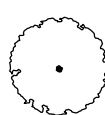
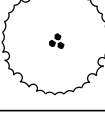
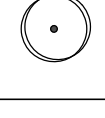
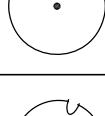
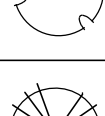
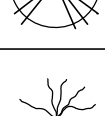
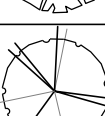
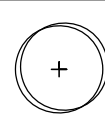
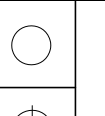
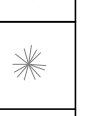
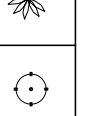
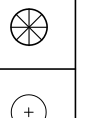
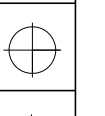
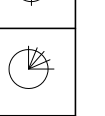
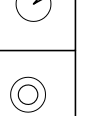
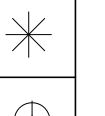
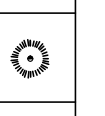
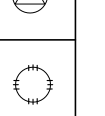
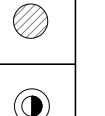
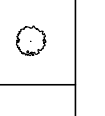
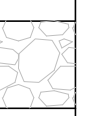
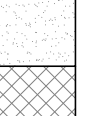
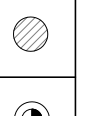
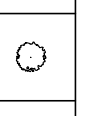
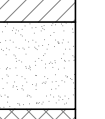


