

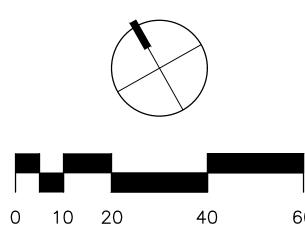
PROPOSED PLANT PALETTE

SIZE / HT. X SPRD. WATER **BOTANICAL NAME** COMMON NAME 24" BOX 8'H X 3'W STD. X 1-1/2"C LAGERSTROEMIA INDICA NATCHEZ WHITE CRAPE MYRTLE ACCENT TREE LOPHOSTEMON CONFERTUS **EVERGREEN** STD. X 1-1/2"C SCREEN 36" BOX MULTI OLEA EUROPAEA 'WILSONII' WILSON OLIVE TREE 8'H X 5'W SPECIMEN TREE 24" BOX 8'H X 4'W STD. X 2"C QUERCUS ILEX HOLLY OAK SHADE TREE SHRUBS, GRASSES, & GROUNDCOVERS DESCRIPTION **BOTANICAL NAME** COMMON NAME COUSIN ITT LITTLE RIVER WATTLE **EVERGREEN** ACACIA COGNATA 'COUSIN ITT' SUCCULENT AGAVE 'BLUE FLAME' BLUE FLAME AGAVE ACCENT SUCCULENT 5 GAL. 36" O.C. AGAVE 'BLUE GLOW' BLUE GLOW AGAVE ACCENT **BACKGROUND** TORCH ALOE ALOE ARBORESCENS 5 GAL. SUCCULENT GROUNDCOVER ALOE 'BLUE ELF' BLUE ELF ALOE SUCCULENT SUCCULENT MEDICINAL ALOE ACCENT GROUNDCOVER CALANDRINIA SPECTABLIS **ROCK PURSLANE** SUCCULENT ORNAMENTAL CAREX DIVULSA BERKELEY SEDGE ORNAMENTAL CHONDROPETALUM TECTORUM DIANELLA 'LITTLE REV' LITTLE REV FLAX LILY **UPRIGHT ACCENT** SUCCULENT FURCRAEA MACDOUGALLII MACDOUGALL'S CENTURY PLANT 5 GAL. FLOWERING LOW LANTANA 'NEW GOLD' ORNAMENTAL VARIEGATED DWARF MAT RUSH 'PLATINUM BEAUTY' MYOPORUM PARVIFOLIUM 'PINK' PINK RACER GROUNDCOVER RUSSELIA EQUISETIFORMIS FIRECRACKER PLANT DESCRIPTION LITTLE OLLIE DWARF OLIVE HEDGE SHRUB OLEA EUROPAEA 'MONTRA' **EVERGREEN** WESTRINGIA 'WYNYABBIE GEM'

VL = VERY LOW WATER USE, L = LOW WATER USE, M = MODERATE WATER USE, H = HIGH WATER USE. WATER USE STATED IS PER 'WATER USE CLASSIFICATION OF LANDSCAPE SPECIES' (ALSO REFERRED TO AS WUCOLS IV) FOR THE CITY OF RIVERSIDE, CA.

LEGEND

- 1 TRASH ENCLOSURE
- 2 GENERATOR ENCLOSURE
- 3 FT. TALL SCREENING HEDGE FROM STREET
- 6 FT. TALL SCREENING HEDGE FROM NEIGHBORING PROPERTY
- 6 FT. TALL SCREENING HEDGE FOR TRASH / GENERATOR ENCLOSURE
- 6 PROPOSED TRANSFORMER PAD
- 7 NEW CONCRETE WALKWAY
- 8 EXISTING CONCRETE WALKWAY
- 9 EXISTING LANDSCAPE TO REMAIN
- PROPOSED RESIDENT PATIO SPACE WITH WALL / FENCE SEPARATION
- PROPOSED RESIDENT DINING COURTYARD
- PROPOSED EMPLOYEE DINING COURTYARD
- 13 PROPOSED JOINT ACTIVITY AREA



BOULDER ASSOCIATE 300 SPECTRUM CENTER DR, SUITE 730 IRVINE, CALIFORNIA 92618 949.727.9000

PROJECT

PACIFIC GROVE ACUTE PSYCHIATRIC FACILITY

00.00000

5900 Brockton Ave., Riverside, CA 92506

DEVELOPMENT APPLICATION / CUP

REVISIONS

DESCRIPTION

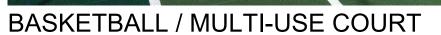
SHEET TITLE

PRELIMINARY LANDSCAPE PLAN

SHEET NUMBER

L1.1





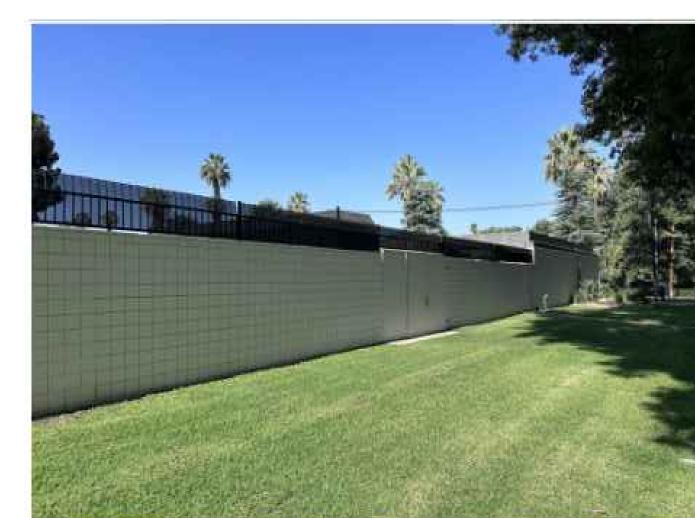


YOGA / MULTI-USE SYNTHEIC TURF LAWN

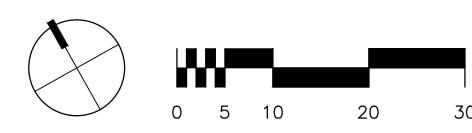


9' TALL INTERIOR CMU WALL WITH DECORATIVE BANDS WITH 5' TALL OMEGA MAX FENCE PANEL ON TOP OF WALL.

