

LANDSCAPE LEGEND

ALL TREES TO MEET OR EXCEED A.N.A. SPECIFICATIONS (U.O.N. - UNLESS OTHERWISE NOTED)

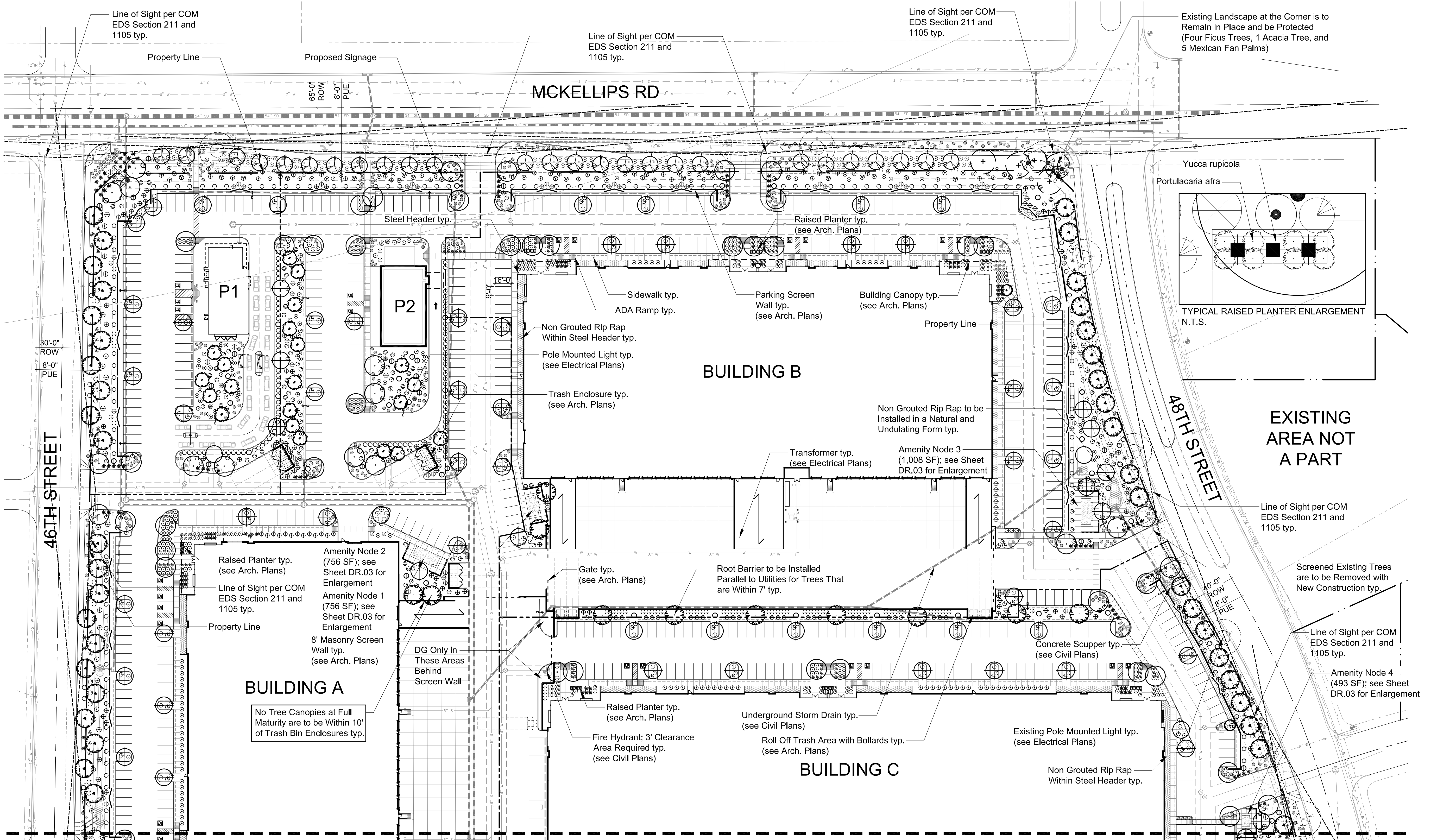
| TREES | SIZE | QTY |
|--|---|-----|
| Chilopsis linearis 'Art' Seedless Desert Willow | 24" box Multi-Trunk | 21 |
| Ulmus parviflora 'Sempervirens' Chinese Evergreen Elm | 24" Box Standard, Matching | 26 |
| Parkinsonia hybrid 'Desert Museum' Desert Museum Palo Verde | 36" Box Multi-Trunk, Breaker, Matching | 106 |
| Prosopis alba 'Hybrid Cooperii' Cooper's Thornless Mesquite | 24" Box Standard, Matching | 115 |
| Caesalpinia mexicana Mexican Bird of Paradise | 36" Box Standard, Matching | 03 |
| Acacia salicina Willow Acacia | 24" Box Standard, Matching | 53 |
| Fouquieria splendens Ocotillo | 6' Tall - 6 Cane Minimum | 02 |
| Quercus virginiana 'Heritage' Heritage Live Oak | 24" Box Standard, Matching | 73 |
| Existing Trees to Remain in Place and be Protected | | 05 |
| Existing Mexican Fan Palm to Remain in Place and be Protected | | 5 |
| Existing Trees to be Removed with New Construction | | 29 |

