

**GROUND COVER LEGEND**

SYMBOL	DESCRIPTION	AMOUNT
	SOD TURF	7,417 SF
	SHREDDED WOOD MULCH	3,120 SF
	DECORATIVE ROCK	3,332 SF

**PLANT SCHEDULE**

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE
<b>DECIDUOUS TREES</b>				
	CS	7	CATALPA SPECIOSA / NORTHERN CATALPA	2.5" CAL.
	GS	5	GLEDITSIA TRIACANTHOS INERMIS 'SHADEMASTER' / SHADEMASTER HONEY LOCUST	2.5" CAL.
	TG	5	TILIA CORDATA 'GREENSPIRE' / GREENSPIRE LITTLELEAF LINDEN	2.5" CAL.
<b>ORNAMENTAL TREES</b>				
	AF	3	ACER PALMATUM 'FIREGLOW' / FIREGLOW JAPANESE MAPLE	2.5" CAL.
	GA	1	GINKGO BILOBA 'AUTUMN GOLD' / AUTUMN GOLD MAIDENHAIR TREE	2.5" CAL.
	PT	5	PRUNUS CERASIFERA 'THUNDERCLOUD' / THUNDERCLOUD PURPLE-LEAF PLUM	2.5" CAL.
<b>DECIDUOUS SHRUBS</b>				
	BO	13	BERBERIS THUNBERGII 'ORANGE ROCKET' / ORANGE ROCKET JAPANESE BARBERRY	5 GAL.
	CW	27	COTINUS COGGYGRIA 'LILLA' / LILLA DWARF SMOKE TREE	5 GAL.
	SX	14	SYRINGA X 'SMSDTL' / LITTLE DARLING LILAC	5 GAL.
<b>EVERGREEN SHRUBS</b>				
	JS	40	JUNIPERUS CHINENSIS 'SPARTAN' / SPARTAN JUNIPER	5 GAL.
	JB	12	JUNIPERUS HORIZONTALIS 'BLUE CHIP' / BLUE CHIP CREEPING JUNIPER	5 GAL.
<b>GRASSES</b>				
	CG	6	CAREX GLAUCA / BLUE SEDGE	1 GAL.
	MC	26	MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS	1 GAL.
	PH	38	PANICUM VIRGATUM 'HEAVY METAL' / HEAVY METAL SWITCH GRASS	1 GAL.
<b>PERENNIALS</b>				
	AM	17	ACHILLEA X 'MOONSHINE' / MOONSHINE YARROW	1 GAL.
	LS	11	LEUCANTHEMUM X SUPERBUM 'SHORTSTOP' / SHORTSTOP SHASTA DAISY	1 GAL.
	PA	5	PEROVSKIA ABROTANOIDES / RUSSIAN SAGE	1 GAL.
	RX	44	ROSA X 'RUIR0091A' / NITTY GRITTY™ PEACH ROSE	1 GAL.

**NOTES:**  
 ALL TREES OR SHRUBS MUST BE PLANTED AT LEAST 2' AWAY FROM UNDERGROUND ELECTRIC CONDUCTORS

**SITE CALCULATIONS**

**LANDSCAPE REQUIREMENTS**

FOUNDATION LANDSCAPING SHALL BE LOCATED ADJACENT TO ALL SIDES OF BUILDINGS WHICH FACE A PUBLIC RIGHT-OR-WAY OR INTERNAL STREET ACCESS DRIVE. 1 PLANT EVERY 3 LF OF BUILDING LENGTH

AREA/MATERIAL	ORDINANCE	REQUIRED	PROVIDED
480 LF	1 PLANT/3 LF	160	164

**PARKING LOT LANDSCAPING**

ONE 2.5" SHADE TREE FOR EVERY LANDSCAPE ISLAND. MIN 50% OF LANDSCAPE ISLAND BE PLANTED. PLANTING CAN BE A MAX HEIGHT OF 30"

ORDINANCE	REQUIRED	PROVIDED
ONE TREE PER LANDSCAPE ISLAND	7	7

50% OF LANDSCAPE ISLAND SHALL BE PLANTED	50%	100%
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**PARKWAY LANDSCAPING**

PARKWAY TREES SHALL BE EVENLY SPACED AT NOT MORE THAN 40' APART AND NOT LESS THAN 4' FROM ESTABLISHED SIDEWALK LINE OF SAID STREET, EXCLUSIVE OF WIDTHS OF CURB CUTS AND THE 30-FOOT LINE OF SITE TRIANGLE AT THE INTERSECTION OF TWO (2) STREETS

AREA/MATERIAL	ORDINANCE	REQUIRED	PROVIDED
480 LF	1 TREE/40 LF	12	15

WHERE A PARKING LOT IS LOCATED ACROSS A DEDICATED PUBLIC RIGHT-OF-WAY FROM PROPERTY ZONED FOR NONRESIDENTIAL USE, LANDSCAPING SHALL BE PROVIDED ACROSS 50% OF THE PARKING LOT, EXCLUSIVE OF DRIVEWAYS, TO A MINIMUM HEIGHT OF THIRTY (30) INCHES.