e, e, e e, e e, e e



MATCH EXISTING 12' CMU WALL WITH 2' TUBE STEEL **FENCE**



LEGEND

- 1 LOW MAINTENANCE PLANTING AREA
- 2 SAWCUT CONCRETE PAVING WITH TOPCAST FINISH
- 3 STEEL CLUSTER TABLE WITH STEEL UMBRELLAS (EMPLOYEE AREAS)
- STEEL CLUSTER TABLE LOUNGE & DINING HEIGHTS (RESIDENT AREAS)
- 5 LOUNGE FURNISHING
- 6 9 FT. TALL CMU WALL WITH 5 FT. FENCE
- 7 12 FT. TALL CMU PERIMETER WALL WITH 2 FT. FENCE
- 8 HALF-COURT BASKETBALL COURT
- 9 SYNTHETIC TURF MULTI-USE / YOGA LAWN
- 10 RAISED VEGETABLE / HERB GARDEN BEDS

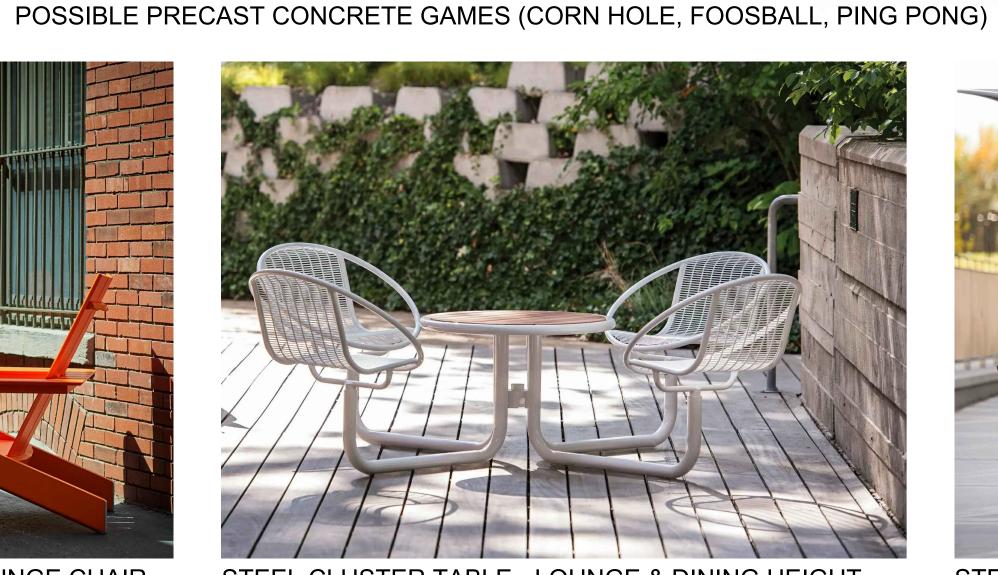


MOLDED OUTDOOR LOUNGE FURNITURE

RAISED GARDEN BEDS



RECYCLED PLASTIC LOUNGE CHAIR



STEEL CLUSTER TABLE - LOUNGE & DINING HEIGHT (RESIDENT AREAS)



STEEL CLUSTER TABLE AND STEEL UMBRELLA (EMPLOYEE AREA)



300 SPECTRUM CENTER DR, SUITE 730 IRVINE, CALIFORNIA 92618 949.727.9000

PROJECT

PACIFIC GROVE ACUTE PSYCHIATRIC FACILITY

000000.00

5900 Brockton Ave., Riverside, CA

DEVELOPMENT APPLICATION / CUP

DESCRIPTION

SHEET TITLE

PRELIMINARY LANDSCAPE PLAN **ENLARGEMENT**

SHEET NUMBER

L1.2

Exhibit 8 - Project Plans PR-2024-001751 (CUP,DR)

ALL WIRE SPLICES SHALL BE PLACED WITHIN PLASTIC VALVE BOX OR WIRE PULL BOX. WIRE SPLICES MUST BE TWISTED WITH WIRE TWISTING TOOL WITH A MAXIMUM OF TWO WIRES PER TWIST. REFER TO MANUFACTURE RECOMMENDATION FOR PROPER WIRE CONNECTIONS.

SPLICING RECOMMENDATIONS: WIRE SPLICES ARE THE WEAK LINK OF ANY ELECTRICAL CIRCUIT. IT IS ESPECIALLY IMPORTANT TO MAKE PROPER JOINTS IN IRRIGATION SYSTEMS BECAUSE THE JOINTS ARE EXPOSED TO WET AND DAMP ENVIRONMENTS THAT CAN CAUSE CORROSION OF THE COPPER CONDUCTOR, AND PREMATURE FAILURE. RLA RECOMMENDS THE STRICT USE OF MODEL DBR/Y-6, AS MANUFACTURED BY THE 3M COMPANY (PAIGE SPECIFICATION P7364D)

	EXISTING EQUIPMENT LEGEND					
SYMBOL	MANUFACTURE / MODEL NO. / DESCRIPTION					
M	(EXISTING) DOMESTIC WATER IRRIGATION METER. VERIFY SIZE, LOCATION, AND STATIC WATER PRESSURE IN FIELD.					
RP	(EXISTING) R/P BACKFLOW PREVENTION ASSEMBLY. VERIFY AND TEST FOR PROPER OPERATION. HAVE R/P TESTED BY DISTRICT APPROVED BACKFLOW ASSEMBLY TECHNICIAN FOR CERTIFICATION. REPAIR OR REPLACE IF DAMAGED.					
C	(EXISTING) CONTROLLER SHALL BE REPLACED WITH NEW "ET-SMART" IRRIGATION CONTROLLER. SEE CONTROLLER SPECIFICATION ABOVE FOR TYPE AND SIZE.					
36	CONNECTION OF PROPOSED MAINLINE AND CONTROL WIRES TO EXISTING IRRIGATION SYSTEM. VERIFY MAINLINE SIZE, QUANTITY OF WIRES REQUIRED, INCLUDING SPARE WIRES AND EXACT CONNECTION POINT LOCATIONS IN FIELD.					
	(EXISTING) IRRIGATION MAINLINE SHOWN FOR REFERENCE ONLY. PROTECT IN PLACE, REPAIR ANY DAMAGE DUE TO CONSTRUCTION. VERIFY SIZE, TYPE, AND EXACT LOCATION IN FIELD. IF CONTRACTOR IS NOT ABLE TO LOCATE EXISTING MAINLINE CONTRACTOR SHALL PROVIDE AND INSTALL NEW MAINLINE AND MAKE ALL NECESSARY CONNECTIONS FOR PROPER OPERATION OF NEW AND EXISTING IRRIGATION SYSTEM.					
(<u> </u>	CUT AND CAP EXISTING LATERAL LINE, VERIFY EXACT LOCATION IN FIELD.					
	(EXISTING) IRRIGATION TO REMAIN, PROTECT IN PLACE. VERIFY AND TEST FOR PROPER OPERATION PRIOR TO CONSTRUCTION, REPAIR OR REPLACE IF DAMAGED. PROVIDE 100% COVERAGE WITH NO PONDING, RUNOFF OR OVER SPRAY. THE OWNER'S REPRESENTATIVE MUST REVIEW ANY REQUIRED MODIFICATIONS TO THESE AREAS PRIOR TO COMMENCING WORK. THE CONTRACTOR MUST NOTIFY THE OWNER'S AUTHORIZED REPRESENTATIVE OF THESE CONDITIONS OR ANY DISCREPANCIES PRIOR TO COMMENCING WORK.					
======	(EXISTING) SLEEVING FOR MAINLINE AND CONTROL WIRES. VERIFY SIZE AND EXACT LOCATION IN FIELD. IF CONTRACTOR IS NOT ABLE TO LOCATE OR UTILIZE EXISTING SLEEVE CONTRACTOR SHALL SAWCUT PAVING/CONCRETE OR BORE UNDER AND INSTALL NEW PIPE AND OR CONTROL WIRES PLACED IN NEW SLEEVE FOR CONNECTION TO EXISTING IRRIGATION SYSTEM. BACKFILL AND INSTALL ASPHALT SLURRY MIX OR CONCRETE TO MATCH EXISTING CONDITIONS, AS APPROVED BY OWNER. VERIFY ALL SLEEVE LOCATIONS PRIOR TO BIDDING AND COMMENCING WORK.					

