

REQUIREMENTS:

STANDARDS:
 PRIOR TO GRADING, CONSTRUCTION OR OTHER LAND
 BARRIERS SHALL BE INSTALLED IN ACCORDANCE WITH THE
 BELOW. BARRIERS SHALL INCLUDE, BUT NOT BE LIMITED TO, TEMPORARY
 CONSTRUCTED FROM ANY HIGHLY VISIBLE
 PROTECT THE ROOTS, TRUNK AND CROWN OF THE TREES,
 SAFETY FENCING AND WIRE FENCING.

AREA ALONG THE STREET (OR STREETS) OR ROAD (OR ROADS) ALONG WHICH A
 PLANTED FOR THE PRESERVATION OF TREES AND FOR LANDSCAPING. IF A PROPERTY
 THE STREET PLANTING AREA SHALL BE 30 FEET WIDE. THE FOLLOWING MINIMUM

THE STREET PLANTING AREA: 1 CLASS A TREE FOR EVERY 25' OF STREET
 EVERY 25' OF STREET FRONTAGE, 1 SHRUB FOR EVERY 10 FEET OF STREET

AREA: (370 FEET OF ROAD FRONTAGE)

1.8 (USE 1.5 CLASS A TREES)
 4.8 (USE 1.5 CLASS B TREES)

AREA REQUIREMENTS:
 SHALL BE A MINIMUM OF TEN FEET. TREES REQUIRED IF UNENCUMBERED BY UTILITY
 FOR EACH 30 LINEAR FEET OF THE BUFFER PLANTING AREA, AND CLASS B
 FEET OF THE BUFFER PLANTING AREA.

1.8 (USE 1.5 CLASS A TREES)

4.8 (USE 1.5 CLASS B TREES)

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1.8 (USE 1.5 CLASS A TREES)

4.8 (USE 1.5 CLASS B TREES)

BE LOCATED ALONG THE FULL LENGTH OF THE BUILDING EXTERIOR WALL(S)
 AREA(S). THIS AREA SHALL BE NO LESS THAN FOUR (4) FEET IN WIDTH.

PLANTING:
 STREET PLANTING AREA. SHRUBS SHALL BE LOCATED WITHIN THE STREET PLANTING
 (ALINEAR) OR CLUSTERS TO ACHIEVE SCREENING. SHRUBS SHALL BE PLANTED 2
 THAT IF SHRUBS ARE PLANTED IN CLUSTERS, THE CLUSTERS SHALL BE 4 FEET
 ALL BE PLANTED UNLESS IT WILL REACH THREE (3) FEET IN HEIGHT WITHIN TWO (2)
 AFTER, SHRUBS SHALL BE MAINTAINED AT THREE (3) FEET IN HEIGHT OR HIGHER.

LANDSCAPE REQUIREMENTS:
 NO MORE THAN TWELVE (12) PARKING SPACES SHALL BE PERMITTED IN A
 INTERRUPTED OR TERMINATED BY A LANDSCAPED ISLAND OR MEDIAN OF NOT
 (EXCLUSIVE OF CURBS) AND NOT LESS THAN THE LENGTH OF THE PARKING SPACE.
 ROWS. EVERY PARKING ROW SHALL TERMINATE IN A LANDSCAPED ISLAND OF NOT
 INCLUDING THE CURBS) AND NOT LESS THAN THE LENGTH OF THE PARKING
 ISLAND SHALL NOT BE REQUIRED AT THE END OF A PARKING ROW WHERE
 IS A STREET PLANTING AREA OR BUFFER PLANTING AREA. REQUIRED PLANTS.
 CONTAIN A MINIMUM OF ONE (1) CLASS A TREE. ONE (1) CLASS A TREE FOR
 PLANTED IN THE REQUIRED MEDIAN BETWEEN ROWS. THE SURFACE OF THE
 SHALL BE PLANTED IN A LIVING VEGETATIVE GROUND COVER.

LANDSCAPE LEGEND

PORTING WOODY PLANT OF A SPECIES WHICH NORMALLY GROWS TO AN OVERALL
 OF FIFTY (50) FEET, USUALLY WITH ONE MAIN STEM OR TRUNK ALTHOUGH SOME
 MULTIPLE TRUNKS, AND WITH MANY BRANCHES.

THE TIME OF PLANTING, SHALL HAVE A MINIMUM CALIPER OF AT LEAST TWO AND
 MEASURED SIX (6) INCHES ABOVE THE ROOT BALL, AND A MINIMUM HEIGHT OF
 NATIONAL NURSERY ASSOCIATION STANDARDS.

PORTING WOODY PLANT OF A SPECIES WHICH NORMALLY GROWS TO AN OVERALL
 OF TWENTY-FIVE (25) FEET, WITH ONE OR MORE MAIN STEM(S) OR TRUNK(S) AND

D ALL TREES, OTHER THAN CLASS "A" TREES, AT THE TIME OF PLANTING, SHALL
 ER OF AT LEAST ONE AND ONE-HALF (1 1/2) INCHES MEASURED (6") SIX INCHES
 AND A MINIMUM HEIGHT OF 8-10 FEET AS PER THE NATIONAL NURSERY
 STANDARDS.

