

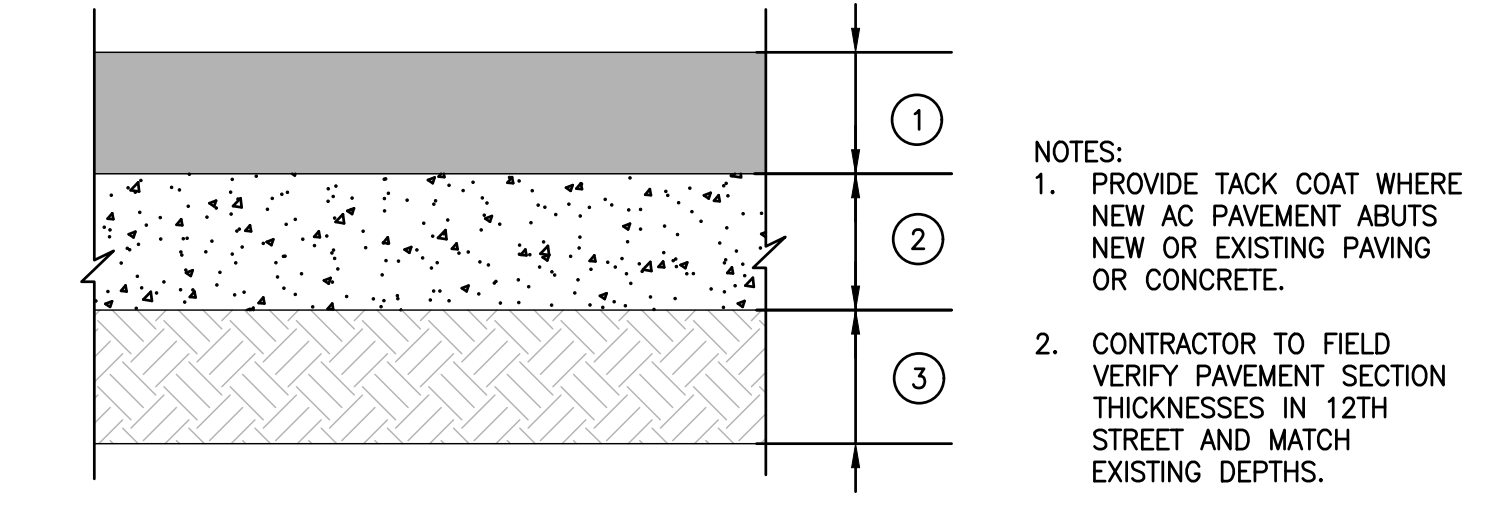
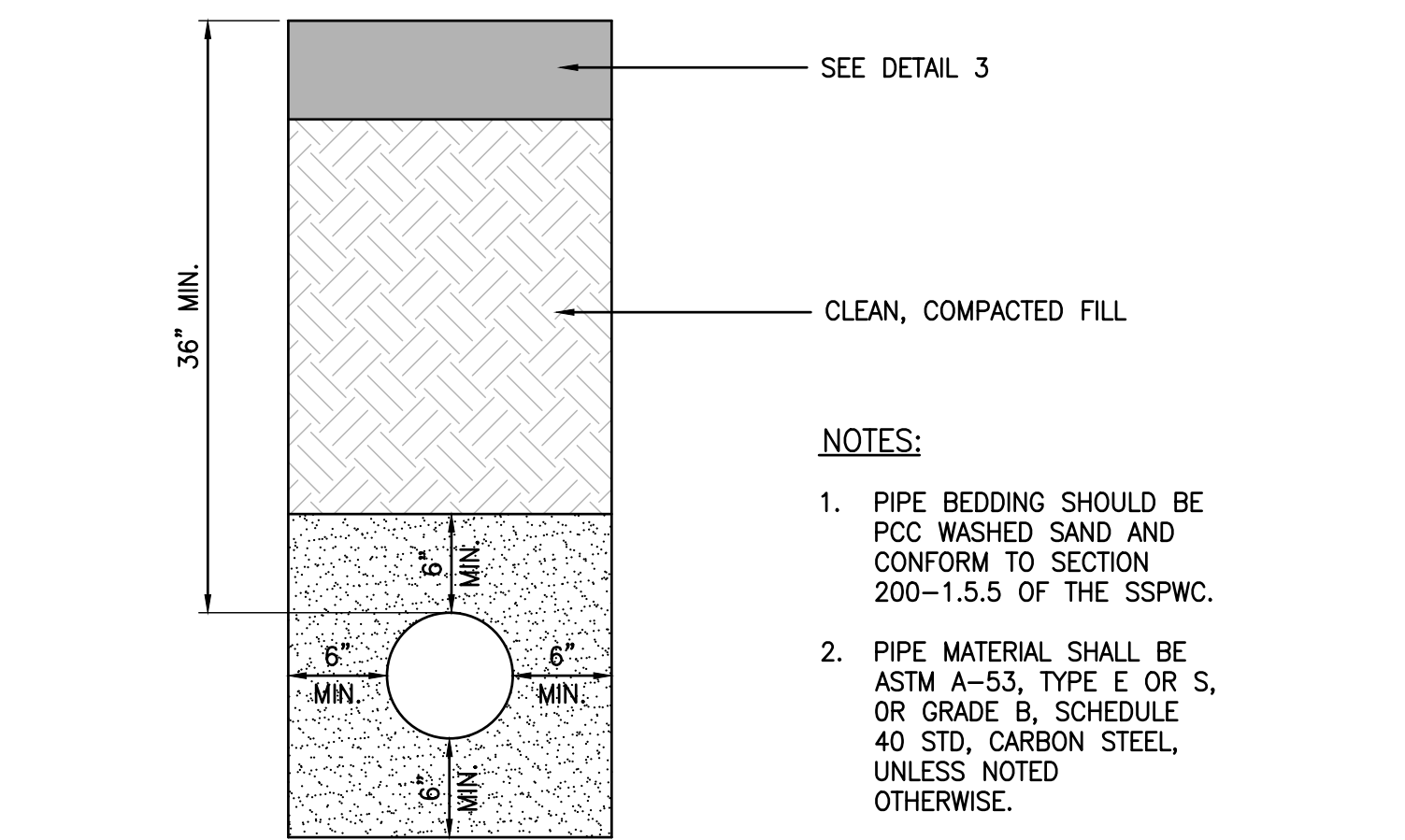
