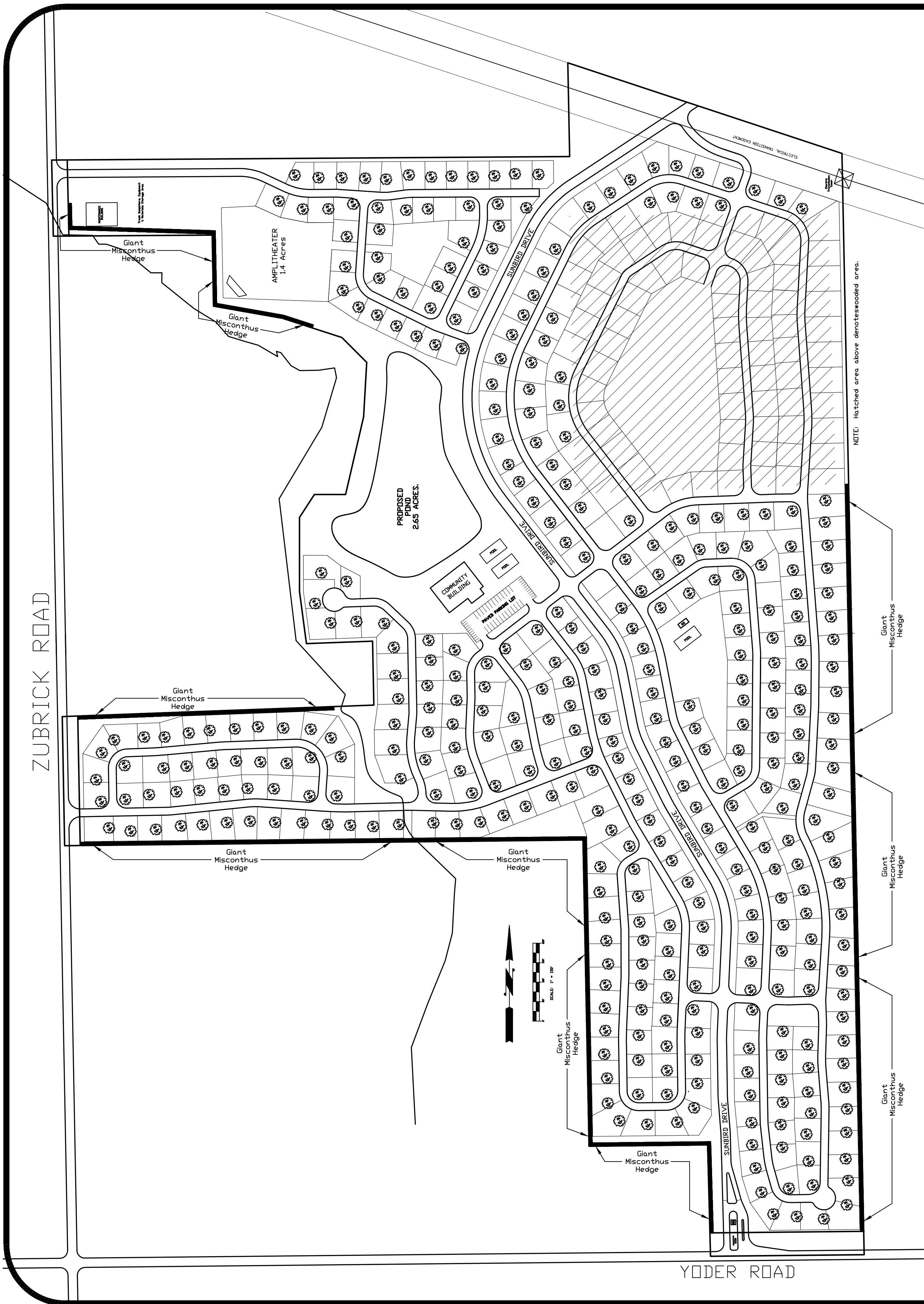
