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EXISTING TREE - PRUNING NOTES:

1. TREE PRUNING WORK MUST BE PERFORMED BY OR DIRECTLY SUPERVISED BY AN ISA CERTIFIED ARBORIST.
2. CONTRACTOR SHALL HOLD A PRE-PRUNING CONFERENCE WITH THE OWNER AND LANDSCAPE ARCHITECT PRIOR TO COMMENCING PRUNING OPERATIONS.
3. PRUNE TREES PER ANSI A300 FOR THE FOLLOWING:

3.1. MAINTENANCE - TO MAINTAIN OR IMPROVE THE TREE'S HEALTH AND STRUCTURE

3.2. HAZARD REDUCTION - TO REMOVE DEAD LIMBS OR OTHER VISIBLE HAZARDS FROM THE TREE CANOPY

3.3. CROWN CLEANING - TO SELECTIVELY REMOVE DEAD, DYING OR DISEASED BRANCHES, WEAK BRANCHES, AND SUCKER SPROUTS.

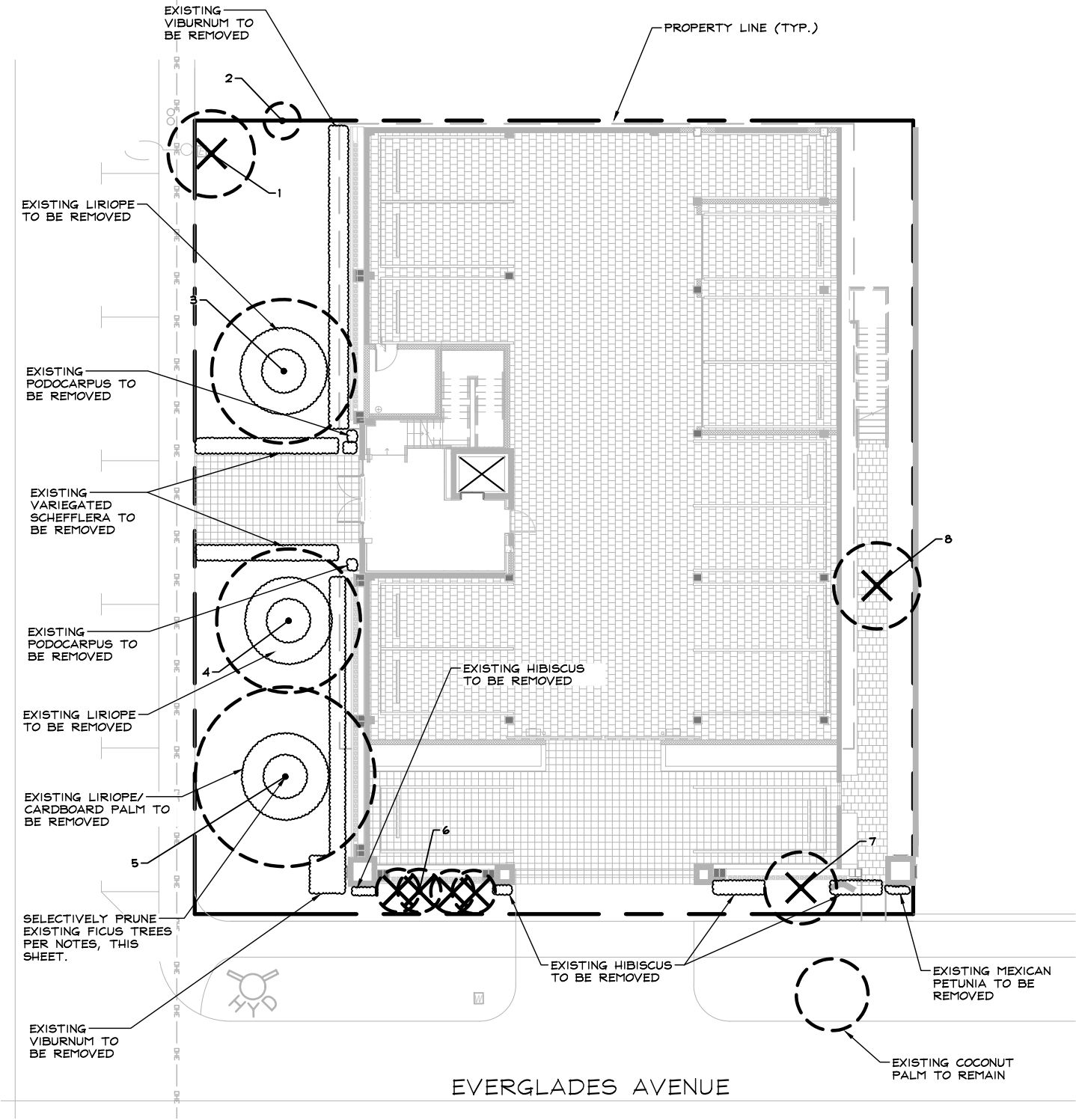
3.4. CROWN RAISING - TO REMOVE LOWER BRANCHES TO PROVIDE VERTICAL CLEARANCE

3.5. VISTA PRUNING - TO SELECTIVELY THIN FRAMEWORK LIMBS WITHIN THE CROWN TO ALLOW FOR VIEWS THROUGH THE TREE

3.6. CROWN RESTORATION - TO IMPROVE THE STRUCTURE, FORM, AND APPEARANCE OF A TREE THAT HAS BEEN DAMAGED, HEADED, OR VANDALIZED

