

BULLET PROOF DIESEL BUILDING EXPANSIONPRELIMINARY LANDSCAPE PLAN

4 2 4 5 E A S T P A L M S T R E E T | M E S A | A Z | 8 5 2 1 5

GENERAL NOTES :

1.

ALL PLANTING AREAS ARE TO HAVE DECOMPOSED GRANITE TOP DRESSING. ALL GRANITE IS TO BE 2" DEPTH, COLOR AS SPECIFIED, TYP.
2.

NO PLANT SUBSTITUTIONS ALLOWED UNLESS APPROVED IN WRITING BY LANDSCAPE ARCHITECT AND CONFORMING TO LOCAL AGENCY'S APPROVED PLANT LIST.
3.

LANDSCAPE ARCHITECT IS TO APPROVE ALL PLANT MATERIAL PRIOR TO DELIVERY TO SITE. ONE WEEK MINIMUM NOTICE.
4.

LANDSCAPE ARCHITECT TO INSPECT TREES PRIOR TO PURCHASE.
5.

LANDSCAPE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL CONDITIONS ON SITE PRIOR TO PROJECT START-UP.
6.

REFER TO PLANTING DETAILS. BACKFILL: NATIVE SOILS FREE OF CONTAMINATION AND ROCKS OVER 3 INCHES IN DIAMETER.
7.

COMPLETE ALL TRENCHING, LANDSCAPE GRADING, BERMING AND SWALES PRIOR TO START OF PLANTING.
8.

LANDSCAPE CONTRACTOR IS RESPONSIBLE TO REPAIR ANY DAMAGES MADE TO EXISTING LANDSCAPING, UNDERGROUND UTILITIES, IRRIGATION LINES, ELECTRICAL LINES, ETC., AT HIS EXPENSE.
9.

ANY PLANT MATERIAL NOT SHOWN TO REMAIN ON PLAN IS TO BE REMOVED.
10.

ADJUST ALL NEW LANDSCAPING AS NECESSARY TO ACCOMMODATE EXISTING LANDSCAPE TO REMAIN.
11.

CONTRACTOR IS TO VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO ANY SITE WORK BEING EXECUTED.
12.

QUANTITIES ON PLAN ARE PROVIDED FOR BIDDING PURPOSES ONLY. LANDSCAPE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL QUANTITIES PRIOR TO CONSTRUCTION.
13.

ALL AREAS DISTURBED DURING CONSTRUCTION ARE TO BE FINE GRADED AND TREATED TO BLEND EVENLY WITH ALL NEWLY CONSTRUCTED AREAS.
14.

LANDSCAPE ARCHITECT / OWNERS REPRESENTATIVE RESERVES THE RIGHT TO REJECT ANY PLANT MATERIAL THAT IS DETERMINED TO NOT SATISFY THE DESIGN INTENT OF THE LANDSCAPE PLAN BASED ON SIZE, SHAPE, APPEARANCE, HEALTH, OR IMPROPER CARE.
15.

NOTE: SURFACE-FERTILIZE PLANTS AS PART OF COMMON-AREA MAINTENANCE CONTRACT.
16.

APPLY A SOLUTION OF "SUPERTHRIVE" COMBINED WITH LIQUID CHELATED IRON SUPPLEMENT AS PLANT IS BEING WATERED IN AT THE FOLLOWING RATES:
-BASIC MIX: 1/4 TSP. (TEASPOON) SUPERTHRIVE AND 1 TSP. IRON SUPPLEMENT PER GAL. OF WATER.
-TREES: APPLY 4 GALLONS OF BASIC MIX.
-SHRUBS AND SUCCULENTS 1 GAL. AND 5 GAL.: APPLY 1 GALLON OF BASIC MIX.
-SHRUBS AND SUCCULENTS 15 GAL.: APPLY 2 GALLONS OF BASIC MIX.
17.

REMOVE NURSERY PROVIDED STAKING AND TAPING FROM ALL PLANTS, IF APPLICABLE. STAKE NURSERY GROWN TREES AS DETAILED.
18.

WATER SUPPLY MUST BE OPERATIONAL PRIOR TO PLANT INSTALLATION.
19.

PRUNE DEAD OR DAMAGED BRANCHES AFTER PLANTING. PRUNE TREES OF LIVING BRANCHES, ONLY IF DIRECTED BY THE LANDSCAPE ARCHITECT OR OWNER, AFTER PLANTING.
20.

