



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
6/12/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Marsh USA Inc. 1580 Sawgrass Corporate Pkwy, Suite 300 Sunrise, Florida 33323		CONTACT NAME: PHONE (A/C No. Ext): FAX (A/C No.): E-MAIL: ADDRESS:															
INSURED LHC Towne Property Owner, LLC 2000 FivePoint Suite 345 Irvine CA 92618 USA		<table border="1"> <thead> <tr> <th>INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A: Houston Casualty Company</td> <td>42374</td> </tr> <tr> <td>INSURER B:</td> <td></td> </tr> <tr> <td>INSURER C:</td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </tbody> </table>		INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A: Houston Casualty Company	42374	INSURER B:		INSURER C:		INSURER D:		INSURER E:		INSURER F:	
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Holder Identifier:

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

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TYPE	TYPE OF INSURANCE	ADDL. BIRTH INFO	W/O	POLICY NUMBER	POLICY EFF. (MM/DD/YYYY)	POLICY EXP. (MM/DD/YYYY)	LIMITS
<input checked="" type="checkbox"/>	COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-SUBJECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			H19PC31180-00	11/18/2020	12/31/2024	EACH OCCURRENCE: \$2,000,000 DAMAGE TO RENTED PREMISES (Per occurrence): \$50,000 MED EXP (Per one person): Excluded PERSONAL & ADV INJURY: \$2,000,000 GENERAL AGGREGATE: \$4,000,000 PRODUCTS - COMPOF AGG: \$2,000,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Per accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input type="checkbox"/> RETENTION						EACH OCCURRENCE AGGREGATE PCO Aggregate
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY <input type="checkbox"/> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/OWNER EXCLUSION (Mandatory in TN) If yes, describe under DESCRIPTION OF OPERATIONS below		<input checked="" type="checkbox"/>	N/A			<input type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT E.L. DISEASE-EA EMPLOYEE E.L. DISEASE-POLICY LIMIT

Certificate No.:

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 106, Additional Remarks Schedule, may be attached if more space is required)
Re: endorsement agreement.
Policy includes a deductible of \$25,000.
Certificate holder is included as a 30 day notice of cancellation holder as required by written contract.

CERTIFICATE HOLDER The Metropolitan Government of Nashville and Davidson County Metro Legal & Claims C/O Insurance and Safety Division 222 3rd Avenue North, Ste #501 Nashville, TN 37201	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE: <i>Marsh USA Inc.</i>
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LICENSE AGREEMENT FOR PRIVATE ENCROACHMENTS
INTO THE PUBLIC RIGHT OF WAY

I/We, LMC Towne Property Owner, LLC, in consideration of the Resolution No. _____, to construct, maintain, install and/or operate an encroachment into, onto, over, or under the public right of way located at in Nashville, Davidson County, Tennessee, do hereby, for myself, my agents, customers, and assigns, waive and release and hold harmless The Metropolitan Government of Nashville and Davidson County, its agents, employees, and assigns from any and all claims, rights, or demands for damages that may arise from my/our use, construction and/or maintenance of the encroachment, to wit: (SEE ATTACHED DESCRIPTION OF ENCROACHMENT). I/We hereby certify to the Metropolitan Government of Nashville and Davidson County that I/We have executed a bond or liability insurance policy in such amount as agreed upon by the Director of Public Works and the Metropolitan Attorney, and in the form approved by the Metropolitan Attorney (per Metropolitan Code Section 38-1-1), which operates to indemnify and save The Metropolitan Government of Nashville and Davidson County harmless from all claims or demands that may result to persons or property by reason of the construction, operations or maintenance of the encroachment. I/We further agree that my/our obligations hereunder may not be assigned except upon approval of the Director of Public Works and the Metropolitan Attorney. I/We further acknowledge that any action that results in a failure to maintain said bond or liability insurance for the protection of The Metropolitan Government of Nashville and Davidson County shall operate to the granting of a lien to The Metropolitan Government of Nashville and Davidson County in the amount of the last effective bond/insurance policy. Said insurance or bond may not be cancelable or expirable except on 30 days notice to the Director of Public Works.

I/We further recognize that the license granted hereby is revocable by The Metropolitan Government upon recommendation of the Director of Public Works and approval by resolution of the Metropolitan County Council if it is determined to be necessary to the public welfare and convenience. In the event the Metropolitan Government revokes this license as contemplated by this paragraph, licensee will not be entitled to any compensation of any kind. This license shall also be strictly subject to the right of way easement owned by The Metropolitan Government. I/We agree to maintain, construct and use the encroachment in such a way as will not interfere with the rights and duties of the Metropolitan Government

as owner of the right of way. Said interference shall be additional grounds for revocation of the license for encroachment. I/We agree to pay the cost of construction, maintenance, use, as well as relocations cost of said encroachment. Licensee's failure to complete construction of the contemplated encroachment within 36 months of the date of approval by the Metropolitan Council will cause this license to terminate automatically. In the event the encroachment contemplated by this license is substantially destroyed, this license shall terminate unless fully restored by licensee within 36 months from the date of such destruction. In the event this license is revoked or terminated for any reason, licensee shall restore all public property to the condition obtaining at the time the license became effective at licensee's sole cost and expense.