3.7. CROWN REDUCTION - SPECIALTY SHAPING TO A MORE NATURAL APPEARANCE.

BRADLEY PLACE



TREE DISPOSITION TABLE							
Tree No.	Common Name	Botanical Name	DBH (in.)	Height (ft.)	Spread (ft.)	Condition	DISPOSITION
1	Cabbabge Palm	Sabal Palmetto		15	12	Good	REMOVE
2	Ligustrum	Ligustrum japonicum	6	5	5	Good	Remain
3	Laurel Fig	Ficus microcarpa	24	20	20	Fair	Remain
4	Laurel Fig	Ficus microcarpa	26	20	20	Fair	Remain
5	Laurel Fig	Ficus microcarpa	29	20	25	Fair	Remain
6	Paurotis Palm	Acoelorrhaphe wrightii	Multit	20	20	Good	REMOVE
7	Mexican Fan Palm	Washingtonia robusta		25	10	Good	REMOVE
8	Cabbage Palm	Sabal Palmetto		15	12	Good	REMOVE

KEY:

TREE TO REMAIN

TREE TO BE REMOVED

TREE TO BE RELOCATED

NORTH

GRAPHIC SCALE IN FEET

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SUNSHINE STATE ONE CALL OF FLORIDA, INC.

231 BRADLEY PLACE  
PREPARED FOR  
ALKEON CAPITAL

EXISTING  
CONDITION PLAN

KHA PROJECT  
147702003

DATE  
AUGUST 2022

SCALE  
AS SHOWN

DESIGNED BY  
JH

DRAWN BY  
DH

CHECKED BY  
JH

LICENSED PROFESSIONAL

JONATHAN D. HAIGH, PLA

FL LICENSE NUMBER  
LA# 6666795

DATE:09/06/2022

Kimley»Horn

1920 MEKIVA WAY SUITE 200, WEST PALM BEACH, FL 33411  
PHONE (561) 845-0665 FAX (561) 863-8175  
WWW.KIMLEY-HORN.COM CA 0000696

FL

PALM BEACH

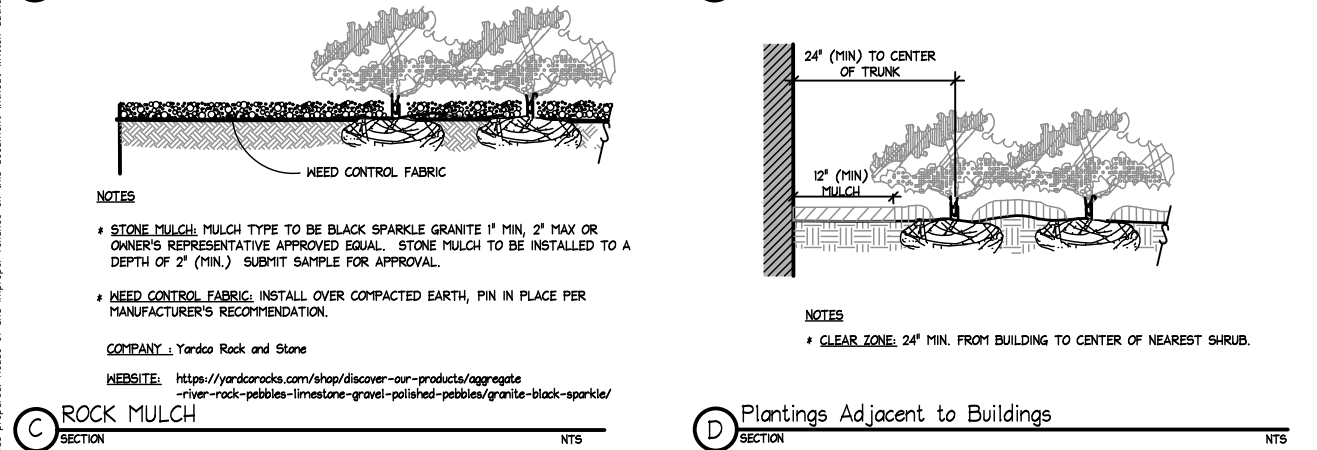
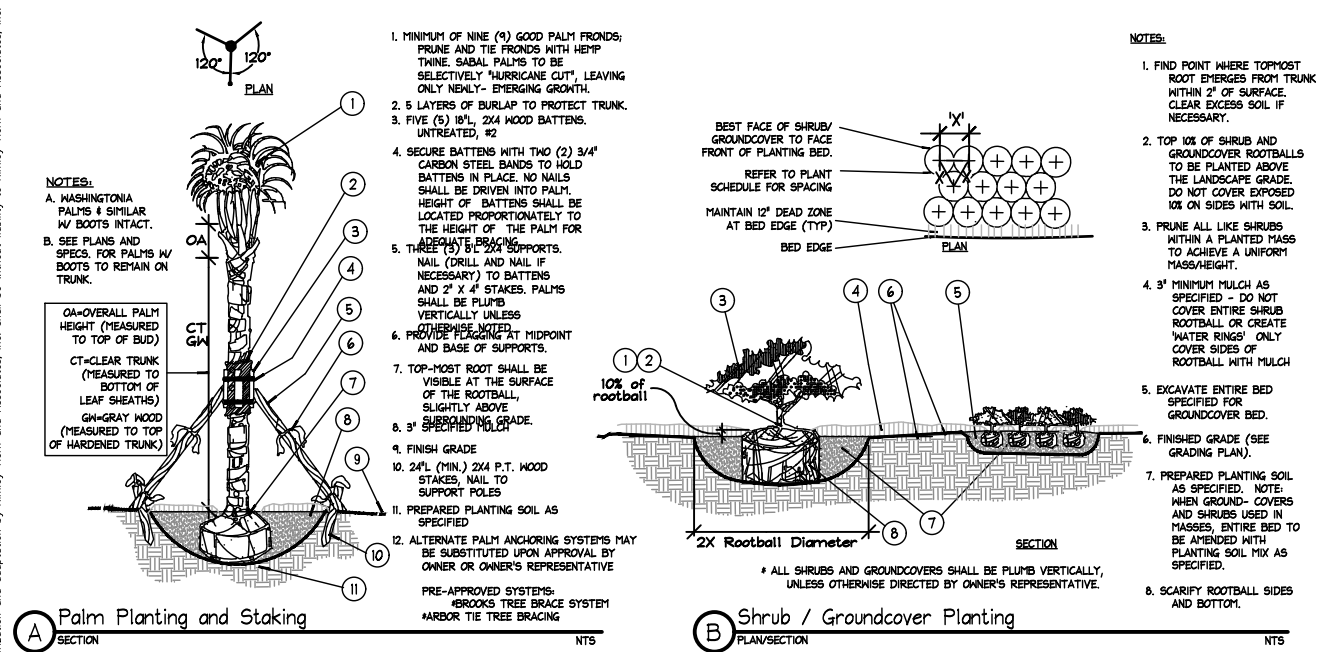
SHEET NUMBER  
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REVISIONS

