS SHALL BE WATERED THOROUGHLY TWICE DURING THE FIRST 2-4 HOUR PERIOD AFTER PLANTING. ALL PLANTS SHALL THEN BE WATERED WEEKLY OR AS REQUIRED BY SITE AND WEATHER CONDITIONS TO MAINTAIN VIGOROUS AND HEALTHY PLANT GROWTH.
- AFTER COMPLETION OF A PROJECT, ALL EXPOSED GROUND SURFACES THAT ARE NOT PAVED WITHIN THE CONTRACT LIMIT LINE, EXCEPT FOR THE AREA FROM THE BUILDING OUT TO THE SURROUNDING CURBS, AND THAT ARE NOT COVERED BY LANDSCAPE PLANTING OR SEEDING AS SPECIFIED, SHALL BE COVERED BY A SMOOTH HARDWOOD BARK OR APPROVED EQUIV. MULCH THAT WILL PREVENT SOIL EROSION AND THE EMANATION OF DUST.
- TREES MAY BE STAKED AT LANDSCAPE CONTRACTOR'S DISCRETION. CURRENT HORTICULTURAL PRACTICE DOES NOT RECOMMEND STAKING TREES EXCEPT IN CONDITIONS WHERE TREES ARE SUBJECT TO BLOW DOWNS DUE TO SOIL CONDITIONS, HEAVY PREVAILING WINDS OR A HIGH RATIO OF TOP GROWTH TO ROOT BALL. IF STAKING IS DEMAND, NECESSARY BY CONTRACTOR, STAKES AND GUYS SHOULD BE LOCATED AND FLAGGED IN A MANNER TO PREVENT TRIPPING HAZARDS. WRES OR GUYS SHALL BE LOCATED AND COVERED SO AS NOT TO PULL OR DAMAGE BRANCHES AND SHALL BE REMOVED AT THE END OF THE GUARANTEE PERIOD.
- NEW TREES MAY HAVE TEMPORARY DEER PROTECTION MEASURES INSTALLED AROUND TRUNKS AT THE LANDSCAPE CONTRACTOR'S DISCRETION. SUBMIT MATERIAL CUT SHEETS FOR REVIEW PRIOR TO PURCHASE AND INSTALLATION.

GUARANTEE

- NEW PLANT MATERIAL SHALL BE GUARANTEED TO BE ALIVE AND IN VIGOROUS GROWING CONDITION FOR A PERIOD OF ONE YEAR FOLLOWING ACCEPTANCE BY THE OWNER. PLANT MATERIAL FOUND TO BE UNHEALTHY, DYING OR DEAD DURING THIS PERIOD, SHALL BE REMOVED AND REPLACED IN KIND BY THE CONTRACTOR AT NO EXPENSE TO THE OWNER.
- PLANT INSTALLATION SHALL MEAN SURVIVAL IN PERPETUITY. ALL SCREENING AND REQUIRED LANDSCAPE PLANTINGS SHALL BE MAINTAINED FOR THE LIFE OF THE USE AND SHALL BE REPLACED OR RESTORED AS NECESSARY IN ORDER TO MAINTAIN THEIR EFFECTIVENESS. ANY LOSSES DUE TO STORM DAMAGE, DISEASE OR OTHER FACTORS SHALL BE REPLACED IN KIND WITHIN A PERIOD OF NOT MORE THAN 30 DAYS OF NOTIFICATION BY MARION COUNTY.

