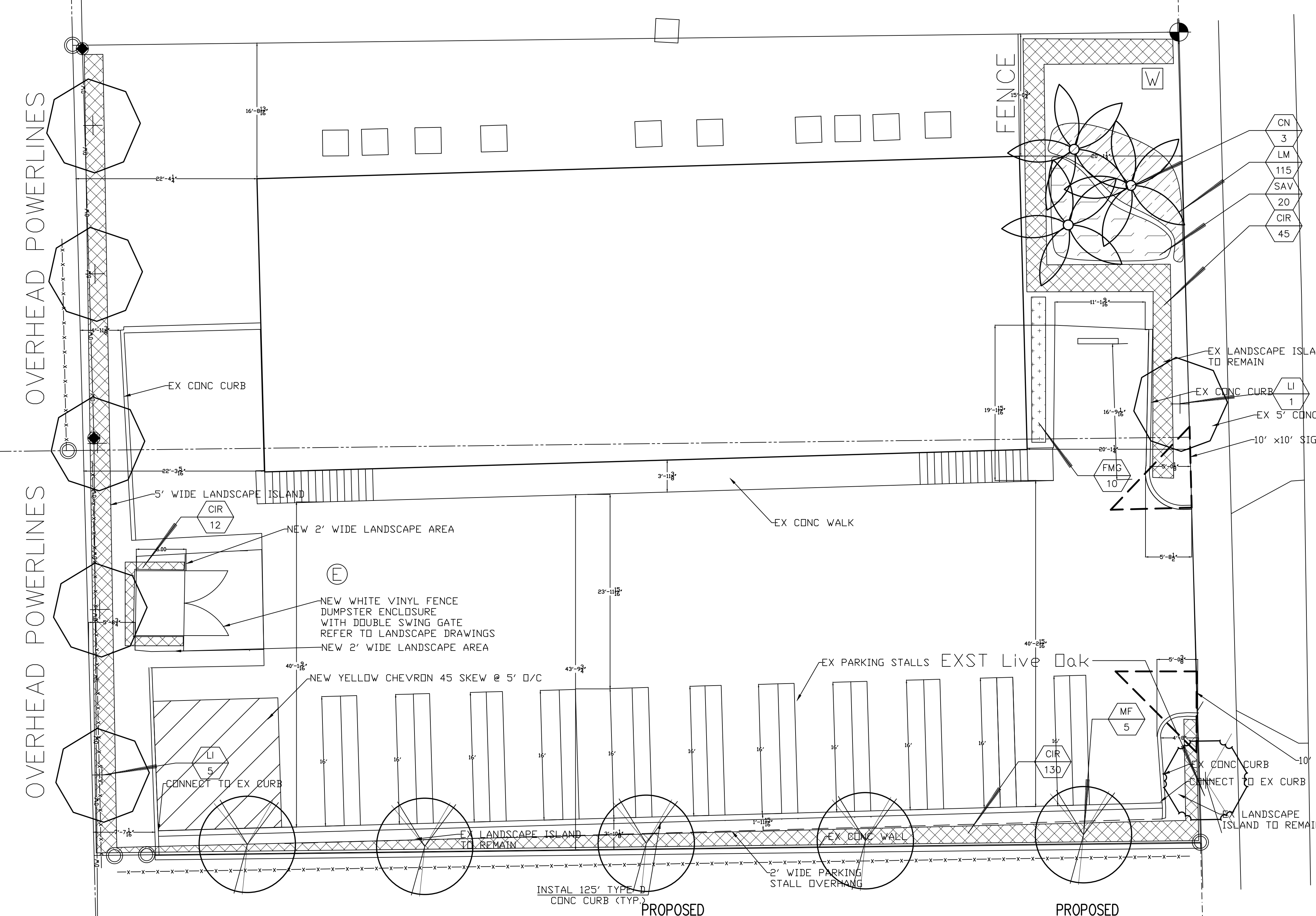


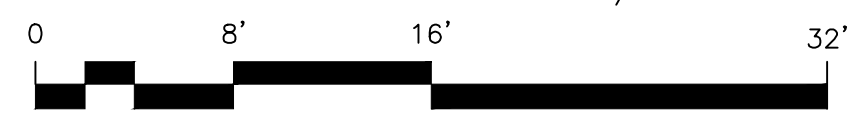
OVERHEAD POWERLINES

OVERHEAD POWERLINES



# LANDSCAPE PLAN

SCALE: 1/8" = 1'-0"



