

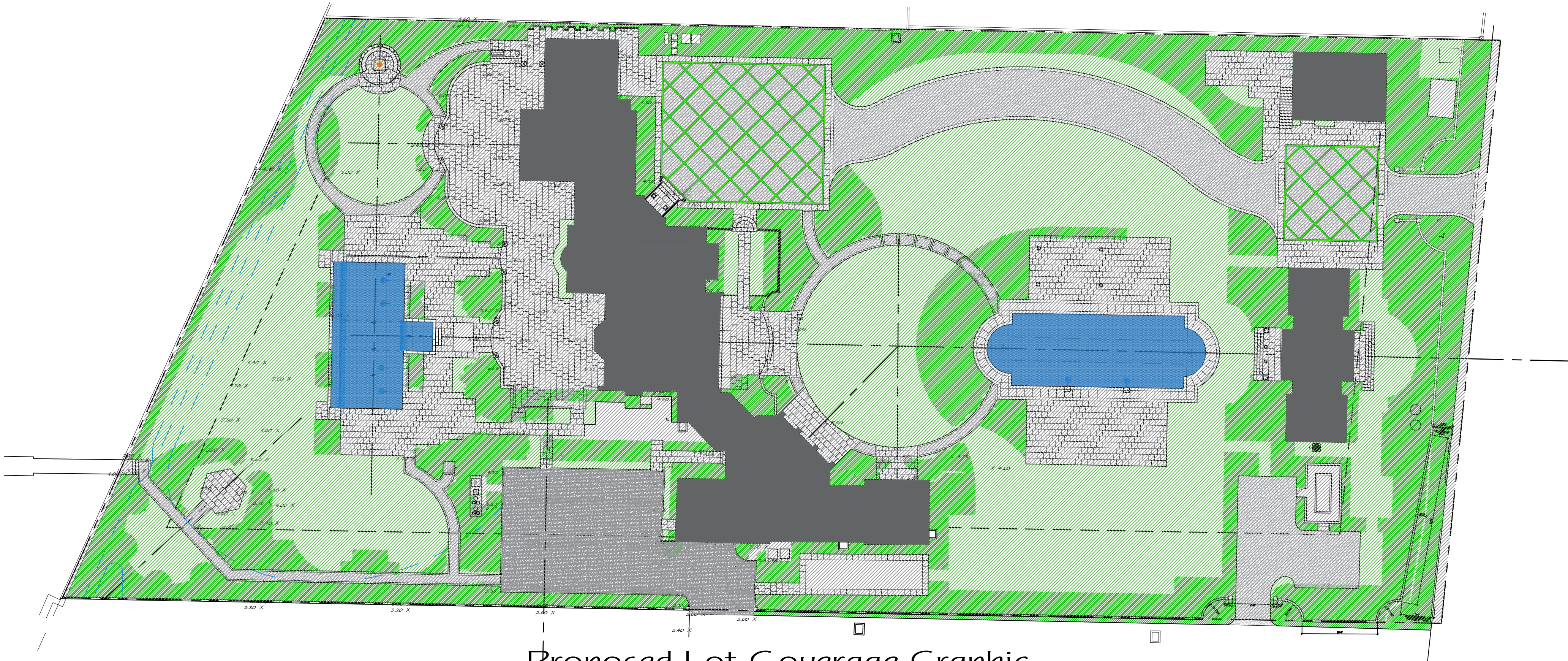
Existing Lot Coverage Graphic

Legend

- IMPERVIOUS AREA (HOUSE/STRUCTURE)
- IMPERVIOUS AREA (HARDSCAPE)
- PERVIOUS AREA / OPEN SPACE
- IMPERVIOUS AREA / WATER FEATURE

Site Data

DESCRIPTION	REQUIRED	PREVIOUSLY APPROVED	PROPOSED
LOT ZONE		R-A - ESTATE RESIDENTIAL	R-A - ESTATE RESIDENTIAL
LOT AREA		87,571.86 S.F.	87,571.86 S.F.
OPEN / PERMEABLE SPACE	MINIMUM 50%	43,785.93 S.F.	52.6%
FRONT YARD LANDSCAPE	MINIMUM 45% OF FRONT YARD	1,575 S.F.	5,897.45 S.F.

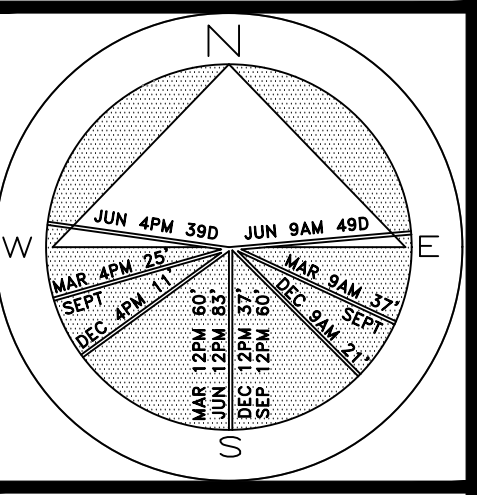


Proposed Lot Coverage Graphic

FINAL PLAN SET
AUGUST 21, 2024 LPC

ENVIRONMENT
DESIGN
GROUP
139 North County Road 5020-8 Palm Beach, FL 33480
Phone: 561.832.4600 Mobile: 561.313.4424
Landscape Architecture
Land Planning
Landscape Management
Dustin M. Mizell, M.L.A. R.L.A. #6666784
Dustin@environmentdesigngroup.com

Private Residence
854 S County Road
Palm Beach



JOB NUMBER: # 23090.00 LA
DRAWN BY: Adam Mills
DATE: 05.16.2024
07.01.2024

SHEET L5.1

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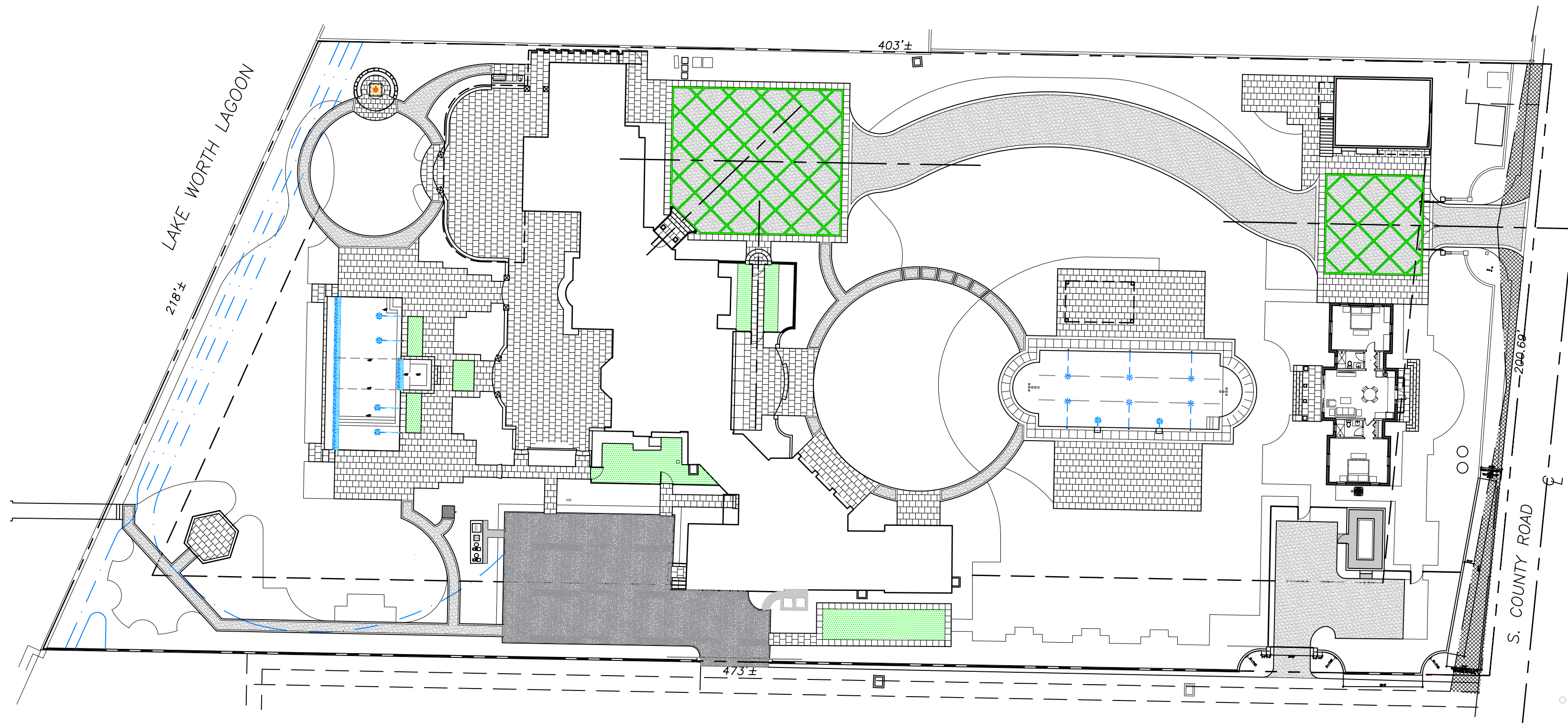
H/B: 24-0005
ZON: 24-0035