DATE

BY

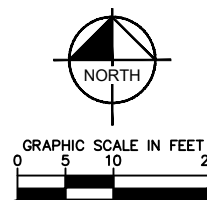
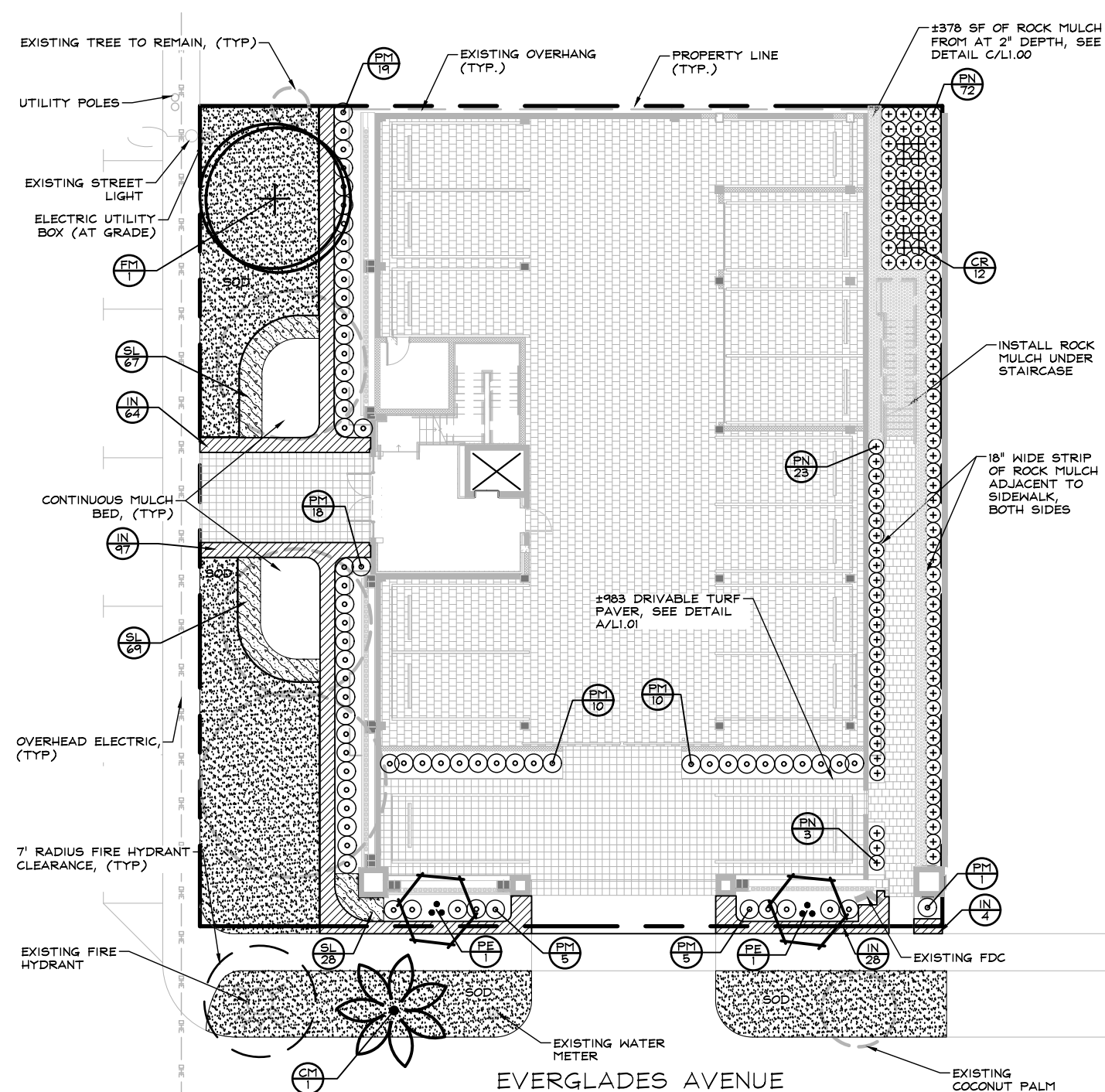
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LANDSCAPE LEGEND		
PROPERTY ADDRESS: 231 BRADLEY PLACE #204, PALM BEACH, FL 33480		
	REQUIRED	PROPOSED
LOT SIZE (SQ FT):	11,048 SQ FT	
LANDSCAPE OPEN SPACE (LOS) (SQ FT AND %):	2,762 SQ FT, 25%	3,119 SQ FT, 28%
PERIMETER LOS (SQ FT AND %):	N/A	N/A
FRONT YARD LOS (SQ FT AND %):	1,092 SQ FT, 35%	2,136 SQ FT, 64%
NATIVE* TREE %:		100%
NATIVE* PALMS %:		0%
NATIVE* SHRUBS %:		78%
NATIVE* VINES / GROUNDCOVER %:		100%