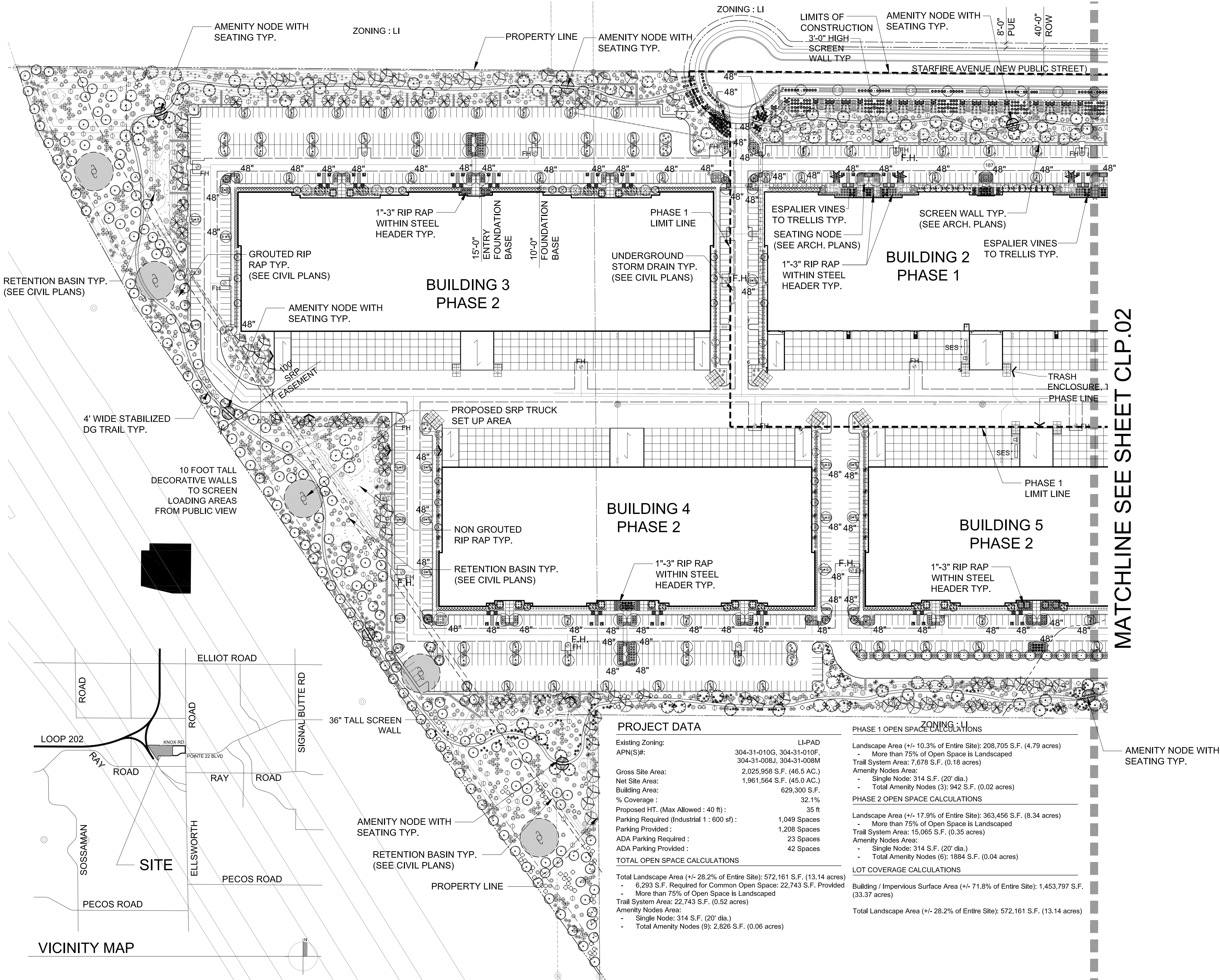
LANDSCAPE LEGEND

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

TREES and PALMS		SIZE	QTY
	Acacia aneura Mulga Tree	36" Box Matching, Standard	98
	Chilopsis linearis 'Bubba' Desert Willow 'Bubba'	24" Box Multi Trunk	27
	Prosopis hybrid 'AZT' Thornless Mesquite	36" Box U.O.N 48" Box Matching, Standard	70 80
	Caesalpinia mexicana Mexican Bird of Paradise	48" Box Multi Trunk	85
	Prosopis hybrid 'AZT' Thornless Mesquite	24" Box Matching, Multi Trunk	101
	Parkinsonia praecox Palo Brea	36" Box U.O.N 48" Box Matching, Standard	63 39
	Acacia stenophyllia Shoestring Acacia (Stake with 10' lodge pole)	24" Box Multi Trunk	26
	Acacia salicina Willow Acacia (Stake with 10' lodge pole)	24" Box Multi Trunk	61
	Fouquieria splendens Ocotillo	10' Tall 10 Cane Min	74
	Ebenopsis ebano Texas Ebony	24" Box Multi Trunk	18
	Parkinsonia hybrid Desert Museum	24" Box Multi Trunk	79
	Phoenix dactylifera Date Palm	30" T.F. Straight, Diamond Cut Matching	10
	Caesalpinia cacalaco 'Smoothi' Thornless Cascalote SRP Tree	24" Box Multi Trunk	169

SHRUBS / ACCENTS		SIZE	QTY
	Dasylirion wheeleri Desert Spoon	5 Gallon	348
	Caesalpinia gilliesii Yellow Bird of Paradise	5 Gallon	217
	Hesperaloe parviflora Yellow Yucca	5 Gallon	2596
	Agave murphyi Murphy's Agave	5 Gallon	375
	Hesperaloe parviflora Red Yucca	5 Gallon	320
	Calliandra eriophylla Fairy Duster	5 Gallon	62
	Simmondsia chinensis Jojoba	5 Gallon	97
	Ericameria laricifolia Turpentine Bush	5 Gallon	652
	Leucophyllum laevigatum Chihuahuan Sage	5 Gallon	542
	Mulenbergia capillaris Pink Muhly Grass	5 Gallon	135
	Hesperaloe parviflora - "Perpa" Brake Light Yucca	5 Gallon	611
	Larrea tridentata Creosote Bush	5 Gallon	209
	Hesperaloe funifera Giant Yucca	5 Gallon	526
	Dodonaea viscosa Green Hopseed Bush	5 Gallon	590
	Mulenbergia rigens Deer Grass	5 Gallon	677
	Cordia parvifolia Littleleaf Olive	5 Gallon	337
	Tecoma stans Orange Jubilee	5 Gallon	268
	Pyracantha coccinea Firethorn Vine	15 Gallon	20

GROUNDCOVERS		SIZE	QTY
	Lantana X New Gold tm New Gold	5 Gallon	305
	Eremophila glabra "Mingnew Gold" Outback Sunrise Emu	1 Gallon	630
	Lantana X Red Lantana	5 Gallon	453
	Decomposed Granite 5/8" Screened RockPro Painted Desert 2" min thickness in all landscape areas		
	Grouted Rip-Rap 3" - 6" RockPro Painted Desert 6" min thickness in all landscape areas		
	Non - Grouted Rip-Rap 3" - 6" RockPro Painted Desert 6" min thickness in all landscape areas		
	Rip-Rap 1" - 3" RockPros Mahogany Brown 3" min thickness in all noted areas		
	Stabilized Decomposed Granite 1/4" Minus RockPro Mahogany Brown 3" min thickness in all landscape areas, 90% Compaction		
	Decomposed Granite 1/2" RockPro Mahogany Brown 2" min thickness in all noted areas		



