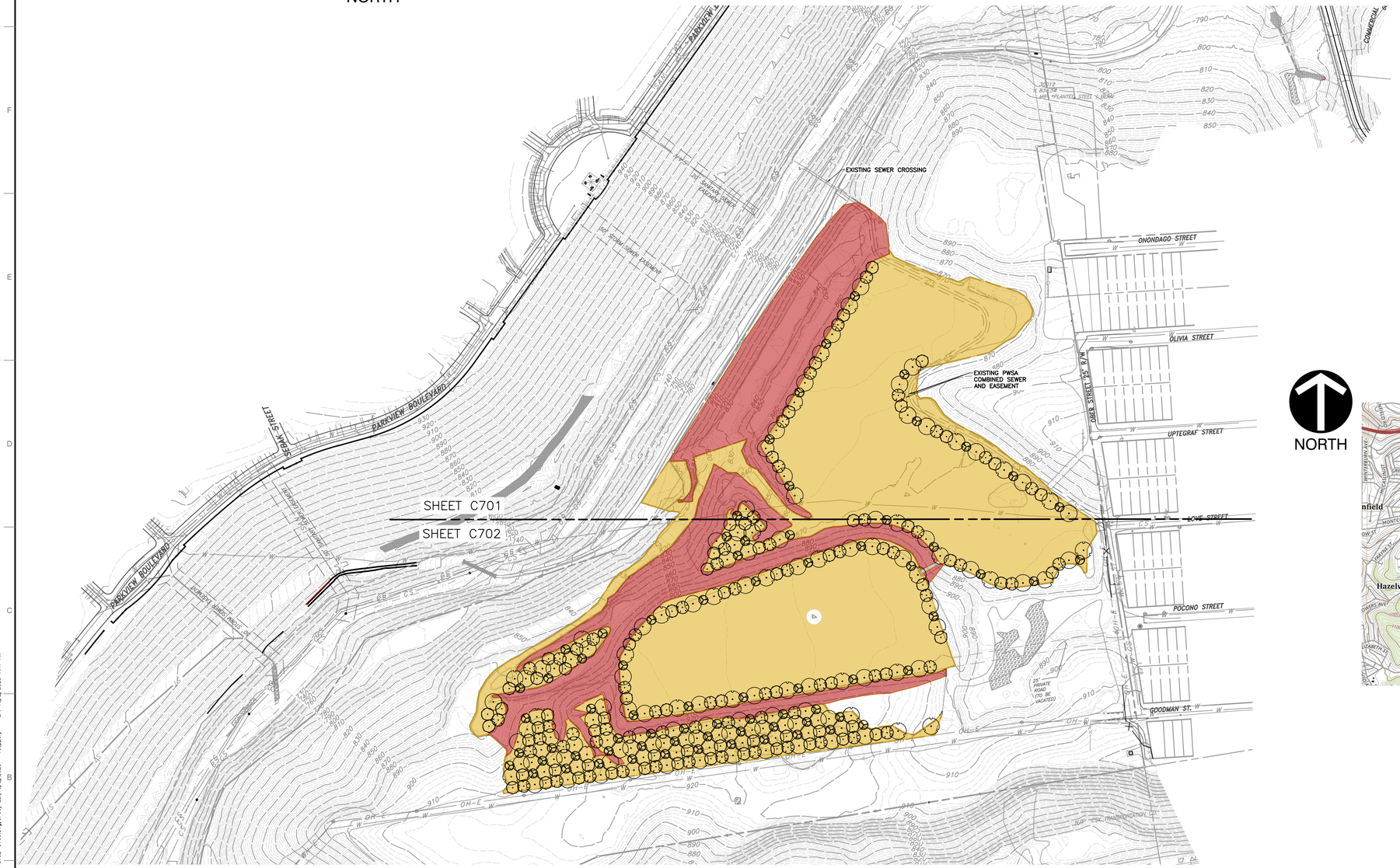
NORTH

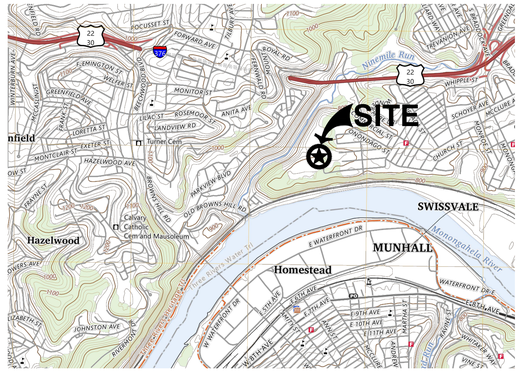


LEGEND

- EXISTING PROPERTY LINE
- EXISTING EASEMENT
- EXISTING RIGHT-OF-WAY
- EXISTING INDEX (MAJOR) CONTOUR
- EXISTING INTERMEDIATE (MINOR) CONTOUR
- EXISTING DRAINAGE DITCH
- EXISTING FENCE LINE
- EXISTING ROADWAY CENTERLINE
- EXISTING CURB
- EXISTING EDGE OF PAVEMENT
- EXISTING ASPHALT PAVEMENT
- EXISTING STRUCTURE
- ST — EXISTING STORM PIPE
- W — EXISTING WATER LINE
- SAN — EXISTING SANITARY SEWER LINE
- G — EXISTING GAS LINE
- EXISTING OVERHEAD WIRE
- E — EXISTING ELECTRIC LINE
- UG-E — EXISTING UNDERGROUND ELECTRIC LINE
- FO — EXISTING FIBER OPTIC LINE
- EXISTING STREAM
- EXISTING WETLAND
- EXISTING FLOODWAY
- EXISTING GUIDE RAIL
- APPROX. LIMIT OF REMEDIATION/CAPPING
- APPROX. LIMIT OF STEEP SLOPE AREAS

SCALE IN FEET
0 150 300

NORTH



VICINITY MAP

SCALE IN FEET
0 2000 4000

1. U.S.G.S. 7.5' TOPOGRAPHIC MAP, PITTSBURGH EAST QUADRANGLE, PA, DATED 2023.

ONE CALL SERIAL NO.: 2015XXXXX-XXX

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW REQUIRES 3 WORKING DAYS NOTICE FOR CONSTRUCTION PHASE AND 10 WORKING DAYS IN DESIGN STAGE—STOP CALL PENNSYLVANIA ONE CALL SYSTEM, INC.
1-800-242-1776

