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Opportunity Inc. Early Learning Center

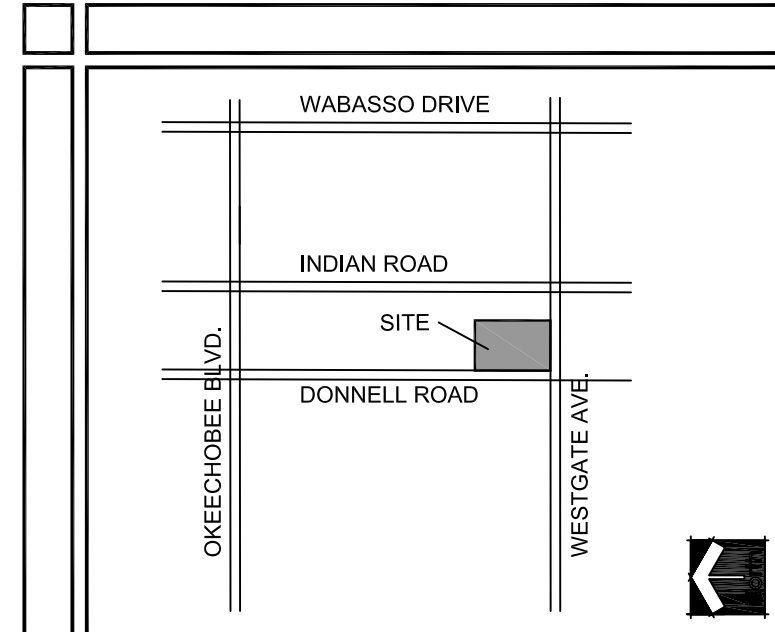
Palm Beach County, Florida

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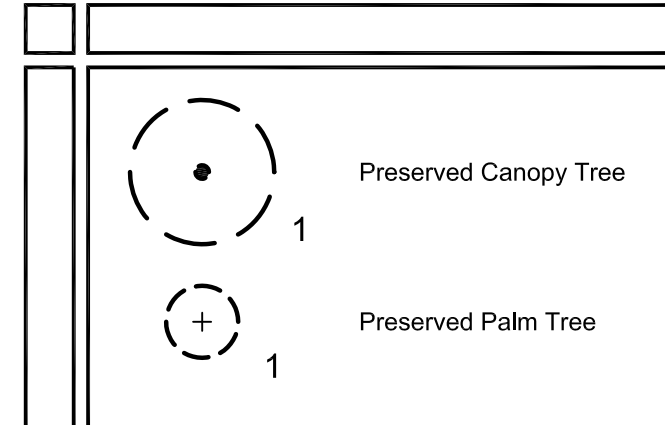
REVISIONS / SUBMISSIONS
09/19/16 Updated Civil

