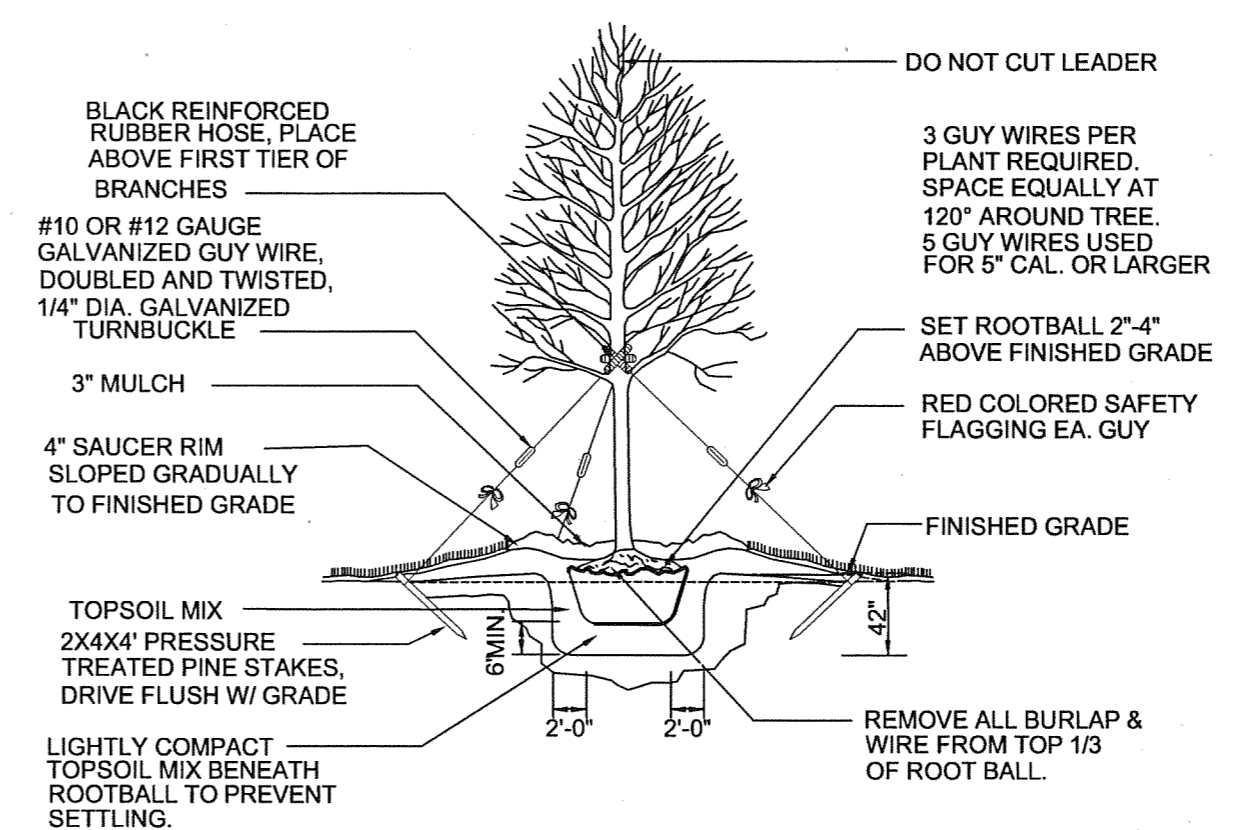
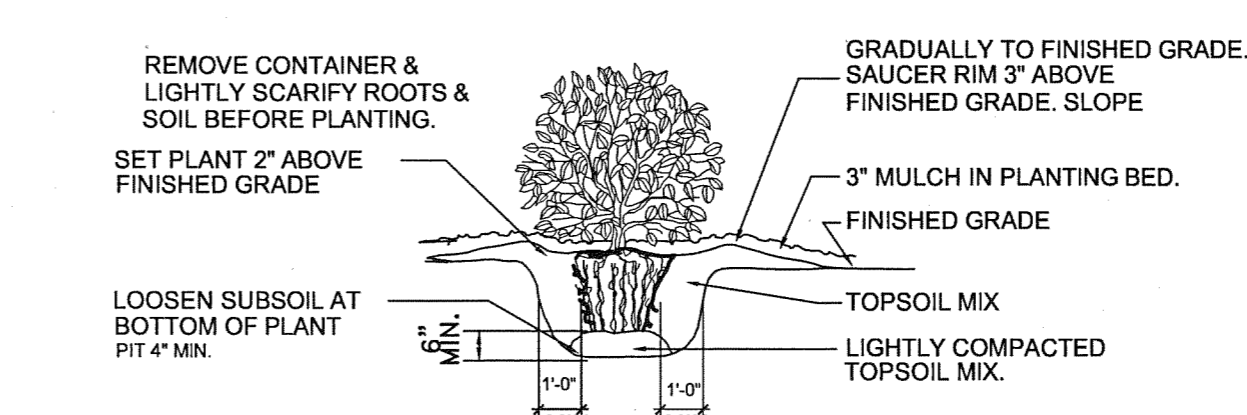


