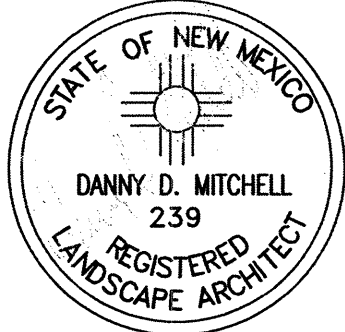


DEKKER
PERICH
SABATINI

7601 JEFFERSON NE, SUITE 100
ALBUQUERQUE, NM 87109

505.761.9700 / DPSDESIGN.ORG

LANDSCAPE ARCHITECT



September 13, 2016

The Hilltop

LANDSCAPE ARCHITECTS & CONTRACTORS

Ph: (505) 838-3630
danny@hilltoplandscaping.com

PROJECT

LEGACY @ JOURNAL CENTER
5151 Lang Avenue NE
Albuquerque, New Mexico 87109

PLANTING SCHEDULE

TREES SYMBOL	QTY	COMMON NAME	BOTANICAL NAME	INSTALLED SIZE	HEIGHT	WIDTH	AREA	WATER REQ.	COVERAGE
	19	RAYWOOD ASH	Fraxinus oxycarpa 'Raywood'	2.5" Cal.	35.00	25.00	625	MED	11875
	6	SHADEMASTER HONEY LOCUST	Gleditsia triacanthos var. inermis 'Shademaster'	2.5" Cal.	35.00	30.00	900	LOW	5400
	8	NEW MEXICO OLIVE	Forestiera neomexicana	36" Box	15.00	15.00	225	LOW	1800
	5	AUSTRIAN PINE	Pinus nigra	6" Min. Ht.	25.00	20.00	400	LOW	1600
TOTAL LIVE TREE COVERAGE									20675

SHRUBS SYMBOL		COMMON NAME	BOTANICAL NAME							
☉	14	APACHE PLUME	Fallugia paradoxa	5 Gal	4.00	7.00	49	LOW	686	
☼	29	GREEN CHAMISA	Chrysothamnus nauseosus 'Green'	5 Gal	5.00	7.00	49	LOW	1421	
☉	5	BIRD OF PARADISE	Caesalpinia gilliesii	5 Gal	8.00	8.00	64	LOW	320	
•	17	SHRUBBY CINQUEFOIL	Potentilla fruticosa	5 Gal	3.00	3.00	9	LOW	153	
Ⓢ	22	GRO-LOW SUMAC	Rhus aromatica 'Gro-low'	5 Gal	3.00	7.00	49	LOW	1078	

PERENNIALS									
SYMBOL		COMMON NAME	BOTANICAL NAME						
☉	6	WHITE WHIRLING BUTTERFLIES	Gaura lindheimeri	1 Gal	3.00	3.00	9	LOW	54
☉	57	ANGELITA DAISY	Hymenoxys acaulis	1 Gal	1.00	1.25	1.5625	LOW	114

GRASSES								
SYMBOL	COMMON NAME	BOTANICAL NAME						
	20 BLUE GRAMA GRASS	Bouteloua 'Blonde Ambition'	1 Gal	2.50	2.50	6.25	LOW	125

ACCENTS/VINE									
SYMBOL	COMMON NAME		BOTANICAL NAME						
✱	49	YELLOW FLOWERING YUCCA	Hesperaloe parviflora 'Yellow'	5 Gal	3.00	3.00	9	LOW	441
TOTAL LIVE GROUND COVER									4616

MULCHES AND SEED MIXES SYMBOL	DESCRIPTION
	7021 CRUSHER FINES (NO FILTER FABRIC), 3" DEPTH
	706 OFF-SITE COLOR: TAN / BROWN / GOLD
	7727

	5 BOULDERS, SIZE: MINIMUM OF 2'X2'X2', COLOR: TAN/BROWN
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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 City of Albuquerque Landscape Ordinance. 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. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Gray 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.

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 45' from tree trunk, pinned in place. Netafim shall have emitters 12" o.c. with a flow of 6 gph. Shrubs to receive (2) 1/2" 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 15 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.

