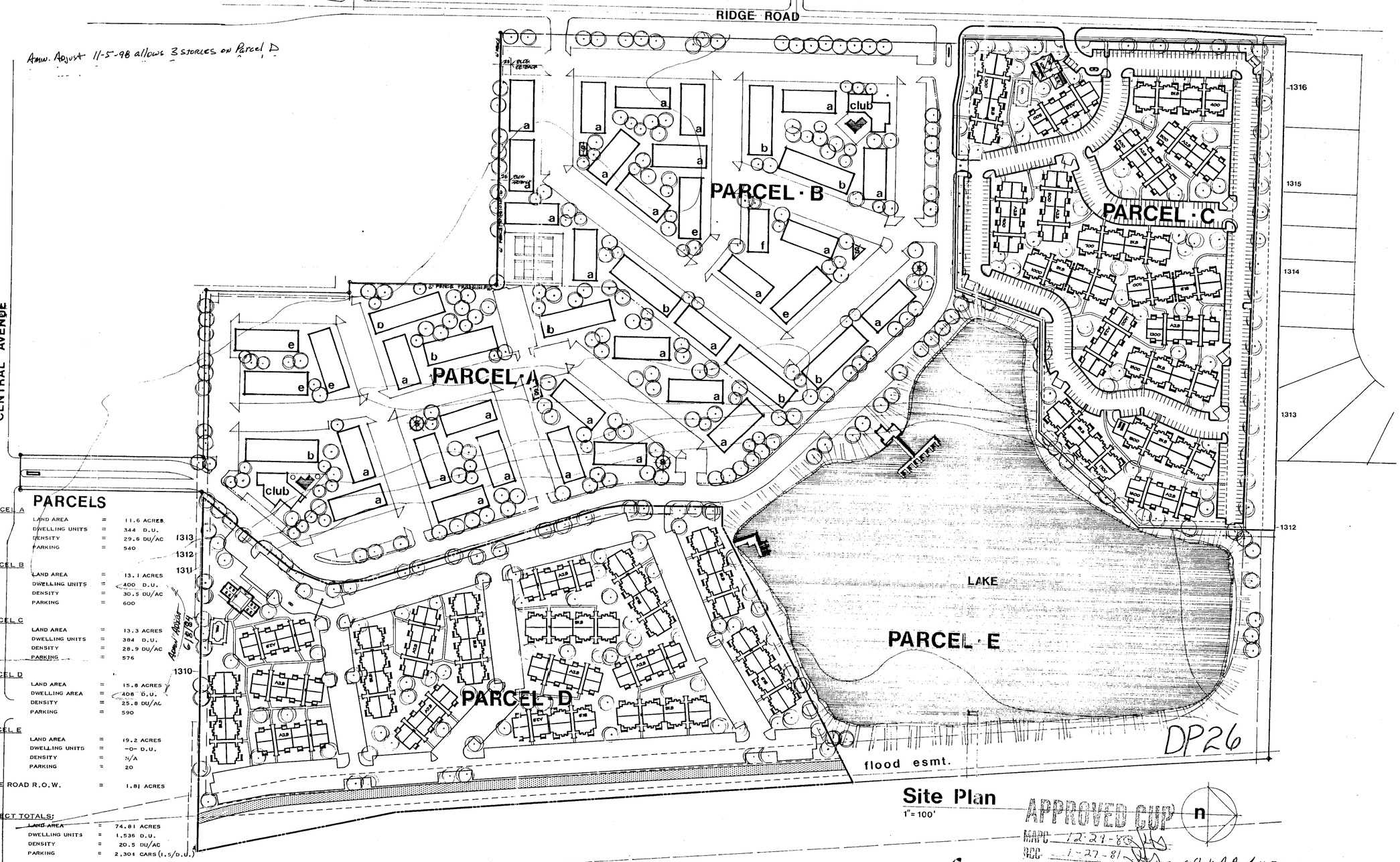
1. THIS DEVELOPMENT IS PROPOSED TO CONTAIN 74.81 ARCES CONTAINING 1536 GARDEN APARTMENT UNITS.
2. MINIMUM ELEVATIONS FOR GROUND AND DWELLING UNITS PADS ELEVATIONS TO BE DETERMINED AT THE TIME OF PLATTING.
3. SETBACK TO BE 25' FROM P.L. ADJACENT TO RIDGE ROAD, SETBACK FOR BUILDING ABUTTING NORTH P.L. TO BE 100'. THE BUILDINGING SETBACK LINE FOR THE SOUTH P.L. ADJACENT TO RIDGE ROAD SHALL BE 25' FOR A DISTANCE OF 350' FROM RIDGE ROAD. ALL OTHER SIDE AND REAR YARD SETBACKS TO BE 15' UNLESS OTHERWISE NOTED. BUILDING HEIGHTS LIMITED TO 3-STORY.
4. ALL UTILITIES SHALL BE INSTALL UNDERGROUND.
5 A MINIMUM OF 14 ACRES SHALL BE DESIGNATED AS OPEN SPACE IF OWNER WISHES TO CHANGE OPEN SPACE FROM WHAT IS SHOWN ON PLAN, A 12 ACRES LAKE WITH SHORE AREA, A REVISION OPEN SPACE PLAN SHALL BE SUBMITTED TO PLANNING DEPT. FOR APPROVAL.
6. EXISTING SOIL BETWEEN THE LANDSIDE TOE (HEEL) OR DIKE (LEVEE) & THE LAKE EXCAVATION IS TO BE REMOVED & REPLACED WITH MORE PERVIOUS MATERIAL.
7. SIGNS OR MONUMENTS DESIGNATING THE NAME OF THE DEVELOPMENT SHALL BE PERMITTED IF THEY FOLLOW THE PROVISION OF SECTION 28.04.139.D OF THE CODE OF CITYOF WICHITA . ONE SIGN IS PERMITTED AT THE OPENING TO CENTRAL AVE & ONE AT EACH ENTRY DRIVE ONTO RIDGE ROAD. ONE SIGN WILL BE PERMITTED AT ANY OPENING ONTO SILVER SPRINGS BLVD. .
8. DENSITY FOR ENTIRE DEVELOPMENT SHALL NOT EXCEED 20.55 DWELLING UNITS PER ACRES FOR ENTIRE DEVELOPMENT .
9. ALL INTERIOR STREETS SHALL BE PRIVATELY OWNED & MAINTAINED.
10. AREA REFEREDAS "FLOOD EASEMENT" SHALL BE RESPONSIBILITY OF OWNER(S) OF PROPERTY IN SUBDIVISION UNITL SUCH TIME AS GOVERNING BODY EXERISING JURISDICTION ELECTS TO ASSUME RESPONSIBILITY FOR MAINTENANCE & IMPROVEMENTS OF DRAINAGE PROVIDED FURTHER THAT NO BLDG. SHALL BE CONSTRUCTED ON OR WITHIN SAID FLOODWAY, NOR SHALL ANY FILL, CHANGE OF GRADE, CREATION OF CHANNEL, OR OTHER WORK BE CARRIED ON WITHOUT PERMISSION ON CITY OF WICHITA DEPT. OF ENGINEERING.
11. EASEMENTS TO SERVE ALL PARCELS TO BE PROVIDED ON PRELIMINARY PLAT AS REQUIRED.
12. STORAGE AREA (INDICATED "S" ON SITE PLAN) SHALL BE PROPERLY SCREENED & SHALL BE USED FOR STORAGE OF MAINTENANCE EQUIPMENT & RECREATION EQUIPMENT OF RESIDENTS.
13. DRAINAGE PROBLEMS WILL BE RESOLVED AT TIME OF PLATTING.
14. OPEN PARKING PERMITTED WITHIN 15' OF RIDGE ROAD PROVIDED PROPER SCREENING PROVIDED. 15 FRONT YARD LANDSCAPEING PLAN SHOWING LOCATION & SPECIFICATIONS OF PLANT MATERIALS SHALL BE SUBMITTED TO PLANNING DEPT. FOR REVIEW & APPROVAL PRIOR TO THE CONSTRUCTION OF THE PARKING AREA.
15. PARKING REQUIREMENTS IN ACCORDANCE WITH SECTION 28.04.141 OF CODE OF CITY WICHITA .
16. A 6' HIGH WOOD FENCE TO BE PROVIDED WHERE THIS SITE ABUTTS THE NURSERY PROPERTY AT TIME ADJACENT PARCELS ARE BUILT UPON , AS SHOWN ON PLANS.
17. OWNER MAY REDISTRIBUTE DWELLING UNIT BETWEEN PARCELES & REDISTRIBUTE LAND AREA OF PARCELS WITH APPROVAL OF WICHITA PLANNING DEPT. HOWEVER, PROJECT DENSITY OF 20.55 DWELLING UNITS PER ACRES NOT BE EXCEEDED.
18. ACCESS: ONE OPENING TO CENTRAL & THREE OPENINGS TO RIDGE ROAD. THE OPENING TO CENTRAL & ONE OPENING TO RIDGE ROAD SHALL BE CONSTRUCTED TO MAJOR ENTRANCE STANDARDS.
19. PRIOR TO ISSUANCE OF BUILDING PERMITS, A SITE CIRCULATION PLAN SHALL BE SUBMITTED TO DEPT. OF ENGINEERING & FIRE DEPT. FOR REVIEW & APPROVAL.
20. NO LIGHTING OF TENNIS COURTS IN PARCEL "C".
21. BUILDING WITHIN 150' OF NORTH P.L. TO NOT HAVE WINDOWS DIRECTLY FACING SINGLE FAMILY SUBDIVISION TO THE NORTH.
2^ LANDSCAPED STIP 4' WIDE X 900' LONG TO BE LOCATED SOUTH OF DRAINAGE EASEMENT ALONG NORTH P.L. WHERE ABUT"ING SINGLE FAMILY DWELLINGS. LANDSCAPING TO CONSIST OF TREES (OF 4 INCH CALIPER OR GREATER) ,SHRUBS, BERMS & TO CREATE A VISUAL BARRIER WHERE ABUTTING SINGLE FAMILY DWELLING. PRIOR TO ISSUANCE OF BUILDING PERMIT FOR PARCEL "C", LANDSCAPING PLANS FOR SAID AREA TO BE APROVED BY CITY OF WICHITA PLANNING DEPT. SAID 4' WIDE LANDSCAPING STRIP MAY ENCROACH UPON FLOODWAY OR DRAINAGE EASEMENT WITH THE APPROVAL OF THE ENGINEERING & PLANNING DEPARTMENTS OF THE CITY OF WICHITA.

