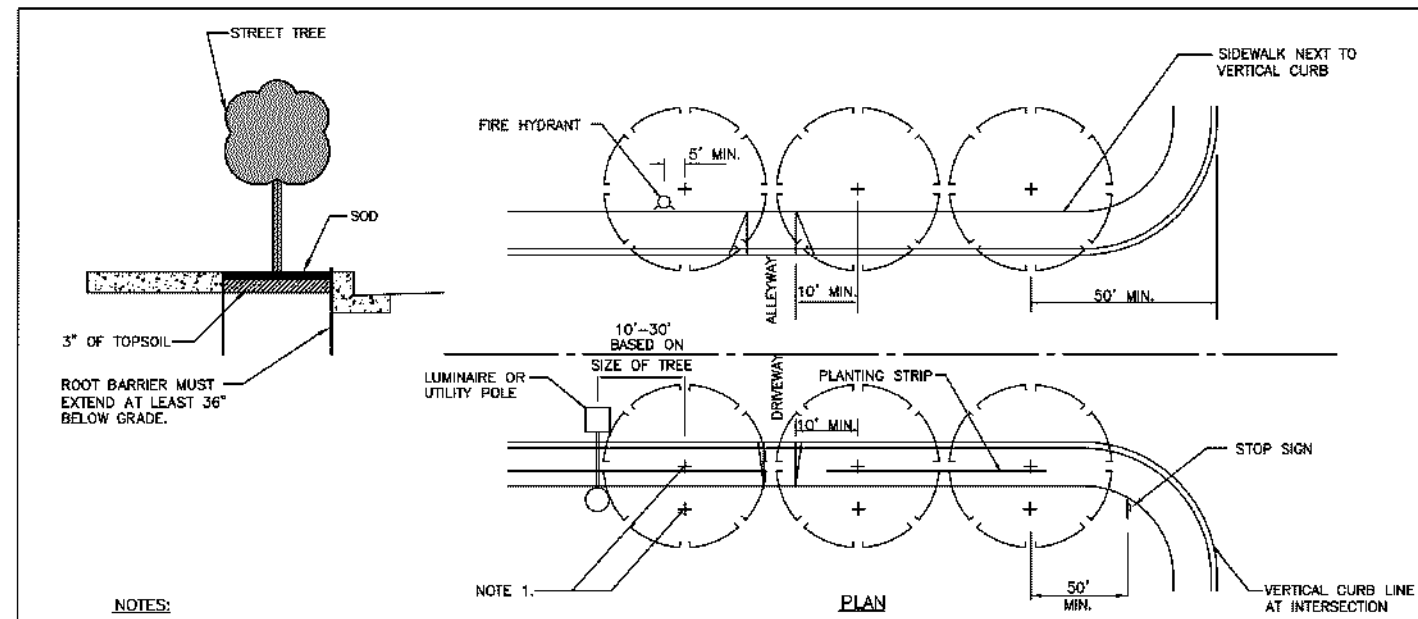


**STREET TREE DETAIL:**



- NOTES:**
- TREES SHALL GENERALLY BE PLANTED BACK OF THE SIDEWALK. PLANTING STRIPS WILL BE APPROVED ONLY AS PART OF A LANDSCAPE PLAN IN WHICH PLANT MAINTENANCE, COMPATIBILITY WITH UTILITIES, AND TRAFFIC SAFETY ARE DULY CONSIDERED.
  - IF PLANTING STRIPS ARE APPROVED:
    - MIN. DISTANCE FROM CENTER OF ANY TREE TO NEAREST EDGE OF VERTICAL CURB SHALL BE 2 FEET.
    - TREES SHALL BE STAKED IN A MANNER NOT TO OBSTRUCT SIDEWALK TRAFFIC.
    - IN CASE OF BLOCK-OUTS, MIN. CLEAR SIDEWALK WIDTH SHALL BE 5 FEET IN RESIDENTIAL OR 8 FEET IN BUSINESS DISTRICTS.
    - ROOT BARRIERS SHALL BE PRECAST CONCRETE SECTIONS OR SIMILAR IMPERMEABLE DURABLE MATERIAL.

