



Expiration Date MARCH 31, 2025

The logo for Hillside Architecture features a large, stylized letter 'H' in a bold, black, sans-serif font. A thick, black, curved line arches over the top of the 'H', resembling a hill or a swoosh. To the right of the 'H', the word 'Hillside' is written in a large, black, sans-serif font, and the word 'architecture' is written in a smaller, black, sans-serif font directly below it. The word 'replic' is written in a very small, black, sans-serif font to the right of 'architecture'.

CRASH CHAMPIONS
Lot 1C W. Autoshow Dr
Surprise, AZ 85388

REPAIRED FOR:

**CRASH
CHAMPIONS**
LRG INVESTORS

Lot 1C W. Autoshow Dr.
Surprise, AZ 85388

[illegible]

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|--------------|------------|
| Project No.: | 2024-05 |
| Drawn By: | JB/T |
| Reviewed By: | JB |
| Date: | 12/11/2024 |

LANDSCAPE
PLAN

002

L1.00

1. REGULATIONS & STANDARDS

1.1. All contractor work shall be conducted in accordance with MAG Uniform Standard Specifications and Details for Public Works Construction, 2020, and City of Surprise, AZ codes, standards and state and local regulations.

2. EXISTING CONDITIONS

2.1. Utilities shall be located prior to construction and removed. Any damage to structures, utilities or concrete will be replaced at contractor's expense.

2.2. The site has many existing improvements such as underground utilities, curb and gutter, light poles and sidewalks.

2.3. See Engineer's plans for information about existing features.

3. GRADING & SITE PREPARATION

3.1. Prepare finish grades for planting by grubbing and removing weeds. If necessary apply Round-Up® (or equivalent herbicide), using a certified applicator. Remove rocks and debris materials over 2" in diameter.

3.2. All gravel overtop to be removed and disposed of off site.

3.3. Finish grade to be smooth transition to allow for entire site to be a natural flowage space.

3.4. Final grade lawn areas shall conform by Engineer's plans with positive drainage away from structures.

3.5. Refer to Engineer's plans for grading information & for all drainage pipes and locations. Protect and retain for drainage at all times.

3.6. No pooling or standing water will be accepted per industry standards.

4. SOILS

4.1. All lawn areas to receive 12" min depth of topsoil, all planter areas shall receive 18" min depth of topsoil.

4.2. Reuse of existing topsoil that has been stockpiled on site is permitted if:

4.3.1. Topsoil is tested and analyzed to ensure a proper growing medium. Provide additional amendments as determined by soil tests.

4.3.2. Topsoil is to be loose, friable sandy loam that is clean and free of toxic materials, noxious weeds, weed seeds, rocks, grass or other foreign materials.

4.3.3. Topsoil should have a pH of 6.5 to 8.0.

4.3.4. If from site topsoil does not meet these minimum standards contractor is responsible for providing approved imported topsoil or improving on-site topsoil per the approval of the project manager.

4.4. If imported topsoil is used it must be from a local source and be screened free of any debris or foreign matter. Topsoil must not contain rocks, sticks, lumps, or toxic materials.

4.5. Smooth, compact, and fine grade topsoil in lawn areas to smooth and uniform grade 5" below adjacent surfaces.

4.6. Amend all new plantings with 2 parts topsoil, 1 part compost.

5. PLANTER BED MULCH

5.1. All planter beds (IMMEDIATE TO PARKING & BUILDING) shall receive 3" depth minimum of 1" screened mulch. All other mulch, collected from site or approved equal over commercial grade weed fabric. Submit for approval prior to placement.

5.2. Larger open areas to rear & side to received dust-proof surfaces to 2" depth minimum.

5.3. Decomposed granite shall be 'Express Carmel'

6. PLANTS

6.1. All plant material shall be installed per industry standards.

6.2. All plant material shall meet or exceed the minimum federal standards as regulated by ANSI Z60.1, American Standard for Nursery Stock. Plants not meeting these standards for quality, or plants deemed to be unhealthy by Owner's representative, will be rejected.

6.3. All Ball and Burlap trees to be installed per Balled and Burlapped planting detail.

6.7. Trees to be installed per detail.

6.8. Trees and shrubs over 36" shall not be planted within clear vision triangles per city code.

6.9. Fertilize all trees and shrubs with 'Agriform' planting tablets or approved equal. Apply per manufacturers recommendations.

6.10. Tree root barriers are required per City of Surprise EDS detail 8-14 when trees are within three feet of sidewalks, driveways or walls.

7. IRRIGATION

7.1. Irrigation system shall be built to the following specifications:

7.1.1. Wherever it occurs when connecting to city water.

7.1.2. All irrigation material to be new with manufacturers' warranty fully intact.

7.1.3. All small indoor/outdoor rated controller in specified location on plan, rear room. Coordinate with project manager on exact location, Controller to have On/Off rain switch or rain shut off device that does not alter program.

7.1.4. All remote control valves (including master control valve) to have flow control device.

7.1.5. Irrigation system piping to be minimum class 200 PVC or approved equal. Piping to be double the size of pipes located within 1/2" dia. min.

7.1.6. All pipe above 3" caliber to be gasketed, with approved joint restraints at all 45, 90, 180, ETL, 22, 11.

7.1.7. Use common trenching where possible.

7.1.8. All PVC located under handscapes to be schedule 40 pipe with same rad's as above.

7.1.9. All wires to be #14 wire #250 or 7351 direct bury wire at a minimum of 12" below finished grade.

7.2. Contractor is responsible complying with all codes and paying all permits and fees.

7.3. Sprinkler heads shall have matched precipitation within each control circuit. Velocities shall not exceed 5 feet per second.

7.1.10. All irrigation to be buried 2" below finished grade.

7.1.12. All irrigation systems will be installed with purple pipe.

7.2. Contractor shall confirm the static water pressure at least five days before construction begins and to contact the landscape architect in writing if the pressure is below 60 psi.

7.3. If any discrepancies found, within ten local codes shall prevail.

8. In the event of a discrepancy, notify the General Contractor.

9. The landscape and irrigation designs will comply with City of Surprise EDS per Chapter 8.

