

PARKER-YANNETTE
design group, inc.

LANDSCAPE ARCHITECTURE
PLANNING • GRAPHICS
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RIVERLAND - PARCEL 'B'

(RIVERLAND MPUD)

LANDSCAPE PLANS

PLAT FIVE

Sheet Index

P5-1 Cover Sheet, Index, General Notes, and Planting Details
P5-2 thru P5-9 Plat Five Landscape Plans

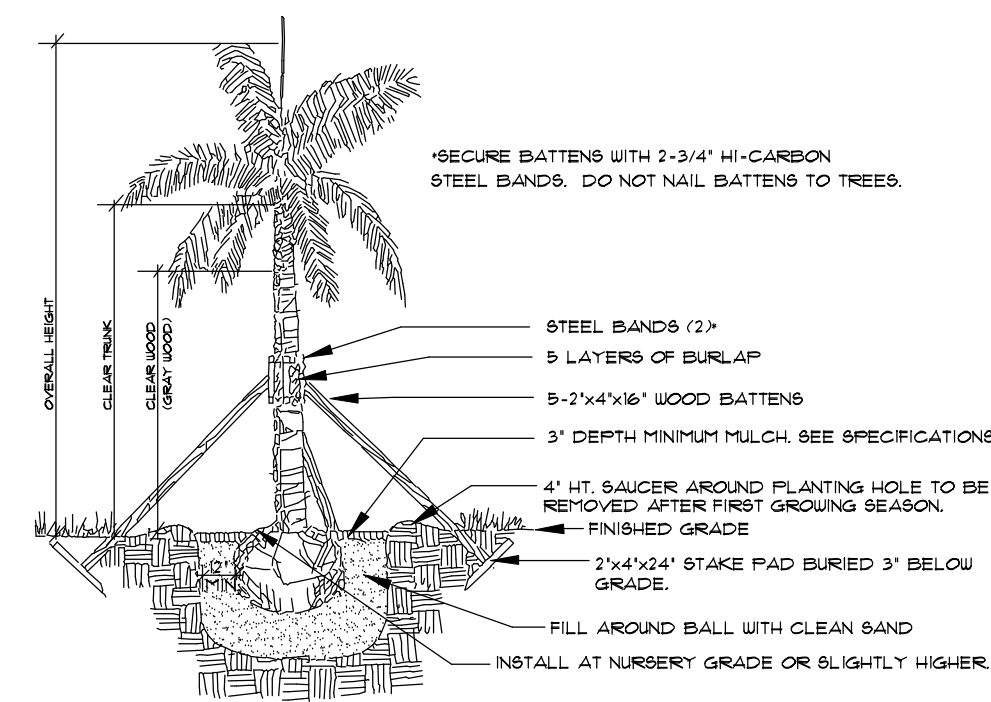
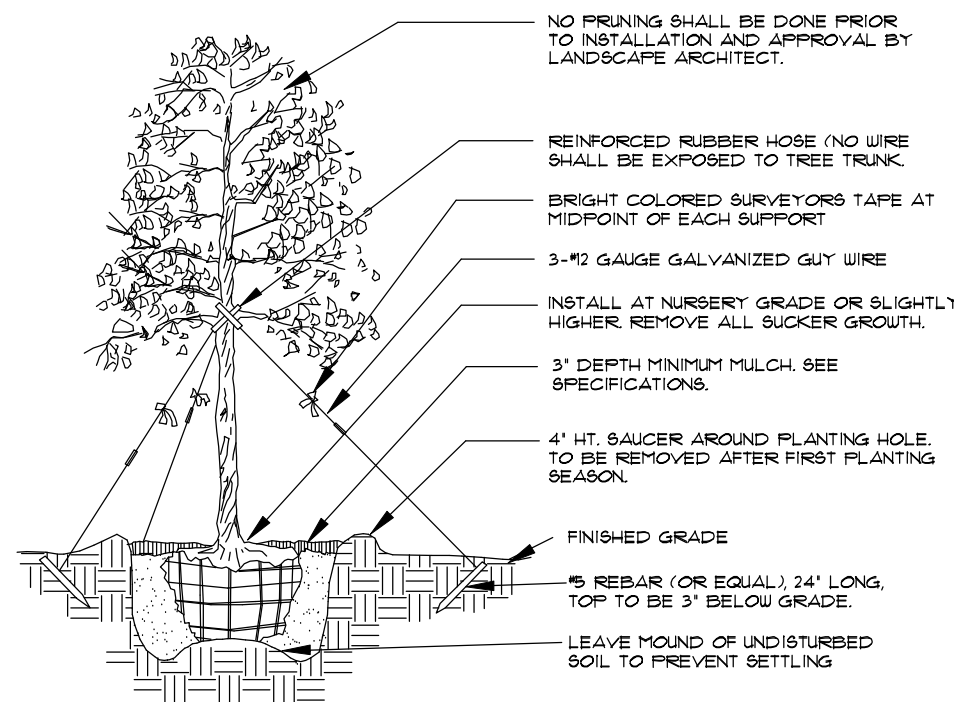
Symbols Legend

| | | | |
|-----------|--|--------|-------------------------|
| D.E. | DRAINAGE EASEMENT | O.E. | OVERHANG EASEMENT |
| L.M.E. | LAKE MAINTENANCE EASEMENT | G.E. | GRADING EASEMENT |
| L.M.A.E. | LAKE MAINTENANCE ACCESS EASEMENT | PSL | PORT ST LUCIE |
| R.O.W. | RIGHT OF WAY | L.E. | LANDSCAPE EASEMENT |
| U.E. | UTILITY EASEMENT | D.S.E. | DRAINAGE SWALE EASEMENT |
| U.E.-R.A. | UTILITY EASEMENT - RESTRICTED AREA (SEE "U.E." PLAT DEDICATION) | O.S. | OPEN SPACE |
| STM | STORM SEWER LINE WITH MANHOLE | ● | SIGN |
| STM | STORM SEWER LINE WITH CATCH BASIN | ① | LOT NUMBER |
| SAN | SANITARY SEWER LINE WITH MANHOLE | ⊕ | FIRE HYDRANT |
| WM | WATER MAIN | | |
| W.M. | WATER SVC. TO LOT WITH METER | | |
| W.M. | WATER SVC. TO LOT WITH CLEANOUT | | |

PSLUD Notes:

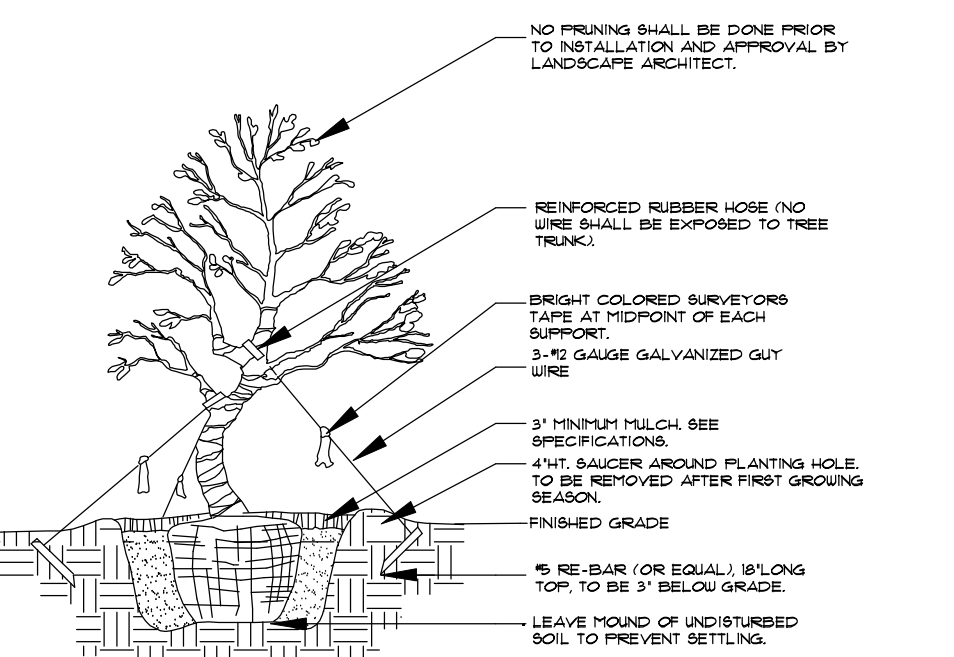
- LANDSCAPE PLANS SHALL BE SUBMITTED FOR THE PROJECT INDICATING THE LOCATION OF LANDSCAPE AREAS, PERIMETER WALLS, FOUNDATIONS, BERRIS, TREE WELLS, FENCES, GATES, SIGNS, DECORATIVE ROCKS, SCULPTURE, FOUNTAINS, AND ANY OTHER FEATURES THAT MAY INFLUENCE THE LOCATION OF WATER / WASTEWATER / RECLAIMED WATER FACILITIES; ALSO EXISTING AND PROPOSED WATER / WASTEWATER / RECLAIMED FACILITIES, AND RIGHT-OF-WAY, LOT LINES AND ALL EASEMENT INFORMATION SHOWING OFFICIAL RECORD BOOK AND PAGE NUMBER SHALL BE INCLUDED. THE PLANS SHALL INCLUDE AND CONFORM TO THE FOLLOWING STANDARD NOTES:
- a) ALL LANDSCAPING WITHIN PSLUD UTILITY EASEMENTS AND WITHIN 10' OF PSLUD INFRASTRUCTURE SHALL COMPLY WITH CHAPTER 84 OF THE CITY'S CODES OF ORDINANCES AND PSLUD UTILITY STANDARDS.
 - b) NO LANDSCAPING SHALL BE PLANTED IN SUCH A MANNER AS TO ADVERSELY AFFECT UTILITY INSTALLATION, OPERATION, OR MAINTENANCE.
 - c) NO LANDSCAPING OTHER THAN 800 GRASSES MAY BE PLANTED WITHIN A 5' RADIUS MAINTENANCE AREA OF ANY PSLUD APPURTENANCE SUCH AS WATER METERS, BACKFLOW DEVICES, FIRE HYDRANTS, SANITARY SEWER CLEANOUTS, MANHOLES, AIR RELEASE VALVES, ETC. WITH THE EXCEPTION OF FOXTAIL PALMS. TREES SHALL NOT BE PLANTED WITHIN 10' OF ANY PSLUD INFRASTRUCTURE. AS SPECIFICALLY APPROVED BY THE PSLUD, FOXTAIL PALMS MAY BE A DISTANCE NOT LESS THAN SEVEN (7) FEET OF ANY PSLUD INFRASTRUCTURE. ALL MEASUREMENTS ARE FROM OUTSIDE TO OUTSIDE, NOT CENTERLINE TO CENTERLINE. EXAMPLE: OUTSIDE OF PIPE TO NEAREST POINT ON TREE TRUNK.
 - TREES SHALL NOT BE PLANTED WITHIN TEN (10) FEET OF ANY PSLUD MAINS OR APPURTENANCES (UNLESS OTHERWISE APPROVED BY PSLUD).
 - UTILITY & DRAINAGE EASEMENTS TO REMAIN CLEAR OF TREES UNLESS OTHERWISE APPROVED BY THE EASEMENT HOLDER.

Planting Details



Tree Planting

SEE SPECIFICATIONS FOR BACKFILL MIXTURE AND FERTILIZATION.
BRACING - SPECIAL SITE CONDITIONS MAY REQUIRE MODIFICATION TO BRACING TECHNIQUE. LANDSCAPE CONTRACTOR WILL ADEQUATELY BRACE (OR WIRE) ALL TREES TO PREVENT EXCESSIVE MOVEMENT & MAINTAIN A VERTICAL POSITION.

