

TREE DISPOSITION											
Tree Number	Botanical Name	Common Name	DBH (Inches)	Height (FT)	Palm Height (CT/GW) (Feet)	Canopy (FT)	Disposition	CONDITION ≥ 50%	Remarks	TREE MITIGATION (INCHES)	PALM MITIGATION (FEET)
100	Cocos nucifera	COCONUT PALM	8"	40'	24'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		24
101	Cocos nucifera	COCONUT PALM	8"	40'	20'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		20
102	Cocos nucifera	COCONUT PALM	8"	40'	22'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		22
103	Cocos nucifera	COCONUT PALM	8"	40'	22'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, OVERHEAD WIRE CONFLICT		22
104	Cocos nucifera	COCONUT PALM	8"	40'	20'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, OVERHEAD WIRE CONFLICT		20
105	Cocos nucifera	COCONUT PALM	8"	40'	20'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		20
106	Cocos nucifera	COCONUT PALM	8"	40'	15'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		15
107	Cocos nucifera	COCONUT PALM	8"	40'	20'	20'	REMOVE	60%	FAIR; NURIENT DEFICIENT, YELLOWING		20
109	Cocos nucifera	COCONUT PALM	8"	40'	22'	20'	REMOVE	50%	FAIR; NURIENT DEFICIENT, YELLOWING		22
115	Sabal Palmetto	SABAL PALM	15"	18'	12'	15'	REMOVE	50%	FAIR, NUTRIENT DEFICIENT, CANOPY CROWDING, CONFLICT WITH CONCRETE WALL		12
121	Sabal Palmetto	SABAL PALM	10"	30'	20'	15'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
122	Sabal Palmetto	SABAL PALM	10"	30'	22'	15'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
123	Sabal Palmetto	SABAL PALM	10"	30'	22'	15'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
124	Sabal Palmetto	SABAL PALM	10"	30'	20'	15'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
126	Sabal Palmetto	SABAL PALM	12"	30'	22'	15'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
129	Sabal Palmetto	SABAL PALM	12"	30'		8'	OFF-SITE	80%	GOOD; NURIENT DEFICIENT		
130	Sabal Palmetto	SABAL PALM	12"	30'	20'	8'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
131	Sabal Palmetto	SABAL PALM	10"	30'	20'	8'	REMAIN	80%	GOOD; NURIENT DEFICIENT		
137	Sabal Palmetto	SABAL PALM	14"	22'	15'	15'	OFF-SITE	75%			
138	Syagrus roamanzoffiana	QUEEN PALM	8"	22'	16'	15'	OFF-SITE	75%			
Tree Number	Botanical Name	Common Name	DBH (Inches)	Height (FT)		Canopy (FT)	Disposition	CONDITION < 50%	Remarks	TREE MITIGATION (1 FOR 1 REPLACEMENT)	PALM MITIGATION (PALMS)
108	Cocos nucifera	COCONUT PALM	8"	40'	24'	20'	REMOVE	40%	FAIR; NURIENT DEFICIENT, YELLOWING		1
110	Quercus virginiana	LIVE OAK	16"	30'		25'	REMOVE	10%	VERY POOR, OVERHEAD WIRE & UTILITY POLE CONFLICT, MISSING CROWN, HATRACKED, LARGE TRUNK WOUND	1	
111	Swietenia mahagoni	MAHOUGHANY	14"	35'		20'	REMOVE	40%	POOR, LACKING FULL CROWN, CODOMINANT TRUNK, GIRDLING ROOTS, TRUNK WOUNDS	1	
112	Swietenia mahagoni	MAHOUGHANY	14"	35'		20'	REMOVE	40%	POOR, UNBALANCED CROWN, TRUNK LEAN, GIRDLING ROOTS, TRUNK WOUNDS	1	
113	Callistemon citrinus	BOTTLEBRUSH	10"	20'		12'	REMOVE	20%	VERY POOR, CROWN DIEBACK, TRUNK LEAN, WEAK STRUCTURE	1	
114	Quercus virginiana	LIVE OAK	12"	30'		20'	REMOVE	40%	POOR, WEAK STRUCTURE, IMPROPER PRUNING, CROSSING LIMBS, CROWN COMPETITION, GIRDLING ROOTS	1	
116	Grevillea robusta	SILK OAK	6"	15'		10'	REMOVE	10%	VERY POOR, DIEBACK, DISEASE, CROWN HATRACKED, OVERHEAD WIRE CONFLICT	1	
117	Grevillea robusta	SILK OAK	6"	12'		7'	REMOVE	10%	VERY POOR, DIEBACK, DISEASE, CROWN HATRACKED, OVERHEAD WIRE CONFLICT	1	
118	Grevillea robusta	SILK OAK	12"	20'		15'	REMOVE	25%	VERY POOR, DIEBACK, DISEASE, CROWN HATRACKED, OVERHEAD WIRE CONFLICT	1	
119	Quercus virginiana	LIVE OAK	17"	30'		25'	REMOVE	20%	POOR, OVERHEAD WIRE & UTILITY POLE CONFLICT, UNSTABLE STRUCTURE, SPLIT-CROWN HATRACKED, CODOMINANCE	1	
120	Quercus virginiana	LIVE OAK	15"	35'		35'	REMOVE	45%	FAIR, OVERHEAD WIRE & UTILITY POLE CONFLICT, WEAK STRUCTURE, CROSSING LIMBS, IMPROPER PRUNING, TRUNK CUTS	1	
125	Quercus virginiana	LIVE OAK	17"	30'		35'	REMOVE	40%	FAIR, OVERHEAD WIRE & UTILITY POLE CONFLICT, WEAK STRUCTURE, CROSSING LIMBS, IMPROPER PRUNING, TRUNK LEAN	1	
127	Quercus virginiana	LIVE OAK	12"	25'		20'	OFF-SITE	40%	POOR, WEAK STRUCTURE, TRUNK LEAN, CROWN COMPETITION, GIRDLING ROOTS		
128	Swietenia mahagoni	MAHOUGHANY	22"	30'		25'	OFF-SITE	30%	POOR, WEAK STRUCTURE, TRUNK LEAN, CROWN COMPETITION, GIRDLING ROOTS		
132	Quercus virginiana	LIVE OAK	12"	30'		25'	OFF-SITE	40%	FAIR, CROWN COMPETITION, UNBALANCED, GIRDLING ROOTS		
133	Wodyetia bifurcata	FOXTAIL PALM	10"	20'		6'	OFF-SITE	20%	VERY POOR, DIEBACK, NUTRIENT DEFICIENT, INSIDE OAK CANOPY		
134	Wodyetia bifurcata	FOXTAIL PALM DOUBLE	10"	20'	15'	8'	REMOVE	20%	VERY POOR, DIEBACK, NUTRIENT DEFICIENT, TRUNK WOUNDS		1
135	Wodyetia bifurcata	FOXTAIL PALM	10"	20'	16'	8'	REMOVE	40%	FAIR, NUTRIENT DEFICIENT, TRUNK WOUNDS		1
136	Swietenia mahagoni	MAHOUGHANY	7"	25'		15'	OFF-SITE	30%			
139	Swietenia mahagoni	MAHOUGHANY	12"	35'		30'	OFF-SITE	40%			
Total DBH of Trees with Condition Rating ≥ 50% to be Removed										0 INCHES	
Total Overall CT of Palms to be Removed										197 FEET	
Total Number of Trees with Condition Rating < 50% to be Removed										11 TREES	
Total Number of Palms with Condition Rating < 50% to be Removed										3 PALMS	

4

MITIGATION	
Tree Replacement Calculations (Condition Rating ≥ 50% to be Removed)	
Total Inches of Removed Trees	0 Inches
Total Inches of Proposed Trees	0 Inches
Total Replacement Deficit	0 Inches
Tree Replacement Calculations (Condition Rating < 50% to be Removed)	
1-for 1 Trees Replacement Trees Removed	11 Trees
Total Proposed Trees	11 Trees
Total Replacement Surplus	0 Tree
Palm Replacement Calculations (Condition Rating ≥ 50% to be Removed)	
Total Height of Proposed Palms	202 Feet
Total Height of Removed Palms	197 Feet
Total Replacement Surplus	5 Feet
TREE TRUST FUND CONTRIBUTION	
Total Existing CT of Palms on Street = 146 Feet @ \$75.00 per	\$ 10,950.00

ca

cabezas • alvarez
landscape architects, inc

80 NE 5TH AVENUE
DELRAY BEACH, FL 33483
studio@cabezasalvarez.com
www.cabezasalvarez.com
561.515.1275

PROJECT:
202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT:
MULTI-FAMILY RESIDENTIAL

REVISIONS:	
△	01/14/25 CITY COMMENTS
△	04/11/25 CITY COMMENTS
△	05/19/25 CITY COMMENTS
△	11/06/25 CITY COMMENTS
No.	Date Description

SEAL:
LANDSCAPE ARCHITECT: Jose M Alvarez

REGISTRATION NO. RLA 6667245

SHEET TITLE:

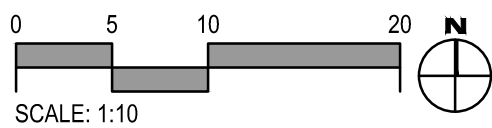
TREE DISPOSITION

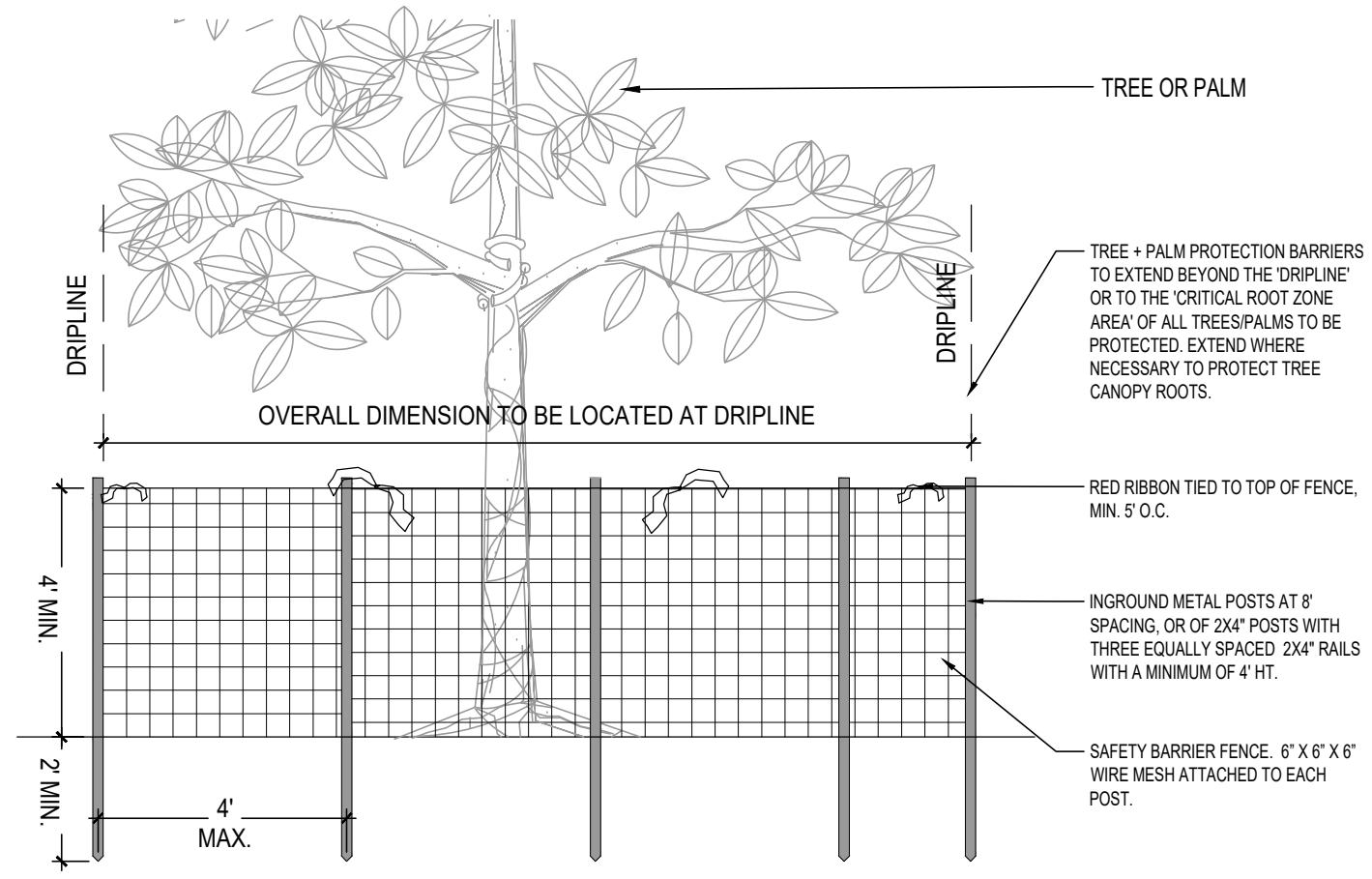
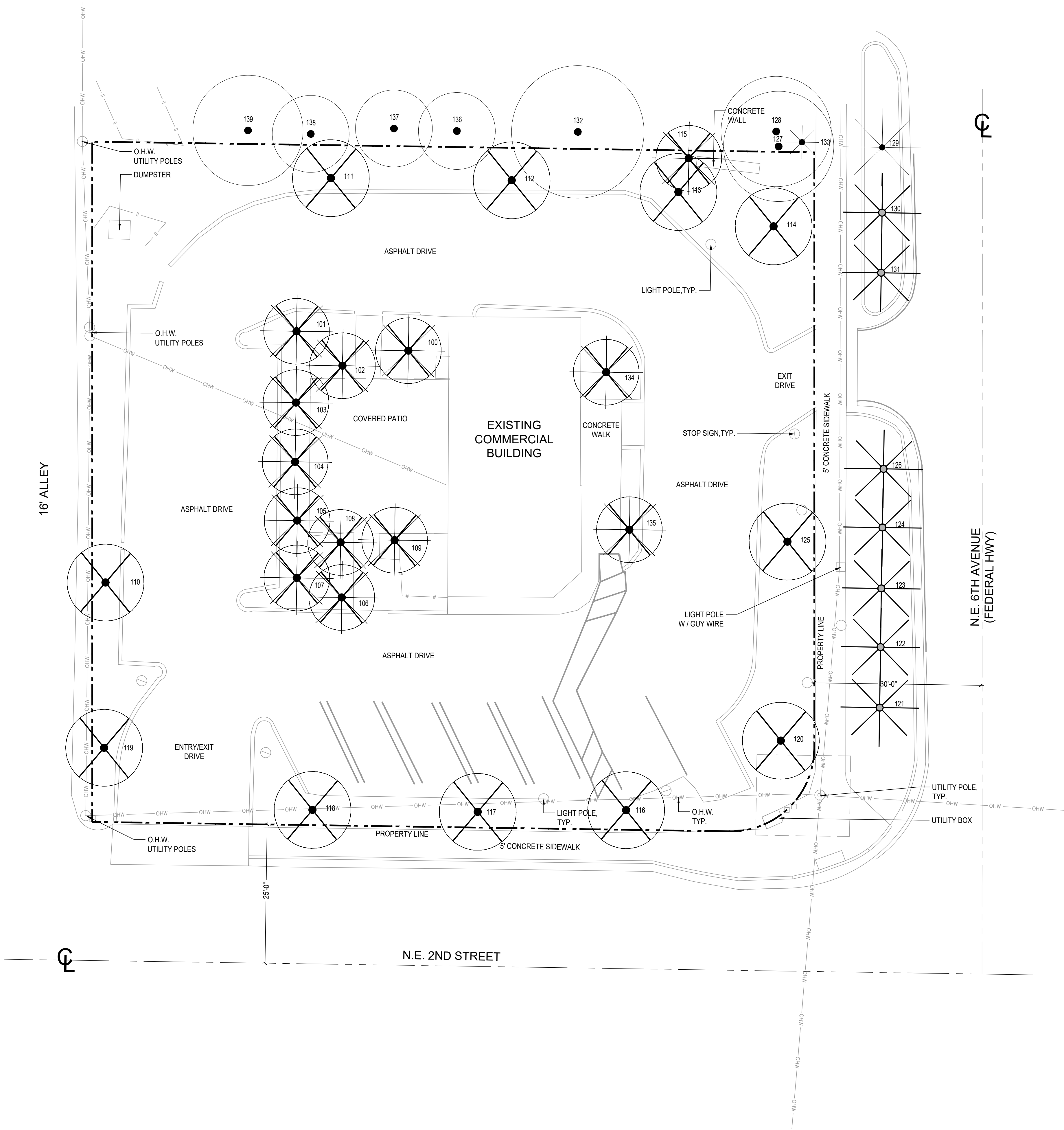


Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024

SHEET NUMBER:

L-1.0





NOTE:
BARRIER TO BE CONTINUOUS AROUND THE TREE OR GROUP OF TREES. SEE LANDSCAPE PLAN FOR LOCATION OF TREES TO REMAIN. IN NO CASE SHALL THE FENCE BE INSTALLED LESS THAN TEN FEET FROM THE TRUNK.

1 TREE PROTECTION DETAIL
SCALE: N/A

PLANT SYMBOLS

	TREES	PALMS
EXISTING TO REMAIN		
EXISTING TO BE REMOVED		
EXISTING TO BE RELOCATED		
OFF-SITE		



cabezas • alvarez
landscape architects, inc

80 NE 5TH AVENUE
DELRAY BEACH, FL 33483
studio@cabezasalvarez.com
www.cabezasalvarez.com
561.515.1275

PROJECT:
202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT:
MULTI-FAMILY RESIDENTIAL

REVISIONS:		
	01/14/25	CITY COMMENTS
	04/11/25	CITY COMMENTS
	05/19/25	CITY COMMENTS
No.	Date	Description

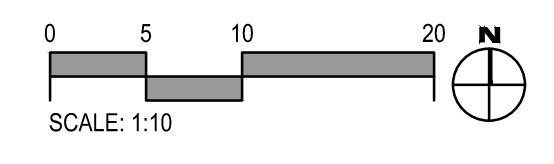
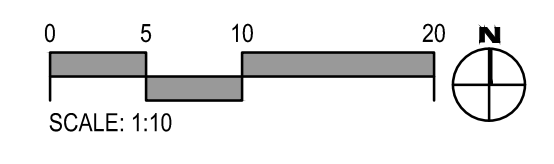
SEAL:
LANDSCAPE ARCHITECT: Jose M Alvarez

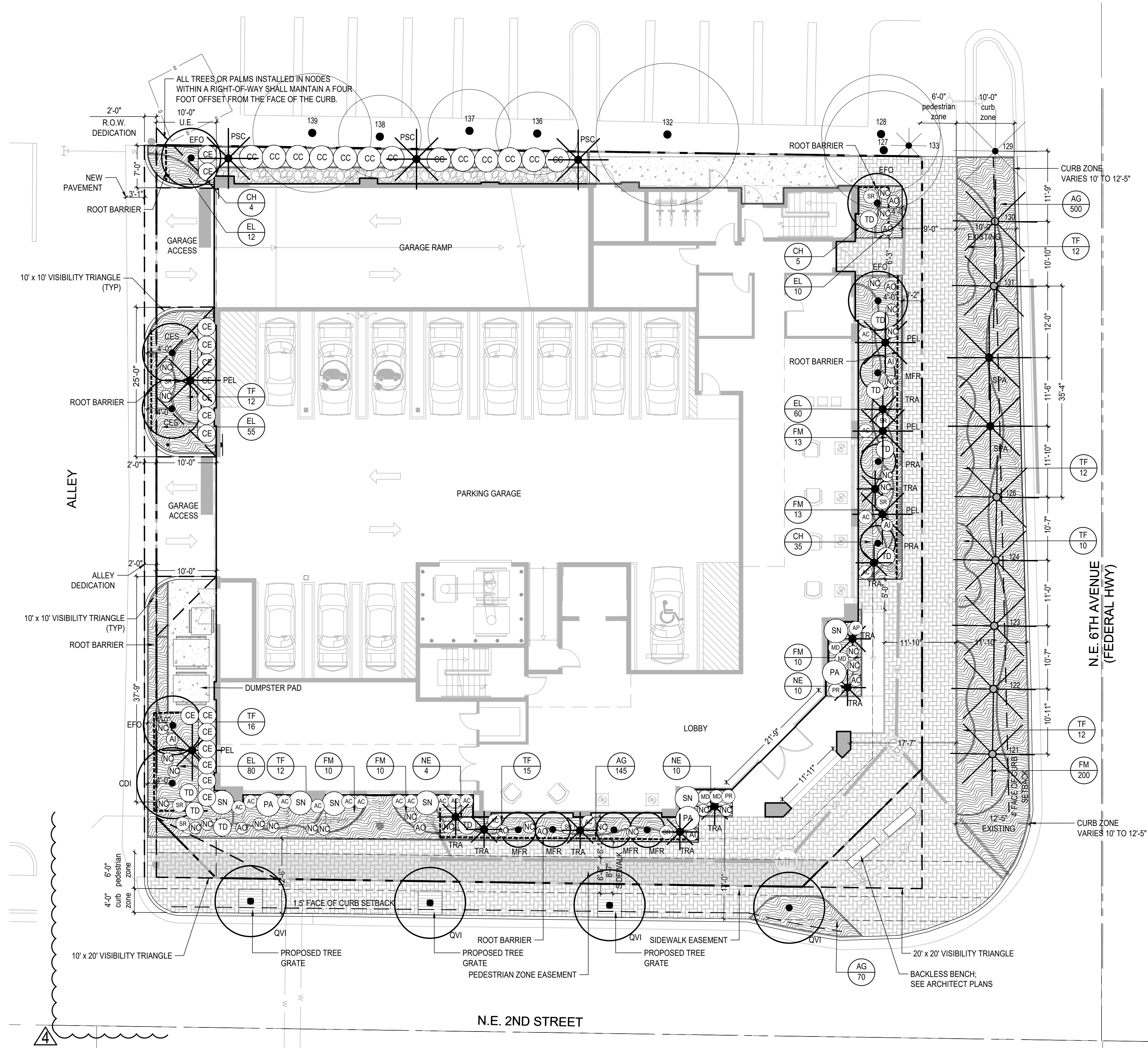
REGISTRATION NO. RLA 6667245
SHEET TITLE:

TREE DISPOSITION

Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024
SHEET NUMBER:

L-1.1





4

PLANT SCHEDULE						
TREES	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
CES	2	Conocarpus erectus 'Sericeous'	SILVER BUTTONWOOD	16' HT, 7" SPR, 2" CAL, 8' CT min	✓	✓
CDI	1	Coccoloba diversifolia	PIGEON PLUM	16' HT, 7" SPR, 4" CAL, 8' CT min	✓	✓
EFO	4	Eugenia foetida	SPANISH STOPPER	16' HT, 7" SPR, 2" CAL, 8' CT min	✓	✓
QVI	4	Quercus virginiana	LIVE OAK	16' HT, 10' SPR, 4" CAL, 8' CT min	✓	✓
PALMS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
PSC	3	Ptychosperma schefferii	SCHEFFER'S PALM	16' HT OA.		✓
PEL	5	Ptychosperma elegans	ALEXANDER PALM	22' HT OA.		✓
TRA	10	Thrinax radiata	THATCH PALM	6-8' HT OA.	✓	✓
SPA	2	Sabal Palmetto	CABBAGE PALM	22' HT OA.	✓	✓
SHRUBS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
CH	44	Chrysobalanus icaco 'Horizontal'	HORIZONTAL COCOPLUM	24" HT x 24" SPR	✓	✓
EL	187	Ernodea littoralis	GOLDEN CREEPER	12" HT x 12" SPR	✓	✓
FM	251	Ficus microcarpa 'Green Island'	GREEN ISLAND FICUS	18" HT x 18" SPR		✓
NE	24	Nephrolepis exaltata	SWORD FERN	24" HT x 24" SPR	✓	✓
TF	104	Tripsacum floridana	DWARF FAKAHATCHEE	24" HT x 24" SPR	✓	✓
LARGE SHRUBS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
MFR	5	Myrciathes fragrans	SIMPSON'S STOPPER	10' HT, 7" SPR, 2" CAL	✓	✓
PRA	2	Pimenta racemosa	BAYRUM	10' HT, 7" SPR, 2" CAL		✓
ACCENTS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
AC	15	Alocasia californica	SAME	30" OA		
AI	4	Alcantarea imperialis	SAME	24" - 30" OA		✓
AO	8	Alcantarea odorata	SAME	24" - 30" OA		✓
AP	1	Alocasia portora	SAME	48" HT x 36" SPR		
CC	13	Chamaedorea cataractarum	CAT PALM	5' OA		✓
CE	16	Conocarpus erectus	GREEN BUTTONWOOD	48" HT x 36" SPR	✓	✓
MD	4	Monstera deliciosa	MONSTERA	30" OA		
NC	30	Neomaria caerulea 'Regina'	GIANT APOSTLES IRIS	30" OA		
PR	2	Philodendron 'Rojo Congo'	RED CONGO PHILODENDRON	30" OA		
PA	3	Pimenta racemosa	BAYRUM	48" HT x 36" SPR		✓
SN	6	Strelitzia nicolai	WHITE BIRD OF PARADISE	6' OA		✓
SR	8	Serenoa repens 'Cinera'	SILVER SAW PALMETTO	30" OA	✓	✓
TD	9	Tripsacum dactyloides	FAKAHATCHEE GRASSS	24" OA		✓
GROUND COVER	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant
AG	715	Arachis glabrata	PERENNIAL PEANUT	1 GALLON, FULL CONT.	✓	✓

