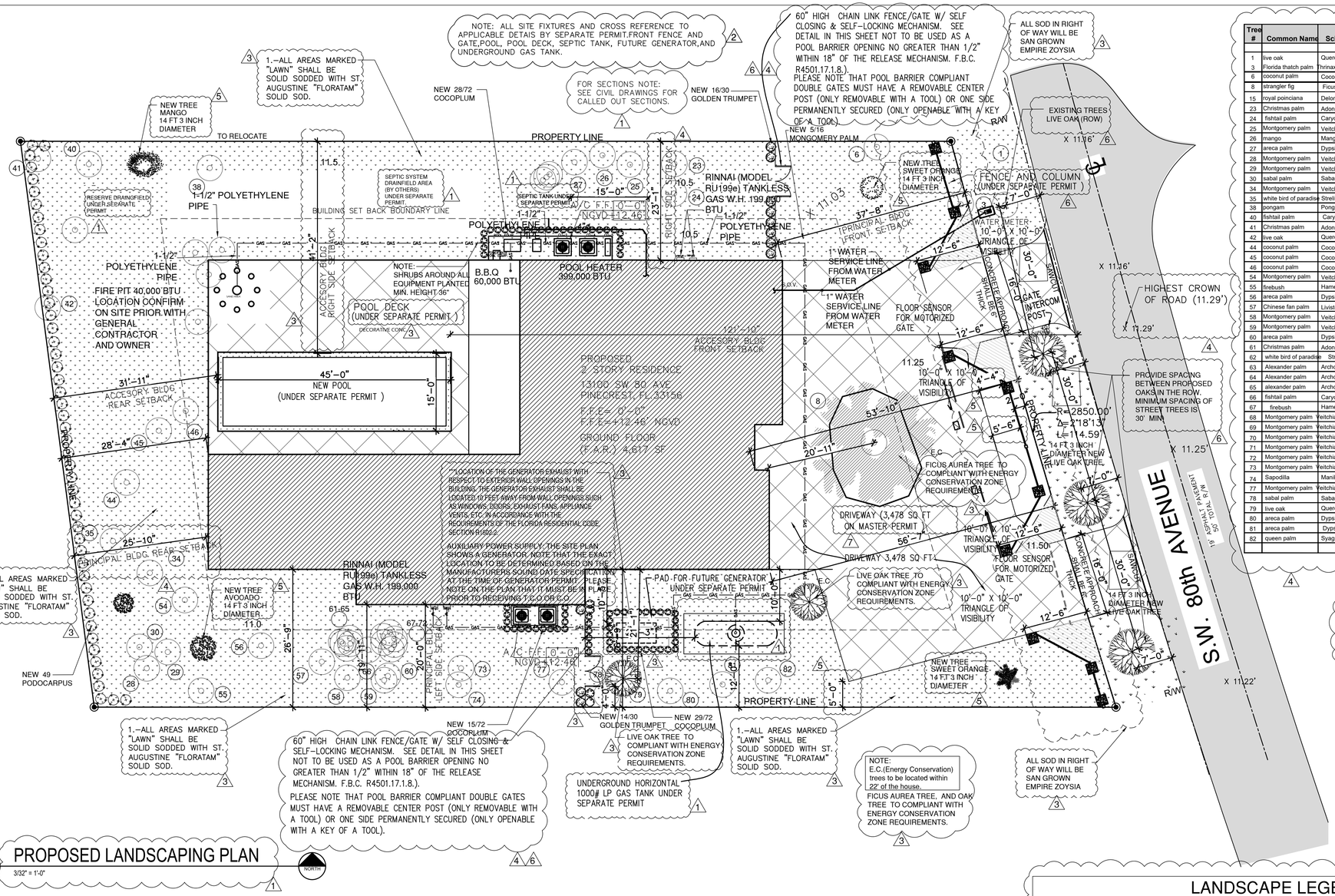
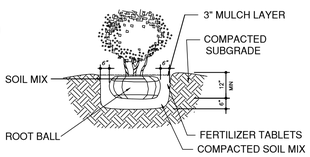
THE CONTENTS OF THIS DOCUMENT, ITS DESIGNS AND DRAWINGS ARE THE COPYRIGHTED PROPERTY OF DE LA LLAMA + ASSOCIATES INC. AND MAY NOT BE REPRODUCED IN WHOLE OR IN PART WITHOUT THE EXPRESSED WRITTEN CONSENT OF DE LA LLAMA + ASSOCIATES, INC.
THE GENERAL CONTRACTOR AND ALL TRADES PERFORMING WORK ON THIS PROJECT SHALL BE EXCLUSIVELY RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS WITH REPORTING ANY DISCREPANCIES TO THE DE LA LLAMA + ASSOCIATES, INC. BEFORE COMMENCING ANY WORK.



