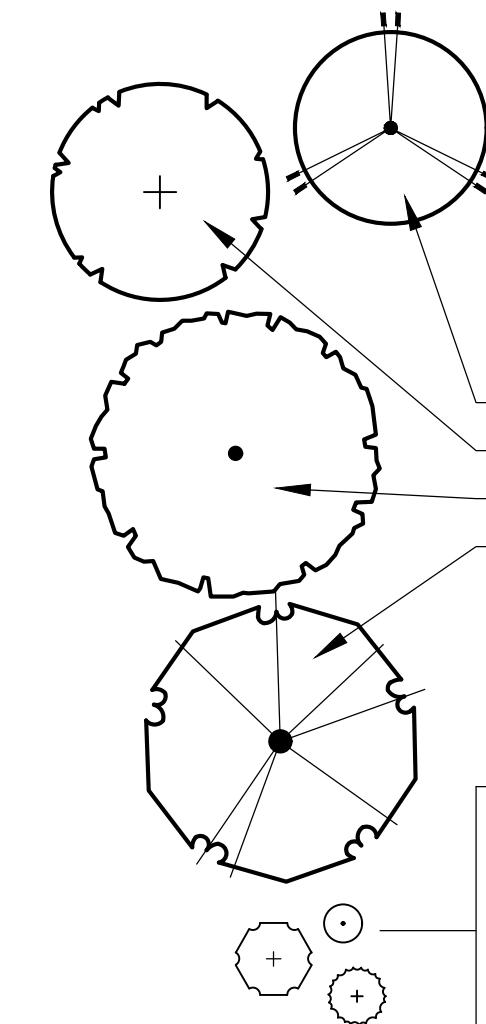
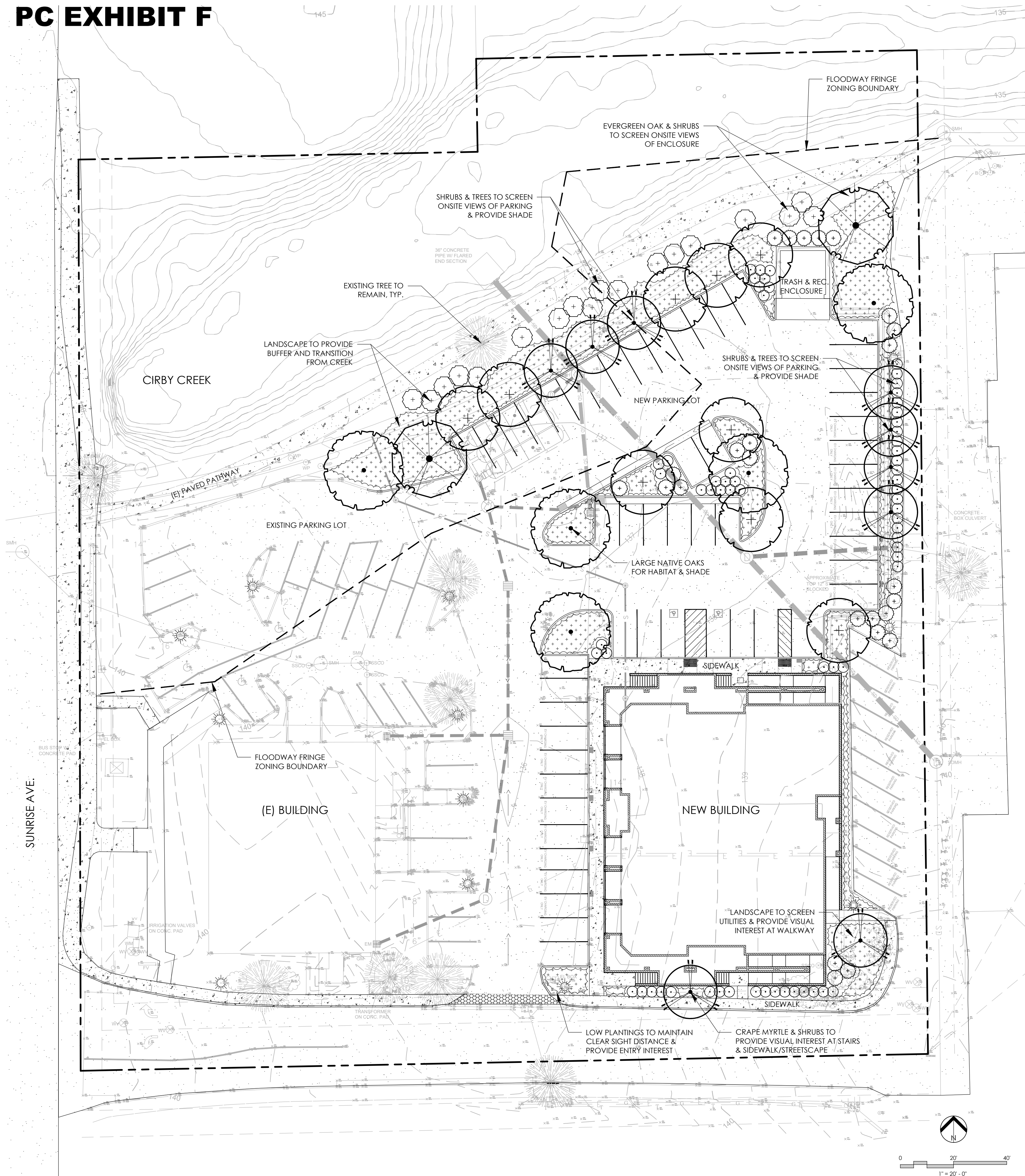


