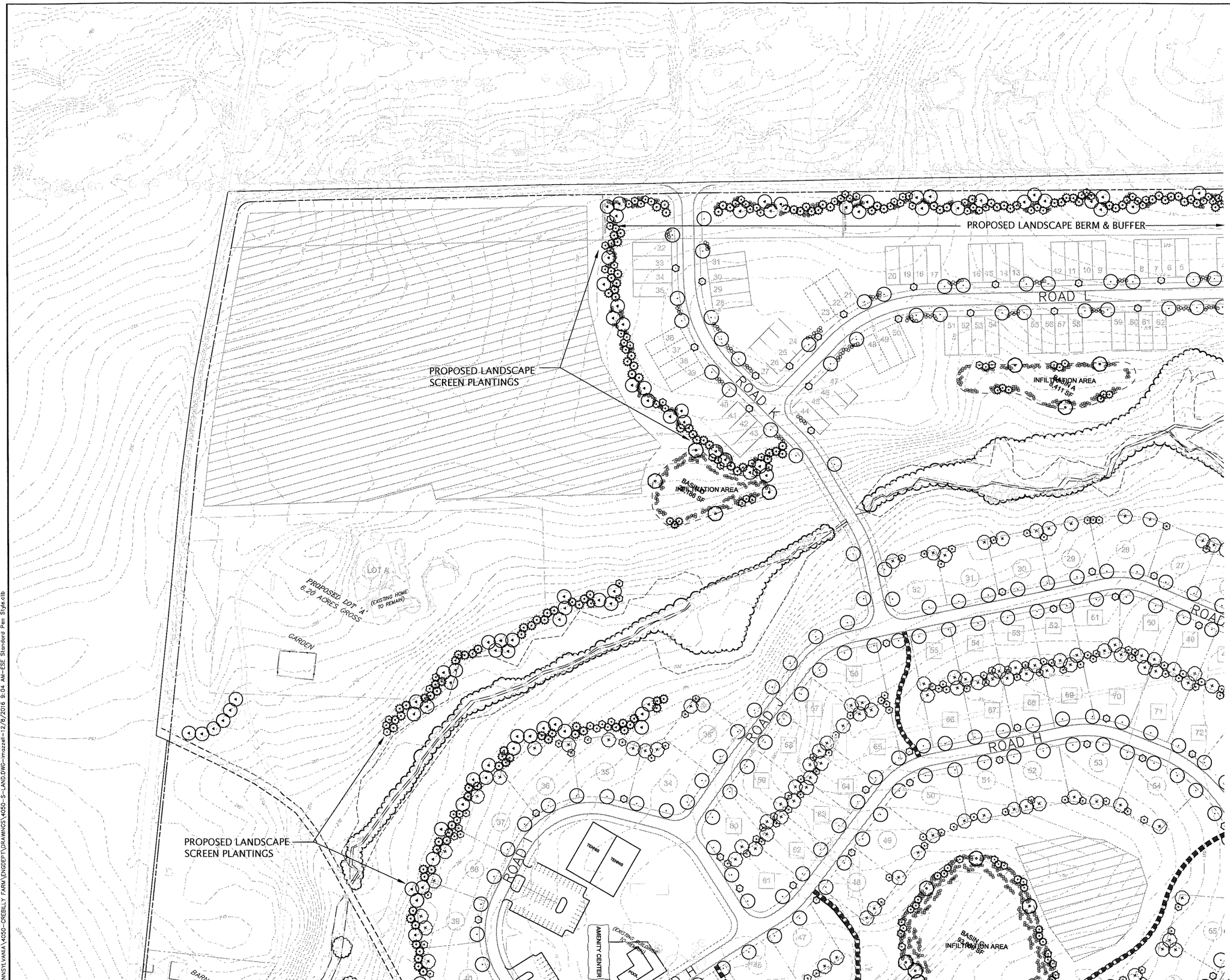

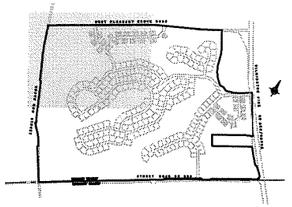

KEY MAP

STREET FRONTAGE		BOTANICAL NAME	COMMON NAME
CANOPY TREES			
	AR	ACER RUBRUM	RED MAPLE
	AS	ACER SACCHARUM	SUGAR MAPLE
	GT	GLEDITSIA TRIACANTHOS INERMIS	THORNLESS COMMON HONEYLOCUST
	QP	QUERCUS PALUSTRIS	PIN OAK
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK
	UA	ULMUS AMERICANA 'VALLEY FORGE'	AMERICAN ELM
ORNAMENTAL TREES			
	AA	AMELANCHIER CANADENSIS 'ROBIN HILL'	ROBIN HILL SERVICEBERRY
	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH
	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGE TREE
	MP	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE
SHRUBS			
	CA	CLETHRA ALNIFOLIA 'RUBY SPICE'	RUBY SPICE CLETHRA
	IG	ILEX GLABRA 'SHAMROCK'	SHAMROCK HOLLY
	IT	ITEA VIRGINICA 'HENRY'S GARNET'	HENRY'S GARNET VIRGINIA SWEETSPIRE
	OL	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN CHERRY LAUREL
	PJ	PIERIS JAPONICA 'BROWER'S BEAUTY'	BROWER'S BEAUTY ANDROMEDA
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	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM
	LT	LIRIODENDRON TULIPIFERA	TULIP TREE
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	QP	QUERCUS PALUSTRIS	PIN OAK
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	CC	CERCIS CANADENSIS	EASTERN REDBUD
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BUFFER & OPEN SPACE		BOTANICAL NAME	COMMON NAME
CANOPY TREES			
	AR	ACER RUBRUM	RED MAPLE
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	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM
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	QP	QUERCUS PALUSTRIS	PIN OAK
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Land Planning
Engineering
Land Surveying