PENNSYLVANIA ACT 287 (1974) AS AMENDED BY ACT 50 (2017) REQUIRES NO LESS THAN 3 WORKING DAYS NOTICE NOR MORE THAN 10 WORKING DAYS NOTICE FROM EXCAVATORS WHO ARE ABOUT TO: DIG, DRILL, BLAST, AUGER, BORE, GRADE, TRENCH, OR DEMOLISH WHEN IN THE CONSTRUCTION PHASE, FOR LOCATION REQUESTS IN THE STATE OF PENNSYLVANIA, CALL TOLL FREE 1-800-242-1776. UNDERGROUND UTILITIES HAVE BEEN PLOTTED FROM PLANS AND MARKINGS COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES (O/ASCE 38-2, QUALITY LEVEL C). OTHER UNDERGROUND UTILITIES MAY EXIST WHICH ARE NOT SHOWN AS A RESULT OF INFORMATION NOT BEING PROVIDED BY THE UTILITY OWNER. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT OR CONTRACTOR IS ADVISED THAT EXCAVATION MAY BE NECESSARY. IN THE EVENT OF DAMAGE OR VIOLATION OF ACT 50, EXCAVATORS AND PROJECT OWNERS ARE REQUIRED TO FILE AN ALLEGED VIOLATION REPORT (AVR) WITHIN TEN (10) DAYS OF THE OCCURRENCE. DESIGNERS ARE REQUIRED TO FILE AN AVR WITHIN THREE (3) DAYS OF THE OCCURRENCE. FACILITY OWNERS ARE REQUIRED TO FILE AN AVR WITHIN THREE (3) DAYS OF THE OCCURRENCE OF ANY DAMAGE IN EXCESS OF $2,500 OR IF AN EXCAVATOR HAS DAMAGED THE FACILITY MORE THAN TWICE IN 6 MONTHS. REGARDLESS OF THE RESPONSIBLE PARTY, ALL STAKEHOLDERS ARE REQUIRED TO FILE AN AVR.

REFERENCE

1. EXISTING CONDITIONS DERIVED FROM SURVEY PROVIDED BY:
   - 1.1. RIG CONSULTING, INC. ON 11-12-2018 & 04-05-2019
   - 1.2. GAI CONSULTANTS ON 09-11-2018
   - 1.3. SURFACE SUPPLEMENTED BY PASDA 2020 LIDAR INFORMATION ON 09-18-2024
2. PROPERTY BOUNDARY LINES BASED ON FIELD SURVEY PERFORMED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. DATED 12-11-2023 AND 12-20-2023

PENNSYLVANIA LANDSCAPE ARCHITECTURAL REGISTRATION BOARD
dated 10/02/2025

REVISION RECORD

NO	DATE	DESCRIPTION
	03/07/2025	ISSUED FOR CONSTRUCTION
	04/15/2025	RP # 1 CONSTRUCTION PHASING UPDATE
1	08/05/2025	ESA CONTROL REMOVAL AND MODIFICATIONS - RESUME PER ACOE

Civil & Environmental Consultants, Inc.
700 Cherrington Parkway
Moon Township, PA 15108
Ph: 412.429.2324 · 800.365.2324
www.cecinc.com

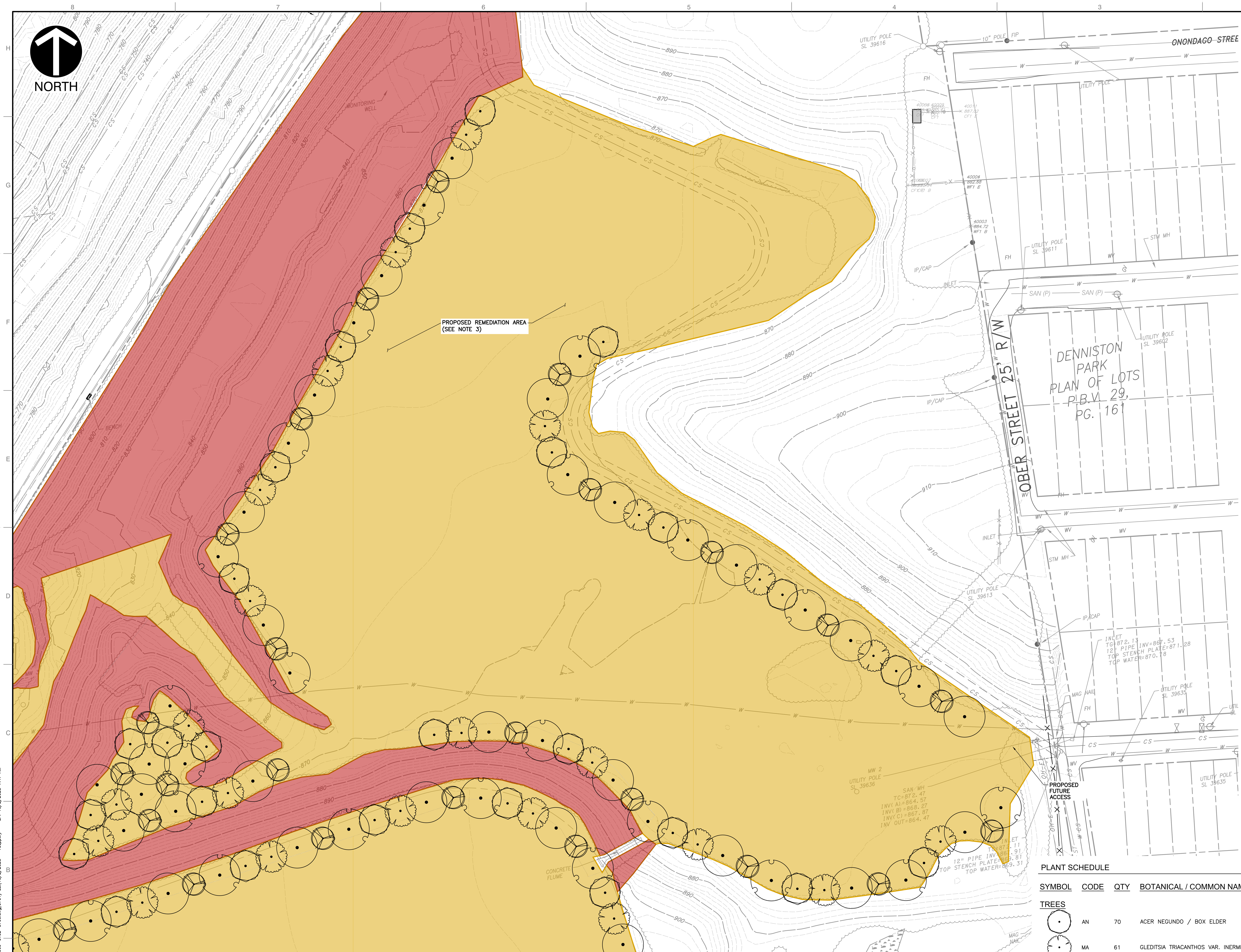
URBAN REDEVELOPMENT AUTHORITY
SUMMERSET AT FRICK PARK PHASE 3
CITY OF PITTSBURGH
ALLEGHENY COUNTY, PA