1 PROPOSED LANDSCAPING PLAN
3/32" = 1'-0"

Tree #	Common Name	Scientific Name	DBH (in)	# of Stems	Heith (ft)	Spread (ft)	Canopy (sf)	Specimen	Comments	Mitigation	Condition	Tree #	Disposition
1	live oak	Quercus virginiana	9	1	20	20	314			(NO) Remain	Good	1	Remain
3	Florida thatch palm	Thrinax radiata	4	1	30	12	113		25'c.t.	(NO) Relocate	Good	3	Relocated
6	coconut palm	Cocos nucifera	7	1	42	18	254		32'c.t.	(NO) Remain	Good	6	Remain
8	strangler fig	Ficus aurea	40	4	55	75	4416	Yes	-	(NO) Remain	Good	8	Remain
15	royal poinciana	Delonix regia	22	3	50	55	2375	Yes	ROW	(NO) Remain	Good	15	Remain
23	Christmas palm	Adonidia merrellii	5	2	25	12	113		12'c.t.	(NO) Remain	Good	23	Remain
24	fishtail palm	Caryota mitis	4	1	20	12	113		6'c.t.	(NO) Remain	Fair	24	Remain
25	Montgomery palm	Veitchia arecina	4	1	24	12	113		12'c.t.	(NO) Remain	Fair	25	Remain
26	mango	Mangifera indica	13	4	35	35	962		-	(NO) Remain	Good	26	Remain
27	areca palm	Dypsis lutescens	cluster	1	24	20	314		-	(NO) Remain	Good	27	Remain
28	Montgomery palm	Veitchia arecina	4	1	18	12	113		8'c.t.	(NO) Relocate	Good	28	Relocated
29	Montgomery palm	Veitchia arecina	4	1	25	12	113		18'c.t.	(NO) Relocate	Good	29	Relocated
30	sabal palm	Sabal palmetto	0	1	12	12	113		3'c.t.	(NO) Relocate	Good	30	Relocated
34	Montgomery palm	Veitchia arecina	4	1	18	10	79		8'c.t.	(NO) Relocate	Good	34	Relocated
35	white bird of paradise	Strelitzia nicolai	cluster	3	24	18	254		in fence	(NO) Relocate	Fair	35	Relocated
38	pongam	Pongmia pinnata	9	2	35	25	491			(NO) Remain	Fair	38	Remain
40	fishtail palm	Caryota mitis	cluster	1	25	25	491			(NO) Remain	Fair	40	Remain
41	Christmas palm	Adonidia merrellii	6	1	28	12	113		OHU	(NO) Remain	Good	41	Remain
42	live oak	Quercus virginiana	30	1	50	50	1963	Yes	OHU	(NO) Remain	Fair	42	Remain
44	coconut palm	Cocos nucifera	9	1	45	16	201		30'c.t.	(NO) Remain	Good	44	Remain
45	coconut palm	Cocos nucifera	10	1	45	16	201		30'c.t.	(NO) Remain	Good	45	Remain
46	coconut palm	Cocos nucifera	9	1	45	16	201		30'c.t.	(NO) Remain	Good	46	Remain
54	Montgomery palm	Veitchia arecina	3	2	20	10	79		16'c.t.	(NO) Remain	Good	54	Remain
55	firebush	Hamelia patens	7	3	20	20	314			(NO) Remain	Fair	55	Remain
