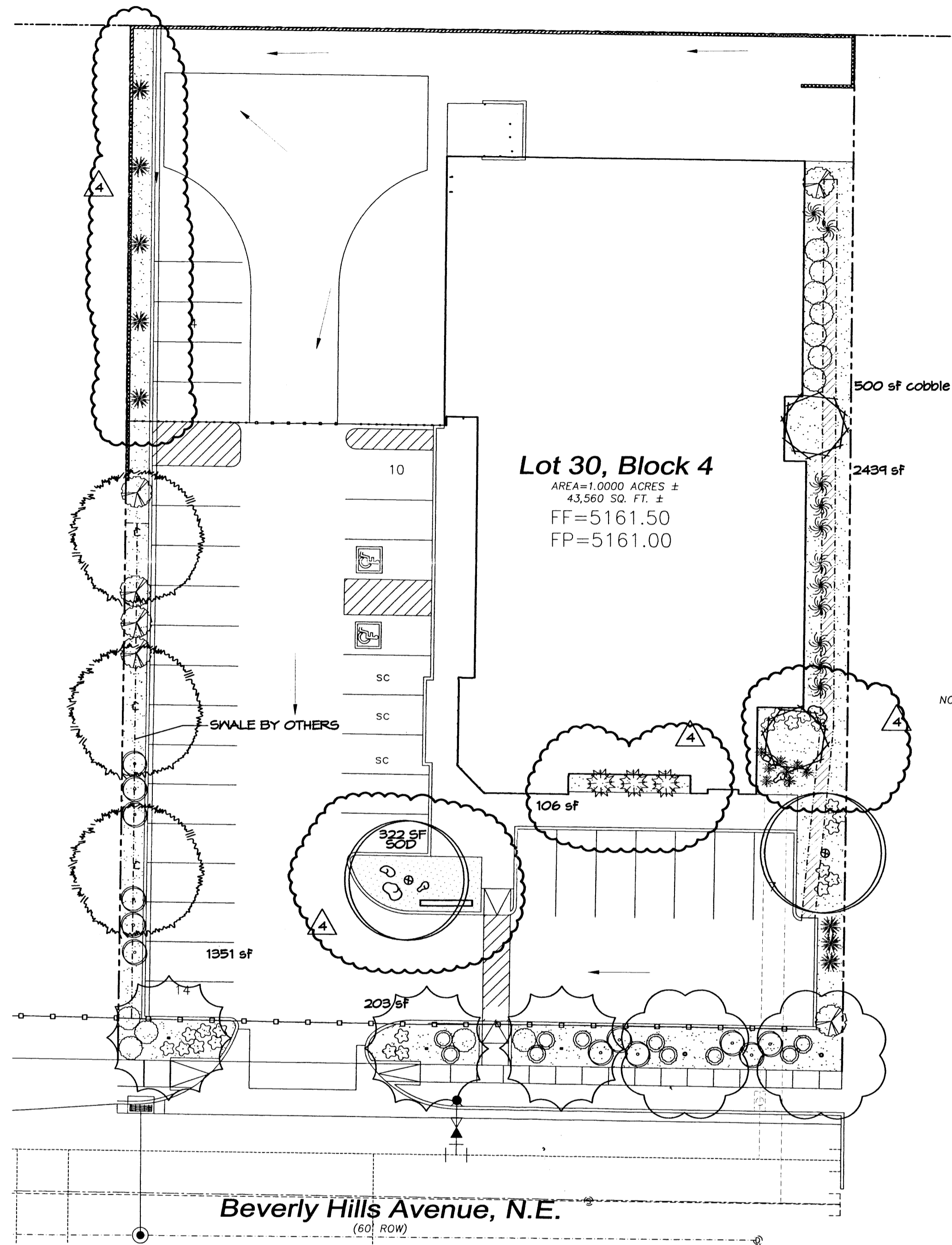


LOT 3-A, BLOCK 4
NORTH ALBUQUERQUE ACRES
TRACT A, UNIT B
(07/15/2008, 2008C-155)



Lot 30, Block 4
AREA=1.0000 ACRES ±
43,560 SQ. FT. ±
FF=5161.50
FP=5161.00

PLANT LEGEND

All plants shall be sized per American Standard for Nursery Stock. Installation size shall indicate the greater of height or spread. In cases where Type O plants have been pruned for rejuvenation, measurement should be by spread of roots rather than by the height of the plant.

