

Plotted By: Gmarrast, Joke Sheet Set: GENERATION AT VENICE Layout: TM-0 March 19, 2025 09:27:38am K:\er-evm\043468005 - generation at venice\CAD\PlanSheets\TM-1 TREE MITIGATION PLAN.dwg
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SYMBOL KEY

- HERITAGE TREE TO BE PRESERVED
- HERITAGE TREE TO BE REMOVED
- PROTECTED TREE TO BE PRESERVED
- OAK TREE TO BE PRESERVED
- PINE TREE TO BE PRESERVED
- PALM TO BE PRESERVED
- TREE PROTECTION FENCING, SEE SHEET TM-5
- 6' CHAIN-LINK FENCING, SEE SHEET TM-5
- LIMITS OF ROOT PRUNING

TREE PRESERVATION CREDITS

EXISTING TREE SIZE (DBH)	TOTAL QUANTITY TREES PRESERVED	TOTAL DBH INCHES PRESERVED	PRESERVATION CREDIT RATIO (DBH)	TOTAL PRESERVATION CREDIT (DBH)
24"+	3	90	2:1	180

TREE MITIGATION REQUIREMENTS

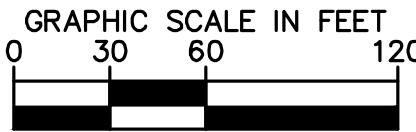
TOTAL PROJECT AREA	TOTAL INCHES REQUIRED FOR PROJECT AREA	TOTAL PRESERVATION CREDITS	TOTAL REMAINING INCHES REQUIRED	TOTAL INCHES PROVIDED
29.87	40" / ACRE = 1195" + *36" (*HERITAGE TREE REMOVAL)	180	1051	1231

* REFER TO SHEET L-0 FOR LANDSCAPE CALCULATIONS

TREE INVENTORY TABLE

TREE #	SPECIES	SIZE	STATUS
1	LIVE OAK	36	REMOVE
2	LIVE OAK	34	REMAIN
3	LIVE OAK	30	REMAIN
4	LIVE OAK	26	REMAIN
5	LIVE OAK	4	REMOVE
6	PINE	10	REMAIN
7	LIVE OAK	8	REMAIN
8	LIVE OAK	8	REMAIN
9	LIVE OAK	8	REMAIN
10	PINE	18	REMAIN
11	LIVE OAK	14	REMAIN
12	LIVE OAK	14	REMAIN
13	LIVE OAK	16	REMAIN
14	LIVE OAK	14	REMAIN
15	LIVE OAK	14	REMAIN
16	LIVE OAK	12	REMAIN
17	LIVE OAK	12	REMAIN
18	PINE	12	REMAIN
19	LIVE OAK	6	REMAIN
20	LIVE OAK	16	REMAIN
21	LIVE OAK	22	REMAIN
22	LIVE OAK	14	REMAIN
23	LIVE OAK	20	REMAIN
24	LIVE OAK	14	REMAIN
25	LIVE OAK	12	REMAIN
26	LIVE OAK	8	REMAIN
27	SABAL PALM		REMAIN
28	SABAL PALM		REMAIN
29	LIVE OAK	12	REMAIN
30	LIVE OAK	12	REMAIN
31	LIVE OAK	16	REMAIN
32	LIVE OAK	12	REMAIN
33	LIVE OAK	14	REMAIN
34	PINE	16	REMAIN
35	LIVE OAK	12	REMAIN
36	LIVE OAK	14	REMAIN
37	LIVE OAK	12	REMAIN
38	LIVE OAK	12	REMAIN
39	LIVE OAK	12	REMAIN
40	LIVE OAK	14	REMAIN
41	LIVE OAK	10	REMAIN
42	LIVE OAK	14	REMAIN
43	LIVE OAK	14	REMAIN
44	SABAL PALM		REMAIN
45	LIVE OAK	18	REMAIN
46	LIVE OAK	12	REMAIN
47	LIVE OAK	16	REMAIN
48	SABAL PALM		REMAIN
49	SABAL PALM		REMAIN
50	SABAL PALM		REMAIN
51	PINE	15	REMAIN

NOTES:
1. REFER TO SHEET TM-5 FOR TREE PROTECTION SPECIFICATIONS.



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PHONE 941-379-7600
WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

LICENSED PROFESSIONAL

MATTHEW D. DUNN,
P.L.A.

FLORIDA LICENSE NUMBER
6667721

DATE: 3/19/2025

KHA PROJECT
043468005

DATE
MARCH 2025

SCALE
AS SHOWN

DESIGNED BY
KHA

DRAWN BY
JUR

CHECKED BY
MDD

OVERALL TREE
MITIGATION PLAN

GENERATION AT VENICE
PREPARED FOR
GENERATION AT VENICE, LLC

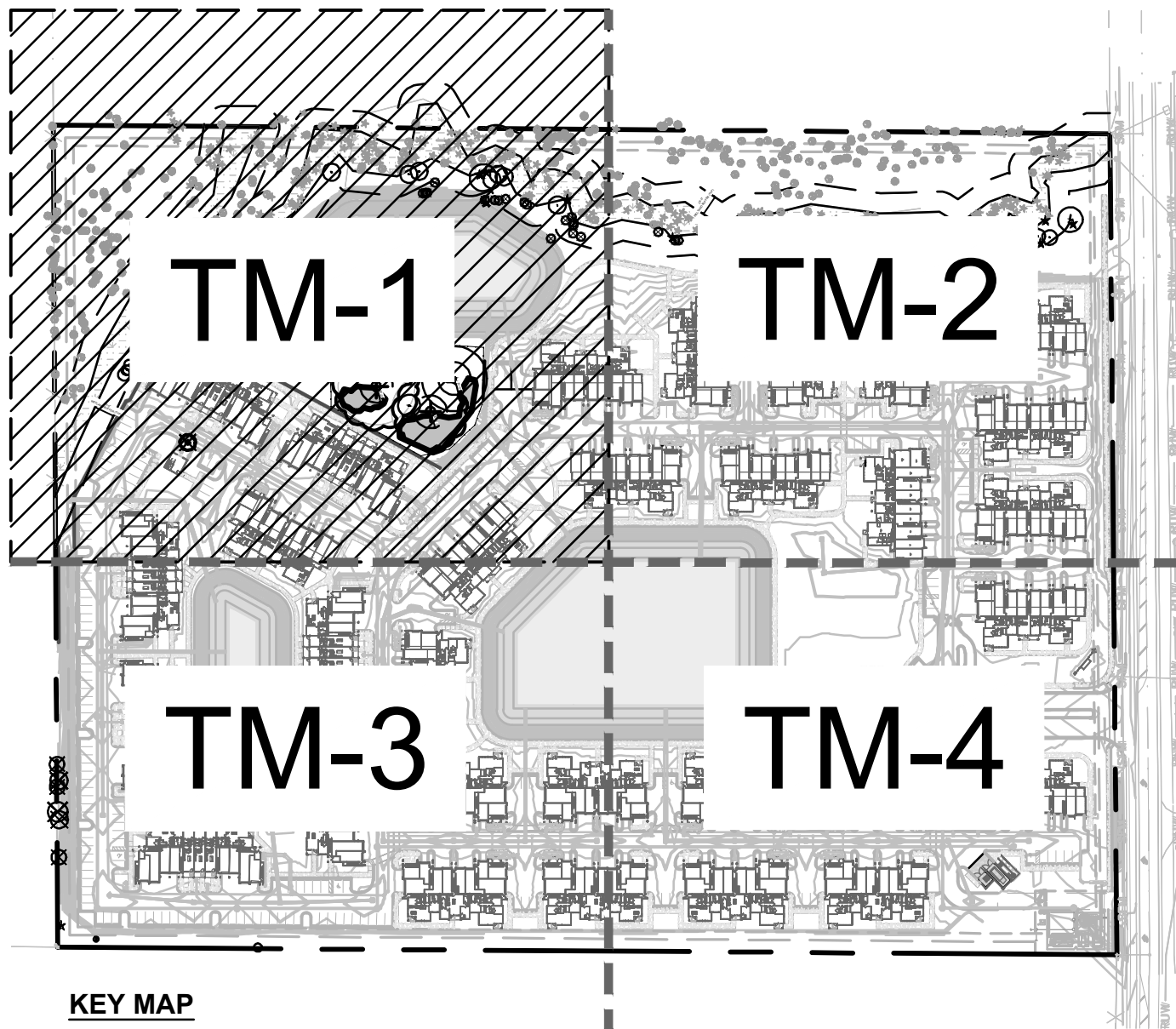
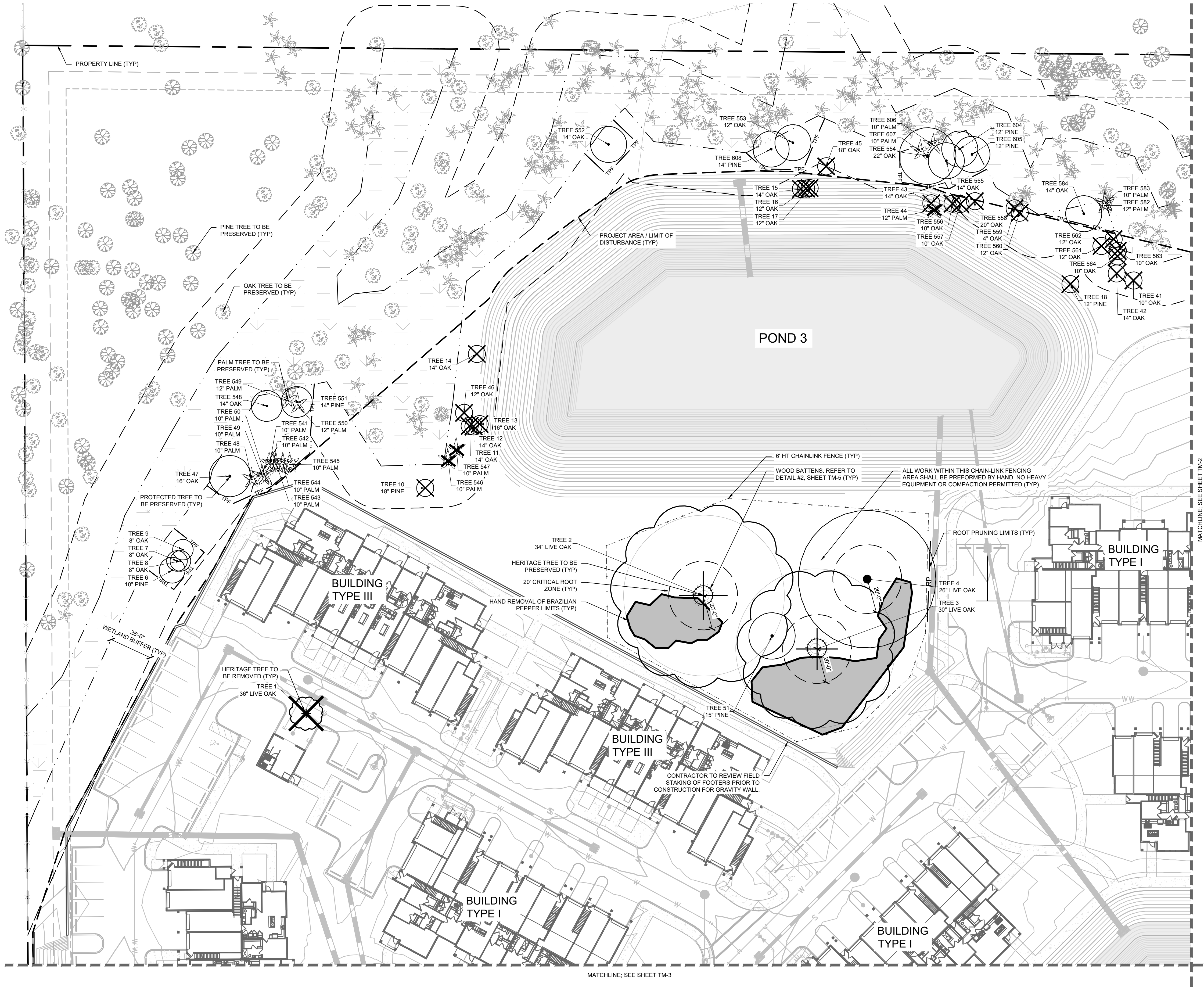
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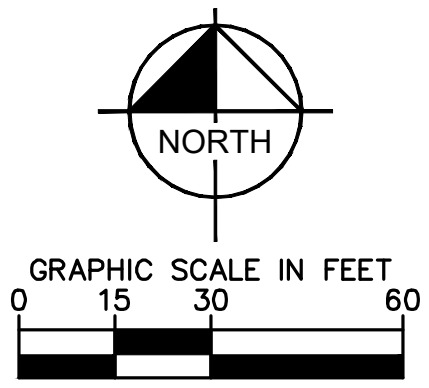
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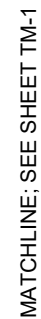
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SCALE AS SHOWN		DESIGNED BY KHA		DRAWN BY JUR		CHECKED BY MDD	
GENERATION AT VENICE PREPARED FOR GENERATION AT VENICE, LLC				CITY OF VENICE FLORIDA			
SHEET NUMBER TM-1				REVISIONS			
				DATE			
				BY			

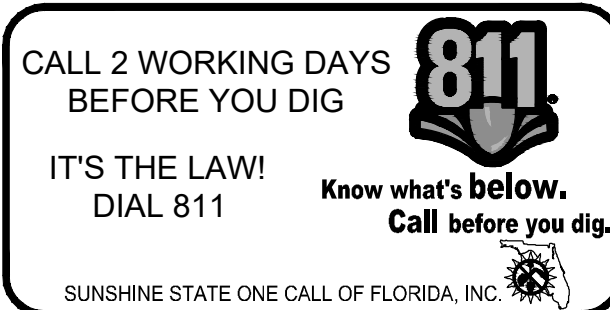
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KNIGHTS TRAIL ROAD

