



Green Area Ratio Scoresheet						
***	Address	23rd and Savannah Streets, SE	Square	Lot	Zone District	
			5894	2, 3 & 4	RA-1	
	Other	TERRACE MANOR REDEVELOPMENT	Lot area (sf)	Minimum Score	Multiplier	
			100,260	.4	GAR Score	
		Lot size (enter this value first) *			SCORE: 0.505	
<b>Landscape Elements</b>						
			Square Feet	Factor	Total	
<b>A Landscaped areas (select one of the following for each area)</b>						
1	Landscaped areas with a soil depth < 24"	square feet	0	0.30	-	
2	Landscaped areas with a soil depth ≥ 24"	square feet	41,260	0.60	24,756.0	
3	Bioretention facilities	square feet	3,491	0.40	1,396.4	
<b>B Plantings (credit for plants in landscaped areas from Section A)</b>						
1	Groundcovers, or other plants < 2' height	square feet	342	0.20	68.4	
2	Plants ≥ 2' height at maturity - calculated at 9-sf per plant	# of plants	474	4266	0.30	1,279.8
3	New trees with less than 40-foot canopy spread - calculated at 50 sq ft per tree	# of trees	6	300	0.50	150.0
4	New trees with 40-foot or greater canopy spread - calculated at 250 sq ft per tree	# of trees	26	6500	0.60	3,900.0
5	Preservation of existing tree 6" to 12" DBH - calculated at 250 sq ft per tree	# of trees	5	1250	0.70	875.0
6	Preservation of existing tree 12" to 18" DBH - calculated at 600 sq ft per tree	# of trees	0	0	0.70	-
7	Preservation of existing trees 18" to 24" DBH - calculated at 1300 sq ft per tree	# of trees	1	1300	0.70	910.0
8	Preservation of existing trees 24" DBH or greater - calculated at 2000 sq ft per tree	# of trees	0	0	0.80	-
9	Vegetated wall, plantings on a vertical surface	square feet		0.60		
<b>C Vegetated or "green" roofs</b>						
1	Over at least 2" and less than 8" of growth medium	square feet	26,480	0.60	15,888.0	
2	Over at least 8" of growth medium	square feet		0.80		
<b>D Permeable Paving***</b>						
1	Permeable paving over 6" to 24" of soil or gravel	square feet		0.40		
2	Permeable paving over at least 24" of soil or gravel	square feet		0.50		
<b>E Other</b>						
1	Enhanced tree growth systems***	square feet		0.40		
2	Renewable energy generation	square feet	0	0.50		
3	Approved water features	square feet		0.20		
<b>F Bonuses</b>			sub-total of sq ft = 85,189			
1	Native plant species	square feet	13,616	0.10	1,361.6	
2	Landscaping in food cultivation	square feet	0	0.10		
3	Harvested stormwater irrigation	square feet		0.10		
			Green Area Ratio numerator = 50,585			
*** Permeable paving and structural soil together may not qualify for more than one third of the Green Area Ratio score.			Total square footage of all permeable paving and enhanced tree growth.			

**STATEMENT BY CERTIFIED LANDSCAPE EXPERT:**

THIS IS TO CERTIFY THAT I HAVE EXAMINED ALL REQUIRED GAR PLAN SUBMITTALS PRIOR TO SUBMISSION. I FURTHER CERTIFY THAT ALL ASPECTS OF THE SUBMITTAL, INCLUDING LANDSCAPE ELEMENTS WITHIN THE LOT AND LISTED GAR SCORE, MEET THE SPECIFICATIONS REQUIRED UNDER CHAPTER 34 OF TITLE 11 OF THE DISTRICT OF COLUMBIA MUNICIPAL REGULATIONS

JASON RADICE, RLA, ASLA, LEED-AP

NAME AND TITLE

9900 MAIN STREET, SUITE 400

ADDRESS

FAIRFAX, VA 22031

DATE 01/02/2019

PHONE NO. 703-273-6820

CERTIFIED LANDSCAPE EXPERT SIGNATURE

MD-DLLR

CERTIFYING ORGANIZATION

3440

CERTIFICATION NUMBER



**Grey Owl Juniper**

Foundation Plant – Evergreen, Consistent 3’ Height Without Pruning. Silvery Grey Color, Native, Low Water, Durable Plant



**Compact Inkberry**

Maintains Button Like Form – 4’ Height Requires Male to Fruit– Bioretention Plant - Native



**Gro-Low Sumac**

Short Spreading Groundcover/Shrub – Mass Planting Brilliant Red Fall Color – Low Water – Durable Plant - Native



