



UTILITY PROTECTION NOTE:

ALL UTILITIES ON THESE PLANS ARE APPROXIMATE. INDIVIDUAL SERVICE LINES ARE NOT SHOWN. THE CONTRACTOR OR SUBCONTRACTOR SHALL NOTIFY THE UTILITY PROTECTION CENTER KENTUCKY 811 (TOLL FREE PHONE NO. 1-800-732-6007 OR LOCAL NO. 502-259-5333) FORTY EIGHT (48) HOURS IN ADVANCE OF ANY CONSTRUCTION ON THIS PROJECT. THIS NUMBER WAS ESTABLISHED TO PROVIDE ACCURATE LOCATIONS OF EXISTING BELOW GROUND UTILITIES (I.E. CABLES, ELECTRIC WIRES, GAS & WATER LINES). THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING FAMILIAR WITH ALL UTILITY REQUIREMENTS SET FORTH ON THE PLANS AND IN THE TECHNICAL SPECIFICATIONS & SPECIAL PROVISIONS.

SITE DATA

10710 TAYLORSVILLE RD
LOUISVILLE, KY 40299
D.B. 1007, PG. 899
TAX BLOCK 46, LOT 416
GROSS ACREAGE: 1.871 AC/384,944 SQ.FT.
NET ACREAGE: 8,8371 AC/384,944 SQ.FT.
ZONED R-4
NEIGHBORHOOD FORM DISTRICT & SUBURBAN MARKETPLACE
COUNCIL FORM DISTRICT
HEIGHT: 30' (MAX.)
BUILDING AREA: 12,000 SQ.FT. (EXISTING)
EXISTING USE: CHURCH
PROPOSED USE: CHURCH
FAR = 0.03
COUNCIL DISTRICT: 30
FIRE DISTRICT: JEFFERSON TOWN

PARKING SUMMARY:

THERE ARE CURRENTLY 28 EXISTING PARKING SPACES ON SITE. THESE SPACES WILL BE REMOVED WITH THE PROPOSED PARKING LAYOUT.

CHURCH - PROPOSED PARKING

MIN. 1 SP/3 BEATS = 101 SPACES
MAX. 125% OF MIN. = 126 SPACES
(205 BEATS)

PARKING SPACES PROVIDED: 119 (INCLUDING 5 HC SPACES)

TREE CANOPY CALCULATION:

CLASS CANOPY	C
PRESERVED TREE CANOPY COVERAGE AREA	13%
NEW TREE CANOPY COVERAGE AREA REQUIRED	4%
GROSS SITE SIZE	384,944 SQ.FT.

EXISTING TREE CANOPY	
21 TYPE A (10' OR GREATER) X 1,200 SQ.FT.	27,600 SQ.FT.
(INCLUDES: 7 RED OAK, 2 HACKBERRY, 3 HICKORY, 4 WHITE OAK, 2 CHERRY, 5 MAPLE)	
7 TYPE A (4'-6" LESS THAN 10' X 960 SQ.FT.)	6,720 SQ.FT.
(INCLUDES: 1 ELM, 1 CHERRY, 1 WHITE OAK, 1 SUMAC, 2 WILLOW, 1 HACKBERRY)	
8 TYPE A (4'-6" LESS THAN 10' X 720 SQ.FT.)	5,760 SQ.FT.
(INCLUDES: 2 ELM, 2 HACKBERRY, 1 OAK, 3 SYCAMORE)	
1 TYPE B (4'-6" LESS THAN 10' X 432 SQ.FT.)	432 SQ.FT.
(INCLUDES: 1 LOCUST)	
1 TYPE C (10' OR GREATER) X 177 SQ.FT.	177 SQ.FT.
(INCLUDES: 1 REDBUD)	
TOTAL EXISTING DECIDUOUS TREES	40,689 SQ.FT.

EVERGREEN TREES	
4 TYPE B (10' OR GREATER) X 720 SQ.FT.	2,880 SQ.FT.
(INCLUDES: 3 CEDAR)	
8 TYPE B (4'-6" AND 15' X 576 SQ.FT.)	5,184 SQ.FT.
(INCLUDES: 10 CEDAR)	
1 TYPE B (4'-6" AND 9' X 432 SQ.FT.)	432 SQ.FT.
(INCLUDES: 1 CEDAR)	
TOTAL EXISTING EVERGREEN TREES	8,496 SQ.FT.