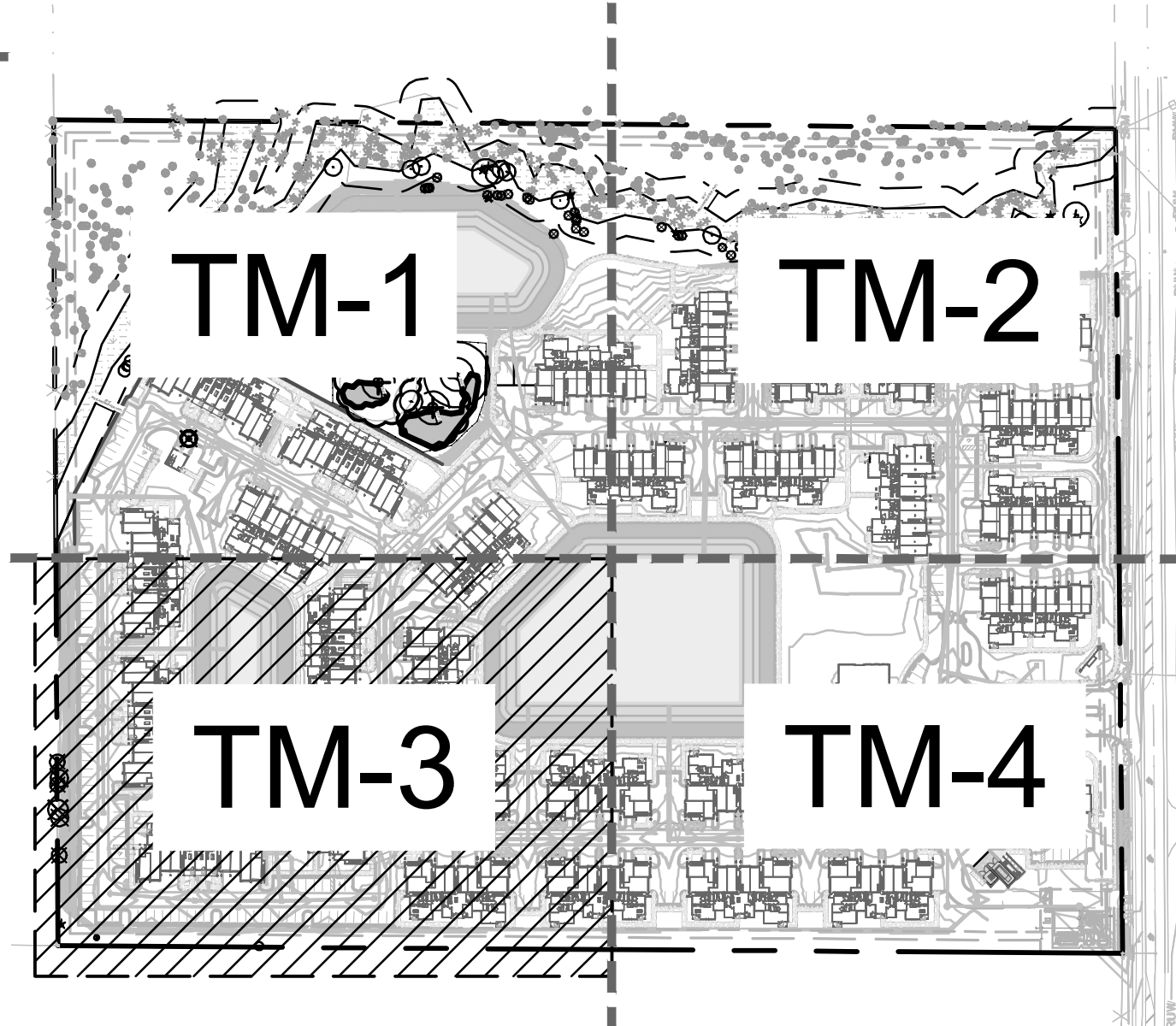


- NOTES:**
1. REFER TO SHEET TM-5 FOR TREE PROTECTION SPECIFICATIONS



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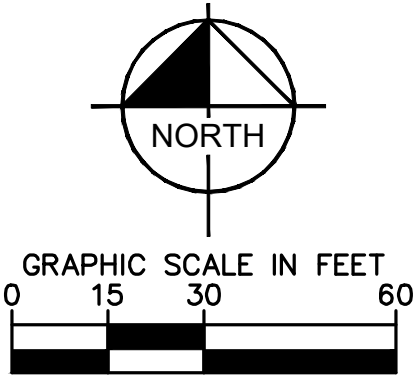
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SHEET NUMBER		GENERATION AT VENICE PREPARED FOR GENERATION AT VENICE, LLC		TREE MITIGATION PLAN		KHA PROJECT 043468005		LICENSED PROFESSIONAL		Kimley»»Horn	
TM-3		CITY OF VENICE		FLORIDA		DATE MARCH 2025		MATTHEW D. DUNN, P.L.A.		© 2025 KIMLEY-HORN AND ASSOCIATES, INC. 1800 SECOND STREET, SUITE 900, SARASOTA, FL 34238 PHONE: 941-379-7600 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106	
						SCALE AS SHOWN		FLORIDA LICENSE NUMBER			
						DESIGNED BY KHA		6667721			
						DRAWN BY JUR		DATE: 3/19/2025			
						CHECKED BY MDD					

A. GENERAL

- TREE PROTECTION FENCING

- ### C. ROOT PRUNING/TRENCHING

- #### D. CLEARING

- ### E. TREE CANOPY PRUNING

1. CONTRACTOR SHALL VISIT THE SITE WITH THE PROJECT ARBORIST TO VERIFY THE EXTENT OF REQUIRED PRUNING.
2. ALL PRUNING SHALL BE PERFORMED IN ACCORDANCE WITH THE RECOMMENDATIONS OF A QUALIFIED INTERNATIONAL SOCIETY OF ARBORICULTURE (ISA) CERTIFIED ARBORIST OR AN AMERICAN SOCIETY OF CONSULTING ARBORISTS (ASCA) REGISTERED CONSULTING ARBORIST (RCA).
3. AT LEAST ONE MEMBER OF THE PRUNING CREW SHALL BE AN ISA CERTIFIED ARBORIST.
4. WHILE IN THE TREE, THE ARBORIST SHALL PERFORM AN AERIAL INSPECTION TO IDENTIFY DEFECTS THAT REQUIRE TREATMENT. ANY ADDITIONAL WORK NEEDED SHALL BE REPORTED TO THE OWNER.
5. PRUNING CUTS SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE ANSI A300 PRUNING STANDARD (AMERICAN NATIONAL STANDARD FOR TREE CARE OPERATIONS) AND WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF ANSI Z39.1-1 SAFETY STANDARD. PRUNING SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ISAs' "BEST MANAGEMENT PRACTICES: TREE PRUNING".

- #### F. FERTILIZATION

- ### G. INSECTICIDE

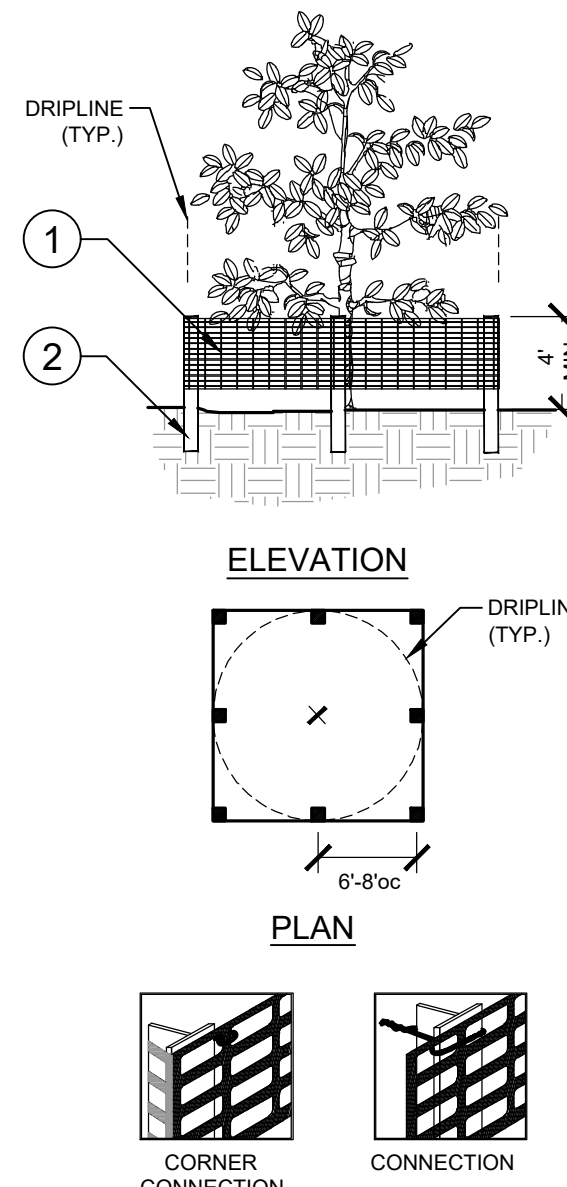
- ## H. IRRIGATION

- ## I. TREE REMOVALS

- ## J. MACHINE DUG TRANSPLANTING

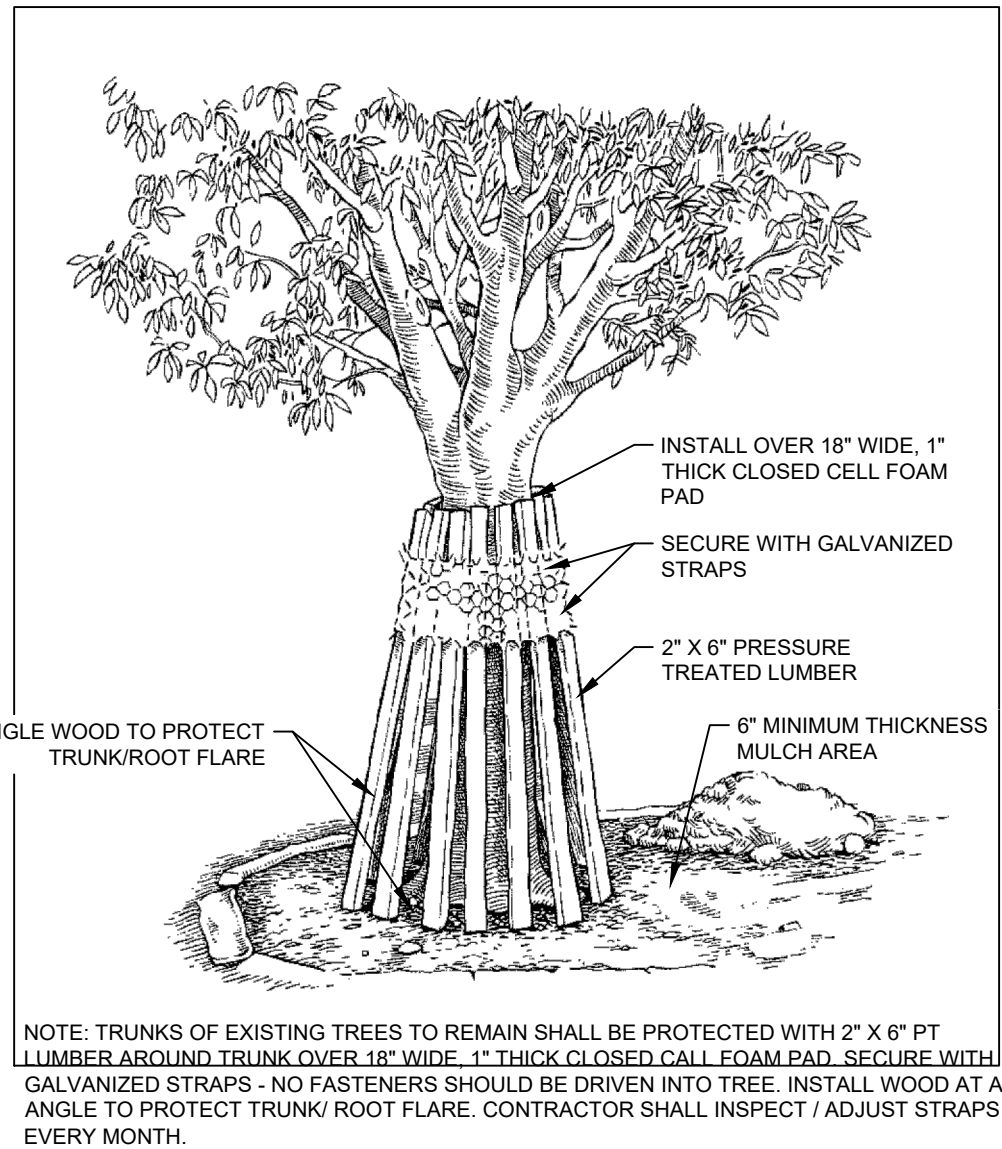
- #### K. HOLDING AREA FOR TRANSPLANTS

1. HOLDING AREAS SHOULD NOT BE NECESSARY. CONSTRUCTION PHASING SHOULD BE IMPLEMENTED SO THAT TREES ARE IMMEDIATELY RELOCATED TO THEIR PERMANENT LOCATION. COORDINATE WITH PROJECT ARBORIST AS NEEDED.
 2. SHOULD A HOLDING AREA BE NECESSARY, TREE PROTECTION FENCING SHALL BE INSTALLED AT THE PERIMETER OF THE ENTIRE AREA.
 3. CONTRACTOR SHALL COORDINATE LOCATION AND SPECIFICATIONS OF THE HOLDING AREA WITH PROJECT ARBORIST.
 4. CONTRACTOR SHALL SUPPLY TEMPORARY IRRIGATION TO THE HOLDING AREA CONSISTING OF ABOVE GROUND PVC OR POLYETHYLENE PIPE, SPRAY OR ROTOR HEADS (WITH HEAD TO HEAD COVERAGE) AND A CONTROLLER. COORDINATE WITH PROJECT ARBORIST FOR CONTROLLER SETTINGS AND ALTERNATIVE WATERING METHODS.
- TOPSOIL
1. CONTRACTOR SHALL COORDINATE ALL EARTHWORK OPERATIONS WITHIN TREE PROTECTION AREAS WITH THE PROJECT ARBORIST PRIOR TO BEGINNING WORK.
 2. ALL TOPSOIL SHALL BE NATURAL, FERTILE, FINE LOAMY SOIL POSSESSING CHARACTERISTICS OF REPRESENTATIVE TOPSOIL IN THE VICINITY THAT PRODUCES HEAVY GROWTH.
 3. TOPSOIL, PH RANGE OF 5.5 TO 7.0, 3-5 PERCENT ORGANIC MATERIAL, MINIMUM, FREE FROM SUBSOIL, OBJECTIONABLE WEEDS, LITTER, SODS, STIFF CLAY, STONES LARGER THAN ONE (1) INCH IN DIAMETER, STUMPS, ROOTS, TRASH, TOXIC SUBSTANCES, OR ANY OTHER MATERIAL WHICH MAY BE HARMFUL TO PLANT GROWTH.
 4. VERIFY AMOUNT STOCKPILED IF ANY, AND SUPPLY ADDITIONAL AS NEEDED FROM NATURALLY WELL-DRAINED SITES WHERE TOPSOIL OCCURS AT LEAST FOUR (4) INCHES DEEP. DO NOT OBTAIN TOPSOIL FROM BOGS OR MARSHES.
 5. PROJECT ARBORIST SHALL APPROVE ALL TOPSOIL PRIOR TO PLACEMENT.
- REPAIR OF DAMAGED TREES
1. IF DAMAGE TO ANY TREE SHOULD OCCUR BY ACCIDENT OR NEGLIGENCE DURING THE CONSTRUCTION PERIOD, THE PROJECT ARBORIST SHALL APPRAISE THE DAMAGE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPAIR BY THE CONTRACTOR.
 2. IF ANY TREE DESIGNATED TO BE SAVED IS REMOVED FROM THE SITE WITHOUT PERMISSION OF THE OWNER'S REPRESENTATIVE, THE PROJECT ARBORIST SHALL APPRAISE THE TREE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPLACEMENT BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACEMENT OF THE TREE AND ANY FEES THAT MAY BE ASSESSED TO THE OWNER BY THE GOVERNING AGENCY.