Landscape Plan
LP-1 of 3

Location Map



Tree Key



Plant List

TREES	CODE	QTY	BOTANICAL NAME / COMMON NAME	CONTAINER	CALIPER	HEIGHT	SPREAD
	CE	8	Conocarpus erectus / Green Button Wood* Single Straight Trunk, 5' CT Min. No Low Croch	N/A	2.5" Cal	12'	6'
	CS	12	Conocarpus erectus sericeus / Silver Button Wood** Multi Trunk, Min. 5 Trunks, Min. 5' CT	N/A	2.5" Cal	12'	6'
	FD	7	Filicium decedens / Japanese Fern Tree* Single Straight Trunk, Min 5' CT	N/A	2.5" Cal	12'	6'
	IC	25	Ilex cassine / Dahoon Holly** Single Straight Trunk, Min 5' CT.	N/A	2.5" Cal	12'	6'
	LI	9	Lagerstroemia Indica / Tuscarora / Tuscarora Cape Myrtle* Multi-Trunk, Min. 5' CT.	N/A	2.5" Cal	12'	6'
	LN	13	Lagerstroemia x Natchez / Natchez Cape Myrtle* Multi-Trunk, 5' Min. CT, Matched, White Flowering	N/A	2.5" Cal	12'	6'
	QV	6	Quercus virginiana / Southern Live Oak** Single Straight Trunk, Min. 5' CT, No Low Croch	N/A	2.5" Cal	12'	6'
	TH	5	Tabebuia heterophylla / Pink Tabebuia* Single Straight Trunk, No Low Croch, Min. 6' CT	N/A	2.5" Cal	12'	6'
MITIGATION TREES	CODE	QTY	BOTANICAL NAME / COMMON NAME	CONTAINER	CALIPER	HEIGHT	SPREAD
	PM	8	Pinus elliotii var. densa / South Florida Slash Pine** Single Straight Trunk, 5' CT, For Mitigation	N/A	2"-3" Cal.	10'-16' OA	4'-6'
	QM	4	Quercus virginiana / Southern Live Oak** Single Straight Trunk, Min. 5' CT., For Mitigation	N/A	2.5" Cal	12'	6'
PALM TREES	CODE	QTY	BOTANICAL NAME / COMMON NAME	CONTAINER	CALIPER	HEIGHT	SPREAD
	SP	27	Sabal palmetto / Cabbage Palmetto* Slack Trunk, Staggered Heights, Hurricane Cut, Straight Trunks	N/A	N/A	12'-18' CT	N/A
	VM1	9	Veitchia montgomeryana / Montgomery Palm / Single Trunk* Single Trunk, No Scared Trunks, Matched	N/A	N/A	12' C.T.	10'
	VM2	2	Veitchia montgomeryana / Montgomery Palm* Double Trunk, Matched, No Scared Trunks	N/A	N/A	15' C.T.	10'
SHRUBS	CODE	QTY	BOTANICAL NAME / COMMON NAME	CONTAINER	SPACING	HEIGHT	SPREAD
	CAC	31	Caparis cynophallophora / Jamaican Caper** Full To Base	7 Gal. Min.	48" o.c.	24"	24"
	CHI	153	Chrysobalanus icaco / Coco Plum** Full To Base	3 Gal. Min.	24" o.c.	18"	18"
	CLG	363	Clusia guilferia / Small-Leaf Clusia** Full To Base	7 Gal. Min.	48" o.c.	36"	24"
	CAQ	6	Citrus aurantium / Queen Emma's / Queen Emma's Citrus Lily* Full, Matched	7 gal. min.	48" o.c.	36"	36"
	FMG	109	Ficus microcarpa / Green Island / Green Island Ficus* Full	3 Gal. Min.	24" o.c.	18"	18"
	HPC	380	Hamelia patens / Compacta / Dwarf Firebush** Full	3 Gal. Min.	24" o.c.	18"	18"
	MYF2	53	Myrcianthes fragrans / Simpson's Stopper** Full to Base	7 Gal. Min.	24" o.c.	36"	24"
	MYC	40	Myrica cerifera / Wax Myrtle** Full to Base	7 Gal. Min.	48" o.c.	36"	24"
	PIB	161	Plumbago auriculata / Imperial Blue / Plumbago** Full	3 Gal. Min.	24" o.c.	18"	18"
	PMM	81	Podocarpus macrophyllus maki / Maki Podocarpus Full	7 Gal. Min.	24" o.c.	36"	24"
	TF1	26	Tripsacum floridanum / Dwarf Fakahatchee Grass** Full To Base	3 gal. min.	24" o.c.	18"	18"
	TF2	257	Tripsacum floridanum / Dwarf Fakahatchee Grass** Full To Base	3 Gal. Min.	48" o.c.	24"	24"
GROUND COVERS	CODE	QTY	BOTANICAL NAME / COMMON NAME	CONTAINER	SPACING	HEIGHT	SPREAD
	FM2	309	Ficus microcarpa / Green Island / Green Island Ficus* Full To Base	3 Gal. Min.	18" o.c.	12"	12"
	HAP	37	Hamelia patens / Compacta / Dwarf Firebush** Full	3 Gal. min	24" o.c.	18"	18"
	MSW	292	Mossosium scopulorum / Wart Fern* Full	1 Gal. Min.	8"-10"	12"	No
	SOD B	23,214 sf	Paspalum notatum / Bahia Grass Solid Sod, Stagger Seams, Field Verity Sod Areas Prior To Bld, Sod All Disturbed Areas	sod			
	SOD A	40,982 sf	Stenotaphrum secundatum / St. Augustine Grass Solid Sod, Stagger Seams, Field Verity Sod Areas Prior To Bld, Sod All Disturbed Areas	sod			
	TAM	1,554	Trachelospermum asiaticum / Minima / Minima Jasmine* Trailing	1 Gal. Min.	12" o.c.	4"	8"
	TR2	58	Tripsacum floridanum / Dwarf Fakahatchee Grass** Full	3 Gal. Min.	24" o.c.	24"	24"

