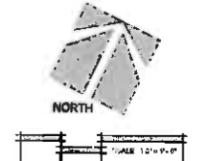


1315 WHITEHEAD ST
 1315 WHITEHEAD STREET
 KEY WEST, FL 33040



PLANT SCHEDULE & DETAILS

DATE 10.17.14

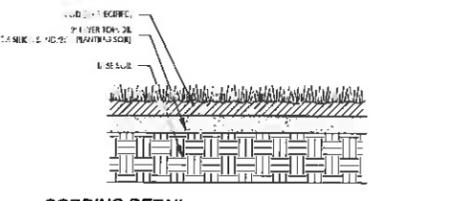
REVISIONS:

No.	Date	Notes
1.	12.19.14	2nd Time Commission Submittal
2.		
3.		
4.		
5.		
6.		
7.		

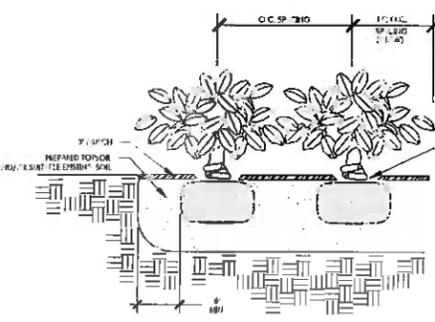
Landscape Plans

SHEET NUMBER:
L-3

JOB #: 14007 DRAWN BY: LBR
 THIS DRAWING IS THE PROPERTY OF LANDWISE DESIGN, INC. UNLESS OTHERWISE SPECIFIED. IN THE EVENT OF ANY DISPUTE, THE CONTENTS OF THIS DRAWING ARE CONFIDENTIAL AND SHALL NOT BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM.
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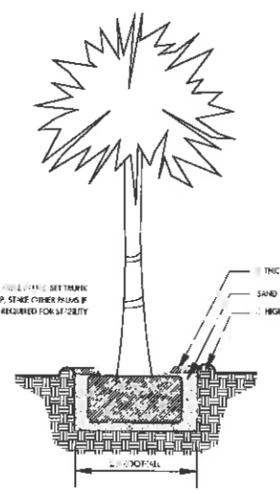


SODDING DETAIL

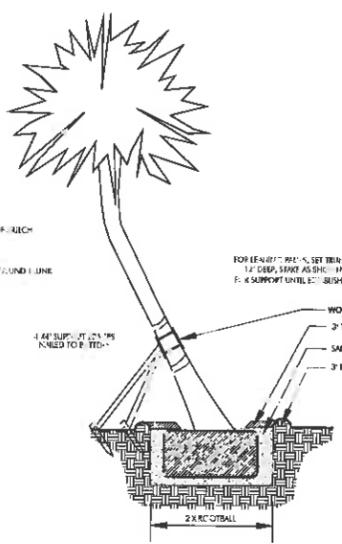


SHRUB PLANTING DETAIL

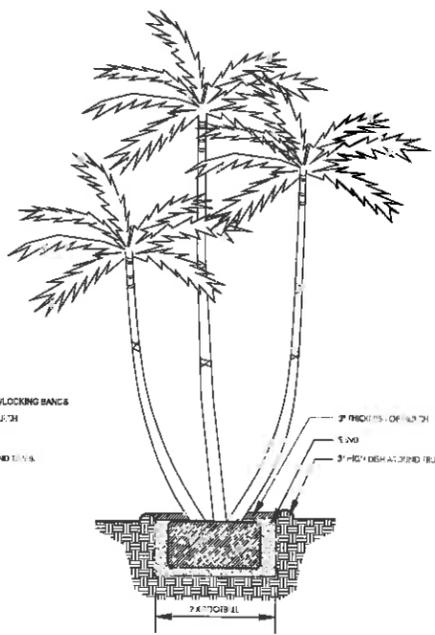
ALL SHRUBS ARE TO BE PLANTED VERTICALLY REGARDLESS OF THE SLOPE OF THE GROUND IN WHICH THEY ARE PLANTED. WATER RINGS ARE TO BE CONSTRUCTED AT RIGHT ANGLES TO THE FACE OF SHRUBS OR IN A MANNER IN WHICH THEY WILL NOT EFFECTIVELY SERVE THE PURPOSE OF RETAINING WATER AT THE GASE OF THE PLANT.