- INSTALLATION NOTES:

- A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR APPLICATIONS INVOLVING TREES AND CROWD CONTROL INSTALLATIONS. METAL T POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.
- B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.
- C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).
- D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY ALSO BE USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.



NOTE: TRUNKS OF EXISTING TREES TO REMAIN SHALL BE PROTECTED WITH 2" X 6" PT LUMBER AROUND TRUNK OVER 18" WIDE 1" THICK CLOSED CELL FOAM PAD, SECURE WITH GALVANIZED STRAPS - NO FASTENERS SHOULD BE DRIVEN INTO TREE. INSTALL WOOD AT AN ANGLE TO PROTECT TRUNK/ ROOT FLARE. CONTRACTOR SHALL INSPECT / ADJUST STRAPS EVERY MONTH.

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

ELEVATION / PLAN

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MATTHEW D. DUNN,

MATTHEW D. DUNN,
PIA

FLORIDA LICENSE NUMBER
6667721

DATE: 3/19/2025

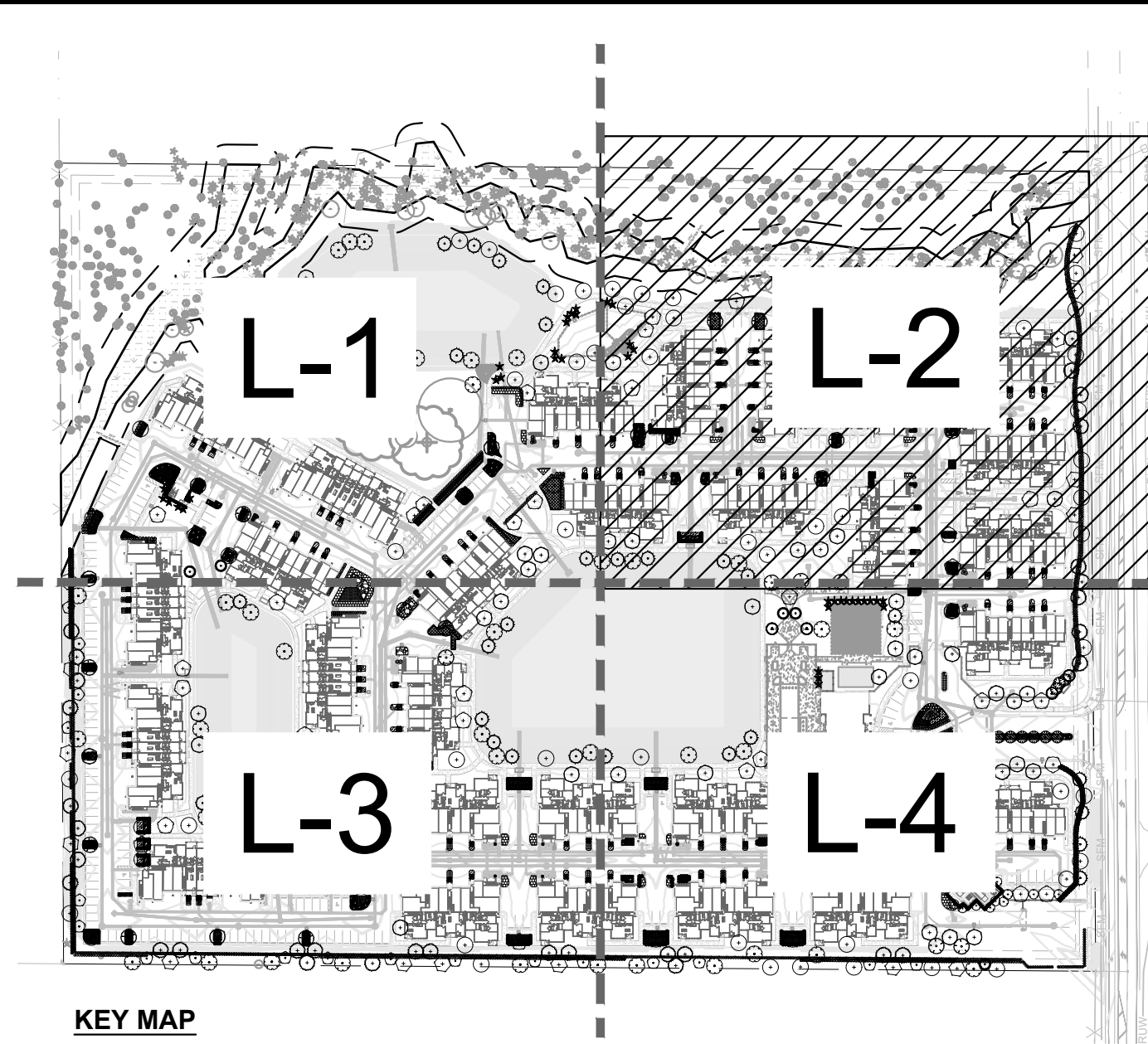
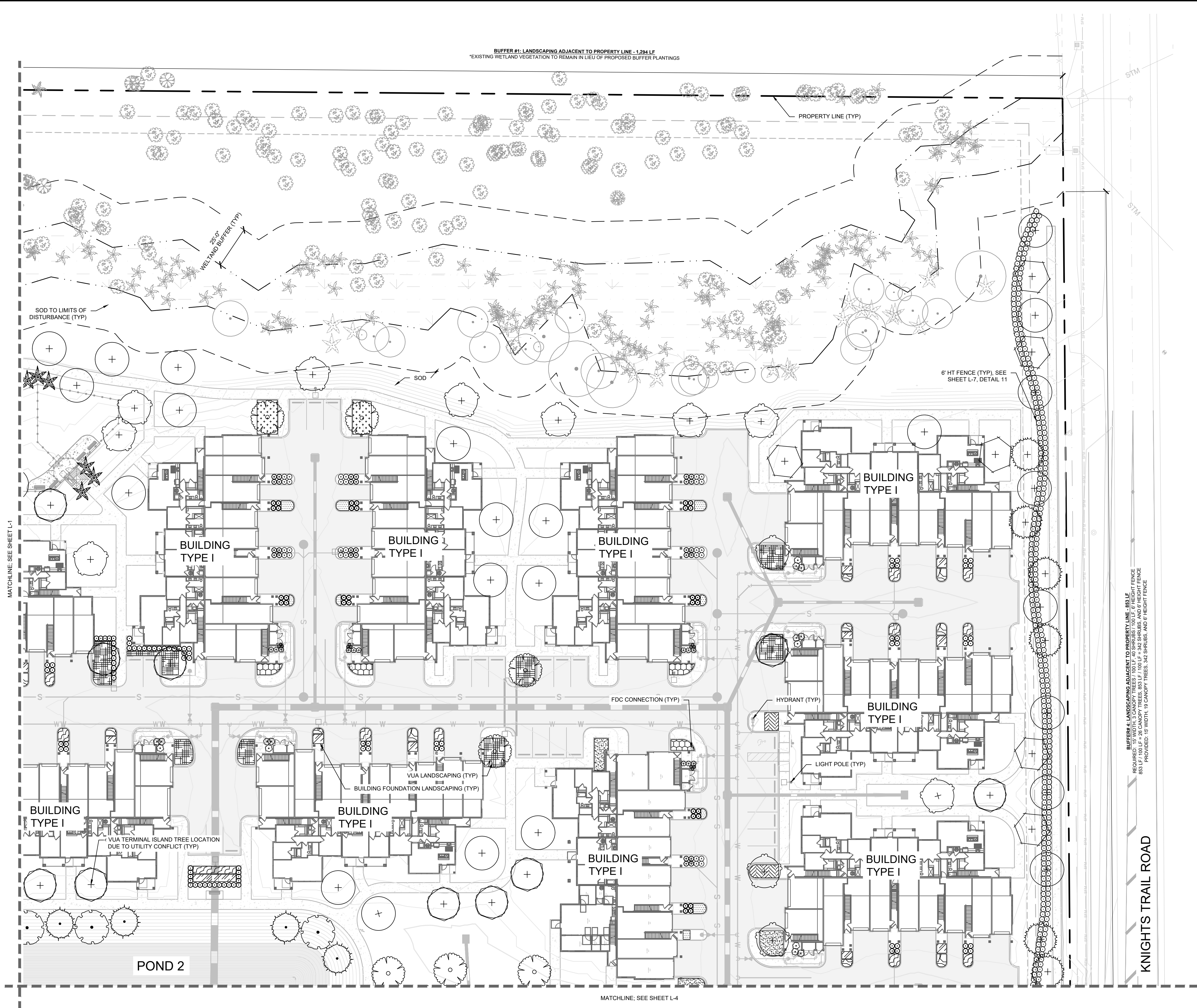
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KEY MAP

PLANT SYMBOL KEY

SYMBOL CODE COMMON NAME

TREES

AR	RED MAPLE
BB	SHADY LADY BLACK OLIVE
BS	GUMBO LIMBO
ED	JAPANESE BLUEBERRY TREE
IC	DAHOO HOLLY
LD	NATCHEZ CRAPE MYRTLE
LS	AMERICAN SWEET GUM
MB	BRACKEN'S SOUTHERN MAGNOLIA
PD	DENSA SLASH PINE
QV	SOUTHERN LIVE OAK
TC	YELLOW TRUMPET TREE
TD	BALD CYPRESS

PALMS

RR	ROYAL PALM
SS	CABBAGE PALMETTO

SHRUBS

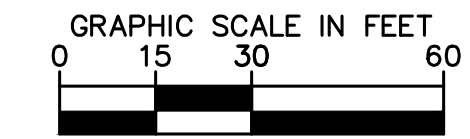
AG	DWARF SHELL GINGER
CA2	AUTOGRAPH TREE
CB	BLACK MAGIC TI PLANT
CHI	HORIZONTAL COCO PLUM
CM	MAMMY CROTON
DE	GOLD MOUND DURANTA
HF	FIRE BUSH
IN	NORA GRANT IXORA
MF	SIMPSON'S STOPPER
PD3	DWARF PODOCARPUS
PM	YEW PINE
SC	SILVER SAW PALMETTO
SD	DWARF BIRD OF PARADISE
VS	SWEET VIBURNUM
VW	WALTER'S VIBURNUM

SHRUB AREAS

AV	DWARF VARIEGATED GINGER
DB	FORTNIGHT LILY
DV	FLAX LILY
FG	GREEN ISLAND FICUS
JB	BLUE PACIFIC SHORE JUNIPER
MC	PINK MUHLY
PA2	BLUE PLUMBAGO
PV	VARIEGATED PANDANUS
TRD	DWARF FAKAHATCHEE GRASS

GROUND COVERS

AG2	PERENNIAL PEANUT
CE4	EMERALD BLANKET NATAL PLUM
DV2	VARIEGATED AFRICAN IRIS
EB	BLUE DAZE
HD	DUNE SUNFLOWER
LL	BIG BLUE LILY TURF



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LANDSCAPE PLAN

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PREPARED FOR
GENERATION AT VENICE, LLC

FLORIDA

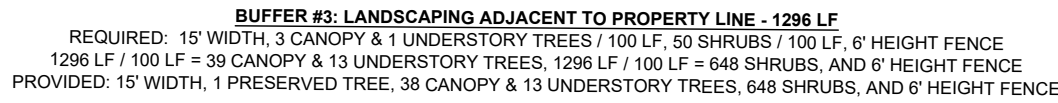
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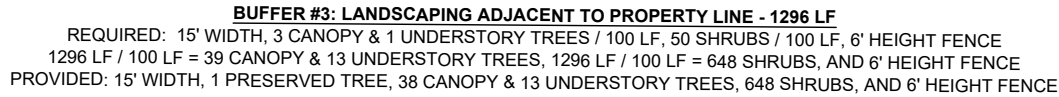
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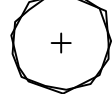



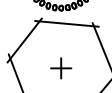

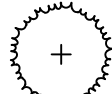
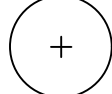
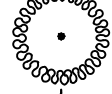
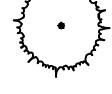



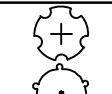
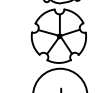
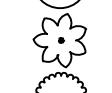
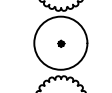
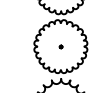
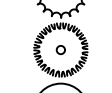
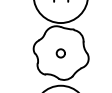
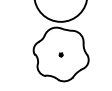

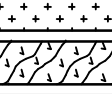

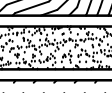
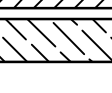

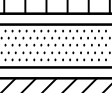
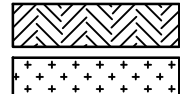
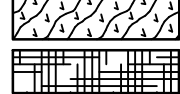