| SHRUBS / ACCENTS / VINES | SIZE | QTY |
|--|----------|-----|
| Dasyliodon wheeleri Desert Spoon | 5 Gallon | 57 |
| Hesperaloe funifera Giant Yucca | 5 Gallon | 59 |
| Leucophyllum frutescens 'Compacta' Compact Texas Sage | 5 Gallon | 351 |
| Hesperaloe parviflora 'Yellow' Yellow Yucca | 5 Gallon | 124 |
| Bouteloua gracilis Blonde Ambition Grass | 5 Gallon | 115 |
| Agave desmettiana Smooth Agave | 5 Gallon | 284 |
| Caesalpinia mexicana Mexican Bird of Paradise | 5 Gallon | 105 |
| Senna artemisioides Feathery Cassia | 5 Gallon | 139 |
| Eremophila hydrophana Blue Bells | 5 Gallon | 282 |
| Tecoma x 'Sparky' Sparky Tecoma | 5 Gallon | 399 |
| Aloe x 'Blue Elf' Blue Elf Aloe | 5 Gallon | 266 |
| Ruellia peninsularis Desert Ruellia | 5 Gallon | 217 |
| Justicia californica Red Chuparosa | 5 Gallon | 82 |
| Encelia farinosa Brittlebush | 5 Gallon | 66 |
| Nerium oleander 'Petite Pink' Petite Pink Oleander | 5 Gallon | 267 |
| Leucophyllum x Heavenly Cloud Heavenly Cloud Sage | 5 Gallon | 114 |
| Calliandra californica Baja Fairy Duster | 5 Gallon | 97 |
| Hesperaloe parviflora 'Red' Red Yucca | 5 Gallon | 100 |
| Yucca rupicola Twisted Leaf Yucca | 5 Gallon | 36 |

| GROUNDCOVERS | SIZE | QTY |
|---|----------|-----|
| Lantana x 'White Lightning' Trailing White Lantana | 5 Gallon | 67 |
| Lantana montevidensis Trailing Lantana 'Purple & Gold Mound' | 5 Gallon | 553 |
| Portulacaria afra Elephant's Food | 5 Gallon | 96 |

Decomposed Granite - 1/2" Screened Rock Pros Rose 2" min thickness in all landscape areas
Submit Samples to Landscape Architect
Rip-Rap - 3" - 8" Rock Pros Rose 3" min thickness in all landscape areas; bury 2" into grade
Submit Samples to Landscape Architect
Stabilized Decomposed Granite - 1/4" Minus Madison Gold 3" min thickness with 95% compaction in noted areas
Submit Samples to Landscape Architect
3/16" x 6" Steel Header Secure Every 48" with a Metal Stake

SUBMIT SAMPLES OF ALL INERT MATERIAL TO LA FOR APPROVAL



GENERAL BUILDING FOUNDATION / IRRIGATION NOTES:

POSITIVE DRAINAGE NEEDS TO BE MAINTAINED FROM THE BUILDINGS EXTERIOR WALLS FOR A MINIMUM OF 10'. NO IRRIGATED LANDSCAPE MATERIALS WITHIN THE FIRST 5' NEXT TO THE BUILDING FOUNDATION. WITHIN 5'-10' OF THE BUILDING FOUNDATION ONLY LANDSCAPE MATERIALS THAT CAN BE IRRIGATED WITH A 1 GPH EMITTER ARE ALLOWED. ANY LANDSCAPE MATERIALS REQUIRING AN EMITTER GREATER THAN 1GPH, INCLUDING TURF SHALL BE A MINIMUM OF 10' FROM THE OUTSIDE FACE OF THE BUILDING FOUNDATION. ALL IRRIGATION LINES, OTHER THAN THOSE SUPPLYING INDIVIDUAL EMITTERS SHALL NOT BE PLACED WITHIN 5' OF THE BUILDING FOUNDATION.

SIGHT DISTANCE DESIGN NOTE:

SIGHT VISIBILITY TRIANGLES HAVE BEEN DESIGNED FOR A 45 MPH + 5 TOTALING 50 MPH ALONG MCKELLIPS RD.

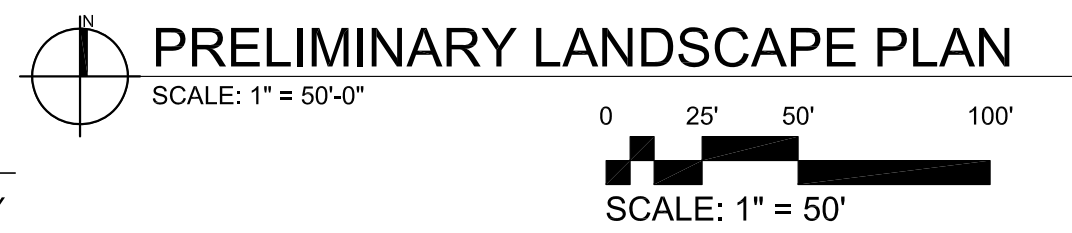
SIGHT VISIBILITY TRIANGLES HAVE BEEN DESIGNED FOR A 30 MPH + 5 TOTALING 35 MPH ALONG 46TH ST AND 48TH ST.

PRELIMINARY LANDSCAPE PLAN GENERAL NOTES:

1. THE ENTIRE SITE WILL BE MAINTAINED IN ACCORDANCE WITH CITY OF MESA STANDARDS.
2. ALL TREES WILL BE 15 GALLON OR LARGER.
3. AN AUTOMATIC IRRIGATION SYSTEM WILL BE INSTALLED GUARANTEEING 100% COVERAGE TO ALL LANDSCAPE AREAS.
4. DECOMPOSED GRANITE, 2" MINIMUM THICKNESS, TO BE PLACED IN ALL LANDSCAPE AREAS NOT DESIGNATED FOR RIP-RAP OR LAWN.
5. ALL EARTHWORK WILL BE DONE SO THAT ALL WATER DRAINS AWAY FROM SIDEWALKS / STRUCTURES AND WILL NOT IMPEDE NATURAL DRAINAGE EASEMENTS.
6. STRUCTURES AND LANDSCAPING WITHIN A SIGHT VISIBILITY TRIANGLE OR SIGHT VISIBILITY LINE WILL NOT EXCEED 24" INCHES.
7. FINAL LANDSCAPE PLANS TO MEET OR EXCEED MINIMUM CITY STANDARDS.



