

PLANTING LEGEND					
QTY	BOTANICAL NAME	COMMON NAME	TYPE	SIZE	
<b>TREES</b>					
104	Sabal Palmetto	Sabal Palm	Palm	12' G.T.	Min. of 18" Caliper Clean, New Trunks, Matching (35) J-Palms Clumps
<b>SHRUBS</b>					
157	Conradina coccinea	Beach Heather	Shrub	1 Gallon	Full Plants
13	Podocarpus macrophylla Maki	Maki Japanese Yew	Shrub	15 Gallon	48" Hl. Min. x 24" Spread Full matching plants
43	Serenoa repens 'Silver Sor'	Silver Sor Palmetto	Shrub	7 Gallon	Full matching plants
130	Zamia maritima	Card Board Palm	Palm	3 Gallon	Full matching plants
<b>GROUNDCOVERS &amp; GRASSES</b>					
90	Buallardia aristata	Blanket Flower	Grnd	1 Gallon	Plant 18" centers "Cluster"
520	Hydrocotyle bonariensis	Penny Wort	Grnd	4" Pots	Plant randomly 15" to 20" centers "Cluster"
240	Schizochyrium scoparium	Bluestem	Grnd	3 Gallon	Plant randomly 3 per Symbol "Cluster"
29	Tripsacum floridana	Dwarf Fakaholee Grass	Grnd	3 Gallon	30" on centers
1520	Uniola paniculata	Sea Oats	Grnd	4" Pots	Plant 15" centers
420	Stenotaphrum secundatum	St. Augustine Sod "Palmetto"	Grnd	Solid Sod	Solid Sod All areas to receive sod as well as all disturbed areas

Landscape Contractor is responsible for the actual plant counts on the plan as per symbol and spacing of the plants. The legend is for plant identification and specification and not for actual plant counts.

**NOTE:**  
Contractor shall provide 100% irrigation coverage to all newly planted areas. Reference sheet L-02 for specifications.

**Project Notes:**  
Site Contractor is responsible for all site work, demolition, rough grading, final grading and following work specified in the following Earthwork. **NOTE:** All Utilities along East Property Line need to be installed a min. depth of 3 feet (36") and along edge of pavement and ? or properly line to allow room for palm root balls. Plant palms along East property line to avoid utilities. All plantings need to work around new drainage inlets and piping.

**Earthwork:**  
**PART 1 GENERAL**  
Description—Furnish all labor, materials and equipment necessary to complete the removal and placement of topsoil.

Related work specified elsewhere: Trees, Shrubs, groundcover, Sodding and Irrigation (See L-2.0)

**PART 2 PRODUCTS:**  
**Topsoil**— Topsoil (Approved soil for Area) is to be matching sand that is natural, fertile and friable possessing the highest quality found in area. The sand will be beach compatible and appropriate for dune vegetation and for the Alabama beach mouse. The sand shall be obtained from natural, well drained areas and free of growth or reproductive parts or noxious weeds. Sand shall be without admixture of subsoil unless approved by Landscape Architect. The Sand shall not contain stones, stumps, roots or similar substances. Sand will be sifted and clean of debris. Quality of the Sand shall be approved by the landscape Architect. Sand shall not be stripped, collected or deposited while wet.

**PART 3 EXECUTION**  
**General Excavation**— This shall include the areas on which pavement have been removed for planting areas showing unacceptable soil for good plant growth. Remove unacceptable materials such as clay, asphalt, brick, concrete, glass, wood-products and metals to a depth of the original soil elevation prior to construction and site disturbance and back filling.

Take soil test and treat soil as per recommendation by soil testing laboratory. Use John Deere Landscapes, Inc. or equal as the testing laboratory.

Locate benchmarks and other reference points for final elevations for topsoil. Notify the Landscape Architect of any discrepancies in indicated reference points.

Place a minimum of 4" of approved Sand over planted and grass areas according to elevations set forth on grading plans (See Civil Drawings). The finished surface shall be reasonably smooth, compacted, free from irregular surface changes and ready for planting. The degree of finish shall be that ordinarily obtainable from a blade grader. The finished surface shall not be more than .15 foot above or below the established grade and .08 feet below final grades along curbs and sidewalks. The final grade shall be inspected and approved by Landscape Architect.

