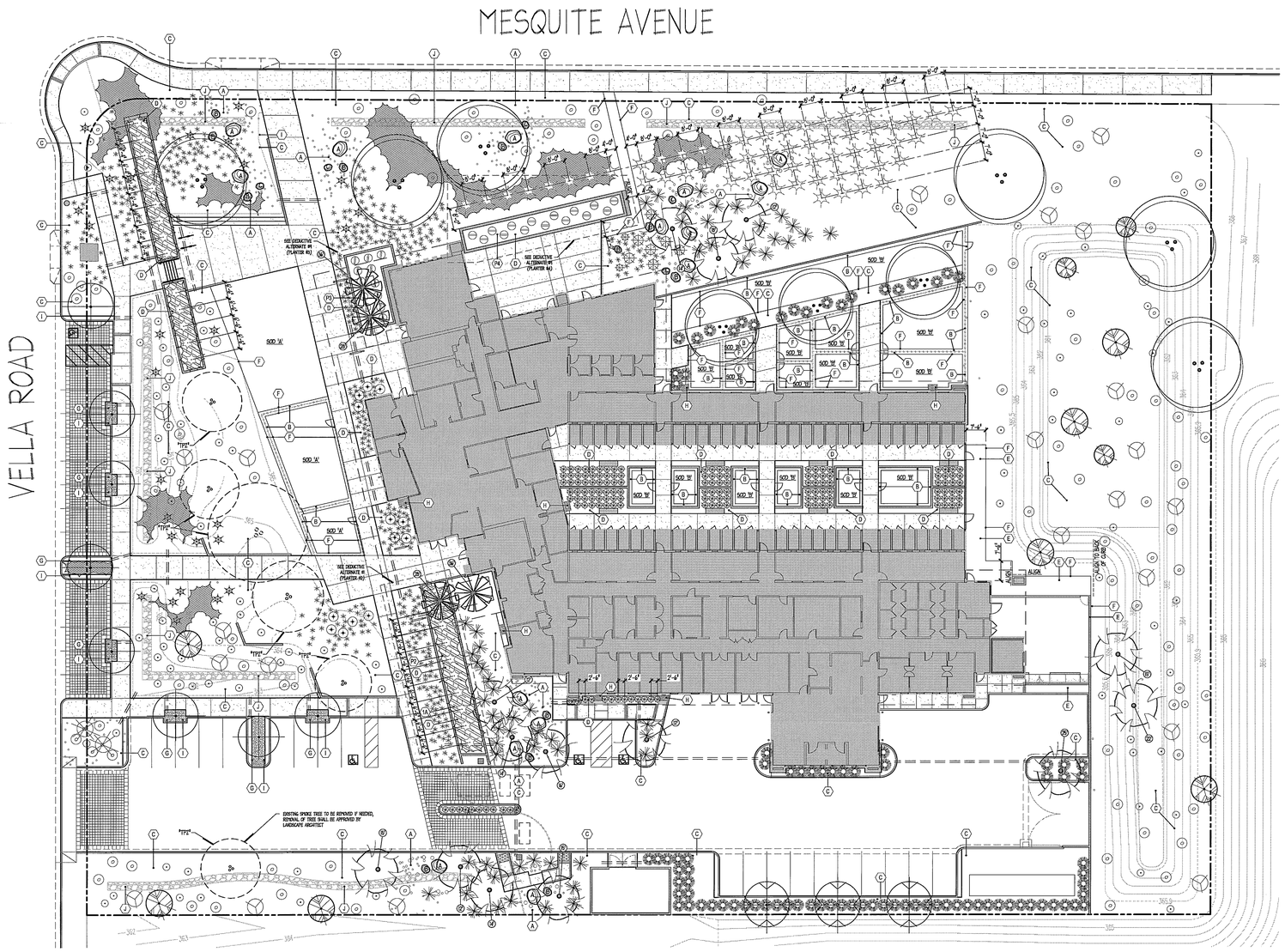


KEY NOTES

(A) HANDSEED NATIVE ONSITE COBBLE STONE OVER FINISH GRADE AT NOTED LOCATIONS. COBBLE STONE SHALL BE ACQUIRED ONSITE AND SCREENED TO A MIX OF 12" TO 3/4" IN SIZE. COBBLE STONE MIX AND APPLICATION SHALL BE MOCKED UP AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