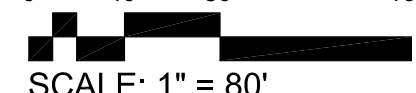
PROJECT DATA	
Existing Zoning:	LI-PAD
APN(S)#:	304-31-010G, 304-31-010F, 304-31-008J, 304-31-008M
Gross Site Area:	2,025,958 S.F. (46.5 AC.)
Net Site Area:	1,961,564 S.F. (45.0 AC.)
Building Area:	629,300 S.F.
% Coverage :	32.1%
Proposed HT. (Max Allowed : 40 ft):	35 ft
Parking Required (Industrial 1 : 600 sf):	1,049 Spaces
Parking Provided :	1,208 Spaces
ADA Parking Required :	23 Spaces
ADA Parking Provided :	42 Spaces
TOTAL OPEN SPACE CALCULATIONS	
Total Landscape Area (+/- 28.2% of Entire Site): 572,161 S.F. (13.14 acres)	
- 6,293 S.F. Required for Common Open Space: 22,743 S.F. Provided	
- More than 75% of Open Space is Landscaped	
Trail System Area: 22,743 S.F. (0.52 acres)	
Amenity Nodes Area:	
- Single Node: 314 S.F. (20' dia.)	
- Total Amenity Nodes (9): 2,826 S.F. (0.06 acres)	
PHASE 1 OPEN SPACE CALCULATIONS	
Landscape Area (+/- 10.3% of Entire Site): 208,705 S.F. (4.79 acres)	
- More than 75% of Open Space is Landscaped	
Trail System Area: 7,678 S.F. (0.18 acres)	
Amenity Nodes Area:	
- Single Node: 314 S.F. (20' dia.)	
- Total Amenity Nodes (3): 942 S.F. (0.02 acres)	
PHASE 2 OPEN SPACE CALCULATIONS	
Landscape Area (+/- 17.9% of Entire Site): 363,456 S.F. (8.34 acres)	
- More than 75% of Open Space is Landscaped	
Trail System Area: 15,065 S.F. (0.35 acres)	
Amenity Nodes Area:	
- Single Node: 314 S.F. (20' dia.)	
- Total Amenity Nodes (6): 1,884 S.F. (0.04 acres)	
LOT COVERAGE CALCULATIONS	
Building / Impervious Surface Area (+/- 71.8% of Entire Site): 1,453,797 S.F. (33.37 acres)	
Total Landscape Area (+/- 28.2% of Entire Site): 572,161 S.F. (13.14 acres)	

1

CONCEPTUAL LANDSCAPE PLAN

SCALE: 1" = 80'-0"





SCALE: 1" = 80'