AREA/MATERIAL	ORDINANCE	REQUIRED	PROVIDED
708 LF	50% OF PARKING LOT LENGTH	354 LF	465 LF



**Chick-fil-A**

Chick-fil-A  
 5200 Buffington Road  
 Atlanta, Georgia  
 30349-2998



HRGreen.com

**CHICK-FIL-A**  
 ROUTE 59 & LACROSSE LN. (IL) DTO  
 3320 S. ILLINOIS ROUTE 59  
 NAPERVILLE, IL 60564

**FSR# 05844**

**REVISION SCHEDULE**

NO.	DATE	DESCRIPTION
1	08/16/24	ISSUED FOR PERMIT

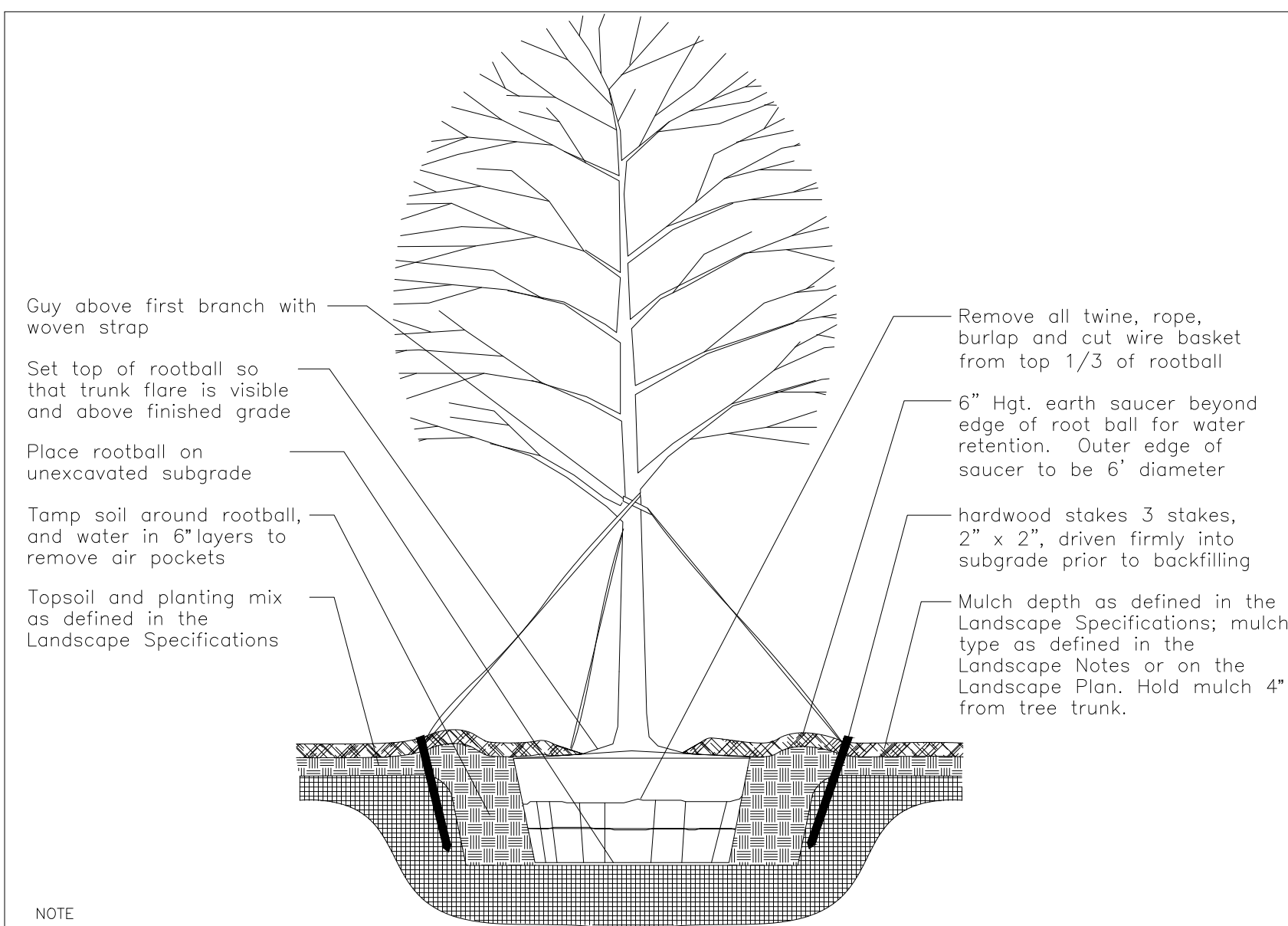


BAR IS ONE INCH ON OFFICIAL DRAWINGS  
 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY  
 0 20' 1" = 20'

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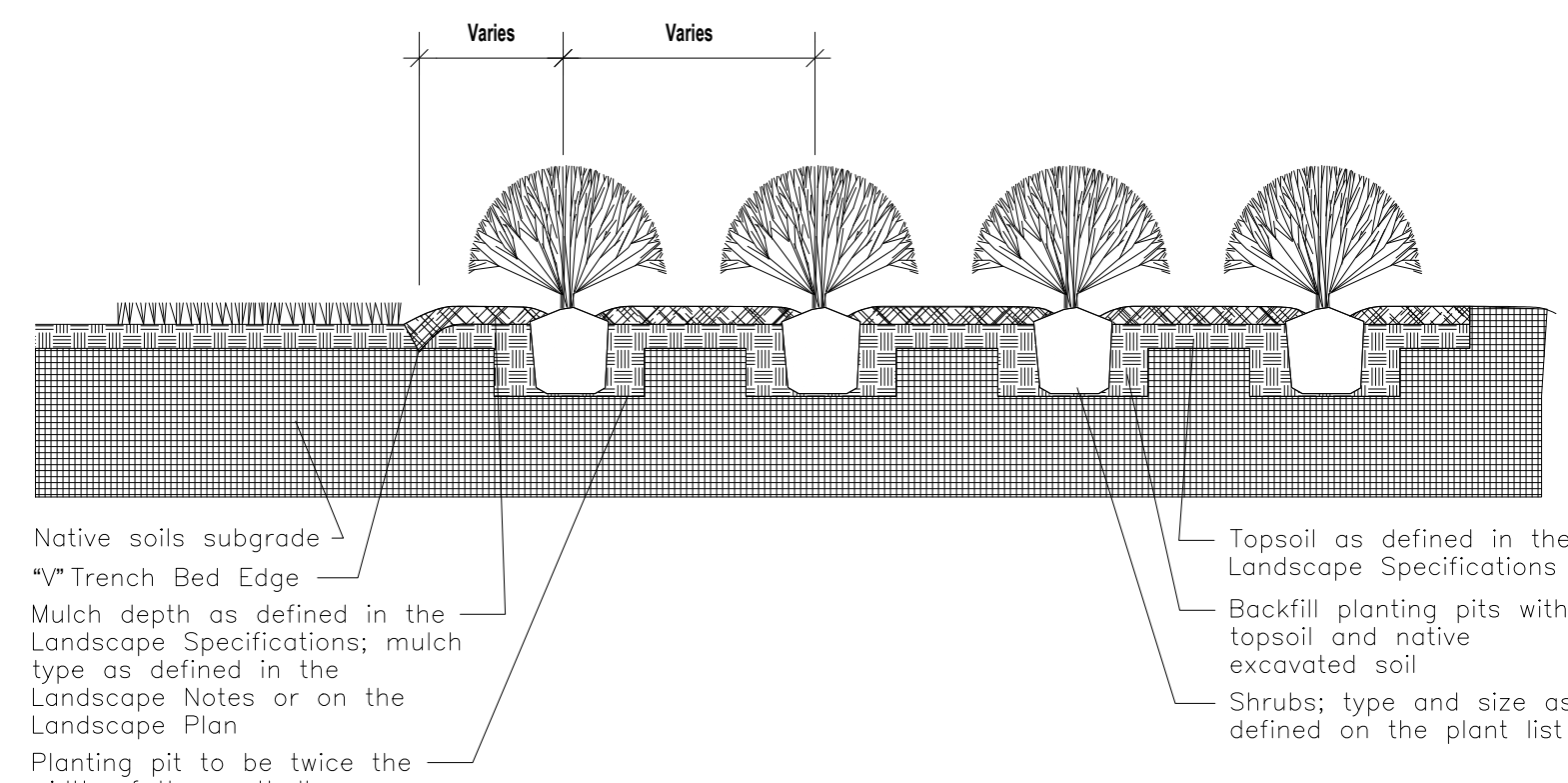
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SHEET	
LANDSCAPE PLAN	
SHEET NUMBER	
L-100	



