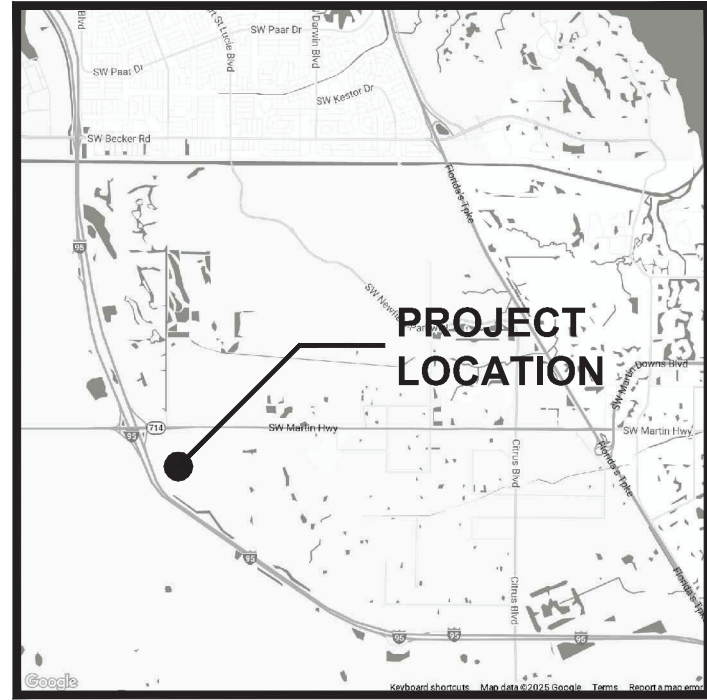


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Key / Location:



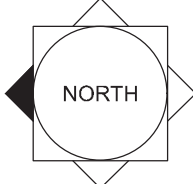
Project Team:

Client & Property Owner:	Martin Commerce Park, LLC 2740 SW Martin Downs Blvd, Suite 45 Palm City, Florida 34990
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Environmental:	EW Consultants, Inc. 1000 SE Monterey Commons Blvd., Suite 208 Stuart, FL 34996

Martin
Commerce Park
PUD

Martin County, Florida
Overall Protected Tree
Mitigation Plan

Date	By	Description
12.18.25	AC	Initial Submittal
04.09.26	AC	1st Resubmittal
06.30.26	AC	2nd Resubmittal
07.29.26	AC	3rd Resubmittal



SCALE: 1" = 200'



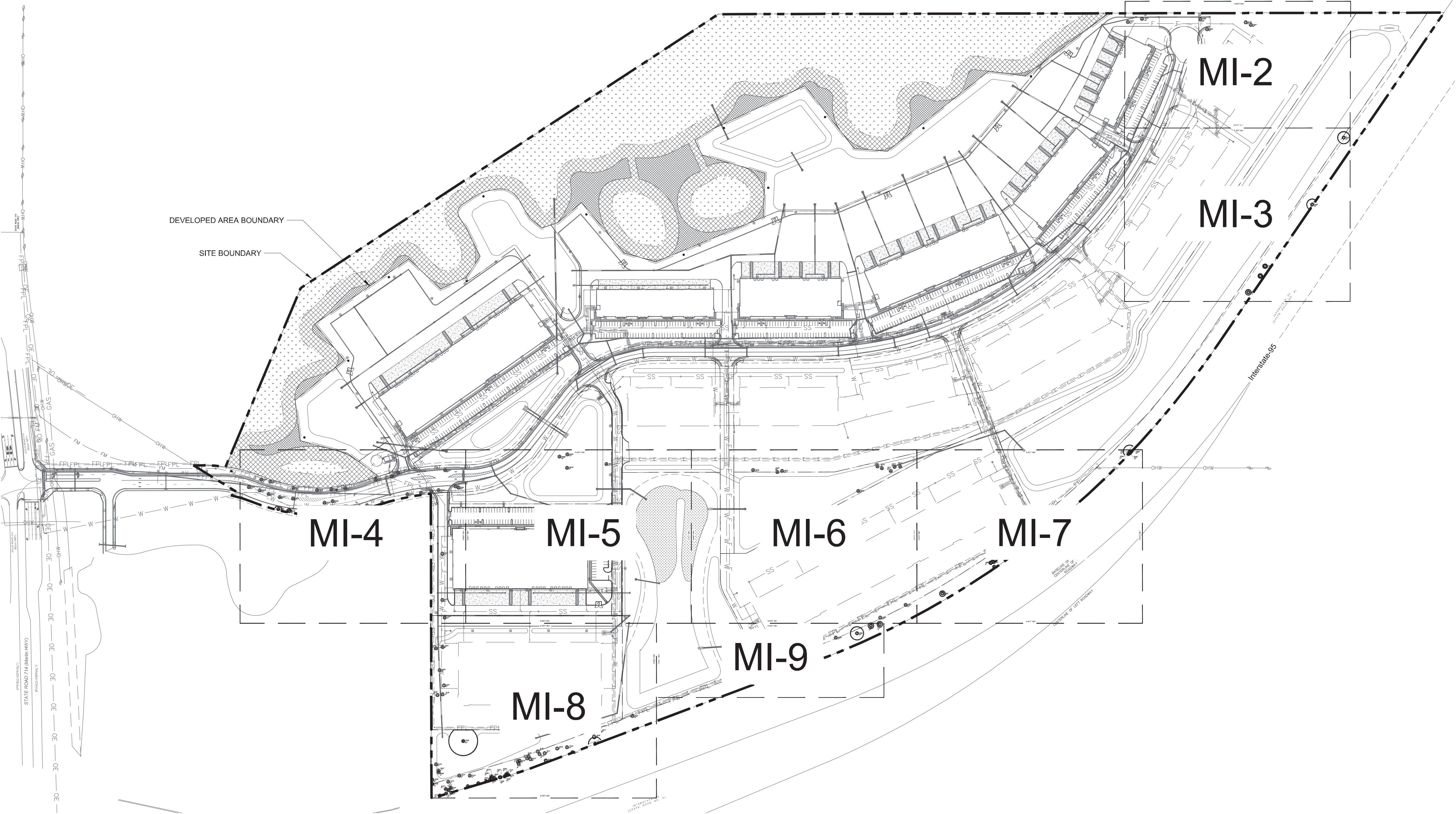
REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	
Project Number	21-377	
Municipal Number	---	
Computer File	21-377 - Martin Commerce Park - LA & MI.dwg	

MI-1

Index of Drawings:

Overall Protected Tree Mitigation Plan	MI-1
Protected Tree Mitigation Plan	MI-2 - MI-9
Protected Tree Inventory	MI-10



PROTECTED TREE PRESERVATION DATA

TREES TO BE REMOVED/REQUIRED REPLACEMENT: (PER SECTION 4.666.D)	-288 CREDITS
TREES PRESERVED ONSITE/TREE PRESERVATION CREDITS: (PER SECTION 4.664.F)	+95 CREDITS
PROPOSED TREES APPLIED TO MITIGATION: (PER SECTION 4.666.D)	+193 CREDITS
ADDITIONAL MITIGATION REQUIRED:	NONE

NOTE: All existing trees to be preserved onsite are to be protected throughout construction per Martin County specifications. See Tree Protection Detail, Sheet **MI-10**, for tree protection to be installed prior to clearing.

MITIGATION NOTES

- All existing trees to be preserved onsite are cold-tolerant and drought-tolerant per Martin County Land Development Regulations (MCLDR) 4.664.F.
- No credit is granted for trees that are classified as prohibited, located within required preservation areas, dead, dying, diseased, or insect-infested, damaged from skinning, barking, or bumping, or have suppressed canopies.
- All hardwood native trees with a DBH of 8" or greater are considered 'protected trees'.
- All 'perimeter' hardwood native trees with a DBH of 4" or greater and all 'perimeter' softwood native trees (including pine trees) with a DBH of 8" or greater are considered 'protected trees'.
- All existing trees to be removed onsite are to be mitigated for using the chart per MCLDR 4.666.D.
- Extra tree credits may be given to replacement trees with higher calipers per MCLDR 4.666.D.c.
- The tree symbols in the Mitigation table do not denote species type, however, sheets MI-2 - MI9 show both the species symbol and credit information.

