

CIVIL ENGINEERING ~ LAND PLANNING
DEVELOPMENT SERVICES
LANDSCAPE ARCHITECTURE

2005 BROADWAY
VANCOUVER, WA 98663
PHONE (360)993-0911
FAX (360)993-0912



SCOTT A. TAYLOR
LICENSE NO. 1247
EXPIRES ON

PRELIMINARY LANDSCAPE & TREE PLAN

LACAMAS COUNSELING CENTER

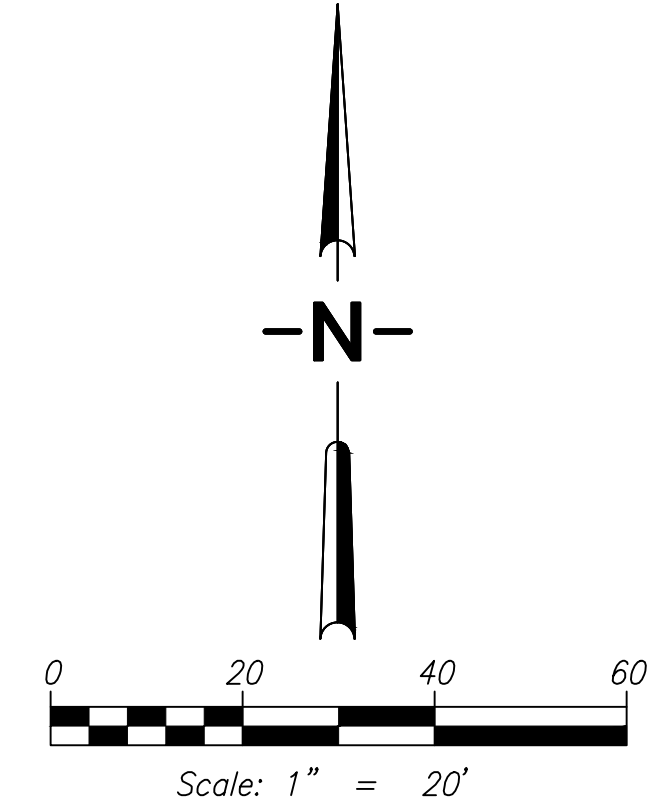
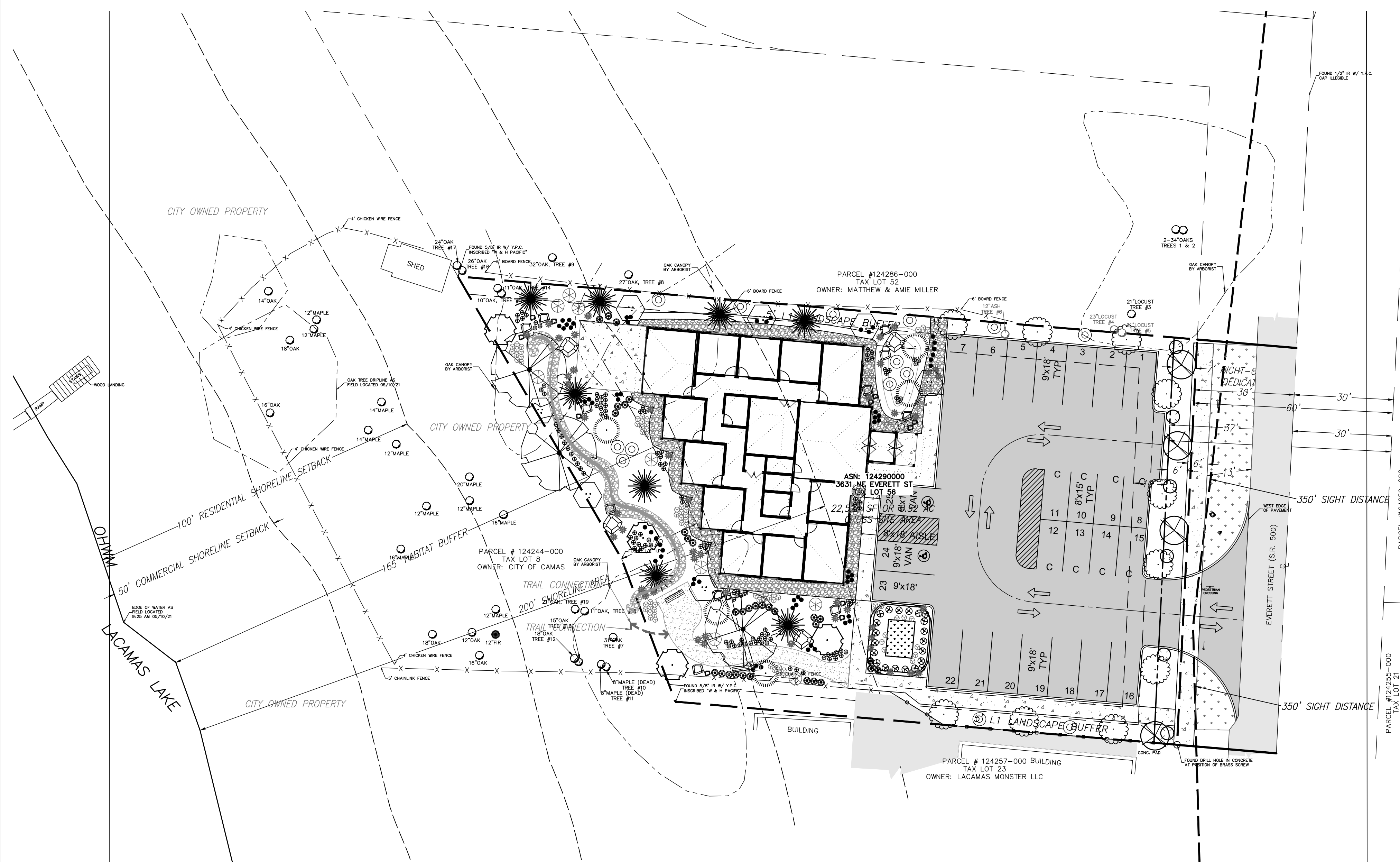
WASHINGTON
CITY OF CAMAS

