

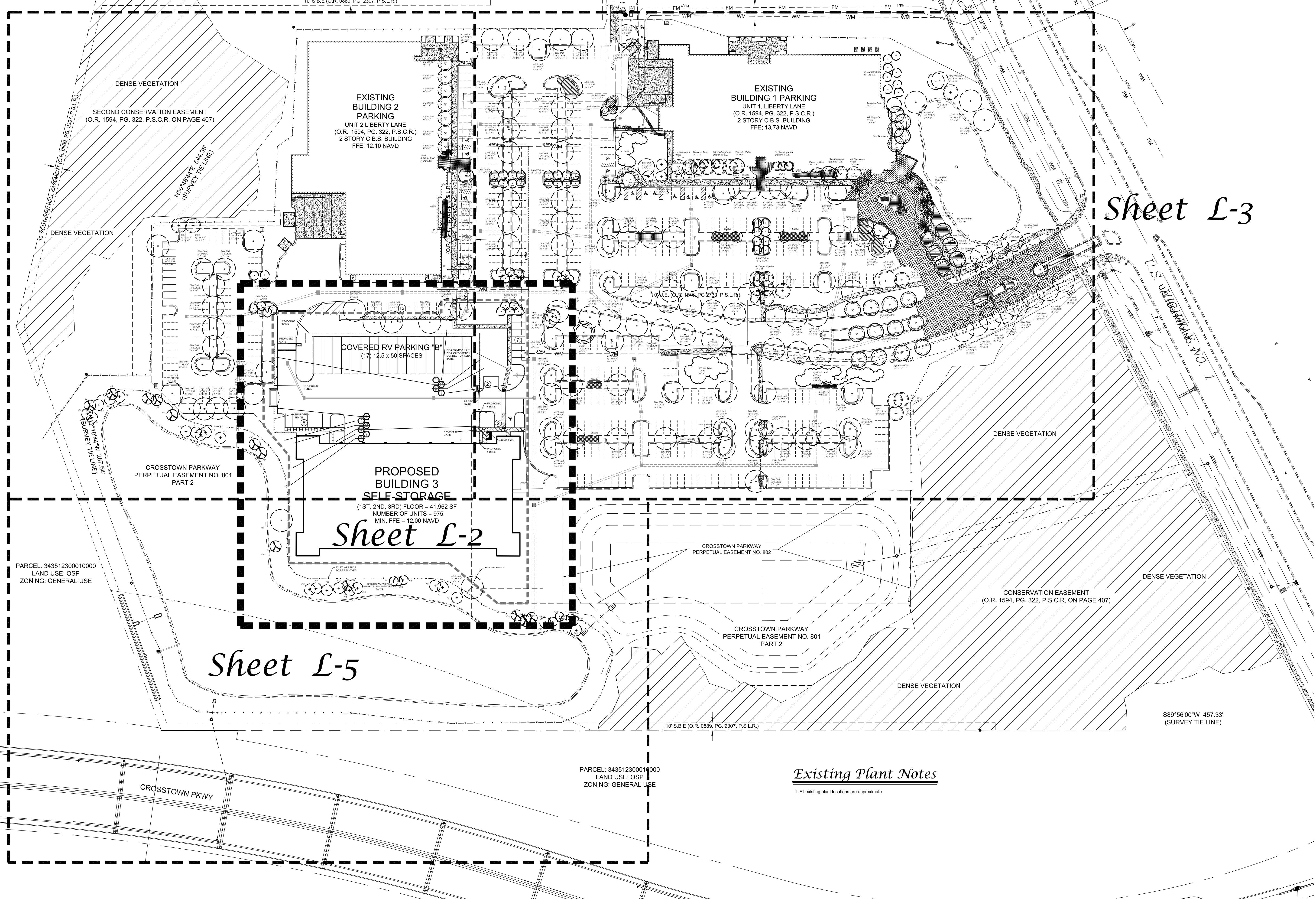
Sheet L-4

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 LAND USE: RU
 ZONING: RMH-5

PARCEL: 341450119125006
 LAND USE: COM
 ZONING: CG

PARCEL: 341450119163507
 LAND USE: COM

ZONING: CG



Sheet L-3

Sheet L-5

Sheet L-2

HPI Storage
 US-1
 City of Port St. Lucie, Florida

Jeffrey W. Smith, RLA
 Florida Registration Number: LA 0001635

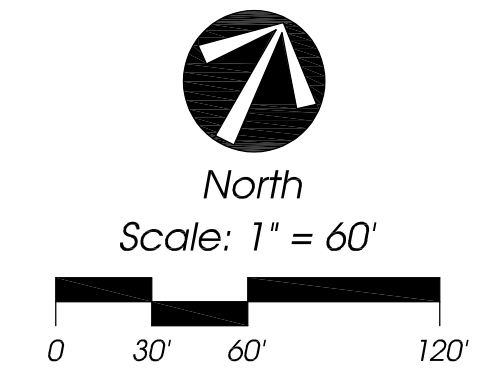
Job No.	22-0203
Drawn By	JWS
Submittal Dates	6-3-2022 7-21-2022

Revision Dates
 City Meeting/Com. 7-21-2022

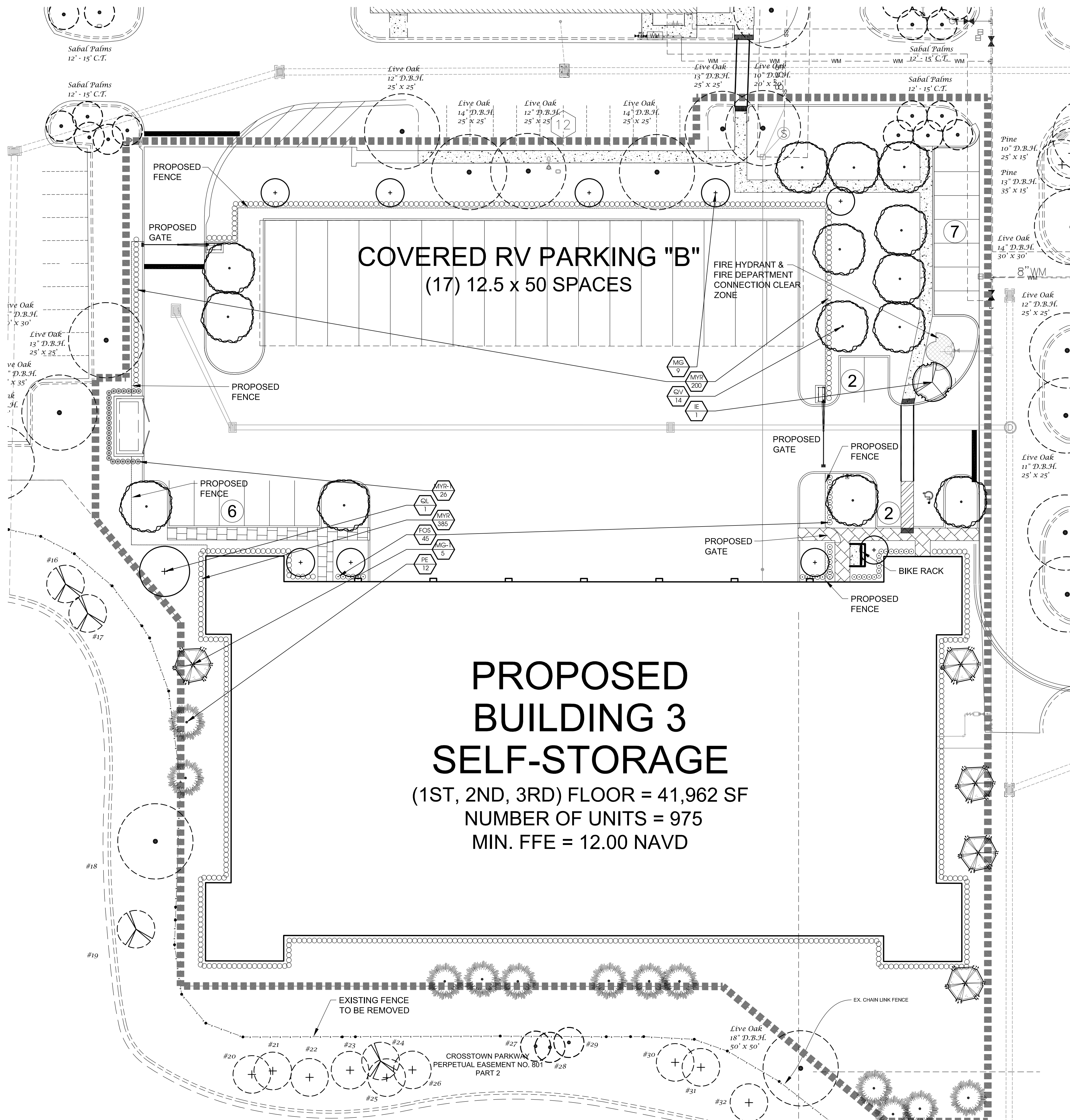
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Sheet L-1 of 6
 City Project Numbers: P22-096