* DENOTES EVERGREEN PLANT MATERIAL

SHADE TREES

- AUTUMN BLAZE MAPLE 3
Acer x Freemanii 'Autumn Blaze'
2" Cal., 12'-14" Inst./40' x 50' maturity
Water (M) Allergy (L) Osf
- BUR OAK 3
Quercus macrocarpa
2" Cal., 12'-14" Inst./60' x 60' maturity
Water (M) Allergy (M) Osf
- COMMON HACKBERRY 2
Celtis occidentalis
2" Cal., 12'-14" Inst./40' x 40' maturity
Water (M) Allergy (L) Osf
- CHITALPA 2
Catalpa x chitalpa linearis
2" Cal., 12'-14" Inst./40' x 40' maturity
Water (M) Allergy (L) Osf

SHRUBS/ORNAMENTAL TREES

- FIFTEEN GAL.
DESERT WILLOW 2
Chilopsis linearis
15 Gal., 4'-10" Inst./20' x 25' maturity
Water (L+) Allergy (L) 225sf

SHRUBS/ORNAMENTAL GRASSES

- FIVE GAL.
RUSSIAN SAGE 12
Perovskia atriplicifolia
5 Gal., 18"-3' Inst./6' x 6' maturity
Water (M) Allergy (L) 36sf
- APACHE PLUME 12
Fallugia paradoxa
5 Gal., 18"-3' Inst./6' x 6' maturity
Water (L) Allergy (L) 48sf
- MAIDENGRASS 11
Miscanthus sinensis
5 Gal., 18"-3' Inst./5' x 5' maturity
Water (M+) Allergy (L) 25sf
- * RED YUCCA 8
Hesperaloe parviflora
5 Gal., 18"-3' Inst./3' x 4' maturity
Water (L+) Allergy (L) 16sf
- * TURPENTINE BUSH 10
Ericameria laricifolia
1 Gal., 6"-15" Inst./3' x 4" maturity
Water (L+) Allergy (L) 16sf
- POTENTILLA 21
Potentilla fruticosa
1 Gal., 3"-15" Inst./3' x 3' maturity
Water (M+) Allergy (L) 4sf
- BLUE FESCUE 8
Festuca ovina glauca
1 Gal., 3"-15" Inst./1' x 1' maturity
Water (M) Allergy (L) 2sf

GROUNDCOVERS

- * HONEYSUCKLE 6
Lonicera japonica 'Halliana'
1 Gal., 6"-15" Inst./3' x 12' maturity
Water (M) Allergy (L) 144sf
Unstaked-Groundcover
- WINTER JASMINE 3
Jasminum nudiflorum
1 Gal., 6"-15" Inst./climbing to 12'
Water (L+) Allergy (L)

HARDSCAPES

- OVERSIZED GRAVEL
4 6 BOULDERS
- SANTA FE BROWN GRAVEL
WITH FILTER FABRIC
TO A MINIMUM 3" DEPTH
- COBBLE WITH
FILTER FABRIC
6"

SHRUB PLANTING DETAIL

- NTS
- GENERAL NOTES:**
- THE OUTSIDE DIAMETER OF THE WATER RETENTION BASIN SHALL BE TWICE THE DIAMETER OF THE SHRUB PLANTING PIT.
- CONSTRUCTION NOTES:**
- SHRUB.
 - BACKFILL WITH EXISTING SOIL.
 - EARTH BERM AROUND WATER RETENTION BASIN.
 - 3" DEPTH OF GRAVEL MULCH.
 - FINISH GRADE.
 - UNDISTURBED SOIL.

