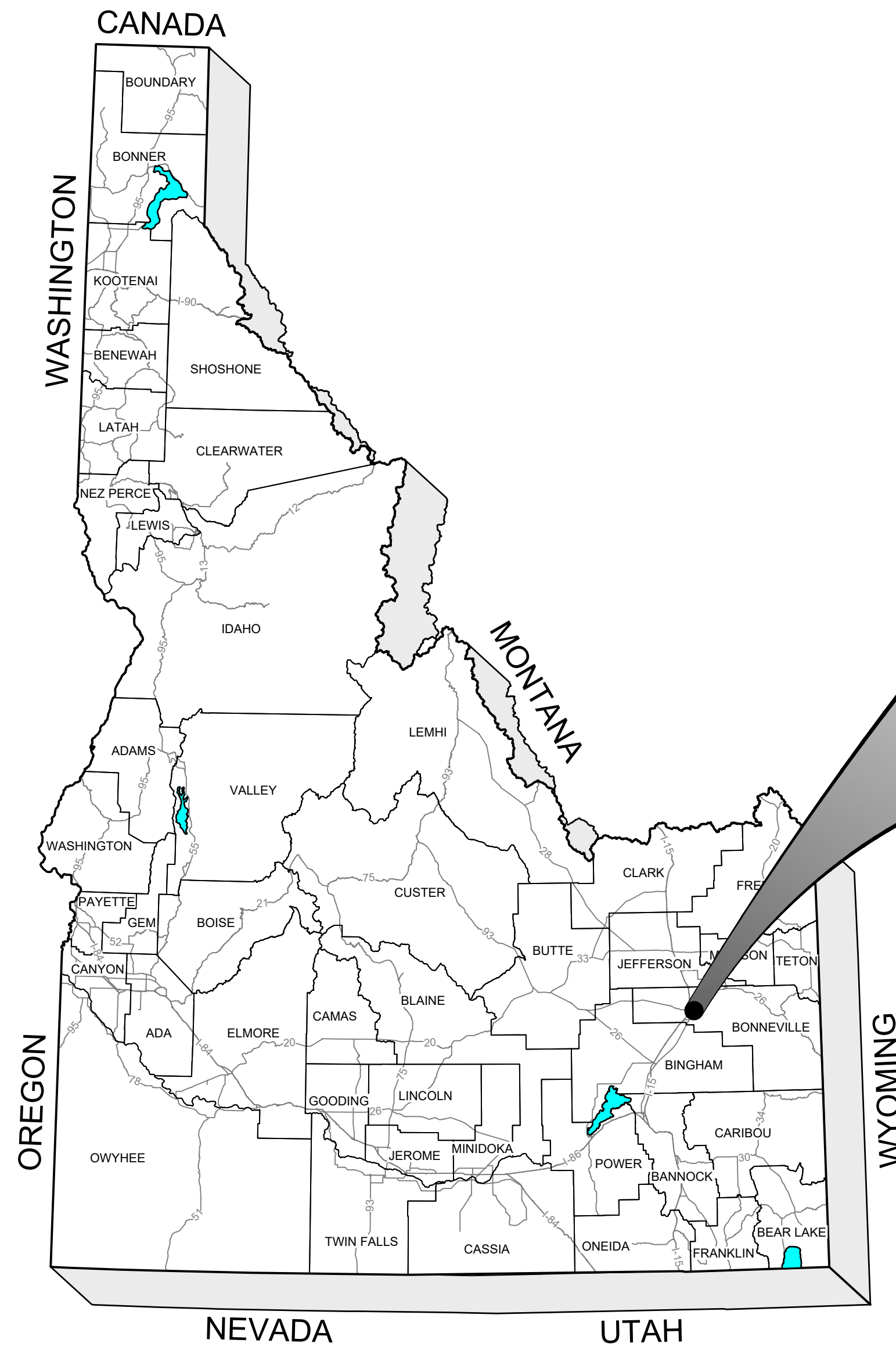


**775 NORTHGATE MILE, IDAHO FALLS, ID 83401**



## STATE MAP



Know what's below.  
Call before you dig.

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25	L.3.0	IRRIGATION SPECIFICATION

**ENGINEER:**

**HORROCKS ENGINEERS**  
2194 SNAKE RIVER PKWY, SUITE 205  
IDAHO FALLS, ID 83402  
(208) 522-1223

CONTACT: LEITH SHEETS, PE

**UTILITIES:**

POWER- CITY OF IDAHO FALLS  
GAS- INTERMOUNTAIN GAS  
SEWER- CITY OF IDAHO FALLS  
WATER- CITY OF IDAHO FALLS

**APPLICANT/OWNER:**

CITY OF IDAHO FALLS- POLICE DEPARTMENT  
PO BOX 50220  
IDAHO FALLS, ID 83402  
(208) 612-8600  
CONTACT: CAPTAIN ROYCE CLEMENTS

### CONTROL POINTS:

CP#1  
ELEV: 4721.85'  
N: 669856.7984'  
E: 692916.5758'  
FOUND: IRON ROD

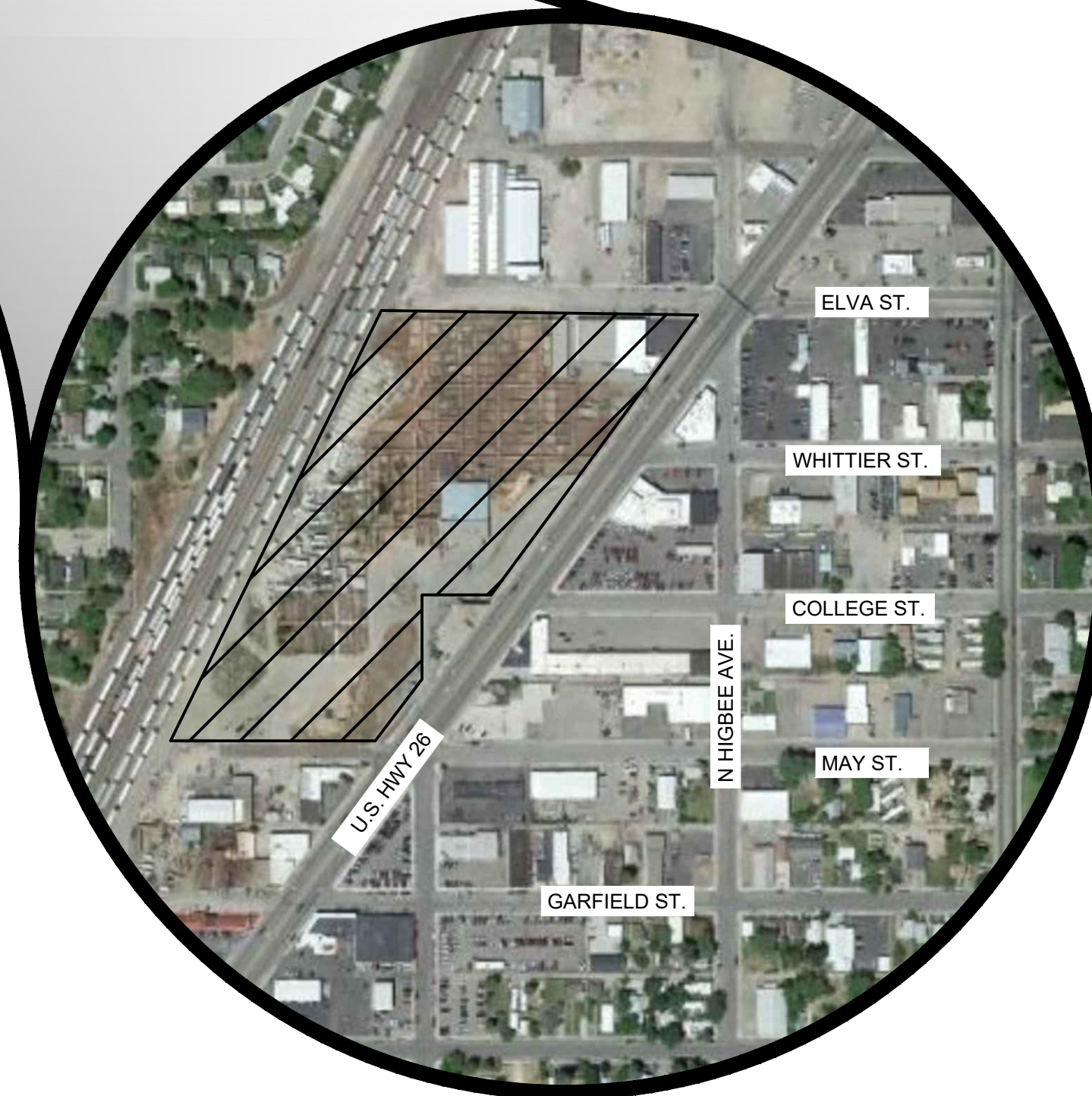
CP#2  
ELEV: 4726.05'  
N: 669484.4363'  
E: 693639.3532'  
FOUND: IRON ROD

CP#3  
ELEV: 4739.15'  
N: 669160.5233'  
E: 693640.3057'  
FOUND: IRON ROD

## SURVEY NOTE

THIS SITE PLAN CONFORMS TO AN ACTUAL SURVEY THAT WAS PERFORMED ON THE GROUND BY A LICENSED LAND SURVEYOR IN AND FOR THE STATE OF IDAHO. IT IS THE OWNER'S RESPONSIBILITY TO CONSTRUCT ALL STRUCTURES SHOWN ON THIS SITE PLAN IN ACCORDANCE WITH SAID SURVEY.

## VICINITY MAP




## PROJECT SITE

[illegible]

2194 Snake River Pkwy  
Suite 205  
Idaho Falls, ID 83402  
(208) 522-1223

**PRELIMINARY**  
NOT FOR  
CONSTRUCTION

<p style="text-align: center;"><u><b>PROJECT SPECIFICATIONS AND STANDARDS</b></u></p> <ol style="list-style-type: none"> <li>1. CITY OF IDAHO FALLS STANDARD DRAWINGS AND SPECIFICATIONS (2021)</li> <li>2. GEOTECHNICAL REPORT PREPARED BY ATLAS, DATED NOVEMBER 11, 2020 (E200206G)</li> </ol> <p>NOTE: CONTRACTOR SHALL MAINTAIN A CURRENT COPY OF ALL PROJECT SPECIFICATION AND STANDARDS AT THE JOBSITE DURING CONSTRUCTION.</p>	Stamp	<div style="text-align: center;">  </div>
<div style="text-align: center; border: 1px solid black; padding: 5px; margin-bottom: 5px;"> <b>SITE PLAN CONTACT PERSON</b> </div> <p>NAME <b>HORROCKS ENGINEERS - LEITH SHEETS</b></p> <p>ADDRESS <b>2194 SNAKE RIVER PKWY SUITE 205</b> ZIP <b>83402</b></p> <p>PHONE <b>208-522-1223</b></p>		
<div style="text-align: center; border: 1px solid black; padding: 5px;"> <b>IDAHO FALLS POLICE HEADQUARTERS</b>  <small>775 NORTHGATE MILE, ANNEX BLDG: 316 E ELVA IDAHO FALLS, ID 83401</small> </div>		

## NOTES

1. The address shall be posted and maintained on every job site prior to and during construction. **NO ADDRESS = NO INSPECTION.**
2. A **Site Plan** indicating a completed City review block shall be on the job site at all times during construction.
3. **Any changes** to this site plan shall be submitted to the City of Idaho Falls Community Development Services Department for approval prior to construction.
4. **Failure to comply** with the requirements of this plan may result in the City withholding building permits, certificates of occupancy, water or electrical service.
5. **Approval of the City Engineer** is required for any proposed construction within a public right-of-way or easement and shall be in accordance with the **current City of Idaho Falls Standard Drawings and Specifications**
6. A **City of Idaho Falls Public Works License** is required for any contractor working in a public right-of-way or easement.
7. A **Public Right-of-Way Use Permit** is required for any work in any public right-of-way or easement. The City Engineering Division must be notified at least two (2) days prior to any excavation under this permit (208-612-8250).
8. **Placing Concrete** within the public right-of-way requires inspection and approval by the City Engineering Division. The Division shall be notified at least four (4) hours prior to placing (208-612-8250).
9. **All Driveway Approaches** shall be concrete and meet the requirements of the current City of Idaho Falls Standard Specifications and Drawings. All driveways and parking areas shall be hard surface.
10. **Replace** all broken or poor quality curb, gutter, and sidewalk.
11. **Remove** all unused driveway approaches and replace with standard full height curb, gutter and sidewalk.
12. A Licensed Idaho Professional Engineer shall inspect, certify to City Standards, and prepare "As-built" drawings for all **Water, Sanitary Sewer and Storm Sewer Main Lines**.
13. All **Water Service Lines** less than four (4) inches and **Sanitary Service Lines** less than eight (8) inches shall be inspected by the City Wastewater Division prior to backfilling (208-612-8108). All 4" and larger taps to existing City water mains shall be inspected by the City Water Division (208-612-8471) prior to backfilling. Verification of a passing bacteria test for the installation of all new water mains 4" and larger in diameter must be submitted to the City Engineering Division prior to placing mains into service.
14. Pursuant to IDAPA 58.01.08, all new construction shall install provisions for a water meter to capture domestic and landscape irrigation uses. Provisions shall be installed per City of Idaho Falls Standard Drawings and Specifications - Drawings IF-401A through IF-401F. Water meters are required on all non-residential construction as well as commercial landscaped areas. Residential construction must include an irrigation water meter. Meters or idlers must be on approved material list and may be purchased from the Water Division warehouse (208-612-8474).
15. **Fire flow and access road requirements for commercial buildings** are based on building construction type, height, and total square footage of all floors. This information must be provided on the site plan.
16. **Private fire service water mains** shall be installed by a city licensed fire sprinkler contractor. Fire service mains must be tested and approved by the Fire Marshal prior to backfilling.
17. All **Electrical Facilities**, including new services or the relocating of existing, shall be in accordance with the current Idaho Falls Power Service Policy. Service Policy available at I.F.P. office or I.F.P. website. The developer must submit two (2) copies of these plans directly to Idaho Falls Power for the design and/or approval of electric service. Contact Idaho Falls Power prior to construction of electrical facilities (612-9430).
18. All single-family attached dwellings shall have separate electrical, water, and sewer service lines without any common facilities.
19. Appropriate erosion and sediment control requirements associated with construction shall be shown on the Site Plan or a separate attached plan.
20. In compliance with Idaho Code § 55-1613 a field search and location survey has been conducted under the direction of a professional land surveyor prior to this project's construction.

## VICINITY MAP

SEE VICINITY MAP THIS SHEET

CITY OF IDAHO FALLS SITE PLAN APPROVAL  
Revision 10/2018

Approved \_\_\_\_\_ Date \_\_\_\_\_  
City of Idaho Falls

---

PROPERTY LEGAL DESCRIPTION

TO BE DETERMINED

## SITE PLAN CONTACT PERSON

NAME HORROCKS ENGINEERS - LEITH SHEETS  
ADDRESS 2194 SNAKE RIVER PKWY SUITE 205 ZIP 83402  
PHONE 208-522-1223

## IDAHO FALLS POLICE HEADQUARTERS

775 NORTHGATE MILE, ANNEX BLDG: 316 E ELVA  
IDAHO FALLS, ID 83401

FILE NO. ID-2562-2007	DRAWN BY: JTS	DATE PLOTTED: 02/08/2022	SHEET NO.
SCALE:	CHECKED BY: JTS	REVIEW NO.:	<u>1</u> of <u>25</u>



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**Architects Design Group**  
Ian A. Reeves, A.I.A.  
Susan M. Gantt, A.I.A., LEED AP  
Rodney McManus, LEED AP  
Fred Rambo, R.A.


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Stamp:



A circular professional engineer license stamp from the State of Idaho. The outer ring contains the text "PROFESSIONAL ENGINEER" at the top and "LEITH T. SHEETS" at the bottom. Inside the ring, the word "LICENSED" is at the top, the license number "16318" is in the center, and the expiration date "02-08-22" is below the number. A blue ink signature, "Leith T. Sheets", is written across the center of the stamp.



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**IDAHO FALLS  
POLICE  
HEADQUARTERS**

775 NORTHGATE MILE,  
IDAHO FALLS, ID 83401

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ID-2562-2007

[illegible]

# BID SET

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<b>Issue Date:</b>	<b>02/08/2022</b>
<b>Design by:</b>	<b>JTS</b>
<b>Drawn by:</b>	<b>JTS</b>
<b>Checked by:</b>	<b>LTS</b>

Destination:  110

Drawn by: JTS

1000

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GENERAL NOTES

**C.1.1**

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**PROJECT SPECIFICATIONS AND STANDARDS**

1. CITY OF IDAHO FALLS STANDARD DRAWINGS AND SPECIFICATIONS (2021)
2. GEOTECHNICAL REPORT PREPARED BY ATLAS, DATED NOVEMBER 11, 2020 (E200206G)

**NOTE:**  
CONTRACTOR SHALL MAINTAIN A CURRENT COPY OF ALL PROJECT SPECIFICATION AND STANDARDS AT THE JOBSITE DURING CONSTRUCTION.

- 

### ENGINEER'S NOTICE TO CONTRACTOR

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE DRAWINGS ARE OBTAINED BY A SEARCH OF THE AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE DRAWINGS AND WE ASSUME NO RESPONSIBILITY AS TO THE ACCURACY OF THE INDICATED LOCATION ON THESE DRAWINGS. THE CONTRACTOR IS REQUIRED TO TAKE ALL PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN, AND ALL OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE DRAWING BY VERIFICATION OF THEIR LOCATION IN THE FIELD PRIOR TO THE START OF CONSTRUCTION ACTIVITIES.

LEGAL NOTICE TO CONTRACTOR

USE OF THE INFORMATION CONTAINED IN THIS INSTRUMENT FOR OTHER THAN THE SPECIFIC PURPOSE FOR WHICH IT WAS INTENDED AND FOR OTHER THAN THE CLIENT FOR WHOM IT WAS PREPARED IS FORBIDDEN UNLESS EXPRESSLY PERMITTED IN WRITING IN ADVANCE TO HORROCKS ENGINEERS, AND HORROCKS ENGINEERS SHALL HAVE NO LIABILITY TO ANY USE OF THIS INFORMATION WITHOUT THEIR WRITTEN CONSENT.

**HORROCKS**  
ENGINEERS

**HORROCKS**  
ENGINEERS



SEWER

EXISTING	UNKNOWN
	4 INCH
	6 INCH
	8 INCH
	10 INCH
	12 INCH
	14 INCH
	15 INCH
	16 INCH
	18 INCH
	24 INCH
	30 INCH
	36 INCH
	SERVICE LATERAL

STORM

EXISTING	UNKNOWN
	4 INCH
	6 INCH
	8 INCH
	10 INCH
	12 INCH
	15 INCH
	16 INCH
	18 INCH
	24 INCH
	30 INCH
	36 INCH
	42 INCH
	48 INCH
	54 INCH
	60 INCH
	66 INCH
	72 INCH
	LAND DRAIN

WATER

EXISTING	UNKNOWN
	3/4 INCH
	1 INCH
	1-1/2 INCH
	2 INCH
	3 INCH
	4 INCH
	6 INCH
	8 INCH
	10 INCH
	12 INCH
	14 INCH
	16 INCH
	18 INCH
	24 INCH
	30 INCH
	36 INCH
	48 INCH
	60 INCH
	72 INCH
	SERVICE LATERAL

IRRIGATION

EXISTING	UNKNOWN
	1 INCH
	2 INCH
	4 INCH
	6 INCH
	8 INCH
	10 INCH
	12 INCH
	18 INCH
	24 INCH
	30 INCH
	36 INCH
	SERVICE LATERAL

POWER

EXISTING	PROPOSED
	OVERHEAD
	UNDERGROUND
	2 INCH
	3 INCH
	4 INCH
	6 INCH
	8 INCH
	10 INCH
	1 PH A 1/0
	1 PH A 4/0
	1 PH B 1/0
	1 PH B 4/0
	1 PH C 1/0
	1 PH C 4/0
	3 PH ABC 4/0
	3 PH ABC 750A
	SECONDARY
	STREET LIGHT

GAS

EXISTING	PROPOSED
	UNKNOWN
	1 INCH
	2 INCH
	3 INCH
	4 INCH
	6 INCH
	8 INCH
	12 INCH
	HIGH PRESSURE

COMMUNICATIONS

EXISTING	PROPOSED
	OVERHEAD CABLE TV
	UNDERGROUND CABLE TV
	OVERHEAD FIBER OPTIC
	UNDERGROUND FIBER OPTIC
	OVERHEAD TELEPHONE
	UNDERGROUND TELEPHONE

MISCELLANEOUS

EXISTING	PROPOSED
	DEMO
	UNKNOWN PIPE
	JOINT UTILITY TRENCH
	TOE OF SLOPE
	TOP OF SLOPE
	DIRECTIONAL FLOWLINE
	EDGE OF PAVEMENT
	GUARDRAIL
	RAILROAD TRACKS
	CONTOUR - MAJOR
	CONTOUR - MINOR

HATCH PATTERNS

	BUILDING / PAD
	CONCRETE SIDEWALK / FLATWORK
	DECORATIVE BRICK / SIDEWALK / FLATWORK / LANDSCAPE AREAS
	POOL DECK
	XERISCAPE
	LANDSCAPE AREAS / GRASS
	HEAVY DUTY PAVEMENT SECTION
	LIGHT DUTY PAVEMENT SECTION
	ADA ACCESS RAMP TRUNCATED DOMES
	RIPRAP
	GRAVEL

SURFACE FEATURES

EXISTING/PROPOSED	EXISTING/PROPOSED
	CUT LINE
	FILL LINE
	LIMITS OF DISTURBANCE
	DITCH
	GRADE BREAK
	HIGH WATER MARK
	HIGH WATER MARK - 1 YEAR EVENT
	HIGH WATER MARK - 5 YEAR EVENT
	HIGH WATER MARK - 10 YEAR EVENT
	HIGH WATER MARK - 25 YEAR EVENT
	HIGH WATER MARK - 50 YEAR EVENT
	HIGH WATER MARK - 100 YEAR EVENT
	FENCE - BARBED
	FENCE - CHAIN LINK
	FENCE - DECORATIVE
	FENCE - WOOD
	WALL - BLOCK
	WALL - CONCRETE
	WALL - PANEL
	WALL - ROCK
	RIGHT OF WAY
	CENTERLINE (ROAD/IDENTITY)
	CURB & GUTTER
	PARCEL LINE
	PROPERTY BOUNDARY
	10' PUBLIC UTILITY & DRAINAGE EASEMENT (P.U.E.)
	PAINT STRIPE - SOLID
	PAINT STRIPE - DOUBLE SOLID
	PAINT STRIPE - BROKEN
	PAINT STRIPE - BIKE LANE INTERSECTION
	PAINT STRIPE - LANE DROP
	PAINT STRIPE - LANE LINE EXTENSION
	TRAFFIC SIGNAL - DETECTION CONDUIT
	TRAFFIC SIGNAL - FUTURE CONDUIT
	TRAFFIC SIGNAL - LIGHTING CONDUIT
	TRAFFIC SIGNAL - PEDESTRIAN CONDUIT
	TRAFFIC SIGNAL - POWER SOURCE CONDUIT
	TRAFFIC SIGNAL - SIGNAL CONDUIT

CONSTRUCTION KEYNOTE TAGS

	OR		DEMO PLAN
	OR		GRADING PLAN
	OR		SITE PLAN
	OR		WATER
	OR		SEWER
	OR		STORM DRAIN
	OR		IRRIGATION
	OR		CABLE TV
	OR		TELEPHONE
	OR		GAS
	OR		POWER
	OR		MISCELLANEOUS

CALLOUTS

	PROPOSED BUILDING FINISHED FLOOR ELEVATION
	PROPOSED TBC SPOT ELEVATION (@ PCS, PTS & PL
	PROPOSED EOP SPOT ELEVATION (@ EDGE OF
	PARKING STALL COUNT

STANDARD SYMBOLS

EXISTING	PROPOSED
	ELECTRICAL MANHOLE
	FIBER OPTIC MANHOLE
	TELEPHONE MANHOLE
	CABLE TV MANHOLE
	ELECTRICAL POWER POLE
	SIGNAL POLE
	ELECTRICAL BOX
	FIBER OPTIC BOX
	JUNCTION BOX
	TELEPHONE BOX
	TELEPHONE PEDESTAL
	CABLE TV BOX
	LIGHT POLE
	LIGHT POLE OPT 2
	LIGHT POLE OPT 3
	GAS MANHOLE
	GAS METER
	CLEANOUT
	SEWER MANHOLE
	IRRIGATION MANHOLE
	IRRIGATION BOX
	WATER MANHOLE
	WATER METER
	FIRE HYDRANT
	FIRE HYDRANT OPT 2
	GATE VALVE
	GATE VALVE OPT 2
	CROSS
	TEE
	90° BEND
	45° BEND
	22.5° BEND
	11.25° BEND
	WYE
	REDUCER
	CAP & PLUG
	STORM DRAIN MANHOLE
	AREA DRAIN ROUND
	AREA DRAIN SQUARE
	DROP INLET
	CURB INLET
	CURB INLET OPT 2
	CURB INLET OPT 3
	CURB DOUBLE INLET
	CURB DOUBLE INLET OPT 2
	COMBO BOX
	OIL/WATER SAND/GREASE
	OIL/WATER SAND/GREASE OPT 2
	FLARED END LARGE
	FLARED END SMALL
	SIGN BOLLARD
	BORE HOLE
	TEST PIT

DETAIL REFERENCE

	DETAIL NAME
	SCALE: NTS

MATCHLINE STA. XX+XX.XX  
SEE SHEET PP-XX

ABBREVIATIONS

A	ALGEBRAIC GRADE CHANGE
ABC	AGGREGATE BASE COURSE
AC	ASPHALTIC CEMENT OR CONCRETE
BC	BUILDING CORNER
BCR	BACK OF CURB RETURN
BFE	BASE FLOOD ELEVATION
BFF	BASEMENT FINISH FLOOR ELEVATION
BLDG	BUILDING
BM	BENCHMARK
BP	BEGIN POINT
BV	BUTTERFLY VALVE
BVC	BEGIN VERTICAL CURVE
BVCE	BEGIN VERTICAL CURVE ELEVATION
BVCS	BEGIN VERTICAL CURVE STATION
BVP	BEGIN VERTICAL PROFILE
BWW	BOTTOM OF VISIBLE WALL
C&G	CURB & GUTTER
CL	CENTERLINE
CB	CATCH BASIN
CLR	CLEAR
CO	CLEANOUT
CONC	CONCRETE
Cu	COPPER
C.Y.	CY CUBIC YARD
DIA	DIAMETER
DIP	DUCTILE IRON PIPE
DWG	DRAWING
EA	EAST OR EASTING
E	EACH
EL	ELEVATION
ECC	EDGE OF CONCRETE
EOP	EDGE OF PAVEMENT
EP	END POINT
ESMT	EASEMENT
EVC	END VERTICAL CURVE
EVCE	END VERTICAL CURVE ELEVATION
EVCS	END VERTICAL CURVE STATION
EVP	END VERTICAL PROFILE
EX	EXISTING
FF	FINISHED FLOOR ELEVATION
FE	FLANGE END
FG	FINISHED GRADE ELEVATION
FL	FLOW LINE
FJ	FLANGE JOINT
FM	FORCE MAIN
FPS	FEET PER SECOND
FT	FOOT OR FEET
FUT	FUTURE
G	GAS LINE
GB	GRADE BREAK
GFF	GARAGE FINISHED FLOOR ELEVATION
GV	GATE VALVE
HGL	HYDRAULIC GRADE LINE
HRZ	HORIZONTAL
HP	HIGH POINT
HWM	HIGH WATER MARK
ID	INSIDE DIAMETER
IN	INCH(ES)
IRR	IRRIGATION (PRESSURIZED) NON-POTABLE
K	VERTICAL CURVE COEFFICIENT
L	LENGTH
LF	LINEAR FEET
L/S	LANDSCAPE
LP	LOW POINT
LT	LEFT
MAX	MAXIMUM
MFR	MANUFACTURER
MGD	MILLION GALLONS PER DAY
MID	MIDDLE
MH	MANHOLE
MIN	MINIMUM
MJ	MECHANICAL JOINT
N	NORTH OR NORTHING, FRICTION FACTOR
N/A	NOT APPLICABLE
NTS	NOT TO SCALE
OC	ON CENTER
OD	OUTSIDE DIAMETER
OVHP	OVERALL HIGH POINT
OVLP	OVERALL LOW POINT
PC	POINT OF CURVE
PCC	POINT OF COMPOUND CURVE
PH	PHASE
PI	POINT OF INTERSECTION
PL	PROPERTY LINE
PRC	POINT OF REVERSE CURVE
PT	POINT OF TANGENCY
PUE	PUBLIC UTILITY EASEMENT
PVC	POLYVINYL CHLORIDE
PVI	POINT OF VERTICAL INTERSECTION
Q	RATE OF FLOW
R	RADIUS
R/W	RIGHT OF WAY
REV	REVISION
RT	RIGHT
S	SLOPE
SW	SIDEWALK
SD	STORM DRAIN
SDMH	STORM DRAIN MANHOLE
SEC	SECTION
SPEC	SPECIFICATIONS
SSMH	SANITARY SEWER MANHOLE
SS	SANITARY SEWER
SIL	STREETLIGHT
STA	STATION
STD	STANDARD
SVE	SIGHT VISIBILITY EASEMENT
TBM	TEMPORARY BENCH MARK
TC	TOP OF CONCRETE
TBC	TOP BACK OF CURB
TEMP	TEMPORARY
TA	TOP OF ASPHALT
TF	TOP OF FOOTING
TG	TOP OF GRATE
TRW	TOP OF RETAINING WALL
TW	TOP OF WALL
TP	TYPICAL
UTC	UNTREATED BASE COURSE
V	VELOCITY
VC	VERTICAL CURVE
VRT	VERTICAL
WTR	WATER
WI	WITH

NOTE:

NOT ALL HATCHES, LINETYPES,  
AND SYMBOLS SHOWN ON THIS  
SHEET ARE INCLUDED IN THIS  
PLAN SET.

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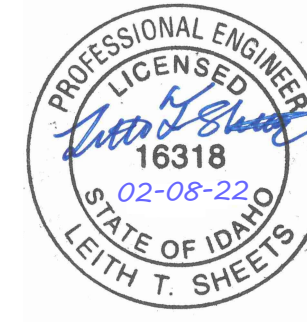
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Project No.

ID-2562-2007

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Issue Date: 02/08/2022

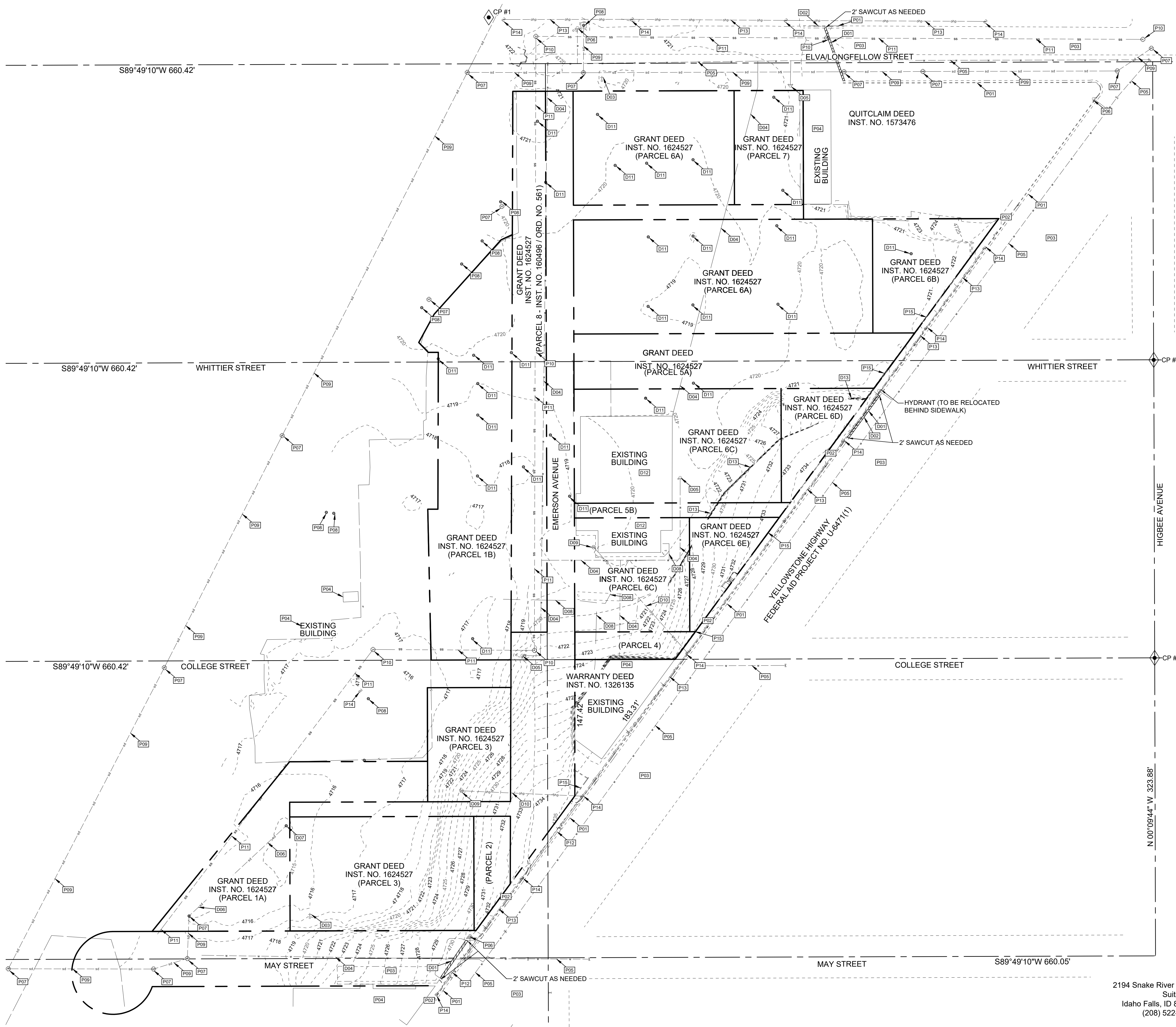
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LEGEND

C.1.2

PAGE 3





**SURVEY NOTE:**

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**CONTROL POINTS:** CP#

CP#1  
ELEV: 4721.85'  
N: 669856.7984'  
E: 692916.5758'  
FOUND: IRON ROD

CP#2  
ELEV: 4726.05'  
N: 669484.4363'  
E: 693639.3532'  
FOUND: IRON ROD

CP#3  
ELEV: 4739.15'  
N: 669160.5233'  
E: 693640.3057'  
FOUND: IRON ROD

- VERTICAL CONTROL DATUM BASED ON NAVD88  
- ELEVATIONS SHOWN ARE GPS OBSERVED ELEVATIONS

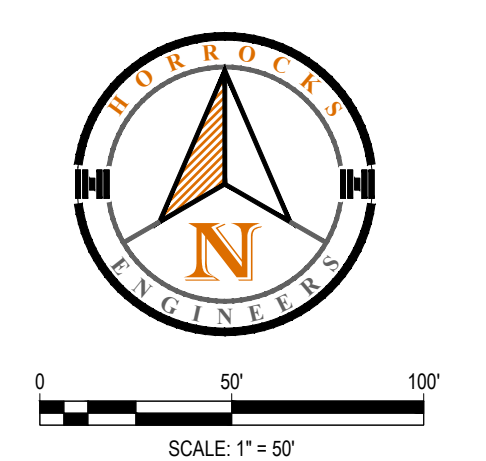
- EXISTING KEYNOTES:**
- P01 EXISTING CURB & GUTTER
  - P02 EXISTING SIDEWALK
  - P03 EXISTING ASPHALT
  - P04 EXISTING BUILDING
  - P05 EXISTING WATER LINE
  - P06 EXISTING FIRE HYDRANT
  - P07 EXISTING STORM DRAIN STRUCTURE
  - P08 EXISTING STORM DRAIN INLET
  - P09 EXISTING STORM DRAIN LINE
  - P10 EXISTING SANITARY SEWER MANHOLE
  - P11 EXISTING SANITARY SEWER LINE
  - P12 EXISTING VALLEY GUTTER
  - P13 EXISTING OVERHEAD POWER LINE
  - P14 EXISTING POWER POLE
  - P15 EXISTING RETAINING WALL
- DEMOLITION KEY NOTES:**
- D01 EXISTING ASPHALT
  - D02 EXISTING CURB & GUTTER
  - D03 EXISTING LIGHT POLE
  - D04 EXISTING WATER LINE
  - D05 EXISTING HYDRANT
  - D06 ABANDON IN PLACE STORM DRAIN
  - D07 ABANDON IN PLACE STORM DRAIN STRUCTURE
  - D08 EXISTING GAS LINE
  - D09 EXISTING POWER POLE
  - D10 EXISTING OVERHEAD POWER
  - D11 EXISTING STORM DRAIN INLET
  - D12 EXISTING BUILDING
  - D13 EXISTING RETAINING WALL


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Rodney McManus, LEED AP  
Fred Rambo, R.A.

