

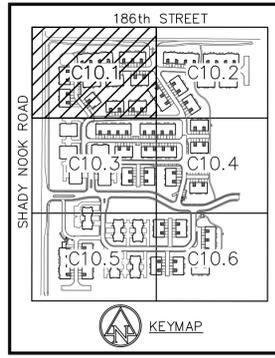
**PROPOSED SITE LEGEND**

- DECIDUOUS SHADE TREE
- ORNAMENTAL TREE
- SHRUB/GRASS
- PERENNIAL BED
- PLANT TAG (REFER TO DETAIL SHEET FOR PLANTING SCHEDULE)
- MULCH BED/RING (DOUBLE-SHREDDED HARDWOOD BARK)
- 3-RAIL VINYL FENCE

**PLANTING NOTES:**

1. CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS IN THE FIELD PRIOR TO BEGINNING WORK. CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO UTILITIES ASSOCIATED WITH WORK. UTILITIES SHALL BE REPAIRED TO SATISFACTION OF THE UTILITY OWNER AND/OR OPERATING AUTHORITY AT NO ADDITIONAL COST.
2. A MINIMUM OF 4" OF TOPSOIL SHALL BE PLACED ON ALL AREAS TO BE SEEDED AND 12" FOR PLANTING BEDS. USE SUITABLE TOPSOIL FROM STOCKPILED SITE STRIPPING. TOPSOIL SHALL BE FREE FROM SUBSOIL, VEGETATION, WEEDS OR ANY EXTRANEOUS OR DELETERIOUS MATERIALS LARGER THAN 1". REMOVE ANY UNSUITABLE AND EXCESS TOPSOIL, AS DETERMINED BY SOILS ENGINEER, FROM THE SITE. FURNISH ANY ADDITIONAL TOPSOIL NEEDED AT NO ADDITIONAL COST. ADDED TOPSOIL SHALL BE INCORPORATED INTO EXISTING SOIL.
3. IN CASE OF DISCREPANCIES BETWEEN THE PLAN AND THE PLANT LIST, THE PLAN SHALL DICATE. IF IN QUESTION, CONTACT THE LANDSCAPE ARCHITECT.
4. ALL PLANTING BEDS SHALL HAVE A 3" THICK LAYER OF SHREDDED HARDWOOD BARK MULCH. NO UTILITY MULCH OR PROCESSED TREE TRIMMINGS WILL BE ALLOWED. ALL PLANTING BEDS SHALL HAVE PRE-EMERGENT HERBICIDE APPLIED AS PER MANUFACTURER'S RECOMMENDATION, AFTER INSTALLATION IS COMPLETE.
5. FINAL PLACEMENT OF PLANT MATERIALS, ETC. SHALL BE APPROVED BY LANDSCAPE ARCHITECT BEFORE PLANTING OPERATIONS ARE TO PROCEED. ALL TREE LOCATIONS SHALL BE MARKED WITH A WOODEN STAKE INDICATING VARIETY AND SIZE OF TREE.
6. NO SUBSTITUTIONS OF PLANT MATERIAL WILL BE ALLOWED. IF PLANTS ARE SHOWN TO BE UNAVAILABLE, THE CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT PRIOR TO BID DATE IN WRITING. ALL PLANTS SHALL BE INSPECTED AND TAGGED WITH PROJECT IDENTIFICATION AT NURSERY OR CONTRACTOR'S OPERATION PRIOR TO MOVING TO JOB SITE. PLANTS MAY ALSO BE INSPECTED AND APPROVED OR REJECTED ON THE JOB SITE.
7. ALL PLANTS ARE TO MEET OR EXCEED AMERICAN STANDARDS FOR NURSERY STOCK, 2004 EDITION, AS SET FORTH BY AMERICAN ASSOCIATION OF NURSERYMEN.
8. PLANTS AND ALL OTHER MATERIALS TO BE STORED ON SITE WILL BE PLACED WHERE THEY WILL NOT CONFLICT WITH CONSTRUCTION AND AS DIRECTED BY OWNER.
9. ALL NEW LANDSCAPE PLANTINGS SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR FOLLOWING FINAL INSPECTION BY LANDSCAPE ARCHITECT. AT END OF THIS PERIOD, PLANT MATERIAL TERMED DEAD OR UNSATISFACTORY BY LANDSCAPE ARCHITECT SHALL BE REPLACED AT NO ADDITIONAL CHARGE BY THE LANDSCAPE CONTRACTOR.
10. ALL DISTURBED LAWN AREAS SHALL BE HYDRO-SEEDED OR SODDED AS SHOWN PER PLAN.
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  - FULL SUN
    - KENTUCKY BLUEGRASS (2 VARIETIES): 50%
    - PERENNIAL RYEGRASS (2 VARIETIES): 50%
  - PARTIAL SHADE
    - KENTUCKY BLUEGRASS (1 VARIETIES): 10%
    - PERENNIAL RYEGRASS (1 VARIETIES): 35%
    - RED FESCUE GRASS (2 VARIETIES): 55%

DEVELOPMENT STANDARDS	
TOTAL SITE ACREAGE =	35
TOTAL OPEN SPACE ACREAGE =	16.5
TOTAL SITE OPEN SPACE % =	45.7%
MINIMUM REQ'D OPEN SPACE =	20%



7280 SHADELAND STATION  
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 TEL: 317.547.5580 FAX: 317.543.0270  
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**AMERICAN  
 STRUCTUREPOINT  
 INC.**