56	areca palm	Dypsis lutescens	cluster	2	20	20	314			(NO) Remain	Fair	56	Remain
57	Chinese fan palm	Livistona chinensis	18	1	60	16	201	Yes	48'c.t.	(NO) Remain	Fair	57	Remain
58	Montgomery palm	Veitchia arecina	5	1	22	14	154		12'c.t.	(NO) Remain	Good	58	Remain
59	Montgomery palm	Veitchia arecina	3	1	16	10	79		7'c.t.	(NO) Remain	Fair	59	Remain
60	areca palm	Dypsis lutescens	cluster	1	18	18	254			(NO) Remain	Good	60	Remain
61	Christmas palm	Adonidia merrellii	4	1	20	12	113		24'c.t.	(NO) Remain	Good	61	Remain
62	white bird of paradise	Strelitzia nicolai	cluster	1	25	20	314		18'c.t.	(NO) Remain	Good	62	Remain
63	Alexander palm	Archontophoenix alexand	6ra e	3	32	14	154		28'c.t.	(NO) Remain	Good	63	Remain
64	Alexander palm	Archontophoenix alexan	d5r.a5b	1	24	12	113		8'c.t.	(NO) Remain	Good	64	Remain
65	alexander palm	Archontophoenix alexand	7rae	1	35	16	201			(NO) Remain	Good	65	Remain
66	fishtail palm	Caryota mitis	4	1	22	12	113		16'c.t.	(NO) Remain	Fair	66	Remain
67	firebush	Hamelia patens	8	2	14	12	113		16'c.t.	(NO) Remain	Fair	67	Remain
68	Montgomery palm	Veitchia arecina	4.5	1	22	12	113		16'c.t.	(NO) Remain	Fair	68	Remain
69	Montgomery palm	Veitchia arecina	4	1	22	10	79		16'c.t.	(NO) Remain	Good	69	Remain
70	Montgomery palm	Veitchia arecina	5.4	1	22	10	79		16'c.t.	(NO) Remain	Good	70	Remain
71	Montgomery palm	Veitchia arecina	5	1	22	10	79		16'c.t.	(NO) Remain	Good	71	Remain
72	Montgomery palm	Veitchia arecina	4	1	22	10	79		16'c.t.	(NO) Remain	Good	72	Remain
73	Montgomery palm	Veitchia arecina	4	1	22	10	79		16'c.t.	(NO) Remain	Good	73	Remain
74	Sapodilla	Manikara zapota	8	2	32	30	707			(NO) Remain	Good	74	Remain
77	Montgomery palm	Veitchia arecina	4	1	25	10	79		18'c.t.	(NO) Remain	Good	77	Remain
78	sabal palm	Sabal palmetto	16	2	14	12	113		6'c.t.	(NO) Remain	Good	78	Remain
79	live oak	Quercus virginiana	22	1	55	50	1963	Yes		(NO) Remain	Good	79	Remain
80	areca palm	Dypsis lutescens	cluster	1	12	10	79			(NO) Remain	Fair	80	Remain
81	areca palm	Dypsis lutescens	cluster	1	16	16	201			(NO) Remain	Fair	81	Remain
82	queen palm	Syagrus romanzoffiana	8	1	25	12	113		18'c.t.	(NO) Remain	Fair	82	Remain

