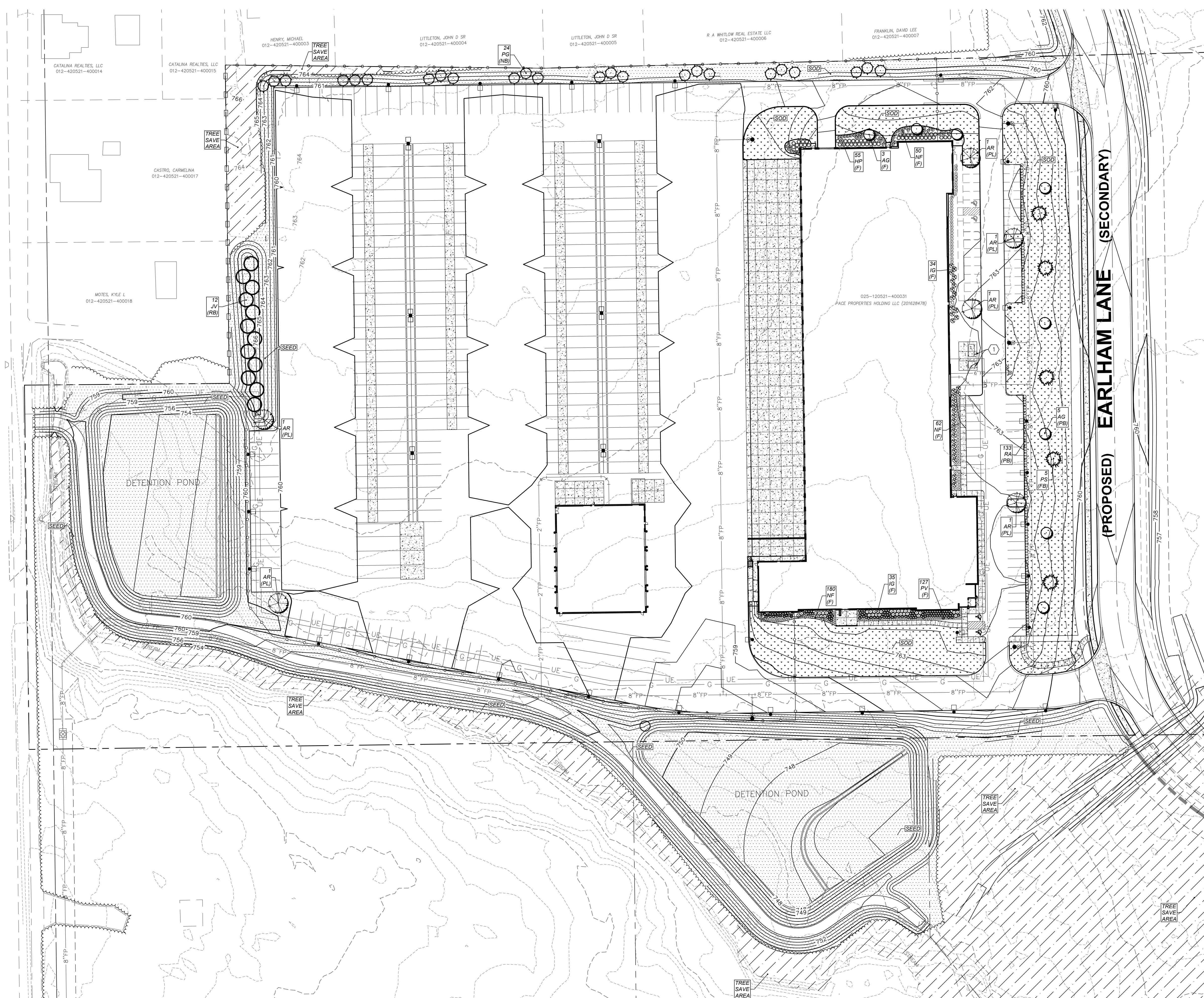


Layout Tab Name: C-601 LANDSCAPE PLAN
 Last Saved By: Burchett, 10/18/2024 9:43:10 AM
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LANDSCAPE NOTES:

- LOCATING AND PROTECTING ALL UNDERGROUND UTILITIES, PRIOR TO DIGGING, IS RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR. PRIOR TO INSTALLATION, THE LANDSCAPE CONTRACTOR SHALL INSPECT THE SUB GRADE, GENERAL SITE CONDITIONS, VERIFY ELEVATIONS, UTILITY LOCATIONS, IRRIGATION, APPROVE TOPSOIL PROVIDED BY GENERAL CONTRACTOR AND OBSERVE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE DONE. NOTIFY GENERAL CONTRACTOR OF ANY UNSATISFACTORY CONDITIONS. WORK SHALL NOT PROCEED UNTIL SUCH CONDITIONS HAVE BEEN CORRECTED AND ARE ACCORDABLE TO THE LANDSCAPE CONTRACTOR AND/OR CONSTRUCTION MANAGER.
- GENERAL AND LANDSCAPE CONTRACTOR ARE RESPONSIBLE FOR PROTECTING ALL EXISTING TREES TO REMAIN FROM DAMAGE DURING CONSTRUCTION. GENERAL CONTRACTOR TO INSTALL TREE PROTECTION FENCING PRIOR TO ANY SITE WORK.
- ALL TREE, SHRUB AND GROUND COVER BEDS TO BE MULCHED WITH A MINIMUM OF 3 INCHES OF CLEAN SHREDDED HARDWOOD MULCH.
- PLANTING HOLES TO BE DIG A MINIMUM OF TWICE THE WIDTH THE SIZE OF THE ROOT BALL OF BOTH SHRUBS AND TREES. AMEND BACKFILL WITH SPECIFIED TOPSOIL MIX. BACKFILL AND TAMP BOTTOM OF HOLE PRIOR TO PLANTING SO TOP OF ROOT BALL DOES NOT SETTLE BELOW SURROUNDING GRADE.
- TOPSOIL MIX TO BE 4 PARTS SCREENED TOPSOIL AND 1 PART ORGANIC MATERIAL (NATURE'S HELPER, PRO MIX OR APPROVED EQUIV).
- EXISTING GRASS IN PROPOSED PLANTING AREAS TO BE REMOVED AND AREA TO BE HAND-RAKED TO REMOVE ALL ROCKS AND DEBRIS LARGER THAN 1 INCH IN DIAMETER PRIOR TO PLANTING.
- SOIL TO BE TESTED TO DETERMINE FERTILIZER AND LIME REQUIREMENTS. LIME AND FERTILIZER TO BE DISTRIBUTED PRIOR TO LAYING SOD OR SEED. ALL DISTURBED AREAS (INCLUDING RIGHT-OF-WAYS) NOT RECEIVING PLANTINGS TO RECEIVE 4 INCHES OF TOPSOIL AND SODDED OR SEED AS NOTED ON THE PLANS.
- SOD TO BE DELIVERED FRESH (CUT LESS THAN 24 HOURS PRIOR TO ARRIVING ON SITE), LAID IMMEDIATELY, ROLLED AND WATERED THOROUGHLY WITHIN ONE HOUR OF INSTALLATION.
- ALL CHANGES TO DESIGN AND/OR PLANT SUBSTITUTIONS TO BE AUTHORIZED BY LANDSCAPE ARCHITECT.
- ALL PARKING ISLANDS TO BE BERMED UP 6"-8" WITH CLEAN FRIABLE TOPSOIL PRIOR TO PLANTING.
- ALL LANDSCAPING SHALL BE INSTALLED IN CONFORMANCE WITH ANSI Z60.1 THE AMERICAN STANDARD FOR NURSERY STOCK, AND THE ACCEPTED STANDARDS OF AMERICANHORT.
- THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANTS INSTALLED FOR ONE FULL YEAR FROM DATE OF ACCEPTANCE BY THE OWNER. ALL PLANTS SHALL BE ALIVE AND AT A VIGOROUS RATE OF GROWTH AT THE END OF THE GUARANTEE PERIOD.
- ANY PLANT THAT IS DETERMINED DEAD, IN AN UNHEALTHY OR UNSIGHTLY CONDITION, LOST ITS SHAPE DUE TO DEAD BRANCHES OR OTHER SYMPTOMS OF POOR, NON-VIGOROUS GROWTH SHALL BE REPLACED BY THE LANDSCAPE CONTRACTOR WITH THE COST OF THE REPLACEMENT INCLUDED IN THE BID OR PROPOSAL PRICE.
- STAKE ALL TREES. ALL GUY WIRES AND STAKING TO BE REMOVED AFTER 1 YEAR OF PLANTING COMPLETION.
- TREES TO BE MARKED IN THE FIELD AS TO SOLAR ORIENTATION AND PLANTED IN THE SITE IN THE SAME ORIENTATION.
- WATER THOROUGHLY TWICE IN THE FIRST 24 HOURS AND APPLY MULCH IMMEDIATELY.