IN-LINE DRIP IRRIGATION LEGEND								
SYMBOL	MANUFACTURE / MODEL NO. / DESCRIPTION GPH PSI RADIUS PREC. RATE						SHEET	
	RAIN BIRD - XFS-06-12, XFS SUB-SURFACE "COPPER SHIELD" SERIES 17mm, 18" O.C. EMITTER, DRIPLINE WITH PRESSURE COMPENSATING, COPPER SHIELD ROOT INTRUSION PROTECTION EMITTER. INSTALL DRIPLINE 3" BELOW GRADE @ 18" MAXIMUM ROW SPACING.				A, B, C, D	L7.1		
NO SYMBOL RAIN BIRD - DRIPLINE CONNECTIONS SHALL BE MADE USING "XF SERIES" 17mm DRIPLINE INSERT FITTINGS. INSTALL STAINLESS STEEL CLAMPS ON FITTINGS FOR ANY SYSTEM THAT EXCEEDS 50 PSI.						B, C, D, E	L7.1	
HEHEHEH	AS APPROVED - SCH. 40 PVC PIPE SUPPLY HEADER CONNECTION TO DRIPLINE TUBING WITH SCH. 40 PVC FITTINGS. SIZE ALL SUPPLY HEADER AND EXHAUST FOOTER PER INTAKE/EXHAUST HEADER PIPE SIZING CHART. IN NO INSTANCE SHALL PIPE SIZE EXCEED 5 F.P.S. OR DESIGNATED G.P.M. RANGE.						L7.1	
HUNTER - AFV-T, 1/2" THREADED AUTOMATIC FLUSH VALVE. LOCATE AT END OF DRIP ZONE IN EACH DIRECTION. INSTALL INSIDE A 10" ROUND VALVE BOX 18" FROM PAVING.						F	L7.1	
RAIN BIRD - ARV-050, 1/2" AIR/VACUUM RELIEF VALVE. LOCATE AT HIGHEST POINT OF THE DRIPLINE ZONE. INSTALL INSIDE A 6" ROUND VALVE BOX 18" FROM PAVING.						G	L7.1	
DI	HUNTER - ECO-ID, POP-UP ECO-INDICATOR WITH YELLOW STEM, DRIP SYS OPERATION INDICATOR.	TEM POP	-UP			Н	L7.1	

A. SUB-SURFACE IN-LINE DRIP TUBING SHALL BE INSTALLED @ 18" MAXIMUM ROW SPACING FOR TYPICAL SHRUB AREAS AND 12" MAXIMUM ROW SPACING FOR ANY GROUNDCOVER AREAS. INSTALL TUBING WITH TRIANGULAR SPACED EMITTER LAYOUT, 3" BELOW FINISH SOIL GRADE, ANCHORED WITH RAIN BIRD 6" GALVANIZED WIRE STAKES, MODEL #TDS-050 BEND, INSTALLED FIVE (5) FEET ON CENTER.

B. INSTALL PERIMETER TUBING MAXIMUM 6" FROM PERIMETER EDGE FOR GROUNDCOVER AREAS AND 10" SHRUB AREAS. CONTRACTOR SHALL DETERMINE MINIMUM ROW SPACING IN THE FIELD AFTER REVIEW OF PLANT SPACING FOR EACH PLANTER. EACH AND EVERY SHRUB SHALL RECEIVE WATER FROM A MINIMUM OF TWO INLINE DRIP EMITTERS, ONE (1) ON EACH SIDE. AREAS OF TIGHTLY SPACED GROUNDCOVER OR SANDY SOILS WILL REQUIRE CLOSER, 12" ROW SPACING. FOR ANY 'SINGLE' OR' DOUBLE' ROW TYPE PLANTINGS, INSTALL DRIP TUBING ON BOTH SIDES OF THE SHRUB ROW TO IRRIGATE SHRUBS ON EITHER SIDE. DUE TO SOIL STRATA DIFFERENCES AND POSSIBLE COMPACTION CONTRACTOR SHALL FIELD VERIFY PRIOR TO STARTING WORK AND BEFORE BACKFILLING THAT THE FINAL LAYOUT AND ROW SPACING WILL PROVIDE ADEQUATE WATER TO ALL

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	IRRIGATION TREE BUBBLER LEGEND								
	SYMBOL	MANUFACTURE / MODEL NO. / DESCRIPTION	GPM	PSI	RADIUS	PREC. RATE		SHEET	
	⊗	RAIN BIRD - RD-06-S-P30-F, W/ HUNTER MSBN-25Q, MULTI-STREAM BUBBLER NOZZLE, TWO (2) BUBBLERS PER TREE.	.25 (.50)	30	1 FT	1.8		L7.1	
	×	RAIN BIRD - RD-06-S-P30-F, W/ HUNTER PCN-25, TRICKLE PATTERN BUBBLER NOZZLE, TWO (2) BUBBLERS PER TREE.	.25 (.50)	30	N/A	1.8	' '	L/.1	
	•	RAIN BIRD - RWS-B-1401-RWS-SOCK, 36" DEEP WELL BUBBLER, TWO (2) BUBBLERS PER TREE.	.25 (.50)	30	N/A	1.8	J	L7.1	
		NGLE SYMBOL ON PLANS REPRESENTS TWO (2) BUBBLERS PER TREE. IBBLERS AT EDGE OF ROOTBALL ON OPPOSITE SIDES OF TREE TYPICAL.							

