



TREE LEGEND

BOTANICAL NAME	COMMON NAME	SIZE	WUCOLS
STREET TREES			
PISTACIA CHINENSIS 'KEITH DAVEY'	CHINESE PISTACHE	15 GAL	LOW
OPEN SPACE TREES			
LARGE SPECIMEN TREE QUERCUS AGRIFOLIA QUERCUS LOBATA	COAST LIVE OAK VALLEY OAK	24" BOX 24" BOX	V. LOW LOW
SMALL SPECIMEN TREE CERCIS OCCIDENTALIS	WESTERN REDBUD	24" BOX	V. LOW
ACCENT TREES			
LAGERSTROEMIA SPP. PRUNUS CERASIFERA 'KRAUTER VESUVIUS'	GRAPE MYRTLE PURPLE LEAF PLUM	24" BOX 24" BOX	LOW MOD

EXISTING TREES
EXISTING TREES TO REMAIN

* WATER NEEDS BASED ON THE WATER USE CLASSIFICATION OF LANDSCAPE SPECIES (WUCOLS) BY THE UNIVERSITY OF CALIFORNIA COOPERATIVE EXTENSION.

IRRIGATION CONCEPT STATEMENT

THE IRRIGATION DESIGN FOR THE SITE SHALL COMPLY WITH THE STATE OF CALIFORNIA MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (TITLE 23 - DIVISION 2-CHAPTER 2.7) AND THE CITY OF CALISTOGA.

THE IRRIGATION SYSTEMS WILL BE AUTOMATICALLY CONTROLLED BY AN ET IRRIGATION CONTROLLER CAPABLE OF MULTIPLE PROGRAMMING AND INDEPENDENT TIMING OF INDIVIDUAL IRRIGATION SYSTEMS. THE CONTROLLER WILL HAVE A 24-HOUR CLOCK TO ALLOW MULTIPLE START TIMES AND REPEAT CYCLES TO ADJUST FOR SOIL PERCOLATION RATES.

THE IRRIGATION SYSTEMS WILL CONSIST PRIMARILY OF LOW VOLUME, LOW FLOW BUBBLERS FOR TREES, POINT SOURCE DRIP IRRIGATION FOR SHRUBS AND GROUNDCOVERS, AND LOW-VOLUME SPRAY IRRIGATION FOR TURF PLANTINGS.

PLANTS WILL BE GROUPED ONTO SEPARATE VALVES ACCORDING TO SUN EXPOSURE AND WATER USE TO ALLOW FOR IRRIGATION APPLICATION BY HYDROZONE. THE IRRIGATION SCHEDULING WILL REFLECT THE REGIONAL EVAPOTRANSPIRATION RATES. THE ENTIRE SITE WILL BE DESIGNED TO RUN DURING NIGHTTIME HOURS WHEN IRRIGATION IS MOST EFFICIENT.

CALLOUT LEGEND

- | | |
|---|---|
| 1 CONCRETE ENTRY WALK, TYP. | 9 WOOD & WIRE VIEW FENCE, TYP. REFER TO DETAIL D, SHEET L-3. |
| 2 DRIVEWAY PER CIVIL ENGINEER | 10A GOOD NEIGHBOR FENCE ON RETAINING WALL, TYP. REFER TO DETAIL C, SHEET L-3. |
| 3 CONCRETE SIDEWALK PER CIVIL ENGINEER | 10B WOOD & WIRE FENCE ON RETAINING WALL, TYP. REFER TO DETAIL C, SHEET L-3. |
| 4 PLANTING AREA, TYP. REFER TO PROPOSED PLANT PALETTE, SHEET L-2. | 11 WOOD GATE, TYP. REFER TO DETAIL B, SHEET L-3. |
| 5 EXISTING NATURAL VEGETATION TO REMAIN, TYP. | 12 REAR YARD, PER HOMEOWNER, TYP. |
| 6 BIO-RETENTION AREA PER CIVIL ENGINEER | 13 LOT PROPERTY LINE, TYP. |
| 7 EXISTING DRAINAGE, TYP. | 14 RETAINING WALL PER CIVIL ENGINEER. |
| 8 WOOD GOOD NEIGHBOR FENCE, TYP. REFER TO DETAIL A, SHEET L-3. | |

