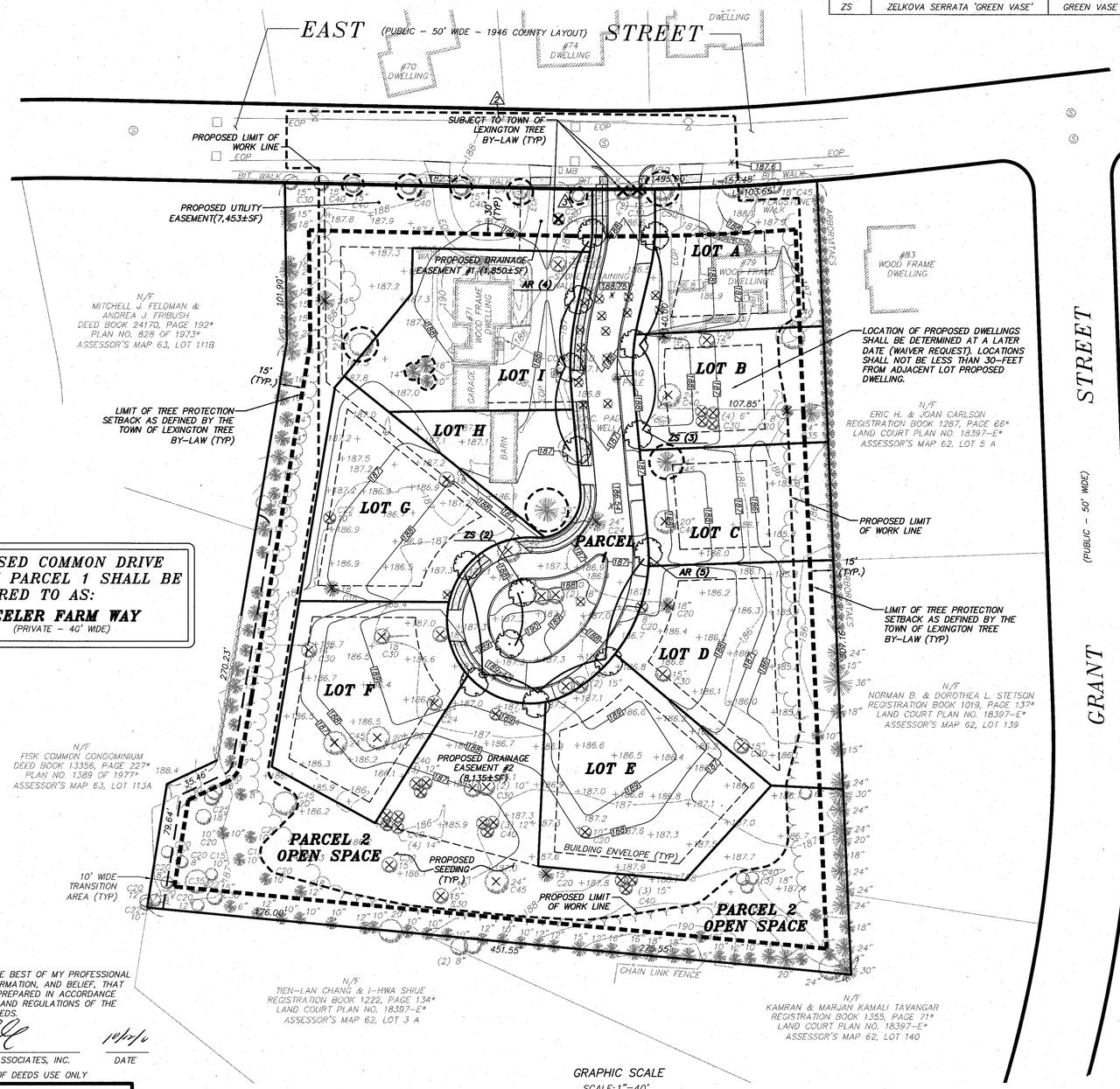
## PLANTING SCHEDULE

| KEY | BOTANICAL NAME | COMMON NAME | QUANTITY | SIZE AT TIME OF PLANTING | MATURE SIZE | RATE OF GROWTH |
|---|---|---|---|---|---|---|
| AR | ACER RUBRUM 'OCTOBER GLORY' | OCTOBER GLORY RED MAPLE | 9 | 3–3 1/2" CAL. | 40'–50' | FAST GROWING |
| ZS | ZELKOVA SERRATA 'GREEN VASE' | GREEN VASE VELKOVA | 5 | 3–3 1/2" CAL. | 50'–60' | FAST GROWING |