**Emerald Goddess Liriope**

Largest Form of Evergreen Liriope 2’ High - Low Water – Durable Plant



**Black-Eyed Susan**

Blooms from July to October 30” High – Bioretention Plant



**Autumn Bonfire Encore Azalea**

Repeat Blooming and Fall Color Evergreen Shrub – 3’ High



**Blue Flag – Iris Versicolor**

May-June Bloom - Naturalizing Bioretention Plant– 2.5’ High



**False Indigo**

May-June Bloom - Naturalizing Bioretention Plant– 4’ High



**Sedum Tile**

Mid-Atlantic Mix Sedum Tile Green Roof Plants– 2” High



**Henry’s Garnet Sweetspire**

Bloom May to June - Naturalizing Bioretention Plant – 4” High



**Kelsey’s Dwarf Red Osier Dogwood**

Compact cultivar of red osier dogwood. Bioretention Plant - 2’ High



**Scarlet Oak**  
Maroon – Dark Red Fall Color  
50'-70' High x 40'-50' Canopy  
Native



**October Glory Red Maple**  
Deep Red to Orange Fall Color  
40'-50' High x 30'-40' Canopy  
Low –Water – Native Variety















**Red Sunset Red Maple**  
Brilliant Red Fall Color  
40'-50' High x 30'-35' Canopy  
Low –Water – Native Variety



**Eastern Redbud**  
Fuchsia Flower - Orange Fall Color  
20'-30' High x 25'-35' Canopy  
Low –Water – Native

LEGEND

-  *RHUS AROMATICA 'GRO-LOW'*  
*GRO-LOW FRAGRANT SUMAC (>2')(N)*
-  *JUNIPERUS VIRGINIANA 'GREY OWL'*  
*GREY OWL JUNIPER (>2')(N)*
-  *ITEA VIRGINICA 'HENRY'S GARNET'*  
*HENRY'S GARNET VIRGINIA SWEETSPIRE (>2')(N)*
-  *ILEX GLABRA 'COMPACTA'*  
*COMPACT INKBERRY HOLLY (>2')(N)*
-  *CORNUS SERICEA 'KELSEY'*  
*KELSEY'S DWARF RED-OSIER DOGWOOD (>2')(N)*
-  *RHODODENDRON 'ROBLEZA' PPAF'*  
*AUTUMN BONFIRE ENCORE AZALEA (>2')*
-  *LIRIOPE MUSCARI 'EMERALD GODDESS'*  
*EMERALD GODDESS LILY TURF (<2')*
-  *IRIS VERSICOLOR*  
*BLUE FLAG IRIS (18" O.C. SPACING)(>2')(N)*
-  *RUDBECKIA FULGIDA 'FULGIDA'*  
*BLACK EYED SUSAN (18" O.C. SPACING)(>2')(N)*
-  *BAPTISTA AUSTRALIS*  
*FALSE INDIGO (18" OC SPACING)(>2')(N)*
-  *LIRIOPE MUSCARI 'BIG BLUE'*  
*BIG BLUE LILY TURF (18" O.C. SPACING)(<2')*
-  *GREEN ROOF SEDUM TILE*  
*MID-ATLANTIC SEDUM BLEND*

BIORETENTION 1 PLANTING SCHEDULE									
KEY	QUANTITY	BOTANICAL NAME	COMMON NAME	STOCK SIZE		STOCK TYPE	NATIVE	GREATER THAN 2' HEIGHT	COMMENTS
				CALIPER	HEIGHT				
<b>SHRUBS</b>									
CS	12	CORNUS SERICEA 'KELSEY'	KELSEY'S DWARF RED-OSIER DOGWOOD	N/A	N/A	2 GAL	Y	Y	
IG	3	ILEX GLABRA 'COMPACTA'	COMPACT INKBERRY HOLLY	N/A	N/A	2 GAL	Y	Y	
IV	4	ITEA VIRGINICA 'HENRY'S GARNET'	HENRY'S GARNET VIRGINIA SWEETSPIRE	N/A	N/A	2 GAL	Y	Y	
<b>GRASSES/PERENNIALS</b>									
IS	10	IRIS VERSICOLOR	BLUE FLAG IRIS	N/A	N/A	QUART	Y	Y	20 SF @ 18" O.C. SPACING
RF	37	RUDBECKIA FULGIDA 'FULGIDA'	BLACKEYED SUSAN	N/A	6-9"	QUART	Y	Y	73 SF @ 18" O.C. SPACING
	66	PLANTS ABOVE 2' MATURE HEIGHT							