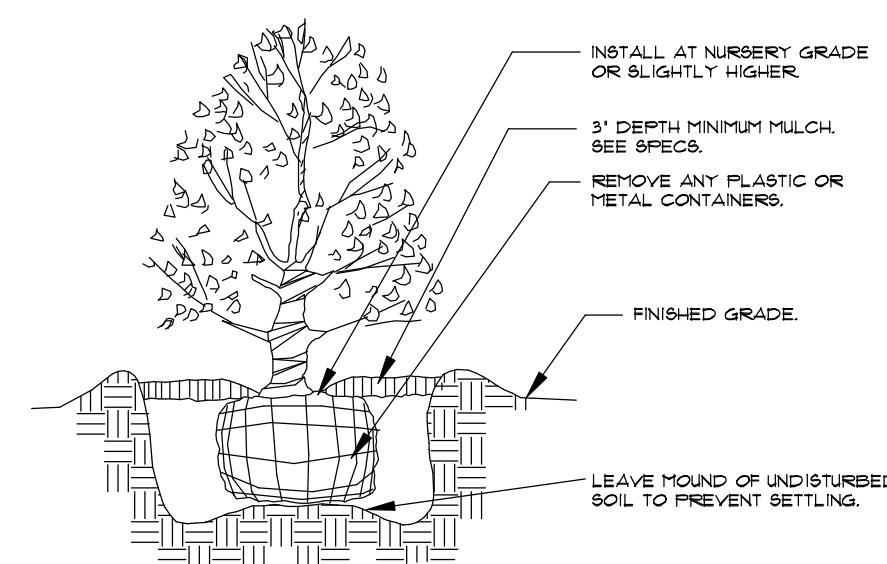


Irregular & Multi-Stem Tree Planting

FOR TREES 6"-14" HT.
NOTES:
SEE SPECIFICATIONS FOR BACKFILL MIXTURES AND FERTILIZATION.
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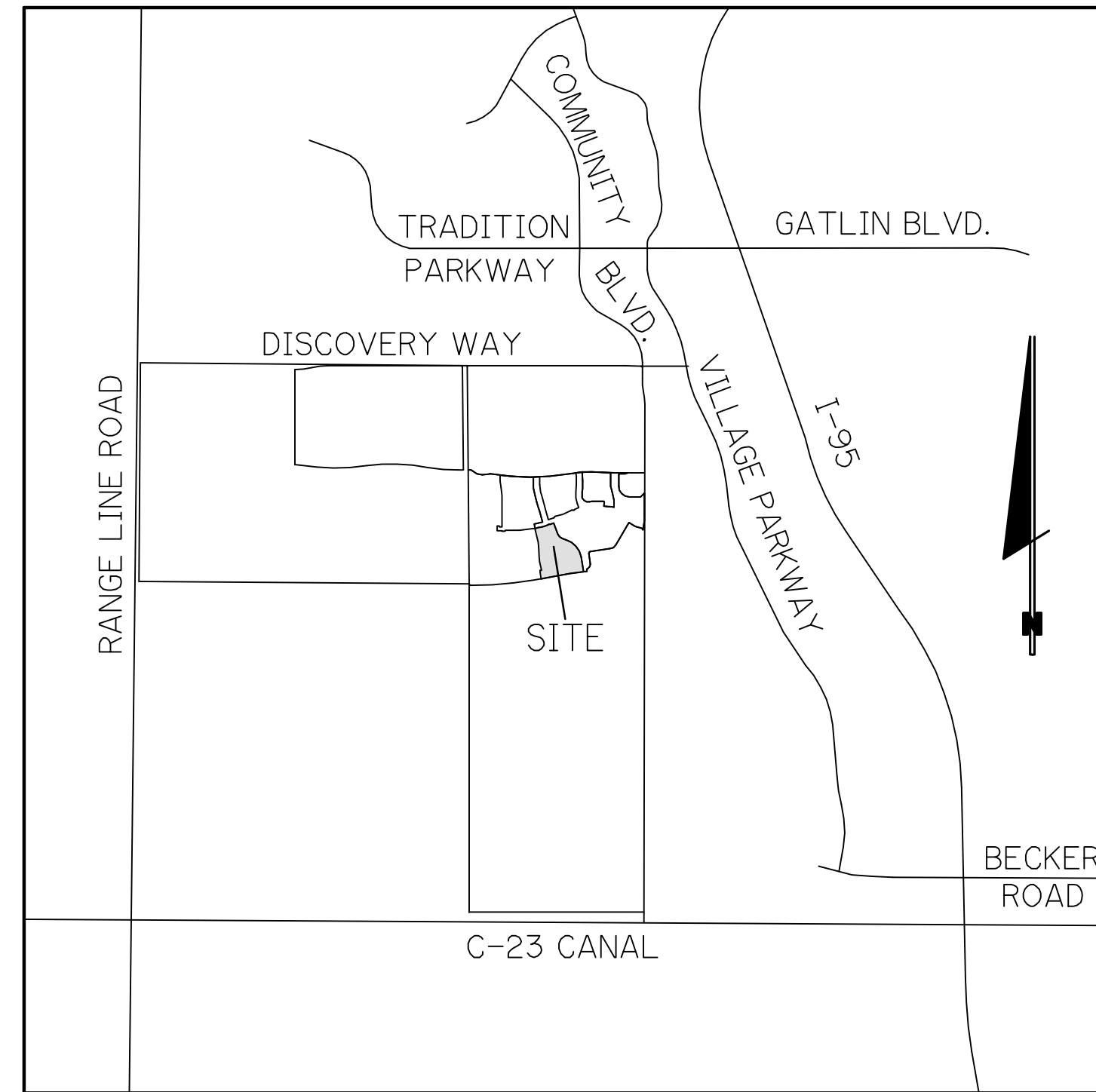
Palm Planting

APPLIES TO: ROYAL PALMS, QUEEN PALMS, ALEXANDER PALMS, FOXTAIL PALMS.
SEE SPECIFICATIONS FOR BACKFILL MIXTURE AND FERTILIZATION.
BRACING - SPECIAL SITE CONDITIONS MAY REQUIRE MODIFICATION TO BRACING TECHNIQUE. LANDSCAPE CONTRACTOR WILL ADEQUATELY BRACE ALL PALMS TO PREVENT EXCESSIVE MOVEMENT AND MAINTAIN A VERTICAL POSITION.

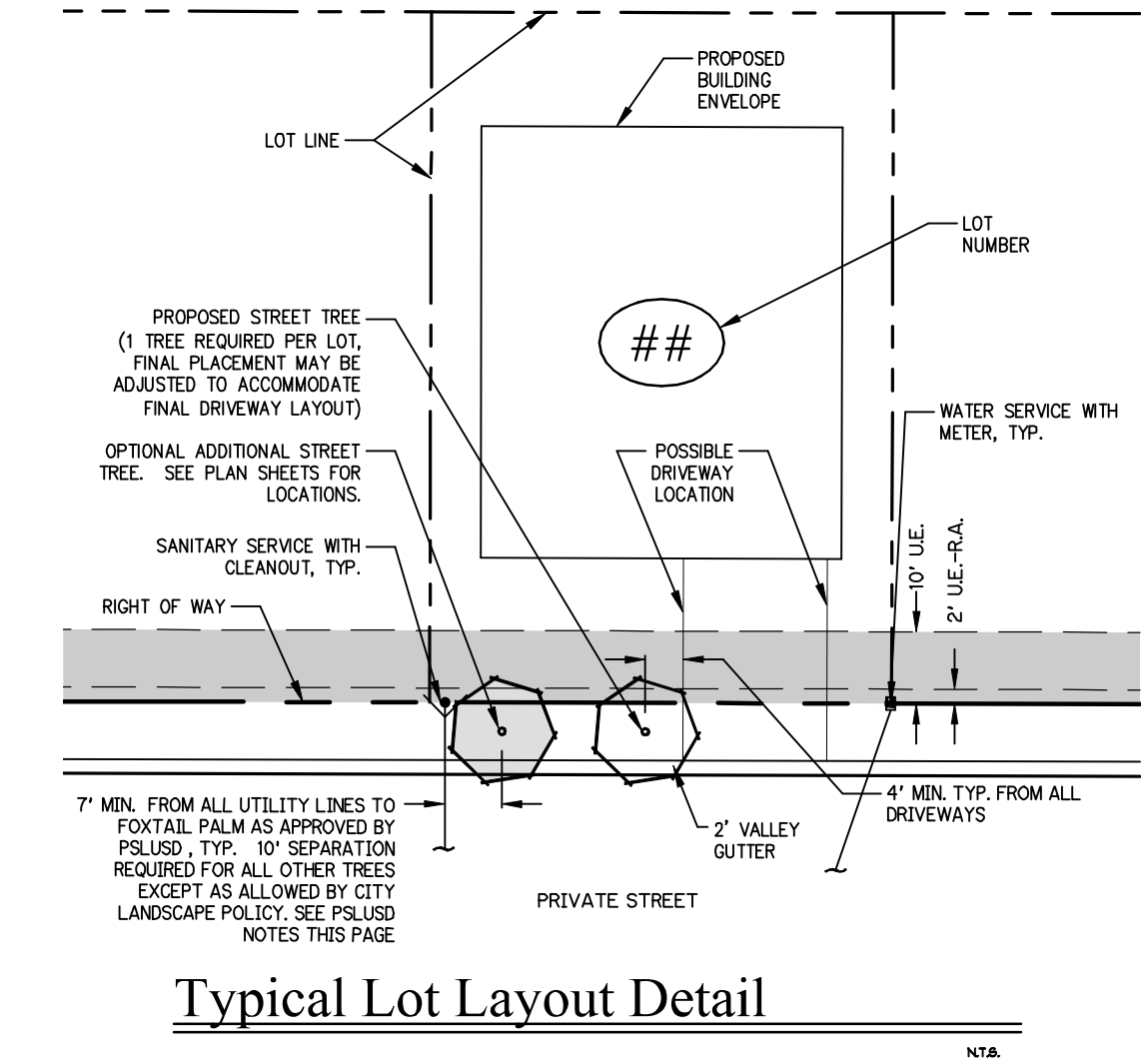


Shrub Planting

SEE SPECIFICATIONS FOR BACKFILL MIXTURE AND FERTILIZATION.



LOCATION MAP
N.T.S.



Typical Lot Layout Detail

Plant Specifications

SPECIES AND SIZE shall conform to those indicated on the drawings. Nomenclature shall conform to STANDARDIZED PLANT NAMES, current edition. All nursery stock shall be in accordance with Florida Grades and Standards for Nursery Plants, latest edition published by the Florida Department of Agriculture and Consumer Services. All plants not otherwise specified as being Florida Fancy or Specimen, shall be Florida Grade Number 1 or better as determined by the Florida Division of Plant Industry. Specimen means an exceptionally heavy, symmetrical, tightly knit plant, so trained or favored in its development that first appearance is unquestionable and outstandingly superior in form, number of branches, compactness and symmetry.

GENERAL REQUIREMENTS

All plants shall be freshly dug, sound, healthy, vigorous, well branched, and free of disease and insect eggs and larvae, and shall have adequate root systems. Trees for planting rows shall be uniform in size and shape. All materials shall be subject to approval by the Landscape Architect. Where any requirements are omitted from the plant list, the plants furnished shall be normal for the variety. Plants shall be pruned prior to delivery only upon the approval of the Landscape Architect.

CONTAINER GROWN STOCK

All container grown material shall be healthy, vigorous, well rooted plants, and established in the container in which they are sold. The plants shall have tops which are good quality and in a healthy growing condition. An established container grown plant shall be grown in that container sufficiently long enough for the new fibrous roots to have developed so that the root mass will retain its shape and hold together when removed from the container. Plant root bound in containers are unacceptable.

