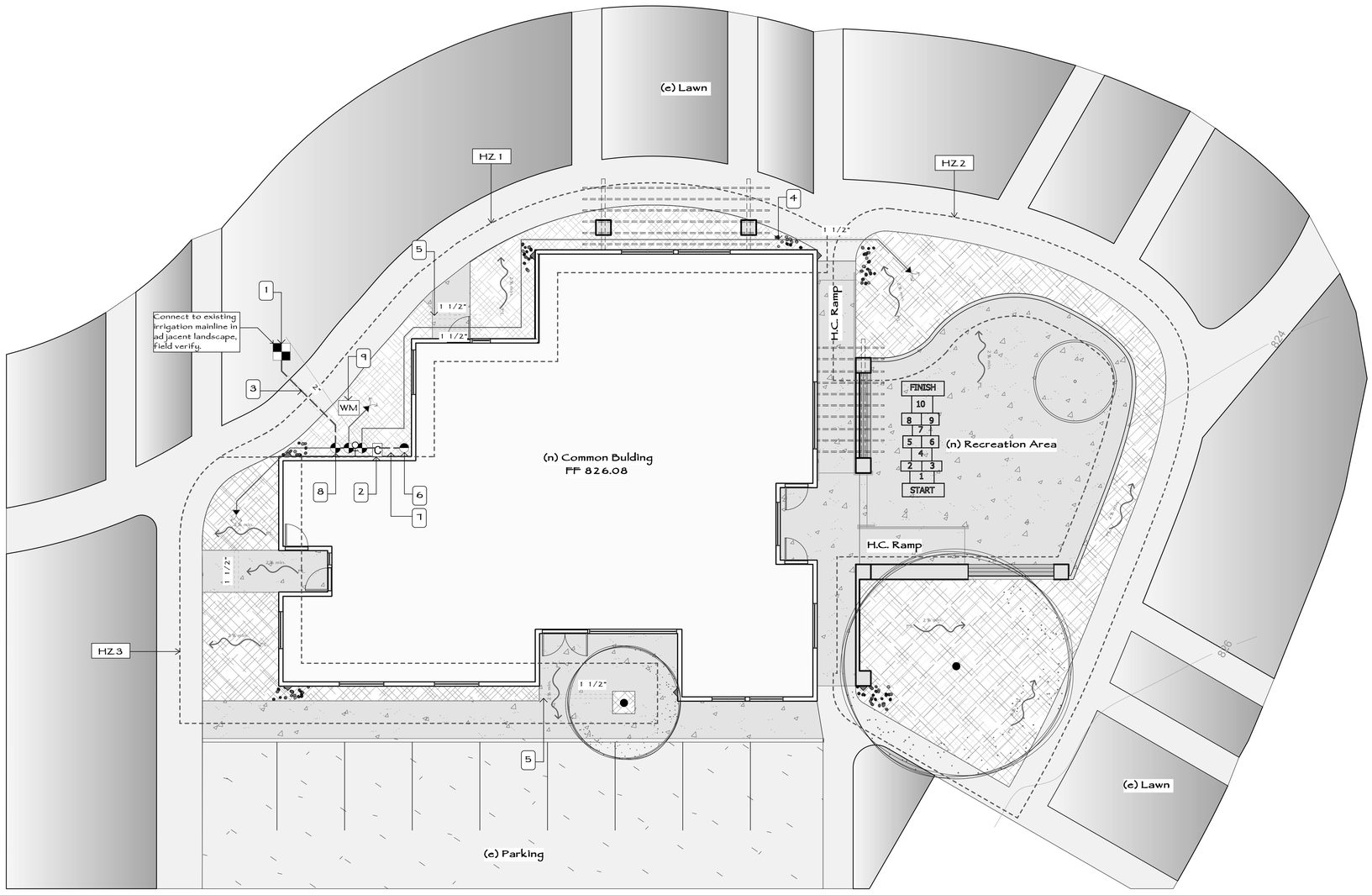
Irrigation Legend

- Irrigation P.O.C. (existing mainline, field verify)
- C — (n) Irrigation Controller- 6 station Hunter
- WM — (n) Water meter
- (n) Automatic valve- Rainbird
- Isolation Valve- line size
- (n) Sch. 40 PVC mainline, 1" or as noted
- (n) Class 200 lateral line, 3/4"
- Sch. 40 PVC sleeves, size as noted
- (n) Garden hose valve- see Detail
- (n) PVC stubout
- (n) Drip system P.O.C.- extend 5/8" P.E. tubing into designated hydrozone. - see Detail
- HZ 1 — Hydrozone callout
- (n) Hydrozone area