(B) 3"-6" COBBLE STONE PLACED BETWEEN HEADERBOARDS AT NOTED LOCATION TO A DEPTH OF 5". STONE SHALL FINISH WITH THE TOP OF HEADERBOARD. STONE PURPOSE SHALL BE TO ELIMINATE IRRIGATION SPRAY ONTO ADJACENT WALLS, BUILDING, FENCING, ETC.

(C) FINISHED SURFACE SHALL BE FINE GRADED NATIVE SOIL WATERED AND COMPACTED IN ALL NOTED LOCATIONS. FINAL FINISHED SURFACE SHALL BE RAKED WITH HARD TOOTHED LANDSCAPE RAKE EXPOSING NATIVE AGGREGATE TO SURFACE FOR A NATURAL SURFACE TEXTURE.

(D) FINISHED SURFACE SHALL THE APPLICATION OF 2" DEEP ONSITE, 3/8"SCREENED NATIVE GRAVEL OVER ALL NOTED AREAS.

(E) DEFINE PEDESTRIAN PATH OF TRAVEL BY THE THE INSTALLATION OF HEADERBOARD WHERE APPLIES (SEE PLAN FOR LOCATIONS) AND THE COMPACTION AND STABILIZATION OF THE NATIVE ONSITE SOIL IN ORDER TO COMPLY TO ADA STANDARDS. STABILIZATION MAY REQUIRE THE ADMIXING OF A APPROVED SOIL BINDER PER MANUFACTURES SPECIFICATION IN ORDER TO COMPLY.

(F) INSTALL HEADERBOARD AT NOTED LOCATIONS AS SPECIFIED AND DIMENSIONED. HEADERBOARD INSTALLATION SHALL FOLLOW THE FORM AND GEOMETRY OF THE ADJACENT HARDSCAPE OR AS LAID OUT, HEADER SHALL BE FLUSH WITH ADJACENT SURFACES AND SHALL RUN STRAIGHT IN A HORIZONTAL AND VERTICAL PROJECTION BETWEEN EACH END POINT. NO UNDULATING AND OR MEANDERING DELINEATION WILL BE ACCEPTED, INSTALL UTILIZING A STRING LINE FROM POINT TO POINT ASSISTING ALIGNMENT AS DESCRIBED.

(G) 3/4" TO 2" SCREENED NATIVE ONSITE ROCK INSTALLED IN NOTED PLANTING ISLANDS. FINISH SURFACE SHALL BE MINIMUM 1" BELOW TOP OF ADJACENT CURB AND OR SIDEWALK. CONTRACTOR SHALL COORDINATE A MOCK UP SAMPLE WITH LANDSCAPE ARCHITECT FOR APPROVAL.

(H) 4" NATIVE ON-SITE ROCKS APPLIED OVER NATIVE SOIL. SEE DETAIL "B", L2.1 AND FINISH SCHEDULE "H7", L1.1 FOR FURTHER REQUIREMENTS.

(I) ROOT BARRIER TO BE INSTALLED ON SELECTED TREES. REFER TO DETAIL 10, L6.1 FOR "ROOT BARRIER DETAIL". WWW.VESPROINC.COM

(J) 3/4" - 6" NATIVE ONSITE COBBLE STONE APPLIED OVER CIVIL ENGINEER "BIO-SWALE". SEE DETAIL "H" L2.1 AND CIVIL ENGINEER DETAIL FOR FURTHER REQUIREMENTS.

