

MEMORANDUM

DATE: April 3, 2013

RE: Truman Waterfront Park

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

The applicant has revised their initial plant species list as per recommendations made at the DRC meeting in February.

Most existing trees on the property will be relocated. Only trees deemed to be in poor condition or an invasive/exotic pest species, are being removed. Two Date Palms, two Gumbo Limbos, and one unknown tree species will have to be mitigated through replacement on-site. Four other trees being removed do not require a permit (Australian Pine and Laurel Ficus less than 24" dbh).

Reviewing the LDR requirements (Sec 108), it appears that the species list represents 70% native species are being planted. There is a smaller amount of canopy trees being planted along the property lines as buffers due to specific height restrictions in setback from the Navy property and height restrictions adjacent to the TAMPOA property. There is more than double the amount of shrubs being planted in this area to provide adequate buffer.

The amount of trees required by code for the interior parking areas is also less than what code requires but overall, the landscaped areas (shrubs, grass, groundcover) exceeds that required by code. In general, when reviewing the overall plan for the park and incorporating safety requirements, the plan exceeds the landscape requirements (963 trees required, 1090 trees to be planted or preserved, 274 ornamental required, 279 to be planted, and 2396 shrubs required, 7869 shrubs to be planted.).

The LDRs are due to be rewritten this summer. Many of the conditions listed above will be changed. It is recommended that the plan receive conceptual approval with the caveat that the applicant continue to work with the urban forester and the commission on the final species list.



AGENDA ITEM #
6336

City of Key West Tree Commission

Tree Permit Application

PO Box 1409
Key West, FL 33040
Phone: 305-809-3764
Fax: 305-809-3978

Home/Property Owner: City of Key West Date: March 18, 2013

Mailing Address: 3132 Flagler Avenue Key West, FL 33040

Owner Signature: _____ Owner Ph#: (305)-809-3792

Represented by: Bermello Ajamil & Partners, Inc. (R. Hollingworth) Rep. Ph#: 786 486-5269

Represented by mailing address: #1000, 2601 South Bayshore Drive, Miami, FL 33133

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.

A letter of representation from the owner must accompany this application if the owner is unable to attend.

Letter of Representation ()

Tree(s) Address: Truman Waterfront at Southard Street Cross/Corner Street: _____

Common Name(s): Variety of Trees/Palms (see plans) Scientific Name(s): _____

Species Type(s) {check all that apply}: Palm () Flowering () Fruit Shade

Reason(s) for Application {check all that apply}:

- | | | |
|--|--|-----------------------------|
| <input checked="" type="checkbox"/> REMOVE | <input checked="" type="checkbox"/> TRANSPLANT | () HEAVY MAINTENANCE |
| () Tree Health | () New Location | () Branch Removal |
| () Safety | () Same Property | () Crown Cleaning/Thinning |
| () Other / Explain | () Other / Explain | () Crown Reduction |

Reason(s) for request:

The site is to be redeveloped as a City park with new roadways, recreational uses and buildings.

Trees will be retained, relocated and removed where appropriate, see plans for tree disposition.

Replacement plant material must be Florida Grade #1. Replacement of a palm with a native palm is required. Replacement of a canopy tree with a native canopy tree is required. If you need assistance with replacements, please call the Landscape Department at 305-809-3764.

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

Provide access for viewing tree(s) prior to meeting
Identify tree(s) with colored tape

AGENDA ITEM #

See ATTACHED PLANS

Tree Species _____

Circumference _____ ÷ 3.14 = diameter _____

Location _____ % Species _____ % Condition _____ % Total Average Value _____ %

Avg. value _____ X _____ Diameter = _____

Replacement Inches

LOCATION: OLD CITY HALL, 510 GREENE STREET, 5:00 p.m.

FOR TREE COMMISSION USE ONLY.

() TABLED () APPROVED () DENIED () FURTHER ACTION

COMMENTS: _____

_____ CHAIRPERSONS SIGNATURE/DATE

City Engineer comments if required: _____

_____ ENGINEER'S SIGNATURE/DATE

**City of Key West
Planning Department**



Authorization Form
(Individual Owner)

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

I, City of Key West authorize
Please Print Name(s) of Owner(s) (as appears on the deed)

Bermello Ajamil & Partners, 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] City Manager Signature of Joint/Co-owner if applicable
Signature of Owner

Subscribed and sworn to (or affirmed) before me on this 1/16/13 by
date

Bogdan Vitas
Name of Authorized Representative

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

[Signature]
Notary's Signature and Seal

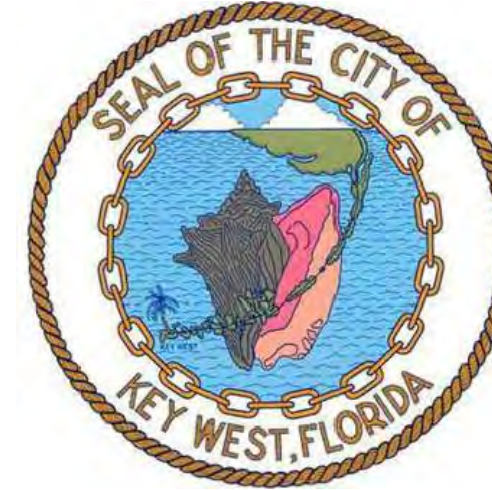
Maria G. Ratcliff
Name of Acknowledger typed, printed or stamped



March 22, 2015
Commission Number, if any

TRUMAN WATERFRONT PARK

PREPARED FOR:
CITY OF KEY WEST, FLORIDA



P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FLORIDA 33041
305-809-3822

CITY OF KEY WEST TREE COMMISSION
MARCH 20, 2013

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LL-12	LANDSCAPE DETAILS

DESIGN PROFESSIONALS

LANDSCAPE ARCHITECT

BERMELLO AJAMIL & PARTNERS, INC.
Architecture, Engineering, Planning, Interior Design, Landscape Architecture
2601 South Bayshore Drive, 10th Floor
Miami, Florida 33133
(305) 859-2050
(305) 860-3700 (Fax)
Contact: Kirk Olney
kolney@bermelloajamil.com



CIVIL ENGINEER

PEREZ ENGINEERING & DEVELOPMENT, INC.
1010 Kennedy Drive, Suite 400
Key West, Florida 33040
(305) 293-9440
(305) 296-0243 (Fax)
Contact: Allen Perez
aperez@perezeng.com



ARCHITECT

MBI K2M, ARCHITECTURE, INC.
1001 Whitehead Street
Key West, Florida 33040
(305) 292-7722
(305) 292-2162 (Fax)
Contact: Anthony Sarno
asarno@mbi-k2m.com



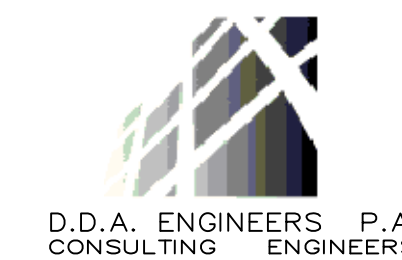
ARCHITECT

BERMELLO AJAMIL & PARTNERS, INC.
Architecture, Engineering, Planning, Interior Design, Landscape Architecture
900 S.E. 3rd Avenue, Suite 203
Fort Lauderdale, Florida 33316
(954) 467-1113
(954) 467-1116 (Fax)
Contact: Todd Osborn
tosborn@bermelloajamil.com



STRUCTURAL ENGINEER

DDA ENGINEERS, P.A.
4930 SW 74th Court
Miami, Florida 33155
(305) 666-0711
(305) 666-5259 (Fax)
Contact:



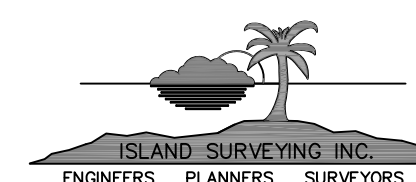
MECHANICAL, ELECTRICAL, AND PLUMBING

HNGS ENGINEERS, INC.
4800 SW 74 Court
Miami, Florida 33155
(305) 270-9935
(305) 665-5891 (Fax)
Contact: Anthony Schulz
anthonyschulz@hngsengineers.com

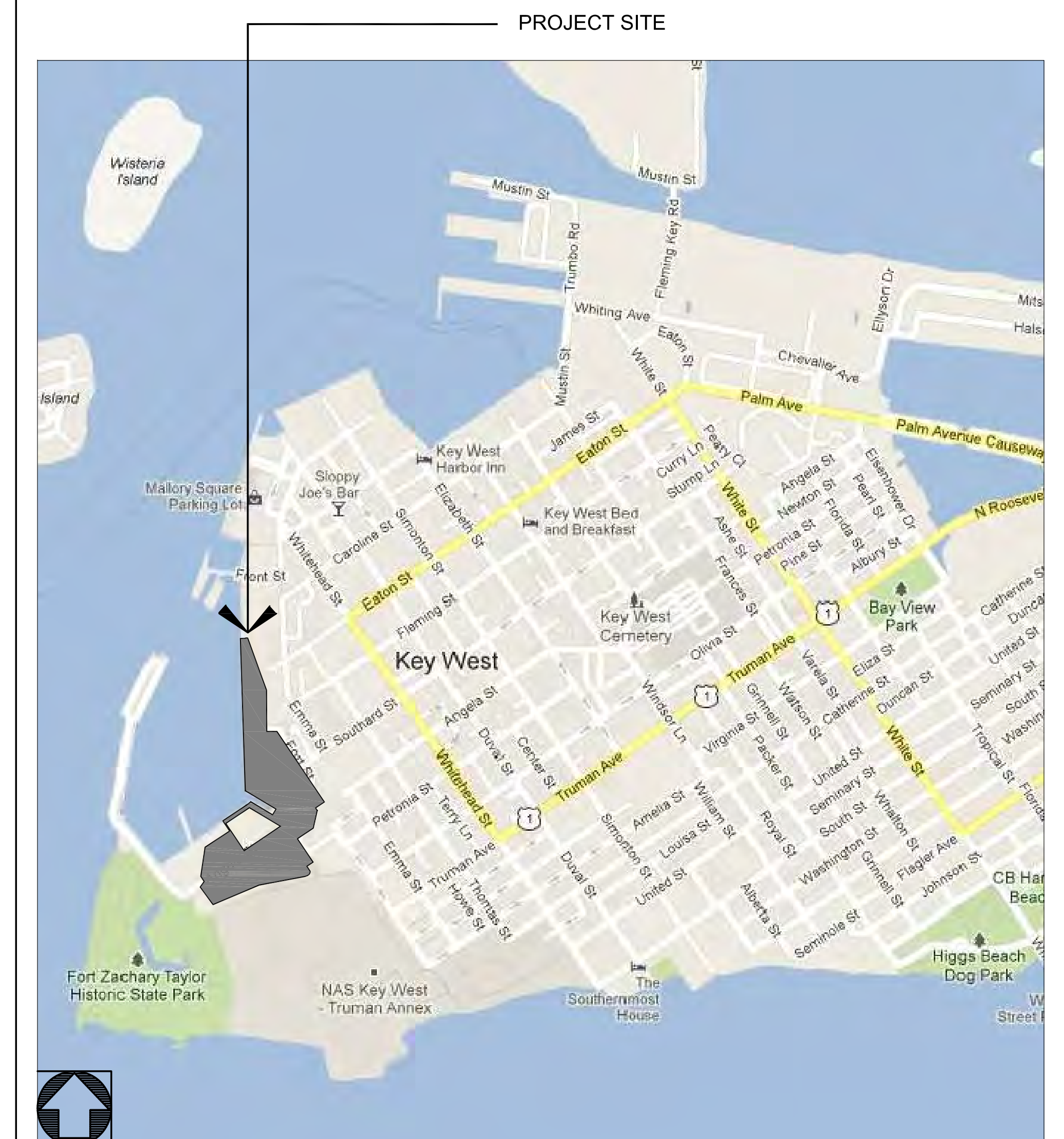


LAND SURVEY

ISLAND SURVEYING, INC.
3152 Northside Drive, Suite 201
Key West, Florida 33040
(305)-293-0466
(305)-293-0237 (Fax)
fhldeb1@bellsouth.net

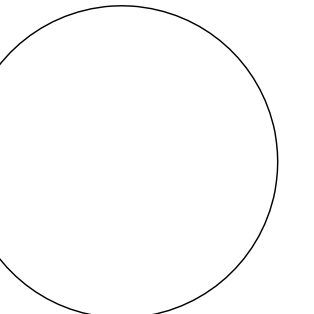


LOCATION MAP





TRUMAN WATERFRONT PARK



DEVELOPMENT APPLICATION
January 14, 2013

1 02/22/2013

BA PROJECT NO.: 12010
SCALE: AS NOTED
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X:\Truman Waterfront Base.dwg

ILLUSTRATIVE PLAN



- Fort Zachary Taylor Park
- Future Fort Access
- Turn Around
- 50' Navy Property Setback
- KWPD Horse Stables (new)
- Public Parking - 67 spaces
- Transit Stop
- 8' wide Bike Path
- Scooter Parking 12 spaces
- Transit Stop
- Community Center (new)
- NOAA Employee Parking
- NOAA Facility (existing)
- Community Playgrounds
- NOAA Visitor Parking
- Multi Use Recreation Field
- Boat Launch
- TACTS Tower
- 20' Setback
- 50' Setback

Navy Footbridge

Mole Pier Control Gate

Amphitheater Stage

Mole Pier

Relocated USCGC Ingham

NOAA Dock Facilities

Truman Harbor Area Development Zone

Pedestrian Promenade

Commissioner Merili McCoy Public Gardens

Proposed Pedestrian/Bicycle Bridge

Navy/KW Fire Department Emergency Access (30')

Scooter Parking - 12 spaces

Public Parking - 66 spaces

Building 103 (renovated)

Interactive Fountain

4' Wide Bike Path

Transit Stop

Public Parking - 92 spaces

Scooter Parking - 12 spaces

Pedestrian Access

Potential Pedestrian Access

Future Vehicular Access

LEGEND

- Navy Property
- Future Development Site
- State Property

0' 30' 60' 120' 180'

US Navy Base

Development Site

Neighborhood Parking

FORT

PETRONIA

GERALDINE

ANGELA

SOUTHARD

EATON ST.



BERMELLO AJAMIL & PARTNERS INC

Architecture • Engineering • Planning Interior Design • Landscape Architecture 2601 South Bayshore Drive Suite 1000 Miami, Florida 33133 (305) 859-2050 Fax (305) 860-3700

PREPARED FOR/OWNER: CITY OF KEY WEST, FL P. O. BOX 1409 3140 FLAGLER AVENUE KEY WEST, FL 33041



PROJECT NAME:

TRUMAN WATERFRONT PARK

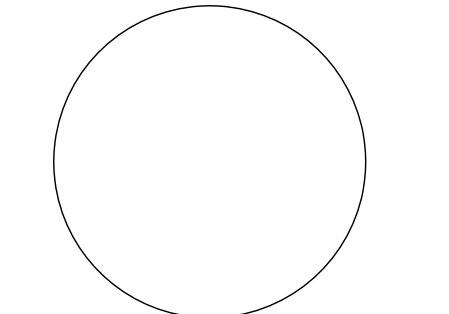
PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT PARK WEST OF FORT STREET AND THE TRUMAN ANNEX DEVELOPMENT, NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:



PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT FLORIDA REGISTERED LAND SURVEYOR FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION January 14, 2013

REVISIONS:

Table with 3 columns: Revision number, Date, and Description. Includes revisions for boundary, bearing change, and less water tower.

DRAWING SHEET INFORMATION

IS PROJECT NO.: 02-524 SCALE: N.T.S. DATE: August 8, 2002 DRAWN BY: FHH CHECKED BY: FHH CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE: OVERALL SURVEY PLAN AND NOTES SHEET NO.

SS-00

SURVEYOR'S NOTES:

North arrow based on plat assumed median Reference Bearing: State Plane Coordinate System, 83/89 3.4 denotes existing elevation Elevations based on N.G.V.D. 1929 Datum Bench Mark No.: Basic Elevation: 14.324

Monumentation:

- Legend for monumentation symbols: 1/2" Iron Pipe, Found 1/2" Iron Pipe, Found 1/2" Iron Bar, Set P.K. Nail, Found P.K. Nail, Found Nail, Found Drill Hole.

Abbreviations:

- Comprehensive list of abbreviations: Sty., R/W, fd., p., m., d., M.H.W., O.R., Sec., Twp., Rge., N.T.S., C., Elev., B.M., P.C., P.T., P.O.C., P.O.B., P.B., pg., Elec., Tel., Ench., O.L., C.L.F., etc.

Field Work performed on: 8/6/02

LEGAL DESCRIPTION: Parkland

Detailed legal description of the parkland parcel, including bearings, distances, and area (32.83 acres).

LEGAL DESCRIPTION: TACTS TOWER

Detailed legal description of the Tacts Tower parcel, including bearings, distances, and area (32.3993 acres).

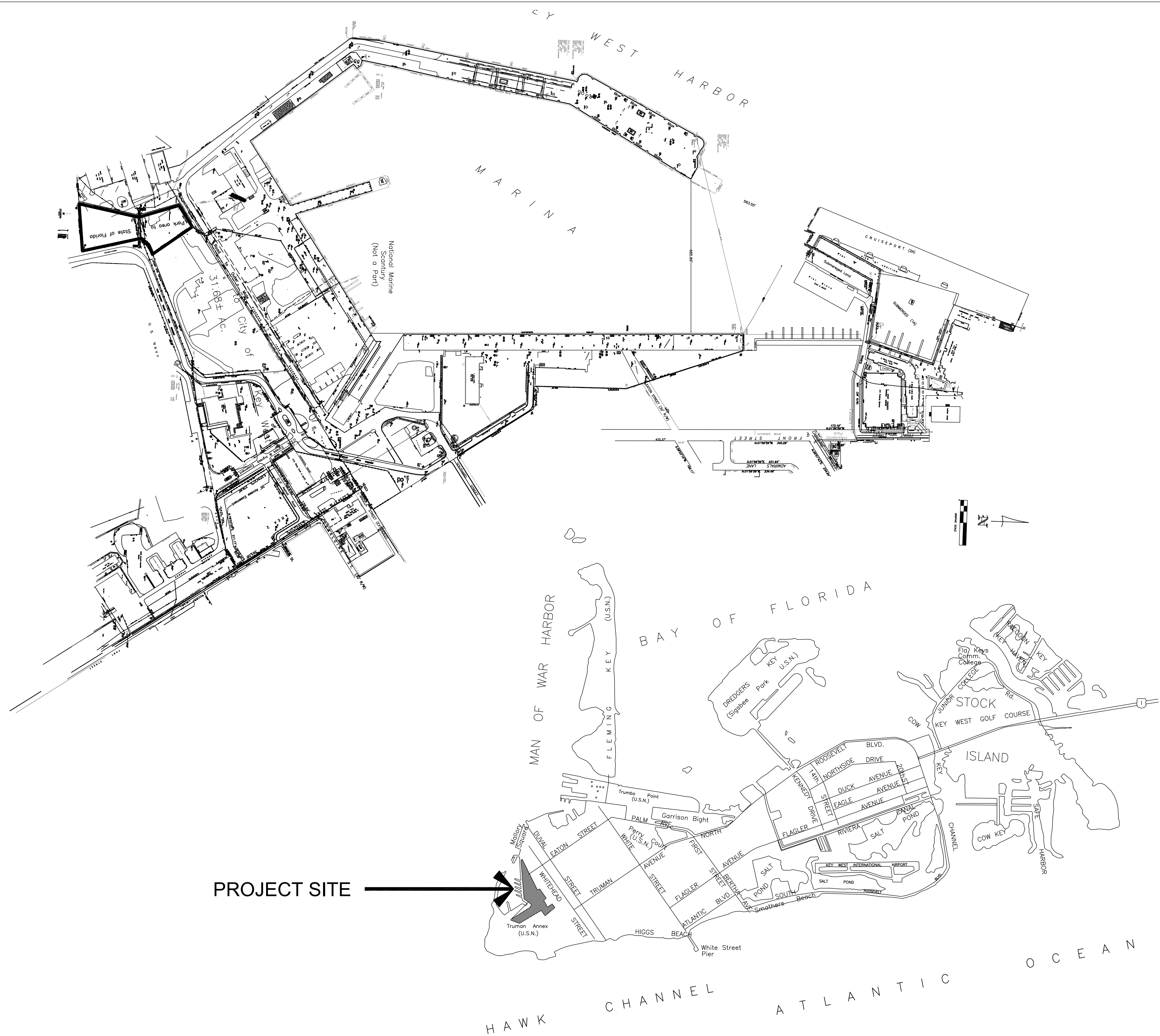
LEGAL DESCRIPTION: ACCESS EASEMENT

Detailed legal description of the access easement parcel, including bearings, distances, and area (835 square feet).

LEGAL DESCRIPTION: WATER TOWER

Detailed legal description of the water tower parcel, including bearings, distances, and area (31.68 acres).

Total parcel contains 1,379,989 square feet or 31.68 acres, more or less.



PROJECT SITE

LOCATION MAP

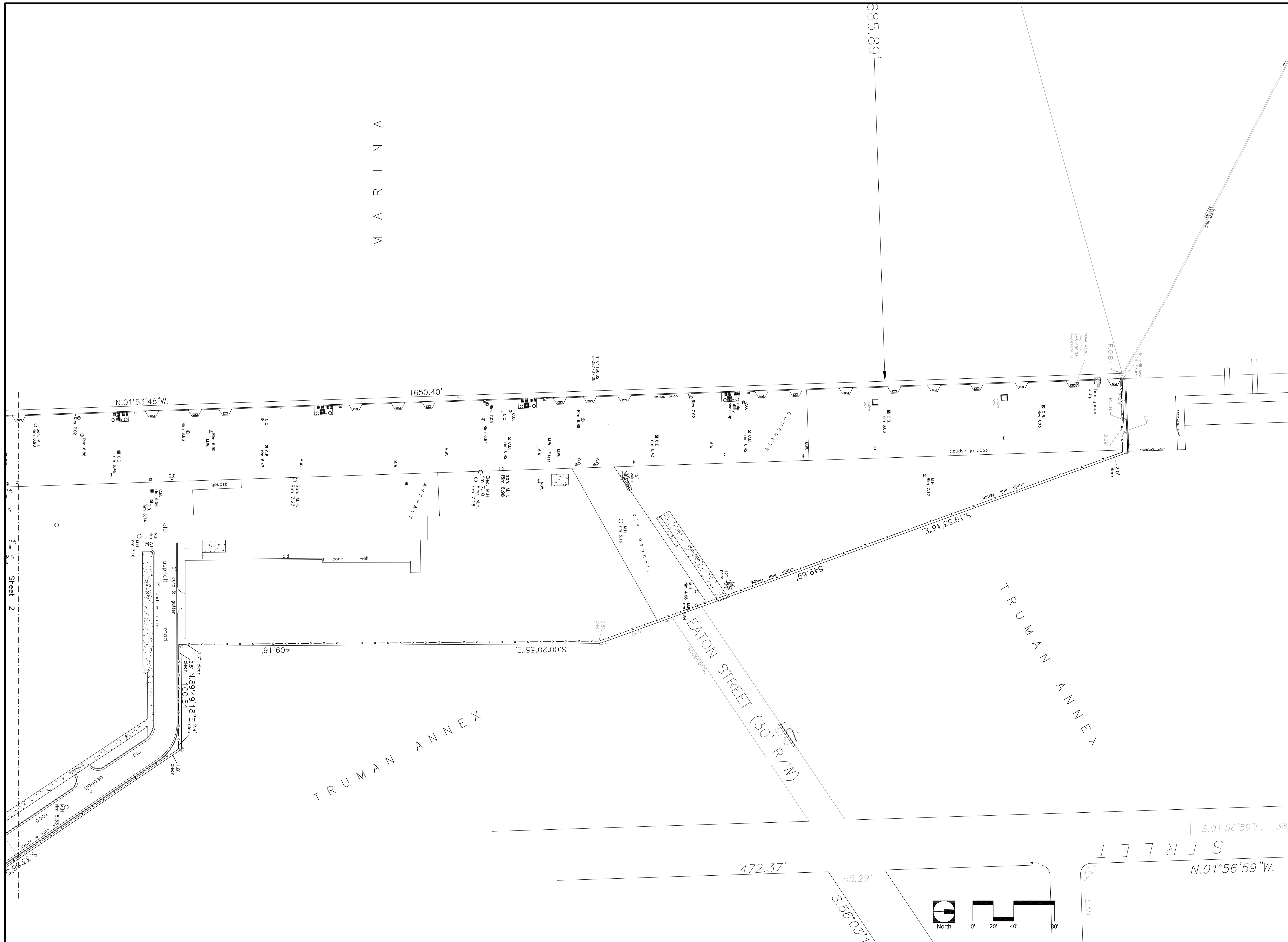
City of Key West & Stock Island

CERTIFICATION:

I HEREBY CERTIFY that the attached is true and correct to the best of my knowledge and belief; that it meets the minimum technical standards adopted by the Florida Board of Land Surveyors, Chapter 61G17-6, Florida Statute Section 472.027, and the American Land Title Association, and that there are no visible encroachments unless shown hereon.

FREDERICK H. HILDEBRANDT Professional Land Surveyor & Mapper No. 2749 Professional Engineer No. 36810 State of Florida

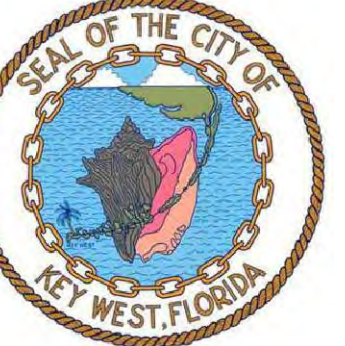
NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE



BERMELLO AJAMIL & PARTNERS, INC.

