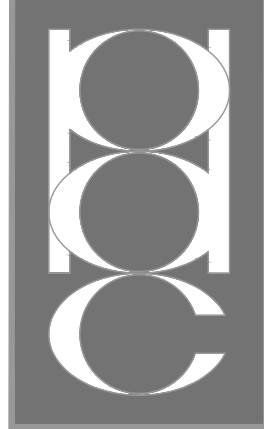






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| ISSUE | BY  | DATE     | DESCRIPTION      |
|-------|-----|----------|------------------|
|       | PDC | 05.15.25 | ISSUE FOR PERMIT |
| Δ     | PDC | 10.03.25 | SITE ROUND 1     |

PROJECT INFORMATION BLOCK  
JOB # 240661  
DATE 12/31/24  
DRAWN BY: PDC  
CHECKED BY: PDC

SHEET TITLE

IRRIGATION  
DETAILS

SHEET NUMBER

IR02.01

## General Notes

- IRRIGATION SYSTEM DESIGN REQUIREMENTS: 28 GPM @ A 55 PSI AT THE POINT OF CONNECTION. THE IRRIGATION CONTRACTOR SHALL VERIFY THE AVAILABLE GPM AND PSI PRIOR TO INSTALLATION OF THE SYSTEM.
- DO NOT INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS WHEN IT IS OBVIOUS IN THE FIELD THAT CONDITIONS EXIST THAT MIGHT NOT HAVE BEEN CONSIDERED IN THE DESIGN PROCESS, SUCH AS OBSTRUCTIONS, GRADE DIFFERENCES, WATER LEVELS, DIMENSIONAL DIFFERENCES, ETC. REFER TO THE LANDSCAPE PLAN TO AVOID CONFLICTS WITH PROPOSED TREES OR SHRUBS.
- PIPING MAY SOMETIMES BE INDICATED AS BEING LOCATED IN UNLIKELY AREAS, I.E. UNDER BUILDINGS OR PAVEMENT, OUTSIDE OF PROPERTY LINES, IN LAKES OR DITCHES, ETC. THIS IS DONE FOR GRAPHIC CLARITY ONLY. WHENEVER POSSIBLE, PIPING IS TO BE INSTALLED IN PVIOUS AREAS.
- ALL COMPONENTS ARE SHOWN AND/OR DEPICTED ON THE PLAN SHEETS REPRESENT APPROXIMATE LOCATION(S) ONLY, AND ARE FOR CLARIFICATION PURPOSES. THE FINAL LOCATION OF ALL COMPONENTS SHALL BE SUBJECT TO APPROVAL BY THE OWNER AND/OR OWNER'S REPRESENTATIVE.
- DO NOT SCALE PLAN FOR EXACT HEAD LOCATION. LOCATION OF ALL SPRINKLER HEADS SHALL BE SITE ADJUSTED TO MINIMIZE WATER OVERTHROW ONTO BUILDING SURFACES AND WALKWAYS, THROTTLER VALVES ON SPRAY ZONES AS REQUIRED TO PREVENT FOGGING.
- PIPE SIZES SHALL CONFORM TO THOSE ON THE DRAWINGS. SUBSTITUTING WITH SMALLER PIPE SIZES WILL NOT BE PERMITTED.
- ALL POP-UP SPRINKLER HEADS SHALL BE INSTALLED LEVEL AND FLUSH TO GRADE.
- MAIN LINE: FITTINGS SHALL BE PVC SCH. 40 JOINT FITTINGS. PIPES PLACED IN SLEEVES SHALL BE SCH. 40 SOLVENT WELD PIPE WITH ADEQUATE RESTRAINTS. SLEEVE LOCATION ARE ACCOMPANIED WITH A 2" ELECTRICAL CHASE FOR THE CONTROL WIRING.
- MAINLINE IS TO BE INSTALLED WITH A MINIMUM OF 18-IN. DEPTH OF COVER. LATERAL LINES ARE TO BE INSTALLED WITH A MINIMUM OF 12" DEPTH OF COVER.
- UNLESS OTHERWISE INDICATED, ALL SLEEVES ARE TO BE PVC SCH. 40 AND TWO (2) NOMINAL SIZES LARGER THAN THE PIPE TO BE SLEEVED. FOR EXAMPLE: THE SLEEVE FOR A 2-IN. PIPE SHALL BE 3-IN.
- INSTALL VALVES IN MULCHED BEDS AND/OR IN LOW TRAFFIC AREAS. ALL VALVES, FLUSH VALVES AND WIRE SPLICES SHALL BE INSTALLED IN RAIN BIRD WIDE FLANGED, STRUCTURAL FOAM "PLASTIC" VALVES BOXES.
- THE BOTTOM AND SIDES OF THE VALVE BOXES SHALL BE LINED WITH LANDSCAPE FABRIC. INSTALL A 3-IN. DEEP BED OF GRAVEL ON THE LANDSCAPE FABRIC TO CREATE A DRAINAGE SUMP.
- INSTALL DRIP TUBING AT GRADE AND COVER WITH MULCH. TYPICAL SPACING FOR DRIP TUBING IS 18-IN. TO 24-IN. ON CENTER. SPACING TO BE DETERMINED BY PLANT LAYOUT. REFER TO LANDSCAPE PLAN. ANCHOR TUBING EVERY 7-FT. WITH 8-IN. LONG WIRE TUBING STAKES. INSTALL FLUSH VALVE ASSEMBLIES AT ALL TUBING "DEAD ENDS".
- EXACT CONTROLLER LOCATION(S) SHALL BE COORDINATED WITH AN OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION. THE IRRIGATION CONTRACTOR IS RESPONSIBLE FOR THE CONNECTION FROM THE POWER SOURCE TO THE CONTROLLER(S), PER MANUFACTURER'S SPECIFICATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR HARD WIRING ALL ELECTRICAL SERVICE CONNECTIONS, AND SHALL RUN TWO (2) ADDITIONAL SETS OF WIRES IN EACH DIRECTION TO EACH END OF THE MAIN FOR FUTURE USE.
- AT EACH IRRIGATION CONTROLLER, INSTALL A "SECONDARY SURGE ARRESTER" TO THE INCOMING (120 VOLT) POWER SUPPLY (INTERMATIC #AG240I OR EQUAL).
- A WEATHER BASED SENSOR WITH INTERFACE SHALL BE CONNECTED TO IRRIGATION CONTROLLER. THE SENSOR SHALL ADJUST IRRIGATION PROGRAM BASED ON DAILY WEATHER READINGS. SENSOR SHALL BE INSTALLED TO MEET LOCAL CODES AND/OR MINIMUM MANUFACTURER'S RECOMMENDATIONS. OBSTRUCTIONS, VANDALISM AND EASE OF SERVICE SHALL BE CONSIDERED IN LOCATING THE DEVICE.
- IRRIGATION CONTRACTOR SHALL PREPARE AN AS-BUILT DRAWING ON REPRODUCIBLE PAPER DETAILING THE ACTUAL INSTALLATION OF THE IRRIGATION SYSTEM. THE AS-BUILT DRAWINGS SHALL LOCATE ALL MAIN LINE PIPING, CONTROL WIRES, WIRE SPLICES, SLEEVES AND VALVES BY SHOWING EXACT MEASUREMENTS FROM PERMANENT FEATURES (BUILDINGS, EDGE OF PAVEMENT, POWER POLES, FIRE HYDRANTS, ETC.). INCLUDE DEPTH OF COVER ON MAINLINE AND SLEEVES.
- NO PRODUCT SUBSTITUTIONS WILL BE PERMITTED WITHOUT THE WRITTEN PERMISSION OF THE OWNER'S REPRESENTATIVE. IRRIGATION CONTRACTOR TO PROVIDE SUBMITTALS TO THE OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO INSTALLATION.
- ANY OTHER EQUIPMENT REQUIRED THAT IS NOT OTHERWISE DETAILED OR SPECIFIED SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATIONS AND LOCAL CODE.
- THE PROPOSED IRRIGATION IS TO TIE INTO THE EXISTING SYSTEM, WHICH WILL BE RETROFITTED TO PROVIDE 100% COVERAGE.  
\* \* \*
- IF RE-USE WATER IS USED FOR IRRIGATION, ALL EQUIPMENT IS TO BE SPECIFIED / MARKED AS SUCH IF REQUIRED BY THE JURISDICTION. (PURPLE LATERALS, HEADS, ETC.)
- AN AUTOMATIC IRRIGATION SYSTEM TO BE PROVIDED THAT MEETS OR EXCEEDS THE FULL REQUIREMENTS OF THE LAND DEVELOPMENT REGULATIONS.
- THE OWNER WILL SUPPLY ALL PROPOSED PLANT MATERIAL WITH 100% IRRIGATION (AUTOMATIC) COVERAGE (WITH 50% OVERLAP MINIMUM) WITHIN TEN DAYS OF INITIAL INSTALLATION. THE CONTRACTOR SHALL MAKE ALL ADJUSTMENTS TO THE IRRIGATION SYSTEM TO INSURE 100% COVERAGE.

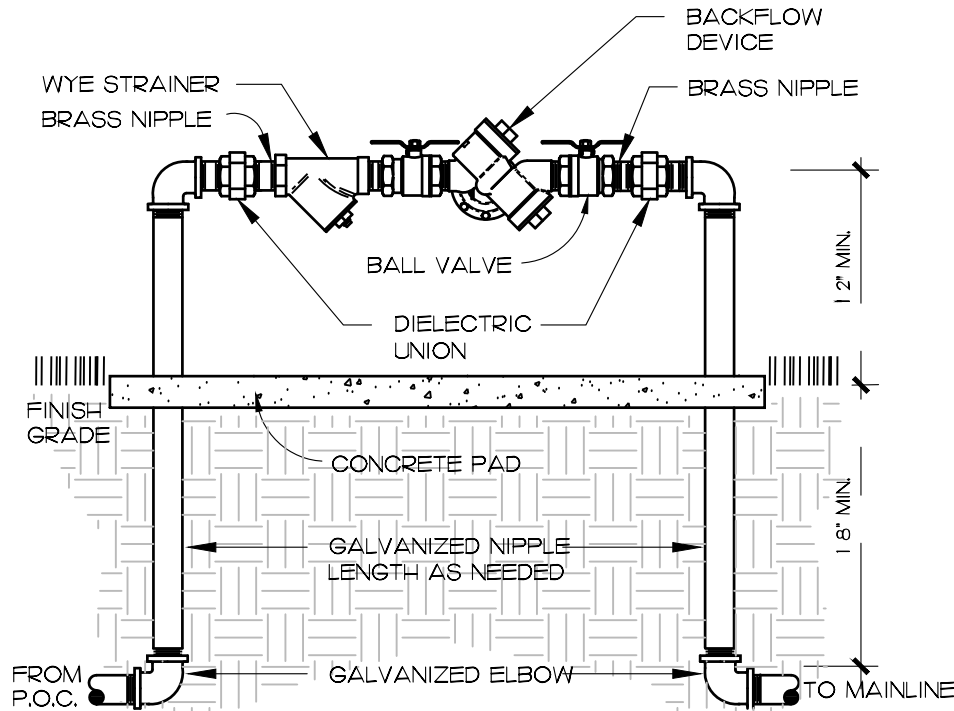
ALL IRRIGATION FIXTURES/ EQUIPMENT  
SPECIFIED TO BE FOR RECLAIMED, RE-USE,  
NON-POTABLE IRRIGATION.