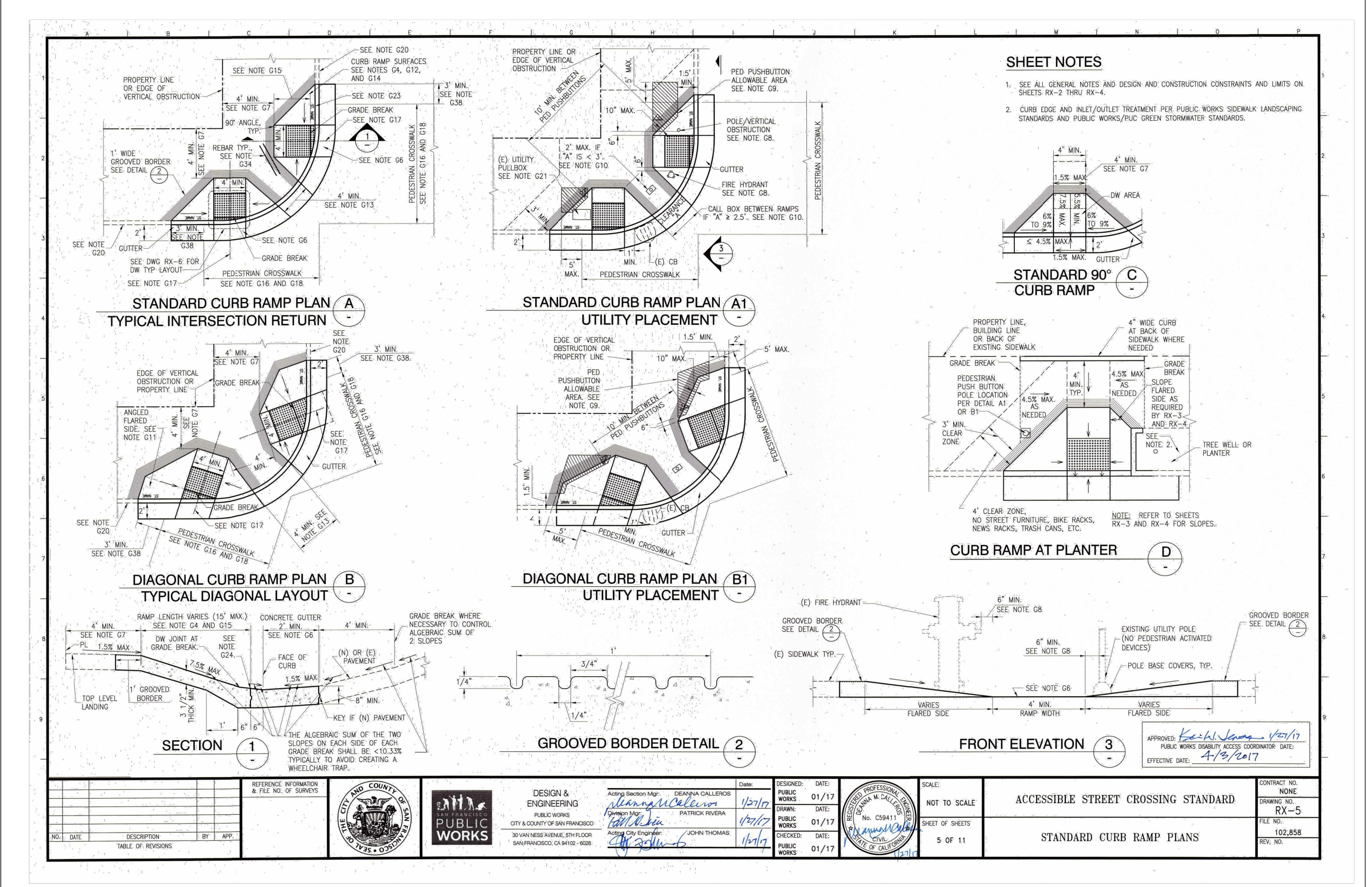
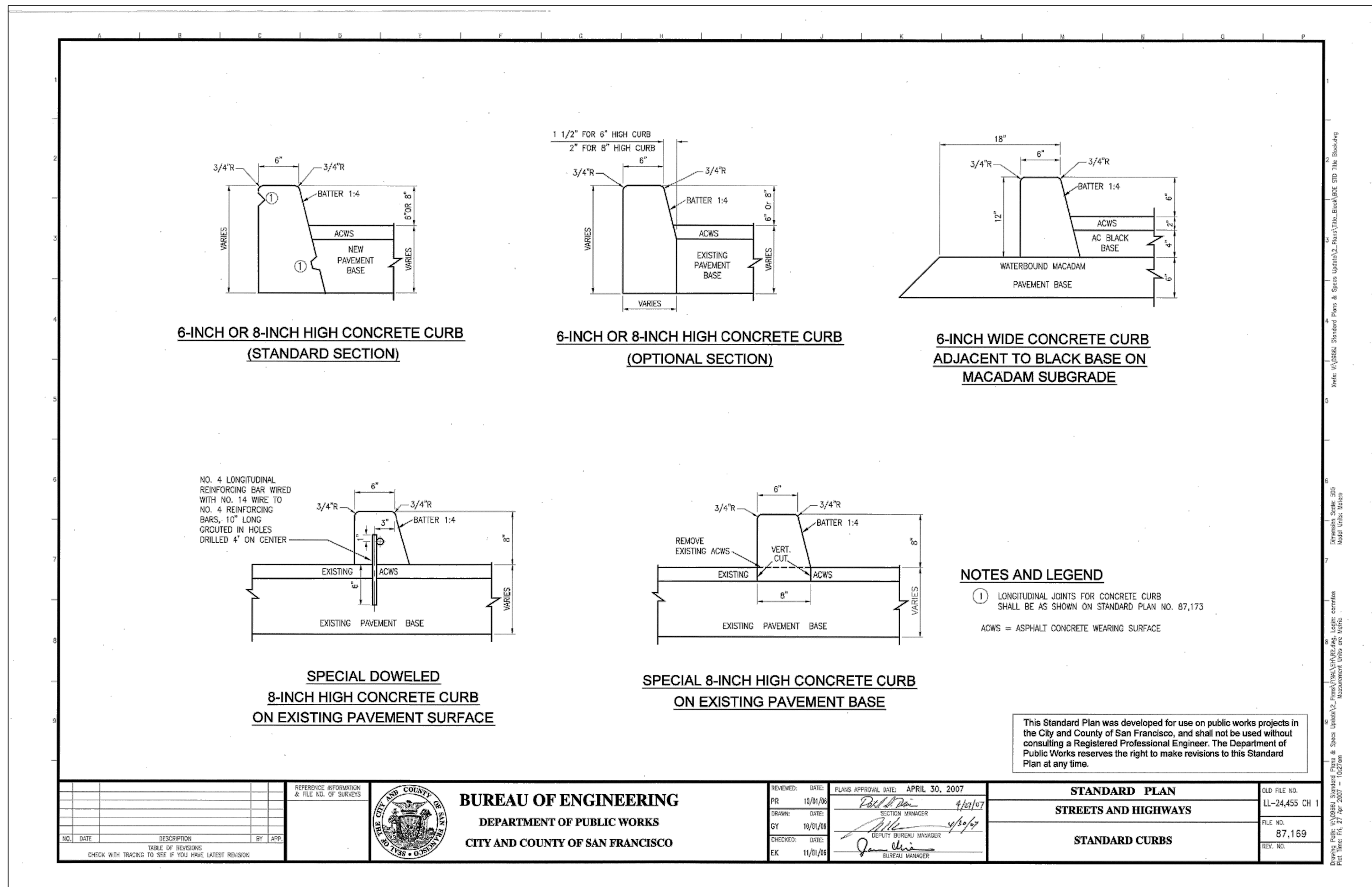


