

# PHOENIX-MESA GATEWAY AIRPORT - SKYBRIDGE ARIZONA LOT 116B

## LANDSCAPE AND IRRIGATION PLANS

### PROJECT TEAM

**DEVELOPER/OWNER**  
 MESA SKYBRIDGE, LLC  
 2415 E CAMELBACK RD, SUITE 700  
 PHOENIX, ARIZONA 85016  
 WILL MOSELEY | (602) 508.3561  
 WILL.MOSELEY@SKYBRIDGEDEVELOPMENTS.COM

**ARCHITECT**  
 ADM GROUP  
 2100 WEST 15TH STREET  
 TEMPE, AZ 85281  
 GLENN KLIPFEL | 602.285.3832  
 GKILPFEL@ADMGROUPINC.COM

**LANDSCAPE ARCHITECT**  
 LOGAN SIMPSON  
 51 W. 3RD STREET, SUITE 450  
 TEMPE, AZ 85281  
 JERRY MOAR | 480.967.1343  
 JMOAR@LOGANSIMPSON.COM

**CIVIL ENGINEER**  
 ARDURRA  
 63 EAST MAIN STREET, SUITE 502  
 MESA, ARIZONA 85201  
 JOHN BISHOP | 480.539.7407  
 JEBISHOP@ARDURRA.COM

### PROJECT SITE DATA

CITY OF MESA CASE NO. PRS23-\_\_\_\_\_  
 CURRENT ZONING: LI W/ PAD OVERLAY  
 PROJECT SITE AREA: NET 4.151 ACRES  
 PUBLIC UTILITIES:  
 WATER: CITY OF MESA  
 SEWER: CITY OF MESA  
 ELECTRIC: ARIZONA PUBLIC SERVICE  
 TELEPHONE: CENTURYLINK  
 NATURAL GAS: SOUTHWEST GAS  
 CABLE TV: COX COMMUNICATION

