



LANDSCAPE MATERIALS

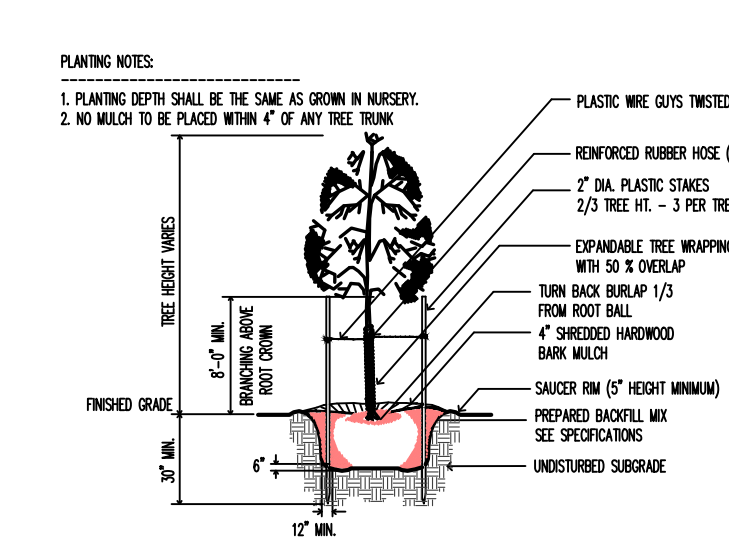
KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE
AR	52	ACER RUBRUM 'RED SUNSET'	RED SUNSET MAPLE	4.5-5" CAL, 17-19", FULL
MB	6	MALUS BACATA 'DONALD WYMAN'	DONALD WYMAN CRAB	2.5-3" CAL, 9-10", FUL
PCT2	21	PRUNUS CERASIFERA 'THUNDERCLOUD'	PURPLELEAF FLOWERING PLUM	2.5-3" CAL, B&B, FULL
PK	4	PRUNUS SERRULATA 'WYMANZAN'	KWANZAN CHERRY	2.5-3" CAL, FULL, HEAVY
PL	69	PRUNUS LAUROCERASUS 'OTTO LUY KEN'	OTTO LUY KEN CHERRY LAUREL	2-2.5", 2.5" OC, CAN, FULL
PN	11	PICEA ABIES	NORWAY SPRUCE	5-8", B&B (EVERGREENS FULL TO GROUND)
PP	44	PICEA PUMILANS 'GLAUCIA'	COLORADO BLUE SPRUCE	8-10" B&B, FULL
PS	72	PINUS STROBUS	WHITE PINE	7-8", B&B
QX4	13	QUERCUS PHELLOS	WILLOW OAK	3.5-4", 15-17", B&B, FULL
OK	13	CORNUS KOUSA	KOUSA DOGWOOD	6'-8", B&B, HEAVY
IM	113	ILEX X MESERVEAE 'BLUE ANGEL'	'BLUE ANGEL' HOLLY	18"-24", CONTAINER, HEAVY, SUBSTITUTE 1 MALE
JC	123	JUNIPERUS CHINENSIS 'GOLD LACE'	GOLD LACE JUNIPER	18"-24", CONTAINER, HEAVY
SG	60	SPIREA JAPONICA 'GOLD FLAME'	GOLD FLAME SPIREA	15"-18", CONTAINER, HEAVY
IG	119	ILEX GLABRA COMPACTA	COMPACT INKBERRY	24"-30", CONTAINER, B&B HEAVY