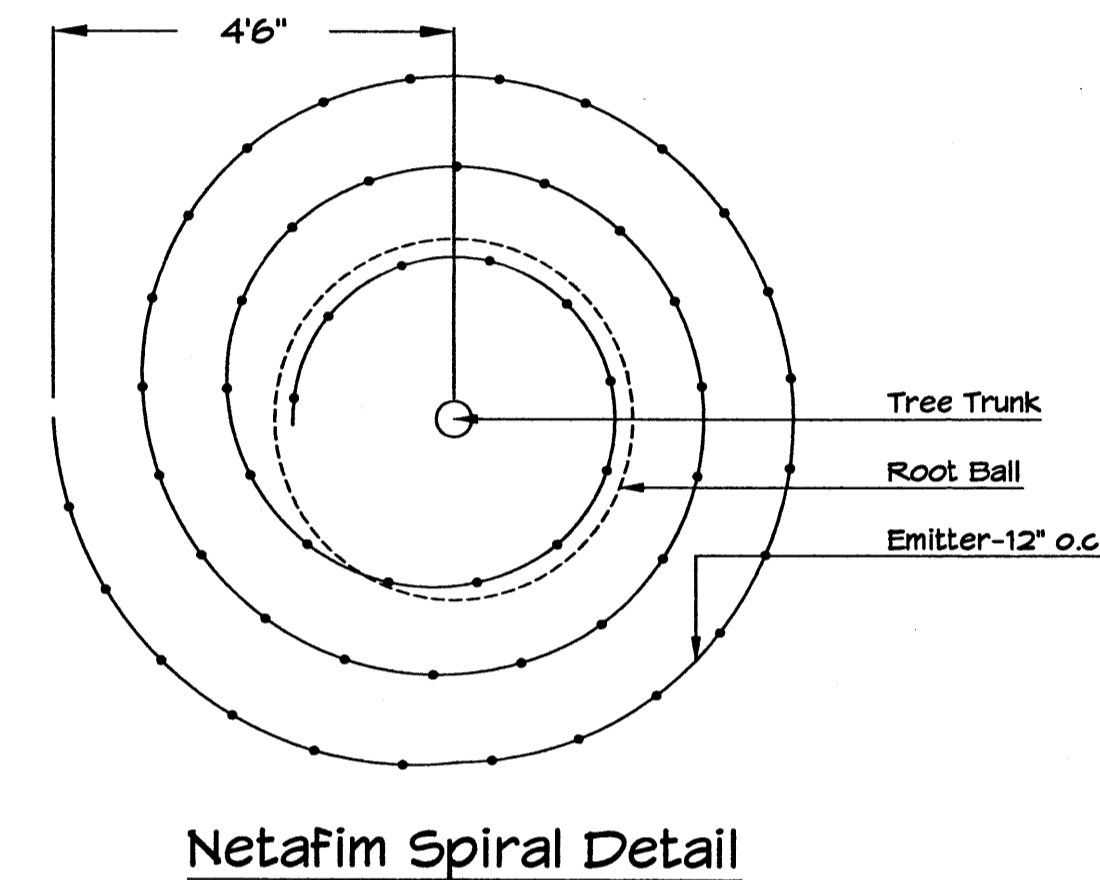
LANDSCAPE NOTES:
Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees in a living, healthy, and attractive condition.

It is the intent of this plan to comply with the City Of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance.

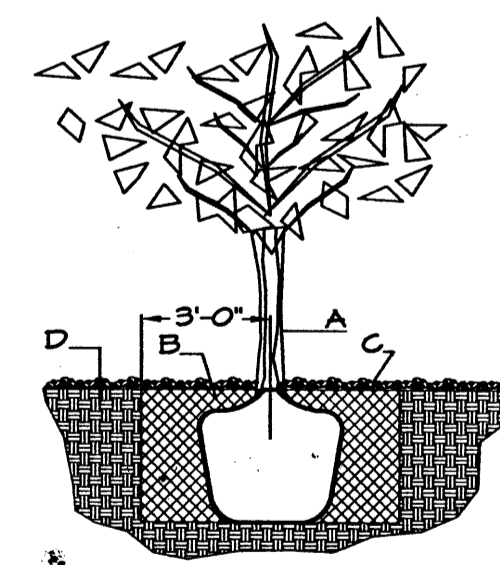
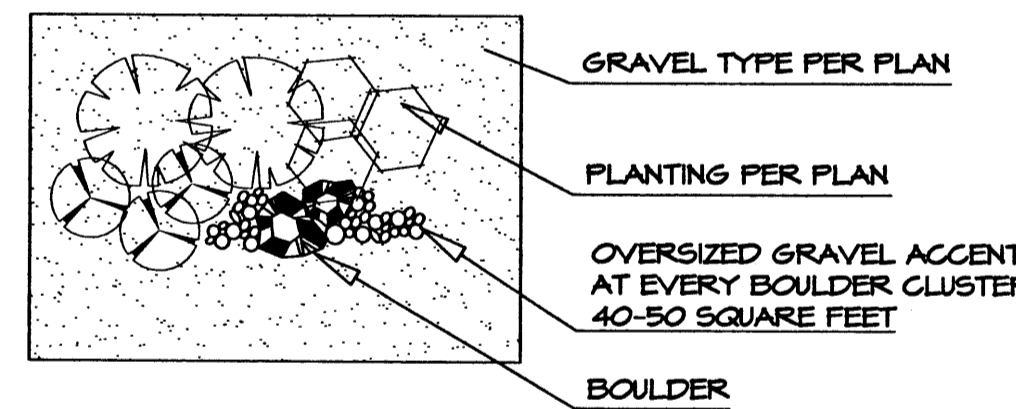
Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Plant beds shall achieve 75% live ground cover at maturity.