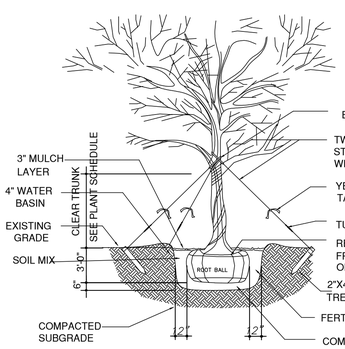
LEGEND LAWN
1.-ALL AREAS MARKED "LAWN" SHALL BE SOLID SODDED WITH ST. AUGUSTINE "FLORATAM" SOLID SOD.



SHRUB PLANTING DETAIL
N.T.S.

PLANTING NOTES

1.ALL PLANT MATERIAL IS TO BE FLORIDA No.1 OR BETTER PURSUANT TO THE FLORIDA DEPARTMENT OF AGRICULTURE'S GRADES AND STANDARDS FOR NURSERY PLANTS.
2.-SOD IS TO BE GRADE "A" WED FREE.
3.-ALL AREAS MARKED "LAWN" SHALL BE SOLID SODDED WITH ST. AUGUSTINE "FLORATAM" SOLID SOD. SEE LIMIT ON PLANS. ALL AREAS MARKED "BAHIA GRASS" SHALL BE SOLID SODDED WITH PASPALUM NOTATUM. ALL SOD IS TO BE LAID LEVEL, TIGHT, AND CUT EVEN ALONG PLANTING BEDS.
4.-ALL PLANTS ARE TO BE TOP DRESSED WITH A MINIMUM 3"LAYER OF MELALUCA MULCH, EUCALYPTUS MULCH OR EQUAL.
5.-PLANTING PLANS SHALL TAKE PRECEDENCE OVER PLANT LIST IN CASE OF DISCREPANCIES.
6.-NO CHANGES ARE TO BE MADE WITHOUT THE PRIOR CONSENT OF THE LANDSCAPE ARCHITECT AND OWNER. ADDITIONS AND/OR DELETIONS TO THE PLANT MATERIAL MUST BE APPROVED BY THE PROJECT ENGINEER.
7.-LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THEIR OWN SQUARE FOOTAGE TAKEOFFS AND FIELD VERIFICATIONS FOR 100% SOD COVERAGE FOR ALL AREAS SPECIFIED.
8.-ALL LANDSCAPE AREAS ARE TO BE PROVIDED WITH AUTOMATIC SPRINKLER SYSTEM WHICH PROVIDE 100% COVERAGE, AND 50% OVERLAP.
9.-ALL TREES IN LAWN AREAS TO RECEIVE A 24' DIAMETER MULCHED SAUCER AT THE BASE OF THE TRUNK.
10.-ALL LAWN LOCATED IN PARKING ISLANDS IS TO BE SET FLUSH WITH TOP OF CURB. PROVIDE ADEQUATE SOIL WITHIN 3" OF TOP OF CURB.
11.-TREES ARE TO BE PLANTED WITHIN PARKING ISLANDS AFTER SOIL IS BROUGHT UP TO GRADE. DEEPLY SET ROOT BALLS ARE NOT ACCEPTABLE.
12.-PLANTING SOIL FOR TOPSOIL AND BACKFILL SHALL BE 50/50 MIX, NEMATODE FREE BY MORRIS MAGIC SOIL, HIALEAH, FLORIDA.PLANTING SOIL FOR ANNUAL BEDS TO BE COMPRISED OF 50% CANADIAN PEAT MOSES, 25% SALT FREE COARSE SAND AND 25% AEROLITE.
13.-TREE AND SHRUB PITS WILL BE SUPPLEMENTED WITH "AGRIFORM PELLS", 21 GRAM SIZE WITH A 20-10-5 ANALYSIS, OR SUBSTITUTE APPLICATION.
14.-ALL EXISTING TREES SHALL BE PROTECTED DURING THE CONSTRUCTION PHASE



CANOPY TREE PLANTING DETAIL
N.T.S.

LANDSCAPE CALCULATION - PINECREST FLORIDA

ZONING DISTRICT: E-UM (SINGLE FAMILY) Total Net Lot Area: 21,077 S.F 0.48 Acres

Total Net Lot Area: 21,077 S.F 0.48 Acres

LAWN AREA CALCULATION

	REQUIRED	PROVIDED
MAXIMUM LAWN AREA PERMITTED 40% Min.	8,431 S.F	(8,636) S.F 58%
GREENBELT WIDTH (if applicable)	N/A	N/A
GREEN-SPACE REQUIRED	35% = 7,377 SQ.FT.	10,125 S.F. (48.03%)

TREES

A. Number of trees required per acre of net lot area 1 Acre 43,560 (12 Trees Req.) 0.341 Acres (4 trees Required)	4	42 4 5

TREES PER ACRE OF NET LOT AREA (NOTE:30% OF REQUIRED TREES AND/OR PALMS SHALL BE NATIVE SPECIES. NO MORE THAN 20% OF THE NATIVE TREE REQUIRED SHALL BE SABAL PALMETTO (CABBAGE PALM)

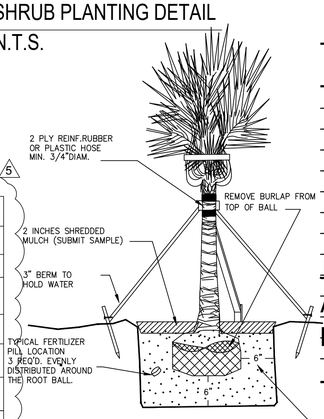
STREET TREES	REQ.	PROV.
STREET TREE REQUIREMENTS 122 L.F. / 30'	4	4
(TREES IN THE RIGTH OF WAY(*) OR ON PRIVATE PROPERTY)* WILL REQUIRE PUBLIC WORKS APPROVAL OR SPECIAL TAXING DISTRICT.		
TOTAL NUMBER OF TREES	8	46
SHRUBS(10 SHRUBS FOR EA.TREE REQUIRED)	80	151 4 5
*30% SHRUBS/HEDGES SHALL BE NATIVE SPECIES.		151

