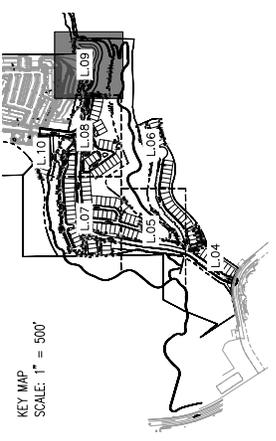


KEY MAP  
SCALE: 1" = 500'



**GROUND COVER LEGEND**

SYMBOL	DESCRIPTION
[Pattern]	500 TURF
[Pattern]	SPRIGGED HARD WOOD MULCH
[Pattern]	1-1/2" GRANITE ROCK
[Pattern]	2-4" RIVER ROCK
[Pattern]	NATIVE SEEDING
[Pattern]	DETENTION SEEDING
[Pattern]	EXISTING VEGETATION

R

MESA VALLEY  
OPEN SPACE



MATCH LINE  
SHEET L.08



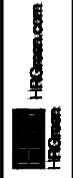
FILE NUMBER: AR\_PUD\_20-05023-A1M21

SHEET  
L.09  
28  
OF 38

FINAL LANDSCAPE PLANS - SINGLE FAMILY PARCEL  
LANDSCAPE PLAN



THE PRESERVE AT MESA CREEK  
COLORADO SPRINGS, COLORADO



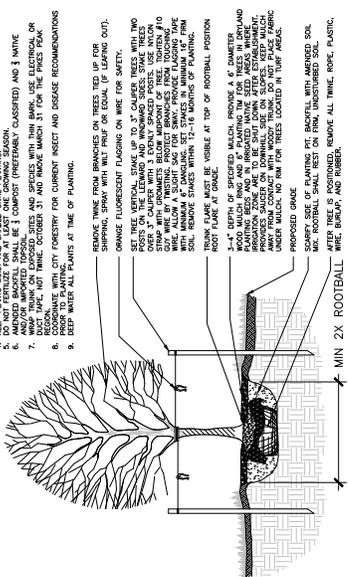
NO.	DATE	BY	REVISION DESCRIPTION
1	4-20-22	BAG	SET CITY REVIEW COMMENTS
2	6-2-22	BAG	ADD CITY REVIEW COMMENTS

DRAWN BY: JAG	JOB DATE: 6/7/2022	SCALE: ONE INCH = FIFTY FEET
APPROVED: JER	JOB NUMBER: 20-05023	PROJECT ONE INCH = FIFTY FEET
DATE: 7/27/2022	DATE: 7/27/2022	DATE: 7/27/2022
CAD FILE: 2207181.MESCAD.DWG	DATE: 7/27/2022	DATE: 7/27/2022

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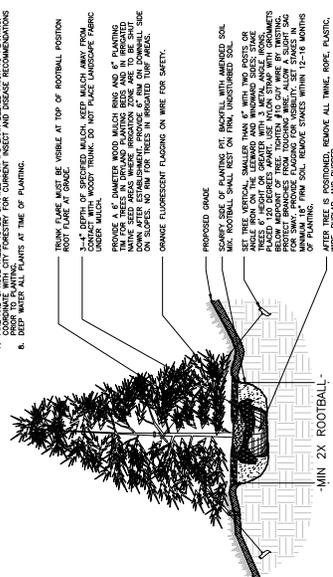


1. MIN. 1/2" NORTH SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
4. DO NOT FERTILIZE FOR AT LEAST ONE GROWING SEASON.
5. ANCHOR BOTTLE SHALL BE 1 COMPOST (PREVIOUSLY CLASSIFIED) AND 1 NITRE.
6. SET TRUNK OF BOTTLE 2" FROM TRUNK WITH 1/2" FROM ELECTRICAL OR WATER SERVICE.
7. COORDINATE WITH CITY FORESTRY FOR CURRENT INSECT AND DISEASE RECOMMENDATIONS.
8. KEEP WATER ALL PLANTS AT TIME OF PLANTING.