MEASUREMENTS

Trees: Height shall be measured from ground to the top most portion of the tree. Small, multi-trunked trees are measured to the top of main body of the crown. Spread shall be measured to the end of branching equally around the crown from the center of the trunk. Measurements are not to include any terminal growth. Single trunk trees shall be free of "V" crotches that could be points of weak limb structure or disease infestation.

Shrubs: Heights shall be measured from the ground to the average points where mature plant growth stops. Spread shall be measured to the end of branching equally around the shrub mass. Measurements are not to include any terminal growth.

Palms: Clear Trunk (C.T.) shall be measured from the ground at the time of installation to the point where the mature aged trunk joins the immature or green portion of the trunk or the head.
Overall height (O.H.) shall be measured from the ground at the time of installation to a point three quarters the length of the unopened bud. Palms with nipped or burred trunks will not be accepted.

SOIL

Planting soil for use in preparing backfill for plant pits shall be free from heavy clay, stones, lime, plants, roots or other foreign materials or noxious grasses (such as Bermuda or nut grass) and noxious weeds. It shall not contain toxic substances which may be harmful to plant growth.

COMMERCIAL FERTILIZER

Two fertilizer shall be used in all types of plantings, except palms. Granular fertilizer shall be uniform in composition, dry and free flowing. This fertilizer shall be delivered to the site in the original unopened bags, each bearing the manufacturer's statement of analysis, and shall meet the following requirements: sixteen (16%) percent nitrogen, seven (7%) percent phosphorus, twelve (12%) percent potassium, plus iron, tablet fertilizer (Agriform or equal) in 2 gram size shall meet the following requirements: twenty (20%) percent nitrogen, ten (10%) percent phosphorus, five (5%) percent potassium.

The two fertilizers will be applied at the following rates:

| PLANT SIZE | 16-1-12 | "AGRIFORM" TABLET (21 Grams) |
|---------------|-------------------|------------------------------|
| 1 gal. | 1/4 lb. | 1 |
| 3 gal. | 1/3 lb. | 2 |
| 1-1/2 gal. | 1/2 lb. | 4 |
| 1"-6" caliper | 2 lbs./1" caliper | 2/1" caliper |
| 6" and larger | 3 lbs./1" caliper | 2/1" caliper |

"Florida East Coast Palm Special" will be applied to all palms at installation at a rate of 1/2 lb. per inch of trunk caliper unless otherwise specified.

MULCH

Mulch material shall be two (2) inches of shredded Class "A" mulch (sterilized and free of seeds), moistened at the time of application to prevent wind displacement. See plant list for specification.

SUBSTITUTIONS

No substitutions of plant material types or size will be allowed without written consent of the Landscape Architect. B4B material will not be accepted as substitute for container grown material unless previously approved. Alternate substitutions shall be indicated in bid.

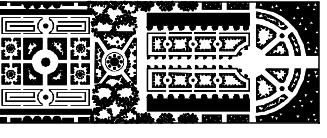
RIVERLAND - PARCEL 'B'
Developer: Riverland Associates II, LLLP
PORT ST. LUCIE, FLORIDA
PLAT FIVE COVER SHEET

DATE: 6/22/11
DRAWN BY: AJO
JOB NO.: 21-001
SCALE: N/A
FILENAME: Rvr Parcel B

REVISIONS:
11/31 PSL Cmts.
8/10/11 PSL Cmts.
9/20/11
9/25/11 CB to UB
10/11/11 PSL cmt. (st. name)

PLAT FIVE
COVER SHEET

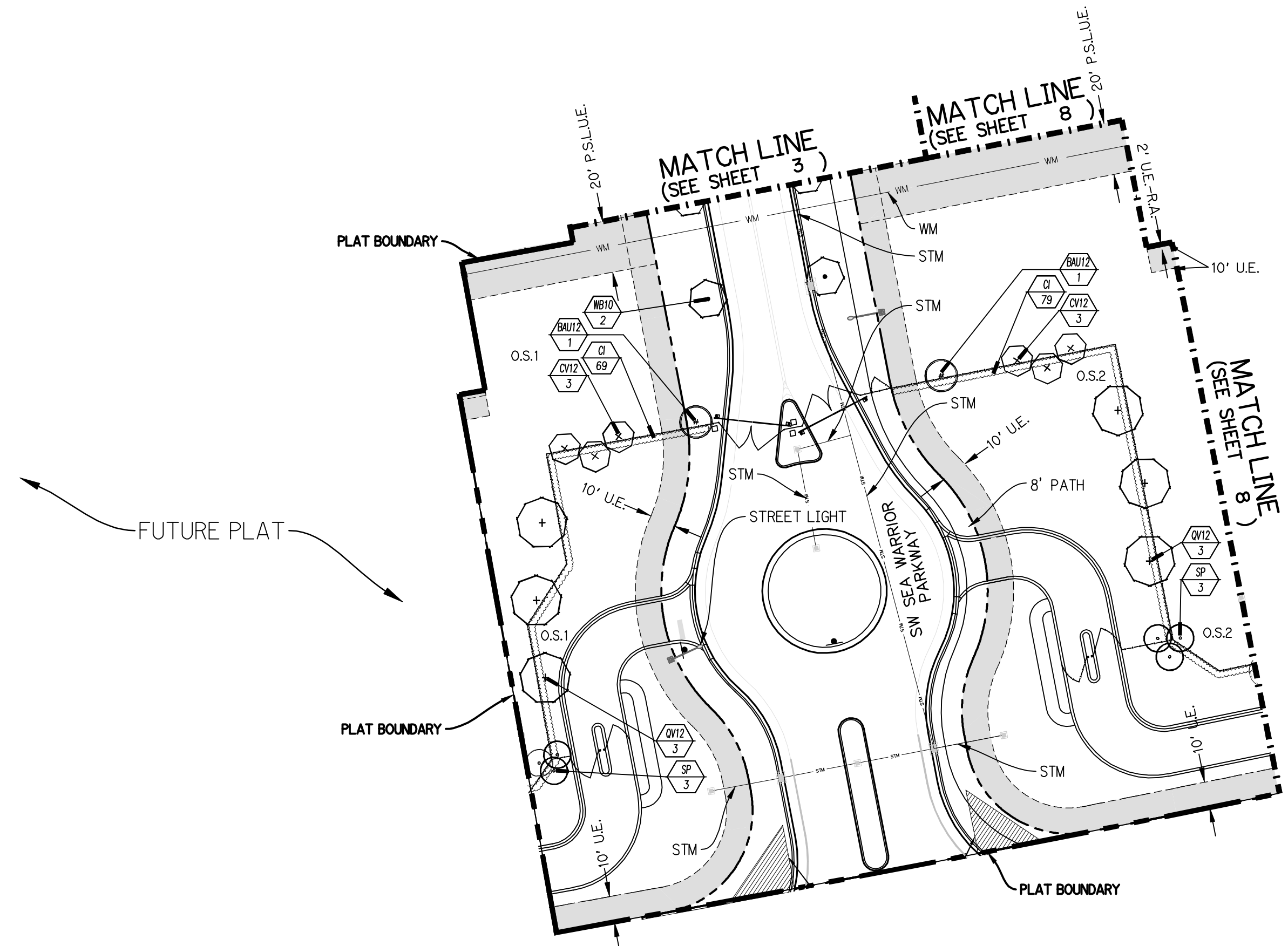
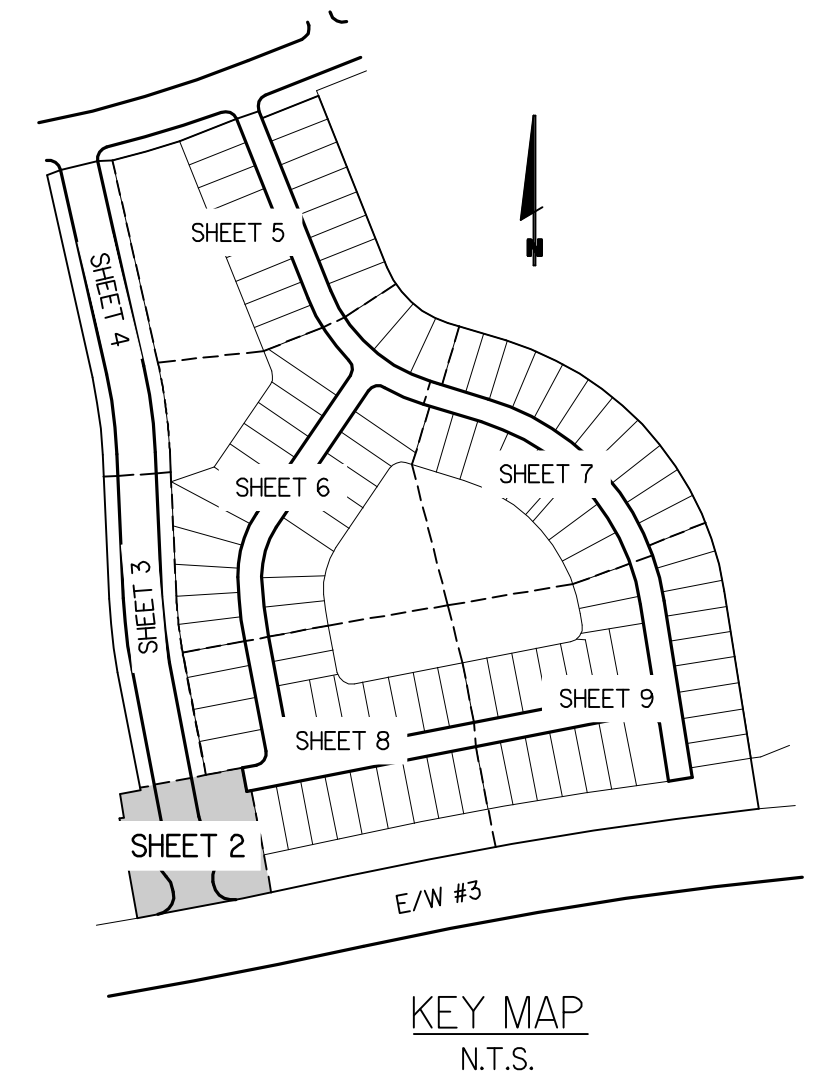
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P5-1



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RIVERLAND - PARCEL 'B'
Developer: Riverland Associates II, LLLP
PORT ST. LUCIE, FLORIDA
PLAT FIVE STREET TREE PLAN

DATE: 6/22/11
DRAWN BY: AJO
JOB NO.: 21-081
SCALE: 1" = 40'-0"
FILENAME: Rvr Parcel B

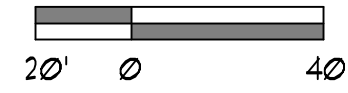
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8/10/11 PSL Cmnts
9/20/11
9/25/11 CB to UB
10/11/11 PSL cmt (st. name)

Plant List (Sheet P5-2 Only)

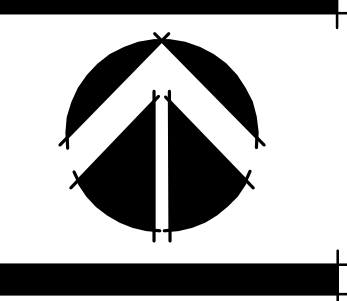
| SYM | QTY | NAME | SPECIFICATIONS |
|---|-----|---|---|
| TREES | | | |
| BAU12 | 2 | Bauhinia blakeana / Hong Kong Orchid | 12' x 5', 2.5" cal., 5' c.t., straight trunk, full canopy |
| CV12 | 6 | Callistemon viminalis / Weeping Bottlebrush | 12' ht., full canopy |
| * QV12 | 6 | Quercus virginiana / Live Oak | 12' x 6', 2.5" cal., straight trunk, full canopy |
| PALMS | | | |
| * SP | 6 | Sabal palmetto / Cabbage Palm | 10' - 22' c.t. hts., staggered hts., hurricane cut, straight trunk, slick |
| WB12 | 2 | Wodyetia bifurcata / Foxtail Palm | 12" g.w., straight trunk, FL #1, MATCHING, tagged by owner |
| SHRUBS, ACCENTS, AND GROUNDCOVER | | | |
| C1 | 148 | Crysgobalanus toaco / Coccolum | 3 gal., 20" x 20", full to base |