PLANTING SOIL SPECIFICATIONS

- PLANTING SOIL, ALTERNATELY MAY BE REFERRED TO AS TOPSOIL, SHOULD BE FRIABLE, FERTILE, WELL DRAINED, FREE OF DEBRIS, TOXINS, TRASH AND STONES OVER 1/2" DIA. IT SHOULD HAVE HIGH ORGANIC CONTENT SUITABLE TO SUSTAIN HEALTHY PLANT GROWTH AND SHOULD LOOK AESTHETICALLY PLEASING HAVING NO NOXIOUS ODOORS.
- PLANTING SOIL:
REUSE SURFACE SOILS STOCKPILED ON SITE, VERIFYING COMPLIANCE WITH PLANTING SOIL AND TOPSOIL CRITERIA IN THIS SPECIFICATION THROUGH TESTING. CLEAN SURFACE SOIL OF ALL ROOTS, PLANTS, STUMPS AND GRAVEL OVER 1" IN DIAMETER AND DELETERIOUS MATERIALS. IF ON-SITE SOILS ARE TO BE USED FOR PROPOSED PLANTING, THE CONTRACTOR SHALL DEMONSTRATE, THROUGH SOIL TESTING, THAT ON-SITE SOILS MEET THE SAME CRITERIA AS INDICATED IN NOTES PLANS AND SPECIFICATIONS.

SUPPLEMENT WITH IMPORTED OR MANUFACTURED TOPSOIL FROM OFF SITE SOURCES WHEN TOPSOIL AND PLANTING SOIL QUANTITIES ARE INSUFFICIENT. OBTAIN SOIL SAMPLES FROM NATURALLY WELL-DRAINED SITES WHERE TOPSOIL OCCURS AT LEAST 4" DEEP. DO NOT OBTAIN FROM AGRICULTURAL LAND, BOGS, MARSHES OR CONTAMINATED SITES.

AT A MINIMUM, PLANTING SOILS MEETING THESE SPECIFICATIONS MAY BE OBTAINED FROM WECARE DENALI, P. 888-325-1222, OR APPROVED EQUIV.

CONTRACTOR SHALL TEST SOILS AND FURNISH SAMPLES UPON REQUEST. PACKAGED MATERIALS SHALL BE UNOPENED BAGS OR CONTAINERS, EACH BEARING A NAME, GUARANTEE, AND TRADEMARK OF THE PRODUCER. MATERIAL COMPOSITION, MANUFACTURER'S CERTIFIED ANALYSIS, AND THE WEIGHT OF THE MATERIALS, SOIL OR AMENDMENT MATERIALS SHALL BE STORED ON SITE TEMPORARILY IN STOCKPILES PRIOR TO PLACEMENT AND SHALL BE PROTECTED FROM INTRUSION OF CONTAMINANTS AND DROPPED. AFTER MIXING, SOIL MATERIALS SHALL BE COVERED WITH A TARPULIN UNTIL TIME OF ACTUAL USE.

ALL PLANTING SOILS SHALL BE SUBMITTED FOR TESTING TO COUNTY EXTENSION OFFICES OR THE UNIVERSITY OF FLORIDA/FAES EXTENSION SOIL TESTING LABORATORY, OR APPROVED EQUIV. PRIOR TO DELIVERY TO THE SITE. CONTRACTOR SHALL FURNISH SAMPLES AND SOIL TEST RESULTS TO LANDSCAPE ARCHITECT OR OWNER AT A RATE OF ONE SAMPLE PER 500 CUBIC YARDS TO ENSURE CONSISTENCY ACROSS THE TOTAL VOLUME OF PLANTING SOIL REQUIRED. TEST RESULTS SHALL EVALUATE FOR ALL CRITERIA LISTED IN THIS SPECIFICATION. IF TESTING AGENCY DETERMINES THAT THE SOILS ARE DEFICIENT IN ANY MANNER AND MAY BE CORRECTED BY ADDING AMENDMENTS, THE CONTRACTOR SHALL FOLLOW STATED RECOMMENDATIONS FOR SOIL IMPROVEMENT AND FURNISH SUBMITTALS FOR ALL AMENDMENTS PRIOR TO DELIVERY OF SOIL TO THE PROJECT SITE.

WHERE PLANTING AREAS ARE PROPOSED FOR FORMER PAVED OR GRAVEL AREAS, BEDS SHALL BE EXCAVATED TO A MINIMUM 30" DEPTH AND, AT A MINIMUM, BE BACKFILLED WITH BOTTOM LAYER OF SANDY LOAM (GRAIN COARSENESS LESS THAN 20) OVER WHICH TOPSOIL AND PLANTING SOILS WILL BE PLACED AT DEPTHS INDICATED IN PLANS, DETAILS AND NOTES.

