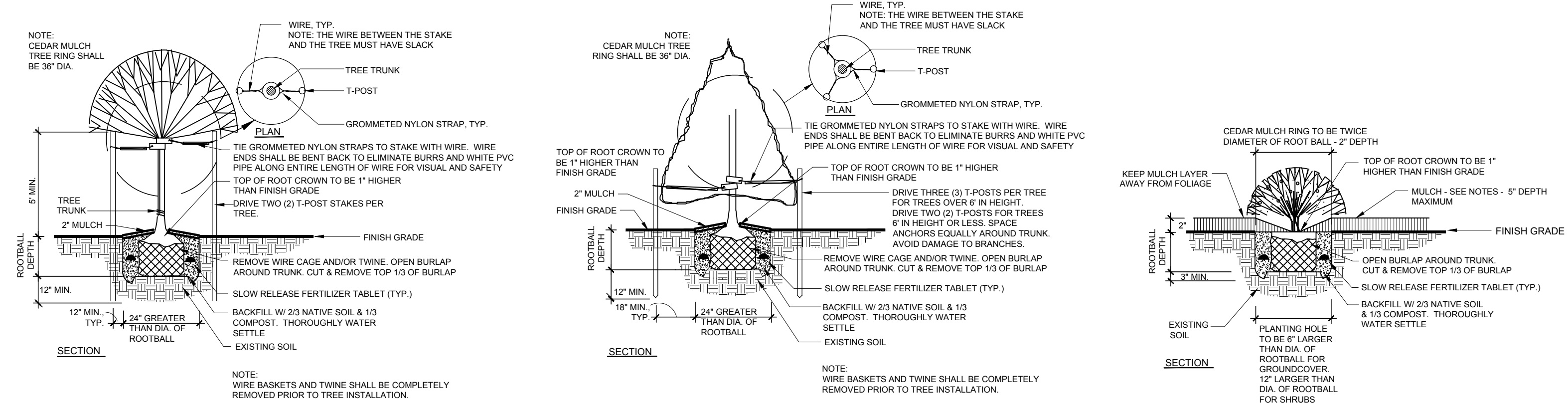


Planting Details

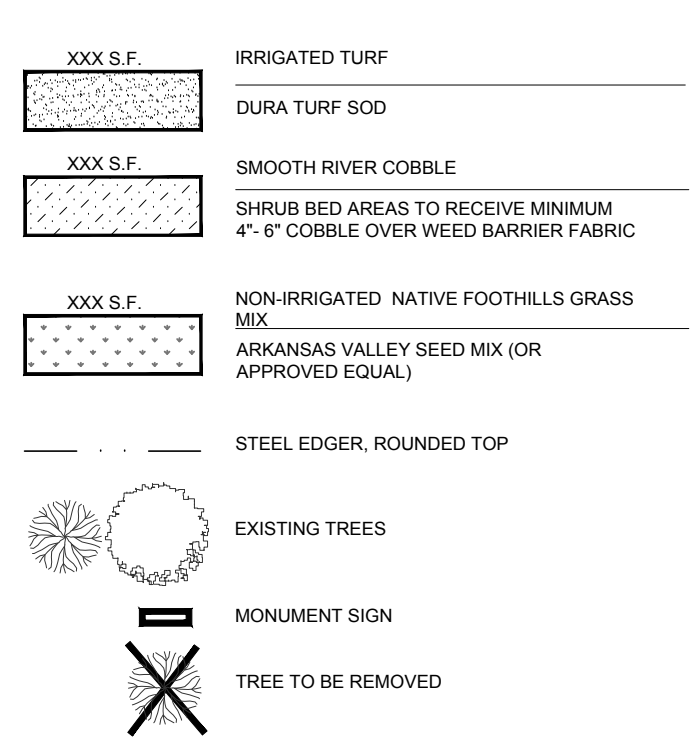


DECIDUOUS TREE PLANTING DETAIL

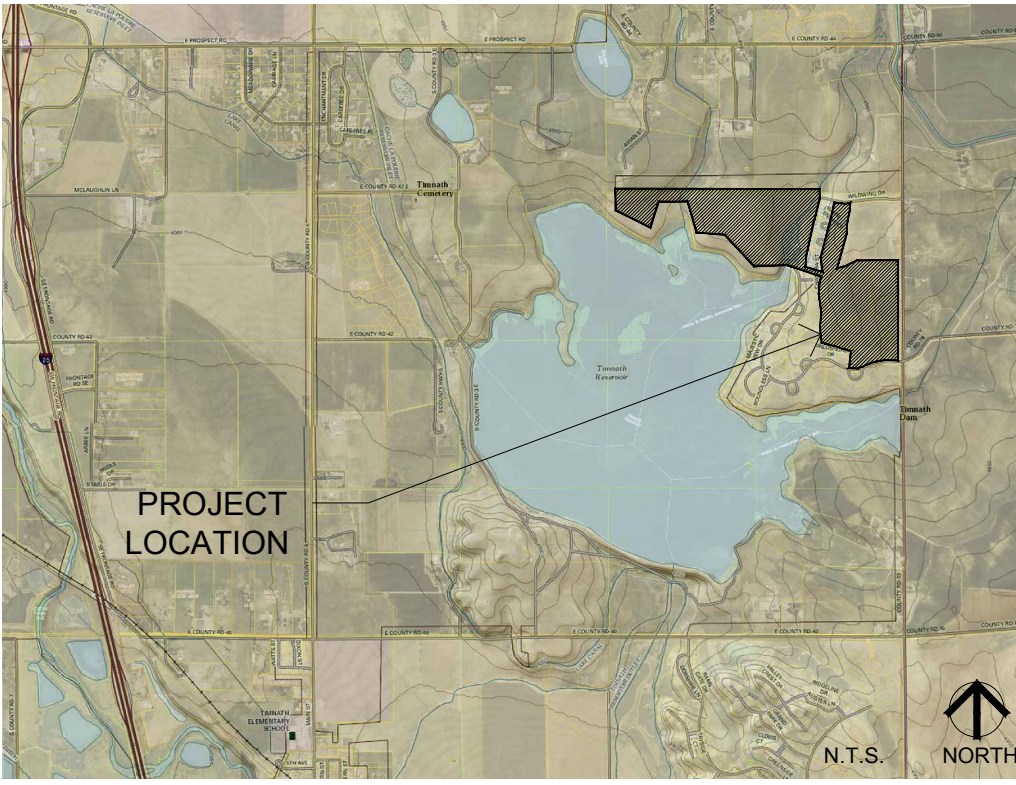
CONIFER TREE PLANTING DETAIL

GROUND COVER & SHRUB PLANTING DETAIL

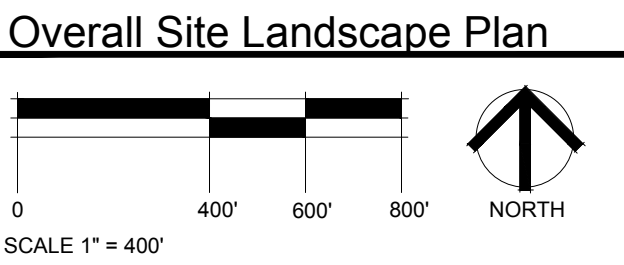
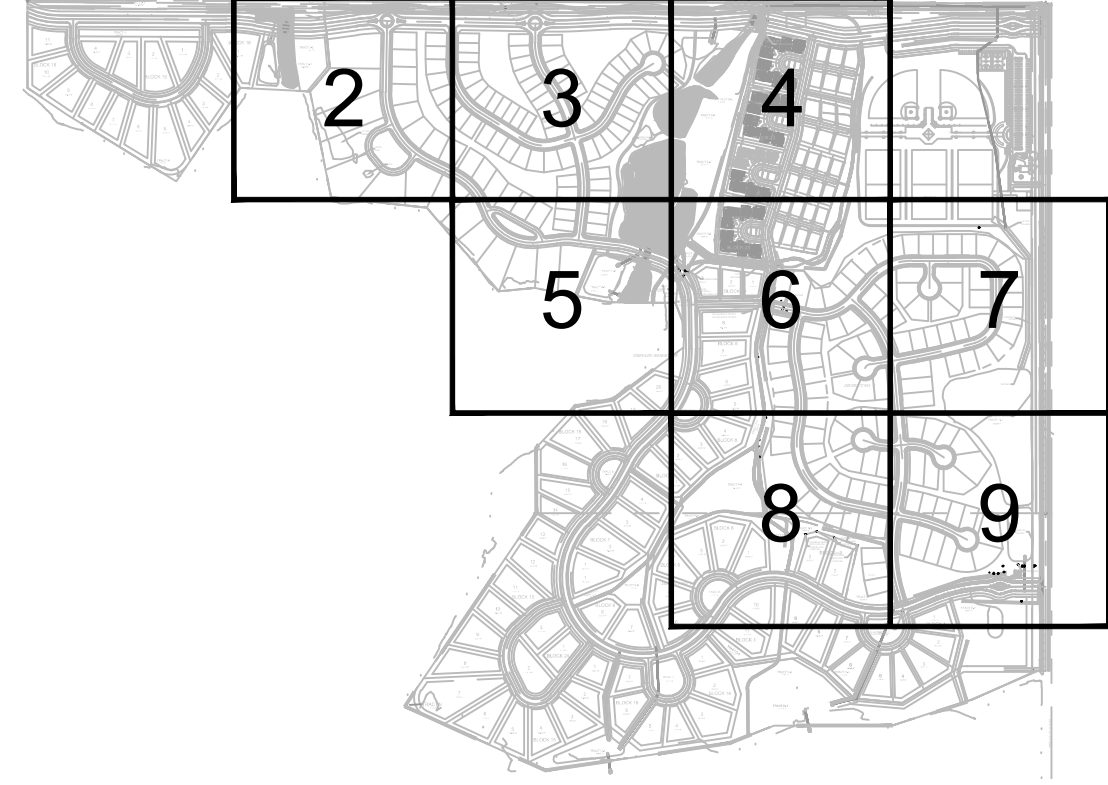
Landscape Legend:



Vicinity Map:



Plan Key Map:



Landscape Schedule:

KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME	HEIGHT	WIDTH	SIZE	INSTALLATION NOTES
<b>SHADE / CANOPY TREES - 840</b>								
	99	7.7%	CATALPA	<i>Catalpa speciosa</i>	60'	50'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	87	6.8%	COFFEETREE, KENTUCKY	<i>Gymnocladus dioica</i>	60'	50'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	92	7.2%	ELM, DISCOVERY	<i>Ulmus davidiana japonica 'Discovery'</i>	50'	50'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	62	4.8%	HACKBERRY, WESTERN	<i>Celtis occidentalis</i>	60'	50'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	114	8.9%	HONEYLOCUST, SHADEMASTER	<i>Gleditsia triacanthos inermis 'Shademaster'</i>	40'	40'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	81	6.3%	LINDEN, REDMOND	<i>Tilia americana 'Redmond'</i>	50'	40'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	96	7.5%	LOCUST, PUPLE ROBE	<i>Robinia pseudoacacia</i>	40'	30'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	97	7.5%	OAK, BUR	<i>Quercus macrocarpa</i>	60'	60'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	112	8.7%	OAK, ENGLISH	<i>Quercus rober</i>	50'	40'	2" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
<b>EVERGREEN TREES - 272</b>								
	73	5.7%	PINE, AUSTRIAN	<i>Pinus nigra</i>	40'	40'	6'-8" BB	FULL SPECIMEN, EVENLY AND WELL BRANCHED W/ STRAIGHT TRUNK & TOP LEADER
	86	6.7%	PINE, PONDEROSA	<i>Pinus ponderosa</i>	60'	35'	6' BB	FULL SPECIMEN, EVENLY AND WELL BRANCHED W/ STRAIGHT TRUNK & TOP LEADER
	113	8.8%	SPRUCE, BAKERI	<i>Picea pungens 'Bakeri'</i>	35'	15'	6' BB	FULL SPECIMEN, EVENLY AND WELL BRANCHED W/ STRAIGHT TRUNK & TOP LEADER
<b>ORNAMENTAL TREES - 174</b>								
	37	1.9%	CRABAPPLE, ROYAL RAINDROPS	<i>Malus Royal Raindrops</i>	15'	15'	1.5" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	24	1.9%	LILAC, JAPANESE	<i>Syringa reticulata</i>	20'	20'	1.5" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	34	2.6%	MAPLE, FLAME AMUR	<i>Acer ginnala 'Flame'</i>	15'	15'	1.5" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	31	2.4%	PEAR, CHANTICLEER	<i>Pyrus calleryana 'Chanticleer'</i>	25'	20'	1.5" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER
	48	3.7%	SERVICEBERRY, AUTUMN BRILLANCE	<i>Amelanchier grandiflora 'Autumn Brilliance'</i>	20'	20'	1.5" cal. BB	BALANCED, WELL BRANCHED W/ STRAIGHT TRUNK & CENTRAL LEADER

General Notes:

- ALL SIGNS SHALL BE REQUIRED TO APPLY FOR SIGN PERMIT.
- PROPOSED GRADES SHALL MATCH OR IMPROVE EXISTING GRADES TO PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING WHILE PROVIDING A SMOOTH TRANSITION BETWEEN ALL ADJACENT UNDISTURBED GRADES AND PROPOSED GRADES.
- JOB SITE TO BE KEPT CLEAN AT ALL TIMES AND CONSTRUCTION AREAS ARE TO BE MAINTAINED FOR SAFETY.
- SOILS DISTURBED ADJACENT TO WORK AREA, INCLUDING AREAS OUTSIDE OF CONSTRUCTION LIMITS, DUE TO NEW CONSTRUCTION ARE TO BE REGRADED AND SURFACE CONDITIONS REPAIRED EQUIVALENT TO THAT CONDITION PRIOR TO START OF WORK.
- PROTECT EXISTING SURFACES AND SOILS, BOTH INSIDE AND OUTSIDE OF CONSTRUCTION LIMITS, DURING CONSTRUCTION. IF GRADES, CONCRETE OR ASPHALT ARE DAMAGED DUE TO CONSTRUCTION OPERATIONS OR WEATHER THE CONTRACTOR IS RESPONSIBLE FOR REPAIR TO THAT EQUIVALENT TO EXISTING CONDITIONS AT NO EXPENSE TO THE OWNER / CITY.
- CONTRACTOR IS RESPONSIBLE FOR SETUP OF BARRICADES, WARNING SIGNAGE, OR OTHER PROTECTIVE DEVICES IF ANY EXCAVATIONS ARE LEFT EXPOSED AFTER ON-SITE WORK HOURS.
- THE CONTRACTOR SHALL NOT PURPOSEFULLY PROCEED WITH ANY CONSTRUCTION PER PLANS PROVIDED WHEN OBSTRUCTIONS AND/OR GRADE DIFFERENCES EXIST THAT WERE NOT CONSIDERED OR CHANGED AFTER PLANS WERE SUBMITTED. CONTRACTOR SHALL NOTIFY OWNER OR OWNER'S REPRESENTATIVE AND THE CITY OF LOVELAND IF SITUATION ARISES AND REVISIONS ARE NECESSARY.
- THE CONTRACTOR SHALL PREVENT SEDIMENT, DEBRIS AND OTHER POLLUTANTS FROM ENTERING ANY STORM WATER SEWER SYSTEM OR ADJACENT WATERWAYS, ETC., DURING THE DEMOLITION OR CONSTRUCTION OPERATIONS THAT ARE PART OF THIS PROJECT. THE CONTRACTOR SHALL BE HELD RESPONSIBLE AND EXPENSE FOR THE CORRECTION OF ANY ADVERSE IMPACTS TO THE STORM WATER SEWER SYSTEM OR ADJACENT WATERWAYS, WETLANDS ETC., RESULTING FROM THE WORK DONE AS PART OF THIS PROJECT/CONTRACT.
- THE CONTRACTOR SHALL BE RESPONSIBLE PRIOR TO BIDDING AND CONSTRUCTION, OF BECOMING AWARE OF ALL EXISTING AND PROPOSED UTILITIES, PIPES, STRUCTURES, ETC. CALL UNCC THREE DAYS BEFORE SCHEDULED WORK AT 811 OR 1-800-922-1987.