REV.	DATE	DESCRIPTION	DRAWN
1	12/08/16	REV. PER. CONDITIONAL USE APPLICATION REVIEW LTR. 11/17/16	EJS

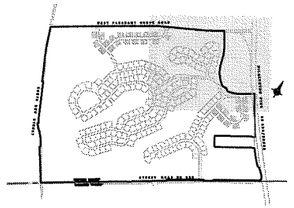
LANDSCAPE PLAN

CREBILLY FARM

WESTTOWN TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA

DATE: 12-7-2016	SCALE: 1"= 100'
DESIGN: EES	DRAWN: EES
JOB NO.:	FILE NAME:

PENNSYLVANIA\4050-CREBILLY FARM\ENGDEPT\DRAWINGS\4050-S-LAND.DWG-rmozzell-12/8/2016 9:04 AM-ESE Standard Pen Style.ctb



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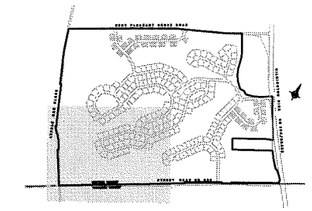
CREBILLY FARM

WESTTOWN TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA

DATE: 12-7-2016	SCALE: 1"= 100'
DESIGN: EES	DRAWN: EES



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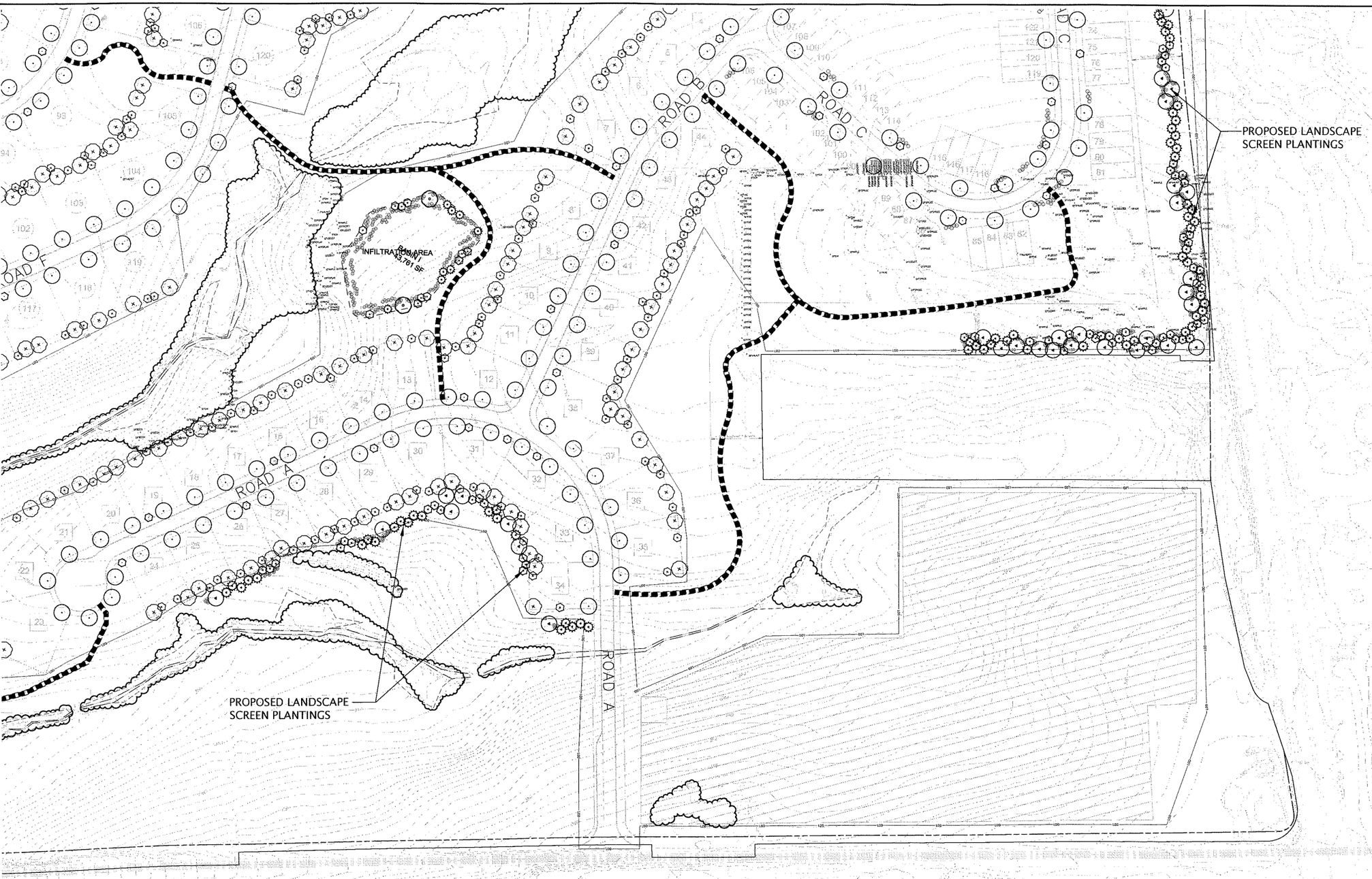