OVERALL LANDSCAPE PLAN

DATE:	OCTOBER 2025
DWG SCALE:	1" = 150'
PROJECT NO:	180-669
DRAWN BY:	RVD
CHECKED BY:	SEC
APPROVED BY:	RPC

DRAWING NO.:
C700

P:\2018\180-669\1-CADD\Dwg\Civil\180669-CV02-C700.dwg(C700) LS(10/2/2025 - rdapper) - LP: 10/2/2025 7:47 AM



LEGEND

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- EXISTING WETLAND
- EXISTING FLOODWAY
- EXISTING GUIDE RAIL
- APPROX. LIMIT OF REMEDIATION/CAPPING
- APPROX. LIMIT OF STEEP SLOPE AREAS

NOTES

1. CONTRACTOR SHALL PROTECT EXISTING OVERHEAD AND UNDERGROUND UTILITIES. COORDINATE WITH APPROPRIATE UTILITY COMPANIES.
2. LIMITS OF REMEDIATION/CAPPING AND STEEP SLOPE AREAS ARE APPROXIMATE. ACTUAL LIMITS SHALL BE FIELD VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.
3. CONTRACTOR SHALL LIMIT THE PLACEMENT OF MATERIAL REACHING FINAL GRADE AND REQUIRED TO BE STABILIZED TO 2 ACRES AT ANY GIVEN TIME. ONCE THIS AREA HAS BEEN STABILIZED, THE CONTRACTOR SHALL CONTINUE MATERIAL PLACEMENT OPERATIONS REACHING FINAL GRADE TO 2 ACRES AT A TIME.
4. CONTRACTOR SHALL PROVIDE SECURITY FENCING AND GATES AT ALL CONSTRUCTION ACCESS POINTS. ADDITIONAL SECURITY FENCING SHALL BE PROVIDED AS NECESSARY.

ONE CALL SERIAL NO.: 2015XXXXX-XXX

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW REQUIRES 3 WORKING DAYS NOTICE FOR CONSTRUCTION PHASE AND 10 WORKING DAYS IN DESIGN STAGE—STOP CALL PENNSYLVANIA ONE CALL SYSTEM, INC.
1—800—242—1776

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UNDERGROUND UTILITIES HAVE BEEN PLOTTED FROM PLANS AND MARKINGS COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES (CI/ASCE 38—2, QUALITY LEVEL C). OTHER UNDERGROUND UTILITIES MAY EXIST WHICH ARE NOT SHOWN AS A RESULT OF INFORMATION NOT BEING PROVIDED BY THE UTILITY OWNER. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT OR CONTRACTOR IS ADVISED THAT EXCAVATION MAY BE NECESSARY. IN THE EVENT OF DAMAGE OR VIOLATION OF ACT 50, EXCAVATORS AND PROJECT OWNERS ARE REQUIRED TO FILE AN ALLEGED VIOLATION REPORT (AVR) WITHIN TEN (10) DAYS OF THE OCCURRENCE. DESIGNERS ARE REQUIRED TO FILE AN AVR WITHIN THIRTY (30) DAYS OF THE OCCURRENCE. FACILITY OWNERS ARE REQUIRED TO FILE AN AVR WITHIN THIRTY (30) DAYS OF THE OCCURRENCE OF ANY DAMAGE IN EXCESS OF $2,500 OR IF AN EXCAVATOR HAS DAMAGED THE FACILITY MORE THAN TWICE IN 6 MONTHS. REGARDLESS OF THE RESPONSIBLE PARTY, ALL STAKEHOLDERS ARE REQUIRED TO FILE AN AVR.

PLANT SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER	CALIPER
TREES					
	AN	70	ACER NEGUNDO / BOX ELDER	B&B/CONT.	2.5" CAL.
	MA	61	GLEDITSIA TRIACANTHOS VAR. INERMIS / HONEYLOCUST	B&B/CONT.	2.5" CAL.
	PO	57	PLATANUS OCCIDENTALIS / AMERICAN SYCAMORE	B&B/CONT.	2.5" CAL.
	RP	72	ROBINIA PSEUDOACACIA / BLACK LOCUST	B&B/CONT.	2.5" CAL.
	UA	76	ULMUS AMERICANA / AMERICAN ELM	B&B/CONT.	2.5" CAL.

SCALE IN FEET
0 50 100

REFERENCE

1. EXISTING CONDITIONS DERIVED FROM SURVEY PROVIDED BY:
   - 1.1. RIG CONSULTING, INC. ON 11-12-2018 & 04-05-2019
   - 1.2. GAI CONSULTANTS ON 09-11-2018
   - 1.3. SURFACE SUPPLEMENTED BY PASDA 2020 LIDAR INFORMATION ON 09-18-2024
2. PROPERTY BOUNDARY LINES BASED ON FIELD SURVEY PERFORMED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. DATED 12-11-2023 AND 12-20-2023

dated 10/02/2025

REVISION RECORD

NO	DATE	DESCRIPTION
	03/07/2025	ISSUED FOR CONSTRUCTION
	04/15/2025	RFI #1 CONSTRUCTION PHASING UPDATE
2	06/03/2025	E&S CONTROL REMOVAL AND MODIFICATIONS - REDLINE PER ACCD