PRELIMINARY

REVISIONS

DESIGNED BY: SAT, SEM
DRAWN BY: SAT, SEM
CHECKED BY: KRS
SCALE: 1" = 20'

JOB NUMBER: 5023
SHEET: PRE6.0



PLANTING LEGEND

PLANTING LEGEND	SIZE	SPACING	QUANTITY
QUERCUS GARRYANA WHITE OAK or Approved Equal	5-10' TALL	AS SHOWN	3
ACER CIRCINATUM VINE MAPLE or Approved Equal	5-6' TALL	AS SHOWN	7
PICEA ENGELMANNII ENGELMANN SPRUCE or Approved Equal	5-6' TALL	AS SHOWN	7
CHAMACYPARIS NOOTKATENSIS Alaskan Cedar or Approved Equal	6-8' TALL	AS SHOWN	8
CORNUS NUTTALLII PACIFIC DOGWOOD or approved equal.	2" CAL.	AS SHOWN	4
ACER GRISEUM PAPERBARK MAPLE or approved equal.	2" CAL.	27' O.C. OR AS SHOWN	10
CORNUS KOUSA x FLORIDA 'PINK DOGWOOD' IN PUBLIC R/W must be on approved list.	2" CAL.	30' O.C. OR AS SHOWN	4
PRUNUS LAUROCERASUS 'OTTO LUYKEN' OTTO LUYKEN LAUREL or approved equal.	2-5 GALLON	4' O.C.	23
CAMELLIA JAPONICA VAR. JAPANESE CAMELLIA or approved equal	5 GALLON	AS SHOWN	6
RIBES SANGUINEUM RED FLOWERING CURRANT or approved equal	2 GALLON	AS SHOWN	9
RHODODENDRON GRIFFITHIANUM JEAN MARIE RHODODENDRON or approved equal	2-5 GALLON	AS SHOWN	16
NEPHROLEPIS EXALTATA SWORD FERN or approved equal	1 GALLON	AS SHOWN	45
MAHONIA AQUIFOLIUM TALL OREGON GRAPE or approved equal	1 GALLON	AS SHOWN	32
HEUCHERA spp.	4" MIN.	AS SHOWN	125
PENISETUM SETACEUM 'RUBRUM' Purple Fountain Grass or Black Mondo Grass	4" MIN.	AS SHOWN	59
CAREX MORROWII JAPANESE SEDGE or approved equal	4" MIN.	AS SHOWN	84
CORNUS SERICEA 'SANTI' REDTWIG DOGWOOD or approved equal	1 GALLON	AS SHOWN	21
GROUND COVER - NATIVE PLANTS Must be on WSDOT & Camas approved list.	T.B.D.	AS SHOWN	986 SF
RIVER ROCK or approved equal	2-6"	AS SHOWN	1502 SF

LANDSCAPE NOTES
LANDSCAPING SHALL BE WATERED WITH AN IRRIGATION SYSTEM CAPABLE OF SUSTAINING THE PLANTINGS IN A HEALTHY CONDITION YEAR AROUND.

TREES AND OTHER PLANTINGS SHALL BE PRUNED, WATERED, FERTILIZED AND MAINTAINED IN A HEALTHY CONDITION.

APPROXIMATE LOCATIONS FOR TREES ARE SHOWN ON THE PLAN. EXACT LOCATIONS TO BE DETERMINED BY DEVELOPER OR BUILDER AFTER CONSTRUCTION OF DRIVEWAYS, SIDEWALKS AND BUILDINGS.

TREE RETENTION TABLE

TREE SIZE	NUMBER OF TREES	TREE UNITS/TREE	TOTAL TREE UNITS
10"	2	2	4
TOTAL TREE UNITS RETAINED			4

TREE DENSITY TABLE

NET SITE AREA (GROSS AREA-R/W)	0.50 ACRES
TREE UNITS REQUIRED PER ACRE	20
TREE UNITS REQUIRED	10
EXISTING TREE UNITS RETAINED	4
ADDITIONAL TREE UNITS REQUIRED	6
ADDITIONAL TREE UNITS PROVIDED	41

3,042 SF OF GROSS FLOOR AREA
(DOES NOT INCLUDE HALLWAYS OR CLOSETS)
GENERAL OFFICE = 1 STALL/400 SF
3,042/400 = 7.61 STALLS REQUIRED
11 EMPLOYEES MAX AT ONE TIME = 11 STALLS
18.61 ~ 19 STALLS REQUIRED (25 PROPOSED)
25 STALLS PROVIDED (2 VAN ADA STALLS)
30% MAX COMPACT = 8 STALLS (8 PROPOSED)

7,768 SF LANDSCAPING
21,669 SF NET SITE AREA
35.84% LANDSCAPING

4,051 SF BUILDING
21,669 SF NET SITE AREA
18.69% BUILDING COVERAGE

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