APPROVED BY: *[Signature]* 12/28/16  
 MARYSVILLE CITY ENGINEER DATE  
**STREET TREE STANDARDS**  
 CITY OF MARYSVILLE WASHINGTON  
 STANDARD PLAN 3-504-001

**Parking lot landscape calculations:**

Total Parking Lot Area:	26,660 s.f.
10% Landscape Area Required:	2,666 s.f.
Landscape Area Provided:	2,920 s.f.

**LANDSCAPE PLANTING SCHEDULE**

**TREES**

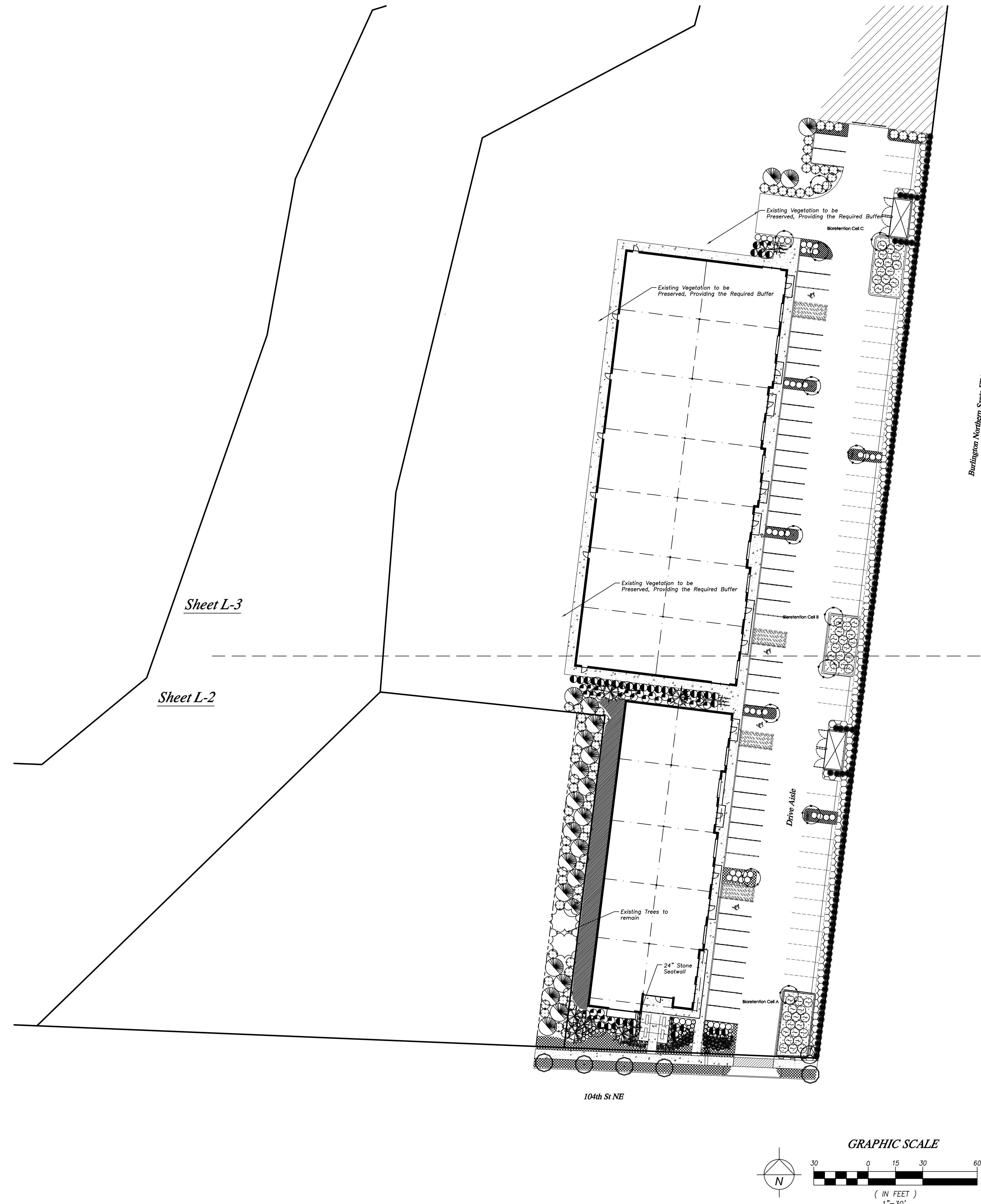
SYMBOL	QTY	BOTANICAL / COMMON NAME	SIZE	CONDITION
	5	Acer rubrum 'Bowhall' / Bowhall Maple	2" CAL.	B&B
	6	Chamaecyparis nootkatensis 'Pendula' / Alaska Cedar	8' MIN. HT.	B&B
	13	Liquidambar styraciflua 'Worplesdon' / Sweetgum	2" CAL.	B&B
	23	Thuja plicata 'Excelsa' / Excelsa Cedar	6' MIN. HT.	B&B
	6	Acer palmatum / Japanese Maple	2" CAL.	B&B
	3	Lireodendron tulipifera 'Arnold' / Tulip Poplar	2" CAL.	B&B
	155	Thuja occidentalis 'Emerald Green' / Emerald Green Arborvitae	6' MIN. HT.	B&B