MITIGATION LEGEND

SYMBOL	CODE	QTY	COMMON NAME	CREDITS
PRESERVED TREES				
①	PT1	15	Preserved Tree 1 (2"-6" DBH)	+15
②	PT2	21	Preserved Tree 2 (7"-12" DBH)	+42
③	PT3	3	Preserved Tree 3 (13"-18" DBH)	+9
④	PT4	4	Preserved Tree 4 (19"-24" DBH)	+16
⑤	PT5	1	Preserved Tree 5 (25"-30" DBH)	+5
⑧	PT7	1	Preserved Tree 7 (36"+ DBH)	+8
REMOVED TREES				
⊗	RE	7	Removed Excluded	N/A
⊗	RT1	6	Removed Tree 1 (4"-8" DBH)	-12
⊗	RT2	47	Removed Tree 2 (7"-12" DBH)	-141
⊗	RT3	24	Removed Tree 3 (13"-18" DBH)	-96
⊗	RT4	5	Removed Tree 4 (19"-24" DBH)	-25
⊗	RT5	1	Removed Tree 5 (25"-30" DBH)	-6
⊗	RT6	1	Removed Tree 6 (31"-36" DBH)	-8

Protected Tree Mitigation Data Summary

Required Replacement Credits: 288 Credits
(x6 @2 Credits) 4" - 6" = 12 Replacement Credits
(x47 @3 Credits) 7" - 12" = 141 Replacement Credits
(x24 @4 Credits) 13" - 18" = 96 Replacement Credits
(x5 @5 Credits) 19" - 24" = 25 Replacement Credits
(x1 @6 Credits) 25" - 30" = 6 Replacement Credits
(x1 @8 Credits) 31" - 36" = 8 Replacement Credits

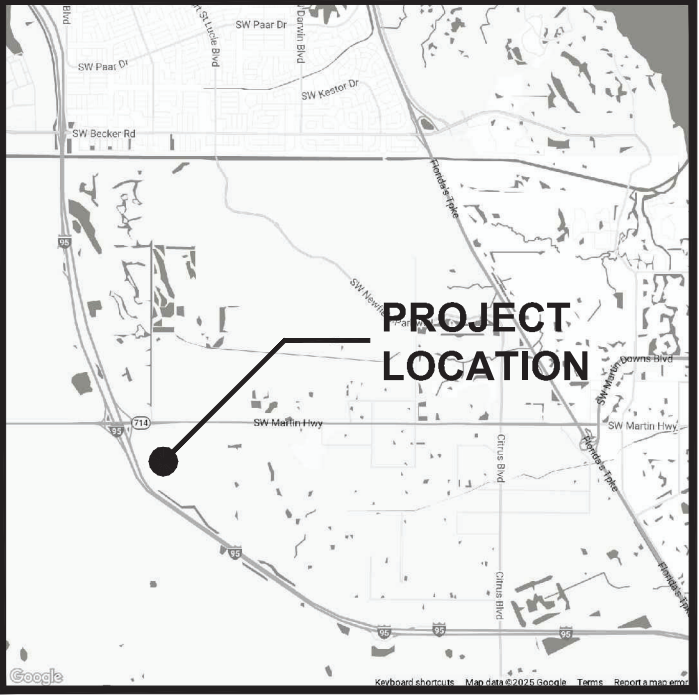
Preserved Tree Credits: 95 Credits
(x15 @1 Credit) 2" - 6" = 15 Preservation Credits
(x21 @2 Credits) 7" - 12" = 42 Preservation Credits
(x3 @3 Credits) 13" - 18" = 9 Preservation Credits
(x4 @4 Credits) 19" - 24" = 16 Preservation Credits
(x1 @5 Credits) 25" - 30" = 5 Preservation Credits
(x1 @8 Credits) 36"+ = 8 Preservation Credits

Total Required Replacement Credits: 193 Credits
288 - 95 = 193 Remaining Preservation Credits

Total Provided Replacement Credits: 194 Credits
(97) 3" CAL "MI-P" (2 Credits per 3" CAL Tree)

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Key / Location:



Project Team:

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Martin Commerce Park PUD

Martin County, Florida

Protected Tree Mitigation Plan

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07.29.26	AC	3rd Resubmittal



SCALE: 1" = 30'

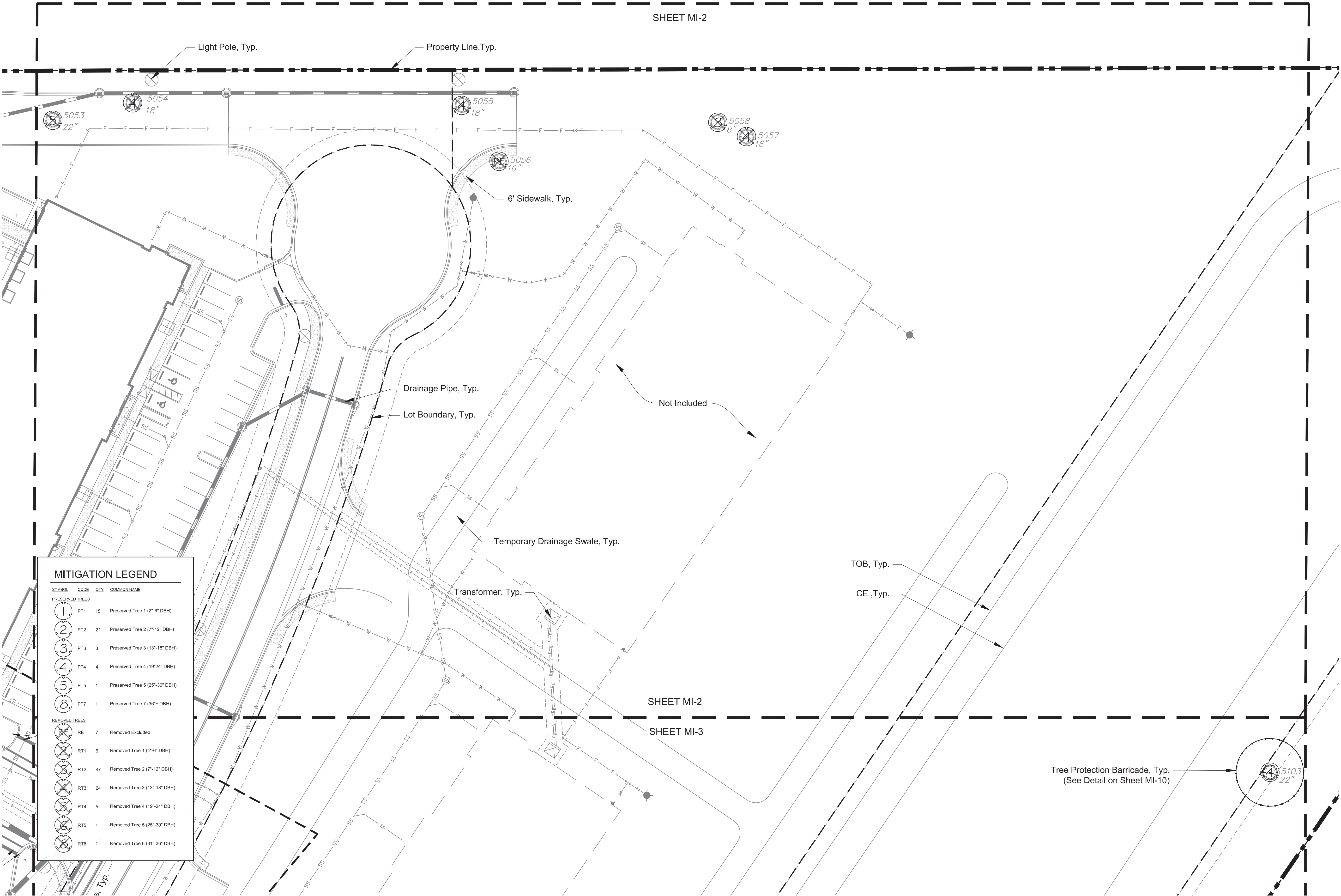
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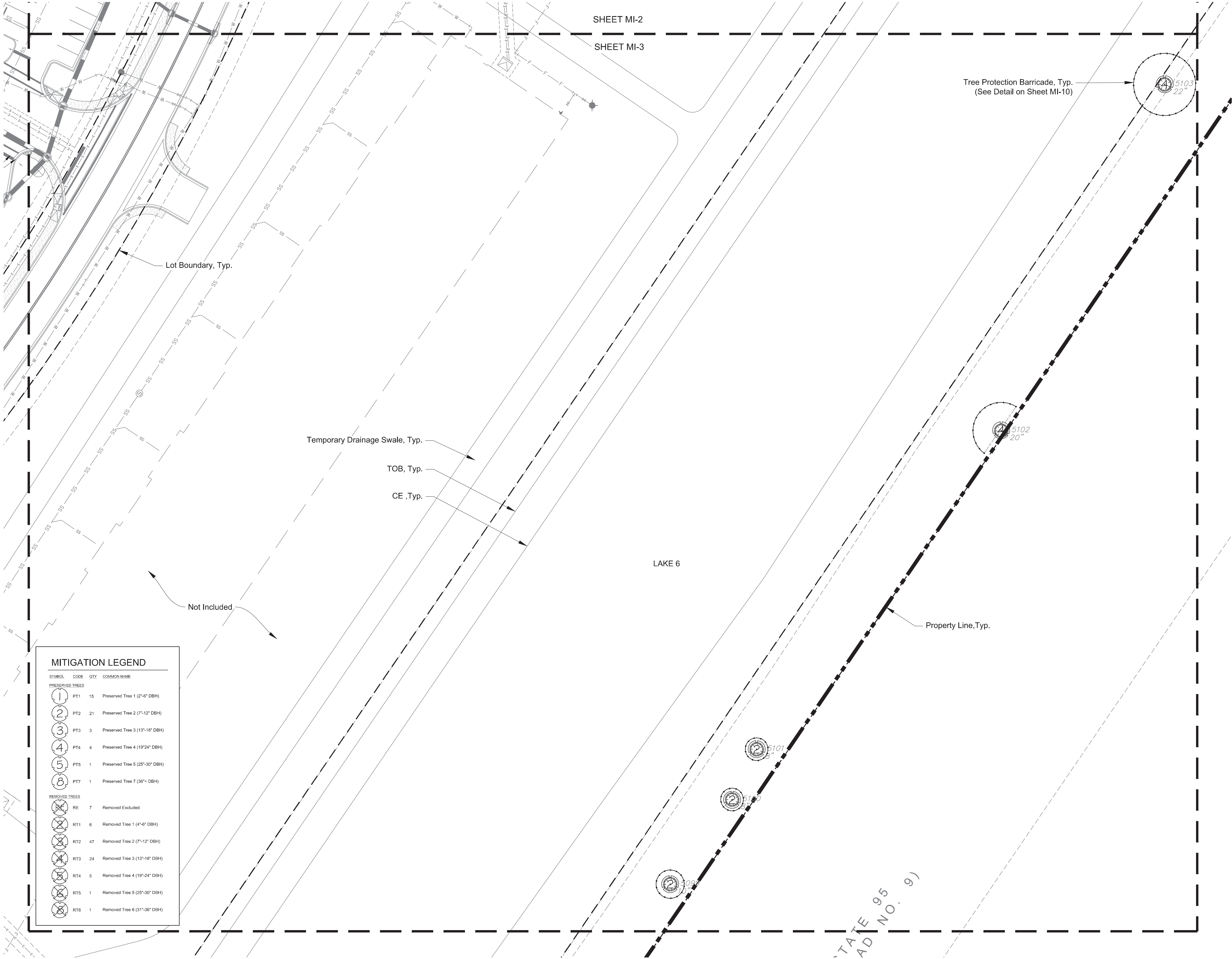
REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	MI-2
Project Number	21-377	
Municipal Number	---	
Computer File	21-377 - Martin Commerce Park - LA & MI.dwg	