DATE: 10/27/2022

See Signature Block

(Owner of Property)

808 Garfield Street

(Address of Property)

Nashville, TN, 37208

(City and State)

Georgia
STATE OF TENNESSEE)
COUNTY OF DAVIDSON) Forsyth

Sworn to and subscribed before

Me this 27th day of October, 2022

Tina Michele Young
(NOTARY PUBLIC)

My Commission Expires: January 21, 2023



LMC TOWNE PROPERTY OWNER, LLC,
a Delaware limited liability company
its Sole Member;

By: LMC Towne Investor, LLC,
a Delaware limited liability company
its Managing Member;

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
its Sole Member;

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
its Sole Member;

By: Chris Cassidy
Chris Cassidy, Vice President

CERTIFICATE OF INSURANCE

This is to further certify to the Metropolitan Government of Nashville and Davidson County concerning the policies of insurance listed above and the coverage provided thereby that:

1. The Contractual Insurance coverage is on a Blanket Broad Form basis unless specifically indicated below,
2. The company or companies, upon request, agree to deliver within fifteen (15) days a certified copy of any and/or all of the policies of insurance to The Metropolitan Government of Nashville and Davidson County,
3. If one (1) or more Umbrella Excess policies are used, there is no gap between the limits of the primary policies and the deductible feature of the Umbrella Excess policies,
4. Coverage under the primary policies have no deductible features unless there is a check mark here (). If there are deductible features or the insured has adopted a funded self-insurance program, they are fully explained on an attached sheet which becomes a part of this Certificate, and
5. The coverage provided shall not be cancelled, reduced in coverage, or allowed to lapse unless and until The Metropolitan Government of Nashville and Davidson County receives at least thirty (30) days advance written notice of same. The written notice must be delivered to the Metropolitan Risk Manager at his office shown as the address of the Certificate Holder below or the secondary Certificate Holder, if one is so listed below.

Name and Address of Certificate Holder

The Metropolitan Government of
Nashville and Davidson County
Metro Legal & Claims
C/O Insurance and Safety Division
222 3rd Avenue North, Ste #501
Nashville, TN 37201

Date Issued: 4/18/2022

Marsh USA Inc.

(Agency or Company)

by Ricardo Perez
(Authorized Representative)
(Attach Power of Attorney)



CERTIFICATE OF LIABILITY INSURANCE

DATE(MM/DD/YYYY)
4/12/2022

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PRODUCER Marsh USA Inc. 1560 Sawgrass Corporate Pkwy, Suite 300 Sunrise, Florida 33323	CONTACT NAME: PHONE (A/C. No. Ext): _____ FAX (A/C. No.): _____		
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							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$50,000
							MED EXP (Any one person)	Excluded
							PERSONAL & ADV INJURY	\$2,000,000
							GENERAL AGGREGATE	\$4,000,000
							PRODUCTS - COMP/OP AGG	\$2,000,000
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	
	<input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY						BODILY INJURY (Per person)	
							BODILY INJURY (Per accident)	
							PROPERTY DAMAGE (Per accident)	
	UMBRELLA LIAB						EACH OCCURRENCE	
	EXCESS LIAB						AGGREGATE	
	DED RETENTION						PCO Aggregate	
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE	OTHER
	ANY PROPRIETOR / PARTNER / EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				E.L. EACH ACCIDENT	
							E.L. DISEASE-EA EMPLOYEE	
							E.L. DISEASE-POLICY LIMIT	

Certificate No :

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Re: Encroachment Agreement
Policy includes a deductible of \$25,000
Certificate holder is included as a 30 day Notice of Cancellation holder as required by written contract.

CERTIFICATE HOLDER**CANCELLATION**

The Metropolitan Government of Nashville and Davidson County Metro Legal & Claims C/O Insurance and Safety Division 222 3rd Avenue North, Ste #501 Nashville, TN 37201	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE <i>Marsh USA Inc.</i>
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PETITION TO ENCROACH UPON A PUBLIC RIGHT-OF-WAY

PETITION NO. _____

We, the undersigned, do hereby petition the METROPOLITAN DEPARTMENT OF PUBLIC WORKS and the METROPOLITAN PLANNING COMMISSION to recommend to the METROPOLITAN COUNCIL and MAYOR that legislation be enacted to authorize the construction, installation and maintenance of an encroachment upon the public right-of-way as follows:

Installation & maintenance of irrigation system for in ground planters in the ROW along Rosa Parks BLVD, Garfield Street, Alley 516, Nassau Street.

Addresses and Map and Parcel numbers of property or properties associated with the proposed encroachment:

ADDRESS

MAP AND PARCEL NUMBER

808 Garfield Street, Nashville, TN 37208

Parcels 345 & 535, on map 81-08

Attach the following in support or explanation of this application:

_____ A check for the filing fee of \$250.00 made payable to the Metropolitan Government (**application fee is non-refundable**).

_____ A scaled drawing on 8 1/2 " x 14" paper of the proposed encroachment. (Additional exhibits may be required depending upon the nature of the request).

_____ A private encroachment license agreement signed by the person to whom the encroachment privilege is to be granted.

_____ A certificate of liability insurance in the amount to be determined necessary by the Department of Public Works.

Signature and mailing address of person or business to whom privilege of encroachment will be granted:

Signature: **See Signature Block Below**
Chris Cassidy, Vice President

Address: **6285 Barfield Road, Suite 300**
Atlanta, GA 30328

Council District: 19

PERSON FILING THIS PETITION:

If other than owner or optionee of properties listed above, state relationship. All correspondence will be mailed to this person.

Name: _____

Address: _____

City, State, Zip: _____

Phone: Residence _____

Business _____

NOTE: THIS APPLICATION WILL NOT BE ACCEPTED UNLESS COMPLETED IN FULL.

→ **LMC TOWNE PROPERTY OWNER, LLC,**
a Delaware limited liability company
its Sole Member;

By: LMC Towne Investor, LLC,
a Delaware limited liability company
its Managing Member;

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
its Sole Member;

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
its Sole Member;

By: 
Chris Cassidy, Vice President

Metropolitan Government Department of Public Works

750 South 5th Street ∪ Nashville, TN 37206 ∪ (615) 862-8750 ∪ www.nashville.gov/public-works

Mandatory Referral Application:

Encroachment: Sign / Awning / Fiber Optic Cable / Other

*** Before filing this application, please review checklist on the back of this application. ***

Encroachment Type:

- Awning
- Fiber Optic Cable (∧ ground)
- Fiber Optic Cable (∑ ground)
- Sign
- Other _____

Date Submitted: _____

Mandatory Referral Project No. _____

(MPW staff assigns project #)

Map & Parcel(s): _____

Street Address(es): _____

Notarized Signature of Property Owner(s):

You must obtain the *notarized* signature of all property owners on whose property the sign or awning will occur. Failure to provide this information will deem your application *incomplete* and postpone your application's consideration by the Metropolitan Planning Commission. Copy form below for additional signatures.

