

MATCHLINE - SHEET C-33

MATCHLINE - SHEET C-34

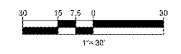
COMPASS CREEK PARKWAY  
 VARIABLE WIDTH PUBLIC RIGHT-OF-WAY  
 ROAD UNDER CONSTRUCTION  
 DATE: 10/25/2016  
 100' R/W (12' CO.)

STABILIZATION CHART

SYMBOL	ACREAGE	COMMON NAME	BOTANICAL NAME
[Symbol]	1.03	TALL FESCUE	FESTUCA PRURITENSIS

PERMANENT GRASS CHART

SYMBOL	ACREAGE	COMMON NAME	SEEDING RATE	SEEDING MIX PERCENTAGE
[Symbol]	2.82	KENTUCKY BLUEGRASS	1 lb./1,000 S.F.	10
[Symbol]		PERENNIAL RYEGRASS	1.2 lb./1,000 S.F.	5
[Symbol]		TALL FESCUE	2 lb./1,000 S.F.	85
[Symbol]	45	HARDWOOD MULCH		



SECTION	REQUIREMENTS	CALCULATIONS PROPOSED	COMPLIANCE
WHERE A PARKING LOT ADJUTS LAND NOT IN A PUBLIC ROW	NORTH PROPERTY LINE REQUIRED PLANTINGS: LENGTH OF PROPERTY LINE: 803 FEET CANOPY TREES: 23 (11,534 LF) SHRUBS: 121 (6,401 LF) PROPOSED PLANTINGS: CANOPY TREES: 23 SHRUBS: 121 *A* INDICATES PLANT MATERIAL UTILIZED TO FULFILL REQUIREMENT		COMPLIES
5-1412 PARKING LOT SCREENING	TYPE ONE REAR YARD BUFFER MINIMUM 15' WIDTH MAXIMUM 22' WIDTH	PROPERTY LINE REQUIRED PLANTINGS: LENGTH OF PROPERTY LINE: 1,034 FEET CANOPY TREES: 11 (1,100 LF) SHRUBS: 41 (2,050 LF) PROPOSED PLANTINGS: CANOPY TREES: 11 SHRUBS: 41 *A* INDICATES PLANT MATERIAL UTILIZED TO FULFILL REQUIREMENT	COMPLIES
INTERIOR PARKING LOT LANDSCAPING	ANY PARKING LOT, EXCEPTING SINGLE BAY PARKING LOTS OF TWENTY (20) SPACES OR LESS, SHALL BE PROVIDED WITH LANDSCAPED OPEN SPACE ALONG THE PERIMETER OF THE PARKING AREA OR AREAS. IN THE MINIMUM RATE OF ONE (1) CANOPY TREE PER TEN (10) SPACES WHICH SHALL BE SO LOCATED THAT NO PARKING SPACE IS MORE THAN EIGHTY (80) FEET FROM A PORTION OF THE LANDSCAPED OPEN SPACE OR PARKING ISLAND MORE THAN EIGHTY (80) FEET FROM A CANOPY TREE. LANDSCAPED AREAS BETWEEN PARKING AREAS AND BUILDINGS SHALL NOT BE CONSIDERED AS PARKING LOT LANDSCAPING.	PROPERTY LINE (SECTION OF ADJACENT TO CHSD, CAPEL) REQUIRED PLANTINGS: LENGTH OF PROPERTY LINE: 377 FEET CANOPY TREES: 4 (1,100 LF) UNDERSTORY TREES: 16 (4,100 LF) PROPOSED PLANTINGS: CANOPY TREES: 4 UNDERSTORY TREES: 16 *A* INDICATES PLANT MATERIAL UTILIZED TO FULFILL REQUIREMENT	COMPLIES
10% TREE CANOPY IS REQUIRED	WEST PROPERTY LINE (COMPASS CREEK PARKWAY) REQUIRED PLANTINGS: LENGTH OF PROPERTY LINE: 967 FEET (EXCLUDES ENTRANCES) CANOPY TREES: 30 (3,300 LF) SHRUBS: 184 (9,200 LF) PROPOSED PLANTINGS - 20' WIDE PLANTING AREA: CANOPY TREES: 30 SHRUBS: 184 *A* INDICATES PLANT MATERIAL UTILIZED TO FULFILL REQUIREMENT		COMPLIES
5-1303 TREE CANOPY REQUIREMENTS	GROSS SITE AREA: 899,250 SF AREA OF EXCLUSIONS: NONE TOTAL AREA OF EXCLUSIONS: NONE NET SITE AREA: 899,250 SF CANOPY COVERAGE REQUIRED (10%): 89,925 SF CANOPY CONSERVATION: 89,925 SF PROPOSED CANOPY: 88,580 SF TOTAL CANOPY PROVIDED: 10.01% CANOPY PROVIDED		COMPLIES