STREET TREE



PISTACIA CHINENSIS

OPEN SPACE TREES



QUERCUS AGRIFOLIA



QUERCUS LOBATA



CERCIS OCCIDENTALIS

ACCENT TREES

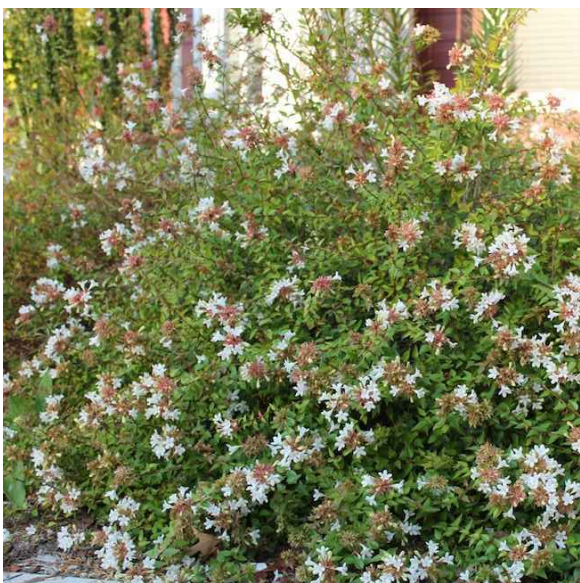


LAGERSTROEMIA INDICA



PRUNUS C. 'KRAUTER VESUVIUS'

SHRUBS



ABELIA GRANDIFLORA SP.



CEANOTHUS SPP.



CISTUS SPP.



DIETES SPP.



PENSTEMON SPP.



ZAUSCHNERIA CALIFORNICA

GROUNDCOVER



ARCTOSTAPHYLOS 'EMERALD CARPET'



COTONEASTER 'LOWFAST'



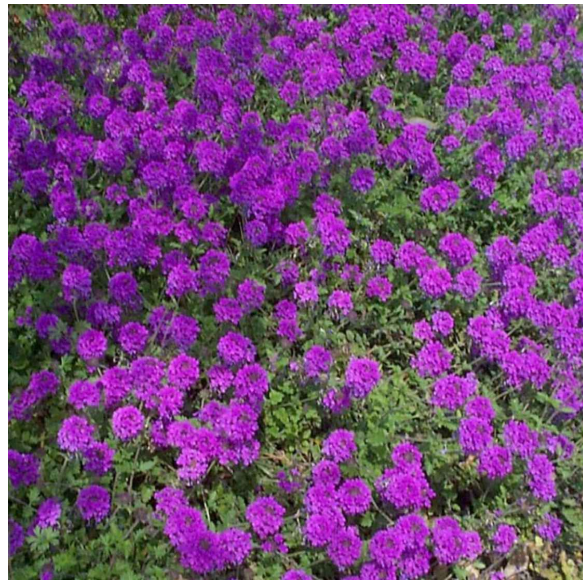
HELIANTHEMUM NUMMULARIUM



MYOPORUM 'PUTAH CREEK'



SCAEVOLA 'MAUVE CLUSTERS'



VERBENA 'HOMESTEAD PURPLE'

BIO-RETENTION



BOUTELOUA 'BLONDE AMBITION'