PSLUSD Project Number: 11-457-01



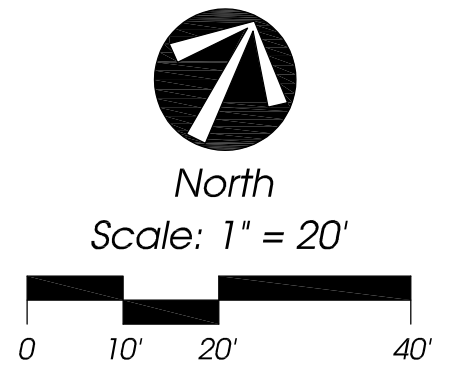
Landscape Plan



HPI Storage
 US-1
 City of Port St. Lucie, Florida

Landscape Plan

PSLUSD Project Number: 11-457-01

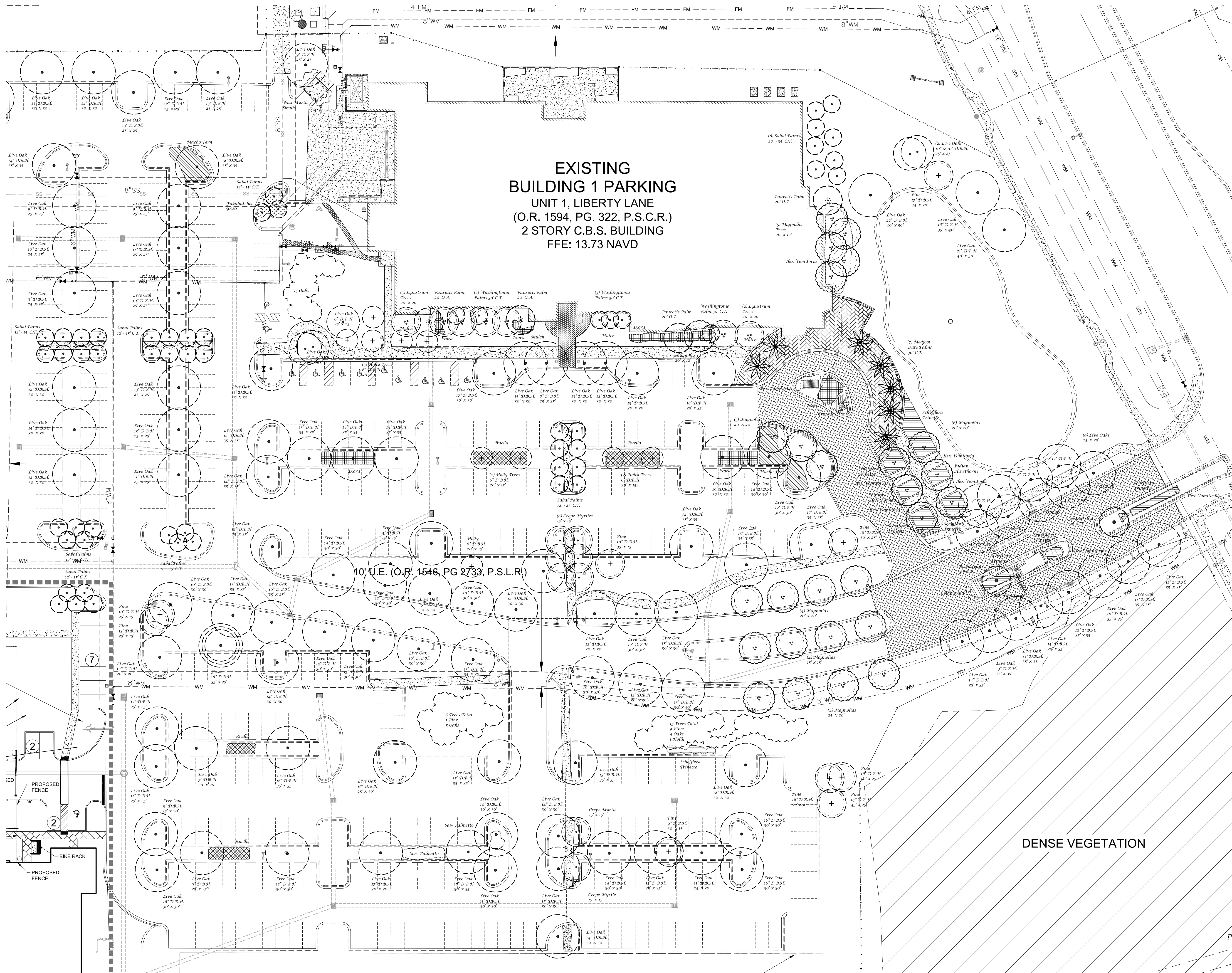


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Job No.	22-0203
Drawn By	JWS
Submittal Dates	3-1-2022 4-5-2022 5-9-2022 7-21-2022
Revision Dates	
City Comments #1	4-5-2022
City Comments #2	5-9-2022
City Meeting/Com.	7-21-2022

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EXISTING BUILDING 1 PARKING UNIT 1, LIBERTY LANE (O.R. 1594, PG. 322, P.S.C.R.) 2 STORY C.B.S. BUILDING FFE: 13.73 NAVD



HPI Storage
 US-1
 City of Port St. Lucie, Florida

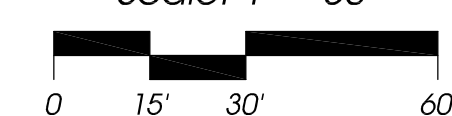
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City Meeting/Com.	7-21-2022