CLEAN SOIL FILL IN LANDSCAPE AREAS:
LANDSCAPE FILL MATERIAL, BELOW PLANTING SOILS, SHALL HAVE THE PHYSICAL PROPERTIES OF A SANDY LOAM WITH AN ORGANIC CONTENT OF LESS THAN 5% AND A PH BETWEEN 5.5 - 7.

- SOIL PLACEMENT:
A. IMPROVE ENTIRE DEPTH OF PLANTING BEDS RATHER THAN PROVIDING SELECT BACKFILL. ONLY AROUND PLANTS, CONTRACTOR TO PROVIDE SIX INCHES (6") MINIMUM DEPTH PLANTING SOIL LAYER IN LAWN AREAS, TWELVE INCHES (12") MINIMUM DEPTH PLANTING SOIL LAYER IN GROUNDCOVER AND PERENNIAL AREAS, EIGHTEEN INCHES (18") MINIMUM DEPTH PLANTING SOIL LAYER IN SHRUB AREAS, AND THIRTY-SIX INCHES (36") MINIMUM DEPTH PLANTING SOIL LAYER IN TREE PLANTING AREAS.
B. SCARIFY AND/OR TILL COMPACTED SUBSOILS TO A MINIMUM DEPTH OF 6 INCHES. THOROUGHLY MIX A 6 INCH DEPTH LAYER OF PLANTING SOIL INTO THE SUBSOIL. PRIOR TO PLACING PLANTING SOIL AT THE DEPTHS INDICATED ABOVE, PLANTING SOIL SHALL BE PLACED IN 12-18" LIFTS AND WATER THOROUGHLY BEFORE INSTALLING NEXT LIFT. REPEAT UNTIL DEPTHS AND FINISH GRADES HAVE BEEN ACHIEVED. NO SOILS SHALL BE PLACED IN A FROZEN OR MUDDY CONDITION.
C. PLANTING SOIL PRESENT AT THE SITE, IF ANY, MAY BE USED TO SUPPLEMENT TOTAL AMOUNT REQUIRED. CONTRACTOR TO FURNISH AN ANALYSIS OF ON-SITE PLANTING SOIL UTILIZED IN ALL PLANTING AREAS.
D. ALL DEBRIS EXPOSED FROM EXCAVATION AND CULTIVATION SHALL BE DISPOSED OF AT THE CONTRACTOR'S EXPENSE.