CAREX DIVULSA



CHONDROPETALUM TECTORUM



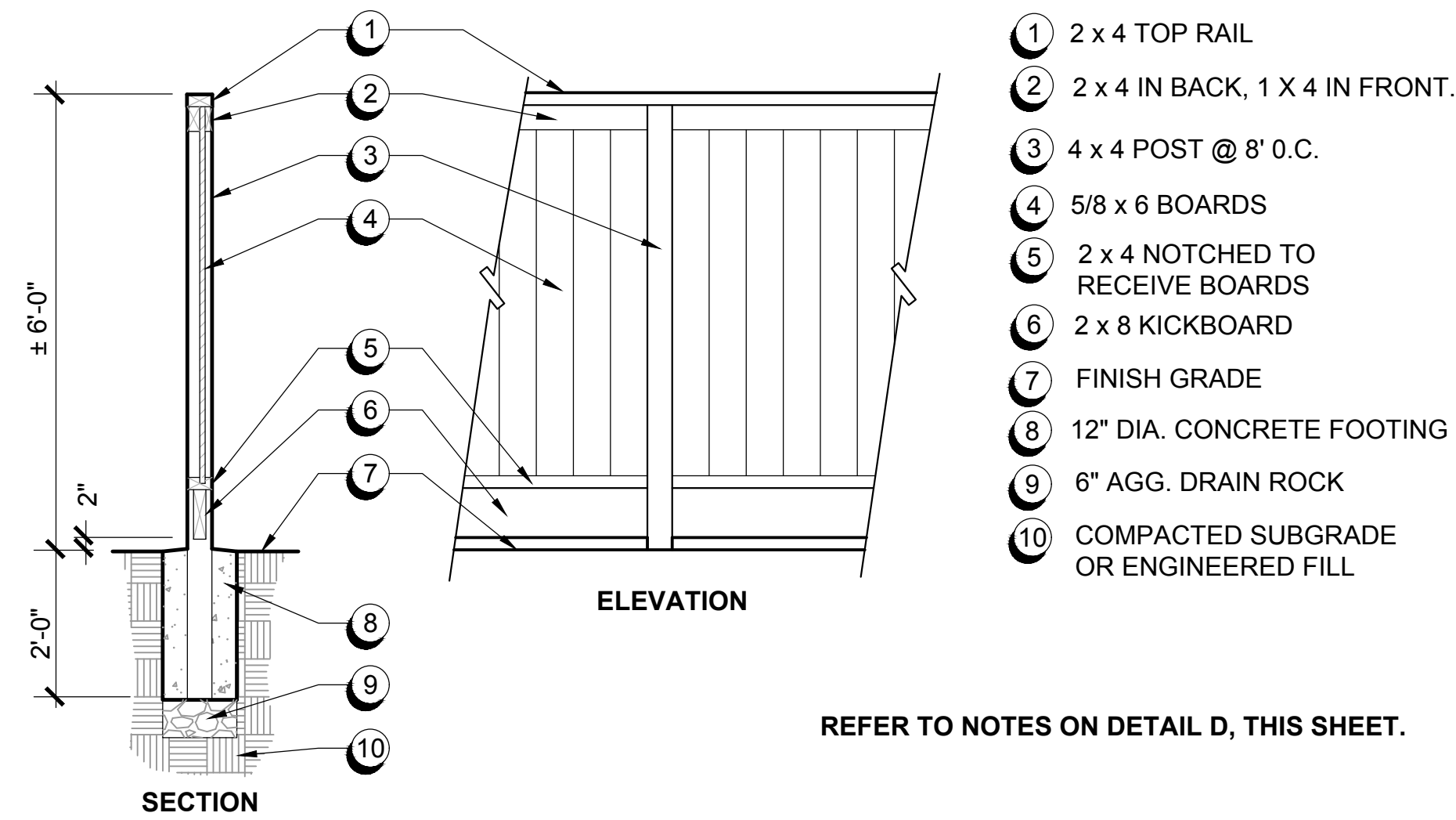
MIMULUS CARDINALIS



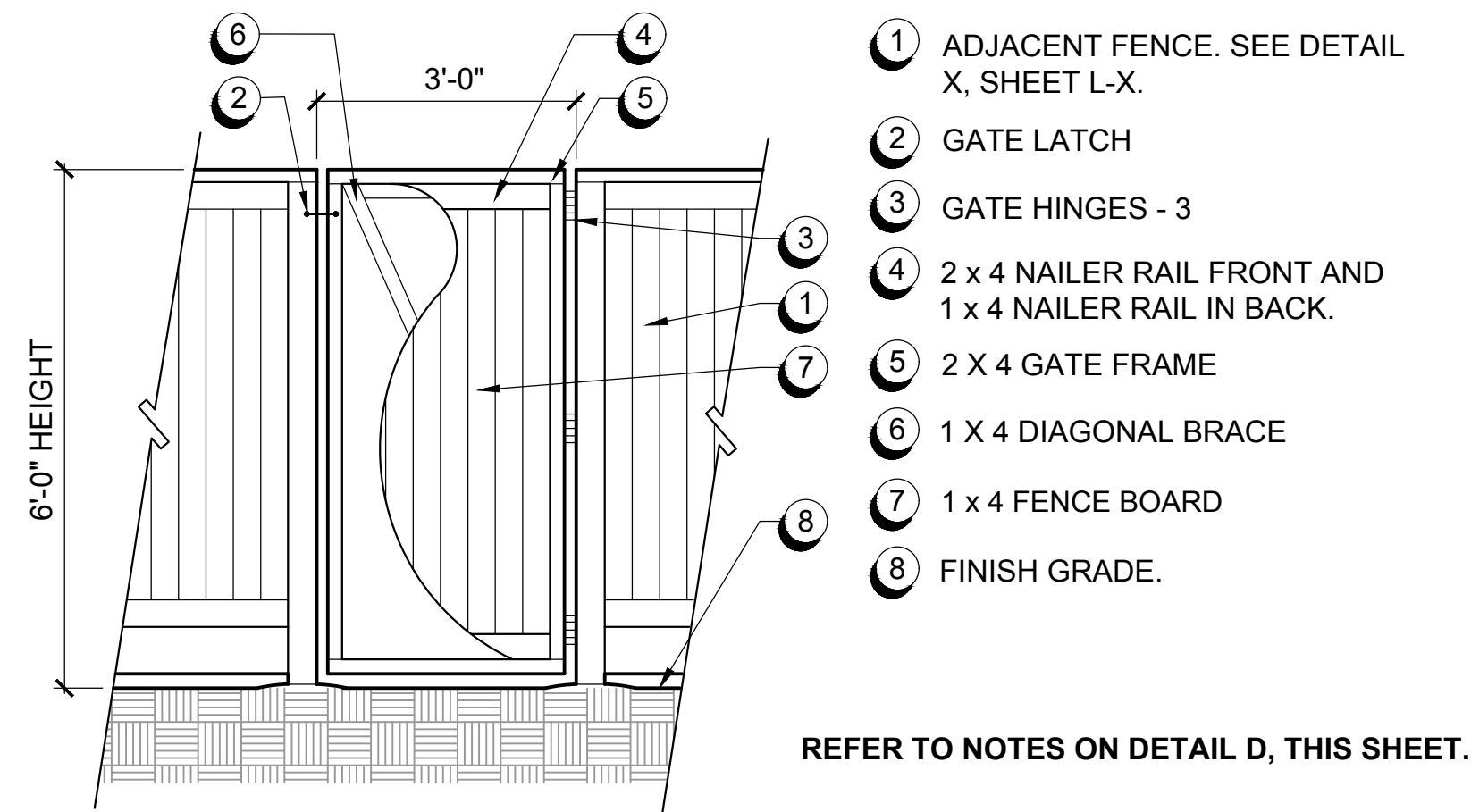
MUHLENBERGIA RIGENS

PROPOSED PLANT PALETTE

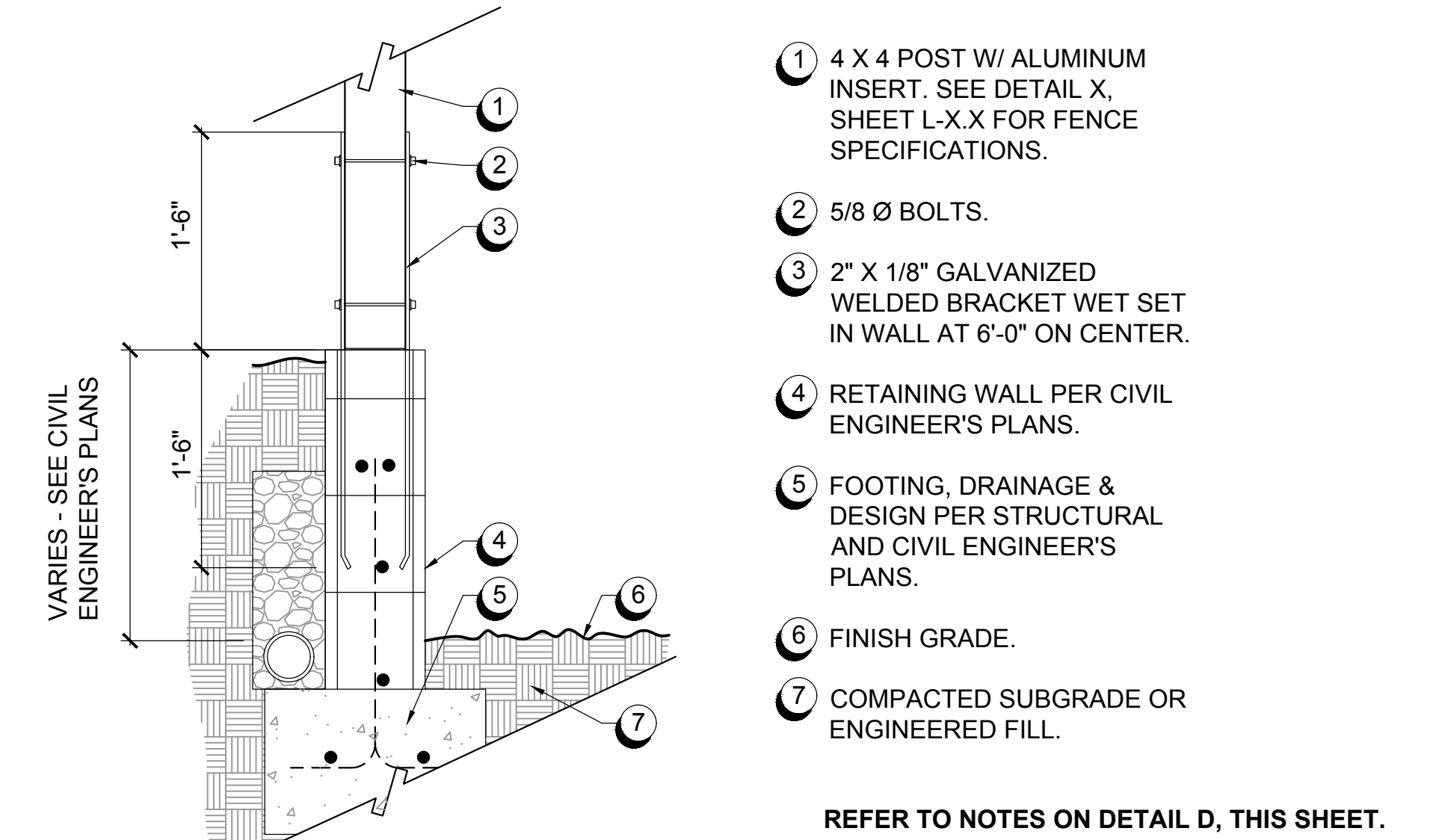
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EXISTING TREES			
EXISTING TREES TO REMAIN			
SHRUBS			
ABELIA SPP.	ABELIA	1 GAL	MOD
ACHILLEA MILLEFOLIUM	YARROW	1 GAL	LOW
ARCTOSTAPHYLOS SPP.	MANZANITA	5 GAL	LOW
CALLISTEMON VIMINALIS 'LITTLE JOHN'	DWARF BOTTLE BRUSH	1 GAL	LOW
CEANOTHUS SPP.	CEANOTHUS	1 GAL	LOW
CISTUS SPP.	ROCKROSE	1 GAL	LOW
CORREA P. 'CARMINE BELLS'	AUSTRALIAN FUCHSIA	1 GAL	LOW
DIETES SPP.	FORTNIGHT LILY	1 GAL	LOW