* = Florida Native / + = Drought Tolerant

Existing Tree Credit

Crown Spread of Tree	Or	Diameter of Tree at 4.5 feet Above Grade	Credits	No. of Trees	Total Points
Less than 5 feet		Less than 2 inches	0	0	0
5-9 feet		2-6 inches	1	1	1
10-19 feet		7-11 inches	2	2	4
20-29 feet		12-16 inches	3	2	6
30-39 feet		17-21 inches	4	0	0
40-49 feet		22-26 inches	5	0	0
50-59 feet		27-31 inches	6	0	0
60-69 feet		32-36 inches	7	0	0
90 feet or greater		37 inches or more	8	2	16
			TOTAL POINTS		27

Landscape Requirements

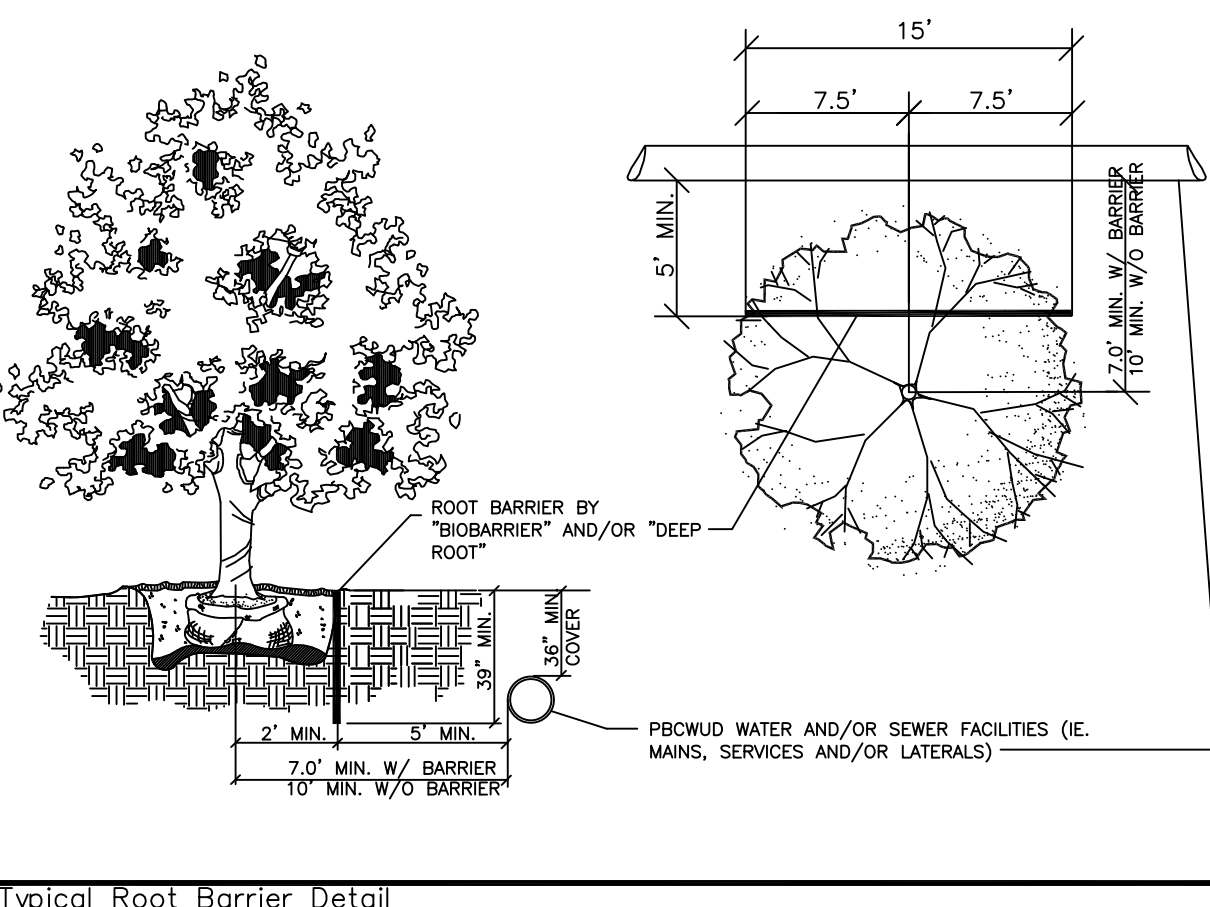
Category	Requirement	No. Required	No. Provided
Perimeter	Trees: North Property Line 322' South Property Line 323' East Property Line 479' West Property Line 509'	20' O.C. 25' O.C. 25' O.C. 25' O.C.	16 13 19 20
	TOTAL TREES	68	68
Large Shrubs:	North Property Line 322' South Property Line 323' East Property Line 479' West Property Line 509'	48" o.c. 48" o.c. 48" o.c. 48" o.c.	81 81 120 127
	TOTAL LARGE SHRUBS	409	409
Medium Shrubs:	North Property Line 322' South Property Line 323' West Property Line 509'	48" o.c. 48" o.c. 48" o.c.	81 81 127
	TOTAL MEDIUM SHRUBS	289	289
Small Shrubs:	North Property Line 322' South Property Line 323' West Property Line 509'	24" o.c. 24" o.c. 24" o.c.	161 162 255
	TOTAL SMALL SHRUBS	578	578
Category	Requirement	No. Required	No. Provided
Interior	Trees-Lot 128,291 s.f.* Shrubs-Lot 128,291 s.f.*	1 per 2000 sf 3 per 2000 sf	64 192
	TOTAL TREES	64 (27 Ex.)	984
	TOTAL SHRUBS	1,468	1,660
Category	Requirement	No. Required	No. Provided
	SFWMW Xeriscape Native	60% 60%	960 960
			4,025 1,418

