18.30.240 Tree Preservation						
Туре	Quantity in Sq.Ft.±	Quantity in Acres±	Percent of Total			
Total Existing Tree Area	95400	2.19	100%			
Tree Area Saved (Min. 20%)	65726	1.51	69%			
Tree Area Removed	29674	0.68	31%			

	TREE PRESERVATION LEGEND
SYMBOL	DESCRIPTION
	Existing Tree Area Preserved
	Existing Tree Area Removed

- Notes:

 1) All tree removal shall comply with requirements as set forth by Olathe Unified Development Ordinance Zoning & Development Section 18.30.240.

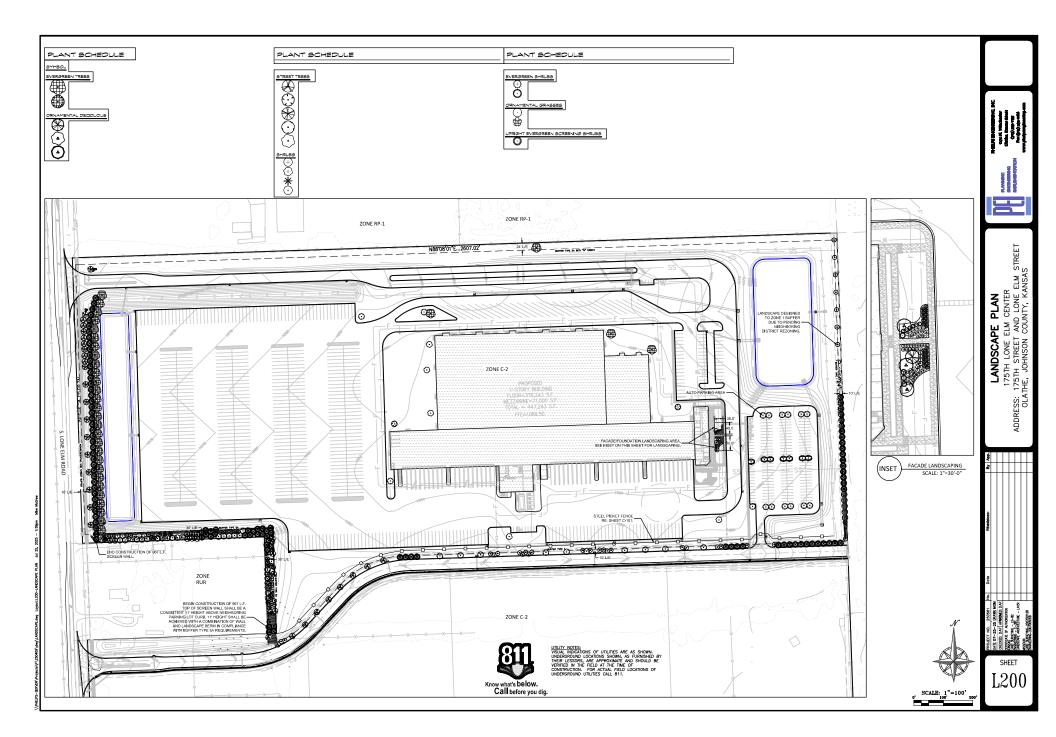
 2) Contiguous Wooded Area and Tree Preservation Area Widths vary across the site. Dimensions provided per reference in accordance with UDO.