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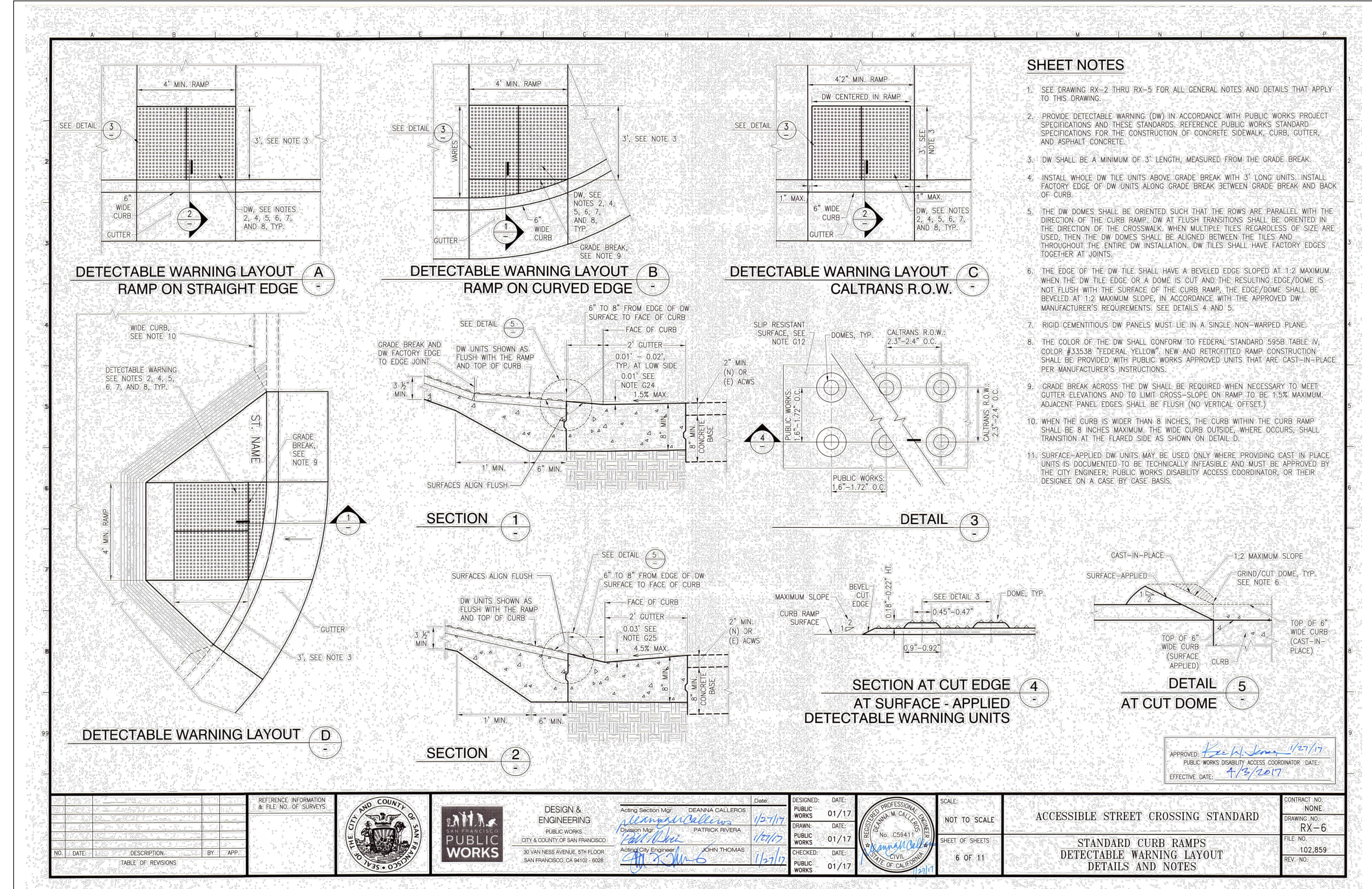
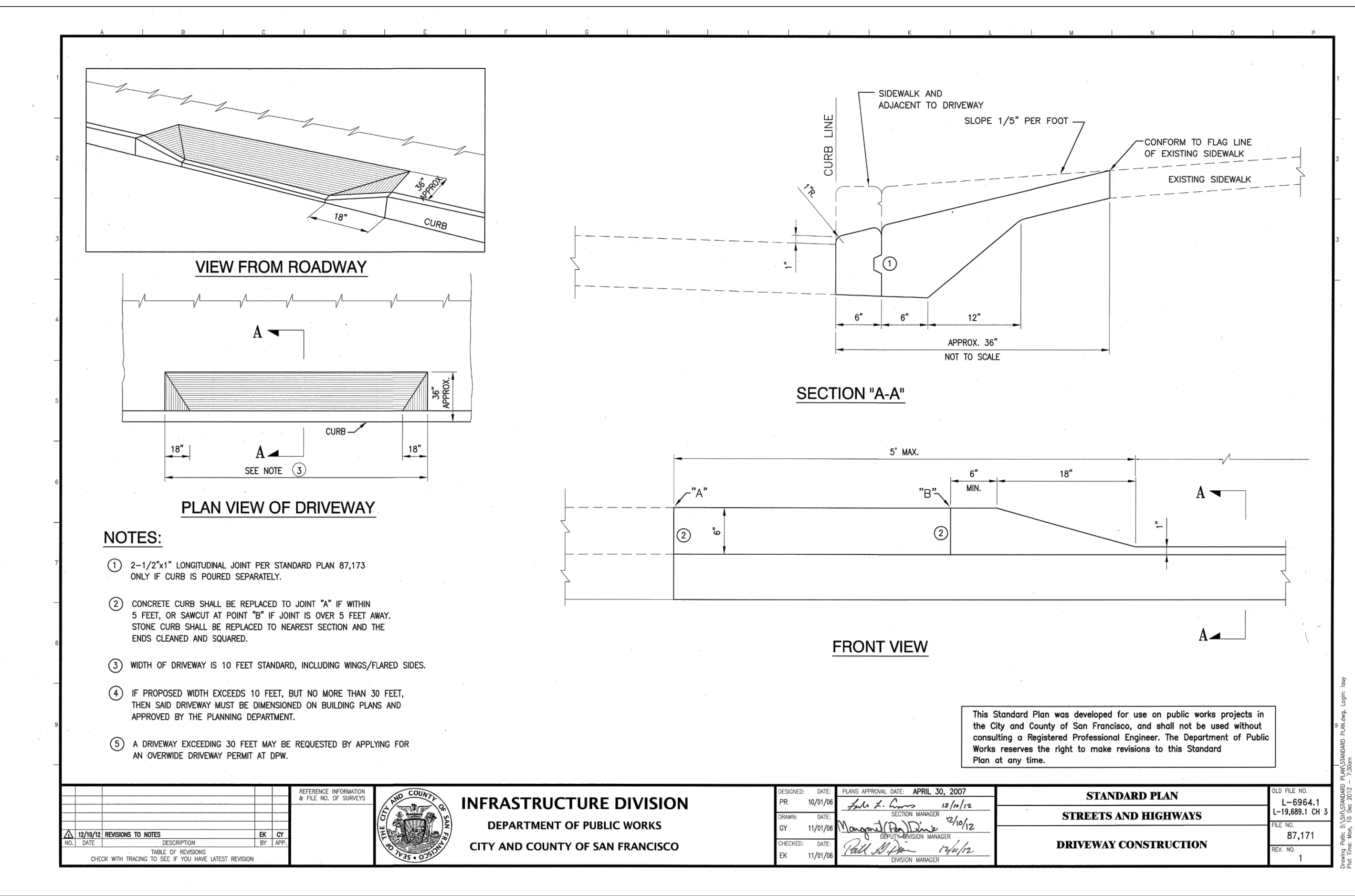
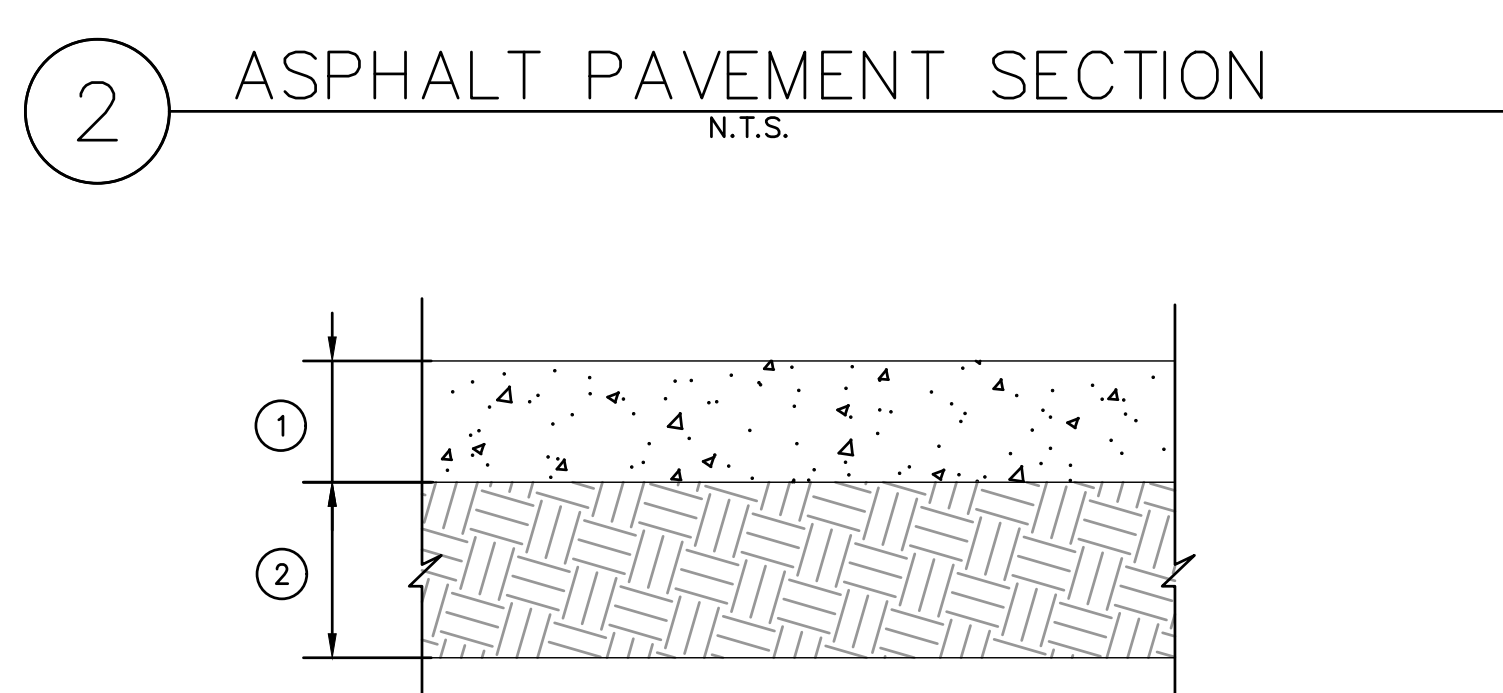
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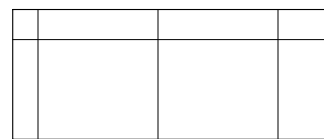
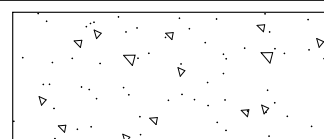
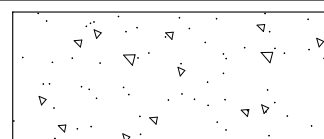
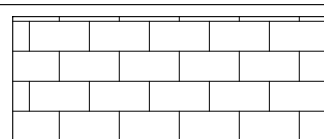
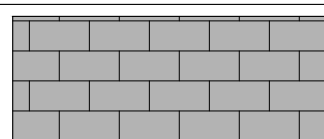
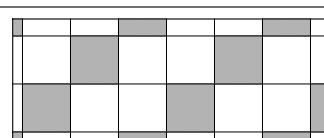
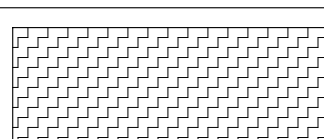
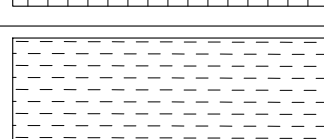