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Interior Design • Landscape Architecture
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Fax (305) 860-3700

PREPARED FOR/OWNER:
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P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



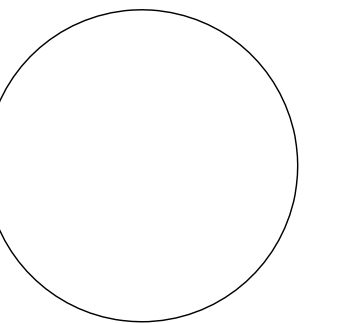
PROJECT NAME:
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
**TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE**

SUB-CONSULTANT INFORMATION:



PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT
FLORIDA REGISTERED LAND SURVEYOR
FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

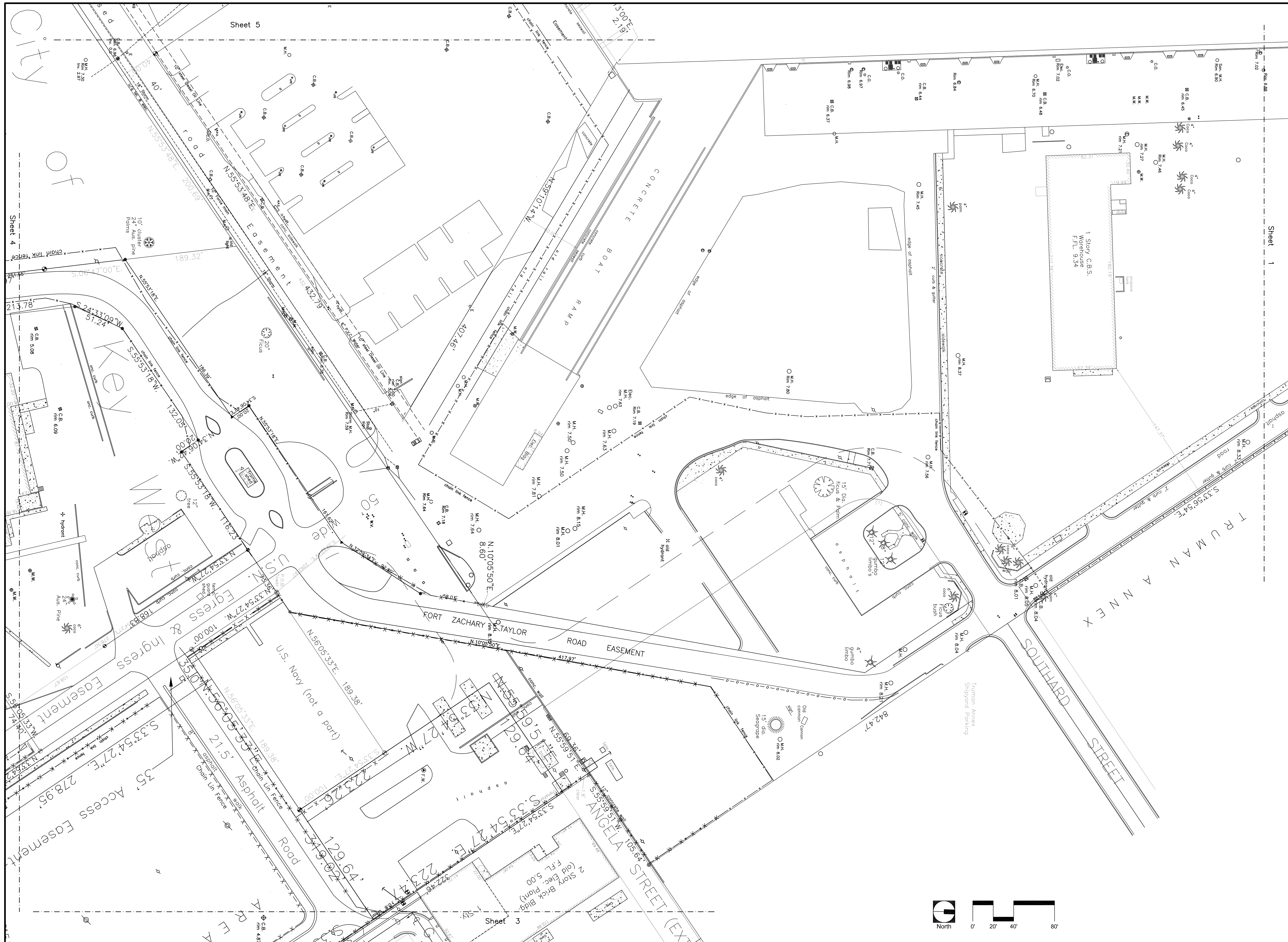
REVISIONS:		
2	05/19/06	REVISED BOUNDARY
3	08/30/02	BEARING CHANGE, LEGAL DESCR
4	08/08/02	REVISED BOUNDARY
5	11/14/02	REVISED L.D., LESS WATER TOWER
6	11/29/02	1799.30' TO 1799.27'

DRAWING SHEET INFORMATION

IS PROJECT NO.: 02-524
SCALE: 1" = 40'-0"
DATE: August 8, 2002
DRAWN BY: FHH
CHECKED BY: FHH
CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
OVERALL SURVEY PLAN
SHEET NO.

SS-01



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PREPARED FOR/OWNER:
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3140 FLAGLER AVENUE
KEY WEST, FL 33041

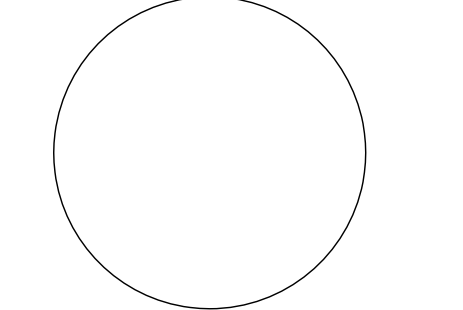


PROJECT NAME:
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
**TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE**

SUB-CONSULTANT INFORMATION:
ISLAND SURVEYING, INC.
ENGINEERS PLANNERS SURVEYORS
3152 Northside Drive
Suite 201
Key West, FL 33040
(305) 283-0466
(305) 343-1237 (fax)
info@islandsurveying.net

PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT
FLORIDA REGISTERED LAND SURVEYOR
FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

REVISIONS:

2	05/19/06	REVISED BOUNDARY
3	08/30/02	BEARING CHANGE, LEGAL DESCR
4	08/08/02	REVISED BOUNDARY
5	11/14/02	REVISED LD., LESS WATER TOWER
6	11/29/02	1789.30' TO 1789.27'

DRAWING SHEET INFORMATION
IS PROJECT NO.: 02-524
SCALE: 1" = 40'-0"
DATE: August 8, 2002
DRAWN BY: FHH
CHECKED BY: FHH
CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
OVERALL SURVEY PLAN
SHEET NO.

SS-02



BERMELLO AJAMIL & PARTNERS • INC

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PREPARED FOR/OWNER:
CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:

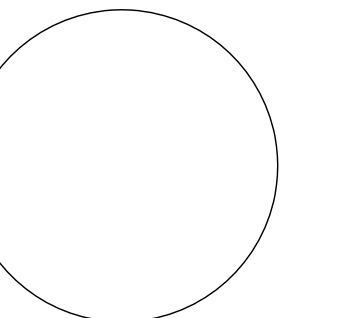
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
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SUB-CONSULTANT INFORMATION:



PROFESSIONAL SEAL:



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FL LICENSE NO.: 2749

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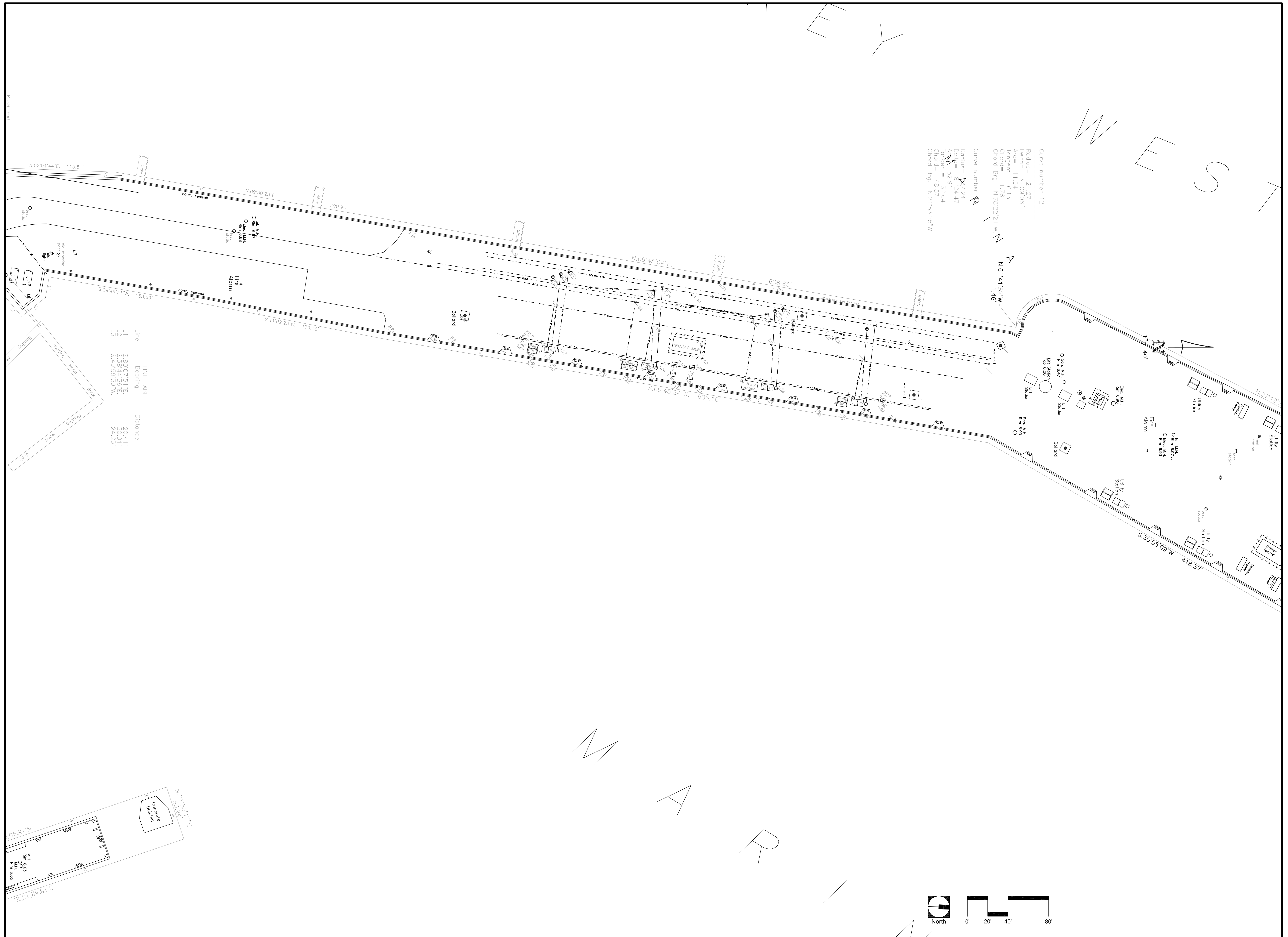
REVISIONS:	DATE	DESCRIPTION
2	05/19/06	REVISED BOUNDARY
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4	08/08/02	REVISED BOUNDARY
5	11/14/02	REVISED L.D., LESS WATER TOWER
6	11/29/02	1799.30' TO 1799.27'

DRAWING SHEET INFORMATION

IS PROJECT NO.: 02-524
SCALE: 1" = 40'-0"
DATE: August 8, 2002
DRAWN BY: FHH
CHECKED BY: FHH
CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
OVERALL SURVEY PLAN
SHEET NO.

SS-04





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PREPARED FOR/OWNER:

CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:

**TRUMAN
WATERFRONT
PARK**

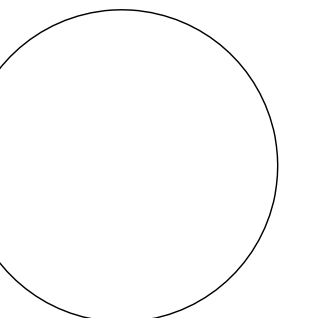
PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
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NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:



PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT
FLORIDA REGISTERED LAND SURVEYOR
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APPLICATION
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6	11/29/02	1798.30' TO 1799.27'

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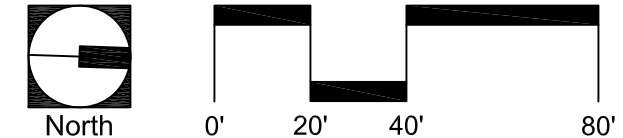
IS PROJECT NO.: 02-524
SCALE: 1" = 40'-0"
DATE: August 8, 2002
DRAWN BY: FHH
CHECKED BY: FHH
CADD FILE: X Truman Waterfront Survey.dwg

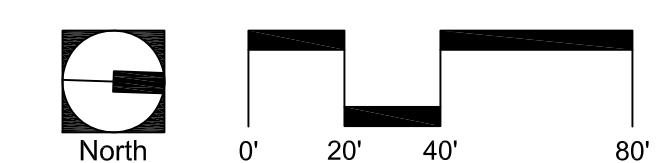
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**OVERALL
SURVEY
PLAN**

SHEET NO.

SS-05





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3140 FLAGLER AVENUE
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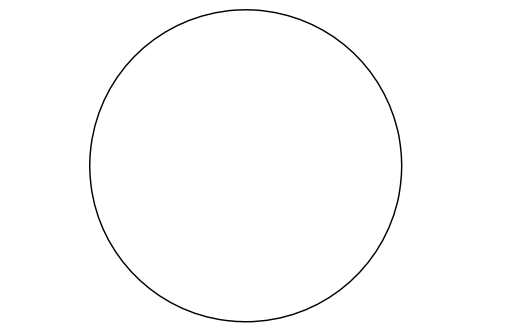
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ENGINEERS PLANNERS SURVEYORS
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(305) 348-0237 (fax)
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PROFESSIONAL SEAL:



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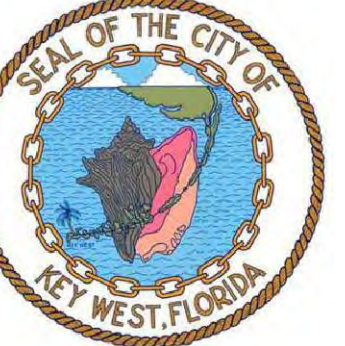
DRAWING TITLE:
OVERALL SURVEY PLAN
SHEET NO.

SS-06



Line	Bearing	Distance
L1	S 66°57'58\"/>	

PREPARED FOR/OWNER:
 CITY OF KEY WEST, FL
 P. O. BOX 1409
 3140 FLAGLER AVENUE
 KEY WEST, FL 33041



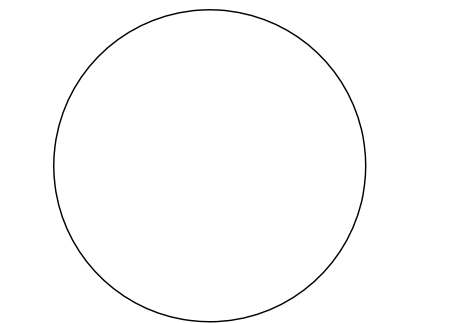
PROJECT NAME:
 TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
 TRUMAN WATERFRONT PARK
 WEST OF FORT STREET AND THE
 TRUMAN ANNEX DEVELOPMENT,
 NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:

 ISLAND SURVEYING, INC.
 ENGINEERS PLANNERS SURVEYORS
 3152 Northside Drive
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 (305) 283-0466
 (305) 343-0237 (fax)
 info@island.net

PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT
 FLORIDA REGISTERED LAND SURVEYOR
 FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

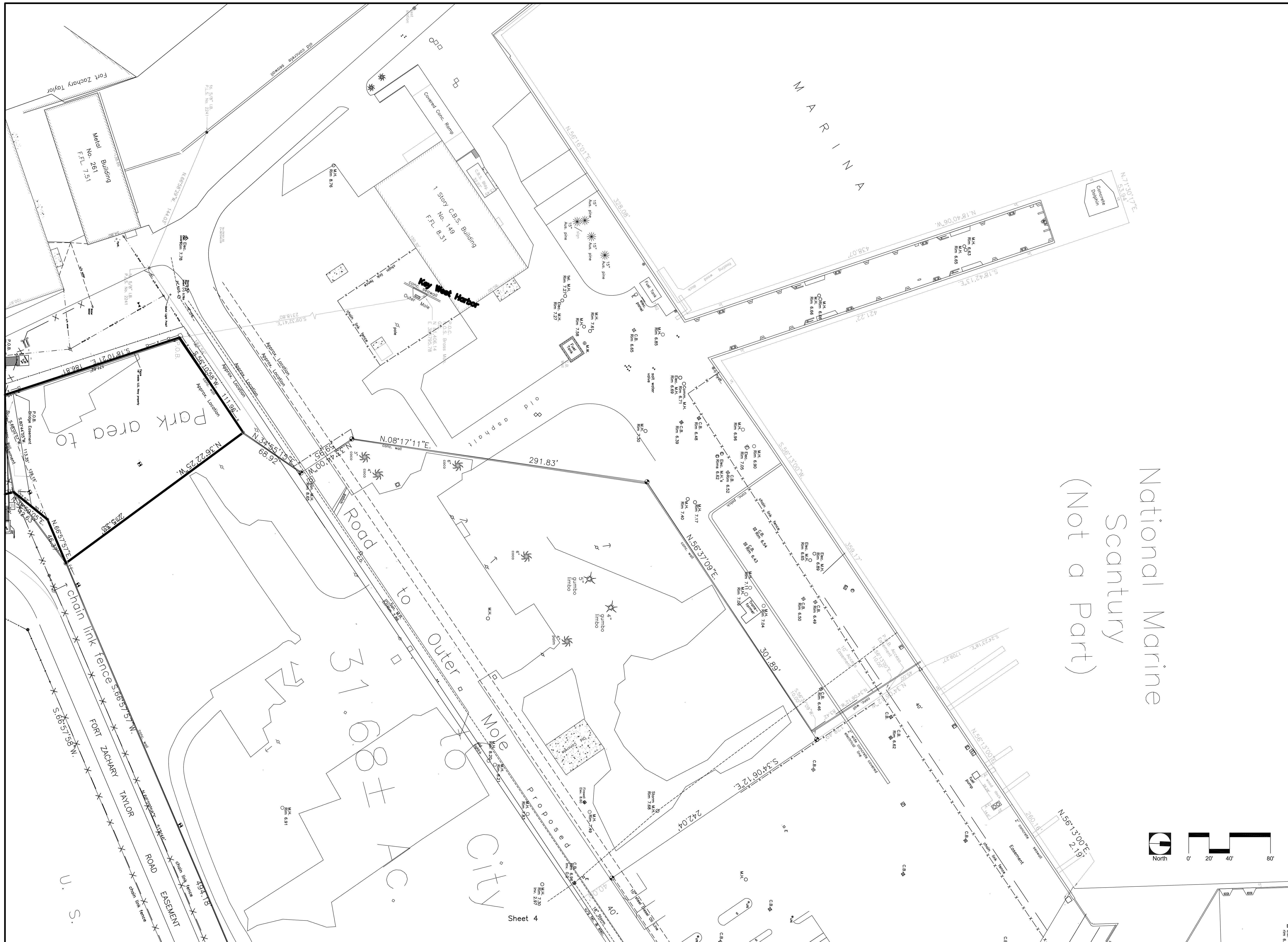
DEVELOPMENT APPLICATION
 January 14, 2013

REVISIONS:

No.	Date	Description
2	05/19/06	REVISED BOUNDARY
3	08/30/02	BEARING CHANGE, LEGAL DESCR
4	08/08/02	REVISED BOUNDARY
5	11/14/02	REVISED L.D., LESS WATER TOWER
6	11/20/02	1709.30 TO 1709.27

DRAWING SHEET INFORMATION
 IS PROJECT NO.: 02-524
 SCALE: 1" = 40'-0"
 DATE: August 8, 2002
 DRAWN BY: FHH
 CHECKED BY: FHH
 CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
 OVERALL SURVEY PLAN
 SHEET NO.



BERMELO AJAMIL & PARTNERS • INC

Architecture • Engineering • Planning
Interior Design • Landscape Architecture
2601 South Bayshore Drive
Suite 1000
Miami, Florida 33133
(305) 859-2050
Fax (305) 860-3700

PREPARED FOR/OWNER:
CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



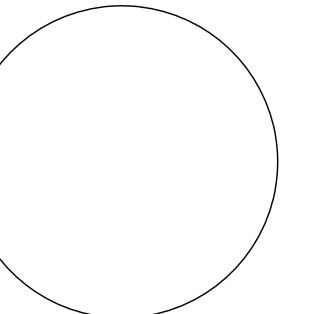
PROJECT NAME:
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:



PROFESSIONAL SEAL:



FREDERICK H. HILDEBRANDT
FLORIDA REGISTERED LAND SURVEYOR
FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

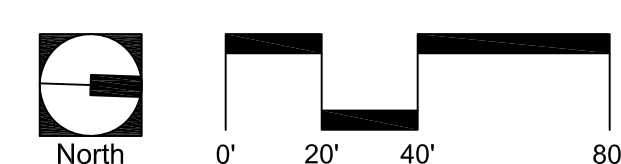
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3	08/30/02	BEARING CHANGE, LEGAL DESC
4	08/08/02	REVISED BOUNDARY
5	11/14/02	REVISED L.D., LESS WATER TOWER
6	11/29/02	1799.30' TO 1799.27'

DRAWING SHEET INFORMATION

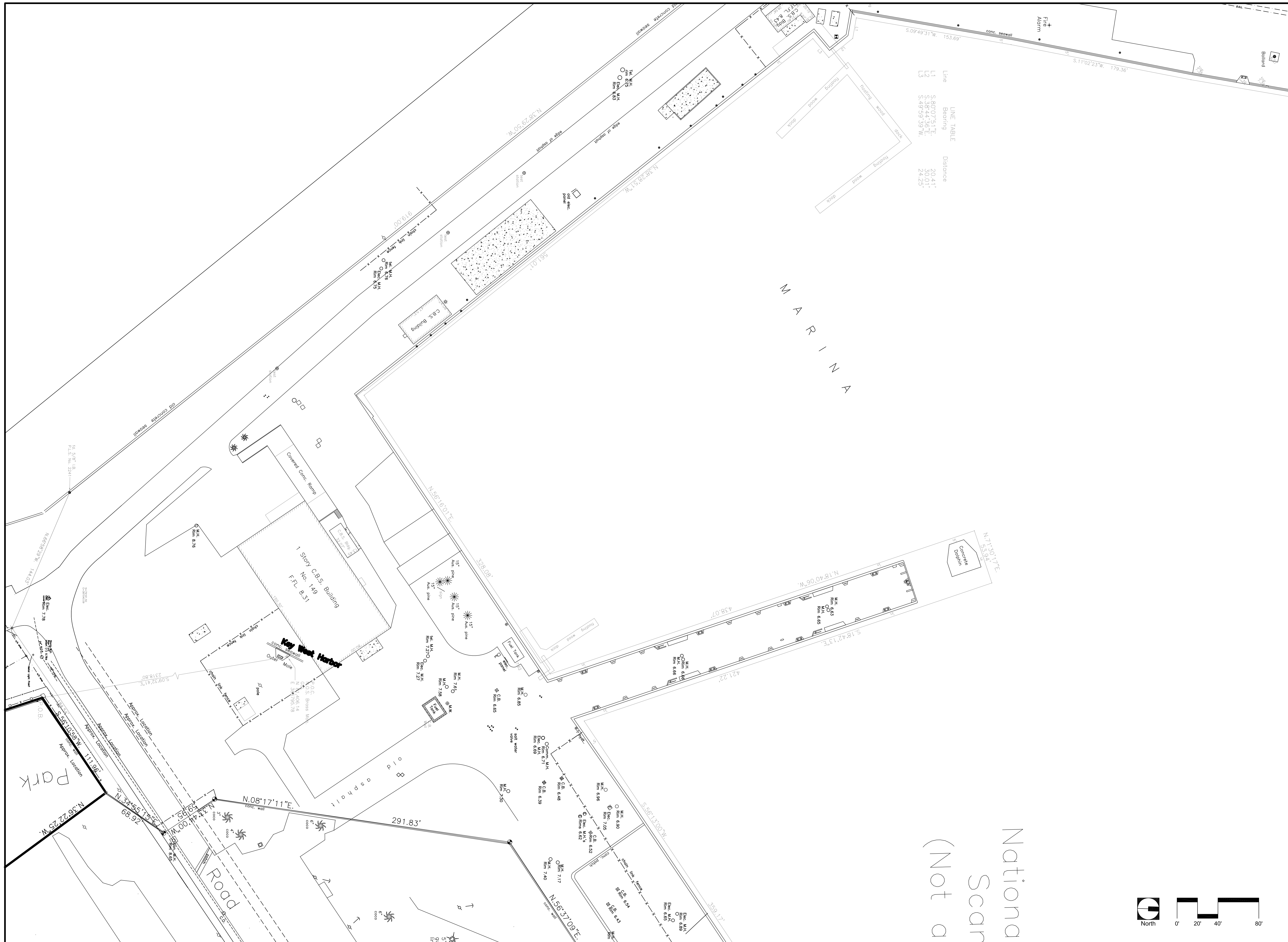
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SCALE: 1" = 40'-0"
DATE: August 8, 2002
DRAWN BY: FHH
CHECKED BY: FHH
CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
OVERALL SURVEY PLAN
SHEET NO.

SS-08



Sheet 4



LINE TABLE

Line	Bearing	Distance
1	S.80°07'51.71\"E	30.41'
2	S.38°44'36.71\"E	30.01'
3	S.49°59'39.71\"W	24.25'

PREPARED FOR/OWNER:
 CITY OF KEY WEST, FL
 P. O. BOX 1409
 3140 FLAGLER AVENUE
 KEY WEST, FL 33041



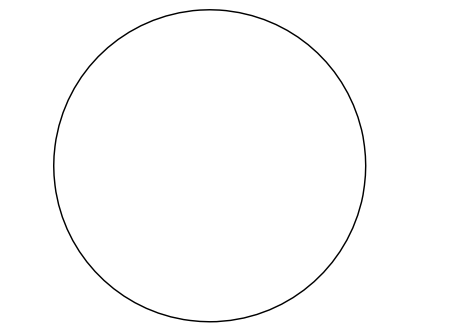
PROJECT NAME:
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
 TRUMAN WATERFRONT PARK
 WEST OF FORT STREET AND THE
 TRUMAN ANNEX DEVELOPMENT,
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PROFESSIONAL SEAL:



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 FL LICENSE NO.: 2749

SUBMITTAL DESCRIPTION / MILESTONE:

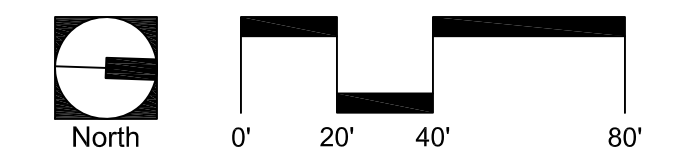
DEVELOPMENT APPLICATION
 January 14, 2013

REVISIONS:

NO.	DATE	DESCRIPTION
2	05/19/06	REVISED BOUNDARY
3	08/30/02	BEARING CHANGE, LEGAL DESCR
4	08/08/02	REVISED BOUNDARY
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DRAWING SHEET INFORMATION
 IS PROJECT NO.: 02-524
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 CADD FILE: X Truman Waterfront Survey.dwg

DRAWING TITLE:
OVERALL SURVEY PLAN
 SHEET NO.

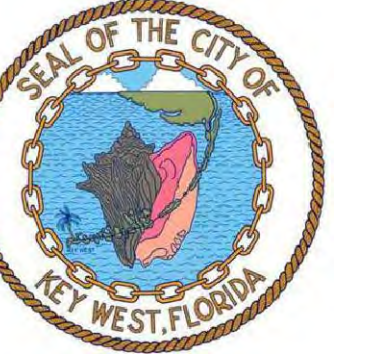




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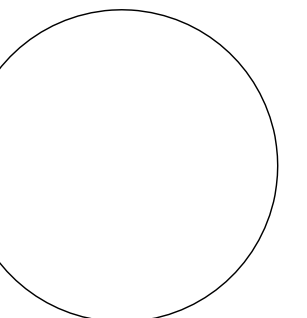
PROJECT NAME:

TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

REVISIONS:
1 02/22/2013

DRAWING SHEET INFORMATION

BA PROJECT NO.: 12010
SCALE: 1" = 100'-0"
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X:\Truman Waterfront Base.dwg

DRAWING TITLE:

TREE DISPOSITION
KEY SHEET

SHEET NO.

