### 'Rochester Enclaves'

Planned Unit Development Submitted for PUD Final Review Rochester Hills, Oakland County, Michigan

LEGAL DESCRIPTION - PARCEL 15-02-102-023
Part of the Northwest 1/4 of Section 2, T.3N.,R.11E, City of Rochester Hills,
Oakland County, being more particularly described as follows:
Commencing at the West 1/4 Corner of said Section 2; thence N02'09'30"E
821.50 ft. along the West line of said Section 2 (Rochester Road) to the Point
of Beginning; continuing along said line N02'09'30"E 322.60 ft.; thence
888'16'53'E 620.00 ft.; thence 802'00'30"W 322.00 ft.; thence \$88'16'53"E
620.00 ft. to the point of beginning.
Containing 4.59 Acres.
Subject to the rights of the public in Rochester Road.

LEGAL DESCRIPTION - PARCEL 15-02-177-001

LEGAL DESCRIPTION - PARCEL 15-02-17 (7-001)
Part of the Northwest 1/4 of Section 2, T. 3N.,R. 11E, City of Rochester Hills, Oakland County, being more particularly described as follows: Beginning at the West 1/4 Corner of said Section 2; thence N02'09'30'E 821.50 ft. along the West line of said Section 2 (Rochester Road); thence S88'16'53'E 1383.39 ft. to a Concrete Monument at the Southwest corner of "Hillwood Subdivision" as recorded in Liber 58, Page 7 of Plats, Oakland County Records; thence S01'08'06'W 802.76 ft. to a point on the East-West 1/4 Line of said section 2, said point also being on the North Line of "Cross Creek Sub. No. 2", as recorded in Liber 217, Pages 26 through 33 of plats, Oakland County Records; thence N89'03'01'W 1398.00 ft. along the East-West 1/4 Line of said Section 2 and following the North Line of said Cross Creek Sub. No. 1" as recorded in Liber 198, Pages 24-28 of Plats, Oakland County Records to the Point of Beginning.

Containing 25.93 Acres.
Subject to the rights of the public in Rochester Road.



1. RETAINING WALLS OVER 4 FEET HIGH WILL REQUIRE SEALED AND SIGNED ENGINEERING DRAWINGS.

### SITE GRADING NOTES

SITES SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS.
THE GRADE SHALL FALL A MINIMUM OF 6" WITHIN THE FIRST 10" (R401.3).
 WHEREVER POSSIBLE, SWALES SHALL BE PROVIDED ALONG LOT LINES WITH 1%
MINIMUM SLOPE TO CONVEY RUNOFF TO CONVEY RUNOFF TO A STORM SEWER OR OTHER
APPROVED COLLECTION POINTS.

- 3. DRIVEWAY SLOPES SHALL MEET THE FOLLOWING REQUIREMENTS: 1. APPROACH AND DRIVEWAY: 2% MINIMUM, 10% MAXIMUM.
- SIDEWALK CROSS-SLOPE (INCLUDING DRIVEWAY APPROACH); 1% MINIMUM, 2%
- III. SIDE-ENTRY GARAGE: 2% MINIMUM, 4% MAXIMUM.
- IV. NEGATIVE SLOPE DRIVEWAY: 2% MINIMUM, 7% MAXIMUM

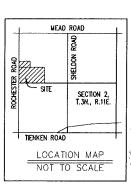
### PROPOSED PRIVATE ROADS

THE PROPOSED PRIVATE ROADS ARE NOT BEING CONSTRUCTED TO THE CITY'S PUBLIC ROAD STANDARDS, AND THEREFORE, CANNOT BE TRANSFERRED AS PUBLIC ROADS IN FUTURE.

### TRAFFIC NOTES

THE PROPOSED PRIVATE ROADS ARE NOT BEING CONSTRUCTED TO THE CITY'S PUBLIC ROAD STANDARDS, AND THEREFORE, CANNOT BE TRANSFERRED AS PUBLIC ROADS IN FUTURE.

ROCHESTER ROAD IS UNDER THE JURISDICTION OF THE ROAD COMMISSION FOR OAKLAND COUNTY (ROCC) AND A ROCC PERMIT IS REQUIRED FOR ALL WORK WITHIN THE ROCHESTER ROAD RIGHT-OF-WAY.



# Design Team + Architecture Landscape Architecture interior Design Lintan Design BALP ANDOGO ARCHITECTURE 100

SHEET INDEX

SP 1.0 COVER SHEET
SP 1.1 OVERALL SITE PLAN (1"=60")
SP 1.1 OVERALL SITE PLAN (1"=60")
SP 1.0 TREE CREDIT SUMMARY
LA 1.0 TREE CREDIT SUMMARY OVERALL LANDSCAPE PLAN

CANOSCAPE BUFFER PLAN

SOUTHERN ENTRANCE LANDSCAPE PLAN ENTRANCE ELEVATION DETAILS UNIT PLANTING DETAILS DETENTION POND LANDSCAPE PLAN ROCHESTER RD. LANDSCAPE PLAN NORTHERN ENTRANCE LANDSCAPE PLAN
LOT 24 SPECIFICATIONS & DETAILS SPECIFICATIONS & DETAILS: PLANT LIST TREE SURVEY LA 3.2 TREE LIST YANDSRAPE RID SHEET IR 2 IRRIGATION PLAN ARCHITECTURAL DRAWINGS
ARCHITECTURAL DRAWINGS A - 2 ENGINEERING COVER SHEET
PRELIMINARY SITE PLAN (1=100')
PRELIMINARY UTILITY LAYOUT AND GRADING PLAN(1\*=60')
WETLAND DETAIL PLAN SHEET 1 SHEET 2 SHEET 3 SHEET 3A SHEET 4 BOUNDARY AND TOPOGRAPHIC SURVEY ROCHESTER ROAD TOPOGRAPHIC SURVEY SHEET 6 TREE SURVEY SHEET 1 STEEP SLOPE PLAN

### PROJECT

ROCHESTER ENCLAVES ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN

CLIENT / APPLICANT TJ REALVEST JERRY KISIL 35312 CONNECTICUT DRIVE STERLING HEIGHTS, MICHIGAN 48310 PHONE: (588) 321-6151

PROJECT LANDSCAPE ARCHITECT/PLANNER DESIGNTEAM PLUS, LLC. RALPH L. NUNEZ, RLA, CLARB, ASLA, GRP 975 EAST MAPLE RD., SUITE 210 BIRMINGHAM, MICHIGAN 48009 PHONE: (248) 224-5933

PROJECT ENGINEER
JJ ASSOCIATES., INC.
JAMES J. JONES, P.E.
PROFESSIONAL ENGINEER, No.
1050 SOUTH BOULEVARD EAST, SUITE 200
ROCHESTER HILLS, MICHIGAN 48307
PHONE: (588) 726-9111

WETLAND CONSULTANT KING AND MACGREGOR ENVIRONMENTAL, INC. WOODY L. HELD 43050 FORD ROAD, SUITE 130 CANTON, MICHIGAN 48187 PHONE: (734) 354-0594 DesignTeam + 975 E. Maple Road, Suite 210 Birmingham, Michigan 48009

P: 248, 559, 1000

TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

Project

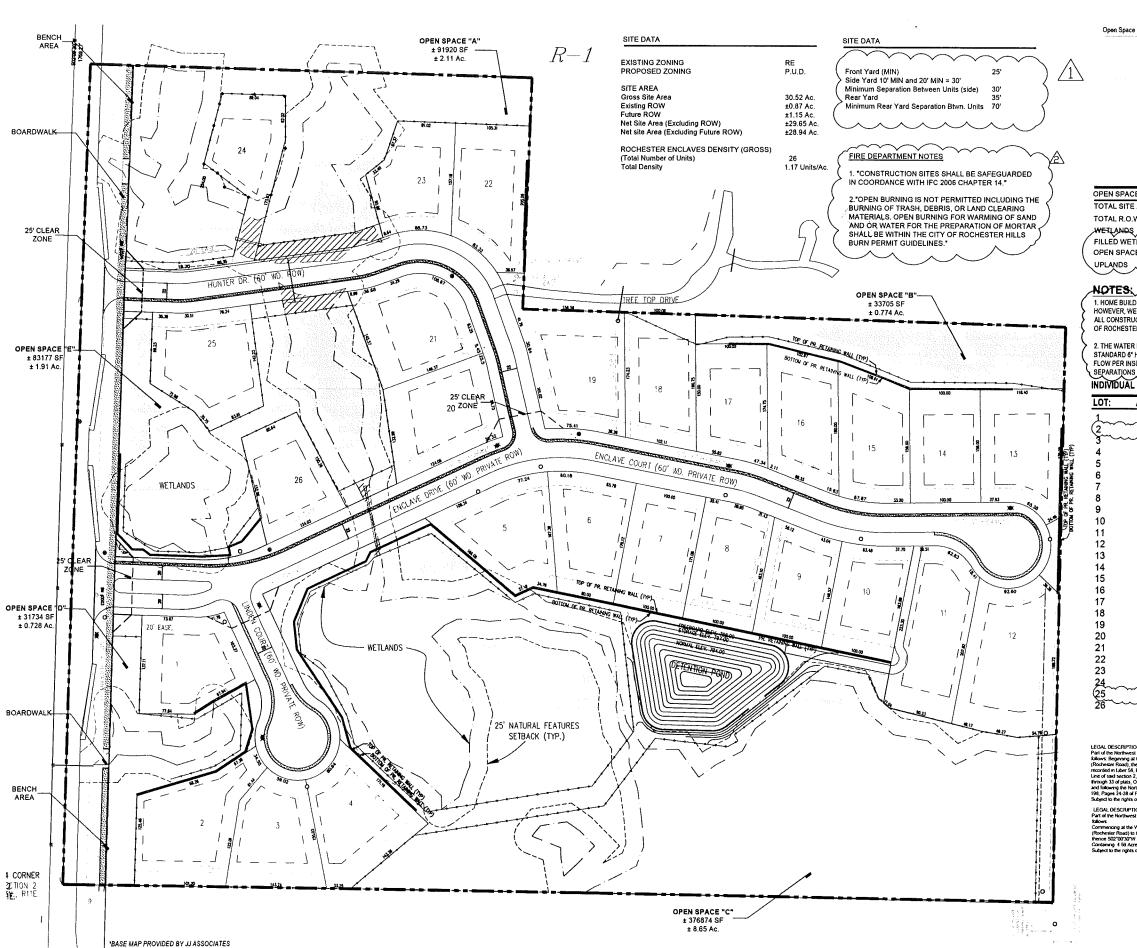
"Rochester Enclaves" Rochester Hills, Oakland County.

Michigan

Designed/Drown: RU	H / BC
Checked/Approved:	RUK
Job # 10-2013	
City Film # 03-009	
Date/Revisions	leased For
3-17-2014 PUD P	RELIMINARY REVIEW
4-14-2014 PUD P	RELIMINARY REVISIO
10-27-2014 FINAL	PUD SUBMITUM
A 1-2-2015 FBM P	LD, JEVEN
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objection Ples, LLC.
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₩EAD ROAD

LOCATION MAP NOT TO SCALE

OPEN SPACE DATA TOTAL SITE AREA /- 30.52 Acres 100% /- 2.02 Acres 06.6% TOTAL R.O.W. AREAS WETLANDS 6.29 Acres 20.6% FILLED WETLANDS /- 0.197 Acres 00.007% Æ OPEN SPACE -/- 14.17 Acres 46.40% t/- 22.21 Acres 72.41%

1. HOME BUILDERS HAVE NOT BEEN CHOSEN AT THIS TIME. HOWEVER, WE EXPECT THE MAXIMUM HOME SIZE TO BE 6000 SP OF ROCHESTER HILLS DESIGN STANDARDS AND FIRE CODES.

2. THE WATER MAIN WAS ENGINEERED TO PROVIDE FIVE STANDARD 6" HYDRANTS TO ENSURE MAXIMUM DESIGN FIRE FLOW PER INSURANCE SERVICES OFFICES BASED ON HOUSE SEPARATIONS OF 11-30 FEET AT 1000 GPM FOR 2 HOURS.

INDIVIDUAL LOT DATA:

511100	AL EUT DATA.	
OT:	AREA (S.F.)	ACREAGE:
	18076	.415 🙈
	20915	.480
$\sim$	~~~1761 <u>2</u> ~~	~~.40 <del>4</del>
	20216	.464
	18746	.430
i	17439	.400
	17065	.391
	16898	.388
1	15555	.357
0	15510	.356
1	22945	.526
2	27505	.634
3	19011	.436
4	15695	.360
5	17435	.400
6	17948	.412
7	15931	.365
8	18257	.419
9	22449	.515
0	19420	.445
1	19743	.453
2	19683	.452
3	15833	.364
4 5	24713	567
5	22185	.509
6~~	~~~15727~~	~~.361

975 E. Maple Road, Suite 210 Birmingham, Michigan 48009 P: 248, 559, 1000

DesignTeam +

Design Team +

ALC: NO SERVICE

6 08 11164

RALPH L

NUNEZ

LANDSCAPE ARCHITECT

No.

,1086

info@designteamplus.com

TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

"Rochester

Enclaves"

Rochester Hills. Oakland County, Michigan

LEGAL DESCRIPTION - PARCEL 15-02-177-001
Part of the Northwest 1/H of Section 2, 1-3H, R.116, Cyol Rochester Hils, Oubland County, being more particularly describe flowers (Bayring at the West 16 Counted of and Section 2, thereo No 27/07/37/E 02) 50 ft, along the West fine of lead Section Rows (Bayring at the West 16 Counted of and Section 2, thereo No 27/07/37/E 02) 50 ft, along the West fine of lead Section 16 County Records (Bayring 16 County) Records (Bayring 17 Counted of Liber 17 Counted of Liber 17 Counted (Bayring 17 Counted of Liber 17 Counted (Bayring 17 Papers 26 Prough 3) of plass, Outland County Records, thence NSF 1000 Flow 18 Counted (Bayring 17 Papers 26 Prough 3) of plass, Outland County Records, thence NSF 1000 Flow 18 Counted (Bayring 18

ECAL DESCRIPTION - PARCEL IS 62.00 (20.00)
Part of the Northwest I/A of Section 2, T.3M ,R 11E, Cay of Rochester Hills , Oakland County, being more particularly describe following the West I/A of Section 2, T.3M ,R 11E, Cay of Rochester Hills , Oakland County, being more particularly describe following the West I/A Corner of said Section 2, thence N02\*0930°E 821.50 it, along the West Iric of said Section 2 (Rochester Road) to the Point of Beginning continuing along said line N02\*0930°E 322.00 it, thence 588\*1653°E 620.00 it, to the point of beginning 4.00 it. The North Section 1 is the point of beginning 4.00 it. The North Section 1 is the point of beginning 4.00 it. The North Section 1 is the public of Rochester Road in the North Section 1 is the public of Rochester Road.



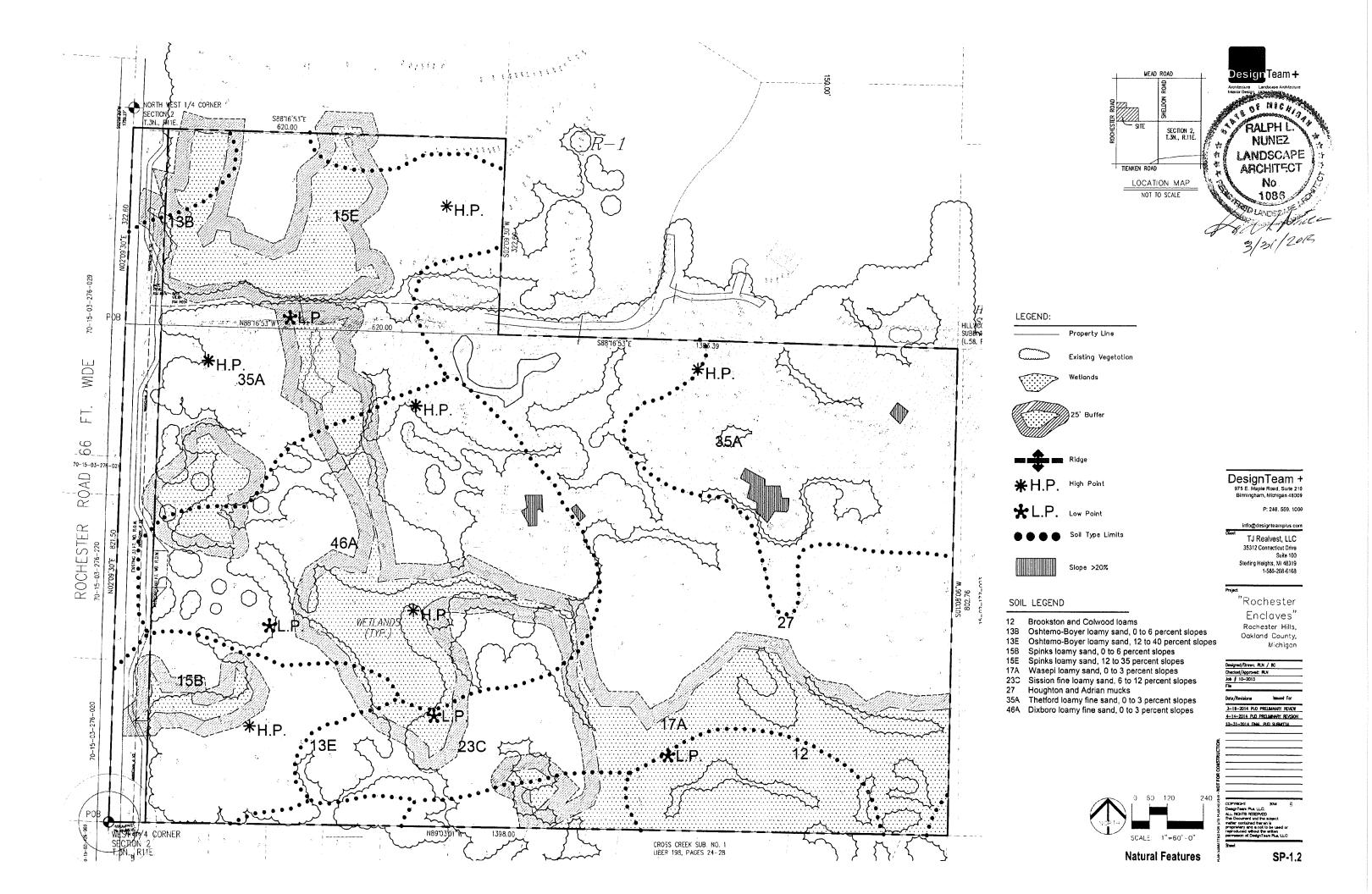
Designed/Drown: RLH / BC

3-17-2014 PLID PRELMINARY REVISION

A 14-14-2014 PLID PRELMINARY REVISION 10-27-2014 FINAL PUD SUBMITTAL

À 3-2-2015 FINNE PLO REVENE

SP-1.1



### **NOTES:**

PRELIMINARY WOODLAND ANALYSIS:

PRIOR TO PRELIMINARY REVIEW, AN ESTIMATE WAS USED TO APPROXIMATE THE AMOUNT OF TREES ON THE NORTHERN 5 ACRE PARCEL. TREES WITHIN THE BUILDING PADS WERE NOT CALCULATED FOR EXEMPTION FROM THE REGULATED TREES. THIS FIGURED INTO THE INITIAL COUNT OF TREES AND THE TREE REPLACEMENT CREDITS REQUIRED.

SINCE PRELIMINARY REVIEW, A TREE SURVEY OF THE NORTHERN5 ACRE PARCEL HAS BEEN COMPLETED. THE TREE SURVEY SUBMITTED TODAY INCLUDES COUNTS OF NON-REGULATED TREES IN BUILDING PADS AND COMPLIES WITH CITY REQUIREMENTS.

### TREE SURVEY Southern Parcel Northern Parce Northern Parce TOTAL # OF TAGGED TREES: 3231 TOTAL # OF ASH TREES 682 187 TOTAL # OF TREES IN R O W 336 TOTAL # OF REGULATED TREES TOTAL # OF TREES TO BE SAVED TOTAL % OF TREES SAVED TOTAL # OF REPLACEMENT TREE CREDITS REQUIRED =1480 Substantial vegetation exist along the north and east property lines, which will be preserved and are requesting the reviewing authority to waive the buffer requirements in these areas which provide an equal or greate TYPE 'B' BUFFER: Buffer plantings to meet the City's standards for Type 'B' buffer. Buffer yard minimum width 10 feet. Deciduous Shade Trees 3°C 3' Caliper, 2 Trees per 100LF Evergreen Trees 10' HT, and 5' Spread, 2 Trees per 100LF 2' Caliper or 6' HT., 1.5 Trees per 100LF Omamental Trees 30" HT. and 24" Spread, 4 Shrubs per 100LF NORTH-EAST PROPERTY LINE TYPE 'B' BUFFER - 500 LF REPLACEMENT TREES / CREDIT PROVIDED REQUIRED Deciduous Shade Tree +89 X 2 (CREDITS) = 178 Evergreen Trees 5 x 2 = 10 5 x 1.5 = 8 5 x 4 = 20 EAST PROPERTY TYPE B' BUFFER - 480 LF PROVIDED REQUIRED Evergreen Trees $4.8 \times 2 = 10$ +46 X 2 (CREDITS) = 92 Omamental Trees Shrubs $48 \times 4 = 20$ SOUTH PROPERTY TYPE 'B' BUFFER - 280 LF PROVIDED $2.8 \times 2 = 6$ Deciduous Shade Tree: +76 X 2 (CREDITS) = 152 Ornamental Trees 2.8 x1.5 = 5 WEST PROPERTY TYPE 'C' BUFFER - 1140 LF PROVIDED Mix of 50 Bare Rooted Hardwood Trees of 4' - 5' Ht. +3 X 1 (CREDITS) =146 LANDSCAPE R.O.W. PLANTINGS - 1,860LF REQ: (1 tree per 35 LF) PROVIDED REPLACEMENT TREE / CREDIT Deciduous Shade Trees + 20 X 2 (CREDITS) = 40 LANDSCAPE PLANTINGS (Entry) +6 X 3 (CREDITS) +2 X 4 (CREDITS) Evergreen Trees +3 x 3 (CREDITS) Omamental Trees +5 x 1 (CREDITS) DETENTION LANDSCAPE PLANTINGS: PROVIDED Deciduous Shade Tree Wetland Seed Mix RESIDENTIAL BUILDING SITES: LANDSCAPE PLANTINGS REPLACEMENT TREE / CREDIT A total of 16 trees will be planted on each building site plants to be a mix of plant species. Deciduous Shade Trees - 3" cal. Evergreen Trees 10' Ht. + 16 X 2 (CREDITS) = 32 X 26 UNITS = 832

TOTAL TREE CREDITS: 1480

### **REVISED WOODLAND ANALYSIS:**

Substantial vegetation exist along the north and east property lines, which will be preserved and are requesting the reviewing authority to waive the buffer requirements in these areas which provide an equal or great

TYPE 'B' BUFFER: Buffer plantings to meet the City's standards for Type 'B' buffer. Buffer yard minimum width 10 feet

Deciduous Shade Trees 3" Caliner 2 Trees per 100LF Evergreen Trees

10' HT. and 5' Spread, 2 Trees per 100LF 2" Caliper or 6' HT., 1.5 Trees per 100LF 30" HT. and 24" Spread, 4 Shrubs per 100LF

			,		
	NORTH-EAST PROPERTY L				
		REQUIRED	PROVIDED	REPLACEMENT TREES /	CREDIT
	Deciduous Shade Trees	5 x 2 = 10	10		
	Evergreen Trees	5 x 2 = 10	99	+89 X 2 (CREDITS)	= 178
	Omamental Trees Shrubs	$5 \times 1.5 = 8$ $5 \times 4 = 20$	8		
	Shrubs	3 X 4 = 20	27		
	EAST PROPERTY TYPE 'B'	BUFFER - 480 I F			
		REQUIRED	PROVIDED		
	Deciduous Shade Trees	4.8 x 2 = 10	10		
	Evergreen Trees	$4.8 \times 2 = 10$	56	+46 X 2 (CREDITS)	= 92
	Omamental Trees	4.8 x 1.5 = 8	9	` '	
	Shrubs	$4.8 \times 4 = 20$	21		
	SOUTH PROPERTY TYPE E				
	D. (1 05.4.7	REQUIRED	PROVIDED		
	Deciduous Shade Trees	2.8 x 2 = 6 2.8 x 2 = 6	6	.70 1/ 0 (0050)70	450
	Evergreen Trees Omamental Trees	2.8 x 1.5 = 5	82 6	+76 X 2 (CREDITS)	= 152
	Shrubs	2.8 x 4 = 12	24		
	3(1)(1)3	2.0 1 4 - 12	24		
	WEST PROPERTY TYPE'C	BUFFER - 1140 LF	PROVIDED		
	Mix of 50 Bare Rooted Hardwo		300		
	ma or oo baro rooted rid one	AA 11003 01 1 0 11E	505	+3 X 1 (CREDITS)	=146
				(51125110)	11.0
	LANDSCAPE R.O.W. PLANT	INGS - 1,860LF			
			PROVIDED	REPLACEMENT TREE / CF	REDIT
	Deciduous Shade Trees	130	150	+ 20 X 2 (CREDITS)	= 40
	LANDSCAPE PLANTINGS (E	ntry)			
	Deciduous Shade Trees		6	+6 X 3 (CREDITS)	
	Evergreen Trees		5	+2 X 4 (CREDITS)	
	Omenical Trees			+3 x 3 (CREDITS)	
	Omamental Trees		5	+5 x 1 (CREDITS)	=40
	DETENTION LANDSCAPE PL	ANTINGS:	PROVIDED		
	Deciduous Shade Trees	ANTINGS.	7		
	Omamental Trees		3		
	Shrubs		45		
	Watland Seed Mix		+/- SF		
	RESIDENTIAL BUILDING SIT	ES: LANDSCAPE PLANT	INGS_A	REPLACEMENT TREE / C	REDIT
/		$\sim$	~~~		
	A total of 9 trees will be plante building site plants to be a min		}	_	
	Deciduous Shade Trees - 3" ca		3 <	- ~	\_
	Evergreen Trees 10' Ht.	ы,	i ) (	+9 X 2 (CREDITS)	= 18
`			~)と	X 26 UNITS	= 468
_		$\searrow$	$\mathcal{I}$	TOTAL TREE CREDIT	
	TREE SURVEY:		~~~ 1	<u> </u>	_
			<i>→</i>	$\sim$	$\sim$
•	TOTAL # OF TAGGED TO	REES	,	= 3671	ඬ
	TOTAL # OF ASH TREES	WON BEOU	ATCO:	201	
	TOTAL # OF DEAD TREE			- 681 } - 362 }	
	TOTAL # OF TREES IN R			- 260	
	TOTAL # OF TREES IN B				
>	TOTAL WOT TREED IN D	ORDING I ME (IOI	-NEGOLA I E	5 5 5	
	TOTAL # OF REGULATE	D TREES		= 2055	
				~	
	TOTAL # OF TREES TO	BE REMOVED		- 1101	
	TOTAL # OF TREES TO	BE SAVED		= 959	
				}	
	TOTAL % TREES SAVE	)		= 46%	
>	TOTAL # 05 055/ :			{	
	TOTAL # OF REPLACES	MENT CREDITS REC	מינ.	= 1101	
				١	

TOTAL # OF REPLACEMENT CREDITS PROVIDED FOR BOTH PARCELS:

NOTES:

UNIT, REFER TO LA 1.5.