### SHEET INDEX

LC1.0 LANDSCAPE COVER  
 LL2.1 LANDSCAPE PLAN - AREA #1  
 LL2.2 LANDSCAPE PLAN - AREA #2

### VICINITY MAP (NTS)

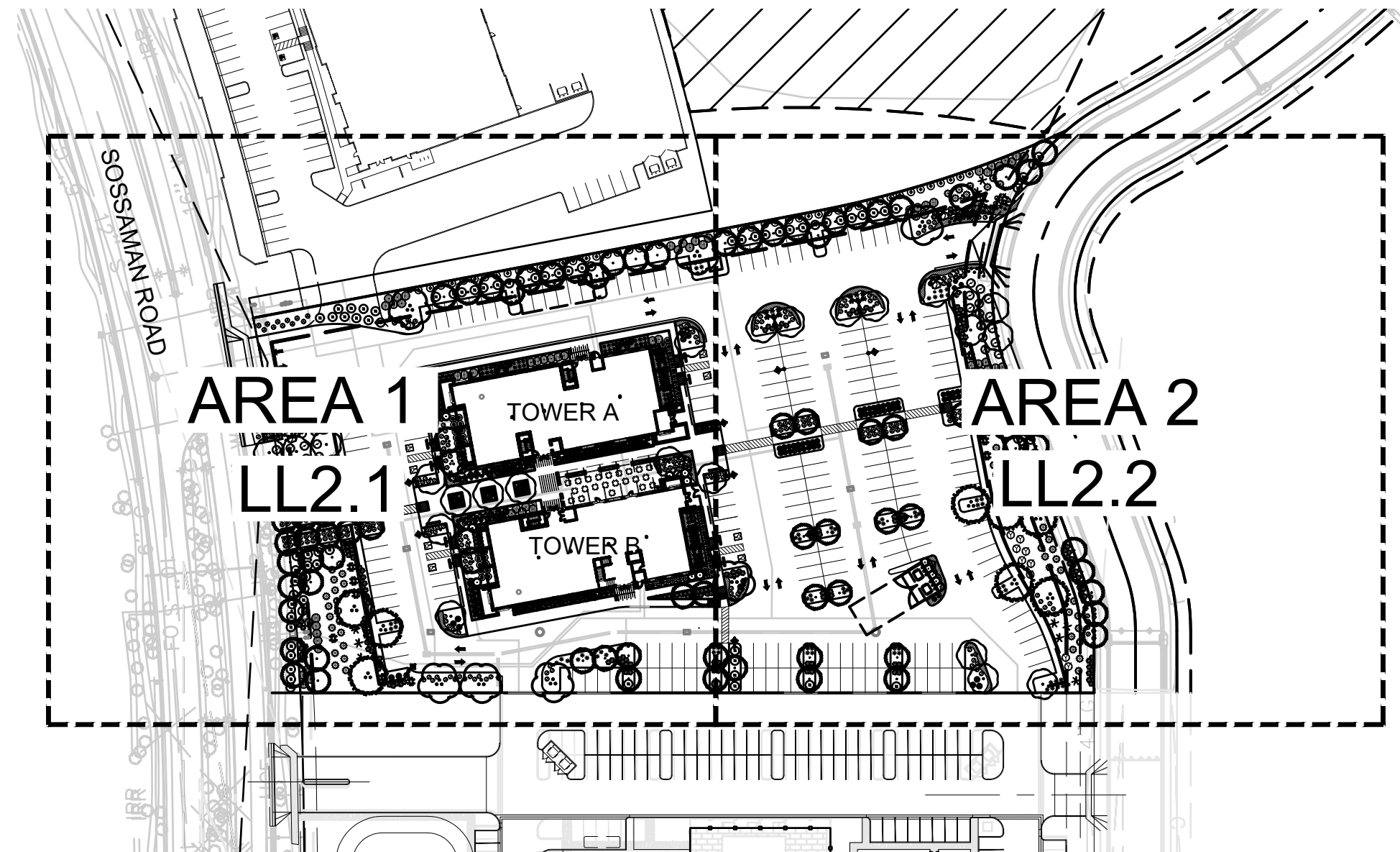


### LANDSCAPE APPROACH

RESPONDING TO THE DEVELOPMENT MASTER PLAN (ZONING CASE #Z96-23), THE LANDSCAPE APPROACH WILL CONVEY A DESERT/HOSPITALITY CHARACTER THAT SUPPORTS THE OVERALL MESA GATEWAY STRATEGIC DEVELOPMENT PLAN AND THE PHOENIX-MESA GATEWAY LANDSCAPE GUIDELINES. THE LANDSCAPE PALETTE WILL ADDRESS MAINTENANCE AND WATER CONSERVATION BY INCORPORATING LOW WATER USE TREES, SHRUBS, CACTI ACCENTS, AND GROUND COVER. ALL PLANT MATERIAL WILL MEET THE MINIMUM SIZE AND QUANTITY REQUIREMENTS WITHIN THE CITY OF MESA ZONING ORDINANCE FOR LIGHT INDUSTRIAL (LI) WITH PLANNED AREA DEVELOPMENT (PAD) OVERLAY.