Civil & Environmental Consultants, Inc.
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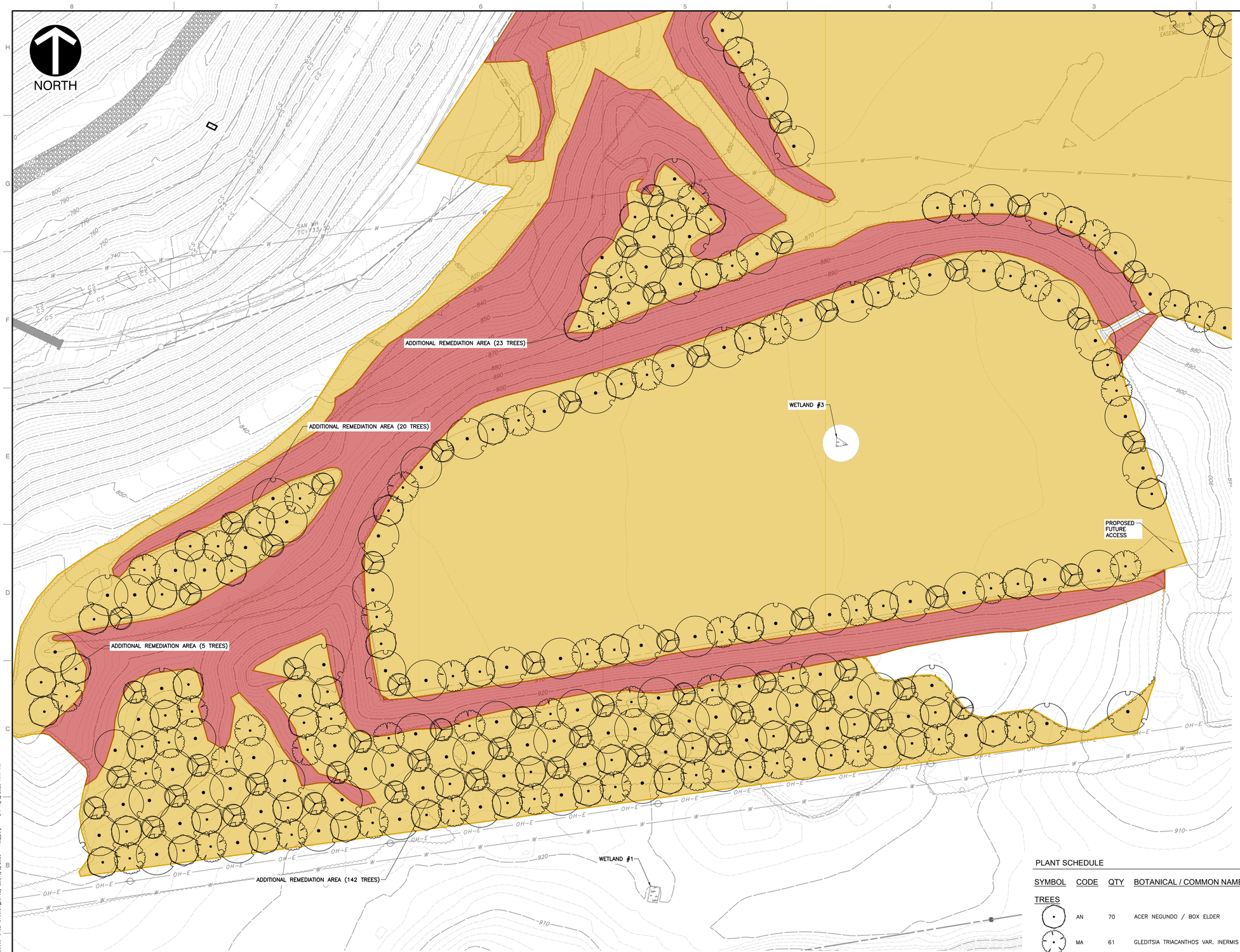
Moon Township, PA 15108
Ph: 412.429.2324 · 800.365.2324
www.cecinc.com

URBAN REDEVELOPMENT AUTHORITY
SUMMERSET AT FRICK PARK PHASE 3
CITY OF PITTSBURGH
ALLEGHENY COUNTY, PA

LANDSCAPE PLAN

DATE:	OCTOBER 2025	DRAWN BY:	RVD
DWG SCALE:	1"=50'	CHECKED BY:	SEC
PROJECT NO:	180-669		
APPROVED BY:			RPC

DRAWING NO.: **C701**



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NOTES

1. CONTRACTOR SHALL PROTECT EXISTING OVERHEAD AND UNDERGROUND UTILITIES. COORDINATE WITH APPROPRIATE UTILITY COMPANIES.
2. LIMITS OF REMEDIATION/CAPPING AND STEEP SLOPE AREAS ARE APPROXIMATE. ACTUAL LIMITS SHALL BE FIELD VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.
3. CONTRACTOR SHALL PROVIDE A TEMPORARY STABILIZATION ROUTE FOR ACCESS FROM THE END OF THE ROCK CONSTRUCTION ENTRANCE INTO THE SITE. THIS ACCESS MAY BE REQUIRED TO BE ADJUSTED AS THE PROJECT PROGRESSES.
4. CONTRACTOR SHALL LIMIT THE PLACEMENT OF MATERIAL REACHING FINAL GRADE AND REQUIRED TO BE STABILIZED TO 2 ACRES AT ANY GIVEN TIME. ONCE THIS AREA HAS BEEN STABILIZED, THE CONTRACTOR SHALL CONTINUE MATERIAL PLACEMENT OPERATIONS REACHING FINAL GRADE TO 2 ACRES AT A TIME.
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ONE CALL SERIAL NO.: 2015XXXXX-XXX

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PLANT SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER	CALIPER
TREES					
	AN	70	ACER NEGUNDO / BOX ELDER	B&B/CONT.	2.5" CAL.
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REFERENCE

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   - 1.1. RIG CONSULTING, INC. ON 11–12–2018 & 04–05–2019
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   - 1.3. SURFACE SUPPLEMENTED BY PASDA 2020 LIDAR INFORMATION ON 09–18–2024
2. PROPERTY BOUNDARY LINES BASED ON FIELD SURVEY PERFORMED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. DATED 12–11–2023 AND 12–20–2023

SCALE IN FEET
0 50 100

dated 10/02/2025

REVISION RECORD		
NO	DATE	DESCRIPTION
	03/07/2025	ISSUED FOR CONSTRUCTION
	04/15/2025	RFI #1 CONSTRUCTION PHASING UPDATE
1	08/05/2025	ESA CONTROL REMOVAL AND MODIFICATIONS - RESUME PRE-ACCD

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Civil & Environmental Consultants, Inc.

URBAN REDEVELOPMENT AUTHORITY
SUMMERSET AT FRICK PARK PHASE 3
CITY OF PITTSBURGH
ALLEGHENY COUNTY, PA

LANDSCAPE PLAN

DATE:	OCTOBER 2025
DRAWN BY:	RVD
CHECKED BY:	SEC
DWG SCALE:	1"=50'
PROJECT NO:	180-669
APPROVED BY:	RPC

DRAWING NO.:
C702

PLANTING NOTES

1. THE QUANTITIES INDICATED ON THE PLANT MATERIALS SCHEDULE ARE PROVIDED FOR THE BENEFIT OF THE LANDSCAPE CONTRACTOR BUT SHOULD NOT BE ASSUMED TO BE CORRECT. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE QUANTITIES INDICATED. ANY DISCREPANCIES NOTED SHALL BE BROUGHT TO THE ATTENTION OF THE OWNERS REPRESENTATIVE PRIOR TO INSTALLATION. IN THE EVENT OF A DISCREPANCY, THE DRAWINGS SHALL GOVERN.