- NOTE
- Hole to be twice the width of the rootball.
  - Do not heavily prune tree at planting; Prune only crossover limbs, broken or dead branches; Do not remove the terminal buds of branches that extend to the edge of the crown.
  - Each tree must be planted such that the trunk flare is visible at the top of the rootball. Trees where the trunk flare is not visible shall be rejected. Do not cover the top of the rootball with soil. Mulch to be held back 4" away from trunk.
  - Remove Guy Wires and Staking when warranty period has expired (after one year).

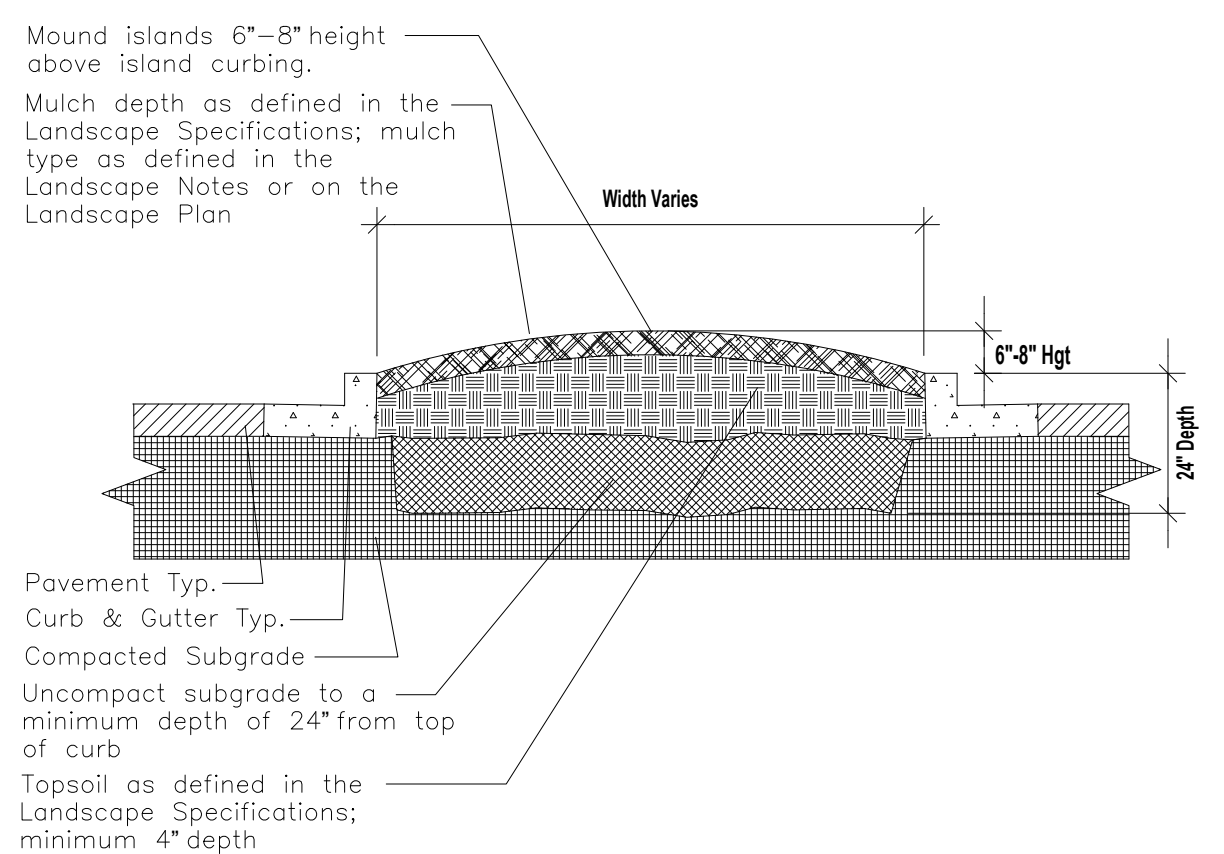
### 1 TREE PLANTING AND STAKING DETAIL

SCALE: NTS



### 2 SHRUB BED PLANTING DETAIL

SCALE: NTS



- NOTE
- Space groundcover plants in accordance with indicated spacing listed on the plant list, or as shown on the landscape plan.
  - Adjust spacing as necessary to evenly fill planting bed with indicated quantity of plants.
  - Plant to within 24" of the trunks of trees and shrubs within planting bed and to within 18" of edge of bed.

