REFER TO SHEET LL-501 FOR LIGHTING NOTES AND DETAILS.

NOT FOR CONSTRUCTION

SCALE IN FEET 30 0 15 30

Date	Description	No.
REVISIONS		

JAYNE O. SPECTOR
LICENSED LANDSCAPE ARCHITECT
STATE OF CONNECTICUT – #1174

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Langan Engineering, Environmental, Surveying and Landscape Architecture, D.P.C.
Langan Engineering and Environmental Services, Inc.
Langan CT, Inc.
Langan International LLC
Collectively known as Langan

Project
STORRS CENTER PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LIGHTING PLAN WEST

Project No. 140105801	Drawing No. LL102
Date 4/3/14	
Scale 1"=30'	
Drawn By DS	
Checked By MH	

PROJECT No. 140105801

GR-1
y Others)

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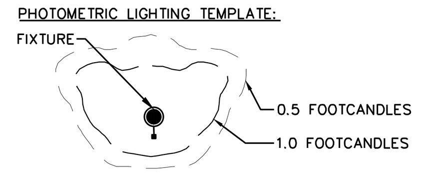
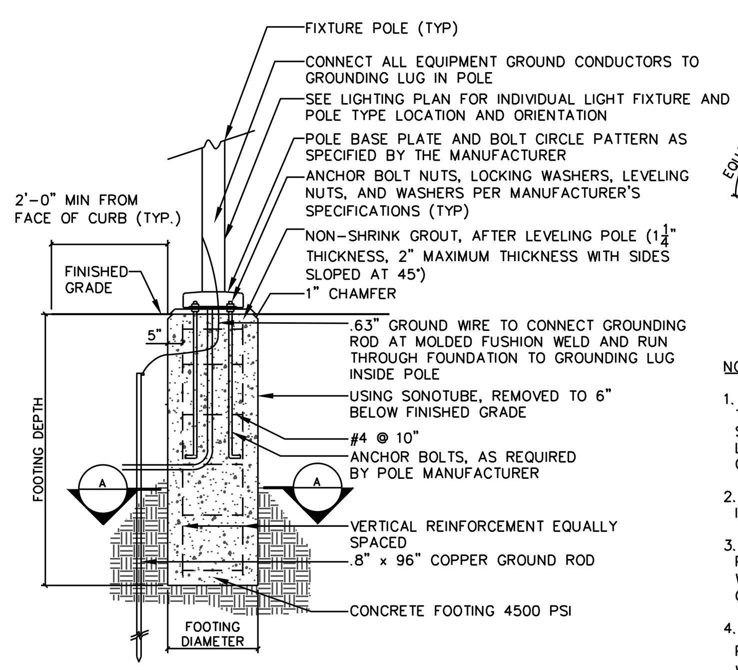
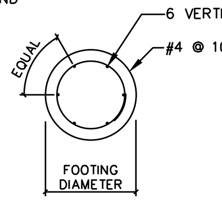
GENERAL LIGHTING NOTES:

1. PROVIDE A CONCRETE BASE FOR EACH LIGHT POLE AT THE LOCATIONS INDICATED ON THE CONSTRUCTION DRAWINGS AND IN ACCORDANCE WITH PROJECT PLANS AND SPECIFICATIONS RELATING DIRECTLY TO CAST-IN-PLACE CONCRETE.
2. CONTRACTOR TO COORDINATE INSTALLATION OF UNDERGROUND FEEDER CABLE FOR EXTERIOR LIGHTING WITH EXISTING AND PROPOSED UTILITIES, SITE DRAINAGE SYSTEMS, AND PAVING. CONTRACTOR SHALL PROMPTLY NOTIFY THE OWNER'S REPRESENTATIVE SHOULD ANY UTILITIES, NOT SHOWN ON THE PLANS, BE FOUND DURING EXCAVATIONS.
3. CONTRACTOR TO OPERATE EACH LUMINAIRE AFTER INSTALLATION AND CONNECTION. INSPECT FOR IMPROPER CONNECTIONS AND OPERATION.
4. AIM AND ADJUST ALL LUMINAIRES TO PROVIDE ILLUMINATION LEVELS AND DISTRIBUTION AS INDICATED ON THE CONSTRUCTION DRAWINGS OR AS DIRECTED BY THE LANDSCAPE ARCHITECT AND/OR OWNER.
5. CONTRACTOR TO COORDINATE INSTALLATION OF ALL THE WALL MOUNTED FIXTURES AND ELECTRICAL CONNECTIONS TO SITE STRUCTURE(S) WITH BUILDING MEP, ARCHITECT, AND/OR OWNER.
6. INSTALLATION OF ALL LIGHTING FIXTURES, POLES, FOOTINGS, AND FEEDER CABLE TO BE COORDINATED WITH ALL SITE WORK TRADES TO AVOID CONFLICT WITH FINISHED AND PROPOSED WORK.
7. POINT SPACING ON PLACE OF CALCULATION IS 10 FT. LEFT TO RIGHT AND 10 FT. TOP TO BOTTOM. POINT BY POINT CALCULATIONS ARE BASED ON A 0.90 MAINTENANCE FACTOR.
8. POINT-BY-POINT CALCULATIONS PROVIDED WITHIN HAVE BEEN PREPARED IN ACCORDANCE TO IESNA STANDARDS AND IN CONSIDERATION OF THE VARIABLES WITHIN THESE NOTES AND SITE LIGHTING SCHEDULE. THE VALUES REPRESENTED ON THE PLANS PRESENT AN APPROXIMATION OF THE MAINTAINED LIGHT LEVELS DELIVERED TO THE GROUND PLANE. MINOR VARIATIONS IN TOPOGRAPHY, PHYSICAL OBSTRUCTIONS, LAMP DEGRADATION, AMBIENT OR ADJACENT LIGHT SOURCES AND/OR OTHER POTENTIAL IMPACTS HAVE NOT BEEN INCLUDED IN THESE CALCULATIONS. GIVEN THIS, AS-BUILT VALUES MAY VARY, GREATER THAN OR LESS THAN, WHAT IS EXPLICITLY PORTRAYED WITHIN THESE DRAWINGS
9. ALL SITE LIGHTING RELATED WORK AND MATERIALS SHALL COMPLY WITH CITY, COUNTY, AND OTHER APPLICABLE GOVERNING AUTHORITY REQUIREMENTS.
10. SITE ELECTRICAL CONTRACTOR TO COORDINATE LOCATION OF EASEMENTS, UNDERGROUND UTILITIES AND DRAINAGE BEFORE DRILLING POLE BASES.
11. SITE ELECTRICAL CONTRACTOR TO COORDINATE POWER SOURCE WITH LIGHT FIXTURES TO INSURE ALL SITE LIGHTING IS OPERATING EFFECTIVELY, EFFICIENTLY AND SAFELY.
12. SITE ELECTRICAL CONTRACTOR SHALL CONFIRM THAT LIGHT FIXTURES MATCH SPECIFICATIONS ON THE PLANS.
13. REFER TO ELECTRIFICATION PLAN FOR PROVIDING ADEQUATE POWER FOR SITE LIGHTING.
14. SITE ELECTRICAL CONTRACTOR SHALL EXAMINE AND VERIFY THAT SOIL CONDITIONS ARE SUITABLE TO SUPPORT LOADS EXERTED UPON THE FOUNDATIONS DURING EXCAVATION. CONTRACTOR SHALL NOTIFY ENGINEER OF ANY UNSATISFACTORY CONDITIONS.
15. POLE FOUNDATIONS SHALL NOT BE POURED IF FREE STANDING WATER IS PRESENT IN EXCAVATED AREA.
16. ELECTRICIAN AND INSTALLATION OF WALL MOUNTED FIXTURES SHALL BE COORDINATED WITH THE ARCHITECTURAL, STRUCTURAL, AND SITE DRAWINGS FOR SAFETY AND TO PROVEN EXPOSED WIRING.
17. LIGHTING SUBSTITUTION REQUIREMENTS:
    ALL LIGHTING SUBSTITUTIONS MUST BE MADE WITHIN 14 DAYS PRIOR TO THE BID DATE TO PROVIDE AMPLE TIME FOR REVIEW AND TO ISSUE AN ADDENDUM INCORPORATING THE SUBSTITUTION WITH THE FOLLOWING REQUIREMENTS:
    A. ANY SUBSTITUTION TO LIGHTING FIXTURES, POLES, ETC. MUST BE APPROVED BY THE OWNER, ENGINEER AND TENANTS. ANY COST ASSOCIATED WITH REVIEW AND/OR APPROVAL OF THE SUBSTITUTIONS SHALL BE ENTIRELY BORNE BY THE CONTRACTOR
    B. COMPUTER PREPARED PHOTOMETRIC LAYOUT OF THE PROPOSED LIGHTED AREA WHICH INDICATES, BY ISOFOOTCANDLE, THE SYSTEM'S PERFORMANCE.
    C. A PHOTOMETRIC REPORT FROM A NATIONAL INDEPENDENT TESTING LABORATORY WITH REPORT NUMBER, DATE, FIXTURE CATALOG NUMBER, LUMINAIRE AND LAMP SPECIFICATIONS; IES CALCULATIONS, CANDLEPOWER TABULATIONS, ZONE LUMEN SUMMARY, ISOLUX PLOT, AND CATALOGUE CUTS. CATALOGUE CUTS MUST IDENTIFY, BUT NOT LIMITED TO, OPTICS, LAMP TYPE, DISTRIBUTION TYPE, REFLECTOR, LENS, BALLASTS, WATTAGE, VOLTAGE, FINISH AND HOUSING DESCRIPTION.
    D. POLE MANUFACTURER AASHTO CALCULATIONS INDICATING THE POLE AND ANCHOR BOLTS BEING SUBMITTED ARE CAPABLE OF SUPPORTING THE POLE AND FIXTURE SYSTEMS BEING UTILIZED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
    E. THE UNDERWRITERS LABORATORY LISTING AND FILE NUMBER FOR THE SPECIFIC FIXTURE(S) TO BE UTILIZED.
    F. A COLOR PHOTOGRAPH THAT CLEARLY SHOWS THE REPLACEMENT FIXTURE POLE MOUNTED, THE FIXTURE'S COLOR, FINISH, AND PHYSICAL CHARACTERISTICS.
18. PHOTOMETRIC LIGHTING TEMPLATE:



