

GENERAL PROJECT NOTES:

- THESE NOTES ARE TO BE USED FOR GENERAL REFERENCE IN CONJUNCTION WITH, AND AS A SUPPLEMENT TO ANY WRITTEN SPECIFICATIONS, APPROVED ADDENDA, AND CHANGE ORDERS ASSOCIATED WITH THESE LANDSCAPE CONSTRUCTION DOCUMENTS.
- A QUALIFIED SUPERVISOR SHALL BE PRESENT ON SITE AT ALL TIMES DURING DEMOLITION.
- THE LANDSCAPE CONTRACTOR SHALL COORDINATE ALL WORK WITH RELATED CONTRACTORS AND WITH THE GENERAL CONSTRUCTION OF THE PROJECT IN ORDER NOT TO IMPEDE THE PROGRESS OF THE WORK OF OTHERS OR THE CONTRACTOR'S OWN WORK. IT IS THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO COORDINATE ALL CONSTRUCTION ELEMENT LOCATIONS WITH OTHER TRADES PRIOR TO INSTALLATION. THE LANDSCAPE CONTRACTOR SHALL BECOME FAMILIAR WITH THE LOCATIONS OF EXISTING AND FUTURE UNDERGROUND SERVICES AND IMPROVEMENTS WHICH MAY CONFLICT WITH THE WORK TO BE DONE. NOTIFY THE OWNER OR LANDSCAPE ARCHITECT IMMEDIATELY SHOULD CONFLICTS ARISE.
- OBSERVATION VISITS TO THE JOB SITE BY THE LANDSCAPE ARCHITECT DO NOT INCLUDE INSPECTIONS OF CONSTRUCTION METHODS AND SAFETY CONDITIONS AT THE WORK SITE. THESE VISITS SHALL NOT BE CONSTRUED AS CONTINUOUS AND DETAILED INSPECTIONS.
- VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. NOTIFY THE OWNER AND LANDSCAPE ARCHITECT IMMEDIATELY SHOULD CONFLICTS ARISE.
- CONSTRUCTION DETAILING, MATERIALS, EQUIPMENT AND PRODUCTS OTHER THAN THOSE SPECIFIED WITHIN THESE PLANS MAY BE CONSIDERED FOR USE PROVIDED PRIOR WRITTEN APPROVAL IS OBTAINED FROM OWNER, THE LA OR THE APPLICABLE GOVERNING AUTHORITY (AS REQUIRED) PRIOR TO IMPLEMENTATION.
- AREAS TO BE PROTECTED FROM GRADING OR CONSTRUCTION DISTURBANCE ARE FENCED OR ROPED-OFF WITH YELLOW ROPES AS PER PLANS BY OWNER AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION. LANDSCAPE CONTRACTOR SHALL PERFORM ALL CONSTRUCTION ACTIVITY OUTSIDE OF PROTECTED AREAS AND SHALL BE RESPONSIBLE FOR MAINTAINING THE INTEGRITY OF PROTECTED AREAS ON A DAILY BASIS. DAMAGED AREAS THAT HAVE BEEN DESIGNATED TO BE PROTECTED SHALL BE RESTORED TO ORIGINAL CONDITIONS AT LANDSCAPE CONTRACTORS EXPENSE.
- LANDSCAPE CONTRACTOR SHALL BE FAMILIAR WITH AND ADHERE TO ALL LOCAL, STATE AND FEDERAL CODES AND REGULATIONS PERTAINING TO THE PROJECT WORK. ANY CONFLICTS MUST BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT IMMEDIATELY.
- LANDSCAPE CONTRACTOR SHALL INSPECT THE CONDITION OF EXISTING WORK FOR DEFECTS PRIOR TO BEGINNING WORK. ALL HARDSCAPE WILL BE REVIEWED DURING THE FINAL ACCEPTANCE WALK. ANY DAMAGE DUE TO THE LANDSCAPE CONTRACTOR WORK SHALL BE REPAIRED AT THEIR EXPENSE.
- WHERE 2 OR MORE REQUIREMENTS CREATE OVERLAPPING CONDITIONS, CONFLICTS SHALL BE BROUGHT TO THE ATTENTION OF THE LA OR OWNER'S REPRESENTATIVE IMMEDIATELY FOR INTERPRETATION.
- ALL MEP, FP SYSTEM COMPONENTS THAT REQUIRE PERIODIC MAINTENANCE AND ARE LOCATED WITHIN THE LANDSCAPE OR ROCKWORK MUST BE ACCESSIBLE FROM ACCESS PANELS AND BE LOCATED WITHIN 2'-0" OF RESPECTIVE ACCESS PANELS. ALL NECESSARY ACCESS PANELS ARE INCLUDED IN THE LANDSCAPE CONTRACTORS SCOPE. OFFSETTING MAY BE REQUIRED AND NOT NECESSARILY DEPICTED ON THE CONTRACT DOCUMENTS WILL BE AT NO ADDITIONAL COST TO THE OWNER. THE LANDSCAPE CONTRACTOR MAY ELECT, SUBJECT TO PRIOR APPROVAL, TO PROVIDE ALTERNATE METHODS OF ACCEPTABLE ACCESSIBILITY SUCH AS PERMANENT WORK PLATFORMS AND/OR LADDERS AT NO ADDITIONAL COST TO THE OWNER. THIS WORK IS TO INCLUDE APPARATUSES SUCH AS LIGHTING, RAILINGS, ETC. AS MAY BE REQUIRED BY RESPECTIVE GOVERNING AUTHORITIES.
- THE LANDSCAPE CONTRACTOR AND ITS SUBCONTRACTORS SHALL DILIGENTLY CROSS-REFERENCE ALL CONTRACT DOCUMENTS. SHOULD LANDSCAPE CONTRACTOR NOTE OBVIOUS TECHNICAL OVERSIGHTS (I.E. LIGHT WITH NO ELECTRICAL HOOK-UP, IRRIGATION HEAD WITH NO CONNECTION TO WATER), IT IS TO BE ASSUMED THAT THIS WORK IS INCLUDED WITHIN THE BASE BID AMOUNT.
- NEITHER THE LANDSCAPE ARCHITECT NOR THE OWNER WILL BE RESPONSIBLE FOR, OR HAVE CONTROL OR CHARGE OF, CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. NEITHER THE LANDSCAPE ARCHITECT NOR THE OWNER WILL BE RESPONSIBLE FOR, OR HAVE CONTROL OR CHARGE OVER, THE ACTS OR OMISSIONS OF THE LANDSCAPE CONTRACTOR, SUBCONTRACTOR, OR ANY OF THEIR AGENTS OR EMPLOYEES, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK.
- IF ON ANY OCCASION THE LANDSCAPE CONTRACTOR FEELS THE OWNER OR ITS CONSULTANTS ARE REQUIRING WORK BEYOND THE CONTRACT DOCUMENTS, IT MUST BE IMMEDIATELY BROUGHT FORTH FORMALLY TO THE OWNER'S ATTENTION PER THE OR THE GENERAL CONDITIONS SO THAT A PROMPT RESOLUTION MAY BE DETERMINED WITH THE OWNER. WITHOUT THIS NOTIFICATION. ANY CLAIMS FOR ADDITIONAL COMPENSATION BASED ON EXCESSIVE CONSTRUCTION QUALITY STANDARDS SHALL BE WAIVED.
- PUNCH LIST WORK IN OWNER-OCCUPIED AREAS WILL BE PERFORMED DURING NON-OPERATING HOURS UNLESS APPROVED IN ADVANCE BY THE OWNER.
- BACKSTAGE WORK (EQUIPMENT ROOMS, ETC.) WHERE ACCESS DOES NOT AFFECT OWNER'S OPERATIONS MAY PROCEED DURING OPERATING HOURS. OUTAGES THAT SUPPORT OPERATING SERVICES WILL NOT BE PERMITTED EXCEPT ON A PRIOR APPROVAL BASIS AND DURING NON-OPERATING HOURS.
- IT IS TO BE UNDERSTOOD BY THE LANDSCAPE CONTRACTOR THAT IN ACCORDANCE WITH INDUSTRY, IT IS PROBABLE THAT ALL SPECIFIC CONSTRUCTION FIELD CONDITIONS ARE NOT DETAILED ON THE CONTRACT DOCUMENTS. IN THE EVENT OF THESE OCCURRENCES THE LANDSCAPE CONTRACTOR SHALL SUBMIT ITS PROPOSAL OF A DETAIL IN ACCORDANCE TO ACCEPTABLE INDUSTRY STANDARDS AND GOVERNING CODES AS WELL AS THE DESIGN INTENT OF THE CONTRACT DOCUMENTS. THE OWNER AND/OR ITS CONSULTANTS SHALL REVIEW SAID DETAIL FOR APPROVAL OR NECESSARY ALTERNATE EQUAL INDUSTRY STANDARDS. THE OWNER AND ITS CONSULTANTS WILL NOT BE RESPONSIBLE FOR ADDITIONAL COSTS OR CLAIMS TO THE WORK WITHIN THE AFORESAID POLICY.
- IT IS THE INTENT THAT THE WORK INCLUDED UNDER EACH SECTION OF THE SPECIFICATIONS SHALL COVER THE MANUFACTURE, FABRICATION, DELIVERY, INSTALLATION, AND/OR ERECTION AND PERFORMANCE, WITH ALL INCIDENTALS THERETO, UNLESS OTHERWISE NOTED OR SPECIFIED.
- THE LANDSCAPE CONTRACTOR IS CAUTIONED THAT WHEN A "WORK INCLUDED" OR "SECTION INCLUDES" PARAGRAPH IS INCLUDED, IT IS INTENDED TO BE GENERAL AND IN NO WAY LIMITS OR QUALIFIES THE CONTRACT REQUIREMENTS.
- SPECIFICATIONS AND DRAWINGS ARE INTENDED TO AGREE AND BE MUTUALLY EXPLANATORY AND SHALL BE ACCEPTED AND USED AS A WHOLE AND NOT SEPARATELY. SHOULD ANY ITEM BE OMITTED FROM THE DRAWINGS AND BE INCLUDED IN THE SPECIFICATIONS OR VICE-VERSA, IT SHALL BE EXECUTED THE SAME AS IF SHOWN AND CONTAINED IN BOTH AT NO EXTRA COST TO THE OWNER. IT IS THE INTENT OF THE DOCUMENTS FOR THE LANDSCAPE CONTRACTOR TO PROVIDE COMPLETE WORKING SYSTEMS UNLESS NOTED OTHERWISE. ANY CONFLICT OR INCONSISTENCY BETWEEN THE DRAWINGS AND SPECIFICATIONS, ANY DISCREPANCIES WITHIN THE DRAWINGS AND/OR SPECIFICATIONS SHALL BE SUBMITTED BY THE LANDSCAPE CONTRACTOR THROUGH THE OWNER TO THE LANDSCAPE ARCHITECT FOR INTERPRETATION.
- ANY EXISTING GRADE ELEVATIONS AS DEPICTED ON THE CONTRACT DOCUMENTS ARE FOR INFORMATION PURPOSES AND ARE TO BE CONSTRUED AS ABSOLUTE. ANY OTHER FINISH GRADING REQUIRED TO MEET THE INDICATED FINAL GRADES WILL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
- THE LANDSCAPE CONTRACTOR SHALL PREPARE SHOP DRAWINGS FOR PUBLIC SPACES AND AREA DEVELOPMENT INDICATING ALL LOCATIONS OF EXPOSED DEVICES, BOXES, COMPONENTS AND/OR EQUIPMENT.

LANDSCAPE ABBREVIATIONS

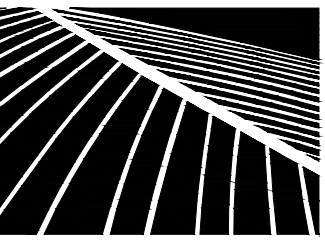
ARCH	ARCHITECTURAL
BLDG	BUILDING
CAL	CALIPER
CL	CENTRAL LINE
CIP	CAST IN PLACE
CJ	CONTROL JOINT
CMU	CONCRETE MASONRY UNIT
CONC	CONCRETE
CY	CUBIC YARD
DIA	DIAMETER
DIAG	DIAGONAL
DET./DTL	DETAIL
DWG/DWGS	DRAWING/DRAWINGS
EQ	EQUAL
ELEC	ELECTRICAL
FG	FINISH GRADE
FP	FIRE PROTECTION
GAL	GALLON
GALV	GALVANIZED
GPM	GALLONS PER MINUTE
HT	HEIGHT
LA	LANDSCAPE ARCHITECT
LC	LANDSCAPE CONTRACTOR
LF	LINEAR FEET
MAX	MAXIMUM
MECH	MECHANICAL
MEP	MECHANICAL ELECTRICAL PLUMBING
MIN	MINIMUM
MH	MANHOLE
N	NORTHING
N/A	NOT APPLICABLE
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
O.C.	ON CENTER
OD	OUTSIDE DIAMETER
PA	PLANTING AREA
PL	PROPERTY LINE
POC	POINT OF CONNECTION
PSI	POUNDS PER SQUARE INCH
SF	SQUARE FEET
SYM	SYMBOL
SXSXT	SLIP SLIP THREAD
TYP	TYPICAL
TYP SYM.	TYPICAL SYMBOL
UNO	UNLESS NOTED OTHERWISE
W/	WITH

GENERAL SYMBOLS

&	AND
@	AD
#	NUMBER
Ø	DIAMETER
%	PERCENT
=	EQUAL
>	GREATER THAN
<	LESS THAN
>=	GREATER THAN OR EQUAL TO
<=	LESS THAN OR EQUAL TO
"	INCH

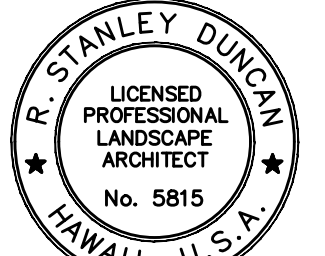
LANDSCAPE SHEET INDEX

SHEET NO.	SHEET NAME
L001	INDEX, GENERAL NOTES, ABBREVIATIONS, SYMBOLS
L010	TREE DEMOLITION PLAN
L101	GROUND LEVEL HARDSCAPE PLAN
L110	LEVEL 6 HARDSCAPE PLAN
L111	LEVEL 6 HARDSCAPE ENLARGEMENT
L201	GROUND LEVEL IRRIGATION PLAN
L220	IRRIGATION SCHEDULE & NOTES
L230	IRRIGATION DETAILS - 1
L231	IRRIGATION DETAILS - 2
L300	GROUND LEVEL PLANTING PLAN
L301	STREET TREE PLAN
L310	LEVEL 6 PLANTING PLAN
L311	LEVEL 6 PLANTING ENLARGEMENTS
L320	GROUND LEVEL PLANT SCHEDULE
L321	LEVEL 6 PLANT SCHEDULE & PLANTING NOTES
L330	PLANTING DETAILS
L410	LEVEL 6 SECTIONS
L500	PAVING DETAILS
L501	SITE FURNISHINGS DETAILS



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LANDSCAPE ARCHITECT:
THIS DRAWING WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONSTRUCTION OF THESE PROJECTS WILL BE UNDER MY SUPERVISION. SEE THE DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS.



R. Stanley Dunton
REGISTERED PROFESSIONAL LANDSCAPE ARCHITECT
NO. 5815
HAWAII, U.S.A.

NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, 8, 011

PERMIT SET

DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
GENERAL NOTES, ABBREVIATIONS, SYMBOLS, INDEX

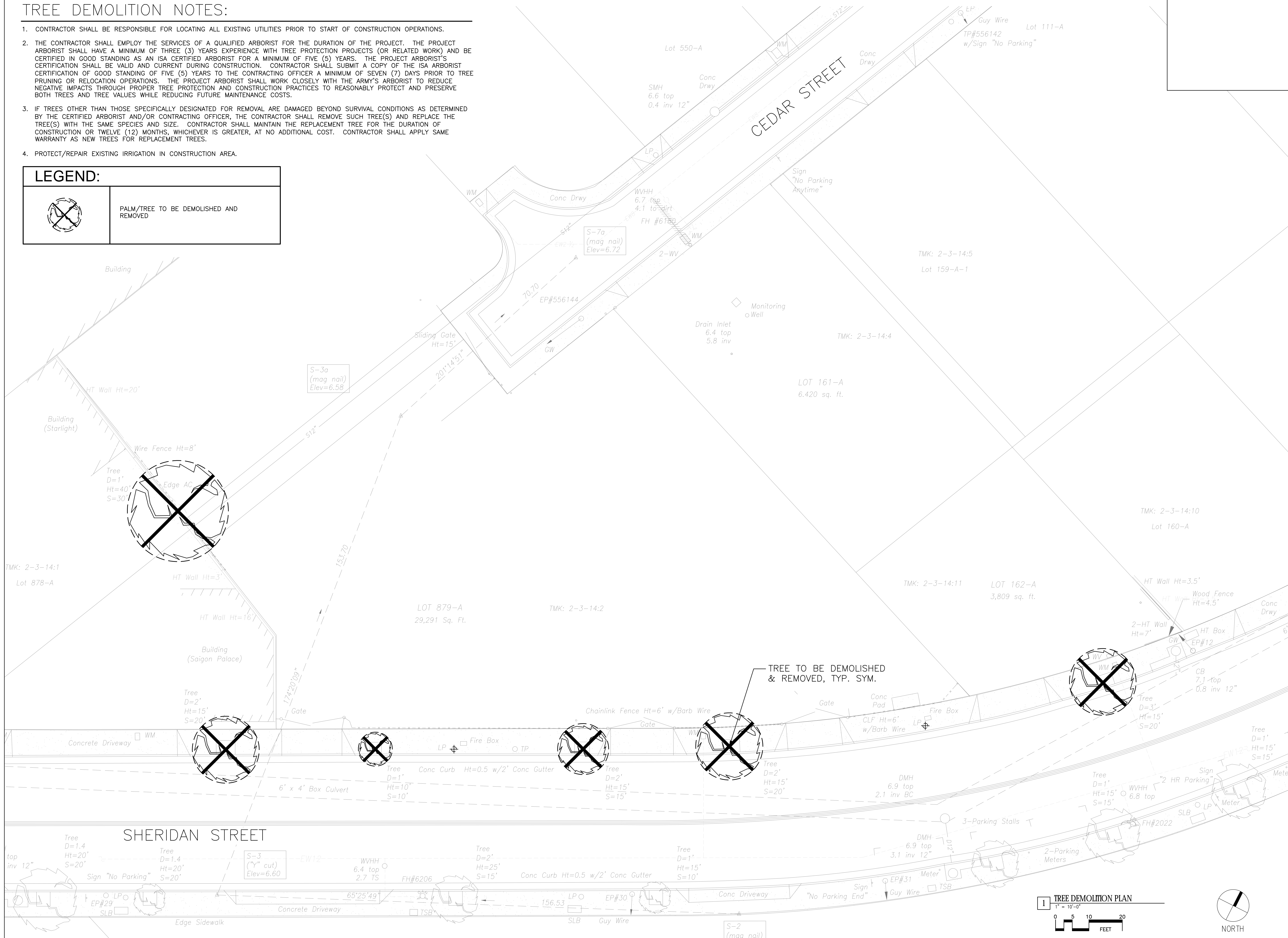
SHEET NO.

L001

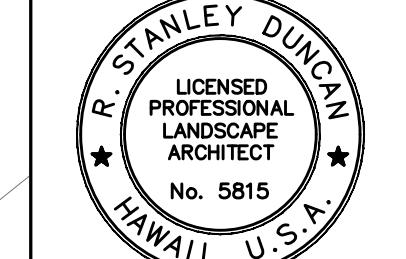
TREE DEMOLITION NOTES:

1. CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL EXISTING UTILITIES PRIOR TO START OF CONSTRUCTION OPERATIONS.
2. THE CONTRACTOR SHALL EMPLOY THE SERVICES OF A QUALIFIED ARBORIST FOR THE DURATION OF THE PROJECT. THE PROJECT ARBORIST SHALL HAVE A MINIMUM OF THREE (3) YEARS EXPERIENCE WITH TREE PROTECTION PROJECTS (OR RELATED WORK) AND BE CERTIFIED IN GOOD STANDING AS AN ISA CERTIFIED ARBORIST FOR A MINIMUM OF FIVE (5) YEARS. THE PROJECT ARBORIST'S CERTIFICATION SHALL BE VALID AND CURRENT DURING CONSTRUCTION. CONTRACTOR SHALL SUBMIT A COPY OF THE ISA ARBORIST CERTIFICATION OF GOOD STANDING OF FIVE (5) YEARS TO THE CONTRACTING OFFICER A MINIMUM OF SEVEN (7) DAYS PRIOR TO TREE PRUNING OR RELOCATION OPERATIONS. THE PROJECT ARBORIST SHALL WORK CLOSELY WITH THE ARMY'S ARBORIST TO REDUCE NEGATIVE IMPACTS THROUGH PROPER TREE PROTECTION AND CONSTRUCTION PRACTICES TO REASONABLY PROTECT AND PRESERVE BOTH TREES AND TREE VALUES WHILE REDUCING FUTURE MAINTENANCE COSTS.
3. IF TREES OTHER THAN THOSE SPECIFICALLY DESIGNATED FOR REMOVAL ARE DAMAGED BEYOND SURVIVAL CONDITIONS AS DETERMINED BY THE CERTIFIED ARBORIST AND/OR CONTRACTING OFFICER, THE CONTRACTOR SHALL REMOVE SUCH TREE(S) AND REPLACE THE TREE(S) WITH THE SAME SPECIES AND SIZE. CONTRACTOR SHALL MAINTAIN THE REPLACEMENT TREE FOR THE DURATION OF CONSTRUCTION OR TWELVE (12) MONTHS, WHICHEVER IS GREATER, AT NO ADDITIONAL COST. CONTRACTOR SHALL APPLY SAME WARRANTY AS NEW TREES FOR REPLACEMENT TREES.
4. PROTECT/REPAIR EXISTING IRRIGATION IN CONSTRUCTION AREA.

LEGEND:	
	PALM/TREE TO BE DEMOLISHED AND REMOVED



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THIS DRAWING WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONSTRUCTION OF THIS PROJECT WILL BE UNDER MY SUPERVISION. SEE 10-11-10 DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS.



R. Stanley Dunham
REGISTERED PROFESSIONAL LANDSCAPE ARCHITECT
 NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL UTILITIES AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
 CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
 HAWAII CITY PLAZA, LP

Hawaii City Plaza
 Honolulu, Hawaii
 710 Sheridan Street
 TMK 2-3-014; Parcels 002, 004, & 011

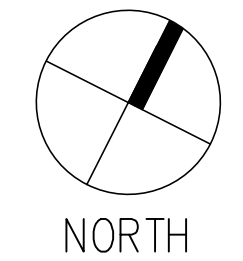
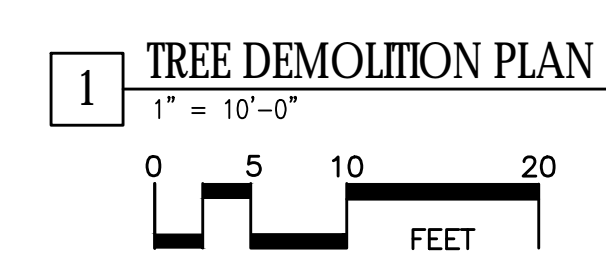
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PROJECT # 15028-02

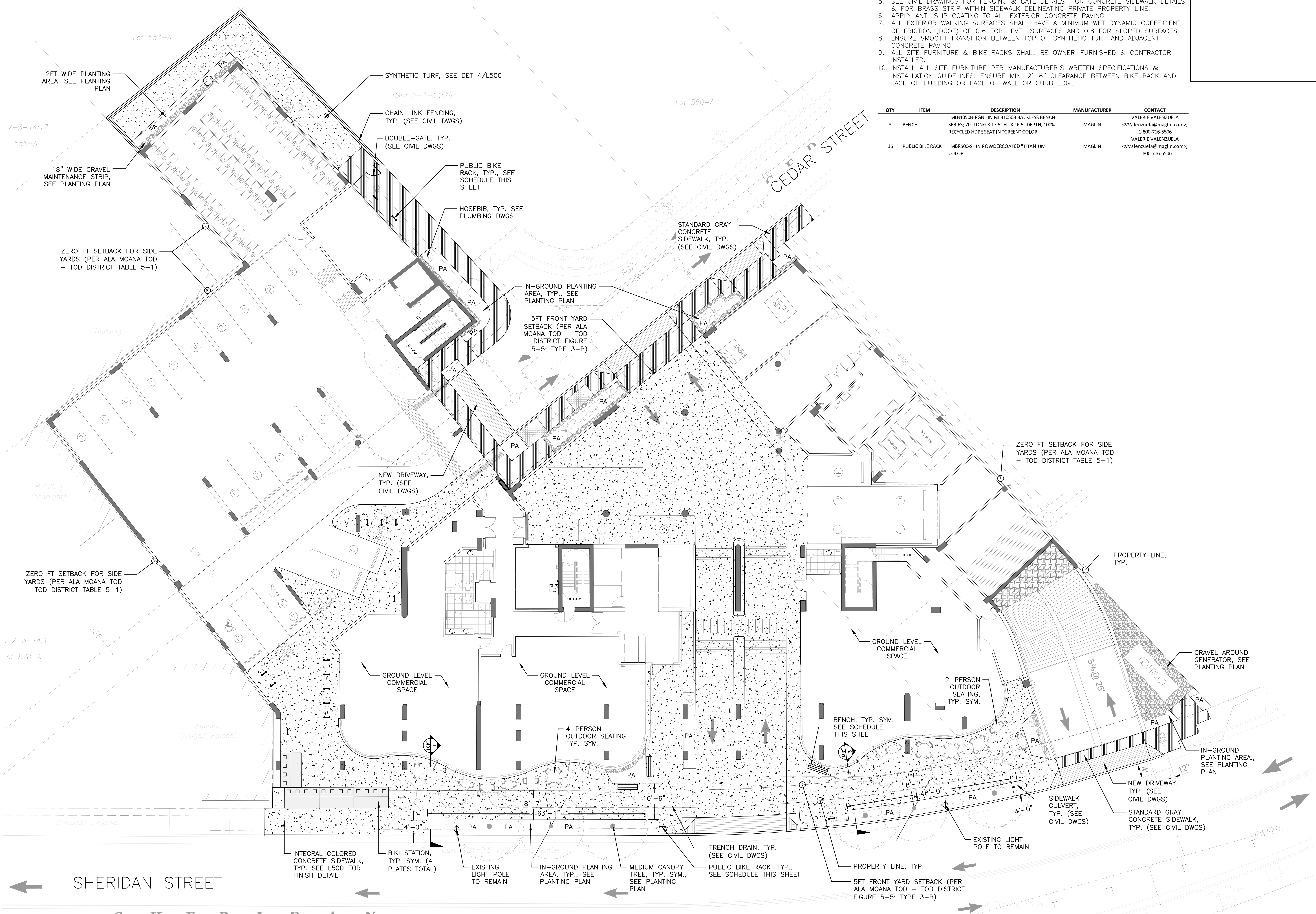
SHEET TITLE
 TREE DEMOLITION PLAN

SHEET NO.
 L010



- NOTES:**
1. PA = PLANTING AREA
 2. SEE GROUND LEVEL PLANTING PLAN FOR PLANT MATERIALS.
 3. SEE GROUND LEVEL IRRIGATION PLAN FOR IRRIGATION SYSTEM.
 4. SEE CIVIL DRAWINGS FOR ALL DRAINAGE, UTILITIES, PAVING LAYOUT, & JOINTING.
 5. SEE CIVIL DRAWINGS FOR FENCING & GATE DETAILS, FOR CONCRETE SIDEWALK DETAILS, & FOR BRASS STRIP WITHIN SIDEWALK DELINEATING PRIVATE PROPERTY LINE.
 6. APPLY ANTI-SLIP COATING TO ALL EXTERIOR CONCRETE PAVING.
 7. ALL EXTERIOR WALKING SURFACES SHALL HAVE A MINIMUM WET DYNAMIC COEFFICIENT OF FRICTION (DCOF) OF 0.6 FOR LEVEL SURFACES AND 0.8 FOR SLOPED SURFACES.
 8. ENSURE SMOOTH TRANSITION BETWEEN TOP OF SYNTHETIC TURF AND ADJACENT CONCRETE PAVING.
 9. ALL SITE FURNITURE & BIKE RACKS SHALL BE OWNER-FURNISHED & CONTRACTOR INSTALLED.
 10. INSTALL ALL SITE FURNITURE PER MANUFACTURER'S WRITTEN SPECIFICATIONS & INSTALLATION GUIDELINES. ENSURE MIN. 2'-6" CLEARANCE BETWEEN BIKE RACK AND FACE OF BUILDING OR FACE OF WALL OR CURB EDGE.

QTY	ITEM	DESCRIPTION	MANUFACTURER	CONTACT
3	BENCH	"MLB1050B-PGN" IN MLB1050B BACKLESS BENCH SERIES; 70" LONG X 17.5" HT X 16.5" DEPTH; 100% RECYCLED HDPE SEAT IN "GREEN" COLOR	MAGLIN	VALERIE VALENZUELA vValenzuela@maglin.com; 1-800-716-5506
16	PUBLIC BIKE RACK	"MBR500-5" IN POWDERCOATED "TITANIUM" COLOR	MAGLIN	VALERIE VALENZUELA vValenzuela@maglin.com; 1-800-716-5506



PBR HAWAII & ASSOCIATES, INC.
 LANDSCAPE ARCHITECT
 LICENSED PROFESSIONAL LANDSCAPE ARCHITECT
 No. 5815
 R. Stanley Duncan
 NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

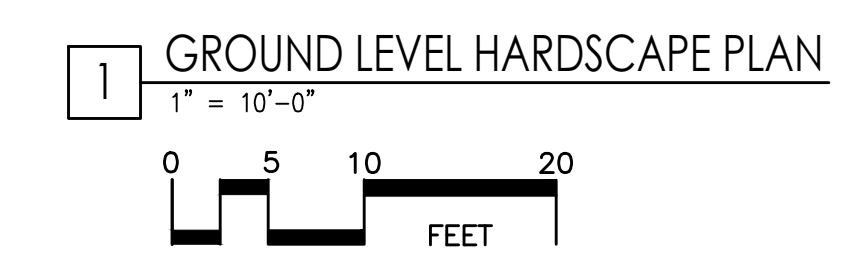
DEVELOPER:
 CALIFORNIA INVESTMENT REGIONAL CENTER, LLC
 PROJECT OWNER:
 HAWAII CITY PLAZA, LP

Hawaii City Plaza
 Honolulu, Hawaii
 710 Sheridan Street
 TMK 2-3-014; Parcels 002, 004, & 011

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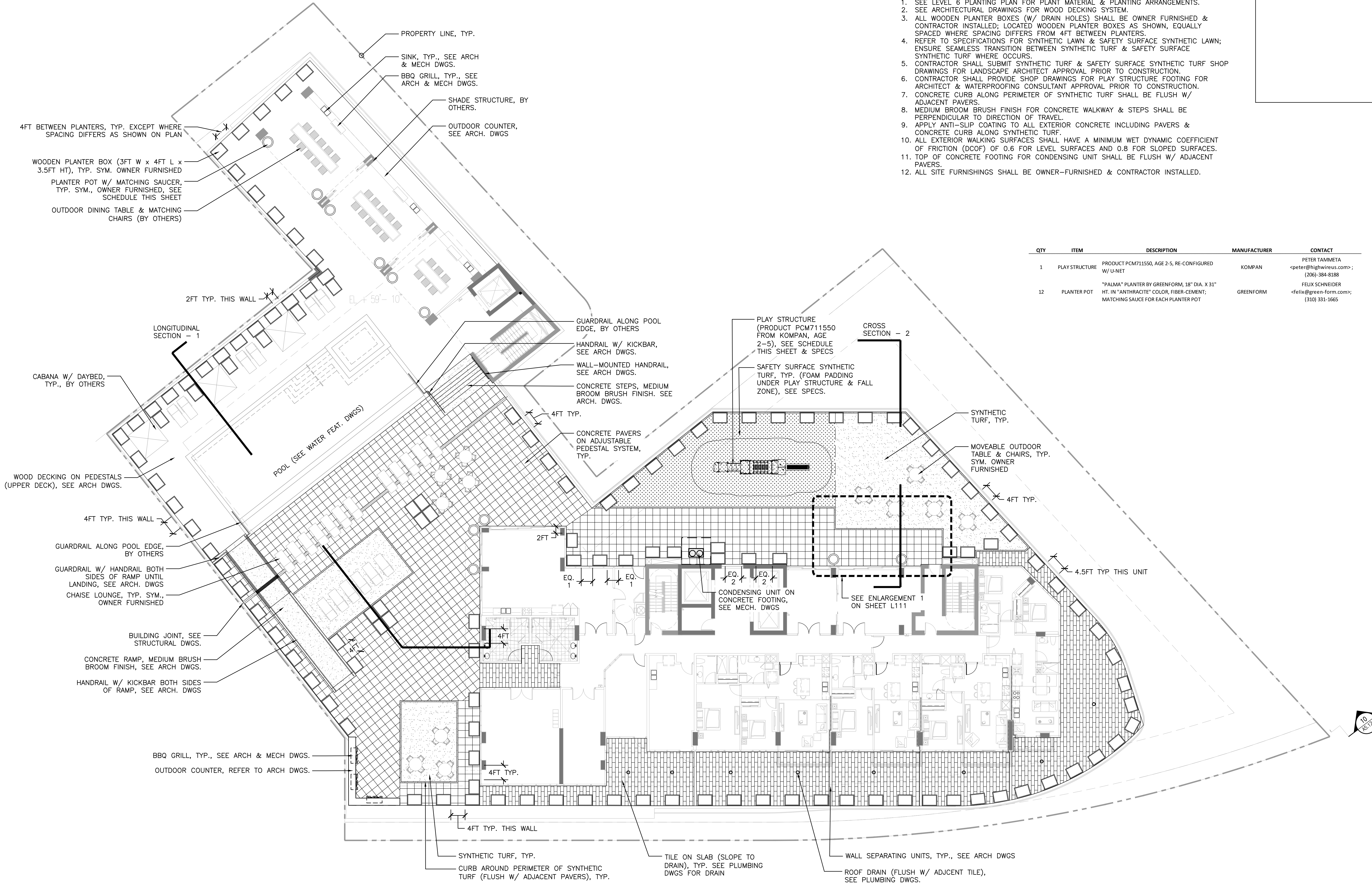
SHEET TITLE
 GROUND LEVEL HARDSCAPE PLAN

SHEET NO.
 L101



NOTES (ALL LEVEL 6 HARDSCAPE PLANS):

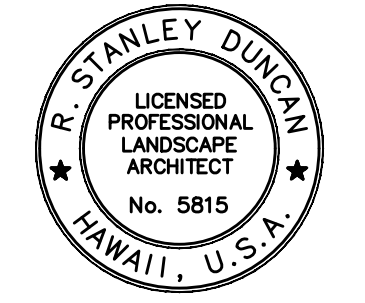
- SEE LEVEL 6 PLANTING PLAN FOR PLANT MATERIAL & PLANTING ARRANGEMENTS.
- SEE ARCHITECTURAL DRAWINGS FOR WOOD DECKING SYSTEM.
- ALL WOODEN PLANTER BOXES (W/ DRAIN HOLES) SHALL BE OWNER FURNISHED & CONTRACTOR INSTALLED; LOCATED WOODEN PLANTER BOXES AS SHOWN, EQUALLY SPACED WHERE SPACING DIFFERS FROM 4FT. BETWEEN PLANTERS.
- REFER TO SPECIFICATIONS FOR SYNTHETIC LAWN & SAFETY SURFACE SYNTHETIC LAWN; ENSURE SEAMLESS TRANSITION BETWEEN SYNTHETIC TURF & SAFETY SURFACE SYNTHETIC TURF WHERE OCCURS.
- CONTRACTOR SHALL SUBMIT SYNTHETIC TURF & SAFETY SURFACE SYNTHETIC TURF SHOP DRAWINGS FOR LANDSCAPE ARCHITECT APPROVAL PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR PLAY STRUCTURE FOOTING FOR ARCHITECT & WATERPROOFING CONSULTANT APPROVAL PRIOR TO CONSTRUCTION.
- CONCRETE CURB ALONG PERIMETER OF SYNTHETIC TURF SHALL BE FLUSH W/ ADJACENT PAVERS.
- MEDIUM BROOM BRUSH FINISH FOR CONCRETE WALKWAY & STEPS SHALL BE PERPENDICULAR TO DIRECTION OF TRAVEL.
- APPLY ANTI-SLIP COATING TO ALL EXTERIOR CONCRETE INCLUDING PAVERS & CONCRETE CURB ALONG SYNTHETIC TURF.
- ALL EXTERIOR WALKING SURFACES SHALL HAVE A MINIMUM WET DYNAMIC COEFFICIENT OF FRICTION (DCOF) OF 0.6 FOR LEVEL SURFACES AND 0.8 FOR SLOPED SURFACES.
- TOP OF CONCRETE FOOTING FOR CONDENSING UNIT SHALL BE FLUSH W/ ADJACENT PAVERS.
- ALL SITE FURNISHINGS SHALL BE OWNER-FURNISHED & CONTRACTOR INSTALLED.