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* DENOTES NATIVE SPECIES

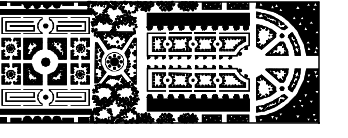


PSL PROJECT NO. P21-131



PLAT FIVE
STREET TREE
PLAN

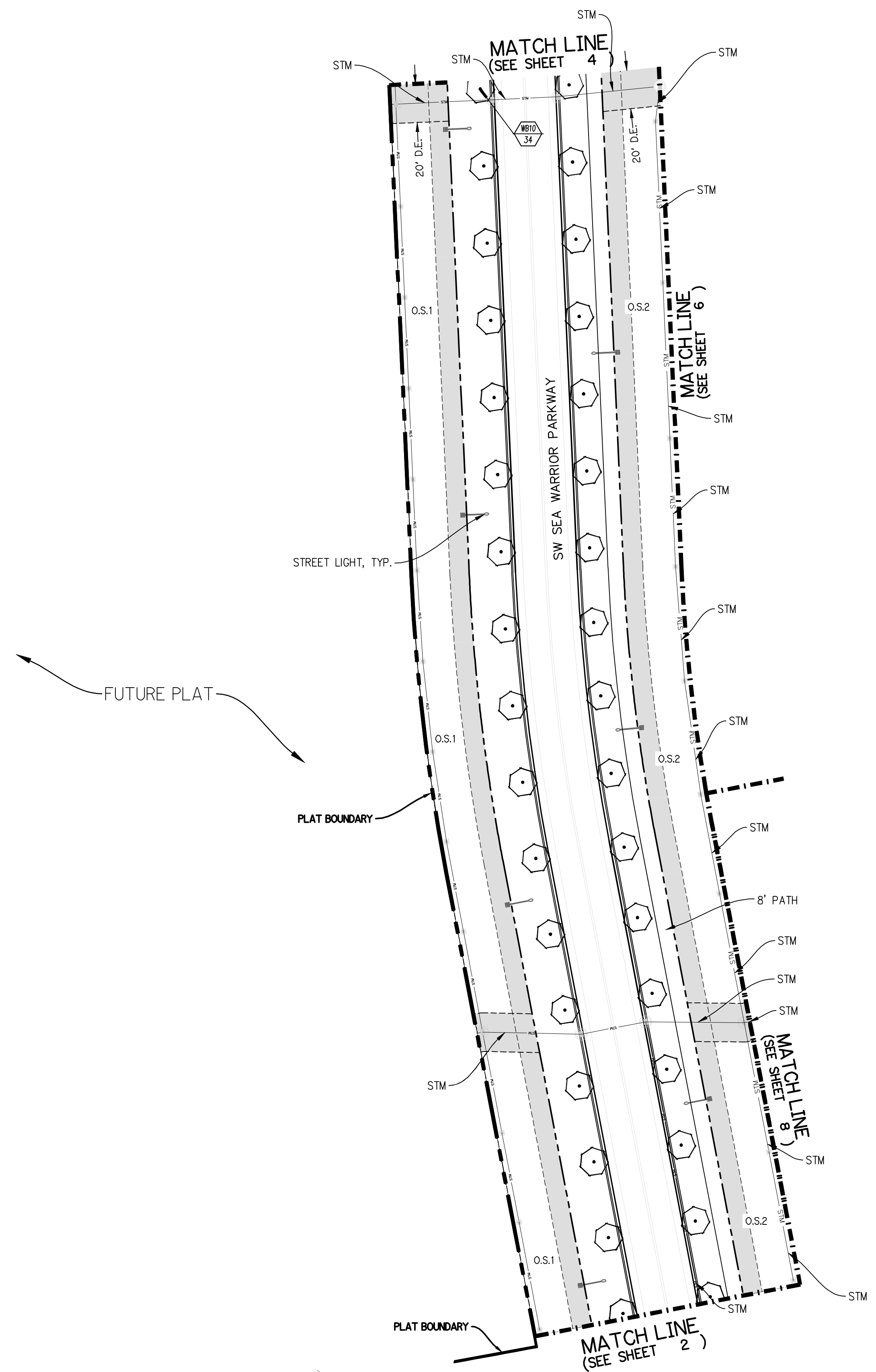
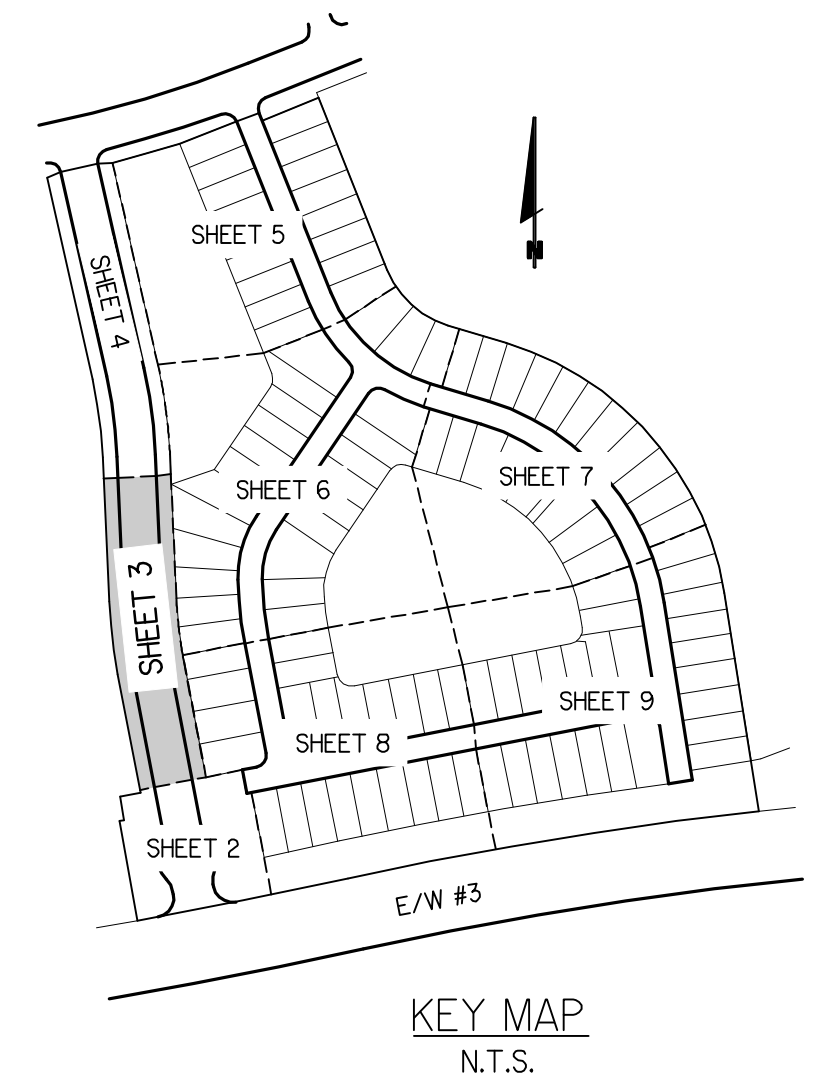
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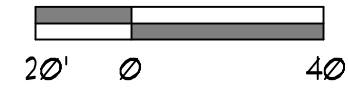


Plant List (Sheet P5-3 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|-------|-----|-----------------------------------|---|
| PALM8 | | | |
| WB12 | 34 | Wodyetia bifurcata / Foxtail Palm | 12' g.w., straight trunk, FL #, MATCHING, tagged by owner |

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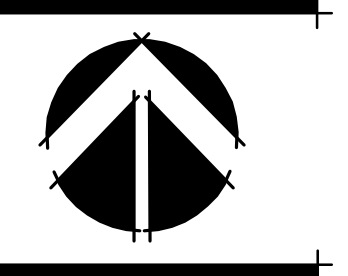


P&L PROJECT NO. P21-131

RIVERLAND - PARCEL 'B'
Developer: Riverland Associates II, LLLP
PORT ST. LUCIE, FLORIDA
PLAT FIVE STREET TREE PLAN

