

FIRE SAFER: NON WOOD FENCING & GATES ATTACHED TO HOUSE

MATCHLINE SEE SHEET L1.1

DS

DOWNSPOUT LOCATION (TYP) (APPLICANT CAN ADJUST TO MATCH SITE CONDITIONS)

SHEET FLOW OVER OR UNDER PAVING, SEE DETAILS 5 & 6 ON SHEET L3.1

MULCH BASIN TYPICAL

PLACE COBBLE @ STORM DRAIN OUTFALL, TYPICAL PER DETAIL 4 ON SHEET L3.1

APPLICANT INSTRUCTIONS:

1. MEASURE ENTIRE FRONT YARD AREA. SUBTRACT HARDSCAPE AREAS TO GET THE TOTAL SQUARE FEET OF PLANTED AND IRRIGATED AREA. ENTER THIS NUMBER IN THE PLANT WATER USE TABLE ON THIS SHEET.
2. IF NEEDED USE A RED PEN TO ADJUST THE LAYOUT OF DRIVEWAY, PATHS AND PLANTING AREAS TO FIT YOUR YARD.
3. ADJUST ORIENTATION OF NORTH ARROW TO SITE CONDITION.
4. ADD ANY EXISTING TREES IN RED ON THE PLAN. ADJUST TREE LOCATIONS IF NEEDED TO FIT YOUR SITE.
5. FILL IN PLANT WATER USE TABLE.
6. INSURE LESS THAN 25% OF PLANTED AREA IS MEDIUM WATER USE PLANTINGS.
7. IN THE LEGEND, CIRCLE THE HARDSCAPE MATERIALS YOU WILL BE USING AND ON DETAIL SHEETS L3.0, L3.1 & L3.2.
8. INDICATE ANY SUBSTITUTIONS TO THE PLANTINGS BY CROSSING OUT THE LISTED PLANTS AND WRITING THE SUBSTITUTION BELOW IN RED INK. MAKE SURE THE PLANTS USED HAVE MATCHING WATER USE AND ARE ROUGHLY THE SAME SIZE (SEE SONOMA-MARIN SAVING WATER PARTNERSHIP <http://www.savingwaterpartnership.org> FOR SUBSTITUTIONS).
9. MOVE TO THE IRRIGATION PLAN AND FILL IN THE AREAS INDICATED ON THAT SHEET.

NOTE:

1. PLANTING DESIGN FOR FULL COVER WITHIN 3 YEARS.
2. THE GARDEN IS DESIGNED TO CAPTURE AND INFILTRATE SOME STORM WATER ON SITE. WHEN THE FLOW IS DIRECTED TO A SWALE OR RAIN GARDEN, IT NEEDS AN OVERFLOW OUTLET THAT WON'T ERODE. OPTIONS ARE PROVIDED ON THE DETAIL SHEETS. SPLASHBLOCKS AND OUTLETS IN PLANTING BEDS ARE MEANT TO SPREAD THE FLOW TO SHEETFLOW OVER PLANTING AREAS AND NO OVERFLOW DEVICE IS NEEDED.
3. REVIEW IRRIGATION SHEETS AND INSTALL SLEEVES UNDER PAVING SURFACES IN THEIR CORRECT LOCATION.

OPTIONAL MATERIALS LEGEND

	UNITS	PLAN QUANTITY	PERMIT QUANTITY (FILL IN)
VEHICULAR PAVING			
- CONCRETE	SF	524	
PEDESTRIAN PAVING			
- AGGREGATE PAVING, CHOOSE FROM DETAILS 1-5 ON SHEET L3.0	SF	175	
- BRICK OR PERMEABLE PAVER SEE DETAIL 2 ON SHEET L3.0	SF	307	
- MULCH SEE DETAIL 5 ON SHEET L3.2	SF		
STORM WATER ELEMENTS (OPTIONAL)			
- COBBLE SEE DETAIL 4 ON SHEET L3.1	SF	8	
- RAIN GARDEN: 3/8" GRAVEL MULCH OR PEA GRAVEL, SEE L3.1 FOR DETAILS	SF	30	
- STORM DRAIN PIPE SEE DETAIL 2 ON SHEET L3.1	LF	50	

