

EXHIBIT C(B-21)
Landscaping, Fencing & Buffers

Location and specifications for all proposed perimeter and internal landscaping, other buffering features, and screening of all trash receptacles and other solid waste disposal facilities. For all new shrubbery and trees, the proposed size at the time of planting shall be indicated. Vegetation to be retained on the site must also be indicated, as well as size or range of sizes, as appropriate

The Timber Shores project will be well buffered from adjacent properties by greenbelts and setbacks. Security fencing with a vegetated buffer will be installed along the southern boundary to provide isolation from the adjacent property. This Security Fencing will extend around the recreation pond in compliance with Ordinance requirements and campground safety concerns. Visibility from Grand Traverse Bay will be a view compatible with the many recreational facilities and developments in Leelanau County. The project site will not be visible from M-22 with the exception of the entrance road and signage adjacent to M-22.

As many of the existing trees will be preserved as possible in order to maintain wildlife habitat and provide buffers and screening for campers and from adjacent properties. Trees and other vegetation will be planted in some areas with native species to provide additional habitat, buffers, screening and landscape restoration.

Trash receptacles and the wastewater treatment facility will be fenced with vegetated buffers.

See Exhibit C(B-5) for a description of the existing plant community types currently located on the property.