### OVERALL SITE

6613 SOUTH SOSSOMON



CITY OF MESA LANDSCAPE REQUIREMENTS		
REQUIRED LANDSCAPE AREAS	REQUIRED	PROVIDED
TOTAL LANDSCAPE AREA	N/A	344,000 SF
PARKING LOT ISLAND REQUIREMENT (1 TREE AND THREE SHRUBS PER ISLAND)	40 TREES 120 SHRUBS	48 TREES 192 SHRUBS
PARKING LOT ISLAND REQUIREMENT (AT LEAST 10% OF TREES SHALL BE 36" BOX)	4 TREES 10%	40 TREES 83%
SIDEYARD REQUIREMENT SECTION 11-33-3(B)(2) (3 NON-DECIDUOUS TREES AND 20 SHRUBS PER 100 LF) TOTAL 600LF	18 TREES 120 SHRUBS	18 TREES 136 SHRUBS
FUTURE ROAD REQUIREMENT SECTION 11-33-3(A) (3 NON-DECIDUOUS TREES AND 20 SHRUBS PER 100 LF) TOTAL 400LF	12 TREES 80 SHRUBS	12 TREES 92 SHRUBS
SOSSOMON ROAD REQUIREMENT SECTION 11-33-3(A) (3 NON-DECIDUOUS TREES AND 20 SHRUBS PER 100 LF) TOTAL 330LF	10 TREES 67 SHRUBS	10 TREES 84 SHRUBS
THE MINIMUM SIZE OF PLANT MATERIALS (WITHIN THE STREET-FACING LANDSCAPE SETBACK) SHALL BE AS FOLLOWS:	<b>TOTAL REQUIRED 80 TREES</b>	
<ul style="list-style-type: none"> <li>MINIMUM OF 25 PERCENT OF THE TOTAL REQUIRED TREES SHALL BE 36-INCH OR LARGER BOX SIZE</li> <li>A MINIMUM OF 50 PERCENT OF THE TOTAL REQUIRED TREES SHALL BE 24-INCH BOX SIZE</li> <li>NO TREES SHALL BE SMALLER THAN 15-GALLON SIZE</li> <li>A MINIMUM OF 50 PERCENT OF THE TOTAL REQUIRED SHRUBS SHALL BE 5-GALLON SIZE OR LARGER</li> <li>NO SHRUBS SHALL BE LESS THAN 1-GALLON SIZE.</li> </ul>	25% (20 TREES)	75% (60 TREES)
	25% (40 TREES)	COMPLIED
		COMPLIED
		COMPLIED