BIORETENTION 2 PLANTING SCHEDULE									
KEY	QUANTITY	BOTANICAL NAME	COMMON NAME	STOCK SIZE		STOCK TYPE	NATIVE	GREATER THAN 2' HEIGHT	COMMENTS
				CALIPER	HEIGHT				
<b>SHRUBS</b>									
CS	19	CORNUS SERICEA 'KELSEY'	KELSEY'S DWARF RED-OSIER DOGWOOD	N/A	N/A	2 GAL	Y	Y	
IG	8	ILEX GLABRA 'COMPACTA'	COMPACT INKBERRY HOLLY	N/A	N/A	2 GAL	Y	Y	
IV	6	ITEA VIRGINICA 'HENRY'S GARNET'	HENRY'S GARNET VIRGINIA SWEETSPIRE	N/A	N/A	2 GAL	Y	Y	
<b>GRASSES/PERENNIALS</b>									
BA	103	BAPTISTA AUSTRALIS	FLASE INDIGO	N/A	N/A	QUART	Y	Y	200 SF @ 18" O.C. SPACING
IS	29	IRIS VERSICOLOR	BLUE FLAG IRIS	N/A	N/A	QUART	Y	Y	57 SF @ 18" O.C. SPACING
RF	40	RUDBECKIA FULGIDA 'FULGIDA'	BLACKEYED SUSAN	N/A	6-9"	QUART	Y	Y	78 SF @ 18" O.C. SPACING
	205	PLANTS ABOVE 2' MATURE HEIGHT							

BIORETENTION 3 PLANTING SCHEDULE									
KEY	QUANTITY	BOTANICAL NAME	COMMON NAME	STOCK SIZE		STOCK TYPE	NATIVE	GREATER THAN 2' HEIGHT	COMMENTS
				CALIPER	HEIGHT				
<b>SHRUBS</b>									
CS	8	CORNUS SERICEA 'KELSEY'	KELSEY'S DWARF RED-OSIER DOGWOOD	N/A	N/A	2 GAL	Y	Y	
IG	3	ILEX GLABRA 'COMPACTA'	COMPACT INKBERRY HOLLY	N/A	N/A	2 GAL	Y	Y	
IV	4	ITEA VIRGINICA 'HENRY'S GARNET'	HENRY'S GARNET VIRGINIA SWEETSPIRE	N/A	N/A	2 GAL	Y	Y	
<b>GRASSES/PERENNIALS</b>									
IS	30	IRIS VERSICOLOR	BLUE FLAG IRIS	N/A	N/A	QUART	Y	Y	58 SF @ 18" O.C. SPACING
RF	57	RUDBECKIA FULGIDA 'FULGIDA'	BLACKEYED SUSAN	N/A	6-9"	QUART	Y	Y	57 SF @ 18" O.C. SPACING
	102	PLANTS ABOVE 2' MATURE HEIGHT							

DECORATIVE LANDSCAPE SCHEDULE									
KEY	QUANTITY	BOTANICAL NAME	COMMON NAME	STOCK SIZE		STOCK TYPE	NATIVE	GREATER THAN 2' HEIGHT	COMMENTS
				CALIPER	HEIGHT				
<b>TREES</b>									
AG	12	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY MAPLE	2"	N/A	B&B	Y	Y	
AS	8	ACER RUBRUM 'FRANKSRED'	RED SUNSET MAPLE	2"	N/A	B&B	Y	Y	
CC	6	CERCIS CANADENSIS	EASTERN REDBUD	2"	N/A	B&B	Y	Y	
QC	6	QUERCUS COCCINEA	SCARLET OAK	2"	N/A	B&B	Y	Y	
<b>SHRUBS</b>									
JV	65	JUNIPERUS VIRGINIANA 'GREY OWL'	GREY OWL JUNIPER	N/A	N/A	1 GAL	Y	Y	
RA	14	RHUS AROMATICA 'GRO-LOW'	GRO-LOW FRAGRANT SUMAC	N/A	N/A	1 GAL	Y	Y	
RR	23	RHODODENDRON 'ROBLEZA' PPAF'	AUTUMN FIRE ENCORE AZALEA	N/A	N/A	1 GAL	Y	Y	
<b>GRASSES/PERENNIALS</b>									
LG	157	LIRIOPE MUSCARI 'EMERALD GODDESS'	EMERALD GODDESS LILY TURF	N/A	N/A	PLUG	N	N	769 SF - SPACING AS SHOWN
LM	395	LIRIOPE MUSCARI 'BIG BLUE'	BIG BLUE LILY TURF	N/A	6-9"	PLUG	N	N	342 SF @ 12" O.C. SPACING
	102	PLANTS ABOVE 2' MATURE HEIGHT							