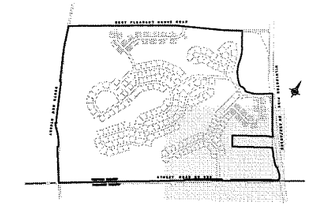

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	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH
	CC	CERCIS CANADENSIS	EASTERN REDBUD
	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGE TREE
	CF	CORNUS FLORIDA	EASTERN DOGWOOD
	MS	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA
	MP	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE
SHRUBS			
	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA
	CR	CORNUS RACEMOSA	GRAY DOGWOOD
	HV	HAMAMELIS VIRGINIANA	WITCHHAZEL
	IG	ILEX GLABRA	INKBERRY HOLLY
	IW	ILEX VERTICILLATA	WINTERBERRY
	MP	MYRICA PENSYLVANICA	NORTHERN BAYBERRY
	PL	PRUNUS LAUROCERASUS 'SCHIPKAENSIS'	CHERRYLAUREL
	VB	VIBURNUM X BURKWOODII	BURKWOOD VIBURNUM
	VD	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM

BASIN TREES		BOTANICAL NAME	COMMON NAME
TREES			
	AC	AMELANCHIER CANADENSIS	SERVICEBERRY
	AR	ACER RUBRUM	RED MAPLE
	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH
	JV	JUNIPERUS VIRGINIANA	EASTERN REDCEDAR
	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM
	MV	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA
	QP	QUERCUS PALUSTRIS	PIN OAK
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK
SHRUBS			
	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA
	CR	CORNUS RACEMOSA	GRAY DOGWOOD
	IW	ILEX VERTICILLATA	WINTERBERRY
	LB	LINDERA BENZOIN	SPICE BUSH
	MP	MYRICA PENSYLVANICA	NORTHERN BAYBERRY
	VD	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM

NOTES:
1. SEE SHEET SD09.21 FOR PLANTING DETAILS & SCHEDULE
2. LANDSCAPE PLAN IS CONCEPTUAL. EXACT LOCATION AND SPECIES TO BE COORDINATED WITH MORE DETAILED GRADING & UTILITY PLANS.

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Horsham, PA 19044
Tel: 215-914-2050
Fax: 215-293-5488

ESE Land Planning Engineering Land Surveying

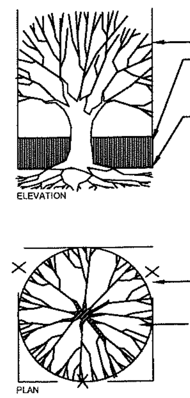
REV.	DATE	DESCRIPTION	DRAWN
1	12/08/16	REV. PER. CONDITIONAL USE APPLICATION REVIEW LTR. 11/17/16	E.JS

LANDSCAPE PLAN

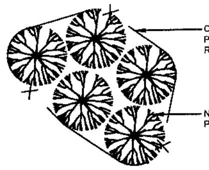
CREBILLY FARM

WESTTOWN TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA

DATE: 12-7-2016	SCALE: 1"= 100'
DESIGN:	DRAWN:



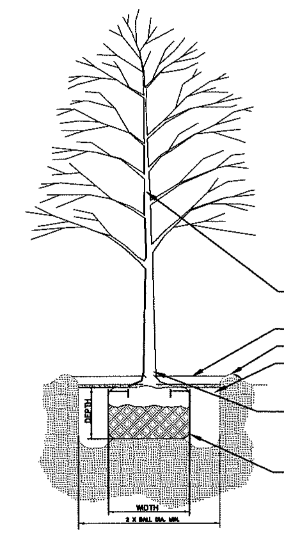
TREE PROTECTION DETAIL: SINGLE TREE
NOT TO SCALE



TREE PROTECTION DETAIL: TREE CLUSTER
NOT TO SCALE

LANDSCAPE NOTES:

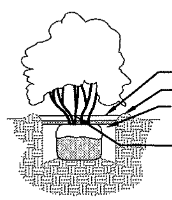
1. INDIVIDUAL LOT LANDSCAPING SHALL BE PLANTED PRIOR TO THE ISSUANCE OF A USE AND OCCUPANCY PERMIT.
2. GUARANTEE: ALL PLANT MATERIAL SHALL BE GUARANTEED FOR TWELVE (12) MONTHS FROM THE DAY OF FINAL APPROVAL BY THE TOWNSHIP ARBORIST OR TOWNSHIP ENGINEER. ANY PLANT MATERIAL TWENTY-FIVE PERCENT (25%) OR MORE OF WHICH IS DEAD SHALL BE CONSIDERED DEAD. A TREE SHALL BE CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED OR TWENTY-FIVE PERCENT (25%) OF THE CROWN IS DEAD. IF THE PLANT FAILS TO SURVIVE DURING THIS PERIOD, REPLACEMENT SHALL BE MADE AT THE BEGINNING OF THE FIRST SUCCESSIVE PLANTING SEASON. ALL REPLACEMENTS SHALL HAVE A GUARANTEE EQUAL TO THAT STATED ABOVE. ANY DEAD PLANT MATERIAL SHALL BE REPLACED AND INSTALLED ACCORDING TO THE APPROVED PLANTING PRACTICES. A PERFORMANCE BOND IS REQUIRED IN ACCORDANCE WITH SECTION 154-41, REQUIRED IMPROVEMENTS, OF THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE OF NEWTOWN TOWNSHIP.
3. THE DEVELOPER SHALL CONTACT THE TOWNSHIP IN WRITING TO REQUEST A FINAL INSPECTION FOR THE ACCEPTANCE AT THE END OF GUARANTEE PERIOD. THESE INSPECTIONS WILL BE PERFORMED WHEN THE PLANT MATERIALS ARE IN FULL LEAF (MAY 1ST- THROUGH NOVEMBER 15TH). ALL GUARANTEE ESCROW FUNDS WILL BE RELEASED UPON ACCEPTANCE AT THE END OF THE GUARANTEE PERIOD. THE GUARANTEE PERIOD WILL BE EXTENDED UNTIL THIRTY (30) DAYS AFTER THE RECEIPT OF THE REQUESTED LETTER AFTER MAY 1ST. SHOULD THE END OF GUARANTEE PERIOD OCCUR AFTER NOVEMBER 15TH, THE GUARANTEE PERIOD SHALL EXTEND TO MAY 15TH.
4. ALL PLANT MATERIAL SHALL BE STAKED IN THE FIELD AND LOCATIONS APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
5. PROPOSED PLANT MATERIAL MAY BE SUBSTITUTED WITH A SIMILAR PLANT PRIOR TO INSTALLATION BASED ON AVAILABILITY, SUBJECT TO APPROVAL BY THE LANDSCAPE ARCHITECT OR TOWNSHIP ARBORIST.
6. IN THE EVENT THAT ANY DISCREPANCIES BETWEEN THE QUANTITIES OF PLANTS INDICATED ON THE PLANT SCHEDULE AND THOSE INDICATED ON THE PLAN, THE QUANTITIES INDICATED ON THE PLAN SHALL GOVERN.
7. NOTIFY ALL UTILITY COMPANIES PRIOR TO EXCAVATING PLANT PITS. PLANT LOCATIONS MAY BE ADJUSTED IN FIELD TO AVOID INTERFERENCE WITH UTILITIES.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PLANTING AT CORRECT GRADES AND ALIGNMENT.
9. PLANTS SHALL BE TYPICAL OF THEIR SPECIES AND VARIETY; HAVE NORMAL GROWTH HABITS; WELL DEVELOPED BRANCHES, DENSELY FOLIATED, VIGOROUS ROOT SYSTEMS AND BE FREE FROM DEFECTS AND INJURIES.
10. THE CONTRACTOR SHALL REPORT ANY SOIL OR DRAINAGE CONDITION CONSIDERED DETRIMENTAL TO THE GROWTH OF PLANT MATERIAL.
11. QUALITY AND SIZE OF PLANTS, SPREAD OF ROOTS AND SIZE OF BALLS SHALL BE IN ACCORDANCE WITH "AMERICAN STANDARDS FOR NURSERY STOCK" ANSI 260 (MOST RECENT EDITION) AS PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN, INC.
12. B & B PLANTS SHALL BE HANDLED FROM THE BOTTOM OF THE ROOT BALL ONLY. PLANTS WITH BROKEN, SPLIT OR DAMAGED ROOT BALLS SHALL BE REJECTED.
13. TREES SHALL BE LOCATED IN A MANNER WHICH WILL NOT OBSTRUCT ACCESS TO FIRE HYDRANT OR VISIBILITY OF STREET OR TRAFFIC SIGNS. NO TREES OR SHRUBS SHALL BE PLANTED IN A SIGHT TRIANGLE. NO TREES SHALL BE PLANTED IN ANY UTILITY OR MUNICIPAL EASEMENTS.
14. PLANTING OPERATIONS SHALL BE PERFORMED DURING PERIODS WITHIN THE PLANTING SEASON WHEN WEATHER AND SOIL CONDITION ARE SUITABLE. SPRING PLANTING SEASON SHALL BE: MARCH 1ST TO JUNE 1ST. FALL PLANTING SEASON SHALL BE: AUGUST 15TH TO DECEMBER 15TH FOR EVERGREEN PLANTS AND SEPTEMBER 15TH TO DECEMBER 15TH, FOR DECIDUOUS PLANTS.
15. SET ALL PLANTS PLUMB AND STRAIGHT. SET AT SUCH LEVEL THAT, AFTER SETTLEMENT, A NORMAL OR NATURAL RELATIONSHIP TO THE CROWN OF THE PLANT WITH THE GROUND SURFACE WILL BE ESTABLISHED. LOCATE PLANTS IN THE CENTER OF THE PLANTING PIT.
16. TREES SHALL BE SUPPORTED IMMEDIATELY AFTER PLANTING IN ACCORDANCE WITH THE PLANTING DETAILS.
17. THE CONTRACTOR SHALL GIVE ALL NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY BEARING UPON THE PERFORMANCE OF THE WORK.
18. TREE PROTECTION DURING CONSTRUCTION: TREE PROTECTION AREAS SHALL BE DELINEATED TO IMPLEMENT THE STANDARDS CONTAINED IN THE TOWNSHIP ZONING ORDINANCE AND THIS ORDINANCE REGARDING PRESERVATION OF TREES, WOODLANDS, AND FORESTS DURING THE DEVELOPMENT AND CONSTRUCTION PROCESS.
19. TREE PROTECTION AREA: AN AREA THAT IS RADIAL TO THE TRUNK OF A TREE. THE TREE PROTECTION AREA SHALL BE 15 FEET FROM THE TRUNK OF THE TREE TO BE RETAINED, OR THE DISTANCE FROM THE TRUNK TO THE DRIP LINE (THE LINE MARKING THE OUTER EDGE OF THE BRANCHES OF THE TREE) WHICHEVER IS GREATER. WHERE THERE IS A GROUP OF TREES OR WOODLANDS, THE TREE PROTECTION AREA SHALL BE THE AGGREGATE OF THE PROTECTION AREAS FOR THE INDIVIDUAL TREES.