**SHRUBS**

SYMBOL	QTY	BOTANICAL / COMMON NAME	SIZE	CONDITION
	55	Prunus lusitana / Portugal Laurel	21" MIN. HT.	Container Grown
	28	Rhododendron 'Ken Janek' / N.C.N.	21" MIN. HT.	Container Grown
	38	Spiraea 'Doubleplay Doozie' / Doozie Spirea	21" MIN. HT.	Container Grown
	61	Ilex crenata 'Convexa' / Japanese Holly	21" MIN. HT.	Container Grown
	40	Hemerocallis 'Happy Returns' / Day Lily	2 gallon	Container Grown
	24	Nepeta 'Prussian Blue' / Catmint	1 gallon	Container Grown
	36	Geranium 'Bevan's Variety' / Cranesbill	1 gallon	Container Grown
	49	Cornus serica 'Kelsey' / Dwarf Red Twig Dogwood	2 gallon	Container Grown

**GROUND COVER**

SYMBOL	QTY	BOTANICAL / COMMON NAME	SIZE	CONDITION
		Lonicera pileata / Box Leaf Honeysuckle	1 gallon	CON. GRWN, 30" O.C.
		Vinca minor / Common Periwinkle	4" POTS	CON. GRWN, 24" O.C.
		Microclover Hydroseed		



DATE	REVISION	BY

**Paul Jay**  
 Landscape Architect  
 1115 Bridge Road  
 Eastham, MA 02642  
 p. 360.659.8159  
 c. 425.210.1988  
 e. pauljaya@gmail.com