QTY	ITEM	DESCRIPTION	MANUFACTURER	CONTACT
1	PLAY STRUCTURE	PRODUCT PCM711550, AGE 2-5, RE-CONFIGURED W/ U-NET	KOMPAN	PETER TAMMIETA <peter@highwireus.com>; (206)-384-8188
12	PLANTER POT	"PALMA" PLANTER BY GREENFORM, 18" DIA. X 31" HT. IN "ANTHRACITE" COLOR, FIBER-CEMENT, MATCHING SAUCE FOR EACH PLANTER POT	GREENFORM	FELIX SCHNEIDER <felix@green-form.com>; (310) 331-1665



LANDSCAPE ARCHITECT:
THIS WORK WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONTROL AND I AM A LICENSED PROFESSIONAL LANDSCAPE ARCHITECT IN THE STATE OF HAWAII. SEE THE HAWAII DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS.



NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
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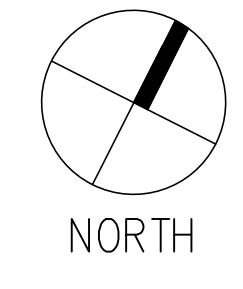
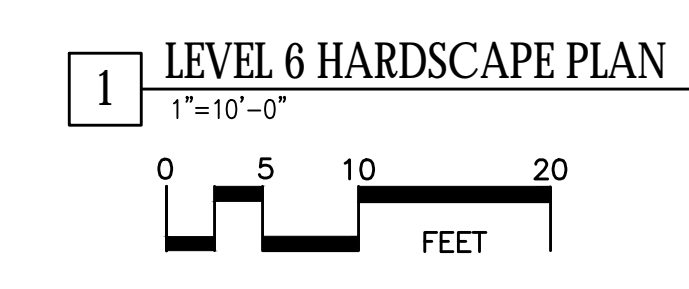
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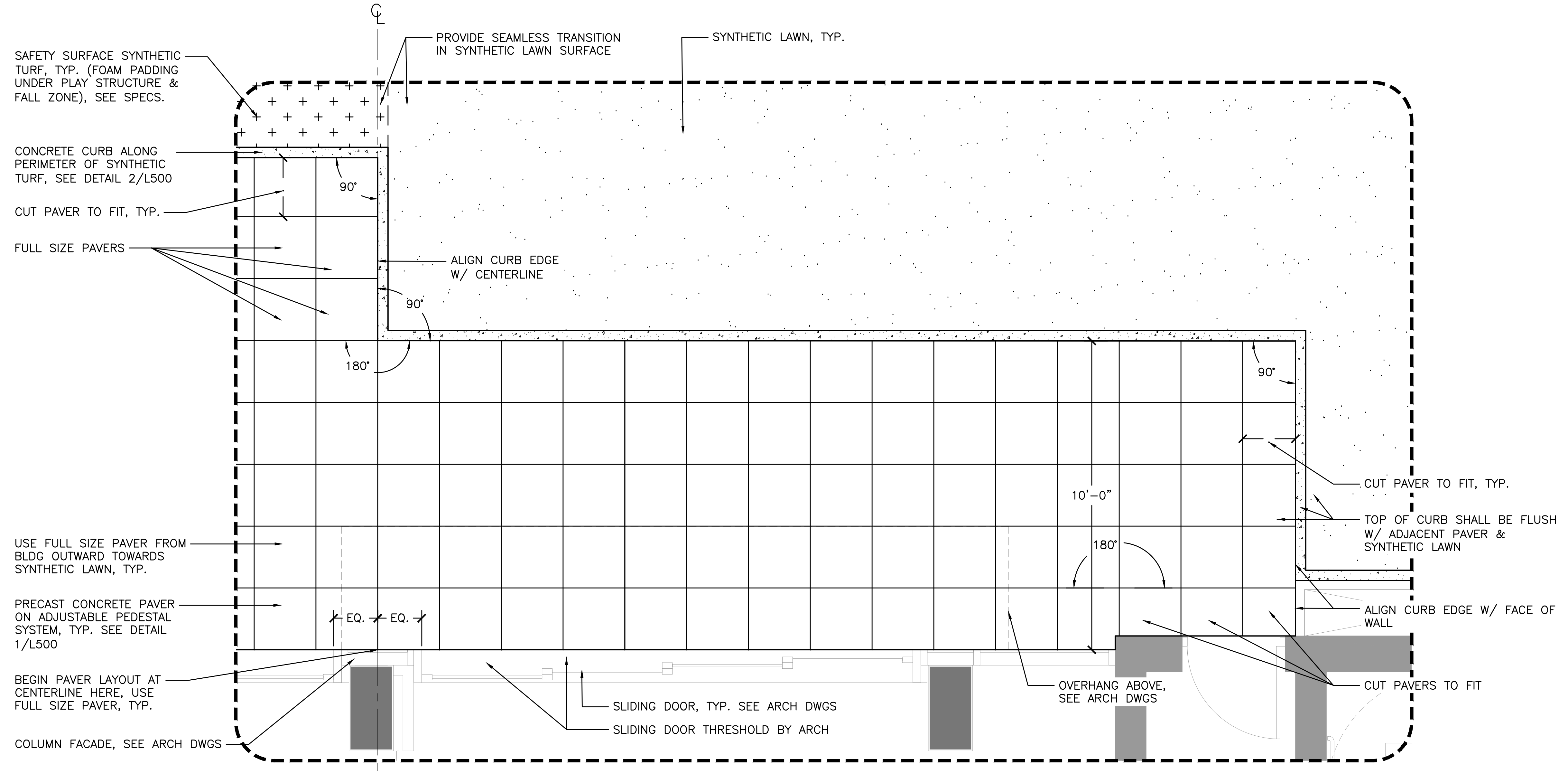
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PROJECT # 15028-02

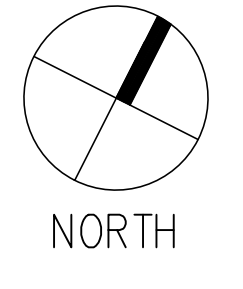
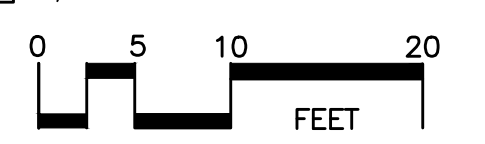
SHEET TITLE
LEVEL 6
HARDSCAPE PLAN

SHEET NO.
L110

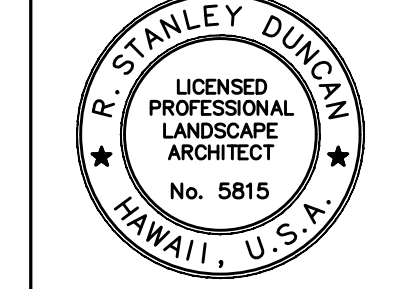




1 PRECAST PAVER LAYOUT ENLARGEMENT



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R. Stanley Dunon
NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
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PROJECT OWNER:
HAWAII CITY PLAZA, LP

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Honolulu, Hawaii
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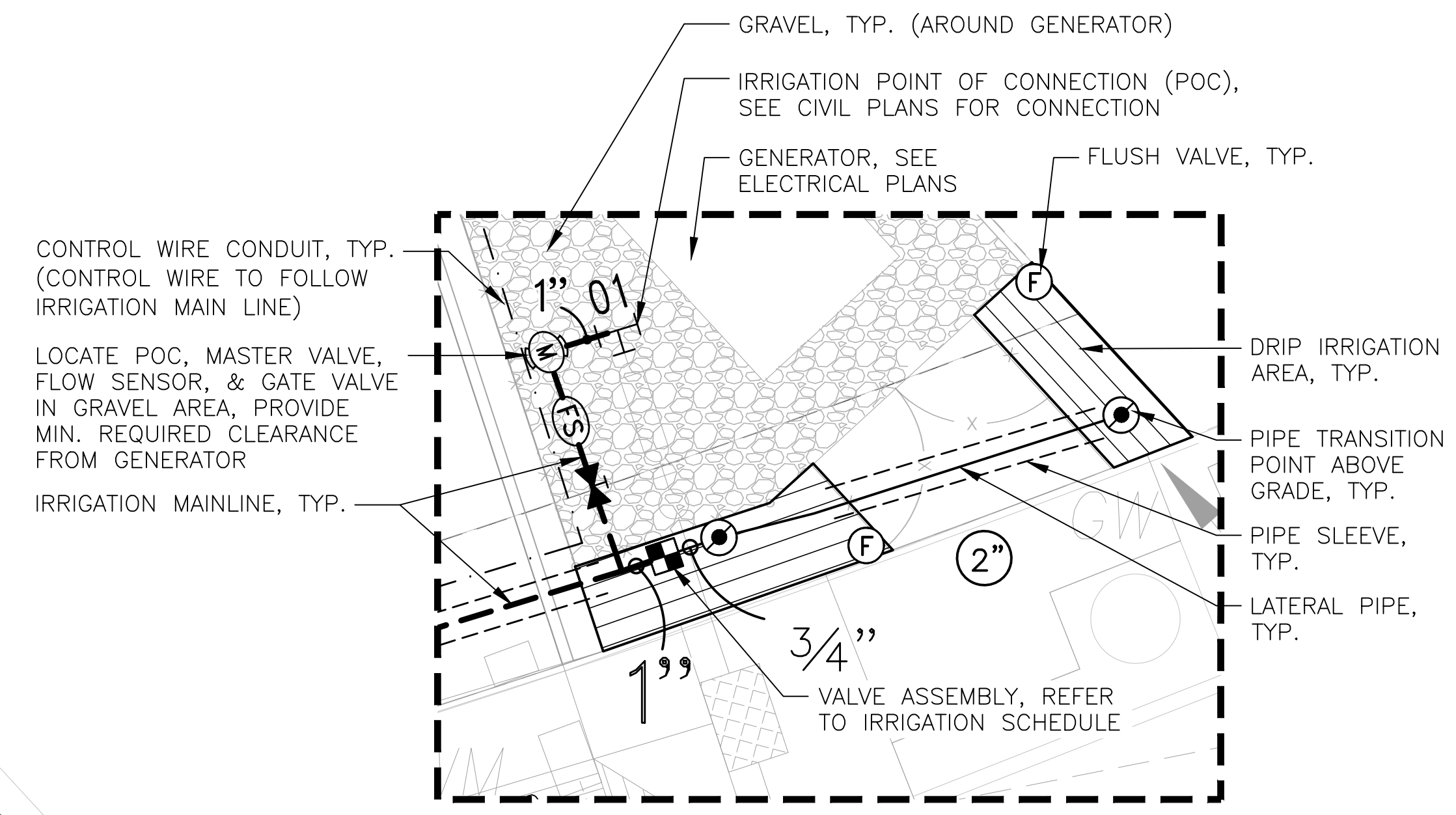
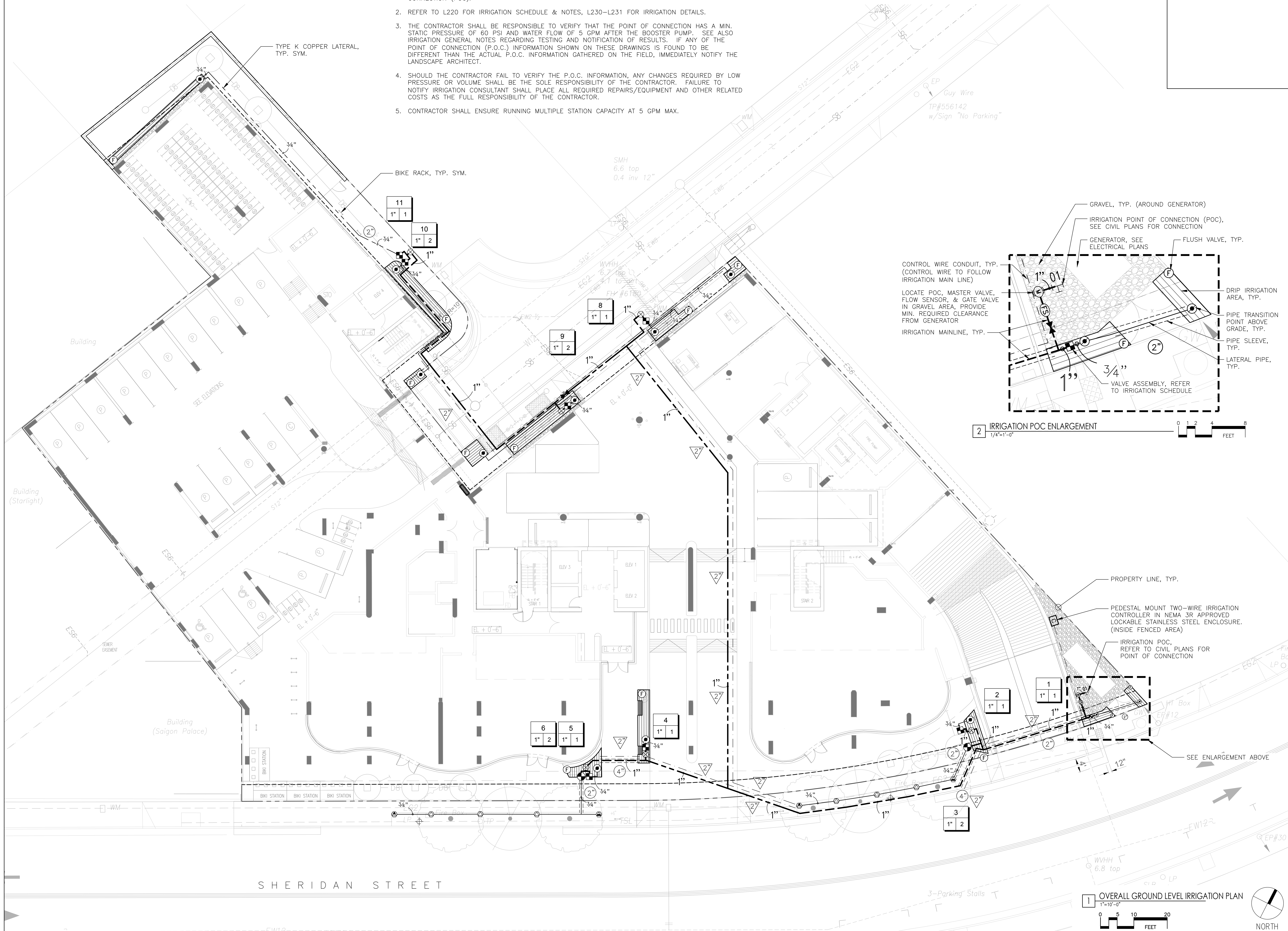
PROJECT # 15028-02

SHEET TITLE
LEVEL 6
HARDSCAPE
ENLARGEMENT

SHEET NO.
L111

NOTES:

1. REFER TO CIVIL DRAWINGS FOR IRRIGATION METER AND BACKFLOW PREVENTER, IRRIGATION POINT OF CONNECTION (POC).
2. REFER TO L220 FOR IRRIGATION SCHEDULE & NOTES, L230-L231 FOR IRRIGATION DETAILS.
3. THE CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT THE POINT OF CONNECTION HAS A MIN. STATIC PRESSURE OF 60 PSI AND WATER FLOW OF 5 GPM AFTER THE BOOSTER PUMP. SEE ALSO IRRIGATION GENERAL NOTES REGARDING TESTING AND NOTIFICATION OF RESULTS. IF ANY OF THE POINT OF CONNECTION (P.O.C.) INFORMATION SHOWN ON THESE DRAWINGS IS FOUND TO BE DIFFERENT THAN THE ACTUAL P.O.C. INFORMATION GATHERED ON THE FIELD, IMMEDIATELY NOTIFY THE LANDSCAPE ARCHITECT.
4. SHOULD THE CONTRACTOR FAIL TO VERIFY THE P.O.C. INFORMATION, ANY CHANGES REQUIRED BY LOW PRESSURE OR VOLUME SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. FAILURE TO NOTIFY IRRIGATION CONSULTANT SHALL PLACE ALL REQUIRED REPAIRS/EQUIPMENT AND OTHER RELATED COSTS AS THE FULL RESPONSIBILITY OF THE CONTRACTOR.
5. CONTRACTOR SHALL ENSURE RUNNING MULTIPLE STATION CAPACITY AT 5 GPM MAX.

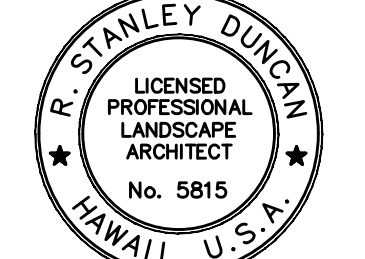


2 IRRIGATION POC ENLARGEMENT
1/4"=1'-0"

1 OVERALL GROUND LEVEL IRRIGATION PLAN
1"=10'-0"



LANDSCAPE ARCHITECT:
THIS WORK WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONSTRUCTION OF THIS PROJECT WILL BE UNDER MY SUPERVISION. SEE 10-119 DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS.



R. Stanley Dunton
NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
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TMK 2-3-014; Parcels 002, 004, & 011

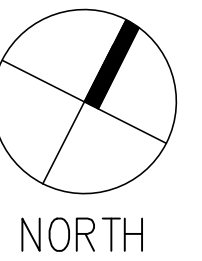
PERMIT SET

DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
OVERALL GROUND LEVEL IRRIGATION PLAN

SHEET NO.
L201

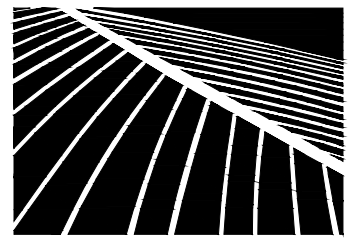


IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	ARC	PSI	GPM	RADIUS	SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	ARC	PSI	GPM	RADIUS
	HUNTER MP STRIP PROS-04-PRS40-CV TURF ROTATOR, 4" (10.16 CM) POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 40 PSI (2.76 BAR), MP ROTATOR NOZZLE ON PRS40 BODY. LST=IVORY LEFT STRIP, SST=BROWN SIDE STRIP, RST=COPPER RIGHT STRIP.	LCS	40	0.22	5'x15'		CONTROL WIRE CONDUIT: PVC SCHEDULE 80 UL APPROVED TYPICAL CONDUIT FOR IRRIGATION CONTROL WIRE. CONDUIT SIZE SHALL ALLOW FOR IRRIGATION CONTROL WIRE TO EASILY SLIDE THROUGH CONDUIT MATERIAL. EXTEND SLEEVES 18 INCHES BEYOND EDGES OF PAVING OR CONSTRUCTION.				
	HUNTER MP STRIP PROS-04-PRS40-CV TURF ROTATOR, 4" (10.16 CM) POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 40 PSI (2.76 BAR), MP ROTATOR NOZZLE ON PRS40 BODY. LST=IVORY LEFT STRIP, SST=BROWN SIDE STRIP, RST=COPPER RIGHT STRIP.	RCS	40	0.22	5'x15'		VALVE CALLOUT # - VALVE NUMBER # - VALVE FLOW # - VALVE SIZE		CONDUIT & SLEEVE CALLOUT ▽ - CONDUIT SIZE ⊙ - SLEEVE SIZE		
	HUNTER MP STRIP PROS-04-PRS40-CV TURF ROTATOR, 4" (10.16 CM) POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 40 PSI (2.76 BAR), MP ROTATOR NOZZLE ON PRS40 BODY. LST=IVORY LEFT STRIP, SST=BROWN SIDE STRIP, RST=COPPER RIGHT STRIP.	SST	40	0.44	5'x30'						
	RAIN BIRD XCZ-100-PRB-COM WIDE FLOW DRIP CONTROL KIT FOR COMMERCIAL APPLICATIONS. 1" BALL VALVE WITH 1" PESB VALVE AND 1" PRESSURE REGULATING 40PSI QUICK-CHECK BASKET FILTER. 0.3GPM TO 20GPM.										
	PIPE TRANSITION POINT ABOVE GRADE PIPE TRANSITION POINT FROM PVC LATERAL TO DRIP TUBING WITH RISER TO ABOVE GRADE INSTALLATION.										
	FLUSH VALVE 3/4" PVC BALL VALVE IN 10" VALVE BOX.										
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFS-CV-06-12 XFS-CV ON-SURFACE LANDSCAPE DRIPLINE WITH A HEAVY-DUTY 4.3 PSI CHECK VALVE, 0.6 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. GREAT FOR ELEVATION CHANGE. INSTALL WITH QF PRE-FABRICATED HEADER, SPECIFY XF INSERT FITTINGS.										
	RAIN BIRD PESB-PRS-D 1", 1-1/2", 2" PLASTIC INDUSTRIAL VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION, WITH PRESSURE REGULATING MODULE, AND SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.										
	BUCKNER-SUPERIOR VBM BRASS MANUAL ANGLE VALVE IN 3/4", 1", 1-1/4", 1-1/2", AND 2". REMOVABLE BONNET AND INTERNAL ASSEMBLY FOR EASY SERVICE AND CLEANING. SAME SIZE AS MAINLINE.										
	NIBCO T-113 CLASS 125 BRONZE GATE SHUT OFF VALVE WITH WHEEL HANDLE. SAME SIZE AS MAINLINE PIPE DIAMETER AT VALVE LOCATION. SIZE RANGE - 1/4" - 3"										
	GRISWOLD 2160LE - 2" SOLENOID, NORMALLY OPEN MASTER VALVE. EPOXY COATING. CAST IRON AND BRONZE MATERIAL. NPT END CONNECTION.										
	RAIN BIRD ESP-LXD-LXMSS 50 STATION 2WIRE EXT. STAINLESS STEEL CABINET. FLOW SENSING										
	RAIN BIRD FS-200-B 2" FLOW SENSOR FOR USE WITH RAIN BIRD MAXICOM, SITECONTROL, AND ESP-LXD CENTRAL CONTROL SYSTEMS. BRASS MODEL. SUGGESTED OPERATING RANGE OF 4.9 GPM TO 294.0 GPM. SENSORS SHOULD BE SIZED FOR FLOW RATHER THAN PIPE SIZE.										
	POINT OF CONNECTION 1" GROUND LEVEL IRRIGATION POINT OF CONNECTION										
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21										
	IRRIGATION LATERAL LINE: TYPE K COPPER PIPE										
	IRRIGATION MAINLINE: PVC SCHEDULE 40										
	IRRIGATION MAINLINE: SCHEDULE 40 STD. STEEL PIPE										
	PIPE SLEEVE: PVC SCHEDULE 40										

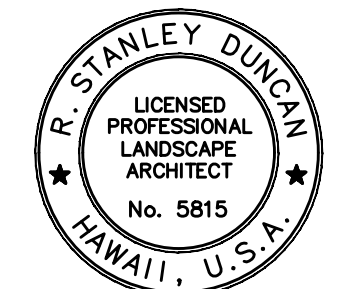
IRRIGATION GENERAL NOTES

- THIS PLAN IS DIAGRAMMATIC. IRRIGATION SYSTEM IS SUBJECT TO FIELD ADJUSTMENTS DUE TO UNANTICIPATED SITE CONDITIONS. LOCATE ALL MAINLINES, LATERALS, VALVES AND SPRINKLER HEADS WITHIN PLANTING AREAS, UNLESS OTHERWISE NOTED. PLACE MAINLINE IN PLANTING AREAS WHERE NO SLEEVES ARE SHOWN. AVOID ANY CONFLICT BETWEEN UNDERGROUND UTILITIES, STRUCTURES AND PLANTINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING ALL EXISTING UTILITIES. BURY PRESSURE MAINLINES 18" DEEP MINIMUM FOR CONVENTIONAL WIRING; 24" DEEP MINIMUM FOR DECODER-BASED WIRING, AND LATERAL LINES 12" DEEP MINIMUM.
- CONTRACTOR SHALL INSTALL ALL IRRIGATION EQUIPMENT (IE. IRRIGATION LINES, CONTROL WIRES, VALVES, HEADS, ETC.) PER SPECIFICATIONS. EXISTING GATE VALVES, POINT OF CONNECTION, ETC. ARE DERIVED FROM THE BEST AVAILABLE INFORMATION AND ON-SITE INSPECTION. THE CONTRACTOR SHALL VERIFY THOSE POINTS OF CONNECTION NOTED AND REPORT ANY DISCREPANCIES TO THE ENGINEER.
- THE IRRIGATION SYSTEM WAS DESIGNED TO PERFORM WITH A STATIC PRESSURE OF 60 PSI AND WATER FLOW OF 5 GPM AT THE POINT OF CONNECTION (P.O.C.). THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THESE REQUIREMENTS THROUGH ONSITE TESTING AND SHALL REPORT THE FINDINGS TO THE (PROJECT OWNER OR REPRESENTATIVES, PROJECT ENGINEER, AND/OR LANDSCAPE ARCHITECT) AT LEAST THIRTY (30) DAYS PRIOR TO START OF CONSTRUCTION.
- CONTRACTOR SHALL SECURE ALL NECESSARY PERMITS AND OBSERVE ALL LOCAL CODES AND REGULATIONS. THE CONTRACTOR SHALL CONFIRM ALL SITES DIMENSIONS AND CONDITIONS, AND REPORT ANY DISCREPANCIES TO THE ENGINEER.
- CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL SLEEVES, CONDUITS, MAINLINES AND LATERALS UNDER PAVEMENT AND THROUGH WALLS. CONTRACTOR SHALL ENSURE THAT THESE ITEMS ARE LAID PRIOR TO PLACEMENT OF PAVEMENT OR WALL STRUCTURES.
- LOCATE AND INSTALL ALL SPRINKLER HEADS 6" FROM SIDEWALKS, CURBS, DRIVEWAYS, BUILDING AND WALL UNLESS OTHERWISE NOTED. FLEX TUBING SHALL BE INSTALLED ON ALL SPRINKLER HEAD ALONG SIDEWALKS, DRIVEWAYS, AND PARKING SPACES. ADJUST ALL SPRINKLER HEADS AND FLOW CONTROL FOR MAXIMUM COVERAGE AND MINIMUM OVERTHROW AND MISTING. OPERATE ONLY ONE VALVE AT A TIME PER CONTROLLER, UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL ADJUST ALL HEADS AS REQUIRED TO ACCOMMODATE ANY VERTICAL OBSTRUCTIONS THAT MAY OCCUR, INCLUDING BUT NOT LIMITED TO LIGHT POLES, FIRE HYDRANTS, ETC. VERIFY ALL HEAD LAYOUT WITH THE OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO COMMENCING WORK.
- WITHIN 30 DAYS AFTER AWARD OF THE CONTRACT, SUBMIT FOR THE ENGINEER'S ACCEPTANCE SIX (6) COPIES OF DETAILED SCALED DRAWINGS AND WIRING DIAGRAMS FOR PERMANENT AND TEMPORARY IRRIGATION SYSTEMS. NOT PROPOSED DEVIATIONS FROM THE CONTRACT. INCLUDE SAMPLES OF MATERIALS, IF REQUIRED BY CONTRACT.
- PERFORM HYDROSTATIC TEST BY APPLYING CONTINUOUS STATIC PRESSURE OF 60 PSI FOR ONE (1) HOUR. NOTIFY THE ENGINEER AT LEAST THREE (3) DAYS IN ADVANCE OF TEST. REPAIR LEAKS THAT DEVELOP AND REPEAT TEST. DO NOT BACKFILL UNTIL THERE IS NO FURTHER SIGN OF LEAKAGE.
- PERFORM OPERABILITY TEST BY OPENING REMOTE CONTROL VALVE AND TEST CIRCUITS FOR LEAKS AROUND BARBED AND THREADED PVC FITTINGS. REPAIR LEAKS AND REPEAT TESTS. NOTIFY THE ENGINEER AT LEAST THREE (3) DAYS IN ADVANCE OF TEST. DO NOT BACKFILL UNTIL THERE IS NO FURTHER SIGN OF LEAKAGE.
- PERFORM COVERAGE TEST. BEFORE PLANTING PERIOD, RUN AUTOMATIC CONTROLLER THROUGH ALL IT'S CYCLES. CHECK WATERING FOR COVERAGES AND UNIFORMITY IN COMPANY OF THE ENGINEER. RUN SYSTEM UNTIL THERE ARE PUDDLES OR THERE IS SHEET FLOW TO DETERMINE INITIAL IRRIGATION TIME AND NUMBER OF CYCLES PER WEEK NEEDED TO WATER REQUIREMENTS OF PLANTS.
- LOCATE VALVE BOXES SO THAT THE OUTER EDGES ARE NO CLOSER THAN FIVE FEET TO ROADWAY PAVEMENT. GROUP VALVE BOXES AS FEASIBLE.
 - 4 INCHES FOR DRIP IRRIGATION MAIN.
 - 18 INCHES FOR IRRIGATION MAIN WITH CONVENTIONAL WIRING; 24" FOR IRRIGATION MAINLINE W/DECODER-BASED WIRING.
 - 10 INCHES FOR IRRIGATION LATERAL
 - 24 INCHES FOR SLEEVE OR CONDUIT UNDER LANDSCAPE PAVEMENT.
 - 36 INCHES FOR SLEEVE OR CONDUIT UNDER ROADWAY PAVEMENT.
 - FOR CONTROLLER WIRES AND CONDUITS IN UNPAVED AREAS, DEPTH EQUAL TO THAT OF PRESSURE IRRIGATION PIPE.
- AFTER INSTALLATION OF IRRIGATION, LANDSCAPE CONTRACTOR TO PROVIDE MARK-UP INFORMATION OF ANY CHANGES MADE IN THE FIELD TO THE FINAL DESIGN PLANS. PROVIDE THREE (3) REPRODUCIBLE COPIES DOCUMENTING THESE "AS-BUILT" CONDITIONS TO THE ENGINEER UPON COMPLETION OF IRRIGATION INSTALLATION WORK OR THIRTY (30) DAYS BEFORE FINAL INSPECTION, WHICHEVER IS SOONER. AS-BUILT PLAN SHALL BE AT THE SAME SCALE AS THE ORIGINAL DRAWINGS.
- CONTRACTOR SHALL INSTALL TEMPORARY SPRAY IRRIGATION FOR SUBSURFACE DRIP IN TURF AREAS TO AID IN TURF ESTABLISHMENT. CONTRACTOR SHALL REMOVE TEMPORARY IRRIGATION UPON TURF ESTABLISHMENT.
- INSTALL 2" LAYER OF BLACK CINDER OVER SURFACE DRIPLINE ZONES IN SHRUB/GROUNDCOVER AREAS.
- IRRIGATION SYSTEM IS DESIGNED FOR CURRENT POTABLE WATER SYSTEM CONNECTION AND PRESSURE. IRRIGATION SYSTEM DESIGN AND COMPONENTS SHOULD BE REVIEWED TO ENSURE COMPATIBILITY WHEN SYSTEM IS CONNECTED TO FUTURE R-1
- CONTRACTOR SHALL MAKE ALL WIRE SPLICES INSIDE OF VALVE BOXES.



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LANDSCAPE ARCHITECT:
THIS DRAWING WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONTROL IN ACCORDANCE WITH THE PROFESSIONAL LANDSCAPE ARCHITECT ACT, CHAPTER 191, HAWAIIAN STATUTES, AND THE HAWAIIAN BOARD OF LANDSCAPE ARCHITECTS.