CERTIFIED BY

**LANDSCAPE PLAN**

PREPARED FOR:  
**REDWOOD ACQUISITION, LLC**  
 23775 COMMERCE PARK  
 BEACHWOOD, OHIO

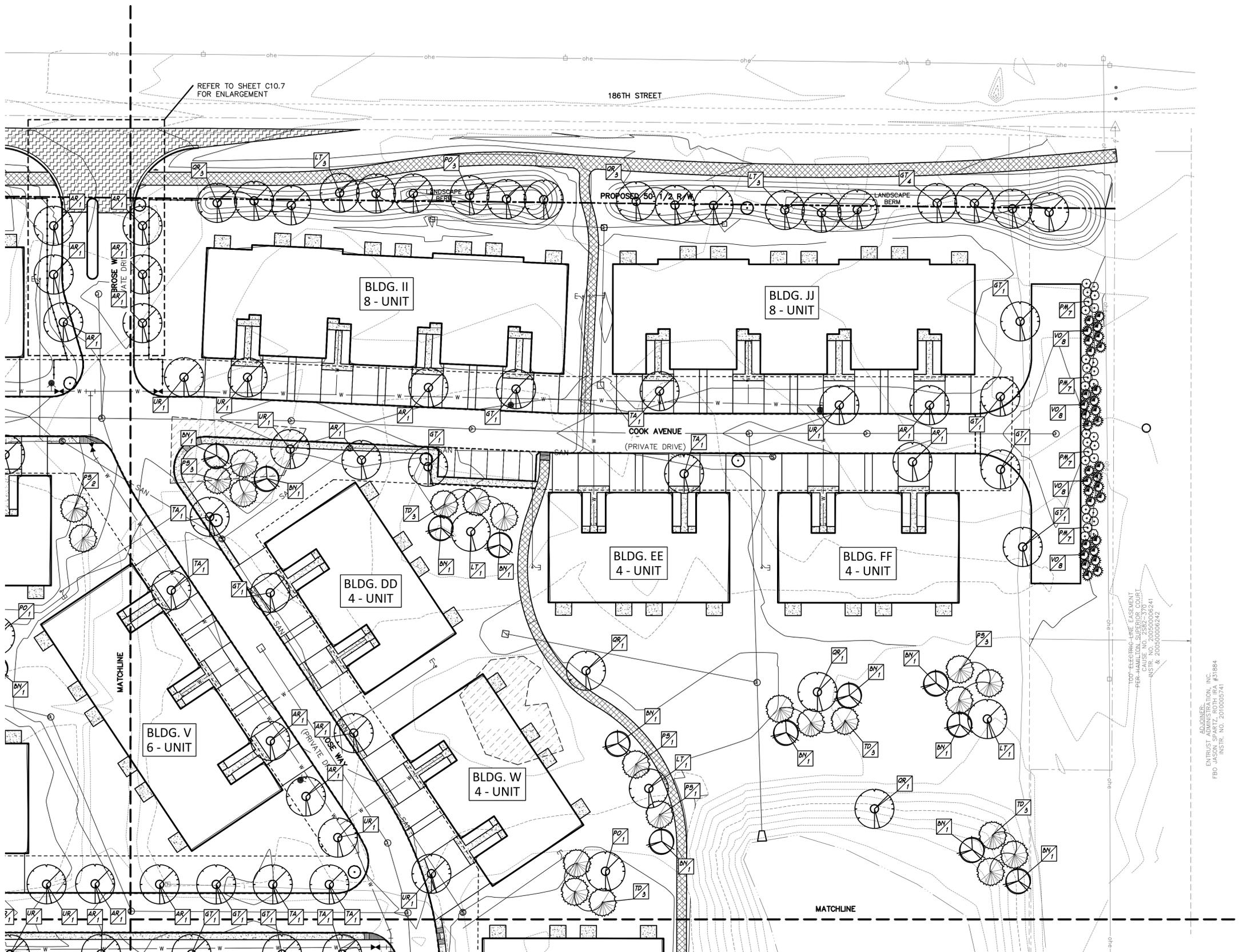
PROJECT:  
**REDWOOD AT ANDOVER**  
 186th ST. & SHADY NOOK RD.  
 WESTFIELD, INDIANA

DATE: 03/29/2013  
 DRAWN BY: JDS  
 CHK'D BY: WAB  
 JOB NO. 2012.01446

REVISIONS  
 TAC COMMENTS 05/10/2013

SHEET NO.  
**C10.1**  
 OF

PRINT DATE: 5/1/13 PLOT SCALE: 1:2,584.9 EDIT DATE: 2/19/13 - 2:58 PM EDITED BY: JSLATER DRAWING FILE: P:\2012\01446\0. DRAWINGS\CIVIL\PLAN SET\2012.01446.CE.15.C10.1-10.7.LP.DWG



SCALE: 1"=30'

PROPOSED SITE LEGEND

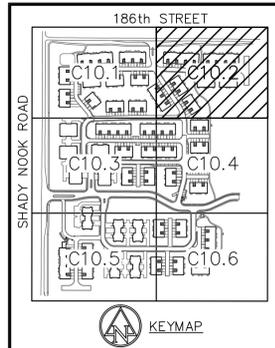
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ENTRUST ADMINISTRATION, INC.  
FBO JASON SPARTZ, ROTH ERA #31884  
INSTR. NO. 2010005741

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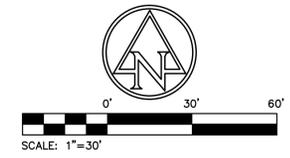
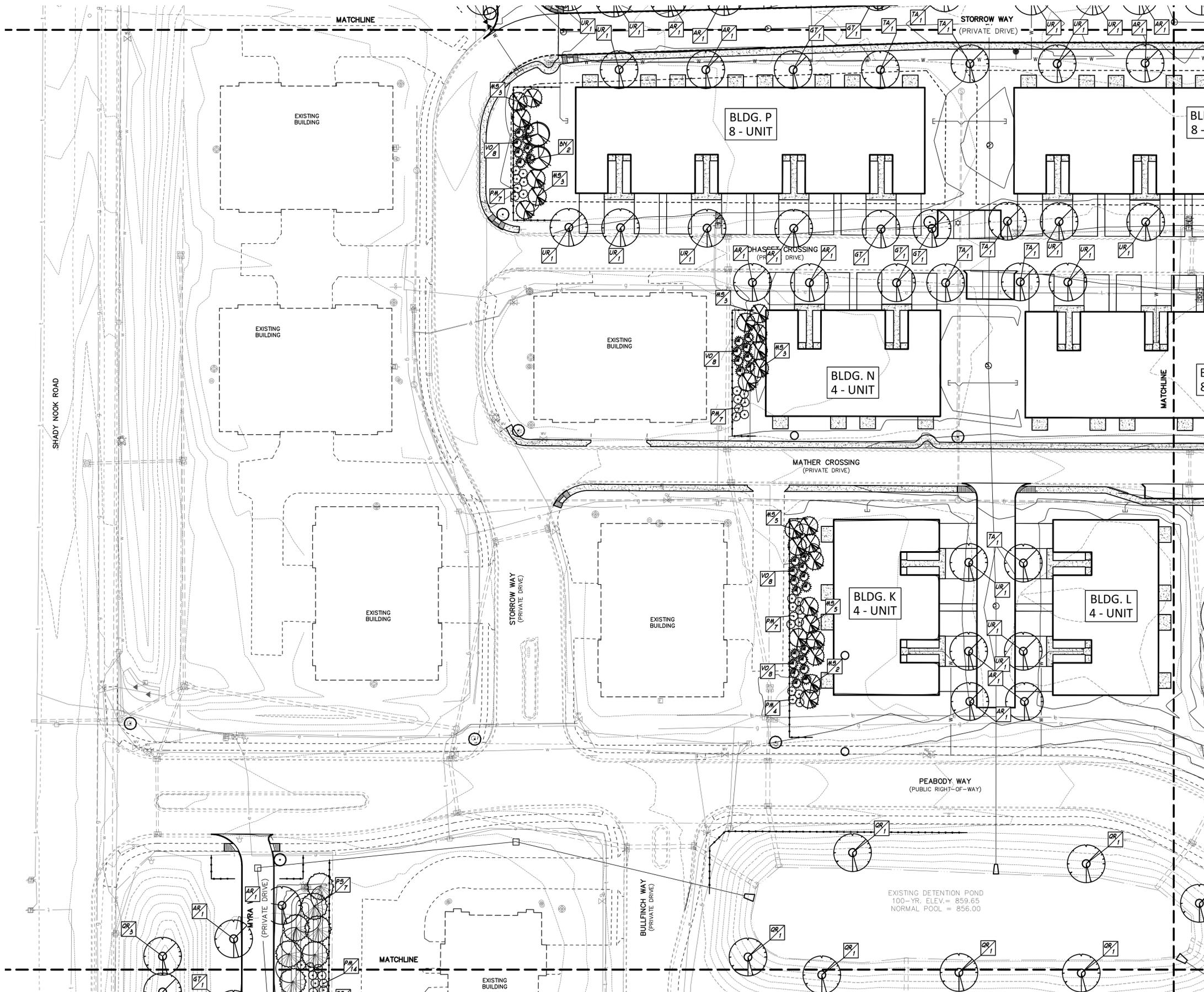
PROJECT:  
**REDWOOD AT ANDOVER**  
186th ST. & SHADY NOOK RD.  
WESTFIELD, INDIANA