FOR A TYPICAL LANDSCAPING CONFIGURATION FOR A TYPICAL

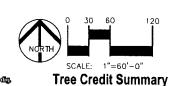


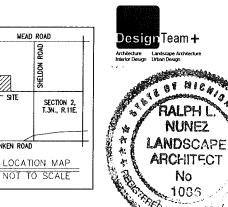
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Reptacement Credits
1 Credit
1 5 Credit
1 5 Credits
2 Credits
3 Credits
4 Credits
1 Credit
1 5 Credits
2 Credits
3 Credits
4 Credits
4 Credits
4 Credits
4 Credits
4 Credits

REPLACEMENT TREE CREDIT TABLE

Tree Type and Size
2" Caliper Shade Tree
2.5" Caliper Shade Tree
5." Caliper Shade Tree
4" Caliper Shade Tree
4" Caliper Shade Tree
5" Caliper Shade Tree
5" Evergreen Trees
12" Evergreen Trees
14" Evergreen Trees
14" Evergreen Trees





MEAD ROAD

E SITE

DesignTeam +

P; 248. 559. 1000

TJ Realvest, LLC

54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

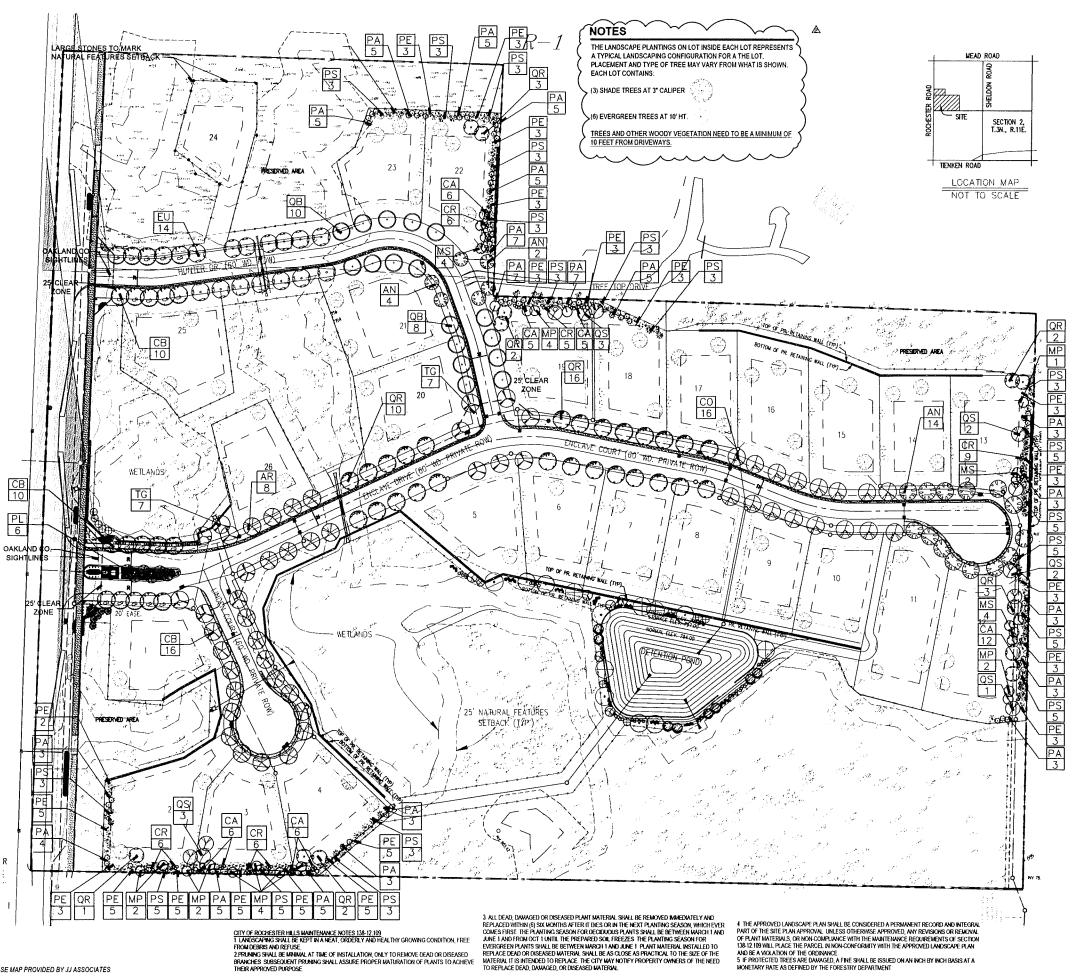
"Rochester Enclaves"

Rochester Hills, Oakland County, Michigan

Designed/Design: RUM / RC const RIM Job # 10-2013

A-14-2014 PUD PRELMANATY REVISION 10-27-2014 FINAL PUD SUBMITTAL A 1-2-2015 FRAN PLO SEVEN

LA-1.0



QTY.		BOTANICAL / COMMON NAME	8IZE	ROOT
SHAD	E TRE	ES		
20	AN	Acer Nigrum 'Greencolumn'/ Greencolumn Maple	3" cad	BAB
24	AR	Acer Rubrum 'Franksred'	3" cal	849
20	СВ	Carpinus Betulus 'Fastigiata'	3" cal	888
16	co	Ceitia occidentialis / Common Hackberry	3" cal	B&B
14	£U	Eucommia ulmoides / Hardy Rubber Tree	3" cai	B&B
18	QB	Quercus bicolor / Swamp White Oak	3" cal	BAB
26	QR	Quercus rubra / Red Oak	3" cal	BAB
14	TG	Greenspire Linden	3" cel	889
6	PL	Pyrus calleryana 'Claveland Select'/ Pear	3" cat	BAB
MATE	RIALS	<b>;</b>		
+/-		Mulch (To Be Determined By Contractor)		CY
+/-		Plant Mix (To Be Determined By Contractor)		CY
+/-		Terra Sorb (Or Approved Equal)		LB
LAW!	4	Seed		SF
+/-		Sod (owner's option)		CY
		and fowner a obtion?		C
NOR	RTH - E	AST NATURAL FEATURES BUFFER: TYPE "B" BUFFER		
OTY	. KEY	BOTANICAL / COMMON NAME	SIZE	ROOT

QTY.	KEY	BOTANICAL / COMMON NAME	SIZE	RO
HADI	TREE	\$		
2	AN	Acer Nigrum 'Greencolumn'/ Greencolumn Maple	3" cai	B
6	QR	Quercus rubrs / Red Oak	3" cai	B
3	QS	Quercus shumardii / Shumard Oak	\$" cal	Bā
VERG	REEN	TREES		
51	PA	Picea ables / Norway Spruce	10'ht, 5'sp	B
24	PE	Pinus strobus / Eastern White Pine	10'ht, 5'sp	84
24	PS	Pices glaucs / White Spruce	10'ht, 5'ap	Bi
DRNA	RENTA	L TREE		
4	MP	Malus 'Prairifire' / Prairifire Crab	2" cal	88
4	MS	Malus 'Bnowdrift' / Snowdrift Crab	2" cal	88
SHRU	BS			
16	CA	Cornus alba 'Regnzam' / Red Grome Dogwood	30"ht, 24"ep	Co
11	CR	Cornus racemosa / Gray DogwoodRed Chokeberry	30"ht, 24"sp	Co
MATE	RIALS			
+/-		Mulch (To Be Determined By Contractor)		CY
+/-		Plant Mix (To Be Determined By Contractor)		CY
+/-		Terra Sorb (Or Approved Equal)		LB

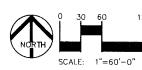
QTY.	KEY	BOTANICAL / COMMON NAME	SIZE	ROOT
BHADE	TREE	8		
6	QR	Quercus rubra / Red Oak	3" caf	848
6	QB	Quercus shumardii / Shumard Oak	3° cal	848
EVERG	REEN	TREES		
15	PA	Pices ables / Norway Spruce	10'ht, 5'sp	848
15	PE	Pinus strobus / Eastern White Pine	10'ht, 5'sp	BAB
28	PS	Pices glaucs / White Spruce	10 ht, 5 sp	BAB
ORNA	MENTA	L TREE		
3	MP	Malus 'Prairifire' / Prairifire Crab	2" cel	848
6	MS	Malus 'Snowdrift' / Snowdrift Crab	2" cal	BAB
SHRU	BS			
12	CA	Cornus alba 'Regnzam' / Red Grome Dogwood	30"ht, 24"sp	Cont
9	CR	Cornus racemosa/Gray DogwoodRed Chokebarry	30"ht, 24"sp	Cont
MATE	RIALS			
+/-		Mulch (To Be Determined By Contractor)		CY
+/-		Plant Mix (To Be Determined By Contractor)		CY
+/-		Terra Sorb (Or Approved Equal)		
+/-		Edging		LBS
				LF
SOUT	H NAT	URAL FEATURES BUFFER: TYPE "B" BUFFER		

QTY.	KEY	BOTAHICAL / COMMON NAME	SIZE	RO
SHAD	ETREES	3		
3	QR	Quercus rubra / Red Oak	3" cel	84
3	QS	Quercus shumardii / Shumard Oak	3" cal	B&
VER	REENT	REES		
23	PA	Pices ables / Norway Spruce	10"ht, 5"sp	48
40	PE	Pinus strobus / Eastern White Pine	10"ht, 5"sp	88
19	PS	Picea glauca / White Spruce	10'ht. 6'sp	88
	MENTAL	. TREE		
6	MP	Malus 'Prairifire' / Prairifire Crab	2" cai	84
SHRL	BS			
MATE	RIALS			

Mulch (To Be Determined By Contractor) Plant Mix (To Be Determined By Contractor)

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TREES	3		
Ac	25	5-6" HT.	Acer rubrum/ Red Maple	Bare-root
As .	25	5-6" HT.	Acer saccharum / Sugar Maple	Bare-root
Bn	25	5-6" HT.	Betula nigra / River Birch	Bare-root
CaC	25	3-4" HT.	Carya cordiformia / Bitternut Hickory	Bare-root
Jn	25	6-6' HT.	Jugians nigra / Black Walnut	Bare-root
Lt	25	6-6" HT.	Linodendron tulipfera / Tulip Poplar	Bare-root
Ns	25	3-4" HT.	Nyssa sylvatica / Black Gum	Bars-root
Qa	25	6-6" HT.	Quercus alba / White Oak	Bare-root
QЬ	25	5-6' HT.	Quercus bicolor / Swamp White Oak	Bare-root
Qm	25	5-6' HT.	Quercus macrocarps / Bur Oak	Bare-root
Qs	25	6-6" HT.	Quercus shumardii / Shumard Oak	Bare-root
Sa	25	5-6" HT.	Sassafras canadensis	Bare-root
Hem	623	18" O.C.	Rudbeckia Fulgida 'Goldaturm' /	1 Gal. conf
RF	388	18" O.C.	Hemerocaliis 'Black Eyed Stella' / 'Black Eyed Stella' Daylify	1 Gal. com
				UNIT
		+/-	Topsoil installed	CY
		+1-	Shredded Hardwood Mulch Installed	CY
		+1-	Terra Sorb or Approved Equal	LBS





Overall Landscaping Plan



S OF LICH RALPH L NUNEZ LANDSCAPE ARCHITECT No. 1086 TO LANDSCAP! /3/3//2013

DesignTeam + 975 E. Maple Road, Suite 210 Birmingham, Michigan 48009

P: 248, 559, 1000

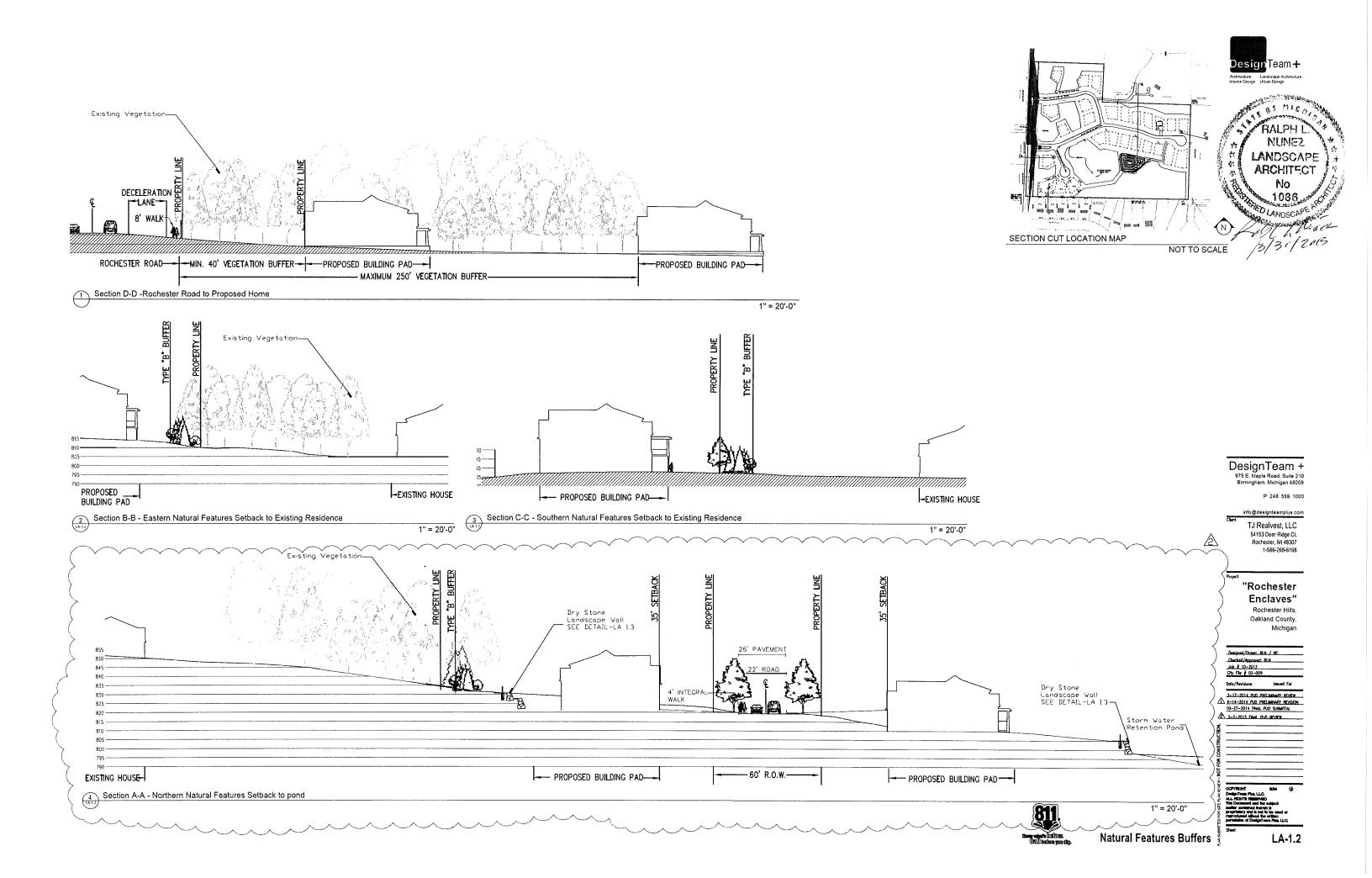
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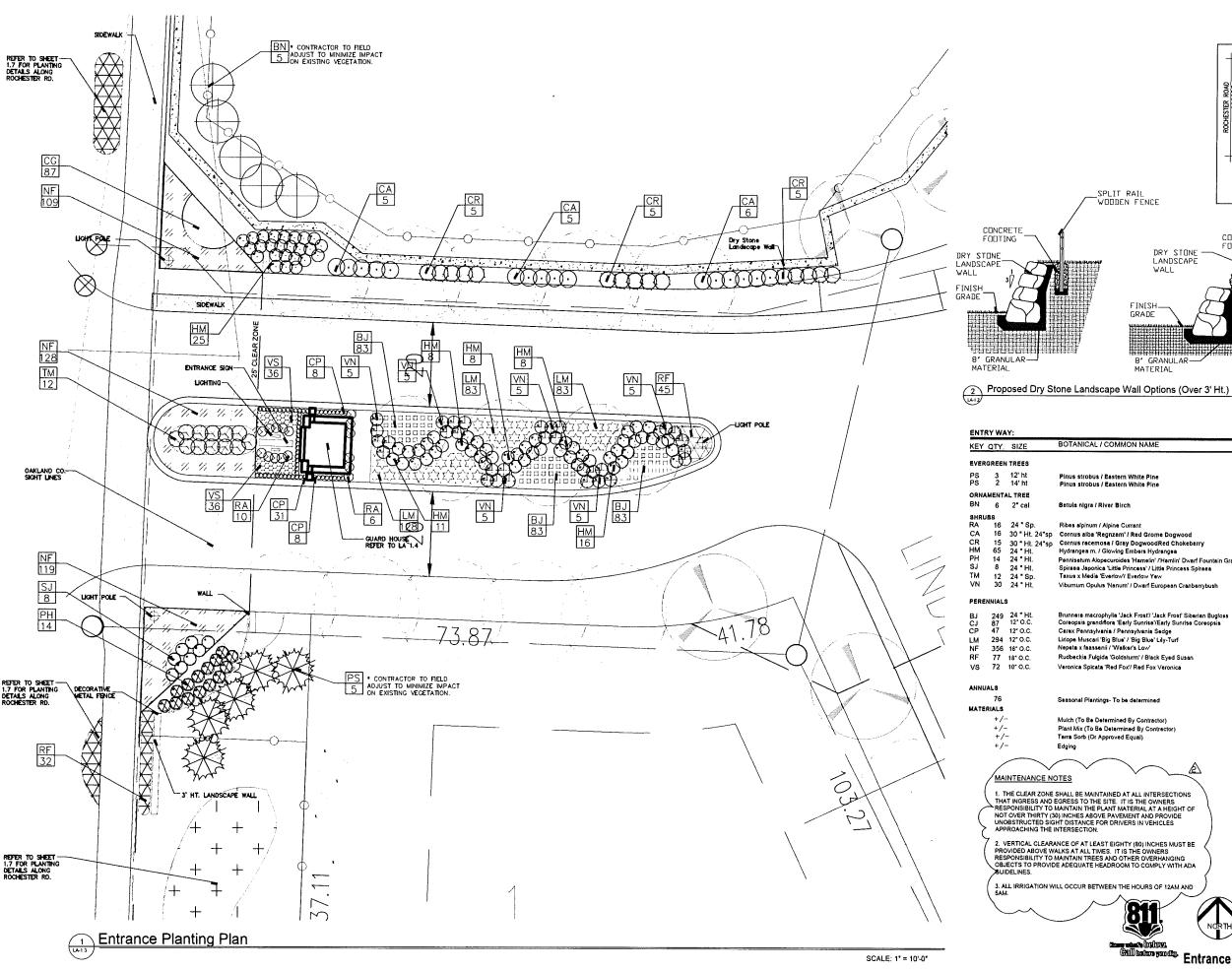
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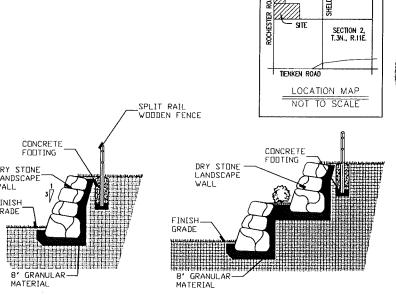
"Rochester Enclaves"

Rochester Hills, Oakland County, Michigan

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BOTANICAL / COMMON NAME

Spiraea Japonica 'Little Princess' / Little Princess Spiraea Taxus x Media 'Everlow/ Everlow Yew

Viburnum Opulus 'Nanum' / Dwarf European Cranberrybush

Brunnera macrophylla 'Jack Frost' / Jack Frost' Siberian Bugloss Coreopsis grandiflora 'Early Sunrise'/Early Sunrise Coreopsis

Entrance Landscape Plan

Carex Pennsylvania / Pennsylvania Sedge

Liriope Muscari 'Big Blue' / 'Big Blue' Lily-Turi Napeta x faassenii / 'Walker's Low'

Veronica Spicata 'Red Fox'/ Red Fox Veronica

Seasonal Plantings- To be determined

Mulch (To Be Determined By Contractor) Plant Mix (To Be Determined By Contractor

Terra Sorb (Or Approved Equal)

Rudbeckia Fulgida 'Goldaturm' / Black Eyed Susan

MEAD ROAD

888 Cont. Cont. Cont. Cont. Cont. Cont. Cont. Cont. 1 Gal. Cont LBS LBS LF

N.T.S.