*SEE SHEETS L3.0-3.2 FOR MATERIALS OPTIONS

PLANTING LEGEND- APPLICANT FILL IN PLANT QUANTITY

AREA	BOTANICAL NAME	SIZE	SPACING	PLAN QUANTITY	PERMIT QUANTITY (FILL IN)
PLANTING LOW WATER USE					
	LARGE TREE (CHOOSE ONE) QUERCUS LOBATA (VALLEY OAK) TILIA TOMENTOSA (SILVER LINDEN) GLEDITSIA TRIACANTHOS (HONEY LOCUST)	15G	30-60' O.C.	1	
	MEDIUM TREE (CHOOSE ONE) DIOSPYROS (PERSIMMON) CHILTALPA	15G	20-40' O.C.	1	
GROUNDCOVER					
	- ACHILLEA MILLEFOLIUM 'PALISADES'	4"	18" O.C.	28	
PERENNIALS 0-2'					
	- SALVIA SONOMENSIS CV OR 'DARA'S CHOICE'	4"	3' O.C.	21	
	- SALVIA SPATHACEA (HUMMINGBIRD SAGE)	1G	3' O.C.	8	
	- SCUTELLARIA SUFFRUTESCENS (PINK TEXAS SKULLCAP)	4"	18" O.C.	46	
PERENNIALS 2-4' SUN					
	- EPILOBIUM CANUM 'MARIN PINK'	4"	3' O.C.	27	
	- SALVIA OFFICINALIS	4"	3' O.C.	9	
SHRUBS 1-3' SUN					
	- LAVENDULA 'DENTATA' (FRENCH LAVENDER)	4"	4' O.C.	21	
SHRUBS 3-6' SUN					
	- CEANOTHUS 'RAY HARTMAN' SUBSTITUTE SM TREE, http://www.savingwaterpartnership.org .	5G	3' O.C.	1	
GRASS 1-2'					
	- BOUTELOUA GRACILIS 'BLONDE AMBITION' (SIDE OATS GRAMMA GRASS)	4"	2' O.C.	38	
RAIN GARDEN					
	BOTTOM PERIMETER OF RAIN GARDEN				
	- JUNCUS PATENS (GRAY RUSH)	2" OR 4"	3' O.C.	2	
PLANTING MEDIUM WATER USE					
PERENNIALS 0-2' SUN					
	- GERANIUM 'ROZANNE'	4"	2' O.C.	38	
SHRUBS 1-3' SUN					
	- ROSA 'FLOWER CARPET WHITE'	1G	3' O.C.	5	
	- SALVIA PATENS	1G	3' O.C.	7	
SHRUB 7-10' SUN					
	- ANISODONTEA HYPOMANDARA 'TARA'S PINK'	1G	4' O.C.	3	
RAIN GARDEN (OPTIONAL)					
	BOTTOM PERIMETER OF RAIN GARDEN				
	- CAREX PRAEGRACILIS (FIELD SEDGE) OR BIOSWALE SOD MIX	2" PLUGS (OR SOD)	16" O.C.	100 (173 SF)	
	- JUNCUS EFFUSUS 'CARMAN'S JAPANESE' (COMMON RUSH)	1G	3' O.C.	3	
	- HELIANTHUS ANGSTIFOLIA (SWAMP SUNFLOWER)	1G	4' O.C.	2	
VINE PLANTING					
	- ROSA 'SALLY HOLMES' OR MANDEVILLA LAXA			1	

*SEE MASTER PLANT LIST FOR PLANT SUBSTITUTIONS AND SHADE ALTERNATES, AVAILABLE FROM SONOMA-MARIN SAVING WATER PARTNERSHIP <http://www.savingwaterpartnership.org>.

