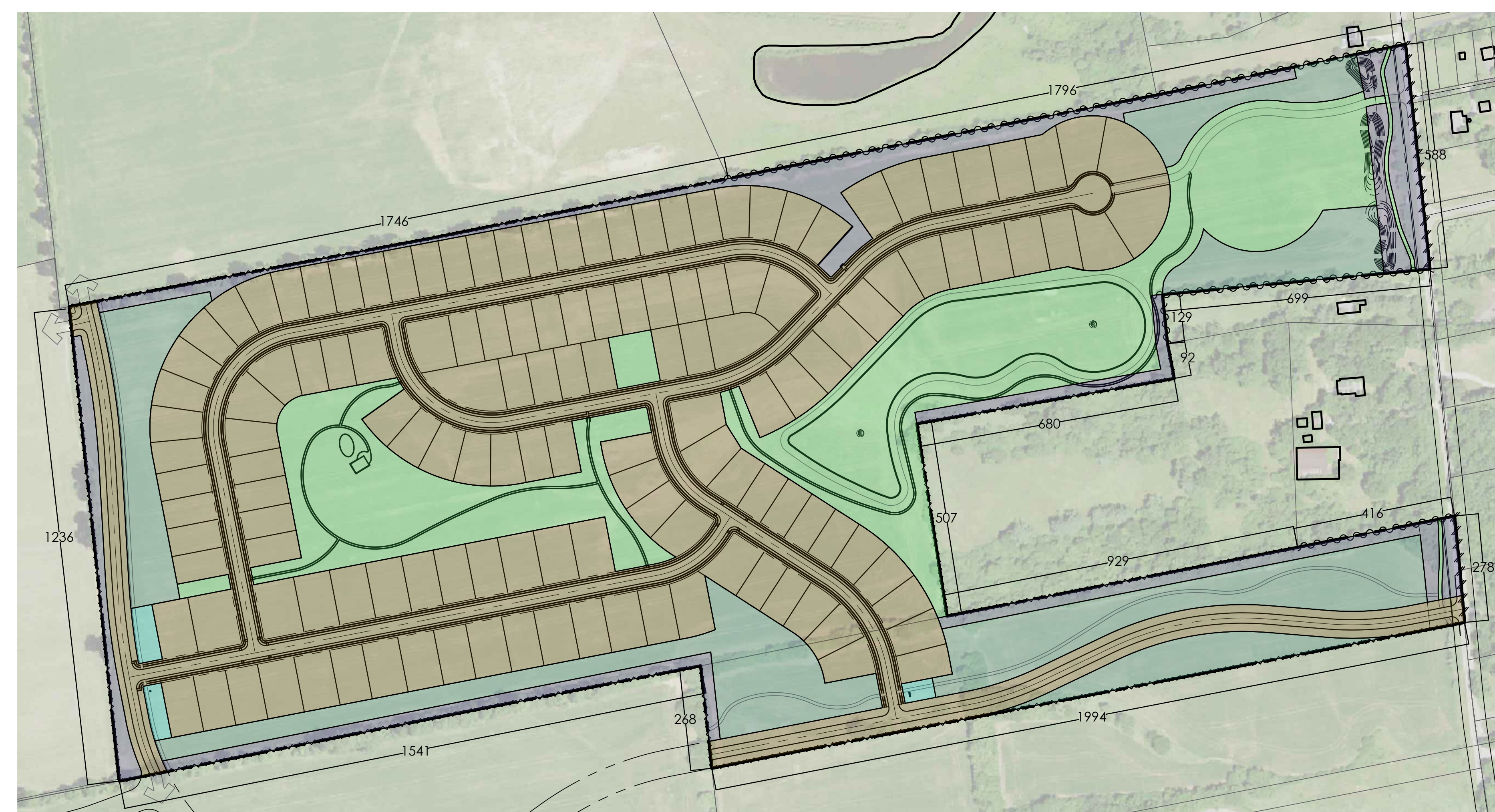


EXISTING CONDITIONS DIAGRAM

EXISTING TREES



DEVELOPMENT SITE DIAGRAM

DEVELOPMENT SITE AREA (DSA)	
AMENITY OPEN SPACE (AOS)	
PUBLIC OPEN SPACE (POS)	
PROTECTED NATURAL AREA (PNA)	
PERIMETER SCREENING AREA (PSA)	
RIGHT OF WAY SCREENING (RWS)	
ADJACENT SITE SCREENING (ADS)	
LINE-OF-SITE SCREENING (LSS)	
OPEN SPACE PRESERVE (OSP)	