ROOT

DesignTeam + 975 E. Maple Road, Suite 210 Birmingham, Michigan 48009

DesignTeam+

LE OF MICH,

RALPH L NUNEZ LANDSCAPE ARCHITECT

1086 OURNOCHT 3/3//2015

P: 248, 559, 1000

info@designteamplus.com TJ Realvest, LLC

54153 Deer Ridge Ct. 1-586-268-6168

"Rochester Enclaves"

> Rochester Hills Oakland County, Michigan

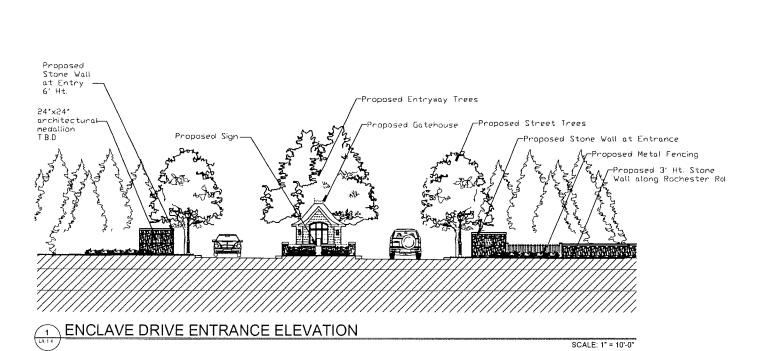
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Design Team +

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RALPH L NUNEZ LANDSCAPE ARCHITECT

MED LAXOSCAPE

MEAD ROAD

LOCATION MAP

SECTION 2, T.3N., R.11E.

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P. 248, 559, 1000

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54153 Deer Ridge Ct. Rochester, MI 48307

"Rochester Enclaves" Rochester Hills, Oakland County.

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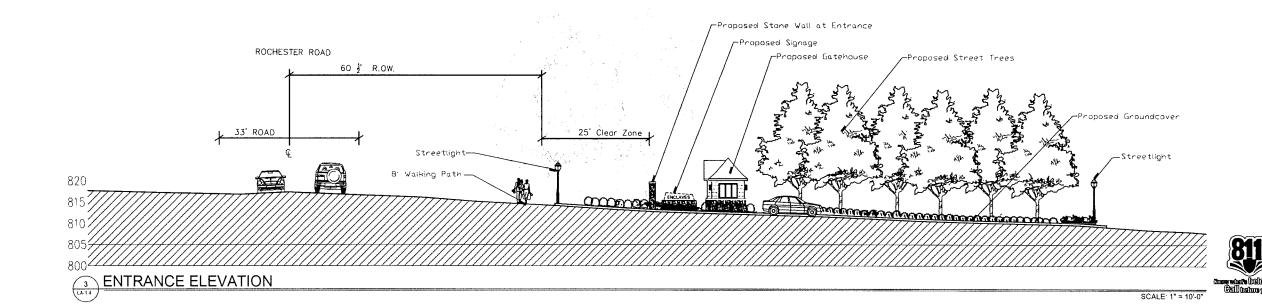
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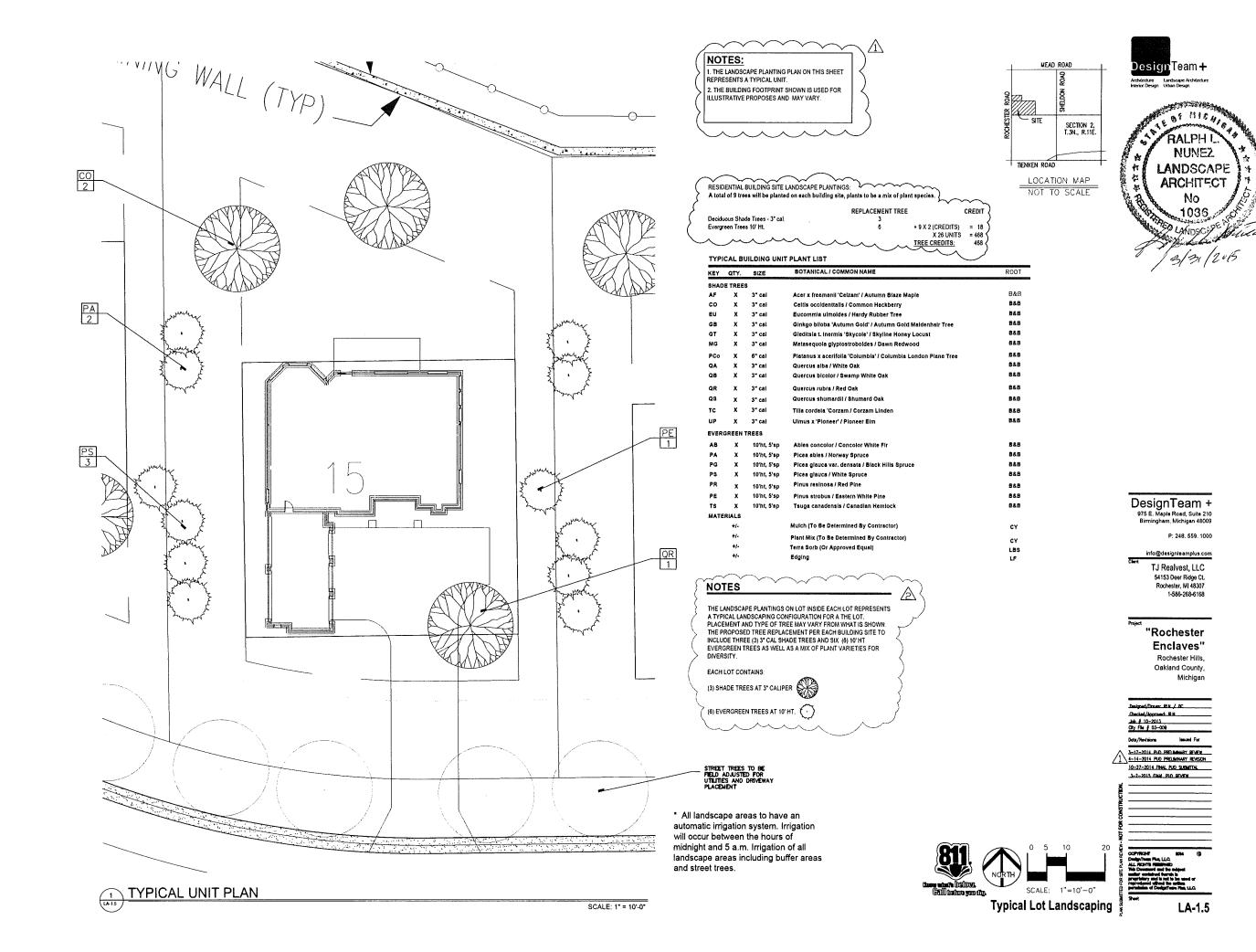
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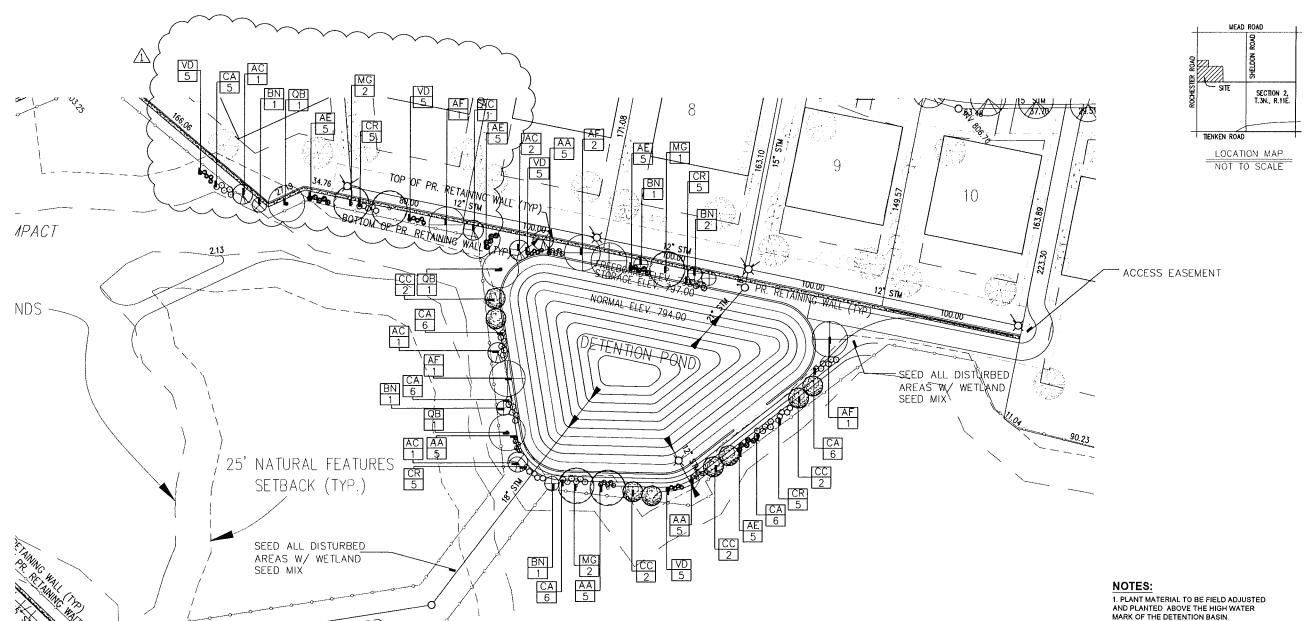
**Entrance Elevations** 

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SCALE: 1" = 10'-0"





DETENTION POND PLANTING DETAIL

		DETENTION & WETLAND RESTORATION PLANT LIST:			DETENTION & WETLAND RESTORATION PLANT LIST: DETENTION & WETLAN				
KEY QTY	, SIZE	BOTANICAL / COMMON NAME	ROOT	QTY.	MATERIALS				
SHADE TRE	EES								
AF 5	2" cal	Acer x freemanii 'Ceizam' / Autumn Blaze Maple	848	<b>+</b> /-	Topsol! Installed	LBS			
MG 5	i 2" cal	Metasequola glyptostroboldes / Dawn Redwood	B&B	+/-	Shredded Hardwood Mulch Installed	LBS			
QB 3	2" cal	Quercus bicolor / Swamp White Oak	888	+/-	Terra Sorb or Approved Equal	LBS			
ORNAMENT	TAL TREE	Amelanchier canadensis / Shadblow Serviceberry	B&B	+/-	Wetlands Seed Mix	LBS			
BNA	2" cal	Betula nigra / River Birch	848						
CC B	2" cal	Crataegus c. inermis 'Cruzan' / Cruzam Hawthorn	888						
SHRUBS									
AA 2	20 30"ht, 24" s	sp Aronia arbutifolia 'Brilliantissima' / Brilliant Red Chokeberry	Cont.						
AE 2	20 30"ht, 24" 9	sp Aronia melanocarpa elata / Glossy Black Chokeberry	Cont.						
	15 )30"ht, 24" 1	sp Cornus alba 'Regnzam' / Red Grome Dogwood	Cont.	(DDIO) TION O	WOTER AND LANDSCAPE COOT FOR THE COD THE CANODON				
CR 2	20 \30"ht, 24" !	sp Cornus racemosa / Gray DogwoodRed Chokeberry	Cont		YSTEM AND LANDSCAPE COST ESTAMATE FOR THE LANDSCA THE FINAL LANDSCAPE REVIEW	ALE LITAM MITT BE			
· · · ·	30"ht, 24" s	sp Viburnum dentatum / Arrowwood Viburnum	Cont.						

### NOTES:

WETLAND SEED MIX (For Impacted Welland Areas)

Northeast Wetland Forest Herb Mix Code: 8TCMX-11 \$160.00 Per Pound

1 pound will cover 14,500 sq. ft. @ 90+ seeds per sq. ft.

This mix is intended to add diversity to the herbaceous layer of forested wetland plantings. Twenty nine species commonly found in various wetland forest habitats are included; shade tolerant forest floor species typical of floodplains are well represented. Species have been selected that do not form a turf thus minimizing competition with planted trees and shrubs. The grasses and forbs in this mix will shade the soil surface, provide enhanced diversity, and yield important wildlife habitat early in the development of the forest system. The mix is produced using hand collected seed from western New York and northwestern Pennsylvanis; only a limited amount is available. We recommend a seeding rate of 3 pounds per acre and that no additional grasses be planted with it.

			SCALE: 1" = 30'-0"
			- 00-0
Percent by			
No. of seeds	Scientific Name	Common Name	
(not weight)			
25.96%	N Scirpus atrovirens	Green Bulrush	
25.41%	N Scirpus cyperinus	Wool Grass	
8.33%	N Carex vulpinoidea	Fox Sedge	
7.68%	N Glyceria canadensis	Canada Mannagrass	
7.63%	N Verbena hastata	Blue Vervain	
6.02%	N Giyceria grandis	Reed Meadowgrass	
5.70%	N Głyceria striata	Fowl Mannagrass	
2.12%	N Panicum clandestinum	Deertongue	
1.53%	N Verbena urticifolia	White Vervain	
1.51%	N Głyceria melicaria	Melic Mannagrass	
0.94%	N Boehmeria cylindrica	False Nettle	
0.94%	N Urtica dioica	Stinging Nettle	
	N Solidago gigantea	Glant Goldenrod	
0.00/	N Solidago rugosa	Wrinkled Goldenrod	
0.0374	N Cinna arundinacea	Wood Reed	
0.75%	N Leersia virginica	Whitegrass	
U.UZ A	N Cephalanthus occidentalis	Buttonbush	
U.3176	N Elymus canadensis	Wild Rye	
0.43%	N Sium suave	Water Parsnip	
0.38%	N Elymus virginicus	Virginia Wild Rye	
U.32 /	N Polygonum pensylvanicum		d
V.2.0 /6	N Geum macrophyllum	Large-Leaf Avens	
0.2476	N Elymus riparius	Riverbank Wild Rve	(044)
0.22%	N Rumex verticillatus	Water Dock	MIL
0.19%	N Asclepias incarnata	Swamp Milkweed	
0.1074	N Carex lurida	Shallow Sedge	
0.09%	N Lillum superbum	Turk's Cap Lily	
0.0976	N Rubus allegheniensis	Blackberry	the second secon
	N Carex lupulina	Hop Sedge	Gill balkon yo

0 15 30 60 00 STRUCTION.

2. SEED ALL DISTURBED AREAS W/ WETLAND SEED MIX

SCALE: 1"=30'-0"

Design Team +
Arthlecture Landscape Arthlecture
Interior Design Urban Design

DesignTeam + 975 E. Maple Road, Suite 210 Birmingham, Michigan 48009

P: 248. 559. 1000

info@designteamplus.com

TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

Project

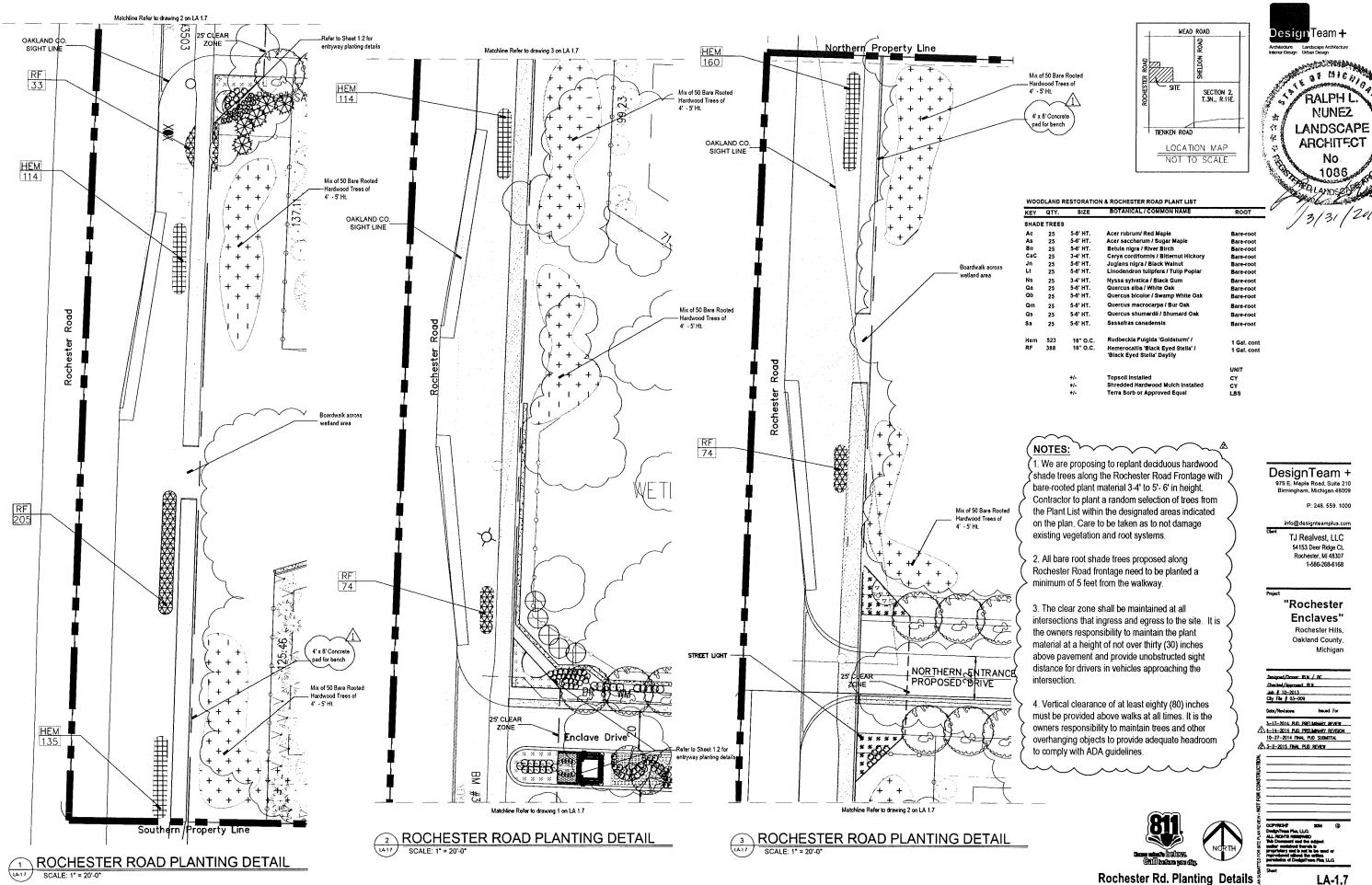
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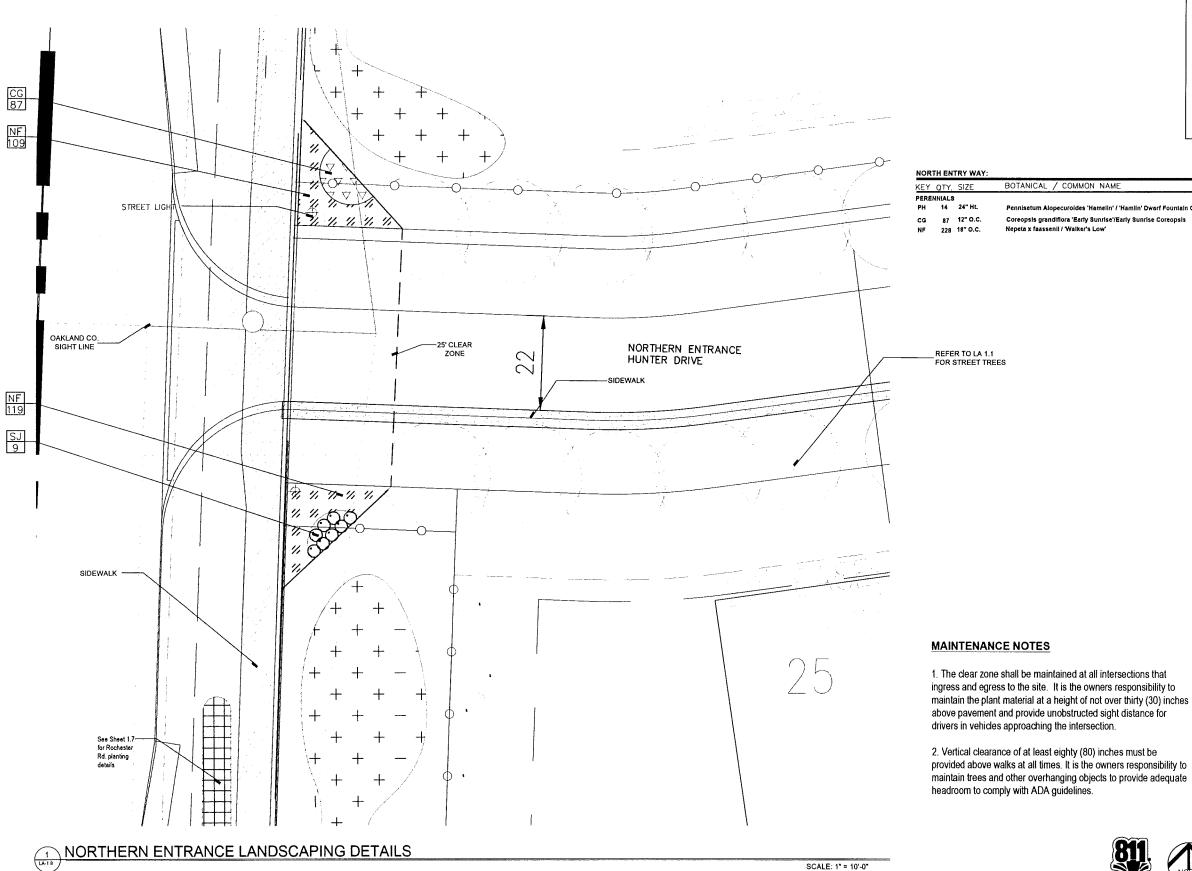
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Detention Pond Planting Details 3

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NORTH ENTRY WAY:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ROOT
PERE	NNIALS	;		
PH	14	24" HL	Pennisetum Alopecuroides 'Hamelin' / 'Hamilin' Dwarf Fountain Grass	Cont.
CG	87	12" O.C.	Coreopsis grandiflora 'Early Sunrise'/Early Sunrise Coreopsis	1 Gal. Cont.
NF	228	18" O.C.	Nepeta x faassenii / 'Walker's Low'	1 Gal. Cont.

DesignTeam +

Design Team + Architecture Landscape Architecture Interior Design Urban Design

> E OF MICH, RALPH L NUNEZ

LANDSCAPE ARCHITECT

P: 248.559.1000

TJ Realvest, LLC

54153 Deer Ridge Ct, Rochester, MI 48307 1-586-268-6168

"Rochester

Enclaves" Rochester Hills, Oakland County, Michigan

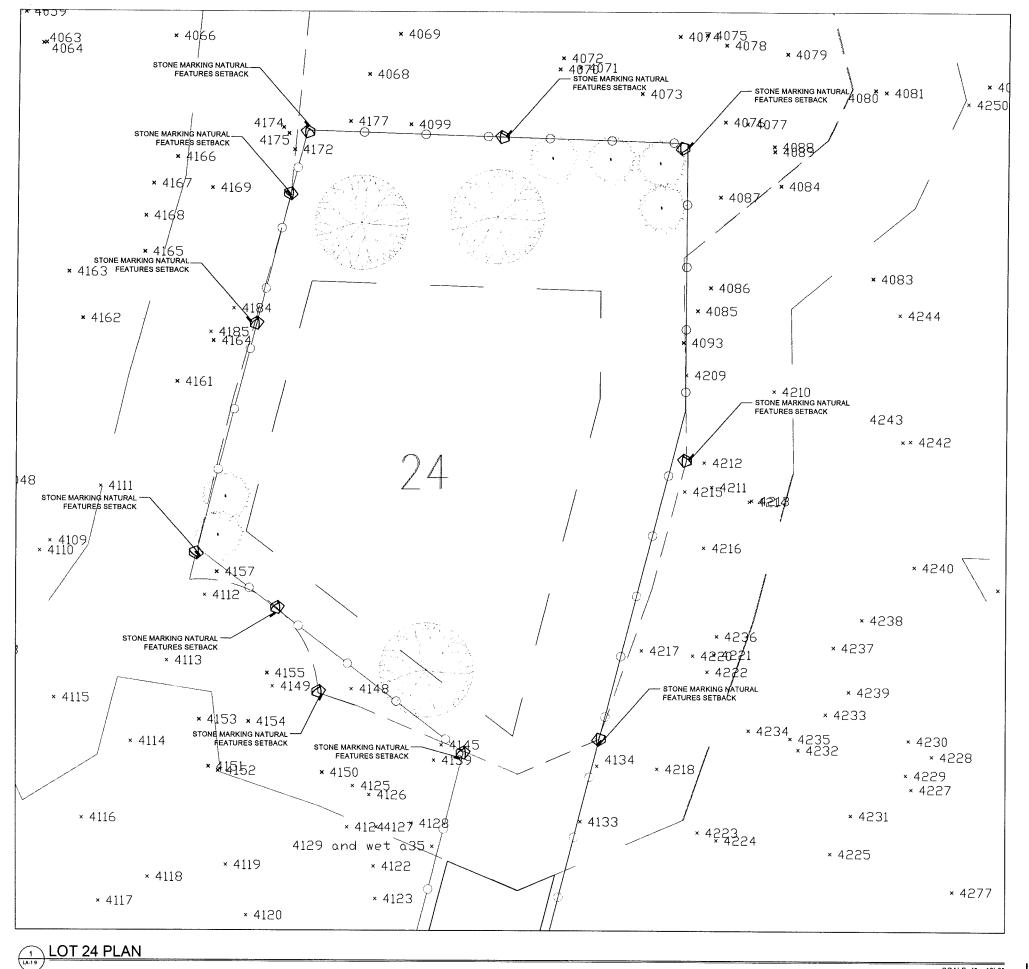
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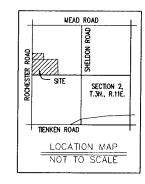
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Northern Entrance Landscape Plan

SCALE: 1"=10'-0"

LA-1.8







DesignTeam +

P: 248, 559, 1000

1-586-268-6168

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### "Rochester Enclaves"

Rochester Hills, Oakland County, Michigan

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2. THE NATURAL FEATURES SETBACK WILL SERVE AS A LIMIT OF MAINTAINED LANDSCAPING INCLUDING

3. THIS WILL BE INCLUDED IN THE HOME OWNER

1. BUILDABLE AREA ON LOT 24 SHALL NOT BREACH THE NATURAL FEATURES SETBACK. THE NATURAL FEATURES SETBACK WILL BE PHYSICALLY

DELINEATED BY 24" STONE BOULDERS.