LANDSCAPE MAINTENANCE NOTES

- MAINTENANCE OPERATIONS BEFORE APPROVAL:
A. PLANT CARE SHALL BEGIN IMMEDIATELY AFTER EACH PLANT IS SATISFACTORILY INSTALLED AND SHALL CONTINUE THROUGHOUT THE LIFE OF THE CONTRACT UNTIL FINAL ACCEPTANCE OF THE PROJECT.
B. CARE SHALL INCLUDE, BUT NOT BE LIMITED TO, REPLACING MULCH THAT HAS BEEN DISPLACED BY EROSION OR OTHER MEANS, REPAIRING AND RESHAPING WATER RINGS OR SAUCERS, MAINTAINING STAKES AND GUYS AS ORIGINALLY INSTALLED, WATERING WHEN NEEDED OR DIRECTED, AND PERFORMING ANY OTHER WORK REQUIRED TO KEEP THE PLANTS IN A HEALTHY CONDITION.
C. CONTRACTOR SHALL REMOVE AND REPLACE ALL DEAD, DEFECTIVE AND/OR REJECTED PLANTS AS REQUIRED BEFORE FINAL ACCEPTANCE.
- MAINTENANCE DURING CONSTRUCTION:
A. MAINTENANCE SHALL BEGIN IMMEDIATELY AFTER PLANTING. PLANTS SHALL BE WATERED, MULCHED, WEEDED, PRUNED, SPRAYED, FERTILIZED, CULTIVATED, AND OTHERWISE MAINTAINED AND PROTECTED UNTIL PROVISIONAL ACCEPTANCE. SETTLING PLANTS SHALL BE RESET TO PROPER GRADE AND POSITION, AND ROOTS RESTORED AND DEAD MATERIAL REMOVED. STAKES AND WRES SHALL BE TIGHTENED AND REPAIRED. DEFECTIVE WORK SHALL BE CORRECTED AS SOON AS POSSIBLE AFTER IT BECOMES APPARENT AND WEATHER AND SEASON PERMIT.
B. IF A SUBSTANTIAL NUMBER OF PLANTS ARE SICKLY OR DEAD AT THE TIME OF INSPECTION, ACCEPTANCE SHALL NOT BE GRANTED AND THE CONTRACTOR'S RESPONSIBILITY FOR MAINTENANCE OF ALL PLANTS SHALL BE EXTENDED FROM THE TIME REPLACEMENTS ARE MADE OR EXISTING PLANTS ARE DEEMED ACCEPTABLE BY THE LANDSCAPE ARCHITECT.
C. ALL REPLACEMENTS SHALL BE PLANTS OF THE SAME KIND AND SIZE SPECIFIED ON THE PLANT LIST OR THAT WHICH WAS TO REMAIN OR BE RELOCATED. THEY SHALL BE FURNISHED AND PLANTED AS SPECIFIED. THE COST SHALL BE BORNE BY THE CONTRACTOR. REPLACEMENTS RESULTING FROM REMOVAL, LOSS, OR DAMAGE DUE TO OCCUPANCY OF THE PROJECT IN ANY PART, VANDALISM, PHYSICAL DAMAGE BY ANIMALS, VEHICLES, ETC., AND LOSSES DUE TO CONTAMINATION OF WATER BY LOCAL AUTHORITIES SHALL BE APPROVED AND PAID FOR BY THE OWNER.
D. PLANTS SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR AFTER INSPECTION AND PROVISIONAL ACCEPTANCE.
E. AT THE END OF THE ESTABLISHMENT PERIOD, INSPECTION SHALL BE MADE AGAIN. ANY PLANT REQUIRED UNDER THIS CONTRACT THAT IS DEAD OR UNSATISFACTORY TO THE LANDSCAPE ARCHITECT OR OWNER SHALL BE REMOVED FROM THE SITE AND REPLACED DURING THE NORMAL PLANTING SEASON.

LAWN MAINTENANCE

- A. BEEN MAINTAINED IMMEDIATELY AFTER EACH PORTION OF LAWN IS PLANTED AND CONTINUE FOR 8 WEEKS AFTER ALL LAWN PLANTING IS COMPLETED.
- B. WATER TO KEEP SURFACE SOIL MOIST. REPAIR WASHED OUT AREAS BY FILLING WITH TOPSOIL, LIMING, FERTILIZING AND RE-SEEDING.
- C. MOW AT THE HIGHEST RECOMMENDED HEIGHT FOR THE GRASS SPECIES:
BAMA GRASS: 3.5 - 4
- D. NEVER REMOVE MORE THAN 1/3 OF THE LEAF BLADE. "SCALPING" (MOWING TOO LOW) CAN BADLY STRESS YOUR TURF, LEAVING IT VULNERABLE TO DISEASE, DROUGHT, AND INSECT OR WEED INVASION.
- E. LEAVE GRASS CLIPPINGS ON THE GROUND. THESE ACTUALLY ACT AS COMPOST, RETURNING VALUABLE NUTRIENTS TO THE LAWN. GRASS CLIPPINGS CAN REDUCE LAWN FERTILITY REQUIREMENTS AND ADD ORGANIC MATTER TO THE SOIL.
- F. KEEP MOWER BLADES SHARP. DULL MOWERS TEAR LEAF BLADES, STRESSING THE GRASS AND MAKING IT MORE VULNERABLE TO PESTS AND DISEASE.
- G. DO NOT MOW WHEN LAWN IS WET. WET GRASS CLIPPINGS PREVENT MOWER BLADES FROM MAKING THE CLEANEST POSSIBLE CUT.