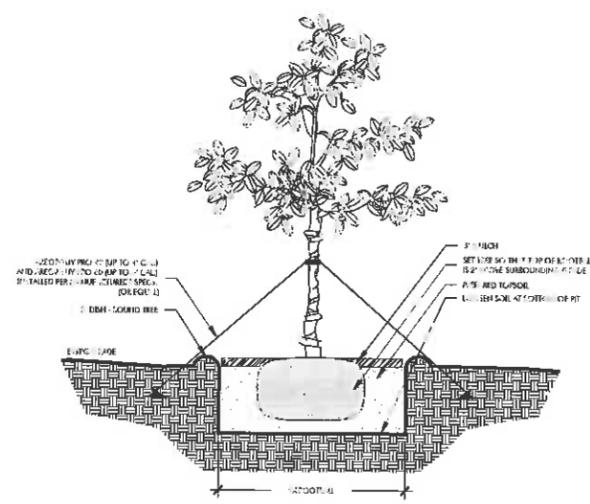
PALM PLANTING DETAIL



LEANING PALM PLANTING DETAIL

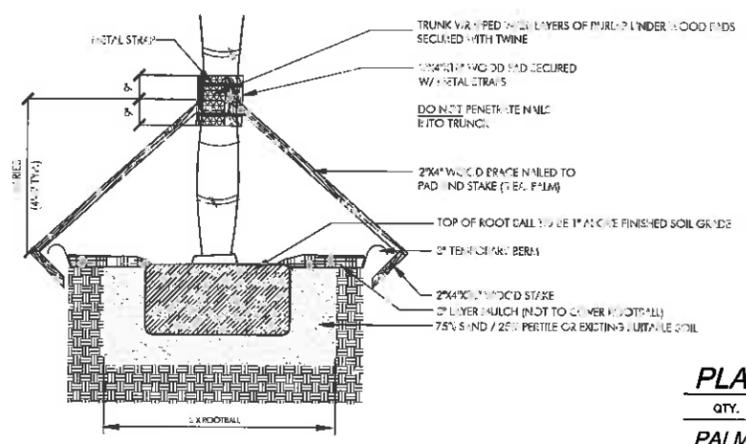


MULTI-TRUNK PALM PLANTING DETAIL



TREE PLANTING DETAIL

ALL TREES ARE TO BE POSITIONED VERTICALLY REGARDLESS OF THE SLOPE OF THE GROUND IN WHICH THEY ARE PLANTED. WATER RINGS ARE TO BE CONSTRUCTED AT RIGHT ANGLES TO THE TREE OR SHRUB OR IN A MANNER IN WHICH THEY WILL MOST EFFECTIVELY SERVE THE PURPOSE OF RETAINING WATER AT THE GASE OF THE PLANT.
 THE ROOTBALL OF THE TREE SHOULD BE POSITIONED IN THE HOLE SO THAT THE FINISHED GRADE OF THE HOLE IS AT LEAST 2" ABOVE THE TOP OF THE ROOTBALL. MULCH SHOULD COVER THE EDGE OF THE ROOTBALL, DO NOT MULCH ON TOP OF ROOTBALL.



LARGE PALM PLANTING DETAIL

GENERAL NOTES:

AT LEAST 70% OF THE SPECIFIED SPECIES FOR REQUIRED MATERIAL WILL BE NATIVE AS STIPULATED IN THE MINIMUM NATIVE PLANT REQUIREMENT.

100% IRRIGATION COVERAGE SHALL BE PROVIDED TO ALL PROPOSED PLANTING AREAS. SAID SYSTEM SHALL BE DESIGN TO MAXIMIZE WATER CONSERVATION AND SHALL CONFORM TO SECTION 3-13.12 'C' OF THE CITY OF KEY WEST CODE.