LOT 24 NOTES

Lot 24 Natural Features Setback Delineation.

### CITY GENERAL NOTES

- I. ALL PLANT MATERIAL SHALL MEET CURRENT STANDARDS OF THE AMERICAN ASSOCIATION OF NURSERYMEN AND APPROVED BY THE AMERICAN NATIONAL STANDARDS
- INSTITUTE, INC.

  2. ALL PLANT MATERIAL SHALL BE TRUE TO NAME IN CONFORMANCE TO THE CURRENT EDITION OF STANDARDIZED PLANT NAMES ESTABLISHED BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURAL NOMENCLATURE, OR OTHER SOURCE ACCEPTED BY THE
- OTT:
  3. ALL PLANT MATERIAL SHALL BE NURSERY GROWN IN A NORTHERN CLIMATE; HARDY
  TO THE CLIMATE OF MICHIGAN; APPROPRIATE FOR THE SOIL: CLIMATIC AND
  ENVIRONMENTAL CONDITIONS; AND RESISTANT TO DISEASE AND INSECT ATTACK.

- ENVIRONMENTAL CONDITIONS; AND RESISTANT TO DISEASE AND INSECT ATTACK.

  4. A MINIMUM FOUR (4) INCHES OF TOPSOIL SHALL BE PROVIDED FOR ALL LAWN AREAS, GROUND COVERS, AND PLANTING BEDS.

  5. ARTIFICIAL PLANT MATERIAL IS PROHIBITED AND SHALL NOT BE USED TO MEET THE REQUIREMENTS OF THIS ARTICLE.

  6. LAWN AREAS SHALL BE PLANTED IN SPECIES OF CRASS NORMALLY CROWN IN MICHIGAN, CRASS MAY BE SODDED OR HYDRO-SEEDED, PROVIDED THAT ADEQUATE MEASURES ARE TAKEN TO MINIMIZE SOIL EROSION. SOO OR SEED SHALL BE CLEAN AND FREE OF WEEDS AND NOXIOUS PESTS OR DISEASE.

  7. A MINIMUM 4—INCH LAYER OF SHREDDED HARDWOOD BARK SHALL BE PLACED IN ALL PLANTER BEDS CONTAINING TREES OR SHRUBS AND AROUND THE BASE OF ALL TREES PLANTED WITHIN LAWN AREAS ARE TO BE PLANTED IN GROUPS AND MULCHED AS A GROUP, AND HEDGEROWS ARE TO BE MULCHED AS ONCE CONTINUOUS STRIP.

  8. LIVE GROUNDCOVERS SUCH AS MYRILE, BLUE RUG JUNIPERS, BALTIC IVY AND OTHER SIMILAR WINES AND PLANT MATERIAL SHALL BE MULCHED WITH A LAYER OF SHREDDED HARDWOOD BARK. ANY DEMANDING MYES AND PLANT MATERIAL SHALL BE MULCHED WITH A 2-INCH LAYER OF SHREDDED HARDWOOD BARK. ANY DEMANDING MYES BE APPROVED BY THE CITY'S SHREDDED HARDWOOD BARK. ANY DEMANDING MYES BE APPROVED BY THE CITY'S SHREDDED HARDWOOD BARK.
- SHREDDED HARDWOOD BARK. ANY DEVIATIONS MUST BE APPROVED BY THE CITY'S
- 9.PLANT MATERIALS SHALL NOT BE PLACED CLOSER THAN FOUR FEET FROM THE FENCE

- 9-PLANT MATERIALS SHALL NOT BE PLACED CLOSER THAN FOUR FEET FROM THE FENCE LINE OR PROPERTY LINE.

  10. DECIDIOUS AND ALL SHRUBS MAY NOT BE PLANTED WITHIN 5 FEET, AND EVERGREEN TREES MAY NOT BE PLANTED WITHIN TEN (10) FEET OF ANY CURB OR PUBLIC WALKWAY.

  11. TREES AND SHRUBS MAY NOT BE PLANTED WITHIN 10 FEET OF A FIRE HYDRANT.

  12. WHERE PLANT MATERIALS ARE PLANTED IN TWO OR MORE ROWS, PLANTING SHALL BE STAGGERD IN ROWS.

  13. WHERE SHRUB PLANTINGS ARE REQUIRED TO FORM A CONTINUOUS HEDGE, THE PLANTS SHALL NOT BE SPACED OUT MORE THAN 36 INCHES ON CENTER AT PLANTING AND SHALL HAVE A MINIMUM HEIGHT AND SPREAD OF 30 INCHES AT PLANTING. SHRUBS THAT WILL NOT ATTAIN SUFFICIENT WIDTH TO FORM A COMPLETE HEDGE SPACED 36 INCHES ON CENTER SHALL BE PLANTED AT A SPACING THAT WILL ALLOW THEM TO FORM A COMPLETE HEDGE WITHIN TWO YEARS OF PLANTING.

### RESPONSIBILITY NOTES

- 1. LANDSCAPE CONTRACTOR SHALL WIST SITE. INSPECT EXISTING CONDITIONS AND REVIEW PROPOSED PLANTING AND RELATED WORK. IN CASE OF DISCREPANCY BETWEEN PLAN AND PLANT LIST, THE PLAN SHALL GOVERN QUANTITIES. CONTACT LANDSCAPE ARCHITECT WITH ANY CONCERNS
  2. CONTRACTOR SHALL VERIFY LOCATIONS OF ALL ON-SITE UTILITIES PRIOR TO BEGINNING CONSTRUCTION ON HIS/HER PHASE OF WORK. ELECTRIC, GAS, TELEPHONE, CABLE TELEVISION MAY BE LOCATED BY CALLING MISS DIG 1-800-482-7171. ANY DAMAGE OR INTERRUPTION OF SERVICES SHALL BE THE RESPONSIBILITY OF CONTRACTOR. CONTRACTOR SHALL COORDINATE ALL RELATED ACTIVITIES WITH OTHER TRADES ON THE JOB AND SHALL REPORT ANY UNACCEPTABLE JOB CONDITIONS TO OWNER'S
- JOB AND SHALL REPORT ANY UNACCEPTABLE JOB CONDITIONS TO OWNER'S
  REPRESENTATIVE PRIOR TO COMMENCING.

  3. CONTRACTOR WILL SUPPLY FINISHED GRADE AND EXCAVATE AS NECESSARY TO
  SUPPLY 4" TOPSOIL DEPTH IN ALL PLANTING BEDS AND 4" TOPSOIL DEPTH IN ALL LAWN
  AREAS USING MATERIAL FROM SPOIL PILE

  4. ACCEPTANCE OF GRADING AND SOD SHALL BE BY THE LANDSCAPE ARCHITECT
- AND/OR PROJECT REPRESENTATIVE AND AS DETERMINED BY THE CITY. THE CONTRACTOR SHALL ASSUME MAINTENANCE RESPONSIBILITY FOR A MINIMUM OF TWO (2) YEARS. MAINTENANCE SHALL INCLUDE WATERING, WEEDING, REPLACEMENTS OF WASHOUTS AND OTHER OPERATIONS NECESSARY TO KEEP SOD IN A THRIWING CONDITION. UPON FINAL ACCEPTANCE BY LANDSCAPE ARCHITECT AND/OR PROJECT REPRESENTATIVE AND AS DETERMINED BY THE CITY. THE OWNER SHALL ASSUME ALL MAINTENANCE RESPONSIBILITIES.
- RESPONSIBILITIES.

  5. THE CONTRACTOR SHALL GUARANTEE ALL LANDSCAPING FOR A PERIOD OF TWO (2) YEARS BEGINNING AFTER APPROVAL BY THE CITY OF ROCHESTER HILL'S LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL REPLACE DURING AND AT THE END OF THE GUARANTEE PERIOD, ANY DEAD OR UNANCEPTEABLE PLANTS, AS DETERMINED BY THE CITY OF ROCHESTER HILL'S LANDSCAPE ARCHITECT, WITHOUT COST TO THE OWNER.

  6. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL QUANTITIES SHOWN ON LANDSCAPE PLAN PRIOR TO PRICING THE WORKE. PLAN PRIOR TO PRICING THE WORK.

### LANDSCAPING NOTES

- I. PRIOR TO THE RELEASE OF THE PERFORMANCE BOND, THE CITY OF ROCHESTER HILLS MUST INSPECT ALL LANDSCAPE PLANTING AND THE OPERATION OF THE IRRIGATION SYSTEM. THIS INSECTED BY THE FORESTRY DIMSION TO IDENTIFY ANY PLANTINGS, AND PARKING LOT ISLANDS. THE RIGHT-OF-WAY WILL BE INSPECTED BY THE FORESTRY DIMSION TO IDENTIFY ANY PLANTINGS NEW OR EXISTING THAT POSE A HAZARD TO THE MEST USE OF THE RIGHT-OF-WAY. FORESTRY MAY REQUIRE THE DOVELOPER TO REMOVE AND POSSIBLY REPLACE ANY SUCH TREES.

  2. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 5' FROM THE EDGE OF THE PUBLIC R.O.W. SHADE TREES AND SHRUBS MUST BE PLANTED AT LEAST 5' FROM THE EDGE OF THE PUBLIC WALKWAY. EVERGREEN AND ORNAMENTAL TREES MUST BE PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE SHADE AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM THE FORMAT SHADE AND
- PLANTED AT LEAST 10' FROM THE EDGE OF THE PUBLIC WALKWAY. ALL TREES AND SHRUBS MUST BE PLANTED AT LEAST 10' FROM ANY FIRE HYDRAMT. SHADE AND EVERGREEN TREES MUST BE PLANTED AT LEAST 15' FROM THE NEAREST OVERHEAD WIRE AND AT LEAST 10' FROM THE NEAREST UNDERGROUND UTILITY.

  3. NO TREES OR SHRUBS MAY BE PLANTED WITHIN THE TRIANGULAR AREA FORMED AT THE INTERSECTION OF ANY STREET RICHT—OF—WAY AT A DISTANCE OF 25' FROM THEIF POINT OF INTERSECTION. NO TREES OR SHRUBS MAY BE PLANTED IN THE TRIANGULAR AREA FORMED AT THE INTERSECTION OF ANY DRIVEWAY WITH A PUBLIC WALKWAY AT A DISTANCE HAD CALLED FOR THE POINT OF INTERSECTION OF ANY DRIVEWAY WITH A PUBLIC WALKWAY AT A DISTANCE HAD CALLED FOR THE PROPERTY.
- DISTANCE ALONG EACH LINE OF 15' FROM THEIR POINT OF INTERSECTION.

  4. PRIOR APPROVAL IS REQUIRED TO PLANT ANY TREE OR SHRUB IN THE PUBLIC
- 4. PRIOR APPROVAL IS REQUIRED TO PLANT ANY TREE OR SHRUB IN THE PUBLIC RIGHT-OF-WAY.

  5. NO SUBSTITUTIONS OR CHANGES OF LOCATION OR PLANT TYPES SHALL BE MADE WITHOUT THE APPROVAL OF THE DEVELOPER AND THE CITY OF ROCHESTER HILLS.

  6. THE DEVELOPER AND/OR THE CITY OF ROCHESTER HILL SHALL HAVE THE RIGHT, AT ANY STAGE OF THE INSTALLATION, TO REJECT ANY WORK OR MATERIAL THAT DOES NOT MEET THE REQUIREMENTS OF THE PLANS OR SPECIFICATIONS.

  7. REPLACEMENT TREES MAY NOT BE PLANTED WITHIN THE DRIP LINE OF EXISTING TREES.
- INCES.

  8. NO SUBSTITUTIONS OR CHANGES OF LOCATION OR PLANT TYPE SHALL BE MADE WITHOUT THE APPROVAL OF THE DEVELOPER AND THE CITY ROCHESTER HILLS. 9. TREES MUST BE AT LEAST 10' FROM UNDERGROUND UTILITIES AND 15' FROM OVERHEAD UTILITIES.

### MAINTENANCE NOTES

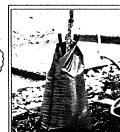
- 1. THE CLEAR ZONE SHALL BE MAINTAINED AT ALL INTERSECTIONS THAT INGRESS AND EGRESS TO THE SITE. IT IS THE OWNERS RESPONSIBILITY TO MAINTAIN THE PLANT MATERIAL AT A HEIGHT OF NOT OVER THIRTY (30) INCHES ABOVE PAVENT AND PROVIDE UNOBSTRUCTED SIGHT DISTANCE FOR DRIVERS IN VEHICLES APPROACHING THE
- INTERSECTION.

  2. VERTICAL CLEARANCE OF AT LEAST EIGHTY (80) INCHES MUST BE PROMDED ABOVE WALKS AT ALL TIMES. IT IS THE OWNERS RESPONSIBILITY TO MAINTAIN TREES AND OTHER OVERHANGING OBJECTS TO PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADEQUATE HEADROOM TO COMPLY WITH ADACTOR OF THE PROVIDE ADACTOR OF THE PR

### TREE PROTECTION NOTES

- 1. THE TREE PROTECTION FENCING (TPF) SHALL BE ERECTED PER THE PLANS APPROVED BY THE CITY OF ROCHESTER HILLS PLANNING DEPARTMENT. THE TPF MUST BE IN PLACE AND BE INSPECTED BY THE CITY OF ROCHESTER HILLS PRIOR TO THE START OF ANY EARTHWORK OR CONSTRUCTION OPERATIONS. IT IS THE DEVELOPER'S RESPONSIBILITY TO CONTACT THE CITY PLANNING DEPARTMENT AT 1-248-656-4660 TO SCHEDULE A TPF INSPECTION. THE TPF SHALL REMAIN IN PLACE THROUGHOUT THE ENTIRE CONSTRUCTION PROCESS OR UNTIL THE CITY AUTHORIZES THE REMOVAL OR ISSUES A FINAL CERTIFICATE OF OCCUPANCY, WHICHEVER OCCURS FIRST.
- 2. UPON COMPLETION OF GRADING AND THE INSTALLATION OF THE INFRASTRUCTURE A SECOND INSPECTION OF THE TPF AND THE TREES DESIGNATED FOR PRESERVATION IS REQUIRED BY THE CITY OF ROCHESTER HILLS PRIOR TO THE START OF ANY ADDITIONAL CONSTRUCTION. IT IS THE DEVELOPER'S RESPONSIBILITY TO CONTACT THE CITY PLANNING DEPARTMENT AT 1-248-656-4660 TO SCHEDULE THIS TPF
- 3. UPON COMPLETION OF ALL CONSTRUCTION AND PRIOR TO THE REMOVAL OF THE CITY OF ROCHESTER HILLS MUST INSPECT ALL TREES DESIGNATED TO BE PRESERVED. THE LANDSCAPE PERFORMANCE BOND WILL NOT BE RELEASED UNTIL THIS INSPECTION. ITS COMPLETE AND ALL RELATED ISSUES ARE RESOLVED. IT IS THE DEVELOPER'S RESPONSIBILITY TO CONTACT THE CITY PLANNING DEPARTMENT AT 1-248-656-4660 TO SCHEDULE THIS INSPECTION.
- 4. A FINAL INSPECTION BY THE CITY OF ROCHESTER HILLS IS REQUIRED AT THE END OF THE WARRANTY AND MAINTENANCE PERIOD. THE LANDSCAPE MAINTENANCE BOND WILL NOT BE RELEASED UNTIL THIS INSPECTION IS COMPLETE AND ALL RELATED ISSUES ARE RESOLVED. IT IS THE DEVELOPER'S RESPONSIBILITY TO CONTACT THE CITY PLANNING DEPARTMENT AT 1-248-656-4660 TO SCHEDULE THIS INSPECTION
- 5. THE TREE CONSERVATION ORDINANCE PROHIBITS ANY CONSTRUCTION OR DEVELOPMENT ACTIVITIES WITHIN THE DRIP LINE OF AND REGULATED TREES NOT APPROVED FOR REMOVAL, INCLUDING BUT NOT LIMITED TO LAND CLEARING, GRUBBING, TRENCHING, GRADING OR FILLING, NO PERSON SHALL PLACE ANY SOLVENTS, BUILDING MATERIALS, CONSTRUCTION EQUIPMENT, SOIL DEPOSITS, OR HARMFUL MATERIALS WITHIN THE DRIP LINE LIMIT OF TREES DESIGNATED FOR PRESERVATION.
- 6. PROPOSED GRADES ARE TO MATCH THE EXISTING ELEVATIONS OUTSIDE THE LIMITS OF THE TPF. NO GRADING EITHER CUT OR FILL IS PERMITTED WITHIN THE DRIP LINE OF ANY TREE DESIGNATED FOR PRESERVATION.
- 7. DURING THE CONSTRUCTION PROCESS NO PERSON SHALL ATTACH ANY DEVICE OR WIRE/CABLE/CORD/ROPE TO AN EXISTING TREE DESIGNATED TO BE PRESERVED.
- 8. ALL UTILITY SERVICE REQUEST MUST INCLUDED NOTIFICATION TO THE INSTALLER THAT PROTECTED TREES MUST BE AVOIDED. ALL TRENCHING SHALL OCCUR OUTSIDE THE TPF.
- 9. SWALES SHALL BE ROUTED TO AVOID THE AREA WITHIN THE DRIP LINE OF THE ANY TREE DESIGNATED FOR PRESERVATION. SWALES SHALL BE CONSTRUCTED SO AS NOT TO DIRECT ANY ADDITIONAL FLOW INTO THE DRIP LINE A TREE DESIGNATED FOR PRESERVATION.
- 10. IF TREE PROTECTION CANNOT BE MAINTAINED FOR A TREE THROUGHOUT ENTIRE PERIOD REQUIRED. THE REPLACEMENT OF THAT TREE WILL BE REQUIRED ON AND INCH FOR INCH BASIS PRIOR TO THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY.
- REGULATED TREES LOCATED DEE-SITE ON ADJACENT PROPERTIES THAT MAY BE AFFECTED BY CONSTRUCTION OPERATIONS MUST BE PROTECTED AS DEFINED HERE IN.
- 12. THE TPF SHALL CONSIST OF 4 FOOT HIGH ORANGE SNOW FENCING TO BE INSTALLED AROUND THE DRIP LINE OF ALL TREE DESIGNATED TO BE SAVED. THIS FENCING SHALL BE SUPPORTED BY 6 FOOT METAL T-BAR POSTS 5 FEET ON CENTER AND DRIVEN A MINIMUM OF 24" INTO GROUND. THE TPF FENCING SHALL REMAIN UPRIGHT AND SECURELY IN PLACE FOR THE REQUIRED TIME AS SPECIFIED ABOVE.

### TREE GATOR SLOW RELEASE WATERING BAG NOTES



- SINGLE BAG BITS MIN. 1" TO 4" CALIPER TREE WITH BRANCHES AT LEAST 25" FROM THE GROUND
- 2. PLACE AROUND TREE TRUNK WITH THE ZIPPERS ON UPHILL SIDE OF TREE. WRAP BOTH SIDES AROUND TRUNK UNTIL ZIPPERS MEET AND ZIP TOGETHER FROM BOTTOM TO TOP.
- 3. LIFT TAG TO EXPOSE FILL OPENING AT TOP OF BAG. INSERT HOSE INTO FILL OPENING AND BEGIN FILLING WITH WATER TO & CAPACITY.
- 4.CENTLY LIFT UP ON STRAPS AT TOP OF BAG TO EXPAND BOTTOM. FILL TO DESIRED LEVEL AND LET EMPTY. CONTINUOUSLY WATERS FOR APPROX. 5 TO

### CITY OF ROCHESTER HILLS MAINTENANCE NOTES 138-12.109

- LANDCAPING SHALL BE KEPT IN A NEAT, ORDERLY AND HEALTHY GROWING CONDITION, FREE FROM DEBRIS AND REFUSE.
   ZPRUNING SHALL BE MINIMAL AT TIME OF INSTALLATION, ONLY TO REMOVE DEAD OR DISEASED BRANCHES. SUBSEQUENT PRUNING SHAL ASSURE PROPER MATURATION OF PLANTS TO ACHIEVE THEIR APPROVED
- ASSURE PROPER MATURATION OF PLANTS TO ACHIEVE THEIR APPROVED PURPOSE.

  3. ALL DEAD, DAMAGED OR DISEASED PLANT MATERIAL SHALL BE REMOVED IMMEDIATELY AND REPLACED WITHIN (6) SIX MONTHS AFTER IT DIES OR IN THE NEXT PLANTING SEASON, WHICH EVER COMES PRIST. THE PLANTING SEASON FOR DECIDIOUS PLANTS SHALL BE BETWEEN MARCH I AND JUNE I AND FROM OCT I UNTIL THE PREPARED SOIL FREEZES. THE PLANTING SEASON FOR EVERGREEN PLANTS SHALL BE BETWEEN MARCH I AND JUNE I, PLANT MATERIAL INSTALLED TO REPLACE DEAD OR DISEASED MATERIAL SHALL BE AS CLOSE AS PRACTICAL TO THE SIZE OF THE MATERIAL IT IS INTENDED TO REPLACE. THE CITY MAY NOTIFY PROPERTY OWNERS OF THE NEED TO REPLACE DEAD, DAMAGED, OR DISEASED MATERIAL.

  4. THE APPROVED LANDCAPE PLAN SHALL BE CONSIDERED A PERMANENT RECORD AND INTEGRAL PART OF THE SITE PLAN APPROVAL UNLESS OTHERMSE APPROVED, ANY REVISIONS OR REMOVAL OF PLANT MATERIALS, OR NON-COMPLIANCE WITH THE MANTENNANCE REQUIREMENTS OF SECTION 138-12.109 WILL PLACE THE PARCEL IN NON-CONFORMITY WITH THE APPROVED LANDCAPE PLAN AND BE A VIOLATION OF THE ORDINANCE.

  5. IF PROTECTED TREES ARE DAMAGED, A FINE SHALL BE ISSUED ON AN INCH BY INCH BASIS AT A MONETARY RATE AS DEFINED BY THE FORESTRY OEPARTMENT.