TYPE 1& 2 SHADE TREES	
CALIPER	MIN. DIA. ROOTBALL
1/2 INCH	12 INCH
3/4 INCH	14 INCH
1 INCH	16 INCH
1 1/4 INCH	18 INCH
1 1/2 INCH	20 INCH
1 3/4 INCH	22 INCH
2 INCH	24 INCH
2 1/2 INCH	28 INCH
3 INCH	32 INCH
3 1/2 INCH	38 INCH
4 INCH	42 INCH
4 1/2 INCH	48 INCH
5 INCH	54 INCH
5 1/2 INCH	57 INCH
6 INCH	60 INCH
7 INCH	70 INCH
8 INCH	80 INCH

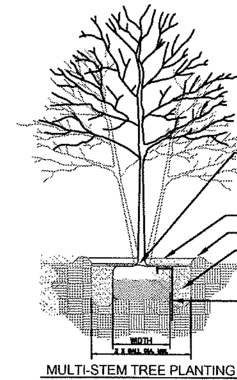
NOTE:
1. SEE CHART FOR MINIMUM ROOTBALL DIAMENTER
2. THE DEPTH OF ROOTBALL SHALL BE NO LESS THAN 60% ITS WIDTH

TREE PLANTING AND STAKING
NOT TO SCALE



NOTE:
SHRUB ROOTBALLS SHALL BE TYPICALLY 12" WIDE. THE DEPTH OF THE ROOTBALL SHALL BE NO LESS THAN 65% ITS WIDTH.

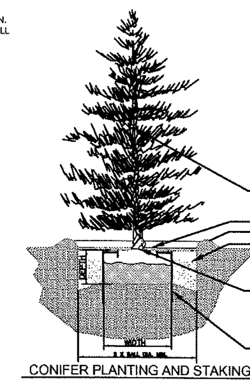
SHRUB PLANTING
NOT TO SCALE



NOTE:
1. SEE CHART FOR MINIMUM ROOTBALL DIAMENTER
2. THE DEPTH OF ROOTBALL SHALL BE NO LESS THAN 60% ITS WIDTH

MULTI-STEM TREE PLANTING
NOT TO SCALE

TYPE 1, 2 &3 SPREADING, BROAD, COMPACT UPRIGHT		TYPE 4&5 PYRAMIDAL, BROAD UPRIGHT		TYPE 6 COLUMNAR	
SPREAD (TYPES 1&2) HEIGHT (TYPE 3)	MIN DIA BALL	HEIGHT/ CALIPER	MIN DIA BALL	HEIGHT/ CALIPER	MIN DIA BALL
9 IN	8 IN	12 IN	9 IN	12 IN	7 IN
12 IN	10 IN	15 IN	10 IN	15 IN	8 IN
15 IN	12 IN	18 IN	12 IN	18 IN	9 IN
18 IN	14 IN	24 IN	14 IN	24 IN	11 IN
24 IN	16 IN	30 IN	16 IN	30 IN	13 IN
30 IN	18 IN	3 FT	18 IN	3 FT	14 IN
35 IN	24 IN	4 FT	20 IN	4 FT	16 IN
42 IN	26 IN	5 FT	22 IN	5 FT	18 IN
4 FT	28 IN	6 FT	24 IN	6 FT	20 IN
5 FT	36 IN	7 FT	26 IN	7 FT	22 IN
5 FT	40 IN	8 FT	28 IN	8 FT	24 IN
7 FT	46 IN	9 FT /3 IN	32 IN	9 FT /2 1/2 IN	26 IN
8 FT	52 IN	3 1/2 IN	34 IN	3 IN	28 IN
		4 IN	38 IN	3 1/2 IN	32 IN
		4 1/2 IN	42 IN	4 IN	36 IN
		5 IN	48 IN	4 1/2 IN	40 IN
		5 1/2 IN	54 IN	5 IN	44 IN
		6 IN	60 IN	5 1/2 IN	48 IN
		7 IN	72 IN	6 IN	54 IN
		8 IN	84 IN	7 IN	66 IN
		9 IN	90 IN	8 IN	70 IN
				9 IN	80 IN



CONIFER PLANTING AND STAKING
NOT TO SCALE

NOTE:
1. SEE CHART FOR MINIMUM ROOTBALL DIAMENTER
2. THE DEPTH OF ROOTBALL SHALL BE NO LESS THAN 60% ITS WIDTH

149-925 G.(1) SINGLE FAMILY DETACHED DWELLING

ESTATE LOT	LENGTH	LOTS	REQUIRED	PLANTS	REQUIRED	PROPOSED
STREET FRONTAGE	115'	127	1.5/100'	CANOPY TREES	219	219
			.5/100'	ORNAMENTAL	73	73
			N/A	SHRUBS		
ALL OTHER PROPERTY LINES	365'	127	.5/100'	CANOPY TREES	232	254
			.5/100'	ORNAMENTAL	232	254
			N/A	SHRUBS		
EXECUTIVE LOT	**LENGTH**	**LOTS**	**REQUIRED**	**PLANTS**	**REQUIRED**	**PROPOSED**
STREET FRONTAGE	90'	73	1.5/100'	CANOPY TREES	99	99
			.5/100'	ORNAMENTAL	33	33
			N/A	SHRUBS		
ALL OTHER PROPERTY LINES	340'	73	.5/100'	CANOPY TREES	124	146
			.5/100'	ORNAMENTAL	124	146
			N/A	SHRUBS		

