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**CITY OF COCONUT CREEK- TREE MITIGATION**  
Mitigation done on a 1:1 basis per agreement with City

**Lyons Road:**  
Removed: 4 Ficus, 2 Biscuthia, 2 Palms  
Replaced: 4 Live Oaks, 5 Gumbo Limbos, 2 Sabal Palms

**Copans Road:**  
Removed: 12 Ficus, 1 Queen Palm, 1 Blismark Palm (Dead), 2 Sabal Palm (Lumpsum)  
Replaced: 10 Live Oaks, 8 Gumbo Limbos, 1 Blismark Palm

**NE 42nd Ave.:**  
Removed: 2 Red Maple  
Replaced: 2 Red Maple

CONTRACTOR TO COORDINATE WITH LANDSCAPE ARCHITECT TO MARK TREES AND PALMS FOR REMOVAL

**PLANT SCHEDULE**

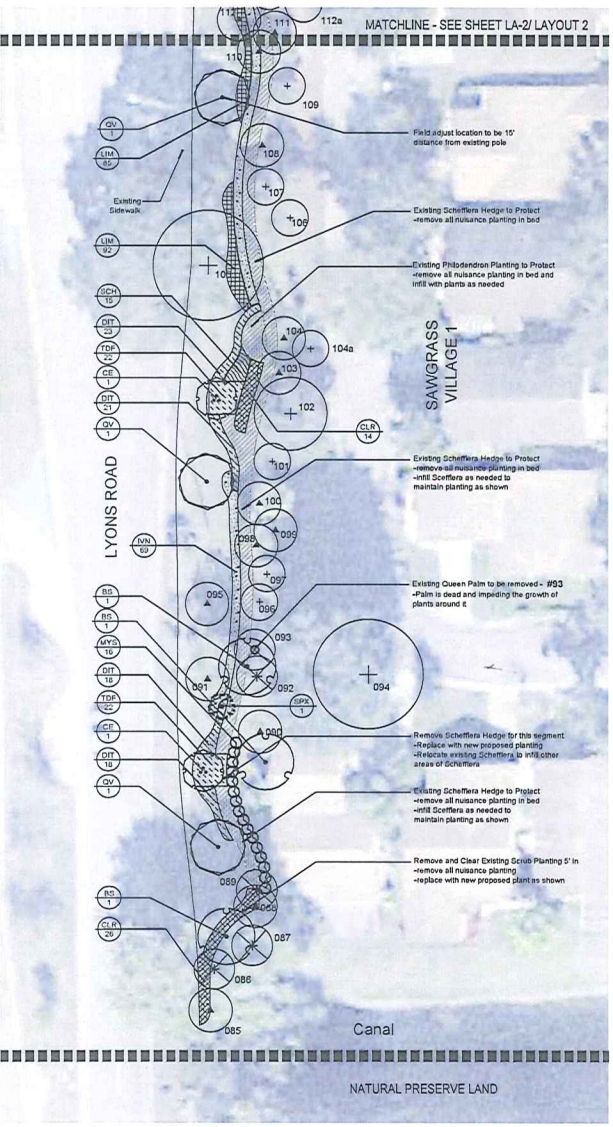
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CONTRACTOR TO ACCOUNT FOR PLANT QUANTITIES FOR THE INFILL OF EXISTING PLANT BEDS WHERE NOTED ON THE PLANS.

LUMP SUM QUANTITIES FOR INFILL MATERIAL ARE AS FOLLOWS:

- 200 - Philodendron solomon - Size: 24"x24"x24" HT @ 30" DC
- 50 - Scaevola arborescens 'Tiramisù' - 10"x10"x24" HT @ 30" DC

**ADMINISTRATIVE APPROVAL 10/16/2015**  
**APPROVED**



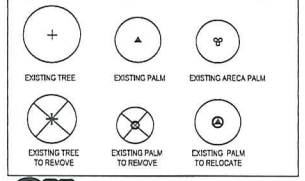
1 LYONS BUFFER PLANTING PLAN

**KEY MAP**



- NOTES:**
- SEE SHEET LD-2 FOR PLANT SCHEDULE AND DATA
  - CONTRACTOR TO CONTACT LANDSCAPE ARCHITECT IMMEDIATELY IF ANY DISCREPANCIES OR QUESTIONS OCCUR REGARDING THE DRAWING. ALL QUANTITIES ARE ESTIMATED DUE TO EXISTING PLANT BED CONDITIONS. CONTRACTOR TO VERIFY AND ACCOUNT FOR A 5% FLUCTUATION IN PLANT QUANTITIES TO PROVIDE ADEQUATE COVERAGE.
  - ALL TALL GRASSES TO ONLY BE CUT A MAXIMUM OF 4 TIMES A YEAR (ONCE PER QUARTER).
  - CONTRACTOR TO PROVIDE SOD COVERAGE FOR ALL DAMAGED OR DISTURBED AREAS NOT PLANTED WITH SHRUBS AND ALL AREAS WHERE THERE IS WEED COVERAGE. MATCH EXISTING SOD SPECIES.
  - CONTRACTOR SHALL PROTECT IN PLACE ANY EXISTING LANDSCAPE ELEMENTS SUCH AS LIGHTING, ELECTRICAL, SIGNAGE, OR LARGE GEOSCAPHIC ROCKS. ANY DAMAGES THAT OCCUR TO SAID LANDSCAPE ELEMENTS DURING CONSTRUCTION SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR OR REPLACE.
  - PER THE GUIDELINES THE CONTRACTOR MUST REMOVE ALL DEAD PLANT MATERIAL WITHIN THE LIMIT OF WORK. THIS INCLUDES GRINDING AND REMOVING ANY EXISTING TREE STUMPS AND THE STUMPS AND ROOTS OF ANY TREE SHRUB REMAINING TREES SHALL BE REMOVED, MAY REQUIRE FIELD TAGGING. SEE PLAN FOR REFERENCE.
  - SHRUB PLANTING TERS ARE TO BE SPACED TO ALLOW FOR FUTURE PLANT GROWTH AS NEEDED.

**TREE SYMBOL LEGEND**



**811**  
Know what's below.  
Call before you dig.

**SCALE:** 1"=20'-0"

**NORTH**

| DATE | SCALE | DATE |
|------|-------|------|
|------|-------|------|















**GENERAL NOTES**

- 1. A PRE-CONSTRUCTION MEETING WITH THE CITY OF COCONUT CREEK LANDSCAPE INSPECTOR IS REQUIRED PRIOR TO LANDSCAPING ACTIVITIES INCLUDING REMOVAL OF TREES AND/OR INSTALLATION OF PLANT MATERIAL. CALL A MINIMUM OF 7 DAYS PRIOR TO DESIGN START DATE TO SCHEDULE PRE-CONSTRUCTION MEETING.
- 2. ALL EXISTING TREES PROPOSED TO REMAIN ARE TO BE SEPARATED FROM THE LIMITS OF DISTURBANCE OF THE CONSTRUCTION AREA BY TREE PROTECTION FENCING AND SIGNAGE. THE TREE PROTECTION FENCING SHALL BE LOCATED AT THE EDGE OF THE TREE PROTECTION ZONE AS DEFINED ON THE PLAN OR AT THE EDGE OF THE DRIVELINES IF A TREE PROTECTION ZONE IS NOT DESIGNATED. NO MATERIAL STORAGE OR CONSTRUCTION ACCESS IS PERMITTED WITHIN THE TREE PROTECTION ZONE.
- 3. ALL EXISTING TREES SHALL BE PRUNED TO ANSI A-300 STANDARDS TO CORRECT POTENTIAL HAZARDS.
- 4. A TREE REMOVAL PERMIT IS REQUIRED PRIOR TO REMOVAL OR RELOCATION OF ANY TREE OR PALM. CONTACT THE CITY OF COCONUT CREEK LANDSCAPE ARCHITECT TO OBTAIN PERMIT INFORMATION.
- 5. LANDSCAPE CONTRACTOR SHALL NOTIFY SUNSHINE ONE CALL OF FLORIDA, INC. AT 1-866-432-4774 A MINIMUM OF 2 FULL BUSINESS DAYS PRIOR TO DIGGING. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR AVOIDING DAMAGE TO UTILITIES FROM PLANT INSTALLATION.
- 6. TREE RELOCATIONS:
  - A. EXISTING TREES TO BE RELOCATED SHALL BE ROOT PRUNED A MINIMUM OF 120 DAYS PRIOR TO RELOCATION.
  - B. MINIMUM ROOT BALL SIZES SHALL BE IN ACCORDANCE WITH ANSI STANDARDS AS FOLLOWS:
 

| CALIPER | MINIMUM ROOT BALL DIAMETER |
|---------|----------------------------|
| 2       | 16                         |
| 3       | 24                         |
| 4       | 32                         |
| 5       | 42                         |
| 6       | 48                         |
| 7       | 54                         |
| 8       | 60                         |
| 8       | 80                         |
- 7. ALL PLANTING MUST FOLLOW PLANTING SPECIFICATIONS AND DETAILS SHOWN ON THE PLAN.
- 8. TRANSLATED TREES WITH UNDERSIZED ROOT BALLS MAY BE REJECTED BY THE TOWN ARBORIST AND REPLACEMENT TREES MAY BE REQUIRED.
- 9. A TEMPORARY IRRIGATION SYSTEM SHALL BE PROVIDED DURING AND FOR THE FIRST 40 DAYS AFTER ROOT PRUNING.
- 10. ALL PLANTING MUST FOLLOW PLANTING SPECIFICATIONS AND DETAILS SHOWN ON THE PLAN.
- 11. SUBSTITUTIONS OF PLANT SPECIES OR SPECIFICATIONS MUST BE APPROVED IN WRITING BY THE CITY LANDSCAPE ARCHITECT PRIOR TO USE.
- 12. ALL PLANT MATERIAL PLANTED PER THIS LANDSCAPE PLAN SHALL BE FLORIDA GRADE #1 OR BETTER, AS SPECIFIED IN THE CURRENT EDITION OF THE FLORIDA DEPARTMENT OF AGRICULTURES GRADING STANDARDS FOR NURSERY PLANTS. DAMAGED PLANT MATERIAL SHALL BE REJECTED AND REPLACED PRIOR TO INSTALLATION.
- 13. ALL SIZES SHOWN FOR PLANT MATERIAL ARE TO BE CONSIDERED MINIMUMS.
- 14. WHERE QUANTITIES AND/OR SPECIES DIFFER BETWEEN THE PLANTING PLANS AND PLANT LISTS, THE PLANS SHALL TAKE PRECEDENCE.
- 15. ALL NEW PLANT MATERIAL SHALL BE WARRANTED BY THE LANDSCAPE CONTRACTOR FOR A MINIMUM PERIOD OF ONE YEAR. THE WARRANTY PERIOD SHALL BEGIN AFTER ACCEPTANCE OF THE PLANTS BY THE CITY.
- 16. PLANT BEDS TO BE TREATED WITH PRE-EMERGENT HERBICIDE PRIOR TO PLANTING.
- 17. ALL TREE AND PALM STAKING AND SUPPORT SHALL BE REMOVED ONE YEAR AFTER INSTALLATION.
- 18. NO FERTILIZER SHALL BE APPLIED TO NEWLY PLANTED TREES AND PALMS.
- 19. ALL LANDSCAPE MATERIAL SHALL BE THOROUGHLY WATERED AT THE TIME OF PLANTING, NO DRY PLANTING PERMITTED.
- 20. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING TEMPORARY WATER PROVISIONS UNTIL SUCH TIME AS THE IRRIGATION SYSTEM IS OPERATIONAL.
- 21. ALL LIVE WIRYS AND/OR FABRIC STRAPS SHALL BE FLAGGED WITH FLORESCENT COLORED TAPE.
- 22. MULCHING:
  - A. ALL LANDSCAPE AREAS NOT COVERED BY SOD SHALL BE COVERED BY A MINIMUM 3-INCH LAYER OF CLEAN FLORA MULCH.
  - B. A MULCH BENCH WITH A MINIMUM RADIUS OF 24 INCHES (48 INCH DIAMETER), IS REQUIRED AROUND ALL NEWLY INSTALLED TREES AND PALMS.
  - C. MATCH EXISTING MULCH COLOR.
  - D. NO MULCH SHALL BE PLACED TOUCHING OR WITHIN THREE INCHES OF THE TRUNK OF A TREE OR PALM.
- 23. ALL NEWLY LANDSCAPED AREAS SHALL BE EXCAVATED DOWN TO A DEPTH OF 24 INCHES BELOW FINAL GRADE AND BACK FILLED WITH CLEAN DEBRIS-FREE SOIL. EXISTING SOIL MAY BE REUSED FOR BACKFILLING IF DEBRIS IS REMOVED AND ORGANIC CONTENT IS SUFFICIENT OR SOIL IS AUGMENTED WITH TOPSOIL. CONSTRUCTION ACCESS SHALL BE RESTRICTED FROM THE LANDSCAPE AREA AFTER EXCAVATION AND BACKFILL IS COMPLETE.
- 24. ALL LANDSCAPE AREAS SHALL BE FINISH GRADED SUCH THAT THEY ARE A MINIMUM OF 1.5 INCHES BELOW SURROUNDING PAVED SURFACES SO AS NOT TO IMPURE THE FINAL FLOW OF DRAINAGE INTO LANDSCAPED AREAS AND TO ALLOW FOR A 3-INCH MULCH LAYER.
- 25. THE LOCATION OF PLANT MATERIAL AS SHOWN ON THESE PLANS IS FINAL. THE FINAL LOCATIONS CAN BE ADJUSTED ON SITE TO ACCOMMODATE UNFORESEEN FIELD CONDITIONS. THESE CHANGES MUST COMPLY WITH ALL SAFETY SETBACK CRITERIA AND BE DIRECTED OR APPROVED BY THE LANDSCAPE ARCHITECT AND THE CITY OF COCONUT CREEK CODES.
- 26. REPORT ANY AND ALL DISCREPANCIES BETWEEN THE CONSTRUCTION DRAWINGS AND FIELD CONDITIONS TO THE LANDSCAPE ARCHITECT IMMEDIATELY.
- 27. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL PLANT COUNTS AND REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
- 28. BEFORE CONSTRUCTION BEGINS THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL AVOID DAMAGE TO ALL UTILITIES DURING CONSTRUCTION. IF SUCH DAMAGE OCCURS THE CONTRACTOR IS RESPONSIBLE FOR ANY NECESSARY REPAIRS AND SHALL BE RESPONSIBLE FOR THE COST OF SUCH REPAIRS AT THE CONTRACTORS EXPENSE WITH SUPERVISION OF THE LANDSCAPE ARCHITECT.
- 29. ALL WORK MUST COMPLY WITH THE FLORIDA STATE STATUTE 553.81, "PROTECTION OF UNDERGROUND UTILITIES".
- 30. THE CONTRACTOR MUST COMPLY WITH ALL STATE AND LOCAL WATER QUALITY STANDARDS.

- 28. THE LOCATION OF ALL THE UTILITIES SHOWN ON THE PLAN IS APPROXIMATE. THE EXACT LOCATION SHALL BE DETERMINED BY THE CONTRACTOR ON SITE. ALL PLANTING MAY BE ADJUSTED TO AVOID CONFLICTS WITH UTILITIES AND/OR EXISTING ABOVE GROUND ELEMENTS. ANY ADJUSTMENTS GREATER THAN 10 FEET SHALL BE DONE ONLY WITH THE APPROVAL OF THE LANDSCAPE ARCHITECT.
- 29. CAUTION SHOULD BE EXERCISED WHEN WORKING NEAR EXISTING PLANTING AND ANY ADJUSTMENTS TO THE PROTECTION ZONE SHALL BE DONE ONLY WITH THE APPROVAL OF THE ARCHITECT. PLANTING SHALL BE REPLACED AT THE CONTRACTORS EXPENSE IF DAMAGE BEYOND USE DAMAGED BEYOND USE WILL BE DETERMINED BY THE LANDSCAPE ARCHITECT.
- 30. ANY PUBLIC LAND CORNER WITHIN THE LIMITS OF CONSTRUCTION TO BE PROTECTED. IF A CORNER MONUMENT IS IN DANGER OF BEING DESTROYED AND HAS NOT BEEN PREVIOUSLY REFERENCED, THE CONTRACTOR SHALL NOTIFY THE DISTRICT LOCATION SURVEYOR IMMEDIATELY.
- 31. MAINTENANCE OF TRAFFIC FOR THIS PROJECT SHALL BE IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS (U.T.C.D.) DEPARTMENT OF TRANSPORTATION, F.H.W.A. ATTENTION IS DIRECTED TO STANDARD INDEX NUMBER 623 OF THE ROADWAY AND TRAFFIC DESIGN STANDARDS.
- 32. THE CONTRACTOR SHALL INSURE THAT INSTALLATION OF ALL PLANTING IN MEDIANS AND RIGHT OF WAY CONFORMS TO CRITERIA SET FORTH IN F.D.O.T. ROADWAY AND TRAFFIC DESIGN STANDARDS AND IN F.D.O.T. MAINTENANCE RATING PROGRAM.
- 33. ANY MAINTENANCE THAT INVOLVES TRAFFIC ACTIVITY SHALL BE COORDINATED WITH THE CONTRACTOR AND ONGOING CONSTRUCTION ACTIVITIES.
- 34. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL WORK AREAS AT THE END OF EACH WORKING DAY. ANY DEBRIS SHALL BE COLLECTED AND DEPOSITED APPROPRIATELY OFF-SITE DAILY. ALL MATERIALS, PRODUCTS, AND EQUIPMENT SHALL BE STORED IN AN ORGANIZED FASHION AS DIRECTED BY THE LANDSCAPE ARCHITECT.
- 35. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS THAT ARE REQUIRED BY THE CITY FOR TREE REMOVAL, RELOCATION, TREE PROTECTION OR INSTALLATION BEFORE BEGINNING WORK.
- 36. ALL EXISTING TREES TO REMAIN SHALL BE PROTECTED BY INSTALLING PROTECTIVE BARRIERS AROUND THE DRIP LINE OF TREES. THESE PROTECTIVE BARRIERS SHALL BE SEEN EASILY BY OPERATORS OF TRUCKS AND OTHER EQUIPMENT. THEY SHALL BE MADE OF THE STURDIEST MATERIALS (NOT FLAGGING OR RIBBON) AND SHALL BE INSTALLED PRIOR TO AND DURING CONSTRUCTION.
- 37. DO NOT STORE OR USE ANY MATERIALS OR EQUIPMENT WITHIN THE DRIP LINE OF ANY TREE THAT IS TO BE RELOCATED OR PROTECTED IN PLACE UNLESS THE ACTIVITY IS BEING DONE TO PROTECT THE TREE.
- 38. DO NOT DISCHARGE OR CONTAMINATE THE SOIL WITHIN THE DRIP LINE OF ANY OF THE TREES TO BE RELOCATED OR PROTECTED IN PLACE. THIS INCLUDES SUBSTANCES SUCH AS PAINT, OIL, SOLVENTS, PETROLEUM PRODUCTS, FERTILIZER, CONCRETE, MORTAR, OR ANY OTHER MATERIAL THAT MAY CAUSE DAMAGE TO THE TREES ROOT SYSTEM.
- 39. CLEARING OF VEGETATION WITHIN THE DRIP LINE OF THE TREES DESIGNATED TO BE PROTECTED IN PLACE OR RELOCATED SHALL BE PERFORMED CAUTIOUSLY WITH HAND TOOLS TO MINIMIZE ANY DAMAGE TO THE TREES ROOT SYSTEM.
- 40. DO NOT ATTACH ANYTHING TO TREES THAT IS TO REMAIN ON THE SITE UNLESS IT IS SOMETHING THAT WILL PROTECT AND NOT DAMAGE THE TREE.
- 41. KEEP A NATURAL GRADE ABOVE THE DRIP LINE ON ANY TREE THAT IS TO BE PROTECTED IN PLACE. ANY PRESERVED TREES DISTURBED DURING CONSTRUCTION MUST BE RETURNED TO ITS ORIGINAL GRADE AFTER CONSTRUCTION.
- 42. ALL LANDSCAPE AND PLANTING SHALL COMPLY WITH THE CITY OF COCONUT CREEK LAND USE POLICY AND CODES.

**CITY OF COCONUT CREEK STANDARD LANDSCAPE NOTES:**

- 1. ALL LANDSCAPE AND SPECIFICATIONS SHALL MEET OR EXCEED THE MINIMUM REQUIREMENTS AS PROVIDED IN THE CITY OF COCONUT CREEK STANDARD LANDSCAPE NOTES AND SPECIFICATIONS.
- 2. ALL PLANTING MATERIAL SHALL MEET OR EXCEED FLORIDA GRADE #1 AS SPECIFIED IN GRASSES AND STANDARDS FOR NURSERY PLANTS. CURRENT CODE, TREES SHALL NOT BE TIPPED, TOPPED, OR SHAVED PRIOR TO INSTALLATION.
- 3. LANDSCAPE SHALL BE PLACED TO EDGE OF ADJUTING STREETS, CANALS, LAKES OR OTHER LANDS.
- 4. ALL MECHANICAL EQUIPMENT, AER CONDITIONING, IRRIGATION PUMP STATIONS AND EQUIPMENT, PPS, TRANSFORMERS, POOL PUMPS, ETC. MUST BE SCREENED ON THREE (3) SIDES BY LANDSCAPE SHRUBS. NOTE: THE QUANTITY OF SCREENING SHRUBS IS IN ADDITION TO THE REQUIRED NUMBER OF SHRUBS AS PROVIDED IN THE CODE CALCULATION TABLE. ALL SCREENING SHRUBS SHALL BE PLANTED FOR PROPER OPERATION OF EQUIPMENT BEING SCREENED AND/OR PER THE REQUIREMENTS OF THE QUALITY AS NECESSARY. ALL HEDGE MATERIAL REQUIRED FOR SCREENING PURPOSES SHALL BE PLANTED WITH BRANCHES TOUCHING, ADJUT CENTER SPACING AS NECESSARY AND/OR PROVIDE ADDITIONAL PLANTS TO PROVIDE AN ADEQUATE SCREEN.
- 5. SOFT DISCAGE CONCERNING MUST BE MAINTAINED FOR CLEAR SIGHT VISIBILITY FROM THIRTY (30) INCHES TO SEVENTY-TWO (72) INCHES. TREE TRUNKS INCLUDING MEASUREMENT SHALL BE MADE FROM TOP OF ROOT BALL PLANTED AT PROPER ELEVATION.
- 6. GUNTING/STAMPING PRACTICES SHALL NOT PERMIT NAILS, SCREWS, WIRES, ETC. TO PENETRATE OUTER SURFACES OF TREES, PALMS OR OTHER PLANT MATERIAL. TREES, PALMS AND PLANT MATERIAL REJECTED UNDER THIS PRACTICE SHALL BE REPLACED WITH THE INSPECTOR ON SITE.
- 7. BURLAP MATERIAL, WIRE CAGES, PLASTIC/WAX STRAPS, ETC. MUST BE CUT AND REMOVED FOR THE TOP ONE-HALF (1/2) DEPTH OF THE ROOT BALL. TREES AND SHRUBS GROWN IN GROW BAGS OR GROW BAG TYPE MATERIAL SHALL HAVE SUCH MATERIAL REMOVED ENTIRELY PRIOR TO PLANTING THE TREE OR SHRUB.
- 8. ALL PLANT MATERIAL SHALL BE FREE OF PESTS, INSECTS, DISEASE, WEEDS, ETC.
- 9. ALL REQUIRED LANDSCAPE MATERIAL SHALL BE INSTALLED USING A PLANTING SOIL MIX COMPOSED OF A TYPE APPROPRIATE TO THE INDIVIDUAL PROPOSED PLANT MATERIAL AND THE NATIVE SOIL FOUND ON THE SITE.
- 10. ALL PLANT MATERIAL SHALL BE PLANTED AT THE PROPER DEPTH, AS ORIGINALLY GROWN AND/OR SO THE TOP OF THE ROOT BALL IS FLUSH OR SLIGHTLY ABOVE FINISHED GRADE IMMEDIATELY AFTER PLANTING. ALL TREES SHOULD PROUDLY TRUNK TAPER WHEN PROPERLY PLANTED AT THE CORRECT PLANTING DEPTH.
- 11. ALL PLANT MATERIAL SHALL BE WATERED AT THE TIME OF PLANTING TO ELIMINATE AIR POUCHES IN THE ROOT ZONE AREA.
- 12. AREA TREATED OR OVED MULCH WILL NOT BE ACCEPTED.
- 13. UPON COMPLETION OF WORK, THE SITE SHALL BE CLEARED OF ALL DEBRIS, SUPERFLUOUS FRONTING AND EQUIPMENT CAUSED BY THIS PROJECT AND EQUIPMENT SHALL BE REMOVED HAPIDLY TO ENSURE OF AN IRRIGATION PERMIT AND INSTALLATION OF THE IRRIGATION SYSTEM AS REQUIRED.
- 14. ALL LANDSCAPED AREAS SHALL BE IRRIGATED WITH AN UNDERGROUND FULLY AUTOMATIC IRRIGATION SYSTEM USING POP-UP SPRINKLER. SYSTEM SHALL PROVIDE 100% COVERAGE WITH A 50% OVERLAP ALL USING RUST FREE WATERING VALVES, 1/2" BORE HOSE, 1/2" BORE SENSORS OR SWITCH SHALL BE INSTALLED THAT WILL OVERRIDE THE IRRIGATION SYSTEM WHEN ADJUTATE RAINFALL HAS OCCURRED. WATER SHALL NOT BE DIRECTED UNDER SURFACES AND/OR BE DIRECTED INTO OR OVER AN IMPROVED SURFACE SUCH AS A SIDEWALK, ETC. HOURS OF OPERATION FOR ALL IRRIGATION SYSTEMS SHALL BE LIMITED TO 4:00 P.M. TO 4:00 A.M. ONLY AND MAY BE FURTHER RESTRICTED BY SOUTH FLORIDA WATER MANAGEMENT DISTRICT OR OTHER JURISDICTIONAL AGENCY.
- 15. IRRIGATION PERMITS AND FEES FOR APPROVAL AT THE TIME OF BUILDING PERMITS.
- 16. ALL NON-SODDING FAMILY OR DUPLEX IRRIGATION SYSTEMS OTHER THAN CITY WATER SYSTEMS SHALL REQUIRE A SOUTH FLORIDA WATER MANAGEMENT DISTRICT PERMIT PRIOR TO ISSUANCE OF AN IRRIGATION PERMIT AND INSTALLATION OF THE IRRIGATION SYSTEM AS REQUIRED.
- 17. ALL SITE IDENTIFIED TO INCLUDE SITE STREET LIGHTS, LANDSCAPE COMMON OPEN SPACE, IRRIGATION COMMON OPEN SPACE, BUFFERS, BENCH AND/OR ENTRY FEATURES, ETC. LEADING UP TO AND INCLUDING THE MODEL CENTER AND/OR FIRST CERTIFICATE OF OCCUPANCY MUST BE COMPLETED PRIOR TO BEGINNING RUST FREE WATERING VALVE, 1/2" BORE HOSE, 1/2" BORE SENSORS OR SWITCH SHALL BE INSTALLED THAT WILL OVERRIDE THE IRRIGATION SYSTEM WHEN ADJUTATE RAINFALL HAS OCCURRED. WATER SHALL NOT BE DIRECTED UNDER SURFACES AND/OR BE DIRECTED INTO OR OVER AN IMPROVED SURFACE SUCH AS A SIDEWALK, ETC. HOURS OF OPERATION FOR ALL IRRIGATION SYSTEMS SHALL BE LIMITED TO 4:00 P.M. TO 4:00 A.M. ONLY AND MAY BE FURTHER RESTRICTED BY SOUTH FLORIDA WATER MANAGEMENT DISTRICT OR OTHER JURISDICTIONAL AGENCY.
- 18. THE HEIGHT OF ALL REQUIRED, DESIGNED AND INSTALLED DEBRIS SHALL BE FROM THE HIGHEST ADJUT POINT FURTHER FROM THE SIDEWALK TO THE SIDEWALK AREA. SURROUNDING GROUND, ETC. WHERE A BERM ADJUT A SIDEWALK, THERE SHALL BE A ONE (1) FOOT LEVEL SOD AREA ADJUTING TO THE SIDEWALK PRIOR TO THE START OF INCLINE FOR THE BERM.
- 19. AN INSPECTOR IS REQUIRED PRIOR TO THE BACKFILLING OF TREES/PALMS IN ALL PARKING MEDIANS AND ISLANDS.

**LANDSCAPE NOTES**

- 1. ALL PLANT MATERIAL FURNISHED BY THE LANDSCAPE CONTRACTOR UNLESS OTHERWISE SPECIFIED SHALL BE FLORIDA NO. 1 GRADE OR BETTER, AND SHALL BE INSTALLED AS SPECIFIED IN THE PLANTING LIST. PLANT MATERIAL THAT DOES NOT MEET THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES' ALL PLANT MATERIAL MUST BE HEALTHY, VIGOROUS MATERIALS, FREE OF PESTS AND DISEASES.
- 2. ALL SIZES SHOWN FOR PLANT MATERIAL ON THE PLAN ARE TO BE CONSIDERED AS MINIMUMS. PLANT MATERIAL THAT EXCEEDS THESE MINIMUM REQUIREMENTS FOR BOTH HEIGHT AND SPREAD, ANY OTHER REQUIREMENTS FOR SPECIFIC SHAPE OR EFFECT AS NOTED ON THE PLAN OR SPECIFICATIONS WILL ALSO BE REQUIRED FOR ACCEPTANCE. ANY SUBSTITUTIONS MUST BE APPROVED BY LANDSCAPE ARCHITECT BEFORE PLANTING.
- 3. THE CONTRACTOR IS RESPONSIBLE FOR ALL PLANTING METHOD SPECIFICATIONS AS NOTED BEFORE INSTALLATION. CONTRACTOR SHALL IMMEDIATELY REMOVE ALL PLANTING THAT DOES NOT MEET SPECIFICATIONS AND BE HELD RESPONSIBLE TO REPLACE IT WITH APPROPRIATE PLANTING.
- 4. IN THE EVENT OF A VARIATION BETWEEN THE PLANT LISTS AND THE ACTUAL QUANTITY OF PLANTS SHOWN, THE PLANS HOLD TRUTH.
- 5. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL PLANT QUANTITIES AS INDICATED ON THE PLANT LIST, AS WELL AS ALL SOD AREAS. IF DISCREPANCIES ARE FOUND, THE LANDSCAPE ARCHITECT IS TO BE NOTIFIED IMMEDIATELY.
- 6. ALL ROOT BALLS SHALL CONFORM TO THE SIZE STANDARDS SET FORTH.
- 7. CONTRACTOR TO SUBMIT TO THE LANDSCAPE ARCHITECT THE DROWERS AND/OR SITE INSPECTION CERTIFICATE FOR PLANT MATERIAL TWO (2) WEEKS PRIOR TO COMMENCEMENT OF WORK.
- 8. ALL PLANT MATERIALS MUST BE PROTECTED DURING TRANSPORT AND DELIVERY TO THE JOB SITE WITH SHADE CLOTH OR OTHER ACCEPTABLE MEANS OF WINDSHIELD PREVENTION.
- 9. CONTRACTORS SHALL FIELD VERIFY ALL INFORMATION PRIOR TO INITIATING PLANTING. INSTALLATION. ALL EXISTING PLANTING SHALL REMAIN INTACT AND UNDISTURBED UNLESS OTHERWISE NOTED ON THE PLANT LIST.
- 10. LANDSCAPE CONTRACTOR SHALL FIELD STATE THE LOCATION OF ALL PLANT MATERIAL PRIOR TO INSTALLATION FOR THE REVIEW AND APPROVAL OF THE LANDSCAPE ARCHITECT.
- 11. ALL TREES MUST BE FLORIDA #1, STRAIGHT TRUNKED, FULL HEADED, AND MEET ALL REQUIREMENTS SPECIFIED.
- 12. CONTRACTOR TO GUARANTEE PLANT MATERIAL FOR A FULL YEAR ESTABLISHMENT PERIOD FOLLOWING DATE OF SUBSTANTIAL COMPLETION.
- 13. CONTRACTOR TO REPLACE REJECTED PLANT MATERIAL WITHIN ONE WEEK OF NOTICE.
- 14. CONTRACTOR TO REQUEST INSPECTION OF PROJECT IN WRITING. IF ALL WORK IS SATISFACTORY AND COMPLETE IN ACCORDANCE WITH CONDITIONS OF CONTRACT DOCUMENTS, THEN THE CITY AND LANDSCAPE ARCHITECT SHALL DISCLOSE SUBSTANTIALLY COMPLETE.
- 15. INSTALLATION-ALL PLANT MATERIAL SHALL BE INSTALLED IN A SOUND WORKMANLIKE MANNER AND ACCORDING TO GOOD PLANTING PROCEDURES WITH THE QUALITY OF PLANT MATERIAL AS HEREINAFTER DESCRIBED. ALL ELEMENTS OF LANDSCAPING SHALL BE INSTALLED SO AS TO MEET ALL APPLICABLE ORDINANCES AND REGULATIONS.
- 16. CONTRACTOR IS RESPONSIBLE FOR WATERING AND MAINTAINING ALL TREES AND LANDSCAPE UNTIL FINAL ACCEPTANCE BY OWNER. CONTRACTOR SHALL INSURE THAT ALL DRAINAGE AND PERCOLATION OF ALL PLANTING FITS PRIOR TO INSTALLATION OF PLANT MATERIAL. CONTRACTOR IS RESPONSIBLE FOR REPLACEMENT OF PLANTS IF DEAD OR DYING PRIOR TO FINAL ACCEPTANCE.
- 17. TYPICALLY, SHRUB AND GROUNDCOVER PLANTINGS ARE SHOWN AS MASS PLANTING BEDS. PLANTS SHOULD BE PLACED ON A TRIANGULAR SPACING SHOWN IN THE PLANTING DETAILS. PLANT CENTER TO CENTER DIMENSIONS (C.C.) ARE LISTED ON THE PLANT LIST.
- 18. TREES GROWN IN GROW BAGS OR GROW BAG TYPE MATERIAL MUST HAVE THE GROW BAG REMOVED ENTIRELY BEFORE PLANTING.
- 19. BALLED AND BURLAPPED MATERIAL SHALL HAVE THE TOP ONE HALF (1/2) OF THE BURLAP AROUND THE BASE OF THE TRUNK CUT AND PULLED BACK. DO NOT REMOVE THE BURLAP BENT WIRE CAGES, STRAPS, ETC. MUST BE CUT AND REMOVED COMPLETELY BEFORE INSTALLATION.
- 20. CONTRACTOR SHALL REFER TO THE LANDSCAPE PLANTING DETAILS, PLANT LIST, GENERAL NOTES, AND ANY OTHER MATERIALS FROM THE LANDSCAPE ARCHITECT FOR COMPLETE LANDSCAPE PLANTING INSTRUCTIONS.
- 21. "BRANCH TOUCHING BRANCH" PROVIDED AT TIME OF INSTALLATION FOR ALL HEDGES TRANSPLANTING TREES.
- 22. THE FOLLOWING GUIDELINES SHALL BE FOLLOWED TO ENSURE SUCCESSFUL TRANSPLANTING OF TREES:
  - A. ANY TREE BEING RELOCATED SHALL NOT BE UNNECESSARILY DAMAGED DURING REMOVAL, TRANSPORT, OR REPLANTING OF THAT TREE.
  - B. TREES MUST BE ROOT PRUNED APPROPRIATELY PRIOR TO REMOVAL.
  - C. DURING AND FOLLOWING TRANSPORTING THE ROOT BALL MUST BE KEPT MOIST AT ALL TIMES.
  - D. TRANSPLANTED TREES SHALL BE BRACED AT LEAST ONE FULL YEAR.
  - E. TRANSPLANTED TREES SHALL NOT BE FERTILIZED AT PLANTING TIME BUT SHALL BE WATERED SUFFICIENTLY UNTIL THE TREE DROUGHT IS REESTABLISHED.
  - F. RELOCATED TREES/PALMS WILL BE MOVED IN ACCORDANCE WITH MINIMUM STANDARDS SET FORTH IN ANSI A300.
  - G. ALL CROWN PRUNING SHALL BE DONE IN ACCORDANCE WITH NATIONAL ARBORIST ASSOCIATION STANDARDS FOR PALM PRUNING IN ACCORDANCE WITH CITY STANDARDS.
- 23. LANDSCAPE CONTRACTOR SHALL REGRADE ALL AREAS DISTURBED BY PLANT REMOVAL, RELOCATION, AND/OR INSTALLATION WORK. LANDSCAPE CONTRACTOR SHALL REPAIR AND/OR REPLACE ANY AND ALL EXISTING PLANT MATERIAL, DISTURBED OR DAMAGED BY PLANT REMOVAL, RELOCATION OR INSTALLATION.
- 24. CONTRACTOR SHALL BE RESPONSIBLE TO REPLACE ALL PORTIONS OF EXISTING LAND AND EQUIPMENT DAMAGED WHILE COMPLETING PLANTING INSTALLATION WITH SAME GRASS SPECIES TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.
- 25. GENERAL GRADING TO APPROXIMATELY 1 INCH SHALL BE PROVIDED BY THE CONTRACTOR. ALL FINISHED SITE GRADING AND FINAL DECORATIVE BERM SHAPING SHALL BE PROVIDED BY THE LANDSCAPE CONTRACTOR.
- 26. ALL LANDSCAPE MATERIALS SHALL BE MAINTAINED TO PROVIDE CONTRASTING CLEAR ZONES FOR NIGHT VISIBILITY FOR PEDESTRIANS AND VEHICULAR TRAFFIC AND LANDSCAPE MAINTENANCE SHALL CONFORM TO STANDARD INDEX #36 CRITERIA SET FORTH IN F.D.O.T. ROADWAY AND TRAFFIC DESIGN STANDARDS.

**SOIL PREPARATION, SOIL MIX, FERTILIZER, & MULCH NOTES:**

- 1. ENSURE THAT ALL PLANTING SOIL IS FINE-TILE, FINE-SAND, NATURAL LOAM SURFACE SOIL, REASONABLY FREE OF SHRUBS, CLAY LIMES, WEEDS AND OTHER LITTER, AND FREE OF ROOT STUMPS AND STONES LARGER THAN ONE INCH IN ANY DIMENSION, AND OTHER CONTAMINANTS OR TOXIC MATERIALS THAT WOULD INHIBIT OR DELAY ANY SOIL ADJUSTMENT IF NECESSARY, THE CONTRACTOR SHALL BRING THIS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT.
- 2. APPLY APPROVED HERBICIDE- ACCORDING TO MANUFACTURERS RATE AND SPECS WITHIN LIMITS OF ALL AREAS TO BE PLANTED. PROTECT EXISTING PLANTS TO REMAIN FROM OVERSPRAY OR SPRAY WITH ROOT ZONE. CONTRACTOR TO INSURE TOTAL WEED ERADICATION.
- 3. SCARIFY SUBSOIL TO A DEPTH OF 3 INCHES.
- 4. PLANTING MIX FOR TREES, SHRUBS, AND GROUNDCOVERS SHALL CONSIST OF A THOROUGHLY BLENDED MIXTURE OF:
  - A. 50% SAND
  - B. 50% MUCK
- 5. PLANTING MIX FOR BACKFILL AREAS AND ROOT BALLS OF PALMS:
  - A. 50% NATIVE SAND FOUND ON SITE OR APPROVED SUBSTITUTE
  - B. 50% TOPSOIL
- 6. FERTILIZE ALL TREES, SHRUBS AND GROUND COVER WITH PLANTING TABLETS 26-20-5 FORAMULA 21 GRAIN.
- 7. ALL SHRUB BEDS SHALL BE EXCAVATED TO A MINIMUM DEPTH OF 2" AND BACK FILLED WITH THE SPECIFIED MIXTURE.
- 8. SMOOTH ALL PREPARED TOPSOIL TO 3" EXCEPT WITHIN DRIP LINES OF EXISTING TREES AND 4" BELOW TOP OF SURROUNDING PAVING EDGES. REMOVE ALL ROCKS AND OTHER GUESTS OVER 1" IN DIAMETER.
- 9. FINISH GRADE ALL PREPARED TOPSOIL AREAS TO A SMOOTH, EVEN SURFACE ASSURING POSITIVE DRAINAGE AWAY FROM THE STRUCTURES AND ELIMINATE ANY LOW AREAS WHICH MAY COLLECT WATER.
- 10. TOPSOIL SHALL NOT BE EXTREMELY ACIDIC OR ALKALINE, NOR CONTAIN ANY TOXIC SUBSTANCE WHICH MAY BE HARMFUL TO PLANT GROWTH. THE PH SHALL BE IN THE RANGE OF 6.5-7.0.
- 11. CONTRACTOR SHALL MULCH ALL PLANTING MATERIAL THROUGHOUT AND COMPLETELY TO A 3 INCH DEPTH WITH CLEAN, WEED FREE TOPSOIL OR MELALEUCA MULCH.
- 12. MINIMUM OF 2" TOPSOIL MUST BE ADDED UNDER ALL SODDED AREAS.

**TREE REMOVAL, CLEARING AND GRUBBING:**

- 1. REMOVE OBSTRUCTIONS, TREES, SHRUBS, GRASS, AND OTHER VEGETATION WITHIN THE LIMIT OF DISTURBANCE TO PERMIT INSTALLATION OF NEW CONSTRUCTION. REMOVAL INCLUDES DIGGING CITY STUMPS AND OBSTRUCTIONS AND GRUBBING ROOTS UNLESS OTHERWISE SPECIFIED. IN AREAS OUTSIDE THE BUILDING LIMITS WHERE THE DEPTH OF FILL EXCEEDS 8 FEET IN HEIGHT, UNLESS OTHERWISE DIRECTED BY THE OWNER, SODDING SHALL BE CUT AT A HEIGHT OF NOT MORE THAN 6 INCHES ABOVE NATURAL GROUND.
- 2. DISPOSE OF ALL TREE AND DISMULCHED PLANT DEBRIS AND REMOVE OFF-SITE.
- 3. FILL DISPRESSIONS CAUSED BY CLEARING AND GRUBBING OPERATIONS WITH SATISFACTORY SOIL MATERIAL, UNLESS FURTHER EXCAVATION OR EARTHWORK IS INDICATED.
- 4. PLACE FILL MATERIAL IN HORIZONTAL LAYERS AND COMPACT EACH LAYER TO A DENSITY EQUAL TO ADJUT ORIGINAL GROUND AS IN ACCORDANCE WITH SECTION 0206, EARTHWORK OF THE SPECIFICATIONS.

**IRRIGATION NOTES:**

- 1. LANDSCAPE CONTRACTOR IS TO COORDINATE WITH THE TOWNSHIP IRRIGATION CONTRACTOR TO MODIFY THE EXISTING SYSTEM TO THE PROPOSED LANDSCAPE MODIFICATION. BOTH CONTRACTORS ARE TO MEET ON SITE TO RUN THE SYSTEM FOR THE AFFECTED AREAS FOR PHASE 1 AND DETERMINE THE EXTENT OF THE MODIFICATIONS TO THE SYSTEM.
- 2. THE LANDSCAPE CONTRACTOR IS NOT RESPONSIBLE FOR PROVIDING ANY MATERIALS OR THE INSTALLATION OF THE IRRIGATION SYSTEM MODIFICATIONS, BUT IS TO WORK WITH THE IRRIGATION CONTRACTOR THROUGHOUT THE INSTALLATION.
- 3. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR ANY BREAKS TO THE EXISTING SYSTEM THAT MAY OCCUR DURING THE CONSTRUCTION PROCESS, AND MUST BE REPAIRED IMMEDIATELY. LANDSCAPE CONTRACTOR TO NOTIFY THE IRRIGATION CONTRACTOR OF ANY BREAKS OR ISSUES WITH THE EXISTING SYSTEM.
- 4. LANDSCAPE CONTRACTOR IS TO HAND WATER ALL NEWLY INSTALLED PLANT MATERIAL FOR A TOTAL OF 90 DAYS IN ADDITION TO ANY UNDERGROUND IRRIGATION SYSTEM.
- 5. A FINAL MEETING WITH THE LANDSCAPE AND IRRIGATION CONTRACTOR IS TO TAKE PLACE ON SITE TO RUN THE MODIFIED SYSTEM FOR FINAL ACCEPTANCE.
- 6. PLANTS SHALL BE WATERED BY HOSE, SOAKING THOROUGHLY EACH DAY FOR THE FIRST TWO WEEKS (14 CALENDAR DAYS) AND EVERY OTHER DAY FOR THE FOLLOWING TWO-WEEK PERIOD. SOAKING THEN SHALL CONTINUE ON A TWICE-WEEKLY BASIS FOR ANOTHER PERIOD OF EIGHT (8) WEEKS FOR A TOTAL OF 90 DAYS OR THREE (3) MONTHS, WHICHEVER IS LONGER. ALL WATERING IS REQUIRED WITH IT BEING ADJUT TO AN IRRIGATION SYSTEM.
- 7. ALL LANDSCAPED AREAS SHALL BE PROVIDED WITH AN UNDERGROUND FULLY AUTOMATIC IRRIGATION SYSTEM USING POP-UP SPRINKLER. SYSTEM SHALL PROVIDE 100% COVERAGE WITH A 50% OVERLAP (MINIMUM) USING RUST FREE WATER, EXCEPT PRESERVED AREAS REMAINING IN NATURAL STATE. A SOIL SENSOR DEVICE OR SWITCH SHALL BE INSTALLED THAT WILL OVERRIDE THE IRRIGATION SYSTEM WHEN ADEQUATE RAINFALL HAS OCCURRED. WATER SHALL NOT BE DIRECTED UNDER SURFACES AND/OR BE DIRECTED INTO OR OVER AN IMPROVED SURFACE SUCH AS A SIDEWALK, ETC. HOURS OF OPERATION FOR ALL IRRIGATION SYSTEMS SHALL BE LIMITED TO 4:00 P.M. TO 4:00 A.M. ONLY OR AS MAY BE FURTHER RESTRICTED BY SOUTH FLORIDA WATER MANAGEMENT DISTRICT OR OTHER JURISDICTIONAL AGENCY.

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ENGINEERS • PLANNERS • SURVEYORS  
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TEL: 754-373-1028  
FAX: 754-373-6400  
PROJECT NO. 14-0014-002-01  
TOWNSHIP COMMUNITY MASTER ASSOCIATION, INC.

**TOWNSHIP COMMUNITY MASTER ASSOCIATION, INC.**  
**LANDSCAPE NOTES**

**TOWNSHIP COMMUNITY MASTER ASSOCIATION, INC.**  
**LANDSCAPE NOTES**

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Project No.  
14-0014-002-01

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