**Clean-up**— Remove all debris and excess materials from the project site. Remove all protective barricades.

**U.S. Fish and Wildlife Service Dune Planting Guidelines**  
**PART 1 DUNE RESTORATION and BEACH MOUSE HABITAT:**

**Plantings:**—Dune Plantings found on Alabama beaches establish best if planted from nursery grown plants. They recommend using an anti-desiccant planting gel and slow release fertilizer with each nursery plant following these guidelines for best results in restoring or creating new dune plantings in the Alabama Gulf Coast Area. Ideal seasons for planting are fall and spring, specifically, October and March.

- Planting Guide Lines:**
- On Planting day, prepare Terra-sorb/fertilizer mix:
    - Place about 8 oz of dry Terra-sorb gel into the bottom of a 5 gallon bucket.
    - Fill bucket 2/3 to 3/4 full of water.
    - Wait 20-30 minutes for gel to fully expand, the mix looks like crushed ice when ready.
    - If gel is too soupy after 20 minutes, add a little more gel and stir. Wait 20 more minutes before adding more gel to get the correct consistency.
    - Once gel has fully expanded, add about 8 oz of slow release fertilizer, such as Osmocote 19-6-12 NPK ratio. Mix well until fertilizer is evenly distributed in the gel.

- On planting day, prepare Terra-sorb/fertilizer mix to the bottom of each hole, 1-2 oz for 4" Pot plants and more for larger plants.
- Scoop out hole in sand deep enough to leave a least 1/3 of the leaves (Sea Oats) and other grasses exposed.
- Add 6-8 oz of Terra-sorb gel/fertilizer mix to bottom of hole, 1/2 oz more for larger plants.
- Cover roots wads with at least 2'-3" of wet sand.
- Fill in the remainder of the hole to cover the plant leaving about 1/3 of the green leaves (Sea Oats) exposed.

The planting operations will be inspected and approved by Landscape Architect.

**Clean-up**— Remove all debris and excess materials from the project site. Remove all protective barricades.

**Mulch Plantings for Vegetation and Alabama Beach Mouse Habitat**

**PART 2 PRODUCTS:**  
**Mulch**— Only approved sand that is matching and is natural, fertile and friable possessing the highest quality found in area. The sand will be beach compatible and appropriate for dune vegetation and for the Alabama beach mouse. The sand shall be obtained from natural, well drained areas and free of growth or reproductive parts or noxious weeds. Sand shall be without admixture of subsoil unless approved by Landscape Architect. The Sand shall not contain stones, stumps, roots or similar substances. Sand will be sifted and clean of debris. Quality of the Sand shall be approved by the landscape Architect. Sand shall not be stripped, collected or deposited while wet.

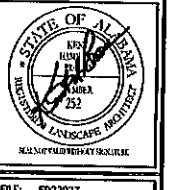


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DATA
SCALE:
FILE NAME:

REVISIONS



FILE: FD22027  
DATE: DECEMBER 27, 2022  
**L-1.0**  
Landscape Plan

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FILE: F022027  
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**L-2.0**  
 Landscape Specifications

**PROJECT NOTES:**

**LANDSCAPE PLANTING FOR BEACH MOUSE HABITAT**

Match all palms, shrubs and groundcovers with clean approved sand.  
 Borm all planting islands a minimum of 16.75% slope. (9" rise in 4')

The landscape contractor shall verify all existing conditions, elevations and site elements prior to bidding. The contractor shall obtain all proper permits/licenses and the locations prior to commencing work. The contractor is responsible for the installation of the plan and the integrity of the design, workmanship and materials.

Soil test required for existing soil and soils from off-site sources. Soil for planting areas shall be amended per soil test recommendations. Samples should be taken in advance so ample time can be given for testing and results evaluation.

Any discrepancies in the planting plan shall be brought to the attention of the architect so a prompt decision can be made. All workmanship and materials are to be guaranteed for a period of one full year (12 months), upon final acceptance of the project in writing by the Architect.

The property owner shall submit for approval, the plans to the county and the city that has jurisdiction over this property for the approval of the landscape planting.

The landscape contractor shall touch up the landscape planting and review the irrigation system after all the other contractors are completed with their work.