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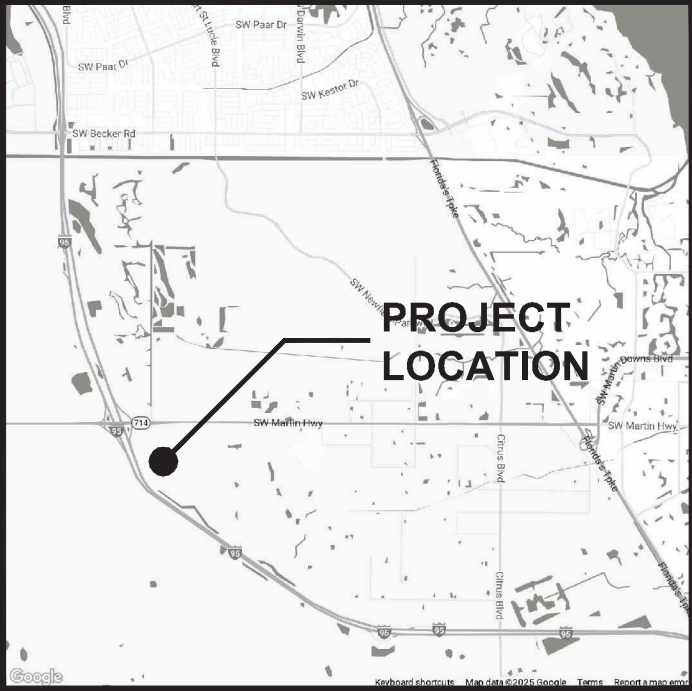




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Key / Location:



N.T.S.

Project Team:

Client & Property Owner:	Martin Commerce Park, LLC 2740 SW Martin Downs Blvd, Suite 45 Palm City, Florida 34990
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Martin Commerce Park PUD

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NORTH

SCALE: 1" = 30'



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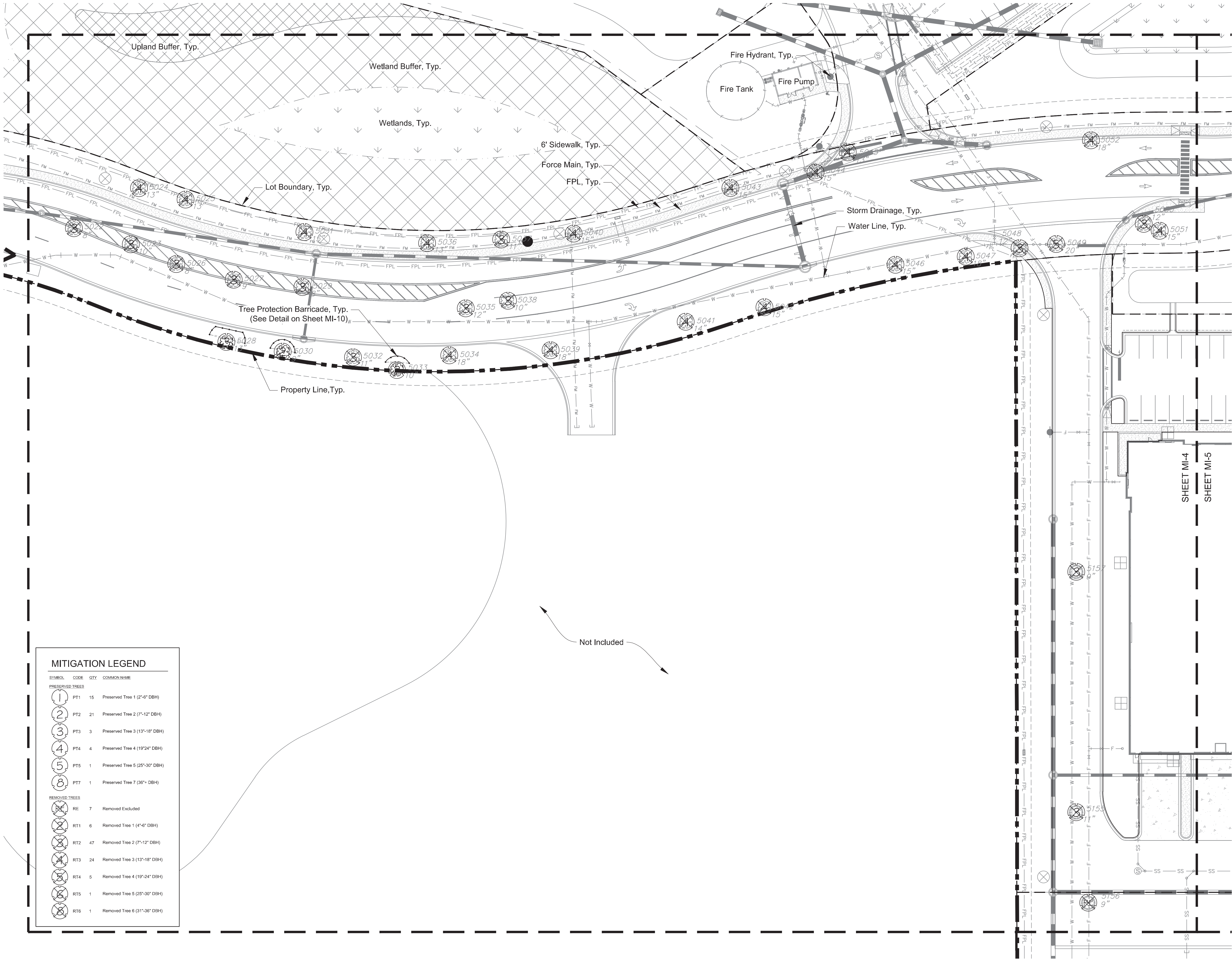


REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	MI-3
Project Number	21-377	
Municipal Number	---	
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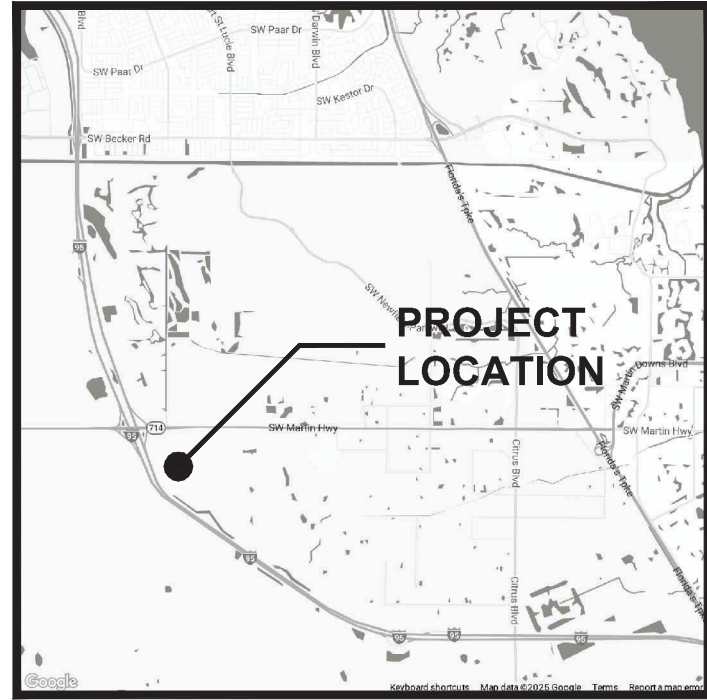
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MITIGATION LEGEND

