

**PROJECT BENCHMARK**  
SITE BENCHMARK IS LOCATED ALONG CURB OF MASSACHUSETTS STREET APPROXIMATELY 28.15' FROM SW PROPERTY MONUMENT.  
ELEV. 870.30 NAVD 88

**LEGAL DESCRIPTION**  
Lots 4, 5, 6, 7, 8, 9, 10, 25, 26, 27, 28 and 29, all in Block 16, in Babcock's Enlarged Addition, an Addition to the City of Lawrence, Douglas County, Kansas.

**NOTE**  
THIS SITE HAS BEEN DESIGNED TO COMPLY WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAAG) FOR BUILDING AND FACILITIES, APPENDIX A TO 28 CFR PART 36.

**NOTE**  
RECYCLING OR OTHER KIOSKS ARE PROHIBITED FROM BEING PLACED IN THE PARKING LOT.

**BZA NOTE:**  
THE BZA, ACTED ON JANUARY 6, 2011 TO APPROVE A VARIANCE FROM THE LANDSCAPING REQUIREMENTS TO ALLOW ALTERNATIVE COMPLIANCE AND ON FEBRUARY 3, 2011 TO ALLOW 1728 PARKING SPACES AND 0-7000' SIDEWALKS ON NEW HAMPSHIRE AND MASSACHUSETTS STREETS.

**ACCESS NOTE:**  
THE RESTRICTED ACCESS LOCATED ON NEW HAMPSHIRE STREET BETWEEN THE PHARMACY ENTRANCE ONLY POINT AND THE NORTH ENTRANCE-ONLY POINT AND INCLUDING MOUNTABLE CURBING AND STABILIZED GRASS AREA SHALL ONLY BE USED FOR EMERGENCY PERSONNEL, WHEN NECESSARY, AND FOR SEMI-TRUCK DELIVERIES IN THE VERY RARE DECISION THAT THE SURROUNDING CITY STREET SYSTEM PREVENTS SEMI-TRUCKS FROM REMOVABLE DIRECTIONAL SIGNS POINTING TO THE EXT SHALL BE INSTALLED THAT PREVENTS EMERGENCY PERSONNEL, AND THE OCCASIONAL SEMI-TRUCK, BUT THAT OTHERWISE PREVENTS PATRON VEHICULAR ACCESS AT THIS LOCATION, THE STABILIZED GRASS AREA, ON AND OFF SITE SHALL BE MAINTAINED BY THE PROPERTY OWNER IN A HEALTHY, AESTHETICALLY PLEASING FASHION AT ALL TIMES.

PARKING HATCH LEGEND	
	LIGHT DUTY ASPHALT PAVEMENT
	HEAVY DUTY ASPHALT PAVEMENT
	CONCRETE PAVEMENT
	HEAVY DUTY CONCRETE SIDEWALK
	STABILIZED GRASS AREA
	GRASS SOD OR MULCH AREA

**STABILIZED GRASS AREA NOTE:**

1. SOLID SOD, 4" TOPSOIL, GEOTEXTILE 5150 WITH 50/50 GRAVEL AND SOL MIX DESIGNED FOR 75,000 LB ARE DEPARTMENT ACCESS.
2. DESIGNED FOR 75,000 LB ARE DEPARTMENT ACCESS.
3. BRICK PAVES DESIGNED FOR 75,000 LB ARE DEPARTMENT ACCESS.

SITE DATA	
DILLONS #99	1740 MASSACHUSETTS ST
LAWRENCE, KS 66044	
ZONING: C-25 COMMERCIAL STRIP	
PROPOSED USE: FOOD AND BEVERAGE SALES	
TOTAL SITE AREA = 2.98 AC	
INTERIOR LANDSCAPING REQUIRED = 5,180 SF (40 SF PER STALL)	
INTERIOR LANDSCAPING PROVIDED = 2,295 SF (17 SF PER STALL)	
PERIMETER LANDSCAPING PROVIDED = 16,323 SF (MCD, 8,324 IN ROW)	
TOTAL LANDSCAPING PROVIDED = 18,588 SF	
PROPOSED DILLONS TOTAL FLOOR AREA = 44,770 SF	
PARKING REQUIRED = 1 STALL/200 SF	
TOTAL PARKING PROVIDED = 129 STALLS	