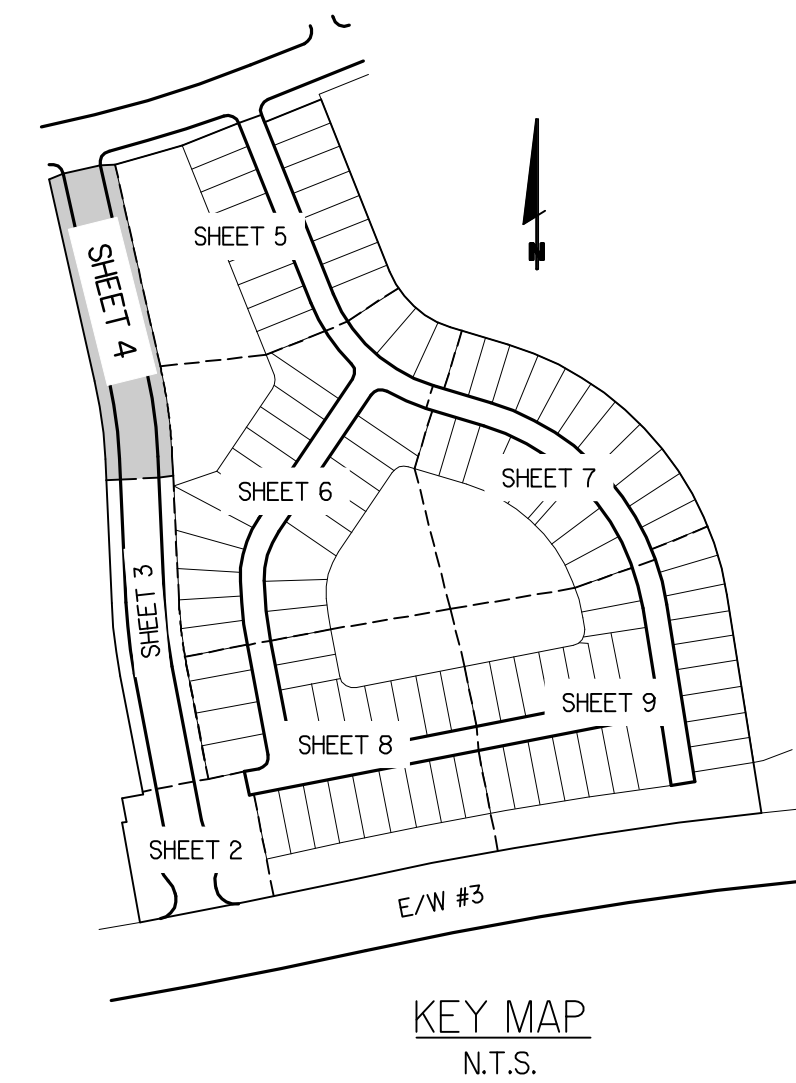
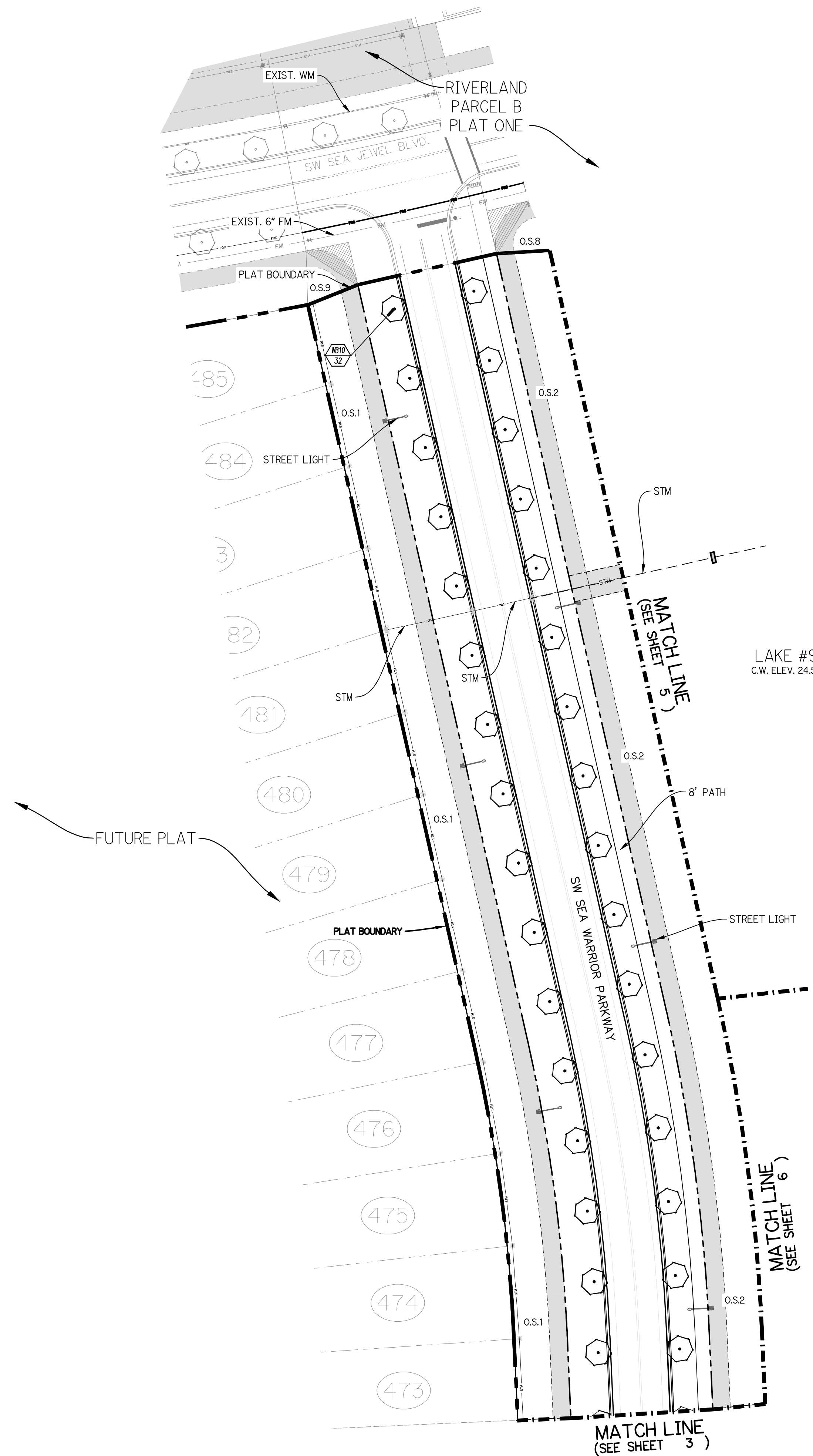
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JOB NO.: 21-081
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1/13/11 P&L Cmts.
8/10/11 P&L Cmts.
9/20/11
9/25/11 CB to WB
10/11/11 P&L cmt (st. name)



PLAT FIVE
STREET TREE
PLAN

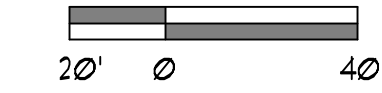
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P5-3



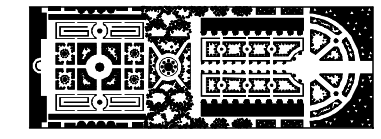
Plant List (Sheet P5-4 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|-------|-----|-----------------------------------|--|
| PALM6 | | | |
| WB12 | 32 | Wodyetia bifurcata / Foxtail Palm | 12' g.w., straight trunk FL #, MATCHING, tagged by owner |

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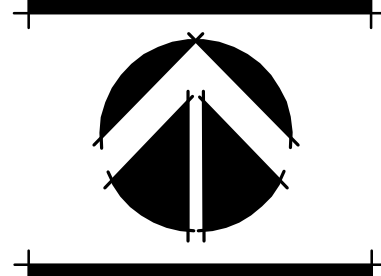
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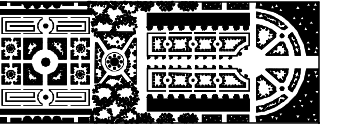
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REVISIONS:
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 8/10/11 FSL cmt.
 9/20/11
 9/25/11 CB to WB
 10/11/11 FSL cmt (st. name)



**PLAT FIVE
 STREET TREE
 PLAN**

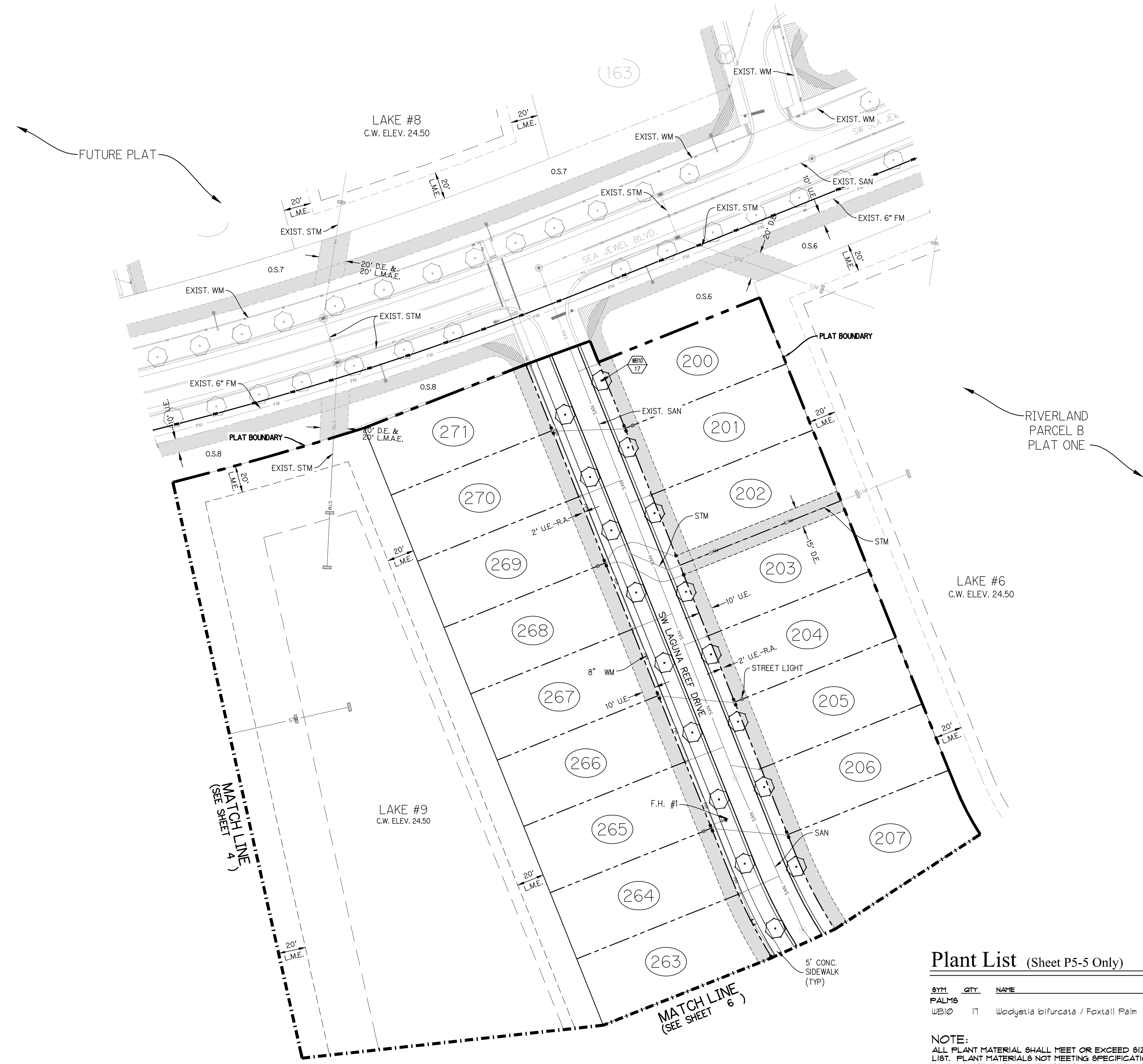
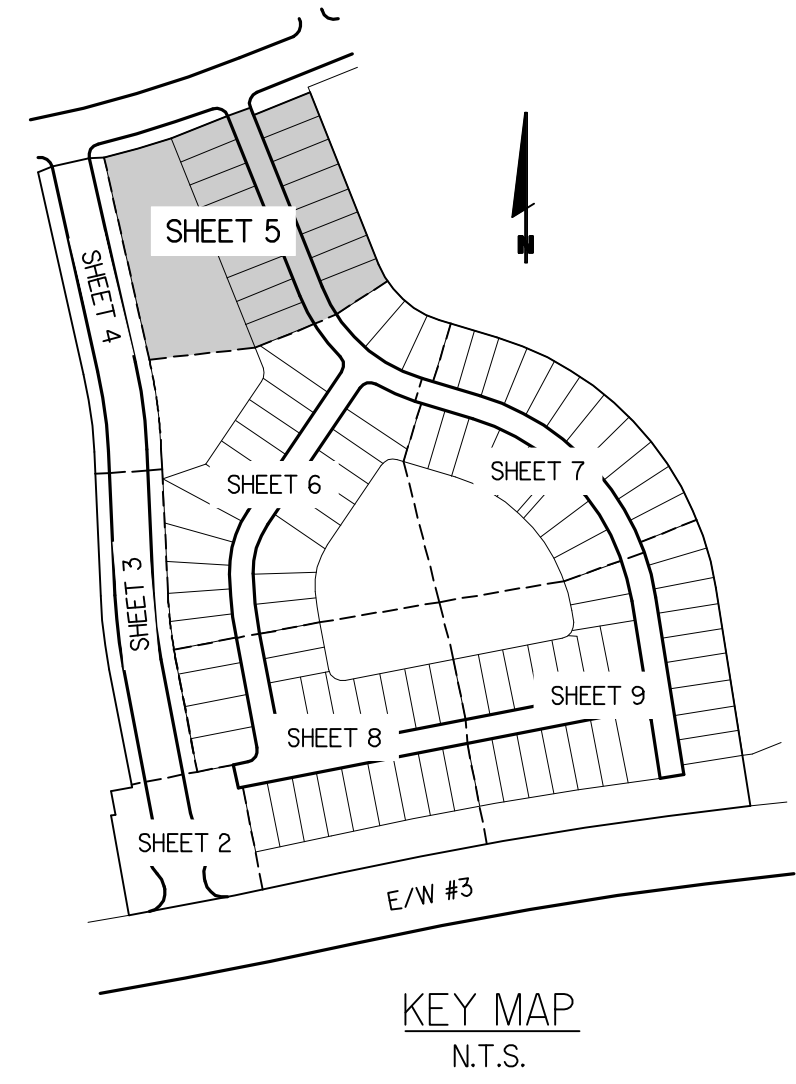
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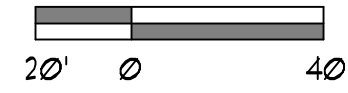
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Email: mail@pydg.com
License #LC-0001347



Plant List (Sheet P5-5 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|------|-----|-----------------------------------|--|
| UB10 | 17 | Wodyetia bifurcata / Foxtail Palm | 10' ct., straight trunk, full head, unscarred trunk, int |

