

KIDS INC.

9327 E CADENCE PARKWAY
MESA, AZ 85212

PROJECT TEAM

OWNER / DEVELOPER

KIDS INCORPORATED
1550 N 40TH STREET #2
MESA, ARIZONA 85205
CONTACT: JEANIE SMITH
PHONE: (480) 899-5437
EMAIL: KILC@COX.NET

ARCHITECT

JOHN REDDELL ARCHITECTS, INC.
4992 S 158TH STREET
GILBERT, ARIZONA 85298
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PHONE: (602) 531-2854
EMAIL: JOHN@REDDELLARCHITECTS.COM

LANDSCAPE ARCHITECT

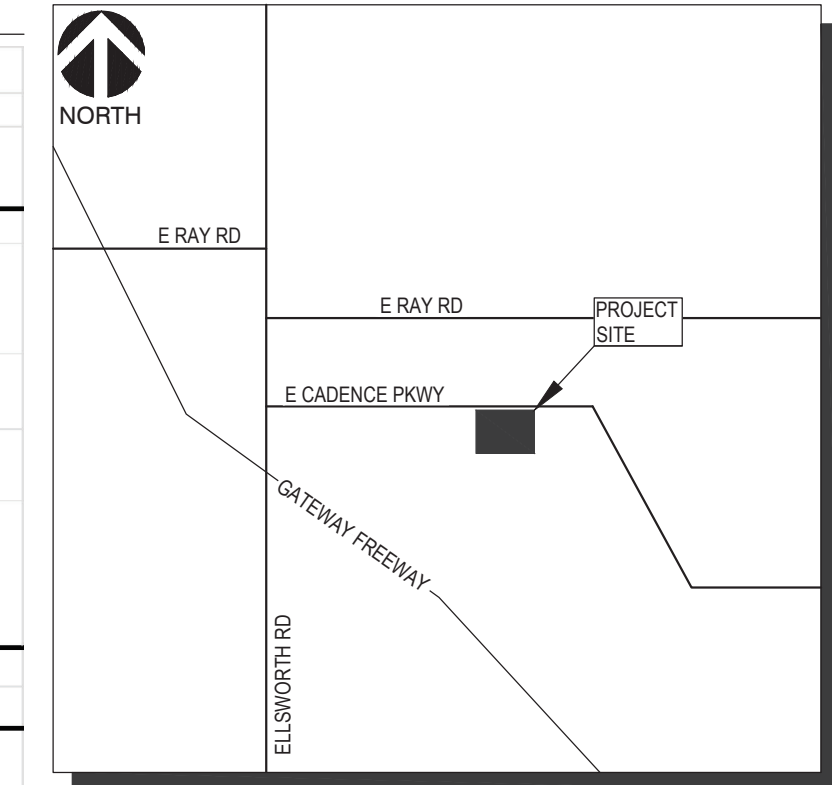
WERK | URBAN DESIGN
7520 E. 2ND STREET SUITE 1004,
SCOTTSDALE, AZ. 85213
CONTACT: JOSEPH STARBUCK
PHONE: (602) 429-9922
EMAIL: JOSEPH@WERKURBANDESIGN.COM

CIVIL ENGINEER

GARNERGROUP ENGINEERING
2064 E NORCROFT STREET
MESA, AZ. 85213
CONTACT: CLINTON GARNER
PHONE: (480) 292-2673
EMAIL: CLINT@GARNERGROUPAZ.COM