BEFORE PLANTING, STAKE OR FLAG THE LOCATION OF ALL PLANTS OR PLACE CONTAINERS UP TO 15 GAL. AT LOCATIONS SHOWN ON PLAN AND ARRANGE TO HAVE THE LANDSCAPE ARCHITECT REVIEW AND APPROVE THE LOCATIONS. LANDSCAPE ARCHITECT MAY REVISE LOCATIONS ONCE BEFORE PLANTING.
21.

REMOVE ALL WEED GROWTH FROM AREAS TO BE LANDSCAPED. IF WEED CONTROL IS NEEDED, USE CAREFULLY APPLIED CONTACT HERBICIDE, "ROUND-UP" OR EQUAL. APPLY BY HAND SPRAYER TO AVOID DAMAGE TO NEW PLANTS.
22.

ALL BOULDERS ARE TO BE GRANITE 'SURFACE SELECT', SIZE PER PLAN. ALL BOULDERS ARE TO BE BURIED 1/3 IN SOIL.
23.

ALL SWALE CHANNELS ARE TO HAVE 6" - 8" FRACTURED GRANITE OR OTHER APPROVED STONE MATERIAL INSTALLED TO PREVENT EROSION.
24.

ALL DOWNSPOUTS / SCUPPERS ARE TO HAVE 3"x3, 3" - 6" FRACTURED GRANITE OR OTHER APPROVED STONE MATERIAL INSTALLED TO PREVENT EROSION.
25.

ALL BERM CONTOUR INTERVALS ARE AT 1'-0". SLOPES NOT TO EXCEED 4:1.
26.

ALL TURF IS TO BE 'MID-IRON' HYBRID VARIETY.
27.

ALL HEADER IS TO BE CAST IN PLACE CONCRETE. COLOR TO BE SELECTED.
28.

CONTRACTOR IS RESPONSIBLE TO COORDINATE HEADER INSTALLATION WITH GRADING CONTRACTOR. ANY LOCATIONS WHERE RIP-RAP SWALES ARE ADJACENT TO TURF AREAS, HEADER IS TO HAVE A DRAINAGE OUTLET (TURN-DOWN) FOR THE WIDTH OF THE RIP RAP AREA, TYP.
29.

CONTRACTOR TO ENSURE THAT SLEEVING FOR IRRIGATION GOES UNDER EVERY DRIVEWAY (INCLUDING Z-LOTS).
30.

ALL LANDSCAPING AND STRUCTURES CONSTRUCTED FROM THIS PLAN HAVE BEEN DESIGNED WITHIN STANDARD CITY REQUIREMENTS AND SHALL BE THE RESPONSIBILITY OF THE DEVELOPER / HOA TO MAKE NECESSARY REPAIRS DUE TO VANDALISM / THEFT / OR NEGLIGENCE. DEVELOPER / HOA DOES NOT HOLD (YOUNG DESIGN GROUP, LLC) RESPONSIBLE FOR ANY DAMAGES INCURRED AS SUCH.
31.

JUTE NETTING TO BE INSTALLED ON ALL SLOPES GREATER THAN 4:1 WITH 100% LIVE PLANT COVER.
32.

WARRANTY ALL PLANT MATERIAL TO BE IN HEALTHY GROWTH FOR THE PERIODS OF: TREES: 365 DAYS SHRUBS, VINES AND GROUNDCOVERS: 90 DAYS, STARTING AT DATE OF FINAL ACCEPTANCE, REPLACE MATERIAL NOT SHOWING HEALTHY GROWTH WITHIN 10 WORKING DAYS OF NOTIFICATION BY OWNER.
33.

YDG DOES NOT WARRANTY AVAILABILITY OF SPECIES OR SIZES OF PLANTS LISTED. "AVAILABLE" SHALL MEAN AVAILABLE IN A WHOLESALE NURSERY IN ARIZONA OR CALIFORNIA. NOTIFY OWNER AND YDG OF NON-AVAILABILITY FOR ISSUANCE OF SUBSTITUTION BY YDG.
34.

CITY APPROVAL OF THESE PLANS SHALL SIGNIFY AND CONFIRM OWNER'S CAREFUL REVIEW AND APPROVAL OF THESE PLANS, INCLUDING PLANT SPECIES AND SIZES LISTED. OWNER SHALL OBTAIN UNIT PLANT COSTS, INSTALLED & GUARANTEED.
35.