Landscape Notes

- Easements shall not encroach landscape buffers more than 5 feet.
- Landscape in right-of-way buffers shall be installed on the exterior side of walls or fences.
- Walls & fences shall be setback a min. of 10' from the ultimate R-C-W.
- FDOT Type D or F curb shall be provided along the perimeter of all landscape, open space, drainage and grassed areas adjacent to paved vehicular use areas, except where wheel stops are provided.
- Safe sight triangles shall be maintained clear of vegetation to provide unobstructed visibility between 30' and 8' above crown of road.
- Light poles, fire hydrants, electrical/mechanical equipment, signs, drainage structures, etc. shall not interfere with landscaping in terminal islands, parking islands, medians, buffers or other landscaped areas.
- All plant material is to be installed at the height, spread and DBH/Caliper shown in the Plant List, container sizes are given as a suggestion only.
- All landscape areas (including sod) shall be irrigated with an underground automatic sprinkler system providing 100% coverage.
- Trees shown on this plan are for graphic representation only. Tree spacing is based on design requirements and the trees shown on these plans attempt to accomplish that spacing while maintaining the required setbacks from utilities. Trees may be field adjusted to avoid conflicts with driveways and underground utilities. In any case the trees shall be located in the field in accordance with the planting details shown hereon.
- Trees are to be installed with a ten foot (10') separation from any water or sewer main and/or service, hydrants, and lift stations. If a ten foot (10') separation cannot be achieved, the tree can be installed with a root barrier system. Refer to the "Root Barrier" detail for installation requirements. However, in no case shall a tree encroach into a PBCUE without prior PBCWUD approval and only sod can be installed within 7.5' of a fire hydrant unless otherwise approved by the Fire Marshal.
- All planters shall be excavated to a minimum depth of twenty-four (24) inches and back-filled with a suitable soil consisting of fifty percent (50%) composted organic matter, well-mixed with native soil. Backfill material shall be free from rock, construction debris, or other extraneous material.

LANDSCAPE AND ROOT BARRIER NOTE:
Trees shown on this plan are for graphic representation only. Tree spacing is based on design requirements and the trees shown on this plans attempt to accomplish that spacing while maintaining the required setbacks from utilities. Trees may be field adjusted to avoid conflicts with driveways and underground utilities. In any case the trees shall be located in the field in accordance with the planting details shown hereon.

Additionally, trees are to be installed with a ten foot (10') separation from any water or sewer main and/or service, hydrants, and lift stations. If a ten foot (10') separation cannot be achieved, the tree can be installed with a root barrier system. Refer to the "Root Barrier" detail for installation requirements. However, in no case shall a tree encroach into a PBCUE without prior PBCWUD approval and only sod can be installed within 7.5' of a fire hydrant unless otherwise approved by the Fire Marshal.



MATCHLINE A-A SHEET LP-2

