

LANDSCAPE REQUIREMENT CHART

LOCATION/ AREA/ CRITERIA	CODE REQUIREMENT	REQUIRED	PROVIDED
REQUIRED LANDSCAPE AREA: (125,755 SF DEV. AREA)	20% OF TOTAL DEVELOPED AREA	25,151 SF	78,537 SF
NUMBER OF TREES PROTECTED IN DEVELOPMENT AREA AND PERIMETER	N/A	N/A	0 TREES
SITE AREA TREES: (125,755 SF DEV. AREA)	1 TREE PER 1,000 SF OF TOTAL DEVELOPED AREA	126 TREES	126 TREES • 14 RED MAPLE • 2 GUMBO LIMBO • 54 SILVER BUTTWOOD • 11 ORANGE GEIGER • 37 DAHOON HOLLY • 2 WILD DATE PALMS(2:1) • 14 MONTGOMERY PALMS(2:1)
NORTH PROPERTY LINE: (10' TYPE 1 BUFFERYARD 324 LF ALONG NW DIXIE HIGHWAY (3,240 SF)	1 TREE PER 300 SF & 10 SHRUBS PER 300 SF	11 TREES & 110 SHRUBS	13 TREES • 11 SILVER BUTTWOOD • 2 SYLVESTER DATE PALMS • 131 SHRUBS • 48 CLUSIA • 18 DWARF FIREBUSH • 6 QUEEN EMMA CRINUM • 21 FIREBUSH • 35 WAX JASMINE
VUA PLANTING AREA: (22,760 SF VUA AREA)	• 500 SF OF PLANTING AREA PER 5,000 SF OF VUA AREA • (2) 3" SHADE TREES FOR EACH 500 SF PLANTING AREA	• 2,276 SF OF PLANTING AREA • (110) 3" SHADE TREES	• 3,226 SF OF PLANTING AREA • (10) 3" SHADE TREES • 7 LIVE OAKS • 1 SILVER BUTTWOOD • 2 DAHOON HOLLY

LANDSCAPE REQUIREMENT CHART CONTINUED

LOCATION/ AREA/ CRITERIA	CODE REQUIREMENT	REQUIRED	PROVIDED
FLORIDA NATIVE PLANT SPECIES	75% NATIVE TREES 75% NATIVE SHRUBS	99 NATIVE TREES 664 SHRUBS	123 NATIVE TREES OF 131 (94%) • 14 RED MAPLE • 2 GUMBO LIMBO • 45 SILVER BUTTWOOD • 11 ORANGE GEIGER • 37 DAHOON HOLLY • 14 LIVE OAKS 664 SHRUBS OF 685 (77%) • 39 AMERICAN BEAUTYBERRY • 55 RED TIF COCOPLUM • 68 SEAGRAPE • 30 JAMAICA CAFER • 21 FIREBUSH • 114 DWARF PAXAHATCHEE • 301 DWARF YAUPOIN HOLLY • 36 GREEN COCOPLUM
SERVICE AREA SCREENING	SCREENING	• DUMPSTER SCREENING • A/C UNITS SCREENING • LIFT STATION SCREENING	• WALL AND CLUSIA HEDGE • SEAGRAPE HEDGE • FENCE AND CLUSIA HEDGE
SOD AREAS	N/A	N/A	• ST. AUGUSTINE - 20,009 SF • BANIA SOD - 7,806 SF

EXISTING TREE MITIGATION:

Required: 27 total replacement tree credits, see Sheet TD.1.
Provided: 26 total replacement tree credits...
(14 Live Oak @ 3' Cal. = 26 credits)

NOTE:

The property owner is responsible for replacing any required landscaping in easement areas that may be disturbed by future maintenance.