	IRRIGATION EQUIPMENT LEGEND		
SYMBOL	MANUFACTURE / MODEL NO. / DESCRIPTION	DETAIL	SHEE
(SUPERIOR - 3200150, SERIES 1-1/2" NORMALLY CLOSED, MASTER CONTROL VALVE. WIRE TO CONTROLLER WITH BLUE & WHITE TWISTED DIRECT BURIAL WIRES. INSTALL PER MANUFACTURERS RECOMMENDATIONS.	К	L7.1
(5)	SITEONE - GTFS-150C, 1-1/2" (CST) FLOW SENSING TEE MOUNTED ASSEMBLY. INSTALL PER MANUFACTURER'S RECOMMENDATIONS. WIRE TO CONTROLLER WITH PAIGE ELECTRIC CORP., #P7162D, FLOW SENSOR COMMUNICATION CABLE, 2 CONDUCTOR, SHIELDED 16 AWG SOLID COPPER INSTALLED WITHIN 1-1/4' PVC CONDUIT. CONTRACTOR TO INSTALL FLOW SENSOR WIRE PULL BOXES LOCATED EVERY 250' MAXIMUM SPACING AND AT ALL CROSSINGS. MAXIMUM 2000' CABLE RUN DISTANCE. ALSO INSTALL FLOW SENSOR WIRE PULL BOX AT AUTOMATIC CONTROLLER AND FLOW SENSOR LOCATIONS AND AT EACH CHANGE OF DIRECTION. FOR GRAPHIC CLARITY, PULL BOXES ARE NOT SHOWN ON PLANS. FLOW SENSOR IS SUPPLIED AS PART OF CONTROLLER ASSEMBLY.	L	L7.1
(EZ-FLO SYSTEMS - EZ-005-FX-CBV-150-FERTI-MAXX STARTER-25, 5 GALLON LIQUID FERTILIZING SYSTEM WITH MINIMUM 90 DAY SUPPLY STARTER FERTILIZER.	М	L7.2
>-4	NIBCO - T-580-70-66, BRONZE BALL VALVE WITH STAINLESS STEEL STEM AND HANDLE NUT, LINE SIZE PER MAINLINE.	N	L7.2
•	HUNTER - ICV-G-AS-ADJ, (1" OR 1-1/2") SERIES REMOTE CONTROL VALVE, WITH ACCU-SYNC PRESSURE REGULATOR, SIZE AS SHOWN.	0	L7.2
•	HUNTER - ICZ-40, (1" OR 1-1/2") SERIES DRIP REMOTE CONTROL VALVE ASSEMBLY, SIZE AS SHOWN. DRIP ASSEMBLY KIT IS FACTORY INSTALLED WITH HUNTER STAINLESS STEEL SCREEN Y-FILTER AND 40 PSI. INLINE PRESSURE REGULATOR - SEE BELOW FOR VALVE GPM/FLOW SIZES. FOR DEMANDS (0.5 - 1.0) GPM, INSTALL ICZ-101-40-LF, 1" (LOW FLOW) DRIP VALVE ASSEMBLY.	Р	L7.2
	FOR DEMANDS (2 - 19) GPM, INSTALL ICZ-101-40, 1" DRIP VALVE ASSEMBLY. FOR DEMANDS (20 - 50) GPM, INSTALL ICZ-151-40-XL, 1-1/2" DRIP VALVE ASSEMBLY.		
$oldsymbol{\odot}$	RAIN BIRD - 44LRC, 1" QUICK COUPLER VALVE WITH LOCKING COVER.	Q	L7.2

SYMBOL	MANUFACTURE / MODEL NO. / DESCRIPTION	DETAIL	SHE
С	SITEONE LANDSCAPE SUPPLY - GREEN TECH DIVISION: HUNTER "ACC2" CONTROLLER ASSEMBLY:	R	L7.:
	MODEL# CA14-HU4-48 / LPP / HWSSE-P / GTFS-150P / GR-K / A2C-LTEM:		
	CA14 = U.L. APPROVED, V.I.T. STRONG BOX, STAINLESS STEEL WALL MOUNT ENCLOSURE. HU4 = HUNTER "ACC2" CONVENTIONAL WIRE CONTROLLER. 48 = NUMBER OF CONTROLLER STATIONS. LPP = LINE SURGE PROTECTION.		
	HWSSE-P = "SOLAR-SYNC-SEN" (ET) MODULE AND RAIN SENSOR, WIRELESS, POLE MOUNTED. GTFS-150P, 1-1/2" (CST) FLOW SENSOR. GR-K = GROUNDING KIT.		
	A2C-LTEM = CELLULAR COMMUNICATION CARTRIDGE FOR HUNTER CLOUD-BASED CENTRALUS CONTROL.		
	FOR FURTHER INFORMATION CONTACT ERIC ANDERSON WITH SITEONE LANDSCAPE SUPPLY, GREEN TECH DIVISION, LAGUNA HILLS, CA. (949) 285-4048 or 800-427-0779, EANderson@siteone.com THE INSTALLATION OF CONTROLLER ASSEMBLY AND CELLULAR SERVICE ACTIVATION MUST BE APPROVED AND CERTIFIED BY SITEONE LANDSCAPE SUPPLY. PROVIDE COPIES OF CERTIFICATION TO THE OWNER'S AUTHORIZED REPRESENTATIVE AND LANDSCAPE ARCHITECT.		
	NOTE: REVIEW THE IRRIGATION COMMUNICATION OPERATIONAL INTENT WITH ONE OF THE FOLLOWING, CELLULAR, WIFI, OR ETHERNET CONNECTION WITH THE OWNERS AUTHORIZED REPRESENTATIVE PRIOR TO ORDERING IRRIGATION CONTROLLER TO ENSURE THE APPROPRIATE EQUIPMENT/OPTIONS AND CONFIGURATIONS ARE INCLUDED.		
RS	HUNTER - "SOLAR-SYNC-SEN" WIRELESS (ET) MODULE AND RAIN SENSOR. INSTALL PER MANUFACTURES RECOMMENDATIONS. MOUNT SENSOR ON 10'x2" GALVANIZED PIPE CLEAR OF ANY OBSTRUCTIONS IN FULL SUN AND WIRE TO CONTROLLER. VERIFY EXACT LOCATION IN FIELD WITH HUNTER INDUSTRIES AND OWNERS AUTHORIZED REPRESENTATIVE PRIOR TO COMMENCING WORK.	R	L7
CD]	CELLULAR DATA CENTRAL CONTROL COMMUNICATION CONNECTION: CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION AND SETUP OF THE CELLULAR DATA SERVICE PLAN WITH STATIC IP ADDRESS FOR THE OWNER FROM CELLULAR SERVICE PROVIDER AND CONFIRM PROPER OPERATION TO THE HUNTER CENTRALUS CENTRAL CONTROL COMPUTER SYSTEM SOFTWARE.	N/A	N/.
	NOTE: WIRELESS COMMUNICATION DEVICES REQUIRE A WIRELESS SITE SURVEY. CONTRACTOR SHALL CONTACT HUNTER AND COORDINATE A SITE SURVEY FOR CONTROLLER CELLULAR COMMUNICATION PRIOR TO ORDERING CONTROLLER ASSEMBLY.		
E	120 VOLT ELECTRICAL POWER PROVIDED BY ELECTRICIAN, VERIFY ACTUAL LOCATION IN FIELD. THE COORDINATION OF POWER AND CONNECTION OF CONTROLLER SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.	N/A	N/.