2. NO SUBSTITUTIONS AS TO SIZE, TYPE, SPACING, QUANTITY OR QUALITY OF PLANT MATERIAL SHALL BE MADE WITHOUT THE WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT. CHANGES IN PLANT MATERIAL MAY REQUIRE RE–APPROVAL BY LOCAL AUTHORITIES. CONTRACTOR IS NOT TO SEEK RE–APPROVAL WITHOUT EXPRESS WRITTEN CONSENT OF THE LANDSCAPE ARCHITECT.

3. ALL PLANTS MUST BE NURSERY GROWN, HEALTHY, VIGOROUS, AND FREE FROM ALL PESTS AND DISEASE, BALL AND BURLAP (B&B) OR CONTAINER GROWN AS SPECIFIED IN THE MATERIALS SCHEDULE. ALL PLANT SHALL CONFORM TO THE AMERICAN STANDARD FOR NURSERY STOCK ANSI Z–60, LATEST EDITION FOR SIZE AND QUALITY.

4. ALL TREES MUST BE STRAIGHT TRUNKED, FULL HEADED, AND MEET THE MINIMUM REQUIREMENTS. TREES WITH A "Y" SHAPE ARE NOT ACCEPTABLE. REFER TO THE WRITTEN SPECIFICATIONS.

5. ALL PLANTS ARE SUBJECT TO REVIEW AND APPROVAL BY THE LANDSCAPE ARCHITECT AND OR OWNERS REPRESENTATIVE AT ANY TIME PRIOR TO FINAL ACCEPTANCE.

6. ALL TREES 2–INCH CALIPER AND LARGER SHALL BE STAKED AND GUYED AS SPECIFIED. STAKE AND GUYED MATERIALS SHALL BE REMOVED BY THE LANDSCAPE CONTRACTOR 12 MONTHS AFTER FINAL ACCEPTANCE.

7. THE DIMENSIONS FOR HEIGHT, SPREAD, AND CALIPER AS SPECIFIED IN THE PLANT MATERIALS SCHEDULE ARE THE MINIMUM DESIRED FOR EACH PLANT. EACH PLANT SHALL BE UNIFORM AND CONSISTENT AS IT PERTAINS TO THE SPECIFICATIONS AND THE INDIVIDUAL SPECIES. ANY PLANT MATERIAL WHICH FAILS THESES SPECIFICATIONS WILL BE REJECTED. THE CONTRACTOR SHALL PROVIDE ACCEPTABLE MATERIAL AT NO ADDITIONAL COST TO THE OWNER. CALIPER SIZE IS NOT TO BE REDUCED. TREES THAT FAIL MINIMUM CALIPER SIZE AS MEASURED IN THE FIELD WILL BE REJECTED AND REPLACEMENTS SHALL BE MADE BY THE CONTRACTOR AT NO ADDITIONAL COST. CALIPER MEASUREMENTS SHALL BE MADE IN ACCORDANCE WITH ANSI STANDARDS.

8. PRIOR TO COMMENCEMENT OF INSTALLATION, THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL EXISTING UTILITIES AND SHALL AVOID DAMAGING UTILITIES DURING INSTALLATION. ANY UTILITIES DAMAGED DURING INSTALLATION SHALL BE REPAIRED BY THE LANDSCAPE CONTRACTOR TO THE SATISFACTION OF THE APPROPRIATE UTILITY COMPANY. ALL REPAIRS SHALL BE AT NO COST TO THE OWNER. NO TREES SHALL BE PLANTED WITHIN 10' OF SITE UTILITY LINES. FIELD ADJUST AS NECESSARY AFTER LANDSCAPE ARCHITECT'S APPROVAL.

9. THE LANDSCAPE CONTRACTOR SHALL FIELD STAKE ALL PLANT LOCATIONS PRIOR TO INSTALLATION. THE LANDSCAPE ARCHITECT SHALL APPROVE ALL STAKED LOCATIONS PRIOR TO INSTALLATION. PLANTS INSTALLED PRIOR TO APPROVAL BY THE LANDSCAPE ARCHITECT ARE SUBJECT TO REJECTION AND/ OR REPLACEMENT AT NO ADDITIONAL COST TO THE OWNER.

10. PRE–EMERGENT HERBICIDES, TREFLAN OR EPTAM, SHALL BE APPLIED TO ALL PLANTING AREAS. APPLY AT MANUFACTURERS RECOMMENDATIONS. HERBICIDES SHALL BE INCORPORATED INTO THE SOIL MIXES.

11. APPLY ROOT STIMULATOR, CONTAINING MICRORHIZZA, TO ALL PLANTS PRIOR TO BACK FILLING. APPLY AT MANUFACTURER'S RECOMMENDATIONS. CONTRACTOR TO SUBMIT SAMPLES OF ROOT STIMULATOR TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO USE.

12. SEEDING: EVENLY APPLY THE TEMPORARY/PERMANENT SEED MIXTURES USING HYDROSEEDING, BROADCAST, OR DRILL SEEDING METHODS THAT PLANT SEED LESS THAN ¼–INCH BELOW THE GROUND SURFACE: APPLY LEGUME SEED INOCULANTS SPECIFICALLY MADE FOR THE LEGUME SEED TYPE BEING APPLIED AT FIVE TIMES THE MANUFACTURER'S RECOMMENDED RATE. USE NO SEED OR INOCULANT THAT HAS BEEN IMPROPERLY STORED, EXPIRED, OR SEED OLDER THAN 9 MONTHS FROM THE SEED TEST DATE. IF HYDROSEEDING METHODS ARE USED SEED, INOCULANTS, FERTILIZERS, AND POLYMER TACKIFIER/SOIL STABILIZER (BELOW) MAY BE APPLIED IN ONE APPLICATION, PROVIDED THAT SEED AND INOCULANTS ARE NOT HELD IN A SLURRY WITH FERTILIZERS FOR MORE THAN ONE HOUR.