As the owner(s) of property, I/we agree to the submission of this mandatory referral application to the Metropolitan Government Department of Public Works for a sign, awning or fiber optic cable encroachment.



Date: 10-27-22
(Company Name)

LMC Towne Property Owner, LLC

See Signature Block Right
(Signature of Property Owner)

Chris Cassidy
(Name of Property Owner)

Vice President
(Title of Property Owner)

808 Garfield Street

Nashville, TN 37208
(Address of Property (including city & state))

LMC TOWNE PROPERTY OWNER, LLC,
a Delaware limited liability company
Its Sole Member;

By: LMC Towne Investor, LLC,
a Delaware limited liability company
Its Managing Member;

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
Its Sole Member;

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
Its Sole Member;

By: [Signature]
Chris Cassidy, Vice President

Georgia
STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Forsyth
Sworn to and subscribed before
Me this 27th day of October, 2022
Tina Michele Young
(Notary Public)

My Commission Expires: January 21, 2023

Applicant: All correspondence will be mailed to the applicant.

Architect Engineer Property Owner Other: _____

Name: _____

Business: _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____

business home business mobile

Fax: _____

business home business mobile

E-mail: _____

Applicant's Signature: _____

Filing Fee (All application fees are non-refundable)

Encroachment: **Sign / Awning / Fiber Optic Cable \$250.00**
Other

Amount paid: \$ _____

Accepted by: _____ Date: _____

Mandatory Referral 4 Checklist

ρ **Mandatory Referral Application**

If any electrical vaults are located below proposed sign, awning or fiber optic cable, special design standards may be required. Contact NES 615-747-3964 for more information on electrical vault locations.

DO NOT INSTALL anything that would encroach over Metro right-of-way until your application is approved by Metro Council. If you do, you could have to wait six months before your application is considered by Metro Council. For more information, see Council Bill BL2000-444 available at:

https://www.nashville.gov/mc/ordinances/term_1999_2003/b/2000_444.htm or call the Metro Clerk for a copy of the bill at 862-6770.

ρ **Filing Fee \$250 (All application fees are non-refundable)**

Cash or check. If check, make payable to "Metropolitan Government". Credit cards not accepted.

ρ **Property Map**

Show location of property and surrounding streets (use "Maps" on the MPC web to create property map)

ρ **Notarized Signature of Property Owner(s)**

You must obtain the *notarized* signature of all property owners whose property the sign or awning will occur. Failure to provide this information will deem your application **incomplete** and postpone your application's consideration by the Metropolitan Planning Commission.

ρ **License Agreement for Private Encroachment into Public Right-of-Way**

Obtain copy from MPW web site, MPW Right-Of-Way Permits' Office at (615-862-8782).

ρ **Franchise License**

If *fiber optic cable company*, prior to submitting a fiber optic cable encroachment, you must contact the Metro Department of Law at 615-862-6341 for determination of whether franchise license is required.

ρ **Certificate of Liability Insurance**

Certificate must identify Metro Government of Nashville & Davidson County as Certificate Holder.

ρ **Right-of-Way Notice**

While not a requirement of your application, please be aware that no construction work may be undertaken in any street, road, alley or right-of-way or of any utility or temporary construction easement of the metropolitan government or other government entity by any department of the metropolitan government or any other entity unless adequate notice has been given to the abutting fee owner of a street, road, alley, or right-of-way or fee owner of the easement, and to the district member of council representing the area of such construction work. For more information, see Metro Code 13.20 available at:

https://library.municode.com/tn/metro_government_of_nashville_and_davidson_county/codes/code_of_ordinance?s?nodeId=CD_TIT13STSIPUPL_DIVIGERE_CH13.20EXOB or call the Metro Clerk for a copy of the bill at 862-6770, or call the Public Works Department Permits' Office at 615-862-8782.

ρ **Drawings** should identify the following:

Signs / Awnings

- Width and length of sign/awning
- Vertical height of awning
- Horizontal distance sign/awning projects over public right-of-way
- Vertical distance sign/awning will be installed above public right-of-way
- Horizontal distance between door awning and street curb (Note: Door awnings must be setback 18" from street curb)
- Location of every sign, window awning or door awning to be installed on building (photograph is helpful)
- Method of attachment / anchoring to building or sidewalk

Fiber Optic Cable

- Map identifying cable path
- Cable length in feet or miles
- Thickness of cable
- Number of cables
- If ▲ ground, what cable will be attached to and method of attachment
- If ▲ ground, height of cable above public right-of-way
- If ▼ ground, average depth below public right-of-way (e.g. "36 – 42")
- If ▼ ground, size of trench / boring

Metro Nashville

Public Works

Improving the Quality of Life for Nashvillians and our Visitors



Encroachment Approval Process in Public Right-of-Way

The following information is for aerial, underground and building encroachments. Aerial encroachments require a resolution approved by the Metropolitan Council. Underground and building encroachments require approval by ordinance (three readings before the Metropolitan Council). Attached are the following items concerning the encroachment approval process for your use.

1. License Agreement for private encroachment
2. Sample insurance form
3. Petition to encroach upon a public right-of-way

Your firm should submit the following information:

- A. A letter of request to the Director of Engineering of Public Works.
- B. Engineering details: showing exact location of encroachment, design, measurements of sign, and anchoring details.
- C. Signed License Agreement.
- D. Insurance forms: minimum requirements, at least \$50,000 in case of injury to one person, \$100,000 in case of injuries to more than one person, and property damage insurance of at least \$5,000 each accident, \$10,000 aggregate.
- E. Processing fee of \$250.

Public Works will review and submit the application to the Metropolitan Planning Commission; this process normally takes 60 to 90 days. Upon approval by the Metropolitan Planning Commission and the Metropolitan Council an application must be made with Metropolitan Codes Administration, if applicable. A permit will be required to be taken out with Public Works by the contractor to perform the installation of the approved encroachment.