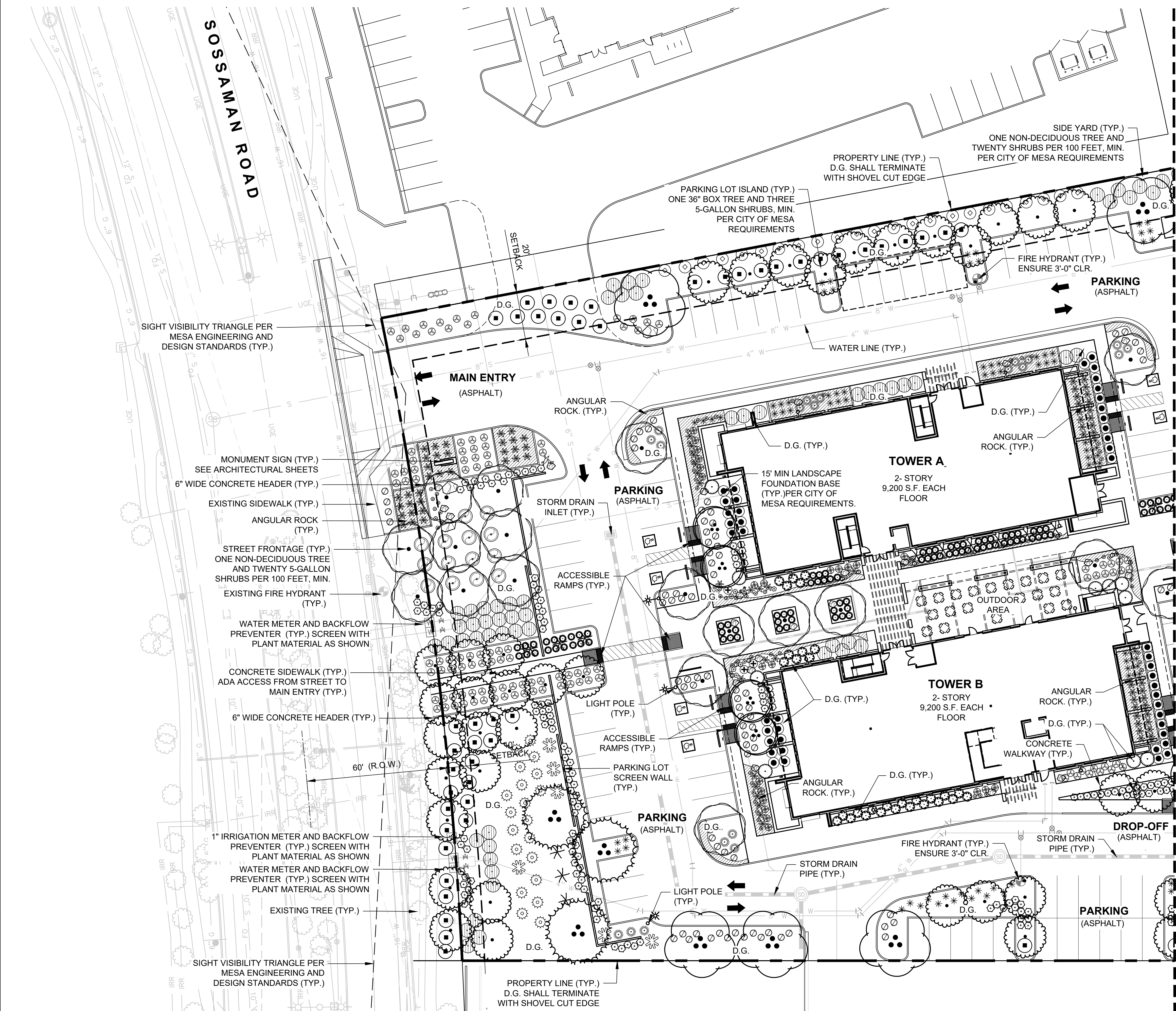
### LANDSCAPE SCHEDULE

TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT
	81	ACACIA ANEURA	MULGA	36" BOX (SINGLE-TRUNK)
	7	CERCIDIUM X 'SONORAN EMERALD'	SONORAN EMERALD PALO VERDE	36"BOX(MULTI-TRUNK)
	8	PROSOPIS X THORNLESS 'AZT'	THORNLESS AZT MESQUITE	24" BOX (MULTI-TRUNK)
	30	QUERCUS FUSIFORMIS 'JOAN LIONETTI'	JOAN LIONETTI LIVE OAK	36" BOX (SINGLE-TRUNK)
	5	VITEC AGNUS-CASTUS	CHASTE TREE	48" BOX (MULTI-TRUNK)
ACCENTS	QTY	BOTANICAL NAME	COMMON NAME	CONT
	10	AGAVE AMERICANA	CENTURY AGAVE	5 GAL
	108	AGAVE ANGUSTIFOLIA	CARIBBEAN AGAVE	5 GAL
	128	ALOE VERA	YELLOW MEDICINAL ALOE	5 GAL
	1	CARNEGIEA GIGANTEA	SAGUARO	12' WITH ARM
	3	CARNEGIEA GIGANTEA	SAGUARO	8" SPEAR MIN.
	25	DASYLIRION WHEELERI	GREY DESERT SPOON	5 GAL
	113	ECHINOCACTUS GRUSONII	GOLDEN BARREL CACTUS	5 GAL
	7	EUPHORBIA RESINIFERA	MOROCCAN MOUND	7 GAL
	29	FOUROUQERIA SPLENDENS	OCOTILLO	12 CANES MIN.
	182	HESPERALOE PARVIFLORA 'YELLOW'	YELLOW YUCCA	5 GAL
	56	NOLINA MICROCARPA	BEARGRASS	5 GAL
	6	OPUNTIA SANTA-RITA	SANTA RITA PRICKLY PEAR	15 GAL
	31	PACHYCEREUS MARGINATUS	MEXICAN FENCE POST	15 GAL
GROUNDCOVERS	QTY	BOTANICAL NAME	COMMON NAME	CONT
	28	ACACIA REDOLENS	BANK CATCLAW	5 GAL
	87	EREMOPHILA MACULATA 'OUTBACK SUNRISE'	OUTBACK SUNRISE EMU BUSH	5 GAL
	153	LANTANA 'NEW GOLD'	NEW GOLD LANTANTA	5 GAL
SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	CONT
	9	CAESALPINIA PULCHERRIMA	RED BIRD OF PARADISE	5 GAL
	30	CALLIANDRA ERIOPHYLLA	PINK FAIRY DUSTER	5 GAL
	48	DODONAEA VISCOSA	HOPSEED BUSH	5 GAL
	46	EREMOPHILA MACULATA	VALENTINE EMU BUSH	5 GAL
	86	LEUCOPHYLLUM FRUTESCENS 'GREEN CLOUD'	GREEN CLOUD TEXAS SAGE	5 GAL
	144	MUHLENBERGIA CAPILLARIS 'REGAL MIST' TM	REGAL MIST DEER GRASS	5 GAL
	252	RUPELLIA BRITTONIANA	PURPLE RUELLIA	5 GAL
	15	TECOMA CAPENSIS	CAPE HONEYSUCKLE	5 GAL
INERT MATERIALS	QTY	PRODUCT	SIZE	
	8	LARGE SIZE BOULDER 'SURFACE SELECT BOULDER'	3-TON (4' X 6' X 4')	
	28	MEDIUM SIZE BOULDER 'SURFACE SELECT' BOULDER	2 TON (3' X 4' X 3')	
	12	SMALL SIZE BOULDER 'SURFACE SELECT' BOULDER	1-TON (1' X 2' X 1')	
	340,000 S.F.	DECOMPOSED GRANITE 'DESERT GOLD'	1/2" SCREENED/2" DEEP	
	4,000 S.F.	ANGULAR ROCK 'DESERT GOLD'	3"-8" SCREENED/12" DEEP	