NOTE: THE PHOTOMETRIC TEMPLATE REPRESENTS LIGHT THROW FOR EACH INDIVIDUAL FIXTURE. IT DOES NOT REPRESENT LIGHT COMING FROM OTHER SOURCES.





SECTION A-A

NOTES:

1. VERTICAL AND HORIZONTAL BARS SHALL BE FIELD TIED. WELDING IS NOT PERMITTED. THE CONTRACTOR SHALL SUPPORT REINFORCEMENT IN ITS PROPER LOCATION FROM THE FORMWORK DURING CONCRETE OPERATION.
2. THE CONTRACTOR SHALL REMOVE WATER PRESENT IN HOLE PRIOR TO POURING CONCRETE.
3. THE CONTRACTOR SHALL VERIFY ALL INFORMATION PERTAINING TO THE POLE AND FIXTURE INSTALLATION WITH THE MANUFACTURER. THE ENGINEER AND/OR OWNER TO BE NOTIFIED OF ANY DISCREPANCIES.
4. INSTALLATION OF POLE FOOTING IN CONCRETE PAVING REQUIRES ½" EXPANSION JOINT FILLER SEALED WITH JOINT SEALANT.

NOTES:

1. SHAFT CAP, ARMS, BASE FLANGE, ANCHOR BOLTS, LEVELING NUTS, CONNECTION HARDWARE, BOLT COVERS, HANDHOLE COVER, AND BOLT CIRCLE TEMPLATE SHALL BE FURNISHED BY POLE MANUFACTURER.
2. EACH STANDARD TO BE PROTECTED AGAINST LIGHTNING WITH AN INTERCONNECTED GROUND ROD. THIS ROD SHALL BE BONDED PER SECTION NUMBER 250-86, N.E.C.
3. CONTRACTOR TO ENSURE CONCRETE POLE BASES ARE POURED / PLACED ABSOLUTELY VERTICAL & LEVEL.
4. POLE BASE SHALL BE ONE CONTINUOUS POUR. EXPOSED PORTION OF BASE SHALL BE HAND-RUBBED SMOOTH.
5. CONTRACTOR TO COMPACT SUBGRADE AROUND POLE BASE PER EARTHWORK SPECIFICATIONS / GEOTECH REPORT.
6. NOTE: THE INFORMATION ILLUSTRATED IN THE LIGHT POLE FOUNDATION DETAIL HAS BEEN PROVIDED FOR GENERAL REFERENCE AND PRELIMINARY COST ESTIMATE PURPOSES. LIGHT POLE FOUNDATIONS SHOULD BE DESIGNED AND DETAILED BY A LICENSED STRUCTURAL ENGINEER BASED ON EXISTING SOIL CONDITIONS, LOCAL DESIGN STANDARDS AND MANUFACTURERS RECOMMENDATIONS.

1 LIGHT POLE FOUNDATION DETAIL

Providence® LED

page 1 of 4 DATE TYPE

Medium Scale

- Part of AAL's Designer SSL Series
- Featuring highly efficient, exclusive MicroEmitter™ technology
  - 60 LED array (72 total luminaire input watts)
  - Two standard color temperatures: 3500K or 5100K
  - IES Type 2, 3, 4 or 5 distribution patterns
- The first decorative luminaire with precise LED aiming capabilites
  - Canted design provides even illumination with less glare
- Coordinates with other Providence LED products including Providence Sconce and Bollard
- IP55 rating
- Powder coat finish in 13 standard colors with a polymer primer sealer

Nighttime rendering with PROV-T3 and PROV-T2

Architectural Area Lighting
16555 East Gale Ave. | City of Industry | CA 91745
P 626.968.5666 | F 626.369.2695 | aal.net
Design patents, Copyright © 2009

PATENTS PENDING

2 LIGHT POLE/FIXTURE EX-1, A, B, C

Job:
Type:
Notes:

120 Line LED

Page 1 of 4

121 LED Performance Sconce - Generation 2

The Philips Gardco 121 LED Performance Sconce provides an energy efficient, architecturally pleasing solution for wall mount applications. The sloped surface ribs of the die cast aluminum housing create a distinctly unique aesthetic element, and perform important functions in the Philips Gardco thermal management system. 121 Generation 2 luminaires feature high performance Class 1 LED systems. The high performance LED optical systems produce full cutoff performance, minimizing glare and light trespass. Philips Gardco's LED technology provides maximized light output and maximum energy savings.

PREFIX	OPTICAL SYSTEM	LED WATTAGE	LED SELECTION	VOLTAGE	FINISH	OPTIONS

Enter the order code into the appropriate box above. Note: Philips Gardco reserves the right to refuse a configuration. Not all combinations and configurations are valid. Refer to notes below for exclusions and limitations. For questions or concerns, please consult the factory.