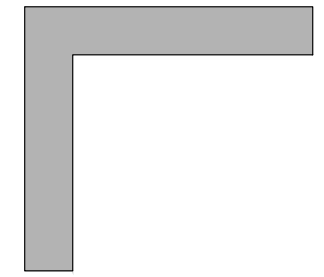
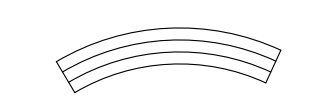
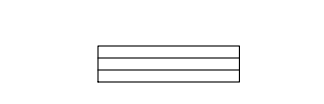

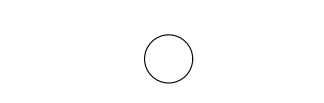
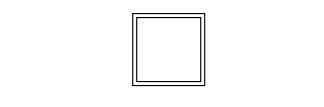

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- LEGEND:**
 1 2" ASPHALT CONCRETE WEARING COURSE
 2 6" UNREINFORCED PCC PAVEMENT BASE
 3 TOP 12" SUBGRADE TO BE COMPACTED TO A MIN. OF 95% RELATIVE COMPACTION.



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SCHEDULE OF MATERIALS AND FURNISHINGS									
SYMBOL	KEY	DESCRIPTION	MANUFACTURER	MODEL	MATERIAL	COLOR	FINISH	DETAIL	NOTES
PAVING									
	PV-01	CONCRETE SIDEWALK PAVING		CAST IN PLACE CONCRETE PAVING	CONCRETE	STANDARD GRAY	MEDIUM BROOM FINISH	S.C.D.	SEE CIVIL DRAWINGS FOR SECTION
	PV-02	CONCRETE PAVING		CAST IN PLACE CONCRETE PAVING	CONCRETE	INTEGRATED COLOR CONCRETE	MEDIUM BROOM FINISH	1/L5.00	
	PV-03	CONCRETE ACCESSIBLE RAMP		CAST IN PLACE CONCRETE PAVING	CONCRETE	INTEGRATED COLOR CONCRETE	MEDIUM BROOM FINISH	6/L5.00	
	PV-04	CONCRETE SCORE JOINTS						2/L5.00	SAWCUT JOINTS
	PV-05	PERMEABLE UNIT PAVING		XXXXX	CONCRETE	XXX	XXXX	3/L5.00	
	PV-06	UNIT PAVING ON CONCRETE BASE @ DOORS AND GATES		XXXXX	CONCRETE	XXX	XXXX	4/L5.00	
	PV-07	UNIT PAVING ON PEDESTAL		XXXXX	CONCRETE	XXX	XXXX	8/L5.00	
	PV-08	ARTIFICIAL TURF RESILIENT SURFACE AT GRADE	TOT TURF/ ROBERTSON 510.431.0665	PRO PLAY ELITE W/ ENVIRO FILL	NYLON FIBER	TURF: FILED/FOREST/OLIVE ENVIROFILL: TAN	STANDARD	10/L5.00	
	PV-09	ARTIFICIAL TURF RESILIENT SURFACE AT ROOF	TOT TURF/ ROBERTSON 510.431.0665	PRO PLAY ELITE W/ ENVIRO FILL	NYLON FIBER	TURF: FILED/FOREST/OLIVE ENVIROFILL: TAN	STANDARD	X/L500	
		ADJUSTABLE PEDESTALS	BISON INNOVATIVE PRODUCTS	VERSADJUST ADJUSTABLE DECK SUPPORT	HIGH DENSITY POLYETHYLENE	BLACK	N/A	8/L5.00	
EDGING									
	ED-01	METAL EDGE AT PAVERS			GAVALINZED STEEL PLATE, 3/8"THICK AND CONCRETE BASE	TBD	XXXX	3/L5.00	
	ED-02	CONCRETE HEADER AT ARTIFICIAL TURF PLAY AREA			CONCRETE	INTEGRATED COLOR CONCRETE	XXXX	10/L5.00	
WALLS AND CURBS									
	WL-01	CONCRETE RETAINING WALL AT ACCESSIBLE RAMP			CONCRETE	INTEGRATED COLOR CONCRETE	XXXX	X/L5.00	
	WL-02	CONCRETE WALL FOR PLANTING AREA			CONCRETE	INTEGRATED COLOR CONCRETE	XXXX	X/L5.00	
	WL-03	CONCRETE RETAINING WALL			CONCRETE	INTEGRATED COLOR CONCRETE	XXXX	13/L5.00	
STAIRS									
	ST-01	CONCRETE STAIRS - 3 RISERS			CONCRETE	INTEGRATED COLOR CONCRETE	XXXX	X/L5.00	
HANDRAILS									
	HRL-01	HANDRAILS AT ACCESSIBLE RAMP			STAINLESS STEEL			X/L5.00	
	HRL-02	HANDRAILS AT STAIRS			STAINLESS STEEL			X/L5.00	
FENCES, GATES, AND SCREENS									
	FC-01	8' HIGH PERIMETER FENCE			STEEL POSTS ON CONCRETE BASE AND WOOD CLADDING	TBD		X/L5.00	6"-12" ABOVE FINISH GRADE PLANTER BURIED BELOW GRADE
	FC-02	5' HIGH SCREEN ENCLOSURE AT MECHANICAL EQUIPMENT			PERFORATED METAL SCREEN, STEEL POST AND MOUNTING DETAIL S.A.D.				
	GT-01	10' WIDE GATE FOR PG&E ACCESS - 8' HIGH							
	GT-02	3' WIDE EGRESS GATE - 8' HIGH							
	GT-03	3' WIDE EGRESS GATE - 42" HIGH							
PLANTERS									
	PT-01	METAL FLOW THROUGH PLANTER	CUSTOM		GAVALINZED STEEL PLATE, 3/8"THICK AND CONCRETE BASE	TBD	POWDER COAT	X/L5.00	6"-12" ABOVE FINISH GRADE PLANTER BURIED BELOW GRADE
	PT-02	METAL TREE PLANTER	CUSTOM		POWDER COATED MILD STEEL	TBD	POWDER COAT	X/L5.00	
	PT-03	METAL PLANTER	CUSTOM		POWDER COATED MILD STEEL	TBD	POWDER COAT	X/L5.00	
FURNISHINGS									
	FR-01	WOOD PLATFORM BENCH	LANDSCAPE FORMS	PALISADE BENCH SIZE 19" X 96" X 16"	DOMESTICALLY SOURCED THERMALLY MODIFIED ASH			X/L5.00	REFER TO RELATED ITEMS 05-04 AND 06-01
	FR-02	L-SHAPED TIMBER BENCH	CUSTOM TIMBER: ARBORICA 415.663.9126	CUSTOM TIMBER W/ STEEL LEGS	TIMBER W/ GALV. STEEL LEGS, ETCHED, PRIMED AND PAINTED	STEEL PAINT COLOR: T.B.D.			
	FR-03	CUSTOM CURVED BENCH	CUSTOM	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD W/ GALV. STEEL FRAME	WOOD: NATURAL STEEL: TBD			
	FR-04	CUSTOM BENCH AT STAIRS	CUSTOM	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD W/ GALV. STEEL FRAME	WOOD: NATURAL STEEL: TBD			
	FR-05	CAST-STONE CHAIR AT SIDEWALK	LANDSCAPE FORMS	CHAIRS: SILLA	REINFORCED CAST STONE (PRECAST CONCRETE)	WHITE			CHAIR SHALL BE EMBEDDED INTO 10" THICK CONCRETE SLAB
	FR-06	TABLE AT SIDEWALK	LANDSCAPE FORMS	TABLE: MARNEAUX ROUND TABLE TOP 24" DIA. SINGLE SURFACE MOUNT	TABLE TOP: 100% ACRYLIC RESIN SOLID SURFACE POST: POWDERCOATED METAL	TABLE TOP: TBD POWDER COAT: TBD			SINGLE SURFACE MOUNT
	FR-07	BENCH AT MAIL BOX S.A.D.							S.A.D.
	FR-08	CUSTOM BENCH SURROUND AT ROOF	CUSTOM	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD	NATURAL	SURFACE ALL SIDES, EASE ALL EDGES, PENOFIN FINISH	X/L5.0	
	FR-09	CUSTOM U-BENCH	CUSTOM	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD	NATURAL	SURFACE ALL SIDES, EASE ALL EDGES, PENOFIN FINISH	X/L5.0	
	FR-10	OUTDOOR KITCHEN COUNTER	COUNTER TOP: DEKTON SIDE CLADDING: KEBONY	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD	NATURAL			
		BARBEQUE GRILL FOR OUTDOOR COUNTER							
		SINKAND FAUCET FOR OUTDOOR COUNTER							
	FR-11	FRP PLANTER	TOURNESOL SITEWORKS	WILSHIRE FRP PLANTER SEE CHART FOR SIZES	FIBER REINFORCED PLASTIC	TBD	T-3	4/L5.0	PROVIDE MANUFACTURER'S PLANTER TRAY AT EACH PLANTER
	FR-12	GAME TABLES AND CHAIRS							
	FR-13	PICNIC TABLE							

	FR-14	BICYCLE RACK	DERO	WELLS	2" SQUARE STEEL TUBE	N/A	GALVANIZED	9/L5.0	SURFACE MOUNT
OVERHEAD TRELLIS									
	OV-01	CUSTOM STEEL FRAME WITH WOOD CLADDING OVERHEAD TRELLIS	KEBONY	KEBONY CLEAR DIMENSIONAL LUMBER SIZE: 2X6 (2" X 6" ACTUAL SIZE)	MODIFIED WOOD	NATURAL	SURFACE ALL SIDES, EASE ALL EDGES, PENOFIN FINISH	8/L5.0	
PLAY AND FITNESS EQUIPMENT									
	PL-01	LOG SCRAMBLE	MIRACLE PLAY SYSTEMS		WOOD	TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-01		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-02		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-03		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-04		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-05		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
	FT-06		MIRACLE PLAY SYSTEMS			TBD			INSTALL PER MANUFACTURER'S SPECIFICATIONS
PLANTING									
		SOIL PREPARATION AT GRADE							5/L6.0
		TREE PLANTING AT GRADE							1/L6.0
		TREE STAKING							4/L6.0
		SHRUB PLANTING							2/L6.0
		PLANT SPACING							6/L6.0
		VINE PLANTING							3/L6.0
SOIL PREPARATION AND PLACEMENT									
		AT GRADE PLANTING AREA	REFER TO SOIL PREPARATION SPECIFICATION					X/L6.0	PROVIDE 3" WOOD MULCH TOP DRESSING AT COURTYRD PLANTING AREASS PROVIDE 3" MINERAL MULCH TOP DRESSING AT SIDEWALK PLANTING AREAS
		IMPORTED TOPSOIL	PROVIDE CURRENT PRODUCT DATA FOR APPROVAL	REFER TO SOIL PREPARATION SPECIFICATION					PROVIDE 3" WOOD MULCH TOP DRESSING AT ALL PLANTING AREAS
		BIORETENTION SOIL MIX	LYNGSO GARDEN 650.364.1730	REFER TO SOIL PREPARATION SPECIFICATION					PROVIDE 3" MINERAL MULCH TOP DRESSING AT ALL PLANTING AREAS
		LIGHTWEIGHT ROOF MIX	LYNGSO OR EQUAL	LIGHTWEIGHT SOIL MIX EQUAL TO OR LESS THAN 80 LBS/CF					
		WOOD MULCH	LYNGSO OR EQUAL	MINI FIR BARK MULCH	1/4" - 3/8" FIR BARK	NATURAL	N/A		
		CRUSHED ROCK MULCH	LYNGSO OR EQUAL	¾" CRUSHED STONE DESERT GOLD	GOLD GRANITE	NATURAL	N/A		