LEGEND

- MONUMENT TO BE SET
- PIN TO BE SET
- △ GREENWAY MONUMENT TO BE SET

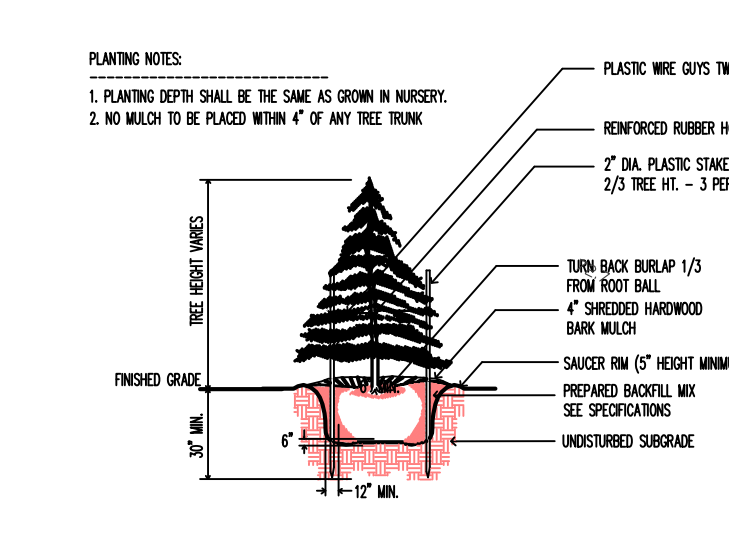
SHRUB PLANTING DETAIL

NOT TO SCALE



DECIDUOUS TREE PLANTING DETAIL

NOT TO SCALE



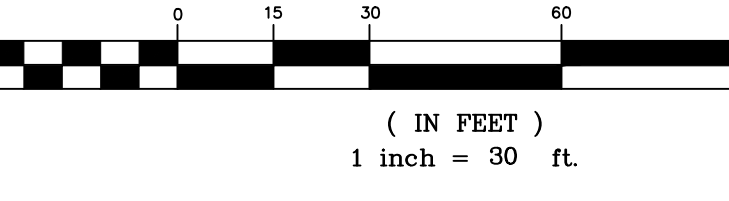
CONIFEROUS TREE PLANTING DETAIL

NOT TO SCALE

NOTE: ALL AREAS WITHIN THE COUNTY ROW SHALL RECEIVE TOPSOIL AND PERMANENT SEEDING.