### PLANT SCHEDULE

TREES	BOTANICAL NAME	COMMON NAME	CONT.	CAL	SIZE	NATIVE	DROUGHT TOL.	QTY
FM	Ficus microcarpa	Indian Laurel Ficus	F.G./B&B	10" Cal.	25' HT x 10' SPR	No	Yes	1
PALM TREES	BOTANICAL NAME	COMMON NAME	CONT.	CAL	SIZE	NATIVE	DROUGHT TOL.	QTY
CM	Cocos nucifera 'Maypan'	Maypan Coconut Palm	F.G.		25' GW	No	Yes	1
PE	Ptychosperma elegans	Solitaire Palm	45 gal		12-14' OA	No	Yes	2
SHRUBS	BOTANICAL NAME	COMMON NAME	CONT.	O.C.	SIZE	NATIVE	DROUGHT TOL.	QTY
CR	Cordyline fruticosa 'Red Sister'	Red Sister TI Plant	7 gal	24" O.C.	36" HT	No	Yes	12
PM	Podocarpus macrophyllus	Podocarpus	Cont.	30" O.C.	36" HT	No	Yes	68
PN	Psychotria nervosa	Wild Coffee	7 gal	24" O.C.	24"x24"	Yes	Yes	98
SHRUB AREAS	BOTANICAL NAME	COMMON NAME	CONT.	O.C.	SIZE	NATIVE	DROUGHT TOL.	QTY
IN	Ilex vomitoria 'Nana'	Dwarf Yaupon Holly	3 gal	18" O.C.	15"x15"	Yes	Yes	193
GROUND COVERS	BOTANICAL NAME	COMMON NAME	CONT.	O.C.	SIZE	NATIVE	DROUGHT TOL.	QTY
SL	Salvia coccinea	Red Scarlet Sage	1 gal	12" O.C.	10" HT	Yes	Yes	164
SOD	Paspalum vaginatum	Seashore Paspalum	Sod					± 1,837 sf



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KHA PROJECT	147702003	DATE	AUGUST 2022	SCALE	AS SHOWN	DESIGNED BY	JH	DRAWN BY	DH	CHECKED BY	JH	DATE	09/06/2022
LICENSED PROFESSIONAL												REVISIONS	
												No.	

**Kimley»Horn**

1920 MEKIVA WAY SUITE 200, WEST PALM BEACH, FL 33411  
PHONE (561) 845-0665 FAX (561) 863-8175  
WWW.KIMLEY-HORN.COM CA 0000696

**LANDSCAPE PLAN**

231 BRADLEY PLACE  
PREPARED FOR  
ALKEON CAPITAL

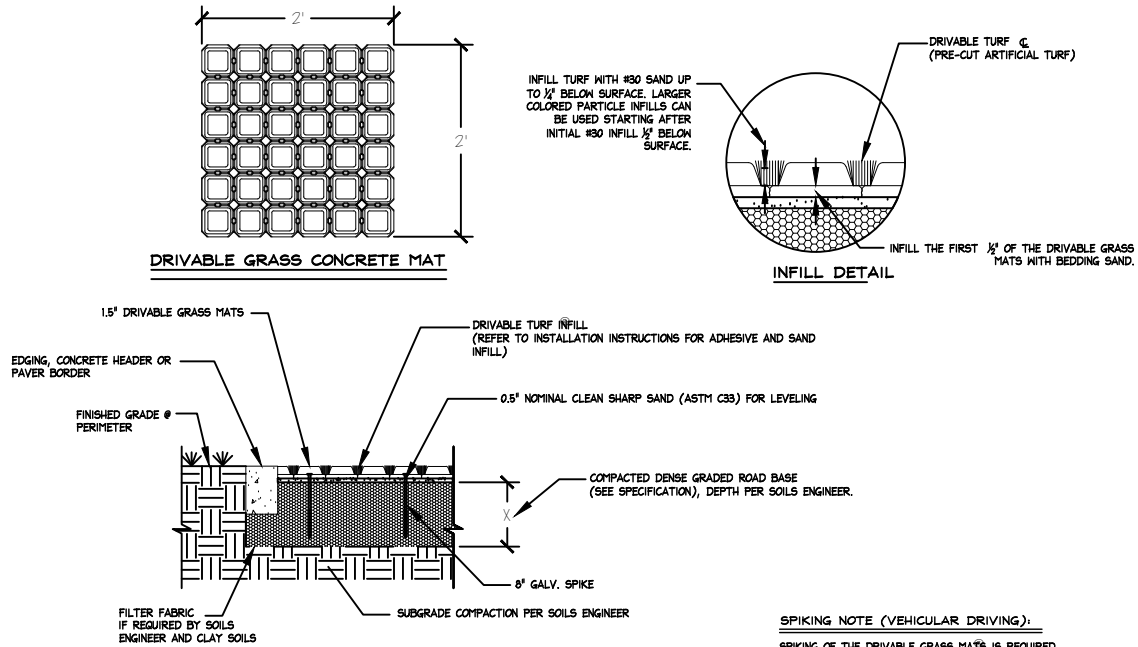
PALM BEACH

SHEET NUMBER  
**L1.00**

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A DRIVABLE TURF PAVERS

NTS



MANUFACTURER: SOIL RETENTION  
(800)346-7995  
WWW.SOILRETENTION.COM

SIZE: 24"x24"x1.5"

