

24 HOUR CONTACT
JOHN ARMFIELD
CONSTRUCTION MANAGER
TELEPHONE: (336) 279-3242

LANDSCAPE ISLAND NOTE:
 CONTRACTOR TO ENSURE THAT THE GROUND SURFACE AROUND TREE AND SHRUB LOCATIONS SLOPES DOWNWARD AWAY FROM TREE SHRUB INSTALLATION LOCATIONS TO ALLOW FOR POSITIVE DRAINAGE. CONTRACTOR SHOULD ALSO ENSURE THAT THE GROUND SURFACE AT THE BACK OF CURB BE GRADED TO BE EVEN WITH THE CURB ELEVATION SUCH THAT PONDING OF WATER DOES NOT OCCUR BEHIND THE CURB.

CONTRACTOR TO INSTALL 2 TO 3 INCH TENNESSEE RIVER ROCK WITH WEED FABRIC/BARRIER IN ALL SHRUB AND TREE PLANTING AREAS.

VICINITY MAP

TURF NOTES:

- CHISEL COMPACTED AREAS AND SPREAD TOPSOIL 3 INCHES DEEP OVER ADVERSE SOIL CONDITIONS, IF AVAILABLE.
- RIP ENTIRE AREA TO 8 INCHES IN DEPTH.
- REMOVE ALL LOOSE ROCK, ROOTS, AND OTHER OBSTRUCTIONS LEAVING SURFACE REASONABLY SMOOTH AND UNIFORM.
- APPLY AGRICULTURAL LIME, FERTILIZER, AND SUPERPHOSPHATE UNIFORMLY AND MIX WITH SOIL. (SEE BELOW).
- CONTINUE TILLAGE UNTIL A WELL-PULVERIZED, FIRM, REASONABLY UNIFORM SEEDBED IS PREPARED 4 TO 6 INCHES DEEP.
- SEED ON A FRESHLY PREPARED SEEDBED AND COVER SEED LIGHTLY WITH SEEDING EQUIPMENT OR CULTIVATOR AFTER SEEDING.
- INSTALL RIVER ROCK AND WEED FABRIC/BARRIER IMMEDIATELY AFTER SEEDING.
- INSPECT ALL SEEDING AREAS AND MAKE NECESSARY REPAIRS OR RESEEDINGS WITHIN THE PLANTING SEASON, IF POSSIBLE. IF STAND SHOULD BE OVER 60% DAMAGED, RE-ESTABLISH FOLLOWING ORIGINAL LIME, FERTILIZER AND SEEDING RATES.
- CONSULT CONSERVATION INSPECTOR ON MAINTENANCE TREATMENT AND FERTILIZATION AFTER PERMANENT COVER IS ESTABLISHED.

LANDSCAPE NOTES:

- THE GENERAL CONTRACTOR SHALL LEAVE THIS SITE AT FINISHED GRADE. THE LANDSCAPE CONTRACTOR SHALL REUSE GRADES AT A MINIMUM TO ENSURE SMOOTH TRANSITIONS BETWEEN PLANTING BEDS AND LAWN AREAS.
- PLANT GUARANTEE: ALL PLANTS SHALL BE GUARANTEED TO LIVE FOR TWELVE MONTHS. THE GUARANTEE SHALL COMMENCE UPON FINAL ACCEPTANCE OF THE PROJECT. IF ANY PLANTS ARE DEAD OR IN AN UNHEALTHY CONDITION BEFORE FINAL ACCEPTANCE, THE LANDSCAPE CONTRACTOR SHALL REPLACE THEM AT HIS EXPENSE. THIS REPLACEMENT SHALL NOT BE CONSIDERED A GUARANTEED REPLACEMENT.
- ALL PLANTING SHALL BE PLACED WITHIN A RIVER ROCK PLANTING BED. ALL STRAPPING AND THE TOP 2/3 OF WIRE BASKETS MUST BE CUT AWAY AND REMOVED FROM ROOT BALLS PRIOR TO BACKFILLING PLANTING PIT. REMOVE TOP 1/3 OF BURLAP FROM ROOT BALL.
- ALL LANDSCAPE WORK SHALL BE IN ACCORDANCE WITH CURRENT CITY STANDARD DETAILS AND SPECIFICATIONS.
- ALL AREAS WITHOUT RIVER ROCK SHALL BE SEEDING OR SODDED IN ACCORDANCE WITH THE AREA SPECIFIED ON PLANS WITH "REBEL" HYBRID TALL FESCUE OR EQUIVALENT AS PRESCRIBED IN THE SEEDING SCHEDULE AS SHOWN ON THIS SHEET. IN COASTAL AREAS OR AREAS WITH MORE TEMPERATE CLIMATES, BERMUDA SOD SHOULD BE UTILIZED. IF THERE ARE QUESTIONS BY THE LANDSCAPE CONTRACTOR AS TO WHICH SEED / SOD TO USE, THE LANDSCAPE ARCHITECT OR ENGINEER SHOULD BE CONTACTED PRIOR TO INSTALLATION.
- SITE LIGHTING SHALL NOT BE PLACED IN CONFLICT WITH PLANTED TREES.
- TREE PROTECTION FENCING TO BE PROVIDED AROUND TREE PRESERVATION AREAS IN ACCORDANCE WITH CITY STANDARDS.
- COORDINATE ALL WORK WITH SITE LAYOUT AND SITE GRADING, DRAINAGE & UTILITIES PLAN.
- VERIFY LOCATION OF UTILITIES BEFORE PLANTING.
- INSTALL 2" TO 3" TENNESSEE RIVER ROCK WITH WEED FABRIC/BARRIER TO ALL AREAS THAT ARE NOT SEEDING OR SODDED.
- THE SELECTION AND INSTALLATION OF PLANTS AND PLANTING METHODS SHALL CONFORM WITH THE STANDARDS OF THE AMERICAN ASSOCIATION OF NURSERYMEN OR THE CITY STANDARD DETAILS AND SPECIFICATIONS, WHICHEVER IS STRICTER.
- CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL QUANTITIES. DRIVEN SHALL RULE OVER PLANT LISTS.
- SUBSTITUTIONS SHALL BE SUBMITTED TO LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION. SUBSTITUTIONS SHALL REQUIRE ADDITIONAL APPROVAL BY THE GOVERNING JURISDICTION.
- ALL LANDSCAPING SOIL AND FILL SHALL BE FREE FROM WASTE, REFUSE, AND DEBRIS AT ALL TIMES.
- TREES AND LARGE SHRUBS SHALL BE ADEQUATELY SUPPORTED, AS NECESSARY, USING STAKES AND GUYS. SUCH SUPPORTS SHALL BE DESIGNED SO AS TO PROTECT TREES AND SHRUBS FROM INJURY. TREES AND SHRUBS SHALL BE FASTENED TO THE SUPPORT WITH AN ACCEPTABLE COMMERCIAL TREE TIE OF PLASTIC OR HOSE COVERED WIRE.
- THE MAXIMUM GROWTH HEIGHT OF ANY LANDSCAPING WITHIN THE SIGHT TRIANGLE SHALL BE THREE (3) FEET IN HEIGHT.
- PLANTING SOIL TO BE USED SHALL HAVE THE FOLLOWING CHARACTERISTICS: FERTILE, CRIBBLE, NATURAL TOPSOIL OF LOAMY CHARACTER, WITHOUT ADMIXTURE OF SUBSOIL MATERIAL, OBTAINED FROM WELL-DRAINED ARABLE SITE, REASONABLY FREE FROM CLAY, LUMPS, COARSE SANDS, STONES 1 INCH AND LARGER, PLANTS, GRASS, WEEDS, ROOTS, STICKS, AND OTHER FOREIGN MATERIALS. TOPSOIL SHALL CONFORM TO ASTM D2026 WITH A PH RANGE OF 5.5 TO 7 AND A MIN. 4 PERCENT ORGANIC MATERIAL.