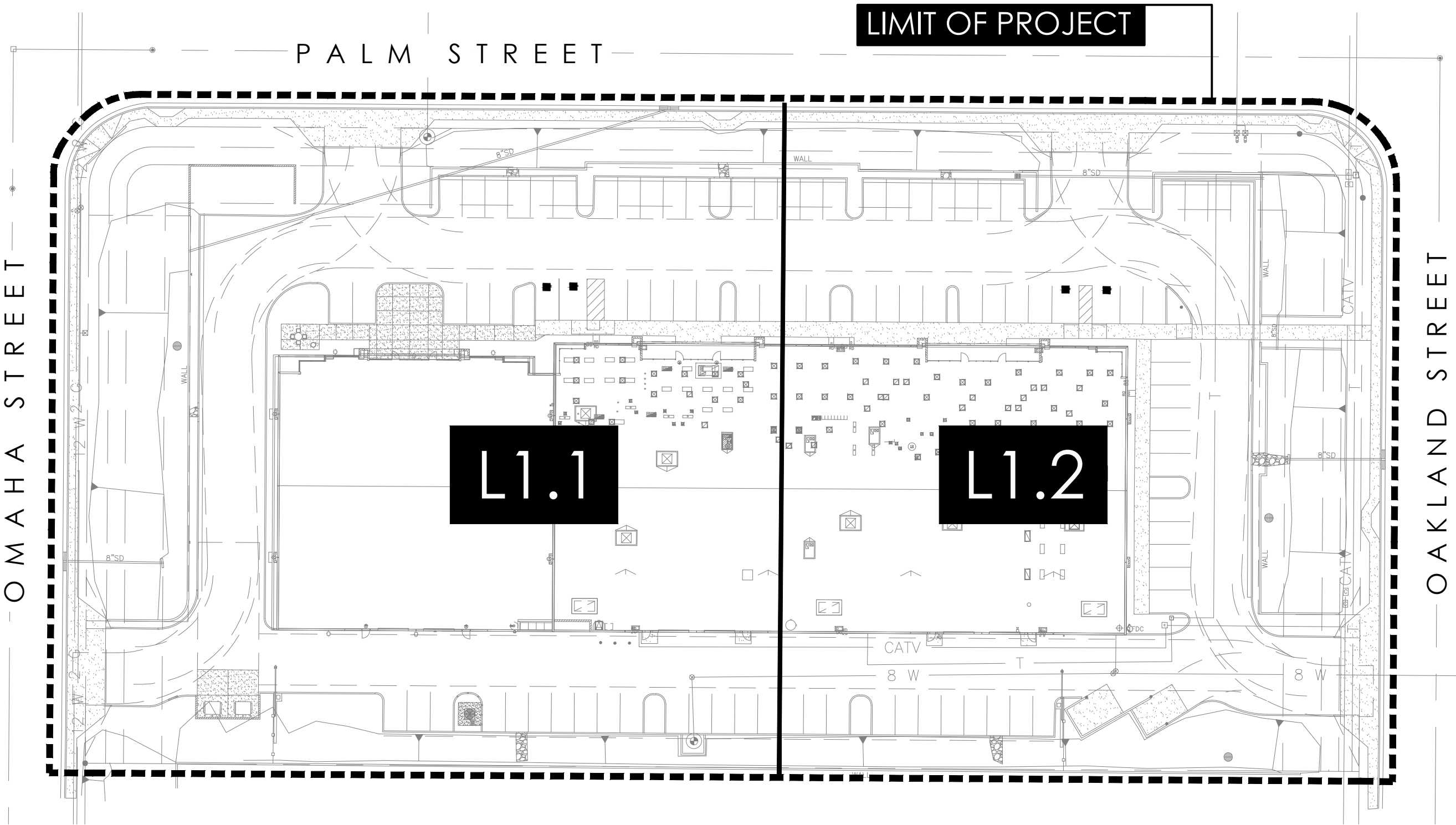
TYPICAL MINIMUM SETBACKS FROM EDGE OF WALKS, DRIVES AND BUILDINGS: TREES: 6 FT.; SHRUBS: 3 FT.; GROUNDCOVER: 2 FT. (UNLESS NOTED OTHERWISE IN GEOTECH / SOILS REPORT WHICH SHALL GOVERN IN LIEU OF SETBACKS RECOMMENDED HEREIN / CONTRACTOR TO ADJUST OR ELIMINATE PLANTS TO COMPLY WITH GEOTECH RECOMMENDATIONS AS NEEDED) AREAS IN SIGHT TRIANGLES SHALL HAVE NO OBSTRUCTION GREATER THAN 2 FT. HT. AND TREES SHALL HAVE CANOPY HIGHER THAN 7 FT. AT TIME OF PLANTING.
36.

