

LANDSCAPE LEGEND

- LARGE CANOPY TREE (5" CAL. MIN.)
- SMALL SCREENING TREE (2" CAL. MIN.)
- EXISTING TREE TO BE PRESERVED
- GROUNDCOVER PLANTING AREA
- EVERGREEN SCREENING SHRUB PLANTING AREA (36" HT. AT TIME OF PLANTING)
- LAWN AREA
- ARTIFICIAL TURF
- CONCRETE WALK
- DECOMPOSED GRANITE
- PEDESTRIAN LIGHT
- BENCH
- GENERAL PLANTING AREA
- SPECIAL PLANTING AREA

IRRIGATION NOTES

• ALL LANDSCAPE AREAS WILL BE IRRIGATED BY A FULLY AUTOMATIC IRRIGATION SYSTEM. A PERMANENT DRAINAGE WILL BE INSTALLED THAT COMPLIES WITH INDUSTRY STANDARDS.

SOIL NOTES

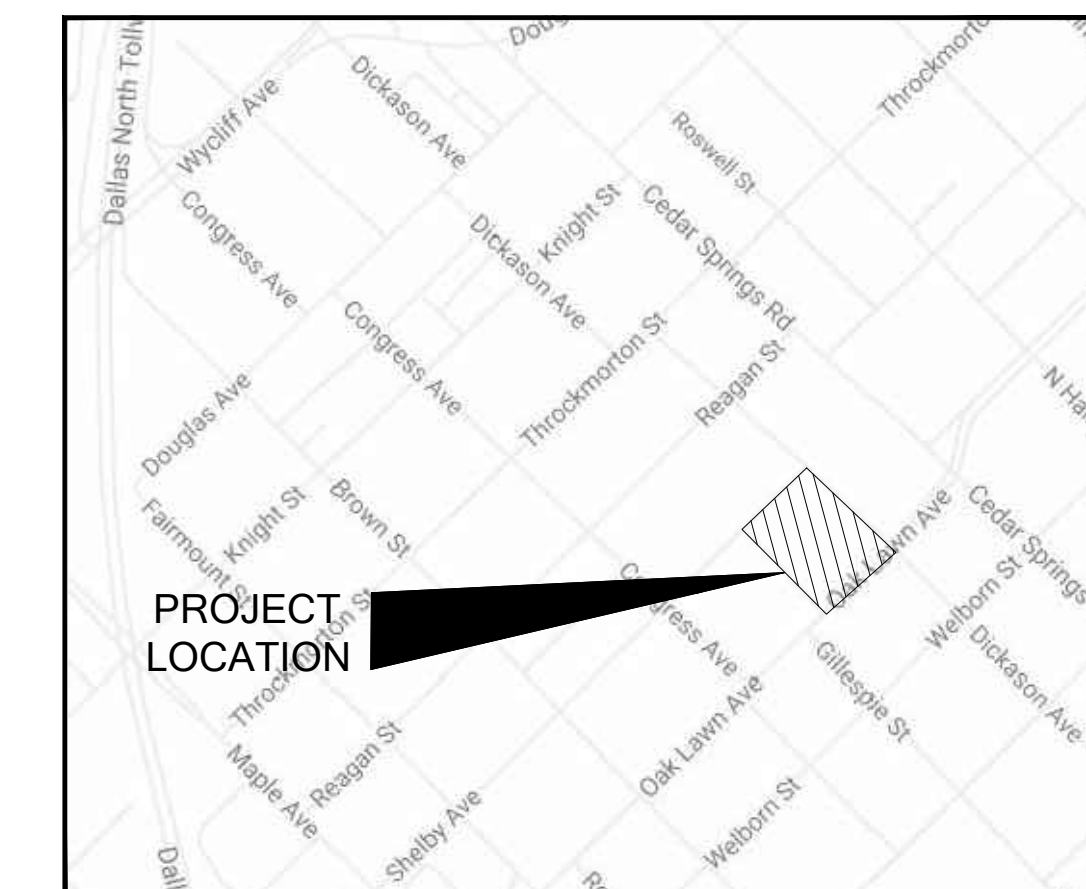
• EACH LARGE TREE WILL BE INSTALLED WITH A MINIMUM SOIL DEPTH OF 40 INCHES (25sf OF SURFACE AREA = 83.25cuft.)
 • EACH LARGE SHRUB OR SMALL TREE WILL BE INSTALLED WITH A MINIMUM DEPTH OF 30 INCHES (25sf OF SURFACE AREA = 62.5cuft.)

