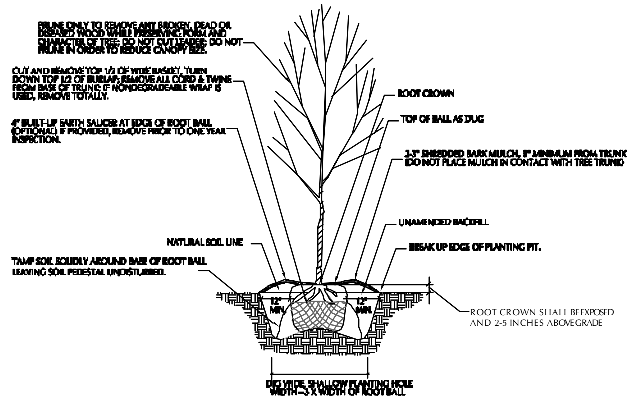


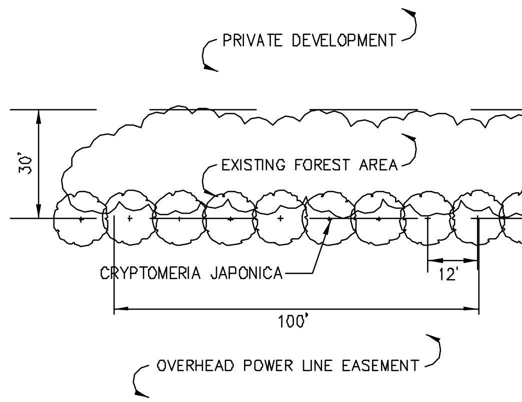
NOTES:

1. CONTRACTOR TO VERIFY THAT ADEQUATE DRAINAGE EXISTS PRIOR TO PLANTING.
2. DO NOT WRAP TRUNK OF TREE.
3. STAKING OF TREES IS NOT RECOMMENDED, EXCEPT ON WINDY SITES OR FOR LARGE EVERGREEN TREES. IF STAKING IS DONE, FLEXIBLE STRAPS - NOT HOSE AND WIRE - SHOULD BE USED AND MUST BE REMOVED AT APPROPRIATE TIME. PROPERTY OWNER IS RESPONSIBLE FOR REPLACEMENT OF DESTROYED OR DAMAGED TREES
4. ALL TREES SHALL CONFORM TO THE STANDARDS SET FORTH IN THE MOST RECENT AMERICAN STANDARDS FOR NURSERY STOCK PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN (A.A.N.).
5. TREES WITH ROOT FLARE COVERED BY MORE THAN 1.3" OF SOIL WILL BE REJECTED PRIOR TO INSTALLATION.
6. A ROOT COLLAR EXCAVATION FOR ALL TREES SPECIFIED WILL BE DONE BY THE TOWN ARBORIST TO ENSURE THAT TREES WERE NOT PLANTED(CROWN) TOO DEEPLY AT THE SOURCE (NURSERY). LANDSCAPE CONTRACTOR SHALL HAVE SUPPLIER MARK GROUND LEVEL LINE ABOVE ROOTBALL. IF TOWN ARBORIST DETERMINES THAT THERE IS EXCESSIVE SOIL OVER ROOT CROWN, THESE TREES WILL BE REJECTED.

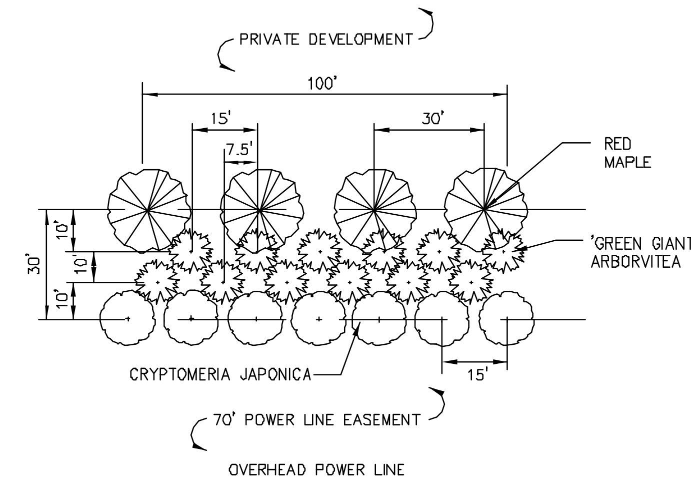
Tree Planting

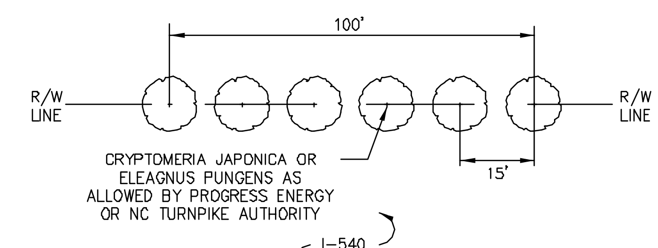
NOT TO SCALE

PLANNING DEPARTMENT
NORTHERN BUFFER REVEGETATION DETAIL
(AS INDICATED ON PLAN SHEET)



