

TREE NO.	TREE NAME	TREE SIZE	REMARKS
3251	LIVE OAK	6"	
3252	LIVE OAK	6"	
3253	LIVE OAK	6"	
3254	LIVE OAK	6"	
3255	LIVE OAK	6"	
3256	LIVE OAK	6"	
3257	LIVE OAK	6"	
3258	LIGUSTRUM	6.5"	
3259	LIGUSTRUM	9"	
3260	WESTERN SOAPBERRY	14"	
3261	WESTERN SOAPBERRY	9"	
3262	LIGUSTRUM	10"	
3263	LIGUSTRUM	7"	
3264	CEDAR ELM	16"	
3265	LIVE OAK	22"	
3266	LIVE OAK	14.3"	
3267	LIGUSTRUM	7"	
3268	LIGUSTRUM	6.5"	
3269	LIGUSTRUM	6"	
3270	LIGUSTRUM	6"	
3271	LIGUSTRUM	7"	
3272	RED MULBERRY	8"	
3273	LIGUSTRUM	7"	
3274	LIGUSTRUM	6.5"	
3275	HACKBERRY	8.1"	
3276	LIGUSTRUM	6.5"	
3277	WESTERN SOAPBERRY	34"	DECLINING
3278	COTONWOOD	35"	
3279	COTONWOOD	20.8"	
3280	CEDAR ELM	30.5"	
3281	CEDAR ELM	14.8"	
3282	RED MULBERRY	15"	
3283	GREEN ASH	12.1"	

* TREE SIZE AND SPECIES AS PROVIDED BY
KIMLEY-HORN AND ASSOCIATES, INC.

TREE TABLE

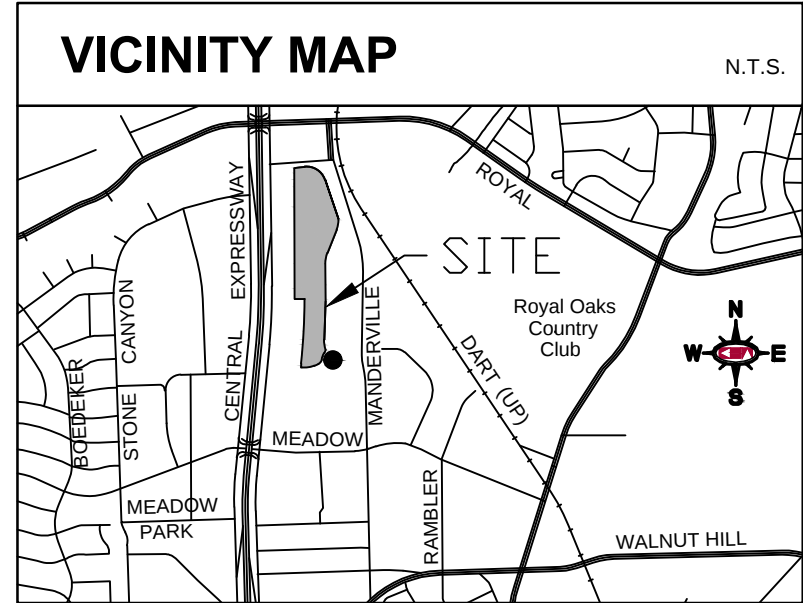
TREE NO.	TREE NAME	TREE SIZE	REMARKS
3284	AMERICAN ELM	7.5"	
3285	BLACK WILLOW	10.3"	
3286	BLACK WILLOW	23"	
3287	AMERICAN ELM	13.1"	
3288	GREEN ASH	14.2"	
3289	GREEN ASH	7.3"	
3290	AMERICAN ELM	11.5"	
3291	GREEN ASH	4.4"	
3292	HACKBERRY	15"	
3293	GREEN ASH	10"	
3294	GREEN ASH	6.6"	
3295	GREEN ASH	8.2"	
3296	GREEN ASH	4.5"	
3297	AMERICAN ELM	10.2"	
3298	AMERICAN ELM	10"	
3299	AMERICAN ELM	15"	
3300	AMERICAN ELM	7.6"	
3451	GREEN ASH	18"	
3452	GREEN ASH	10.9"	
3453	RED MULBERRY	7"	
3454	HACKBERRY	7"	
3455	LIVE OAK	22"	
3456	CHINESE ELM	6.2"	
3457	CHINESE ELM	6.6"	
3458	CHINESE ELM	6.4"	
3459	CHINESE ELM	6.7"	
3460	CHINESE ELM	6.5"	
3461	CHINESE ELM	6.1"	
3462	CHINESE ELM	6.8"	
3463	CHINESE ELM	6"	
3464	SHUMARD OAK	25"	
3465	LIVE OAK	22"	

