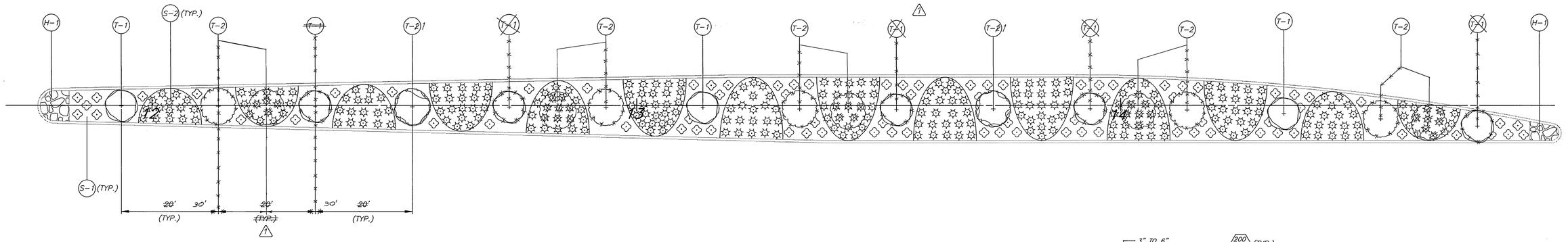
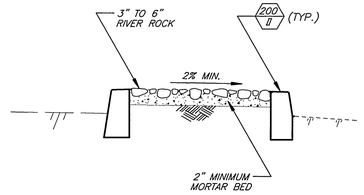


PLANTING DETAIL

NO SCALE

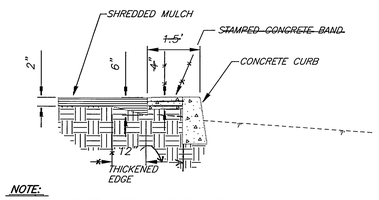


HARDSCAPE DETAIL

N.T.S.

PLANTING NOTES:

1. PLANT DESIGN IS DIAGRAMMATIC AND SHALL NOT TAKE PLACE WHERE UNFORESEEN SITE CONDITIONS PREVENT EXECUTION OF THE DESIGNERS INTENT. WHEN UNEXPECTED SITE CONDITIONS CAUSE UNREASONABLE DEVIATIONS IN THE INTENDED PLANTING SCHEME THE CONTRACTOR SHALL IMMEDIATELY INFORM THE ENGINEER.
2. MAINTENANCE PERIOD SHALL BE 360 DAYS FROM DATE OF ACCEPTANCE. PLANTING SHALL BE GUARANTEED FOR ONE YEAR. MAINTENANCE SHALL INCLUDE BI-WEEKLY WEED AND RODENT ABATEMENT PROCEDURES INCLUDING 4 FOLIAR APPLICATIONS OF CHELATED IRON AND TRACE MINERALS 90 DAYS APART.
3. REPLACEMENT OF DAMAGED OR DESTROYED ITEMS SHALL TAKE PLACE WITHIN 48 HOURS OF NOTIFICATION BY THE CITY'S REPRESENTATIVE, OR SAID REPLACEMENT ITEMS SHALL BE DEDUCTED FROM THE CONTRACTOR'S FINAL BILLING.
4. REPLACEMENT ITEMS SHALL BE EXACT DUPLICATE OF ORIGINAL WORK OR PLANTS, UNLESS OTHERWISE APPROVED BY THE ENGINEER OR CITY'S REPRESENTATIVE.
5. TREES AND SHRUBS SHALL BE PLANTED AFTER CONCRETE PLACEMENT, BUT NOT BEFORE IRRIGATION COVERAGE HAS BEEN APPROVED.
6. PLACE TREES BETWEEN SPRAY HEADS WHEREVER POSSIBLE.
7. TREE BACKFILL MIX SHALL CONSIST OF THE FOLLOWING PER CU. YD.:
   - 2/3 YD. SCREENED SITE SOIL
   - 1/3 YD. NITROLIZED WOOD SHAVINGS
   - 1 LB. 12-12-12 COMMERCIAL FERTILIZER
   - 10 LBS. AG GYPSUM
   - 1 LBS. SOIL SULFUR
   - 2 LBS. IRON SULFATE
8. IRRIGATION SYSTEM SHALL BE INSTALLED PRIOR TO PLANT MATERIAL.
9. CLEAN-UP SHALL TAKE PLACE ON A DAILY BASIS UNLESS OTHERWISE APPROVED BY THE CITY'S REPRESENTATIVE.



