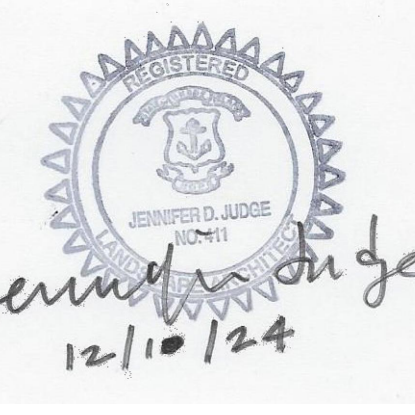


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REVISIONS:

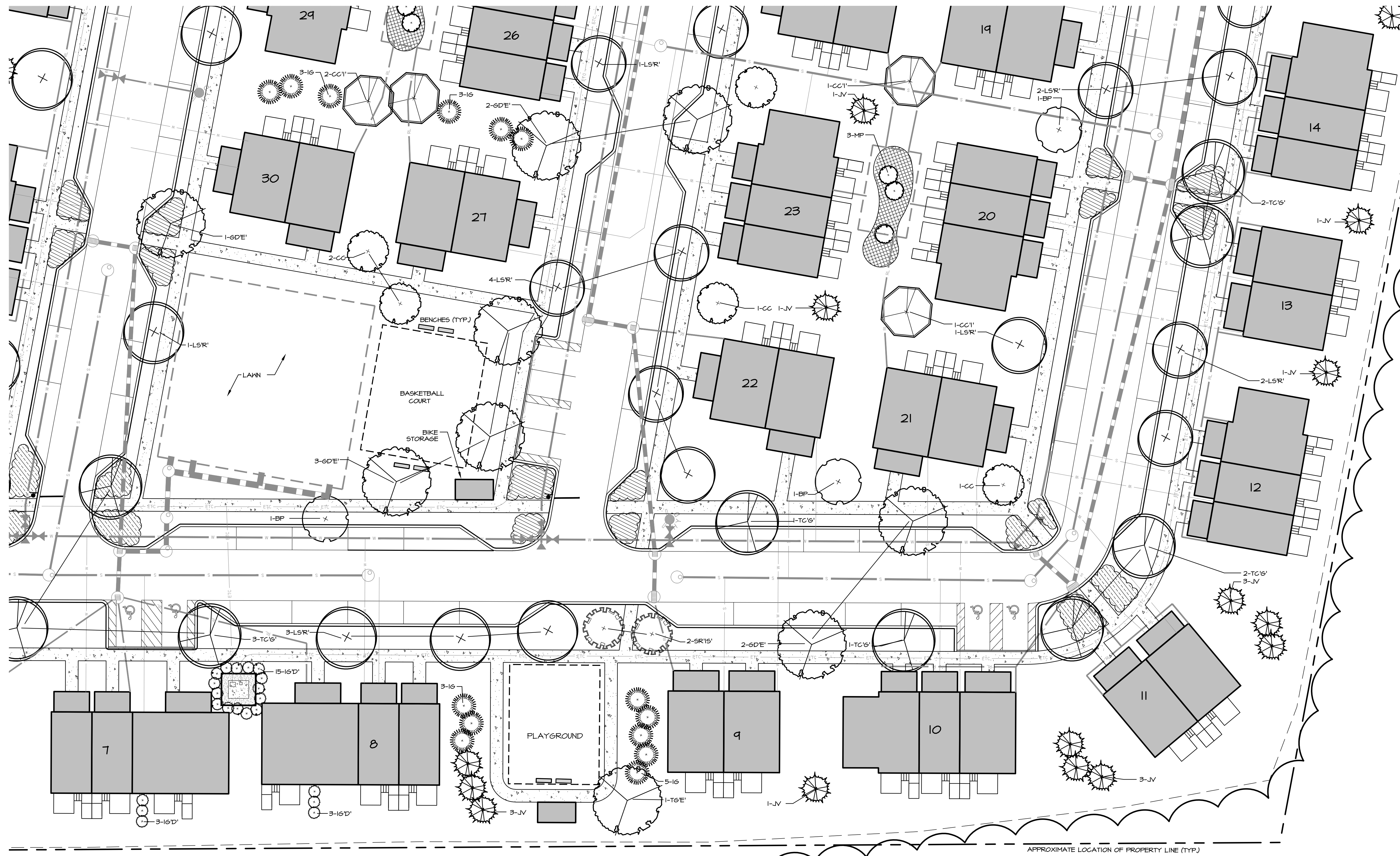
NO.	DATE	DESCRIPTION
1	10/17/24	REDUCE NUMBER OF PLANTS FOR BUDGET REQUIREMENTS
2	12/20/24	PER TOWN COMMENTS/MEETING 11/19/24
3	12/10/24	PER PLANNING BOARD COMMENTS