GENERAL CONSTRUCTION NOTES

- ALL WORK SHALL BE PERFORMED IN CONFORMANCE WITH ALL APPLICABLE LOCAL CODES AND ORDINANCES.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS, GRADES AND CONDITIONS PRIOR TO COMMENCING WORK AND SHALL NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
- SEE CIVIL DRAWINGS FOR SIDEWALK GRADING.
- CONTRACTOR SHALL VERIFY LOCATIONS OF UTILITIES, BELOW GRADE STRUCTURES, APPURTENANCES, AND ALL OTHER EXISTING CONDITIONS PRIOR TO COMMENCING WORK. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROTECT ITEMS TO REMAIN THROUGHOUT THE DURATION OF THE CONTRACT. ANY DISRUPTION OR DAMAGE TO UTILITIES SHALL BE CORRECTED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR SHALL PERFORM ALL PROTECTION, DEMOLITION, REMOVAL AND SITE PREPARATION NECESSARY FOR THE PROPER EXECUTION OF ALL WORK SHOWN ON THE DRAWINGS AND DESCRIBED IN THE SPECIFICATIONS.
- CONTRACTOR SHALL REMOVE FROM THE SITE IN A TIMELY MANNER ALL DEBRIS AND UNSUITABLE MATERIAL GENERATED BY THE CONTRACTOR'S OPERATIONS.
- ALL WORK SHALL COMPLY WITH LOCAL, STATE AND FEDERAL ADA REQUIREMENTS.
- CONTACT LANDSCAPE ARCHITECT FOR FINAL INSPECTION OF LANDSCAPE AND IRRIGATION INSTALLATIONS.
- REFER TO ELECTRICAL DRAWINGS FOR SITE LIGHTING.
- REFER TO ELECTRICAL DRAWINGS FOR WIRING AND TRANSFORMER LOCATIONS FOR OUTDOOR LIGHTING. FOR RECESSED PLANTER LIGHT FIXTURE, CONTRACTOR TO COORDINATE WITH MANUFACTURER FOR CUSTOMIZED LIGHT FIXTURE HOUSING. SEE SCHEDULE OF LIGHTING FOR RECESSED PLANTER LIGHT.
- DIMENSIONS ARE TAKEN OFF FACE OF EXISTING CURB, EXISTING STRUCTURE, OR AS SHOWN ON PLANS.
- REFER TO DEMOLITION PLANS FOR EXISTING TREE TO BE REMOVED.
- ALIGN BUILDING COLUMNS, PAVING BANDS, TREE WELL, AND SIDEWALK SCORING THROUGHOUT STREET LEVEL DESIGN.

ABBREVIATIONS

AL	ALIGN
CL	CENTER LINE
EJ	EXPANSION JOINT
EQ	EQUAL
GALV.	GALVANIZED STEEL
PA	PLANTING AREA
S.A.D.	SEE ARCHITECTURAL DRAWINGS
S.C.D.	SEE CIVIL DRAWINGS
S.E.D.	SEE ELECTRICAL DRAWINGS
S.J.D.	SEE JOINT TRENCH DRAWINGS
S.S.D.	SEE STRUCTURAL DRAWINGS
SJ	SCORE JOINT
TBD	TO BE DETERMINED
TYP.	TYPICAL

STREET TREE PROTECTION NOTES

- INSTALL STREET TREE PROTECTIVE FENCE PER DETAIL #2/L5.01.
- 6" TALL TREE GUARD THAT PERIMETERS THE TREE BASIN.
- COMPOSED OF 2x4's BRACING.
- FENCES SHALL BE MOUNTED ON 2" DIAMETER GALVANIZED IRON POSTS, ANCHORED INTO THE SOIL ON OPPOSITE CORNERS OF THE GUARD DRIVEN INTO THE GROUND TO 2' DEPTH. IF A LARGE ROOT MAY BE IMPACTED, THE GUARD SHOULD BE SHIFTED TO ACCOMMODATE THE PRESERVATION OF THAT ROOT.
- ORANGE SNOW FENCING PLACED AROUND THE TREE GUARD.
- WARNING SIGNS OF TREE PROTECTION TO BECOME PART OF THE INFRASTRUCTURE THROUGH THE ENTIRE CONSTRUCTION PROCESS.
- FENCING WILL BE CLEARLY MARKED WITH SIGNAGE ALERTING CONSTRUCTION PERSONNEL AND THE PUBLIC TO THE TPZ.
- IF THESE RULES ARE NOT ADHERED TO, FINES AND PENALTIES COULD BE INCURRED BY THE PERPETRATOR.
- AVOID THE FOLLOWING ACTIVITIES WITH THE TREE PROTECTION ZONE:
 - MACHINE EXCAVATION INCLUDING TRENCHING
 - STORAGE OF CONSTRUCTION MATERIALS
 - CHEMICAL/CONCRETE PREPARATION
 - PARKING OF ANY VEHICLES
 - REFUELLING
 - DUMPING OF WASTE
 - WASHING AND CLEANING OF EQUIPMENT
 - STOCKPILING OF SOIL / MULCH / FILL
 - LIGHTING OF FIRES
 - SOIL GRADE CHANGES
 - ANY OTHER PHYSICAL DAMAGE, CAUSED ABOVE AND BELOW GROUND, TO THE TREE



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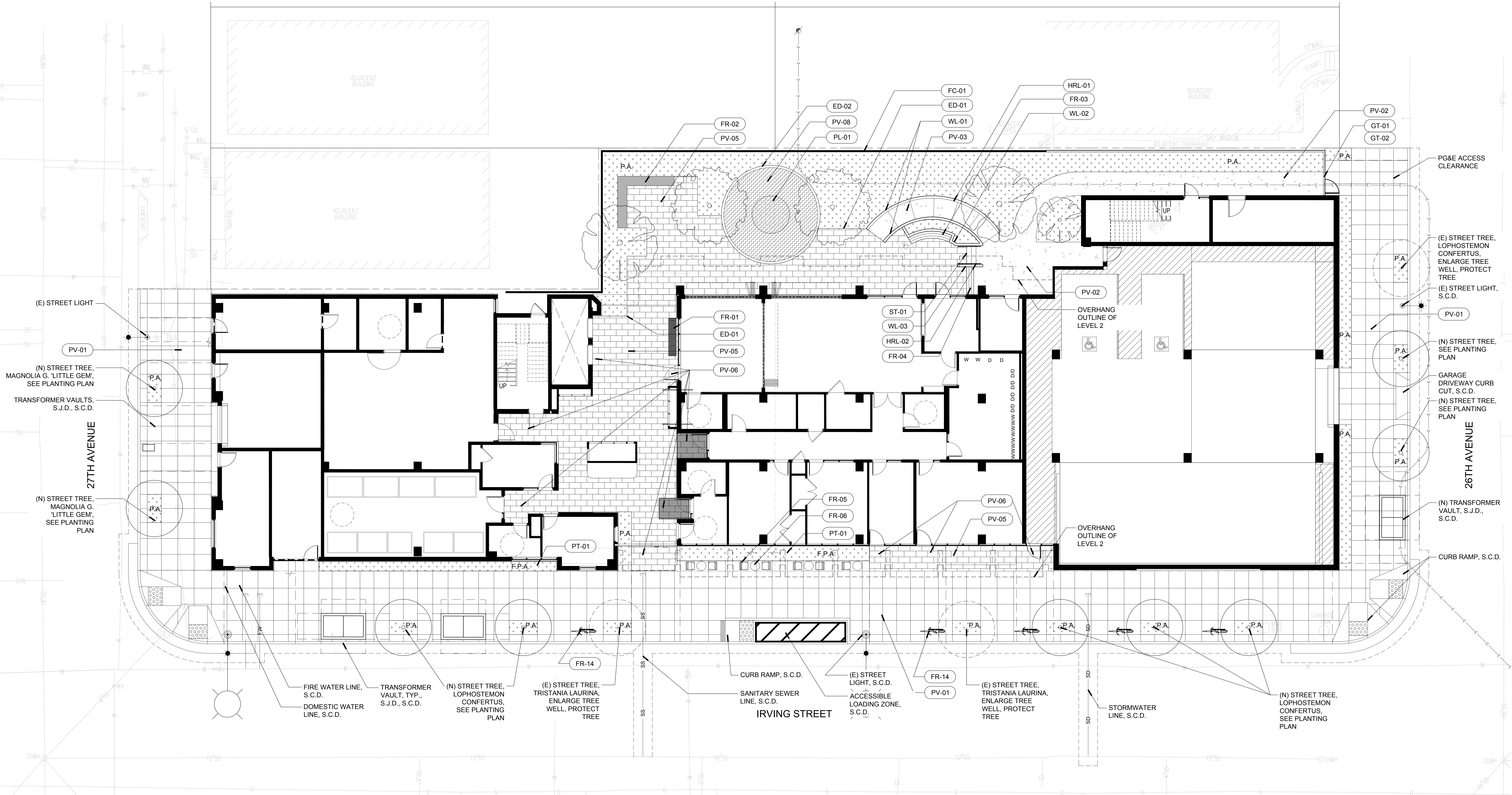
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LANDSCAPE MATERIAL SCHEDULE AND NOTES

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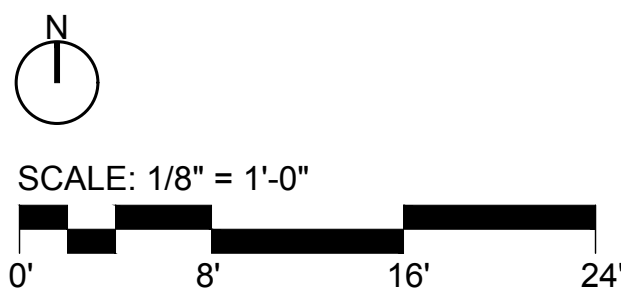
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KEY NOTES - LEVEL 1

