

BUILDING 3 CALCULATIONS:
 1 Shade tree per 100' : 1 Ornamental per 100' : 1 Evergreen per 100' : 20 Shrubs per 100'

North Side: 425'
 4 shade trees required : 4 furnished
 4 ornamental trees required : 4 furnished
 4 evergreens required : 4 furnished
 85 shrubs required : 78 furnished

West Side: 679'
 8 shade trees required : 0 furnished due to utilities
 8 ornamental trees required : 0 furnished due to utilities
 9 evergreens required : 0 furnished due to utilities
 175 shrubs required : 150 furnished

South Side: 523'
 5 shade trees required : 6 furnished
 5 ornamental trees required : 6 furnished
 5 evergreens required : 6 furnished
 104 shrubs required : 154 furnished

East Side: 830'
 8 shade trees required : 7 furnished
 8 ornamental trees required : 8 furnished
 9 evergreens required : 15 furnished
 169 shrubs required : 130 furnished

Note: All mechanical equipment will be screened per UDO requirements
 No tree, shrub, or woody vegetation will be planted with a distance of 10' from any fire hydrant or fire department connection (FDC) to the sprinkler system.
 No trees will be planted within 15' of a street light.
 All islands without shrubs will be sod.

ALL VEGETATION WITHIN CONSTRUCTION LIMITS WILL NOT BE SAVED

SM	SUGAR MAPLE	2 1/2"
SL	SHADEMASTER LOCUST	2 1/2"
Z	ZELCOVA	2 1/2"
PFC	PRAIRIEFIRE CRAB	1 1/2"
PJ	PERFECTA JUNIPER	5"
BB	BURNING BUSH	5 GAL
SGJ	SEAGREEN JUNIPER	5 GAL
TJ	TAYLOR JUNIPER	4"
BW	BOXWOOD	5 GAL
IHD	IVORY HALO DOGWOOD	5 GAL
MG	MAIDEN GRASS	5 GAL
LOF	LITTLE QUICKFIRE	5 GAL
DR	RED DRIFT ROSE	5 GAL
KF	KARL FORESTER GRASS	1 GAL
D	STELLA D'ORO DAYLILY	1 GAL
	BLUE GRASS SOD	
	EDGING	
	WEED MAT	
	MULCH	
	IRRIGATION SYSTEM	

The developer, its successor and/or subsequent owners and their agents will maintain landscaping of the property on a continuing basis for the life of the development.

Plant materials the exhibit evidence of insect pests, disease, and/or damage must be appropriately treated. Dead plants must be promptly removed and replaced.

All landscaping is subject to periodic inspection by the Planning Official or designee.

The property owner will maintain landscape areas in good condition and in a way that presents a healthy, neat and orderly appearance. This maintenance must include weeding, watering, fertilizing, pruning, mowing, edging, mulching or other maintenance, in accordance with acceptable horticultural practices.

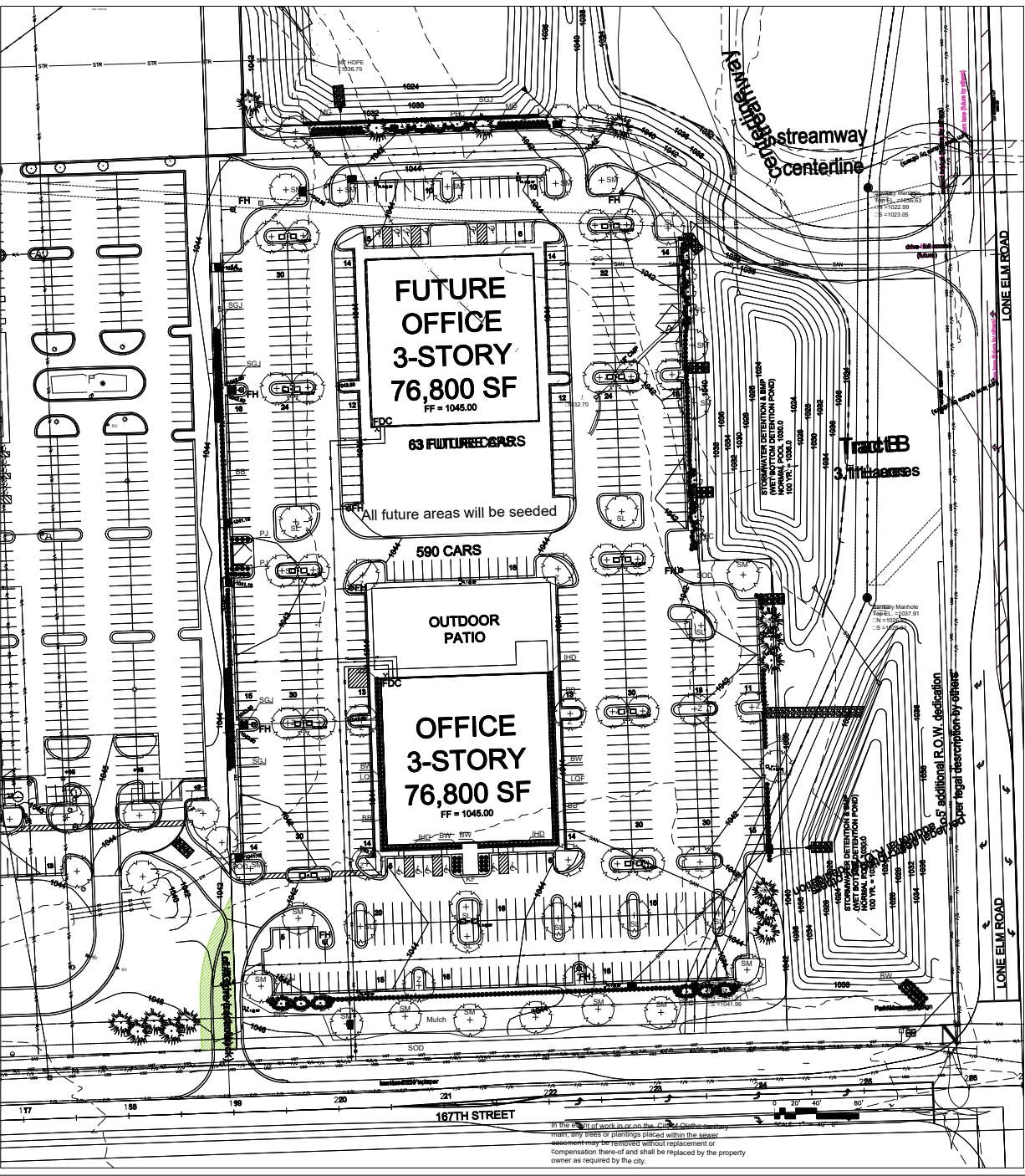
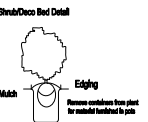
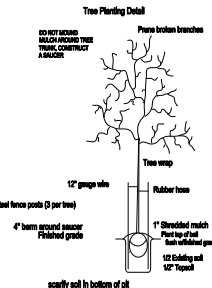
The City may cause removal of any dead or diseased trees, plants and shrubs on property within the City, when those trees, plants and shrubs constitute a hazard to life and/or property or harbor insects or disease that constitutes a potential threat to other trees, plants or shrubs within the City.

No tree, shrub, or woody vegetation will be planted within a distance of 10 feet from any fire hydrant or fire department connection (FDC).
 No trees will be planted within 15 feet of a streetlight.

Exterior ground-mounted or building-mounted utilities must be screened on three sides with plantings at least as tall as the utility box at the time of planting, or an architectural treatment compatible with the building.

Any landscape materials to be used for screening must be at least the height of the material that it is intended to screen.

- GENERAL NOTES:**
- All disturbed areas will be sodded unless otherwise noted on plans.
 - Landscape Contractor shall verify location of underground utilities.
 - Protect existing trees by temporary fencing placed no closer than drip line during construction.
 - All landscaped areas will be irrigated with an automated system.
 - Shrub and grass areas will be separate zones on irrigation system.
 - Irrigation system shall comply with City Codes.
 - Any existing irrigation damaged by construction, shall be the responsibility of the party which caused the damage.
 - All shrubs adjacent to parking lots shall be planted 4' from back of curb.
 - Mulch depth shall be 3" for all shrub and decorative beds. All shrub beds will be edged with edging in grass areas.
 - All sod shall be Bluegrass unless otherwise noted on plans.
 - Sod shall be healthy and thick and have undergone a regular fertilization, mowing, and weed control program.
 - Re-establish finish grades to within 1 1/2" for sod. Rake all areas to a smooth surface.
 Sod areas shall be free of debris, clods, rock, and vegetation greater than 1"



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PDP

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 03-18-2026
 04-13-2026

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