

APPLICANT AND OWNER:

SEA COAST AT BAXTER WOODS ASSOCIATES, LLC
20 BLUEBERRY LANE FALMOUTH, ME 04105

SEA COAST AT BAXTER WOODS BUILDING - 1

Revisions	Date	Description
1	8.16.2017	CITY OF PORTLAND LEVEL III SITE PLAN SUBMIT

PLANT LIST - TREES

QTY	SYM	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
1	AC	<i>Aesculus x carnea</i> 'Briotii'	Red Horsechestnut	3" CAL.	B&B, SPRING DUG
2	AR	<i>Acer rubrum</i>	Red Maple	2 1/2"-3" CAL.	B&B, SPRING DUG
13	AS	<i>Acer saccharum</i> 'Green Mountain'	Green Mountain Sugar Maple	3"-3 1/2" CAL.	B&B
3	CC	<i>Carpinus caroliniana</i>	American Hornbeam	2 1/2" CAL.	B&B
3	HC	<i>Halesia carolina</i>	Carolina Silverbell	2 1/2" CAL.	B&B
3	PR	<i>Pinus resinosa</i>	Red Pine	6' HT.	B&B
2	PS	<i>Prunus sargentii</i> 'Pink Flair'	Sargent Cherry	2 1/2" CAL.	B&B, SPRING DUG
2	QR	<i>Quercus rubra</i>	Red Oak	3" CAL.	B&B, SPRING DUG