Landscape Open Space Calculations

NOT TO SCALE

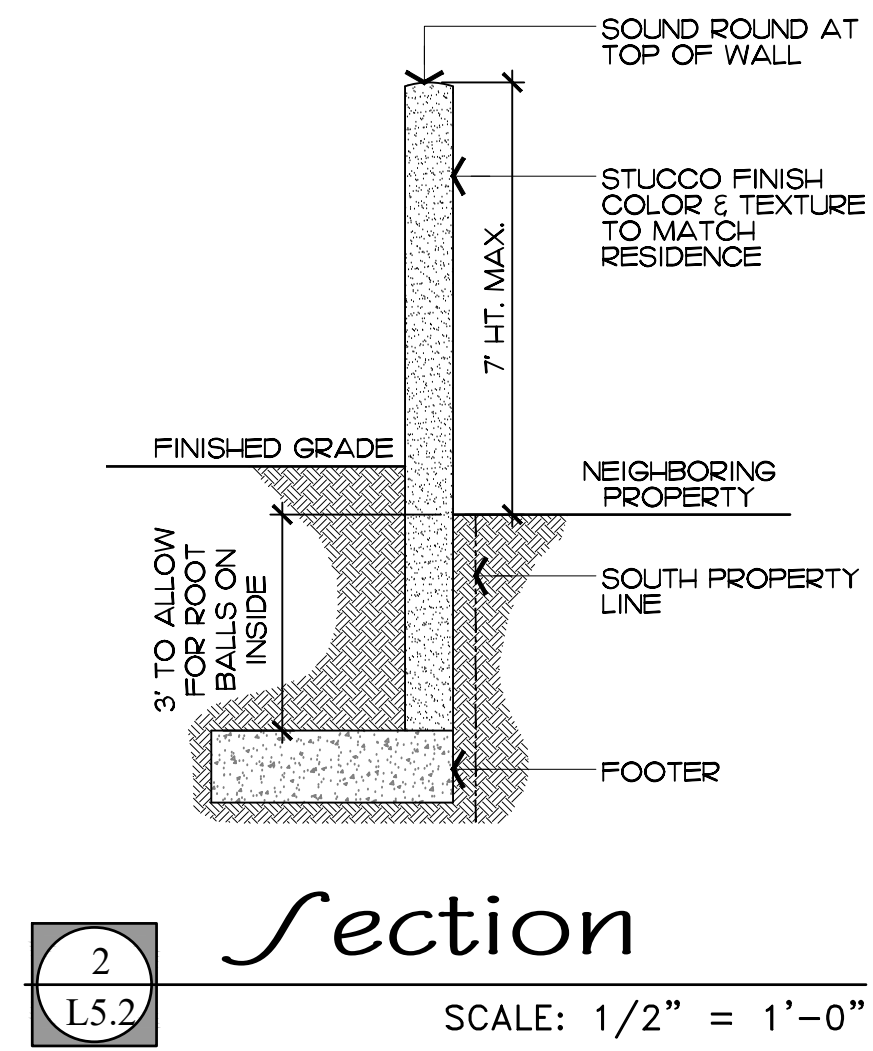
64 sf.

AREA IN SQ.FT.



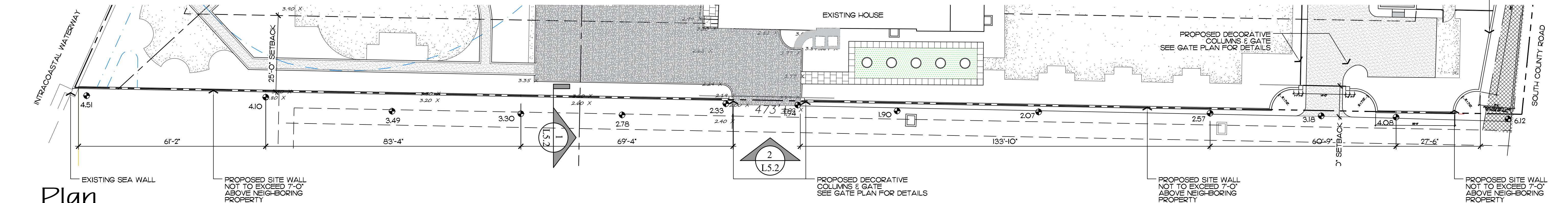
Site Plan

SCALE: 1" = 30'-0"

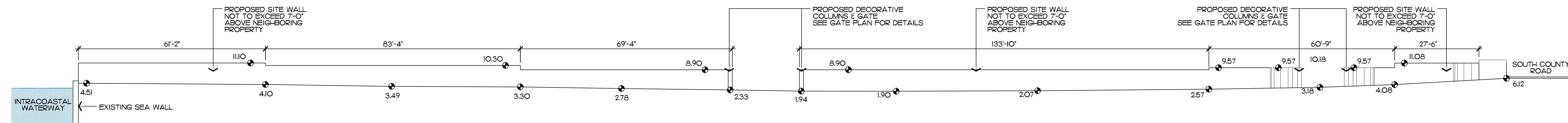


Section

SCALE: 1/2" = 1'-0"



Plan



Elevation

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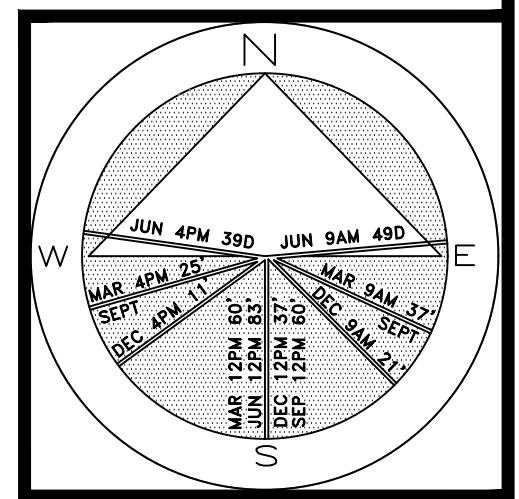
H/B: 24-0005
ZON: 24-0035

Wall Details

SCALE IN FEET 0' 16' 32' 48'

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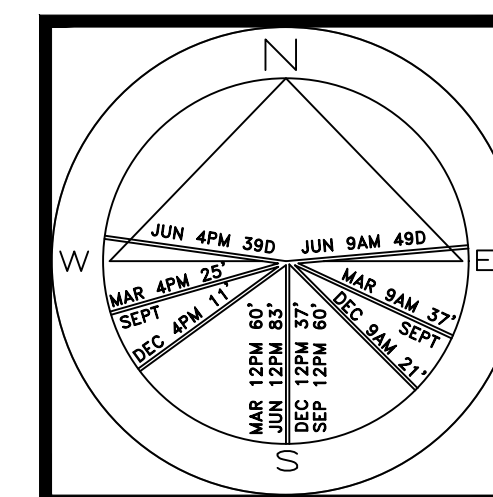
JOB NUMBER: # 23090.00 LA
DRAWN BY: Adam Mills / Sean Twomey
DATE: 03.04.2024
07.01.2024

SHEET L5.2

64 sq. ft.

AREA IN SQ. FT.