LANDSCAPE LEGEND

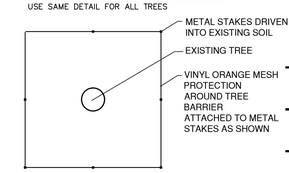
SYMB.	QTY.	BOTANICAL NAME	COMMON NAME	NATIVE	REMARKS	
TREES					INSTALLED MIN.	DBH
NEW E.C	2	QUERCUS VIRGINIANA	LIVE OAK	YES	14' Ht. X 6' Spr.	3"
EXIST E.C	1	FICUS AUREA	STRANGLER FIG.	YES	55' Ht. x 75" Spr.	40"
NEW	3	QUERCUS VIRGINIANA	LIVE OAK	YES	14' Ht. X 6' Spr.	3"
EXIST	1	QUERCUS VIRGINIANA	LIVE OAK	YES	20' Ht. X 20' Spr.	9"
NEW	1	CITRUS X SINENCIS	SWEET ORANGE	YES	14' Ht. X 6' Spr.	3"
NEW	1	CITRUS LIMON BURM	LEMON	YES	14' Ht. X 6' Spr.	3"
NEW	1	PERSEA AMERICANA	AVOCADO	YES	14' Ht. X 6' Spr.	3"
NEW	1	MANGIFERA INDICA	MANGO	YES	14' Ht. X 6' Spr.	3"

SHURBS		2" MULCH			INSTALLED MIN.	
NEW	72	CHRYSOBALANUS ICACO	COCOPLUM	YES	36" IN HEIGHT	
NEW	30	ALLAMANDA CATHARTICA	GOLDEN TRUMPET	YES	36" IN HEIGHT	
NEW	49	MACROPHYLLUS	PODOCARPUS	YES	36" IN HEIGHT	

TOTAL SHRUBS 151



PALM PLANTING DETAIL
USE SAME DETAIL FOR ALL TREES



* "X" DIMENSION AS FOLLOWS=
6- 8' FOR TREE TRUNKS UNDER 18" DIA.
10'-12' FOR TREE TRUNKS GREATER THAN 18" DIA.

EXISTING TREE BARRIER DETAIL - PLAN VIEW DETAIL
TREE PROTECTION DURING CONSTRUCTION N.T.S.

DE LA LLAMA
ARCHITECTURE
PLANNING
INTERIOR DESIGN

JORGE A. DE LA LLAMA
STATE OF FLORIDA - AR0007707
STATE OF COLORADO - ARC.00404538

522 MADEIRA CORAL GABLES , FLORIDA 33134
(305) 461-5590 (305) 567-1425 FAX
EMAIL : JADLLARCH@AOL.COM

CONSULTANTS

STATE OF FLORIDA JORGE ARTURO DE LA LLAMA AR0007707 REGISTERED ARCHITECT

JORGE A. DE LA LLAMA
STATE OF FLORIDA - AR0007707
STATE OF COLORADO - ARC.00404538

PROJECT NAME

P8
PINECREST
EIGHT

13100 SW 80TH AVE
PINECREST, FLORIDA 33156

FILE NAME

JUNCO
RESIDENCE

DATE
DEC 16, 2024

REVISION	DATE	BY
1	3-20-25 REVISION	
2	5-13-25 REVISION	
3	6-24-25 REVISION	
4	9-04-25 REVISION	
5	10-8-25 REVISION	
6	10-29-25 REVISION	
7	11-24-25 REVISION	

Jorge A. de la Llama
Digitally signed by Jorge A. de la Llama
Date: 2025.12.11 09:27:12 -05'00'

DRAWING NAME

LANDSCAPING PLAN

DESIGN BY:
ZECKY DA COSTA

DRAWN BY:
HUMBERTO LANTIGUA

SHEET N0.

LP-1