149-925 G.(1) OTHER DWELLINGS

TOWN HOME	LENGTH	REQUIRED	PLANTS	REQUIRED	PROPOSED
STREET FRONTAGE AREA A	2,421 L.F.	1.0/100'	CANOPY TREES	24	24
(ROAD C)		.5/100'	ORNAMENTAL	12	12
		4/100'	SHRUBS	97	97
STREET FRONTAGE AREA B	4,156 L.F.	1.0/100'	CANOPY TREES	42	42
(ROADS K&L)		.5/100'	ORNAMENTAL	21	21
		4/100'	SHRUBS	166	166

149-925 G.(3) INFILTRATION AREA PLANTINGS

BASIN	AREA	REQUIRED	PLANTS	REQUIRED	PROPOSED
BASIN A	8,411 SF	1/2,000 SF	TREE	4	4
		1/200 SF	SHRUBS	42	42
BASIN B	34,161 SF	1/2,000 SF	TREE	17	17
		1/200 SF	SHRUBS	171	171
BASIN C	29,347 SF	1/2,000 SF	TREE	15	15
		1/200 SF	SHRUBS	147	147
BASIN D	26,186 SF	1/2,000 SF	TREE	13	13
		1/200 SF	SHRUBS	131	131
BASIN E	34,677 SF	1/2,000 SF	TREE	17	17
		1/200 SF	SHRUBS	173	173
BASIN F	65,666 SF	1/2,000 SF	TREE	33	33
		1/200 SF	SHRUBS	328	328
BASIN G	93,860 SF	1/2,000 SF	TREE	47	47
		1/200 SF	SHRUBS	469	469
BASIN H	10,400 SF	1/2,000 SF	TREE	5	5
		1/200 SF	SHRUBS	52	52
BASIN I	43,761 SF	1/2,000 SF	TREE	22	22
		1/200 SF	SHRUBS	219	219

170-1508 LANDSCAPE SCREEN PLANTINGS - TO BE DETERMINED

TO BE COORDINATED WITH FURTHER ENGINEERING

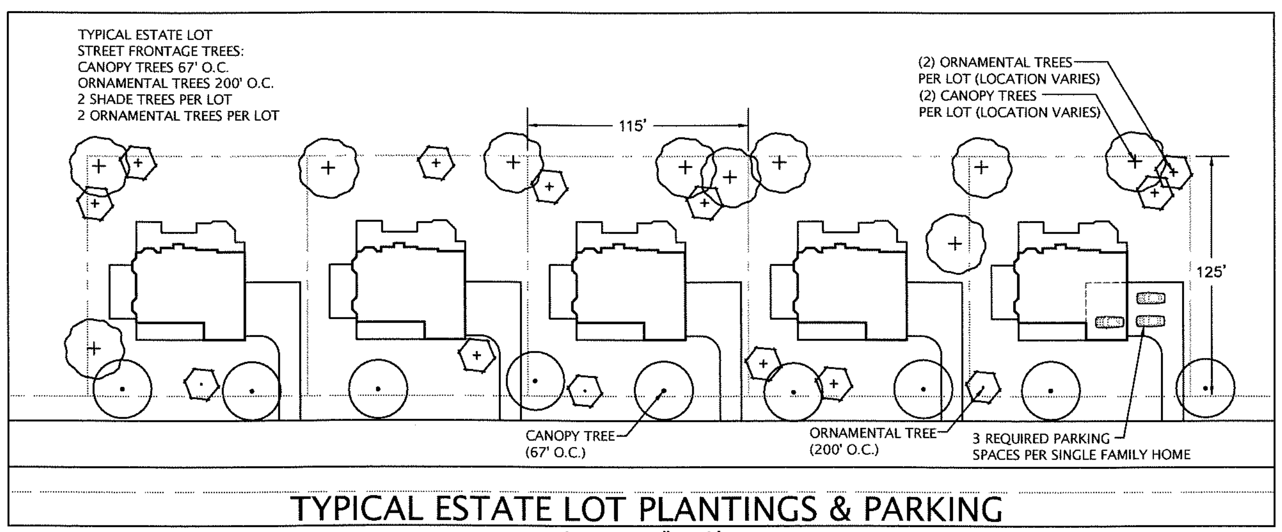
STREET FRONTAGE TREES	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	NOTES
CANOPY TREES						
	AR	ACER RUBRUM	RED MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	AS	ACER SACCHARUM	SUGAR MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	GT	GLEDITSIA TRIACANTHOS INERMIS	THORNLESS COMMON HONEYLOCUST	B & B	2 1/2 - 3" CAL.	NATIVE
	QP	QUERCUS PALUSTRIS	PIN OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	UA	ULMUS AMERICANA 'VALLEY FORGE'	AMERICAN ELM	B & B	2 1/2 - 3" CAL.	NATIVE
TOTAL	384					
ORNAMENTAL TREES						
	AA	AMELANCHIER CANADENSIS 'ROBIN HILL'	ROBIN HILL SERVICEBERRY	B & B	8' HEIGHT MIN.	NATIVE
	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH	B & B	8' HEIGHT MIN.	NATIVE
	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGE TREE	B & B	8' HEIGHT MIN.	NATIVE
	MP	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE	B & B	8' HEIGHT MIN.	NATIVE
TOTAL	139					
SHRUBS						
	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA		24" HT. MIN.	NATIVE
	IG	ILEX GLABRA 'SHAMROCK'	SHAMROCK HOLLY		24" HT. MIN.	NATIVE
	IT	ITEA VIRGINICA 'MERLOT'	MERLOT VIRGINIA SWEETSPIRE		24" HT. MIN.	NATIVE
	OL	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN CHERRY LAUREL		24" HT. MIN.	
	PJ	PIERIS JAPONICA 'BROWER'S BEAUTY'	BROWER'S BEAUTY ANDROMEDA		24" HT. MIN.	
	VD	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM		24" HT. MIN.	NATIVE
TOTAL	1732					