13. ALL DISTURBED AREAS THAT DO NOT RECEIVE MULCH OR OTHER SPECIFIED IMPROVEMENTS ARE TO BE FINE GRADED TO TRANSITION SMOOTHLY INTO ADJACENT GRADES AND RECEIVE THE FOLLOWING PERMANENT SEED MIX IF NO OTHER PERMANENT SEED MIX IS PROVIDED. PERMANENT SEED MIX SHALL MATCH THE EXISTING LAWN TYPE AND CONSIST OF A MINIMUM 4 NAMED VARIETIES OF EACH SEED TYPE. SUBMIT THE SEED MIX TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO SEEDING.

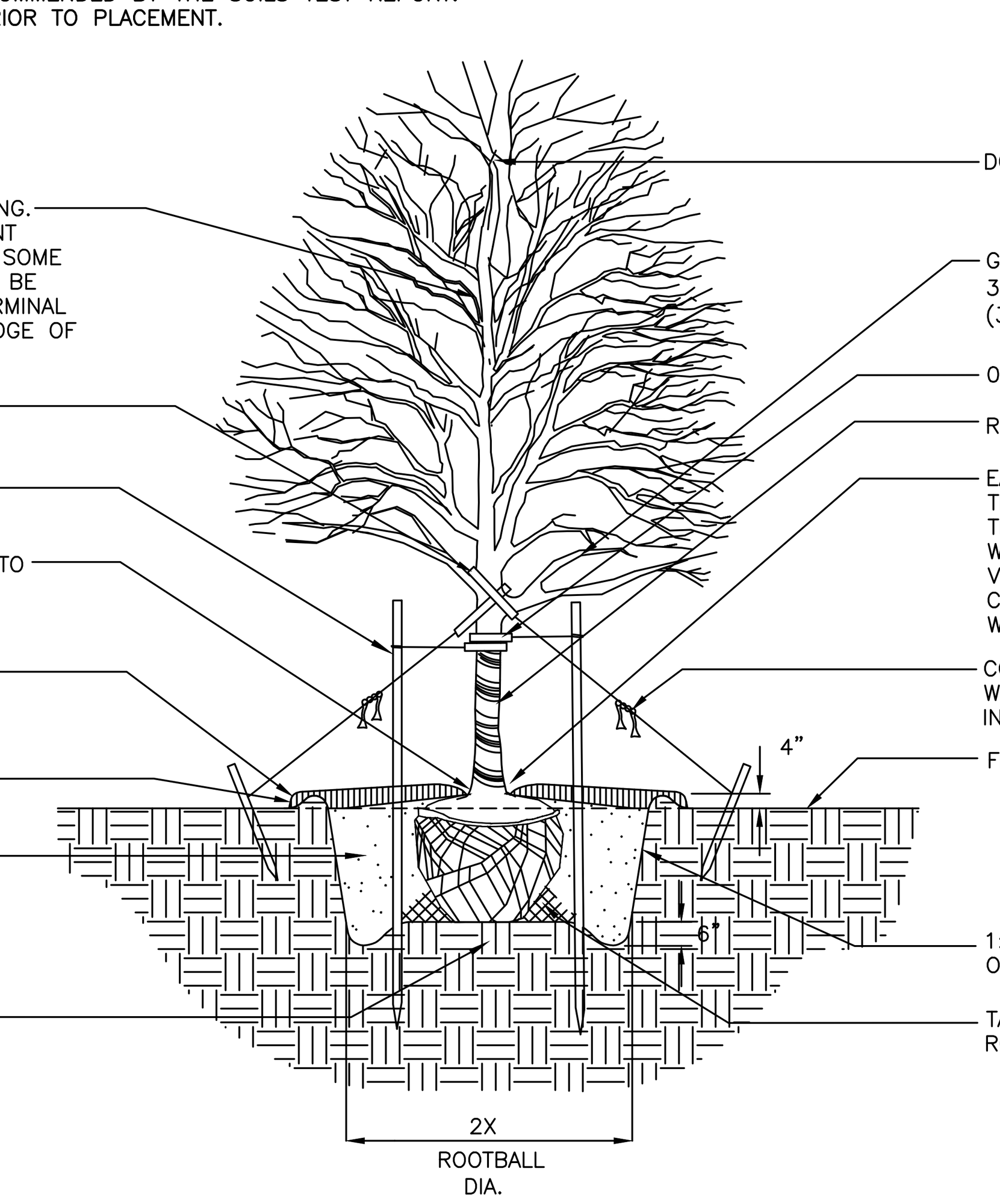
14. THE LANDSCAPE CONTRACTOR SHALL COMPLETELY GUARANTEE ALL PLANTINGS FOR A PERIOD OF ONE (1) YEAR BEGINNING UPON THE WRITTEN DATE OF SUBSTANTIAL COMPLETION OF THE PROJECT. ANY PLANTS SUBJECT TO REPLACEMENT SHALL BE MADE AT THE END OF THE WARRANTY PERIOD OR AT TIME AS DETERMINED BY THE OWNERS REPRESENTATIVE. ALL PLANTS MUST BE ALIVE AND HEALTHY FOR REVIEW AND APPROVAL BY LOCAL AUTHORITIES AS APPROPRIATE FOR OCCUPANCY PERMIT.

15. THE LANDSCAPE CONTRACTOR SHALL UTILIZE ON–SITE TOPSOIL AS AVAILABLE FROM THE CONTRACTOR (SEE NOTE 18). ALL IMPORTED TOPSOIL SHALL BE APPROVED BY THE OWNERS REPRESENTATIVE PRIOR TO PLACEMENT.

16. EXISTING GRASS TO BE REMOVED, IF PRESENT, AND TOPSOIL TO BE SPREAD SMOOTH AND HAND–RAKED TO REMOVE ALL ROCKS AND DEBRIS LARGER THAT 1 INCH IN DIAMETER PRIOR TO LAYING SOD OR SEEDING.

17. ALL TREE, SHRUB AND GROUND COVER BEDS (EXISTING AND NEW) TO BE MULCHED WITH A MINIMUM OF 3 INCHES OF AGED, SHREDDED HARDWOOD BARK, SUBMIT SAMPLE TO LANDSCAPE ARCHITECT FOR APPROVAL. ALL PLANTING AREAS MUST BE COMPLETELY MULCHED. ALL INDIVIDUALLY PLANTED TREES ARE TO RECEIVE A MULCH RING TO A DEPTH OF 3 INCHES MINIMUM. SEE TREE PLANTING DETAIL

18. DUE TO EXISTING CONTAMINATED SITE CONDITIONS, THE TYPICAL PLANTING AREA SOIL BACKFILL MIX MUST CONSIST OF THE FOLLOWING:
    1/3 SITE SOIL (SEE NOTE 15)
    2/3 SOIL AMENDMENTS (BY VOLUME AS FOLLOWS)
        2 PARTS HUMUS AND OR PEAT
        1 PART COARSE RIVER SAND
        1 PART STERILIZED COMPOSTED COW MANURE OR MUSHROOM COMPOST
    COMMERCIAL FERTILIZER AND LIME AS RECOMMENDED BY THE SOILS TEST REPORT.
    COMPLETELY BLEND BACKFILL SOIL MIX PRIOR TO PLACEMENT.