PREFIX

121 121 LED Performance Sconce - Constant Wattage / Full Light Output
121-MR 121 LED Performance Sconce - Motion Response
121-DIM 121 LED Performance Sconce - 0 - 10V Dimming
121-APD 121 LED Performance Sconce - Automatic Profile Dimming

121-DCC 121 LED Performance Sconce - Dual Circuit Control

OPTICAL SYSTEM

2 Type 2
3 Type 3
4 Type 4
MT Medium Throw

All optical systems are supplied with a clear glass lens standard. A Diffuse Lens (DL) option is available, See ***OPTIONS*** *on Page 2.*

LED WATTAGE AND LUMEN VALUES

Single LED Array Wattages, Available in 121, 121-MR, 121-DIM and 121-APD Only

Ordering Code	Average System Watts[1]	LED Current (mA)	LED Quantity - Single LED Array	LED Selection	Luminaire Initial Absolute Lumens[2]			
					TYPE 2	TYPE 3	TYPE 4	MT
18LA	18	350	16	NW	1,298 (s)	1,324 (s)	1,248 (s)	1,568 (s)
26LA	26	530	16	NW	1,817 (s)	1,849 (s)	1,745 (s)	2,178 (s)
35LA-700	36	700	16	NW	2,373 (s)	2,401 (s)	2,273 (s)	2,792 (s)
35LA-350	35	350	32	NW	2,596	2,647	2,496	3,135
50LA	52	530	32	NW	3,634	3,698	3,490	4,356
75LA	72	700	32	NW	4,745	4,801	4,546	5,584

Dual LED Array Wattages, Available in 121-DCC Only

Ordering Code	Average System Watts[1]	LED Current (mA)	LED Quantity - Dual LED Arrays		LED Selection	Luminaire Initial Absolute Lumens[3]			
			Per LED Array	Total LEDs		TYPE 2	TYPE 3	TYPE 4	MT
35LA-2	35	350	16	32	NW	2,596	2,647	2,496	3,135
50LA-2	52	530	16	32	NW	3,634	3,698	3,490	4,356
75LA-2	72	700	16	32	NW	4,745	4,801	4,546	5,584

1. Wattage may vary by +/- 8% due to LED manufacturer forward volt specification and ambient temperature. Wattage shown is average for 120V through 277V input. Actual wattage may vary by an additional +/- 10% due to actual input voltage.
2. Values shown are for luminaires without the DL option. Tests are in process for configurations not shown. "(s)" following the value indicates that values are scaled from tests on similar, but not identical luminaire configurations. Contact Gardco.applications@ philips.com if any approximate estimates are required for design purposes. Lumen values based on tests performed in compliance with IESNA LM-79.

1611 Clovis Barker Road, San Marcos, TX 78666
(800) 227-0758 (512) 753-1000 FAX: (512) 753-7855 sitelighting.com
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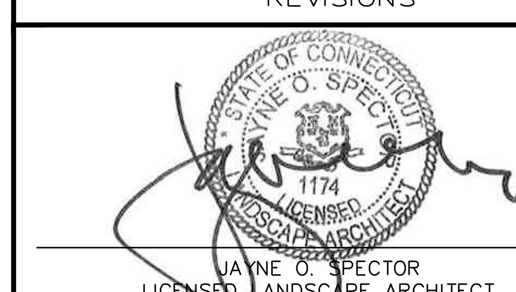
Philips Gardco reserves the right to change materials or modify the design of its product without notification as part of the company's continuing product improvement program.
G200-037/1012

3 WALL MOUNTED FIXTURE TYPE D

Date	Description	No.

REVISIONS



JAYNE O. SPECTOR
LICENSED LANDSCAPE ARCHITECT
STATE OF CONNECTICUT – #1174

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Collectively known as Langan

Project
STORRS CENTER
PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LIGHTING NOTES AND DETAILS

Project No. 140105801
Date 02/27/14
Scale NTS
Drawn By DS
Checked By MH
Drawing No. LL501

NOT FOR CONSTRUCTION

LANGAN
PROJECT No. 140105801

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PLANT SCHEDULE

KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	REMARKS
SHADE TREE(S)						
AROG	20	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY RED MAPLE	2 1/2–3" CAL.	B+B	–
GTIS	9	GLEDITSIA TRIACANTHOS VAR. INERMIS 'SHADEMASTER'	SHADEMASTER HONEYLOCUST	2 1/2–3" CAL.	B+B	–
NS	5	NYSSA SYLVATICA	SOURGUM OR TUPELO	2 1/2–3" CAL.	B+B	–
QR	2	QUERCUS RUBRA	RED OAK	2 1/2–3" CAL.	B+B	–
TCG	17	TILIA CORDATA 'GREENSPIRE'	GREENSPIRE LINDEN	2 1/2–3" CAL.	B+B	–
ORNAMENTAL TREE(S)						
AGAB	26	AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE'	AUTUMN BRILLIANCE SERVICEBERRY	14–16'	B+B	–
BN	20	BETULA NIGRA	MULTI STEM RIVER BIRCH	12–14'	B+B	–
EVERGREEN TREE(S)						
IMH	29	ILEX X MESERVEAE 'HACKFEE' CASTLE SPIRE	CASTLE SPIRE HOLLY	5–6' HT.	B+B	–
PM	5	PSEUDOTSUGA MENZIESII	DOUGLAS FIR	6–7'	B+B	–
PS	5	PINUS STROBUS	EASTERN WHITE PINE	6–7'	B+B	–
EVERGREEN SHRUB(S)						
IGS	201	ILEX GLABRA 'SHAMROCK'	SHAMROCK INKBERRY HOLLY	24–30"	#5 CAN	–
JHBH	112	JUNIPERUS HORIZONTALIS 'BAR HARBOR'	BAR HARBOR CREEPING JUNIPER	15–18" SPRD.	#3 CAN	–
MP	148	MYRICA PENSYLVANICA 'MORTON'	NORTHERN BAYBERRY	30–36"	B+B	–
PXOL	61	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN CHERRY LAUREL	24–30"	#3 CAN	–
DECIDUOUS SHRUB(S)						
AAB	68	ARONIA ARBUTIFOLIA 'BRILLIANTISSIMA'	RED CHOKEBERRY	3–4'	B+B	–
FMA	31	FOTHERGILLA GARDENII 'MOUNT AIRY'	MOUNT AIRY FOTHERGILLA	24–30"	CONTAINER	–
HQP	64	HYDRANGEA QUERCIFOLIA 'PEE WEE'	'PEE WEE' OAKLEAF HYDRANGEA	24–30" HT.	CONTAINER	–
IVJD	9	ILEX VERTICILLATA 'JIM DANDY'	MALE POLLINATOR WINTERBERRY HOLLY	3 GAL.	CONTAINER	–
IVRS	42	ILEX VERTICILLATA 'RED SPRITE'	RED SPRITE WINTERBERRY HOLLY	3 GAL.	CONTAINER	–
RAGL	134	RHUS AROMATICA 'GRO–LOW'	GRO–LOW FRAGRAMT SUMAC	18–24" SPRD	CONTAINER	–
GROUND COVER						
CDCB	52	COTONEASTER DAMMERI 'CORAL BEAUTY'	CHRISTMAS CARPET COTONEASTER	15–18" SPRD.	#3 CAN	–
PERENNIAL(S)						
LM	136	LIRIOPE MUSCARI 'BIG BLUE'	BIG BLUE LILYTURF	1 PT.	CONTAINER	spaced @ 18" o.c.
ORNAMENTAL GRASS(ES)						
PVS	302	PANICUM VIRGATUM 'SHENANDOAH'	SHENANDOAH SWITCH GRASS	2 GAL.	CONTAINER	spaced @ 36" o.c.

NOTE: IF ANY DISCREPANCIES OCCUR BETWEEN AMOUNTS SHOWN IN THE PLAN AND THE PLANT LIST, THE PLAN SHALL DICTATE.

ENCLOSED URBAN FOOTPRINT LINE (TYP)
1 AGAB
3 PS
2 NS
2 QR
MEADOW MIX
2 PS
1 AGAB
ENCLOSED URBAN FOOTPRINT LINE (TYP)
2 AGAB
1 NS
2 BN
1 AROG
1 GTIS
13 PVS
2 AROG
15 JHBH
2 GTIS
5 GTIS
MEADOW MIX
SEE LP-101 FOR PARKING DECK PLANTING
2 AGAB
1 AROG
1 BN
2 NS
2 AGAB
ENCLOSED URBAN FOOTPRINT LINE (TYP)
LAWN, TYP.
10 PVS
2 AROG
8 JHBH
1 GTIS
3 BN
18 AAB
7 MP
10 JHBH
SURFACE PARKING AREA
17 AAB
2 BN
18 IGS
28 RAGL
13 IGS
5 IVRS
7 IVRS
2 IVJD
20 JHBH
1 AAB
3 MP
EAST SIDE ACCESS ROAD
18 IGS
4 IVRS
1 IVJD
2 PM
4 AROG
63 LM
6 HQP
4 FMA
4 PXOL
53 LM
5 HQP
97 LM
1 AROG
7 CDCB
5 PXOL
2 AGAB
5 IVRS
9 PXOL
1 IVJD
1 AROG
2 HQP
54 LM
3 HQP
VS-8, 9
VS-10
7 FMA
3 PXOL
4 HQP
1 AROG
3 FMA
5 PXOL
1 AGAB
3 CDCB
5 HQP
3 PXOL
57 LM
EDUCATIONAL PLAYCARE (NOT IN APPLICATION)
EXISTING TREE TO REMAIN, TYP.
WILBUR CROSS WAY
30 0 15 30
SCALE IN FEET
MATCH LINE: SEE SHEET LP102
WILBUR CROSS WAY
GR-1
(By Others)

REFER TO SHEET LP-501 AND LP-502 FOR LANDSCAPE NOTES AND DETAILS.