TREE MITIGATION NOTES

• ALL EXISTING SITE TREES 8" CALIPER INCHES AND GREATER TO BE MITIGATED IN ACCORDANCE WITH ARTICLE X TREE MITIGATION REQUIREMENTS. ADDITIONAL TO ARTICLE X REQUIREMENTS FOR TREE REPLACEMENT, ANY RETAINED TREE THAT DIES OR IS IRREPARABLY DAMAGED MUST BE REPLACED WITH ONE TREE OF A SPECIES TYPE APPROVED BY THE BUILDING OFFICIAL.

PLANTING LOCATION NOTES

• TREES CAN BE ADJUSTED OR REMOVED BEYOND LOCATIONS SHOWN ON THIS PLAN WITH THE APPROVAL OF THE BUILDING OFFICIAL IN THE EVENT EXISTING OR PROPOSED UTILITIES OF ANY KIND, TRANSFORMERS, OR GRADE ISSUES CAUSE SUCH LOCATIONS TO BE DETRIMENTAL TO THE TREES LONG TERM GROWTH AND WELFARE.



VICINITY MAP
N.T.S.

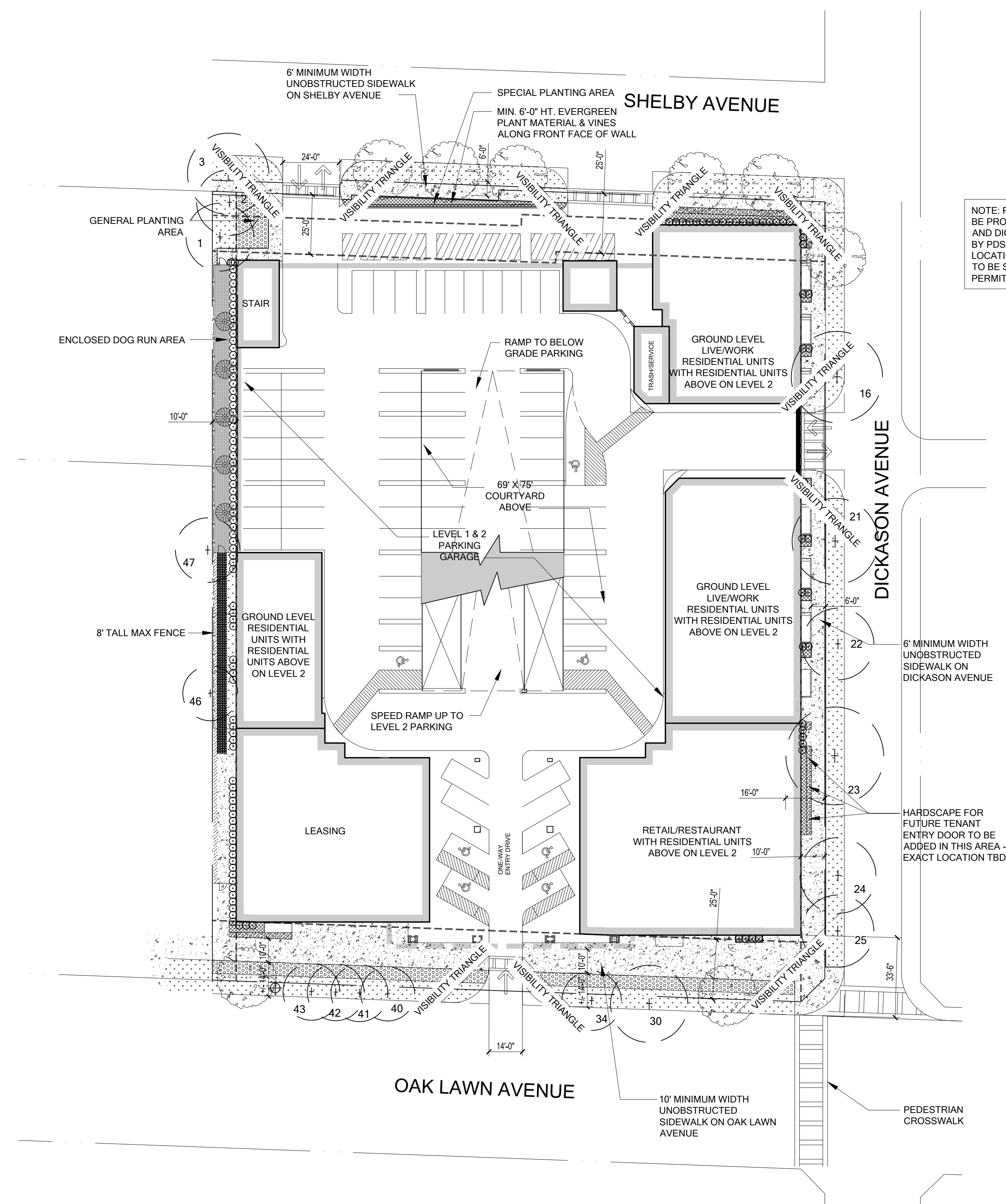
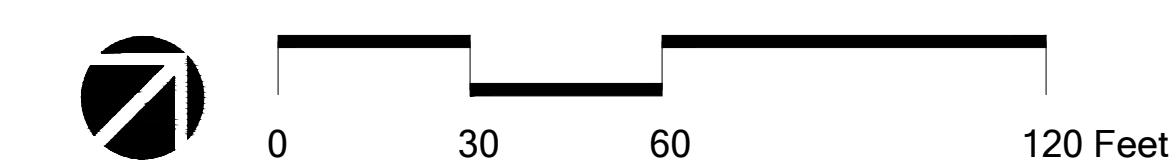
Street Trees (1 Tree/ 25 LF)				
Street Name	Total Lot Frontage (Feet)	Visibility Tri. & Driveways	Trees Required	Trees Provided
Oak Lawn Ave	257'	99'	7	8
Dickason Ave	335'	135'	8	7
Shelby Ave	257'	124'	6	6