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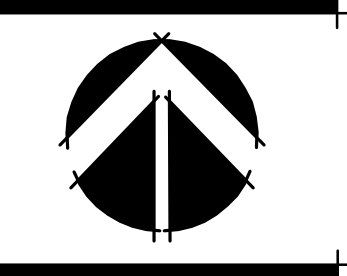


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PORT ST. LUCIE, FLORIDA
PLAT FIVE STREET TREE PLAN

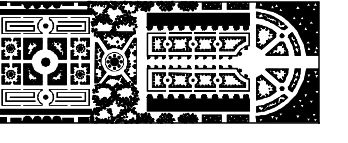
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10/11/11 P&L cmt (st. name)



PLAT FIVE
STREET TREE
PLAN

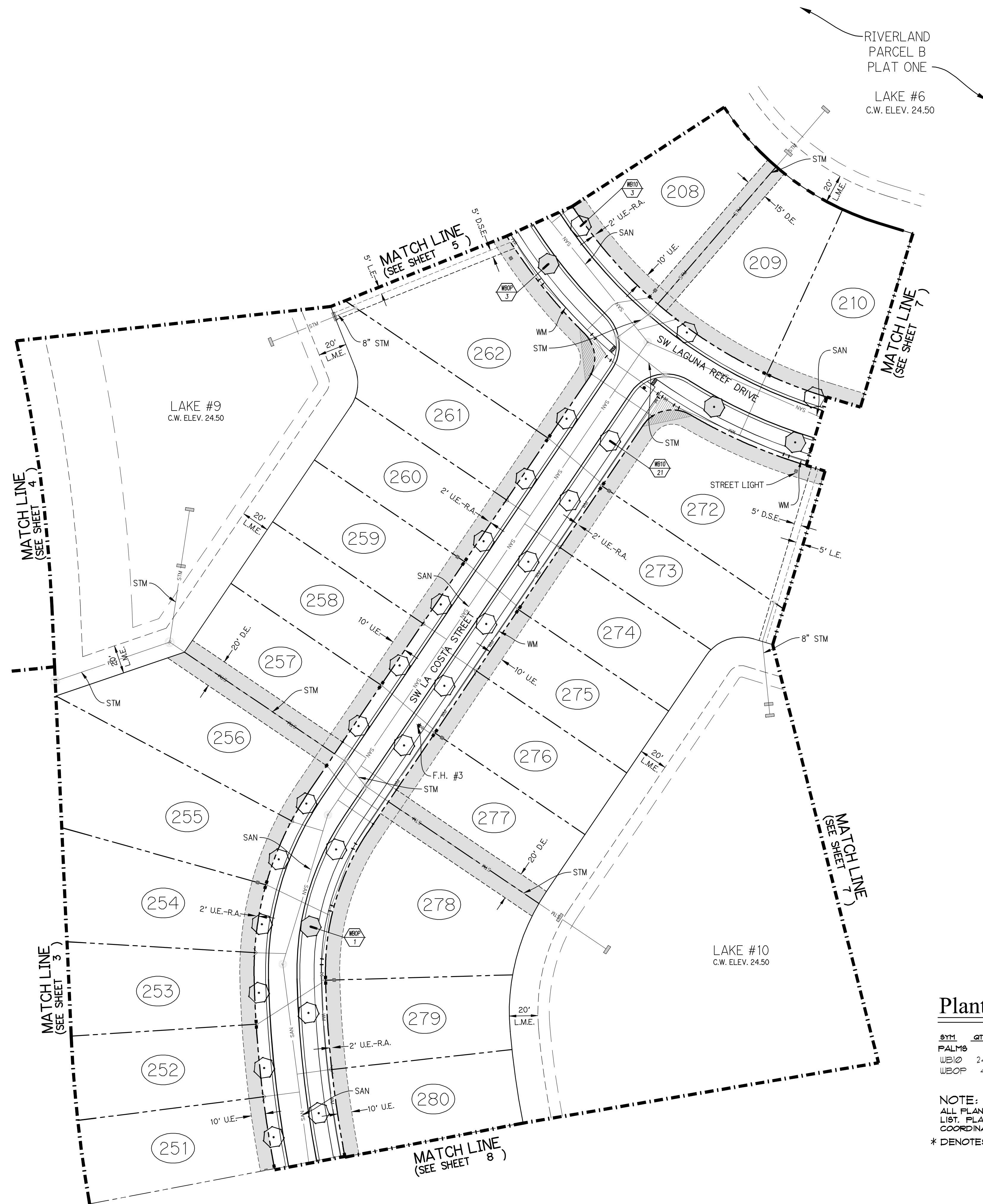
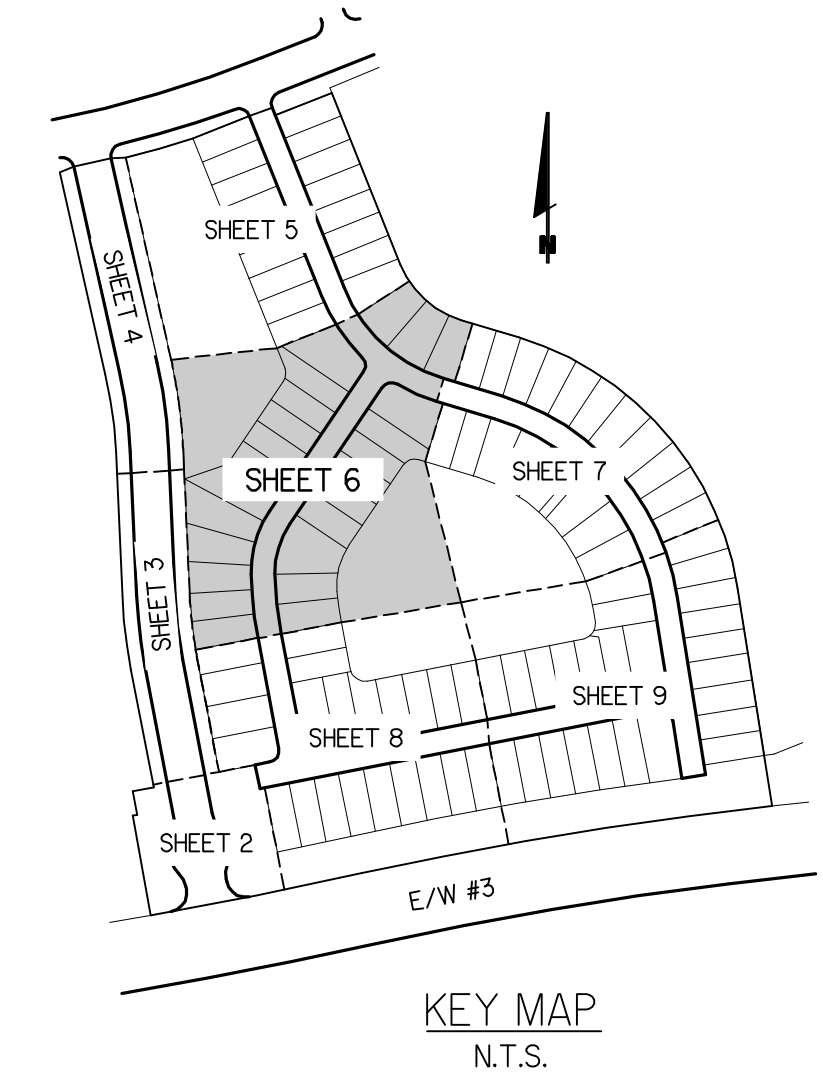
SHEET:
P5-5



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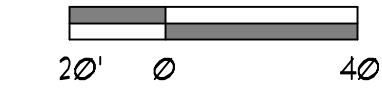


Plant List (Sheet P5-6 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|--------------|-----|---|--|
| FALMS | | | |
| WBIO | 24 | Wodyetia bifurcata / Foxtail Palm | 10' ct., straight trunk, full head, unscarred trunk, intac |
| WBOP | 4 | Optional Additional Street Tree - Wodyetia bifurcata / Foxtail Palm | 10' ct., straight trunk, full head, unscarred trunk, intac |

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* DENOTES NATIVE SPECIES

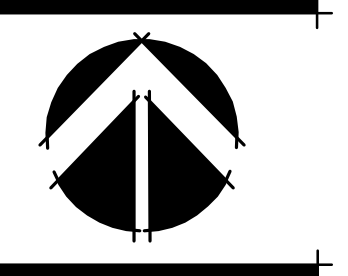


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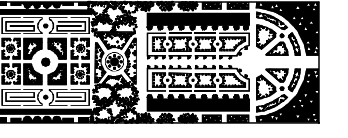
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SCALE: 1" = 40'-0"
FILENAME: Rvr Parcel B

REVISIONS:
11/21 FSL Cmts.
8/10/21 FSL Cmts.
9/20/21
9/25/21 CB to UB
10/11/21 FSL cmt (st. name)