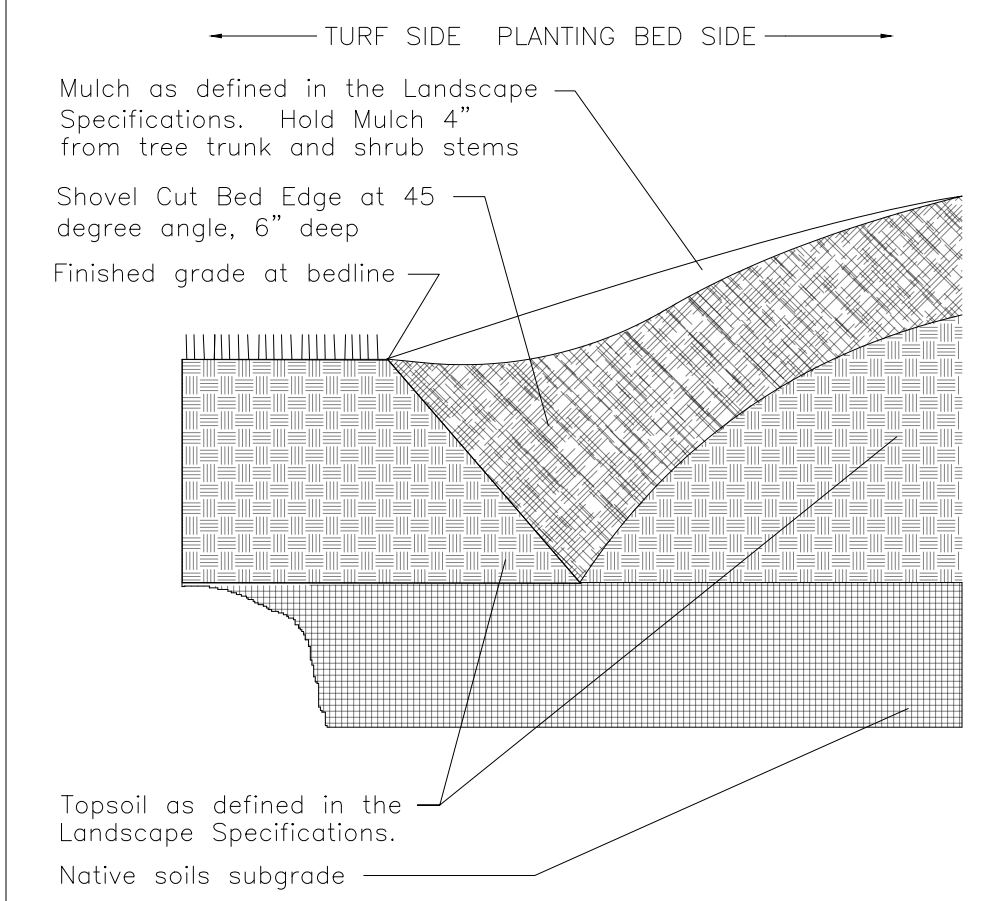
### 3 GROUND COVER PLANTING DETAIL

SCALE: NTS

- NOTE
- Clean construction debris from within landscape island areas (ie. concrete, rocks, rubble, building materials, ect), prior to installing topsoil and plant material.
  - Fracture/loosen existing subgrade to a minimum 24" depth. Remove and replace any subgrade unsuitable for planting. Once subgrade is clean of debris and loosened, add topsoil to a minimum bermed 6"-8" height above island curbing.
  - Island plant material as per the Landscape Plan.
  - Install plant material as per tree, shrub and ground cover planting details, and as defined in the Landscape Specifications.
  - Install mulch or sod as specified on the Landscape Plan, and as defined in the Landscape Specifications.