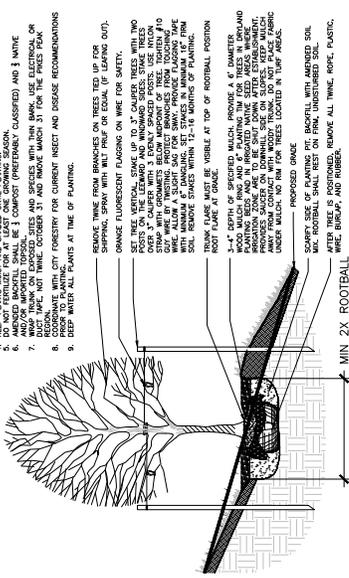
1 TYP. DECIDUOUS TREE PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

1. DO NOT REMOVE BRANCHES IMMEDIATELY PRIOR TO PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
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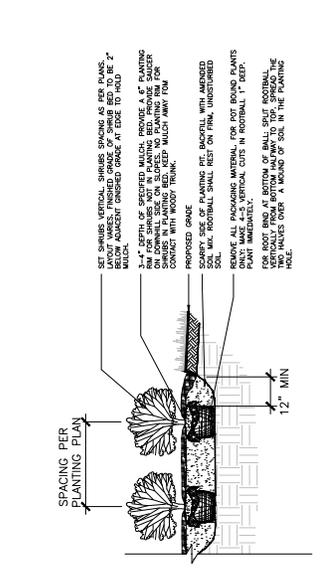
4 TYP. EVERGREEN TREE PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

1. MIN. 1/2" NORTH SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
4. DO NOT FERTILIZE FOR AT LEAST ONE GROWING SEASON.
5. ANCHOR BOTTLE SHALL BE 1 COMPOST (PREVIOUSLY CLASSIFIED) AND 1 NITRE.
6. SET TRUNK OF BOTTLE 2" FROM TRUNK WITH 1/2" FROM ELECTRICAL OR WATER SERVICE.
7. COORDINATE WITH CITY FORESTRY FOR CURRENT INSECT AND DISEASE RECOMMENDATIONS.
8. KEEP WATER ALL PLANTS AT TIME OF PLANTING.



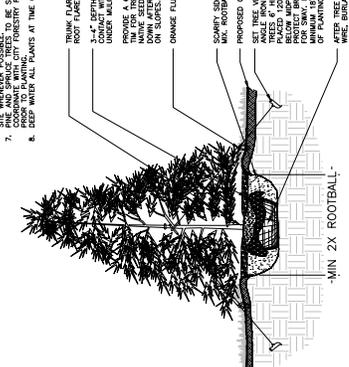
2 TYP. DECIDUOUS TREE PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

1. DO NOT REMOVE BRANCHES IMMEDIATELY PRIOR TO PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
4. DO NOT FERTILIZE FOR AT LEAST ONE GROWING SEASON.
5. ANCHOR BOTTLE SHALL BE 1 COMPOST (PREVIOUSLY CLASSIFIED) AND 1 NITRE.
6. SET TRUNK OF BOTTLE 2" FROM TRUNK WITH 1/2" FROM ELECTRICAL OR WATER SERVICE.
7. COORDINATE WITH CITY FORESTRY FOR CURRENT INSECT AND DISEASE RECOMMENDATIONS.
8. KEEP WATER ALL PLANTS AT TIME OF PLANTING.



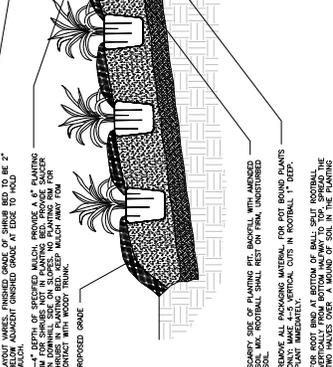
5 TYP. SHRUB PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

1. DO NOT REMOVE BRANCHES IMMEDIATELY PRIOR TO PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
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5. ANCHOR BOTTLE SHALL BE 1 COMPOST (PREVIOUSLY CLASSIFIED) AND 1 NITRE.
6. SET TRUNK OF BOTTLE 2" FROM TRUNK WITH 1/2" FROM ELECTRICAL OR WATER SERVICE.
7. COORDINATE WITH CITY FORESTRY FOR CURRENT INSECT AND DISEASE RECOMMENDATIONS.
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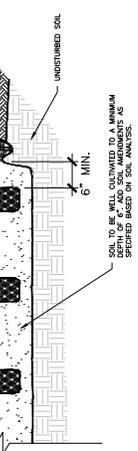
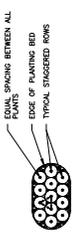
3 TYP. EVERGREEN TREE PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

