

# Revised LS Plan (4.25.25) 28229 Manzella Dr (Markup Summary).pdf Markup Summary

Regan K. Contois (6)



**Subject:** Text Box

**Page Label:** 1

**Author:** Regan K. Contois

**Date:** 5/5/2025 12:18:22 PM

**Status:**

**Color:** ■

**Layer:**

**Space:**

Per Sec 600 3.4 C (1) Plans must be created and stamped by licensed landscape architect. Plan must include caliper, height and species of all existing and proposed landscape material (trees, shrubs, grass, mulched area etc.) as per this section of code.



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Please Label this Plan "Alternative Compliance Landscape Plan"  
note: Some items which do not meet current code have been approved per Ross Liner, Director Planning & Development)



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**Date:** 5/5/2025 12:18:21 PM

**Status:**

**Color:** ■

**Layer:**

**Space:**

Code requires an irrigation plan. For existing site, as per Ross Liner, Planning Administrator- a note describing method of watering of new material will suffice. Add note as shown:  
Irrigation Note: New trees, shrubs and living ground cover will be maintained by owner/applicant using sprinkler, tree bags and hose watering in lieu of an automatic irrigation system. Any landscape material which does not survive will be replaced within 60 days per ordinance."



**Subject:** Callout

**Page Label:** 1

**Author:** Regan K. Contois

**Date:** 5/5/2025 12:18:24 PM

**Status:**

**Color:** ■

**Layer:**

**Space:**

Note on Plan: Alt/ Compliance: Some existing trees in r.o.w. have been approved to supplement the required buffers. Protect all trees in STP ROW during and after construction. typical.



**Subject:** Text Box

**Page Label:** 1

**Author:** Regan K. Contois

**Date:** 5/5/2025 12:18:55 PM

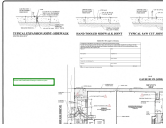
**Status:**

**Color:** ■

**Layer:**

**Space:**

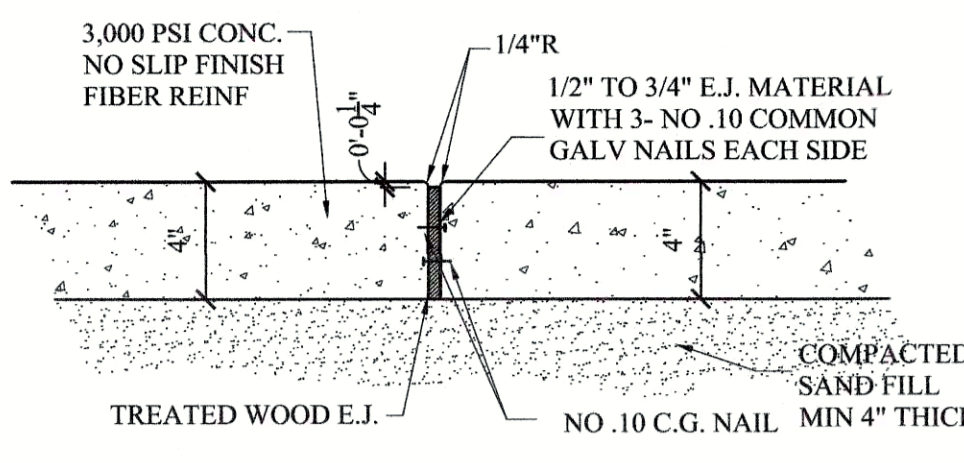
Add parking calculation to Landscape Plan per Sec 600 5.1 Parking Requirements



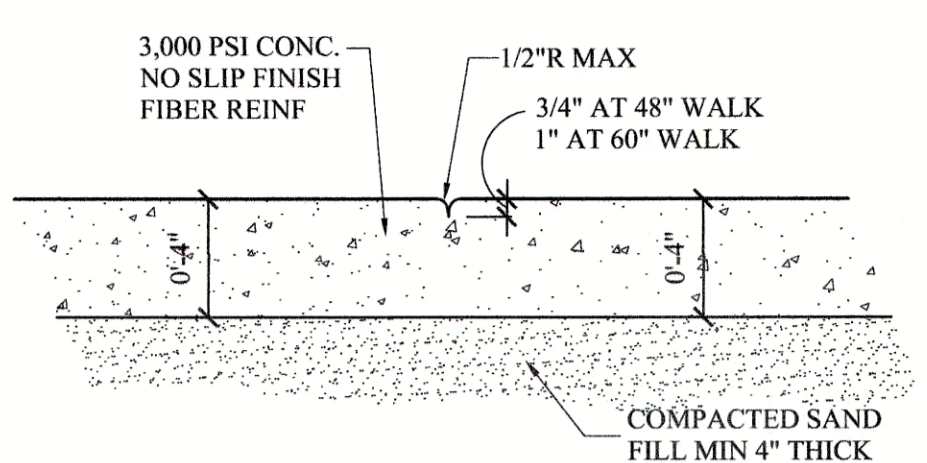
**Subject:** Group  
**Page Label:** 1  
**Author:** Regan K. Contois  
**Date:** 5/5/2025 12:22:21 PM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