### 4 PARKING ISLAND BERMING DETAIL

SCALE: NTS



### 5 "V" TRENCH BED EDGING

SCALE: NTS

## GENERAL NOTES

- BASE MAP INFORMATION IS ACCURATE AS OF THE DATE PRINTED ON THIS PACKAGE.
- THE LANDSCAPE PLANS CONTAINED HEREIN ILLUSTRATE APPROXIMATE LOCATIONS OF ALL SITE CONDITIONS. REFER TO SURVEY, ARCHITECTURAL, CIVIL ENGINEERING, STRUCTURAL, ELECTRICAL, IRRIGATION AND ALL OTHER DRAWINGS, IF AVAILABLE, FOR ADDITIONAL DETAILED INFORMATION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR BECOMING AWARE OF AND FIELD VERIFYING ALL RELATED EXISTING AND PROPOSED CONDITIONS, UTILITIES, PIPES AND STRUCTURES, ETC. PRIOR TO BIDDING AND CONSTRUCTION. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR CONTACTING JULIE, THE COUNTY PUBLIC WORKS DEPARTMENT, THE MUNICIPALITY AND ANY OTHER PUBLIC OR PRIVATE AGENCIES NECESSARY FOR UTILITY LOCATION PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE OF APPARENT CONFLICTS WITH CONSTRUCTION AND UTILITIES SO THAT ADJUSTMENTS CAN BE PLANNED PRIOR TO INSTALLATION. IF FIELD ADJUSTMENTS ARE NECESSARY DUE TO EXISTING UTILITY LOCATIONS THEY MUST BE APPROVED BY THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY AND ALL COSTS OR OTHER LIABILITIES INCURRED DUE TO DAMAGE OF SAID UTILITIES/STRUCTURES/ETC.
- THE CONTRACTOR SHALL COMPLY WITH ALL CODES APPLICABLE TO THIS WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION WITH SUBCONTRACTORS AND OTHER CONTRACTORS OF RELATED TRADES, AS REQUIRED, TO ACCOMPLISH THE PLANTING AND RELATED OPERATIONS.
- THE CONTRACTOR SHALL COORDINATE INSTALLATION OF ALL PLANT MATERIAL WITH THE INSTALLATION OF OTHER IMPROVEMENTS SUCH AS HARDSCAPE ELEMENTS AND RELATED STRUCTURES. ANY DAMAGE TO EXISTING IMPROVEMENTS IS THE RESPONSIBILITY OF THE CONTRACTOR.
- THE CONTRACTOR IS RESPONSIBLE TO RESTORE ALL AREAS OF THE SITE, OR ADJACENT AREAS, WHERE DISTURBED BY OPERATIONS OF OR RELATED TO THE CONTRACTOR'S WORK.
- ALL SURFACE DRAINAGE SHALL BE DIVERTED AWAY FROM STRUCTURES AND NOTED SITE FEATURES IN ALL AREAS AT A MINIMUM OF 2% SLOPE OR AS SHOWN ON THE CIVIL ENGINEERING PLANS. ALL AREAS SHALL POSITIVELY DRAIN AND ALL ISLANDS SHALL BE CROWNED 1" IN HEIGHT PER 1' IN ISLAND WIDTH.
- THE CONTRACTOR SHALL STAKE ALL TREE LOCATIONS AND THE PERIMETER OF SHRUB/PERENNIAL BEDS PRIOR TO INSTALLATION AND CONTACT THE OWNER'S REPRESENTATIVE FOR APPROVAL. FINAL LOCATION AND STAKING OF ALL PLANT MATERIALS SHALL BE ACCEPTED BY THE OWNER'S REPRESENTATIVE IN ADVANCE OF PLANTING.
- IF CONFLICTS ARISE BETWEEN THE SIZE OF AREAS AND PLANS, THE CONTRACTOR IS REQUIRED TO CONTACT THE OWNER'S REPRESENTATIVE FOR RESOLUTION PRIOR TO INSTALLATION.
- WHERE PROVIDED, AREA TAKEOFFS AND PLANT QUANTITY ESTIMATES IN THE PLANT LIST ARE FOR INFORMATION ONLY. THE CONTRACTOR IS RESPONSIBLE TO DO THEIR OWN QUANTITY TAKE-OFFS FOR ALL PLANT MATERIALS AND SIZES SHOWN ON PLANS. IN CASE OF ANY DISCREPANCIES, PLANS TAKE PRECEDENCE OVER CALL-OUTS AND/OR THE PLANT LIST(S).
- PLANTS ARE TO BE TYPICAL IN SHAPE AND SIZE FOR SPECIES. PLANTS PLANTED IN ROWS OR GROUPS SHALL BE MATCHED IN FORM. PLANTS SHALL NOT BE ROOT-BOUND OR LOOSE IN THEIR CONTAINERS. HANDLE ALL PLANTS WITH CARE IN TRANSPORTING, PLANTING AND MAINTENANCE UNTIL INSPECTION AND FINAL ACCEPTANCE. FIELD COLLECTED MATERIAL SHALL NOT BE USED UNLESS APPROVED BY THE OWNER'S REPRESENTATIVE.
- SHREDDED HARDWOOD MULCH, FERTILIZING, AS SPECIFIED, STAKING, WATERING AND ONE (1) YEAR PLANT WARRANTY FOR INSTALLED PLANT MATERIAL, SHALL BE CONSIDERED INCIDENTAL TO THE PLANT ITEMS.
- MUSHROOM COMPOST SHALL BE FINELY SCREENED, HOMOGENOUS, DECOMPOSED ORGANIC MATERIAL SUITABLE FOR HORTICULTURAL USE. MIX THOROUGHLY IN PLANT BED BEFORE INSTALLING PLANTS.