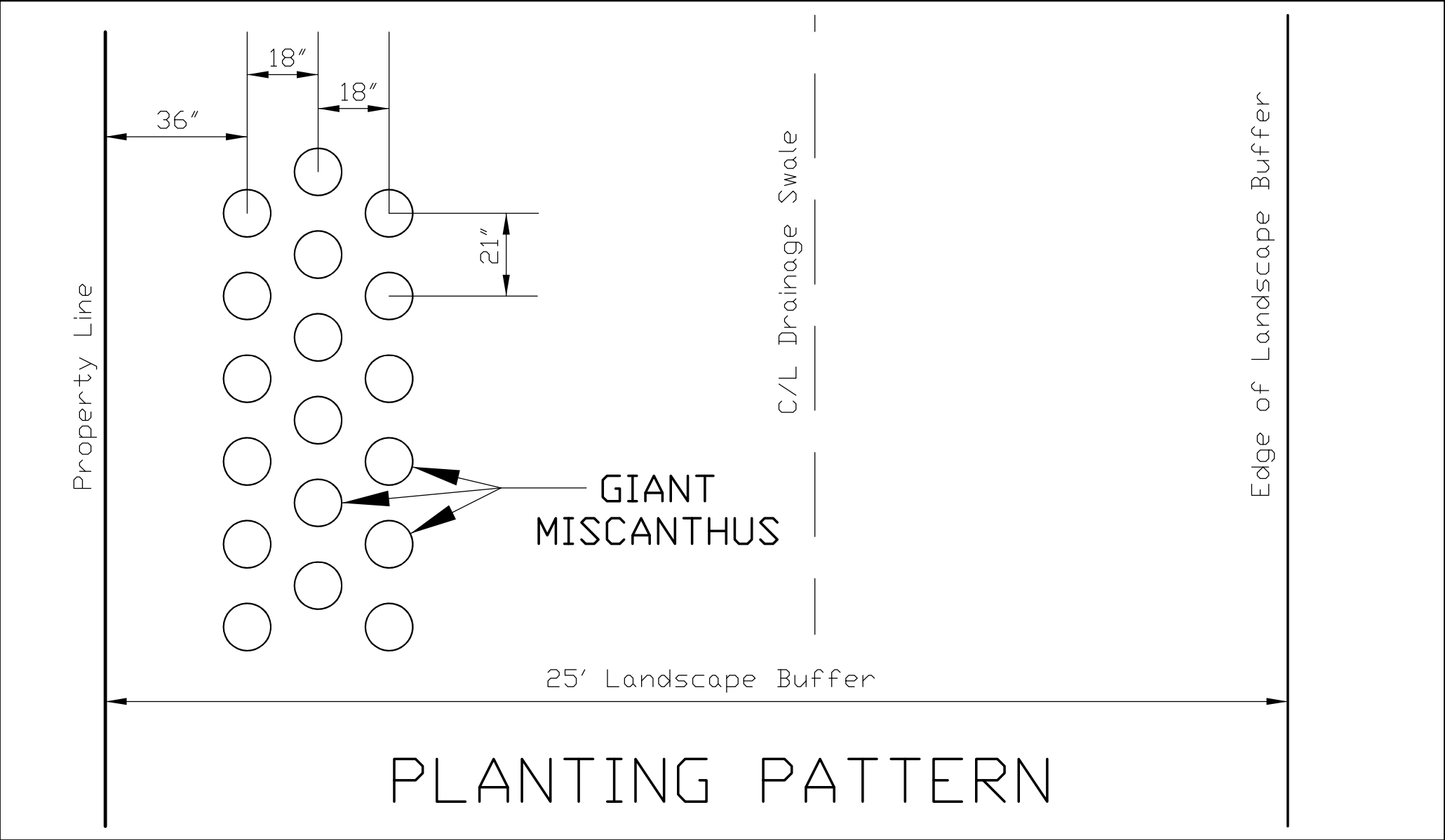




