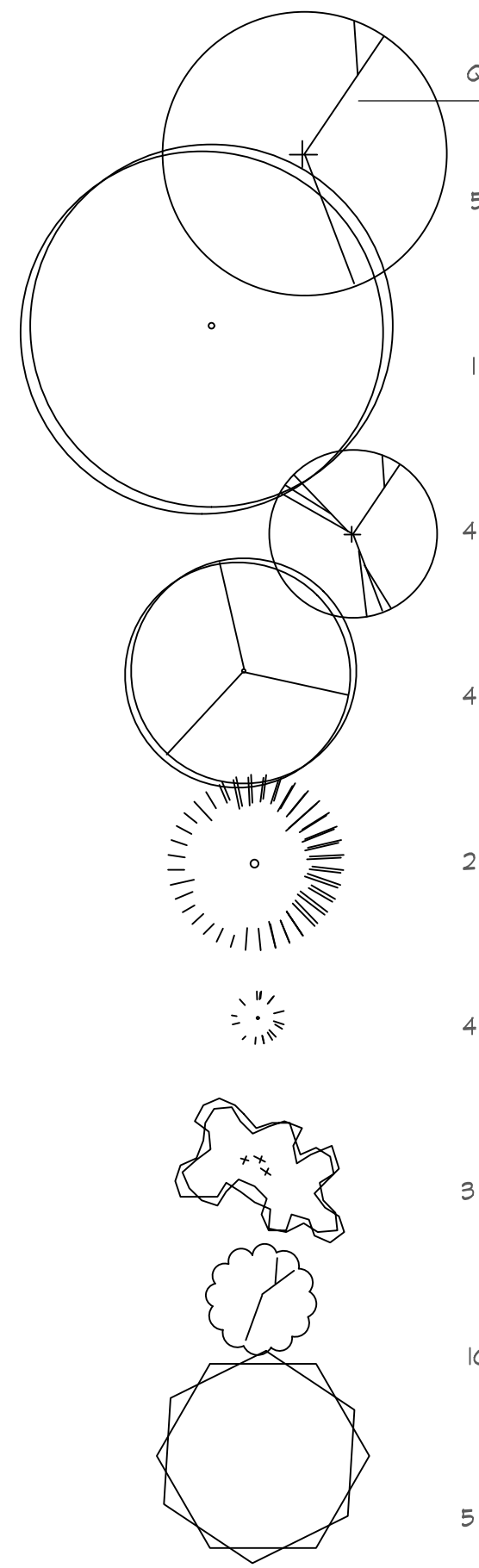
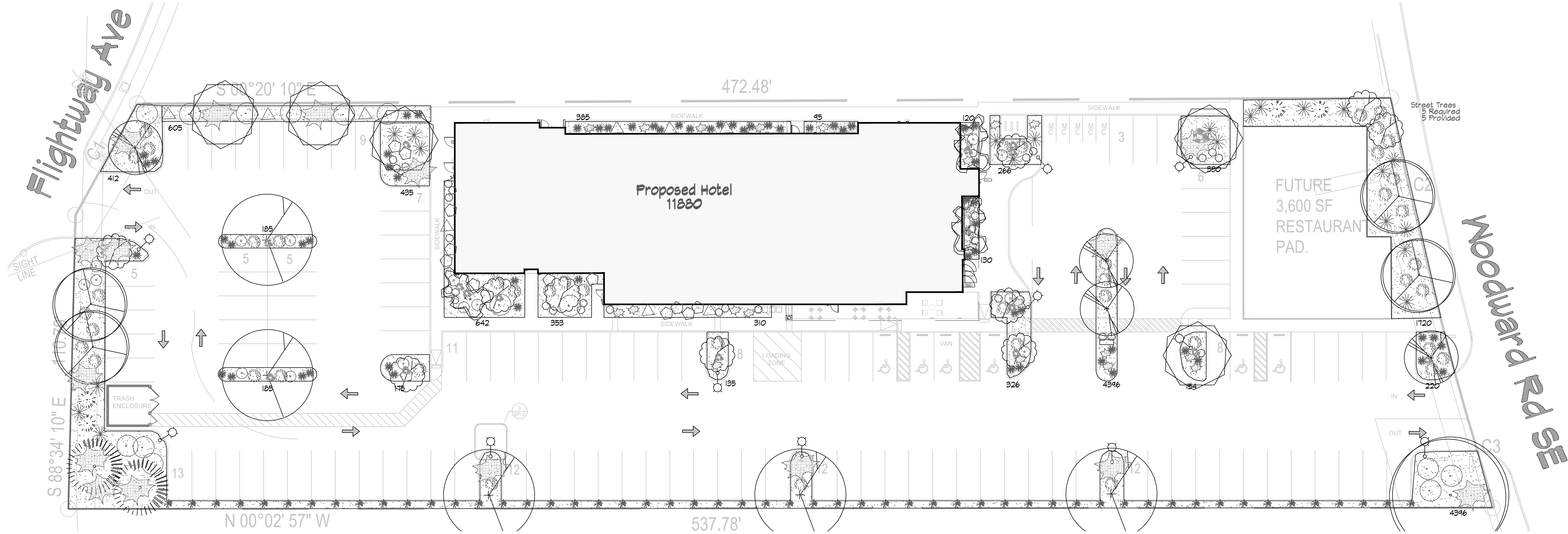