R. Stanley Dunton
PROFESSIONAL LANDSCAPE ARCHITECT
NO. 5815
HAWAII, U.S.A.

NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT
REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, & 011

PERMIT
SET

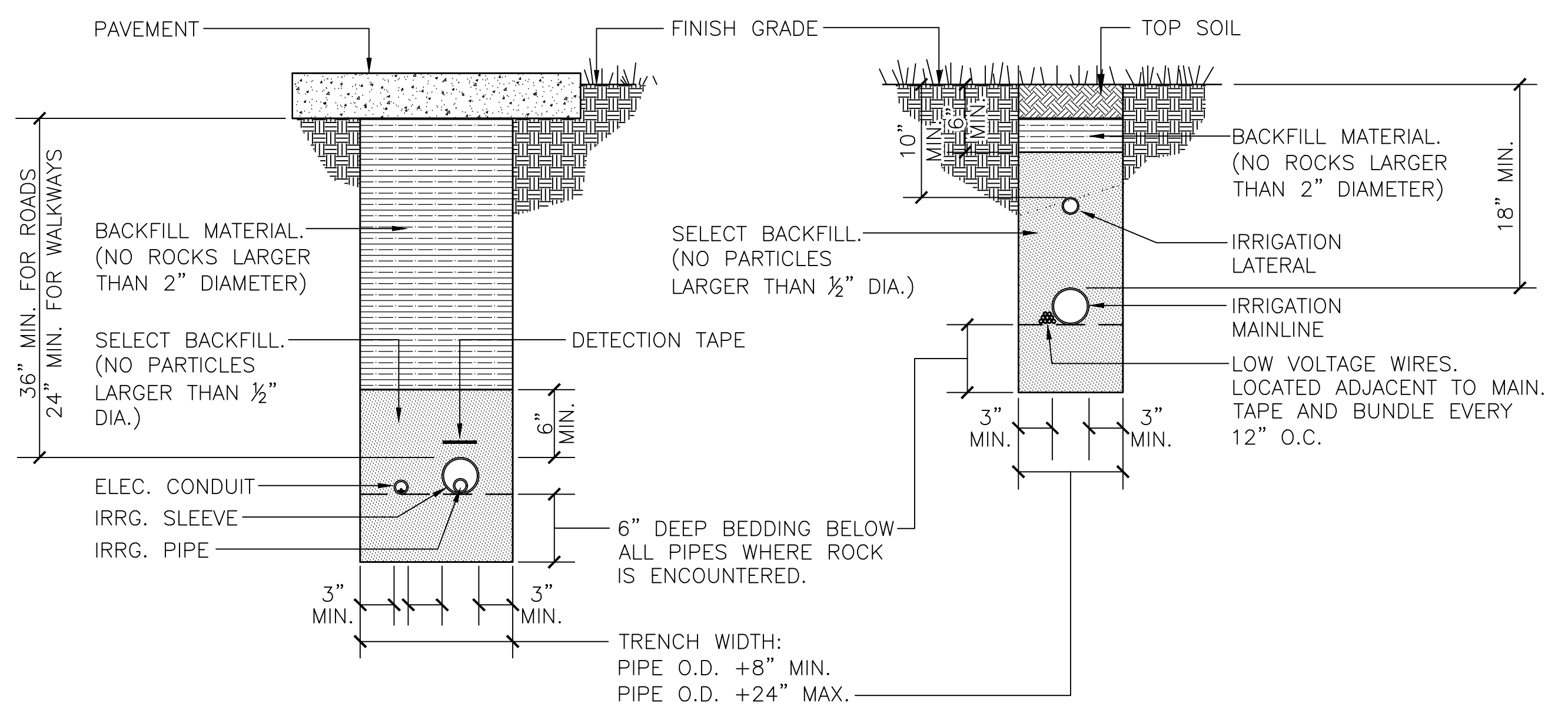
DATE 2019 MAR 19

PROJECT # 15028-02

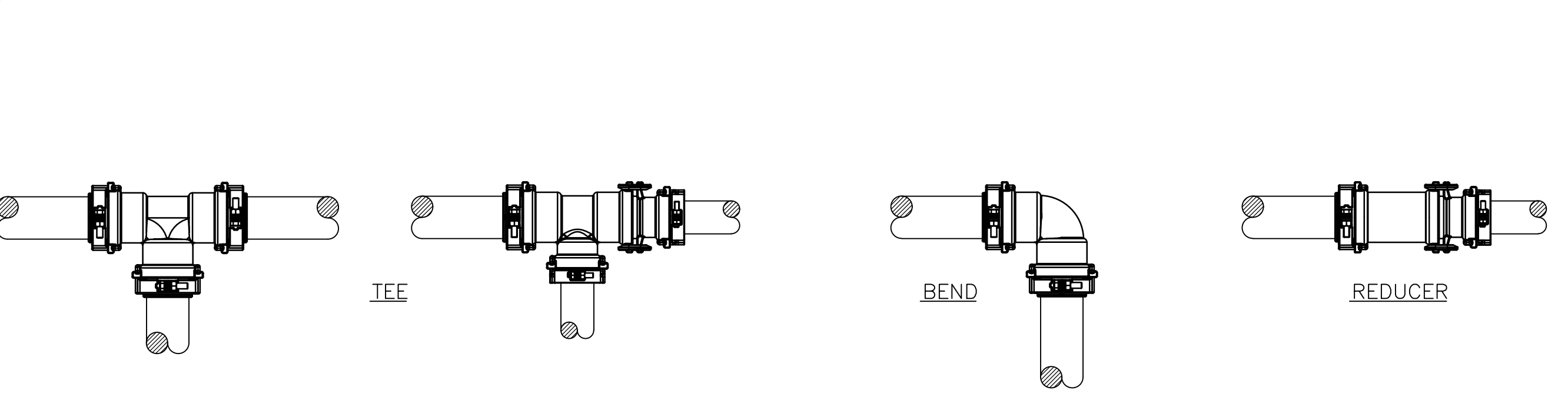
SHEET TITLE
IRRIGATION
SCHEDULE &
NOTES

SHEET NO.

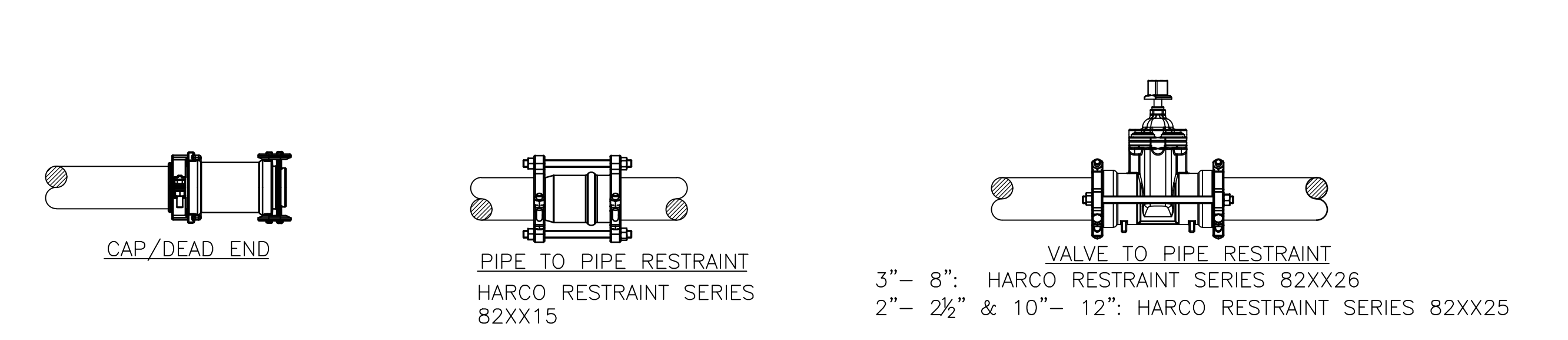
L220



1 IRRIGATION TRENCHING DETAIL
1" = 1"



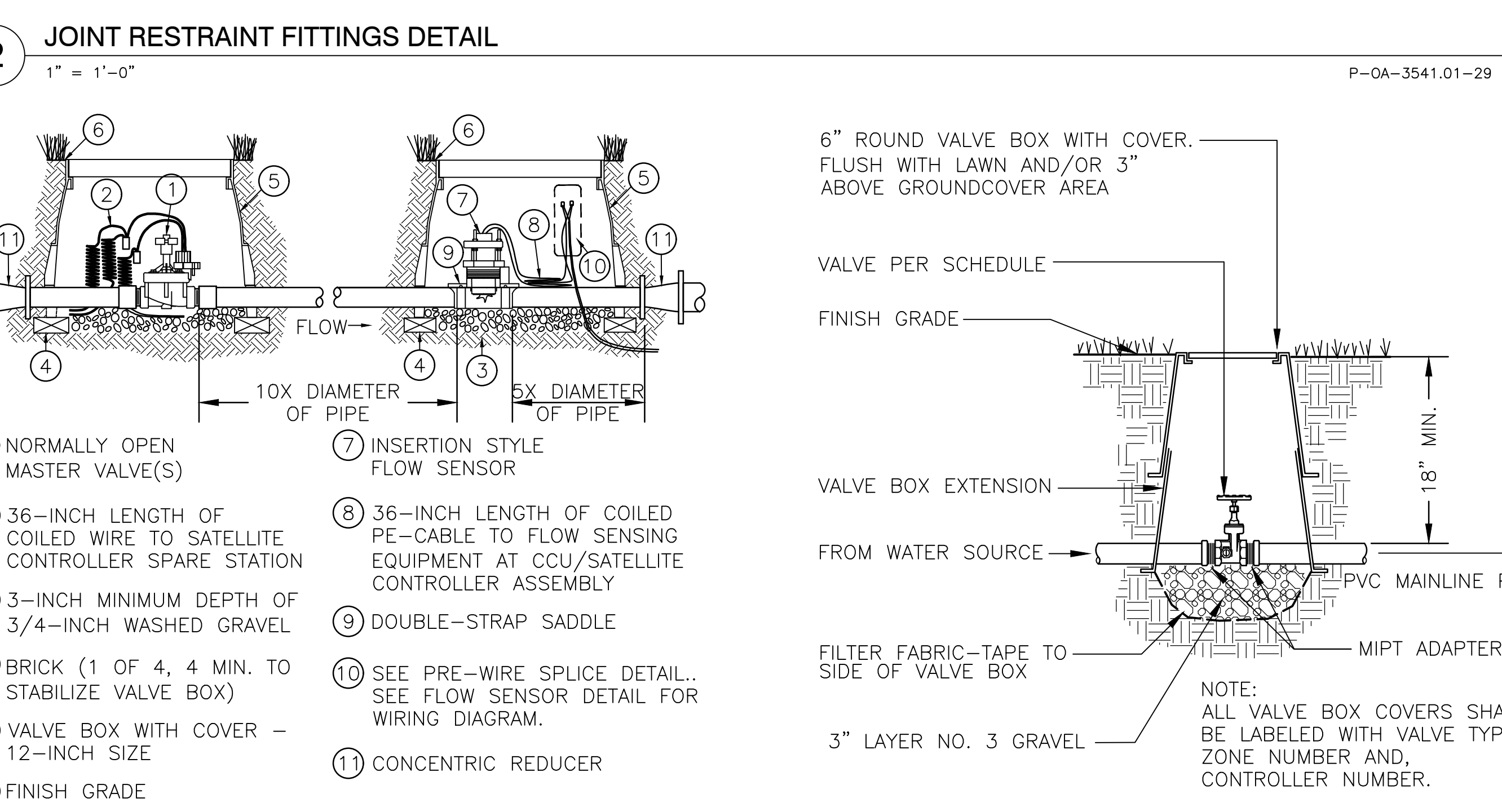
2 JOINT RESTRAINT FITTINGS DETAIL
1" = 1-0"



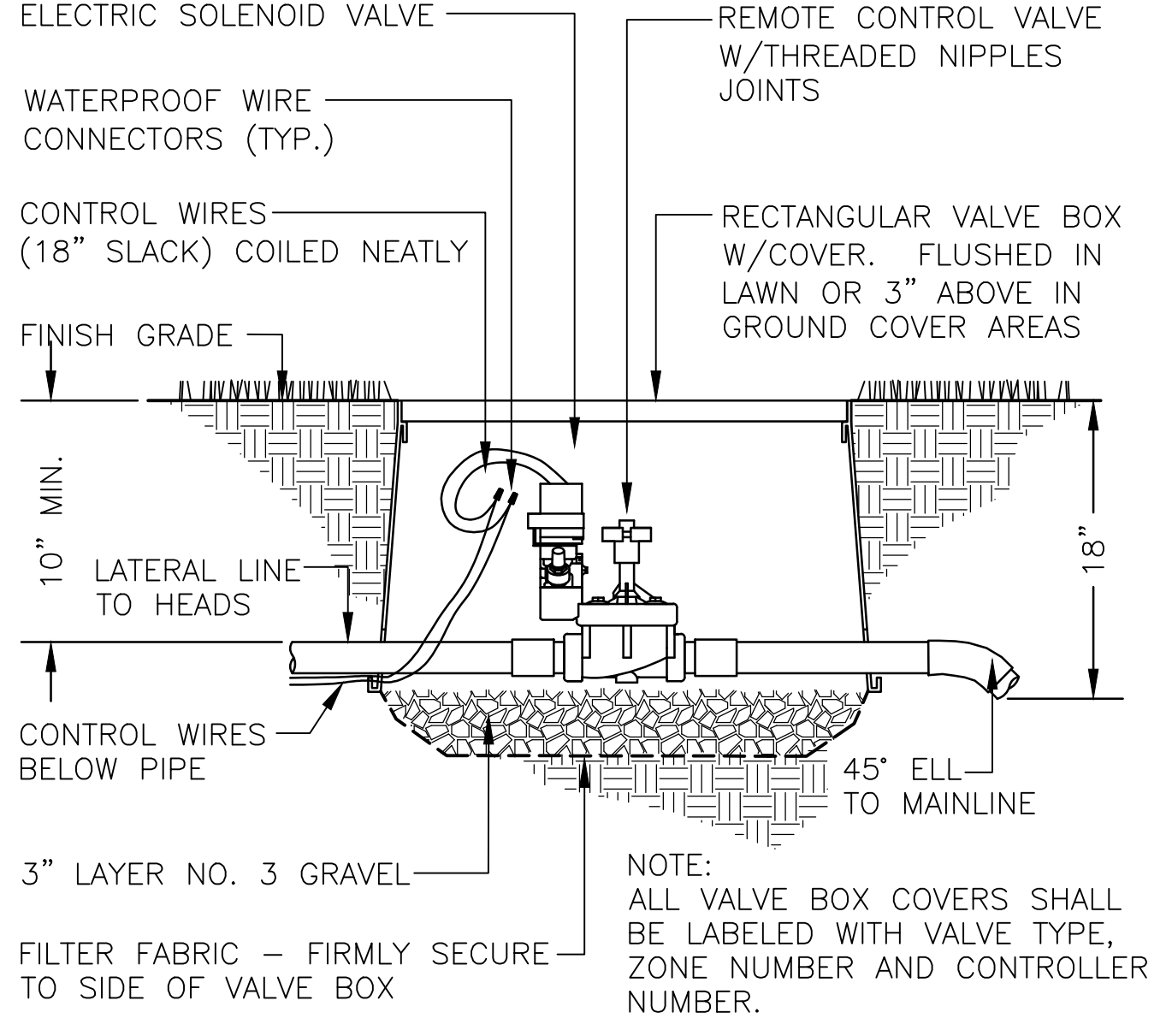
3 MASTER VALVE W/ FLOW SENSOR
NOT TO SCALE

MINIMUM RESTRAINED LENGTH REQUIREMENTS FOR EACH FITTING/VALVE BELL							
	90° BEND	45°, 22½° BEND	11½° BEND	TEE	REDUCER	CAP/DEAD END	VALVE
4" & SMALLER	20'	20'	20'	20'	40'	60'	60'
6" & LARGER	40'	20'	20'	20'	60'	80'	80'

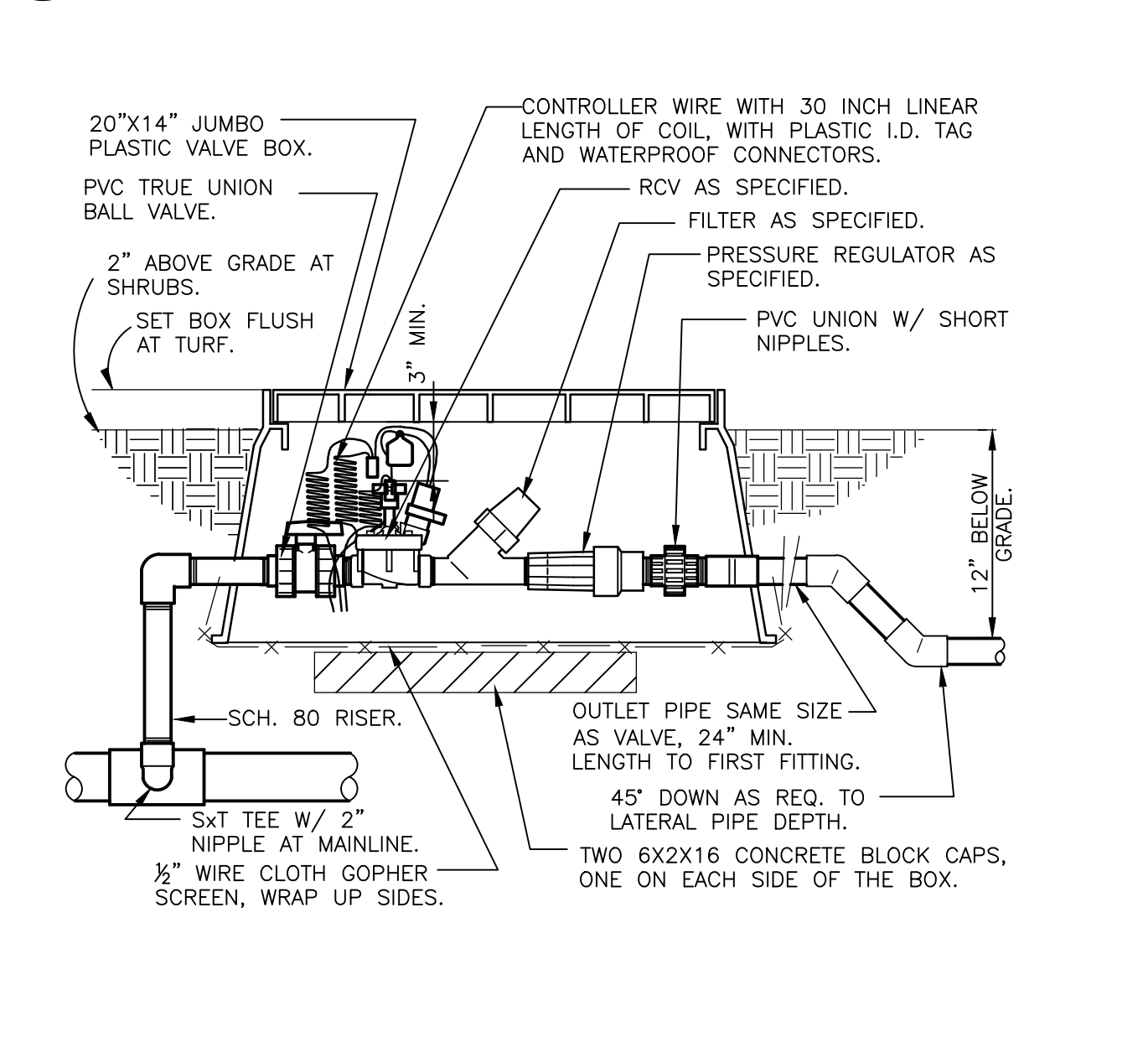
- EACH FITTING & VALVE BELL MUST BE RESTRAINED TO THE LENGTH OF PIPE NOTED IN THE TABLE USING FITTING TO PIPE RESTRAINT, VALVE TO PIPE RESTRAINT, AND PIPE TO PIPE RESTRAINT AS REQUIRED.
- PIPE JOINTS WITHIN THE RESTRAINED LENGTH REQUIREMENT MUST BE RESTRAINED WITH PIPE TO PIPE RESTRAINTS.
- SERVICE TEES AND COUPLINGS WITHIN THE RESTRAINED LENGTH REQUIREMENT MUST BE RESTRAINED WITH FITTING TO PIPE RESTRAINTS.
- THE RESTRAINT SCHEMES ARE FOR SYSTEM PRESSURES UP TO 125 PSI. CALL FOR HIGHER SYSTEM PRESSURES ALL FITTING & VALVE BELLS SHALL BE RESTRAINED AS SHOWN.



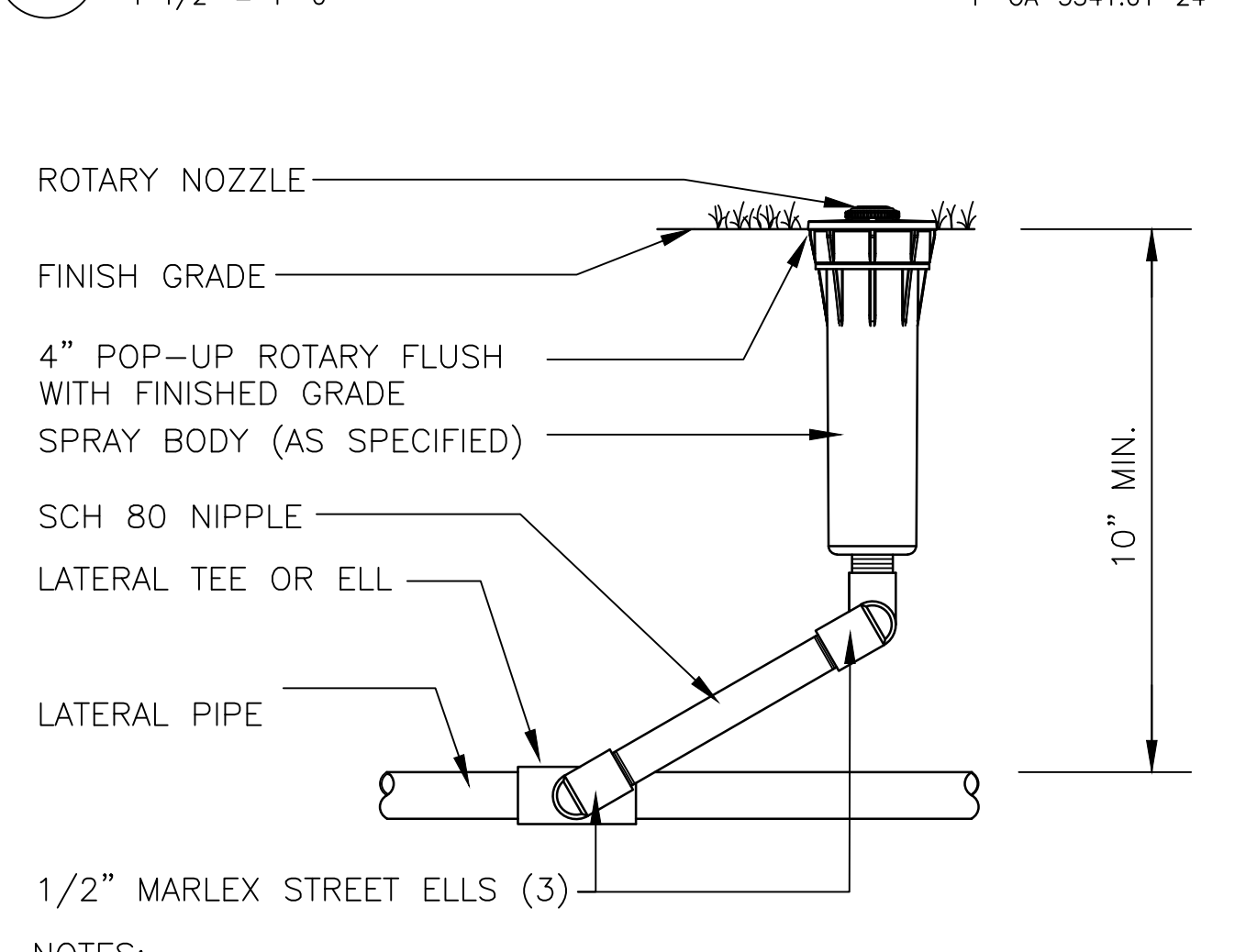
4 GATE VALVE
NOT TO SCALE



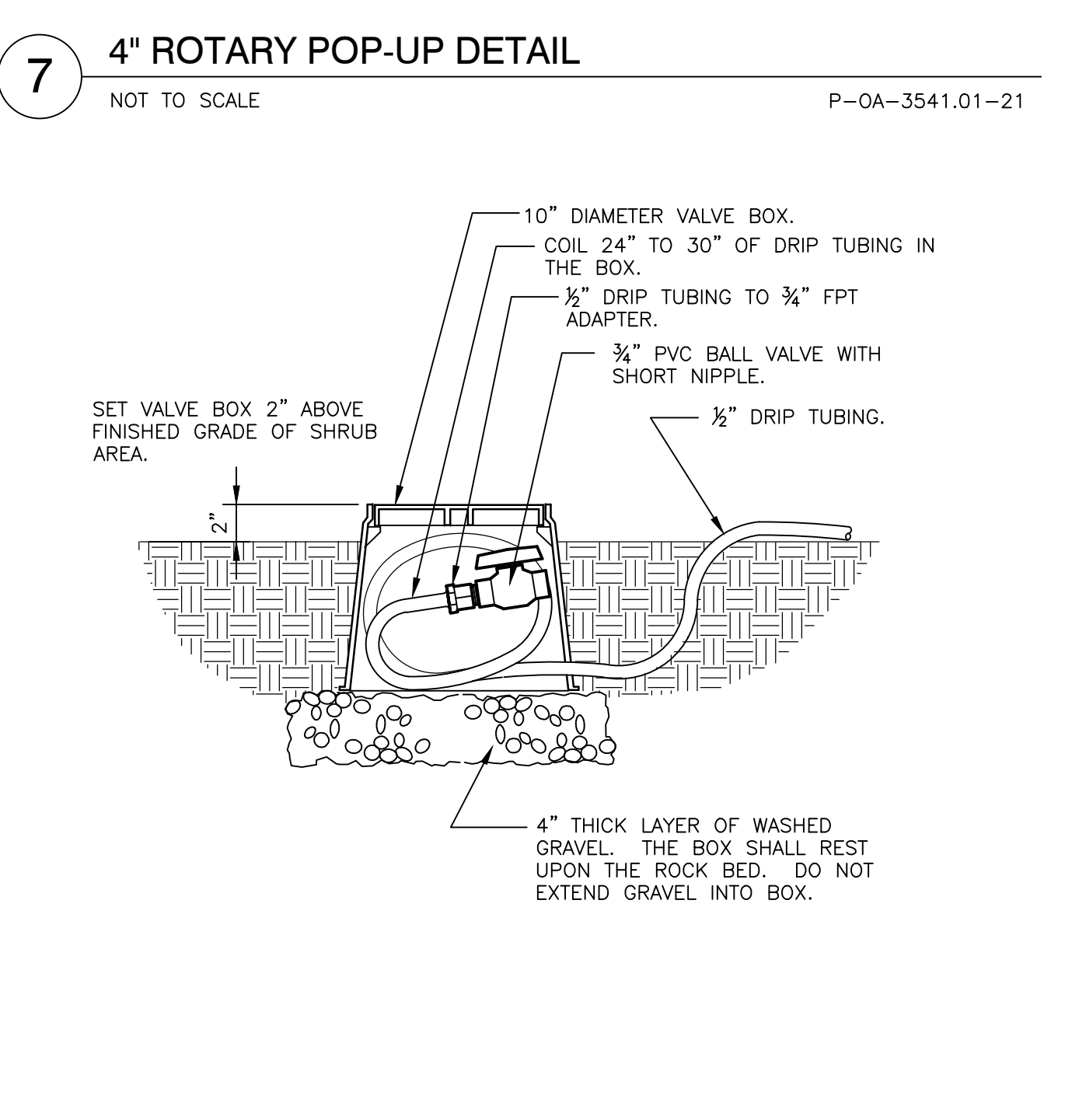
5 REMOTE CONTROL VALVE
NOT TO SCALE



6 1\"/>



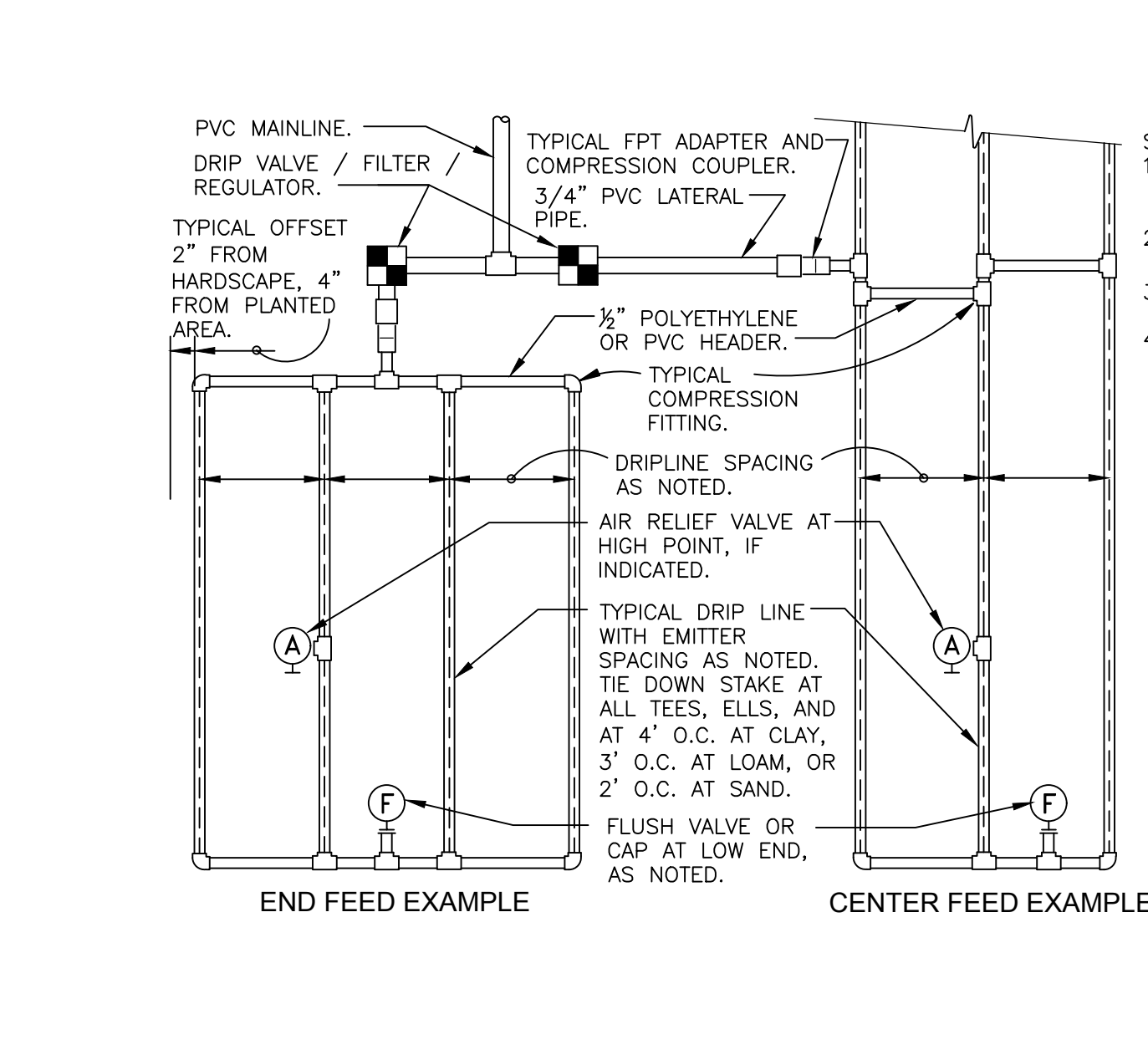
7 4\"/>



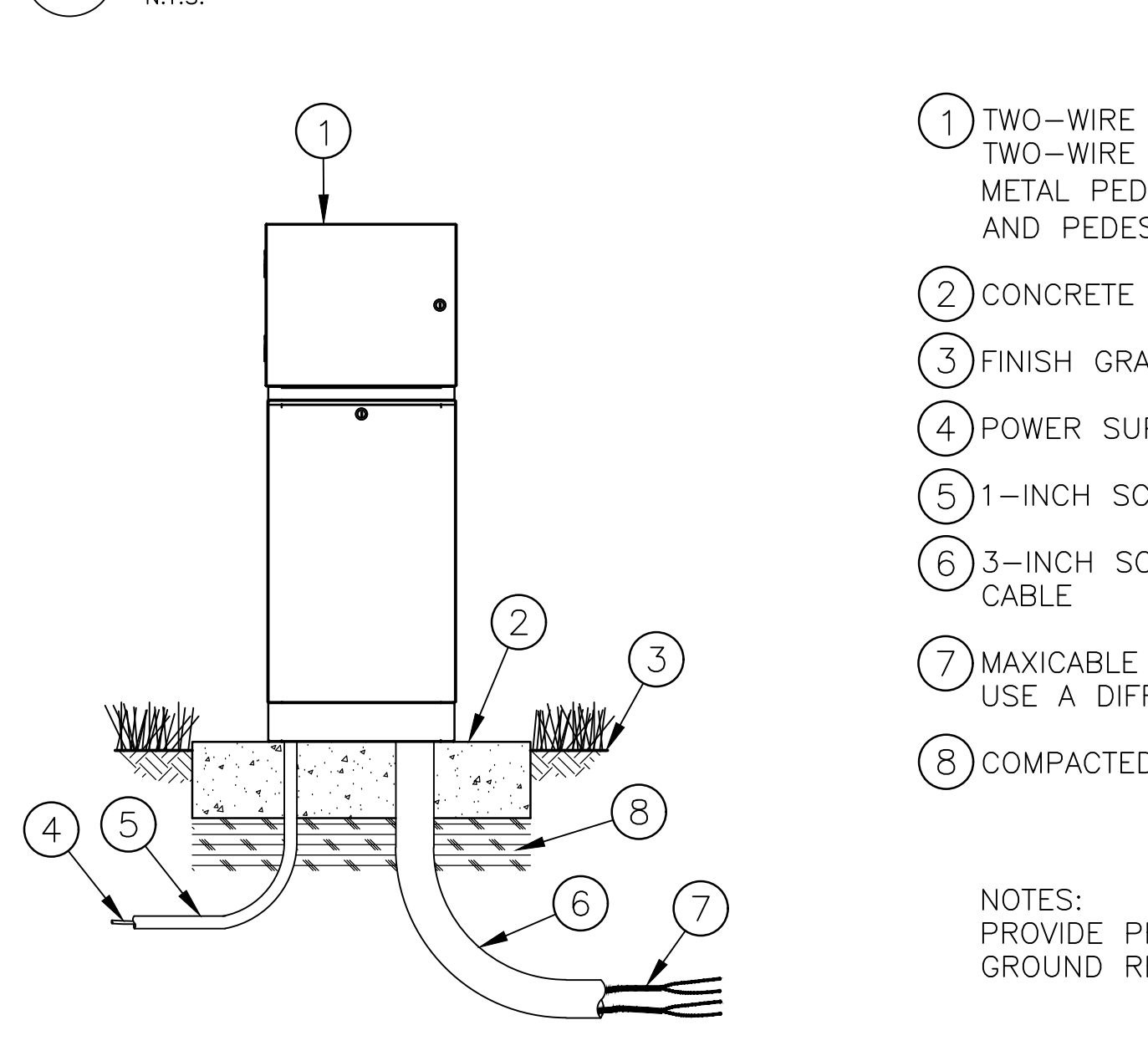
8 DRIP FLUSH VALVE
1 1/2" = 1-0"