PLANT SCHEDULE (80% of the SPECIFIED PLANT MATERIAL IS NATIVE)

QTY.	COMMON NAME	BOTANICAL NAME	SIZE	NOTE	NATIVE	QTY.	COMMON NAME	BOTANICAL NAME	SIZE	NOTE	NATIVE
PALMS 54% Native (28 Native Palms = 100% Native for Code Required Palms)						SHRUBS 79% Native (79 Native Shrubs = 100% Native for Code Required Shrubs)					
16	SIBAL PALM	Sabal palmetto	12-18 dr. trunk	FL #1	NATIVE	13	SPANISH STOPPER	Eugenia foetida	7 gal., 36"-40" hgt./sprd.	FL #1	NATIVE
4	KEY THATCH PALM	Thrinax morrisii	4' o.h.	FL #1	NATIVE	18	DWF WILD COFFEE	Psychotria ligustrifolia	3 gal., 24"-36" hgt./sprd.	FL #1	NATIVE
3	BOTTLE PALM	Hyophorbe lagenicaulis	8' to 12' o.h.	FL #1	NATIVE	8	FICUS 'GREEN ISLAND'	Ficus 'Green Island'	3 gal., 14"-18" sprd/hgt.	FL #1	NATIVE
3	SILVER SAW PALMETTO	Sarona repens 'Silver'	15 gal., 4' o.h.	FL #1	NATIVE	8	LOCUSTBERRY	Brysonima luedd.	7 gal., 36"-40" hgt./sprd.	FL #1	NATIVE
2	BUCCANEER PALM	Pseudophoenix argentea	6-12' o.h.	FL #1	NATIVE	23	JAMAICA CAPER	Capparis cynophallophora	7 gal., 36"-40" hgt./sprd.	FL #1	NATIVE
2	SILVER THATCH PALM	Coccothrinax argentea	3'-5' o.h.	FL #1	NATIVE	2	HELICONIA 'BRAZILIAN BOMBER'	Heliconia Forsteri	15 gal., full	FL #1	NATIVE
2	ALEXANDER PALM (MULTI)	Pychosperma elegans	8' to 10' multi-trnk, stagger heights	FL #1	NATIVE	4	DWF FIREBUSH	Hamelia patens 'Lumpe 2a'	3 gal., full	FL #1	NATIVE
1	OLD MAN PALM	Coccothrinax crinata	4'-haiky trunk	FL #1	NATIVE	4	SEA GRAPE	Coccoloba uvifera	45 gal. 8'-10' o.h., full	FL #1	NATIVE
1	EVERGLADES PALM	Acocorhaphis wrightii	12' to 16' o.h., multistem cluster	FL #1	NATIVE	4	HIBISCUS	Hibiscus rosa-sinensis	7 gal., full	FL #1	NATIVE
8	COCONUT PALM	Cocos nucifera	8' to 12' grey wood, 2-leaning	FL #1	NATIVE	5	QUEEN EMMA CRINUM LILY	Crinum agatum	15 gal., full	FL #1	NATIVE
6	CABADA PALM	Dypsis caladase	12' to 18' o.h., multistem cluster	FL #1	NATIVE	6	DWF FAKAHATCHEE GRASS	Typhocarpum floridanum	7 gal., full	FL #1	NATIVE
5	ARECA PALM	Dyrralis lutescens	10' to 14' o.h., multistem cluster	FL #1	NATIVE	GROUNDCOVER 83% Native (507 Native Groundcover = 100% Native for Code Required Groundcovers)					
TREES 21% Native (22 Native Canopy Trees = 100% Native for Code Required Canopy Tree) (Total Canopy Mitigation Inches Provided= 72')						181	MUHLEY GRASS	Muhlenbergia capillaris	1 gal., full	FL #1	NATIVE
CANOPY						215	WART FERN	Microsorium scolopendrium	3 gal., full	FL #1	NATIVE
8	PIGEON PLUM	Coccoloba diversifolia	4' cal., 14-16' o.h., 10-12' sprd.	FL #1	NATIVE	8	GOLDEN CREEPER	Ernodea littoralis	1 gal., full	FL #1	NATIVE
2	GUMBO LIMBO	Bursera almaruba	4' cal., 14-16' o.h., 10-12' sprd.	FL #1	NATIVE	43	PHILODENDRON 'BUTLE MARX'	Philodendron 'Butle Marx'	3 gal., full	FL #1	NATIVE
2	PARADISE TREE	Sinarouba glauca	4' cal., 14-16' o.h., 10-12' sprd.	FL #1	NATIVE	93	SPIDER LILY	Hymenocallis latifolia	1 gal., full	FL #1	NATIVE
4	CINNAMON BARK	Canella Winterana	2' cal., 6-8' o.h.	FL #1	NATIVE	60	MCNDO GRASS	Oxypogon japonicus	1 gal., full	FL #1	NATIVE
2	STAR FRUIT	A. erioha carambola	3' cal., 65 gal., 12-14' o.h.	FL #1	NATIVE	20 e.f.	ANNUALS				
UNDERSTORY 100% Native (15 Native Understory Trees = 100% Native for Code Required Understory Trees)											
2	LIGNUM VITAE	Guaiacum sanctum	6'-9' o.h.	FL #1	NATIVE						
2	SILVER BUTTWOOD	Conocarpus erectus var. sericeus	10'-12' o.h.	FL #1	NATIVE						
1	DWF WHITE TABEBUIA	Tabebuia bahamensis	6'-8' o.h.	FL #1	NATIVE						
1	CRAEWOOD	Gymnethes lucida	6'-8' o.h.	FL #1	NATIVE						
2	SATINWOOD	Zanthoxylum flavum	6'-8' o.h.	FL #1	NATIVE						
3	SIMPSON STOPPER	Myrtanthes fragrans	10'-12' o.h. / tree form	FL #1	NATIVE						
4	GEIGER TREE	Cordia sebestena	10'-12' o.h. / tree form	FL #1	NATIVE						