### LANDSCAPE NOTES

- LANDSCAPE CONTRACTOR TO READ AND UNDERSTAND THE LANDSCAPE SPECIFICATIONS (SHEET L-103) PRIOR TO FINALIZING BIDS. THE LANDSCAPE SPECIFICATIONS SHALL BE ADHERED TO THROUGHOUT THE CONSTRUCTION PROCESS.
- CONTRACTOR RESPONSIBLE FOR LOCATING AND PROTECTING ALL UNDERGROUND UTILITIES PRIOR TO DIGGING.
- CONTRACTOR RESPONSIBLE FOR PROTECTING EXISTING TREES FROM DAMAGE DURING CONSTRUCTION.
- ALL PLANTING AREAS SHALL BE CLEANED OF CONSTRUCTION DEBRIS (IE. CONCRETE, ROCK, RUBBLE, BUILDING MATERIALS, ETC.) PRIOR TO ADDING AND SPREADING OF THE TOPSOIL.
- ALL SHRUBS BEDS (EXISTING AND NEW) TO BE MULCHED WITH A 3 INCH MINIMUM LAYER OF DOUBLE SHREDDED HARDWOOD MULCH.
- ALL ANNUAL AND PERENNIAL BEDS TO BE TILLED TO A MINIMUM DEPTH OF 12 INCHES AND AMENDED WITH 4 INCHES OF ORGANIC MATERIAL. MULCH PLANTED ANNUAL AND PERENNIAL BEDS WITH 2 INCH DEPTH OF MINI NUGGETS.
- PLANTING HOLES TO BE DUG A MINIMUM OF TWICE THE WIDTH OF THE SIZE OF THE ROOT BALL OF BOTH SHRUB AND TREE. BACK TO BE A MIX OF 4 PARTS TOPSOIL AND 1 PART ORGANIC SOIL CONDITIONER (IE. NATURE'S HELPER OR PRO MIX). BACKFILL AND TAMP BOTTOM OF HOLE PRIOR TO PLANTING SO TOP OF ROOT BALL DOES NOT SETTLE BELOW SURROUNDING GRADE.
- EXISTING GRASS IN PROPOSED PLANTING AREAS TO BE KILLED AND REMOVED AND AREA TO BE HAND RAKED TO REMOVE ALL ROCKS AND DEBRIS LARGER THAN 1 INCH IN DIAMETER PRIOR TO PLANTING SHRUBS.
- ANY EXISTING GRASS DISTURBED DURING CONSTRUCTION TO BE FULLY REMOVED, REGRADED AND REPLACED. ALL TIRE MARKS AND INDENTIONS TO BE REPAIRED.
- SOIL TO BE TESTED TO DETERMINE FERTILIZER AND LIME REQUIREMENTS AND DISTRIBUTED PRIOR TO LAYING SOD.
- SOD TO BE DELIVERED FRESH (CUT LESS THAN 24 HOURS PRIOR TO ARRIVING ON SITE), LAID IMMEDIATELY, ROLLED, AND WATERED THOROUGHLY IMMEDIATELY AFTER PLANTING. EDGE OF SOD IS TO BE "V" TRENCHED.
- ALL CHANGES TO DESIGN OR PLANT SUBSTITUTIONS ARE TO BE AUTHORIZED BY THE LANDSCAPE ARCHITECT.
- ALL LANDSCAPING SHALL BE INSTALLED IN CONFORMANCE WITH ANSI Z60.1 THE "AMERICAN STANDARD FOR NURSERY STOCK" AND THE ACCEPTED STANDARDS OF THE AMERICAN ASSOCIATION OF NURSERYMEN.
- THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANTS INSTALLED FOR ONE FULL YEAR FROM DATE OF ACCEPTANCE BY THE OWNER. ALL PLANTS SHALL BE ALIVE AND AT A VIGOROUS RATE OF GROWTH AT THE END OF THE GUARANTEE PERIOD. THE LANDSCAPE CONTRACTOR SHALL NOT BE RESPONSIBLE FOR ACTS OF GOD OR VANDALISM.