Landscape Notes

- LANDSCAPE AREAS SHALL BE MAINTAINED, INCLUDING MOWING, WATERING AND FERTILIZING BY CONTRACTOR, UP TO FINAL ACCEPTANCE. AT SUCH TIME OWNER WILL BE RESPONSIBLE FOR ALL MAINTENANCE. LANDSCAPE AND IRRIGATION WILL BE WARRANTED FOR ONE (1) FULL YEAR AFTER FINAL ACCEPTANCE.
- ANY DISCREPANCIES WITH THE DRAWINGS AND SITE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNERS REPRESENTATIVE PRIOR TO PROCEEDING WITH CONSTRUCTION.
- CONTRACTOR TO VERIFY ALL FIELD CONDITIONS, EASEMENTS, PROPERTY LINES, ETC. PRIOR TO STARTING WORK. SHOULD ANY DISCREPANCIES, OMISSIONS, OR ERRORS OCCUR, NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY.
- CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES 48 HRS. PRIOR TO ANY EXCAVATION OR PLANTING.
- LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH PLANTING OPERATIONS.
- STREET AND ORNAMENTAL TREES SHALL BE PLANTED NO CLOSER THAN FORTY (40) FEET AND FIFTEEN (15) FEET RESPECTIVELY FROM STREET LIGHTS. NO TREES SHALL BE PLANTED WITHIN TEN (10) FEET FROM WATER AND SEWER LINES, FOUR (4) FEET FROM GAS, TELEPHONE AND ELECTRIC UTILITIES, AND TEN (10) FEET FROM ANY DRIVEWAY.
- MINIMUM CLEARANCE OF THREE (3) FEET ON EACH SIDE OF FIRE DEPARTMENT CONNECTION (FDC). NO VEGETATION OTHER THAN TURF OR GROUND COVERS PLANTED IN FRONT OF FDC.
- IF TREES OR SHRUBS ARE LOCATED ON TOP OF FIELD VERIFIED UTILITIES, CONTRACTOR SHALL NOTIFY OWNER BEFORE ANY DIGGING HAS COMMENCED. VERIFY WITH OWNER IF AND WHICH SHRUBS/TREES SHALL BE TAKEN OUT OF PROJECT/CONTRACT.
- ONCE COMPACTED AND FINE GRADED ALL ROCKS, DEBRIS, WASTE MATERIAL AND VEGETATION MATERIAL LARGER THAN 1/2" WILL BE RAKED FROM THE SURFACE AND REMOVED FROM SITE.
- TO THE MAXIMUM EXTENT FEASIBLE, TOPSOIL THAT IS REMOVED DURING CONSTRUCTION ACTIVITY SHALL BE CONSERVED FOR LATER USE ON AREAS REQUIRING REVEGETATION AND LANDSCAPING.
- EXCAVATED MATERIAL TO BE USED AS FILL WILL HAVE ALL ROCKS, DEBRIS, WASTE MATERIAL, VEGETATION LARGER THAN 3" IN ANY DIMENSION REMOVED BEFORE PLACEMENT AND COMPACTION OF SOIL.
- PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING FOUNDATIONS AND A SMOOTH TRANSITION BETWEEN ALL ADJACENT EXISTING GRADES AND PROPOSED GRADES.
- PRIOR TO FINE GRADING, SOD AREAS AND PLANTING BEDS, SHALL BE THOROUGHLY LOOSEND AND TILLED TO A 6" DEPTH. REMOVE ALL UNSUITABLE TOPSOIL, INCLUDING ALL ROCKS LARGER THAN 3 INCHES IN ANY DIRECTION, ALL CONCRETE, TRASH, DEBRIS, WEEDS, ROOTS AND OTHER WASTE MATERIALS. AFTER THAT TIME ORGANIC AMENDMENTS SHALL THEN BE THOROUGHLY TILLED AND INCORPORATED TO A MINIMUM 6" DEPTH IN THESE AREAS AT THE MINIMUM OF RATE OF 3 CU. YDS. / 1,000 SQ.FT.
- UNIFORMLY COMPACT AND FINE GRADE THESE SOD / GRASS AREAS AND PLANTING BEDS TO A SMOOTH SURFACE, FREE FROM IRREGULAR SURFACE CHANGES. CUT OUT SOFT SPOTS, FILL IN LOW SPOTS AND TRIM HIGH SPOTS TO COMPLY WITH REQUIRED GRADE TOLERANCES.
- ONCE COMPACTED AND FINE GRADED ALL ROCKS, DEBRIS, WASTE MATERIAL AND VEGETATION MATERIAL LARGER THAN 1/2" WILL BE RAKED FROM THE SURFACE AND REMOVED FROM SITE.
- SOD TO BE 100% COLORADO GROWN DURA-TURF TALL FESCUE BLEND SPECIFICALLY GROWN FOR LOW WATER LAWN APPLICATIONS WITH MINIMUM THREE (3) IMPROVED VARIETIES, HAVING A HEALTHY VIGOROUS ROOT SYSTEM. ONCE TURF IS LAID IT SHALL BE PROPERLY ROLLED, COMPACTED AND PUSHED TOGETHER TO ELIMINATE ANY GAPS BETWEEN ROOT EDGES. APPLY FERTILIZER IN THESE AREAS PER SOD FARMS RECOMMENDATIONS.
- NATIVE SEED AREAS: ADEQUATE TEMPORARY IRRIGATION OR BY WATER TRUCK WILL BE PROVIDED FOR THE ESTABLISHMENT AND MAINTENANCE FOR THESE SEEDING AREAS, AND THAT NATIVE GRASSES SHALL BE MAINTAINED IN A CONDITION OF ACCEPTABLE HEIGHT, FREE OF WEEDS, TRASH AND DEBRIS, AND SHALL NOT REPRESENT A FIRE HAZARD NOR BECOME A NUISANCE SITE FOR WATER OR WIND EROSION.
- ALL PLANT MATERIALS ARE SIZED AND OUTLINED IN PLANT LIST. ALL PLANTS TO BE PLANTED IN AMENDED SOIL AND STAKED AS SHOWN IN DETAILS. ALL PLANT MATERIAL SHALL MEET OR EXCEED THE CODE OF STANDARDS CURRENTLY RECOMMENDED BY THE COLORADO NURSERY ACT FOR NUMBER ONE GRADE.
- IF PLANTS ARE IN NEED OF REPLACEMENT DUE TO DECLINING HEALTH, DISEASE, OR DEATH, THE PLANTS MUST BE REPLACED WITH THE ORIGINAL SPECIES UNLESS APPROVED BY THE CITY.
- CHANGES IN PLANT SPECIES OF PLANT LOCATIONS FROM WHAT IS LISTED ON THE LANDSCAPE PLAN WILL REQUIRE THE APPROVAL OF THE CITY PRIOR TO INSTALLATION OF REPLACEMENT. OVERALL QUANTITY AND QUALITY TO BE CONSISTENT WITH THE APPROVED PLANS. IN THE EVENT OF CONFLICT WITH THE QUANTITIES INCLUDED IN THE PLANT LIST, SPECIES AND QUANTITIES SHALL BE PROVIDED.
- ALL TREES AND SHRUBS TO BE BALLED AND BURLAPPED, OR CONTAINERIZED.
- ALL EXISTING TREES TO REMAIN UNLESS OTHERWISE NOTED
- ALL PLANT MATERIAL SHALL HAVE ALL WIRE, TWINE, BASKETS, BURLAP, AND ALL OTHER NON-BIODEGRADABLE CONTAINMENT MATERIAL REMOVED FROM THE TRUNK AND/OR ROOT BALL OF THE PLANT, PRIOR TO PLANTING.
- ALL SHRUB BEDS SHALL HAVE MINIMUM 4" DEPTH SHREDDED CEDAR MULCH - NATURAL COLOR AND/OR WASHED SMOOTH COBBLE. A CONTINUOUS LAYER OF TYLAR LANDSCAPE FABRIC OR APPROVED EQUAL SHALL BE INSTALLED IN ALL SHRUB BEDS WITH 6" OVERLAP AT SEAMS WITH 4" STAPLES 4" O.C. IN ALL DIRECTIONS.
- EDGING BETWEEN GRASS TYPES AND SHRUB BEDS / ROCK COBBLE SHALL BE HEAVY DUTY STEEL EDGER MN. # 4 x 4 WITH ROUNDED TOP AND PLASTIC CAP AND SHALL BE SET LEVEL WITH THE TOP OF THE ADJACENT SOD. NO EDGING SHALL BE USED BETWEEN CEDAR MULCH AND COBBLE TRANSITIONS.
- ALL EXISTING TREES TO REMAIN UNLESS OTHERWISE NOTED.

Irrigation Notes

- ENTIRE IRRIGATION SYSTEM AND ASSOCIATED IRRIGATION TAP(S) TO BE SIZED, DESIGNED AND BUILT BY CONTRACTOR. IRRIGATION CONTRACTOR SHALL VERIFY P.S.I. AND GPM AVAILABLE. SYSTEM SHALL BE DESIGNED TO MEET THE AVAILABLE P.S.I. AND GPM IF NECESSARY CONTACT THE WATER DEPARTMENT PRIOR TO BEGINNING DESIGN TO OBTAIN AVAILABLE PRESSURES.
- ALL INDICATED SOD GRASS AREAS ARE TO BE IRRIGATED BY A PERMANENT UNDERGROUND AUTOMATIC IRRIGATION SYSTEM. TURF AREAS LESS THAN 25 FEET IN WIDTH ARE TO BE IRRIGATED WITH POP-UP SPRAY HEADS AND AREAS GREATER THAN 25 FEET SHALL USE A ROTOR POP-UP SPRAY SYSTEM.
- ALL TREES, SHRUBS AND PERENNIALS OUTSIDE OF IRRIGATED SOD AREAS, ARE TO BE IRRIGATED WITH A PERMANENT DRIP IRRIGATION SYSTEM.
- IRRIGATION SYSTEM WITH RAIN SENSOR AND NECESSARY SLEEVING WILL BE DESIGNED AND BUILT BY CONTRACTOR AND ADJUSTED TO A LOW WATER REQUIREMENT, BASED ON THE NEEDS OF SELECTED PLANT MATERIAL.
- QUICK COUPLERS SHALL BE PROVIDED AT EACH POINT OF CONNECTION AND AT REGULAR SPACING ALONG THE IRRIGATION MAINLINE. SPACING OF QUICK COUPLERS SHALL NOT EXCEED 200 FEET. LOCATE QUICK COUPLING VALVE AT A POINT OF EASY ACCESS.
- FINAL LOCATION OF IRRIGATION HEADS MUST BE APPROVED BY OWNERS REPRESENTATIVE PRIOR TO PLANTING. HEAD LOCATION SHALL BE COORDINATED IN THE FIELD WITH EXISTING SITE CONDITIONS AND PLANT MATERIAL.
- ALL IRRIGATION TRENCHES SHALL BE PROPERLY WATERED AND COMPACTED TO AVOID FUTURE SETTLING. ANY SETTLING DURING WARRANTY PERIOD WILL BE REPAIRED BY THE CONTRACTOR AT NO COST TO THE OWNER.
- COORDINATE ALL IRRIGATION WORK WITH EXISTING UTILITIES AND RESPECTIVE TRADES.
- ALL IRRIGATION SLEEVING SHALL BE PROVIDED AND INSTALLED BY GENERAL CONTRACTOR. IRRIGATION CONTRACTOR SHALL COORDINATE SLEEVING LOCATIONS WITH GENERAL CONTRACTOR. ALL IRRIGATION SLEEVING TO BE STAKED IN THE FIELD OR LOCATED ON DIMENSIONED "AS-BUILT" DRAWINGS BY THE GENERAL CONTRACTOR TO ALLOW FUTURE USE AND LOCATION.
- ALL LANDSCAPE AREAS TO BE IRRIGATED WITH A NON-POTABLE WATER SYSTEM.

Landscape Requirements

TREE LAWN  
1 TREE PER 40 LF OF BLOCK FRONTAGE = 20,188 LF FRONTAGE / 729 REQUIRED TREES (716 TREES PROVIDED)  
\*DIFFERENCE IN TREES REQUIRED VS. TREES PROVIDED DUE TO UTILITY CONFLICTS

WILDWING II PROPERTY BOUNDARY = 5,633,252 SF / 129.3 AC (NOT INCLUDING TOWN OF TIMNATH COMMUNITY PARK)  
20% OF PROPERTY = 1,126,650 SF / 25.8 AC  
NEIGHBORHOOD POOL PARK = 64,425 / 1.48 AC

Native Grass Seed Mix

- SEED SHALL BE AS MANUFACTURED BY ARKANSAS VALLEY SEED SOLUTIONS, 4625 COLORADO BOULEVARD, DENVER, CO 80216, (877) 957-3337.
  - SEED SHALL BE A MIXTURE THAT MATCHES THE FOLLOWING:
- | COMMON NAME         | %   |
|---------------------|-----|
| ANNUAL RYEGRASS     | 20% |
| SLENDER WHEATGRASS  | 15% |
| CRESTED WHEATGRASS  | 12% |
| MOUNTAIN BROME      | 10% |
| HARD FESCUE         | 10% |
| CANADA BLUEGRASS    | 10% |
| SIDEOLATA GRAMA     | 6%  |
| BIG BLUESTEM        | 5%  |
| BLUE GRAMA (COATED) | 5%  |
| SAND DROPSSEED      | 1%  |

3. DRILLED APPLICATION RATE: 25.0 LBS (PLS) PER ACRE ( 0.57 LBS / 1000 SF

MULCH IN ALL NATIVE SEED AREAS:

- IMMEDIATELY FOLLOWING THE RAKING OPERATION, ADD STRAW MULCH TO THE SEED AREAS.
- APPLY STRAW MULCH AT A MINIMUM OF 1.5 TONS PER ACRE OF AIR DRY MATERIAL. SPREAD STRAW MULCH UNIFORMLY OVER THE AREA WITH MECHANICAL MULCH SPREADER / CRIMPER. DO NOT MULCH WHEN WIND VELOCITY EXCEEDS 10 MPH.
- WHEREVER THE USE OF CRIMPING EQUIPMENT IS PRACTICAL, PLACE MULCH IN THE MANNER NOTED ABOVE AND ANCHOR IT INTO THE SOIL. USE A DISC SUCH AS A MULCH TILLER, WITH A FLAT SERRATED DISC AT LEAST 1/2 INCH IN THICKNESS, HAVING DULL EDGES, AND SPACE NO MORE THAN 9 INCHES APART, WITH DISCS OF SUFFICIENT DIAMETER TO PREVENT THE FRAME OF THE EQUIPMENT FROM DRAGGING THE MULCH. ANCHOR MULCH A MINIMUM DEPTH OF 2 INCHES AND ACROSS THE SLOPE WHERE PRACTICAL WITH NO MORE THAN TWO PASSES OF THE ANCHORING EQUIPMENT.
- IMMEDIATELY UPON COMPLETION OF THE MULCHING AND BINDING OPERATION, THE SEED AREAS SHALL BE IRRIGATED, KEEPING THE TOP 2 INCHES OF SOIL EVENLY MOIST UNTIL SEED HAS UNIFORMLY GERMINATED AND GROWN TO A HEIGHT OF 2-INCHES.
- WATERING APPLICATION SHALL BE DONE IN A MANNER WHICH WILL PROVIDE UNIFORM COVERAGE BUT WHICH WILL NOT CAUSE EROSION, MOVEMENT, OR DAMAGE TO THE FINISHED SURFACE.