STAFF REPORT

DATE: December 22, 2014

RE: 1315 Whitehead Street (permit application #7208)

FROM: Karen DeMaria, Urban Forestry Manager,
City of Key West

An application was submitted for Final Landscape Plan Approval with Tree removal. The applicant proposes to remove 1-Strangler Fig and 1-Christmas Palm (double trunk) for the construction of multi-family residences (Major Development Plan). The project received conceptual approval on September 10, 2014 (#7063) and has received HARC and Planning Board approvals.

Total required replacements for the removal of these trees is 46 caliper inches and 1-native palm. The landscape plan proposes approximately 106 caliper inches (canopy and sub canopy trees) and 24 native palms. The landscape plan exceeds the requirement of native plant vegetation.

Recommendations: Recommend approval of the Final Landscape Plan with Tree Removal to include the removal of (1) Strangler fig and (1) Christmas Palm at 1315 Whitehead Street to be replaced with 46 caliper inches of FL#1 native dicots or fruit trees and 1-native palm, 4 ft tall.

TREE ID	Species	DBH	Height	Species value	Location Value	Condition	City KW Tree	Replacement Value	L.A. Recommendation	Comment
1	Seaside Mahoe	NA		<i>unprotected</i>				NA	REMOVE	
2	Christmas Palm		16'	<i>regulated</i>				1-native palm	REMOVE	double trunk
3	Areca Palm			<i>unprotected</i>				NA	REMOVE	
4	Areca Palm			<i>unprotected</i>				NA	REMOVE	
5	Areca Palm			<i>unprotected</i>				NA	REMOVE	
6	Areca Palm			<i>unprotected</i>				NA	REMOVE	
7	Strangler Fig	70"		<i>protected</i>	40%	60%	66%	46"	REMOVE	three trunks
8	Woman's Tongue	NA		<i>unprotected</i>				NA	REMOVE	<24" diameter

STAFF REPORT

DATE: August 29, 2014

RE: 1315 Whitehead Street (permit application #7063)