NOT FOR CONSTRUCTION

Date	Description	No.
REVISIONS		

STATE OF CONNECTICUT JAYNE O. SPECTOR 1174 LICENSED LANDSCAPE ARCHITECT REGISTERED

JAYNE O. SPECTOR
LICENSED LANDSCAPE ARCHITECT
STATE OF CONNECTICUT – #1174

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Project
STORRS CENTER PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LANDSCAPE PLAN EAST

Project No.	Drawing No.
140105801	LP101
Date: 4/3/14	
Scale: 1"=30'	
Drawn By: DS	
Checked By: MH	

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PROJECT No. 140105801

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GR-1
y Others)

REFER TO SHEET LP-501 AND LP-502 FOR LANDSCAPE NOTES AND DETAILS.

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Date	Description	No.
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JAYNE O. SPECTOR
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Project
STORRS CENTER PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LANDSCAPE PLAN WEST

Project No.	Drawing No.
140105801	LP102
Date: 4/3/14	
Scale: 1"=30'	
Drawn By: DS	
Checked By: MH	

PROJECT No. 140105801

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PLANT SCHEDULE

KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	REMARKS
SHADE TREE(S)						
AROG	3	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY RED MAPLE	2 1/2–3" CAL.	B+B	–
NS	2	NYSSA SYLVATICA	SOURGUM OR TUPELO	2 1/2–3" CAL.	B+B	–
QR	3	QUERCUS RUBRA	RED OAK	2 1/2–3" CAL.	B+B	–
ORNAMENTAL TREE(S)						
AGAB	8	AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE'	AUTUMN BRILLIANCE SERVICEBERRY	14–16'	B+B	–
BN	2	BETULA NIGRA	MULTI STEM RIVER BIRCH	12–14'	B+B	–
EVERGREEN TREE(S)						
PS	10	PINUS STROBUS	EASTERN WHITE PINE	6–7'	B+B	–
EVERGREEN SHRUB(S)						
MP	31	MYRICA PENSYLVANICA 'MORTON'	NORTHERN BAYBERRY	30–36"	B+B	–
PXOL	13	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN CHERRY LAUREL	24–30"	#3 CAN	–
DECIDUOUS SHRUB(S)						
AAB	27	ARONIA ARBUTIFOLIA 'BRILLIANTISSIMA'	RED CHOKEBERRY	3–4'	B+B	–

NOTE: IF ANY DISCREPANCIES OCCUR BETWEEN AMOUNTS SHOWN IN THE PLAN AND THE PLANT LIST, THE PLAN SHALL DICTATE.

ENCLOSED URBAN FOOTPRINT LINE (TYP)
2 NS
1 AGAB
3 PS
1 QR
2 PS
2 QR
2 PS
STORMWATER BASIN
3 AGAB
1 AROG
3 PS
2-STORY PARKING STRUCTURE
SEE LP-101 FOR SURFACE PARKING PLANTING
Significant Rock Outcrops
Boulder
ENCLOSED URBAN FOOTPRINT LINE (TYP)
1 AGAB
6 MP
7 MP
3 AGAB
12 AAB
LAWN, TYP.
6 PXOL
4 MP
5 AAB
7 PXOL
2 ARDC
10 AAB
7 MP
7 MP
2 BN
EAST SIDE ACCESS ROAD
4 FMA
4 PXOL
53 LM
5 HQP
97 LM
1 AROG
7 CDCB
5 PXOL
2 AGAB
5 HQP
3 PXOL
57 LM
63 LM
6 HQP
4 AROG
2 BN
5 IVRS
9 PXOL
1 IVJD
1 AROG
2 HQP
54 LM
3 HQP
VS-8, 9
VS-10
7 FMA
3 PXOL
4 HQP
1 AROG
3 FMA
5 PXOL
1 AGAB
3 CDCB
EDUCATIONAL PLAYCARE (NOT IN APPLICATION)
EXISTING TREE TO REMAIN, TYP.
WILBUR CROSS WAY
MATCH LINE: SEE SHEET LP102
WILBUR CROSS WAY

REFER TO SHEET LP-501 AND LP-502 FOR LANDSCAPE NOTES AND DETAILS.

NOT FOR CONSTRUCTION

Date	Description	No.
REVISIONS		

STATE OF CONNECTICUT
WAYNE O. SPECTOR
1174
LICENSED LANDSCAPE ARCHITECT

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Langan CT, Inc.
Langan International LLC
Collectively known as Langan

Project
STORRS CENTER PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LANDSCAPE PLAN EAST (ALT)

Project No.	Drawing No.
140105801	LP201
Date: 3/14/14	
Scale: 1"=30'	
Drawn By: DS	
Checked By: MH	

PROJECT No. 140105801

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Filename: \\langan.com\data\NH\data8\140105801\Cadd Data - 140105801\SheetFiles\140105801-LP101-0201.dwg Date: 4/3/2014 Time: 13:41 User: dsepsy Style Table: Langan.stb Layout: EAST

GENERAL LANDSCAPE PLANTING NOTES

1. NAMES OF PLANTS AS DESCRIBED ON THIS PLAN CONFORM TO THOSE GIVEN IN "STANDARDIZED PLANT NAMES", 1942 EDITION, PREPARED BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURAL NOMENCLATURE. NAMES OF PLANT VARIETIES NOT INCLUDED THEREIN CONFORM TO NAMES GENERALLY ACCEPTED IN NURSERY TRADE.

2. ALL EXPOSED GROUND SURFACES THAT ARE NOT PAVED WITHIN THE CONTRACT LIMIT LINE, AND THAT ARE NOT COVERED BY LANDSCAPE PLANTING OR SEEDING AS SPECIFIED, SHALL BE COVERED BY A NATURAL MULCH THAT WILL PREVENT SOIL EROSION AND THE EMANATION OF DUST.

3. NO PLANT SHALL BE PUT INTO THE GROUND BEFORE ROUGH GRADING HAS BEEN COMPLETED AND APPROVED BY THE PROJECT LANDSCAPE ARCHITECT OR PROJECT ENGINEER.

4. STANDARDS FOR TYPE, SPREAD, HEIGHT, ROOT BALL AND QUALITY OF NEW PLANT MATERIAL SHALL BE IN ACCORDANCE WITH GUIDELINES AS SET FORTH IN THE "AMERICAN STANDARD FOR NURSERY STOCK", PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN. PLANT MATERIAL SHALL HAVE NORMAL HABIT OF GROWTH AND BE HEALTHY, VIGOROUS, AND FREE FROM DISEASES AND INSECT INFESTATION.

5. NEW PLANT MATERIAL SHALL BE NURSERY GROWN UNLESS SPECIFIED OTHERWISE. ALL PLANTS SHALL BE SET PLUMB AND SHALL BEAR THE SAME RELATIONSHIP TO FINISHED GRADE AS THE PLANT'S ORIGINAL GRADE BEFORE DIGGING. PLANT MATERIAL OF THE SAME SPECIES AND SPECIFIED AS THE SAME SIZE SHOULD BE SIMILAR IN SHAPE, COLOR AND HABIT. THE LANDSCAPE ARCHITECT HAS THE RIGHT TO REJECT PLANT MATERIAL THAT DOES NOT CONFORM TO THE TYPICAL OR SPECIFIED HABIT OF THAT SPECIES.

6. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UNDERGROUND UTILITY AND SEWER LINES PRIOR TO THE START OF EXCAVATION ACTIVITIES. NOTIFY THE PROJECT ENGINEER AND OWNER IMMEDIATELY OF ANY CONFLICTS WITH PROPOSED PLANTING LOCATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE.

7. THE CONTRACTOR SHALL NOT MAKE SUBSTITUTIONS. IF THE SPECIFIED LANDSCAPE MATERIAL IS NOT OBTAINABLE, THE CONTRACTOR SHALL SUBMIT PROOF OF NON-AVAILABILITY TO THE LANDSCAPE ARCHITECT AND OWNER, TOGETHER WITH A WRITTEN PROPOSAL FOR USE OF AN EQUIVALENT MATERIAL.

8. LANDSCAPE CONTRACTOR TO STAKE OUT PLANTING LOCATIONS, FOR REVIEW AND APPROVAL BY THE LANDSCAPE ARCHITECT AND/OR OWNER BEFORE PLANTING WORK BEGINS. THE LANDSCAPE ARCHITECT AND/OR OWNER SHALL DIRECT THE CONTRACTOR IN THE FINAL PLACEMENT OF ALL PLANT MATERIAL AND LOCATION OF PLANTING BEDS TO ENSURE COMPLIANCE WITH DESIGN INTENT UNLESS OTHERWISE INSTRUCTED.

9. THE LANDSCAPE ARCHITECT MAY REVIEW PLANT MATERIALS AT THE SITE, BEFORE PLANTING, FOR COMPLIANCE WITH REQUIREMENTS FOR GENUS, SPECIES, VARIETY, SIZE, AND QUALITY. THE LANDSCAPE ARCHITECT RETAINS THE RIGHT TO FURTHER REVIEW PLANT MATERIALS FOR SIZE AND CONDITION OF BALLS AND ROOT SYSTEM, INSECTS, INJURIES, AND LATENT DEFECTS, AND TO REJECT UNSATISFACTORY OR DEFECTIVE MATERIAL AT ANY TIME DURING PROGRESS OF WORK. THE CONTRACTOR SHALL REMOVE REJECTED PLANT MATERIALS IMMEDIATELY FROM PROJECT SITE AS DIRECTED BY THE LANDSCAPE ARCHITECT OR OWNER.

10. DELIVERY, STORAGE, AND HANDLING
    A. PACKAGED MATERIALS: PACKAGED MATERIALS SHALL BE DELIVERED IN CONTAINERS SHOWING WEIGHT, ANALYSIS, AND NAME OF MANUFACTURER. MATERIALS SHALL BE PROTECTED FROM DETERIORATION DURING DELIVERY, AND WHILE STORED AT SITE.
    B. TREES AND SHRUBS: THE CONTRACTOR SHALL PROVIDE TREES AND SHRUBS DUG FOR THE GROWING SEASON FOR WHICH THEY WILL BE PLANTED. DO NOT PRUNE PRIOR TO DELIVERY UNLESS OTHERWISE DIRECTED BY THE LANDSCAPE ARCHITECT. DO NOT BEND OR BIND-TIE TREES OR SHRUBS IN SUCH A MANNER AS TO DAMAGE BARK, BREAK BRANCHES, OR DESTROY NATURAL SHAPE. PROVIDE PROTECTIVE COVERING DURING TRANSIT. DO NOT DROP BALLED AND BURLAPPED STOCK DURING DELIVERY OR HANDLING.
    C. ALL PLANTS SHALL BE BALLED AND BURLAPPED OR CONTAINER GROWN AS SPECIFIED. NO CONTAINER GROWN STOCK WILL BE ACCEPTED IF IT IS ROOT BOUND. ALL ROOTBALL WRAPPING AND BINDING MATERIAL MADE OF SYNTHETICS OR PLASTICS SHALL BE REMOVED FROM THE TOP OF THE BALL AT THE TIME OF PLANTING. IF THE PLANT IS SHIPPED WITH A WIRE BASKET AROUND THE ROOT BALL, THE WIRE BASKET SHALL BE CUT AND FOLDED DOWN 8 INCHES INTO THE PLANTING HOLE. WITH CONTAINER GROWN STOCK, THE CONTAINER SHALL BE REMOVED AND THE ROOT BALL SHALL BE CUT THROUGH THE SURFACE IN TWO LOCATIONS.
    D. THE CONTRACTOR SHALL HAVE TREES AND SHRUBS DELIVERED TO SITE AFTER PREPARATIONS FOR PLANTING HAVE BEEN COMPLETED AND PLANT IMMEDIATELY. IF PLANTING IS DELAYED MORE THAN 6 HOURS AFTER DELIVERY, THE CONTRACTOR SHALL SET TREES AND SHRUBS IN SHADE, PROTECT FROM WEATHER AND MECHANICAL DAMAGE AND KEEP ROOTS MOIST BY COVERING WITH MULCH, BURLAP OR OTHER ACCEPTABLE MEANS OF RETAINING MOISTURE.

11. ALL LANDSCAPED AREAS TO BE CLEARED OF ROCKS, STUMPS, TRASH AND OTHER UNSIGHTLY DEBRIS. ALL FINE GRADED AREAS SHOULD BE HAND RAKED SMOOTH ELIMINATING ANY CLUMPS AND AND UNEVEN SURFACES PRIOR TO PLANTING OR MULCHING.

12. ALL PLANT MATERIAL SHALL BE INSTALLED AS PER DETAILS, NOTES AND CONTRACT SPECIFICATIONS. THE LANDSCAPE ARCHITECT MAY REVIEW INSTALLATION AND MAINTENANCE PROCEDURES.

13. NEW PLANT MATERIAL SHALL BE GUARANTEED TO BE ALIVE AND IN VIGOROUS GROWING CONDITION FOR A PERIOD OF ONE YEAR FOLLOWING ACCEPTANCE BY THE OWNER. PLANT MATERIAL FOUND TO BE UNHEALTHY, DYING OR DEAD DURING THIS PERIOD, SHALL BE REMOVED AND REPLACED IN KIND BY THE CONTRACTOR AT NO EXPENSE TO THE OWNER.

14. THE CONTRACTOR SHALL KEEP AREA CLEAN DURING DELIVERY AND INSTALLATION OF PLANT MATERIALS. REMOVE AND DISPOSE OF OFF-SITE ANY ACCUMULATED DEBRIS OR UNUSED MATERIALS. REPAIR DAMAGE TO ADJACENT AREAS CAUSED BY LANDSCAPE INSTALLATION OPERATIONS.

15. ALL PLANTS SHALL BE WATERED THOROUGHLY TWICE DURING THE FIRST 24-HOUR PERIOD AFTER PLANTING. ALL PLANTS SHALL THEN BE WATERED WEEKLY OR AS REQUIRED BY SITE AND WEATHER CONDITIONS TO MAINTAIN VIGOROUS AND HEALTHY PLANT GROWTH.

16. THE BACKFILL MIXTURE AND SOIL MIXES TO BE INSTALLED PER THE SPECIFICATIONS.

17. AFTER PLANT IS PLACED IN TREE PIT LOCATION, ALL TWINE HOLDING ROOT BALL TOGETHER SHOULD BE COMPLETELY REMOVED AND THE BURLAP SHOULD BE PULLED DOWN SO 1/3 OF THE ROOT BALL IS EXPOSED. SYNTHETIC BURLAP SHOULD BE COMPLETELY REMOVED AFTER INSTALLATION.

18. MULCH SHOULD NOT BE PILED UP AROUND THE TRUNK OF ANY PLANT MATERIAL. NO MULCH OR TOPSOIL SHOULD BE TOUCHING THE BASE OF THE TRUNK ABOVE THE ROOT COLLAR.

19. ALL FENCE INSTALLATION SHALL BE COMPLETED PRIOR TO COMMENCEMENT OF ANY LANDSCAPE PLANTING, LAWN AND GRASSES, OR IRRIGATION WORK.