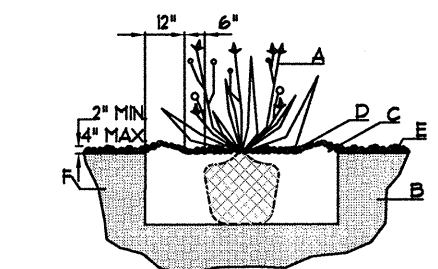
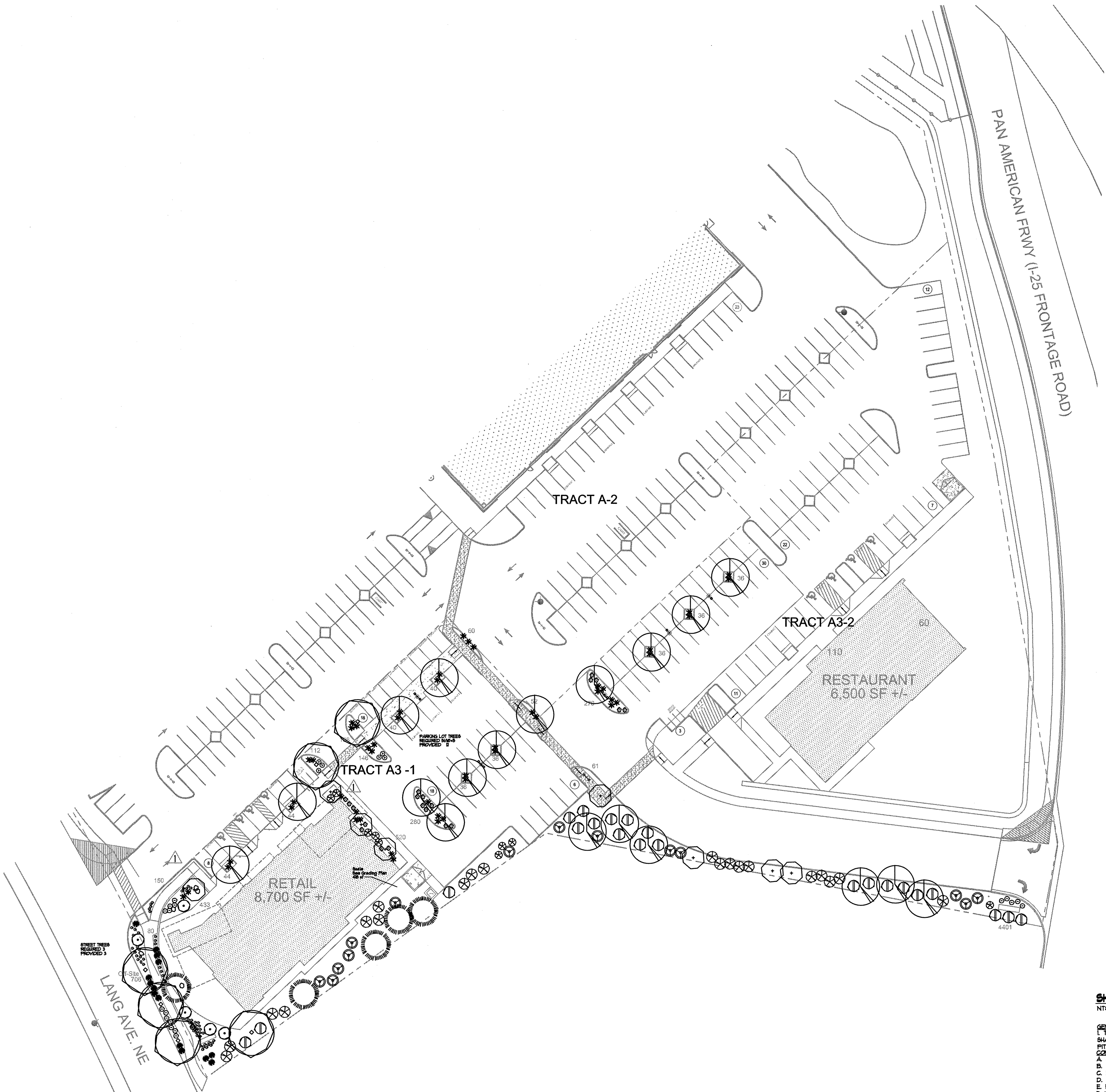
Location of controller to be field determined and power source for controller to be provided by others.

Irrigation maintenance shall be the responsibility of the Property Owner.