### IMPORTANT:

ALL TREES ON ADJACENT PROPERTIES MUST BE PROTECTED. THE TREE PROTECTIVE FENCING MAY BE PLACED ALONG THE ACTUAL PROPERTY LINE IF THE BRANCHES OF THE TREES ON THE ADJACENT PROPERTIES DO NOT OVERHANG ONTO THE SITE BEING DEVELOPED. IF THE BRANCHES OVERHANG ONTO THE AREA OF THE SITE BEING DEVELOPED. THE TREE PROTECTIVE FENCING MUST BE PLACED AT THE ACTUAL DRIP LINE OF THESE TREES. IT SHOULD ALSO BE NOTED THAT THE SILT FENCING MUST BE PLACED ON THE DEVELOPMENT SIDE OF THE TREE PROTECTIVE FENCING, THE SILT FENCING MAY NOT BE PLACED BETWEEN THE TREE BEING PRESERVED AND THE TREE PROTECTIVE FENCING, IF ANY REGULATED TREES ARE DAMAGED ON THE ADJACENT PROPERTIES THE DAMAGED TREES WILL BE ETITLED BEING ONLY THE PROPERTIES THE PROMECED. PROPERTIES THE DAMAGED TREES WILL BE EITHER REPLACED ON THE OWNERS
PROPERTY ON AN INCH FOR INCH BASIS OR A FINE IN THE SUM \$122.00 PER CALIPER
INCH WILL BE ISSUED AGAINST THE DEVELOPMENT. THIS FINE WILL BE DUE PRIOR THE
BUILDING PERMITS BEING ISSUED. IF YOU HAVE ANY QUESTIONS OR NEED ADDITIONAL INFORMATION CALL THE CITY'S PLANNING DEPARTMENT 248-646-4660.

### PLANTING NOTES:

- 1. INSTALL AND MAINTAIN ALL LANDSCAPING ACCORDING TO ROCHESTER HILLS STANDARDS. IN CASE OF DISCREPANCY BETWEEN PLAN AND PLANT LIST, THE PLAN SHALL GOVERN QUANTITIES. CONTACT LANDSCAPE ARCHITECT WITH ANY CONCERNS.

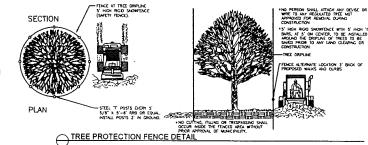
  2. ALL PLANT MATERIAL TO BE PREMIUM GRADE NURSERY STOCK. PLANT MATERIAL SHALL CONFORM TO THE GUIDELINES ESTABLISHED IN THE MOST RECENT EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK. CONTRACTOR TO SUPPLY NURSERY SOURCES FOR ALL PURCHASED MATERIAL. NO BARE ROOT OR PARK GRADE MATERIAL WILL BE ACCEPTED.
- 3. SOD: IF OWNER SELECTS THIS OPTION, CONTRACTOR WILL INSTALL SOD IN ALL AREAS INDICATED AS LAWN ON PLAN. SOD TO BE WELL ESTABLISHED, MINERAL GROWTH. SOD BLEND SHALL CONSIST OF A MINIMUM OF THREE (3) IMPROVED VARIETIES OF BLUEGRASS, ACCEPTANCE AND GUARANTEE NOTES SHALL APPLY TO ALL SOD.

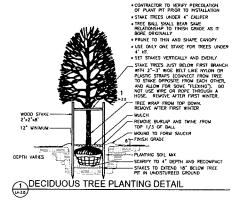
  4. EDGING SHALL BE A SHOVEL EDGE.
- ALL TREE PITS MUST BE TESTED FOR PROPER DRAINAGE PRIOR TO PLANTING TREES. DRAINAGE SYSTEM MUST BE INSTALLED IF PLANTING PIT DOES NOT DRAIN SUFFICIENTLY (REQUIRED IN HEAVY CLAY SOILS).
- 6. ALL LANDSCAPE AREAS SHALL HAVE PROPER DRAINAGE THAT PREVENTS EXCESS WATER FROM STANDING ON LAWN AREAS OR AROUND TREES AND SHRUBS.
- 7. STAKES USED FOR TREE SUPPORTS SHALL POINT AWAY FROM ANY CIRCULATION
- 8. MULCHING AND WATERING OF ALL PLANTS AND TREES SHALL BE IMMEDIATELY OR WITHIN 16 HOURS AFTER INSTALLATION.
- 9. THE OWNER'S REPRESENTATIVE RESERVES THE RIGHT TO REJECT ANY PLANT MATERIAL NOT MEETING SPECIFICATIONS.
- 10. REMOVE ALL TREE STAKES AND GUY WIRES AFTER ONE WINTER.
- 11. USE GRADE "A" DOUBLE SHREDDED HARDWOOD BARK.
- 12. DIG SHRUB PITS 1' LARGER THAN SHRUB ROOT BALLS AND TREE PITS 2' LARGER THAN ROOT BALLS. BACK FILL WITH ONE PART TOPSOIL AND ONE PART SOIL FROM THE EXCAVATED PLANTING HOLE. PLANT TREES AND SHRUBS AT THE SAME GRADE LEVEL AT WHICH THEY WERE PLANTED AT THE NURSERY. IF WET, CLAY SOILS ARE EVIDENT, PLANT TREES AND SHRUBS HIGHER.
- 13. REMOVE ALL TMNE, WRE, AND BURLAP FROM THE TOP 1/3 OF TREE AND SHRUB EARTH BALLS AND FROM TREE TRUNKS.
- 14. LAWN TREES ARE TO BE MULCHED WITH A MINIMUM OF 4' WIDE BY 4" DEEP SHREDDED BARK FOR TRUNK PROTECTION. ONLY NATURAL—COLORED SHREDDED HARDWOOD BARK MULCH WILL BE ACCEPTED.
- 15. SHRUB BEDS ARE TO BE MULCHED WITH SHREDDED BARK MULCH TO A MINIMUM DEPTH OF 4". ONLY NATURAL-COLORED SHREDDED HARDWOOD BARK MULCH WILL BE
- 16. BACKFILL DIRECTLY BEHIND ALL CURBS AND ALONG SIDEWALKS AND COMPACT TO THE TOP OF CURB OR WALK TO SUPPORT VEHICLE AND PEDESTRIAN WEIGHT WITHOUT SETTLING.
- 17. ALL LANDSCAPE AREAS, SPECIAL PARKING LOT ISLANDS AND LANDSCAPE BEDS NEXT TO BUILDINGS SHALL BE EXCAVATED OF ALL BUILDING MATERIALS AND POOR SOILS TO A DEPTH OF 12"-18" AND BACK-FILLED WITH GOOD, MEDIUM TEXTURED PLANTING SOIL (LOAM OR LIGHT YELLOW CLAY). ADD 4"-6" OF TOPSOIL OVERFILL MATERIAL AND CROWN A MINIMUM OF 6" ABOVE TOP OF CURBS AND/OR WALKS AFTER EARTH SETTLING UNLESS OTHERWISE NOTED ON THE LANDSCAPE PLAN.
- CONVERSION OF ALL ASPHALT AND GRAVEL AREAS TO LANDSCAPE SHALL BE DONE THE FOLLOWING MANNER:

  A. REMOVE ALL ASPHALT, GRAVEL AND COMPACTED EARTH TO A DEPTH OF
- A. REMOVE ALL ASPHALT, GRAVEL AND COMPACTED EARTH TO A DEPTH OF 6"-18" DEPENDING ON THE DEPTH OF THE SUB-BASE AND DISPOSE OF OFF SING SOIL.

  B. REPLACE EXCAVATED MATERIAL WITH GOOD, MEDIUM TEXTURES PLANTING SOIL (LOAM OR LIGHT YELLOW CLAY) TO A MINIMUM OF 2" ABOVE TOP F CURB AND SIDEMALK, ADD 4"-6" OF TOPSOIL AND CROWN TO A MINIMUM OF 6" ABOVE ADJACENT CURB AND WALK AFTER EARTH SETTLING UNLESS OTHERWISE NOTED ON THE LANDSCAPE
- IF CONVERSION TO LANDSCAPE OCCURS IN AN EXISTING (OR BETWEEN) LANDSCAPE AREA(S), REPLACE EXCAVATED MATERIAL TO 4"-6" BELOW ADJACENT EXISTING GRADES
  WITH GOOD MEDIUM TEXTURED PLANTING SOIL (LOAM OR LIGHT YELLOW CLAY) AND ADD
  4"-6" OF TOPSOIL TO MEET EXISTING GRADES AFTER EARTH SETTLING.

  19. ALL PLANT MATERIAL TO RECEIVE TERRA—SORB SUPER ABSORBENT POLYMER OR APPROVED EQUAL BY LANDSCAPE ARCHITECT, FOLLOW MANUFACTURER'S SPECIFICATIONS.





• EACH TREE TO RECEIVE TERRA—SORB SUPERABSORBART POLYMER, NO IN BADGE. PER MANUFACTURER'S SPECIFICATIONS.

\*CONTRACTOR TO VERFY PERCOLATION OF

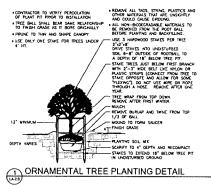
BACKFILL PER MANUFACTURER'S SPECIFICATIONS.

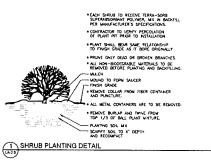
STING ALL EVERGREEN TREES UNDER 12" HIGH TREE SHALL BEAR SAME RELATIONSHIP TO FINISH GRADE AS IT BORE OPIGNALLY \* PRIME ONLY TO REMOVE DAMAGED OR BROKEN BRUNCHES OR BROCKEN BRANCHES.

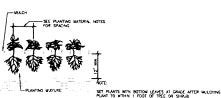
ALL NOTH-ROCKENDAME WITERALS TO BE REDUCKED FROM ROOT BALL BEFORE PLANTING AND BECKFILLING.

STAKE TREES ACT BLIDGE FEST BRANCH PLANTING AND BECKFILLING. FOR BALL PLANTING STAMPS (COMPACT FROM FREX IN STAKE OPPOSITE FROM FICK IN GRANCH PLANTING STAMPS (COMPACT FROM FICK IN STAKE OPPOSITE FROM FICK IN GRANCH PLANTING THE BALL PLANT

### EVERGREEN TREE PLANTING DETAIL







ANNUAL, PERENNIAL, GROUND COVER PLANTING DETAIL

DesignTeam+ AF DE HIE 11/1 RALPH L. NUNEZ LANDSCAPE ARCHITECT No 1086 To Cof Miner 1/3/31/2015

DesignTeam + Birmingham, Michigan 48009

P: 248, 559, 1000

info@designteamplus.com

TJ Realvest, LLC 54153 Deer Ridge Ct Rochester, MI 48307

"Rochester Enclaves" Rochester Hills.

Oakland County Michigan

oround RIN City File # 03-009 1-17-2014 PUD PSFI MANAPY SEVERY 1 4-14-2014 PUD PRETMINARY REVISION 10-27-2014 FINAL PUD SUBMITTAL A 1-2-2015 FINAN PLID REVIEW

Designed/Drawn: 81H / RC

Change setted a Dollows Grill teathers you did

LA-2.0

Specifications & Details

### ENTRY WAY:

KEY	QTY	'. SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	ETREE	s	· · · · · · · · · · · · · · · · · · ·	
PL	6	3" cal	Pyrus calleryana 'Cleveland Select'/ Pear	B&B
EVER	GREEN	TREES		
PS	3	12'ht, 5'sp	Pinus strobus / Eastern White Pine	8&8
PS	2	14'ht, 5'sp	Pinus strobus / Eastern White Pine	B&B
ORNA	MENTA	LTREE		
BN	6	2" cal	Betula nigra / River Birch	B&B
SHRU	BS			
BM	16	24" Sp.	Buxus Microphylla 'Wintergreen' / Wintergreen Littleleaf Boxwood	Cont.
CA	14	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood	Cont.
CR	14	30"ht, 24"sp	Cornus racemosa / Gray DogwoodRed Chokeberry	Cont.
НМ	60	24" Ht.	Hydrangea m. / Glowing Embers Hydrangea	Cont.
PH	14	24" Ht.	Pennisetum Alopecuroides 'Hamelin' / 'Hamlin' Dwarf Fountain Gra	
SJ	16	24" Ht.	Spiraea Japonica 'Little Princess' / Little Princess Spiraea	Cont.
TM	12	24 Sp.	Taxus x Media 'Everlow'/ Everlow Yew	Cont.
W	14	24" Ht.	Viburnum Opulus 'Nanum' / Dwarf European Cranberrybush	Cont.
PERE	NNIALS			
ВЈ	249	24" Ht.	Vibrunum opulus 'nanum' / Dwarf European Cranberrybush	1 Gal. Cont.
CG	87	12" O.C.	Coreopsis grandiflora Early Sunrise / Early Sunrise Coreopsis	1 Gal. Cont.
CP	47	12" O.C.	Carex Pennsylvania / Pennsylvania Sedge	1 Gal. Cont.
LM	294		Liriope Muscari 'Big Blue' / 'Big Blue' Lily—Turf Nepeta x faassenii / 'Walker's Low'	1 Gal. Cont.
NF	356			1 Gal. Cont.
RF	77	18" O.C.	Rudbeckia Fulgida 'Goldsturm' / Black Eyed Susan	1 Gal. Cont.
VS	72	10" O.C.	Veronica Spicata 'Red Fox'/ Red Fox Veronica	1 Gal. Cont.
ANNU	ALS			
	76		Seasonal Plantings- To be determined	
MATE	-			
	+/-		Mulch (To Be Determined By Contractor)	LBS
	+/-		Plant Mix (To Be Determined By Contractor)	LBS
	+/-	-	Terra Sorb (Or Approved Equal)	LBS
	+/-		Edging	LF

### DETENTION & WETLAND RESTORATION PLANT LIST:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TREE	:s		
AF	5	2" cal	Acer x freemanii 'Celzam' / Autumn Blaze Maple	8%8
MG	5	2° cal	Metasequoia glyptostroboides / Dawn Redwood	8&8
QB	3	2" cai	Quercus bicolor / Swamp White Oak	8&8
ORN	AMENTA	AL TREE		
AC	6	2" cal	Amelanchier canadensis / Shadblow Serviceberry	8&8
BN	6	2" cal	Betula nigra / River Birch	848
CC	6	2" cal	Crataegus c. inermis 'Cruzon' / Cruzom Hawthorn	8&8
SHRU	As .	$\overline{}$		
AA		30"ht, 24" s	p Aronia arbutifaila 'Brilliantissima' / Brilliant Red Chokeberry	Cont.
ΑE	20	30"ht, 24" s	p Aronio melanocarpa elata / Glossy Black Chokeberry	Cont.
CA	35	30"ht, 24" s	p Carnus alba 'Regnzam' / Red Grome Dogwood	Cont.
CR	20	30"ht, 24" s	p Cornus racemosa / Gray DogwoodRed Chokeberry	Cont.
av /	20	30"ht, 24" s	p Viburnum dentatum / Arrowwood Viburnum	Cont.
MATE	RIACS	$\overline{}$		
	+/-	- Topsoil I	nstalled	_

- +/- Shredded Hordwood Mulch Installed
- +/- Terra Sorb or Approved Equal
- +/- Wetlands Seed Mix

### WOODLAND RESTORATION & ROCHESTER ROAD PLANT LIST

KEY	QTY,	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TREES			
AC	25	5-6' HT.	Acer rubrum/ Red Maple	Bare-root
A\$	25	5-6' HT.	Acer saccharum / Sugar Maple	Bare-root
3N	25	5-6' HT.	Betulo nigro / River Birch	Bare-root
CaC	25	3-4' HT.		Bare-root
Jn	25	5-6' HT.		Bare-root
Lt	25	5-6' HT.	Linodendron tulipfera / Tulip Poplar	Bare-root
Ns	25	3-4' HT.	Nyssa sylvatica / Black Gum	Bare-root
Qa .	25	5~6° HT.		Bare-root
QЬ	25	5-6' HT.	Quercus bicolor / Swamp White Oak	Bare-root
Qm	25	5-6' HT.	Quercus macrocarpa / Bur Oak	Bare-root
Qs	25	5-6' HT.	Quercus shumardil / Shumard Oak	Bare-root
Sa	25	5-6' HT.	Sassafras canadensis	Bare-root
Hem	523	18" O.C.	Rudbeckia Fulgida 'Goldsturm' /	1 Gal. cont
RF	388	18" O.C.	Hemerocallis 'Black Eyed Stella' /	1 Gal. cont
			'Block Eyed Stella' Daylly	
				UNIT
		+/-	Topsoil Installed	CY
		+/-	Shredded Hardwood Mulch Installed	CY
		+/-	Terra Sarb or Approved Equal	LBS

### INTERNAL STREET TREES PRELIMINARY PLANT MATERIAL SCHEDULE:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	R00
SHADE	TREES			
AN	20	3" cal	Acer Nigrum 'Greencolumn'/ Greencolumn Mople	B&B
AR	24	3" col	Acer Rubrum 'Franksred'	8&8
CB	20	3" cal	Carpinus Betulus 'Fastigiata'	B&8
CO	16	3" cal	Celtis occidenttalis / Common Hackberry	8&8
EU	14	3° cai	Eucommia ulmoides / Hardy Rubber Tree	8&8
QB	18	3" cal	Quercus bicolor / Swamp White Oak	B&B
QR	26	3" cal	Quercus rubra / Red Oak	B&B
TG	14	3" cal	Greenspire Linden	8&9
MATER	RIALS			
+/-			Mulch (To Be Determined By Contractor)	CY
+/-			Plant Mix (To Be Determined By Contractor)	CY
+/-			Terra Sorb (Or Approved Equal)	LBS
LAWN +/-			Seed	05
•				SF
+/-			Sod (owner's option)	CY

### NORTH - EAST NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TREE	s		
AN	2	3" cal	Acer Nigrum 'Greencolumn'/ Greencolumn Mapt	e B&B
QR	5	3" cal	Quercus rubra / Red Oak	8&B
QS	3	3" cal	Quercus shumardii / Shumard Oak	B&B
EVER	GREEN	TREES		
PA	51	10'ht, 5'sp	Picea abies / Norway Spruce	8&8
PE	24	10'ht, 5'sp	Pinus strobus / Eastern White Pine	B&B
PS	24	10'ht, 5'sp	Picea glauca / White Spruce	B&8
ORNA	MENTA	L TREE		
MP	4	2" cal	Malus 'Prairifire' / Prairifire Crab	8&8
MS	4	2" cał	Malus 'Snowdrift' / Snowdrift Crob	B&₿
SHRU	BS			
CA	16	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood	Cont
CR	11	30"ht, 24"sp	Cornus racemosa / Gray DagwoodRed Chokebe	rry Cont
MATE	RIALS			
	+/-		V.1. (T. B. B	CY
	+/-		Mulch (To Be Determined By Contractor)	CY
	,		Plant Mix (To Be Determined By Contractor)	
	+/-		Terra Sorb (Or Approved Equal)	LBS

### EAST NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TRE	ES		
QR	5	3" col	Quercus rubra / Red Ook	8&8
QS	5	3" cal	Quercus shumardii / Shumard Oak	8&8
EVER	GREE	TREES		
PA		10'ht, 5'sp		8&8
PE	15	10'ht, 5'sp	Pinus strobus / Eastern White Pine	8&8
PS	28	10'ht, 5'sp	Piceo glauca / White Spruce	8&B
ORNA	MENT.	AL TREE		
MP	3	2" cal	Matus 'Prairifire' / Prairifire Crab	848
MS	6	2" cal	Malus 'Snowdrift' / Snowdrift Crab	8&8
SHRU	88			
CA	12	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood	Cont.
CR	9	30"ht, 24"sp	Cornus racemosa/Gray DogwoodRed Chokeberry	Cont.
MATE	RIALS			
+/			Mulch (To Be Determined By Contractor)	CY
	+/	_	Plant Mix (To Be Determined By Contractor)	CY
+/-		_	Terra Sorb (Or Approved Equal)	LBS
	+/	~	Edging	LF
	,			-

### SOUTH NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY	. SIZE	BOTANICAL / COMMON NAME	ROOT
SHADI	TREE	s		
QR	3	3" cal	Quercus rubra / Red Oak	8&8
QS	3	3" cal	Quercus shumardii / Shumard Oak	B&₿
EVER	REEN	TREES		
PA	23	10'ht, 5'sp	Picea abies / Norway Spruce	B&8
PE	40	10'ht, 5'sp	Pinus strobus / Eastern White Pine	B&8
		10'ht, 5'sp	Picea glauca / White Spruce	B&₿
ORNA	MENTA	LTREE		
MP	6	2" cal	Malus 'Prairifire' / Prairifire Crab	8&B
SHRU	BS		•	
CA	12	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood	Cont.
CR	12	30"ht, 24"sp	Cornus racemosa/Gray DogwoodRed Chokeberry	Cant.
MATE	RIALS			
	+/-		Mulch (To Be Determined By Contractor)	
	+/-		Plant Mix (To Be Determined By Contractor)	

### TYPICAL BUILDING UNIT PLANT LIST

RESIDENTIAL BUILDING SITE LANDSCAPE PLANTINGS:
A total of 16 trees will be planted on each building site, plants to be a mix of plant species.

REPLACEMENT TREE CREDIT Deciduous Shade Trees - 3" cal. + 9 X 2 (CREDITS) = 18 X 26 UNITS = 468 TREE CREDITS: 468 Evergreen Trees 10' Ht.

KEY	QTY,	SIZE	BOTANICAL / COMMON NAME	ROOT
SHAD	E TREES	3		
AF	X	3" cal	Acer x freemanii 'Celzam' / Autumn Blaze Maple	8&8
CO	×	3" cal	Celtis occidenttolis / Common Hackberry	8&8
Eυ	×	3" cal	Eucommia ulmoides / Hardy Rubber Tree	B&B
GB	X	3" cal	Ginkgo biloba 'Autumn Gold' / Autumn Gold Maidenhair Tree	B&B
GT	X	3" cal	Gleditsia t. inermis 'Skycole' / Skyline Honey Locust	B&B
MG	X	3" cai	Metasequoia glyptostroboides / Dawn Redwood	848
PCo	Χ	6" cal	Platanus x acerifolia 'Columbia' / Columbia London Plane Tree	B&B
QA	×	3" cal	Quercus alba / White Oak	B&B
QB	X	3" cal	Quercus bicolor / Swamp White Oak	8&B
QR	×	3" cal	Quercus rubra / Red Ook	8&8
QS	X	3" cal	Quercus shumardii / Shumard Oak	B&B
TC	X	3" cal	Tilia cordata 'Corzam / Corzam Linden	8&B
UP	x	3" cal	Ulmus x 'Pioneer' / Pioneer Elm	B&B
EVER	GREEN T	REES		
AB	x	10'ht, 5'sp	Ables concolor / Concolor White Fir	B&B
PΑ	×	10'ht, 5'sp	Picea abies / Norway Spruce	B&B
PG	X	10'ht, 5'sp	Picea glauca var. densata / Black Hills Spruce	B&B
PS	X	10'ht, 5'sp	Picea glauca / White Spruce	848
PR	×	10'ht, 5'sp	Pinus resinosa / Red Pine	B&B
PE	×	10'ht, 5'sp	Pinus strobus / Eastern White Pine	B&B
TS	Х	10'ht, 5'sp	Tsuga canadensis / Canadian Hemlock	B&B
MATE	RIALS			
	+/-		Mulch (To Be Determined By Contractor)	CY
	+/-		Plant Mix (To Be Determined By Contractor)	CY
	+/-		Terra Sorb (Or Approved Equal)	LBS
	+/		Edging	LF

### NORTH ENTRY WAY:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ROOT
PERE	NNIALS			
PH	14	24" Ht.	Pennisetum Alopecuroides 'Hamelin' / 'Hamlin' Dwarf Fountain Grass	Cant.
CG	87	12" O.C.	Coreopsis grandiflora 'Early Sunrise'/Early Sunrise Coreopsis	1 Gal. Cont.
NF	228	18" O.C.	Nepeta x faossenii / 'Walker's Low'	1 Gal. Cont.