MODEL: DRIVABLE GRASS WITH PRE-CUT  
TURF INFILL

COLOR: GREY

NOTES:  
1. PAVES SIZES AND COLORS BASED ON SOIL  
RETENTION. PATTERN TO BE CARRIED THROUGH THE  
ENTIRE LENGTH AND WIDTH OF THE GRASS PARKING AREA.

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0 0.5 1 2

NORTH

231 BRADLEY PLACE PREPARED FOR ALKEON CAPITAL		LANDSCAPE DETAIL		KHA PROJECT 147702003		LICENCED PROFESSIONAL		Kimley»Horn			
PALM BEACH		FL		DATE AUGUST 2022		JONATHAN D. HAIGH, PLA		1920 MEKIVA WAY SUITE 200, WEST PALM BEACH, FL 33411			
				SCALE AS SHOWN		FL LICENSE NUMBER		PHONE (561) 845-0665 FAX (561) 863-8175			
				DESIGNED BY JH		LA# 6666795		WWW.KIMLEY-HORN.COM CA 0000696			
				DRAWN BY DH							
				CHECKED BY JH		DATE:09/06/2022					
SHEET NUMBER L1.01										No.	
										DATE	
										REVISIONS	
										BY	



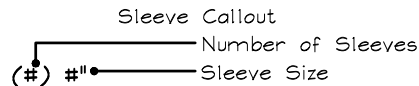
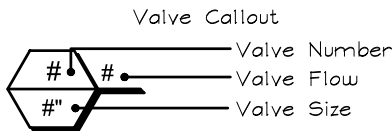




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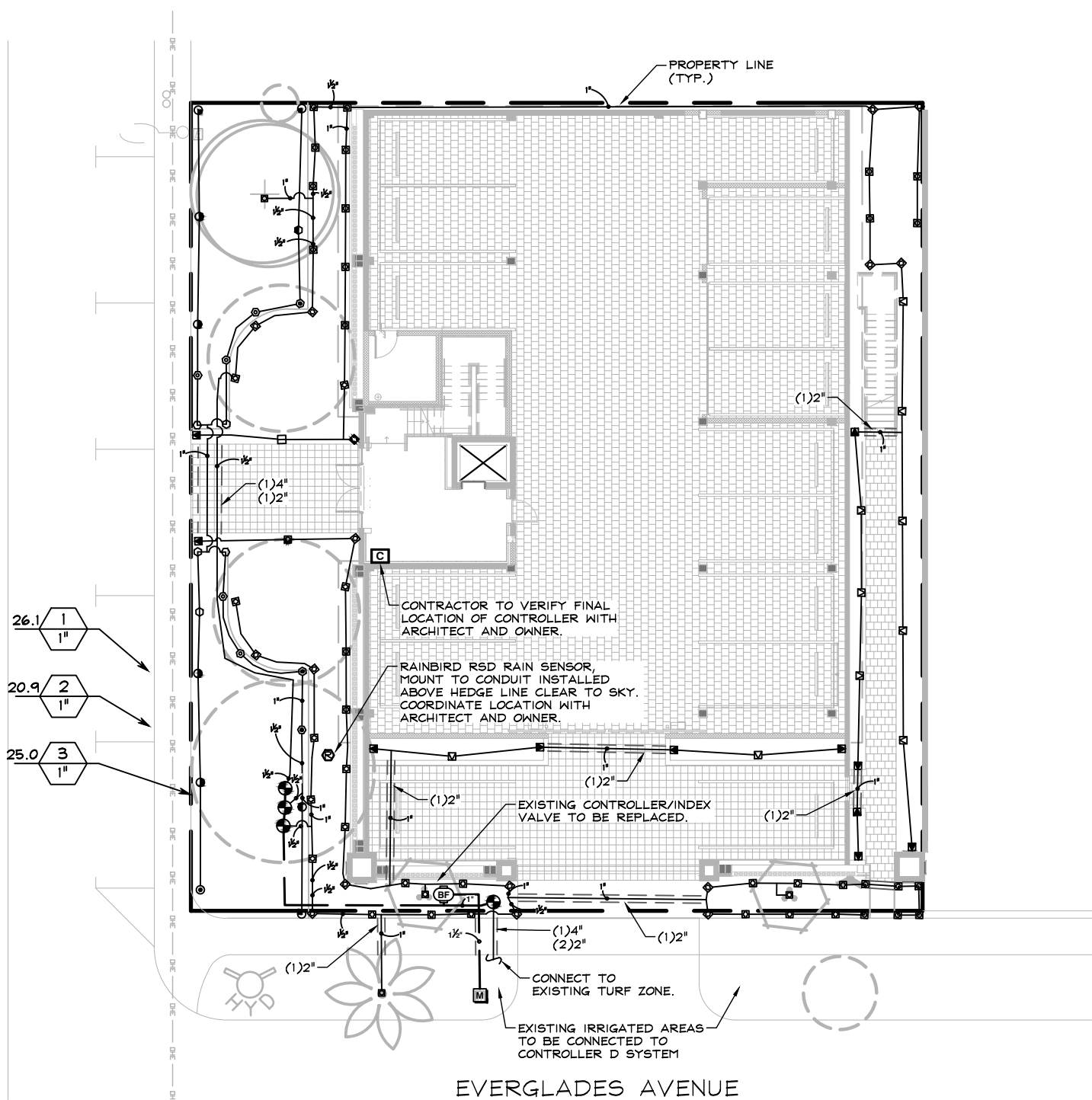
IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
	Rain Bird 1806-U-PRS U8 Series Turf Spray 6" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	5	30
	Rain Bird 1806-U-PRS U10 Series Turf Spray 6" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	1	30
	Rain Bird 1806-U-PRS U15 Series Turf Spray 6" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	8	30
	Rain Bird 1806-U-PRS HE-VAN Series Turf Spray 6" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	9	30
	Rain Bird 1812-PRS-U 15 Strip Series Shrub Spray, 12" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	21	30
	Rain Bird 1812-PRS-U U8 Series Shrub Spray, 12" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	21	30
	Rain Bird 1812-PRS-U U10 Series Shrub Spray, 12" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	1	30
	Rain Bird 1812-PRS-U U12 Series Shrub Spray, 12" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	1	30
	Rain Bird 1812-PRS-U HE-VAN Series Shrub Spray, 12" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	36	30
	Rain Bird 1802-1400 Flood 1401 Flood Bubbler 2" pop up	4	30
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	
	Rain Bird PEB 1", 1-1/2", 2" Plastic Industrial Valves. Low Flow Operating Capability, Globe Configuration.	4	
	Rain Bird ESP4MES 4 Station, Hybrid Modular Outdoor Controller. For Residential or Light Commercial Use. LNK WiFi Module and Flow Sensor Ready.	1	
	Rain Bird RSD-CEX Rain Sensing Device, conduit mount. With threaded adapter, extension wire.	1	
	Water Meter 1" Existing Meter	1	
	Irrigation Lateral Line: PVC Class 200 SDR 21±1,066 I.F.		
	Irrigation Mainline: PVC Schedule 40	± 64.7 I.F.	
	Pipe Sleeve: PVC Schedule 40	AS NEEDED	



