



1 LANDSCAPE PLAN
1/4" = 1'-0"

- NOTES:
1. THE CONTRACTOR SHALL PROVIDE ALL LABOR, TRANSPORTATION, MATERIALS, AND SERVICES NECESSARY TO FURNISH AND INSTALL ALL CONSTRUCTION ELEMENTS AS SHOWN ON THE DRAWINGS AND SPECIFIED HEREIN.
 2. ALL WORK SHALL BE PERFORMED BY A CALIFORNIA LICENSED CONTRACTOR.
 3. CONSTRUCTION AND INSTALLATION OF ALL LANDSCAPE ITEMS SHALL BE ACCORDING TO STATE, COUNTY AND LOCAL CODES, ORDINANCES AND UP TO CALIFORNIA SAFETY ORDERS REGARDING PERFORMANCE OF WORK.
 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH THE NATURE AND LOCATION OF ALL UNDERGROUND UTILITIES, PIPES AND STRUCTURES. THE CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ALL COSTS INCURRED DUE TO DAMAGE AND/OR REPLACEMENT OF SAID UTILITIES, INCLUDING DELAYS.
 5. ANY DISCREPANCIES BETWEEN THE FIELD CONDITIONS AND THE CONTRACT DOCUMENTS AND/OR THE DESIGN INTENT AFFECTING THE SUCCESSFUL COMPLETION AND COST OF THE PROJECT SHALL BE REPORTED TO THE OWNER (JOB SUPERINTENDENT) AND LANDSCAPE ARCHITECT IMMEDIATELY. ALL WORK RELATED TO THE PROBLEM ARE SHALL CEASE UNTIL THE DISCREPANCIES HAVE BEEN RESOLVED BY THE OWNER (JOB SUPERINTENDENT) OR LANDSCAPE ARCHITECT IN WRITING. ANY CONTINUATION OF WORK PRIOR TO THE RESOLUTION OF DISCREPANCIES IS AT THE CONTRACTOR'S RISK AND EXPENSE.
 6. NO WORK SHALL BE PERFORMED WITHIN THE PUBLIC RIGHT-OF-WAY BY THE APPLICANT/OWNER, OR HIS OR HER AGENTS UNTIL A PUBLIC PROPERTY ENCROACHMENT PERMIT IS ISSUED BY THE CITY ENGINEER.
 7. CONTRACTOR SHALL INSTALL THIS PROJECT IN ACCORDANCE TO ALL CITY CODES AND REQUIREMENTS. CONTRACTOR SHALL BRING TO THE ATTENTION OF THE OWNER AND THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION ANY KNOWN DISCREPANCY BETWEEN THAT WHICH IS SPECIFIED ON THESE PLANS AND THAT WHICH IS PERMITTED BY GOVERNING CODES AND THE HOME OWNERS ASSOCIATION.
 8. WITH THE ACCEPTANCE TO CONSTRUCT THIS PROJECT, CONTRACTOR AND OWNER AGREE TO HOLD LANDSCAPE ARCHITECT HARMLESS OF ANY UNFORESEEN CONSTRUCTION COSTS DUE TO ELEMENTS NOT SPECIFIED ON THESE PLANS.
 9. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL SITE CONDITIONS PRIOR TO COMPLETING BIDS. CONTRACTOR SHALL INCLUDE IN THEIR BID THE COST OF ALL DEMOLITION AND ANY SOIL IMPORT AND OR EXPORT NEEDED TO COMPLETE THIS PROJECT.
 10. CONTRACTOR SHALL INSTALL THIS PROJECT UTILIZING THE LANDSCAPE INDUSTRIES'S B.M.P. BEST MANAGEMENT PRACTICES.

- GENERAL MATERIAL SPECIFICATION:
1. GROUT CELLS WITH REINFORCED CEMENT PER ASTM C150, 1 PART PORTLAND CEMENT, 2 TO 3 PARTS LOOSE SAND, 2 PARTS COARSE AGGREGATE.
 2. REINFORCING: FS = 20,000 PSI ASTM A615 GRADE 40.
 3. MASONRY: FC = 1,500 PSI GRADE 'A' PER ASTM C150.
 4. CONCRETE: FC = 3,500 PSI AT 28 DAYS CEMENT PER ASTM C150.
 5. POUR ALL WALL FOOTINGS AGAINST NATURAL UNDISTURBED EARTH.
 6. TELEPHONE LANDSCAPE ARCHITECT IF SITE CONDITIONS ARE NOT AS SHOWN.
- PROJECT HARDSCAPE MATERIALS:
- STONE SHOULD MATCH THE STONE USED ON THE HOUSE.
- PAVING STONE SHALL BE SHADOW GRAY SANDSTONE/QUARTZITE.
- ALL GROUT JOINTS SHALL BE PIGMENTED PER ARCH/G.C. APPROVAL.
- ALL HARDSCAPE MATERIAL SHALL RECEIVE 6 MIL VISQUEEN ON UNDER SIDE FOR WATERPROOF PROTECTION.
- TOTAL LANDSCAPING AREA: 53.05 SQFT

**ALL PLANTS TO BE DROUGHT-TOLERANT NON-INVASIVE PLANT SPECIES

	LAVANDULA SPP. LAVENDER (LOW WATER USE)
PLANT LEGEND	

PROJECT NAME
PACIFIC SUNSET

STATUS
CDP FIRST CHECK

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PACIFIC SUNSET
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PROJECT MANAGER/ARCHITECT

DOCUMENT VALID UPON

ORIGINAL SIGNATURE

PLANTING PLAN
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REVISIONS
NO. | REVISION | DATE

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DATE 12/11/18
SHEET NO.

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