Please add Certification Stamp or similar to plan

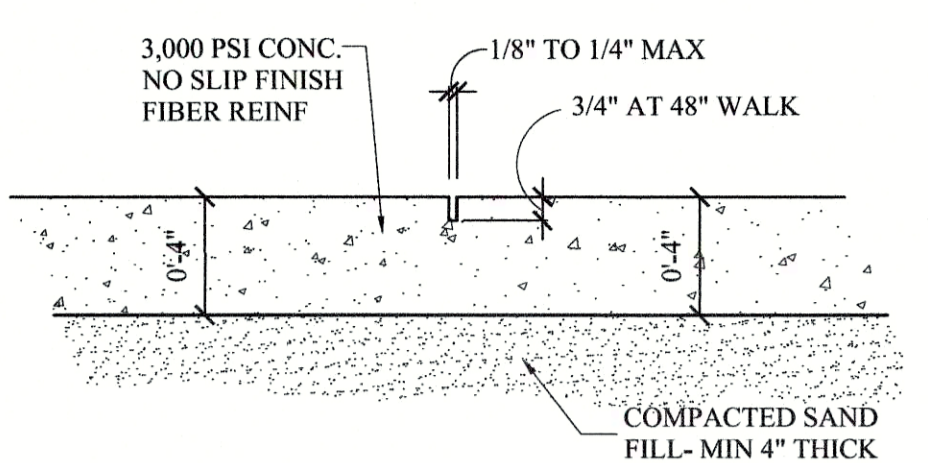
REVISIONS	BY
1	03/10/2025 JFS
2	03/25/2025 JFS
3	04/24/2025 JFS



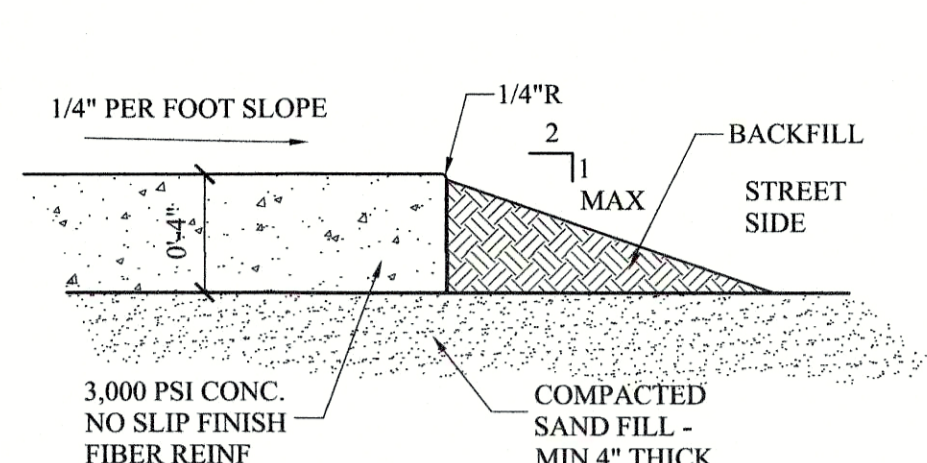
**TYPICAL EXPANSION JOINT- SIDEWALK**  
SPACING MAX 60'-0"



