

**Frazier Street at Nocross Street-Roswell**  
A MASTER PLANNED MULTI-FAMILY RESIDENTIAL COMMUNITY

FOR  
LENNAR MULTI-FAMILY INVESTORS, LLC

LAND LOT 426  
1ST DISTRICT 2ND SECTION  
6285 BARFIELD ROAD  
SUITE 300  
ATLANTA, GEORGIA 30328  
PHONE: 404-914-3815  
CITY OF ROSWELL  
FULTON COUNTY  
GEORGIA

**"WE PROVIDE SOLUTIONS"**

**E PLANNERS AND ENGINEERS COLLABORATIVE**

SITE PLANNING ■ LANDSCAPE ARCHITECTURE ■ CIVIL ENGINEERING ■ LAND SURVEYING  
350 RESEARCH COURT ■ NORCROSS, GEORGIA 30092 ■ (770)451-2741 ■ FAX (770)451-3915 ■ [WWW.PECATL.COM](http://WWW.PECATL.COM)

REVISIONS:

[illegible]

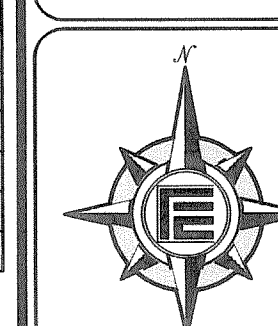
This drawing is the property of Planners and Engineers Collaborative and is not to be copied in whole or in part. It is not to be used on any other project and is to be returned upon request. © Planners and Engineers Collaborative.

SHEET TITLE  
**EXISTING TREE  
LOCATION PLAN**



SCALE: 1" = 40'  
DATE: January 30, 2013  
PROJECT: 13010.00

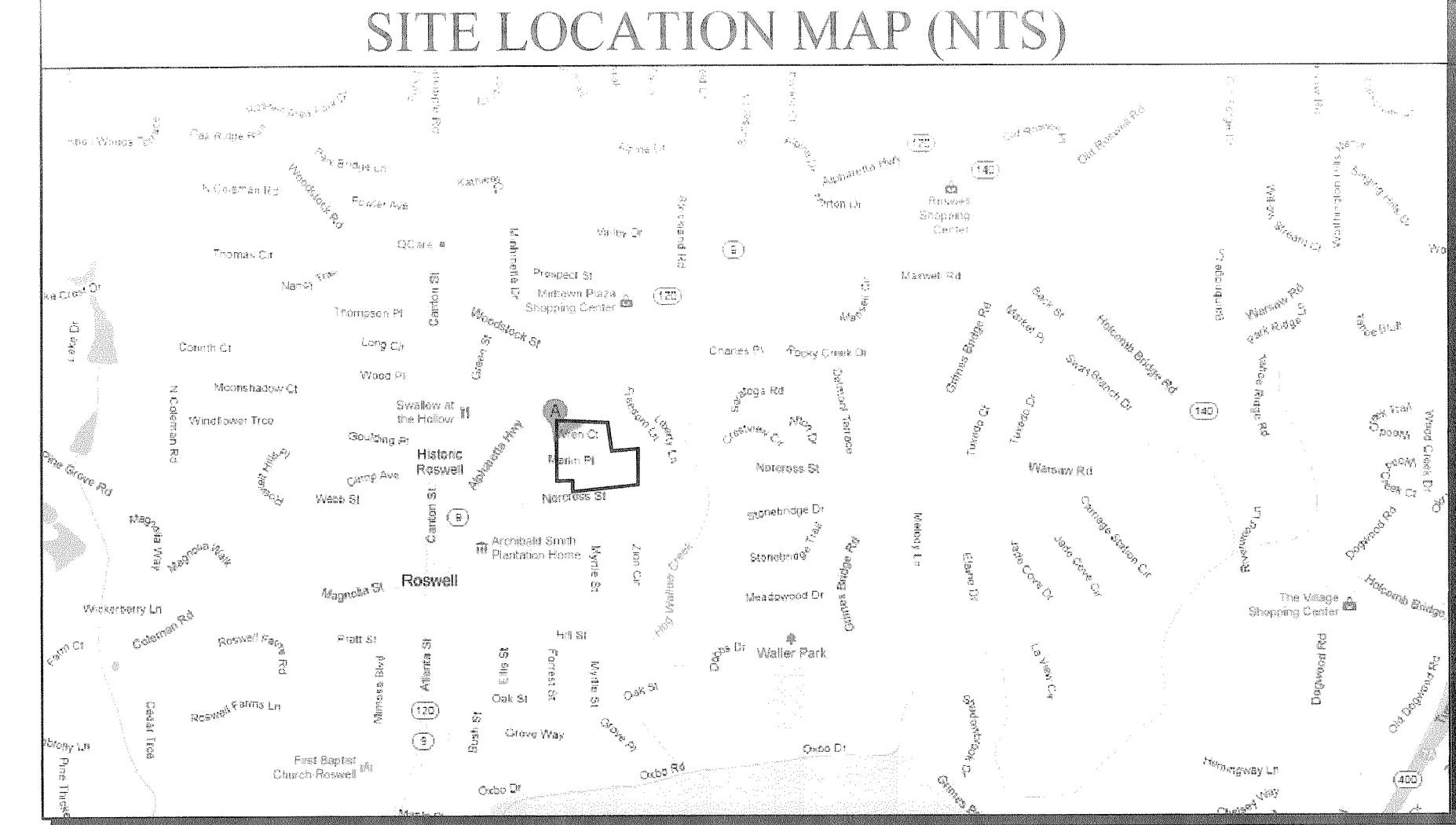
THIS SEAL IS ONLY VALID IF COUNTER SIGNED  
AND DATED WITH AN ORIGINAL SIGNATURE.