EXISTING TREE TO REMAIN
GENUS: TILIA
SPECIES: TILIA CORDATA
COMMON NAME: LITTLE-LEAF LINDEN

GRAPHIC SCALE



PLANTING NOTES

1. THIS PLAN SHALL BE USED FOR LANDSCAPE PLANTING PURPOSES ONLY. EXAMINE ALL ENGINEERING DRAWINGS AND FIELD CONDITIONS FOR SPECIFIC LOCATIONS OF UTILITIES, STRUCTURES, ETC. AND NOTIFY THE UNDERSIGNED IN REFERENCE TO ANY DISCREPANCIES OR LOCATION CONFLICTS PRIOR TO PLANTING INSTALLATION.
2. ALL PLANT MATERIAL SHALL CONFORM TO THE STANDARDS OF THE AMERICAN ASSOCIATION OF NURSERMEN OR THE PLANT MATERIAL SHALL BE UNACCEPTABLE. ALL PLANT MATERIAL SHALL BE TRUE TO SPECIES, VARIETY, SIZE AND BE CERTIFIED DISEASE AND INSECT FREE.
3. NO PLANT SUBSTITUTIONS SHALL BE PERMITTED WITH REGARDS TO SIZE, SPECIES, VARIETY, ETC. WITHOUT WRITTEN PERMISSION OF THE UNDERSIGNED OR TOWNSHIP OFFICIALS. WRITTEN PROOF OF PLANT MATERIAL UNAVAILABILITY MUST BE DOCUMENTED.
4. THE LOCATION OF ALL PLANT MATERIAL INDICATED ON THE LANDSCAPE PLANS IS APPROXIMATE. THE FINAL LOCATION OF ALL PLANT MATERIAL AND PLANTING BED LINES SHALL BE DETERMINED IN THE FIELD UNDER THE DIRECTION OF THE LANDSCAPE ARCHITECT. NO SHADE TREE, STREET TREE, ORNAMENTAL FLOWERING TREE OR EVERGREEN TREE SHALL BE PLANTED CLOSER THAN 5' FROM ANY SIDEWALK, DRIVEWAY, CURB OR UTILITY LOCATION, OR WITHIN 10' OF A SEPTIC FIELD, UNLESS SPECIFICALLY DIMENSIONED ON THE LANDSCAPE PLAN.
5. ALL STREET TREES AND SHADE TREES PLANTED NEAR PEDESTRIAN OR VEHICULAR ACCESS SHOULD NOT BE BRANCHED LOWER THAN 7'-0" ABOVE GRADE. ALL PLANT MATERIAL LOCATED WITHIN ANY SIGHT TRIANGLE EASEMENTS SHALL NOT EXCEED A MATURE HEIGHT OF 30" ABOVE THE ELEVATION OF THE ADJACENT CURB. ALL STREET TREES PLANTED IN ANY SIGHT TRIANGLE EASEMENTS SHALL BE PRUNED AS MENTIONED ABOVE.
6. THE PLANTING PLAN SHALL TAKE PRECEDENCE OVER THE PLANT SCHEDULE UNLESS ANY PLANT QUANTITY DISCREPANCIES OCCUR.
7. ALL PLANT MATERIAL SHALL BE PROPERLY QUOTED, STAKED, WRAPPED AND PLANTED IN CONFORMANCE WITH THE TYPICAL PLANTING DETAILS. GUY WIRES SHALL BE ATTACHED TO THE TREE AT A HEIGHT OF TWO-THIRDS THE HEIGHT OF THE TREE AND SHOULD BE LOCATED AT POINTS SO NOT TO SPLIT THE TRUNKS OF MULTI-STEMMED TREES. UNLESS OTHERWISE NOTED, PROVIDE THREE TREE STAKES PER TREE. INSTALL ALL PLANT MATERIAL ON UNDISTURBED GRADE. PROVIDE BURLAP WRAPPING WITH A 50% OVERLAP. CUT AND REMOVE BURLAP FROM TOP ONE-THIRD OF THE ROOT BALL.
8. PROVIDE PLANTING PITS AS INDICATED ON THE PLANTING DETAILS. BACKFILL PLANTING PITS WITH ONE PART EACH OF TOPSOIL, PEAT MOSS AND PARENT MATERIAL. IF WEI SOIL CONDITIONS EXIST THEN PLANTING PITS SHALL BE EXCAVATED AN ADDITIONAL 12" AND FILLED WITH SAND.
9. ALL PLANT MATERIAL SHALL BEAR THE SAME RELATION TO FINISHED GRADE AS IT BORE TO EXISTING GRADE.
10. NEWLY INSTALLED PLANT MATERIAL SHALL BE WATERED AT THE TIME OF INSTALLATION. REGULAR WATERING SHALL BE PROVIDED TO ENSURE THE ESTABLISHMENT, GROWTH AND SURVIVAL OF ALL PLANTS.
11. ALL PLANT MATERIAL SHALL BE GUARANTEED FOR ONE (1) YEAR AFTER THE DATE OF FINAL ACCEPTANCE BY THE MUNICIPALITY.
12. THE LANDSCAPE CONTRACTOR SHALL PROVIDE A MINIMUM 4" LAYER OF TOPSOIL IN ALL LAWN AREAS AND A MINIMUM OF 12" OF TOPSOIL IN ALL PLANTING AREAS. A FULL SOIL ANALYSIS SHALL BE CONDUCTED AFTER CONSTRUCTION AND PRIOR TO PLANTING TO DETERMINE THE EXTENT OF SOIL AMENDMENT REQUIRED.
13. ALL DISTURBED LAWN AREAS SHALL BE TOPSOILED, LIMED, FERTILIZED AND FINE GRADED PRIOR TO LAWN INSTALLATION.
14. ALL PLANTING BEDS SHALL RECEIVE 4" OF SHREDDED HARDWOOD BARK.
15. ALL EXISTING TREES AND SHRUBS TO BE PRESERVED ON SITE SHALL BE PROTECTED AGAINST CONSTRUCTION DAMAGE BY SNOW FENCING. ALL FENCING SHALL BE PLACED OUTSIDE THE INDIVIDUAL TREE CANOPY. ALL TREES TO REMAIN SHALL BE IDENTIFIED IN THE FIELD PRIOR TO COMMENCEMENT OF CONSTRUCTION, GRADING OR CLEARING. ALL EXISTING VEGETATION BEING PRESERVED AND LOCATED AT THE EDGE OF THE NEW TIE LINE SHALL BE PRUNED AND TRIMMED TO REMOVE ALL DEAD, DISEASED, OR DAMAGED BRANCHES.
16. AN IRRIGATION SYSTEM IS NOT PROPOSED. IRRIGATION WILL BE PROVIDED BY INDIVIDUAL LOT OWNERS.

SEEDING SCHEDULE

1. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEED BED PREPARATION, SEEDING AND MULCH APPLICATION.
2. TEMPORARY SEEDING SHALL CONSIST OF EITHER:

COOL SEASON GRASSES	RATES	SEEDING DATES	DEPTH
PERENNIAL RYEGRASS	1.0 LBS./S.F.	3/1-5/15 OR 8/15-10/1	0.5 IN.
SPRING OATS	2.0 LBS./S.F.	3/1-5/15 OR 8/15-10/1	1.0 IN.
WINTER BARLEY	2.2 LBS./S.F.	8/15-10/1	1.0 IN.
WINTER CEREAL RYE	2.8 LBS./S.F.	8/1-11/15	1.0 IN.
3. WARM SEASON GRASSES