NOTE THAT NURSERY-GROWN TREES MUST HAVE TRUNK DIAMETER IN PROPORTION TO HEIGHT, AND THAT CONTRACTOR MUST INSPECT EACH TREE FOR ROOT-BINDING AND OTHER GROWTH DEFECTS, AND REMOVE DEFECTIVE PLANTS FROM THE SITE.
37.

TREES TO MEET LOCAL JURISDICTIONS ZONING SIZE REQUIREMENTS AT THE TIME OF PLANTING. TREES THAT DO NOT MEET MIN. REQUIREMENTS SHALL BE REPLACED IN KIND WITH TREE THAT MEETS REQUIREMENTS.
38.

ANY DISTURBED AREAS AREAS NOT INITIALLY BUILT UPON WILL NEED A COUNTY / CITY APPROVED DUST CONTROL MATERIAL INSTALLED.
39.

TREES THAT ARE PLANTED AS 24" BOX MUST HAVE 2" CALIPER AFTER FIRST YEAR OF GROWTH.



OVERALL SITE PLAN

CITY OF MESA NOTES

- A.

REQUIRED TREES SHALL BE A MINIMUM SIZE AS SPECIFIED IN THE ARIZONA NURSERY ASSOCIATION "RECOMMENDED TREE SPECIFICATIONS" LATEST EDITION 11-33-2(B)2
- B.

ALL LANDSCAPE MATERIAL INSTALLED SHALL BE MAINTAINED BY OWNER / LESSEE IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLAN. 11-33-3(I)2&3
- C.

ALL TREES AND SHRUBS LOCATED IN THE LINE-OF-SIGHT WILL BE MAINTAINED FOR A CLEAR AREA BETWEEN 3'-7" AND SHOW LINE OF SIGHT ON LANDSCAPE PLAN.
- D.

REQUIRED LANDSCAPE AREAS SHALL BE FREE FROM ENCROACHMENT BY AND USE, STRUCTURE, VEHICLE OR FEATURE NOT A PART OF THE LANDSCAPING DESIGN. 11-33-3(A)
- E.

BACKFLOW PREVENTERS 2" OR LARGER SHALL BE SCREENED WITH LANDSCAPE MATERIAL LOCATED WITHIN A 6' RADIUS OF THE BACKFLOW PREVENTERS. ALL BACKFLOW PREVENTERS LESS THAN 2" SHALL BE PLACED IN A WIRE MESH BASKET AND PAINTED GREEN. (THE POLICE DEPARTMENTS CRIME PREVENTION DIVISION HAS REQUESTED THE CHANGE TO GREEN TO DISCOURAGE THEFT.) [PAGE 30]

NATIVE PLANT INFORMATION

EXISTING TREES ARE LOCATED THROUGHOUT THE PROPERTY AND ARE TO BE PRESERVED IN PLACE EXCEPT FOR THE REPLACEMENT OF (3) SWEET ACACIA TREES IN EXISTING PARKING ISLANDS DUE TO MAINTENANCE CONCERNS. ALL OTHER EXISTING TREE CONDITIONS ARE CONSIDERED GOOD. THIS SITE DOES NOT FALL WITHIN THE CITY'S DESERT UPLANDS AREA AND DOES NOT REQUIRE A NATIVE PLANT PRESERVATION PLAN.

MISC. NOTES

- A MINIMUM OF 3' CLEARANCE SHALL BE MAINTAINED AROUND ALL FIRE HYDRANTS WHERE NOTHING WILL BE PLANTED OR WILL GROW.

MAINTENANCE NOTES

UPON COMPLETION OF LANDSCAPE IMPROVEMENTS, MAINTENANCE CONTRACTOR IS TO PROVIDE A "NATURAL" MAINTENANCE PROGRAM TO ALL PERIMETER LANDSCAPE AREAS INCLUDING STREET FRONTAGES AND RETENTION BASIN AREAS. ALL INTERIOR COURTYARD AND MAIN DRIVE LANDSCAPE AREAS ARE TO BE MAINTAINED IN A "FORMAL" MANNER. ALL AREAS ARE TO BE MAINTAINED IN ACCORDANCE WITH THE BEST MANAGEMENT PRACTICES OF THE LANDSCAPE INDUSTRY.

