



JONATHAN'S LANDING

LANDSCAPE MASTER PLAN

Comprehensive Analysis & Renovation

MAY 15, 2024

Prepared By:



**Cotleur &
Hearing**





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JONATHAN'S
LANDING

INTRODUCTION



INTRODUCTION

PURPOSE AND IMPORTANCE OF THE DOCUMENT

Welcome to the Comprehensive Analysis and Renovation Guidance for Jonathan's Landing Property Owners Association Common Areas. This document has been meticulously crafted by Cotleur & Hearing, leading landscape architects in community enhancement and sustainable development.

The purpose of this document is to provide a comprehensive assessment of the Property Owners Association (POA) Common areas within Jonathan's Landing, focusing on landscaping and design elements. Through a meticulous inventory, analysis, and planning process, we have identified areas for improvement, prioritized enhancements, and created a foundation for the Renovation Master Plan over the next five years.

The importance of this document lies in its potential to shape the future of Jonathan's Landing. By conducting a thorough review of this community and its common areas, we endeavor to uncover hidden potential and opportunities for revitalization. Our recommendations and strategies will empower the Landscape Committee and the entire community to embark on a purposeful path towards a more aesthetically pleasing, environmentally sustainable, and socially engaging neighborhood.

This document stands as a testament to our commitment to collaboration and excellence. Together, we have the chance to reimagine and redefine Jonathan's Landing, enhancing the quality of life for residents and creating spaces that inspire a sense of belonging. As we embark on this journey, let us embrace the potential of a beautifully landscaped future and pave the way for lasting positive change.

Warm regards,



Donaldson E. Hearing, PLA, ASLA, LEED
PRINCIPAL / LANDSCAPE ARCHITECT
COTLEUR & HEARING



INTRODUCTION [CONT.]

OVERVIEW OF THE COMMUNITY AND ITS COMMON AREAS

Jonathan's Landing has long been a haven for residents seeking a serene and engaging environment. Jonathan's Landing stands as a testament to the power of community spirit and the artistry of thoughtful design.

Jonathan's Landing boasts a diverse array of common areas, from tranquil parks to vibrant gathering spaces. These common areas form the heart of the community, providing spaces for relaxation, recreation, and connection. With a commitment to preserving the community's character while invigorating its spaces, Cotleur & Hearing has embarked on a mission to assess and guide the future of these cherished common areas.

As you explore the contents of this document, you will gain insight into the detailed inventory of the community's existing landscapes, learn about the analysis that informs our vision, and discover the masterful plan that will usher in a new era of vibrancy.

BRIEF EXPLANATION OF THE SCOPE OF WORK

This document outlines our analysis and recommendations for the common areas of Jonathan's Landing. Our work involves assessing the existing landscapes, identifying areas for improvement, and developing a practical plan for enhancement.

We provide a detailed review of the current state of the common areas, including their strengths and challenges. Through site visits, photos, and descriptions, we have assessed the landscaping's condition and character. Our goal is to make these areas more functional, visually appealing, and sustainable.

Cotleur & Hearing has collaborated closely with the Landscape Committee to ensure our recommendations align with the community's needs and priorities. Our focus is on practical improvements that enhance both aesthetics and functionality.

As you read through this document, you'll gain insights into the process, analysis, and proposed enhancements for Jonathan's Landing's common areas. The book format follows the Scope of Work.

INVENTORY:

- *On site observations and Photo Document existing POA common areas.*
- *GIS Map & CAD base and High Res. Aerial images of POA common areas.*
- *Document existing conditions, landscape character, quality, and health.*

ANALYSIS:

- *Develop Community Diagram for area identification and prioritization.*
 - *Evaluate each area for opportunities for improvement.*
 - *Develop Recommended Plant Palette.*
- *Analysis and develop character of Jonathan's Landing in images.*

RENOVATION MASTER PLAN:

- *Refine Project Tasks per POA Common areas and prioritize.*
 - *Create Diagram for Project Tasks.*
 - *Develop Project Budget estimates.*
 - *Develop anticipated Project Schedule.*

COMPREHENSIVE ANALYSIS



COMPREHENSIVE ANALYSIS

EVALUATION OF EXISTING LANDSCAPE QUALITY, HEALTH, AND CHARACTER

Our initial step involved a comprehensive on-site evaluation of Jonathan's Landing's common area landscapes. Led by our skilled team at Cotleur & Hearing, this evaluation sought to gain a deeper understanding of the quality, health, and character of the existing landscape.

During our on-site observation, we closely examined each common area, paying special attention to the condition of trees, shrubs, and other plant materials. We assessed the health, vitality, and overall appearance, identifying any signs of deterioration, disease, or end-of-life cycle issues.

In general, the landscape material of Jonathan's Landing is diverse, healthy, and has been well maintained. Care has been taken to remove invasive exotic plant materials and to assist in preventing their re-growth. However, several areas of concern were noted:

SLASH PINES:

In multiple areas there were observed to be native slash pine trees that had died or were in decline. This could be due to a number of factors, including pine bore beetle. We recommend that additional pine trees continue to be planted through the community to maintain this valuable species and replace those that are declining.

SPECIMEN TREES:

Some species of large canopy trees in key areas, along roadways, may be nearing the end of their life cycle. Although they appear to have been properly pruned and maintained, there are signs that the trees will need to be removed in the next few years. These include the black olive trees (Dickinson drive), yellow peltaforum trees (Dickinson drive), and some of the ficus trees (North gate median). As these trees provide a very large canopy presence to the roadways and character to the entry, the replacement of them must be carefully considered and planned for in upcoming years.

CANOPY TREES:

There is also some concern regarding the oak canopy trees lining Casseekey Island Road and how closely they are spaced. We recommend further evaluation of these trees by an arborist to determine if thinning the tree line would be valuable for future canopy growth.

PHOTO DOCUMENTATION OF COMMON AREAS

Through a series of detailed images, we aim to visually communicate the landscape's existing quality, health, and character.

Our team photographed each common area from various angles, focusing on key features such as plantings, hardscape elements, and overall layout. These images serve as a valuable resource to visually represent the current state of each area, aiding in the analysis and subsequent design recommendations.

COMPREHENSIVE ANALYSIS [CONT.]

1: NATURAL AREA BY INDIANTOWN



2: NORTH GATE ENTRANCE



COMPREHENSIVE ANALYSIS [CONT.]

4: JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE



COMPREHENSIVE ANALYSIS [CONT.]

5: PASSAGES EAST



8: DICKINSON DRIVE BRIDGE



9: CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS



COMPREHENSIVE ANALYSIS [CONT.]

10: ALT A1A BUFFER - NORTH OF CENTRAL GATE



11: ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL



COMPREHENSIVE ANALYSIS [CONT.]

12: CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL



COMPREHENSIVE ANALYSIS [CONT.]

13: CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE



14: SOUTH GATE



COMPREHENSIVE ANALYSIS [CONT.]

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17: POA OFFICE



COMPREHENSIVE ANALYSIS [CONT.]

18: CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE



19: CASSEEKEY ISLAND RD COMMON AREA NEAR LAKE AND BUTTERFLY ISLAND



COMPREHENSIVE ANALYSIS [CONT.]

20: SOUTH REC PARK



COMPREHENSIVE ANALYSIS [CONT.]

21: BUTTERFLY ISLAND AND PARKING AREA



LANDSCAPE DESIGN RECOMMENDATIONS



LANDSCAPE DESIGN RECOMMENDATIONS

Landscape Essence

**COASTAL • ELEGANT • SUSTAINABLE
TIMELESS • NATIVE • TRANQUIL**

Nestled between land and water along the scenic shores of Jupiter, Florida, Jonathan's Landing embodies a landscape character that seamlessly blends natural beauty with coastal elegance. With its prime location on the Intracoastal Waterway and proximity to the Atlantic Ocean, Jonathan's Landing boasts breathtaking waterfront views, punctuated by swaying palm trees and lush greenery and the glimpse of distant mangroves. The landscape is shaped by the gentle undulations of the coastal terrain, offering vistas of both serene waterways and manicured fairways.

The landscape style of Jonathan's Landing embraces native plants, a lush appearance, and an open feeling full of views and vista's while adhering to a "less is more" philosophy. Tall palms, canopied oaks, and native foliage line the streets, providing shade and adding to the tropical allure of Jonathan's Landing. With a solid foundation and use of native plants to provide the backbone of the community, selected pockets of flowering plants and colorful foliage shine out against the native backdrop, creating a vibrant tapestry of flora throughout the community. The landscape is adorned with a diverse array of native flora, from the stately sabal palms and feathery coontie to the vibrant blooms of firebush and waving grasses. These indigenous plants not only thrive in the subtropical climate but also provide essential habitat for local wildlife. Tropical plants adapted to the Florida environment compliment the native palette while contributing to the tropical and lush feeling residents know and love.



LANDSCAPE DESIGN RECOMMENDATIONS

LANDSCAPE DESIGN

Cotleur & Hearing has divided the POA Common areas in Jonathan's Landing into various landscape types to facilitate discussions and reviews of landscape styles and requirements. Although consistency across the community is desired, each landscape type will receive unique treatment. The accompanying map outlines the categorization of each area. Certain common areas may fall under multiple categories, and design discretion is always encouraged. The following pages illustrate the look and feel of each designated area through photographs and sample plant palettes.

COMMUNITY ENTRANCES

- Make a striking first impression with spaciousness and grandeur
- Highlight views and vistas that catch the eye
- Use plenty of flowering shrubs and trees

COMMON AREAS

- Incorporate lush, native plants and colorful accents
- Include flowering trees for beauty all year round
- Create open spaces framed by attractive views

INTERNAL ROADWAY STREETSCAPES

- Cultivate a cohesive and welcoming atmosphere
- Line streets with trees for shade and beauty
- Keep open vistas where possible
- Ensure proper spacing between landscaping and pedestrian areas

INTERNAL ROADWAY BUFFERS

- Separate roadways from private spaces
- Provide overhead canopy for comfort
- Offer pleasing views for all residents

EXTERNAL ROADWAY BUFFERS

- Create green corridors with minimal visibility
- Enhance with native plants and colorful additions
- Preserve community privacy

CANAL BUFFERS

- Maintain open views to the water's edge
- Use a mix of native plants with splashes of color
- Ensure unobstructed views across the canal
- Act as a protective barrier between the waterway and the community

POA COMMON AREA LANDSCAPE TYPES



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

COMMUNITY ENTRANCES

Community Entrances welcome residents and visitors with a burst of native flora and vivid accents, creating a striking first impression. These areas offer a feeling of spaciousness and grandeur, with carefully designed views and vistas that draw the eye. They serve as a lush introduction to the community.

Plant Palette Examples:

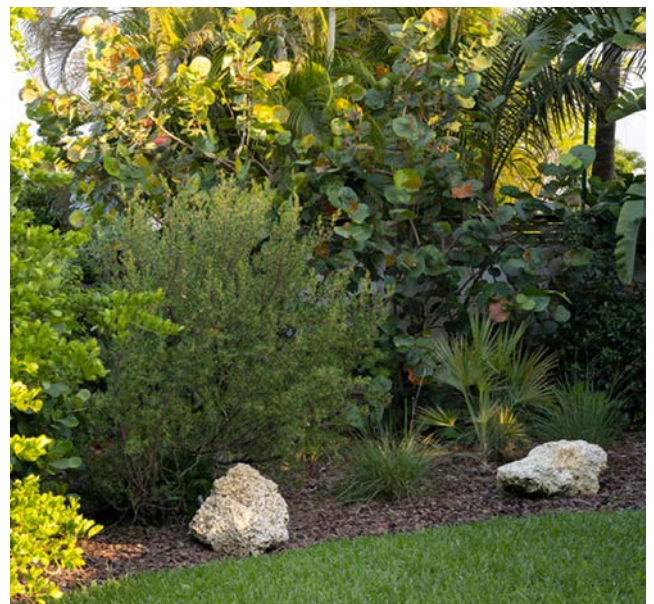


LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

COMMON AREAS

The POA Common Areas represent the heart of community unity and natural beauty. Lush, native plants and vivid accents are thoughtfully integrated throughout these shared spaces. They offer a profound sense of open space, framed by carefully designed vistas and views that connect residents and inspire a collective sense of pride. These areas serve as the canvas upon which the community's identity is painted, fostering a deep sense of belonging and belongingness. Whether it's a place for casual gatherings, celebrations, or quiet contemplation, these common areas encapsulate the very essence of the community.

Plant Palette Examples:

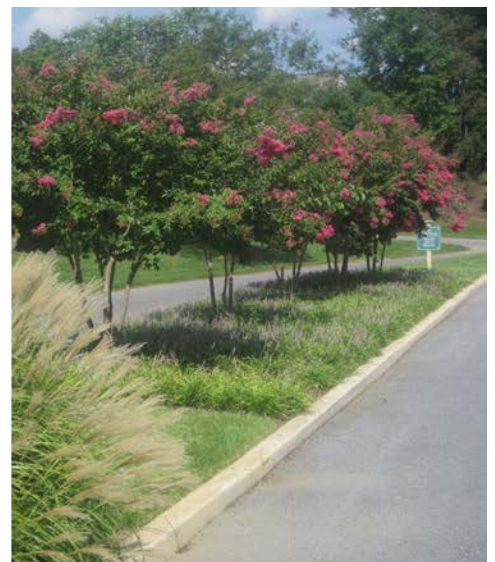


LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

INTERNAL ROADWAY STREETSCAPES

Internal Roadway Streetscapes are vibrant pathways within the community. Native plants and colorful accents line the streets, infusing the landscape with natural beauty. These streetscapes offer pleasing views, creating a cohesive and inviting atmosphere throughout the community.

Plant Palette Examples:

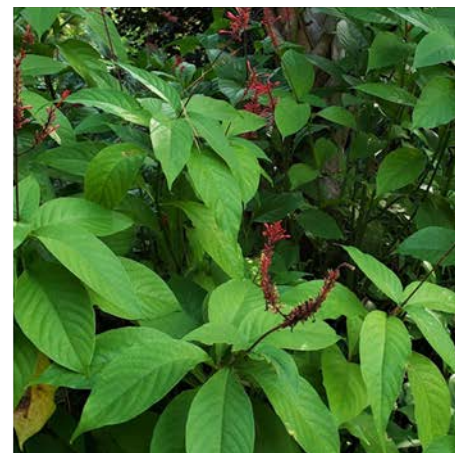


LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

INTERNAL ROADWAY BUFFERS

Internal Roadway Buffers provide a sense of privacy and overhead canopy within the community. These buffers not only separate roadways from homes but also offer residents pleasing views and a sense of nature's beauty.

Plant Palette Examples:



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

EXTERNAL ROADWAY BUFFERS

External Roadway Buffers are green corridors that buffer the community from external roadways. Native plants and colorful additions add a touch of natural beauty, creating a peaceful transition from the bustling world outside. Carefully designed views maintain the privacy and serenity of the community.

Plant Palette Examples:



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

CANAL BUFFERS

Landscape along the South Canal Buffer is a tranquil oasis of natural beauty along the water's edge. It showcases a harmonious blend of native plants, adding vibrant pops of color. This landscape character offers sweeping views across the canal, creating a sense of openness and connection with nature, all while providing a protective buffer between the waterway and the community.

Plant Palette Examples:



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

PLANT PALETTE

The following plant palette has been created collaboratively by Cotleur & Hearing as the landscape consultants and the Jonathan's Landing landscape committee members and reviewed by Revival Landscape Services as the current maintenance company. The plant species listed are meant to be a guideline and should serve as a helpful guide rather than a rigid mandate. While it outlines preferred species, it's essential to recognize the inherent flexibility within the guidelines. There may be instances where species not explicitly listed are entirely suitable for the intended purpose. This flexibility allows for adaptation to varying environments and unique circumstances. Therefore, while the listed plants are recommended, it's understood that there's room for exploration and inclusion of additional species that align with the overarching goals and requirements.

LARGE TREES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BALD CYPRESS	TAXODIUM DISTICHUM	Y			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	70' X 30'	UPRIGHT CANOPY
BLACK IRONWOOD	OLEA CAPENSIS	Y		GREEN-WHITE	FULL SUN, PARTIAL SHADE	SOMEWHAT MOIST, DROUGHT TOLERANT	15' X 10'	MEDIUM UPRIGHT CANOPY, ROUNDED SHAPE.
CRABWOOD	CARAPA GUIANENSIS	Y	ALL YEAR	RED, GREEN	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	20' X 15'	MEDIUM UPRIGHT CANOPY
GUMBO LIMBO	BURSERA SIMARUBA	Y	SPRING	PALE GREEN OR WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	45' X 35'	LARGE SPREADING CANOPY
INDIAN LAUREL	FICUS MICROCARPA	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	50' X 50'	ROUNDED CANOPY
LAUREL OAK	QUERCUS LAURIFOLIA	Y			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	65' X 40'	LARGE DENSE SPREADING CANOPY.
LIVE OAK	QUERCUS VIRGINIANA	Y			FULL SUN, PARTIAL SHADE	NORMAL MOISTURE	60' X 40'	LARGE DENSE SPREADING CANOPY.
PITCH APPLE	CLUSIA ROSEA	Y	SUMMER	PINK, WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	25' X 15'	DENSE MEDIUM UPRIGHT CANOPY
RED MAPLE	ACER RUBRUM	Y	WINTER	RED OR PINK	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	70' X 30'	MODERATE, IRREGULAR CANOPY
RUSTY FIG	FICUS RUBIGINOSA	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	40' X 45'	DENSE CANOPY
SHADY LADY BLACK OLIVE	TERMINALIA BUCERAS 'SHADY LADY'	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	45' X 45'	IRREGULAR CANOPY
SOUTH FLORIDA SLASH PINE	PINUS ELLIOTTII	Y		YELLOW	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	75' X 35'	UPRIGHT CANOPY
SWEET ACACIA	VACHELLIA FARNESIANA	Y	LATE WINTER, EARLY	YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	15' X 15'	MEDIUM UPRIGHT CANOPY
WILD TAMARIND	LYSILOMA LITISILIQUUM	Y	SPRING TO SUMMER	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	30' X 30'	MEDIUM SPREADING CANOPY

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

MEDIUM TREES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BEAUTY LEAF	CALOPHYLLUM INOPHYLLUM	N	SUMMER	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	45' X 40'	PYRAMIDAL SHAPE
DAHOON HOLLY	ILEX CASSINE	Y	LATE SPRING TO EARLY	GREENISH WHITE	FULL SUN, PARTIAL SHADE	MEDIUM DROUGHT TOLERANCE	20' X 8'	CONICAL UPRIGHT CANOPY
PARADISE TREE	SIMAROUBA GLAUCA	Y	LATE WINTER TO SPRING	YELLOW, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	40' X 25'	MEDIUM UPRIGHT CANOPY
PITCH APPLE	CLUSIA ROSEA	Y	SUMMER	PINK, WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	25' X 15'	DENSE MEDIUM UPRIGHT CANOPY
SATIN LEAF	CHRYSOHYLLUM OLIVIFORME	Y	ALL YEAR	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	30' X 20'	MEDIUM UPRIGHT
SCREWPINE	PANDANUS UTILIS	Y		GREEN-WHITE	FULL SUN, PARTIAL SHADE	SOMEWHAT MOIST, DROUGHT TOLERANT	15' X 10'	IRREGULAR, PYRAMIDAL CANOPY
SILVER BUTTONWOOD	CONOCARPUS ERECTUS VAR. 'SERICEUS'	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	30' X 20'	MEDIUM UPRIGHT CANOPY.
SIMPSON STOPPER	MYRCIANTHES FRAGRANS	Y	SPRING	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE (AFTER FIRST FOUR YEARS)	15' X 15"	MEDIUM SPREADING FORM
TABEBUIA	TABEBUIA CARAIBA	Y			FULL SUN, PARTIAL SHADE	NORMAL MOISTURE	20' X 12'	IRREGULAR CANOPY

SMALL TREES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
ANGEL'S TRUMPET	BRUGMANSIA SPP.	N	SPRING TO FALL	PINK, WHITE	PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	10' X 12'	VASE SHAPE
GEIGER TREE	CORDIA SEBESTENA	N	ALL YEAR	ORANGE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	25' X 20'	VASE SHAPE
JAPANESE FERN TREE	FILICUM DECIPIENS	N			FULL SUN, PARTIAL SHADE	MEDIUM DROUGHT TOLERANCE	25' X 20'	ROUNDED CANOPY
JAPANESE PRIVET	LIGUSTRUM JAPONICUM	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	10' X 20'	VASE, DENSE SHAPE
KOPSIA	OCHROSIA ELLIPTICA	N	FALL	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	20' X 20'	UPRIGHT CANOPY
LIGNUM VITEA	GUAIAACUM OFFICIANALE	Y	SPRING	BLUE-PURPLE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	10' X 8'	SMALL UPRIGHT ORNAMENTAL FORM.
MANGOSTEEN	GARCINIA SPICATA	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	LOW DROUGHT TOLERANCE	30' X 15'	OVAL, PYRAMIDAL SHAPE
WEeping BOTTLEBRUSH	MELALEUCA VIMINALIS	N	SPRING SUMMER	RED	FULL SUN	HIGH DROUGHT TOLERANCE	20' X 20'	WEeping SHAPE

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

ORNAMENTAL/FLOWERING TREES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BOUGAINVILLEA TREE	BOUGAINVILLEA SPP.	N	YEAR ROUND	PINK, PURPLE, WHITE, RED, YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	20' X 20'	MODERATE, ROUNDED CANOPY
CASSIA	SENNA SURATTENSIS	N	SPRING & FALL	YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	15' X 10'	ROUNDED CANOPY
FRANGIPANI	PLUMERIA RUBRA	N	SPRING, SUMMER, FALL	PINK, RED	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	20' X 20'	SMALL TO MEDIUM CANOPY
GARDENIA MIAMI SUPREME	GARDENIA JASMINOIDES 'MIAMI SUPREME'	N	SPRING TO SUMMER	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	6' X 6'	ROUNDED CANOPY
GOLDEN SENNA	SENNA POLYPHYLLA	N	SPRING & FALL	YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	10' X 8'	IRREGULAR CANOPY
HIBISCUS TREE	HIBISCUS SPP.	N	YEAR ROUND	WHITE, PINK, RED, ORANGE, PEACH, OR	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	12' X 10'	VASE SHAPE
INDIAN HAWTHORNE	RAPHIOLEPIS X 'MONTIC'	N	SPRING, FALL	PINK	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	10' X 8'	ROUNDED CANOPY
JACARANDA	JACARANDA MIMOSIFOLIA	N	SPRING, SUMMER	LAVENDER	FULL SUN	HIGH DROUGHT TOLERANCE	35' X 50'	IRREGULAR CANOPY
JATROPHA	JATROPHA INTEGERRIMA 'COMPACTA'	N	YEAR ROUND	RED	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	10' X 10'	ROUNDED CANOPY
JAVA CASSIA	CASSIA JAVANICA	N	SPRING, SUMMER	PINK	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	25' X 15'	ROUNDED CANOPY
JOE WOOD	JACQUINIA KEYENSIS	Y	SUMMER, FALL	WHITE	FULL SUN, LIGHT SHADE	HIGH DROUGHT TOLERANCE	8' X 12'	UPRIGHT SPREADING CANOPY
ORCHID TREE	BAUHINIA VARIEGATA	N	WINTER TO SPRING	PINK , WHITE, PURPLE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	30' X 30'	VASE SHAPE
PINKBALL TREE	DOMBEYA WALLICHII	N	WINTER	PINK	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	25' X 20'	ROUNDED CANOPY
POWDERPUFF TREE	CALLIANDRA HAEMATOCEPHALA	N	SPRING TO FALL	PINK, RED	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	13' X 11'	VASE, OPEN SHAPE
RAINBOW CASSIA	CASSIA JAVANICA X FISTULA	N	SUMMER TO FALL	YELLOW, PINK	FULL SUN	HIGH DROUGHT TOLERANCE	40' X 30'	IRREGULAR CANOPY
SPANISH STOPPER	EUGENIA FOETIDA	Y	YEAR ROUND	GREEN	FULL SUN, PARTIAL SUN OR PARTIAL	HIGH DROUGHT TOLERANCE	15' X 15'	UPRIGHT SPREADING CANOPY
VERAWOOD	BULNESIA ARBOREA	N	SPRING, SUMMER	YELLOW	FULL SUN	MODERATE DROUGHT TOLERANCE	45' X 45'	IRREGULAR, CLUMPING CANOPY
WHITE TABEBUIA	TABEBUIA BAHAMENSIS	N	YEAR ROUND	WHITE, LAVENDER	FULL SUN	MODERATE DROUGHT TOLERANCE	15' X 10'	UPRIGHT CANOPY
YELLOW ELDER	TECOMA STANS	N	SPRING, FALL	YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	10' X 8'	SMALL UPRIGHT CANOPY
YELLOW POINCIANA	PELTOPHORUM PTEROCARPUM	N	SUMMER	YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	50' X 40'	IRREGULAR, VASE SHAPE

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

PALM TREES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BISMARK PALM	BISMARCKIA NOBILIS	N	SPRING	BROWN	FULL SUN	HIGH DROUGHT TOLERANCE	50' X 15'	4' WIDE LEAVES
CABADA PALM	DYPsis CABADAE	N	SPRING, SUMMER	YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	20' X 10'	MULTI-TRUNKED
CAT PALM	CHAMAEDOREA CATARACTARUM	N	SPRING	YELLOW	PARTIAL SUN	MODERATE DROUGHT TOLERANCE	7' X 7'	LIGHT, FLUFFY FOLIAGE
COCONUT PALM	COCOS NUCIFERA	N	ALL YEAR	WHITE	FULL SUN	MODERATE DROUGHT TOLERANCE	40' X 20'	SINGLE TRUNK, FRUITING
CHRISTMAS PALM	ADONIDIA MERRILLII	N	WINTER	WHITE	FULL SUN	MODERATELY DROUGHT TOLERANT	20' X 8'	ARCHING FORM
FLORIDA THATCH PALM	THRINAX RADIATA	Y	ALL YEAR, SPRING	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	15' HEIGHT	SMALL SINGLE TRUNK PALMATE FORM
FOXTAIL PALM	WODYETIA BIFURCATA	N		CREAM	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	30' X 10'	BUSHY FORM
KEY THATCH PALM	THRINAX	Y	SPRING, SUMMER	YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	20' X 8'	SMALL SINGLE TRUNK PALMATE FORM
LADY PALM	RAPHIS EXCELSA	N	SPRING	GREEN, YELLOW	SHADE	LOW DROUGHT TOLERANCE	10' X 10'	SPREADING
MACARTHUR PALM	PTYCHOSPERMA MACARTHURII	N	SUMMER, FALL	WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	20' X 8'	ERECT FORM
MEDJOO PALM	PHOENIX DACTYLIFERA 'MEDJOO'	N		ORANGE, WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	60'-80' HEIGHT	SPIRAL LEAF ARRANGEMENT
PAUROTIS PALM	ACOELORRHAPHE WRIGHTII	Y	SPRING, WINTER	WHITE, YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	25' X 15'	CLUSTERING, FAN SHAPED
PRINCESS PALM	THRINAX	Y	SPRING, SUMMER	YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	20' X 8'	SMALL SINGLE TRUNK PALMATE FORM
PYGMY DATE PALM	PHOENIX ROBELLINI	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	12' X 7'	FEATHER SHAPED
SABAL PALM	SABAL PALMETTO	Y	SPRING	WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	40'-50' HEIGHT	MEDIUM TO LARGE, CLUMPING PALMATE FORM
SATAKENTIA PALM	SATAKENTIA LIUKUENSIS	N	SPRING, SUMMER	WHITE	FULL SUN, PARTIAL SHADE	LOW DROUGHT TOLERANCE	45' HEIGHT	SOLITARY PALM
SILVER PALM	COCCOTHRINAX ARGENTATA	Y	YEAR ROUND	WHITE, CREAM, GREY	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	6' X 6'	SMALL SINGLE TRUNK PALMATE FORM
SYLVESTER PALM	PHOENIX SYLVESTRIS	N	SPRING, SUMMER	WHITE	FULL SUN	MODERATE DROUGHT TOLERANCE	50'-60' HEIGHT	

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

LARGE SHRUBS

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
ALLAMANDA	ALLAMANDA SCHOTTII	N	SUMMER TO WINTER	YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	4.5' X 4.5'	SPREADING FORM
COCOPLUM	CHRYSOBALANUS ICACO 'RED TIP'	Y	ALL YEAR	WHITE	FULL SUN, LIGHT SHADE	MEDIUM DROUGHT TOLERANCE	15' X 8'	SPREADING FORM
COPPERLEAF	ACALYPHA SPP.	N	SUMMER	RED	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	10' X 7'	ROUND FORM
FIDDLEWOOD	CITHAREXYLUM SPINOSUM	Y	SPRING	WHITE	PARTIAL SUN	HIGH DROUGHT TOLERANCE	15' X 8'	MEDIUM UPRIGHT CANOPY
FIREBUSH	HAMELIA PATENS	Y	YEAR ROUND	ORANGE-RED	PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	6' X 5'	MEDIUM UPRIGHT
FIRESPIKE RED/ PURPLE	ODONTONEMA STRICTUM	N	FALL, WINTER	RED, PURPLE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	4' X 2.5'	UPRIGHT HABIT
HIBISCUS	HIBISCUS ROSA-SINENSIS	N	ALL YEAR	ORANGE, RED, YELLOW, PINK, SALMON	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	9' X 8'	VASE SHAPE
IXORA	IXORA SPP.	N	ALL YEAR	PINK, ORANGE, YELLOW, RED, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	12' X 5'	ROUND FORM
JAMAICAN CAPER	CAPPARIS CYNOPHALLOPHORA	Y	SPRING	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	10' X 10'	VASE SHAPE
PITCH APPLE	CLUSIA ROSEA	Y	SUMMER	PINK, WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	25' X 15'	DENSE MEDIUM UPRIGHT CANOPY
PODOCARPUS	PODOCARPUS MACROPHYLLUS	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	35' X 25'	IRREGULAR SHAPE
POWDERPUFF	CALLIANDRA HAEMATOCEPHALA	N	SPRING TO FALL	PINK, RED	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	13' X 11'	VASE, OPEN SHAPE
SANDANKWA VIBURNUM	VIBURNUM SUSPENSUM	N	SPRING, WINTER	PINK, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	12' X 10'	ARCHING FORM
SEAGRAPE	COCCOLOBA UVIFERA	Y	SUMMER	CREAM	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	45' X 25'	VASE SHAPE
SIMPSON STOPPER	MYRCIANTHES FRAGRANS	Y	SPRING	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE (AFTER FIRST FOUR YEARS)	15' X 15"	MEDIUM SPREADING FORM
SPIRAL GINGER	COSTUS BARBATUS	N	SUMMER, FALL	RED, YELLOW, WHITE, PINK	PARTIAL SHADE	LOW DROUGHT TOLERANCE	6' X 6'	RHIZOMATOUS
VARIEGATED GINGER	ALPINIA ZERUMBET 'VARIEGATA'	N	SUMMER	WHITE, PINK, YELLOW	FULL SUN, PARTIAL SHADE	LOW DROUGHT TOLERANCE	9' X 3.5'	UPRIGHT CLUMP
WAX MYRTLE	MYRICA CERIFERA	Y	SPRING	GREEN	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	15' X 25'	MEDIUM SPREADING CANOPY
YESTERDAY, TODAY, & TOMORROW	BRUNFELSIA GRANDIFLORA	N	SPRING TO FALL	LAVENDER, PURPLE, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 6'	UPRIGHT FORM

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

SMALL SHRUBS

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BEACH CREEPER	ERNODEA LITTORALIS	Y	YEAR ROUND	WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	1' HEIGHT	LOW HORIZONTAL SPREADING
BEGONIA	BEGONIA ODORATA	N	SUMMER	WHITE, PINK, RED	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	4' X 4'	LOW CLUMPING FORM
COMPACT FIREBUSH	HAMELIA PATENS 'GLABRA'	Y	YEAR ROUND	ORANGE-RED	PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	3.5' X 3.5'	MEDIUM UPRIGHT
COONTIE	ZAMIA INTEGRIFOLIA	Y			PARTIAL SUN	HIGH DROUGHT TOLERANCE	2' X 3'	MEDIUM SPREADING
DWARF ALLAMANDA	ALLAMANDA CATHARTICA 'COMPACTA'	N	SUMMER, FALL	YELLOW	FULL SUN	MODERATE DROUGHT TOLERANCE	3' 3'	SPREADING FORM
DWARF BURFORD HOLLY	ILEX CORNUTA 'NANA'	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	7' X 7'	MEDIUM SPREADING
DWARF CHINESE IXORA	IXORA CHINENSIS	N	ALL YEAR	PINK, ORANGE, YELLOW, RED, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	3' X 4'	ROUND FORM
DWARF COCOPLUM	CHYSOBABNUS ICACO	Y		WHITE	FULL SUN, PARTIAL SUN	MEDIUM DROUGHT TOLERANCE	6' HEIGHT	LOW TO MEDIUM HORIZONTAL
DWARF MAUI IXORA	IXORA MAUI	N	ALL YEAR	YELLOW, RED	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	6' X 6'	ROUND FORM
DWARF YAUPON HOLLY	ILEX VOMITORIA 'NANA'	Y	SPRING	GREEN, WHITE	FULL SUN, PARTIAL SHADE	MODERATE TO HIGH DROUGHT TOLERANCE	4' X 4'	THICKET-FORMING, ROUNDED FORM
FIRE CRACKER PLANT	RUSSELLIA EQUISETIFORMIS	Y	ALL YEAR	RED	FULL SUN	HIGH DROUGHT TOLERANCE	2' X 3'	LOW UPRIGHT
GREEN ISLAND FICUS	FICUS MICROCARPA 'GREEN ISLAND'	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	8' X 4'	LOW HORIZONTAL SPREADING
HORIZONTAL COCOPLUM	CHRYSOBALANUS ICACO 'HORIZONTAL'	Y	ALL YEAR	WHITE	FULL SUN, LIGHT SHADE	MEDIUM DROUGHT TOLERANCE	5' X 5'	LOW SPREADING FORM
MAMMEY CROTON	CODIAEUM VARIEGATUM 'MAMMEY'	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	6' X 5'	OVAL SHAPE
PANAMA ROSE	RONDELETIA LEUCOPHYLLA	N	YEAR ROUND	PINK	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	13' X 11'	ROUNDED FORM
PINWHEEL JASMINE	TABERNAEMONTANA DIVARICATA	N	YEAR ROUND	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 4.5'	ROUNDED FORM
PLUMBAGO	PLUMBAGO AURICULATA	N	YEAR ROUND	BLUE-PURPLE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 9'	SPREADING
PODOCARPUS 'PRINGLES'	PODOCARPUS MACROPHYLLUS 'PRINGLES'	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	2.5' X 3.5'	LOW SPREADING
SPIDER LILY	LYCORIS RADIATA	N	SPRING	WHITE	PARTIAL SUN			LOW UPRIGHT
STAR JASMINE	JASMINUM NITIDUM	N	SPRING TO FALL	WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	15' X 5'	SPREADING
THRYALLIS	GALPHIMIA GRACILIS	N	YEAR ROUND	YELLOW	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 8'	MEDIUM SPREADING
TRINETTE	SCHEFFLERA ARBORICOLA 'TRINETTE'	N			FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	12' X 15'	IRREGULAR
VARIEGATED PITTOSPORUM	PITTOSPORUM TOBIRA 'VARIEGATA'	N	SPRING	WHITE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	10' X 14'	DENSE, VASE SHAPE

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

GROUND COVERS

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
AGLAONEMA	AGLAONEMA SPP.	N	SUMMER, FALL	YELLOW, GREEN, WHITE	SHADE		2' X 2'	ERECT FORM
ASIATIC JASMINE	TRACHELOSPERMUM ASIATICUM	N		YELLOW	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	1' X 2'	FAST SPREADING
BEACH SUN FLOWER	HELIANTHUS DEBILIS	Y	ALL YEAR	YELLOW AND BLACK	FULL SUN	HIGH DROUGHT TOLERANCE	1' HEIGHT	LOW SPREADING
BULBINE	BULBINE	N	SUMMER	ORANGE, YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	1' X 4'	LOW UPRIGHT
BUSH DAISY	GAMOLEPIS CHRYSANTHEMOIDES	N	YEAR ROUND	YELLOW	FULL SUN	MODERATE DROUGHT TOLERANCE	3' X 3'	ROUNDED FORM
CARISSA 'EMERALD BLANKET'	CARRISA MACROCARPA 'EMERALD BLANKET'	N	SUMMER	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	1.5' X 6'	MODERATE SPREADING
CREEPING FIG	FICUS PUMILA	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	2' X 10'	SPREADING
CROSSANDRA	CROSSANDRA INFUNDIBULIFORMIS	N	YEAR ROUND	ORANGE, PINK, RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	2' X 2'	ERECT FORM
DWARF CHENILLE PLANT	ACALYPHA PENDULA	N	YEAR ROUND	RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	.5' X .5'	SLOW SPREADING
DWARF FAKAHATCHEE GRASS	TRIPSACUM FLORIDANUM	Y	YEAR ROUND	ORANGE	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	2.5' X 2.5'	CLUMP FORMING
FLAX	DIANELLA ENSIFOLIA	N	SUMMER	BLUE	PART SHADE, PART SUN	HIGH DROUGHT TOLERANCE	5' X 3'	FAST SPREADING
ICE PLANT	CARPOBROTUS CHILENSIS	N	YEAR ROUND	PINK, RED	FULL SUN	MODERATE DROUGHT TOLERANCE	1' X 6'	HORIZONTAL SPREADING
LIRIOPE	LIRIOPE MUSCARI	N	SUMMER	PURPLE	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	2' X 2'	UPRIGHT
MONDO GRASS	OPHIOPOGON JAPONICUS	N	SUMMER	LILAC	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	1' X 2'	CLUMPING FORM
PORTULACA	PORTULACA OLERACEA	Y	YEAR ROUND	PINK, RED, YELLOW, WHITE,	FULL SUN	HIGH DROUGHT TOLERANCE	6" X 1'	LOW HORIZONTAL SPREADING
PURSLANE	PORTULACA OLERACEA	N	YEAR ROUND	YELLOW, PINK, ORANGE	FULL SUN	MODERATE DROUGHT TOLERANCE	6" X 6"	HORIZONTAL GROWTH

GRASSES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
DWARF FAKAHATCHEE GRASS	TRIPSACUM FLORIDANUM	Y	SPRING TO SUMMER	RUST, YELLOW, RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	3' X 3'	SPREADING, CLUMPING
FAKAHATCHEE GRASS	TRIPSACUM DACTYLOIDES	Y	SPRING TO SUMMER	RUST, YELLOW, RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	5' X 4'	SPREADING, CLUMPING
MUHLY GRASS	MUHLENBERGIA CAPILLARIS	Y	SUMMER, FALL	GOLD-BROWN-PINK	FULL SUN, PARTIAL SUN	HIGH DROUGHT TOLERANCE	3' X 2'	MEDIUM UPRIGHT
SAND CORDGRASS	SPARTINA BAKERI	Y	SPRING TO SUMMER	RUST, YELLOW, RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	4' X 4'	SPREADING, CLUMPING

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

VINES

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BLEEDING HEART	CLERODENDRUM THOMSONIAE	N	SEASONAL	WHITE, RED	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	10' X 10'	
BOUGAINVILLEA	BOUGAINVILLEA GLABRA	N	SPRING TO SUMMER	WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	15' X 8'	MULTI-TRUNKED
CONFEDERATE JASMINE	TRACHELOSPERMUM JASMINOIDES	N	YEAR ROUND	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	2' X 11'	CLIMBING VINE
CORAL HONEYSUCKLE	LONICERA SEMPERVIRENS	Y	SPRING TO SUMMER	CRIMSON	PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	15' X 5'	FAST SPREADING
PASSION VINE	PASSIFLORA SPP.	N	SUMMER TO FALL	PURPLE, WHITE	FULL SUN	MODERATE DROUGHT TOLERANCE	15' X 15'	SPREADING
QUEEN'S WREATH	ANTIGONON LEPTOPUS	N	SPRING TO FALL	PINK, RED, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 5'	CASCADING FORM

ACCENT PLANTS

COMMON NAME	BOTANICAL NAME	NATIVE	FLOWER SEASON	FLOWER COLOR	LIGHT NEEDS	WATER NEEDS	MATURE SIZE	NOTES
BLANCHETIANA BROMELIAD	AECHMEA BLANCHETIANA	N		RED, PURPLE, ORANGE, YELLOW	PART SHADE, PART SUN	HIGH DROUGHT TOLERANCE	3' X 2'	VASE SHAPE
BLUE GLOW AGAVE	AGAVE ATTENUATA X AGAVE OCAHUI	Y	SUMMER	GOLD, GREEN, YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	1.5' X 2.5'	SMALL UPRIGHT
BROMELIAD IMPERIALIS	ALCANTAREA IMPERIALIS	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	9' X 9'	LARGE UPRIGHT; SHOWY
DIOON	DIOON SPINULOSUM	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	8' X 8'	SHOWY FRONDS
DRACENA	DRACENA AROBOREA	N			FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	12' X 6'	UPRIGHT FORM
GAINESVILLE BLUE AGAVE	AGAVE AMERICANA 'GAINESVILLE BLUE'	Y	SUMMER	GOLD, GREEN, YELLOW	FULL SUN	HIGH DROUGHT TOLERANCE	10' X 10'	MEDIUM UPRIGHT
KNOCKOUT ROSE	ROSA SPP.	N	SPRING TO FALL	RED, PINK, WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	3.5' X 3.5'	CLUSTERING
LEOPARD PLANT	FARFUGIUM JAPONICUM	N	SUMMER TO FALL	YELLOW	PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	2' X 2'	CLUMP FORMING
ODORATA BROMELIAD	AECHMEA ODORATA	N		SILVER	FULL SUN, PARTIAL SHADE	HIGH DROUGHT TOLERANCE	3.5' X 5'	VASE SHAPE
QUEEN SAGO	CYCAS CIRCINALIS	N			PART SHADE, PART SUN	HIGH DROUGHT TOLERANCE	10' X 10'	FEATHERY LEAVES
SONG OF INDIA	DRACENA REFLEXA 'VARIEGATA'	N			PART SHADE, PART SUN	MODERATE DROUGHT TOLERANCE	15' X 5'	SPIRAL LEAF ARRANGEMENT
ST. CHRISTOPHER'S LILLY	CRINUM JAGUS 'ST. CHRISTOPHER'	Y	SUMMER	WHITE	FULL SUN, PARTIAL SHADE	MODERATE DROUGHT TOLERANCE	2' X 1'	UPRIGHT
TI PLANT AUNTIE LOU	CORDYLINE FRUTICOSA 'AUNTIE LOU'	N			PARTIAL TO FULL SUN	MODERATE DROUGHT TOLERANCE	10' HEIGHT	CLUSTERING
TI PLANT BLACK MAGIC	CORDYLINE FRUTICOSA 'BLACK MAGIC'	N			PARTIAL TO FULL SUN	MODERATE DROUGHT TOLERANCE	10' HEIGHT	CLUSTERING
TI PLANT PINK DIAMOND	CORDYLINE FRUTICOSA 'PINK DIAMOND'	N			PARTIAL SUN	MODERATE DROUGHT TOLERANCE	9' HEIGHT	CLUSTERING
YUCCA	YUCCA TOMENTOSA	Y	SUMMER	CREAM, WHITE	FULL SUN	HIGH DROUGHT TOLERANCE	6' X 3'	LARGE, UPRIGHT, MULTI

LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

POA MONUMENT & WAYFINDING SIGANGE

ENTRY MONUMENT SIGNAGE

Jonathan's Landing currently has matching monument signs flanking the North Gate entrance and the South Gate entrance. These include curved walls with the Community name on each side, a smaller secondary wall with the Jonathan's Landing logo, and a small wall in the median. These signs were built in 2010.



The Landscape Committee, working with Parker Yannette Design Group, Inc. was presented conceptual design ideas for new monument signs at the North Gate in 2023. The project is currently paused for evaluation.



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

Currently the Central Gate does not have any signage identifying it as a part of Jonathan's Landing. The entrance is currently under construction.

Current considerations for the Signage include:

- Renovation of existing signage at North Gate vs new signage at North Gate.
- Renovation of existing signage at South Gate during landscape renovation should relate to future plans for North Gate.
- Central Gate is under construction and has no existing signage.
- Central Gate signage should relate to existing signage but may be smaller in scale as the entrance is intended primarily as a Construction entrance.

Our recommendations are:

- North Gate - Revitalize the existing signage at the North Gate with landscape and cleaning in the short term and revisit replacement and updating of the monument walls in 2028. As this would be a large undertaking, we believe this could be a stand-alone project and might coincide with the removal / replacement of the Ficus trees in the median. Signage design should also include consideration of how the North gate, central gate, South gate, and wayfinding signage will relate to each other. Placing this scope of work into 2028 will allow the community to plan for this larger task.
- Central Gate - Our recommendation is to place a small panel sign at this entrance identifying the community and the entrance as a construction entrance.
- South Gate - No changes are recommended at South Gate for signage at this time. At such time that North Gate is updated, South Gate should occur at the same time or shortly after.

These items have been included in the Project Task list and have been prioritized with related projects in mind. For example, the planning and decision making regarding the signage at the north gate occurs in the project schedule prior to the landscape renovation for South Gate, allowing that updates to the existing signage to relate to what is planned for the North Gate in the future and a cohesive design. The exception to this is the Central Gate currently under construction. The design direction is that any new signage at the Central Gate relates to what is currently built and existing, but smaller in scale. Budgets for the Signage modifications are not reflected in the landscape budgets included in this document.

WAYFINDING SIGNAGE

The current community Wayfinding Signage was built in 2010, matching the entry monument signage and exists along the main roadways in Jonathan's Landing. Some of the wayfinding signs are blocked by shrubs and it has been noted that the text can be difficult to read.

Our recommendations are:

- Wayfinding Signage - Renovation of the existing wayfinding signage is recommended. Shrubs should be cleared for greater visibility. Text is currently placed on plaques which are dark and limit the size of the font. Removing the plaques and installing new flush mounted lettering at a more readable scale would improve readability.
- Wayfinding Signage - At such time that North Gate is updated, Wayfinding Signage updates to coordinate should occur at the same time or shortly after.



LANDSCAPE DESIGN RECOMMENDATIONS [CONT.]

HOA PERIMETER HEDGES

Many of the individual communities in Jonathan's Landing have perimeters that are adjacent to the POA common areas or right of way. In some instances, these perimeters are planted with landscape buffers and berms that include trees, accents, and shrubs. In other instances, the perimeter is a hedge line that often directly abuts the multi-use cart path.

Over time some of the perimeter hedges have deteriorated in areas and need replacement. As a part of this comprehensive analysis, we have identified the HOA perimeter hedges that are adjacent to POA Common areas and need renovations. A separate document has been prepared with more specific design recommendations. General issues and recommendations are included below.

Common issues observed include:

- Mixed plant material
- Inconsistent coverage or thin plant material
- Widening of hedge space and encroachment

Design Recommendations:

- Perimeter hedge material should be a continuous consistent plant material. 50' minimum length of plant material is recommended before changing to a different plant material.
- Hedges may be maintained at a height between 3' and 8'. Visibility at intersections must be maintained, which may necessitate shorter hedges.
- Designs with a variety of large and medium shrubs in a layered look are an acceptable alternative to a perimeter hedge where space allows.
- The intended character of Jonathan's Landing landscape is to promote views and vistas. In some instances, a perimeter hedge may not be necessary where green open space exists beyond the perimeter hedge.
- Perimeter hedges required per code as part of a required landscape buffer must be maintained.

RECOMMENDED PLANT MATERIAL:



SMALL LEAF CLUSIA



PODOCARPUS



COCOPLUM

COMMON NAME	BOTANIC NAME	INSTALLED SIZE	PLANT SPACING	COST PER LINEAR FOOT
PODOCARPUS	PODOCARPUS MACROPHYLLUS 'MAKI'	7 GALLON, 4' OVERALL HEIGHT	2' ON CENTER	\$25
PODOCARPUS	PODOCARPUS MACROPHYLLUS 'MAKI'	15 GALLON, 5' OVERALL HEIGHT	2' ON CENTER	\$58
PODOCARPUS	PODOCARPUS MACROPHYLLUS 'MAKI'	25 GALLON, 6'-7' OVERALL HEIGHT	30" ON CENTER	\$79
SMALL LEAF CLUSIA	CLUSIA GUTTIFERA	7 GALLON, 3'-4' OVERALL HEIGHT	30" ON CENTER	\$19
SMALL LEAF CLUSIA	CLUSIA GUTTIFERA	15 GALLON, 4'-5' OVERALL HEIGHT	3' ON CENTER	\$33
SMALL LEAF CLUSIA	CLUSIA GUTTIFERA	25 GALLON, 6'-7' OVERALL HEIGHT	4' ON CENTER	\$61
COCOPLUM	CHRYSOBALANUS ICACO 'RED TIP'	7 GALLON, 2.5'-3' OVERALL HEIGHT	30" ON CENTER	\$19
COCOPLUM	CHRYSOBALANUS ICACO 'RED TIP'	15 GALLON, 3'-4' OVERALL HEIGHT	3' ON CENTER	\$30
COCOPLUM	CHRYSOBALANUS ICACO 'RED TIP'	25 GALLON, 4'-5' OVERALL HEIGHT	3' ON CENTER	\$66

JONATHAN'S
LANDING

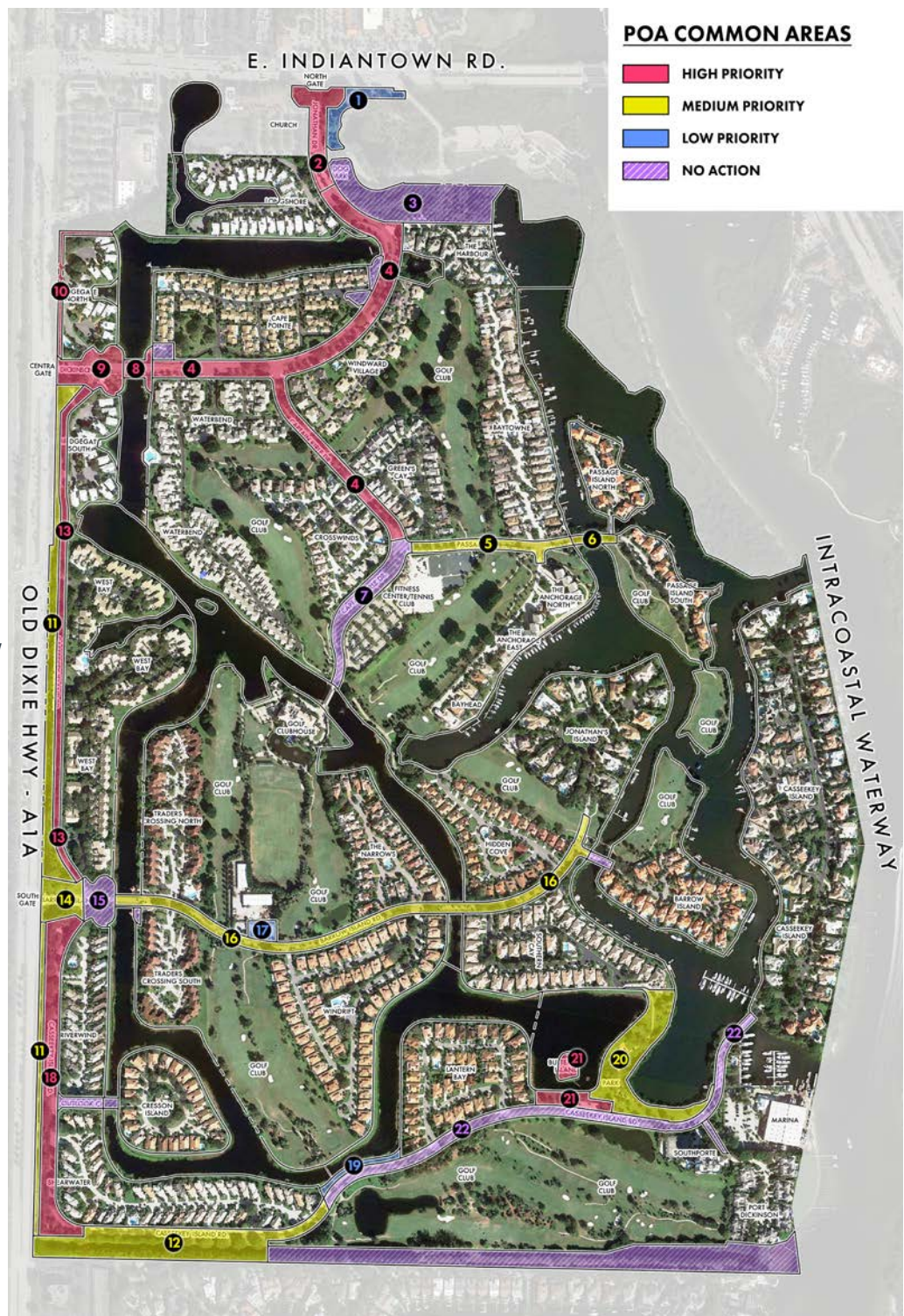
LANDSCAPE MASTER PLAN



LANDSCAPE MASTER PLAN

LANDSCAPE MASTER PLAN PRIORITY MAP

- 1 Natural Area by North Gate & Indiantown Rd.
- 2 North Gate Entrance
- 3 4.3 Acres & Dog Park
- 4 Jonathan Dr, Dickinson Dr Medians, Captain Kirle
- 5 Passages East
- 6 Passages East Bridge
- 7 Captain Kirle Dr (Passages East to Covered Bridge)
- 8 Dickinson Dr Bridge
- 9 Central Gate, Central Gate Bridge Access Areas
- 10 Alt AIA Buffer North of Central Gate
- 11 Alt AIA Buffer from Central Gate to South Canal
- 12 Canal South Buffer and Casseekey Island Rd by Canal
- 13 Casseekey Island Rd between Central Gate & South Gate
- 14 South Gate
- 15 Barrow Island Bridge & Common Area Bridge Access
- 16 Barrow Island Dr Streetscape
- 17 POA Office
- 18 Casseekey Island Rd South of South Gate
- 19 Casseekey Island Rd Common Area near Lake & Butterfly Garden
- 20 South Rec Park
- 21 Butterfly Island and Parking Area
- 22 Casseekey Island Rd between Lantern Bay and Marina

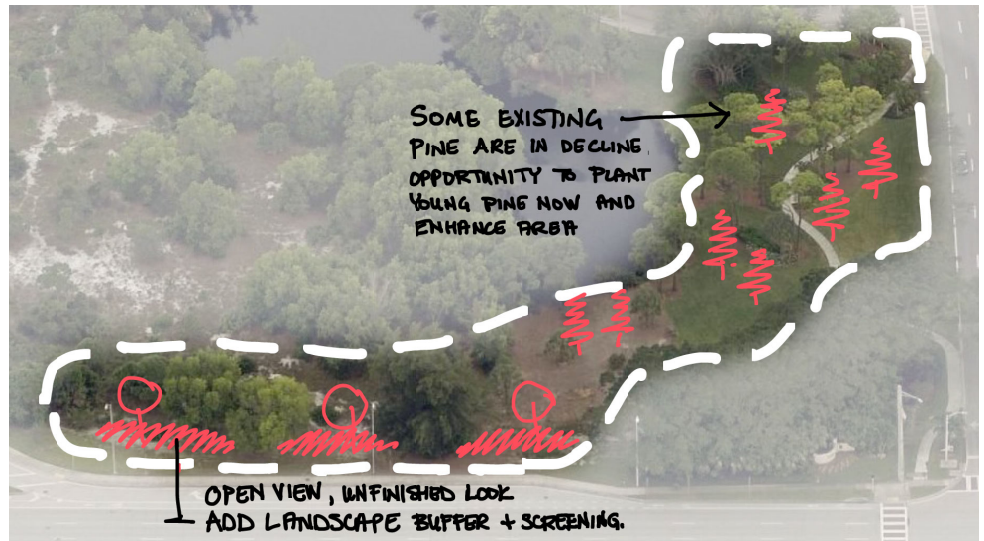


LANDSCAPE MASTER PLAN [CONT.]

MASTER PLAN TASKS

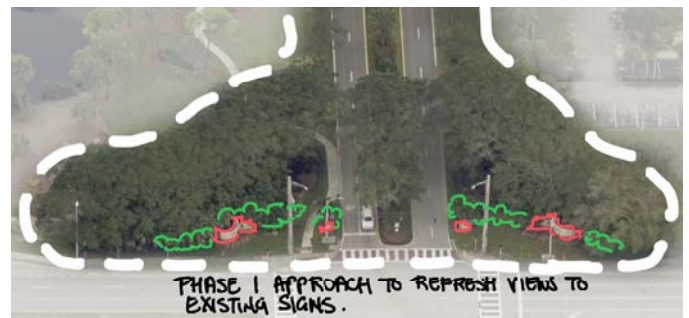
1: NATURAL AREA BY NORTH GATE & INDIANTOWN RD • LOW PRIORITY

- Add plants in park area between existing screen planting and Indiantown Road.
- Plant canopy trees such as Gumbo Limbo and Slash Pine for continued canopy.
- Option to add berm and irrigation to stretch along Indiantown Road.
- Add Pine to the park area around the path and water's edge to eventually replace the pine that are in decline.



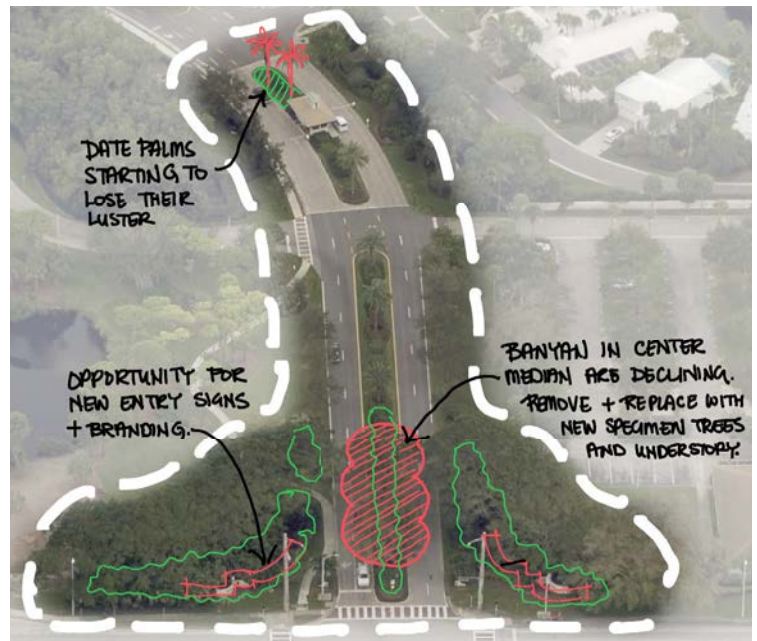
2-A: NORTH GATE ENTRANCE - PHASE 1 • HIGH PRIORITY

- Phase 1 planning phase for North Gate entry. Including:
 - Evaluation of designs for new entrance signage and determination of plan to keep existing or plan for new signs.
 - Smaller scale landscape plan for current signage areas intended to draw the eye and open view to the current signage. Majority of existing landscape to remain.



2-B: NORTH GATE ENTRANCE - PHASE 2 • HIGH PRIORITY

- Develop new master landscape plan for North Gate entry. Including:
 - New entrance signage.
 - Removal of large Ficus trees in Median.
 - Removal of chinese fan palms on sides of entrance that have grown large and out of scale.
 - New specimen trees / palms in center median.
- Theme to be expanded to other entries.
- New understory plantings around new signs and in median with new trees.
- Remove existing date palm on South side of gate house. Replace with new species.



LANDSCAPE MASTER PLAN [CONT.]

3: 4.3 ACRES & DOG PARK • NO ACTION

- No action items at this time

4: JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE • HIGH PRIORITY

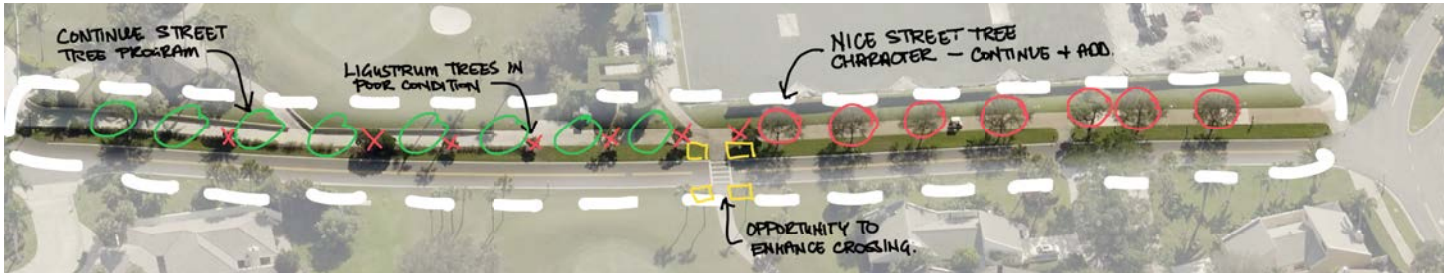
- Replace Ficus hedge along roadway edge with Cocoplum hedge (near dog park and 4.3 Acres)
- Remove character Mahoe trees in conflict with cart path. Replace with flowering tree or specimen palm.
- Remove Firebush hedge along path and lake edge. Add looser plantings if headlights are a concern.
- Replace purple queen at bridge, repair irrigation in same area.
- Phased landscape plan for the five medians along Jonathan's Drive and Dickinson Drive:
 - Remove black olive trees.
 - Remove and/or relocate sabal palms to create larger clusters of palms. Plant new understory.
 - Plant new canopy trees and flowering trees in medians to allow for growth. Plant new understory.
 - Remove yellow poinciana trees. Replace with new specimens on median noses. Plant new understory.
 - Remove hibiscus shrubs around Oak trees on side of Dickinson Drive and Captain Kirle.
 - Remove shrubs along roadway to allow visibility to Wayfinding Signage.
 - Update Wayfinding signage with new text for greater readability.
 - New landscape uplighting along roadway.



LANDSCAPE MASTER PLAN [CONT.]

5: PASSAGES EAST • MEDIUM PRIORITY

- Remove aging ligustrums near tennis and cart path.
- Plant identifiable understory near cart crossing with good visibility.
- Plant additional canopy trees along streetscape.
- Plant annual flowers at intersection of Passages East and Captain Kirle.



6: PASSAGES EAST BRIDGE • NO ACTION

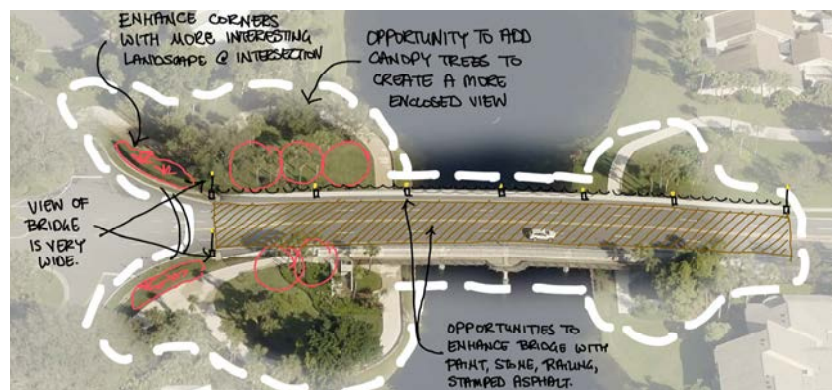
- No action items at this time

7: CAPTAIN KIRLE DRIVE (PASSAGES EAST TO COVERED BRIDGE) • NO ACTION

- No action items at this time

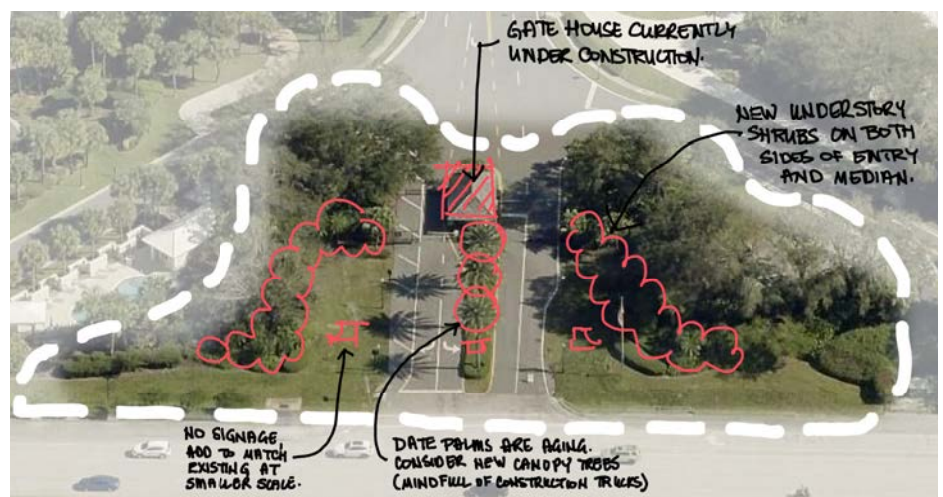
8: DICKINSON DRIVE BRIDGE • HIGH PRIORITY

- New shrub plantings in planter areas at each end of Bridge.
- Plant large scale Canopy Trees in open areas on North and South of Bridge.
- Enhance Bridge hardscape.
 - OPTION: Paint or add hardscape material on bridge sides.
 - OPTION: Decorative Pavement.



9: CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS • HIGH PRIORITY

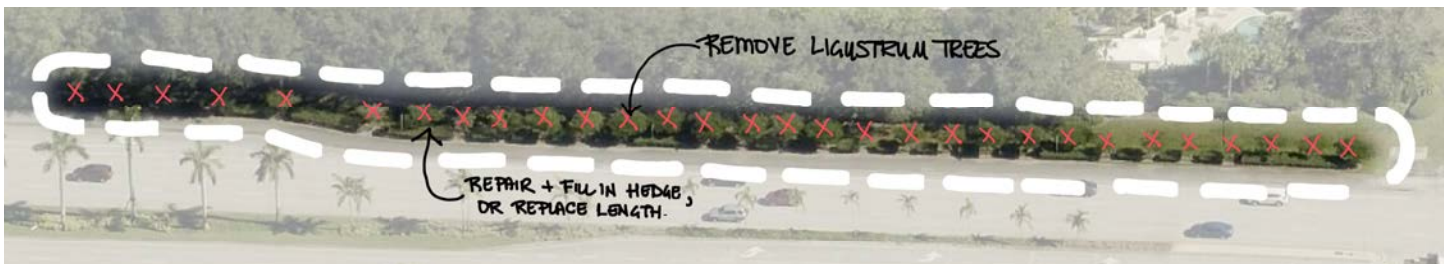
- Add Shrub plantings around new Gate House and Gate area.
- Remove date palms in median and plant new specimen trees.
- Add Monument or Identification signage to Central Gate for construction entrance.
- Add additional understory plantings near the cart path on the North and South sides of the bridge.
- Replace green hedges with more interesting landscape on the North and South corners of the intersection, West of bridge.



LANDSCAPE MASTER PLAN [CONT.]

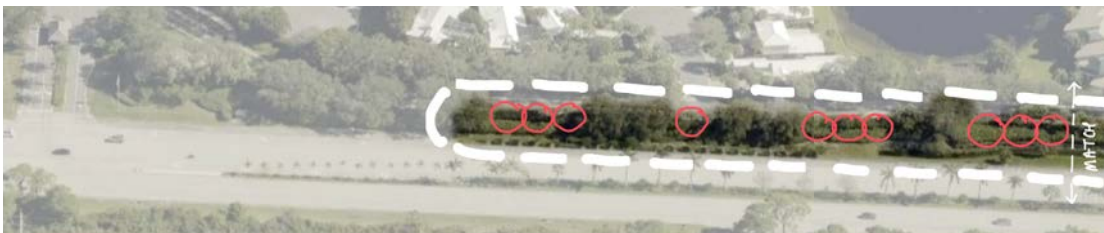
10: ALT A1A BUFFER - NORTH OF CENTRAL GATE • HIGH PRIORITY

- Remove Ligustrum trees near Alt A1A.
- Fill in Firebush hedge along roadway.



11: ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL • MEDIUM PRIORITY

- Add additional Canopy trees, or Pine trees to buffer to create consistent canopy.



12-A: CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 1 • MEDIUM PRIORITY

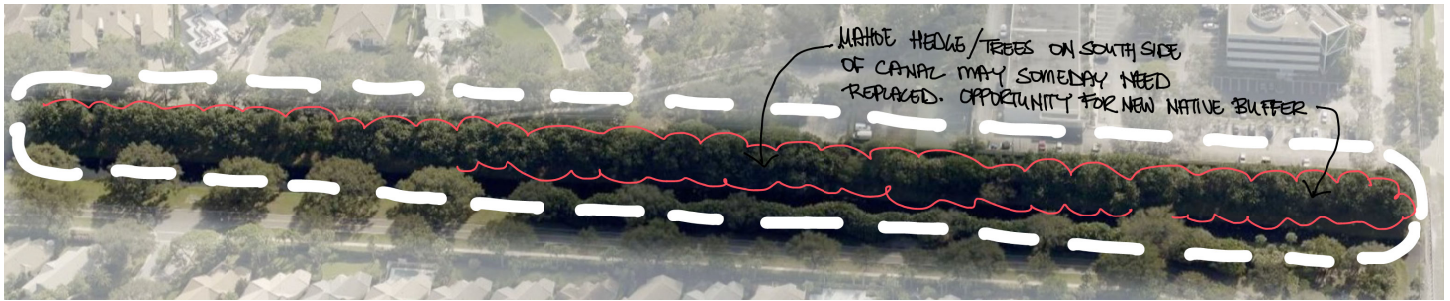
- Trim large Mahoe trees on South side
- Remove Areca clumps between existing Oaks on North side to eliminate canopy conflict.
- Add edge plantings along the canal. Low growing natives with a natural look and feel.



LANDSCAPE MASTER PLAN [CONT.]

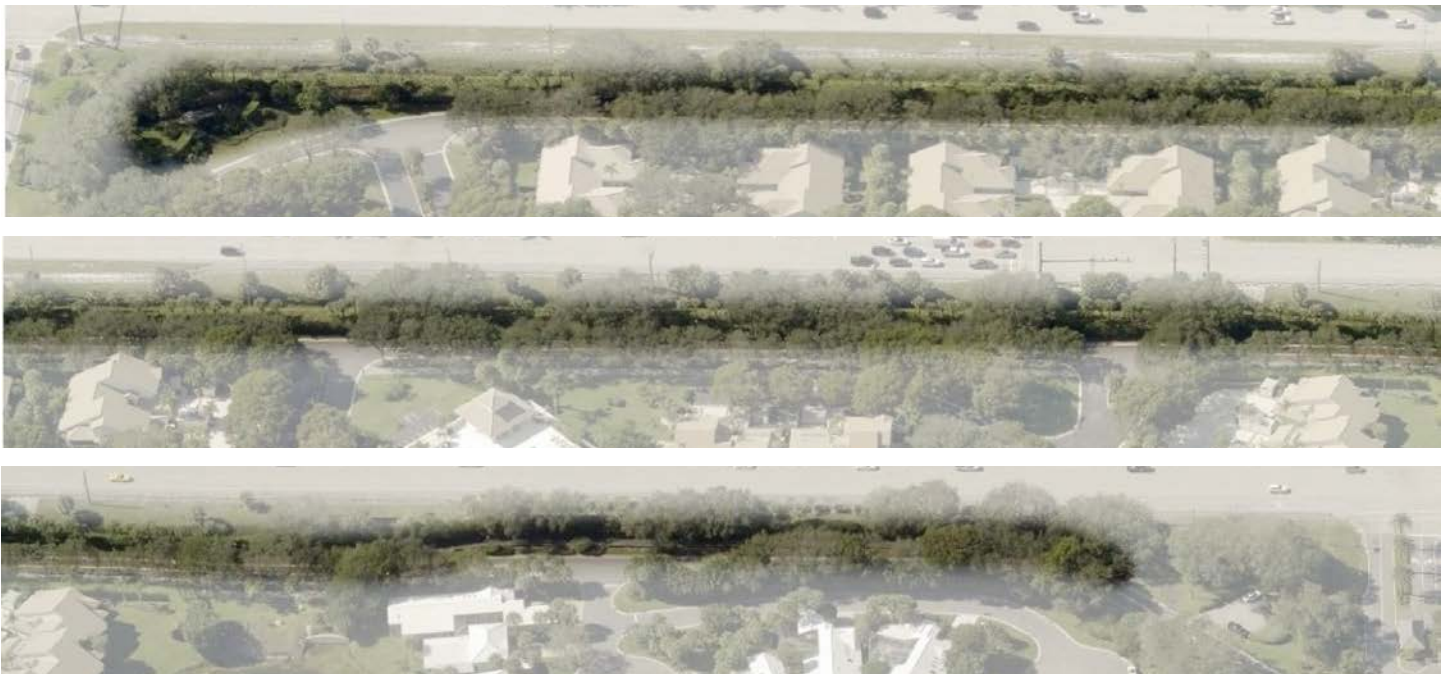
12-B: CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 2 • LOW PRIORITY