## Additional Notes

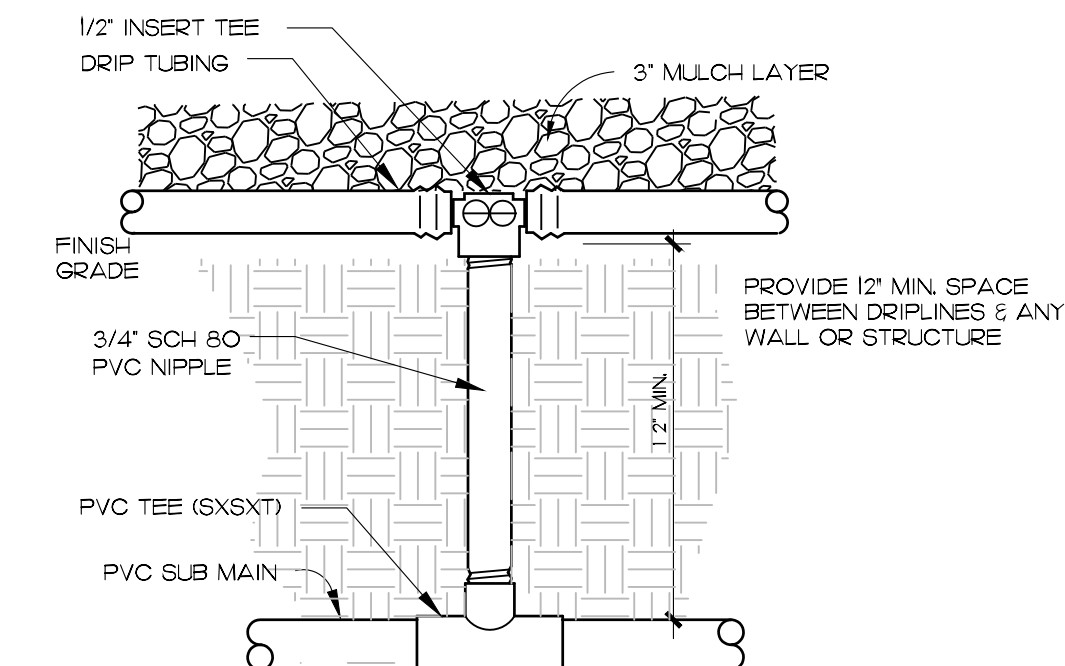
- IRRIGATION CONTROLLER IS TO HAVE AN EXTERIOR MOUNTING LOCATION.
- ELECTRICAL IS TO BE HARD-WIRED TO THE CONTROLLER, NOT AN ELECTRICAL OUTLET.
- WEATHERMATIC SL1600 SMARTLINE CONTROLLER (SEE PHOTO)  
A. INSTALLS LIKE A NORMAL CONTROLLER-THE EXTERIOR OF THE BUILDING, PREFERABLY NEAR THE UTILITY ENTRANCE)  
B. INSTALL INSTRUCTIONS: SL1600 CONTROLLER INSTALLATION INSTRUCTIONS - WEATHERMATIC
- WEATHERMATIC SMART LINK AIRCARD (SEE PHOTO)  
A. MOUNT NEAR CONTROLLER  
B. INSTALL INSTRUCTIONS: [HTTPS://WWW.WEATHERMATIC.COM/DOWNLOAD/SMARTLINK-AIRCARD-INSTALLATION-QUICK-START/?WPDMID=1923762RFFR2E3H-H628F6EE2B5674653567202](https://www.weathermatic.com/download/smartlink-aircard-installation-quick-start?WPDMID=1923762RFFR2E3H-H628F6EE2B5674653567202)
- WEATHERMATIC SLW5 WIRELESS ON-SITE WEATHER SENSOR (SEE PHOTO)  
A. MOUNT IN AN AREA WITH UNOBSTRUCTED AIRFLOW.  
B. MOUNTING IS PREFERRED IN DIRECT SUNLIGHT WITH GOOD AIRFLOW.  
C. THE LOCATION MUST HAVE OPEN ACCESS TO RAINFALL (CANNOT BE COVERED BY ANY OVERHEAD OBSTRUCTION SUCH AS TREES, ROOFS, ETC.).  
D. MOUNT THE SLW5 AS CLOSE AS POSSIBLE TO THE CONTROLLER.  
E. INSTALL INSTRUCTIONS: SLW5 WIRELESS WEATHER STATION INSTALLATION GUIDE - WEATHERMATIC
- DESIGN DRAWING SPECIFICATION -  
A. WEATHERMATIC SL1600 SMARTLINE CONTROLLER W/ SMARTLINK AIRCARD  
B. WEATHERMATIC SLW5 WIRELESS ON-SITE WEATHER SENSOR
- TO COMMISSION THE WEATHERMATIC SMART IRRIGATION CONTROLLER PLEASE DO THE FOLLOWING:  
A. FIRST, PLEASE CONFIRM THAT ALL THREE PIECES OF EQUIPMENT (CONTROLLER, WEATHER STATION, AND AIRCARD) ARE PROPERLY INSTALLED.  
B. NEXT, WEATHERMATIC NEEDS THE AIRCARD NUMBER THAT IS ON THE SIDE OF THE AIRCARD (20-DIGIT LONG NUMBER).  
1) CONTACT FOR WEATHERMATIC IS CALL OR EMAIL KELSIE VAQUERA WITH ANY QUESTIONS (KELSIE.VAQUERA@WEATHERMATIC.COM OR 316.516.3625).  
C. WHEN SHARING THIS INFORMATION WITH WEATHERMATIC, YOU SHOULD ALSO NOTE THAT THIS IS A FIFTH THIRD BANK CORPORATE LOCATION AND PROVIDE THE SITE ID NUMBER AND ADDRESS.
- COMMERCIAL LOTS ARE TO UTILIZE SMART IRRIGATION CONTROLLERS WITH SOIL MOISTURE METER SENSORS (SOIL MOISTURE SYSTEMS) TO DETERMINE OPTIMUM MOISTURE LEVELS, SHUT DOWN IRRIGATION PREVENTING WATER WASTE. THE SOIL MOISTURE SYSTEM SHALL OPERATE AS A PERMISSIVE AND NOT AS A CALL-TO-RUN. IT SHALL BE THE BUILDER'S RESPONSIBILITY TO INSTALL, TEST, AND CERTIFY THE SOIL MOISTURE SYSTEM FOR PROPER INSTALLATION AND OPERATION PRIOR TO OCCUPANCY. SOIL MOISTURE SYSTEMS ARE TO BE SPECIFIED IN THE CONSERVATION PLAN SUBMITTAL FOR SJC/D APPROVAL. THE DEVELOPER SHALL BE RESPONSIBLE FOR SJC/SJC/D INSPECTION PRIOR TO OCCUPANCY.

### WEATHERMATIC ORDERING INFORMATION:

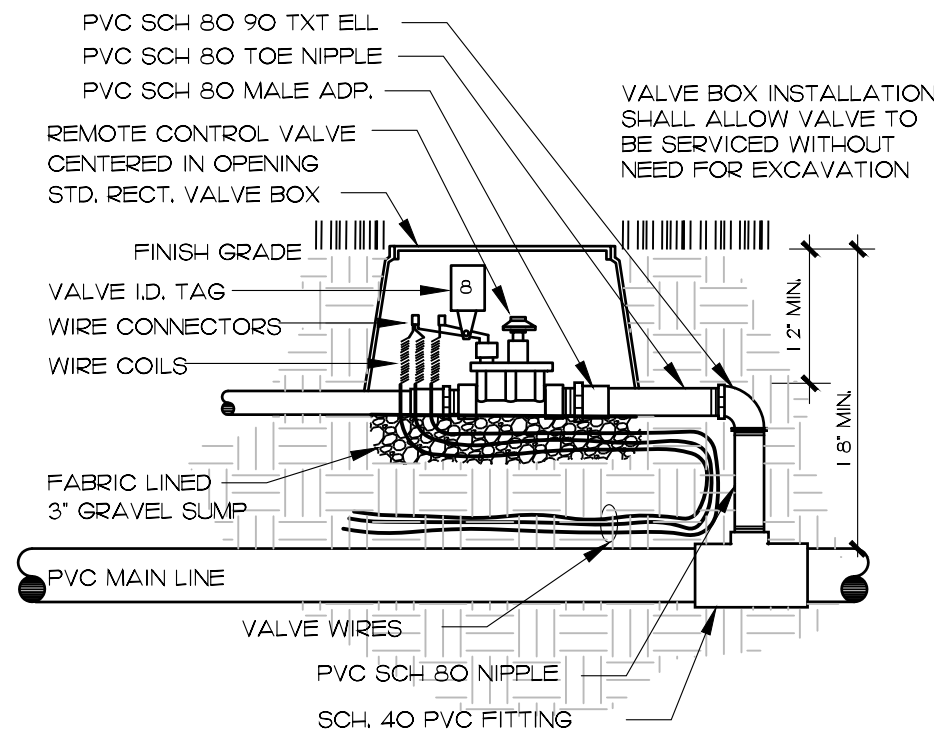
- MODEL # - SESSLV1600-3YR
- DESCRIPTION - SL1600 SMARTLINK CONTROLLER (16-ZONE), AIRCARD, SLW5 WEATHER STATION, SOFTWARE AND 5-YEAR SERVICE PLAN WITH WARRANTY AND MONITORING.