**GENERAL SITE NOTES:**

1. BEFORE COMMENCING ANY ACTIVITY UNDER OR PERTAINING TO THIS CONTRACT, THE CONTRACTOR SHALL:
  - 1.1. OBTAIN ALL BUILDING AND CONSTRUCTION PERMITS AS REQUIRED BY PERMITTING AGENCIES AND CONFORM TO ALL ORDINANCES AND REGULATIONS OF THE CITY OF LAWRENCE.
  - 1.2. CONTACT THE CITY OF LAWRENCE CONSTRUCTION INSPECTION OFFICE.
  - 1.3. CONTACT UNDERGROUND UTILITIES LOCATING SERVICE OR EXISTENTS WITHIN THE LIMITS OF CONSTRUCTION, OR IN PUBLIC RIGHTS-OF-WAY ADJACENT TO THE PROJECT.
  - 1.4. BECOME FAMILIAR WITH EXISTING UTILITIES AND PROTECT SAME WHERE PLANS SHOW. THIS SHALL INCLUDE UTILITIES SHOWN AND NOT SHOWN ON THE PLANS.
  - 1.5. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.
2. THE CONTRACTOR SHALL VERIFY EXISTING DATA AND REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ENGINEER.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING ANY UTILITY COMPANY WHICH MAINTAINS A UTILITY LINE WITHIN THE BOUNDARIES OF THE PROJECT BEFORE THE REMOVAL OF ANY CONSTRUCTION ON THE PROJECT OR IN THE STREETS BORDERING THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY PERMISSIONS FROM THE UTILITY COMPANIES TO EXCAVATE OR REMOVE ANY UTILITY LINES WITHIN THE BOUNDARIES OF THE PROJECT.
4. THE CONTRACTOR SHALL AT ALL TIMES EMPLOY ADEQUATE PERSON AND EQUIPMENT TO PROTECT EXISTING UTILITIES AND TO PROTECT ADJACENT PROPERTIES, PUBLIC RIGHTS-OF-WAY, AND PUBLIC OR PRIVATE DRAINAGE SYSTEMS. ALL EXCAVATION AND/OR FILLING SHALL BE DONE IN ACCORDANCE WITH THE CITY OF LAWRENCE ORDINANCES AND/OR FIELD ASSES. ADEQUATE VEGETATION SHALL BE SEEDING, FERTILIZED, AND PROTECTED FROM DAMAGE BY EXCAVATION BARRETTES WHERE APPROPRIATE, I.E., AROUND EXCAVATIONS OR OPERATING EQUIPMENT. THE CONTRACTOR SHALL NOT ENTER ANY ADJACENT PROPERTY WITHOUT THE WRITTEN PERMISSION OF THE OWNER. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.
5. ALL CONSTRUCTION SHALL MEET THE CITY OF LAWRENCE TECHNICAL SPECIFICATIONS.
6. THE CONTRACTOR MUST HAVE WRITTEN APPROVAL FROM THE CITY ENGINEER AND THE PROJECT ENGINEER BEFORE ANY CHANGE IN DESIGN IS MADE.
7. SEVENTY-TWO (72) HOURS BEFORE BEGINNING ANY EXCAVATION, THE CONTRACTOR SHALL CALL KANSAS ONE CALL AT 1-800-344-7233 FOR THE LOCATION OF UNDERGROUND UTILITIES.
8. THE CONTRACTOR AT NO TIME SHALL EXCAVATE DEEPER OR CAUSE DISRUPTION TO TRAFFIC FLOW ON ADJACENT PUBLIC RIGHTS-OF-WAY WITHOUT SECURING THE PROPER PERMITS FROM THE CITY OF LAWRENCE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES.
9. ALL SITE RELATED CONCRETE UNLESS SPECIFIED OTHERWISE SHALL BE 4,000 PSI.
10. EXISTING UTILITIES REQUIRING RELOCATION SHALL BE THE CONTRACTOR'S RESPONSIBILITY. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING WORKING UTILITY SERVICE TO ALL ADJACENT PROPERTIES AND UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES.
11. NEWLY CUT OR FILL AREAS LEAVING ADJACENT VEGETATION SHALL BE FERTILIZED AND SEEDING. SOIL SHALL BE REPLACED AND FERTILIZED. SOIL SHALL BE FERTILIZED AND SEEDING. SOIL SHALL BE REPLACED AND FERTILIZED. SOIL SHALL BE FERTILIZED AND SEEDING.
12. FIELD STAKING IS TO BE PROVIDED BY THE CONTRACTOR.
13. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE LOCAL AND STATE REQUIREMENTS INCLUDING THE LOCAL NOISE ORDINANCE.
14. ANY FENCING, SIDEWALK, CURB AND GUTTER, CURB CUT ETC., DAMAGED BY ANY CONSTRUCTION SHALL BE REPLACED AND RESTORED TO ITS ORIGINAL CONDITION AT NO ADDITIONAL COST TO THE OWNER.
15. ALL UTILITY LINES ENTERING THE BUILDING SHALL BE SEALED TO PREVENT MIGRATION OF SURFACE AND SUBSURFACE WATER AND SEEDING WITHIN THE SURFACE MINIMUM OF 3 FEET OUTSIDE THE BUILDING FOUNDATION. THE SEAL MAY CONSIST OF GRAVEL SOLIDS WITH A MINIMUM PLASTICITY INDEX OF 25 OR WITH LEAN CONCRETE.
16. CONTRACTOR SHALL FIELD VERIFY LOCATION OF EXISTING NATURAL GAS, WATER, AND SEWER LINES WHERE CROSSING PROPOSED UTILITIES' CONSTRUCTION. CONTRACTOR SHALL PROVIDE ELEVATIONS OF EXIST UTILITIES TO THE ENGINEER TO VERIFY ADEQUATE CLEARANCE.
17. CONTRACTOR SHALL SUPPLY AND INSTALL ALL ITEMS AND PERSON ALL WORK NOT COVERED BY UTILITY COMPANIES' VARYING INSTALLATION PROCEDURE WITH UTILITY COMPANY.
18. CONTRACTOR SHALL REMOVE & REPAIR PAVEMENT AS REQUIRED FOR UTILITY CONSTRUCTION INCLUDING, BUT NOT LIMITED TO, SITE LIGHTING CONDUITS, WATER LINES, SEWER LINES, GAS LINES, STORM DRAINAGE LINES, ETC. CONTRACTOR HAS OPTION TO BORE CONDUITS.