**Proposed Mixed-Use Development
Greenfield Road and McKellips Road
Mesa, Arizona**



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Butler Design Group, Inc
architects & planners

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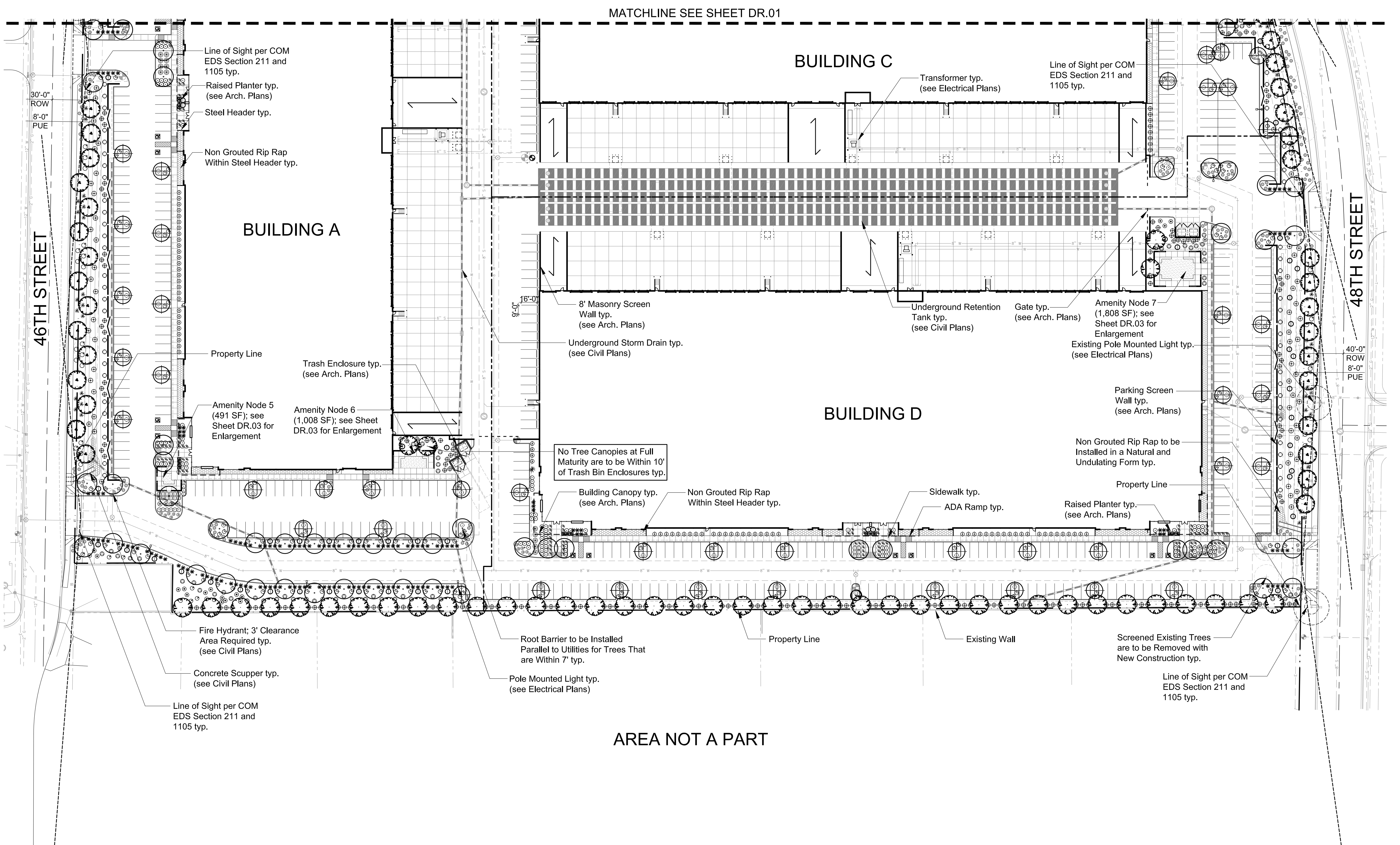