LANDSCAPE REQUIREMENTS

ZONING: (PC)	REQUIRED TREES	REQUIRED SHRUBS	PROVIDED
STREET FRONTAGE CADENCE PKWY: 139.02 LF (driveway not included) 1 Tree 6 Shrubs per 25 LF	6	36	Existing trees and shrubs shall be protected in place
PERIMETER LANDSCAPE: NORTH PERIMETER: 139.02 LF (driveway not included) 3 Trees 20 Shrubs per 100 LF EAST PERIMETER: 203.56 LF 3 Trees 20 Shrubs per 100 LF SOUTH PERIMETER: 193.68 LF 3 Tree 20 Shrubs per 100 LF Perimeter Tree Sizes: 36" box: 25% min; 24" box: 50% min; no trees smaller than 15 gallon	5	28	5 trees, 54 shrubs
OPEN SPACE REQUIREMENTS 50% of all open space shall contain live plant material (6,163 SF / SIGHT VISIBILITY TRIANGLE: 386'x15'	7	41	7 trees, 61 shrubs
	6	39	6 trees, 55 shrubs
			5/18 = 27% 10/18 = 55% Confirmed
			PROVIDED 6,315 SF
			Right turn only, Not shown on plans
MINIMUM TREE SIZE Min 25% 36" box, Min 50% 24" box, No trees shall be smaller than 15-gallon			6/20 = 30% 11/20 = 55% Confirmed
MINIMUM SHRUB SIZE Min 50% 5-gallon or larger, No shrubs shall be less than 1 gallon			100% Confirmed
PARKING LOT LANDSCAPE Landscape islands shall be Min 8' wide and 15' in length for single 1 tree 3 shrubs per island, Min 10% trees shall be 36" box, other trees to be at least 24" box	1	3	Confirmed 1 tree, 6 shrubs
OVERLAY / SPECIAL DISTRICTS: N/A			
ADDITIONAL NOTES: Min 50% landscape shall be vegetative material at maturity			Confirmed
FOUNDATION BASE PLANTING FOUNDATION: 272.22 LF (not including play area) Min 1 tree per 50 LF, (trees in parking lot and within 30' of the building may be counted), 10% min 36" box, and remainder shall be min 24" box	6		6 trees
EXTERIOR WALLS VISIBLE FROM PUBLIC PARKING OR ROW WITH PUBLIC ENTRANCES: landscape area equal in length to Min 33% of adjacent exterior wall			Foundation Planting Provided: North: 71% landscape West: 38% landscape
EXTERIOR WALLS VISIBLE FROM PUBLIC PARKING OR ROW WITH PUBLIC ENTRANCES: landscape area equal in length to Min 25% of adjacent exterior wall			Foundation Planting Provided: South: 76% landscape



VICINITY MAP

CITY OF MESA
N.T.S.