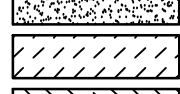

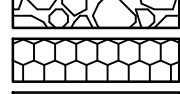





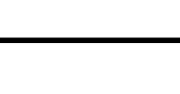

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CODE REQUIRED PLANT SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	SIZE	SPREAD
TREES								
	AR	43	ACER RUBRUM LARGE TREE	RED MAPLE	FG	3" CAL MIN	10' HT MIN	4' MIN
	BB	47	BUCIDA BUCERAS 'SHADY LADY' LARGE TREE	SHADY LADY BLACK OLIVE	FG	3" CAL MIN	10' HT MIN	4' MIN
	BS	42	BURSERIA SIMARUBA MEDIUM TREE	GUMBO LIMBO	FG	3" CAL MIN	10' HT MIN	4' MIN
	ED	10	ELAEOCARPUS DECIPENS SMALL TREE, FULL TO GROUND	JAPANESE BLUEBERRY TREE	FG	3" CAL MIN	10' HT MIN	4' MIN
	IC	18	ILEX CASSINE MEDIUM TREE, STANDARD	DAHOO HOLLY	FG	3" CAL MIN	10' HT MIN	4' MIN
	LD	4	LAGERSTROEMIA INDICA 'NATCHEZ' MEDIUM TREE	NATCHEZ CRAPE MYRTLE	FG	5" CAL OA. 3-STEM MIN	10' HT MIN	4' MIN
	LS	16	LIQUIDAMBAR STYRACIFLUA LARGE TREE	AMERICAN SWEET GUM	FG	3" CAL MIN	10' HT MIN	4' MIN
	MB	19	MAGNOLIA GRANDIFLORA 'BBB' LARGE TREE	BRACKEN'S SOUTHERN MAGNOLIA	FG	3" CAL MIN	10' HT MIN	4' MIN
	PD	32	PINUS ELLIOTTI 'DENSEA' LARGE TREE	DENSEA SLASH PINE	FG	3" CAL MIN	10' HT MIN	4' MIN
	QV	72	QUERCUS VIRGINIANA LARGE TREE	SOUTHERN LIVE OAK	FG	3" CAL MIN	10' HT MIN	4' MIN
	TC	5	TABERUIA CARIBA MEDIUM TREE, CHARACTER SPECIMEN	YELLOW TRUMPET TREE	FG	3" CAL MIN	10' HT MIN	4' MIN
	TD	28	TAXODIUM DISTICHUM LARGE TREE	BALD CYPRESS	FG	3" CAL MIN	10' HT MIN	4' MIN
PALMS								
	RR	9	ROYSTONIA REGIA PALM TREE	ROYAL PALM	FG	MATCHED, HEAVY	14' GW, MATCHED	
	SS	38	SABAL PALMETTO PALM TREE	CABBAGE PALMETTO	FG	HEAVY	10'-18" CT VARIES. H.O. FULLY REGENERATED	
SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	SPACING	
SHRUBS								
	AG	69	ALPINIA ZERUMBET 'NANA'	DWARF SHELL GINGER	3 GAL	24" FULL	36" o.c.	
	CA2	107	CLUSIA ROSEA	AUTOGRAPH TREE	7 GAL	24" FULL	48" o.c.	
	CB	16	CORDYLINE FRUTICOSA 'BLACK MAGIC'	BLACK MAGIC TI PLANT	3 GAL	24" FULL	36" o.c.	
	CHI	285	CHRYSOBALANUS ICACO 'HORIZONTALIS'	HORIZONTAL COCO PLUM	7 GAL	24" HT MIN	36" o.c.	
	CM	58	CODIAEUM VARIEGATUM 'MAMMY'	MAMMY CROTON	7 GAL	18" FULL	24" o.c.	
	DE	290	DURANTA ERECTA 'GOLD MOUND'	GOLD MOUND DURANTA	3 GAL	18" FULL	36" o.c.	
	HF	48	HAMELIA PATENS	FIRE BUSH	3 GAL	24" HT MIN	36" o.c.	
	IN	174	IXORA COCCINEA 'NORA GRANT'	NORA GRANT IXORA	3 GAL	18" FULL	36" o.c.	
	MF	480	MYRCIANTHES FRAGRANS	SIMPSON'S STOPPER	7 GAL	24" HT MIN	36" o.c.	
	PD3	64	PODOCARPUS MACROPHYLLUS 'DWARF PRINGLES'	DWARF PODOCARPUS	7 GAL	30" HT MIN.	36" o.c.	
	PM	184	PODOCARPUS MACROPHYLLUS	YEW PINE	15 GAL	4" HT MIN	36" o.c.	
	SC	49	SERENOA REPENS 'CINEREA'	SILVER SAW PALMETTO	25 GAL	36" FULL	48" o.c.	
	SD	24	STRELITZIA REGINAE 'DWARF'	DWARF BIRD OF PARADISE	25 GAL	48" HT MIN	48" o.c.	
	VS	692	VIBURNUM ODORATISSIMUM	SWEET VIBURNUM	7 GAL	24" HT MIN	36" o.c.	
	VW	315	VIBURNUM OBOVATUM	WALTER'S VIBURNUM	7 GAL	24" HT MIN	36" o.c.	
SHRUB AREAS								
	AV	206	ALPINIA ZERUMBET 'VARIEGATA DWARF'	DWARF VARIEGATED GINGER	7 GAL	24" FULL	36" o.c.	
	DB	395	DIETES BICOLOR	FORTNIGHT LILY	3 GAL	18" FULL	30" o.c.	
	DV	62	DIANELLA TASMANICA 'VARIEGATA'	FLAX LILY	1 GAL	12" FULL	24" o.c.	
	FG	433	FICUS MICROCARPA 'GREEN ISLAND'	GREEN ISLAND FICUS	3 GAL	24" SPR	36" o.c.	
	JB	212	JUNIPERUS CONFERTA 'BLUE PACIFIC'	BLUE PACIFIC SHORE JUNIPER	3 GAL	18" SPR	30" o.c.	
	MC	292	MUHLENBERGIA CAPILLARIS	PINK MUHLY	1 GAL @	12" FULL	36" o.c.	
	PA2	221	PLUMBAGO AURICULATA	BLUE PLUMBAGO	3 GAL	18" FULL	36" o.c.	
	PV	58	PANDANUS BAPTISTII 'VARIEGATED'	VARIEGATED PANDANUS	3 GAL	18" HT MIN	36" o.c.	
	TRD	44	TRIPSACUM DACTYLOIDES	DWARF FAKAHATCHEE GRASS	1 GAL	12" FULL	36" o.c.	
GROUND COVERS								
	AG2	721	ARACHIS GLABRATA	PERENIAL PEANUT	1 GAL	12" SPRD MIN	18" o.c.	
	CE4	1,736	CARISSA MACROCARPA 'EMERALD BLANKET'	EMERALD BLANKET NATAL PLUM	1 GAL	12" SPREAD	18" o.c.	
	DV2	297	DIETES VEGETA 'VARIEGATA'	VARIEGATED AFRICAN IRIS	1 GAL	10" HT	24" o.c.	
	EB	134	EVOLVULUS GLOMERATUS 'BLUE DAZE'	BLUE DAZE	3 GAL	10" SPREAD	24" o.c.	
	HD	174	HELIANTHUS DEBILIS	DUNE SUNFLOWER	3 GAL	12" FULL	36" o.c.	
	LL	262	LIRIOPE MUSCARI 'BIG BLUE	BIG BLUE LILY TURF	1 GAL	12" FULL	18" o.c.	

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GENERATION AT VENICE
PREPARED FOR
GENERATION AT VENICE, LLC

CITY OF VENICE

FLORIDA

PLANT SCHEDULE

LICENSED PROFESSIONAL

KHA PROJECT
043468005

DATE
MARCH 2025

SCALE AS SHOWN

DESIGNED BY KHA

DRAWN BY JUR

CHECKED BY MDD

MATTHEW D. DUNN,
P.L.A.

FLORIDA LICENSE NUMBER
6667721

DATE:
3/19/2025

Kimley»Horn

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REVISIONS

No.	DATE

SHEET NUMBER

L-5

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LANDSCAPE SPECIFICATIONS

1. SCOPE OF WORK

- 1.1. THE WORK CONSISTS OF: FURNISHING ALL LABOR, MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION, AND ANY OTHER APPURTENANCES NECESSARY FOR THE COMPLETION OF THIS PROJECT AS SHOWN ON THESE PLANS.
- 1.2. WORK SHALL INCLUDE MAINTENANCE AND WATERING OF ALL CONTRACT PLANTING AREAS UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER.
- 1.3. WORK SHALL BE COORDINATED WITH OTHER TRADES TO PREVENT CONFLICTS.

2. PROTECTION OF EXISTING AND PROPOSED SITE ELEMENTS

- 2.1. PROTECT ALL EXISTING SITE ITEMS, ALREADY COMPLETED OR ESTABLISHED AND DESIGNATED TO REMAIN FROM DAMAGE BY THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. ALL DAMAGE RESULTING FROM THE CONTRACTOR'S WORK SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER, AT NO COST TO THE OWNER.
- 2.2. MAINTAIN ALL NECESSARY BMP DEVICES THROUGHOUT THE DURATION OF ALL CONSTRUCTION ACTIVITIES.
- 2.3. WHERE APPLICABLE, SUBMIT A DETAILED PROJECT SPECIFIC WORK ZONE TRAFFIC CONTROL PLAN IN ACCORDANCE WITH THE APPROPRIATE REGULATORY AGENCY STANDARDS UNLESS THE WORK REQUIRES NOTHING MORE THAN A DIRECT APPLICATION OF FDOT STANDARD PLANS FOR ROAD AND BRIDGE CONSTRUCTION, INDEX 102-600.
- 2.4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UTILITIES, WHETHER PUBLIC OR PRIVATE, PRIOR TO CONSTRUCTION ACTIVITIES. THE INFORMATION AND DATA SHOWN WITH RESPECT TO EXISTING UTILITIES IS APPROXIMATE. THE OWNER AND DESIGN PROFESSIONAL SHALL NOT BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF ANY SUCH INFORMATION OR DATA. THE CONTRACTOR SHALL HAVE FULL RESPONSIBILITY FOR: REVIEWING AND CHECKING ALL SUCH INFORMATION AND DATA; LOCATING ALL UTILITIES PRIOR TO CONSTRUCTION; THE SAFETY AND PROTECTION THEREOF; REPAIRING ANY DAMAGE RESULTING FROM THE WORK. THE COST OF ALL WILL BE CONSIDERED AS HAVING BEEN INCLUDED IN THE CONTRACT PRICE. THE CONTRACTOR SHALL NOTIFY ANY AFFECTED UTILITY COMPANIES OR AGENCIES IN WRITING AT LEAST 48 HOURS PRIOR TO BEGINNING CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT IN WRITING WHEN ANY CONFLICT BETWEEN UTILITIES AND THESE PLANS EXIST PRIOR TO PLANTING.
- 2.5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNAUTHORIZED CUTTING OR DAMAGE TO PLANT MATERIAL EXISTING OR OTHERWISE. THIS SHALL INCLUDE COMPACTION AND SPILLING OF ANY DELETERIOUS MATERIALS WITHIN THE DRIP-LINE OF EXISTING TREES TO REMAIN. PLANT MATERIAL KILLED OR DAMAGED THAT IS MISSHAPEN AND/OR UNSIGHTLY SHALL BE REPLACED WITH LIKE SIZE AND KIND TO THE SATISFACTION OF THE OWNER OR REGULATORY AGENCY AT THE COST TO THE CONTRACTOR.
- 2.6. SEE TREE MITIGATION PLAN AND NOTES, IF APPLICABLE.

3. SUBMITTALS

- 3.1. SUBMIT MATERIAL SAMPLES LISTED BELOW FOR APPROVAL, ON SITE OR AS DETERMINED BY THE OWNER. UPON APPROVAL, DELIVERY OF MATERIALS MAY COMMENCE.

MATERIAL	SAMPLE SIZE
MULCH	ONE (1) GALLON PLASTIC BAG
SOIL MIXTURE	ONE (1) GALLON PLASTIC BAG
PLANTS	ONE (1) OF EACH VARIETY (OR TAGGED IN NURSERY)
- 3.2. SUBMIT TESTING RESULTS OF SOIL MIXTURE AS PER SECTION 6 BELOW.

4. PLANT MATERIALS

- 4.1. ALL PLANT MATERIAL SHALL CONFORM TO THE SPECIFICATIONS INDICATED ON THE DRAWINGS AND SHALL BE IN ACCORDANCE WITH GRADES AND STANDARDS FOR NURSERY PLANTS, LATEST EDITION, PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. ALL PLANTS SHALL BE FLORIDA GRADE NO. 1 OR BETTER AS DETERMINED BY THE FLORIDA DIVISION OF PLANT INDUSTRY. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER OR OWNER'S REPRESENTATIVE. NO SUBSTITUTIONS SHALL BE MADE WITHOUT WRITTEN PERMISSION FROM THE LANDSCAPE ARCHITECT AND OWNER.
- 4.2. ALL TREE SPECIES INSTALLED SHALL BE MATCHED IN SIZE AND SHAPE UNLESS NOTED OTHERWISE.
- 4.3. PLANTS SHALL BE SUBJECT TO INSPECTION AND APPROVAL AT THE PLACE OF GROWTH, UPON DELIVERY TO THE SITE, DURING PROGRESS OF THE WORK AND/OR AFTER COMPLETION. REJECTED PLANTS SHALL BE REMOVED AND REPLACED IMMEDIATELY.

5. DIGGING AND HANDLING

- 5.1. PROTECT ROOTS OR ROOT BALLS OF PLANTS AT ALL TIMES FROM SUN, DRYING WINDS, WATER AND FREEZING, AS NECESSARY UNTIL PLANTING. NO PLANT MATERIAL SHALL BE HANDLED BY STEMS.

6. SOIL MIXTURE (PLANTING MEDIUM, PLANTING MIX, TOPSOIL MIX)

- 6.1. TEST EXISTING SOIL AND AMEND AS NECESSARY IN ACCORDANCE WITH THE GUIDELINES BELOW:
- 6.2. SOIL MIXTURE (PLANTING MEDIUM FOR PLANT PITS) SHALL CONSIST OF TWO PARTS OF TOPSOIL AND ONE PART SAND, AS DESCRIBED BELOW. SUBMIT SAMPLES AND PH TESTING RESULTS OF SOIL MIXTURE FOR OWNER'S REPRESENTATIVE APPROVAL PRIOR TO PLANT INSTALLATION OPERATIONS COMMENCE.
- 6.3. TOPSOIL, FOR USE IN PREPARING SOIL MIXTURE FOR BACKFILLING PLANT PITS SHALL BE FERTILE, FRIABLE, AND OF A LOAMY CHARACTER, REASONABLY FREE OF SUBSOL, CLAY LUMPS, BRUSH WEEDS AND OTHER LITTER, FREE OF ROOTS, STUMPS, STONES LARGER THAN 2" IN ANY DIRECTION, AND OTHER EXTRANEIOUS OR TOXIC MATTER HARMFUL TO PLANT GROWTH. IT SHALL CONTAIN THREE (3) TO FIVE (5) PERCENT DECOMPOSED ORGANIC MATTER AND HAVE A PH BETWEEN 5.5 AND 7.0.
- 6.4. SAND SHALL BE COARSE, CLEAN, WELL-DRAINING, NATIVE SAND.
- 6.5. PLANT TREES IN THE EXISTING NATIVE SOIL ON SITE, UNLESS DETERMINED TO BE UNSUITABLE - AT WHICH POINT THE CONTRACTOR SHALL CONTACT OWNER'S REPRESENTATIVE TO DISCUSS ALTERNATE RECOMMENDATION PRIOR TO PLANTING.