The above drawing shows the limits of the proposed boundary buffer. The plants that have been chosen are Giant Miscanthus, a bamboo-like plant. They are a fast growing grass that rapidly reaches a mature height of ten to fifteen feet. Three rows of the Miacantus will be planted with eighteen-inch spacing. The plants within the rows will have a spacing of between 18 and 24 inches. The rows will be staggered to provide a tight screen.

These plants were chosen to address neighbor concerns about how long a time the buffer would take to be an effective visual screen. Giant Miscanthus has a lifespan of between fifteen and thirty years. They will be positioned in the first eight feet from the boundary. The perimeter landscape buffer is twenty-five feet in width, providing space for more natural foliage to grow and enhance the boundary. The Giant Miscanthus grows from rhizomes that must be planted. A sterile variety will be chosen to prevent the spread of the plants to other areas.

A diverse variety of native shade trees (White Oak, Hickory, Sugar Maple, Beech, Red Oak, Basswood and Walnut) will be planted, one on each campsite. Additional internal landscaping is anticipated as detailed Sunbirds plans are completed.



Giant Miscanthus for Screening

Giant Miscanthus (*Miscanthus x giganteus*) is a sterile, perennial grass native to Asia that grows 10-15 feet tall, producing dense, bamboo-like stalks ideal for long-term wildlife screening, deer stands, and property privacy.

Why It's Great for Screening

- Tall, dense foliage creates a natural barrier for concealment, blocking views and hiding access points. www.giantmiscanthus.com v1.
- Perennial growth means it returns year after year, offering a permanent screen without annual replanting. www.giantmiscanthus.com.
- Wildlife benefits: Provides bedding and thermal cover for deer, birds, and small mammals. www.giantmiscanthus.com.
- Low maintenance once established: resistant to pests and diseases. www.giantmiscanthus.com.
- Soil stabilization: Extensive root system helps prevent erosion. plantgiant.com.

Planting & Establishment

- Propagation: Grown from live rhizomes (pieces of root), not seed. Over & Over Hauling v1.
- Depth & spacing: Plant rhizomes 3-5 inches deep, 18 inches apart in rows 18-24 inches apart. See & Over Hauling v1.
- Rows: For best screening, plant 3-5 rows to create a solid hedge. Over & Over Hauling v1.
- Site prep: Full sun, well-drained soils, and early weed control are critical for success. www.giantmiscanthus.com.
- First-year growth: May not reach full height; multiple seasons needed for dense coverage. www.giantmiscanthus.com.

Growth and Maintenance

- First-Year Growth: 1-4 stalks, 4-8 feet tall. www.giantmiscanthus.com v1.
- Second-Year Growth: 4-8 stalks, 8-12 feet tall.
- Third-Year Growth: Clusters reach 10-15 feet tall and 3-4 feet across. www.giantmiscanthus.com.



GENERAL NOTES

ALL PLANS ARE PROPERTY OF J.D. BISHOP ENGINEERING AND DEVELOPMENT. PLANS ARE CLOSELY AND RESPONSIBLY ENGINEERED TO FEDERAL, STATE, AND LOCAL ORDINANCES. SINCE PLANS ARE SO CLOSELY ENGINEERED TO THE PROPER AUTHORITIES, PLEASE CONTACT US BEFORE ANY CHANGES ARE MADE TO ANY PART OF THE FOLLOWING PROJECT. WE ARE AN ENGINEER COMPANY THAT WORKS WITH SEVERAL CONTRACTORS, SURVEYORS, AND VARIOUS AUTHORITY PERSONNEL. ALL THESE PEOPLE WORK AS A TEAM.

OUR MAIN CONCERN IS TO DESIGN A PROJECT THAT WILL BENEFIT BOTH OUR CLIENT AND THE OVER ALL WELL BEING OF THE WHOLE COMMUNITY. WE WELCOME A CLOSE RELATIONSHIP WITH EVERYONE INVOLVED IN THE FOLLOWING PROJECT. WE BELIEVE IN A TEAM ENVIRONMENT. WE ARE ALL WORKING TOWARD A POSITIVE GOAL. OUR CLIENT PLAYS A MAJOR ROLE IN OUR TEAM ENVIRONMENT. WE ARE OPEN TO ANY COMMENTS OR SUGGESTIONS FROM ANY MEMBERS OF THE TEAM.

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PROJECT: SUNBIRDS RV RESORT & VILLAGE		
PLAN LANDSCAPE BUFFER		
SCALE: 1" = 150'	DWG: 9080DB	SHEET:
DATE: 07/07/2026	REVISION: 07/13/26	3
DWG. PATH:	PROJECT: #P2450	