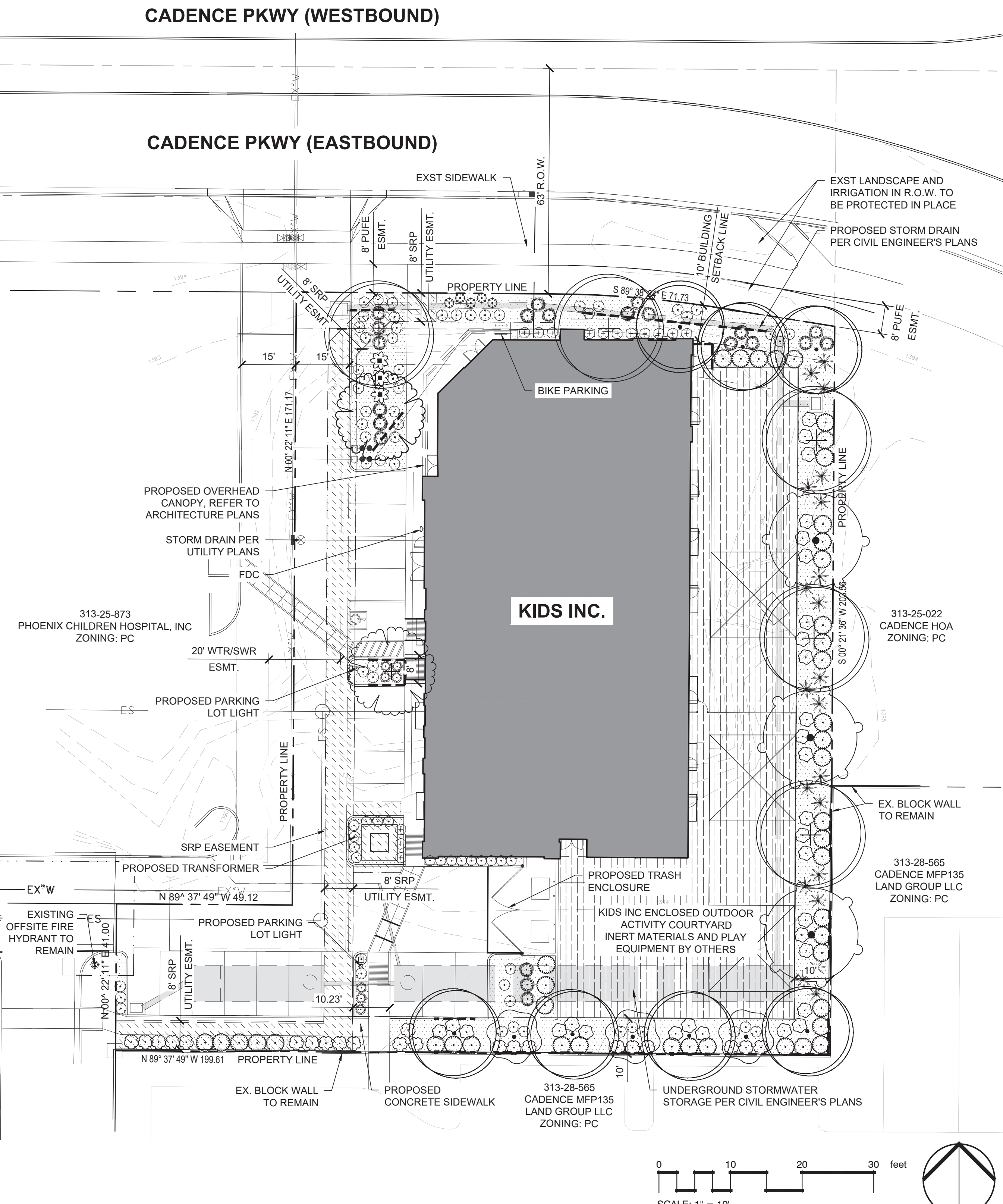
PROJECT INFORMATION

ADDRESS: 9327 E CADENCE PARKWAY,
MESA, ARIZONA 85212
A.P.N.: 313-25-874
GROSS AREA: 33,681 SQ. FT. (0.771 ACRES)
SLOPE ANALYSIS: THERE ARE NO SLOPES
GREATER THAN 10%

LEGAL DESCRIPTION

LOT 2 OF LAND SPLIT LOT 5 OF CADENCE AT GATEWAY SOUTH ACCORDING TO THE PLAT OF RECORDS IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 1636 OF MAPS, PAGE 37

LANDSCAPE PLAN



SHEET INDEX

L1.01	LANDSCAPE PLAN
L1.51	LANDSCAPE DETAILS
L2.01	IRRIGATION PLAN
L2.51	IRRIGATION DETAILS
L2.52	IRRIGATION DETAILS

PROJECT NARRATIVE

THIS PROPOSED KIDS INCORPORATED LEARNING CENTER IS LOCATED SOUTH OF CADENCE PARKWAY AT GATEWAY SOUTH, ON LOT 2, IN MESA, AZ. THE PROPOSED DEVELOPMENT IS LOCATED ADJACENT TO A MOUNTAINSIDE FITNESS AND A MULTI-FAMILY DEVELOPMENT. THE CADENCE PARKWAY RIGHT-OF-WAY HAS EXISTING PLANTING AND IRRIGATION. THESE IMPROVEMENTS ARE TO BE PROTECTED IN PLACE AS A PART OF OUR DEVELOPMENT.