**TB GROUP**  
landscape architecture | planning | illustration

444 Mountain Ave. | Tel. 970.532.5891  
Bathouk, CO 80613 | Web TBGroup.us

SEAL

PROJECT TITLE

**FINAL PLAT  
WILDWING  
SUBDIVISION**

**FINAL LANDSCAPE  
PLAN**

TIMNATH, COLORADO

PREPARED FOR

**WW DEVELOPMENT, LLC**  
1218 W. ASH ST.  
WINDSOR CO 80550

REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15

ISSUE DATE

**August 7, 2015**

SHEET TITLE

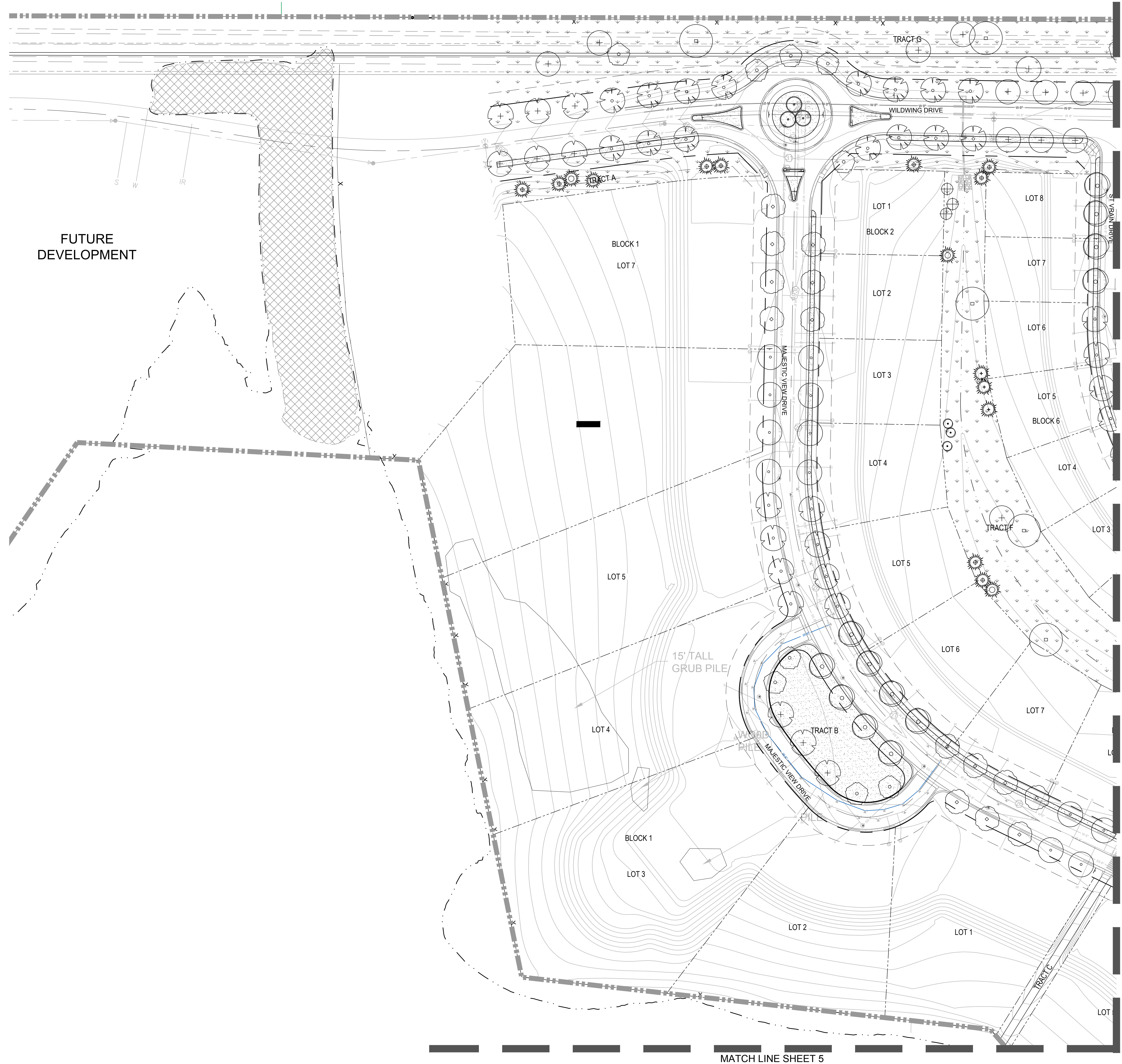
**Cover Sheet**

SHEET INFORMATION

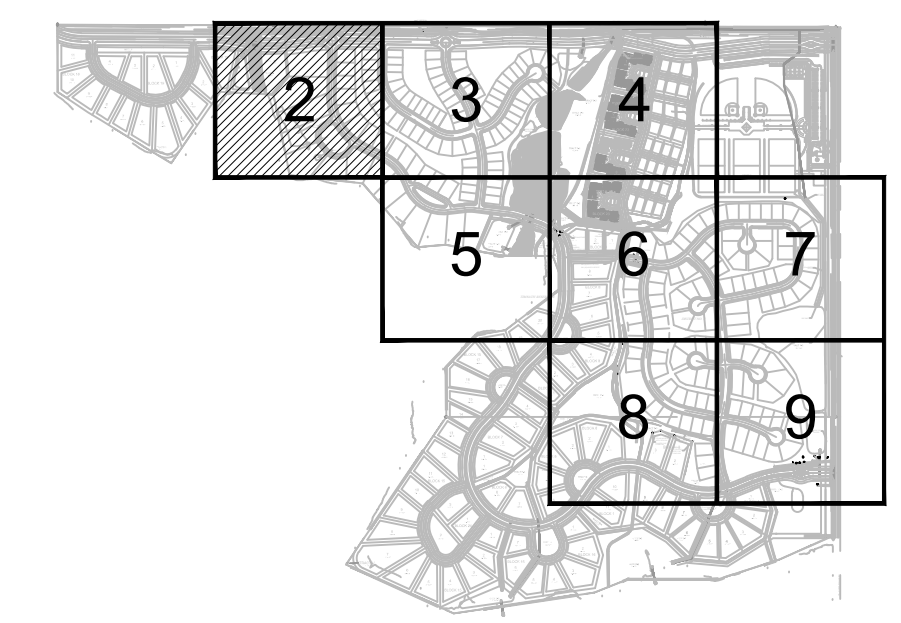
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OF: 10





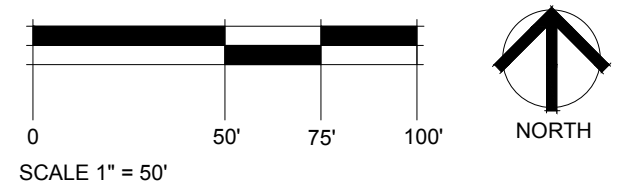
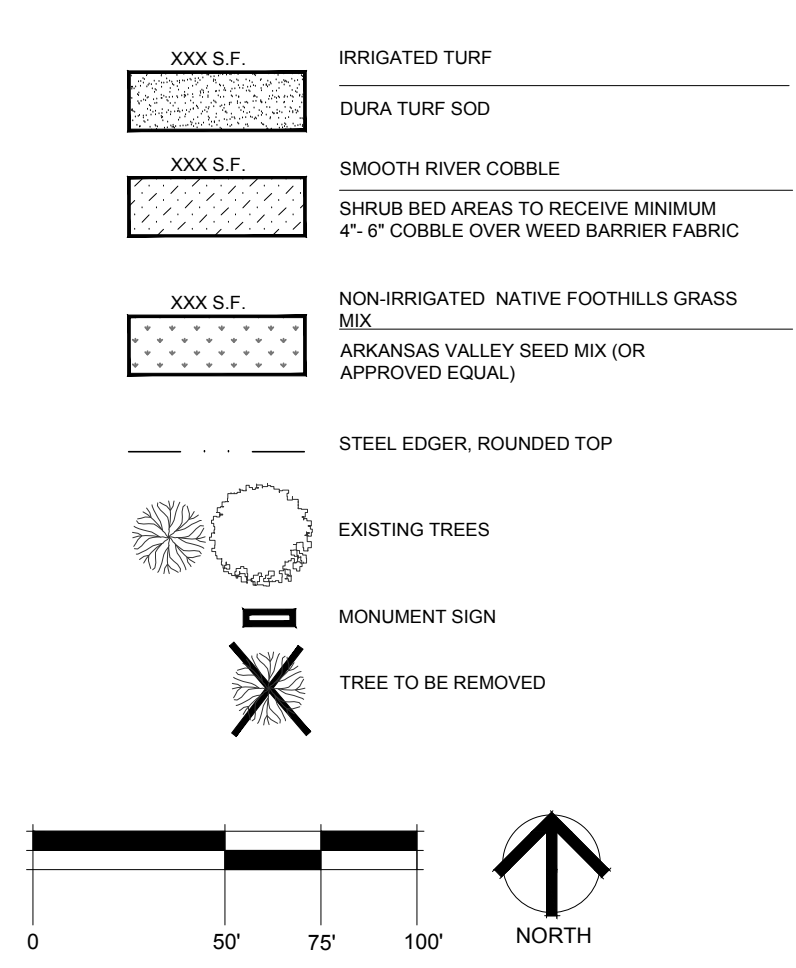
Plan Key Map:



Landscape Schedule:

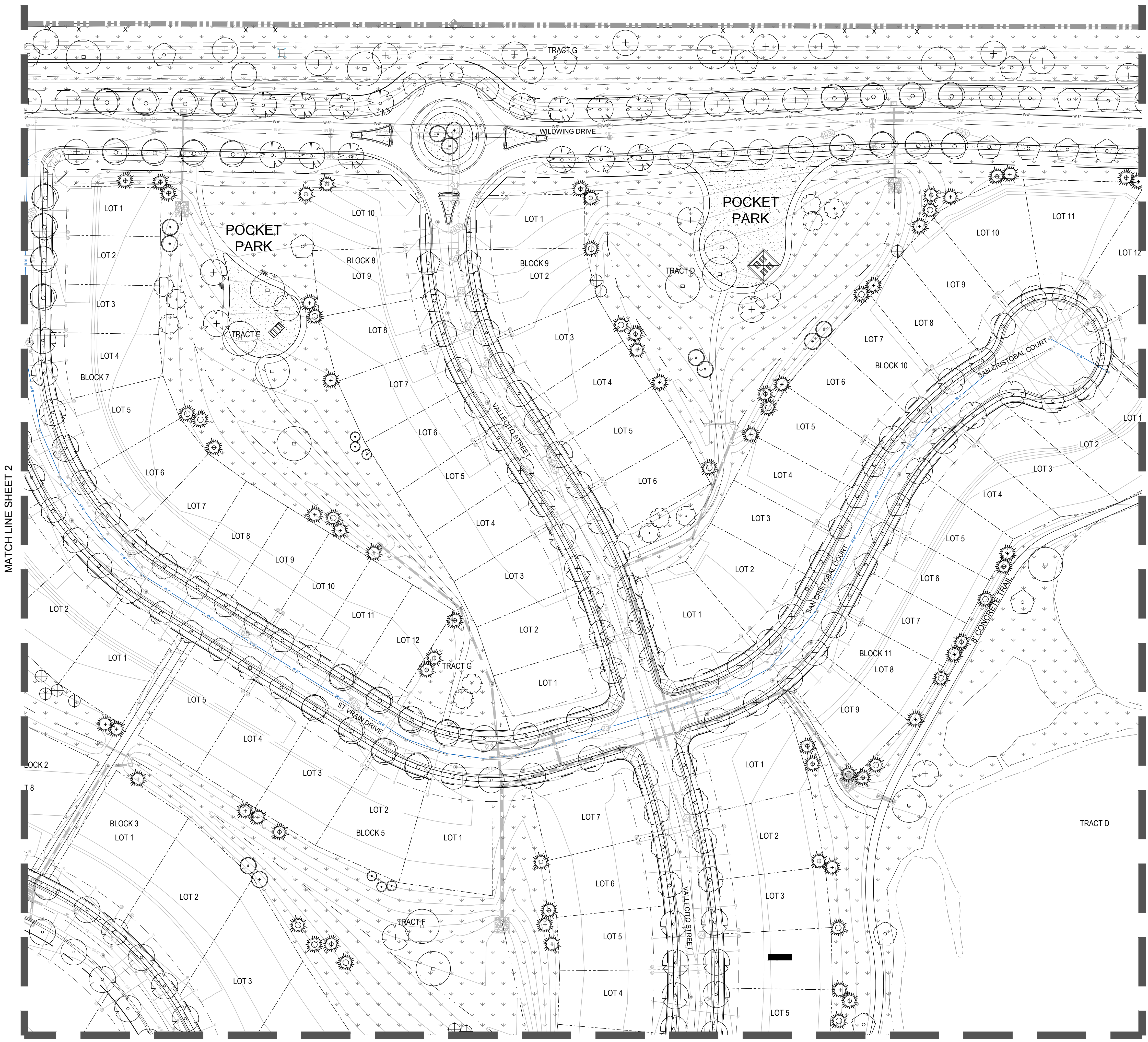
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	48	3.7%	SERVICEBERRY, AUTUMN BRILLIANCE	<i>Amelanchier grandiflora 'Autumn Brilliance'</i>
<b>DECIDUOUS SHRUBS -</b>				
	-	-	BUTTERFLY BUSH, COMPACT PURPLE	<i>Buddleja davidi nanaensis 'Pette Plum'</i>
	-	-	CHOKEBERRY, BRILLIANT RED	<i>Aronia arbutifolia 'Brilliantissima'</i>
	-	-	DOGWOOD, REDTIG	<i>Cornus alba</i>
	-	-	EUONYMUS, COMPACT BURNING BUSH	<i>Euonymus alatus compacta</i>
	-	-	LILAC, DWARF KOREAN	<i>Syringa meyeri 'Palibin'</i>
	-	-	SAGE, RUSSIAN	<i>Perovskia atriplicifolia</i>
	-	-	SAND CHERRY, WESTERN PAWNEE BUTTES	<i>Prunus besseyi 'Pawnee Buttes'</i>
	-	-	SPIREA, BLUE MIST	<i>Calisyptis x clandonensis 'Blue Mist'</i>
<b>PERENNIALS / GRASSES -</b>				
	-	-	DAYLILY, RED	<i>Hemerocallis 'Autumn Red'</i>
	-	-	GRASS, AVENA	<i>Helictotrichon sempervirens</i>
	-	-	GRASS, FEATHER REED	<i>Calamagrostis scutiflora 'Karl Foerster'</i>
	-	-	GRASS, HEAVY METAL BLUE SWITCH	<i>Panicum virgatum 'Heavy Metal'</i>

Landscape Legend:

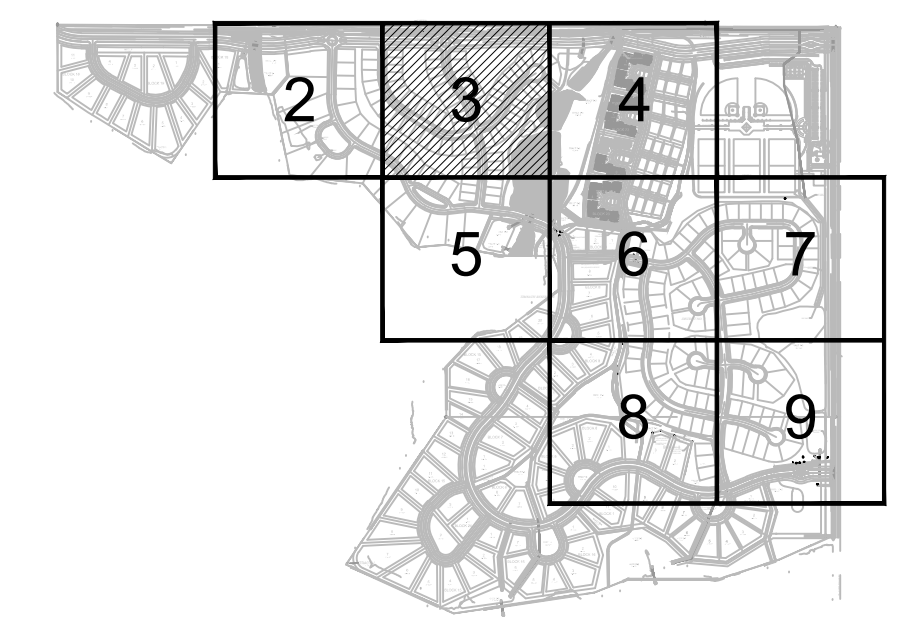


REVISIONS	DATE
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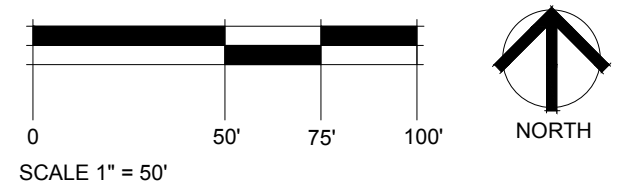
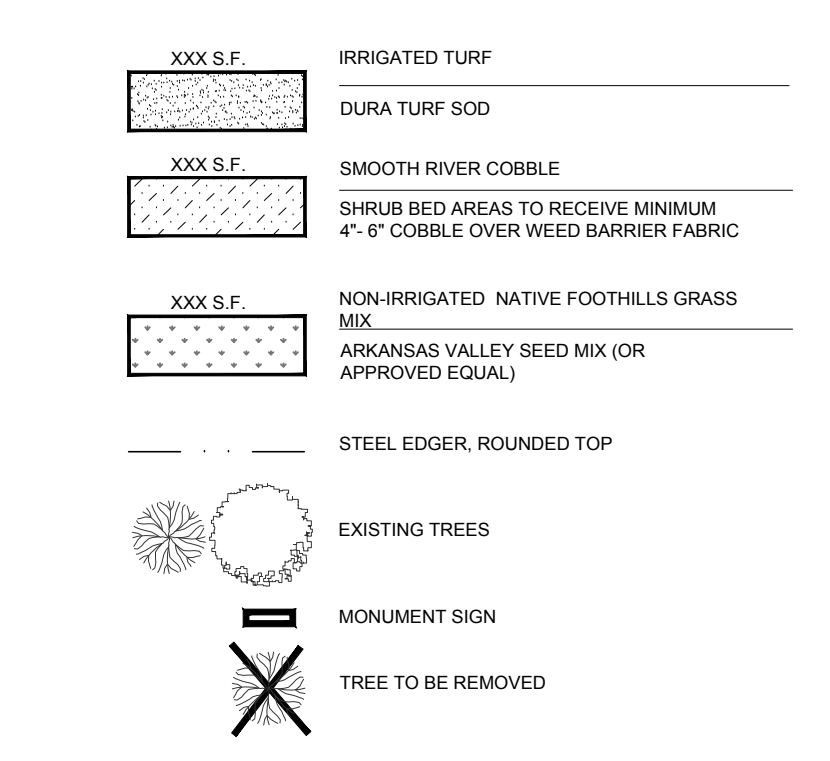
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Landscape Schedule:

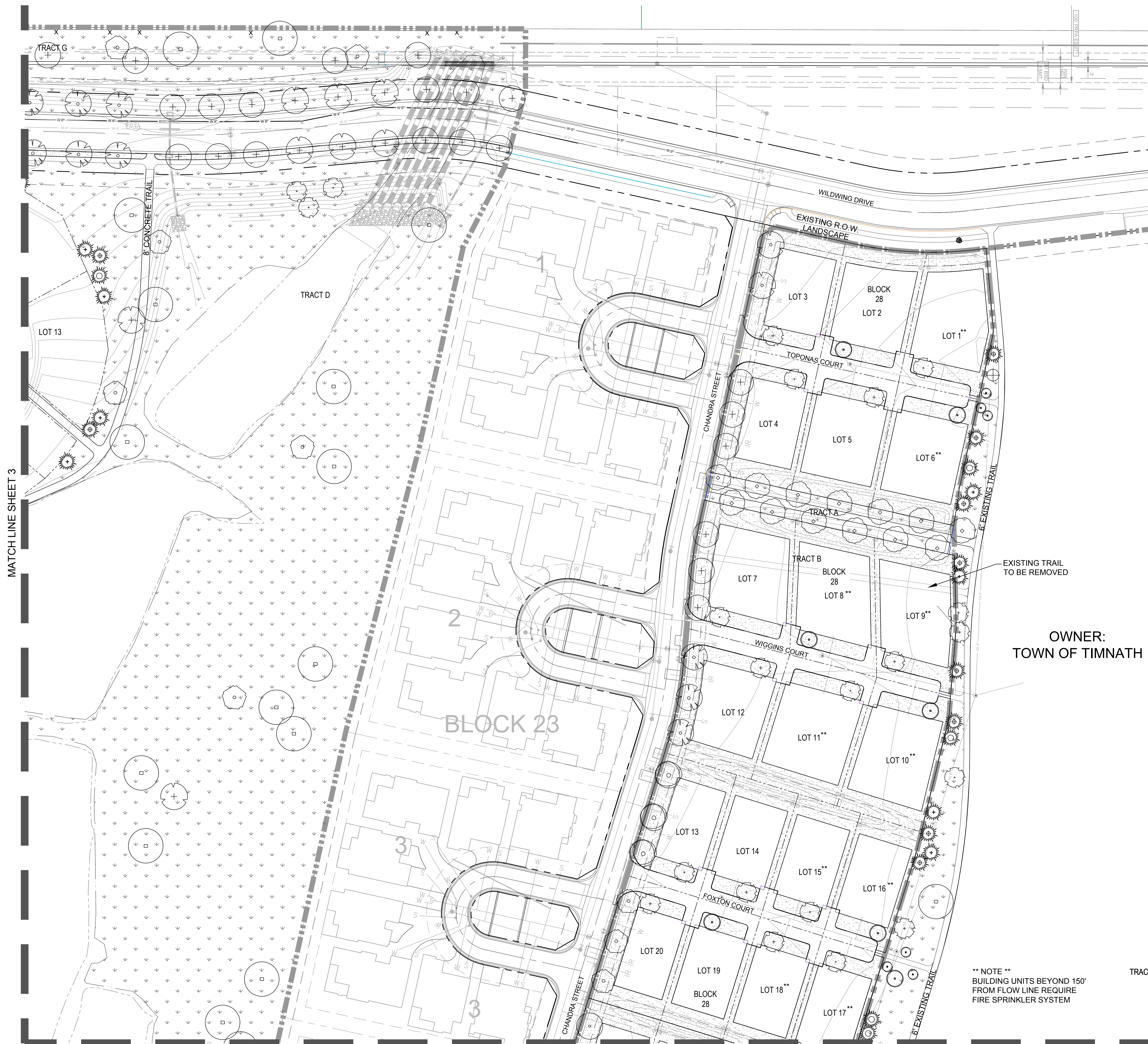
KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME
<b>SHADE / CANOPY TREES - 840</b>				
	99	7.7%	CATALPA	Catalpa speciosa
	97	6.8%	COFFEETREE, KENTUCKY	Gymnocladus dioica
	92	7.2%	ELM, DISCOVERY	Ulmus davidiana japonica 'Discovery'
	62	4.8%	HACKBERRY, WESTERN	Celtis occidentalis
	114	8.9%	HONEYLOCUST, SHADENMASTER	Gleditsia triacanthos inermis 'Shadenmaster'
	81	6.3%	LINDEN, REDMOND	Tilia americana 'Redmond'
	96	7.5%	LOCUST, PURPLE ROBE	Robinia pseudoacacia
	97	7.5%	OAK, BUR	Quercus macrocarpa
	112	8.7%	OAK, ENGLISH	Quercus robur
<b>EVERGREEN TREES - 272</b>				
	73	5.7%	PINE, AUSTRIAN	Pinus nigra
	86	6.7%	PINE, PONDEROSA	Pinus ponderosa
	113	8.8%	SPRUCE, BAKERI	Picea pungens 'Bakeri'
<b>ORNAMENTAL TREES - 174</b>				
	37	1.9%	CRABAPPLE, ROYAL RAINDROPS	Malus Royal Raindrops
	24	1.9%	LILAC, JAPANESE	Syringa reticulata
	34	2.6%	MAPLE, FLAME AMUR	Acer ginnala 'Flame'
	31	2.4%	PEAR, CHANTICLEER	Pyrus calleryana 'Chanticleer'
	48	3.7%	SERVICEBERRY, AUTUMN BRILLIANCE	Amelanchier grandiflora 'Autumn Brilliance'
<b>DECIDUOUS SHRUBS -</b>				
	-	-	BUTTERFLY BUSH, COMPACT PURPLE	Buddleja davidi nanhoensis Petite Plum
	-	-	CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
	-	-	DOGWOOD, REDTWIG	Cornus alba
	-	-	EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
	-	-	LILAC, DWARF KOREAN	Syringa meyeri 'Palmer'
	-	-	SAGE, RUSSIAN	Perovskia atriplicifolia
	-	-	SAND CHERRY, WESTERN PAWNEE BUTTES	Prunus besseyi 'Pawnee Buttes'
	-	-	SPIREA, BLUE MIST	Calisyptis x claudensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
	-	-	DAYLILY, RED	Hemerocallis 'Autumn Red'
	-	-	GRASS, AVENA	Helictotrichon sempervirens
	-	-	GRASS, FEATHER REED	Calamagrostis scutiflora 'Karl Foerster'
	-	-	GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

Landscape Legend:



REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15





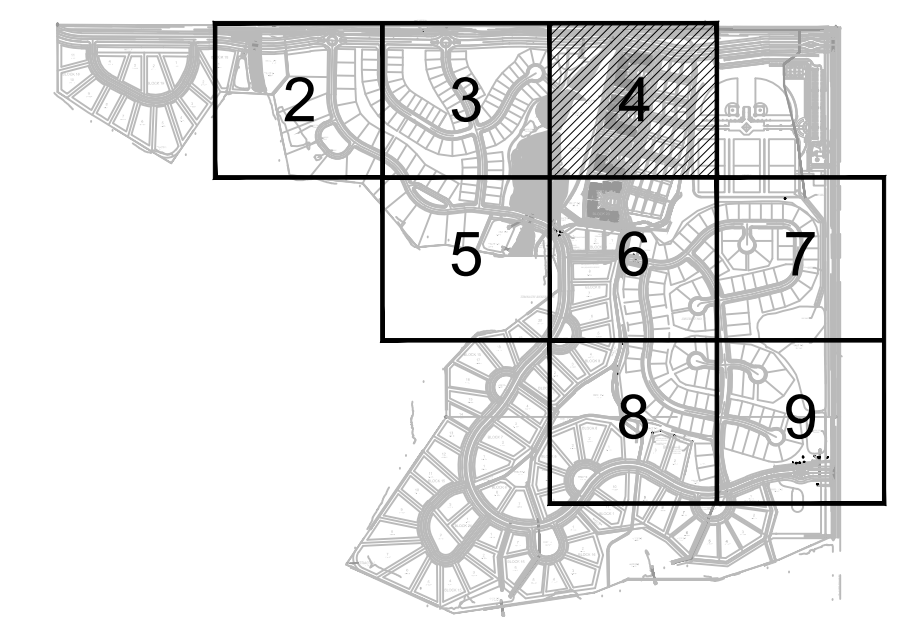
MATCH LINE SHEET 3

MATCH LINE SHEET 6

OWNER:  
TOWN OF TIMNATH

\*\* NOTE \*\*  
BUILDING UNITS BEYOND 150'  
FROM FLOW LINE REQUIRE  
FIRE SPRINKLER SYSTEM

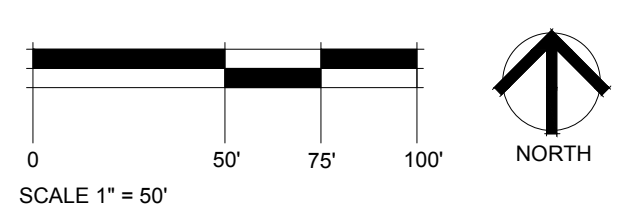
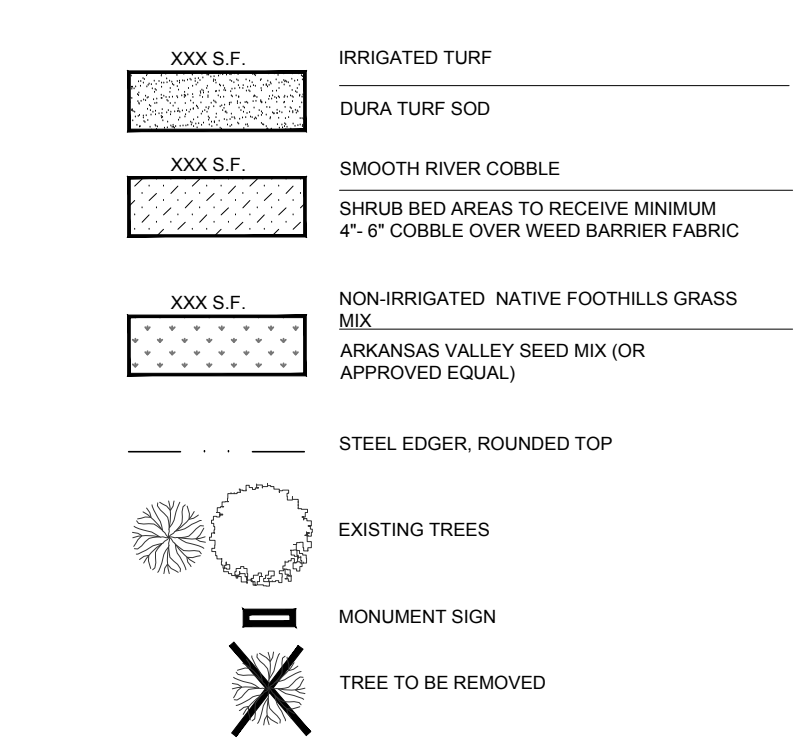
Plan Key Map:



Landscape Schedule:

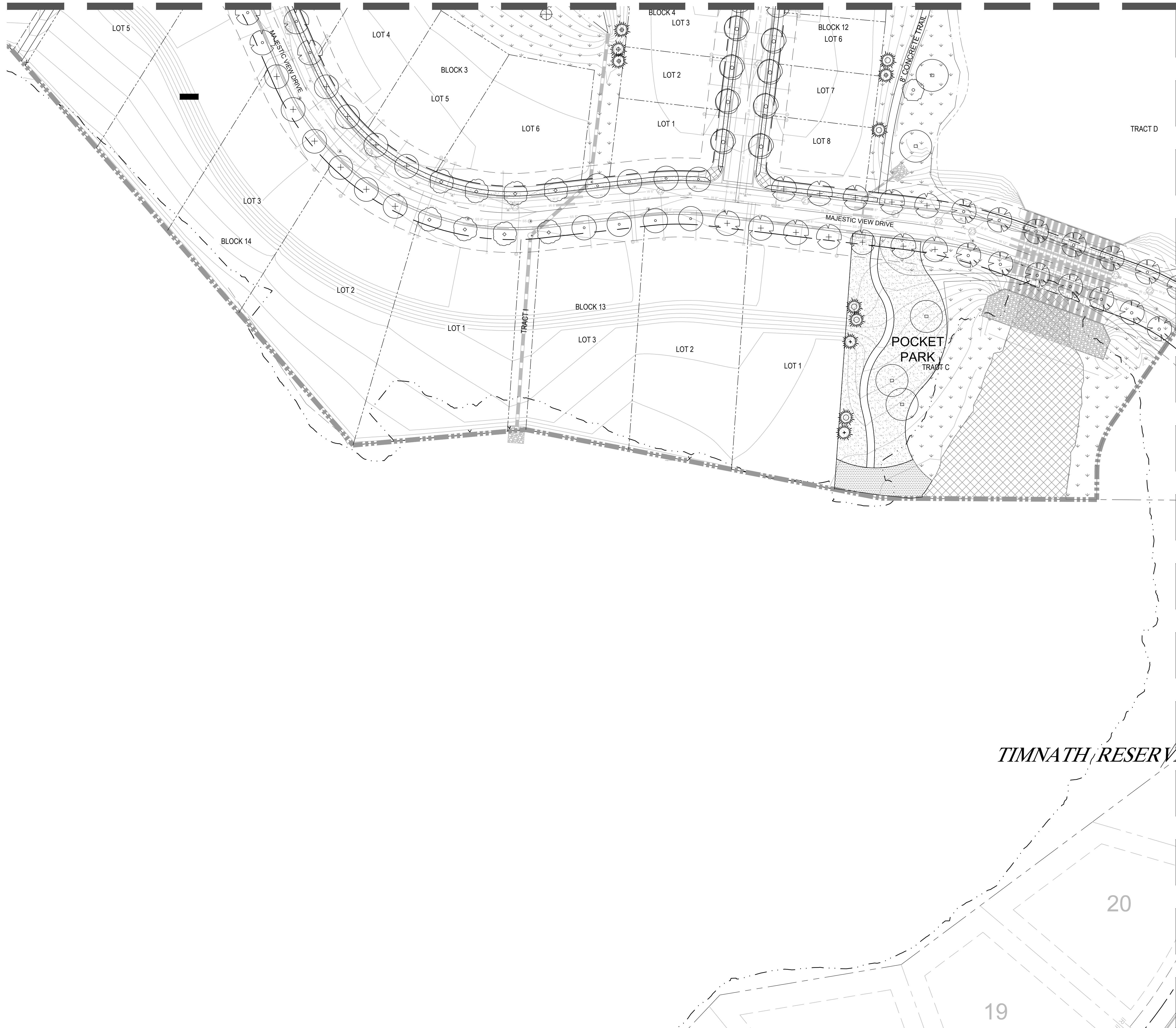
KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME
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	92	7.2%	ELM, DISCOVERY	Ulmus davidiana japonica 'Discovery'
	62	4.8%	HACKBERRY, WESTERN	Celtis occidentalis
	114	8.9%	HONEYLOCUST, SHADEMASTER	Gleditsia triacanthos inermis 'Shademaster'
	81	6.3%	LINDEN, REDMOND	Tilia americana 'Redmond'
	96	7.5%	LOCUST, PURPLE ROBE	Robinia pseudoacacia
	97	7.5%	OAK, BUR	Quercus macrocarpa
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<b>EVERGREEN TREES - 272</b>				
	73	5.7%	PINE, AUSTRIAN	Pinus nigra
	86	6.7%	PINE, PONDEROSA	Pinus ponderosa
	113	8.8%	SPRUCE, BAKERI	Picea pungens 'Bakeri'
<b>ORNAMENTAL TREES - 174</b>				
	37	1.9%	CRABAPPLE, ROYAL RAINDROPS	Malus Royal Raindrops
	24	1.9%	LILAC, JAPANESE	Syringa reticulata
	34	2.6%	MAPLE, FLAME AMUR	Acer ginnala 'Flame'
	31	2.4%	PEAR, CHANTICLEER	Pyrus calleryana 'Chanticleer'
	48	3.7%	SERVICEBERRY, AUTUMN BRILLIANCE	Amelanchier grandiflora 'Autumn Brilliance'
<b>DECIDUOUS SHRUBS -</b>				
	-	-	BUTTERFLY BUSH, COMPACT PURPLE	Buddleja davidi nanaensis 'Pette Plum'
	-	-	CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
	-	-	DOGWOOD, REDTWIG	Cornus alba
	-	-	EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
	-	-	LILAC, DWARF KOREAN	Syringa meyeri 'Palibin'
	-	-	SAGE, RUSSIAN	Perovskia atriplicifolia
	-	-	SAGE CHERRY, WESTERN PAWNEE BUTTES	Prunus besseyi 'Pawnee Buttes'
	-	-	SPIREA, BLUE MIST	Calisyptis x claudonensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
	-	-	DAYLILY, RED	Hemerocallis 'Autumn Red'
	-	-	GRASS, AVENA	Helictotrichon sempervirens
	-	-	GRASS, FEATHER REED	Calamagrostis scutiflora 'Karl Foerster'
	-	-	GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

Landscape Legend:

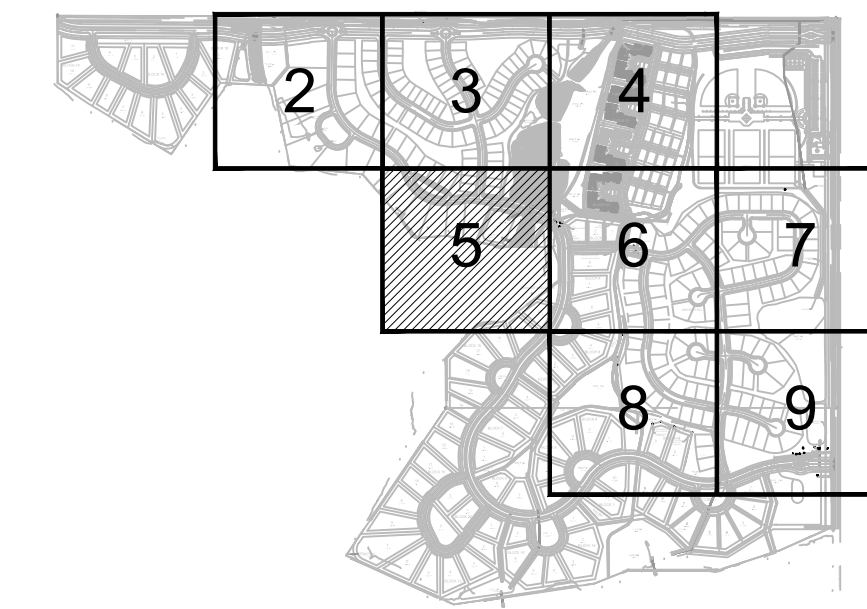


REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15





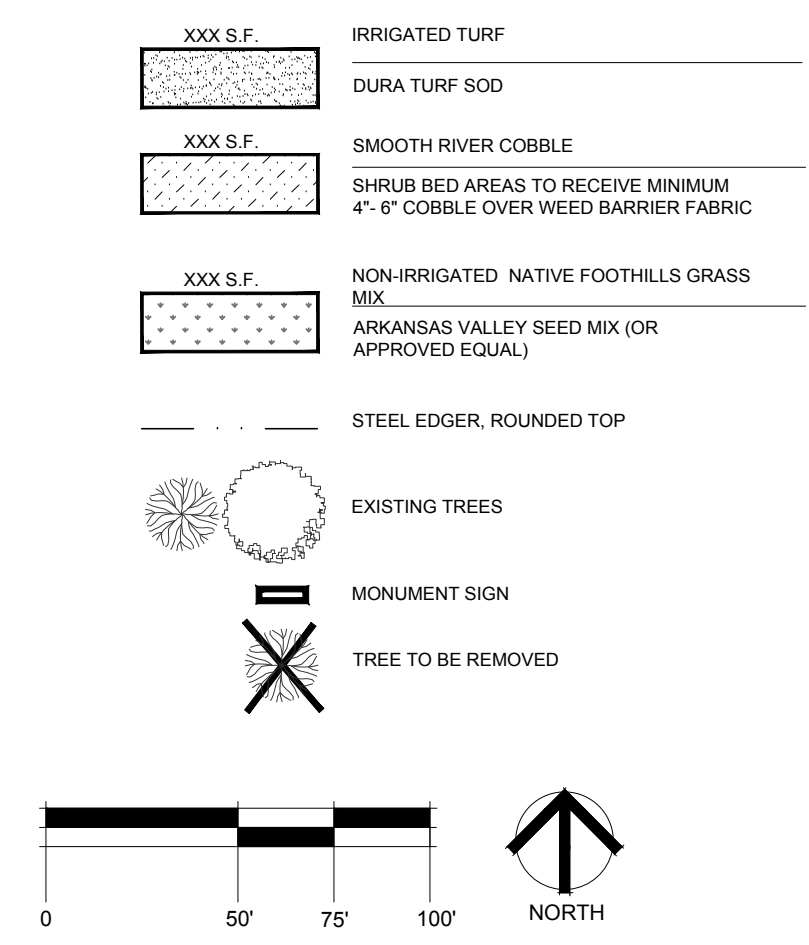
Plan Key Map:



Landscape Schedule:

KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME
<b>SHADE / CANOPY TREES - 840</b>				
	99	7.7%	CATALPA	Catalpa speciosa
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<b>DECIDUOUS SHRUBS -</b>				
	-	-	BUTTERFLY BUSH, COMPACT PURPLE	Buddleja davidi nahoensis 'Pette Plum'
	-	-	CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
	-	-	DOGWOOD, REDTWIN	Cornus alba 'Redtwin'
	-	-	EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
	-	-	LILAC, DWARF KOREAN	Syringa meyeri 'Palibin'
	-	-	SAGE, RUSSIAN	Perovskia atriplicifolia
	-	-	SAND CHERRY, WESTERN PAVNIE BUTTES	Prunus besseyi 'Pavnee Buttes'
	-	-	SPIREA, BLUE MIST	Calisyptis x clandonensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
	-	-	DAYLILY, RED	Hemerocallis 'Autumn Red'
	-	-	GRASS, AVENA	Helictotrichon sempervirens
	-	-	GRASS, FEATHER REED	Calamagrostis scutiflora 'Karl Foerster'
	-	-	GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

Landscape Legend:



PROJECT TITLE

**FINAL PLAT  
 WILDWING  
 SUBDIVISION**

**FINAL  
 LANDSCAPE  
 PLAN**

TIMNATH, COLORADO

PREPARED FOR

WW DEVELOPMENT, LLC  
 1218 W. ASH ST.  
 WINDSOR CO 80550

REVISIONS

REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15

ISSUE DATE

August 7, 2015

SHEET TITLE

Landscape Plan

SHEET INFORMATION

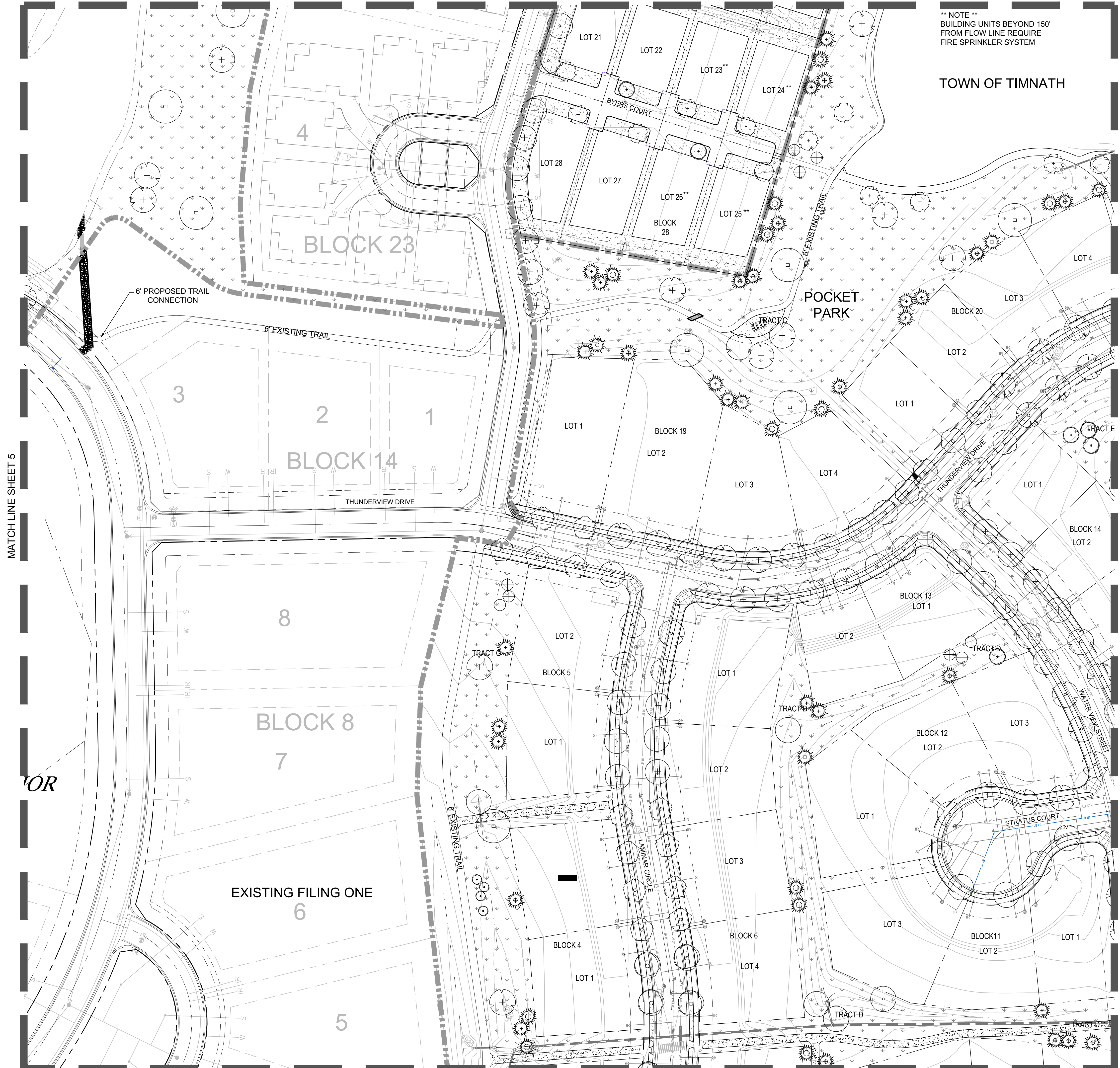
SHEET NUMBER: 5

OF: 10



\*\* NOTE \*\*  
BUILDING UNITS BEYOND 150'  
FROM FLOW LINE REQUIRE  
FIRE SPRINKLER SYSTEM

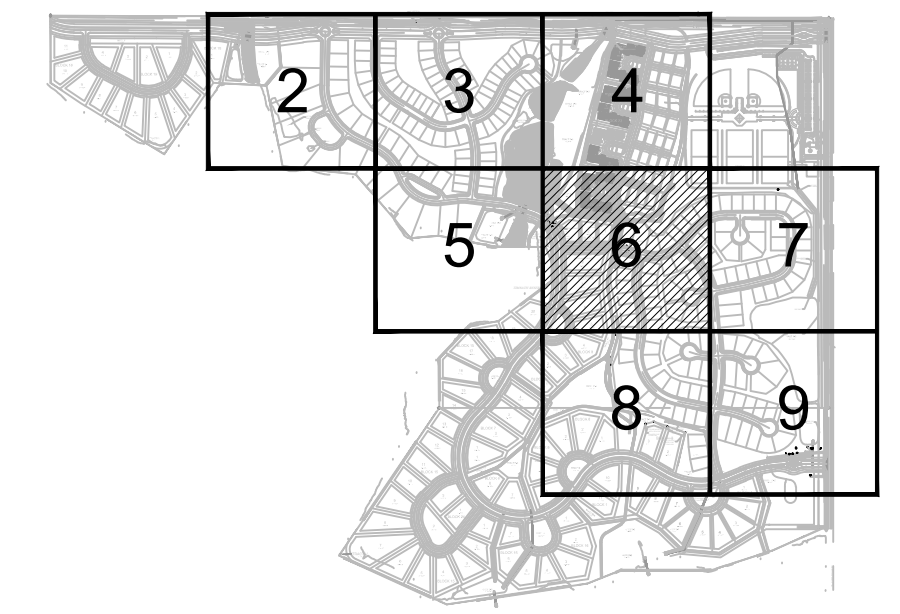
TOWN OF TIMNATH



MATCH LINE SHEET 5

MATCH LINE SHEET 7

Plan Key Map:

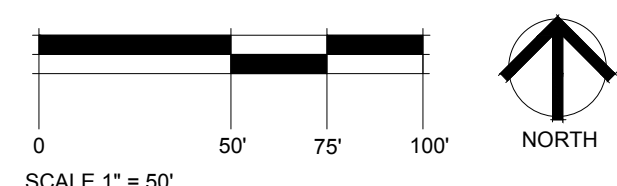


Landscape Schedule:

KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME
<b>SHADE / CANOPY TREES - 840</b>				
○	99	7.7%	CATALPA	Catalpa speciosa
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○	92	7.2%	ELM, DISCOVERY	Ulmus davidiana japonica 'Discovery'
○	62	4.8%	HACKBERRY, WESTERN	Celtis occidentalis
○	114	8.9%	HONEYLOCUST, SHADEMASTER	Quercus tinctoria 'Shademaster'
○	81	6.3%	LINDEN, REDMOND	Tilia americana 'Redmond'
○	96	7.5%	LOCUST, PURPLE ROBE	Robinia pseudoacacia
○	97	7.5%	OAK, BUR	Quercus macrocarpa
○	112	8.7%	OAK, ENGLISH	Quercus robur
<b>EVERGREEN TREES - 272</b>				
○	73	5.7%	PINE, AUSTRIAN	Pinus nigra
○	86	6.7%	PINE, PONDEROSA	Pinus ponderosa
○	113	8.8%	SPRUCE, BAKERI	Picea pungens 'Bakeri'
<b>ORNAMENTAL TREES - 174</b>				
○	37	1.9%	CRABAPPLE, ROYAL RAINDROPS	Malus Royal Raindrops
○	24	1.9%	LILAC, JAPANESE	Syringa reticulata
○	34	2.6%	MAPLE, FLAME AMUR	Acer ginnala 'Flame'
○	31	2.4%	PEAR, CHANTICLEER	Pyrus calleryana 'Chanticleer'
○	48	3.7%	SERVICEBERRY, AUTUMN BRILLIANCE	Amelanchier grandiflora 'Autumn Brilliance'
<b>DECIDUOUS SHRUBS -</b>				
○			BUTTERFLY BUSH, COMPACT PURPLE	Buddleja davidii 'naheensis Potted Plum
○			CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
○			DOGWOOD, REDTWIG	Cornus alba 'Midwinter Magic'
○			EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
○			LILAC, DWARF KOREAN	Syringa meyeri 'Palibai'
○			SAGE, RUSSIAN	Perovskia atriplicifolia
○			SAID CHERRY, WESTERN PAVINEE BUTTES	Prunus besseyi 'Pavnee Buttes'
○			SPirea, BLUE MIST	Cayopteris x clandonensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
○			DAYLILY, RED	Hemerocallis 'Autumn Red'
○			GRASS, AVENA	Helictotrichon sempervirens
○			GRASS, FEATHER REED	Calamagrostis acutiflora 'Karl Foerster'
○			GRASS, HEAVY METAL BLUE SWITCH	Paricum virgatum 'Heavy Metal'

Landscape Legend:

- XXXX S.F. IRRIGATED TURF
- DURA TURF SOD
- XXXX S.F. SMOOTH RIVER COBBLE  
SHRUB BED AREAS TO RECEIVE MINIMUM  
4" 6" COBBLE OVER WEED BARRIER FABRIC
- XXXX S.F. NON-IRRIGATED NATIVE FOOTHILLS GRASS MIX  
ARKANSAS VALLEY SEED MIX (OR APPROVED EQUAL)
- STEEL EDGER, ROUNDED TOP
- (Sun Symbol) EXISTING TREES
- (Square Symbol) MONUMENT SIGN
- (X Symbol) TREE TO BE REMOVED