DATE: 03/29/2013  
DRAWN BY: JDS  
CHK'D BY: WAB  
JOB NO. 2012.01446

REVISIONS  
TAC COMMENTS 05/10/2013

SHEET NO.  
**C10.2**  
OF

PRINT DATE: 5/1/13 PLOT SCALE: 1:2,5849 EDIT DATE: 2/19/13 - 2:58 PM EDITED BY: JSLATER DRAWING FILE: P:\2012\01446\0 DRAWINGS\CIVIL\PLAN SET\2012.01446.CE.15.C10.1-10.7.LP.DWG



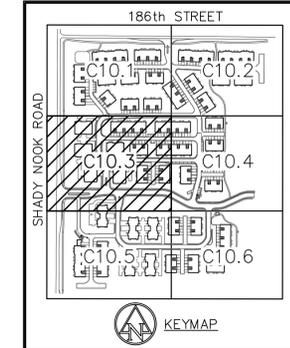
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DEVELOPMENT STANDARDS	
TOTAL SITE ACREAGE =	35
TOTAL OPEN SPACE ACREAGE =	16.5
TOTAL SITE OPEN SPACE % =	45.7%
MINIMUM REQ'D OPEN SPACE =	20%



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**AMERICAN STRUCTUREPOINT**  
INC.

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**LANDSCAPE PLAN**

PREPARED FOR:  
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23775 COMMERCE PARK  
BEACHWOOD, OHIO

PROJECT:  
**REDWOOD AT ANDOVER**  
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WESTFIELD, INDIANA

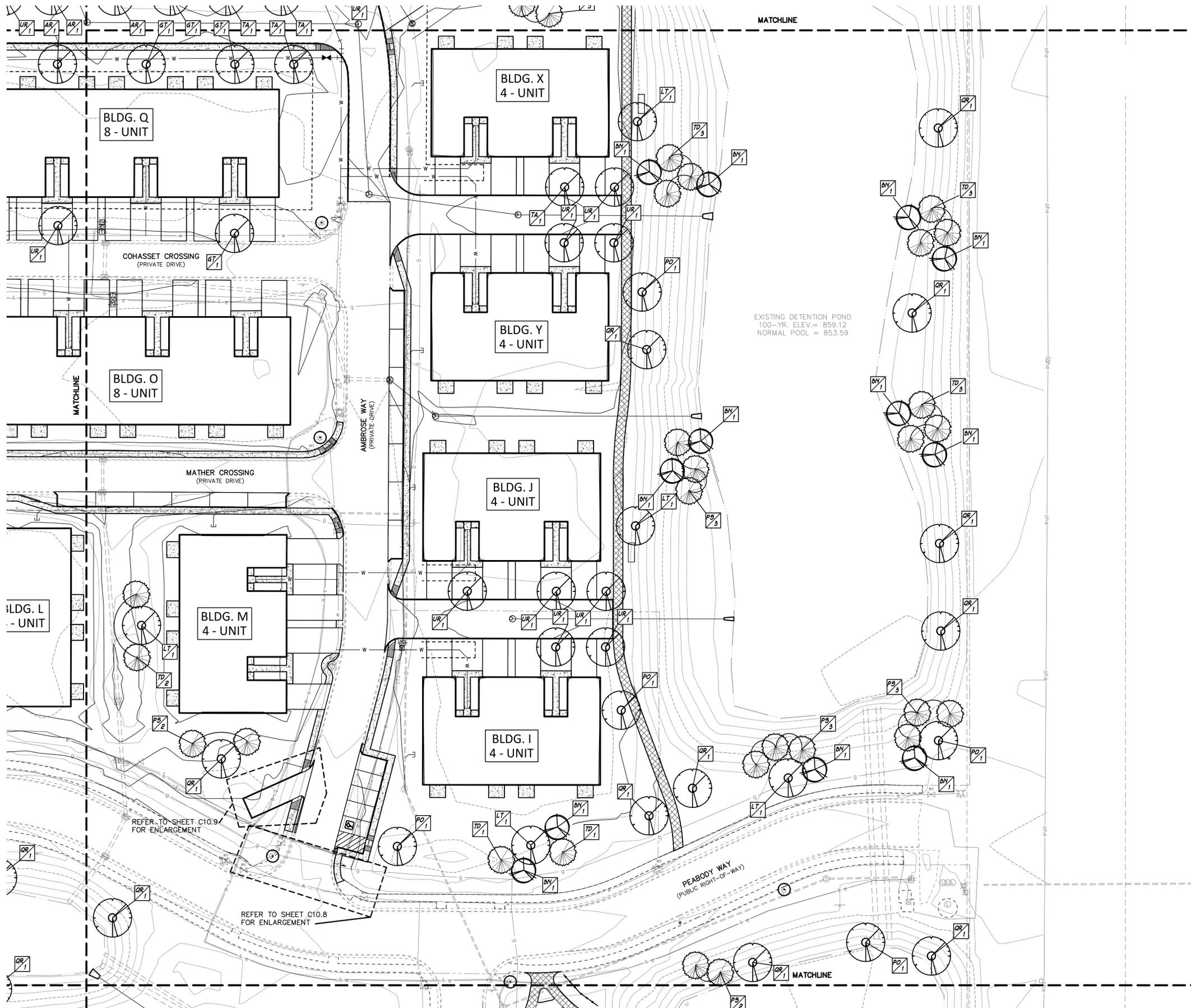
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DATE COMMENTS 05/10/2013

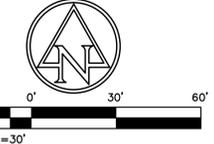
SHEET NO.  
**C10.3**  
OF

2012.01446.CE.15.C10.1-10.7.LP.dwg

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EXISTING DETENTION POND  
100-YR. ELEV. = 859.12  
NORMAL POOL = 853.59