If you need further information please feel free to contact the Public Works' Right-of-Way Permits Office at 862-8782.

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2. The company or companies, upon request, agree to deliver within fifteen (15) days a certified copy of any and/or all of the policies of insurance to The Metropolitan Government of Nashville and Davidson County,
3. If one (1) or more Umbrella Excess policies are used, there is no gap between the limits of the primary policies and the deductible feature of the Umbrella Excess policies,
4. Coverage under the primary policies have no deductible features unless there is a check mark here (). If there are deductible features or the insured has adopted a funded self-insurance program, they are fully explained on an attached sheet which becomes a part of this Certificate, and
5. The coverage provided shall not be cancelled, reduced in coverage, or allowed to lapse unless and until The Metropolitan Government of Nashville and Davidson County receives at least thirty (30) days advance written notice of same. The written notice must be delivered to the Metropolitan Risk Manager at his office shown as the address of the Certificate Holder below or the secondary Certificate Holder, if one is so listed below.

Name and Address of Certificate Holder

The Metropolitan Government of
Nashville and Davidson County
Metro Legal & Claims
C/O Insurance and Safety Division
222 3rd Avenue North, Ste #501
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Date Issued: 4/18/2022

Marsh USA Inc.

(Agency or Company)

by Ricardo Perez
(Authorized Representative)
(Attach Power of Attorney)



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	INSURER F:														

Holder Identifier :

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS. **Limits shown are as requested**

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER: _____			H19PC31180-00	11/18/2020	12/5/2024	EACH OCCURRENCE	\$2,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$50,000
							MED EXP (Any one person)	Excluded
							PERSONAL & ADV INJURY	\$2,000,000
							GENERAL AGGREGATE	\$4,000,000
							PRODUCTS - COMP/OP AGG	\$2,000,000
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	
	<input type="checkbox"/> ANY AUTO OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS ONLY						BODILY INJURY (Per person)	
							BODILY INJURY (Per accident)	
							PROPERTY DAMAGE (Per accident)	
	UMBRELLA LIAB						EACH OCCURRENCE	
	EXCESS LIAB						AGGREGATE	
	DED RETENTION						PCO Aggregate	
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE OTH-ER	
	ANY PROPRIETOR / PARTNER / EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below		N/A				E.L. EACH ACCIDENT	
							E.L. DISEASE-EA EMPLOYEE	
							E.L. DISEASE-POLICY LIMIT	

Certificate No :

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
 Re: Encroachment Agreement
 Policy includes a deductible of \$25,000
 Certificate holder is included as a 30 day Notice of Cancellation holder as required by written contract.

CERTIFICATE HOLDER The Metropolitan Government of Nashville and Davidson County Metro Legal & Claims C/O Insurance and Safety Division 222 3rd Avenue North, Ste #501 Nashville, TN 37201	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE

LICENSE AGREEMENT FOR PRIVATE ENCROACHMENTS
INTO THE PUBLIC RIGHT OF WAY

I/We, LMC Towne Property Owner, LLC, in consideration of the Resolution No. _____, to construct, maintain, install and/or operate an encroachment into, onto, over, or under the public right of way located at in Nashville, Davidson County, Tennessee, do hereby, for myself, my agents, customers, and assigns, waive and release and hold harmless The Metropolitan Government of Nashville and Davidson County, its agents, employees, and assigns from any and all claims, rights, or demands for damages that may arise from my/our use, construction and/or maintenance of the encroachment, to wit: (SEE ATTACHED DESCRIPTION OF ENCROACHMENT). I/We hereby certify to the Metropolitan Government of Nashville and Davidson County that I/We have executed a bond or liability insurance policy in such amount as agreed upon by the Director of Public Works and the Metropolitan Attorney, and in the form approved by the Metropolitan Attorney (per Metropolitan Code Section 38-1-1), which operates to indemnify and save The Metropolitan Government of Nashville and Davidson County harmless from all claims or demands that may result to persons or property by reason of the construction, operations or maintenance of the encroachment. I/We further agree that my/our obligations hereunder may not be assigned except upon approval of the Director of Public Works and the Metropolitan Attorney. I/We further acknowledge that any action that results in a failure to maintain said bond or liability insurance for the protection of The Metropolitan Government of Nashville and Davidson County shall operate to the granting of a lien to The Metropolitan Government of Nashville and Davidson County in the amount of the last effective bond/insurance policy. Said insurance or bond may not be cancelable or expirable except on 30 days notice to the Director of Public Works.

I/We further recognize that the license granted hereby is revocable by The Metropolitan Government upon recommendation of the Director of Public Works and approval by resolution of the Metropolitan County Council if it is determined to be necessary to the public welfare and convenience. In the event the Metropolitan Government revokes this license as contemplated by this paragraph, licensee will not be entitled to any compensation of any kind. This license shall also be strictly subject to the right of way easement owned by The Metropolitan Government. I/We agree to maintain, construct and use the encroachment in such a way as will not interfere with the rights and duties of the Metropolitan Government

as owner of the right of way. Said interference shall be additional grounds for revocation of the license for encroachment. I/We agree to pay the cost of construction, maintenance, use, as well as relocations cost of said encroachment. Licensee's failure to complete construction of the contemplated encroachment within 36 months of the date of approval by the Metropolitan Council will cause this license to terminate automatically. In the event the encroachment contemplated by this license is substantially destroyed, this license shall terminate unless fully restored by licensee within 36 months from the date of such destruction. In the event this license is revoked or terminated for any reason, licensee shall restore all public property to the condition obtaining at the time the license became effective at licensee's sole cost and expense.