NOTE:

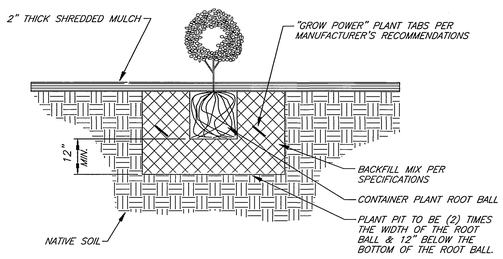
1. MULCH TO BE UNIFORMLY APPLIED THROUGHOUT THE SHRUB AREAS EXCEPT WITHIN TREE BASINS.

SHREDDED MULCH IN PLANT BED (TYP.)

SCALE: 1"=2'

NOTES:

1. UNTANGLE MATTED ROOTS BY LOOSENING ALL ROOTS AT EDGE OF ROOT BALL WITH WATER FROM HOSE. DO NOT CRACK ROOT BALL.
2. PLACE "GROW POWER" TABS IN PLANT CONTAINER PRIOR TO PLANTING FOR OBSERVATION PURPOSES.

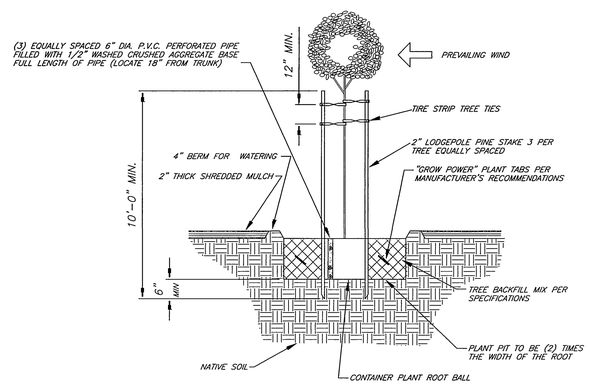


CONTAINER PLANTING MEDIAN PLANTER

SCALE: 1"=2'

NOTES:

1. STAKES SHALL NOT PIERCE ROOTBALL AND SHALL EXTEND INTO UNDISTURBED SOIL.
2. PLACE "GROW POWER" TABS IN PLANT CONTAINER PRIOR TO PLANTING FOR OBSERVATION PURPOSES.



MEDIAN TREE PLANTING / STAKING DETAIL

NO SCALE

PLANTING LEGEND

ITEM	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	COMMENT	QTY.
TREE T-1	+	CHITALPA TASHKENTENSIS "PINK DAWN"	CHITALPA	24" BOX	TREE LOCATION AS SHOWN ARE ONLY APPROXIMATE	14
TREE T-2	+	ACACIA COGNATA (SUBPROROSA) "EMERALD CASCADE"	ACACIA	24" BOX	TREE LOCATION AS SHOWN ARE ONLY APPROXIMATE	11 ~~3~~
TREE T-3	●	LAGERSTROEMIA INDICA ~~QUERCUS VIRGINIANA~~ (2)	CRAPE MYRTLE ~~SOUTHERN LIVE OAK~~	24" BOX	TREE LOCATION AS SHOWN ARE ONLY APPROXIMATE	23
SHRUB S-1	◇	WHEELER'S DWARF	PITTOSPORUM TOBIRA	1 GAL.	SPACE @ 18" O.C.	650
SHRUB S-2	✲	VERBENA RIGIDA	VERBENA	1 GAL.	SPACE @ 18" O.C.	950
HARDSCAPE H-1	▦		GROUTED RIVER ROCK	3" TO 6"	RIVER ROCK SET INTO A 2" MINIMUM MORTAR BED.	

* AS-BUILT 8-25-03 LH

ENGINEER IN RESPONSIBLE CHARGE

MICHAEL KATUSIAN
R.C.E. No. 36686 expires 6/30/04

DATE 12/17/01

REGISTERED PROFESSIONAL ENGINEER — MICHAEL KATUSIAN — No. 36686 Exp. 6-30-04 — CIVIL — STATE OF CALIFORNIA

MARK	REVISIONS	APPR.	DATE
2	Revised tree specie @ parkway area	MK	2/19/02
1	Revised tree spacing @ median island	MK	4/19/02

DESIGNED BY CSS DRAWN BY LFH CHECKED BY

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
ENGINEERING MANAGER		
PRINCIPAL ENGINEER		
STREET SERVICES		
SURVEYOR		
TRAFFIC DIVISION		
INSPECTION		
PARK AND REC. DEP.		

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE 11/7/02

MADISON STREET
STREETSCAPE IMPROVEMENTS
PH. 2-VICTORIA AV. TO LINCOLN AV.
PH. 3-EVANS ST. TO INDIANA AV.

