

PLANT SCHEDULE

SYMBOL	COMMON NAME	SYMBOL	COMMON NAME	SYMBOL	COMMON NAME
TREES					
	Austrian Pine Evergreen, Class 4		Hinoki False Cypress Evergreen, Class 3		Sunburst Honey Locust Class 3
	Autumn Gold Maidenhair Tree Class 3		Kousa Dogwood multi-stemmed, branched to ground, Class 1		Western White Pine Evergreen, Native Plant, Class 4
	Cascara Native Plant, Class 1		Northern Splendor Tupelo Class 3		
	Douglas Fir Evergreen, Native Plant		Shore Pine Evergreen, Native Plant, Class 1		
	Excelsa Western Red Cedar Evergreen, Native Plant		Street Keeper® Honey Locust Class 2		
			Streetwise® Red Oak Class 4		

Landscape Site Plan Notes

- Combination of Type 3 Landscaping and 8' ht. fence fulfills intent of SLD-01 Landscaping to screen truck parking, outdoor storage, and dumpster. (Puyallup Planning Department determination)
- Parking Area Screening PMC 20.58.005 (4), PVMS, (14.2), pg. 39
- Full Landscape Screening at Fenced Stormwater Pond per PMC 20.58.005 (3a) Evergreen trees and shrubs.
- 4th St NW, 10' setback: (15) type 3 or 4 street trees, 30' o.c. or grouped. Shrubs 5' o.c. or spaced for full coverage at 3-years of growth.
- Todd Rd NW: (7) type 3 or 4 street trees, 30' o.c. or grouped. Shrubs 5' o.c. or spaced as shown for full coverage at 3-years of growth. Type IIb Landscaping, 12-foot setback.
- Todd Rd NW: (7) type 3 or 4 street trees, 30' o.c. or grouped. Shrubs 5-feet o.c. or spaced for full coverage at 3-years of growth. Type IIb Landscaping, 12-foot setback.
- Todd Rd NW: (18) type 3 or 4 street trees, 30' o.c. or grouped. Shrubs 5' o.c. or spaced for full coverage at 3-years of growth. Type 2b Landscaping, 12-foot setback.
- 25' street frontage at Todd Street NW: Street trees are set in the front yard because of utility conflicts with street trees in the right-of-way.
- Backyard: All native plants. (30) trees, 40' o.c. or grouped. Shrubs 7.5-feet on center or spaced as shown for full coverage at 3-years of growth. Type 3 Landscaping, 6-foot setback.
- Parking lot landscaping: Trees as shown. Shrubs 5' o.c. or spaced for full coverage at 3-years of growth. Type 4 landscaping.
- Shrubs and trees shall not touch the electrified security fence when mature.
- Landscaping to be coordinated with utilities, utility boxes, outdoor lighting, and fencing.
- Low landscaping in site distance triangles at any driveways or street intersections.
- Irrigation: All landscaping irrigation with decreasing water demand after plant establishment.
- Fencing and Gates
 - Type 1 Fence 8'-0" min. ht. high-security fencing, Master Halco 9 gauge, 3/8" wire mini-mesh fencing with barbed wire topper. Matching rolling gates and pedestrian gates.
 - Rolling Gates A, B, D: Detail 5, Sheet L2.2
 - Pedestrian Gates A1, B1: Detail 51, Sheet L2.3
 - Type 2 Fence 6'-0" ht. standard chain link fence. Matching gate.
 - Double Swing Gate C: Detail 5, Sheet L2.2
 - Type 3 Fence 7'-0" ht. standard chain link fence
- Vehicle Gate Schedule:
 - Gate A / West Driveway Vehicle Gate: Exit Only (closed during business and non-business hours)
 - Occasionally, oversized delivery trucks and cranes will access the OTC Training Yard through this gate for oversized equipment delivery, installation, and replacement, as indicated in the TIA.
 - Gate B / East Driveway Vehicle Gate: Entry & Exit (open during business hours and closed during non-business hours)
 - Gate C / Storm Pond Gate: Manual gate used for maintenance access only.
 - Gate D / North Vehicle Gate: Entry & Exit (closed during business and non-business hours)

