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BY			

CORNERSTONE
Land Associates, LLC
Civil Engineering - Land Planning
25 Dean Avenue - Dracut, MA 01826 - (978) 835-0102
kmcorsulians@comcast.net

SCALE: As Shown
DATE: May 18, 2023
PREPARED FOR:
Riverbank Properties
908 Lawrence Street
Lowell, MA 01852

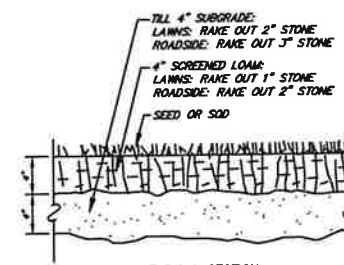
LANDSCAPE & LIGHTING PLAN
Comprehensive Permit Application
135 GREENMONT AVENUE
DRACUT, MASSACHUSETTS

JOB NO.: 2021-235
SHEET: 5 of 8

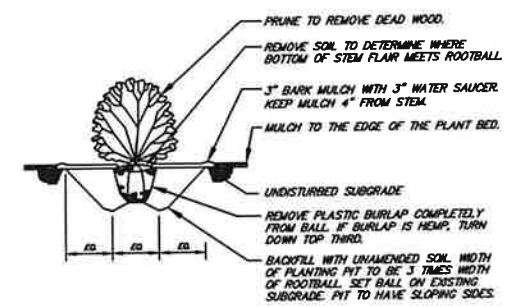
DRAWING NO.
C-105

PLANTING NOTES

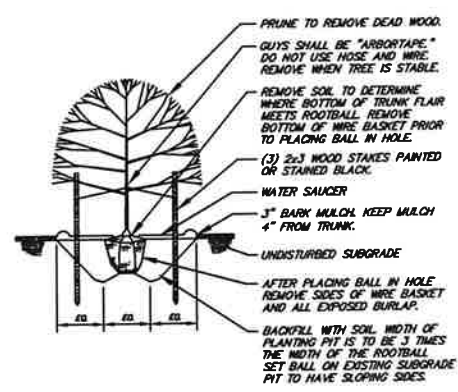
- UTILITIES:** Call Dig Safe prior to any digging or grading at the site. Landscape contractor shall review architectural/engineering plans to become thoroughly familiar with surface and subsurface utilities. Landscape contractor is to coordinate his work with the irrigation and lighting contractors.
- COMPACTED SUBGRADE:** Shall be tilled prior to the spreading of loam. Compacted loam shall be tilled prior to the spreading of seed, laying of sod, or planting of trees and shrubs. Compacted grass areas shall be aerated.
- DRAINAGE:** The landscape contractor shall insure before and after the spreading of loam that all areas will drain.
- LOAM:** Shall be clean, well drained topsoil, thoroughly raked to remove stones and debris greater than 1". Loam shall be tested for planting suitability (ph, organic matter, fertility, percolation, toxicity, etc.). At least three tests shall be taken per stockpile for consistency. If soil is found to be deficient, contractor shall provide a program of corrective actions. Compost shall be added and tilled into the soil as necessary to bring the organic content to 10% min. All plant beds shall have a minimum of 12" of loam. All lawn areas shall have a minimum of 6" of loam.
- PLANT PITS:** Shall be three root ball diameters in width, and no deeper than the plant ball. Remove soil from the top of the root ball down to the trunk flare by loosening the burlap and dig plant pit such that root flare is 1 to 2 inches above finished grade.
- PLANT SETTING:** Set plant in the hole. Cut away all visible rope and burlap. Cut away top 12" of wire baskets.
- BACKFILL:** Fill hole with existing soil. Amend with loam or organic matter if excessively sandy or of poor quality. When backfilling is half complete, fill pit with water and allow to drain to remove air pockets. Complete backfilling leaving the root flare exposed.
- MYCOR:** Mix mycor tree saver into top 6" of soil adjacent to the root ball at the rate of 1 packet per caliper inch of trunk or 1 packet per foot of root ball diameter.
- WATER-HOLDING SAUCER:** Shall be built up around the plant pit. Flood with water for 5 minutes immediately after planting.
- WATERING:** Water plants once a day for the first week and once a week for the first planting season. Water at the rate of five gallons per shrub and 10 gallons per tree.
- STAKES AND TREE WRAP:** The landscape contractor shall be wholly responsible for stability and plumb condition of all trees and shrubs and shall be responsible for any damage caused by instability of any plant materials. Stakes and tree wrap shall be removed in the spring prior to final acceptance and release of the guarantee.
- MULCH:** Mulch areas around proposed trees and shrubs and all plant beds with 3" shredded bark mulch. Do not mulch against trunks and stems.
- PRUNING:** Remove all dead, broken and damaged branches.
- GUARANTEE:** All plants shall be guaranteed for one full year from date of acceptance.