9 TYPICAL DRIPLINE LAYOUT REQUIREMENTS
N.T.S.



10 TWO-WIRE CONTROLLER IN METAL PEDESTAL DETAIL
NOT TO SCALE



11 MANUAL ANGLE VALVE DETAIL
NOT TO SCALE

MAXIMUM LATERAL LENGTH (FEET)

PSI	EMITTER FLOW RATE GPH			
	12" SPACING	18" SPACING	24" SPACING	30" SPACING
10	125	96	175	135
20	249	191	350	171
30	307	236	434	333
40	350	268	495	380
50	125	96	175	135
60	125	96	175	135

GRID PRECIPITATION RATES (IN/HR)

EMITTER SPACING	LATERAL SPACING	EMITTER FLOW RATE	
		0.6	0.9
12	12	0.96	1.44
18	18	0.69	1.03
24	24	0.28	0.41

LATERAL FLOW PER 100 FT (GPM)

EMITTER FLOW	SPACING		
	12"	18"	24"
0.6 GPH	1.0 GPM	0.67 GPM	0.50 GPM
0.9 GPH	1.5 GPM	1.0 GPM	0.75 GPM

MAXIMUM FLOW PER ZONE

SCHEDULE 40 PVC HEADER SIZE	MAX GPM		PSI LOSS	
	1"	1.5"	1"	1.5"
1/2"	4.7 GPM	7.7 PSI	8.8 PSI	8.8 PSI
3/4"	8.3 GPM	5.6 PSI	8.3 GPM	6.3 PSI
1"	13.5 GPM	4.2 PSI	31.9 GPM	2.9 PSI
1-1/2"	33.9 GPM	2.9 PSI	52.4 GPM	1.9 PSI
2"	52.4 GPM	1.9 PSI	52.4 GPM	2.2 PSI

11 MANUAL ANGLE VALVE DETAIL
NOT TO SCALE



DEVELOPER:
CALIFORNIA INVESTMENT
REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, & 011

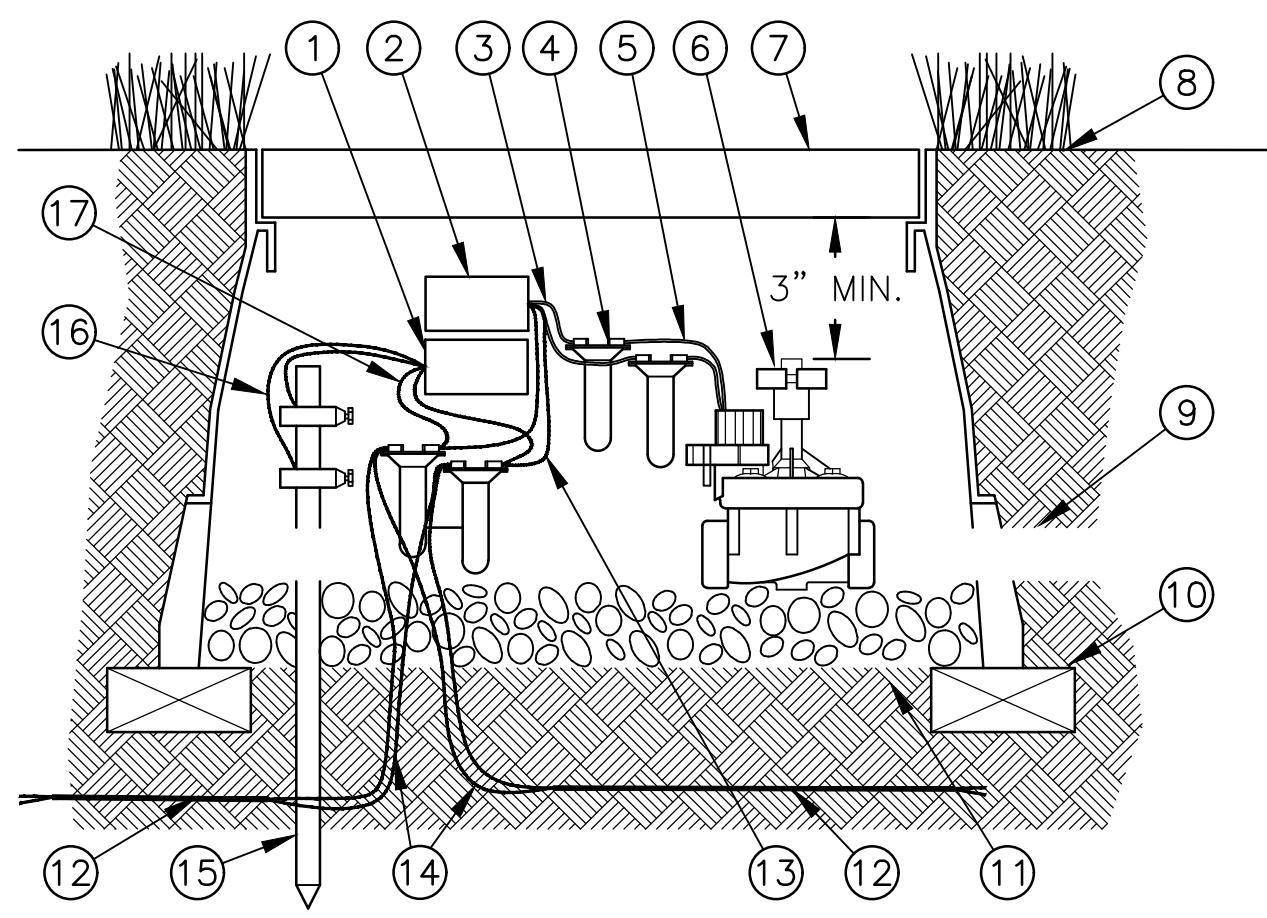
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DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
IRRIGATION
DETAILS - 1

SHEET NO.
L230



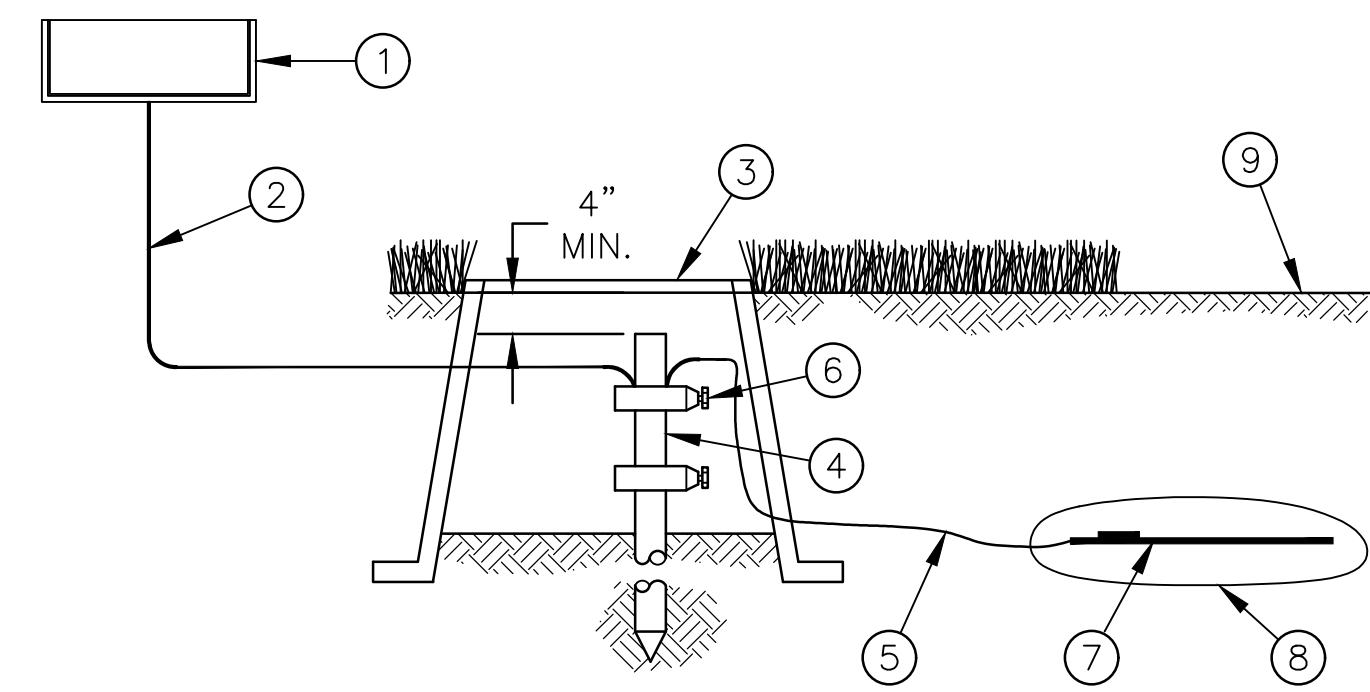
- ① LINE SURGE PROTECTOR
- ② FIELD DECODER
- ③ WHITE WIRE FROM FIELD DECODER (1 OF 2)
- ④ DBY WATER PROOF CONNECTION (1 OF 4)
- ⑤ SOLENOID WIRE (1 OF 2)
- ⑥ REMOTE CONTROL VALVE
- ⑦ VALVE BOX WITH COVER: 12-INCH SIZE
- ⑧ FINISH GRADE / TOP OF MULCH
- ⑨ PVC MAINLINE PIPE
- ⑩ BRICK (1 OF 4, 4 MIN. TO STABILIZE VALVE BOX)

- ⑪ 3.0 - INCH MIN. DEPTH OF 3/4 - INCH WASHED GRAVEL
- ⑫ TWO-WIRE CABLE TO NEXT DEVICE (FIELD DECODER, SENSOR DECODER, LINE SURGE PROTECTOR OR MDC)
- ⑬ BLUE WIRE FROM FIELD DECODER
- ⑭ COMMUNICATION WIRE TO NEXT DEVICE (FIELD DECODER, SENSOR DECODER, LINE SURGE PROTECTOR OR MDC)
- ⑮ GROUNDING ROD: 50 OHMS OR LESS
- ⑯ GREEN / YELLOW WIRE FROM LINE SURGE PROTECTOR TO GROUNDING ROD (1 OF 2)
- ⑰ BLUE WIRE FROM LINE SURGE PROTECTOR

NOTES:
 1. LINE SURGE PROTECTOR SHOULD BE INSTALLED EVERY 500- FEET ON TWO-WIRE PATH.
 2. SECONDARY WIRE RUN - DISTANCE BETWEEN SOLENOID AND FIELD DECODER - NOT TO EXCEED 450- FEET WITH 14 GAUGE WIRE.
 3. PLACE 3- FEET OF EXTRA WIRE IN EVERY VALVE BOX FOR EASIER SERVICING.

1 FIELD DECODER & LINE SURGE PROTECTOR

NOT TO SCALE P-OA-3541.01-30

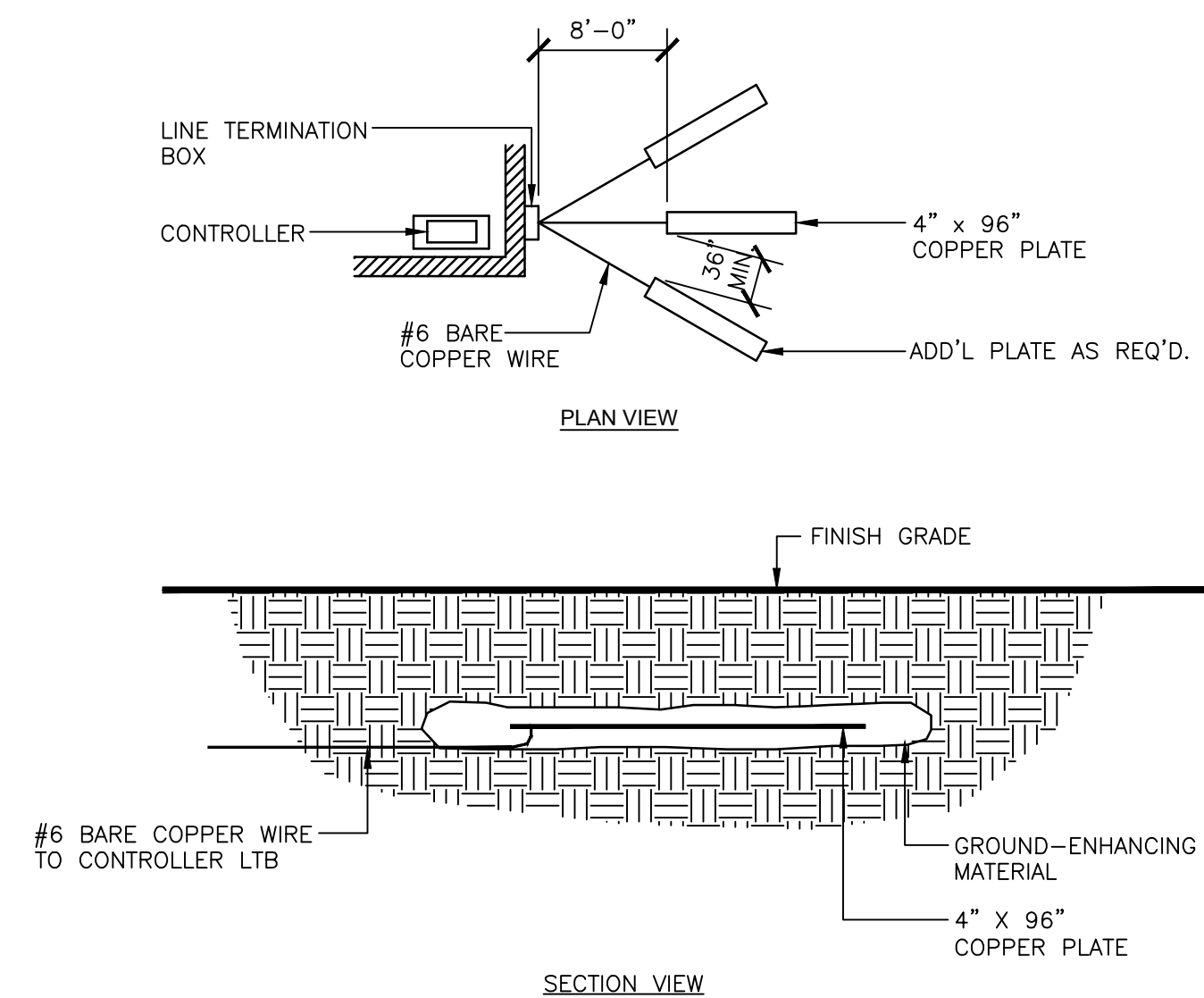


- ① SITECONTROL FIELD SATELLITE, WEATHER STATION OR LDI/SDI/TWI ASSEMBLY
- ② SOLID BARE COPPER WIRE (#10 AWG) FROM GROUNDING ROD TO SATELLITE OR LDI/SDI/TWI ASSEMBLY. MAKE WIRE AS SHORT AND STRAIGHT AS POSSIBLE
- ③ COVER GROUNDING ROD WITH #10 ROUND VALVE BOX AS SHOWN
- ④ 5/8-INCH X 10 FT COPPER CLAD GROUNDING ROD OR GROUNDING PLATE. INSTALL RODS IN SOIL IN A TRIANGULAR PATTERN SPACED A MINIMUM OF 16 FT APART FROM EACH OTHER. GROUNDING GRID TO HAVE A RESISTANCE OF TEN (10) OHMS OR LESS
- ⑤ BARE COPPER WIRE (#6 AWG MIN.) BETWEEN GROUNDING ROD AND GROUNDING PLATE
- ⑥ GROUND ROD CLAMP OR WELDS
- ⑦ COPPER GROUNDING PLATE
- ⑧ GROUND ENHANCEMENT MATERIAL (IF REQUIRED)
- ⑨ FINISH GRADE

NOTE:
 REFER TO RAIN BIRD CENTRAL CONTROL TECHNICAL BULLETIN TB-9001MULTI FOR INSTALLATION GUIDELINES.

2 GROUNDING PLATE DETAIL

NOT TO SCALE P-OA-3541.01-08

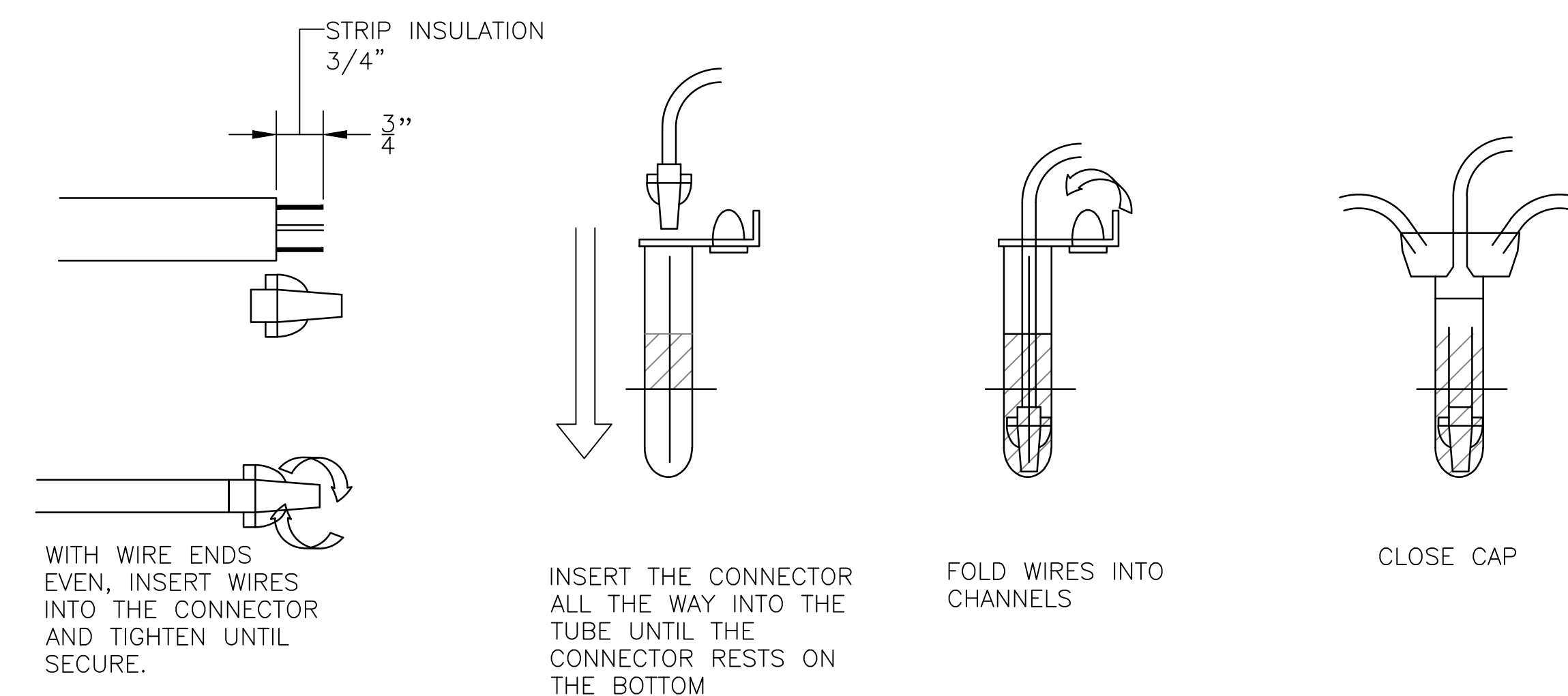


NOTES:

1. INSTALL A GROUNDING NETWORK AT THE LOCATION OF THE CONTROLLER'S LINE TERMINATION BOX (LTB).
2. TEST THE NETWORK FOR EARTH-TO-GROUND RESISTANCE AFTER THE BACKFILL MATERIALS HAS HAD SUFFICIENT TIME TO SETTLE.
3. RESISTANCE READINGS OF 15 OHMS OR GREATER INDICATE INSUFFICIENT GROUNDING.
4. INSTALL ADDITIONAL GROUND RODS, PLATES AND GROUND-ENHANCING MATERIALS AS REQUIRED TO ACHIEVE RESISTANCE READINGS FO 15 OHMS OR LESS.
5. GROUND RODS AND PLATES SHALL BE INSTALLED AT THE RECOMMENDED DISTANCES AS SHOWN IN THE DETAIL DRAWING.
6. FOR ADDITIONAL INFORMATION ON PROPER GROUNDING EQUIPMENT AND TECHNIQUES, REFER TO THE GUIDELINES PUBLISHED BY THE AMERICAN SOCIETY OF IRRIGATION CONSULTANTS (ASIC): "ASIC GUIDELINE 100-2002 (JANUARY 2002) FOR EARTH GROUNDING ELECTRONIC EQUIPMENT IN IRRIGATION SYSTEMS".

3 CONTROLLER GROUNDING - GROUND PLATE NETWORK

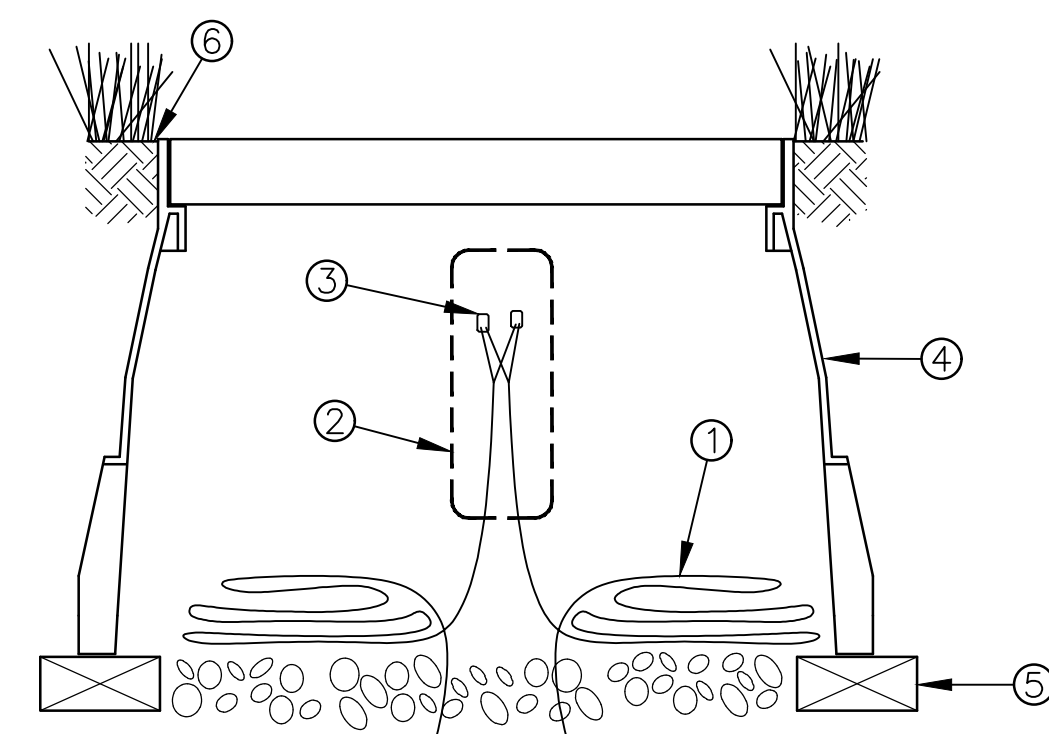
N.T.S. P-OA-3541.01-07



WITH WIRE ENDS EVEN, INSERT WIRES INTO THE CONNECTOR AND TIGHTEN UNTIL SECURE.
 INSERT THE CONNECTOR ALL THE WAY INTO THE TUBE UNTIL THE CONNECTOR RESTS ON THE BOTTOM
 FOLD WIRES INTO CHANNELS
 CLOSE CAP

4 DBR6 & DBR Y-6 WIRE SPLICE DETAIL

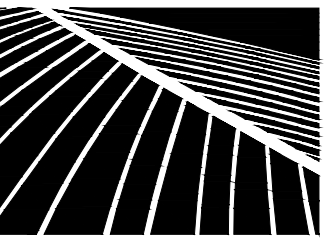
1" = 1" P-OA-3541.01-11



- ① PE-CABLE (36-INCH LOOP)
- ② PREFORMED SUPER SERVISEAL WATERPROOF WIRE SPLICE KIT
- ③ 3M UAL CONNECTORS (SPLICE ALL WIRE PAIRS)
- ④ SPLICE BOX WITH COVER
- ⑤ BRICK (1 OF 2)
- ⑥ FINISH GRADE

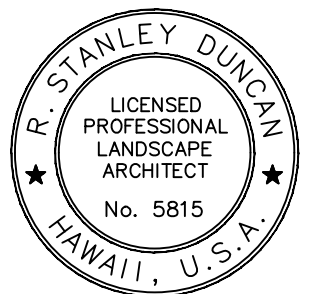
5 PE-WIRE SPLICE

NOT TO SCALE P-OA-3541.01-09



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 CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
 HAWAII CITY PLAZA, LP

Hawaii City Plaza
 Honolulu, Hawaii
 710 Sheridan Street
 TMK 2-3-014; Parcels 002, 004, & 011

PERMIT SET

DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
 IRRIGATION DETAILS - 2

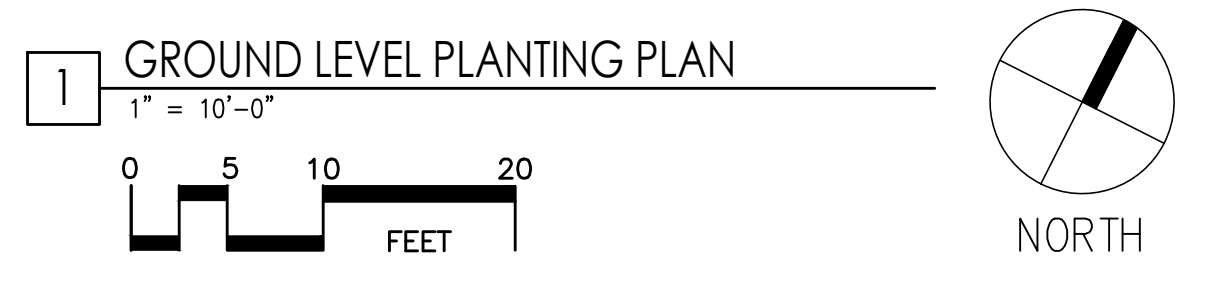
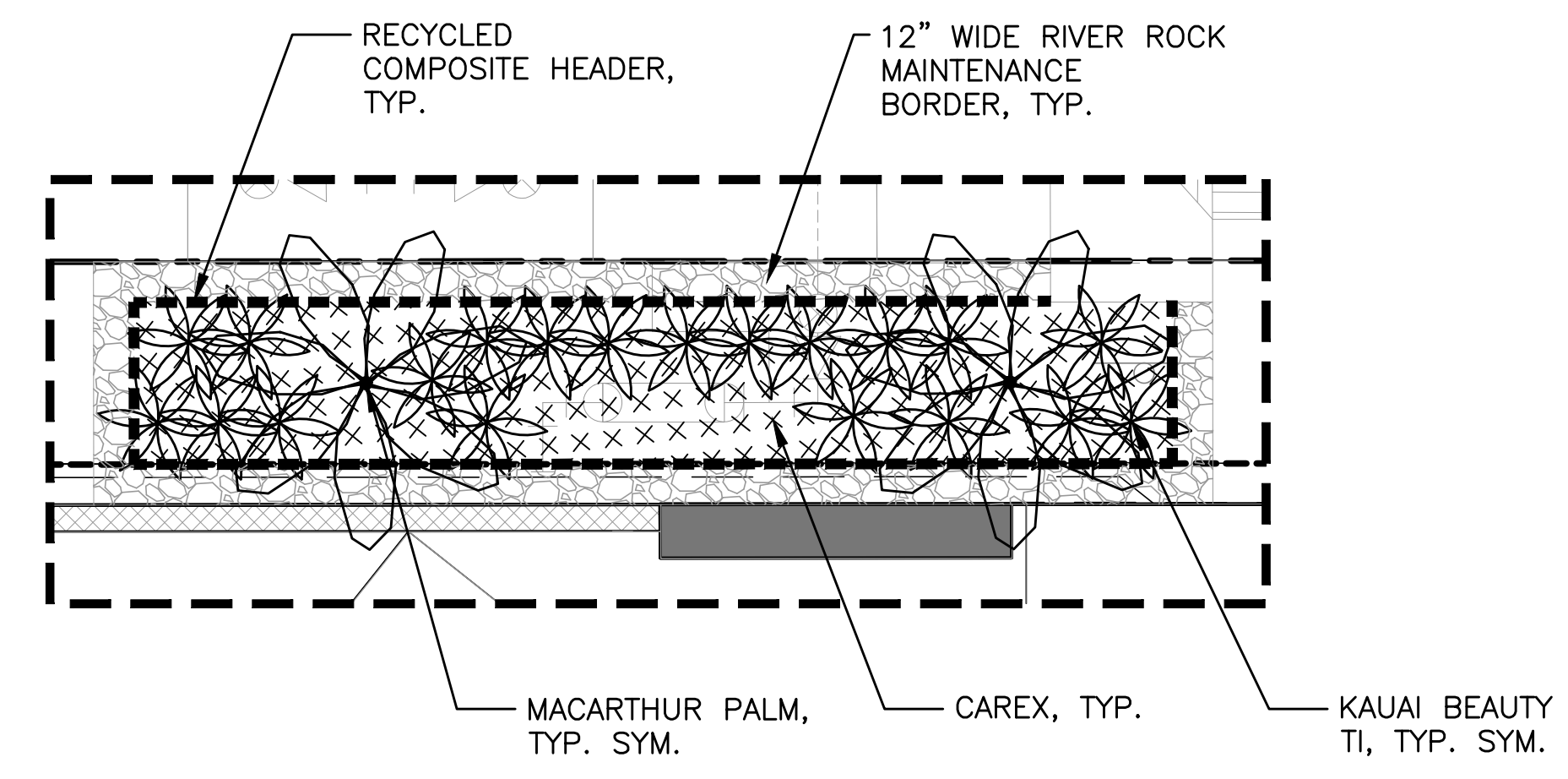
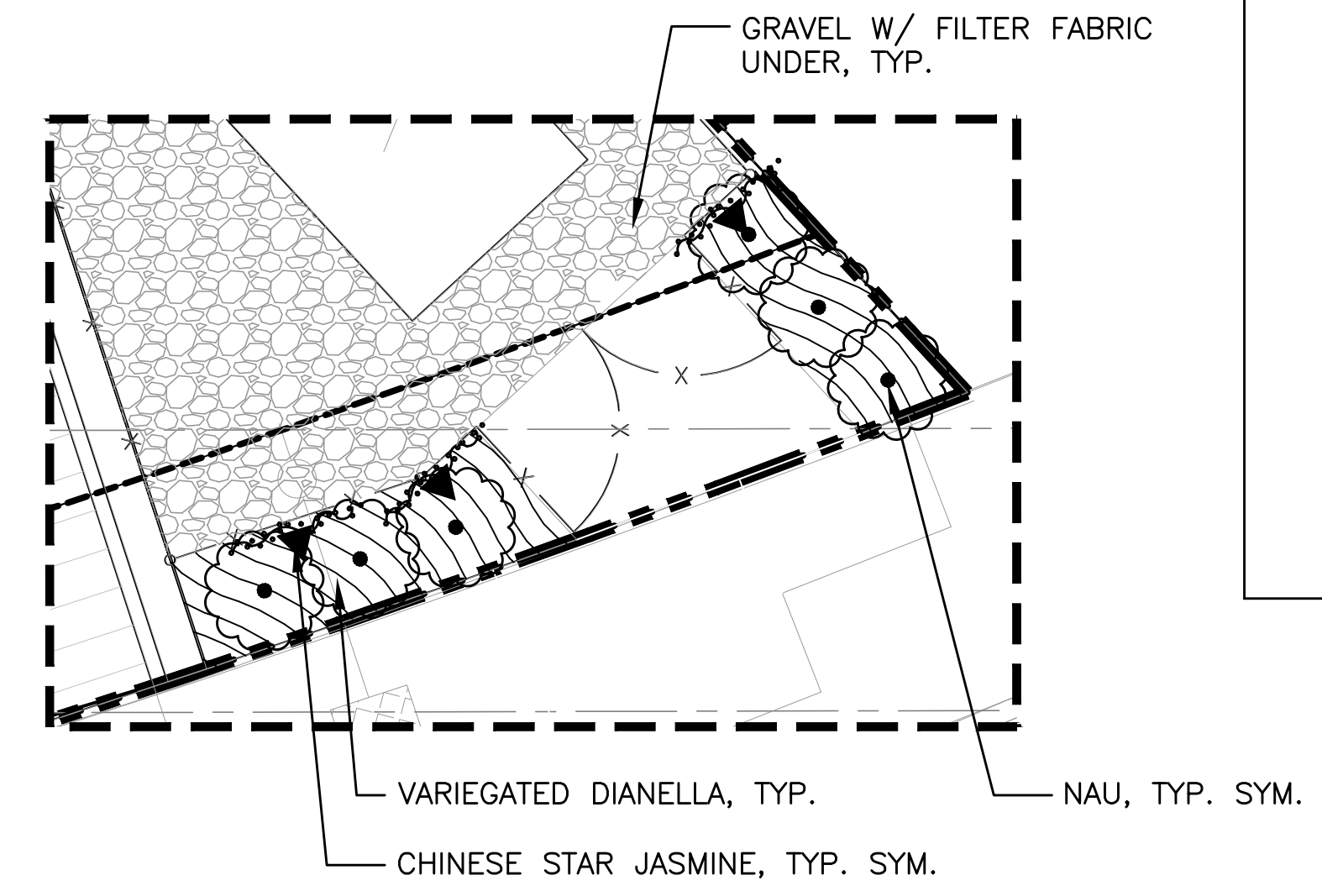
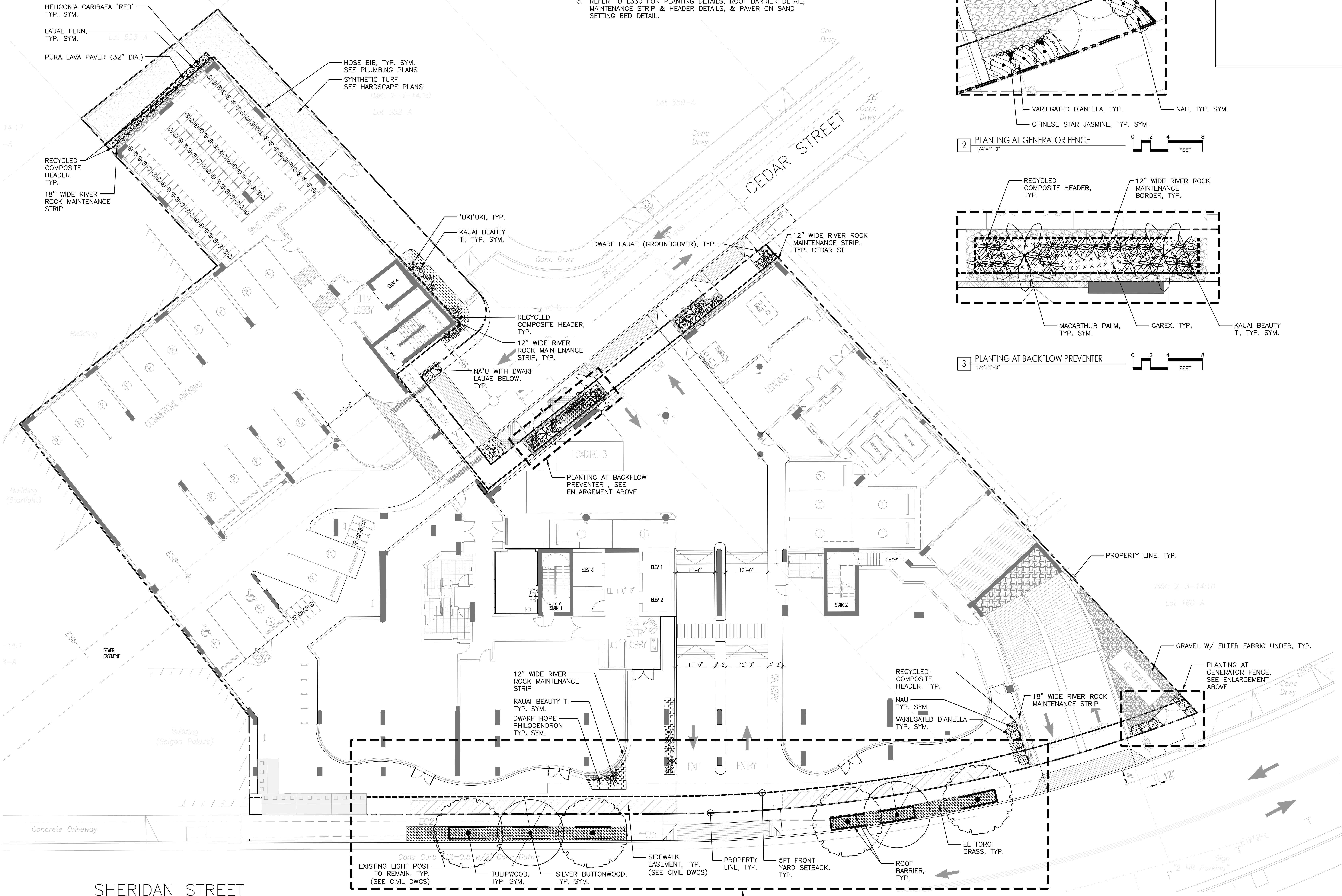
SHEET NO.