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P: 248, 559, 1000

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"Rochester Enclaves" Rochester Hills, Oakland County,

Michigan

	Designed/Draws: N	N / RC			
	Checked/Approved	RIN			
	Arb # 10-2013				
	City File # 03-009				
	Date/Revisions	Issued For			
٨	3-17-2014 PLD PRETAMBARY SEVEN				
/1\	4-14-2014 PUD PE	ELINARY REVISION			
	4-14-2014 PUD PF	PUD SUBMITTAL			
	3-2-2015 FMM P	LO SEVEN			
_	_				
MOL					
5					



**Landscaping Plant List** 







CORNER OTION 2 Ex RITE TREE SURVEY:

TOTAL # OF TAGGED TREES = 3671

TOTAL # OF ASH TREES (NON-REGULATED) - 681
. TOTAL # OF DEAD TREES (NON-REGULATED) - 362
. TOTAL # OF TREES IN R.O.W. (NON-REGULATED) - 260
. TOTAL # OF TREES IN BUILDING PAD (NON-REGULATED) - 313

TOTAL # OF REGULATED TREES

TOTAL # OF TREES TO BE REMOVED - 1101
. TOTAL # OF TREES TO BE SAVED = 959

TOTAL # OF REPLACEMENT CREDITS REQ'D. = 1101

TOTAL # OF REPLACEMENT CREDITS PROVIDED
FOR BOTH PARCELS: = 1118

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Birmingham, Michigan 48009

P: 248. 559. 1000

TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

"Rochester Enclaves" Rochester Hills,

Oakland County, Michigan

Designed/Drown: RLM / BC Checked/Approved: RLM Job § 10-2013 City Rts § 03-009

/Budaissa laguad F

3-17-2014 PUD PREIMINARY REVEN

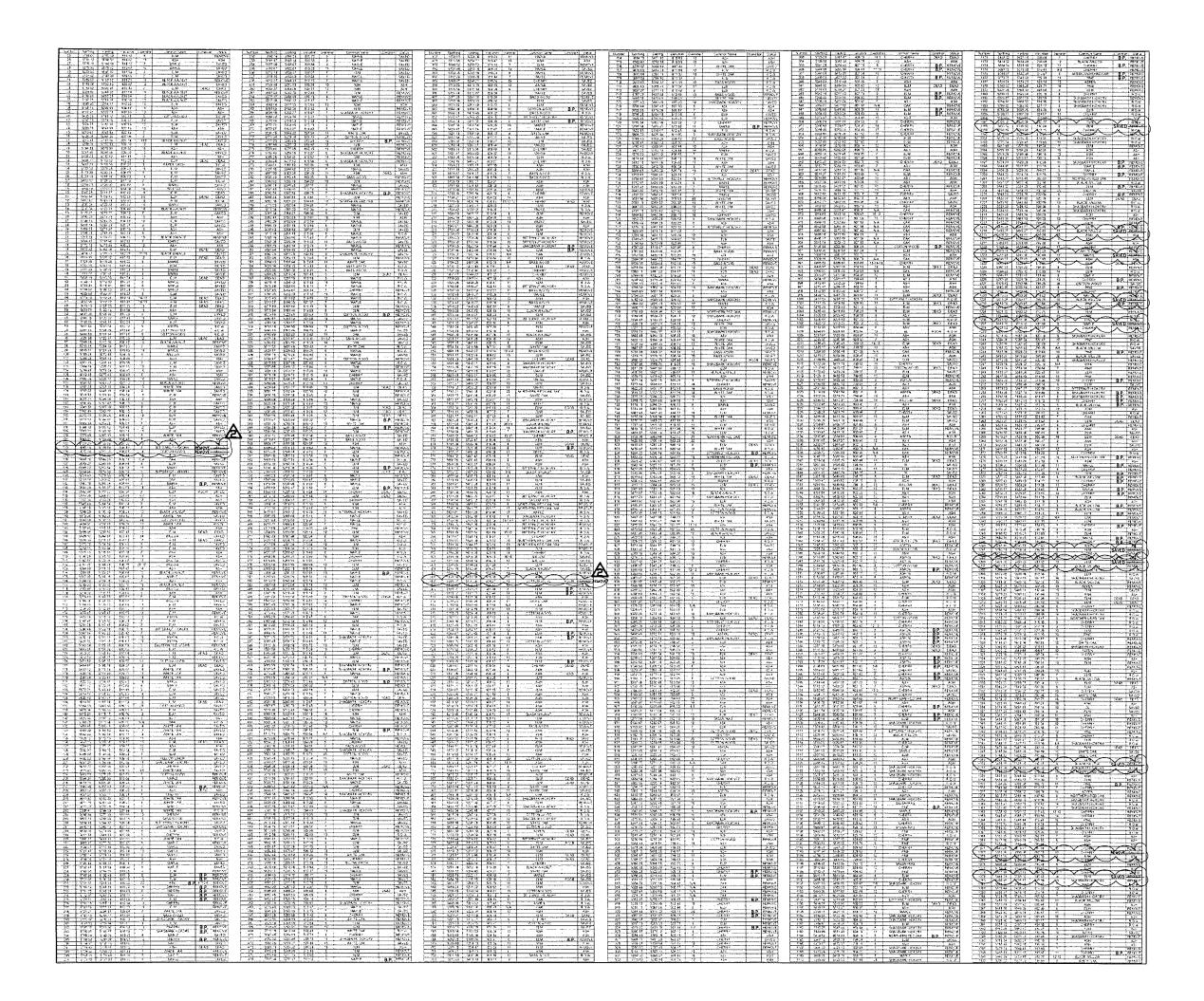
₹ 12-2015 HAT NO BALLA



Tree Survey



LA-3.0







P: 248, 559, 1000

1-586-268-6168

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info@designteamplus.com
TJ Realvest, LLC
54153 Deer Ridge Ct.
Rochester, MI 48307

\_\_\_

"Rochester Enclaves"

> Rochester Hills, Oakland County, Michigan

Declad/Accross	ak
Job # 10-2013	
Oby File # 03-009	
Date/Revisions	Issued For
3-17-2014 PLD PS	ET MAKERY BEVIEW
4-14-2014 PUD PI	RELIMINARY REVISION

4-14-2014 PUD PREIDAMENT REVIS 10-31-2014 FINAL PUD SUBMITIA 3-2-2015 FINAL PUD REVIEW

OPPOSE A LLC.

Callindorman.

Tree List



LA-3.1

1.65	Columb   Very   Columb   Col	Virgo   Interly   Easy   Facility   System   Section   System   Section   System   Section   System   Section   System   Section   System   Section   System   Syst	Sector   Inc. of   Leady   Sector   S		
165	S1   S20.0   S25-24   S25.0   P   S26.0   S26.0   S26.0   S26.0   S26.0   S26.1   S26.1   S26.0   S2	test         Coll 4         Set 10         Cor 2         11         3 pc         5.16           test         Coll 4         10 pc         11         3 pc         5.36         3.36           160         Att 21         274 y         15         5.27         3.56         17         3.36         17         3.36         17         3.36         17         3.36         17         3.36         17         3.36         17         3.36         17         3.36         18         3.36         18         3.36         17         3.36         17         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         18         3.36         3.36         18         3.36         18         3.36         3.36         3.36         3.36         3.36         3.36         3.36         3	2017   2017   2017   7810   15   1007   20	Pic   CA1 9   CA1 7	1851   2424   2322   1823   1
161   162	(c) 327.25 (c) 335.3 (c) 42.2	1987   1987		10	724 11972 17721 N.T.A II GATESTIAN 6.0 A 284 (1972 17721 N.T.A II GATESTIAN EX FANAL 284 (1972 17721 N.T.A II GATESTIAN FOR FANAL 286 (1972 17721 N.T.A II GATESTIAN FOR FANAL 286 (1972 17721 N.T.A II GATESTIAN FOR FANAL AND FANAL AN
HG   \$2473   19120   7213   1   595   1   1   1   1   1   1   1   1   1	St.   M.11   M.12   M	1.5   1.52   1.52   1.76   1.5   1	$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$	10	200 State From Cold State Sp. attack.  400 State From Cold State Sp. attack.  400 State From Cold State Sp. attack.  400 State Sp. attack
H1   19-14   721-2   Mark	TM   TM   TM   TM   TM   TM   TM   TM	100   100	2131 5079 45 5581(1 72.N 72 WATE-VA 2AA1E- 2109 50718 M7 8 72.N 8 AA- AA- 1109 50718 M7 8 72.N 8 AA- AA-	I will town I would not be a larger to the state of the s	277 971 38 8860 107 8 5 EU 90 8 277 361 w 2355 1277 1 EU 18 P 272 7 261 82 222 17137 1577 1 U2349 1 EU 18 P 272 7 261 37 15 15 15 1 U2349 1 EU 18 18 18 18 18 18 18 18 18 18 18 18 18
18.7   30/10   38/10   60/21   9   31/2   28   28/10   11/2   3	4   C.74   RC 7   Dirk   1   Ce	222   722   724   717   12   424   724	2(1) (1)37 (2)7 (2) (2) (3) (4) (4) (4) (1) (1) (1) (1) (1) (1) (1) (1) (1) (1	10 4911 801 91 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	247,   248,0   257,7   82,0   11   2620,073,12,56   72,005,7   13,005,073,12,56   72,005,7   14,005,073,12,56   72,005,7   14,005,073,12,56   72,005,7   14,005,7
102 5210 5971 537 1 100 AC 102 5210 5971 537 1 105 AC 103 523 523 723 1 105 AC	100   1294 1   415   7   7940   9   1   1   1   1   1     1     1     1     1     1     1     1     1     1     1     1       1       1       1       1       1       1		101   101	CAL	242   2673   2624   2625   1)
10.5   57.12   57.57   72.67   77.57	100   17   17   17   17   17   17   17	13-80 (2011) 5-80, 8 (2017) 13 A5-94 A5-94 13-90 (277-27) 55-9-27 (2013) 13 A5-94 A5-94 A5-94	10	Col.	241 5/72 E42 82.0 0
0.01   0.01	190   3734   374   367   12   486   42.57   12   486   47.57   12   486   47.57   12   486   47.57   12   486   47.57   12   486   47.57   12   486   47.57   12   486   47.57   12   486   47.57   486   47.57   486   47.57   486   47.57   486   47.57   486   47.57   486   48	120   120   120   120   1	301   100   101   10   10   10   10	10	725 SSJ 4 1917 ALS 1 SSJØPA UDA 125 YAND 727 HIS 11 TERHORISESE ROA 126 144 9 273 N 17 2 H 2 T
112   12474   255 4   72 2   2   12   12   12   12   12   1	1996   1244 17   6144 77   1977 4   15   1774 87   1887 1877 1877 1877 1877 1877 1877	100   107.	313   515 ttl   755 ft   712 tr   55   685T CMS   CASE   15   15   15   15   15   15   15   1	152   153   154   157   15	22P   2524   472);   300   5   45   5   5   5   5   5   5   5
145,   205.73   312.55   365.5   3   421.5	15	22	124   30147   548-94   767.0   31   A) + A + A + A + A + A + A + A + A + A	131   1371   1867 3   7227   3   1874   20.05   754   1375 4   267 3   70.71   4   179   24.05   135   135 4   267 3   70.71   1   1   1   1   1   1   1   1   1	1.52
010   446.1   377.4   491.1   1   1   1   1   1   1   1   1   1	(24 APC M 547/45 792/4 2 5-4889 897/45 (25 577) 417/15 792/0 10 5-4889 897/45 (25 577) 417/15 792/0 10 5-4889 897/47/5 (27 578/4 544 3 791 8 3 APC 548 (27 578/4 544 3 791 9 3 APC 548 4 APC 548	QF   QF   QF   QF   QF   QF   QF   QF	10   26   27   18   26   27   27   27   27   27   27   27	10   10   10   10   10   10   10   10	\$65   \$11    \$12 \text{   \$15 \text{   \$1 \text{   \$15 \text{
10   2574   177	10   10   10   10   10   10   10   10	15t		20	724 2710 1724 1727 1 2V BP 5000.7 524 2718 1724 1727 1 2V BP 5000.7 524 2718 1724 1727 1 2V BP 5000.7
151   521/6   571/2   571   7   591   176   176   176   176   177   176   176   177   17	184   185   18   184   3   18   18   18   18   18   18   18	\$274   \$274   \$276   \$724   1   \$48   196   197   19	2111   533 11   357 25   77 12   11   435   435   437   11   13   535 11   525 13   73 12   1   4   435   4   455   4   455   4   455   4   455   4   4	## 150   24141   544 9   59.3   K   153   5440	20
Dist   Sign   Sign   Dist   Dist   Sign   Dist	10t   4f (4f)   584 (4)   (4f)   1	10	1113   1251 x   1341 x   1377 x   1   1   1   1   1   1   1   1   1	177   1012    274 4   755 4   1   (19   3.65)     (20   175)	11.2 250.0 15.10 91 6 15 CHC-17 91.00.7 21.3 550.2 150.7 151.4 11 MODELTY REUSE 21.4 550.2 150.7 151.4 11 MODELTY REUSE 21.4 550.2 150.7 151.4 11 MODELTY QUEEN
124   124   127	190   152   15   15   15   15   15   15   1	121   3.11   3.11   3.11   3.11   1	10.7   \$10.58   \$25.03   792.0   15   \$2.0   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.5   \$2.075   \$10.	[23] [25,00] [21,00] [29,1] [9 [9,10] [20,00]	N   Sep   1   165   1   17   17     Contrageners On   18   18   18   18   18   18   18   1
155   4-94   7   565   674   4   4   7   7   7   7   7   7   7	Dec   Col.   C	03   03   04   05   05   05   05   05   05   05	10	24'   527' M   MEAY   79' 25'   3   14'   14'   15'	11.0   10.0
105   55 (1)   Market   86 (2)   2   (1)   (1)   (2)   (1)	10	12   12   12   12   12   12   12   12	125   25   25   25   25   25   25   25	1916   1917   1917   1914   191   194	121   131   131   132   133   134
$\begin{array}{c ccccccccccccccccccccccccccccccccccc$	1912   1917   1958   1   Well ac   Well	100   100	1914   2917   0174   74 3   4   35   73   74   75   75   75   75   75   75   75	Col.   Folia   Sel.	252   1237   174 17   11 18   7
10	1/27 (25.15) 344(-)) (24.15) 4 (34.15) (35.15)	20   20   5   60   7   10   1   2   21   10   10   1   1   1   1   1   1   1	703 9774 9576 53.0 5 & C	120   120	Col.   1997   Col.
(11) 31946 2574 764 31 559 559 55, 1394 3640 764 7 149 574 65 595 597 597 597 597 597 597 597 597 59	134 1 2417 1 27 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	141   341   56   749   757   14   April   April   140   14	11	CO   110 to   685 to   12 to   13	110   200   312   317   11   11   12   13   14   15   15   15   15   15   15   15
132   224 17   225 17   20 15   17   25 15	CH	10	201   353 0   355 3   357 0   11   10   10   10   10   10   10	106   1169   1465   1   159 4   10   147	120   121   124   125   124   125   124   125
1142   SV112   SM (-4 - 77 )7   \$   \$   \$   \$   \$   \$   \$   \$   \$	110   10122   M5124   DF12   1	(2) 117.3 110.4 124.3 10 110.4	[15] \$76.6 (27.9) (5.11) 3 (40.7) (40.7) [16] \$76.6 (27.1) 3 (40.7) (40.7) [17] \$17.6 (21.7) (41.1) 3 (40.7) (40.7) [17] \$17.6 (21.7) (41.7) 3 (40.7) (40.7) [18] \$17.6 (21.7) (41.7) 3 (40.7) (40.7)	302   3444   6454   4244   0   8694 (5784) 38   23.42   24.4	15-4 193.01 21031 64" 0 14 LL
10		194   1973   110 29   1973   13   196   196   197	100 M/2	dii 52345 44545 4255 1 West Sun 431 5245 4654 5044 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	144 Prof. 154 Pr
107   47.20   27.92   72.83   3   47.12   57.35   17.12   17	SX   Sp   S   SX   SX   SX   SX   SX	192   197	211	10	124   244   275   25   25   25   25   25   25   2
	1777   1765   1761	184   501   192   183   33   11   Fed	Cr         MSB         267-33         (c)         1         100-36         261-36         (c)         4         100-36         261-36         (c)         4         100-36         261-36         (c)         400-36         261-36	10 924 049 29 9 9 9 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	100   100
Col.	10   10   10   10   10   10   10   10	100   100	Proceedings	Column	201 201 301 301 501 40 27 CONTROL TO SECURITY SE
101 Mars 8.131 1124 2 2 181 BP 1500A	18 500 930 160 0 000 0 0 0 0 0 0 0 0 0 0 0 0 0 0	07 V95 1814 8075 11 Uct 2014 2074 27 May 1815 805 115 CT 18 37 Art 1919 813 7 May 1916 COM	10	10 27 W. 11 (27 ) Cappe Super	19
1994   1994   1995	10	117   566 (4   851 )   857   8   7410   74574   7457	155   21   30   34   27   1	2014   275   277   3   797   3   5   777   3   3   3   3   3   3   3   3	194 31744 61953 9543 8 140 R9A 213 32745 81743 113 11 15581441442 807 80A 213 33074 9253 10 4 A 338 195154
0.1   Mg   20.07   20.01   0.0   Corps, M. 1995   BP   1997   1	19	175   195   146   3   12   13   14   15   15   15   15   15   15   15	154   155 (1 1)   157 (1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	42  274   587   7   13   1   2   24   1   2   2   2   2   2   2   2   2   2	1976   1978   1978   1979   1979   1970
1977   51C 24   490 13   500 3   4   CHERAY   1710 13	\( \frac{14}{14} \)     \( \frac{2615}{15} \)     \( \frac{1777}{17} \)     \( \frac{1}{17} \)       \( \frac{1}{17} \)       \( \frac{1}{17} \)         \( \frac{1}{17} \)	1941   27   26   3   17   27   27   27   27   27   27   27	17	1	10
155   347,0   457   4   555   3   424   445   504   4   565   4   565   5   5   5   5   5   5   5   5	74   35   1   27   1   40   2     5     5     1     1	180 5051 F365H 191.3 / VVI. 5-14-5/4 191.5 /	171   171   171   172   1	1	Proceedings
EK   505/3   60/4   5147   1   359   594   1   1   1   1   1   1   1   1   1		196   311/6   4993   196 3   3   301/48   197 3   197 4   197 3   4   197 3	177   170 S   174 T   171 D   17 D	154   151 (2)   151 (1)	25 (11.5 25.1) E1.7 (1 MAN) 1.1 (2 MA) 1.1 (
PU   \$45.0   \$47.5   \$25.0	(19   190   1914   1914   1   10   10   10   10   10   10   1	1	1/20   Sect 2    1/16 V   61 V   1   1/16 (1977)   1/16 V   1/16	79 57 0 40 7 16 0 1 595	10   151   151   161   164
02 11/12 11/13 (02.7) / 5-50 (03.7)	A7 (2071) 137-15 7-848 4 (144) 20752 S6 (141) 1-38 8 (267) 33 (241) 20757	200 93112 52612 122 0 13131007 B.P1007		202   177   21   227   227   3   2   2   3   2   2   2   2   2   2	2021   337-24   33117   311-2   3   227   335-24   335-
10		10   10   10   10   10   10   10   10		12	207   32   32   32   32   32   32   32   3
Pric   Cro A   Sept. 1   Pric A   Pric A   Pric A		12	13 184 0 193 8 71 9 107 GC 10 1205 13 185 0 185 0 18 1 7 AS 13 185 0 185 0 18 1 7 AS 13 185 0 185 0 18 1 18 18 18 18 18 18 18 18 18 18 18 1	103 Stri 621 3 151 7 110 200 200 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Sect   Sect   Oct   Sect   S
10	179   179	50   50   50   50   50   50   50   50		10	$ \begin{array}{cccccccccccccccccccccccccccccccccccc$
$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$	10	Pri   SM 9   Pri	244   22.13   107.55   37.55   1	17   29   5   692   3   19   4   4   4   4   4   4   4   4   4	97 (Ne.) 974 (Ne
15	1/86   1/80	Str.	20 (SS) AC 0 (C) 1 (MC) (C) (MC) (M	00	Y
25   523   297   104   7   123   7	74 573 50 50 50 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5	22   37   407   27   3   3   3   4   4   4   4   4   4   4	204   50° 11   50° 12   51° 13   100.5°   70° 12   70°	1915   1917   2017   1917   1	27   10/24   1496 2   10/2   3   1007a   20/2   2
Fig.   Col.	Column	Color   Colo	Fig.   Color		Color
11	16		201   201   201   201   202   203   204   204   205	444 7137 6914 6916 6 pg/703/405/34 BP 25/24 45 9137 6917 17 11 1	171   18124   268   1819   3   199   1815
134   14623   2633   2643   19   2745   275	1984   1994   1995	259   548 (3   181 x   197 x   10   10   10   10   10   10   10	1988   1973   1874   1974   1975   1984   1975   1984   1985	128   131   13   13   13   13   13   13	V(1   V(1   A   107.98   A) 10   11   12   A   107.98
177   54(1)   37(4)   56(4)   7   45m   47m   17m	Red   Fig. 7   Section   Fig. 8   D   Affeb	239   \$35.00   255.00   495.00   1	100   100	101   107   107   107   107   7   207   7   207   1   207   1   207   1   207   1   207	179
181   C\$C(1)   E\$E(2)   F4E(2)   0   C\$C(2)   C\$C(2)	10 030 V 1 20 00 00 000 000 000 000 000 000 000	24) 4(4) 4(5) 5(4) 5(4) 7	2014   102.04   102.04   102.04   102.04   102.05   102	Sept.   Sept	17.9   30.05   50.01   50.04   72   10.05
Cons.   College   Colleg	1	201   301   301   450   15	227   237 of   280 of   51.4   52   06.47   10.15   175	250   251   251   252   12   14   15   14   15   15   15   15   15	$\begin{array}{c ccccccccccccccccccccccccccccccccccc$
154   2419   51550   1612   21   24487   244	121   122   12   12   12   12   14   15   15   12   12   12   12   12   12	PS	10	10	Pot   485 to   627 %   Fritz   5   45
101   162.0   163.1   163.1   15   17.7   16.5	152   152   156   14   170   15   156   15   156   15   156   15	243   2219   244   72 8   D   244   245	201   201	CO   CO   CO   CO   CO   CO   CO   CO	\$15   \$15   \$15   \$15   \$15   \$2   \$2   \$2   \$2   \$2   \$2   \$2   \$
Part	es         COS of         Section         SEC OF OF         COS OF OF<	Col.	Column	10	221   33-27   1.8 27   200   0   244   345   3
122   253-23   614 S	O	Col.	270   270   270   270   24   3   4   4   4   4   4   4   4   4		104   38   1   103   7   103   5   5   500   1   103
M21   M377   CM 11   CD 27   M378	121   124   134   135   125   134   135	280   351/3   351/4   351/4   354/4   345/4		150   161   167	231 281-1 157 7 510 3 997 3 104 105 105 2 105 105 105 105 105 105 105 105 105 105
131   Mar   Kor   1   1   1   1   1   1   1   1   1		Sect   Marie	1501   1501   1501   150   1	C1	174   174
Hef   SMA   KGA   His   1   17544   1765.     Ri   SMA   KGA   His   1   1764   1   1765.     Ri   SMO   SA   His   1   176   1   1   1   1   1   1   1   1   1	144 1345   7577   15 Cr   15 C	10	100   100	19	277
\$4  1425 / 3   1431 29   765 55   2   755 4   4   4   4   4   4   4   4   4   4		571   524   524   1   7.9   534	2012   301-13   141-16   20-26   9   100-26   54-55   101-26   1	171   177	2013   344   344   347   1
C	2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	201   202   201   201   7   100	12   13   13   14   17   18   18   18   18   18   18   18	10   10   10   10   10   10   10   10	113   113   114   114   115   1
121   25°51   365°44   75°45   2   \$2°706°10°255   120°10°5     550   30°10°6   30°1			COS	10   10   10   10   10   10   10   10	$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$





P: 248. 559. 1000

## info@designteamptus.com Clarit TJ RealVest, LLC 54153 Deer Ridge CL Rochester, MI 48307 1-586-268-6168

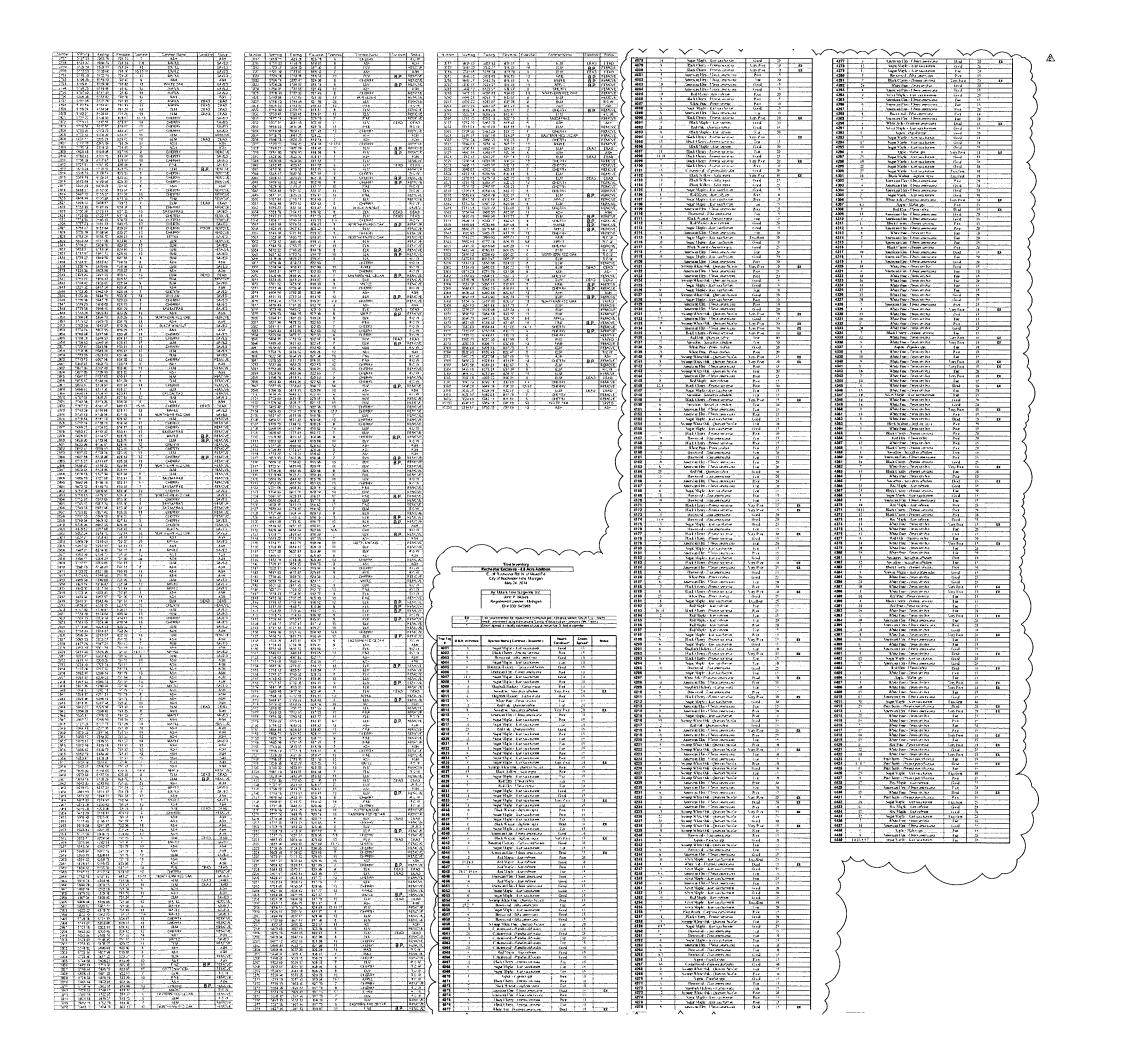
### "Rochester

Enclaves"
Rochester Hills,
Oakland County,
Michigan

	Obschod/Approved Job # 10-2013 Oily File # 03-009	
	Oate/Revisions	issued For
STRUCTION.	3-17-2014 PIO PI 	PIO SIRMITU
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TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307 1-586-268-6168

### "Rochester Enclaves"

Rochester Hills. Oakland County, Michigan

REACHNEY IN HIS	 
hacked/Approved 8	
ab # 10-2013	
By Fla # 03-009	

1-17-2014 PUD PRETABBLET BEVERN

1-14-2014 PUD PRETABBLET BEVERN 10-31-2014 PINAL PUD SUBMITIAL & 3-2-2015 FINAL PLD REVIEW



Tree List

LA-3.3

### ENTRY WAY:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	U	NIT PRICE		TOTAL
EVERGR	EGUZDA			S		\$	
PS	3	12'nt, 5'sp	Pinus strobus / Eastern White Pine	1	560	П	1680
PS	,	14'ht, 5'sp	Pinus strobus / Eastern White Pine	+	650	П	1300
DRNAME	NTAL TI		THE STATE OF THE S	$\dagger$	hau -	Н	1300
PL	6	3" cal	Pyrus calleryana 'Cleveland Select'/ Pear	十	490	П	2940
BN	6	2" cal	Betula nigra / River Birch	T	650	П	3900
SHRUBS				Т		П	
RA	16	24" Sp.	Ribes Alpinum / Alpine Currant		40		640
CA	16	30"ht, 24"sp	Cornus alba 'Regrizam' / Red Grome Dogwood	Т	40	П	640
CR	15	30"ht, 24"sp	Cornus racemosa / Gray DogwoodRed Chokeberry	T	45	П	675
ни	65	24" Ht.	Hydrangea m. / Glowing Embers Hydrangea	$^{+}$	37	H	2405
PH	_14_	24" Ht.	Pennisetum Alopecuroides 'Hamelin' / 'Hamiln' Dwarf Fountain Grass	Ι	17	П	238
TM	12	24" Sp.	Taxus x Media 'Everlow'/ Everlow Yew	L	90		1080
S.I	<u>a_</u>	24" Sp.	Spiraea Japonica 'Little Princess' / Little Princess Spiraea		35		300
VN	30	24" Ht.	Viburnum Opulus 'Nanum' / Owarf European Cranberrybush	1	65		1950
PERENNI	ALS			Т		П	
81	249	24" Ht.	Brunnera macrophylia 'Jack Frost' 'Jack Frost' Siberian Bugloss		11	П	2739
CG	87	12" O.C.	Coreopsis grandiflora 'Early Sunrise'/Early Sunrise Coreopsis	T	11	П	957
CP	47	12" O.C.	Carex Pennsylvania / Pennsylvania Sedge	Т	10	П	470
LM	294	12" O.C.	Liriope Muscari 'Big Blue' / 'Big Blue' Lily-Turf	Т	10	П	2940
NF	356	18" O.C.	Nepela x faassenii / 'Waiker's Low'	Т	13	П	4628
RF	77	18" O.C.	Rudbeckla Fulgida 'Goldsturm' / Black Eyed Susan	Т	10		770
vs	72	10" O.C.	Veronica Spicata 'Red Fox'/ Red Fox Veronica		10		720
ANNUALS	3					П	
	76		Seasonal Plantings- To be determined	T	10	П	760
MATERIA	LS			Г		П	
	+/-		Mulch (To Be Determined By Contractor)	Т		П	
	+/-		Plant Mix (To Be Determined By Contractor)	T		П	
	+/-		Terra Sorb (Or Approved Equal)	Т		П	·
	+/-		Edging	П		T	

### DETENTION & WETLAND RESTORATION PLANT LIST:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	U	NIT PRIC	E	TOTAL
HADE T	REES			2		s	
AF	5	2" cal	Acer x freemanii 'Celzam' / Autumn Blaze Manle		540		2700
MG	5	2" cal	Metasequola glyptostroboldes / Dawn Redwood		560		2800
QB	3	2" cal	Quercus bicolor / Swamp White Oak		575	Н	1725
RNAME	ITAL TE	EE				Ш	
AC	6	2" cal	Amelanchier canadensis / Shadblow Serviceberry		350	П	2100
BN		2" cal	Betula nigra / River Birch		850	Ш	3900
cc	. 6	2" cai	Crateegus c. Inermis 'Cruzan' / Cruzam Hawthorn		330	Щ	1980
HRUBS,						Щ	
	20	30"ht. 24" sp	Aronia arbutifolia 'Brilliantissima' / Brilliant Red Chokeberry		40	Ш	B00
AE	20	30"ht. 24" sp	Aronia melanocarpa elata / Glossy Black Chokeberry		40_	41	ROO
A2	35	30"ht, 24" sp	Cornus alba 'Regnzam' / Red Grome Dogwood		40	Щ	1400
CR	20	30"ht, 24" sp	Cornus racemosa / Gray DogwoodRed Chokeberry		45	Ш	900
VD	20	30"ht, 24" sp	Viburnum dentatum / Arrowwood Viburnum		50	$\mathbb{H}$	1000
IATERIAL	.s	\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\				+	
	+/-	Topsoli ins	stalled			$\top$	
	+/-	Shredded	Hardwood Mulch Installed			П	
	+/-	Terra Sorb	or Approved Equal				
	+/-	Wetlands 5	Beed Mix				

### WOODLAND RESTORATION & ROCHESTER ROAD PLANT LIST

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	 UNIT PRICE		TOTAL
HADE T	REES			3		
AC	25	5-6' HT.	Acer rubrum/ Red Maple	25	$\Gamma\Gamma$	25
AS	25	5-6' HT.	Acer saccharum / Sugar Maple	 25	Ш	25
BN	25	5-6' HT.	Betula nigra / River Birch	25	Ш	25
CaC	25	3-4' HT.	Carya cordiformis / Bitternut Hickory	25	Ш	25
	25	5-6' HT.	Juglans nigra / Black Walnut	25	П	25
Lt	25	5-6' HT.	Linodendron tulipfera / Tulip Poplar	 25	ш	25
Ns	25	3-4' HT.	Nyssa sylvatica / Black Gum	25	Ш	25
Qa	25	5-6' HT.	Quercus alba / White Oak	25	Ш	25
Qb	25	5-6' HT.	Quercus bicolor / Swamp White Oak	25	П	25
Qm	25	5-6' HT.	Quercus macrocarpa / Bur Oak	25	П	25
Qs	25	5-6' HT.	Quercus shumardii / Shumard Oak	25	T	25
Sa	25	5-6' HT.	Sassafras canadensis	 25	tt	25
Hem	523	18" O.C.	Rudbeckia Fulgida 'Goldsturm' /	11	П	5753
RF	388	18" O.C.	Hemerocalils 'Black Eyed Stella' /	15	П	5820
			'Black Eyed Stella' Dayilly	 1.3	П	3470
MATERIA	LLS					
	+/-		Topsoil installed		П	
	+/-		Shredded Hardwood Mulch Installed		П	
	+/-		Terra Sorb or Approved Equal		П	
					П	

### INTERNAL STREET TREES PRELIMINARY PLANT MATERIAL SCHEDULE:

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	U	NIT PRICE		TOTAL
SHADE	TREES				\$	8	
AN	20	3" cai	Acer Nigrum 'Greencolumn'/ Greencolumn Maple		540		10800
AR	24	3" cal	Acer Rubrum 'Franksred'		540	П	12960
СВ	20	3" cal	Carpinus Betulus 'Fastigiata'		545	Ц	10900
co	16	3" cal	Ceitis occidentialis / Common Hackberry		545	Ц	8720
EU	14	1" cal	Eucommia ulmoides / Hardy Rubber Tree		545	Ц	7630
ОВ	18	3" cal	Quercus bicolor / Swamp White Oak		575	Ц	10350
QR	26	3" cal	Quercus rubra / Red Oak		560	Ц	14560
TG	14	3" cal	Greenspire Linden		545		7630
PL	_6_	3" cal	Pyrus calleryana 'Cleveland Select'/ Pear		490		2940
MATERI	ALS					П	
	+/-		Mulch (To Be Determined By Contractor)				
	+/-		Plant Mix (To Be Determined By Contractor)				
	+/-		Terra Sorb (Or Approved Equal)			7	
LAWN						7	-
	+/-		Seed			7	
	+/-		Sod (owner's option)			1	

### NORTH - EAST NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY.	8IZE	BOTANICAL / COMMON NAME	ı	NIT PRIC	E	TOTAL
BHADE	TREE			s		\$	
AN	12	3" cal	Acer Nigrum 'Greencolumn'/ Greencolumn Maple		540	Ш	1080
QR	5	3" cal	Quercus rubra / Red Oak		560	-++	2800
QS	131	3" cal	Quercus shumardii / Shumard Oak		560	-1-1	1680
EVERG	REEN;	REES			ļ	44	
PA	51	10'ht, 5'sp	Pices ables / Norway Spruce		500	11	25500
PΕ	24	10'ht, 5'sp	Pinus strobus / Eastern White Pine		500	44	12000
PS	24	10'ht, 5'sp	Pices glaucs / White Spruce	$\perp$	500	Ш	12000
DRNA	MENTA	TREE				Ш	
MP	4	2" cal	Malus 'Prairifire' / Prairifire Crab		335	11	81740
MS	14	2" cal	Malus 'Snowdrift' / Snowdrift Crab		300	4	1200
SHRU	1 <b>5</b>					Ш	
CA	16	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood		40		640
CR	11	30"ht, 24"sp	Cornus racemosa / Gray DogwoodRed Chokeberry		45	П	495
MATER	IIALS						
	11-		Mulch (To Be Determined By Contractor)			П	
	1.		Plant Mix (To Be Determined By Contractor)			П	
	+/-		Terra Sorb (Or Approved Equal)				

### EAST NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY.	SIZE	BOTANICAL / COMMON NAME	ι	INIT PRIC	E	TOTAL
BHADE	TREE	8		\$		\$	
QR	5	3" cal	Quercus rubra / Red Oak		560		2800
Q8	5	3" cal	Quercus shumardii / Shumard Oak		560	Н	2800
EVERG					<u> </u>	11	
PA.	15	10'ht. 5'so	Picea ables / Norway Spruce		500	44	7500
PE	15	10'ht, 5'sp	Pinus strobus / Eastern White Pine	_	500	Ш	7500
PB	28	10'ht, 5'sp	Pices glaucs / White Spruce	_	500_	Ш	14000
ORNA	ENTA	TREE				Ш	
MP	1	2" cai	Majus 'Prairifire' / Prairifire Crab		335	11	1005
MS	6	2" cal	Maius 'Snowdrift' / Snowdrift Crab		300	Ш	1800
SHRUE	\$					Ш	
CA	12	30"ht, 24"sp	Cornus alba 'Regnzam' / Red Grome Dogwood		40	11	480
CR	اوا	30"ht, 24"sp	Cornus racemosa/Gray DogwoodRed Chokeherry		40_	Ш	8640
MATER	ALS			1			
	1-		Mulch (To Be Determined By Contractor)	$\neg$		Ħ	
	-/-		Plant Mix (To Be Determined By Contractor)			T	
	+/-		Terra Sorb (Or Approved Equal)			TT	
	+/-		Edging			T	

### SOUTH NATURAL FEATURES BUFFER: TYPE "B" BUFFER

KEY	QTY	. SIZE	BOTANICAL / COMMON NAME	U	NIT PRIC	E	TOTAL
SHADE	TREE	S		3		\$	
GR	3	3" cal	Quercus rubra / Red Oak		560	Ш	1680
QB	3	3" cal	Quercus shumardii / Shumard Oak		560	П	1680
		TREES		- $+$ $+$		44	
PA	23	10'ht, 5'sp	Pices shies / Norway Spruce	$\longrightarrow$ $\sqcup$	500	44	11500
PE	40	10'ht, 5'so	Pinus strobus / Eastern White Pine	$-\!\!\perp\!\!\!\perp$	500	Ш	20000
PS	19	10'ht. 5'sp	Picea glauca / White Spruce	$\longrightarrow$	500	Ш	9500
ORNA	HENTA	L TREE				Ш	
MP_	▲	2" cat	Malus 'Prairifire' / Prairifire Crab		335	Ш	2010
SHRU	88					Ш	
CA	12	30"ht, 24"sp	Cornus aiba 'Regnzam' / Red Grome Dogwood		40	Ш	480
CR	12	30"ht_24"sp	Cornus racemosa/Gray DogwoodRed Chokeherry		40	Ц	480
MATER	UALS			- 11		П	
	+/-		Mulch (To Be Determined By Contractor)			П	
	+/-		Plant Mix (To Be Determined By Contractor)			$\Box$	
<u> </u>				$\perp \sqcup$		П	
L	<u> </u>			11		П	

### TYPICAL BUILDING UNIT PLANT LIST

RESIDENTIAL BUILDING SITE LANDSCAPE PLANTINGS:
A total of 16 trees will be planted on each building site, plants to be a mix of plant species.

REPLACEMENT TREE

+ 9 X 2 (CREDITS) = 18 Deciduous Shade Trees - 3° cal. X 26 UNITS TREE CREDITS:

EY	QTY.	SIZE	BOTANICAL / COMMON NAME	U.	NIT PRICE	TOTA
ÍADE	TREES	T		\$		\$
A.F	l x	3" cal	Acer x freemanii 'Ceizam' / Autumn Blaze Maple		540	
co	x	3" cal	Cellis occidentialis / Common Hackberry	T	560	
ΕU	x	3" cal	Eucommia ulmoides / Hardy Rubber Tree	Т	630	
GB_	x	3" сы	Ginkgo biloha 'Autumn Gold' / Autumn Gold Maidenhair Tree		550	
GT.	x	3" cai	Gleditsia t. inermis 'Skycole' / Skylina Honey Locust	T	540	
M.G.	x_	3" cal	Metasequola glyptostroboides / Dawn Redwood		560	
PCo .	x	3" cal	Platanus x acerifolia 'Columbia' / Columbia London Plane Tree	Т	575	
QA_	l x	3" cal	Quercus aiba / White Oak	П	600	
QB	x	3" cal	Quercus bicolor / Swamp White Oak	T	575	
er.		3" cal	Quercus rubra / Red Oak	П	560	
 QS	l"	3" cal	Quarcus shumardii / Shumard Oak	Т	560	
rc	X	3" cal		$\top$		
	1		Tilla cordata 'Corzam / Corzam Linden	+	560	-
UP		3" cal	Lilmus x 'Pioneer' / Pioneer Elm	+	560	-
/ERG	REEN TE	EES		44		
AB	¥	10'ht, 5'sp	Ables concolor / Concolor White Fir	Ш	500	
PA	×	10'bt, 5'sp	Pices shies / Norway Spruce	41	500	
PG	×_	10'ht, 5'sp	Picea glauca var. densata / Black Hills Spruce	Ш	500	
P8	x_	10'ht, 5'sp	Picea glauca / White Spruce	44	500	_
PR	x	10'ht, 5'ap	Pinus resinosa / Red Pine	Ш	500	
PE.	x_	10'ht, 5'sp	Pinus strobus / Fastern White Pine	Ш	500	
TS	x_	10'ht. 5'sp	Tsuga canadensis / Canadian Hemiock		500	
ATER				П		
	+1-		Mulch (To Be Determined By Contractor)	Ш		
	+/-		Plant Mix (To Be Determined By Contractor)	Ш		
	4/-		Terra Sorb (Or Approved Equal)	Ш		
	+/-		Edoing	Ш		
			UNIT PLANTINGS PER BUILDING	П		\$4,680

### NORTH ENTRY WAY:

KEY PERENNI	T	SIZE	BOTANICAL / COMMON NAME	UNIT PRICE			TOTAL
				5		s	
PH	14	24" Ht.	Pennisetum Alopecuroldes 'Hamelin' / 'Hamilin' Dwarf Fountain Grass		11	Ħ	154
CG	87	12" O.C	Coreopsis grandiflora 'Early Sunrise'/Early Sunrise Coreopsis		11	П	957
ŊF	228	8" O.C.	Nepeta x faassenii / 'Walker's Low'		42	Ш	2964

Total of 26 BUILDING \$ 121,680

BUFFER PLANTINGS \$ 232,990

STREET TREES \$ 86,490

GRAND TOTAL \$ 508,935

MAIN ENTRYWAY PLANTINGS \$ 4,075

NORTH ENTRYWAY PLANTINGS \$ 31,730

DETENTION POND LANDSCAPING \$ 20,100 ROCHESTER RD. PLANTINGS \$ 11,870

DesignTeam + 975 E. Maple Road, Suite 210 Birmingham, Michigan 48009

DesignTeam+

A STATE OF THE PARTY OF THE PAR

NUNEZ LANDSCAPE ARCHITECT

18 05 015/1/

1-586-268-6168

info@designleamplus.com TJ Realvest, LLC 54153 Deer Ridge Ct. Rochester, MI 48307

"Rochester Enclaves"

> Rochester Hills, Oakland County, Michigan

Job # 10−2013

4-15-2014 PRET MANUSY RID

The irrigation will be designed for each building and the adjacent common areas. Contractor to coordinate to provide irrigation for all landscape areas.

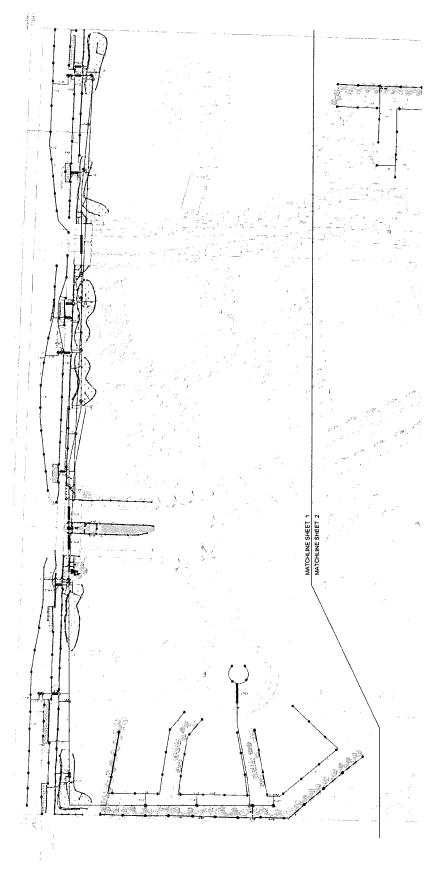
areas including buffer areas and street trees.

\* All landscape areas to have an automatic irrigation system. Irrigation Plan will be provided by John Deere Irrigation Distributor for the final PUD approval.

Irrigation will occur between the hours of midnight and 5 a.m. Irrigation of all landscape

**Landscaping Bid Document** 





### Irrigation

Symbol	Description
•	RAINBIRD, 1800 SERIES, 4" POP UP W/ 10A NOZZLE
o	RAINBIRD, 1800 SERIES, 4" POP UP W/ 12A NOZZLE
•	RAINBIRD, 1800 SERIES, 4" POP UP W/ 15A NOZZLE
8	RAINBIRD, 1800 SERIES, 4" POP UP W/ STRIP NOZZLE
•	RAINBIRD, 1800 SERIES, 12" POP UP W/ 10A NOZZLE
	RAINBIRD, 1800 SERIES, 12" POP UP W/ 15A NOZZLE
•	RAINBIRD, 1800 SERIES, 12" POP UP W/ STRIP NOZZLE
•	RAINBIRD, 5000 SERIES, 4" GEAR DRIVEN ROTOR, W/ 1.5 NOZZLE
•	RAINBIRD, 5000 SERIES, 4" GEAR DRIVEN ROTOR, W/ 3 NOZZLE
⊗	RAINBIRD, 100-PGA GLOBE, ELECTRIC VALVE, 1*
•	RAINBIRD, 150-PGA GLOBE, ELECTRIC VALVE, 1.5*
<b>A</b>	HUNTER, PRO-C, OUTDOOR CONTROLLER
<b>A</b> *1	HUNTER, I-CORE, OUTDOOR CONTROLLER
Δ	HUNTER, SOLAR SYNC, AUTOMATIC RAIN SENSOR
(♣)	FEBCO, 765 SERIES, PRESSURE VACUUM BREAKER, 1.5" (W/ LOCK BOX)
H	ISOLATION GATE VALVE, MAINLINE SIZE
H	TAP LOCATION, 1.5"
	POLY LATERAL, 100 PSI, NSF, SIZES 1"
	POLY LATERAL, 100 PSI, NSF, SIZES 1.5"
	POLY LATERAL, 100 PSI, NSF, SIZES 2*
	POLY MAINLINE, 100 PSI, NSF, 2"
	PVC SLEEVE, CLASS 160, SIZE AS SHOWN

### IRRIGATION SPECIFICATIONS

- 1. IRRIGATION SYSTEM DESIGN BASED ON 45 GPM AT 65 PSI.
- 2. IRRIGATION DESIGN IS FROM THE POINT OF CONNECTION(POC)ONLY.
  THE DESIGN IS BASED ON GALLONS PER MINUTE(GPM)AND POUNDS PER
  SOUARE INCH(PSI)FURNISHED BY OTHERS.
- 3. IRRIGATION CONTRACTOR IS TO VERIFY POINT OF CONNECTION IN THE FIELD. INSTALLER IS TO CONFIRM THE MINIMUM DISCHARGE REQUIREMENTS OF THE POINT OF CONNECTION AS INDICATED ON THE LEGEND PRIOR TO MISTALLATION.
- 4. THE PRESSURE REQUIREMENT AT THE POINT OF CONNECTION IS BASED ON NO MORE THAN 5 FEET OF ELEVATION CHANGE IN THE AREAS OF IRRIGATION.
- 5. ALL PRODUCTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS AND ACCORDING TO LOCAL BUILDING, ELECTRICAL, AND PLUMBING CODES.
- 6. IRRIGATION CONTRACTOR WILL ARRANGE INSPECTIONS REQUIRED BY LOCAL AGENCIES AND ORDINANCES DURING THE COURSE OF CONSTRUCTION AS REQUIRED. ALL WIRING TO BE PER LOCAL CODE. BACKFLOW PREVENTION TO BE PER LOCAL CODE.
- LOCATION OF IRRIGATION COMPONENTS SHOWN ON DRAWING IS APPROXIMATE. ACTUAL PLACEMENT MAY VARY SLIGHTLY AS REQUIRED TO ACHIEVE FULL, EVEN COVERAGE.
- ALL SPRINKLER HEADS SHALL BE INSTALLED PERPENDICULAR TO FINISH GRADES. EXCEPT AS OTHERWISE INDICATED.
- 9 INSTALL IRRIGATION MAINS WITH A MINIMUM 18" OF COVER BASED ON FINISH GRADES. INSTALL IRRIGATION LATERALS WITH MINIMUM 12" OF COVER BASED ON FINISH GRADES.
- 10. PIPE LOCATIONS ARE DIAGRAMATIC. VALVES AND MAINLINE SHOWN IN PAVED AREAS ARE FOR GRAPHIC CLARITY ONLY.

  11. THE IRRIGATION CONTRACTOR SHALL COMPLY WITH PIPE SIZES AS INDICATED
- 12. ALL WIRE SPLICES OR CONNECTIONS SHALL BE MADE WITH APPROVED WATERPROCF WIRE CONNECTIONS AND BE IN A VALVE OR SPLICE BOX.
- 13. ALL CONTROL WRING DOWNSTREAM OF THE CONTROLLER IS TO BE 14AWG, UL APPROVED DIRECT BURY.
- 14 THE DESIGN IS BASED ON THE SITE INFORMATION AND/OR DRAWING SUPPLIED WITH THE DESIGN CRITERIA BEING SET(AREA TO BE IRRIGATED, EQUIPMENT MAINFACTURER AND MODEL TO BE USED, WATER SOURCE INFORMATION, ELECTRICAL POWER AVAILABILITY, ETC...). JOHN DEERE LANDSCAPES BEARS NO RESPONSIBILITY OR LIABILITY FOR ANY ERRORS IN DESIGN OR INSTALLATION THAT ARISE DUE TO INACCURACIES IN THE ABOVE REFERENCED INFORMATION SUPPLIED TO JOHN DEERE LANDSCAPES IN RELATION TO THIS PROJECT, UNLESS OTHERWISE NOTED.





650 Stephenson Highway Troy, Michigan 48083 Phone 248,588,2100 Fax 248,588,3528 www.JohnDeereLandscapes.co 800,347,4272

Project Name

ROCHESTER ENCLAVES
ROCHESTER HILLS, MI

Customer Nam

\_

Drawn By

m By TONY PEYROLO

10/28/14

# REVISIONS Description Date 10/30/14 10/30/14 10/30/14

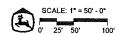
Drawing Title Irrigation Plan

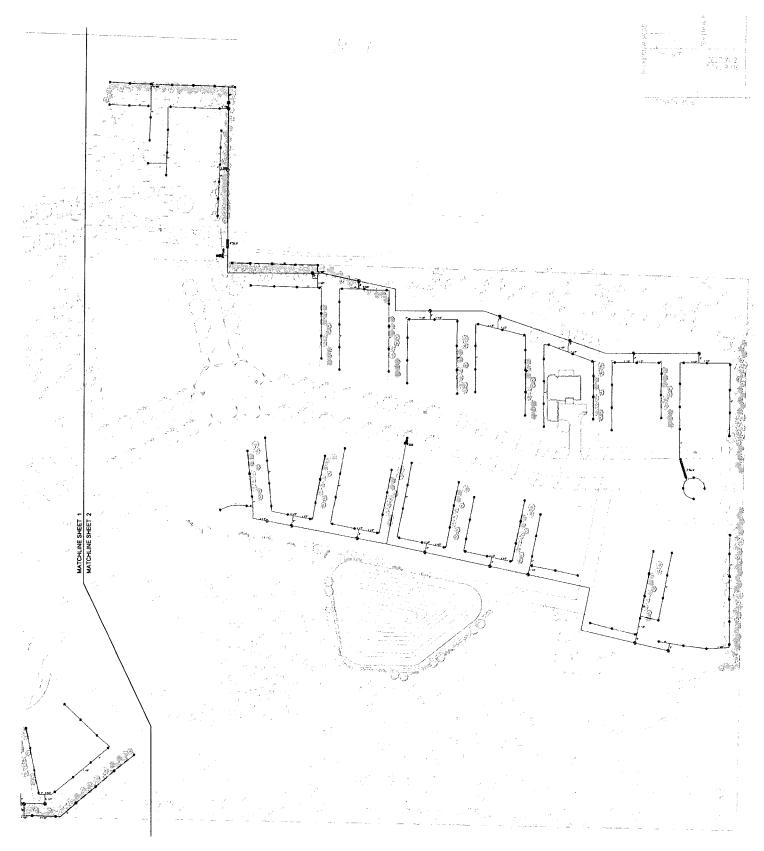
Drawing Scale: 1" = 50"

CLS Project Number 65535

Sheet Number

IR-1





### Irrigation

Symbol	Description
•	RAINBIRD, 1800 SERIES, 4° POP UP W/ 10A NOZZLE
ο.	RAINBIRD, 1800 SERIES, 4" POP UP W/ 12A NOZZLE
•	RAINBIRD, 1800 SERIES, 4" POP UP W/ 15A NOZZLE
a	RAINBIRD, 1800 SERIES, 4" POP UP W/ STRIP NOZZLE
•	RAINBIRD, 1800 SERIES, 12" POP UP W/ 10A NOZZLE
•	RAINBIRD, 1800 SERIES, 12" POP UP W/ 15A NOZZLE
•	RAINBIRD, 1800 SERIES, 12" POP UP W/ STRIP NOZZLE
•	RAINBIRD, 5000 SERIES, 4" GEAR DRIVEN ROTOR, W/ 1.5 NOZZLE
•	RAINBIRD, 5000 SERIES, 4" GEAR DRIVEN ROTOR, W/ 3 NOZZLE
⊗	RAINBIRD, 100-PGA GLOBE, ELECTRIC VALVE, 1"
•	RAINBIRD, 150-PGA GLOBE, ELECTRIC VALVE, 1.5"
▲.	HUNTER, PRO-C, OUTDOOR CONTROLLER
<b>A</b> #	HUNTER, I-CORE, OUTDOOR CONTROLLER
Δ	HUNTER, SOLAR SYNC, AUTOMATIC RAIN SENSOR
<b>ℰ</b>	FEBCO, 765 SERIES, PRESSURE VACUUM BREAKER, 1.5" (W/ LOCK BOX)
H	ISOLATION GATE VALVE, MAINLINE SIZE
	TAP LOCATION, 1.5"
	POLY LATERAL, 100 PSI, NSF, SIZES 1"
	POLY LATERAL, 100 PSI, NSF, SIZES 1.5"
	POLY LATERAL, 100 PSI, NSF, SIZES 2"
	POLY MAINLINE, 100 PSI, NSF, 2"
	PVC SLEEVE, CLASS 160, SIZE AS SHOWN

### IRRIGATION SPECIFICATIONS

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- 2. IRRIGATION DESIGN IS FROM THE POINT OF CONNECTION(POC)ONLY. THE DESIGN IS BASED ON GALLONS PER MINUTE(GPM)AND POUNDS PER SOUARE INCH(PSI)FURNISHED BY OTHERS.
- 3. IRRIGATION CONTRACTOR IS TO VERIFY POINT OF CONNECTION IN THE FIELD. INSTALLER IS TO CONFIRM THE MINIMUM DISCHARGE REQUIREMENTS OF THE POINT OF CONNECTION AS INDICATED ON THE LEGEND PRIOR TO INSTALLATION.
- 4. THE PRESSURE REQUIREMENT AT THE POINT OF CONNECTION IS BASED ON NO MORE THAN 5 FEET OF ELEVATION CHANGE IN THE AREAS OF IRRIGATION
- 5. ALL PRODUCTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS AND ACCORDING TO LOCAL BUILDING, ELECTRICAL, AND PLUMBING CODES.
- 6. IRRIGATION CONTRACTOR WILL ARRANGE INSPECTIONS REQUIRED BY LOCAL AGENCIES AND ORDINANCES DURING THE COURSE OF CONSTRUCTION AS REQUIRED. ALL WIRING TO BE PER LOCAL CODE. BACKFLOW PREVENTION TO BE PER LOCAL CODE.
- LOCATION OF IRRIGATION COMPONENTS SHOWN ON DRAWING IS APPROXIMATE. ACTUAL PLACEMENT MAY VARY SLIGHTLY AS REQUIRED TO ACHIEVE FULL, EVEN COVERAGE.
- 8. ALL SPRINKLER HEADS SHALL BE INSTALLED PERPENDICULAR TO FINISH GRADES. EXCEPT AS OTHERWISE INDICATED
- 9. INSTALL IRRIGATION MAINS WITH A MINIMUM 18" CF COVER BASED ON FINISH GRADES. INSTALL IRRIGATION LATERALS WITH MINIMUM 12" OF COVER BASED ON FINISH GRADES.
- 10. PIPE LOCATIONS ARE DIAGRAMATIC. VALVES AND MAINLINE SHOWN IN PAVED AREAS ARE FOR GRAPHIC CLARITY ONLY
- 11. THE IRRIGATION CONTRACTOR SHALL COMPLY WITH PIPE SIZES AS INDICATED.
- 12. ALL WIRE SPLICES OR CONNECTIONS SHALL BE MADE WITH APPROVED WATERPROOF WIRE CONNECTIONS AND BE IN A VALVE OR SPLICE BOX
- 13. ALL CONTROL WRING DOWNSTREAM OF THE CONTROLLER IS TO BE 14AWG, UL APPROVED DIRECT BURY.
- 14. THE DESIGN IS BASED ON THE SITE INFORMATION AND/OR DRAWING SUPPLIED WITH THE DESIGN CRITERIA BEING SET(AREA TO BE IRRIGATED, EQUIPMENT MANUFACTURER AND MODEL TO BE USED, WATER SOURCE INFORMATION, ELECTRICAL POWER AVAILABILITY, ETC...) JOHN DEERE LANDSCAPES BEARS NO RESPONSIBILITY OR LIABILITY, ETC...) JOHN DEERE LANDSCAPES BEARS NO RESPONSIBILITY OR LIABILITY FOR ANY ERRORS IN DESIGN OR INSTALLATION THAT ARISE DUE TO INACCURACIES IN THE ABOVE REFERENCED INFORMATION SUPPLIED TO JOHN DEERE LANDSCAPES IN RELATION TO THIS PROJECT, UNLESS OTHERWISE NOTED.





650 Stephenson Highway Troy, Michigan 48083 Phona 248.588.2100 Fax 248.588.3528 www.JohnDeeret.andscapes.cc 800.347.4272

ROCHESTER ENCLAVES ROCHESTER HILLS, MI

10/28/14

TONY PEYROLO

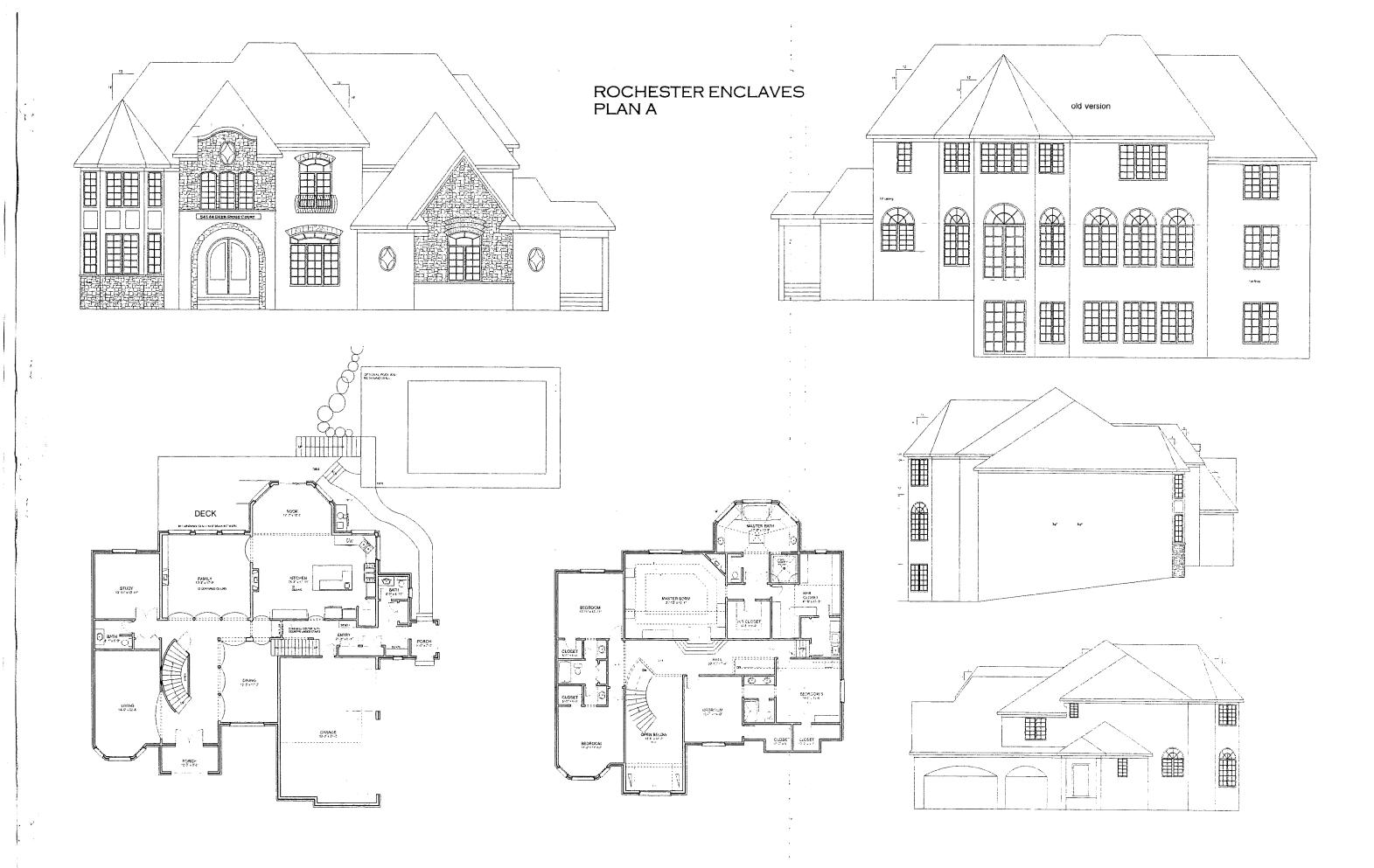
REVISIONS 10/30/14

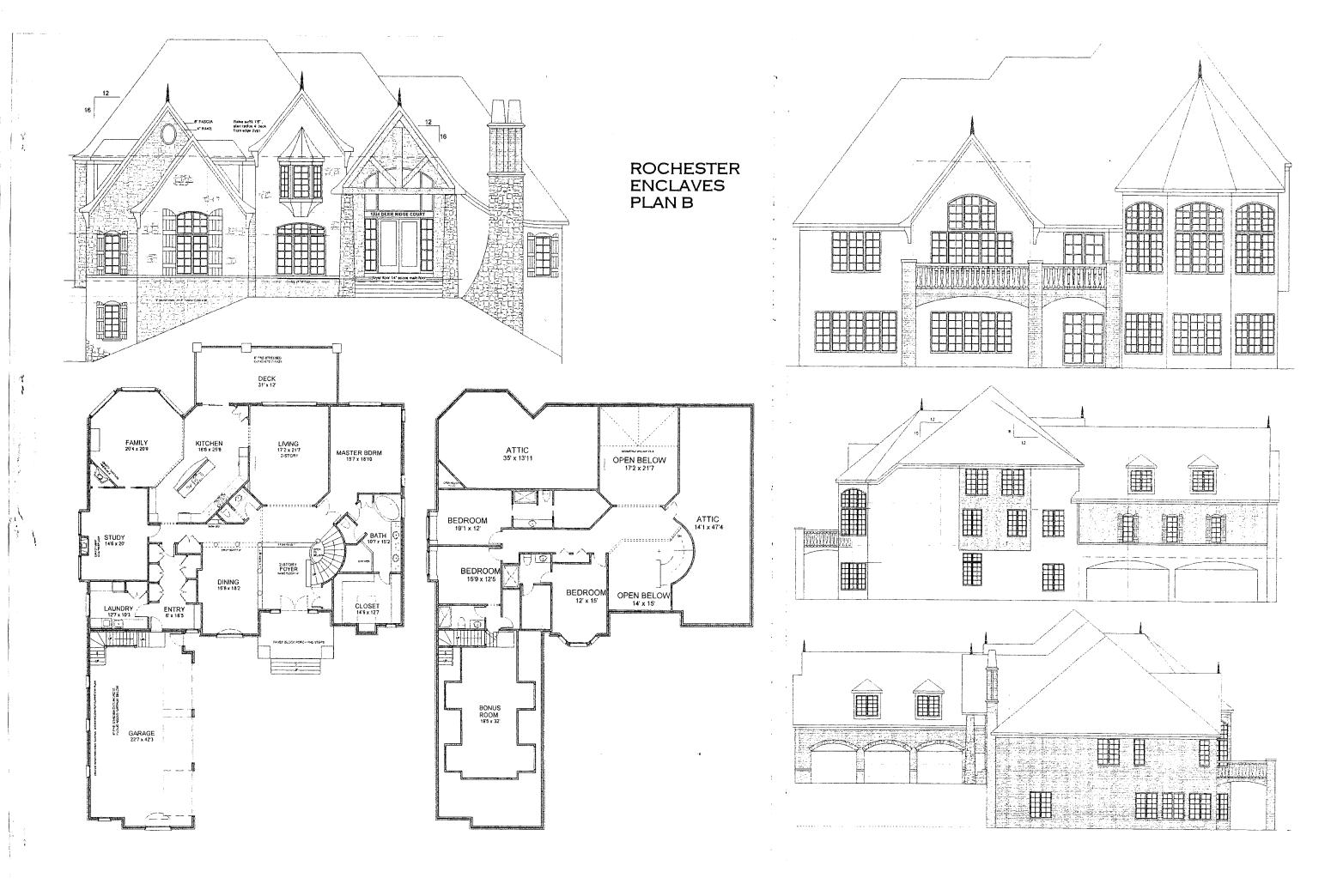
Drawing Title: Irrigation Plan

Drawing Scale: 1" = 50"

Sheet Number

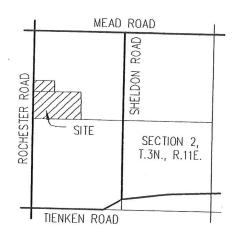
IR-2





### ROCHESTER ENCLAVES"

PART OF THE N.E. 1/4 OF SECTION 2, T. 3N., R. 11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN.



LOCATION MAP NOT TO SCALE

LEGAL DESCRIPTION - PARCEL 15-02-177-001 LEGAL DESCRIPTION — PARCEL 15–02–177–001
Part of the Northwest 1/4 of Section 2, T.3H,R.ITE, City of Rochester Hils, Oekland County, being more particularly described as follows: Beginding at the West 1/4 Corner of said Section 2, thence NOZU9/30°C 821.50 It. dong the West line of said Section 2 (Rochester Road); thence S8816'S3°T 1833.39 It. to a Concrete Monument of the Southwest corner of "Hilwood Subdivision" as recorded in Liber 58, Page 7 of Pielat, Oekland County Records; thence S010'816's Mo 2.76 It. to a point on the East-West 1/4 Line of said section 2, said point also being on the North Line of "Cross Creek Sub. No. 2", as recorded in Liber 217, Pages 26 through 3J of piols, Oekland County Records; thence N890'3'01'W 1398.00 R. dong the East-West 1/4 Line of said Section 2 and following the North Line of Soid Section 2 and following the North Line of Soid Section 2 and following the North Line of Soid Section 2 and following the North Line of Soid Section 2 and following the North Line of Soid Section 2 and following the North Line of Soid Section 2 and following the North Line of Pages 24–28 of Piats, Oekland County Records to the Point of Beginning.

Containing 25.93 Acres. Subject to the rights of the public in Rochester Road.

LEGAL DESCRIPTION - PARCEL 15-02-102-023

PARCEL 10—02—102—023
Part of the Northwest 1/4 of Section 2, I.J.N.,R.IIE, City of Rochester Hills, Dokland County, being more particularly described os follows
Commencing of the West 1/4 Councer of said Section 2; thence N02'09'30'E 821.50 fL dang the West line of said Section 2 (Rochester Road) to the Point of Beginning; continuing along sald line N02'09'30'E 322.60 fL; thence S88'16'53'E 620.00 fL; thence S88'IC'53'E 62

Subject to the rights of the public in Rochester Road.

**PROJECT** 

### ROCHESTER ENCLAVES

ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN

CLIENT / APPLICANT TJ REALVEST

JERRY KISIL 35312 CONNECTICUT DRIVE STERLING HEIGHTS, MICHIGAN 48310 PHONE: (586) 321-6151

PROJECT ENGINEER JJ ASSOCIATES., INC.

JAMES J. JONES, P.E. PROFESSIONAL ENGINEER, No. 1055 SOUTH BOULEVARD EAST, SUITE 200 ROCHESTER HILLS, MICHIGAN 48307 PHONE: (586) 726-9111

PROJECT PLANNER DESIGN TEAM +

RALPH L. NUNEZ, RLA, CLARB, ASLA, GRP 975 EAST MAPLE RD., SUITE 210 BIRMINGHAM, MICHIGAN 48009 PHONE: (248) 224-5933

WETLAND CONSULTANT KING AND MACGREGOR ENVIRONMENTAL, INC.

WOODY L. HELD 43050 FORD ROAD, SUITE 130 CANTON, MICHIGAN 48187 PHONE: (734) 354-0594

SHEET INDEX

SHEET 1 COVER SHEET

SHEET 2 PRELIMINARY SITE PLAN (1"=100')

SHEET 3 PRELIMINARY UTILITY LAYOUT AND GRADING PLAN (1"=60")

SHEET 3A WETLAND DETAIL PLAN SHEET 4

BOUNDARY AND TOPOGRAPHIC SURVEY SHEET 5 ROCHESTER ROAD TOPOGRAPHIC SURVEY

SHEET 6 TREE SURVEY

PS-06-813A

SHEET 1 STEEP SLOPE PLAN

NOTE: THE PROPOSED PRIVATE ROADS ARE NOT DESIGNED TO MEET THE CITY PUBLIC ROAD STANDARDS; THEREFORE, THEY CANNOT BE TRANSFERRED TO THE CITY AS PUBLIC ROADS IN THE FUTURE.



### Know what's below. Call before you dlg.

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ORLY AND HAVE NOT BEEN REPRESENTATIVE. THE CONTRACTOR STALL DETERMINE THE EXISTENCE AND EXACT LOCATION OF ALL EXISTING UTILITIES (WEITHER STOWN OR IND SYMON OR HIS PRAYMO) BEFORE COMMENCING WORK, AND AGREES TO BE PULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FALURE TO EXACITY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

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CHCCKID BY

2. COUNTY, \*ROCHESTER ENCLAVES\*

PART OF THE NE. 1/4 OF SECTION 2.

E, CITY OF ROCHESTER HILLS, ONKLAND COUNTY SHEET 턴 爱

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OF MICHIGATILITY ATE OF MICHIGAN JAMES J. JONES ENGINEER No.