LAWN PLACEMENT
NOT TO SCALE



SHRUB PLANTING
NOT TO SCALE



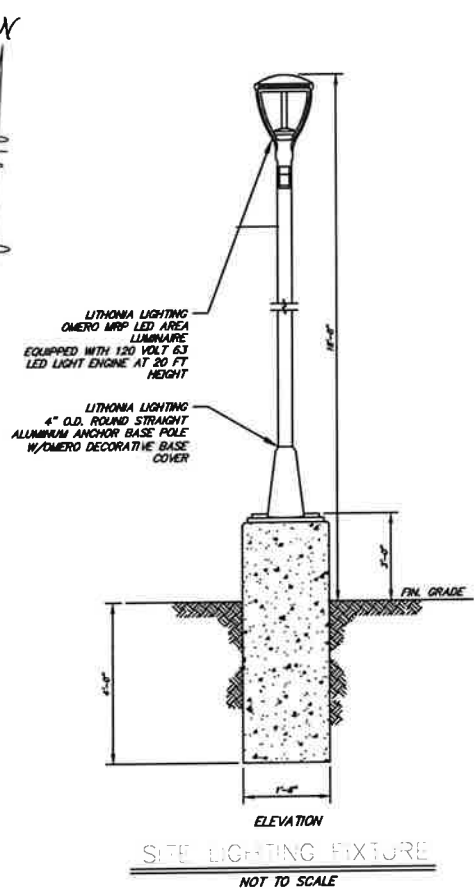
DECIDUOUS TREE PLANTING
NOT TO SCALE

LEGEND

- Bird's-foot Trefoil
- Silky Dogwood
- Juniper
- Inkberry
- Aspen
- Gray Birch
- Red Maple
- Silver Birch
- Plum

PLANT LIST

QTY.	SIZE	COMMON NAME	BOTANICAL NAME
TREES & SHRUBS			
2	1.5-2"	Purple Leaved Plum	<i>Prunus cerasifera</i> 'Thundercloud'
3	1.5-2"	Silver Maple	<i>Acer saccharinum</i>
8	1.5-2"	Red Maple	<i>Acer rubrum</i>
5	1.5-2"	Gray Birch	<i>Betula populifolia</i>
12	24-36"	Silky Dogwood	<i>Cornus amomum</i>
14	24-36"	Dense Inkberry	<i>Ilex gabra</i>
15	18-24"	Bar Harbor Juniper	<i>Juniperus communis</i>
30	4-5'	Mission Arborvitae	<i>Thuja occidentalis</i> 'Techni'
PERENNIALS			
16	2 gal.	Black Eyed Susan	<i>Rudbeckia fulgida</i> 'Goldstrum'
33	5 gal.	Tufted Hair Grass	<i>Deschampsia caespitosa</i>
11	5 gal.	Birdsfoot Trefoil	<i>Lotus Corniculatus</i>



- 0.5 FT CANDLE WATT
- 1.0 FT CANDLE WATT
- 2.0 FT CANDLE WATT

APPROVED DRACUT ZONING BOARD OF APPEALS

SIGNATURE _____ DATE _____

"I certify that this plan conforms to the Rules and Regulations of the Registers of Deeds of the Commonwealth of Massachusetts."

Signature _____ Date _____

Notice of Appeals

I, _____ being the Town Clerk of the Town of Dracut, hereby certify that notice of this plan has been received and recorded at this office on _____ and no appeal of such has been received during the twenty days next.

Town Clerk _____ Date _____

Site Plan

SCALE: 1 in. = 30 ft.