LANDSCAPE TABLE	
NET ACREAGE:	4.8448 AC @ 2.111 2400 SF
AREA OF DEVELOPMENT:	4.8448 AC @ 2.111 2400 SF
PRESERVATION AREAS:	2.89 AC @ 126,755 SF SAND PINE SCRUB: 6.1 AC @ 26,731 SF MISC HAMMOCK: 5.6 AC @ 24,403 SF MANGROVE SWAMP: 17 AC @ 7405 SF MISC FLATWOOD: 6.1 AC @ 26,746 SF
# OF TREES & CLUSTERS TO BE PROTECTED IN DEVELOPED AREA:	0
# OF TREES & CLUSTERS TO BE PROTECTED IN PERIMETER AREAS:	0 (The only trees being protected are within preserve areas or off-site)
SQUARE FOOTAGE OF VEHICULAR USE AREA (VUA):	22,760 SF

POINTS / DESIGN OPTIONS

1	UTILIZATION OF MOISTURE SENSING CONTROLLER OTHER THAN RAIL-SIDE OVERSIDE DEVICE
2	PLAN SUBMITTED WITH LOW, MODERATE AND HIGH WATER USAGE ZONES
3	25% TO 50% OF THE GRASS AREA ARE MADE UP OF DROUGHT-TOLERANT GRASS SPECIES FROM THE LIST
10	51% OF MORE OF THE REQUIRED TREES ARE MADE UP OF DROUGHT-TOLERANT SPECIES FROM THE LIST
10	UTILIZATION OF COMPACTED MULCH PLANTING BEDS AT LEAST 3" IN DEPTH IN ALL PLANTED AREAS EXCEPT GROUNDCOVERS
5	UTILIZATION OF MULCH
5	50 TOTAL POINTS

Amount and Size and Age of trees and shrubs shall be determined by the owner and verified by a licensed arborist and landscaper.