7. WATER

- 7.1. PROVIDE WATER NECESSARY FOR PLANTING ESTABLISHMENT AND MAINTENANCE. WATER SHALL BE OF SATISFACTORY QUALITY TO SUSTAIN ADEQUATE PLANT GROWTH AND SHALL NOT CONTAIN HARMFUL, NATURAL OR MAN-MADE ELEMENTS DETRIMENTAL TO PLANTS.
- 7.2. WATERING/IRRIGATION RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

8. FERTILIZER

- 8.1. PROVIDE FERTILIZER APPLICATION SCHEDULE TO OWNER, AS APPLICABLE TO SOIL TYPE, PLANT INSTALLATION TYPE, AND SITE'S PROPOSED USE. SUGGESTED FERTILIZER TYPES SHALL BE ORGANIC OR OTHERWISE NATURALLY-DERIVED.
- 8.2. FERTILIZER RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

9. MULCH

- 9.1. MOISTEN MULCH MATERIAL AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT, AND APPLIED AT A MINIMUM DEPTH OF TWO (2) INCHES AND MAXIMUM DEPTH OF FOUR (4) INCHES. CONTRACTOR SHALL CLEAR MULCH FROM WITHIN A SIX (6) INCH RADIUS AROUND TRUNK / STEM FLARE. MULCH SHALL BE "FLORIMULCH", EUCALYPTUS MULCH, OR SIMILAR SUSTAINABLY HARVESTED MULCH UNLESS SPECIFIED OTHERWISE.
- 9.2. PROVIDE A THREE (3) INCH MINIMUM LAYER OF SPECIFIED MULCH OVER THE ENTIRE AREA OF EACH PLANTING BED AND TREE RING (SIX (6) FOOT DIAMETER MINIMUM). THE TOP LEVEL OF THE MULCH SHALL NOT EXCEED THE HEIGHT OF THE IMMEDIATELY ADJACENT GROUND SURFACE.
- 9.3. MULCH MATERIAL SHALL BE CONSISTENT WITH FLORIDA FRIENDLY LANDSCAPING™ RECOMMENDATIONS. NON-POROUS MATERIALS SHALL NOT BE USED AS MULCH. "NON-ORGANIC MULCH" SHALL INCLUDE (BUT IS NOT LIMITED TO) RUBBER, DECORATIVE GRAVEL OR CRUSHED STONE AND SHALL BE ALLOWED ONLY IN PLANTING BED AREAS (E.G., IN GARDENS OR HEDGE AREAS) OR DIRECTLY ADJACENT TO A BUILDING. INDIVIDUAL TREES SHALL BE MULCHED CONSISTENT WITH REQUIREMENTS OF CHAPTER 89, SECTION 3 OF VENICE LAND DEVELOPMENT CODE. THE INTENTION OF THESE REGULATIONS IS TO ALLOW MULCH WITHIN A LANDSCAPE DESIGN WHILE NOT ALLOWING AN ENTIRE YARD TO ONLY BE COVERED WITH MULCH.

10. CONTAINER GROWN STOCK

- 10.1. CONTAINER GROWN PLANTS SHALL HAVE BEEN GROWN IN ITS 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.
- 10.2. INSUFFICIENT OR POORLY STRUCTURED ROOT SYSTEMS ARE NOT ACCEPTABLE AND WILL BE REJECTED.
- 10.3. ROOTS PLUS GROWER (RPG) PRODUCTS SHALL BE USED WHERE SPECIFIED.

11. MATERIALS LIST

- 11.1. ALL QUANTITIES ARE PROVIDED FOR CONVENIENCE ONLY. CONTRACTOR SHALL CONFIRM ALL QUANTITIES PER PLAN PRIOR TO BIDDING AND CONSTRUCTION.

12. FINE GRADING

- 12.1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FINE GRADING WHICH CONSISTS OF FINAL FINISHED GRADING (INCLUDING ADDITIONAL SOIL MIXTURE AS NEEDED) FOR LAWN AND PLANTING AREAS THAT HAVE BEEN ROUGH GRADED BY OTHERS. FINISH GRADE SHALL ACCOUNT FOR THICKNESS OF SOD AND/OR MULCH DEPTH.
- 12.2. ALL PLANTING AREAS SHALL BE GRADED AND MAINTAINED FOR POSITIVE DRAINAGE TO SURFACE/SUBSURFACE STORM DRAIN SYSTEMS. AREAS ADJACENT TO BUILDINGS SHALL SLOPE AWAY FROM THE BUILDINGS. REFER TO CIVIL ENGINEERS PLANS FOR FINAL GRADES, IF APPLICABLE.

13. PLANTING PROCEDURES

- 13.1. CLEAN WORK AND SURROUNDING AREAS OF ALL RUBBISH OR OBJECTIONABLE MATTER DAILY. REMOVE ALL MORTAR, CEMENT, AND TOXIC MATERIAL FROM THE SURFACE OF ALL PLANT BEDS. DO NOT MIX THESE MATERIALS WITH THE SOIL. SHOULD THE CONTRACTOR FIND SUCH CONDITIONS BENEATH THE SOIL WHICH WILL IN ANY WAY ADVERSELY AFFECT THE PLANT GROWTH, IMMEDIATELY CALL IT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
- 13.2. LOCATE, MAINTAIN AND PROTECT ALL UTILITIES ABOVE AND BELOW GROUND. CALL SUNSHINE STATE ONE CALL OF FLORIDA, INC. (811) TO LOCATE UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.
- 13.3. NOTIFY LANDSCAPE ARCHITECT IN WRITING IMMEDIATELY IF CONFLICT(S) EXIST WITH PROPOSED TREE LOCATIONS AND EXISTING OVERHEAD POWER LINES IN ACCORDANCE WITH SETBACK REQUIREMENTS OF FPL'S "RIGHT TREE, RIGHT PLACE" PROGRAM. CONSULT THE UNIVERSITY OF FLORIDA'S "TREES AND POWER LINE" WEBSITE FOR TREE SIZE CATEGORIES.
- 13.4. NOTIFY LANDSCAPE ARCHITECT IN WRITING IMMEDIATELY IF CONFLICT(S) EXIST WITH PROPOSED TREE LOCATIONS AND EXISTING / PROPOSED LIGHT POLES. TREES INSTALLED IN CONFLICT WITH LIGHT POLES ARE SUBJECT TO RELOCATION AT THE EXPENSE OF THE CONTRACTOR.
- 13.5. REMOVE ALL EXISTING AND IMPORTED DELETERIOUS MATERIAL AND SUB-BASE FROM ALL LANDSCAPE PLANTING AREAS TO A MINIMUM DEPTH OF 36" OR TO NATIVE SOIL. CONTRACTOR IS RESPONSIBLE TO BACKFILL THESE PLANTING AREAS TO ROUGH FINISHED GRADE AS NEEDED WITH CLEAN SOIL MIXTURE.
- 13.6. FURNISH NURSERY'S CERTIFICATE OF COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS. COMPLY WITH APPLICABLE FEDERAL, STATE, COUNTY, AND LOCAL REGULATIONS GOVERNING LANDSCAPE MATERIALS AND WORK.
- 13.7. EXCAVATE ALL PLANTING PITS IN ACCORDANCE WITH LANDSCAPE DETAILS PROVIDED. TEST ALL TREE PITS WITH WATER BEFORE PLANTING TO ASSURE PROPER DRAINAGE PERCOLATION IS AVAILABLE. IF POOR DRAINAGE EXISTS, NOTIFY LANDSCAPE ARCHITECT IMMEDIATELY IN WRITING. NO ALLOWANCE WILL BE MADE FOR LOST PLANTS DUE TO IMPROPER DRAINAGE. CONTRACTOR SHALL ENSURE ELIMINATION OF ALL AIR POCKETS AROUND ROOTS.
- 13.8. SET TREES AND SHRUBS STRAIGHT AT AN ELEVATION THAT, AFTER SETTLEMENT, THE PLANT CROWN WILL STAND ONE (1) TO TWO (2) INCHES ABOVE GRADE. EACH PLANT SHALL BE SET IN THE CENTER OF THE PIT. PLANTING SOIL MIXTURE SHALL BE BACK FILLED, THOROUGHLY TAMPED AROUND THE BALL, AND SETTLED BY WATER (AFTER TAMPING).
- 13.9. DO NOT COVER TOP OF BALL WITH SOIL MIXTURE. ALL BURLAP, ROPE, WIRES, BASKETS, ETC., SHALL BE REMOVED FROM UPPER ONE THIRD (1/3) OF ROOT BALLS.
- 13.10. ALL SUCKER GROWTH AND BROKEN OR BADLY DAMAGED BRANCHES SHALL BE REMOVED WITH A CLEAN CUT IN ACCORDANCE WITH ANSI A-300.
- 13.11. SHRUBS AND GROUND COVER PLANTS SHALL BE SPACED IN ACCORDANCE WITH THE DRAWINGS, LANDSCAPE DETAILS AND AS INDICATED ON THE PLANT LIST.
- 13.12. PLANT MATERIAL INSTALLATION AND ESTABLISHMENT SHALL FOLLOW THE GUIDELINES PROVIDED IN THE CURRENT EDITION OF THE ANSI A300 PLANTING STANDARDS (AMERICAN STANDARDS INSTITUTE). CONTAINER STOCK SHALL REQUIRE ROOT BALL REMEDIATION AND SHEARING AT THE TIME OF INSTALLATION.
- 13.13. TREE GUYING AND BRACING SHALL BE INSTALLED BY THE CONTRACTOR IN ACCORDANCE WITH THE PLANS TO INSURE STABILITY AND MAINTAIN TREES IN A PLUMB AND UPRIGHT POSITION.
- 13.14. FAILURE TO FOLLOW THE ABOVE PLANTING PROCEDURE SHALL MAKE THE CORRECTIVE MEASURES THE RESPONSIBILITY OF THE CONTRACTOR.

14. LAWN SODDING

- 14.1. THE WORK CONSISTS OF LAWN BED PREPARATION, SOIL PREPARATION, AND SODDING NECESSARY TO PRODUCE A TURF GRASS LAWN ACCEPTABLE TO THE OWNER.
- 14.2. ALL AREAS THAT ARE TO BE SODDED SHALL BE CLEARED OF ANY ROUGH GRASS, WEEDS, AND DEBRIS TO A MINIMUM DEPTH OF THREE (3) INCHES. PROVIDE ONE (1) INCH OF TOPSOIL ACROSS ENTIRE LAWN BED AND MIX THOROUGHLY INTO TOP FOUR (4) INCHES OF SOIL TO BRING THE GROUND TO AN EVEN GRADE. THE ENTIRE SURFACE SHALL BE ROLLED WITH A ROLLER WEIGHING ONE HUNDRED (100) POUNDS PER FOOT OF WIDTH. DURING THE ROLLING, ALL DEPRESSIONS CAUSED BY SETTLEMENT SHALL BE FILLED WITH ADDITIONAL TOPSOIL AND THE SURFACE SHALL BE REGRADED AND ROLLED UNTIL PRESENTING A SMOOTH AND EVEN FINISH TO THE REQUIRED GRADE.
- 14.3. HAND RAKE LAWN BED UNTIL ALL BUMPS AND DEPRESSIONS ARE REMOVED. WET PREPARED AREA THOROUGHLY.
- 14.4. SOD ALL AREAS THAT ARE NOT PAVED OR PLANTED AS DESIGNATED ON THE DRAWINGS WITHIN THE CONTRACT LIMITS, UNLESS SPECIFICALLY NOTED OTHERWISE.
- 14.5. THE SOD SHALL BE CERTIFIED TO MEET FLORIDA STATE PLANT BOARD SPECIFICATIONS, ABSOLUTELY TRUE TO VARIETAL TYPE, AND FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASE OF ANY KIND.
- 14.6. SOD PANELS SHALL BE LAID TIGHTLY TOGETHER SO AS TO MAKE A SOLID SODDED LAWN AREA. SOD SHALL BE LAID UNIFORMLY AGAINST THE EDGES OF ALL CURBS AND OTHER HARDSCAPE ELEMENTS, PAVED AND PLANTED AREAS.
- 14.7. IMMEDIATELY FOLLOWING SOD LAYING, ROLL LAWN AREAS WITH A LAWN ROLLER AND THEN THOROUGHLY IRRIGATED.
- 14.8. IF, IN THE OPINION OF THE OWNER, TOP-DRESSING IS NECESSARY AFTER ROLLING TO FILL THE VOIDS BETWEEN THE SOD PANELS AND TO EVEN OUT INCONSISTENCIES IN THE SOD, CLEAN SAND, AS APPROVED BY THE OWNER'S REPRESENTATIVE, SHALL BE UNIFORMLY SPREAD OVER THE ENTIRE SURFACE OF THE SOD AND THOROUGHLY WATERED IN. FERTILIZE INSTALLED SOD AS ALLOWED BY PROPERTY'S JURISDICTIONAL AUTHORITY.
- 14.9. DURING DELIVERY, PRIOR TO, AND DURING THE PLANTING OF THE LAWN AREAS, THE SOD PANELS SHALL AT ALL TIMES BE PROTECTED FROM EXCESSIVE DRYING AND UNNECESSARY EXPOSURE OF THE ROOTS TO THE SUN. ALL SOD SHALL BE STACKED SO AS NOT TO BE DAMAGED BY EXCESSIVE HEAT AND MOISTURE.
- 14.10. WITHIN THE CONTRACT LIMITS, PRODUCE AND MAINTAIN A DENSE, WELL ESTABLISHED LAWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR AND RE-SODDING OF ALL ERODED, SUNKEN OR BARE SPOTS UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. REPAIRED SODDING SHALL BE ACCOMPLISHED AS IN THE ORIGINAL WORK (INCLUDING REGRAIDDING IF NECESSARY).

15. CLEANUP

- 15.1. UPON COMPLETION OF ALL PLANTING WORK AND BEFORE FINAL ACCEPTANCE, REMOVE ALL MATERIAL, EQUIPMENT, AND DEBRIS RESULTING FROM HIS WORK. ALL PAVED AREAS SHALL BE CLEANED AND THE SITE LEFT IN A NEAT AND ACCEPTABLE CONDITION AS APPROVED BY THE OWNER'S REPRESENTATIVE.

16. PLANT MATERIAL MAINTENANCE

- 16.1. ALL PLANT MATERIAL SHALL BE MAINTAINED BY WATERING, CULTIVATING, SPRAYING, AND ALL OTHER OPERATIONS (SUCH AS RE-STAKING OR REPAIRING GUY SUPPORTS) AS NECESSARY TO INSURE HEALTHY AND VIGOROUS GROWING CONDITIONS BY THE CONTRACTOR UPON DELIVERING TO THE SITE AND UNTIL FINAL ACCEPTANCE OF WORK.

17. FINAL INSPECTION AND ACCEPTANCE OF WORK

- 17.1. ALL PLANT BEDS SHALL BE KEPT FREE OF NOXIOUS WEEDS UNTIL FINAL ACCEPTANCE OF WORK. PRIOR TO FINAL INSPECTION, TREAT ALL PLANTING BEDS WITH AN APPROVED PRE-EMERGENT HERBICIDE PER MANUFACTURER RECOMMENDATIONS. (AS ALLOWED BY JURISDICTIONAL AUTHORITY.)
- 17.2. PROVIDE WATERING/IRRIGATION SCHEDULE FOR ALL PLANT MATERIAL TO OWNER. OBSERVE ALL APPLICABLE WATERING RESTRICTIONS AS SET FORTH BY THE PROPERTY'S JURISDICTIONAL AUTHORITY.
- 17.3. UPON COMPLETION OF ALL WORK, A FINAL INSPECTION SHALL BE PERFORMED BY THE OWNER AND/OR OWNER'S REPRESENTATIVE. ALL PLANTING, CONSTRUCTION AND ALL OTHER INCIDENTAL WORK PERTAINING TO THIS CONTRACT SHALL BE INSPECTED FOR COMPLIANCE WITH THE CONTRACT DOCUMENTS. ANY ITEMS FOUND TO NOT BE IN COMPLIANCE SHALL BE CORRECTED AT THE COST OF THE CONTRACTOR.