TOTAL EXISTING TREE CANOPY (13% OF GROSS SITE AREA) 49,185 SQ.FT. (13%)

PROPOSED TREE CANOPY (NEW)

27 TYPE A (4'-6" LESS THAN 10' X 720 SQ.FT.)	19,440 SQ.FT.
6 TYPE C (4'-6" LESS THAN 10' X 108 SQ.FT.)	636 SQ.FT.
TOTAL PROPOSED TREE CANOPY	20,076 SQ.FT. (5%)
TOTAL TREE CANOPY	69,261 SQ.FT. (18%)

TREE CANOPY PROTECTION NOTES:

DURING ALL CONSTRUCTION ACTIVITY (INCLUDES CLEARING, GRADING, BUILDING CONSTRUCTION AND VIA CONSTRUCTION) A COPY OF THE APPROVED TREE PRESERVATION PLAN SHALL BE ON-SITE.

TREE CANOPY PROTECTION AREAS (TCPAs) IDENTIFIED ON THIS PLAN REPRESENT INDIVIDUAL TREES AND/OR PORTIONS OF THE SITE DESIGNATED TO MEET THE TREE CANOPY REQUIREMENTS OF CHAPTER 10, PART 1 OF THE LAND DEVELOPMENT CODE AND ARE TO BE PERMANENTLY PROTECTED. ALL CLEARING, GRADING, AND FILL ACTIVITY IN THESE AREAS MUST BE IN ACCORDANCE WITH THE TREE CANOPY PROTECTION PLAN. APPROVAL AS TREES WITHIN THE TCPAs ARE LOST THROUGH NATURAL CAUSES, NEW TREES SHALL BE PLANTED IN ORDER TO MAINTAIN MINIMUM TREE CANOPY AS SPECIFIED ON THE APPROVED DEVELOPMENT PLAN.

DIMENSION LINES HAVE BEEN USED ON THIS PLAN TO ESTABLISH THE GENERAL LOCATION OF TCPAs AND REPRESENT MINIMUM DISTANCES. THE FINAL BOUNDARY FOR EACH TCPA SHALL BE ESTABLISHED IN THE FIELD TO INCLUDE CANOPY AREA OF ALL TREES AT OR WITHIN THE DIMENSION LINE.

TREE PROTECTION FENCING SHALL BE ERRECTED ADJACENT TO ALL TCPAs PRIOR TO SITE DISTURBANCE APPROVAL TO PROTECT THE EXISTING TREE STANDS AND THEIR ROOT SYSTEMS. THE FENCING SHALL BE LOCATED AT THREE (3) FEET FROM THE OUTSIDE EDGE OF THE TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETED.

NO PARKING, MATERIAL STORAGE OR CONSTRUCTION ACTIVITIES ARE PERMITTED WITHIN TCPAs.

REQUESTED WAIVERS:

A WAIVER OF LDC 10.2.3 AND TABLE 10.2.4 IS BEING REQUESTED TO NOT HAVE TO PROVIDE THE F SCREENS ALONG THE WEST, SOUTH AND EAST PROPERTY LINES AND TO HAVE AN ALTERNATIVE PERIMETER TREE SCREENING LAYOUT.

A WAIVER OF LDC 10.2.4 B IS BEING REQUESTED TO ALLOW THE EXISTING 25' PUBLIC UTILITY, SEWER, DRAINAGE AND PRIVATE ACCESS EASEMENT TO ENCRACH MORE THAN 50% INTO THE 20' LBA ALONG THE WEST PROPERTY LINES.

SURVEY NOTE:

THE BOUNDARY AND TOPOGRAPHIC SURVEY FOR THIS PROJECT WAS PROVIDED BY AL. MATHERLY, PLS (MATHERLY LAND CONSULTANTS).

LANDSCAPING SUMMARY:

VEHICULAR USE AREA	55,497 SQ.FT.
REQUIRED INTERIOR LANDSCAPING	4,162 SQ.FT. (7.5%)
PROVIDED INTERIOR LANDSCAPING	5,881 SQ.FT. (10.2%)

LEGEND

440	EXISTING CONTOURS
→	EXISTING DRAINAGE FLOW
---	EXISTING FENCELINE
---	EXISTING OVERHEAD ELECTRIC
●	EXISTING TREE
+	EXISTING UTILITY POLE
▨	EXISTING GRAVEL TO BE REMOVED
▨	EXISTING ASPHALT TO BE REMOVED
▨	HEAVY DUTY ASPHALT PAVEMENT
▨	LIGHT DUTY ASPHALT PAVEMENT
440	PROPOSED CONTOURS
→	PROPOSED DRAINAGE FLOW
●	PROPOSED CATCHBASIN
▲	TREE CANOPY PROTECTION AREA

0 50 100 150 200
GRAPHIC SCALE: 1"= 50' W.M.# 11326

LOCATION MAP

N.T.S.

LANDSCAPE NOTES:

GRASS OR GROUND COVER SHALL BE PLANTED ON ALL PORTIONS OF THE LANDSCAPE BUFFER AREA (LBA) NOT OCCUPIED BY OTHER LANDSCAPE MATERIAL.