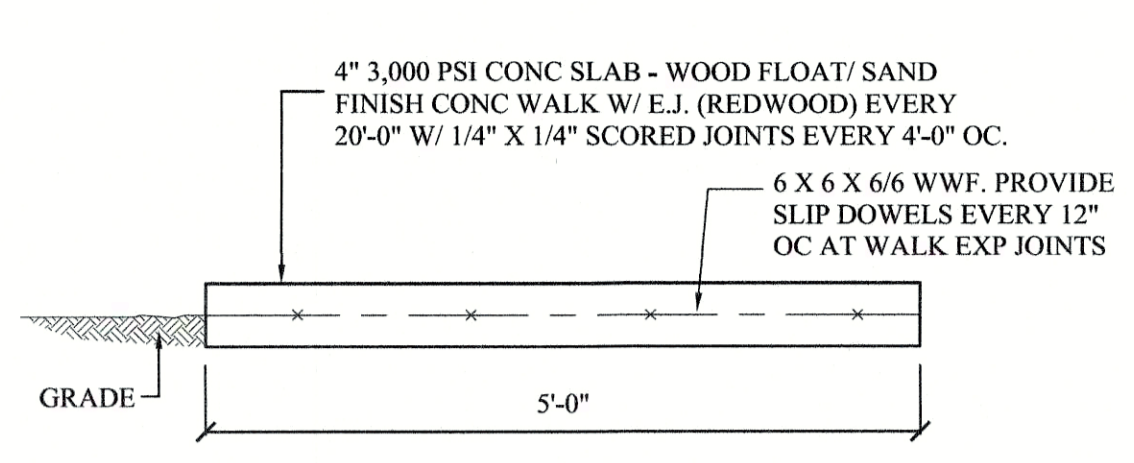
**HAND TOOLED SIDEWALK JOINT**



**TYPICAL SAW CUT JOINT AT WALK**



**TYPICAL WALK EDGE**



**DETAIL- CONCRETE WALK**

SP-1

Per Sec 600 3.4 C (1) Plans must be created and stamped by licensed landscape architect. Plan must include caliper, height and species of all existing and proposed landscape material (trees, shrubs, grass, mulched area etc.) as per this section of code.

Code requires an irrigation plan. For existing site, as per Ross Liner, Planning Administrator- a note describing method of watering of new material will suffice. Add note as shown:

Irrigation Note: New trees, shrubs and living ground cover will be maintained by owner/applicant using sprinkler, tree bags and hose watering in lieu of an automatic irrigation system. Any landscape material which does not survive will be replaced within 60 days per ordinance."

Add parking calculation to Landscape Plan per Sec 600 5.1 Parking Requirements

Please add Certification Stamp or similar to plan

**Exhibit 600-3-18 Example Certification.**

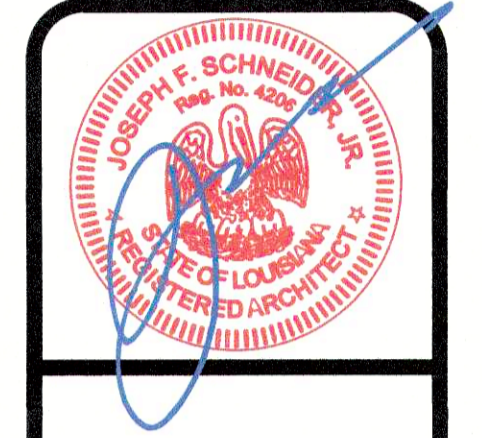
**Certification of Installation According to the Landscape Documentation Package**

I certify that based upon periodic site observation, the work has been substantially completed in accordance with the ordinance and that the landscape planting and irrigation installation conform with the criteria and specifications of the approved landscape and irrigation plan.

Signature:	Date:
Name (print):	Telephone No.:
Title:	Email Address:
License No. or Certification No.:	
Company:	Street Address:
City:	State:
	Zip Code:

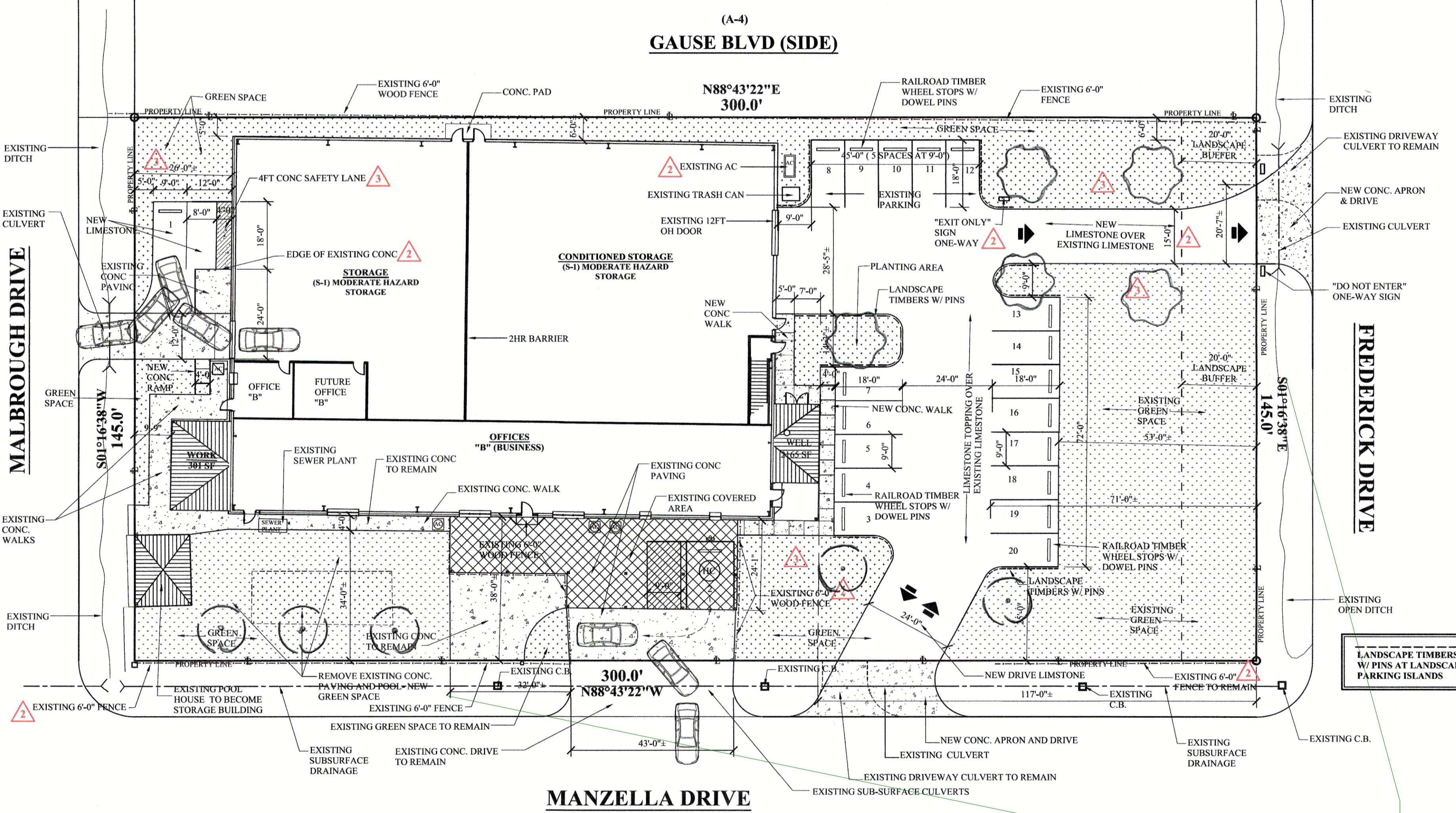
\*Signer of the approved landscape and irrigation plan

Commercial Plans  
RECEIVED  
4/25/2025  
DEPARTMENT OF  
ENGINEERING  
**ENGINEERING  
REVIEW COPY**



**NEW OFFICE/ STORAGE**  
38299 MANZELLA DRIVE  
SLIDELL, LOUISIANA 70461

**JOSEPH F. SCHNEIDER JR., AIA**  
ARCHITECT  
LA #4206 MS #3020 AL #8724 FL #AR95908 TX #24294  
105 EVANGELINE DRIVE, SLIDELL, LOUISIANA 70460  
(985) 290-6648  
jfsarchitect@charter.net



○ Southern Magnolia (5)  
○ Swamp Red Maple (5)

Landscape Contractor  
Bill K. Brown Jr.  
#25-2377  
(985) 774-5211  
luxury-landscape-services@yahoo.com

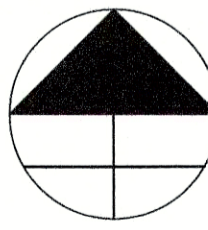
*[Handwritten Signature]*

Note on Plan: Alt/ Compliance: Some existing trees in r.o.w. have been approved to supplement the required buffers. Protect all trees in STP ROW during and after construction, typical.

**SITE PLAN- NEW WORK**

SCALE: 1:20

SP-1



Please Label this Plan "Alternative Compliance Landscape Plan" note: Some items which do not meet current code have been approved per Ross Liner, Director Planning & Development)

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DRAWN  
J. SCHNEIDER  
CHECKED  
J. SCHNEIDER  
DATE  
11/18/2024  
SCALE  
AS NOTED  
JOB NO.  
**SHEET  
SP-1**  
OF SHEETS