TREE MITIGATION

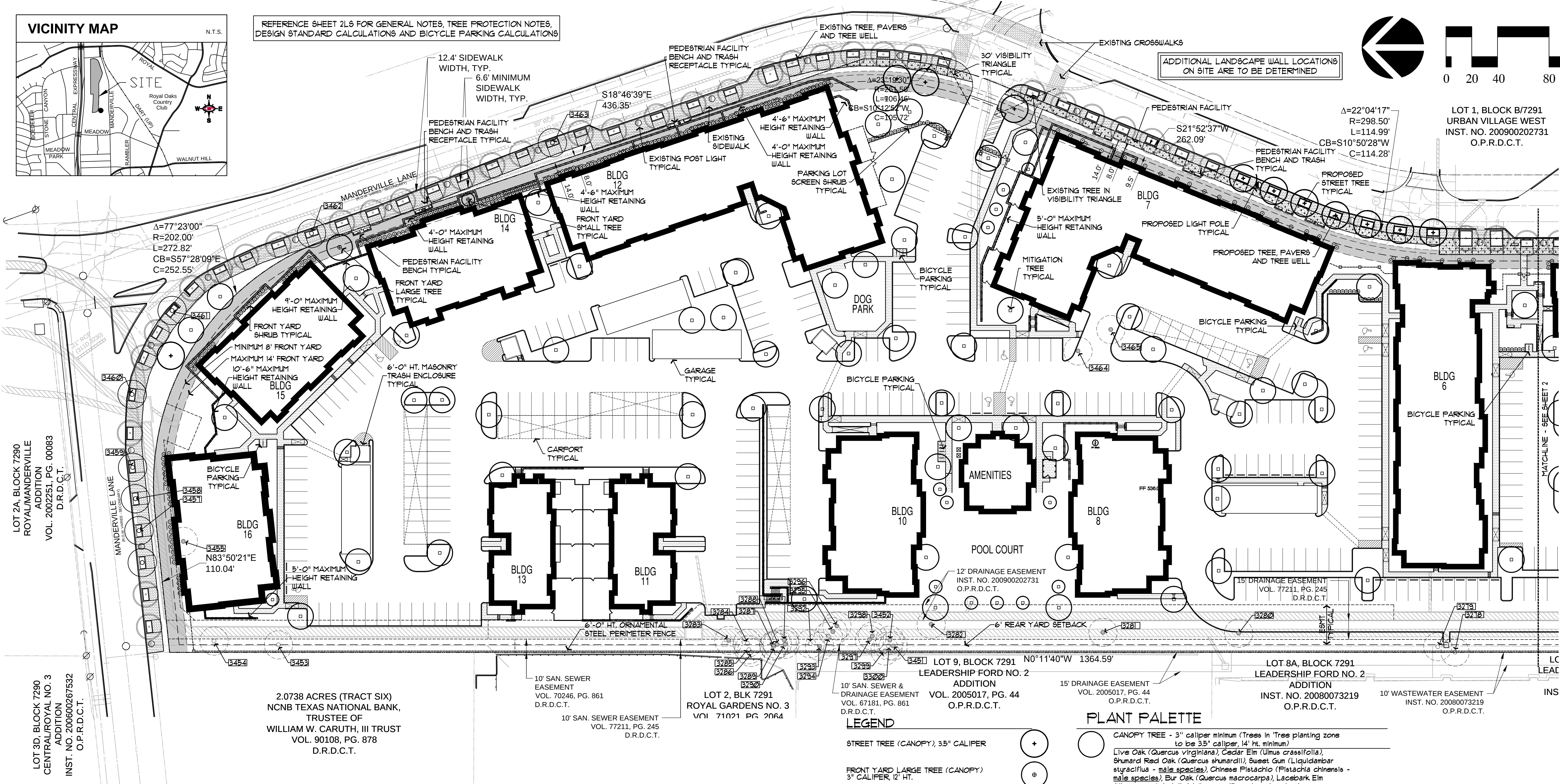
TOTAL CALIFER INCHES ON SITE	733.60
TOTAL PROTECTED CALIFER INCHES	474.10
PROTECTED CALIFER INCHES TO REMAIN	75.90
PROTECTED CALIFER INCHES REMOVED Reference chart	398.20
NON PROTECTED CALIFER INCHES TO REMAIN	130.10
NON PROTECTED CALIFER INCHES REMOVED Reference chart	129.40
MITIGATION CALIFER INCHES REQUIRED	398.20
MITIGATION CALIFER INCHES PROVIDED 138 - Canopy Tree, 3.5" Caliper 23 - Non-Canopy Tree / Small Tree, 3" Caliper	552.0