NOTES:
1. PROVIDE POSITIVE DRAINAGE UNDER ALL CIRCUMSTANCES. DRAINAGE SHOULD BE FROM CENTER OF ROOT BALL TO PERIMETER OF ROOT BALL. DO NOT ALLOW PONDING OF WATER UNDER ROOTBALL.
2. REMOVE TOP HALF OF WIRE BASKET AFTER PLACING ROOTBALL IN PLANT PIT.
3. REMOVE ROPE TIES & TOP 1/3 OF BURLAP FROM ROOT BALL AFTER PLANTING.
4. POLYPROPYLENE STRAPS MAY BE SUBSTITUTED IN LIEU OF WIRES, ARBORTIE OR EQUIVALENT.
5. SEE PLANTING SCHEDULE AND PLANTING NOTES FOR ADDITIONAL INFORMATION/REQUIREMENTS.

DECIDUOUS TREE PLANTING DETAIL

N.T.S.

REFERENCE

1. EXISTING CONDITIONS DERIVED FROM SURVEY PROVIDED BY:
   1.1. RIG CONSULTING, INC. ON 11–12–2018 & 04–05–2019
   1.2. GAI CONSULTANTS ON 09–11–2018
   1.3. SURFACE SUPPLEMENTED BY PASDA 2020 LIDAR INFORMATION ON 09–18–2024

2. PROPERTY BOUNDARY LINES BASED ON FIELD SURVEY PERFORMED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. DATED 12–11–2023 AND 12–20–2023

Table 1. Summerset at Frick Park Phase 3 - Tree Survey (CEC#180-669)

Scientific Name	Common Name	Diameter Breast Height (DBH; inches)[1]	Trees 12" DBH and Greater (to be removed and replaced)	Invasive Rank[2]	Coordinates: Latitude	Coordinates: Longitude	Notes[3]
Ulmus americana	American elm	6.5			40.420328	-79.907309	naturally occuring
Acer negundo	Boxelder	12	X		40.419716	-79.907371	naturally occuring
Ulmus americana	American elm	7			40.419731	-79.907292	naturally occuring
Ulmus americana	American elm	6.5			40.419788	-79.907304	naturally occuring
Ailanthus altissima	Tree-of-heaven	8			40.419819	-79.907268	naturally occuring
Ailanthus altissima	Tree-of-heaven	10			40.419926	-79.907249	naturally occuring
Ailanthus altissima	Tree-of-heaven	11			40.419949	-79.907251	naturally occuring
Ailanthus altissima	Tree-of-heaven	10		3	40.419956	-79.907258	naturally occuring
Maclura pomifera	Osage orange	8			40.419879	-79.9071	naturally occuring
Maclura pomifera	Osage orange	9			40.419894	-79.907052	naturally occuring
Robinia pseudoacacia	Black locust	16	X	1	40.419776	-79.907061	naturally occuring
Morus alba	White mulberry	6		1	40.419754	-79.907064	naturally occuring
Robinia pseudoacacia	Black locust	20	X		40.419729	-79.907107	naturally occuring
Robinia pseudoacacia	Black locust	11			40.419743	-79.907107	naturally occuring
Robinia pseudoacacia	Black locust	7			40.419725	-79.907131	naturally occuring
Acer negundo	Boxelder	6.5		3	40.419804	-79.906928	naturally occuring
Morus alba	White mulberry	9			40.420174	-79.907185	naturally occuring
Prunus virginiana	Choke cherry	10			40.420303	-79.907456	naturally occuring
Robinia pseudoacacia	Black locust	7			40.42031	-79.907677	naturally occuring
Ailanthus altissima	Tree-of-heaven	6		1	40.420319	-79.907666	naturally occuring
Ailanthus altissima	Tree-of-heaven	9.5		1	40.420298	-79.90771	naturally occuring
Ailanthus altissima	Tree-of-heaven	11		1	40.420418	-79.907588	naturally occuring
Robinia pseudoacacia	Black locust	7		1	40.420752	-79.908416	naturally occuring
Robinia pseudoacacia	Black locust	7			40.420741	-79.908407	naturally occuring
Ulmus pumila	Siberian elm	6			40.421487	-79.908044	naturally occuring
Ulmus pumila	Siberian elm	10			40.421224	-79.908809	naturally occuring
Ulmus pumila	Siberian elm	7		3	40.421254	-79.909035	naturally occuring
Ulmus pumila	Siberian elm	12	X		40.421037	-79.908949	naturally occuring
Ulmus pumila	Siberian elm	7			40.421113	-79.909351	naturally occuring
Ailanthus altissima	Tree-of-heaven	8			40.421062	-79.909471	naturally occuring
Ailanthus altissima	Tree-of-heaven	6			40.420913	-79.909309	naturally occuring
Ailanthus altissima	Tree-of-heaven	6		3	40.420726	-79.909526	naturally occuring
Ulmus pumila	Siberian elm	10			40.420356	-79.909602	naturally occuring
Ulmus pumila	Siberian elm	15	X		40.419865	-79.90795	naturally occuring
Ulmus americana	American elm	8		1	40.419537	-79.908446	naturally occuring
Ulmus americana	American elm	6.5		1	40.4197	-79.908549	naturally occuring
Morus alba	White mulberry	11		1	40.41963	-79.90854	naturally occuring
Prunus virginiana	Choke cherry	9.5			40.419942	-79.90878	naturally occuring
Ailanthus altissima	Tree-of-heaven	9			40.419843	-79.90894	naturally occuring
Ailanthus altissima	Tree-of-heaven	8		Watch	40.419827	-79.909008	naturally occuring
Ailanthus altissima	Tree-of-heaven	7			40.419831	-79.909021	naturally occuring
Ailanthus altissima	Tree-of-heaven	6		Watch	40.419806	-79.909007	naturally occuring
Ailanthus altissima	Tree-of-heaven	8		Watch	40.419798	-79.909033	naturally occuring
Ailanthus altissima	Tree-of-heaven	6		Watch	40.419802	-79.909036	naturally occuring
Ailanthus altissima	Tree-of-heaven	9		Watch	40.419806	-79.909031	naturally occuring
Platanus occidentalis	American sycamore	36	X	1	40.419729	-79.909321	Multi trunked, naturally occuring
Ailanthus altissima	Tree-of-heaven	8		1	40.419683	-79.909916	naturally occuring
Prunus serotina	Black cherry	8		1	40.418774	-79.910894	naturally occuring
Ulmus pumila	Siberian elm	12	X	Watch	40.419197	-79.910448	naturally occuring
Ulmus pumila	Siberian elm	13	X	Watch	40.419252	-79.910508	naturally occuring
Ulmus americana	American elm	7			40.419426	-79.910328	naturally occuring
Ulmus pumila	Siberian elm	7			40.419416	-79.910392	naturally occuring
Ailanthus altissima	Tree-of-heaven	6		3	40.419403	-79.909933	naturally occuring
Ulmus americana	American elm	6			40.4195	-79.909723	naturally occuring
Ailanthus altissima	Tree-of-heaven	7		1	40.419673	-79.909286	naturally occuring
Ailanthus altissima	Tree-of-heaven	13	X	1	40.419346	-79.909223	Multi-trunked, naturally occuring
Robinia pseudoacacia	Black locust	9		1	40.4201	-79.911014	naturally occuring
Robinia pseudoacacia	Black locust	7		1	40.420096	-79.910998	naturally occuring
Ailanthus altissima	Tree-of-heaven	7		1	40.42009	-79.910962	naturally occuring
Ulmus americana	American elm	7		1	40.420107	-79.910892	naturally occuring
Robinia pseudoacacia	Black locust	6		1	40.420118	-79.910785	naturally occuring
Betula lenta	Sweet birch	7.5			40.420033	-79.91092	naturally occuring
Robinia pseudoacacia	Black locust	7		1	40.420178	-79.910904	naturally occuring
Robinia pseudoacacia	Black locust	6			40.420178	-79.910944	naturally occuring
Robinia pseudoacacia	Black locust	10		Watch	40.420216	-79.910797	naturally occuring
Populus grandidentata	Big tooth aspen	7.5		Watch	40.420721	-79.910703	naturally occuring
Populus grandidentata	Big tooth aspen	6			40.42077	-79.910654	naturally occuring
Populus grandidentata	Big tooth aspen	7.5		Watch	40.420878	-79.910583	naturally occuring
Populus grandidentata	Big tooth aspen	8		1	40.421268	-79.910273	naturally occuring
Acer platanoides	Norway maple	7			40.421355	-79.910199	naturally occuring
Platanus occidentalis	American sycamore	15	X		40.424262	-79.905869	naturally occuring
Salix nigra	Black willow	9			40.424285	-79.905833	naturally occuring