LANDSCAPE DETAILS AND IRRIGATION PLANS WILL BE PART OF THE CONSTRUCTION DOCUMENT/PERMIT SUBMITTAL



NOTE TO CONTRACTOR: LOGAN SIMPSON DESIGN INC. HAS ENDEAVORED TO PROVIDE ACCURATE UTILITY INFORMATION BASED ON THE MOST CURRENT DATA AVAILABLE. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF UNDERGROUND UTILITIES SHOWN OR NOT SHOWN ON THESE PLANS WITH RESPECT TO LINE AND GRADE PRIOR TO CONSTRUCTION. USE OF THE INFORMATION CONTAINED IN THIS INSTRUMENT FOR OTHER THAN THE SPECIFIC PURPOSE FOR WHICH IT WAS INTENDED AND FOR OTHER THAN THE CLIENT FOR WHOM IT WAS PREPARED IS FORBIDDEN UNLESS EXPRESSLY PERMITTED IN WRITING IN ADVANCE TO LOGAN SIMPSON DESIGN INC. AND LOGAN SIMPSON DESIGN INC. SHALL HAVE NO LIABILITY TO ANY USE OF THIS INFORMATION WITHOUT THEIR WRITTEN CONSENT.



**LANDSCAPE LEGEND**

**TREES**

**ACCENTS**

**GROUNDCOVERS**

**SHRUBS**

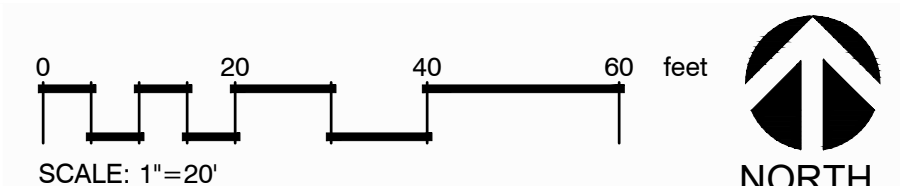
**INERT MATERIALS**

D.G.