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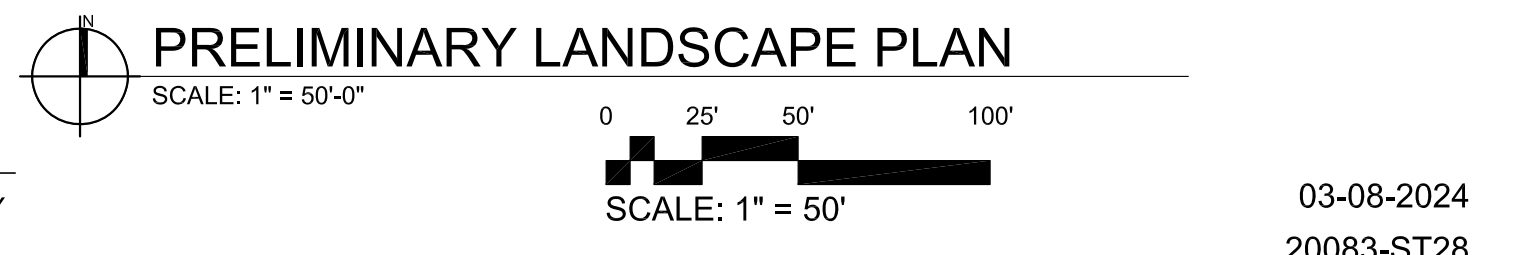
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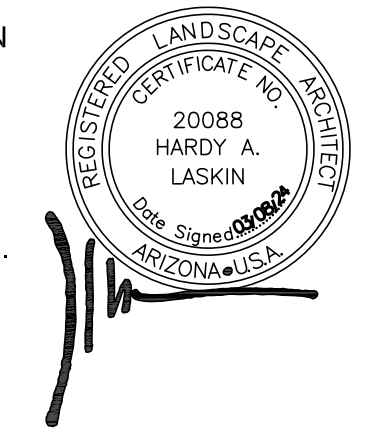
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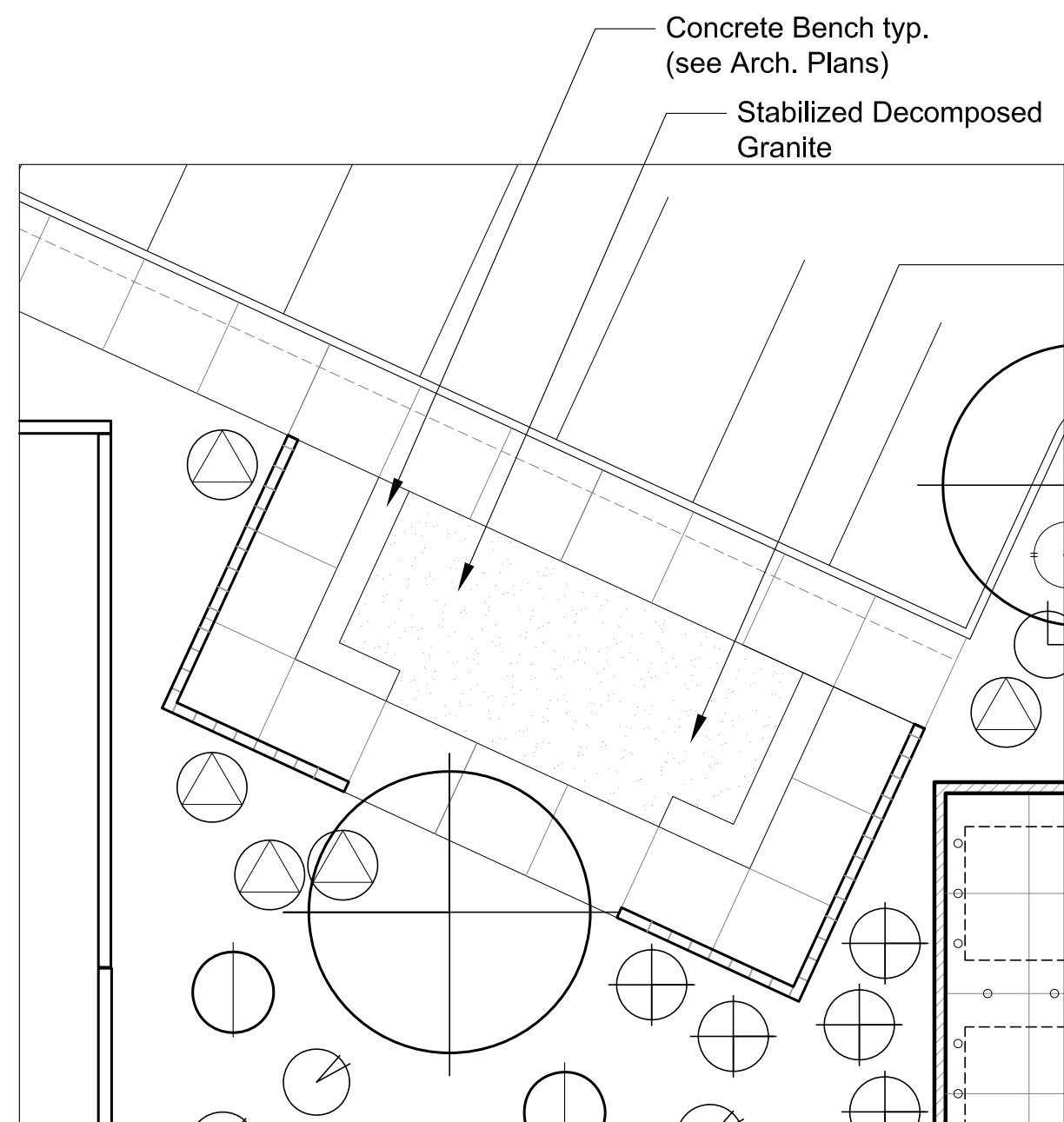