SYMBOL	CODE	QTY	COMMON NAME
PRESERVED TREES			
1	PT1	15	Preserved Tree 1 (2'-6" DBH)
2	PT2	21	Preserved Tree 2 (7'-12" DBH)
3	PT3	3	Preserved Tree 3 (13'-18" DBH)
4	PT4	4	Preserved Tree 4 (19'-24" DBH)
5	PT5	1	Preserved Tree 5 (25'-30" DBH)
8	PT7	1	Preserved Tree 7 (36"+ DBH)
REMOVED TREES			
RE	RE	7	Removed Excluded
RT1	RT1	6	Removed Tree 1 (4'-6" DBH)
RT2	RT2	47	Removed Tree 2 (7'-12" DBH)
RT3	RT3	24	Removed Tree 3 (13'-18" DBH)
RT4	RT4	5	Removed Tree 4 (19'-24" DBH)
RT5	RT5	1	Removed Tree 5 (25'-30" DBH)
RT6	RT6	1	Removed Tree 6 (31'-36" DBH)

Key / Location:



Project Team:

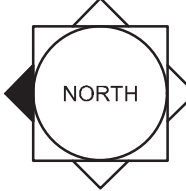
Client & Property Owner:	Martin Commerce Park, LLC 2740 SW Martin Downs Blvd., Suite 45 Palm City, Florida 34990
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Martin Commerce Park PUD

Martin County, Florida

Protected Tree Mitigation Plan

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12.18.25	AC	Initial Submittal
04.09.26	AC	1st Resubmittal
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07.29.26	AC	3rd Resubmittal



SCALE: 1" = 30'

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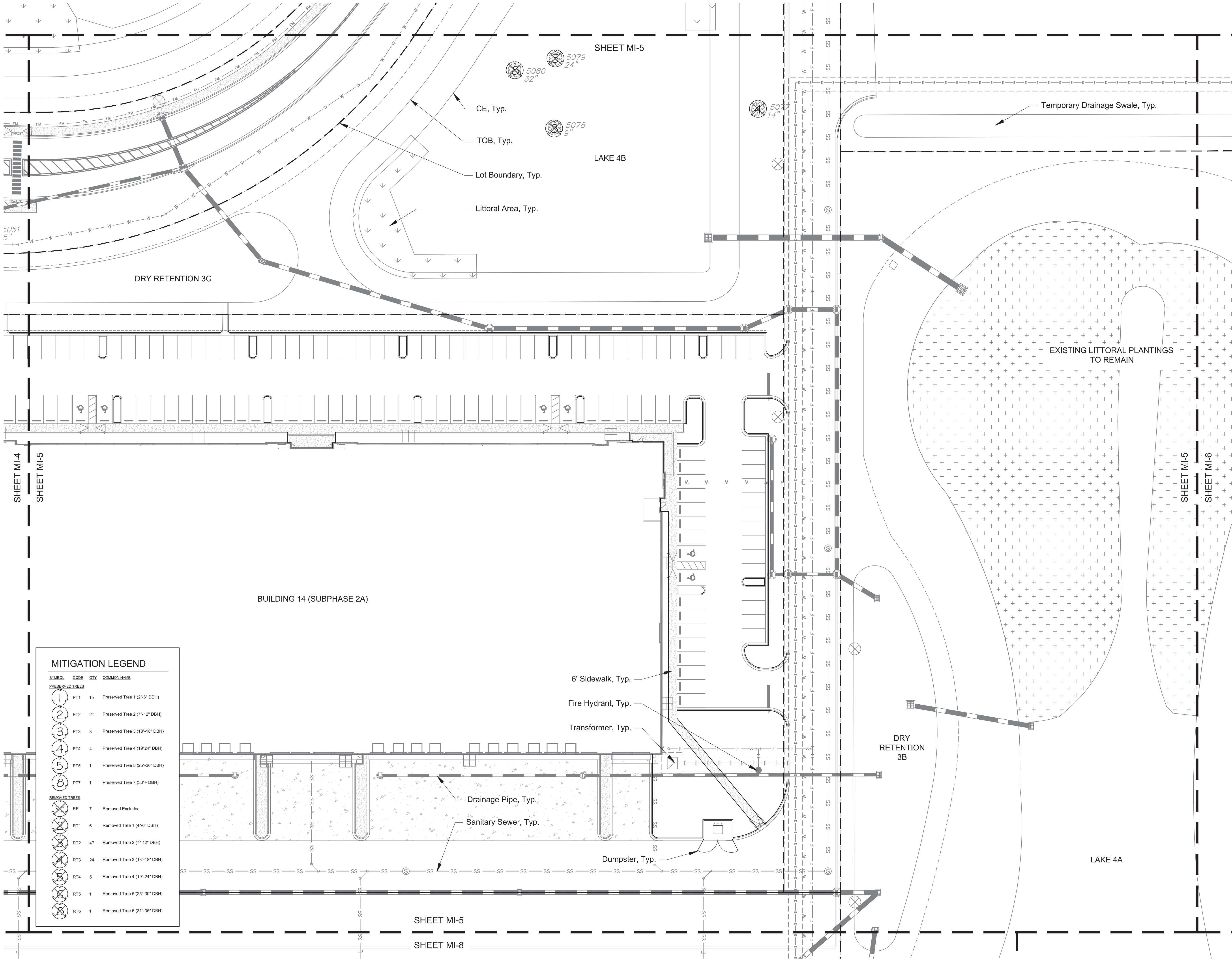


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Steven Garrett

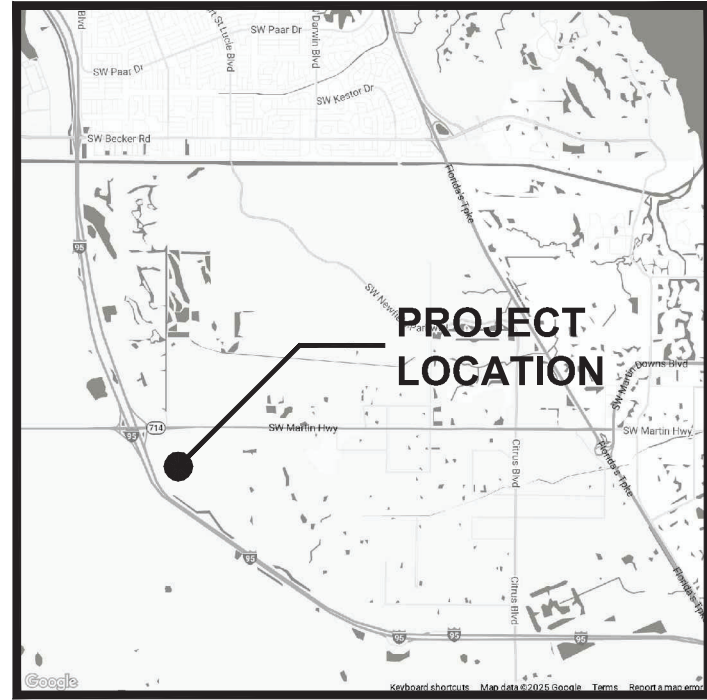
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Manager	BN
Project Number	21-377
Municipal Number	---
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Sheet
MI-4

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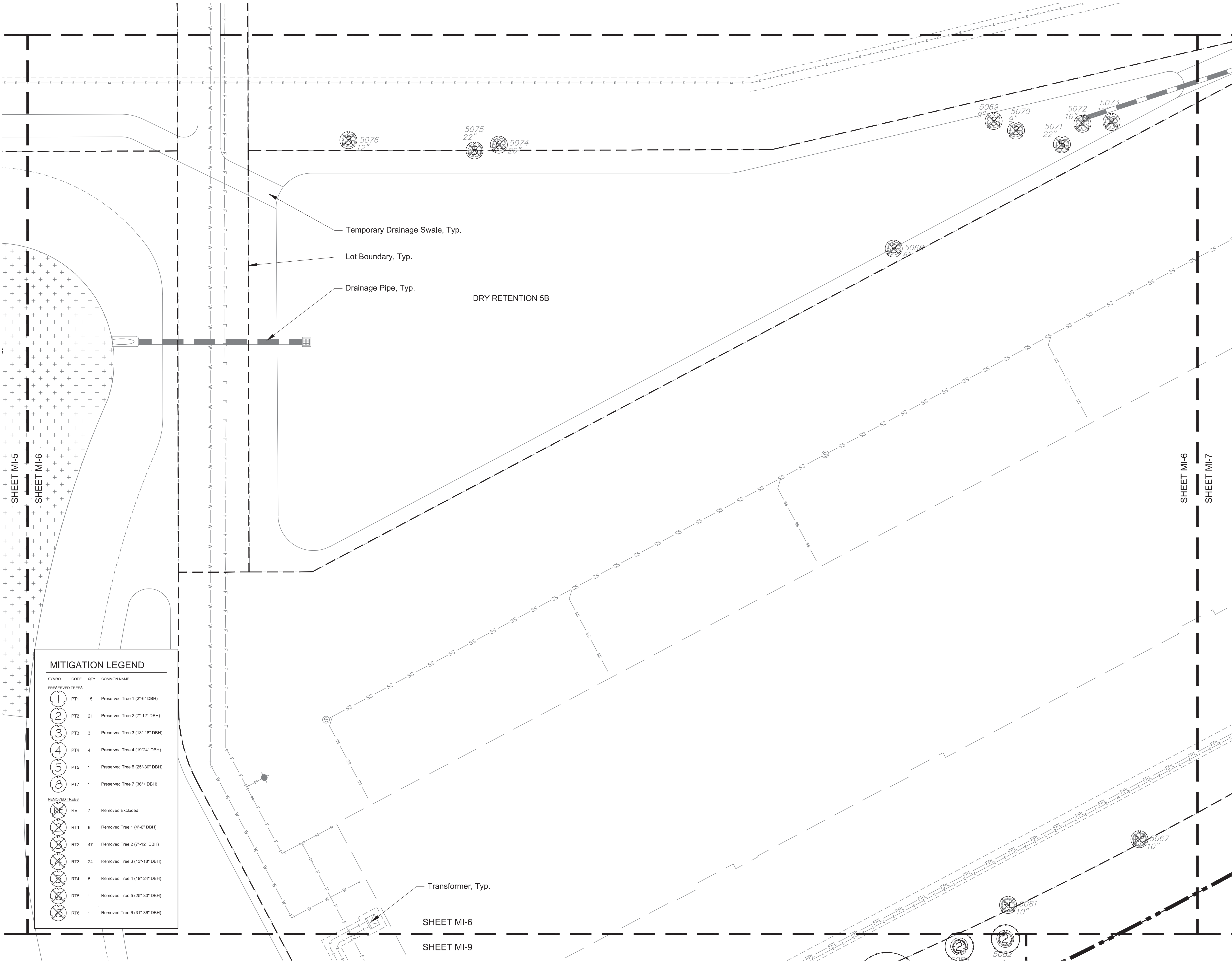
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REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	MI-5
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Municipal Number	---	
Computer File	21-377 - Martin Commerce Park - LA & MI.dwg	