LANDSCAPE PLAN

SCALE: 1:20



TREES				SHRUBS & GROUNDCOVERS			
QTY	SIZE	COMMON/BOTANICAL HXS	H2O USE	QTY	SIZE	COMMON/BOTANICAL HXS	H2O USE
5	2" cal	Chinese Pistache <i>Pistacia chinensis</i>	40x35 6125 14700 M+	47	5 Gal	India Hawthorne <i>Raphiolepis indica</i>	36 1692 M
1	2" cal	Honey Locust <i>Gleditsia triacanthos</i>	50x45 2025 2025 M	9	5 Gal	Butterfly Bush <i>Buddleia davidii</i>	5x7 44 441 M
4	2" cal	Washington Hawthorne <i>Crataegus phoenopyrum</i> Multi-Stem Box or B&B	20x20400 1600 M+	53	5 Gal	Karl Foerster Grass <i>Calamagrostis acutiflora</i> 'Karl Foerster'	2.5x3 4 154 M
4	2" cal	Frontier Elm <i>Ulmus 'Frontier'</i>	40x30 900 3600 M	63	5 Gal	Dwarf Fountain Grass <i>Pennisetum alopecuroides</i> 'Hamelin'	3x3 9 567 M
2	15 Gal	Austrian Pine <i>Pinus nigra</i>	35x25 625 1250 M	15	5 Gal	Blue Mist <i>Caryopteris x clandonensis</i>	3x5 25 375 M
4	15 Gal	Wichita Blue Juniper <i>Juniperus scopulorum</i> 'Wichita Blue'	15x6 36 144 M	31	5 Gal	Autumn Sage <i>Salvia greggii</i>	2x3 4 274 M
3	15 Gal	Crape Myrtle <i>Lagerstroemia indica</i> 'Muskogee'	20x15 225 675 M	13	5 Gal	Deep Blue Lavender <i>Lavender angustifolia</i> 'Hidcote'	2x3 4 117 M
10	15 Gal	Oklahoma Redbud <i>Cercis canadensis, var. texensis</i>	15x12 144 1440 M	21	5 Gal	Red Yucca <i>Hesperaloe parviflora</i>	3x6 36 756 L
5	15 Gal	Desert Willow <i>Chilopsis linearis</i>	20x25 625 3125 M	14	5 Gal	Gro-Low Sumac <i>Rhus aromatica</i> 'Gro-Low'	3x8 64 846 L
		Tree Coverage 28559		16	5 Gal	Buffalo Juniper <i>Juniperus sabina</i> 'Buffalo'	1x12 144 2304 M
				22	5 Gal	Carpet Roses <i>Rosa sp.</i>	2x4 16 352 L
				17	2-3cf	Boulders To be placed at contractor discretion	Shrub Coverage 7436
				15475	3" Min Depth	Landscape Gravel / No Fabric 3/4" Buildology Brown or Equal	
				xx		Oversize Landscape Gravel / No Fabric On Slopes 3:1 or greater	
						Landscape Beds shall be graded so that rain water does not run off of beds to parking. Depress beds slightly in center and grade up to back of curb.	
						Do not vary grades as shown on grading plan.	

LANDSCAPE NOTES:
Landscape Contractor is responsible for their own takeoff of quantities and materials. The quantities shown in the legend are for permitting only and shall not be considered for bidding purposes. Any discrepancy between quantities shown on the plan and in the legend shall be ruled by quantities and areas as shown on the plan.

All Nursery stock shall meet the standards of the American Standard for Nursery Stock, April 14, 2014 Edition, ANSI Z601-2014. Only plant material meeting the standards of this publication will be accepted. Only Grade A, number one plant material shall be used. Any trees, shrubs, or groundcover not meeting this requirement shall be removed from the project at the contractors expense, and replaced with material meeting the American Standard requirements. It is the discretion of the Landscape Architect to reject any and all plants not meeting this standard and require replacement at the Contractors expense.

Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain all landscaping 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. 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.

Landscape Gravel to a minimum depth of 3" shall be placed in all landscape areas as indicated on the plan. Any area that is less than 3" shall be rejected and repaired at the Contractors expense.

IRRIGATION NOTES:
Irrigation shall be a complete underground system with Trees to receive 1 Netatim spiral (100' length) with 3 loops at a final radius of 6' from tree trunk, pinned in place. Netatim shall have emitters 12" o.c. with a flow of 1 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, no exceptions. Trees and shrubs zoned together shall be removed and replaced at the Contractors expense.

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 shall be as indicated on the Utility Plan, Civil drawings. Landscape Contractor point of connection and responsibility shall begin downstream of the point of connection.

Irrigation will be operated by smart irrigation system automatic controller, capable of multi-programming ability.

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

Irrigation maintenance shall be the responsibility of the Property Owner.

Water and Power source for irrigation system shall be the responsibility of the Property Owner.

LANDSCAPE CALCULATIONS

TOTAL LOT AREA (sf)	78372
TOTAL BUILDING AREA (sf)	-10800
TOTAL LOT AREA (sf)	66442
LANDSCAPE REQUIREMENT	X .15
TOTAL LANDSCAPE REQUIRED (15%)	9974
TOTAL ON-SITE LANDSCAPE PROVIDED	15475
TOTAL LIVE GROUND COVER REQUIRED	11981
TOTAL LIVE GROUND COVER PROVIDED (78%)	36447

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REV	DATE	DESCRIPTION	APVD

LS-1
4/30/2021

LANDSCAPE PLAN

AVID HOTEL
1441 Woodward Rd SE
Albuquerque, NM 87106

DESIGNED BY	D. Mitchell	REVISIONS	
DRAWN BY	dm	DATE	
APPROVED BY		COMMENT	
DATE			
NEW MEXICO ONE CALL 800-441-2345 www.nmonecall.org Call two working days before you dig.			
File ID:			