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1736 EAST SUNSHINE ST. SUITE 417
SPRINGFIELD, MISSOURI 65804



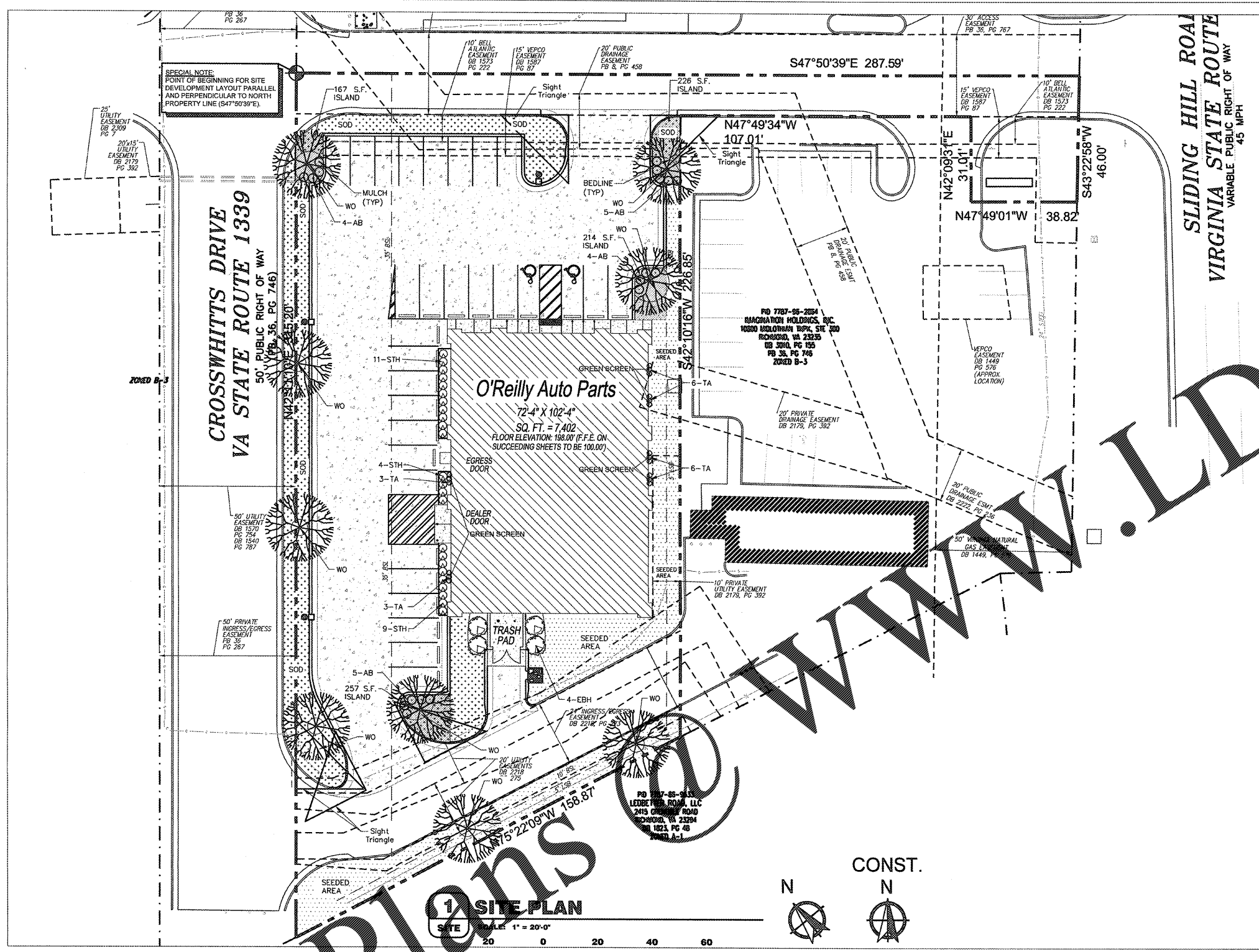
12-12-17
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PROJECT:
NEW O'REILLY AUTO PARTS STORE
SLIDING HILL PLACE
ASHLAND, VA #2 - ASHLAND MAGISTERIAL DISTRICT
LANDSCAPE PLAN