PLANTING NOTES:

1. REFER TO PLANTING DETAILS ON SHEET L3.2.

BY USING THESE PLANS, I AGREE TO DEFEND, INDEMNIFY AND HOLD HARMLESS THE SONOMA-MARIN SAVING WATER PARTNERSHIP, ITS MEMBERS, SONOMA COUNTY WATER AGENCY, CITY OF SANTA ROSA, MARIN MUNICIPAL WATER AGENCY, CITY OF PETALUMA, CITY OF COCAL, CITY OF SONOMA, VALLEY OF THE MOON WATER DISTRICT AND TOWN OF WINDSOR AND THEIR DIRECTORS, OFFICERS, AGENTS, EMPLOYEES AND ASSOCIATED DESIGN CONSULTANTS FROM ALL LIABILITY, INCLUDING ATTORNEY'S FEES, ARISING OUT OF OR RESULTING FROM THE USE OF THESE PLANS. I UNDERSTAND THAT IT IS MY RESPONSIBILITY AS THE PROJECT OWNER TO ENSURE THAT ALL ELEMENTS ARE IMPLEMENTED SAFELY AND ACCORDING TO APPLICABLE STATUTES, RULES, REGS, A CODES, ORDINANCES AND/OR CODES.

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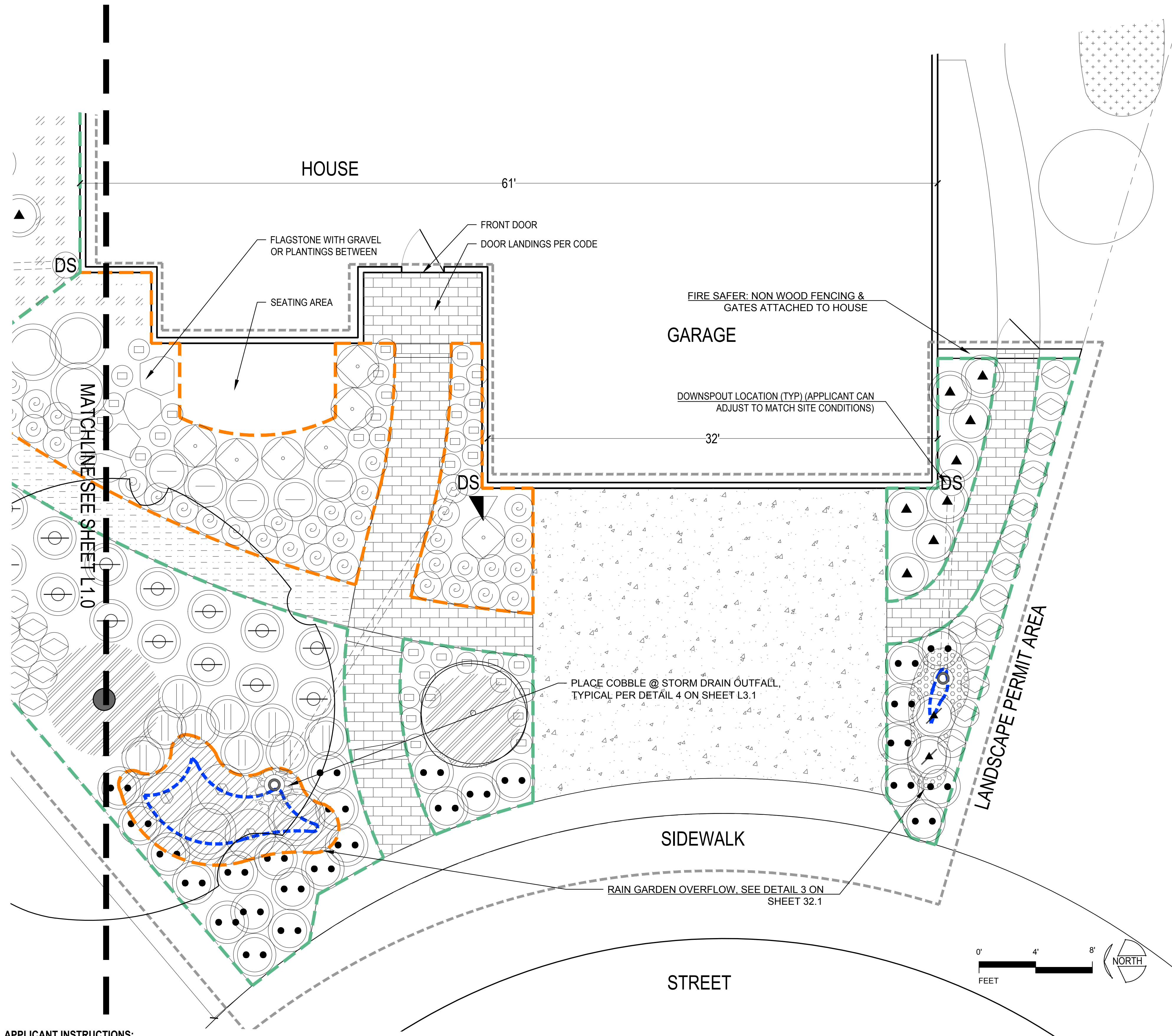
SONOMA-MARIN SAVING WATER PARTNERSHIP