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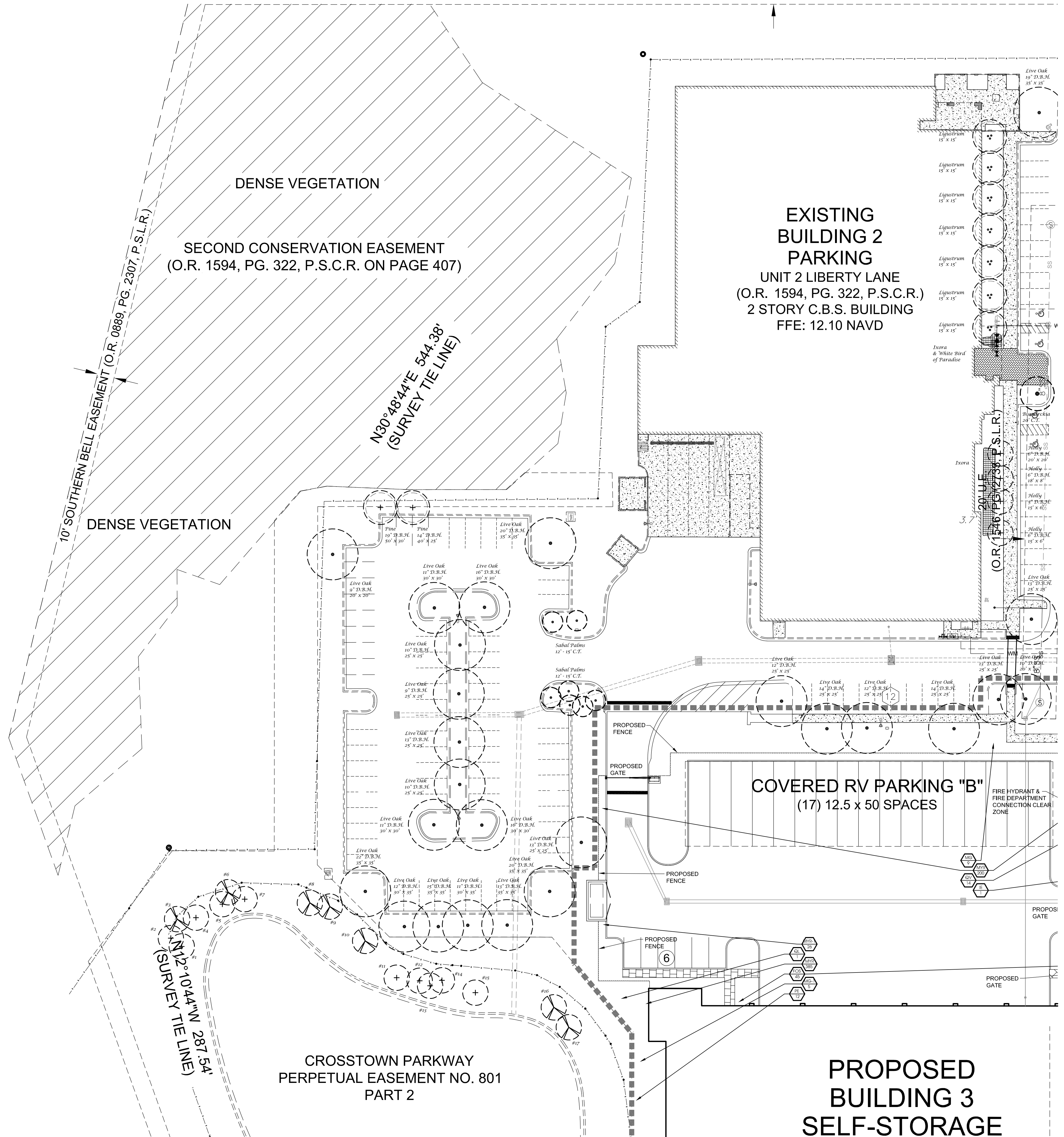


North
 Scale: 1" = 30'



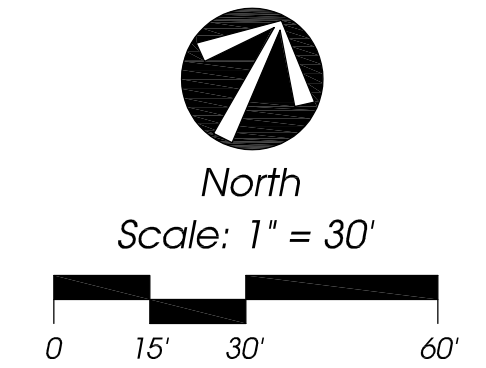
Landscape Plan

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Landscape Plan

PSLUSD Project Number: 11-457-01



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7-21-2022

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City Meeting/Com. 7-21-2022

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Existing Trees - Lake

Note: Existing Trees & Palms shown in table below are inside the existing perimeter lake fence. Any trees / palms outside of the existing fence are not included in the table below.

TREE TABLE		
TREE NUMBER	TREE TYPE	DBH
1	CYPRESS	12.7
2	CYPRESS	13.2
3	RED MAPLE	15
4	CYPRESS	10.7
5	CYPRESS	12
6	RED MAPLE	12.3
7	CYPRESS	12.9
8	RED MAPLE	9.9
9	RED MAPLE	16.8
10	RED MAPLE	10.7
11	CYPRESS	14.2
12	CYPRESS	11.7
13	CYPRESS	11.6
14	CYPRESS	14.2
15	CYPRESS	12.5
16	RED MAPLE	13.4
17	RED MAPLE	19.8
18	LIVE OAK	15.9
19	RED MAPLE	15.9
20	CYPRESS	12.2
21	CYPRESS	10.1
22	CYPRESS	9.8
23	CYPRESS	9.6
24	RED MAPLE	6.7
25	CYPRESS	7.9
26	CYPRESS	7.3
27	PALM	
28	PALM	
29	PALM	
30	CYPRESS	9.9
31	CYPRESS	10.9
32	CYPRESS	11.3
33	RED MAPLE	8.1
34	CYPRESS	9
35	RED MAPLE	15
36	RED MAPLE	11.7
37	CYPRESS	4.1
38	CYPRESS	5.9
39	PALM	
40	PALM	
41	PALM	
42	PALM	
43	CYPRESS	5.9

HPI Storage

US-1
 City of Port St. Lucie, Florida

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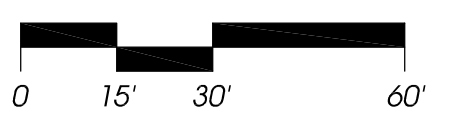
Sheet L-5 of 6
 City Project Numbers: P22-096