Butler Design Group, Inc
architects & planners

CLP.01 OF 2

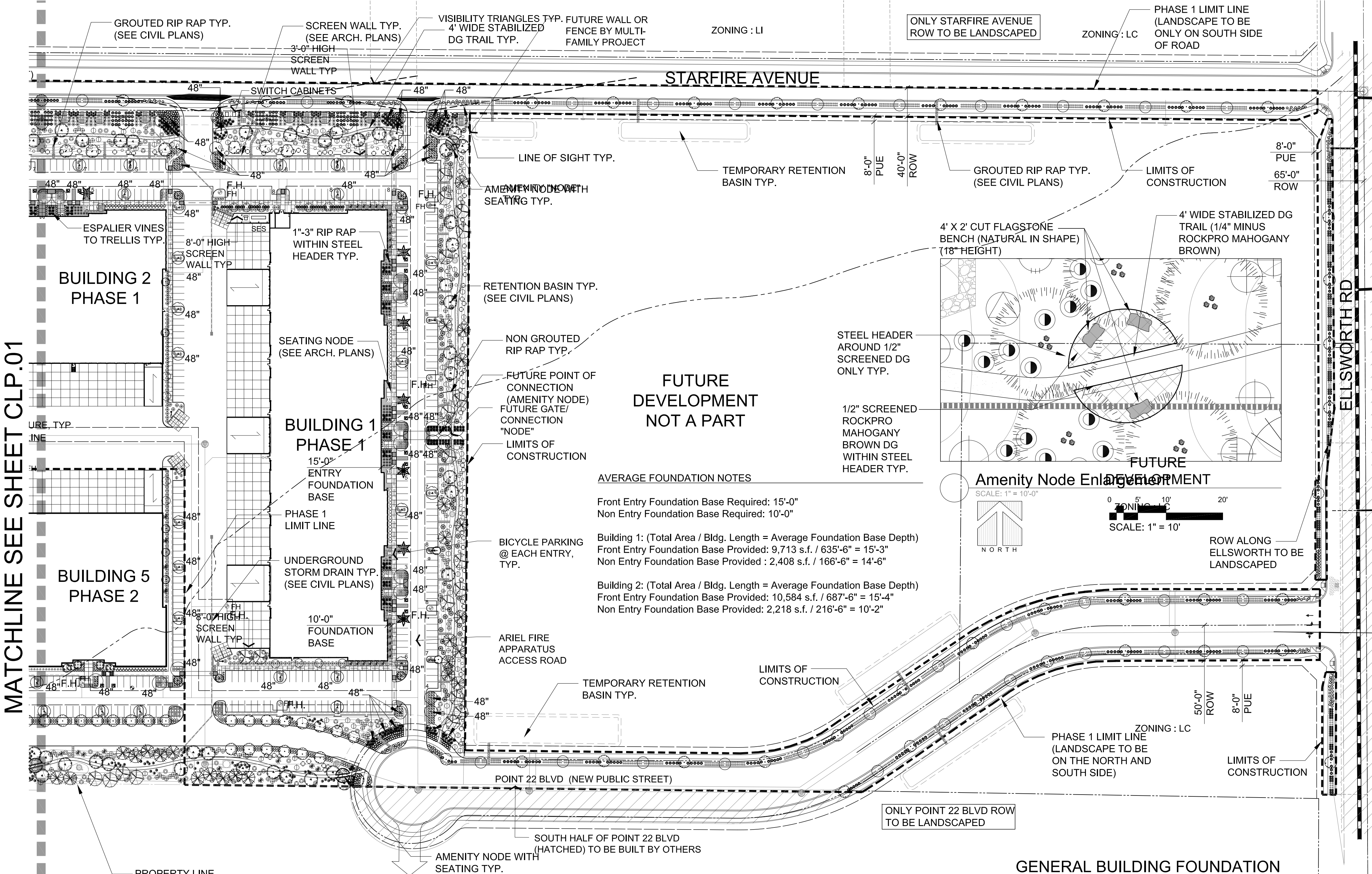
LANDSCAPE LEGEND

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

TREES and PALMS		SIZE	QTY
	Acacia aneura Mulga Tree	36" Box Matching, Standard	98
	Chilopsis linearis 'Bubba' Desert Willow 'Bubba'	24" Box Multi Trunk	27
	Prosopis hybrid 'AZT' Thornless Mesquite	36" Box U.O.N 48" Box Matching, Standard	70 80
	Caesalpinia mexicana Mexican Bird of Paradise	48" Box Multi Trunk	85
	Prosopis hybrid 'AZT' Thornless Mesquite	24" Box Matching, Multi Trunk	101
	Parkinsonia praecox Palo Brea	36" Box U.O.N 48" Box Matching, Standard	63 39
	Acacia stenophyllia Shoestring Acacia (Stake with 10' lodge pole)	24" Box Multi Trunk	26
	Acacia salicina Willow Acacia (Stake with 10' lodge pole)	24" Box Multi Trunk	61
	Fouquieria splendens Ocotillo	10' Tall 10 Cane Min	74
	Ebenopsis ebano Texas Ebony	24" Box Multi Trunk	18
	Parkinsonia hybrid Desert Museum	24" Box Multi Trunk	79
	Phoenix dactylifera Date Palm	30" T.F. Straight, Diamond Cut Matching	10
	Caesalpinia cacalaco 'Smooth' Thornless Cascalote SRP Tree	24" Box Multi Trunk	169

SHRUBS / ACCENTS		SIZE	QTY
	Dasylirion wheeleri Desert Spoon	5 Gallon	348
	Caesalpinia gilliesii Yellow Bird of Paradise	5 Gallon	217
	Hesperaloe parviflora Yellow Yucca	5 Gallon	2596
	Agave murphyi Murphy's Agave	5 Gallon	375
	Hesperaloe parviflora Red Yucca	5 Gallon	320
	Calliandra eriophylla Fairy Duster	5 Gallon	62
	Simmondsia chinensis Jojoba	5 Gallon	97
	Ericameria laricifolia Turpentine Bush	5 Gallon	652
	Leucophyllum laevigatum Chihuahuan Sage	5 Gallon	542
	Mulenbergia capillaris Pink Muhly Grass	5 Gallon	135
	Hesperaloe parviflora - "Perpa" Brake Light Yucca	5 Gallon	611
	Larrea tridentata Creosote Bush	5 Gallon	209
	Hesperaloe funifera Giant Yucca	5 Gallon	526
	Dodonaea viscosa Green Hopseed Bush	5 Gallon	590
	Mulenbergia rigens Deer Grass	5 Gallon	677
	Cordia parvifolia Littleleaf Olive	5 Gallon	337
	Tecoma stans Orange Jubilee	5 Gallon	268
	Pyracantha coccinea Firethorn Vine	15 Gallon	20