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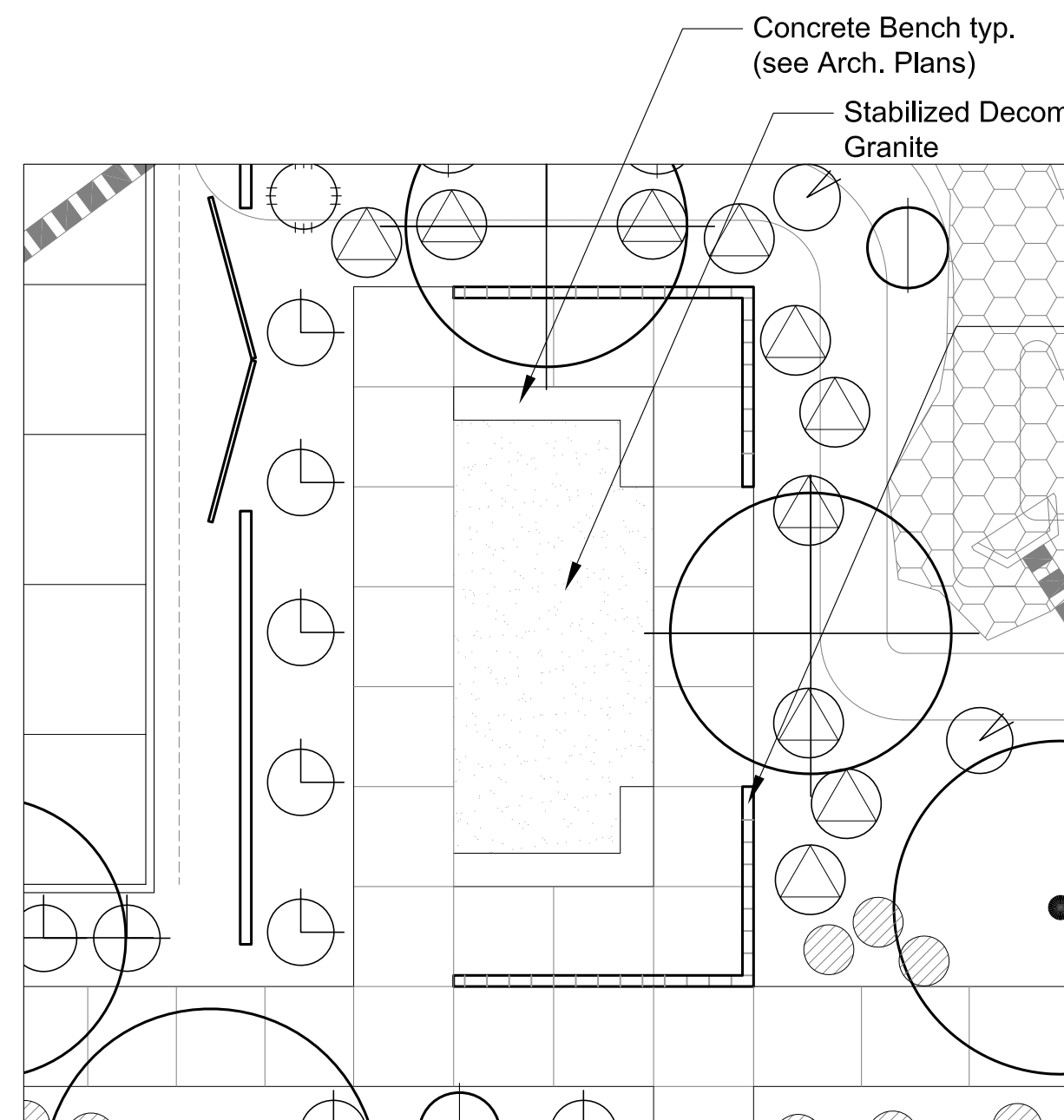
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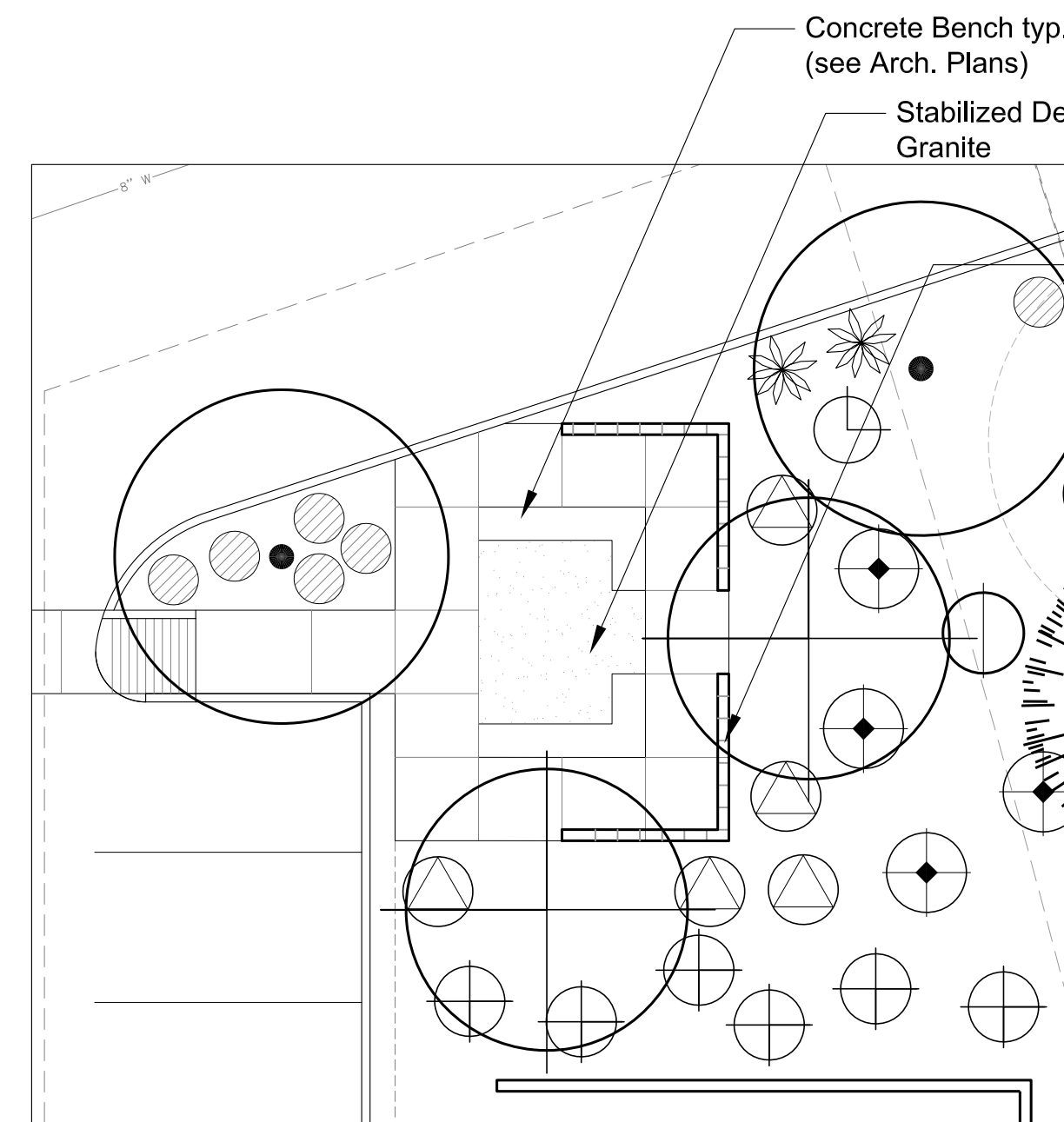
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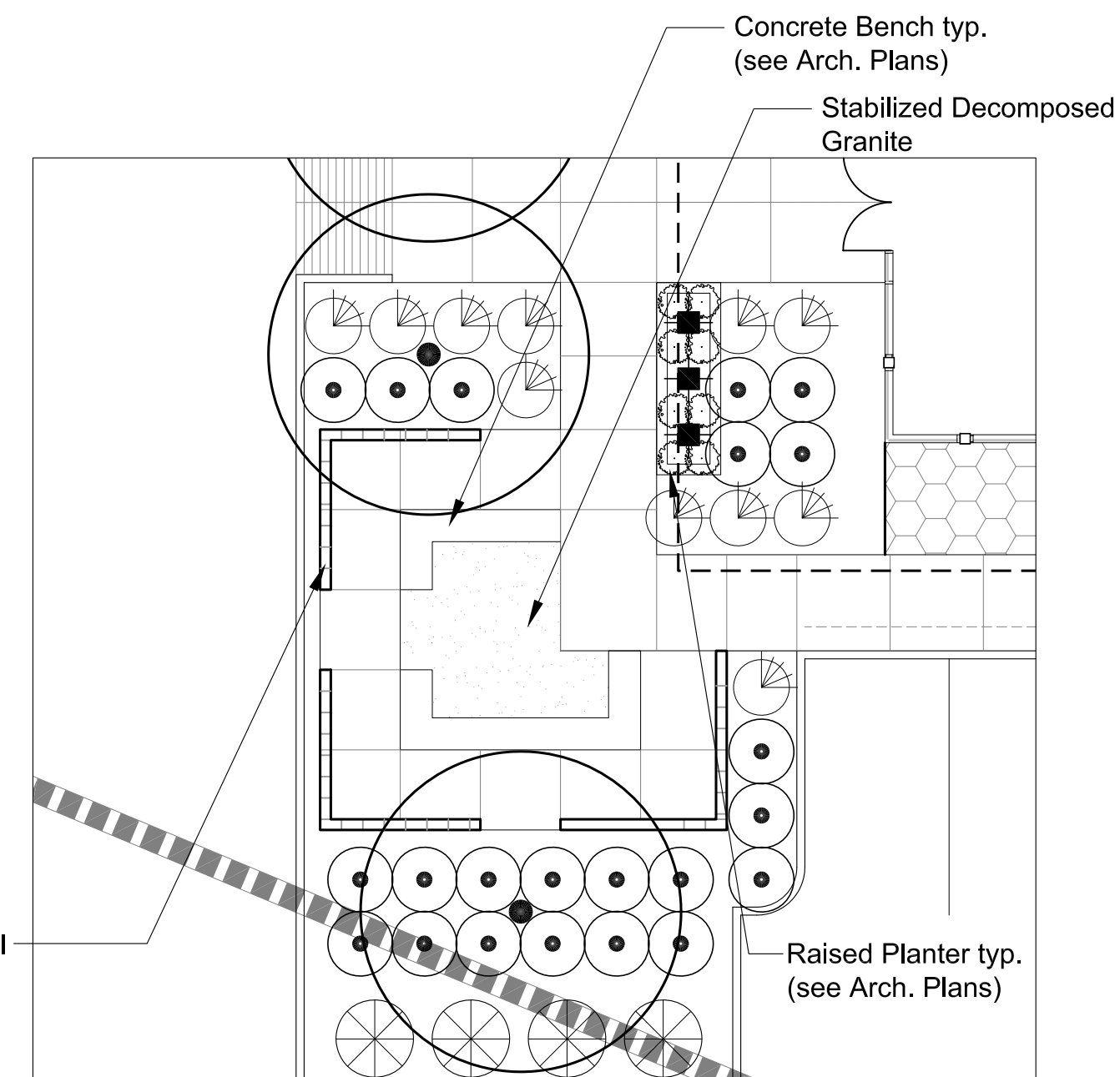
AMENITY NODE 1 AND 2
SCALE: 1" = 10'-0"