DATE: 10/27/2022

See Signature Block

(Owner of Property)

808 Garfield Street

(Address of Property)

Nashville, TN, 37208

(City and State)

Georgia
STATE OF TENNESSEE)
COUNTY OF DAVIDSON) Forsyth

Sworn to and subscribed before

Me this 27th day of October, 2022

Tina Michele Young
(NOTARY PUBLIC)

My Commission Expires: January 21, 2023



LMC TOWNE PROPERTY OWNER, LLC,
a Delaware limited liability company
its Sole Member;

By: LMC Towne Investor, LLC,
a Delaware limited liability company
its Managing Member;

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
its Sole Member;

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
its Sole Member;

By: Chris Cassidy
Chris Cassidy, Vice President

PETITION TO ENCROACH UPON A PUBLIC RIGHT-OF-WAY

PETITION NO. _____

We, the undersigned, do hereby petition the METROPOLITAN DEPARTMENT OF PUBLIC WORKS and the METROPOLITAN PLANNING COMMISSION to recommend to the METROPOLITAN COUNCIL and MAYOR that legislation be enacted to authorize the construction, installation and maintenance of an encroachment upon the public right-of-way as follows:

Installation & maintenance of irrigation system for in ground planters in the ROW along Rosa Parks BLVD, Garfield Street, Alley 516, Nassau Street.

Addresses and Map and Parcel numbers of property or properties associated with the proposed encroachment:

<u>ADDRESS</u>	<u>MAP AND PARCEL NUMBER</u>
<i>808 Garfield Street, Nashville, TN 37208</i>	<i>Parcels 345 & 535, on map 81-08</i>
_____	_____
_____	_____
_____	_____

Attach the following in support or explanation of this application:

- _____ A check for the filing fee of \$250.00 made payable to the Metropolitan Government (**application fee is non-refundable**).
- _____ A scaled drawing on 8 1/2 “ x 14” paper of the proposed encroachment. (Additional exhibits may be required depending upon the nature of the request).
- _____ A private encroachment license agreement signed by the person to whom the encroachment privilege is to be granted.
- _____ A certificate of liability insurance in the amount to be determined necessary by the Department of Public Works.

Signature and mailing address of person or business to whom privilege of encroachment will be granted:

Signature: See Signature Block Below Address: 6285 Barfield Road, Suite 300
Chris Cassidy, Vice President Atlanta, GA 30328

Council District: 19

PERSON FILING THIS PETITION:

If other than owner or optionee of properties listed above, state relationship. All correspondence will be mailed to this person.

Name: _____

Address: _____

City, State, Zip: _____

Phone: Residence _____

Business _____

NOTE: THIS APPLICATION WILL NOT BE ACCEPTED UNLESS COMPLETED IN FULL.

► **LMC TOWNE PROPERTY OWNER, LLC,**
a Delaware limited liability company
its Sole Member;

By: LMC Towne Investor, LLC,
a Delaware limited liability company
its Managing Member;

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
its Sole Member;

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
its Sole Member;

By: Chris Cassidy
Chris Cassidy, Vice President

Metropolitan Government Department of Public Works

750 South 5th Street ▫ Nashville, TN 37206 ▫ (615) 862-8750 ▫ www.nashville.gov/public-works

Mandatory Referral Application: *Encroachment: Sign / Awning / Fiber Optic Cable / Other*

*** Before filing this application, please review checklist on the back of this application. ***

Encroachment Type:

- Awning
- Fiber Optic Cable (▲ ground)
- Fiber Optic Cable (▼ ground)
- Sign
- Other _____

Date Submitted: _____

Mandatory Referral Project No. _____
(MPW staff assigns project #)

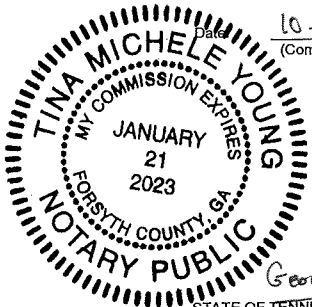
Map & Parcel(s): _____

Street Address(es): _____

Notarized Signature of Property Owner(s):

You must obtain the *notarized* signature of all property owners on whose property the sign or awning will occur. Failure to provide this information will deem your application *incomplete* and postpone your application's consideration by the Metropolitan Planning Commission. Copy form below for additional signatures.

As the owner(s) of property, I/we agree to the submission of this mandatory referral application to the Metropolitan Government Department of Public Works for a sign, awning or fiber optic cable encroachment.



Date: 10-27-22
(Company Name)

LMC Towne Property Owner, LLC

▶ LMC TOWNE PROPERTY OWNER, LLC,
a Delaware limited liability company
its Sole Member;

See Signature Block Right
(Signature of Property Owner)

By: LMC Towne Investor, LLC,
a Delaware limited liability company
its Managing Member;

Chris Cassidy
(Name of Property Owner)

Vice President
(Title of Property Owner)

By: Lennar MF Holdings, LLC,
a Delaware limited liability company
its Sole Member;

808 Garfield Street

Nashville, TN 37208
(Address of Property (including city & state))

By: Lennar Multifamily Communities, LLC,
a Delaware limited liability company
its Sole Member;

By: [Signature]
Chris Cassidy, Vice President

Georgia
STATE OF TENNESSEE
COUNTY OF DAVIDSON - Forsyth
Sworn to and subscribed before
Me this 21st day of October, 19 2022
[Signature]
(Notary Public)
My Commission Expires: January 21, 2023

Applicant: All correspondence will be mailed to the applicant.

Architect Engineer Property Owner Other: _____

Name: _____

Business: _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____

business home business mobile

Fax: _____

business home business mobile

E-mail: _____

Applicant's Signature: _____

Filing Fee (All application fees are non-refundable)

Encroachment: Sign / Awning / Fiber Optic Cable \$250.00
Other

Amount paid: \$ _____

Accepted by: _____ Date: _____

Mandatory Referral

4 Checklist

ρ **Mandatory Referral Application**

If any electrical vaults are located below proposed sign, awning or fiber optic cable, special design standards may be required. Contact NES 615-747-3964 for more information on electrical vault locations.

DO NOT INSTALL anything that would encroach over Metro right-of-way until your application is approved by Metro Council. If you do, you could have to wait six months before your application is considered by Metro Council. For more information, see Council Bill BL2000-444 available at: https://www.nashville.gov/mc/ordinances/term_1999_2003/bl2000_444.htm or call the Metro Clerk for a copy of the bill at 862-6770.