- * If site conditions do not allow for tree mitigation as indicated on this plan, the remainder of the trees mitigation is to comply with one or a combination of the following options as per agreement with the City of Dallas:
- Plant the trees on the site in addition to this document.
 - Plant the trees on another property within one mile of the site with the written permission of the building official and property owner where the tree is to be located.
 - Make a payment into the City of Dallas Forestry Fund.

ALL EXISTING TREES TO REMAIN SHALL BE PROTECTED FROM CONSTRUCTION ACTIVITY PER TREE PROTECTION REQUIREMENTS UNDER ARTICLE X



REFERENCE SHEET 2L6 FOR GENERAL NOTES, TREE PROTECTION NOTES, DESIGN STANDARD CALCULATIONS AND BICYCLE PARKING CALCULATIONS



LEGEND

STREET TREE (CANOPY), 3.5" CALIFER	+
FRONT YARD LARGE TREE (CANOPY) 3" CALIFER, 12' HT.	⊕
FRONT YARD SMALL TREE (ORNAMENTAL) 6' HT. MINIMUM	⊙
MITIGATION TREE (CANOPY), 3.5" CALIFER	⊖
MITIGATION TREE (SMALL NON-CANOPY) 3" CALIFER	⊙
EXISTING PROTECTED TREE TO REMAIN	⊗
EXISTING PROTECTED TREE TO BE REMOVED	⊗
EXISTING NON-PROTECTED TREE TO REMAIN	⊖
EXISTING NON-PROTECTED TREE TO BE REMOVED	⊖
EXISTING TREE LESS THAN 6" CALIFER TO REMAIN	⊖
PARKING LOT SCREEN SHRUB, 3' HT. MINIMUM	⊖
FRONT YARD SHRUB, 3' HT. MINIMUM	⊖
EXISTING POST LIGHT	⊙
PROPOSED POST LIGHT	⊙
BICYCLE PARKING	⊖
ENHANCED PAVEMENT	⊖
PEDESTRIAN FACILITY	⊖
FRONT YARD LANDSCAPE AREA	⊖
BENCH	⊖
TRASH RECEPTACLE	⊖