**LANDSCAPE PLAN AREA #1 LL2.1**

LOGAN SIMPSON  
51 WEST THIRD STREET, SUITE 450  
TEMPE, AZ 85281  
P (480) 967-1343

**LANDSCAPE PLAN - AREA #1**



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**architecture - design - management.**

**adm**

2100 WEST 15TH STREET | TEMPE, AZ 85281 | 480.285.3800

**PRELIMINARY NOT FOR CONSTRUCTION**

**SKYBRIDGE ARIZONA AT PHOENIX-MESA GATEWAY AIRPORT - LOT 116B**

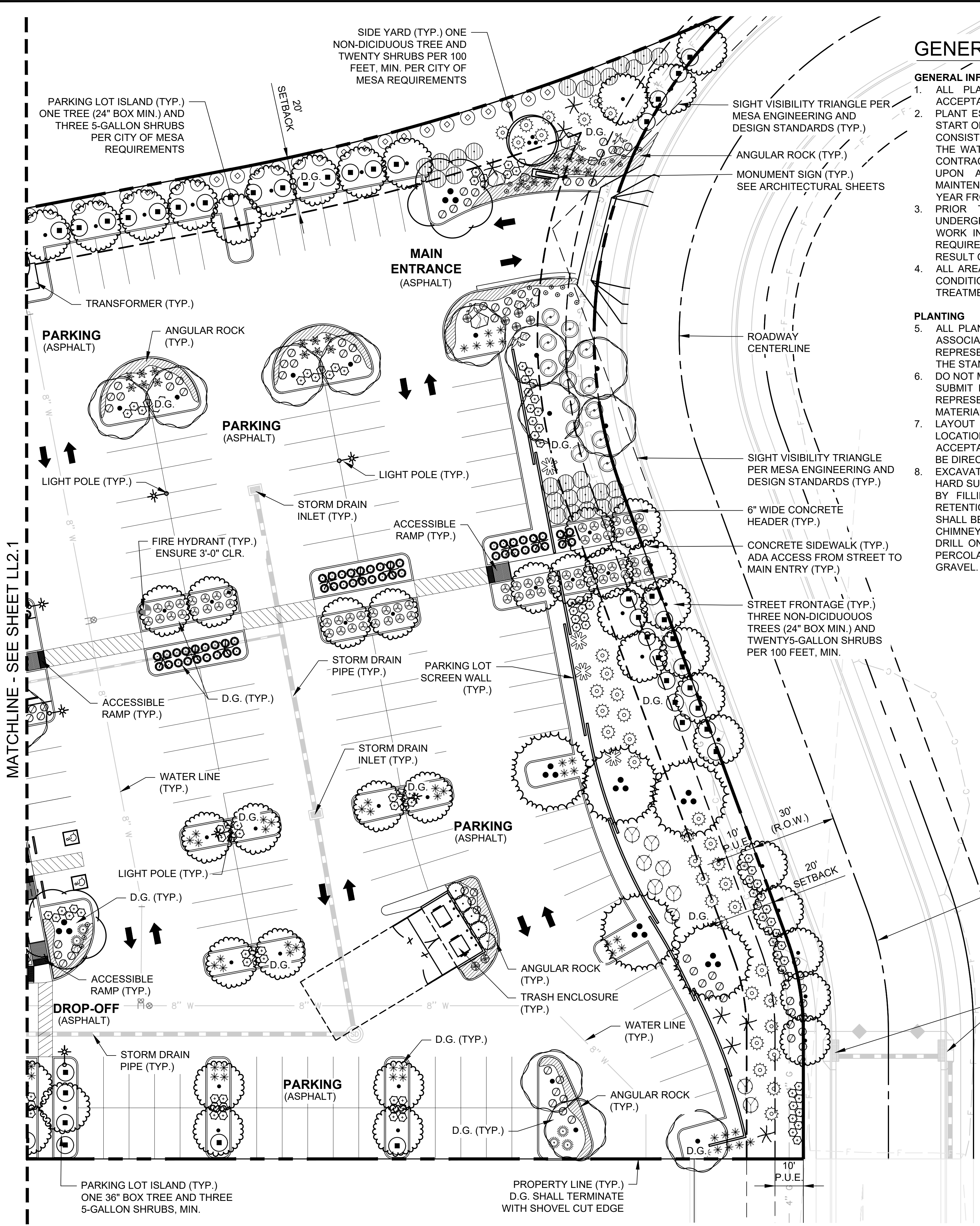
NE CORNER OF S. SOSSAMAN RD AND E SKYBRIDGE BLVD  
MESA, ARIZONA 85212  
MIXED USE DEVELOPMENT AT 116