## PROPOSED PLANT LIST

TREES / PALMS				
Code	Drought	QTY.	Botanical Name / Common Name	Specifications
MF	(N)	V	5 Myrcianthes fragrans / Simpson Stopper	B&B Field Grown, 6' Single Straight Trunk, 8' CT, 7' Spread, 16' OA
LI	V	7	Laegerstroemia indica / Grape Myrtle	B&B Field Grown, 12' OA
CN	V	3	Cocos nucifera / Coconut Palm	B&B Field Grown, 8' CT, 16' OA
ACCENTS / SHRUBS / GROUND COVERS				
CIR	(N)	V	187 Chrysoballus icaco / Red Tip Cocoplum	7 Gal., 36" OA, 24" OC
FMG	V	10	Ficus macrocarpa / Green Island Ficus	3 Gal., 18" OA, 18" OC
LM	V	115	Liriope muscari / Green Liriope	1 Gal., 12" OA, 1" OC
SAV	V	20	Schefflera aboricaola / Trinetta	3 Gal., 24" OA, 2' OC
MISCELLANEOUS				
SOD	M		St Augustine Sod	Solid application - no gaps between seams
	(N)		Florida Native Plant Species	
	V		Low Drought Tolerance	
	M		Moderate Drought Tolerance	
	L		Very Drought Tolerant	

(3) New multiple family, commercial, and industrial development. Multi-family, commercial, industrial and all other uses are required to comply with the minimum requirements for off-street parking. On the site of a building or open-lot use providing an off-street parking, storage or other vehicular use area, where such an area will not be screened visually by an intervening building or structure from an abutting right-of-way or dedicated alley, there shall be provided landscaping as follows: Perimeter requirements adjacent to public and private rights-of-way:

(a) A strip of land at least five feet in depth located between the off-street parking area or other vehicular use area and the right-of-way shall be landscaped, provided, however, that should the zoning code of the Delray Code of Ordinances require additional perimeter depths, that the provisions of this code shall prevail.

at least one tree for each 30 linear feet or fraction thereof. The trees shall be located between the right-of-way line and the off-street parking or vehicular use area.

a hedge, wall or other durable landscape area shall be placed along the interior perimeter of the landscape strip

Perimeter landscaping requirements relating to abutting properties:

(d) A landscaped barrier shall be provided between the off-street parking area or other vehicular use area and abutting properties. The landscape barrier may be two feet at the time of planting and achieve and be maintained at not less than three nor greater than six feet in height to form a continuous screen between the off-street parking area or vehicular use area and such abutting property. This landscape barrier shall be located between the common lot line and the off-street parking area or other vehicular use area in a planting strip of not less than five feet in width that is free of any vehicular encroachment, including car overhang. Duplexes may be permitted to reduce the perimeter planting strip to two and one-half feet in width in cases where lot frontage is less than 55 feet. In addition, one tree shall be provided for every 30 linear feet of such landscaped barrier or fraction thereof. [Am. Ord. 6-12 2/21/12]