ON LOT TREES	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	NOTES
CANOPY TREES						
	AR	ACER RUBRUM	RED MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	AS	ACER SACCHARUM	SUGAR MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	GT	GLEDITSIA TRIACANTHOS INERMIS	THORNLESS COMMON HONEYLOCUST	B & B	2 1/2 - 3" CAL.	NATIVE
	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM	B & B	2 1/2 - 3" CAL.	NATIVE
	LT	LIRIODENDRON TULIPIFERA	TULIP TREE	B & B	2 1/2 - 3" CAL.	NATIVE
	NS	NYSSA SYLVATICA	SOUR GUM	B & B	2 1/2 - 3" CAL.	NATIVE
	QP	QUERCUS PALUSTRIS	PIN OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QW	QUERCUS PHELLOS	WILLOW OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QC	QUERCUS COCCINEA	SCARLET OAK	B & B	2 1/2 - 3" CAL.	NATIVE
TOTAL	356					
ORNAMENTAL TREES						
	AA	AMELANCHIER CANADENSIS	AMELANCHIER CANADENSIS	B & B	8' HEIGHT MIN.	NATIVE
	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH	B & B	8' HEIGHT MIN.	NATIVE
	CC	CERCIS CANADENSIS	EASTERN REDBUD	B & B	8' HEIGHT MIN.	NATIVE
	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGE TREE	B & B	8' HEIGHT MIN.	NATIVE
	CF	CORNUS FLORIDA	EASTERN DOGWOOD	B & B	8' HEIGHT MIN.	NATIVE
	MG	MAGNOLIA GRANDIFLORA 'BRACKEN'S BEAUTY'	BRACKEN'S BEAUTY MAGNOLIA	B & B	8' HEIGHT MIN.	NATIVE
	MP	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE	B & B	8' HEIGHT MIN.	NATIVE
TOTAL	356					

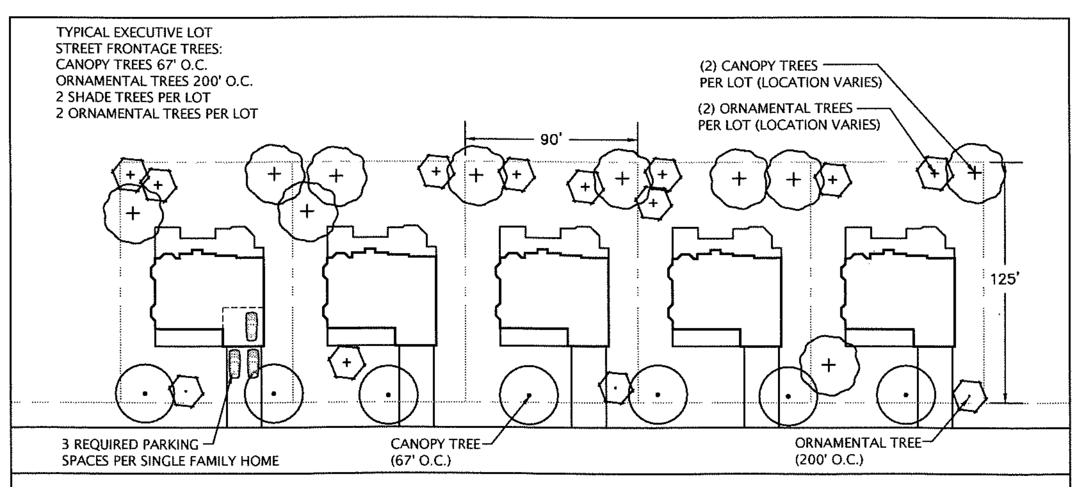
BASIN TREES	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	NOTES
TREES						
	AC	AMELANCHIER CANADENSIS	SERVICEBERRY	B & B	8' HEIGHT MIN.	NATIVE
	AR	ACER RUBRUM	RED MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	BN	BETULA NIGRA 'HERITAGE'	HERITAGE RIVER BIRCH	B & B	8' HEIGHT MIN.	NATIVE
	JV	JUNIPERUS VIRGINIANA	EASTERN REDCEDAR	B & B	8' HEIGHT MIN.	NATIVE
	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM	B & B	2 1/2 - 3" CAL.	NATIVE
	MV	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA	B & B	2 1/2 - 3" CAL.	NATIVE
	QP	QUERCUS PALUSTRIS	PIN OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK	B & B	2 1/2 - 3" CAL.	NATIVE
TOTAL	173					
SHRUBS						
	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA		24" HT. MIN.	NATIVE
	CR	CORNUS RACEMOSA	GRAY DOGWOOD		24" HT. MIN.	NATIVE
	IW	ILEX VERTICILLATA	WINTERBERRY		24" HT. MIN.	NATIVE
	LB	LINDERA BENZOIN	SPICE BUSH		24" HT. MIN.	NATIVE
	MP	MYRICA PENSYLVANICA	NORTHERN BAYBERRY		24" HT. MIN.	NATIVE
	VD	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM		24" HT. MIN.	NATIVE
TOTAL	1732					