PARCEL: 343512300010000
 LAND USE: OSP
 ZONING: GENERAL USE

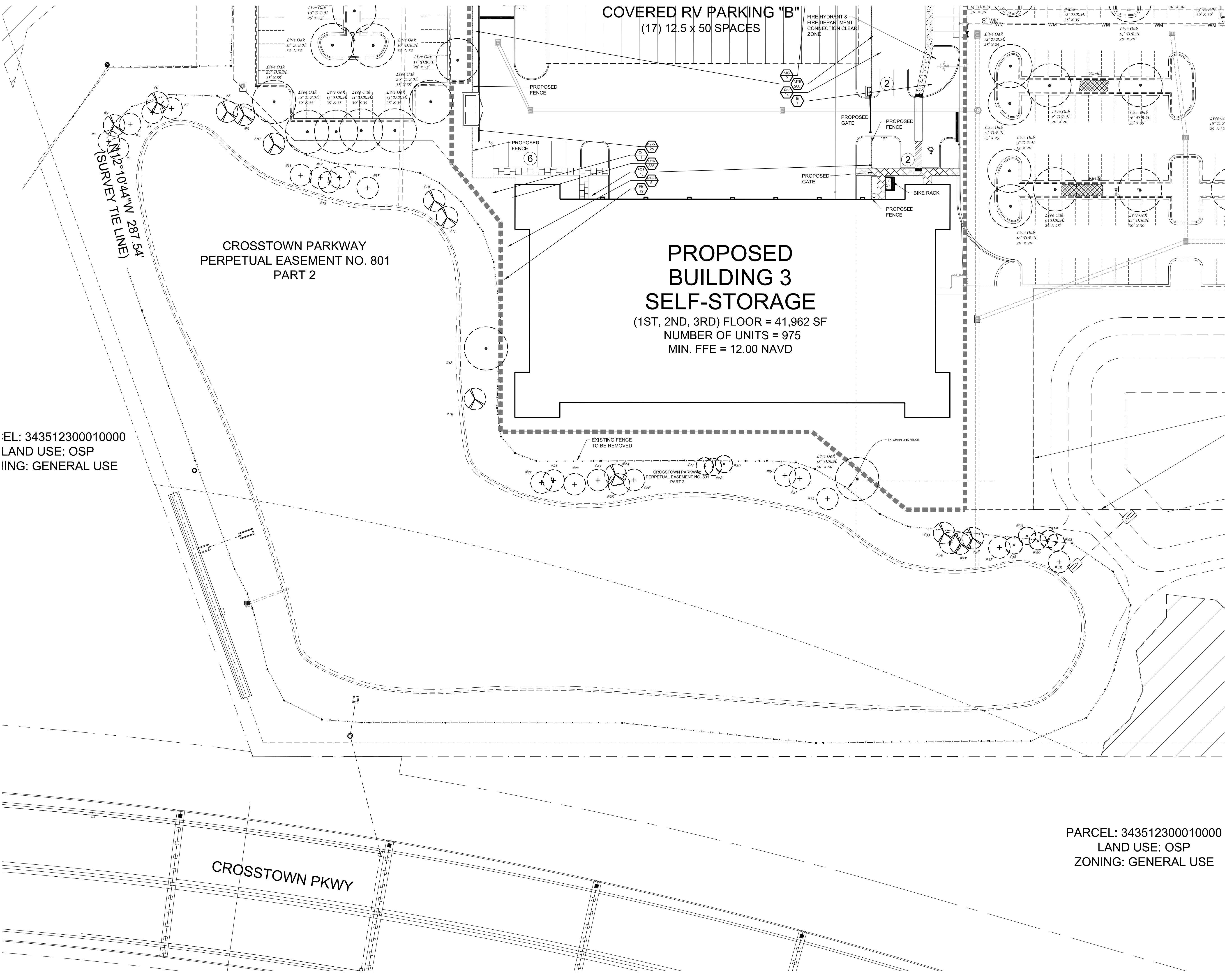
PSLUSD Project Number: 11-457-01



North
 Scale: 1" = 30'



Landscape Plan



EL: 343512300010000
 LAND USE: OSP
 IING: GENERAL USE

CROSSTOWN PARKWAY PERPETUAL EASEMENT NO. 801 PART 2

CROSSTOWN PKWY

N 12° 10' 44" W 287.54'
 (SURVEY TIE LINE)

Landscape Specifications

- All tree and plant material to be Florida No. 1 or better, as classified in "Grades and Standards for Nursery Plants", Part 1 and Part II, State of Florida, Dept. of Agriculture, Tallahassee. All plants not listed in "Grades and Standards for Nursery Plants" shall conform to a Florida No. 1 as to: (1) health and vitality, (2) condition of foliage, (3) root system, (4) freedom from pest or mechanical damage, (5) heavily branched and densely foliated according to the accepted normal shape of the species.
- Undersiding or substitution of one species or cultivar for another species is a breach of contract and will be "Rejected" at the time of final landscape inspection unless approved by Landscape Architect.
- Project Warranty: All plant material shall be warranted for a period of one (1) year after date of substantial completion against defects, including death and unsatisfactory growth, except for defects resulting from abuse or damage by others or unusual phenomena or incidents which are beyond the contractor's control.
- Any and all conditions which the contractor feels will be detrimental to the success of the planting shall be brought to the owner or representative's attention.
- The contractor shall verify the location of underground utilities prior to commencing work on any project area.
- Mulch planting areas with 3" layer of Melaleuca, Eucalyptus, or Eriovromidich. Cypress Mulch is NOT ACCEPTABLE. Planting beds to receive mulch throughout entire bed area.
- All plants to be set to ultimate grade. No filling will be permitted around trunks or stems. Mulch to be kept a minimum of 2" away from trunks and stems.
- Planting trees and shrubs: Excavate hole per planting detail. When plant is set, place additional backfill consisting of a 50% mixture of Peat humus and natural soil around the base and sides of ball, and work each layer to settle backfill and eliminate voids and air pockets. When excavation is approximately 2/3 full, water thoroughly before placing remainder of backfill. Water again after placing final layer of backfill and before installing mulch.
- Guy and stake trees in 3 directions with galvanized wire, through flexible hose chaffing guards, with wooden stake anchors, immediately after planting. (See Detail)
- Trees and shrubs shall be fertilized with a complete natural organic fertilizer with a ratio of approximately 3:0:2 or 3:0:3 (e.g. one labeled 12-0-8). Similar analysis such as 16-0-4 (4:0:2) can also be used. Fertilizers that are slow release, controlled release, sulphur coated or with nitrogen as IBDU or ureaformaldehyde have extended release period. Thirty to fifty percent of the nitrogen should be water insoluble or slow release.

Palms should receive a complete granular fertilizer formulated for palms ("Palm Special") at a rate of 5 to 8 lbs. per palm.

Agriform 20-0-5 twenty-one gram planting tablets may be substituted for granular fertilizer. If utilized, the following rates shall be utilized: Position plant in hole. Backfill halfway up the rootball. Place tablet(s) beside rootball about 1" from root tips. Do not place tablet(s) in bottom of hole.

- 1 Gallon 1 Tablet
- 3 Gallon 2 Tablets
- 25 Gallon & B&B Trees 2 per 1" caliper

- All planting areas to be irrigated to provide 100% coverage. Shop drawings to be submitted by the irrigation contractor for approval prior to installation.
- Maintain trees, shrubs, and other plants by watering, cultivating, and weeding as required for healthy growth. Restore planting saucers and mulch. Tighten and repair stake and guying and reset trees and shrubs to proper grade or vertical position as required. Spray as necessary to keep trees and shrubs free of insects and disease. The contractor shall begin maintenance immediately after planting and shall continue maintenance through final acceptance when Certificate of Occupancy is issued to the General Contractor by County and project is released by the General Contractor to Client.
- Prune trees and shrubs only to remove damaged branches as directed by the Landscape Architect.
- Planting Lawns: Provide clean, strongly rooted, uniformly sized strips of Stenotaphrum secundatum Floratam (unless otherwise noted), machine stripped not more than 24 hours prior to laying. Grade and roll prepared lawn surface. Water thoroughly but not to create muddy soil conditions. Lay sod strips with tight joints, roll or tamp lightly, and water thoroughly.
- Maintain positive drainage, no planting is to block drainage.
- Drainage Testing:
 - Prior to planting of trees, palms, and specimen material, each planting pit shall be tested in the following manner to verify adequate drainage.
 - Dig each planting pit to the minimum specified size.
 - Fill the planting pit with (12") twelve inches of water. If the water level in the planting pit drops (4") four or more inches within (4) four hours, the drainage is sufficient and a drainage channel is not required. If the water level drops less than (4") four inches within the (4) four hours within the (4) four hours, then a drainage channel is required, the drainage channel must extend down through the non porous soil and into porous soil. (See Drainage Testing Detail)
 - When a drainage channel is required, the drainage channel must extend down through the non porous soil and into porous soil. (See Drainage Testing Detail)
 - Discard all material removed from the drainage channel.
 - When backfilling the planting pit, add coarse gravel to the drainage channel. Also, care must be taken to keep the consistency of the soil mix the same throughout the planting pit.