Admin. Adjust 11-5-98 allows 3 stories on Parcel D



PARCELS

PARCEL A			
	LAND AREA	=	11.6 ACRES
	DWELLING UNITS	=	344 D.U.
	DENSITY	=	29.6 DU/AC
	PARKING	=	540
PARCEL B			
	LAND AREA	=	13.1 ACRES
	DWELLING UNITS	=	400 D.U.
	DENSITY	=	30.5 DU/AC
	PARKING	=	600
PARCEL C			
	LAND AREA	=	13.3 ACRES
	DWELLING UNITS	=	384 D.U.
	DENSITY	=	28.9 DU/AC
	PARKING	=	576
PARCEL D			
	LAND AREA	=	15.8 ACRES
	DWELLING AREA	=	408 D.U.
	DENSITY	=	25.8 DU/AC
	PARKING	=	590
PARCEL E			
	LAND AREA	=	19.2 ACRES
	DWELLING UNITS	=	-0- D.U.
	DENSITY	=	N/A
	PARKING	=	20
RIDGE ROAD R.O.W.		=	1.81 ACRES
PROJECT TOTALS:			
	LAND AREA	=	74.81 ACRES
	DWELLING UNITS	=	1,536 D.U.
	DENSITY	=	20.5 DU/AC
	PARKING	=	2,304 CARS (1.5/D.U.)

Admin. Adjust 6/8/84

DP26

Site Plan

1" = 100'

APPROVED CUP
MAPC 12-27-80
BCC 1-27-81
reflects A.A. of 11-5-98, 7-28-98

n

Silver Springs .. cup

wichita , kan.

A HARDESTY COMPANY PROJECT

chadsey/clyma , architects

SYMBOL	KEY	PLANT MATERIAL
	PG	BLACK HILLS SPRUCE
	PN	AUSTRIAN PINE
	PS	SCOTCH PINE
	FA'AP'	AUTUMN PURPLE ASH
	FPU'	URBANITE ASH
	QS	SHUMARD OAK
	CC	EASTERN REDBUD
	M'SS'	SPRING SNOW CRABAPPLE
	AR'OG'	OCTOBER GLORY RED MAPLE
	TD	BALD CYPRESS

DP-26 Silver Spring
Parcel D

LANDSCAPE PLAN

APPROVED 12/14/93 BY DG

Copy 2 of 2

NEWPORT APARTMENTS

WICHITA, KANSAS

OWNER:

CASE & ASSOCIATES
4200 EAST SKELLY DRIVE / SUITE 800 / TULSA, OKLAHOMA / 74135
OFFICE: (918)-492-1988 FAX: (918)-492-4446

LANDSCAPE ARCHITECT:

PLANNING DESIGN GROUP
Land Planning/Golf Course Architecture/Landscape Architecture
5155 East 51st Street, Suite 105, Tulsa, Oklahoma 74135
Phone: (918)-628-1255 Fax: (918)-628-1256

ISSUE DATE:

1-12-99

SEAL:

REGISTERED LANDSCAPE ARCHITECT JAMES A. HOOSER 598 KANSAS

DUTY OF COOPERATION

P.D.G., INC. dba PLANNING DESIGN GROUP IN THIS STATEMENT SHALL BE KNOWN AS ARCHITECT. RELEASE OF THESE PLANS CONTEMPLATES FURTHER COOPERATION AMONG THE OWNER, HIS CONTRACTOR, AND THE ARCHITECT. DESIGN AND CONSTRUCTION ARE COMPLEX. ALTHOUGH THE ARCHITECT AND HIS CONSULTANTS HAVE PERFORMED THEIR SERVICES WITH DUE CARE AND DILIGENCE, THEY CANNOT GUARANTEE PERFECTION. COMMUNICATION IS IMPERFECT AND EVERY CONTINGENCY CANNOT BE ANTICIPATED. ANY AMBIGUITY OR DISCREPANCY DISCOVERED BY THE OWNER OR HIS CONTRACTOR MUST BE REPORTED IMMEDIATELY TO THE ARCHITECT. FAILURE TO NOTIFY THE ARCHITECT COMPROMISES UNDERSTANDING AND INCREASES CONSTRUCTION COSTS. A FAILURE TO COOPERATE BY OMISSION OR DELAY MAY RELIEVE THE ARCHITECT OF ANY ARCHITECT FROM RESPONSIBILITY FOR ALL CONSEQUENCES. CHANGES MADE FROM THE PLANS WITHOUT CONSENT OF THE ARCHITECT ARE UNAUTHORIZED, AND SHALL RELIEVE THE ARCHITECT OF RESPONSIBILITY FOR ALL CONSEQUENCES ARRIVING OUT OF SUCH CHANGES.

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BASE INFORMATION

ALL BASE INFORMATION INCLUDING EXISTING DRAINAGE MAPS, EXISTING CONTOURS, EXISTING VEGETATION, EXISTING STRUCTURES AND STREETS HERE PROVIDED TO PLANNING DESIGN GROUP BASED FROM DATA COLLECTED BY ARCHITECTS COLLECTIVE, TULSA, OKLAHOMA