THE GROUND PLANE OF ALL INTERIOR LANDSCAPE AREAS (ILA) SHALL BE PLANTED USING EITHER SHRUBS, GROUNDCOVER, OR TURF.

EXISTING TREES AND PLANT MATERIAL ARE BEING USED TO MEET LANDSCAPE CODE REQUIREMENTS. IF ANY TREES OR SCREENING VEGETATION DIE OR ARE REMOVED THEY WILL BE REPLACED AS PER THE LANDSCAPE CODE REQUIREMENTS (IF APPLICABLE).

IT WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER TO PERPETUALLY MAINTAIN ALL LANDSCAPE AREAS AND ASSOCIATED PLANT MATERIAL. REQUIRED UNDER LAND DEVELOPMENT CODE REGULATIONS. THE PROPERTY OWNER SHALL ALSO BE RESPONSIBLE FOR MAINTAINING THE VERGE AND ASSOCIATED TREES WITHIN THE VERGE UNLESS THE AGENCY HAVING JURISDICTION OVER THAT VERGE ASSUMES THE RESPONSIBILITY.

ALL UNHEALTHY OR DEAD PLANT MATERIAL SHALL BE REPLACED WITHIN ONE YEAR, OR BY THE NEXT PLANTING PERIOD, WHICHEVER COMES FIRST. WHILE OTHER DEFECTIVE PLANT MATERIAL SHALL BE REPLACED OR REPAIRED WITHIN THREE (3) MONTHS.

ALL PLANT MATERIAL LOCATED WITHIN A UTILITY EASEMENT THAT IS DAMAGED OR REMOVED DUE TO WORK REQUIRED BY THE UTILITY COMPANY SHALL BE IMMEDIATELY REPLACED BY THE OWNER IN ACCORDANCE WITH CHAPTER 10 REQUIREMENTS.

STREET TREES SHALL BE PLANTED IN A MANNER THAT DOES NOT EFFECT PUBLIC SAFETY AND MAINTAINS PROPER SIGHT DISTANCE.

ALL SERVICE STRUCTURES SHALL BE SCREENED IN ACCORDANCE WITH CHAPTER 10, SECTION 10.2.6 AND 10.2.8. SERVICE STRUCTURES INCLUDE BUT ARE NOT LIMITED TO: PHONEMATE TANKS, DUMPSTERS, HVAC UNITS, ELECTRIC TRANSFORMERS AND TELECOM BOXES, ETC.

LIGHT POLES, SIDEWALKS, BENCHES, ETC. SHALL NOT OCCUPY MORE THAN 25% OF ANY INTERIOR LANDSCAPE AREA (ILA) OR REDUCE THE WIDTH OF ANY PLANTED AREA TO LESS THAN 4 FEET. CONTRACTOR TO COORDINATE LIGHT POLE LOCATIONS WITH LANDSCAPE PLAN. LIGHT POLES SHALL NOT BE IN CONFLICT WITH PROPOSED PLANTINGS.

IRRIGATION WILL BE PROVIDED AS REQUIRED WHERE BERMS OR EARTHEN MOUNDS ARE PROPOSED. THIS IRRIGATION SYSTEM WILL BE DESIGNED TO PROVIDE ADEQUATE WATERING FOR THE PROPOSED PLANT MATERIAL. THE SYSTEM WILL CONSIST OF SEVERAL WATERING ZONES WITH POP-UP ROTATING HEADS CONTROLLED BY A CENTRAL TIMER. THE PROPOSED SYSTEM SHALL BE INSTALLED PRIOR TO PLANTING.

PARKWAY, SCENE CORRIDOR, AND GENE SMITH PARKWAY PLANTING MUST BE INSTALLED WITHIN 6 MONTHS OR NEXT AVAILABLE PLANTING SEASON PER POS STAFF. FROM THE ISSUANCE OF THE SITE DISTURBANCE CLEARING AND GRADING PERMIT. (IF APPLICABLE).

AN AUTHORIZED INSPECTOR SHALL HAVE THE RIGHT TO ENTER ONTO ANY PROPERTY TO INSPECT THE HEALTH AND GENERAL CONDITION OF PLANT MATERIAL THAT IS LOCATED IN THE RIGHT OF WAY. PART OF AN APPROVED DEVELOPMENT/LANDSCAPE PLAN, OR REPORTED AS A PUBLIC HAZARD.

7 STREET TREES ARE REQUIRED ALONG TAYLORSVILLE ROAD PER LDC 10.2.8. KYTC WILL NOT ALLOW STREET TREES TO BE PLANTED IN THE RIGHT-OF-WAY. THE 7 REQUIRED TREES WILL BE PLANTED ADJACENT TO THE RIGHT-OF-WAY.