DODONAEA VISCOSA 'PURPUREA'	HOPSEED BUSH	5 GAL	LOW
ERIGERON KARVINSKIANUS	SANTA BARBARA DAISY	1 GAL	LOW
ESCALLONIA SPP.	ESCALLONIA	1 GAL	MOD
EUONYMUS SPP.	EUONYMUS	1 GAL	MOD
GREVILLEA 'NOELLI'	GREVILLEA	1 GAL	LOW
HELIOTRICHON SEMPERVIRENS	BLUE OAT GRASS	1 GAL	LOW
KNIPHOFIA UVARIA	RED-HOT POKER	1 GAL	LOW
LAVATERA MARTIMA	LAVATERA	5 GAL	LOW
LOMANDRA LONGIFOLIA	DWARF MAT RUSH	1 GAL	LOW
LOROPETELUM SPP.	FRINGE FLOWER	5 GAL	MOD
MIMULUS SPP.	STICKY MONKEY FLOWER	1 GAL	LOW
MYRTUS COMMUNIS 'COMPACTA'	DWARF MYRTLE	1 GAL	LOW
NANDINA DOMESTICA	HEAVENLY BAMBOO	1 GAL	LOW
NEPETA X FAASSENII	CATMINT	1 GAL	LOW
PENSTEMON SPP.	BORDER PENSTEMON	1 GAL	LOW