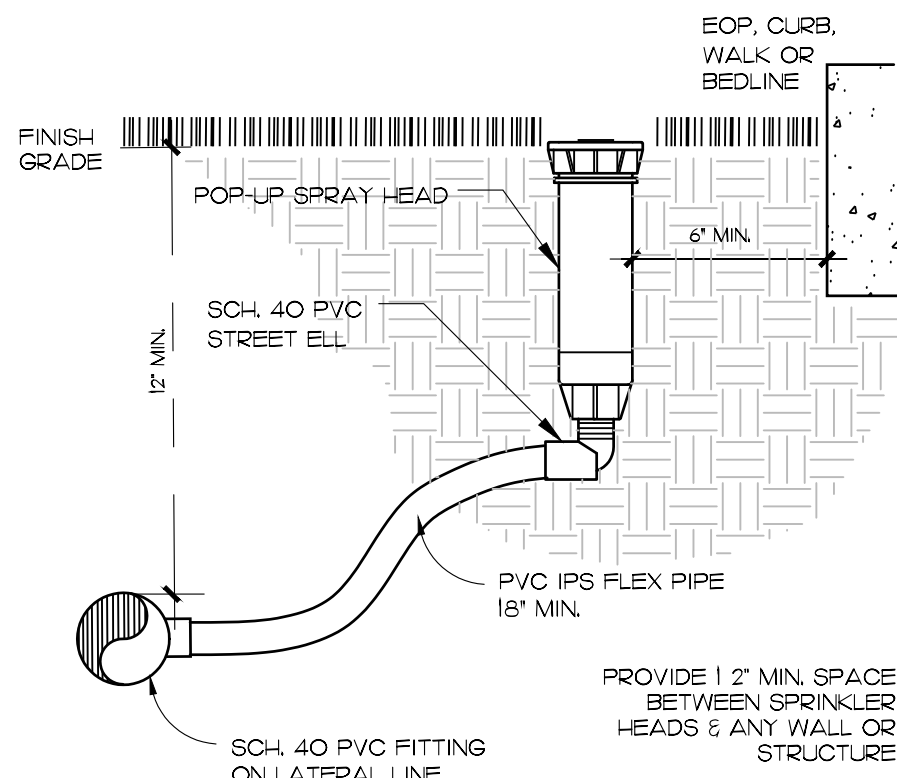
BACKFLOW PREVENTER  
NOT TO SCALE



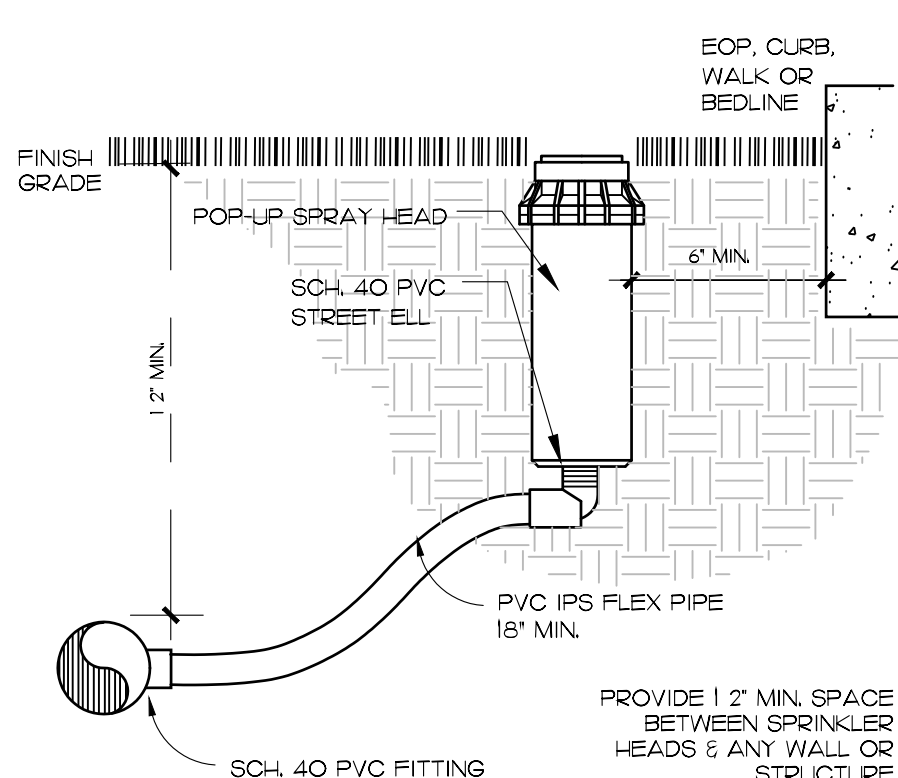
PVC - DRIP CONNECTION  
NOT TO SCALE



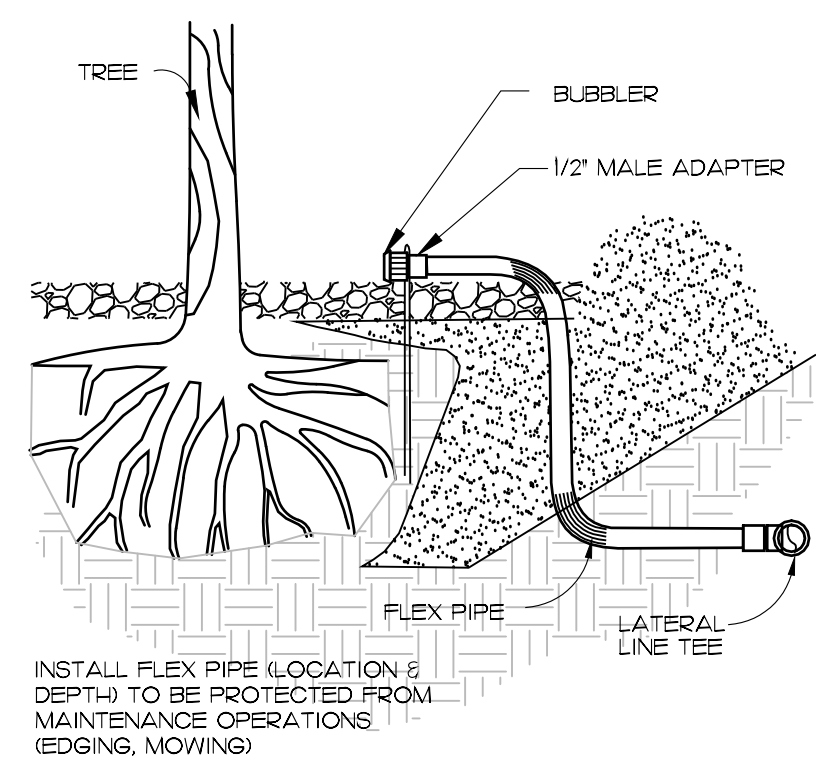
REMOTE CONTROL VALVE  
NOT TO SCALE



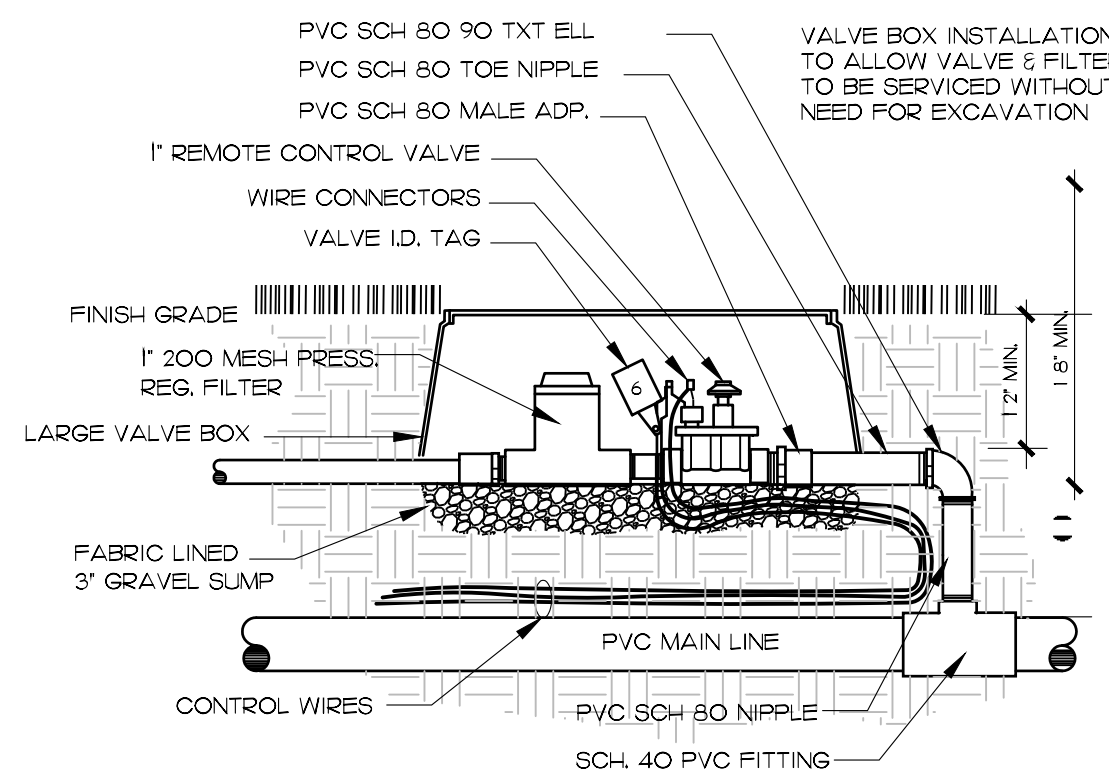
TURF SPRAY HEAD  
NOT TO SCALE



TURF ROTOR HEAD  
NOT TO SCALE



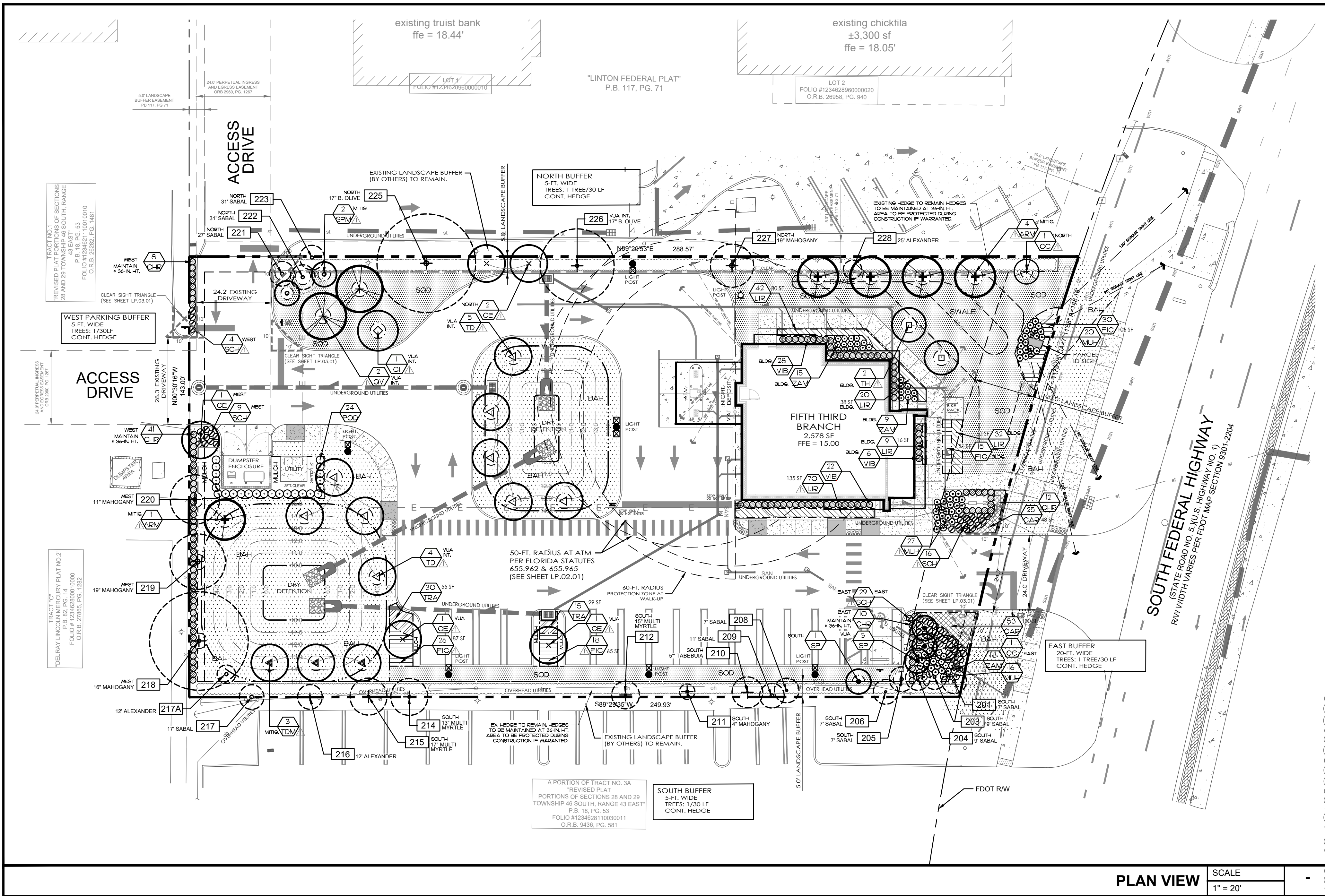
TREE BUBBLER  
NOT TO SCALE



20 gpm DRIP ZONE CONTROL VALVE  
NOT TO SCALE







### Plant List

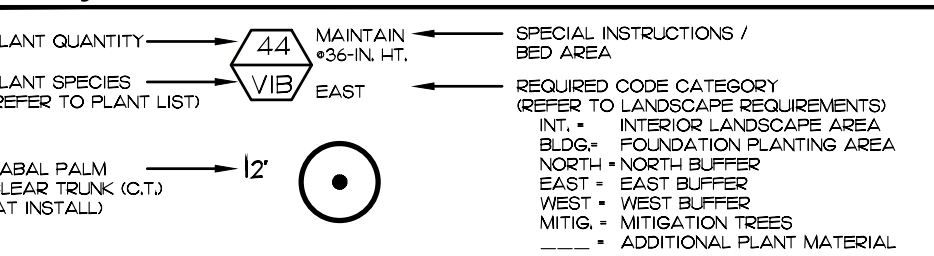
| SYM | BOTANICAL NAME/<br>COMMON NAME                            | HEIGHT/<br>SPREAD             | SPECIFICATION                                                | NATIVE | DROUGHT<br>TOLERANT | TOTAL  |
|-----|-----------------------------------------------------------|-------------------------------|--------------------------------------------------------------|--------|---------------------|--------|
| ARM | ACER RUBRUM<br>RED MAPLE                                  | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | Y      | N                   | 5      |
| CC  | CALLISTEMON CITRINUS<br>RED BOTTLEBRUSH                   | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, MIN. 8' CT, MIN.<br>SINGLE TRUNK | N      | H                   | 2      |
| CE  | CONOCARPUS ERECTUS<br>GREEN BUTTWOOD                      | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | Y      | H                   | 5      |
| CI  | CALOPHYLLUM INOPHYLLUM<br>BEAUTY LEAF                     | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | N      | H                   | 1      |
| QV  | QUERCUS VIRGINIANA<br>LIVE OAK                            | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | Y      | H                   | 2      |
| TD  | TAXODIUM DISTICHUM<br>BALD CYPRESS                        | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | N      | H                   | 9      |
| TDM | TAXODIUM DISTICHUM<br>BALD CYPRESS                        | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | N      | H                   | 3      |
| TH  | TABERBUA HETEROPHYLLA<br>PINK TABERBUA                    | 16' HT.<br>7' SP.             | FIELD GROWN, B&B<br>3" CAL, 8' CT, MIN.                      | N      | H                   | 2      |
| SP  | SABAL PALMETTO<br>SABAL PALM                              | 10' - 14' CT.<br>MIN. 16' HT. | STAGGERED CLUSTER<br>SLICK TRUNK                             | Y      | H                   | 4      |
| SPM | SABAL PALMETTO<br>SABAL PALM                              | 20' - 22' CT.                 | STAGGERED CLUSTER<br>SLICK TRUNK                             | Y      | H                   | 2      |
| CHR | CHRYSOBALANUS ICACO<br>COCOPLUM                           | 24' X 18'                     | 24' O.C.<br>FULL TO BASE                                     | Y      | H                   | 71     |
| POO | PODOCARPUS MACROPHYLLUS<br>PODOCARPUS                     | 5' HT.<br>2' SP.              | 20' O.C.<br>FULL TO BASE                                     | N      | H                   | 24     |
| SCH | SCHEFFLERA ABOICOLA TRINETTE<br>VARIEGATED ARBICOLA       | 24' X 18'                     | 24' O.C.<br>FULL TO BASE                                     | N      | H                   | 58     |
| VIB | VIBURNUM OBOVATUM<br>WALTERS VIBURNUM                     | 24' X 18'                     | 24' O.C.<br>FULL TO BASE                                     | Y      | H                   | 56     |
| CAR | CARISSA MACROCARPA 'GREEN CARPET'<br>NATAL PALM           | 12' X 18'                     | 3 GAL, 16' O.C.<br>FULL TO BASE                              | N      | H                   | 78     |
| FIC | FICUS 'GREEN ISLAND'<br>GREEN ISLAND FICUS                | 14' X 18'                     | 3 GAL, 24' O.C.<br>FULL TO BASE                              | N      | H                   | 89     |