**PROPOSED SITE LEGEND**

- DECIDUOUS SHADE TREE
- ORNAMENTAL TREE
- SHRUB/GRASS
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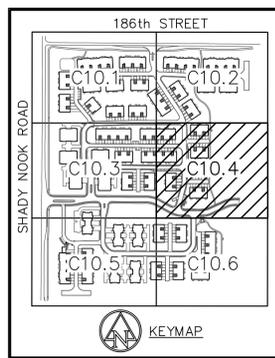
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REFER TO SHEET C10.9 FOR ENLARGEMENT

REFER TO SHEET C10.8 FOR ENLARGEMENT

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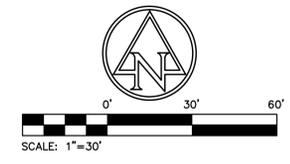
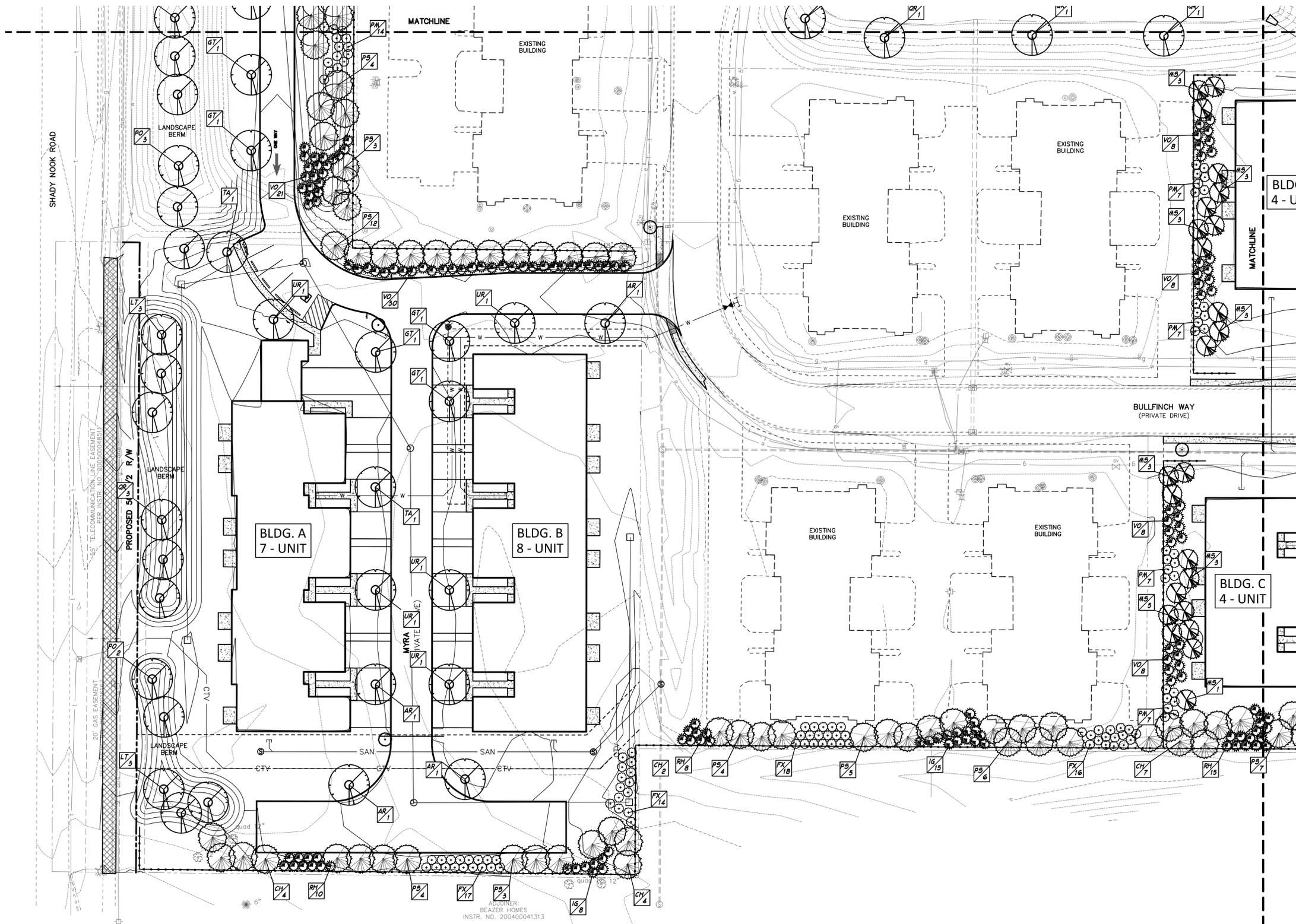
PROJECT:  
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DATE: 03/29/2013  
DRAWN BY: JDS  
CHK'D BY: WAB  
JOB NO. 2012.01446

REVISIONS	
DATE	05/10/2013
BY	
REASON	

SHEET NO.  
**C10.4**  
OF

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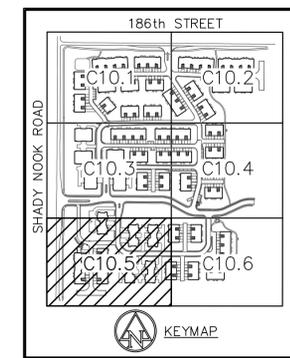
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TOTAL SITE OPEN SPACE % =	45.7%
MINIMUM REQ'D OPEN SPACE =	20%