GENERAL TREE PRESERVATION/PROTECTION NOTES:

1. CONSTRUCTION FENCING SHALL BE ERRECTED WHEN OFF-SITE TREES OR TREE CANOPY EXISTS WITHIN 5' OF A COMMON PROPERTY LINE. FENCING SHALL BE IN PLACE PRIOR TO ANY GRADING OR CONSTRUCTION TO PROTECT THE EXISTING ROOT SYSTEMS FROM COMPACTION. THE FENCING SHALL ENCLOSE THE ENTIRE AREA BENEATH THE TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETED. NO PARKING, MATERIAL STORAGE OR CONSTRUCTION ACTIVITIES ARE PERMITTED WITHIN THE PROTECTED AREA.
2. PRIOR TO SITE DISTURBANCE OR CONSTRUCTION ACTIVITIES A SITE INSPECTION BY POS STAFF OR DESIGNEE SHALL BE SCHEDULED TO CONFIRM AND VERIFY THE TREE PRESERVATION/PROTECTION FENCING IDENTIFYING THE ENCLOSED AREA AS TREE PRESERVATION/PROTECTION AREA. THE SIGNS SHALL INCLUDE THE FOLLOWING TEXT: STAY OUT TREE PRESERVATION/PROTECTION AREA. NO EQUIPMENT, MATERIALS, OR VEHICLES SHALL BE STORED OR PLACED WITHIN THE AREA ENCLOSED BY "TREE PRESERVATION/PROTECTION FENCE". THIS FENCE MAY NOT BE REMOVED WITHOUT THE APPROVAL OF THE METRO LOUISVILLE PLANNING COMMISSION. FAILURE TO COMPLY WILL RESULT IN FINES AND TREE MITIGATION REPORT NON-COMPLIANCE TO 574-6226.
3. THE CONTRACTOR SHALL POST SIGNAGE ON THE TREE PRESERVATION/PROTECTION FENCING AND CONSTRUCTION FENCING IDENTIFYING THE ENCLOSED AREA AS TREE PRESERVATION/PROTECTION AREA. THE SIGNS SHALL INCLUDE THE FOLLOWING TEXT: STAY OUT TREE PRESERVATION/PROTECTION AREA. NO EQUIPMENT, MATERIALS, OR VEHICLES SHALL BE STORED OR PLACED WITHIN THE AREA ENCLOSED BY "TREE PRESERVATION/PROTECTION FENCE". THIS FENCE MAY NOT BE REMOVED WITHOUT THE APPROVAL OF THE METRO LOUISVILLE PLANNING COMMISSION. FAILURE TO COMPLY WILL RESULT IN FINES AND TREE MITIGATION REPORT NON-COMPLIANCE TO 574-6226.
4. THE TREE PRESERVATIONS PROTECTION AREA SIGNAGE SHALL BE POSTED EVERY 50 FEET ALONG THE TREE PRESERVATION FENCE. THE SIGNS SHALL BE A MINIMUM SIZE OF 8" X 10" AND WEATHER RESISTANT. IF THE SIGNS ARE DAMAGED OR FADE THEY SHALL BE REPLACED WITHIN 10 WORKING DAYS OR 2 WEEKS.
5. DURING ALL CONSTRUCTION ACTIVITY (INCLUDES CLEARING, GRADING, BUILDING CONSTRUCTION, AND VIA CONSTRUCTION) A COPY OF THE APPROVED TREE PRESERVATION PLAN SHALL BE ON-SITE.
6. AN AUTHORIZED INSPECTOR SHALL HAVE THE RIGHT TO ENTER ONTO ANY PROPERTY TO INSPECT THE HEALTH AND GENERAL CONDITION OF PLANT MATERIAL THAT IS LOCATED IN THE RIGHT OF WAY. PART OF AN APPROVED DEVELOPMENT/LANDSCAPE PLAN, OR REPORTED AS A PUBLIC HAZARD.

NO.	DATE	DESCRIPTION

CIVIL DESIGN, INC.
3404 STONY SPRING CIRCLE
LOUISVILLE, KENTUCKY 40220
PH: 671-0060 FAX: 671-0311



DATE

SIGNATURE

ALTERNATIVE LANDSCAPE/TREE PRESERVATION PLAN
CALVARY CHRISTIAN CENTER PARKING EXPANSION
owner
CALVARY CHRISTIAN CENTER ASSEMBLIES
10710 TAYLORSVILLE ROAD
LOUISVILLE, KENTUCKY 40299

DRWN BY: AD CHKD BY: ML

DATE: MAY 26, 2016

DRAWING: LANDSCAPE

SCALE: 1"= 50'

SHEET 1 OF 2

CASE NUMBER: 16LSCAPE1054