GENERAL NOTES

1. ALL EXISTING SPECIES THAT DO NOT CONFORM TO THE NEW PLANT PALETTE SHALL BE REMOVED UNLESS OTHERWISE NOTED. PRIOR TO REMOVAL, LANDSCAPE ARCHITECT SHALL CONFIRM THOSE PLANTS THAT ARE TO BE REMOVED OR TRANSPLANTED.
2. FINAL GRADING SHALL BE ESTABLISHED AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO CONTINUATION OF PLANTING AND OR IRRIGATION. NOTIFY LANDSCAPE ARCHITECT MINIMUM OF 4 DAYS IN ADVANCE PRIOR TO GRADING INSPECTION/FINAL APPROVAL.
3. ALL PLANT MATERIAL SHALL MEET OR EXCEED THE SPECIFIED DIMENSIONS AS NOTED ON PLANT LEGEND.
   - PLANT QUALITY IS OF MOST IMPORTANT. LANDSCAPE CONTRACTOR SHALL SELECT ONLY PLANT MATERIAL WHICH IS OF THE HIGHEST NURSERY STANDARDS, FULL FORM, FULL SIZE, FULL HEALTH. NOT ACCEPTABLE WILL BE UNDER SIZED, BROKEN, BRANCHES OR DISEASE OF ANY TYPE.
4. PLANT PLACEMENT SHOWN ON PLAN ARE REPRESENTING GENERAL CHARACTERISTICS OF PLANTING DESIGN. PROJECT VARIABLES WILL OCCUR THROUGHOUT CONSTRUCTION. ALL PLANTINGS SHALL BE LAID OUT ONSITE PER PLAN IN THEIR CONTAINERS PRIOR TO INSTALLATION. NOTIFY LANDSCAPE ARCHITECT MINIMUM 4 DAYS IN ADVANCE FOR FINAL POSITIONING AND PLANTING APPROVAL.
5. BOULDER NOTES:
   - BOULDER SETTING EQUIPMENT SHALL HAVE THE ABILITY TO ROTATE/ FLIP, ALL BOULDERS AS NEEDED TO INSURE PROPER SETTING.
   - ALL BOULDERS SHALL BE SET INTO FINISH GRADE IN A NATURAL MANNER, SEE DETAIL (1 SHEET L6.1).
   - BOULDER SIZES AND QUANTITIES ARE SHOWN ON PLAN AND LEGEND FOR GENERAL GUIDANCE. FINAL SELECTION MAY INCREASE OR DECREASE SLIGHTLY.
   - BOULDERS SHALL BE HIGH IN QUALITY. BROKEN FACE BOULDERS WILL NOT BE ACCEPTED. LANDSCAPE ARCHITECT SHALL APPROVE ALL BOULDERS PRIOR TO ONSITE DELIVERY.
6. EXISTING TREES THAT ARE TO REMAIN WHICH ARE IN CLOSE PROXIMITY OF CONSTRUCTION SHALL BE PROTECTED, IRRIGATED AND FREE FROM DAMAGE THROUGHOUT CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR AND DAMAGED PLANT MATERIAL AND WILL REPLACE AT OWN EXPENSE. SEE DETAIL 11, SHEET L6.1

PALM TREE PLANTING NOTES

1. PALMS SHALL BE PLANTED USING ESTABLISHED PLANTING PROCEDURES. REFER TO PALM TREE PLANTING DETAIL.
2. PALM TREE ROOT BALLS SHALL BE TRIMMED OR CUT TO ENSURE RECOVERY FROM TRANSPLANTING SHOCK.
3. PALM TREES MUST BE IN A HEALTHY CONDITION AT TIME OF DELIVERY. PALM TREES DETERMINED UNHEALTHY OR DAMAGED AT TIME OF DELIVERY OR INSTALLATION SHALL BE REJECTED BY CONTRACTOR AND REPLACED BY SUBCONTRACTOR AT HIS EXPENSE.
4. ALL PALMS SHALL BE CLEANED OF EXCESSIVE DEAD AND RAGGED FRONDS OR FROND STUBBLE. CUT FRONDS SHOULD BE CUT TO A MAXIMUM LENGTH OF 6".
5. CALLED OUT HEIGHTS OF PALMS SHALL BE THE HEIGHT FROM TOP OF ROOT BALL TO BOTTOM OF LIVE FRONDS.
6. PALM TREES TO BE PROPERLY WATERED IN AND SOILS PROPERLY TAMPED AROUND THE ROOT BALLS WHEN PLANTING, LEAVING NO VOIDS OF SOIL AROUND ROOT BALLS.
7. PALM TREES SHALL BE PLANTED VERTICALLY, UNLESS NOTED OTHERWISE.
8. TRUNKS SHOULD BE ROUGH WITH FROND BASES STILL SECURELY ATTACHED.
9. TRUNKS MAY NOT BE TOTALLY SKINNED UNLESS NOTED TO DO SO.
10. CARE SHOULD BE EXERCISED IN THE CABLING DURING TRANSPORT AND PLANTING SO AS NOT TO DAMAGE OR LOOSEN BARK.
11. SUBCONTRACTOR TO UNTIE FROND TOPS (60) DAYS AFTER PLANTING.
12. NO PALM TREE SHALL BE OUT OF THE ORIGINAL GROUND FOR MORE THAN (48) HOURS PRIOR TO RELOCATION AND PLANTING.