LANDSCAPE CALCULATIONS

TOTAL LANDSCAPE AREA (+/-) 37,735 S.F.
PERCENT OF NET SITE AREA (+/-) 24.00%

LOCATION	REQUIRED TREES / SHRUBS	PROVIDED TREES / SHRUBS	COMPLIES
OAKLAND STREET	1 TREE + 6 SHRUBS / 25' L.F. (+/-)215' = 9 TREES / 54 SHRUBS	13 TREES / 85 SHRUBS	YES
PALM STREET	1 TREE + 6 SHRUBS / 25' L.F. (+/-)443' = 18 TREES / 108 SHRUBS	19 TREES / 111 SHRUBS	YES
OMAHA STREET	1 TREE + 6 SHRUBS / 25' L.F. (+/-)222' = 9 TREES / 54 SHRUBS	11 TREES / 84 SHRUBS	YES
SOUTH PERIMETER SETBACK	3 TREES + 20 SHRUBS / 100' L.F. (+/-)507' = 16 TREES / 101 SHRUBS	17 TREES / 101 SHRUBS	YES
INTERIOR PARKING LOT	1 TREE + 3 SHRUBS / 8 PARKING STALLS 92 STALLS = 12 TREES / 36 SHRUBS	12 TREES / 39 SHRUBS	YES
FOUNDATION BASE LANDSCAPING	1 TREE / 50' L.F. (INCL. TREES WITHIN 30') (+/-)556' = 11 TREES	13 TREES	YES

NOTE: ALL EXISTING TREES AND SHRUBS ON SITE ARE CONSIDERED MATURE AND COUNT TOWARDS MINIMUM 36" BOX TREE REQUIREMENT AND 5 GALLON SHRUB REQUIREMENT. NEW TREES SPECIFIED ON PLANS ARE 24" BOX AND EXCEED MESA CITY MINIMUMS FOR BOX SIZES / QUANTITIES AS REQUIRED PER MZO 11-33. ALL NEW SHRUBS / ACCENTS SPECIFIED ARE MINIMUM 5 GALLON (SEE PLANT SCHEDULE FOR SPECIES AND SIZE INFORMATION)

PROJECT TEAM

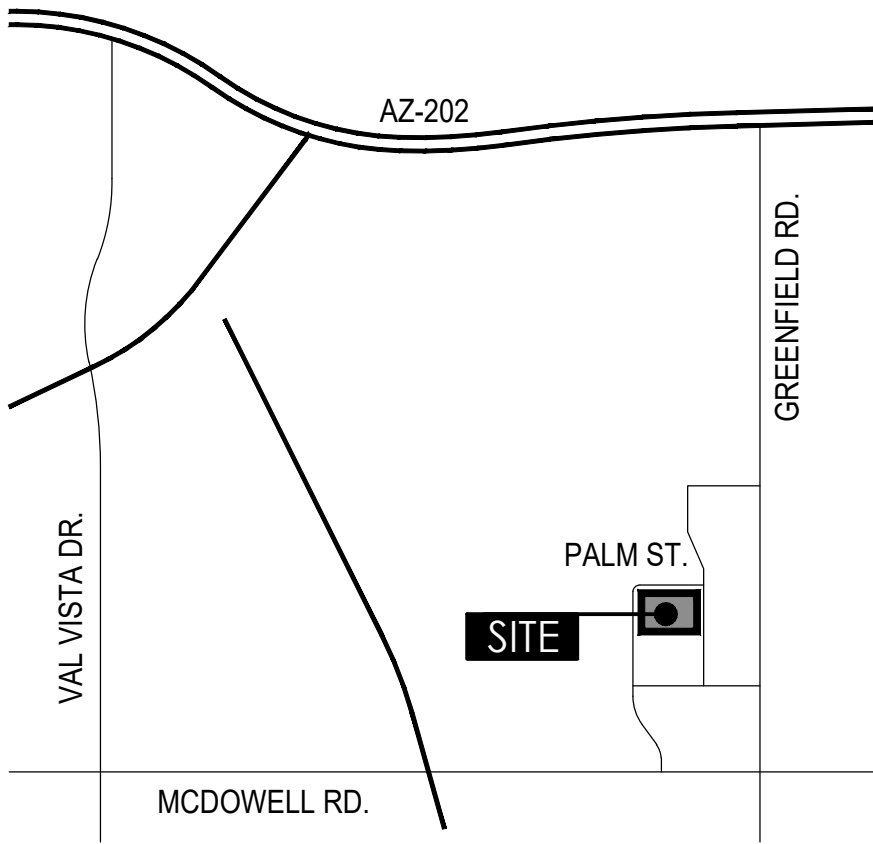
OWNER / DEVELOPER:	ARCHITECT:
BULLET PROOF DIESEL 4245 EAST PALM ST. MESA, AZ 85215 PH: (480) 304-1199 CONTACT: KENNY KREUTER	ROBERT BROWN ARCHITECTS 88 SOUTH SAN MARCOS PL. CHANDLER, AZ 85225 PH: (480) 377-2222 CONTACT: PRESTON JOHNSON preston@rbrownarch.com