18. WARRANTY

- 18.1. THE LIFE AND SATISFACTORY CONDITION OF ALL PLANT MATERIAL INSTALLED BY THE LANDSCAPE CONTRACTOR SHALL BE WARRANTED BY THE CONTRACTOR FOR A MINIMUM OF ONE (1) CALENDAR YEAR COMMENCING AT THE TIME OF CERTIFICATION AND ACCEPTANCE OF THE WORK BY THE OWNER AND/OR OWNER'S REPRESENTATIVE.
- 18.2. ANY PLANT NOT FOUND IN A HEALTHY GROWING CONDITION THROUGHOUT THE WARRANTY PERIOD SHALL BE REMOVED FROM THE SITE AND REPLACED AS SOON AS WEATHER CONDITIONS PERMIT. ALL REPLACEMENTS SHALL BE PLANTS OF THE SAME KIND AND SIZE AS SPECIFIED IN THE PLANT LIST. THEY SHALL BE FURNISHED, PLANTED AND MULCHED AS SPECIFIED AT NO ADDITIONAL COST TO THE OWNER. ANY REPLACED PLANT MATERIAL SHALL BE SUBJECT TO A NEW ONE (1) YEAR WARRANTY.
- 18.3. IN THE EVENT THE OWNER DOES NOT CONTRACT WITH THE CONTRACTOR FOR LANDSCAPE AND IRRIGATION MAINTENANCE, THE CONTRACTOR SHOULD VISIT THE PROJECT SITE PERIODICALLY DURING THE ONE (1) YEAR WARRANTY PERIOD TO EVALUATE MAINTENANCE PROCEDURES BEING PERFORMED BY THE OWNER. CONTRACTOR SHALL NOTIFY THE OWNER IN WRITING OF MAINTENANCE PROCEDURES OR CONDITIONS WHICH THREATEN VIGOROUS AND HEALTHY PLANT GROWTH.

19. ABBREVIATIONS

B&B -	BALLED AND BURLAPPED
BR -	BARE ROOT
CAL -	CALIPER
CT -	CLEAR TRUNK
DBH -	DIAMETER AT BREAST HEIGHT
FG -	FIELD GROWN
FTG -	FULL TO GROUND
GW -	GREY WOOD
HO -	HARDENED OFF
OA -	OVERALL HEIGHT
RPG -	ROOTS PLUS GROWER