7280 SHADELAND STATION  
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 www.structurepoint.com

**AMERICAN STRUCTUREPOINT**  
 INC.

CERTIFIED BY

PREPARED FOR:  
**REDWOOD ACQUISITION, LLC**  
 23775 COMMERCE PARK  
 BEACHWOOD, OHIO

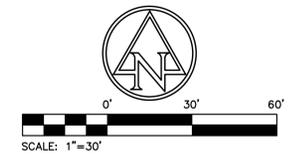
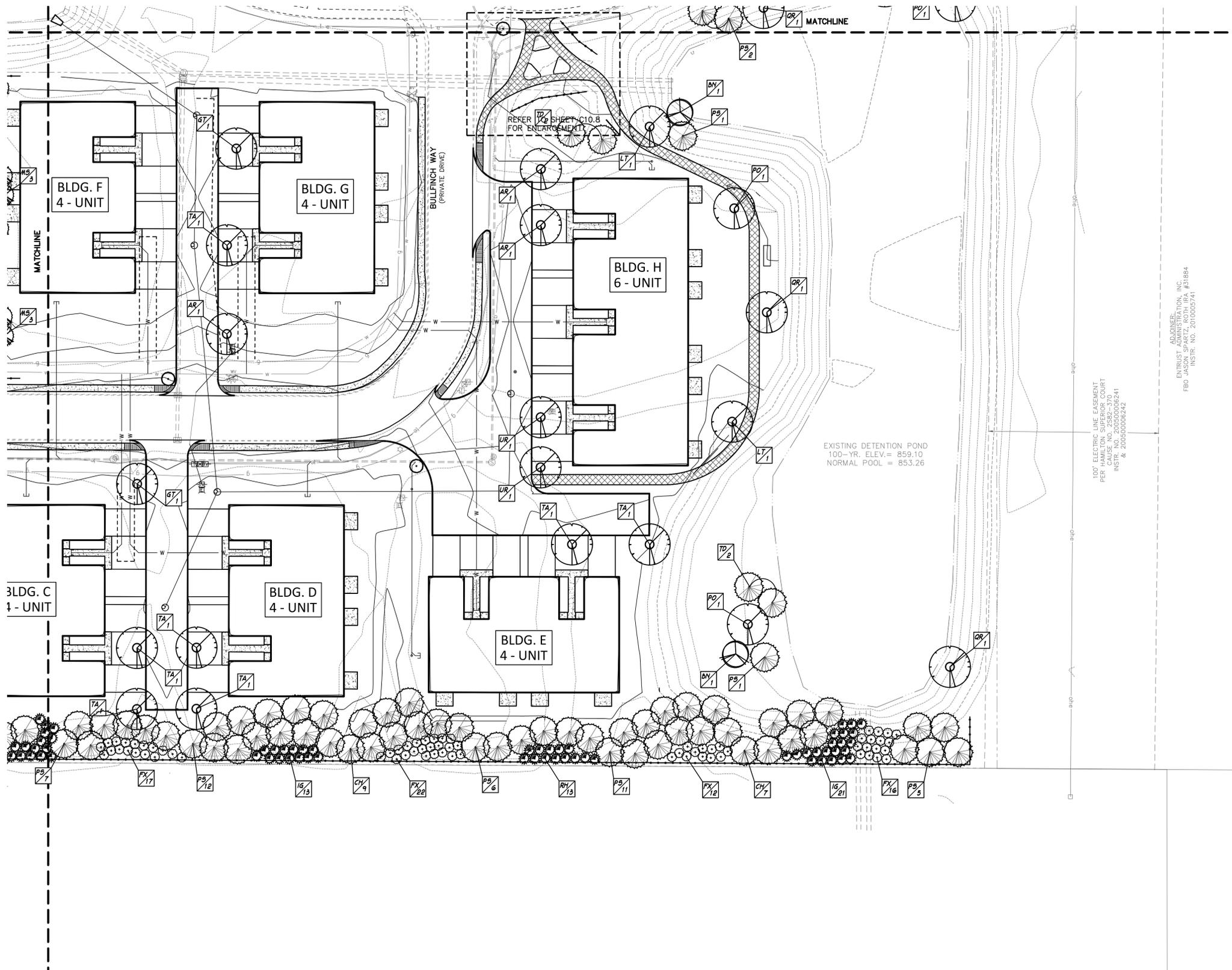
PROJECT:  
**REDWOOD AT ANDOVER**  
 186th ST. & SHADY NOOK RD.  
 WESTFIELD, INDIANA

DATE: 03/29/2013  
 DRAWN BY: JDS  
 CHK'D BY: WAB  
 JOB NO. 2012.01446

REVISIONS	
DATE	05/10/2013
BY	
REASON	

SHEET NO.  
**C10.5**  
 OF

PRINT DATE: 5/1/13 PLOT SCALE: 1:2,5849 EDIT DATE: 2/19/13 - 2:58 PM EDITED BY: JSLATER DRAWING FILE: P:\2012\01446.D. DRAWINGS\CIVIL\PLAN SET\2012.01446.CE.15.C10.1-10.7.LP.DWG



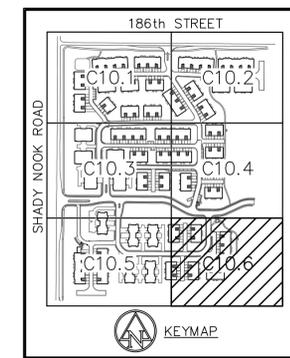
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- PERENNIAL BED
- PLANT TAG (REFER TO DETAIL SHEET FOR PLANTING SCHEDULE)
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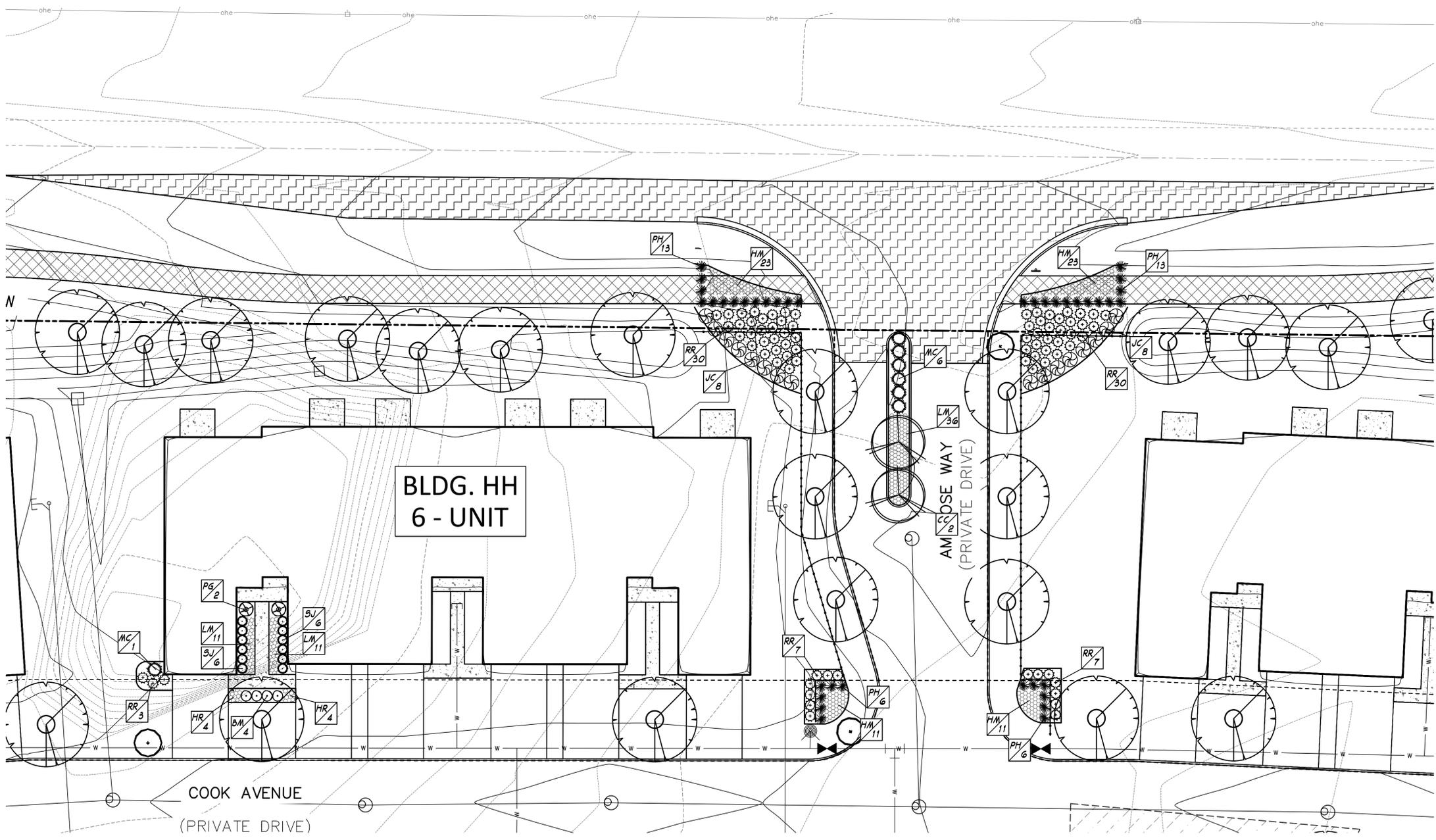
PROJECT:  
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186th ST. & SHADY NOOK RD.  
WESTFIELD, INDIANA