**104th. Street Rezone**  
 Marysville WA  
 LANDSCAPE PLAN

APPLICANT:  
 Landtechnologies

DATE:  
 5.24.22

PJLA JOB NO.:  
 DRAWN BY: PJ

CHECKED BY: PJ

**LANDSCAPE PLAN**

SHEET  
**L-1**  
 OF 3

**GENERAL NOTES**

THE GENERAL CONTRACTOR IS TO PROVIDE SUBGRADES 4" BELOW HARD SURFACES PLUS/MINUS .1 FOOT.  
 ALL ROUGH GRADING SHALL BE POSITIVE, DRAINING AWAY FROM ALL STRUCTURES.  
 ALL STONES LARGER THAN 1.5" DIAMETER SHALL BE REMOVED FROM THE GROWING MEDIUM.  
 TOPSOIL SHALL BE PLACED AT A MINIMUM DEPTH OF 4" IN ALL LAWN AND BED AREAS.  
 TOPSOIL SHALL BE TILLED INTO THE EXISTING SUBGRADE TO ELIMINATE SOIL INTERFACE PROBLEMS.  
 TOPSOIL SHALL BE TOPSOILS NORTHWEST 3-WAY MIX OR APPROVED EQUAL.  
 ALL BED AREAS TO RECEIVE 2" OF FINE GROUND FIR OR HEMLOCK BARK, COMPOSITION MULCHES ARE NOT AN ACCEPTABLE ALTERNATIVE.  
 TREES AND SHRUBS ARE TO BE PLANTED AT A DEPTH 3/4" HIGHER THAN THE LEVEL THAT THEY WERE GROWN IN THE NURSERY.  
 BARK MULCH IS NOT TO BE PLACED ABOVE THE ROOT CROWN.  
 ALL PLANTS SHALL AT LEAST CONFORM TO THE MINIMUM STANDARD ESTABLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN.  
 LAWN AREAS ARE TO BE HYDROSEEDDED WITH A PACIFIC NORTHWEST MIX PER MANUFACTURER'S SPECIFICATIONS, OR APPROVED EQUAL. REMOVE ALL STONES LARGER THAN 1" FROM LAWN AREAS.  
 SUBSTITUTIONS ARE STRONGLY DISCOURAGED. IF PLANT AVAILABILITY IS A PROBLEM, CONTACT THE LANDSCAPE ARCHITECT FOR SOURCES OR ACCEPTABLE ALTERNATIVES.  
 IF THE SITE WORK IS DIFFERENT THAN SHOWN ON THE LANDSCAPE PLAN, OR POOR SOILS AND DEBRIS ARE DISCOVERED, REQUIRING CHANGES TO THE LANDSCAPE PLAN, CONTACT THE LANDSCAPE ARCHITECT FOR INSTRUCTION.  
 THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE LANDSCAPE DURING INSTALLATION, UNTIL FINAL ACCEPTANCE BY THE OWNER'S REPRESENTATIVE.  
 THE LANDSCAPE CONTRACTOR SHALL WARRANTY ALL MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR, FROM THE TIME OF FINAL ACCEPTANCE.  
 DURING THE WARRANTY PERIOD, THE LANDSCAPE CONTRACTOR WILL NOT BE RESPONSIBLE FOR PLANT DEATH CAUSED BY UNUSUAL CLIMATIC CONDITIONS, VANDALISM, THEFT, FIRE, OR POOR MAINTENANCE PRACTICES. THE LANDSCAPE ARCHITECT SHALL HAVE SOLE AUTHORITY TO DETERMINE THE CAUSE OF DEATH.  
 PLANT COUNTS PROVIDED ARE ESTIMATES ONLY. CONTRACTOR IS RESPONSIBLE FOR CALCULATING ALL FINAL AREA AND COUNTS.

**IRRIGATION ASSESSMENT**

SUPPLEMENTAL HAND WATERING MAY BE NECESSARY FOR THE FIRST GROWING SEASON TO ESTABLISH PLANTINGS, BUT MAY NOT BE NECESSARY IN SUBSEQUENT YEARS.