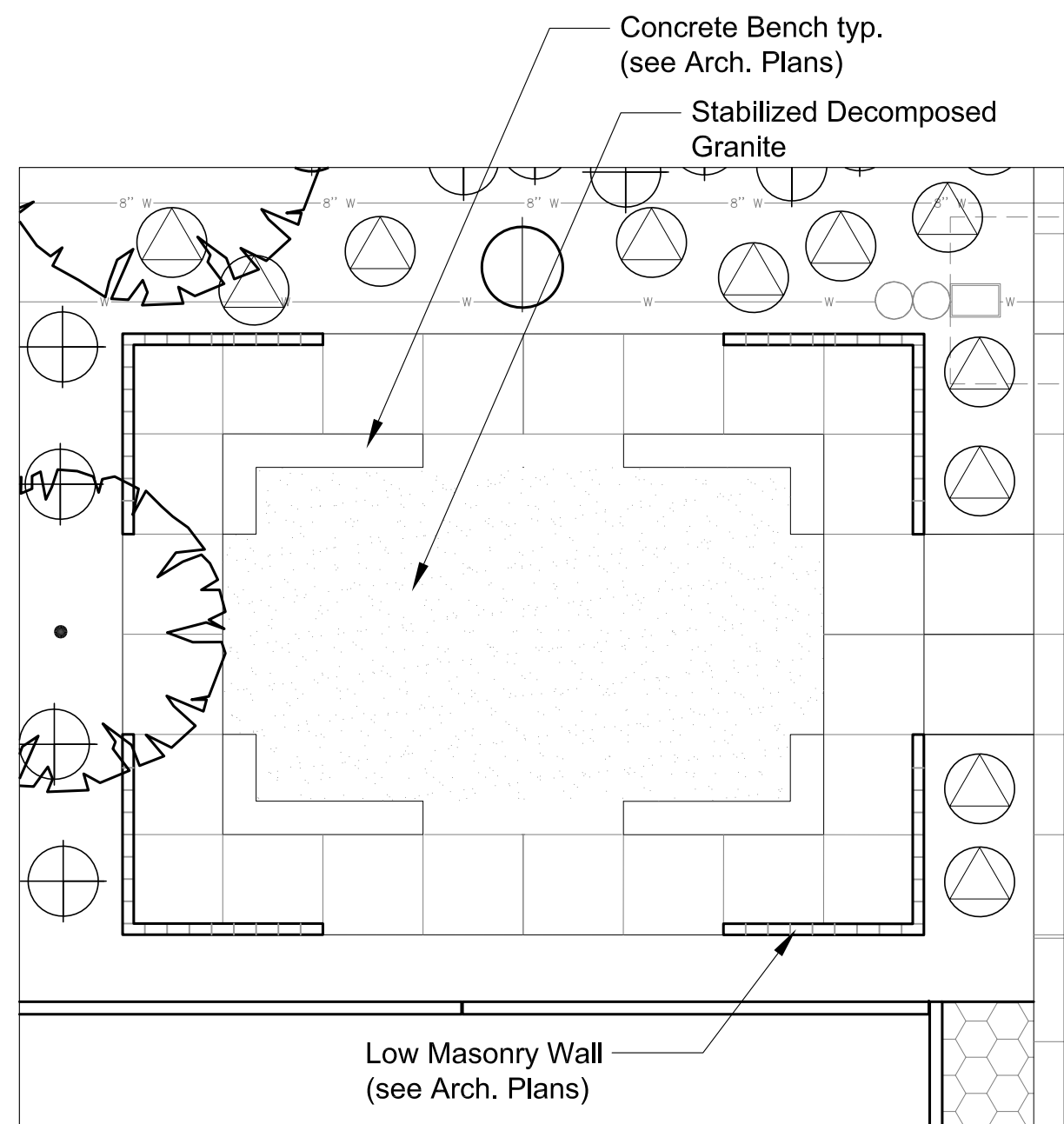
AMENITY NODE 3 AND 6
SCALE: 1" = 10'-0"