MITIGATION LEGEND

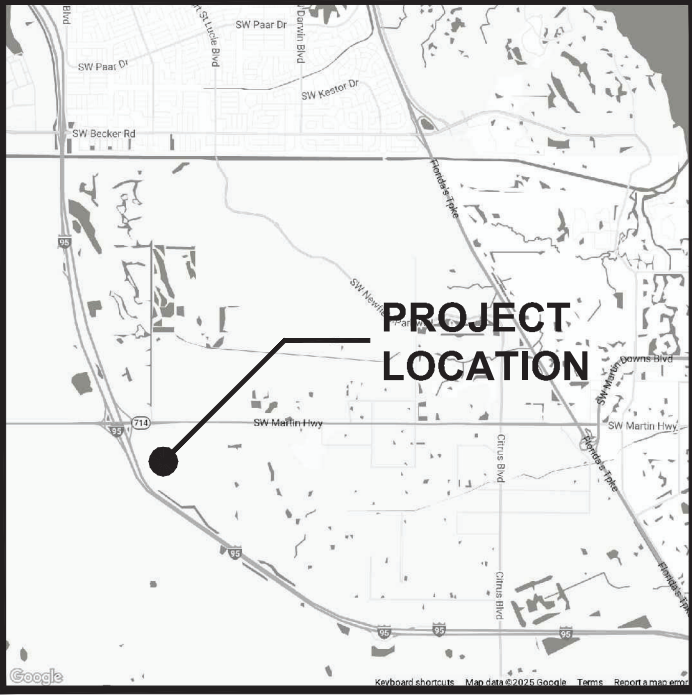
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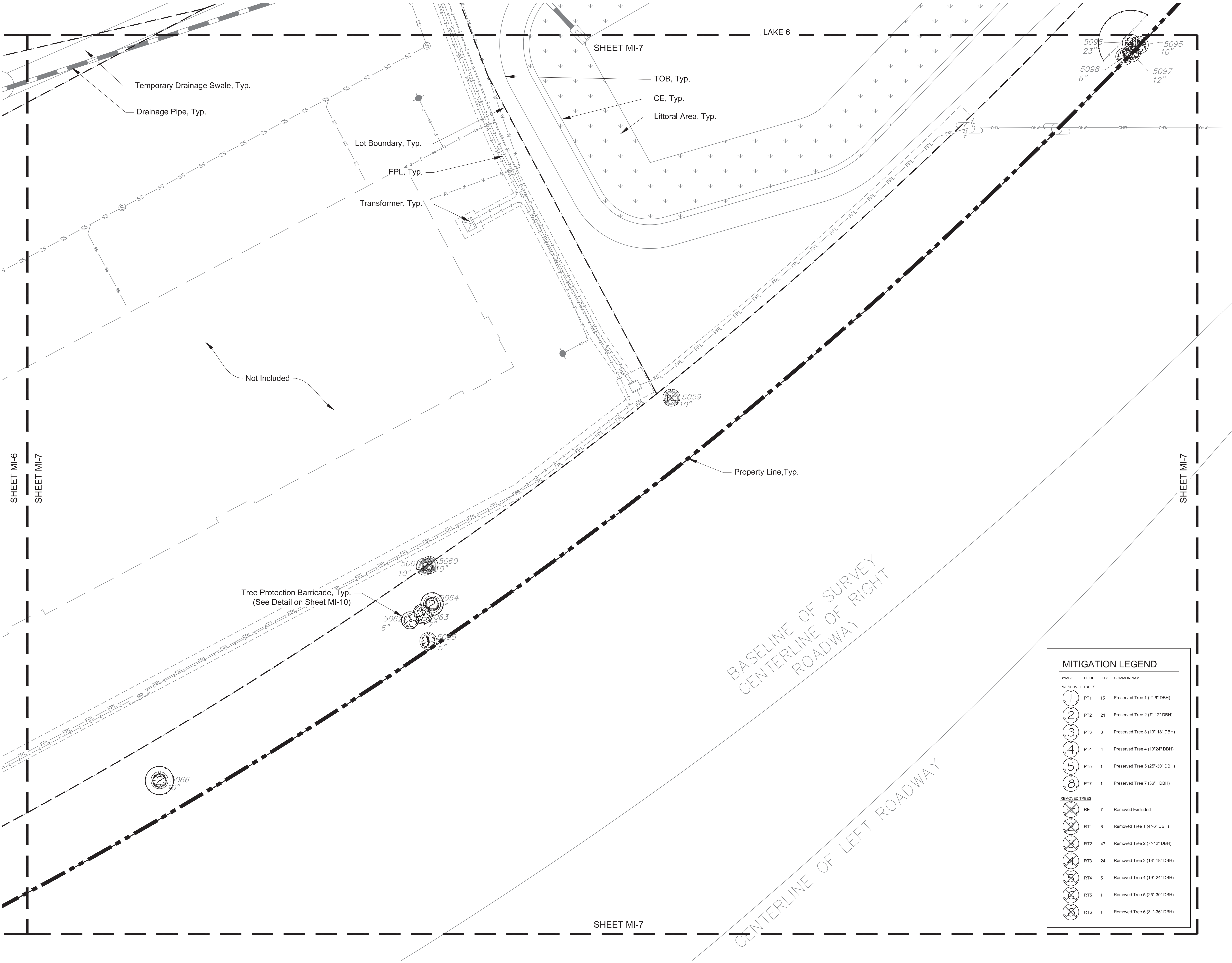


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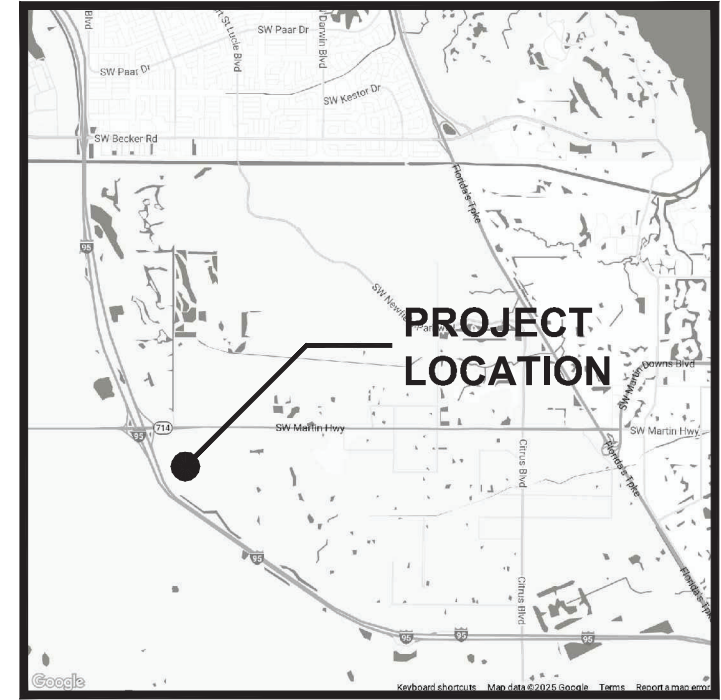
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NORTH