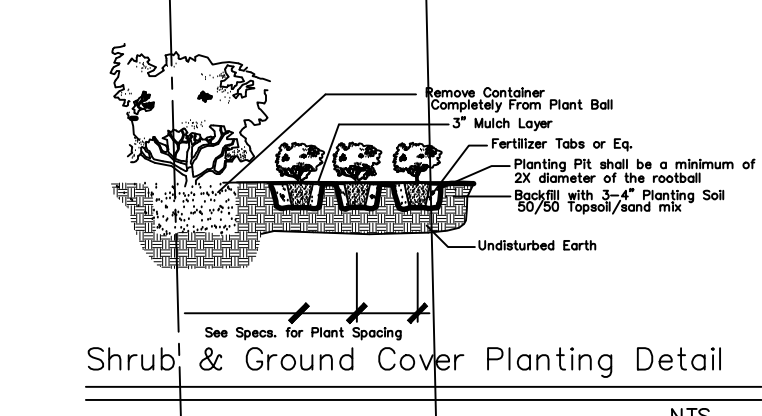
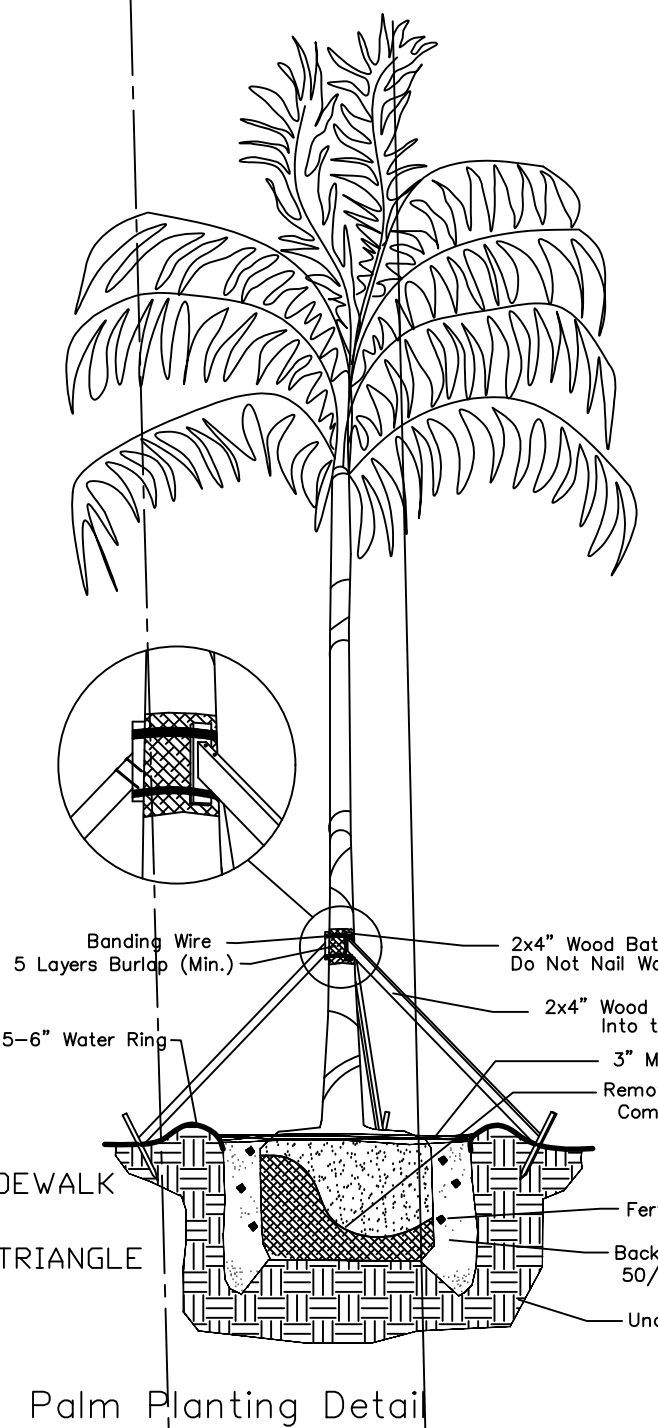
(e) Where any commercial or industrial areas abut a residential zoning district or properties in residential use, in addition to requirements established for district boundary line separators in the zoning code, one tree shall be planted every 25 feet to form a solid tree line.

(f) The provisions for perimeter landscape requirements relating to abutting properties shall not be applicable where a proposed parking area or other vehicular use area abuts an existing hedge or established tree line, the existing hedge and trees may be used to satisfy the landscape requirements provided the existing material meets all applicable standards. The landscape strip, a minimum of five feet in depth, however, is still required, and must be landscaped with sod or ground cover and be free of any vehicular encroachment, including car overhang. If the existing landscaping does not meet the standards of this article, additional landscaping shall be required as necessary to meet the standards. In the event that the landscaping provided by the adjacent property which has been used to satisfy the landscaping requirements for the property making application is ever removed, the property heretofore using the existing vegetation to satisfy landscaping requirements, must then install landscaping as required to comply with the provisions of this code. Interior landscape requirements for parking and other vehicular use areas [Am. Ord. 6-12 2/21/12]

(g) The amount of interior landscaping within off-street parking areas shall amount to no less than ten percent of the total area used for parking and accessways.

