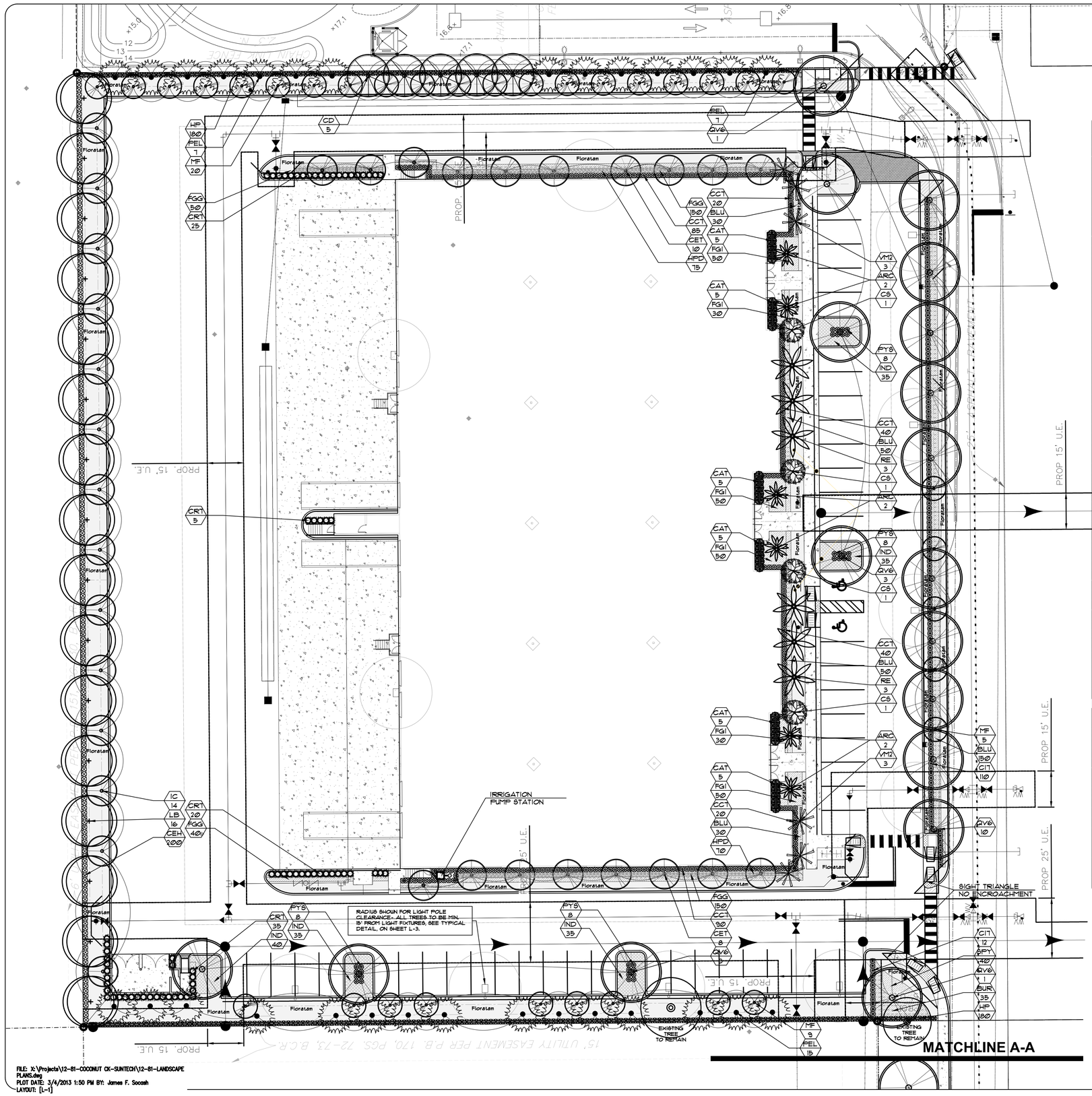

JOHNSON TECHNOLOGY PARK LANDSCAPE REQUIREMENTS 2/1/2013		TREES REQUIRED	TREES PROVIDED	SHRUBS REQUIRED	SHRUBS PROVIDED
ZONING CATEGORY:	**PCD**				
AREA:	**4.30 AC.** **187,501 S.F.**				
OPEN SPACE PROVIDED:	**58,071 S.F.** **30.97%**				
13-443 (2)					
PLOT - 1 TREE, 5 shrubs/1000 S.F. OPEN SPACE					
* Palms @ 3:1		**58**	**58** 14 IC+ 2 LB+ 29 MF+ 5 PEL+3 QV6+ 6 ARC+ 3 RE+ 6 VM2/3= 5	**290**	**739**
13-443 (7) d- Building Perimeters					
1 tree, 20 shrubs 30 groundcovers/ 40 l.f. BUILDING: 896'/40'=23		**23**	**23** 4 CS+ 18 CET+ 3/1 RE	**448**	**520**
				groundcovers	
				651	**672**
13-443 (10) a- Perimeter Landscaping					
NORTH: 360' @ 1/30 L.F. = 12		**12**	**12** 12 PEL		
SOUTH: 360' @ 1/30 L.F. = 12		**12**	**12** 12 PEL		
EAST: 396' @ 1/30 L.F. = 14		**14**	**14** 10 QV6+ 4 MF		
WEST: 396' @ 1/30 L.F. = 14		**14**	**14** 14 LB		
13-443 (12) a- Vehicular Use Areas					
1 tree / 10 parking spaces 47 parking spaces		**5**	**5** 5 QV6		
13-443 (12) b- Vehicular Use Areas					
187,501 - 46,332 (bldg.) - 58,071 (o.s.) = 83,098 v.u.a. 47 pkng spaces x 300= 14,100 83,098 - 14,100= 68,998 s.f. 1 s.f./ 100 s.f. vua = 68,998/100 x 1= 690 s.f. perimeter buffers: 12,806 s.f. measured 9,456 (w & s) -7,336 (w & s buffers) = 2,120 s.f.				**690 s.f.**	**2,120 s.f.**
13-443 (13) Street Trees					
1 TREE/40 L.F. PORTION OF JOHNSON ROAD. 30'/30'= 1 TREE		**1**	**1** 1 QV6		
TOTAL		**139**	**139** includes 18 PALMS/3= 6	**1389**	**1931**
Palm Calculations					
CANNOT BE OVER 50% OF REQUIRED TREES 139 trees x 50%= 69 maximum			**6** 18 PALMS/3= 6		