SHEET TITLE:
LANDSCAPE & PLANTING PLAN
COTTAGE B
CUL-DE-SAC

DATE
PERMIT PLAN
JANUARY 17, 2019

L-1.0

SHEET
OF



- APPLICANT INSTRUCTIONS:**
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 2. IF NEEDED USE A RED PEN TO ADJUST THE LAYOUT OF DRIVEWAY, PATHS AND PLANTING AREAS TO FIT YOUR YARD.
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 9. MOVE TO THE IRRIGATION PLAN AND FILL IN THE AREAS INDICATED ON THAT SHEET.
- NOTE:**
1. PLANTING DESIGN FOR FULL COVER WITHIN 3 YEARS.
 2. THE GARDEN IS DESIGNED TO CAPTURE AND INFILTRATE SOME STORM WATER ON SITE. WHEN THE FLOW IS DIRECTED TO A SWALE OR RAIN GARDEN, IT NEEDS AN OVERFLOW OUTLET THAT WON'T ERODE. OPTIONS ARE PROVIDED ON THE DETAIL SHEETS. SPLASHBLOCKS AND OUTLETS IN PLANTING BEDS ARE MEANT TO SPREAD THE FLOW TO SHEETFLOW OVER PLANTING AREAS AND NO OVERFLOW DEVICE IS NEEDED.
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PLANT WATER USE TABLE			
WATER USE	PLAN SF (%)	PERMIT SF (FILL IN)	PERMIT % (FILL IN)
LOW	1,535 (75%)		
MED	508 (25%)		
TOTAL	2,043 (100%)		

OPTIONAL MATERIALS LEGEND

	UNITS	PLAN QUANTITY	PERMIT QUANTITY (FILL IN)
VEHICULAR PAVING			
CONCRETE	SF	524	
PEDESTRIAN PAVING			
AGGREGATE PAVING, CHOOSE FROM DETAILS 1-5 ON SHEET L3.0	SF	175	
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PLANTING LEGEND- APPLICANT FILL IN PLANT QUANTITY

AREA	BOTANICAL NAME	SIZE	SPACING	PLAN QUANTITY	PERMIT QUANTITY (FILL IN)
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PLANTING LOW WATER USE

	LARGE TREE (CHOOSE ONE) QUERCUS LOBATA (VALLEY OAK) TILIA TOMENTOSA (SILVER LINDEN) GLEDITSIA TRIACANTHOS (HONEY LOCUST)	15G	30-60' O.C.	1	
	MEDIUM TREE (CHOOSE ONE) DIOSPYROS (PERSIMMON) CHILTALPA	15G	20-40' O.C.	1	

GROUND COVER

ACHILLEA MILLEFOLIUM 'PALISADES'	4'	18" O.C.	28	
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PERENNIALS 0-2'

SALVIA SONOMENSIS CV 'DARA'S CHOICE'	4'	3' O.C.	21	
SALVIA SPATHACEA (HUMMINGBIRD SAGE)	1G	3' O.C.	8	
SCUTELLARIA SUFFRUTESCENS (PINK TEXAS SKULLCAP)	4'	18" O.C.	46	