1. DO NOT REMOVE BRANCHES IMMEDIATELY PRIOR TO PLANTING.
2. REMOVE BRANCHES TO CLEAR DOUBLE LEADER, UNLESS OTHERWISE DIRECTED BY OWNERS.
3. KEEP PLANTS BEST AND SHAPED WITH PLANTING CLASSIFIED AND 1/2" NORTHERLY SIDE OF TREE IN NURSERY, AND ROTATE TREE TO FACE NORTH AT THE TIME OF PLANTING.
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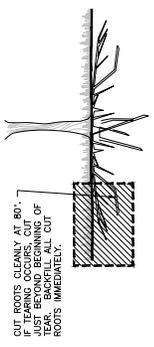


6 TYP. SHRUB PLANTING DETAIL (SLOPE CONDITION)  
SCALE: NTS

- NOTES:
1. PLANTING BEDS MUST BE PROTECTED FROM TRAFFIC AND GRADE.
  2. PLANTING BEDS MUST BE PROTECTED FROM TRAFFIC AND GRADE.
  3. PLANTING BEDS MUST BE PROTECTED FROM TRAFFIC AND GRADE.
  4. PLANTING BEDS MUST BE PROTECTED FROM TRAFFIC AND GRADE.
  5. PLANTING BEDS MUST BE PROTECTED FROM TRAFFIC AND GRADE.

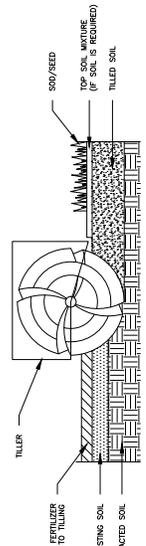


1 TYP. PERENNIAL PLANTING DETAIL  
SCALE: NTS



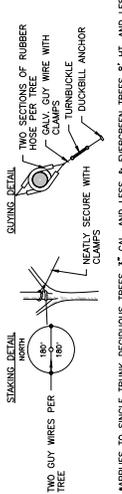
4 TYP. ROOT PRUNING DETAIL  
SCALE: NTS

- NOTES:
1. PERSONS TO CONSIDER OF BACKLIFT: DAMP SOIL, FREE OF ALL IMPURITIES SUCH AS ROCKS, ROOTS AND OTHER FOREIGN MATERIALS.
  2. APPLY FERTILIZER WITHIN 2-3 LAYERS OF PLANTING BEDS. FERTILIZER SHOULD INCLUDE CHICKEN MANURE.
  3. MATERIALS GREATER THAN 1" DIAMETER OR FROZEN SOIL SHALL BE REMOVED.
  4. TILLED SOIL SHALL BE SMOOTHLY RANDED TO A FINISHED GRADE TO PROVIDE POSITIVE DRAINAGE.

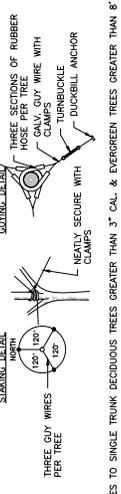


5 TYP. SOIL PREPARATION (ALL AREAS)  
SCALE: NTS

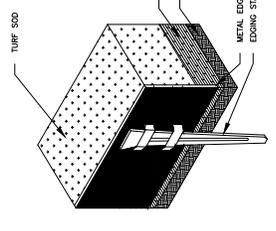
- STAKING STANDARDS
1. TWO (2) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  2. TWO (2) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  3. TWO (2) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  4. TWO (2) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  5. TWO (2) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.



- \*APPLIES TO SINGLE TRUNK DECIDUOUS TREES 3" CAL. AND LESS & EVERGREEN TREES 8" HT. AND LESS
- STAKING STANDARDS
1. THREE (3) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  2. THREE (3) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  3. THREE (3) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  4. THREE (3) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.
  5. THREE (3) MODEL 68 DUCKBILL ANCHORS (HOLDING CAPACITY 1100# PER ANCHOR IN NORMAL SOIL.



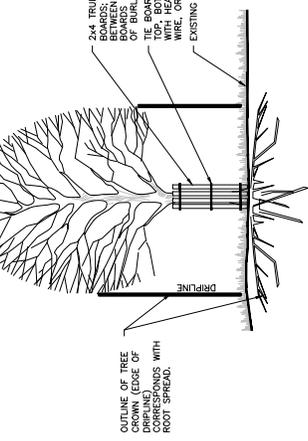
2 TYP. GUYING DETAIL  
SCALE: NTS



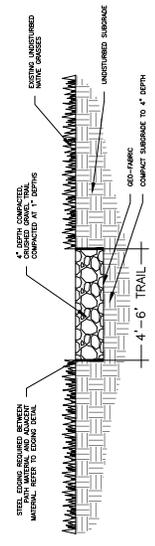
- NOTES:
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
  2. USE BROWN COLOR ONLY.
  3. USE BROWN COLOR ONLY.
  4. CUT/JOIN WHERE NEEDED TO CONFORM TO LANDSCAPE PLAN LAYOUT.