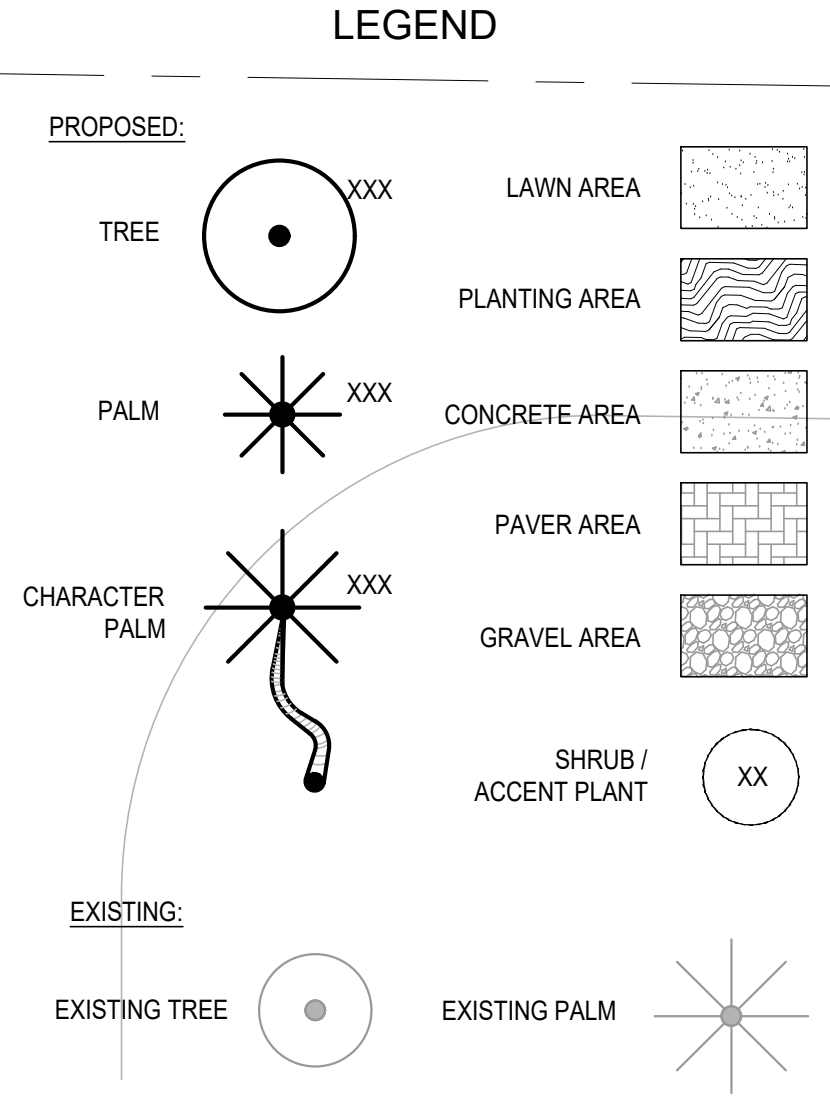
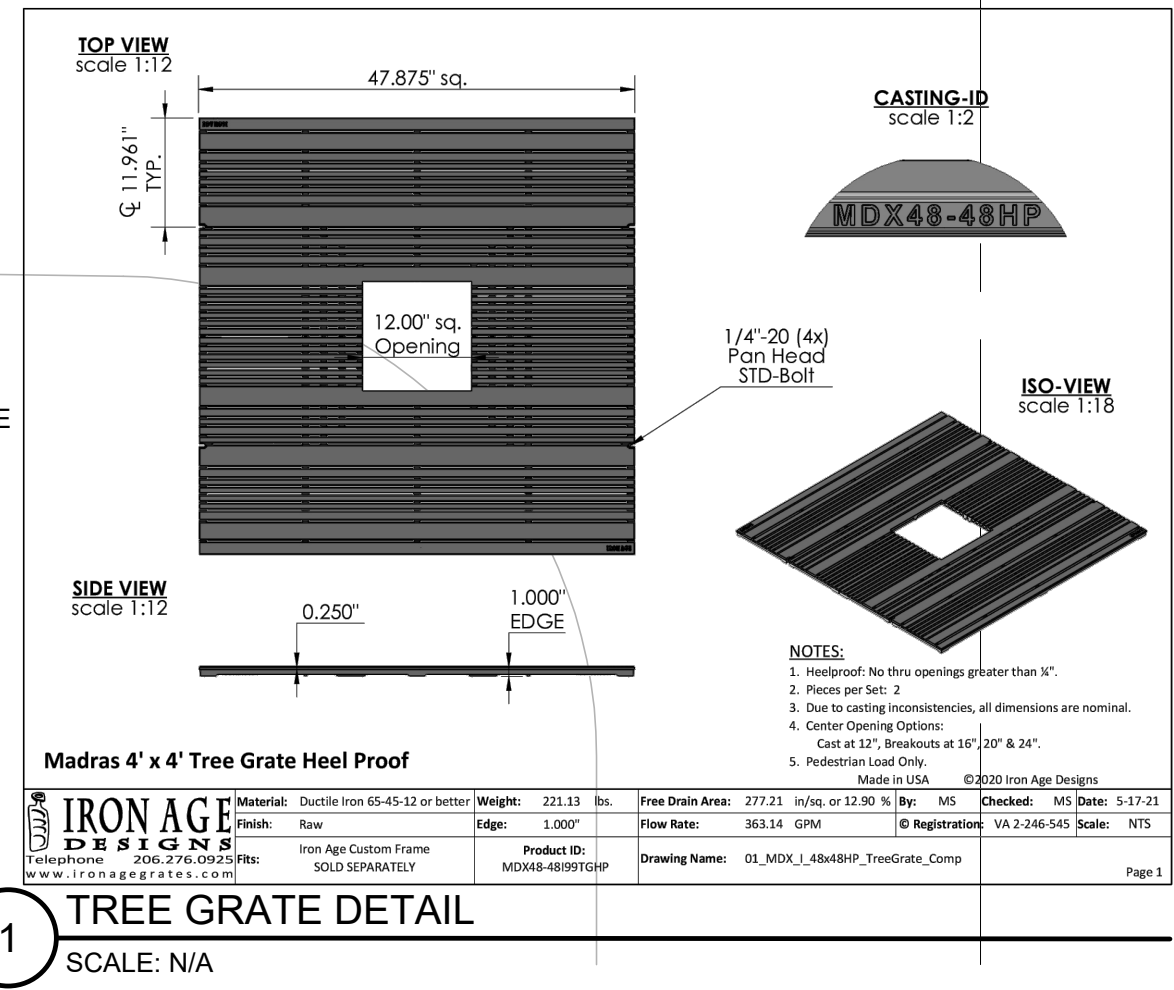
LANDSCAPE REQUIREMENTS (MULTI-FAMILY RESIDENTIAL)		
AREA CALCULATIONS		
Lot Area	15,617 S.F.	
Building	10,864 S.F.	
Parking / Accessways Area	384 S.F.	
DESCRIPTION	Required/Allowed	Provided
NE 2ND STREET Street Trees (40' o.c.) Total Frontage = 112LF Sec. 4.4.13(E)(2)	3	4
NE 6TH AVE (US-1) Street Trees (30' o.c.) Total Frontage = 107 LF (per FDOT TABLE 212.11.3)	4	3* (9 palms = 3 trees (9 existing palms + 2 proposed palms)
Interior Landscape Area = 10% of Parking / Accessways Areas Sec. 4.6.16.(H)(3)(g)	38 SF	213 SF
1 Trees Per 125 SF of Int. Lndsp. (3 Palms = 1 Tree) Sec. 4.6.16.(H)(3)(h)	1	3
Foundation Landscaping Sec. 4.4.13(E)(2)(a)(3)	Tiered Shrubs & Groundcovers	Tiered Trees, Shrubs & Groundcovers
Landscape Barrier Sec. 4.6.16.(H)(3)(s)	1 Trees + Continuous Hedge	1 Trees + Continuous Hedge
Native Trees	50.0%	56%
Native Shrubs	25%	55%

REVISIONS:		
01/14/25	CITY COMMENTS	
04/11/25	CITY COMMENTS	
05/19/25	CITY COMMENTS	
11/06/25	CITY COMMENTS	

SEAL: LANDSCAPE ARCHITECT: Jose M Alvarez

REGISTRATION NO. RLA 6667245
SHEET TITLE: LANDSCAPE PLAN

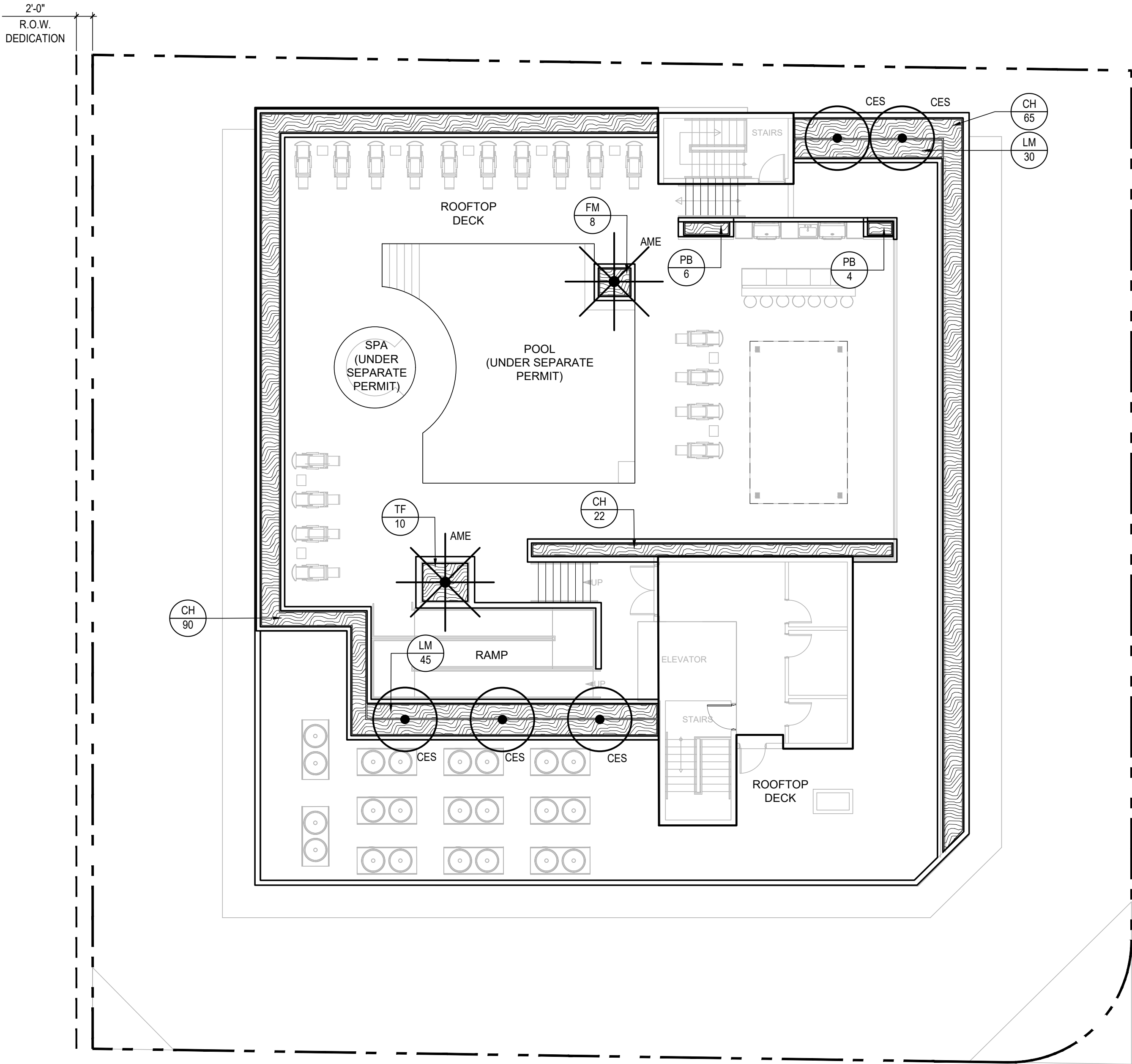
Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024
SHEET NUMBER: L-2.0



SOIL NOTE:
EXISTING NATIVE SOIL WITHIN ALL LANDSCAPE ISLANDS, INTERIOR LANDSCAPE STRIPS AND PERIMETER LANDSCAPE STRIPS, ADJACENT TO VEHICULAR USE AREAS, SHALL BE EXCAVATED DOWN TO A DEPTH OF 30 INCHES BELOW EXISTING GRADE, EXCEPT FOR A 12-INCH BUFFER FROM THE INSIDE OF CURB OR PAVEMENT (SEE DIAGRAM BELOW). A SUITABLE PLANTING SOIL MIXTURE OF 50/50, 60/40 (SAND/TOPSOIL) OR AS OTHERWISE INDICATED BY THE REGISTERED LANDSCAPE ARCHITECT, SHALL EITHER BE BACKFILLED IN PLACE OF THE NATIVE SOIL OR EFFICIENTLY MIXED WITH THE NATIVE SOIL TO CREATE AN OPTIMUM ENVIRONMENT FOR SUCCESSFUL ROOT DEVELOPMENT. IF NATIVE SOIL IS TO BE MIXED, IT SHALL FIRST BE SCREENED TO REMOVE ROCKS AND DEBRIS LARGER THAN ONE-HALF INCH IN DIAMETER PRIOR TO MIXING. ALL PROPERTIES UNDER THIS SECTION SHALL BE REQUIRED TO HAVE AN OPEN LANDSCAPE BED INSPECTION PRIOR TO BACKFILLING TO INSURE THE 30-INCH DEPTH HAS BEEN MET.

SIGHT TRIANGLE NOTE:
PURSUANT TO LDR SEC. 4.6.14 (C) INTERSECTIONS, WHEN AN ACCESS WAY INTERSECTS A PUBLIC RIGHT-OF-WAY, ALL VISUAL OBSTRUCTIONS WITHIN THE SIGHT VISIBILITY TRIANGLE SHALL PROVIDE UNOBSTRUCTED CROSS-VISIBILITY AT A LEVEL BETWEEN 3 FT AND 6 FT. TREES OR PALMS HAVING CANOPY LIMBS, FOLIAGE AND FRONDS SHALL BE MAINTAINED IN SUCH A MANNER THAT CROSS VISIBILITY IS PROVIDED. ONE TREE OR PALM SHALL BE PERMITTED, PROVIDING THE MATURE TRUNK DIAMETER DOES NOT EXCEED 15 INCHES. TREES SHALL NOT BE LOCATED WITHIN 6 FT FROM THE EDGE OF ANY UNCURRED ACCESS WAY PAVEMENT. TREES MAY HAVE A FOUR-FOOT OFFSET FROM THE FACE OF A NON-MOUNTABLE TYPE CURB.

IRRIGATION NOTE:
ALL LANDSCAPE AREAS TO RECEIVE 100% COVERAGE WITH 100% OVERLAP BY IRRIGATION SYSTEM.



PLANT SCHEDULE - ROOFTOP							
TREES	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant	Notes
CES	5	Conocarpus erectus 'Sericeous'	SILVER BUTTONWOOD	12-14' HT, 7' SPR, 2" CAL, 8' CT min	√	√	MULTI-TRUNK
PALMS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant	Notes
AME	2	Adonidia merillii	CHRISTMAS PALM	16' HT OA.		√	TRIPLE
SHRUBS	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant	Notes
CH	177	Chrysobalanus icaco 'Horizontal'	HORIZONTAL COCOPLUM	24" HT x 24" SPR	√	√	24" O.C.
PB	10	Philodendron 'Burlie Marx'	SAME	18" HT x 18" SPR	√	√	18" O.C.
FM	8	Ficus microcarpa 'Green Island'	GREEN ISLAND FICUS	18" HT x 18" SPR		√	18" O.C.
TF	10	Tripsacum floridana	DWARF FAKAHATCHEE	24" HT x 24" SPR	√	√	24" O.C.
GROUND COVER	QTY	Scientific Name	Common Name	Specs	Native	Drought Tolerant	Notes
LM	75	Liriope muscari	LIRIOPE 'SUPER BLUE'	1 GALLON, FULL CONT.		√	12" O.C.

