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Site Development Plan
Dyer Industrial East
Riviera Beach, Florida

Designed: MTH BRD
Drawn: BRD
Approved: GGG MTH EMO
Date: 11/12/18
Job no.
Revisions: 08/28/19
 10/16/19
 12/4/19
 3/2/20

Cad no. CAD0

Seal

LC C000177

Sheet Title:

Landscape
Development
Plan

Scale: 1" = 30'

Sheet No.

LP-1

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LANDSCAPE DATA:

SITE AREA : _____ 3.00 AC. (130,679.56 s.f.)
TOTAL LANDSCAPE AREA REQUIRED: _____ 26,135.9 s.f. (20%)
TOTAL LANDSCAPE AREA PROVIDED: _____ 32,684 s.f. (25.0%)

LANDSCAPE REQUIREMENTS:

	REQUIRED	PROVIDED
NORTHERN PERIMETER (395.35 L.F.) (Excludes -28' (X2) drives For Calculation)	20 TREES	20 TREES (1:20 L.F.)
SOUTHERN PERIMETER (447.35 L.F.)	22 TREES	23 TREES (1:20 L.F.)
WESTERN PERIMETER (292.03 L.F.)	15 TREES	16 TREES (1:20 L.F.)
EASTERN PERIMETER (292.71 L.F.)	15 TREES	15 TREES (1:20 L.F.)
TERMINAL ISLAND TREES	6 TREES	6 TREES (1 PER ISLAND)
TERMINAL LANDSCAPING (1/1500 s.f.) (Landscape Areas Excludes Buffers)	6 TREES	6 TREES
TOTAL TREES	84 TREES	86 TREES
VEGETATION SPECIES MIX	6 SPECIES	7 SPECIES (OVER 75 REQUIRED TREES REQUIRES A MIX OF 6 SPECIES INCLUDING PALMS)
PALM SUBSTITUTION (25% MAX)	25 PALMS MAX	21 PALMS; 21.2% (21 OUT OF 99)

NATIVE REQUIREMENTS:

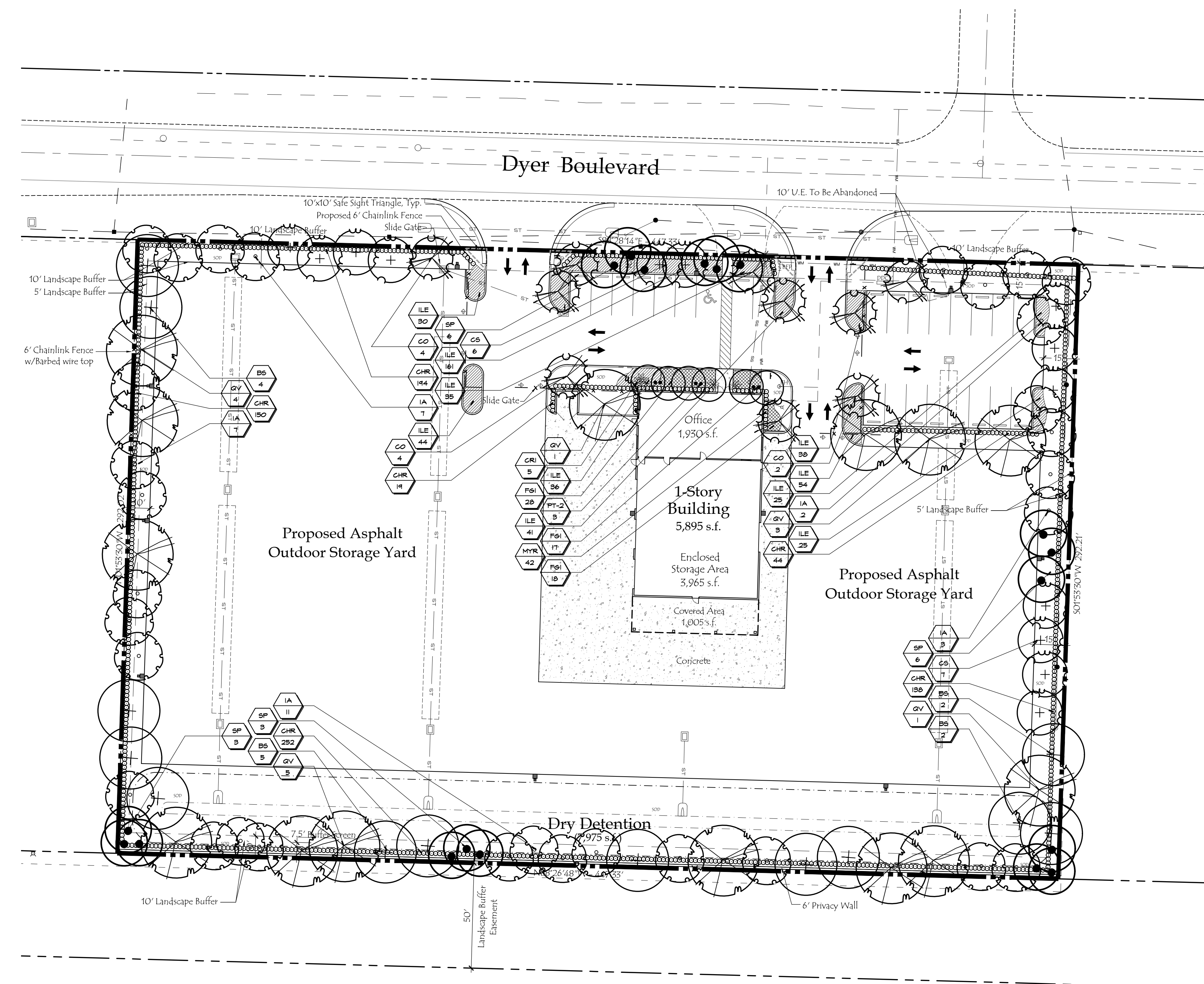
	REQUIRED	PROVIDED
NATIVE/ PREFERRED SPECIES TREES & PALMS	50%	97% (98 out of 101)
NATIVE/PREFERRED SPECIES SHRUBS & GROUNDCOVERS	25%	94.9% (1,267 out of 1,335)
TOTAL PERCENTAGE OF NATIVE SPECIES	70%	95.0% (1,365 out of 1,436)
TOTAL PERCENTAGE OF NATIVE SHADE TREES	50 TREES (60%)	72 TREES (85.7%)
TOTAL PERCENTAGE OF NATIVE ACCENT TREES	8 TREES (10%)	10 TREES (10%)