# TPR1

SHEET





SITE DATA		
TOTAL SITE AREA		10.68 ACRES
<u>TREE REPLACEMENT REQUIREMENTS:</u>		
30 UNITS PER ACRE		
10.68 AC X 30 UNITS= 320.4 UNITS REQUIRED (SDF)		
*173.6 UNITS OF EXISTING TREES TO BE SAVED (EDF)		
<u>SPECIMEN TREE RECOMPENSE REQUIREMENTS:</u>		
61.8 SPECIMEN TREE UNITS REMOVED		
*69 ("4") TREES =62.1 UNITS TO BE PROVIDED		
OR A TREE BANK CONTRIBUTION OF \$500.00 X 62.1 UNITS=		\$31,050.00
<u>REQUIRED TREE DENSITY COMPLIANCE:</u>		
EXISTING DENSITY FACTOR		173.6
UNITS		
REPLACEMENT DENSITY FACTOR TO BE PROVIDED		<u>+ 146.8 UNITS</u>
SITE DENSITY FACTOR PROVIDED		320.4
UNITS		
SITE DENSITY FACTOR REQUIRED		320.4
UNITS		

**REQUIREMENT: 10' MINIMUM LANDSCAPE STRIP**  
**(1) SHADE TREE/(10) SMALL SHRUBS**  
**PER 35 LINEAR FEET OF STREET**

**FRONTAGE**

**LANDSCAPE STRIP ALONG FRAZIER STREET:**  
619.09 LF OF STREET FRONTAGE  
~~-100.0 LF OF DRIVEWAY~~  
519.09 LF OF STREET FRONTAGE

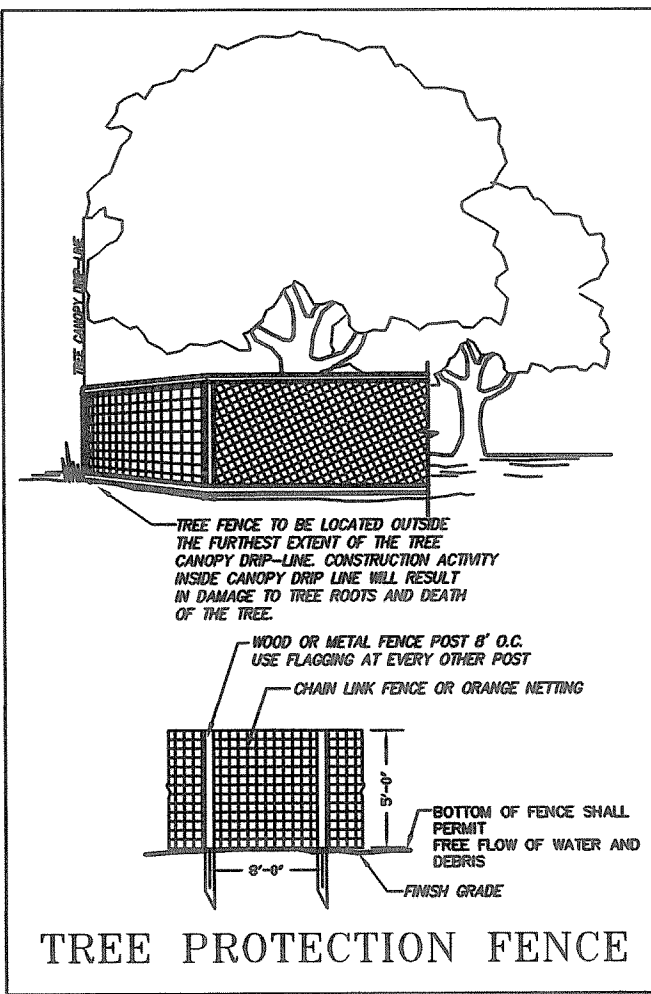
\*519.09/35= 14.8= (15) SHADE TREES REQUIRED  
\*15 X (10) SMALL SHRUBS= (150) SMALL SHRUBS REQUIRED