LT-00

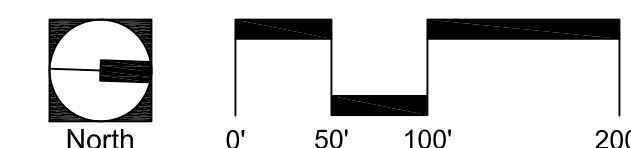
TREE PROTECTION AND RELOCATION NOTES:

1. EVERY EFFORT HAS BEEN MADE TO PRESERVE OR RELOCATE EXISTING TREES.
2. SPECIMEN TREES WILL BE PRESERVED PER CHAPTER 110, ARTICLE VI, DIVISION 1, SECTION 110-251 THROUGH SECTION 110-260; CHAPTER 110 ARTICLE VI, DIVISION 4, SECTIONS 110-366 THROUGH SECTION 110-369 AND CHAPTER 108, ARTICLE VI, DIVISION 3 OF THE CITY OF KEY WEST, FLORIDA CODE OF ORDINANCES.
3. MEASURES WILL BE TAKEN DURING CONSTRUCTION TO NEGATE IMPACTS TO THE ROOT SYSTEM OF EXISTING TREES TO BE PROTECTED.
4. TREE RELOCATION WILL BE PREFORMED IN ACCORDANCE WITH CHAPTER 110, ARTICLE VI, DIVISION 3 OF THE CITY OF KEY WEST, FLORIDA CODE OF ORDINANCES.
5. PER CHAPTER 110, ARTICLE VI, DIVISION 1, SECTION 110-254 OF THE CITY OF KEY WEST, FLORIDA CODE OF ORDINANCES, EXISTING TREES THAT ARE CONSIDERED "UNPROTECTED" WILL BE REMOVED WITHOUT RESERVATION OR PERMIT.

SHEET 01 SHEET 02

SHEET 03 SHEET 04 SHEET 05 SHEET 06 SHEET 07

SHEET 08 SHEET 09 SHEET 10





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3140 FLAGLER AVENUE
KEY WEST, FL 33041



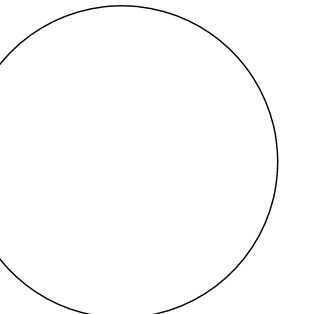
PROJECT NAME:

TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
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NORTH OF KEY WEST NAVAL BASE

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LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

REVISIONS:
1 02/22/2013

DRAWING SHEET INFORMATION

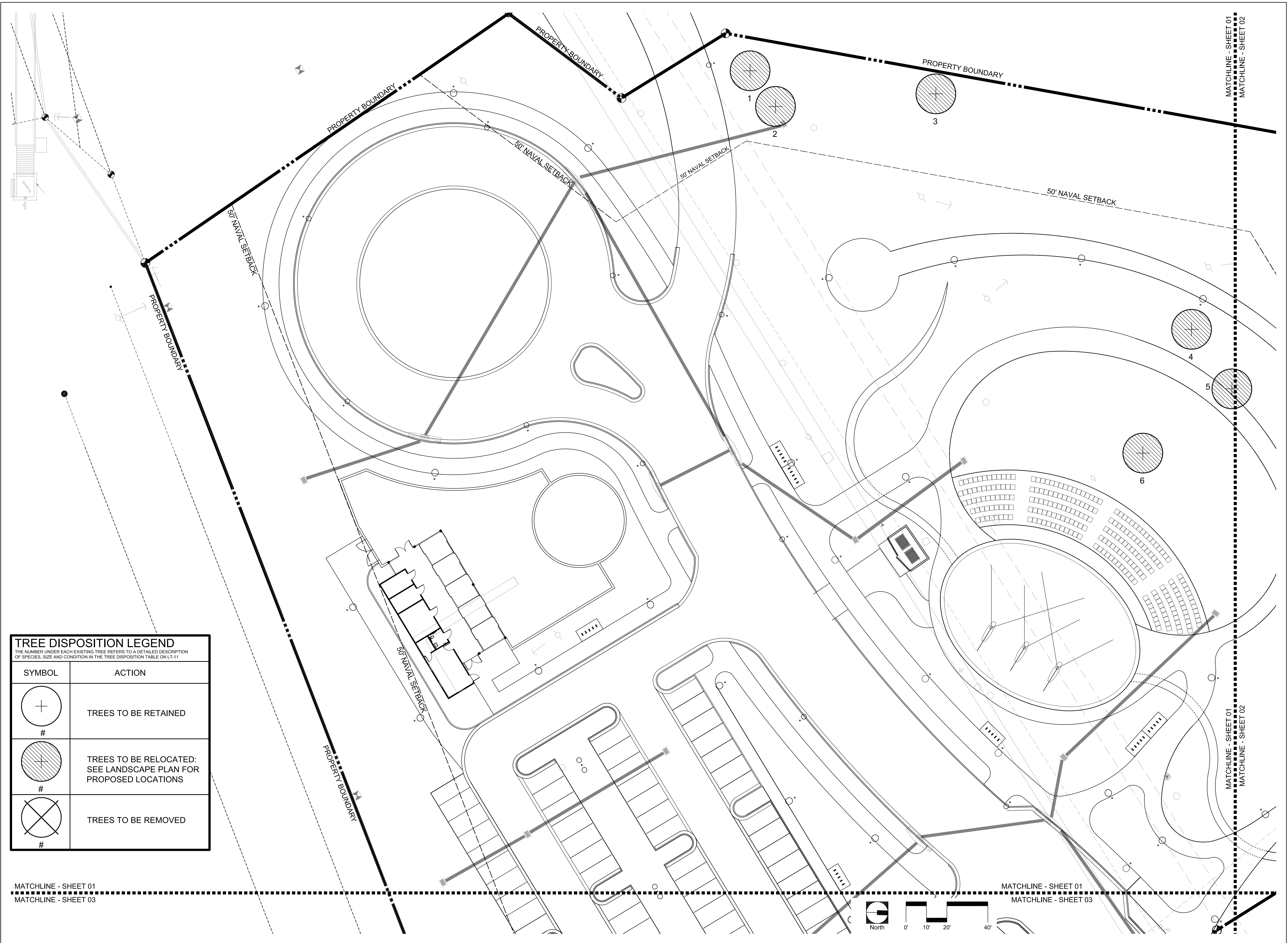
BA PROJECT NO.: 12010
SCALE: 1" = 20'-0"
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X:\Truman Waterfront Base.dwg

DRAWING TITLE:

TREE DISPOSITION PLAN

SHEET NO.

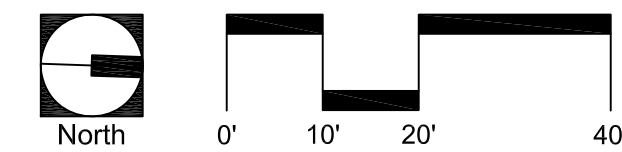
LT-01



TREE DISPOSITION LEGEND	
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-1	
SYMBOL	ACTION
	TREES TO BE RETAINED
	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
	TREES TO BE REMOVED

MATCHLINE - SHEET 01
MATCHLINE - SHEET 03

MATCHLINE - SHEET 01
MATCHLINE - SHEET 03





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3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:

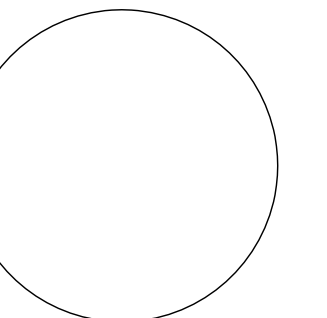
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

**DEVELOPMENT
APPLICATION
January 14, 2013**

REVISIONS:

1 02/22/2013

DRAWING SHEET INFORMATION

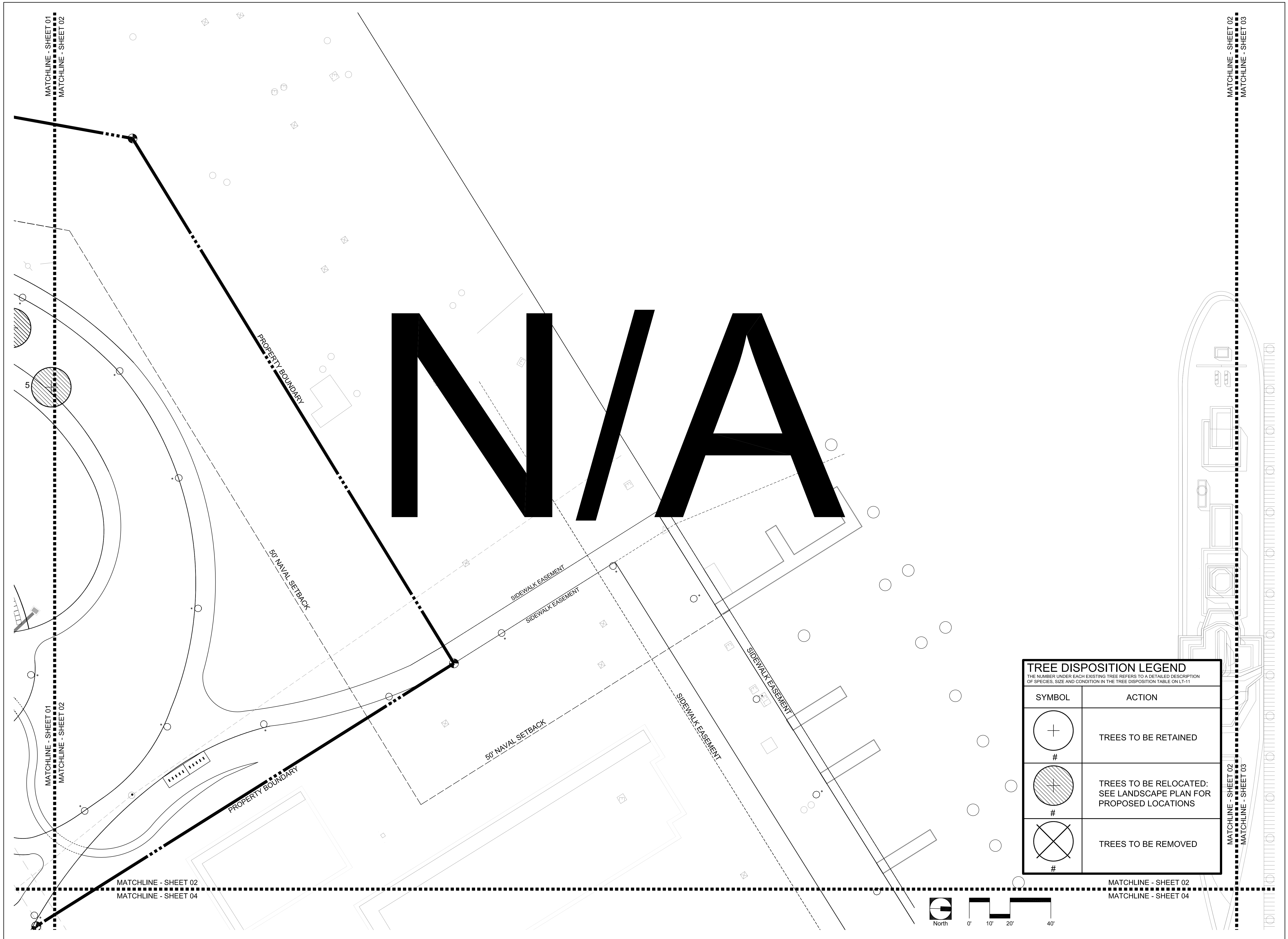
BA PROJECT NO.: 12010
SCALE: 1" = 20'-0"
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X Truman Waterfront Base.dwg

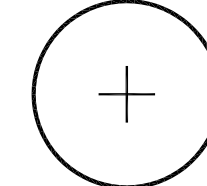
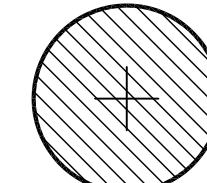
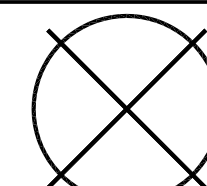
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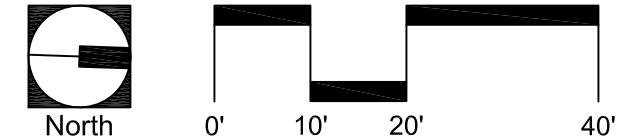
**TREE
DISPOSITION
PLAN**

SHEET NO.

LT-02



TREE DISPOSITION LEGEND	
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-11	
SYMBOL	ACTION
 #	TREES TO BE RETAINED
 #	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
 #	TREES TO BE REMOVED





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CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:

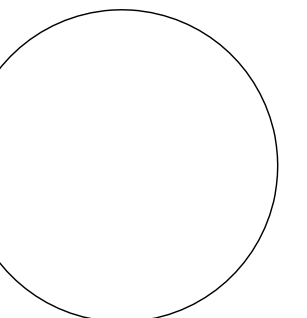
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

REVISIONS:
1 02/22/2013

DRAWING SHEET INFORMATION

BA PROJECT NO.: 12010
SCALE: 1" = 20'-0"
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X:\Truman Waterfront Base.dwg

DRAWING TITLE:

TREE DISPOSITION PLAN

SHEET NO.

LT-03

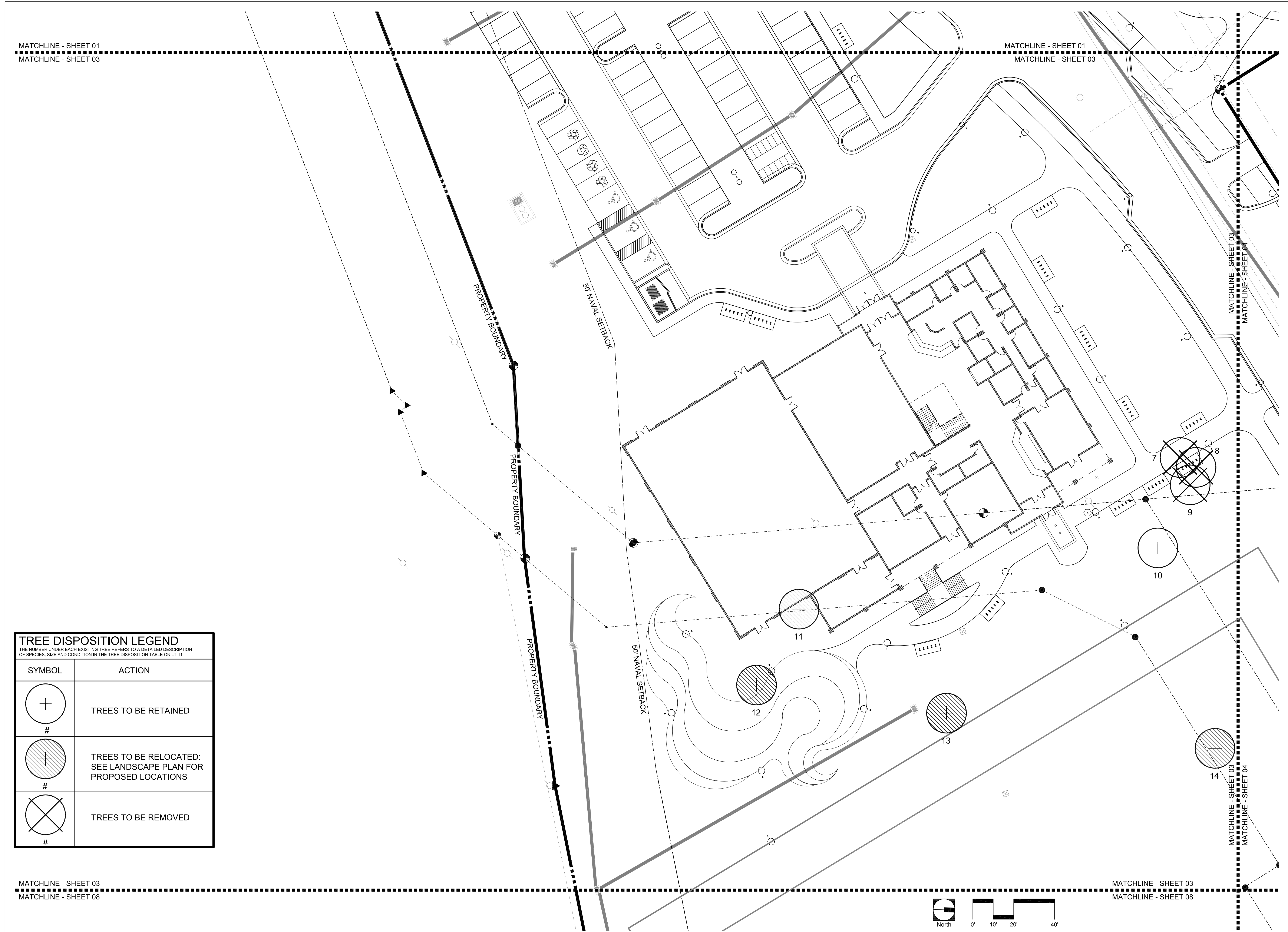
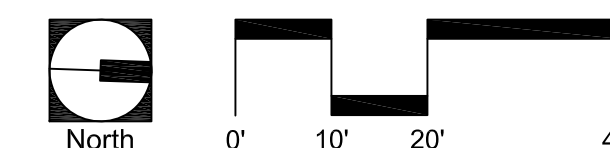
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MATCHLINE - SHEET 03

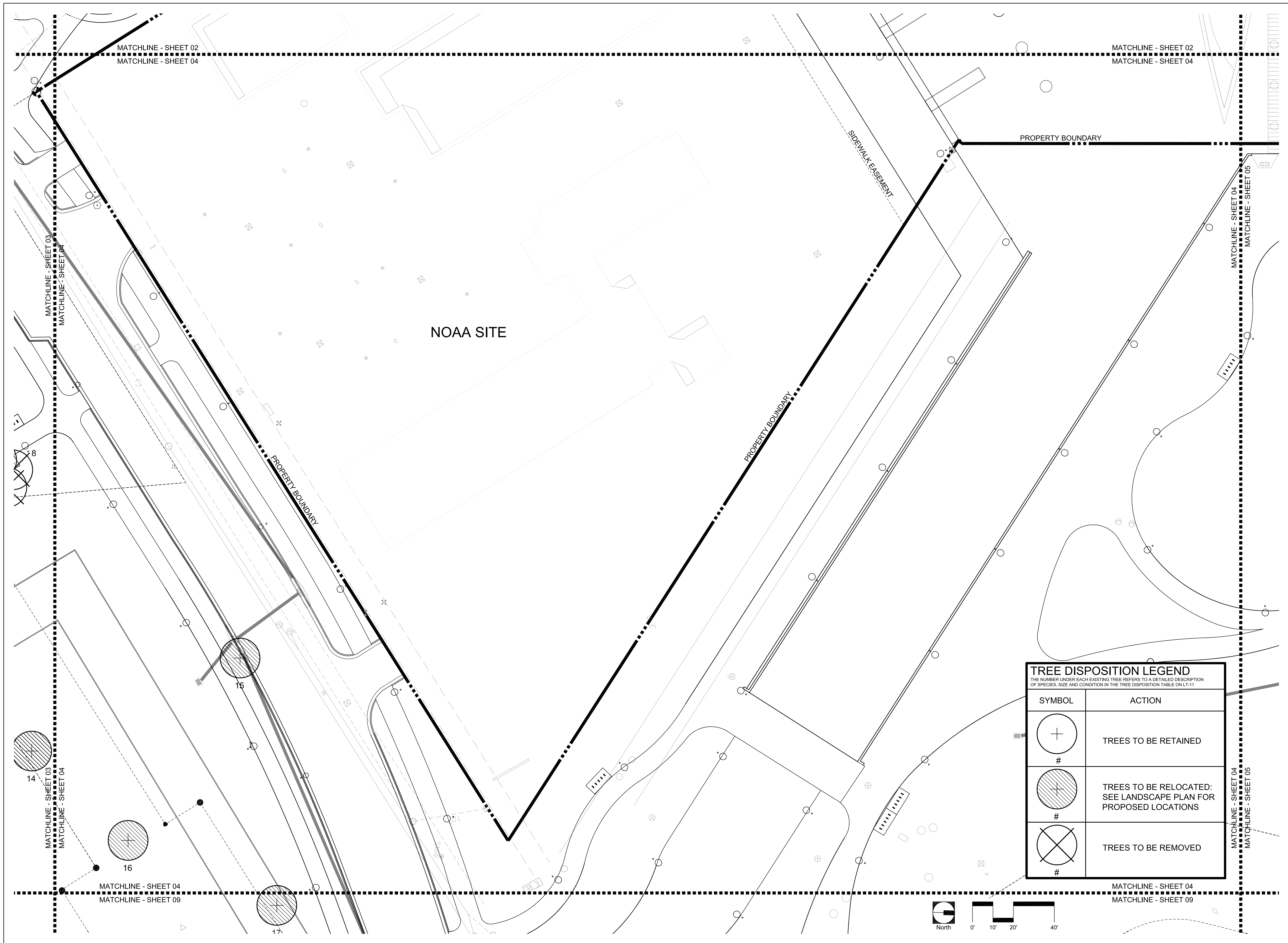
MATCHLINE - SHEET 01
MATCHLINE - SHEET 03

MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

TREE DISPOSITION LEGEND	
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-1	
SYMBOL	ACTION
	TREES TO BE RETAINED
	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
	TREES TO BE REMOVED





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3140 FLAGLER AVENUE
KEY WEST, FL 33041

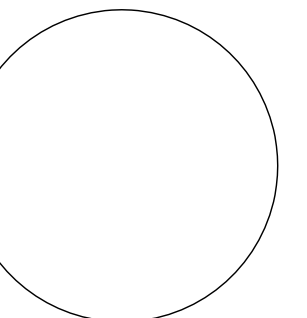


PROJECT NAME:
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:
**TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE**

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

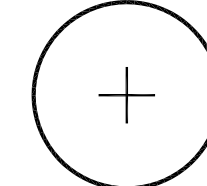
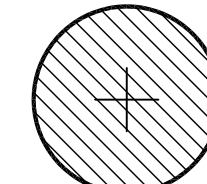
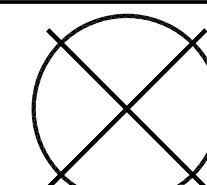
**DEVELOPMENT
APPLICATION
January 14, 2013**

REVISIONS:
1 02/22/2013

DRAWING SHEET INFORMATION
BA PROJECT NO.: 12010
SCALE: 1" = 20'-0"
DATE: January 14, 2013
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: X:\Truman Waterfront Base.dwg

DRAWING TITLE:
**TREE
DISPOSITION
PLAN**
SHEET NO.

LT-04

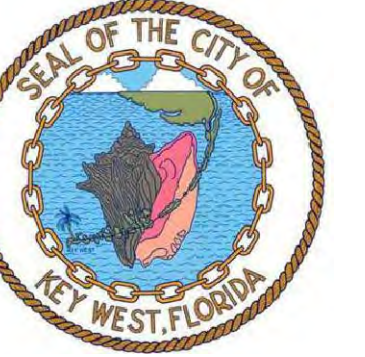
TREE DISPOSITION LEGEND	
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-11	
SYMBOL	ACTION
 #	TREES TO BE RETAINED
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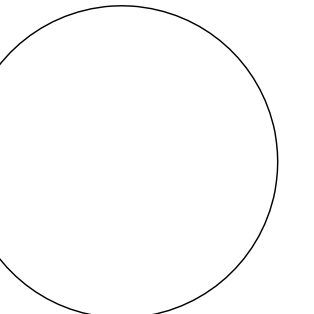
PROJECT NAME:

TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 14, 2013

REVISIONS:
1 02/22/2013

DRAWING SHEET INFORMATION

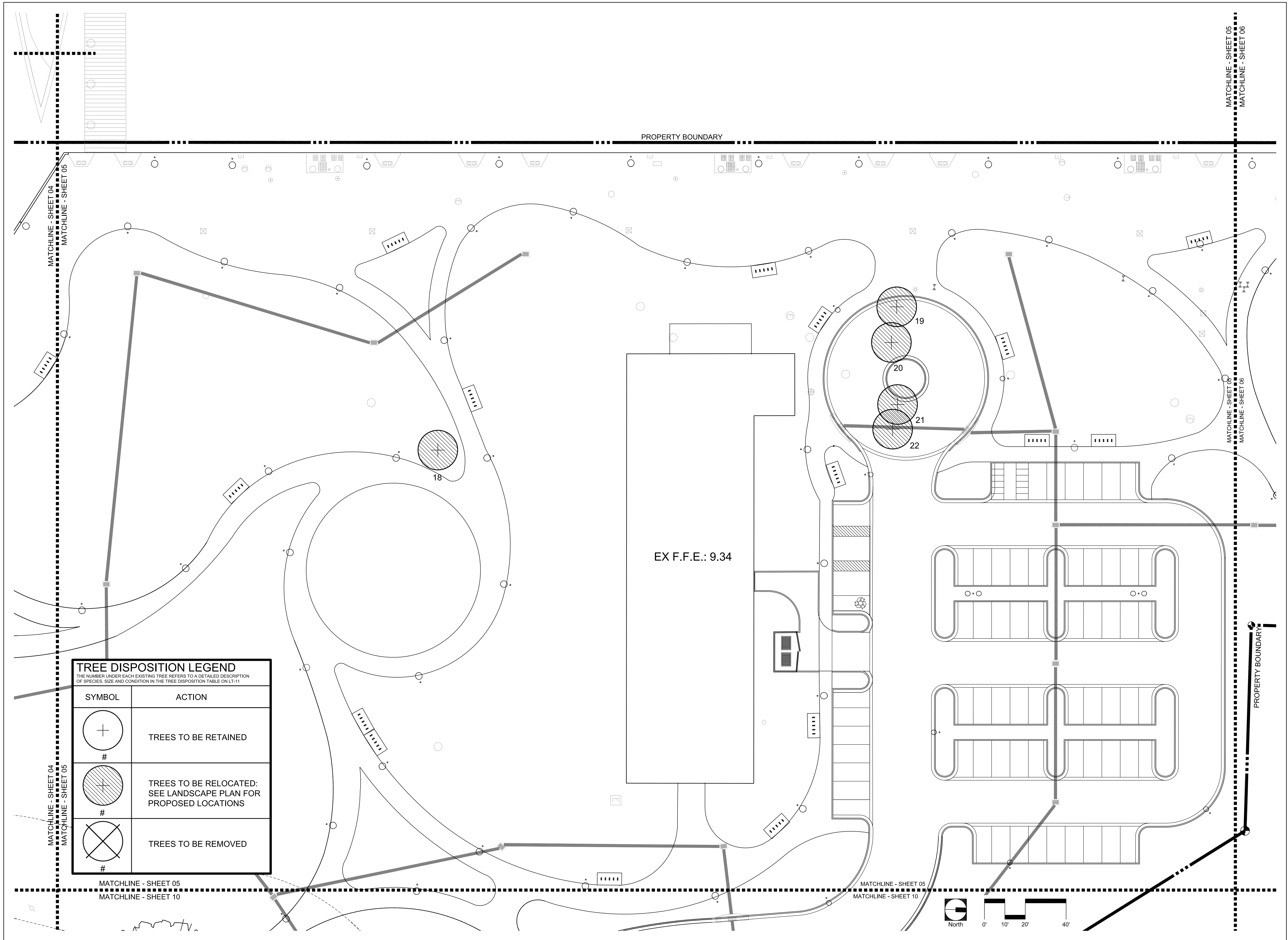
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DATE: January 14, 2013
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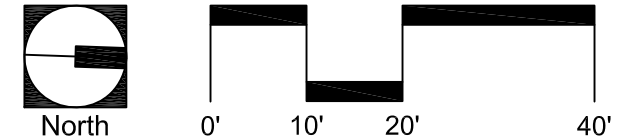
TREE DISPOSITION PLAN

SHEET NO.