**PROPOSED COMMON DRIVE WITHIN PARCEL 1 SHALL BE REFERRED TO AS:**

**KEELER FARM WAY**
(PRIVATE – 40' WIDE)

GRAPHIC SCALE
SCALE: 1"=40'
FEET 40 0 20 40 80 160
METERS 0 10 20 40 60

### TREES ONSITE SUBJECT TO THE TOWN OF LEXINGTON TREE BY-LAW:

NUMBER OF PROTECTED TREES PROPOSED TO BE REMOVED:

3 (TOTAL OF 32" IN CALIPER (DBH))

PROPOSED LANDSCAPED FEATURES WITHIN PARCEL 1:

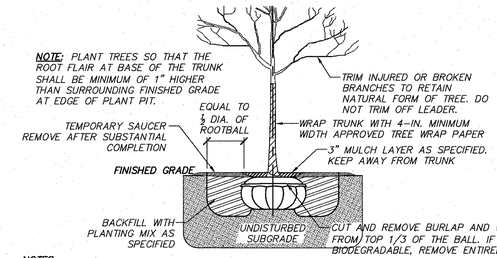
AS DEPICTED ON THE PLANTING SCHEDULE, FOURTEEN (14) TREES (TOTALING 42"–49" IN CALIPER (DBH) WHEN PLANTED) ARE PROPOSED TO BE PLANTED ALONG THE COMMON DRIVE AND WITHIN THE ISLAND.

NOTE: IDENTIFICATION OF PROTECTED TREES ON THIS PLAN WAS PERFORMED IN CONFORMANCE WITH THE DEFINITION PROVIDED IN CHAPTER 120–3 OF THE TOWN OF LEXINGTON'S GENERAL BY-LAWS.

### PROPOSED LEGEND

(SEE SHEET 2 OF 10 FOR EXISTING NOTES AND LEGEND)

| | |
|---|---|
| 187 | PROPOSED CONTOUR |
| 186x54 | PROPOSED SPOT ELEVATION |
| | PROPOSED PROPERTY LINE |
| | PROPOSED LIMIT OF WORK LINE |
| | PROPOSED BUILDING ENVELOPE |
| | LIMIT OF TREE PROTECTION SETBACK PER LEXINGTON TREE BY-LAW |
| R= | RADIUS |
| TYP. | TYPICAL |
| PEOP | PROPOSED EDGE OF PAVEMENT |
| SF | SQUARE FEET |
| | EXISTING TREE PROPOSED TO BE REMOVED |
| | EXISTING TREE PROPOSED TO BE REMOVED LOCATED WITHIN TREE PROTECTION SETBACK |
| TBR | TO BE REMOVED |
| HT | HEIGHT |
| BB | BALLED & BURLAPPED |
| TEC | TELEPHONE/ELECTRIC/CABLE |
| | PROPOSED TREE |




NOTES:

1. DO NOT STAKE TREE UNLESS WARRANTED BY FIELD CONDITIONS; REVIEW WITH OWNER'S REPRESENTATIVE IN FIELD.
2. CONTRACTOR SHALL WATER THOROUGHLY AFTER INSTALLATION AND MAINTAIN ALL PLANTS UNTIL ACCEPTANCE BY OWNER.
3. DIG HOLE AT LEAST TWICE AS WIDE AS TREE BALL.
4. IF PLANTING ON SLOPE, PROVIDE SUFFICIENT LEVEL PLATEAU AREA TO SUPPORT DOWNHILL SIDE OF TREE BALL WITH ADEQUATE SAUCER.
5. REMOVE SOIL AT TOP OF ROOT BALL TO EXPOSE PROPER PLANTING ELEVATION ROOT FLAIR.