L231

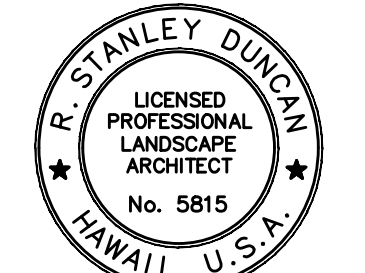
TMK: 2-3-14-18

NOTES:

1. REFER TO CIVIL DRAWINGS FOR GRADING, DRAINAGE, AND UTILITIES.
2. REFER TO HARDSCAPE PLANS AND SCHEDULE PAVING FINISHES & SITE FURNISHINGS.
3. REFER TO L330 FOR PLANTING DETAILS, ROOT BARRIER DETAIL, MAINTENANCE STRIP & HEADER DETAILS, & PAVER ON SAND SETTING BED DETAIL.



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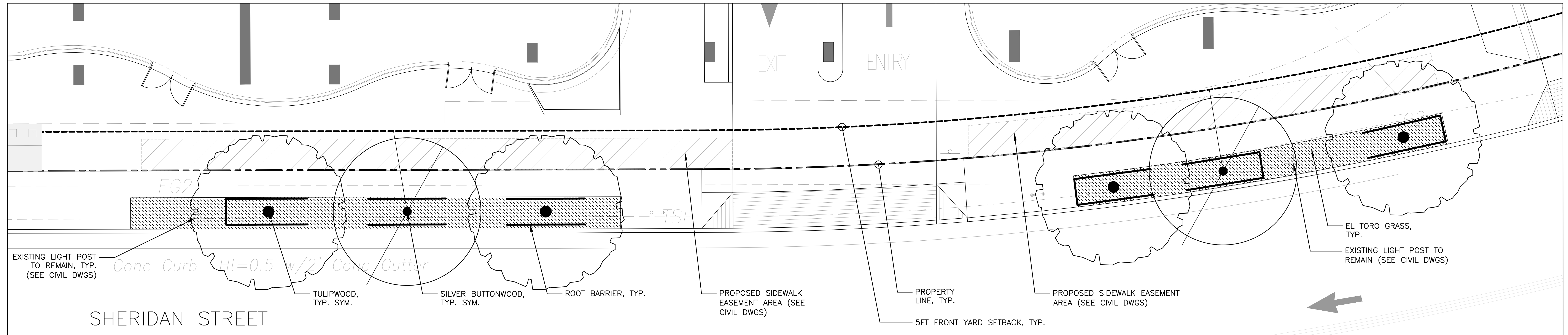
PROJECT #: 15028-02

SHEET TITLE
GROUND LEVEL PLANTING PLAN

SHEET NO.
L300

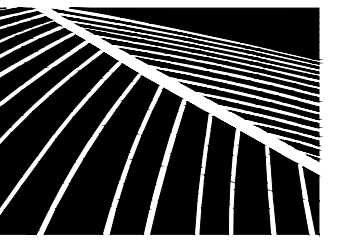
NOTES:

1. REFER TO CIVIL DRAWINGS FOR GRADING, DRAINAGE, UTILITIES, HARDSCAPE LAYOUT, EASEMENTS, AND PROPERTY LINES.
2. REFER TO HARDSCAPE PLANS AND SCHEDULE PAVING FINISHES & SITE FURNISHINGS.
3. REFER TO L330 FOR PLANTING DETAILS, ROOT BARRIER DETAIL, MAINTENANCE STRIP & HEADER DETAILS, & PAVER ON SAND SETTING BED DETAIL.



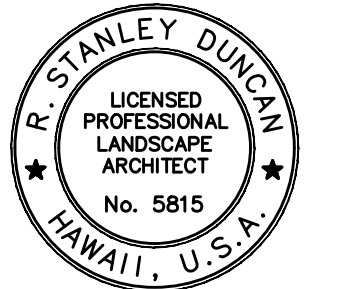
STREET TREE SCHEDULE

TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	SIZE	TRUNK	BRANCHING	REMARKS
	2	CONOCARPUS ERECTUS	SILVER BUTTONWOOD	45 GAL	2" CAL. MIN.	7' TRUNK HT.	STRAIGHT TRUNK	HIGH BRANCHING	UNIFORM CANOPY, MIN. 7FT CLEAR BETWEEN LOWEST BRANCH AND TOP OF FINISH GRADE
	4	HARPULLIA PENDULA	TULIPWOOD	45 GAL		8'-10' HT.	STRAIGHT TRUNK	HIGH BRANCHING	UNIFORM CANOPY, MIN. 7FT CLEAR BETWEEN LOWEST BRANCH AND TOP OF FINISH GRADE
SOD	QTY	BOTANICAL NAME	COMMON NAME	CONT					
	550 SF	ZOYSIA JAPONICA 'EL TORO'	EL TORO GRASS	SOD					



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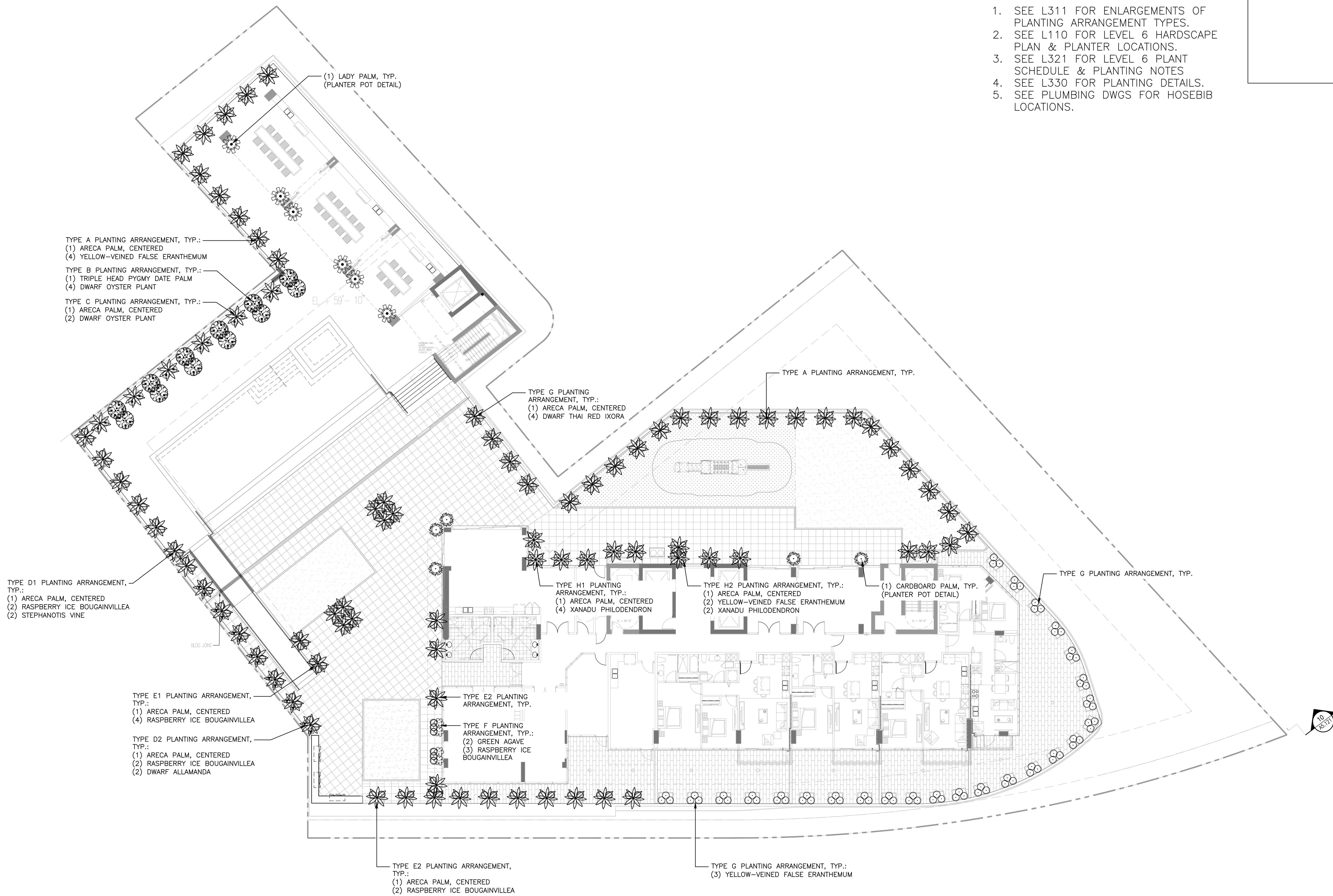
PROJECT # 15028-02

SHEET TITLE
STREET TREE PLAN

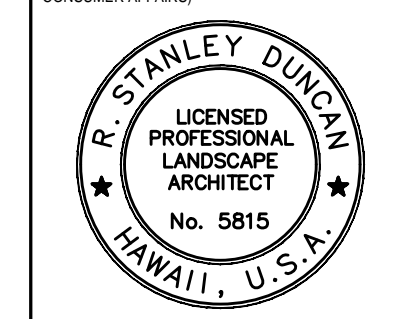
SHEET NO.
L301

NOTES:

1. SEE L311 FOR ENLARGEMENTS OF PLANTING ARRANGEMENT TYPES.
2. SEE L110 FOR LEVEL 6 HARDSCAPE PLAN & PLANTER LOCATIONS.
3. SEE L321 FOR LEVEL 6 PLANT SCHEDULE & PLANTING NOTES
4. SEE L330 FOR PLANTING DETAILS.
5. SEE PLUMBING DWGS FOR HOSEBIB LOCATIONS.



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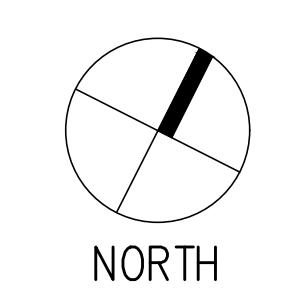
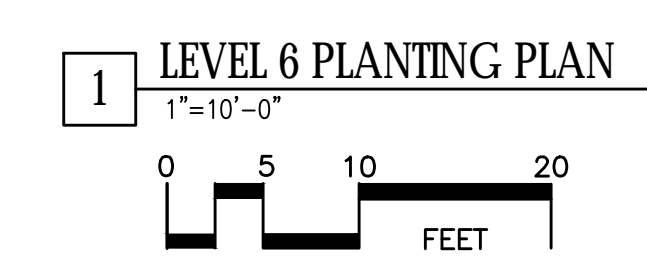
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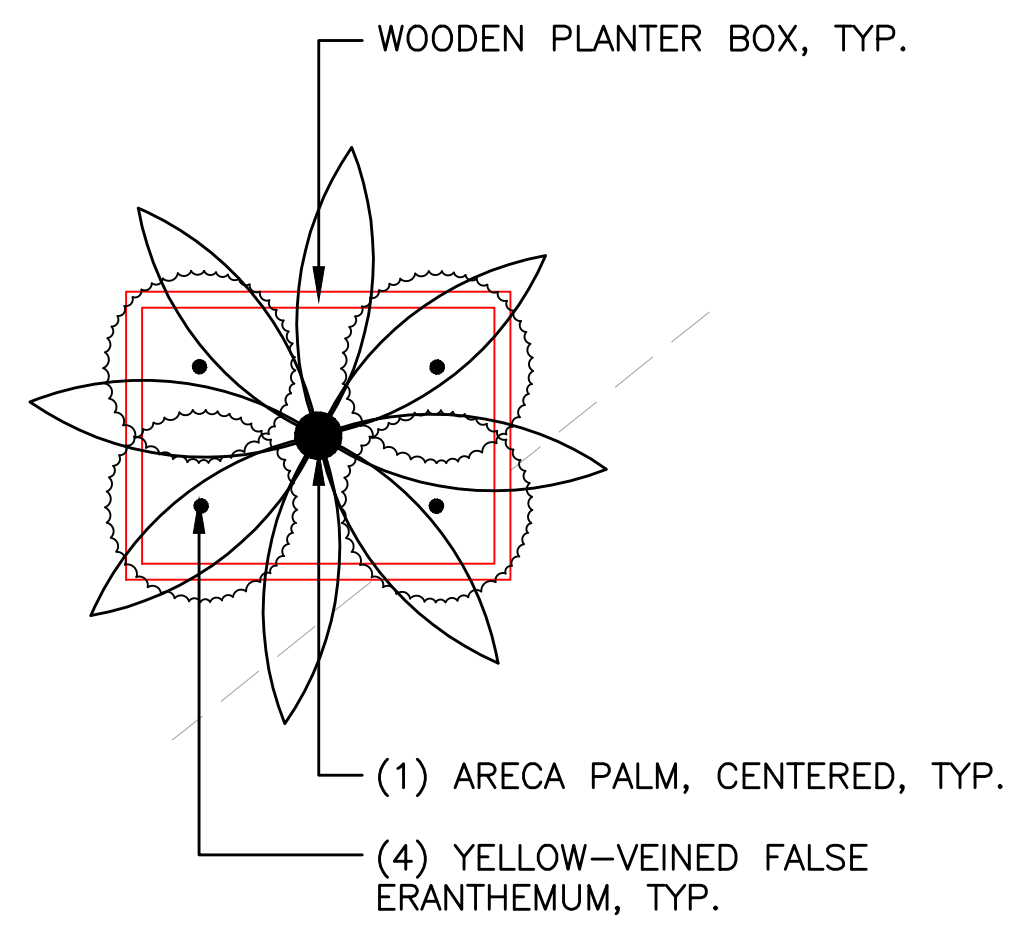
DATE 2019 MAR 19