ρ **Filing Fee \$250 (All application fees are non-refundable)**

Cash or check. If check, make payable to "Metropolitan Government". Credit cards not accepted.

ρ **Property Map**

Show location of property and surrounding streets (use "Maps" on the MPC web to create property map)

ρ **Notarized Signature of Property Owner(s)**

You must obtain the *notarized* signature of all property owners whose property the sign or awning will occur. Failure to provide this information will deem your application **incomplete** and postpone your application's consideration by the Metropolitan Planning Commission.

ρ **License Agreement for Private Encroachment into Public Right-of-Way**

Obtain copy from MPW web site, MPW Right-Of-Way Permits' Office at (615-862-8782).

ρ **Franchise License**

If fiber optic cable company, prior to submitting a fiber optic cable encroachment, you must contact the Metro Department of Law at 615-862-6341 for determination of whether franchise license is required.

ρ **Certificate of Liability Insurance**

Certificate must identify Metro Government of Nashville & Davidson County as Certificate Holder.

ρ **Right-of-Way Notice**

While not a requirement of your application, please be aware that no construction work may be undertaken in any street, road, alley or right-of-way or of any utility or temporary construction easement of the metropolitan government or other government entity by any department of the metropolitan government or any other entity unless adequate notice has been given to the abutting fee owner of a street, road, alley, or right-of-way or fee owner of the easement, and to the district member of council representing the area of such construction work. For more information, see Metro Code 13.20 available at: https://library.municode.com/tn/metro_government_of_nashville_and_davidson_county/codes/code_of_ordinances?nodeId=CD_TIT13STSIPUPL_DIVIGERE_CH13.20EXOB or call the Metro Clerk for a copy of the bill at 862-6770, or call the Public Works Department Permits' Office at 615-862-8782.

ρ **Drawings** should identify the following:

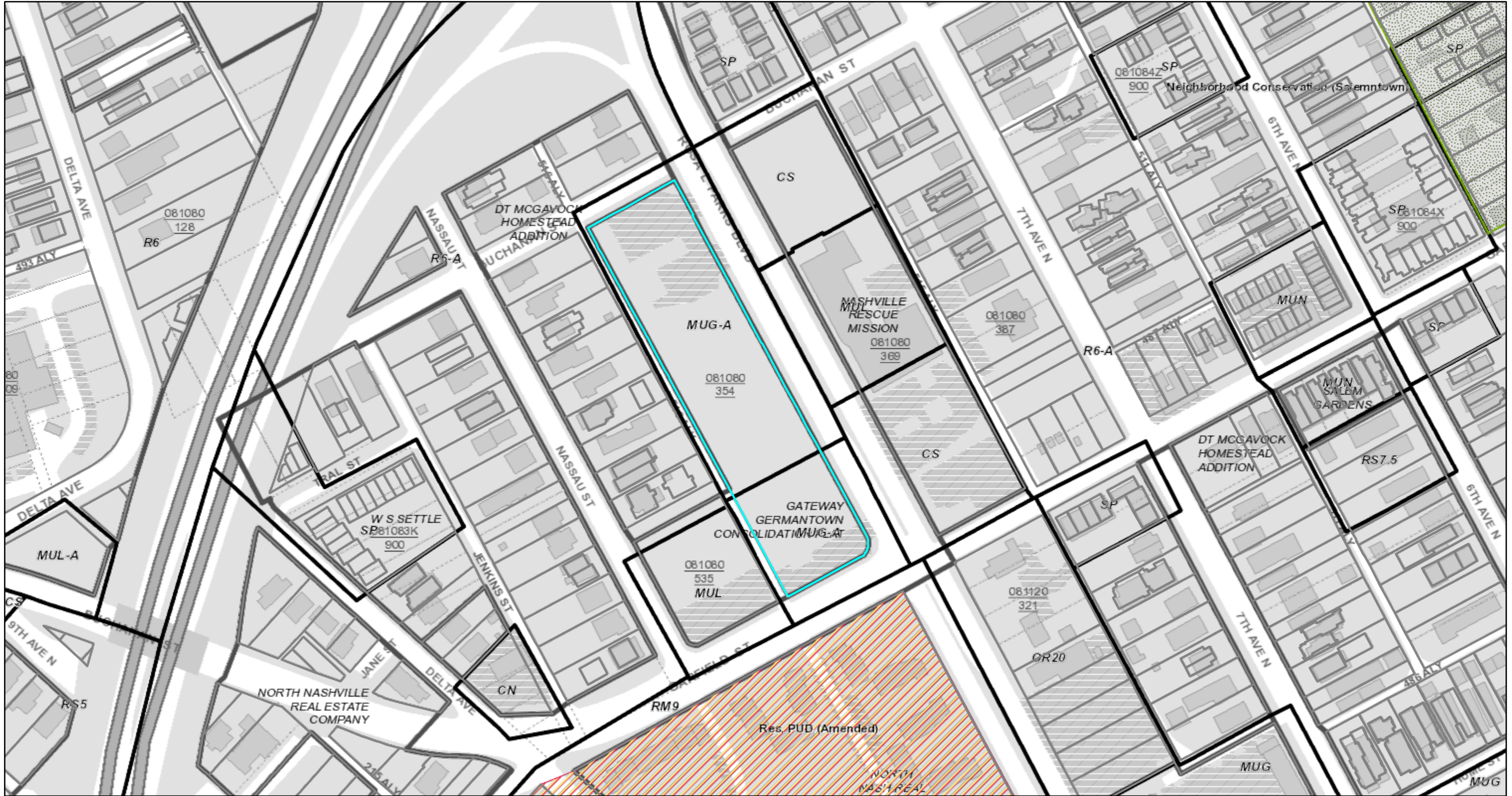
Signs / Awnings

- Width and length of sign/awning
- Vertical height of awning
- Horizontal distance sign/awning projects over public right-of-way
- Vertical distance sign/awning will be installed above public right-of-way
- Horizontal distance between door awning and street curb (Note: Door awnings must be setback 18" from street curb)
- Location of every sign, window awning or door awning to be installed on building (photograph is helpful)
- Method of attachment / anchoring to building or sidewalk