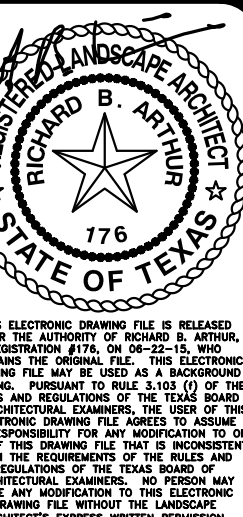
PLANT PALETTE

CANOPY TREE - 3" caliper minimum (Trees in Tree planting zone to be 3.5" caliper, 14' ht. minimum)
Live Oak (<i>Quercus virginiana</i>), Cedar Elm (<i>Ulmus crassifolia</i>), Shumard Red Oak (<i>Quercus shumardii</i>), Sweet Gum (<i>Liquidambar styraciflua</i> - male species), Chinese Pistachio (<i>Pistachia chinensis</i> - male species), Bur Oak (<i>Quercus macrocarpa</i>), Lacebark Elm (<i>Ulmus parvifolia</i>), Bald Cypress (<i>Taxodium distichum</i>).
NON-CANOPY/SMALL TREE - 3" caliper minimum, 6' height minimum
Eastern Redbud (<i>Cercis canadensis</i>), Yaupon Holly (<i>Ilex vomitoria</i>), Deciduous Holly (<i>Ilex decidua</i>), Eastern Red Cedar (<i>Juniperus virginiana</i>), Pond Cypress (<i>Taxodium ascendens</i>), Grape Myrtle (<i>Lagerstroemia indica</i>), Southern Magnolia (<i>Magnolia grandiflora</i>), Austrian Pine (<i>Pinus nigra</i>).
LARGE SHRUBS - 1 gallon minimum, 36" x 48" o.c.
Compact Elaeagnus (<i>Elaeagnus macrophylla</i> 'Ebbesen'), Nellie R. Steven's Holly (<i>Ilex x Nellie R. Steven's</i>), Variegated Privet (<i>Ligustrum lucidum</i> 'Variegata'), Abelia (<i>Abelia grandiflora</i>), Cleyera, (<i>Cleyera japonica</i>), Nandina (<i>Nandina domestica</i>), Podocarpus (<i>Podocarpus macrophylla</i>), Burford Holly (<i>Ilex cornuta</i> 'Burfordii'), Foster Holly (<i>Ilex x attenuata</i> 'Foster'), Soft Yucca (<i>Yucca gloriosa</i>), Wax Myrtle (<i>Myrica cerifera</i>), Cherry Laurel (<i>Prunus caroliniana</i>), Sea Green Juniper (<i>Juniperus chinensis</i> 'Sea Green').
DWARF SHRUBS - 3 gallon minimum, 24" o.c.
Red Yucca (<i>Hesperaloe parviflora</i>), Flowering Quince (<i>Chionodoxa 'Texas Scarlet'</i>), Forsythia (<i>Forsythia intermedia</i>), Japanese Barberry (<i>Berberis thunbergii</i>), Pampas Grass (<i>Cordilleria selloana</i>), Tam Juniper (<i>Juniperus sabin</i> 'Tam'), Texas Sage (<i>Leucophyllum frutescens</i> 'nana'), Indian Hawthorn (<i>Raphiolepis indica</i>), Dwarf Yaupon Holly (<i>Ilex vomitoria</i> 'nana').

SUBAREA E AND F LANDSCAPE PLAN

SUBAREA E AND SUBAREA F (LOT 1R, BLOCK A/7291) PLANNED DEVELOPMENT DISTRICT NO. 145	OWNER EMBREY PARTNERS, LTD. 1020 NE LOOP 410, SUITE 100 SAN ANTONIO, TEXAS 78209 TELEPHONE (214) 844-6044 CONTACT: JOHN S. KIRK	LANDSCAPE ARCHITECT ENVIRO DESIGN 1424 GREENVILLE AVENUE, SUITE 200 DALLAS, TEXAS 75201 TELEPHONE (214) 981-3010 CONTACT: DICK ARTHUR
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Z145-204 (RB)



REVISIONS

MIDTOWN - EMBREY
EMBREY PARTNERS, LTD
DALLAS, TEXAS

SCALE

1" = 40'-0"

DATE

06-22-15

TITLE
SUBAREA E
AND LANDSCAPE
PLAN

SHEET

1LP OF 2