NAD-83 GEODETIC POSITION		NAD-83 TX STATE PLANE, NORTH CENTRAL ZONE	
LATITUDE	N 32° 53' 48.99664"	US SURVEY FT.	
LONGITUDE	N 96° 27' 38.61126"	NORTHING:	7015228.12285
ORTHOMETRIC HEIGHT:	154.2439	EASTING:	2589247.61172
NAD-83 GEODETIC POSITION		NAD-83 TX STATE PLANE, NORTH CENTRAL ZONE	
GRID		GEODETIC	
AZIMUTH #1 - P.O. W/T OMNI. ANT:	28° 15' 35"	N 32° 53' 48.99664"	
AZIMUTH #2 - IH30 W/T OMNI. ANT:	73° 31' 25"	N 96° 27' 38.61126"	



03 TREE PLANTING DETAIL



02 SHRUB PLANTING DETAIL

LANDSCAPE SUMMARY

FRONT YARD L.S. AREA	7,640.73 S.F.
TOTAL L.S. AREA	13,284.27 S.F.
TOTAL LOT AREA	49,188.00 S.F.
% OF LOT FRONT YARD L.S.	15.53%
% OF LOT TOTAL L.S.	27.00%

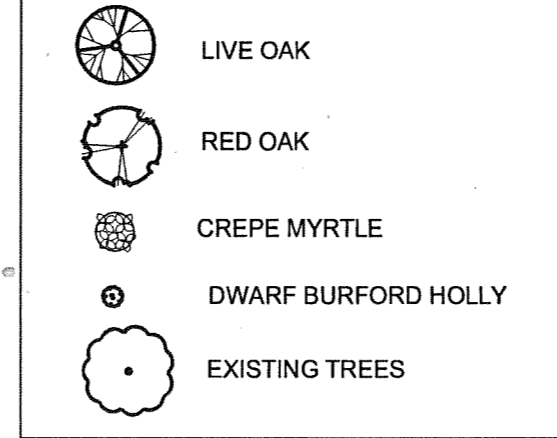
PLANT LIST :

QTY.	COMMON NAME	BOTANIC NAME	SIZE/SPACING
8	LIVE OAK	QUERCUS VIRGINIANA	3" CALIPER
3	RED OAK	QUERCUS SHUMARDI	3" CALIPER
182	DWARF BURFORD HOLLY	ILEX CORNUTA BUFORDI "NANA"	5 GALLON, 36" O.C.
7	CREPE MARTLE	LAGERSTROEMIA INDICA	6-8" HEIGHT, 3-5 CANES
6	EXISTING TREES		1-1 1/2" EACH

LANDSCAPING

TOTAL LOT AREA:	49,188.00 S.F.
OPEN SPACE REQUIRED (10% OF SITE)	4,919.00 S.F.
OPEN SPACE PROVIDED	12,246.70 S.F.
STREET TREES REQUIRED (334.95/35 LF OF FRONT)	10 3" CALIPER
STREET TREES PROVIDED	11 3" CALIPER
SCREEN SHRUBS REQUIRED (334.95/3 LF OF FRONT)	112 5 GALLON
SCREEN SHRUBS PROVIDED	130 5 GALLON
SITE TREES REQUIRED 61/18	4 3" CALIPER
SITE TREES PROVIDED	4 3" CALIPER

