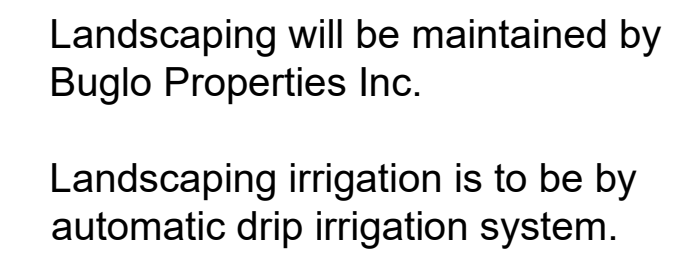










VIVA PARADISE TOWNHOMES LANDSCAPING REQUIREMENTS													
LOT	LOT AREA	AREA	BUILDING AREA	NET LOT AREA	15% LANDSCAPING REQUIREMENT	75% CANOPY	25% GROUND COVER	AREA PROVIDED	% OF REQUIRED	CANOPY PROVIDED	% OF REQUIRED	GROUND COVER	% OF REQUIRED
	(ac)	(sq ft)	(sq ft)	(sq ft)	(sq ft)	(sq ft)	(sq ft)	(sq ft)	(%)	(sq ft)	(%)	(sq ft)	(%)
5212	0.76	33105.6	13700	19405.6	2910.84	2183.13	727.71	5196.00	179%	EXISTING	NA	EXISTING	NA
5216	0.66	28749.6	10960	17789.6	2668.44	2001.33	667.11	5501.00	206%	5790.00	289%	671.00	101%
5220	0.56	24393.6	8220	16173.6	2426.04	1819.53	606.51	4001.00	165%	4024.00	221%	603.00	99%
LOT 11B	0.54	23522.4	0	23522.4	3528.36	2646.27	882.09	12587.00	357%	HYDROSEED WITH NATIVE GRASSES			



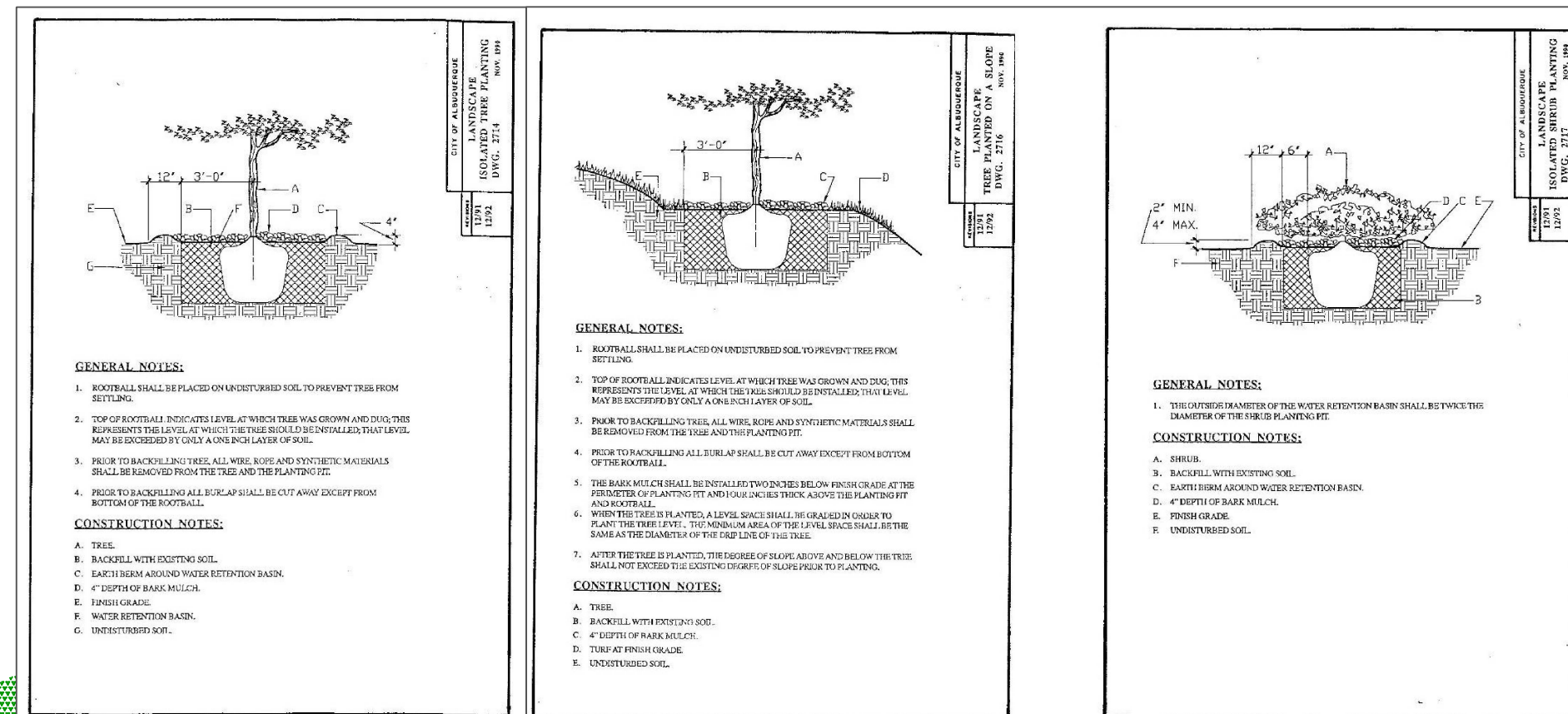
LEGEND

- | | |
|---|---|
|  | Existing Public Utility Easement |
|  | Proposed Public Utility Easement |
|  | Proposed Private Utility Easement |
|  | Existing Gravel Mulch Ground Cover |
|  | New Native Seeding (Albuquerque Seed Mix) |
|  | Proposed Gravel Mulch Ground Cover |
|  | Proposed Organic Mulch Ground Cover |
|  | 6" d50 Slope Protection |


- 
- New Tree (Lace Bark Elm)
- 
- New Tree (Afgan Pine)
- 
- New Native Shrub (Silver Sage)
 New Native Shrub (Autumn or Cherry Sage)
 New Native Shrub (Rosemary)
 New Native Shrub (Winterfat)
 New Native Shrub (Apache Plume)
- 
- Existing Tree
- 
- Existing Native Shrub
- Property Line

NOTES
① Landscaping, fencing and signing will not interfere with clear sight requirements.

TEMPORARY SPRINKLER SYSTEM FOR PLANT ESTABLISHMENT



SCALE 1" = 20'



DON BRIGGS
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5324 Oakledge Ct. NW, Albuquerque, NM 87120

TITLE:	VIVA PARADISE TOWN HOMES PHASE II LANDSCAPING PLAN
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Design Review Committee	City Engineer Approval	Last Design Update	Mo. / Day / Yr.	Mo. / Day / Yr.
City Project No. PR-2019-2333	Zone Map No. B-11-Z	Sheet 2	Of 5	