EXISTING TREE PROTECTION NOTE

1. NO SOIL GRADE CHANGES OR COMPACTION SHALL TAKE PLACE WITHIN THE TPZ (TREE PROTECTION ZONE), EXCEPT AS DIRECTED.
2. NO STORAGE OF MATERIAL SHALL BE ALLOWED WITH THE TPZ.
3. IF WORK IS DONE WITHIN THE TPZ, CARE MUST BE TAKEN TO MINIMIZE ROOT DISTURBANCE. SPECIAL CARE SHALL BE TAKEN DURING EXCAVATION AND REMOVAL OF EXISTING MATERIALS TO AVOID DAMAGE TO TREE ROOTS. LOCATE EXISTING TREE ROOTS USING HAND TOOLS.
4. PROTECTIVE FENCING IS REQUIRED WHEN THE WORK AREA IS WITHIN THE TPZ EXCEPT WHERE PORTIONS OF THE TPZ ARE COVERED WITH PAVEMENT SUCH AS STREETS OR WALKS.
5. NO ROOTS OVER 2" IN DIAMETER SHALL BE CUT WITHOUT APPROVAL OF AN APPROVED ARBORIST. NO ROOTS SHALL BE CUT OR TORN DURING TRENCHING WITH POWER EQUIPMENT SUCH AS BACKHOES AND TRENCHERS. ROOTS SHALL BE CUT WITH APPROVED SAWS. UTILITY LINES AND IRRIGATION OR OTHER PIPES SHALL BE INSTALLED BY HAND DIGGING OR TUNNELING UNDER ROOTS, AS NECESSARY TO AVOID CUTTING ROOTS 2" AND LARGER.
6. IF TREES ARE IN GROUPS OF TWO OR MORE, CONTRACTOR CAN HAVE PROTECTIVE FENCING SURROUNDING MULTIPLE TREES WITHIN ONE ENCLOSURE.

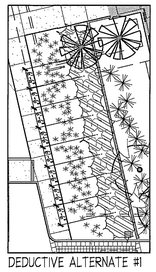
SEE DETAIL "H" ON SHEET L6.1 FOR EXISTING TREE PROTECTION DETAIL.