20. FOR ANY DISCREPANCIES BETWEEN THE PLANT SCHEDULE AND PLANTING PLAN THE GRAPHIC QUANTITY SHOWN SHALL GOVERN.

21. PLANT MATERIALS SHALL NOT BE PLANTED UNTIL THE FINISHED GRADING HAS BEEN COMPLETED.

22. ALL PLANT INSTALLATIONS SHALL BE COMPLETED EITHER BETWEEN APRIL 1 – JUNE 15 OR AUGUST 15 – NOVEMBER 1, UNLESS OTHERWISE DIRECTED BY THE PROJECT LANDSCAPE ARCHITECT. SEE LAWN SEEDING DATES IN SEEDING NOTES.

PLANTING SOIL SPECIFICATIONS

PLANTING SOIL SHOULD BE FRIABLE, FERTILE, WELL DRAINED, FREE OF DEBRIS, TOXINS, TRASH AND STONES OVER 1/2" DIA., IT SHOULD HAVE A HIGH ORGANIC CONTENT SUITABLE TO SUSTAIN HEALTHY PLANT GROWTH AND SHOULD LOOK AESTHETICALLY PLEASING HAVING NO NOXIOUS ODORS.

PLANTING SOIL:

2. CONTRACTOR SHALL TEST SOILS AND FURNISH SAMPLES UPON REQUEST. PACKAGED MATERIALS SHALL BE UNOPENED BAGS OR CONTAINERS, EACH BEARING A NAME, GUARANTEE, AND TRADEMARK OF THE PRODUCER, MATERIAL COMPOSITION, MANUFACTURER'S CERTIFIED ANALYSIS, AND THE WEIGHT OF THE MATERIALS. SOIL OR AMENDMENT MATERIALS SHALL BE STORED ON SITE TEMPORARILY IN STOCKPILES PRIOR TO PLACEMENT AND SHALL BE PROTECTED FROM INTRUSION OF CONTAMINANTS AND EROSION. AFTER MIXING, SOIL MATERIALS SHALL BE COVERED WITH A TARPAULIN UNTIL TIME OF ACTUAL USE.

3. THE FOLLOWING TESTING SHOULD BE PERFORMED AND RESULTS GIVEN TO THE LANDSCAPE ARCHITECT FOR APPROVAL BEFORE INSTALLATION:
   a. PARTICLE SIZE ANALYSIS – SILT LOAM: 40–65% SAND, 25–60% SILT AND <5–20% CLAY
   b. FERTILITY ANALYSIS: pH (5.5–6.5), SOLUBLE SALTS (0.25–0.60 MICRO–OHMS/CM), NITRATE, PHOSPHATE, POTASSIUM, CALCIUM AND MAGNESIUM
   c. ORGANIC MATTER CONTENT: 2.5–5%
   d. TOXIC SUBSTANCE ANALYSIS
   e. MATERIAL DRAINAGE RATE: 60% PASSING IN 2 MINUTES, 40% RETAINED

ORGANIC MATTER AS A SOIL AMENDMENT: LEAF MOLD WITH 60–90% ORGANIC CONTENT BY WEIGHT. SHREDDED LEAF LITTER, COMPOSTED FOR A MINIMUM OF 1 YR. SHOULD BE FREE OF DEBRIS, STONES OVER 1/2", WOOD CHIPS OVER 1".

SOIL AMENDMENT FOR PLANT MATERIAL:
SOIL IN BEDS AND PLANTING ISLANDS OTHER THAN BACKFILL MATERIAL AND TOPSOIL, SHOULD BE FRIABLE, WELL
4. DRAINED, AND FREE OF DEBRIS, INCLUDING STONES AND TRASH.
   –AMENDMENTS FOR BACK FILL IN TREE AND SHRUB PITS:
   A. GROUND LIMESTONE (WITH A MIN. OF 88% OF CALCIUM AND MAGNESIUM CARBONATES) USED PENDING RESULTS OF SOIL ANALYSIS.
      – BRING pH LEVELS TO 5.5 MIN. TO 6.5 FOR NON–ERICACEOUS PLANTS
      – BRING pH LEVELS TO 4.5 MIN. TO 5.5 FOR ERICACEOUS PLANTS
5.
   B. TERRA–SORB BY 'PLANT HEALTH CARE' 800–421–9051 (SEE MANUFACTURER RECOMMENDATIONS) USED IN PLANTER BACKFILL MIXTURE WITH TREES AND SHRUBS.
   C. MYCOR–ROOT SAVER BY 'PLANT HEALTH CARE' 800–421–9051 (SEE MANUFACTURER RECOMMENDATIONS) USED IN BACKFILL MIXTURE WITH TREES.

6. CLEAN SOIL FILL IN LANDSCAPE AREAS:
LANDSCAPE FILL MATERIAL SHALL HAVE THE PHYSICAL PROPERTIES OF A SANDY LOAM WITH AN ORGANIC CONTENT OF LESS THAN 2% AND A PH BETWEEN 5 – 7.

SOIL CONDITIONING:
7. CONTRACTOR TO PROVIDE SIX INCHES (6") MINIMUM DEPTH PLANTING SOIL LAYER IN LAWN AREAS, TWELVE INCHES (12") MINIMUM DEPTH PLANTING SOIL LAYER IN GROUNDCOVER AND PERENNIAL AREAS, EIGHTEEN INCHES (18") MINIMUM DEPTH PLANTING SOIL LAYER IN SHRUB AREAS, AND THIRTY–SIX INCHES (36") MINIMUM DEPTH PLANTING SOIL LAYER IN TREE PLANTING AREAS. PLANTING SOIL SHOULD BE SPREAD OVER A PREPARED SURFACE IN SIX INCH (6") LIFTS UNTIL FULL DEPTHS ARE ACHIEVED AS DESCRIBED ABOVE. PLANTING SOIL PRESENT AT THE SITE, IF ANY, MAY BE USED TO SUPPLEMENT TOTAL AMOUNT REQUIRED. CONTRACTOR TO FURNISH AN ANALYSIS OF ON–SITE PLANTING SOIL UTILIZED IN ALL PLANTING AREAS. ADJUST pH AND NUTRIENT LEVELS AS REQUIRED TO ENSURE AN ACCEPTABLE GROWING MEDIUM. LOWER pH USING ELEMENTAL SULFUR ONLY. PEAT MOSS OR COPPER SULFATE MAY NOT BE USED. GROUND LIMESTONE AS A SOIL AMENDMENT MATERIAL WILL ONLY BE USED PENDING RESULTS OF SOIL ANALYSIS. PROVIDE WITH MINIMUM 88% CALCIUM AND MAGNESIUM CARBONATES AND SHALL HAVE TOTAL 100% PASSING THE 10 MESH SIEVE, MINIMUM 90% PASSING 20 MESH SIEVE, AND MINIMUM 60% PASSING 100 MESH SIEVE. ALL DEBRIS EXPOSED FROM EXCAVATION AND CULTIVATION SHALL BE DISPOSED OF AT THE CONTRACTOR'S EXPENSE.

SOIL MODIFICATIONS (PENDING RESULTS OF SOIL ANALYSIS):
THOROUGHLY TILL ORGANIC MATTER (LEAF COMPOST) INTO THE TOP 6 TO 12 IN. OF MOST PLANTING SOILS TO IMPROVE THE SOIL'S ABILITY TO RETAIN WATER AND NUTRIENTS. ALL PRODUCTS SHOULD BE COMPOSTED TO A DARK COLOR AND BE FREE OF PIECES WITH IDENTIFIABLE LEAF OR WOOD STRUCTURE. AVOID MATERIAL WITH A pH HIGHER THAN 7.0. PEAT MOSS MAY NOT BE USED AS ORGANIC MATTER AMENDMENT.

MODIFY HEAVY CLAY OR SILT (MORE THAN 40% CLAY OR SILT) BY ADDING COMPOSTED PINE BARK (UP TO 30% BY VOLUME) AND/OR GYPSUM. COARSE SAND MAY BE USED IF ENOUGH IS ADDED TO BRING THE SAND CONTENT TO MORE THAN 60% OF THE TOTAL MIX. IMPROVE DRAINAGE IN HEAVY SOILS BY PLANTING ON RAISED MOUNDS OR BEDS AND INCLUDING SUBSURFACE DRAINAGE LINES.

