

LANDSCAPE LEGEND

- OLEA EUROPEA 'SWAN HILL' SWAN HILL OLIVE 24" BOX (MATCHING)
- QUERCUS VIRGINIANA LIVE OAK 24" BOX (7)
- SOPHORA SECUNDIFLORA TEXAS MOUNTAIN LAUREL 24" BOX
- EXISTING TREE PROTECT FROM CONSTRUCTION
- TECOMA 'ORANGE JUBILEE' 'ORANGE JUBILEE' 5 GALLON
- HESPERALOE PARVIFLORA RED YUCCA 5 GALLON
- DASYLIRION WHEELERII DESERT SPOON 5 GALLON
- CALLISTOMON 'LITTLE JOHN' LITTLE JOHN BOTTLE BRUSH 5 GALLON
- LANTANA MONTEVIDENSIS 'GOLD MOUND' 1 GALLON
- LANTANA MONTEVIDENSIS TRAILING PURPLE 1 GALLON
- MATCH EXISTING GRANITE DECOMPOSED GRANITE 2" DEPTH IN ALL LANDSCAPE AREAS

ADDITIONAL NOTES:
THIS LANDSCAPE IS TO BE MAINTAINED ON A WEEKLY BASIS USING A NATURAL MAINTENANCE PROGRAM AND SHALL BE MAINTAINED IN ACCORDANCE WITH THE BEST MANAGEMENT PRACTICE OF THE LANDSCAPE INDUSTRY.

ALL TREES AND SHRUBS LOCATED IN THE LIGN OF SIGHT WILL BE MAINTAINED FOR A CLEAR AREA BETWEEN 3' TO 7'. THE LIGN OF SITE IS OUT OF THE SCOPE OF WORK ON THIS PROJECT.

ALL LANDSCAPE AREAS WILL BE MAINTAINED BY THIS OWNER OR LESSEE IN ACCORDANCE WITH THESE APPROVED PLANS

REQUIRED LANDSCAPE AREAS SHALL BE FREE FROM EN-CROACHMENT BY ANY USE, STRUCTURE, VEHICLE OR FEATURE NOT PART OF THE LANDSCAPE DESIGN.

PROJECT DATA	
PROJECT NAME:	COBBLESTONE EXPRESS #27 1920 S. ALMA SCHOOL ROAD MESA, ARIZONA 85210
EXISTING USE:	FULL SERVICE CAR WASH W/ LUBE BAYS
PROPOSED USE:	EXPRESS CAR WASH
OWNER:	COBBLESTONE AUTO SPA 3739 E. BELL RD. PHOENIX, AZ 85032 (602) 787-0808 CONTACT: TUCK BETTIN
ARCHITECT:	PM DESIGN GROUP 76 EAST MITCHELL DRIVE PHOENIX, ARIZONA 85012 (602) 457-5269 OFFICE (602) 457-5755 FAX CONTACT: PAT MUSSER

SITE DATA	
SITE GROSS AREA:	66,962 S.F. / 1.54 AC
SITE NET AREA:	47,338 S.F. / 1.08 AC
APN #:	134-26-572
BUILDING FOOTPRINT:	8,373 S.F.
PARKING CANOPIES:	3,733 S.F. P.O.S. CANOPIES: 450 S.F.
BUILDING COVERAGE:	8,373 S.F. / 47,338 S.F. = 17.7%
IMPERVIOUS COVERAGE:	36,470 S.F. / 47,338 S.F. = 77%
LANDSCAPE:	10,868 S.F. / 47,338 S.F. = 23%
ZONING - CURRENT:	LC
ZONING - PROPOSED:	LC
GENERAL PLAN DESIGNATION:	COMMERCIAL
BUILDING HEIGHT:	MAXIMUM: 30'-0" PROVIDED: ±24'-0"
PARKING:	REQUIRED: (1) SPACE PER 375 S.F. OF BUILDING AREA 22 SPACES 8,373 S.F. / 375 = PARKING PROVIDED: COVERED PARKING SPACES: 21 SPACES COVERED ACCESSIBLE PARKING SPACES: 2 SPACES EMPLOYEE PARKING SPACES: 4 SPACES TOTAL PROVIDED: 27 SPACES
SETBACKS:	STREETS: SETBACKS: REQ'D: PROVIDED: STREET FRONT (EAST) 15' 20'-9" SIDE STREET (NORTH) 20' 28'-4" SIDE (SOUTH) 0' 55'-10" REAR (WEST) 0' 113'-8"
TYPE OF CONSTRUCTION:	VB - SPRINKLERED OCCUPANCY TYPE: B (BUSINESS)