| LIR | LIRIOPE MUSCARI<br>LIRIOPE                                | 16' X 18'                     | 1 GAL, 18' O.C.<br>FULL TO BASE                              | N      | M                   | 173    |
| MLJ | MULLENERGIA CAPILLARIS<br>PINK MULY GRASS                 | 16' X 18'                     | 24' O.C.<br>FULL TO BASE                                     | Y      | H                   | 63     |
| TRA | TRACHELOSPERMUM ASIATICUM MINIMA<br>DWARF ASIATIC JASMINE | 4' X 14'                      | 1 GAL, 18' O.C.                                              | N      | H                   | 45     |
| ZAM | ZAMIA PALMILA<br>COONTIE                                  | 18' X 18'                     | 3 GAL, AS SHOWN                                              | Y      | H                   | 42     |
| SOD | STENOTAPHRUM SECUNDATUM<br>ST. AUGUSTINE FLORITAM GRASS   |                               | DISEASE FREE, LAID<br>TIGHTLY, EVEN UNIFORM                  | N      | M                   | T.B.D. |
| BAH | PASPALLUM NOTATUM 'FLUGGE'<br>ARGENTINE BAHIA SOD         |                               | DISEASE FREE, LAID<br>TIGHTLY, EVEN UNIFORM                  | N      | M                   | T.B.D. |

### Tree Mitigation Calculations

| QUANTITY                                                                                                                                                                    | REQUIRED MITIGATION | PROVIDED MITIGATION                                                                                                                                                           | DIFFERENCE                      |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------|
| REMOVED TOTAL TREES (50%+ HEALTH)<br>MITIGATION @ 8" INCH PER INCH<br>(1) MAHOGANY @ 11" DBH<br>(1) LIVE OAK @ 11" DBH<br>(1) BUTTERNUT @ 11" DBH<br>(1) MAHOGANY @ 20" DBH | -4 TREES<br>41" DBH | PROVIDED TOTAL TREES (50%+ HEALTH)<br>MITIGATION @ 8" INCH PER INCH<br>(2) BUTTERNUT @ 11" DBH<br>(1) BUTTERNUT @ 11" DBH<br>(1) LIVE OAK @ 11" DBH<br>(1) MAHOGANY @ 20" DBH | 21 TREES<br>63" DBH<br>+ 2" DBH |
| TOTAL TREES (< 50% HEALTH)<br>MITIGATION @ ONE PER ONE<br>(4) MAHOGANY @ 11" DBH<br>(3) LIVE OAK @ 11" DBH<br>(1) BLACK OLIVE @ 11" DBH                                     | -8 TREES<br>8 TREES | TOTAL TREES (< 50% HEALTH)<br>MITIGATION @ ONE PER ONE<br>(3) RED MAPLES @ 11" DBH<br>(3) BALD CYPRESS @ 11" DBH                                                              | 8 TREES<br>0 TREES              |
| TOTAL PALMS<br>MITIGATION @ ONE PER ONE<br>(2) SABAL PALMS @ 11" DBH                                                                                                        | -2 PALMS<br>2 PALMS | TOTAL PALMS<br>MITIGATION @ ONE PER ONE<br>(2) SABAL PALMS @ 11" DBH                                                                                                          | 2 PALMS<br>0 PALMS              |
| NO MITIGATION REQUIRED<br>INVASIVE TREES<br>UNDERSIZED PALMS                                                                                                                | -3 TREES<br>-1 PALM | N/A<br>N/A                                                                                                                                                                    |                                 |
| TOTAL OUTSTANDING MITIGATION = N/A                                                                                                                                          |                     |                                                                                                                                                                               |                                 |