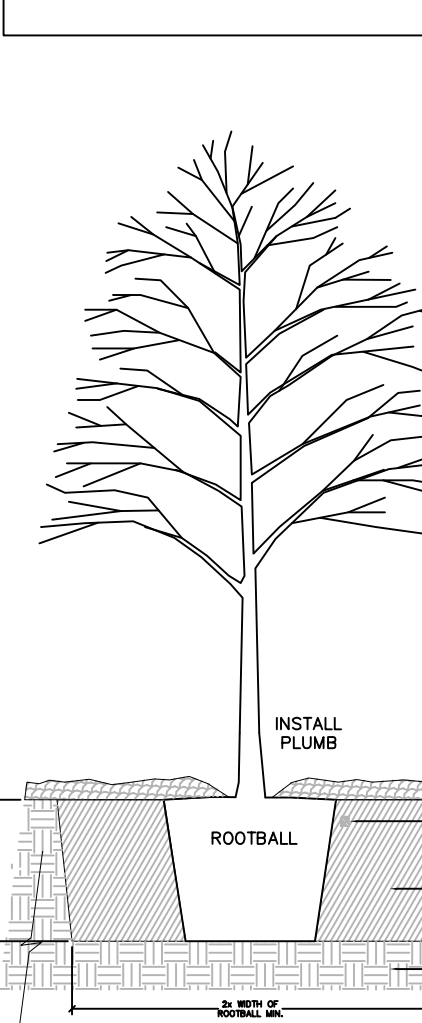
SOD SPECIFICATIONS

- SOD IS TO BE THE ARGENTINE BAHIA. SOD IS TO BE INDIGENOUS TO THE AREA AND BE FURNISHED BY A REPUTABLE GROWER WITH A MINIMUM 5 YEARS EXPERIENCE.
- PRIOR TO SOODING ALL AREAS ARE TO BE TOPSOILED, FINE GRADED, RAKED, WATERED LIGHTLY, AND FERTILIZED WITH A STARTER FERTILIZER.
- ALL STONES GREATER THAN 2" DIAMETER SHALL BE REMOVED.
- SOD TO BE INSTALLED PERPENDICULAR TO ALL SLOPED AREAS. SOD STRIPS TO BE LAID OUT SO JOINTS ARE NOT CLOSER THAN ONE FOOT (1'-0") FROM EACH OTHER.
- SOD IS TO BE WATERED AT A RATE OF AT LEAST ONE AND A HALF INCHES (1 1/2") PER WEEK UNTIL ROOT MASS MENOS WITH SOIL. AFTER THIS HAS OCCURRED NORMAL WATERING OF AT LEAST ONE INCH (1") PER WEEK IS TO COMMENCE.
- ALL SOD AREAS ARE TO BE ROLLED IF ANY HEAVING OR DEPRESSIONS OCCUR.

WEED CONTROL / MAINTENANCE

- MOWING MEADOW AREAS SHALL BE DONE BY A STRING TRIMMER, WHERE LARGER MACHINES CANNOT REASONABLY BE USED AND WHERE DAMAGE OR RUTTING COULD OCCUR.
- DURING THE ESTABLISHMENT YEAR, CONTRACTOR SHALL MOW SEEDING IF WEED HEIGHT EXCEEDS MEADOW MIX HEIGHT. MOW AT A HEIGHT OF 8"-10". DO NOT MOW CLOSE, AS SOME OF THE MEADOW MIX MAY BE DAMAGED.
- AFTER THE FIRST GROWING SEASON, AND IF MEADOW MIX IS WELL ESTABLISHED, THE MEADOW MIX SHALL BE MOWED ONLY ANNUALLY. ANNUAL MAINTENANCE MOWING SHALL BE DONE IN LATE WINTER DURING THE MONTH OF MARCH.
- NOW IN BASINS, WETLAND AND WETLAND TRANSITION AREAS DURING DRIER SITE CONDITIONS WHEN SOIL DISTURBANCE WILL NOT OCCUR. MAINTENANCE FOR WETLAND AND WETLAND TRANSITION AREAS SHALL OCCUR DURING LATE SUMMER (JULY 15 - AUGUST 15) WHEN THE MEADOW MIX IS AT ITS LOWEST POINT OF THE YEAR. DO NOT MOW IN WETLAND OR WETLAND TRANSITION AREAS AFTER ESTABLISHMENT OF MEADOW MIX.
- DURING THE FIRST 2-4 YEARS OF ESTABLISHMENT, AND AFTER ESTABLISHMENT DEPENDING ON THE LOO DESIRED, SELECTIVE WEEDING WITH A BROADLEAF WEED-CONTROL HERBICIDE, OVER-SEEDING BARE SPOTS AND WATERING TO PROMOTE A UNIFORM DROUGHT-TOLERANT STAND OF PLANTS MAY BE NECESSARY.
- FERTILIZERS ARE NOT GENERALLY NEEDED OR RECOMMENDED FOR NATIVE MEADOWS UNLESS SOIL TEST RESULTS SHOW A SIGNIFICANT LACK OF NUTRIENTS. USE ONLY SLOW-RELEASED FERTILIZERS WITH LITTLE TO NO NITROGEN IN APRIL OR SEPTEMBER.