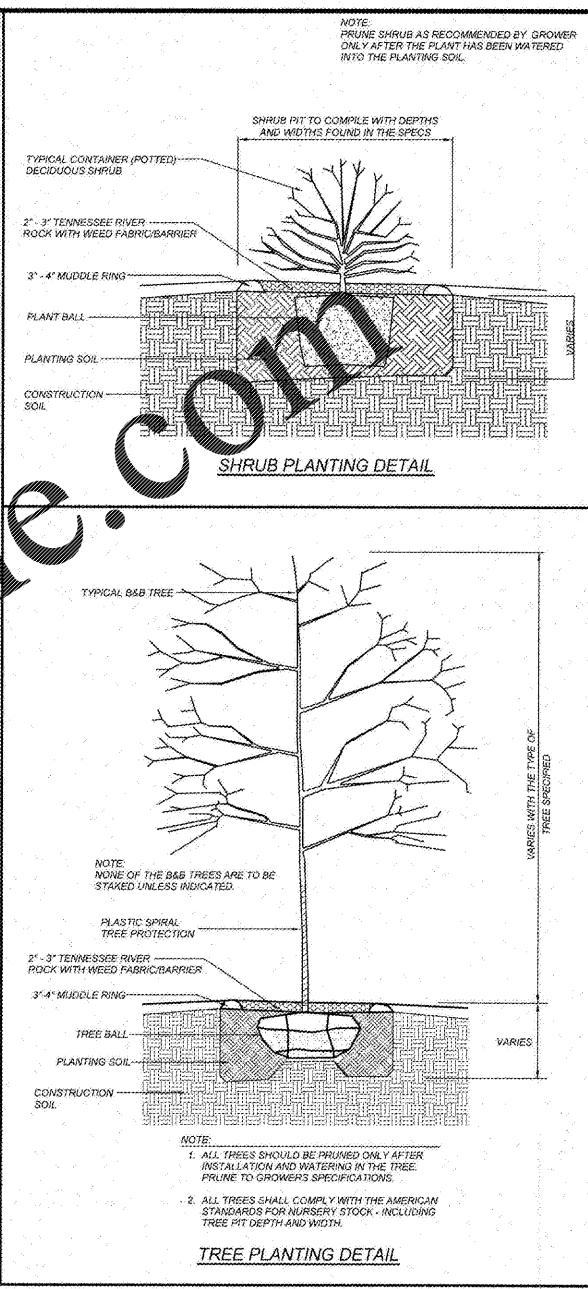
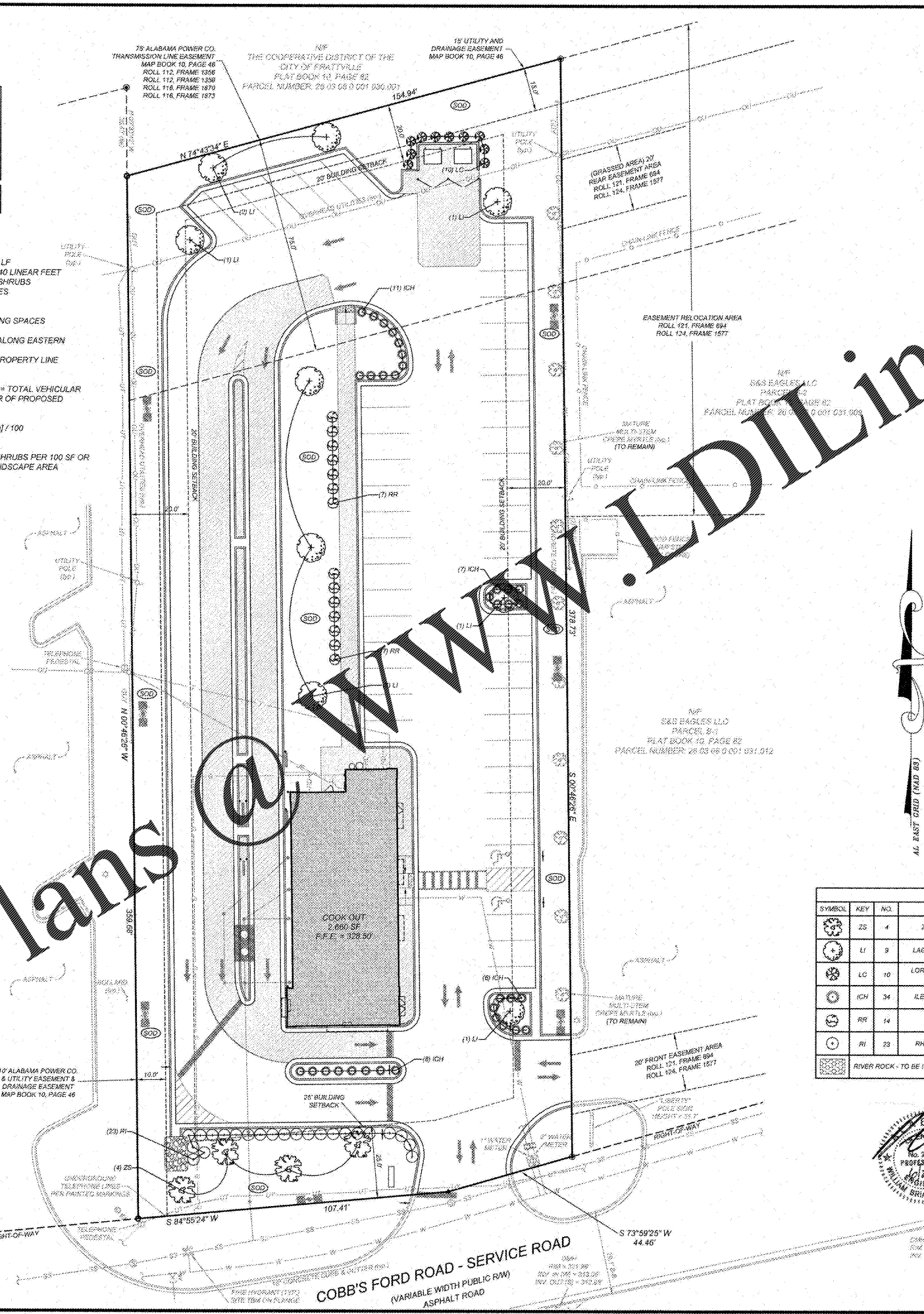
LANDSCAPE CALCULATIONS:
FRONTAGE LANDSCAPING:
 COBBS FORD ROAD SERVICE ROAD FRONTAGE: 151 LF
 REQUIRED PLANTINGS: 1 TREE AND 6 SHRUBS PER 40 LINEAR FEET
 = 151 / 40 = 4 TREES AND 23 SHRUBS
 PROVIDED: 4 ZELKOVA AND 23 INDIAN HAWTHORNES