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REVISION	DATE	MARK	DESCRIPTION
	12/18/17		SUP / SCIP SUBMITTAL

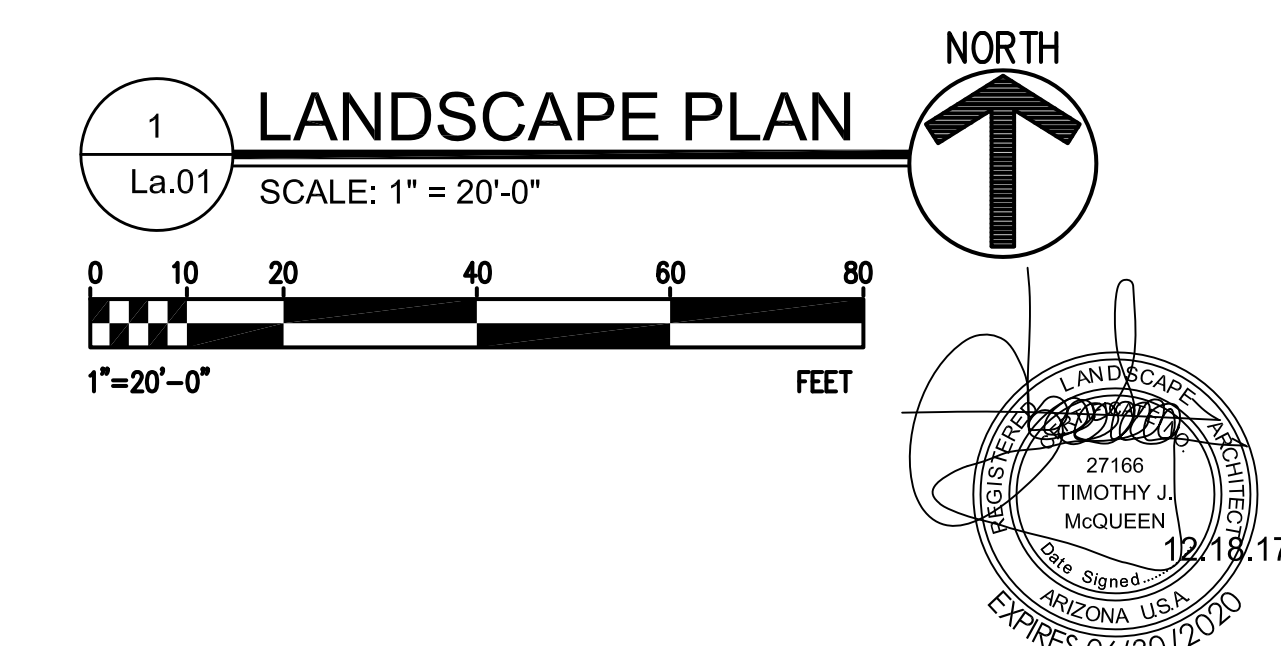
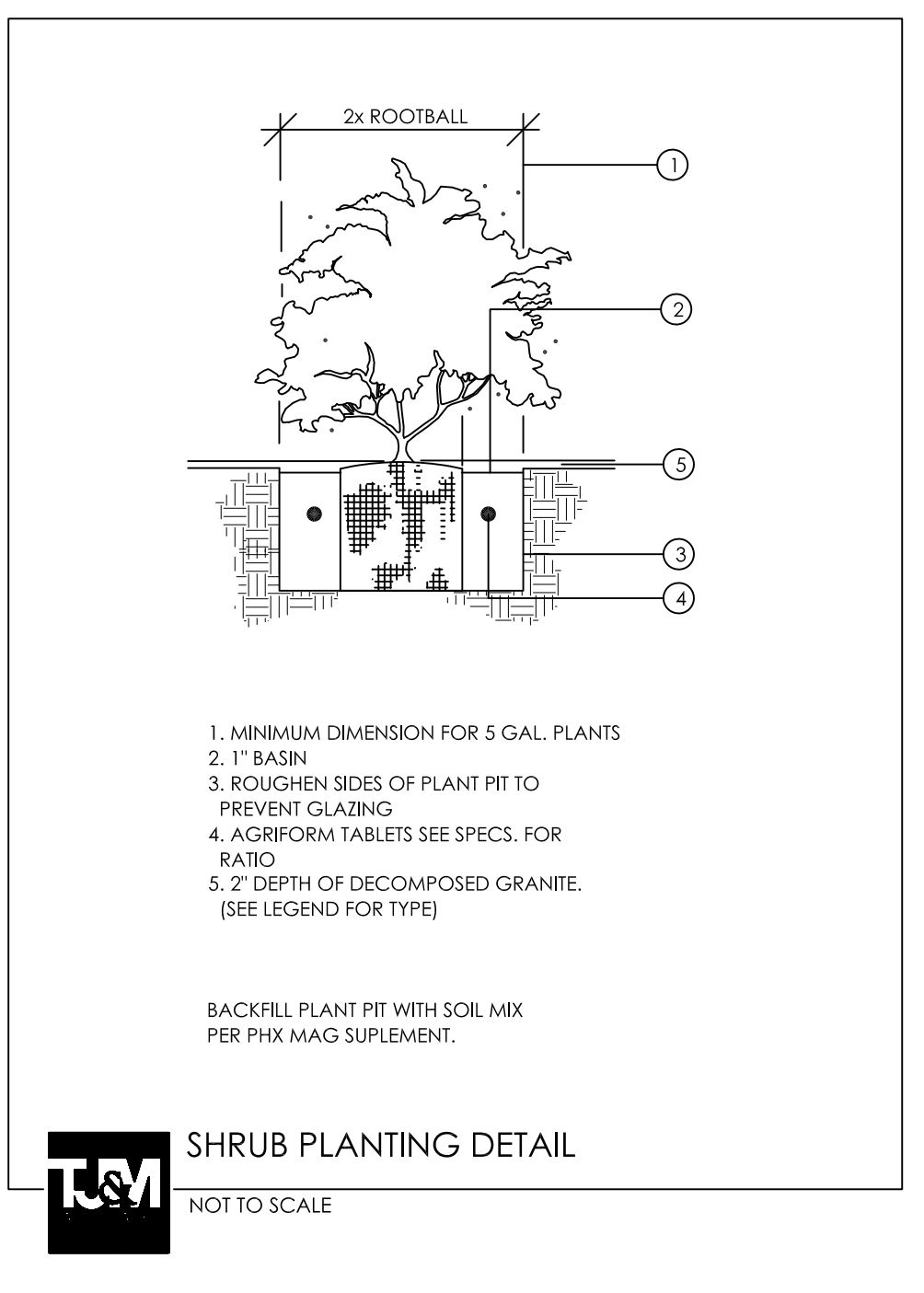
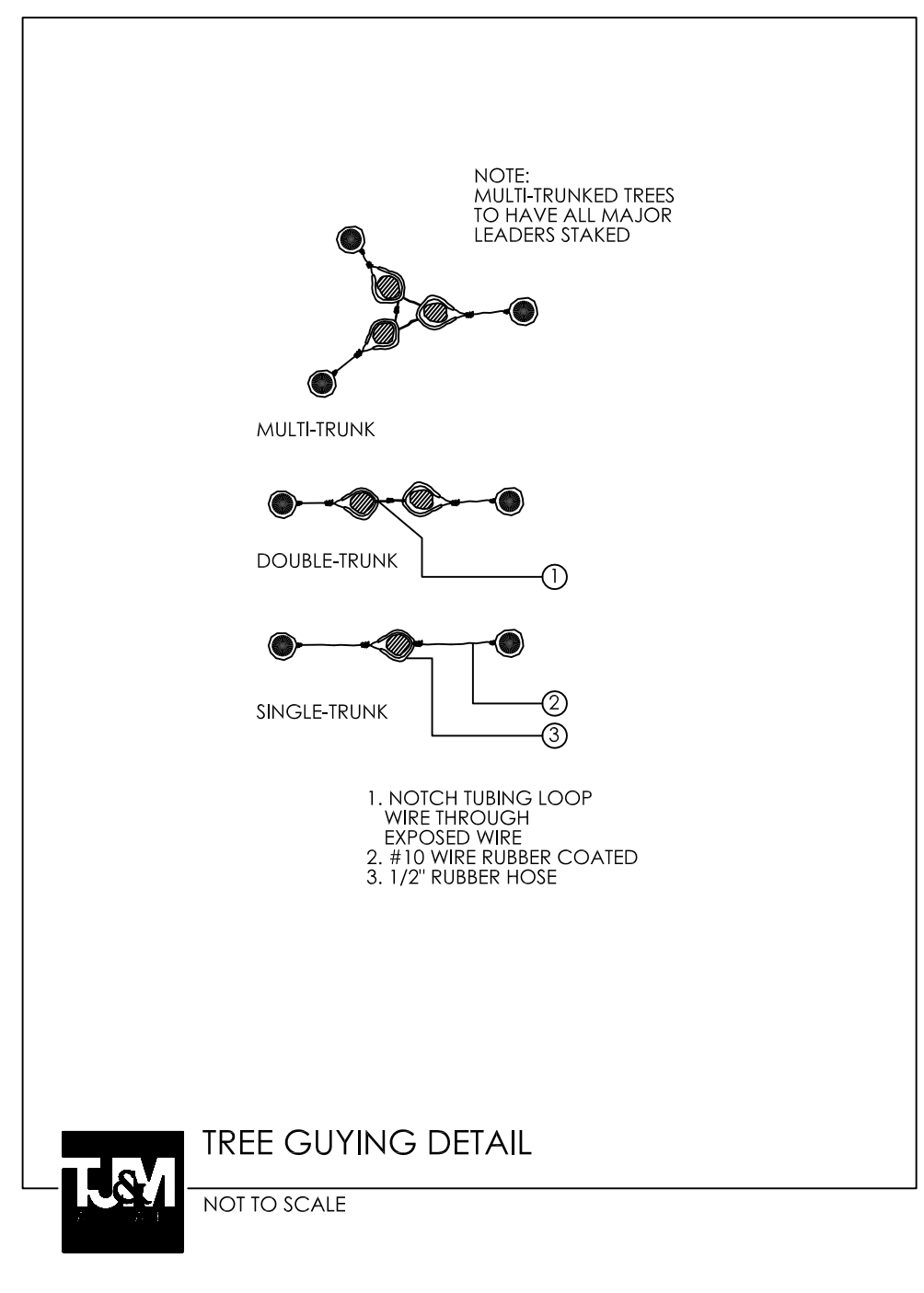