PEARL MILLET	MILLET (GERMAN OR HUNGARIAN)	RATES	SEEDING DATES	DEPTH
0.5 LBS./S.F.	0.7 LBS./S.F.	5/15-8/15	5/15-8/15	1.0 IN.
	0.2 LBS./S.F.	5/15-8/15	5/15-8/15	0.25 IN.
4. SEEDBED PREPARATION
 - A. UNIFORMLY APPLY GROUND LIMESTONE AND FERTILIZER TO TOPSOIL WHICH HAS BEEN SPREAD AND FIRMED, ACCORDING TO SOIL TEST RECOMMENDATIONS AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION. SOIL SAMPLE MAINTENERS ARE AVAILABLE FROM THE LOCAL RUTGERS CO-OPERATIVE EXTENSION OFFICES (HTTP://WWW.RUTGERS.EDU/COUNTY/). FERTILIZER SHALL BE APPLIED AT A RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-10-10 OR EQUIVALENT WITH 50% WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE AND INCORPORATED INTO THE SURFACE 4 INCHES. IF FERTILIZER IS NOT INCORPORATED, APPLY ONE-HALF THE RATE DESCRIBED ABOVE DURING SEEDBED PREPARATION AND REPEAT ANOTHER ONE-HALF RATE APPLICATION OF THE SAME FERTILIZER WITHIN 3 TO 5 WEEKS AFTER SEEDING.
 - B. WORK LIME AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICABLE TO A DEPTH OF 4 INCHES WITH A DISC, SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDBED IS PREPARED.
 - C. HIGH ACID PRODUCING SOILS: SOILS HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM OF 12 INCHES OF SOIL HAVING A PH OF 5 OR MORE BEFORE INITIATING SEEDBED REPAIR. SEE STANDARD FOR MANAGEMENT OF HIGH ACID-PRODUCING SOILS FOR SPECIFIC REQUIREMENTS.
 - D. REMOVE FROM THE SURFACE ALL STONES TWO INCHES OR LARGER IN ANY DIMENSION, REMOVE ALL OTHER DEBRIS, SUCH AS WIRE, CABLE, TREE ROOTS, PIECES OF CONCRETE, LUMPS OR ANY OTHER UNSUITABLE MATERIAL.
 - E. PERMANENT GROUND COVER OF SODDING OR SEEDING SHALL CONSIST OF THE FOLLOWING MIXTURE OR APPROVED EQUAL:

SEEDING	RATES
FALL FESCUE	3.7 LBS./1,000 S.F.
KENTUCKY BLUEGRASS (BLEND)	0.5 LBS./1,000 S.F.
PERENNIAL RYEGRASS (BLEND)	0.5 LBS./1,000 S.F.

 OPTIMAL SEEDING DATES: 3/1-4/30 AND 8/15-11/15
ACCEPTABLE SEEDING DATES: 5/1-8/14
SEED TO A DEPTH OF 0.5 IN.
5. THE SEEDING SHOULD BE FIRMED FOLLOWING SEEDING OPERATIONS WITH A ROLLER OR LIGHT DRAG.
6. TACKING SHALL BE PERFORMED AS PER THE CURRENT STANDARDS OF THE FREEHOLD SOIL CONSERVATION DISTRICT. ASPHALT TACKIFIERS ARE NOT ACCEPTABLE.

NOTE: MULCHING IS REQUIRED ON ALL SEEDING

REV.	DATE	DESCRIPTION
3	12-15-20	TECHNICAL REVISIONS
2	08-25-20	TECHNICAL REVISIONS
1	07-07-20	REVISED FOR COMPLETENESS

TRE
TWO RIVER ENGINEERING
www.tworiverengineering.com
P.O. Box 155
Colts Neck, N.J. 07722
Tel: 732.866.0111
Fax: 732.866.4348

- Civil Engineers
- Forensic Experts
- Environmental Consultants

PROJECT NO.: 18130
DATE: FEBRUARY 13, 2020
DRAWING NO.: 18130-03A
DRAWN BY: AJG
CLIENT: CNCC
SCALE: 1"=30'

PRELIMINARY AND FINAL MAJOR SITE PLAN LANDSCAPING PLAN
BLOCK 33
LOT 21
TAX MAP SHEET NO. 7
TOWNSHIP OF COLTS NECK
MONMOUTH COUNTY
NEW JERSEY

12-15-2020
DATE
A.J. GARFIO, JR.
N.J. Professional Engineer
License No. 2460E03799700

SHEET NO. 6 OF 15