PLANTING LEGEND



LEGEND	
SANITARY SEWER MANHOLE	SS
STORM SEWER MANHOLE	MH
CLEAN OUT	CO
FIRE HYDRANT	FH
POWER POLE	PP
TELEPHONE BOX	TB
WATER METER	WM
GATE VALVE	GV
LIGHT POLE	LP
IRRIGATION SPRINKLER HEAD LOCATION	IS
VAN ACCESSIBLE HANDICAP PARKING	HA
SIGN LOCATION	SL
RIGHT OF WAY	R.O.W.
SET BACK ROAD	S.B.R.
EXPANSION JOINT	E.J.
SAW JOINT	S.J.
CONSTRUCTION JOINT	C.J.
EXIST. LIGHT POLE	ELP
DRAINAGE & UTILITY EASEMENT	DE/UE
DRAINAGE FLOW ARROW	DF
TRAFFIC FLOW ARROW	TF
FOUND IRON ROD	F.I.R.
GAS METER	GM
EXIST. WATER VALVE	EWV
EXISTING CONTOURS	500
PROPOSED CONTOURS	500
PROPOSED SANITARY SEWER PIPE	SS
EXISTING SANITARY SEWER PIPE	SS
PROPOSED WATER LINE	WM
EXISTING WATER LINE	WM
PROPOSED POWER LINE	PL
EXISTING POWER LINE	PL
PROPOSED TELEPHONE LINE	TL
EXISTING TELEPHONE LINE	TL
PROPOSED GAS LINE	GL
EXISTING GAS LINE	GL
PROPOSED STORM SEWER PIPE	SS
EXISTING STORM SEWER PIPE	SS
PROPOSED GUY WIRE	GW
EXISTING GUY WIRE	GW
OVERHEAD ELECTRICAL LINE	OEL
EXISTING FIBER OPTICS CABLE	FOC

GENERAL LANDSCAPE NOTES

- ALL PLANT MATERIALS SHALL CONFORM TO THE STANDARDS OF THE APPROVED PLANT LIST FOR THE CITY OF ROCKWALL.
- AS UNDERGROUND AUTOMATIC LANDSCAPE IRRIGATION SYSTEM SHALL BE INSTALLED TO WATER ALL LANDSCAPE AREAS, INCLUDING RIGHT-OF-WAY AREAS, UNLESS NOTED OTHERWISE.
- ADDITIONAL PLANT MATERIAL MAY BE INSTALLED ON SITE AT OWNERS DIRECTION AND ACCORDING TO CITY REQUIREMENTS.
- ALL PLANT MATERIAL SHALL BE MAINTAINED BY OWNER IN A HEALTHY AND GOING CONDITION, AND REPLACED WITH PLANT MATERIAL OF SIMILAR SIZE AND VARIETY IF DAMAGED, DESTROYED, OR REMOVED.
- LANDSCAPE AREAS SHALL BE KEPT FREE OF TRASH, LITTER, AND WEEDS.
- ALL LANDSCAPE AREAS SHALL BE CONSTRUCTED, INSTALLED AND MAINTAINED SO AS NOT TO OBSTRUCT VIEW OF MOTORIST BETWEEN THE STREET AND ACCESS DRIVE. VISIBILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AT ALL TIMES.
- ALL PERMEABLE SURFACES NOT OCCUPIED BY TREES, SHRUBS, PLANTING BEDS OR OTHER PERMITTED ITEMS OR FIXTURES SHALL BE BERM A DEGREE LAWY AREAS UNLESS OTHERWISE NOTED.
- ALL TREES TO BE INSTALLED OUTSIDE FIRE HYDRANT, SANITARY SEWER, AND UTILITY EASEMENTS.
- REFERENCE ENGINEERING PLANS FOR PROPOSED GRADES.
- ALL REQUIRED LANDSCAPING WILL BE 100% IRRIGATED BY AN UNDERGROUND AUTOMATIC SPRINKLER SYSTEM, DESIGNED BY A LANDSCAPE CONTRACTOR.
- THE OWNER, TENANT AND FOR THEIR AGENT, IF ANY, SHALL BE JOINTLY AND GENERALLY RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPING. ALL REQUIRED LANDSCAPING SHOULD BE MAINTAINED TO A SIZE AND ORDERLY MAINTAIN AT ALL TIMES. THIS SHALL INCLUDE, BUT NOT TO BE LIMITED VIEWING EDGING, GRADING, INSTALLING WATER LINES, WEEDING, AND OTHER SUCH ACTIVITIES COMMON TO THE MAINTENANCE OF LANDSCAPING. ALL PLANT MATERIAL SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION AS IN APPROPRIATE FOR THE SEASON OF THE YEAR. PLANT MATERIALS, WHICH DIE SHALL BE REPLACED WITH MATERIAL, SIMILAR VARIETY AND SIZE.
- THE CONTRACTOR WILL ABIDE WITH THE CITY ZONING ORDINANCE REQUIREMENTS FOR TREE PLANTING AS NECESSARY TO CONFORM BY PLANTING SPECIAL TREES TO ENHANCE THE FACILITY. REVISED LANDSCAPE PLANS WILL FOLLOW AFTER APPROVAL OF THE ENGINEERING DRAWINGS OF THIS PROJECT SITE.