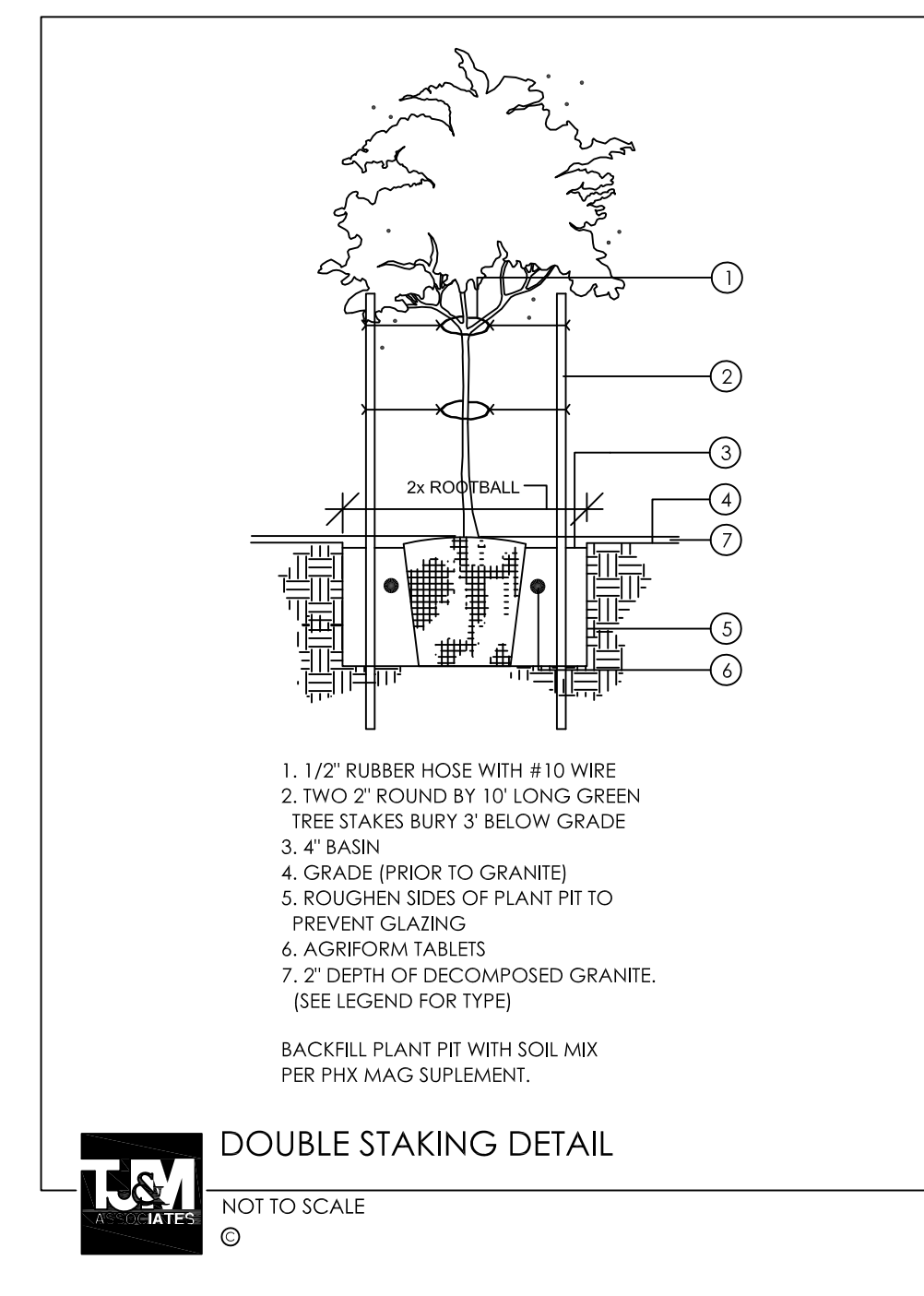
COBBLESTONE EXPRESS #28
1920 S ALMA SCHOOL ROAD
MESA, AZ

COBBLESTONE AUTO SPA

Project Number
CBL17007

Sheet Name
PRELIMINARY LANDSCAPE PLAN

Sheet Number
La.01



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