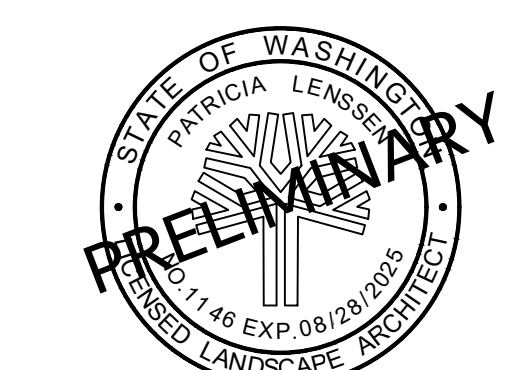
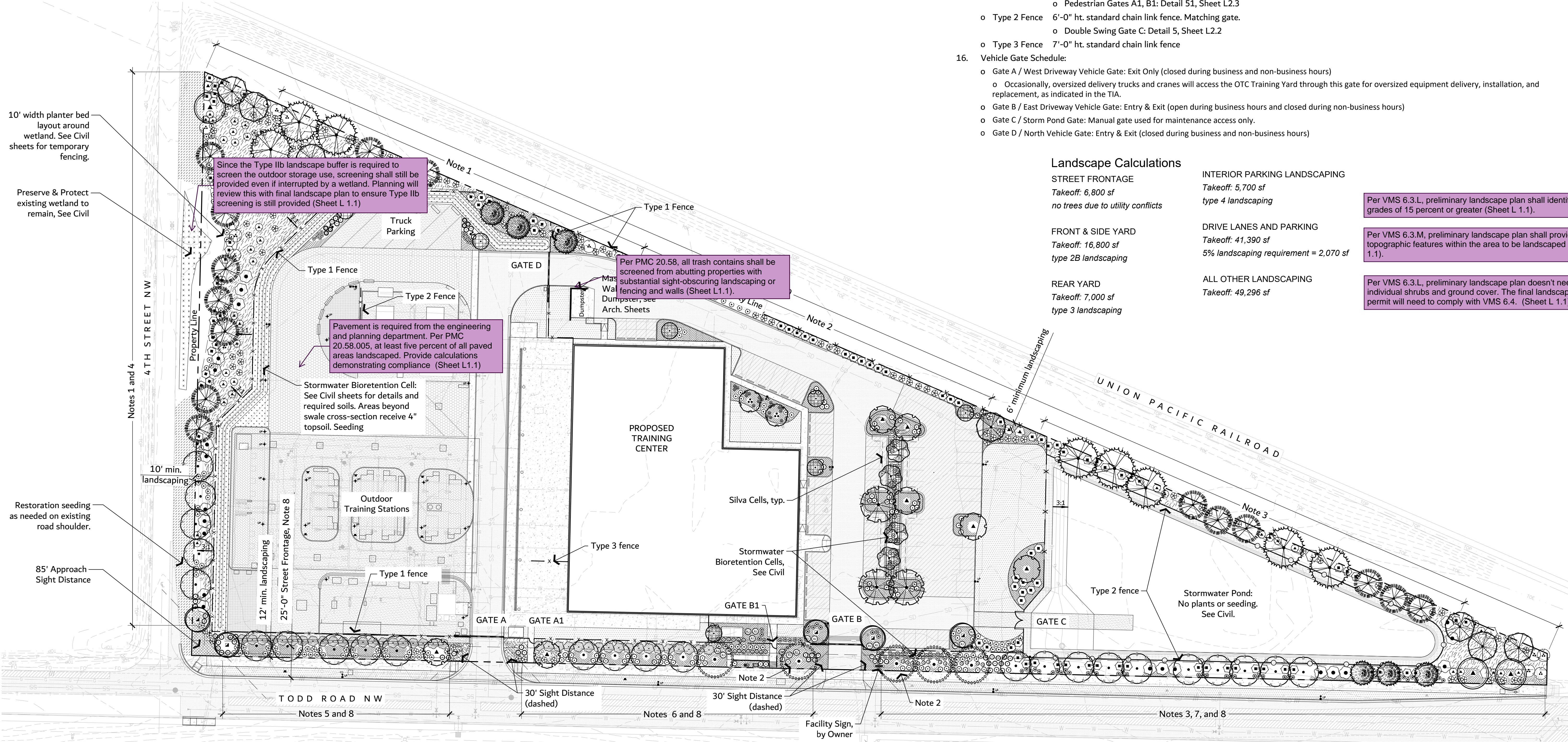
Landscape Calculations

STREET FRONTAGE	INTERIOR PARKING LANDSCAPING
Takeoff: 6,800 sf	Takeoff: 5,700 sf
no trees due to utility conflicts	type 4 landscaping
FRONT & SIDE YARD	DRIVE LANES AND PARKING
Takeoff: 16,800 sf	Takeoff: 41,390 sf
type 2B landscaping	5% landscaping requirement = 2,070 sf
REAR YARD	ALL OTHER LANDSCAPING
Takeoff: 7,000 sf	Takeoff: 49,296 sf
type 3 landscaping	

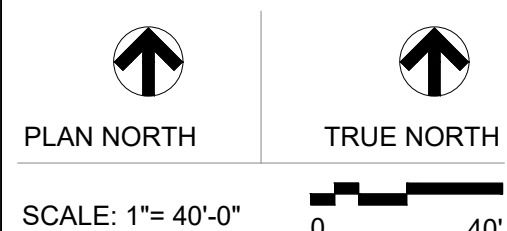
Per VMS 6.3.L, preliminary landscape plan shall identify all areas with existing or proposed grades of 15 percent or greater (Sheet L 1.1).

Per VMS 6.3.M, preliminary landscape plan shall provide size and location of the proposed topographic features within the area to be landscaped such as berms or swales (Sheet L 1.1).

Per VMS 6.3.L, preliminary landscape plan doesn't need to identify the specific tree type or individual shrubs and ground cover. The final landscape plan required at civil construction permit will need to comply with VMS 6.4. (Sheet L 1.1)



Permit Set		
REV	ISSUED FOR	DATE



PSE - OPERATIONAL TRAINING CENTER
 325 Todd Rd. NW
 Puyallup, WA 98371
 Tax ID: 0420211030

PRELIMINARY LANDSCAPE PLAN

PROJECT No:	202202.06
DRAWN BY:	SPW
CHECKED BY:	PLA
DATE ISSUED:	12/5/23

L1.0