PERENNIALS 2-4' SUN

EPILOBIUM CANUM 'MARIN PINK'	4'	3' O.C.	27	
SALVIA OFFICINALIS	4'	3' O.C.	9	

SHRUBS 1-3' SUN

LAVENDULA 'DENTATA' (FRENCH LAVENDER)	4'	4' O.C.	21	
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SHRUBS 3-6' SUN

CEANOTHUS 'RAY HARTMAN' SUBSTITUTE SM TREE, http://www.savingwaterpartnership.org	5G	3' O.C.	1	
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GRASS 1-2'

BOUTELOUA GRACILIS 'BLONDE AMBITION' (SIDE OATS GRAMMA GRASS)	4'	2' O.C.	38	
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RAIN GARDEN

JUNCUS PATENS 'GRAY RUSH'	2' OR 4'	3' O.C.	2	
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PLANTING MEDIUM WATER USE

PERENNIALS 0-2' SUN				
GERANIUM 'ROZANNE'	4'	2' O.C.	38	

SHRUBS 1-3' SUN

ROSA 'FLOWER CARPET WHITE'	1G	3' O.C.	5	
SALVIA PATENS	1G	3' O.C.	7	

SHRUB 7-10' SUN

ANISODONTEA HYPOMANDARA 'TARA'S PINK'	1G	4' O.C.	3	
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RAIN GARDEN (OPTIONAL)

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VINE PLANTING

ROSA 'SALLY HOLMES' OR MANDEVILLA LAXA			1	
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PLANTING NOTES:

1. REFER TO PLANTING DETAILS ON SHEET L3.2.

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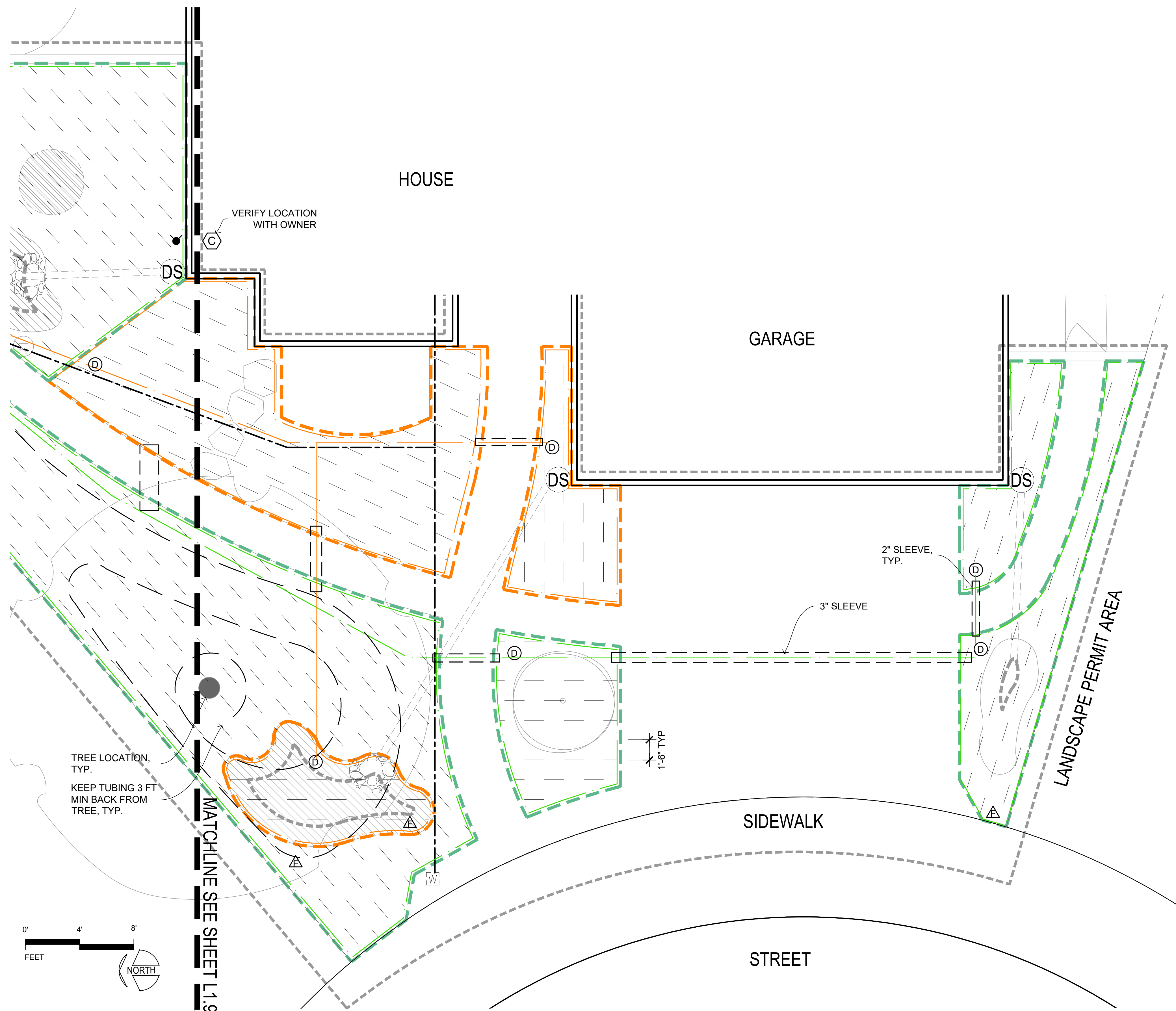
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IRRIGATION VALVE TABLE