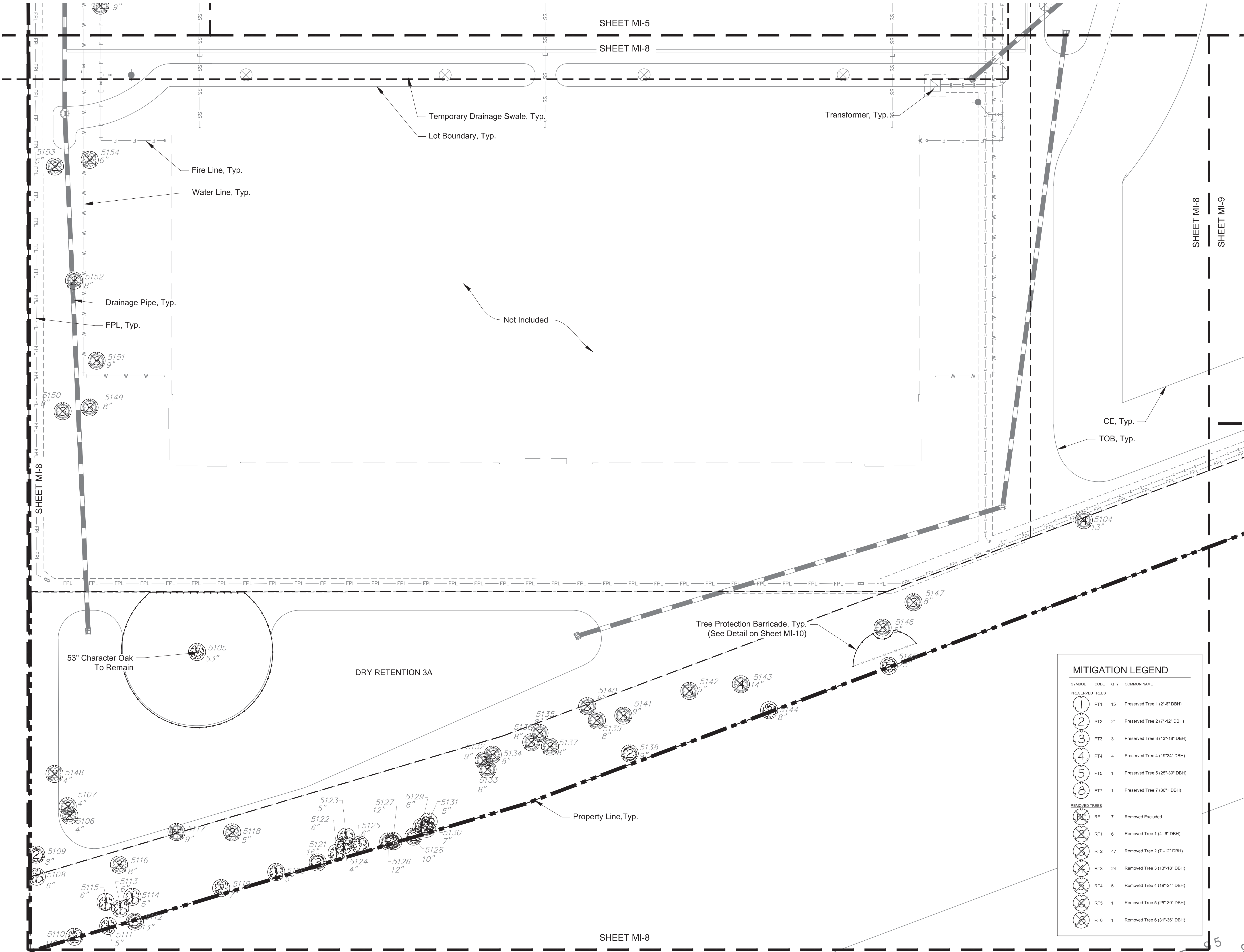
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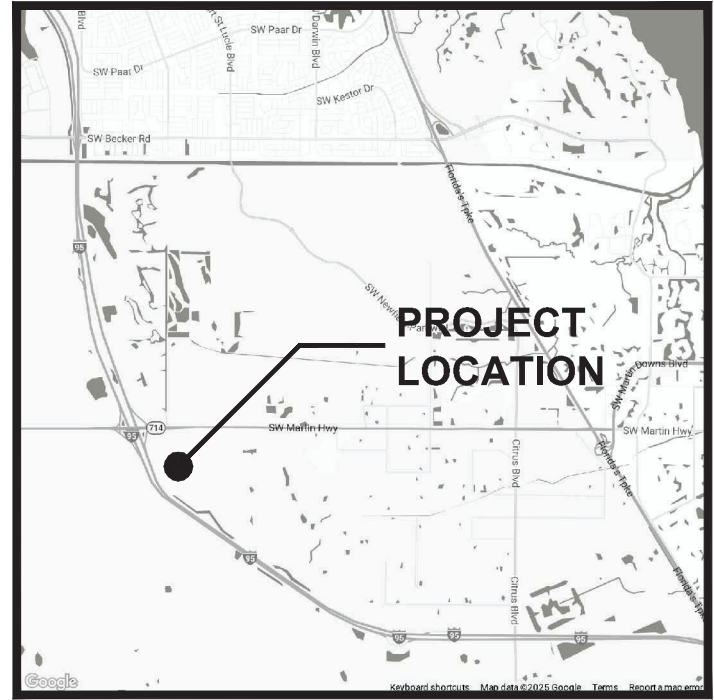
REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	MI-7
Project Number	21-377	---
Municipal Number	---	---
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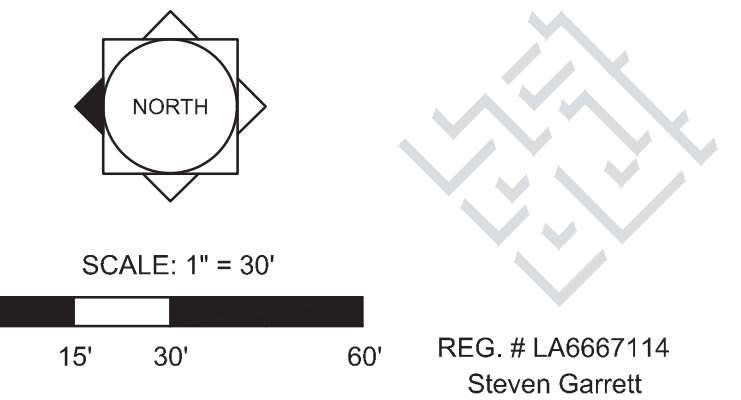
Martin Commerce Park PUD

Martin County, Florida

Protected Tree Mitigation Plan

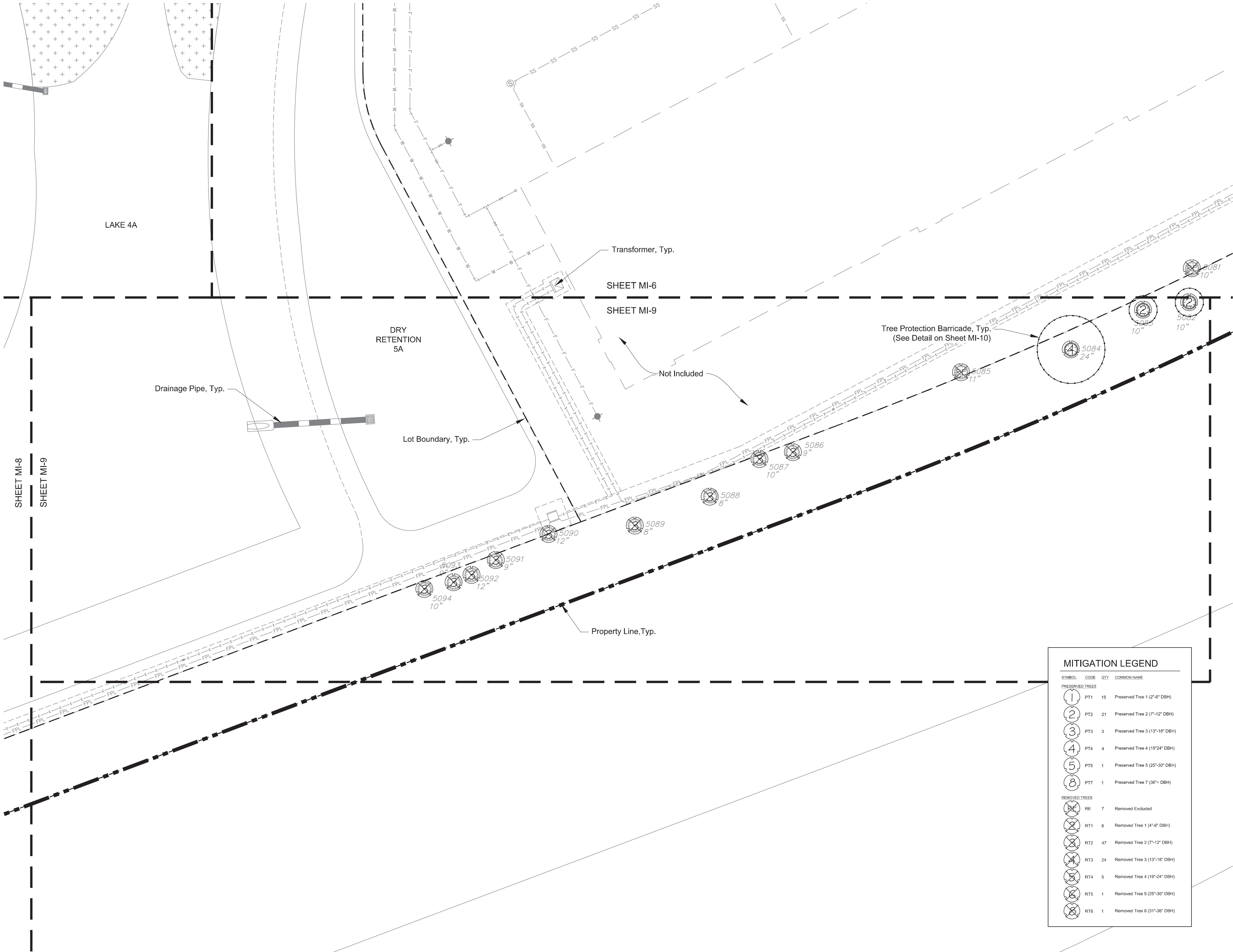
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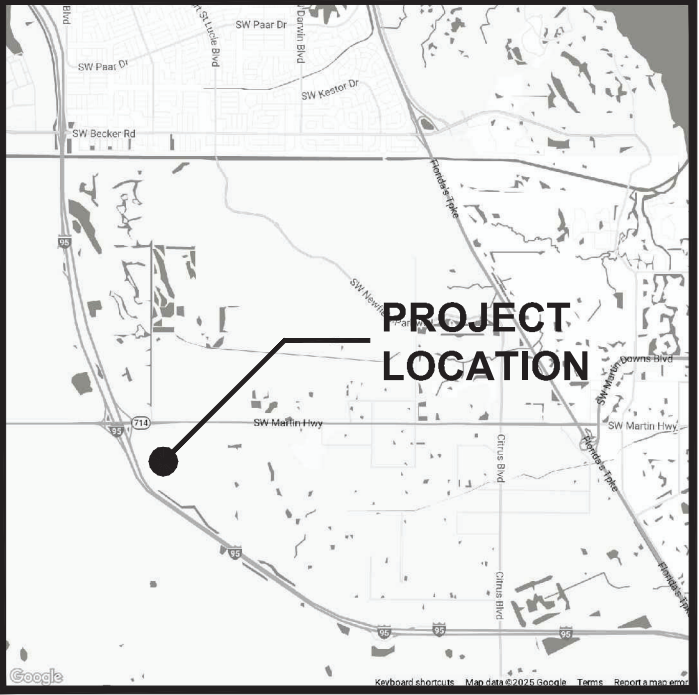