IRRIGATION NOTES

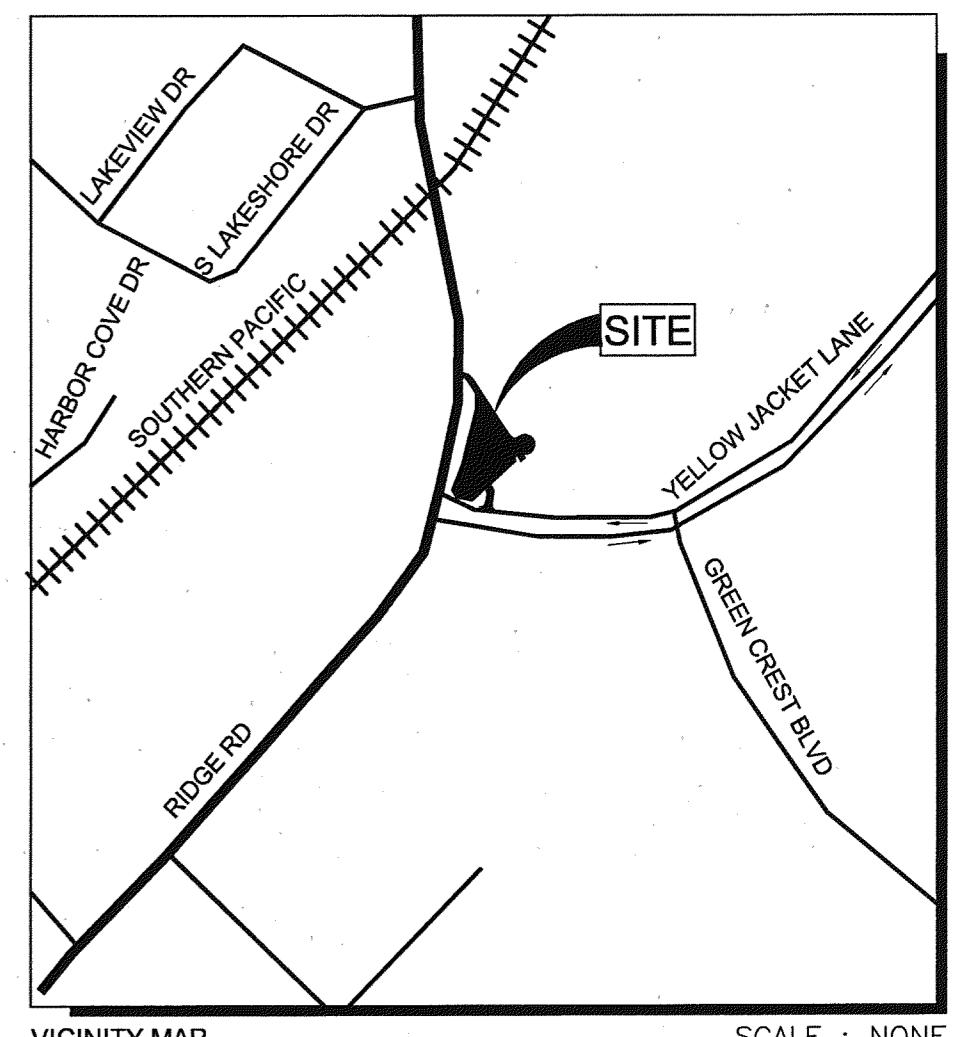
- ALL LANDSCAPE AREAS TO BE IRRIGATED WITH AN AUTOMATIC IRRIGATION SYSTEM.
- IRRIGATION SYSTEM WILL BE EQUIPPED WITH A RAIN SENSOR AND FREEZE GUARD.