CONCORD TOWNSHIP - PLANNED RESIDENTIAL DISTRICT LANDSCAPE STANDARDS WORKSHEET				PROJECT NAME: HOLLYBROOK PREPARED FOR: KIRAN BASIREDDY		
5/13/2024						
STEP ONE - PROPOSED DEVELOPMENT SUMMARY						
Total Site Area	94.213	Landscape Development Standard (LDS)		Actual%		
DSA	53.52	Good	Better	Best		
AOS	0.45					
POS	18.04	≥5%	≥10%	≥15%	19%	
PNA	14.2	≥10%	≥15%	≥20%	15%	
PSA	7.65	≥15%	≥20%	≥25%	8%	
TOTAL PERCENT OF SITE	30%	45%	60%		42%	
LDS Earned (highlight standard being used)	Good	Better	Best			
STEP TWO - REQUIRED PERIMETER SCREENING (RPS)						
Screening Standard Applicable (Y/N)	Prop. Line Extent (ft)	% Required Site Screening			Calc. RPS (ft)	
		Good	Better	Best		
RWS	Y	866	≥90%	≥70%	≥50%	607
ADS	Y	8993	≥80%	≥60%	≥40%	5,396
LSS	Y	3040	≥70%	≥50%	≥30%	1,520
OSP	N	0	0	0	0	0
Total Site Property Perimeter	12904	Req. Additional Perimeter Screening (ft)			7523	
STEP THREE - PROPOSED PERIMETER SCREENING (PPS)						
Screening Standard	RPS (ft)	Site Screening Summary			PPS TOTAL	
		EES	PVS	PES		
RWS	607	101		506	607	
ADS	5396	4824	572	0	5396	
LSS	1520	0	0	0	1520	
Has all the RPS been accounted for Y/N: Y						
STEP FOUR - PROPOSED VEGETAL SCREENING (PVS)						
Screening Standard	PVS	PVS Multiplier			Req. Plant Count	
		Good	Better	Best		
RWS	0	x1	x.75	x.5	0	
ADS	572	x.75	x.5	x.25	286	
LSS	0	x.5	x.25	x.1	0	
Total Vegetal Screening (ft)	572	Total Required Plants in PVS			286	
STEP FIVE - PROPOSED EARTHEN SCREENING (PES)						
Screening Standard	PES	PES Multiplier			Req. Plant Count	
		Good	Better	Best		
RWS	506	x.4	x.2	x.1	203	
ADS	0	x.25	x.15	x.05	0	
LSS	0	x.2	x.1	x.0	0	
Total Earthen Screening (ft)	506	Total Required Plants in PES			203	
PUBLIC OPEN SPACE REQUIREMENTS						
Total Property Area (Acres)	94.213	Min Area Public Open Space (Acres)	4.71065			
Total Lot/Units	140	Trees Required in POS	840			
PROTECTED NATURAL AREA REQUIREMENTS						
Total Property Area (Acres)	94.213	Min Area Protected Natural Area (Acres)	4.71065			
Total Lot/Units	140	Trees Required in PNA	2520			