| LANDSCAPE REQUIREMENTS<br>MULTIPLE FAMILY, COMMERCIAL, AND INDUSTRIAL DEVELOPMENT                                     |                                                                                                              |                                                              |                                                                                      |
|-----------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|--------------------------------------------------------------------------------------|
| INTERIOR LANDSCAPING<br>LDR SEC. 4.6.16(H)(3)(G) & (H)                                                                | REQUIRED: 10% OF 16,079 SQ. FT. OF PARKING & ACCESSWAYS, ONE TREE FOR EVERY 125 SQ. FT.                      | 1,602 SQ. FT. 13 TREES                                       | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS FOR HEDGE            |
| LANDSCAPE STRIP<br>LDR SEC. 4.6.16(H)(3)(A)<br>EAST PROPERTY LINE                                                     | REQUIRED: ONE TREE FOR EVERY 30 LINEAR FEET (L.F.) WITH CONTINUOUS HEDGE                                     | 28 L.F. (BETWEEN PKG & ROW) TREES & 34 SHRUBS                | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS FOR HEDGE            |
| LANDSCAPE BARRIER<br>LDR SEC. 4.6.16(H)(3)(D)<br>NORTH PROPERTY LINE                                                  | REQUIRED: ONE TREE FOR EVERY 30 L.F. WITH CONTINUOUS HEDGE                                                   | 177 L.F. (ALONG VIA AREA) TREES & 34 SHRUBS                  | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS FOR HEDGE            |
| LANDSCAPE BARRIER<br>LDR SEC. 4.6.16(H)(3)(D)<br>WEST PROPERTY LINE                                                   | REQUIRED: ONE TREE FOR EVERY 30 L.F. WITH CONTINUOUS HEDGE                                                   | 115 L.F. (143 L.F. LESS 28 L.F. DRIVEWAYS) TREES & 34 SHRUBS | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS AND/OR GROUND COVERS |
| LANDSCAPE BARRIER<br>LDR SEC. 4.6.16(H)(3)(D)<br>SOUTH PROPERTY LINE                                                  | REQUIRED: ONE TREE FOR EVERY 30 L.F. WITH CONTINUOUS HEDGE                                                   | 150 L.F. TREES & 34 SHRUBS                                   | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS AND/OR GROUND COVERS |
| FOUNDATION LANDSCAPING<br>LDR SEC. 4.6.16(H)(4)                                                                       | REQUIRED: TOT. BLDG. FAÇADE LENGTH FACING ROWS                                                               | 54 L.F.                                                      | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS AND/OR GROUND COVERS |
| STREET TREES<br>LDR SEC. 4.6.16(H)(6)                                                                                 | REQUIRED: ONE STREET TREE FOR EVERY 40 L.F. WITH A MINIMUM OF ONE TREE PER BLOCK                             | N/A L.F. TREES                                               | # QUANTITY & LIST OF TREES                                                           |
| LANDSCAPE BUFFER<br>PLEASE REVIEW REQUIREMENTS OF A SPECIFIC USE, ZONING DISTRICT STANDARDS, AND SEC. 4.6.16(H)(5)(E) | REQUIRED: N/A L.F. TREES & N/A SHRUBS                                                                        | N/A L.F. TREES & N/A SHRUBS                                  | # QUANTITY & LIST OF TREES/PALMS<br># QUANTITY & LIST OF SHRUBS AND/OR GROUND COVERS |
| LANDSCAPE ISLAND AND STRIP FOR PARKING LOT<br>LDR SEC. 4.6.16(H)(3)(J), (K)                                           | REQUIRED: ONE SHADE TREE, A MINIMUM OF 135 SQ. FT. OF PLANTING AREA, AT LEAST 9 FT. WD. NOT INCLUDING A CURB | 3 TREES                                                      | # QUANTITY & LIST OF TREES                                                           |

### Key



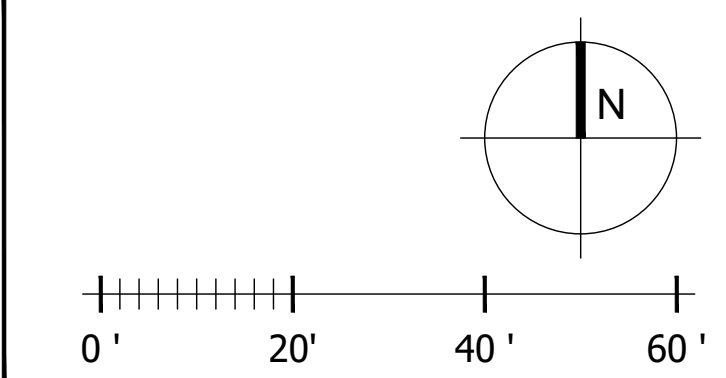
Statement of Intent "as to the method and coverage of irrigation" per LRD 4.6.16(C)(1)(b)(4): Per LRD 4.6.16(F) Irrigation Requirements, "All landscaped areas shall be provided with a fully automated sprinkler system that will provide complete coverage of all plant materials and grass to be maintained. All systems shall be designed to allow for head-to-head coverage (one hundred (100) percent coverage with one hundred (100) percent overlap)".

NOTE: Any trees or shrubs placed within water, sewer or drainage easements shall conform to the City of Delray Beach Standard Details, LD1.1 & LD1.2. See Sheet LP02.1 for Standard Details.

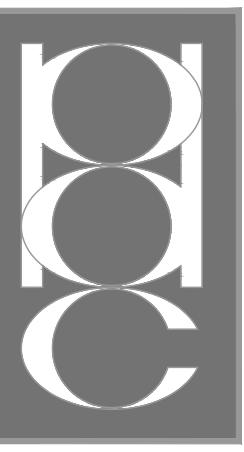
### General Notes

- PLANT AND LANDSCAPE MATERIALS SHALL CONFORM TO THE STANDARDS FOR FLORIDA NO. 1, AS GIVEN IN THE GRADES AND STANDARDS FOR NURSERY PLANTS, PARTS 1 & 2, AS PREPARED BY FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES.
- ALL UTILITIES THAT ARE KNOWN TO THE LANDSCAPE ARCHITECT ARE LOCATED ON THE PLAN. FOR EXISTING OR PROPOSED UTILITIES:
  - NO TREE SHALL BE PLANTED WHERE IT COULD CONFLICT WITH OVERHEAD POWER LINES AT MATURE HEIGHT.
  - NO TREE, SHRUBS, HEDGES OR VINES SHALL BE PLANTED WITHIN FIVE (5) FEET OF ANY EXISTING OR PROPOSED UTILITY POLE, GUY WIRE OR PAD MOUNTED TRANSFORMER.
  - LARGE TREES (HEIGHT AT MATURITY OF MORE THAN 20 FEET) SHALL BE PLANTED NO CLOSER THAN A HORIZONTAL DISTANCE OF 50 FEET FROM THE NEAREST OVERHEAD POWER LINE.
  - MEDIUM HEIGHT TREES (HEIGHT AT MATURITY BETWEEN 20 AND 30 FEET) SHALL BE OFFSET AT LEAST TWENTY (20) FEET.
  - SMALL TREES (HEIGHT AT MATURITY OF LESS THAN 20 FEET) REQUIRE NO OFFSET.
  - PALMS SHOULD BE PLANTED AT A DISTANCE EQUAL TO OR GREATER THAN THE AVERAGE FROND LENGTH PLUS 2 FEET FROM POWER LINES.
- THE CONTRACTOR SHALL ENSURE THAT ALL PLANTING ISLANDS AND OTHER AREAS SHALL BE CLEAN OF TRASH, CONSTRUCTION DEBRIS OR OTHER WASTE MATERIALS TO A DEPTH OF 24 INCHES PRIOR TO LANDSCAPE INSTALLATION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSURE THAT ALL PLANT BED AREAS HAVE PROPER DRAINAGE FOR OPTIMUM GROWTH OF LANDSCAPE MATERIAL BEFORE INSTALLATION BEGINS. EXISTING DRAINAGE PATTERN SHALL NOT BE ALTERED OR EFFECTED BY NEW LANDSCAPING.
- PLANT ALL TREES AND PALMS (2 INCH - 4 INCH) ABOVE FINISHED GRADE. TREES INSTALLED OR BURIED TOO DEEP SHALL BE RESET TO THIS STANDARD. REMOVE THE TOP ONE-THIRD (1/3) OF THE WIRE BASKETS ON ALL B & B MATERIAL.
- ALL HEDGES AND GROUNDCOVERS TO BE PLANTED LEAVING SPACE BETWEEN PLANTS AND BUILDINGS, WALLS AND FENCES.
- ALL PLANT BEDS AND TREE RINGS SHALL BE TREATED WITH PRE-EMERGENT HERBICIDE AND THEN TOP-DRESSED WITH 3-INCH DEEP LAYER OF COMMERCIAL FINE BARK. CONTRACTOR SHALL INSTALL WOVEN WEED BARRIER FABRIC IN ALL SHRUB/GROUNDCOVER BEDS.
- HAND DIGGING HOLES FOR INSTALLING PROPOSED TREES IN CLOSE PROXIMITY TO UTILITIES IS REQUIRED TO AVOID CONFLICTS.
- ALL EXOTIC VEGETATION TO BE REMOVED FROM THE SITE PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- EXISTING AND PROPOSED LANDSCAPING IS TO BE MAINTAINED PER JURISDICTIONS CLEAR SIGHT TRIANGLE REGULATIONS.
- NEW SOD SHALL BE ST. AUGUSTINE FLORITAM. THE QUANTITY SHOWN ON THE PLANT LIST IS AN ESTIMATE AND CONTRACTOR SHALL DETERMINE EXACT QUANTITIES IN THE FIELD. SOD AREAS TO BE MAINTAINED BY THE CONTRACTOR FROM THE TIME OF INSTALLATION TO THE TIME OF FINAL ACCEPTANCE.
- THE LANDSCAPE ARCHITECT MAY INSPECT TREES AND SHRUBS WHETHER AT PLACE OF GROWTH OR AT SITE BEFORE PLANTING. FOR COMPLIANCE WITH THE REQUIREMENTS FOR GENUS, SPECIES, VARIETY, SIZE AND QUALITY, LANDSCAPE ARCHITECT RETAINS RIGHT TO FURTHER INSPECT TREES AND SHRUBS FOR SIZE AND CONDITION OF BALLS AND ROOT SYSTEMS, INSECTS, INJURIES AND LATENT DEFECTS, AND TO REJECT UNSATISFACTORY OR DEFECTIVE MATERIAL AT ANY TIME DURING PROGRESS OF WORK. REMOVE REJECTED TREES OR SHRUBS IMMEDIATELY FROM PROJECT SITE.
- MINIMUMS FOR EACH PLANT SPECIFIED WITHIN THE PLANT LIST ARE REQUIRED TO BE MET.
  - THE TREE HEIGHT AND SPREAD WILL PREVAIL OVER CALIPER AND CONTAINER SIZE.
  - PERIMETER HEDGES ARE REQUIRED TO BE INSTALLED AT 30-INCH HEIGHT, AND CALCULATED AT A 36-INCH ON-CENTER (O.C.) EQUIVALENT.
- IF ANY OF THE MINIMUMS ARE NOT MET, THE INSTALLED MATERIAL MAY OR MAY NOT BE REJECTED ON A CASE BY CASE BASIS BY THE LANDSCAPE ARCHITECT, OWNER, OR JURISDICTION. FOR EXAMPLE, ALL TREE CALIPER AND CONTAINER SIZES NOTED ON THE PLANT LIST ARE A MINIMUM. CONTRACTOR TO INCREASE THE SIZE IF NECESSARY TO CONFORM TO THE PLANT SIZES AND SPECIFICATIONS.
- NO SUBSTITUTIONS WILL BE ACCEPTABLE. IF SPECIFIED LANDSCAPE MATERIAL IS NOT OBTAINABLE, SUBMIT PROOF OF NON-AVAILABILITY TO LANDSCAPE ARCHITECT AND JURISDICTION TOGETHER WITH THE PROPOSAL FOR USE OF EQUIVALENT MATERIAL.
- IN EVENT OF DISCREPANCY, THE PLANTING PLAN SHALL TAKE PRECEDENCE OVER THE PLANT LIST.
- TREES TO BE STAKED ONLY IF REQUIRED AS DEEMED NECESSARY BY OWNER AND LANDSCAPE ARCHITECT TO ASSURE HEALTH, SAFETY AND WELFARE (INCLUDES BUT NOT LIMITED TO ALL CURVED CABBAGE, TALL ROYALS, CURVED AND LEANING SPECIMENS, ALL WOOD STAKES TO BE PAINTED FOREST GREEN. STAKING PROCEDURES SHALL BE STANDARD CONTRACTOR PRACTICE CREATING NO TRUNK DAMAGE OR FLUTE STRANGULATION OF TREES).
- ALL PLANT MATERIAL SHALL BE PLANTED WITH TERRA-SOBB AG OR AN APPROVED EQUAL, IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS FOR THE RATE OF APPLICATION.
- AN AUTOMATIC IRRIGATION SYSTEM WILL BE PROVIDED WHICH MEETS OR EXCEEDS THE FULL REQUIREMENTS OF THE LAND DEVELOPMENT REGULATIONS. THE OWNER WILL SUPPLY ALL PROPOSED PLANT MATERIAL WITH FOOT IRRIGATION (AUTOMATIC) COVERAGE WITH 50% OVERLAP MINIMUM WITHIN TEN DAYS OF INITIAL INSTALLATION.
- CONTRACTOR TO INSTALL THE IRRIGATION SYSTEM PER THE JURISDICTIONS REGULATIONS TO CONFORM TO THE LANDSCAPE DESIGN.