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Palm Beach

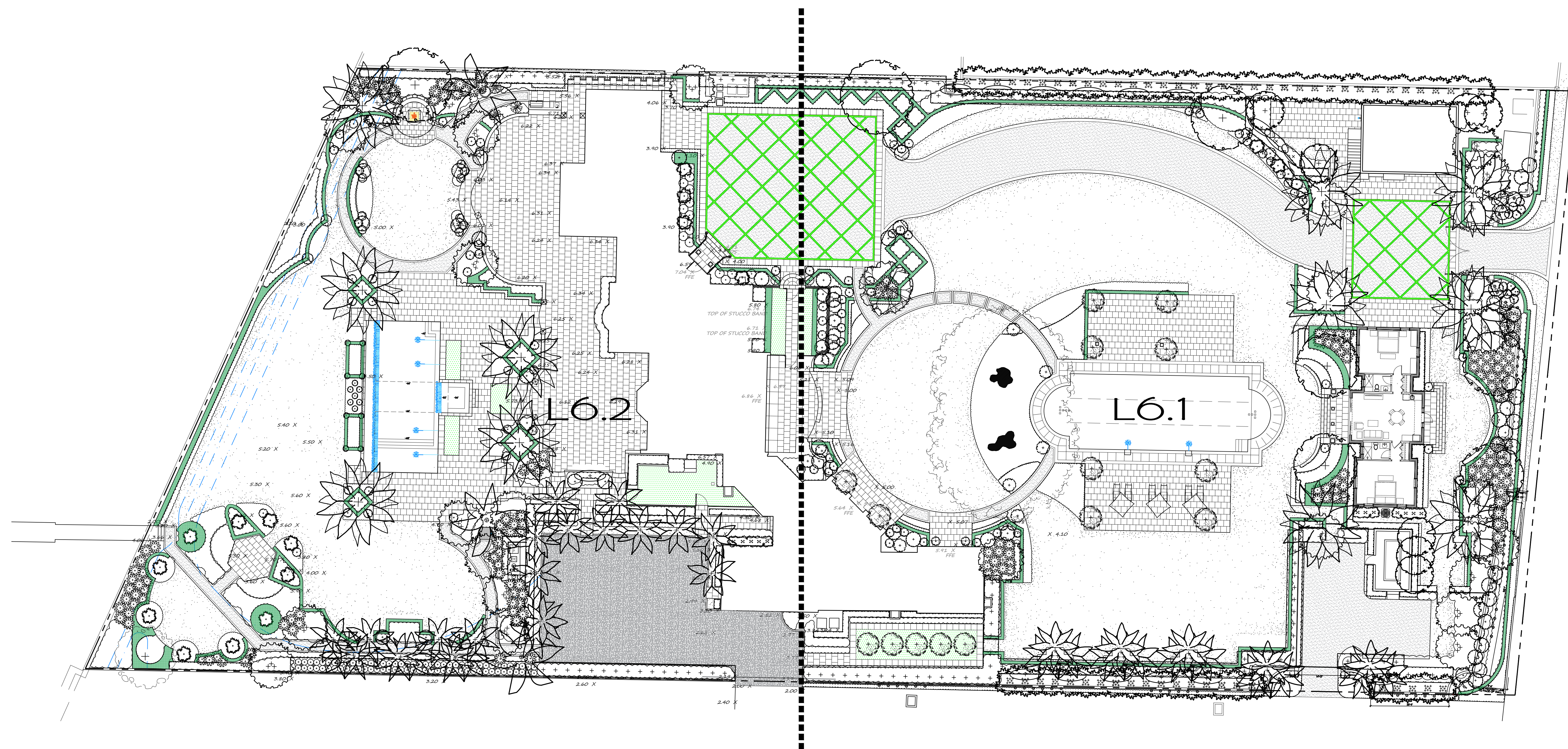


JOB NUMBER: # 23090.00 LA
DRAWN BY: Adam Mills
DATE: 05.16.2024
07.01.2024

SHEET L6.0

256 sf.

AREA IN SQ.F.



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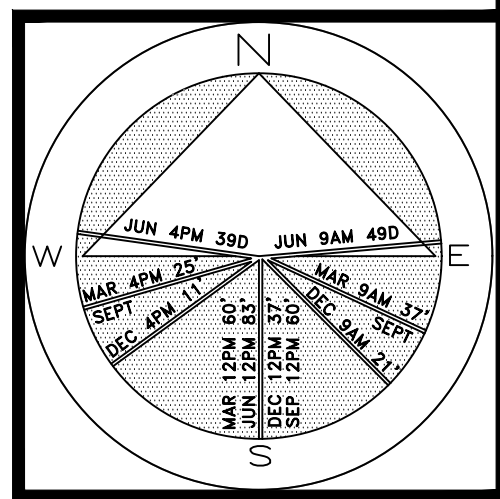
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Landscape Plan



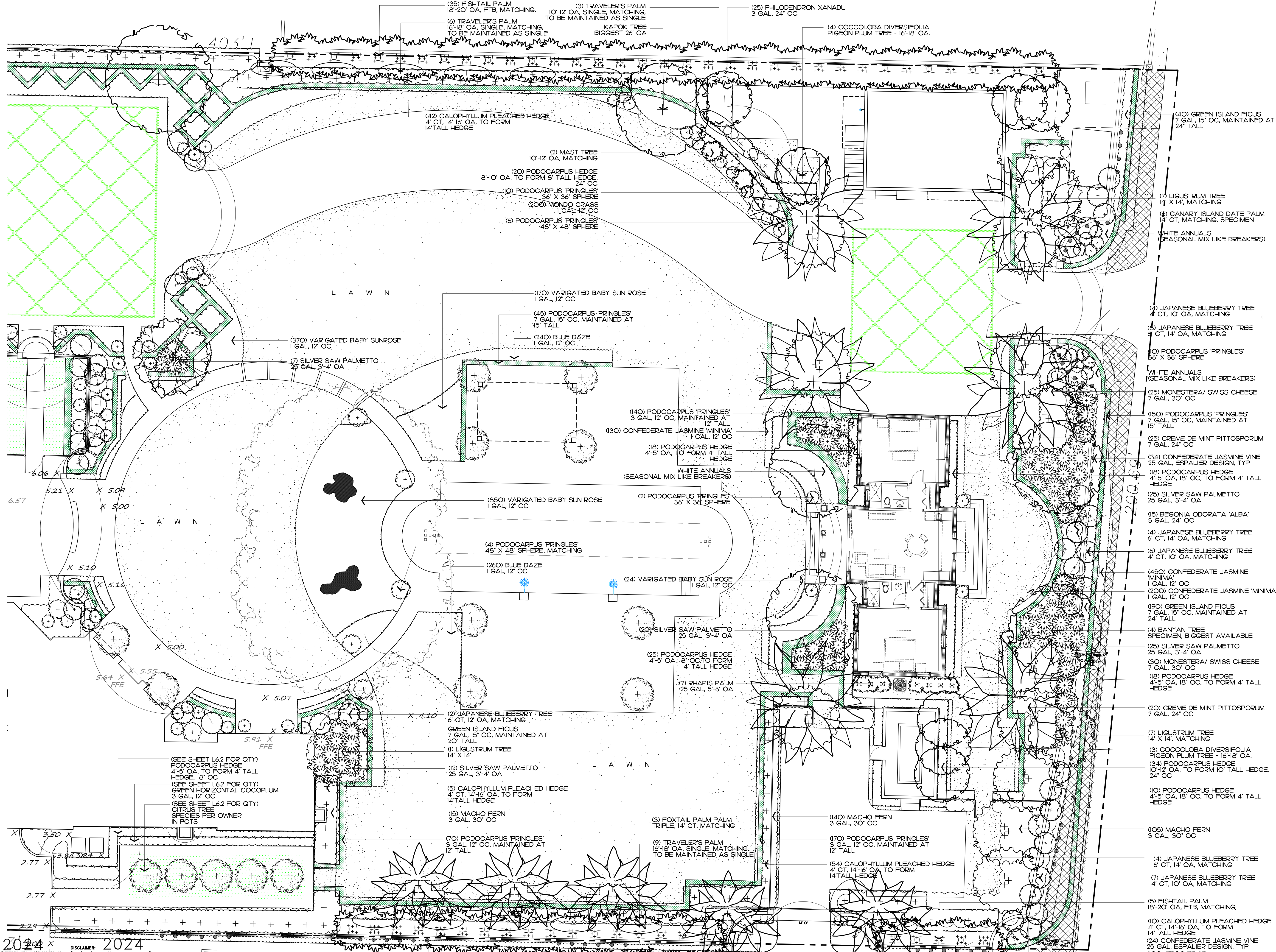
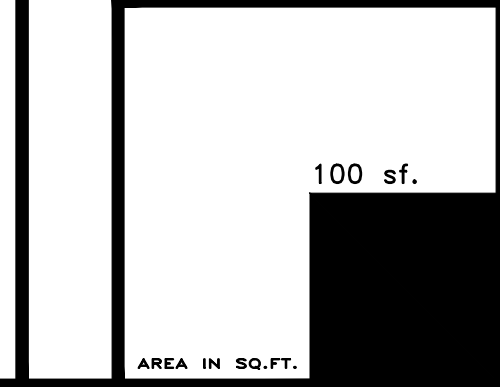
Private Residence
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DATE: 05.16.2024
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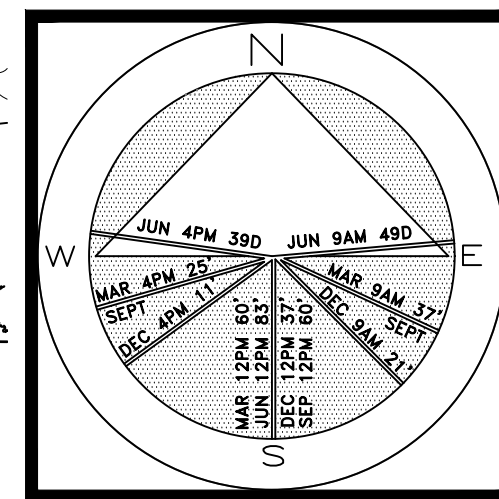
(17) FISH-TAIL PALM
18'-20' OA, FTB, MATCHING,
(2) FOXTAIL PALM PALM
TRIPLE, 14' CT, MATCHING
(42) FROG FRUIT
1 GAL, 12' OC