PROJECT TITLE  
**FINAL PLAT  
WILDWING  
SUBDIVISION**

**FINAL  
LANDSCAPE  
PLAN**

TIMNATH, COLORADO

PREPARED FOR

WW DEVELOPMENT, LLC  
1218 W. ASH ST.  
WINDSOR CO 80550

REVISIONS     DATE

Staff Comments     5/8/15  
Staff Comments     7/22/15

ISSUE DATE

August 7, 2015

SHEET TITLE

Landscape Plan

SHEET INFORMATION

SHEET NUMBER: 6

OF: 10



TOWN OF TIMNATH

SEAL

PROJECT TITLE

**FINAL PLAT  
 WILDWING  
 SUBDIVISION**

**FINAL  
 LANDSCAPE  
 PLAN**

TIMNATH, COLORADO

PREPARED FOR

**WW DEVELOPMENT, LLC  
 1218 W. ASH ST.  
 WINDSOR CO 80550**

REVISIONS DATE

REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15

ISSUE DATE

August 7, 2015

SHEET TITLE

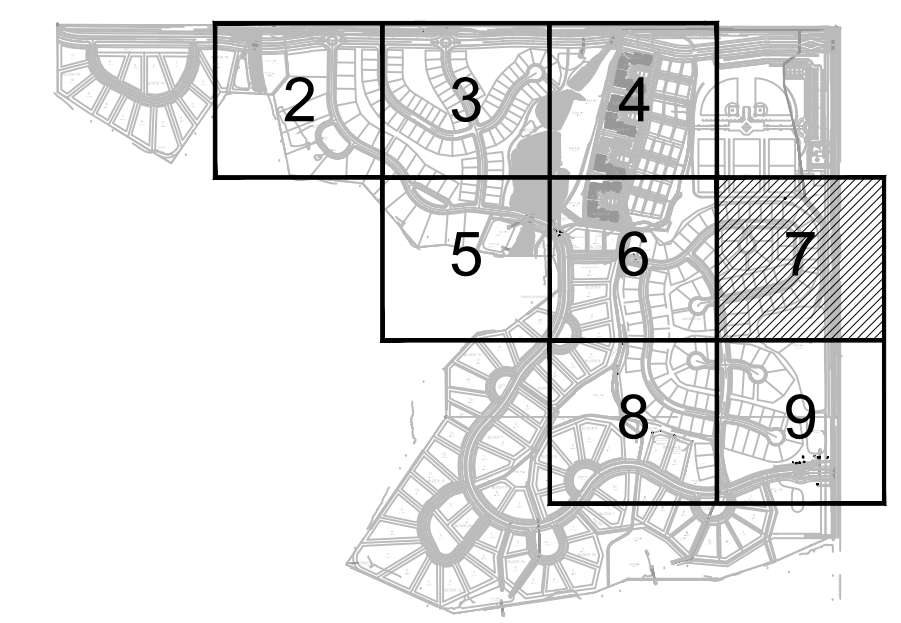
Landscape Plan

SHEET INFORMATION

SHEET NUMBER: 7

OF: 10

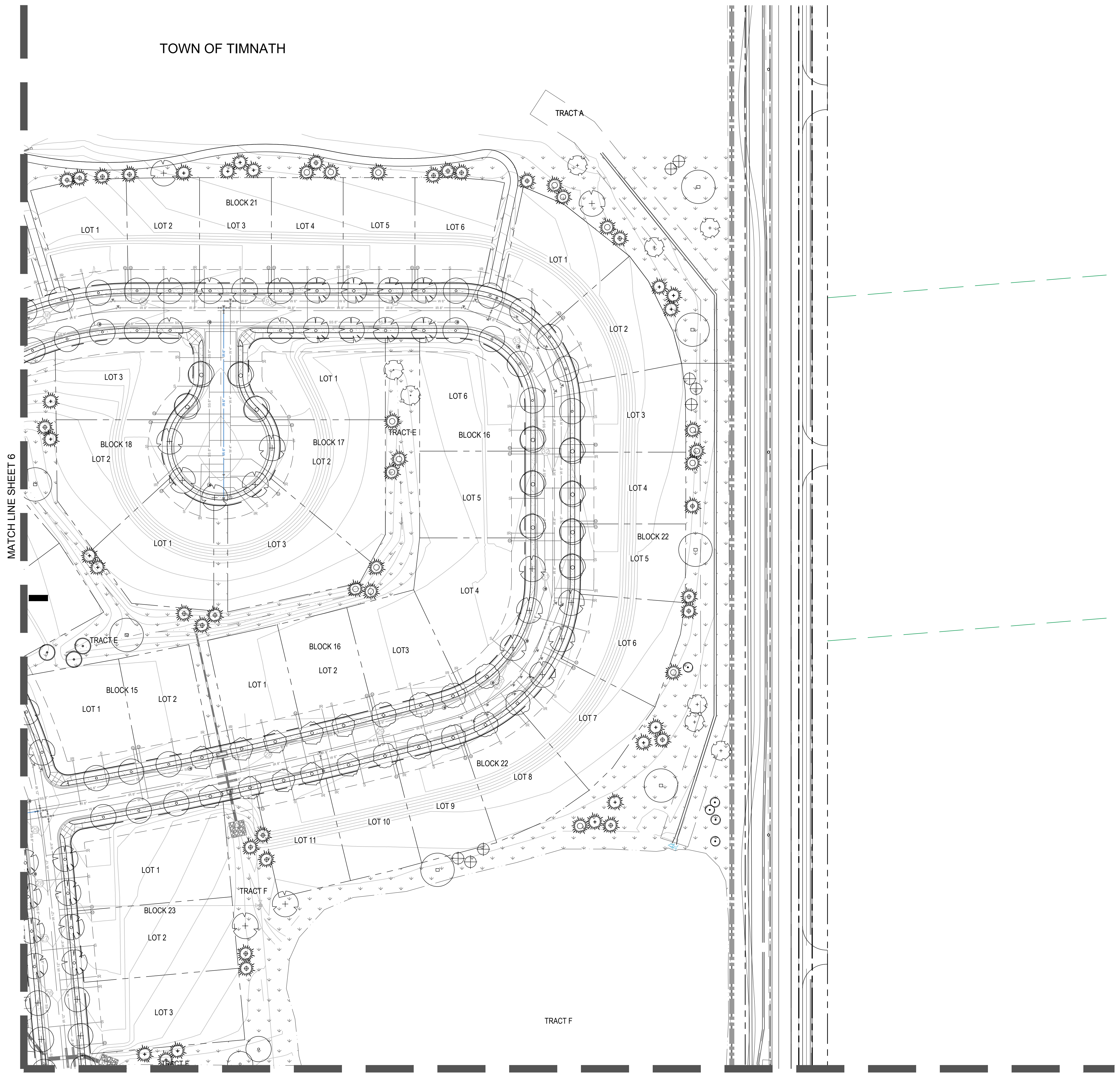
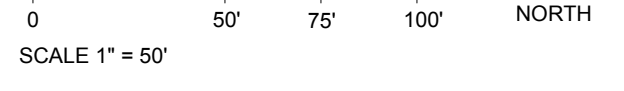
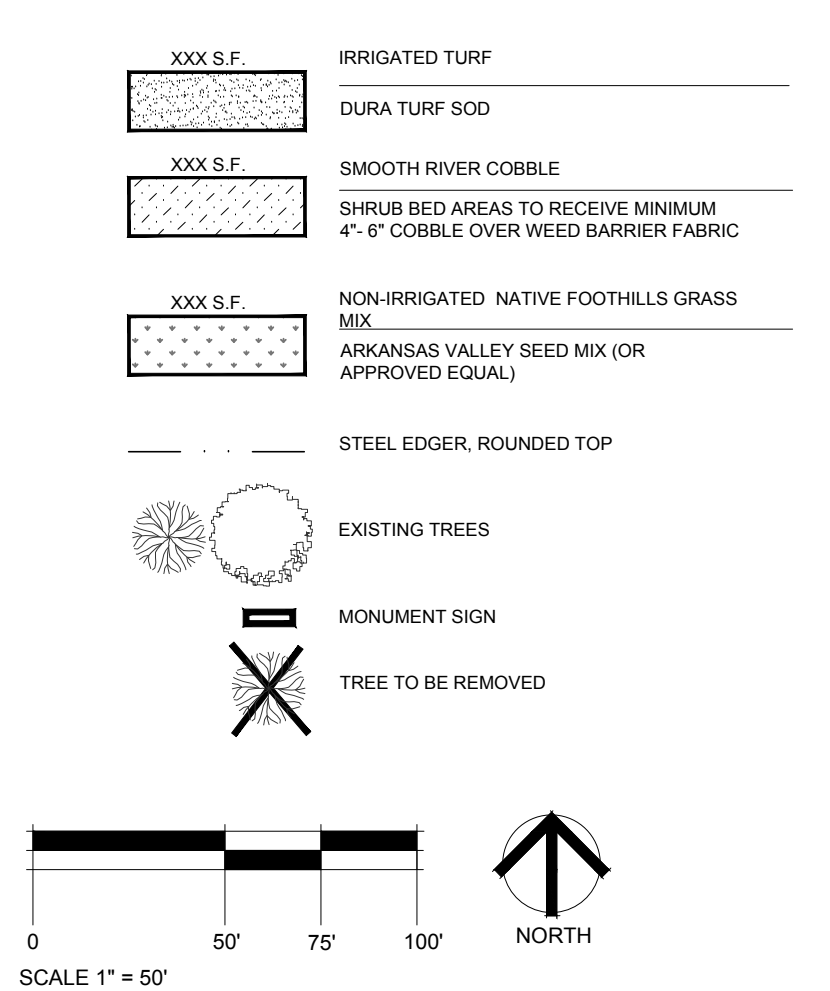
Plan Key Map:



Landscape Schedule:

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<b>SHADE / CANOPY TREES - 840</b>				
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	-	-	CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
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	-	-	EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
	-	-	LILAC, DWARF KOREAN	Syringa meyeri 'Palibin'
	-	-	SAGE, RUSSIAN	Perovskia atriplicifolia
	-	-	SAND CHERRY, WESTERN PAVNIE BUTTES	Prunus besseyi 'Pavnee Buttes'
	-	-	SPIREA, BLUE MIST	Calypogeomys x claudonensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
	-	-	DAYLILY, RED	Hemerocallis 'Autumn Red'
	-	-	GRASS, AVENA	Helictotrichon sempervirens
	-	-	GRASS, FEATHER REED	Callamagrostis scutiflora 'Karl Foerster'
	-	-	GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

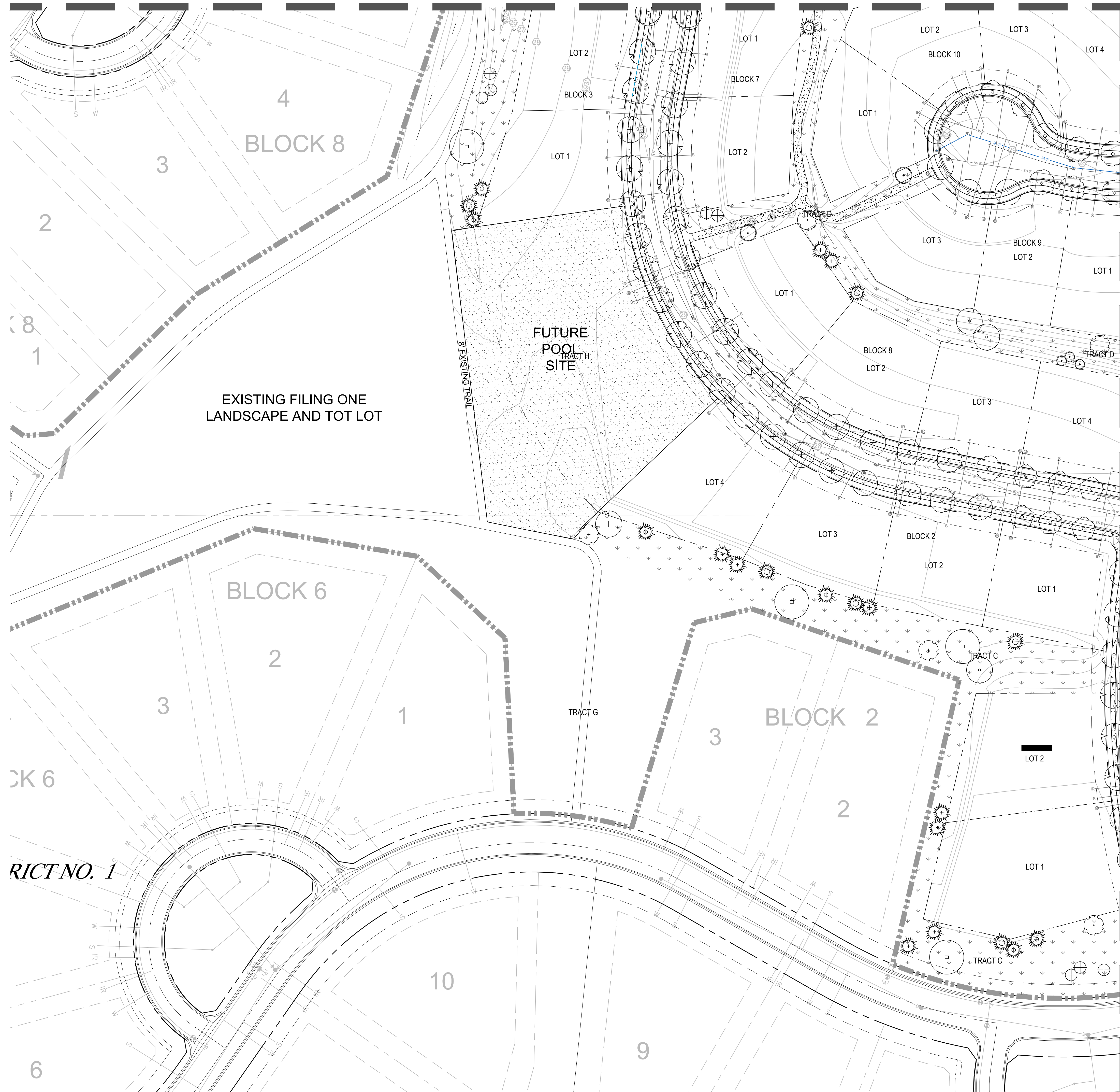
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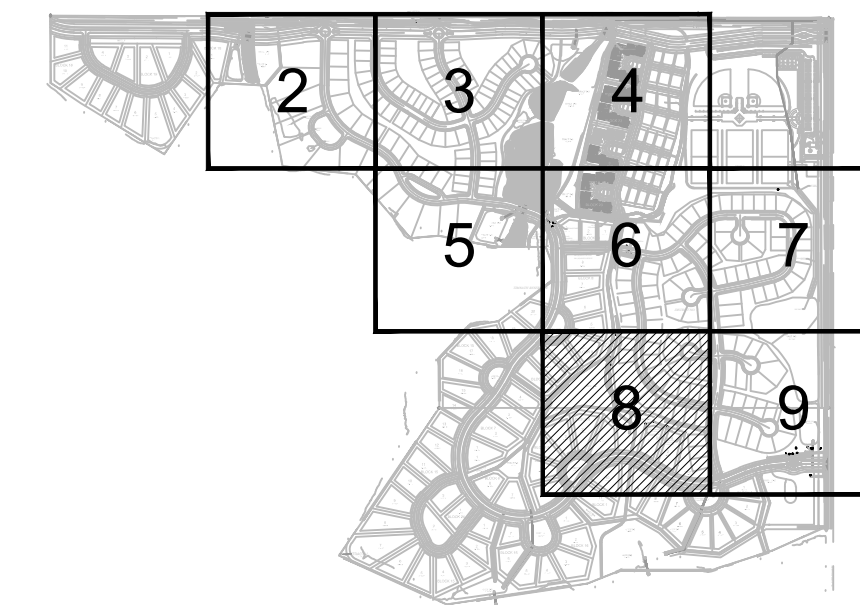
MATCH LINE SHEET 6

MATCH LINE SHEET 9





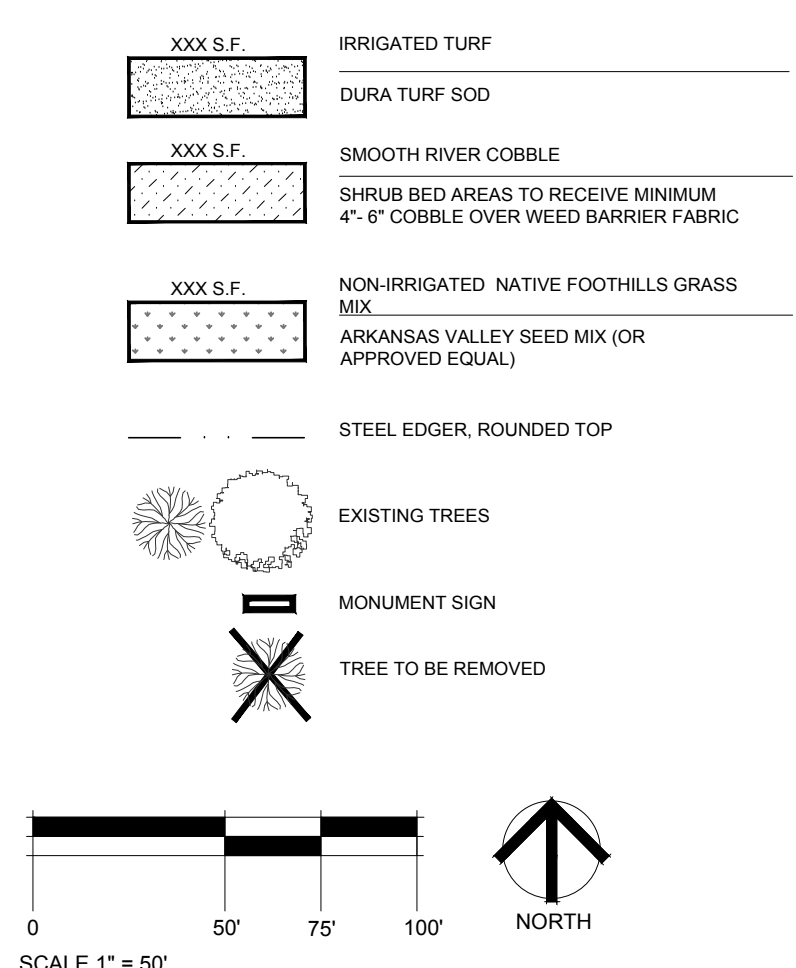
Plan Key Map:



Landscape Schedule:

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			CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
			DOGWOOD, REDTWIG	Cornus alba
			EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
			LILAC, DWARF KOREAN	Syringa meyeri 'Palibin'
			SAGE, RUSSIAN	Perovskia atriplicifolia
			SAND CHERRY, WESTERN PAWNEE BUTTES	Prunus besseyi 'Pawnee Buttes'
			SPIREA, BLUE MIST	Cayoptera x clandonensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
			DAYLILY, RED	Hemerocallis 'Autumn Red'
			GRASS, AVENA	Helictotrichon sempervirens
			GRASS, FEATHER REED	Calamagrostis scutiflora 'Karl Foerster'
			GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

Landscape Legend:



PROJECT TITLE  
**FINAL PLAT  
 WILDWING  
 SUBDIVISION**

FINAL LANDSCAPE  
 PLAN

TIMNATH, COLORADO  
 PREPARED FOR  
**WW DEVELOPMENT, LLC**  
 1218 W. ASH ST.  
 WINDSOR CO 80550

REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15

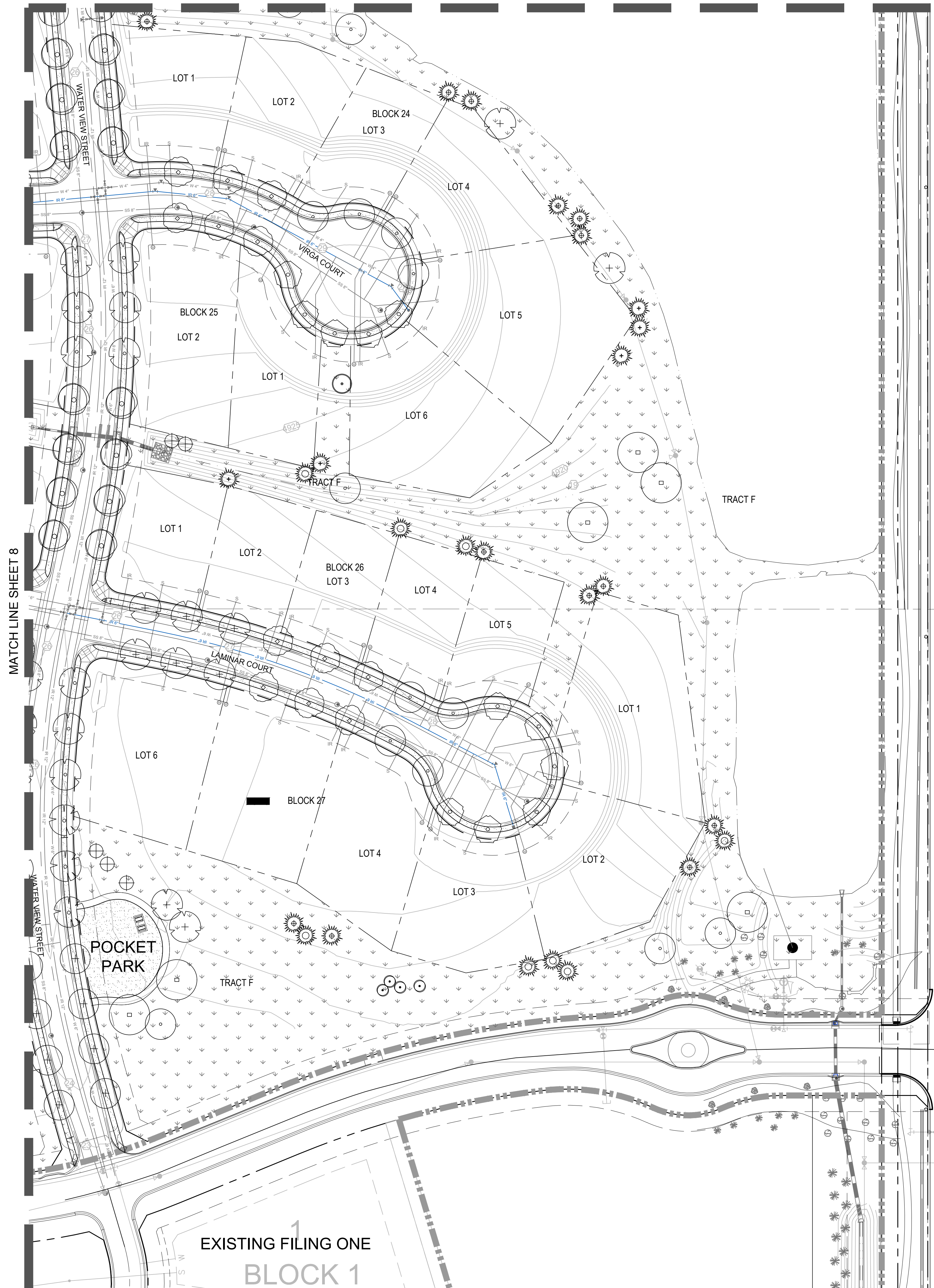
ISSUE DATE  
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SHEET TITLE  
 Landscape Plan

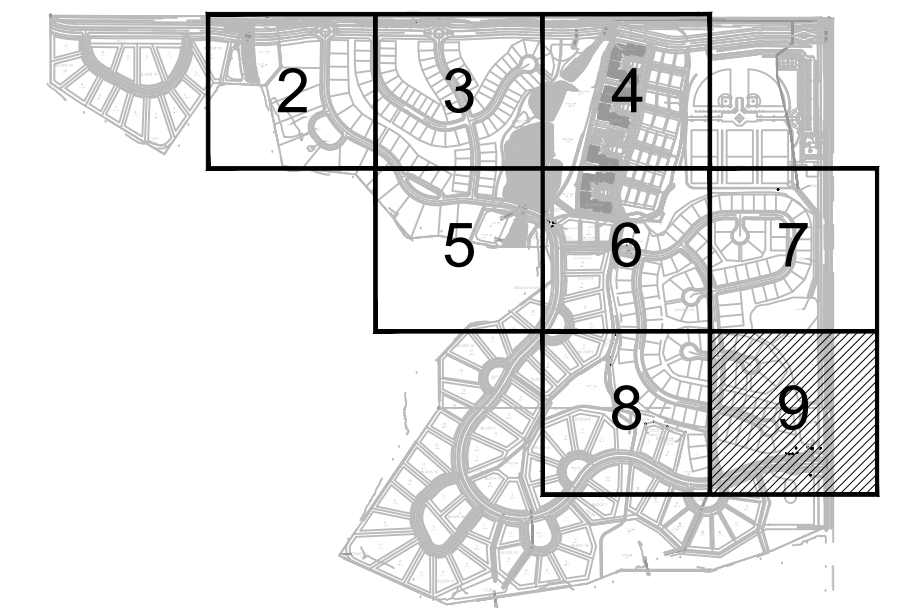
SHEET INFORMATION  
 SHEET NUMBER: 8

OF: 10





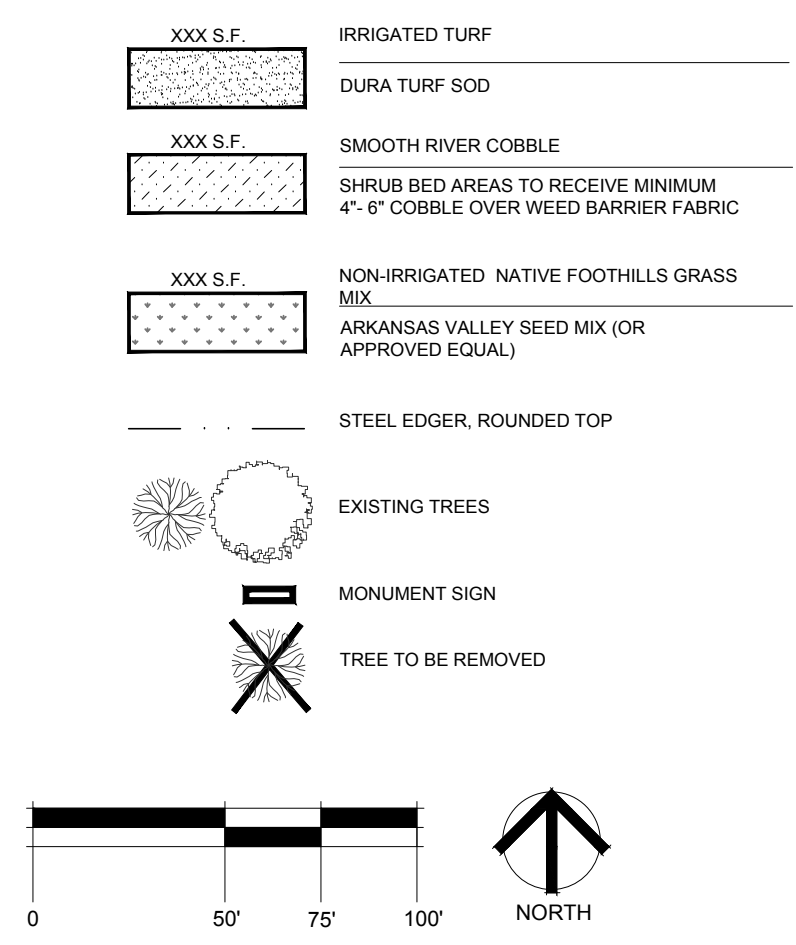
Plan Key Map:



Landscape Schedule:

KEY	QTY	RATIO	COMMON NAME	BOTANICAL NAME
<b>SHADE / CANOPY TREES - 840</b>				
○	99	7.7%	CATALPA	Catalpa speciosa
○	87	6.8%	COFFEETREE, KENTUCKY	Gymnocladus dioica
○	92	7.2%	ELM, DISCOVERY	Ulmus davidiana japonica 'Discovery'
○	62	4.8%	HACKBERRY, WESTERN	Celtis occidentalis
○	114	8.9%	HONEYLOCUST, SHADEMASTER	Gleditsia triacanthos inermis 'Shademaster'
○	81	6.3%	LINDEN, REDMOND	Tilia americana 'Redmond'
○	96	7.5%	LOCUST, PURPLE ROBE	Robinia pseudoacacia
○	97	7.5%	OAK, BUR	Quercus macrocarpa
○	112	8.7%	OAK, ENGLISH	Quercus robur
<b>EVERGREEN TREES - 272</b>				
●	73	5.7%	PINE, AUSTRIAN	Pinus nigra
●	86	6.7%	PINE, PONDEROSA	Pinus ponderosa
●	113	8.8%	SPRUCE, BAKERI	Picea pungens 'Bakeri'
<b>ORNAMENTAL TREES - 174</b>				
⊕	37	1.9%	CRABAPPLE, ROYAL RAINDROPS	Malus Royal Raindrops
⊕	24	1.9%	LILAC, JAPANESE	Syringa reticulata
⊕	34	2.6%	MAPLE, FLAME AMUR	Acer ginnala 'Flame'
⊕	31	2.4%	PEAR, CHANTICLEER	Pyrus calleryana 'Chanticleer'
⊕	48	3.7%	SERVICEBERRY, AUTUMN BRILLIANCE	Amelanchier grandiflora 'Autumn Brilliance'
<b>DECIDUOUS SHRUBS -</b>				
-	-	-	BUTTERFLY BUSH, COMPACT PURPLE	Buddleja davidi nanaensis 'Petite Plum'
-	-	-	CHOKEBERRY, BRILLIANT RED	Aronia arbutifolia 'Brilliantissima'
-	-	-	DOGWOOD, REDTWIG	Cornus alba
-	-	-	EUONYMUS, COMPACT BURNING BUSH	Euonymus alatus compacta
-	-	-	LILAC, DWARF KOREAN	Syringa meyeri 'Palibin'
-	-	-	SAGE, RUSSIAN	Perovskia atriplicifolia
-	-	-	SAND CHERRY, WESTERN PAWNEE BUTTES	Prunus besseyi 'Pawnee Buttes'
-	-	-	SPIREA, BLUE MIST	Calisyptis x claudensis 'Blue Mist'
<b>PERENNIALS / GRASSES -</b>				
-	-	-	DAYLILY, RED	Hemerocallis 'Autumn Red'
-	-	-	GRASS, AVENA	Helictotrichon sempervirens
-	-	-	GRASS, FEATHER REED	Calamagrostis scutiflora 'Karl Foerster'
-	-	-	GRASS, HEAVY METAL BLUE SWITCH	Panicum virgatum 'Heavy Metal'

Landscape Legend:



PROJECT TITLE  
**FINAL PLAT  
WILDWING  
SUBDIVISION**

**FINAL  
LANDSCAPE  
PLAN**

TIMNATH, COLORADO

PREPARED FOR

WW DEVELOPMENT, LLC  
1218 W. ASH ST.  
WINDSOR CO 80550

REVISIONS	DATE
Staff Comments	5/8/15
Staff Comments	7/22/15

ISSUE DATE

August 7, 2015

SHEET TITLE

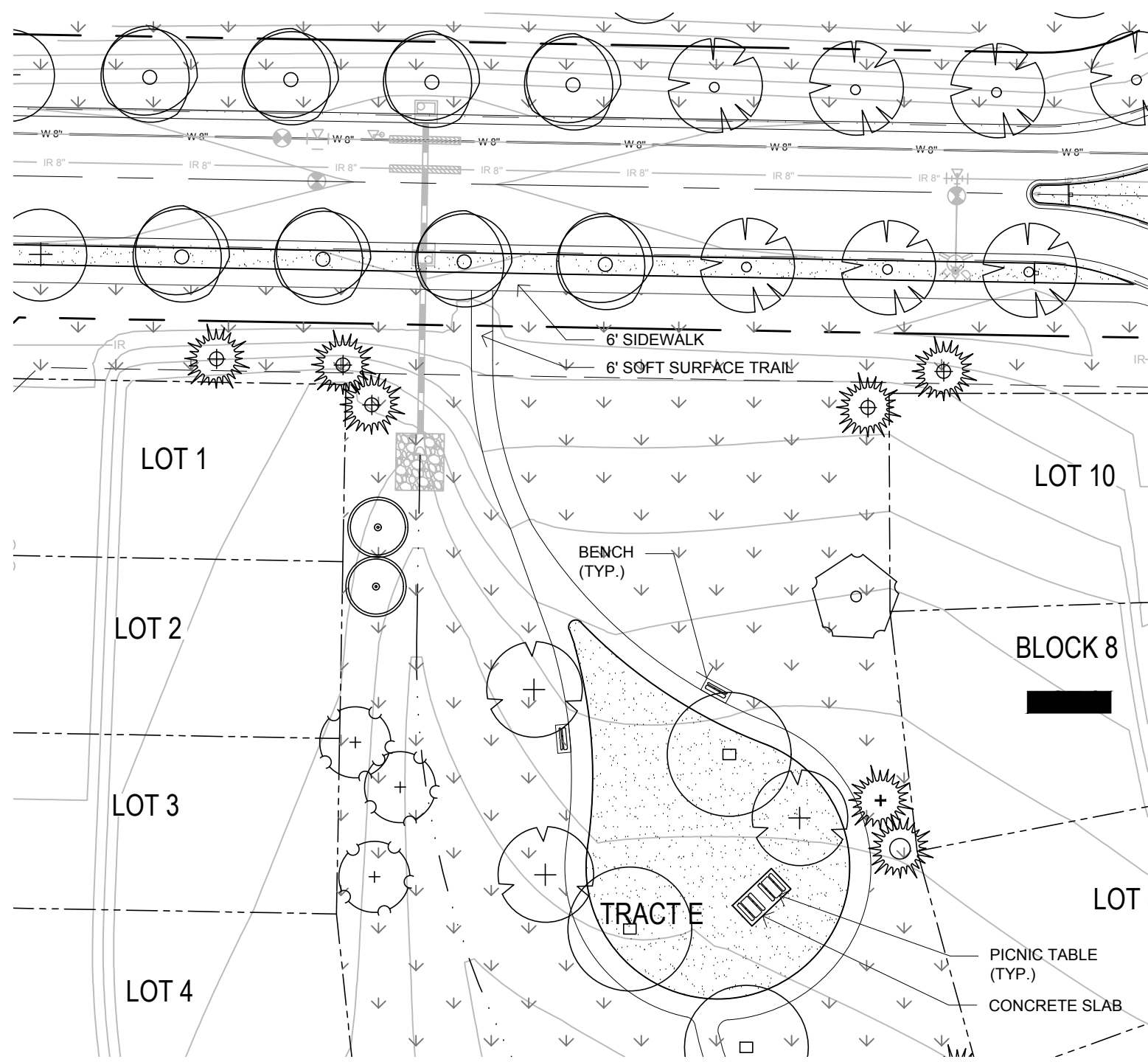
Landscape Plan

SHEET INFORMATION

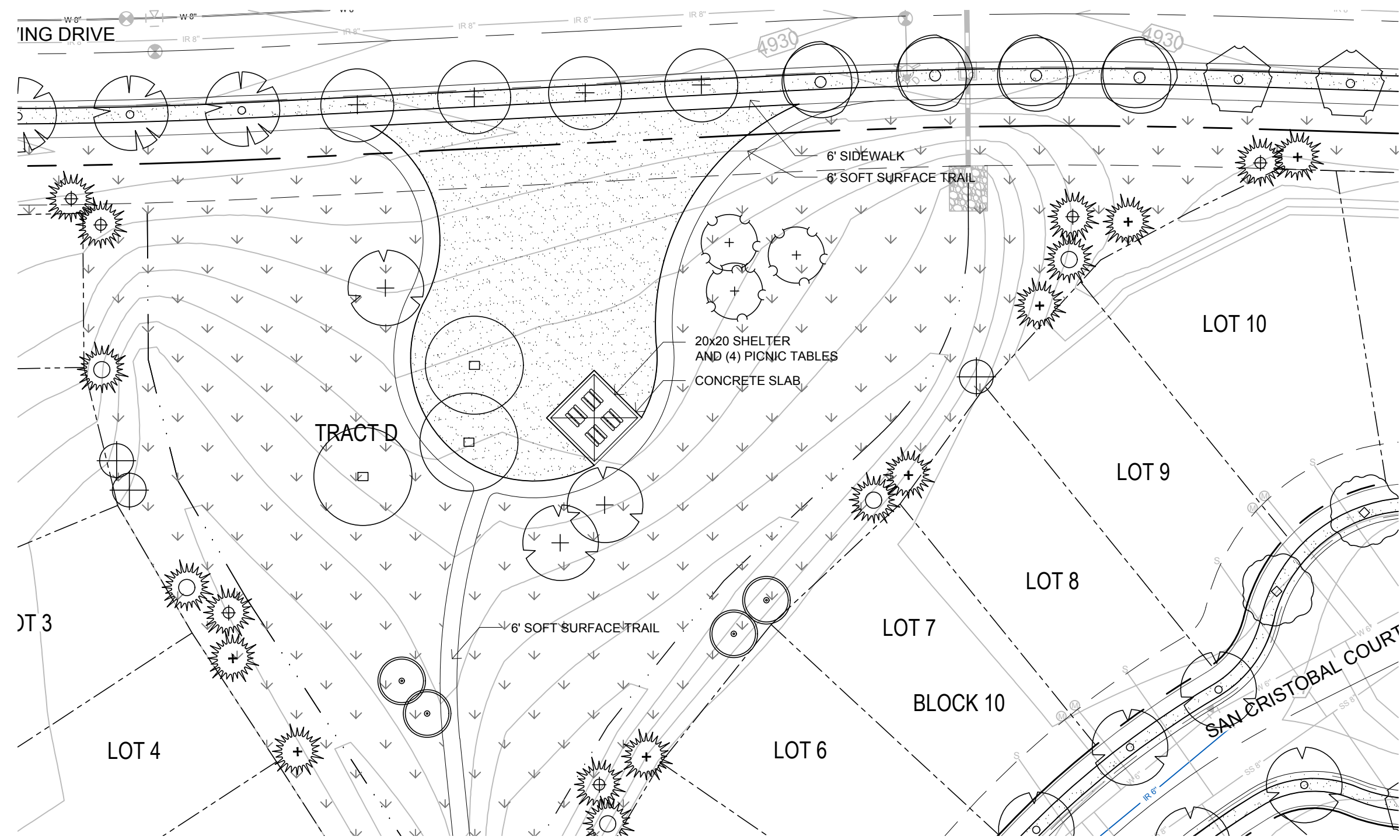
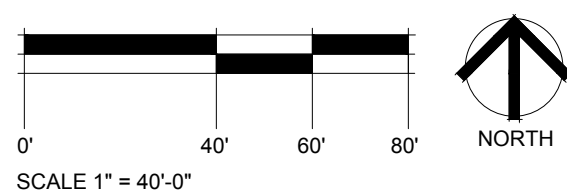
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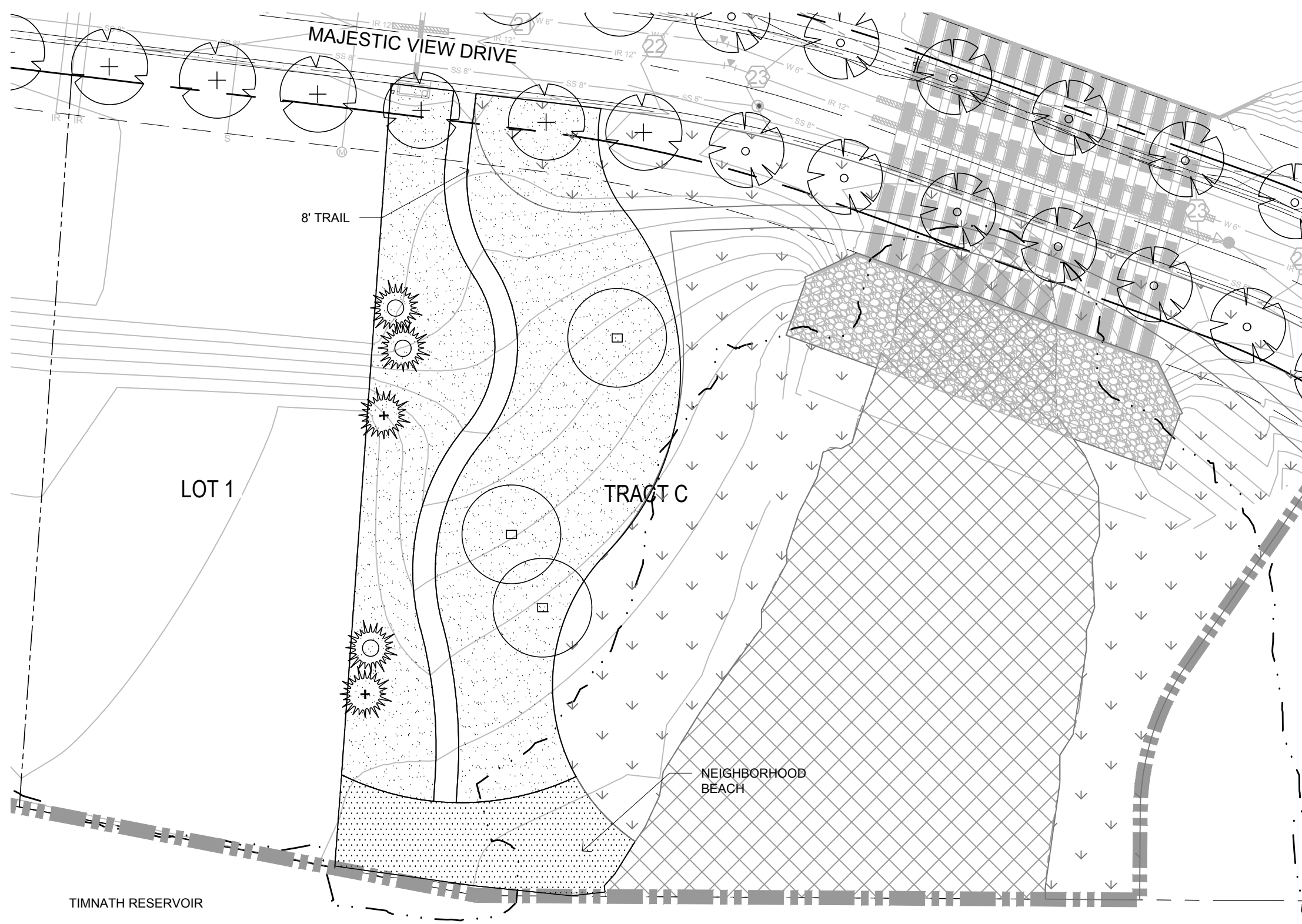
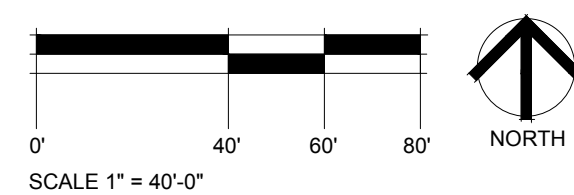




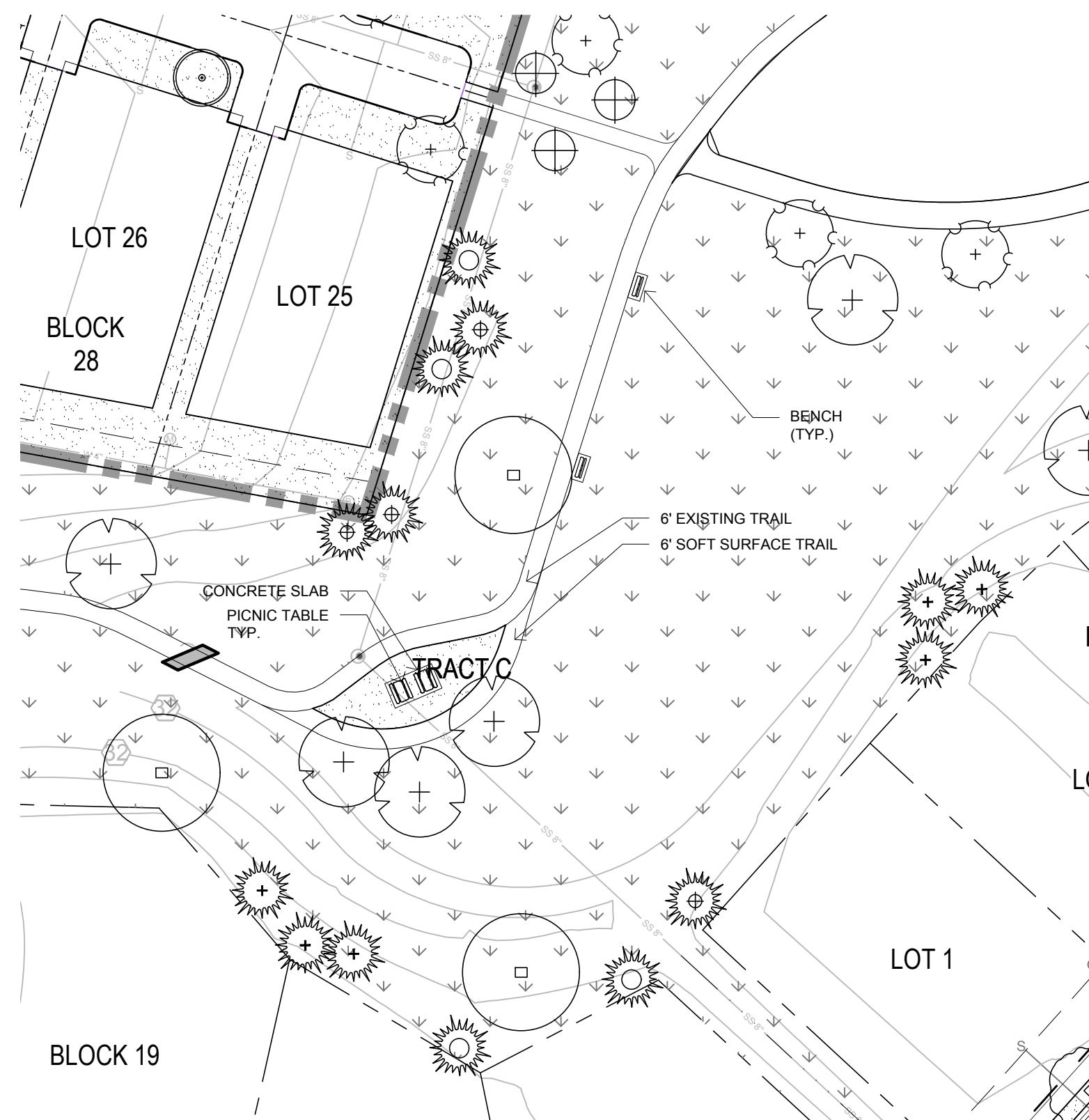
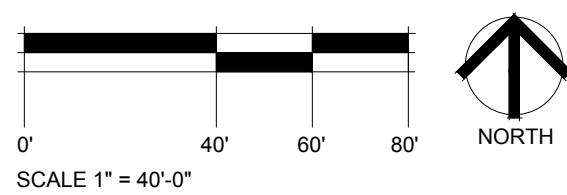
Pocket Park 1



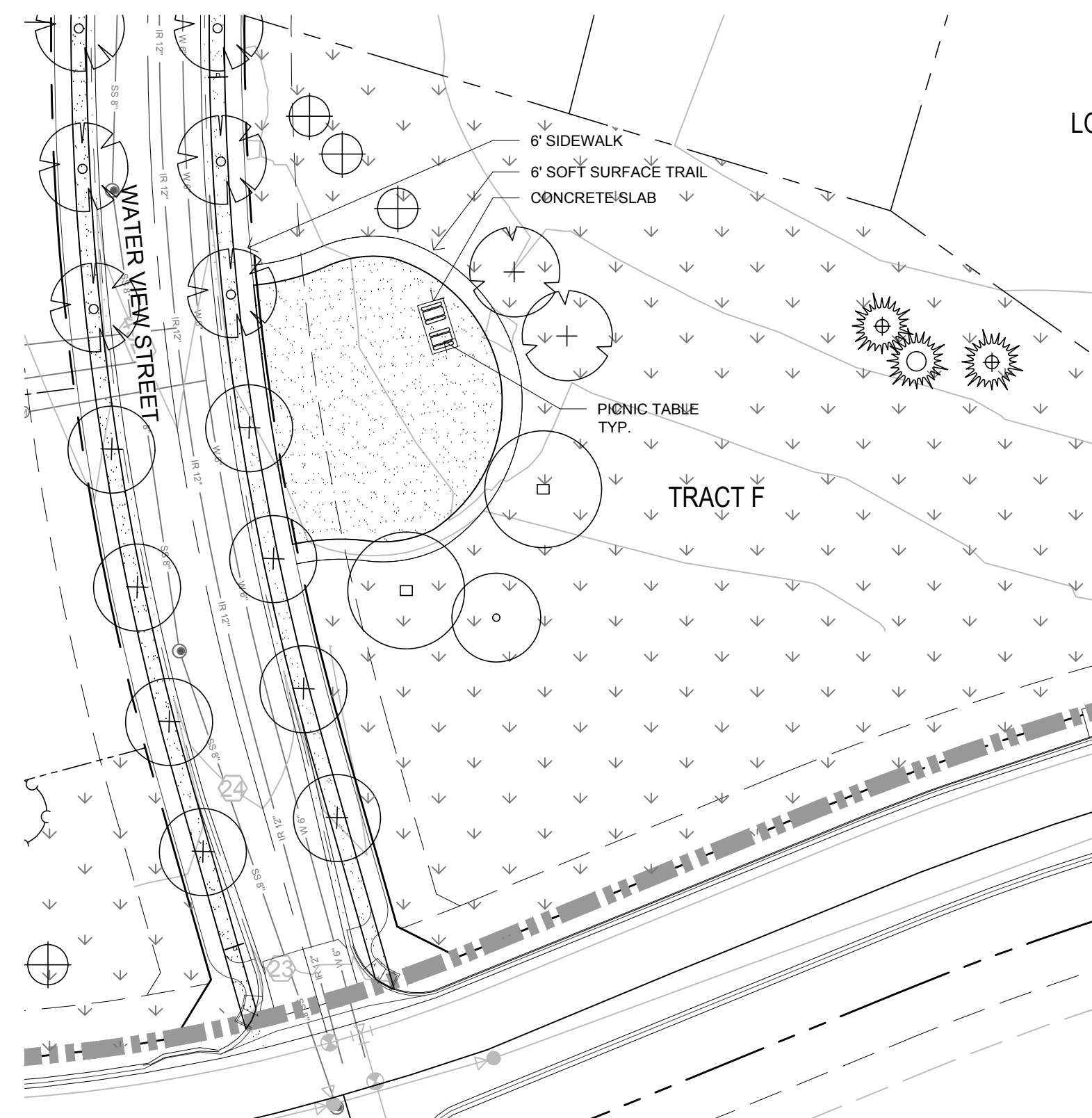
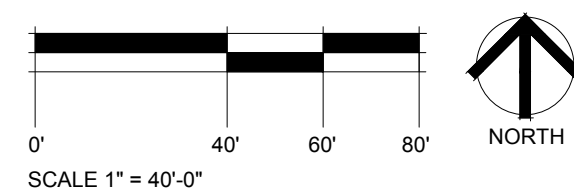
Pocket Park 2



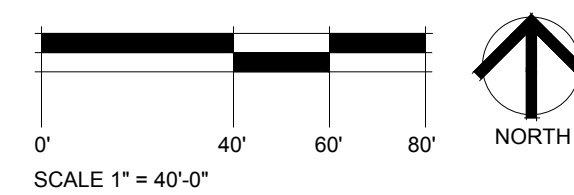
Pocket Park 3



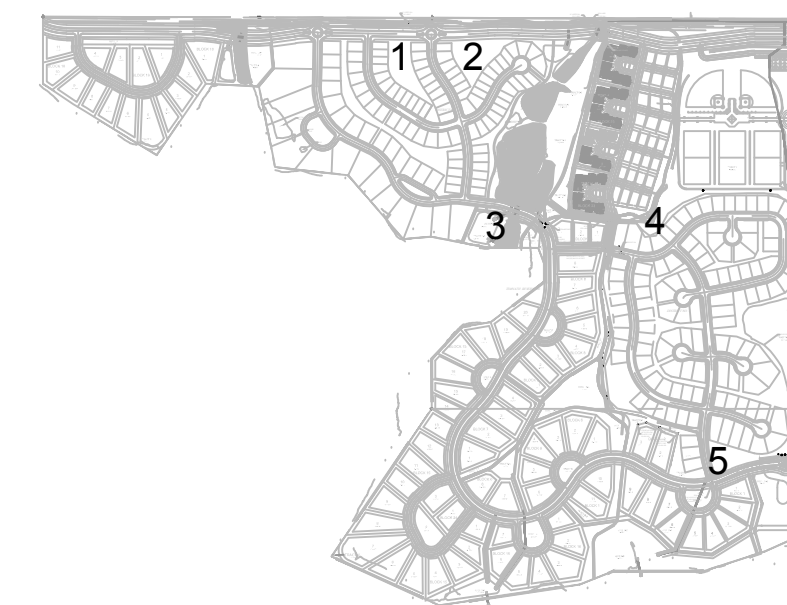
Pocket Park 4



Pocket Park 5



Pocket Park Key Map:



General Notes:

- ANY PARK SIGNS SHALL BE REQUIRED TO APPLY FOR SIGNING PERMIT.
- PROPOSED GRADES SHALL MATCH OR IMPROVE EXISTING GRADES TO PROVIDE POSITIVE DRAINAGE AWAY FROM PLAYGROUNDS AND AMENITIES WHILE PROVIDING A SMOOTH TRANSITION BETWEEN ALL ADJACENT UNDISTURBED GRADES AND PROPOSED GRADES.
- THE CONTRACTOR SHALL BE RESPONSIBLE PRIOR TO BIDDING AND CONSTRUCTION OF BECOMING AWARE OF ALL EXISTING AND PROPOSED UTILITIES, PIPES, STRUCTURES, ETC. CALL UNCC THREE DAYS BEFORE SCHEDULED WORK AT 811 OR 1-800-922-1987.
- PICNIC SHELTERS TO BE INSTALLED PER MANUFACTURER'S ENGINEERED DRAWINGS AND SPECIFICATIONS. EXACT MODEL AND COLORS TO BE APPROVED BY OWNER.
- PARK BENCH, BIKE RACK, PICNIC TABLE AND BBQ AMENITIES TO BE INSTALLED PER MANUFACTURER'S DRAWINGS AND SPECIFICATIONS. EXACT MODEL AND COLORS TO BE APPROVED BY OWNER.

SEAL

PROJECT TITLE

FINAL PLAT  
WILDWING  
SUBDIVISION

FINAL  
LANDSCAPE  
PLAN

TIMNATH, COLORADO

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SHEET TITLE

Pocket Park Enlargements

SHEET INFORMATION

SHEET NUMBER: 10

OF: 10