AMENITY NODE 4
SCALE: 1" = 10'-0"



AMENITY NODE 5
SCALE: 1" = 10'-0"



AMENITY NODE 7
SCALE: 1" = 10'-0"

SHADE COVERAGE CALCULATIONS

TOTAL SIDEWALK SF FOR ENTIRE SITE: 52,984 SF

TOTAL TREES ADJACENT TO SIDEWALK ROUTE: 176

TREE BREAKDOWN:

- PARKINSONIA HYBRID 'DESERT MUSEUM'
- 25' DIAMETER CANOPY AT MATURITY (491 SF)
- TOTAL: 56
- PROSOPIS ALBA HYBRID
- 25' DIAMETER CANOPY AT MATURITY (491 SF)
- TOTAL: 45
- QUERCUS VIRGINIANA 'HERITAGE'
- 20' DIAMETER CANOPY AT MATURITY (491 SF)
- TOTAL: 51
- CAESALPINIA MEXICANA
- 10' DIAMETER CANOPY AT MATURITY (79 SF)
- TOTAL: 01
- ULMUS PARVIFOLIA 'SEMPERVIRENS'
- 25' DIAMETER CANOPY AT MATURITY (491 SF)
- TOTAL: 24

TOTAL SF OF TREE CANOPIES AT MATURITY: 86,495 SF

ASSUMING 33% OF TREE CANOPY SF WILL SHADE SIDEWALK

TOTAL NUMBER OF TREES WILL SHADE 28,543 SF OF SIDEWALK

52,984 SF OF SIDEWALK / 28,381 SF OF SHADE: 53.9% COVERAGE

OPEN SPACE CALCULATIONS

TOTAL LANDSCAPE AREA +/- 16.2%: 236,564 S.F. (5.43 ACRES)

LANDSCAPE COVERAGE:

- EVERGREEN TREES 24,200 SF
- SHADE TREES 7,600 SF
- ORNAMENTAL TREES 75 SF
- LARGE SHRUBS 25,200 SF
- MEDIUM SHRUBS 58,850 SF
- SMALL SHRUBS 3,020 SF
- GROUNDCOVER 17,900 SF

236,564 SF LS AREA / 136,845 SF OPEN SPACE COVERAGE = 57.8%

(MINIMUM 50% REQUIRED PER 11-33-2: - GENERAL REQUIREMENTS SECTION E - OPEN SPACE)

AMENITY NODES AREA:

- SINGLE NODE: MINIMUM 256 S.F. (16' X 16')
- TOTAL AMENITY NODES (7): 6,320 S.F. (0.15 ACRES)

AMENITY NODE CALCULATIONS:

| | |
|----------------|----------|
| AMENITY NODE 1 | 756 SF |
| AMENITY NODE 2 | 756 SF |
| AMENITY NODE 3 | 1,008 SF |
| AMENITY NODE 4 | 493 SF |
| AMENITY NODE 5 | 491 SF |
| AMENITY NODE 6 | 1,008 SF |
| AMENITY NODE 7 | 1,808 SF |

TOTALS

| | |
|-----------|----------|
| REQUIRED: | 5,515 SF |
| PROVIDED: | 6,320 SF |

FOUNDATION PLANTING REQUIREMENTS:

| | |
|----------------------|-------------------|
| BUILDING A: 1,164 LF | 23 TREES REQUIRED |
| BUILDING B: 888 LF | 18 TREES REQUIRED |
| BUILDING C: 836 LF | 17 TREES REQUIRED |
| BUILDING D: 1,065 LF | 21 TREES REQUIRED |
| PAD 1: 276 LF | 6 TREES REQUIRED |
| PAD 2: 256 LF | 5 TREES REQUIRED |