ACCT. NO. 9740700835-440446XX

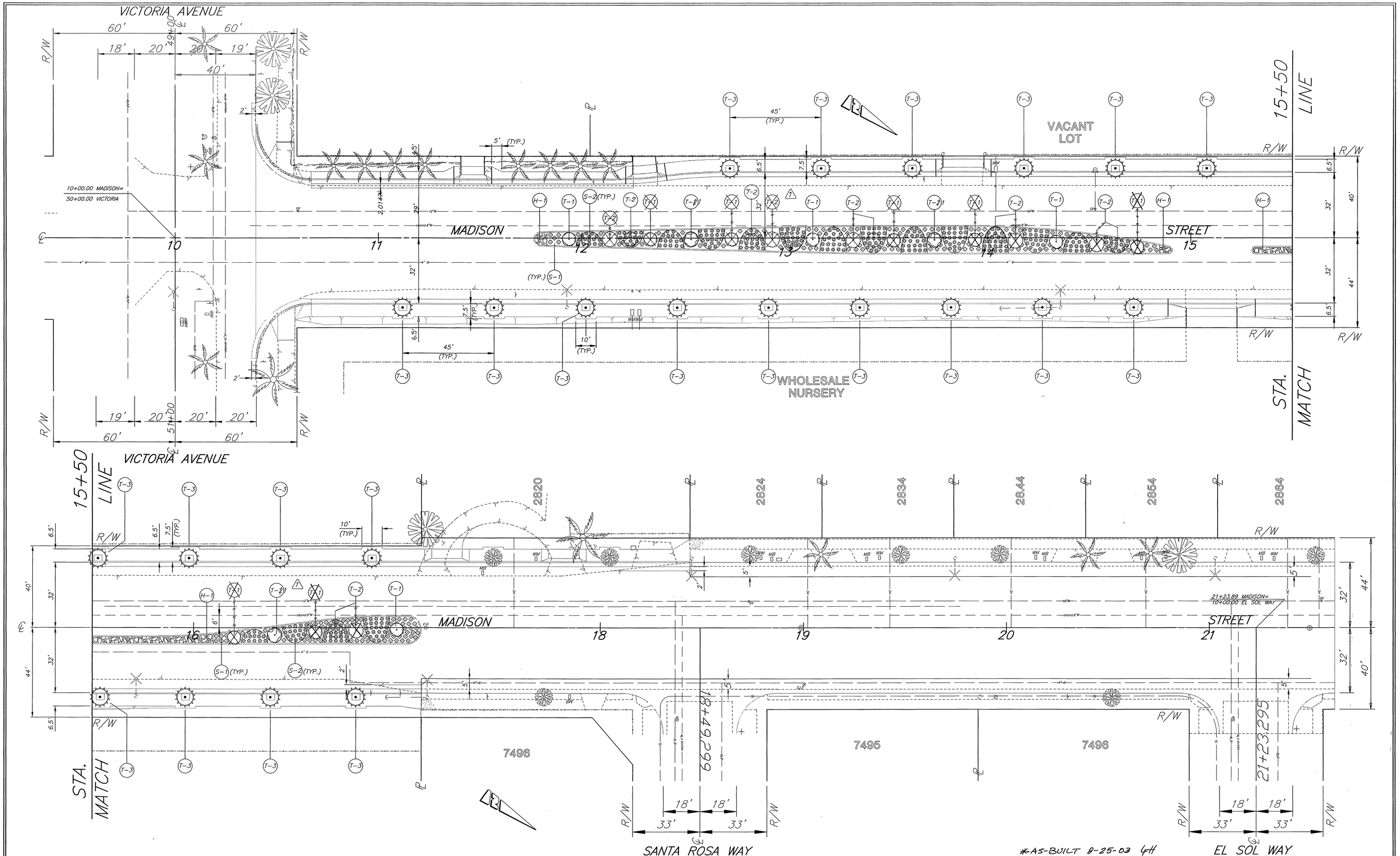
R-3603L

SHEET 1 OF 3

FILE NO.

INDEXED 8-18-03 LH

M-XXX-02



*AS-BUILT 8-25-03 GH

BENCHMARK:

601-17-68: BRONZE DISK IN CONC. POST @ A.T.& S.F. RAILWAY, 91.5' SW OF MADISON ST. C, 22' SE OF THE SE RAIL OF THE MAIN LINE, 15' NW OF NW RAIL OF SPUR LINE.