NOTES:

- Contractor to include drainage testing for all trees and palms in bid. If drainage is inadequate, the soil specification in item #8 above shall be revised for site conditions. Contractor shall notify the Owner and Landscape Architect of poor drainage conditions in writing and written direction will be provided to the contractor of appropriate soil mixture specification to be used.
- All fertilizers shall meet the St. Lucie County fertilizer ordinance.

Plant List

QTY	SYM	SPECIES	COMMON NAME/DESCRIPTION	SIZE	SPACING	REMARKS	DROUGHT TOLERANCE
CANOPY / ORNAMENTAL TREES							
1	IE*	ILEX ATTENATA 'EAGLESTON'	EAGLESTON HOLLY	12' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH
9	MG*	MAGNOLIA GRANDIFLORA	LITTLE GEM MAGNOLIA	12' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH
5	MG-1*	MAGNOLIA GRANDIFLORA	SOUTHERN MAGNOLIA D.D. BLANCHARD	12' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH
12	PE*	PINUS ELLIOTTI Densa	SOUTH FLORIDA SLASH PINE	12' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH
1	QL*	QUERCUS LAURIFOLIA	LAUREL OAK	14' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH
14	OV*	QUERCUS VIRGINANA	LIVE OAK	14' x 5', 2.5' CAL.	A.S.	FULL CANOPY, 4' C.T. MIN.	HIGH

SHRUBS / GROUNDCOVERS / VINES

45	FOS*	FORESTIERIA SEGREGATA	FLORIDA PRIVET	#3, 2' x 2'	Z O.C.	FULL & THICK	HIGH
585	MYR*	MYRICANTHES FRAGRANS	SIMPSON STOPPER	#3, 2' x 2'	Z O.C.	FULL & THICK	HIGH
26	MYR-1*	MYRICANTHES FRAGRANS	SIMPSON STOPPER	#7, 4' x 2'	Z O.C.	FULL & THICK	HIGH
	SOD-1	PASPALUM NOTATUM	BAHIA SOD	SEE SPECS			HIGH

* = FLORIDA NATIVE

Landscape Data

Previously Approved Landscape Plan Data

Lake Perimeter Landscaping Provided:
Trees
 Previously Required - (1 Tree/30 l.f.) - 1,085 l.f./30 = 36 Trees
 Currently Provided - 39 Existing Trees
 36 Existing Trees + 7 Existing Palms (7 / 2 = 3.5) = 39.5 Trees

Parking Area Interior Landscaping
 Previously Required Terminal/Interior Island Trees - 1 Tree per Terminal/Interior Island = 76 Trees
 Currently Provided Total Terminal/Interior Island Trees = 76 Trees

Vehicular Use Area Divider Medians:
Trees
 Previously Required - (1 Tree/30 l.f. of Divider Median) - 1,110 l.f./30 = 37 Trees
 Currently Provided - 55 Existing Trees

Proposed Building 3 Landscape Data

Building Facades
Trees
 Required - 1 Tree / 30 l.f. of Building Perimeter
 1,006 l.f. of Building Perimeter / 30 l.f. = 34 Trees
 Provided - 34

Shrubs
 Required - 1 Shrub / 1.5 l.f. of Building Perimeter
 Excluding Paved Access Areas = 816 l.f. / 1.5 = 544 Shrubs
 Provided - 544 Shrubs

Dumpster
 Required - Hedge / Vine 2' O.C. 46 l.f. / 2 = 23 Shrubs
 Provided - 23 Shrubs

Parking Area Interior Landscaping
 Required Terminal/Interior Island Trees - 1 Tree per Terminal/Interior Island = 8 Trees
 Total Terminal/Interior Island Trees Provided = 8 Trees

Palm Requirements
 Required: No more than 25% of required trees may be palms
 Total Trees & Palms = 42
 Total Palms = 0 x 2 @ 2:1 = 0
 Provided: Palms = 0 / 2 = 0 / 42 = 0%

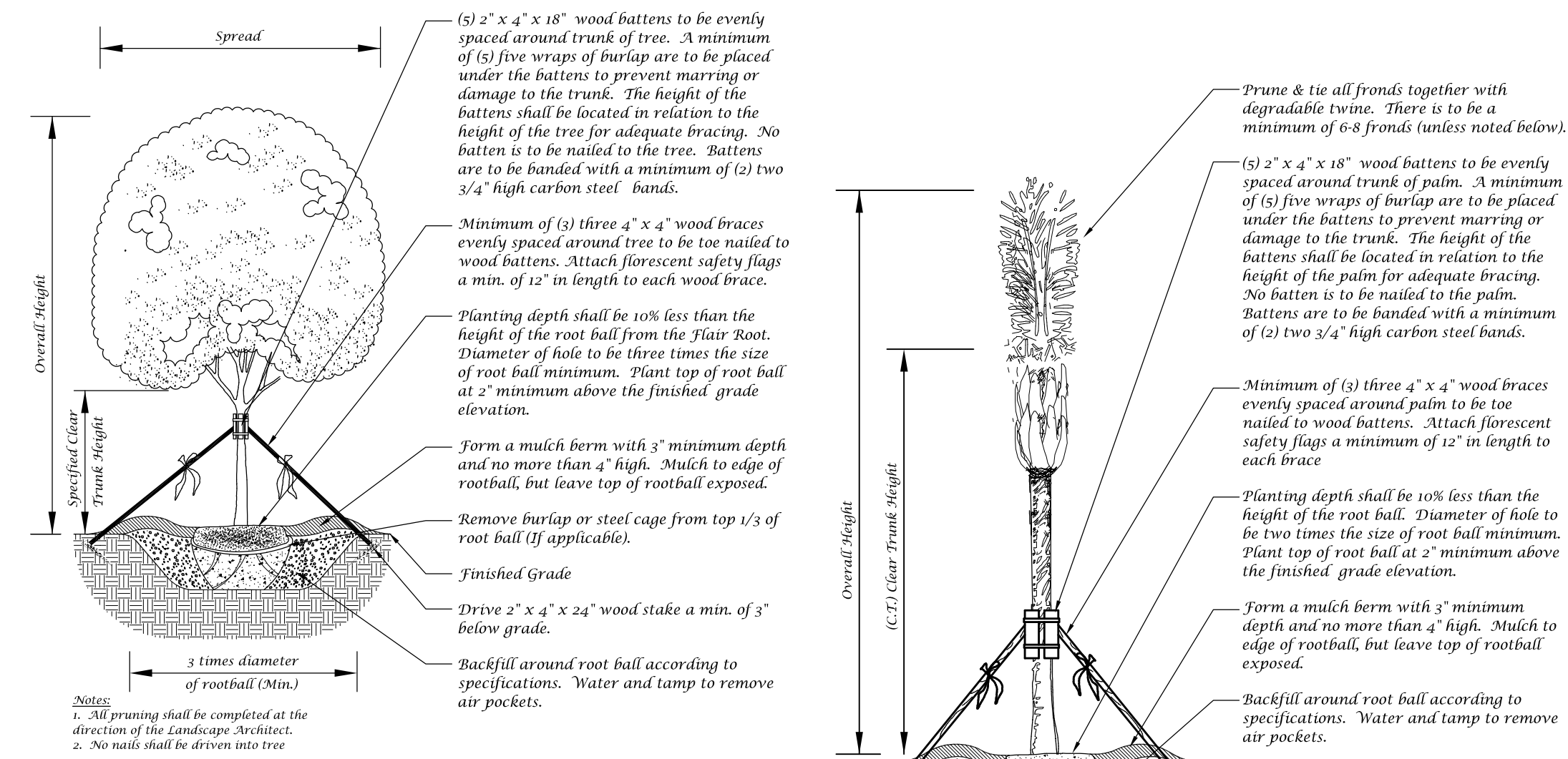
Total Trees:
 Total Trees Required: 42
 Total Trees Provided: 42
 42 Trees + 0 Palms @ 2:1 = 0 Trees = 42 Trees