**LANDSCAPE PLANTING SCHEDULE**

**TREES**

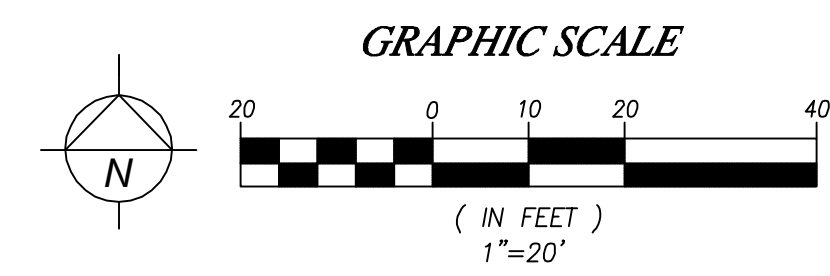
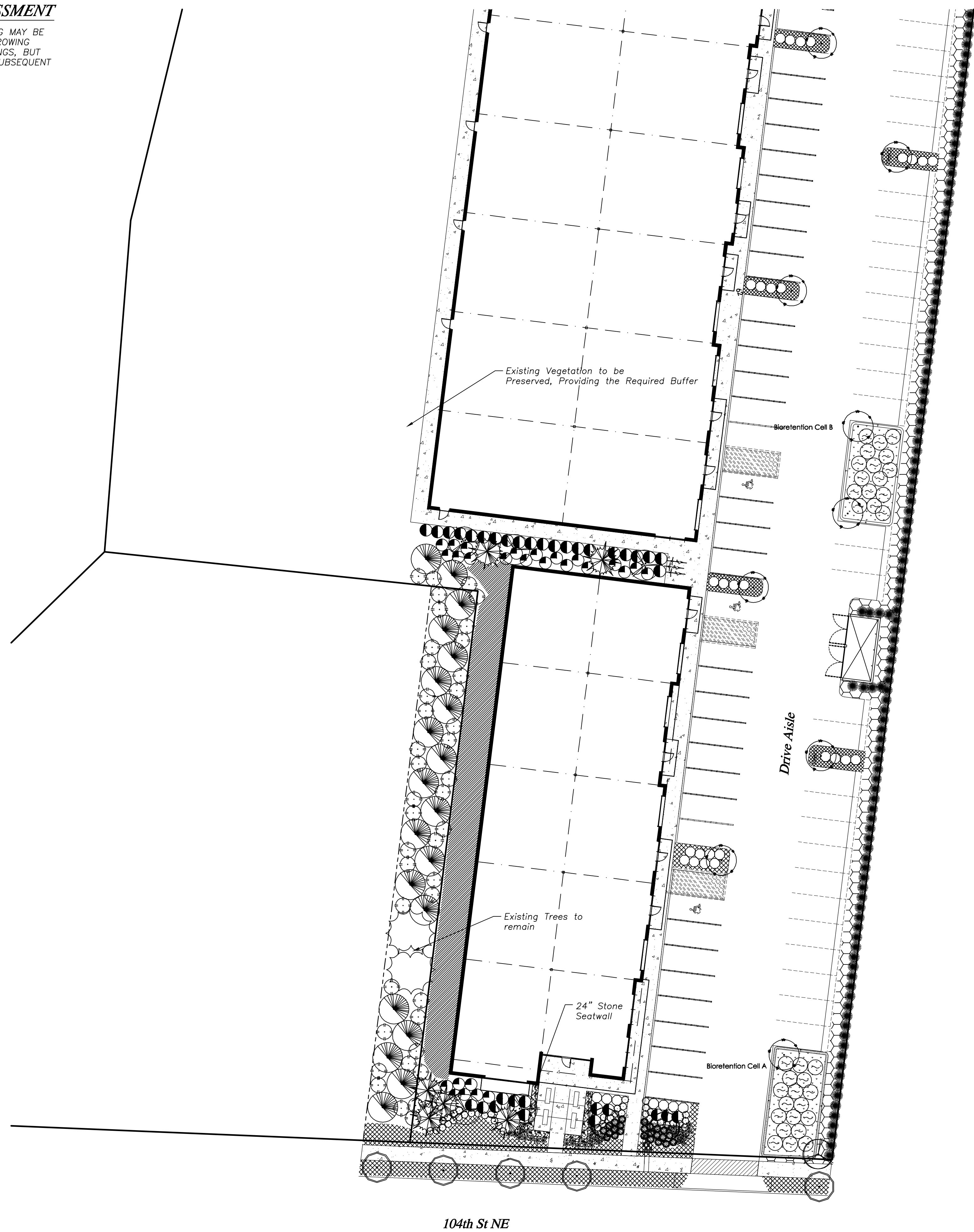
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Burlington Northern Santa FE R-1

DATE	REVISION	BY

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 e. pauljaya@gmail.com



**104th. Street Rezone**  
 Matsville WA  
 LANDSCAPE PLAN

APPLICANT:  
 Landtechnologies

DATE:  
 5.18.22

PJLA JOB NO.:  
 DRAWN BY: PJ

CHECKED BY: PJ

**LANDSCAPE PLAN**

SHEET  
**L-2**  
 OF 3

**MAINTENANCE NOTES:**

- 22C.120.180 Landscaping ? Maintenance.  
 (1) All landscaped areas and plants required by this chapter must be permanently maintained in a healthy growing condition in order to accomplish the purpose for which they were required.  
 (2) Dead or diseased plants must be replaced within 30 days of notification, or as soon as practical in regard to freezing weather, or complex situations involving the removal and replacement of large trees.  
 (3) All landscaped areas must be kept free of debris and weeds.  
 (4) Plant material must not interfere with public utilities, restrict pedestrian or vehicular access, or constitute a traffic hazard.  
 (5) Planted areas next to pedestrian walkways and sidewalks shall be maintained or plant material chosen to maintain a clear zone between three and eight feet from ground level.  
 (6) The owners, their agents and assigns are responsible for providing, protecting, and maintaining all landscaping material in a healthy and growing condition, replacing it when necessary, and keeping it free of refuse and debris.  
 (7) All fencing, walls and other features used for screening purposes shall be kept free of litter, debris, and weeds. (Ord. 2852 § 10 (Exh. A), 2011).