50 0 25 50 100

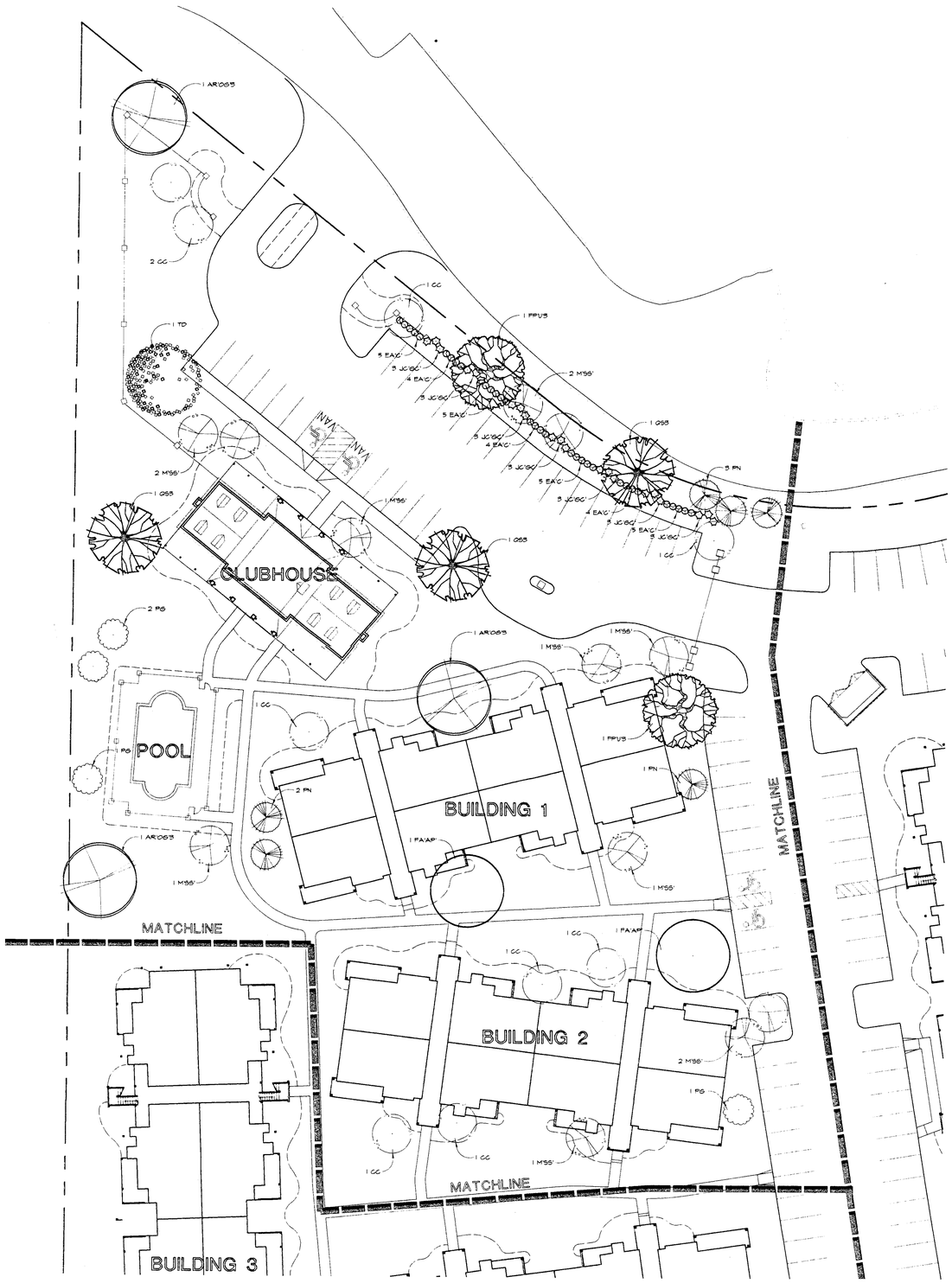
NORTH

LANDSCAPE SITE PLAN

SHEET TITLE:

LS-1

SHEET NUMBER:



NEWPORT APARTMENTS
LANDSCAPE MATERIAL LIST

KEY	QUAN.	MATERIAL NAME	SIZE/REMARK	TYPE
AR'OB'	16	Acer rubrum 'October Glory'	8-10' H.	B&B
AR'OB'$_{S}$	8	October Glory Maple	2" CAL.	B&B
		Acer rubrum 'October Glory'	12-14' H.	B&B
		October Glory Maple	5" CAL.	B&B
BHW'	1,451	Buxus microphylla 'Wintergreen'	12-18" H.	1 GAL.
		Wintergreen Boxwood	30" O.C.	
BHW'S	142	Buxus microphylla 'Wintergreen'	18-24" H.	3 GAL.
		Wintergreen Boxwood	30" O.C.	
BT'AN'	414	Berberis thunbergii 'Atropurpurea Nana'	8-10"W.10-12"S	1 GAL.
CA'S'	151	Crimson Pygmy Barberry	24" O.C.	
		Cornus alba 'Sibirica'	18-24"	B&B
		Red Twig Dogwood	36" O.C.	
CC	47	Cercis Canadensis	6-7'	B&B
		Eastern Redbud	1 1/4" CAL.	
EA'C'	540	Euonymus alata 'Compacta'	15-24" H.	3 GAL.
		Compact Burning Bush	30" O.C.	
FA'AP	14	Fraxinus americana 'Autumn Purple'	8-10' H.	B&B
		Autumn Purple Ash	2" CAL.	B&B
FPU	15	Fraxinus pennsylvanica 'Urbanite'	8-10' H.	B&B
		Urbanite Ash	2" CAL.	B&B
FPU'S	7	Fraxinus pennsylvanica 'Urbanite'	12-14' H.	B&B
		Urbanite Ash	3" CAL.	B&B
HS	144	Hibiscus syriacus 'Aphrodite'	24" H.	5 GAL.
		Aphrodite Shrub Althaea	30" O.C.	
HS	144	Hibiscus syriacus 'Diana'	24" H.	5 GAL.
		Diana Shrub Althaea	30" O.C.	
JC'GC'	414	Juniperus chinensis 'Gold Coast'	24-30" H/18-20" S	3 GAL.
		Gold Coast Juniper	24" O.C.	
JS'B'	775	Juniperus sabina 'Broadmoor'	10-12" H/12-15" S	1 GAL.
		Broadmoor Juniper	30" O.C.	
LMV'	1,754	Liriope muscari 'Variegata'	4" POT	POT
		Variegated Liriope	20" O.C.	
MS'S'	45	Malus x 'Spring Snow'	7-8' H.	B&B
		Spring Snow Crabapple	1-1/4" CAL.	
MS'V'	207	Miscanthus sinensis 'Variegatus'	18-24" H.	1 GAL.
		Variegated Maiden Grass	36" O.C.	
PG	23	Picea glauca 'Densata'	5-6' H.	B&B
		Black Hills Spruce	FULL TO GROUND	
PN	14	Pinus nigra	5-6' H.	B&B
		Austrian Pine	FULL TO GROUND	
PS	51	Pinus sylvestris	7-8' H.	B&B
		Scotch Pine	FULL TO GROUND	
QS	14	Quercus shumadii	8-10' H.	B&B
		Shumard Red Oak	2" CAL.	B&B
QS$_{B}$	7	Quercus shumardii	12-14' H.	B&B
		Shumard Red Oak	3" CAL.	B&B
SB'L'	274	Spiraea x bumalda 'Limemound'	6-8" H.	1 GAL.
		Limemound Spirea	24" O.C.	
SJ'LP'	524	Spiraea japonica 'Little Princess'	6-8" H.	1 GAL.
		Little Princess Spirea	24" O.C.	
TD	14	Taxodium distichum	8-10' H.	B&B
		Bald Cypress	2" CAL.	
LAWN	515,000	Fescue solid sod	S.F.	N.A.
SBE	904	Ryerson's Steel Bed Edging	L.F.	1/8"X4"

H HEIGHT S-SPREAD-CAL-CALIPER, O.C.-ON CENTER (Approximate) B&B-BALLED & BURLAPPED
GAL-GALLON, A. ALTERNATE NUMBER ONE

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PLANTING NOTES

1. OUTLINE ALL PLANTING BEDS FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO COMMENCING WITH BED PREPARATION.
2. STAKE ALL TREE LOCATIONS FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO DIGGING TREE PITS.
3. REMOVE ALL WEEDS AND GRASSES FROM PLANTING BEDS. IF BERMUDA GRASS IS PRESENT, IT SHALL BE ERADICATED BY APPROVED MEANS.
4. STEEL EDGING SHALL BY 3/16" X 4" STEEL LANDSCAPE EDGING WITH STEEL STAKES AS MANUFACTURED BY JOSEPH RYERSON, DALLAS, TEXAS.
5. WITHIN APPROVED BED AREAS, PREPARE SOIL BY ROTO-TILLING TWO INCHES (2") OF COMPOST (BACK TO EARTH SOIL CONDITIONER) OVER THE ENTIRE BED AREA TO A DEPTH OF SIX INCHES (6").
6. SPREAD AN EVEN TWO INCHES (2") LAYER OF MULCH OVER THE ENTIRE PLANTING BED AND WITHIN ALL TREE WELLS.
7. ON ALL TREES THE TOP SIX INCHES (6") OF BACKFILL SHALL CONSIST OF A 1:1 MIXTURE OF COMPOST TO SOIL.
8. AROUND ALL TREES FORM A CIRCULAR RING FREE OF VEGETATION. CIRCLE SHALL BE TRUE IN FORM AND CENTERED ON TREE.
9. WRAP TRUNKS OF DECIDUOUS TREE OF 1 1/2" CALIPER WITH SPIRAL WRAPPING TO HEIGHT OF FIRST BRANCH.
10. ALL TREES SHALL BE STAKED WITH TWO (2) BLACK METAL SPLIT TEE FENCE POSTS AND TIED WITH WIRE THROUGH THE HOSE.
11. APPLY GRANOCITE AT A RATE OF 1/2 POUND PER TREE AND 1 POUND PER 100 SQUARE FEET TO SHRUB AND GROUNDCOVER PLANTING BEDS.

SODDING NOTES

REFER TO LANDSCAPE MATERIAL LIST FOR SOD TYPE.

FINE GRADE LAWN AREAS TO SMOOTH, EVEN SURFACE WITH A LOOSE, UNIFORMLY FINE TEXTURE. FLOAT SMOOTH TO REMOVE RIDGES AND FILL DEPRESSIONS AS REQUIRED TO DRAIN.

APPLY APPROVED FERTILIZER ON FINISH GRADE PRIOR TO SOD INSTALLATION AT A RATE OF ONE (1) POUND OF ACTUAL NITROGEN PER 1000 SQUARE FEET.

LAY SOD TO FORM A SOLID MASS TIGHTLY-FITTED JOINTS. DO NOT OVERLAY EDGES. STAGGER STRIPS TO OFFSET JOINTS IN ADJACENT COURSES.

WATER SOD LIGHTLY THEN ROLL WITH A WATER FILLED COMMERCIAL LAWN ROLLER TO ENSURE CONTACT WITH SUBGRADE AND TO INSURE A SMOOTH SURFACE FREE OF CLUMPS AND DEPRESSIONS.