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Manager	BN	MI-8
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Municipal Number	---	
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Project Team:

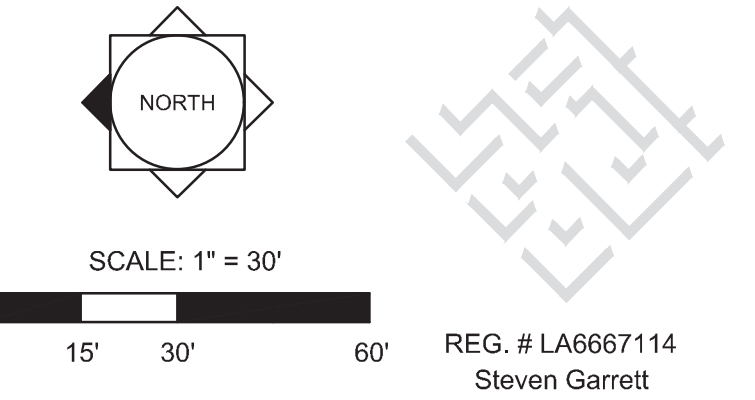
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Steven Garrett

Designer	AC	Sheet
Manager	BN	MI-9
Project Number	21-377	
Municipal Number	---	
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Trees To Remain			
Tree #	SPECIES	DBH	CREDIT
5028	OAK	13	3
5030	OAK	9	2
5033	OAK	10	2
5062	OAK	6	1
5063	OAK	7	2
5064	PINE	8	2
5065	OAK	5	1
5066	PINE	10	2
5082	PINE	10	2
5083	PINE	10	2
5084	PINE	24	4
5095	OAK	10	2
5096	OAK	23	4
5097	OAK	12	2
5098	OAK	6	1
5099	PINE	10	2
5100	PINE	8	2
5101	PINE	8	2
5102	PINE	20	4
5103	PINE	22	4
5105	OAK	53	8
5108	OAK	6	1
5109	PINE	8	2
5110	OAK	11	2
5111	OAK	5	1
5112	PINE	13	3
5113	OAK	6	1
5114	OAK	5	1
5115	OAK	6	1
5119	OAK	7	2
5120	OAK	5	1
5121	PINE	16	3
5122	OAK	6	1
5123	OAK	5	1
5124	OAK	4	1
5125	OAK	6	1
5126	PINE	12	2
5127	PINE	12	2
5128	PINE	10	2
5129	OAK	6	1
5130	PINE	7	2
5131	OAK	5	1
5138	PINE	9	2
5144	OAK	8	2
5145	OAK	25	5

Trees To Remove			
Tree #	Type	DBH	CREDIT
5022	OAK	8	3
5023	OAK	10	3
5024	OAK	13	4
5025	OAK	13	4
5026	OAK	8	3
5027	OAK	9	3
5029	OAK	8	3
5031	OAK	15	4
5032	OAK	11	3
5034	OAK	18	4
5035	OAK	12	3
5036	OAK	13	4
5037	OAK	11	3
5038	OAK	10	3
5039	OAK	18	4
5040	OAK	15	4
5041	OAK	14	4
5042	OAK	15	4
5043	OAK	15	4
5044	OAK	15	4
5045	OAK	13	4
5046	OAK	15	4
5047	OAK	18	4
5048	OAK	12	3
5049	OAK	20	5
5050	OAK	12	3
5051	OAK	15	4
5052	OAK	18	4
5053	PINE	22	5
5054	PINE	18	4
5055	PINE	18	4
5056	PINE	16	N/A
5057	PINE	16	4
5058	PINE	8	3
5059	PINE	10	N/A
5060	PINE	10	3
5061	PINE	10	3
5067	PINE	10	N/A
5068	OAK	8	3
5069	OAK	9	3
5070	OAK	9	3
5071	OAK	22	5
5072	OAK	16	4
5073	OAK	16	4
5074	OAK	26	6
5075	OAK	22	5
5076	OAK	12	3
5077	OAK	14	4
5078	OAK	9	3
5079	OAK	24	5
5080	OAK	32	8
5081	PINE	10	N/A
5085	PINE	11	N/A
5086	PINE	9	3
5087	PINE	10	3
5088	PINE	8	3
5089	PINE	8	3
5090	PINE	12	3
5091	PINE	9	3
5092	PINE	12	3
5093	PINE	9	3
5094	PINE	10	3
5104	PINE	13	4
5106	OAK	4	2
5107	OAK	4	2
5116	OAK	8	3
5117	PINE	9	N/A
5118	OAK	5	2
5132	PINE	9	3
5133	PINE	8	3
5134	PINE	8	3
5135	PINE	8	3
5136	PINE	8	3
5137	PINE	8	3
5139	PINE	8	3
5140	PINE	8	3
5141	PINE	9	3
5142	PINE	9	3
5143	PINE	14	4
5146	PINE	8	3
5147	PINE	8	3
5148	OAK	4	2
5149	PINE	8	3
5150	PINE	8	3
5151	PINE	9	3
5152	PINE	8	3
5153	OAK	5	2
5154	OAK	6	2
5155	PINE	11	3
5156	PINE	9	N/A
5157	PINE	9	3

Protected Tree Mitigation Data

Trees to be Removed: 1,072" DBH

- (15) 8" *Pinus sp.*
(10) 9" *Pinus sp.*
(7) 10" *Pinus sp.*
(3) 11" *Pinus sp.*
(2) 12" *Pinus sp.*
(1) 13" *Pinus sp.*
(1) 14" *Pinus sp.*
(2) 16" *Pinus sp.*
(3) 18" *Pinus sp.*
(1) 22" *Pinus sp.*
(3) 4" *Quercus sp.*
(2) 5" *Quercus sp.*
(1) 6" *Quercus sp.*
(5) 8" *Quercus sp.*
(4) 9" *Quercus sp.*
(2) 10" *Quercus sp.*
(1) 11" *Quercus sp.*
(4) 12" *Quercus sp.*
(4) 13" *Quercus sp.*
(2) 14" *Quercus sp.*
(7) 15" *Quercus sp.*
(2) 16" *Quercus sp.*
(3) 18" *Quercus sp.*
(1) 20" *Quercus sp.*
(2) 22" *Quercus sp.*
(1) 24" *Quercus sp.*
(1) 26" *Quercus sp.*
(1) 32" *Quercus sp.*

Required Replacement Credits: 288 Credits

- (x6 @2 Credits) 4" - 6" = 12 Replacement Credits
(x47 @3 Credits) 7" - 12" = 141 Replacement Credits
(x24 @4 Credits) 13" - 18" = 96 Replacement Credits
(x5 @5 Credits) 19" - 24" = 25 Replacement Credits
(x1 @6 Credits) 25" - 30" = 6 Replacement Credits
(x1 @8 Credits) 31" - 36" = 8 Replacement Credits

Preserved Tree Credits: 95 Credits

- (x15 @1 Credit) 2" - 6" = 15 Preservation Credits
(x21 @2 Credits) 7" - 12" = 42 Preservation Credits
(x3 @3 Credits) 13" - 18" = 9 Preservation Credits
(x4 @4 Credits) 19" - 24" = 16 Preservation Credits
(x1 @5 Credits) 25" - 30" = 5 Preservation Credits
(x1 @8 Credits) 36"+ = 8 Preservation Credits