The contractor shall furnish, erect and maintain barricades, warning signs, lights and other traffic control devices in conformity with the Federal Highway Administration manual on uniform traffic control devices for streets and highways, latest edition. Contractor is responsible for maintaining proper traffic control for public safety adjacent to construction site.

All adjacent material buffers shall be undisturbed during construction. Prior to construction these areas and any tree protection devices/barricades shall be erected to prevent any damage or disturbance.

The Contractor is Responsible For the Actual Plant Counts On Plan. The Plant Legend is only for reference.

**SPECIFICATIONS:**

**SECTION 1. TREES, SHRUBS AND GROUND COVER**

**PART 1. GENERAL**

**Description** - Furnish all labor, material and equipment necessary to complete all planting of trees, shrubs and ground cover as indicated on the drawing and specified herein. Related work specified elsewhere: Earth work, Sodding, Underground Irrigation

**PART 2. MATERIALS**

**PLANT MAINTENANCE**  
**Quality and Size** - Plant materials should be as indicated on the drawings and as follows: Plants shall have a habit of growth that is normal for the species and shall be sound, vigorous, free from insect pests, plant diseases, and injuries. All plants shall equal or exceed the measurement specified in the plant use list, which are minimum acceptable sizes. They shall be measured before pruning, with branches in normal position. Any necessary pruning shall be done at time of planting. However, no plant supplied under this contract shall be pruned back to such an extent that it no longer meets specifications. Requirements for the measurements, branching, grading, quality, baling and burlap of plants in the plant use list generally follow the American Standards for Nursery Stock, latest Edition.

**Substitutions** - Substitutions will be permitted only upon submission of proof that any plant is not obtainable within 500 miles and by authorization of the owner or agent of a change order providing for use of the nearest equivalent obtainable size or variety of plant having the same essential characteristics with an equitable adjustment of contract price.

**Container from Plants** - Shall be healthy, vigorous plants grown for at least six months in the container. Upon examination, the root system must be completely intact showing no evidence of injury to the fibrous roots. Each plant shall meet the minimum caliper, height, or spread designated on the plant use list. All "one's" or containers must be removed before planting.

**Delivery** - Plants shall not be delivered to site prior to the time they are to be planted. All Plants will be planted within 24 hours once they arrive on site.

**Notice of Sources** - Immediately following the award of the contract the Architect shall be notified of the sources of the materials required or desired to be inspected. Landscape Contractor will submit sources, pictures and name of products to be used for approval.

**Plant Inspections** - The Contractor shall be responsible for all certificates of inspection of plant materials that may be required by Federal, State or other authorities to accompany shipment of plants. All plants must be inspected and approved before they are planted. Inspection and approval by the Architect of the plants at the place of growth or upon delivery shall be for quality, size and variety only and shall not in any way impair the right of rejection for failure to meet other requirements during the process of the work.

**PART 4. EXECUTION**

**Layout** - New planting shall be located where indicated on the plans except where obstructions below ground or overhead are encountered or where changes have been made in the field. Necessary adjustments shall be made only after approval by the Architect. Excavations shall include stripping and stocking of all acceptable topsoil (Sand) encountered within the areas to be excavated. The Contractor at his expense shall dispose of all Excavated material unacceptable for reuse.

**Planting Pits** - Minimum diameter of Palm pits shall be two (2) feet greater than the diameter of the ball, container, or spread of the roots; minimum depth as required for palms, shrubs, and other plants shall be as deep as required to allow a minimum of six inches of compacted prepared topsoil mixture under the ball of roots. Remove all materials detrimental to optimum plant growth such as: red clay, stones greater than 2" in diameter, concrete, rebar, wire, brick, mortar, asphalt and any contaminated soil. Minimum diameter of pits for shrubs and other plants shall be one foot greater than the ball container, or spread of the roots. (See L-1.0 for Additional Information)

Provide adequate pit drainage in substrate formations directed by the Architect. Test excavated plant pits to determine if sufficient drainage is present for proper plant survival. If drainage is unsatisfactory, notify Architect in writing of condition before planting in questionable areas. Contractor is fully responsible for warranty of plant materials. Any existing subsoil, construction debris, or other detrimental materials in bed areas shall be excavated to a depth of one foot and disposed of by the Contractor at his expense. Place sand to specified depth.