PC EXHIBIT F



PLANT LEGEND

BOTANICAL NAME	COMMON NAME	SIZE	QTY.	WATER USE	MATURE SIZE (HxW)
TREES					
LAGERSTROEMIA 'NATCHEZ'	CRAPE MYRTLE	24" BOX	9	L	25'x25'
PISTACHIA 'KEITH DAVEY'	PISTACHE	24" BOX	9	L	30'x30'
QUERCUS LOBATA	VALLEY OAK	24" BOX	6	L	60'x40'
QUERCUS WISLIZENII	INTERIOR LIVE OAK	24" BOX	1	VL	60'x60'
SHRUBS					
ARCTOSTAPHYLOS 'HOWARD McMinn'	MANZANITA	5G	--	L	8'x8'
CALLISTEMON 'LITTLE JOHN'	BOTTLEBRUSH	5G	--	L	4'x4'
DIETES BICOLOR	FORTNIGHT LILY	5G	--	L	3'x4'
FRANGULA 'EVE CASE'	COFFEEBERRY	5G	--	L	6'x6'
PHLOMIS FRUTICOSA	JERUSALEM SAGE	5G	--	L	4'x5'
RHAPHIOLEPIS 'PINK LADY'	INDIAN HAWTHORNE	5G	--	L	5'x5'
WESTRINGIA 'WYNYABBIE GEM'	COAST ROSEMARY	5G	--	L	6'x6'
GROUNDCOVERS & PERENNIALS					
BACCHARIS 'PIGOEN POINT'	DWARF COYOTE BRUSH	5G	--	L	8'
FESTUCA IDAHOENSIS	BLUE FESCUE	1G	--	L	18"
FESTUCA MAIREI	MAIRE'S FESCUE	5G	--	L	3'
KNIPHOFIA 'FLAMENCO'	HOT POKER PLANT	5G	--	L	2'
LOMANDRA 'PLATINUM BEAUTY'	MAT RUSH	1G	--	L	3'
MUHLENBERGIA RIGENS	DEER GRASS	5G	--	L	4'
NEPETA FAASSENII	CATMINT	1G	--	L	3'
TEUCRIUM CHAMAEDRYS	GERMANDER	1G	--	L	2'
VERBENA 'De La Mina'	CEDROS ISLAND VERBENA	1G	--	L	3'

LANDSCAPE CONCEPT STATEMENT

THE PROPOSED LANDSCAPING SHALL MEET THE CITY'S WATER USE EFFICIENCY REQUIREMENTS FOR WATER CONSERVATION AND DEVELOPMENT REQUIREMENTS FOR PARKING LOT SHADING. THE PLANT PALETTE FEATURES BOTH NATIVE PLANTS AND CLIMATE APPROPRIATE SPECIES WELL SUITED TO THE LOCAL CONDITIONS AND SOILS. THE PLANTINGS ARE INTENDED TO ADD LAYERS OF VISUAL INTEREST TO THE NEW BUILDING AND SURROUNDING PARKING LOT.

A NEW IRRIGATION SYSTEM SHALL BE INSTALLED AS PART OF THIS PROJECT. COMPONENTS SHALL INCLUDE AN AUTOMATIC IRRIGATION CONTROLLER CAPABLE OF ADJUSTING RUN TIMES BASED ON LOCAL WEATHER CONDITIONS, DRIP IRRIGATION FOR ALL PROPOSED PLANTINGS, TREES HAVING SEPARATE IRRIGATION VALVES THAN OTHER LANDSCAPE, IRRIGATION HYDROZONES WHICH GROUP PLANTS BY WATER NEEDS, AND OTHER COMPONENTS TO PROVIDE WATER USE EFFICIENCY.