REFER TO DETAILS AND NOTES  
SHEETS L2.50, L2.51, & L2.52.

BRADLEY PLACE



IRRIGATION SYSTEM NOTES

- CONTRACTOR SHALL REFER TO THE IRRIGATION DETAILS, IRRIGATION SCHEDULE, SPECIFICATIONS AND ALL CONTRACT DOCUMENTS FOR FURTHER AND COMPLETE INSTRUCTIONS.
- IRRIGATION QUANTITIES ARE PROVIDED FOR CONVENIENCE. IN THE EVENT OF QUANTITY DISCREPANCIES THE DRAWING SHALL TAKE PRECEDENCE. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO BIDDING.
- ANY SUBSTITUTIONS FOR SPECIFIED IRRIGATION EQUIPMENT MUST BE APPROVED BY THE LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE IN WRITING PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL FIELD ADJUST LOCATION OF IRRIGATION EQUIPMENT AS NECESSARY TO AVOID DAMAGE TO EXISTING UNDERGROUND UTILITIES AND/OR INTERFERE WITH EXISTING ABOVE GROUND ELEMENTS. ALL FIELD ADJUSTMENTS SHALL BE COMPLETED AT THE CONTRACTOR'S EXPENSE AND SHALL BE COORDINATED WITH THE OWNER'S REPRESENTATIVE AND THE LANDSCAPE ARCHITECT.
- CONTRACTOR SHALL FAMILIARIZE HIM/HERSELF WITH THE LIMITS OF WORK AND EXISTING CONDITIONS AND VERIFY ALL INFORMATION. IF DISCREPANCIES EXIST, CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE IN WRITING WITHIN SEVEN CALENDAR DAYS OF NOTICE TO PROCEED.
- IRRIGATION PLAN IS DIAGRAMMATIC. EQUIPMENT SHOWN ON IMPERVIOUS SURFACES IS FOR GRAPHIC CLARITY UNLESS OTHERWISE NOTED. CONTRACTOR SHALL INSTALL ALL EQUIPMENT WITHIN LANDSCAPE AREAS IN PROPERTY LIMITS.

THE IRRIGATION SYSTEM IS DESIGNED TO OPERATE WITH A SOURCE PROVIDING 22 GPM AT 55 PSI.

SPRAY HEAD DESIGN PRESSURE: 30 PSI  
BUBBLER DESIGN PRESSURE: 30 PSI

PLAN IS DIAGRAMMATIC.  
CONTRACTOR SHALL  
INSTALL ALL IRRIGATION  
EQUIPMENT IN LANDSCAPE  
OR TURF AREAS WITHIN  
PROJECT LIMITS.