REVISIONS:	
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6	

**Pickering**  
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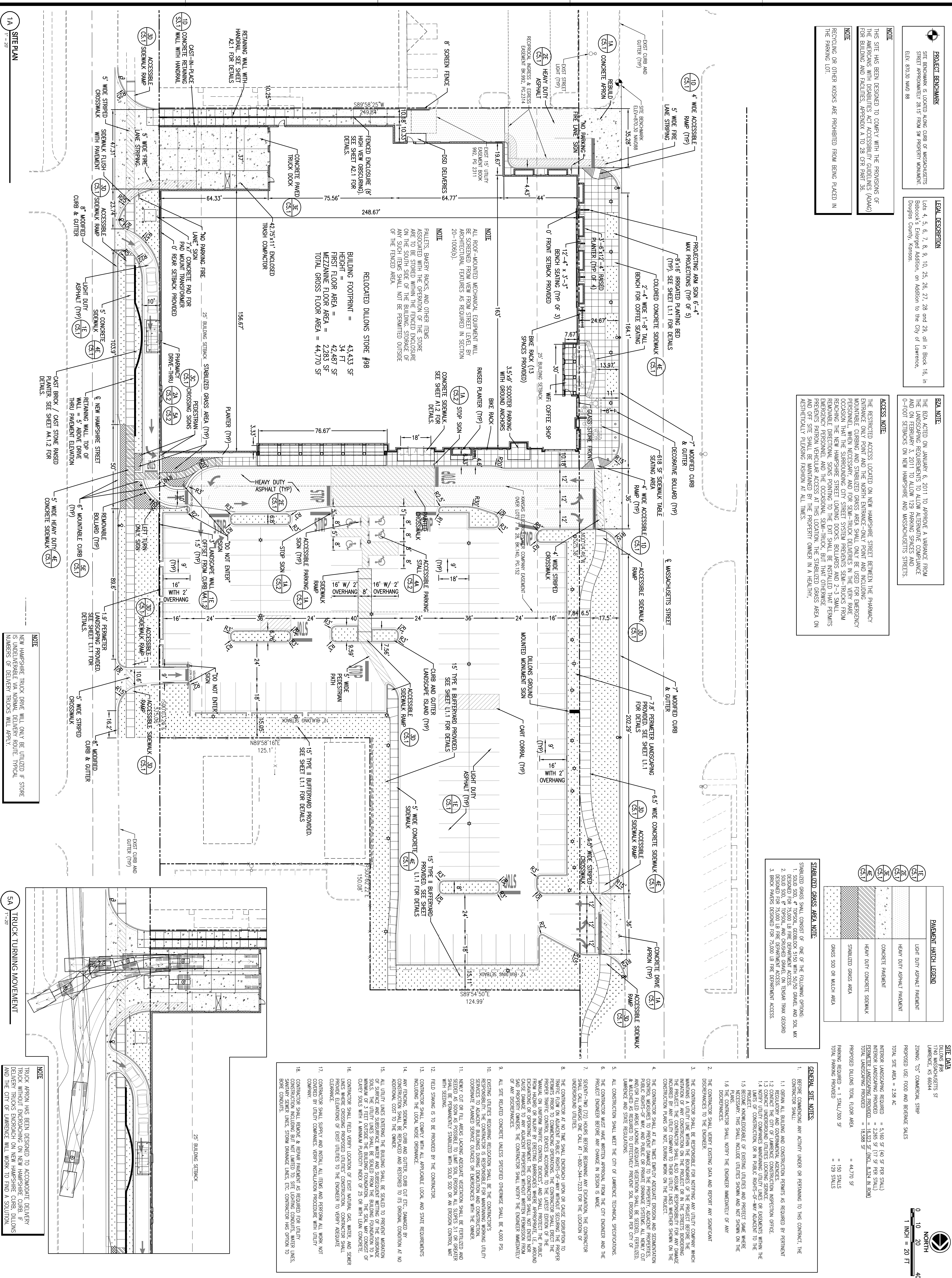
**Dillons**  
2700 E. 4TH  
HUTCHINSON, KS 67501