ELEV.: 861.455

ENGINEER IN RESPONSIBLE CHARGE

MICHAEL KATUSIAN
R.C.E. No. 36686 expires 6/30/04
DATE 12/17/01

REGISTERED PROFESSIONAL ENGINEER MICHAEL KATUSIAN No. 36686 Exp. 6-30-04 CIVIL STATE OF CALIFORNIA

MARK	REVISIONS	APPR.	DATE
1	Revised tree spacing @ median island	MK	2/19/02

DESIGNED BY CSS. DRAWN BY LFH CHECKED BY

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
DEPUTY P.W. DIRECTOR/ENGR		
PRINCIPAL ENGINEER		
STREET SERVICES		
SURVEYOR		
TRAFFIC DIVISION		12/17/01
PARKS DEPARTMENT		
INSPECTION		

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE 1/7/02

MADISON STREET
STREETSCAPE IMPROVEMENTS
PHASE 2
VICTORIA AVE. TO LINCOLN AVE.

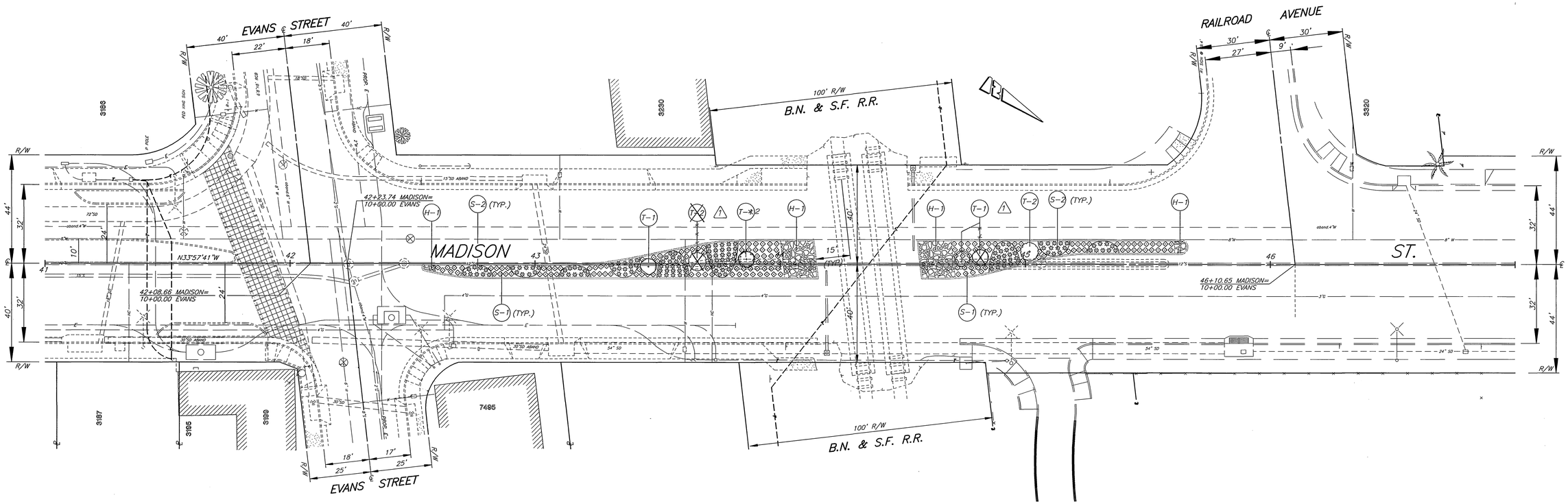
HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 4'

ACCT. NO. 9740700835-440446XX

R-3603L

SHEET 2 OF 3

INDEXED 8-18-03 GH



*AS-BUILT 8-25-03 FH

ENGINEER IN RESPONSIBLE CHARGE
MICHAEL KATUSIAN
R.C.E. No. 36686 expires 6/30/04
DATE 12/17/01

REGISTERED PROFESSIONAL ENGINEER
MICHAEL KATUSIAN
No. 36686
Exp. 6-30-04
CIVIL
STATE OF CALIFORNIA

MARK	REVISIONS	APPR.	DATE
1	Revised tree spacing @median island	MK	2/14/02

DESIGNED BY CSS DRAWN BY LFH CHECKED BY

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
DEPUTY P/W DIRECTOR/ENGR.		
PRINCIPAL ENGINEER		
STREET SERVICES		
SURVEYOR		
TRAFFIC DIVISION		
PARKS DEPARTMENT		
INSPECTION		

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE 1/2/02

MADISON STREET STREETSCAPE IMPROVEMENTS
PHASE 2
VICTORIA AVE. TO LINCOLN AVE.

ACCT. NO. 9740700835-440446XX

R-3603L

SHEET 3 OF 3

HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 4'

INDEXED 8-18-03 FH