Landscape Ordinance Calculations
Dallas, Texas
Zoning GR
PD-193 Provisions

	SQ. FT.	
1) Landscape Site Area	85,355	Total Site Area
	13,089	Landscape Site Area Provided
	10,271	Landscape Site Area Provided in Front Yard
2) General Planting Area	1,869	General Planting Area Provided in Front Yard
3) Special Planting Area	932	Special Planting Area Provided in Front Yard

Tree #	Species	Caliper Inches Retained	Caliper Inches Removed
1	Hackberry (Multi-Trunk)	17	
2	Hackberry	9	
3	Red Oak	17	
4	Red Oak (Multi-Trunk)		21
5	Crape Myrtle		5
6	Crape Myrtle		7
7	Crape Myrtle		9.5
8	Crape Myrtle		8.5
9	Crape Myrtle		11.5
10	Live Oak		17
11	Red Oak		10
12	Red Oak		10
13	Red Oak		24
14	Live Oak		21
15	Red Oak		26
16	Red Oak	18	
17	Crape Myrtle		6
18	Crape Myrtle		5.5
19	Crape Myrtle		15
20	Red Oak		12
21	Live Oak (Multi-Trunk)	21	
22	Red Oak	15	
23	Live Oak	24	
24	Red Oak	14	
25	Red Oak	20	
26	Crape Myrtle		10
27	Crape Myrtle		7
28	Crape Myrtle		4
29	Crape Myrtle		15
30	Red Oak	19	
31	Crape Myrtle		6.5
32	Crape Myrtle		5
33	Crape Myrtle		7
34	Live Oak	16	
35	Live Oak		11
36	Live Oak (Multi-Trunk)		18
37	Live Oak		11
38	Red Oak		17
39	Live Oak (Multi-Trunk)		36
40	Live Oak	11	
41	Live Oak (Multi-Trunk)	15	
42	Live Oak	16	
43	Live Oak	15	
44	Live Oak		13
45	Tree		6
46	China Berry	15	
47	Hackberry	16	

	Planted	Retained	Removed
Total Inches	64	278	375.5



NOTE: PEDESTRIAN AMENITIES TO BE PROVIDED ON OAK LAWN AVE AND DICKASON AVE AS REQUIRED BY PDS 143 SEC. S-143.112. LOCATIONS OF THESE ELEMENTS TO BE SHOWN ON ISSUE FOR PERMIT DRAWINGS.

LANDSCAPE DEVELOPMENT PLAN - MINOR AMENDMENT

Oden Hughes Oak Lawn & Dickason Mixed Use
Dallas, Texas

Job #: 18025.00
File Name: L-DP.dwg
Date: 06.06.2019
Drawn by: CLM, MF, JF, JB



PD-193 - SUBDISTRICT 143

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M189-022