PROJECT # 15028-02

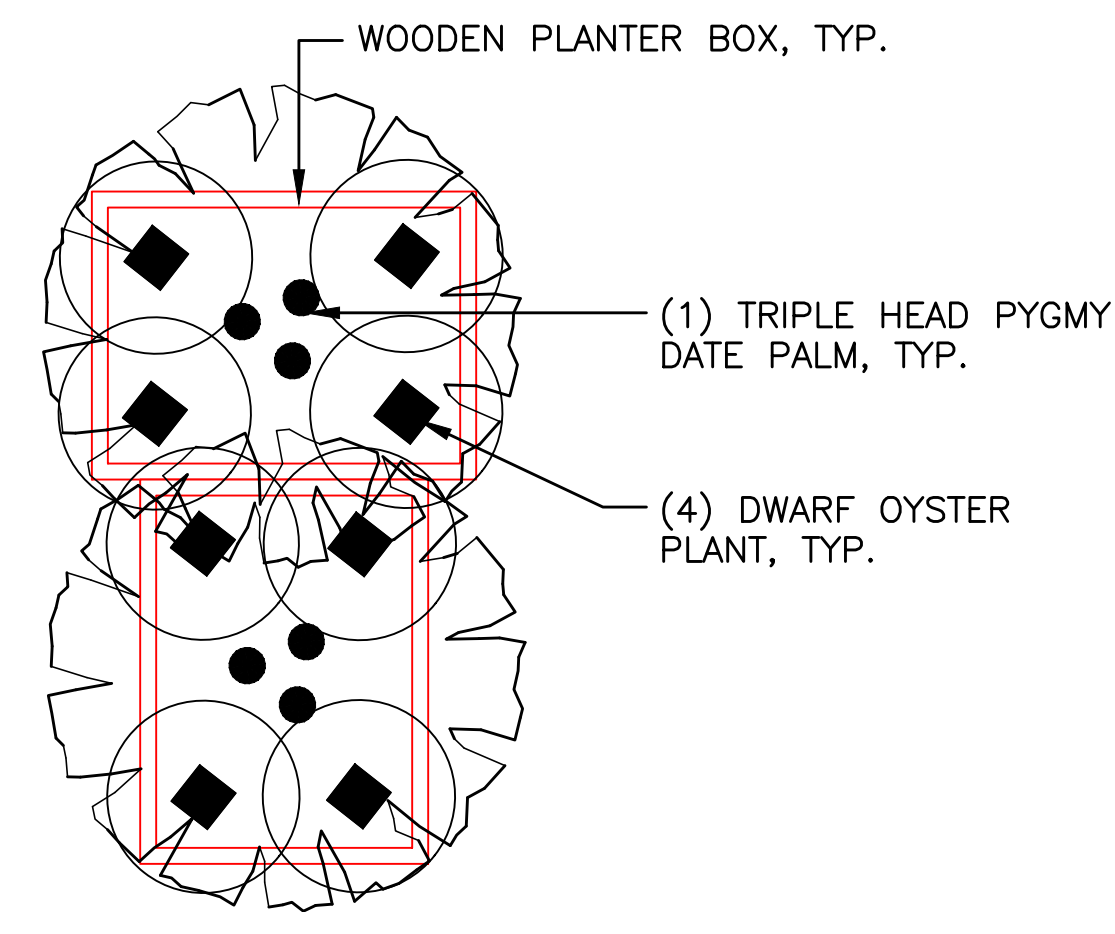
SHEET TITLE
LEVEL 6 PLANTING PLAN

SHEET NO.
L310

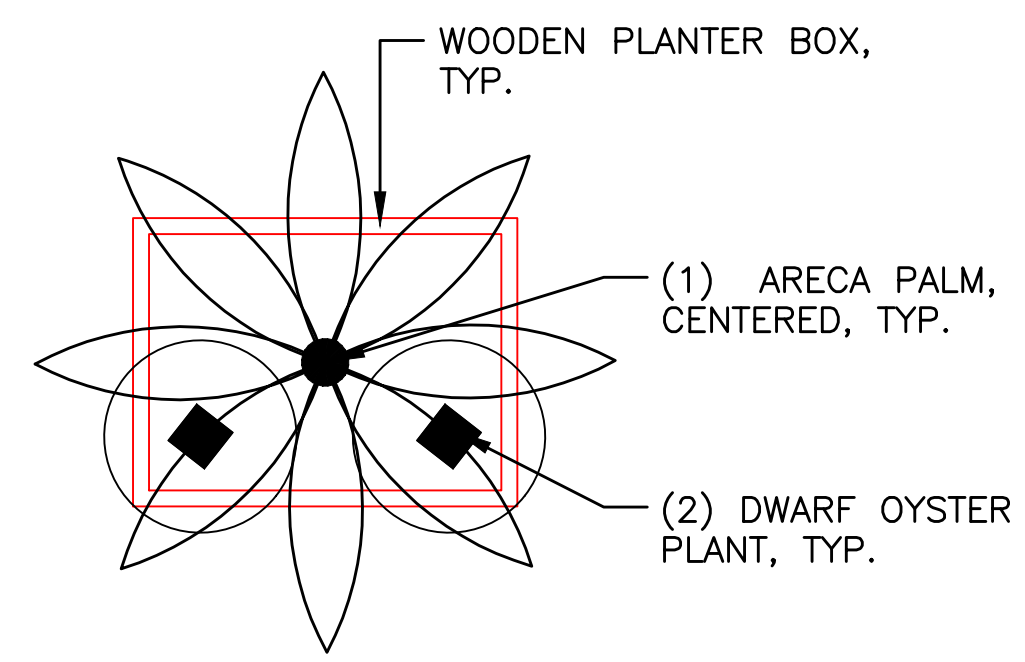




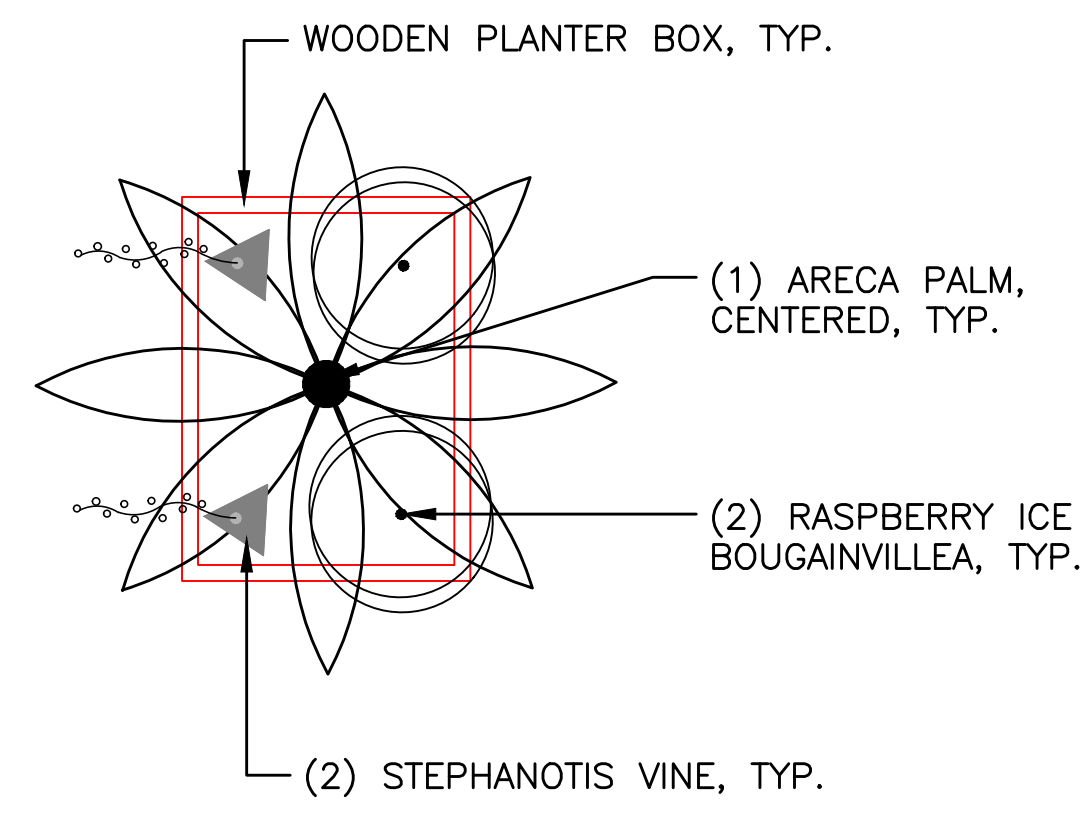
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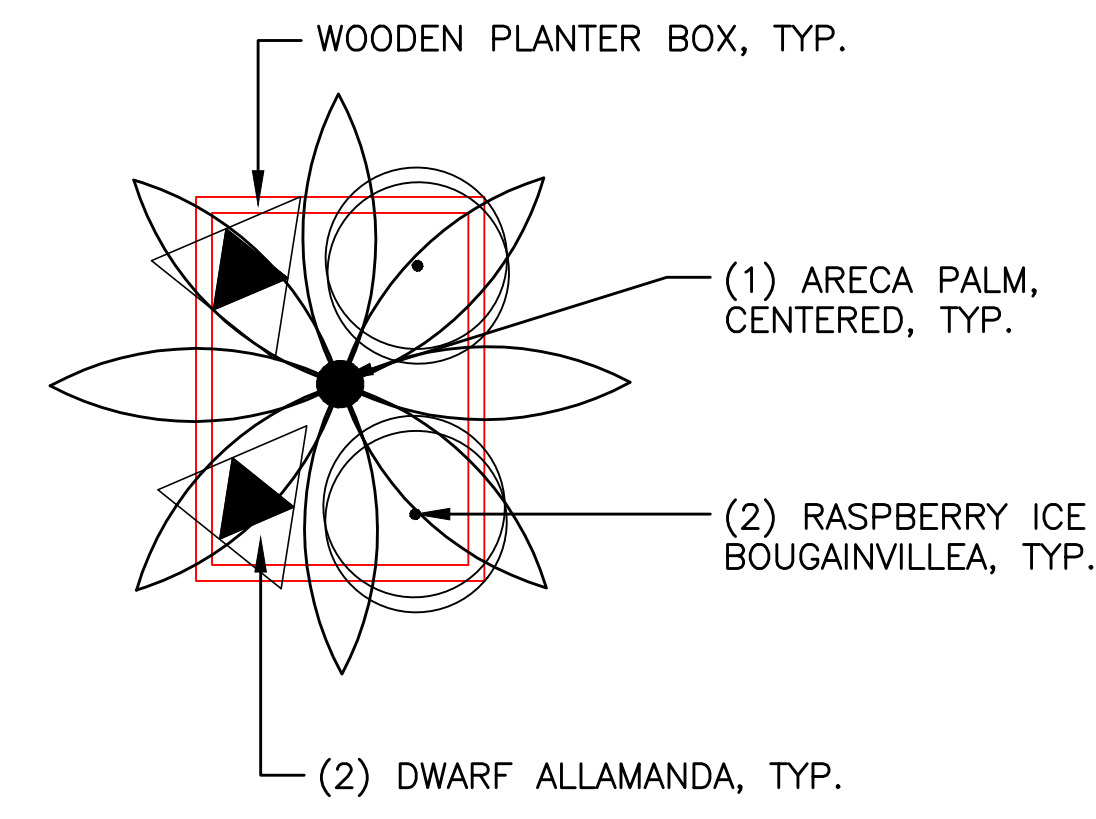
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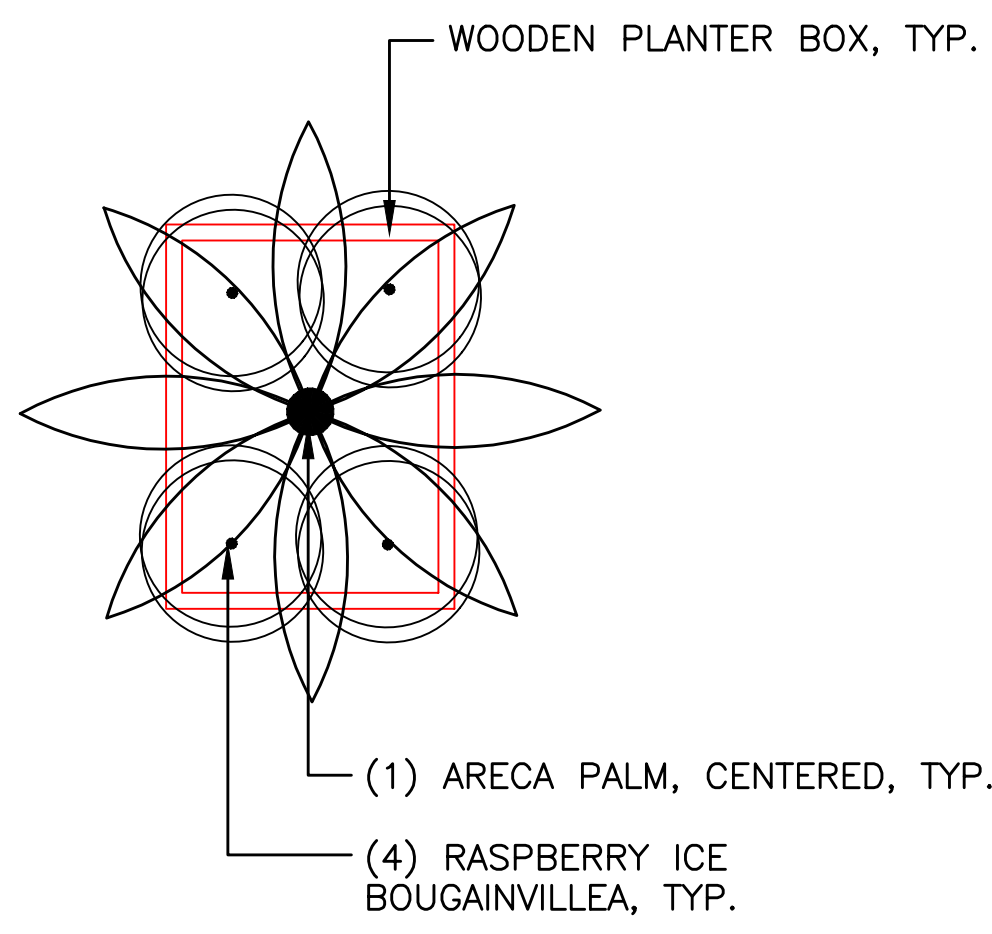
3 TYPE C PLANTING ARRANGEMENT
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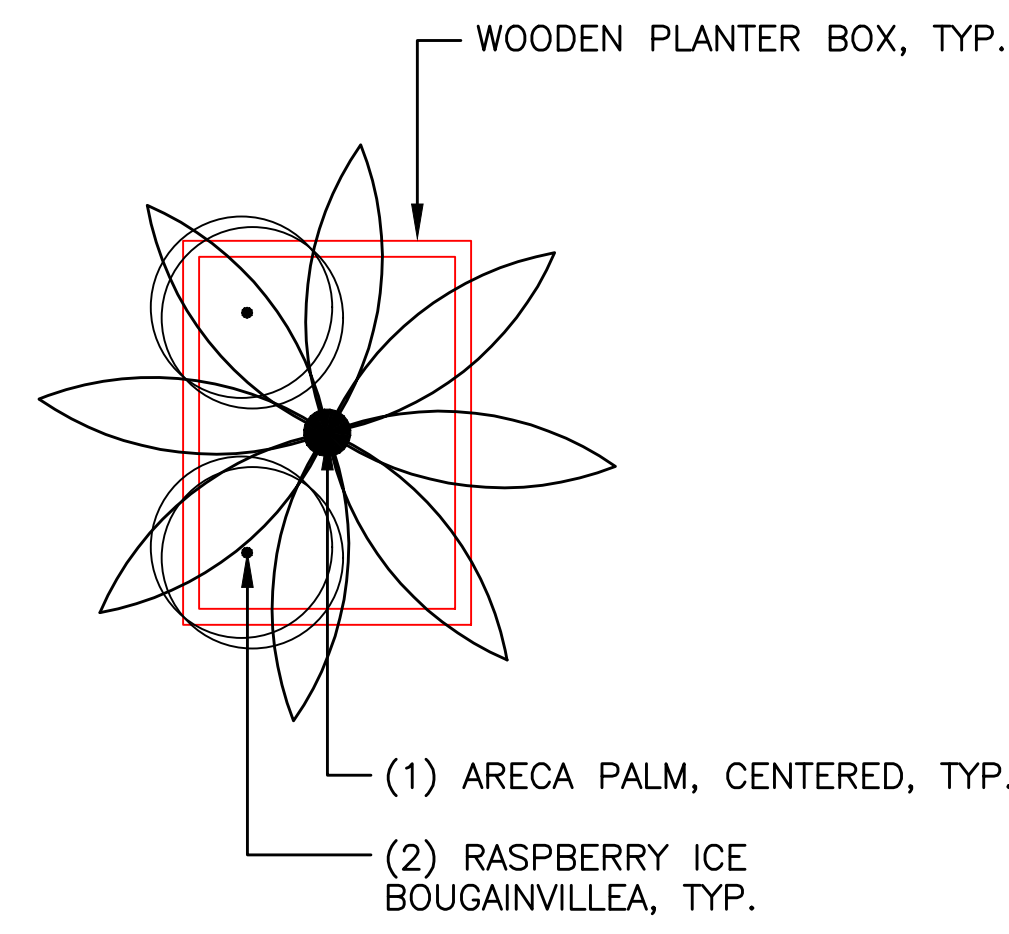
4 TYPE D1 PLANTING ARRANGEMENT
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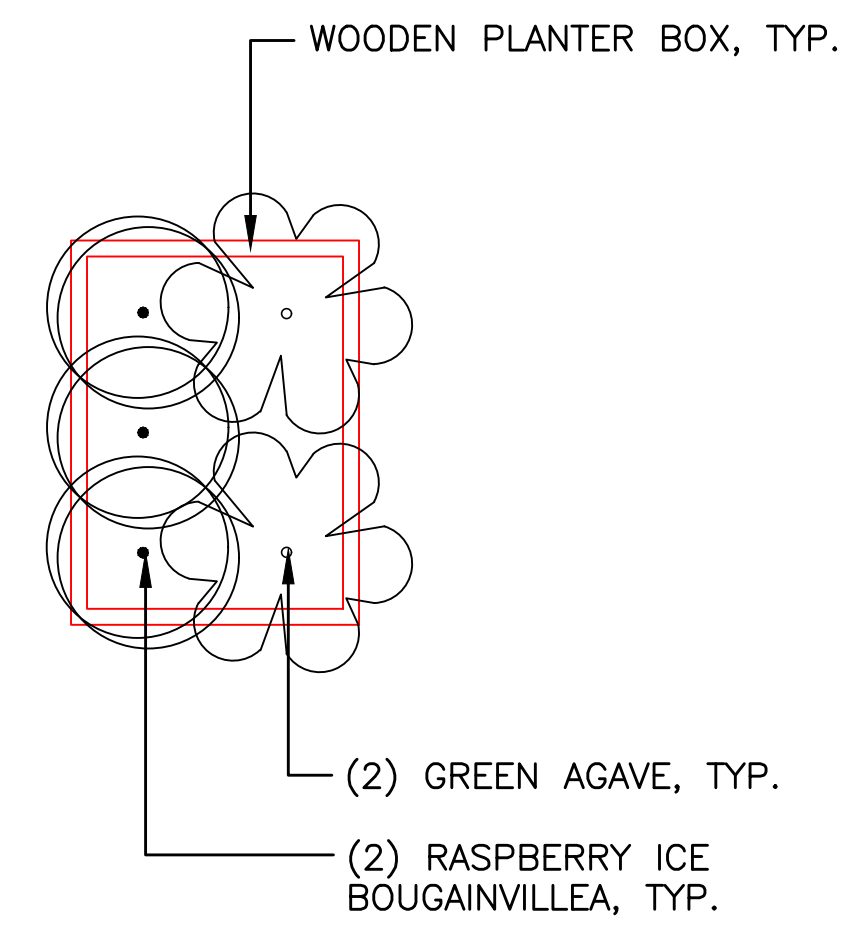
5 TYPE D2 PLANTING ARRANGEMENT
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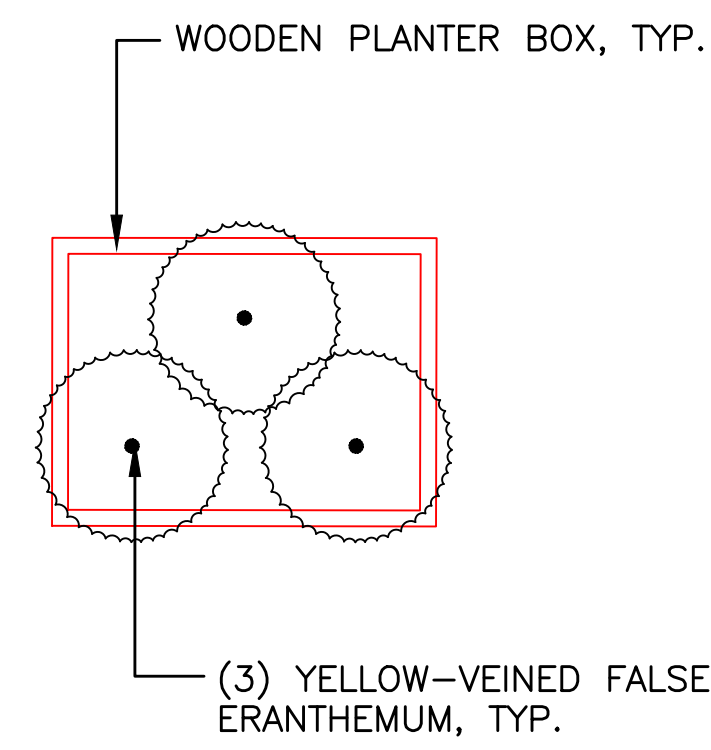
6 TYPE E1 PLANTING ARRANGEMENT
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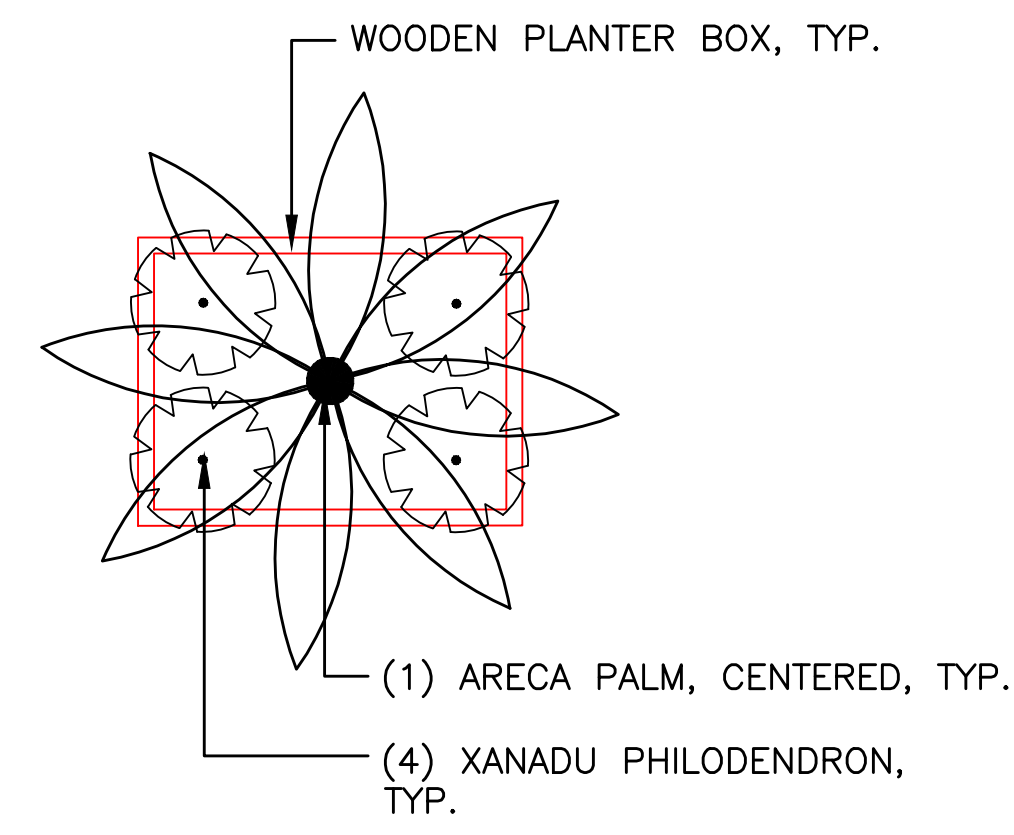
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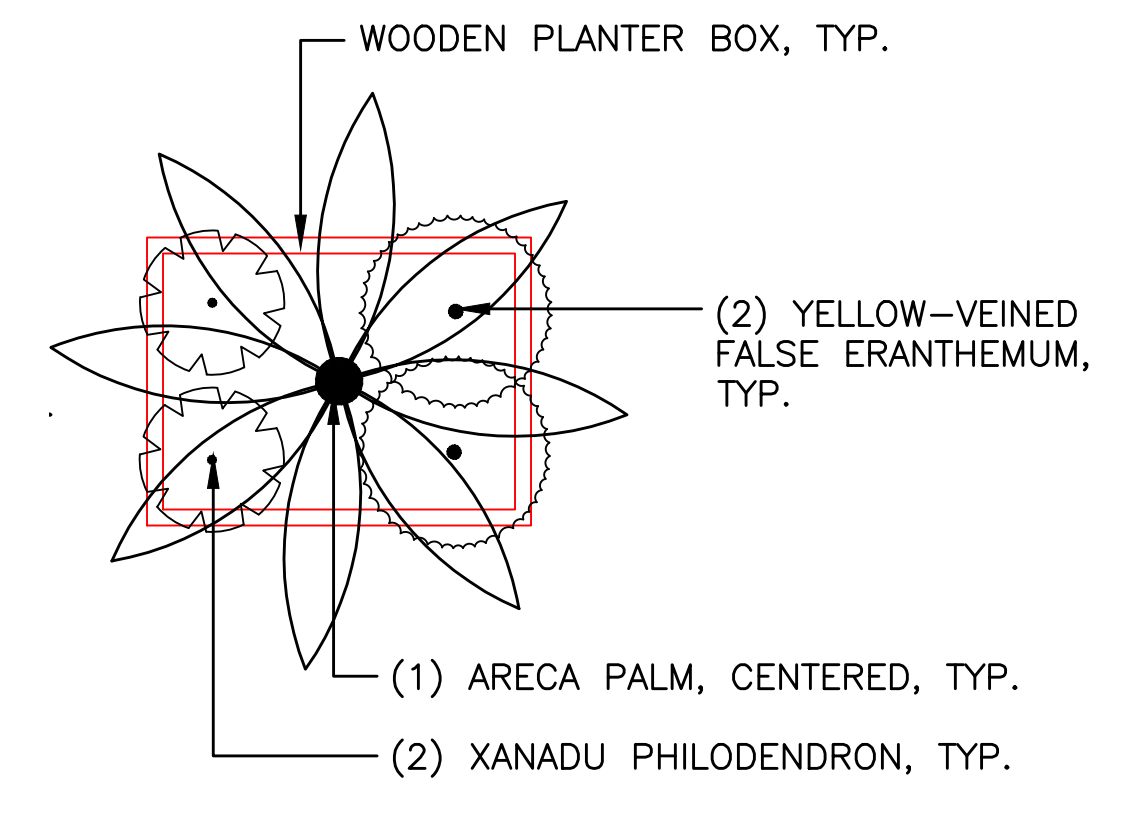
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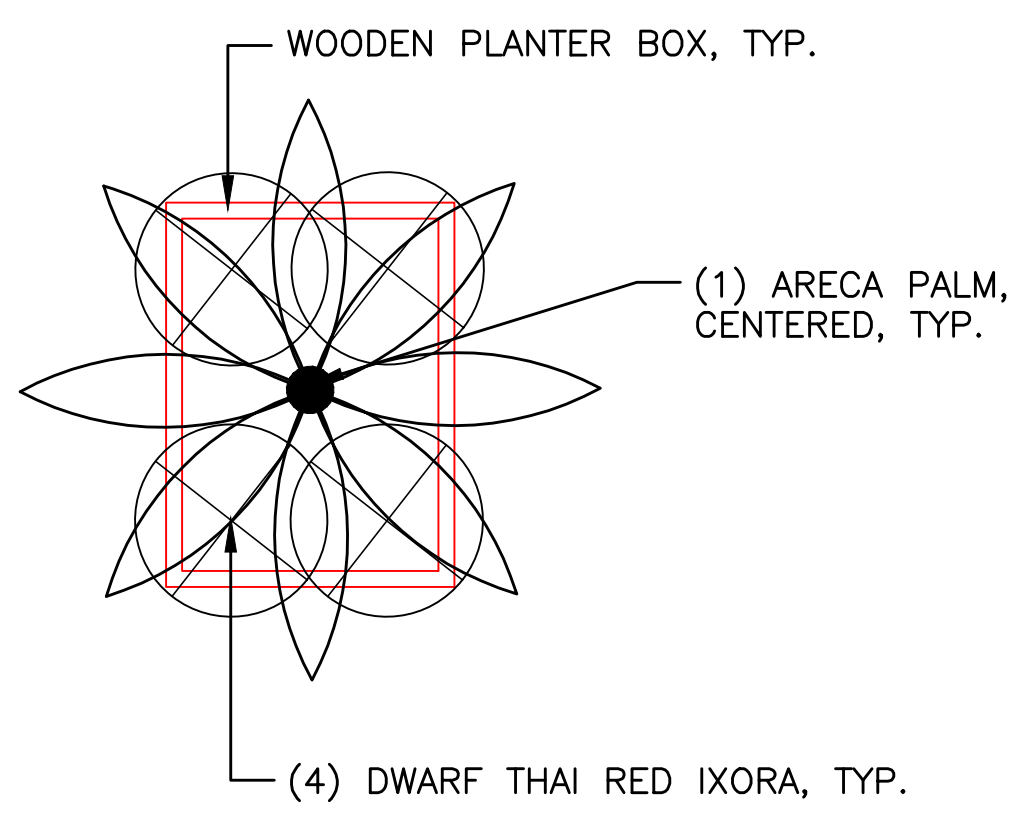
9 TYPE G PLANTING ARRANGEMENT
NOT TO SCALE



10 TYPE H1 PLANTING ARRANGEMENT
NOT TO SCALE



11 TYPE H2 PLANTING ARRANGEMENT
NOT TO SCALE



12 TYPE I PLANTING ARRANGEMENT
NOT TO SCALE

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STANLEY DUNNON
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HAWAII, U.S.A.

R. Dunnon

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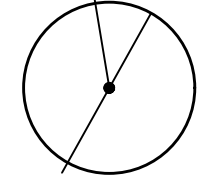
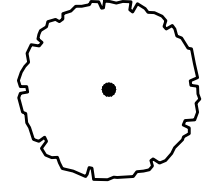
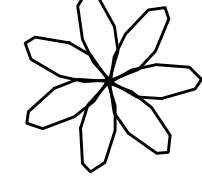




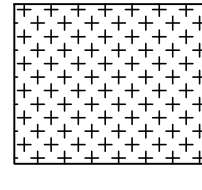
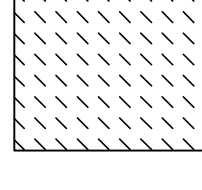
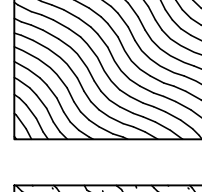
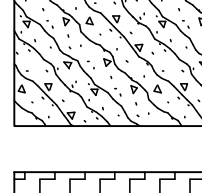
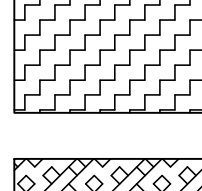
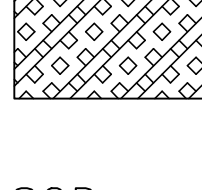
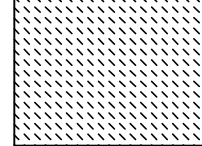
DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
LEVEL 6 PLANTING ENLARGEMENTS

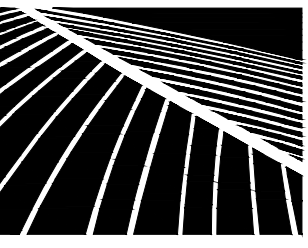
SHEET NO.
L311

GROUND LEVEL PLANT SCHEDULE

TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	SIZE	TRUNK	BRANCHING	REMARKS
	2	CONOCARPUS ERECTUS	SILVER BUTTONWOOD	45 GAL	2" CAL. MIN.	7' TRUNK HT.	STRAIGHT TRUNK	HIGH BRANCHING	UNIFORM CANOPY, MIN. 7FT CLEAR BETWEEN LOWEST BRANCH AND TOP OF FINISH GRADE
	4	HARPULLIA PENDULA	TULIPWOOD	45 GAL		8'-10' HT.	STRAIGHT TRUNK	HIGH BRANCHING	UNIFORM CANOPY, MIN. 7FT CLEAR BETWEEN LOWEST BRANCH AND TOP OF FINISH GRADE
PALM TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	SIZE	REMARKS		
	3	PTYCHOSPERMA MACARTHURII	MACARTHUR PALM	25 GAL		7' - 9' HT.	MIN. 4 CANES		
SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	CONT	Q.C.	REMARKS			
	54	CORDYLINE FRUTICOSA 'KAUAI BEAUTY'	KAUAI BEAUTY TI	1 GAL. AND 3 GAL.	EQ. SPACING	50% 1 GAL. & 50% 3 GAL, PROVIDE VARYING 2 - 3FT HTS.			
	16	GARDENIA BRIGHAMII	NA'U	3 GAL	EQ. SPACING	FULL & BUSHY			
	13	HELICONIA CARIBAEA 'RED'	HELICONIA CARIBAEA 'RED'	15 GAL	EQ. SPACING	MIN. 3 CANES			
VINE/ESPALIER	QTY	BOTANICAL NAME	COMMON NAME	CONT	Q.C.	REMARKS			
	3	TRACHELOSPERMUM JASMINOIDES	CHINESE STAR JASMINE	5 GAL	AS SHOWN	LOOSELY TIE TENDRILS TO FENCE			
GROUND COVERS	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS			
	170 SF	CAREX WAHUENSIS	CAREX	1 GAL	18" o.c.	TRIANGULAR SPACING			
	150 SF	DIANELLA SANDWICENSIS	'UKI'UKI	6" POTS	12" o.c.	TRIANGULAR SPACING			
	90 SF	DIANELLA TASMANICA 'VARIEGATA'	VARIEGATED FLAX LILY	6" POTS	12" o.c.	TRIANGULAR SPACING			
	90 SF	MICROSORUM SCOLOPENDRUM 'DWARF'	DWARF LAUA'E FERN	4" POTS	12" o.c.	TRIANGULAR SPACING			
	120 SF	PHILODENDRON X 'DWARF HOPE'	DWARF HOPE PHILODENDRON	4" POTS	12" o.c.	TRIANGULAR SPACING			
	80 SF	PHYMATOSORUS GROSSUS	LAUAE	4" POTS	12" o.c.	TRIANGULAR SPACING			
SOD	QTY	BOTANICAL NAME	COMMON NAME	CONT					
	550 SF	ZOYSIA JAPONICA 'EL TORO'	EL TORO GRASS	SOD					

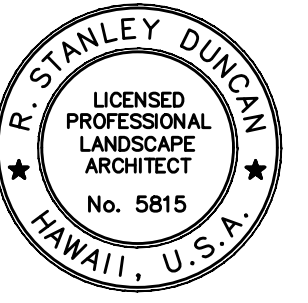
GROUND LEVEL MATERIALS SCHEDULE

DESCRIPTION	QTY
RIVER ROCK MAINTENANCE STRIP W/ FILTER FABRIC UNDER (1/2"-1" DIA. NATURAL GREY, 3" LAYER)	0.5 CY
3" LAYER GRAVEL W/ FILTER FABRIC UNDER	5 CY
RECYCLED COMPOSITE HEADER (TREX HEADER)	260 LF
4" LAYER IMPORTED TOP SOIL	13 CY
4" LAYER SOIL AMENDMENT	13 CY
2" BARK MULCH (OVER ALL PLANTING AREAS)	750 SF
ROOT BARRIER	150 LF
TEXTURED PUKA LAVA RANDOM PAVER (32" DIA. 2-1/4" THK)	2 EA



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DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
GROUND LEVEL
PLANT SCHEDULE

SHEET NO.

L320

LEVEL 6 PLANT SCHEDULE

<u>PALM TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>SIZE</u>	<u>FIELD4</u>	<u>REMARKS</u>
	89	DYPSIS LUTESCENS	ARECA PALM	10 GAL		3-4' HT.	MULTI-TRUNK	PLANT 10 GAL SIZED PALM IN 25 GAL PLASTIC POT
	12	PHOENIX ROEBELENI	PYGMY DATE PALM MULTI-TRUNK	10 GAL		3' HT.	MULTI-TRUNK	PLANT 10 GAL SIZED PALM IN 25 GAL PLASTIC POT
<u>SHRUBS</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>O.C.</u>			<u>REMARKS</u>
	4	AGAVE SALMIANA 'GREEN GIANT'	GREEN AGAVE	3 GAL	AS SHOWN			PLANT 3 GAL. SIZED AGAVE IN 7 GAL PLASTIC POT
	70	BOUGAINVILLEA X 'RASPBERRY ICE'	RASPBERRY ICE BOUGAINVILLEA	1 GAL	EQ. SPACING			PLANT 1 GAL. SIZED BOUGAINVILLEA IN 5 GAL PLASTIC POT
	40	IXORA X 'DWARF THAI RED'	DWARF THAI RED IXORA	3 GAL	EQ. SPACING			PLANT 3 GAL. SIZED IXORA IN 5 GAL. PLASTIC POT
	34	PHILODENDRON X 'XANADU'	XANADU PHILODENDRON	1 GAL	EQ. SPACING			PLANT 1 GAL SIZED PHILODENDRON IN 5 GAL PLASTIC POT
	204	PSEUDERANTHEMUM CARRUTHERSII RETICULATUM	YELLOW-VEINED FALSE ERANTHEMUM	1 GAL	AS SHOWN			PLANT 1 GAL. SIZED ERANTHEMUM IN 5 GAL PLASTIC POT
	6	RHAPIS EXCELSA	LADY PALM	15 GAL	AS SHOWN			PLANT IN PLANTER POT DETAIL
	60	TRADESCANTIA SPATHACEA 'DWARF'	DWARF OYSTER PLANT	3 GAL	EQ. SPACING			PLANT 3 GAL SIZED TRADESCANTIA IN 5 GAL PLASTIC POT
	5	ZAMIA FURFURACEA	CARDBOARD PALM	15 GAL	AS SHOWN			PLANT IN PLANTER POT DETAIL
<u>VINE/ESPALIER</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>O.C.</u>			<u>REMARKS</u>
	14	ALLAMANDA CATHARTICA COMPACTA	DWARF ALLAMANDA	1 GAL	AS SHOWN			PLANT 1 GAL. SIZED VINE IN 5 GAL PLASTIC POT
	12	MARSDENIA FLORIBUNDA	STEPHANOTIS	1 GAL	AS SHOWN			PLANT 1 GAL. SIZED VINE IN 5 GAL PLASTIC POT

LEVEL 6 MATERIAL SCHEDULE

<u>DESCRIPTION</u>	<u>QTY</u>
3" LAYER GRAVEL AT BOTTOM OF PLANTER	17 CY
MIRAFI DRAIN MAT (INSIDE PLANTERS)	11,830 SF
BLACK CINDER (BACKFILL BETWEEN PLASTIC POTS IN WOODEN PLANTER BOXES)	170 CY

PLANTING NOTES FOR ENTIRE PROJECT

- LANDSCAPE CONTRACTOR SHALL FIELD VERIFY ALL PLANT QUANTITIES AND DIMENSIONS PRIOR TO INSTALLATION. QUANTITIES SHOWN ON PLANT LIST AND MATERIAL SCHEDULES ARE FOR REFERENCE ONLY. VERIFY ACTUAL QUANTITIES AS SHOWN ON PLAN. IF THERE IS A DISCREPANCY, THE PLANTING PLAN SHALL TAKE PRECEDENCE.
- LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING EXISTING UTILITIES.
- PRIOR TO TREE AND SHRUB HOLE EXCAVATION, ALL PLANTING LOCATIONS SHALL BE STAKED OUT BY CONTRACTOR FOR APPROVAL BY LANDSCAPE ARCHITECT. DO NOT PLANT UNTIL GROUND HAS BEEN PREPARED AND FREE OF STONES GREATER THAN 1/2", DIA., SITE IS NEAT, ORDERLY, AND THE LANDSCAPE ARCHITECT ACCEPTS SITE FOR PLANTING.
- NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IN PLANT LOCATIONS OR INSUFFICIENT PLANT QUANTITIES DUE TO DIFFERENCE IN PLANS AND ACTUAL FIELD CONDITIONS.
- NOTIFY LANDSCAPE ARCHITECT 30 DAYS PRIOR TO PLANTING OPERATIONS FOR APPROVAL OF ALL PLANT MATERIAL AT PLACE OF GROWTH. ALL PLANT MATERIAL NOT APPROVED BY THE LANDSCAPE ARCHITECT WILL BE SUBJECT TO REJECTION. THE LANDSCAPE ARCHITECT WILL INSPECT PLANTS AT THE PLACE OF GROWTH AND AFTER THE DELIVERY TO THE PROJECT. EACH TREE SHALL BE TAGGED BY THE LANDSCAPE ARCHITECT. TREES DELIVERED TO THE PROJECT WITHOUT LANDSCAPE ARCHITECT'S TAG WILL BE REJECTED.
- PLANTS SHALL MEET SIZE INDICATED BY MINIMUM HEIGHT AND SPREAD. PLANTS SHALL BE STRAIGHT AND UNIFORMLY SHAPED, UNLESS UNIQUE OR SPECIAL CHARACTERISTICS ARE SPECIFIED, AND SHALL BE UNDAMAGED, SOUND, HEALTHY, VIGOROUS AND FREE OF DISEASE AND INSECT INFESTATION. PLANTS NOT CONFORMING TO THESE REQUIREMENTS ON DELIVERY TO THE PROJECT AND AT THE END OF THE PLANT ESTABLISHMENT PERIOD WILL BE REJECTED.
- CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE COMPLETE REMOVAL AND DAMAGES RESULTING FROM PLANTING ANY PLANT SPECIES LISTED ON THE HAWAII DEPARTMENT OF AGRICULTURE 'NOXIOUS WEED RULES' AS DEFINED IN THE STATUTE, HAWAII ADMINISTRATIVE RULES 4:68:1 OR THE 'FEDERAL NOXIOUS WEED LIST' AS DEFINED IN TITLE 7 OF THE CODE OF FEDERAL REGULATIONS (CFR), PARTS 360 AND 361.
- ALL TREE WORK MUST ADHERE TO AMERICAN NATIONAL STANDARD INSTITUTE (OR ANSI) – A300 TREE CARE STANDARDS AND ANSI-Z133 SAFETY STANDARDS FOR TREE WORK. WORK SHALL BE CONTRACTED TO ARBORISTS THAT HAS BEEN CERTIFIED IN GOOD STANDINGS AS AN ISA CERTIFIED ARBORIST FOR AT LEAST 5 YEARS TO ASSURE THAT TREE WORK IS PERFORMED PROPERLY AND TREES ARE NOT DAMAGED BY PRACTICES SUCH AS TOPPING, FLUSH CUTS, OVER-THINNING, OR CLIMBING WITH SPIKES. CONTRACTOR SHALL SUBMIT A COPY OF THE ISA ARBORIST CERTIFICATION OF GOOD STANDING OF 5 YEARS TO THE LANDSCAPE ARCHITECT A MINIMUM OF 7 DAYS PRIOR TO TREE PRUNING.
- FOR THE DURATION OF CONSTRUCTION WITHIN THE DRIP LINE OF TREES TO REMAIN THERE MUST BE: NO CHANGES, ALTERATIONS OR DISTURBANCE TO THE GRADE BY ADDING FILL, EXCAVATING OR SCRAPING EXCEPT AS NOTED ON PLANS; NO STORAGE OF CONSTRUCTION MATERIAL OR EQUIPMENT; NO STOCKPILING OF ANY CONSTRUCTION MATERIAL OR ANY EXCAVATED MATERIAL NO DISPOSAL OF ANY LIQUIDS (E.G. CONCRETE SLEUTH, GAS, OIL, PAINT); NO VEHICULAR TRAFFIC, EQUIPMENT OR EXCESSIVE PEDESTRIAN TRAFFIC NO ATTACHMENT OF ANY WIRES, ROPES, LIGHTS, OR ANY OTHER SUCH ATTACHMENT OTHER THAN THOSE OF PROTECTIVE NATURE TO ANY TREE TO BE PRESERVED; AND NO CLEANING OF EQUIPMENT OR MATERIAL UNDER THE CANOPY OF ANY TREE OR GROUP OF TREES TO REMAIN.
- PROTECTIVE FENCE SHALL BE ERECTED AROUND TREES IDENTIFIED ON PLAN OR TREES WITH TRUNK DIAMETER GREATER THAN 24 INCHES AS MEASURED AT HEIGHT OF 4 1/2 FEET. PROTECTIVE FENCE SHALL BE 4 FEET HIGH ORANGE PLASTIC MESH OR APPROVED EQUIVALENT SUPPORTED ON STEEL T-POST A MINIMUM OF 6 FEET LONG. PROTECTIVE FENCE SHALL SURROUND TREE AT MINIMUM OF 20 FEET FROM OUTSIDE EDGE OF TREE TRUNK WITH STEEL T-POST AT A MINIMUM OF 5 FEET ON CENTER.
- IF TREES OTHER THAN THOSE SPECIFICALLY DESIGNATED FOR REMOVAL ARE DAMAGED BEYOND SURVIVAL CONDITIONS AS DETERMINED BY THE LANDSCAPE ARCHITECT, THE CONTRACTOR SHALL REMOVE SUCH TREES AND REPLACE THE TREE WITH A SAME SPECIES AND SIZE AND MAINTAIN FOR THE DURATION OF CONSTRUCTION OR 12 MONTHS WHICHEVER IS GREATER AT NO COST TO THE OWNER.
- PROVIDE AN EVEN LAYER OF PLANTING SOIL OVER ALL PLANTING AREAS. REFER TO THE SPECIFICATIONS FOR TOPSOIL MIXTURE DEPTH. REPRESENTATIVE SAMPLES OF SOIL FROM PROJECT SITE SHALL BE SUBMITTED TO A LABORATORY ACCEPTABLE TO THE LANDSCAPE ARCHITECT FOR ANALYSIS OF REQUIRED SOIL AMENDMENTS. TEST RESULTS AND FERTILIZATION SCHEDULE SHALL BE PRESENTED TO THE LANDSCAPE ARCHITECT FOR REVIEW AND ACCEPTANCE BEFORE PLACING PLANTING SOIL. UNIFORMLY DISTRIBUTE FERTILIZER AND AMENDMENTS OVER PLANTING AREAS AS RECOMMENDED BY THE SOIL ANALYSIS REPORT. ROTOTILL TOP LAYER OF SOIL TO EVENLY INCORPORATE FERTILIZER AND AMENDMENTS.
- GUY WIRES, FLAGGING, STAKES, WINDBREAKERS, ETC. SHALL BE MAINTAINED AND REPLACED IF NECESSARY BY THE CONTRACTOR UNTIL THE TREE OR SHRUB IS ABLE TO STAND BY ITSELF. THE CONTRACTOR SHALL REMOVE AND DISPOSE AT THE END OF PLANT ESTABLISHMENT PERIOD.
- AFTER INSTALLATION OF PLANTING & IRRIGATION, LANDSCAPE CONTRACTOR TO PROVIDE MARK-UP INFORMATION OF ANY CHANGES MADE IN THE FIELD TO THE FINAL AS-BUILT PLANS.
- ANY ALTERATION/ADJUSTMENT TO THESE PLANS AFTER CONSTRUCTION IS COMPLETE SHALL BE CONSIDERED FIELD-POSTED AS-BUILT PLANS. INFORMATION ADDED AS FIELD-POSTED AS-BUILT PLANS ARE NOT DRAFTED AS PART OF THE DESIGNED CONSTRUCTION DOCUMENTS AND MUST BE VERIFIED IN THE FIELD.

SPECIAL NOTE FOR ENTIRE PROJECT - COQUI FROG (ELEUTHERODACTYLUS COQUI AND/OR ELEUTHERODACTYLUS PLANIROSTRIS):

- PRIOR TO TRANSPORT TO THE PROJECT, INSPECT, TAKE PRECAUTIONS, AND CERTIFY THAT PLANT MATERIALS, EQUIPMENT AND VEHICLES ARE FREE OF COQUI FROGS AND/OR THEIR EGGS.
- IN THE EVENT OF THE PRESENCE OF COQUI FROGS AND/OR THEIR EGGS, THEY SHALL BE COMPLETELY DESTROYED AND REMOVED AND THE PLANT MATERIAL, EQUIPMENT, OR VEHICLE TREATED AS RECOMMENDED BY THE STATE AND RE-INSPECTED.
- REPORT PRESENCE OF COQUI FROGS OR EGGS TO THE HAWAII DEPT. OF AGRICULTURE PEST HOTLINE AT (808) 643-PEST (7378), OR THE MAUI INVASIVE SPECIES COMMITTEE (MISC) PH. (808) 573-6472 OR EMAIL: MISCPR@HAWAII.EDU

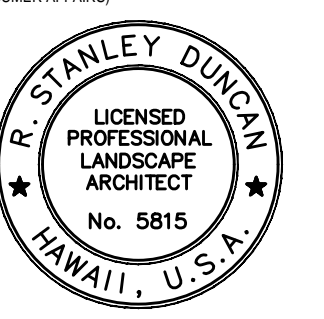
LITTLE FIRE ANT PREVENTION PROGRAM FOR ENTIRE PROJECT

- LANDSCAPE CONTRACTOR WILL SCHEDULE AND NOTIFY LANDSCAPE ARCHITECT OF RECORD AND THE OWNER'S REPRESENTATIVE PRIOR TO DELIVERY OF ANY PLANT MATERIALS TO THE PROJECT.
- LANDSCAPE CONTRACTOR WILL SUBMIT A PLAN TO THE LANDSCAPE ARCHITECT AND THE OWNER'S REPRESENTATIVE FOR APPROVAL TO PREVENT IMPORTATION OF LITTLE FIRE ANT (LFA) ONTO THE PROPERTY, I.E. PROVIDE QUARANTINE OR A HOLDING AREA FOR 6 WEEKS BEFORE PLANT DELIVERY TO PROJECT SITE.
- LANDSCAPE CONTRACTOR WILL BUY PLANTS OR PLANTING MATERIALS ONLY FROM FIRE ANT-FREE NURSERIES AND SUPPLIERS.
- LANDSCAPE CONTRACTOR WILL TEST FOR LFA AND IDENTIFY THE SPECIES CORRECTLY. CONSULT WEBSITE: WWW.LITTLEFIREANTS.COM FOR TESTING METHODS AND SPECIES IDENTIFICATION.
- LANDSCAPE CONTRACTOR WILL BAIT AND ALLOW AT LEAST 2 WEEKS FOR THE BAIT TO BE CARRIED BACK TO THE COLONY FOR ALL PLANTS AND NURSERY MATERIALS AT THE SUPPLYING NURSERIES REGARDLESS OF THE FIRE ANT-FREE CLAIM.
- LANDSCAPE CONTRACTOR WILL APPLY A BARRIER TREATMENT, FOLLOWING THE BAITING, TO ALL NURSERY MATERIALS AT THE SUPPLYING NURSERIES REGARDLESS OF THE FIRE ANT-FREE CLAIM.
- LANDSCAPE CONTRACTOR WILL DRENCH ALL SOILS OR LOOSE NURSERY MATERIALS WITH THE PROPER MIXTURE OF SEVIN PER GALLON OF WATER INDICATED BY THE MANUFACTURER AND FOLLOW MANUFACTURER'S SAFETY PRECAUTIONS.