(h) There shall be a group of palms or a shade tree for every 125 square feet of required interior landscaping. No more than 25 percent of these required trees shall be palms.

(i) Landscape islands which contain a minimum of 135 square feet of planting area, with a minimum dimension of nine feet, exclusive of the required curb, shall be placed at intervals of no less than one landscaped island for every 13 standard parking spaces. One shade tree shall be planted in every island with a minimum of 75 square feet of shrubs and groundcovers. Tree specifications shall adhere to those listed in Section 4.6.16(E)(5) and 4.6.16(E)(6). Where approval for the use of compact parking has been approved, islands may be placed at intervals of no less than one island for every 15 compact parking spaces [Am. Ord. 6-12 2/21/12]



## NOTES:

### GENERAL PLANTING REQUIREMENTS

All sizes shown for plant material on the plans are to be considered Minimum. All plant material must meet or exceed these minimum requirements for both height and spread. Any other requirements for specific shape or effect as noted on the plan(s) will also be required for final acceptance.

All plant material furnished by the landscape contractor shall be Florida #1 or better as established by "Grades and Standards for Florida Nursery Plants" and "Grades and Standards for Florida Nursery Trees". All material shall be installed as per CSI specifications.

All plant material as included herein shall be warranted by the landscape contractor for a minimum period as follows: All trees and palms for 12 months, all shrubs, vines, groundcovers and miscellaneous planting materials for 90 days, and all lawn areas for 60 days after final acceptance by the owner or owner's representative.

All plant material shall be planted in planting soil that is delivered to the site in a clean loose and friable condition. All soil shall have a well drained characteristic. Soil must be free of all rocks, sticks, and objectionable material including weeds and weed seeds as per CSI specifications.

Twelve inches (12") of planting soil 50/50 sand/topsoil mix is required around and beneath the root ball of all trees and palms, and 1 cubic yard per 50 bedding or groundcover plants.

All landscape areas shall be covered with Eucalyptus or sterilized seed free Melaleuca mulch to a minimum depth of three inches (3") of cover when settled. Cypress bark mulch shall not be used.

All plant material shall be thoroughly watered in at the time of planting; no dry planting permitted. All plant materials shall be planted such that the top of the planting ball is flush with the surrounding grade.

All landscape and lawn areas shall be irrigated by a fully automatic sprinkler system adjusted to provide 100% coverage of all landscape areas. All heads shall be adjusted to 50% overlap as per manufacturers specifications and performance standards utilizing a rust free water source. Each system shall be installed with a rain sensor.

Each lot shall supply, install, and maintain an individual irrigation system for that individual lot.

It is the sole responsibility of the landscape contractor to insure that all new plantings receive adequate water during the installation and during all plant warranty periods. Deep watering of all new trees and palms and any supplemental watering that may be required to augment natural rainfall and site irrigation is mandatory to insure proper plant development and shall be provided as a part of this contract.

All plant material shall be installed with fertilizer, which shall be State approved as a complete fertilizer containing the required minimum of trace elements in addition to N-P-K, of which 50% of the nitrogen shall be derived from an organic source as per CSI specifications.

Contractors are responsible for coordinating with the owners and appropriate public agencies to assist in locating and verifying all underground utilities prior to excavation.

All ideas, designs and plans indicated or represented by this drawing are owned by and are the exclusive property of Wayne K. Tanning, RLA.

The plan takes precedence over the plant list.

### SPECIAL INSTRUCTIONS

General site and berm grading to +/- 1 inch (1") shall be provided by the general contractor. All finished site grading and final decorative berm shaping shall be provided by the landscape contractor.

All sod areas as indicated on the planting plan shall receive Stenotaphrum secundatum, St. Augustine Floratam solid sod. It shall be the responsibility of the landscape contractor to include in the bid, the repair of any sod which may be damaged from the landscape installation operations.