### SCALE



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ISSUE BY DATE DESCRIPTION  
PDC 05.15.25 ISSUE FOR PERMIT  
PDC 10.03.25 SITE ROUND 1

PROJECT INFORMATION BLOCK  
JOB # 240661  
DATE 12/31/24  
DRAWN BY: PDC  
CHECKED BY: PDC

SHEET TITLE

LANDSCAPE PLAN

SHEET NUMBER

LP01.01



LP02.01



NOTES:

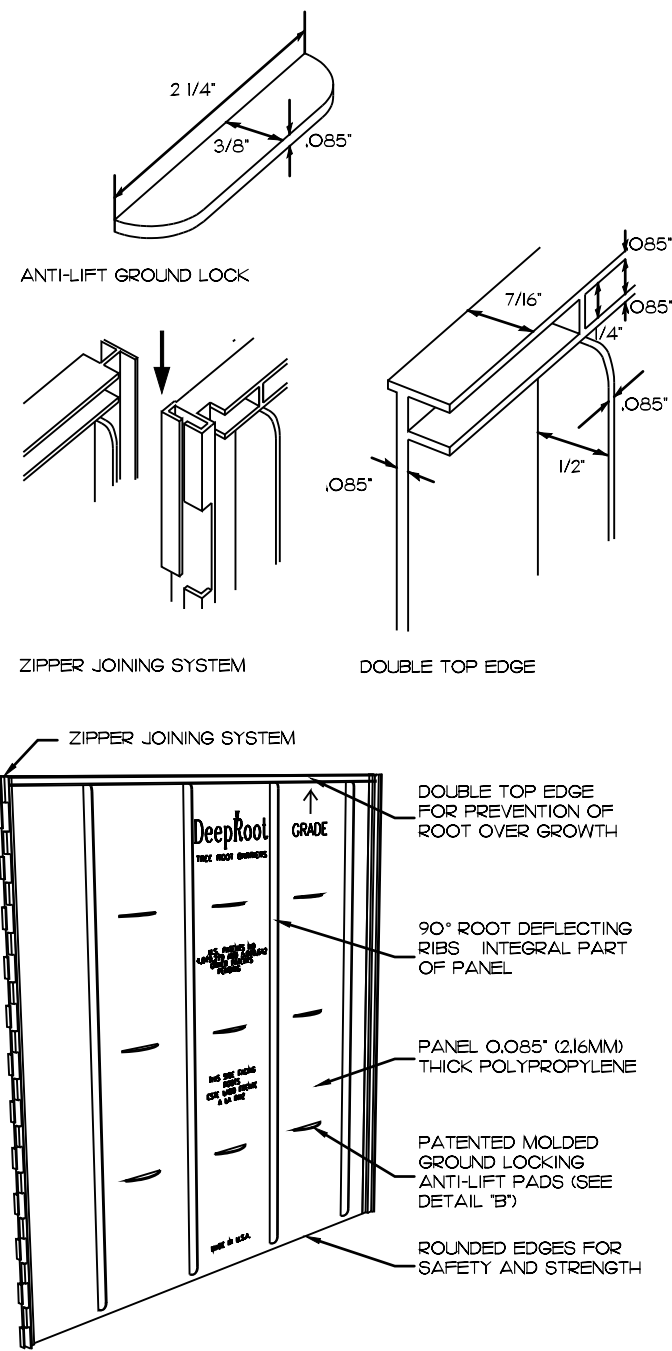
SPECIFIED TREE ROOT BARRIERS ARE A MECHANICAL BARRIER AND ROOT DEFLECTOR TO PREVENT TREE ROOTS FROM DAMAGING HARDSCAPES AND LANDSCAPES. ASSEMBLED IN 2' LONG MODULES TO CREATE VARYING SIZES OF CYLINDERS FOR SURROUNDING ROOT BALLS (SURROUND PLANTING STYLE) OR FOR LINEAR APPLICATIONS DIRECTLY BESIDE A HARDSCAPE ADJACENT TO ONE SIDE OF THE TREES (LINEAR PLANTING STYLE).

A. MATERIALS

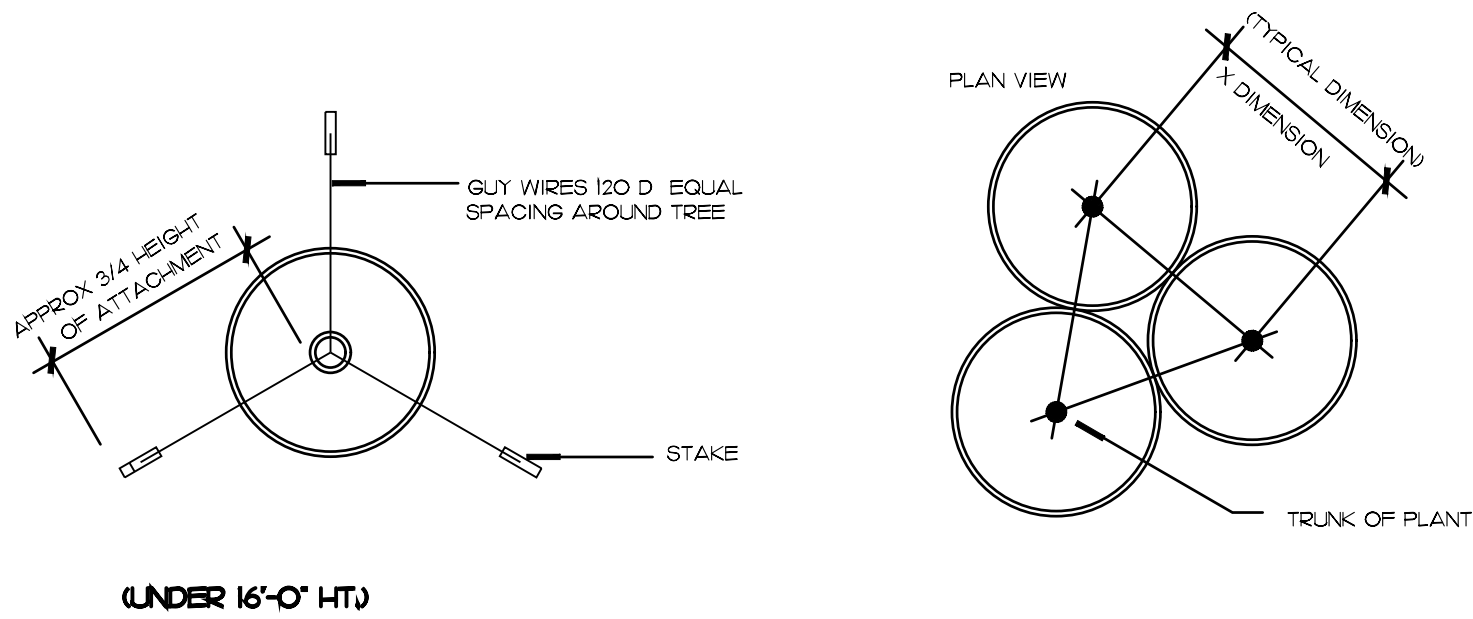
1. THE CONTRACTOR SHALL FURNISH AND INSTALL TREE ROOT BARRIERS AS SPECIFIED. THE TREE ROOT BARRIERS SHALL BE PRODUCT # UB 24-2, # UB 36-2 AND # UB 48-2 AS MANUFACTURED BY DEEP ROOT PARTNERS, LP, 345 LORTON AVE. #103, BURLINGAME, CA. (800-458-7665), OR APPROVED EQUAL. THE BARRIER SHALL BE BLACK, INJECTION MOULDED PANELS OF .0085" WALL THICKNESS IN MODULES 24" LONG BY 24" & 48" DEEP, MANUFACTURED WITH A MINIMUM 50% POST CONSUMER RECYCLED POLYPROPYLENE PLASTIC WITH ADDED ULTRAVIOLET INHIBITORS. RECYCLABLE. EACH PANEL SHALL HAVE:

B. CONSTRUCTION AND INSTALLATION

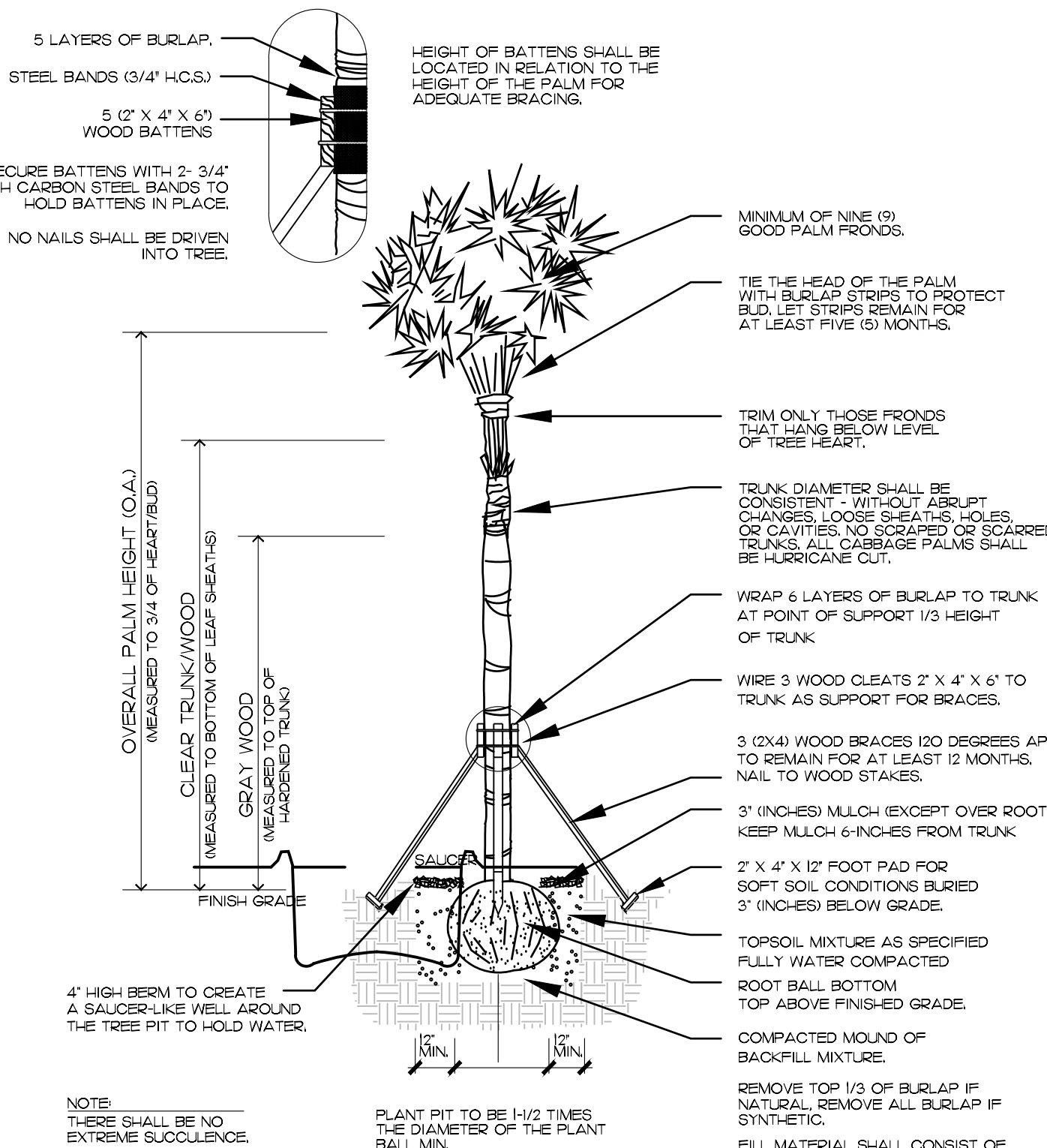
1. THE CONTRACTOR SHALL INSTALL THE TREE ROOT BARRIERS WITH THE NUMBER OF PANELS AND IN THE MANNER SHOWN ON THE DRAWINGS. THE VERTICAL ROOT DEFLECTING RIBS SHALL BE FACING INWARDS TO THE ROOT BALL AND THE TOP OF THE DOUBLE EDGE SHALL BE 1/2" ABOVE GRADE. EACH OF THE REQUIRED NUMBER OF PANELS SHALL BE CONNECTED TO FORM A CIRCLE AROUND THE ROOT BALL OR WHERE SPECIFIED JOINED IN A LINEAR FASHION AND PLACED ALONG THE ADJACENT HARDSCAPE. ALL STREET TREES WITH TRUNKS CLOSER THAN 4 FT. TO PAVED SURFACES SHALL BE PLANTED WITH ROOT BARRIER BETWEEN THE ROOT BALL AND PAVING. PLANTINGS WITHIN TREE WELLS REQUIRE ROOT BARRIERS ALONG ALL SIDES OF THE TREE WELL.
2. EXCAVATION AND SOIL PREPARATION SHALL CONFORM TO THE DRAWINGS.
3. THE TREE ROOT BARRIERS SHALL BE BACKFILLED ON THE OUTSIDE WITH 3/4" TO 1 1/2" GRAVEL, OR CRUSHED ROCK AS SHOWN ON THE DRAWINGS. NO GRAVEL BACKFILL IS REQUIRED FOR A LINEAR PLANTING.



TYPICAL ROOT BARRIER INSTALLATION  
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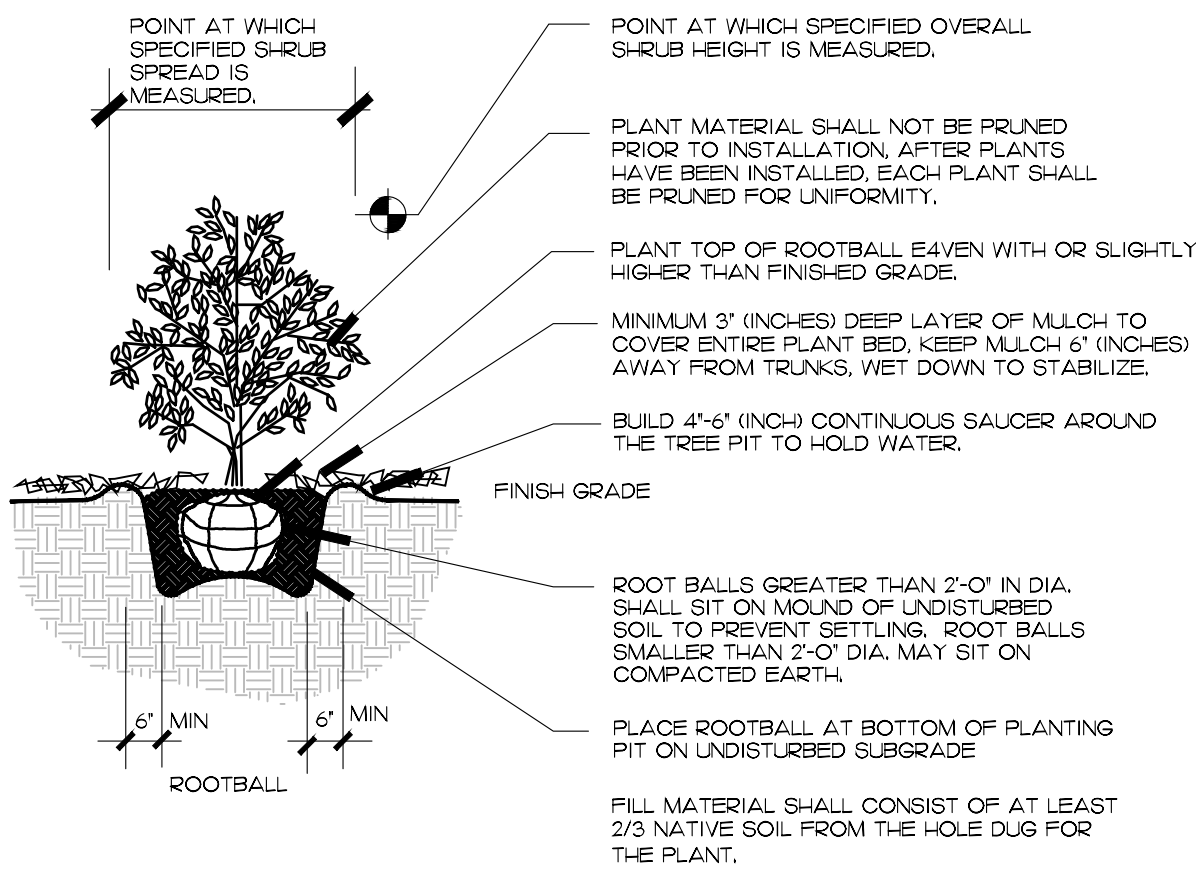