PLANNING DEPARTMENT
SOUTHERN BUFFER REVEGETATION DETAIL
(AS INDICATED ON PLAN SHEET)





PLANT LIST

PHASE 1 PLANTING AREA QUANTITY	PHASE 2 PLANTING AREA QUANTITY	WESTERN PLANTING ROW QUANTITY	SYMBOL	PLANT NAME:	HEIGHT:
108	N/A	N/A	TH	THUJA (STANDISHII X PLICATA) 'GREEN GIANT' ARBORVITAE	7' TO 8'
20	N/A	N/A	AR	ACER RUBRUM ' RED MAPLE'	16' TO 18'
57	75	103	CJ	CRYPTOMERIA JAPONICA 'JAPANESE CRYPTOMERIA'	APPROX. 6'

PLANTING PLAN NOTES

UTILIZE BALL & BURLAP TREES ONLY.

THE CORDS ON BALL & BURLAP TREES MUST BE CUT AND REMOVE THE TOP 1/3 BURLAP AND BASKET IF APPLICABLE.

ALL PLANTS AND PLANTING PROCEDURES SHALL MEET OR EXCEED A.A.N. STANDARDS AS SET FORTH IN "AMERICAN NURSERY STANDARD STOCK", 1986 OR LATER EDITION. THIS INCLUDES BUT IS NOT LIMITED TO APPROPRIATE SOIL AMENDMENTS OR MULCH.

ALL TREES AND SHRUBS SHALL BE FULL, WELL-BRANCHED PLANTS WHICH ARE CHARACTERISTIC TO THE SPECIES.

ALL PLANTINGS, EXCEPT FOR THE ROW OF CRYPTOMERIA ADJACENT TO THE I-540 RIGHT-OF-WAY (THE "WESTERN PLANTING ROW"), SHALL BE COMPLETED BETWEEN OCTOBER 15, 2009 AND FEBRUARY 15, 2010. TIME EXTENSIONS MAY BE CONSIDERED BY THE TOWN OF CARY IN THE BEST INTEREST OF SUCCESS FOR THE REVEGETATION PLAN.

EXISTING FOREST SHALL BE RETAINED. AT CERTAIN LOCATIONS THROUGHOUT THE BUFFER, NEW PLANTINGS MAY NEED TO BE RELOCATED OR ELIMINATED IN FAVOR OF RETAINING EXISTING HEALTHY VEGETATION. EXISTING DEAD OR DYING VEGETATION OR LEANING TREES SHALL BE CUT (AND LEFT ON-SITE) IN ORDER TO FACILITATE THE GROWTH OF NEW VEGETATION.

PRIOR TO THE INSTALLATION OF THE CRYPTOMERIA SURVEY STAKES SHALL BE PLACED IN THE FIELD TO ENSURE THAT TREE IS PLACED IN THE "BARE SPOT" BEHIND 2715 CAMERON POND DRIVE AND THAT A GAP IS LEFT FOR THE PRIVATE PEDESTRIAN EASEMENT BETWEEN LOTS 374 AND 375. THIS NOTE IS NOT INTENDED TO ADD ADDITIONAL PLANTINGS BEYOND THOSE SPECIFIED ON THE PLAN.

LANDSCAPE MAINTENANCE NOTES

THE DEVELOPER, IMPACT/CAMERON POND LLC, AND ITS SUCCESSORS AND ASSIGNS, SHALL INSTALL ALL PLANTINGS AS SHOWN ON THESE PLANS (EXCLUDING THE WESTERN PLANTING ROW) AND SHALL REPLACE ALL PLANTINGS AS REQUIRED (EXCLUDING THE WESTERN PLANTING ROW) IN ACCORDANCE WITH ALL NOTES AND CONDITIONS CONTAINED HEREIN. AFTER CERTIFICATION IS RECEIVED FROM A CERTIFIED ARBORIST THAT ANY REQUIRED REPLACEMENT TREES WERE INSTALLED IN ACCORDANCE WITH THE APPROVED BUFFER REVEGETATION PLAN, THE RESPONSIBILITY FOR MAINTENANCE OF THE BUFFER (EXCLUDING THE WESTERN PLANTING ROW) SHALL BE DETERMINED BY REFERENCE TO THE REQUIREMENTS OF THE LAND DEVELOPMENT ORDINANCE.