Sunshine811.com

Revisions:
06/06/22: Rev. per comments

PORT COVE
Martin County, Florida



BRYAN ROBERT DONAHUE, PLA
LICENSE # LA6667130

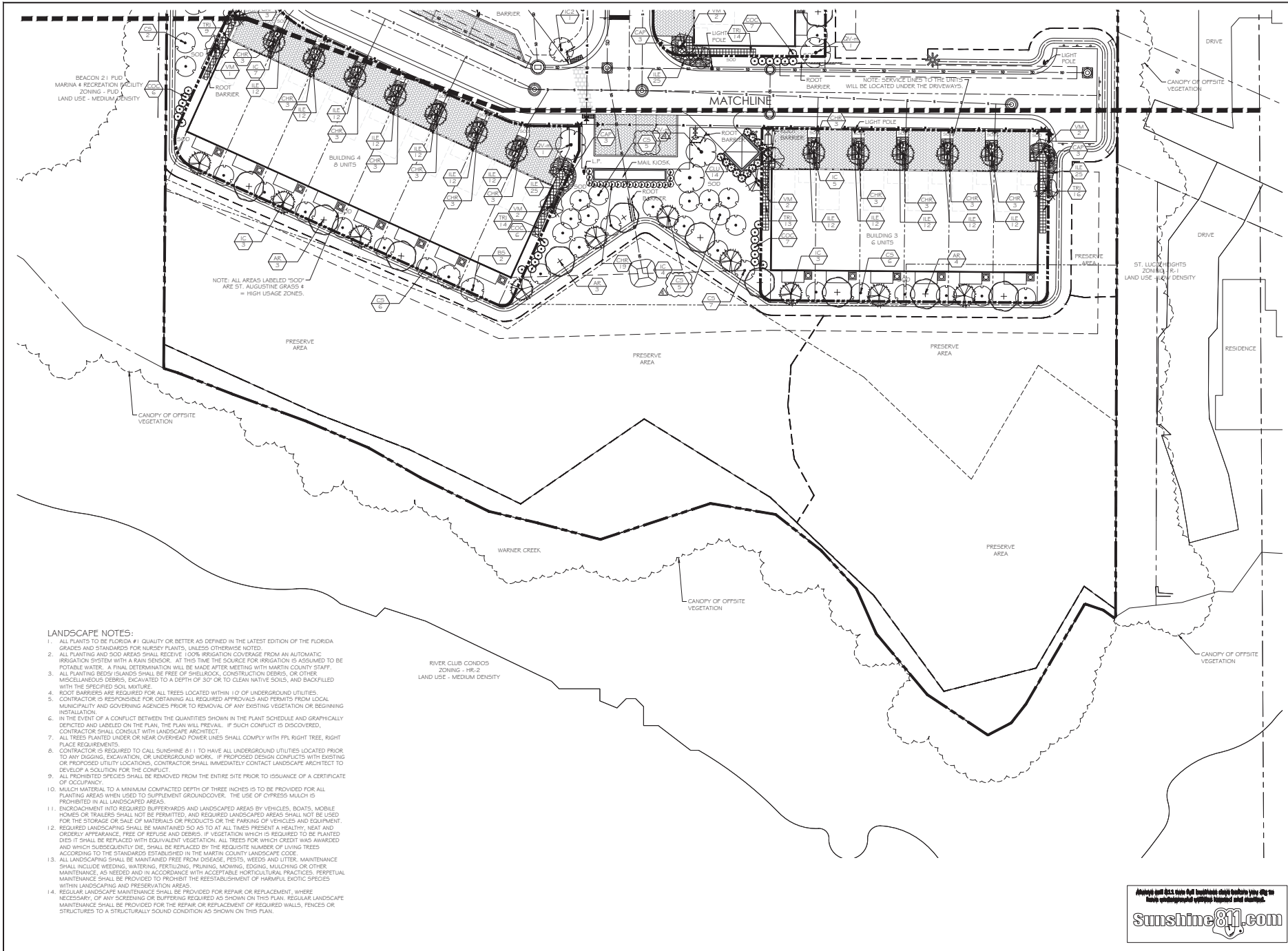


0' 10' 20' 40'
SCALE: 1" = 20'-0"

Drawn By: SMT
Drawing #: 1022
Date: 10/12/2021

LANDSCAPE PLAN

SHEET # LP.1



LANDSCAPE NOTES:

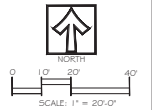
1. ALL PLANTS TO BE FLORIDA #1 QUANTITY OR BETTER AS DEFINED IN THE LATEST EDITION OF THE FLORIDA GRADES AND STANDARDS FOR NURSERY PLANTS, UNLESS OTHERWISE NOTED.
2. ALL PLANTING AND SOO AREAS SHALL RECEIVE 100% IRRIGATION COVERAGE FROM AN AUTOMATIC IRRIGATION SYSTEM WITH A RAIN SENSOR. AT THIS TIME THE SOURCE FOR IRRIGATION IS ASSUMED TO BE POTABLE WATER. A FINAL DETERMINATION WILL BE MADE AFTER MEETING WITH MARTIN COUNTY STAFF.
3. ALL PLANTING BEDS/ISLANDS SHALL BE FREE OF SHELLS, CONSTRUCTION DEBRIS, OR OTHER MISCELLANEOUS DEBRIS, EXCAVATED TO A DEPTH OF 30" OR TO CLEAN NATIVE SOILS, AND BACKFILLED WITH THE SPECIFIED SOIL MIXTURE.
4. ROOT BARRIERS ARE REQUIRED FOR ALL TREES LOCATED WITHIN 1'0" OF UNDERGROUND UTILITIES. CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED APPROVALS AND PERMITS FROM LOCAL MUNICIPALITY AND GOVERNING AGENCIES PRIOR TO REMOVAL OF ANY EXISTING VEGETATION OR BEGINNING INSTALLATION.
5. IN THE EVENT OF A CONFLICT BETWEEN THE QUANTITIES SHOWN IN THE PLANT SCHEDULE AND GRAPHICALLY DEPICTED AND LABELED ON THE PLAN, THE PLAN WILL PREVAIL. IF SUCH CONFLICT IS DISCOVERED, CONTRACTOR SHALL CONSULT WITH LANDSCAPE ARCHITECT.
6. ALL TREES PLANTED UNDER OR NEAR OVERHEAD POWER LINES SHALL COMPLY WITH FPL RIGHT TREE, RIGHT PLACE REQUIREMENTS.
7. CONTRACTOR IS REQUIRED TO CALL SUNSHINE 811 TO HAVE ALL UNDERGROUND UTILITIES LOCATED PRIOR TO ANY DIGGING, EXCAVATION, OR UNDERGROUND WORK. IF PROPOSED DESIGN CONFLICTS WITH EXISTING OR PROPOSED UTILITY LOCATIONS, CONTRACTOR SHALL IMMEDIATELY CONTACT LANDSCAPE ARCHITECT TO DEVELOP A SOLUTION FOR THE CONFLICT.
8. ALL PROHIBITED SPECIES SHALL BE REMOVED FROM THE ENTIRE SITE PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
9. MULCH MATERIAL TO A MINIMUM COMPACTED DEPTH OF THREE INCHES IS TO BE PROVIDED FOR ALL PLANTING AREAS WHEN USED TO SUPPLEMENT GROUNDCOVER. THE USE OF CYPRESS MULCH IS PROHIBITED IN ALL LANDSCAPED AREAS.
10. DISCHARGEMENT INTO REQUIRED BUFFERWAYS AND LANDSCAPED AREAS BY VEHICLES, BOATS, MOBILE HOMES OR TRAILERS SHALL NOT BE PERMITTED. AND REQUIRED LANDSCAPED AREAS SHALL NOT BE USED FOR THE STORAGE OR SALE OF MATERIALS OR PRODUCTS OR THE PARKING OF VEHICLES AND EQUIPMENT.
11. REQUIRED LANDSCAPING SHALL BE MAINTAINED SO AS TO AT ALL TIMES PRESENT A HEALTHY, NEAT AND ORDERLY APPEARANCE. FREE OF REFUSE AND DEBRIS. IF VEGETATION WHICH IS REQUIRED TO BE PLANTED DIES IT SHALL BE REPLACED WITH EQUIVALENT VEGETATION. ALL TREES FOR WHICH CREDIT WAS AWARDED AND WHICH SUBSEQUENTLY DIE, SHALL BE REPLACED BY THE REQUISITE NUMBER OF LIVING TREES ACCORDING TO THE STANDARDS ESTABLISHED IN THE MARTIN COUNTY LANDSCAPE CODE.
12. ALL LANDSCAPING SHALL BE MAINTAINED FREE FROM DISEASE, PESTS, WEEDS AND LITTER. MAINTENANCE SHALL INCLUDE WEEDING, WATERING, FERTILIZING, PRUNING, MOWING, EDGING, MULCHING OR OTHER MAINTENANCE, AS NEEDED AND IN ACCORDANCE WITH ACCEPTABLE HORTICULTURAL PRACTICES. PERPETUAL MAINTENANCE SHALL BE PROVIDED TO PROHIBIT THE REESTABLISHMENT OF HARMFUL EXOTIC SPECIES WITHIN LANDSCAPING AND PRESERVATION AREAS.
13. REGULAR LANDSCAPE MAINTENANCE SHALL BE PROVIDED FOR REPAIR OR REPLACEMENT, WHERE NECESSARY, OF ANY SCREENING OR BUFFERING REQUIRED AS SHOWN ON THIS PLAN. REGULAR LANDSCAPE MAINTENANCE SHALL BE PROVIDED FOR THE REPAIR OR REPLACEMENT OF REQUIRED WALLS, FENCES OR STRUCTURES TO A STRUCTURALLY SOUND CONDITION AS SHOWN ON THIS PLAN.

Revisions:

PORT COVE
Martin County, Florida



BRYAN ROBERT DONAHUE, PLA
LICENSE # LA6657130



Drawn By: SMT
Drawing #: 1022
Date: 10/12/2021

LANDSCAPE
PLAN

SHEET # LP.2