ON 3:1 SLOPES OR GREATER SOD SHALL BE INSTALLED PERPENDICULAR TO SLOPE AND SECURED WITH APPROVED WOOD STAKES AS NEEDED TO PREVENT SOD FROM SLOUGHING OFF SLOPES.

THE SITE IS TO BE KEPT CLEAN AND ORDERLY. ALL TRASH, INCLUDING DEBRIS FROM REMOVING WEEDS OR ROCKS FROM SODDED AREAS, SHALL BE REMOVED FROM THE SITE AS WORK PROGRESSES. ALL PAVED AREAS SHALL BE KEPT CLEAN BY HOSING AND/OR SWEEPING.

DUTY OF COOPERATION

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20 0 10 20 40 NORTH

NEWPORT APARTMENTS
WICHITA, KANSAS

OWNER:
CASE & ASSOCIATES
4200 EAST SKELLY DRIVE / SUITE 800 / TULSA, OKLAHOMA / 74135
OFFICE: (918)-492-1983 FAX: (918)-492-4446

LANDSCAPE ARCHITECT:
PLANNING DESIGN GROUP
Land Planning/Golf Course Architecture/Landscape Architecture
5155 East 51st Street, Suite 103, Tulsa, Oklahoma 74135
Phone: (918)-628-1255 Fax: (918)-628-1256

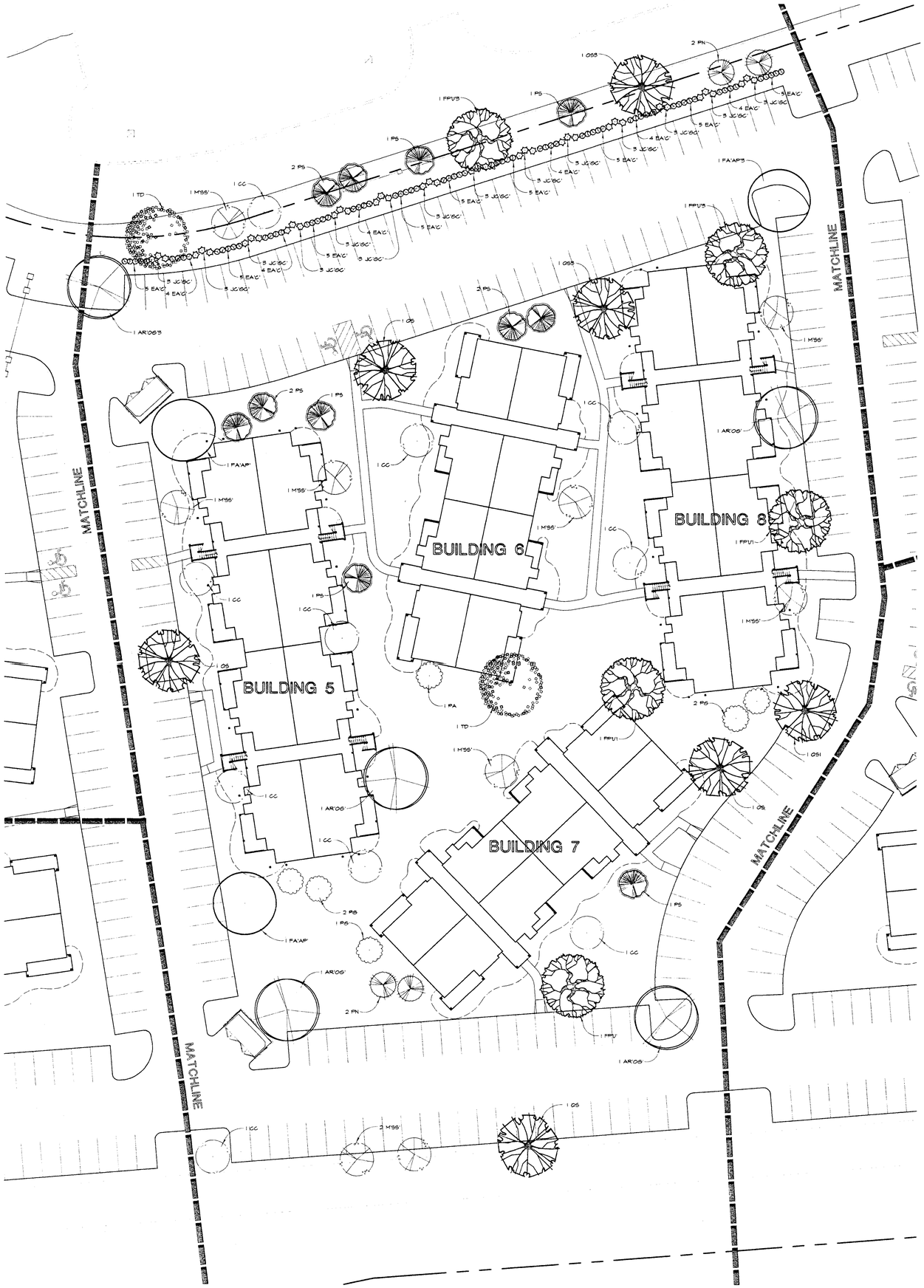
ISSUE DATE: 1-12-99

SEAL:

REGISTERED LANDSCAPE ARCHITECT JAMES E. LAMBERT 598 KANSAS

PLANTING PLAN
BUILDINGS 1 THRU 2
SHEET TITLE:

P-1
SHEET NUMBER:



NEWPORT APARTMENTS
LANDSCAPE MATERIAL LIST

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		October Glory Maple	3" CAL.	
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		Wintergreen Boxwood	50" O.C.	
BH'V3	142	Buxus microphylla 'Wintergreen'	18-24" H.	3 GAL
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		Austrian Pine	FULL TO GROUND	
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		Scotch Pine	FULL TO GROUND	
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		Shumard Red Oak	2" CAL.	
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		Limemound Spirea	24" O.C.	
SJLP'	524	Spiraea japonica 'Little Princess'	6-8" H.	1 GAL
		Little Princess Spirea	24" O.C.	
TD	14	Taxodium distichum	8-10' H.	B&B
		Bald Cypress	2" CAL.	
LAWN	515,000	Fescue solid sod	S.F.	N.A.
SBE	904	Rigerson's Steel Bed Edging	L.F.	1/8"X4"

H=HEIGHT, S=SPREAD; CAL=CALIPER, O.C. ON CENTER (Approximate); B&B=BALLED & BURLAPPED GAL=GALLON, A: ALTERNATE NUMBER ONE

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PLANTING NOTES

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2. STAKE ALL TREE LOCATIONS FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO DIGGING TREE PITS.
3. REMOVE ALL WEEDS AND GRASSES FROM PLANTING BEDS. IF BERMUDA GRASS IS PRESENT, IT SHALL BE ERADICATED BY APPROVED MEANS.
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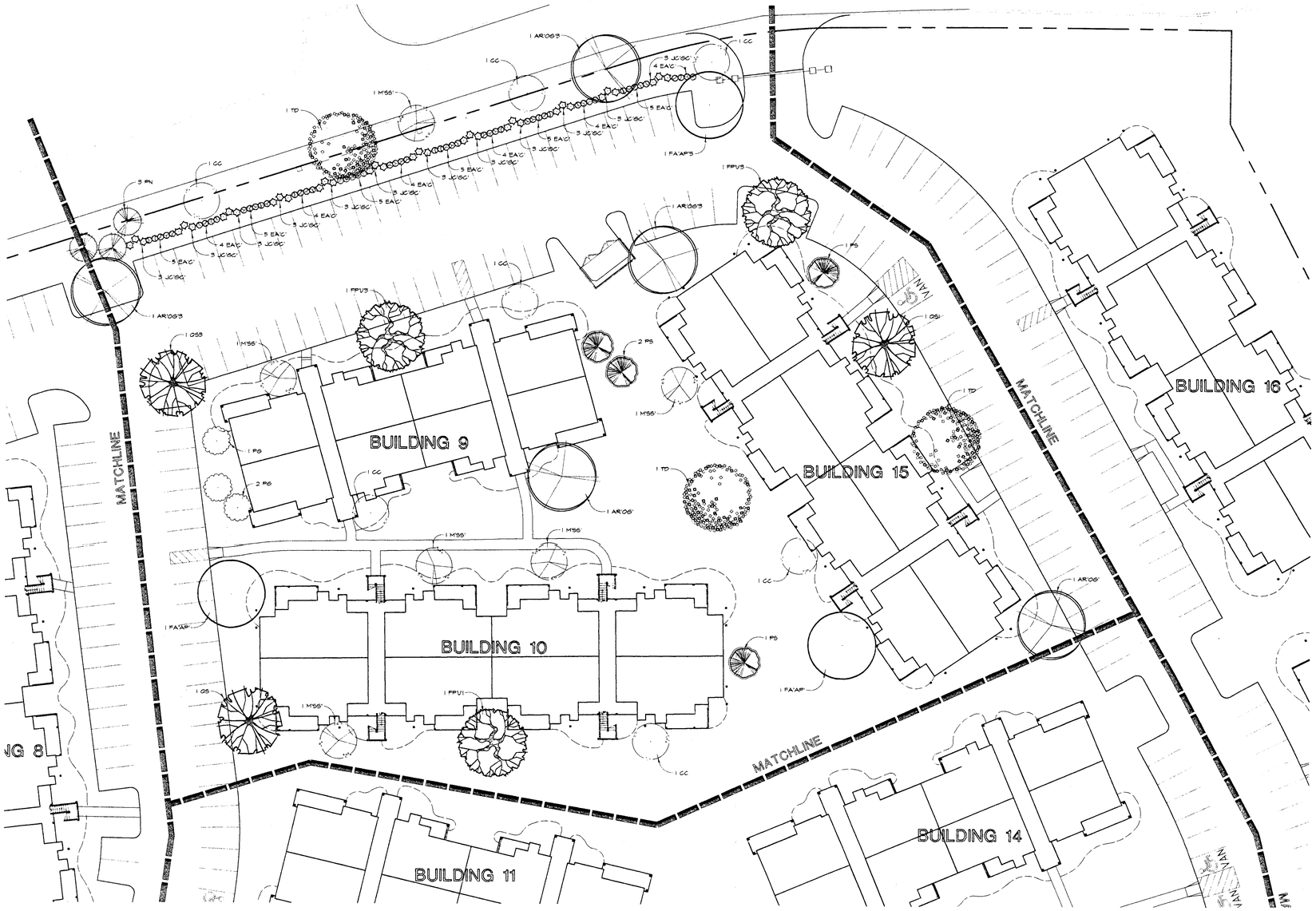
ISSUE DATE: 1-12-99