EXISTING SITE CONDITION NOTES:

EXISTING STREETSCAPE LANDSCAPE AND IRRIGATION WAS FIELD VERIFIED ON 10/28/2023. ALL PLANT MATERIAL SHOWN WAS FOUND TO BE HEALTHY. IRRIGATION SYSTEM CURRENTLY WORKING PROPERLY. GENERAL CONTRACTOR TO HOLD A PRE-CON MEETING BETWEEN LANDSCAPE ARCHITECT AND LANDSCAPE CONTRACTOR TO REVIEW THE CURRENT CONDITION OF AREAS TO BE PROTECTED IN PLACE PRIOR TO NEW CONSTRUCTION OR AGREES TO BE HELD TO SITE CONDITIONS RECORDED ON 10/28/2023 BY LASKIN AND ASSOCIATES, INC. IF EXISTING LANDSCAPE DECLINES OR IRRIGATION SYSTEM IS DAMAGED DURING NEW CONSTRUCTION.

| LOCATION | TREES | | SHRUBS | |
|----------------------------|------------|------------|--------------|--------------|
| | REQUIRED | FURNISHED | REQUIRED | FURNISHED |
| NORTH 935'-00" LF | | | | |
| MCKELLIPS RD | | | | |
| 1 TREE / PER 25' L.F.T. | 38 | 38 | | |
| 6 SHRUBS / PER 25' L.F.T. | | | 222 | 369 |
| EAST 1,192'-0" LF | | | | |
| 48TH STREET | | | | |
| 1 TREE / PER 25 L.F.T. | 48 | 48 | | |
| 4 SHRUBS / PER 25 L.F.T. | | | 192 | 285 |
| SOUTH 1,247'-0" LF | | | | |
| PERMIETER | | | | |
| 3 TREE / PER 100 L.F.T. | 38 | 38 | | |
| 20 SHRUBS / PER 100 L.F.T. | | | 250 | 281 |
| WEST 1,125'-0" LF | | | | |
| 46TH STREET | | | | |
| 1 TREE / PER 25 L.F.T. | 45 | 45 | | |
| 4 SHRUBS / PER 25 L.F.T. | | | 180 | 375 |
| PARKING LOT | | | | |
| 1 TREE / PER 15' ISLAND | 132 | 132 | | |
| 3 SHRUBS / PER 15' ISLAND | | | 396 | 396 |
| FOUNDATION PLANTING | | | | |
| 1 TREE / PER 50 L.F.T. | 90 | 90 | 0 | 0 |
| TOTAL REQD/FRNSHD | 391 | 391 | 1,240 | 1,706 |
| SIZE REQD/FURNISHED | | | | |
| TREES 36" BOX MIN 25% | 99 | 109 | | |
| 24" BOX MIN 50% | 199 | 288 | | |
| 15 GAL | 0 | 0 | | |
| 5 GAL | 0 | 0 | | |
| Date Palms | 0 | 0 | | |
| TOTAL TREES | 298 | 397 | | |
| SHRUBS 15 GAL or Larger | | | | 0 |
| 5 GAL | | | | 3,876 |
| 1 GAL | | | | 0 |
| POT/FLAT | | | | 0 |
| Existing | | | | |
| TOTAL SHRUBS | | | | 3,876 |

PROJECT DATA

| | |
|----------------------------|---------------------------------|
| APN#: | 141-34-002H |
| Property Address: | 1919 N. 46th ST. Mesa, AZ 85205 |
| Existing Zoning: | LI |
| Net Site Area: | 1,457,891 S.F. (33.47 AC.) |
| Additional ROW Dedication: | 11,936 S.F. (0.27AC.) |
| New Net Site Area: | 1,445,955 S.F. (33.19 AC.) |

| | |
|---------------------------|--------------|
| Retail Building Area: | 6,929 S.F. |
| Industrial Building Area: | 551,500 S.F. |
| Total Building Area: | 558,429 S.F. |
| Building Coverage: | 38.6% |

PROJECT DATA - INDUSTRIAL

| | |
|------------------------------------|--------------------------|
| Net Site Area: | 1,330,255 SF. (30.54 AC) |
| Building Area: | 551,500 SF. |
| Coverage: | 41.5% |
| Ped Node/Open Space Required (1%): | 5,515 SF. |
| Ped Node/Open Space Provided: | 6,320 SF. |

PARKING REQUIRED:

| | |
|--|-------------|
| Office 25% (104,000 S.F.) @ 1/375 S.F.: | 368 Spaces |
| Warehouse 75% (413,625 S.F.) @ 1/900 S.F.: | 460 Spaces |
| Total Parking Required: | 827 Spaces |
| Parking Provided: | 827 Spaces |
| ADA Parking Required: | 17 Spaces |
| ADA Parking Provided: | 28 Spaces |
| Max Building Height Allowed: | 40' Max. |
| Proposed Building Height: | 45'-0" Max. |

PROJECT DATA - RETAIL

| | |
|----------------|-----------------------|
| Net Site Area: | 115,700 SF. (2.66 AC) |
| Building Area: | 6,929 SF. |
| Coverage: | 6% |

PARKING REQUIRED:

| | |
|--|-----------|
| Restaurant/Drive-thru (6,929 S.F.) @ 1/100 S.F.: | 69 Spaces |
| Restaurant Patio (600 S.F.) @ 1/200 S.F.: | 3 Spaces |
| Total Parking Required: | 72 Spaces |
| Parking Provided: | 94 Spaces |
| ADA Parking Required: | 4 Spaces |
| ADA Parking Provided: | 5 Spaces |
| Proposed Height: | 26'-0" |



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