**DILLONS STORE DIL-098**  
**ON SITE RELOCATION**  
1740 MASSACHUSETTS STREET  
LAWRENCE, KS 66044

**Kroger**  
THE KROGER CO.  
GENERAL OFFICE  
1014 VINE STREET  
CINCINNATI, OHIO 45202

**C1.1**

SHEET NUMBER:  
DESCRIPTION:  
SITE PLAN









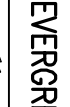












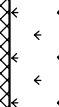










SYMBOL		COMMON NAME		LANDSCAPE LEGEND	
SHADE TREES			BOTANICAL NAME	QUANTITY	SIZE AT PLANTING
	OVERCUP OAK		Quercus lyrata	8	2-1/2' CALIPER
	SHUMARD OAK		Quercus shumardi	2	2-1/2' CALIPER
	CLEVELAND SELECT FRAMS		Pyrus columbia	4	2-1/2' CALIPER
	PACIFIC SUNSET MAPLE		Acer truncatum	10	2-1/2' CALIPER
	SILKY DOGWOOD		Cornus amomum Mill.	3	2-1/2' CALIPER
	RIVER BIRCH		Betula nigra 'Cully' SS	4	2-1/2' CALIPER, SINGLE STEM
EVERGREEN TREES					
	KETELE PINE		Juniperus chinensis 'Keteleeri'	21	5' TO 6' HEIGHT
	TALON JUNIPER		Juniperus chinensis 'Talon'	11	5' TO 6' HEIGHT
	CHINESE JUNIPER		Juniperus chinensis 'Perfecto'	4	5' TO 6' HEIGHT
ORNAMENTAL TREES					
	OKLAHOMA REDBUD		Cercis reniformis	4	2' CALIPER
	PURPLE PRINCE CLEMATIS		Morus spp 'Purple Prince'	9	2' CALIPER

SYMBOL	COMMON NAME	BOTANICAL NAME	QUANTITY	SIZE AT PLANTING
ORNAMENTAL SHRUBS				
	KNOCKOUT ROSE	Rosa 'Rozdrizz' 'knockout'	27	5 GAL., 24" MIN HEIGHT
EVERGREEN SHRUBS				
	YUCCA'S JUNEER	Juniperus chinensis 'Kobold's Compact'	41	5 GAL., 24" MIN HEIGHT
	GREEN MOUNTAIN BOXWOOD	Buxus 'Green Mountain'	70	5 GAL., 24" MIN HEIGHT
	ROSE GLOW BARBERRY	Berberis 'Humbright' 'Rose Glow'	45	5 GAL., 24" MIN HEIGHT
ORNAMENTAL GRASSES				
	FEATHER REED GRASS	Calamagrostis x acutiflora 'Karl Foerster'	28	1 GAL.
	DWARF FOUNTAIN GRASS	Pennisetum alopecuroides 'Hemmi'	9	1 GAL.
	SOLID SOD OR MULCH			
	STABILIZED GRASS AREA			
	FORSKORE	Carex Vulpinoides	768 SF	