LANDSCAPE KEY PLAN
CHAMPAGNE HEIGHTS
PRELIMINARY PLAN SUBMISSION

PREPARED FOR:
SKHA SERVICES & DEVELOPMENT CORPORATION
364 CURTIS CORNER ROAD
SOUTH KINGSTOWN RI

scale: 1"=40'
date: 10/17/24
drwn: JJ
appr: JJ
file: 202408



PLANT LIST

Symbol:	Qty:	Botanical/Common Name:	Size:	Note:	Spacing:
Trees:					
BP	3	Betula populifolia 'Whitespire'/Whitespire Birch	1.5/2' Cal.	B4B	single stem
CC	3	Cercis canadensis/Eastern Redbud	1.5/2' Cal.	B4B	single stem
CC1'	4	Crataegus crusgalli 'Inermis'/Cockspur Hawthorn (thornless)	1.5/2' Cal.	B4B	multi-stem
GD'E	4	Gymnocladus dioica 'Espresso'/Espresso Kentucky Coffee Tree	1.5/2' Cal.	B4B	
JV	14	Juniperus virginiana/Eastern Red Cedar	4-5'	B4B	
LSR	13	Liquidambar styraciflua 'Rotundiloba'/Fruitless Sweet Gum	1.5/2' Cal.	B4B	
SR'IS	2	Syringa reticulata 'Ivory Silk'/Japanese Tree Lilac	1.5/2' Cal.	B4B	single stem
TC'G	4	Tilia cordata 'Greenspire'/Greenspire Littleleaf Linden	1.5/2' Cal.	B4B	
Shrubs:					
IG	14	Ilex glabra/Inkberry	24/30"	B4B	
IG'D'	21	Ilex glabra 'Densa'/Densa Inkberry	#1	Cont.	
MP	3	Myrica pennsylvanica/Northern Bayberry	#5	Cont.	

LEGEND:

- W WATER LINE
- S SEWER LINE
- SD STORMWATER DRAIN
- E ELECTRIC (ETC)
- RL ROOF LEADER (RL)
- LD LIMIT OF DISTURBANCE
- GS GRO-LO SUMAC AND CREEPING JUNIPER
- DB DWARF BUSH HONEYSUCKLE AND BEARBERRY
- NG NATIVE GRASSES AND PERENNIALS

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REVISIONS:

NO.	DATE	DESCRIPTION
1	10/17/24	REDUCE NUMBER OF PLANTS FOR BUDGET REQUIREMENTS
2	12/2/24	PER TOWN COMMENTS (MEETING 11/19/24)
3	12/10/24	PER PLANNING BOARD COMMENTS

Jennifer D. Angelle
12/10/24

LANDSCAPE PLAN
CHAMPAGNE HEIGHTS
PRELIMINARY PLAN SUBMISSION

PREPARED FOR:
SKHA SERVICES & DEVELOPMENT CORPORATION
364 CURTIS CORNER ROAD
SOUTH KINGSTOWN, RI



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THESE PLANS ARE FOR COMMENT ONLY.

REVISIONS:

NO.	DATE	DESCRIPTION
1	10/21/24	REDUCE NUMBER OF PLANTS FOR BUDGET REQUIREMENTS
2	12/10/24	PER TOWN COMMENT MEETING 12/10/24
3	12/10/24	PER PLANNING BOARD COMMENTS

Service Charge
 12/10/24

LANDSCAPE PLAN
 CHAMPAGNE HEIGHTS
 PRELIMINARY PLAN SUBMISSION

PREPARED FOR:
 SKHA SERVICES & DEVELOPMENT CORPORATION
 364 CURTIS CORNER ROAD
 SOUTH KINGSTOWN RI

scale: 1"=20'
 date: _____
 drwn: JJ
 appr: JJ
 file: 202408

SHEET 4 OF 5
L-4

PLANT LIST

Symbol	Qty	Botanical/Common Name	Size	Note	Spacing
Trees:					
CC	1	Cercis canadensis/Eastern Redbud	1 1/2" Cal.	B4B	single stem
CC1'	1	Crataegus crusgalli 'Inermis/Cockspur Hawthorn (thornless)	1 1/2" Cal.	B4B	multi-stem
GDPE'	8	Gymnocladia dioica 'Espresso/Espresso Kentucky Coffee Tree	1 1/2" Cal.	B4B	
JCH'	40	Juniperus chinensis 'Hetzii/Hetzli Columnar Juniper	1 1/2" Cal.	B4B	
JV	8	Juniperus virginiana/Eastern Red Cedar	4-5'	B4B	
LSR'	10	Liquidambar styraciflua 'Rotundiloba/Fruitless Sweet Gum	1 1/2" Cal.	B4B	
NS	7	Nyssa sylvatica/Tupelo	1 1/2" Cal.	B4B	
SR15'	2	Syringa reticulata 'Ivory Silk/Japanese Tree Lilac	1 1/2" Cal.	B4B	single stem
TP166'	5	Thuja plicata 'Green Giant/Green Giant Arborvitae	4-5'	B4B	
Shrubs:					
IG	12	Ilex glabra/Inkberry	24/30"	B4B	
IGD'	11	Ilex glabra 'Densa/Densa Inkberry	#7	Cont.	
MP	3	Myrica pensylvanica/Northern Bayberry	#5	Cont.	

LEGEND:

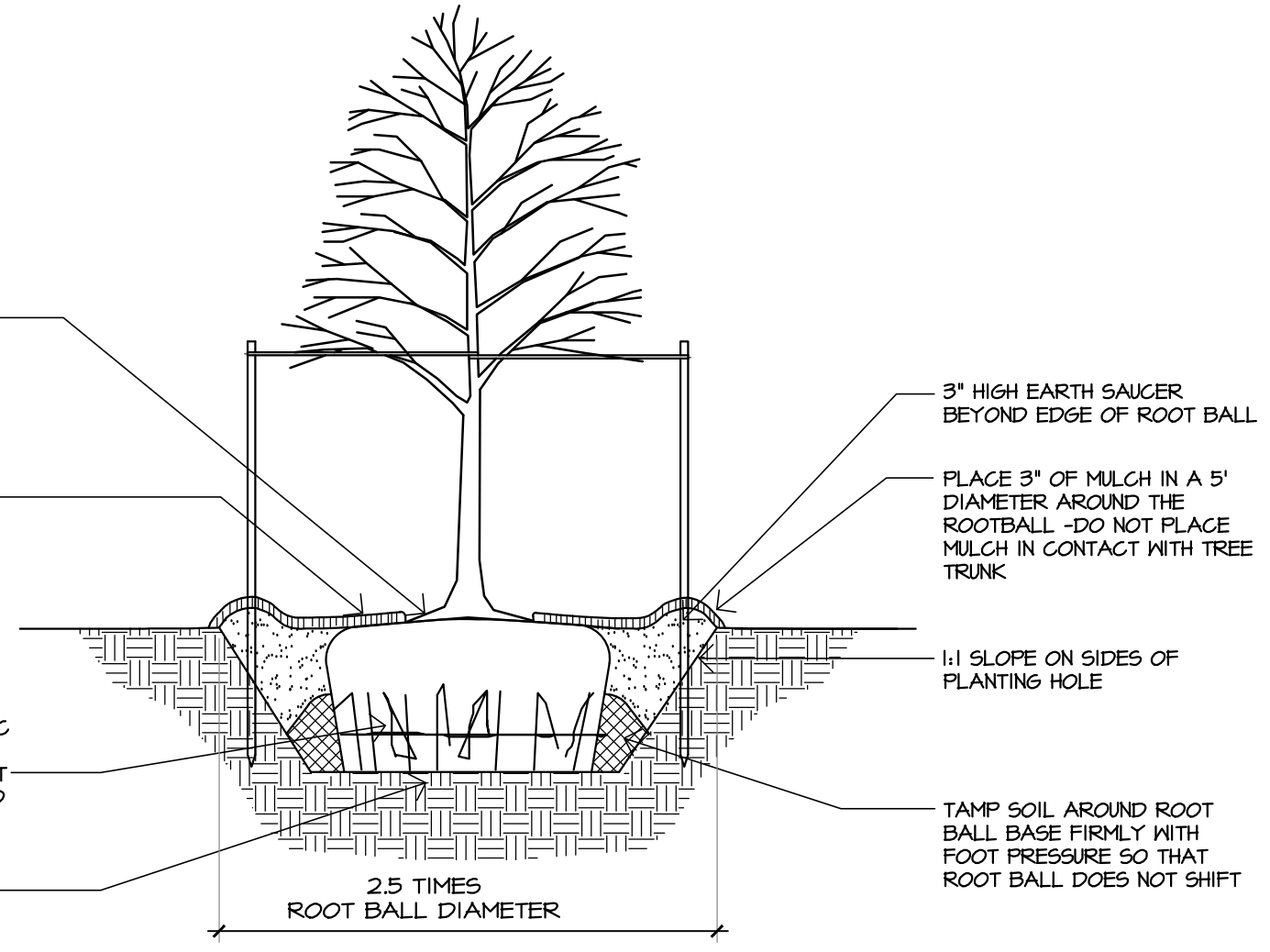
W	WATER LINE
S	SEWER LINE
SD	STORMWATER DRAIN
ETC	ELECTRIC (ETC)
RL	ROOF LEADER (RL)
---	LIMIT OF DISTURBANCE
[Hatched Box]	GRD-LO SUMAC AND CREEPING JUNIPER
[Dotted Box]	DWARF BUSH HONEYSUCKLE AND BEARBERRY
[Cross-hatched Box]	NATIVE GRASSES AND PERENNIALS

-PRUNE ONLY CROSSOVER LIMBS, CO-DOMINANT LEADERS AND BROKEN OR DEAD BRANCHES AT TIME OF PLANTING. DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN.

EACH TREE MUST BE PLANTED SUCH THAT THE TRUNK FLARE IS VISIBLE AT THE TOP OF THE ROOT BALL. TREES WHERE THE TRUNK FLARE IS NOT VISIBLE SHALL BE REJECTED. DO NOT COVER THE TOP OF THE ROOT BALL WITH SOIL. SET TOP OF ROOT BALL FLUSH TO GRADE.

ONCE THE TREE IS PLACED WITHIN THE HOLE, REMOVE THE BURLAP OR PLASTIC WRAPPING ENTIRELY. IF THE ROOTBALL IS CONTAINED WITH A WIRE BASKET, CUT THE WIRE BASKET IN FOUR PLACES AND REMOVE THE WIRE FROM THE TOP 1/4 OF THE DEPTH OF ROOTBALL.