PHORMIUM SPP.	NEW ZEALAND FLAX	5 GAL	LOW
PITTOSPORUM SPP.	MOCK ORANGE	5 GAL	LOW
RHAPHIOLEPIS SPP	INDIAN HAWTHORN	5 GAL	MOD
SALVIA SPP.	SAGE	1 GAL	LOW
VERBENA SPP.	VERBENA	1 GAL	LOW
WESTRINGIA FRUTICOSA	COAST ROSEMARY	5 GAL	LOW
ZAUSCHNERIA CALIFORNICA 'EVERETT'S CHOICE'	CALIFORNIA FUCHSIA	1 GAL	LOW
GROUNDCOVERS			
ARCTOSTAPHYLOS 'EMERALD CARPET'	CARPET MANZANITA	1 GAL	MOD
CEANOTHUS 'CARMEL CREEPER'	WILD LILAC	1 GAL	LOW
COTONEASTER 'LOWFAST'	COTONEASTER	1 GAL	LOW
HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	1 GAL	MOD
MYOPORUM PARVIFOLIUM 'PROSTRATUM'	MYOPORUM	1 GAL	LOW
SCAEVOLA 'MAUVE CLUSTERS'	SCAEVOLA	1 GAL	LOW
VERBENA PERUVIANA 'HOMESTEAD PURPLE'	PURPLE VERBENA	1 GAL	LOW
VINES			
CLYTOSTOMA CALLISTGROIDES	LAVENDER TRUMPET VINE	5 GAL	MOD
PARTHENOCISSUS TRICUSPIDATA	BOSTON IVY	5 GAL	MOD
GRAPE VINES	GRAPE VINES	5 GAL	MOD
BIO-RETENTION			
BOUTELOUA GRACILIS 'BLONDE AMBITION'	BLUE GRAMA GRASS	1 GAL	LOW
CAREX DIVULSA	GRASSLAND SEDGE	1 GAL	LOW
CHONDROPETALUM TECTORUM	CAPE RUSH	1 GAL	LOW
MIMULUS CARDINALIS	SCARLET MONKEY FLOWER	5 GAL	LOW
MUHLENBERGIA RIGENS	DEER GRASS	5 GAL	LOW
* PLANTS IN BIORETENTION AREAS PER APPENDIX 'F', BASMAA POST-CONSTRUCTION MANUAL.			
* WATER NEEDS BASED ON THE WATER USE CLASSIFICATION OF LANDSCAPE SPECIES (WUCOLS) BY THE UNIVERSITY OF CALIFORNIA COOPERATIVE EXTENSION.			