<p>A TREE SURVEY WAS CONDUCTED ON THE PROPERTY. A TOTAL OF 784 HEALTHY TREES OF DESIRABLE SPECIES WERE FOUND. THEY RANGED IN SIZE FROM 1 IN TO 77 IN CALIPER WITH 75% BEING OVER 4 IN CALIPER. PRIMARY SPECIES FOUND WERE HICKORY, HONEYLOCUST, OAK, AND HICKORY/WALNUT. 44 OF THESE WERE HEALTHY EVERGREENS WITH A MINIMUM HEIGHT OF 3'. THESE COUNTS DO NOT INCLUDE TREES WHICH WERE IN POOR HEALTH OR DEAD, OR UNDESIRABLE SPECIES (SUCH AS PEAR AND HONESUCKLE), TREES CURRENTLY UNDER 1" CALIPER, OR THOSE THAT WOULD NEED TO BE REMOVED DURING CONSTRUCTION. THESE TREES ARE LOCATED ALONG THE PERIMETER OF THE PROPERTY AND ARE OF SUFFICIENT SIZE AND DENSITY TO PROVIDE SCREENING WHICH IS CONSISTENT WITH THE REQUIREMENTS OF REQUIRED PERIMETER SCREENING FOR LINE OF SIGHT AND ADJACENT SITE SCREENING NEEDS. SOME AREAS WILL BE SUPPLEMENTED WITH ADDITIONAL EVERGREEN AND UNDERSTORY TREES.</p>						
ABBREVIATION KEY (SEE CODE FOR DEFINITIONS)						
LDS	Development Site Area					
ADS	Adjacent Site Area					
POS	Public Open Space					
PNA	Protected Natural Area					
PSA	Perimeter Screening Area					
RPS - Required Perimeter Screening						
RWS	Right-of-Way Screening					
ADS	Adjacent Site Screening					
LSS	Line of Site Screening					
OSP	Open Space Preserve					
PPS - Proposed Perimeter Screening						
EES	Effective Existing Screening					
PVS	Proposed Vegetal Screening					
PES	Proposed Earthen Screening					
PVS- PLANT LIST VARIETY						
Screening Standard	Specimen	Secondary	Understory	Screening		
RWS	0 to 0 [3 IN CAL.]	0 to 0 [2 IN CAL.]	0 to 0 [8 HGT.]	0 to 0 [10 HGT.]		
ADS	43 to 72 [2.5 IN CAL.]	101 to 129 [1.5 IN CAL.]	43 to 72 [6 HGT.]	43 to 72 [6 HGT.]		
LSS	0 to 0 [1.5 IN CAL.]	0 to 0 [NO MIN CAL.]	0 to 0 [4 HGT.]	0 to 0 [8 HGT.]		
Total	43 to 72	101 to 129	43 to 72	43 to 72		
Ref. Earthen Screening Height						
Screening Standard	Good	Better	Best			
RWS	8	12	16			
ADS	5	10	16			
LSS	6	9	12			
POS: Planting Requirements & Conditions						
Specimen Trees	336 to 420	Deciduous Shade/Conifer	2.5' Cal Min			
Secondary Trees	252 to 336	Deciduous Shade & Clump Varieties	1.5' Cal Min			
Understory Trees & Shrubs	168 to 252	Deciduous Ornamental, Clump and Fruit Trees	6' Ht. Min			
Screening Trees & Shrubs	84 to 168	Evergreen Conifer	8' Ht. Min			
PNA: Planting Requirements & Conditions						
Specimen Trees	378 to 630	Deciduous Shade/Conifer	1.5' Cal Min			
Secondary Trees	1260 to 1512	Deciduous Shade & Clump Varieties	No Cal Min			
Understory Trees & Shrubs	756 to 1008	Deciduous Ornamental, Clump and Fruit Trees	4' Ht. Min			
Screening Trees & Shrubs	126 to 378	Evergreen Conifer	3' Ht. Min			

EXISTING CONDITIONS AND LANDSCAPE REQUIREMENT DIAGRAMS

EXHIBIT D-1