**Soil Preparation**  
**General** - All planting on grade except turf areas shall be done in a prepared sand plant mixture for beach mouse habitat (See L-1.0). All soil preparation material will be free of all foreign materials and insects including fire ants.

Soil shall be thoroughly settled by tamping and watering. Finished grades or prepared soil fills shall be fixed initially at an elevation 10% of the fill depths higher than the intended final elevation. Prepared soil (Approved Sand) shall be moist but not wet during planting operations.

**PART 5. SETTING OF PLANT MATERIAL**

**Setting Plants** - Unless otherwise specified, all plants shall be planted in pits, centered, and set on 6 inches of compacted soil mixture or prepared soil to such a depth that the finished grade level of the plant after settlement will be the same as that at which the plant was grown.

They shall be planted upright (plumb) and faced to give the best appearance or relationship to adjacent structures. No burlap shall be pulled out from under balls. Platforms, wire and surplus binding from top and sides of the balls shall be removed. All root bound plant material shall have their root ball cut and carefully separated in order to assure the plant optimum growth potential. Any Plant severely root bound where major roots are already growing into circular motion will be removed from the site.

Prepared soil shall be placed and compacted carefully to avoid injury to roots and to fill all voids; when the hole is nearly filled, add water as necessary and allow it to soak away. Fill the hole to finished grade. After the ground settles, additional soil shall be filled in to a level 1" below surrounding paving.

**Pruning** - Pruning shall be limited to the minimum necessary to remove injured twigs and branches. Any major pruning required for plant materials shall be approved by Architect prior to planting.

**Mulch** - Install mulch as per specifications (Clean-Approved Beach Sand).

**Clean-Up** - As planting operations proceed, all rope, wire burlap, empty containers, rocks, clods and all other debris shall be removed daily and the site shall be kept neat all times. Any excess excavated topsoil or rich loam shall be placed as directed by the Architect at the expense of the Contractor. Other excess soil shall be disposed of as directed by the Architect at the expense of the Contractor. After planting operations are finished, all paved areas shall be thoroughly cleaned by sweeping and, if necessary, power washing.

**PART 6. PLANT MAINTENANCE & GUARANTEE**

**Maintenance** - The maintenance shall begin when the planting commences and continue until substantial completion of the planting operation and written provisional acceptance in accordance with the following requirements: During the maintenance period, the Contractor shall continuously keep all plant material in a healthy growing condition by watering, weeding, cultivating, mulching, use of post emergence herbicide, replacement of dead material, resetting plants to proper grades or upright position and other necessary operations. Throughout the maintenance period, the Contractor shall keep the planting areas, sidewalks, and paved areas clean and neat.

The Contractor shall be responsible for the proper utilization of all materials, labor, and equipment and any injury to plant materials caused by the improper utilization of such material, labor and equipment during installation and maintenance periods shall be corrected and repaired by the Contractor at his own expense. At the time of substantial completion of the planting operation, an inspection will be made by the Architect. Only those plants that are alive and healthy will be accepted. Unaccepted material shall be removed and replaced by the Contractor as soon as is reasonably possible.

**PLANT GUARANTEE**

Plants shall be guaranteed for the duration of one full year (12 Months) after final inspection and written approval from Landscape Architect. Planting shall be alive and in satisfactory growth at the end of the guarantee period.

**Replacement** - At the end of the guaranty period, inspection will be made by the Landscape Architect upon written notice requesting such inspection, submitted by the Contractor of least ten (10) days before the anticipated date. Any plant required under this contract that is dead or not in satisfactory growth as determined by the Architect shall be removed from the site. These and any plants missing due to the Contractor's negligence shall be replaced as soon as conditions permit, and approved by the Architect.

**PART 7. NOTES:**

**PLANT TERM ABBREVIATIONS:**  
 O.C. On Center  
 Cal. Caliper  
 C.T. Clear trunk above ground  
 O.H. Over all height  
 Sp. Spread  
 SY Square Yards  
 SF Square Feet  
 CY Cubic Yards  
 LF Linear Feet

**SECTION 2. IRRIGATION**

**PART 1. GENERAL**

Contractor is to provide 100% irrigation coverage to all planted areas. Coordinate with landscape and electrical contractors on installation to avoid unnecessary conflicts. Pipe is to be sized as needed. Note: MINIMUM of 1" SCH 200 pipe shall be used. Provide mainline loop water supply. The irrigation contractor is to supply the Owner and the architect with an accurate "as-built" drawing in a CAD .dwg file locating the valves, mainline, irrigation controller, irrigation meter, and cut-off isolation valves.

Contractor shall hand dig all areas in right-of-way to prevent damage to trees and root systems. Any pruning of roots on existing trees shall be done by hand using sharp cutting tools such as shears or loppers for a clean smooth cut.

All irrigation ditches shall be dug and excavated by hand in all R.O.W.s and 15' from the drip line of existing trees/palms. Also, no loaders or equipment shall enter or park within these areas. Install fencing and barricades to prevent equipment from entering these areas.

The contractor shall furnish, erect and maintain barricades, warning signs, lights and other traffic control devices in conformity with the Federal Highway Administration manual on uniform traffic control devices for streets and highways, latest edition.

Contractor is responsible for maintaining proper traffic control for public safety adjacent to construction site. The contractor shall obtain all proper permits/licenses, the locations and erect barricades per tree protection specifications prior to commencing work.

**Qualifications** - Installer shall have minimum three- (3) year's experience.  
**Quality Assurance** - Manufacturer's recommendation on specific equipment. Standard plumbing practices and American Irrigation Association standards shall be completed.

**Project Conditions** - Where underground utilities exist: Location shall be verified and protected to best ability. Protection of all surfaces adjacent to work from damages or adverse effects. Damages to be restored and/or replaced at no cost to the Owner.

**Permit/Inspection/Access** - Necessary permits shall be obtained at no cost to the Owner. Required inspections with appropriate City Officials shall be coordinated respectively. All local codes and regulations shall be complied to and additional items necessary to meet local codes and standards shall be included in base cost.

**Coordination** - Steves, moans, laterals, wing, condail, etc., shall be installed at such time eliminating the need to cut or patch concrete. Flagging shall identify Head and line locations.

**PART 2. MATERIALS**

**Materials** - Robird products shall be used. Use 1800-SAW and PRS Series hoods. No substitutions of this equipment will be accepted unless arrangements have been made and approved by Owner. All planting areas will be irrigated using Rainbird Pop-up Sprays 1812 Series and Rainbird XF Drip-line tubing. Some irrigation heads may require a PVC Schedule 80 Riser painted black.  
**Pipes** - Shall comply as follows: Main shall be SCH40 and lateral lines shall be SDR 21/Class 200.  
**Risers** - Threaded Schedule 80 PVC shall be used painted black.  
**PVC Fittings** - Schedule 40 shall be used for heads, automatic valves and controller, as per drawing.  
**Manual Valves** - Rainbird PEB-PRS - size as needed.  
**Irrigation Controller** - Rainbird ESP-LX: To be located by project representative and approved by Landscape Architect.  
**Electrical Control Wire** - 18 gauge wire system irrigation wire with common.  
**Swing Joints** - Rainbird SA Swing Assemblies  
**Valve Boxes** - 10" Plastic with securable lid enclosing valves. One (1) cubic foot of gravel shall be installed in bottom of each box.

**PART 3. EXECUTION**

**Site Preparation** - Place approved soil over each ball to be planted and graded according to elevations set forth on grading plans and as directed by Landscape Architect. The finished surface shall be reasonable smooth, compacted, free from irregular surface changes, and ready for planting. The degree of finish shall be that ordinarily obtainable from a blade grader. The finished surface shall not be more than .15 foot above or below the established grade and .08 foot below final grades of curbs and sidewalks.

**Landscape** - Heads installed at proper intervals for uniform coverage of entire irrigated area. Do not overspray on to driveways, parking areas, sidewalks, utility appliances and structures.

**Pipes and Wiring** - Excavate trenches in order to install main with a minimum 18" Coverage/laterals with minimum 10" coverage. Pipe shall not be stacked, but may be placed in some trench along side each with or without control wire.  
**Back Filling** - Installed at 8" compacted depth to prevent settling.  
**Heads** - Shall be installed of proper height/grade. Heads installed in lawn area shall be placed flush with sod. Pop-ups and Risers shall be installed at uniform heights. Exposed risers shall be concealed using flat black paint.  
**Water Sources** - Irrigation Meter (concrete hole with Owner - size as needed) with backflow preventer & cut-off valve.  
**Control Valves** - Shall be installed in box flush with grade.  
**Controller** - Installed as per manufacturers' directions. Licensed electrician shall connect with 20 Amp 117 Volt circuit in source.

**PART 4. MAINTENANCE & WARRANTY**

**Maintenance** - System to be maintained prior to acceptance of completed project. Operation instructions shall be supplied in a written format to Owner.

**Warranty** - System shall be warranted against defects in materials and workmanship for one year (12 months), in a written format to Owner upon acceptance of completed project.

**Clean-Up** - The Contractor shall remove all debris and excess materials from project site. Clean off curbs, sidewalks, parking areas, roads, walls, buildings, fencing etc., from all debris by sweeping, blowing and power washing. Remove all protective barricades.

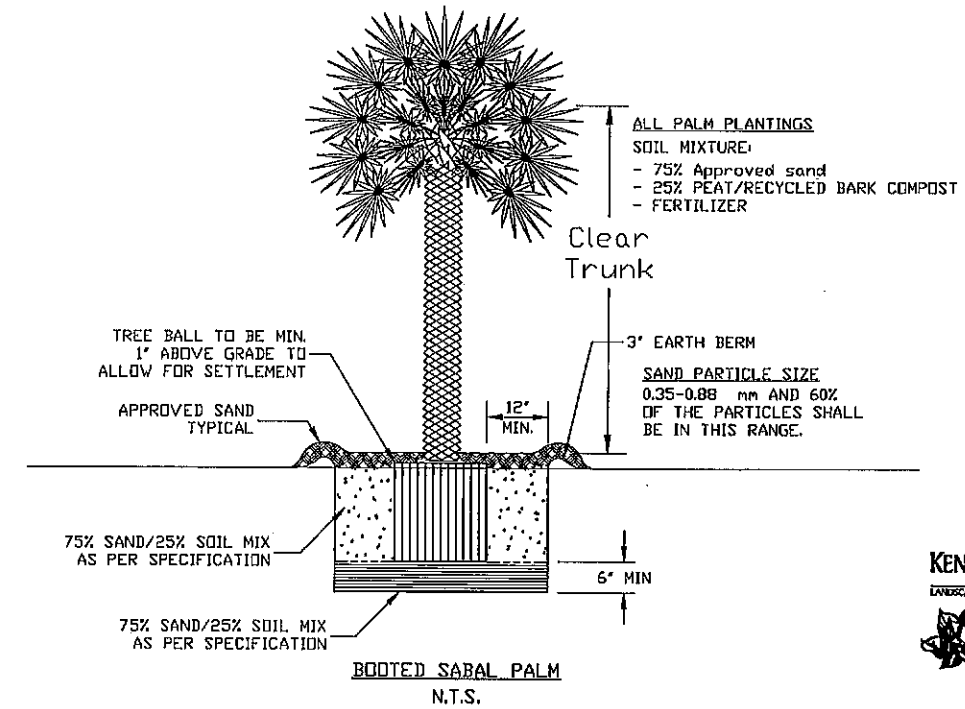
**Maintenance and Guarantee** - The Owner shall maintain the plantings and grass immediately following the written acceptance of the project, but the landscape contractor will still guarantee the trees, shrubs, grass and irrigation system for a period of one year (12) months from the date of the acceptance letter.

**As-Built Drawing** - The Landscape contractor is to supply the Owner and the Landscape Architect with an Complete and accurate "as-built" Landscape Plan drawing in a CAD .dwg file locating all plantings and berms should there be changes after Landscape Plans are submitted and approved by the City of Orange Beach.

**Signage** - The Contractor can install their job sign on the property upon receiving a signed contract, the placement of the sign shall be in accordance as not to block visibility entering and existing site and approved by owner. The signage will not be on other property or R.O.W. The sign shall be maintained in a clean and proper manner. Upon conclusion of the project, when the site is completed and cleaned up, the contractor will remove the signage. If the signage is not removed in a timely manner the Owner or the Architect have the right to remove it.

**PART 4. SEDIMENT CONTROL**

Contractor shall establish and maintain sediment control fence (BMP'S) so that no sediment leave work area. Sediment Control Fence and Hay Bales shall be installed before commencement of construction.



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