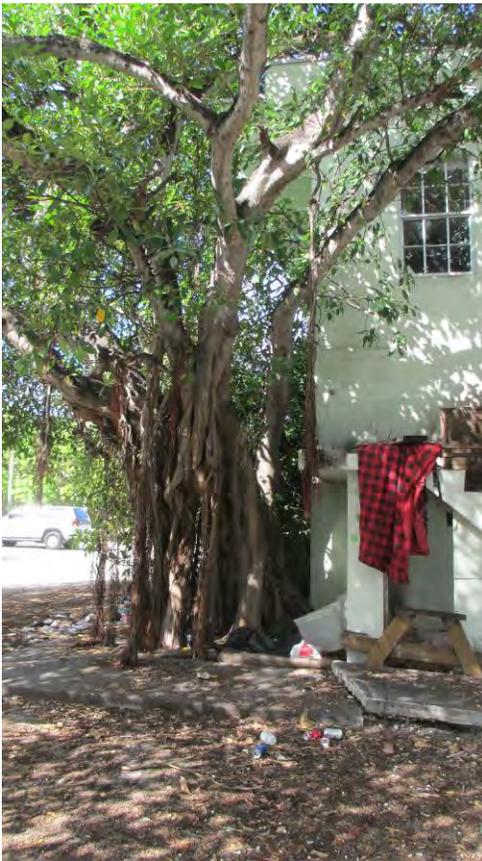
FROM: Karen DeMaria, Urban Forestry Manager,
City of Key West

An application was received for Conceptual Landscape Plan approval for the redevelopment of the above stated property. Demolition of the existing structure and redevelopment of the property will impact several trees including one regulated Christmas Palm and one large, protected strangler fig. All other trees on the property are not protected or regulated (see attached tree list).

The removal of the Christmas Palm will require the replacement of one native palm, minimum 4 ft tall, to be planted on the property.



The removal of the Strangler fig tree (*Ficus aurea*) will require the following:







Diameter: 70"

Location: 40% (roots all in foundation area of property)

Species: 100% (on protected tree list)

Condition: 60% (fair)

Total Average Value = 66%

Value x Diameter = **46 replacement caliper inches**

Recommend the approval of the conceptual landscape plan with tree removal with the stipulation that the applicant make sure that the Final Landscape plan documents that the plan incorporates all necessary tree replacements on site, 1-native palm minimum 4 ft tall and 46 caliper inches of native dicot or fruit trees. Also, it is recommended that any large canopy trees to be planted along Whitehead Street be setback away from the sidewalk area due to any potential future impacts to power lines (canopy) and the sidewalk (roots).

Photos of entire property:



Seaside mahoe (tree #1) along southern property line.



Christmas palm (tree #2) in front of property along Whitehead Street.



Eastern side of building.



Looking toward the north at the eastern side of building. Tree #3, #4, #5, #6 and #7 are located in this area.



Northern side of building (tree #7)



Western side of building



Tree #8 on western side of building.

Application



7208

Tree Permit Application

Date: 12-17-14

Please Clearly Print All Information unless indicated otherwise.

Tree Address 1315 Whitehead Street

Cross/Corner Street Whitehead Street and South Street

List Tree Name(s) and Quantity 1- Strangler Fig + 1 Christmas PALM (double trunk)

Species Type(s) check all that apply Palm Flowering Fruit Shade Unsure

Reason(s) for Application:

REMOVE Tree Health Safety Other/Explain below

TRANSPLANT New Location Same Property Other/Explain below

HEAVY MAINTENANCE Branch Removal Crown Cleaning/Thinning Crown Reduction

Other/Explain Installation of new landscaping for Major Development Plan

Reason for Request Final Tree Commission approval for landscape plan

Property Owner Name South Whitehead, LLC

Property Owner eMail Address Janichols@sprynet.com

Property Owner Mailing Address 490 Martell Drive Dallas

Property Owner Mailing City Bloomfield Hills **State** MI **Zip** 48304

Property Owner Phone Number (248) 703 - 4354

Property Owner Signature [Signature] OWEN TREPMER
Pres. Trepanier & Assoc., agent for Southwhitehead LLC

Representative Name Ladd Roberts, Landscape Architect

Representative eMail Address lroberts@landwisedesign.com

Representative Mailing Address 9822 Tapestry Park Circle, Suite 201

Representative Mailing City Jacksonville **State** Florida **Zip** 32210

Representative Phone Number (904) 343 - 4194

NOTE: A Tree Representation Authorization form must accompany this application if someone other than the owner will be representing the owner at a Tree Commission meeting or picking up an issued Tree Permit.

Tree Representation Authorization form attached ()

<<<<< Sketch location of tree in this area including cross/corner Street >>>>>

Please identify tree(s) with colored tape

Please see attached plans

If this process requires blocking of a City right-of-way, a separate ROW Permit is required. Please contact 305-809-3740.