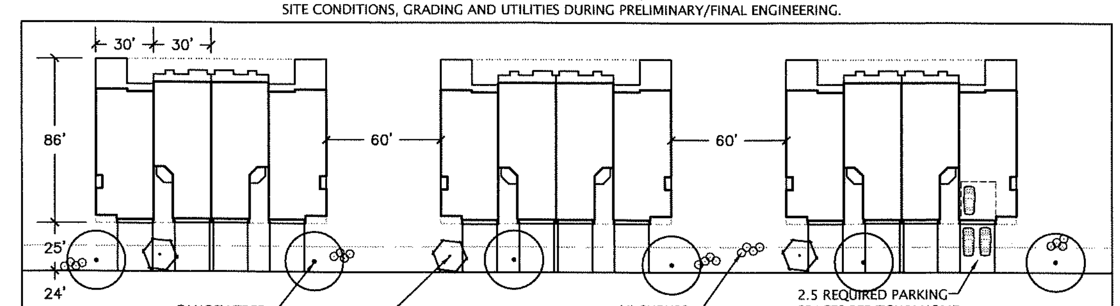
BUFFER & OS PLANTS	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	NOTES
CANOPY TREES						
	AR	ACER RUBRUM	RED MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	AS	ACER SACCHARUM	SUGAR MAPLE	B & B	2 1/2 - 3" CAL.	NATIVE
	GT	GLEDITSIA TRIACANTHOS INERMIS	THORNLESS COMMON HONEYLOCUST	B & B	2 1/2 - 3" CAL.	NATIVE
	LS	LIQUIDAMBAR STYRACIFLUA	AMERICAN SWEET GUM	B & B	2 1/2 - 3" CAL.	NATIVE
	LT	LIRIODENDRON TULIPIFERA	TULIP TREE	B & B	2 1/2 - 3" CAL.	NATIVE
	NS	NYSSA SYLVATICA	SOUR GUM	B & B	2 1/2 - 3" CAL.	NATIVE
	QP	QUERCUS PALUSTRIS	PIN OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QW	QUERCUS PHELLOS	WILLOW OAK	B & B	2 1/2 - 3" CAL.	NATIVE
	QC	QUERCUS COCCINEA	SCARLET OAK	B & B	2 1/2 - 3" CAL.	NATIVE
TOTAL						
EVERGREEN TREES						
	IA	ILEX OPACA	AMERICAN HOLLY	B & B	8' HEIGHT MIN.	NATIVE
	JV	JUNIPERUS VIRGINIANA	EASTERN RED CEDAR	B & B	8' HEIGHT MIN.	NATIVE
	PS	PINUS STROBUS	WHITE PINE	B & B	8' HEIGHT MIN.	NATIVE
TOTAL						
ORNAMENTAL TREES						
	AC	AMELANCHIER CANADENSIS	SERVICEBERRY	B & B	8' HEIGHT MIN.	NATIVE
	BH	BETULA NIGRA 'HERITAGE'	HERITAGE' RIVER BIRCH	B & B	8' HEIGHT MIN.	NATIVE
	CC	CERCIS CANADENSIS	EASTERN REDBUD	B & B	8' HEIGHT MIN.	NATIVE
	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGE TREE	B & B	8' HEIGHT MIN.	NATIVE
	CF	CORNUS FLORIDA	EASTERN DOGWOOD	B & B	8' HEIGHT MIN.	NATIVE
	MS	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA	B & B	8' HEIGHT MIN.	NATIVE
	MP	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE	B & B	8' HEIGHT MIN.	NATIVE
TOTAL						
SHRUBS						
	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA		24" HT. MIN.	NATIVE
	CR	CORNUS RACEMOSA	GRAY DOGWOOD		24" HT. MIN.	NATIVE
	HV	HAMAMELIS VIRGINIANA	WITCHHAZEL		24" HT. MIN.	NATIVE
	IG	ILEX GLABRA	INKBERRY HOLLY		24" HT. MIN.	NATIVE
	IW	ILEX VERTICILLATA	WINTERBERRY		24" HT. MIN.	NATIVE
	MP	MYRICA PENSYLVANICA	NORTHERN BAYBERRY		24" HT. MIN.	NATIVE
	PL	PRUNUS LAUROCERASUS 'SCHIPKAENENSIS'	CHERRYLAUREL		24" HT. MIN.	NATIVE
	VB	VIBURNUM X BURKWOODII	BURKWOOD VIBURNUM		24" HT. MIN.	NATIVE
	VD	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM		24" HT. MIN.	NATIVE
TOTAL						

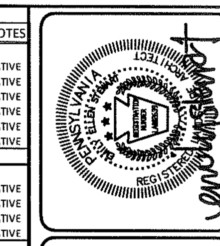
TYPICAL PROPOSED PLANT PALETTE. EXACT QUANTITES/LOCATION AND SPECIES TO BE COORDINATED WITH PROPOSED SITE CONDITIONS, GRADING AND UTILITIES DURING PRELIMINARY/FINAL ENGINEERING.



TYPICAL ESTATE LOT PLANTINGS & PARKING
SCALE: 1"=50'







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ESE
Land Planning
Engineering
Land Surveying

REV.	DATE	DESCRIPTION	DRAWN
1	12/08/16	REV. PER. CONDITIONAL USE APPLICATION REVIEW LTR 11/17/16	EJS

TYPICAL LANDSCAPE PLAN

CREBILLY FARM

WESTTOWN TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA

DATE: 10-7-16
SCALE: AS NOTED
DESIGN:
DRAWN: