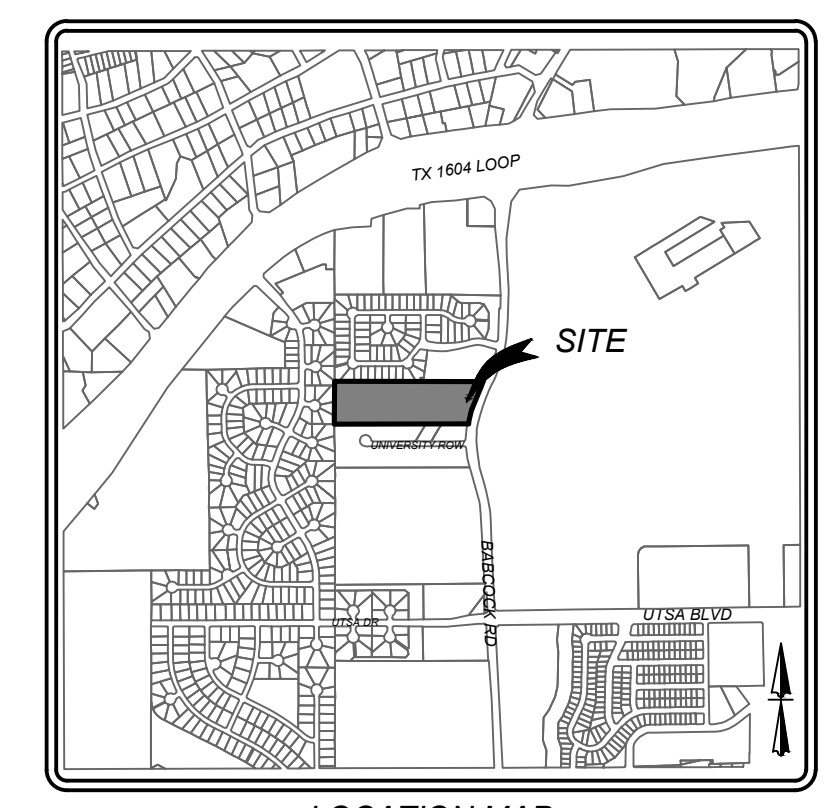


**LEGEND**

- PROJECT LIMITS
- PROTECTED/HERITAGE TREES REMOVED
- PROTECTED/HERITAGE TREES PRESERVED
- PROTECTED/HERITAGE TREES EXEMPT
- TREES OUTSIDE PROJECT LIMITS NOT TO BE DISTURBED
- RIPARIAN BUFFER TREES PRESERVED
- RIPARIAN BUFFER TREES REMOVED
- FEMA TREES PRESERVED
- FEMA TREES REMOVED
- FEMA 100 YR FLOOD PLAIN
- RIPARIAN BUFFER



MATCHLINE "A"

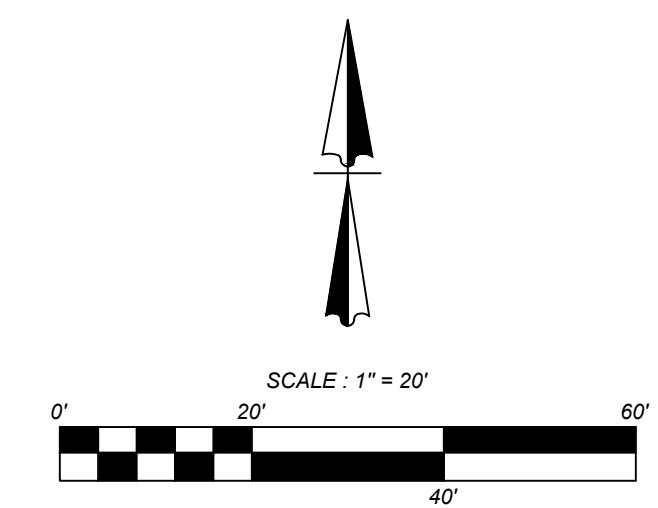
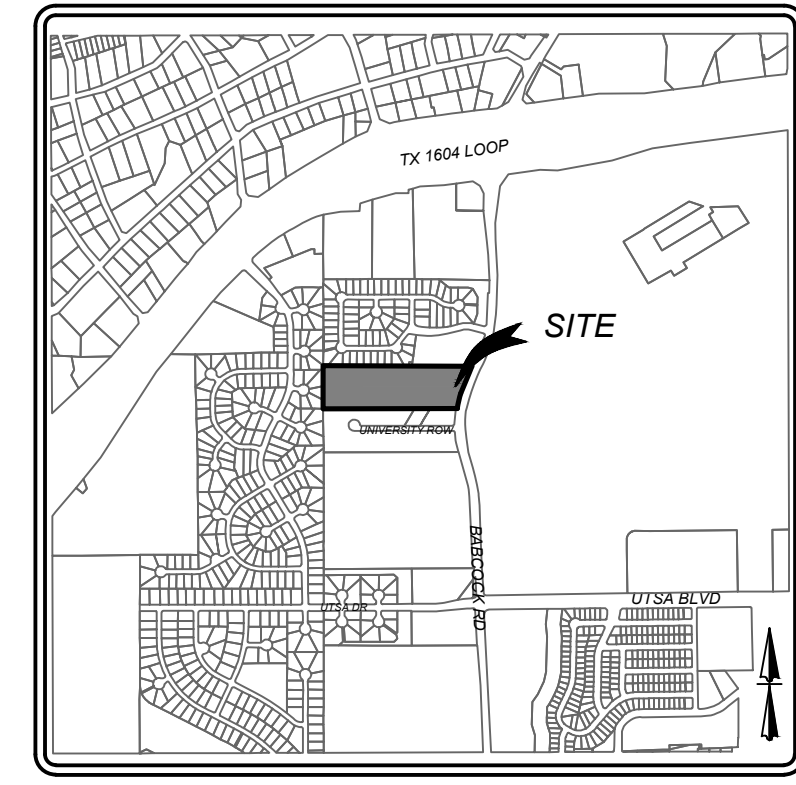
**BABCOCK TERRACE SUBDIVISION  
 SAN ANTONIO, TEXAS  
 TREE PRESERVATION PLAN**

PLAT NO.  
18-900109

JOB NO.:  
DATE:  
DRAWN: CHECKED:  
SHEET NUMBER:  
**1 OF 4**

Date: Jul 22, 2019, 3:46pm User: D. Amaguer  
 File: L:\181010-Subdivision\Drawings\TREEPLAN.PDF

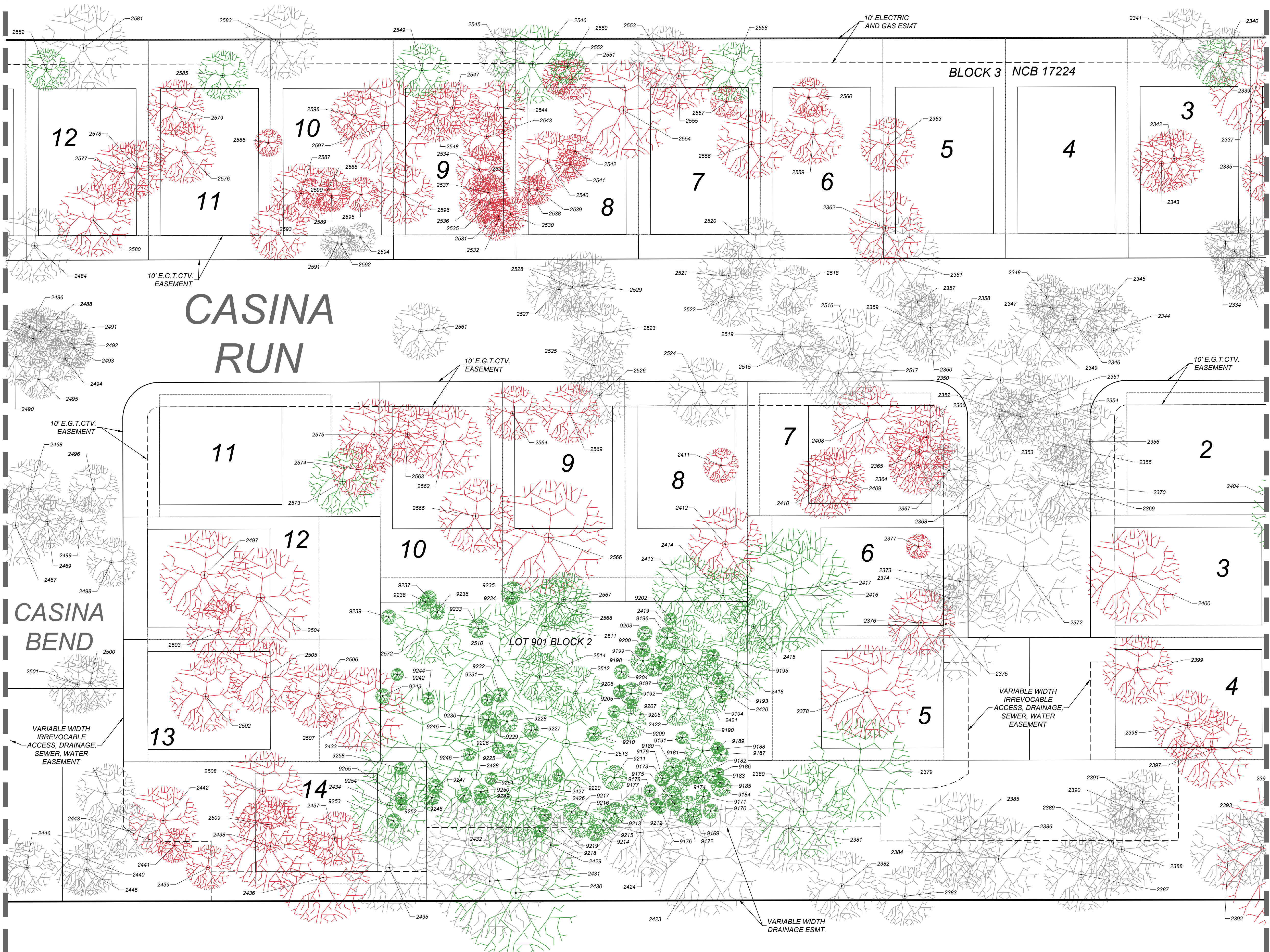
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- LEGEND**
- PROJECT LIMITS
  - PROTECTED/HERITAGE TREES REMOVED
  - PROTECTED/HERITAGE TREES PRESERVED
  - PROTECTED/HERITAGE TREES EXEMPT
  - TREES OUTSIDE PROJECT LIMITS NOT TO BE DISTURBED
  - RIPARIAN BUFFER TREES PRESERVED
  - RIPARIAN BUFFER TREES REMOVED
  - FEMA TREES PRESERVED
  - FEMA TREES REMOVED
  - FEMA 100 YR FLOOD PLAIN
  - RIPARIAN BUFFER

MATCHLINE "B"

MATCHLINE "A"

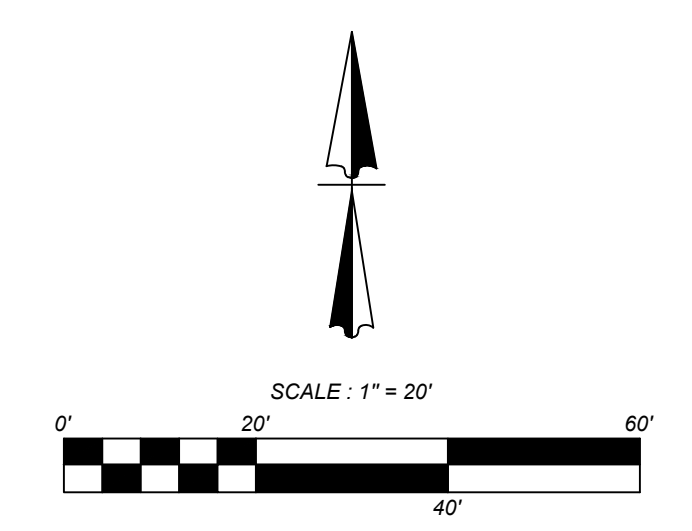
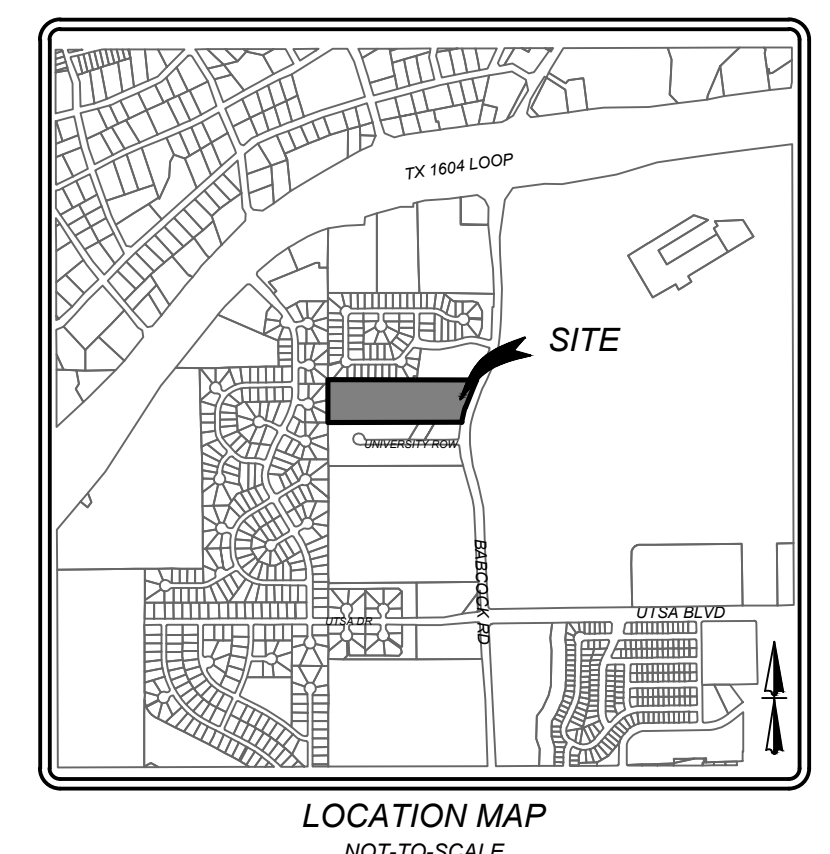
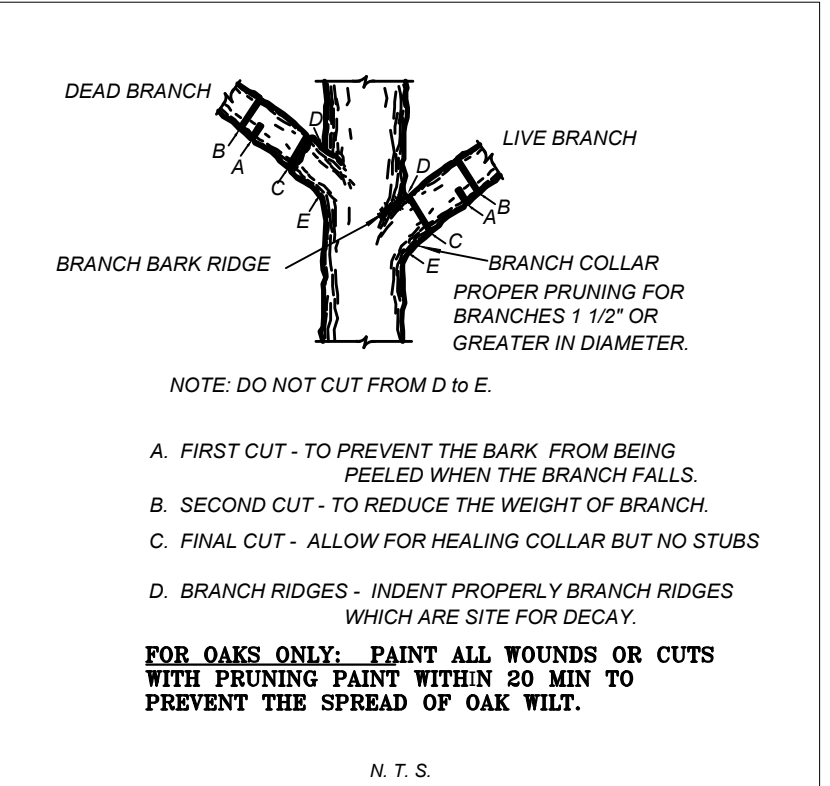
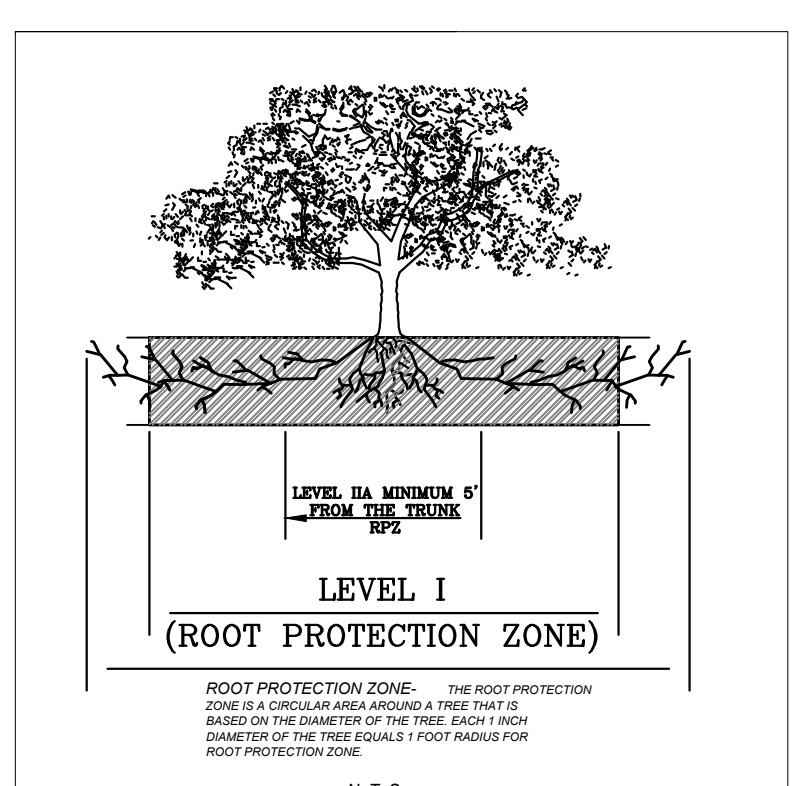
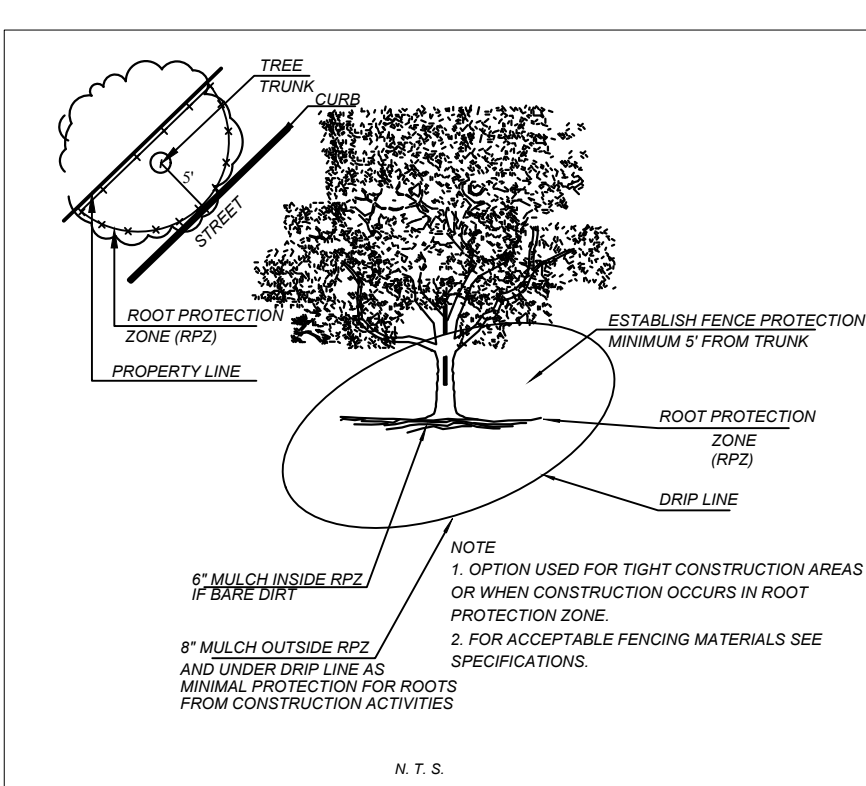
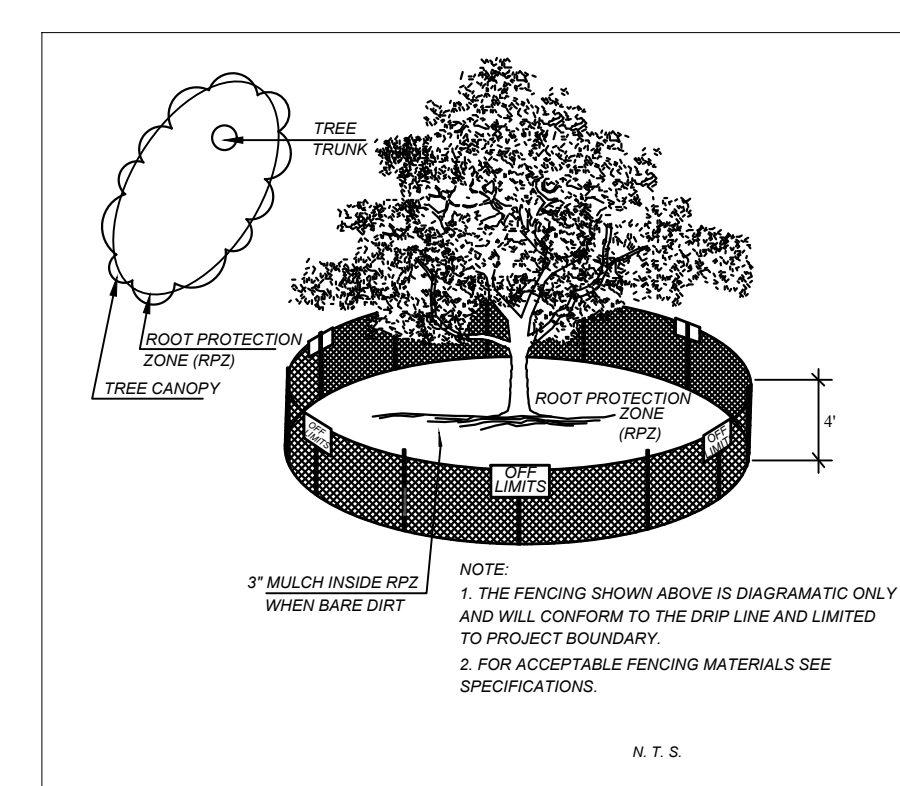
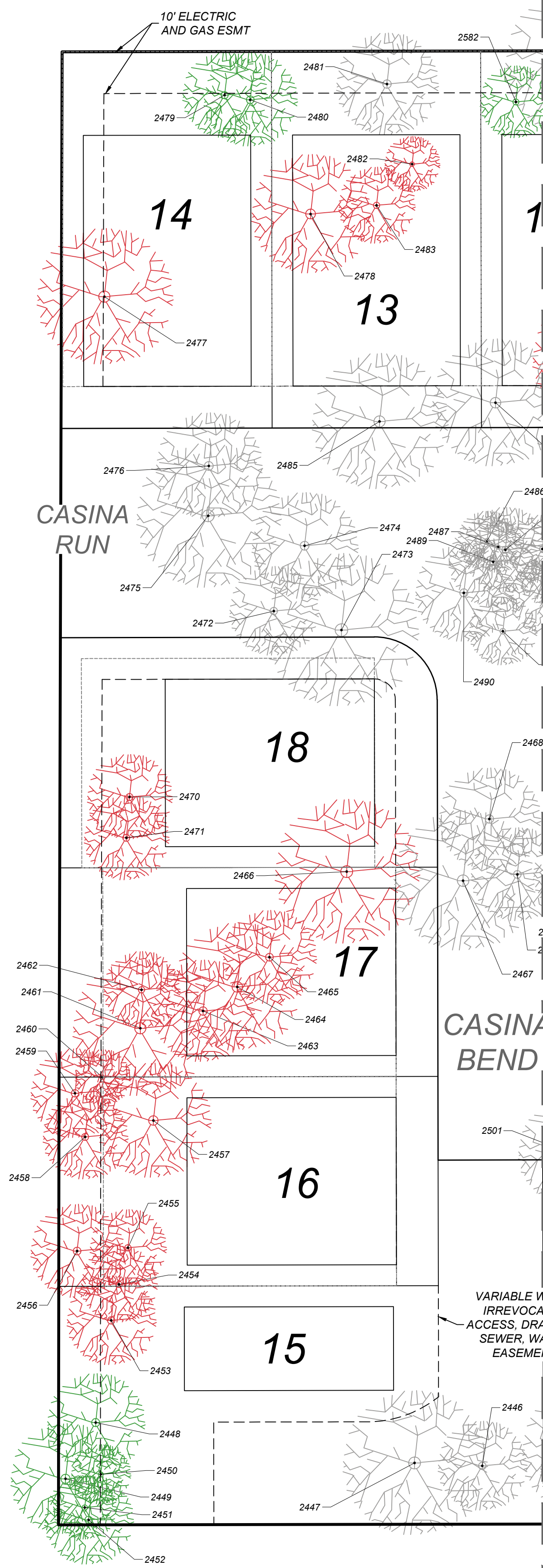


**BABCOCK TERRACE SUBDIVISION  
 SAN ANTONIO, TEXAS  
 TREE PRESERVATION PLAN**

PLAT NO.  
18-900109

JOB NO. :  
DATE: :  
DRAWN: CHECKED: :  
SHEET NUMBER:  
**2 OF 4**

Date: Jul 22, 2019, 3:46pm User: D. Amaguer  
 File: L:\181018- Babcock Terrace\Tree\TreePreservation.dwg



**CONTRACTOR NOTE:**  
 THE CONTRACTOR SHALL BE RESPONSIBLE TO SCHEDULE A PRE CONSTRUCTION MEETING PRIOR TO SITE DEVELOPMENT TO STAY IN COMPLIANCE WITH THE UNIFIED DEVELOPMENT CODE SECTION 35-477 (5) (C), WHICH STATES A PRE CONSTRUCTION MEETING IS REQUIRED TO REVIEW PROCEDURES FOR PROTECTION AND MANAGEMENT OF ALL SIGNIFICANT, HERITAGE OR MITIGATION TREES. THIS CAN BE SCHEDULED WITH FENCING INSPECTION, 207-0278. REFERENCE AP #

**IMPORTANT NOTE: 2 ~ MINIMUM ~ 2.0 INCH CALIPER MEDIUM-LARGE CANOPY SHADE TREES TO BE PLANTED PER LOT. REFERENCE APPENDIX E OF THE SAN ANTONIO UNIFIED DEVELOPMENT CODE FOR MEDIUM-LARGE SPECIES LIST.**

TREE PRESERVATION CALCULATIONS		
<b>SIGNIFICANT SPECIES (5.0" - 12.0") INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		33%
MITIGATION REQUIRED		0.5 INCHES
<b>SIGNIFICANT SPECIES (6.0" - 24.0") INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		25%
MITIGATION REQUIRED		65.69 INCHES
<b>SIGNIFICANT SPECIES (10.0" - 24.0") INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		30%
MITIGATION REQUIRED		55.45 INCHES
<b>HERITAGE SPECIES (1:1) INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		63%
MITIGATION REQUIRED		28.00 INCHES
<b>HERITAGE SPECIES (3:1) INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		75%
MITIGATION REQUIRED		90.00 INCHES
MITIGATION CREDITS FROM PRESERVED SMALL TREES		(284.20) INCHES
<b>TOTAL MITIGATION REQUIRED</b>		<b>(44.6) INCHES</b>

NO ADDITIONAL MITIGATION REQUIRED

FINAL TREE CANOPY CALCULATIONS		
<b>PROJECT DATA</b>		
- PROJECT DATA (ACRES NET OF FLOODPLAIN)		7.35 ACRES
- FINAL TREE CANOPY REQUIREMENTS		38%
- FINAL TREE CANOPY AREA REQUIRED		121,663 SQFT
<b>EXISTING TREES</b>		
- EXISTING CANOPY		142,525
<b>PROPOSED TREES</b>		
- PLANTED TREES PER LOT		2/LOT
<b>PROPOSED CANOPY = (2 TREES*32 LOTS*875 SQ-FT)</b>		<b>56,000 SQFT</b>
<b>90% MATURE CANOPY COVER</b>		<b>50,400 SQFT</b>
<b>FINAL TOTAL CANOPY PER PLAN (90% MATURE+EXISTING)</b>		<b>192,925 SQFT</b>
<b>TOTAL TREE CANOPY MITIGATION REQUIRED</b>		<b>(71,262) SQFT</b>

NO ADDITIONAL CANOPY REQUIRED

FEMA AND RIPARIAN BUFFER PRESERVATION CALCULATIONS		
<b>SIGNIFICANT SPECIES FEMA INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		74%
MITIGATION REQUIRED		69.7 INCHES
<b>SIGNIFICANT SPECIES RIPARIAN BUFFER INVENTORY TABLE</b>		
PRESERVATION PERCENTAGE		72%
MITIGATION REQUIRED		46.05 INCHES
MITIGATION CREDITS FROM UPSIZED PLANTED TREES (2 TREES/LOT* 5 INCHES)		(32.00) INCHES
<b>TOTAL MITIGATION REQUIRED</b>		<b>83.8 INCHES</b>

99 INCHES OF MITIGATION WILL BE PROVIDED BY PAYING \$19,800 INTO THE TREE MITIGATION FUND

SIGNIFICANT SPECIES (5.0" - 12.0") INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2377	PER		5	
9003	PER	2.5		275
SUB TOTAL INCHES		2.5	5	
TOTAL INCHES BY CATEGORY		7.5		TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		33%		
MITIGATION REQUIRED		0.50		275

HERITAGE SPECIES (24.0 & UP") INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2401	CDR		28	
2428	CDR	24		550
2433	CDR	24		550
SUB TOTAL INCHES		48	28	
TOTAL INCHES BY CATEGORY		76		TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		63%		
MITIGATION REQUIRED (1:1)		28		1100

HERITAGE SPECIES (24.0 & UP") INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2394	LO		30	
2417	LO	34.5		875
2404	LO	29.5		875
2430	LO	26		875
SUB TOTAL INCHES		90	30	
TOTAL INCHES BY CATEGORY		120		TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		75%		
MITIGATION REQUIRED (3:1)		90		2625

SIGNIFICANT SPECIES (6.0" - 24.0") INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2322	LO	19.5		875
2326	ELM		11.5	
2329	ELM		18	
2330	ELM		17	
2336	ELM		16	
2339	LO	10		875
2342	LO		12	
2343	LO		12	
2364	LO		12	
2365	LO		17.5	
2366	LO		13.5	
2376	ELM		13.5	
2378	LO		19	
2397	ELM		16	
2398	ELM		14	
2403	ELM		15	
2405	ELM		12	
2411	LO		7	
2414	ELM	11.5		875
2415	ELM	11		875
2416	LO	23		875
2420	ELM	11		875
2422	ELM	7		875
2436	LO		18.5	
2439	ELM		9	
2441	ELM		7	
2449	LO	16.5		875
2450	LO	7		875
2451	LO	7.5		875
2452	LO	10.5		875
2454	ELM		9	
2455	LO		9	
2459	LO		10.5	
2460	LO		6.5	
2462	LO		9	
2482	LO		6.5	
2483	LO		9	
2530	LO		7	
2531	LO		7	
2532	LO		8.5	
2533	LO		7.5	
2534	LO		9.5	
2535	LO		8	
2536	LO		12	
2537	LO		7.5	
2538	LO		8	
2539	LO		6	
2541	LO		6	
2542	LO		7	
2543	LO		10	
2550	LO		7	
2551	LO		8.5	
2552	LO		7	875
2557	LO		6.5	
2560	ELM		8	
2582	LO	11.25		875
2588	LO		9	
2589	LO		6.5	
2590	LO		6	
2595	LO		7	
9192		6		875
SUB TOTAL INCHES		158.75	482.5	
TOTAL INCHES BY CATEGORY		641.25		TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		25%		
MITIGATION REQUIRED		65.7		12250

**LEGEND**

- PROJECT LIMITS
- PROTECTED/HERITAGE TREES REMOVED
- PROTECTED/HERITAGE TREES PRESERVED
- PROTECTED/HERITAGE TREES EXEMPT
- TREES OUTSIDE PROJECT LIMITS NOT TO BE DISTURBED
- RIPARIAN BUFFER TREES PRESERVED
- RIPARIAN BUFFER TREES REMOVED
- FEMA TREES PRESERVED
- FEMA TREES REMOVED
- FEMA 100 YR FLOOD PLAIN
- RIPARIAN BUFFER

- TREE PROTECTION NOTES**
- A ROOT PROTECTION ZONE WILL BE ESTABLISHED AROUND EACH TREE OR ANY VEGETATION TO BE PRESERVED TO MEET THE LANDSCAPE OR TREE PRESERVATION ORDINANCES. THE ROOT PROTECTION ZONE SHALL BE AN AREA DEFINED BY THE RADIUS EXTENDING OUTWARD FROM THE TRUNK OF THE TREE A DISTANCE OF ONE (1) LINEAR FOOT FOR EACH INCH DIAMETER INCH AT GROUND LEVEL. A 10-INCH DIAMETER TREE WILL HAVE A 10 FOOT RADIUS ROOT PROTECTION ZONE.
  - NO WORK SHALL BEGIN WHERE TREE PROTECTION FENCING HAS NOT BEEN COMPLETED AND APPROVED. TREE PROTECTION FENCING SHALL BE INSTALLED, MAINTAINED AND REPAIRED BY THE CONTRACTOR DURING CONSTRUCTION. THE FENCING WILL BE A MINIMUM OF 4' HEIGHT.
  - ALL ROOTS LARGER THAN ONE-INCH IN DIAMETER ARE TO BE CUT CLEANLY AND OAK WOUNDS PAINTED WITHIN 30 MINUTES.
  - EXPOSED ROOTS SHALL BE COVERED AT THE END OF THE WORK DAY USING TECHNIQUES SUCH AS COVERING WITH SOIL, MULCH OR WET BURLAP.
  - NO EQUIPMENT, VEHICLES OR MATERIALS SHALL BE OPERATED OR STORED WITHIN THE ROOT PROTECTION ZONE. NO CLEAN-OUT AREAS WILL BE CONSTRUCTED SO THAT THE MATERIAL WILL BE IN OR MIGRATE TO THE ROOT PROTECTION ZONE.
  - NO GRADE CHANGE MORE THAN 3" IS ALLOWED WITHIN THE ROOT PROTECTION ZONE.
  - ROOTS OR BRANCHES IN CONFLICT WITH CONSTRUCTION SHALL BE CUT CLEANLY ACCORDING TO PROPER PRUNING METHODS. ALL OAK WOUNDS SHALL BE PAINTED WITHIN 30 MINUTES TO PREVENT OAK WILT INFECTION.
  - ANY TREE REMOVAL SHALL BE APPROVED BY THE CITY ARBORIST (210-207-9278).
  - TREES WHICH ARE DAMAGED OR LOST DUE TO THE CONTRACTOR'S NEGLIGENCE DURING CONSTRUCTION SHALL BE MITIGATED.
  - TREES MUST BE MAINTAINED IN GOOD HEALTH THROUGHOUT THE CONSTRUCTION PROCESS. MAINTENANCE MAY INCLUDE WATERING THE ROOT PROTECTION ZONE AND/OR WASHING FOLIAGE.
  - NO WIRES, NAILS OR OTHER MATERIALS MAY BE ATTACHED TO PROTECTED TREES.

**KIEWIT**  
**ENGINEERS + SURVEYING**  
 Phone #: (210) 878-8444 • Fax #: (210) 878-8441  
 TBPE Firm #: 9513 • TBPE Firm #: 1012200

**BABCOCK TERRACE SUBDIVISION**  
**SAN ANTONIO, TEXAS**  
**TREE PRESERVATION PLAN**

**PLAT NO.**  
**18-900109**

**SHEET NUMBER:**  
**3 OF 4**

SIGNIFICANT SPECIES (10.0" - 24.0") INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2320	CDR	16		550
2335	CDR		10	
2337	HK		19	
2362	CDR		15	
2363	CDR		11	
2379	CDR	21		550
2380	CDR	19		550
2399	CDR		14	
2400	CDR		19	
2408	CDR		14	
2409	CDR		12.5	
2410	CDR		13.5	
2412	CDR		15	
2413	CDR	13.5		550
2418	CDR	13.5		550
2419	CDR	12		550
2421	CDR	11		550
2426	CDR	14		550
2427	CDR	14		550
2434	CDR	16		550
2437	CDR		11	
2438	CDR		18	
2442	CDR		14	
2448	CDR	11.5		550
2453	CDR		10.5	
2456	CDR		11	
2457	CDR		13.5	
2458	CDR		10	
2461	CDR	0	16	
2463	CDR		12	
2464	CDR		15	
2465	CDR		11	
2466	CDR		17	
2470	CDR		10	
2471	CDR		10	
2477	CDR		16	
2478	CDR		14	
2479	CDR	10		550
2480	CDR	11		550
2497	CDR		18	
2502	CDR		14.5	
2503	CDR		13	
2504	CDR		20	
2505	CDR		14.5	
2506	CDR		13	
2507	CDR		17	
2508	CDR		16	
2509	CDR		11.5	
2510	CDR	23		550
2511	CDR	19		550
2512	CDR	11		550
2513	CDR	19		550
2514	CDR	10		550
2540	CDR		12	
2544	CDR		11	
2546	CDR	16		550
2547	CDR		10.5	
2548	CDR		11	
2549	CDR	16		550
2554	CDR		20	
2555	CDR		14	
2556	CDR		14	
2558	CDR	12		550
2559	CDR		17	
2562	CDR		15	
2563	CDR		12	
2564	CDR		11	
2565	CDR		15	
2566	CDR		23	
2567	CDR	11		550
2568	CDR	11		550
2569	CDR		12	
2572	CDR	13		550
2573	CDR	13.5		550
2574	CDR		11	
2575	CDR		14.5	
2576	CDR		12.5	
2577	CDR		12.5	
2578	CDR		11.5	
2579	CDR		11.5	
2580	CDR		15	
2585	CDR	10		550
2587	CDR		12	
2593	CDR		11.5	
2596	CDR		12	
2597	CDR		19	
2598	CDR		10	
SUB TOTAL INCHES		367	840	
TOTAL INCHES BY CATEGORY			1207	TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		30%		
MITIGATION REQUIRED		55.45		14300

PRESERVED SMALL TREES INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
9169	ELM	3.5		875
9170	HK	6		875
9171	ELM	3		875
9172	CDR	5.5		550
9173	CDR	4		550
9174	CDR	6		550
9175	CDR	3		550
9176	CDR	2.5		550
9177	CDR	2.5		550
9178	CDR	2.5		550
9179	ELM	3		875
9180	CDR	4		550
9181	CDR	5.5		550
9182	ELM	2.5		875
9183	CDR	3		550
9184	CDR	4		550
9185	CDR	2		550
9186	HK	2		875
9187	CDR	3		550
9188	CDR	7		550
9189	ELM	2.5		875
9190	ELM	4.5		875
9191	ELM	2.5		875
9193	HK	2.5		875
9194	HK	2.5		875
9195	HK	2.5		875
9196	CDR	4.5		550
9197	CDR	2.5		550
9198	CDR	3		550
9199	CDR	5		550
9200	CDR	3		550
9202	HK	2.5		875
9203	CDR	3		550
9204	CDR	3		550
9205	CDR	4.5		550
9206	CDR	2.5		550
9207	CDR	5		550
9208	CDR	2.5		550
9209	CDR	7		550
9210	CDR	3		550
9211	HK	6		550
9212	CDR	5		550
9213	CDR	4.5		550
9214	CDR	3.5		550
9215	CDR	6		550
9216	CDR	5		550
9217	CDR	3.5		550
9218	HK	2.5		875
9219	HK	2.5		875
9220	HK	2.5		875
9225	CDR	3		550
9226	ELM	2.5		875
9227	ELM	3		875
9228	CDR	4.5		550
9229	CDR	3		550
9230	CDR	3		550
9231	CDR	2.5		550
9232	CDR	3		550
9233	CDR	4		550
9234	CDR	2.5		550
9235	CDR	4.5		550
9236	CDR	3		550
9237	CDR	3		550
9238	CDR	3		550
9239	CDR	3		550
9240	CDR	4		550
9241	LO	3		875
9242	CDR	2.5		550
9243	CDR	3		550
9244	CDR	2.5		550
9245	CDR	2.2		550
9246	ELM	2.5		875
9247	ELM	3		875
9248	ELM	3		875
9249	ELM	2.5		875
9250	ELM	3		875
9251	ELM	2.5		875
9252	HK	3		875
9253	ELM	3		875
9254	ELM	2.5		875
9255	ELM	2.5		875
9256	HK	3		875
9257	HK	3		875
9258	ELM	2.5		875
SUB TOTAL INCHES		284.2	0	
TOTAL INCHES BY CATEGORY			284.2	TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		100%		
MITIGATION CREDITS		-284.2		56600

RIPARIAN BUFFER SIGNIFICANT SPECIES INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2211	LO	8.5		875
2212	LO	9		875
2213	LO	8		875
2214	LO	9.5		875
2238	CDR	18		550
2239	ELM	6		875
2240	CDR	14		550
2250	LO	14		875
2262	ELM		19	
2263	ELM		9	
2264	CDR	14		550
2268	LO	6		875
2269	ELM	13		875
2295	ELM		12	
2296	ELM		13	
2297	LO		16	
2299	LO		13	
2300	LO		11.5	
2301	LO		7	
2302	LO		16.5	
2303	ELM		21	
2305	LO		10.5	
2306	LO		7.5	
2308	LO		12	
2317	ELM	12.5		875
2319	CDR	13		550
2321	ELM	10		875
2323	CDR	12		550
9003	PER	2.5		275
9004	CDR	8		550
9005	PER	2.5		275
9006	PER	2.5		275
9013	LO	4		875
9014	LO	2.5		875
9025	LO	2.5		875
9026	LO	2.5		875
9027	LO	3		875
9028	LO	2.5		875
9029	LO	2.5		875
9030	LO	2.5		875
9058	LO	6		875
9059	LO	3.5		875
9060	LO	3		875
9061	LO	3.5		875
9062	LO	4.5		875
9063	LO	4		875
9064	LO	3		875
9065	LO	3.5		875
9066	LO	4		875
9067	LO	5.5		875
9068	LO	2.5		875
9069	LO	4		875
9070	LO	2.5		875
9071	HUI	10		550
9073	MSQ	5		550
9074	MSQ	6		550
9075	MSQ	6.5		550
9076	MSQ	5		550
9078	CDR	3.5		550
9079	CDR	5.5		550
9080	CDR	6		550
9081	CDR	2.5		550
9091	CDR	7.5		550
9092	ELM	3		875
9093	CDR	4		550
9094	ELM	3		875
9097	CDR	3.5		550
9098	PER	3		275
9100	MSQ	5.5		550
9101	MSQ	8		550
9102	ELM	5.5		875
9103	CDR	6		550
9104	ELM	2		875
9105	ELM	2.5		875
9106	ELM	4.25		875
9108	ELM	17		875
9109	ELM	10.25		875
9110	ELM	9.25		875
9111	ELM	2		875
9112	CDR	6.5		550
9114	CDR	5		550
9119	ELM	3		875
9158	CDR	4		550
9159	CDR	5		550
9160	ELM	3		875
9161	ELM	7		875
9164	ELM	2		875
9167	PER	2.5		275
9168	ELM	3		875
SUB TOTAL INCHES		441.75	168	
TOTAL INCHES BY CATEGORY			609.75	TOTAL PRESERVED CANOPY (SQFT)
PRESERVATION PERCENTAGE		72%		
MITIGATION REQUIRED		46.05		55375

FEMA SIGNIFICANT SPECIES INVENTORY TABLE				
POINT	SPECIES	PRESERVED	REMOVED	FINAL CANOPY (SQFT)
2202	ELM	11		
2203	ELM		12	
2204	CDR	13		
2205	ELM	15		
2206	ELM	7.5		
2207	ELM	10		
2208	ELM	14.5		
2209	ELM	7		
2210	ELM	11		
2216	ELM	7		
2217	LO	7		
2218	LO	8.5		
2219	LO	8		
2220	LO	8		
2221	LO	7		
2222	LO	8		
2223	LO	8.5		
2224	LO	6		
2226	LO	8.5		
2227	LO	15		
2229	ELM	18		
2230	ELM	18		
2231	ELM	12.5		
2232	ELM	11		
2233	ELM	8		
2234	ELM	12		
2235	ELM	16		
2236	CDR	12		
2237	HK	11		
2241	CDR	14		
2242	ELM	17		
22				