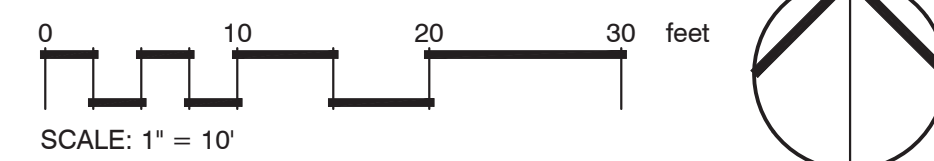
PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	PLANTING SIZE	CALIPER	HEIGHT	WIDTH	MATURE SIZE	VEGETATION CREDIT	
	1	Pistacia x 'Red Push' Pistache	24" Box	1.0"-1.5"	7.0'-9.0'	2.5'-3.5'	25' x 25'	50 SF	
	1	Pistacia x 'Red Push' Pistache	36" Box	1.75"-2.25"	9.0'-11.0'	4.0'-5.0'	25' x 25'	50 SF	
	3	Quercus virginiana Southern Live Oak	24" Box	1.0"-1.5"	7.0'-9.0'	3.0'-4.0'	30' x 30'	100 SF	
	3	Sophora secundiflora Texas Mountain Laurel	15 gal	0.5"-0.75"	2.0'-3.0'	1.0'-2.0'	15' x 15'	25 SF	
	7	Ulmus parvifolia Evergreen Elm	24" Box	1.0"-1.5"	7.0'-9.0'	3.0'-4.0'	30' x 30'	100 SF	
	5	Ulmus parvifolia Evergreen Elm	36" Box	1.75"-2.5"	10.0'-12.0'	6.0'-8.0'	30' x 30'	100 SF	
ACCENTS & GRASSES	QTY	BOTANICAL / COMMON NAME	SIZE	VEGETATION CREDIT	GROUNDCOVER & SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE	VEGETATION CREDIT
	3	Agave vilmoriniana Octopus Agave	5 gal	10 SF		12	Lantana montevidensis Purple Trailing Lantana	5 gal	25 SF
	7	Bouteloua gracilis 'Blonde Ambition' Blonde Ambition Blue Grama	5 gal	5 SF		47	Lantana x 'New Gold' New Gold Lantana	5 gal	25 SF
	5	Euphorbia rigida Yellow Spurge	5 gal	10 SF		44	Leucophyllum laevigatum Chihuahuan Sage	5 gal	25 SF
	21	Hesperaloe funifera Giant Hesperaloe	5 gal	25 SF		30	Rosmarinus officinalis 'Huntington Carpet' Huntington Carpet Rosemary	5 gal	25 SF
	21	Muhlenbergia capillaris 'Regal Mist' TM Regal Mist Muhly	5 gal	5 SF		14	Ruellia brittoniana Purple Ruellia	5 gal	10 SF
GROUNDCOVER & SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE	VEGETATION CREDIT					
	16	Callistemon viminalis 'Little John' Little John Weeping Bottlebrush	5 gal	10 SF					
	22	Eremophila hygrophana 'Blue Bells' Blue Bells Emu Bush	5 gal	10 SF					

INERT MATERIALS SCHEDULE

SYMBOL	DESCRIPTION	QTY	SYMBOL	DESCRIPTION	QTY
	Root barrier UB 24-2, install per detail on sheet L1.51 Available through DeepRoot (415) 781-9700	275 lf		Playground, Artificial Turf & Sports Court By Others	7,082 sf
	SRP Utility Easement	2,546 sf		1/2" Screened - 2' Depth Color: Mahogany	6,040 sf

NOTE:
EXISTING LANDSCAPE AND IRRIGATION IN R.O.W. TO BE PROTECTED IN PLACE.



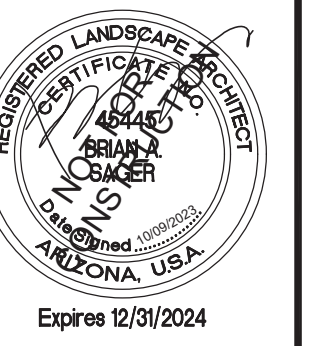
KIDS INCORPORATED

REV	DESCRIPTION	DATE	APPR

LANDSCAPE PLAN

KIDS INC. PREPARED FOR 9327 E CADENCE PARKWAY ARIZONA MESA

PROJECT No.	23009
SCALE (H):	AS SHOWN
SCALE (V):	NONE
DRAWN BY:	JL
DESIGN BY:	JL
CHECK BY:	JS
DATE:	10/09/2023



CALL TWO WORKING DAYS BEFORE YOU DIG
602-263-1100
1-800-STAKE-IT
(OUTSIDE MARICOPA COUNTY)