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NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, & 011

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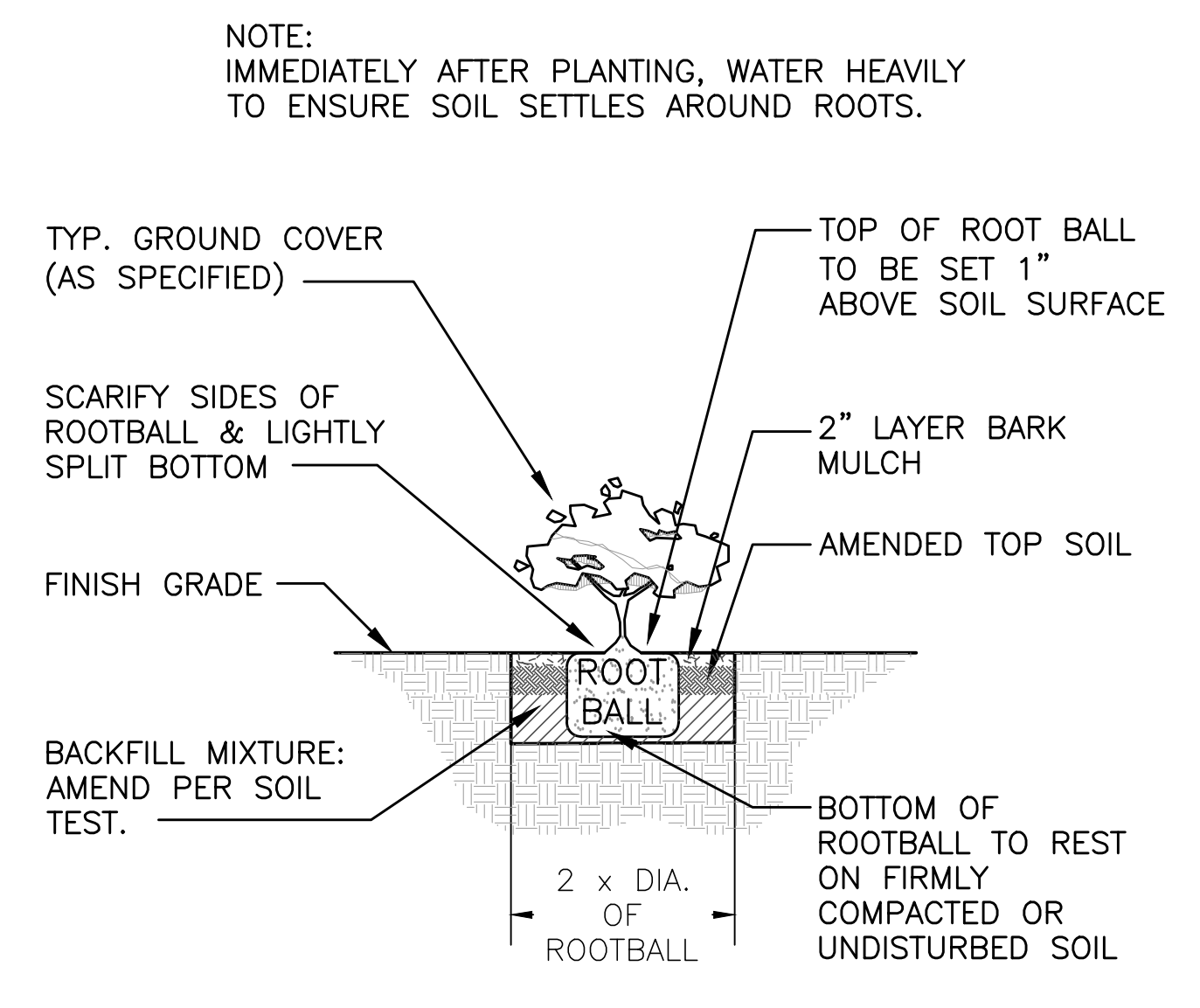
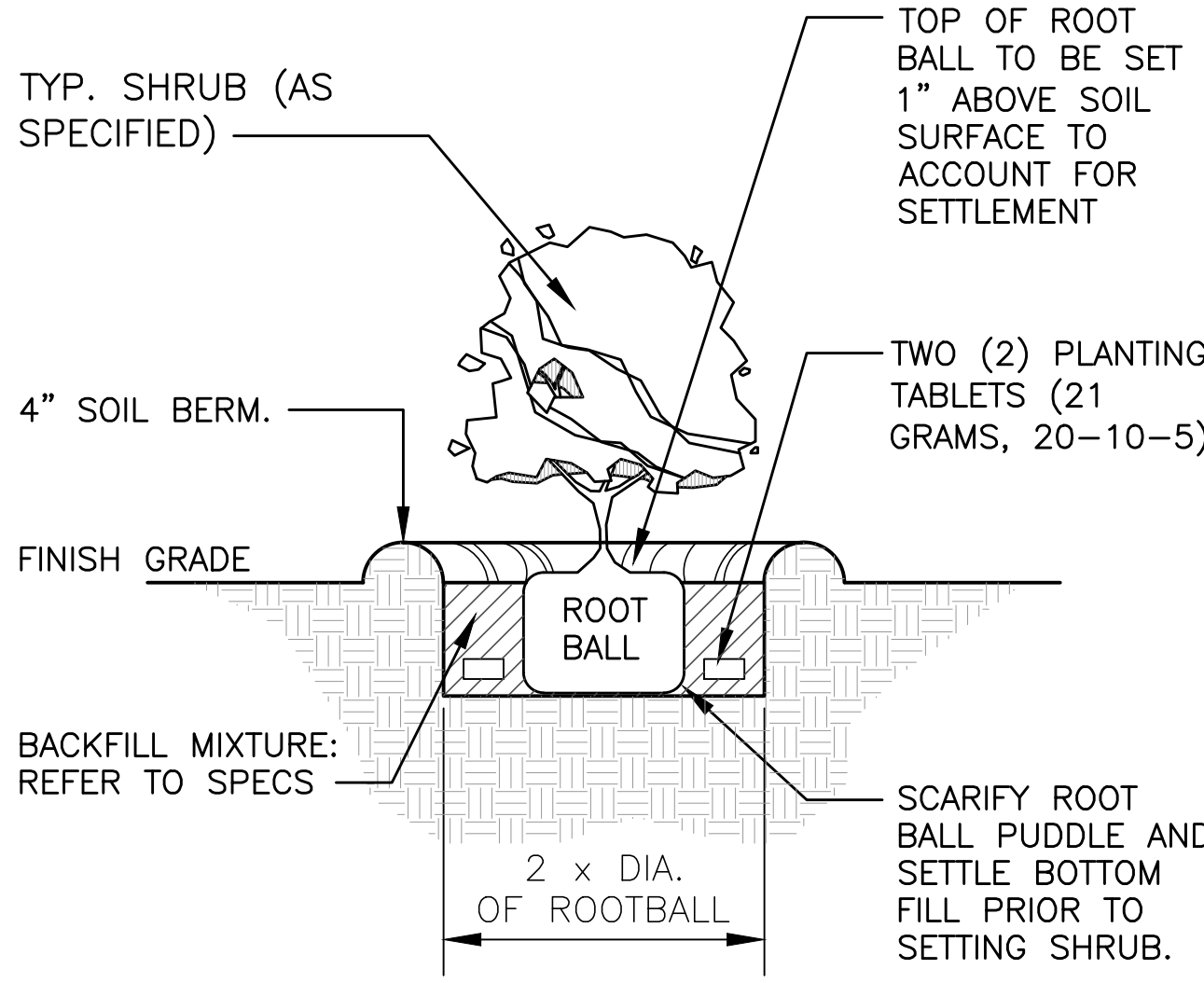
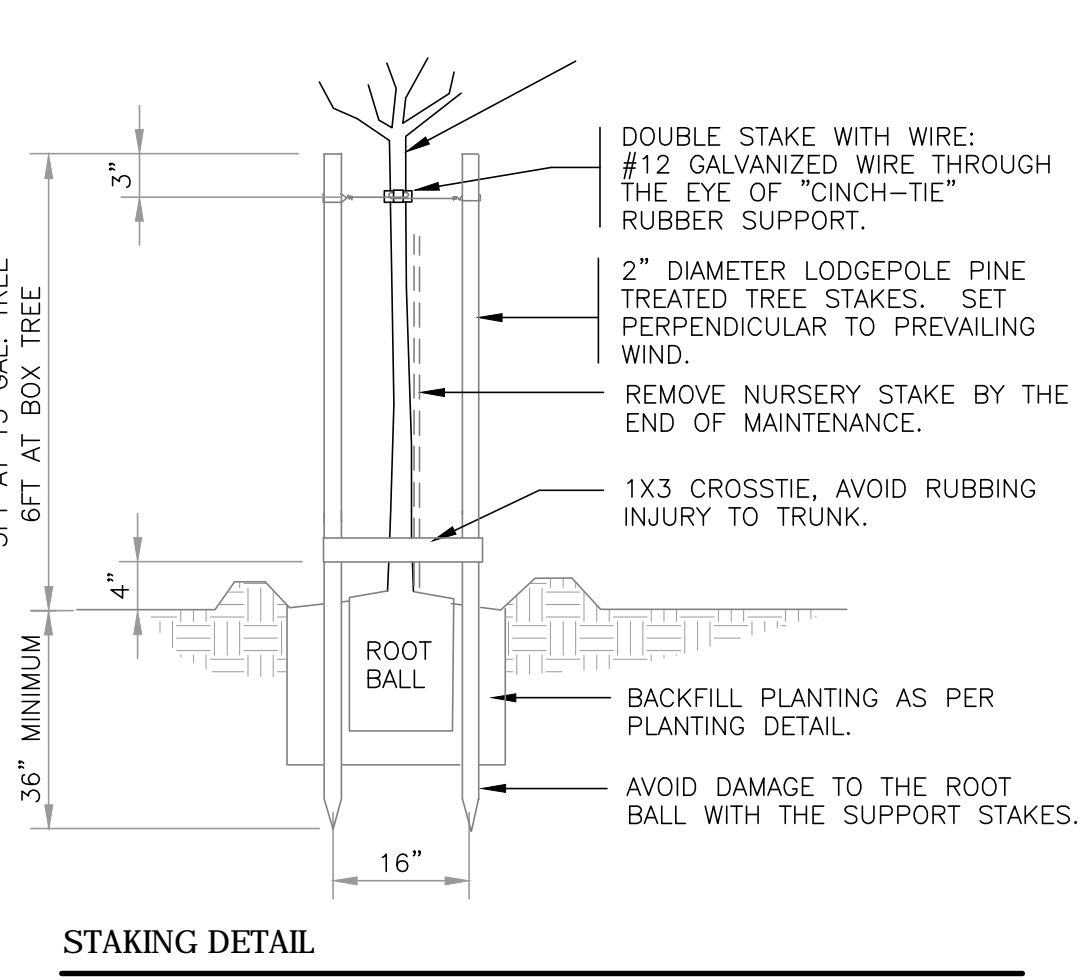
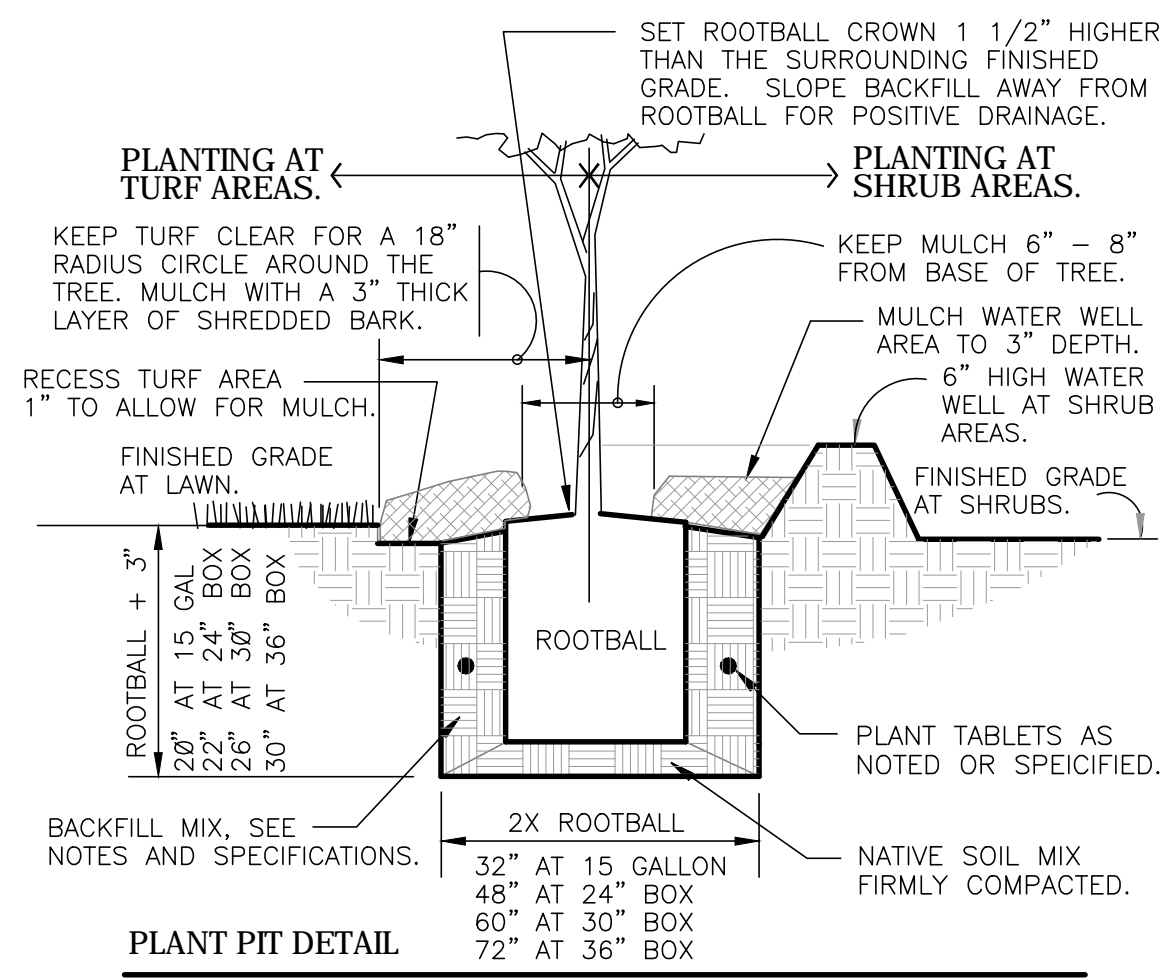
DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
LEVEL 6 PLANT SCHEDULE & PLANTING NOTES

SHEET NO.

L321



1 TREE DOUBLE STAKE PLANTING

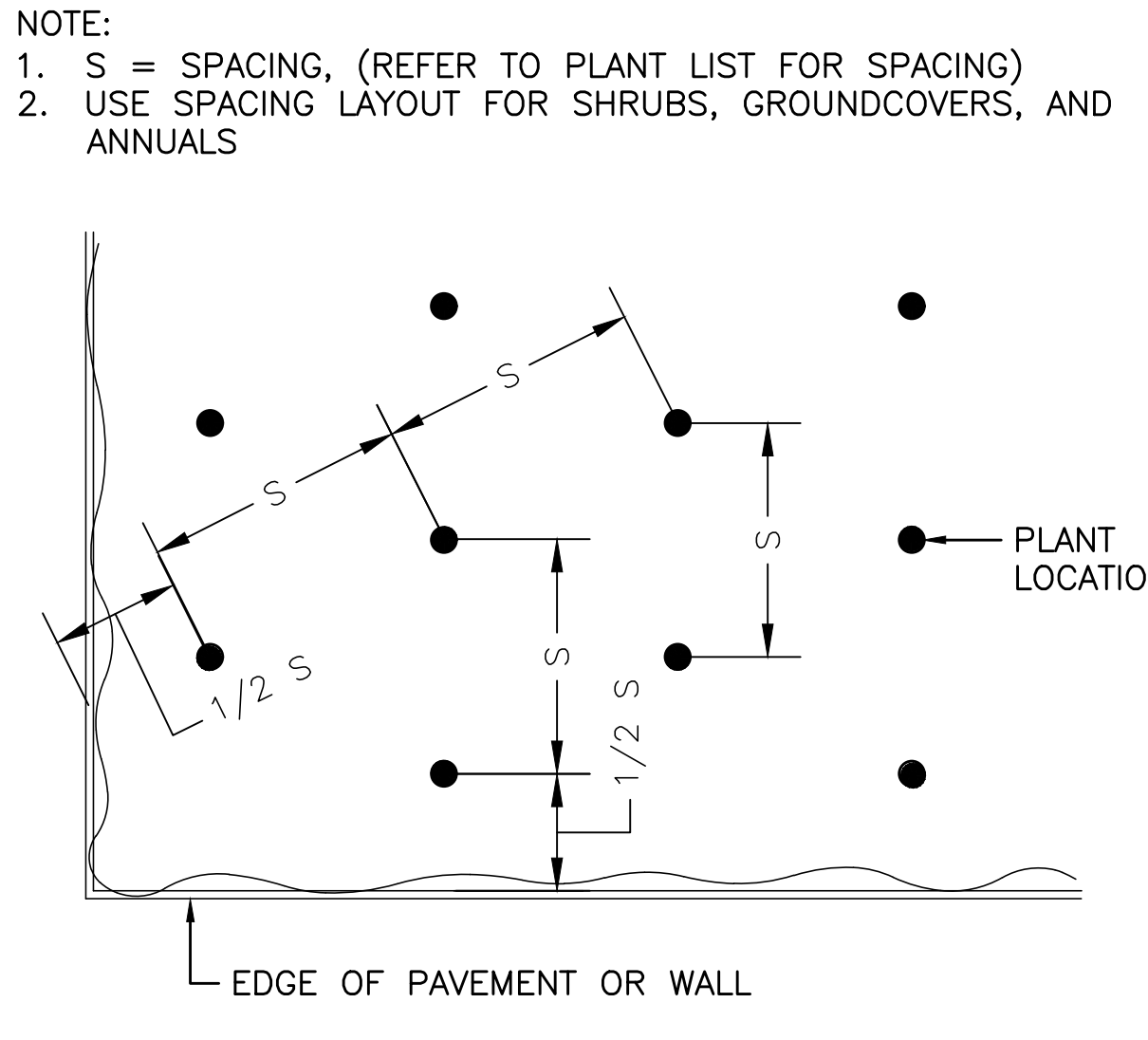
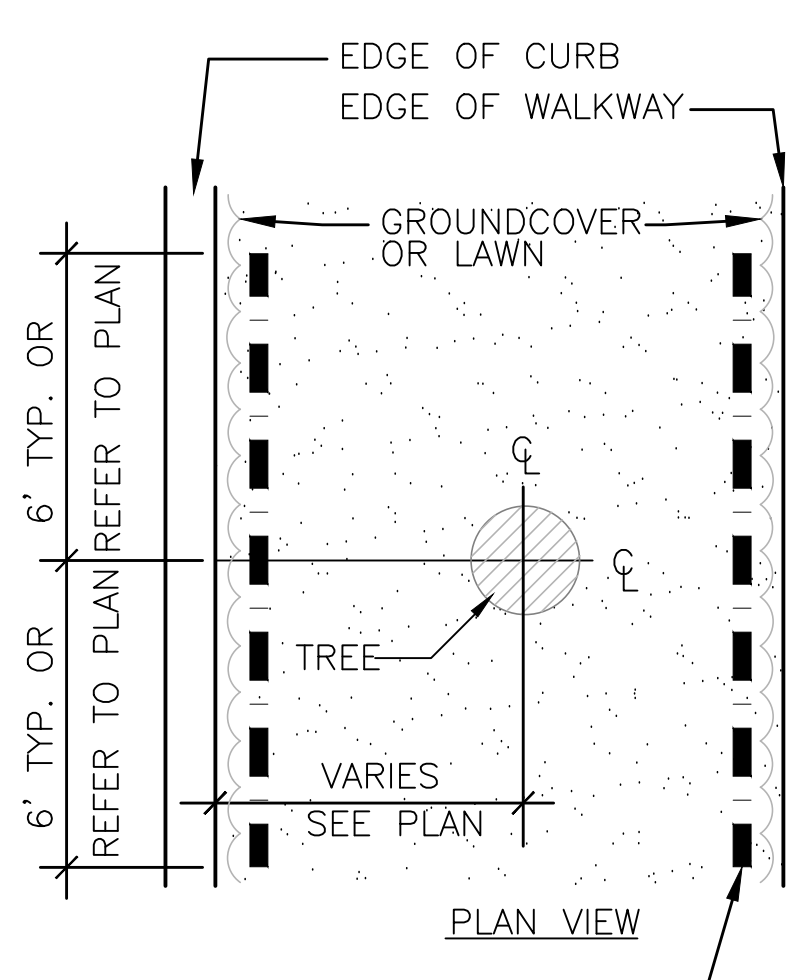
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2 SHRUB PLANTING