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

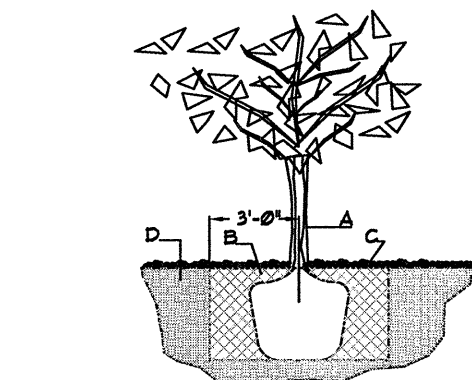
LANDSCAPE CALCULATIONS

TOTAL LOT AREA (sf)	61401
OFF-SITE LANDSCAPE PROVIDED	864
TOTAL BUILDING AREA (sf)	8100
TOTAL LOT AREA (sf)	51843
LANDSCAPE REQUIREMENT	X .15
TOTAL LANDSCAPE REQUIRED (15%)	1116
TOTAL ON-SITE LANDSCAPE PROVIDED	13439
TOTAL LIVE GROUND COVER REQUIRED 30%	4032
TOTAL LIVE GROUND COVER PROVIDED	4416
TOTAL LIVE PLANT MATERIAL REQUIRED 15%	10080
TOTAL LIVE GROUND COVER PROVIDED	25231



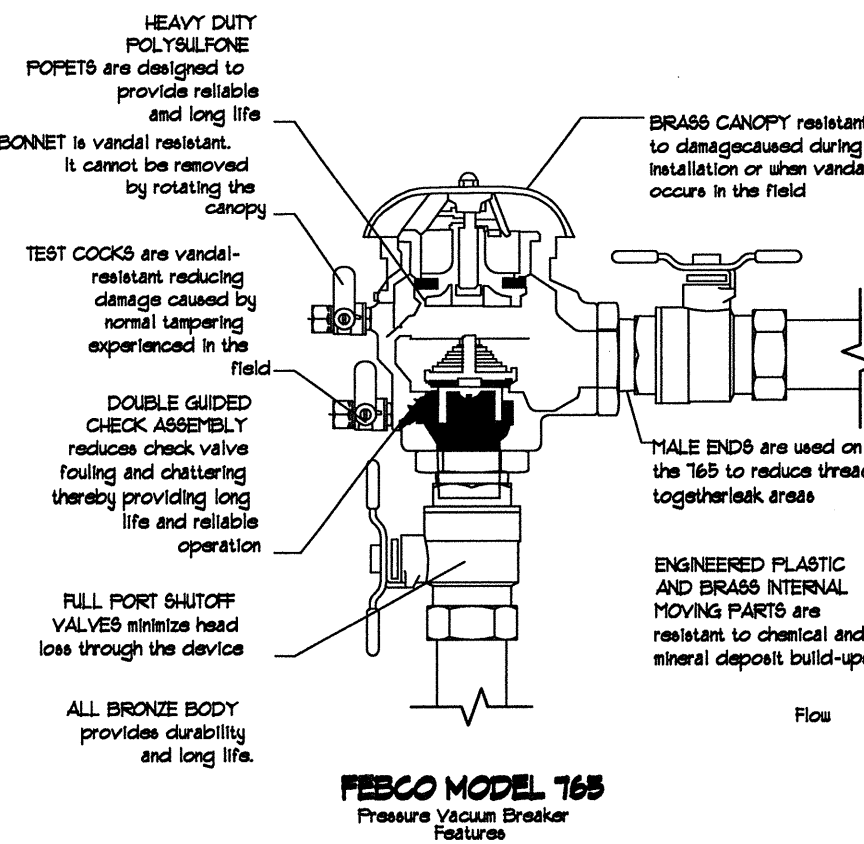
SHRUB PLANTING DETAIL

GENERAL NOTES:
1. THE OUTSIDE DIAMETER OF THE WATER RETENTION BASIN SHALL BE TWICE THE DIAMETER OF THE SHRUB PLANTING PIT.
2. TOP OF ROOT COLLAR INDICATED LEVEL AT WHICH TREE WAS GROWN AND DATA THIS REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED THAT LEVEL MAY BE EXCEEDED BY ONLY A ONE INCH LAYER OF SOIL.
3. PRIOR TO BACKFILLING TREE ALL WIRE, ROPE AND SYNTHETIC MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.
4. PRIOR TO BACKFILLING ALL BURLAP SHALL BE CUT AWAY EXCEPT FROM BOTTOM OF THE ROOTBALL.
CONSTRUCTION NOTES:
A. SHRUB
B. BACKFILL WITH EXISTING SOIL
C. EARTH BERRY AROUND WATER RETENTION BASIN
D. 3" DEPTH OF GRAVEL MULCH
E. FINISH GRADE
F. UNDISTURBED SOIL