Overall Site Tree/Palm Data

Total Trees:
 Total Trees Previously & Currently Required: 172
 Total Trees Provided: 237
 246 Existing Trees + 42 Planted Trees = 288
 + 70 Existing Palms @ 2:1 = 35 Trees
 + 14 Existing Palms @ 1:1 = 14 Trees

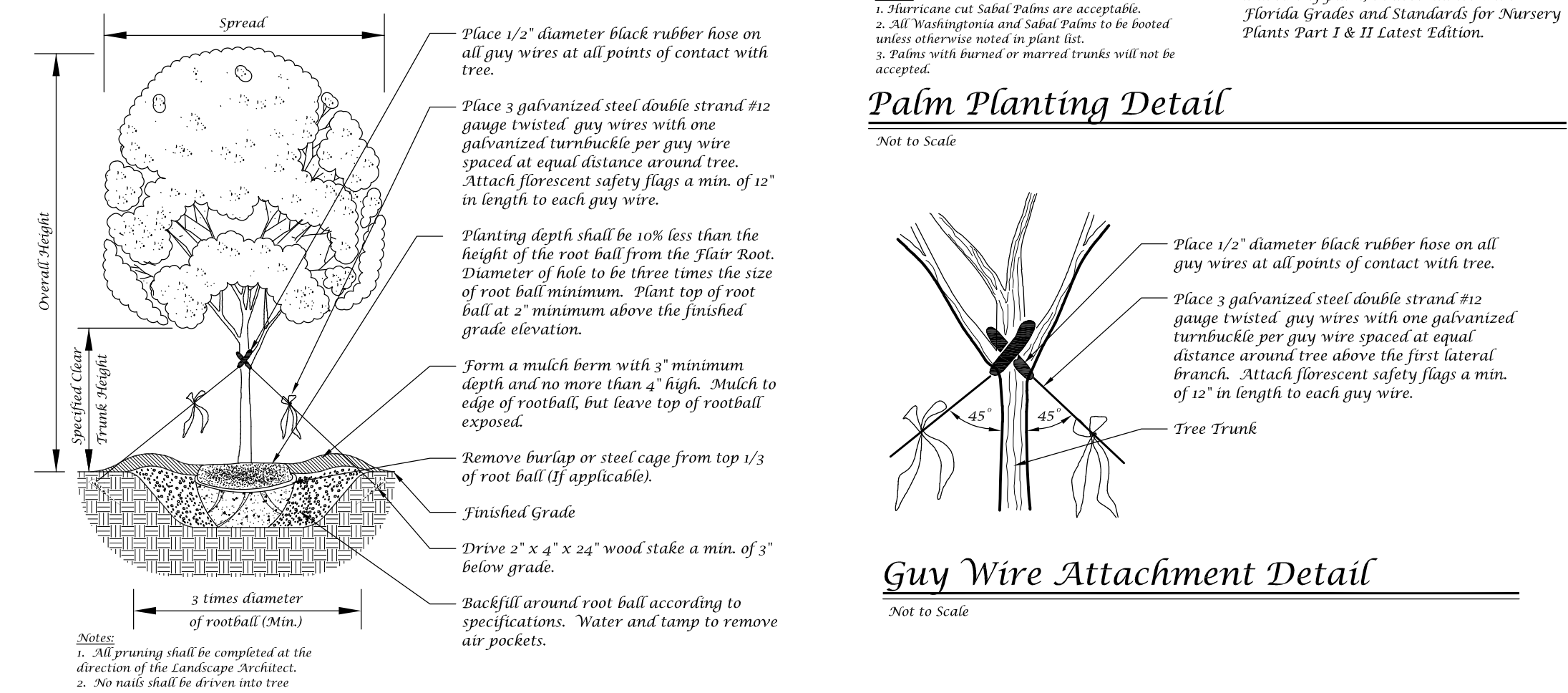
Note:
 Total Trees Provided is double the minimum amount of required trees.
 (337 trees provided / 172 trees required = 1.96 = 2)

Landscape Details



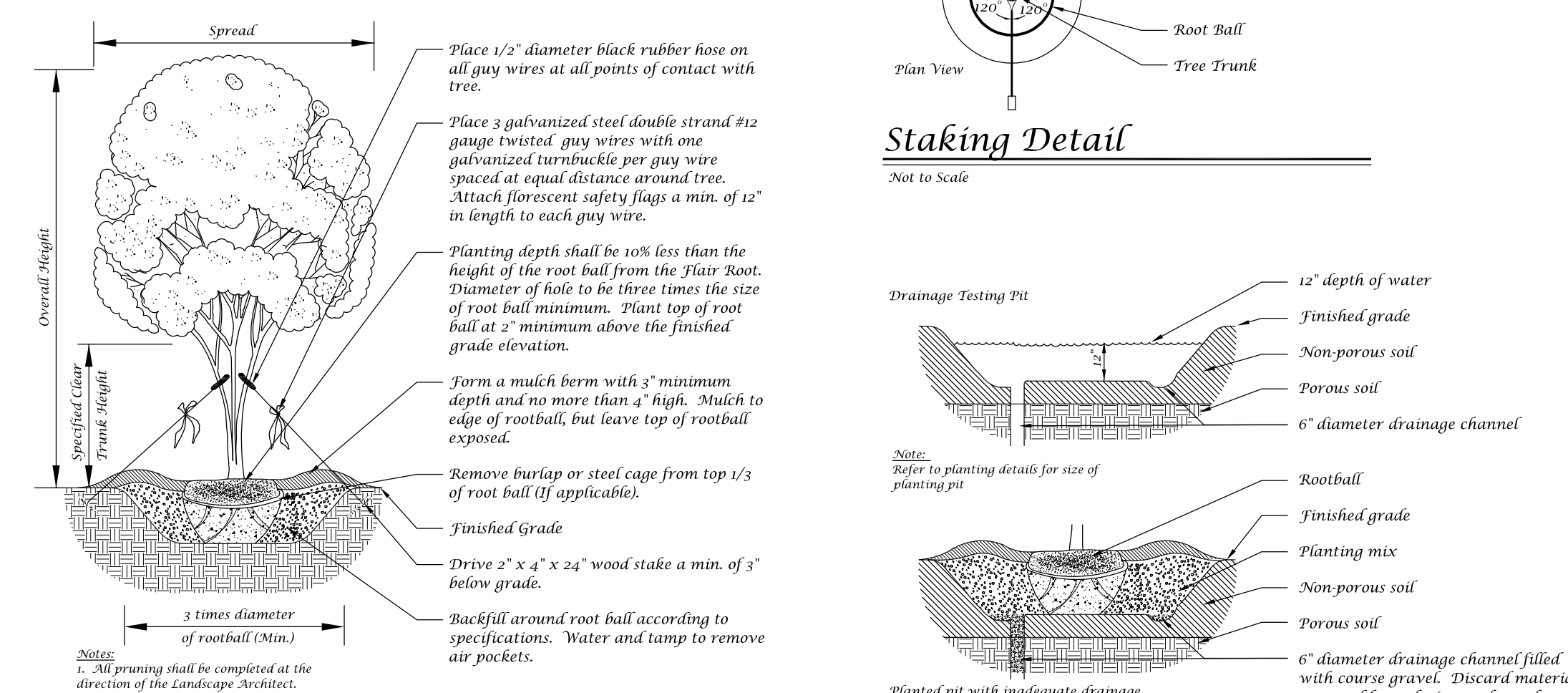
Large Tree Planting Detail (5' Caliper or Greater)