KEY	DESCRIPTION	EDGING	STAIRS	FENCES, GATES, AND SCREENS	PLANTERS - CUSTOM	FURNISHINGS
PAVING		ED-01	ST-01	FC-01	PT-01	FR-01
PV-01	CONCRETE SIDEWALK PAVING	ED-02	CONCRETE STAIRS - 3 RISERS	FC-01	METAL FLOW THROUGH PLANTER	WOOD PLATFORM BENCH
PV-02	CONCRETE PAVING	WALLS AND CURBS	HANDRAILS	GT-01		L-SHAPED TIMBER BENCH
PV-03	CONCRETE ACCESSIBLE RAMP	WL-01	HRL-01	GT-01		CUSTOM CURVED BENCH
PV-04	CONCRETE SCORE JOINTS	WL-02	HRL-02	GT-02		CUSTOM BENCH AT STAIRS
PV-05	PERMEABLE UNIT PAVING	WL-02	CONCRETE WALL FOR PLANTING AREA			CAST-STONE CHAIR AT SIDEWALK
PV-06	UNIT PAVING ON CONCRETE BASE @ DOORS AND GATES	WL-03	CONCRETE RETAINING WALL AT STAIRS			TABLE AT SIDEWALK
PV-08	ARTIFICIAL TURF RESILIENT SURFACE AT GRADE					BENCH AT MAIL BOX S.A.D.
						BICYCLE RACK



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STATE OF CALIFORNIA

LANDSCAPE ARCHITECT

NO. 2031

8/19/2021

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04/27/2022

JOB NUMBER: 1941

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LANDSCAPE MATERIALS PLAN
LEVEL 1

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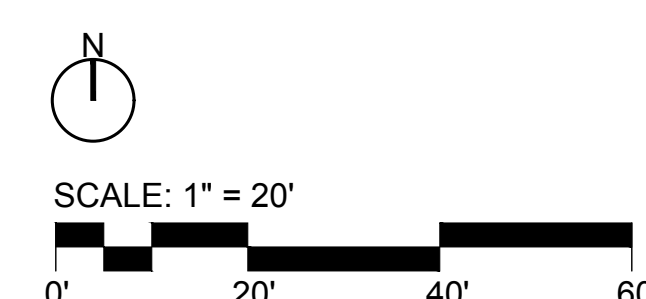
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KEY	DESCRIPTION	FENCES, GATES, AND SCREENS		PLANTERS - CUSTOM		FURNISHINGS	OVERHEAD TRELLIS				
PAYING		FC-02	5' HIGH SCREEN ENCLOSURE AT MECHANICAL EQUIPMENT	PT-02	METAL TREE PLANTER	FR-08	CUSTOM BENCH SURROUND AT ROOF	OV-01	CUSTOM STEEL FRAME WITH WOOD CLADDING OVERHEAD TRELLIS		
PV-07	UNIT PAVING ON PEDESTAL	GT-03	3' WIDE EGRESS GATE - 42" HIGH	PT-03	METAL PLANTER	FR-09	CUSTOM U-BENCH	PLAY AND FITNESS EQUIPMENT			
PV-08	ARTIFICIAL TURF RESILIENT SURFACE AT GRADE					FR-10	OUTDOOR KITCHEN COUNTER				
PV-09	ARTIFICIAL TURF RESILIENT SURFACE AT ROOF						BARBEQUE GRILL FOR OUTDOOR COUNTER			FT-01	
	ADJUSTABLE PEDESTALS					FR-05	SINKAND FAUCET FOR OUTDOOR COUNTER			FT-02	
						FR-11	FRP PLANTER			FT-03	
						FR-12	GAME TABLES AND CHAIRS	FT-04			
						FR-13	PICNIC TABLE	FT-05			
								FT-06			



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REGISTERED LANDSCAPE ARCHITECT
NO. 2031
04/27/2002
Jeffrey Ezra Miller
State of California
San Jose, CA 95128

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SCALE:
TITLE:
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L1.02

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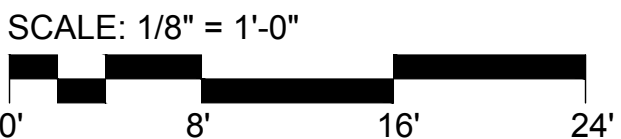
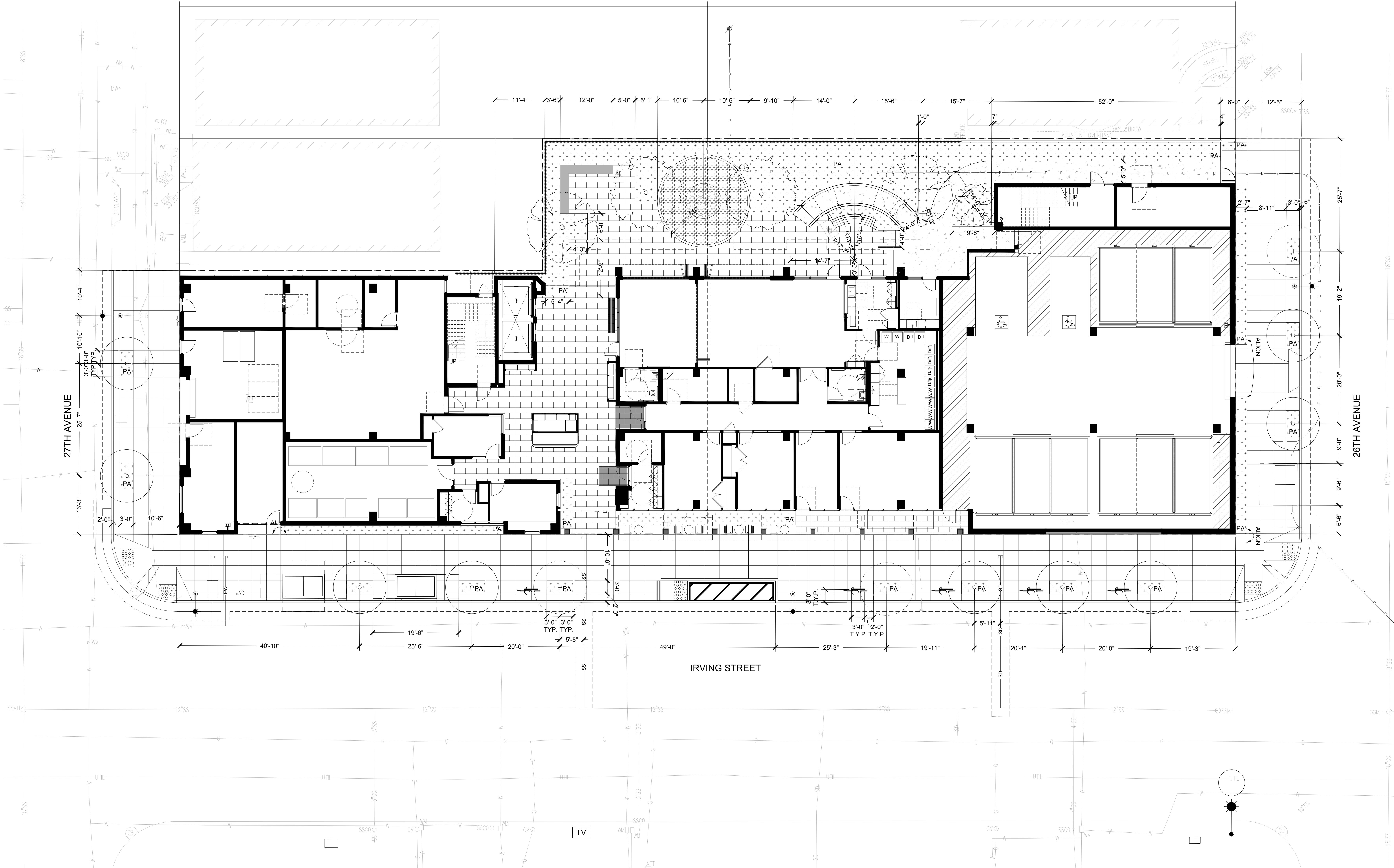
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1	SITE PERMIT	04/27/2022

JOB NUMBER: 1941
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ISSUE DATE: 04/27/2022

SCALE:
TITLE:
LANDSCAPE LAYOUT PLAN
LEVEL 1

SHEET:

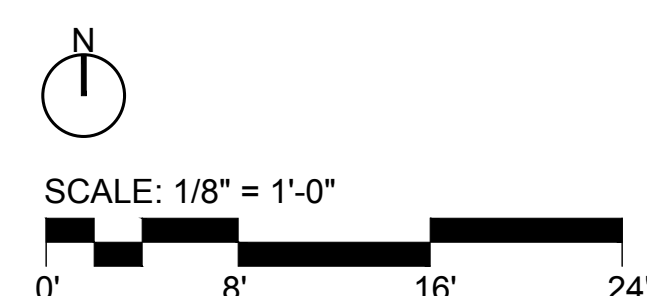
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PLANTING SCHEDULE