CONTROLLER AND ACCESS THE CENTRALLUS CENTRAL COMMUNICATION. CONTRACTOR SHALL PROVIDE AND COORDINATE

CELLULAR DATA SERVICE PLAN FROM CELLULAR SERVICE PROVIDER FOR CENTRAL CONTROL COMMUNICATION. 2. INSTALL CONTROLLER, CONTROL WIRE CONNECTORS AND CONTROLLER GROUNDING PROTECTION AND ALL RELATED

4. CONTRACTOR SHALL COORDINATE A PRE CONSTRUCTION MEETING WITH SITEONE PRIOR TO CONSTRUCTION.

3. FOR MULTIPLE CONTROLLERS USE DIFFERING COLOR STRIPE FOR COMMON WIRE, PER CONTROLLER.

EQUIPMENT PER MANUFACTURE RECOMMENDATIONS.

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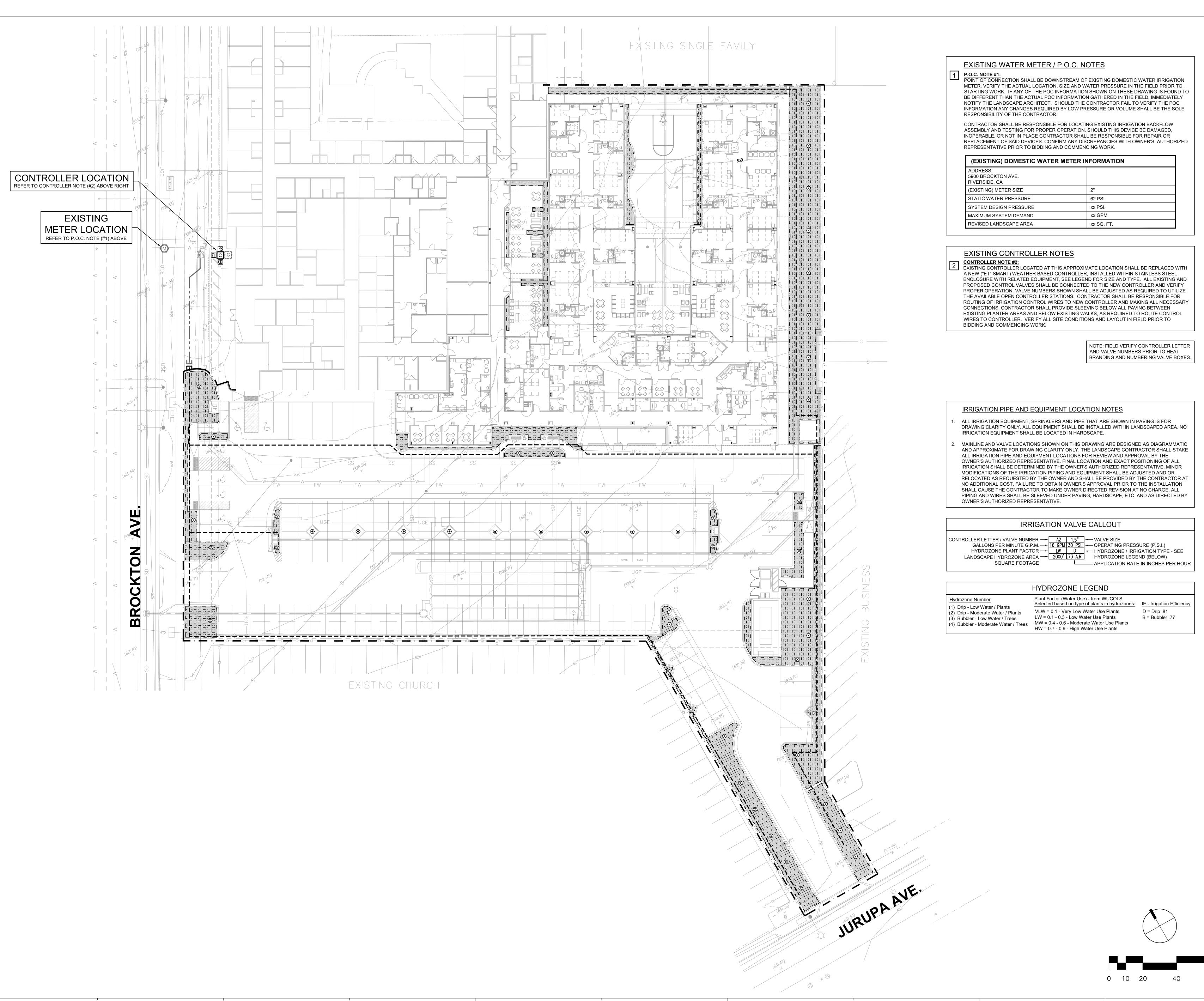
DESCRIPTION