SEAL: REGISTERED LANDSCAPE ARCHITECT JAMES A. MOORE 598 KANSAS

PLANTING PLAN
BUILDINGS 5 THRU 8
SHEET TITLE:

P-3
SHEET NUMBER:



NEWPORT APARTMENTS
LANDSCAPE MATERIAL LIST

KEY	QUAN.	MATERIAL NAME	SIZE/REMARK	TYPE
AR'OS'	16	Acer rubrum 'October Glory' October Glory Maple	8-10' H. 2" CAL.	B&B
$AR'OS_B$	8	Acer rubrum 'October Glory' October Glory Maple	12-14' H. 3" CAL.	B&B
BH'H1	1,451	Buxus microphylla 'Hintergreen' Hintergreen Bowwood	12-15" H. 50" O.C.	1 GAL
BH'H3	142	Buxus microphylla 'Hintergreen' Hintergreen Bowwood	18-24" H. 50" O.C.	3 GAL.
B'TAN'	418	Berberis thunbergii 'Atropurpurea Nana' Crimson Pygmy Barberry	8-10"H/10-12"S 24" O.C.	1 GAL
CAS'	151	Cornus alba 'Sibirica' Red Twig Dogwood	36" O.C.	B&B
CC	47	Cercis Canadensis Eastern Redbud	6-7' H. 1 1/4" CAL.	B&B
EAG'	540	Euonymus alata 'Compacta' Compact Burning Bush	18-24" H. 30" O.C.	3 GAL
FA'AP'	14	Fraxinus americana 'Autumn Purple' Autumn Purple Ash	8-10' H. 2" CAL	B&B
FPU'	15	Fraxinus pennsylvanica 'Urbanite' Urbanite Ash	8-10' H. 2" CAL	B&B
FPU_B	7	Fraxinus pennsylvanica 'Urbanite' Urbanite Ash	12-14' H. 3" CAL	B&B
HS	144	Hibiscus syriacus 'Aphrodite' Aphrodite Shrub Althaea	24" H. 30" O.C.	3 GAL.
HS	144	Hibiscus syriacus 'Diana' Diana Shrub Althaea	24" H. 30" O.C.	3 GAL.
JC'BG'	414	Juniperus chinensis 'Bold Coast' Bold Coast Juniper	24-30" H/18-20" S 24" O.C.	3 GAL
JS'B'	775	Juniperus sabina 'Broadmoor' Broadmoor Juniper	10-12" H/12-15" S 30" O.C.	1 GAL
LM'V'	1,754	Liriope muscari 'Variegata' Variegated Liriope	4" POT 20" O.C.	POT
MS6'	45	Malus x 'Spring Snow' Spring Snow Crabapple	7-8' H. 1 1/4" CAL	B&B
MS'V'	207	Miscanthus sinensis 'Variegatus' Variegated Maiden Grass	18-24" H. 36" O.C.	1 GAL
PG	23	Picea glauca 'Densata' Black Hills Spruce	5-6' H. FULL TO GROUND	B&B
PN	19	Pinus nigra Austrian Pine	5-6' H. FULL TO GROUND	B&B
PS	51	Pinus sylvestris Scotch Pine	7-8' H. FULL TO GROUND	B&B
QS	19	Quercus shumadii Shumard Red Oak	8-10' H. 2" CAL	B&B
QS_B	7	Quercus shumardii Shumard Red Oak	12-14' H. 3" CAL	B&B
SBL'	279	Spiraea x bumalda 'Limemound' Limemound Spirea	6-8" H. 24" O.C.	1 GAL
SJLP'	524	Spiraea japonica 'Little Princess' Little Princess Spirea	24" H. 24" O.C.	1 GAL
TD	14	Taxodium distichum Bald Cypress	8-10' H. 2" CAL	B&B
LAWN	515,000	Fescue solid sod	S.F.	N.A.
SDE	604	Ryerson's Steel Bed Edging	L.F.	1/8"X4"

H=HEIGHT, S=SPREAD CAL=CALIPER, O.C.=ON CENTER (Approximate), B&B=BALLED & BURLAPPED GAL=GALLON, A. ALTERNATE NUMBER ONE

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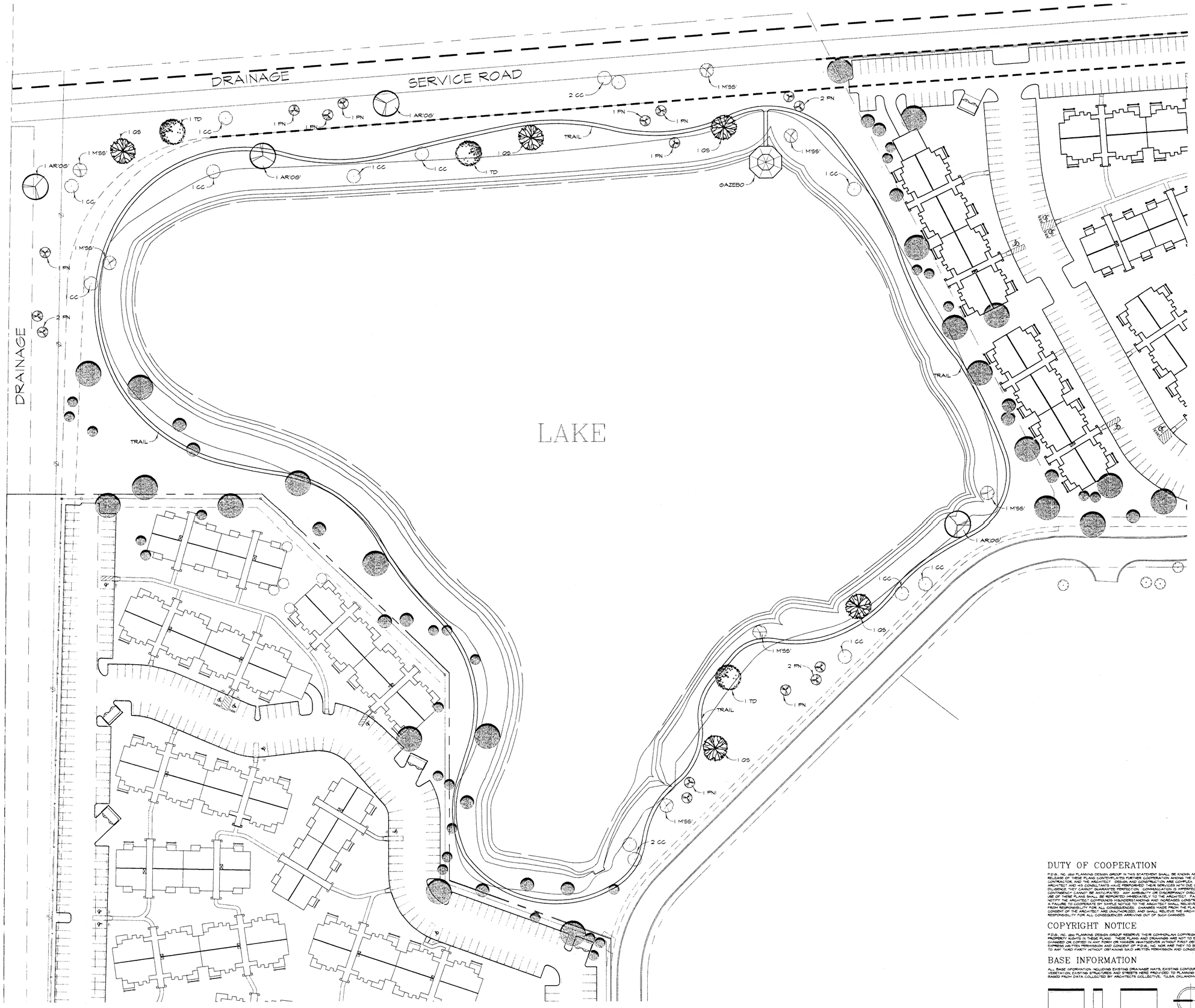
ISSUE DATE: 1-12-99