East Landscape Plan Enlargement

SCALE IN FEET 0' 10' 20' 30'

100 sf.

Private Residence
854 S County Road
Palm Beach



JOB NUMBER: # 23090.00 LA
DRAWN BY: Adam Mills
DATE: 05.16.2024

SHEET L6.2

100 sf.

AREA IN SQ.FT.

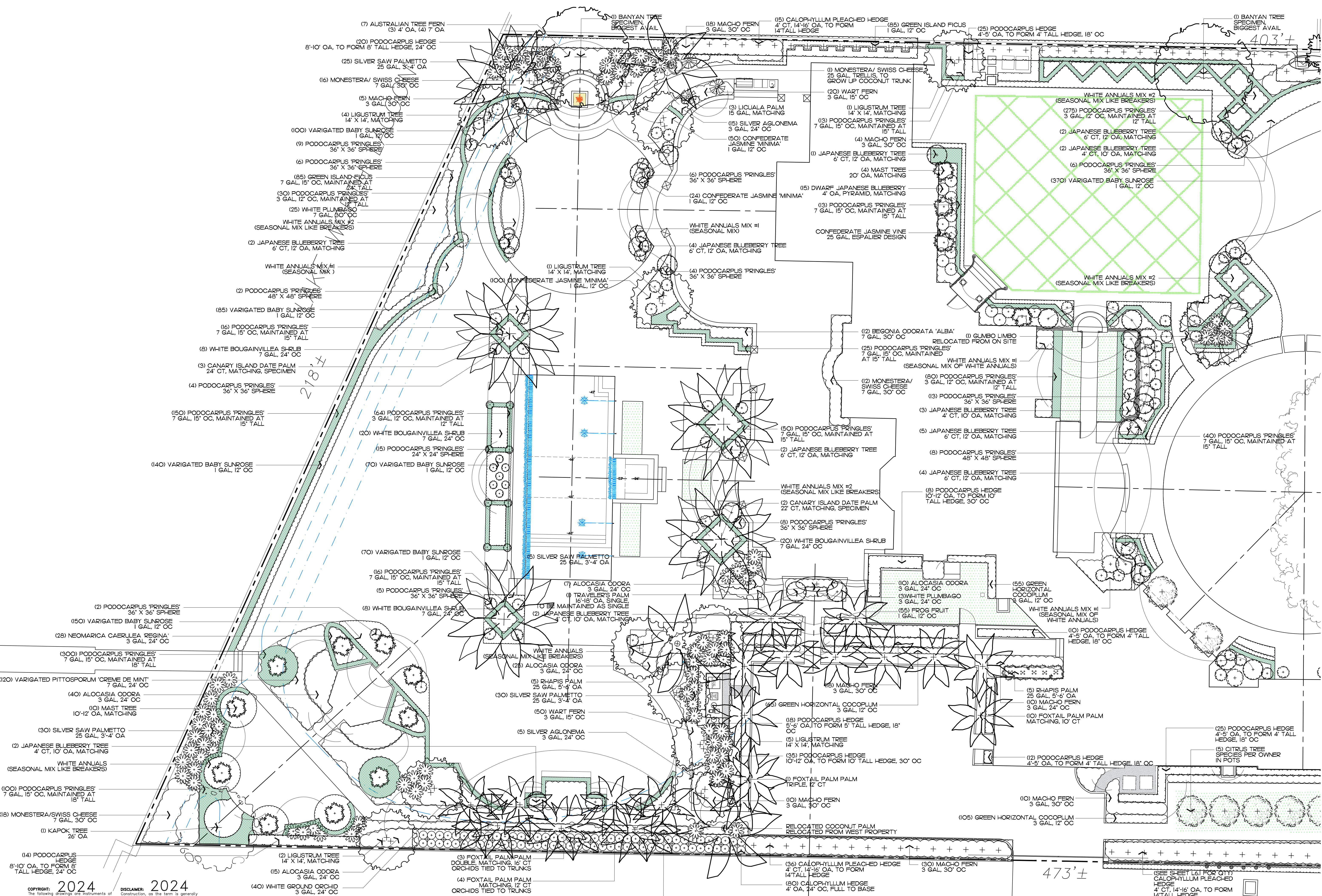
West Landscape Plan Enlargement

SCALE IN FEET 0' 10' 20' 30'

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Trees & Palms

SYMBOL	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	BURSERA SIMARUBA GUMBO LIMBO	1	EXISTING TO BE RELOCATED	YES
	CEIBA PENTANDRA KAPOK TREE	2	LARGEST SPECIMEN AVAILABLE	NO
	COCCOLOBA DIVERSIFOLIA PIGEON PLUM TREE	7	18'-20' OA., FTB.	YES
	FICUS AUREA NATIVE BANYAN TREE	6	LARGEST SPECIMEN AVAILABLE	YES
	LIGUSTRUM LUCIDUM LIGUSTRUM TREE	27	14' X 14', MATCHING	NO
	PHOENIX CANARIENSIS CANARY ISLAND DATE PALM	6 2	14' CT, MATCHING, SPECIMEN 22' CT, MATCHING SPECIMEN	NO
	WODYETIA BIFURCATA FOXTAIL PALM	3	TRIPLE, 14' CT, MATCHING	NO
	RAVENALA MADAGASCARIENSIS TRAVELERS PALM	3 15	10'-12' OA, MATCHING TO BE MAINTAINED AS SINGLE 16'-18' OA, MATCHING TO BE MAINTAINED AS SINGLE	NO
	LICUALA GRANDIS LICUALA PALM	3	15 GAL MATCHING	NO
	CITRUS CITRUS TREE	5	SPECIES PER OWNER IN POTS	NO
	CARYOTA FISHTAIL PALM	35 22	18'-20' OA, SINGLE MATCHING TO BE MAINTAINED AS SINGLE 18'-20' OA, FTB, MATCHING	NO
TOTAL TREES: NATIVE SPECIES:		43 14 (32.6%)	NOTE: TREES IN POTS ARE NOT COUNTED TOWARD NATIVE CALCULATIONS	

Groundcovers

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	MESEMBRYANTHEMUM CORDIFOLIUM VARIGATED BABY SUNROSE	1,255	1 GAL, 12' OC	NO
	PHYLA NODIFLORA FROG FRUIT	605	1 GAL, 12' OC	YES
TOTAL: NATIVE SPECIES:		1860 605 (32.5%)		

Lawn & Mulch

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION
LAWN	DIAMOND ZOYSIA LAWN	AS NEEDED	SOD PALLETS
PLANTING BED	SHREDDED EUCALYPTUS MULCH	AS NEEDED	MULCH ALL BEDS 3" MIN. DEPTH