6 TYP. METAL EDGING DETAIL  
SCALE: NTS

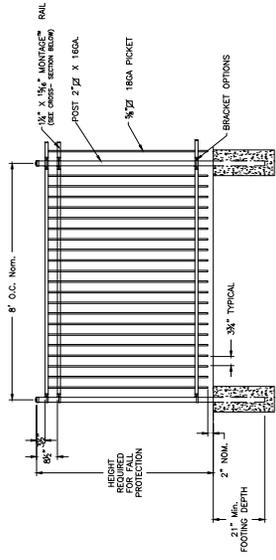
- NOTES:
1. ALL TRUNK PROTECTION SHALL BE INSTALLED PRIOR TO THE END OF THE PLANTING SEASON.
  2. TRUNK PROTECTION SHALL BE INSTALLED PRIOR TO THE END OF THE PLANTING SEASON.
  3. TRUNK PROTECTION SHALL BE INSTALLED PRIOR TO THE END OF THE PLANTING SEASON.
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  5. TRUNK PROTECTION SHALL BE INSTALLED PRIOR TO THE END OF THE PLANTING SEASON.



3 TYP. TREE TRUNK PROTECTION DETAIL  
SCALE: NTS

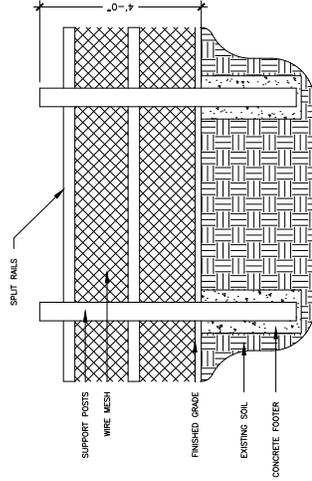


7 TYP. CRUSHED GRAVEL TRAIL  
SCALE: NTS

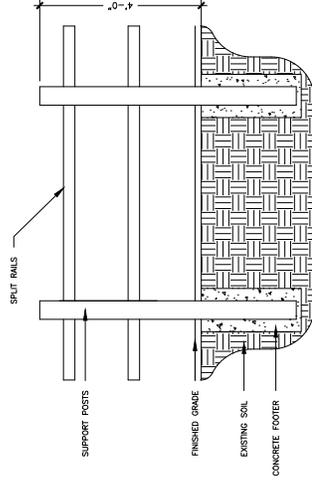


NOTES:  
 1. POST SIZE DEPENDING ON FENCE HEIGHT AND WIND LOADS. SEE MONTAGE SPECIFICATIONS.  
 2. THIRD RAIL REQUIRED FOR DOUBLE RAILS.  
 3. AVAILABLE IN 3" AIR SPACE AND/OR FLUSH BOTTOM ON MOST HEIGHTS.

1 TYP. 42" HIGH METAL GUARDRAIL WITH VERTICAL PICKETS  
 SCALE: NTS



2 TYP. 4FT HIGH 2 RAIL WOOD FENCE WITH WIRE MESH  
 SCALE: NTS



3 TYP. 4FT HIGH 2 RAIL WOOD FENCE WITHOUT WIRE MESH  
 SCALE: NTS

DRAWN BY: JAG	JOB DATE: 6/7/2022	NO. / DATE BY	REVISION / DESCRIPTION
APPROVED: JER	JOB NUMBER: 23185802	1 / 6-22-22	1. SET CITY REVIEW COMMENTS
DATE: 7/27/2022	DATE: 7/27/2022	2 / 6-22-22	2. SET CITY REVIEW COMMENTS
CAD FILE: 2318181.MXD	CAD FILE: 2318181.MXD		

BASE IS ONE INCH ON  
 OFFICIAL DRAWING  
 1" = 10' ONE INCH  
 ADJUST SCALE ACCORDINGLY



THE PRESERVE AT MESA CREEK  
 COLORADO SPRINGS, COLORADO



FINAL LANDSCAPE PLANS - SINGLE FAMILY PARCEL  
 DETAILS