PERIMETER LANDSCAPING:
 REQUIRED: 1 TREE FOR EVERY 5 PERIMETER PARKING SPACES
 = 34 SPACES / 5 = 7 TREES
 PROVIDED: 11 EXISTING MATURE CRAPE MYRTLES ALONG EASTERN PROPERTY LINE
 2 CRAPE MYRTLES ALONG NORTHERN PROPERTY LINE

INTERIOR LANDSCAPING:
 REQUIRED MINIMUM INTERIOR LANDSCAPING AREA = TOTAL VEHICULAR SURFACE AREA = [1,626 + (0.00435 X TOTAL NUMBER OF PROPOSED PARKING SPACES)] / 100
 = 31,464 SF X [1,626 + (0.00435 X 50)] / 100
 = 643 SF

REQUIRED INTERIOR VEGETATION = 1 TREE AND 4 SHRUBS PER 100 SF OR REQUIRED LANDSCAPE AREA
 PROVIDED: 7 CRAPE MYRTLES
 26 HELLERI HOLLY

KNIGHTSBRIDGE LLC
 CO. BACKS FAMILY RESTAURANTS
 PLAT BOOK 10, PAGE 82
 PARCEL NUMBER: 26-03-06-0-001-031-021

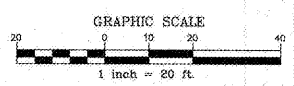


PLANTING SCHEDULE (SEE LANDSCAPING NOTE #12)

SYMBOL	KEY	NO.	BOTANICAL NAME	COMMON NAME	CALYPER	HEIGHT	ROOT	COMMENTS
(ZS)	ZS	4	ZELKOVA SERRATA	JAPANESE ZELKOVA	2" MN	12" MIN	B & B	
(LI)	LI	9	LAGERSTROEMIA INDICA	CRAPE MYRTLE	1"	6" MIN	B & B	
(LC)	LC	10	LOROPETALUM CHINENSE 'RUBY RED'	RUBY RED LOROPETALUM	30" MN	5 GAL.		
(ICH)	ICH	34	ILEX CRENATA 'HELLERI'	HELLERI HOLLY		18" - 24"	3 GAL.	
(RR)	RR	14	ROSA RADIAZZ	ROSA'S KNOCKOUT		18" - 24"	3 GAL.	
(RI)	RI	23	RHAMPHOLEPSIS INDICA	INDIAN HAWTHORNE	24" MN	3 GAL.		

RIVER ROCK - TO BE INSTALLED AROUND ALL TREE AND SHRUB AREAS

AS REQUIRED BY ALABAMA LAW
 CALL 2 WORKING DAYS
 BEFORE EXCAVATION
 811
 ALABAMA LINE LOCATION CENTER, INC.



REVISIONS

NO.	DATE	DESCRIPTION	BY

CLIENT/OWNER:
 COOK OUT
 15 LAURA LANE, SUITE 300
 THOMASVILLE, NC 27280
 TELEPHONE: (336) 215-7025
 FAX: (336) 474-1849

COMMERCIAL SITE DESIGN

COOKOUT FRESH HAMBURGERS
 2557 COBBS FORD ROAD
 PRATTVILLE, ALABAMA
 LANDSCAPE PLAN

PROJECT NO: OUT-1913
 FILENAME: OUT1913-LS
 DRAWN BY: DDH
 SCALE: 1" = 20'
 DATE: 06-07-2019
 SHEET NO: C-8