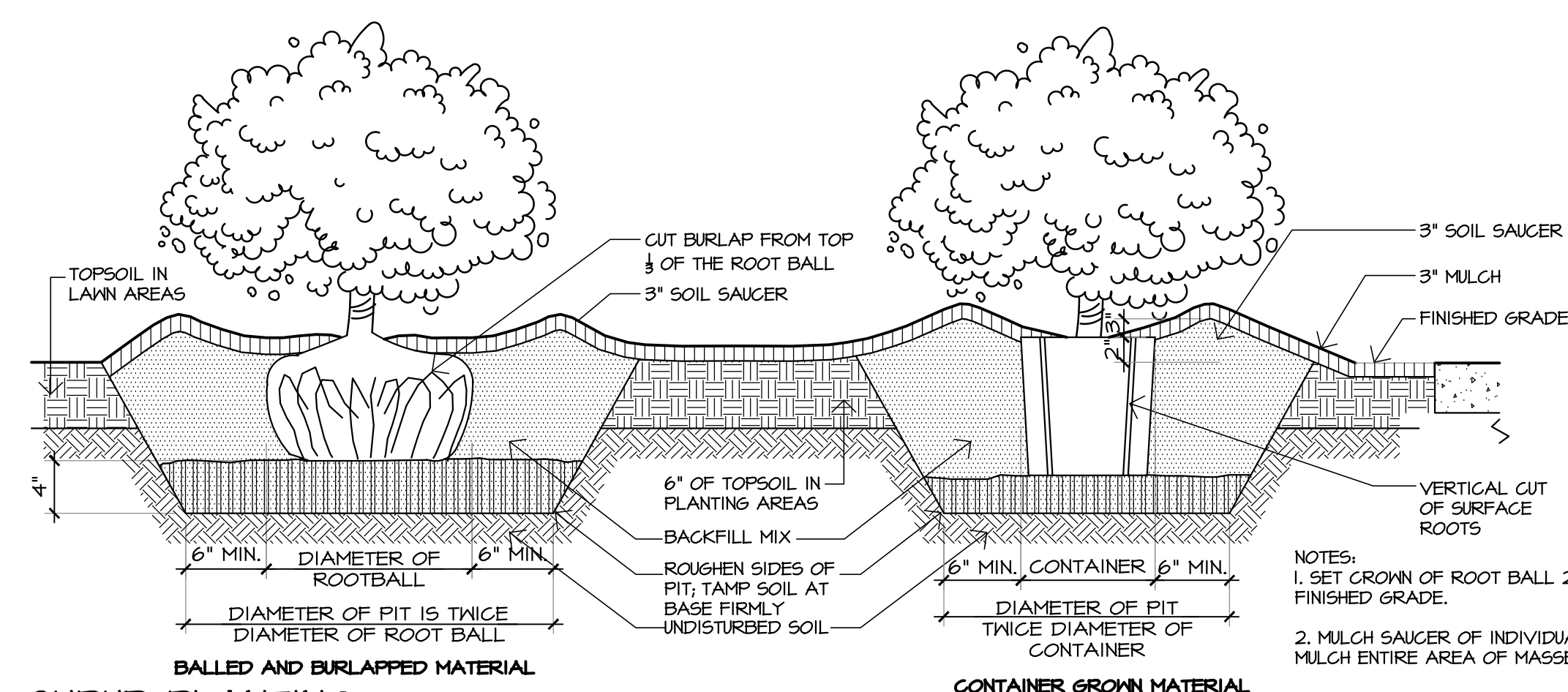
PLACE ROOT BALL ON UNEXCAVATED OR TAMPED SOIL.



- NOTES:
1. ALL STAKES SHALL BE 2" X 2" X 12" HARDWOOD.
 2. STAKES PER TREE AT 180 DEGREES AROUND THE TRUNK.
 2. ARBORITE OR APPROVED EQUAL
 3. TIGHTEN ARBORITE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT.
 4. FOLD END OF ARBORITE BACK, SECURE TO STAKE WITH 1" GALVANIZED ROOFING NAIL.
 5. REMOVE STAKES AT THE END OF THE FIRST GROWING SEASON AFTER PLANTING.