Shrubs & Vines

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	BEGONIA ODORATA 'ALBA' WHITE BEGONIA	30 30 8	36" HT., 24" O.C. 7 GAL, 30" O.C. 3 GAL, 24" O.C.	NO
	BOUGAINVILLEA ALBA WHITE BOUGAINVILLEA	56	7 GAL, 24' OC	NO
	CHRYSOBALANUS ICACO GREEN COCOPLUM	180	3 GAL., 18" O.C.	YES
	CALOPHYLLUM INOPHYLLUM CALOPHYLLUM HEDGE	80 22 162	4' OA., 24" O.C., F.T.B. 4' CT., 14'-16' OA. PLEACHED HEDGE 4' CT., 14'-16' OA. TO FORM 14' TALL HEDGE	NO
	CYATHEA COOPERI AUSTRALIAN TREE FERN	10	4' - 5' OAL, MATCHING	NO
	ELAEOCARPUS DECIPIENS DWARF JAPANESE BLUEBERRY	15	4' OA., PYRAMID, MATCHING.	NO
	ELAEOCARPUS DECIPIENS JAPANESE BLUENERRY STANDARD	20 20	12' OA., 6' CT., MATCHING 10' OA., 4' CT., MATCHING	NO
	FICUS MICROCARPA GREEN ISLAND FICUS	515 85	7 GAL., 15" O.C. 1 GAL., 12" O.C.	NO
	MICROSORUM SCOLOPENDRIA WART FERN	70	3 GAL., 15" O.C.	NO
	MONSTERA DELICIOSA SWISS CHEESE PLANT	179 1	7 GAL., 30" O.C. 25 GAL TRELLIS, TO GROW UP COCONUT TRUNK	NO
	NEPHROLEPIS BISERRATA MACHO FERN	600 340 10	7 GAL., 30" O.C. 3 GAL., 30" O.C. 3 GAL., 24" O.C.	YES
	PODOCARPUS MACROPHYLLUS PODOCARPUS PRINGLES	143 658	3 GAL, 12" O.C. 7 GAL., 15" O.C.	NO
	PODOCARPUS MACROPHYLLUS PODOCARPUS PRINGLES	23 52 10	24" X 24" SPHERE 36" X 36" SPHERE 48" X 48" SPHERE	NO
	PODOCARPUS MACROPHYLLUS PODOCARPUS HEDGE	68 43 20 38	4' - 5' OA, TO FORM 4' HEDGE, 18" O.C. 10' - 12' OA, TO FORM 10' TALL HEDGE, 30" O.C. 5' - 6' OA. 8' - 10' OA, TO FORM 8' TALL HEDGE, 24" O.C.	NO
	RHAPIS EXCELSA LADY PALM	22	25 GAL., 5'-6' OA.	NO
	PLUMBAGO ZEYLANICA WHITE PLUMBAGO	35 3	7 GAL., 30" O.C. 3 GAL., 24" O.C.	NO
	BLETILLA STRIATA WHITE GROUND ORCHID	40	3 GAL 24" O.C.	NO
	POLYALTHIA LONGIFOLIA MAST TREE	20 20	20' OA, MATCHING 10'-12' OA, MATCHING	NO
	SERENOA REPENS SILVER SAW PALMETTO	97	25 GAL., 3'-4' OA.	YES
	SERENOA REPENS WHITE ANNUALS MIX	100	SEASONAL MIX	NO
	ALOCASIA ODORA ALOCASIA ODORA	97	3 GAL, 24' OC	NO
	CHRYSOBALANUS ICACO L. GREEN HORIZONTAL COCOPLUM	430	3 GAL, 12' OC	YES
	TRACHELOSPERMUM JASMINOIDES CONFEDERATE JASMINE VINE	12 150	25 GAL, ESPALIER DESIGN 1 GAL, 12 O.C.	NO
	AGLAONEMA COSTATUM CHINESE EVERGREEN	20	3 GAL, 24 O.C.	NO
	NEOMARICA CAERULEA REGINA GIANT APOSTLES	28	3 GAL, 24 O.C.	NO
	VARIGATED PITTOSPOURM 'CREME DE MINT' VARIGATED PITTOSPORUM	120	7 GAL, 24 O.C.	NO
TOTAL: NATIVE SPECIES:		4,682 1,657 (35.3%)		

2024

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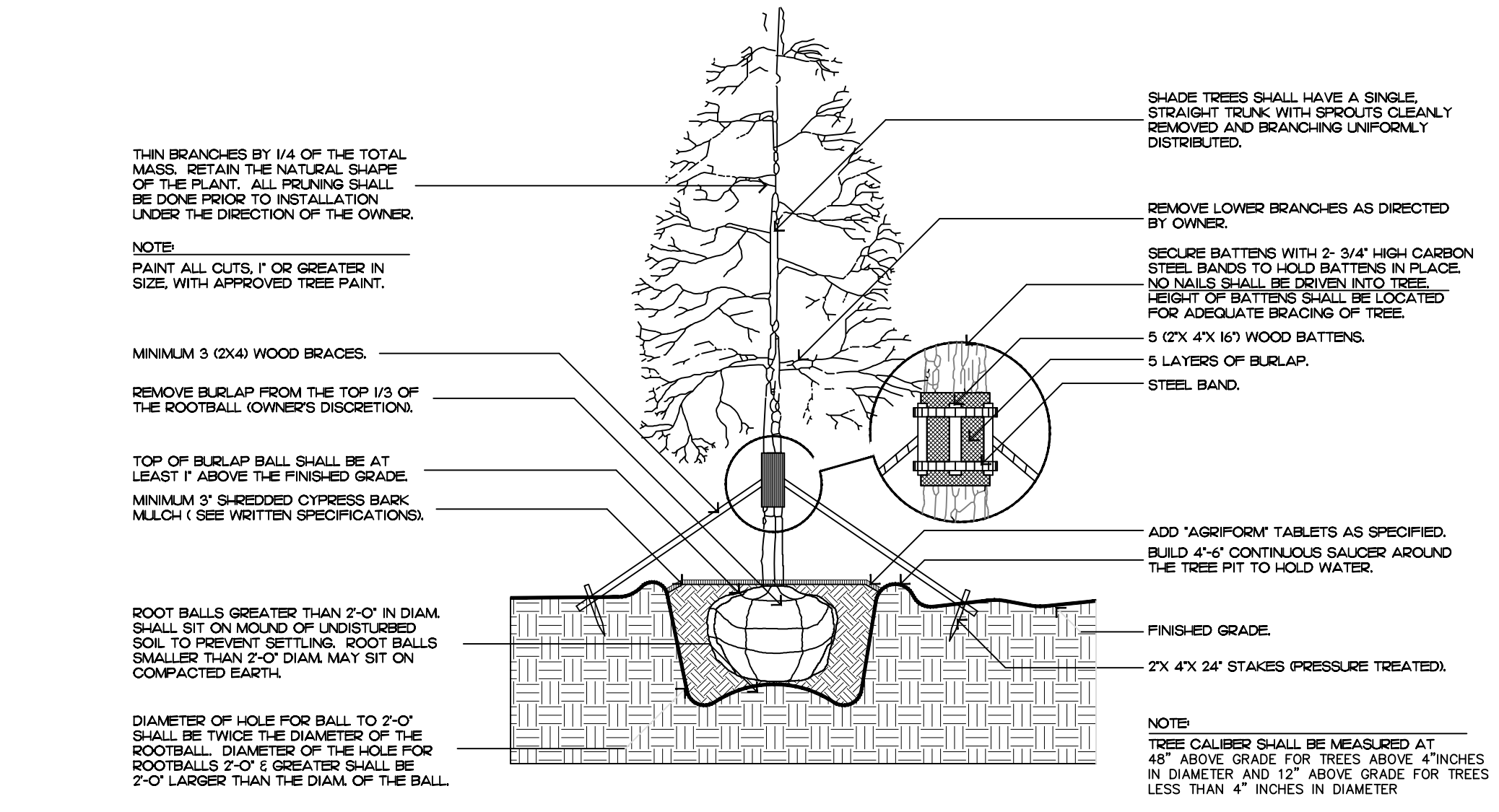
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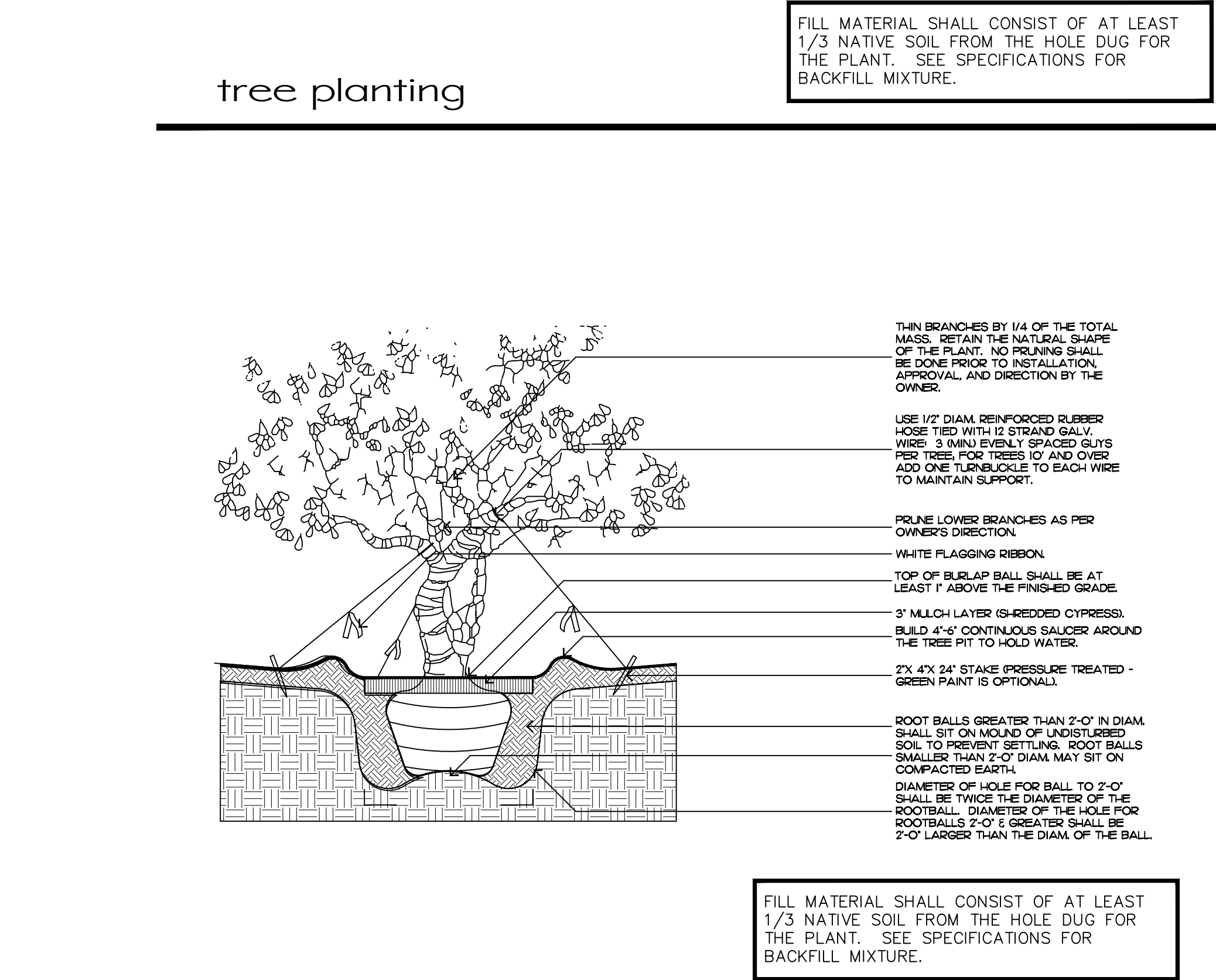
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DRAWN BY: Kerlinaelle Dorinut
DATE: 05.15.2024
07.01.2024