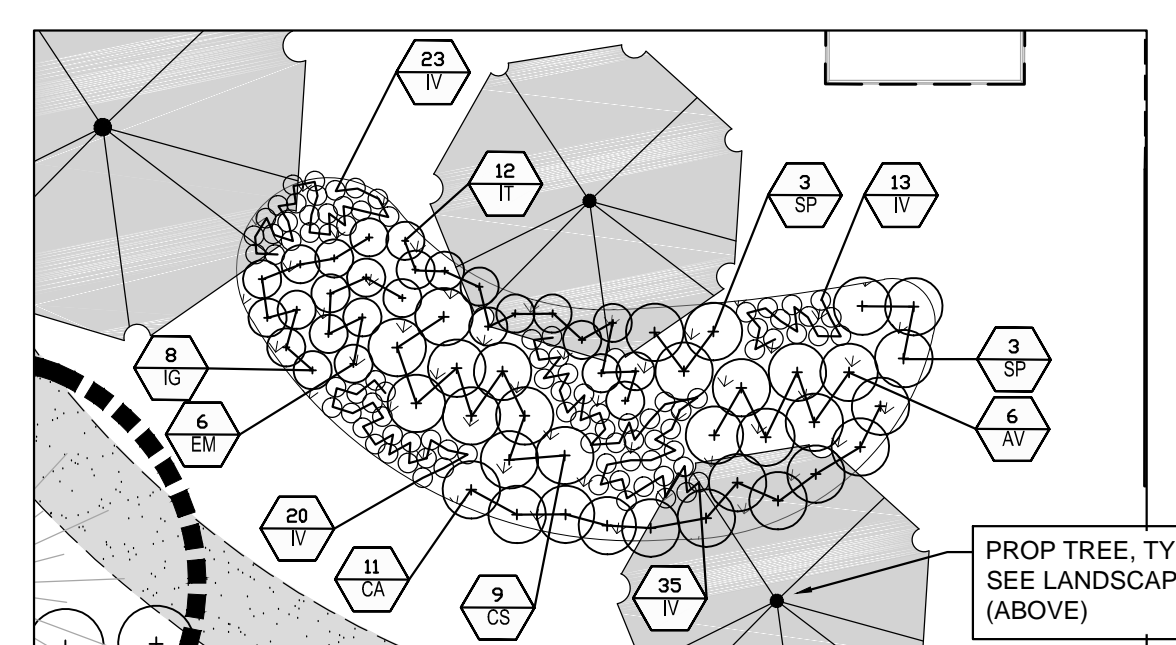
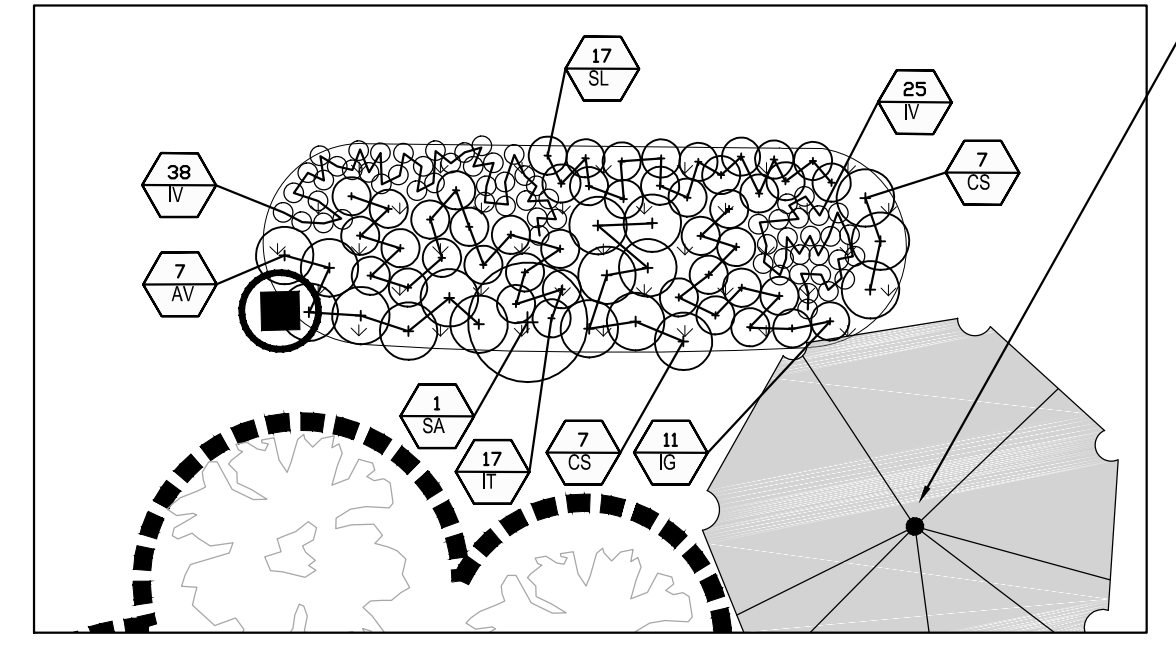
PLANT LIST - SHRUBS

QTY	SYM	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
13	AV	<i>Azalea viscosum</i>	Swamp Azalea	3' HT.	B&B
69	BG	<i>Buxus</i> 'Green Velvet'	Boxwood	# 5	CONT
25	CA	<i>Clethra alnifolia</i> 'Hummingbird'	Sweet Pepperbush	# 5	CONT
26	CAR	<i>Clethra alnifolia</i> 'Ruby Spice'	Sweet Pepperbush	# 5	CONT
19	CS	<i>Cornus sericea</i> 'Farrow'	Red Twig Dogwood	# 5	CONT
54	EF	<i>Euonymus fortunei</i> 'Longwood'	Purpleleaf Wintercreeper	# 2	CONT - 24" O.C.
22	FG	<i>Fothergilla gardenii</i>	Dwarf Bottlebrush Bush	# 5	CONT
16	HQ	<i>Hydrangea quercifolia</i> 'Snow Queen'	Oakleaf Hydrangea	# 5	CONT
4	HV	<i>Hamamelis virginiana</i>	Common Witchhazel	4-5'	B&B