TREE PLANTING

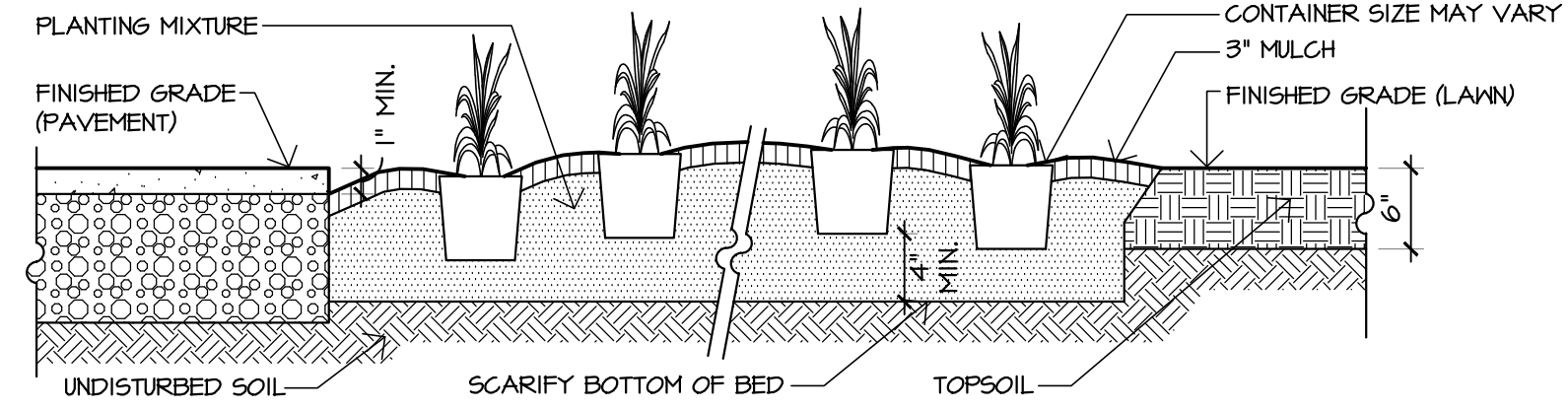
NTS



SHRUB PLANTING

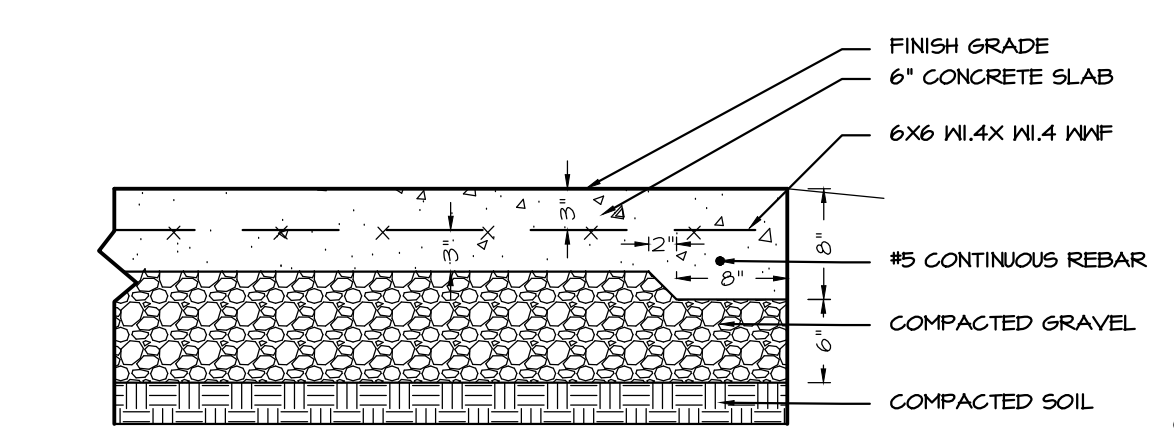
NTS

- NOTES:
1. SET CROWN OF ROOT BALL LEVEL WITH FINISH GRADE.
 2. MAINTAIN MINIMUM OF 4" PLANTING MIXTURE BELOW EACH INDIVIDUAL PLANT.
 3. MULCH ENTIRE AREA OF GROUND COVER OR PERENNIALS.
 4. MULCH CAREFULLY AROUND EACH PLANT. DO NOT COVER CROWNS OF PLANTS WITH MULCH.
 5. SEE PLANT LIST FOR SPACING ON CENTER DISTANCES.



GROUNDCOVER/ PERENNIAL PLANTING BED

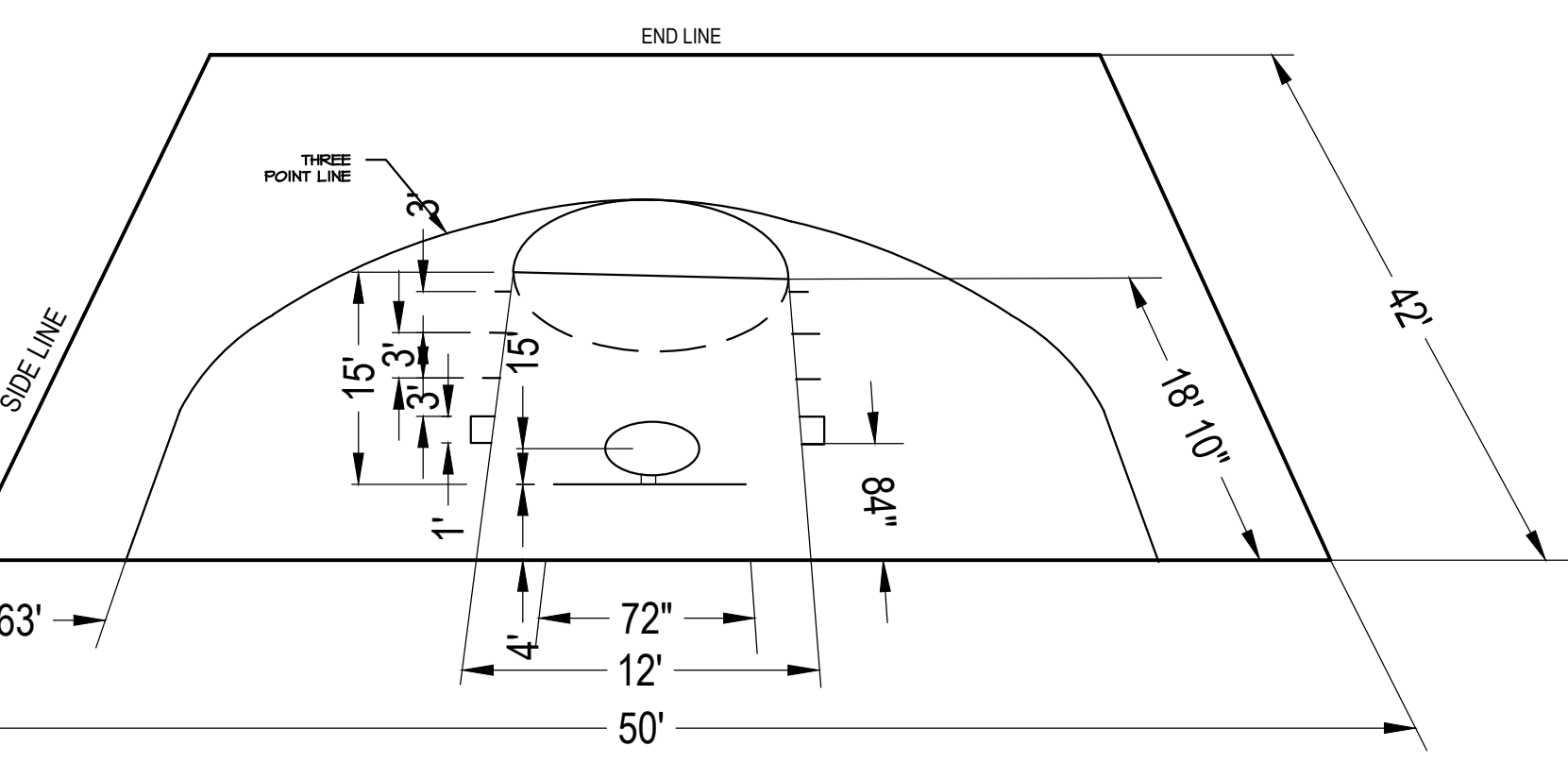
NTS



- NOTES:
1. MEDIUM BROOM FINISH
 2. 3000 PSI AT 28 DAYS
 3. 1" TOOLED RADIUS FINISH OR CHAMFERED EDGE ALL SIDES
 4. SLOPE 1/8"
 5. JOINT SPACING MAX. OF 12"