MODIFY EXTREMELY SANDY SOILS (MORE THAN 85% SAND) BY ADDING ORGANIC MATTER AND/OR DRY, SHREDDED CLAY LOAM UP TO 30% OF THE TOTAL MIX.

LAWN + MEADOW SEED SPECIFICATIONS

1. LAWN SEED MIX

   1. PRIOR TO SEEDING, AREA IS TO BE TOPSOILED, FINE GRADED, AND RAKED OF ALL DEBRIS LARGER THAN 1" DIAMETER.

   2. THE FOLLOWING SEED MIX SHALL BE SOWN AT THE RATES AS DEPICTED:

RED FESCUE	1 1/2 LBS./1,000 SF
PERENNIAL RYEGRASS	1 LB./1,000 SF
KENTUCKY BLUEGRASS	1 1/2 LBS./1,000 SF
SPREADING FESCUE	1 LB./1,000 SF

   3. SEED MIX SHALL BE MULCHED WITH SALT HAY OR UNROTTED SMALL GRAIN STRAW AT A RATE OF 2 TONS/AC OR 90 LBS/1,000 SF

   4. SEEDING DATES FOR THIS MIXTURE SHALL BE AS FOLLOWS:

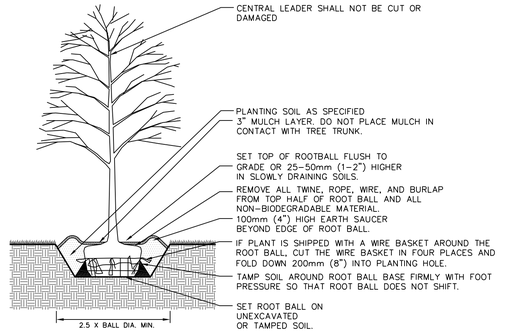
      SPRING: APRIL 1 – MAY 31
      FALL: AUGUST 16 – OCTOBER 31

      GERMINATION RATES WILL VARY AS TO TIME OF YEAR FOR SOWING. CONTRACTOR TO IRRIGATE SEEDED AREA UNTIL A STAND OF COVER IS ESTABLISHED AND ACCEPTED BY THE OWNER.

2. MEADOW SEED MIX A NEW ENGLAND WETLAND PLANTS "NEW ENGLAND EROSION CONTROL/RESTORATION MIX"

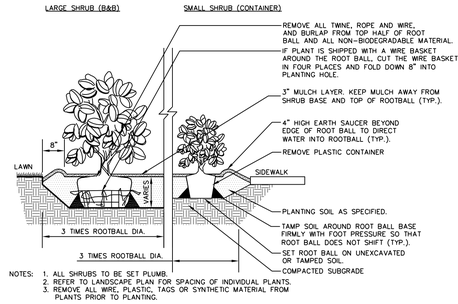
FESTUCA RUBRA	CREEPING RED FESCUE
ELYMUS CANADENSIS	CANADA WILD RYE
LOLIUM MULTIFLORUM	ANNUAL RYEGRASS
LOLIUM PERENNE	PERENNIAL RYEGRASS
BOUTELOUA GRACILIS	BLUE GRAMA
SCHIZACHYRIUM SCOPARIUM	LITTLE BLUESTEM
SORGHASTRUM NUTANS	INDIAN GRASS
AGROSTIS SCABRA	ROUGH BENTGRASS/TICKLEGRASS
AGROSTIS PERENNANS	UPLAND BENTGRASS

NOTE: SEED AT A RATE OF 35 LBS./ ACRE OF 100% PURE LIVE SEED.



1 DECIDUOUS TREE PLANTING

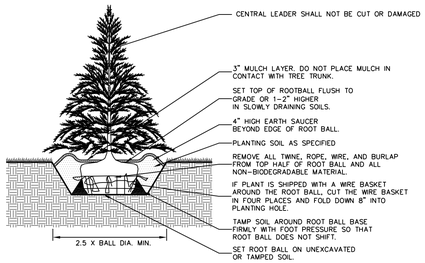
NTS



NOTES:
1. ALL SHRUBS TO BE SET PLUMB.
2. REFER TO LANDSCAPE PLAN FOR SPACING OF INDIVIDUAL PLANTS.
3. REMOVE ALL WIRE, PLASTIC, TAGS OR SYNTHETIC MATERIAL FROM PLANTS PRIOR TO PLANTING.

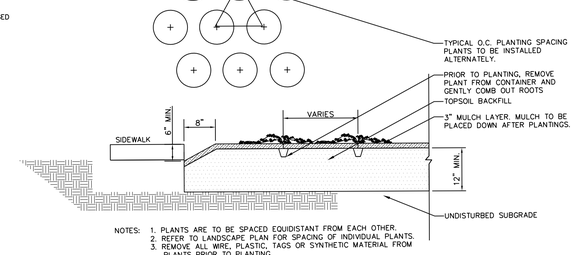
2 SHRUB PLANTING

NTS



3 EVERGREEN TREE PLANTING

NTS



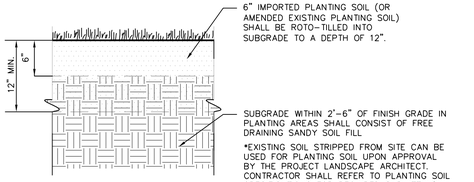
NOTES:
1. PLANTS ARE TO BE SPACED EQUIDISTANT FROM EACH OTHER.
2. REFER TO LANDSCAPE PLAN FOR SPACING OF INDIVIDUAL PLANTS.
3. REMOVE ALL WIRE, PLASTIC, TAGS OR SYNTHETIC MATERIAL FROM PLANTS PRIOR TO PLANTING.
4. ALL GROUNDCOVER, PERENNIALS AND ORNAMENTAL GRASSES SHALL BE INSTALLED IN PLANTING SOIL PRIOR TO PLACEMENT OF MULCH.

4 GROUNDCOVER PLANTING

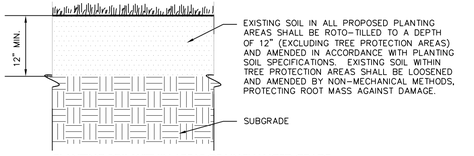
NTS

GENERAL NOTE:

DUE TO GENERAL CONSTRUCTION ACTIVITIES AND ADJACENT SITE COMPACTION REQUIREMENTS, SUBGRADE SOILS WITHIN PROPOSED PLANTING AREAS TEND TO BECOME HIGHLY COMPACTED. IN ORDER TO CREATE A HEALTHY GROWTH MEDIUM TO ALLOW PROPOSED PLANTINGS TO ESTABLISH A VIGOROUS ROOT MASS, THIS SUBGRADE SOIL MUST UNDERGO A RESTORATION PROCESS. IN ADDITION, IMPORTED OR AMENDED EXISTING SOILS SHALL BE MIXED WITH SUBGRADE SOILS WHERE THEY MEET IN ORDER TO CREATE A TRANSITIONAL GRADIENT TO ALLOW FOR PROPER DRAINAGE.



PLANTING SOIL WITHIN AREAS OF CUT OR RAISED GRADE



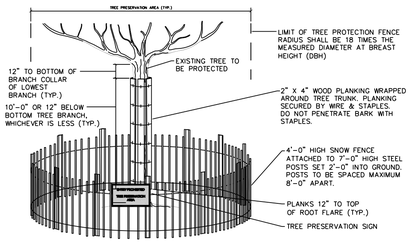
PLANTING SOIL WITHIN AREAS OF UNCHANGED GRADE

NOTES:

1. CONTRACTOR IS RESPONSIBLE TO SEND SAMPLES OF EXISTING SOILS INTENDED FOR USE IN PLANTING AREAS (1 PER 500 CY.) TO TESTING LABORATORY OR UNIVERSITY COOPERATIVE EXTENSION FOR TESTING. ALL TESTING COSTS ARE AT THE CONTRACTOR'S EXPENSE.
2. RECYCLED CRUSHED CONCRETE AND ASPHALT MILLINGS SHALL NOT BE PLACED WITHIN 30" OF FINISH GRADE IN PROPOSED LANDSCAPE AREAS.
3. IMPORTED FILL SHALL CONTAIN NO CONTAMINATION IN EXCEEDENCE OF THE APPLICABLE STATE ENVIRONMENTAL STANDARDS AND MEET THE ENVIRONMENTAL REQUIREMENTS FOR THE PROJECT. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION OF COMPLIANCE PRIOR TO DELIVERY OF ANY FILL TO THE SITE.
4. CONTRACTOR TO LIGHTLY COMPACT ALL PLACED PLANTING SOILS AND RAISE GRADES ACCORDINGLY TO ALLOW FOR FUTURE SETTLEMENT OF PLANTING SOILS (TYP.)
5. NO STONES, WOOD CHIPS, OR DEBRIS LARGER THAN 1/2" SHALL BE ACCEPTABLE WITHIN PLANTING AREAS.