- Replace Mahoe with new native buffer



13: CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE • HIGH PRIORITY

- Remove Ligustrum trees on West side of road.
- Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.
- Remove pockets of plantings between cart path and roadway (Ruellia, Jatropha trees, hedges).
- Reduce plantings along roadway, maintain consistent sod edge along back of curb.
- Develop new Landscape Plan along cart path front wall with landscape bed along the length of the wall for a consistent look.
- Remove or replace shrubs on the West side of the road under the oaks. Create consistent sod edge parallel to the roadway.
- Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.
- Supplement Seagrape hedge on front buffer where Ligustrum trees are removed and where plantings are thin.
- Replace sod in areas where sod has been lost over time (dirt).
- Trim Seagrape hedge away from roadway edge.
- Add landscape uplighting under oak canopy.



LANDSCAPE MASTER PLAN [CONT.]



14: SOUTH GATE • HIGH PRIORITY

- Update landscape on both sides of entry behind signs
- Update landscape in center median and at guardhouse

15: BARROW ISLAND BRIDGE & COMMON AREA BRIDGE ACCESS • LOW PRIORITY

- Landscape in this area was recently re-done and is not an action item.
- Update Wayfinding signage with new text for greater readability.
- Enhance Bridge hardscape:
 - OPTION: Paint or add hardscape material on bridge sides.
 - OPTION: Decorative Pavement.



16: BARROW ISLAND DRIVE STREETSCAPE • MEDIUM PRIORITY

- Remove exotic vegetation (Scaevola, Brazilian Pepper, Carrotwood, Bischofia, Hong Kong Orchid).
- Create street tree plan:
 - Remove individual or small groupings of sabal palms.
 - Plant new Canopy trees along streetscape.
 - New landscape uplighting along roadway.



LANDSCAPE MASTER PLAN [CONT.]

17: POA OFFICE • LOW PRIORITY

- Replace landscape material between POA office and street.
- Create a residential look and feel to the Landscape at the front of the POA office.



18: CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE • HIGH PRIORITY

- Remove Ligustrum trees on West side of road.
- Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.
- Remove or replace shrubs on the West side of the road under the oaks. Create consistent sod edge parallel to the roadway.
- Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.
- Evaluate Oak trees on East side where trees are spaced further apart, add additional oak trees where appropriate.
- Supplement Seagrape hedge on front buffer where Ligustrum trees are removed and where plantings are thin.
- Screen electric panels.
- Hard cut jatropha and begonias to promote new growth.
- Remove large areas of Starburst Clerodendrum, okay to use as an accent in buffer.
- Replace flowering trees located at curve of Casseekey Island Drive with new group of flowering trees.



LANDSCAPE MASTER PLAN [CONT.]



19: CASSEEKEY ISLAND RD COMMON AREA NEAR LAKE AND BUTTERFLY ISLAND • LOW PRIORITY

- Maintain views to water.
- Add groupings of flowering trees.

20: SOUTH REC PARK • MEDIUM PRIORITY

- Develop new Masterplan for South Rec Park:
 - Move playground to shady location, or add shade structure.
 - New playground equipment.
- Additional Park amenities:
 - Stage / Amplitheater
 - Walking trail
 - Exercise equipment stations
 - Improve connection to parking area
- Consider relocating cart path to limit engagement with pedestrians
- Enhance Landscape:
 - Remove exotics and poorly trimmed existing trees (crape myrtle, sweet almond)
 - Reduce large wedelia bed and add native plantings.



LANDSCAPE MASTER PLAN [CONT.]

21: BUTTERFLY ISLAND AND PARKING AREA • HIGH PRIORITY

- Remove fishtail palm near steps.
- Add flowering trees and understory shrubs to screen parking area from houses in Lantern Bay
- Remove or Reduce hedge around parking to a more natural looking landscape
- Upgrade trellis / entry feature from parking to Butterfly Island / South Rec.
- Update signage



22: CASSEEKEY ISLAND RD BETWEEN LANTERN BAY AND MARINA • NO ACTION

- No action items at this time.

LANDSCAPE MASTER PLAN [CONT.]

LANDSCAPE MASTER PLAN - FULL TASK LIST

	HIGH PRIORITY
	MEDIUM PRIORITY
	LOW PRIORITY
	NO ACTION

1	NATURAL AREA BY NORTH GATE & INDIANTOWN RD	
	Add plants in park area between existing screen planting and Indiantown Road.	
	Plant canopy trees such as Gumbo Limbo and Slash Pine for continued canopy.	
	Option to add berm and irrigation to stretch along Indiantown Road.	
	Add Pine to the park area around the path and water's edge to eventually replace the pine that are in decline.	
2 - A	NORTH GATE ENTRANCE - PHASE 1	
	Phase 1 planning phase for North Gate entry. Including:	
	Evaluation of designs for new entrance signage and determination of plan to keep existing or plan for new signs.	
	Smaller scale landscape plan for current signage areas intended to draw the eye and open view to the current signage. Majority of existing landscape to remain.	
2 - B	NORTH GATE ENTRANCE - PHASE 2	
	Develop new master landscape plan for North Gate entry. Including:	
	New entrance signage.	
	Removal of large Ficus trees in Median.	
	Removal of chinese fan palms on sides of entrance that have grown large and out of scale.	
	New specimen trees / palms in center median. Theme to be expanded to other entries.	
	New understory plantings around new signs and in median with new trees.	
	Remove existing date palm on South side of gate house. Replace with new species.	
3	4.3 ACRES & DOG PARK	
	No action items at this time	
4	JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE	
	Replace Ficus hedge along roadway edge with Cocoplum hedge (near dog park and 4.3 Acres)	
	Remove character Mahoe trees in conflict with cart path. Replace with flowering tree or specimen palm.	
	Remove Firebush hedge along path and lake edge. Add looser plantings if headlights are a concern.	
	Replace purple queen at bridge, repair irrigation in same area.	
	Phased landscape plan for the five medians along Jonathan's Drive and Dickinson Drive:	
	Remove black olive trees.	
	Remove and/or relocate sabal palms to create larger clusters of palms. Plant new understory.	
	Plant new canopy trees and flowering trees in medians to allow for growth. Plant new understory.	
	Remove yellow poinciana trees. Replace with new specimens on median noses. Plant new understory.	
	Remove hibiscus shrubs around Oak trees on side of Dickinson Drive and Captain Kirle.	
	Remove shrubs along roadway to allow visibility to Wayfinding Signage.	
	Update Wayfinding signage with new text for greater readability.	
	New landscape uplighting along roadway.	

LANDSCAPE MASTER PLAN [CONT.]

LANDSCAPE MASTER PLAN - FULL TASK LIST

	HIGH PRIORITY
	MEDIUM PRIORITY
	LOW PRIORITY
	NO ACTION

5	PASSAGES EAST	
	Remove aging ligustrums near tennis and cart path.	
	Plant identifiable understory near cart crossing with good visibility.	
	Plant additional canopy trees along streetscape.	
	Plant annual flowers at intersection of Passages East and Captain Kirle.	
6	PASSAGES EAST BRIDGE	
	No action items at this time	
7	CAPTAIN KIRLE DRIVE (PASSAGES EAST TO COVERED BRIDGE)	
	No action items at this time	
8	DICKINSON DRIVE BRIDGE	
	New shrub plantings in planter areas at each end of Bridge.	
	Plant large scale Canopy Trees in open areas on North and South of Bridge.	
	Enhance Bridge hardscape.	
	OPTION: Paint or add hardscape material on bridge sides.	
	OPTION: Decorative Pavement.	
9	CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS	
	Landscape removal, new landscape trees and shrub plantings around new Gate House and Gate area.	
	Remove date palms in median and plant new specimen trees.	
	Add Monument signage to Central Gate.	
	Add Identification signage to Central Gate for construction entrance.	
	Add additional understory plantings near the cart path on the North and South sides of the bridge.	
	Replace green hedges with more interesting landscape on the North and South corners of the intersection, West of bridge.	
10	ALT A1A BUFFER - NORTH OF CENTRAL GATE	
	Remove Ligustrum trees near Alt A1A.	
	Fill in Firebush hedge along roadway.	
11	ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL	
	Add additional Canopy trees, or Pine trees to buffer to create consistent canopy.	
12 - A	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 1	
	Trim large Mahoe trees on South side	
	Remove Areca clumps between existing Oaks on North side to eliminate canopy conflict.	
	Add edge plantings along the canal. Low growing natives with a natural look and feel.	
12 - B	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 2	
	Replace Mahoe with new native buffer	

LANDSCAPE MASTER PLAN [CONT.]

LANDSCAPE MASTER PLAN - FULL TASK LIST

	HIGH PRIORITY
	MEDIUM PRIORITY
	LOW PRIORITY
	NO ACTION

13	CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE	
	Remove Ligustrum trees on West side of road.	
	Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.	
	Remove pockets of plantings between cart path and roadway (Ruellia, Jatropha trees, hedges).	
	Reduce plantings along roadway, maintain consistent sod edge along back of curb.	
	Develop new Landscape Plan along cart path front wall with landscape bed along the length of the wall for a consistent look.	
	Remove or replace shrubs on the West side of the road under the oaks. Create consistent sod edge parallel to the roadway.	
	Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.	
	Supplement Seagrape hedge on front buffer where Ligustrum trees are removed and where plantings are thin.	
	Replace sod in areas where sod has been lost over time (dirt).	
	Trim Seagrape hedge away from roadway edge.	
	Add landscape uplighting under oak canopy.	
14	SOUTH GATE	
	Update landscape on both sides of entry behind signs	
	Update landscape in center median and at guardhouse	
15	BARROW ISLAND BRIDGE & COMMON AREA BRIDGE ACCESS	
	Landscape in this area was recently re-done and is not an action item.	
	Update Wayfinding signage with new text for greater readability.	
	Enhance Bridge hardscape:	
	OPTION: Paint or add hardscape material on bridge sides.	
	OPTION: Decorative Pavement.	
16	BARROW ISLAND DRIVE STREETSCAPE	
	Remove exotic vegetation (Scaevola, Brazilian Pepper, Carrotwood, Bischofia, Hong Kong Orchid).	
	Create street tree plan:	
	Remove individual or small groupings of sabal palms.	
	Plant new Canopy trees along streetscape.	
	New landscape uplighting along roadway.	
17	POA OFFICE	
	Replace landscape material between POA office and street.	
	Create a residential look and feel to the Landscape at the front of the POA office.	

LANDSCAPE MASTER PLAN [CONT.]

