GENERAL LANDSCAPE NOTES:

OVERLAY DISTRICT REQUIREMENTS:

AESTHETICALLY PLEASING MANNER.

NOTES: THIS LANDSCAPE PLAN IS CONCEPTUAL IN NATURE AND SUBJECT TO CHANGE. ALL REQUIRED LANDSCAPING SHALL BE MAINTAINED IN A HORTICULTURALLY HEALTHY

LANDSCAPING SHALL NOT OBSTRUCT THE VIEW BETWEEN 24 INCHES HIGH AND 60 INCHES HIGH ON ACCESS DRIVES, STREETS OR PARKING AISLES.

SITE LANDSCAPE: ONE (1) CANOPY TREE SHALL BE PLANTED FOR EVERY 500 SQUARE FEET OF LANDSCAPED AREA AND SHRUBS SHALL BE PLANTED AT A RATIO OF SIX SHRUBS FOR EVERY ONE CANOPY TREE (6 TO 1). CANOPY TREES SHALL INCLUDE BOTH MEDIUM AND LARGE TREE SPECIES AND SHALL BE SPACED 30 TO 40 FEET ON CENTER. (SEC. 74-191 (f))

46 CANOPY TREES REQUIRED 46 CANOPY TREES PROPOSED

46 CANOPY TREES REQUIRED X 6 RATIO = 276 SHRUBS REQUIRED

1 CANOPY TREE x 22,650 SF / 500 =

276 SHRUBS PROPOSED

BUILDING FOUNDATION: BUILDINGS SHALL INCORPORATE LIVE PLANT MATERIALS AS FOUNDATION PLANTINGS ON ALL SIDES VISIBLE FROM A PUBLIC RIGHT OF WAY OR FROM ADJACENT COMMERCIAL OR RESIDENTIAL DEVELOPMENT INCLUDING PRIVATE STREETS AND PARKING LOTS. PLANTERS SHALL BE ALLOWED AS MITIGATION WHERE FOUNDATION PLANTINGS ARE NOT FEASIBLE. (SEC. 74-182) & (SEC. 74 -191 (B))

NOTE: BUILDING FOUNDATION NEEDS CAN'T BE MET AND NEEDS VARIANCE.

PARKING LOT: A MINIMUM OF 8% OF THE PARKING LOT SHALL BE LANDSCAPED. EVERY PARKING SPACE SHALL BE WITHIN 100 FEET OF A CANOPY TREE. (SEC. 74-191 (e))

8% OF 19,156 SF (PARKING LOT AREAS) = 1,532 SF PARKING LOT LANDSCAPE REQUIRED 4,140 SF PARKING LOT LANDSCAPE PROPOSED

LANDSCAPE BUFFER: A LANDSCAPE BUFFER HAVING A MINIMUM HORIZONTAL DIMENSION OF 15 FEET SHALL BE LANDSCAPED. BUFFER SHALL BE ESTABLISHED ALONG ALL ABUTTING RESIDENTIAL PROVIDED ALONG ALL OTHER PROPERTY LINES, EXCEPT THAT A 50-FOOT LANDSCAPE BUFFER SHALL BE ESTABLISHED ALONG ALL ABUTTING RESIDENTIAL PROPERTIES. (SEC. 74-191 (d))

GREENSPACE REQUIREMENT: ALL DEVELOPMENTS SHALL RESERVE A MINIMUM OF 20% OF THE GROSS LOT AREA AS GREENSPACE. (SECTION 74-199). 17% OF GREENSPACE IS PROVIDED, THEREFORE A VARIANCE IS REQUESTED.

PLAN	T SCHE	DULE
SYMBOL	QTY	BOTANICAL / COMMON NAME
TREES		
$\langle \rangle$	3	AMELANCHIER ARBOREA / DOWNY SERVICEBERRY
\bigcirc	3	CRYPTOMERIA JAPONICA 'YOSHINO' / YOSHINO CRYPTOMERIA
Ê	4	LAGERSTROEMIA X `NATCHEZ` / CRAPE MYRTLE
\bigcirc	5	MAGNOLIA GRANDIFLORA `LITTLE GEM` / LITTLE GEM DWARF SOUTHERN MAGN
\mathbf{i}	12	METASEQUOIA GLYPTOSTROBOIDES / DAWN REDWOOD
,	8	PINUS TAEDA / LOBLOLLY PINE
\bigcirc	18	QUERCUS SHUMARDII / SHUMARD OAK
SYMBOL	QTY	BOTANICAL / COMMON NAME
SHRUBS		
	98	ABELIA X GRANDIFLORA `LEMON LIME` / LEMON LIME ABELIA
Ō	80	GARDENIA JASMINOIDES `AUGUST BEAUTY` / GARDENIA
\bigcirc	98	LOROPETALUM CHINENSE RUBRUM `PIILC-III` / PURPLE DAYDREAM® DWARF LO
SYMBOL	QTY	BOTANICAL / COMMON NAME
SHRUB ARE	EAS	
<u> </u>	1,291	ANDROPOGON SCOPARIUS / LITTLE BLUESTEM
MULCH		
	5,454 SF	MULCH
SOD/SEED		
	10,921 SF	CYNODON DACTYLON 'TIF 419' / BERMUDA GRASS

17"HW

• 10"HW



N/F PROPERTY OF Shops of Senoia LLC

DEED BOOK 5250 / PAGE 79 PLAT BOOK 78 / PAGE 224

ZONED GC (DETENTION POND)

APPROVED BY PLANNING COMMISSION:

DATE BY:

RD.

DORSEY

N/F PROPERTY OF Shops of Senoia LLC DEED BOOK 5250 / PAGE 79 PLAT BOOK 100 / PAGE 259 OUT PARCEL 5 ~ SENOIA VILLAGE ZONED GC "PIEDMONT URGENT CARE"

