

REVISION	DATE
1	CITY COMMENTS 6-4-18
1	CITY COMMENTS 8-21-18

PROPOSED PLANT LIST - PHASE II (NEW BLDG PAD AREA ONLY)								
KEY	QTY	COMMON NAME	SCIENTIFIC NAME	SIZE/SPEC	NATIVE	DIVERSITY %	CANOPY AREA (SF) PER TREE	CANOPY COVERAGE
TREES & PALMS								
QV	6	LIVE OAK	Quercus virginiana	14' HT X 7' SPR; 3" DBH; FULL	YES	23.1 %	300	1800
CD	2	PIGEON PLUM	Coccoloba diversifolia	12' HT X 6' SPR; 3" DBH; FULL	YES	7.7 %	150	300
LI	4	GRAPE MYRTLE	Lagerstroemia spp	12' HT; MULTI; 5 TRUNK MIN (1.5" DBH PER TRUNK)	NO	15.4 %	100	400
AM	3	CHRISTMAS PALM	Adonidia merrillii	10' CT; TRIPLE	NO	11.5 %	-	-
PHO	4	PIYGY DATE PALM	Phoenix roebelinii	3-4' OA; TRIPLE	NO	15.4 %	-	-
SP	6	CABBAGE PALM	Sabal palmetto	12-18' CT MIN.; STG HTS; SLICK	YES	23.1 %	100	600
							OF 26 TOTAL SPECIES	TOTAL = 3100 SF
SHRUBS & GROUNDCOVERS								
POD	30	PODOCARPUS	Podocarpus macrophyllus	24" HT MIN. @ INSTALL; 2" O/C; FULL TO BASE	NO	4.8 %	-	-
CHR	86	RED TIP COCOPLUM	Chrysobalanus icaco 'Red Tip'	24" HT MIN. @ INSTALL; 2" O/C; FULL TO BASE	YES	13.9 %	-	-
ILE	80	DWF YAUPON HOLLY	Ilex vomitoria 'Schellings dwarf'	18" HT MIN @ INSTALL; 2" O/C; FULL	YES	12.9 %	-	-
TRI	52	TRINETTE SCHEFFLERA	Schefflera arboricola 'Trinette'	18" HT MIN @ INSTALL; 2" O/C; FULL	NO	8.4 %	-	-
FAK	86	DWF FAKAHATCHEE	Tripasacum floridanum	24" HT MIN. @ INSTALL; 3/4" O/C; FULL	YES	14.2 %	-	-
JUN	129	PARSONS JUNIPER	Juniper 'parsonii'	15" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	NO	20.8 %	-	-
ZAM	68	FL COONTIE	Zamia floridana	12" OA MIN. @ INSTALL; FULL; 18" OC	YES	11.1 %	-	-
ASP	85	FOXTAIL FERN	Asparagus densiflorus var. meyeri	12" OA MIN. @ INSTALL; FULL; 18" OC	NO	13.7 %	-	-
							OF 618 TOTAL SPECIES	-
sod	TBD	ST AUGUSTINE SOD	Stenotaphrum secundatum	SOD LAID FLAT; END TO END; NO GAPS, WEED FREE				
TBD	TBD	MULCH		2 CU FT BAGS, NON-CYPRESS; FDA INSPECTED AND CERT. GRADE 'A' (approx 1bd sf at 3" thick min.)				

PROPOSED PLANT LIST - EXISTING PHASE I AREA (RELOCATED PALMS & MISSING INFILL MATERIAL)								
KEY	QTY	COMMON NAME	SCIENTIFIC NAME	SIZE/SPEC	NATIVE	DIVERSITY %	CANOPY AREA (SF) PER TREE	CANOPY COVERAGE
TREES & PALMS								
CR	2	PITCH APPLE	Clusia rosea	12' HT X 6' SPR; 3" DBH; FULL	YES	7.7 %	300	600
SM	3	MAHOAGANY	Sweetenia mahagani	14' HT X 7' SPR; 3" DBH; FULL	YES	N/A	300	900
SP-R	10	CABBAGE PALM	Sabal palmetto	RELOCATED	YES	N/A	-	-
							TOTAL = 1500 SF	
SHRUBS & GROUNDCOVERS								
CHR	TBD	RED TIP COCOPLUM	Chrysobalanus icaco 'Red Tip'	24" HT MIN. @ INSTALL; 2" O/C; FULL TO BASE	YES	N/A	-	-
sod	TBD	ST AUGUSTINE SOD	Stenotaphrum secundatum	SOD LAID FLAT; END TO END; NO GAPS, WEED FREE				
TBD	TBD	MULCH		2 CU FT BAGS, NON-CYPRESS; FDA INSPECTED AND CERT. GRADE 'A' (approx 1bd sf at 3" thick min.)				

PREVIOUSLY APPROVED EXISTING SITE PLANTINGS TO REMAIN AS-IS.

IRRIGATION NOTE:

The existing automatic properly functioning underground irrigation system with a rain sensing cutoff device shall be in compliance with the South Florida Building Code and city Building Code requirements. The rain sensing cutoff device shall be located and installed in such a manner that the building eaves, balconies and similar overhangs do not interfere with the operation of the device. The irrigation system shall be rust free & properly maintained in good working order and provide a minimum coverage of 100% with 50% overlap.

Adequate irrigation of all newly proposed landscaped areas shall be provided for the first full growing season and continue thereafter only as necessary to maintain required vegetation in good and healthy condition. Irrigation systems shall conform to following standards:

- Irrigation systems shall be continuously maintained in working order and shall be designed so not to overlap water zones or to water impervious areas.
- No irrigation system shall be installed or maintained abutting any public street which causes water from the system to spurt onto the roadway or to strike passing vehicular traffic.
- The existing system shall be modified to include additional zones for the plant beds around the perimeter of the new building. Contractor shall confirm location of existing controls, valves, zones, etc. to properly design layout, tie into existing system and to provide adequate pressure and coverage for all new landscape areas.

LANDSCAPE DATA				PER SECTION 13-443
ZONING CATEGORY	PCD INDUSTRIAL / WAREHOUSE / OFFICE			
TOTAL SITE AREA	163,348 SF (3.75 AC)			
TOTAL BUILDING AREA	48,168 SF			
PHASE I (EX BUILDING) AREA	24,600 SF			
PHASE II (PROPOSED BUILDING) AREA	23,568 SF			
OVERALL LANDSCAPE				
NET SITE AREA - (plot area or portion thereof, not utilized for structures and parking)	72,187 SF	REQUIRED	PROVIDED	
TREES (CANOPY & PALMS)	1 TREE PER 1000 SF	72	95	
SHRUBS	5 SHRUBS PER 1000 SF	360	590 +/- ex & 324 new	
PERIMETER LANDSCAPE - existing to remain				
WEST	1 TREE PER 40 LF			
TREES	281.5 LF - 34 LF (1 drive) =			
SHRUBS	CONTINUOUS HEDGE	6	6	
NORTH (ROW)	1 TREE PER 1000 SF			
TREES	484.24 LF - 89 LF (2 drives) = 405.24'			
SHRUBS	CONTINUOUS HEDGE	10	11	
EAST	1 TREE PER 40 LF			
TREES	296.91 LF			
SHRUBS	CONTINUOUS HEDGE	8	8	
SOUTH (ADJ. COMMON TRUCK COURT AREA)	1 TREE PER 40 LF			
TREES	CONTINUOUS HEDGE			
SHRUBS	CONTINUOUS HEDGE			
PARKING LANDSCAPE - existing to remain				
TOTAL SPACES	79 SPACES			
TREES	1 TREE PER 10 SPACES	8	8	
VUA LANDSCAPE - existing to remain				
LANDSCAPE AREA	75,584 SF			
1 SF OF LANDSCAPE AREA PER 100 SF OF PAVED AREA	756 SF	> 1000' SF (ex. islands)		
DIVIDER MEDIANS	1 TREE PER 40 LF	N/A	N/A	
FOUNDATION LANDSCAPE *				
EXISTING BUILDING	1 TREE, 20 SHRUBS, 30 GC PER 40 LF			
1 TREE PER 40 LF	318 LF (inc south truck court)			
SHRUBS	1 TREE PER 40 LF	8	yes - existing to remain	
SHRUBS PER 40 LF	20 SHRUBS PER 40 LF	159	yes - existing to remain	
GROUND COVER PER 40 LF	30 GROUND COVER PER 40 LF	239	yes - existing to remain	
PROPOSED BUILDING	1 TREE PER 40 LF			
1 TREE PER 40 LF	316 LF (inc south truck court)	8	13	
SHRUBS PER 40 LF	20 SHRUBS PER 40 LF	158	235	
GROUND COVER PER 40 LF	30 GROUND COVER PER 40 LF	237	262	
STREET TREES				
LYONS TECHNOLOGY PARKWAY	N/A	-	-	
FOR AREA OF PHASE II ONLY / PLANT LIST				
NATIVE & DIVERSIFICATION *				
NATIVE TREES	50% (of 8 required @ foundation)	4	9	
NATIVE PALMS	50% (of 6 proposed)	3	6	
NATIVE SHRUBS & GROUNDCOVERS	50%	294	322	
DIVERSIFICATION	NO MORE THAN 25% OF ANY ONE SPECIES CAN BE USED	25% MAX	< 24 % *	
* Refer to plant list column for detail %				

CITY OF COCONUT CREEK

STANDARD LANDSCAPE NOTES

- All landscape and specifications shall meet or exceed the minimum requirements as provided in the City of Coconut Creek Land Development Code. Plans are incomplete without written notes and specifications.
- All planting material shall meet or exceed Florida Grade #1 as specified in Grades and Standards for Nursery Plants, current edition. Trees shall not be tipped, topped, or shaped prior to installation.
- Landscape shall be placed to edge of abutting streets, canals, lakes or other lands.
- All mechanical equipment, air conditioning, irrigation pump stations and equipment, FPL transformers, pool pumps, etc., must be screened on three (3) sides by landscape shrubs.
NOTE: The quantity of screening shrubs is in addition to the required number of shrubs as provided in the code calculation table. All screening shrubs shall be planted for proper operation of equipment being screened and/or per the requirements of the utility as necessary. All hedge material required for screening purposes shall be planted with branches touching. Adjust on-center spacing as necessary and/or provide additional plants to provide an adequate screen.
- Sight distance concerns must be maintained for clear sight visibility from thirty (30) inches to seventy-two inches, tree trunks excluded. Measurement shall be made from top of root ball planted at proper elevation.
- Guying/staking practices shall not permit nails, screws, wires, etc., to penetrate outer surfaces of trees, palms or other plant material. Trees, palms and plant material rejected due to this practice shall be replaced with the inspector on site.
- Burlap material, wire cages, plastic/canvas straps, etc., must be cut and removed for the top one-half (1/2) depth of the root ball. Trees and shrubs grown in grow bags or grow bag type material must have such material REMOVED ENTIRELY prior to planting the tree or shrub.
- All plant material shall be free of pests, insects, disease, weeds, etc.
- All required landscape material shall be installed using a planting soil mix comprised of a type appropriate to the individual proposed plant material and the native soil found on the site.
- Upon completion of work, the site shall be cleared of all debris, superfluous materials, and equipment caused by this permit to the satisfaction of the inspector.
- Refer to Coconut Creek Fire Equipment Clear Zone diagram to maintain a safe zone fronting fire hydrants.
- Do not plant trees, shrubs or groundcover within Electric Meter Clear Zone. Provide a safe zone as described by the Electrical Inspector.
- All landscaped areas shall be provided with an underground fully automatic irrigation system using pop-up sprinklers. System shall provide 100% coverage with 50% overlap (minimum) using rust free water, except preserved areas remaining in natural state. A rain sensor device or switch shall be installed that will override the irrigation system when adequate rainfall has occurred. Water shall not be directed and/or provided onto impervious surfaces and/or be designed or installed to throw water over an impervious surface such as a sidewalk, etc. Hours of operation for all irrigation systems shall be limited to 5:00 p.m. to 8:00 a.m. only or as may be further restricted by South Florida Water Management District or other jurisdictional agency.
- Irrigation permits and plans shall be submitted for approval at time of building permits.
- All non-single family or duplex irrigation systems other than City water systems shall require a South Florida Water Management District water use permit prior to issuance of an irrigation permit and installation of the irrigation system as required.
- All site amenities to include site street lights, landscape common open space, irrigation common open space, buffers, berms, landscape entry features, etc. leading up to and including the model center and/or first certificate of occupancy must be completed and functional prior to issuance of the first requested certificate of occupancy. The height of all required, designed and installed berms shall be from the highest adjacent point whether it is the sidewalk, parking area, vehicular use area, surrounding ground, etc. Where a berm abuts a sidewalk, there shall be a one (1) foot level sod area adjacent to the sidewalk prior to the start of incline for the berm.
- An inspection is required prior to the backfilling of trees/palms in all parking medians and islands.

NOTE: THIS COMMENT SHEET IS TO BE PLACED ON ALL LANDSCAPE PLANS "AS IS".



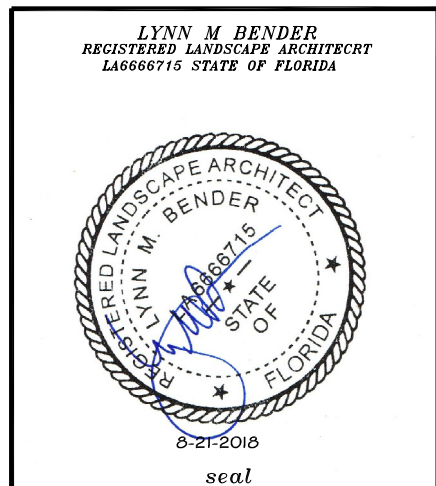
LBLA, Inc.
Landscape Architecture

5610 Adair Way
Lake Worth, FL 33467
Phone: 561-644-3237
LbenderLarch@gmail.com
FL-LA6666715

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Landscape Details & Specifications
for
WILLIS LEASE
(AKA TRADEWINDS AVIATION PHASE II)
COCONUT CREEK, FLORIDA



PROJECT NO. 18-020 CADD I.D. WILLIS LEASE LP
DRAWN BY: LMB
CHECKED BY: LMB
SCALE: 1" = 20'-0"
DATE: MARCH 26, 2018

SHEET:
LP-2a
3 OF 4 SHEETS