LOW-GROWING BUSHY PLANT, USUALLY WITH WOODY STEMS. FOR THE PURPOSES
 GROUND COVER, TREES AND ANNUALS ARE NOT CONSIDERED SHRUBS.

THE TIME OF PLANTING, SHALL HAVE A MINIMUM HEIGHT OF TWO (2) FEET.

GROUND COVER

PARKING REQUIREMENTS

18,200 s.f. TOTAL BLDG. AREA, 534 OCCUPANTS
 REQUIRES: 1 SPACE / 4 OCCUPANTS
 TOTAL PARKING REQUIRED = 133.5 (6 HCP)
 TOTAL PARKING PROVIDED = 140 SPACES (6 HCP)

SITE LIGHTING

EXTERIOR LIGHTING SHALL BE SHADED OR INWARDLY
 DIRECTED IN SUCH A MANNER SO THAT NO DIRECT
 LIGHTING OR GLARE BE CAST BEYOND THE PROPERTY
 LINE. THE INTENSITY OF SUCH LIGHTING SHALL NOT
 EXCEED ONE FOOT CANDLE AS MEASURED AT THE
 ADJUTING PROPERTY LINE. (N/A)

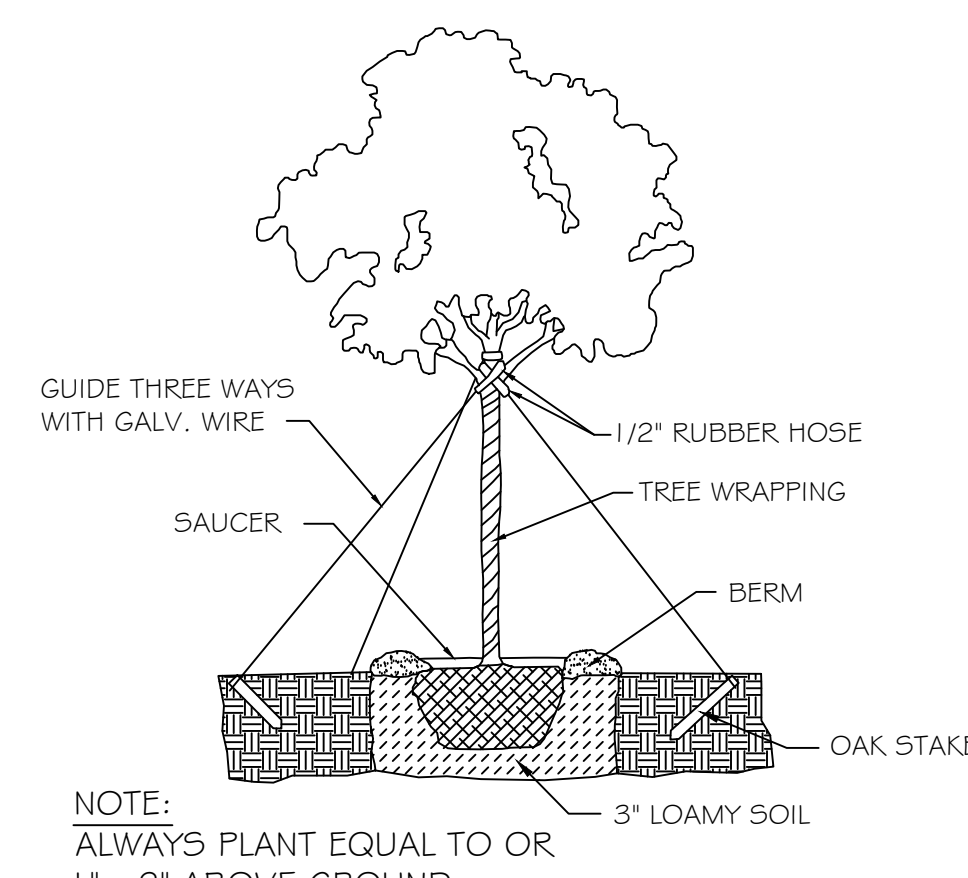
SITE PLAN NOTES

1. ROOFING MATERIAL: METAL GSR
2. SIDING MATERIAL: STUCCO FRONT
 METAL SIDING ON SIDES AND REAR
3. UTILITIES: ALL UTILITIES SHALL BE PLACED
 UNDERGROUND.