SEAL: REGISTERED LANDSCAPE ARCHITECT JAMES L. CROSBY 598 KANSAS

SHEET TITLE: PLANTING PLAN BUILDINGS 9,10, AND 15

SHEET NUMBER: P-4



SYMBOL	KEY	PLANT MATERIAL
	AR'OG'	OCTOBER GLORY RED MAPLE
	CC	EASTERN REDBUD
	PN	AUSTRIAN PINE
	QS	SHUMARD OAK
	TD	BALD CYPRESS
	EX	EXISTING TREE

LANDSCAPE MATERIAL LIST

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AR'OG'	6	Acer rubrum 'October Glory' October Glory Maple	8-10' H. 2" CAL.	B&B
CC	14	Cercis canadensis Eastern Redbud	6-7' H. 1 1/4" CAL.	B&B
M'SS'	7	Malus x 'Spring Snow' Spring Snow Crabapple	7-8' H. 1-1/4" CAL.	B&B
PN	16	Pinus nigra Austrian Pine	5-6' H. FULL TO GROUND	B&B
QS	5	Quercus shumardii Shumard Red Oak	8-10' H. 2" CAL.	B&B
TD	3	Taxodium distichum Bald Cypress	8-10' H. 2" CAL.	B&B
LAWN	116,000	Fescue solid sod	S.Y.	N.A.

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BAL=BALLON A. ALTERNATE NUMBER ONE

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ISSUE DATE: 1-12-99

SEAL:

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POND SITE PLAN (ALTERNATE)
SHEET TITLE:

D-11
SHEET NUMBER:

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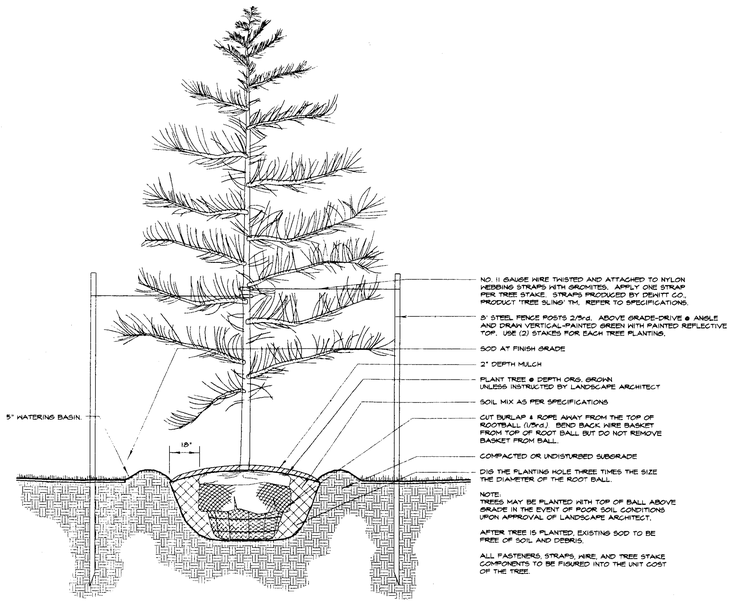
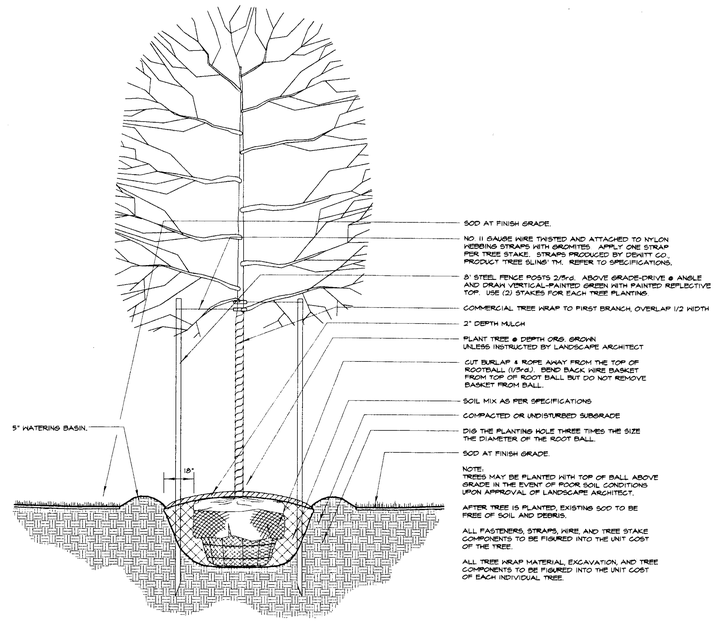
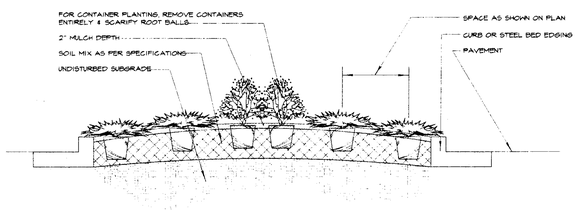


1 EVERGREEN TREE PLANTING - TYPICAL SECTION
NOT TO SCALE E-STAKE



2 TREE PLANTING - TYPICAL SECTION
NOT TO SCALE T-STAKE



3 SHRUB PLANTING - TYPICAL SECTION
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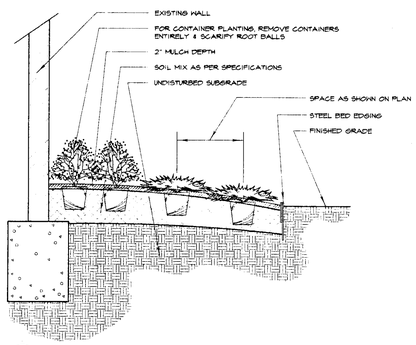
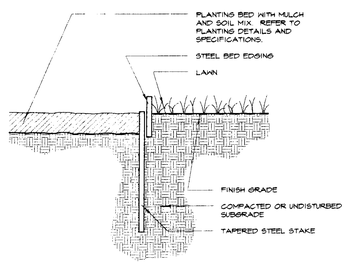


4 SHRUB PLANTING - TYPICAL SECTION
NOT TO SCALE BLDG-F



5 STEEL BED EDGING - TYPICAL SECTION
NOT TO SCALE S-EDGE

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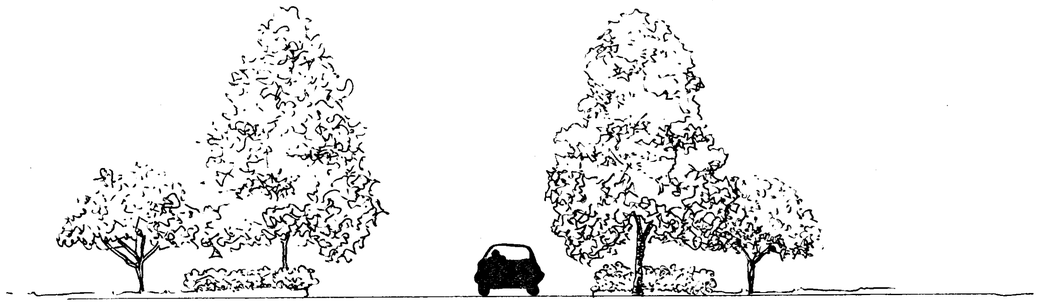
598
KANSAS

DETAIL SHEET
SHEET TITLE:

DS-1
SHEET NUMBER:

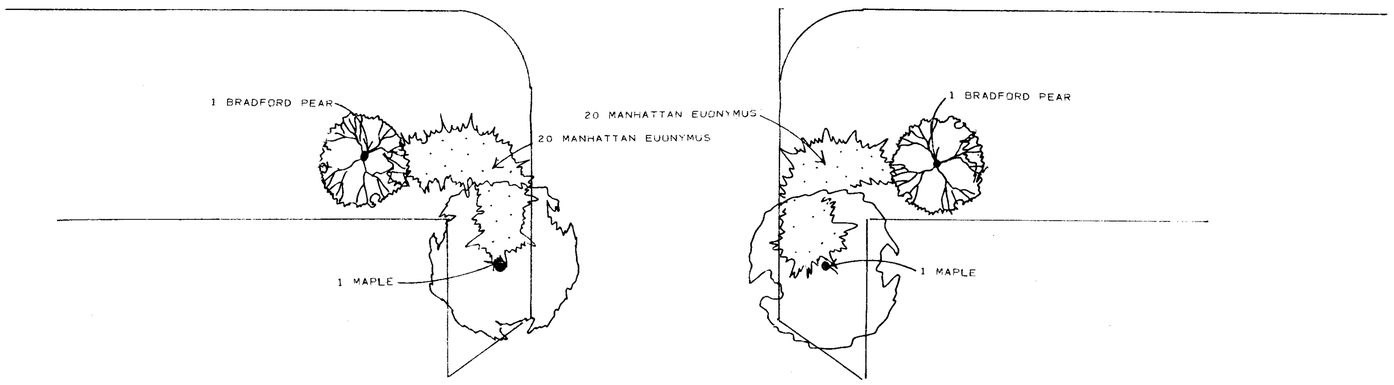
PLANT SIZES

MAPLE	2" - 2½" CAL.
SWEET GUM	2" - 2½" CAL.
BRADFORD PEAR	6'-7' B&B
RED BUD	5'-6' B&B
AUSTRIAN PINE	5'-6' B&B
MANHATTAN EUONYMUS	18" - 24" B&B

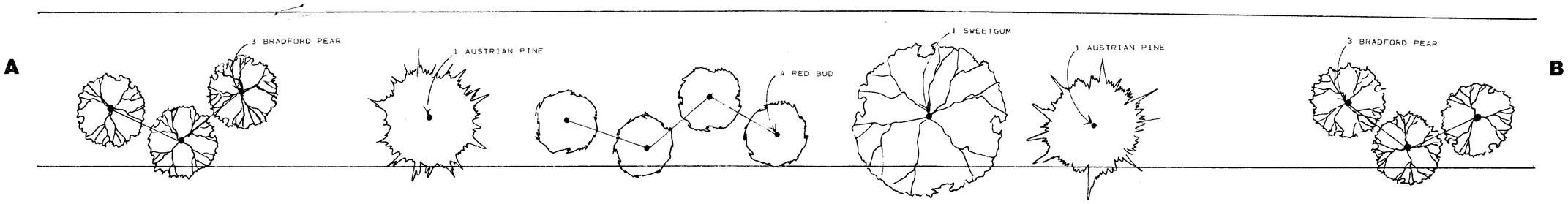


ELEVATION

RIDGE ROAD

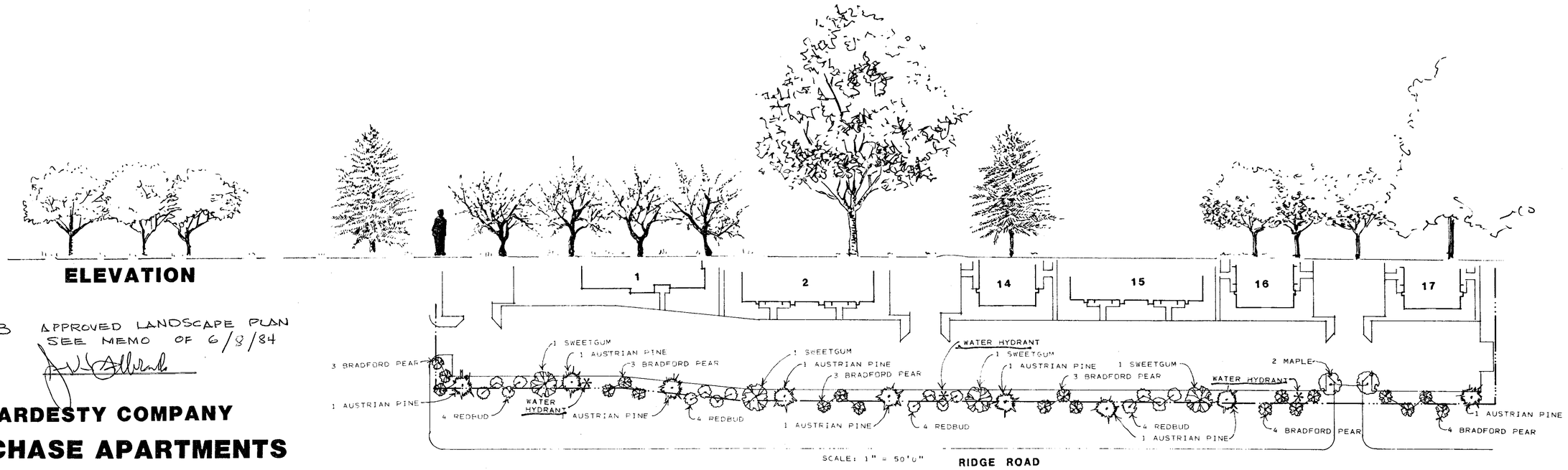


PLAN VIEW



PLAN VIEW

SECTION A TO B 200' TYPICAL



ELEVATION

DP-26
PARCEL B

APPROVED LANDSCAPE PLAN
SEE MEMO OF 6/8/84

THE HARDESTY COMPANY

SUNCHASE APARTMENTS

99 SILVER SPRINGS BLVD.

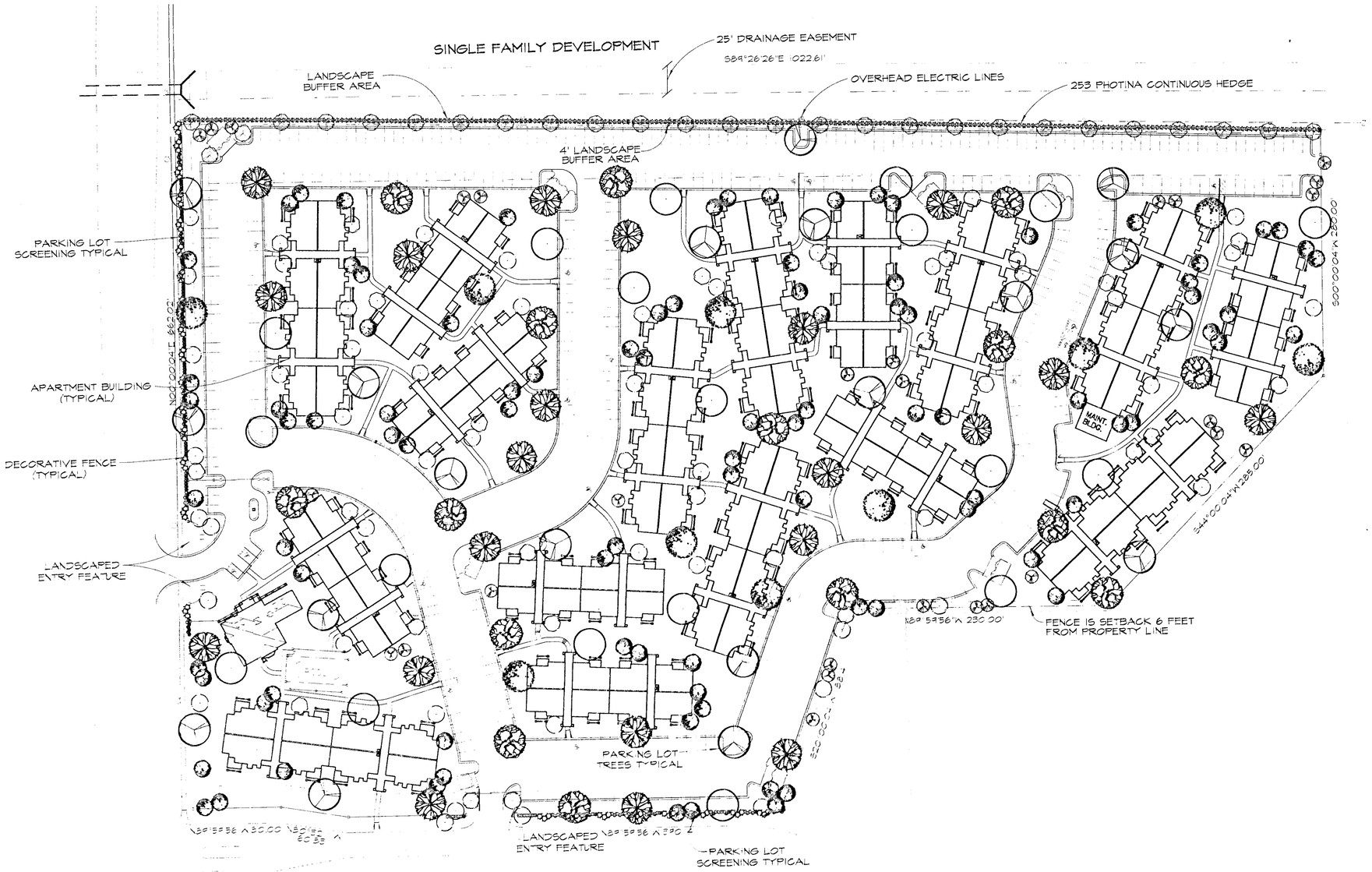
WICHITA, KANSAS

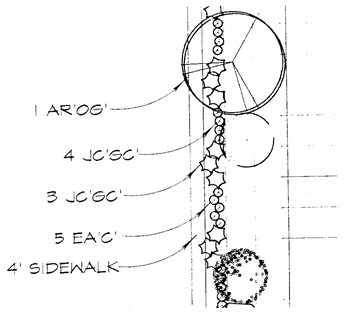
BUFFER AND ENTRANCE

SCALE 1/8" 1' 0"