19	IG	<i>Ilex glabra</i> 'Shamrock'	Inkberry Holly	# 5	CONT
29	IT	<i>Itea virginica</i> 'Little Henry'	Sweetspire	# 3	CONT
14	RA	<i>Rhus aromatica</i> 'Gro-Low'	Fragrant Sumac	# 5	CONT
6	RC	<i>Rhododendron catawbiense</i> 'Album'	Catawba Rhododendron	3-4'	B&B
15	RO	<i>Rhododendron</i> 'Olga Mezitt'	Olga Mezitt Rhododendron	2.5'-3'	B&B
8	RM	<i>Rhododendron maximum</i> 'Roseum'	Rosebay Rhododendron	3-4'	B&B
1	SA	<i>Sassafras albidum</i>	Sassafras	4-5'	CONT
17	SL	<i>Spirea latifolia</i>	Meadowsweet	# 3	CONT
6	SP	<i>Salix purpurea</i> 'Nana'	Dwarf Willow	# 3	CONT
6	VC	<i>Viburnum carlesii</i> 'Cayuga'	Mayflower Viburnum	3-4'	B&B
30	VD	<i>Viburnum dentatum</i> 'Blue Muffin'	Arrowwood Viburnum	3-4'	B&B
32	VN	<i>Viburnum nudum</i> 'Winterthur'	Smooth Viburnum	3-4'	B&B