**LANDSCAPE PLANTING SCHEDULE**

**TREES**

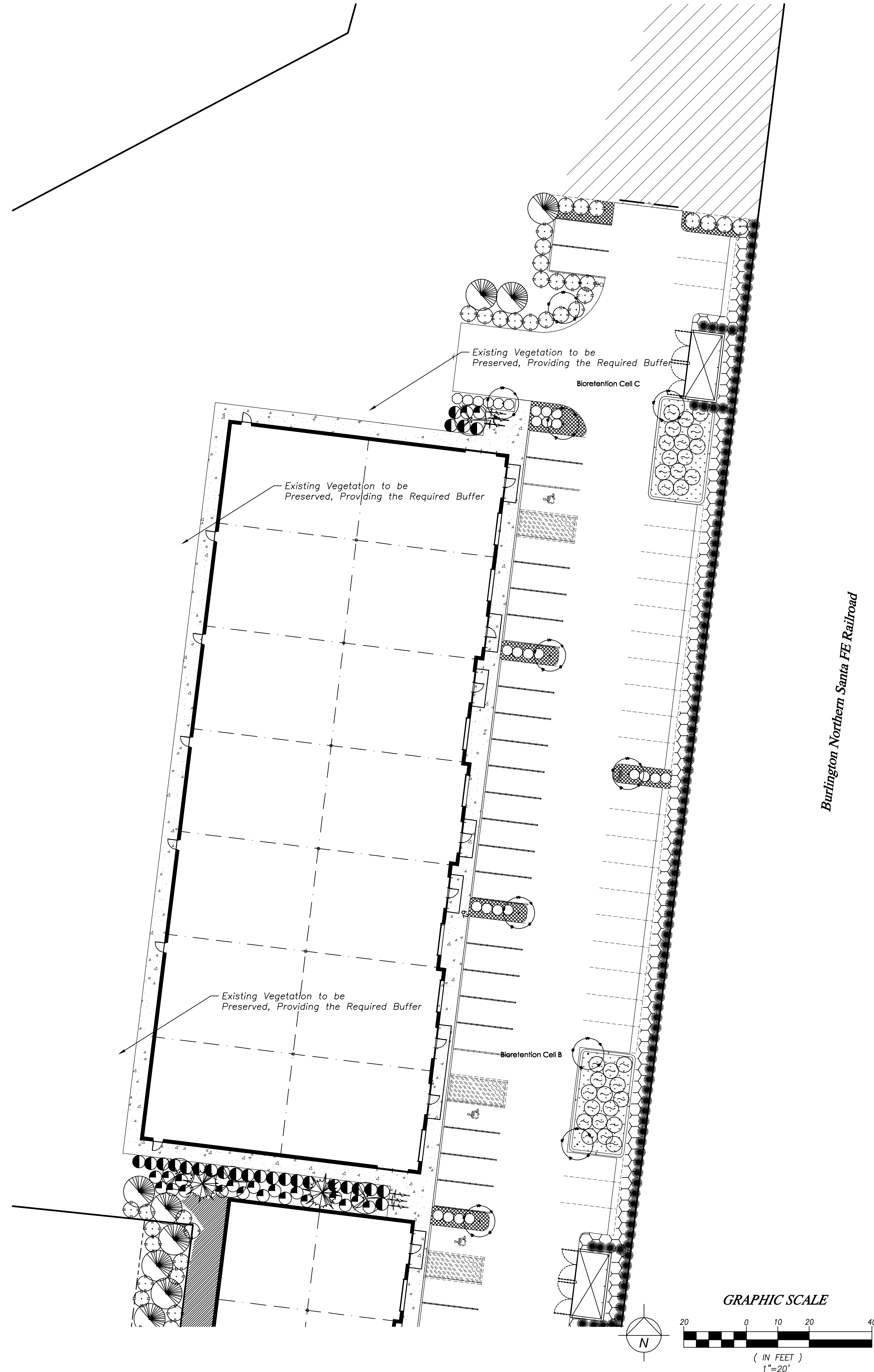
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Burlington Northern Santa Fe Railroad

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**L-3**  
 OF 3