TOM KAUFFMANN & ASSOCIATES

4500 S. Garnett Rd. Suite 640
Tulsa, Oklahoma 74146 (918) 627-3025





PARKING LOT SCREENING - TYPICAL

SCALE 1" = 20'-0"

LANDSCAPE ORDINANCE CALCULATIONS

LANDSCAPE BUFFER BETWEEN MULTIFAMILY DEVELOPMENT AND SINGLE FAMILY
1 SHADE TREE PER 40 LF, OR TWO ORNAMENTALS PER 40 LF.
1023 LF. DIVIDED BY 40 = 25.57 SHADE TREES
26 SHADE TREES REQUIRED, 26 SHOWN.
253 PHOTINA SHRUBS SHOWN, SOLID HEDGE.
SEE DE-1 DRAINAGE EASEMENT SCREENING PLANTINGS; SUBMITTED 2-2-98

REQUIRED PARKING LOT TREES
1 SHADE TREE OR TWO ORNAMENTALS FOR EACH 20 PARKING SPACES.
576 PARKING SPACES DIVIDED BY 20 = 28.8 SHADE TREES.
29 SHADE TREES REQUIRED, 34 SHOWN.

PARKING LOT SCREENING AND LANDSCAPING - RIDGE ROAD
3 SHADE TREES SHOWN; 7 ORNAMENTAL TREES SHOWN;
6 EVERGREEN TREES SHOWN ALONG RIDGE ROAD.
74 DECIDUOUS SHRUBS SHOWN, 45 EVERGREEN SHRUBS SHOWN
AS CONTINUOUS HEDGE ALONG RIDGE ROAD.

PARKING LOT SCREENING AND LANDSCAPING - SILVER SPRINGS BLVD.
3 SHADE TREES SHOWN; 6 ORNAMENTAL TREES SHOWN;
5 EVERGREEN TREES SHOWN ALONG RIDGE ROAD.
67 DECIDUOUS SHRUBS SHOWN, 24 EVERGREEN SHRUBS SHOWN
AS CONTINUOUS HEDGE ALONG SILVER SPRINGS BLVD.

CROWNE CHASE APARTMENTS LANDSCAPE MATERIAL LIST

KEY	QUAN.	MATERIAL NAME	SIZE/REMARK	TYPE
AR'OG'	19	Acer rubrum 'October Glory'	12-14' H.	B&B
		October Glory Maple	2-2 1/2" H.	
CC	47	Cercis canadensis	7-8' H.	B&B
		Eastern Redbud	1 1/2" CAL.	
EA'C'	140	Euonymus alata 'Compacta'	30-36" H.	B&B
		Compact Burning Bush	30" O.C.	
FA'AP'	19	Fraxinus americana 'Autumn Purple'	12-14' H.	B&B
		Autumn Purple Ash	2-2 1/2" CAL.	
FPU'	15	Fraxinus pennsylvanica 'Urbanite'	12-14' H.	B&B
		Urbanite Ash	2-2 1/2" CAL.	
JC'GC'	69	Juniperus chinensis 'Gold Coast'	12-15' H.	3 GAL.
		Gold Coast Juniper	30" O.C.	
MS'	28	Malus x 'Spring Snow'	1 1/2" CAL.	B&B
		Spring Snow Crabapple	7-8' H.	
PC	27	Pistachia chinensis	10-12' H. 3"-4"	B&B
		Chinese Pistache	~~2-2 1/2" CAL~~ ~~1 1/2"~~ CAL	
PF	253	Photina x 'Fraseri'	30-36" H.	5 GAL.
		Fraser's Photina	36" O.C.	
PN	28	Pinus nigra	5-6' H.	B&B
		Austrian Pine	FULL TO GROUND	
PT	94	Pinus taeda	7-8' H.	B&B
		Loblolly Pine	FULL TO GROUND	
QS	21	Quercus shumardi	12-14' H.	B&B
		Shumard Oak	2-2 1/2" CAL.	
TD	10	Taxodium distichum	10-12' H.	B&B
		Bald Cypress	3-3 1/2" CAL.	
LAWN	238,000	Fescue solid sod	N.A.	S.F.

H.HEIGHT, S.SPREAD CAL.CALIPER, O.C. ON CENTER (Approximate), B&B.BALLED & BURLAPPED
GAL.GALLON, A. ALTERNATE NUMBER ONE

THE MATERIAL LIST IS PROVIDED FOR THE CONTRACTOR'S CONVENIENCE. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR FIGURING ALL QUANTITIES FROM THE PLANTING PLAN AND COVERAGES FOR ALL BED AREAS. WHEN DISCREPANCIES OCCUR BETWEEN THE MATERIAL LIST AND THE PLANTING PLAN, THE PLANTING PLAN SUPERSEDES THE MATERIAL LIST IN ALL CASES. THE LANDSCAPE CONTRACTOR WILL BE RESPONSIBLE FOR ALL PLANTS AND COVERAGE OF BED AREAS ON THE PLANTING PLAN.

SYMBOL	KEY	PLANT MATERIAL
	PT	LOBLOLLY PINE
	PN	AUSTRIAN PINE
	FA'AP'	AUTUMN PURPLE ASH
	FP'U'	URBANITE ASH
	QS	SHUMARD OAK
	CC	EASTERN REDBUD
	M'S'	SPRING SNOW CRABAPPLE
	PC	CHINESE PISTACHE
	AR'OG'	OCTOBER GLORY RED MAPLE
	TD	BALD CYPRESS

DP-26
Parcel C

LANDSCAPE PLAN

APPROVED 6/17/98 BY [illegible]

CROWNE CHASE
WICHITA, KANSAS

OWNER:
CASE & ASSOCIATES
4200 EAST SKELLY DRIVE / SUITE 800 / TULSA, OKLAHOMA / 74135
OFFICE: (918)-492-1983 FAX: (918)-492-4446

LANDSCAPE ARCHITECT:
PLANNING DESIGN GROUP
Land Planning/Golf Course Architecture/Landscape Architecture
5155 East 51st Street, Suite 105, Tulsa, Oklahoma 74135
Phone: (918)-628-1255 Fax: (918)-628-1256

ISSUE DATE:
2-2-98
Rev. 3-11-98

REGISTERED LANDSCAPE ARCHITECT JAMES CROSBY 598 KANSAS

DUTY OF COOPERATION

P.D.G. INC. dba PLANNING DESIGN GROUP IN THIS STATEMENT SHALL BE KNOWN AS "ARCHITECT" RELEASE OF THESE PLANS CONTEMPLATES FURTHER COOPERATION AMONG THE OWNER, HIS CONTRACTOR, AND THE ARCHITECT. DESIGN AND CONSTRUCTION ARE COMPLEX. ALTHOUGH THE ARCHITECT AND HIS CONSULTANTS HAVE PERFORMED THEIR SERVICES WITH DUE CARE AND DILIGENCE, THEY CANNOT GUARANTEE PERFECTION. COMMUNICATION IS IMPERFECT AND EVERY CONTINGENCY CANNOT BE ANTICIPATED. ANY AMBIGUITY OR DISCREPANCY DISCOVERED BY THE USE OF THESE PLANS SHALL BE REPORTED IMMEDIATELY TO THE ARCHITECT. FAILURE TO NOTIFY THE ARCHITECT COMPOUNDS MISUNDERSTANDING AND INCREASES CONSTRUCTION COSTS. A FAILURE TO COOPERATE BY SIMPLE NOTICE TO THE ARCHITECT SHALL RELIEVE THE ARCHITECT FROM RESPONSIBILITY FOR ALL CONSEQUENCES. CHANGES MADE FROM THE PLANS WITHOUT CONSENT OF THE ARCHITECT ARE UNAUTHORIZED, AND SHALL RELIEVE THE ARCHITECT OF RESPONSIBILITY FOR ALL CONSEQUENCES ARRIVING OUT OF SUCH CHANGES.

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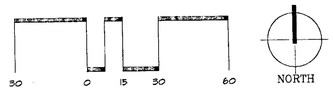
BASE INFORMATION

ALL BASE INFORMATION INCLUDING EXISTING DRAINAGE WAYS, EXISTING CONTOURS, EXISTING VEGETATION, EXISTING STRUCTURES AND STREETS WERE PROVIDED TO PLANNING DESIGN GROUP BASED FROM DATA COLLECTED BY ARCHITECTS COLLECTIVE, TULSA, OKLAHOMA



LANDSCAPE SITE PLAN
SHEET TITLE:

LS-1
SHEET NUMBER:

MAR 12 1998