LANDSCAPE MASTER PLAN - FULL TASK LIST

	HIGH PRIORITY
	MEDIUM PRIORITY
	LOW PRIORITY
	NO ACTION

18	CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE	
	Remove Ligustrum trees on West side of road.	
	Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.	
	Remove or replace shrubs on the West side of the road under the oaks. Create consistent sod edge parallel to the roadway.	
	Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.	
	Evaluate Oak trees on East side where trees are spaced further apart, add additional oak trees where appropriate.	
	Supplement Seagrape hedge on front buffer where Ligustrum trees are removed and where plantings are thin.	
	Screen electric panels.	
	Hard cut japtropa and begonias to promote new growth.	
	Remove large areas of Starburst Clerodendrum, okay to use as an accent in buffer.	
	Replace flowering trees located at curve of Casseekey Island Drive with new group of flowering trees.	
19	CASSEEKEY ISLAND RD COMMON AREA NEAR LAKE AND BUTTERFLY ISLAND	
	Maintain views to water.	
	Add groupings of flowering trees.	
20	SOUTH REC PARK	
	Develop new Masterplan for South Rec Park:	
	Move playground to shady location, or add shade structure.	
	New playground equipment.	
	Additional Park amenities:	
	Stage / Amplitheater	
	Walking trail	
	Exercise equipment stations	
	Improve connection to parking area	
	Consider relocating cart path to limit engagement with pedestrians	
	Enhance Landscape:	
	Remove exotics and poorly trimmed existing trees (crape myrtle, sweet almond)	
	Reduce large wedelia bed and add native plantings.	
21	BUTTERFLY ISLAND AND PARKING AREA	
	Remove fishtail palm near steps.	
	Add flowering trees and understory shrubs to screen parking area from houses in Lantern Bay	
	Remove or Reduce hedge around parking to a more natural looking landscape	
	Upgrade trellis / entry feature from parking to Butterfly Island / South Rec.	
	Update signage	
22	CASSEEKEY ISLAND RD BETWEEN LANTERN BAY AND MARINA	
	No action items at this time	

5- YEAR LANDSCAPE MASTER PLAN & BUDGET



5- YEAR LANDSCAPE MASTER PLAN & BUDGET

5- YEAR MASTER PLAN & BUDGET

The budget is based on cost estimates from 2023, and maybe change significantly at time of pricing.

PROJECT TASKS 2024

10	ALT A1A BUFFER - NORTH OF CENTRAL GATE	AREA	BUDGET
	Remove Ligustrum trees near Alt A1A.	400 LF	\$5,000
TOTAL			\$5,000
8	DICKINSON DRIVE BRIDGE	AREA	BUDGET
	New shrub plantings in planter areas at each end of Bridge.		\$2,000
	Plant large scale Canopy Trees in open areas on North and South of Bridge.		\$8,000
TOTAL			\$10,000
9	CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS	AREA	BUDGET
	Landscape removal, new landscape trees and shrub plantings around new Gate House and Gate area.	10,000 SF	\$27,000
	Add Identification Signage to Central Gate for construction entrance.		\$3,000
	Add additional understory plantings near the cart path on the North and South sides of the bridge.	1,500 SF	\$3,000
	Replace green hedges with more interesting landscape on the North and South corners of the intersection, West of bridge.	100 LF	\$2,000
TOTAL			\$35,000
13	CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE	AREA	BUDGET
	Remove Ligustrum trees on West side of road.	2,400 LF	\$20,000
	Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.	2,400 LF	\$60,000
	Remove pockets of plantings between cart path and roadway, simplify edge planting.	450 LF	\$10,000
	Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.	2,200 LF	\$25,000
	Add landscape uplighting under oak canopy.		\$30,000
TOTAL			\$145,000
14	SOUTH GATE	AREA	BUDGET
	Update landscape on both sides of entry behind signs and center median.	10,000 SF	\$25,000
TOTAL			\$25,000
10%			\$22,000
TOTAL BUDGET ESTIMATE 2024			\$242,000

5- YEAR LANDSCAPE MASTER PLAN & BUDGET [CONT.]

PROJECT TASKS 2025

4	JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE	AREA	BUDGET
	Replace Ficus hedge along roadway edge with Cocoplum hedge (near dog park and 4.3 Acres)	250 LF	\$4,000
	Remove character Mahoe trees in conflict with cart path. Replace with flowering tree or specimen palm.		\$4,000
	Remove Firebush hedge along path and lake edge. Add looser plantings if headlights are a concern.	85 LF	\$2,000
	Phased landscape plan for the five medians along Jonathan's Drive and Dickinson Drive:	1,500 LF	
	Remove black olive trees and Poinciana trees.		\$20,000
	Remove and/or relocate sabal palms to create larger clusters of palms. Plant new understory.		\$30,000
	Plant new canopy trees and flowering trees in medians.		\$40,000
	Remove hibiscus shrubs around Oak trees on side of Dickinson Drive and Captain Kirle.	1,000 LF	\$5,000
	New landscape uplighting along roadway.		\$25,000
TOTAL			\$130,000
21	BUTTERFLY ISLAND AND PARKING AREA	AREA	BUDGET
	Remove fishtail palm near steps.		\$2,000
	Add flowering trees and understory shrubs to screen parking area from houses in Lantern Bay		\$10,000
	Remove or Reduce hedge around parking to a more natural looking landscape	2,500 SF	\$5,000
	Upgrade trellis / entry feature from parking to Butterfly Island / South Rec.		\$5,000
TOTAL			\$22,000
18	CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE	AREA	BUDGET
	Remove Ligustrum trees on West side of road.	1,450 LF	\$15,000
	Replace Ligustrum trees with new understory plantings. Plantings should be shade friendly and not require excessive trimming.	1,450 LF	\$40,000
	Create consistent sod edge parallel to the roadway.	900 LF	\$5,000
	Evaluate Oak trees on East side of road for optimal tree health and canopy growth. Remove weaker oaks to allow for appropriate spacing and future growth.	900 LF	\$25,000
	Replace flowering trees located at curve of Casseekey Island Drive with new group of flowering trees.		\$10,000
	New landscape uplight fixtures.		\$10,000
TOTAL			\$105,000
1	NATURAL AREA BY NORTH GATE & INDIANTOWN	AREA	BUDGET
	Add native plants to fill in between Indiantown Road and existing screen planting. East of entrance.		\$3,000
	Add 4'-7' native pine trees to replace dying pines around pond in natural area.		\$2,000
TOTAL			\$5,000
2	NORTH GATE ENTRANCE - PHASE 1	AREA	BUDGET
	Limited landscape renovations / additions to enhance existing monument walls. Majority of existing landscape to remain.		\$25,000
TOTAL			\$25,000
10%			\$28,700
TOTAL BUDGET ESTIMATE 2025			\$315,700

5- YEAR LANDSCAPE MASTER PLAN & BUDGET [CONT.]

PROJECT TASKS 2026

5	PASSAGES EAST	AREA	BUDGET
	Remove aging ligustrums near tennis and cart path.	400 LF	\$5,000
	Plant additional canopy trees along streetscape.	500 LF	\$35,000
	Plant understory planting and annual flowers at intersection of Passages East and Captain Kirle.	300 SF	\$15,000
	Install power and wiring for future Landscape lighting along roadway street trees		\$5,000
TOTAL			\$60,000
12	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 1	AREA	BUDGET
	Trim large Mahoe trees on South side. Add edge plantings along the canal. Low growing natives with a natural look and feel on North side.	1500 LF	\$20,000
TOTAL			\$20,000
11	ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL	AREA	BUDGET
	Add additional Canopy trees, or Pine trees to buffer to create stronger buffer and consistent canopy.		\$75,000
TOTAL			\$75,000
16	BARROW ISLAND DRIVE STREETScape	AREA	BUDGET
	Remove exotic invasive vegetation (Scaevola, Brazilian Pepper, Carrotwood, Bischofia, Hong Kong Orchid).		\$10,000
	Enhance streetscape - remove old trees, add new canopy trees for consistent character.		\$80,000
	Add new understory plantings where appropriate (ie. at crossings).		\$20,000
	New landscape uplighting along roadway.		\$30,000
TOTAL			\$140,000
10%			\$29,500
TOTAL BUDGET ESTIMATE 2026			\$324,500

5- YEAR LANDSCAPE MASTER PLAN & BUDGET [CONT.]

PROJECT TASKS 2027

20	SOUTH REC PARK	AREA	BUDGET
	Develop new Masterplan for South Rec Park:		
	New playground equipment with shade protection.		\$110,000
	New Park amenities, options for programming include:		\$200,000
	Stage / Amplitheater		
	Fire pit gathering space		
	Walking trail		
	Exercise equipment stations		
	Remove invasives and add new plantings, revise/improve circulation.		\$50,000
	TOTAL		\$360,000
		10%	\$36,000
	TOTAL BUDGET ESTIMATE 2027		\$396,000

PROJECT TASKS 2028

2	NORTH GATE ENTRANCE - PHASE 2	AREA	BUDGET
	Remove and replace entry monument signs with new wall features and signage.		\$200,000
	Remove and replace large Ficus trees in median with large specimen trees.		\$60,000
	Replace / enhance median planting.		\$20,000
	Remove and replace old and overgrown vegetation on both sides of entry.		\$50,000
	Remove Date Palm south side of gate house, replace with new species.		\$8,000
	TOTAL		\$338,000
		10%	\$33,800
	TOTAL BUDGET ESTIMATE 2028		\$371,800

TOTAL BUDGET 2024-2028

	2024	\$242,000
	2025	\$315,700
	2026	\$324,500
	2027	\$396,000
	2028	\$371,800
	FIVE YEAR BUDGET	\$1,650,000

5- YEAR LANDSCAPE MASTER PLAN & BUDGET [CONT.]

MASTER PLAN PROJECT SCHEDULE

 HIGH PRIORITY
 MEDIUM PRIORITY
 LOW PRIORITY
 NO ACTION

	2024				2025				2026				2027				2028			
AREA	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
10																				
8																				
9																				
13																				
14																				
4																				
21																				
18																				
1																				
2 - A																				
5																				
12 - A																				
11																				
16																				
20																				
2 - B																				
19																				
17																				
12 - B																				
3																				
6																				
7																				
15																				
22																				

2024	
10	ALT A1A BUFFER - NORTH OF CENTRAL GATE
8	DICKINSON DRIVE BRIDGE
9	CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS
13	CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE
14	SOUTH GATE
2025	
4	JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE
21	BUTTERFLY ISLAND AND PARKING AREA
18	CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE
1	NATURAL AREA BY NORTH GATE & INDIANTOWN RD
2 - A	NORTH GATE ENTRANCE - PHASE 1
2026	
5	PASSAGES EAST
12 - A	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 1
11	ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL
16	BARROW ISLAND DRIVE STREETSCAPE
2027	
20	SOUTH REC PARK
2028	
2 - B	NORTH GATE ENTRANCE - PHASE 2
BEYOND 2028	
19	CASSEEKEY ISLAND RD COMMON AREA NEAR LAKE AND BUTTERFLY ISLAND
17	POA OFFICE
12 - B	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 2
NO CURRENT ACTION ITEMS	
3	4.3 ACRES & DOG PARK
6	PASSAGES EAST BRIDGE
7	CAPTAIN KIRLE DRIVE (PASSAGES EAST TO COVERED BRIDGE)
15	BARROW ISLAND BRIDGE & COMMON AREA BRIDGE ACCESS
22	CASSEEKEY ISLAND RD BETWEEN LANTERN BAY AND MARINA

5- YEAR LANDSCAPE MASTER PLAN & BUDGET [CONT.]

LANDSCAPE MASTER PLAN BY YEAR

2024	
10	ALT A1A BUFFER - NORTH OF CENTRAL GATE
8	DICKINSON DRIVE BRIDGE
9	CENTRAL GATE, CENTRAL GATE BRIDGE ACCESS AREAS
13	CASSEEKEY ISLAND ROAD BETWEEN CENTRAL GATE AND SOUTH GATE
14	SOUTH GATE
2025	
4	JONATHAN DRIVE, DICKINSON DRIVE MEDIANS, CAPTAIN KIRLE BUTTERFLY ISLAND AND PARKING AREA
21	CASSEEKEY ISLAND ROAD SOUTH OF SOUTH GATE
18	NATURAL AREA BY NORTH GATE & INDIANTOWN RD
1	
2 - A	NORTH GATE ENTRANCE - PHASE 1
2026	
5	PASSAGES EAST
12 - A	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 1
11	ALT A1A BUFFER FROM CENTRAL GATE TO SOUTH CANAL
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2027	
20	SOUTH REC PARK
2028	
2 - B	NORTH GATE ENTRANCE - PHASE 2
BEYOND 2028	
19	CASSEEKEY ISLAND RD COMMON AREA NEAR LAKE AND BUTTERFLY ISLAND
17	POA OFFICE
	CANAL SOUTH BUFFER AND CASSEEKEY ISLAND RD BY CANAL - PHASE 2
12 - B	
NO CURRENT ACTION ITEMS	
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