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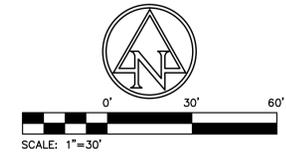
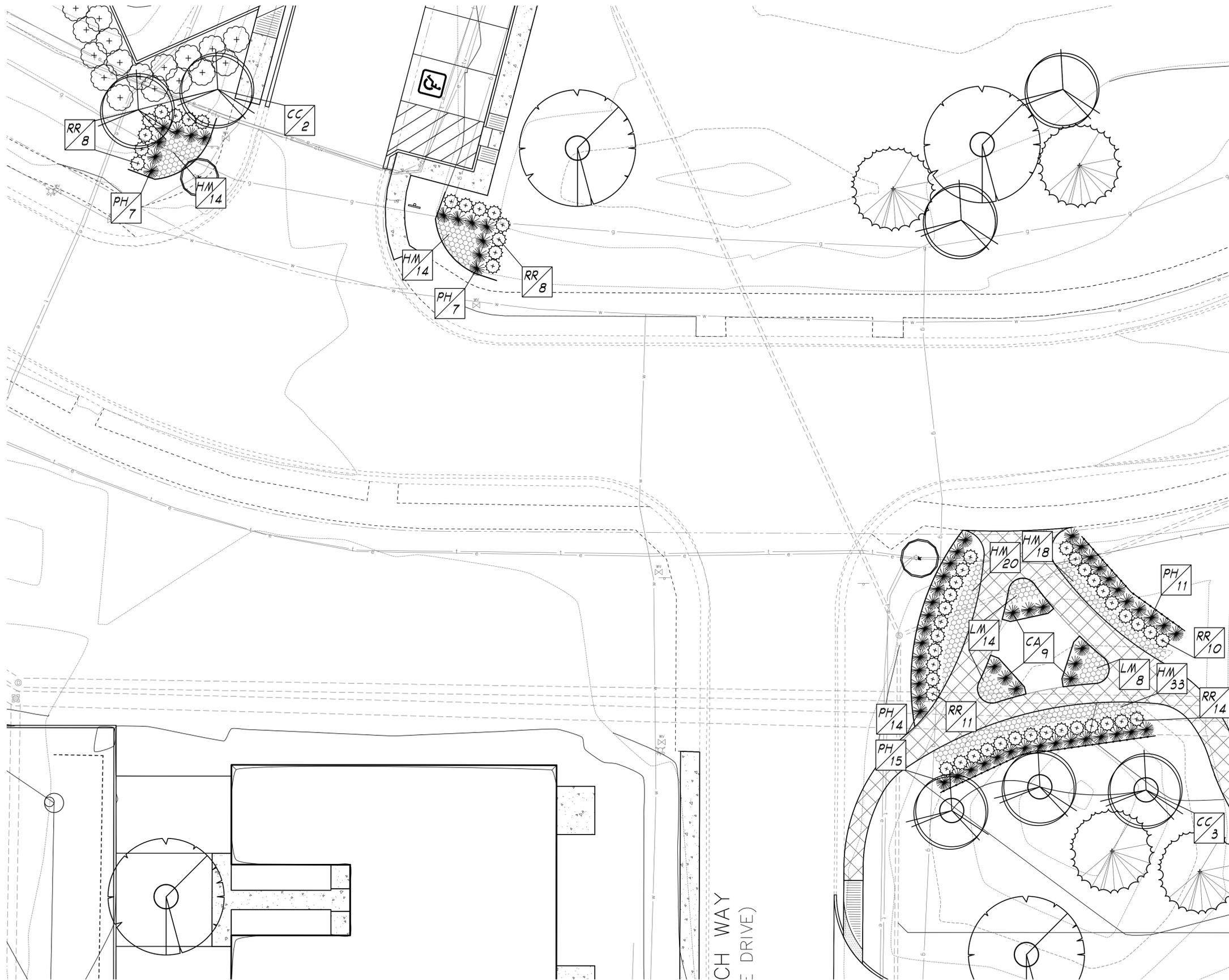
PROJECT:  
**REDWOOD AT ANDOVER**  
186th ST. & SHADY NOOK RD.  
WESTFIELD, INDIANA

DATE: 03/29/2013  
DRAWN BY: JDS  
CHK'D BY: WAB  
JOB NO. 2012.01446

REVISIONS  
DATE COMMENTS 05/10/2013

SHEET NO.  
**C10.7**  
OF

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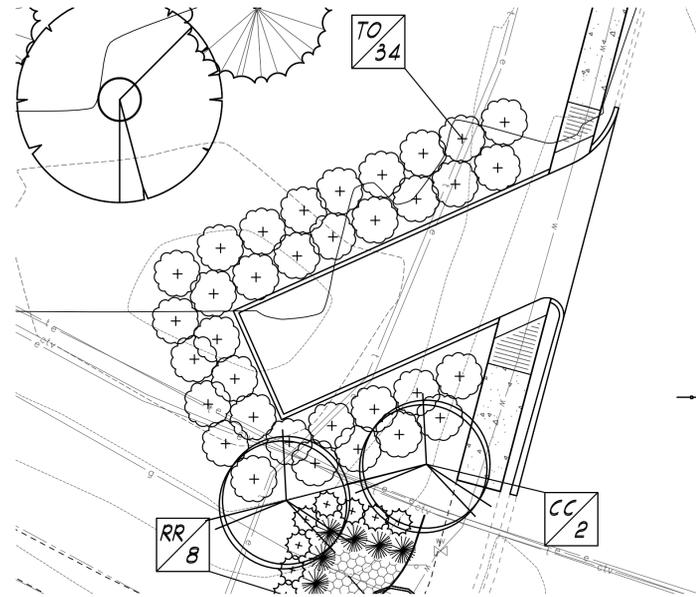
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 OF