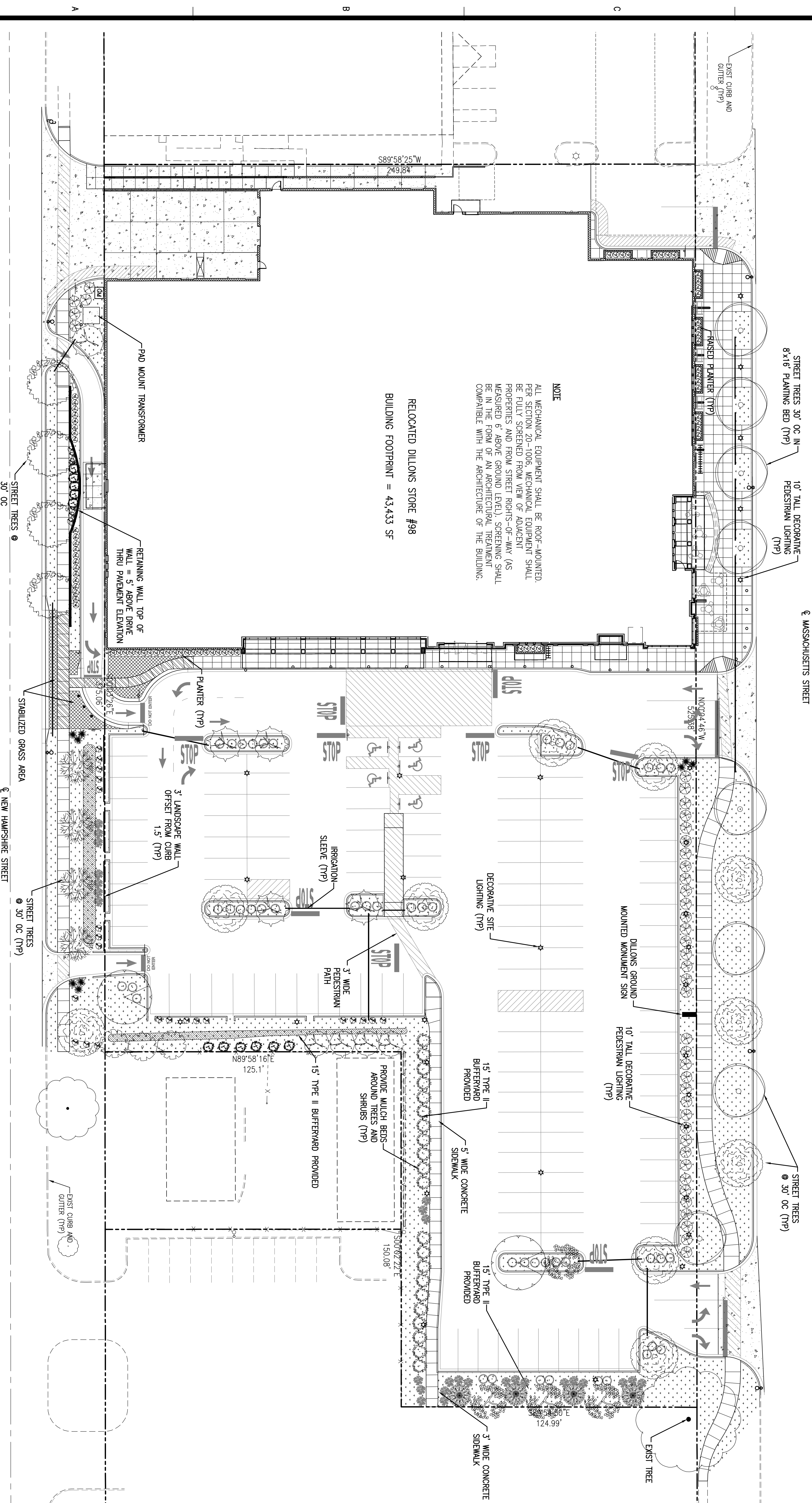
LANDSCAPE CALCULATIONS	
STREET TREES	
1 SHADE TREE REQUIRED PER 40 FT STREET FRONTAGE	
900 FT / 40 = 23 STREET TREES REQUIRED	
14 REQUIRED ON WASHINGTONS - 12 PROVIDED PER CITY HORTICULTURE MANAGER	
9 REQUIRED ON NEW HAMPSHIRE - 9 PROVIDED	
BUFFERYARDS	
TYPE 1 BUFFERYARD REQUIRED NORTH AND NORTHEAST PROPERTY LINES	
15 FT BUFFER REQUIRED ON 15' SHEDS	
400 FT = 16 TREES AND 80 SHRUBS	
PARKING LOT LANDSCAPING	
1 TREE AND 3 SHRUBS REQUIRED PER 10 STALLS	
129 SPACES = 13 TREES AND 39 SHRUBS	
TOTAL TREES REQUIRED = 65	
TOTAL SHRUBS PROVIDED = 80	
TOTAL TREES PROVIDED = 80	
TOTAL SHRUBS REQUIRED = 99	
TOTAL SHRUBS PROVIDED = 220	
INTERIOR LANDSCAPING REQUIRED	
DECEMBER LANDSCAPING PROVIDED	= 5,160 SF (40 SF PER STALL)
DECEMBER LANDSCAPING PROVIDED	= 2,265 SF (17 SF PER STALL)
TOTAL LANDSCAPING PROVIDED	= 16,923 SF (INDL. 8,392 IN ROW)
	= 18,586 SF