BASKETBALL HALF COURT

NTS



- NOTES:
1. ALL DIMENSIONS ARE TO THE OUTSIDE EDGE OF THE LINES.
 2. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
 3. DO NOT SCALE DRAWINGS.
 4. ORIENTATION TO BE NORTH-SOUTH.
 5. THIS DRAWING IS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
 6. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.

UB 24-2 Specifications 24" DeepRoot® Tree Root Barrier

Specified tree root barrier is a mechanical barrier and root deflector used to prevent tree roots from damaging landscapes and landscapes. Assembled in 24" (609 mm) long modules to create varying lengths for linear applications, or perimeter surround applications, in varying sizes.

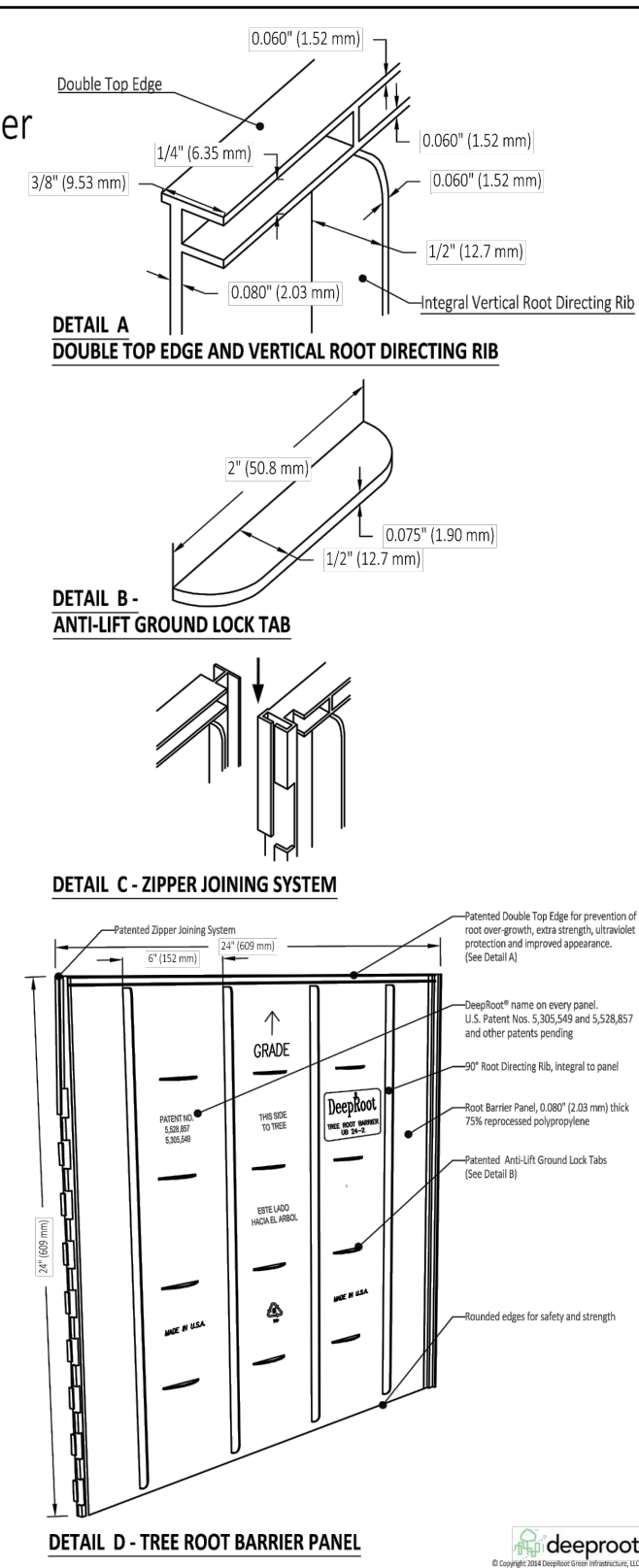
- A. Materials
1. The contractor shall furnish and install tree root barrier as specified. The tree root barrier shall be either product R18 24-2 as manufactured by Deeproot® Green Infrastructure, LLC, 530 Washington Street, San Francisco, CA, www.deeproot.com (800.458.7668).
 2. Root barrier shall be recyclable, black, injection molded panels with 0.007" (0.18 mm) wall thickness in modules 24" (609 mm) long and 24" (609 mm) deep.
 3. Root barrier shall be manufactured with 75% recycled polypropylene with added ultraviolet inhibitors.
 4. Root barrier shall be comprised of 24" (60.96 cm) panels. Each panel shall have no less than four (4) Molded Integral Vertical Root Directing Ribs of a minimum 0.075" (1.90 mm) thickness, protruding 1/2" (12.7 mm) at 90° from interior of the barrier panel, spaced 6" (152.4 mm) apart. (See Details A & C)
 5. Root barrier shall have a Double Top Edge consisting of two parallel, integral, horizontal ribs at the top of the panel at 0.007" (0.18 mm) thickness, 3/8" (9.53 mm) wide and 1/4" (6.35 mm) apart with the lower ribs attached to the vertical Root Directing Ribs (See Detail A).
 6. Root barrier shall have a minimum of twelve (12) Anti-Lift Ground Lock Tabs consisting of integral horizontal ridges of minimum 0.075" (1.90 mm) thickness in the chord of a segment of an oblong, the 2" (50.8 mm) chord of the segment joining the panel wall and the segment, protruding 3/8" (9.53 mm) from the panel. The twelve ground locks on each panel shall be about equally spaced between each of the vertical root directing ribs (Four (4) between each set of ribs, see Details B & D).
 7. Root barrier shall have an integrated Zipper Joining System for assembly by sliding one panel into another (See Detail C).