PLANTING SCHEDULE

KEY	BOTANICAL NAME	COMMON NAME	PLANTING SIZE	REMARKS
<b>TREES</b>				
AR	<i>Acer rubrum</i> 'October Glory'	Armstrong Red Maple	2.0" cal.	Strong Central Leader
BN	<i>Betula nigra</i>	River Birch	8' clump	Multi-stemmed, 3-5 stems
CC	<i>Cercis canadensis</i>	Eastern Redbud	8' clump	Multi-stemmed, 3-5 stems
CH	<i>Chamaecyparis pisifera</i> 'Boulevard'	Boulevard False Cypress	No. 7	Strong Central Leader
GT	<i>Gleditsia triacanthos</i> 'Skyline'	Skyline Honeylocust	2.0" cal.	Strong Central Leader
LT	<i>Liriodendron tulipifera</i>	Tulip Tree	2.0" cal.	Strong Central Leader
MS	<i>Picea pungens</i>	Colorado Spruce	6' Height	Matching, Full
PO	<i>Platanus occidentalis</i>	American Planetree	2.0 cal.	Strong Central Leader
PS	<i>Pseudotsuga menziesii</i>	Douglas Fir	2.0 cal.	Strong Central Leader
QR	<i>Quercus alba</i>	White Oak	2.0 cal.	Strong Central Leader
TA	<i>Tilia tomentosa</i> 'Sashazam'	Sashazam Silver Linden	2.0 cal.	Strong Central Leader
TD	<i>Taxodium distichum</i> 'Shawnee Brave'	Shawnee Brave Baldcypress	2.0 cal.	Strong Central Leader
UR	<i>Ulmus parviflora</i> 'Dynasty'	Dynasty Elm	2.0 cal.	Strong Central Leader
<b>SHRUBS</b>				
BM	<i>Buxus microphylla</i> 'Wintergem'	Wintergem Boxwood	No. 2	Container Matching
FX	<i>Forsythia x intermedia</i> 'Lynwood Gold'	Lynwood Gold Forsythia	No. 3	Container Matching
IG	<i>Ilex glabra</i> 'Chantrel'	Nordic Inkberry	No. 3	Container Matching
JC	<i>Juniperus chinensis</i> 'Keteleeri'	Keteleeri Juniper	No. 3	Container Matching
PG	<i>Picea glauca</i> 'Conica'	Dwarf Alberta Spruce	No. 7	Container Matching
PM	<i>Pinus mugo</i>	Mugo Pine	24" Height	Container Matching
RH	<i>Rhododendron x P. J. M.</i>	P. J. M. Rhododendron	No. 2	Container Matching
RR	<i>Rosa 'Radtko'</i>	Double Knockout Shrub Rose	No. 2	Container Matching
SJ	<i>Spiraea japonica</i> 'Little Princess'	Little Princess Spirea	No. 2	Container Matching
TO	<i>Tuja occidentalis</i> 'Pyramidalis'	Pyramidal Arborvitae	6' Height	Container Matching
VO	<i>Viburnum opulus</i> 'Compactum'	Compact Opulus Viburnum	No. 3	Container Matching
<b>PERENNIALS</b>				
HR	<i>Hemerocallis</i> 'Happy Returns'	Happy Return Daylily	No. 1	Container Triangular Spacing at 24" o.c.
LM	<i>Liriope muscari</i> 'Big Blue'	Variegated Lilyturf	No. 1	Container Triangular Spacing at 24" o.c.
<b>ORNAMENTAL GRASSES</b>				
CA	<i>Calamagrostis x acutiflora</i> 'Karl Foerster'	Karl Foerster Reed Grass	No. 1	Container
MC	<i>Miscanthus sinensis</i>	Maiden Grass	No. 1	Container
PH	<i>Pennisetum alopecuroides</i> 'Hemeln'	Dwarf Fountain Grass	No. 1	Container

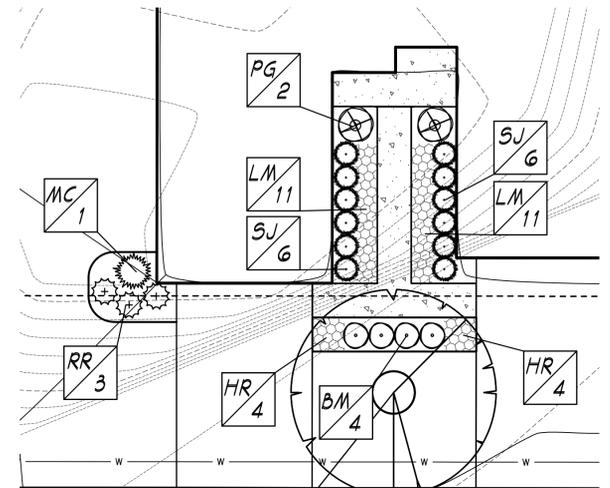
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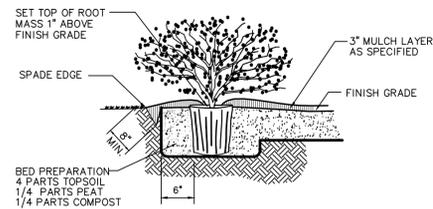
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SCALE: 1:10

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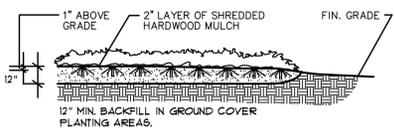
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- MULCH BED/RING (DOUBLE-SHREDDED HARDWOOD BARK)
- 3-RAIL VINYL FENCE