**SKYBRIDGE ARIZONA**

REVISION	DATE

Project Number: 2350382  
Date: 9.11.2023  
Drawn By: JIM/SMS  
Checked By: JMW/C

**LANDSCAPE PLAN AREA #1 LL2.1**



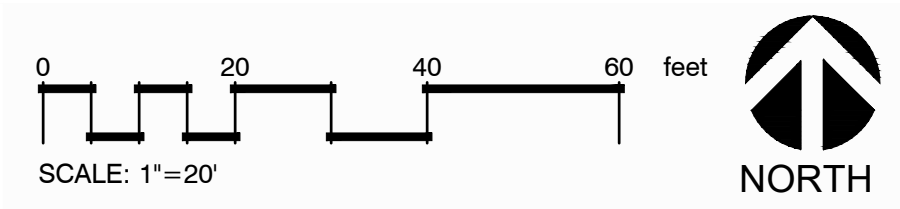
### GENERAL LANDSCAPE NOTES

- GENERAL INFORMATION:**
1. ALL PLANT MATERIAL SHALL HAVE A ONE YEAR WARRANTY FROM OWNER'S ACCEPTANCE DATE OF SUBSTANTIAL COMPLETION.
  2. PLANT ESTABLISHMENT BY THE CONTRACTOR SHALL BE FOR 90 DAYS, BEGINNING ON START ON DATE OF SUBSTANTIAL COMPLETION OF LANDSCAPING. MAINTENANCE SHALL CONSIST OF MAINTAINING ALL WORK INSTALLED UNDER CONTRACT AND MONITORING THE WATERING SYSTEM (INCLUDING IF INSTALLED BY OTHERS). AFTER 90 DAYS THE CONTRACTOR SHALL NOTIFY THE OWNER REPRESENTATIVE FOR A SITE INSPECTION. UPON ACCEPTANCE OF PLANTS AND MAINTENANCE, THE OWNER ASSUMES MAINTENANCE RESPONSIBILITIES. PROJECT WARRANTY REMAINS IN EFFECT FOR 1 YEAR FROM DATE OF SUBSTANTIAL COMPLETION ACCEPTANCE.
  3. PRIOR TO COMMENCEMENT OF ANY WORK, DETERMINE LOCATION OF ALL UNDERGROUND UTILITIES THROUGH 'BLUE STAKE' OR OTHER METHOD AND PERFORM WORK IN A MANNER WHICH WILL AVOID POSSIBLE DAMAGE. HAND EXCAVATE, AS REQUIRED. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES CAUSED AS A RESULT OF HIS WORK.
  4. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE REPAIRED TO ITS ORIGINAL CONDITION WHEN NO LANDSCAPE IMPROVEMENTS ARE SHOWN ON THE PLANS. VERIFY TREATMENT WITH THE OWNER'S REPRESENTATIVE PRIOR TO IMPLEMENTATION.
- PLANTING**
5. ALL PLANT MATERIAL AND SPECIFICATIONS TO CONFORM TO THE ARIZONA NURSERY ASSOCIATION STANDARDS UNLESS OTHERWISE NOTED. THE OWNER'S REPRESENTATIVE RESERVES THE RIGHT TO REFUSE PLANT MATERIAL NOT MATCHING THE STANDARD FOR SIZE, HEALTH, AND FORM.
  6. DO NOT MAKE SUBSTITUTIONS; IF SPECIFIED LANDSCAPE MATERIAL IS NON-OBTAINABLE, SUBMIT PROOF OF NON-AVAILABILITY FROM AT LEAST FIVE SUPPLIERS TO OWNER'S REPRESENTATIVE, TOGETHER WITH A PROPOSAL FOR SUBSTITUTION OF EQUIVALENT MATERIAL FOR ACCEPTANCE.
  7. LAYOUT INDIVIDUAL PLANT LOCATIONS AND AREAS FOR MULTIPLE PLANTINGS, STAKE LOCATIONS AND OUTLINE AREAS AND SECURE OWNER'S REPRESENTATIVE ACCEPTANCE BEFORE START OF PLANTING WORK. MAKE MINOR ADJUSTMENTS AS MAY BE DIRECTED.
  8. EXCAVATE PLANTING PITS, AS SHOWN ON THE DRAWINGS AND SCHEDULES. LOOSEN HARD SUBSOIL IN BOTTOM OF EXCAVATION. TEST DRAINAGE OF SHRUB AND PLANT PITS BY FILLING WITH WATER TWICE IN SUCCESSION. CONDITIONS PERMITTING THE RETENTION OF WATER IN PLANTING PITS FOR MORE THAN TWENTY-FOUR (24) HOURS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE. DRAINAGE CHIMNEY WHEN AUTHORIZED, IF PLANT PIT DOES NOT DRAIN WITHIN 24 HOURS, THEN DRILL ONE (1) 6" DIAMETER X 24" DEEP HOLE. AT EDGE OF EXCAVATED PIT, RE-TEST PERCOLATION PER SPECIFICATIONS, CERTIFY PERCOLATION AND FILL HOLE WITH PEA GRAVEL.