GENERAL NOTES

- SEE ARBORIST REPORT FOR ADDITIONAL INFO ON TREES
- SEE CIVIL PLANS FOR ADDITIONAL SITE INFORMATION

PLANTING NOTES

- ALL WORK IS TO BE PERFORMED UNDER THE DIRECTION OF A LICENSED LANDSCAPE CONTRACTOR (C-27 LICENSE) OR CERTIFIED BY THE STATE OF CALIFORNIA FOR THE TYPE OF WORK SHOWN ON THE PLANS.
- A MINIMUM THREE INCH (3") LAYER OF COMPOSTED WOOD MULCH (ARBOR MULCH) SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT IN TURF AREAS, CREEPING OR ROOTING GROUNDCOVERS, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED. "GORILLA HAIR" SHREDDED REDWOOD MULCH IS STRICTLY PROHIBITED.
- CONTRACTOR IS TO SUBMIT REPRESENTATIVE SOIL SAMPLES FROM PLANTING AREAS TO A LABORATORY FOR ANALYSIS AND RECOMMENDATIONS AS DESCRIBED IN THE WATER EFFICIENT LANDSCAPE ORDINANCE. SOIL SAMPLING SHALL BE CONDUCTED IN ACCORDANCE WITH LABORATORY PROTOCOL, INCLUDING PROTOCOLS REGARDING ADEQUATE SAMPLING DEPTH FOR THE INTENDED PLANTS.
- A MINIMUM OF 8" OF NON-MECHANICALLY COMPACTED SOIL SHALL BE AVAILABLE FOR WATER ABSORPTION AND ROOT GROWTH IN PLANTED AREAS.
- INCORPORATE ORGANIC COMPOST INTO THE SOIL TO A MINIMUM DEPTH OF 8" AT A MINIMUM RATE OF 6 CUBIC YARDS PER 1,000 SQUARE FEET OR PER SPECIFIC AMENDMENT RECOMMENDATIONS FROM A SOILS LABORATORY REPORT.
- PLANTS SHALL BE OF QUALITY NURSERY STOCK, FREE OF PESTS AND DISEASES, AND CONFORM TO THE SIZE SPECIFICATIONS OF THE PLANT LEGEND AND THE LATEST EDITION OF THE AMERICAN NURSERYMAN STANDARDS.
- ALL PLANT LOCATIONS SHOWN ARE DIAGRAMMATIC. CONTRACTOR IS TO ADJUST ALL PLANTING WITH UTILITY LOCATIONS OR OTHER OBSTACLES NOT SHOWN ON THESE PLANS. ANY CONFLICTS BETWEEN LOCATIONS OF PROPOSED PLANTING AND UTILITIES OR OTHER OBSTRUCTIONS ARE TO BE CALLED TO THE ATTENTION OF THE LANDSCAPE ARCHITECT FOR REMEDY.
- PLANTS ARE TO BE INSTALLED IN A TRIANGULAR SPACING PATTERN UNLESS OTHERWISE NOTED.
- THE CONTRACTOR SHALL MAINTAIN AND MONITOR THE LANDSCAPE INSTALLATION FOR 60 DAYS UPON FINAL ACCEPTANCE. PLANTS IN AN UNHEALTHY OR DISTRESSED STATE SHALL BE REPLACED AT THE SAME SIZE AND SPECIFICATION AS THE ORIGINAL AT NO ADDITIONAL COST TO THE OWNER. ALL SHRUBS AND GROUND COVER SHALL BE GUARANTEED FOR 6 MONTHS UPON FINAL ACCEPTANCE.

SHADING CALCULATIONS FOR PARKING AREAS

TOTAL PARKING LOT AND DRIVE AISLE AREA REQUIRED FOR SHADING = 15,083 FT²
50% SHADING REQUIREMENT = 15,083 x 0.5 = 7,542

TREE & CANOPY AREA	INTERIOR PLANTER - 100%	SOUTH, EAST & WEST - 50%	CORNER & NORTH - 25%
LAGERSTROEMIA 'NATCHEZ' - 491 FT ²		4x491x0.50 = 982 FT ²	
PISTACHIA 'KEITH DAVEY' - 707 FT ²	3x707 = 2,121 FT ²		6x707x0.25 = 1,061 FT ²
QUERCUS LOBATA - 962 FT ²	3X962 = 2,886 FT ²		2x962x0.25 = 481 FT ²
QUERCUS WISLIZENII - 962 FT ²			1x962x0.25 = 241 FT ²
	SUBTOTAL: 5,007 FT ²	982 FT ²	TOTAL: 7,772 FT ²

SUNRISE AVENUE

705 SUNRISE AVENUE
ROSEVILLE, CALIFORNIA

ISSUED:
4/26/2024 PLANNING SUBMITTAL

PROJECT INFO
PROJECT NO. 24.06
DATE: APRIL 2024
DESIGNED BY: SK
DRAWN BY: SK

CONTENTS
PRELIMINARY
LANDSCAPE PLAN

SHEET NO.

L1