SYMBOL	ABBREV.	SCIENTIFIC NAME	COMMON NAME	SIZE	QTY	SPACING	HEIGHT	WATER	NOTES
TREES									
	ARC MAN	ARCTOSTAPHYLOS MANZANITA 'DR. HURD'			2			LOW	ON-SITE TREE
	CER OCC	CERCIS OCCIDENTALIS			1			LOW	ON-SITE TREE
	CEA 'RAY'	CEANOTHUS 'RAY HARTMAN'	RAY HARTMAN CEANOTHUS		1			LOW	SMALL ON-SITE TREE
	COR STE	CORNUS X RUTGERSENSIS 'STELLAR PINK'	STELLAR PINK DOGWOOD		2			MED	ON-SITE TREE
	LOP CON	LOPHOSTEMON CONFERTUS	BRISBANE BOX	36" box	7				
	MAG LIT	MAGNOLIA GRANDIFLORA 'LITTLE GEM'	COMPACT SOUTHERN MAGNOLIA		2				
	OLE EUR	OLEA EUROPAEA 'MONHER'	MAJESTIC BEAUTY FRUITLESS OLIVE		4				
	EXISTING TREE								
SHRUBS, PERENNIALS, GRASSES AND VINES									
	ACA MOL	ACANTHUS MOLLIS	BEAR'S BREECH	5 GAL		3' O.C.	3'-0"	MED	LEVEL 1 BACK
	AGA PAR	AGAVE PARRYI		5 GAL				LOW	ROOF
	AGA IND	AGAPANTHUS 'INDIGO FROST'	INDIGO FROST LILY OF THE NILE	5 GAL				MED	LEVEL 1 BACK
	ANI FLA	ANISOZANTHOS FLAVIDUS 'BUSH DAWN'	YELLOW KANGAROO PAW	5 GAL				LOW	ROOF
	ARC 'HOW'	ARCTOSTAPHYLOS DENSIFLORA 'HOWARD MCMINN'	HOWARD MCMINN MANZANITA	5 GAL				LOW	ROOF
	ASP ELA	ASPIDISTRA ELATIOR	CAST IRON PLANT	1 GAL				LOW	ENTRY SIDE
	CAL OCC	CALYCANTHUS OCCIDENTALIS	WESTERN SPICE BUSH	5 GAL				MED	LEVEL 1 SHADE AREA
	CAR CAL	CARPENTERIA CALIFORNICA	BUSH ANEMONE	5 GAL				MED	LEVEL 1 BACK
	CIS 'LIT'	CISTUS 'LITTLE MISS SUNSHINE'	LITTLE MISS SUNSHINE ROCKROSE	5 GAL				LOW	ROOF
	CRA MUL	CRASSULA MULTICAVA	FAIRY CRASSULA	1 GAL				LOW	ROOF
	DIE BIC	DIETES BICOLOR	FORTNIGHT LILY	5 GAL					
	EPI CAN	EPILOBIUM SPP.	CALIFORNIA FUCHSIA	1 GAL				LOW	ROOF
	GAL FIR	GALVEZIA SPECIOSA 'FIRECRACKER'	FIRECRACKER INDIAN BUSH SNAPDRAGON	5 GAL				LOW	LEVEL 1 BACK
	HEU MAX	HEUCHERA MAXIMA	ISLAND ALUM ROOT	1 GAL				MED	ENTRY SIDE, LEVEL 1 BACK
	IRI DOU	IRIS DOUGLASIANA	PACIFIC COAST IRIS	1 GAL				LOW	LEVEL 1 BACK
	KNI 'BEE'	KNIPHOFIA 'BEES' LEMON'	BEE'S LEMON HOT POKER	5 GAL				LOW	ROOF
	LAN 'LEM'	LANTANA CAMARA 'LEMON ZEST'	BANDANA LEMON ZEST LANTANA	1 GAL				LOW	ROOF
	LEY CON	LEYMUS CONDENSATUS 'CANYON PRINCE'	CANYON PRINCE WILD RYE	5 GAL					
	LOM BAB	LOMANDRA BABY BREEZE	EVERGREEN BABY MAT RUSH	5 GAL					
	LOM 'PLA'	LOMANDRA LONGIFOLIA 'PLATINUM BEAUTY'	VARIEGATED DWARF MAT RUSH	5 GAL				LOW	EAST SIDE AT-GRADE PLANTING
	MIM AUR	MIMULUS AURANTIACUS	STICKY MONKEY FLOWER	5 GAL				VERY LOW	FLOW THROUGH PLANTER
	NEP WAL	NEPETA X FAASSENII 'WALKER'S LOW'	WALKER'S LOW CATMINT	1 GAL				LOW	ROOF
	NEP SIX	NEPETA 'SIX HILLS GIANT'	SIX HILLS GIANT CATMINT	1 GAL				LOW	EAST SIDE AT-GRADE PLANTING
	RIB SAN	RIBES SANGUINEUM GLUTINOSUM 'SPRING SHOWERS'	SPRING SHOWERS PINK FLOWERING CURRANT	15 GAL				LOW	LEVEL 1 BACK
	SAL 'ALL'	SALVIA 'ALLEN CHICKERING'	ALLEN CHICKERING SAGE	5 GAL				LOW	ROOF
	SAL CLE	SALVIA CLEVELANDII 'AROMAS'	AROMAS SAGE	5 GAL		4'-0"	5'-0"	LOW	WEST SIDE (27TH AVE)
	SAL POZ	SALVIA LEUCOPHYLLA X CLEVELANDII 'POZO BLUE'	POZO BLUE SAGE	5 GAL	6				
	WES FRU	WESTRINGIA FRUTICOSA 'GREY BOX'	DWARF COAST ROSEMARY	5 GAL	8			LOW	

SOIL PREPARATION NOTES

1. LANDSCAPE ARCHITECT TO REVIEW AND APPROVE ALL BULK-SUPPLIED SOIL AND MULCH PRODUCTS. SUBMIT PRODUCT DATA AND PHYSICAL SAMPLES IN A SEALED 1-QUART CONTAINER FOR EACH BULK-SUPPLIED MATERIAL NOTED ON SCHEDULES AND PLANS.
2. A QUALIFIED TESTING AGENCY SHALL BE ENGAGED TO PERFORM ANALYSIS ON EXISTING SITE SOIL AND IMPORTED SOILS BEFORE INSTALLATION OF PLANT MATERIALS. THREE REPRESENTATIVE SOIL SAMPLES SHALL BE COLLECTED FROM VARIOUS LOCATIONS AS DIRECTED BY LANDSCAPE ARCHITECT. COLLECT SAMPLES PER SOIL TESTING LABORATORY STANDARDS.
3. SOIL TESTING SHALL ENCOMPASS PHYSICAL AND CHEMICAL PROPERTIES, AND ORGANIC MATTER CONTENT.
4. THE TESTING AGENCY SHALL BE NOTIFIED OF PROPOSED PLANT MATERIAL AND PROVIDE RECOMMENDATIONS FOR APPLICATION OF COMPOST IN SUFFICIENT AMOUNTS TO SUPPORT THE HEALTH OF THE PROPOSED PLANT PALETTE.
5. SUBMIT TESTING REPORTS, AMENDMENT RECOMMENDATIONS AND PRODUCT DATA FOR EACH AMENDMENT TO LANDSCAPE ARCHITECT FOR REVIEW AND APPROVAL.
6. ONLY COMPOST OR OTHER ORGANIC SOIL AMENDMENTS WILL BE ACCEPTED.
7. PLACE SOIL AS NOTED IN PLANS AND DETAILS. VERIFY NO FOREIGN OR DELETERIOUS MATERIALS ARE PRESENT. PROCEED WITH SOIL PLACEMENT AND PLANTING ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.
8. PREPARE EXISTING SOIL AS NOTED IN PLANS AND DETAILS AND AMEND PER LABORATORY RECOMMENDATIONS.

PLANTING NOTES

1. ALL TREES SHALL BE OF UNIFORM HEIGHT AND FORM FOR THE SPECIES AND CONTAINER SIZE.
2. FINAL PLACEMENT OF PLANTS SHALL BE REVIEWED AT THE SITE BY THE LANDSCAPE ARCHITECT.
3. INSTALL ALL PLANTING AFTER IRRIGATION SYSTEM IS COMPLETED, FULLY OPERATIONAL, AND HAS BEEN REVIEWED BY THE LANDSCAPE ARCHITECT.
4. MULCH ALL NEWLY PLANTED AREAS WITH 3" OF WOOD MULCH. REFER TO MATERIALS SCHEDULE FOR MULCH SPECIFICATION.
5. REMOVE NURSERY STAKES AND TAGS FROM TREES AND SHRUBS AT TIME OF PLANTING.
6. THE CONTRACTOR IS RESPONSIBLE FOR TAKING SOIL SAMPLES OF THE TOPSOIL TO BE USED AS PLANTING MEDIUM FOR THE PROJECT. THIS INCLUDES SITE SOIL AND IMPORTED TOPSOILS. LAB TEST RESULTS AND RECOMMENDATIONS TO BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO SOIL DELIVERY TO SITE. THE LANDSCAPE ARCHITECT MAY REQUEST RE-TESTING OF DELIVERED IMPORT TOPSOIL TO VERIFY ITS CONFORMANCE TO THE APPROVED SAMPLE. REFER TO SPECIFICATIONS FOR SOIL TESTING METHODOLOGY.
7. PLANT SCHEDULE IS SUBJECT TO CHANGE BASED ON PLANT AVAILABILITY AND EXISTING SOIL CONDITIONS.
8. NOTED EVAPOTRANSPIRATION FACTORS ARE BASED ON WATER USE CLASSIFICATION OF LANDSCAPE SPECIES, EDITION 4.
9. PLANT MATERIAL HAS BEEN SELECTED AND LOCATED TO GROW TO NATURAL SIZE AND SHAPE. THE FOLLOWING RESOURCES WERE CONSULTED TO ESTABLISH MATURE HEIGHT AND SPREAD OF PLANT MATERIAL:
 - SUNSET WESTERN GARDEN BOOK, EIGHTH EDITION
 - CALSCAPE.ORG
 - SELECTTREE TREE SELECTION GUIDE, SELECTTREE.CALPOLY.EDU
 - SAN MARCOS GROWERS, SMCROWERS.COM
10. DROUGHT TOLERANT PLANT MATERIAL HAS BEEN SELECTED WHEREVER POSSIBLE TO MINIMIZE WATER USE ONCE ESTABLISHED. SPECIES OCCURRING WITHIN THE CALIFORNIA CLIMATE REGION ARE EMPHASIZED WITH SOME MATERIAL ORIGINATING FROM SIMILAR MEDITERRANEAN CLIMATIC REGIONS PER THE KOPPEN-GEIGER CLIMATE CLASSIFICATION SYSTEM. SPECIES WITH KNOWN ADAPTATIONS TO SUMMER DRY CONDITIONS AND AN ET FACTOR OF "LOW" OR "VERY LOW HAVE BEEN DEFINED AS DROUGHT TOLERANT IN THE TABLE BELOW.
11. THE PLANTING DESIGN ADDRESSES THE ISSUE OF INSECT POPULATION COLLAPSE BY EMPHASIZING NATIVE PLANTS TO INCREASE VIABLE HABITAT.