Irrigation Keynotes

1. (n) Irrigation POC from existing irrigation mainline.
2. (n) Irrigation controller - coordinate for power supply.
3. Mainline route represented diagrammatically. Sleeve beneath paving.
4. Lateral lines beneath paving (see Detail).
5. Irrigation sleeve (typ.)
6. (n) Garden hose valve (sym. typ.) from irrigation mainline or interior plumbing. Install per Detail.
7. Stub-out for future irrigation valve.
8. Valves represented diagrammatically. Locate in planting areas.
9. (n) Alternate irrigation P.O.C. with authorization from Architect/ Owner representitive



Irrigation Hydrozone Plan

Scale: 1/8"= 1'-0"

Hydrozone Legend

6 Station Controller

Zone	Area Description	Irrigation Type	Notes
HZ 1	South/East foundation planting bed	Drip	1 (e) valve to irrigation system mainline
HZ 2	Recreation area surround planting	Drip	1 (e) valve to irrigation system mainline
HZ 3	North/Parking lot areas	Drip	1 (e) valve to irrigation system mainline

Hydrozoning (system design): System to include an approved, automatic controller, automatic valves, and backflow prevention. Trees to be irrigated by drip on a dedicated P.E. lateral or if within the shrub hydrozone to be isolated from the submain drip lateral with a hose thread ball valve.. All remaining planting areas to be irrigated by drip emitters and covered with 3" layer of bark mulch. Provide future stub-outs at garden hose valves to accommodate future landscape areas.

Irrigation Plan Sheet Notes

A. Irrigation scope of work: Verify existing system on site, and install automatic valves, piping, meet local plumbing codes and manufacturer product specifications. Verify with Landscape Designer the system design, and equipment proposed prior to the bid submittal. The irrigation system to be fully operational within the existing landscape areas and the new landscape areas.

B. The Contractor is responsible for 100% coverage and uniform delivery of supplemental water to the new planting areas. Appropriate hydrozoning is mandatory, and the Contractors responsibility -consult the Landscape Designer for clarification. Refer to the Hydrozone Schedule. The irrigation system to be fully operational within the existing and new landscape areas, prior ot planting

C. Plan intent is diagramatic: Install pipe and equipment on property. Do not willfully install the sprinkler system as shown on the drawings when it is obvious in the field that wind conditions, obstructions, grade differences or differences in the area's dimensions exist that might not have been considered in the engineering. Bring such obstructions or differences to the attention of the Landscape Designer. In the event that this notification is not performed, the Landscape Contractor assumes full responsibility and cost for all necessary revisions and repair of damage caused by performance of work.

D. System working pressure requirements: This system design is based on 45 PSI at the point of connection existing irrigation. Verify in the field, and notify the Landscape Designer of any discrepancies between the design psi/gpm and the actual pressure and flow readings at the irrigation point of connection.

E. Screen backflow: Locate backflow in (n) landscape area and screen with plants.

F. Sleeving: Sleeve all mainline and lateral piping beneath hardscape.

H. Trees within the drip hydrozone, and not on the dedicated tree valve to be isolated from the submain drip lateral with a hose thread ball valve.

I. Provide future stub-outs at garden hose valves to accommodate future landscape areas where indicated by the Plan.

J. Contractor to provide detailed as-built information for placement of underground wire & pipe

K. Non-pressure lateral (sub-main) line routing and valve placement as selected by Contractor. Verify individual valves/ laterals maintain the pressure (psi) and flow (gpm) indicated per Plan.

L. See the Landscape Notes and Specifications for further information.

Call USA TOLL FREE
1.800.642.2444
Before planting trees, trenching, digging fence posts, grading , excavating, etc., call Underground Service Alert for underground clearance and location of underground utilities

12 4 0 8 12

PROJECT

ROLLING HILLS APARTMENT

NEW COMMON BUILDING

LAS TABLAS ROAD
TtempleTON

CLIENT JOB #

ARCHITECT JOB #
0708B

ARCHITECT

FRASER SEIPLE ARCHITECTS

LANDSCAPE CONSULTANT

Landsystems & Associates
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PROJECT MANAGER BDF

DRAWN BY

DATES 05-27-10
06-04-10

SIGNED

SHEET TITLE

IRRIGATION PLAN

SHEET #

L.3