THE DEVELOPER, IMPACT/CAMERON POND LLC SHALL INSTALL A DRIP IRRIGATION SYSTEM TO ALL PROPOSED PLANTING EXCEPT THE WESTERN PLANTING ROW. THIS SYSTEM SHALL BE CONNECTED TO THE EXISTING IRRIGATION SYSTEMS INSTALLED TO IRRIGATE THE CARPENTER FIRE STATION ROAD ENTRANCE, STREETSCAPE AND THE CAMERON POND RECREATION AREA LANDSCAPING. THE TOWN OF CARY AGREES TO WAIVE ANY FEES ASSOCIATED WITH THIS INSTALLATION AND ANY REQUIREMENTS TO CREATE A NEW CONNECTION TO FUTURE RECLAIMED WATER SYSTEMS. THIS DOES NOT WAIVE THE ANY MONTHLY WATER USAGE FEES.

CERTIFICATION AND WARRANTY NOTES

A CERTIFIED ARBORIST SHALL BE RETAINED TO CONDUCT SOIL TESTS AND PROPOSE SOIL AMENDMENTS APPROPRIATE FOR THE SELECTED TREES AND EXISTING SOIL CONATIONS. PROPOSED SOIL AMENDMENTS SHALL BE PROVIDED TO TOWN OF CARY STAFF.

A CERTIFIED ARBORIST SHALL BE RETAINED TO CONDUCT RANDOM SOIL TESTS TWICE A YEAR FOR THE FIRST THREE YEARS OF PLANTING. IMPACT CAMERON POND, LLC SHALL PROVIDE ANY ADDITIONAL NUTRIENTS NEEDED AS INDICATED BY THESE TESTS AND PRESCRIBED BY THE ARBORIST.

WITHIN 30 DAYS OF APPROVAL OF THE THOROUGHFARE CORRIDOR BUFFER REVEGETATION PLAN (SHEETS 1, 2 & 4 OF THIS AMENDED SUBDIVISION PLAN), IMPACT/CAMERON POND, LLC SHALL ENTER INTO AN ESCROW AGREEMENT WITH THE TOWN AND SHALL PLACE INTO ESCROW AN AMOUNT EQUAL TO THE COST OF MATERIALS AND INSTALLATION OF THE WESTERN PLANTING ROW, PLUS AN ADDITIONAL TEN PERCENT (10%) OF THAT TOTAL AMOUNT TO FUND THE INSTALLATION OF POTENTIAL REPLACEMENT TREES (DEFINED BELOW). A CERTIFIED ARBORIST SHALL PREPARE AN ESTIMATE OF THE FUNDS REQUIRED TO PURCHASE AND INSTALL THE WESTERN PLANTING ROW PURSUANT TO ALL REQUIREMENTS OF THE REVEGETATION PLAN AND THIS AMENDED SUBDIVISION PLAN. PROGRESS ENERGY SHALL INSTALL THE WESTERN PLANTING ROW UPON RECEIVING NOTICE FROM THE TOWN TO PROCEED IN ACCORDANCE WITH ALL PROVISIONS OF THE REVEGETATION PLAN AND ESCROW AGREEMENT, AND WITHIN A TIME FRAME DETERMINED BY THE TOWN. SUCH NOTICE TO PROCEED IS EXPECTED TO BE ISSUED AFTER THE PORTION OF THE EXPRESSWAY LOCATED ADJACENT TO THE BUFFER IS ROUGH-GRADED AND IS NOT LIKELY TO BE DISTURBED BY THE NORTH CAROLINA TURNPIKE AUTHORITY, WITH PLANTING TO OCCUR IN THE FALL/WINTER. ENTERING INTO THE ESCROW AGREEMENT AND PLACING SUFFICIENT FUNDS IN ESCROW ARE REQUIRED FOR COMPLIANCE WITH THIS AMENDED SUBDIVISION PLAN AND TO COMPLY WITH THE STANDARDS OF THE THOROUGHFARE CORRIDOR BUFFER.

WITHIN THIRTY DAYS FOLLOWING COMPLETION OF TREE INSTALLATIONS, IMPACT/CAMERON POND LLC OR PROGRESS ENERGY, AS APPROPRIATE, SHALL SUBMIT TO THE TOWN A STATEMENT CERTIFYING THAT ALL TREES WERE INSTALLED IN ACCORDANCE WITH THE REVEGETATION PLAN. THIS CERTIFICATION SHALL BE PREPARED, SIGNED AND CERTIFIED BY A CERTIFIED ARBORIST.