IRRIGATION NOTES

1. REFER TO IRRIGATION PLANS

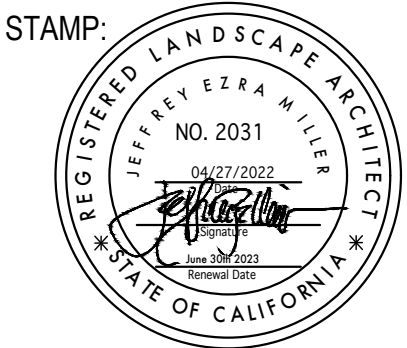


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LANDSCAPE PLANTING SCHEDULE
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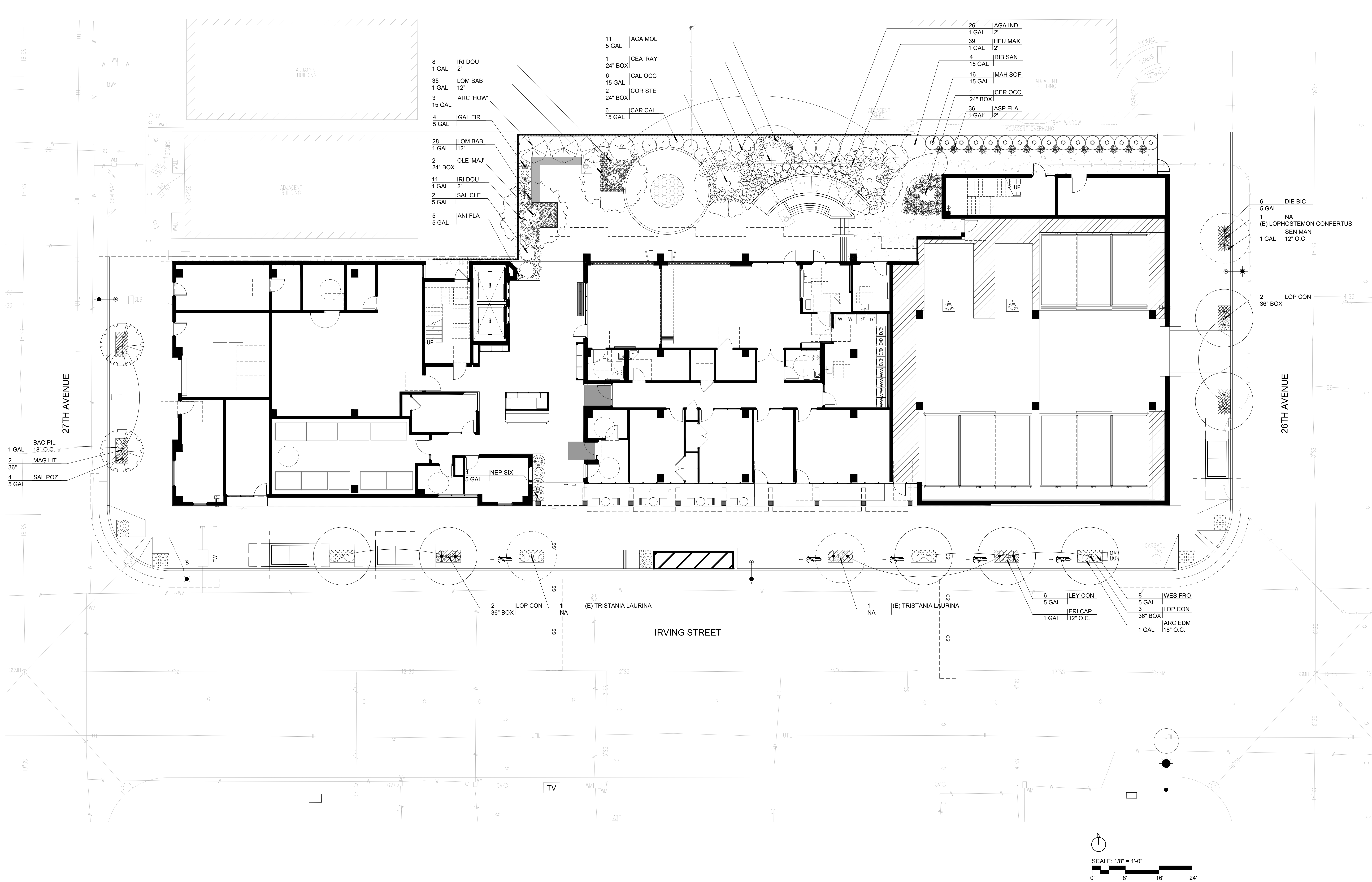
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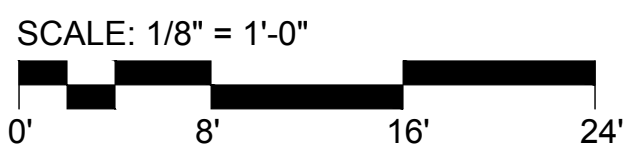
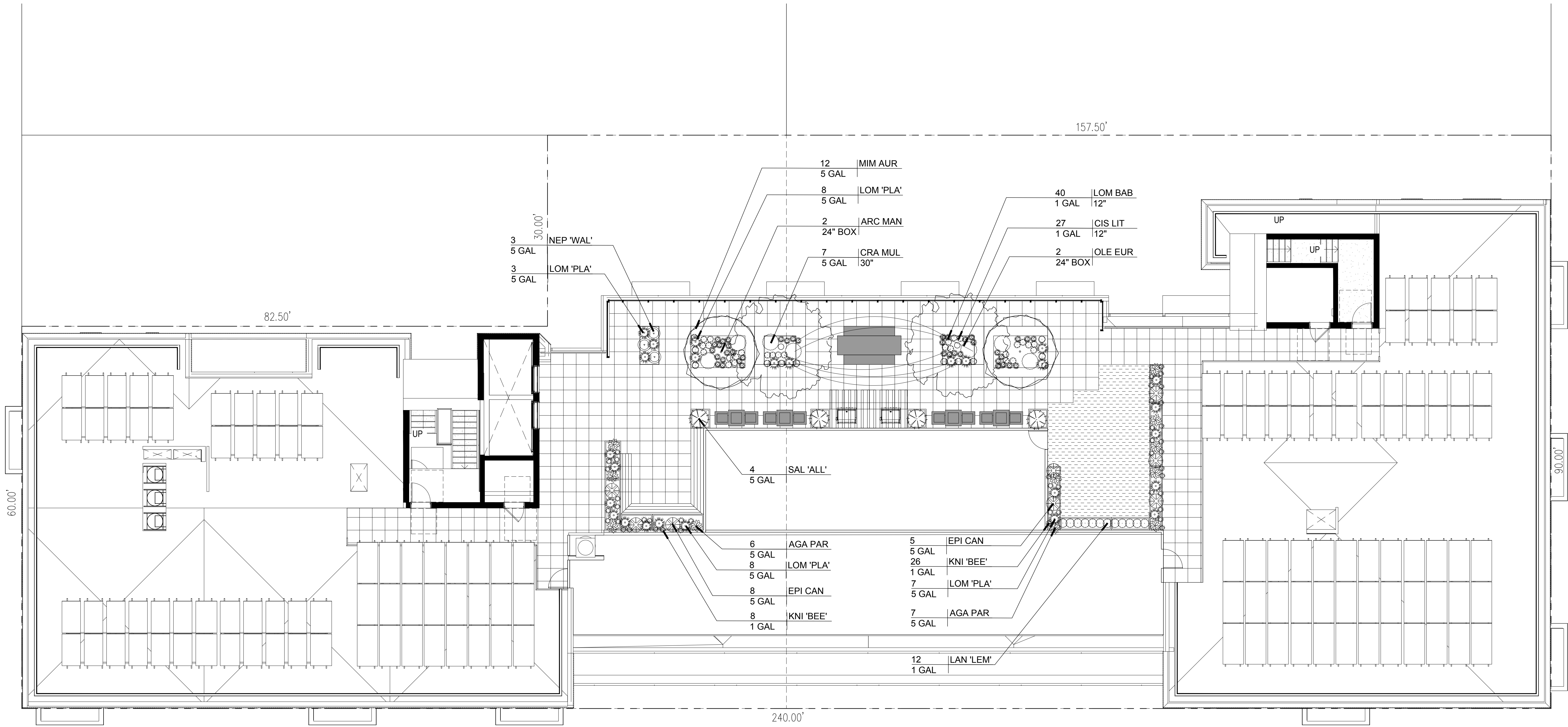
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TITLE:
LANDSCAPE PLANTING PLAN
ROOF

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