NORTH

GRAPHIC SCALE IN FEET  
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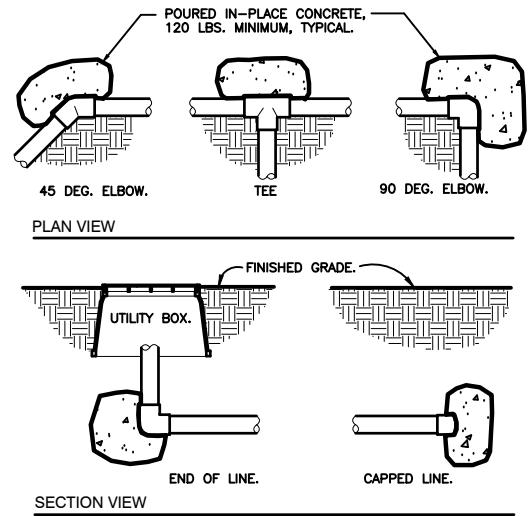
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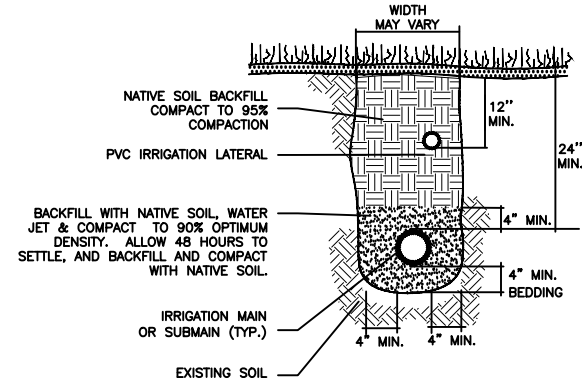
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KHA PROJECT 147702003		DATE AUGUST 2022		SCALE AS SHOWN		DESIGNED BY JH		DRAWN BY DH		CHECKED BY JH		DATE 09/06/2022	
LISCENSED PROFESSIONAL		JONATHAN D. HAIGH, PLA		FL LICENSE NUMBER LA# 6666795		1920 MEKIVA WAY SUITE 200, WEST PALM BEACH, FL 33411		PHONE (561) 845-0665 FAX (561) 863-8175		WWW.KIMLEY-HORN.COM CA 0000696		REVISIONS	
231 BRADLEY PLACE		PREPARED FOR ALKEON CAPITAL		SHEET NUMBER L2.00		PALM BEACH		DATE		BY			

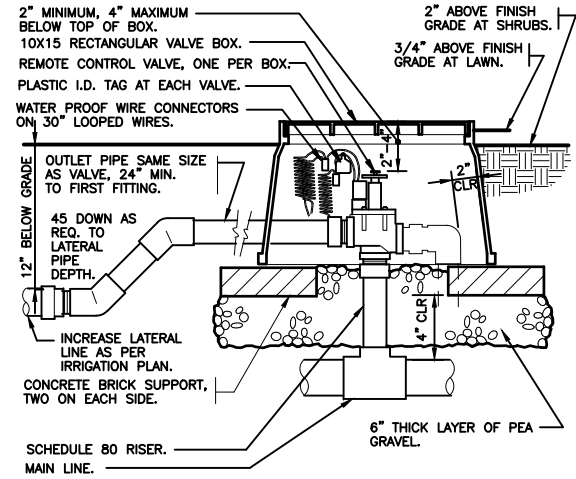
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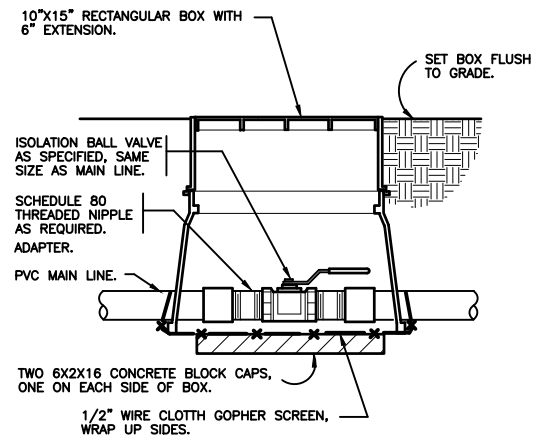
1 THRUST BLOCKING  
3/4" = 1'-0"  
32 8409.76-01



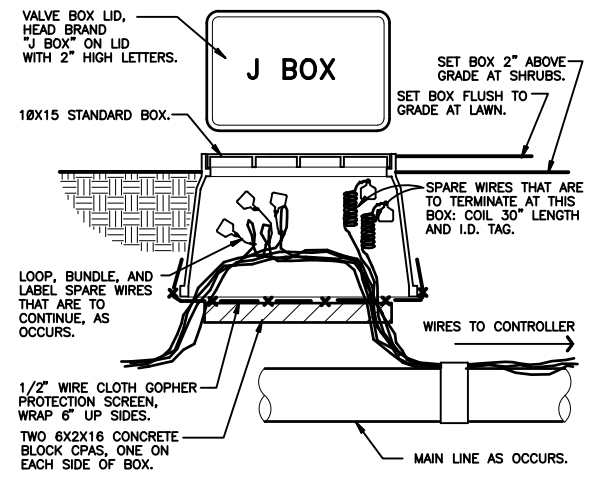
2 TRENCHING DETAIL  
NOT TO SCALE  
32 8409.76-03



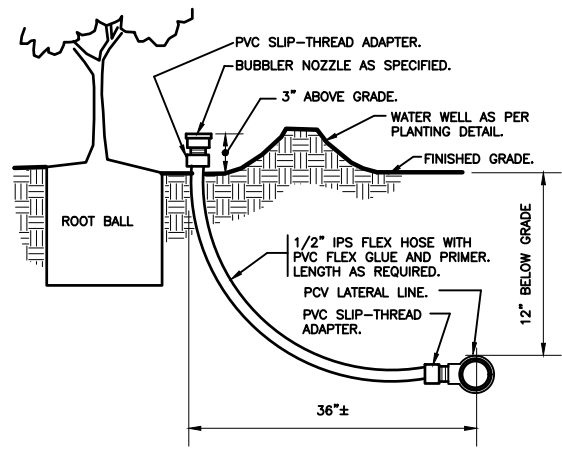
3 ELECTRIC REMOTE CONTROL VALVE  
1 1/2" = 1'-0"  
32 8406.13-01