THE TOWN AND A CERTIFIED ARBORIST HIRED BY IMPACT/CAMERON POND LLC (OR PROGRESS ENERGY IN THE CASE OF THE WESTERN PLANTING ROW), SHALL PERFORM AN INSPECTION TWELVE MONTHS AFTER PLANT INSTALLATION TO DETERMINE THE HEALTH OF THE PLANTINGS INSTALLED AND TO IDENTIFY ANY PLANTINGS THAT HAVE DIED AND/OR NEED REPLACING. THE ARBORIST SHALL SUBMIT A LIST OF TREES TO BE REPLACED TO THE TOWN. THE LIST SHALL BE SIGNED AND CERTIFIED BY THE ARBORIST. THE TOWN SHALL CONFIRM WHICH TREES NEED TO BE REPLACED. FOLLOWING NOTIFICATION FROM THE TOWN REGARDING WHICH TREES SHALL BE REPLACED ('REPLACEMENT TREES") IMPACT/CAMERON POND LLC, OR PROGRESS ENERGY AS APPROPRIATE, SHALL PLANT REPLACEMENT TREES IN A TIMEFRAME TO BE DETERMINED BY THE TOWN AND IN THE SAME MANNER AS THE VEGETATION WAS ORIGINALLY INSTALLED. WITHIN THIRTY DAYS FOLLOWING COMPLETION OF REPLACEMENT TREE INSTALLATIONS, IMPACT/CAMERON POND LLC OR PROGRESS ENERGY, AS APPROPRIATE, SHALL SUBMIT TO THE TOWN A STATEMENT CERTIFYING THAT ALL REPLACEMENT TREES WERE INSTALLED IN ACCORDANCE WITH THE REVEGETATION PLAN. THIS CERTIFICATION SHALL BE PREPARED, SIGNED AND CERTIFIED BY A CERTIFIED ARBORIST.

IMPACT/CAMERON POND, LLC ('IMPACT') SHALL PROVIDE A WARRANTY FOR ALL PLANTINGS (EXCLUSIVE OF THE WESTERN PLANTING ROW) FOR THREE YEARS. IMPACT SHALL REPLACE ALL TREES THAT DIE OF NATURAL CAUSES AT THE END OF EACH ONE YEAR PERIOD FOR THREE YEARS. ANY REPLACEMENTS SHALL BE INSTALLED AT THE ORIGINAL HEIGHT OF PLANTING LISTED ON THIS PLAN, DUE TO THE LARGE SIZES BEING PROVIDED.

IF FOR ANY REASON PROGRESS ENERGY IS UNWILLING OR UNABLE TO FULFILL THESE CONDITIONS, THE TOWN SHALL ASSUME RESPONSIBILITY FOR INSTALLING THE WESTERN PLANTING ROW AND ANY REQUIRED REPLACEMENT TREES, USING THE FUNDS PLACED IN ESCROW FOR THAT PURPOSE.

AT THE TOWN OF CARY'S DISCRETION AND IF PERMITTED BY THE NC TURNPIKE AUTHORITY AND/OR THE NC DEPARTMENT OF TRANSPORTATION, THE WESTERN PLANTING ROW MAY BE RELOCATED ONTO THE RIGHT-OF-WAY FOR THE WESTERN WAKE EXPRESSWAY AND EVERGREEN PLANTS OTHER THAN CRYPTOMERIA MAY BE SUBSTITUTED. IN NEITHER CIRCUMSTANCE SHALL IMPACT/CAMERON POND, LLC OR THE CAMERON POND HOMEOWNERS ASSOCIATION BE REQUIRED TO PLACE ADDITIONAL FUNDS INTO ESCROW.

ToC Project # 03-SB-006-B

APPROVED
TOWN OF CARY

Approved by ________ Date ________
Planning ________ Date ________
Engineering ________ Date ________

NORTH CAROLINA PROFESSIONAL SEAL 25944 ENGINEER JASON A. BERTONCINO

PRELIMINARY
NOT APPROVED FOR CONSTRUCTION

WITHERS & RAVENEL
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LANDSCAPE DETAILS

CAMERON POND
CARY WAKE COUNTY NORTH CAROLINA

Designer	Scale
W&R	AS SHOWN
Drawn By	Date
AJJ	06/11/09
Checked By	Job No.
JAB	02020273.1

No.	Revision	Date	By

Sheet No. 4

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