NOTES: ALL AREAS DISTURBED BY THE CONSTRUCTION OF THE PROJECT WHICH ARE NOT OTHERWISE PAVED SHALL BE IMMEDIATELY SOODED FOLLOWING FINAL GRADING. ALLOW FOR THICKNESS OF SOD WITH 2-INCH UNDERPO. SOD SHALL BE ARGENTINE BAHIA AND SHALL BE REGULARLY WATERED BY THE CONTRACTOR THROUGHOUT CONSTRUCTION DURATION.



1 TREE PLANTING

NTS

- MULCH
- FINISHED GRADE
- FERTILIZER TABLETS 2"-3" BELOW FINISHED GRADE ADJACENT TO ROOTBALL
- PLANTING SOIL
- EXISTING SOIL
- ROOTBALL
- INSTALL PLUMB

NOTES: EXCAVATE SQUARE TREE PIT. SCARIFY SIDES AND BOTTOM. 2" FOOT TAMP PLANTING SOIL IN 6" LIFTS TO STABILIZE TREE. SEE SPECS FOR MORE INFO REGARDING PLANT INSTALLATION AND SOIL PREPARATION.

2 TREE PLANTING ON SLOPE

NTS

GENERAL NOTE:

DUE TO GENERAL CONSTRUCTION ACTIVITIES AND ADJACENT SITE COMPACTION REQUIREMENTS, SUBGRADE SOILS WITHIN PROPOSED PLANTING AREAS TEND TO BECOME HIGHLY COMPACTED. IN ORDER TO CREATE A HEALTHY GROWTH MEDIUM TO ALLOW PROPOSED PLANTINGS TO ESTABLISH A VIGOROUS ROOT MASS, THIS SUBGRADE SOIL MUST UNDERGO A RESTORATION PROCESS. IN ADDITION, IMPORTED OR AMENDED EXISTING SOILS SHALL BE MIXED WITH SUBGRADE SOILS WHERE THEY MEET IN ORDER TO CREATE A TRANSITIONAL GRADIENT TO ALLOW FOR PROPER DRAINAGE.

- 6" IMPORTED PLANTING SOIL (OR AMENDED EXISTING PLANTING SOIL) SHALL BE ROTO-TILLED INTO SUBGRADE TO A DEPTH OF 12".
- *EXISTING SOIL, STRIPPED FROM SITE CAN BE USED FOR PLANTING SOIL. THE CONTRACTOR SHALL REFER TO THE PROJECT LANDSCAPE ARCHITECT FOR SPECIFICATIONS FOR REQUIRED SUBMITTALS.

PLANTING SOIL WITHIN AREAS OF CUT OR RAISED GRADE

- EXISTING SOIL IN ALL PROPOSED PLANTING AREAS SHALL BE ROTO-TILLED TO A DEPTH OF 12" (EXCLUDING TREE PROTECTION AREAS) AND AMENDED IN ACCORDANCE WITH PLANTING SOIL SPECIFICATIONS. EXISTING SOIL WITHIN TREE PROTECTION AREAS SHALL BE LOOSEND AND AMENDED BY NON-MECHANICAL METHODS, PROTECTING ROOT MASS AGAINST DAMAGE.