5 PLANTING SOIL

NTS



6 TREE PROTECTION FENCING AND PLANKING

NTS

TREE PROTECTION NOTES:

1. ALL EXISTING TREES WITHIN THE LIMITS OF TREE PROTECTION FENCING SHALL BE PROTECTED THROUGHOUT THE DURATION OF WORK. THE LIMIT OF TREE PROTECTION FENCE RADIUS SHALL BE 18 TIMES THE MEASURED DIAMETER–AT–BREAST–HEIGHT (DBH), UNLESS CONDITIONS WARRANT THE FENCE TO BE LOCATED CLOSER TO THE TREE. THE PROJECT LANDSCAPE ARCHITECT TO APPROVE THE LOCATION OF ALL FENCING PRIOR TO EXCAVATION.
2. TREE PROTECTION PLANKING SHALL BE INSTALLED ON ALL EXISTING TREES WHERE WORK IS TO BE DONE WITHIN THE LIMIT OF TREE PROTECTION FENCING. REFER TO DETAIL ON THIS SHEET.
3. IF TREE PROTECTION FENCING NEEDS TO BE MOVED OR BREACHED DUE TO TEMPORARY CONSTRUCTION ACTIVITY WITHIN THE TREE PROTECTION ZONE, THE FENCING WILL BE RESET TO ITS ORIGINAL LOCATION IMMEDIATELY AFTER CONSTRUCTION WITHIN THE TREE PROTECTION ZONE IS COMPLETE.
4. TREE PROTECTION FENCING SHALL BE MAINTAINED TO PROTECT TREES AT ALL TIMES. ANY DAMAGED FENCING SHALL BE IMMEDIATELY REPLACED WHEN DAMAGED.
5. DEMOLITION WORK WITHIN THE TREE PROTECTION FENCE OF PROTECTED TREES SHALL BE PERFORMED BY NON–MECHANICAL METHODS. CONTRACTOR TO PROTECT ROOT MASS AGAINST DAMAGE DURING EXCAVATION. ANY TREE ROOTS THAT ARE DISTURBED, BROKEN, OR CUT SHALL BE PRUNED BACK WITH CLEAN SHARP TOOLS.
6. ALL TEMPORARILY EXPOSED TREE ROOTS SHALL BE COVERED WITH 2 INCHES OF SHREDDED HARDWOOD MULCH AND THOROUGHLY IRRIGATED ON A DAILY BASIS AS DIRECTED BY THE PROJECT LANDSCAPE ARCHITECT.
7. ALL WORK TO BE PERFORMED UNDER THE DIRECT SUPERVISION OF EITHER THE OWNER'S REPRESENTATIVE OR THE PROJECT LANDSCAPE ARCHITECT.

NOT FOR CONSTRUCTION

Date	Description	No.
REVISIONS		

STATE OF CONNECTICUT · JAYNE O. SPECTOR · 1174 · LICENSED LANDSCAPE ARCHITECT

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Langan International LLC
Collectively known as Langan

Project

STORRS CENTER PHASE II

MANSFIELD CONNECTICUT

Drawing Title

LANDSCAPE NOTES AND DETAILS I

Project No. 140105801	Drawing No. LP501
Date 4/3/14	
Scale NTS	
Drawn By DS	
Checked By MH	

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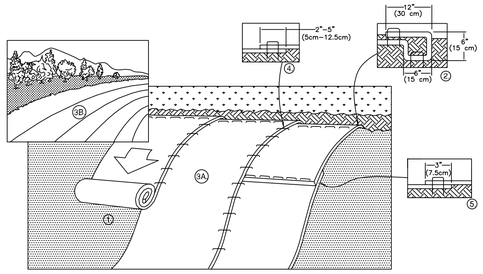


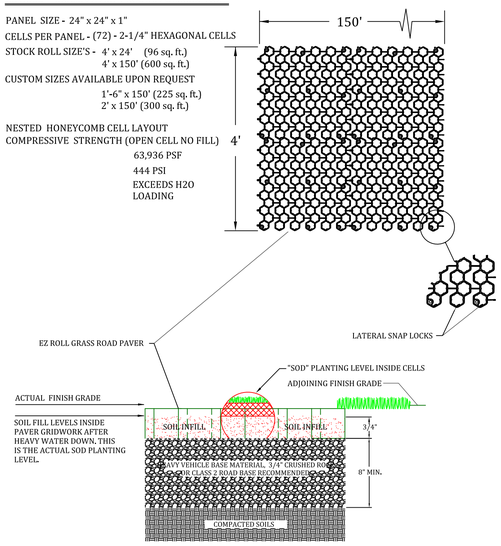
1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECP's), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
   NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECP's IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF RECP's EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECP's WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF RECP's BACK OVER SEED AND COMPACTED SOIL. SECURE RECP's OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE RECP's.
3. ROLL THE RECP's (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. RECP's WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECP's MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM™, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL RECP's MUST BE STAPLED WITH APPROXIMATELY 2" – 5" (5 CM – 12.5 CM) OVERLAP DEPENDING ON RECP's TYPE.
5. CONSECUTIVE RECP's SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE RECP's WIDTH.
   NOTE:
   *IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE RECP's.

NOTE:
CONTRACTOR TO PROVIDE EROSION CONTROL BLANKET ON ALL SLOPES 3:1 OR STEEPER.

1 EROSION CONTROL BLANKET
NTS

EZ ROLL™ GRASS PAVER PRODUCT DESCRIPTION

PANEL SIZE - 24" x 24" x 1"
CELLS PER PANEL - (72) - 2-1/4" HEXAGONAL CELLS
STOCK ROLL SIZE'S - 4' x 24' (96 sq. ft.)
4' x 150' (600 sq. ft.)
CUSTOM SIZES AVAILABLE UPON REQUEST
1'-6" x 150' (225 sq. ft.)
2' x 150' (300 sq. ft.)
NESTED HONEYCOMB CELL LAYOUT
COMPRESSIVE STRENGTH (OPEN CELL NO FILL) 63,936 PSF
444 PSI
EXCEEDS H2O LOADING



SOIL INFILL THE COMPOSITION OF THE MATERIAL WILL BE BASED ON LOCAL CONDITIONS AND DETERMINED BY THE LANDSCAPE ARCHITECT OR AS SPECIFIED IN THE CONTRACT DOCUMENTS

GRASS SEED OR SOD TYPE TO BE AS SPECIFIED IN THE CONTRACT DOCUMENTS OR BY DESIGN LANDSCAPE ARCHITECT.

NDS
TECHNICAL SERVICES
1-800-821-4710
techservices@ndspro.com

TYPICAL EZ-ROLL™ GRASS PAVER H.V. /FIRE ACCESS DETAIL
HEAVY VEHICLE OR FIRE ACCESS ROAD — N.T.S.

2 FIRE LANE: REINFORCED GRASS PAVER
NTS

NOT FOR CONSTRUCTION

Date	Description	No.
REVISIONS		

JAYNE O. SPECTOR
LICENSED LANDSCAPE ARCHITECT
STATE OF CONNECTICUT – #1174

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Collectively known as Langan

Project
STORRS CENTER PHASE II
MANSFIELD CONNECTICUT

Drawing Title
LANDSCAPE DETAILS II

Project No.	Drawing No.
140105801	LP502
Date: 4/3/14	
Scale: NTS	
Drawn By: DS	
Checked By: MH	

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