LT-05



TREE DISPOSITION LEGEND	
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-11	
SYMBOL	ACTION
	TREES TO BE RETAINED
	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
	TREES TO BE REMOVED

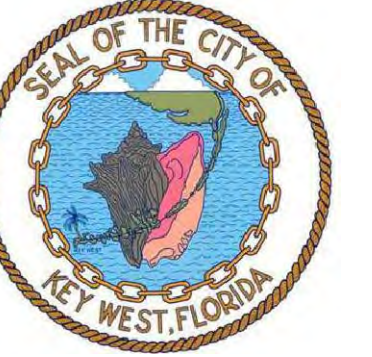




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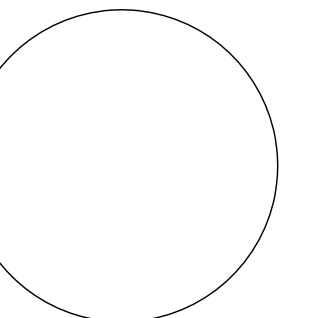
PROJECT NAME:

TRUMAN WATERFRONT PARK

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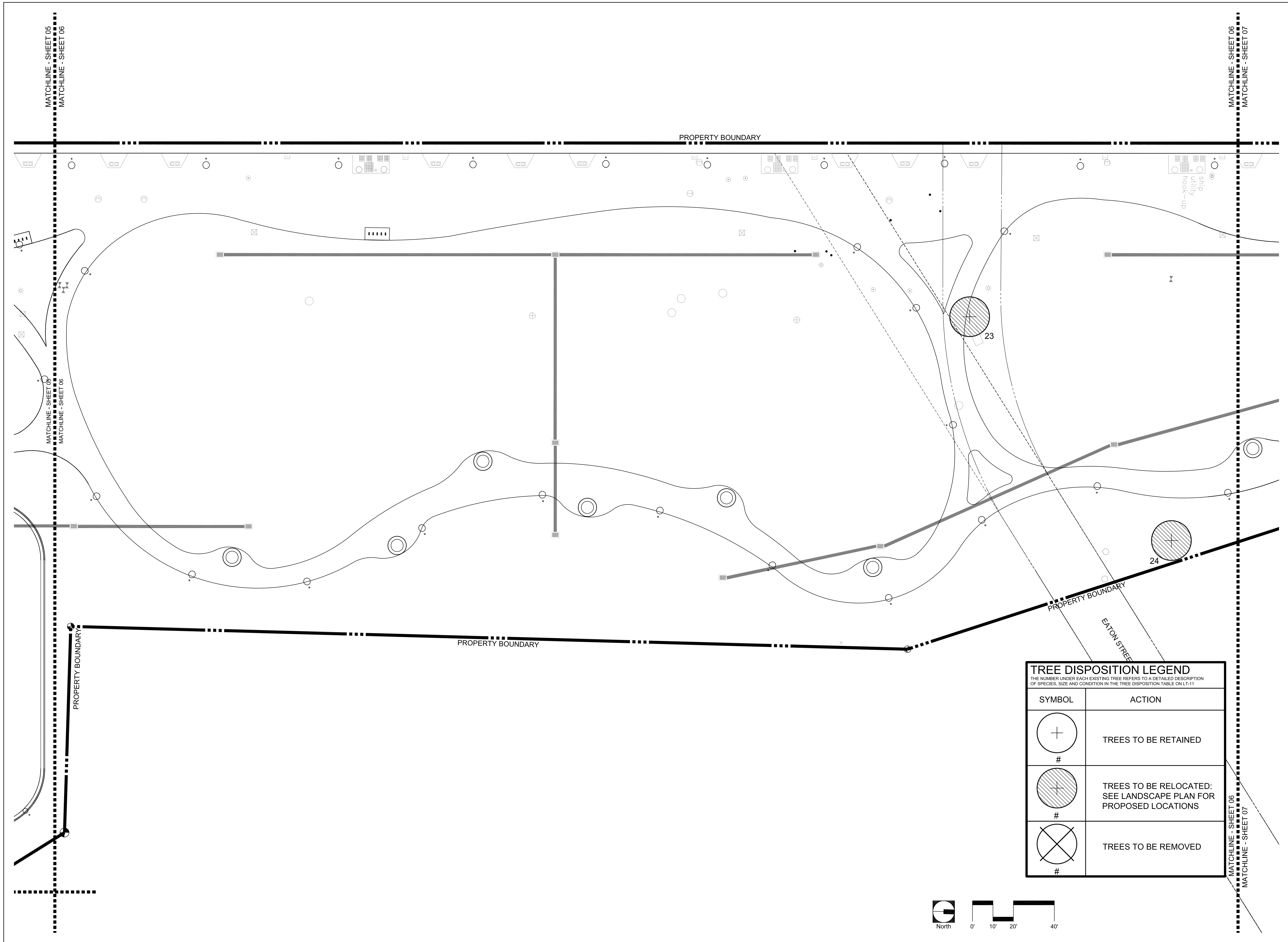
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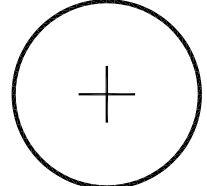
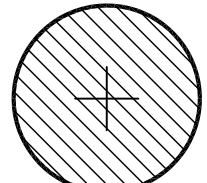
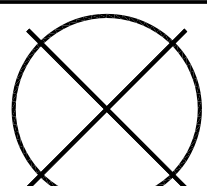
TREE DISPOSITION PLAN

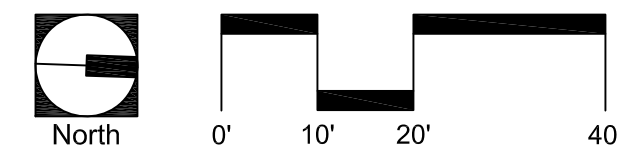
SHEET NO.

LT-06



TREE DISPOSITION LEGEND
THE NUMBER UNDER EACH EXISTING TREE REFERS TO A DETAILED DESCRIPTION OF SPECIES, SIZE AND CONDITION IN THE TREE DISPOSITION TABLE ON LT-11

SYMBOL	ACTION
 #	TREES TO BE RETAINED
 #	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
 #	TREES TO BE REMOVED





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P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041**



PROJECT NAME:

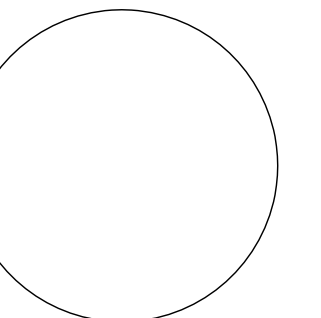
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:

**TRUMAN WATERFRONT PARK
WEST OF FORT STREET AND THE
TRUMAN ANNEX DEVELOPMENT,
NORTH OF KEY WEST NAVAL BASE**

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



**KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705**

SUBMITTAL DESCRIPTION / MILESTONE:

**DEVELOPMENT
APPLICATION
January 14, 2013**

REVISIONS:

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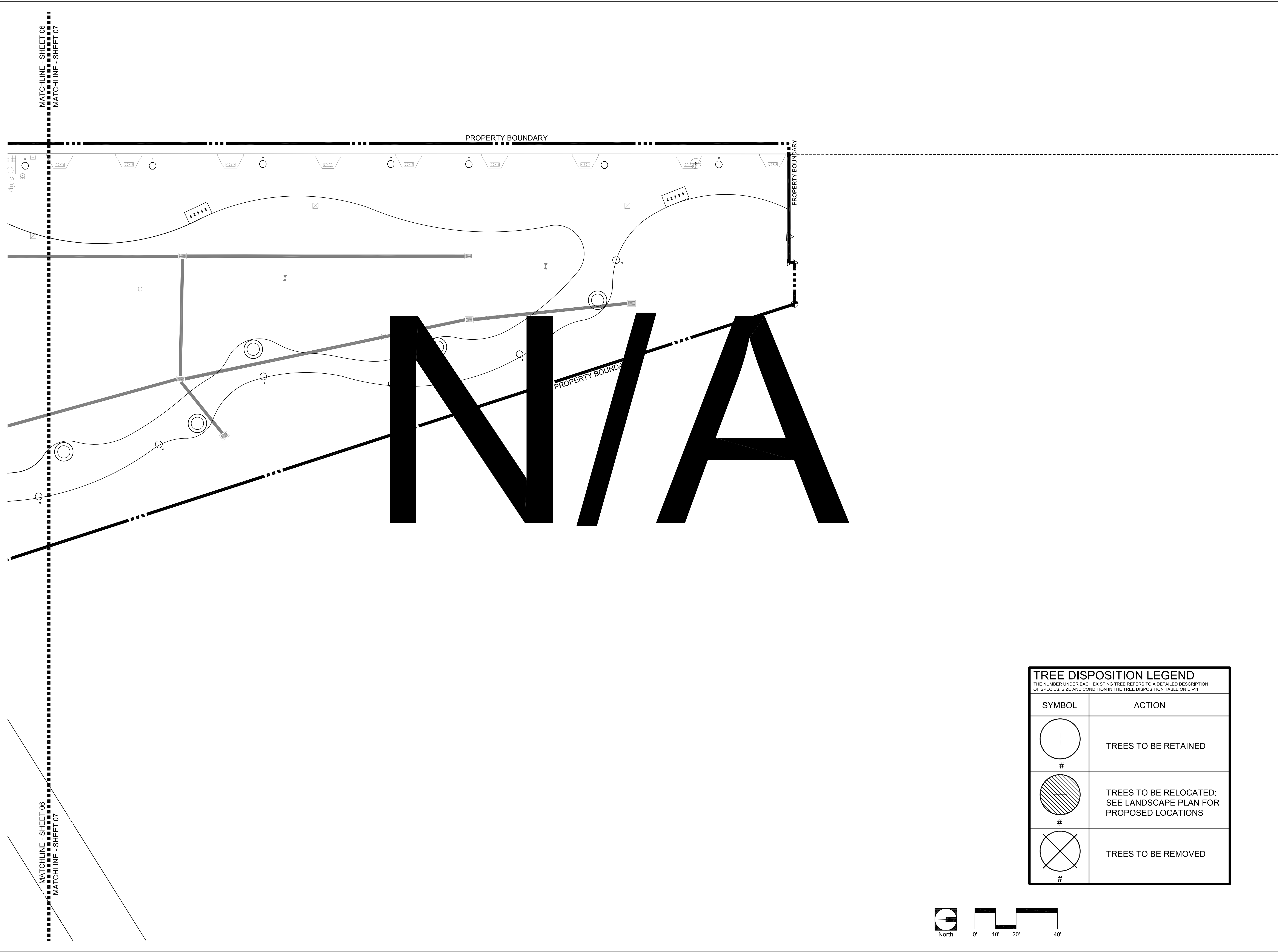
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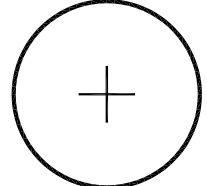
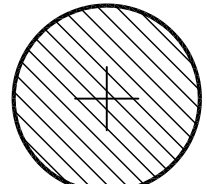
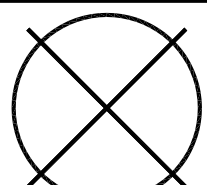
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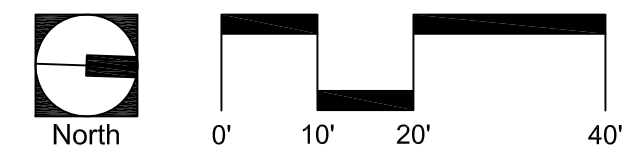
**TREE
DISPOSITION
PLAN**

SHEET NO.

LT-07

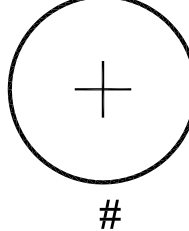
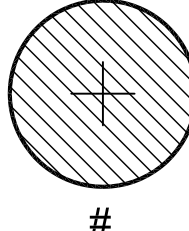
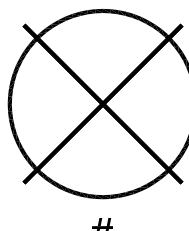


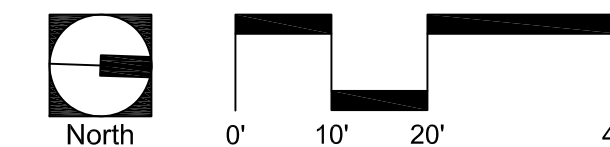
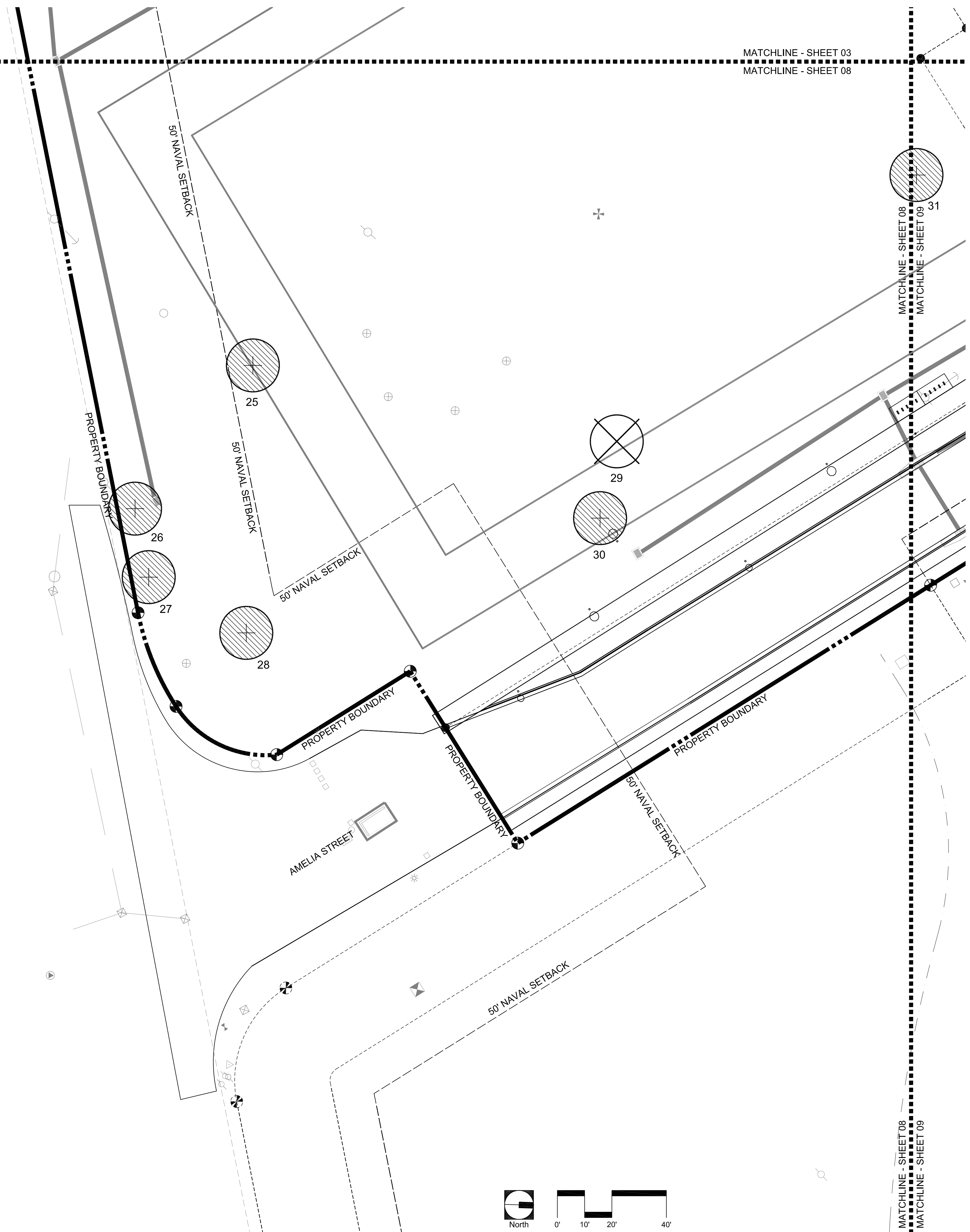
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MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

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MATCHLINE - SHEET 08
MATCHLINE - SHEET 09



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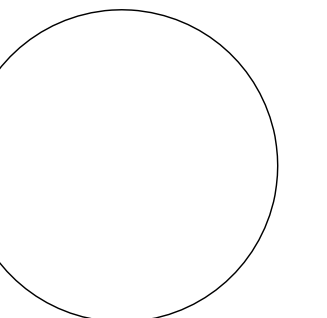
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:

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WEST OF FORT STREET AND THE
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SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

**DEVELOPMENT
APPLICATION
January 14, 2013**

REVISIONS:

1 02/22/2013

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**TREE
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PLAN**

SHEET NO.

LT-08



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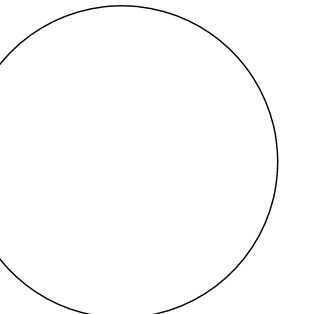
PROJECT NAME:

TRUMAN WATERFRONT PARK

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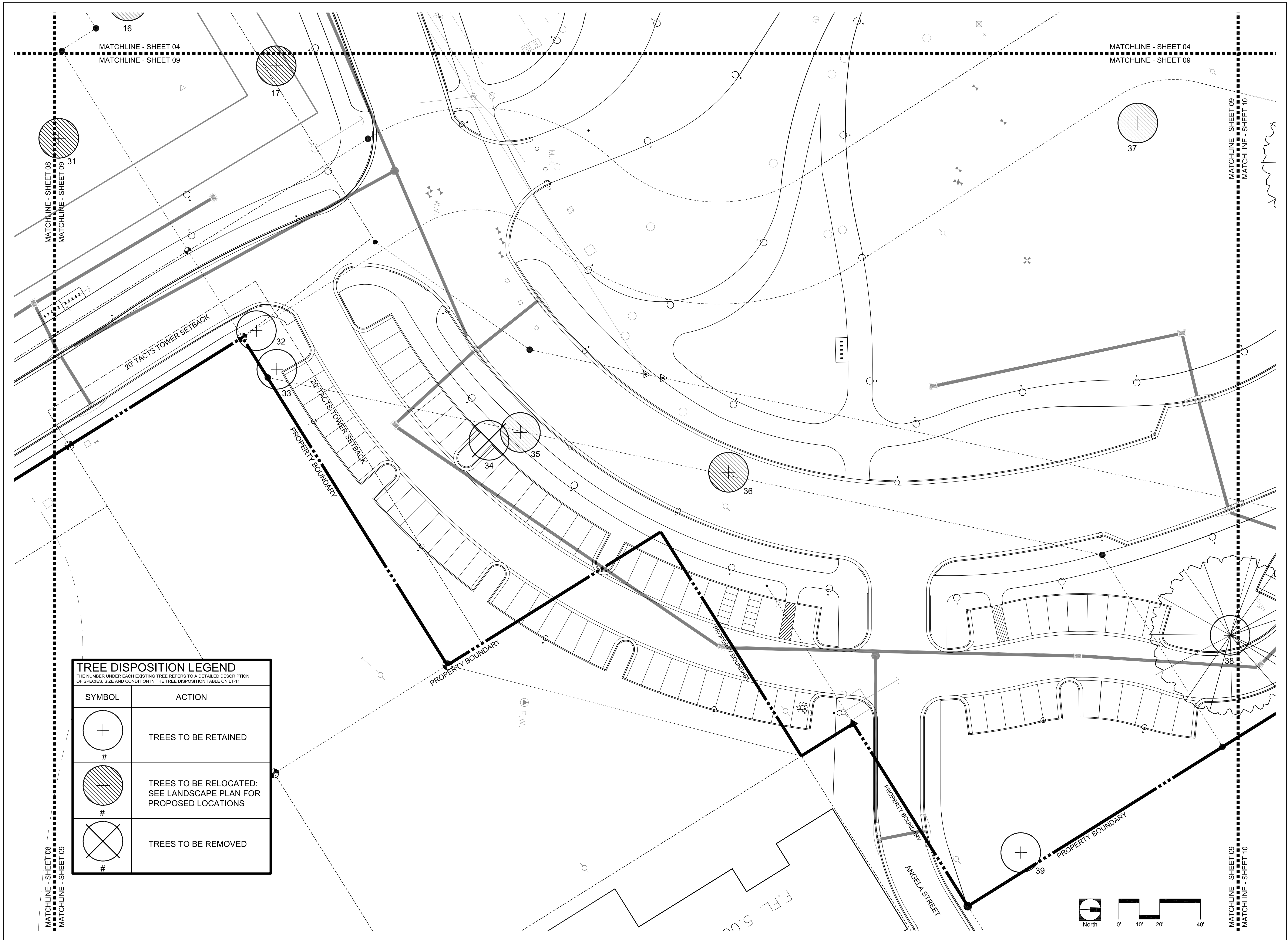
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TREE DISPOSITION PLAN

SHEET NO.

LT-09



TREE DISPOSITION LEGEND
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	TREES TO BE RETAINED
#	
	TREES TO BE RELOCATED: SEE LANDSCAPE PLAN FOR PROPOSED LOCATIONS
#	
	TREES TO BE REMOVED
#	

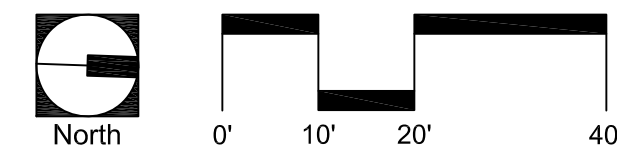
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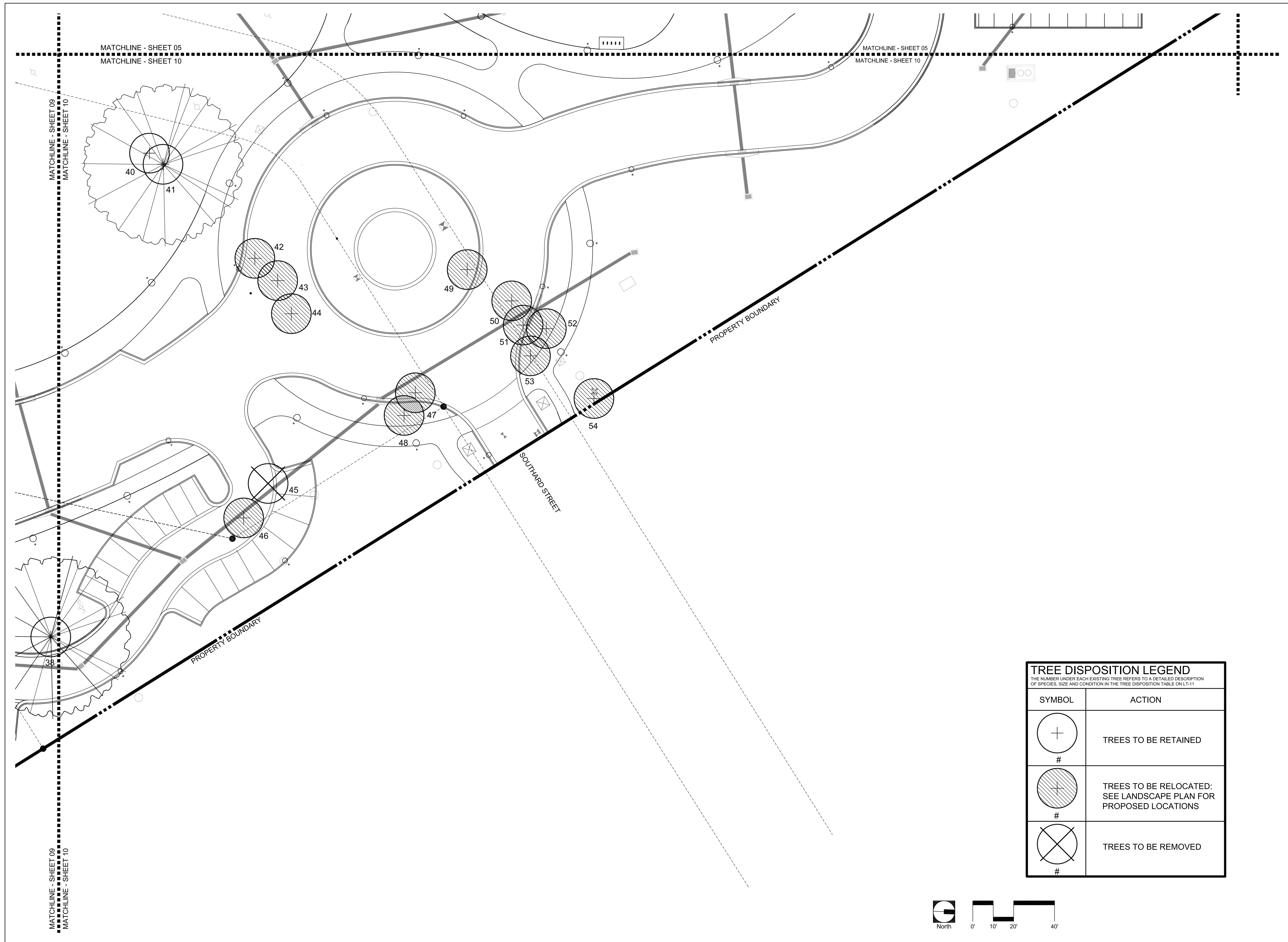
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MATCHLINE - SHEET 09
MATCHLINE - SHEET 10