GROUNDCOVERS		SIZE	QTY
	Lantana X New Gold tm New Gold	5 Gallon	305
	Eremophila glabra "Mingnew Gold" Outback Sunrise Emu	1 Gallon	630
	Lantana X Red Lantana	5 Gallon	453
	Decomposed Granite 5/8" Screened RockPro Painted Desert 2" min thickness in all landscape areas		
	Grouted Rip-Rap 3" - 6" RockPro Painted Desert 6" min thickness in all landscape areas		
	Non - Grouted Rip-Rap 3" - 6" RockPro Painted Desert 6" min thickness in all landscape areas		
	Rip-Rap 1" - 3" RockPros Mahogany Brown 3" min thickness in all noted areas		
	Stabilized Decomposed Granite 1/4" Minus RockPro Mahogany Brown 3" min thickness in all landscape areas, 90% Compaction		
	Decomposed Granite 1/2" RockPro Mahogany Brown 2" min thickness in all noted areas		



TREES		SHRUBS	
LOCATION	REQUIRED	FURNISHED	REQUIRED
NORTH 2396' Starfire Avenue	1 TREE / PER 25 L.F.T.	96	96
EAST 746' Ellsworth Road	1 TREE / PER 25 L.F.T.	30	30
SOUTH 1419' Point 22 Blvd	1 TREE / PER 25 L.F.T.	56	56
WEST 600'-00" N/A	1 TREE / PER 25 L.F.T.	N/A	N/A
PARKING LOT	1 TREE / PER 15' ISLAND	202	202
FOUNDATION PLANTING	3 SHRUBS / PER 15' ISLAND	606	606
TOTAL REQ'D/FURNISHED	484	484	1745
SIZE REQ'D/FURNISHED	36" BOX MIN 25% TREES	121	435
	24" BOX MIN 50% TREES	242	426
	15 GAL. 5 GAL.	0	0
	Date Palms	10	10
TOTAL TREES		373	871
SHRUBS	15 GAL. or Larger		9,203
	1 GAL. POT/PLANT		630
Existing			9,943
TOTAL SHRUBS			9,943

PROJECT TEAM

Developer / Owner
Sunbelt Investment Holdings, Inc
8095 Othello Avenue
San Diego, California 92111
Contact: Tyler Smith
Ph: (480) 772-7185
Tsmith@sunbeltinv.com

Landscape Architect
Laskin & Associates, Inc
67 E. Weldon Avenue, Ste 230
Phoenix, Arizona 85012
Contact: Hardy Laskin
Ph: (602) 840-7771
hardy@laskindesign.com

Architect
Butler Design Group
5017 E. Washington St. Ste 107
Phoenix, Arizona 85034
Contact: Rick Butler
Ph: (602) 957-1800
rbutler@butlerdesigngroup.com

Architect
Hunter Engineering
10450 N. 74th Street, Ste 200
Scottsdale, Arizona 85258
Contact: Jeff Hunter
Ph: (480) 991-3985
jhunter@hunterengineeringpc.com

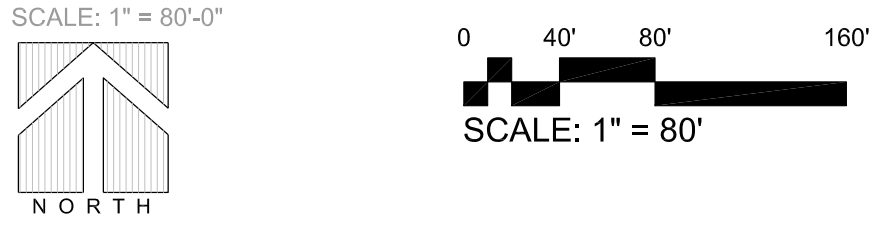
PRELIMINARY LANDSCAPE PLAN GENERAL NOTES:

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

GENERAL BUILDING FOUNDATION AND 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 3' NEXT TO THE BUILDING FOUNDATION. WITHIN 3'-5' 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 5' 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.

CONCEPTUAL LANDSCAPE PLAN



12-07-2020
17093-ST13