PLAT FIVE
STREET TREE
PLAN

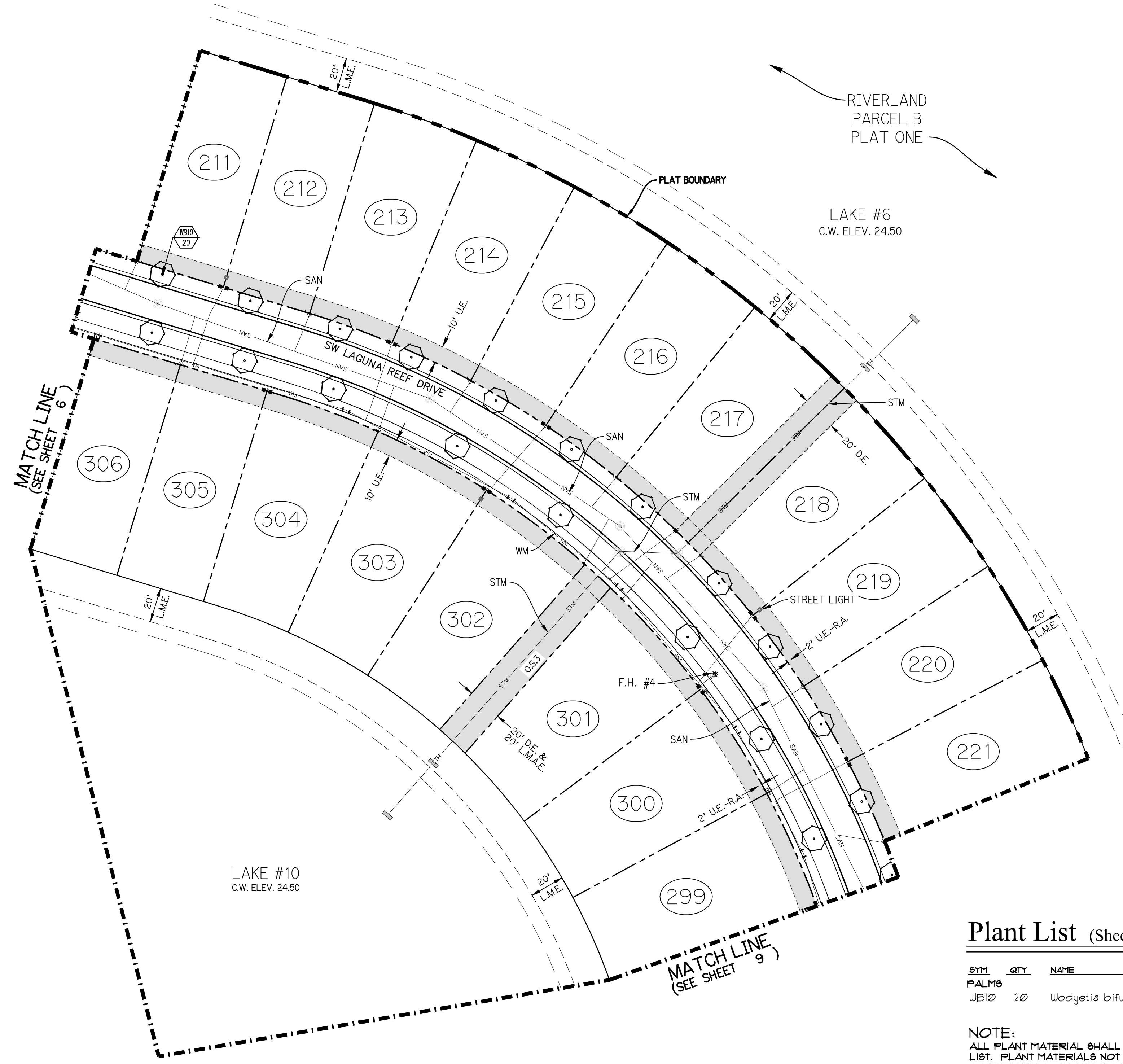
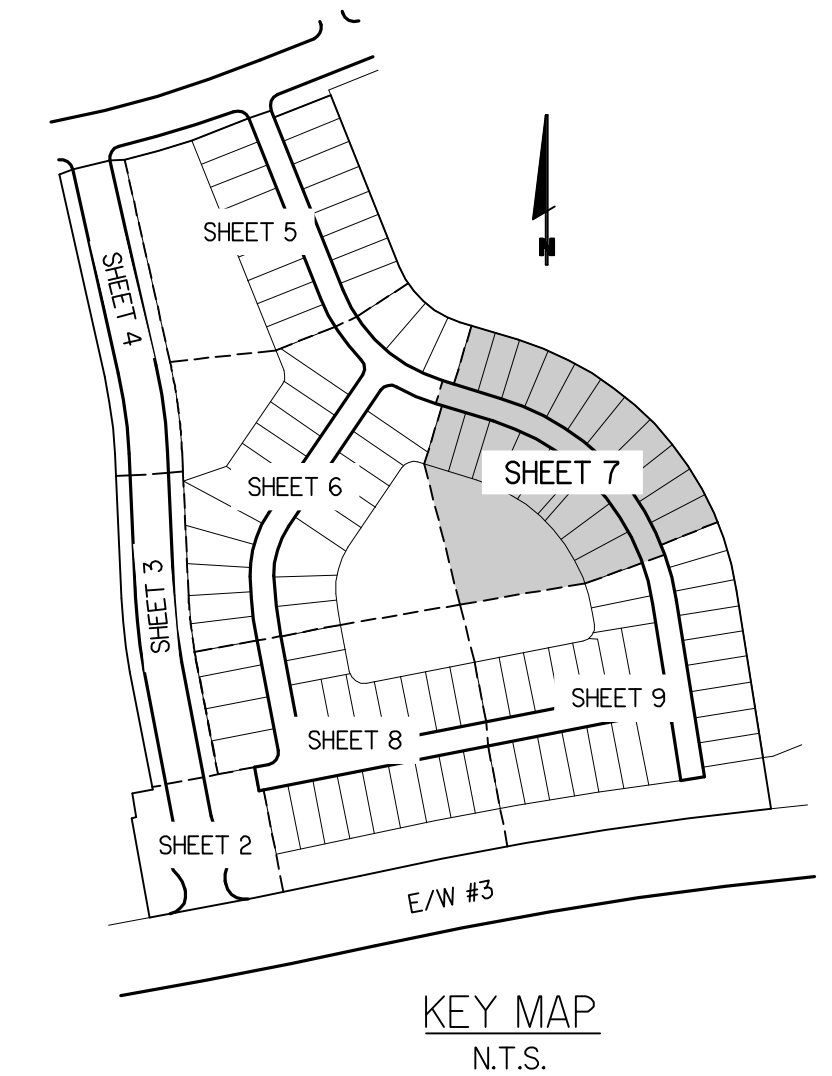
SHEET:
P5-6



PARKER-YANNETTE
design group, inc.

LANDSCAPE ARCHITECTURE
PLANNING • GRAPHICS
4425 Military Trail, Suite 202
Jupiter, Florida 33458

Telephone: (561) 747-5069
Fax: (561) 747-2041
Email: mail@pydg.com
License #LC-0001347



Plant List (Sheet P5-7 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|-------|-----|-----------------------------------|---|
| PALM6 | | | |
| WB10 | 20 | Wodyetia bifurcata / Foxtail Palm | 10' c.t., straight trunk, full head, unscarred trunk, intact fronds |

NOTE:
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* DENOTES NATIVE SPECIES

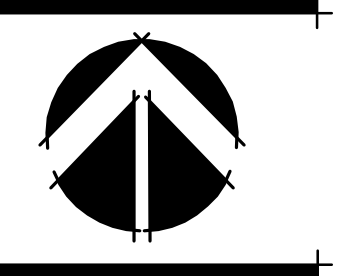


PSL PROJECT NO. P21-131

RIVERLAND - PARCEL 'B'
Developer: Riverland Associates II, LLLP
PORT ST. LUCIE, FLORIDA
PLAT FIVE STREET TREE PLAN

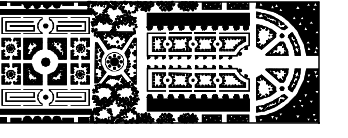
DATE: 6/22/11
DRAWN BY: AJO
JOB NO.: 21-081
SCALE: 1" = 40'-0"
FILENAME: Rvr Parcel B

REVISIONS:
1/13/11 PSL cmt.
8/10/11 PSL cmt.
9/20/11
9/25/11 CB to WB
10/11/11 PSL cmt (st. name)



PLAT FIVE
STREET TREE
PLAN

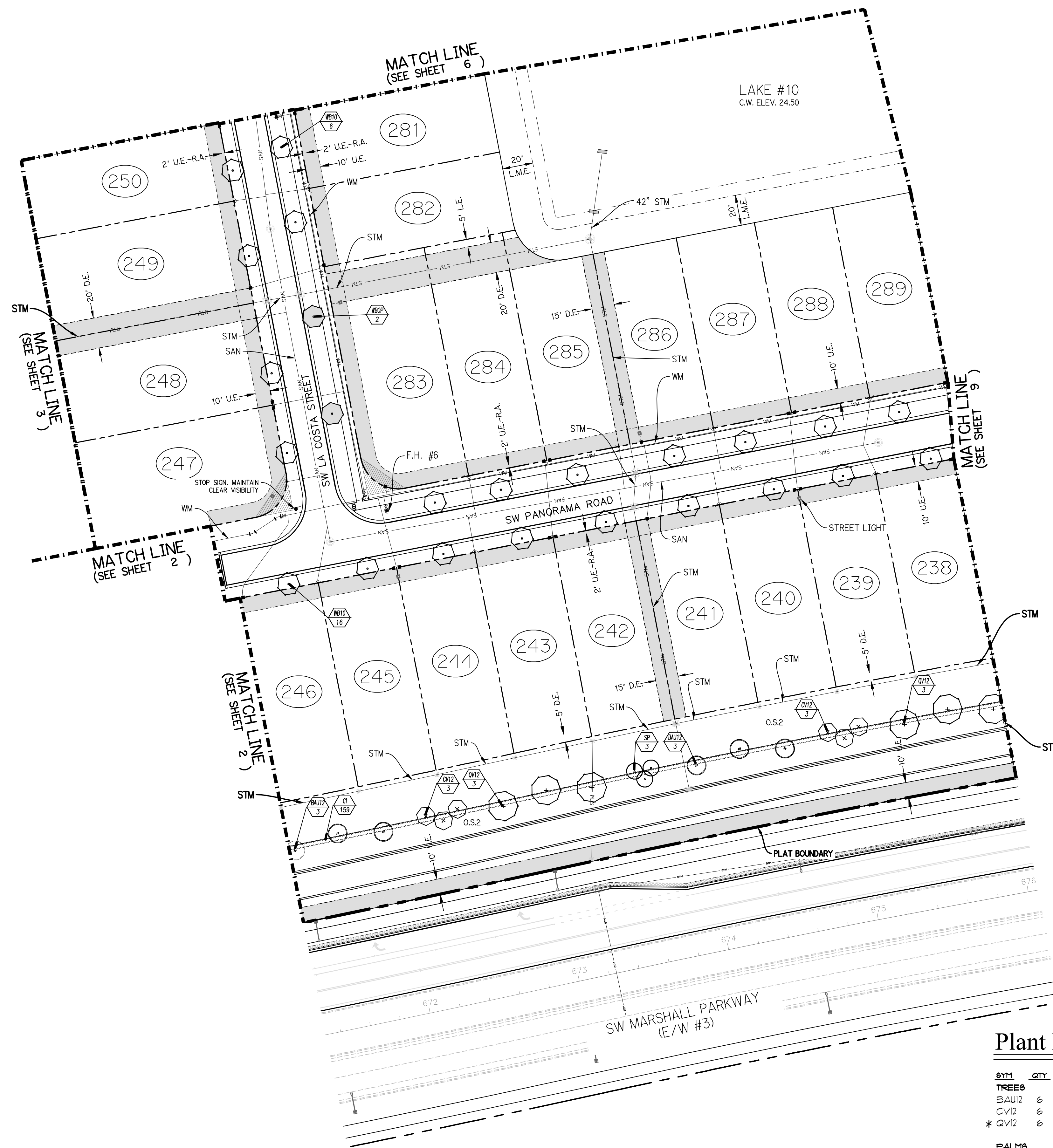
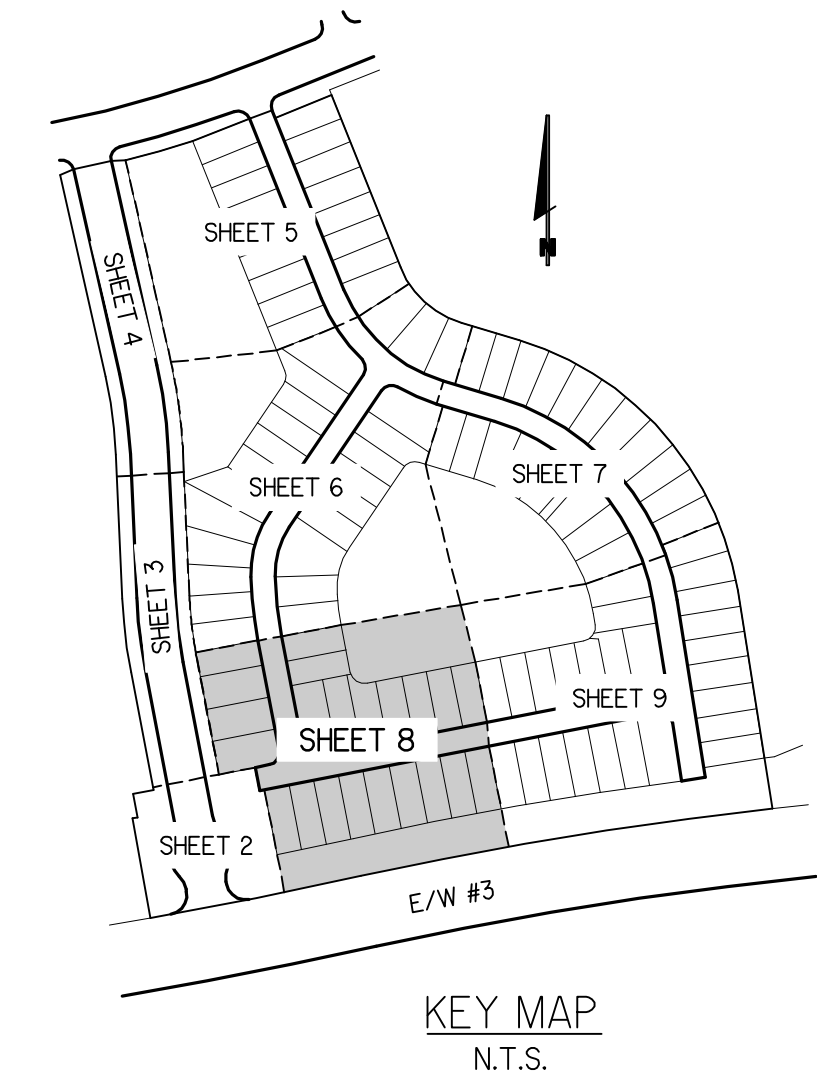
SHEET:
P5-7