PLANTING LEGEND

DESCRIPTION	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QUANTITY	EMITTER	EMITTERS PER PLANT	WATER NEEDS	REMARKS
TREES		Acacia aneura	Mulga Tree	24" box	3	XBT-20	See Irrigation Details	L / D2	All trees shall be standard trunks, match in height and width, shall be low branching and shall meet or exceed (ANA) Arizona Nursery Association Standards for container size. Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
		Acacia brachybotrya	Grey Mulga	24" box	6	XBT-20	See Irrigation Details	L / D2	All trees shall be standard trunks, match in height and width and shall meet or exceed (ANA) Arizona Nursery Association Standards for container size. Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
		Parkinsonia x 'Desert Museum'	Desert Museum Palo Verde	36" box	9	XBT-20	See Irrigation Details	L / D2	All trees shall be multi trunks, match in height and width, shall be low branching and shall meet or exceed (ANA) Arizona Nursery Association Standards for container size. Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
		Pseudosmus spinosus	Smoke Tree		See Plan				Protect in place throughout entire construction process. See Tree protection specifications.
		Pseudosmus spinosus	Smoke Tree	24" box (48"H x 30"W)	10	1401	3	L / D2	Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
PALMS		Washingtonia filifera	California Fan Palm	See Plan	14	1401	3	M / D5	See plan for all heights. All trunks shall be skirmed entire trunk length up to 3' from crown. Retain natural skirting. Minimum trunk circumference at 36" above finish grade shall be 120". Trunks shall be straight (vertical) free from any physical and or visual damage. Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
		Washingtonia robusta	Mexican Fan Palm	See Plan	4	1401	3	M / D5	See plan for all heights. All trunks shall be skirmed entire trunk length up to 3' from crown. Trunks shall be straight (vertical) and free from any physical and or visual damage. Contractor shall submit tree data to Landscape Architect for approval prior to delivery.
		Cycas revoluta	Sago Palm	24" box	7	PC-07	2	M / D5	Palms shall be full form, bouharizontal branching, shall be free from physical and or visual damage. Contractor shall submit data to Landscape Architect for approval prior to delivery. Contractor shall prepare for temporary shading over all sago palms if requested at time of planting and or prior to completion of project.
		Cycas revoluta	Sago Palm	15 gallon	2	PC-07	2	M / D5	
SHRUBS & GRASSES		Encelia farinosa	Brittle Bush	5 gallon	46	XBT-05	1	L / D2	
		Larrea tridentata	Creosote	minimum size shall be 4'x4'	23	XBT-10	3	L / D2	Contractor shall provide plant data for approval by Landscape Architect.
		Poliomyrus thurberi	Sandpaper Plant	5 gallon	86	XBT-10	1	L / D2	
		Muhlenbergia lindheimeri	Autumn Glass	5 gallon	92	XBT-20	1	M / D5	
		Muhlenbergia rigens	Deer Grass	5 gallon	59	XBT-20	1	M / D5	
ACCENTS		Hesperaloe parviflora	Red Yucca	5 gallon	506	XBT-10	1	L / D2	Contractor shall provide plant data for approval by Landscape Architect.
		Aloe vera	Medicinal Aloe	5 gallon	146	XBT-10	1	L / D2	Plants shall be single, full form, matching in size. Free from multiple clusters of small plants, damage and or disease. Contractor shall submit plant data to Landscape Architect for approval prior to delivery.
		Agave weberi	Weber Agave	min. 4'x4'	81	XBT-10	2	L / D2	Plants shall be single, full form, all matching equally in size. Free from damage and or disease. Contractor shall submit plant data to Landscape Architect for approval prior to delivery.
		Dasylirion wheeleri	Desert Spoon	15 gallon	27	XBT-10	1	L / D2	Meet or exceed nursery standards in size shape and form. Branching shall lowfull, Contractor shall submit plant data to Landscape Architect for approval prior to delivery.
		Euphorbia ingens	Candelabra Tree	See Plant Specifications	13	XBT-10	2	M / D5	Plants shall be specimen quality ranging in size from 54"h x 42"w to 96"h x 102"w. all with minimum of 10 arms. Landscape Architect shall tag all plants with coordination of Landscape Contractor
		Fouquieria splendens	Ocotillo	24"-30" box	2	XBT-05	2	L / D2	(1) plant 8' high (1) plant 10' high all with minimum of 25 canes. Bare root will not be acceptable. Contractor shall submit plant data to Landscape Architect for approval prior to delivery.
GROUNDCOVERS		Baileya multiradiata	Desert Marigold	1 gallon @ 18" o.c.	1066	XBT-05	1	L / D2	
		Dalea greggii	Trailing Indigo Bush	5 gallon @ 4' o.c.	74	XBT-10	1	L / D2	
		Bougainvillea	Bougainvillea "Ooh La La"	5 Gal.	28	XBT-10	1	M / D5	
	SOD 'A'	Tifftuf II Bermuda with Perennial 100% Rye overseeded in October							Installed at west side Open Turf, Adoption and Get Acquainted Areas only
	SOD 'B'	Palmetto St. Augustine							Installed at all dog Exercise Areas, Adoption Courtyard and Get Acquainted Areas only
BOULDERS & COBBLE STONE		Navajo boulders		2'-5' dia.					Smooth/Round boulders native to Palm Springs. Blasted and or broken boulders will not be accepted. Provide boulder data to Landscape Architect for approval prior to delivery. Available at Southwest Boulder & Stone 760.328.5977 All boulders shall be set onsite under the direction of the Landscape Architect.
HEADER BOARD		Dura Edge 3/8" x 4" Galvanized							Available at JD RUSSELL Company www.jdrussellco.com