KEY	QTY	BOTANICAL NAME	COMMON NAME	CAL.	CONT.	2' YEAR TREE CANOPY CREDIT	20' YEAR CANOPY SUBTOTAL
40	3	ASPARGUS	RE-EMISE	3/12' DL	60	30	180
42	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
44	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
46	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
48	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
50	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
52	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
54	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
56	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
58	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
60	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
62	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
64	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
66	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
68	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
70	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
72	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
74	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
76	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
78	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
80	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
82	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
84	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
86	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
88	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
90	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
92	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
94	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
96	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
98	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120
100	2	QUERCUS	WIDELEAFED OAK	3/12' DL	60	30	120

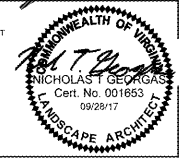
LOUDOUN COUNTY LANDSCAPE PLAN NOTES

1. ALL PLANTING AND MAINTENANCE SHALL MEET VESCH GUIDELINES.
2. ALL TREES TO BE PLANTED SHALL MEET THE SPECIFICATIONS OF THE AMERICAN ASSOCIATION OF NURSERYMEN.
3. NO TREES ARE TO BE PLANTED WITHIN LOUDOUN WATER EASEMENTS.

ALERT TO CONTRACTOR:  
 ALL WORK GENERAL CONTRACTOR WORK TO BE COMPLETED BY THE MILESTONE DATE IN PROJECT DOCUMENTS. OUTLET AREA TO BE KEPT FREE OF JOE TRAILERS AND STORAGE AFTER THE CONTRACT MILESTONE DATE FOR THE OUTLET. VWR GENERAL CONTRACTOR TO PROVIDE CLEAR ACCESS FOR OUTLET CONTRACTOR TO THE SPECIFIC PARCELS AT ALL TIMES AFTER MILESTONE DATE. PURCHASER OF OUTLET TO PROVIDE PERMIT DOCUMENTS AND SWPPP REQUIRED BY STATELOGICAL REQUIREMENTS FOR SPECIFIC OUTLET.

NOTE TO CONTRACTOR:  
 IF WIDE MULCH STRIP IS REQUIRED BEHIND ALL CONCRETE CURBS/BUFFERS  
 WHERE TURF GRASS WILL BE ESTABLISHED ADJACENT TO CONCRETE CURBS/BUFFERS, EITHER A 16" OR 24" STRIP OF TURF GRASS SHALL BE ESTABLISHED PRIOR TO BEGINNING CONSTRUCTION.

CONTRACTOR SHALL CONTACT 811 FOR LOCATION OF ALL UTILITIES, AT LEAST 72 HOURS PRIOR TO BEGINNING CONSTRUCTION.



REVISIONS

NO.	DATE	DESCRIPTION
1		REVISED PER COUNTY AND TOWN COMMENTS
2		REVISED PER COUNTY AND TOWN COMMENTS
3		REVISED PER COUNTY AND TOWN COMMENTS

**BOHLER ENGINEERING**  
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 VA@BohlerEng.com

LANDSCAPE PLAN  
 WALMART SUPERCENTER #1904-005 - SPAM #1  
 CATOCTIN ELECTION DISTRICT  
 LEESBURG, LOUDOUN COUNTY, VA  
 WAL-MART STORES, INC.  
 BENTONVILLE, AR

DRAWN: GRP  
 CHECKED: MJB  
 DATE: 12/22/16  
 SCALE: 1" = 30'  
 12/28/16  
 51489000  
 SHEET  
**C-35**  
 SHEET 54 OF 103

Order Plans

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