**BZA NOTE**

THE BZA ACHED ON JANUARY 6, 2011 TO APPROVE A VARIANCE FROM THE LANDSCAPING REQUIREMENTS TO ALLOW ALTERNATIVE COMPLIANCE AND ON FEBRUARY 3, 2011 TO ALLOW 129 PARKING SPACES AND 0-FOOT SETBACKS ON NEW HAMPSHIRE AND MASSACHUSETTS STREETS.

LANDSCAPE NOTES

1. SOIL SODS OR MULCH ARE DELIVERED AND SHIPPED LUMBS OR PAVING IS SHOWN. PROVIDE AT LEAST EIGHT BENCHES TREES AND OUTRIGS PER PLANTING DETAIL. ALL OTHER AREAS SHALL BE SOIL SOD.
2. SOIL USED IN ABOVEGRASS PLANTING PITS SHALL BE TOPSOIL AND MIXED WITH 25% PEAT BY VOLUME. ATTENTIVE RECOMMENDATIONS WILL BE CONSIDERED FOR THE USE OF TOPSOIL. TOPSOIL SHALL BE 15-15-15 NPK (NITROGEN, PHOSPHORUS, AND POTASH) WITH SUFFICIENT LIME TO PRODUCE A SLIGHTLY ACIDIC REACTION (A pH OF 6.0-6.5). 15-15-15 FERTILIZER AND PERILLA AT THE RATE OF 2 POUNDS PER CUBIC YARD SHALL BE APPLIED BOTH PREPARATION AND POST SHALL BE THOROUGHLY MIXED BY HAND OR ROTARY TILLER. 4" MINIMUM THICKNESS OF TOPSOIL IS REQUIRED.
3. THE LANDSCAPE CONTRACTOR SHALL INSPECT ALL BACKFILL AND BACKFILL OF TOPSOIL TO DETERMINE WHETHER OR NOT A HARBORING SITUATION EXISTS DUE TO COMPLETION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF ANY OTHER CONTRIBUTING AREAS PRIOR TO INSTALLATION OF PLANT MATERIALS. IF SUCH A SITUATION IS ANTICIPATED, IT SHALL BE BROUGHT TO THE ATTENTION OF THE CONSULTANT IMMEDIATELY, PRIOR TO THE INSTALLATION OF PLANT MATERIAL FOR A REEVAL.
4. UPON SEEDING PLANT MATERIAL, AND BEFORE INSTALLATION, THE CONTRACTOR SHALL NOTIFY THE CONSULTANT FOR A PRE-INSTALLATION INSPECTION TO VERIFY ALL PLANT MATERIALS CONFORM TO SPECIFICATIONS.
5. HERBICIDE PRE-EMERGENCE (TRIFLURALIN OR EQUIVALENT) IS TO BE APPLIED TO ALL PLANT BEDS PRIOR TO PLANTING FOR NOXIOUS WEED CONTROL.
6. ALL PLANTING BEDS TO HAVE A MINIMUM 3" DEEP SHADED HARDWOOD DARK MULCH. BARK CHIPS ARE NOT ACCEPTABLE.
7. ALL TREES TO BE SPACED AS PER PLANTING DETAIL, AND SHALL REMAIN IN PLACE THROUGHOUT THE WARRANTY PERIOD OF ONE YEAR.
8. PLANTING FOR TREES, SHRUBS, AND CROPPED PLANTS TO BE SPACED ACCORDING TO THE PLANTING DETAIL. HAVE A UNIFORM AND CONSISTENT SHAPE AS IT PERTAINS TO THE PARTICULAR SPECIES. ANY PLANT MATERIAL WHICH HAS TO CONFORM IS SUBJECT TO REJECTION OF THE CONSULTANT.
9. THE QUANTITIES INDICATED ON THE MATERIAL SCHEDULE ARE PROVIDED FOR THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY CALCULATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE QUALITY OF THE TREES, SHRUBS, AND ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE ADJUSTMENTS.
10. ALL EXISTING TREES TO REMAIN SHALL BE PRUNED TO A HEIGHT MEASURED 5' ABOVE FINISH GRADE. ALL DEAD TREES SHALL BE REMOVED.
11. LANDSCAPE CONTRACTOR TO VERIFY LOCATION AND PROTECT ALL ABOVE AND BELOW GROUND UTILITIES. REPLACE DAMAGED UTILITIES AT NO EXPENSE TO THE OWNER. PROTECT AREAS FROM SITUATION IN GROUND.
12. NURSERY COMPANY SPECIFICATION IS REQUIRED AND OBTAINING THE PLANTS SPECIFIED IN THIS SECTION WITH MINIMUM TEN (10) YEARS DOCUMENTED EXPERIENCE, INSPECTED AND APPROVED BY STATE PLANT INSPECTION AGENCIES.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRUNING AND REMOVING ALL PLANT MATERIAL SHOWN ON THE DRAWINGS AND PLANT LISTS PRIOR TO INSTALLING THE CONTRACTOR SHALL HAVE INSPECTED THE SOURCES OF SUPPLY AND SAMPLED THE PLANTS TO BE PROVIDED TO THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE QUALITY, SIZE, VARIETY, AND QUALITY NOTED. FAILURE TO FACE THIS PREPARATION WILL NOT RELIEVE THE CONTRACTOR FROM THE REQUIREMENT TO FINISH AND INSTALL ALL PLANT MATERIALS IN ACCORDANCE WITH THE PROJECT REQUIREMENTS AND WITHOUT ADDITIONAL EXPENSE TO THE OWNER.