O'Reilly
CORPORATE OFFICES
233 SOUTH PATTERSON
SPRINGFIELD, MISSOURI 65802
(417) 862-2674 TELEPHONE

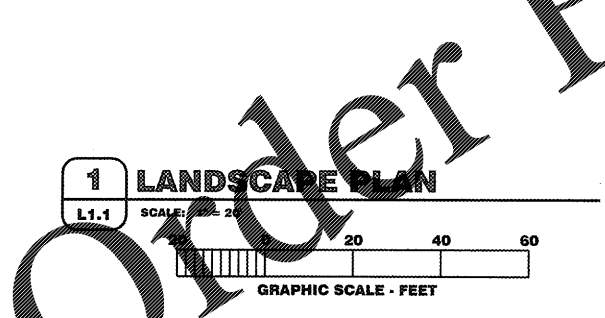
COMM # 3993
DATE: 8-16-17
REVISION DATE: 8-16-17
11-3-17
12-12-17



- LANDSCAPE NOTES:
- Plant material sizes and grading are to comply with the latest edition of American standards for nursery stock, published by the American Association of Nurserymen.
 - Contractor shall ascertain location of all utilities prior to excavation.
 - No changes to plant schedule unless first approved by the Hanover County Planning Department Plans Review Section.
 - Landscaping will be designed so as not to interfere with sight distance needs of drivers, the parking areas and at the entrance/exit locations.
 - Plant material quantities and sizes will be inspected for compliance with approved plans by a site plan review agent of the Hanover County Planning Department prior to the release of the certificate of occupancy.
 - The owner is responsible for maintaining shrubs and trees that are required per approved landscaping plans. Dying or dead plant materials are to be removed during the next planting season.
 - Plant materials shall have all strings or ropes at the base of the plant cut away from the trunk (including biodegradable brands of ropes).
 - All sod to be Rebel Fescue IV, Lesco Tall Turfgrass or equivalent @ 6 lbs per 1000 s.f.
 - All mulch shall be coir gravel - see detail on sheet L1.1.
 - Deciduous trees shall be at least two inches caliper and six (6) inches from the ground when planted, with branching no closer than five feet to the ground.
 - No landscaping shall be placed within a five (5) foot radius of any fire hydrant, fire pump test header, fire department connection (FDC) for fire protection system or fire department connection control valve. Landscaping shall be of the type that will not encroach into the three (3) foot radiation majority. (Virginia Statewide Fire Prevention Code, 2012, Section 907.2.1)

LANDSCAPE CALCULATIONS:
PARKING AND DRIVEWAYS
INTERNAL LANDSCAPING - VEHICULAR USE AREA
PARKING AREA = 16,358 S.F.
REQUIRED = 5% OF THE PARKING AREA SHALL BE DEVOTED TO INTERNAL LANDSCAPING
REQUIRED LANDSCAPING SHALL BE PLACED AT ENDS OF ALL PARKING BAYS
16,358 x 5% = 817.90 S.F. OF LANDSCAPE AREA REQUIRED
887 S.F. LANDSCAPE AREA PROVIDED
REQUIRED = 10% TREE CANOPY AT (10) TEN YEARS OF SQUARE FOOTAGE OF PARKING AREA. (REFER TO HANOVER COUNTY TREE CANOPY CHART FOR PROJECTED COVERAGE)
16,358 x 10% = 1,636 S.F. OF REQUIRED CANOPY COVERAGE & 2 SHRUBS PER TREE
9 WILLOW OAK (QUERCUS PHELLOS) @ 2.5' CAL. = 200 SF EACH OF PROJECTED COVERAGE PROVIDED
9 x 200 = 1800 S.F. OF TREE CANOPY COVERAGE PROVIDED
18 SHRUBS PROVIDED.
EACH ISLAND INDICATED ON THE PLANS HAS ONE 2.5" CAL. TREE AND 18" SP. SHRUBS
DUMPSTER IS ALSO BEING SCREENED BY SHRUBS

- LEGEND:
- ISLANDS IN PARKING LOT (NOTE - ALL ISLANDS ARE NOT FULLY ENCLOSED. GREY AREAS DENOTE WHERE AREA MEASUREMENTS FOR ISLANDS WERE TAKEN)
 - SODDED AREA
 - SEEDED AREA



1 SITE PLAN
SCALE: 1" = 20'-0"

KEY	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	QTY.	Projected Canopy Coverage	COMMENTS
WO	Quercus phellos	Willow Oak	2.5" CAL.	B&B	9	200 SF / Tree	
EBH	Ilex x 'Emily Bruner'	Emily Bruner Holly	36" HT.	Cont.	4		
STH	Ilex crenata 'Soft Touch'	Soft Touch Holly	#3	Cont.	24		
AB	Abelia grandiflora 'Rose Creek'	Abelia	18" SP.	Cont.	18		Must be maintained at 24" HT.
TA	Trachelospermum asiaticum	Asian Jasmine	#1	Cont.	24		Planted 1' OC and Trained to Green Screen Wall
				Total		1,800 SF	



SPR-7-17
HTE 17-3000019

L1.1