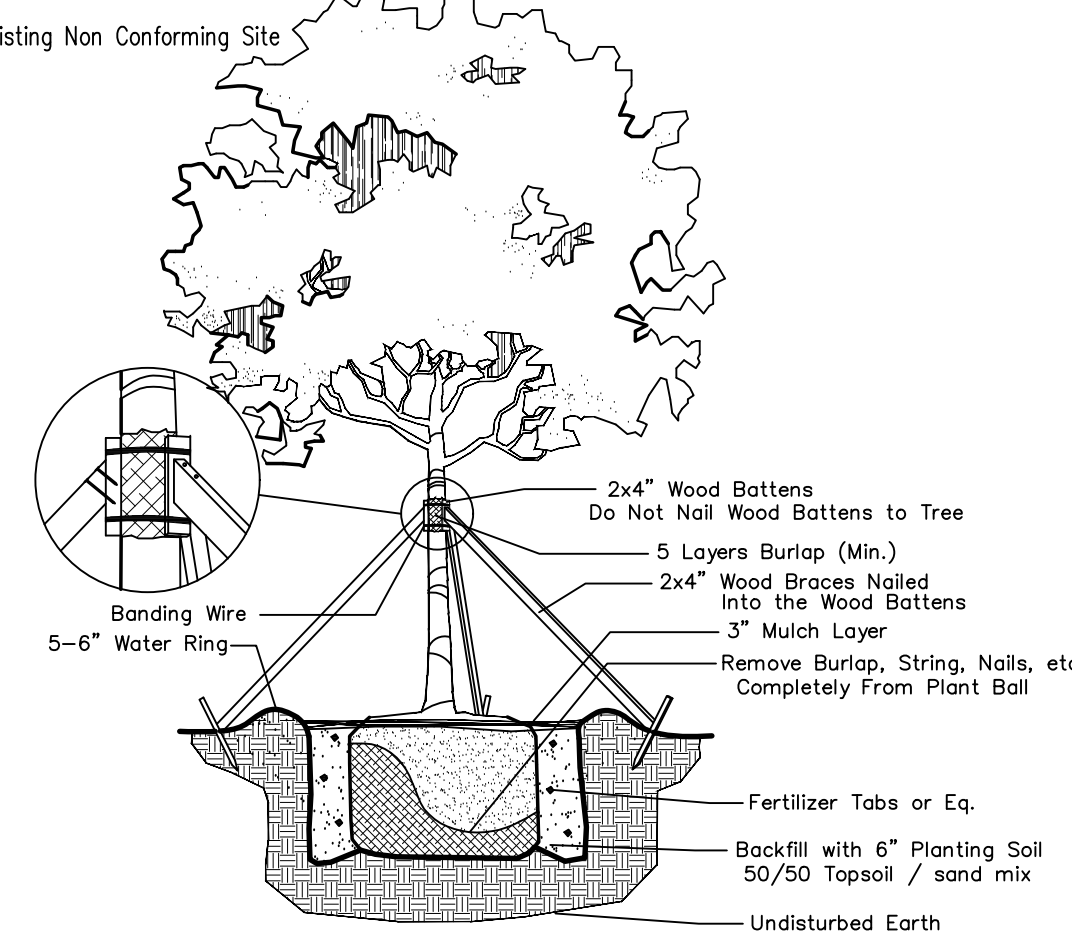
All existing palms to be trimmed and cleaned.

### PROPOSED

South Perimeter Waiver Request

Parking Area = 5085 SF Landscape Area 885 SF Complies

Total Site = 13,600 SF Interior Landscape Min = 1,360 SF Required 11 Trees - Provided



Large Tree Planting Detail



Wayne K. Tanning, RLA  
Landscape Architect - Florida License #6666709  
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Coral Springs, Florida 33067  
Tel: 561-414-8269 Email: wtonning@tonningandassociates.com

LANDSCAPE PLAN  
APARTMENT UNITS REMODEL  
238 SE 1st AVENUE  
DELRAY BEACH, FLORIDA 33444  
WHELCHEL PARTNERS

DRWG. TITLE :  
PROJECT :  
CLIENT :

PROJECT NO. 23-141  
DRAWN BY WKT  
DESIGNED BY WKT  
CHECKED BY WKT  
DATE : 09-17-23  
DWG. NO. LP-1  
SHT. NO. 1 of 1  
REVISIONS :  
08-17-24  
10-11-24  
11-06-24

SEAL

WAYNE K. TONNING, RLA  
FLA #6666709

NTS