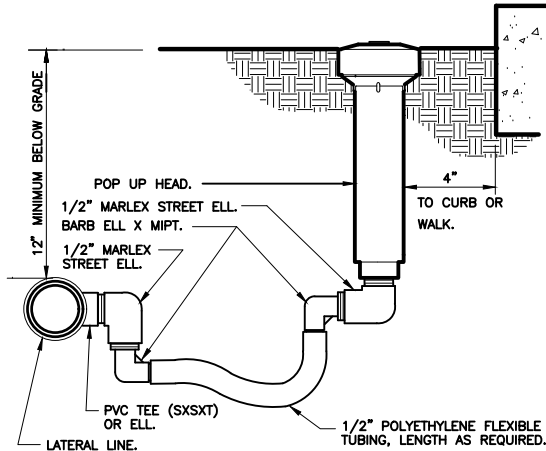
4 BRASS BALL ISOLATION VALVE  
1 1/2" = 1'-0"  
32 8406.33-02



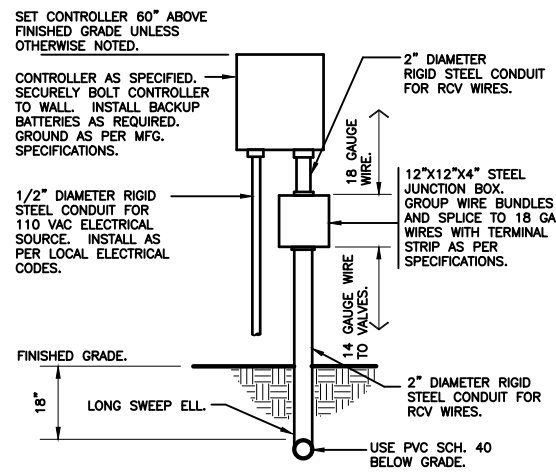
5 WIRE BUNDLE JUNCTION BOX  
1 1/2" = 1'-0"  
32 8409.79-01



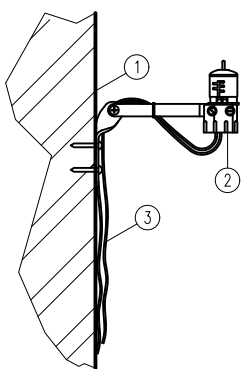
6 BUBBLER ON FLEX HOSE RISER  
3" = 1'-0"  
DETAIL-FILE



7 POP-UP SPRAY FLEX ASSEMBLY  
3" = 1'-0"  
32 8406.13-02

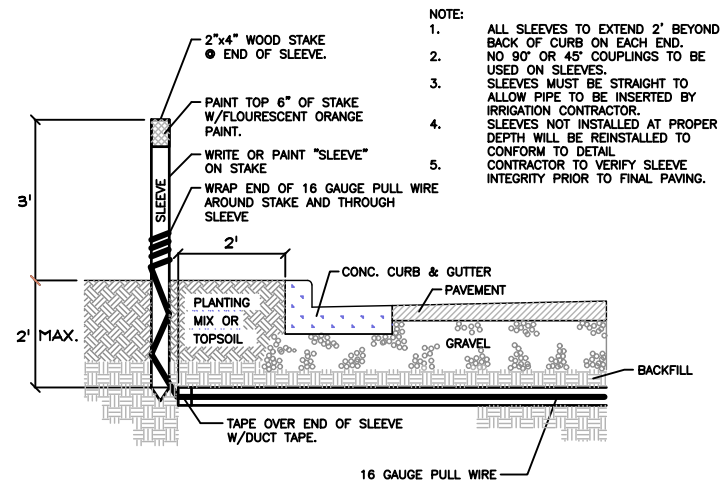


8 WALL MOUNT CONTROLLER  
1" = 1'-0"  
32 8409.13-02



- ① EXTERIOR WALL (SEE NOTE)
- ② MODEL MINI-CLIK
- ③ RUN LEAD WIRES TO CONTROLLER
- NOTE: MOUNT SENSOR ON SURFACE WHERE IT WILL BE EXPOSED TO UNOBSTRUCTED RAINFALL, BUT NOT IN PATH OF SPRINKLER SPRAY. COORDINATE MOUNTING WITH OWNER AND ARCHITECT.

9 RAIN SENSOR  
3" = 1'-0"



- NOTE:
1. ALL SLEEVES TO EXTEND 2' BEYOND BACK OF CURB ON EACH END. NO 90° OR 45° COUPLINGS TO BE USED ON SLEEVES.
  2. SLEEVES MUST BE STRAIGHT TO ALLOW PIPE TO BE INSERTED BY IRRIGATION CONTRACTOR.
  3. SLEEVES NOT INSTALLED AT PROPER DEPTH WILL BE REINSTALLED TO CONFORM TO DETAIL.
  4. CONTRACTOR TO VERIFY SLEEVE INTEGRITY PRIOR TO FINAL PAVING.
  - 5.

10 IRRIGATION SLEEVING  
NTS

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IRRIGATION  
DETAILS

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PREPARED FOR  
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PALM BEACH  
FL

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L2.50

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No.

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