TYPICAL TREE GUYING DETAIL  
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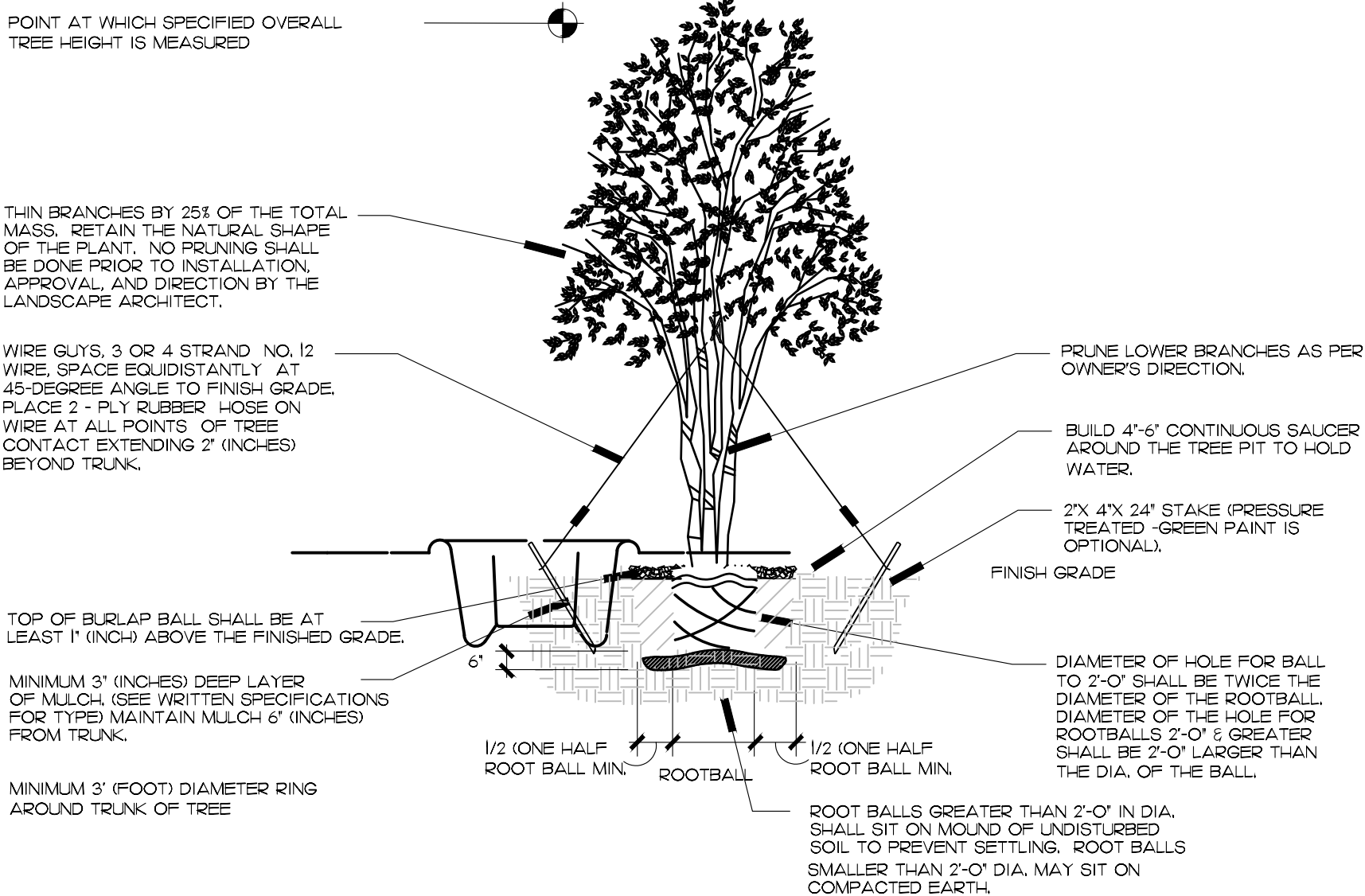


TYPICAL PALM PLANTING DETAIL  
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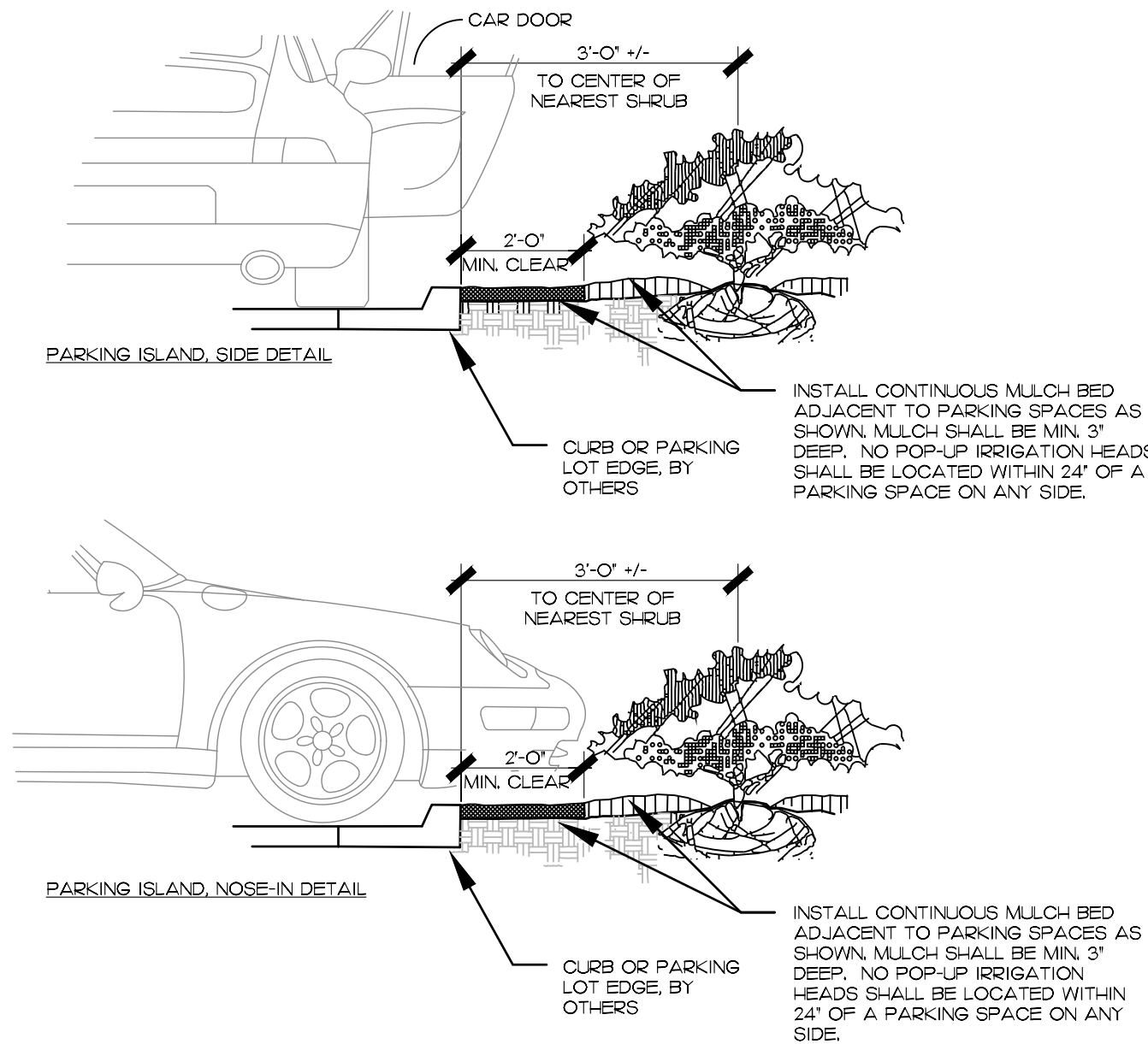
FLORIDA STATE STATUTES  
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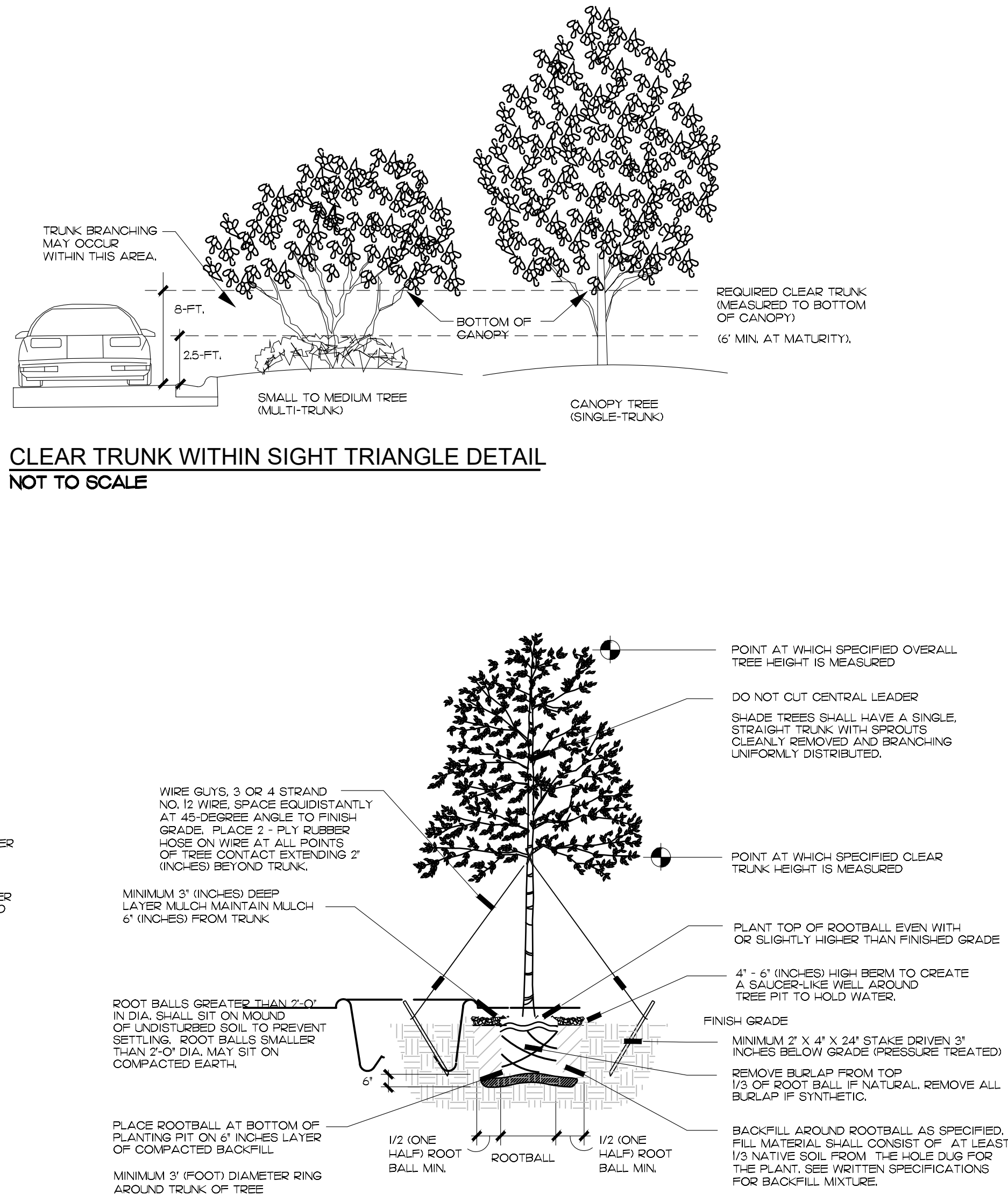
TYPICAL SHRUB/ GROUNDCOVER PLANTING DETAIL  
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TYPICAL IRREGULAR/MULTI-TRUNK TREE PLANTING DETAIL  
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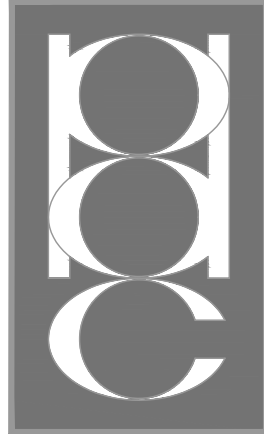


PARKING SPACE/CURB PLANTING  
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