TREE NOTES:

- NO TREES SHALL BE WITHIN 5' OF ANY UTILITY.
- AT THE TIME OF PLANTING, TREES SHALL BE A MINIMUM OF THREE INCHES CALIPER, MEASURED 12" ABOVE GROUND AND A MINIMUM OF SEVEN FEET IN HEIGHT.
- APPLY THREE INCHES (3") LAYER OF MULCH ON TOP OF ROOT BALL AFTER PLANTING, KEEP MULCH NINE INCHES (9") FROM BASE OF THE TRUNK.
- PRUNE EACH TREE TO CORRECT STRUCTURAL DEFECTS AND REMOVE BROKEN BRANCHES CAUSED DURING TRANSPORT AND PLANTING.
- EVERY OCTOBER APPLY TWO AND A HALF (2 1/2 LB.) POUNDS OF 10-10-10 FERTILIZER PER TEN SQUARE FEET OF AREA BENEATH EACH TREE.

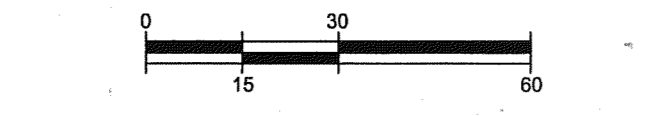
NOTE: ALL UTILITIES (INCLUDING ELECTRICAL) WILL BE UNDERGROUND

NOTE: MARK OLD COUNTRY ROAD AS "NO PARKING FIRE LANE" EVERY 25' WHITE "L" LETTERS ON A 6' RED STRIPED BACKGROUND.



01 LANDSCAPE PLAN

SCALE: 1" = 30'-0"



AS - BUILT DRAWINGS.

TO THE BEST OF MY KNOWLEDGE, THIS PLAN IS AS - BUILT, AND THE INFORMATION IS BASED ON SURVEYING CONDUCTED AT THE SITE AND INFORMATION PROVIDED BY THE CONTRACTOR.

BILLY W. HUDSON

OWNER/DEVELOPER:
IN KYUNG HWAN / CHUNG OH SOON
512 SUNSTONE DRIVE,
IRVING, TEXAS 75060

CONTACT PERSON:
CECIL UNRUH 972-771-3862
ERIC CHUNG 214-718-4900

PROJECT STATUS:

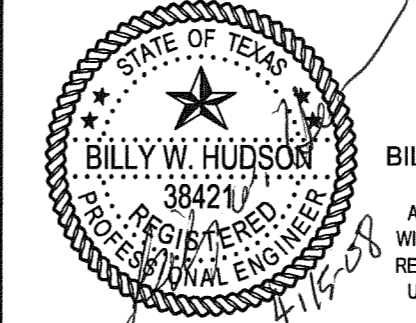
AS-BUILT DRAWING

PROJECT MANAGER:
BILLY W. HUDSON

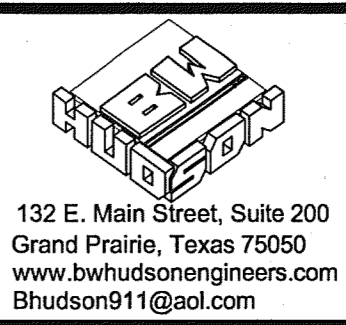
DESIGN COORDINATOR:
DANTE ABAYON

DATE:
03/04/08

DRAWING DONE BY:
LEMUEL B. QUISTO



ENGINEER'S SEAL
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LANDSCAPE PLAN

YELLOW JACKET CROSSING
INTERSECTION OF YELLOW JACKET LANE AND FM 740 (Ridge Road)
CITY OF ROCKWALL, TEXAS 75087

LOT 1, BLOCK A
1.129 AC

C5