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VICINITY MAP

NOT TO SCALE



SHEET INDEX

SHEET #	PAGE #	DESCRIPTION
1	L0.1	COVER SHEET + NOTES
2-3	L1.1 THRU L1.2	PRELIMINARY LANDSCAPE PLAN

PLAN APPROVAL

young | design | group
Landscape Architecture
+ Land Planning
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scottsdale, arizona 85251
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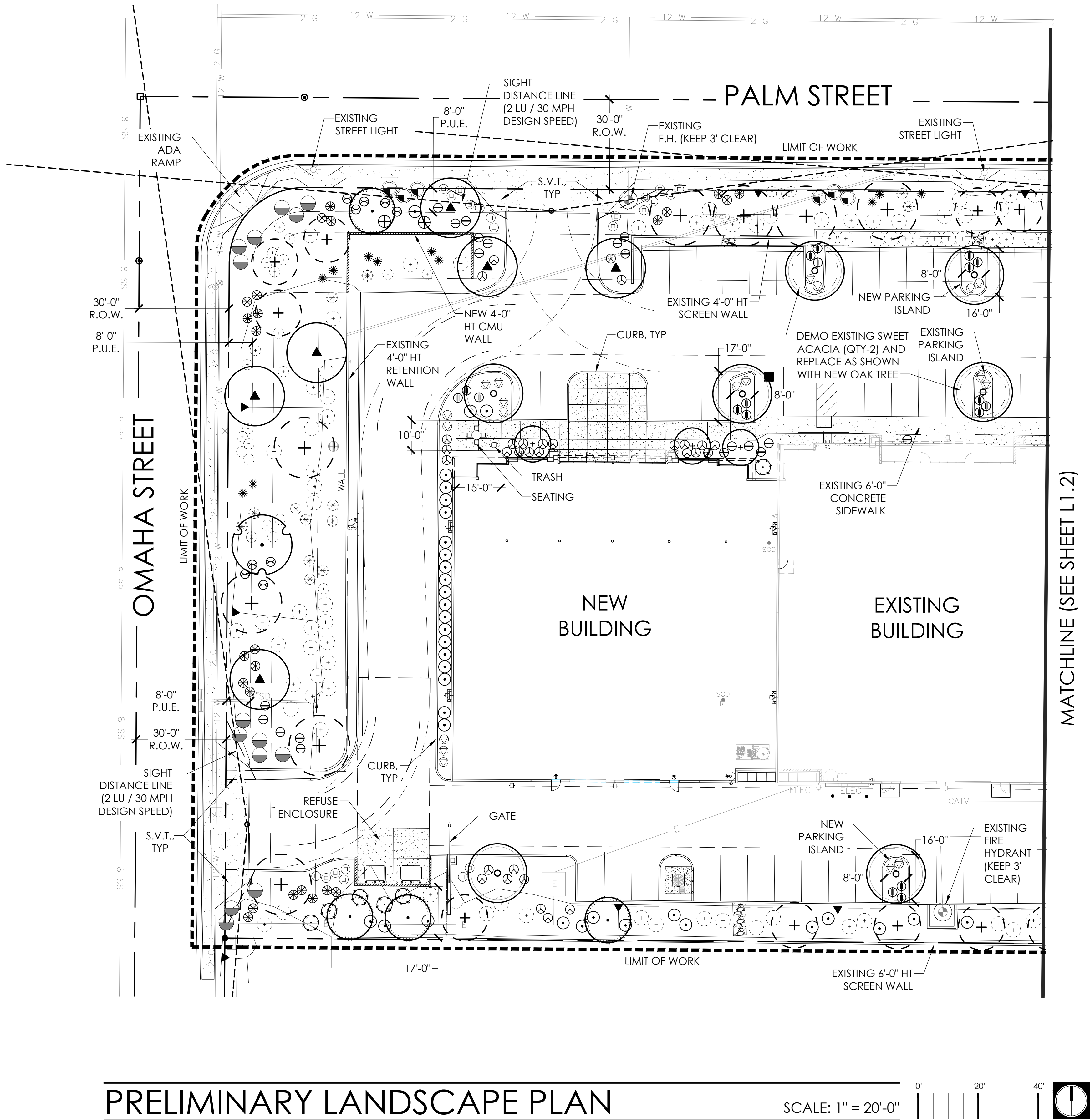
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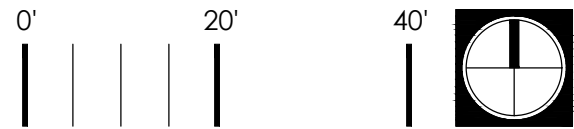
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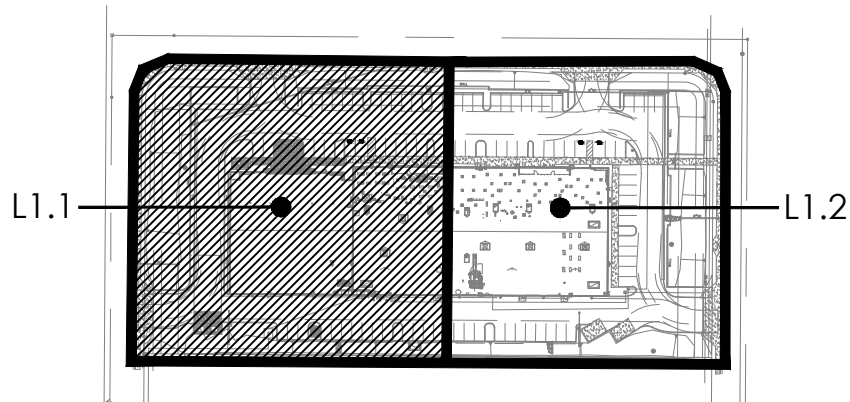
PRELIMINARY LANDSCAPE PLAN