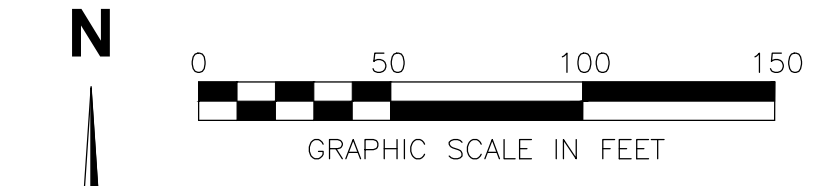
NOTE: GROUND MOUNTED MECHANICAL UNIT TO BE SCREENED ON ALL SIDES BY LANDSCAPING OF EVERGREEN VARIETY NOT LESS THAN THE HEIGHT OF THE EQUIPMENT TO BE SCREENED AT TIME OF PLANTING.

LANDSCAPE CODE SUMMARY

- 10' NORTH SIDE BUFFERYARD REQUIREMENTS (NB)**
 LEVEL 2.0 REQUIRED PER 100 LF ABUTTING IND/COMMERCIAL ZONING
 873 LF = 17.46 PUV REQUIRED
 PROVIDED 1,850 SF OF TREE SAVE AREA
 PROVIDED 24 EVERGREEN TREES 8-10' TALL @ 0.75 PUV = 18 PUV
- 50' REAR BUFFERYARD REQUIREMENTS (RB)**
 LEVEL 5.0 REQUIRED PER 100 LF ABUTTING RESIDENTIAL USE 200 LF = 10 PUV REQUIRED
 PROVIDED 333 LF OF WOODEN FENCE @ 0.75 PUV = 2.50 PUV
 PROVIDED 12 EVERGREEN TREES 8-10' TALL @ 0.75 PUV = 9 PUV
 PROVIDED 11.50 PUV TOTAL
- 10' SOUTH SIDE BUFFERYARD REQUIREMENTS (SB)**
 LEVEL 4.0 REQUIRED PER 100 LF ABUTTING AG ZONING 1,130 LF = 45.2 PUV REQUIRED
 TREE SAVE AREA NORTH OF STREAM FULFILLS REQUIREMENTS
- 60' FRONT BUFFERYARD REQUIREMENTS (FB)**
 LEVEL 1.0 REQUIRED PER 100 LF ABUTTING INDUSTRIAL ZONING 696 LF = 6.96 PUV REQUIRED
 5 EVERGREEN TREES 8-10' TALL @ 0.75 PUV = 3.75
 5 ORNAMENTAL TREES 2' CAL. @ 1.0 PUV = 5 PUV
 PROVIDED 8.75 PUV
- PARKING LOT REQUIREMENTS (PL)**
 1 SHADE TREE REQUIRED PER EVERY 15 PARKING STALLS
 68 PARKING STALLS PROVIDED = 5 TREES REQUIRED
 7 TREES PROVIDED
- PARKING LOT BUFFERYARD REQUIREMENTS (PB)**
 A COMPACT HEDGE ROW IS REQUIRED WHEN A PARKING AREA IS LOCATED BETWEEN A BUILDING AND FRONT YARD
- FOUNDATION REQUIREMENTS (F)**
 AREA REQUIRED TO BE 2' * LENGTH OF WALL
 NORTH SIDE: 2' * 160' = 320 SF REQUIRED
 2,156 SF PLANTINGS PROVIDED
 EAST SIDE: 2' * 490' = 980 SF REQUIRED
 3,110 SF PLANTINGS PROVIDED
 SOUTH SIDE: 2' * 230' = 460 SF REQUIRED
 1,990 SF PLANTINGS PROVIDED

KEYNOTES (X)

- GROUND MOUNTED MECHANICAL UNIT TO BE SCREENED ON ALL SIDES BY ONE OR MORE OF THE FOLLOWING:
 - WING OR SCREEN WALLS CONSTRUCTED OF A MATERIAL IDENTICAL TO OR COMPLEMENTARY TO THE PRIMARY STRUCTURE
 - LANDSCAPING OF AN EVERGREEN OR DENSELY TWIGGED HEDGE PLANT VARIETY OF A HEIGHT AT TIME OF PLANTING WHICH IS NOT LESS THAN THE HEIGHT OF THE EQUIPMENT TO BE SCREENED



ISSUANCE SCHEDULE	DESCRIPTION
NUMBER	DATE

INDIANA LIFE SCIENCES PARK

PACE AIR FREIGHT HQ

PLAINFIELD, INDIANA

PROJECT NO: 82429.12
 DATE ISSUED: 10/18/2024
 DESIGNED BY: TAB
 DRAWN BY: SMB
 CHECKED BY: JGM

SHEET NAME:
 LANDSCAPE PLAN

SHEET NO:
C-601