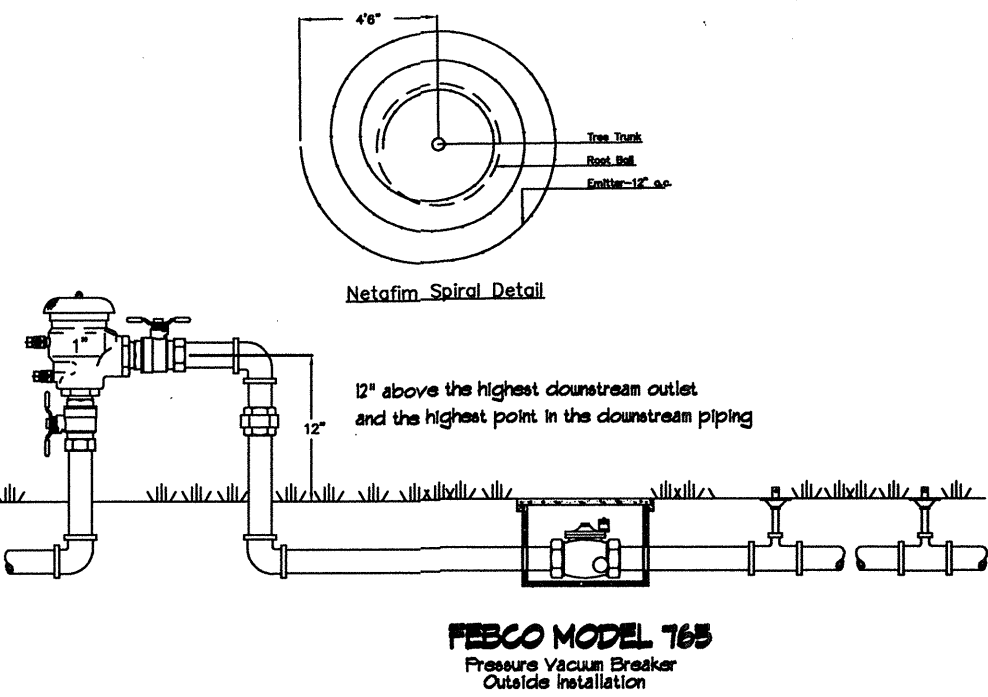


TREE PLANTING DETAIL

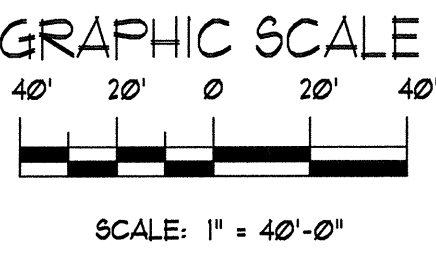
GENERAL NOTES:
1. ROOTBALL SHALL BE PLACED ON UNDISTURBED SOIL TO PREVENT TREE FROM SETTLING.
2. TOP OF ROOT COLLAR INDICATED LEVEL AT WHICH TREE WAS GROWN AND DATA THIS REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED THAT LEVEL MAY BE EXCEEDED BY ONLY A ONE INCH LAYER OF SOIL.
3. PRIOR TO BACKFILLING TREE ALL WIRE, ROPE AND SYNTHETIC MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.
4. PRIOR TO BACKFILLING ALL BURLAP SHALL BE CUT AWAY EXCEPT FROM BOTTOM OF THE ROOTBALL.
CONSTRUCTION NOTES:
A. TREE
B. BACKFILL WITH EXISTING SOIL
C. 3" DEPTH OF GRAVEL MULCH
D. UNDISTURBED SOIL



FEBCO MODEL 765
Pressure Vacuum Breaker
Features



FEBCO MODEL 765
Pressure Vacuum Breaker
Outside Installation



SCALE: 1" = 40'-0"