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LICENSED PROFESSIONAL

MATTHEW D. DUNN
P.L.A.
FLORIDA LICENSE NUMBER
6667721

DATE: 3/19/2025

KHA PROJECT
043468005

DATE
MARCH 2025

SCALE
AS SHOWN

DESIGNED BY
KHA

DRAWN BY
JUR

CHECKED BY
MDD

**LANDSCAPE
SPECIFICATIONS**

GENERATION AT VENICE
PREPARED FOR
GENERATION AT VENICE, LLC

FLORIDA

CITY OF VENICE

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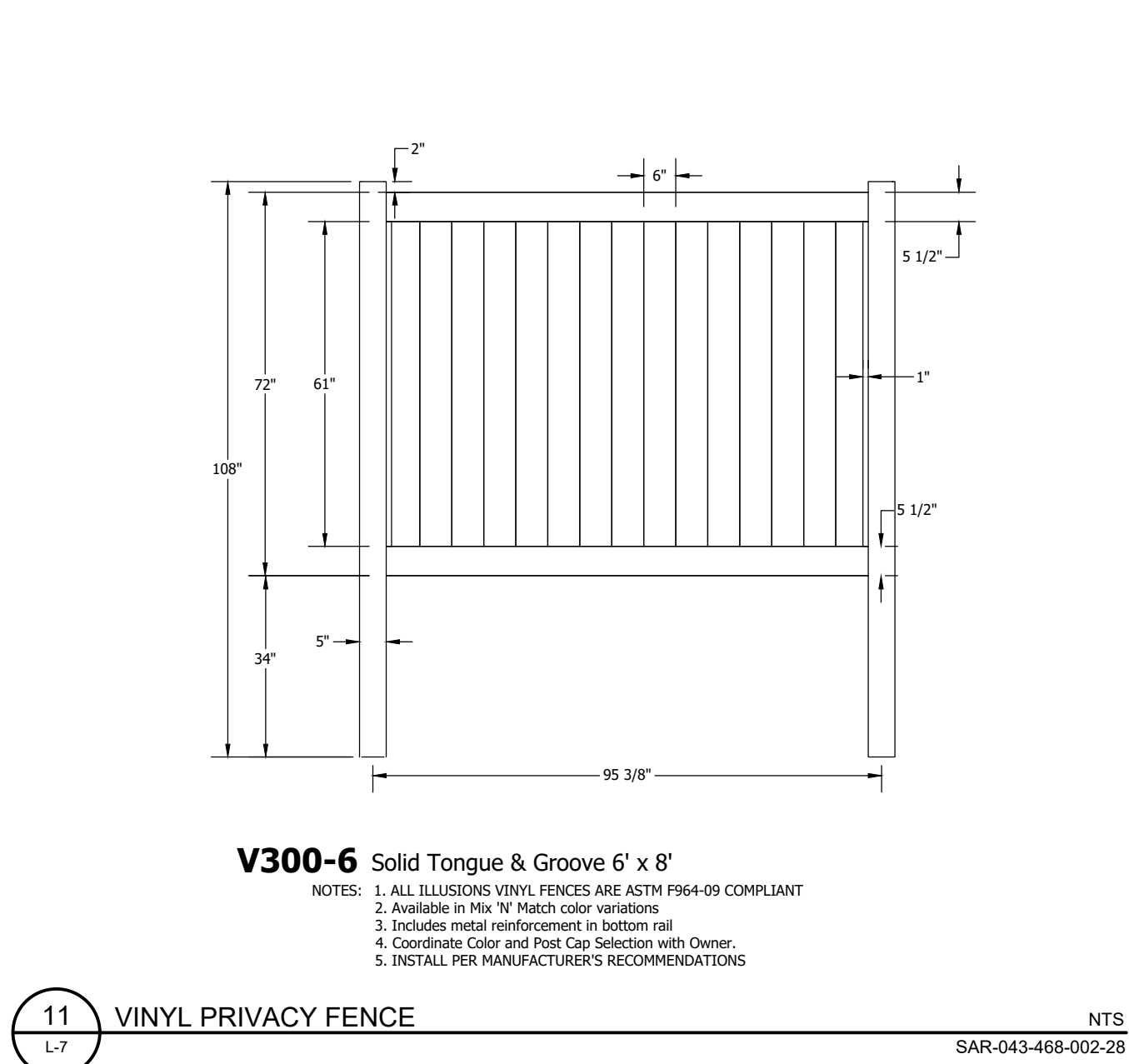