PLANTING SOIL WITHIN AREAS OF UNCHANGED GRADE

NOTES:

- CONTRACTOR IS RESPONSIBLE TO SEND SAMPLES OF EXISTING SOILS INTENDED FOR USE IN PLANTING AREAS (1 PER 500 CY) TO TESTING LABORATORY OR UNIVERSITY COOPERATIVE EXTENSION FOR TESTING. ALL TESTING COSTS ARE AT THE CONTRACTOR'S EXPENSE.
- RECYCLED CRUSHED CONCRETE AND ASPHALT MILLINGS SHALL NOT BE PLACED WITHIN 2'-6" OF FINISH GRADE IN PROPOSED LANDSCAPE AREAS.
- IMPORTED FILL SHALL CONTAIN NO CONTAMINATION IN EXCESS OF THE APPLICABLE STATE ENVIRONMENTAL STANDARDS AND MEET THE ENVIRONMENTAL REQUIREMENTS FOR THE PROJECT. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION OF COMPLIANCE PRIOR TO DELIVERY OF FILL TO THE SITE.
- CONTRACTOR TO LIGHTLY COMPACT ALL PLACED PLANTING SOILS AND RAISE GRADES ACCORDINGLY TO ALLOW FOR FUTURE SETTLEMENT OF PLANTING SOILS (TYP.).
- NO STONES, WOOD CHIPS, OR DEBRIS LARGER THAN 1/2" SHALL BE ACCEPTABLE WITHIN PLANTING AREAS.

