



LANDSCAPE LEGEND

CANOPY TREE: 9 REQUIRED							
	TEXAS RED OAK	7 EA	QUERCUS SHUMARDI "TEXANA"	4" CAL	12' MIN HEIGHT	B&B, NURSERY GROWN, MATCHED, WELL-BRANCHED, STRONG CENTRAL LEADER	
	AUTUMN GOLD GINKGO	4 EA	GINKGO BILOBA "AUTUMN GOLD"	4" CAL	12' MIN HEIGHT	B&B, NURSERY GROWN, MATCHED, WELL-BRANCHED, STRONG CENTRAL LEADER	
ORNAMENTAL TREE: 14 REQUIRED:							
	TEXAS MOUNTAIN LAUREL	9 EA	SOPHORA SECUNDIFLORA	2" CAL	8' MIN HEIGHT	B&B, NURSERY GROWN, MATCHED, WELL-BRANCHED, STRONG CENTRAL LEADER	
	MEXICAN PLUM	5 EA	PRUNUS MEXICANA	2" CAL	8' MIN HEIGHT	B&B, NURSERY GROWN, MATCHED, WELL-BRANCHED, STRONG CENTRAL LEADER	
SHRUB: 34 REQUIRED							
	GREEN CLOUD TEXAS RANGER	37 EA	LEUCOPHYLLUM FRUTESCENS	5 GAL	24" W X 24" H	36" O-C OR AS SHOWN	MATCHED AND WELL ROOTED, CONATINER, NURSERY GROWN

NOTES:

ALL REQUIRED LANDSCAPE AREAS SHALL BE PROVIDED WITH AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM WITH RAIN AND FREEZE SENSORS, AND SAID IRRIGATION SYSTEM SHALL BE DESIGNED BY A QUALIFIED PROFESSIONAL AND INSTALLED BY A LICENSED IRRIGATOR.

TOVI MOTORS		
LANDSCAPE CALCULATIONS		
SITE DATA	0.5 AC / 21,923 SF	
TOTAL SITE AREA	REQUIRED	PROVIDED
10% OF SITE	2,192 SF	5,719 SF
STREET YARD	REQUIRED	PROVIDED
15% OF STREET YARD (6,729 SF) TO BE PERMANENT LANDSCAPING	1,009 SF	5,406 PROVIDED
STREET FRONTAGE LANDSCAPE BUFFER	REQUIRED	PROVIDED
CHESTNUT	20 FT	VARIES (10.25 FT - 20 FT)
MDONALD	10 FT	10 FT
GERRISH	10 FT	10 FT

CANOPY CALCULATIONS		
STREET FRONTAGE	12 TREES	8 CANOPY TREES
470 LF @ 1 CANOPY TREE (OR 2 ORNAMENTAL) / 40 LF		8 ORNAMENTAL TREES
PARKING LOT	MAX 65' TO EVERY SPACE	3 CANOPY TREE
	1 TREE PER 7 SPACES	2 ORNAMENTAL TREES
	2 REQUIRED	

DEVELOPMENT TEAM

CAMERON LANLERRA LAND PLANNING GROUP

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STATE OF TEXAS
 LANCE J. KOTH
 124493
 LICENSED PROFESSIONAL ENGINEER

These documents are not approved for construction

SITE PLAN SET WITH LANDSCAPE PLAN

DEC. 6, 2022

DATE	DESCRIPTION
6/26/2023	REVISIONS PER STAFF COMMENTS
7/27/2023	REVISIONS PER STAFF COMMENTS
9/9/2023	REVISIONS PER STAFF COMMENTS
9/20/2023	REVISIONS PER STAFF COMMENTS

TOVI MOTORS
 AUTOMOTIVE SERVICE FACILITY
 1004 S. McDONALD STREET
 MCKINNEY, TEXAS