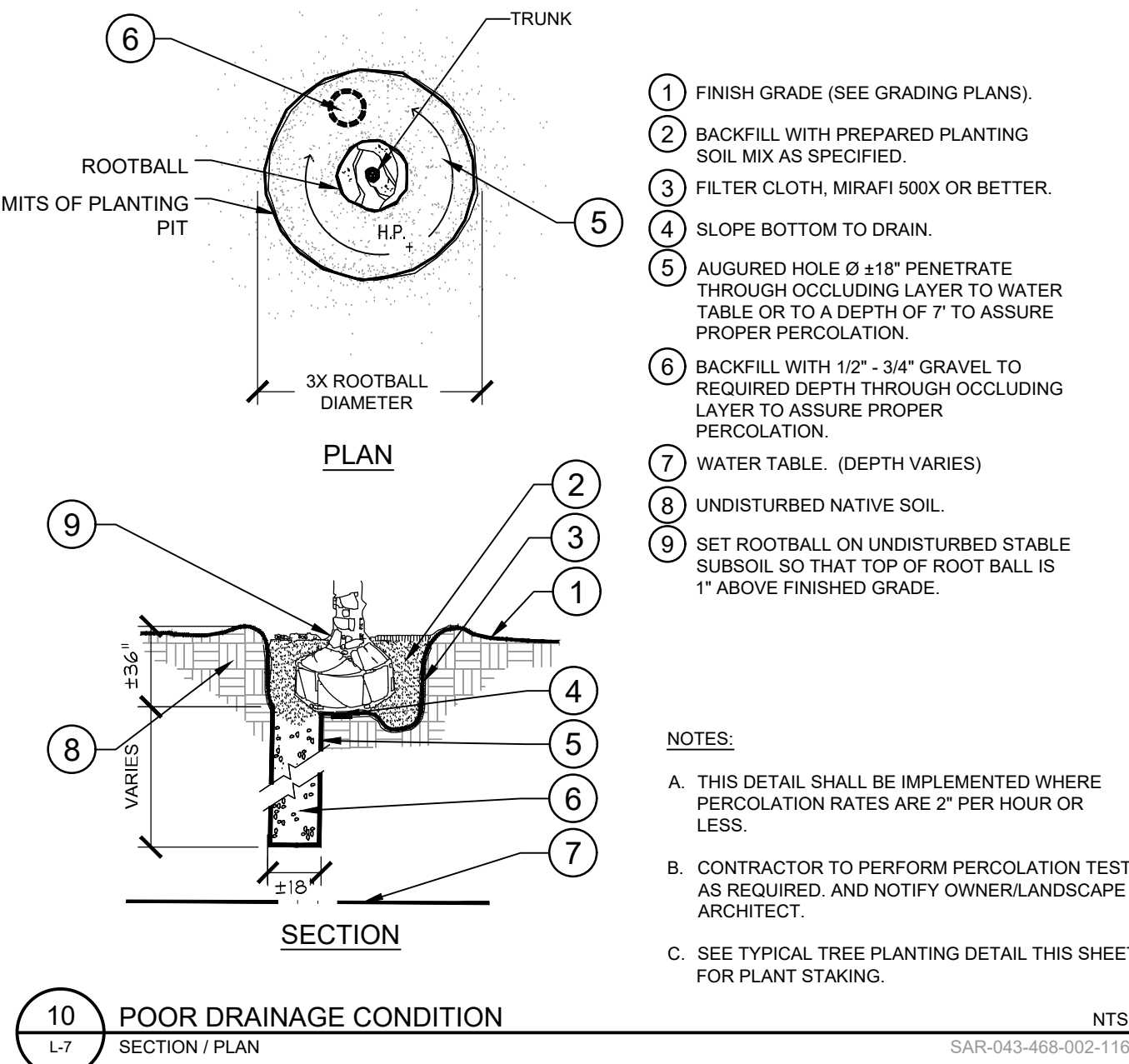
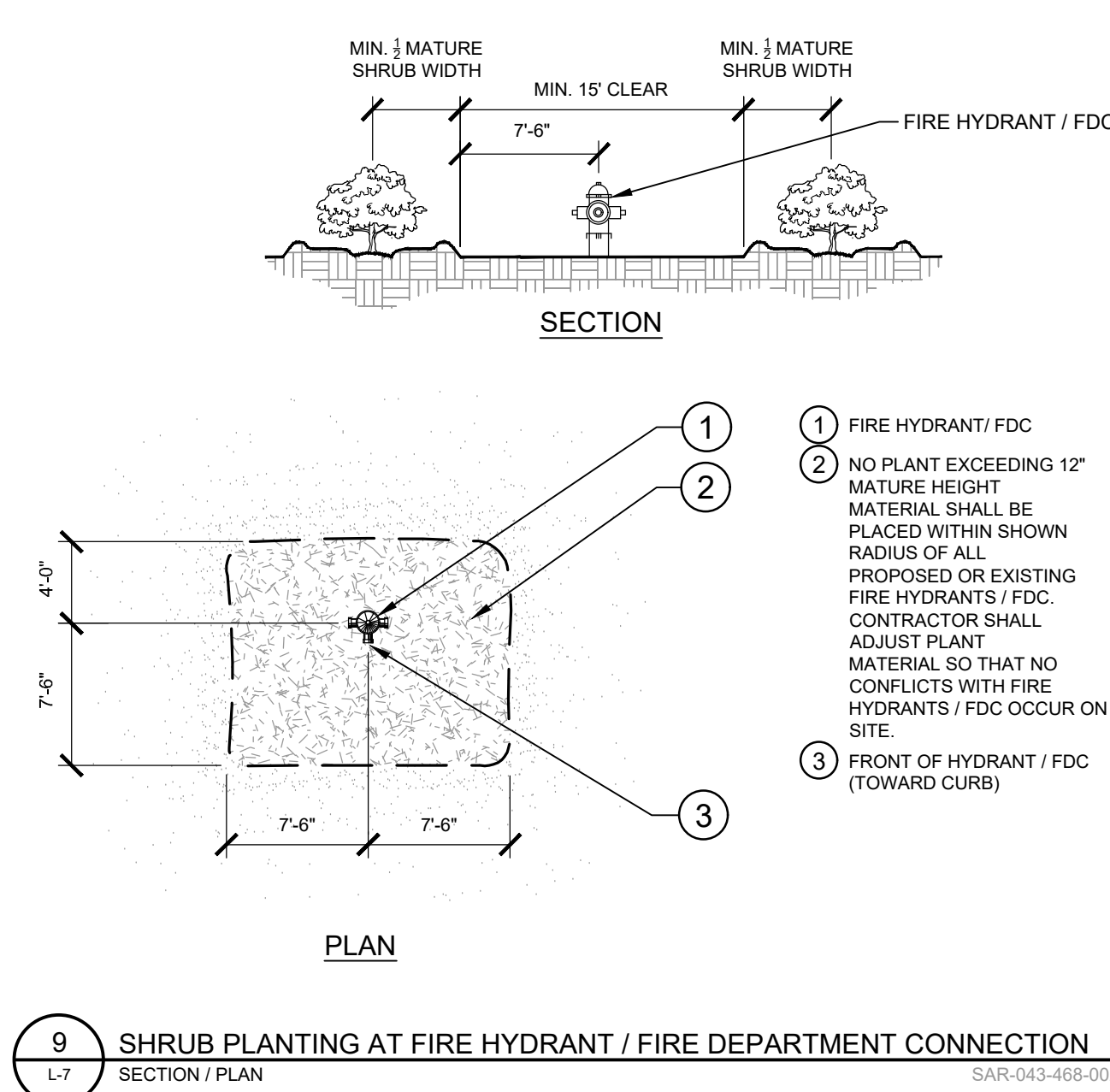
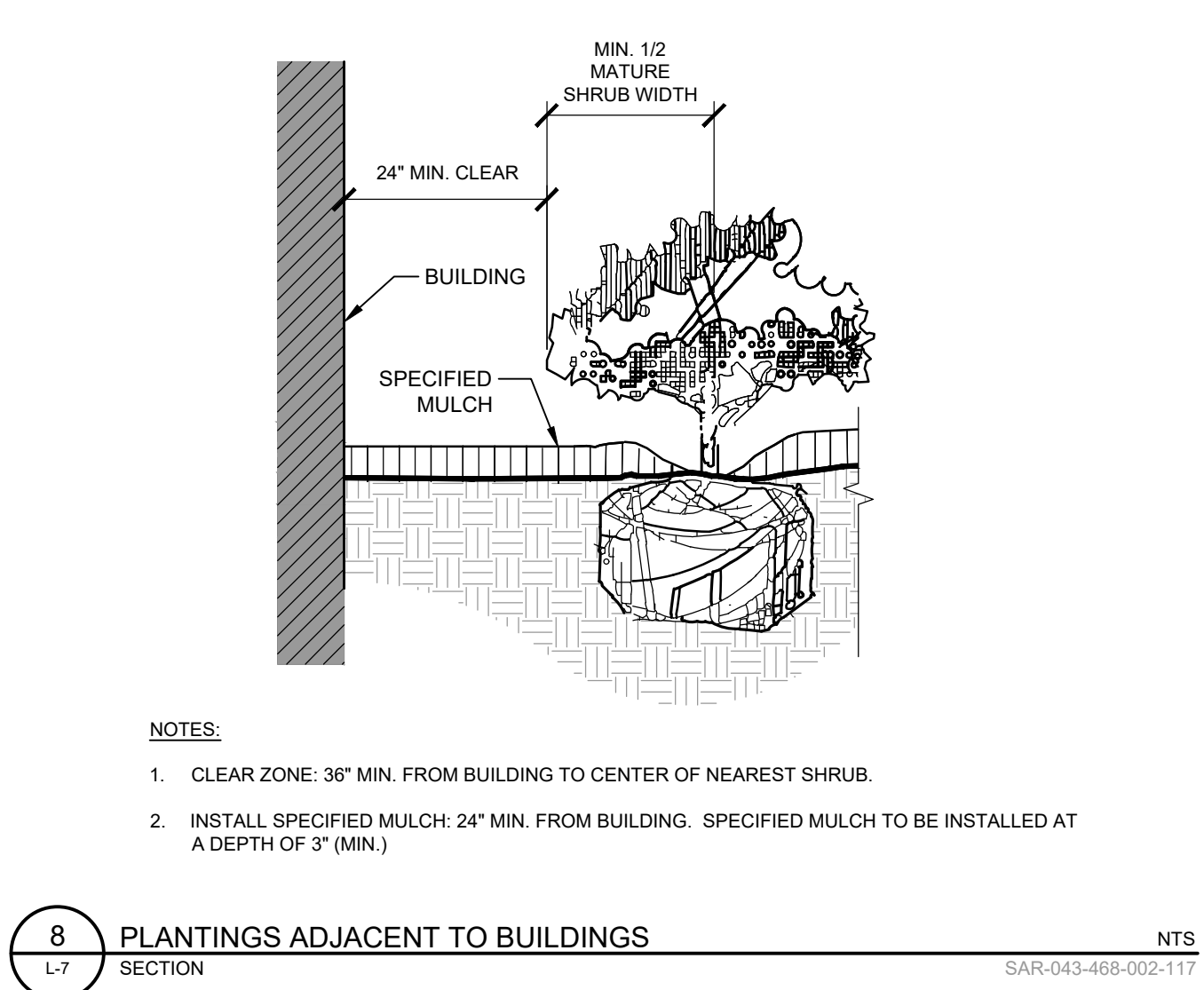
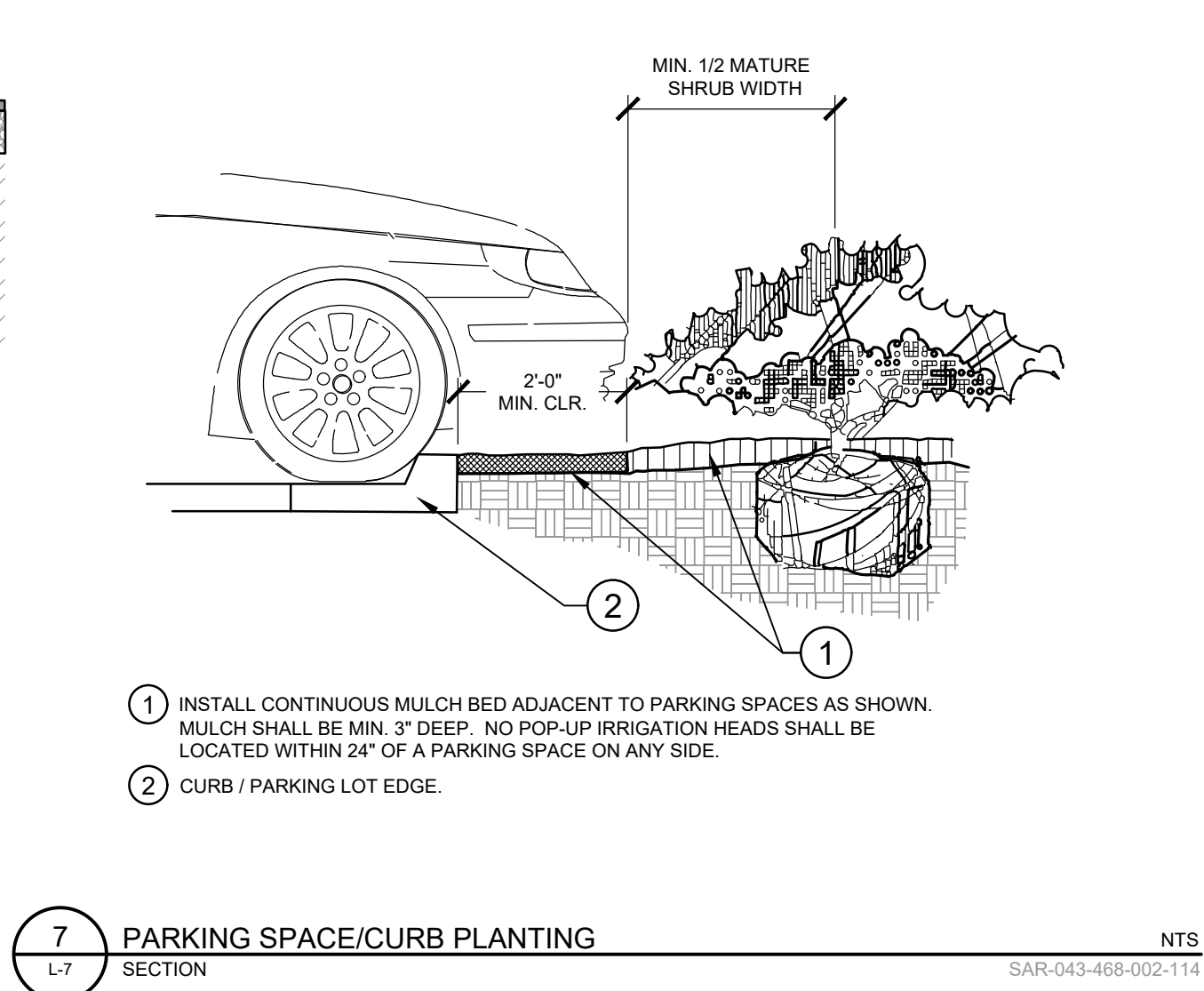
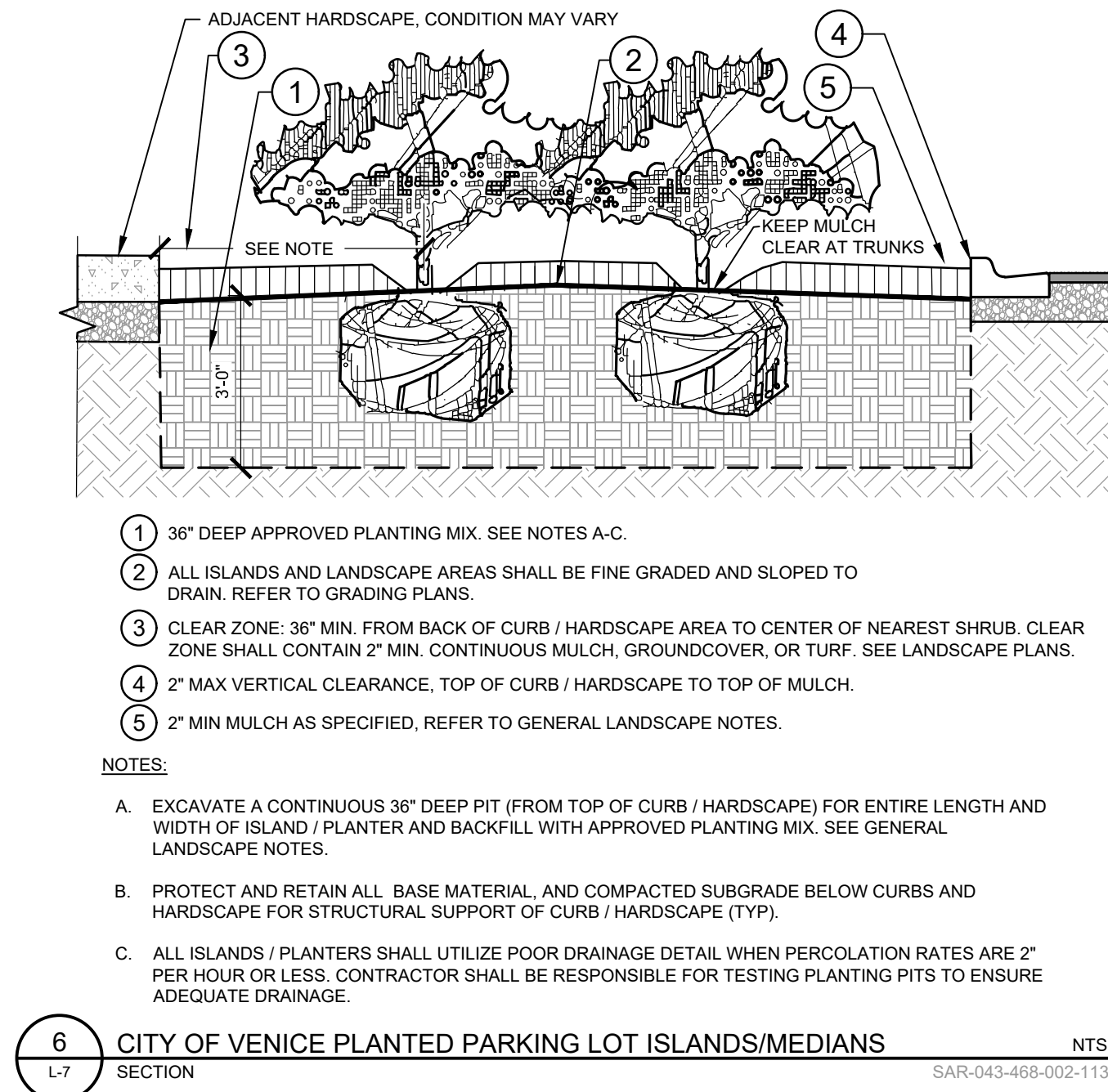
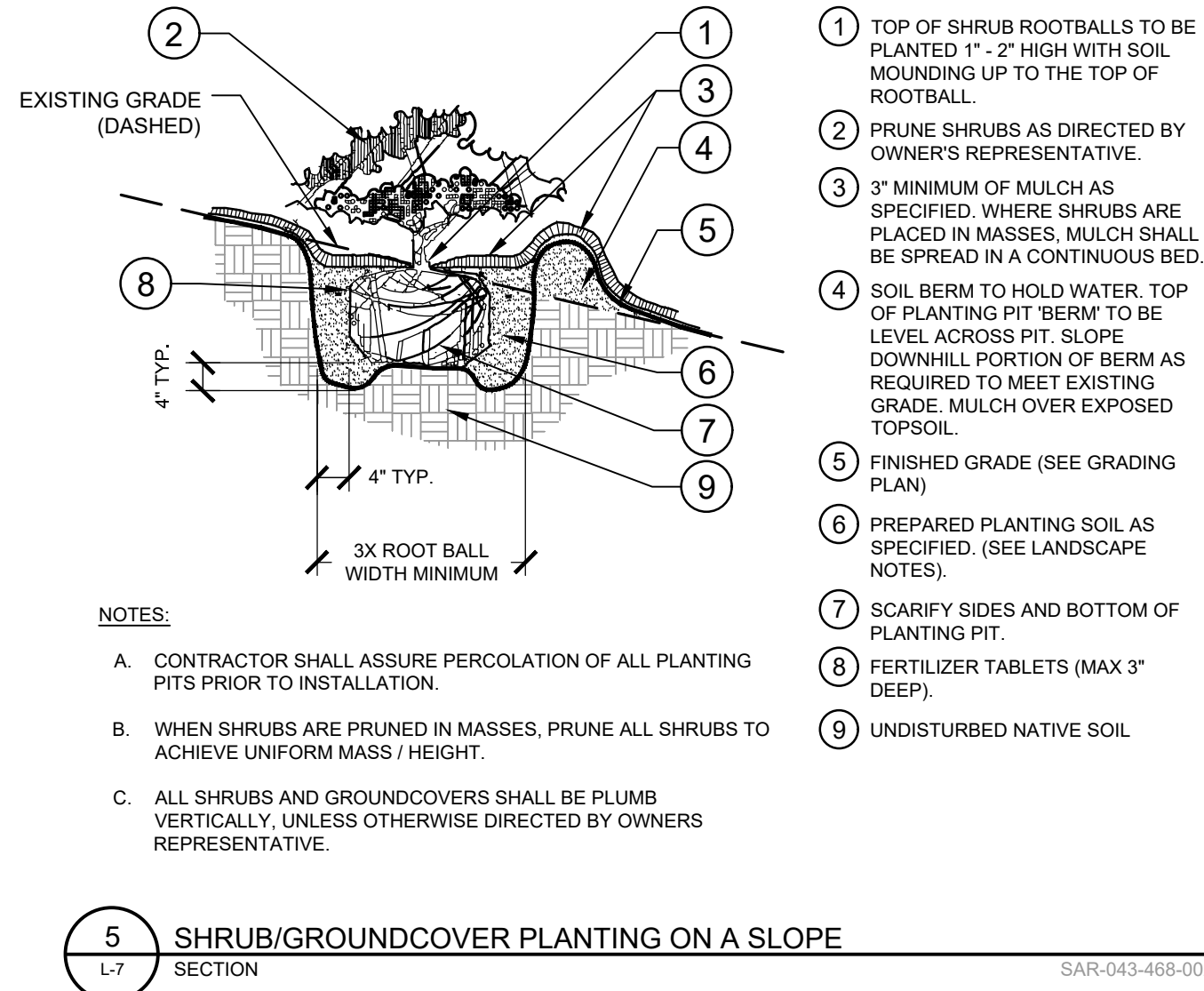
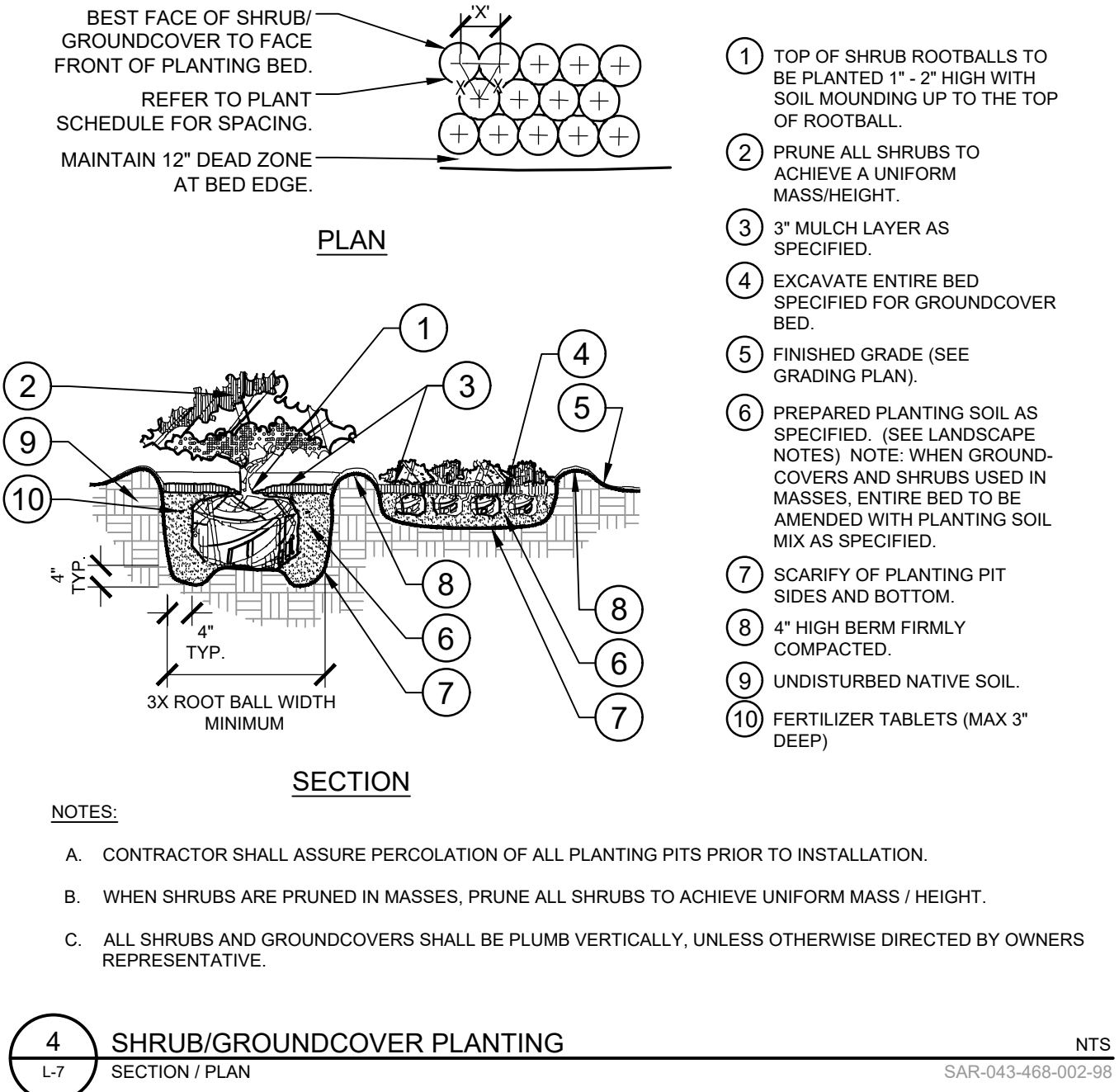
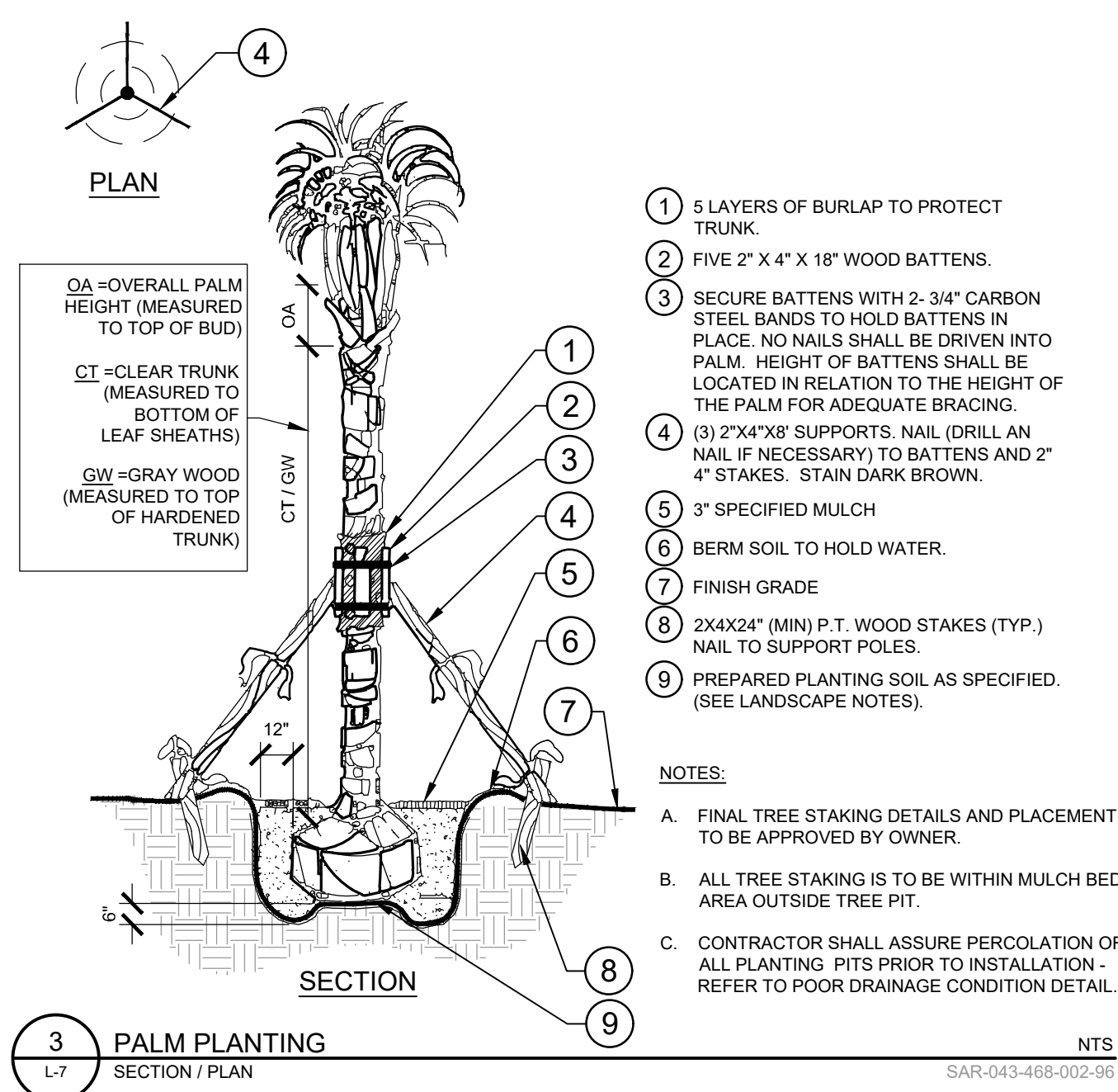
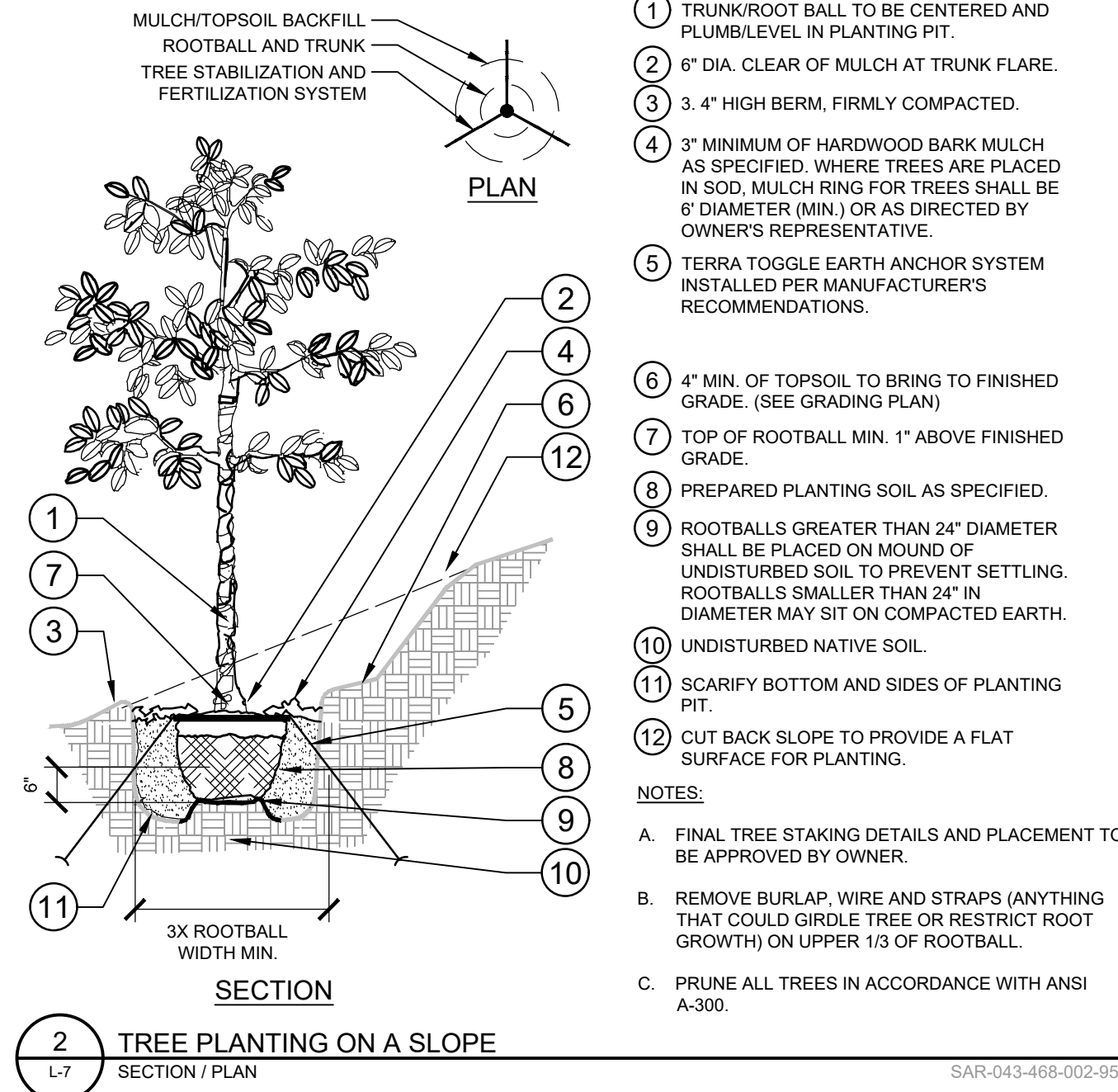
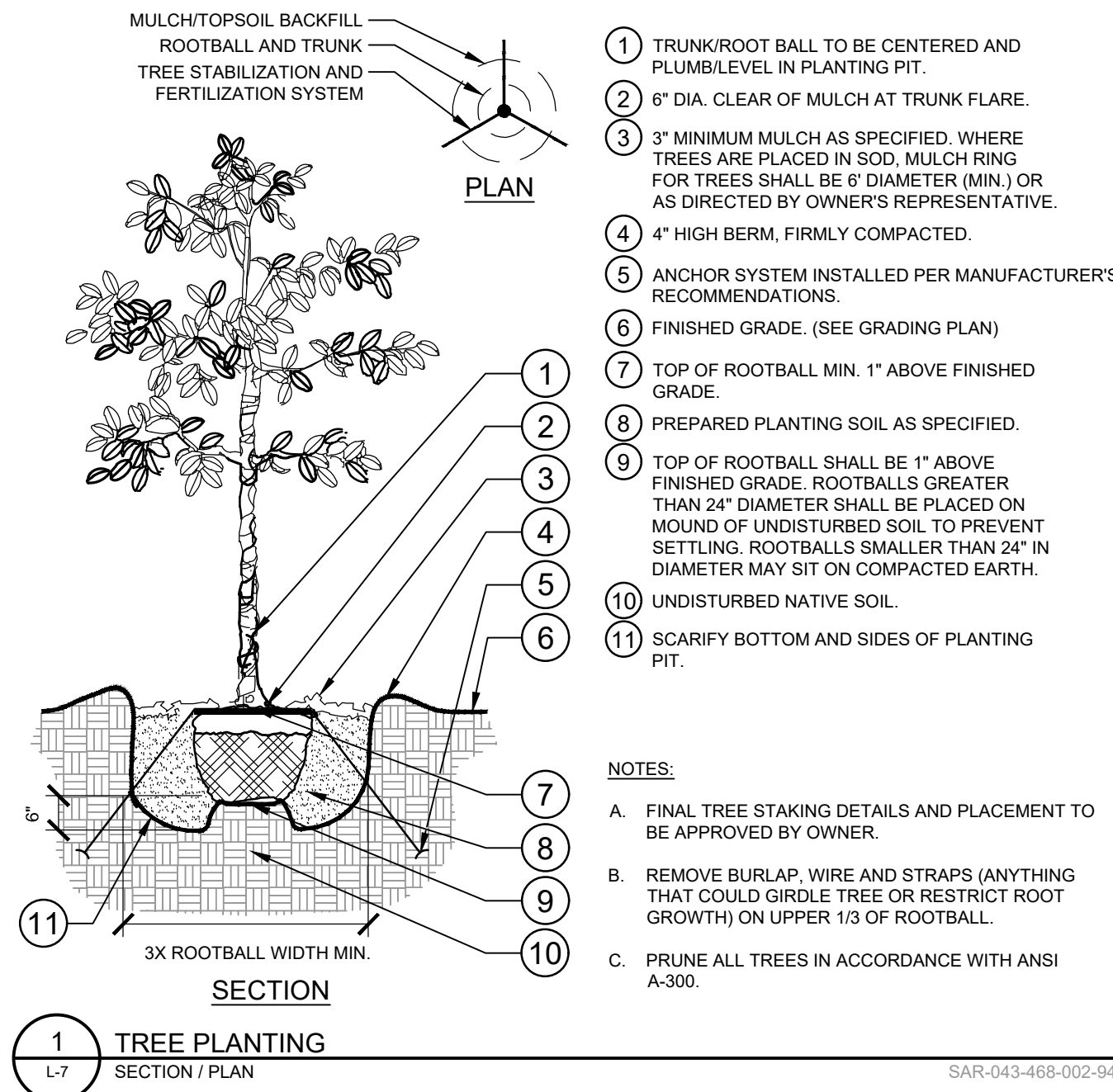
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