- ANY PLANT THAT IS DETERMINED DEAD, IN AN UNHEALTHY OR UNSIGHTLY CONDITION, LOST ITS SHAPE DUE TO DEAD BRANCHES OR OTHER SYMPTOMS OF POOR, NON-VIGOROUS GROWTH SHALL BE REPLACED BY THE LANDSCAPE CONTRACTOR.
- GENERAL CONTRACTOR IS RESPONSIBLE FOR ADDING A MIN OF 4" OF CLEAN FRIABLE TOPSOIL IN ALL PLANTING BEDS AND ALL GRASSED AREAS. GRADED AREAS TO BE HELD DOWN THE APPROPRIATE ELEVATION TO ACCOUNT FOR TOPSOIL. SEE SPECIFICATIONS FOR REQUIRED TOPSOIL CHARACTERISTICS.
- IN ALL PARKING LOT ISLANDS, THE GENERAL CONTRACTOR IS RESPONSIBLE TO REMOVE ALL DEBRIS, FRACTURE/LOOSEN SUBGRADE TO A MIN. 24" DEPTH. ADD TOPSOIL TO A 6"-8" BERM HEIGHT ABOVE ISLAND CURBING; REFER TO LANDSCAPE SPECIFICATIONS AND LANDSCAPE ISLAND DETAIL.
- PRIOR TO BEGINNING WORK, THE LANDSCAPE CONTRACTOR SHALL INSPECT THE SUBGRADE, GENERAL SITE CONDITIONS, VERIFY ELEVATIONS, UTILITY LOCATIONS, IRRIGATION, APPROVE TOPSOIL PROVIDED BY GENERAL CONTRACTOR AND OBSERVE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE DONE. NOTIFY GENERAL CONTRACTOR OF ANY UNSATISFACTORY CONDITIONS, AND WORK SHALL NOT PROCEED UNTIL SUCH CONDITIONS HAVE BEEN CORRECTED AND ARE ACCEPTABLE TO THE LANDSCAPE CONTRACTOR.
- STAKE ALL EVERGREEN AND DECIDUOUS TREES AS SHOWN IN THE DETAILS THIS SHEET.
- REMOVE ALL STAKES AND GUYING FROM ALL TREES AFTER ONE YEAR FROM PLANTING.
- WATER THOROUGHLY TWICE IN FIRST 24 HOURS AND APPLY MULCH IMMEDIATELY.
- SITE TO BE 100% IRRIGATED IN ALL PLANTING BEDS AND GRASS AREA BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. SEE IRRIGATION PLAN FOR DESIGN.
- ALL TREE PROTECTION DEVICES TO BE INSTALLED PRIOR TO THE START OF LAND DISTURBANCE, AND MAINTAINED UNTIL FINAL LANDSCAPING.
- ALL TREE PROTECTION AREAS TO BE PROTECTED FROM SEDIMENTATION.
- ALL TREE PROTECTION FENCING TO BE INSPECTED DAILY, AND REPAIRED OR REPLACED AS NEEDED.
- NO PARKING, STORAGE OR OTHER CONSTRUCTION ACTIVITIES ARE TO OCCUR WITHIN TREE PROTECTION AREAS.
- CONTRACTOR SHALL USE CAUTION WHEN DIGGING TREE PITS IN THE VICINITY OF UNDERGROUND UTILITY LINES AND MAY NEED TO HAND DIG THE PITS IN MANY OF THESE INSTANCES.



Chick-fil-A  
5200 Buffington Road  
Atlanta, Georgia  
30349-2998



HRGreen.com

**CHICK-FIL-A**  
**ROUTE 59 & LACROSSE LN. (IL) DTO**  
3320 S. ILLINOIS ROUTE 59  
NAPERVILLE, IL 60564

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