### LANDSCAPE LEGEND

TREES	BOTANICAL NAME
	ACACIA ANEURA
	CERCIDIUM X 'SONORAN EMERALD'
	PROSOPIS X THORNLESS 'AZT'
	QUERCUS FUSIFORMIS 'JOAN LIONETTI'
	VITEX AGNUS-CASTUS
ACCENTS	BOTANICAL NAME
	AGAVE AMERICANA
	AGAVE ANGUSTIFOLIA
	ALOE VERA
	CARNEGIEA GIGANTEA
	CARNEGIEA GIGANTEA
	DASYLIRION WHEELERI
	ECHINOCACTUS GRUSONII
	EUPHORBIA RESINIFERA
	FOURQUIERIA SPLENDENS
	HESPERALOE PARVIFLORA 'YELLOW'
	NOLINA MICRANTHA
	OPUNTIA SANTA-RITA
	PACHYCEREUS MARGINATUS
GROUNDCOVERS	BOTANICAL NAME
	ACACIA REDOLENS
	EREMOPHILA MACULATA 'OUTBACK SUNRISE'
	LANTANA 'NEW GOLD'
SHRUBS	BOTANICAL NAME
	CAESALPINIA PULCHERRIMA
	CALLIANDRA ERIOPHYLLA
	DODONAEA VISCOSA
	EREMOPHILA MACULATA
	LEUCOPHYLLUM FRUTESCENS 'GREEN CLOUD'
	MUHLENBERGIA CAPILLARIS 'REGAL MIST' TM
	RUELLIA BRITTONIANA
	TECOMA CAPENSIS
INERT MATERIALS	PRODUCT
	LARGE SIZE BOULDER
	MEDIUM SIZE BOULDER
	SMALL SIZE BOULDER
	DECOMPOSED GRANITE 'DESERT GOLD'
	ANGULAR ROCK 'DESERT GOLD'

### LANDSCAPE PLAN - AREA #2



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**architecture - design - management.**

**adm**

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**SKYBRIDGE ARIZONA AT  
PHOENIX-MESA GATEWAY  
AIRPORT - LOT 116B**

NE CORNER OF S.  
SOOSAMAN RD AND E  
SKYBRIDGE BLVD  
MESA, ARIZONA 85212

MIXED USE DEVELOPMENT AT 116

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REVISION	DATE

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Project Number 2350382	Date 9.11.2023	Drawn By JMS/MS	Checked By JMW/C
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**LANDSCAPE PLAN  
AREA #2  
LL2.2**

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