14. LUMBERING IS NOT PROCEED WITH PLANT MATERIAL INSTALLATION UNTIL SET UTILITY MATERIAL INSTALLATION WITH OTHER CONTRACTORS INVOLVED IN THE ABOVEMENTIONED CONSTRUCTION.
15. PROVIDE HOSE AND PLANT MATERIAL WATERING EQUIPMENT AS REQUIRED.
16. HANDLE PLANTS FROM BOTTOM OF BALL. PROTECT PLANT ROOTS AND TIPS FROM SUN WARMTH. PLANTS TO BE PLANTED WITH DAMAGED BRANCH OR DOUBTFUL BRANCHES SHALL BE REJECTED.
17. DURING THE PROCESS OF ALL OPERATIONS, PROTECT WALLS, WALKS, CURBS, BENCHES AND EXISTING UTILITIES. ALL OPERATIONS SHALL BE CONDUCTED IN A MANNER THAT DOES NOT CAUSE DAMAGE TO EXISTING UTILITIES OR OTHER ADJACENT AREAS AS REQUIRED.
18. LANDSCAPE AND SOIL REMOVAL AND SUPERVISOR OPERATIONS, COMPANY SPECIFIC IN LANDSCAPE DEVELOPMENT CONSTRUCTION, PARTICULARLY IN THE PREPARATION, LUMBS, AND LIVE PLANT MATERIALS, WITH AT LEAST FIVE (5) YEARS EXPERIENCE IN SUCH WORK.
19. REPLACEMENT PLANT MATERIALS SHALL CARRY A ONE (1) YEAR WARRANTY PERIOD.
20. ANY PLANTS THAT ARE 25 PERCENT OR MORE DEAD SHALL BE CONSIDERED DEAD. ONE YEAR AFTER THE DEAD PLANTS ARE REMOVED, THE CONTRACTOR SHALL EXCISE AND NEXT GROUNDING BEDDING WITH DRAINANT PLANTS ARE INSTALLED.
21. PLANTS SHALL BE SOUND, HEALTHY AND VIGOROUS, DISEASE FREE, WELL-BRANCHED, AND DOUBTFUL TOLERANCE IN LEAF, TREES SHALL NOT HAVE TORNED DROPPED.
22. PLANTS SHALL CONFORM TO WEATHERBURN SPECIFIED EXCEPT THAT PLANTS LARGER THAN 12" IN HEIGHT SHALL BE PLANTED WITH A 12" MINIMUM TRUNK Girth. PLANTS SHALL NOT POSSESS A NORMAL BRANCH BEHIND HEIGHT AND SPREAD SHALL BE REJECTED.
23. TREES WHICH HAVE DAMAGED OR CRACKED LEAVES, OR MULTIPLE LEAVES, LUNGS SPECIFIED, WILL BE REJECTED. TREES WITH BRANCHES OF THE BARK, SUN STAINS, DISCOLORATION, OR FRESH CUTS OF LUMBS OVER 1/4" INCH WHICH HAVE NOT COMPLETED CULLED, WILL BE REJECTED.
24. PLANT SIZE AND QUALITY SHALL MEET OR EXCEED STANDARDS SET FORTH IN "NURSERY STANDARD FOR NURSERY STOCK" PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN (LATEST EDITION).
25. THE PERSON IN CHARGE OF OR IN CONTROL OF THE PROPERTY, WHETHER AS OWNER, LESSEE, TRUST, OCCUPANT OR OTHERWISE, SHALL BE RESPONSIBLE FOR THE COMPLETION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETION OF THE PROJECT.
26. PRIOR TO PLANTING TREES, CONTRACTOR TO VERIFY THAT NO CONFLICTS EXIST BETWEEN THE TREE AND ALL EXISTING AND PROPOSED UTILITIES.
27. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN, INSTALLATION AND POWER FOR A FULLY AUTOMATED IRRIGATION SYSTEM WITH ALL LANDSCAPED AREAS, INCLUDING GRADED PLANTING AND STREET PLANTINGS.
28. IRRIGATION SYSTEMS TO BE INSTALLED PRIOR TO PLANTING.
29. ALL TREES, SHRUBS, AND LUMBS TO BE PLANTED SHALL BE PLANTED WITH THREE INCHES OF SOIL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE QUALITY OF THE TREES, SHRUBS, AND ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE ADJUSTMENTS.