SHEET L6.3

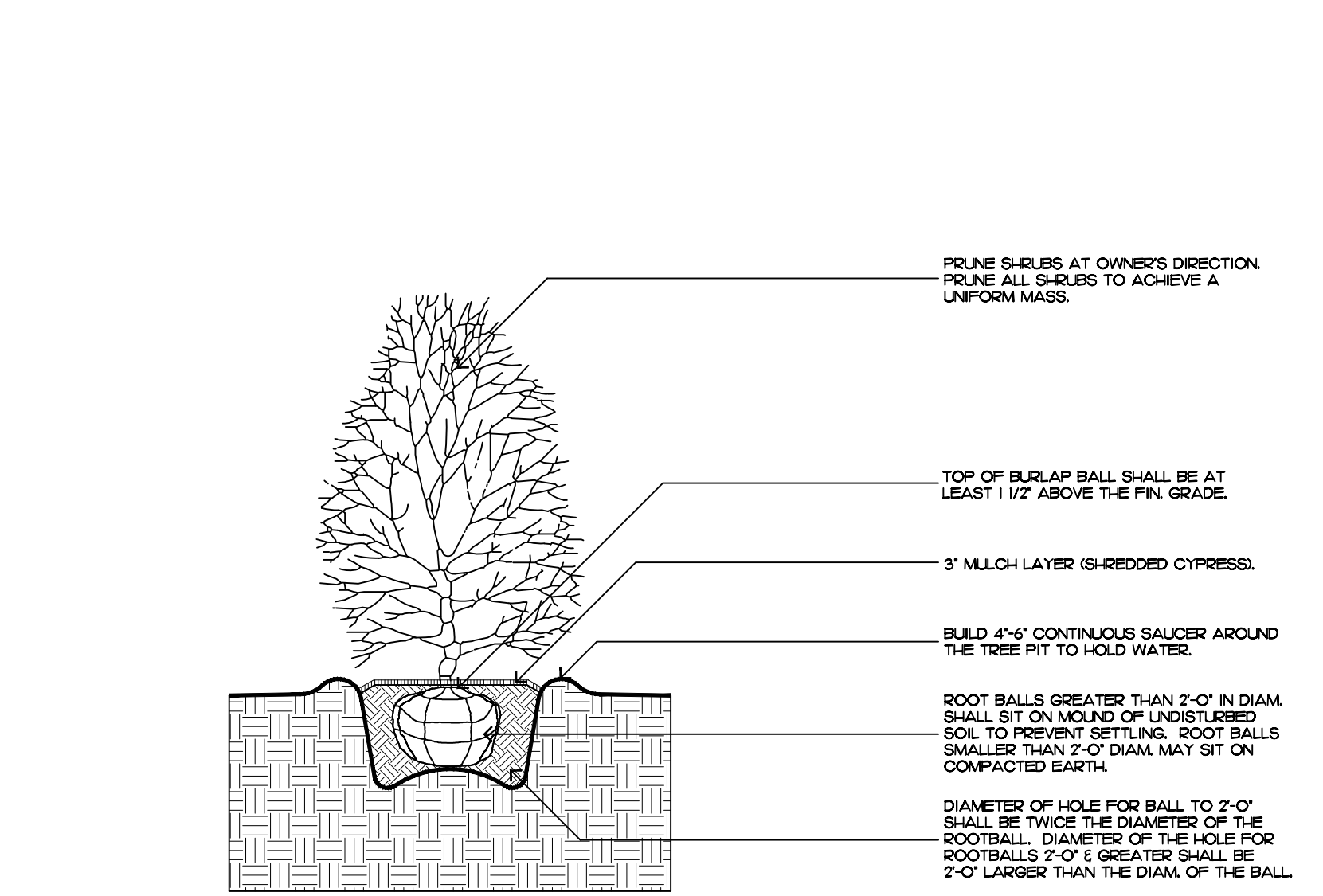
Plant Schedule



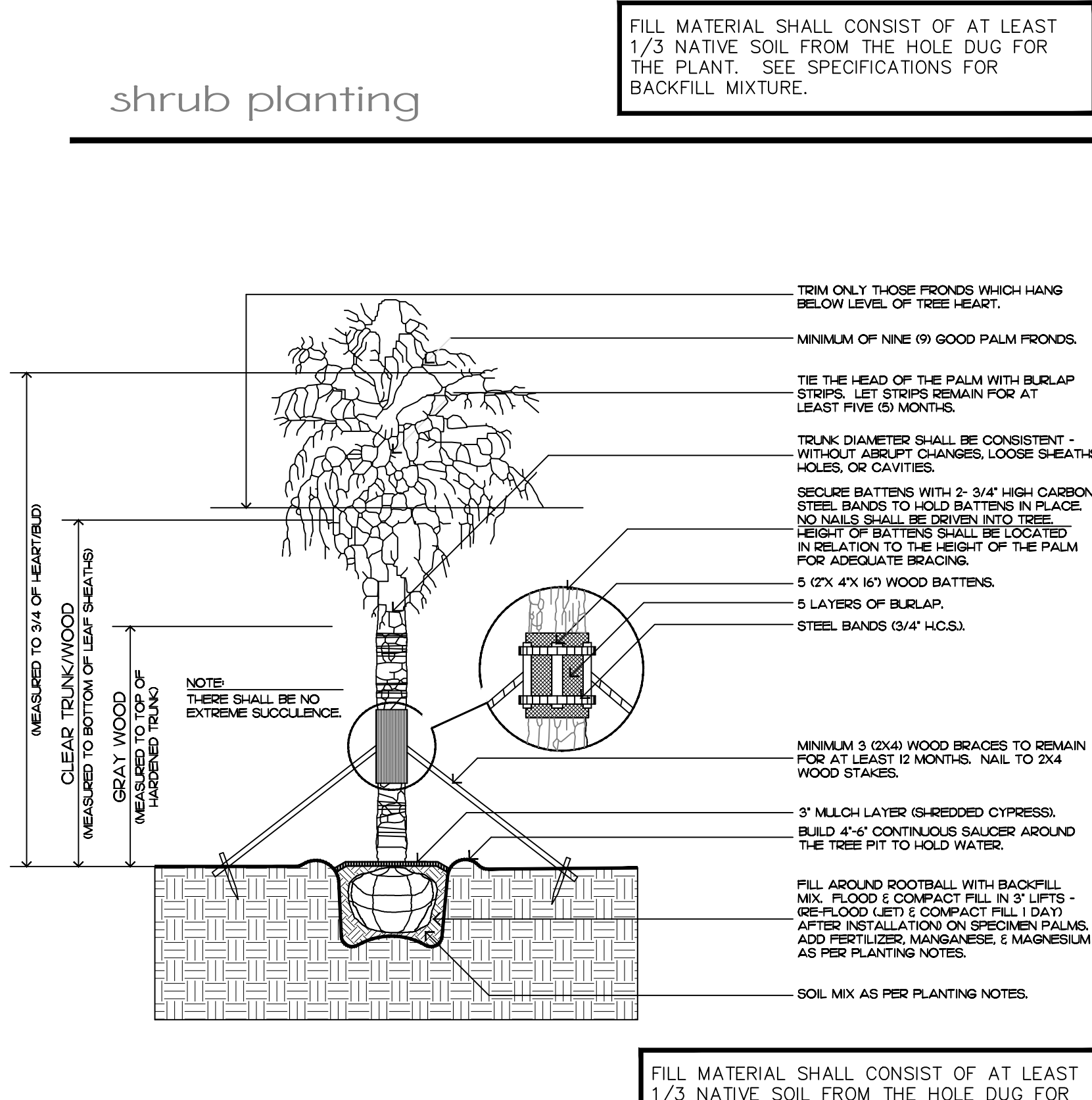
tree planting



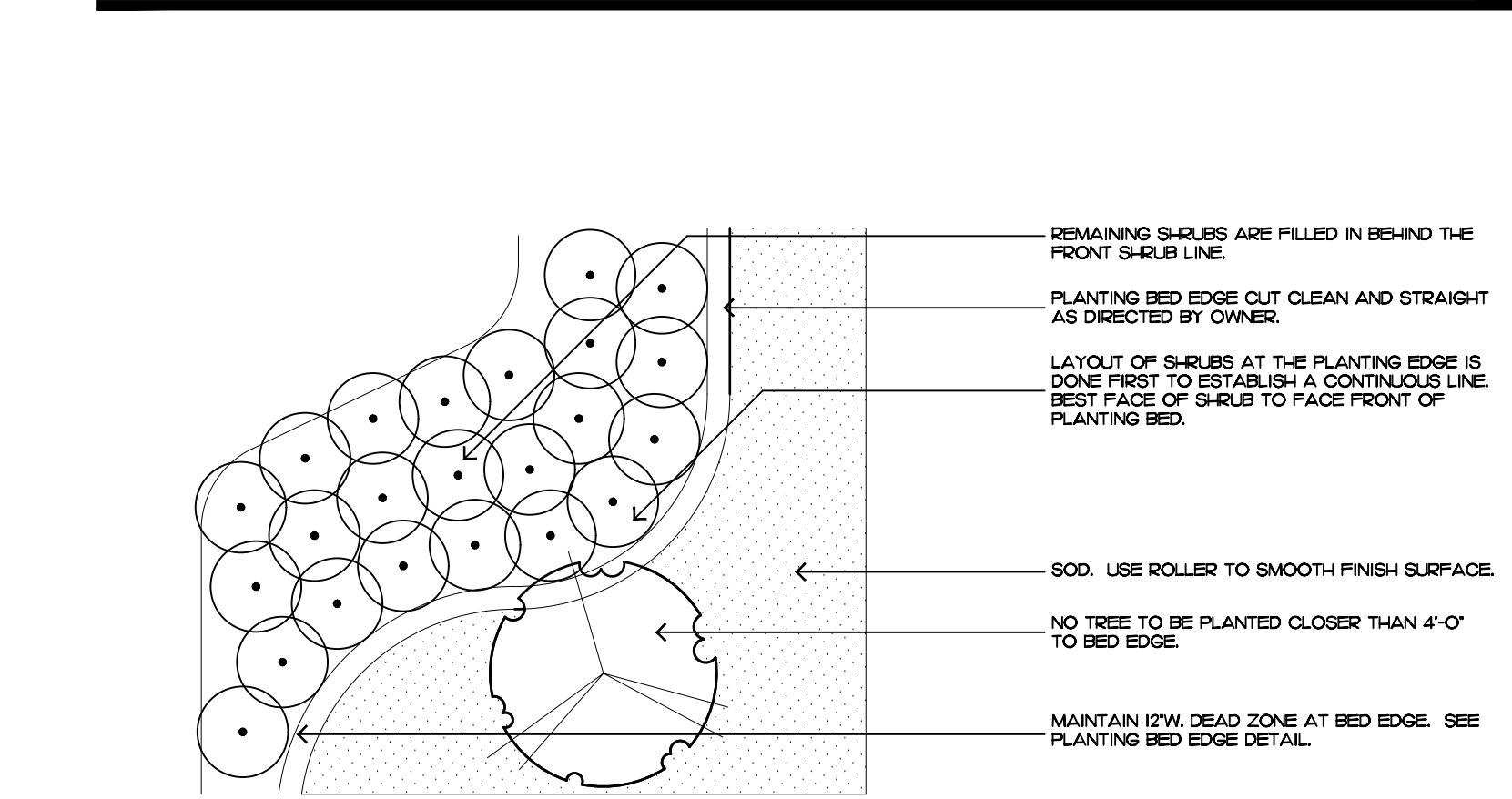
irregular and multi-stem tree



shrub planting



palm tree planting



shrub & ground cover layout

Planting Notes

COMMERCIAL FERTILIZER:

FERTILIZER SHALL BE COMPLETELY ORGANIC, IT 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:

- SIX PERCENT (6%) NITROGEN
- SIX PERCENT (6%) PHOSPHOROUS
- SIX PERCENT (6%) POTASSIUM

FERTILIZER SHALL BE APPLIED TO ALL SHRUBS (1/3 LB. PER 3 GAL. POT, 1/4 LB. PER 1 GAL. POT) AND GROUNDCOVER. THE SAME FERTILIZER MIXTURE SHALL BE USED ON SOD AT A RATE OF 15 LBS. PER 1000 SQUARE FEET. A FOURTEEN PERCENT (14%) NITROGEN, FOURTEEN PERCENT (14%) PHOSPHOROUS AND FOURTEEN PERCENT (14%) POTASSIUM IS REQUIRED ON ALL TREES AND SHRUBS OVER 5'-0" IN HEIGHT (1/2 LB. PER 5'-0" OF SPREAD). AGRIFORM TABLETS WITH TWENTY PERCENT (20%) NITROGEN, TEN PERCENT (10%) PHOSPHOROUS, FIVE PERCENT (5%) POTASSIUM IN 21 GRAM SIZES SHALL BE APPLIED ALONG WITH THE FERTILIZER PROCESS (1 WITH 1 GAL. PLANTS, 2 WITH 3 GAL. PLANTS AND 2 TABLETS PER 1" OF TREE TRUNK CALIBER). BACK FILL HALFWAY UP THE ROOT BALL. PLACE ABOUT ONE INCH (1") FROM ROOT TIPS. MAGNESIUM SULFATE SHALL BE APPLIED TO ALL PALMS AT INSTALLATION AT A RATE OF 1/2 LB. PER INCH OF TRUNK CALIBER. MANGANESE SHALL BE APPLIED AT THE SAME RATE.