[1]Collected using a diameter forestry tape. Trees with a minimum of 12-inches DBH were recorded. (City of Pittsburgh 915.02.D). Trees were measured on August 8 & 9, 2024.

[2]DCNR defines invasive plants as those species that are not native to the state, grow aggressively, and spread and displace native vegetation. Invasive plant species have been ranked in terms of the

[3]Landscape trees are considered trees that were planted in, or around, established structures or buffer yard. Naturally occurring trees are considered trees that are within a naturalized forest community.

ONE CALL SERIAL NO.: 2015XXXXX-XXX

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW REQUIRES 3 WORKING DAYS NOTICE FOR CONSTRUCTION PHASE AND 10 WORKING DAYS IN DESIGN STAGE–STOP CALL PENNSYLVANIA ONE CALL SYSTEM, INC.
1–800–242–1776

PENNSYLVANIA ACT 287 (1974) AS AMENDED BY ACT 50 (2017) REQUIRES NO LESS THAN 3 WORKING DAYS NOTICE NOR MORE THAN 10 WORKING DAYS NOTICE FROM EXCAVATORS WHO ARE ABOUT TO: DIG, DRILL, BLAST, AUGER, BORE, GRADE, TRENCH, OR DEMOLISH WHEN IN THE CONSTRUCTION PHASE. FOR LOCATION REQUESTS IN THE STATE OF PENNSYLVANIA, CALL TOLL FREE 1–800–242–1776.
UNDERGROUND UTILITIES HAVE BEEN PLOTTED FROM PLANS AND MARKINGS COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES (CI/ASCE 38–2, QUALITY LEVEL C). OTHER UNDERGROUND UTILITIES MAY EXIST WHICH ARE NOT SHOWN AS A RESULT OF INFORMATION NOT BEING PROVIDED BY THE UTILITY OWNER. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT OR CONTRACTOR IS ADVISED THAT EXCAVATION MAY BE NECESSARY. IN THE EVENT OF DAMAGE OR VIOLATION OF ACT 50, EXCAVATORS AND PROJECT OWNERS ARE REQUIRED TO FILE AN ALLEGED VIOLATION REPORT (AVR) WITHIN TEN (10) DAYS OF THE OCCURRENCE. DESIGNERS ARE REQUIRED TO FILE AN AVR WITHIN THIRTY (30) DAYS OF THE OCCURRENCE. FACILITY OWNERS ARE REQUIRED TO FILE AN AVR WITHIN THIRTY (30) DAYS OF THE OCCURRENCE OF ANY DAMAGE IN EXCESS OF $2,500 OR IF AN EXCAVATOR HAS DAMAGED THE FACILITY MORE THAN TWICE IN 6 MONTHS. REGARDLESS OF THE RESPONSIBLE PARTY, ALL STAKEHOLDERS ARE REQUIRED TO FILE AN AVR.

dated 10/02/2025

REVISION RECORD

NO	DATE	DESCRIPTION
	03/07/2025	ISSUED FOR CONSTRUCTION
	04/15/2025	RFI #1 CONSTRUCTION PHASING UPDATE
2	06/03/2025	E&S CONTROL REMOVAL AND MODIFICATIONS - REDLINE PER ACCD

Civil & Environmental Consultants, Inc.
700 Cherrington Parkway
Moon Township, PA 15108
Ph: 412.429.2324 · 800.365.2324
www.cecinc.com

URBAN REDEVELOPMENT AUTHORITY
SUMMERSET AT FRICK PARK PHASE 3
CITY OF PITTSBURGH
ALLEGHENY COUNTY, PA

LANDSCAPE DETAILS

DATE:	OCTOBER 2025	DRAWN BY:	RVD
DWG SCALE:	AS SHOWN	CHECKED BY:	SEC
PROJECT NO:	180-669		
APPROVED BY:	RPC		

DRAWING NO.: **C703**