U.S. Patents: 5,305,549; and 5,528,857. Other Patents Pending.

Properties	Typical Value	ASTM Test Method
Tensile strength @ yield - Wall	2,354 PSI	D638
Tensile strength @ yield - Hinge	2,846 PSI	D638
Yield Elongation - Wall	7.44%	D638
Yield Elongation - Hinge	7.02%	D638
Flexural Modulus	129,625 PSI	D7908
Notched Izod Impact - Wall	3.84 (ft-lb)	D256A
Notched Hardness - Scale - Wall	84.4	D785A

ROOTBARRIER DETAIL

- NOTE:
1. ROOTBARRIER WILL BE PLACED PER MANUFACTURER'S SPECIFICATION AT ALL TREES LOCATED IN A GRASS STRIP 48" AND LESS ON BOTH SIDES ADJACENT TO THE CONCRETE WALK AND THE ASPHALT BERM CURB.



GENERAL:

1. ALL BASE MATERIAL PROVIDED BY DIPRETE ENGINEERING. DIGITAL FILE: 3083-001-ALLS-DATA-OLAR-20241011 OCTOBER 11 TH 2024. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO THE COMMENCEMENT OF WORK. ANY DISCREPANCIES SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE IMMEDIATELY.
2. EXISTING GRADES AND EXISTING SITE INFORMATION SHOWN ON THIS PLAN IS TAKEN FROM BASE INFORMATION SUPPLIED BY DIPRETE ENGINEERING. THE CONTRACTOR IS RESPONSIBLE FOR CONFIRMATION OF ACTUAL SITE GRADES AND LAYOUT CONDITIONS. GRAVELLY HILL DESIGN GROUP, LLC ACCEPTS NO RESPONSIBILITY FOR EXISTING TOPOGRAPHIC AND EXISTING SITE INFORMATION.
3. THE CONTRACTOR SHALL LOCATE ALL UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION, IN ACCORDANCE WITH DIG SAFE LAM (1-800-344-7233), THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ANY/ALL UTILITY DAMAGE. RECORD ALL LOCATIONS OF DIG-SAFE MARKINGS ON PROJECT RECORD DOCUMENTS.
4. THE CONTRACTOR SHALL PERFORM ALL WORK IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.
5. THE CONTRACTOR SHALL TAKE EVERY PRECAUTION TO PREVENT DAMAGE TO ALL UTILITIES (BOTH ABOVE AND BELOW GROUND) WITHIN THE PROJECT AREA. DAMAGE TO ANY UTILITIES AS A RESULT OF ACTIONS BY THE CONTRACTOR SHALL BE RESTORED BY THE CONTRACTOR, AT THEIR EXPENSE, TO CONDITIONS EQUAL TO OR BETTER THAN BEFORE THE DAMAGE WAS DONE.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING THE SITE CLEAN OF MISCELLANEOUS DEBRIS THROUGHOUT THE CONSTRUCTION PERIOD. ALL WASTE MATERIAL IS TO BE DISPOSED OF TO AN OFF-SITE LOCATION.
7. ALL RETAINING WALLS AND STORMWATER DRAINAGE ELEMENTS SHALL BE STAKED OUT BY THE ENGINEER OR SURVEYOR.
8. WRITTEN DIMENSIONS AND SPECIFICATIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.

PLANTING SPECIFICATIONS:

1. ALL PLANTING BEDS SHALL BE EXCAVATED TO A DEPTH OF 12" BELOW FINISHED GRADE. THE CONTRACTOR SHALL SCARIFY THE BOTTOM OF EACH BED PRIOR TO PLACING PLANTING MIXTURE TO PREVENT COMPACTION AND TO ENCOURAGE PROPER DRAINAGE.
2. ALL PLANT MATERIAL SHALL BE FREE OF DEFECTS, INFESTATIONS OR INJURIES AND MEET THE ACCEPTED HORTICULTURAL STANDARDS ESTABLISHED BY THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) Z60.1-2014.
3. ALL PLANTING BEDS, TREE PITS AND LAWN AREAS ARE TO RECEIVE ORGANIC LOAM, OF UNIFORM QUALITY, FREE FROM HARD CLODS, ROOTS, SOD, STIFF CLAY OR STONES. LOAM SHALL BE FREE FROM LIME, CEMENT, SLAG, CONCRETE, TAR RESIDUE, BOARDS, STICKS OR ANY UNSUITABLE MATERIAL. THE ACIDITY RANGE SHALL BE PH 6.0- PH 7.0 INCLUSIVE.
4. ALL PLANTS TO BE BALLED-IN-BURLAP OR CONTAINER-GROWN AS SPECIFIED IN PLANT SCHEDULE. NO SUBSTITUTIONS SHALL BE ACCEPTED UNLESS WRITTEN APPROVAL OF THE ADMINISTRATIVE OFFICER WITH DIRECT APPROVAL FROM THE LANDSCAPE ARCHITECT.
5. UPON COMPLETION OF PREPARING THE PLANTING BEDS, THE CONTRACTOR SHALL PLACE PLANTS AS REFLECTED IN THE PLANS. THE LANDSCAPE ARCHITECT SHALL BE PROVIDED A MINIMUM OF 24 HOURS NOTICE TO INSPECT THE PLANTS AND APPROVE THE LOCATIONS PRIOR TO BEING PLANTED.
6. PLANTS SHALL BE WATERED UPON INSTALLATION TO PREVENT AIR POCKETS OR SETTLEMENT. ALL PLANTS SHALL CONTINUE TO BE WATERED AND MAINTAINED THROUGHOUT CONSTRUCTION UNTIL FINAL ACCEPTANCE BY LANDSCAPE ARCHITECT.
7. ALL PLANTING BEDS SHALL RECEIVE 2" OF SHREDDED PINE BARK MULCH.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING THE SITE CLEAN OF MISCELLANEOUS DEBRIS THROUGHOUT THE CONSTRUCTION PERIOD. ALL WASTE MATERIAL IS TO BE DISPOSED OF TO AN OFF-SITE LOCATION.
9. PLANTING SHALL OCCUR IN EITHER SPRING (APRIL 1ST - MAY 15TH) OR FALL (SEP 1ST - NOV 1ST). ALL PLANT INSPECTIONS AT THE NURSERY SHALL BE AT THE EXPENSE OF THE CONTRACTOR. LANDSCAPE ARCHITECT SHALL HAVE THE RIGHT TO REJECT ANY, AND ALL, PLANT MATERIAL DELIVERED TO THE SITE THAT DOES NOT MEET ACCEPTABLE STANDARDS.
10. WARRANTY AND MAINTENANCE:
 - AFTER PLANTING, THE OWNER SHALL MAINTAIN ALL PLANTS ON SITE BY PROVIDING ADEQUATE WATERING TO ENSURE HEALTHY GROWTH.
 - THE CONTRACTOR SHALL PROVIDE A ONE YEAR WARRANTY ON ALL PLANT MATERIAL AFTER THE DATE OF SUBSTANTIALLY SATISFACTORY HEALTHY GROWTH OR DEATH. ANY PLANT THAT REQUIRES TO BE REPLACED BY THE CONTRACTOR WILL BE IN CONFORMANCE WITH THE PLANTING SPECIFICATIONS.
11. ALL DISTURBED AREAS SHALL BE PREPARED AND PLANTED WITH SEED PER THE PLANTING SPECIFICATIONS.
 - LAWN AREAS:
 - 90% ALLEN'S SEED, COVER ALL MIX
 - 25% IMPROVED PERENNIAL RYEGRASS
 - 25% CREEPING RED FESCUE
 - 25% ANNUAL RYEGRASS
 - 20% TURF TYPE TALL FESCUE CBT
 - 5% KENTUCKY BLUEGRASS
 - APPLICATION RATE: 5-8 LBS. PER 1000/SF
 - 10% MICROCOVER (TRIFOLIUM REPENS VAR. PIPOLINA) AND NO MOW LAWN SEED FURNISHED BY AMERICAN MEADOWS. SEED COVERAGE- 10 LBS/3200 SF
12. THE CONTRACTOR SHALL PROVIDE SCREENED LOAM AS REQUIRED TO MEET PROPOSED FINISH GRADES.

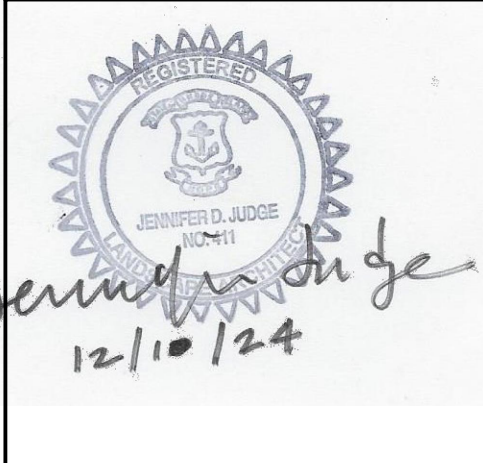
GRAVELLY HILL DESIGN GROUP LLC

PO BOX 24 WAKEFIELD RI 02880 EMAIL: ghd@gdhilldg.com

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NO.	DATE	DESCRIPTION
1	10/17/24	REDUCE NUMBER OF PLANTS FOR BUDGET REQUIREMENTS
2	10/27/24	PREP WORK CORRECTING MEETING 10/29/24
3	11/01/24	PER PLANNING BOARD COMMENTS



LANDSCAPE DETAILS
CHAMPAGNE HEIGHTS
PRELIMINARY PLAN SUBMISSION
PREPARED FOR:
SKHA SERVICES & DEVELOPMENT CORPORATION
364 CURTIS CORNER ROAD
SOUTH KINGSTOWN RI

scale: _____
date: 10/17/24
drwn: JJ
appr: JJ
file: 202408

SHEET 5 OF 5

L-5



PROPOSED 6' FENCE

- NOTE:
1. EXISTING FENCING WILL BE REPLACED WITH 6" SOLID CEDAR PICKET FENCING.
 2. SMOOTH SIDE TO BE FACING TOWARDS THE INTERIOR OF THE SITE.