

Bradley Creek Station

TRC Planning Review – 1/24/19

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Site Plan

- Significant trees (e.g. Flowering Magnolias) outside of the building footprint must be mitigated. Please see definition below to determine if triple Oak is significant. Please include significant trees in your calculation. I believe you have enough credits to cover them.

Diameter at breast height (DBH): A measurement of the diameter of a tree trunk taken four and one-half (4½) feet above the ground level. If the tree branches are below four and one-half (4½) feet, the measurement is taken at the narrowest part of the trunk below the lowest branch. Multi-stem trees will be calculated by the addition of the diameters of all branches four and one-half (4½) feet above the ground level.

Landscape Plan

- Include number of trees being planted to satisfy streetyard. Looks like you are claiming a couple existing trees, need to make sure plan is clear.
- Landscape islands are required at the end of each parking row. All islands must include tree and ground cover/shrubs. There are a few islands missing or missing required plantings.
- Please label required 20-foot vegetative buffer.
- Please provide foundation planting calculations.