Not to Scale



Tree Planting Detail

Not to Scale

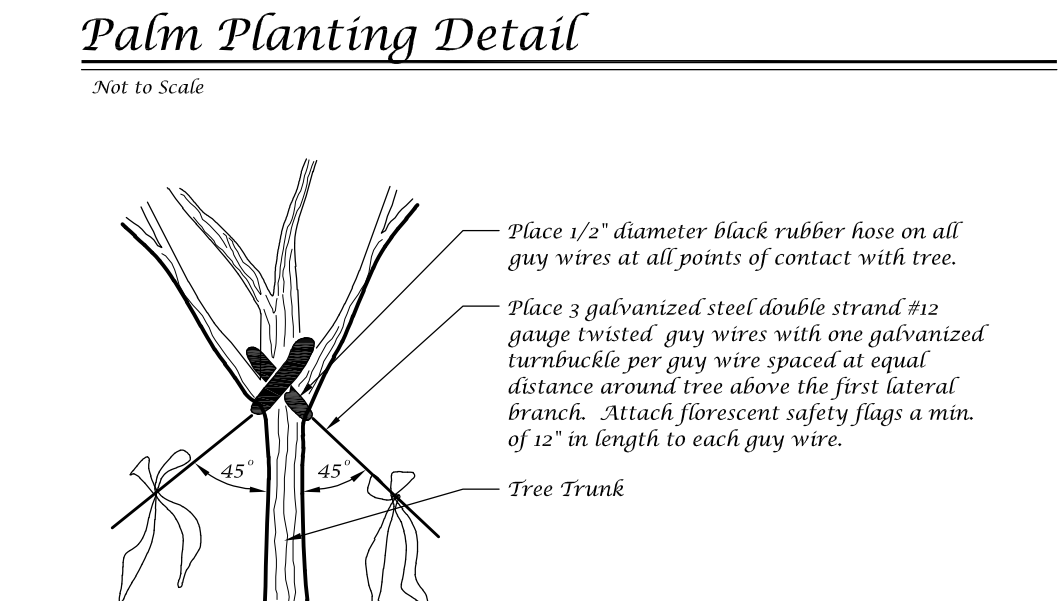


Multi-Trunk Tree Planting Detail

Not to Scale

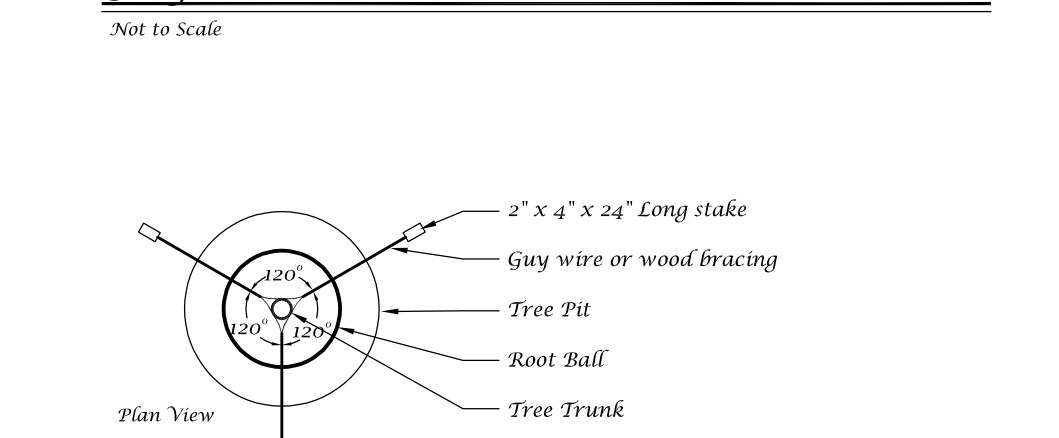
Palm Planting Detail

Not to Scale



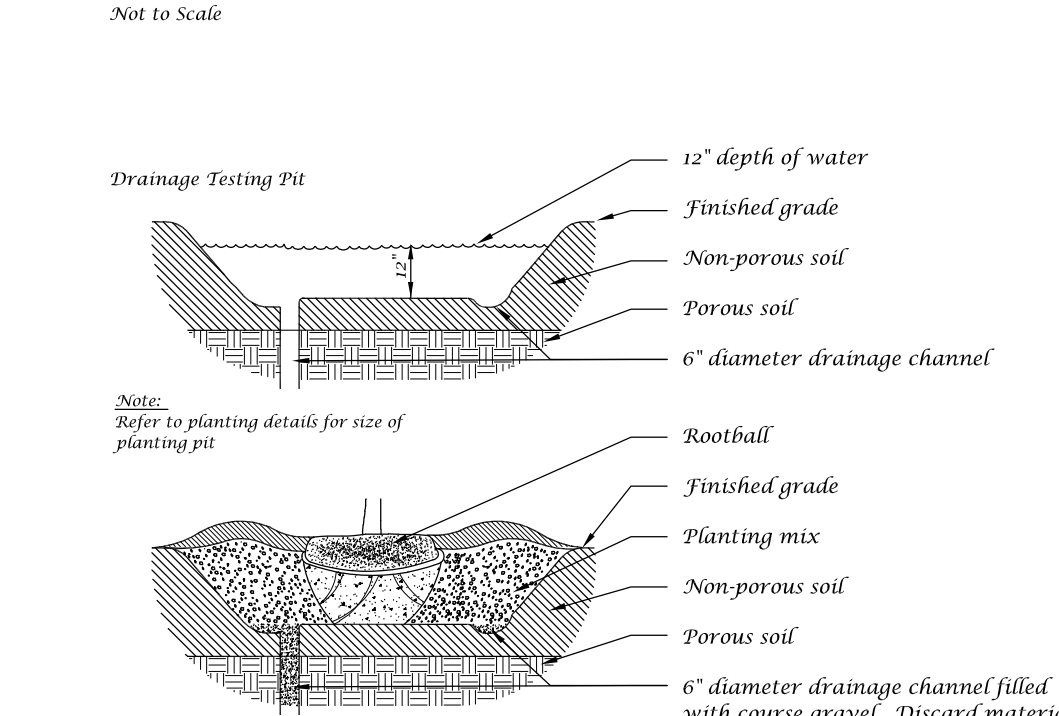
Guy Wire Attachment Detail

Not to Scale



Staking Detail

Not to Scale

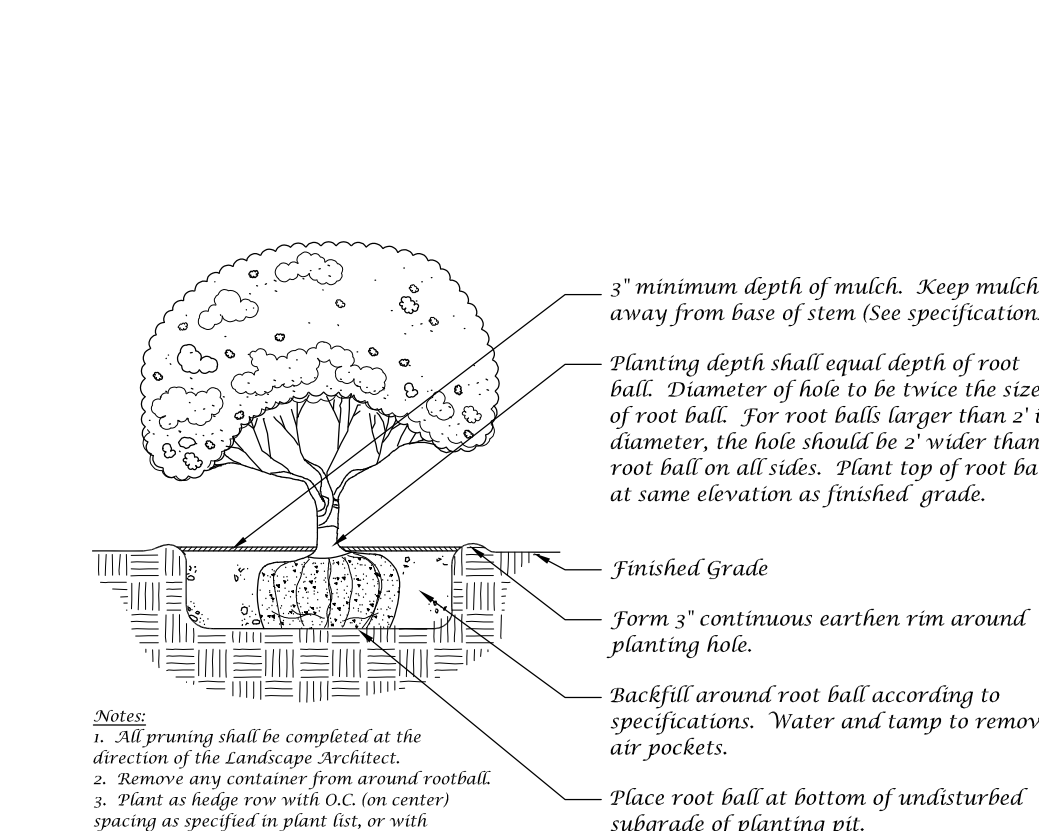


Drainage Testing Detail

Not to Scale

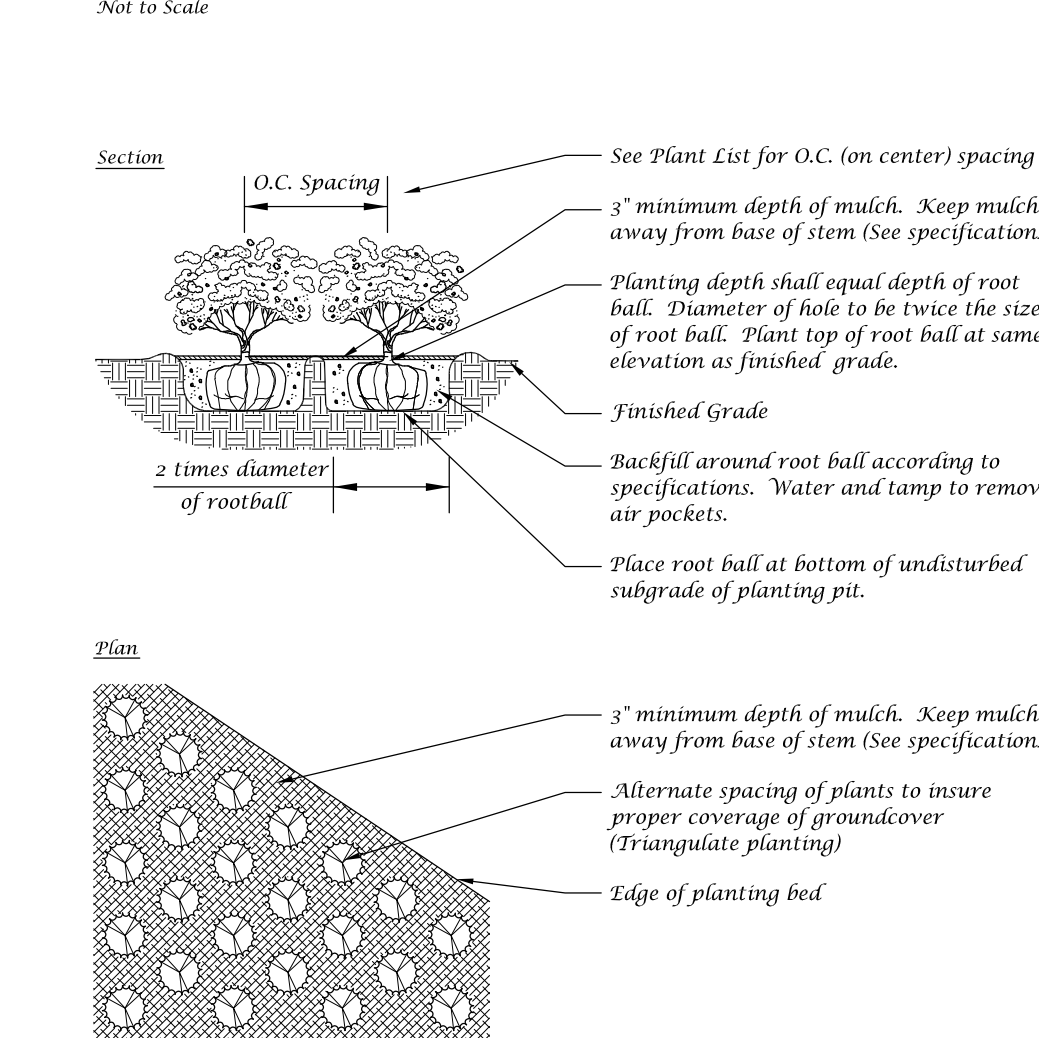
Shrub Detail

Not to Scale



Ground Cover Detail

Not to Scale



Conceptual Design Group, Inc.

Landscape Architecture - Site Planning
 900 East Ocean Boulevard, Suite 1300
 Stuart, Florida 34994
 (772) 344-2340
 LC: 26000198

HPI Storage US-1

City of Port St. Lucie, Florida

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 Drawn By JWS
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PSLUSD Project Number: 11-457-01

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Sheet L-6 of 6
 City Project Numbers: P22-096

Landscape Plan

Port St. Lucie Utility Systems Department Notes

- No landscaping shall be planted in a manner that would adversely affect utility easements. Landscaping shall be in compliance with Chapter 153 of the City of Port St. Lucie Code of Ordinances. PSLUSD technical specifications and policies.
- All landscaping within City utility easements shall comply with PSLUSD technical specifications, policies, and codes.