SCALE: 1" = 20'-0"



PLANT SCHEDULE

EXISTING VEGETATION	SIZE / REMARKS	QTY
EXISTING TREE	PRESERVE IN PLACE	PER PLAN
EXISTING ACCENT	PRESERVE IN PLACE	PER PLAN
EXISTING SHRUB	PRESERVE IN PLACE	PER PLAN
TREES	SIZE / REMARKS	QTY
ACACIA ANEURA MULGA ACACIA	24" BOX / STANDARD TRUNK, MATCHED	8
QUERCUS VIRGINIANA LIVE OAK	24" BOX / STANDARD TRUNK, MATCHED	13
CERCIDIUM PRAECOX PALO BREA	24" BOX / MULTI-TRUNK, MATCHED	1
PISTACIA LENTISCUS MASTIC TREE	24" BOX / LOW BREAK TRUNK, MATCHED	3
PROSOPIS CHILENSIS CHILEAN MESQUITE	24" BOX, MULTI-TRUNK, MATCHED	9
SHRUBS		
CAESALPINIA PULCHERRIMA RED BIRD OF PARADISE	5 GAL	6
CALLIANDRA CALIFORNICA FAIRY DUSTER	5 GAL	10
OLEA MONTRA 'LITTLE OLLIE' DWARF FRUITLESS OLIVE	5 GAL	37
LEUCOPHYLLUM LANGMANIAE 'RIO BRAVO' SAGE	5 GAL	39
LEUCOPHYLLUM ZYGOPHYLLUM BLUE RANGER	5 GAL	20
RUELLIA BRITTONIANA BRITISH RUELLIA	5 GAL	27
ACCENTS		
HESPERALOE PARVIFLORA RED YUCCA	5 GAL	35
DASYLIRION WHEELERI DESERT SPOON	5 GAL	14
MUHLENBERGIA CAPILLARIS REGAL MIST DEER GRASS	5 GAL	48
GROUND COVER		
ACACIA REDOLENS 'DESERT CARPET' DESERT CARPET ACACIA	5 GAL	8
EREMOPHILA GLABRA 'MIGNEW GOLD' OUTBACK SUNRISE EMU	1 GAL	30
LANTANA 'NEW GOLD' NEW GOLD LANTANA	1 GAL	37
LANTANA MONTEVIDENSIS PURPLE TRAILING LANTANA	3 GAL	42
INERT MATERIALS		
D.G. DECOMPOSED GRANITE MATCH EXISTING COLOR	1/2" SCREENED 2" MIN DEPTH	ALL NEW L/S AREAS



SHEET KEY

n.t.s.