**NOTE**

ALL MECHANICAL EQUIPMENT SHALL BE ROOF-MOUNTED PER SECTION 20-1006. MECHANICAL EQUIPMENT SHALL BE FULLY SCREENED FROM VIEW OF ADJACENT PROPERTIES AND FROM STREET RIGHTS-OF-WAY (AS MEASURED 6' ABOVE GROUND LEVEL). SCREENING SHALL BE IN THE FORM OF AN ARCHITECTURAL TREATMENT COMPATIBLE WITH THE ARCHITECTURE OF THE BUILDING.

RELOCATED DILLONS STORE #98  
BUILDING FOOTPRINT = 43,433 SF

LANDSCAPE PLAN

 $t^* = 21$ 

**DESCRIPTION:**

**LANDSCAPE PLAN**

51

SHEET NUMBER:

SEAL

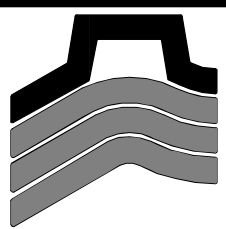


THE KROGER CO.  
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CINCINNATI, OHIO 45202

**DILLONS STORE DIL-098**  
**ON SITE RELOCATION**  
**1740 MASSACHUSETTS STREET**  
**LAWRENCE, KS 66044**



2700 E. 4TH  
HUTCHINSON, KS 67501



# Pickering

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**CHECKED**

DESIGNER:

DRAWN BY

DATE:

PROJECT #

101

[illegible][illegible]

REVISIONS:

K:\21047-11\PLANS\L1.1 LANDSCAPE PLAN.DWG - June 30, 2011

PERMIT SET 6-6-11