5 PLANTING SOIL

NTS

BLP - POMPANO BEACH ZONING TABLE

CITY OF POMPANO BEACH ZONING CODE - ARTICLE 5: DEVELOPMENT STANDARDS

SECTION	REGULATION	REQUIREMENTS	PROPOSED	VARIANCE/ WAIVER REQUIRED
A. Applicability	2. Development without a prior plat shall be provided between any parking area or driveway and a front or street side lot line. The development shall provide the following landscaping within the planting strip: 1. A continuous hedge at least 24 inches in height at planting along the length of the landscape strip. One tree per 30 linear feet along the length of the landscape strip. 3. Grass or other ground cover in the remaining area of the landscape strip.	(C) A landscape strip with an average width of five feet shall be provided between any parking area or driveway and a front or street side lot line. The development shall provide the following landscaping within the planting strip: 1. A continuous hedge at least 24 inches in height at planting along the length of the landscape strip. One tree per 30 linear feet along the length of the landscape strip. 3. Grass or other ground cover in the remaining area of the landscape strip.	See plans. The driveway has a minimum five foot wide landscaped strip with a continuous hedge of shrubs at least 24 inches in height. One tree per 30 linear feet along the length of the landscape strip. See plans. All shrubs are at least two feet in height and spread, and are spaced at a minimum of 24 inches on center when designed to form a continuous hedge.	Complies.
(B) General Requirements for Landscaping	1. Plant material	(B) Native Vegetation and Diversity i. Where 20 or more trees are required on a site, at least 50 percent of the required trees shall be native species, no more than 20 percent of the required trees shall be palm trees, and the required trees shall consist of at least four different species. ii. At the time of planting, shrubs shall be upright in nature, be at least two feet in height above ground level, and have a spread of at least 24 inches. Shrubs designed to form a continuous hedge shall be spaced a minimum average of 24 inches on center. iii. General (B) Trees shall be planted into an area with adequate space for development of their root system and canopy. A minimum area for planting a tree shall be 120 square feet, with a minimum dimension of eight feet. iv. Height (1) At the time of planting, canopy trees shall be at least twelve feet in height above ground level. (2) At least 50 percent of required canopy trees shall be 14 feet high if the principal structure on the lot is between 15 and 25 feet high, and 16 feet high if the principal structure on the lot is more than 25 feet high. (C) Understory Trees At the time of planting, understory trees shall be at least ten feet in height above ground level.	See plans. At least 50% of required trees are native, no more than 20% of required trees are palm trees, and six tree species are proposed. See plans. All shrubs are at least two feet in height and spread, and are spaced at a minimum of 24 inches on center when designed to form a continuous hedge. See schedule. All proposed understory trees will be ten feet in height at the time of planting.	Complies.
2. Installation	f. Shrubs and hedges	At the time of planting, shrubs shall be upright in nature, be at least two feet in height above ground level, and have a spread of at least 24 inches. Shrubs designed to form a continuous hedge shall be spaced a minimum average of 24 inches on center.	See plans. All shrubs are at least two feet in height and spread, and are spaced at a minimum of 24 inches on center when designed to form a continuous hedge.	Complies.
g. Trees	i. General (B) Trees shall be planted into an area with adequate space for development of their root system and canopy. A minimum area for planting a tree shall be 120 square feet, with a minimum dimension of eight feet. ii. Height (1) At the time of planting, canopy trees shall be at least twelve feet in height above ground level. (2) At least 50 percent of required canopy trees shall be 14 feet high if the principal structure on the lot is between 15 and 25 feet high, and 16 feet high if the principal structure on the lot is more than 25 feet high. (C) Understory Trees At the time of planting, understory trees shall be at least ten feet in height above ground level.	See plans. All shrubs are at least two feet in height and spread, and are spaced at a minimum of 24 inches on center when designed to form a continuous hedge. See schedule. All proposed understory trees will be ten feet in height at the time of planting.	See plans. All shrubs are at least two feet in height and spread, and are spaced at a minimum of 24 inches on center when designed to form a continuous hedge.	Complies.
i. Stabilization	1. All required landscape planting areas and berms shall be stabilized and maintained with turf, ground cover, specified mulch at minimum two-inch depth, or other approved material to prevent soil erosion and allow rainwater infiltration.	All dry retention areas shall be landscaped with turf grass or groundcover in accordance with subsections d and e above.	See plans. All landscape areas are planted with soil or groundcover.	Complies.
k. Dry retention areas	1. All dry retention areas shall be landscaped with turf grass or groundcover in accordance with subsections d and e above.	All dry retention areas shall be landscaped with turf grass or groundcover in accordance with subsections d and e above.	See plans. All landscape areas are planted with soil or groundcover.	Complies.
c. Minimum Development Site Landscaping	1. For Rear Zoning District 1, 1 tree and 5 shrubs per 3,000 sq. ft. of lot area or major fraction thereof is required.	The lot area is 65,223 sq. ft. which requires 16 trees and 80 shrubs. More than this quantity is proposed.	See plans. A landscape island is provided.	Complies.

3 EVERGREEN TREE PLANTING

NTS

- REMOVE ALL TWINE, ROPE AND WIRE, AND BURLAP FROM TOP HALF OF ROOT BALL AND ALL NON-BIODEGRADABLE MATERIAL.
- IF PLANT IS SHIPPED WITH A WIRE BASKET AROUND THE ROOT BALL, CUT THE WIRE BASKET IN FOUR PLACES AND FOLD DOWN 8" INTO PLANTING HOLE.
- 3" MULCH LAYER, DO NOT PLACE MULCH IN CONTACT WITH TREE TRUNK.
- 4" HIGH EARTH SAUCER BEYOND EDGE OF ROOT BALL.
- SET TOP OF ROOTBALL FLUSH TO GRADE OR 1-2" HIGHER IN SLOWLY DRAINABLE SOILS.
- REMOVE ALL TWINE, ROPE AND WIRE, AND BURLAP FROM TOP HALF OF ROOT BALL AND ALL NON-BIODEGRADABLE MATERIAL.
- PLANTING SOIL AS SPECIFIED.
- TAMP SOIL AROUND ROOT BALL BASE FIRMLY WITH FOOT PRESSURE SO THAT ROOT BALL DOES NOT SHIFT.
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