Fiber Optic Cable







- Map identifying cable path
- Cable length in feet or miles
- Thickness of cable
- Number of cables
- If ▲ ground, what cable will be attached to and method of attachment
- If ▲ ground, height of cable above public right-of-way
- If ▼ ground, average depth below public right-of-way (e.g. "36 – 42")
- If ▼ ground, size of trench / boring

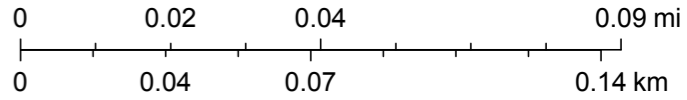
Nashville / Davidson County Parcel Viewer



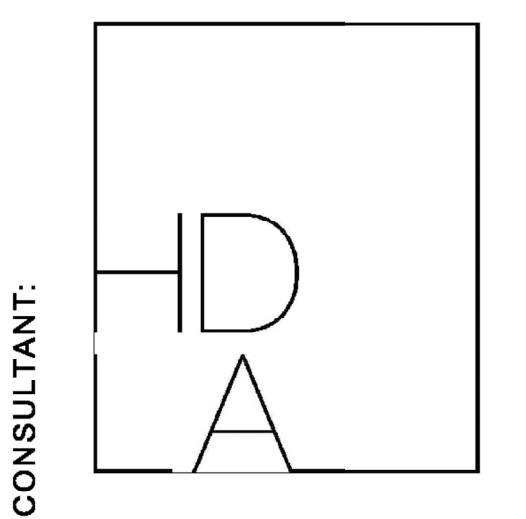
April 13, 2022

1:2,257

-  graphicsLayer2
-  Zoning
-  Urban Design Overlay
-  Residential Accessory Structure Overlay
-  Planned Unit Development
-  Historic Neighborhood Conservation Overlay



Metro GIS



ALL PRO IRRIGATION

1441 CANTON ROAD
 MARIETTA, GA 30066
 770-424-5110

PROJECT NUMBER: 192029
 PERMIT NUMBER: 12020000228
 CLIENT: **LVMC**
 A Lennox Company

NO.	DRAWING RELEASE	DATE
	DESIGN DEVELOPMENT	10/6/2019
	PERMIT/CONSTRUCTION	12/8/2019
1	GMP	1/8/2020
2	GMP 'ADDENDUM 01'	1/24/2020
3	GMP 'ADDENDUM 02'	7/17/2020
4	IFC REVISIONS	10/30/2020
5	IFC SET	10/30/2020
6	IFC REVISIONS	12/18/2020
	IRRIGATION SHOP PLAN	6/24/2022

TITLE:
IRRIGATION SHOP PLAN

SHEET NUMBER:
1-1

TDU CALCULATIONS

1 Acreage (area of parcel including building site)	3.16
2 Minus Building Coverage Area	(-) 2.32
3 Equals Adjusted Acreage	(=) 0.84
4 Multiply by Required Tree Density Unit per acre choose one	(x) 22 All but Single Family and 1 & 2 Family
5 Required TDU for Project	(=) 18.48
	(=) 14 Single Family and 1 & 2 Family
	(=) 11.76

HERITAGE TREE(S) RETAINED

DBH	# of Trees	Value	TDU
8"		x 3.2	0
10"		x 4.0	0
12"		x 4.8	0
14"		x 5.6	0
16"		x 6.4	0
18"		x 7.2	0
20"		x 8.0	0
22"		x 8.8	0
24"		x 9.6	0
total			0

*Greater than 24" equals DBH x .5 per inch

RETAINED TREE(S)

DBH	# of Trees	Value	TDU
6"		x 1.8	0
8"		x 2.4	0
10"		x 3.0	0
12"		x 3.6	0
14"		x 4.2	0
16"		x 4.8	0
18"		x 5.4	0
20"		x 6.0	0
22"		x 6.6	0
total			0

RETAINED TREE(S)

DBH	# of Trees	Value	TDU
24"		x 8.4	0
26"		x 9.1	0
28"		x 9.8	0
30"		x 10.5	0
32"		x 11.2	0
34"		x 11.9	0
36"		x 12.6	0
38"		x 13.3	0
40"		x 20.0	0
total			0

RETAINED TREE(S)

DBH	# of Trees	Value	TDU
42"		x 23.1	0
44"		x 26.1	0
46"		x 27.6	0
48"		x 28.8	0
50"		x 30.0	0
52"		x 31.2	0
54"		x 35.1	0
56"		x 36.4	0
58"		x 37.7	0
60"		x 42.0	0
total			0

REPLACEMENT TREE(S) - LARGE & MEDIUM CANOPY TREES

DBH	# of Trees	Value	TDU
2"		x 5	0
3"	8	x 6	4.8
4"		x 7	0
5"		x 9	0
6"		x 10	0
7"		x 12	0
8"		x 13	0
total			4.8

REPLACEMENT TREE(S) - LARGE & MEDIUM COLUMNAR, SMALL UNDERSTORY TREES and STREET TREES*

DBH	# of Trees	Value	TDU
2"	31	x 25	7.75
3"	20	x 3	6
4"		x 4	0
5"		x 5	0
6"		x 5	0
7"		x 6	0
8"		x 7	0
total			13.75

EXAMPLES but not limited to:
 Deciduous- Oak, Maple, Poplar, Planetree, Ginkgo
 Evergreen- Am. Holly, So. Magnolia, Pine, Hemlock, Spruce, Cedar
 Mature height greater than 30'