SHEET TITLE

PRELIMINARY IRRIGATION SCHEDULES

SHEET NUMBER

Appendix A Water	Emcient	Lanusca	pe won	ksneet		1	Meter #1
Reference Evapotranspiration	(ET _o)	56.6	Pro	ject Type	Non-Resident	ial	0.45
Hydrozone # /	Plant Factor	Irrigation	Irrigation	ETAF	Landscape Area	ETAF x Area	Estimated Total
Planting Description ^a	(PF)	Method ^b	Efficiency (IE) ^c	(PF/IE)	(Sq. Ft.)		Water Use (Gal) (ETWU) ^d
Regular Landscape Areas							
1- Shrub Dripline (LOW)	0.3	Drip	0.81	0.37	13022	4823	169247
2- Shrub Dripline (MOD)	0.5	Drip	0.81	0.62	485	299	10506
6 - Tree Bubbler (MOD)	0.5	Bubbler	0.77	0.65	188	122	4284
				Totals	13695	5244	184037
Special Landscape Areas							
SLA-1 N/A				1	0	0	(
				Totals	0	0	(
					ETWU Total	- Gallons ^d	184,037
	Max	imum Allo	wed Wate	er Allow	ance - Gallons	(MAWA) e	216,263
3.) Medium water use planting	D (5)	1.) Overhe 2.) Drip		2.) 0.81 fc	·	to change acr per year to ga	a conversion factor re-inches per acre allons per square
2.) Low water use planting 3.) Medium water use planting * MAWA (Annual Gallons Allow x SLA)] Where 0.62 is a conversion facto year to gallons per square foot landscape area in square feet, Sl	r to change ac per year, LA is t _A is the total s	2.) Drip 2) [(ETAF x LA re-inches per the total regulations) + ((1-ETAF) acre per lar ape area in		or Drip	Eto x 0.62 x E Where 0.62 is to change acr	a conversion factor re-inches per acre allons per square
2.) Low water use planting 3.) Medium water use planting * MAWA (Annual Gallons Allow x SLA)] Where 0.62 is a conversion facto year to gallons per square foot landscape area in square feet, SI square feet, and ETAF is 0.55 for residential areas.	r to change ac per year, LA is t _A is the total s	2.) Drip 2) [(ETAF x LA re-inches per the total regulations) + ((1-ETAF) acre per lar ape area in		or Drip	Eto x 0.62 x E Where 0.62 is to change acr per year to ga	a conversion factor re-inches per acre allons per square
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BOULDER ASSOCIATE

300 SPECTRUM CENTER DR, SUITE 730 IRVINE, CALIFORNIA 92618 949.727.9000

PROJECT

PACIFIC GROVE ACUTE PSYCHIATRIC FACILITY

00.00000

5900 Brockton Ave., Riverside, CA 92506

DEVELOPMENT APPLICATION / CUP

REVISIONS

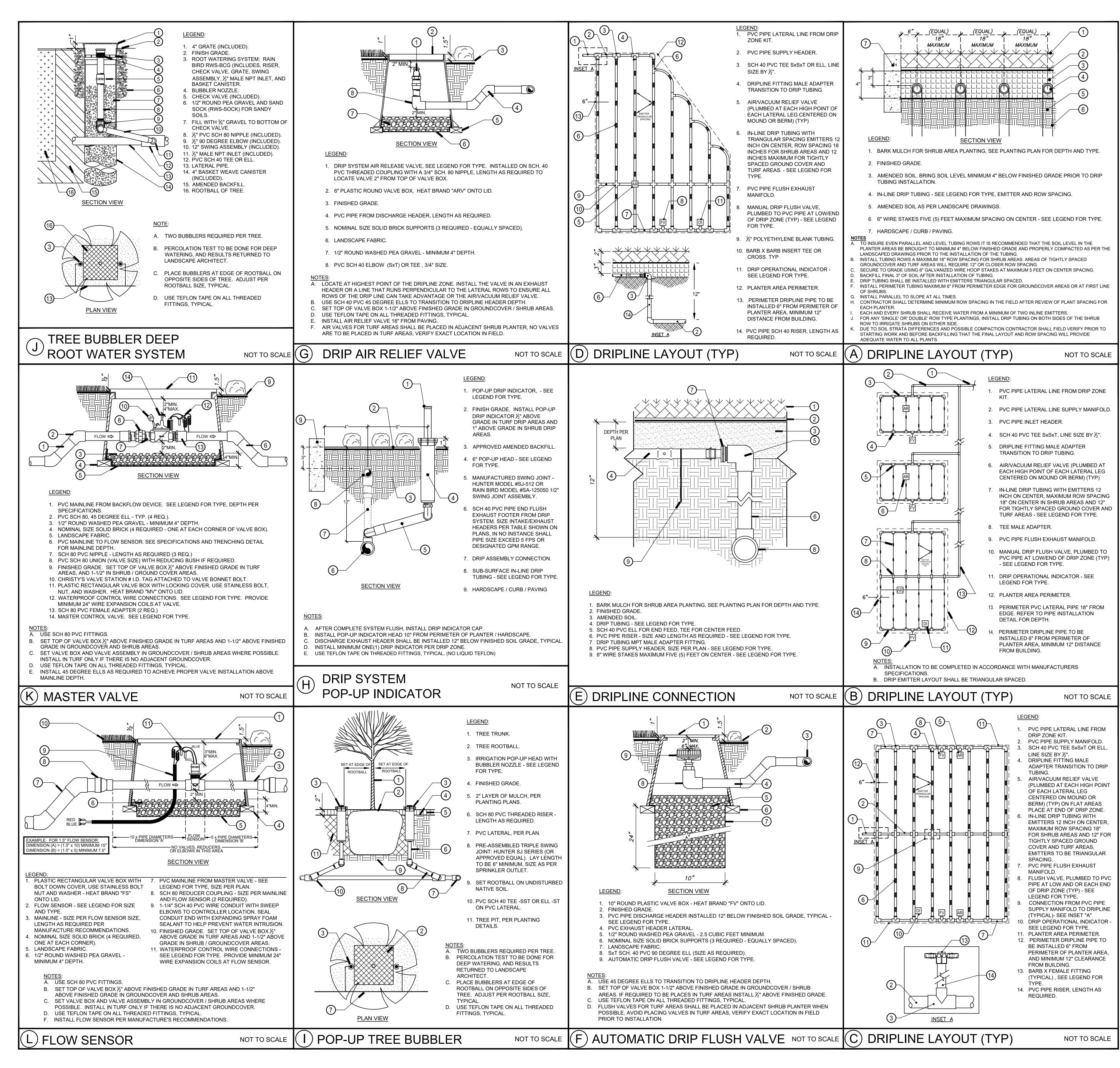
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SHEET TITLE