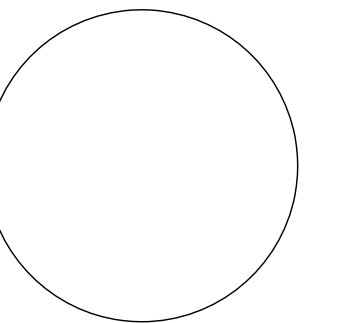
PREPARED FOR/OWNER:
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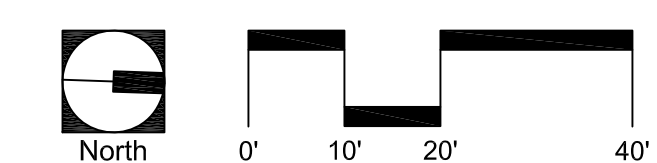
DEVELOPMENT APPLICATION
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TREE DISPOSITION PLAN
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NUMBER	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	Disposition
1	<i>Cocos nucifera</i>	COCONUT PALM	15' OVERALL HEIGHT	GOOD	RELOCATE
2	<i>Cocos nucifera</i>	COCONUT PALM	15' OVERALL HEIGHT	GOOD	RELOCATE
3	<i>Cocos nucifera</i>	COCONUT PALM	15' OVERALL HEIGHT	GOOD	RELOCATE
4	<i>Bursera simaruba</i>	GUMBO LIMBO	15' x 15'; 10" CAL	GOOD	RELOCATE
5	<i>Bursera simaruba</i>	GUMBO LIMBO	15' x 12'; 8" CAL	GOOD	RELOCATE
6	<i>Hyophorbe lagenicaulis</i>	BOTTLE PALM	5' OVERALL HEIGHT	GOOD	RELOCATE
7	<i>Phoenix reclinata</i>	DATE PALM	10' Cluster	INVASIVE SPECIES	REMOVE
8	<i>Casuarina spp.</i>	AUSTRALIAN PINE		INVASIVE SPECIES	REMOVE
9	<i>Phoenix reclinata</i>	DATE PALM		INVASIVE SPECIES	REMOVE
10	<i>Swietenia mahagoni</i>	MAHOGANY	30' x 30'; 30" CAL	GOOD	PRESERVE
11	<i>Swietenia mahagoni</i>	MAHOGANY	20' x 20'; 18" CAL	GOOD	RELOCATE
12	<i>Cocos nucifera</i>	COCONUT PALM	24' OVERALL HEIGHT	GOOD	RELOCATE
13	<i>Cocos nucifera</i>	COCONUT PALM	20' OVERALL HEIGHT	GOOD	RELOCATE
14	<i>Swietenia mahagoni</i>	MAHOGANY	30' x 30'; 24" CAL	GOOD	RELOCATE
15	<i>Ficus nidia</i>	LAUREL FICUS	20' x 30'; 20" CAL	INVASIVE SPECIES	REMOVE
16	<i>Sabal palmetto</i>	CABBAGE PALM	25' OVERALL HEIGHT	GOOD	RELOCATE
17	<i>Cocos nucifera</i>	COCONUT PALM	20' OVERALL HEIGHT	GOOD	RELOCATE
18	<i>Cocos nucifera</i>	COCONUT PALM	12' OVERALL HEIGHT	GOOD	RELOCATE
19	<i>Cocos nucifera</i>	COCONUT PALM	10' OVERALL HEIGHT	GOOD	RELOCATE
20	<i>Cocos nucifera</i>	COCONUT PALM	10' OVERALL HEIGHT	GOOD	RELOCATE
21	<i>Cocos nucifera</i>	COCONUT PALM	10' OVERALL HEIGHT	GOOD	RELOCATE
22	<i>Cocos nucifera</i>	COCONUT PALM	10' OVERALL HEIGHT	GOOD	RELOCATE
23	<i>Washingtonia robusta</i>	WASHINGTON PALM	24' OVERALL HEIGHT	GOOD	RELOCATE
24	<i>Washingtonia robusta</i>	WASHINGTON PALM	24' OVERALL HEIGHT	GOOD	RELOCATE
25	<i>Swietenia mahagoni</i>	MAHOGANY	20' x 20'; 12" CAL	GOOD	RELOCATE
26	<i>Cocos nucifera</i>	COCONUT PALM	15' OVERALL HEIGHT	GOOD	RELOCATE
27	<i>Cocos nucifera</i>	COCONUT PALM	20' OVERALL HEIGHT	GOOD	RELOCATE
28	<i>Cocos nucifera</i>	COCONUT PALM	20' OVERALL HEIGHT	GOOD	RELOCATE
29	<i>Casuarina spp.</i>	AUSTRALIAN PINE	40' x 40'; 24" CAL	INVASIVE SPECIES	REMOVE
30	<i>Cocos nucifera</i>	COCONUT PALM	25' OVERALL HEIGHT	GOOD	RELOCATE
31	<i>unknown</i>		12" CAL		REMOVE
32	<i>Coccoloba uvifera</i>	SEAGRAPE	20' x 20'; 36" CLUMP	GOOD	PRESERVE
33	<i>Bursera simaruba</i>	GUMBO LIMBO	15' x 15'; 12" CAL	GOOD	PRESERVE
34	<i>Bursera simaruba</i>	GUMBO LIMBO	20' x 10'; 10" CAL	POOR	REMOVE
35	<i>Bursera simaruba</i>	GUMBO LIMBO	25' x 15'; 16" CAL	GOOD	RELOCATE
36	<i>Bursera simaruba</i>	GUMBO LIMBO	20' x 20'; 18" CAL	GOOD	RELOCATE
37	<i>Cocos nucifera</i>	COCONUT PALM	20' OVERALL HEIGHT	GOOD	RELOCATE
38	<i>Coccoloba uvifera</i>	SEAGRAPE	25' x 35'; 36" CLUMP	GOOD	PRESERVE

NUMBER	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	Disposition
39	<i>Bursera simaruba</i>	GUMBO LIMBO	30' x 30'; 24" CAL	GOOD	PRESERVE
40	<i>Phoenix dactylifera 'medjool'</i>	MEDJOO DATE PALM	40' x 40'; 15" CLUMP	GOOD	PRESERVE
41	<i>Ficus nidia</i>	LAUREL FICUS		GOOD	PRESERVE
42	<i>Bursera simaruba</i>	GUMBO LIMBO	20' x 15'; 18" CAL	GOOD	RELOCATE
43	<i>Bursera simaruba</i>	GUMBO LIMBO	15' x 15'; 12" CAL	GOOD	RELOCATE
44	<i>Bursera simaruba</i>	GUMBO LIMBO	15' x 15'; 16" CAL	GOOD	RELOCATE
45	<i>Bucida buceras</i>	BLACK OLIVE	15' x 15'; 8" CAL	POOR	REMOVE
46	<i>Bursera simaruba</i>	GUMBO LIMBO	18' x 18'; 14" CAL	GOOD	RELOCATE
47	<i>Washingtonia robusta</i>	WASHINGTON PALM	30' OVERALL HEIGHT	GOOD	RELOCATE
48	<i>Ficus nidia</i>	LAUREL FICUS	15' x 15'; 18" CLUMP	INVASIVE SPECIES	REMOVE
49	<i>Cocos nucifera</i>	COCONUT PALM	35' OVERALL HEIGHT	GOOD	RELOCATE
50	<i>Washingtonia robusta</i>	WASHINGTON PALM	25' OVERALL HEIGHT	GOOD	RELOCATE
51	<i>Washingtonia robusta</i>	WASHINGTON PALM	25' OVERALL HEIGHT	GOOD	RELOCATE
52	<i>Washingtonia robusta</i>	WASHINGTON PALM	25' OVERALL HEIGHT	GOOD	RELOCATE
53	<i>Bursera simaruba</i>	GUMBO LIMBO	20' x 20'; DBL 12" CAL	GOOD	RELOCATE
54	<i>Washingtonia robusta</i>	WASHINGTON PALM	25' OVERALL HEIGHT	GOOD	RELOCATE



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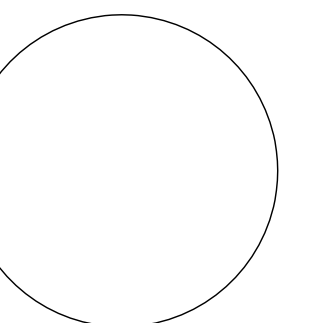
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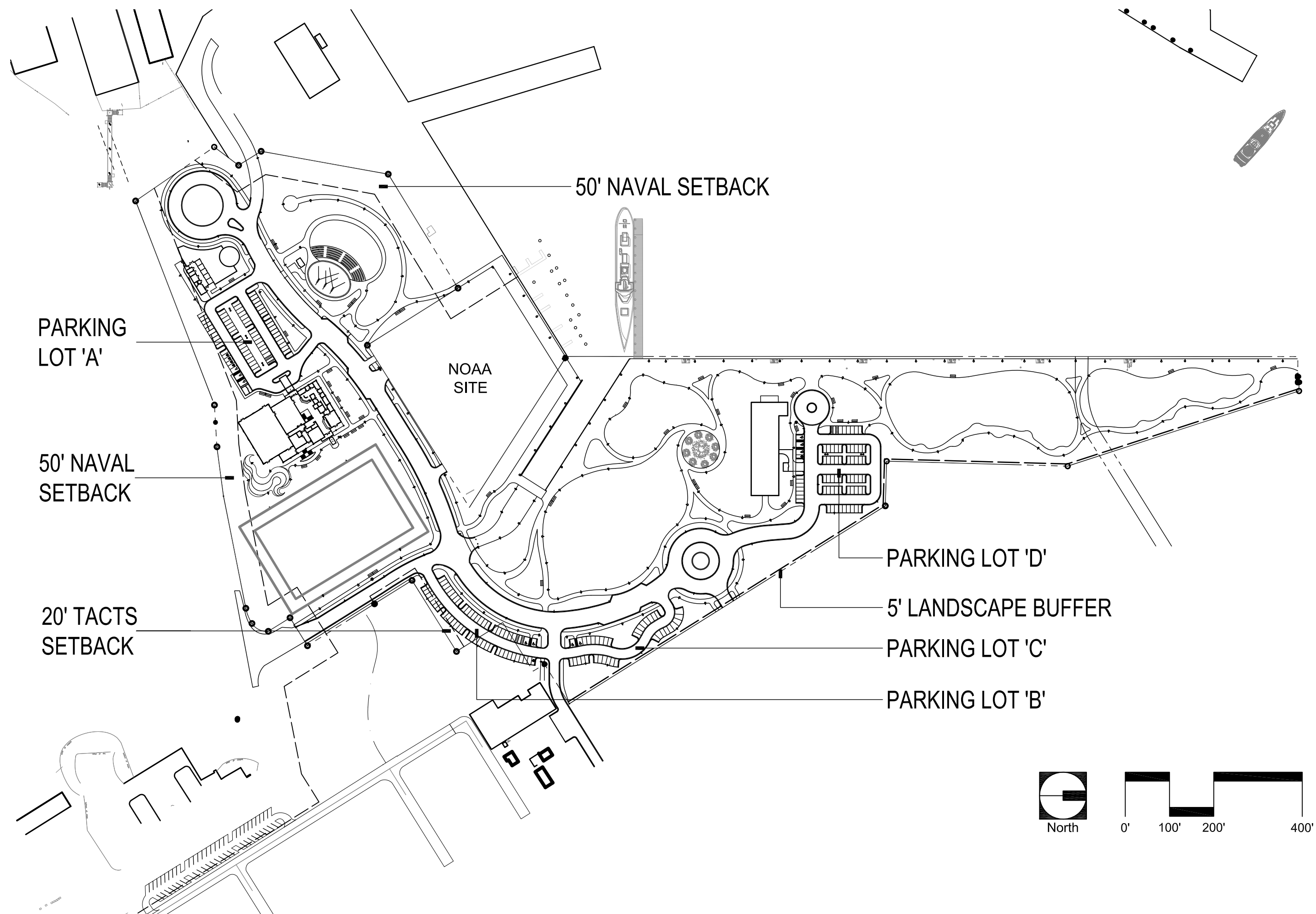
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TREE DISPOSITION TABLE

SHEET NO.



Total Site Area	28.21	acres
Total Site Perimeter	8,980	linear feet
Total Pervious/Open Space	18.30	acres
	797,148	square feet
Total Impervious	9.91	acres
Section 108-346 Open Space, Landscaping and Removal of Exotic Vegetation		
20% Open Space Required	5.64	acres
Provided	18.30	acres
Section 108-347 Required Screening (eastern edge along adjoining residential only)		
Buffer yard Proposed and Adjoining Use:	Type C	
Buffer yard Width Required	5	feet
Buffer yard Width Provided (along eastern edge only)	5	feet
Linear Feet of Buffer yard (longitudinal length)	1,902	feet
Plants Required by Unit (72 units X 1902 linear feet/100)	1,369	plant units
Canopy Trees Required (1369 plant units/10)	137	trees
Canopy Trees Provided (37 canopy + 89 palms/3 = 29)	66	trees
Ornamental Trees Required (1369 plant units/5)	274	ornamentals
Ornamental Trees Provided	79	ornamentals
Shrubs Required (1369 plant per unit)	1,369	shrubs
Shrubs Provided	3,866	shrubs
Section 108-349 Existing Plant Material		
See Section 108-451 Below and Tree Disposition Plans		
108-412 Minimum Landscaping Requirements		
Minimum Landscape Area Required (20%)	5.64	acres
Landscape Area Provided	18.30	acres
70% of Landscape is Native; see Plant Material List		
108-413 Requirements Along Street Frontage		
Not applicable there is no street frontage on this project		
108-414 Requirements for Interior Areas (parking)		
Parking Lot 'A'		
Parking Lot Total Area	37,613	square feet
Landscape Area Required (20% of total parking area)	7,523	square feet
Landscape Area Provided	11013	square feet
Trees Required (1 tree/100 square feet of required landscape interior area: 7,523 SF/100 =)	75	trees
Trees Provided	28	trees
<i>All interior landscape areas are covered with grass, groundcover or shrubs.</i>		
Parking Lot 'B'		
Parking Lot Total Area	19,679	square feet
Landscape Area Required (20% of total parking area)	3,936	square feet
Landscape Area Provided	6,900	square feet
Trees Required (1 tree/100 square feet of required landscape interior area: 3,936 SF/100=)	39	trees
Trees Provided	15	trees
<i>All interior landscape areas are covered with grass, groundcover or shrubs.</i>		
Parking Lot 'C'		
Parking Lot Total Area	18,297	square feet
Landscape Area Required (20% of total parking area)	3,659	square feet
Landscape Area Provided	16,403	square feet
Trees Required (1 tree/100 square feet of required landscape interior area: 3,659 SF/100=)	37	trees
Trees Provided	26	trees
<i>All interior landscape areas are covered with grass, groundcover or shrubs.</i>		
Parking Lot 'D'		
Parking Lot Total Area	36,080	square feet
Landscape Area Required (20% of total parking area)	7,216	square feet
Landscape Area Provided	10,400	square feet
Trees Required (1 tree/100 square feet of required landscape interior area: 7,216 SF/100)	72	trees
Trees Provided	47	trees
<i>All interior landscape areas are covered with grass, groundcover or shrubs.</i>		

108-415 Perimeter Landscape Requirements (parking)		
Parking Lot 'A'		
10' wide perimeter landscape is provided		
Parking Lot Perimeter Length	1,044	linear feet
Perimeter Trees Required (1 tree/35 L.F. of perimeter)	30	trees
Perimeter Trees Provided	30	trees
Perimeter Shrubs Required (10 shrubs for each required tree)	298	shrubs
Perimeter Shrubs Provided	1092	shrubs
Parking Lot 'B'		
10' wide perimeter landscape is provided		
Parking Lot Perimeter Length	901	linear feet
Perimeter Trees Required (1 tree/35 L.F. of perimeter)	26	trees
Perimeter Trees Provided	26	trees
Perimeter Shrubs Required (10 shrubs for each required tree)	257	shrubs
Perimeter Shrubs Provided	906	shrubs
Parking Lot 'C'		
10' wide perimeter landscape is provided		
Parking Lot Perimeter Length	898	linear feet
Perimeter Trees Required (1 tree/35 L.F. of perimeter)	26	trees
Perimeter Trees Provided	26	trees
Perimeter Shrubs Required (10 shrubs for each required tree)	257	shrubs
Perimeter Shrubs Provided	1,096	shrubs
Parking Lot 'D'		
10' wide perimeter landscape is provided		
Parking Lot Perimeter Length	750	linear feet
Perimeter Trees Required (1 tree/35 L.F. of perimeter)	21	trees
Perimeter Trees Provided	21	trees
Perimeter Shrubs Required (10 shrubs for each required tree)	214	shrubs
Perimeter Shrubs Provided	909	shrubs
108-416 Other Landscape Requirements for Non-vehicular Use Areas		
Percent of Site in Non-vehicular Open Space Minus Naval Buffer, Parking Areas and Residential Buffer yard	62.8%	percent
	500,788	square feet
Trees required = 4 trees for each 4,000 square feet of open space: 500,788 SF/4000 SF = 125 X 4 =	500	trees
Trees Provided	792	trees
Section 108-451 Credit for Existing Trees		
Two Tree Credits for Each Preserved Tree		
Number of Preserved Trees	7	
Total Tree Credits (6 trees X 2 credits each)	14	
LANDSCAPE REQUIREMENT SUMMARY		
Total Trees Required	963	trees
Credit for Preserved Existing Trees	14	trees
Total Trees Provided	1090	trees
Ornamental Trees Required	274	ornamentals
Ornamental Trees Provided	279	ornamentals
Total Shrubs Required	2,396	shrubs
Total Shrubs Provided	7,869	shrubs

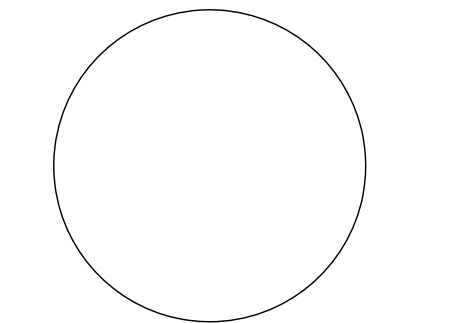
PREPARED FOR/OWNER:
 CITY OF KEY WEST, FL
 P. O. BOX 1409
 3140 FLAGLER AVENUE
 KEY WEST, FL 33041



PROJECT NAME:
TRUMAN WATERFRONT PARK
 PROJECT LOCATION/ADDRESS:
 TRUMAN WATERFRONT AT KEY WEST HARBOR, WEST OF FORT STREET AND EAST QUAY ROAD AND NORTH OF ANGELA STREET

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



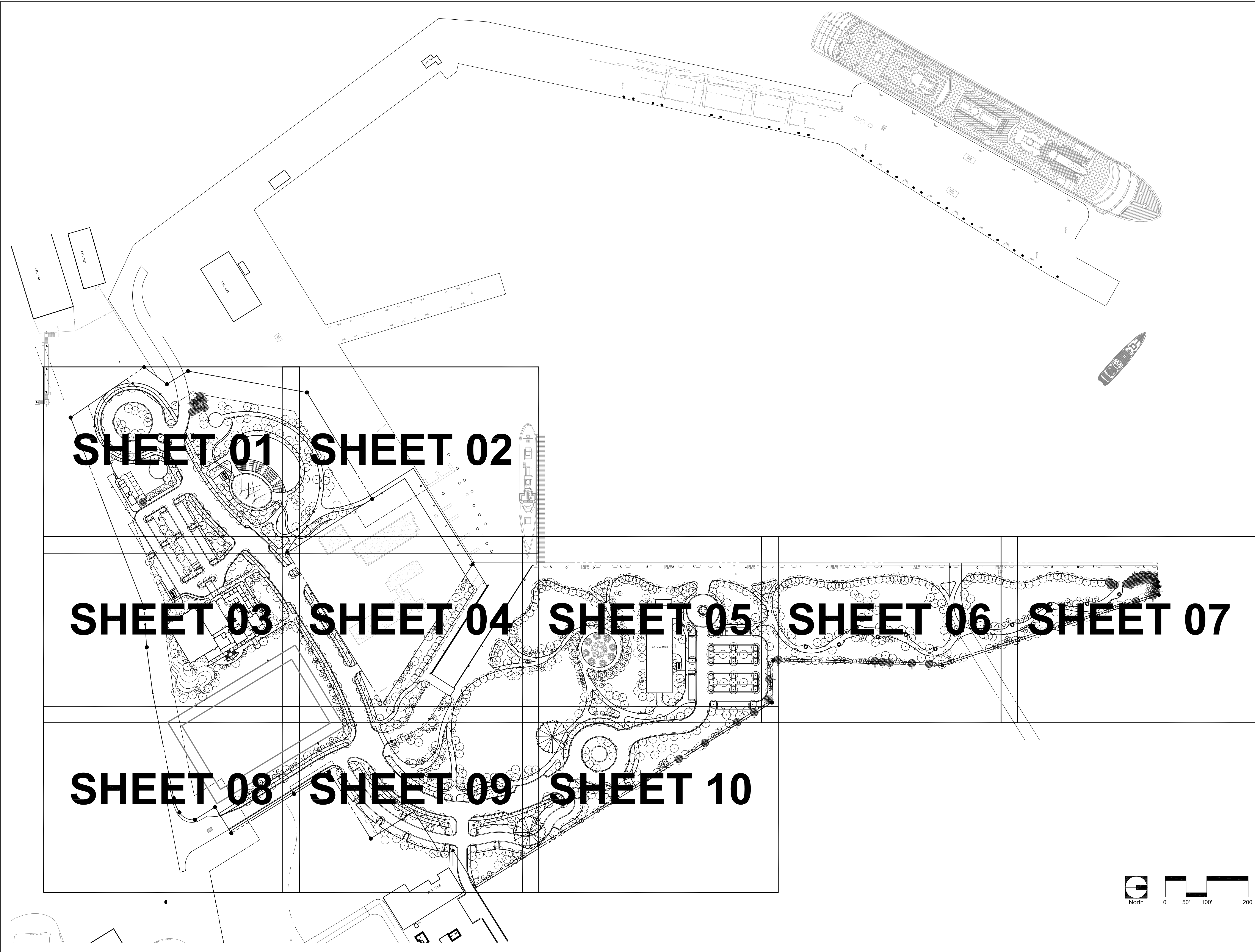
KIRK J. OLNEY
 FLORIDA REGISTERED LANDSCAPE
 LA0001705
 SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
 January 7, 2012

REVISIONS:
 1 2/22/2013

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 BA PROJECT NO.: 12010
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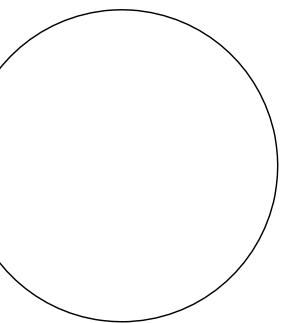


PROJECT NAME:
**TRUMAN
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PROJECT LOCATION/ADDRESS:
**TRUMAN WATERFRONT AT KEY
WEST HARBOR, WEST OF FORT
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AND NORTH OF ANGELA STREET**

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

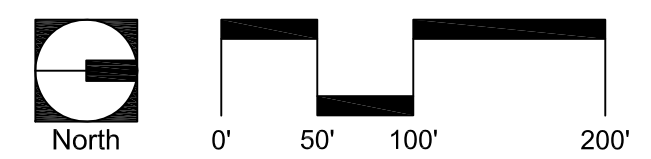
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APPLICATION
January 7, 2012**

REVISIONS:
1 2/22/2013

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DATE: December 7, 2012
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KEY SHEET**
SHEET NO.

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NOTE:
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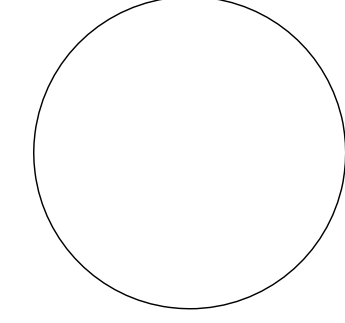


PROJECT NAME:
**TRUMAN
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PROJECT LOCATION/ADDRESS:
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SUB-CONSULTANT INFORMATION:

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LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

**DEVELOPMENT
APPLICATION
January 7, 2012**

REVISIONS:
1 2/22/2013

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PROJECT NAME:

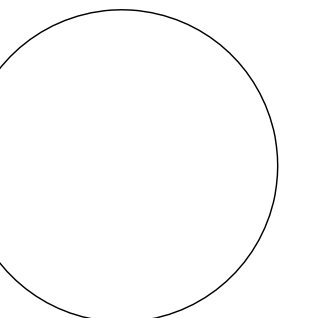
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT AT KEY
WEST HARBOR, WEST OF FORT
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SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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SUBMITTAL DESCRIPTION / MILESTONE:

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REVISIONS:

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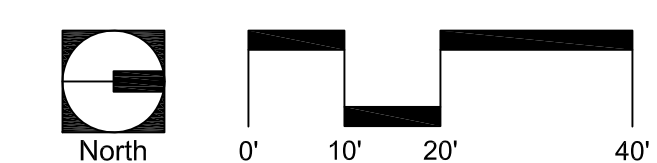
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**LANDSCAPE
PLAN**

SHEET NO.