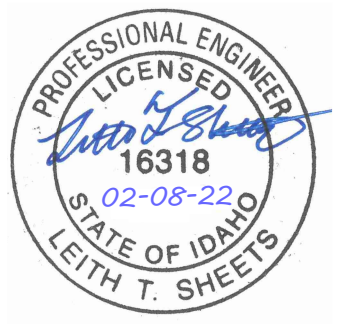
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Project No. ID-2562-2007

Revisions:


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OVERALL EXISTING CONDITIONS & DEMOLITION

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PAGE 4

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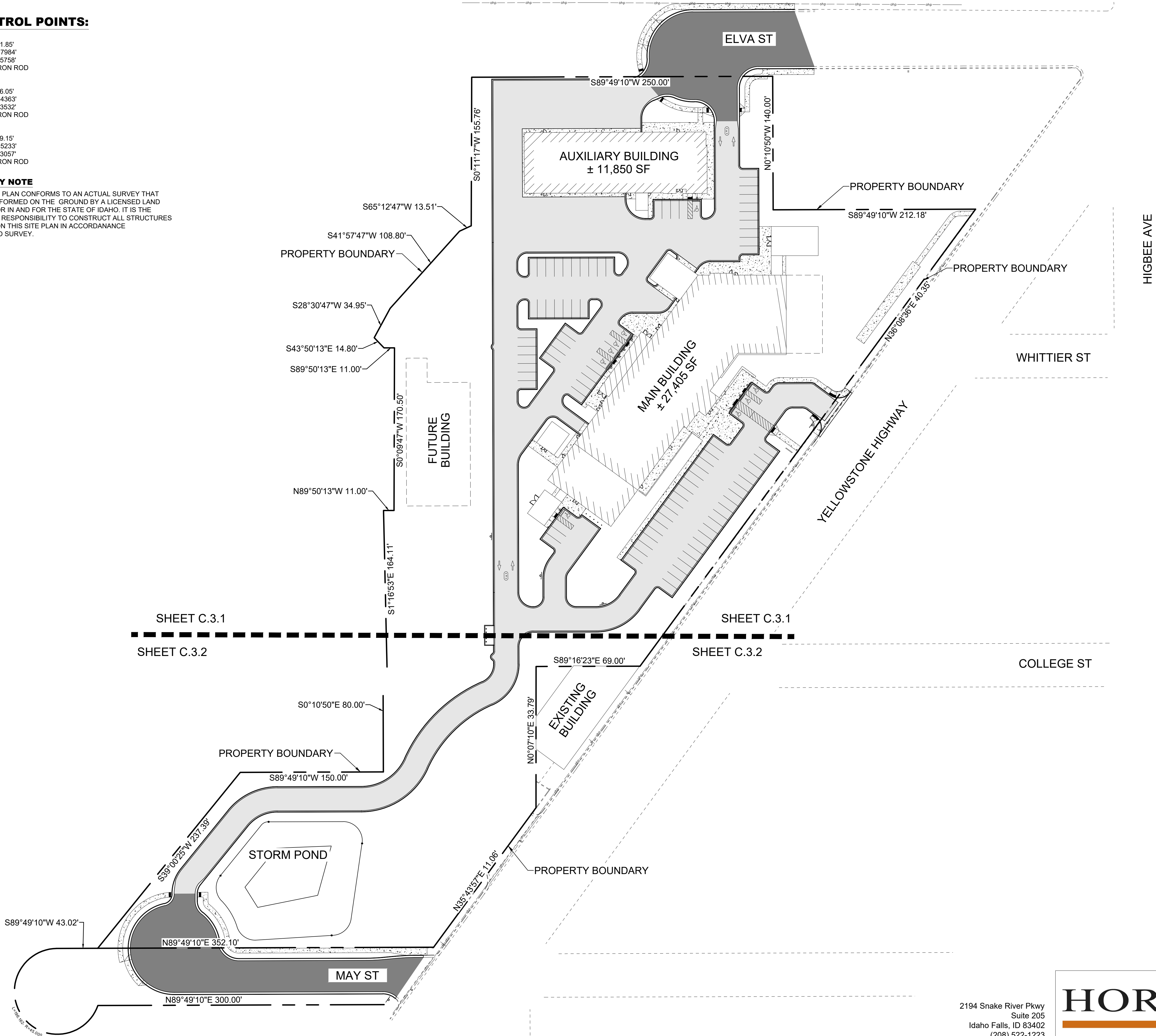
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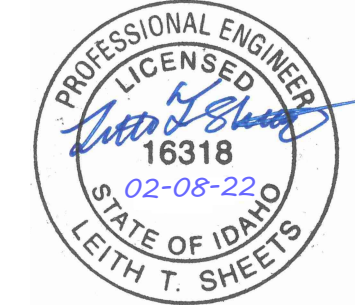
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OVERALL SITE PLAN

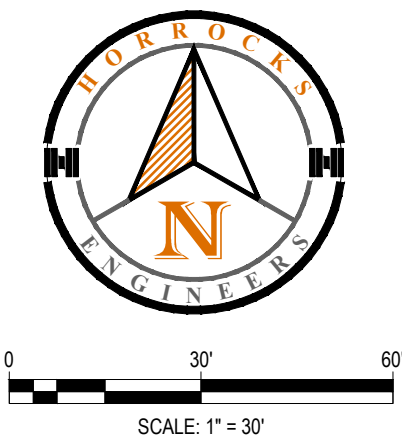
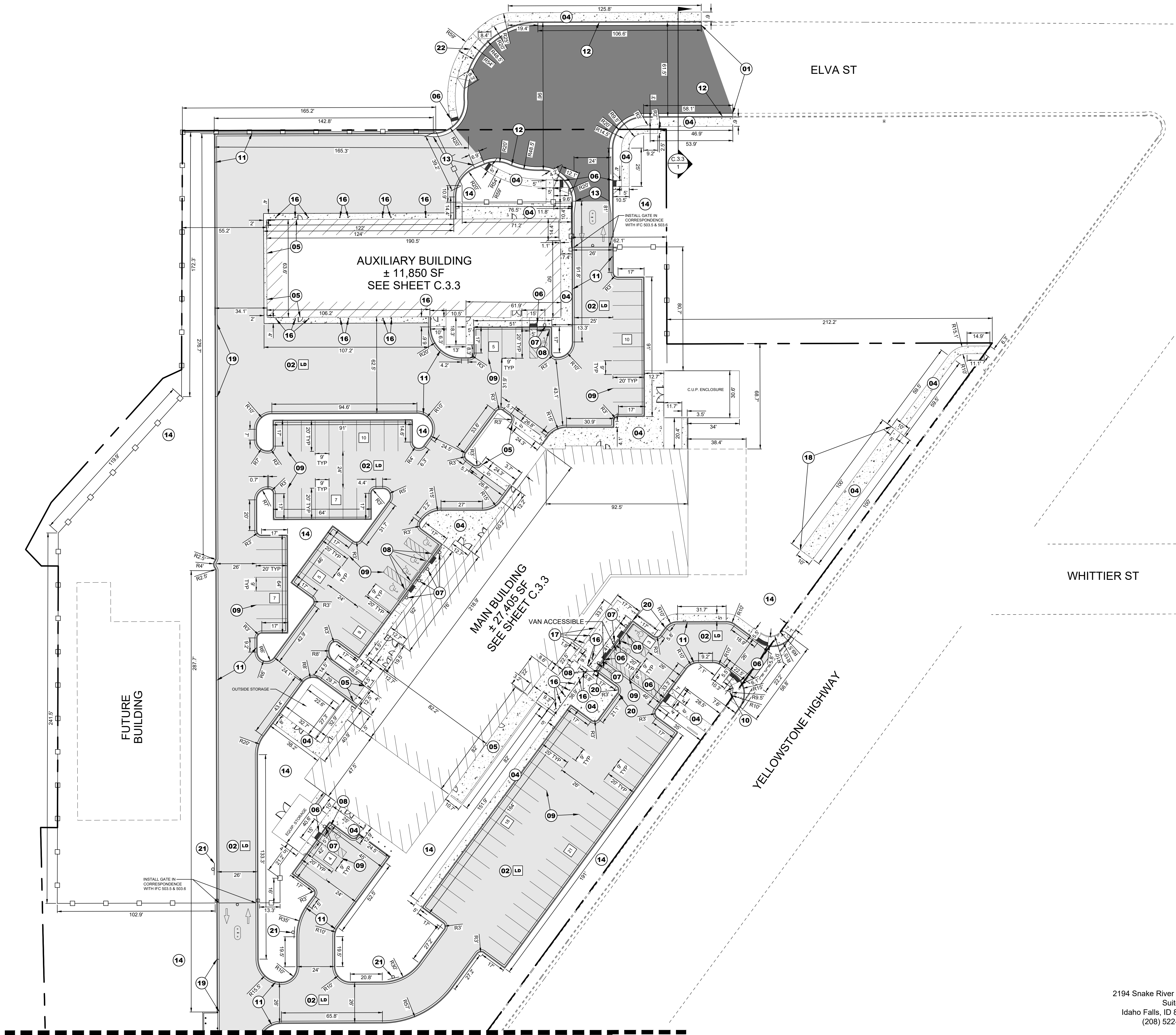


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C.3.0

PAGE 5





#### SITE PLAN KEYNOTES

- 01 TIE INTO EXISTING ASPHALT, 2' SAWCUT AS REQUIRED
- 02 INSTALL LIGHT DUTY ASPHALT (SEE FLEXIBLE PAVEMENT SECTION SUMMARY TABLE SHEET C.3.3)
- 03 INSTALL HEAVY DUTY ASPHALT (SEE FLEXIBLE PAVEMENT SECTION SUMMARY TABLE SHEET C.3.3)
- 04 INSTALL 4" THICK SIDEWALK, (WIDTH PER PLAN) PER ISPMC SD-709, 714, 714A, 714B UNLESS OTHERWISE NOTED
- 05 INSTALL CONCRETE PAVEMENT PER PCCP PAVEMENT SECTION PER TABLE SHEET C.3.3
- 06 INSTALL ADA RAMP WITH TRUNCATED DOMES PER ISPMC SD-712
- 07 ADA SIGN PER DETAIL 3 SHEET C.3.3
- 08 INSTALL WHEEL BLOCKS PER CITY OF IDAHO FALLS STANDARDS IF-400-3
- 09 STRIPING PER MUTCD STANDARDS
- 10 INSTALL STOP SIGN PER MUTCD STANDARDS
- 11 INSTALL 1.5' FLAT PAN CURB & GUTTER SEE DETAIL 4 SHEET C.3.3
- 12 INSTALL 2.5' CURB & GUTTER PER ISPMC SD-701
- 13 INSTALL CURB TRANSITION PER ISPMC SD-707 (LENGTH AND WIDTH PER PLANS)
- 14 INSTALL LANDSCAPE PER LANDSCAPE PLAN
- 15 INSTALL TRASH ENCLOSURE PAD PER DETAIL 5, 5A, 5B, 6, SHEET C.3.3
- 16 INSTALL BOLLARD PER DETAIL 6 SHEET C.3.3
- 17 FLAG POLE BASE, SEE LANDSCAPE PLANS FOR DETAIL
- 18 HISTORICAL MONUMENT, SEE LANDSCAPE PLANS FOR DETAIL
- 19 INSTALL DEPRESSED (MOUNTABLE) CURB PER DETAIL 7, SHEET C.3.3
- 20 CURB TRANSITION FROM FULL HEIGHT TO ZERO
- 21 INSTALL "NO PARKING - FIRE LANE" SIGN PER INTERNATIONAL FIRE CODE APPENDIX "D" SECTION 103.6 SIGN TYPE "D" WITH SIGN POST PER DETAIL 3 THIS SHEET. INSTALL IN PIPE BOLLARDS WHERE APPLICABLE. NO PARKING ZONE TO BE MARKED WITH RED CURBING
- 22 INSTALL CONCRETE DRIVEWAY APPROACH PER CITY OF IDAHO FALLS STANDARDS IF-710C

#### SHEET NOTES:

1. DRIVE AISLE DIMENSIONS MEASURED TO FACE OF CURB, WHERE CURB IS PROPOSED OR TO EDGE OF PAVEMENT OTHERWISE.
- PARKING STALL COUNT #

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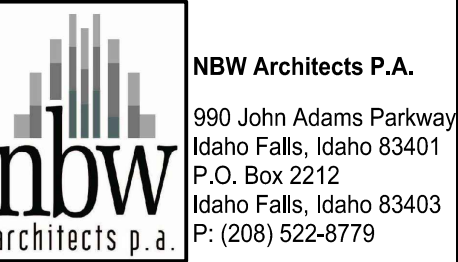
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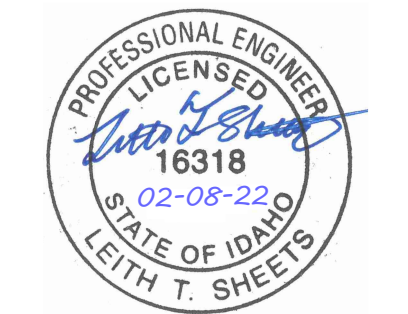
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SITE PLAN NORTH

**C.3.1**  
PAGE 6





0 30' 60'  
SCALE: 1" = 30'



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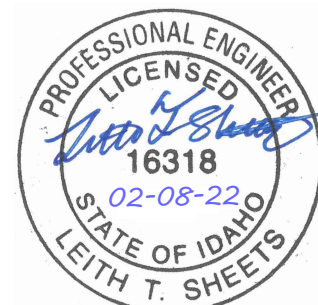
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SITE PLAN SOUTH

**C.3.2**

PAGE 7

SHEET C.3.1

SHEET C.3.1

COLLEGE ST

**SITE PLAN KEYNOTES**

- TIE INTO EXISTING ASPHALT, 2' SAWCUT AS REQUIRED
- INSTALL LIGHT DUTY ASPHALT (SEE FLEXIBLE PAVEMENT SECTION SUMMARY TABLE SHEET C.3.3)
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- INSTALL LANDSCAPE PER LANDSCAPE PLAN
- INSTALL TRASH ENCLOSURE PAD PER DETAIL 5, 5A, 5B , 6, SHEET C.3.3, TRASH ENCLOSURE PER ARCHITECTURAL PLANS
- INSTALL BOLLARD PER DETAIL 6 SHEET C.3.3
- FLAG POLE BASE, SEE LANDSCAPE PLANS FOR DETAIL
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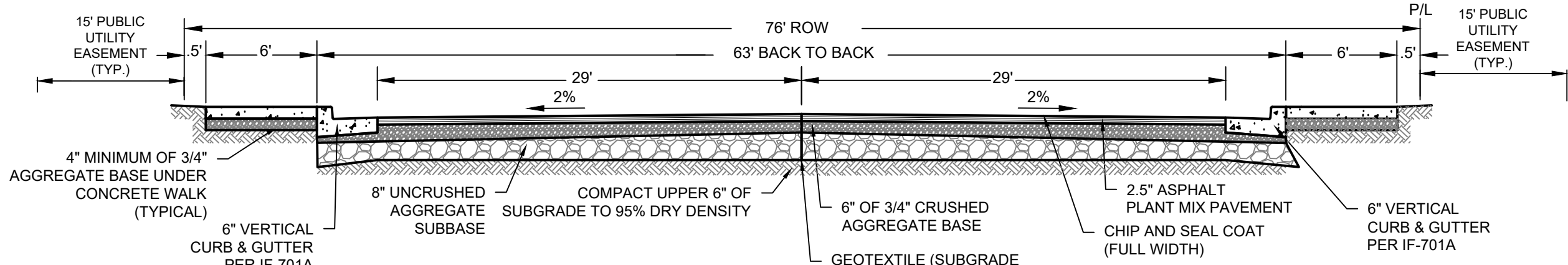
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CONSTRUCTION**

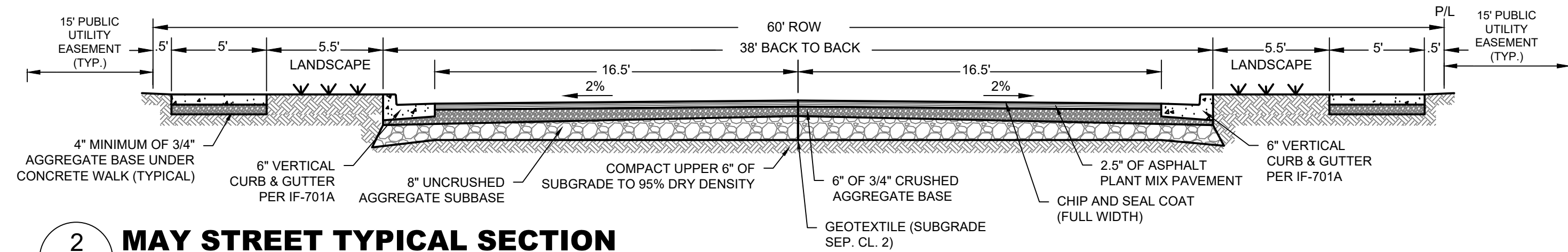
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1 **ELVA STREET TYPICAL SECTION**  
C.3.3 SCALE: NTS



2 **MAY STREET TYPICAL SECTION**  
C.3.3 SCALE: NTS

PARKING ANALYSIS		
REQUIREMENTS	REQUIRED	PROVIDED
PARKING STALLS (1 STALL PER 600 SF OF OFFICE SPACE)	86	99
ADA STALLS	5	9
TOTAL	86	99

# STALL COUNT

LANDSCAPING TABLE	
<b>OVERALL SITE LANDSCAPING</b> SITE AREA = 329,829 SF TOTAL HARDSCAPE = 157,898 SF (48% OF SITE) PROPOSED BUILDINGS = 39,255 SF TOTAL LANDSCAPING = 132,676 SF (40.2% OF SITE) <b>*(20% MINIMUM LANDSCAPING REQUIRED OF TOTAL SITE SF)</b>	
TOTAL INTERIOR PARKING = 33,494 SF TOTAL PROVIDED INTERIOR PARKING LANDSCAPE = 8583 SF (25.6% OF PARKING SF) <b>*(10% MINIMUM PARKING REQUIRED)</b>	

MAIN BUILDING	
BUILDING	MAIN FLOOR
BUILDING AREA (TOTAL = 55,980 SF)	#48,813 SF
MAX BUILDING HEIGHT	36' 0"
BUILDING TYPE (IBC) *	II-B* SPRINKLED
IBC OCCUPANCY CLASSIFICATION	A-3, B, S-2
NOTES: * BUILDING TYPE TO BE VERIFIED WITH ARCHITECTURAL PLANS, ARCHITECTURAL PLANS TO SUPERCEDE.	

AUXILIARY BUILDING	
BUILDING	MAIN FLOOR
BUILDING AREA (TOTAL = 55,980 SF)	#11,843 SF
MAX BUILDING HEIGHT	24' 7"
BUILDING TYPE (IBC) *	II-B* SPRINKLED
IBC OCCUPANCY CLASSIFICATION	B & S-2
NOTES: * BUILDING TYPE TO BE VERIFIED WITH ARCHITECTURAL PLANS, ARCHITECTURAL PLANS TO SUPERCEDE.	

PCCP PAVEMENT SECTION SUMMARY	
PORTLAND CEMENT CONCRETE PAVEMENT	6.0 INCHES
CRUSHED AGGREGATE BASE	6.0 INCHES
STRUCTURAL SUBBASE	NOT REQUIRED
COMPACTED SUBGRADE	SEE PAVEMENT SUBGRADE PREPARATION SECTION
NOTES: FLEXIBLE PAVEMENT SPECIFICATIONS ARE PER GEOTECHNICAL REPORT PREPARED BY MTI (ATLAS), FILE NUMBER E200206G AND DATED 11 NOV 2020	

- IT WILL BE REQUIRED FOR MTI PERSONNEL (ATLAS) TO VERIFY SUBGRADE COMPETENCY AT THE TIME OF CONSTRUCTION

**RIGID PAVEMENT SECTION:**

THE AASHTO PAVEMENT DESIGN METHOD WAS USED TO DEVELOP THE FOLLOWING RIGID CONCRETE PAVEMENT SECTION. CONCRETE PAVEMENT SHALL BE BATCHED AND CONSTRUCTED IN ACCORDANCE WITH THE MOST CURRENT AMERICAN CONCRETE INSTITUTE STANDARDS AND IN ACCORDANCE WITH IDAHO TRANSPORTATION DEPARTMENT STANDARD DRAWINGS C-1-A AND C-1-B. NATIVE SUBGRADE SOILS ON THE SITE ARE FROST SUSCEPTIBLE, AND THEREFORE, REQUIRE JOINTS SEALERS OR UNDER-DRAINS.

**MATERIAL SPECIFICATIONS:**

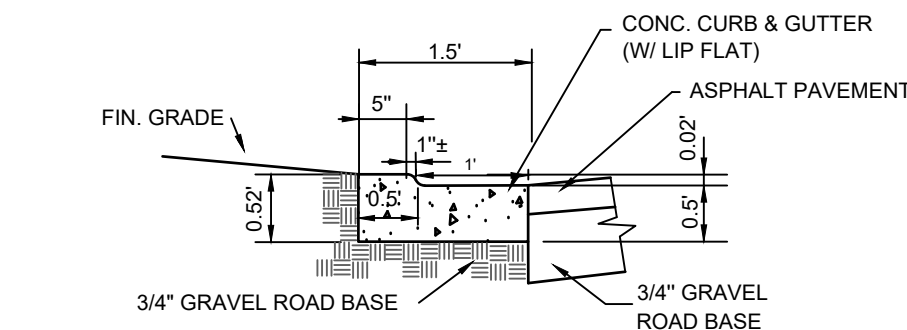
PORTLAND CEMENT CONCRETE:	4,000 PSI CONCRETE WITH A MODULUS OF RUPTURE GREATER THAN 650 PSI GENERALLY COMPLYING WITH ITD REQUIREMENT FOR URBAN CONCRETE.
CRUSHED AGGREGATE BASE:	MATERIAL COMPLYING WITH ITD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION SECTION 303 AND 703 FOR AGGREGATES.
STRUCTURAL SUBBASE:	GRANULAR STRUCTURAL FILL MATERIAL COMPLYING WITH THE REQUIREMENTS DETAILED IN THE THE STRUCTURE FILL SECTION OF THE ORIGINAL GEOTECHNICAL REPORT (PREPARED BY MTI (ATLAS) DATED 11 NOV 2020) EXCEPT THAT THE MAXIMUM MATERIAL DIAMETER IS NO MORE THAN 1/2 THE COMPONENT THICKNESS. GRADATION AND SUITABILITY REQUIREMENTS SHALL BE PER TABLE 1, ISPPWC.

FLEXIBLE PAVEMENT SECTION SUMMARY		
CLASSIFICATION	LIGHT DUTY [D]	HEAVY DUTY [D]
ASPHALTIC CONCRETE	2.5"	3.0"
CRUSHED AGGREGATE BASE	4.0"	4.0"
STRUCTURAL SUBBASE	8.0"	10.0"
SUBGRADE PREPARATION (MAX LIFT PER GEOTECHNICAL REPORT)	SEE PAVEMENT SUBGRADE PREPARATION SECTION	SEE PAVEMENT SUBGRADE PREPARATION SECTION
NOTES: FLEXIBLE PAVEMENT SPECIFICATIONS ARE PER GEOTECHNICAL REPORT PREPARED BY MTI (ATLAS), FILE NUMBER E200206G AND DATED 11 NOV 2020		

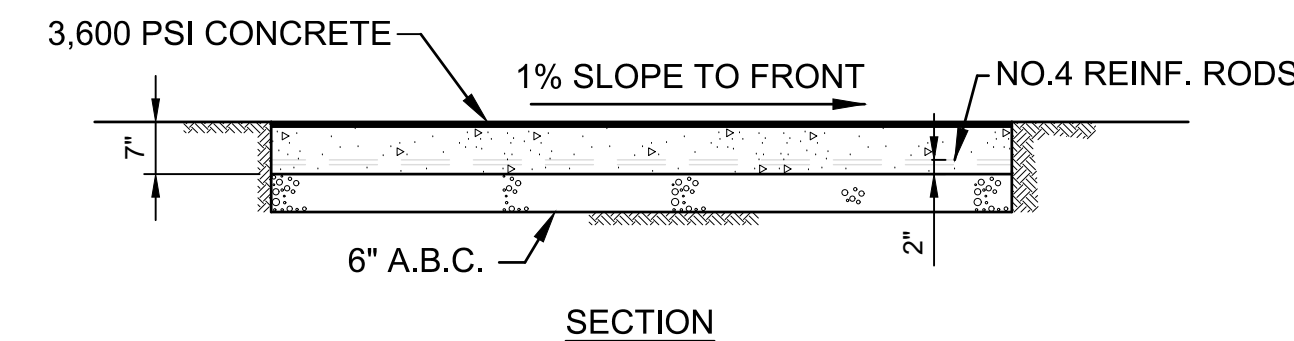
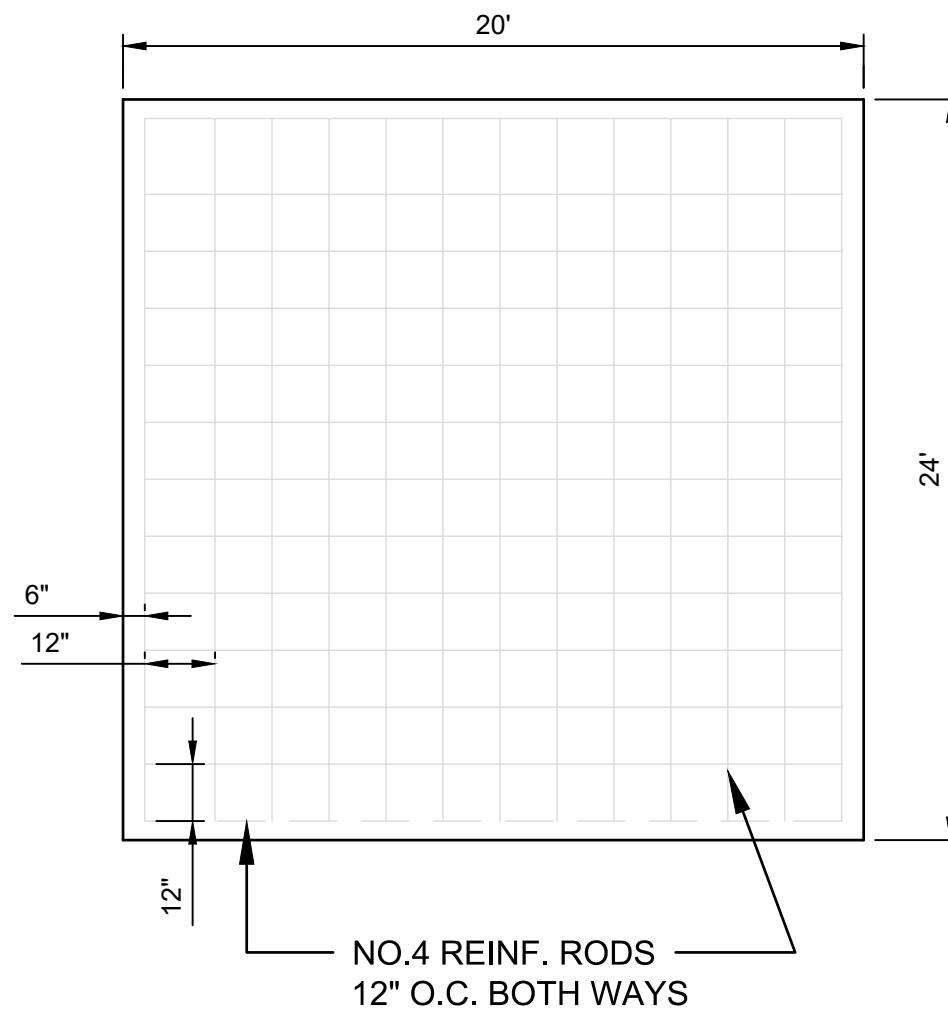
- IT WILL BE REQUIRED FOR MTI PERSONNEL (ATLAS) TO VERIFY SUBGRADE COMPETENCY AT THE TIME OF CONSTRUCTION

**MATERIAL SPECIFICATIONS:**

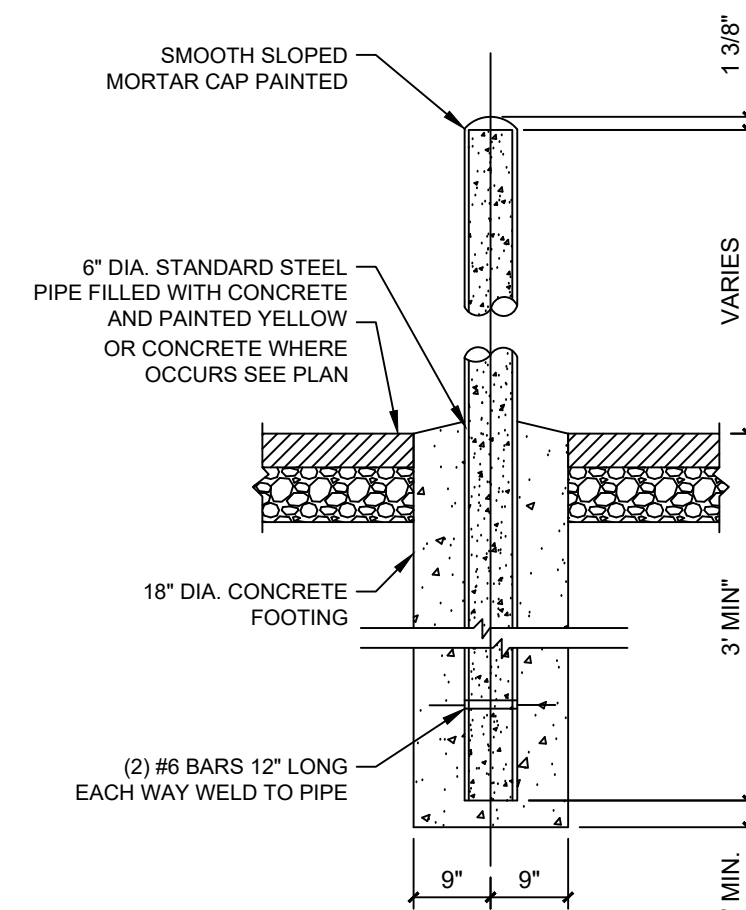
ASPHALTIC CONCRETE:	ASPHALT MIX SHALL MEET THE REQUIREMENTS OF THE ISPPWC, SECTION 810 CLASS III PLANT MIX. MATERIALS SHALL BE PLACED IN ACCORDANCE WITH ISPPWC STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION.
AGGREGATE BASE:	MATERIAL COMPLYING WITH ISPPWC STANDARDS FOR CRUSHED AGGREGATE MATERIALS
STRUCTURAL SUBBASE:	GRANULAR STRUCTURAL FILL MATERIAL COMPLYING WITH THE REQUIREMENTS DETAILED IN THE THE STRUCTURE FILL SECTION OF THE GEOTECHNICAL REPORT (PREPARED BY MTI (ATLAS) DATED 11 NOV 2020) EXCEPT THAT THE MAXIMUM MATERIAL DIAMETER IS NO MORE THAN 1/2 THE COMPONENT THICKNESS. GRADATION AND SUITABILITY REQUIREMENTS SHALL BE PER ISPPWC SECTION 801, TABLE 1.