HYDRO ZONE	WATER USE	VALVE	PLAN SF	SUB - ZONES	PERMIT SF (FILL IN)	SUB - ZONES (FILL IN)	SOIL TYPE (CLAY / LOAM / SAND) (FILL IN)
1	LOW	1	1535 SF	5			
2	MED	2	508 SF	3			
3	TREES	3	196 LF	1			

CLAY SOIL: DO NOT EXCEED 1100 SF / 3 GPM PER SUBZONE. IF TOTAL AREA OF ZONE EXCEEDS 2200 SF, ADD A VALVE.
 LOAM SOIL: DO NOT EXCEED 1100 SF / 3 GPM PER SUBZONE. IF TOTAL AREA OF ZONE EXCEEDS 2200 SF, ADD A VALVE.
 SANDY SOIL: DO NOT EXCEED 500 SF / 3 GPM PER SUBZONE. IF TOTAL AREA OF ZONE EXCEEDS 1000 SF, ADD A VALVE.
 TREE EMITTER TUBING 0.6 GPH PER LEGEND: MIN 20 LF PER VALVE; MAX 200 LF PER SUBZONE; MAX 400 LF PER VALVE
 FOR EMITTER FLOW, EMITTER SPACING & ROW SPACING PER SOIL TYPE SEE LEGEND

WATER USE	PLAN SF (%)	PERMIT SF (FILL IN)	PERMIT % (FILL IN)
LOW	1,535 (75%)		
MED	508 (25%)		
TOTAL	2,043 (100%)		