EXAMPLES but not limited to:
 Columnar (Fastigate)- Deciduous: Slender Silhouette Sweetgum, Arnold Tulip Poplar, Princeton Sentry Ginkgo
 Understory Deciduous- Deciduous- Redbud, Dogwood, Flowering Cherry, Japanese Magnolia, Japanese Maple
 Understory Evergreen- Dwarf Magnolia, Hybrid Holly, Cherry Laurel (tree form)
 Mature height avg. 30' or less.
 Small Understory Columnar varieties receive no TDU credit

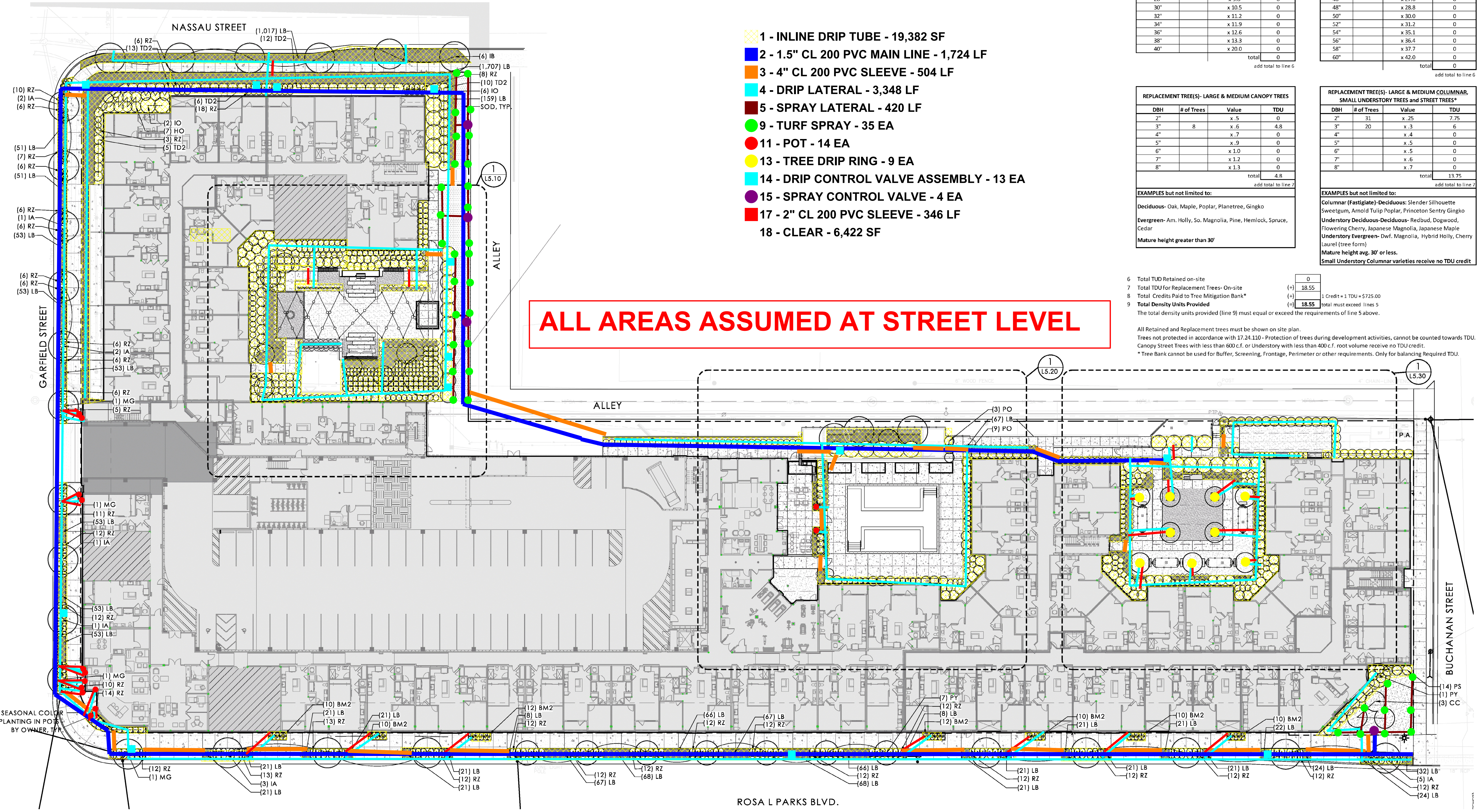
6 Total TDU Retained on-site	0
7 Total TDU for Replacement Trees On-site	(+) 18.55
8 Total Credits Paid to Tree Mitigation Bank*	(+) 1 Credit = 1 TDU = \$725.00
9 Total Density Units Provided	(=) 18.55 total must exceed lines 5
The total density units provided (line 9) must equal or exceed the requirements of line 5 above.	

All Retained and Replacement trees must be shown on site plan.
 Trees not protected in accordance with 17.24.110 - Protection of trees during development activities, cannot be counted towards TDU.
 Canopy Street Trees with less than 600 c.f. or Understory with less than 400 c.f. root volume receive no TDU credit.
 * Tree Bank cannot be used for Buffer, Screening, Frontage, Perimeter or other requirements. Only for balancing Required TDU.

NOTE:
 1. ALL PLANTERS TO HAVE SEASONAL COLOR AS SPECIFIED AND PROVIDED BY OWNER.
 2. SOD ALL DISTURBED AREAS

- 1 - INLINE DRIP TUBE - 19,382 SF
- 2 - 1.5" CL 200 PVC MAIN LINE - 1,724 LF
- 3 - 4" CL 200 PVC SLEEVE - 504 LF
- 4 - DRIP LATERAL - 3,348 LF
- 5 - SPRAY LATERAL - 420 LF
- 9 - TURF SPRAY - 35 EA
- 11 - POT - 14 EA
- 13 - TREE DRIP RING - 9 EA
- 14 - DRIP CONTROL VALVE ASSEMBLY - 13 EA
- 15 - SPRAY CONTROL VALVE - 4 EA
- 17 - 2" CL 200 PVC SLEEVE - 346 LF
- 18 - CLEAR - 6,422 SF

ALL AREAS ASSUMED AT STREET LEVEL



OVERALL LANDSCAPE PLAN