**TYPICAL TREE PLANTING**
NOT TO SCALE

### PLANTING NOTES:

1. ALL PLANT MATERIAL SHALL CONFORM TO THE MINIMUM GUIDELINES ESTABLISHED BY THE AMERICAN STANDARD FOR NURSERY STOCK PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN, INC.
2. ALL PLANTING BEDS TO BE FILLED WITH SOIL AND CROWNED ABOVE ADJACENT LAWN OR IMPROVED AREAS. ALL PLANTING BEDS TO BE MULCHED WITH AGED HARDWOOD BARK MULCH TO A DEPTH OF THREE (3) INCHES.
3. ANY PROPOSED SUBSTITUTIONS OF PLANT MATERIAL SHALL BE MADE WITH MATERIAL EQUIVALENT TO THE DESIRED MATERIAL IN OVERALL FORM, HEIGHT, BRANCHING HABIT, FLOWER, LEAF, COLOR, FRUIT AND CULTURE. PROPOSED SUBSTITUTIONS WILL ONLY BE CONSIDERED IF SUBMITTED WITH ENUMERATED REASONS WHY SUBSTITUTIONS ARE PROPOSED.
4. CAUTION SHALL BE USED NOT TO EXTEND MULCH LAYER ABOVE SOIL LEVEL AT TRUNKS/STEMS OF INSTALLED PLANT MATERIAL.
5. PROVIDE FIVE (5) FOOT DIAMETER MULCH CIRCLE AROUND ALL INDIVIDUAL TREE PLANTINGS.
6. VERIFY ALL EXISTING UTILITY LINES PRIOR TO PLANTING AND REPORT ANY CONFLICTS TO THE OWNER OR HIS REPRESENTATIVE.
7. NO TREE SHALL BE PLANTED BEFORE ACCEPTANCE OF ROUGH GRADING.
8. ALL PLANT MATERIALS SHALL BE GUARANTEED FOR ONE YEAR FOLLOWING DATE OF FINAL ACCEPTANCE FROM THE OWNER OR HIS REPRESENTATIVES.
9. LOAM AND SEED ALL DISTURBED AREAS WITH SEED MIXTURE "A" UNLESS OTHERWISE INDICATED.
10. SEED MIXTURE A — POUNDS PER ACRE — POUNDS PER 1,000 S.F.

| | | |
|---|---|---|
| TALL FESCUE | 20 | 0.45 |
| CREEPING RED FESCUE | 20 | 0.45 |
| BIRDSFOOT TREFOIL | 8 | 0.20 |
| | 48 | 1.10 |

11. THE LANDSCAPE CONTRACTOR SHALL FURNISH TOPSOIL. TOPSOIL SHALL BE FERTILE, FRIABLE, NATURAL AND PRODUCTIVE TOPSOIL OF GOOD CLAY-LOAM TYPE. IT SHALL BE FREE OF WEED SEEDS. TOPSOIL SHALL BE WITHOUT ADMIXTURE OF SUBSOIL AND SHALL BE REASONABLY FREE OF STONES, LUMPS, ROOTS, STICKS AND OTHER FOREIGN MATTER. TOPSOIL SHALL NOT BE WORKED OR APPLIED IN A MUDDY OR WET CONDITION.
12. TOPSOIL SHALL BE SPREAD TO A MINIMUM DEPTH OF SIX (6) INCHES AFTER SETTLING ON ALL STRIPPED PLANTED AREAS INCLUDING SLOPE STABILIZATION, LAWN AREAS AND PLANTING BEDS AFTER FILLS ARE PROPERLY SETTLED AND SUBGRADE HAS BEEN APPROVED.
13. REMOVE ALL ROCKS AND DEBRIS FROM SOIL SURFACE AND GRADE TO AN EVEN SURFACE.
14. PROTECT NEWLY TOPSOILED, GRADED AND/OR SEEDED AREAS FROM TRAFFIC AND EROSION. KEEP AREAS FREE OF TRASH AND DEBRIS RESULTING FROM LANDSCAPE CONTRACTOR OPERATIONS.
15. REPAIR AND REESTABLISH GRADES IN SETTLED, ERODED AND RUTTED AREAS TO THE SPECIFIED GRADE AND TOLERANCES.
16. THE LANDSCAPE CONTRACTOR IS TO CLEAN UP AND REMOVE ANY DEBRIS FROM THE SITE CAUSED BY THE LANDSCAPE CONTRACTOR.
17. PLANT MATERIAL IS TO BE MAINTAINED BY THE LANDSCAPE CONTRACTOR WHILE THE PROJECT IS UNDERWAY.
18. ALL TREES ALONG SIDEWALKS SHALL HAVE A MINIMUM SIX (6) FOOT BRANCHING HEIGHT.
19. SELECTIVELY PRUNE EXISTING TREES TO REMAIN AS DETERMINED IN FIELD TO PREVENT VEGETATION FROM HANGING OVER PROPOSED DWELLINGS.
20. ALL PROPOSED TEC STRUCTURES (i.e. TRANSFORMERS, UTILITY POLES) SHALL BE LOCATED WITHIN THE BOUNDARY OF PARCEL 1 AND PROPERLY SCREENED.