LL-02

NOTE:
FOR TREE SYMBOL
LEGEND SEE LL-11



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MATCHLINE - SHEET 02

MATCHLINE - SHEET 02
MATCHLINE - SHEET 03

MATCHLINE - SHEET 01
MATCHLINE - SHEET 02

MATCHLINE - SHEET 02
MATCHLINE - SHEET 03

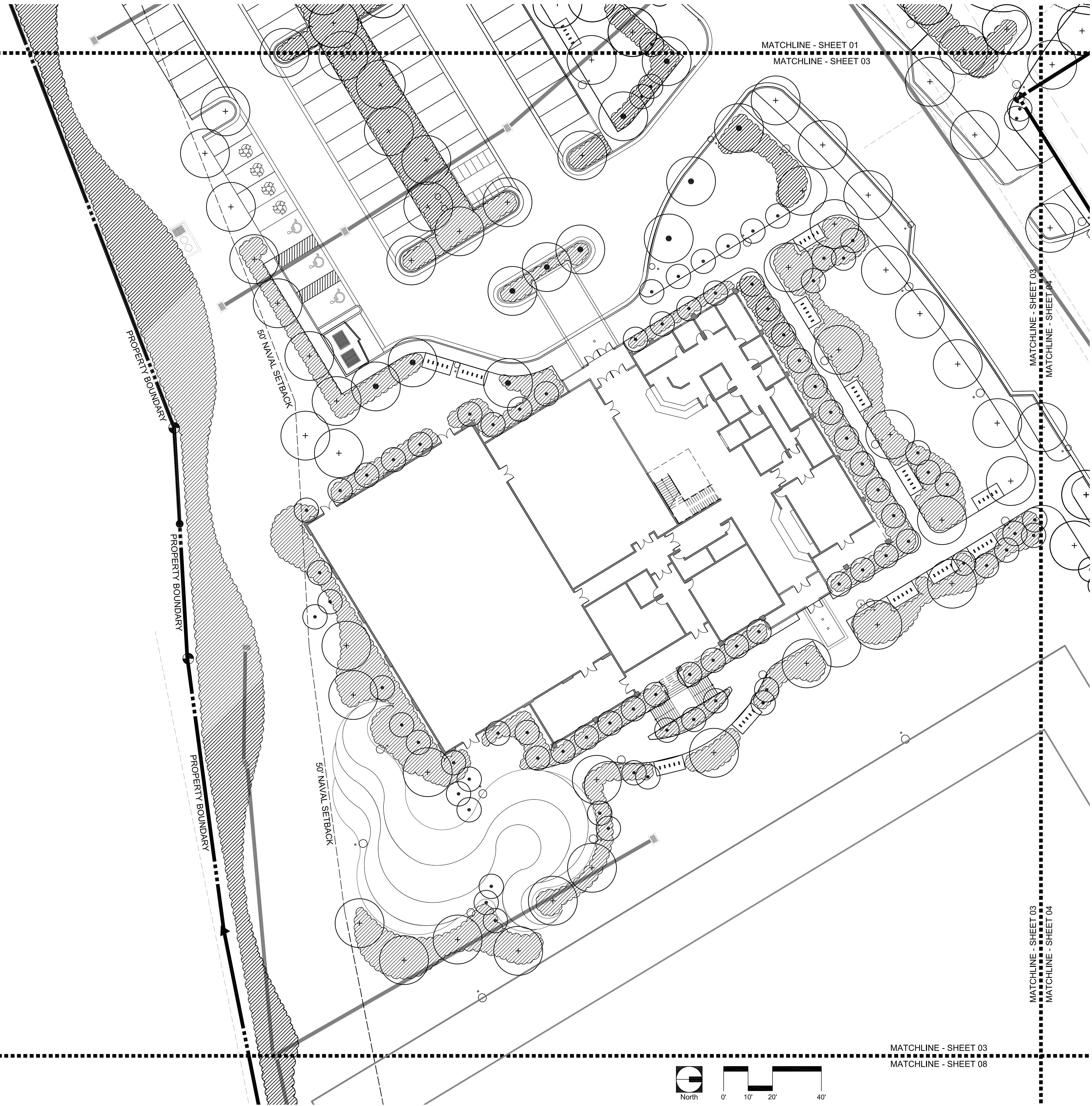
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MATCHLINE - SHEET 03

MATCHLINE - SHEET 01
MATCHLINE - SHEET 03

NOTE:
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MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

MATCHLINE - SHEET 03
MATCHLINE - SHEET 08



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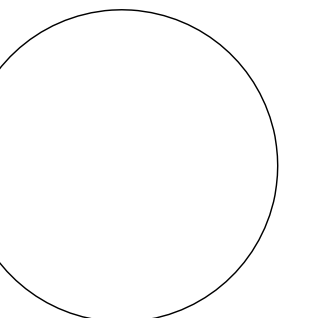
**TRUMAN
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PROJECT LOCATION/ADDRESS:

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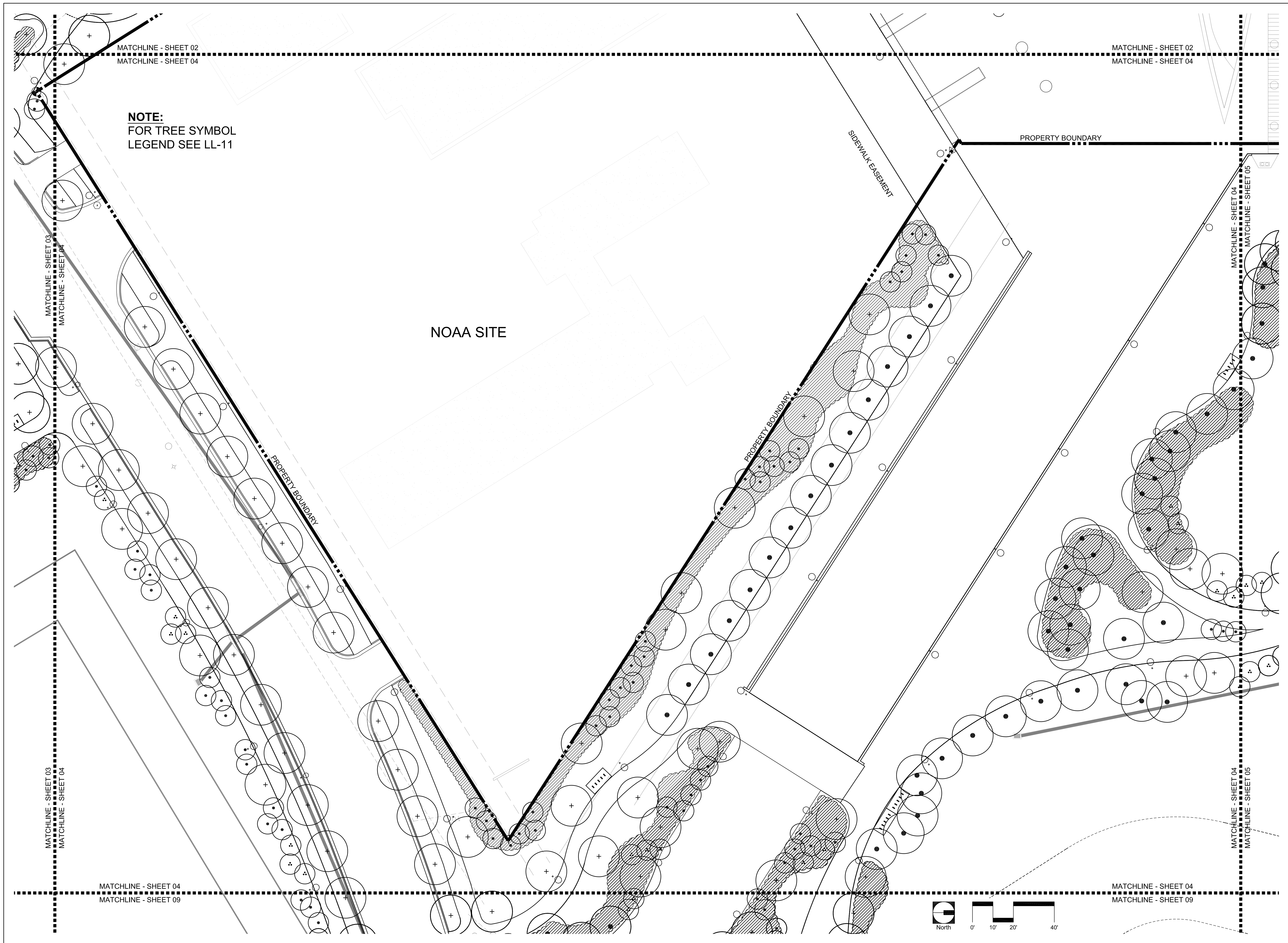
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**LANDSCAPE
PLAN**

SHEET NO.

LL-03



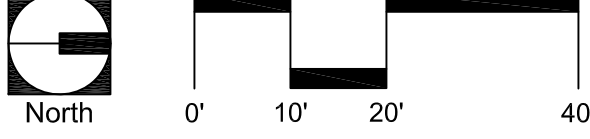
NOTE:
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LEGEND SEE LL-11

NOAA SITE

PROPERTY BOUNDARY

SIDEWALK EASEMENT

PROPERTY BOUNDARY



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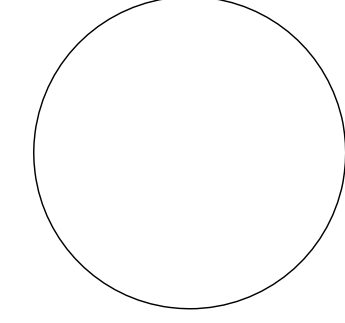


PROJECT NAME:
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PROJECT LOCATION/ADDRESS:
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SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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FLORIDA REGISTERED LANDSCAPE
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SUBMITTAL DESCRIPTION / MILESTONE:

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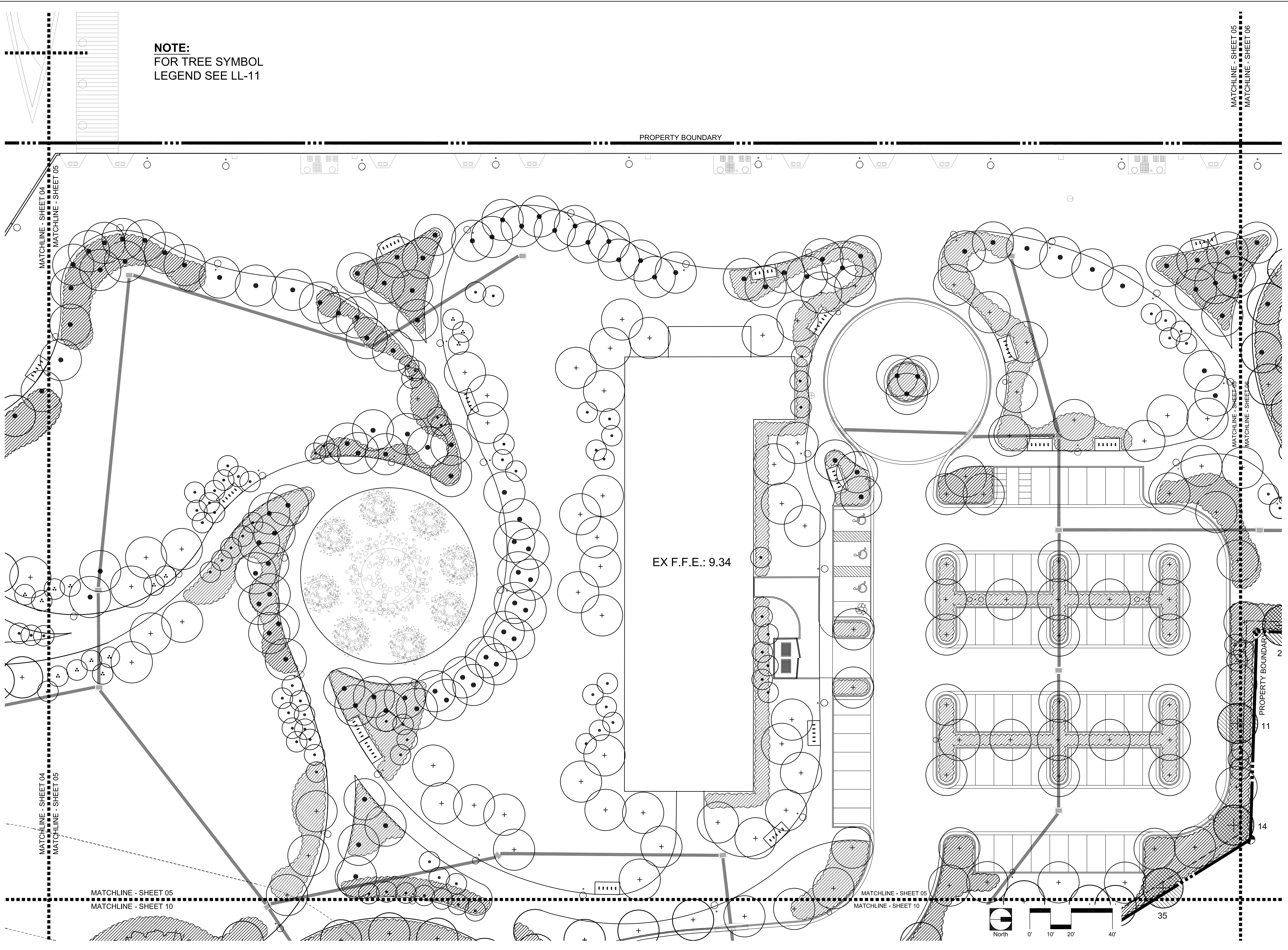
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**LANDSCAPE
PLAN**

SHEET NO.

LL-04



NOTE:
FOR TREE SYMBOL
LEGEND SEE LL-11

PROPERTY BOUNDARY

EX F.F.E.: 9.34

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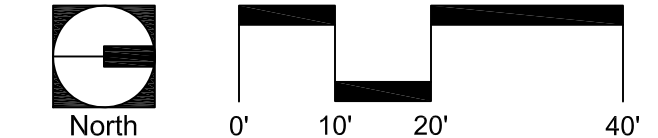
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PROPERTY BOUNDARY
2
11
14



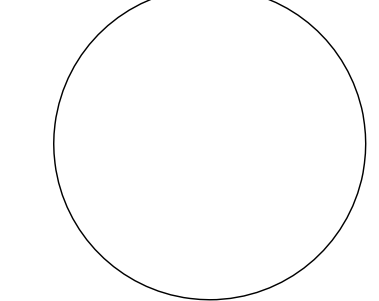
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P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:
TRUMAN WATERFRONT PARK
PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT AT KEY WEST HARBOR, WEST OF FORT STREET AND EAST QUAY ROAD AND NORTH OF ANGELA STREET

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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FLORIDA REGISTERED LANDSCAPE
LA0001705
SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 7, 2012

REVISIONS:

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LL-05



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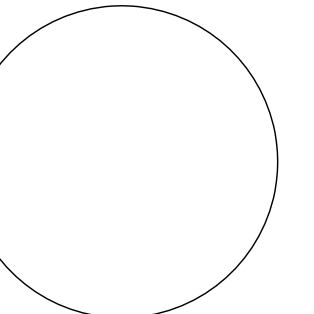


PROJECT NAME:
TRUMAN WATERFRONT PARK

PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT AT KEY WEST HARBOR, WEST OF FORT STREET AND EAST QUAY ROAD AND NORTH OF ANGELA STREET

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
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REVISIONS:
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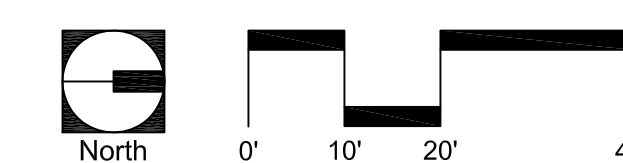
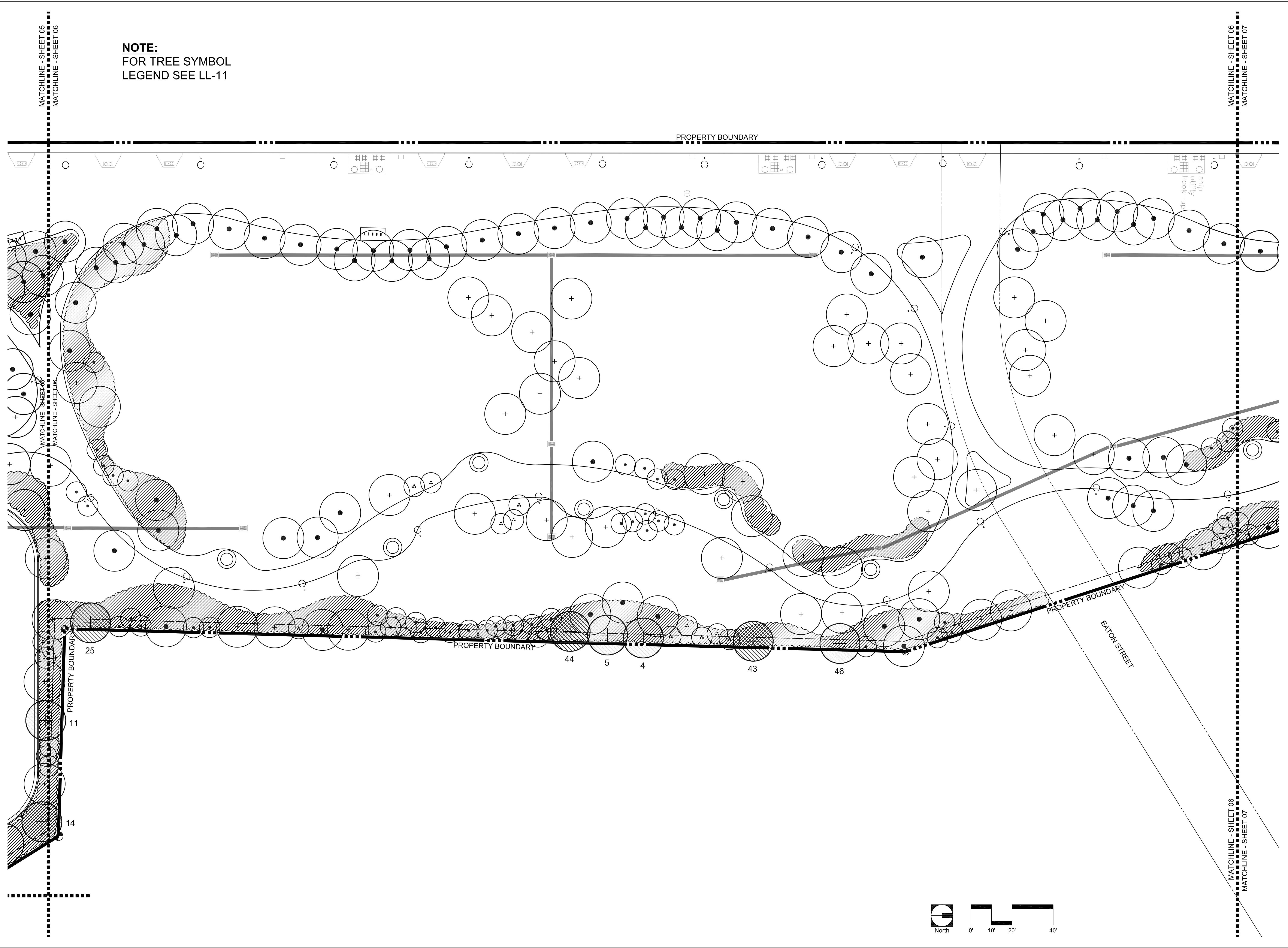
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LANDSCAPE PLAN

SHEET NO.

LL-06

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KEY WEST, FL 33041



PROJECT NAME:

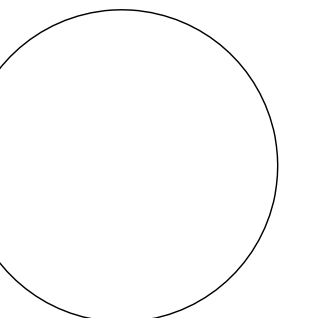
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:

TRUMAN WATERFRONT AT KEY
WEST HARBOR, WEST OF FORT
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AND NORTH OF ANGELA STREET

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

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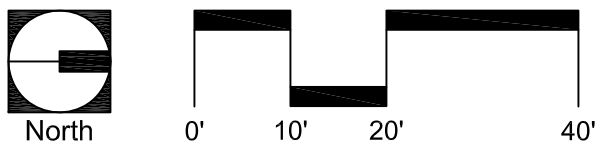
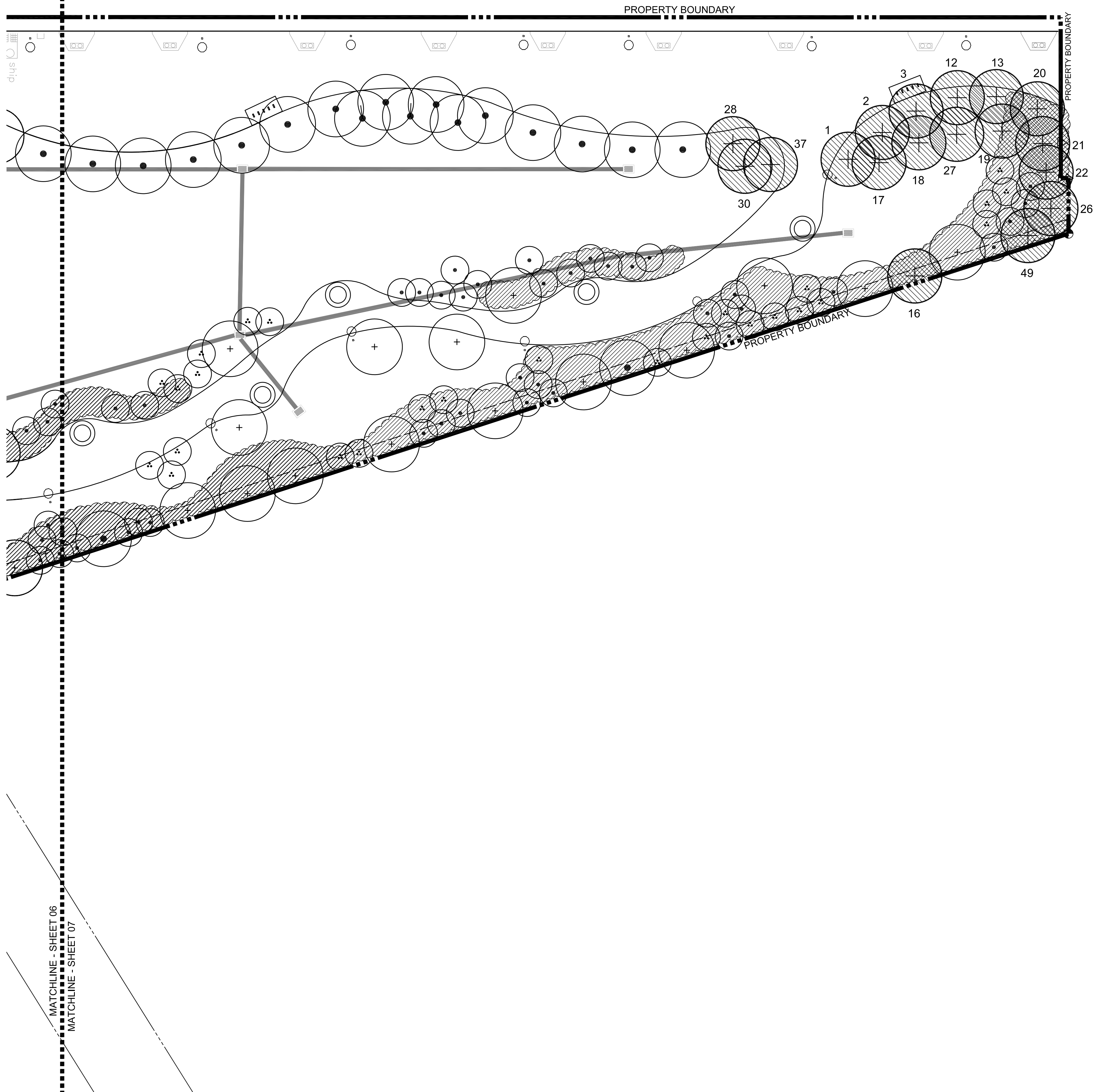
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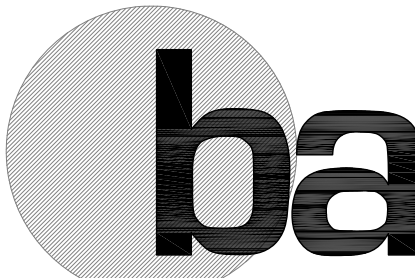
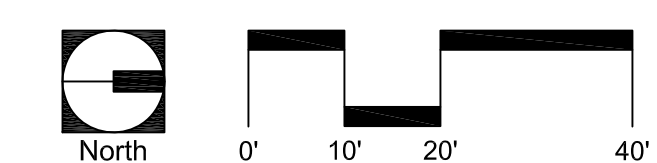
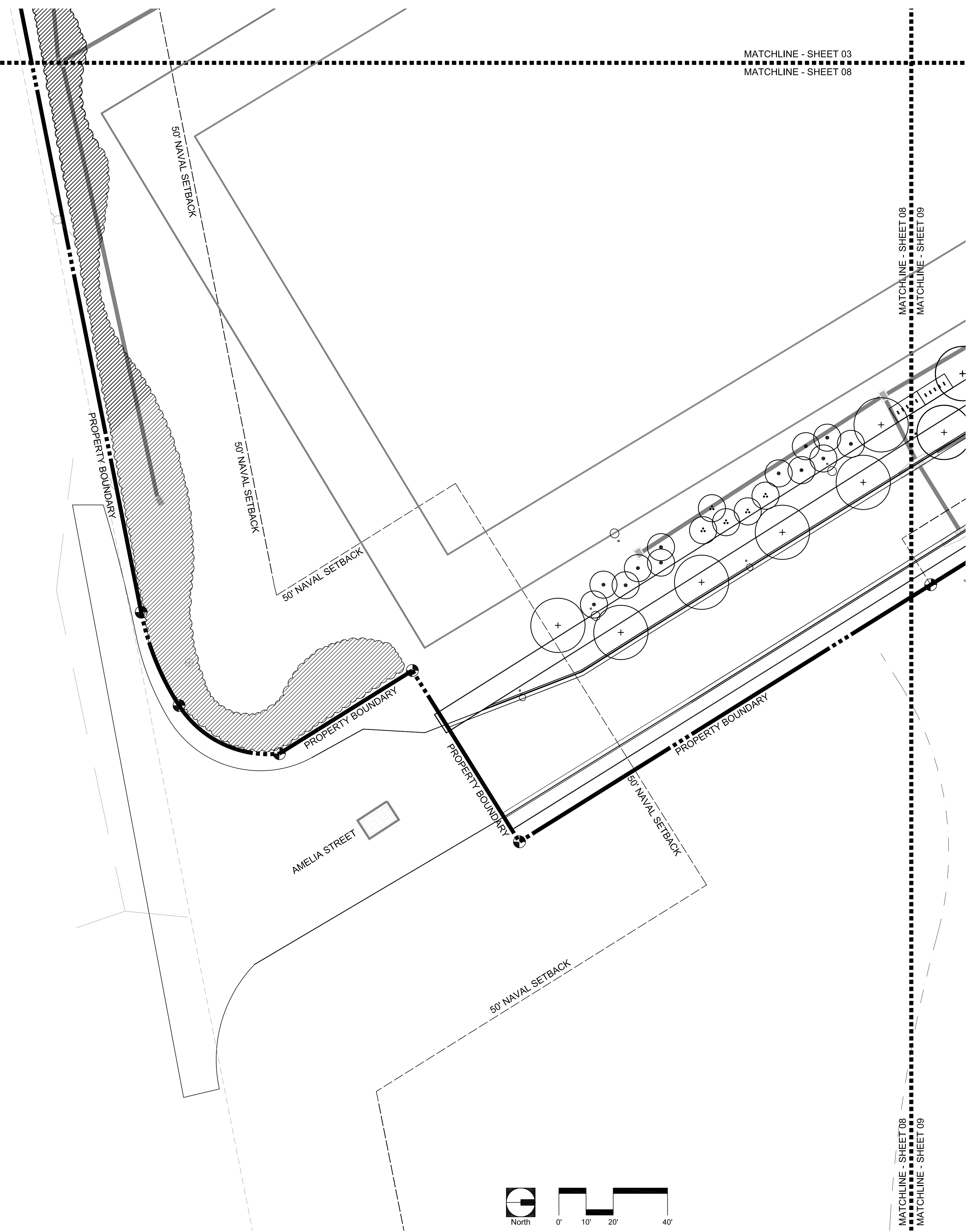
NOTE:
FOR TREE SYMBOL
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MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