MULCH:

MULCH MATERIAL SHALL BE SHREDDED CYPRESS MULCH OR APPROVED EQUAL, MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT. MULCH SHALL BE APPLIED TO A MINIMUM 3" DEPTH IN PLANTING BEDS.

SOD:

THE SOD SHALL BE FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASES OF ANY KIND, CLEAN, STRONGLY ROOTED, UNIFORMLY SIZED STRIPS, MACHINE STRIPPED NOT MORE THAN TWENTY-FOUR (24) HOURS PRIOR TO LAYING.

SUBSTITUTIONS:

NO SUBSTITUTION OF PLANT MATERIAL TYPES OR SIZES WILL BE ALLOWED WITHOUT WRITTEN AUTHORIZATION FROM THE OWNER. CONTAINER GROWN MATERIAL WILL NOT BE ACCEPTED AS SUBSTITUTE FOR B&B MATERIAL UNLESS PREVIOUSLY APPROVED. INTENDED SUBSTITUTIONS SHALL BE SPELLED OUT IN BID.

MEASUREMENTS:

SHADE TREES: HEIGHT SHALL BE MEASURED FROM GROUND TO THE AVERAGE BRANCH HEIGHT OF CANOPY. SPREAD SHALL BE MEASURED TO THE END OF THE 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: HEIGHT SHALL BE MEASURED FROM THE GROUND TO THE AVERAGE POINT WHERE MATURE PLANT GROWTH STOPS. SPREAD SHALL BE MEASURED TO THE END OF BRANCHING EQUALLY AROUND THE SHRUB MASS. MEASUREMENT AREA NOT TO INCLUDE ANY TERMINAL GROWTH.

PALMS: CLEAR TRUNK (C.T.) - SHALL BE MEASURED FROM THE GROUND AT TIME OF INSTALLATION TO THE POINT WHERE THE MATURE AGED TRUNK JOINS THE IMMATURE OR GREEN PORTION OF THE TRUNK OR HEAD. OVERALL HEIGHT (O.A.) - SHALL BE MEASURED FROM THE GROUND AT THE TIME OF INSTALLATION TO THE AVERAGE FROND HEIGHT. PALMS WITH MARRED OR BURNED TRUNKS WILL NOT BE ACCEPTED.

PLANTING SOIL AND BACKFILL:

PLANTING SOIL FOR USE IN PREPARING BACKFILL FOR PLANT PITS SHALL BE A FERTILE, FRIABLE AND NATURAL TOPSOIL, WITHOUT MIXTURE OF SUBSOIL MATERIALS, AND SHALL BE FREE FROM HEAVY CLAY, STONES, LIMES, LUMPS, SHELLS, PLANTS, ROOTS OR OTHER FOREIGN MATERIALS, WEEDS, OR NOXIOUS GRASSES (SUCH AS BERBERIS OR NUT GRASS). IT SHALL NOT CONTAIN TOXIC SUBSTANCES WHICH MAY BE HARMFUL TO THE PLANT GROWTH.

BACKFILL FOR SOD AREAS SHALL BE SUBJECT TO LESSER STANDARDS AT THE DISCRETION AND DECISION OF THE OWNER.

EXISTING TOPSOIL SHALL BE USED IN ALL PLANT MATERIAL PITS EXCEPT SABAL PALMS WHERE THE SOIL SHALL CONSIST OF CLEAN SAND.

PLANTING SOIL FOR USE IN BEDS FOR ANNUALS AND/OR PERENNIALS SHALL CONTAIN ONE-THIRD (1/3) POTTING SOIL OR A BLENDED TOPSOIL, TILL INTO TOP 10" - 12" OF SOIL WITH A TIME-RELEASE FERTILIZER.

PLANT MATERIALS:

PALMS, TREES, SHRUBS, GROUNDCOVERS AND VINES

PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. NOMENCLATURE SHALL CONFORM TO 'STANDARDIZED PLANT NAMES', 1942 EDITION. ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH 'GRADES AND STANDARDS FOR NURSERY PLANTS PARTS I & II', LATEST EDITION PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. UNLESS SPECIFIED OTHERWISE, ALL PLANTS 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. 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 SYSTEM. TREES FOR PLANTING ROWS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER. WHERE REQUIREMENTS ARE OMITTED FROM THE PLANT LIST, THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY AND FLORIDA NUMBER 1. PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY UPON THE APPROVAL OF THE OWNER.

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 OF GOOD QUALITY AND BE IN A HEALTHY GROWING CONDITION.

- AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND 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.
-

WARRANTY:

WARRANTY PLANTS, SHRUBS AND GROUNDCOVERS FOR A PERIOD OF NINETY (90) DAYS; TREES & PALMS FOR ONE YEAR (1) AGAINST UNHEALTHY CONDITION, EXCEPT AS MAY RESULT FROM NEGLECT BY OWNER, DAMAGE BY OTHERS, AND UNUSUAL PHENOMENA BEYOND INSTALLER'S CONTROL. REPLACE AT TIME REQUESTED BY THE OWNER OR LANDSCAPE ARCHITECT.

MAINTENANCE:

MAINTAIN LANDSCAPE WORK UNTIL THE LETTER OF SUBSTANTIAL COMPLETION BY THE GENERAL CONTRACTOR. INCLUDE WATERING, WEEDING, CULTIVATING, RESTORATION OF GRADE, MOWING AND TRIMMING GRASS, PRUNING TREES AND SHRUBS, PROTECTION FROM INSECTS AND DISEASES, FERTILIZATION AND SIMILAR OPERATIONS AS NEEDED TO ENSURE NORMAL GOOD HEALTH FOR LIVE PLANT MATERIAL.

ARCOM# B-000-2021

Planting Details & Specifications

2024
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2024
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48 HOURS BEFORE DIGGING
CALL TOLL FREE
1-800-432-4770
SUNSHINE STATE ONE CALL
OF FLORIDA, INC.

H/B: 24-0005
ZON: 24-0035

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Private Residence
854 S County Road
Palm Beach

JOB NUMBER: # 23090.00 LA
DRAWN BY: Dustin Mizell
DATE: 05.16.2024

SHEET L6.4

Private Residence
854 S County Road
Palm Beach

F L O R D A



JOB NUMBER: # 23090.00 LA
DRAWN BY: Dustin Mizell
DATE: 05.16.2024

SHEET L7.0





East Elevation

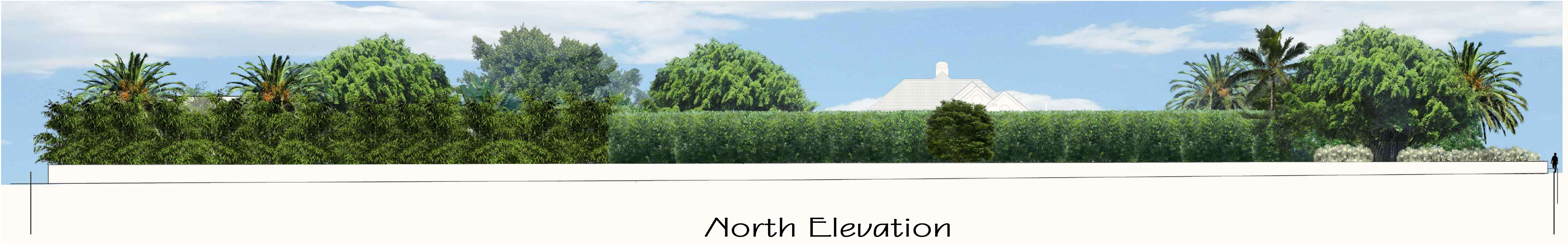


West Elevation

Private Residence
854 S County Road
Palm Beach
F L O R I D A

JOB NUMBER: # 23090.00 LA
DRAWN BY: Dustin Mizell
DATE: 05.16.2024

SHEET L7.1



North Elevation



South Elevation

Private Residence
854 S County Road
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North/South Elevation