Santa Fe Brown Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed.



GRAVEL ACCENT DETAIL



TREE PLANTING DETAIL

- NTS
- GENERAL NOTES:**
- ROOTBALL SHALL BE PLACED ON UNDISTURBED SOIL TO PREVENT TREE FROM SETTLING.
 - TOP OF ROOTBALL INDICATED LEVEL AT WHICH TREE WAS GROWN AND DIG; THIS REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED; THAT LEVEL MAY BE EXCEEDED BY ONLY A ONE INCH LAYER OF SOIL.
 - PRIOR TO BACKFILLING TREE, ALL WIRE, ROPE AND SYNTHETIC MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.
 - PRIOR TO BACKFILLING ALL BURLAP SHALL BE CUT AWAY EXCEPT FROM BOTTOM OF THE ROOTBALL.

CONSTRUCTION NOTES:

- TREE
- BACKFILL WITH EXISTING SOIL.
- 3" DEPTH OF GRAVEL MULCH.
- UNDISTURBED SOIL.

IRRIGATION NOTES:
Irrigation shall be a complete underground system with Trees to receive 1 Netafim spiral (50' length) with 3 loops at a final radius of 4.5' from tree trunk, primed in place. Netafim shall have emitters 12" o.c. with a flow of .6 gph. Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end. Trees and shrubs shall be on separate valves.

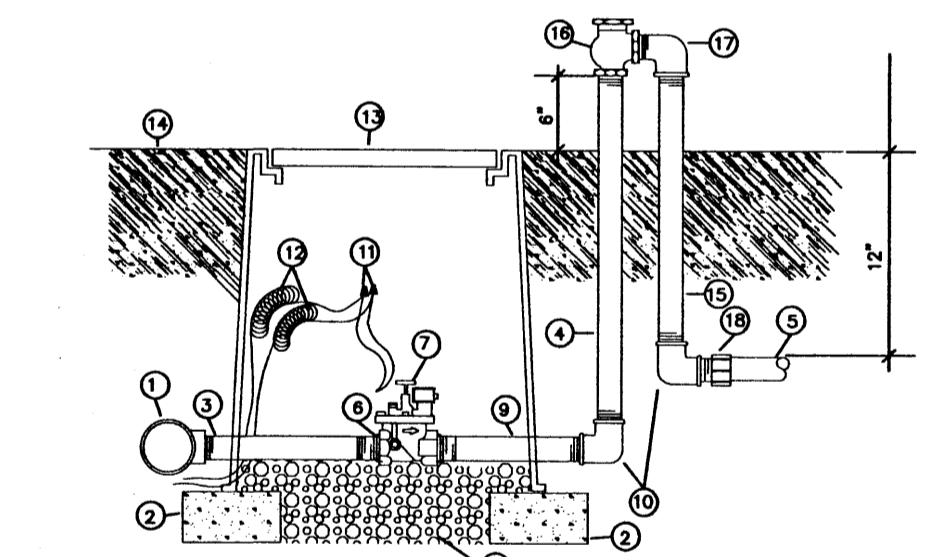
Run time per each shrub drip valve will be approximately 15 minutes per day. Tree drip valve shall run 1.5 hours, 3 times per week. Run time will be adjusted according to the season.

Point of connection for irrigation system is unknown at current time and will be coordinated in the field. Irrigation will be operated by automatic controller.

Location of controller to be field determined and power source for controller to be provided by others.

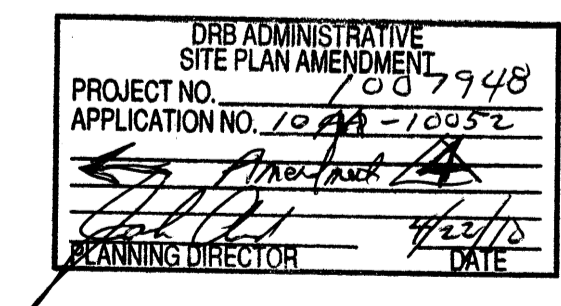
Irrigation maintenance shall be the responsibility of the Property Owner.

Water and Power source shall be the responsibility of the Developer/Builder.