MATCHLINE - SHEET 03
MATCHLINE - SHEET 08

NOTE:
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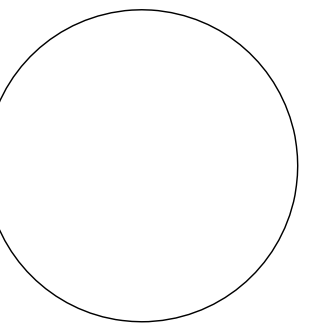


PROJECT NAME:
**TRUMAN
WATERFRONT
PARK**

PROJECT LOCATION/ADDRESS:
**TRUMAN WATERFRONT AT KEY
WEST HARBOR, WEST OF FORT
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AND NORTH OF ANGELA STREET**

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705

SUBMITTAL DESCRIPTION / MILESTONE:

**DEVELOPMENT
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BA PROJECT NO.: 12010

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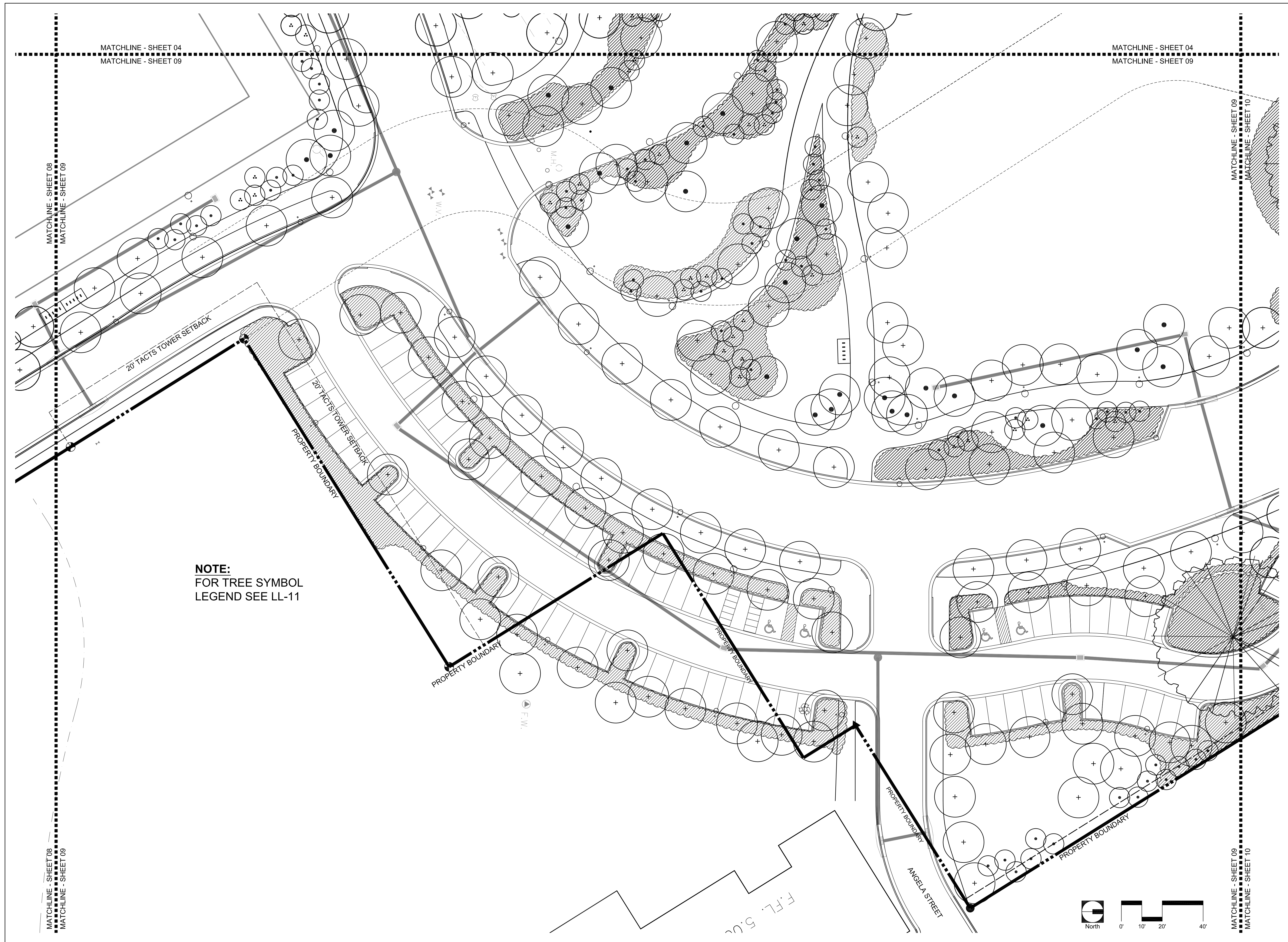
**LANDSCAPE
PLAN**

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LL-08

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NOTE:
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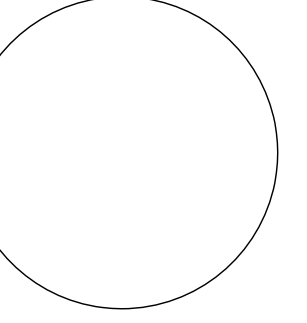


PROJECT NAME:
**TRUMAN
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PROJECT LOCATION/ADDRESS:
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SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:



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LA0001705

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REVISIONS:

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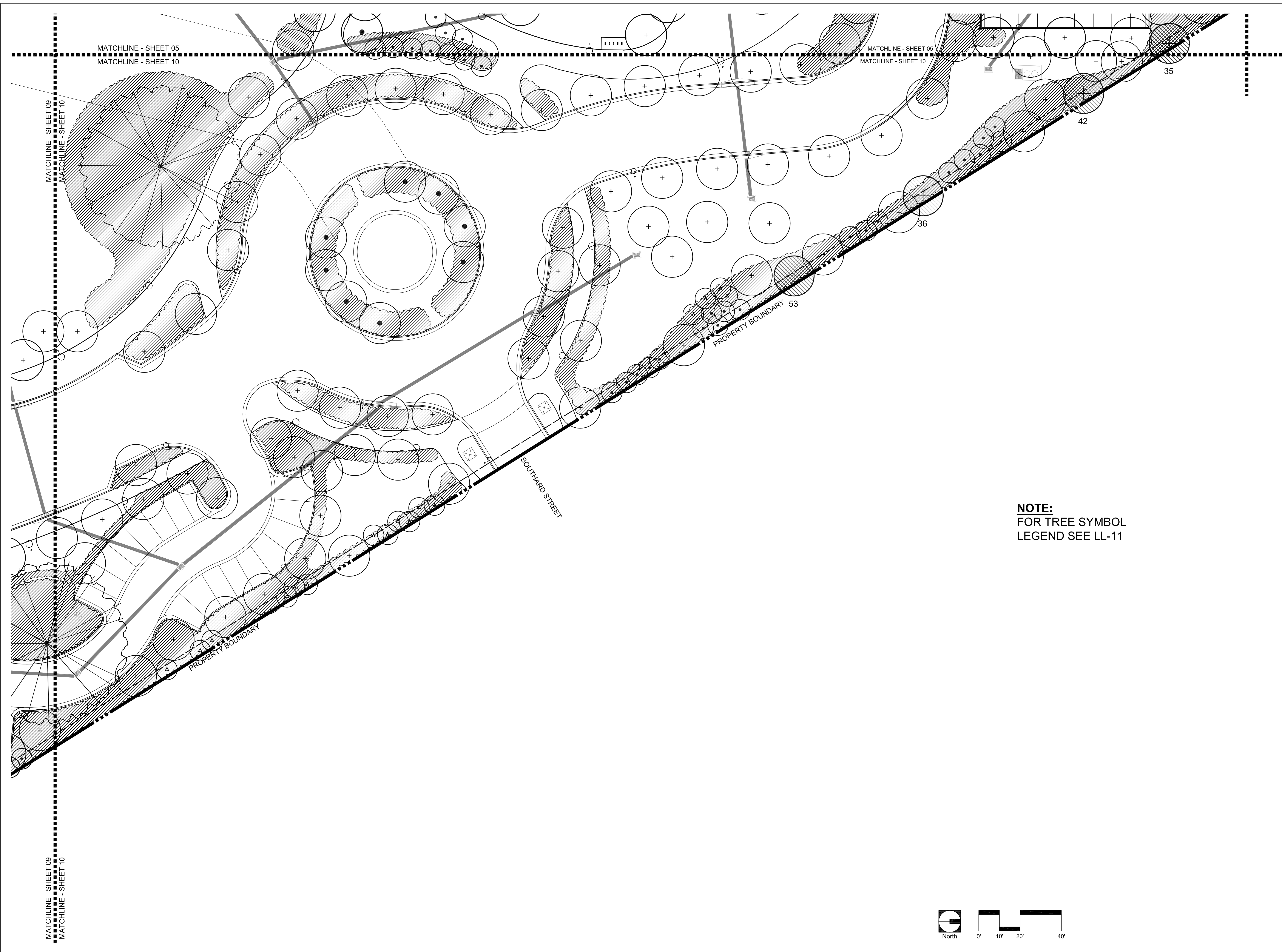
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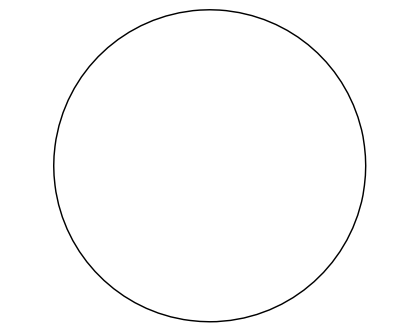


PROJECT NAME:
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PROFESSIONAL SEAL:



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SUBMITTAL DESCRIPTION / MILESTONE:

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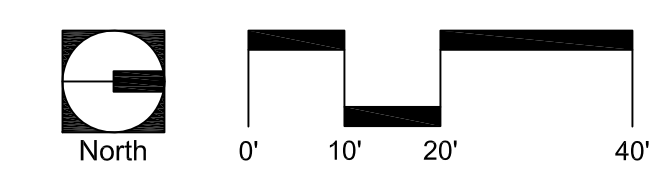
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PLAN**

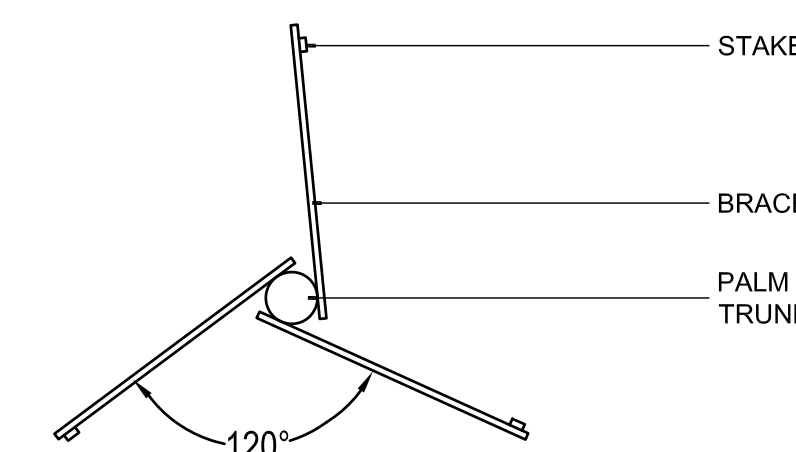
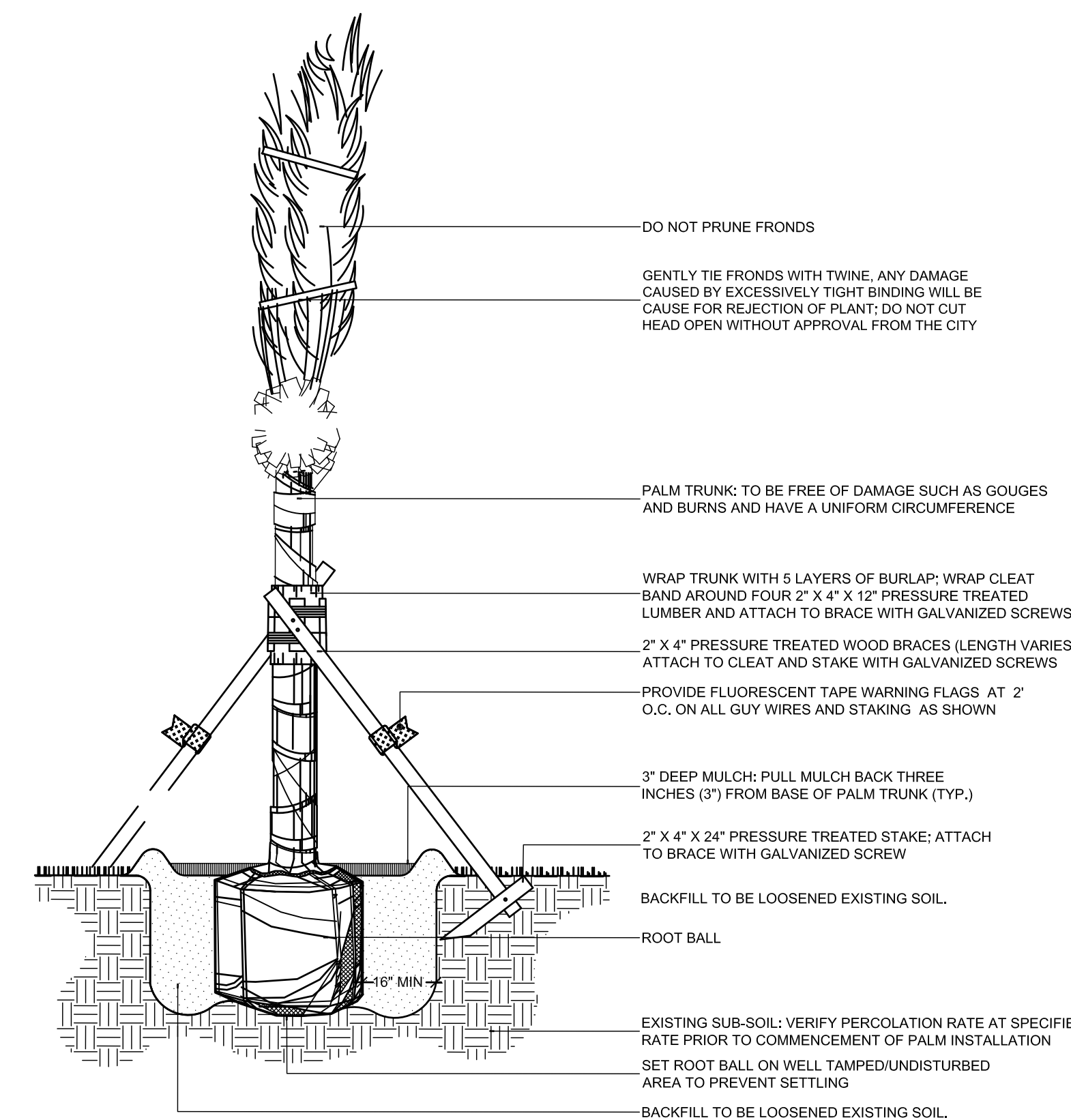
SHEET NO.

LL-10



Tree Symbols		Canopy Trees									
	BOTANICAL NAME	COMMON NAME	NATIVE	PLANT INSTALLATION SPECIFICATION	SPACING	AERIAL SALT TOLERANCE	SOIL SALT TOLERANCE	DROUGHT TOLERANCE	WIND TOLERANCE	MATURE SIZE	
+	Bursera simaruba	Gumbo Limbo	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	Moderate	High	High	40' tall X 40' wide	
	Citrus rosa	Pitch Apple	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	High	High	High	30' tall X 25' wide	
	Coccoloba uvifera	Sea Grape	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	Moderate	High	Moderate	30' tall X 30' wide	
	Conocarpus erectus	Green Buttonwood	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	High	High	Moderate	40' tall X 30' wide	
	Simarouba glauca	Paradise Tree	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	Moderate	Moderate	Moderate	50' tall X 30' wide	
	Swietenia mahagoni	Mahogany Tree	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	Moderate	High	Moderate	50' tall X 60' wide	
	Ornamental Trees										
⊙	Cardia sebestena	Orange Geiger	YES	12' X 4'; 2 1/2" cal.; 5' Clear Trunk	As Shown	High	High	High	Moderate	30' tall X 25' wide	
	Plumeria obtusa	White Plumeria	NO	7-8' X 4'-5'; 2 1/2" cal.	As Shown	High	Moderate	Moderate	Moderate	30' tall X 30' wide	
	Krugiodendron ferreum	Black Ironwood	YES	12' X 5'; 3" cal.; 6' clear trunk	As Shown	High	Unknown	High	High	30' tall X 30' wide	
	Large Palms										
●	Bismarckia nobilis 'Silver'	Silver Bismarck Palm	NO	35' overall height; full head	As Shown	Moderate	Moderate	High	Moderate	60' tall X 25' wide	
	Cocos nucifera 'Maypan'	Maypan Coconut	NO	15' overall height; full head	As Shown	High	High	High	High	60' tall X 25' wide	
	Cocos nucifera 'Maypan'	Maypan Coconut	NO	22' overall height; curved trunk; full head	As Shown	High	High	High	High	60' tall X 25' wide	
	Phoenix dactylopera 'Medjool'	Medjool Date	NO	30' overall height; full head	As Shown	High	Moderately High	High	Moderate	70' tall X 30' wide	
Small Palms											
●	Coccothrinax alta	Silver Palm	YES	4' overall height; full head	As Shown	High	High	High	Moderate	25' tall X 8' wide	
	Diclyosperma album	Hurricane Palm	NO	14' overall height; full head	As Shown	High	High	High	High	30' tall X 20' wide	
	Latania loddigesii	Silver Latan Palm	NO	8' overall height; full head	As Shown	Moderate	Unknown	High	Moderate	30' tall X 20' wide	
	Pritchardia pacifica	Fiji Fan Palm	NO	16' overall height; full head	As Shown	High	High	Moderate	Moderate	25' tall X 20' wide	
	Pritchardia thurstonii	Thurston Palm	NO	10' overall height; full head	As Shown	High	High	Moderate	Moderate	25' tall X 20' wide	
	Sabal palmetto	Cabbage Palm	YES	12' overall height; no boots	As Shown	High	High	High	High	50' tall X 10' wide	
	Thrinax radiata	Florida Thatch Palm	YES	8' overall height; full head	As Shown	High	High	High	High	30' tall X 8' wide	
	Shrubs and Groundcover										
	#	Acalypha wilkesiana	Copperleaf	NO	7 gal.; 36" X 36"; full to ground	36" on center triangular spacing	Moderate	Moderate	Moderate	Moderate	20' tall X 20' wide
		Brunfelsia pauciflora	Yesterday-Today-Tomorrow	NO	5 gal.; 30" X 24"; full to ground	30" on center triangular spacing	Moderate	Moderate	Moderate	Moderate	20' tall X 20' wide
Carissa macrocarpa		Dwarf Natal Plum	NO	1 gal.; 12" X 12"; full to ground	18" on center triangular spacing	High	High	Moderate	Moderate	2' tall X 8' wide	
Chrysobalanus icaco		Green Coccolum	YES	3 gal.; 24" X 18"; full to ground	24" on center triangular spacing	High	High	High	Moderate	20' tall X 20' wide	
Codiaeum variegatum		Croton	NO	3 gal.; 24" X 18"; full to ground	24" on center triangular spacing	Unknown	Unknown	High	Moderate	8' tall X 8' wide	
Erythrina herbacea		Coral Bean	YES	3 gal.; 24" X 18"; full to ground	24" on center triangular spacing	Moderate	Moderate	High	High	10' tall X 12' wide	
Forestiera selegata		Florida Privet	YES	3 gal.; 24" X 18"; full to ground	24" on center triangular spacing	Moderate	Moderate	High	High	15' tall X 10' wide	
Leucosiphium frutescens		Texas sage	NO	7 gal.; 36" X 36"; full to ground	36" on center triangular spacing	Moderate	Moderate	High	Moderate	15' tall X 15' wide	
Licania michauxii		Gopher Apple	YES	1 gal.; 12" X 12"; full to ground	18" on center triangular spacing	High	High	High	High	2' tall X 6' wide	
Randia aculeata		Wild Indigo Berry	YES	5 gal.; 30" X 24"; full to ground	30" on center triangular spacing	Moderate	Moderate	High	High	10' tall X 8' wide	
Scaevola plumieri		Isiberry	YES	5 gal.; 30" X 24"; full to ground	30" on center triangular spacing	High	High	High	Moderate	5' tall X 10' wide	
Scaevola tannetosa		Necklace Pod	YES	7 gal.; 36" X 36"; full to ground	36" on center triangular spacing	High	High	High	Moderate	20' tall X 20' wide	
Turf Grass											
		Paspalum 'Aloha Seashore'	Aloha Seashore Bahia Grass	No		solid sod	High	High	High	High	6" to 12" tall
Trees to be Relocated Onsite											
#	QUANTITY	BOTANICAL NAME	COMMON NAME	COMMENTS							
	17	Cocos nucifera	Coconut Palm								
	9	Bursera simaruba	Gumbo Limbo								
	1	Hyophorbe lagenicaulis	Bottle Palm								
	3	Swietenia mahagoni	Mahogany Tree								
	2	Ficus nidia	Laurel Ficus								
	1	Sabal palmetto	Cabbage Palm								
	7	Washingtonia robusta	Washington Palm								
1	Unknown	Unknown									

See Tree Disposition Table for Relocated Tree or Palm Specifications.



PALM STAKING PLAN VIEW
N.T.S.

- PALM INSTALLATION NOTES:**
- ALL PLANTING AREAS AND PLANTING PITS SHALL BE TESTED FOR SUFFICIENT PERCOLATION (AT A RATE OF 1" OF STANDING WATER IN 10 MINUTES) PRIOR TO INSTALLATION OF PLANT MATERIAL TO ENSURE SUFFICIENT DRAINAGE.
 - PLANT BEDS IN PARKING LOTS AND IN AREAS COMPACTED BY EQUIPMENT AND MACHINERY SHALL BE LOOSENEED SO THAT THE SPECIFIED DRAINAGE/PERCOLATION RATE IS ACHIEVED.
 - ALL SYNTHETIC BURLAP, STRING, CORDS OR WIRE BASKETS SHALL BE REMOVED BEFORE TREES ARE PLANTED, WITHOUT BREAKING THE SOIL BALL. ALL SYNTHETIC TAPE SHALL BE REMOVED FROM BRANCHES AND TRUNKS PRIOR TO FINAL ACCEPTANCE. THE TOP 1/3 OF NATURAL BURLAP SHALL BE REMOVED, AFTER THE TREE IS SET IN THE PLANTING HOLE AND BEFORE THE TREES ARE BACKFILLED.
 - TOP OF TREE ROOTBALL SHALL BE 2" ABOVE FINISHED GRADE.

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PLANT MATERIAL LIST
SCALE: N/A

- CONTRACTOR SHALL GUARANTEE THAT ALL PLANT MATERIAL WILL SURVIVE FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE.
- CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE AND WATERING OF PLANT MATERIAL UNTIL FINAL ACCEPTANCE.
- IF NECESSARY FOR PLANT VIGOR, THE CONTRACTOR SHALL PROVIDE TEMPORARY IRRIGATION.
- LOCATION OF ALL UTILITIES AND BASE INFORMATION IS APPROXIMATE. CONTRACTOR SHALL VERIFY ALL UNDERGROUND UTILITIES AND OBSTRUCTIONS AND COORDINATE WITH THE CITY PRIOR TO INITIATING INSTALLATION WORK. CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO REPAIR OR REPLACE ANY DAMAGE COMMITTED TO EXISTING ELEMENTS ABOVE OR BELOW GROUND TO ITS ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY.
- CONTRACTOR SHALL FIELD ADJUST LOCATION OF PLANT MATERIAL AS NECESSARY TO AVOID DAMAGE TO EXISTING UNDERGROUND UTILITIES AND/OR EXISTING ABOVE GROUND ELEMENTS. ALL CHANGES REQUIRED SHALL BE COORDINATED WITH THE CITY.
- CONTRACTOR SHALL FIELD STAKE THE LOCATION OF ALL PLANT MATERIAL PRIOR TO INITIATING INSTALLATION FOR THE REVIEW AND APPROVAL OF THE CITY.
- CONTRACTOR SHALL SOLELY CLEAN THE WORK AREAS AT THE END OF EACH WORKING DAY. RUBBISH AND DEBRIS SHALL BE COLLECTED AND DISPOSED OF, AS DIRECTED, DAILY. ALL MATERIALS, PRODUCTS, AND EQUIPMENT SHALL BE STORED IN AN ORGANIZED FASHION AS DIRECTED BY THE CITY.
- ALL PLANT MATERIAL SHALL BE IN FULL AND STRICT ACCORDANCE WITH FLORIDA NO. 1 GRADE, ACCORDING TO THE "GRADES AND STANDARDS FOR NURSERY PLANTS" PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES.
- CONTRACTOR AND EMPLOYEE VEHICLE PARKING SHALL BE COORDINATED WITH THE CITY. SHUTTLING OF EMPLOYEES TO THE PROJECT AREA(S) SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. CONTRACTOR SHALL NOT DISRUPT OR CONFLICT IN ANY WAY WITH RESIDENCE AND/OR TRAFFIC.
- CONSTRUCTION ACCESS SHALL BE INDICATED BY THE CITY. COORDINATION OF HEAVY EQUIPMENT AND MATERIALS SHALL BE THE CONTRACTOR'S RESPONSIBILITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SCHEDULING AND COORDINATION OF WORK WITH OTHER TRADES.
- THE CONTRACTOR SHALL TAKE WHATEVER MEANS THAT MAY BE NECESSARY TO FULLY UNDERSTAND ALL THE ACCESS ROUTES, CONSTRUCTION SCHEDULES, AND SECURITY CLEARANCES IN ORDER TO PROVIDE A COMPLETE AND FINISHED PROJECT ON SCHEDULE.
- CONTRACTOR MUST APPROVE ALL FINE GRADED AREAS PRIOR TO THE COMMENCEMENT OF PLANTING. ONCE PLANT MATERIAL IS INSTALLED, IF DRAINAGE PROBLEMS EXIST IT IS THE CONTRACTORS RESPONSIBILITY TO REMOVE ALL PLANTS, IF NEEDED, REGRADE AREA AND REPLANT AT NO EXTRA COST TO THE CITY.
- ALL CONTAINER SIZES NOTED ARE MINIMUM. INCREASE SIZE IF NECESSARY TO PROVIDE PLANT HEIGHT AND WIDTH SIZE AND SPECIFICATIONS. ALL HEIGHT AND SPREAD SPECIFICATIONS ARE MINIMUM.
- SHRUB AND GROUND COVER SPACING IS INDICATED ON THE PLANT PALETTE, UNDER 'SPACING', FOR ALL PLANTS AND SHALL APPLY FOR ALL "MASS PLANTINGS." TREES "AS SHOWN" ON LANDSCAPE PLANTING PLANS WHEN INDIVIDUAL PLANTS ARE DELINEATED.
- PALM HEIGHTS AS INDICATED ON THE PLANS REFER TO "CLEAR TRUNK" HEIGHTS, UNLESS OTHERWISE NOTED AS "OA" (OVERALL HEIGHT), OR "GW" (GRAY WOOD). (DATE PALM CLEAR TRUNK SIZE DOES NOT INCLUDE THE NUT.)
- CONTRACTOR SHALL MULCH ALL NEW PLANT MATERIAL THROUGHOUT AND COMPLETELY TO DEPTH SPECIFIED.
- ANY SUBSTITUTIONS IN SIZE AND/OR PLANT MATERIAL MUST BE APPROVED BY THE CITY. ALL PLANTS WILL BE SUBJECT TO APPROVAL BY CITY BEFORE PLANTING CAN BEGIN.
- CONTRACTOR SHALL COORDINATE ALL PLANTING WORK WITH IRRIGATION WORK. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL HAND WATERING TO SUPPLEMENT IRRIGATION WATERING AND RAINFALL. CONTRACTOR SHALL BE RESPONSIBLE FOR HAND WATERING IN ALL PLANTING AREAS, REGARDLESS OF THE STATUS OF EXISTING OR PROPOSED IRRIGATION.
- CONTRACTOR SHALL REPLACE (BY EQUAL SIZE AND QUALITY) ANY AND ALL EXISTING PLANT MATERIAL DISTURBED OR DAMAGED BY PLANT REMOVAL, RELOCATION, AND/OR INSTALLATION WORK.