PLANT LIST - PERENNIALS

QTY	SYM	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
68	AA	<i>Astilbe arendsii</i> 'Bridal Veil'	Astilbe	# 1	CONT - 15" O.C.
75	DP	<i>Dennstaedtia punctiloba</i>	Hayscented Fern	SF	SOD
6	EM	<i>Eupatorium maculatum</i> 'Gateway'	Joe Pye Weed	# 2	CONT
40	EP	<i>Echinacea purpurea</i> 'Cheyenne Spirit'	Coneflower	# 2	CONT - 18" O.C.
56	GM	<i>Geranium macrorrhizum</i> 'Album' or 'White Ness'	Cranesbill / Geranium	# 1	CONT - 15" O.C.
154	IV	<i>Iris versicolor</i>	Blue Flag Iris	# 2	CONT
14	SS	<i>Schizachyrium scoparium</i> 'Prairie Blues'	Little Bluestem	# 2	CONT
780	VM	<i>Vinca minor</i> 'Ralph Shugert'	Variegated Periwinkle	FLAT	STAGGER - 6" O.C.

- NOTES:
- CONTRACTOR SHALL BEGIN MAINTENANCE IMMEDIATELY AFTER PLANTING AND SHALL CONTINUE UNTIL FINAL ACCEPTANCE. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MEANS AND METHODS OF WATERING AND MAINTENANCE.
 - CONTRACTOR SHALL SUPPLY PLANTS IN QUANTITIES SUFFICIENT TO COMPLETE WORK SHOWN ON THE PLAN. ANY DISCREPANCY BETWEEN THE QUANTITIES SHOWN IN THE PLANT SCHEDULE AND THOSE REQUIRED ON THE PLAN SHALL NOT ENTITLE THE CONTRACTOR TO ADDITIONAL RENUMERATION, ANY DISCREPANCIES SHALL BE CLARIFIED WITH THE LANDSCAPE ARCHITECT PRIOR TO ORDERING PLANT MATERIAL.
 - ALL MATERIALS SHALL CONFORM TO SPECIFICATIONS OF THE AMERICAN STANDARDS FOR NURSERY STOCK (LATEST EDITION) AS SET FORTH BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
 - ALL PLANTS SHALL BEAR THE SAME RELATIONSHIP TO FINISH GRADE AS THE ORIGINAL GRADES BEFORE DIGGING.
 - THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIALS FOR ONE (1) FULL YEAR FROM DATE OF SUBSTANTIAL COMPLETION.
 - ALL PLANT MATERIALS ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT AT THE NURSERY AND AT THE SITE.
 - ALL PLANT BEDS SHALL MEET MINIMUM TOPSOIL REQUIREMENTS (SEE SPECIFICATIONS).
 - NO PLANT MATERIAL SHALL BE INSTALLED UNTIL GRUBBING, BED PREPARATION, AND FINISH GRADING HAS BEEN COMPLETED IN THE IMMEDIATE AREA.
 - ALL PLANT BEDS AND TREE WELLS SHALL HAVE A MINIMUM OF 3" OF UNIFORMLY DISTRIBUTED, DARK, SHREDDED BARK MULCH.
 - CONTRACTOR SHALL SUBMIT SOIL SAMPLE AND TEST OF TOPSOIL TO LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. SOIL ADMIXTURE SHALL BE ADDED TO EXISTING SOIL (BY CONTRACTOR) IF DEEMED NECESSARY BY SOIL TEST RESULTS.
 - ROUGH GRADING AND BED PREPARATION SHALL BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO PLANT INSTALLATION. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT 48 HOURS PRIOR TO REQUIRED SITE VISIT.
 - ALL PLANTS SHALL BE BALLED AND WRAPPED OR CONTAINER GROWN AS SPECIFIED. ALL ROOT WRAPPING AND CONTAINER MATERIAL MADE OF SYNTHETICS OR PLASTICS SHALL BE REMOVED AT THE TIME OF PLANTING.
 - ALL BROAD LEAF EVERGREEN PLANTS SHALL BE SPRAYED WITH AN ANTI-DESSICANT AT THE BEGINNING OF THEIR FIRST WINTER.
 - ALL PLANTS SHALL BE INSTALLED AS PER DETAILS AND THE CONTRACT SPECIFICATIONS. THE LANDSCAPE CONTRACTOR SHALL REFER TO THE CONTRACT SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.
 - CONTRACTOR SHALL STAKE TREES IF DEEMED NECESSARY BY THE LANDSCAPE ARCHITECT.
 - THE LANDSCAPE CONTRACTOR SHALL PROVIDE PREPARED SOIL PLANTING MIX AS PER THE CONTRACT SPECIFICATIONS.
 - THE LANDSCAPE CONTRACTOR SHALL REFER TO THE PLANT LIST AND PLANTING SPECIFICATIONS FOR SEASONAL REQUIREMENTS AND OTHER RESTRICTIONS RELATED TO THE TIME AND SEASON OF PLANTING.

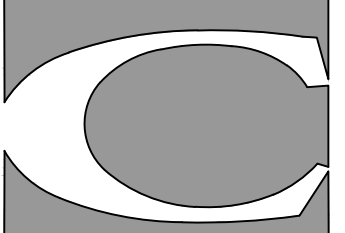


LEGEND:

(EXISTING)	(PROPOSED)
--- PROPERTY LINE	--- PROPERTY LINE
○ DECIDUOUS TREE (preserved)	--- ZONE BOUNDARY
● EVERGREEN TREE (preserved)	--- LIMIT OF WORK LINE
○ SHRUBS (preserved)	○ DECIDUOUS TREE
--- EDGE OF PAVING	● EVERGREEN TREE
--- BUILDING OUTLINE	○ SHRUBS
○ POLE LIGHT	□ BIT CONC. (ROADWAY)
○ FIRE HYDRANT	□ BIT CONC. (SIDEWALK)
○ DRAIN MH	▨ RAINGARDEN
○ SEWER MH	▨ GROUND COVER
○ UTILITY POLE	--- EDGE OF PAVING
○ SIGN	--- CURB
□ CATCH BASIN	▨ CROSSWALK STRIPING
○ CHAIN LINK FENCE	★ LIGHT
--- WROUGHT IRON FENCE	○ TRAFFIC SIGNAGE
	○ HYDRANT
	○ FENCE
	○ CATCH BASIN
	○ SEWER MANHOLE
	○ TRANSFORMER

LANDSCAPE PLAN

PERMITTING



CARROLL ASSOCIATES
LANDSCAPE ARCHITECTS
217 COMMERCIAL STREET, STE 200
PORTLAND, MAINE 04101
207.772.1952 V. F. 207.772.0112

Date: DECEMBER 14, 2016

Sheet No:

L-1.0