PRELIMINARY IRRIGATION PLAN

SHEET NUMBER

L3.1



BOULDER ASSOCIATE

300 SPECTRUM CENTER DR, SUITE 730

IRVINE, CALIFORNIA 92618 949.727.9000

PROJECT

PACIFIC GROVE
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FACILITY

000000.00

DATE

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REVISIONS

MEVISIONS

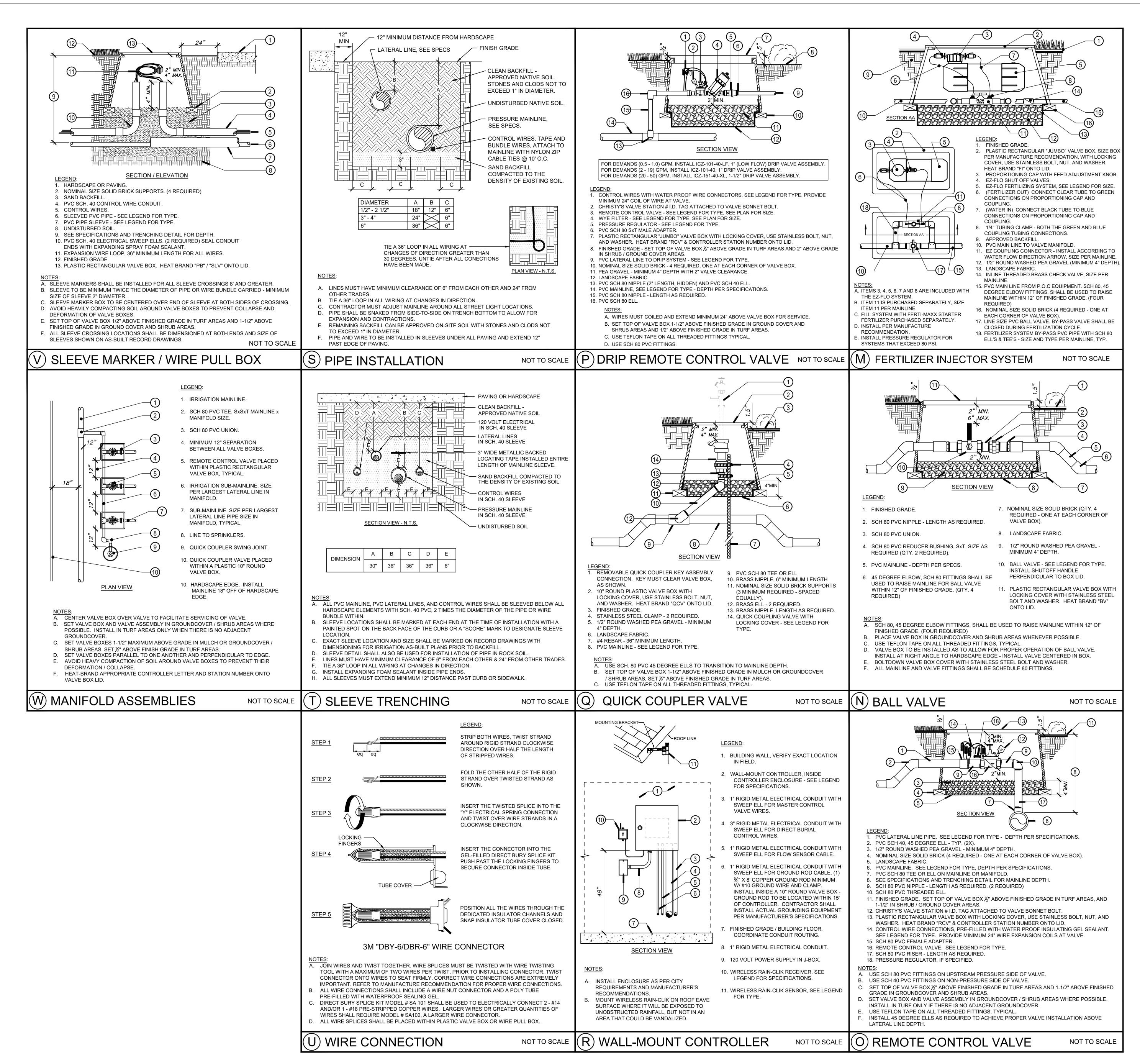
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SHEET TITLE

PRELIMINARY IRRIGATION DETAILS

SHEET NUMBER

L4.1



BOULDER ASSOCIATE

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IRVINE, CALIFORNIA 92618

949.727.9000

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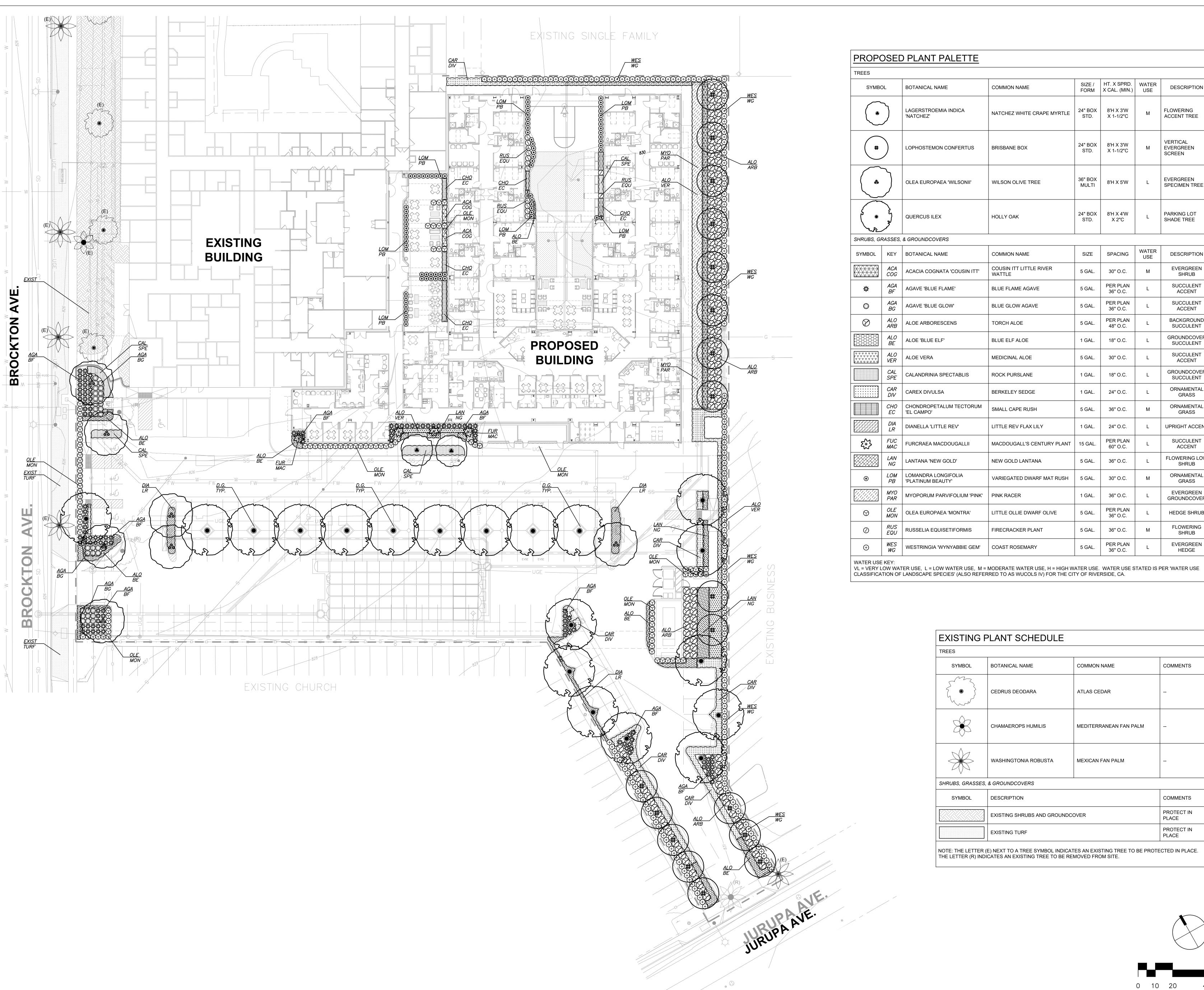
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SHEET TITLE