**City of Key West
Planning Department**



**Authorization Form
(Individual or Joint Owner)**

Please complete this form if someone other than the owner is representing the property owner in this matter.

I, Jim Nichols, Southwhitehead, LC authorize
Please Print Name(s) of Owner(s) as appears on the deed

Trepanier & Associates, INC
Please Print Name of Representative

to be the representative for this application and act on my/our behalf before the City of Key West.


Signature of Owner

Signature of Joint/Co-owner if applicable

Subscribed and sworn to (or affirmed) before me on this July 8, 2014
Date

by Jim Nichols MANAGING MEMBER, SOUTHWHITE HEAD LC
Name of Owner

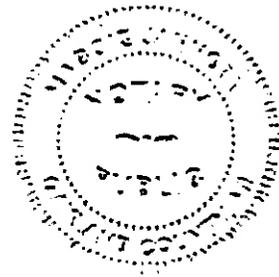
He/She is personally known to me or has presented Drivers License as identification.


Notary's Signature and Seal

Name of Acknowledger typed, printed or stamped

Commission Number, if any

**MAGGIE JANNOTT
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF OAKLAND
My Commission Expires 4-24-2019
Acting in the County of Oakland**





Tree Representation Authorization

Date: 8/20/14

Attendance at the Tree Commission meeting on the date when your request will be discussed is necessary in order to expedite the resolution of your application. This Tree Representation Authorization form must accompany the application if the property owner is unable to attend or will have someone else pick up the Tree Permit once issued.

Please Clearly Print All Information unless indicated otherwise.

Tree Address 1315 Whitehead Street

Property Owner Name Southwhitehead, LLC

Property Owner eMail Address Janichols@sprynet.com

Property Owner Mailing Address 490 Martell Drive

Property Owner Mailing City Bloomfield Hills State MI Zip 48304

Property Owner Phone Number (248) 703 - 4354

Property Owner Signature [Signature]
Trepanier & Assoc Inc. agent for Southwind, LLC

Representative Name Ladd Roberts, Landwise Design/

Representative eMail Address lroberts@landwisedesign.com

Representative Mailing Address 922 Tapestry Park circle - suite 201

Representative Mailing City Jacksonville State FL Zip 32246

Representative Phone Number (904) 343 - 4194

Owen Trepanier, Pres. Trepanier Assoc., Agent for Southwhitehead, LLC, hereby authorize the above listed agent(s) to represent me in the matter of obtaining a Tree Permit from the City of Key West for my property at the tree address above listed. You may contact me at the telephone listed above; there is any questions or need access to my property.

Property Owner Signature [Signature]

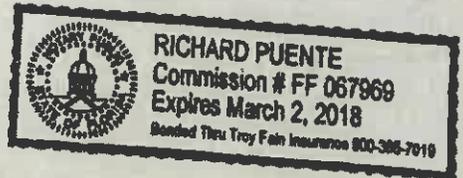
The forgoing instrument was acknowledged before me on this 20 day August, 2014.

(Print name of Affiant) Mr. Owen Trepanier who is personally known to me or has produced _____ as identification and who did take an oath.

NOTARY PUBLIC
In Name: Richard Puente
Print Name: Richard Puente

Notary Public - State of Florida (seal)

Commission Expires: FF 067969



Karen DeMaria

From: Lori Thompson <lori@owentrepanier.com>
Sent: Thursday, December 18, 2014 2:49 PM
To: Karen DeMaria (kdemaria@keywestcity.com)
Cc: Ladd Roberts; Ralph; Paul
Subject: 1315 Whitehead. final tree submission
Attachments: Signed.finaltreeapp..pdf; Package.pdf

Hi Karen,

Attached is a Tree Commission application for final landscape approval for the above property. We still need to confirm plant count and provide final tallies for the table. Ladd will be following up with you to provide missing data by the end of the month. Please don't hesitate to contact me if you have any questions or concerns.

Thanks so much for your help on this project.
Happy Holidays!

Lori Thompson

Trepanier & Associates

lori@owentrepanier.com

1421 First Street, Key West Florida 33040

Phone: 305.293.8983 / FAX: 305.293.8748