IRRIGATION LEGEND

APPLICANT CHECK-OFF COMPONENTS	SYMBOL	COMPONENT	MANUFAC - TURER	MODEL	NOTES / SIZE / COLOR
		EXISTING WATER METER			
		CONTROLLER	HUNTER	PRO-C	INDOOR
		WEATHER SENSOR	HUNTER	SOLAR-SYNC -SEN	WIRED
		FULL PORT BALL VALVE	NIBCO	585	LINE SIZE
		SLEEVE		PVC SCH 40	
		MAINLINE		PVC SCH 40 WITH SCH 40 SOLVENT WELD FITTINGS	
		LATERAL PIPE (COLOR VARIES PER ZONE)		PVC SCH 40 WITH SCH 40 SOLVENT WELD FITTINGS	PIPE SIZE: 0-6 GPM: 3/4" PIPE; 7-12 GPM: 1" PIPE;
DRIP IRRIGATION CONTROL VALVE ASSEMBLY TO INCLUDE:					
		ASSEMBLY		ACZ-075-40 DRIP CONTROL ZONE KIT	ALL-IN-ONE KIT INCLUDES BACKFLOW PREVENTION, FILTER AND PRESSURE REGULATOR
		ANTI-SIPHON VALVE (COLOR VARIES PER ZONE)	HUNTER	PGV-ASV, INCLUDED IN KIT	3/4 INCH ANTI-SIPHON VALVE PROVIDES BACKFLOW PREVENTION
		DRIP FILTER		INCLUDED IN KIT	150 MESH STAINLESS STEEL SCREEN
		PRESSURE REGULATION		INCLUDED IN KIT	40 PSI
		NIPPLE			PVC SCH 80 UV RESISTANT
		TRANSITION TO DRIP ZONE			SEE DETAIL
DRIP LAYOUT					
		PLANTING BEDS			
		TREES			NETAFIM TLCV6-1201 EMITTER FLOW 0.6 GPH; EMITTER SPACING: 12".
				TLCV4-1801	CLAY SOIL: EMITTER FLOW: 0.4 GPH; EMITTER SPACING: 18"; ROW SPACING: 18"
		INLINE EMITTER TUBING	NETAFIM	TLCV4-1801	LOAM SOIL: EMITTER FLOW: 0.4 GPH; EMITTER SPACING: 18"; ROW SPACING: 18"
				TLCV6-1201	SANDY SOIL: EMITTER FLOW: 0.6 GPH; EMITTER SPACING: 12"; ROW SPACING: 18"
		DRIP FLUSHOUT	NETAFIM	TLFIG8	
SYMBOLS FOR COMPONENTS ARE LARGER THAN ACTUAL SIZE AND MAY BE SHOWN IN PAVED AREAS FOR GRAPHIC CLARITY. COORDINATE LOCATION OF EQUIPMENT WITH PLUMBER.					
ALL PIPE RUNS UNDER PAVING ARE IN SLEEVES, INSTALL SLEEVES PRIOR TO POURING CONCRETE					

APPLICANT INSTRUCTIONS:

- ADJUST LAYOUT OF PLANTING BEDS IF CHANGED ON LAYOUT SHEET 1.0.
- REVIEW IRRIGATION VALVE TABLE TO ADJUST SF AREAS OF VALVE ZONES.
- IF AREAS EXCEED MAX SUBZONE FLOW (3 GPM) DIVIDE INTO ADDITIONAL SUBZONES AND ENTER UNDER SUBZONE COLUMN
- IF AREAS EXCEED MAX ZONE FLOW (7 GPM) ADD A VALVE AND ENTER SF AREA NEXT TO NEW VALVE NUMBER ("B" OR "C")
- DRAW OUT NEW SUBZONE AND/OR VALVE ZONE AREA ON PLAN IN NEW COLOR.
- ADD VALVE AS NEEDED TO VALVE MANIFOLD.
- REVIEW IRRIGATION LEGEND AND CHECK OFF THAT ALL COMPONENTS ARE SHOWN ON ADJUSTED PLAN.
- NOTE ANY EQUIPMENT SUBSTITUTIONS.

BY USING THESE PLANS, I AGREE TO DEFEND, INDEMNIFY AND HOLD HARMLESS THE SONOMA-MARIN WATER PARTNERSHIP, CITY OF SANTA ROSA, MARIN MUNICIPAL WATER DISTRICT, SANTA MARINA WATER DISTRICT, CITY OF ROBERT PARK, CITY OF PETALUMA, CITY OF COSAT, CITY OF SONOMA, VALLEY OF THE MOON WATER DISTRICT AND TOWN OF WINDSOR AND THEIR DIRECTORS, OFFICERS, AGENTS, EMPLOYEES AND LANDSCAPE DESIGN CONSULTANTS FROM ALL LIABILITY, INCLUDING EXPENSE, CLAIMS, SUITS AND DAMAGES, INCLUDING ATTORNEY'S FEES, ARISING OUT OF OR FROM THE USE OF THESE PLANS. I UNDERSTAND THAT IT IS MY RESPONSIBILITY AS THE PROJECT OWNER TO OBTAIN NECESSARY PERMITS AND TO OBTAIN ALL NECESSARY INSURANCE COVERAGE.



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 SONOMA COTTAGE B (CUL-DE-SAC)

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