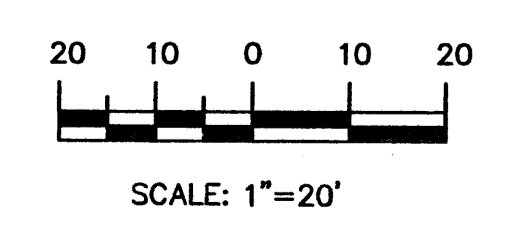


- 1 HANDLE FITTING
2 CHU BLOCK
3 GALVANIZED NIPPLE
4 24" to 36" GALVANIZED NIPPLE
5 LATERAL PIPE
6 REDUCER BUSHING
7 AUTOMATIC VALVE (SEE LEGEND)
8 GRAVEL
9 GALVANIZED NIPPLE
10 GALVANIZED ELBOW
11 WATERPROOF WIRE CONNECTOR
12 WIRE EXPANSION LOOPS
13 VALVE BOX
14 FINISH GRADE
15 GALVANIZED NIPPLE - 18" to 24" LENGTH
16 ATMOSPHERIC VACUUM BREAKER
17 GALVANIZED STREET EL
18 TOE NIPPLE OR MALE ADAPTER

AUTOMATIC VALVE W/ ATMOSPHERIC VACUUM BREAKER N.T.S.



GRAPHIC SCALE



LANDSCAPE CALCULATIONS

TOTAL LOT AREA	43560	square feet
TOTAL BUILDINGS AREA	10776	square feet
NET LOT AREA	32784	square feet
LANDSCAPE REQUIREMENT	15%	
TOTAL LANDSCAPE REQUIREMENT	4918	square feet
TOTAL BED PROVIDED	4591	square feet
GROUNDCOVER REQ.	75%	square feet
TOTAL GROUNDCOVER REQUIREMENT	3449	square feet
TOTAL GROUNDCOVER PROVIDED	3550 (71%)	square feet
TOTAL SOD AREA (max. 20% of landscape required)	322	square feet
TOTAL LANDSCAPE PROVIDED	4921 (15%)	square feet

STREET TREE REQUIREMENTS - Minimum 2" Caliper

Street trees required under the City Of Albuquerque Street Tree Ordinance are as follows:

Name of Street: Beverly Hills Ave. NE
Required # 6 Provided # 6

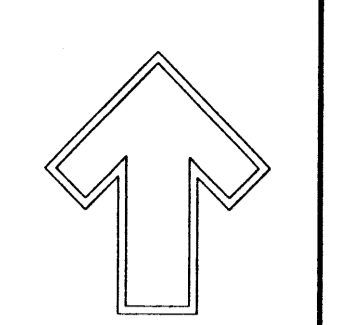
PARKING LOT TREE REQUIREMENTS - Minimum 2" Caliper

Shade trees required under the City Of Albuquerque Parking Lot Tree Ordinance are as follows:

1 Shade tree per 10 spaces
Required # 4 Provided # 4

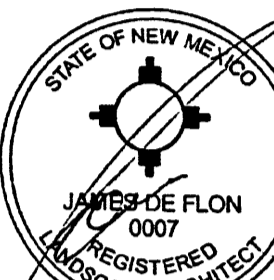
NOTE TO CLIENT:
Should The Hilltop not receive a Grading and Drainage plan during the design process or the on-site grades differ from the Grading and Drainage plan received, The Hilltop reserves the right to apply slope stabilization materials where the specified gravel will not be suitable. Gravel smaller than 2-4" cobblestone will not stay on a slope greater than 3:1. If the grades are greater than what was originally designed, we will request an Infield change-order to lay cobblestone or rip-rap, in lieu of the specified gravel, to stabilize the slope. All vegetative material shall remain per plan.

- 4 REVISIONS MADE
ADDED PLANTER AT SOUTHSIDE OF BUILDING
ADDED PLANTER ISLAND WITH SOD, BOULDERS AND SHADE TREE
MOVED SHRUBS FROM COBBLE SWALE
REPLACED VINES WITH DESERT ACCENTS (RED YUCCA)
MOVED ONE TREE FROM STREET BUFFER TO NEW PLANTER



Cont. Lic. #26458
7909 Edith N.E.
Albuquerque, NM 87184
Ph. (505) 898-9690
Fax (505) 898-7737
cmj@hilltoplandscaping.com

LANDSCAPE ARCHITECT'S SEAL



4/20/10
JAMES DE FLON #0007

HB CONSTRUCTION OFFICE
1111 BEVERLY HILLS AVE. NE
ALBUQUERQUE, NM
LANDSCAPE PLAN

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DRAWN BY rmc
REVISION 10/4/10-10
DATE 8-10-09

SHEET #
11 OF 11

AA PROJECT # 1007948