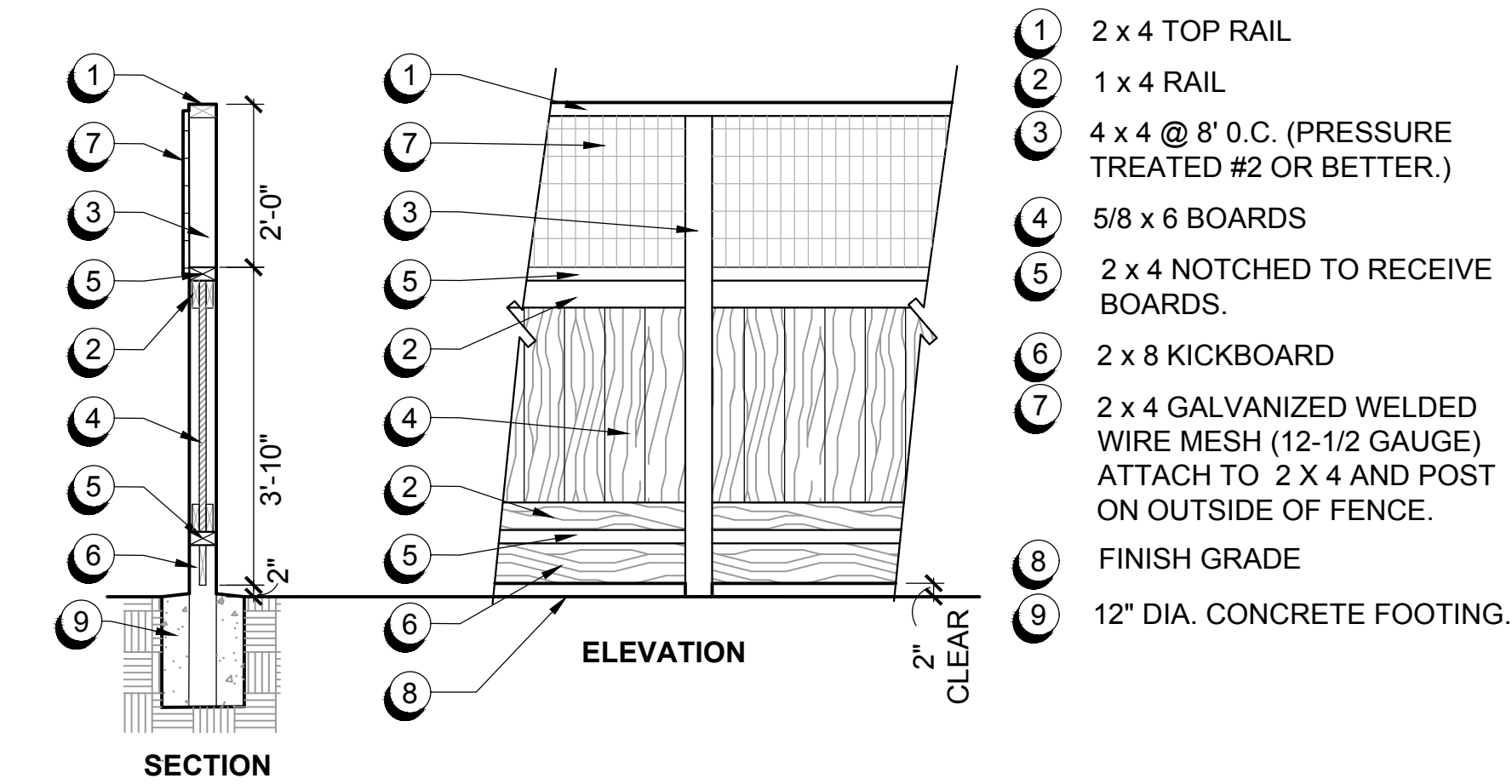
A GOOD NEIGHBOR FENCE
SCALE: 1/2" = 1'-0"



B WOOD GATE
SCALE: 1/2" = 1'-0"



C FENCE ON RETAINING WALL
SCALE: 1" = 1' - 0"



D WOOD VIEW FENCE
SCALE: 1/2" = 1'-0"

NOTES:

- ALL ALL FENCE BOARDS SHALL BE STANDARD #2 (OR BETTER) WESTERN CEDAR.
- ALL POST FOR SLAT FENCING SHALL BE CEDAR TONE PRESSURE TREATED (CTPT)
- ALL FASTENERS SHALL BE HOT DIPPED GALVANIZED.
- ALL WOOD SURFACES SHALL BE TREATED WITH 2 COATS OF OLYMPIC MAXIMUM SEMI-TRANSPARENT STAIN OR APPROVED EQUAL. (CALIFORNIA DOES NOT ALLOW OIL BASE)
- BOTTOM BOARD WIDTH VARIES DEPENDING ON GRADE. AT SLOPED BOTTOM OF FENCE CONDITIONS, BOTTOM OF BOARD SHALL BE CUT TO MATCH ANGLE.