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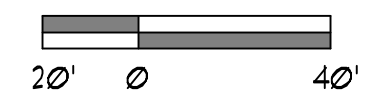


Plant List (Sheet P5-8 Only)

| SYM | QTY | NAME | SPECIFICATIONS |
|---|-----|--|---|
| TREES | | | |
| BAU12 | 6 | Bauhinia blaksana / Hong Kong Orchid | 12' x 5', 2.5" cal, 5' c.t., straight trunk, full canopy |
| CV12 | 6 | Callistemon viminalis / Weeping Bottlebrush | 12' ht., full canopy |
| * QV12 | 6 | Quercus virginiana / Live Oak | 12' x 6', 2.5" cal, straight trunk, full canopy |
| PALMS | | | |
| WB10 | 22 | Calophyllum brasiliense / Brazilian Beautyleaf | 12' ht. x 5' spr., 2.5" cal, full canopy |
| WBOP | 2 | Optional Additional Street Tree - Calophyllum brasiliense / Brazilian Beautyleaf | 12' ht. x 5' spr., 2.5" cal, full canopy |
| * SP | 3 | Sabal palmetto / Cabbage Palm | 10' - 22' c.t. hts., staggered hts., hurricane cut, straight trunk, slick |
| SHRUBS, ACCENTS, AND GROUNDCOVER | | | |
| CI | 159 | Chrysobalanus icaco / Cocoplum | 3 gal, 20" x 20", full to base |

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* DENOTES NATIVE SPECIES



PSL PROJECT NO. P21-131

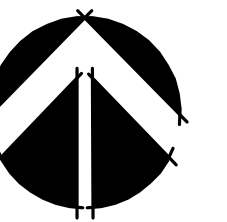
RIVERLAND - PARCEL 'B'

Developer: Riverland Associates II, LLLP
PORT ST. LUCIE, FLORIDA

PLAT FIVE STREET TREE PLAN

DATE: 6/22/11
DRAWN BY: AJO
JOB NO.: 21-081
SCALE: 1" = 40'-0"
FILENAME: Rvr Parcel B

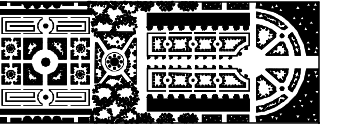
REVISIONS:
11/21/11 PSL Cmts.
8/10/11 PSL Cmts.
9/20/11
9/25/11 CB to WB
10/12/11 PSL cmt (st. name)



**PLAT FIVE
STREET TREE
PLAN**

SHEET:

P5-8



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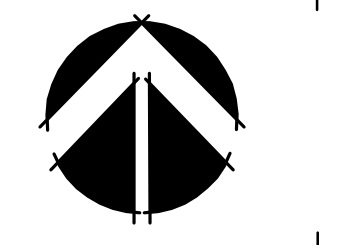
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PLAT FIVE STREET TREE PLAN

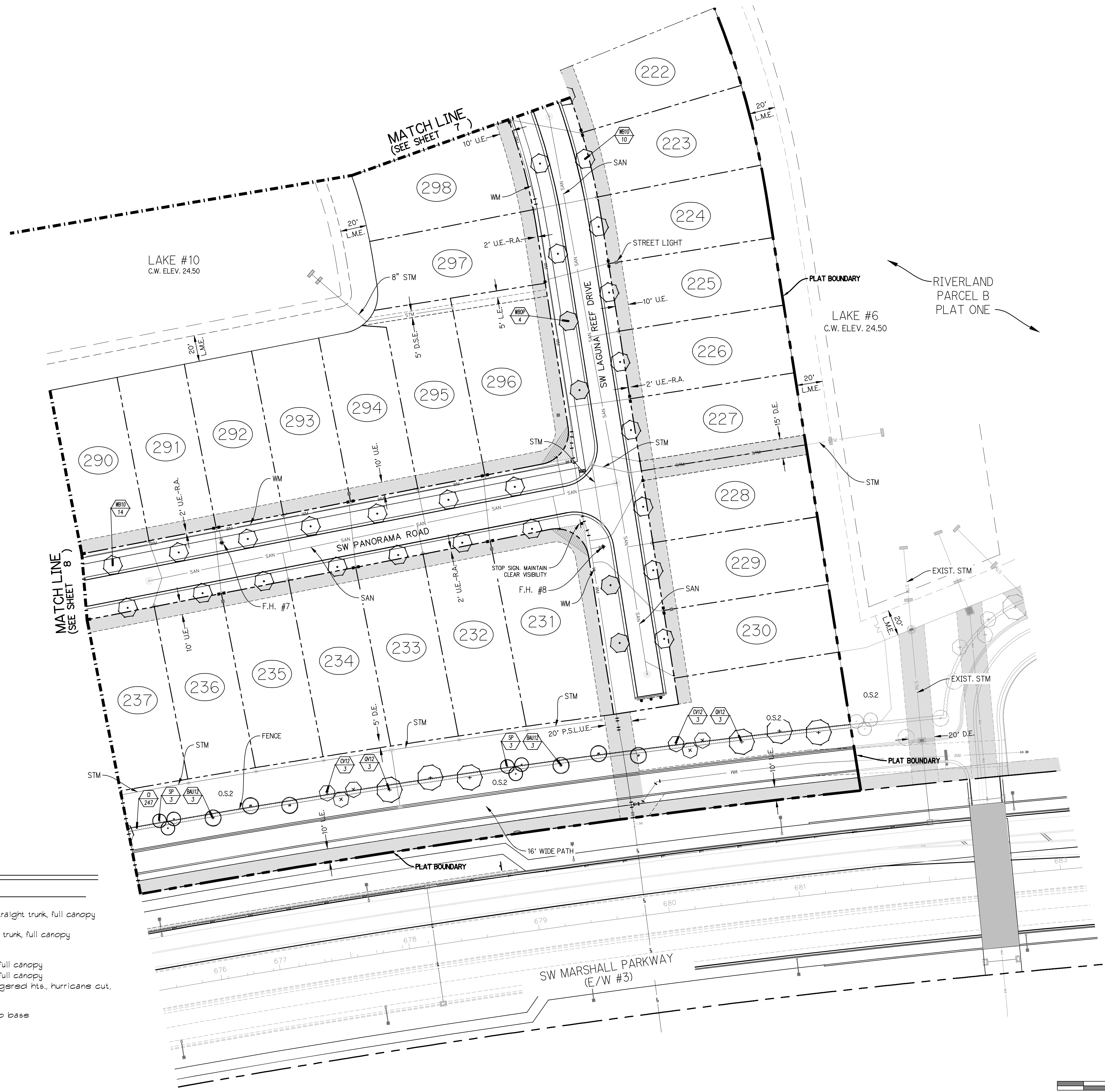
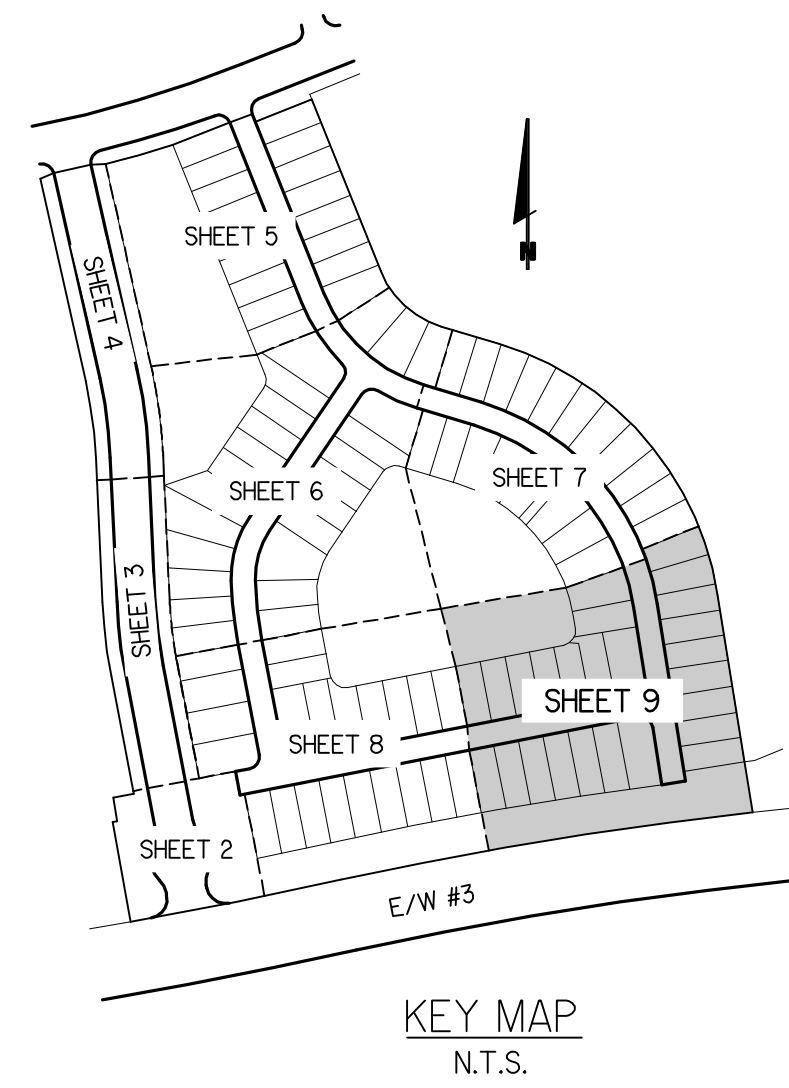
DATE: 6/22/11
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JOB NO.: 21-081
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FILENAME: Rvr Parcel B

REVISIONS:
11/21/11 PSL Cmts.
8/10/11 PSL Cmts.
9/20/11
9/25/11 CB to UB
10/11/11 PSL cmt (st. name)



**PLAT FIVE
STREET TREE
PLAN**

SHEET:
P5-9



Plant List (Sheet P5-9 Only)

| SYM. | QTY | NAME | SPECIFICATIONS |
|---|-----|--|---|
| TREES | | | |
| BAU12 | 6 | Bauhinia blakeana / Hong Kong Orchid | 12' x 5', 2.5' cal, 5' ct., straight trunk, full canopy |
| CV12 | 6 | Callistemon viminalis / Weeping Bottlebrush | 12' ht., full canopy |
| * QV12 | 6 | Quercus virginiana / Live Oak | 12' x 6', 2.5' cal., straight trunk, full canopy |
| PALMS | | | |
| WE10 | 24 | Calophyllum brasiliense / Brazilian Beautyleaf | 12' ht. x 5' spr., 2.5" cal., full canopy |
| WEOP | 4 | Optional Additional Street Tree - Calophyllum brasiliense / Brazilian Beautyleaf | 12' ht. x 5' spr., 2.5" cal., full canopy |
| * SP | 6 | Sabal palmetto / Cabbage Palm | 10' - 22' c.t. hts., staggered hts., hurricane cut, straight trunk, slick |
| SHRUBS, ACCENTS, AND GROUNDCOVER | | | |
| CI | 241 | Chrysobalanus icaco / Cocoplum | 3 gal., 20" x 20", full to base |

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* DENOTES NATIVE SPECIES