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LANDSCAPE NOTES
SCALE: N.T.S.

2
LL-11

LARGE PALM INSTALLATION DETAIL
SCALE: 3/8" = 1'-0"

PREPARED FOR/OWNER:
CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:
TRUMAN WATERFRONT PARK
PROJECT LOCATION/ADDRESS:
TRUMAN WATERFRONT AT KEY WEST HARBOR, WEST OF FORT STREET AND EAST QUAY ROAD AND NORTH OF ANGELA STREET

SUB-CONSULTANT INFORMATION:

PROFESSIONAL SEAL:
KIRK J. OLNEY
FLORIDA REGISTERED LANDSCAPE
LA0001705
SUBMITTAL DESCRIPTION / MILESTONE:

DEVELOPMENT APPLICATION
January 7, 2012

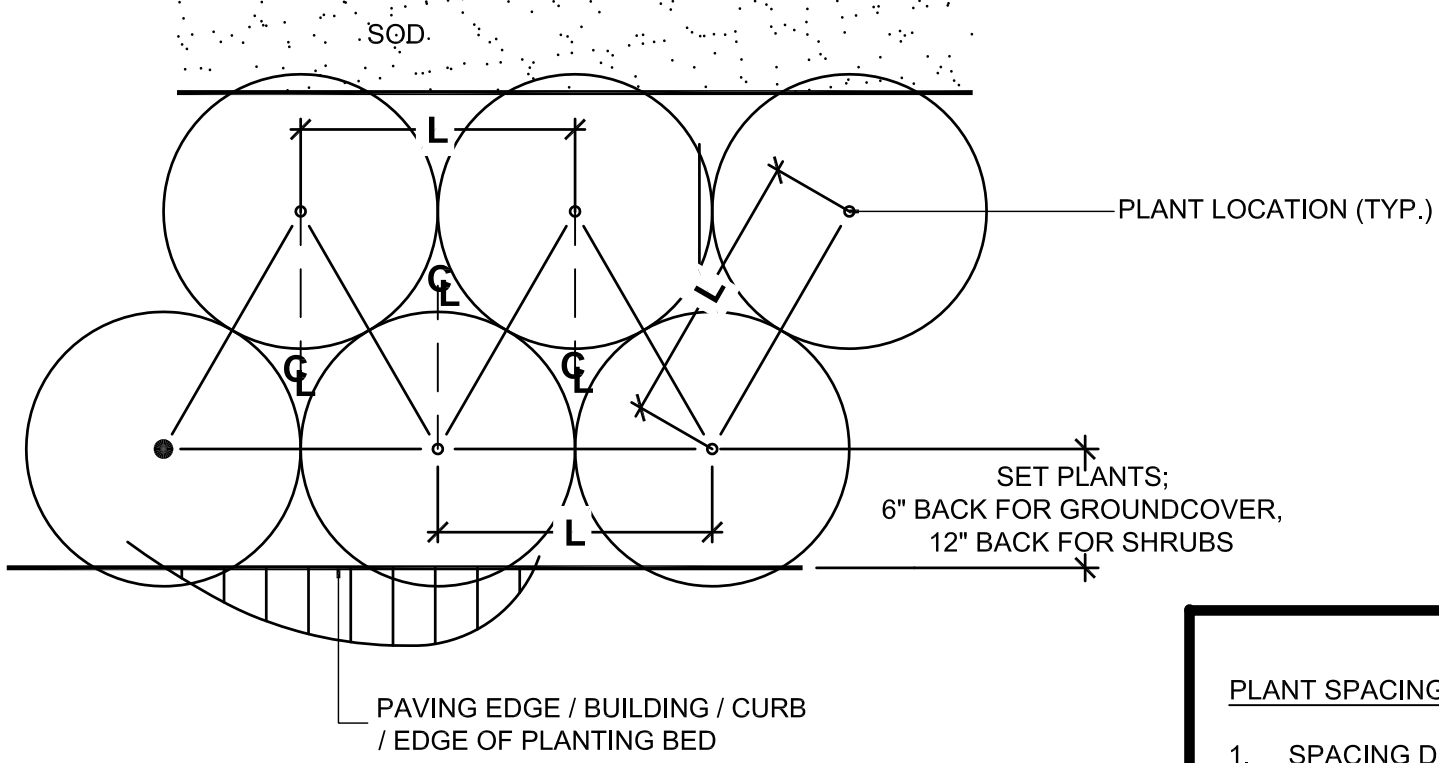
REVISIONS:

1	2/22/2013

DRAWING SHEET INFORMATION
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SCALE: AS NOTED
DATE: December 7, 2012
DRAWN BY: KJO
CHECKED BY: RPH
CADD FILE: x-12026-ls-base.dwg
DRAWING TITLE:
LANDSCAPE NOTES & PLANT MATERIAL LIST
SHEET NO.

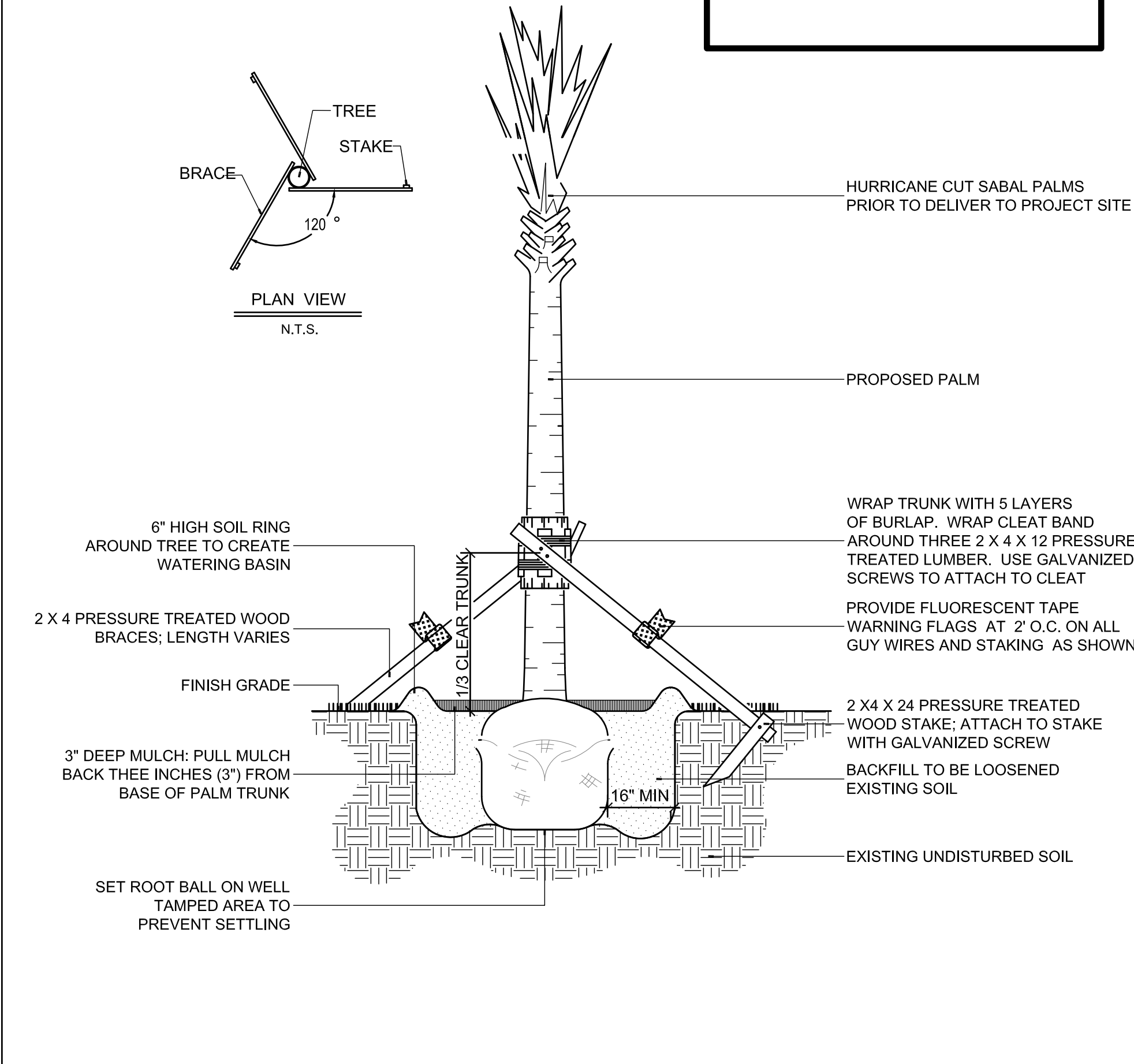
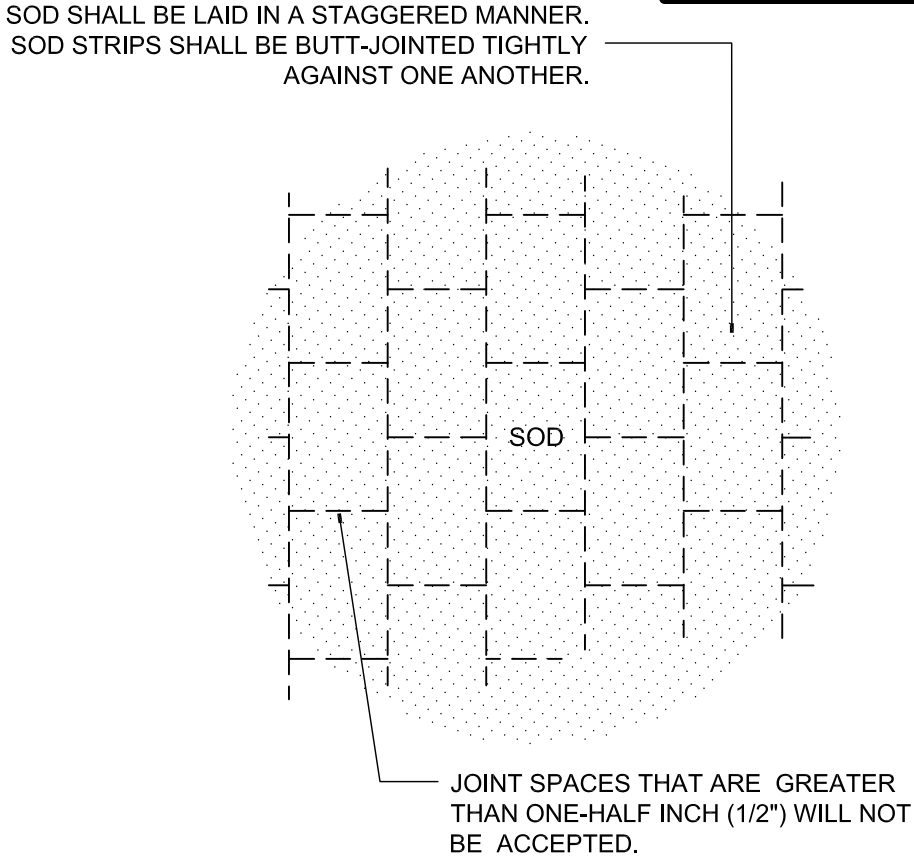
- PALM INSTALLATION NOTES:**
1. CABBAGE PALMS TO HAVE HURRICANE CUT.
 2. ALL PALMS ARE TO BE PLANTED WITH THE ROOT-BALL 1"-2" ABOVE FINISHED GRADE.
 3. ALL PLANTING AREAS AND PLANTING PITS SHALL BE TESTED FOR SUFFICIENT PERCOLATION (AT A RATE OF 1" OF STANDING WATER IN 10 MINUTES) PRIOR TO INSTALLATION OF PLANT MATERIAL TO ENSURE SUFFICIENT DRAINAGE.
 4. PLANT BEDS COMPACTED BY EQUIPMENT AND MACHINERY SHALL BE LOOSENED SO THAT THE SPECIFIED DRAINAGE/PERCOLATION RATE IS ACHIEVED.
 5. TOP OF ROOTBALL SHALL BE 2" ABOVE FINISH GRADE.

- TREE INSTALLATION NOTES:**
1. ALL PLANTING AREAS AND PLANTING PITS SHALL BE TESTED FOR SUFFICIENT PERCOLATION (AT A RATE OF 1" OF STANDING WATER IN 10 MINUTES) PRIOR TO INSTALLATION OF PLANT MATERIAL TO ENSURE SUFFICIENT DRAINAGE.
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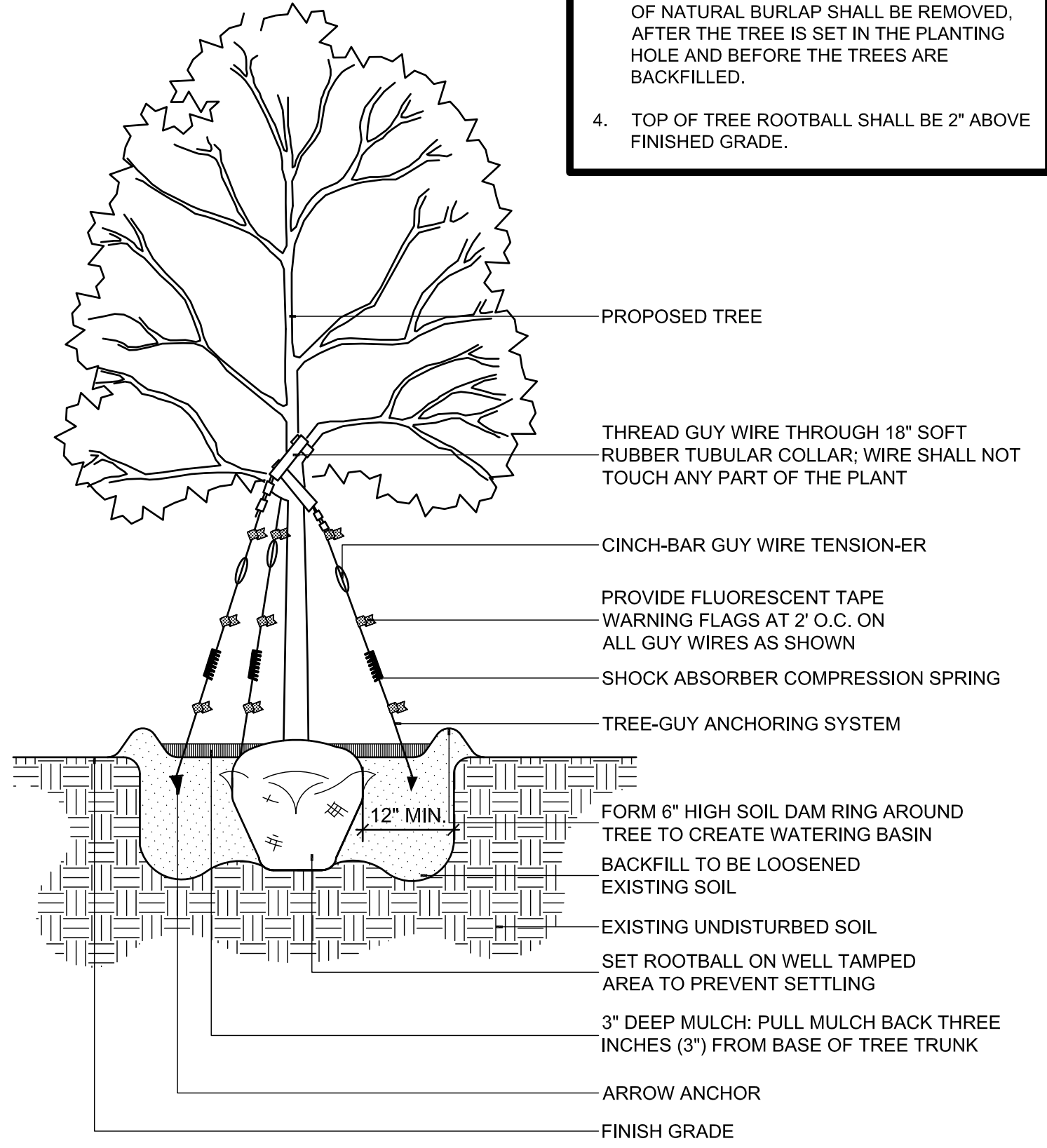


- PLANT SPACING NOTES:**
1. SPACING DIAGRAM REFERS TO ALL PLANTING UNLESS NOTED OTHERWISE
 2. L= SPACING AS CALLED FOR IN PLANTING PLAN AND PLANT LIST

- SOD LAYOUT AND INSTALLATION NOTES:**
1. WHERE SOD IS PROPOSED ADJACENT TO CURB, SIDEWALKS, FURNITURE PADS OR PAVEMENT, FINISH GRADE SHALL BE 3" LOWER PRIOR TO INSTALLATION OF SAID SOD.

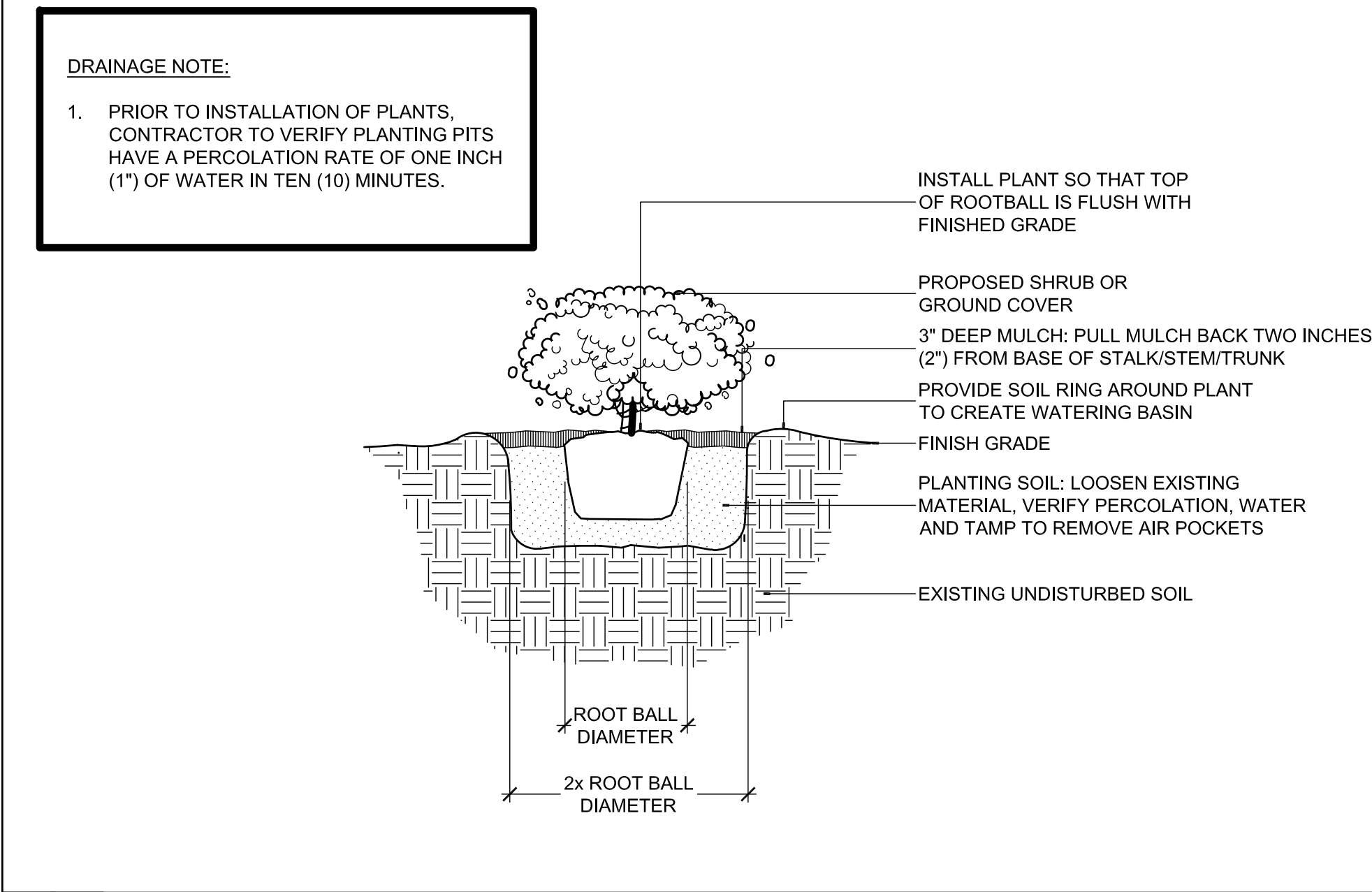


1 SABAL PALM PLANTING DETAIL
LL-12 SCALE: N.T.S

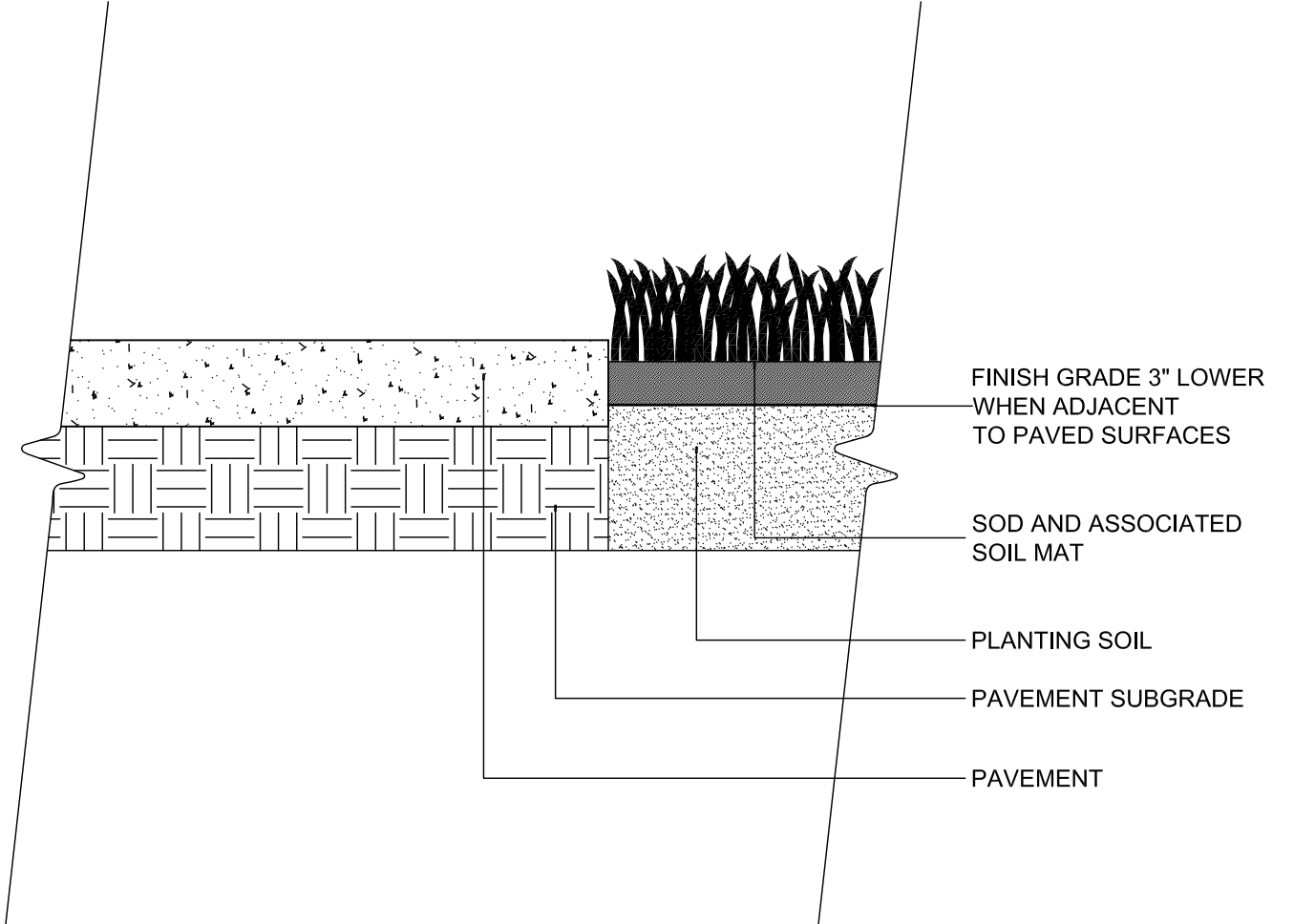


3 TREE PLANTING DETAIL
LL-12 SCALE: N.T.S

5 SHRUB AND GROUND COVER LAYOUT DETAIL
LL-12 SCALE: N.T.S



2 SHRUB AND GROUND COVER PLANTING DETAIL
LL-12 SCALE: N.T.S



4 SOD INSTALLATION DETAIL
LL-12 SCALE: N.T.S

6 SOD LAYOUT AND INSTALLATION DETAIL
LL-12 SCALE: N.T.S

1. A 100% FULL COVERAGE SYSTEM SHALL BE PROVIDED FOR ALL PROPOSED LANDSCAPE.
2. IRRIGATION SYSTEM SHALL BE DESIGNED TO MAXIMIZE WATER CONSERVATION AND SHALL CONFORM TO CHAPTER 74, ARTICLE 3, SUBDIVISION 2, SECTION 74-295 THROUGH SECTION 74-300 AND CHAPTER 108, ARTICLE VI, DIVISION 4, SECTION 108-515 OF THE CITY OF KEY WEST, FLORIDA CODE OF ORDINANCES.

7 IRRIGATION NOTES
LL-12 SCALE: N/A

PREPARED FOR OWNER:
CITY OF KEY WEST, FL
P. O. BOX 1409
3140 FLAGLER AVENUE
KEY WEST, FL 33041



PROJECT NAME:
TRUMAN WATERFRONT PARK
PROJECT LOCATION/ADDRESS:
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LANDSCAPE DETAILS

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LL-12