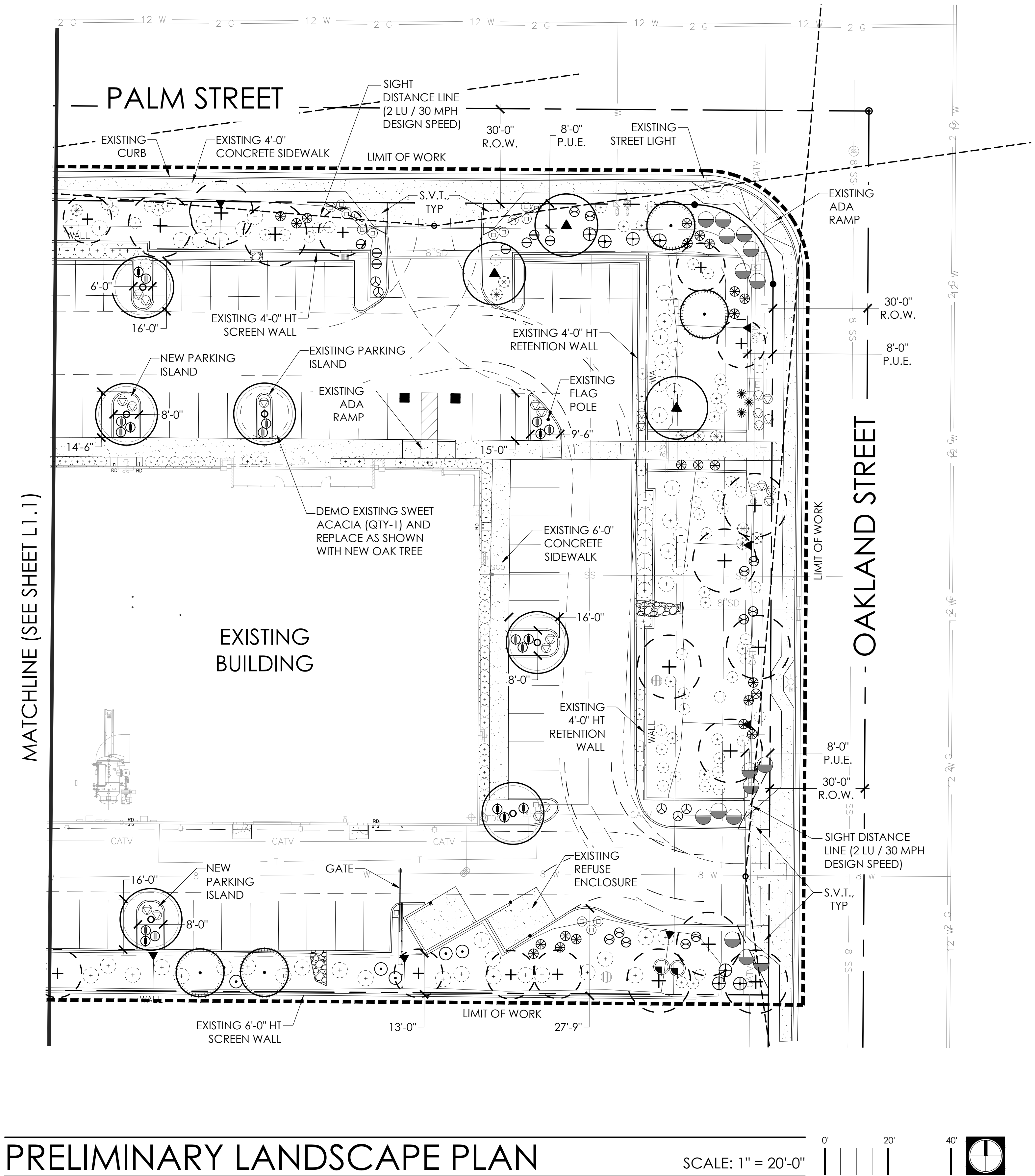






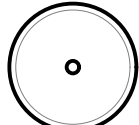
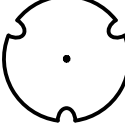















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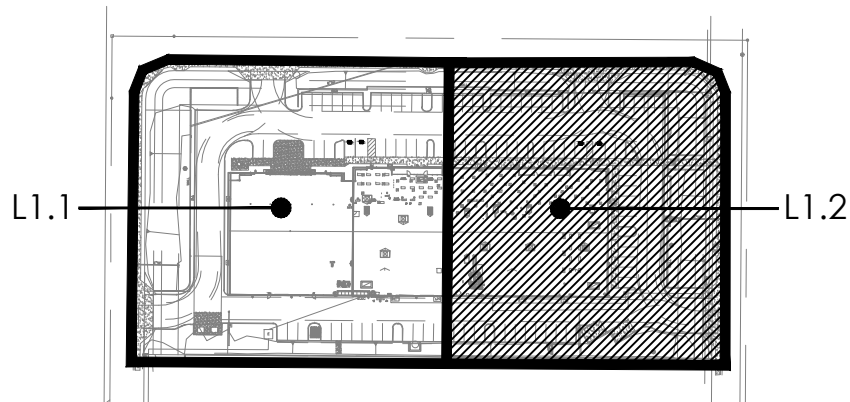
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