LANDSCAPE NOTES:

- THE LANDSCAPE ARCHITECT OF RECORD SHALL VERIFY THAT THE INSTALLATION COMPLIES WITH THE APPROVED PLAN OF RECORD. THIS VERIFICATION INCLUDES THE SPECIES (TYPE, QUANTITY, AND OTHER ORIGINAL PLANTING SPECIFICATIONS) DESIGN OR LOCATION, IRRIGATION, AND ALL OTHER LANDSCAPE STRUCTURES AND MATERIAL USED IN ACCORDANCE WITH THE SITE PLAN.
- ALL PLANTING AREAS SHALL RECEIVE 100% COVERAGE FROM A FULLY AUTOMATIC IRRIGATION SYSTEM, EQUIPPED WITH A RAIN SENSOR AND SHALL BE DESIGNED IN ACCORDANCE TO SECTION 20-124 OF RIVIERA BEACH LANDSCAPE SECTION.
- IRRIGATION SOURCE SHALL BE POTABLE OR WELL WATER SOURCE.
- ALL PLANTING BEDS/ISLANDS SHALL BE FREE OF SHELL/ROCK THREE (3) AND CONSTRUCTION DEBRIS, EXCAVATED TO A DEPTH OF 30" OR TO CLEAN NATIVE SOILS AND BACKFILLED WITH THE SPECIFIED BACKFILL MIXTURE
- ALL TREES UNDER FPL POWER LINES ARE REQUIRED TO COMPLY WITH THE FPL PLANT THE RIGHT TREE IN THE RIGHT PLACE' GUIDELINES.
- ALL LANDSCAPE ISLANDS SHALL INCORPORATE THE INSTALLATION OF MOUNDING OF NATIVE SOILS A MIN. OF 6" ABOVE THE TOP OF CURB.
- ALL PLANT MATERIAL SHALL MEET THE FLORIDA GRADES AND STANDARDS OF FL #1 QUALITY OR BETTER.

PLANT LEGEND:

- | | | | |
|--|-------------------------|--|----------------------|
| | Gumbo Limbo | | Holly 'East Palatka' |
| | Silver Buttonwood | | Orange Geiger |
| | Sabal Palm | | Crinum 'Queen Emma' |
| | Live Oak 'High Rise' | | Ilex |
| | Alexander Palm 'Double' | | Green Island Ficus |
| | | | Red Tip Cocoplum |
| | | | Simpson's Stopper |



Location Map



AMENDMENTS

Blank area for amendments.

ZONING STAMP

Blank area for zoning stamp.