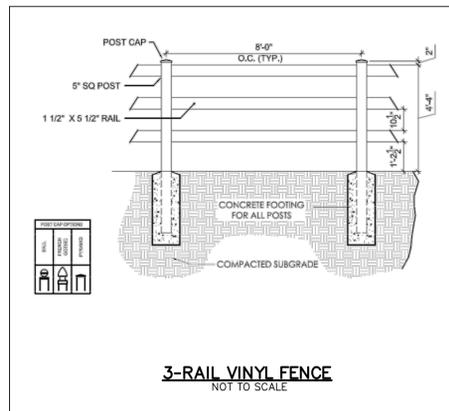
TYPICAL END/INTERIOR UNIT TREATMENT  
SCALE: 1:10



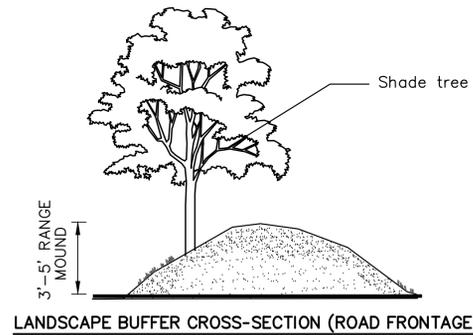
SHRUB PLANTING DETAIL  
NOT TO SCALE



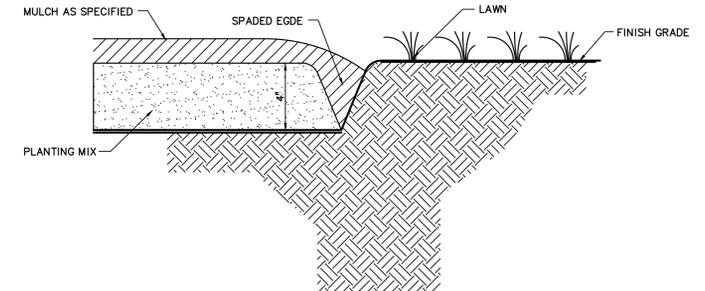
PERENNIAL/GROUND COVER PLANTING DETAIL  
NOT TO SCALE



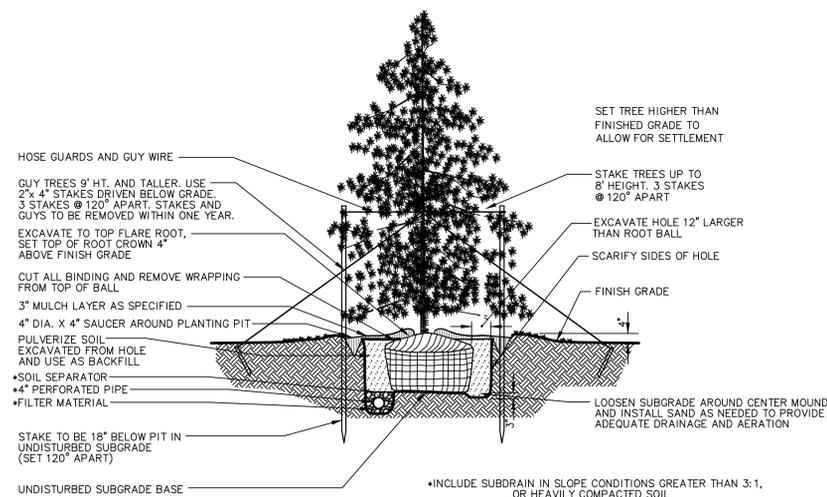
3-RAIL VINYL FENCE  
NOT TO SCALE



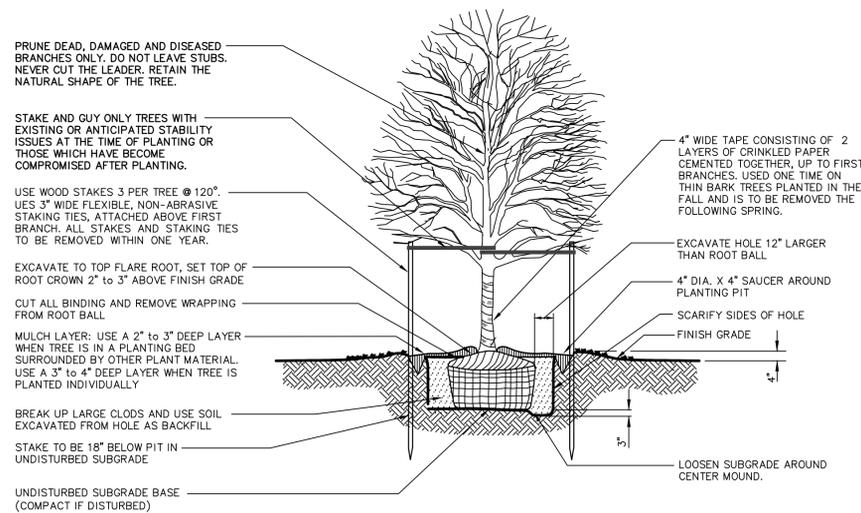
LANDSCAPE BUFFER CROSS-SECTION (ROAD FRONTAGE)  
NOT TO SCALE



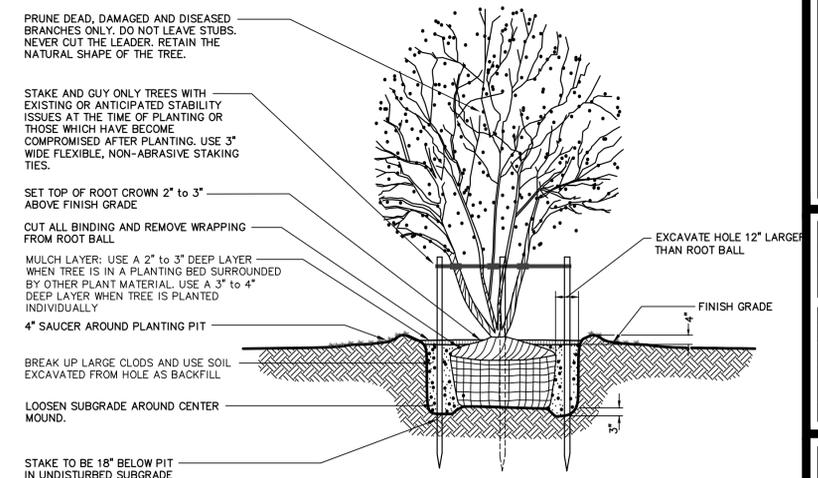
LANDSCAPE SPADED EDGE DETAIL  
NOT TO SCALE



EVERGREEN TREE PLANTING DETAIL  
NOT TO SCALE



SHADE TREE PLANTING DETAIL  
NOT TO SCALE



MULTI-STEM TREE PLANTING DETAIL  
NOT TO SCALE

PRINT DATE: 5/1/13 PLOT SCALE: 1:2.5849 EDIT DATE: 2/19/13 2:58 PM EDITED BY: USLATER DRAWING FILE: P:\2012\01446\0. DRAWINGS\CIVIL PLAN SET\2012.01446.CE.15.C10.1-10.7.LP.DWG

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**LANDSCAPE DETAILS AND ENLARGEMENT**  
 PREPARED FOR:  
**REDWOOD ACQUISITION, LLC**  
 23775 COMMERCE PARK  
 BEACHWOOD, OHIO  
 PROJECT:  
**REDWOOD AT ANDOVER**  
 186th ST. & SHADY NOOK RD.  
 WESTFIELD, INDIANA

DATE: 03/29/2013  
 DRAWN BY: JDS  
 CHK'D BY: WAB  
 JOB NO. 2012.01446

REVISIONS  
 DATE COMMENTS  
 05/10/2013

SHEET NO.  
**C10.9**  
 OF

2012.01446.CE.15.C10.1-10.7.LP.dwg