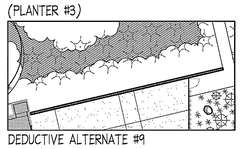
BOULDER SCHEDULE

SYMBOL	SIZE	QUANTITY
A	5'x4'x3' ± 2 tons	15
B	4'x3'x2' ± 1-1/2 tons	13
C	2'x3'x2' ± 3/4 ton	4



DEDUCTIVE ALTERNATE #1 (PLANTER #2)

DEDUCTIVE ALTERNATE #2 (PLANTER #3)



DEDUCTIVE ALTERNATE #3 (PLANTER #4)

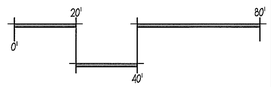
DEDUCTIVE ALTERNATE PLANTER NOTES

(P2) DEDUCTIVE ALTERNATE #1 (PLANTER #2): WHERE BIDDING PERMITS THE REMOVAL OF THE RAISED CONCRETE PLANTERS; LANDSCAPE PLANTING SHALL BE INSTALLED AT GRADE VERSE IN PLANTER.

(P3) DEDUCTIVE ALTERNATE #2 (PLANTER #3): WHERE BIDDING PERMITS THE REMOVAL OF THE RAISED CONCRETE PLANTERS; REPLACE PROPOSED PLANTINGS WITH ALTERNATE PLANTINGS AS DESCRIBED IN DETAIL SHOWN ABOVE.

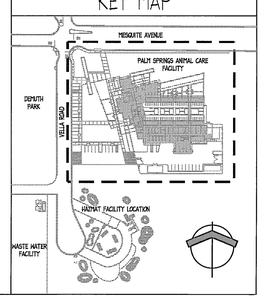
(P4) DEDUCTIVE ALTERNATE #3 (PLANTER #4): WHERE BIDDING PERMITS THE REMOVAL OF THE RAISED CONCRETE PLANTERS; REPLACE PROPOSED PLANTINGS WITH ALTERNATE PLANTINGS AS DESCRIBED IN DETAIL SHOWN ABOVE.

RIVERSIDE COUNTY APPROVED BY: DATE: AGRICULTURAL COMMISSIONER



DIGALERT — DIAL BEFORE YOU DIG — TWO WORKING DAYS BEFORE YOU DIG — TOLL FREE 1-800-227-2600 — A PUBLIC SERVICE BY UNDERGROUND SERVICE ALERT

KEY MAP



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LANDSCAPE ARCHITECT

LICENSED LANDSCAPE ARCHITECT — RANDY W. PURNEL — No. 4275 — Renewal Date 12-31-10 — Date 01/18/10 — STATE OF CALIFORNIA

JAN 19 2010

BID SET

PREVAILING WAGE JOB

PALM SPRINGS ANIMAL CARE FACILITY

4575 E. MESQUITE AVE.
PALM SPRINGS, CA 92262

CITY OF PALM SPRINGS
PROJECT NO. CP. 07-24

APN: 680-020-010

Issue: BID SET

Rev	Date	By	Description
1	11/23/09	RAJ	BUILDING PERMIT SET.
2	01/04/10	RAJ	BUILDING PERMIT RESUBMITAL

FOR BID ONLY
NOT FOR CONSTRUCTION

Drawn By RWP & RAJ
Checked By RWP
Job No. 0910
Issue Date 01/18/10
Scale 1" = 20' - 0"

Drawing Title
PLANTING PLAN

L5.1
Sheet

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