PRELIMINARY IRRIGATION DETAILS

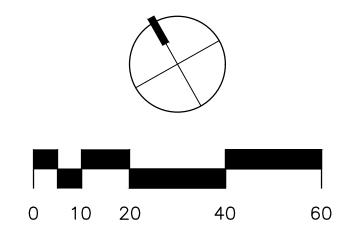
SHEET NUMBER

L4.2



TREES							
SYMBC)L	BOTANICAL NAME	COMMON NAME	SIZE / FORM	HT. X SPRD. X CAL. (MIN.)	WATER USE	DESCRIPTION
•		LAGERSTROEMIA INDICA 'NATCHEZ'	NATCHEZ WHITE CRAPE MYRTLE	24" BOX STD.	8'H X 3'W X 1-1/2"C	M	FLOWERING ACCENT TREE
-		LOPHOSTEMON CONFERTUS	BRISBANE BOX	24" BOX STD.	8'H X 3'W X 1-1/2"C	М	VERTICAL EVERGREEN SCREEN
		OLEA EUROPAEA 'WILSONII'	WILSON OLIVE TREE	36" BOX MULTI	8'H X 5'W	L	EVERGREEN SPECIMEN TREE
	and	QUERCUS ILEX	HOLLY OAK	24" BOX STD.	8'H X 4'W X 2"C	L	PARKING LOT SHADE TREE
SHRUBS, GR	ASSES,	& GROUNDCOVERS					
SYMBOL	KEY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	WATER USE	DESCRIPTION
	ACA COG	ACACIA COGNATA 'COUSIN ITT'	COUSIN ITT LITTLE RIVER WATTLE	5 GAL.	30" O.C.	М	EVERGREEN SHRUB
袋	AGA BF	AGAVE 'BLUE FLAME'	BLUE FLAME AGAVE	5 GAL.	PER PLAN 36" O.C.	L	SUCCULENT ACCENT
0	AGA BG	AGAVE 'BLUE GLOW'	BLUE GLOW AGAVE	5 GAL.	PER PLAN 36" O.C.	L	SUCCULENT ACCENT
\otimes	ALO ARB	ALOE ARBORESCENS	TORCH ALOE	5 GAL.	PER PLAN 48" O.C.	L	BACKGROUND SUCCULENT
	ALO BE	ALOE 'BLUE ELF'	BLUE ELF ALOE	1 GAL.	18" O.C.	L	GROUNDCOVEF SUCCULENT
V V V V V V V V V V V V V V V V V V V	ALO VER	ALOE VERA	MEDICINAL ALOE	5 GAL.	30" O.C.	L	SUCCULENT ACCENT
	CAL SPE	CALANDRINIA SPECTABLIS	ROCK PURSLANE	1 GAL.	18" O.C.	L	GROUNDCOVER SUCCULENT
**************************************	CAR DIV	CAREX DIVULSA	BERKELEY SEDGE	1 GAL.	24" O.C.	L	ORNAMENTAL GRASS
	CHO EC	CHONDROPETALUM TECTORUM 'EL CAMPO'	SMALL CAPE RUSH	5 GAL.	36" O.C.	М	ORNAMENTAL GRASS
	DIA LR	DIANELLA 'LITTLE REV'	LITTLE REV FLAX LILY	1 GAL.	24" O.C.	L	UPRIGHT ACCEN
€}	FUC MAC	FURCRAEA MACDOUGALLII	MACDOUGALL'S CENTURY PLANT	15 GAL.	PER PLAN 60" O.C.	L	SUCCULENT ACCENT
	LAN NG	LANTANA 'NEW GOLD'	NEW GOLD LANTANA	5 GAL.	36" O.C.	L	FLOWERING LOV SHRUB
*	LOM PB	LOMANDRA LONGIFOLIA 'PLATINUM BEAUTY'	VARIEGATED DWARF MAT RUSH	5 GAL.	30" O.C.	М	ORNAMENTAL GRASS
	MYO PAR	MYOPORUM PARVIFOLIUM 'PINK'	PINK RACER	1 GAL.	36" O.C.	L	EVERGREEN GROUNDCOVER
8	OLE MON	OLEA EUROPAEA 'MONTRA'	LITTLE OLLIE DWARF OLIVE	5 GAL.	PER PLAN 36" O.C.	L	HEDGE SHRUB
0	RUS EQU	RUSSELIA EQUISETIFORMIS	FIRECRACKER PLANT	5 GAL.	36" O.C.	М	FLOWERING SHRUB
	WES	WESTRINGIA 'WYNYABBIE GEM'			PER PLAN		EVERGREEN

EXISTING PLANT SCHEDULE								
TREES								
SYMBOL	BOTANICAL NAME	COMMON NAME	COMMENTS					
	CEDRUS DEODARA	ATLAS CEDAR						
	CHAMAEROPS HUMILIS	MEDITERRANEAN FAN PALM						
	WASHINGTONIA ROBUSTA	MEXICAN FAN PALM						
SHRUBS, GRASSES,	& GROUNDCOVERS							
SYMBOL	DESCRIPTION		COMMENTS					
	EXISTING SHRUBS AND GROUNDC	OVER	PROTECT IN PLACE					
	EXISTING TURF							
	NOTE: THE LETTER (E) NEXT TO A TREE SYMBOL INDICATES AN EXISTING TREE TO BE PROTECTED IN PLACE. THE LETTER (R) INDICATES AN EXISTING TREE TO BE REMOVED FROM SITE.							





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DEVELOPMENT APPLICATION / CUP

DESCRIPTION

SHEET TITLE

PRELIMINARY PLANTING PLAN

SHEET NUMBER

L5.1