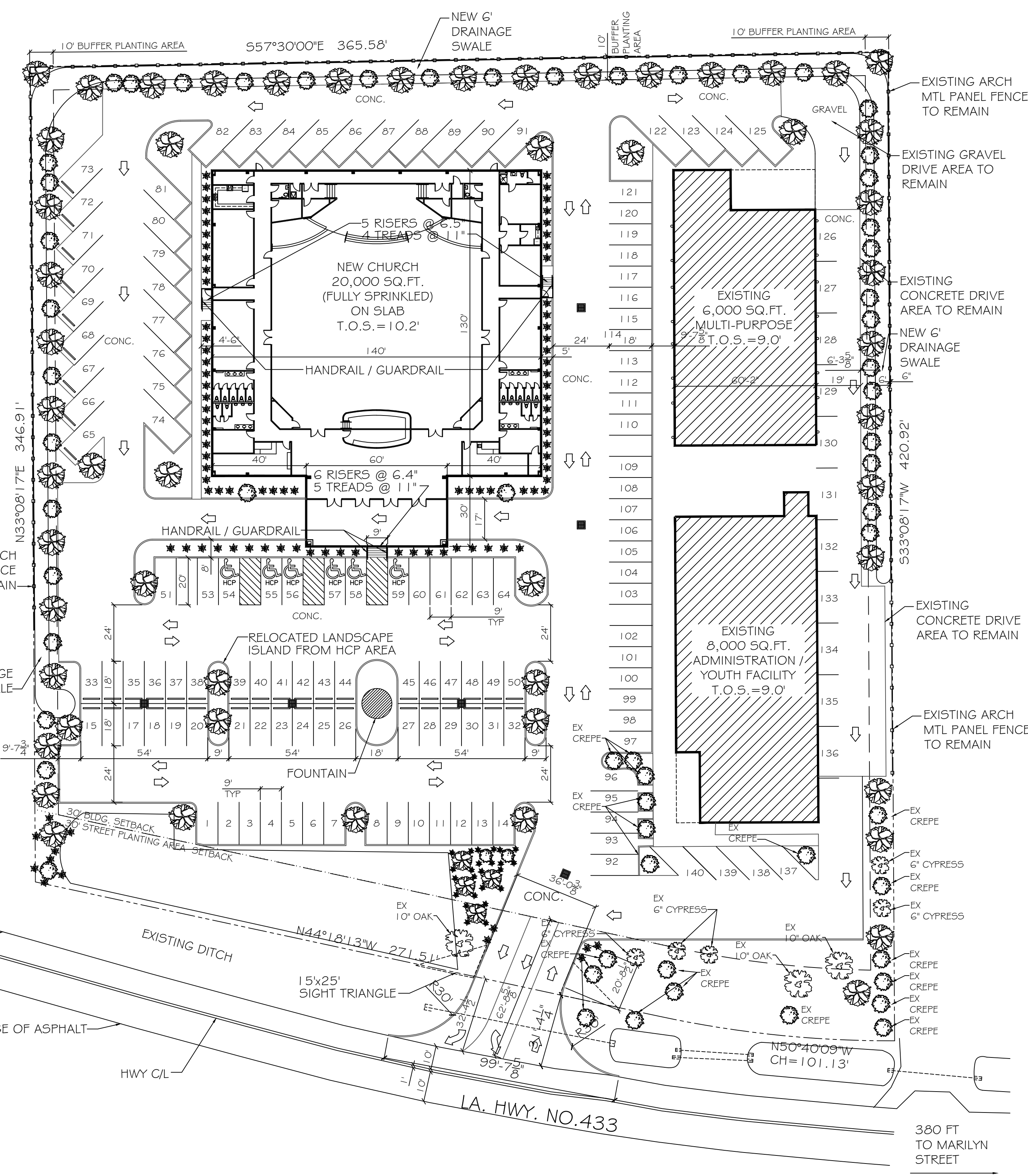
EXISTING TREE CREDITS:

(MARKED WITH "EX" ON PLAN)
 20 CREPE MYRTLE = 20 CLASS B TREES
 5 CYPRESS TREE (6" CAL) = 5 CLASS A TREES
 3 OAK TREE (10" CALIPER) = 6 CLASS A TREES

TYPICAL TREE PLANTING DETAIL



N. T. S.



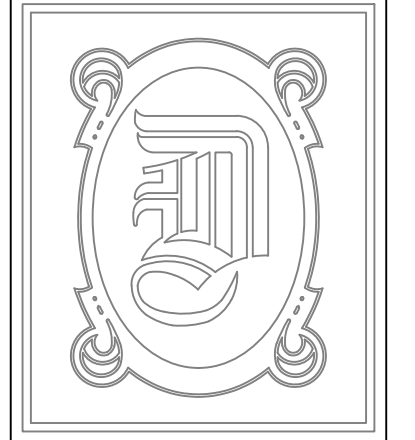
SITE LEGEND

- - - - - PROPERTY LINE
- - - - - SETBACK LINE
- - - - - LANDSCAPE BUFFER
- - - - - 6" OPAQUE BUFFER FENCE
- ○ ○ ○ ○ HANDICAP PARKING
- ○ ○ ○ ○ HANDICAP PARKING SIGN
- → → → → TRAFFIC ARROW

SITE PLAN

SCALE: 1" = 30'-0"

(FOR ADDITIONAL DIMENSIONS SEE SHEET C-4)



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SITE
 PLAN

REV:07-25-12

SCALE: AS NOTED

JOB#: 2128

DATE: 01-27-12

SHEET 4

C-3

OF 21