Total Required Replacement Credits: 193 Credits

288 - 95 = 193 Remaining Preservation Credits

Total Provided Replacement Credits: 194 Credits

(97) 3" CAL "MI-P" (2 Credits per 3" CAL Tree)

PROTECTED TREE PRESERVATION DATA

TREES TO BE REMOVED/REQUIRED REPLACEMENT: -288 CREDITS
(PER SECTION 4.666.D)

TREES PRESERVED ONSITE/TREE PRESERVATION CREDITS: +95 CREDITS
(PER SECTION 4.664.F)

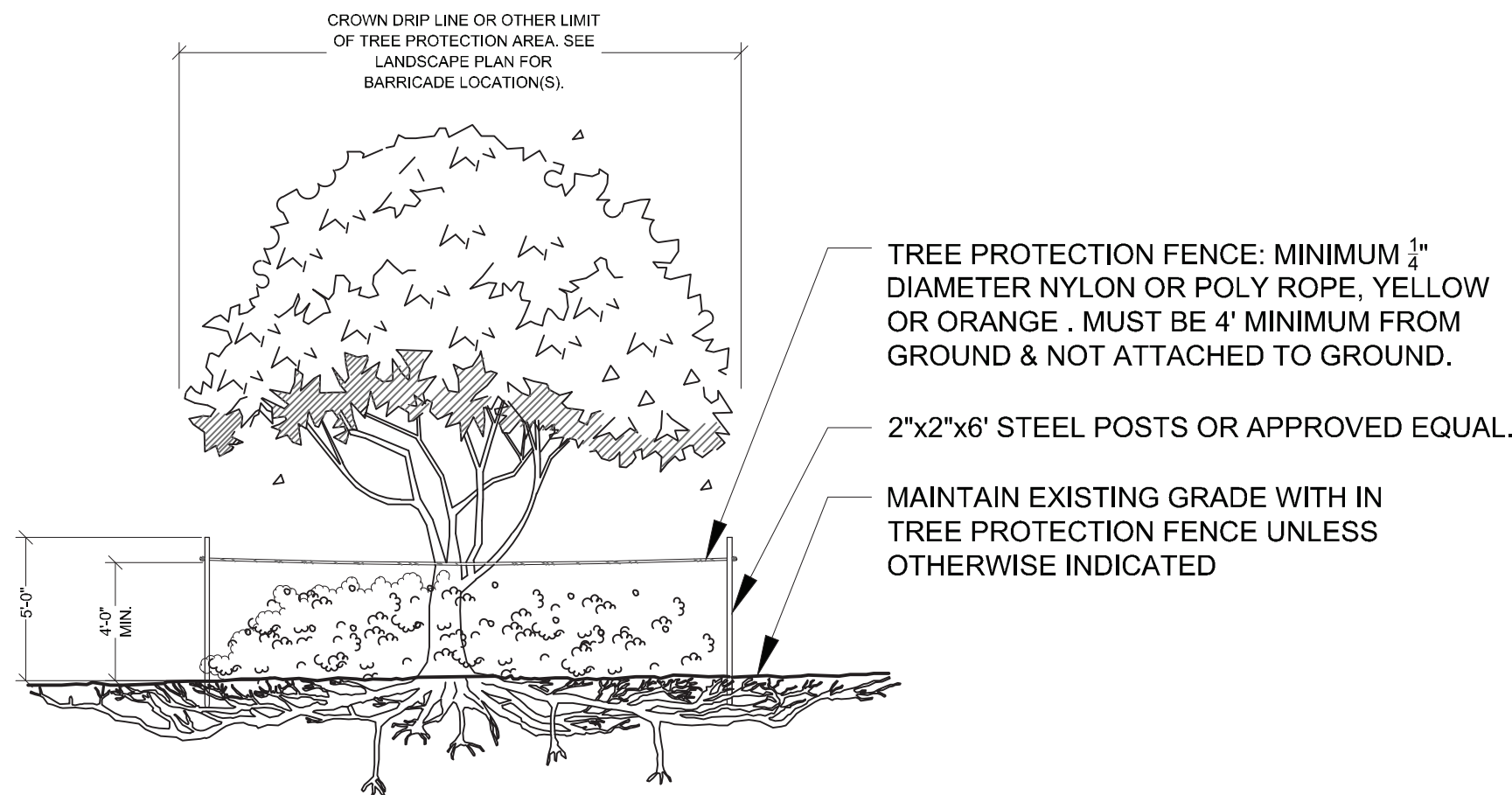
PROPOSED TREES APPLIED TO MITIGATION: +193 CREDITS
(PER SECTION 4.666.D)

ADDITIONAL MITIGATION REQUIRED: NONE

NOTE: All existing trees to be preserved onsite are to be protected throughout construction per Martin County specifications. See Tree Protection Detail, Sheet **MI-10**, for tree protection to be installed prior to clearing.

MITIGATION NOTES

- All existing trees to be preserved onsite are cold-tolerant and drought-tolerant per Martin County Land Development Regulations (MCLDR) 4.664.F.
- No credit is granted for trees that are classified as prohibited, located within required preservation areas, dead, dying, diseased, or insect-infested, damaged from skinning, barking, or bumping, or have suppressed canopies.
- All hardwood native trees with a DBH of 8" or greater are considered 'protected trees'.
- All 'perimeter' hardwood native trees with a DBH of 4" or greater and all 'perimeter' softwood native trees (including pine trees) with a DBH of 8" or greater are considered 'protected trees'.
- All existing trees to be removed onsite are to be mitigated for using the chart per MCLDR 4.666.D.
- Extra tree credits may be given to replacement trees with higher calipers per MCLDR 4.666.D.c.
- The tree symbols in the Mitigation table do not denote species type, however, sheets MI-2 - MI9 show both the species symbol and credit information.

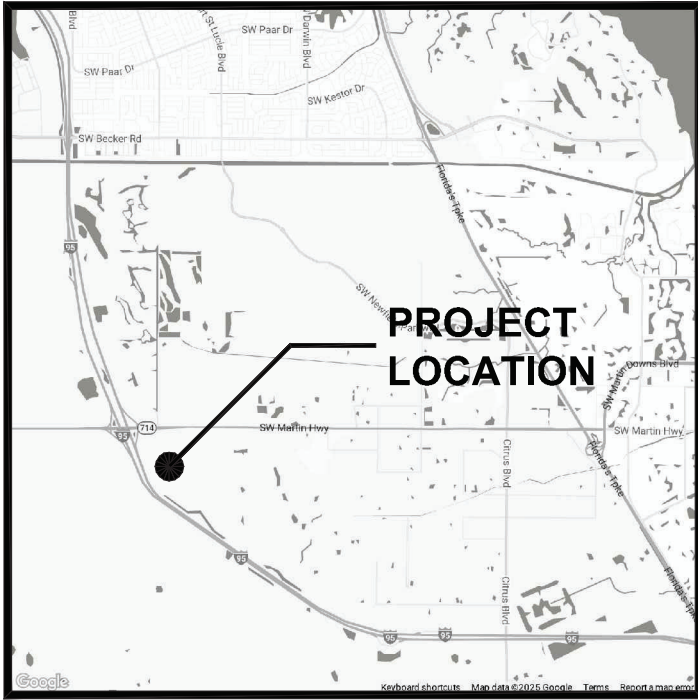


TREE PROTECTION BARRICADE

NOT TO SCALE

- NOTES:
1- SEE LANDSCAPE PLAN FOR LOCATION OF TREE BARRICADE(S) WITHIN CLEARING LIMITS.
3- NO PRUNING SHALL BE PERFORMED EXCEPT BY APPROVED ARBORIST.
4- NO EQUIPMENT SHALL OPERATE INSIDE THE PROTECTIVE FENCING INCLUDING DURING FENCE INSTALLATION AND REMOVAL.

Key / Location:



Project Team:

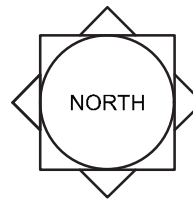
Client & Property Owner:	Martin Commerce Park, LLC 2740 SW Martin Downs Blvd, Suite 45 Palm City, Florida 34990
Land Planner / Landscape Architect:	Lucido & Associates 701 East Ocean Boulevard Stuart, Florida 34994
Engineer:	Kimley-Horn 1615 South Congress Ave., Suite 201 Delray Beach, Florida 33445
Surveyor:	GCY Inc. 1505 SW Martin Highway Palm City, Florida 34991
Traffic Engineer:	Kimley-Horn 1615 South Congress Ave., Suite 201 Delray Beach, Florida 33445
Environmental:	EW Consultants, Inc. 1000 SE Monterey Commons Blvd., Suite 208 Stuart, FL 34996

Martin Commerce Park PUD

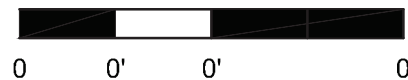
Martin County, Florida

Protected Tree Inventory

Date	By	Description
12.18.25	AC	Initial Submittal
04.09.26	AC	1st Resubmittal
06.30.26	AC	2nd Resubmittal
07.29.26	AC	3rd Resubmittal



SCALE: 1" = N.T.S.



REG. # LA6667114
Steven Garrett

Designer	AC	Sheet
Manager	BN	
Project Number	21-377	
Municipal Number	---	
Computer File	21-377 - Martin Commerce Park - LA & MI.dwg	

MI-10