13-444 (6) TREE SPECIFICATIONS					
1. Shade/Canopy Tree 40% of Required Trees 139 X .4 = 56		**56**	**56** 9 LB+ 29 PEL+ 18 QV6		
2. Intermediate Tree 30% of Required Trees 139 X .3 = 42		**42**	**43** 18 CET+ 4 CS+ 14 IC+ 7 LB		
NATIVE REQUIREMENT					
50% of REQUIRED TREES 139 X .5 = 69		**69**	**133** ALL TREES ARE NATIVE		
SHRUBS					
50% of REQUIRED SHRUBS= 50% OF 738= 369				**369**	**1259**

PLANT DIVERSIFICATION (NO TREE MORE THAN 25% OF REQUIRED) 139 TREES (25% MAXIMUM = 34 MAXIMUM OF ANY TREE SPECIES)	PROVIDED	PERCENTAGE
PIGEON PLUM	**5**	**3.6%**
SILVER BUTTONWOOD	**18**	**12.9%**
ORANGE GEIGER	**4**	**2.9%**
DAHOON HOLLY	**14**	**10.1%**
WILD TAMARIND	**16**	**11.5%**
SIMPSON'S STOPPER	**33**	**23.7%**
SLASH PINE	**29**	**20.9%**
***LIVE OAKS**	**19***	**13.7%**
***includes 1 tree on Johnson**		

north

0' 10' 50'

SCALE: 1" = 20'

A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF COCONUT CREEK PRIOR TO REMOVAL OF ANY TREES FROM THIS SITE.

SEE L-2 FOR CONTINUATION OF LANDSCAPE PLAN TO JOHNSON ROAD.

SEE L-3 FOR PLANTLIST, SPECIFICATIONS, NOTES, DETAILS, ETC. AND L-4 FOR JOHNSON ROAD PCD INFORMATION.

LANDSCAPE PLAN

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REVISIONS

NO.	DATE:	DESCRIPTION

JOHNSON TECHNOLOGY CENTER
FORTS
CITY OF COCONUT CREEK FLORIDA

SITE PLAN

DATE: Mar. 2013

SCALE: AS SHOWN

DESIGNED BY: M.G.

DRAWN BY: A.E.V.

JOB NUMBER 12-3516

SHEET No. L-1

SEAL

JAMES F. SOCASH
R.L.A. # 0001132

FILE: X:\Projects\12-81-COCONUT CK-SUNTECH\12-81-LANDSCAPE PLANS.dwg
PLOT DATE: 3/4/2013 1:50 PM BY: James F. Socash
LAYOUT: [L-1]