- All landscaping shall meet the latest PSLUSD Landscape Policy and shall not be placed in a manner that would create conflicts with the intended operation and maintenance of any existing utility.
- Trees shall not be planted within ten (10) feet of any PSLUSD underground infrastructure.
- No landscaping other than sod and grasses shall be located within 6' of a PSLUSD appurtenance such as a water meter assembly, backflow device, fire hydrant or sewer cleanout, etc.

Port St. Lucie Engineering Department Notes

- The landscape plans meet the City's sight distance and clear zone requirements from Section 158.204 of the Code for 10' requirements.

General Notes

- No plant substitutions can be made without the City of Port St. Lucie's approval.
- All required landscape improvements must be inspected and approved by the City of Port St. Lucie prior to the issuance of a Certificate of Occupancy.
- Any existing landscaping, sod, or irrigation damaged or destroyed during the construction shall be replaced prior to the final inspection.
- All prohibited, exotic and invasive species shall be removed from the entire site prior to issuance of certificate of occupancy.
- Planting adjacent to fire hydrants is to have a minimum clear radius of 7.5' as required by the NFPA Uniform Fire Code Florida Edition 18.3.4.1 Hydrants. All fire hydrants and fire check valves shall have a minimum of 7.5' from the front and sides with 4' from the rear to all landscape material per the Florida Fire Prevention Code.