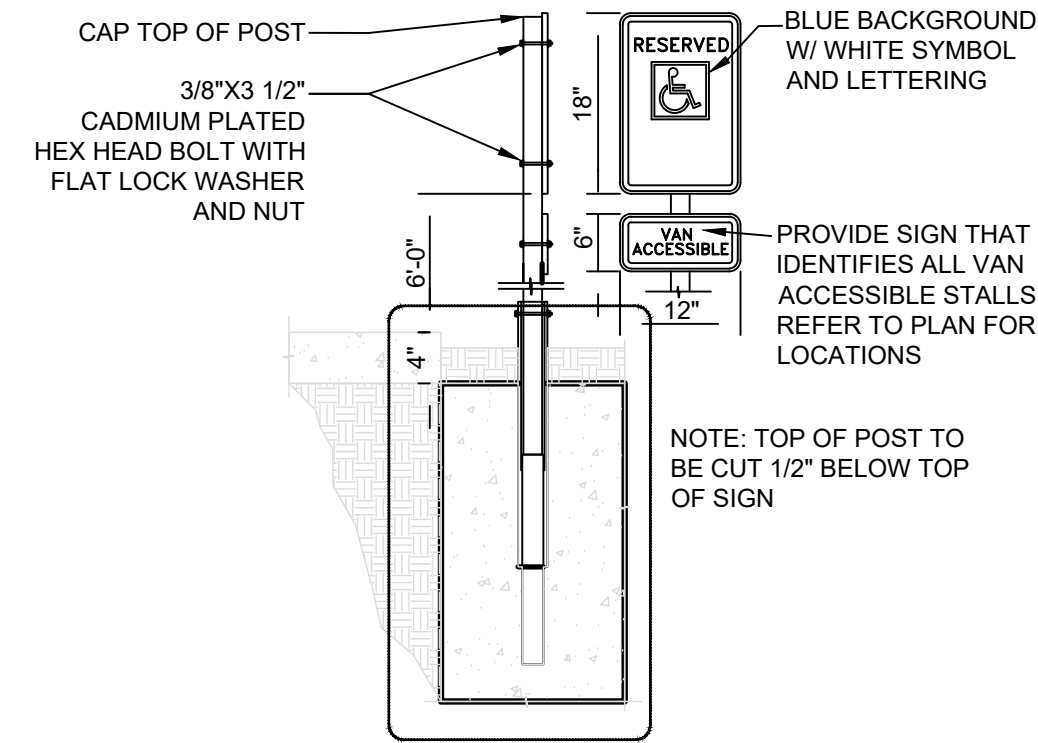
7 **DEPRESSED CURB FLAT PAN CURB & GUTTER**  
C.3.3 SCALE: NTS



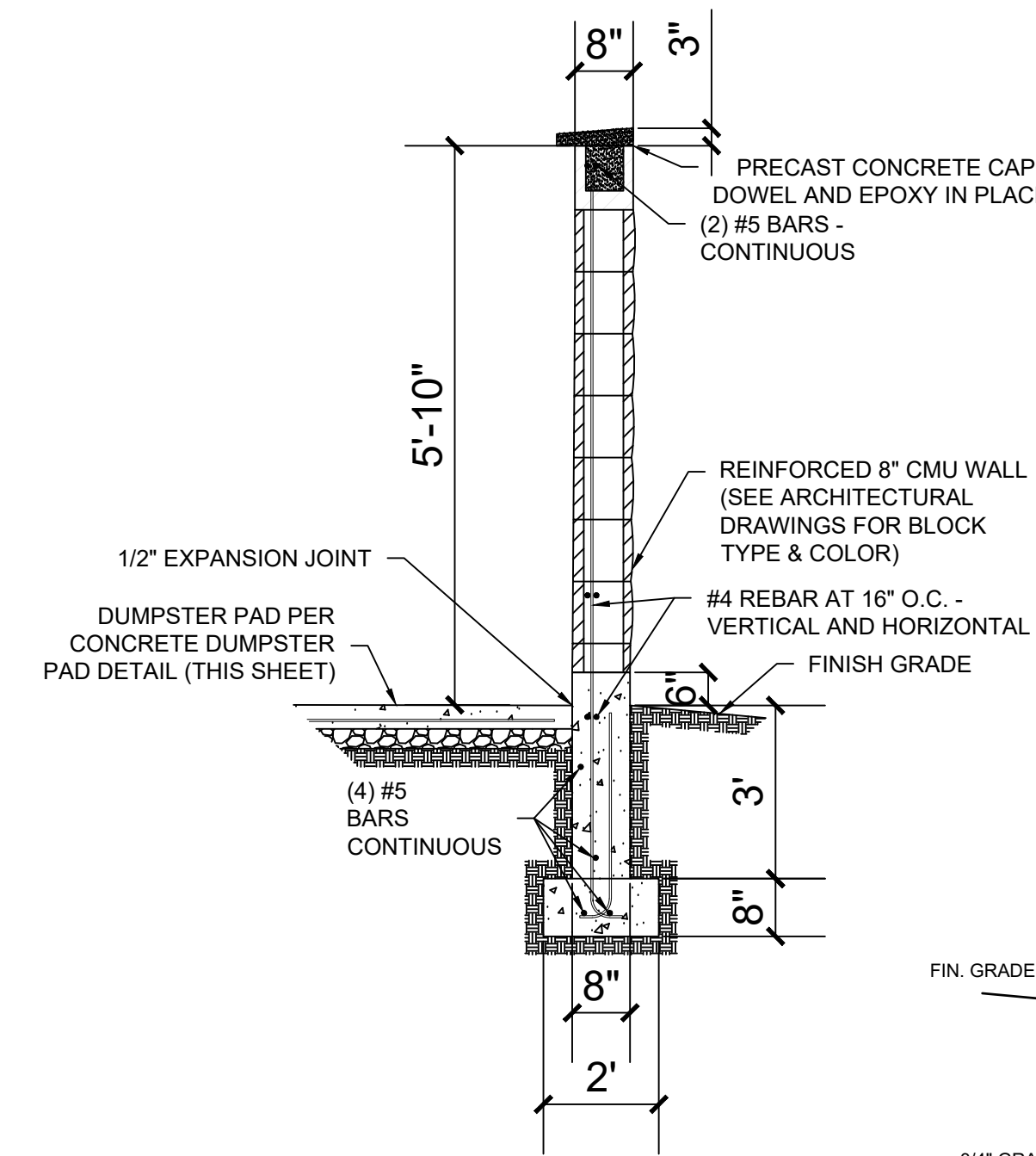
5 **TRASH PAD DETAIL**  
C.3.3 SCALE: NTS



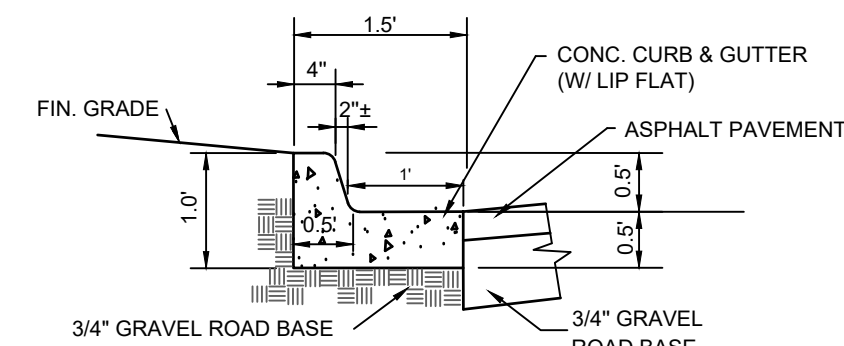
6 **PIPE BOLLARD DETAIL**  
C.3.3 SCALE: NTS



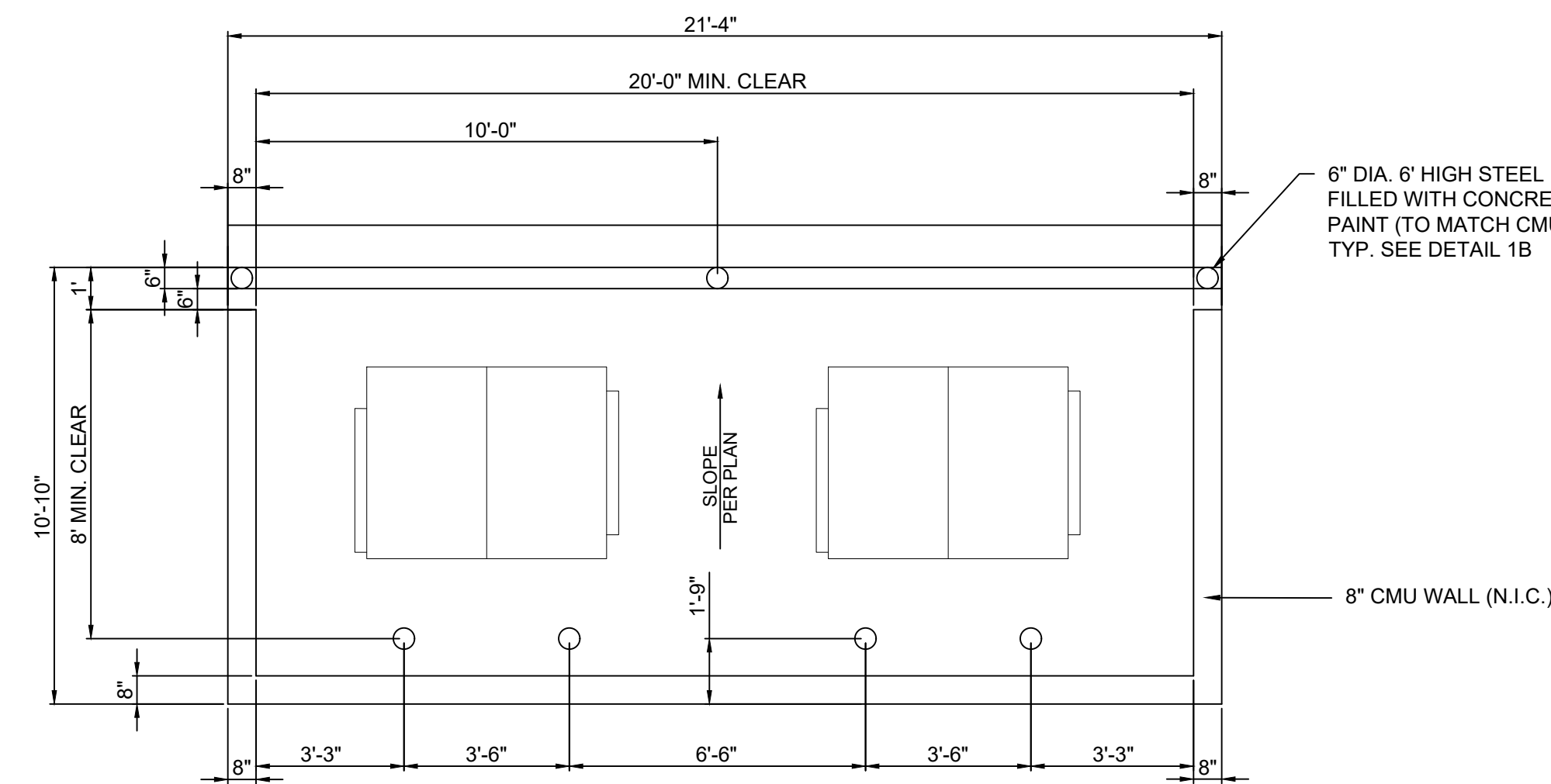
3 **TYPICAL HANDICAP SIGN DETAIL**  
C.3.3 SCALE: NTS



5B **TRASH SCREEN SECTION**  
C.3.3 SCALE: NTS



4 **FLAT PAN CURB & GUTTER**  
C.3.3 SCALE: NTS



5A **TRASH SCREEN PLAN**  
C.3.3 SCALE: NTS

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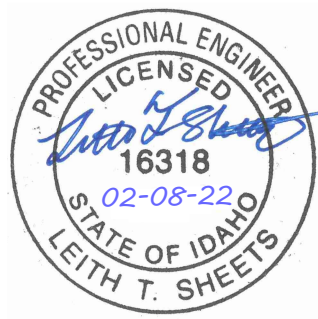
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Susan M. Gantt, A.I.A., LEED AP  
Rodney McManus, LEED AP  
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POLICE  
HEADQUARTERS**

775 NORTHGATE MILE,  
IDAHO FALLS, ID 83401

Project No.  
ID-2562-2007

Revisions:


**BID SET**

Issue Date: 02/08/2022

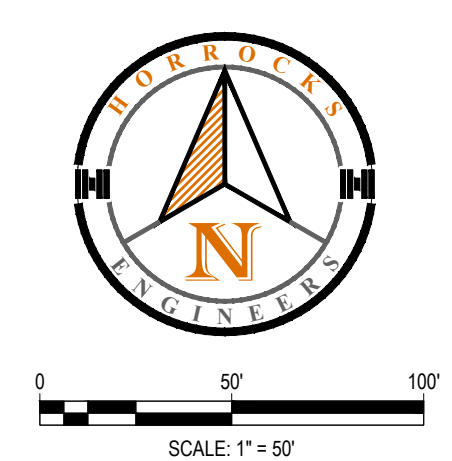
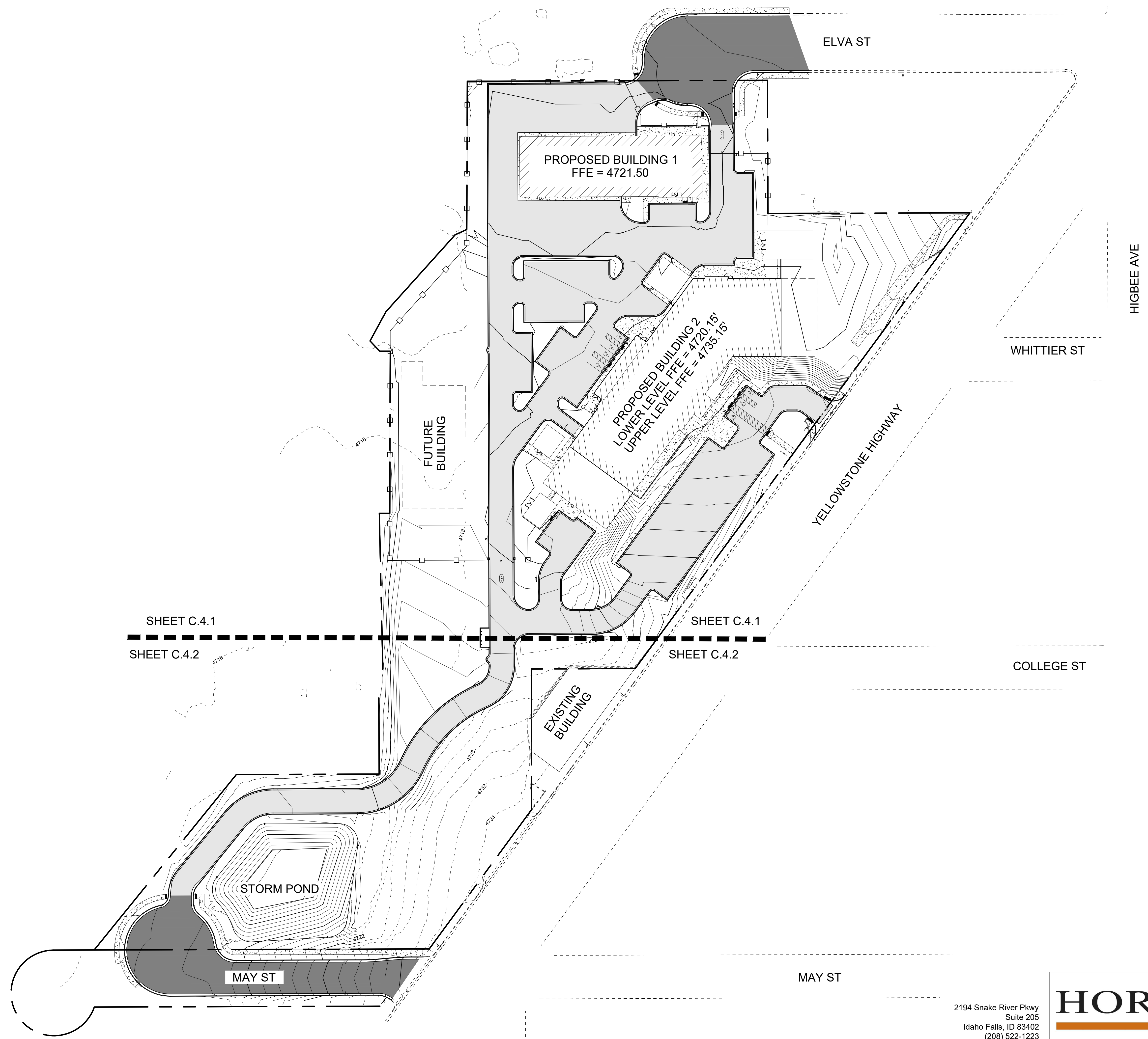
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SITE PLAN DETAILS

**C.3.3**

PAGE 8







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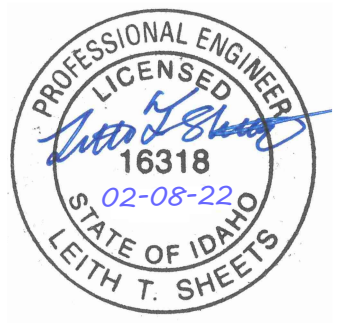
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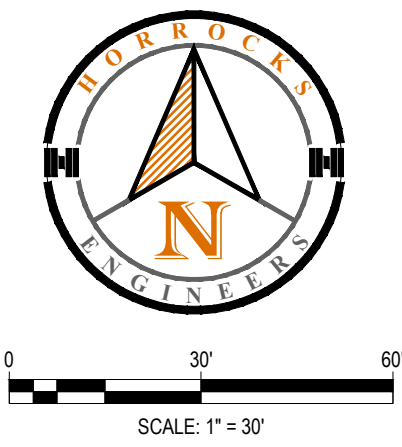
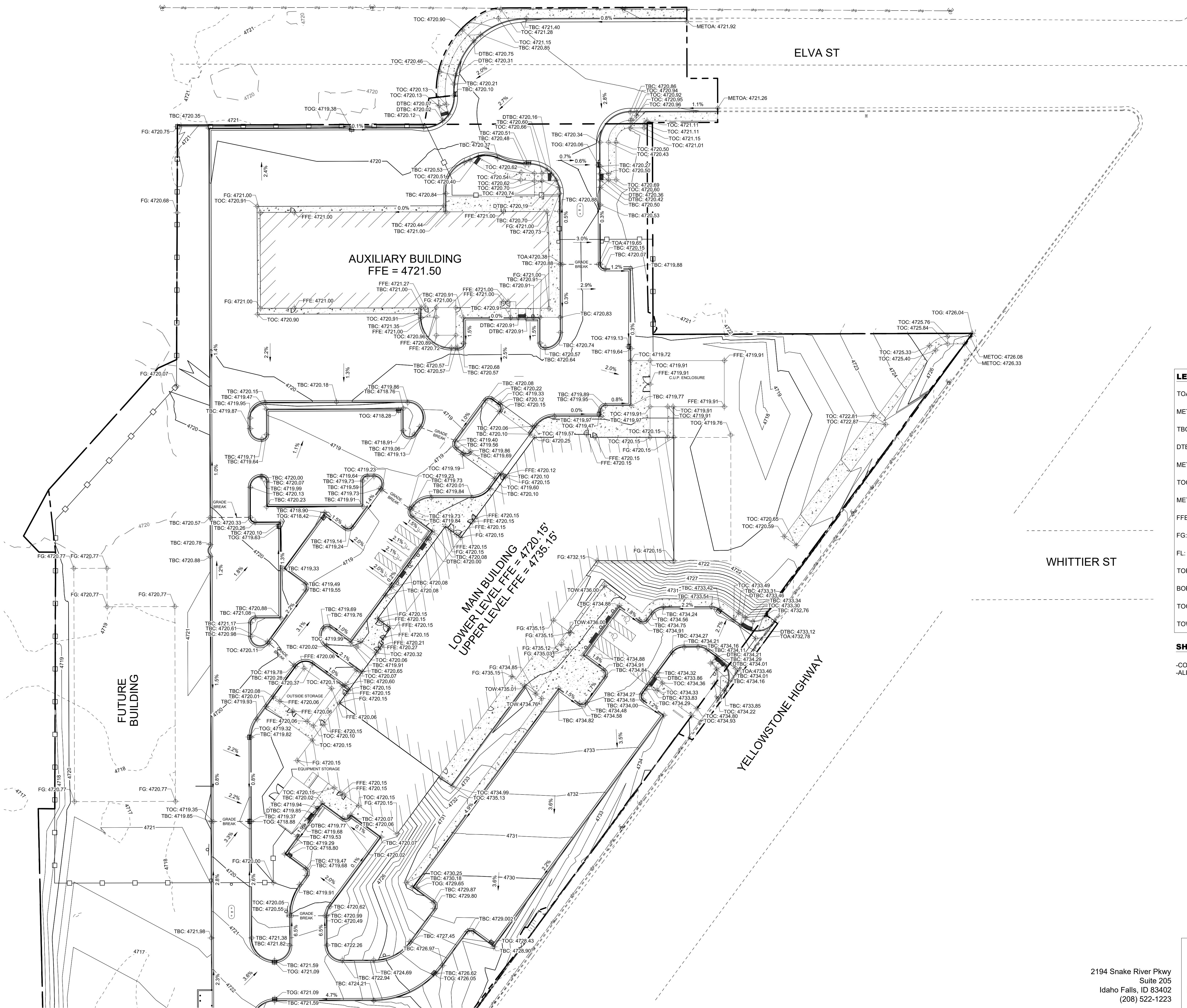
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**OVERALL  
GRADING PLAN**

**C.4.0**

PAGE 9





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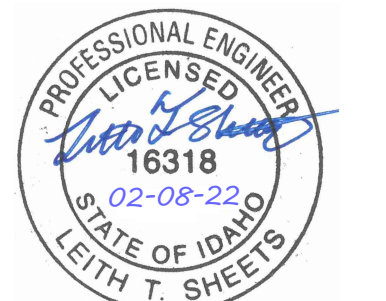
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GRADING PLAN  
NORTH

C.4.1

PAGE 10

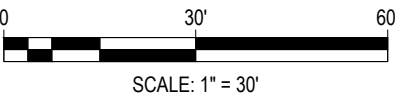
- LEGEND**
- TOA: TOP OF ASPHALT
  - METOA: MATCH EXISTING TOP OF ASPHALT
  - TBC: TOP BACK OF CURB
  - DTBC: DEPRESSED TOP BACK OF CURB
  - METBC: MATCH EXISTING TOP BACK CURB
  - TOC: TOP OF CONCRETE
  - METOC: MATCH EXISTING TOP OF CONCRETE
  - FFE: FINAL FLOOR ELEVATION
  - FG: FINISH GRADE
  - FL: FLOW LINE
  - TOP: TOP OF POND
  - BOP: BOTTOM OF POND
  - TOG: TOP OF GRATE
  - TOW: TOP OF WALL
- SHEET NOTE**
- CONTOURS SHOWN AT 1.0' AND 5.0' INTERVALS
  - ALL ELEVATIONS ARE FG

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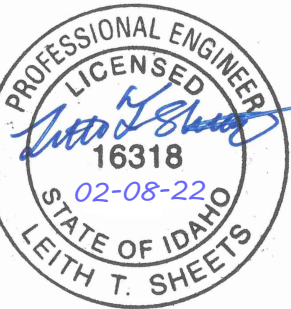
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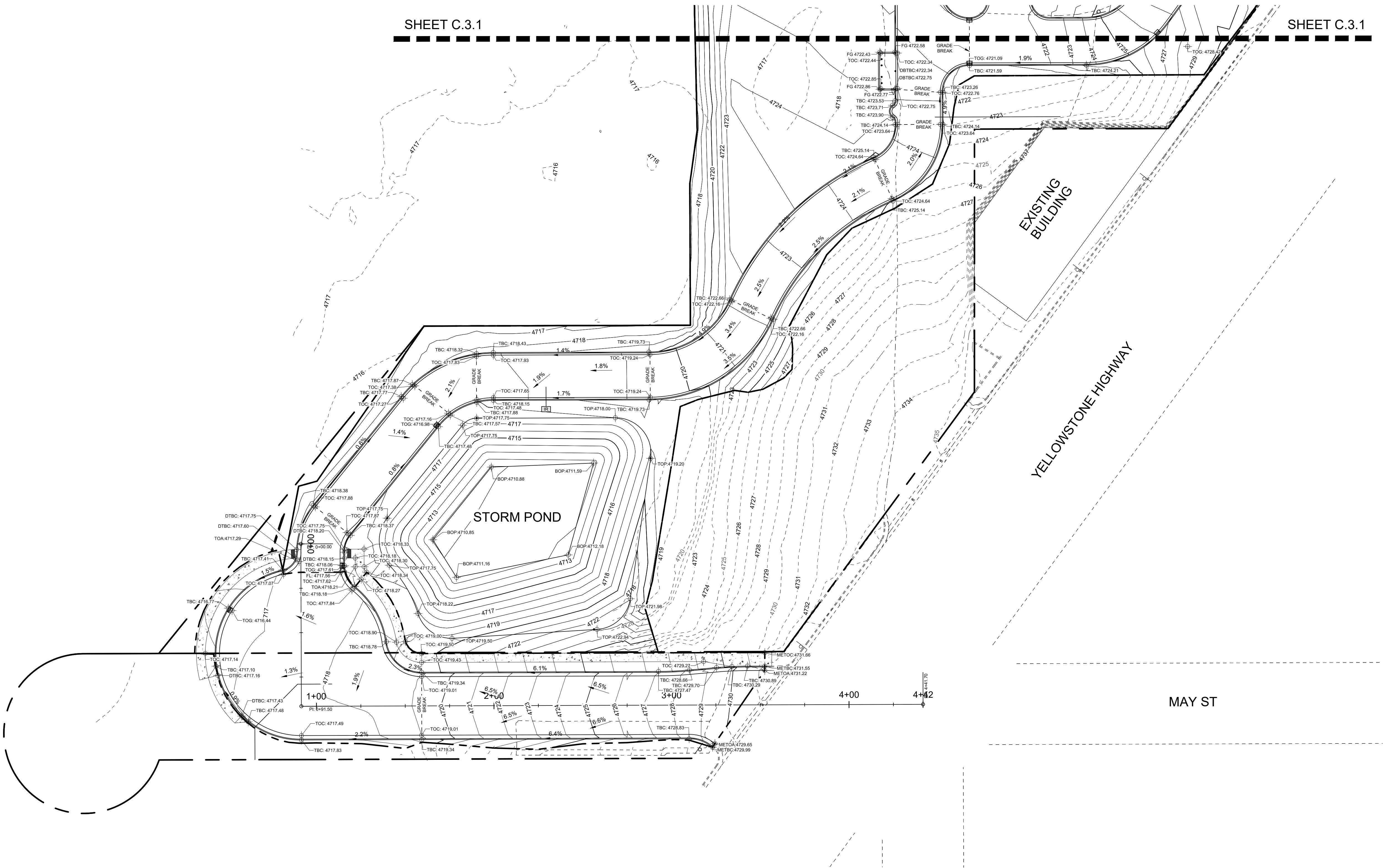
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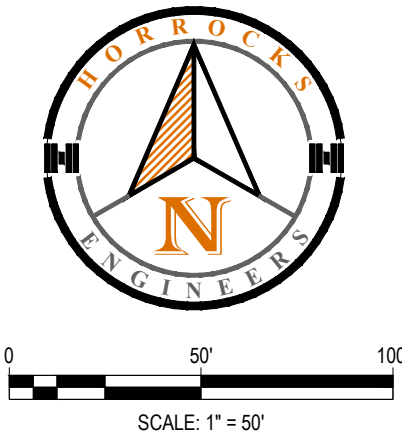
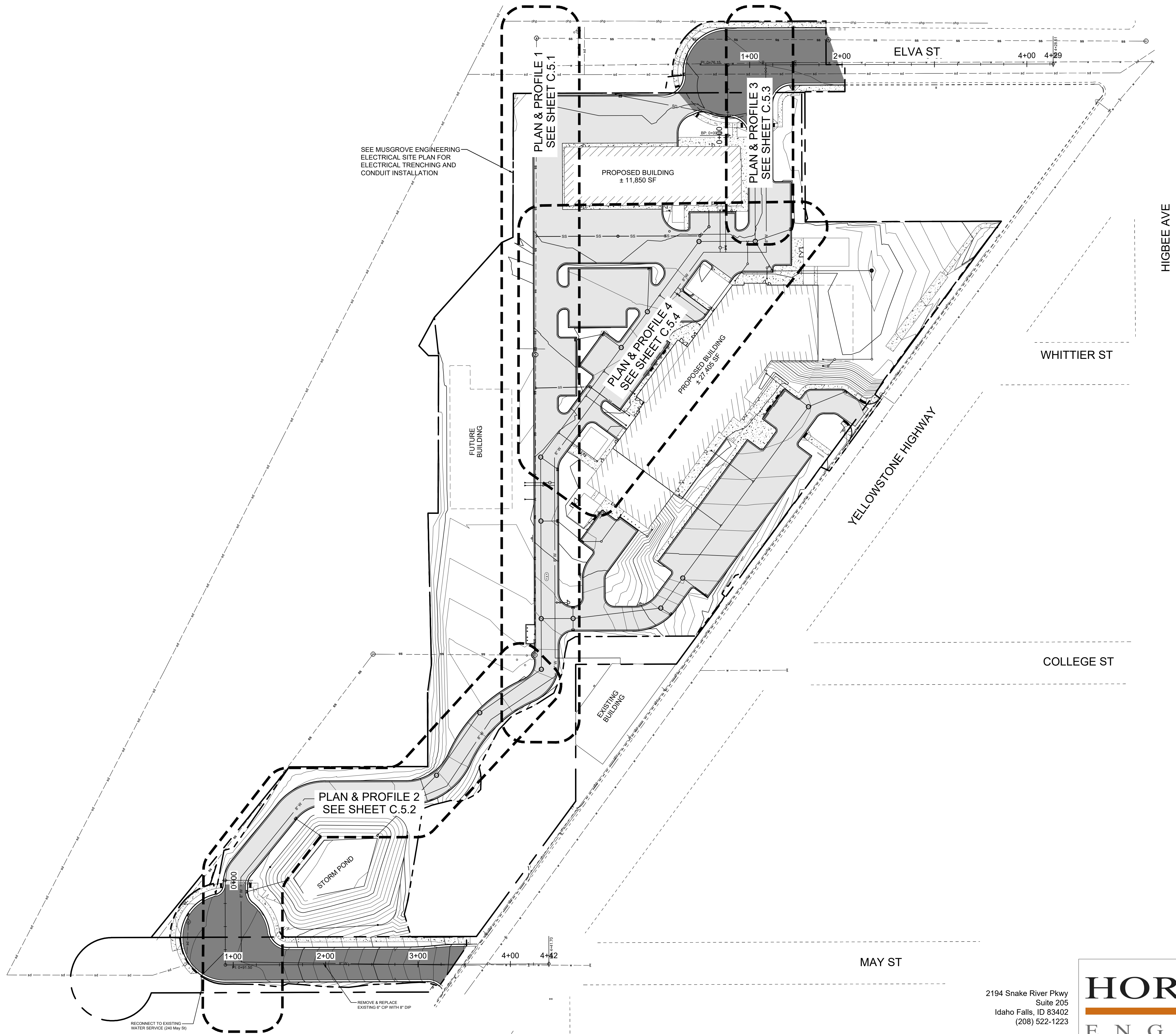
GRADING  
PLAN SOUTH

**C.4.2**

PAGE 11







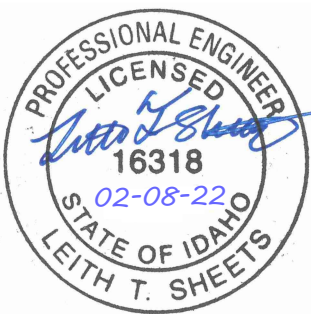
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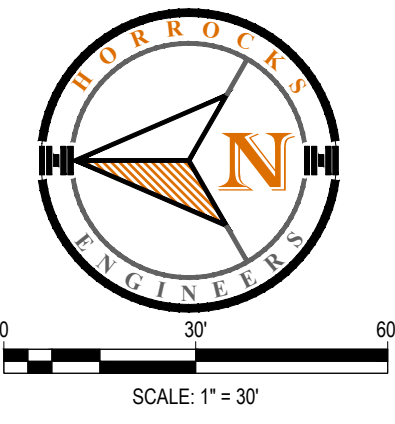


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### OVERALL UTILITY PLAN

# C.5.0





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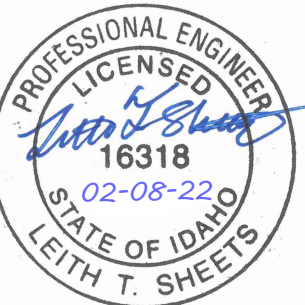
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PLAN & PROFILE 1

**C.5.1**

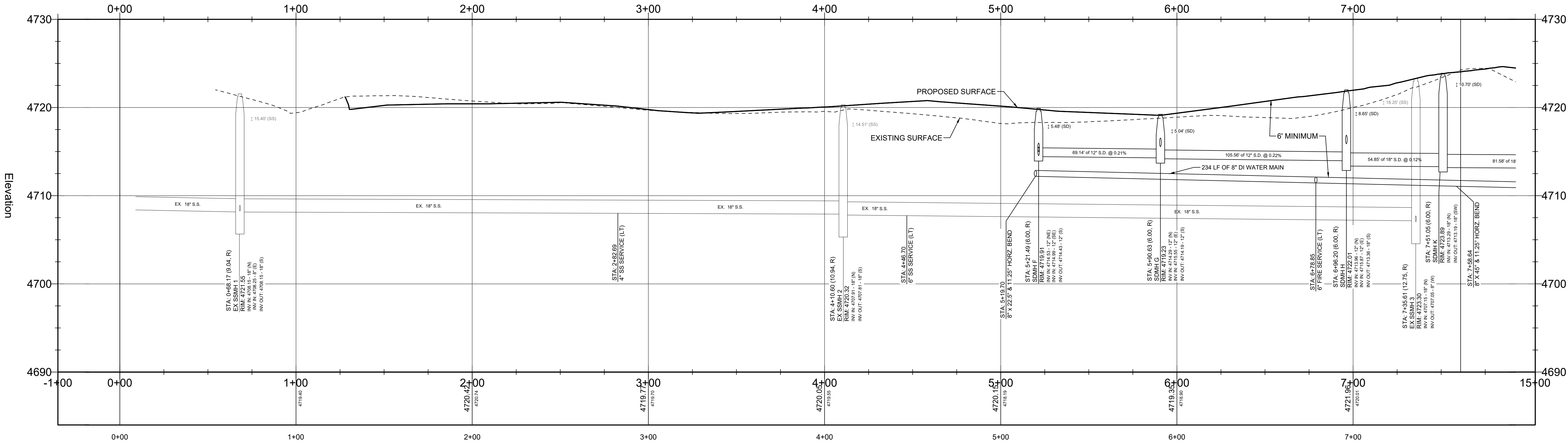
PAGE 13

SHEET C.5.4

SHEET C.5.5

SHEET C.5.2

PROFILE - 1



**WATER KEYNOTES**

- 28) INSTALL 10" X 6" TEE
- 29) REMOVE & REPLACE EXISTING FIRE HYDRANT & 6" SUPPLY LINE & GATE VALVE
- 30) TIE INTO EXISTING 10" WATER MAIN
- 31) INSTALL 10" X 8" TEE
- 32) INSTALL 10" BUTTERFLY VALVE
- 33) INSTALL 1" INSTALL WATER SERVICE PER STD IF-401A
- 34) INSTALL 2" IRRIGATION SERVICE LINE W/ METER PIT
- 35) INSTALL 8" 45° BEND W/ THRUST BLOCK PER STD IF-403
- 36) INSTALL 2" WATER SERVICE PER STD IF-401E OR IF-401D OPT 2 (FOR INTERIOR METER SETTER)

- 37) INSTALL 6" FIRE SERVICE WATER LINE PER STD IF-401D OPT 4 OR OPT 2 (FOR INTERIOR METER SETTER)
- 38) INSTALL 8" DI WATER MAIN, LENGTH PER PLAN
- 39) INSTALL 8" 45° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 40) INSTALL CAP AND MARK (TO SURFACE) SEE ARCHITECTS PLANS FOR CONTINUATION
- 41) INSTALL FIRE HYDRANT W/ GATE VALVE PER STD IF-404
- 42) INSTALL 8" 22.5° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 43) INSTALL 8" 22.5° BEND W/ THRUST BLOCK PER STD IF-403
- 44) INSTALL 8" 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 45) INSTALL 8" 90° BEND W/ THRUST BLOCK PER STD IF-403
- 46) INSTALL 8" X 6" TEE

- 47) POTABLE & NON-POTABLE VERTICAL LINE CROSSING PER ISPPWC SD-407, MINIMUM 1.5' VERTICAL SEPARATION
- 48) INSTALL 8" GATE VALVE
- 49) INSTALL 6" PLUG
- 50) TIE INTO EXISTING 8" WATER MAIN

**SEWER KEYNOTES**

- 51) INSTALL SEWER CLEANOUT WITH TRAFFIC RATED LID PER ISPPWC SD-506
- 52) INSTALL 4" SANITARY SEWER SERVICE PER STD IF-511, PIPE LENGTH AND SLOPE PER PLANS
- 53) INSTALL CAP AND MARK (TO SURFACE) SEE ARCHITECTS PLANS FOR CONTINUATION
- 54) INSTALL 6" SANITARY SEWER SERVICE PER STD IF-511, PIPE LENGTH AND SLOPE PER PLANS
- 55) TIE INTO EXISTING SANITARY SEWER MAIN

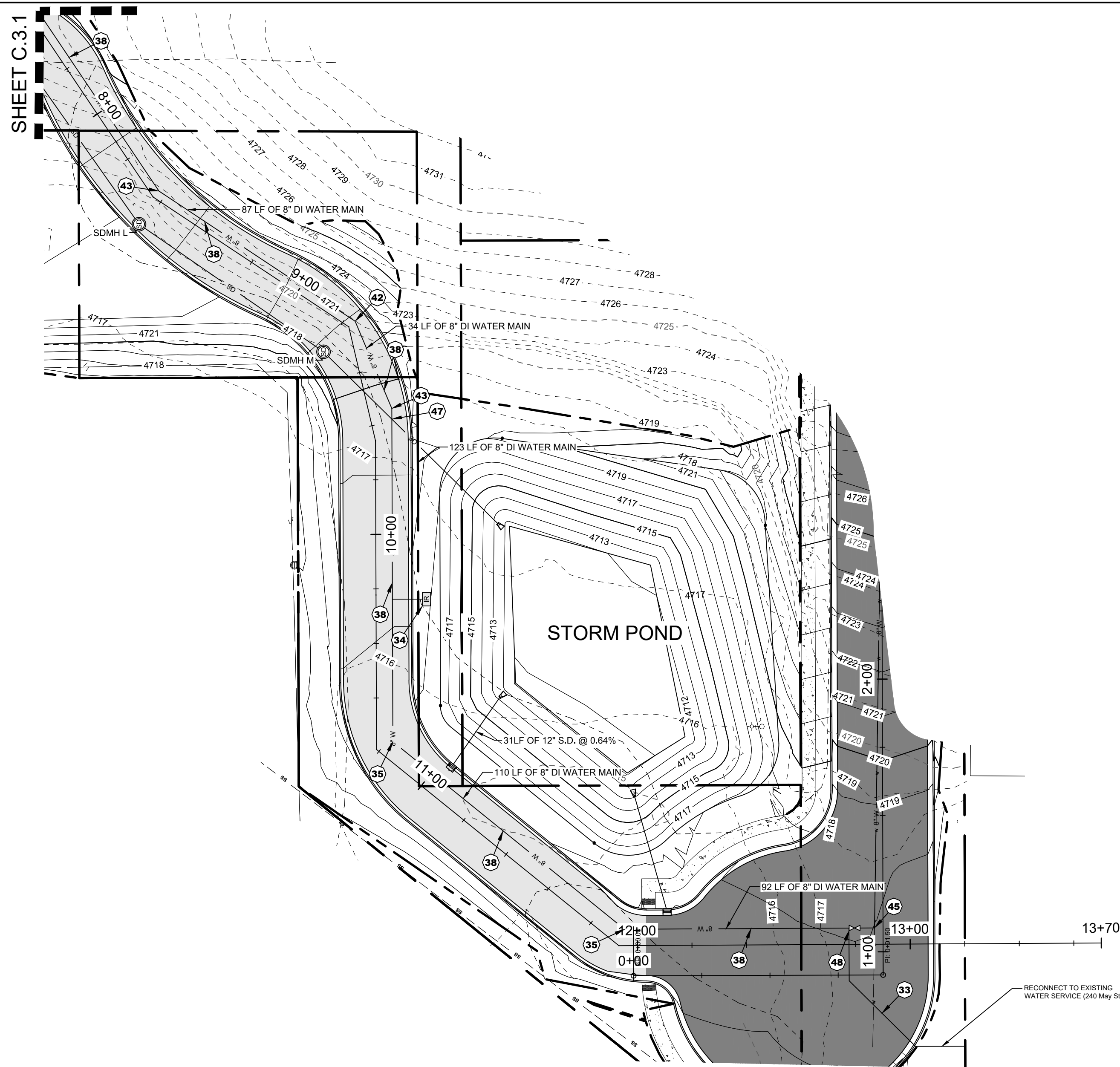
**STORM DRAIN KEYNOTES**

- SEE OVERALL DRAINAGE PLAN, SHEET C.5.5, FOR PLAN VIEW DRAINAGE LAYOUT AND CORRESPONDING DETAILS

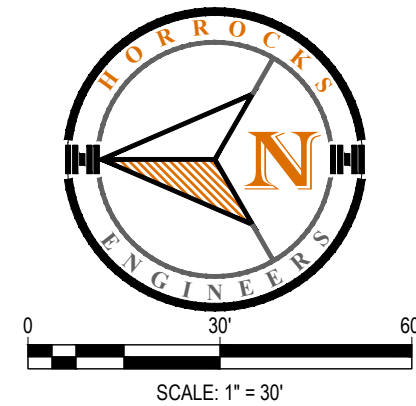
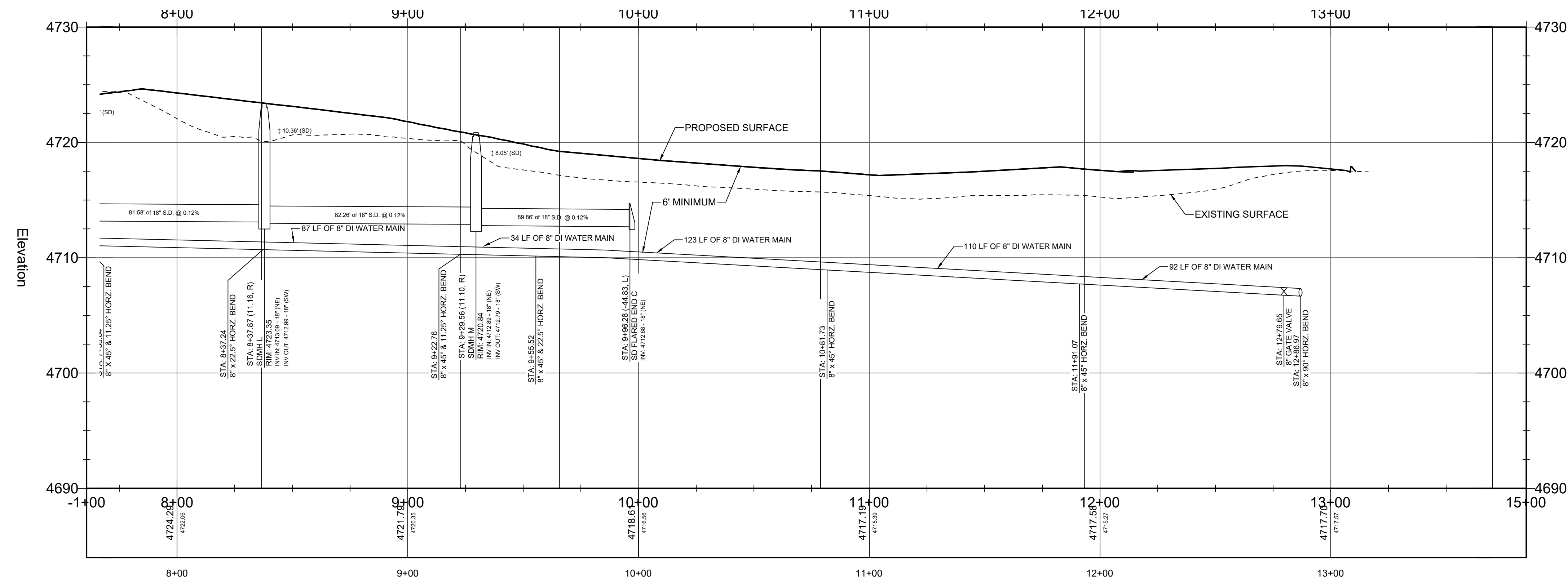
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ENGINEERS





PROFILE - 2



#### WATER KEYNOTES

- 28) INSTALL 10" X 6" TEE
- 29) REMOVE & REPLACE EXISTING FIRE HYDRANT & 6" SUPPLY LINE & GATE VALVE
- 30) TIE INTO EXISTING 10" WATER MAIN
- 31) INSTALL 10" X 8" TEE
- 32) INSTALL 10" BUTTERFLY VALVE
- 33) INSTALL 1" INSTALL WATER SERVICE PER STD IF-401A
- 34) INSTALL 2" IRRIGATION SERVICE LINE W/ METER PIT
- 35) INSTALL 8" 45° BEND W/ THRUST BLOCK PER STD IF-403
- 36) INSTALL 2" WATER SERVICE PER STD IF-401E OR IF-401D OPT 2 (FOR INTERIOR METER SETTER)
- 37) INSTALL 6" FIRE SERVICE WATER LINE PER STD IF-401D OPT 4 OR OPT 2 (FOR INTERIOR METER SETTER)
- 38) INSTALL 8" DI WATER MAIN, LENGTH PER PLAN
- 39) INSTALL 8" 45° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 40) INSTALL CAP AND MARK (TO SURFACE) SEE ARCHITECTS PLANS FOR CONTINUATION
- 41) INSTALL FIRE HYDRANT W/ GATE VALVE PER STD IF-404
- 42) INSTALL 8" 22.5° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 43) INSTALL 8" 22.5° BEND W/ THRUST BLOCK PER STD IF-403
- 44) INSTALL 8" 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 45) INSTALL 8" 90° BEND W/ THRUST BLOCK PER STD IF-403
- 46) INSTALL 8" X 6" TEE
- 47) POTABLE & NON-POTABLE VERTICAL LINE CROSSING PER ISPPWC SD-407, MINIMUM 1.5' VERTICAL SEPARATION
- 48) INSTALL 8" GATE VALVE
- 49) INSTALL 6" PLUG
- 50) TIE INTO EXISTING 8" WATER MAIN

#### SEWER KEYNOTES

- 51) INSTALL SEWER CLEANOUT WITH TRAFFIC RATED LID PER ISPPWC SD-506
- 52) INSTALL 4" SANITARY SEWER SERVICE PER STD IF-511, PIPE LENGTH AND SLOPE PER PLANS
- 53) INSTALL CAP AND MARK (TO SURFACE) SEE ARCHITECTS PLANS FOR CONTINUATION
- 54) INSTALL 6" SANITARY SEWER SERVICE PER STD IF-511, PIPE LENGTH AND SLOPE PER PLANS
- 55) TIE INTO EXISTING SANITARY SEWER MAIN

#### STORM DRAIN KEYNOTES

- SEE OVERALL DRAINAGE PLAN, SHEET C.5.5, FOR PLAN VIEW DRAINAGE LAYOUT AND CORRESPONDING DETAILS

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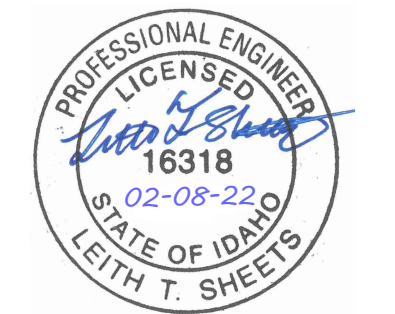
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Project No.  
ID-2562-2007

Revisions:


**BID SET**

Issue Date: 02/08/2022

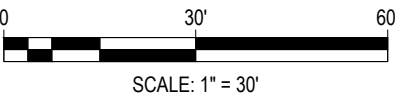
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PLAN & PROFILE 2

**C.5.2**

PAGE 14





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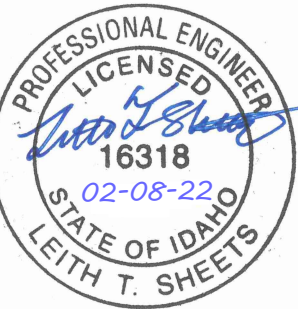
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Project No.

ID-2562-2007

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Issue Date: 02/08/2022

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PLAN & PROFILE 3

# C.5.3

PAGE 15

### WATER KEYNOTES

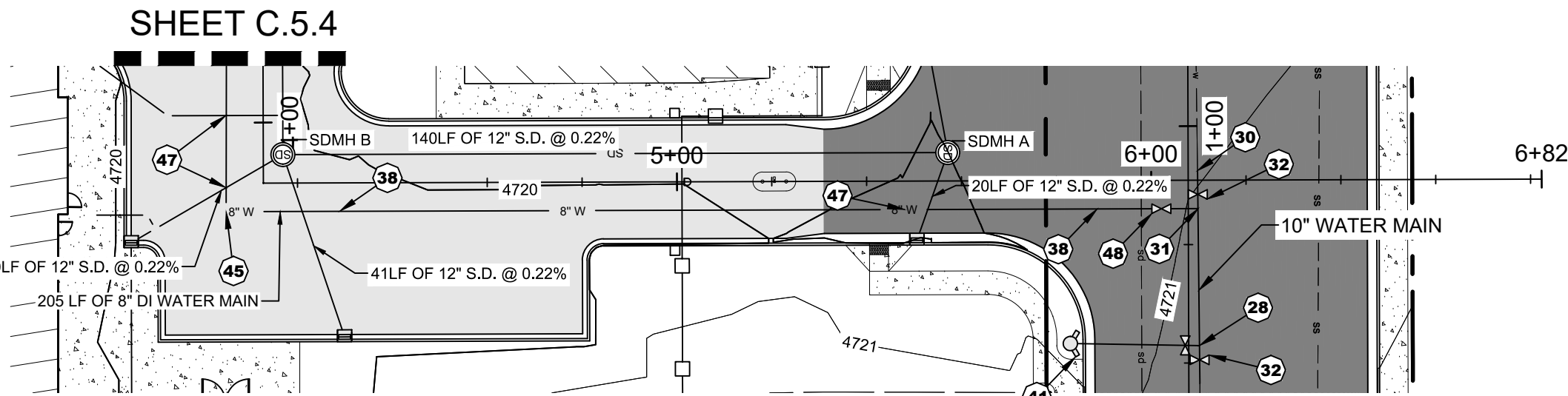
- 28) INSTALL 10" X 6" TEE
- 29) REMOVE & REPLACE EXISTING FIRE HYDRANT & 6" SUPPLY LINE & GATE VALVE
- 30) TIE INTO EXISTING 10" WATER MAIN
- 31) INSTALL 10" X 8" TEE
- 32) INSTALL 10" BUTTERFLY VALVE
- 33) INSTALL 1" INSTALL WATER SERVICE PER STD IF-401A
- 34) INSTALL 2" IRRIGATION SERVICE LINE W/ METER PIT
- 35) INSTALL 8" 45° BEND W/ THRUST BLOCK PER STD IF-403
- 36) INSTALL 2" WATER SERVICE PER STD IF-401E OR IF-401D OPT 2 (FOR INTERIOR METER SETTER)
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- 39) INSTALL 8" 45° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
- 40) INSTALL CAP AND MARK (TO SURFACE) SEE ARCHITECTS PLANS FOR CONTINUATION
- 41) INSTALL FIRE HYDRANT W/ GATE VALVE PER STD IF-404
- 42) INSTALL 8" 22.5° & 11.25° BEND W/ THRUST BLOCK PER STD IF-403
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- 49) INSTALL 6" PLUG
- 50) TIE INTO EXISTING 8" WATER MAIN

### SEWER KEYNOTES

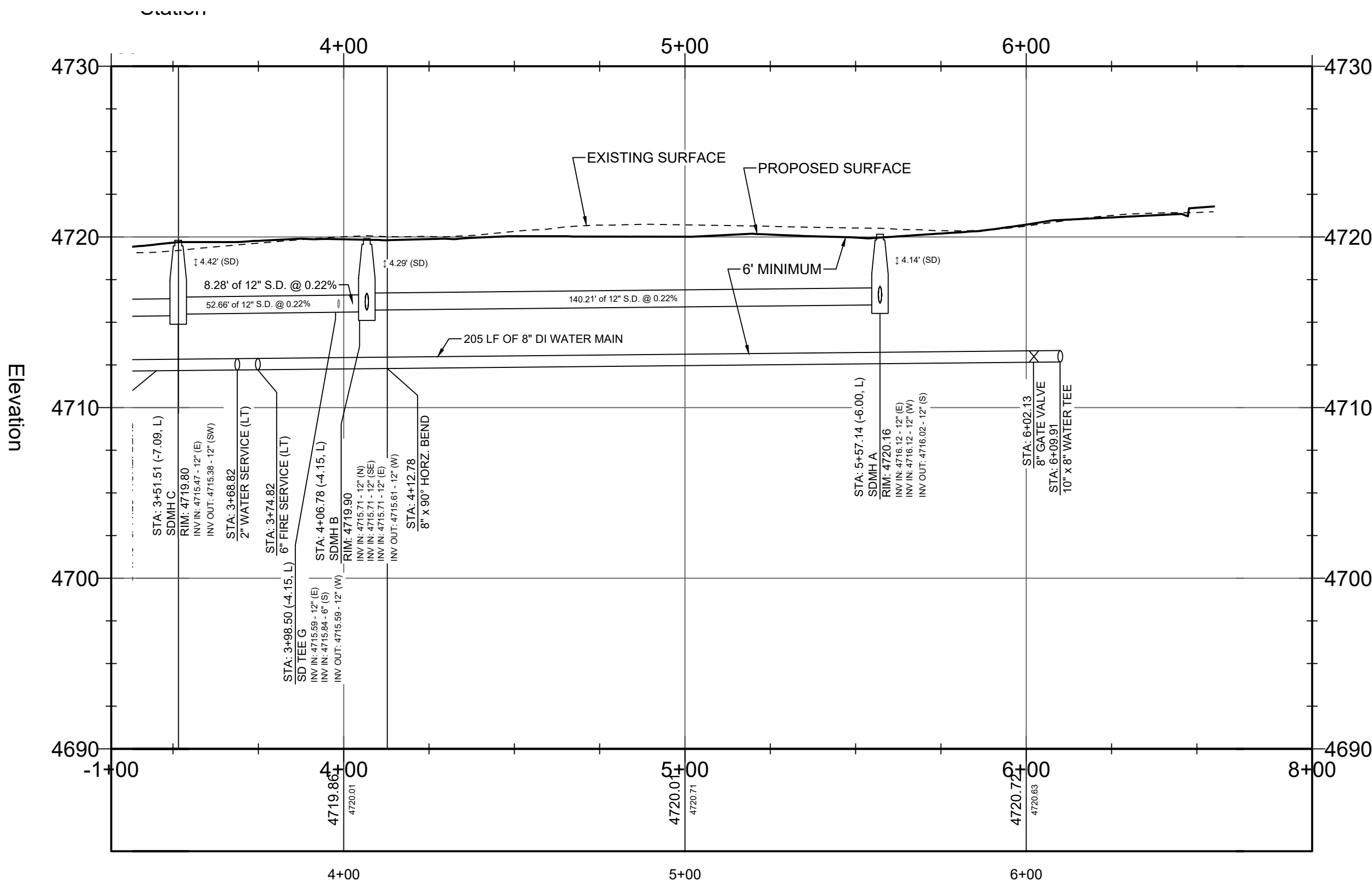
- 51) INSTALL SEWER CLEANOUT WITH TRAFFIC RATED LID PER ISPCW SD-506
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### STORM DRAIN KEYNOTES

- SEE OVERALL DRAINAGE PLAN, SHEET C.5.5, FOR PLAN VIEW DRAINAGE LAYOUT AND CORRESPONDING DETAILS



PROFILE 3



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0 30' 60'  
SCALE: 1" = 30'



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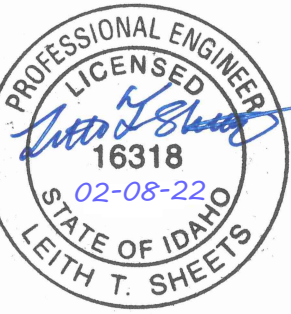
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ID-2562-2007

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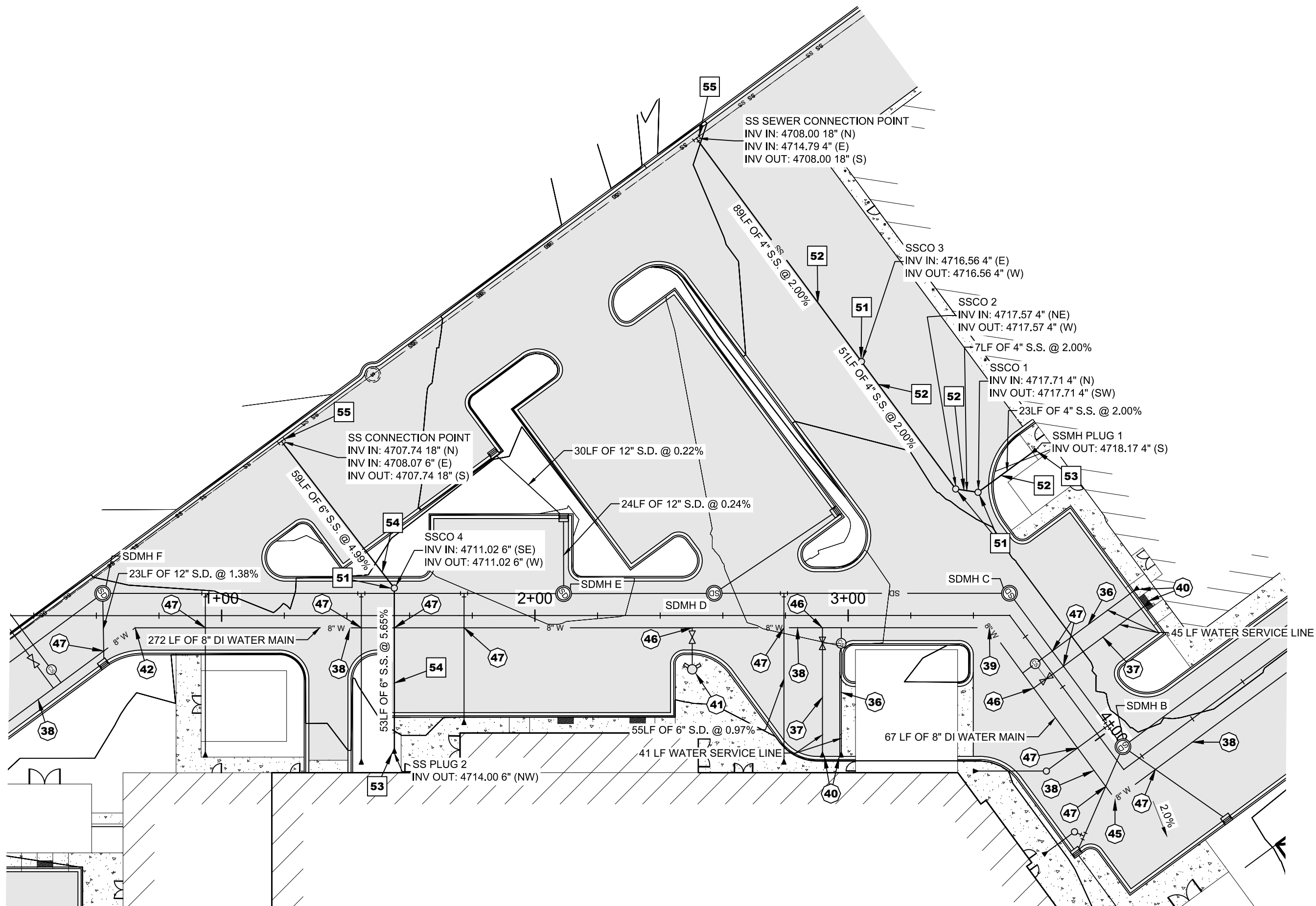
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Drawn by: JTS  
Checked by: LTS

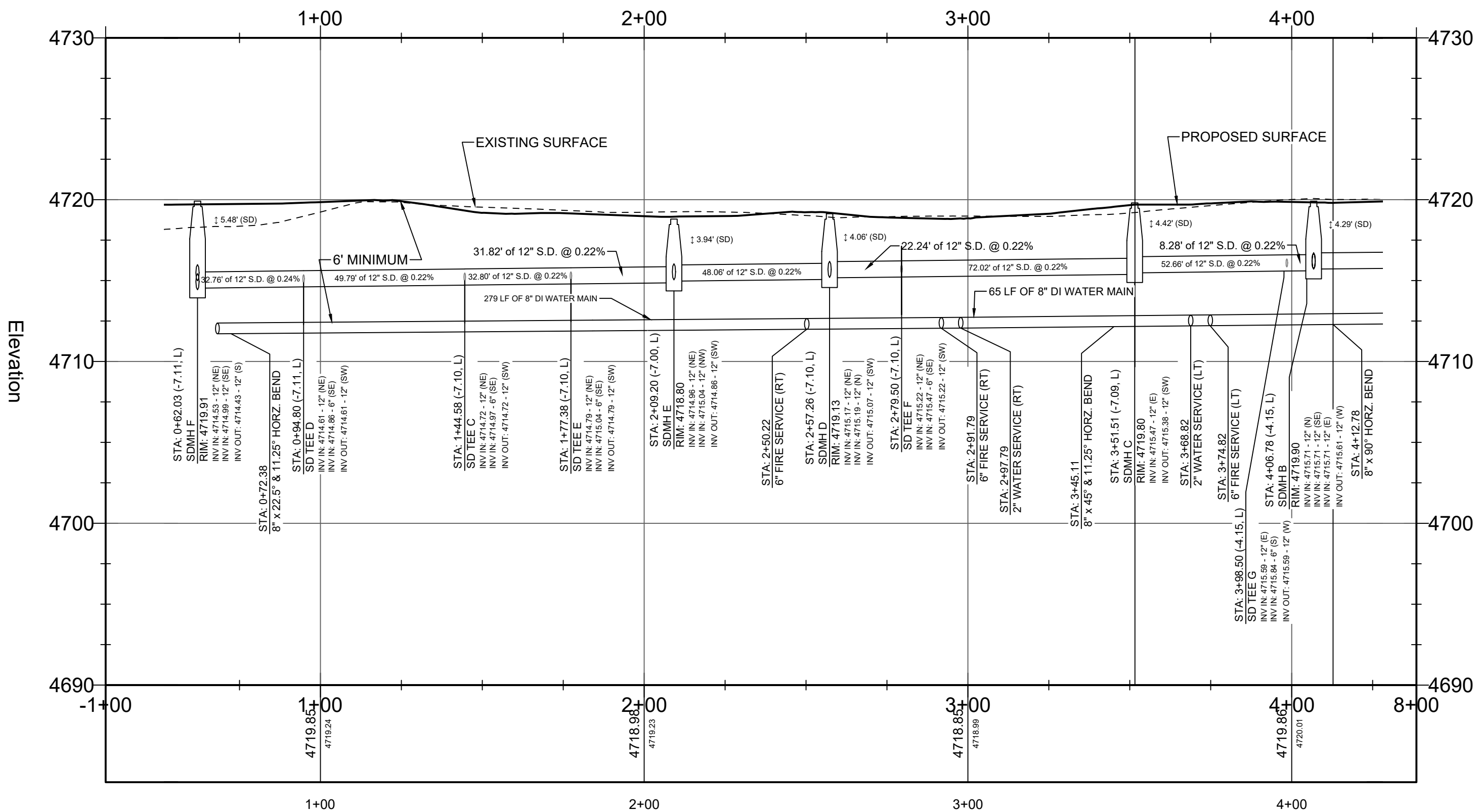
PLAN & PROFILE 4

**C.5.4**

PAGE 16



PROFILE 4



**WATER KEYNOTES**

- 28) INSTALL 10" X 6" TEE
- 29) REMOVE & REPLACE EXISTING FIRE HYDRANT & 6" SUPPLY LINE & GATE VALVE
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**STORM DRAIN KEYNOTES**

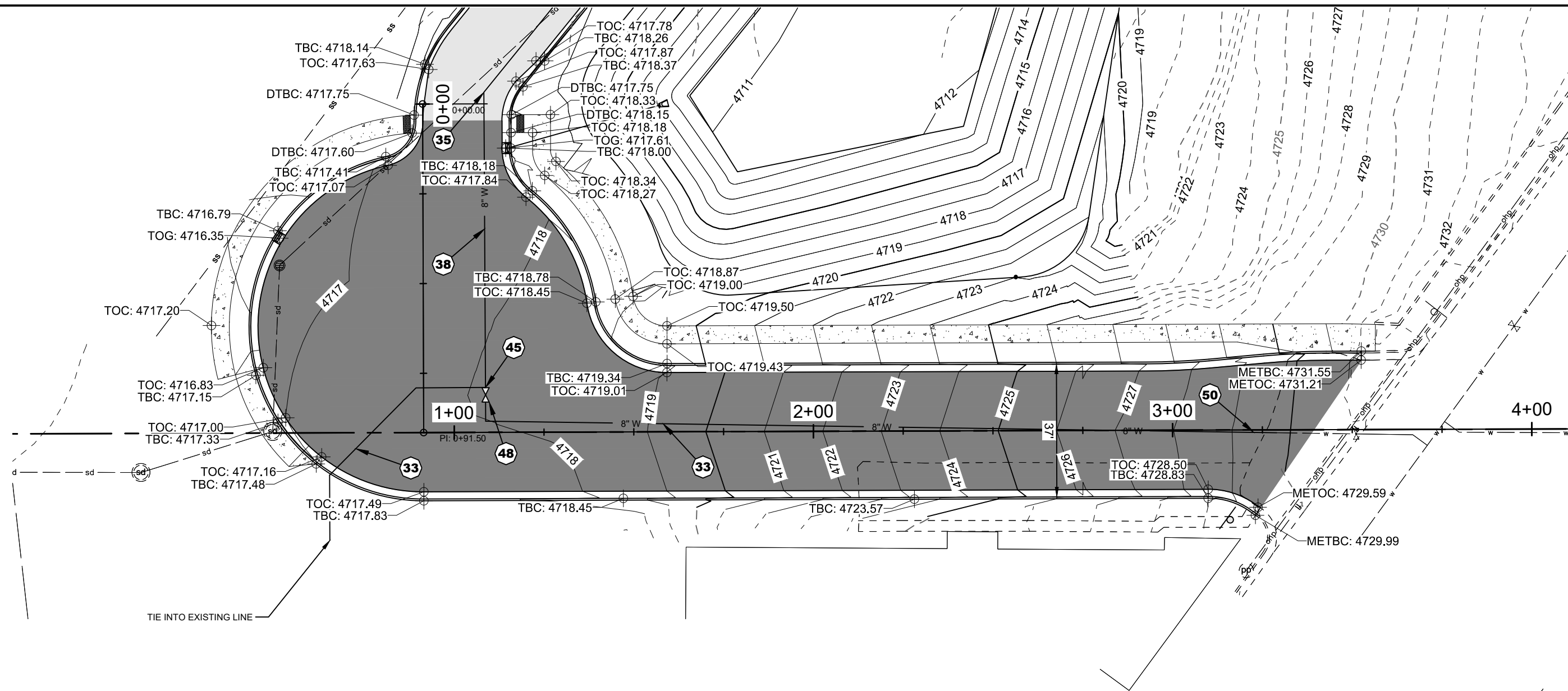
- SEE OVERALL DRAINAGE PLAN, SHEET C.5.5, FOR PLAN VIEW DRAINAGE LAYOUT AND CORRESPONDING DETAILS

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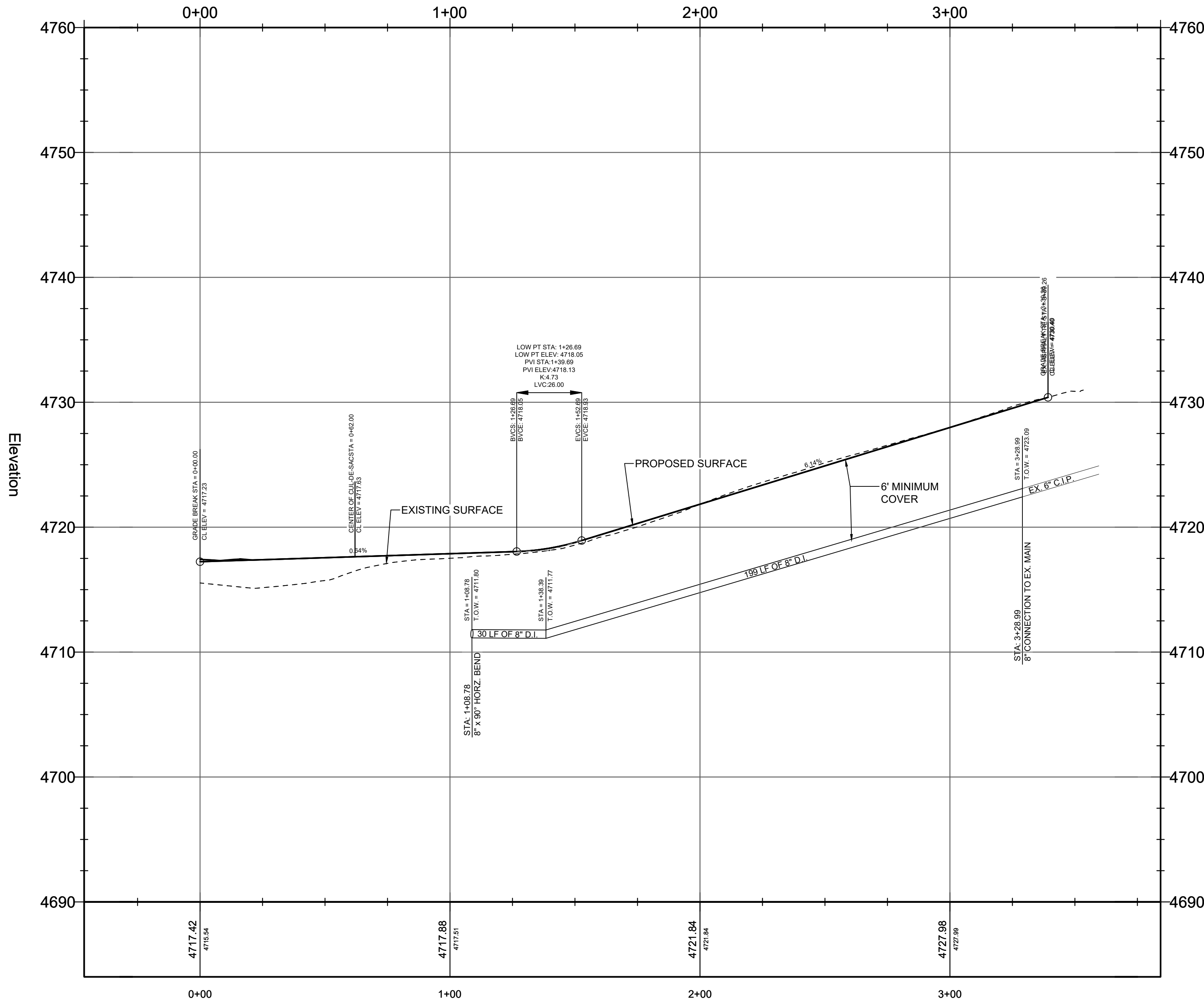
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MAY STREET - PROFILE



WATER KEYNOTES

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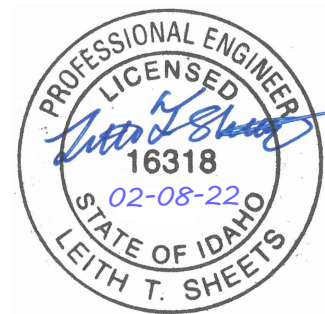
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ID-2562-2007

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PLAN & PROFILE  
- MAY STREET

**C.5.5**

PAGE 17





0 30' 60'  
SCALE: 1" = 30'



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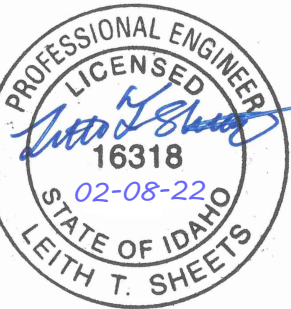
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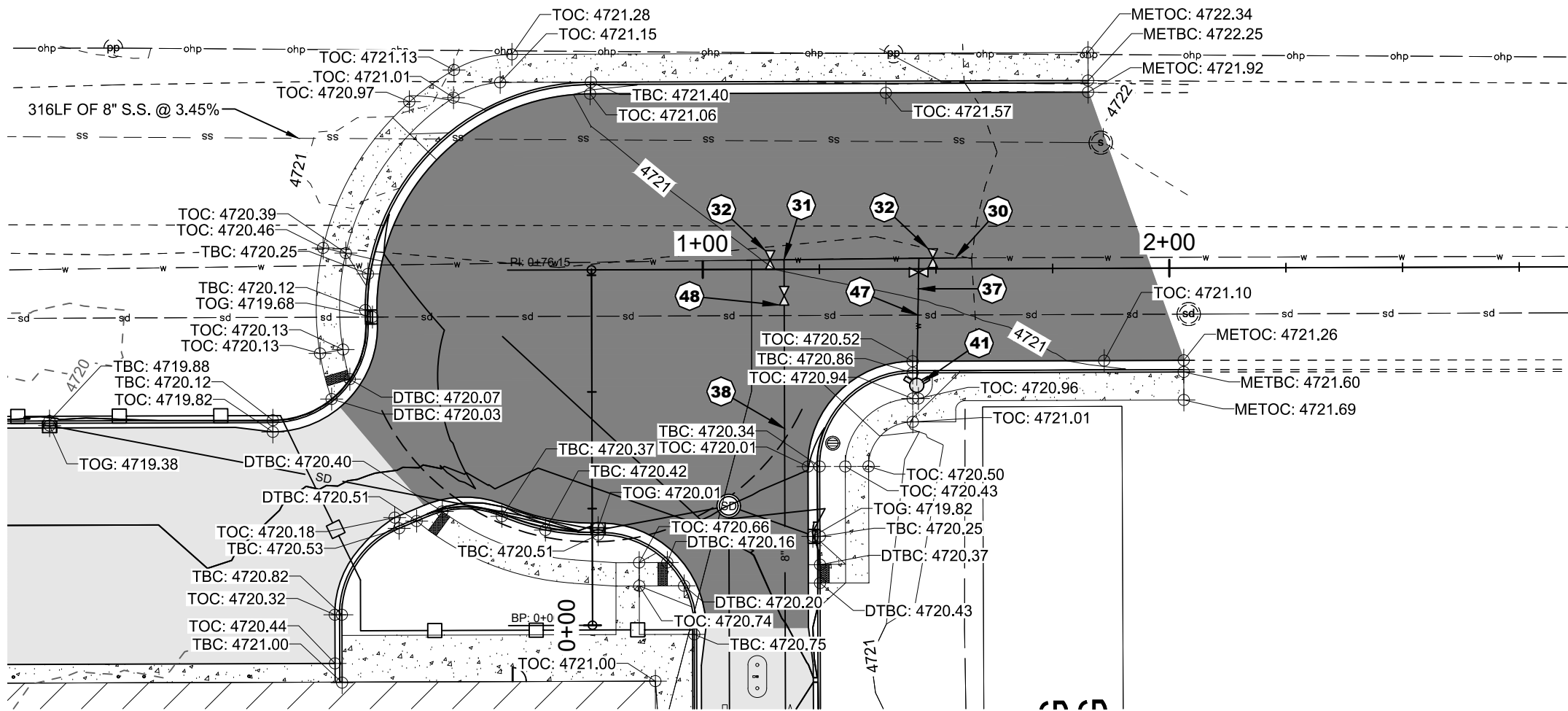
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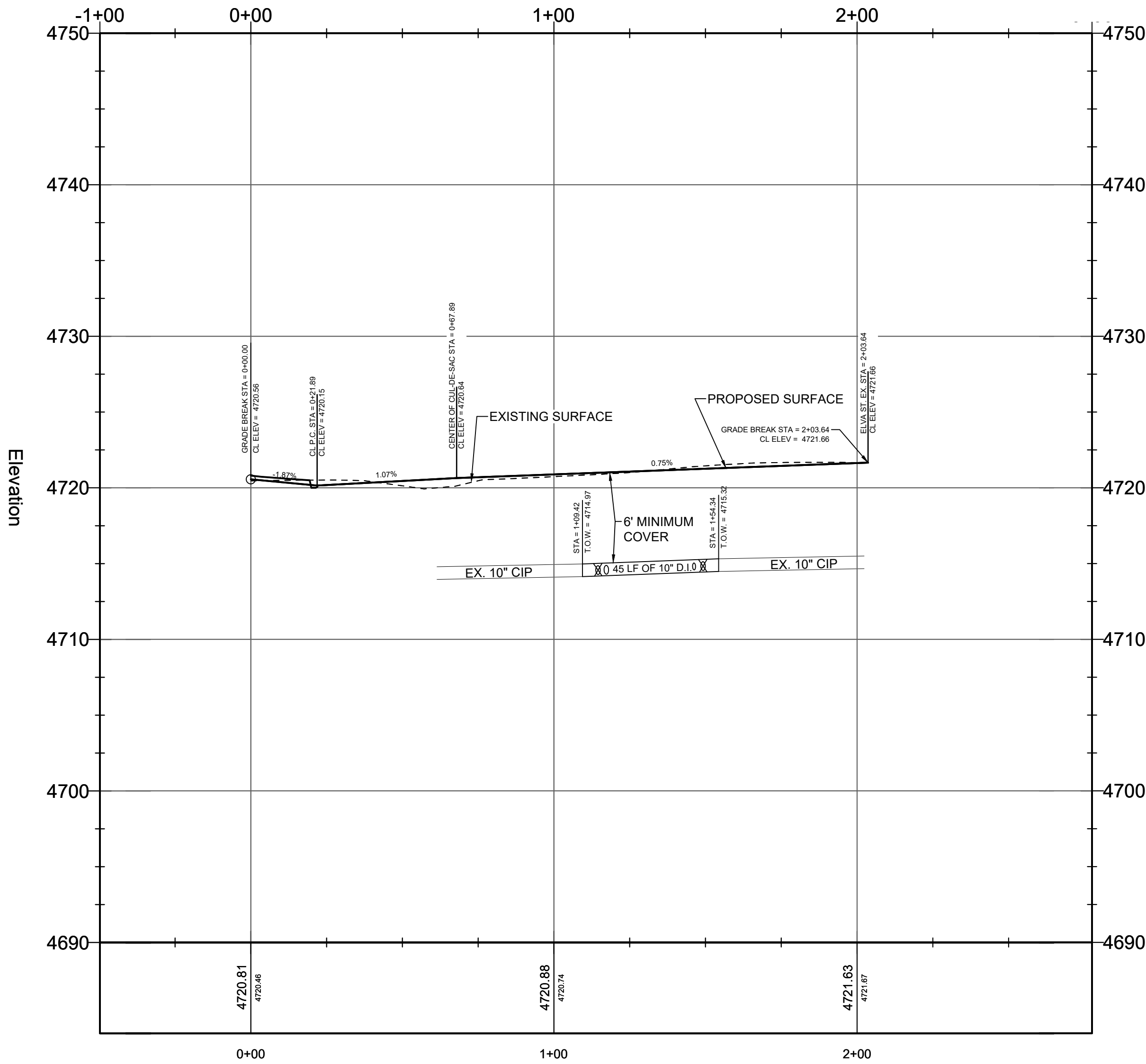
PLAN & PROFILE  
- ELVA STREET

**C.5.6**

PAGE 18



ELVA STREET - PROFILE 4



**WATER KEYNOTES**

- 30 TIE INTO EXISTING 10" WATER MAIN
- 31 INSTALL 10" X 8" TEE
- 32 INSTALL 10" BUTTERFLY VALVE
- 33 INSTALL 1" INSTALL WATER SERVICE PER STD IF-401A
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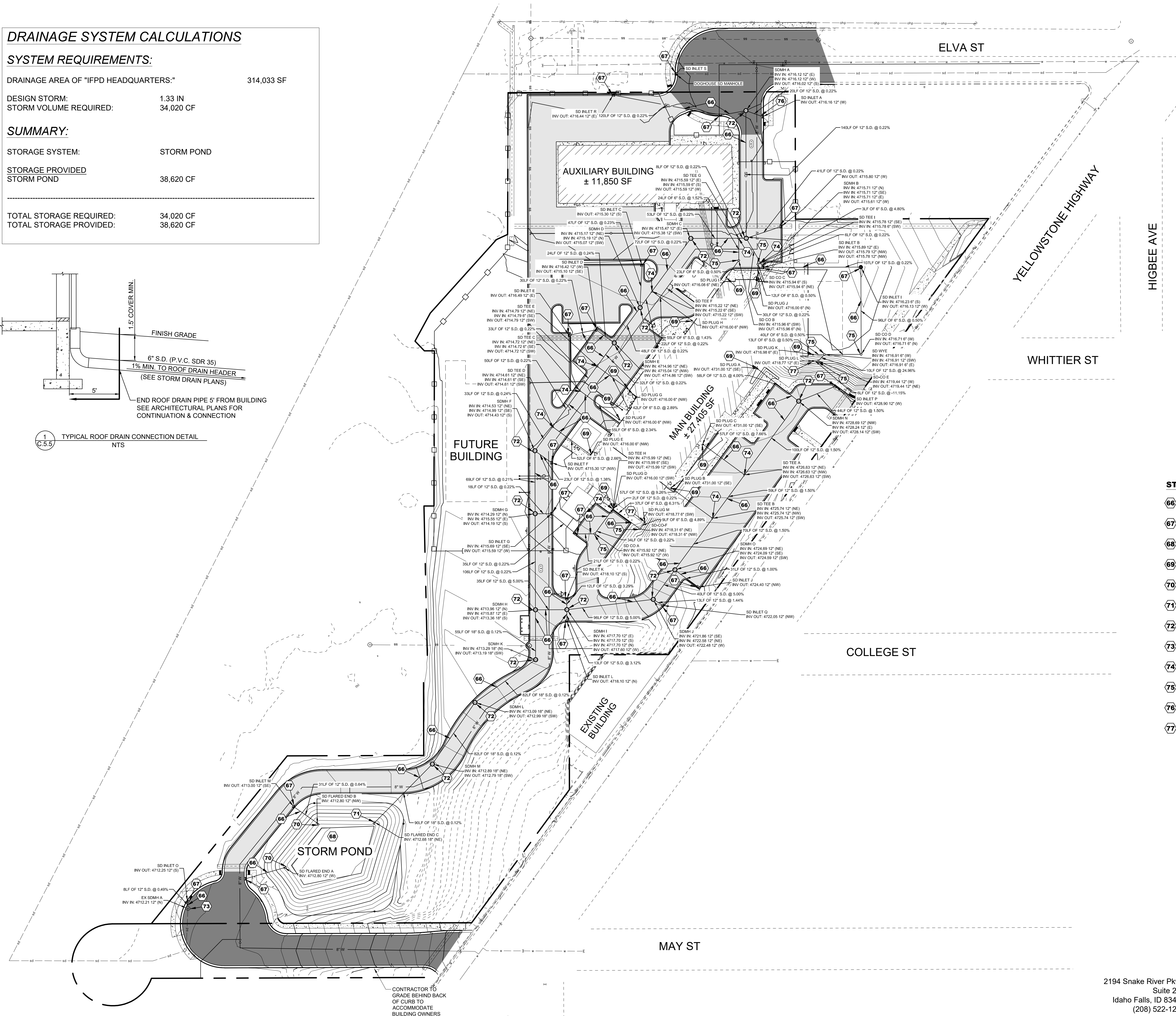
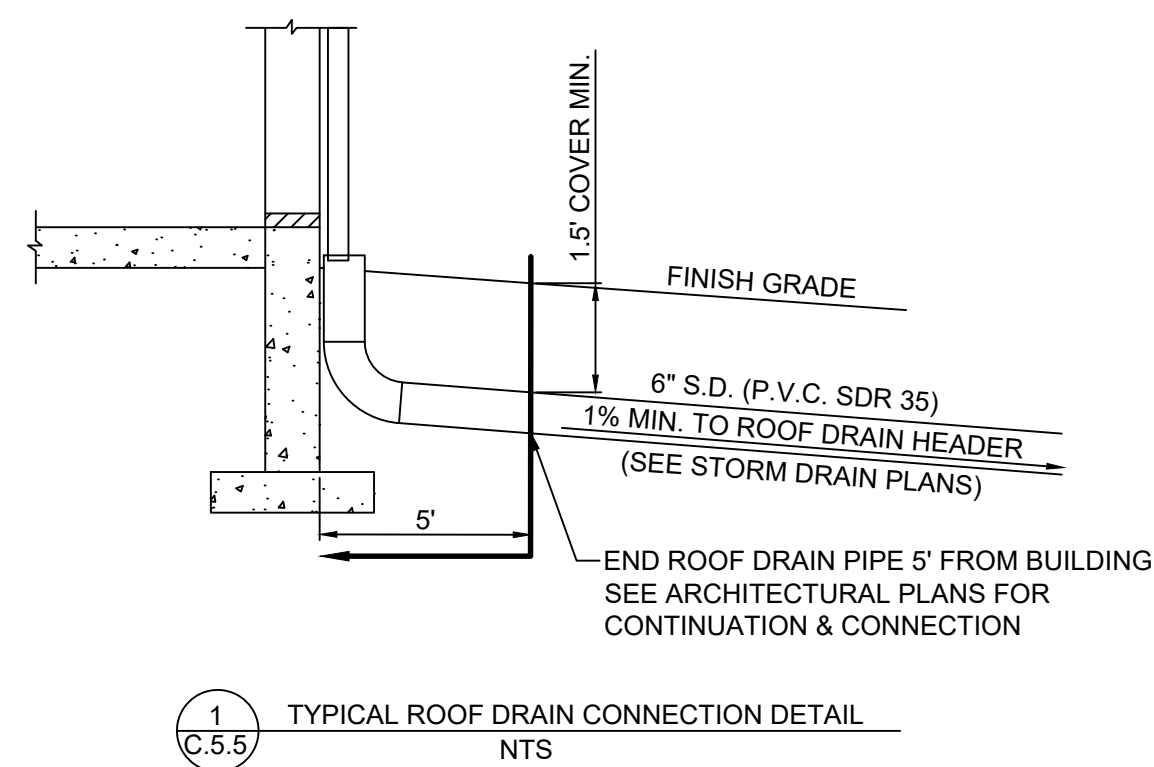
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DESIGN STORM:	1.33 IN
STORM VOLUME REQUIRED:	34,020 CF

STORAGE SYSTEM:	STORM POND
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STORM POND	38,620 CF

TOTAL STORAGE REQUIRED:	34,020 CF
TOTAL STORAGE PROVIDED:	38,620 CF



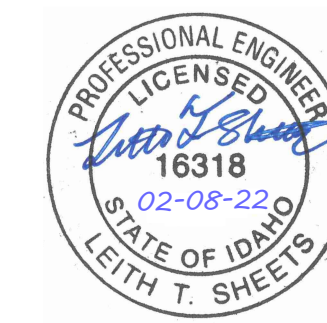
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HEADQUARTERS**

775 NORTHGATE MILE,  
IDAHO FALLS, ID 83401

Project No. ID-2562-2007

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Issue Date

Design by:

Checked by \_\_\_\_\_

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OVERALL  
DRAINAGE PLAN

## C.5.7

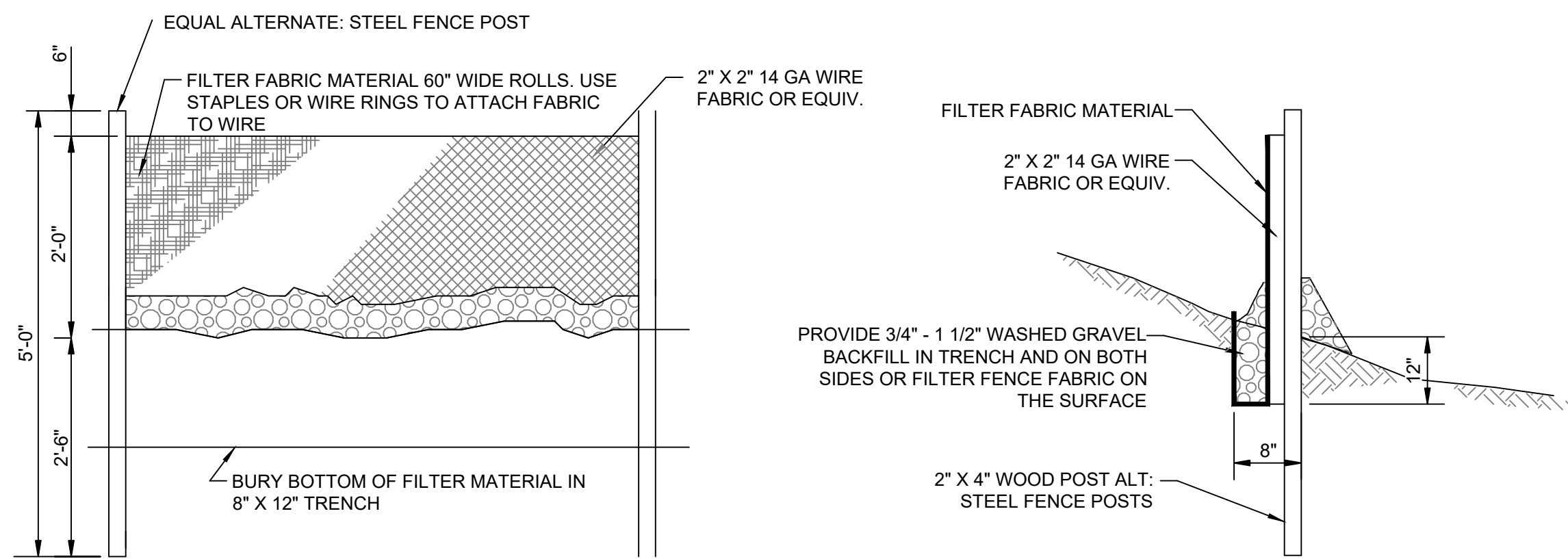
PAGE 19

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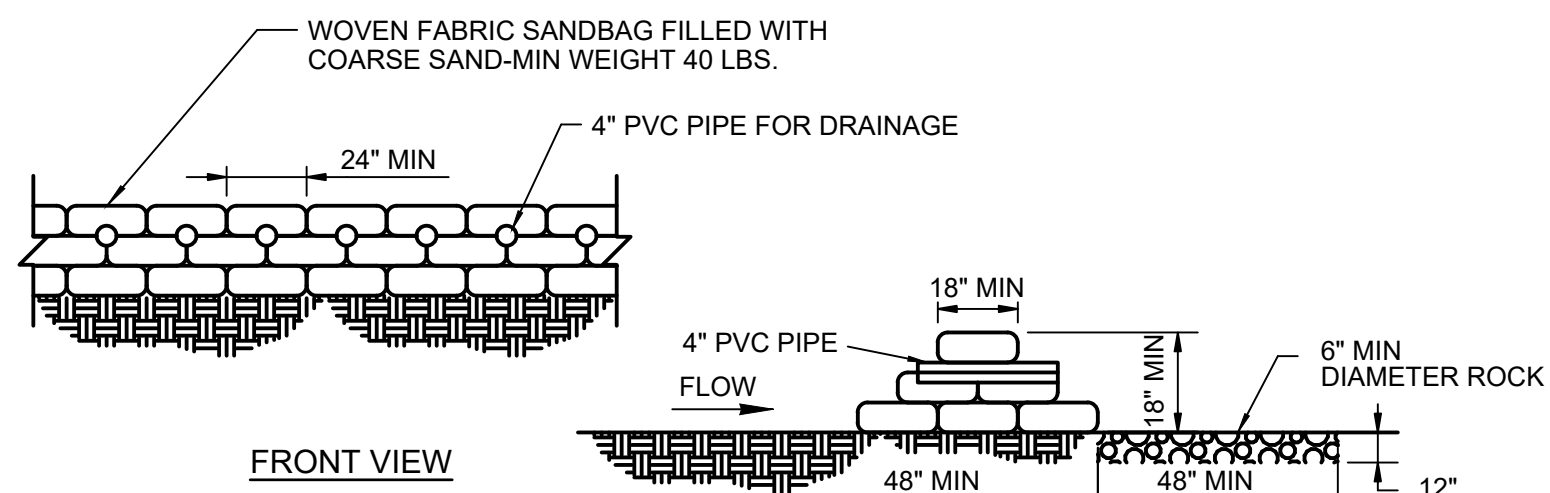
**HORROCKS**  
ENGINEERS

## C.5.7



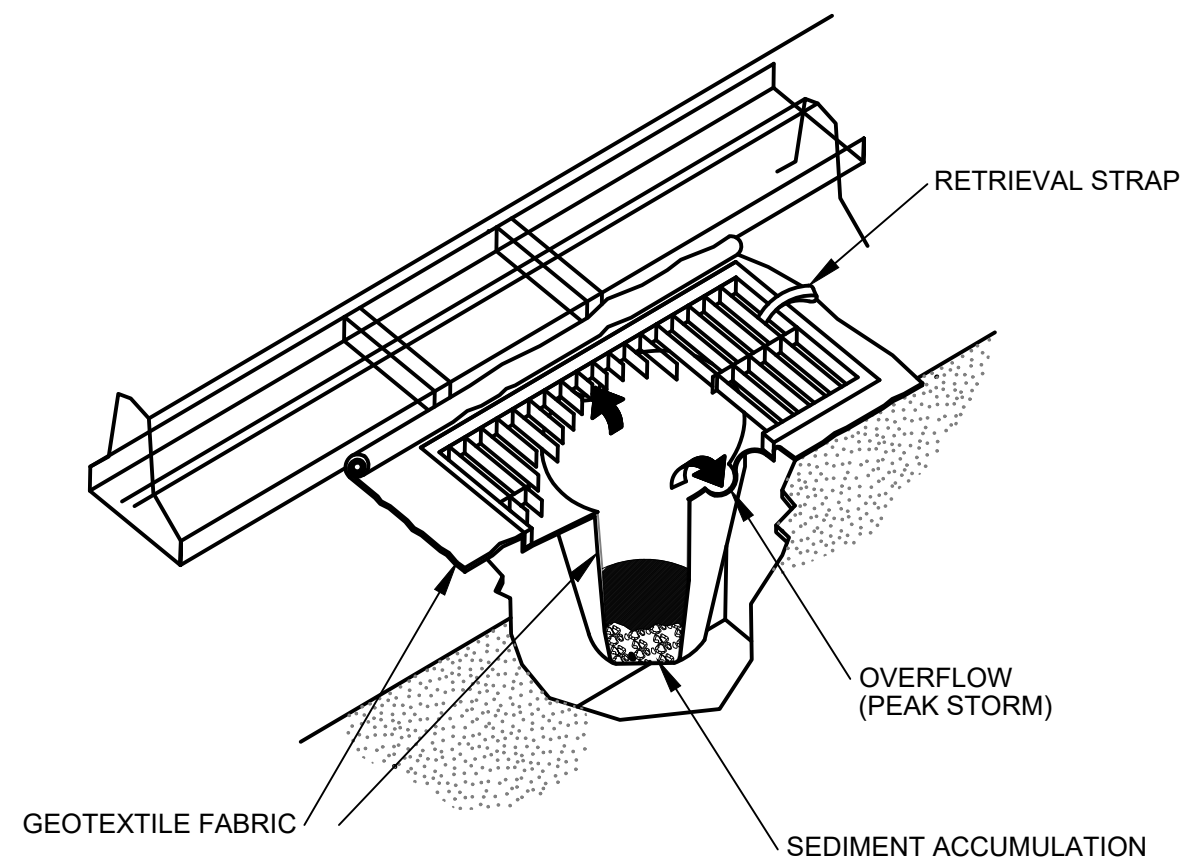


**SILT FENCE**  
BMP 63-68

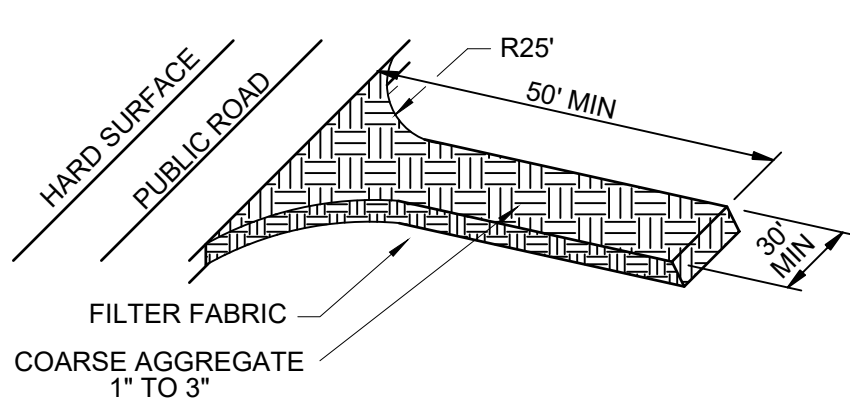


**SANDBAG BARRIER**  
SPC-2

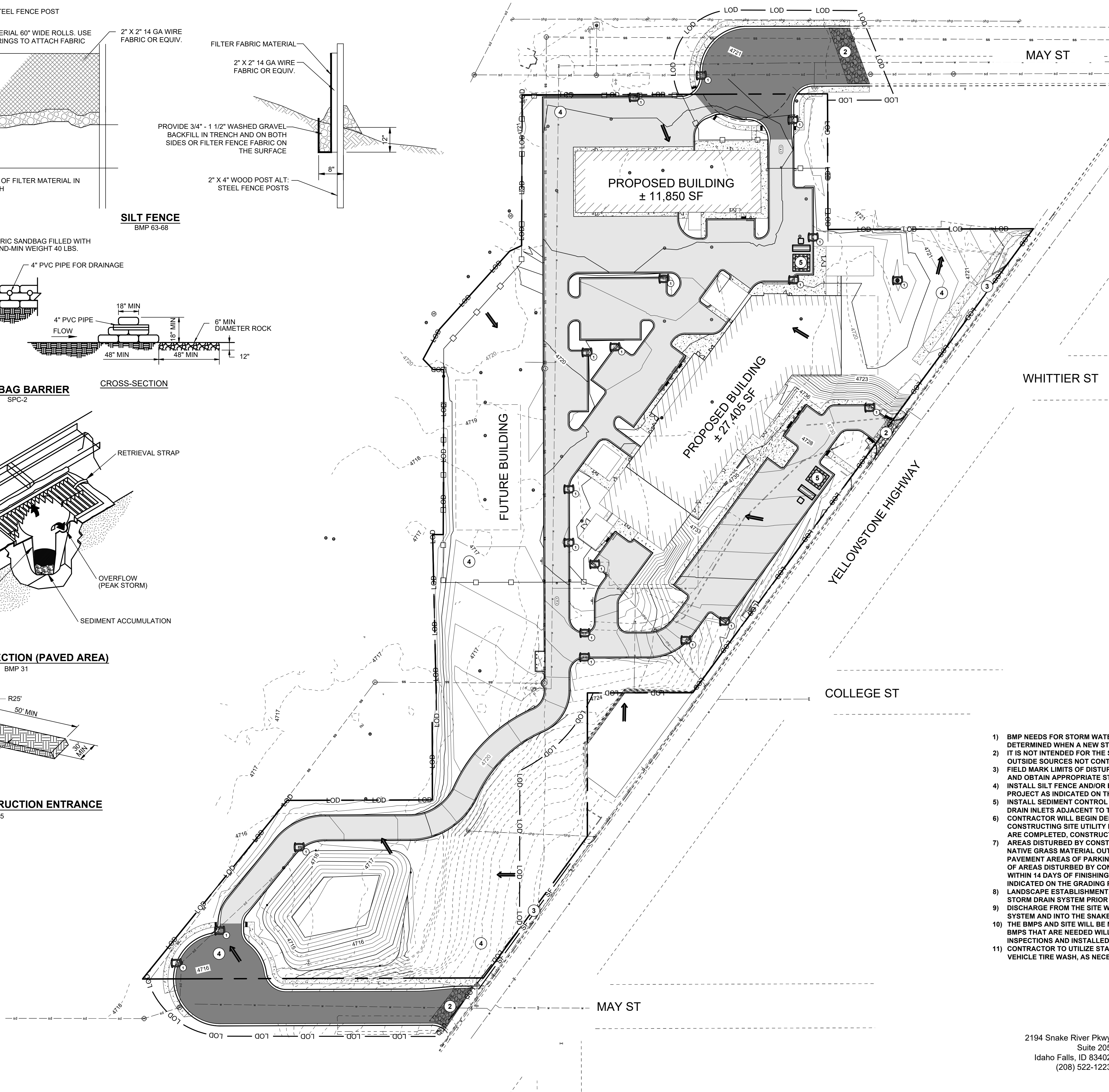
**CROSS-SECTION**



**INLET PROTECTION (PAVED AREA)**  
BMP 31



**STABILIZED CONSTRUCTION ENTRANCE**  
EC-5



**LEGEND**

- SF SF SILT FENCE SEE DETAIL THIS SHEET
- CONSTRUCTION FENCE
- PROPERTY BOUNDARY
- LOD LOD LIMITS OF DISTURBANCE
- DIRECTION OF EXISTING OVERLAND FLOW
- INLET PROTECTION SEE DETAIL THIS SHEET
- PORTABLE TOILET CONTAINMENT
- JOB SITE DUMPSTER
- CONCRETE WASHOUT AREA
- STABILIZED CONSTRUCTION ENTRANCE SEE DETAIL THIS SHEET

1. INSTALL TEMPORARY INLET PROTECTION AT STORM DRAIN INLETS, 2 BAGS HIGH PER BMP31. ALL SILT TO BE REMOVED REGULARLY (FOR EXISTING AND PROPOSED INLETS)
2. STABILIZED CONSTRUCTION ENTRANCE PER APWA 126 AT ENTRANCES AS SHOWN.
3. CONSTRUCT SILT FENCE/PRESERVATION PER BMP 63-68
4. PROVIDE DUST CONTROL FOR ENTIRE SITE.
5. CONCRETE WASHOUT AREA

NOTE: SEE LANDSCAPE PLAN FOR FINAL STABILIZATION

APPROXIMATE QUANTITY SUMMARY	
LINEAR FIBER ROLL	-
SILT FENCE	161 LF
CONSTRUCTION FENCE	-
EARTH DIKE & DRAINAGE SWALE	-
RIP RAP	-
HYDROSEEDING	-
STABILIZED CONSTRUCTION ENTRANCE	3 EA
STABILIZED STAGING AREA	2 EA
CONCRETE WASH OUT	2 EA
SEDIMENT BASIN	-
WHEEL WASH	-
INLET PROTECTION	20 EA
CHECK DAM	-
LIMITS OF DISTURBANCE	±8.22 AC
PROJECT ACRES	±8.22 AC

**EROSION CONTROL NOTES**

- 1) BMP NEEDS FOR STORM WATER RUNOFF FOR A PARTICULAR AREA WILL BE DETERMINED WHEN A NEW STRUCTURE IS PROPOSED FOR CONSTRUCTION.
- 2) IT IS NOT INTENDED FOR THE SITE TO RECEIVE ANY ONCOMING FLOW FROM OUTSIDE SOURCES NOT CONTAINED IN EXISTING FLOW STRUCTURES.
- 3) FIELD MARK LIMITS OF DISTURBANCE FOR APPROVAL BY LOCAL AUTHORITY AND OBTAIN APPROPRIATE STORM WATER MANAGEMENT PERMIT.
- 4) INSTALL SILT FENCE AND/OR ENVIRONMENTAL FENCE AROUND PERIMETER OF PROJECT AS INDICATED ON THIS PLAN SHEET.
- 5) INSTALL SEDIMENT CONTROL MEASURES INDICATED IN ALL EXISTING STORM DRAIN INLETS ADJACENT TO THE CONSTRUCTION SITE.
- 6) CONTRACTOR WILL BEGIN DEMOLITION, GRADING, EXCAVATION, AND CONSTRUCTING SITE UTILITY IMPROVEMENTS AS NEW DRAINAGE ELEMENTS ARE COMPLETED, CONSTRUCT SEDIMENT PROTECTION AT ALL NEW INLETS.
- 7) AREAS DISTURBED BY CONSTRUCTION ACTIVITIES WILL BE STABILIZED WITH NATIVE GRASS MATERIAL OUTSIDE THE STREET RIGHT OF WAY AND PAVEMENT AREAS OF PARKING AND DRIVEWAY AREAS. SITE STABILIZATION OF AREAS DISTURBED BY CONSTRUCTION ACTIVITIES TO BE COMPLETED WITHIN 14 DAYS OF FINISHING AN AREA TO THE FINAL LINES AND GRADES INDICATED ON THE GRADING PLAN.
- 8) LANDSCAPE ESTABLISHMENT, REMOVE TEMPORARY MEASURES AND CLEAN STORM DRAIN SYSTEM PRIOR TO RELEASING SYSTEM TO PROJECT OWNER.
- 9) DISCHARGE FROM THE SITE WILL BE THROUGH THE NEW STORM DRAIN SYSTEM AND INTO THE SNAKE RIVER LANDING COMMUNAL SYSTEM.
- 10) THE BMPs AND SITE WILL BE MONITORED REGULARLY, ANY ADDITIONAL BMPs THAT ARE NEEDED WILL BE DETERMINED DURING REGULAR INSPECTIONS AND INSTALLED ACCORDING TO SPECIFICATIONS.
- 11) CONTRACTOR TO UTILIZE STABILIZED CONSTRUCTION ENTRANCE FOR VEHICLE TIRE WASH, AS NECESSARY.

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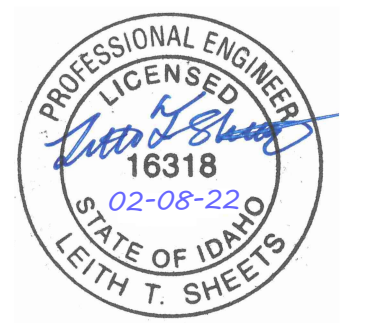
Architects Design Group

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POLICE  
HEADQUARTERS**

775 NORTHGATE MILE,  
IDAHO FALLS, ID 83401

Project No.  
ID-2562-2007

Revisions:

**BID SET**

Issue Date: 02/08/2022

Design by: JTS  
Drawn by: JTS  
Checked by: LTS





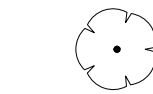
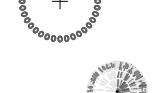




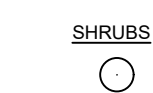



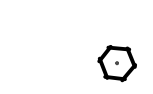









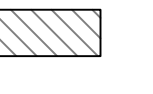
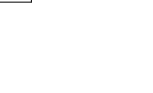



EROSION CONTROL

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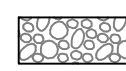

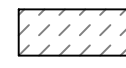
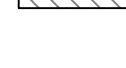

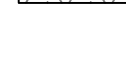


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## PLANT SCHEDULE

TREES	BOTANICAL / COMMON NAME	CONT.	CAL.	QTY.
	BETULA PAPYRIFERA PAPER BIRCH	B & B	2"	4
	CERCIS CANADENSIS EASTERN REDBUD	2" CAL.	B&B	8
	FAGUS SYLVATICA 'RED OBELISK' RED OBELISK EUROPEAN BEECH	B & B	2"	6
	QLEDITIS TRICANTHOS 'NERMIS' 'SHADEMASTER' TM SHADEMASTER LOCUST	2" CAL.	B&B	9
	GYMNOCLADUS DIOICA 'ESPRESSO' KENTUCKY COFFEETREE	2" CAL.	B&B	11
	JUNIPERUS SCOPULORUM 'SKYROCKET' SKYROCKET JUNIPER	6-7" HT.	B&B	24
	KOELERUTERIA PANICULATA 'JFS-SUNLEAF' TM SUMMERBURST GOLDENRAIN TREE	B & B	2"	6
	MALUS X 'RADIANT' RADIANT CRAB APPLE	2" CAL.	B&B	35
	PICEA ABIES 'CUPRESSINA' NORWAY SPRUCE	6-7" HT.	B&B	3
	PICEA GLAUCA 'DENSATA' BLACK HILLS SPRUCE	6-7" HT.	B&B	6
	PICEA PUNGENS 'FASTIGIATA' FASTIGIATE COLORADO SPRUCE	6-7" HT.	B&B	2
	PINUS NIGRA 'ARNOLD SENTINEL' ARNOLD SENTINEL AUSTRIAN BLACK PINE	6-7" HT.	B&B	19
	PINUS SYLVESTRIS 'FASTIGIATA' ERECT SCOTCH PINE	6-7" HT.	B&B	2
	PRUNUS VIRGINIANA 'CANADA RED' CANADA RED CHOKECHERRY	2" CAL.	B&B	3
	PYRUS CALLERYANA 'CHANTICLEER' CHANTICLEER PEAR	2" CAL.	B&B	2
SHRUBS	BOTANICAL / COMMON NAME	SIZE		
	BERBERIS THUNBERGII 'CRIMSON PYGMY' CRIMSON PYGMY BARBERRY	2 GAL.		14
	BERBERIS THUNBERGII 'SUNJOY TANGULO' SUNJOY BARBERRY	2 GAL.		15
	CORNUS SERICEA 'KELSEY' KELSEY DOGWOOD	2 GAL.		33
	EUONYMUS FORTUNEI 'GOLDEN PRINCE' TM GOLDEN PRINCE EUONYMUS	2 GAL.		5
	PHYSOCARPUS OPULIFOLIUS 'DIABLO' DIABLO NINEBARK	2 GAL.		23
	PRUNUS X CISTENA PURPLE LEAF SAND CHERRY	2 GAL.		19
	RHUS AROMATICA 'GRO-LOW' GRO-LOW FRAGRANT SUMAC	2 GAL.		77
	ROSA X 'RADRAZZ' KNOCK OUT SHRUB ROSE	2 GAL.		57
	SPIRAEA X BUMALDA BUMALD SPIRAEA	2 GAL.		66
	SYRINGA X 'BLOOMERANG' LILAC	2 GAL.		3
	VIBURNUM DENTATUM 'ARROWWOOD' ARROWWOOD VIBURNUM	2 GAL.		5
ANNUAL/SUPERNNIALS	BOTANICAL / COMMON NAME	SIZE		
	EUPHORBIA POLYCHROMA 'BONFIRE' MULTICOLOR CUSHION SPURGE	1 GAL.		13
GRASSES	BOTANICAL / COMMON NAME	SIZE		
	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER' FEATHER REED GRASS	1 GAL.		103
GROUND COVERS	BOTANICAL / COMMON NAME	QTY		
	POA PRATENSIS 'IMPERIAL BLUE' IMPERIAL BLUE KENTUCKY BLUEGRASS	22,737 SF		

## REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	QTY
	4" DEPTH OF 1-2" DECORATIVE LANDSCAPE ROCK	1,100 CY
	2-4' BOULDER	19
	HYDRO SEED NATIVE VEGETATION AREA	90,662 SF
	6" DEPTH OF 1" WASHED GRAVEL FOR OVERFLOW PARKING	39,286 SF
	6" BENCH - OWNER PURCHASED, CONTRACTOR INSTALLED	3
	12" DEPTH OF 6-8" RIP RAP, COLOR TO MATCH DECORATIVE LANDSCAPE ROCK USED ON SITE	10,633 SF
	HISTORIC INTERPRETIVE SIGNAGE - OWNER PROVIDED, CONTRACTOR INSTALLED	4
	OVERHEAD WOOD STRUCTURE FROM RECLAIMED WOOD, DESIGN BY OTHERS.	

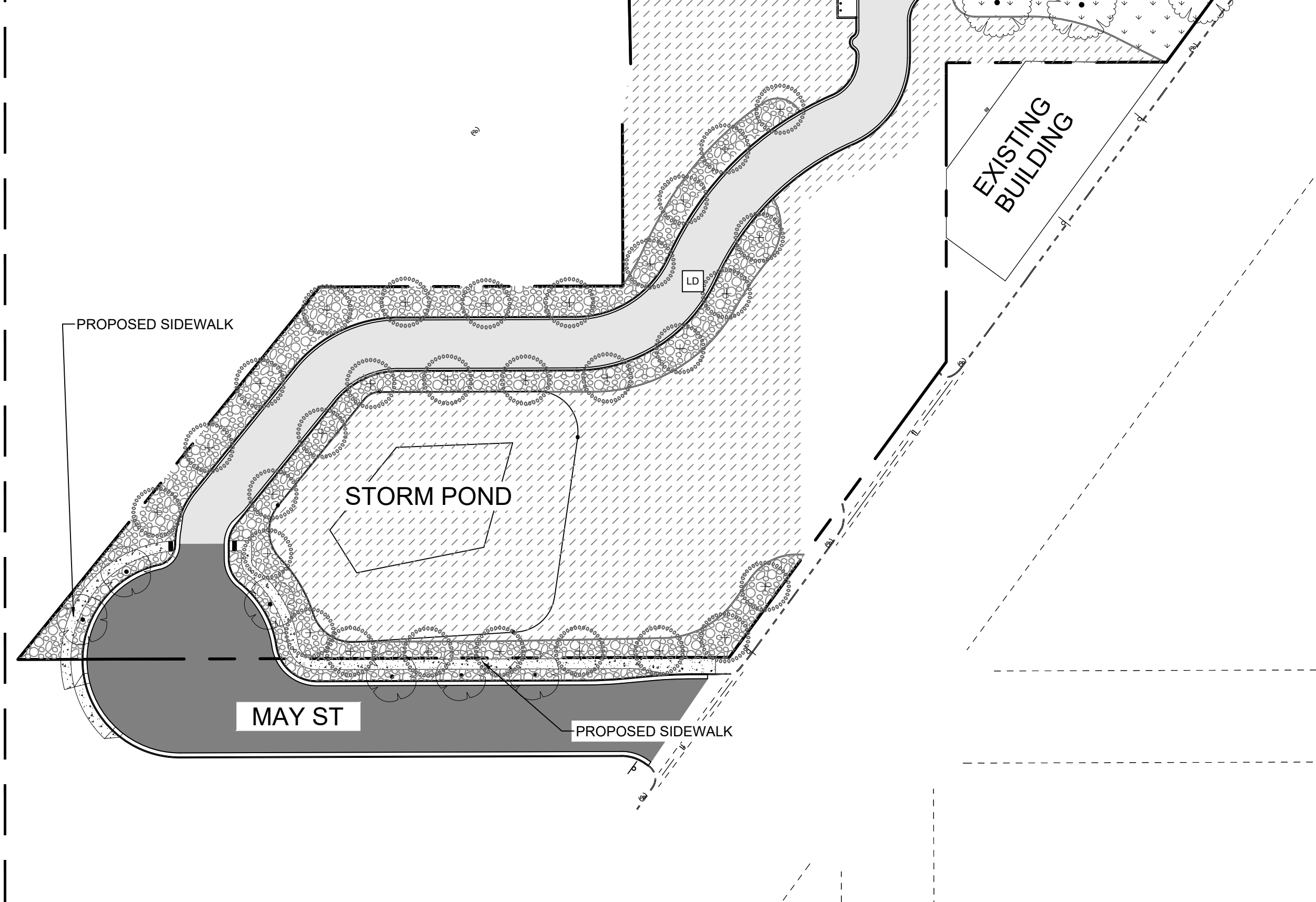
## GENERAL LANDSCAPE NOTES

- LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR VERIFYING QUANTITIES OF ALL MATERIALS FOR BIDDING AND INSTALLATION PURPOSES. IF DISCREPANCIES EXIST, THE PLAN SHALL DICTATE QUANTITIES TO BE USED.
- PLANT MATERIAL TO BE INSTALLED PER PLANT LEGEND. IF SUBSTITUTIONS ARE WANTED, PROPOSED CHANGES MUST BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO PLANTING.
- TOPSOIL TO BE IMPLEMENTED AT THE FOLLOWING DEPTHS:
  - 6" DEPTH IN ALL PLANTER BED AREAS
  - 4" DEPTH IN ALL TURF SOD AREAS
  - 4" DEPTH IN ALL NEW SEED AREAS
  - 2" DEPTH IN ALL RESTORATION AREAS THAT WERE PREVIOUSLY VEGETATED.
- EDGING SHALL BE IMPLEMENTED BETWEEN ALL VARYING LANDSCAPE MATERIALS SUCH AS TURF GRASS AND BARK MULCH, BARK MULCH AND ROCK MULCH, TURF GRASS AND BROADCAST SEED, ETC. EXACT TYPE OF EDGING SHALL BE INDICATED ON THE PLANS. IF NO EDGING IS INDICATED ON THE PLANS A 6" X 6" SLIP FORMED, SQUARE CONCRETE CURB SHALL BE USED.
- LANDSCAPE ROCK AND BARK MULCH COLOR AND TYPE TO BE APPROVED BY OWNER. SUBMIT SAMPLES FOR APPROVAL PRIOR TO INSTALLATION. MULCH MATERIAL SHALL BE IMPLEMENTED IN ALL PLANTER BED AREAS INDICATED ON THE PLANS AT THE FOLLOWING DEPTHS:
  - 1-2" DIAMETER FRACTURED STONE: 4"
  - 2-4" DIAMETER FRACTURED STONE: 4"
  - STONE LARGER THAN 4" IN DIAMETER: DEPTH SHALL BE TWICE THE DIAMETER OF THE SMALLEST STONE IN THE SPECIFIED GRADATION.
  - 1-2" COBBLE MULCH: 4"
  - 2-4" COBBLE MULCH: 6"
  - PULL MULCH MIN. OF 3' AWAY FROM BASE OF ALL PERENNIALS AND SHRUBS AND MIN. 4' AWAY FROM ALL TREES.
- INSTALLATION SHALL COMPLY WITH ALL NATIONAL, STATE AND LOCAL LAWS AND ORDINANCES.
- ALL MATERIALS SHALL BE NEW AND WITHOUT FLAWS OR DEFECTS OF THE QUALITY AND PERFORMANCE SPECIFIED, AND SHALL MEET THE REQUIREMENTS OF THIS SYSTEM. USE MATERIALS AS SPECIFIED. NO SUBSTITUTIONS SHALL BE PERMITTED WITHOUT WRITTEN PERMISSION OF THE OWNER OR LANDSCAPE ARCHITECT.
- BASE PLAN & LOCATION OF EXISTING EQUIPMENT ARE SCHEMATIC IN NATURE. FIELD VERIFY ALL BASE & EXISTING ELEMENTS PRIOR TO CONSTRUCTION & PROVIDE NECESSARY ADJUSTMENTS.
- ALL PLANTS SHALL BE WATERED THOROUGHLY TWICE DURING THE FIRST 24 HOUR PERIOD AFTER PLANTING. ALL PLANTS SHALL THEN BE WATERED ON A REGULAR SCHEDULE DURING THE FIRST GROWING SEASON.
- THE CONTRACTOR SHALL WARRANTY ALL PLANT MATERIAL FOR ONE-YEAR AFTER DATE OF FINAL ACCEPTANCE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE VERIFICATION AND AVOIDANCE OF ALL UNDERGROUND UTILITIES DURING THE INSTALLATION OF LANDSCAPE AND IRRIGATION ELEMENTS. SHOULD ANY DAMAGE OCCUR TO UNDERGROUND UTILITIES THE CONTRACTOR SHALL REPLACE OR REPAIR THE DAMAGE AT NO ADDITIONAL COST TO THE OWNER.

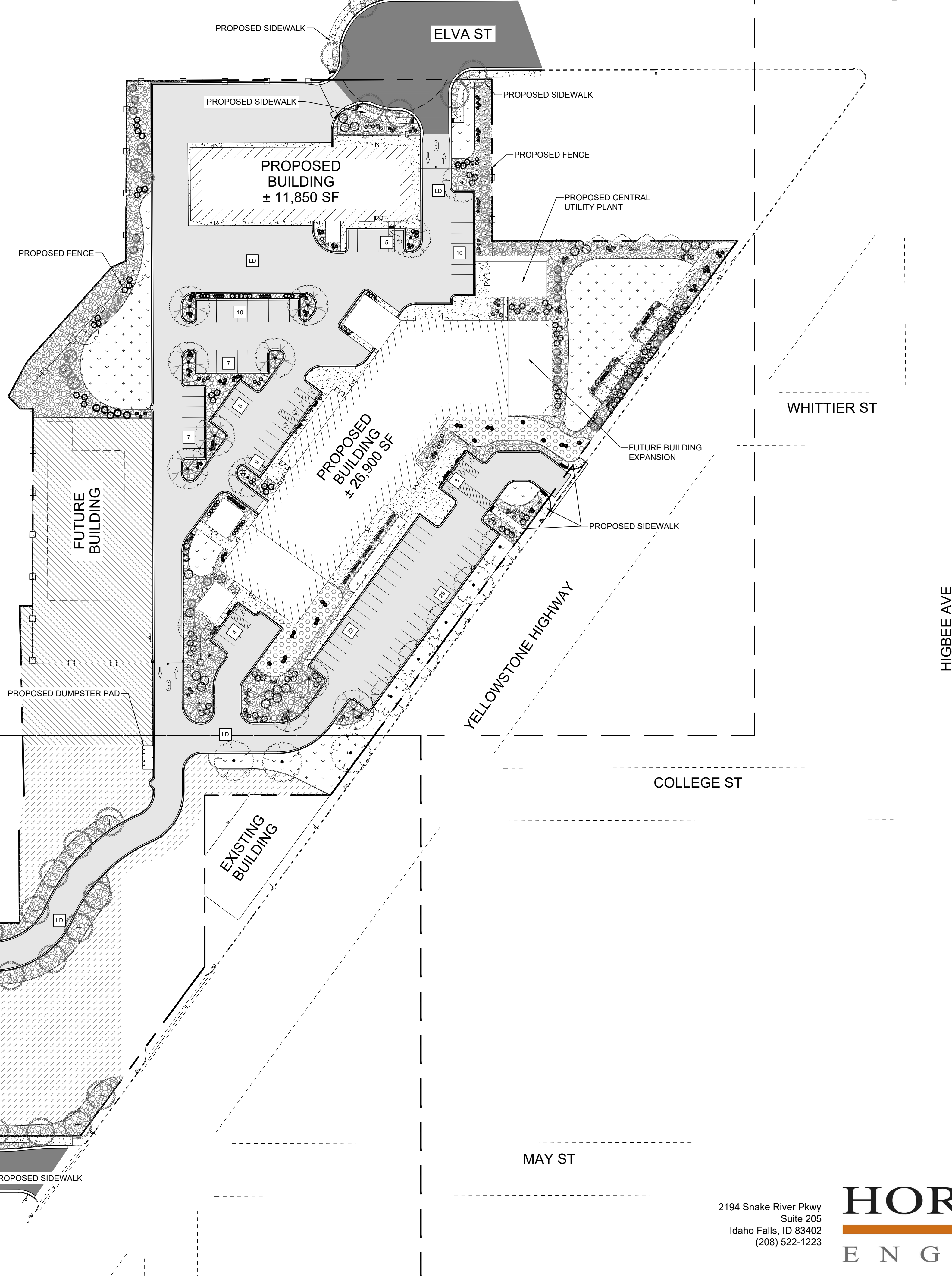
## OVERALL LANDSCAPING TABLE

**OVERALL SITE LANDSCAPING**  
SITE AREA = 329,829 SF  
TOTAL HARDSCAPE = 157,898 SF (48% OF SITE)  
PROPOSED BUILDINGS = 39,255 SF  
TOTAL LANDSCAPING = 152,576 SF (46.2% OF SITE)  
**\* (20% MINIMUM LANDSCAPING REQUIRED OF TOTAL SITE SF)**  
TOTAL INTERIOR PARKING = 33,494 SF  
TOTAL PROVIDED INTERIOR PARKING LANDSCAPE = 8583 SF (25.6% OF PARKING SF)  
**\* (10% MINIMUM PARKING REQUIRED)**

## SEE SHEET L.1.2



## SEE SHEET L.1.1



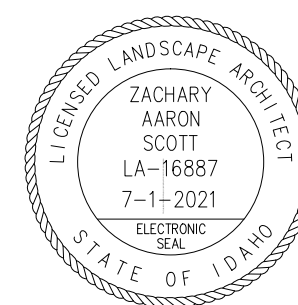
## Architects Design Group

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Project No. ID-2562-2007

## Revisions:


## BID SET

Issue Date: 02/08/2022

Design by: JTS  
Drawn by: JTS  
Checked by: LTS

LANDSCAPE  
OVERVIEW

**L.1.0**

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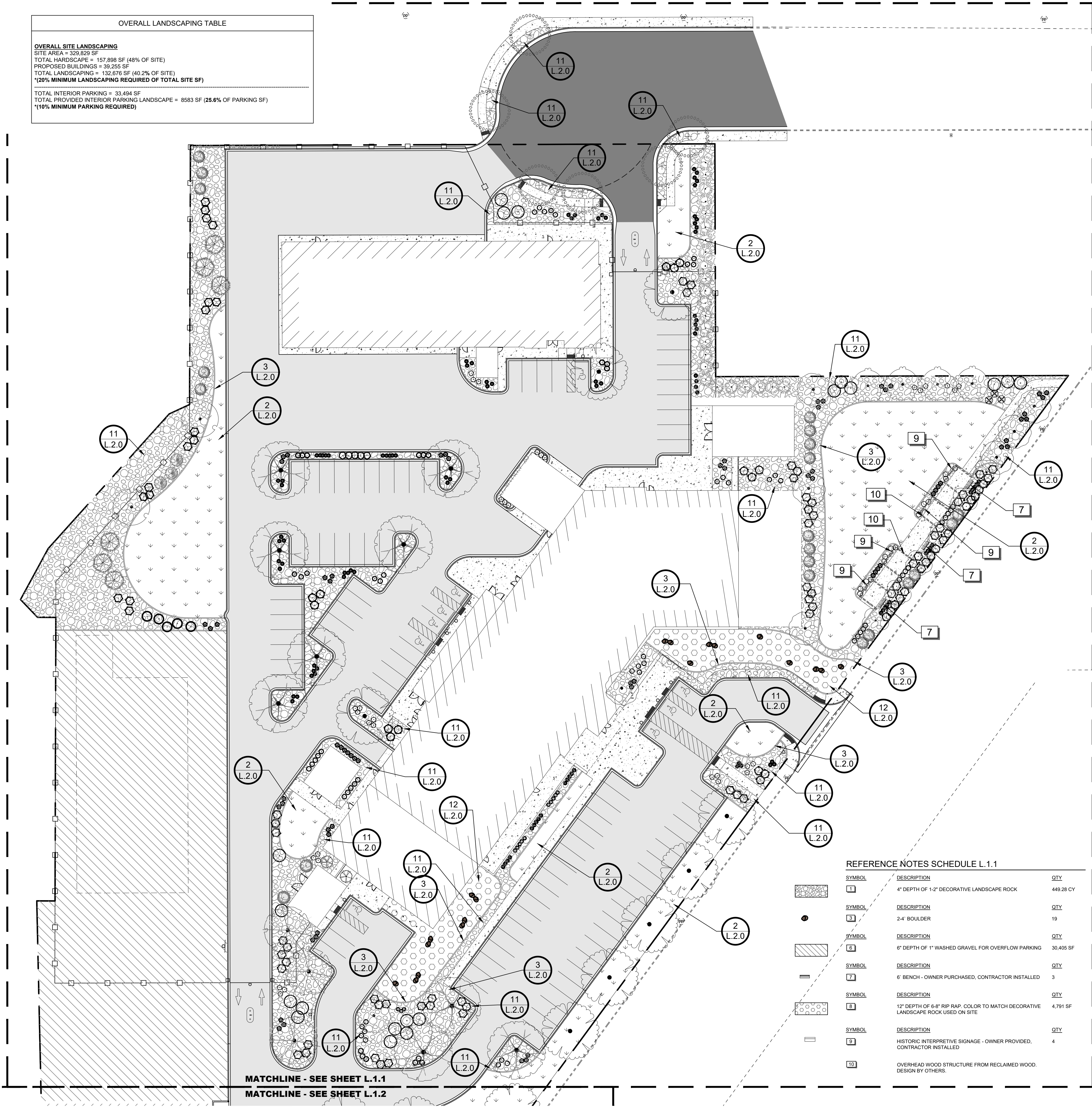
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OVERALL LANDSCAPING TABLE
OVERALL SITE LANDSCAPING SITE AREA = 329,829 SF TOTAL HARDSCAPE = 157,898 SF (48% OF SITE) PROPOSED BUILDINGS = 39,255 SF TOTAL LANDSCAPING = 132,676 SF (40.2% OF SITE) *(20% MINIMUM LANDSCAPING REQUIRED OF TOTAL SITE SF)
TOTAL INTERIOR PARKING = 33,494 SF TOTAL PROVIDED INTERIOR PARKING LANDSCAPE = 8583 SF (25.6% OF PARKING SF) *(10% MINIMUM PARKING REQUIRED)



GENERAL LANDSCAPE NOTES

- LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR VERIFYING QUANTITIES OF ALL MATERIALS FOR BIDDING AND INSTALLATION PURPOSES. IF DISCREPANCIES EXIST, THE PLAN SHALL DICTATE QUANTITIES TO BE USED.
- PLANT MATERIAL TO BE INSTALLED PER PLANT LEGEND. IF SUBSTITUTIONS ARE WANTED, PROPOSED CHANGES MUST BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO PLANTING.
- TOPSOIL TO BE IMPLEMENTED AT THE FOLLOWING DEPTHS:
  - 6" DEPTH IN ALL PLANTER BED AREAS
  - 4" DEPTH IN ALL TURF SOG AREAS
  - 4" DEPTH IN ALL NEW SEED AREAS
  - 2" DEPTH IN ALL RESTORATION AREAS THAT WERE PREVIOUSLY VEGETATED.
- EDGING SHALL BE IMPLEMENTED BETWEEN ALL VARYING LANDSCAPE MATERIALS SUCH AS TURF GRASS AND BARK MULCH, BARK MULCH AND ROCK MULCH, TURF GRASS AND BROADCAST SEED, ETC. EXACT TYPE OF EDGING SHALL BE INDICATED ON THE PLANS. IF NO EDGING IS INDICATED ON THE PLANS A 6" X 6" SLIP FORMED, SQUARE CONCRETE CURB SHALL BE USED.
- LANDSCAPE ROCK AND BARK MULCH COLOR AND TYPE TO BE APPROVED BY OWNER. SUBMIT SAMPLES FOR APPROVAL PRIOR TO INSTALLATION. MULCH MATERIAL SHALL BE IMPLEMENTED IN ALL PLANTER BED AREAS INDICATED ON THE PLANS AT THE FOLLOWING DEPTHS:
  - 1-2" DIAMETER FRACTURED STONE: 4"
  - 2-4" DIAMETER FRACTURED STONE: 4"
  - STONE LARGER THAN 4" IN DIAMETER: DEPTH SHALL BE TWICE THE DIAMETER OF THE SMALLEST STONE IN THE SPECIFIED GRADATION.
  - 1-2" COBBLE MULCH: 4"
  - 2-4" COBBLE MULCH: 6"
  - PULL MULCH MIN. OF 3" AWAY FROM BASE OF ALL PERENNIALS AND SHRUBS AND MIN. 6" AWAY FROM ALL TREES.
- INSTALLATION SHALL COMPLY WITH ALL NATIONAL, STATE AND LOCAL LAWS AND ORDINANCES.
- ALL MATERIALS SHALL BE NEW AND WITHOUT FLAWS OR DEFECTS OF THE QUALITY AND PERFORMANCE SPECIFIED, AND SHALL MEET THE REQUIREMENTS OF THIS SYSTEM. USE MATERIALS AS SPECIFIED; NO SUBSTITUTIONS SHALL BE PERMITTED WITHOUT WRITTEN PERMISSION OF THE OWNER OR LANDSCAPE ARCHITECT
- BASE PLAN & LOCATION OF EXISTING EQUIPMENT ARE SCHEMATIC IN NATURE. FIELD VERIFY ALL BASE & EXISTING ELEMENTS PRIOR TO CONSTRUCTION & PROVIDE NECESSARY ADJUSTMENTS.
- ALL PLANTS SHALL BE WATERED THOROUGHLY TWICE DURING THE FIRST 24 HOUR PERIOD AFTER PLANTING. ALL PLANTS SHALL THEN BE WATERED ON A REGULAR SCHEDULE DURING THE FIRST GROWING SEASON.
- THE CONTRACTOR SHALL WARRANTY ALL PLANT MATERIAL FOR ONE-YEAR AFTER DATE OF FINAL ACCEPTANCE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE VERIFICATION AND AVOIDANCE OF ALL UNDERGROUND UTILITIES DURING THE INSTALLATION OF LANDSCAPE AND IRRIGATION ELEMENTS. SHOULD ANY DAMAGE OCCUR TO UNDERGROUND UTILITIES THE CONTRACTOR SHALL REPLACE OR REPAIR THE DAMAGE AT NO ADDITIONAL COST TO THE OWNER.

PLANT SCHEDULE L.1.1

TREES	BOTANICAL / COMMON NAME	CONT	CAL	QTY
[Symbol]	BETULA PAPPYRIFERA PAPER BIRCH	8 & 8	2"	4
[Symbol]	CERCIS CANADENSIS EASTERN REDBUD	2" CAL.	8 & 8	8
[Symbol]	FAGUS SYLVATICA 'RED OBELISK' RED OBELISK EUROPEAN BEECH	8 & 8	2"	6
[Symbol]	GLEITSIA TRIACANTHOS 'INERMIS' 'SHADEMASTER' TM SHADEMASTER LOCUST	2" CAL.	8 & 8	9
[Symbol]	CYNOCALADUS DIOICA 'ESPRESSO' KENTUCKY COFFEETREE	2" CAL.	8 & 8	8
[Symbol]	JUNIPERUS SCOPULORUM 'SKYROCKET' SKYROCKET JUNIPER	6-7' HT.	8 & 8	24
[Symbol]	MALUS X 'RADIANT' RADIANT CRAB APPLE	2" CAL.	8 & 8	6
[Symbol]	PICEA ABIES 'CUPRESSINA' NORWAY SPRUCE	6-7' HT.	8 & 8	3
[Symbol]	PICEA GLAUCA 'DENSATA' BLACK HILLS SPRUCE	6-7' HT.	8 & 8	6
[Symbol]	PICEA PUNGENS 'FASTIGIATA' FASTIGIATE COLORADO SPRUCE	6-7' HT.	8 & 8	2
[Symbol]	PINUS NIGRA 'ARNOLD SENTINEL' ARNOLD SENTINEL AUSTRIAN BLACK PINE	6-7' HT.	8 & 8	19
[Symbol]	PINUS SYLVESTRIS 'FASTIGIATA' ERECT SCOTCH PINE	6-7' HT.	8 & 8	2
[Symbol]	PRUNUS VIRGINIANA 'CANADA RED' CANADA RED CHOKECHERRY	2" CAL.	8 & 8	3
[Symbol]	PYRUS CALLERYANA 'CHANTICLEER' CHANTICLEER PEAR	2" CAL.	8 & 8	2
SHRUBS	BOTANICAL / COMMON NAME	SIZE		
[Symbol]	BERBERIS THUNBERGII 'CRIMSON PYGMY' CRIMSON PYGMY BARBERRY	2 GAL.		14
[Symbol]	BERBERIS THUNBERGII 'SUNJOY TANGEO' SUNJOY BARBERRY	2 GAL.		15
[Symbol]	CORNUS SERICEA 'KELSEY' KELSEY DOGWOOD	2 GAL.		33
[Symbol]	EUONYMUS FORTUNEI 'GOLDEN PRINCE' TM GOLDEN PRINCE EUONYMUS	2 GAL.		5
[Symbol]	PHYSOCARPUS OPULIFOLIUS 'DIABLO' DIABLO NINEBARK	2 GAL.		23
[Symbol]	PRUNUS X CISTENA PURPLE LEAF SAND CHERRY	2 GAL.		19
[Symbol]	RHUS AROMATICA 'GRO-LOW' GRO-LOW FRAGRANT SUMAC	2 GAL.		77
[Symbol]	ROSA X 'RADRAZZ' KNOCK OUT SHRUB ROSE	2 GAL.		57
[Symbol]	SPIRAEA X BUMALDA BUMALD SPIRAEA	2 GAL.		66
[Symbol]	SYRINGA X 'BLOOMERANG' LILAC	2 GAL.		3
[Symbol]	VIBURNUM DENTATUM 'ARROWWOOD' ARROWWOOD VIBURNUM	2 GAL.		5
ANNUAL/PERENNIALS	BOTANICAL / COMMON NAME	SIZE		
[Symbol]	EUPHORBIA POLYCHROMA 'BONFIRE' MULTICOLOR CUSHION SPURGE	1 GAL.		13
GRASSES	BOTANICAL / COMMON NAME	SIZE		
[Symbol]	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER' FEATHER REED GRASS	1 GAL.		103
GROUND COVERS	BOTANICAL / COMMON NAME	QTY		
[Symbol]	POA PRATENSIS 'IMPERIAL BLUE' IMPERIAL BLUE KENTUCKY BLUEGRASS	16,263 SF		



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775 NORTHGATE MILE,  
IDAHO FALLS, ID 83401

Project No.  
ID-2562-2007

Revisions:  


**BID SET**

Issue Date: 02/08/2022

Design by: JTS  
Drawn by: JTS  
Checked by: LTS

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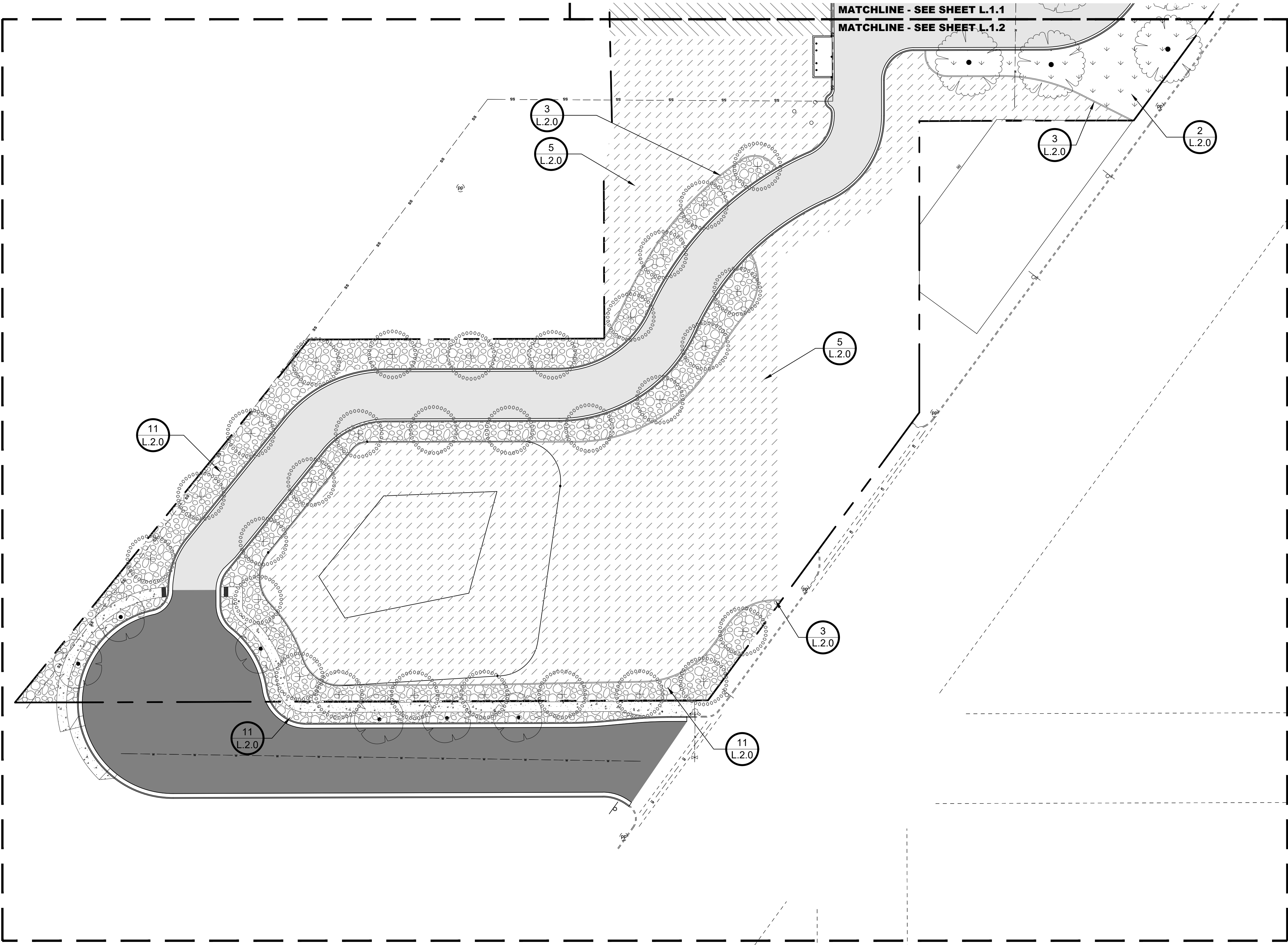
**LANDSCAPE PLAN  
NORTH**

**L.1.1**  
PAGE 22

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**HORROCKS  
ENGINEERS**









GENERAL LANDSCAPE NOTES


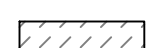
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PLANT SCHEDULE L.1.2

TREES	BOTANICAL / COMMON NAME	CONT	CAL	QTY
	GYMNOCALADUS DIOICA 'ESPRESSO' KENTUCKY COFFEETREE	2" CAL.	B&B	3
	KOELREUTERIA PANICULATA 'JFS-SUNLEAF' TM SUMMERBURST GOLDENRAIN TREE	B & B	2"	6
	MALUS X 'RADIANT' RADIANT CRAB APPLE	2" CAL.	B&B	29

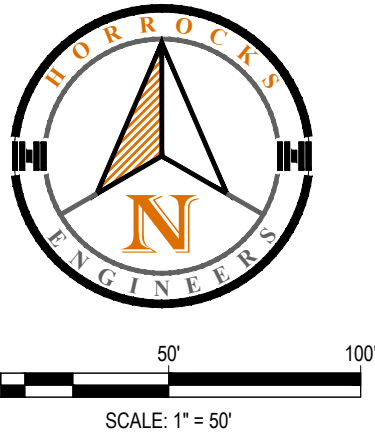
GROUND COVERS	BOTANICAL / COMMON NAME	QTY
	POA PRATENSIS 'IMPERIAL BLUE' IMPERIAL BLUE KENTUCKY BLUEGRASS	6,492 SF

REFERENCE NOTES SCHEDULE L.1.2

SYMBOL	DESCRIPTION	QTY
	4" DEPTH OF 1-2" DECORATIVE LANDSCAPE ROCK	194.62 CY
SYMBOL	DESCRIPTION	QTY
	HYDRO SEED NATIVE VEGETATION AREA	45,326 SF

OVERALL LANDSCAPING TABLE

**OVERALL SITE LANDSCAPING**  
SITE AREA = 329,829 SF  
TOTAL HARDSCAPE = 157,898 SF (48% OF SITE)  
PROPOSED BUILDINGS = 39,255 SF  
TOTAL LANDSCAPING = 132,676 SF (40.2% OF SITE)  
**\*(20% MINIMUM LANDSCAPING REQUIRED OF TOTAL SITE SF)**  
  
TOTAL INTERIOR PARKING = 33,494 SF  
TOTAL PROVIDED INTERIOR PARKING LANDSCAPE = 8583 SF **(25.6% OF PARKING SF)**  
**\*(10% MINIMUM PARKING REQUIRED)**



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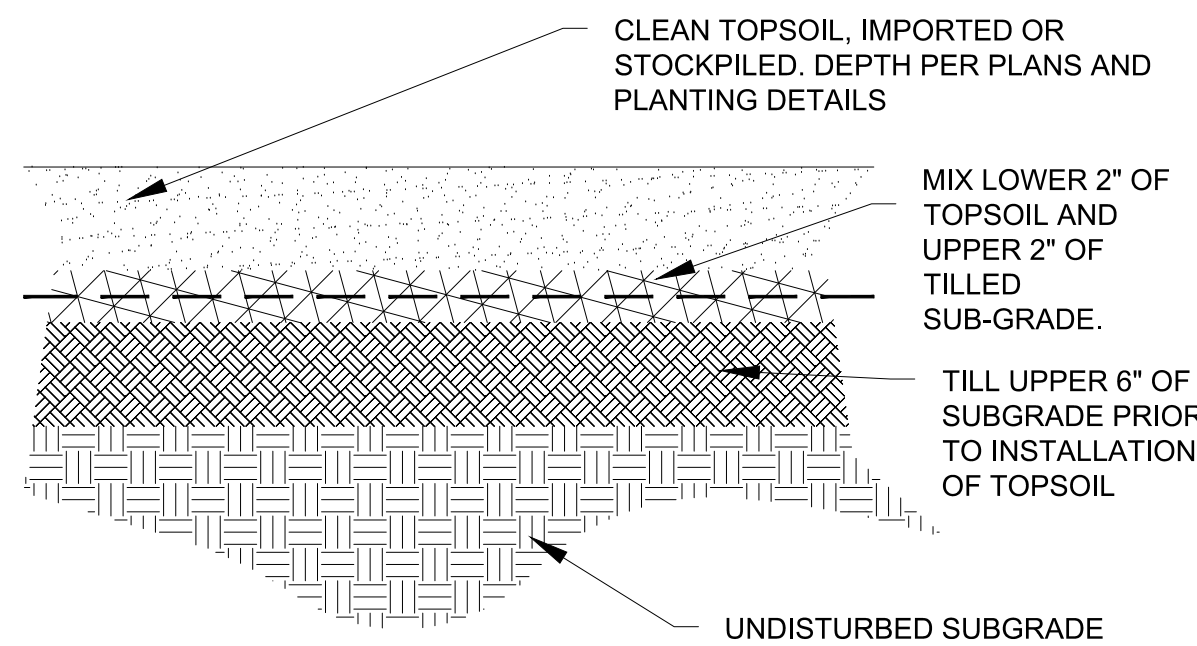
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LANDSCAPE PLAN  
SOUTH

L.1.2





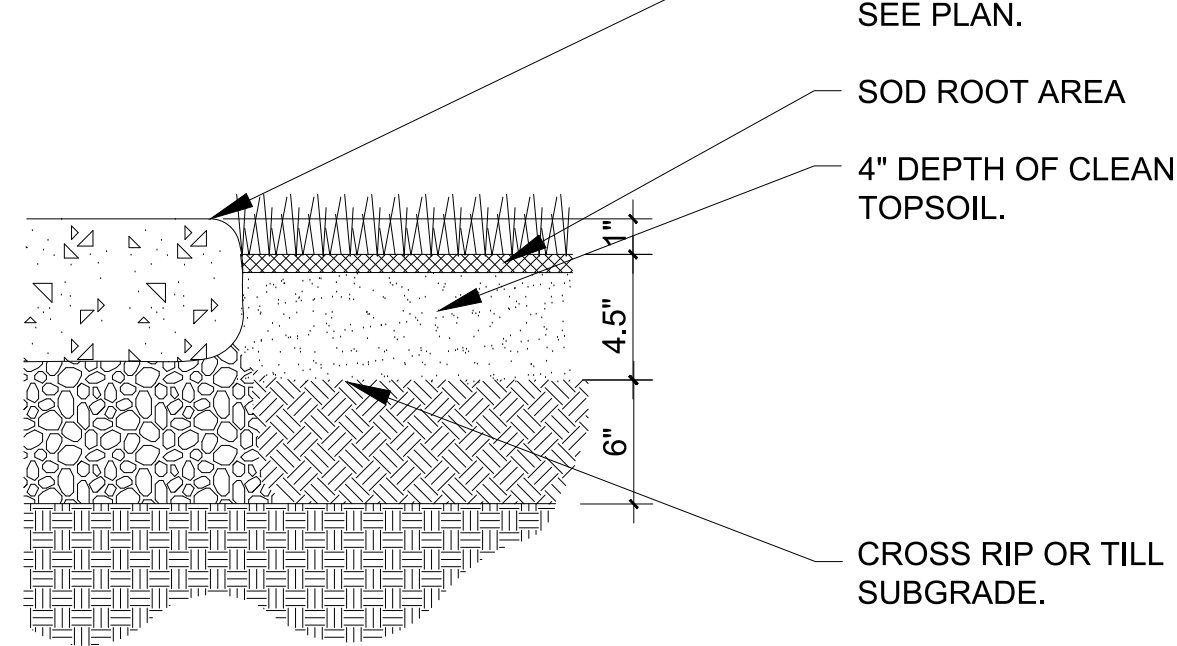
NOTES:

1. CONFIRM SUBBASE FINISH GRADE WITH CONTRACTOR PRIOR TO INSTALLATION OF TOPSOIL.
2. CONTRACTOR RESPONSIBLE TO LEAVE TOPSOIL FINISH GRADE AT THE CORRECT LEVEL TO ACCOMMODATE TURFGRASS OR MULCH AND STILL BE 1/2 - 1" BELOW ADJACENT HARDSCAPES.
3. CONTRACTOR RESPONSIBLE TO COMPACT AND ALLOW SETTLING OF TOPSOIL AND SUB-GRADE PRIOR TO PLANTING, SEEDING, OR LAYING OF TURF SOD.

1 TOPSOIL

NOT TO SCALE

P-CO-35



NOTES:

1. ROOT MAT THICKNESS WILL VARY ENSURE TOP OF ROOT MAT IS 1" BELOW TOP OF CURB, WALK, OR EDGING. ADJUST DEPTHS AND DIMENSIONS SHOWN AS NECESSARY.
2. SOD SHALL BE 100% KENTUCKY BLUEGRASS OR BIO GRASS BIO-NATIVE AS SPECIFIED ON PLANS.

2 TURF SOD

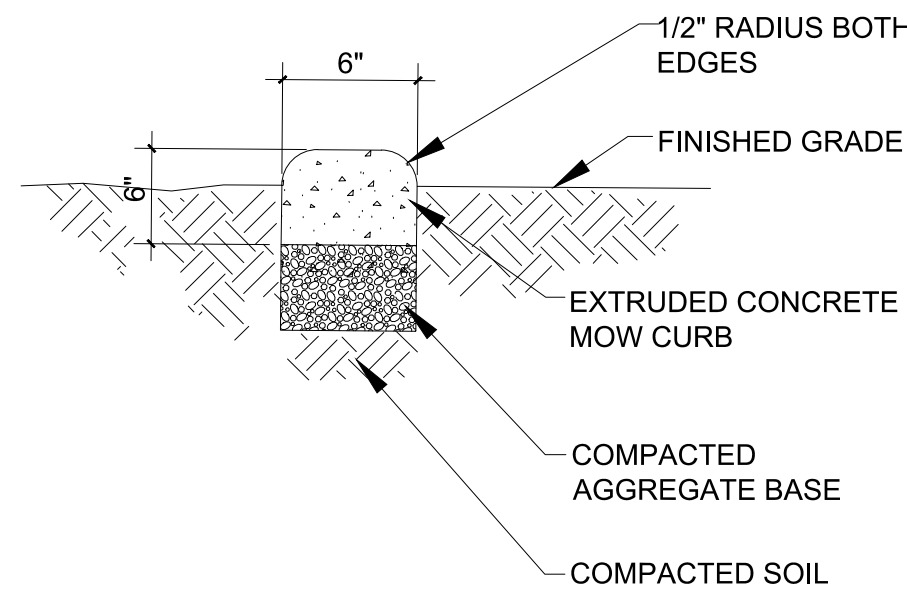
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P-CO-29

3 CONCRETE MOWCURB

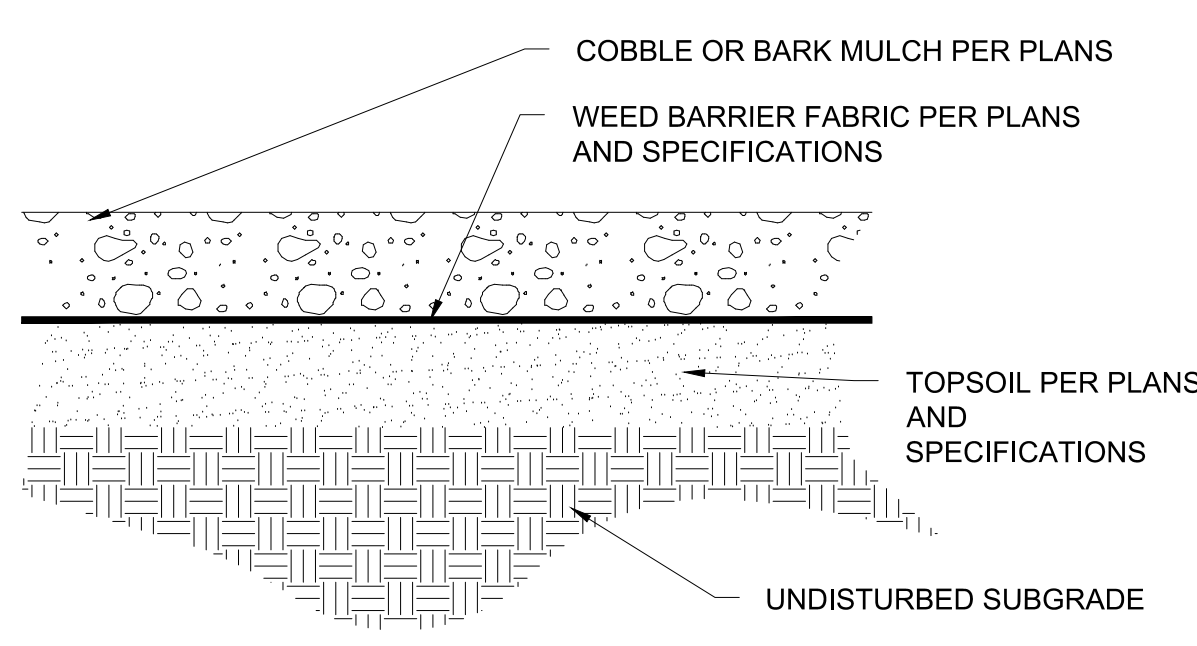
NOT TO SCALE

P-CO-31



NOTES:

1. EXCAVATE SHRUB PITS AS ROUND PLANTING HOLES.
2. LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE SHALL APPROVE PLANT MATERIAL HEALTH AND CONDITION PRIOR TO PLANTING.



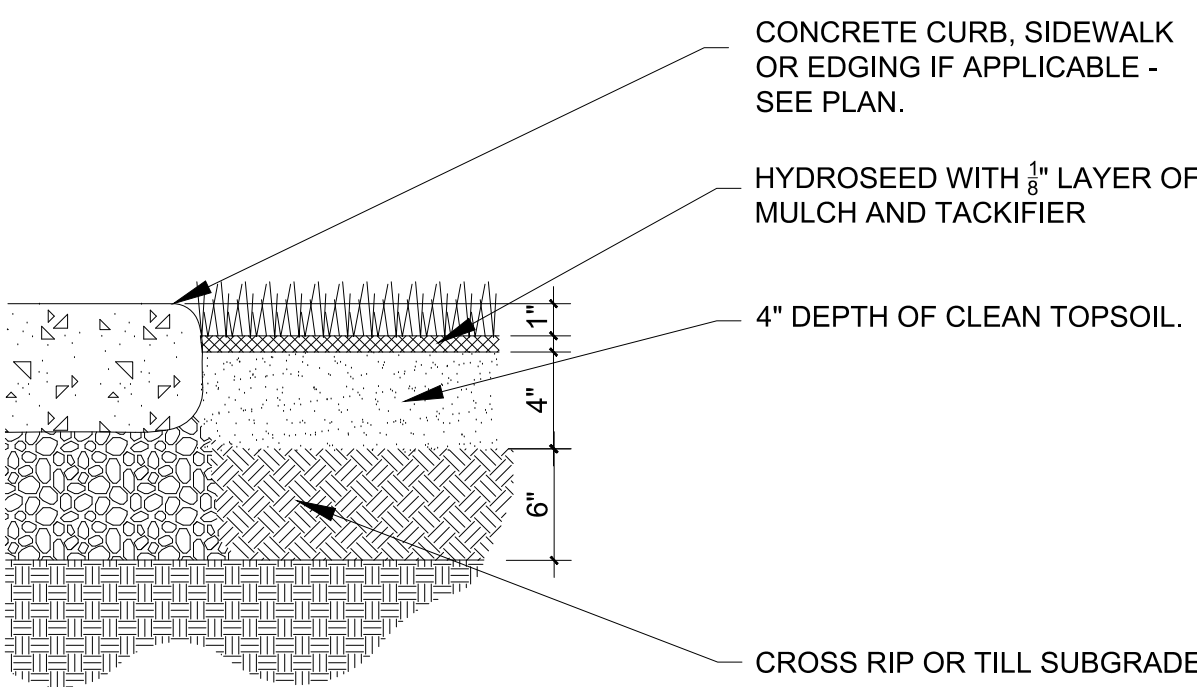
NOTES:

1. OVERLAP ALL WEED BARRIER SEAMS A MINIMUM OF 6".
2. INSTALL LANDSCAPE STAPLES EVERY 36" ON CENTER ALONG SEAMS.
3. CUT FABRIC AROUND ACCENT BOULDERS AS CLOSE TO THE EDGE OF THE BOULDER AS POSSIBLE.
4. CUT FABRIC IN AN "X" TO ALLOW INSTALLATION OF PLANT. FOLD BACK FLAPS UNDERNEATH THE FABRIC AND STAKE INTO PLACE. LEAVE ROOT BALL AREA UNCOVERED FOR AIR CIRCULATION TO ROOT MASS.

4 WEED BARRIER

NOT TO SCALE

P-CO-36



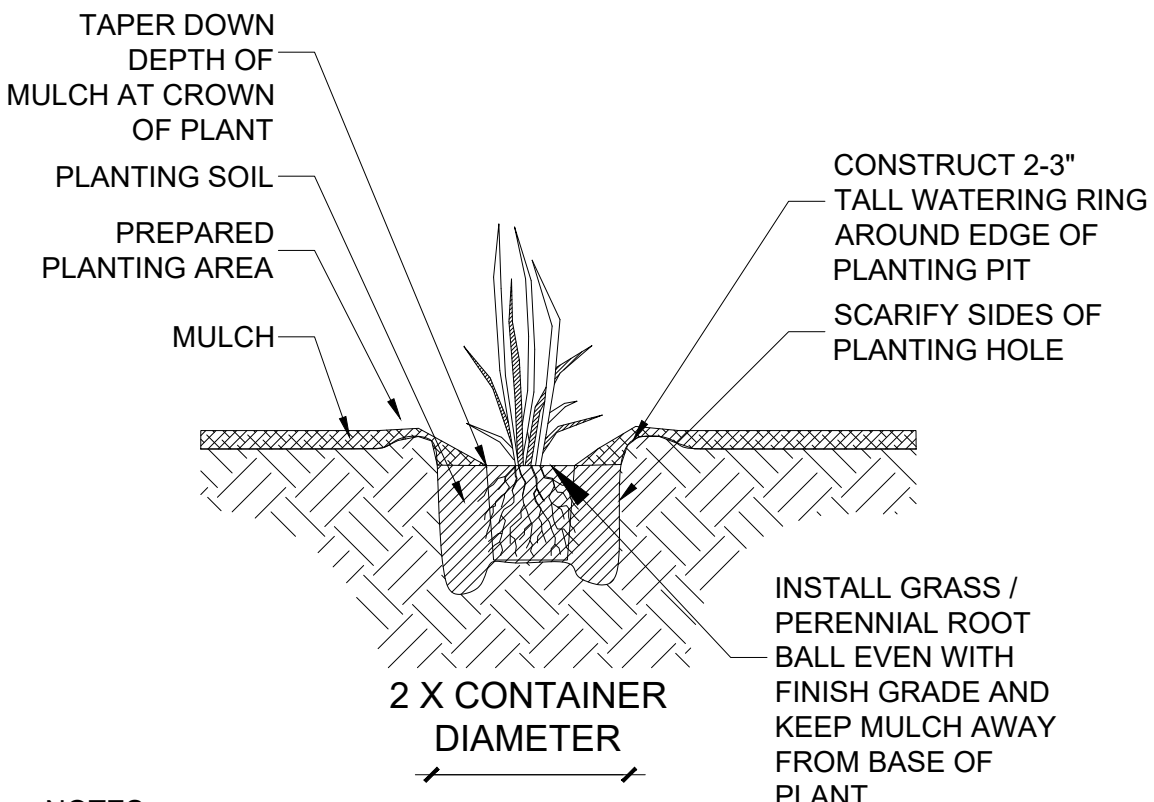
NOTES:

1. ENSURE FINISH GRADE IS 1" BELOW TOP OF CURB, WALK, OR EDGING.
2. SEED MIX SHALL BE PER PLANS.

5 HYDROSEED

NOT TO SCALE

P-CO-30



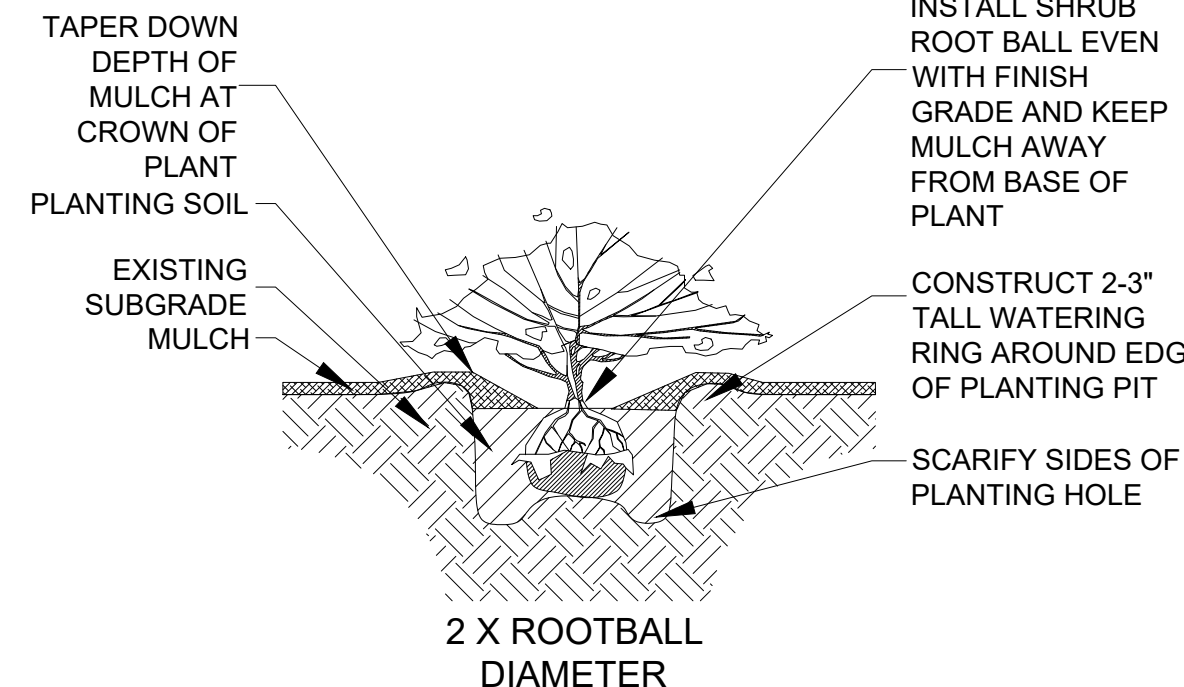
NOTES:

1. EXCAVATE ORNAMENTAL GRASS/PERENNIAL PITS AS ROUND HOLES.

6 ORNAMENTAL GRASS

NOT TO SCALE

P-CO-25



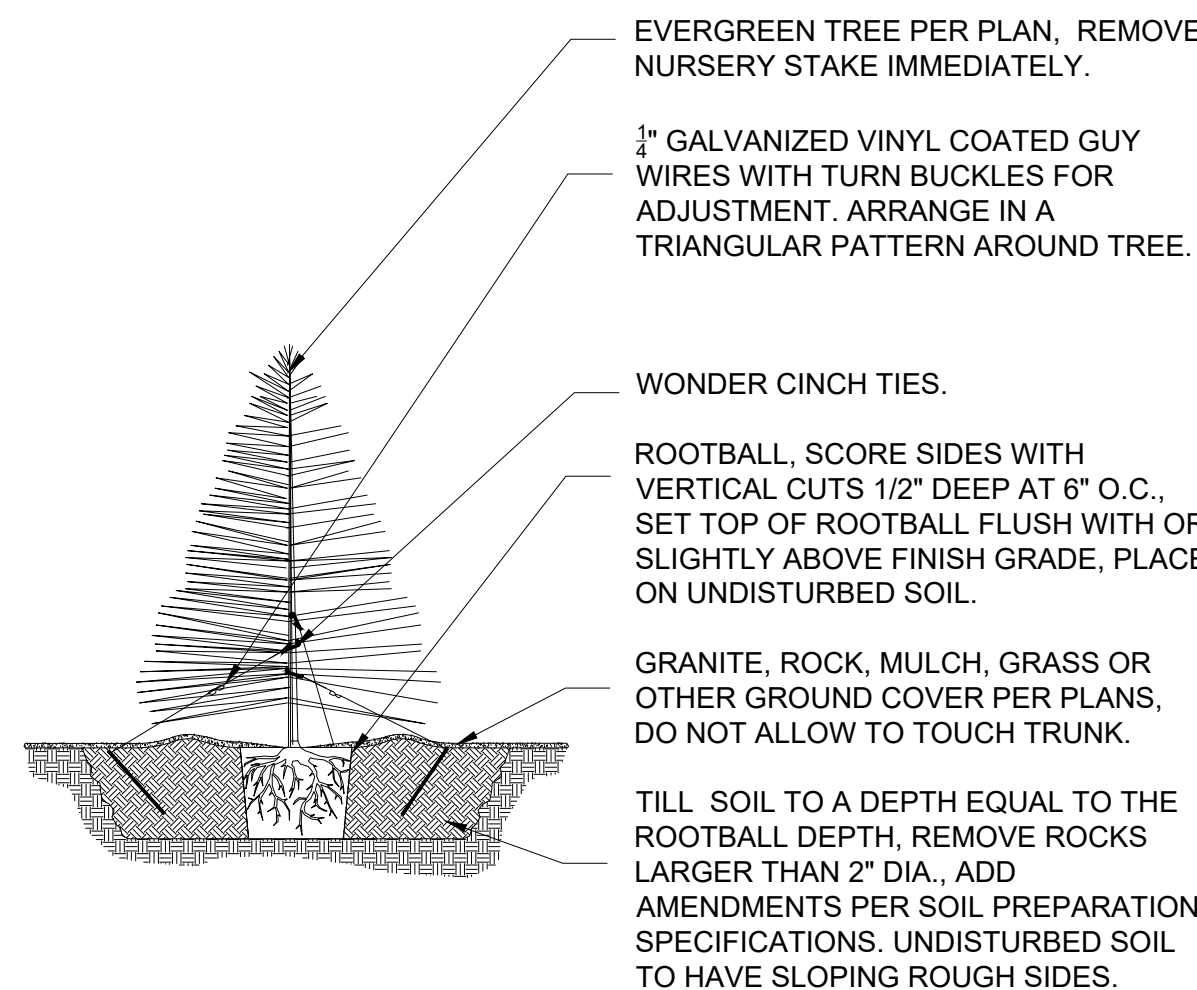
NOTES:

1. EXCAVATE SHRUB PITS AS ROUND PLANTING HOLES.
2. LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE SHALL APPROVE PLANT MATERIAL HEALTH AND CONDITION PRIOR TO PLANTING.

7 SHRUB AND PERENNIAL

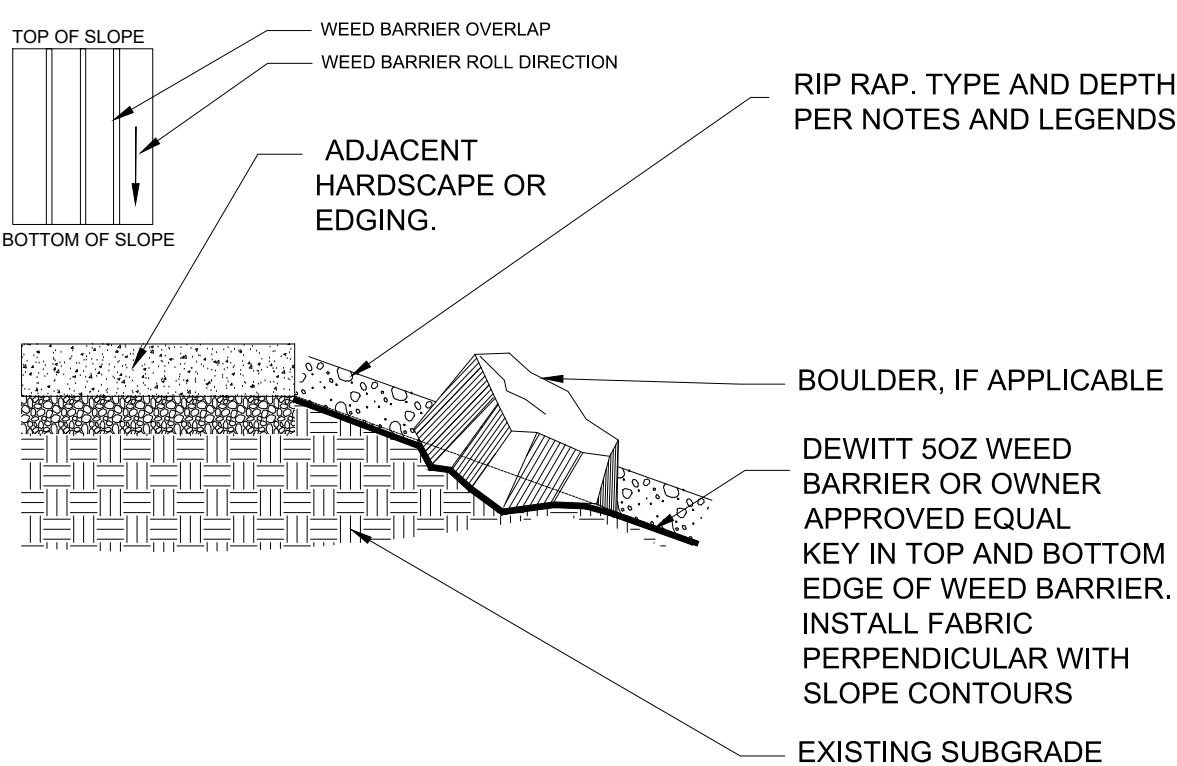
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P-CO-26



NOTES:

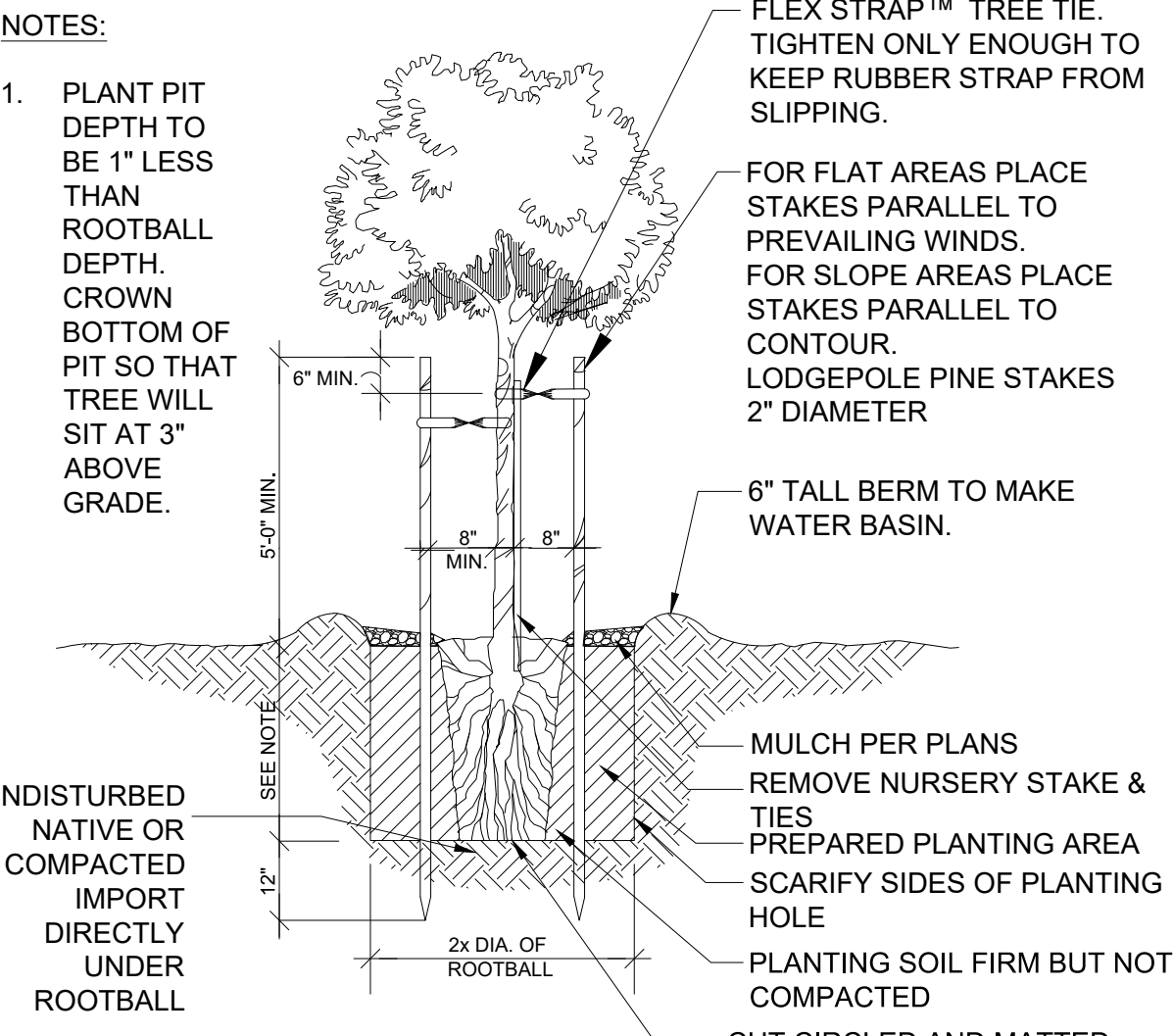
1. KEEP TOP OF RIP RAP 1/2" BELOW ADJACENT WALKS AND CURBS.
2. CONTRACTOR TO ENSURE THAT TOP OF WEED BARRIER FABRIC IS FREE OF SOILS AND DEBRIS PRIOR TO PLACING MULCH.
3. ROCK/STONE COLOR AND SIZE PER LEGEND AND SPECIFICATIONS.
4. OVERLAP ALL EDGES BY 6" MIN. STAKE ON 36" CENTERS ALONG ALL EDGES.



12 RIP RAP SLOPE PROTECTION

NOT TO SCALE

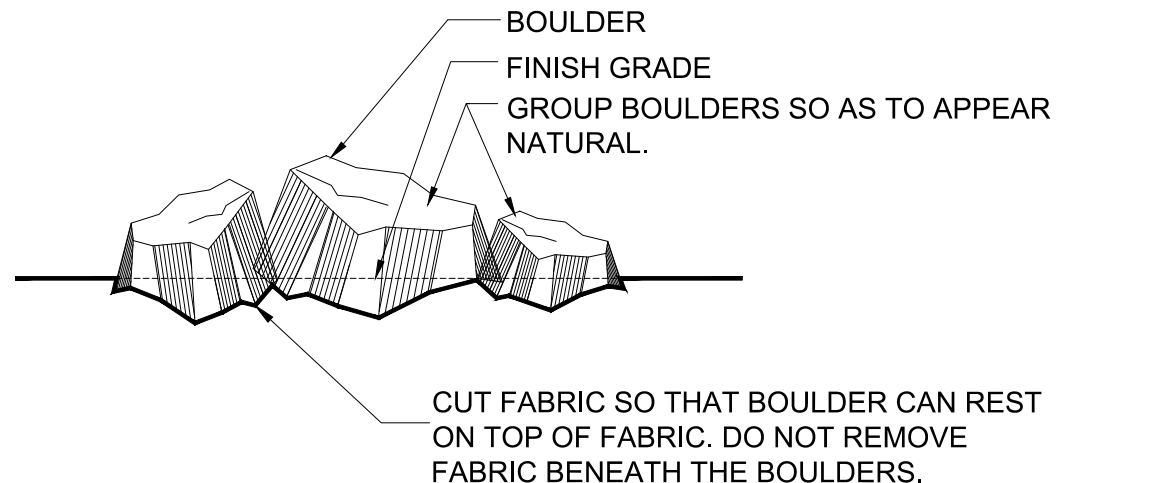
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9 DECIDUOUS TREE

NOT TO SCALE

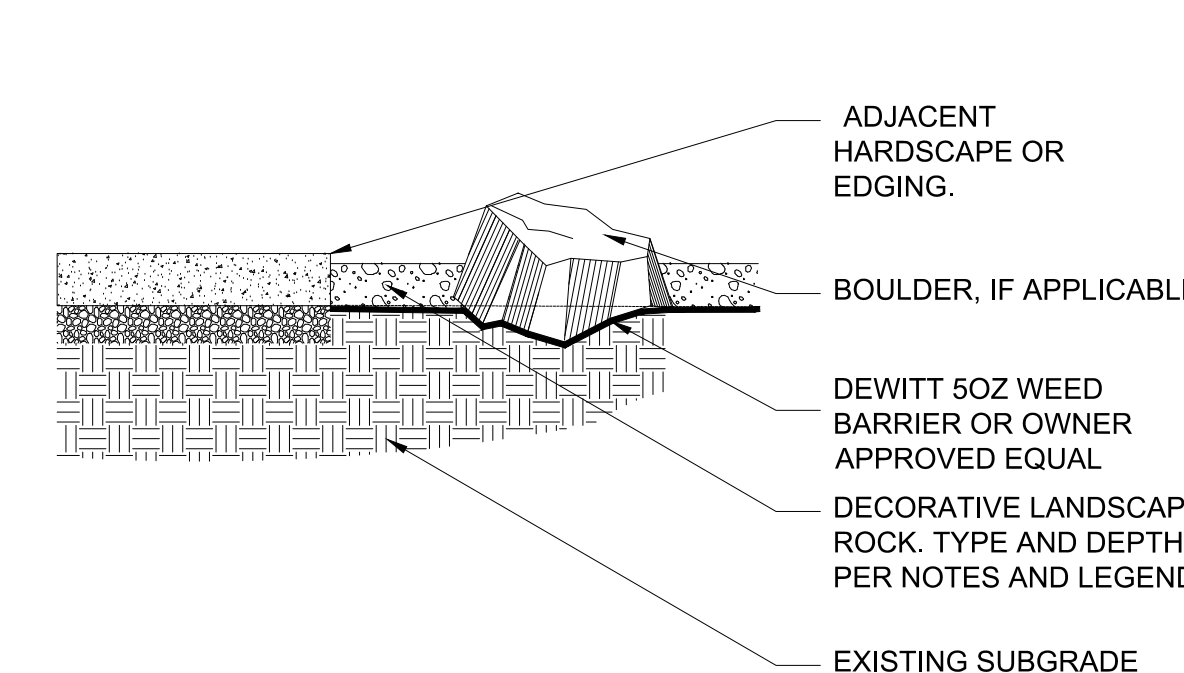
P-CO-27



10 ACCENT BOULDERS

NOT TO SCALE

P-CO-24



11 DECORATIVE LANDSCAPE ROCK

NOT TO SCALE

P-CO-22

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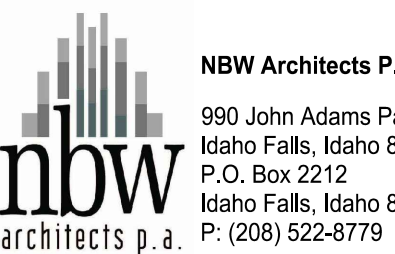
**HORROCKS**  
ENGINEERS



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Revisions:


**BID SET**

Issue Date: 02/08/2022

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Drawn by: JTS

Checked by: LTS

LANDSCAPE  
DETAILS

**L.2.0**

PAGE 24



## SITE WORK

### EXAMINATION

#### A. SITE VERIFICATION OF CONDITIONS

- 48 HOURS MINIMUM PRIOR TO PERFORMING ANY WORK ON SITE, CONTACT IDAHO DIGLINE OR OTHER LOGGALLY RECOGNIZED AND REPUTABLE UNDERGROUND UTILITY LOCATOR SERVICE COMPANY TO ARRANGE FOR UTILITY LOCATION SERVICES.
- POTHOLE TO VERIFY LOCATION OF EXISTING VARIOUS UNDERGROUND FACILITIES AT SUFFICIENT LOCATIONS TO ASSURE THAT NO CONFLICT WITH THE PROPOSED WORK EXISTS AND SUFFICIENT CLEARANCE IS AVAILABLE TO AVOID DAMAGE TO EXISTING FACILITIES.
- PERFORM POT-HOLING AT LEAST 10 WORKING DAYS IN ADVANCE OF PERFORMING ANY EXCAVATION OR UNDERGROUND WORK.
- UPON DISCOVERY OF CONFLICTS OR PROBLEMS WITH EXISTING FACILITIES, NOTIFY ARCHITECT BY PHONE OR FAX WITHIN 24 HOURS, FOLLOW TELEPHONE OR FAX NOTIFICATION WITH LETTER AND DIAGRAMS INDICATING CONFLICT OR PROBLEM AND SUFFICIENT MEASUREMENTS AND DETAILS TO EVALUATE PROBLEM.

#### B. PROTECTION

- AVOID SPILLAGE BY COVERING AND SECURING LOADS WHEN HAULING ON OR ADJACENT TO PUBLIC STREETS OR HIGHWAYS.
- REMOVE SPILLAGE AND SWEEP, WASH, OR OTHERWISE CLEAN PROJECT, STREETS, AND HIGHWAYS.
- DUST CONTROL:
  - TAKE PRECAUTIONS NECESSARY TO PREVENT DUST NUISANCE, BOTH ON-SITE AND ADJACENT TO PUBLIC AND PRIVATE PROPERTIES.
  - CORRECT OR REPAIR DAMAGE CAUSED BY DUST.
  - EROSION CONTROL:
    - TAKE PRECAUTIONS NECESSARY TO PREVENT EROSION AND TRANSPORTATION OF SOIL DOWNSTREAM, TO ADJACENT PROPERTIES, AND INTO ON-SITE OR OFF-SITE DRAINAGE SYSTEMS.
    - DEVELOP, INSTALL, AND MAINTAIN AN EROSION CONTROL PLAN IF REQUIRED BY LAW.
    - REPAIR AND CORRECT DAMAGE CAUSED BY EROSION.
- IF SPECIFIED PRECAUTIONS ARE NOT TAKEN OR CORRECTIONS AND REPAIRS MADE PROMPTLY, OWNER MAY TAKE SUCH STEPS AS MAY BE DEEMED NECESSARY AND DEDUCT COSTS OF SUCH FROM MONIES DUE TO CONTRACTOR. SUCH ACTION OR LACK OF ACTION ON OWNERS PART DOES NOT RELIEVE CONTRACTOR FROM RESPONSIBILITY FOR PROPER PROTECTION OF THE WORK.
- ADJUST EXISTING COVERS, BOXES, AND VAULTS TO GRADE.
- REPLACE BROKEN OR DAMAGED COVERS, BOXES AND VAULTS.
- INDEPENDENTLY CONFIRM SIZE, LOCATION, AND NUMBER OF COVERS, BOXES AND VAULTS WHICH REQUIRE ADJUSTMENT.

#### D. FIELD QUALITY CONTROL

- IF WORK HAS BEEN INTERRUPTED BY WEATHER, SCHEDULING, OR OTHER REASON, NOTIFY ARCHITECT 24 HOURS MINIMUM PRIOR TO INTENDED RESUMPTION OF GRADING OR COMPACTING.
- OWNER RESERVES THE RIGHT TO REQUIRE ADDITIONAL TESTING TO RE-ASSURE SUITABILITY OF COMPLETED WORK INCLUDING COMPACTING SOILS WHICH HAVE BEEN EXPOSED TO ADVERSE WEATHER CONDITIONS.

## LANDSCAPE FINISH GRADING

### SUMMARY

#### A. INCLUDES BUT NOT LIMITED TO

- PERFORM FINISH GRADING WORK REQUIRED TO PREPARE SITE FOR INSTALLATION OF LANDSCAPING AS DESCRIBED IN CONTRACT DOCUMENTS.

### MATERIALS

- IMPORTED TOPSOIL TO MEET THE FOLLOWING CRITERIA:
  - FERTILE, LOOSE, FRABLE SOIL MEETING FOLLOWING CRITERIA:
    - CHEMICAL CHARACTERISTICS:
      - ACIDITY/ALKALINITY RANGE - PH 6.5 TO 7.7
      - SOLUBLE SALTS - LESS THAN 2.0 MMOS/CM
      - SODIUM ABSORPTION RATIO (SAR) - LESS THAN 3.0
      - ORGANIC MATTER - GREATER THAN 0.0
    - PHYSICAL CHARACTERISTICS:
      - GRADATION AS DEFINED BY USDA TRIANGLE OF PHYSICAL CHARACTERISTICS AS MEASURED BY HYDROMETER:
        - SAND - 15 TO 60 PERCENT
        - SILT - 10 TO 60 PERCENT
        - CLAY - 5 TO 30 PERCENT
      - CLEAN AND FREE FROM TOXIC MINERALS AND CHEMICALS, NOXIOUS WEEDS, ROCKS LARGER THAN 1 1/2 INCH IN ANY DIMENSION, AND OTHER OBJECTIONABLE MATERIALS.
    - SOIL SHALL NOT CONTAIN MORE THAN 2 PERCENT OF PARTICLES MEASURING OVER 2.0 MM IN LARGEST SIZE.

### PREPARATION

- PRIOR TO GRADING, DIG OUT WEEDS FROM PLANTING AREAS BY THEIR ROOTS AND REMOVE FROM SITE. BEFORE PLACING TOP SOIL, IN LANDSCAPE AREAS, REMOVE ROCKS LARGER THAN 1 INCH IN SIZE AND FOREIGN MATTER SUCH AS BUILDING RUBBLE, WIRE, CANE, STICKS, CONCRETE, ETC.
- PRIOR TO PLACING TOPSOIL, REMOVE ANY IMPORTED BASE MATERIAL PRESENT IN PLANTING AREAS DOWN TO NATURAL SUBGRADE OR OTHER MATERIAL ACCEPTABLE TO ARCHITECT.

### PERFORMANCE

- SITE TOLERANCES:
  - TOTAL TOPSOIL DEPTH:
    - LAWN PLANTING AREAS - 4 INCHES MINIMUM
    - SHRUB & GROUNDCOVER PLANTING AREAS - 12 INCHES MINIMUM
  - THROUGHOUT ENTIRE SHRUB BED AREA
  - ELEVATION OF TOPSOIL RELATIVE TO WALKS, CURBS OR OTHER PAVEMENTS BEFORE PLANTING AND AFTER ADDITION OF SOIL AMENDMENTS:
    - SOODED LAWN AREAS - 2 INCHES BELOW
    - SHRUB & GROUNDCOVER AREAS - 2 INCHES BELOW
- DO NOT EXPOSE OR DAMAGE EXISTING SHRUB OR TREE ROOTS.
- DISTRIBUTE IMPORTED TOPSOIL REQUIRED TO BRING SURFACE TO SPECIFIED ELEVATION RELATIVE TO WALK OR CURB.
- SLOPE GRADE AWAY FROM BUILDING FOR 12 FEET MINIMUM FROM WALLS AT SLOPE OF 1/4 INCH PER FT MINIMUM UNLESS OTHERWISE NOTED. HIGH POINT OF FINISH GRADE AT BUILDING FOUNDATION SHALL BE 8 INCHES MINIMUM BELOW FINISH FLOOR LEVEL. DIRECT SURFACE DRAINAGE IN MANNER INDICATED ON DRAWINGS BY MOLDING SURFACE TO FACILITATE MATERIAL RUN OFF OF WATER. FILL LOW SPOTS AND POCKETS WITH TOP SOIL AND GRADE TO DRAIN PROPERLY.

## IRRIGATION SYSTEMS

### SUMMARY

- THIS SECTION INCLUDES PIPING, VALVES, SPRINKLERS, LAWN SPRINKLER SPECIALTIES, CONTROLS, AND WIRING.

### SYSTEM DESCRIPTION

- PROVIDE UNDERGROUND IRRIGATION SYSTEM DESIGN AND INSTALLATION AS REQUIRED FOR ALL LANDSCAPING. DESIGN SYSTEM AS REQUIRED TO ACHIEVE FULL, EVEN COVERAGE WITHOUT SPRAYING ONTO BUILDINGS, SIDEWALKS, FENCES, ETC.
- CONTRACTOR SHALL VERIFY AVAILABLE PRESSURE (PSI) AND FLOW (GPM).

### DEFINITION

- CIRCUIT PIPING: DOWNSTREAM FROM CONTROL VALVES TO SPRINKLERS, SPECIALTIES, AND DRAIN VALVES. PIPING IS UNDER PRESSURE DURING FLOW.
- DRAIN PIPING: DOWNSTREAM FROM CIRCUIT-PIPING DRAIN VALVES. PIPING IS NOT UNDER PRESSURE.
- IRRIGATION MAIN PIPING: DOWNSTREAM FROM POINT OF CONNECTION TO WATER DISTRIBUTION PIPING TO INCLUDING CONTROL VALVES PIPING IS UNDER WATER DISTRIBUTION SYSTEM PRESSURE.

### SYSTEM PERFORMANCE REQUIREMENTS

- MINIMUM WATER COVERAGE: 100 PERCENT OF TURF AND PANTING AREAS.
- LOCATION OF SPRINKLERS AND SPECIALTIES: DESIGN LOCATION WILL BE APPROXIMATE. MAKE MINOR ADJUSTMENTS NECESSARY TO AVOID PLANTINGS AND OBSTRUCTIONS SUCH AS SIGNS AND LIGHT STANDARDS.
- MINIMUM WORKING PRESSURES: THE FOLLOWING ARE MINIMUM PRESSURE REQUIREMENTS FOR PIPING, VALVES, AND SPECIALTIES, UNLESS OTHERWISE INDICATED:
  - IRRIGATION MAIN PIPING: 200 PSIG 1380 KPA.
  - CIRCUIT PIPING: 150 PSIG 1035 KPA.
  - DRAIN PIPING: PSIG 680 KPA.

### GUARANTEE

- SUBMIT 1-YEAR WRITTEN GUARANTEE SIGNED BY UNDERGROUND SPRINKLER CONTRACTOR, AGREEING TO REPAIR OR REPLACE ALL DEFECTS IN MATERIAL, EQUIPMENT AND WORKMANSHIP.
- GUARANTEE SHALL ALSO COVER REPAIR OF DAMAGE TO ANY PART OF THE PREMISES RESULTING FROM LEAKS OR OTHER DEFECTS IN MATERIAL, EQUIPMENT AND WORKMANSHIP TO THE SATISFACTION OF THE OWNER. REPAIRS, IF REQUIRED, SHALL BE DONE PROMPTLY AT NO COST TO THE OWNER.

### SUBMITTALS

- PRODUCT DATA: INCLUDE PRESSURE RATING, RATED CAPACITY, SETTINGS, AND ELECTRICAL DATA OF SELECTED MODELS FOR THE FOLLOWING:
  - VALVES: INCLUDE ABOVEGROUND AND UNDERGROUND; GENERAL-DUTY, MANUAL AND AUTOMATIC CONTROL, AND QUICK-COUPLER TYPES.
  - VALVE BOXES.
  - SPRINKLERS.
  - SPECIALTIES.
  - CONTROLLERS: INCLUDE WIRING DIAGRAMS.
- SHOP DRAWINGS: COMPLETE IRRIGATION DESIGN. SHOW IRRIGATION PIPING, INCLUDING PLAN LAYOUT AND LOCATIONS, TYPES SIZES CAPACITIES, AND FLOW CHARACTERISTICS OF PIPING AND PIPE COMPONENTS, VALVES, SPRINKLERS, ROTATORS AND DRIP SYSTEMS, LIGHTING PROTECTION, ACCESSORIES SUCH AS AIR RELIEF VALVE, DRAINS ETC AND IRRIGATION CONTROLLER(S) AND CONTROLLER WIRING. SHOW AREAS OF SPRINKLER SPRAY AND OVERSPRAY.
- COORDINATION DRAWINGS: SHOW PIPING AND MAJOR SYSTEM COMPONENTS, INDICATE INTERFACE AND SPATIAL RELATIONSHIP BETWEEN PIPING, SYSTEM COMPONENTS, ADJACENT UTILITIES, AND PROXIMATE STRUCTURES.
- MAINTENANCE DATA: TO INCLUDE IN MAINTENANCE MANUALS SPECIFIED IN DIVISION 1. INCLUDE DATA FOR THE FOLLOWING:
  - SUBMIT THREE (3) COPIES OF TYPEWRITTEN INSTRUCTIONS, BOUND IN SUITABLE SIZED RING BINDERS, RECOMMENDING PROCEDURES TO BE ESTABLISHED BY THE OWNER FOR THE MAINTENANCE OF THE SYSTEM FROM YEAR TO YEAR. THIS SHALL INCLUDE COMPLETE INSTRUCTIONS FOR SYSTEM OPERATION AND MAINTENANCE INCLUDING WINTERIZING AND COMPLETE INSTRUCTIONS ON HOW TO DRAIN ENTIRE BACKFLOW PREVENTER TO PREVENT FREEZING. SUBMIT MANUALS WITH RECORD DRAWINGS. THE MANUAL SHALL ALSO CONTAIN:
    - IDENTIFICATION READABLE FROM THE OUTSIDE OF THE COVER STATING BY WHOM THE INFORMATION WAS COMPILED.
    - NEATLY TYPEWRITTEN INDEX NEAR THE FRONT OF THE MANUAL, FURNISHING IMMEDIATE INFORMATION AS TO THE LOCATION IN THE MANUAL OF ALL EMERGENCY DATA REGARDING THE INSTALLATION.
    - COMPLETE NOMENCLATURE OF ALL REPLACEABLE PARTS, THEIR PART NUMBERS, CURRENT COST, AND NAME AND ADDRESS OF THE NEAREST VENDOR OF REPLACEMENT PARTS.
    - COMPLETE OUTLINE OF FUTURE WATERING SCHEDULES AND WHEN THEY SHOULD BE CHANGED FROM THE INITIAL INSTALLATION SCHEDULE. THE INITIAL SCHEDULE IS CALCULATED FOR A WATERING RATE TO ESTABLISH NEW LAWN.
    - COPY OF ALL GUARANTEES AND WARRANTIES ISSUED ON THE INSTALLATION, SHOWING ALL DATES OF EXPIRATION.

### E. RECORD DRAWINGS:

- AS INSTALLATION OCCURS, PREPARE ACCURATE RECORD DRAWING TO BE SUBMITTED PRIOR TO FINAL INSPECTION, INCLUDING:
  - DETAIL AND DIMENSION CHANGES MADE DURING CONSTRUCTION.
  - SIGNIFICANT DETAILS AND DIMENSIONS NOT SHOWN IN THE APPROVED CONTRACT DOCUMENTS.
  - FIELD DIMENSIONED LOCATIONS OF VALVE BOXES, MANUAL DRAINS, AUTOMATIC DRAIN VALVES, QUICK-COUPLER VALVES, CONTROL WIRE RUNS NOT IN MAINLINE DITCH, AND BOTH ENDS OF SLEEVES.
  - TAKE DIMENSIONS FROM PERMANENT CONSTRUCTED SURFACES OR EDGES LOCATED AT OR ABOVE FINISH GRADE.
  - TAKE AND RECORD DIMENSIONS AT TIME OF INSTALLATION.
- THE RECORD DRAWINGS SHALL BE PROVIDED ELECTRONICALLY IN AUTOCAD (OR IN SOFTWARE COMPATIBLE WITH AUTOCAD) AND ON REPRODUCIBLE MATERIAL (I.E., SEPIA).
- PROVIDE REDUCED COPY OF RECORD DRAWING AT HALF-SIZE WITH COLOR KEY CIRCUITS, AND LAMINATE BOTH SIDES WITH 5 MIL THICK OR HEAVIER PLASTIC. MOUNT ON 1/8 INCH PLYWOOD BOARD. DRILL TWO 1/2-INCH HOLES AT TOP OF BOARD AND HANG ON HOOKS IN ELECTRICAL ROOM OR AS DIRECTED BY ARCHITECT OR OWNER.

## QUALITY ASSURANCE

- PRODUCT OPTIONS: DRAWINGS SHALL INDICATE SIZE, PROFILES, AND DIMENSIONAL REQUIREMENTS OF IRRIGATION PIPING AND COMPONENTS BASED ON SPECIFIC TYPES AND MODELS INDICATED.
- WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH LATEST RULES AND REGULATIONS, AND OTHER APPLICABLE STATE OR LOCAL LAWS. NOTHING IN APPROVED CONTRACT DOCUMENTS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.
- PRE-INSTALLATION MEETING: SCHEDULE MEETING AFTER EXCAVATION OF TRENCHES AND INSTALLATION OF SLEEVES, BUT PRIOR TO INSTALLATION OF PIPE.

## PROJECT CONDITIONS

- INVESTIGATE AND DETERMINE AVAILABLE WATER SUPPLY, WATER PRESSURE, WATER QUALITY AND FLOW CHARACTERISTICS. REPORT ANY DISCREPANCIES FROM DESIGN TO ARCHITECT.
- MAINTAIN UNINTERRUPTED WATER SERVICE TO BUILDING DURING NORMAL WORKING HOURS. ARRANGE FOR TEMPORARY WATER SHUTOFF WITH OWNER.
- COORDINATE IRRIGATION PIPING WITH UTILITY WORK.

## EXTRA MATERIALS

- FURNISH EXTRA MATERIALS DESCRIBED BELOW THAT MATCH PRODUCTS INSTALLED AND THAT ARE PACKAGED WITH PROTECTIVE COVERING FOR STORAGE AND DELIVERED WITH LABELS DESCRIBING CONTENTS. DELIVER EXTRA MATERIALS TO OWNER.
  - TWO VALVE BOX COVER KEYS.
  - TWO QUICK COUPLER KEYS WITH BRASS HOSE SWIVEL.
  - TWO MANUAL DRAIN VALVE KEYS.
  - TWO SETS OF SPRINKLER WRENCHES FOR ADJUSTING, CLEANING OR DISASSEMBLY OF EACH TYPE OF SPRINKLER.
  - TWO OF ANY OTHER TOOLS REQUIRED FOR ANY OTHER EQUIPMENT.

## MATERIALS

### A. BACKFILL MATERIAL

- BACKFILL MATERIAL SHALL CONSIST OF SAND, NATIVE MATERIAL OR TOPSOIL WITH NO ROCKS LARGER THAN 1/2 INCH IN ANY DIMENSION. ARCHITECT SHALL APPROVE ON-SITE MATERIAL FOR BACKFILL OPERATION.
- IMPORTED BACKFILL MATERIAL, AS REQUIRED, SHALL BE CLEAN SOIL, FREE FROM ORGANIC MATERIAL, TRASH, DEBRIS, RUBBISH, BROKEN CEMENT, ASPHALT MATERIAL, OR OTHER OBJECTIONABLE SUBSTANCES AND APPROVED BY THE ARCHITECT.

### B. DRAINAGE FILL MATERIAL

- WASHED, EVENLY GRADED MIXTURE OF CRUSHED STONE, OR CRUSHED OR UNCRUSHED GRAVEL WITH 100% PASSING A 1-1/2" SIEVE AND NOT MORE THAN 5% PASSING A NO. 4 SIEVE.

## COMPONENTS

### A. PIPE AND FITTINGS:

- PIPE SHALL BE CONTINUOUSLY AND PERMANENTLY MARKED WITH MANUFACTURERS NAME, SIZE, SCHEDULE, TYPE AND WORKING PRESSURE.
- ALL IRRIGATION PIPING SHALL BE SCHEDULE 40 PVC FOR PIPES 2" THROUGH 3" AND CLASS 200 FOR PIPE SIZES 4" AND LARGER OR APPROVED EQUAL PIPE.
- MAINLINE SHALL HAVE PVC SCHEDULE 40 FITTING FOR PIPE SIZES 1/2" THROUGH 1 1/2". PVC SCHEDULE 80 FOR PIPE SIZES 2" THROUGH 3" AND PUSH ON DUCTILE OR MECHANICAL CAST IRON FITTINGS ON PVC MAINLINE FITTING 4" AND LARGER.
- REMOTE CONTROL VALVE CONNECTION TO MAINLINE SHALL BE PVC SST TEE. EPOXY COATED DOUBLE STRAP SADDLE, M.J. TEE, OR HARDCO DUCTILE IRON SERVICE TEES.
- SLEEVES:
  - SLEEVES DIAMETER SHALL BE TWO TIMES LARGER THAN PIPE THAT IS TO BE INSTALLED IN SLEEVE. SLEEVES UNDER 4" DIAMETER SHALL BE PVC SCHEDULE 40. SLEEVES 4" AND LARGER SHALL BE CLASS 200 PVC SEWER PIPE.
  - WIRE SLEEVES SHALL BE PVC PIPE OR ELECTRICAL TUBING. WIRE SLEEVES SHALL BE 2" UP TO 40 WIRES AND 2 1/2 INCH FOR 41 TO 56 WIRES AND 3" FOR 57 TO 88 WIRES.

### C. SPRINKLER HEADS:

- SPRAY HEADS: HUNTER MP ROTATOR OR MP ROTATOR SR SERIES FOR ALL SPRAY SPRINKLER HEADS OR APPROVED EQUAL.

### D. SPRINKLER RISERS:

- QUICK COUPLING VALVES SHALL HAVE AN ADJUSTABLE RISER, THREE ELL SWING JOINT ASSEMBLY, UNLESS DETAILED OTHERWISE ON THE DRAWINGS. THESE SWING JOINT FITTINGS SHALL BE SCHEDULE 80 GRAY PVC FOR NIPPLES AND ELBOWS UNLESS OTHERWISE APPROVED. HORIZONTAL NIPPLE PARALLEL TO SIDE OF LATERAL LINE SHALL BE 8 INCHES LONG MINIMUM. ALL OTHER NIPPLES ON SWING JOINT RISERS SHALL BE OF LENGTH REQUIRED FOR PROPER INSTALLATION OF QUICK COUPLING VALVE.
- STATIONARY SPRAY POP-UP SPRINKLER HEADS, SHRUB SPRAY HEADS, STATIONARY SPRAY SPRINKLER HEADS AND ROTORS HEADS SHALL HAVE RISERS MADE UP ONE OF THE FOLLOWING WAYS:
  - RISERS FOR IRRIGATION SPRAY HEADS WITH INLET SIZE OF 1 INCH SHALL BE SWING PIPE 14 INCHES LONG MINIMUM AND 24 INCHES MAXIMUM. SWING PIPE WITH SPIRAL BARB FITTINGS AND STREET ELBOWS SHALL BE ASSEMBLED ACCORDING TO PAN DETAILS. EQUAL AS APPROVED BY ARCHITECT BEFORE BIDDING.
  - RISER FOR IRRIGATION ROTOR HEADS WITH 1 TO 1 INCH INLETS SHALL HAVE A SWING JOINT ASSEMBLY. INSTALL ACCORDING TO DETAILS ON DRAWINGS.

### E. VALVES:

- HOSE BIBS: 3/4 ANGLE TYPE HOSE BIB. INSTALL ON MAIN LINE IN VALVE BOXES ON THREE-ELL SWING JOINT ASSEMBLY.
- CONTROL VALVES: HUNTER PGV-151 VALVES.
- MANUAL DRAIN VALVES: NIBCO BRASS BALL GASK COCK WITH TEFLON SEAT OR APPROVED EQUAL. BRASS BALL VALVE SHALL BE "T" HANDLE ON MAIN LINES AND SHALL BE IN VALVE BOXES ON LATERAL LINES.
- AUTOMATIC DRAIN VALVES: KING DRAIN OR APPROVED EQUAL.
- ISOLATION VALVES: APOLLO INTERNATIONAL, FULL PORT BRASS BALL VALVE OR APPROVED EQUAL AS SHOWN ON DRAWINGS.

### F. DRIP IRRIGATION:

- DRIP IRRIGATION VALVES: HUNTER IZC 1/2 LF OR APPROVED EQUAL.
- DRIP TUBING SHALL BE:
  - HUNTER HDL-36-12CV
- DRIP TUBING FITTINGS SHALL BE:
  - HUNTER "HOLDLOC" FITTINGS.
- DRIP LINE TIE DOWNING STAKE SHALL BE BENT 12 GAUGE GALVANIZED STEEL STAPLE OR APPROVED EQUAL.

### H. EXPANSION CURLS:

- EXPANSION CURLS SHALL BE PROVIDED WITHIN THREE (3) FEET OF EACH WIRE CONNECTION TO SOLENOID AND AT LEAST EVERY THREE HUNDRED (300) FEET IN LENGTH. EXPANSION CURLS ARE FORMED BY WRAPPING AT LEAST 3 TURNS OF WIRE AROUND A ROD OR PIPE 1" OR MORE IN DIAMETER, THEN WITHDRAWING THE ROD.

### I. VALVE BOXES:

- FOR MANUAL DRAIN BALL VALVE: 12" DIAMETER VALVE BOX WITH APPROPRIATE LID. LARGER SIZE OR SQUARE IF REQUIRED FOR ACCESS TO VALVE HANDLES.
- FOR CIRCUIT AND ISOLATION VALVES: CARSON JUMBO BOX OR APPROVED EQUAL.
- VALVE BOX SUPPORTS: STANDARD SIZE FIRED CLAY PAVING BRICKS WITHOUT HOLES.

### J. AUTOMATIC CONTROLLER:

- AUTOMATIC CONTROLLER: HUNTER HIC INCLUDING PROGRAMS AND CONNECTIONS REQUIRED FOR OPERATION.
- INCLUDE ANY WIRING, COMMUNICATION LINKS, AND COMPUTER PROGRAMS TO MAKE WEATHER STATION AND CONTROLLER OPERATIONAL.

- BACKFLOW PREVENTER: WILKINS 375 REDUCED-PRESSURE BACKFLOW ASSEMBLY OR APPROVED EQUAL.
- SUBMIT OTHER COMPONENTS RECOMMENDED BY MANUFACTURER FOR ARCHITECTS REVIEW AND ACCEPTANCE PRIOR TO INSTALLATION.
- PROVIDE COMPONENTS NECESSARY TO COMPLETE AND MAKE SYSTEM OPERATIONAL.

### L. CONTROLLER:

- CONTROLLER SHALL BE HUNTER HCC HYDRAMATIC ENABLED MODEL WITH SUFFICIENT STATIONS TO ACCOMMODATE LAYOUT AND PROVIDE 5 ADDITIONAL STATIONS FOR FUTURE USE.
- OTHER COMPONENTS:
  - SUBMIT OTHER COMPONENTS RECOMMENDED BY MANUFACTURER FOR ARCHITECTS REVIEW AND ACCEPTANCE PRIOR TO INSTALLATION.
  - PROVIDE COMPONENTS NECESSARY TO COMPLETE AND MAKE SYSTEM OPERATIONAL.
  - IF REQUIRED, PROVIDE PRESSURE BOOSTER PUMP AND ALL ASSOCIATED EQUIPMENT AS REQUIRED TO MAKE PUMP OPERATIONAL.

## MIXES

### A. CONCRETE FOR THRUST BLOCKS:

- ONE CU. FT. CEMENT, 2 CU. FT. SAND, 4 CU. FT. GRAVEL, AND 5 GALLONS MINIMUM TO 6 GALLONS MAXIMUM WATER.
- MIX THOROUGHLY BEFORE PLACING.

## EXAMINATION

- SITE VERIFICATION OF CONDITIONS: PERFORM PRESSURE TEST AT STUB-OUT ON MAIN WATER LINE PROVIDED FOR IRRIGATION SYSTEM, OR AT NEAR-BY FIRE HYDRANT.

## PREPARATION

- DURING CONSTRUCTION AND STORAGE, PROTECT MATERIALS FROM DAMAGE AND PROLONGED EXPOSURE TO SUNLIGHT.
- WORK DAMAGED DURING COURSE OF WORK OF THIS SECTION SHALL BE REPLACED OR REPAIRED AT NO ADDITIONAL COST TO OWNER. IF DAMAGED WORK IS NEW, REPAIR OR REPLACEMENT SHALL BE PERFORMED BY INSTALLER OR ORIGINAL WORK.
- ALL LATERAL LINES SHALL RUN AS IS POSSIBLE WITHIN PLANTING AREAS AND AVOID CONFLICT WITH THE LOCATION OF PLANT MATERIALS. WHERE TRENCHING IS REQUIRED IN PROXIMITY TO PLANT MATERIALS CARE SHALL BE TAKEN TO AVOID DAMAGE TO ROOTS. DO NOT CUT EXISTING TREE ROOTS MEASURING OVER 2 INCHES IN DIAMETER.

## INSTALLATION

### A. TRENCHING AND BACKFILLING

- PULLING OF PIPE IS NOT PERMITTED.
- OVER EXCAVATE TRENCHES 2 INCHES AND BRING BACK TO INDICATED DEPTH BY FILLING WITH BACKFILL MATERIAL AS SPECIFIED UNDER PART 2 - PRODUCTS. SEPARATE OUT ROCKS LARGER THAN 1-1/2 INCH IN ANY DIRECTION UNCOVERED IN TRENCHING OPERATION FROM EXCAVATED MATERIAL AND REMOVE FROM AREAS TO RECEIVE LANDSCAPING.
- COVER PIPE BOTH TOP AND SIDES WITH 2 INCHES OF BACKFILL MATERIAL AS SPECIFIED UNDER PART 2 - PRODUCTS. PLACE AND COMPACT REMAINDER OF BACKFILL TO WITHIN 5 INCHES OF FINISH GRADE SHALL BE AS SPECIFIED IN RELATED SECTIONS. TOP 5 INCHES OF BACKFILL SHALL BE TOPSOIL AS SPECIFIED IN RELATED SECTIONS.
- DO NOT COVER PRESSURE MAIN, SPRINKLER PIPE, OR FITTINGS UNTIL PRESSURE TEST HAS BEEN COMPLETED AND ARCHITECT HAS INSPECTED AND APPROVED THE SYSTEM.

### B. EXCAVATION BEYOND EXCAVATION LIMITS

- WHERE IT BECOMES NECESSARY TO EXCAVATE BEYOND THE LIMITS OF NORMAL EXCAVATION LINES IN ORDER TO REMOVE ROCK OR OTHER INTERFERING OBJECTS, THE VOID REMAINING AFTER THE REMOVAL OF THE OBJECT SHALL BE BACKFILLED WITH SUITABLE MATERIAL AND COMPACTED AS PER THE "EARTHWORK" SECTION AND THIS SPECIFICATION SECTION. THE REMOVAL OF ALL ROCK OR OTHER INTERFERING OBJECTS AND THE BACKFILLING OF VOIDS LEFT BY SUCH REMOVALS SHALL BE AT THE EXPENSE OF THE CONTRACTOR.

### C. SLEEVEING

- CONTRACTOR IS RESPONSIBLE TO COORDINATE THE INSTALLATION OF THE SLEEVEING WITH THE WORK OF OTHER TRADES, (I.E., CONCRETE, ASPHALT PAVING, ETC.)
- SLEEVE WATER LINES AND CONTROL WIRES UNDER WALKS AND PAVING EXTEND SLEEVES 8 INCHES MINIMUM BEYOND WALK OR PAVEMENT EDGE. CAP SLEEVES UNTIL PIPES AND WIRES ARE INSTALLED TO KEEP SLEEVE CLEAN AND FREE OF DIRT AND DEBRIS.
- USE ONE WATER PIPE MAXIMUM PER SLEEVE. SLEEVE CONTROL WIRING IN SEPARATE SLEEVE.
- POSITION SLEEVES WITH RESPECT TO BUILDINGS AND OTHER OBSTRUCTIONS SO PIPE CAN BE EASILY REMOVED.

### D. GRADES AND DRAINING

- GRADE PIPING SO SYSTEM CAN BE COMPLETELY DRAINED.
  - SLOPE PIPE TO DRAIN TO CONTROL VALVE BOX WHERE POSSIBLE.
  - WHERE THIS IS NOT POSSIBLE, SLOPE PIPE TO A MINIMUM NUMBER OF LOW POINTS. AT THESE LOW POINTS, INSTALL AN AUTOMATIC KING DRAIN.
  - INSTALL 2 INCH CLASS 200 PVC PIPE OVER TOP OF MANUAL DRAIN AND CUT AT FINISH GRADE.
  - DO NOT USE AUTOMATIC DRAIN VALVES ON MAINLINES.
  - SLOPE PIPES UNDER PARKING AREAS OR DRIVEWAYS TO DRAIN OUTSIDE THESE AREAS.
  - PROVIDE AND INSTALL QUICK-COUPLING VALVE OR VALVES IN LOCATION FOR EASY BLOW-OUT OF ENTIRE SYSTEM.

### E. PIPE INSTALLATION

- INSTALL PIPE IN MANNER TO PROVIDE FOR EXPANSION AND CONTRACTION AS RECOMMENDED BY MANUFACTURER.
- UNLESS OTHERWISE INDICATED ON APPROVED DRAWINGS, INSTALL MAIN LINES AND LATERAL LINES CONJOINING ROTOR POP-UP SPRINKLERS WITH MINIMUM COVER OF 18 INCHES BASED ON FINISHED GRADE. INSTALL REMAINING LATERAL LINES WITH MINIMUM OF 12 INCHES OF COVER BASED ON FINISH GRADE.
- INSTALL PIPE AND WIRES UNDER DRIVEWAYS OR PARKING AREAS IN SPECIFIED SLEEVES 18 INCHES MINIMUM BELOW FINISH GRADE OR AS SHOWN ON APPROVED DRAWINGS.
- LOCATE SPRINKLER HEADS NO CLOSER THAN 12 INCHES FROM BUILDING FOUNDATION. HEADS IMMEDIATELY ADJACENT TO MOWSTRIPS, WALKS, OR CURBS SHALL BE ONE INCH BELOW TOP OF MOWSTRIP, WALK OR CURB AND HAVE ONE TO 3 INCHES CLEARANCE BETWEEN HEAD AND MOWSTRIP, WALK, OR CURB.
- CUT PLASTIC PIPE SQUARE. REMOVE BURRS AT CUT ENDS PRIOR TO INSTALLATION SO UNOBSTRUCTED FLOW WILL RESULT.
- MAKE SOLVENT WELD JOINTS AS FOLLOWS:
  - DO NOT MAKE SOLVENT WELD JOINTS IF AMBIENT TEMPERATURE IS BELOW 4 DEG. F.
  - CLEAN MATING PIPE AND FITTING WITH CLEAN, DRY CLOTH AND APPLY ONE COAT OF P-70 PRIMER TO EACH.
  - APPLY UNIFORM COAT OF 711 SOLVENT TO OUTSIDE OF PIPE.
  - APPLY SOLVENT TO FITTING IN A SIMILAR MANNER.
  - RE-APPLY LIGHT COAT OF SOLVENT TO PIPE AND QUICKLY INSERT INTO FITTING.
  - GIVE PIPE OR FITTING A QUARTER TURN TO INSURE EVEN DISTRIBUTION OF SOLVENT AND MAKE SURE PIPE IS INSERTED TO FULL DEPTH OF FITTING SOCKET.
  - HOLD IN POSITION FOR 15 SECONDS MINIMUM OR LONG ENOUGH TO SECURE JOINT.
  - WIPE OFF SOLVENT APPEARING AT OUTER SHOULDER OF FITTING.
  - DO NOT USE EXCESSIVE AMOUNT OF SOLVENT THEREBY CAUSING OBSTRUCTION TO FORM ON INSIDE OF PIPE.
  - ALLOW JOINTS TO SET AT LEAST 24 HOURS BEFORE APPLYING PRESSURE TO PVC PIPE.
  - TAPE THREADED CONNECTIONS WITH TEFLON TAPE.
  - IF PIPE IS LARGER THAN 2 INCHES, INSTALL CONCRETE THRUST BLOCKS WHEREVER CHANGE OF DIRECTION OCCURS ON PVC MAIN PRESSURE LINES, UNLESS OTHERWISE DETAILED ON APPROVED DRAWINGS.

### F. BACKFLOW PREVENTER INSTALLATION

- INSTALL BACKFLOW PREVENTER ACCORDING TO MANUFACTURER'S RECOMMENDATION AND STATE AND LOCAL CODES.
- SET THE HEIGHT OF THE BACKFLOW PREVENTER TO PROVIDE A MINIMUM CLEARANCE OF 12 INCHES BETWEEN THE BOTTOM OF THE BACKFLOW PREVENTER AND THE GROUND BELOW.

### G. IRRIGATION CONTROLLER

- INSTALL IRRIGATION CONTROLLER ACCORDING TO MANUFACTURER'S RECOMMENDATION AND WITH PROPER GROUNDING FOR SURGE AND LIGHTNING PROTECTION.

### H. REMOTE CONTROL VALVES AND VALVE BOXES

- INSTALL CONTROL WIRES, VALVES IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND ACCORDING TO ELECTRICAL CODE.
- INSTALL VALVES, PLASTIC BOXES WITH LOCKING REINFORCED HEAVY DUTY PLASTIC COVERS. LOCATE VALVE BOX TOPS AT FINISH GRADE. DO NOT INSTALL MORE THAN TWO VALVES IN A SINGLE BOX.
- PLACE PEA GRAVEL A MINIMUM OF 6 INCHES DEEP BELOW VALVE FOR DRAINAGE. EXTEND PEA GRAVEL 3 INCHES MINIMUM BEYOND LIMITS OF VALVE BOX AND MAINTAIN 4 INCHES MINIMUM BETWEEN BOTTOM OF VALVE AND TOP OF PEA GRAVEL. SET VALVE BOXES OVER VALVE SO ALL PARTS OF VALVE CAN BE REACHED FOR SERVICE. SET COVER OF VALVE BOX EVEN WITH FINISH GRADE. VALVE BOX SHALL BE REASONABLY FREE FOR DIRT AND DEBRIS.

### I. WIRING

- TAPE CONTROL WIRE TO SIDE OF MAIN LINE EVERY 10 FEET, WHERE CONTROL WIRE LEAVES MAIN OR LATERAL LINE. ENCLOSE IT IN CLASS 200 PVC CONDUIT.
- USE WATERPROOF WIRE CONNECTORS AT SPLICES AND LOCATE ALL SPLICES WITHIN VALVE BOXES.
- USE WHITE OR GRAY COLOR FOR COMMON WIRE AND OTHER COLORS FOR ALL OTHER WIRE. EACH COMMON WIRE MAY SERVE ONLY ONE CONTROLLER. PROVIDE 12 INCHES OF EXPANSION LOOP SLACK WIRE AT ALL CONNECTIONS INSIDE VALVE BOX.
- RUN ONE EXTRA CONTROL WIRE FROM PANEL CONTINUOUSLY FROM VALVE TO VALVE THROUGHOUT SYSTEM SIMILAR TO COMMON WIRE FOR USE IF A WIRE FAILS. WIRE SHALL BE DIFFERENT COLOR THAN ALL OTHER WIRES AND SHALL BE MARKED IN CONTROL BOX AS AN EXTRA WIRE. EXTEND EXTRA CONTROL WIRES 24 INCHES AND LEAVE COILED IN EACH VALVE BOX.

### J. OTHER VALVES

- INSTALL (1) QUICK COUPLING VALVES IN APPROPRIATE LOCATIONS IN VALVE BOXES.
- ISOLATION VALVES, AND ANY OTHER EQUIPMENT REQUIRED BY LOCAL AUTHORITIES SHALL BE INSTALLED ACCORDING TO LOCAL CODES AND REQUIREMENTS IN ORDER TO MAKE THIS SYSTEM COMPLETE.
- INSTALL ISOLATION VALVES TO SEGMENT THE SYSTEM FOR MAINTENANCE.
- INSTALL ANY OTHER EQUIPMENT REQUIRED BY LOCAL AUTHORITIES ACCORDING TO LOCAL CODES AND REQUIREMENTS IN ORDER TO MAKE THIS SYSTEM COMPLETE.

### K. SPRINKLER HEADS

- PRIOR TO INSTALLATION OF SPRINKLER HEADS, OPEN CONTROL VALVES AND USE FULL HEAD OF WATER TO FLUSH OUT SYSTEM.
- SET SPRINKLER HEADS AND QUICK-COUPLING VALVES PERPENDICULAR TO FINISH GRADE.
- DO NOT INSTALL SPRINKLERS USING SIDE INLETS; INSTALL USING BASE INLETS ONLY.
- SET SPRINKLER HEADS AT A CONSISTENT DISTANCE FROM EXISTING WALKS, CURBS AND OTHER PAVES AREAS AND TO GRADE. SEE "PIPE INSTALLATION" SECTION.
- SHRUB SPRAY HEADS SHALL BE INSTALLED ON RISERS A MINIMUM OF 12 INCHES ABOVE FINISH GRADE OF PLANTING AREA WHERE NOT ADJACENT TO PEDESTRIAN AREAS. AT SHRUB AREAS ADJACENT TO PEDESTRIAN ACCESS USE POP-UP SPRAY HEADS.

### L. DRIP IRRIGATION

- POINT SOURCE DRIP LINE TUBING SHALL BE INSTALLED TO CONFORM TO THE FOLLOWING:
  - PLACE TUBING ON TOP OF LANDSCAPE FABRIC AND UNDER PLANTING BED MULCH.
  - ALL DRIP LINE TUBING SHALL BE HELD IN PLACE BY SOIL STAPLES. SOIL STAPLES SHALL CONFORM TO THE FOLLOWING:
    - SANDY SOIL: ONE STAPLE EVERY THREE (3) FEET AND TWO (2) STAPLES ON EACH CHANGE OF DIRECTION (TEE, ELBOW OR CROSS).
    - LOAM SOIL: ONE STAPLE EVERY FOUR (4) FEET AND TWO (2) STAPLES ON EACH CHANGE OF DIRECTION (TEE, ELBOW OR CROSS).
    - CLAY SOIL: ONE STAPLE EVERY FIVE (5) FEET AND TWO (2) STAPLES ON EACH CHANGE OF DIRECTION (TEE, ELBOW OR CROSS).
  - JOIN TOGETHER ALL ENDS OF TUBING WHEN POSSIBLE. INSTALL A REMOVABLE FLUSHING CAP AT POINTS ON THE SYSTEM TO DRAIN THE TUBING. AT ENDS NOT USED FOR FLUSHING INSTALL A FIGHT EIGHT CLOSURE.
- POINT SOURCE DRIP LINE EMITTERS INSTALLATION SHALL CONFORM TO THE FOLLOWING:
  - ALL DRIP TUBING SHALL HAVE BUG CAP AT END OF 1/2 INCH DISTRIBUTION TUBING.
  - ALL DRIP TUBING SHALL BE HELD ABOVE MULCH BY 1/2 INCH TUBING STAKE.
  - THE FOLLOWING EMITTERS SHALL BE INSTALLED FOR EACH PLANT:
    - SMALL SHRUB: TWO (2) 0.5 GPH EMITTERS.
    - LARGE SHRUB: TWO (2) 0.5 GPH EMITTERS.
    - SMALL TREE: FOUR (4) 0.5 GPH EMITTERS.
    - LARGE TREE: FOUR (4) 0.5 GPH EMITTERS.
  - SPACE THE POINT OF WATER APPLICATION EVENLY AMONG THE PLANTS.
  - FOR TREES REQUIRING EMITTER FLOW GREATER THAN 2 GPH INSTALL A WATER WELL TO HOLD THE WATER SO IT CAN ADEQUATELY SOAK IN.

### M. TESTING

- NOTIFY ARCHITECT TWO WORKING DAYS MINIMUM PRIOR TO TESTING.
- TEST PRESSURE LINES AT 100 PSI MINIMUM FOR 6 HOURS MINIMUM AND MAKE CERTAIN THERE ARE NO LEAKS BEFORE BACKFILLING.
- AFTER BACKFILLING, PERFORM AN OPERATING TEST OF THE ENTIRE SYSTEM. OPERATE THE ENTIRE SYSTEM THROUGH ONE CYCLE OF THE CONTROLLER FOR THE PURPOSE OF CHECKING COVERAGE AND ASSURING THE ABSENCE OF LEAKS. REPAIR WATER LINES, VALVES, OR CONNECTIONS WHICH SHOW EVIDENCE OF LEAKAGE.
- ANY PORTION OF THE SYSTEM WHICH SHOWS DEFECTS OR LEAKAGE SHALL BE REPAIRED TO THE SATISFACTION OF THE ARCHITECT AND THE OWNER OR BE REPLACED. AFTER ALL REPAIRS OR REPLACEMENTS HAVE BEEN MADE AND APPROVED BY THE ARCHITECT, THE ABOVE REQUIRED TEST SHALL BE MADE AGAIN.

### N. ADJUSTMENT

- ADJUST HEADS TO PROPER GRADE WHEN TURF IS SUFFICIENTLY ESTABLISHED TO ALLOW WALKING ON IT WITHOUT APPRECIABLE HARM. SUCH LOWERING OR RAISING OF HEADS SHALL BE PART OF ORIGINAL CONTRACT WITH NO ADDITIONAL COST TO OWNER.
- ADJUST SPRINKLER HEADS FOR PROPER DISTRIBUTION AND TRIM SO SPRAY DOES NOT FALL ON