**LANDSCAPE STRIP ALONG NORCROSS STREET:**  
519.24 LF OF STREET FRONTAGE  
- 43.7 LF OF DRIVEWAY  
475.54 LF OF STREET FRONTAGE

\*475.54/35= 13.5= (14) SHADE TREES REQUIRED  
\*14 X (10) SMALL SHRUBS= (140) SMALL SHRUBS REQUIRED

EXISTING TREES & SPECIMENS TO		
BE SAVED		
SPECIES	SIZE (INCHES)	UNITS
CHERRY	12	4.2
PINE	16	5.3
PINE	16	5.3
PINE	13	4.5
PINE	13	4.5
OAK	14	4.8
PINE	18	5.7
OAK	12	4.2
PINE	12	4.2
PINE	12	4.2
PINE	13	4.5
PINE	12	4.2
OAK	13	4.5
OAK	7	2.7
OAK	5	2.0
OAK	5	2.0
PINE	7	2.7
SWEETGUM	16	5.3
CHERRY	10	3.6
PINE	15	5.0
PINE	16	5.3
OAK	13	4.5
PINE	17	5.5
OAK	10	3.6
OAK	12	4.2
PINE	30	7.5
CHERRY	5	2.0
PINE	27	7.1
PINE	8	3.0
PINE	21	6.1
PINE	8	3.0
PINE	22	6.3
PINE	16	5.3
PINE	22	6.3
PINE	15	5.0
OAK	6	2.4
CHERRY	8	3.0
HARDWOOD	12	4.2
MAGNOLIA	10	3.6
PINE	15	5.0
	TOTAL	176.3

1.) TREE SURVEY, BOUNDARY & TOPOGRAPHIC INFORMATION  
TAKEN FROM SURVEY PREFORMED BY BOUNDARY ZONE,  
INC.; DATED JAN. 31, 2013.

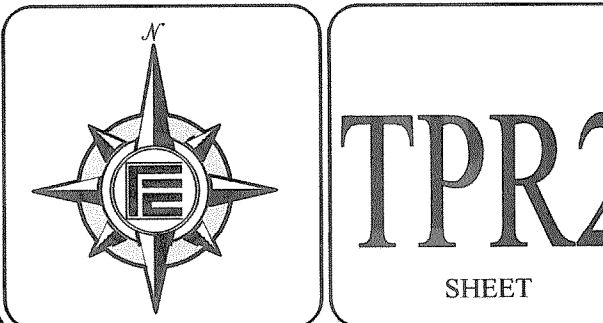
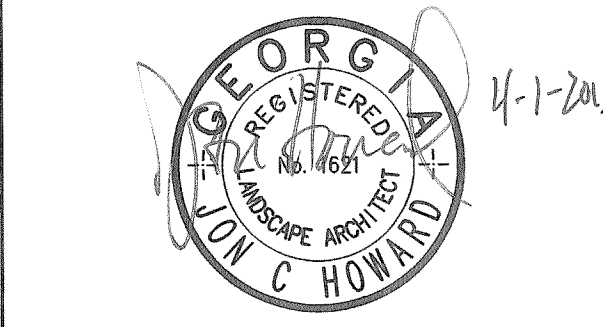
[illegible]

This drawing is the property of Planners and Engineers Collaborative and is not to be copied in whole or in part. It is not to be used on any other project and is to be returned upon request. © Planners and Engineers Collaborative

Frequency	Count
Never	20
Sometimes	40
Often	80

SCALE: 1" = 40'  
DATE: January 30, 2013  
PROJECT: 13010.00

THIS SEAL IS ONLY VALID IF COUNTER SIGNED  
AND DATED WITH AN ORIGINAL SIGNATURE.

[illegible]