ROOFTOP AREA	REQUIRED/ALLOWED	PROVIDED
OVERALL ROOFTOP AREA	N/A	8,390 SF
LANDSCAPE-10% OF ROOFTOP	755.6 SF	919 SF



cabezas • alvarez
landscape architects, inc

80 NE 5TH AVENUE
DELRAY BEACH, FL 33483
studio@cabezasalvarez.com
www.cabezasalvarez.com
561.515.1275

PROJECT:
202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT:
MULTI-FAMILY RESIDENTIAL

REVISIONS:	
01/14/25	CITY COMMENTS
04/11/25	CITY COMMENTS
05/19/25	CITY COMMENTS
No.	Date Description

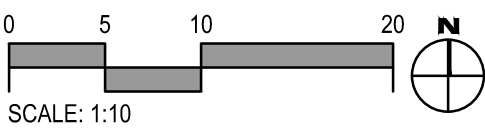
SEAL:
LANDSCAPE ARCHITECT: Jose M Alvarez

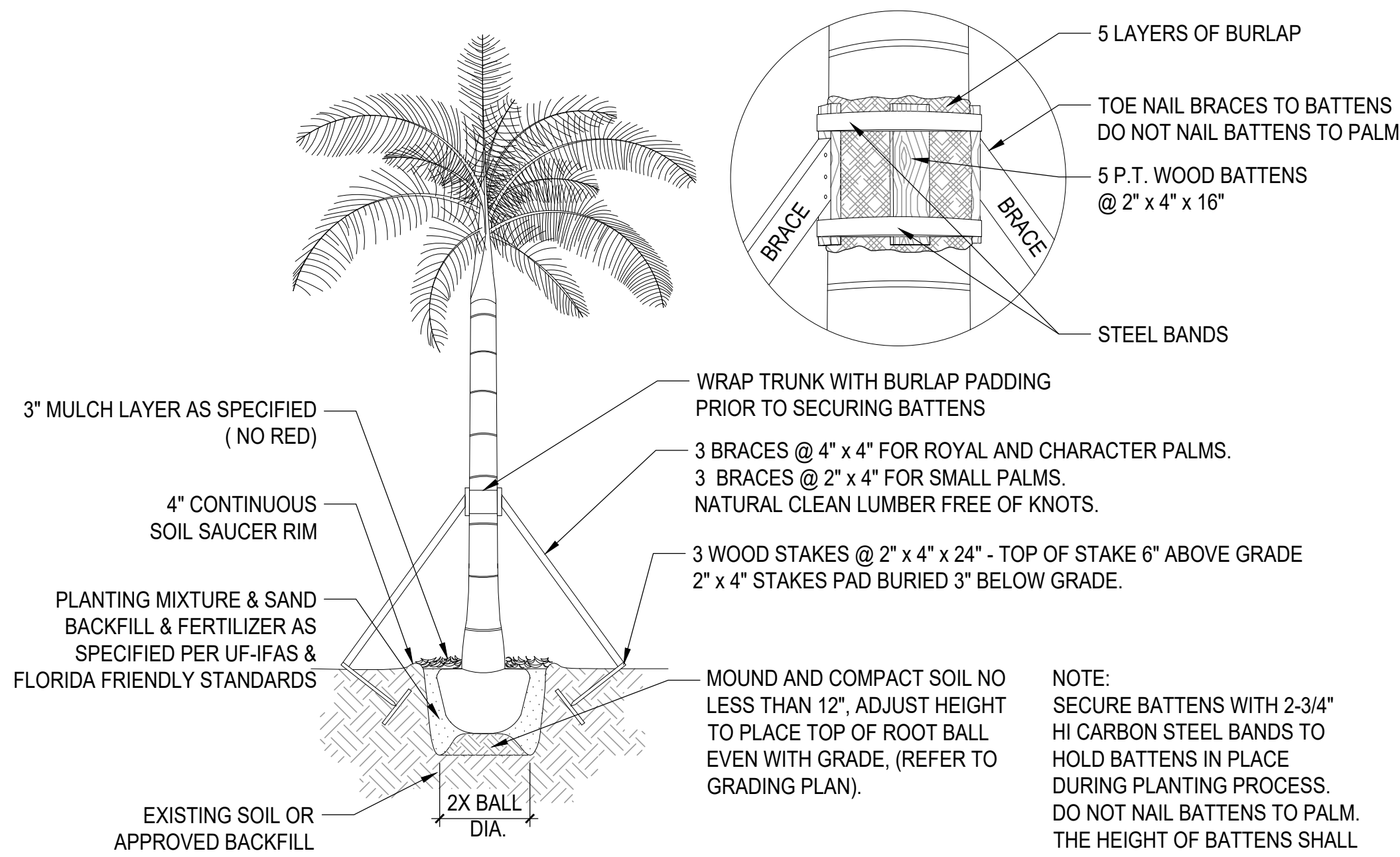
REGISTRATION NO. RLA 6667245
SHEET TITLE:

LANDSCAPE PLAN -
ROOFTOP

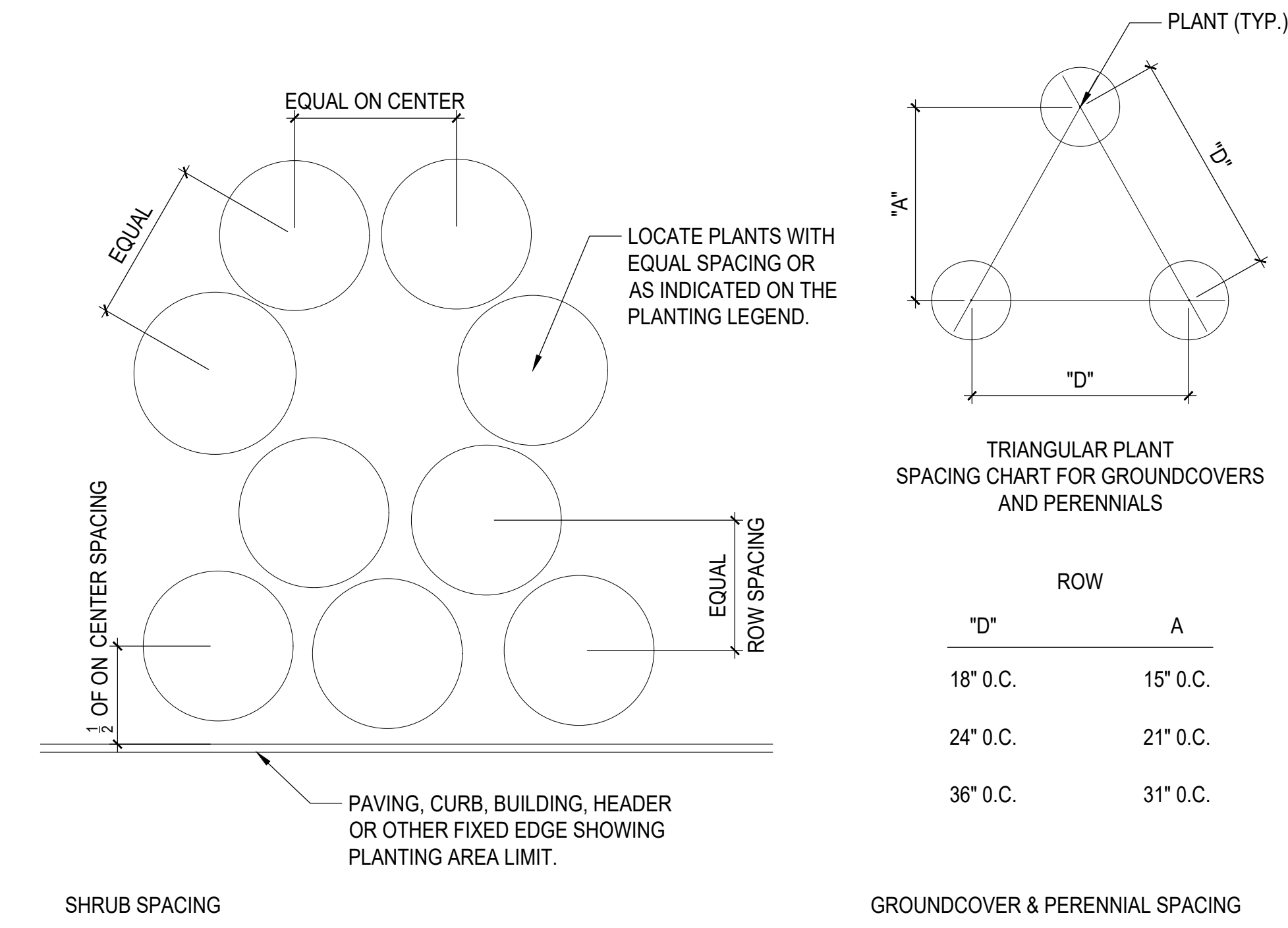
Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024
SHEET NUMBER:

L-2.1

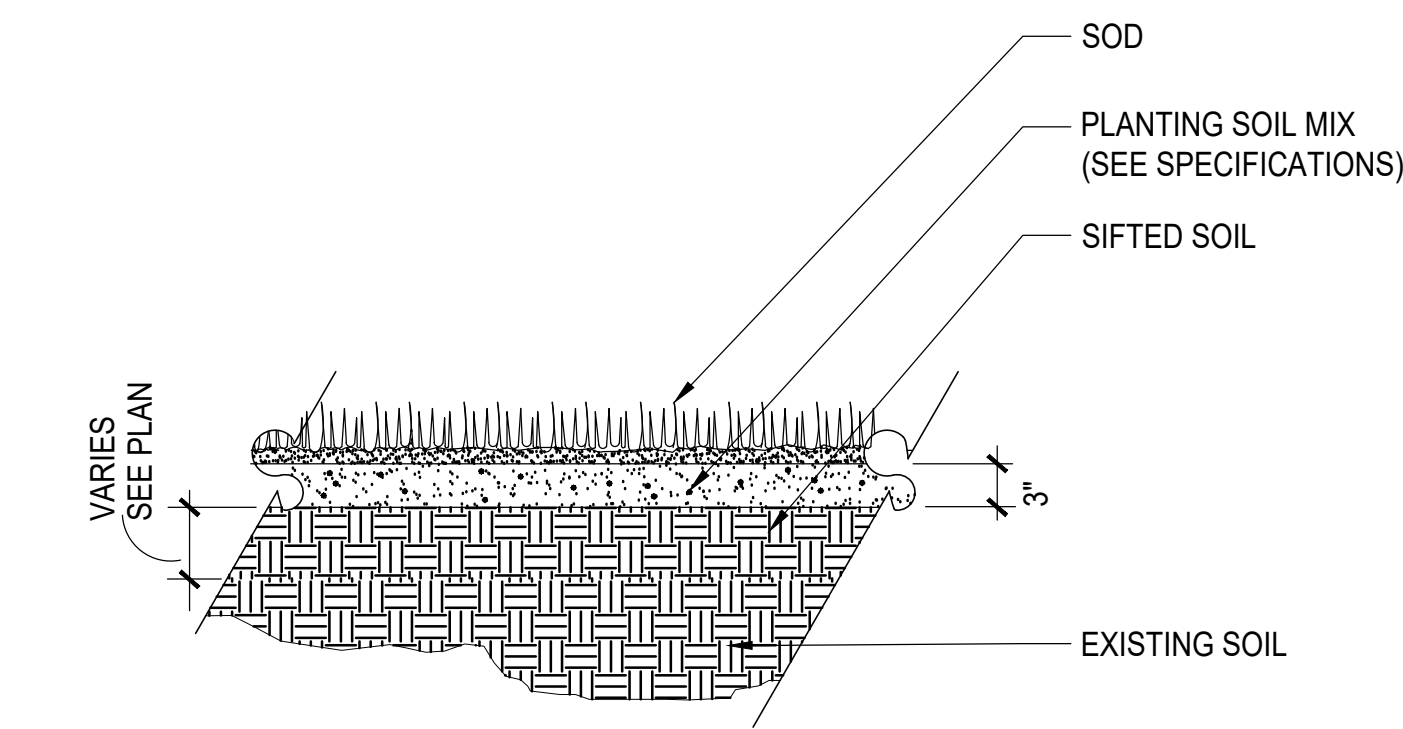




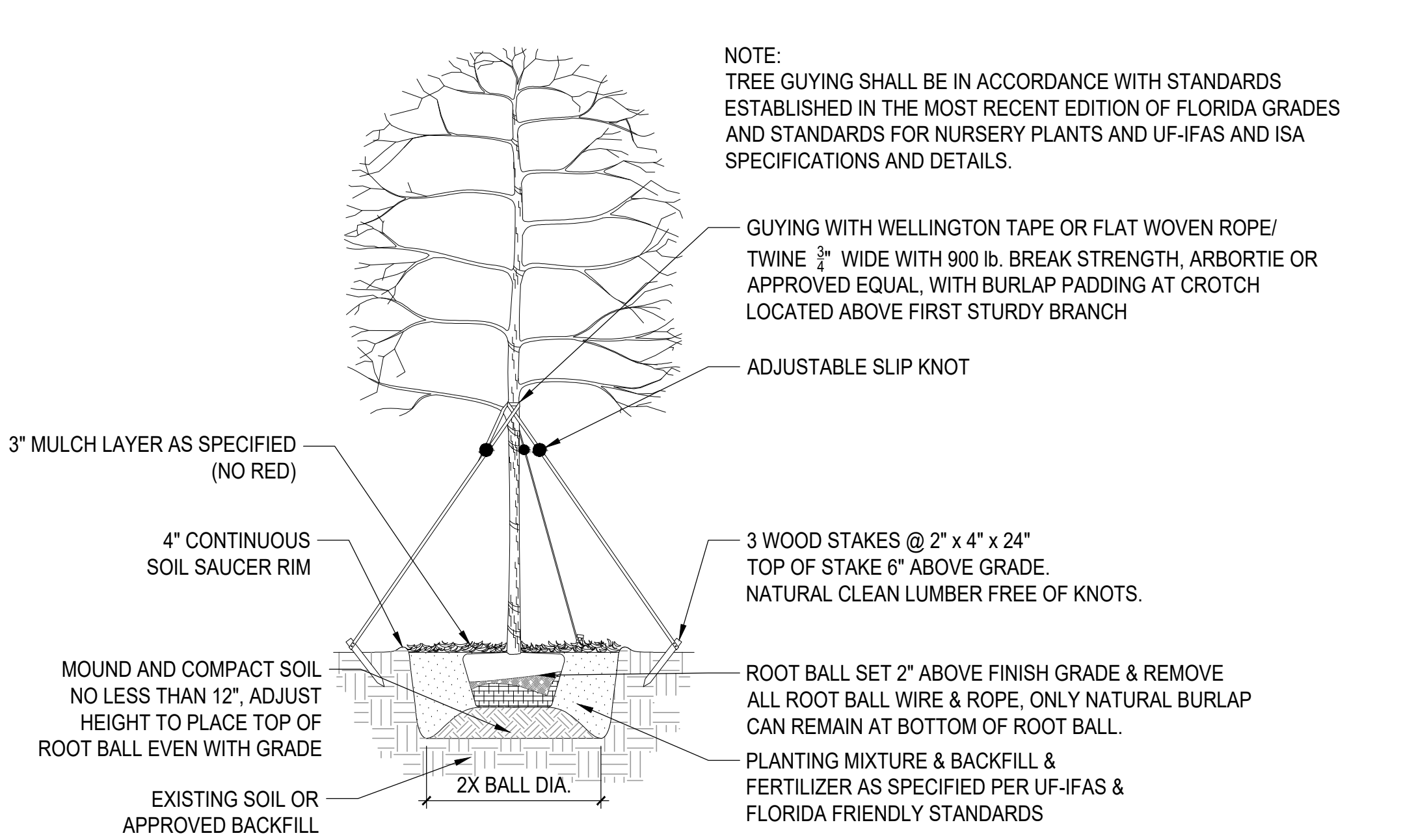
1 PALM PLANTING AND STAKING DETAIL
SCALE: N/A



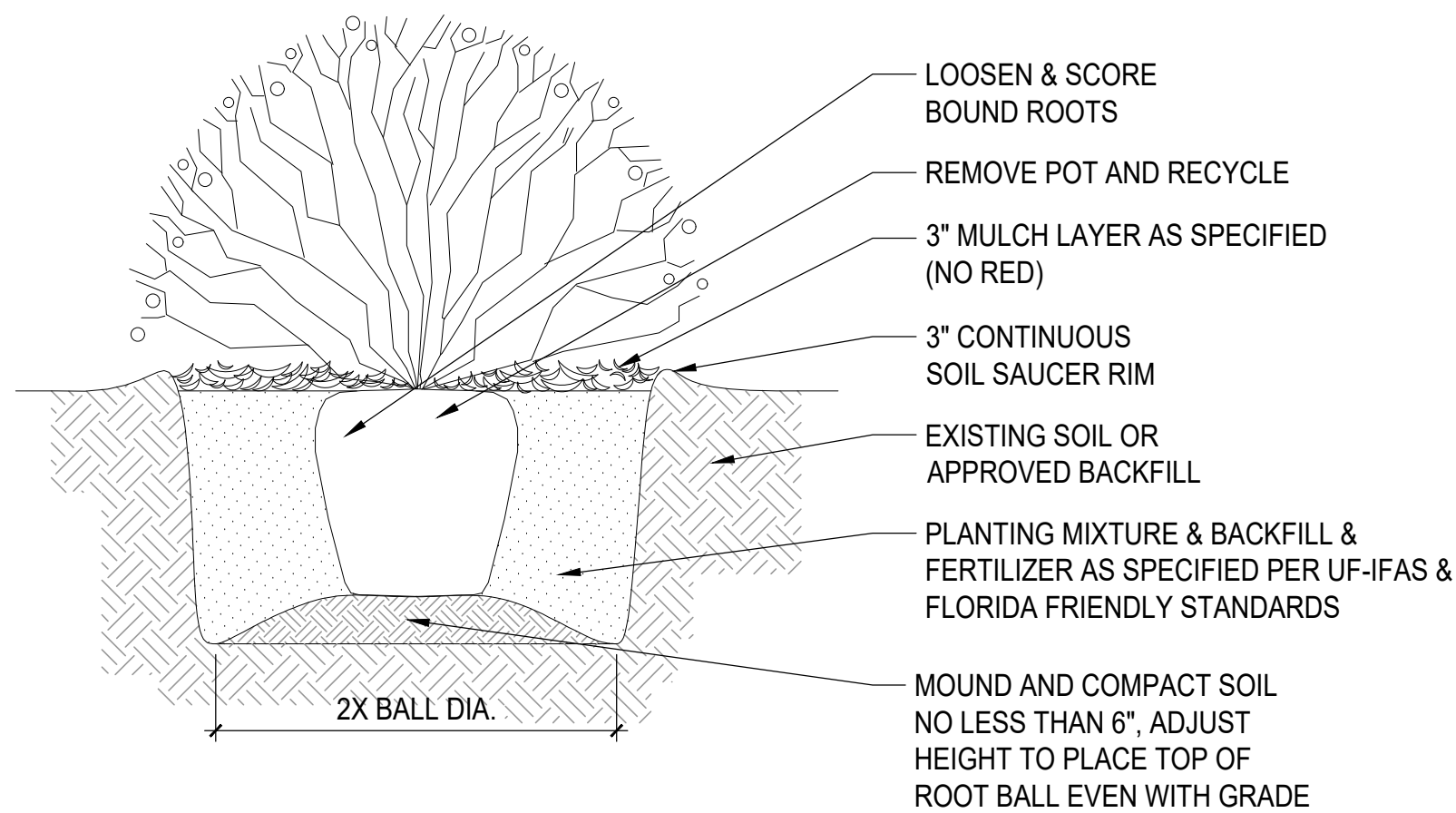
3 PLANT & SHRUB SPACING DETAIL
SCALE: N/A



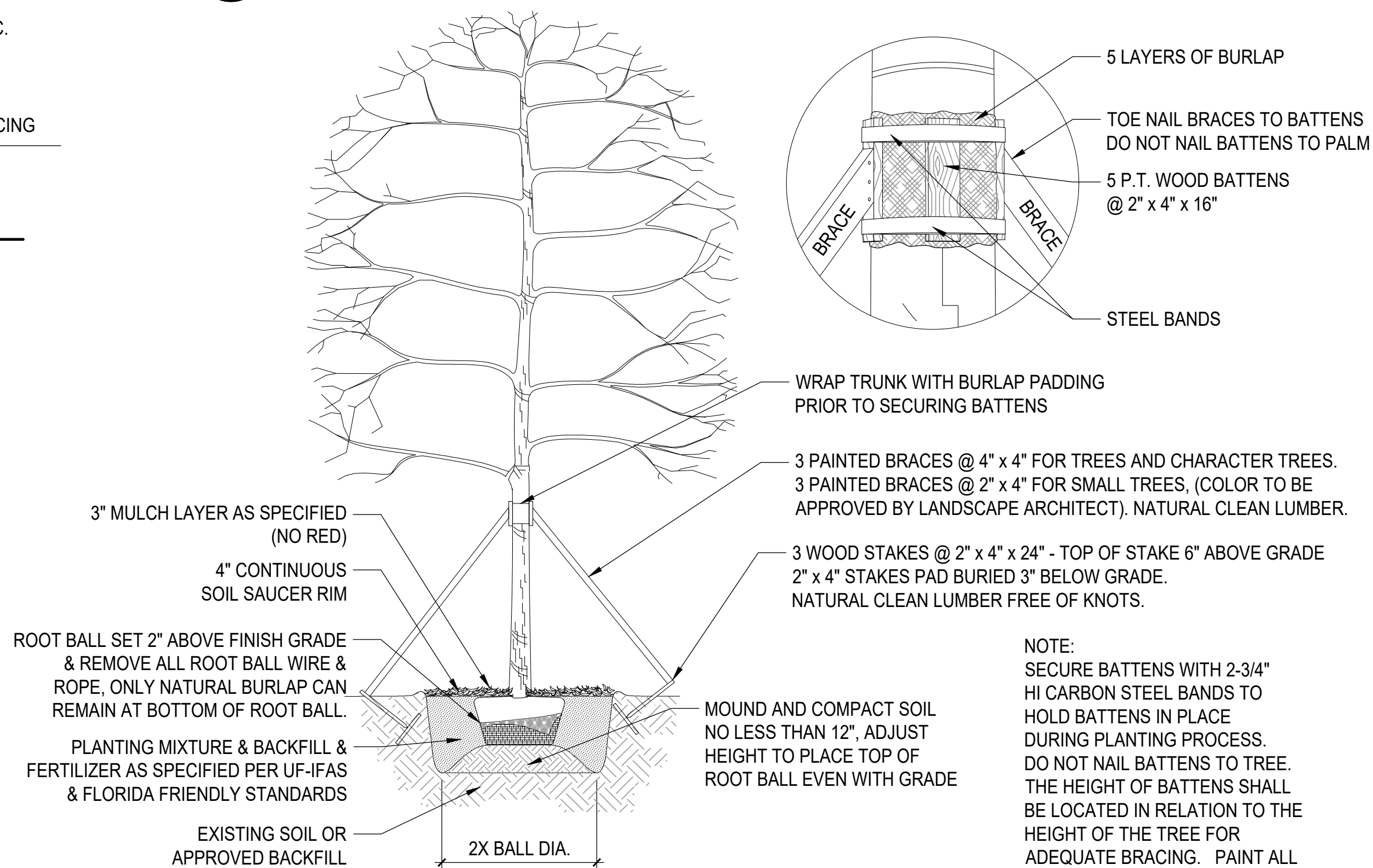
5 SOD SECTION
SCALE: N/A



2 UNDERSTORY TREE PLANTING AND STAKING DETAIL
SCALE: N/A



4 SHRUB PLANTING DETAIL
SCALE: N/A



6 TREE PLANTING AND STAKING DETAIL
SCALE: 3/32" = 1'-0"

GENERAL LANDSCAPE NOTES AND SPECIFICATIONS

- LANDSCAPE CONTRACTOR SHALL BECOME FAMILIAR WITH THE SCOPE OF WORK AS WELL AS THE SITE, DIGGING CONDITIONS, AND ANY OBSTACLES PRIOR TO SUBMITTING A BID.
- LANDSCAPE CONTRACTOR SHOULD VERIFY ALL ESTIMATED QUANTITIES OF MATERIAL SHOWN ON THE LANDSCAPE ARCHITECT'S DRAWINGS PRIOR TO SUBMITTING A BID.
- PLANTING PLAN SHALL TAKE PRECEDENCE OVER PLANT LIST IN CASE OF DISCREPANCIES.
- ALL PLANT MATERIAL SYMBOLS SHOWN ON LANDSCAPE PLANS SHALL BE CONSIDERED DIAGRAMMATIC AND SHOULD BE ADJUSTED IN THE FIELD BY LANDSCAPE CONTRACTOR TO AVOID ALL UTILITIES AND ALL OTHER OBSTRUCTIONS.
- ALL SIZES SPECIFIED FOR PLANT MATERIAL ON THE PLAN AND PLANT LIST SHALL BE CONSIDERED MINIMUM.
- ALL PLANT MATERIAL MUST MEET OR EXCEED THE SPECIFIED MINIMUM REQUIREMENTS FOR BOTH HEIGHT AND SPREAD.
- ALL MATERIAL SHALL BE SUBJECT TO AVAILABILITY AT TIME OF INSTALLATION.
- ALL TREES, PALMS, SHRUBS AND GROUND COVERS SHALL BE GUARANTEED FOR A PERIOD OF 1 YEAR FROM DATE OF FINAL ACCEPTANCE.
- LANDSCAPE CONTRACTOR SHALL LOCATE AND VERIFY ALL UNDERGROUND UTILITIES OR STRUCTURES PRIOR TO DIGGING.
- LANDSCAPE CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR, THE REMOVAL OF ALL BUILDING CONSTRUCTION DEBRIS AND FOREIGN MATERIAL PRIOR TO INSTALLATION OF ANY PLANT MATERIAL.
- SITE PREPARATION SHOULD INCLUDE THE ERADICATION AND REMOVAL OF ANY WEEDS OR GRASS, REMOVAL AND CLEAN UP OF ANY DEAD MATERIAL AND ROUGH AND FINISH GRADING PER SPECS AND OR LANDSCAPE PLANS.
- FOR PLANT MATERIAL DESIGNATED TO BE REMOVED, THE ENTIRE ROOT SYSTEM SHALL BE DUG AND REMOVED FROM THE SITE.
- ALL PLANTING AREAS SHALL BE COMPOSED OF 70:30 MIX FILL SOIL WITH 10% ORGANIC MATTER, AND SAND USED IN PLANTING SOIL MIX SHALL BE SILICA SAND. PALMS SHALL BE PLANTED IN CLEAN SAND. ALL PLANTING MIX AND FERTILIZER MIX SHALL FOLLOW CURRENT RECOMMENDED UF-IFAS AND ISA SPECIFICATIONS AND STANDARDS.
- ALL PLANT MATERIAL SHALL BE FLORIDA NO.1 OR BETTER AS SET FORTH IN THE FLORIDA DEPARTMENT OF AGRICULTURE 'GRADES AND STANDARDS FOR NURSERY PLANTS' LATEST EDITION JULY 2022, INCLUDING REVISIONS AND WHICH MEET OR EXCEED THE SIZES INDICATED IN THE PLANTING SCHEDULE AND DETAILS.
- ALL TREES SHALL BE STAKED IN A GOOD WORKMANLIKE MANNER. NO NAIL STAKING PERMITTED. (REFER TO BRACING NOTES AND PLANTING DETAILS). ALL TREE INSTALLATION OR RELOCATION OR PRUNING SHALL FOLLOW ANSI A-300 STANDARDS FOR MAINTENANCE OF TREES AND WOODY PLANTS.
- AFTER REMOVAL OR RELOCATION OF EXISTING TREES AND PALMS, ALL REMAINING HOLES SHALL BE BACK FILLED AROUND AND UNDER ROOT BALL WITH SPECIFIED PLANTING MIX.
- ALL EXISTING PLANT MATERIAL TO REMAIN, SHALL HAVE PROTECTION BARRIERS IN PLACE PRIOR TO AND DURING ALL CONSTRUCTION PHASES. ANY PLANT MATERIAL SCARRED OR DESTROYED DESIGNATED TO REMAIN MUST BE REPLACED AT THE CONTRACTOR'S EXPENSE WITH SIMILAR SPECIES SIZE AND QUALITY.
- ALL TREES AND ALL PLANTING BEDS TO BE TOPPED WITH 3" MIN. "GRADE A" ORGANIC MULCH IMMEDIATELY AFTER PLANTING AND WET DOWN TO PREVENT WIND DISPLACEMENT. (MELALEUCA IS PREFERRED UNLESS OTHERWISE NOTED & CYPRESS MULCH AND RED MULCH SHALL NOT BE USED).
- ALL TREES SHALL HAVE 2" D.B.H. MINIMUM FOR A 12' HEIGHT TREE, UNLESS NOTED OTHERWISE.
- ALL 1 GALLON MATERIAL SHALL HAVE 12" SPREAD MINIMUM, ALL 3 GALLON MATERIAL TO HAVE 18-24" SPREAD MINIMUM.
- ALL PLANTING AREAS WITHIN THE LIMITS OF WORK SHALL RECEIVE 100% COVERAGE BY AUTOMATIC IRRIGATION SYSTEM (DRIP PREFERRED) UNLESS OTHERWISE DIRECTED BY OWNER. SEE IRRIGATION PLANS FOR ADDITIONAL SPECIFICATIONS.
- LANDSCAPE CONTRACTOR TO COORDINATE INSTALLATION OF IRRIGATION SYSTEM WITH IRRIGATION CONTRACTOR. IRRIGATION TIME CLOCK TO BE HARD WIRED ON COMPLETION - RESPONSIBILITY OF IRRIGATION CONTRACTOR. LANDSCAPE CONTRACTOR SHALL HAND WATER OR ARRANGE FOR WATERING DURING PLANTING UNTIL IRRIGATION SYSTEM IS 100% OPERABLE. THIS IS THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
- LANDSCAPE CONTRACTOR SHALL COORDINATE HIS WORK WITH ALL OTHER APPROPRIATE CONTRACTORS.
- THE LANDSCAPE CONTRACTOR SHALL AT ALL TIMES KEEP THE JOB SITE CLEAN AND FREE FROM ACCUMULATION OF WASTE MATERIAL, DEBRIS, AND RUBBISH.
- LANDSCAPE PLAN SHALL BE INSTALLED IN COMPLIANCE WITH ALL LOCAL CODES.
- THESE DRAWINGS, DOCUMENTS, AND ALL CONTENTS ARE THE PROPERTY OF CABEZAS ALVAREZ LANDSCAPE ARCHITECTS, INC. ALL RIGHTS ARE RESERVED. UNAUTHORIZED USE OR PRODUCTION, IN PART OR WHOLE, FOR ANY PURPOSE IS UNLAWFUL AND PROHIBITED EXCEPT BY EXPRESS WRITTEN CONSENT.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY PERMITS OR APPROVALS FROM THE FEDERAL, STATE OR LOCAL GOVERNMENT REQUIRED FOR THE WORK INCLUDED IN THIS CONTRACT AND ON THESE DRAWINGS.
- NOTIFY THE OWNER AND LANDSCAPE ARCHITECT OF ANY UNFORESEEN CONDITIONS, I.E., COMPACTED SOIL / SUBGRADE, POOR DRAINAGE, UNCONSOLIDATED SOIL, EROSION, UTILITY CONFLICTS, EXCESSIVE SUN OR SHADE, ETC., PRIOR TO PROCEEDING WITH LANDSCAPE INSTALLATION. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION.
- ALL PLANTS, MATERIALS, AND WORKMANSHIP ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT AND OWNER.
- NURSERY SUPPORT POLES SHALL BE REMOVED AT THE NURSERY, PRIOR TO DELIVERY. TREES SHALL BE PROPERLY STAKED PER SPECIFIED IN DETAILS TO ENSURE PROPER ESTABLISHMENT.



cabezas • alvarez
landscape architects, inc

80 NE 5TH AVENUE
DELRAY BEACH, FL 33483
studio@cabezasalvarez.com
www.cabezasalvarez.com
561.515.1275

PROJECT: 202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT: MULTI-FAMILY RESIDENTIAL

REVISIONS:		
01/14/25	CITY COMMENTS	
04/11/25	CITY COMMENTS	
05/19/25	CITY COMMENTS	

No. Date Description

SEAL: LANDSCAPE ARCHITECT: Jose M Alvarez

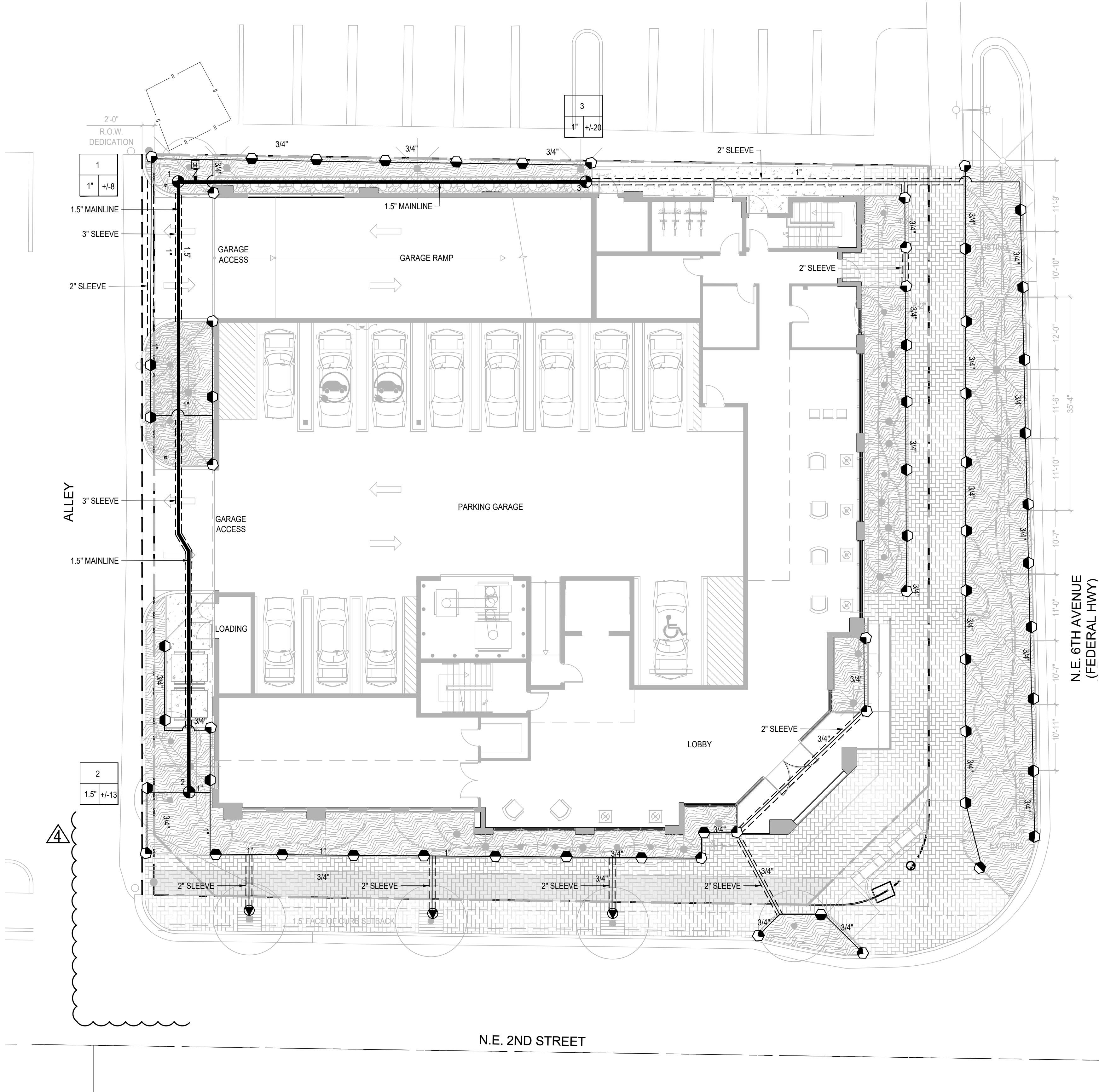
REGISTRATION NO. FLA 6687245

SHEET TITLE:

PLANTING DETAILS
+ NOTES

Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024
SHEET NUMBER:

L-3.0



Irrigation Notes

LAYOUT

LAYOUT IRRIGATION SYSTEM MAINLINES AND LATERAL LINES. MAKE ALL NECESSARY ADJUSTMENTS AS REQUIRED TO TAKE INTO ACCOUNT ALL SITE OBSTRUCTIONS AND LIMITATIONS PRIOR TO EXCAVATING TRENCHES.

FLAG ALL SPRINKLER HEAD LOCATIONS. ADJUST LOCATION AND MAKE THE NECESSARY MODIFICATIONS TO NOZZLE TYPES ETC. AS REQUIRED TO INSURE 100% COVERAGE AND 50% OVERLAP.

LOW ANGLE TRAJECTORY NOZZLES SHALL BE USED WHEN ALL SPRINKLERS AND ROTORS ARE LOCATED WITHIN 100' OF POOLS OR PUBLIC GATHERING AREAS.

PIPE

PIPE LOCATIONS SHOWN ON PLAN ARE SCHEMATIC ONLY AND SHALL BE ADJUSTED IN THE FIELD. WHEN LAYING-OUT MAINS AND LATERALS, LOCATE PIPE NEAR EDGES OF PAVEMENT OR AGAINST BUILDINGS WHEREVER POSSIBLE TO ALLOW SPACE FOR PLANT ROOT BALLS.

PIPING UNDER HARDSCAPES SUCH AS ROADS, WALKS, AND PATIOS ARE TO BE SLEEVED USING SCH. 40 PIPE.

PIPES 4" AND UNDER TO BE SOLVENT WELD. LARGER PIPES TO BE GASKETED 'O' RING PIPES AND USE THRUST BLOCKS OR MEGA LUGS AND DUCTILE IRON FITTINGS AT TURNING LOCATIONS.

*SIZE ALL PIPE SO NOT TO EXCEED 5' PER SECOND
*INSTALL RAIN SENSOR AS PER LOCAL CODE

PIPES CONVEYING RECLAIM WATER SHALL HAVE A 3' HORIZONTAL DISTANCE SEPARATION FROM OTHER PIPING OR UTILITY SERVICES. AN 18" VERTICAL SEPARATION SHALL BE MAINTAINED WHEN APPLICABLE.

AIR RELEASE VALVES TO BE USED AT THE END OF ALL MAINLINE RUNS.

WIRES

LOW VOLTAGE WIRE TO BE INSTALLED ALONG MAINLINE INSTALLATION. USE 2" SCH. 40 PVC WITH SWEEP ELBOWS AT TURNING LOCATIONS WHEN SLEEVING IS REQUIRED. ALL SPLICES SHALL BE ENCLOSED WITHIN A VALVE/SPLICE BOX.

WIRE SIZED AND COLORED AS FOLLOWS:
#12 WHITE FOR COMMON
#12 SPARE BLACK COMMON (1 SPARE NEEDED PER 10 HOT WIRES)
#14 RED HOT WIRES
#14 SPARE YELLOW HOT WIRE (1 SPARES NEEDED PER 10 HOT WIRES, 3 SPARE MINIMUM)

WHEN WIRE RUNS EXCEEDS 3,500 LINEAR FEET, USE #10 FOR COMMON WIRES AND #12 FOR HOT/SPARE WIRES.

ALL IRRIGATION CONTROLLERS TO BE PROPERLY GROUNDED IN ACCORDANCE WITH MANUFACTURE'S RECOMMENDATIONS.

FLUSHING

PRIOR TO PLACEMENT OF HEADS FLUSH ALL LINES UNTIL LINES ARE COMPLETELY CLEAN OF DEBRIS.

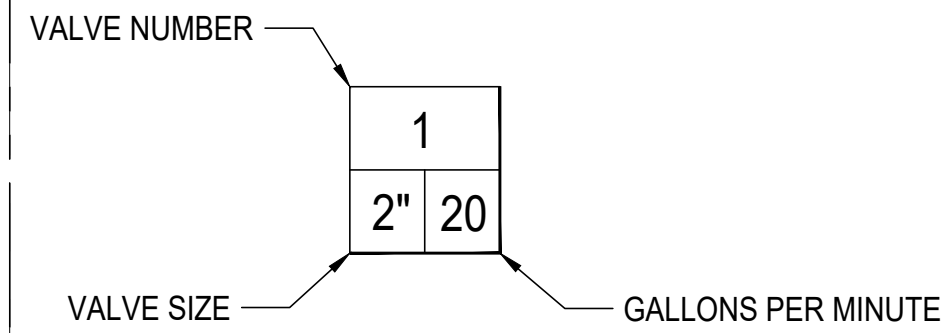
TRENCHING

TRENCH BOTTOM TO BE UNIFORM AND FREE OF DEBRIS. NATIVE EXCAVATED MATERIAL USED TO BACKFILL TRENCH SHALL BE FREE FROM ROCKS OR STONES LARGER THAN 1" IN DIAMETER.

MISC.

PRESSURE TEST MAINLINE AS PER FLORIDA BUILDING CODE. INSTALL IRRIGATION SYSTEM AS PER LATEST EDITION OF THE FLORIDA BUILDING CODE, APPENDIX F, AND ALL PERTINENT LOCAL CODES.

SPRAY HEADS INSTALLED IN SHRUB AREAS TO BE 12 INCH POP-UPS OR INSTALLED ON RISERS.



DESIGN

THIS DESIGN IS DIAGRAMMATIC. ALL IRRIGATION EQUIPMENT SUCH AS PIPES, VALVES, , ETC., SHOWN WITHIN PERVIOUS AREAS ARE FOR DESIGN CLARIFICATION ONLY. THE IRRIGATION CONTRACTOR SHALL INSTALL IRRIGATION EQUIPMENT IN PLANTING AREAS WHEREVER POSSIBLE.

THE IRRIGATION CONTRACTOR IS RESPONSIBLE TO FAMILIARIZE THEMSELVES WITH THE SCOPE OF WORK, INCLUDING BUT NOT LIMITED TO GRADE DIFFERENCES, LOCATION OF WALLS, STRUCTURES, UTILITIES AND EXISTING IRRIGATION EQUIPMENT. THE IRRIGATION CONTRACTOR IS RESPONSIBLE SHALL REPAIR AND/OR REPLACE ANY DAMAGE CREATED BY THEIR WORK. THEY SHALL COORDINATE HIS WORK WITH OTHER CONTRACTOR OR MUNICIPAL AUTHORITIES FOR THE LOCATION AND INSTALLATION OF IRRIGATION EQUIPMENT UNDER ROADWAYS AND PAVING, SLEEVES THROUGH WALLS AND FLOORS, ETC.

INSTALL ALL IRRIGATION EQUIPMENT PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS. SUBSTITUTIONS FOR IRRIGATION EQUIPMENT TO BE APPROVED BY THE IRRIGATION DESIGNER. EQUIPMENT CHANGES TO INCLUDE BUT NOT LIMITED TO PUMP, CONTROLLER, SPRAY HEADS, ROTORS, AND VALVES.

DO NOT INSTALL IRRIGATION EQUIPMENT AS SHOWN ON THE DRAWINGS WHEN FIELD CONDITIONS DIFFER. OBSTRUCTIONS OR DIFFERENCES TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. IN THE EVENT THIS NOTIFICATION IS NOT PERFORMED, THE IRRIGATION CONTRACTOR TO ASSUME FULL RESPONSIBILITY.

EQUIPMENT TABLE

Backflow Preventers	
Symbol	Description
	Pressure Vacuum Breaker
Controllers	
Symbol	Description
	Rainbird ESP-Me
	Rain Sensor
Irrigation Heads	
Symbol	Description
	RAINBIRD 1800 SERIES 15 Strip Series trajectory 30 deg EST*
	RAINBIRD 1800 SERIES 15 Strip Series trajectory 30 deg SST*
	RAINBIRD 1800 SERIES HE-VAN 08 Series 90°
	RAINBIRD 1800 SERIES HE-VAN 08 Series 180°
	RAINBIRD 1800 SERIES HE-VAN 10 Series 90°
	RAINBIRD 1800 SERIES HE-VAN 10 Series 180°
	RAINBIRD 1800 SERIES HE-VAN 12 Series 90°
	RAINBIRD 1800 SERIES HE-VAN 12 Series 180°
	RAINBIRD 1800 SERIES HE-VAN 12 Series 360°
	RAINBIRD 1800 SERIES HE-VAN 15 Series 90°
	RAINBIRD 5000 SERIES ROTARY FULL CIRCLE
	RAINBIRD 5000 SERIES ROTARY PART CIRCLE
Pipe (Lateral)	
Symbol	Description
	Class 160 PVC (Lateral)
Pipe (Mainline)	
Symbol	Description
	Schedule 40 PVC Pipe
Pipe (Sleeve)	
Symbol	Description
	Schedule 40 PVC Pipe
Valves	
Symbol	Description
	Rainbird PGA Valve
Water Meters	
Symbol	Description
	1" Water Meter

PROJECT:
202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT:
MULTI-FAMILY RESIDENTIAL

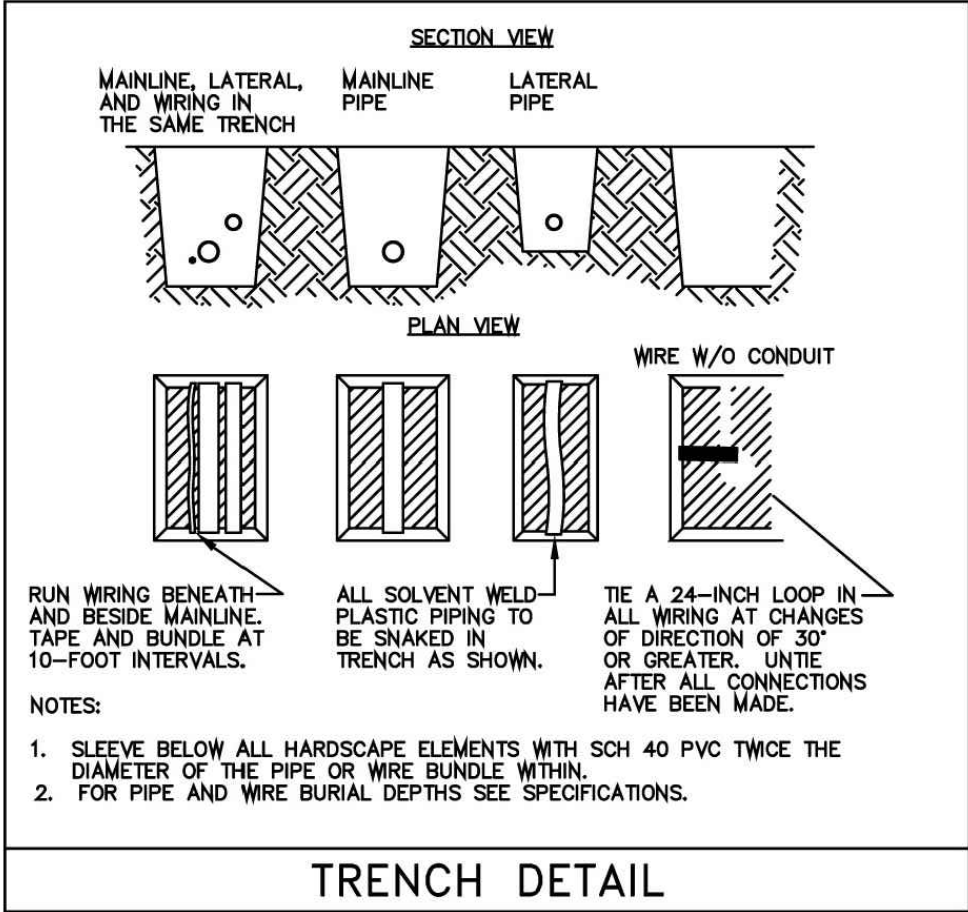
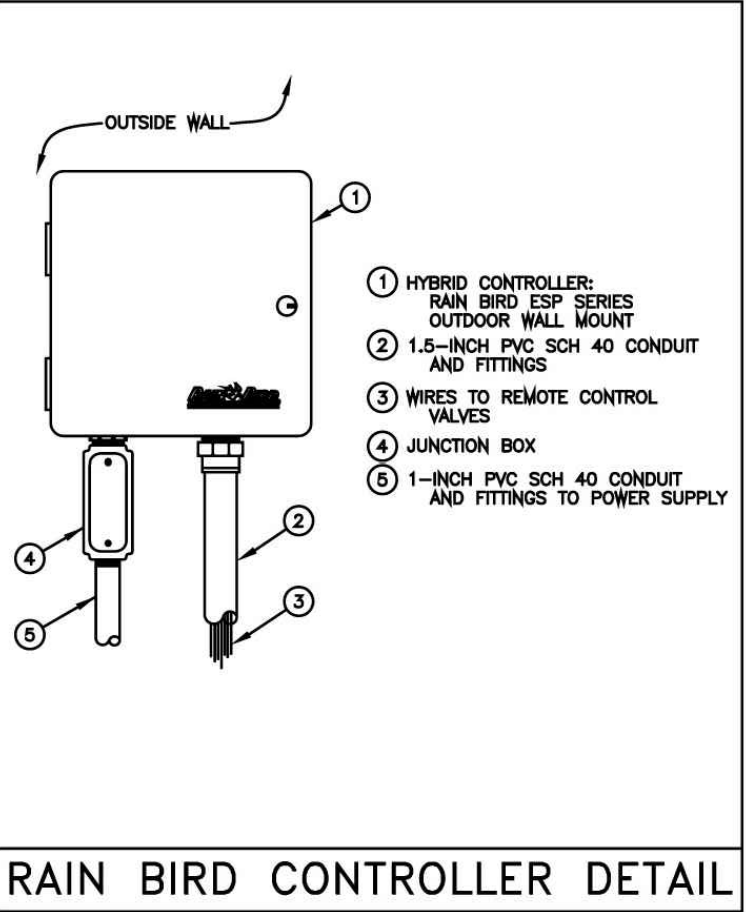
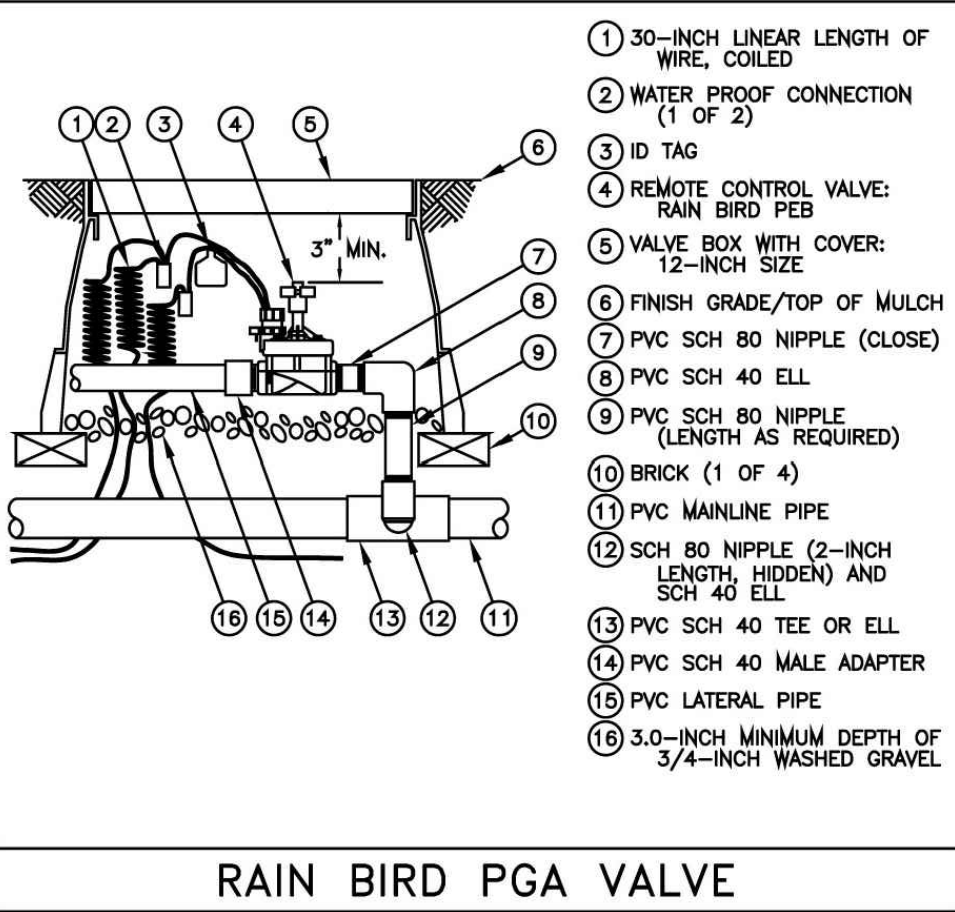
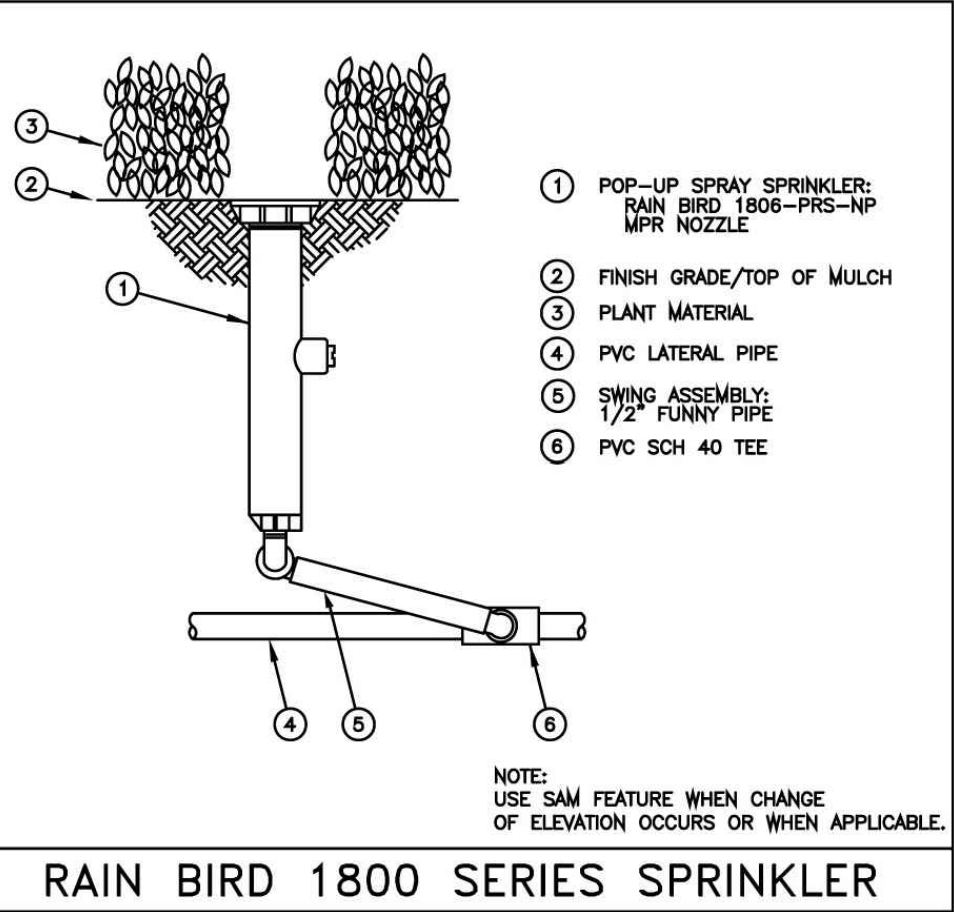
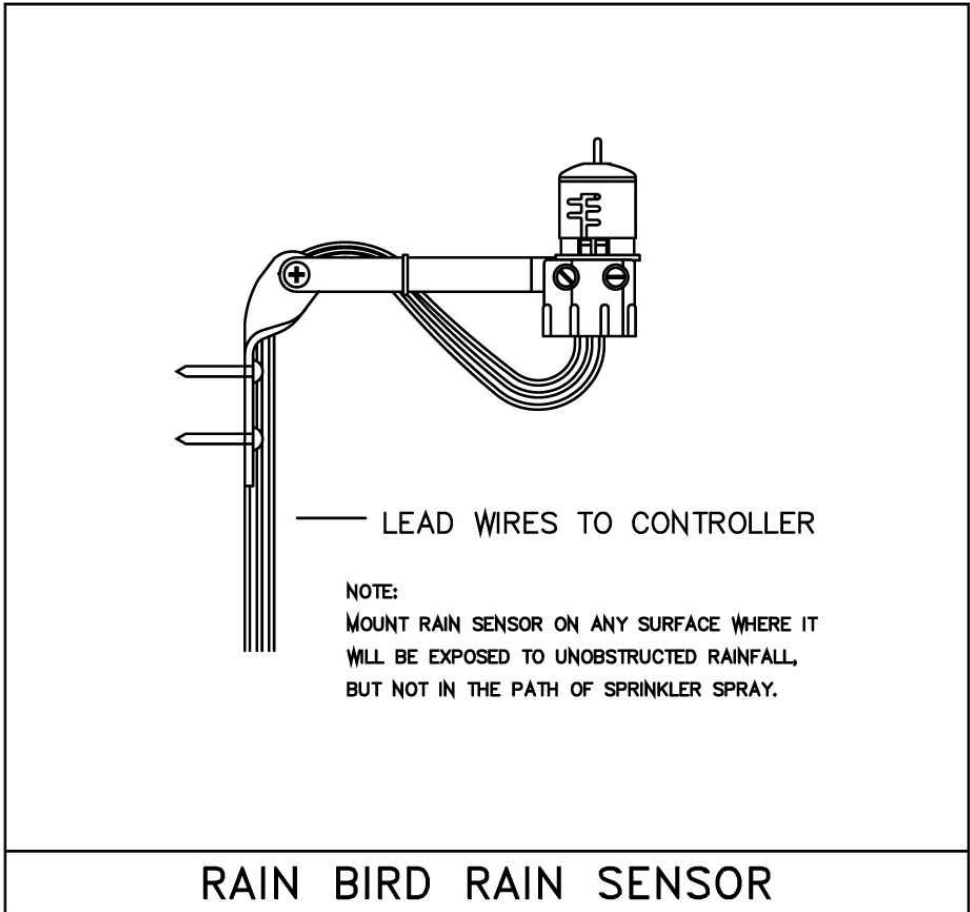
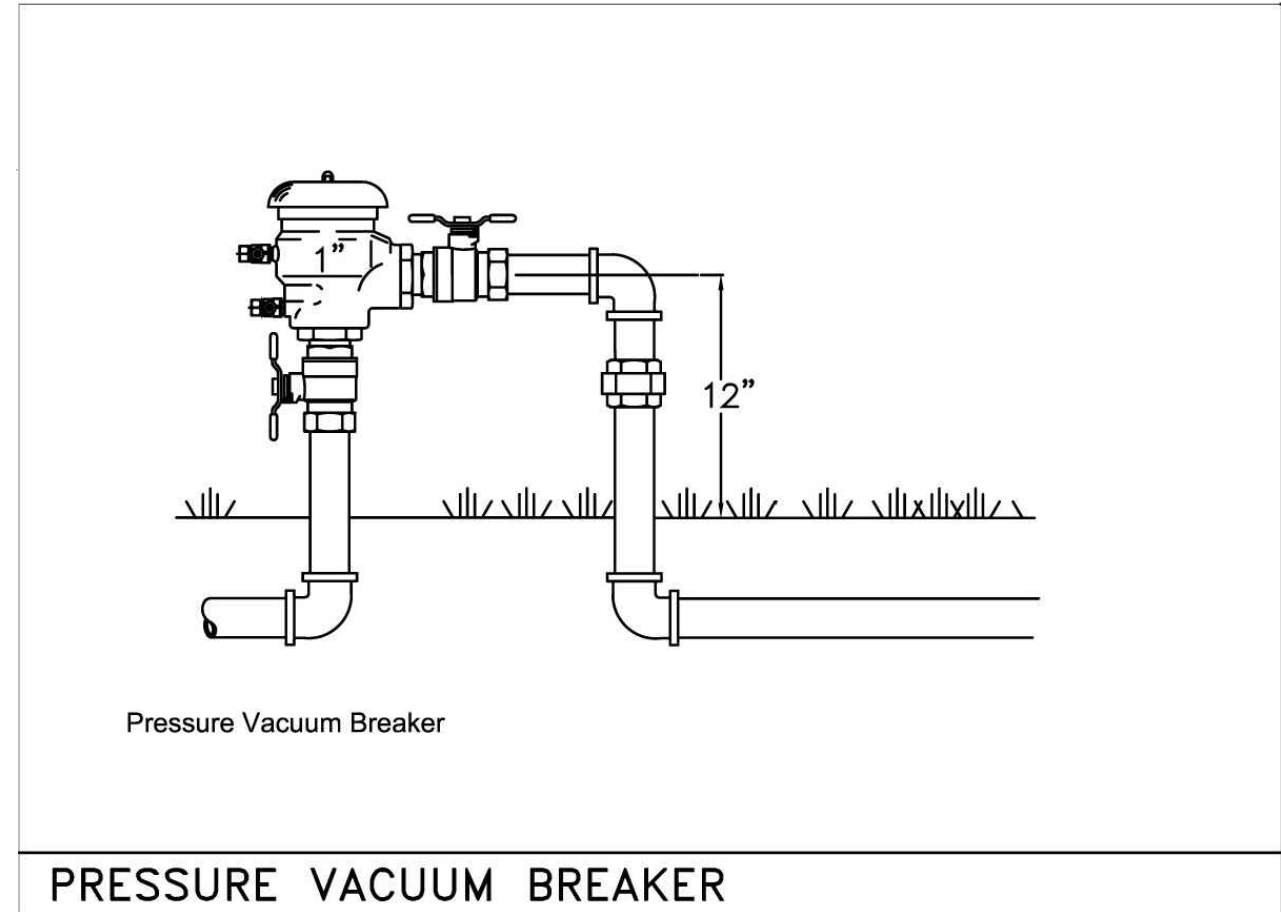
REVISIONS:	
	01/14/25 CITY COMMENTS
	04/11/25 CITY COMMENTS
	05/19/25 CITY COMMENTS
	11/06/25 CITY COMMENTS
No.	Date Description

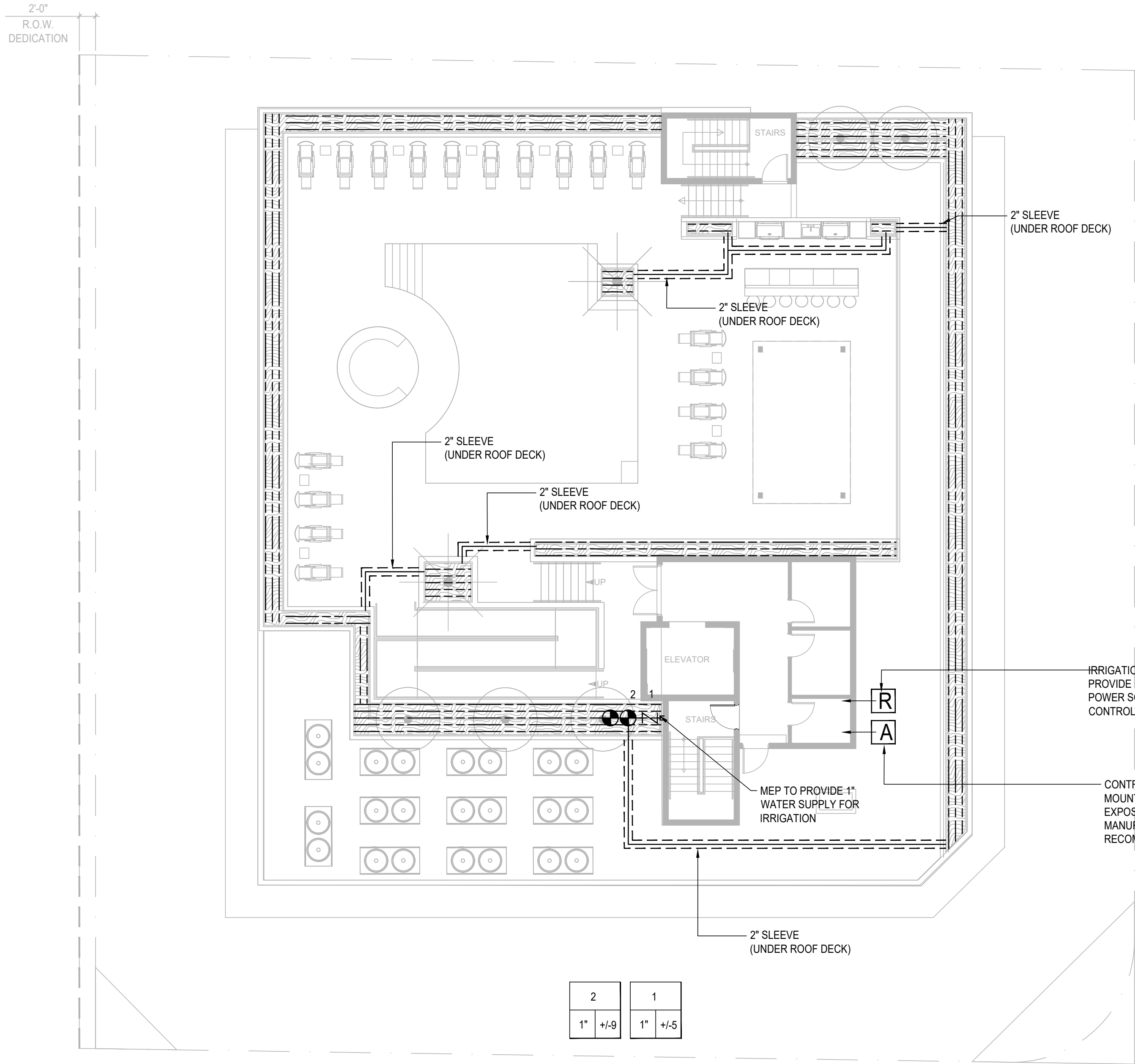
SEAL:
LANDSCAPE ARCHITECT: Jose M Alvarez

REGISTRATION NO. RLA 6667245
SHEET TITLE:

IRRIGATION PLAN
Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024
SHEET NUMBER:

IR-1.0



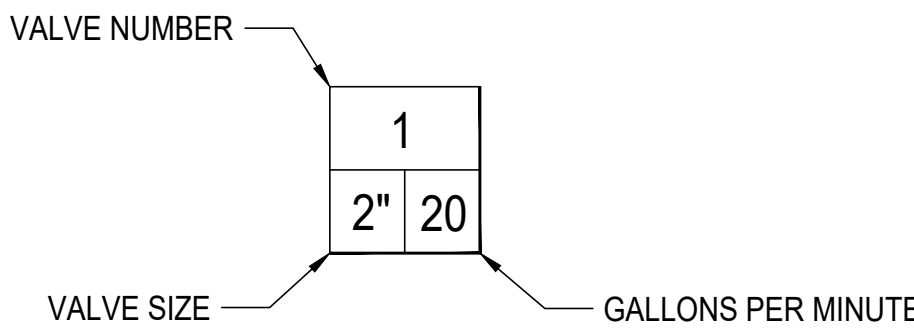


IRRIGATION CONTROLLER,
PROVIDE 120 V AC ELECTRICAL
POWER SOURCE FOR
CONTROLLER

CONTROLLER RAIN SENSOR
MOUNTED IN FULL SUN
EXPOSURE. INSTALL PER
MANUFACTURER
RECOMMENDATIONS

2" SLEEVE
(UNDER ROOF DECK)

2	1
1" +/-9	1" +/-5



ca

cabezas • alvarez
landscape architects, inc

80 NE 5TH AVENUE
DELRAY BEACH, FL 33483
studio@cabezasalvarez.com
www.cabezasalvarez.com
561.515.1275

PROJECT:
202 NE 6TH AVENUE, DELRAY BEACH, FL. 33483
LANDSCAPE PERMIT DRAWINGS
CLIENT:
MULTI-FAMILY RESIDENTIAL

REVISIONS:		
Δ	01/14/25	CITY COMMENTS
Δ	04/11/25	CITY COMMENTS
Δ	05/19/25	CITY COMMENTS
No.	Date	Description

SEAL:
LANDSCAPE ARCHITECT: Jose M Alvarez

REGISTRATION NO. RLA 6667245

SHEET TITLE:

IRRIGATION PLAN



0 5 10 20
SCALE: 1:10

Scale: 1" = 10'-0"
Drawn By: JMA
Checked By: JMA
Date: 06/03/2024

SHEET NUMBER:

IR-1.1