# 71 & 79 EAST STREET
## (ASSESSOR'S MAP 62 – LOTS 7 & 6)
## DEFINITIVE SUBDIVISION
**(IN ACCORDANCE WITH SECTION 175–32F)**

I DECLARE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE REGISTRY OF DEEDS.

FOR MERIDIAN ASSOCIATES, INC. — DATE 10/12/11

FOR REGISTRY OF DEEDS USE ONLY

**LEXINGTON PLANNING BOARD**

DATE:

I, _____ CLERK OF THE TOWN OF LEXINGTON, MASSACHUSETTS HEREBY CERTIFY THAT THE NOTICE OF APPROVAL OF THIS PLAN BY THE LEXINGTON PLANNING BOARD HAS BEEN RECEIVED AND RECORDED AT THE OFFICE AND NO NOTICE OF APPEAL WAS RECEIVED DURING TWENTY DAYS NEXT AFTER SUCH RECEIPT AND RECORDING OF SAID NOTICE.

TOWN CLERK — DATE

### TEMPORARY BENCHMARK CHART:

| T.B.M.# | DESCRIPTION | ELEVATION |
|---|---|---|
| 2 | SPIKE SET IN UTILITY POLE #27/12L, 2.0' A.G. | 189.81 |
| 3 | HIGH POINT OF A STONE BOUND W/ DRILL HOLE | 188.17 |

(SEE NOTE 6 ON SHEET 4 OF 10)

### REFERENCES:

- PLAN No. 723 OF 1949 *
- PLAN No. 828 OF 1973 *
- PLAN No. 1389 OF 1977 *
- LC PLAN 18397–E

*DENOTES DOCUMENTS RECORDED AT THE MIDDLESEX SOUTH REGISTRY OF DEEDS.

### RECORD OWNERS:

71 EAST STREET:
KEELER REALTY TRUST
PAUL R. KEELER III, TRUSTEE
11 EAST WALNUT STREET, UNIT 11
MILFORD, MA 01757
DEED 26635, PAGE 70*

79 EAST STREET:
PBK NOMINEE TRUST
PAUL R. KEELER III, TRUSTEE
11 EAST WALNUT STREET, UNIT 11
MILFORD, MA 01757
DEED 32087, PAGE 498*

### APPLICANT:

SHELDON CORP.
TODD CATALDO
121 MARRETT ROAD
LEXINGTON, MA 02421

DWG. No. 5322DEF–LANDS
XREF: 5322DEF–EPL
XREF: 5322DEF–SITE
XREF: 5322–REC

### REVISIONS

| NO. | DATE | DESCRIPTION | BY | CHK'D |
|---|---|---|---|---|
| 1 | 10/12/11 | PER PB MEMO (9/14/11) & TOWN ENGINEERING MEMO (9/20/11) | ACC | BWT |

MASSACHUSETTS GARY L. LARSON REGISTERED LANDSCAPE ARCHITECT NO. 526
10-12-11

LANDSCAPE/TREE INVENTORY PLAN
LOCATED IN
**LEXINGTON, MASSACHUSETTS**
(MIDDLESEX COUNTY)

PREPARED FOR
SHELDON CORP.

SCALE: 1"= 40' DATE: AUGUST 17, 2011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SHEET No. 5 OF 10 — PROJECT No. 5322

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