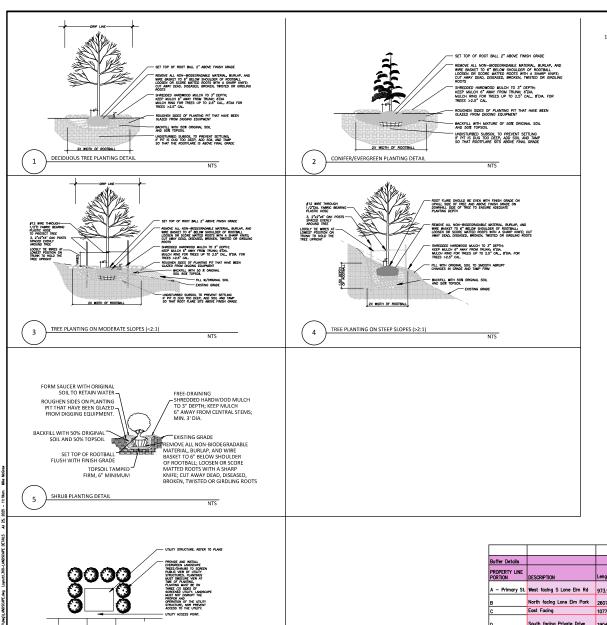




TREE PRESERVATION PLAN
175TH LONE ELM CENTER
ADDRESS: 175TH STREET AND LONE ELM STREET
OLATHE, JOHNSON COUNTY, KANSAS

SHEET L100





UTILITY SCREENING

NTS

7

1. CITY OF OLATHE NOTES

- a) The developer, its successor and/or subsequent owners and their agents will maintain landscaping on the property on a continuing basis for the life of the development.
- b) Plant materials which exhibit evidence of insect pests, disease and/or damage must be appropriately treated. Dead plants must be promptly removed and replaced.
 c) All landscaping is subject to periodic inspection by the Planning Official or designee.
- d) 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, valuating, fertilizing, pruning, mowing, adging, mulching or other maintenance, in accordance with acceptable horidultural practices.
- e) The City may cause removal of any dead or diseased trees, plants and shrubs on private property within the City, when those trees, plants and shrubs constitute a hazard to life and/or property or harbor insects or disease which 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).
- g) No trees will be planted within 15 feet of a streetlight.
- h) 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.

18.30.130.M.3.b Auto Parking Area Landscaping								
Total Auto Parking Spaces	200	spaces						
1 Island per	20	spaces						
Total Islands	10	spaces						
Total Trees	20	shade trees						

18.30.130.O Façade/Foundation La	ndscaping	
Façade Facing Auto Parking	200	LF
Landscape % Required	50	LF
Planting Area Min. Length	37.5	LF
Building Façade Height	42	FT
Planting Area Min. Width	8.4	FT
Required Min. Area	315	square feet

18.30.130.3L Nonresidential Landscape Area Frontage Requirements Frontage Length Shade Trees Required AG* Nonresidential S. Lone Elm Rd. Type III-2 C-2 No zoning shown across Lone Elm Rd. on Johnson county AIMS. RUR use/zoning assumed for purposes of planning.

			18.30.130	8.30.130.3J Buffer Landscape Table								
Buffer Details						Min. Buffer						
PROPERTY LINE PORTION	DESCRIPTION	Length	Proposed Zoning†	Adjoining Zoning	Buffer Type	Width (in	Deciduous Shade Trees	Ornamental Trees	Evergreen Trees	Shrubs and Ornamental Grasses	Constructed Features§	
A – Primary St.	West facing S Lone Elm Rd	973.92	C-2	C-2 STREET Refer to Parking & Vehicle Screen Requirements & Nonresidential Landscape Area Frontage Requirement						6' Berm and Double Row of Evergree Trees	au .	
В	North facing Lone Elm Park	2607.02	C-2	RP-1	5A→N 24* Refer to Tree Preservation Plan							
С	East Facing	1077.00	C-2	RUR	1	10	11	11	11	216	None	
D	South facing Private Drive	1904.5	C-2	C-2	1	10	20	20	20	381	None	
E	West facing Private Residence	399.68	C-2	RUR	5A	30	20	12	20	180	Min. 11-ft. high wall and berm combination	
F	South facing Private Residence	620	C-2	RUR	5A	30	31	19	31	279	Min. 11-ft. high wall and berm combination	
					TOTAL		40	26	33	467		
* 20% reduction of Buffer Type 5A per Buffer Type N criteria.							rgreen trees ounted toward					



STREET LANDSCAPE DETAILS
175TH LONE ELM CENTER
175TH STREET AND LONE EL
17HE, JOHNSON COUNTY, KANS 175TH 175TH S 17E, JOH ADDRESS: OLA

DETAILS

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LANDSOVE ARCHERULE -SHEET

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