NOT TO SCALE P-0A-3541.01-04

3 GROUND COVER PLANTING

NOT TO SCALE



6 MAINTENANCE STRIP

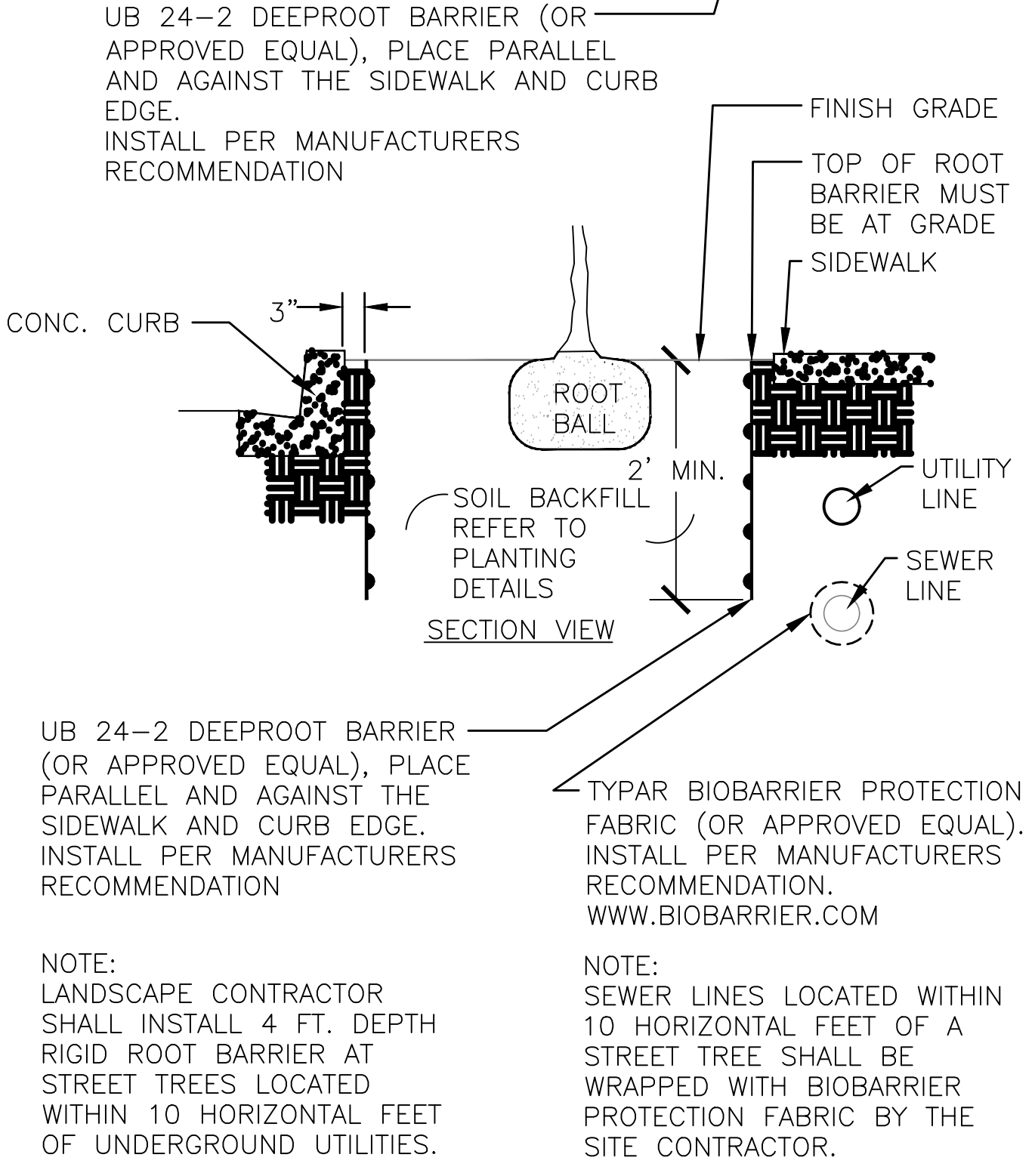
NOT TO SCALE

7 TREX PLASTIC 2X4 HEADER

NOT TO SCALE P-0A-3541.01-22

8 LEVEL 6 PLANTER DETAIL

NOT TO SCALE

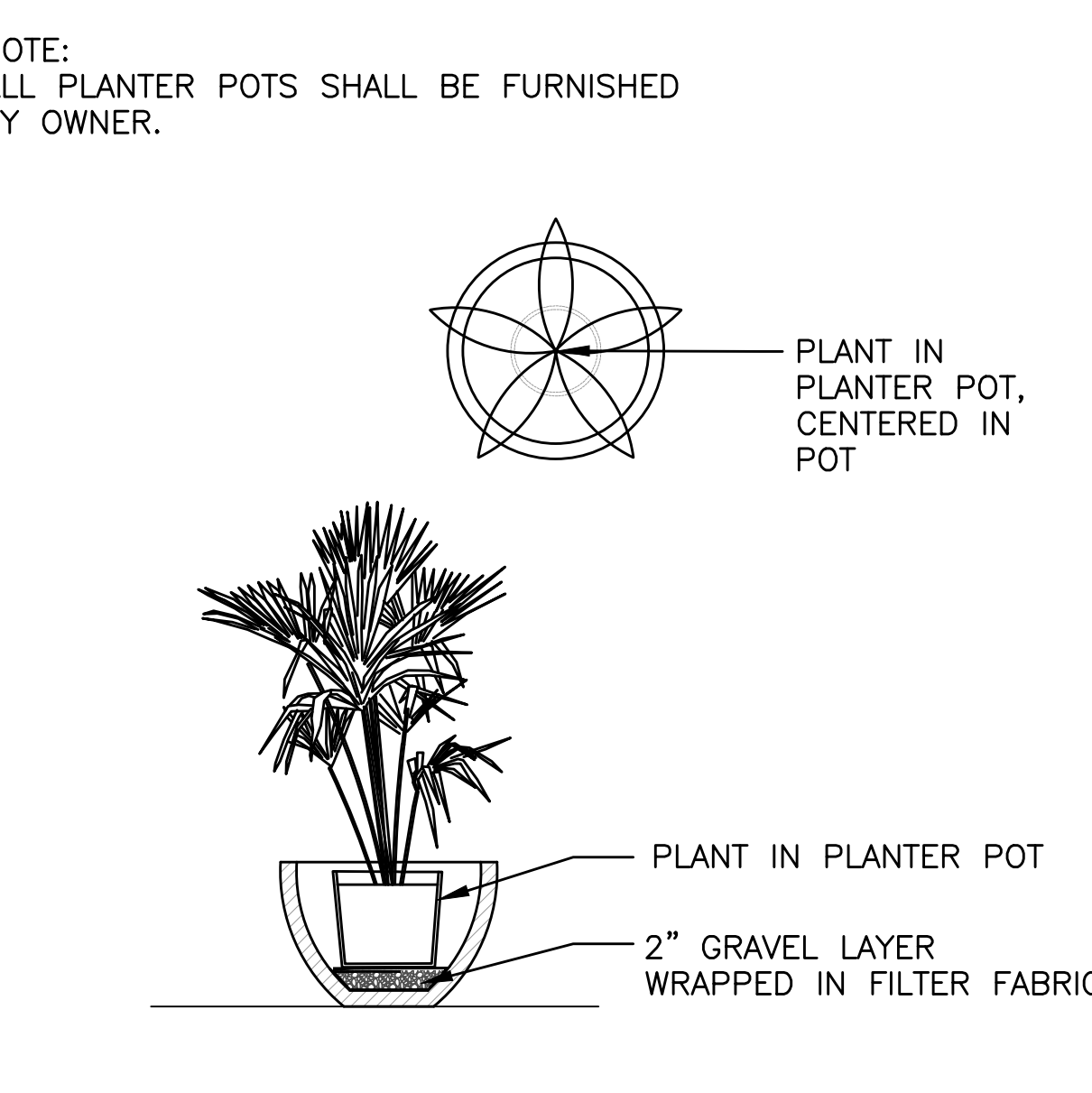


4 DEEP ROOT BARRIER DETAIL

NOT TO SCALE P-0A-3541.01-20

5 TRIANGULAR SPACING

NOT TO SCALE P-0A-3541.01-12

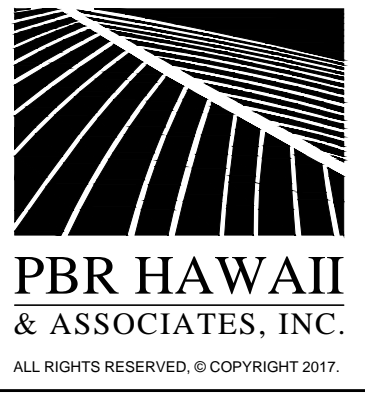
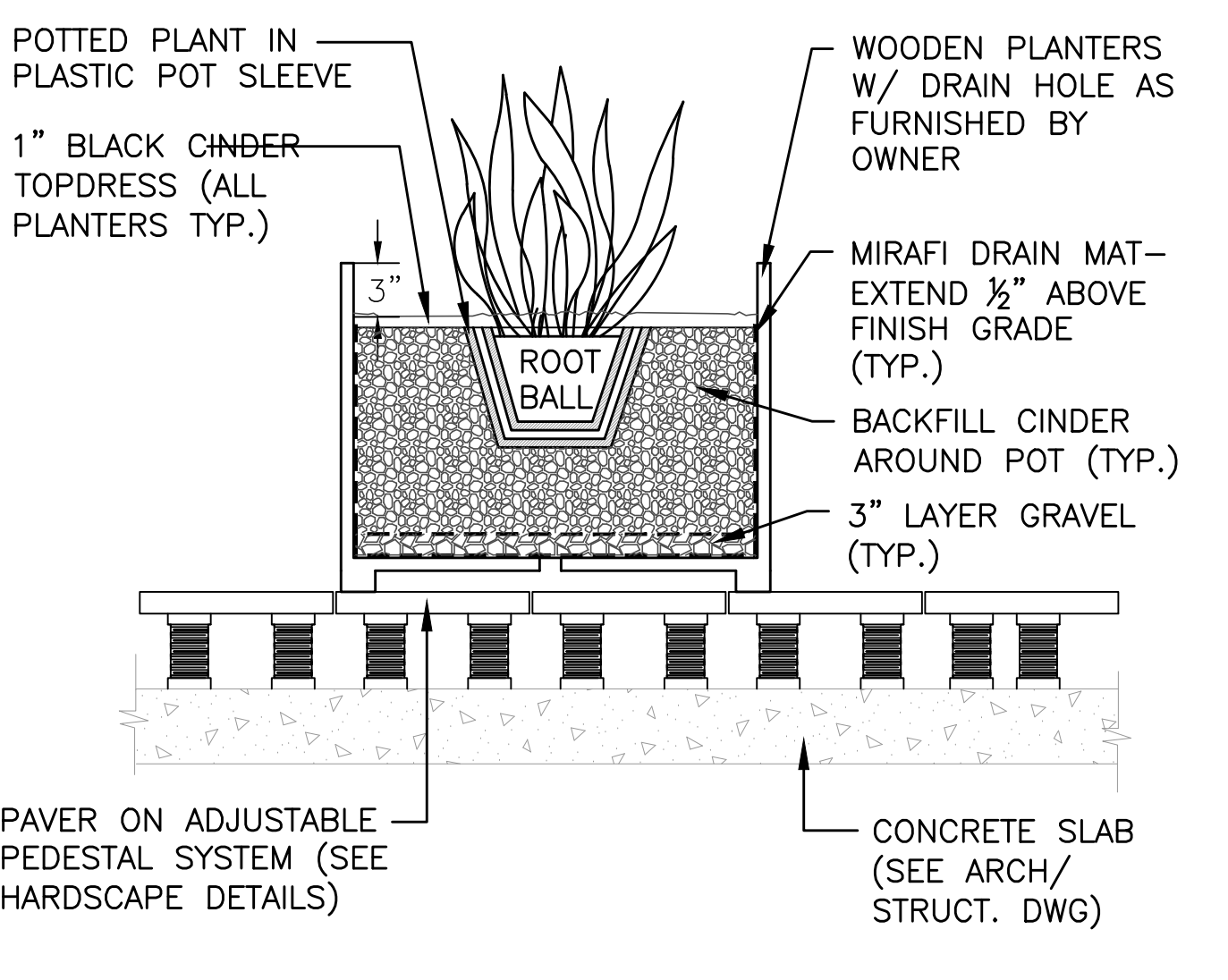
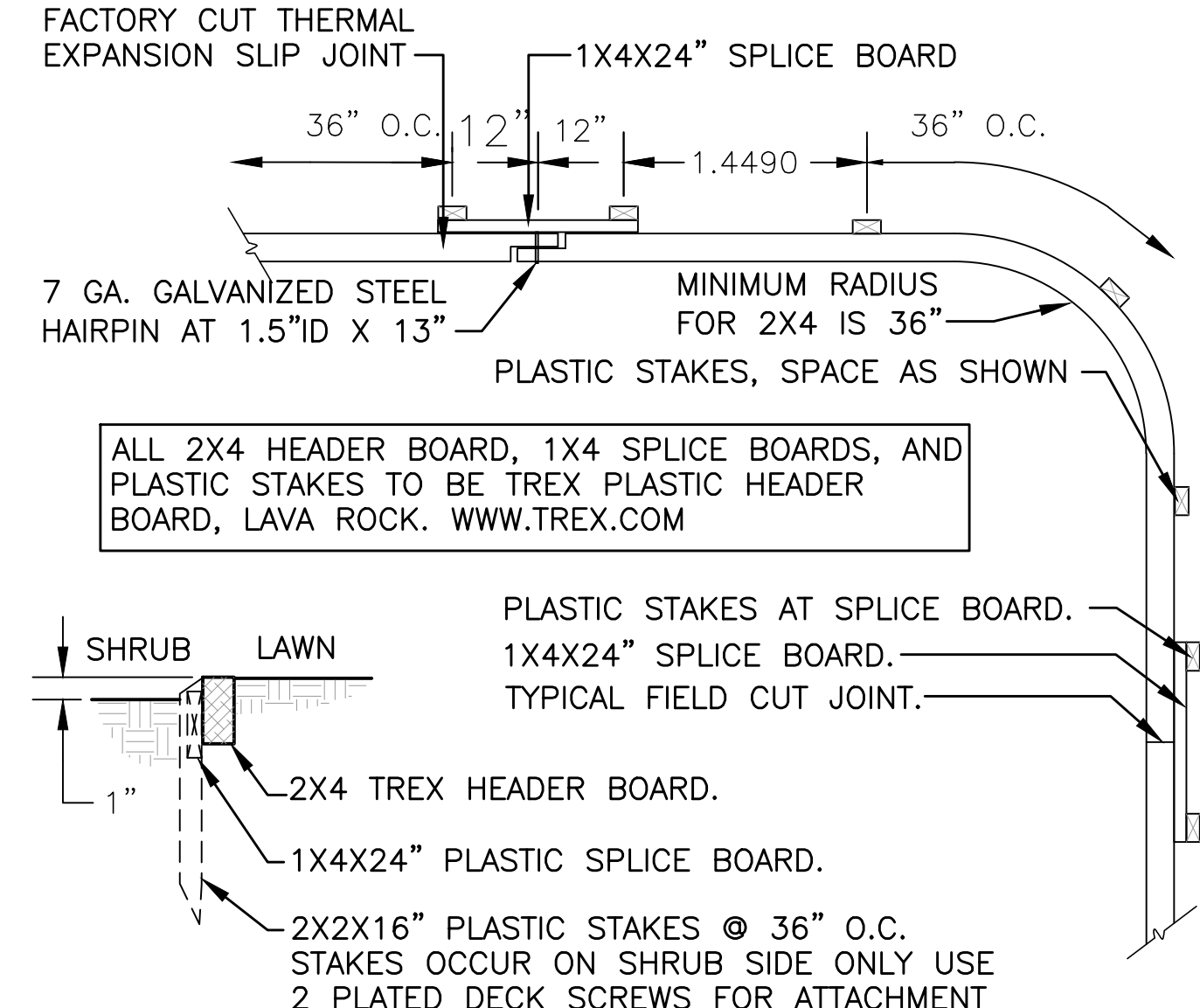
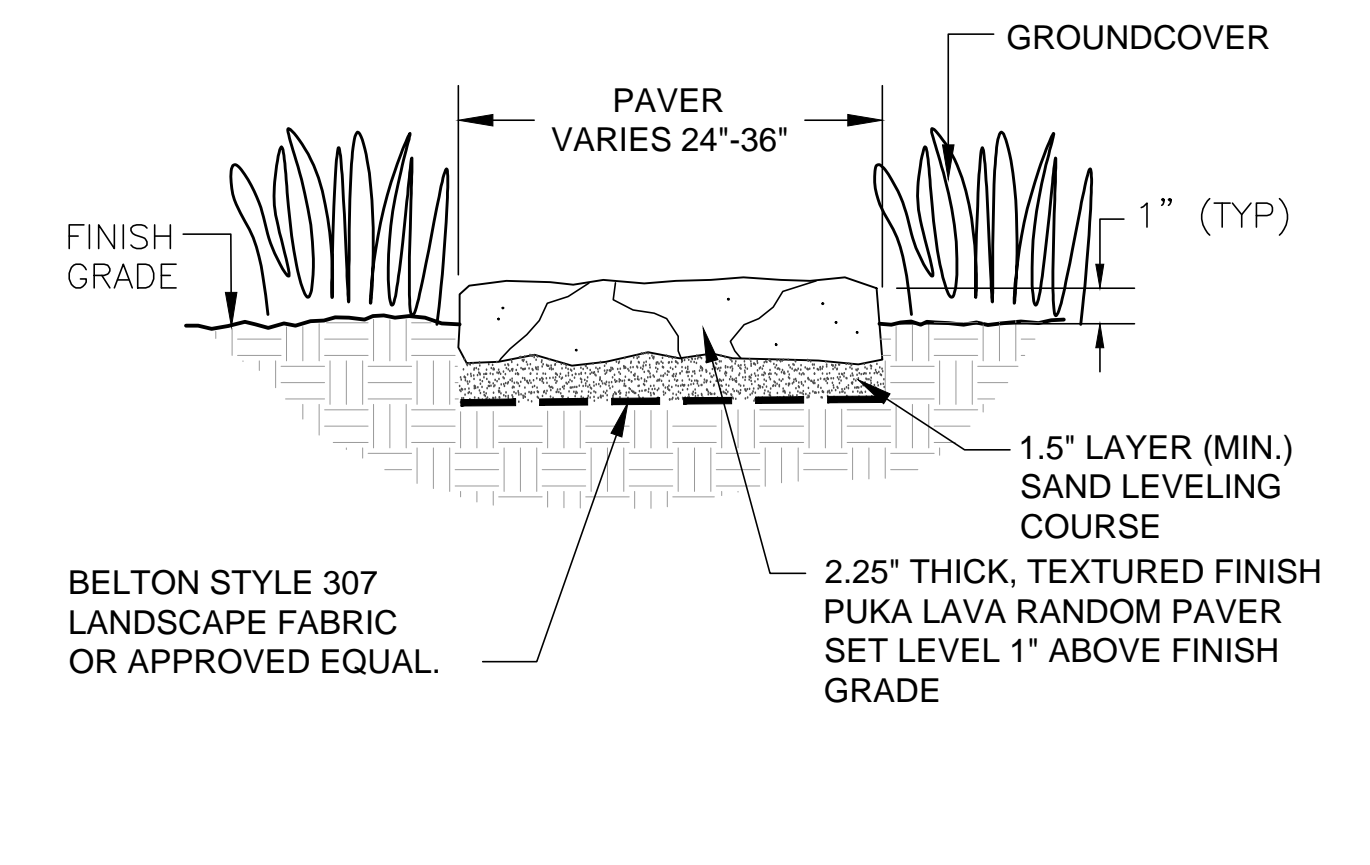


9 PLANT IN PLANTER POT DETAIL

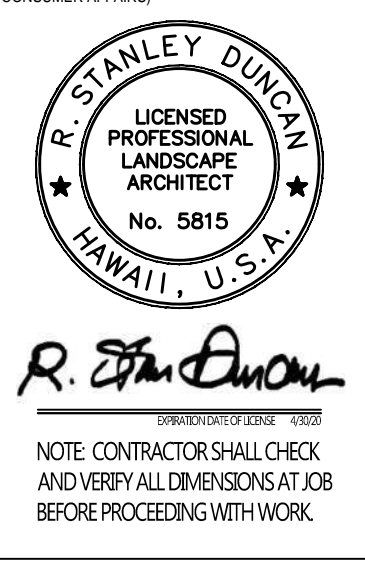
NOT TO SCALE

10 PAVER ON SAND SETTING BED DETAIL

NOT TO SCALE



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PROJECT OWNER: HAWAII CITY PLAZA, LP

Hawaii City Plaza
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710 Sheridan Street
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DATE 2019 MAR 19

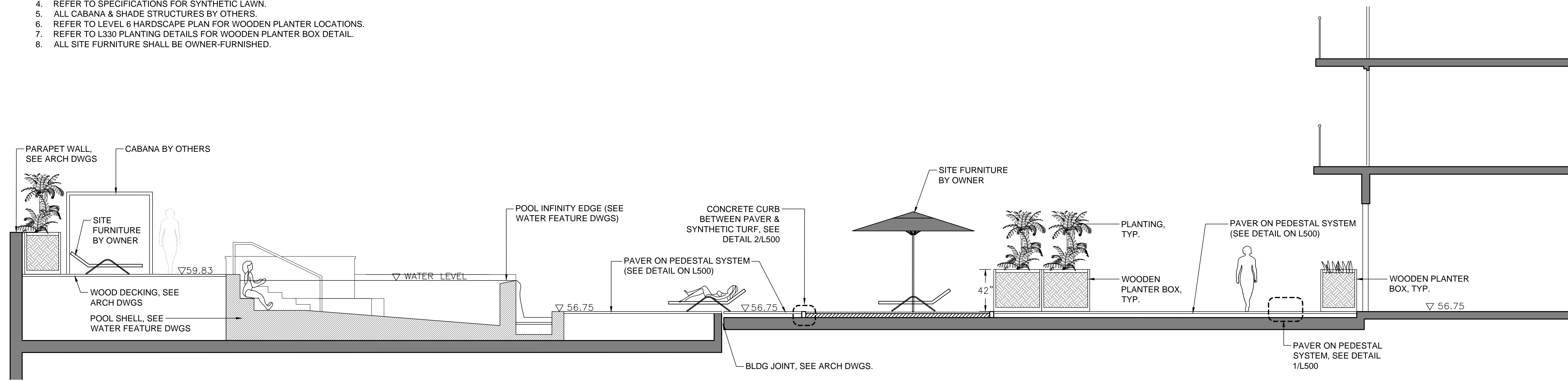
PROJECT # 15028-02

SHEET TITLE
PLANTING
DETAILS

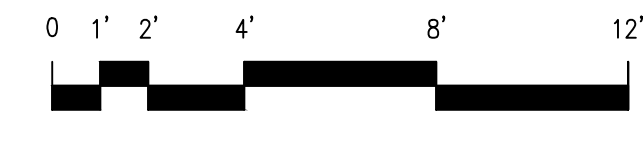
SHEET NO.
L330

NOTES:

1. REFER TO ARCHITECTURAL DRAWINGS FOR PARAPET WALLS, UPPER DECK FINISH & ADJUSTABLE PEDESTAL SYSTEM.
2. REFER TO WATER FEATURE DRAWINGS FOR POOL & SPA MATERIALS, FINISHES, & DETAILS.
3. ROOFTOP DRAINAGE, WATERPROOFING, AND PROTECTION BY OTHERS.
4. REFER TO SPECIFICATIONS FOR SYNTHETIC LAWN.
5. ALL CABANA & SHADE STRUCTURES BY OTHERS.
6. REFER TO LEVEL 6 HARDSCAPE PLAN FOR WOODEN PLANTER LOCATIONS.
7. REFER TO L330 PLANTING DETAILS FOR WOODEN PLANTER BOX DETAIL.
8. ALL SITE FURNITURE SHALL BE OWNER-FURNISHED.

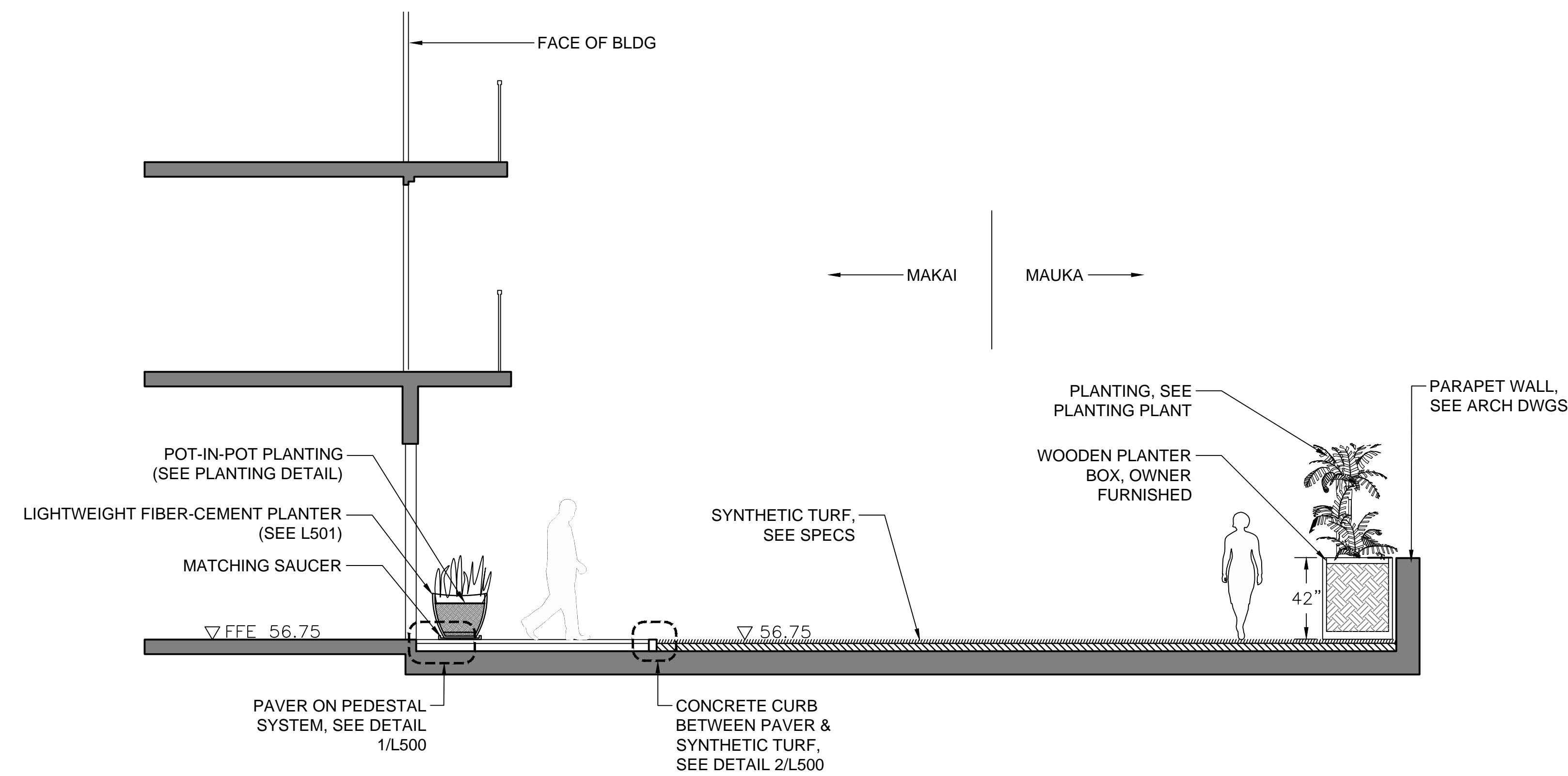


1 SECTION @ LONGITUDINAL SECTION 1 / A4.101
SCALE: 1/4" = 1'-0"

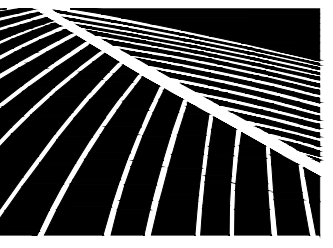


NOTES:

1. REFER TO ARCHITECTURAL DRAWINGS FOR PARAPET WALLS & ADJUSTABLE PEDESTAL SYSTEM.
2. ROOFTOP DRAINAGE, WATERPROOFING, AND PROTECTION BY OTHERS.
3. REFER TO SPECIFICATIONS FOR SYNTHETIC LAWN.
4. REFER TO LEVEL 6 HARDSCAPE PLAN FOR WOODEN PLANTER LOCATIONS.
5. REFER TO L330 PLANTING DETAILS FOR WOODEN PLANTER BOX DETAIL.
6. ALL SITE FURNITURE SHALL BE OWNER-FURNISHED.

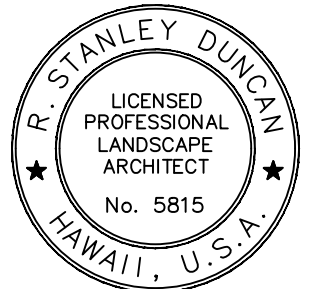


2 CROSS SECTION THROUGH SYNTHETIC LAWN AREA
SCALE: 1/4" = 1'-0"



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R. Stanley Dunton
LANDSCAPE ARCHITECT

NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, 8, 011

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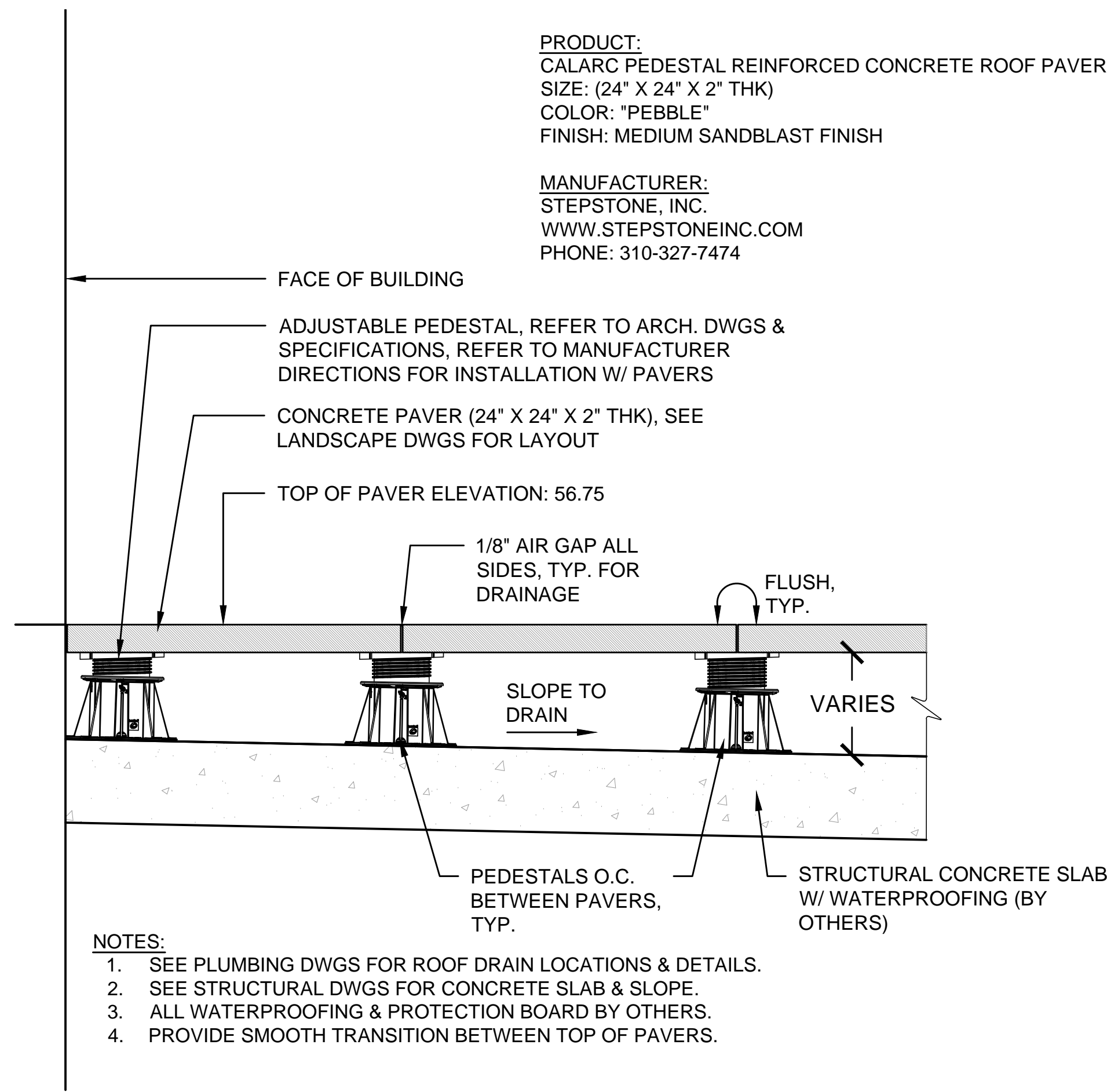
DATE 2019 MAR 19

PROJECT # 15028-02

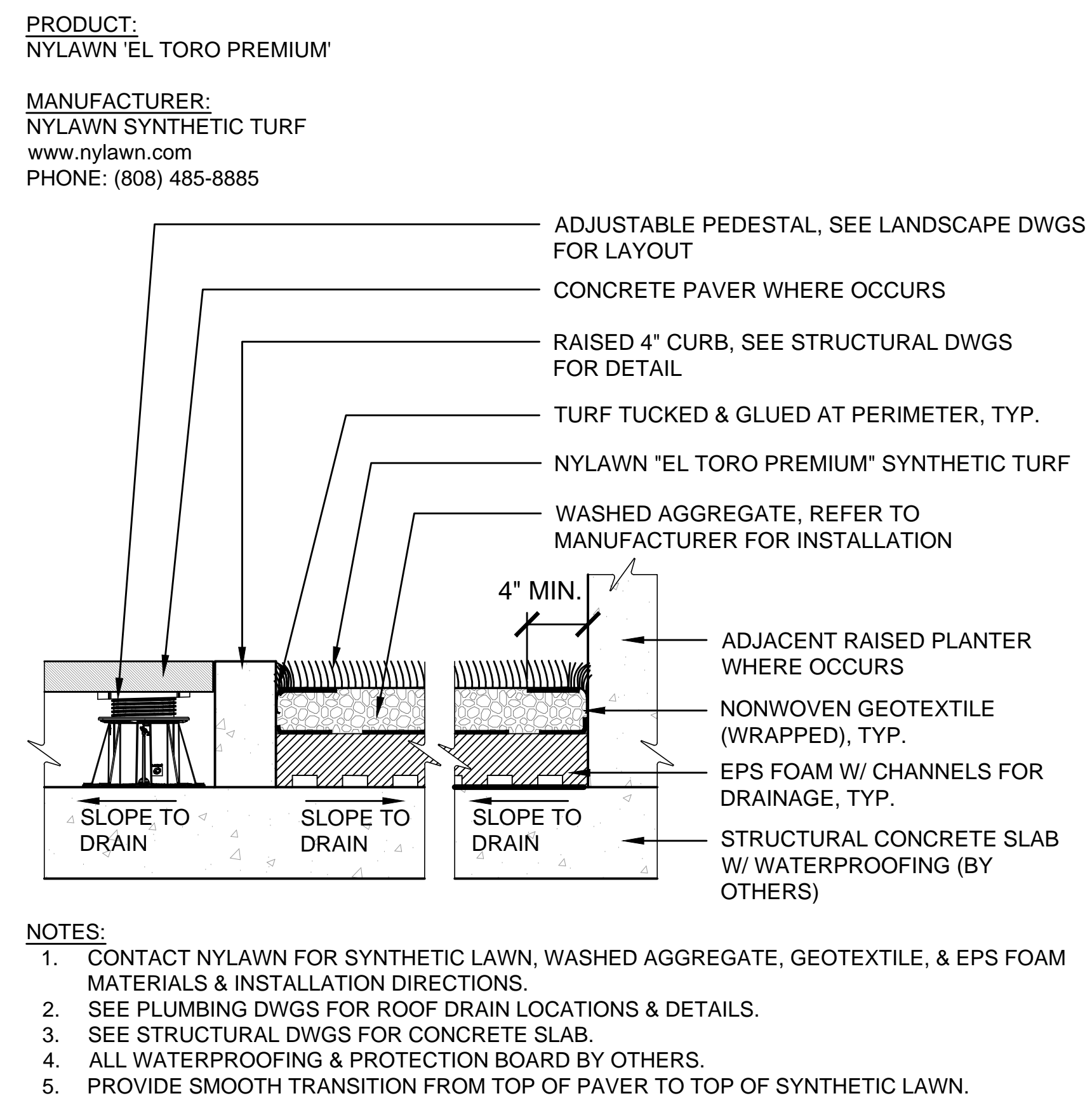
SHEET TITLE
LEVEL 6 SECTIONS

SHEET NO.

L410

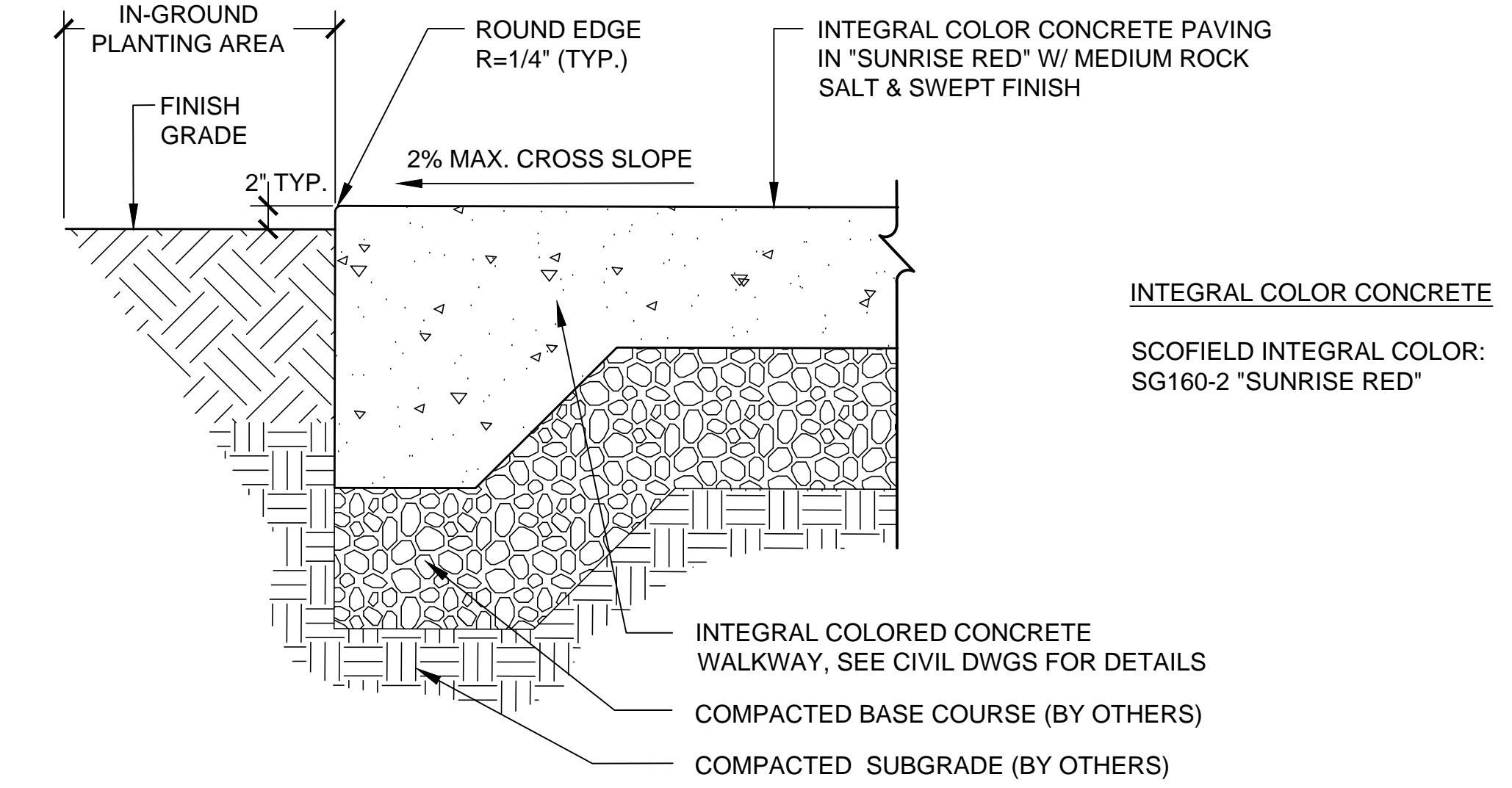


1 CONCRETE ROOF PAVERS ON PEDESTALS
N.T.S.

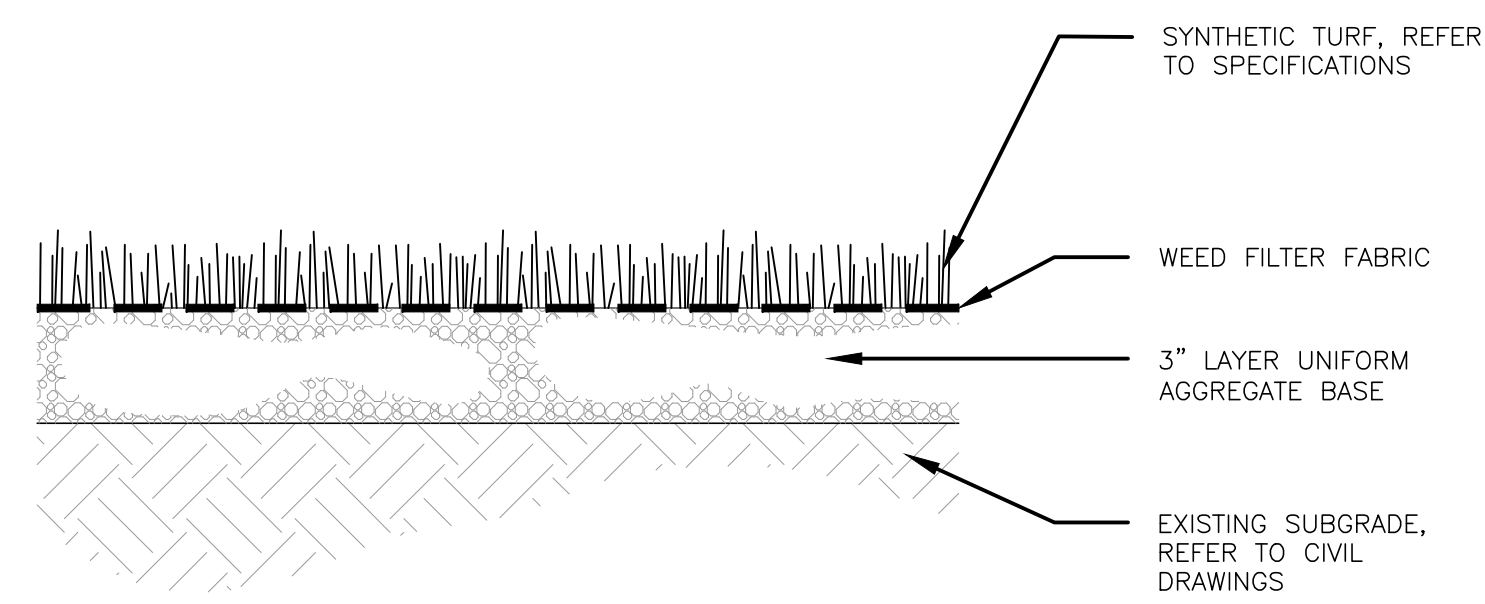


2 SYNTHETIC LAWN ON ROOF DECK
N.T.S.

- NOTES:**
1. SEE CIVIL DRAWINGS FOR CONCRETE PAVING LAYOUT PLANS, JOINTING, AND REINFORCEMENT DETAILS (TYP).
 2. CONTRACTOR SHALL PROVIDE AT MIN. TWO 5FT X 5FT MOCK-UPS FOR ALL CONCRETE PAVING FINISHES FOR LANDSCAPE ARCHITECT ACCEPTANCE PRIOR TO INSTALLATION. WHEN ACCEPTED, MOCK-UP WILL DEMONSTRATE MINIMUM STANDARD FOR THE WORK.
 3. CONTRACTOR SHALL PERFORM WET DYNAMIC COEFFICIENT OF FRICTION (DCOF) TESTING OF MOCK-UP IN THE PRESENCE OF THE LANDSCAPE ARCHITECT (LA) AND OWNER. CONTRACTOR SHALL SUBMIT REPORT OF WET DCOF TEST RESULTS.
 4. FOR CONCRETE WALKWAY ACCEPTANCE, CONTRACTOR SHALL PERFORM WET DCOF TEST AT VARIOUS WALKWAY LOCATIONS IN THE PRESENCE OF THE LA AND OWNER. TEST RESULTS SHALL MEET OR EXCEED TEST RESULTS PERFORMED ON MOCK-UP.



3 CONCRETE PAVING FINISH
N.T.S.



4 GROUND LEVEL SYNTHETIC TURF
N.T.S.

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STANLEY DUNCAN
LICENSED PROFESSIONAL LANDSCAPE ARCHITECT
No. 5815
HAWAII, U.S.A.

R. Stanley Duncan

NOTE: CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT JOB BEFORE PROCEEDING WITH WORK.

DEVELOPER:
CALIFORNIA INVESTMENT REGIONAL CENTER, LLC

PROJECT OWNER:
HAWAII CITY PLAZA, LP

Hawaii City Plaza
Honolulu, Hawaii
710 Sheridan Street
TMK 2-3-014; Parcels 002, 004, & 011

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DATE 2019 MAR 19

PROJECT # 15028-02

SHEET TITLE
HARDSCAPE DETAILS

SHEET NO.
L500

MBR500-S **500 SERIES**

MATERIALS: All parts are made from H.S. steel tube.

FINISH: All steel components are protected with E-Coat rust proofing. The Maglin Powdercoat System provides a durable finish on all metal surfaces.

INSTALLATION: The bike rack is delivered pre-assembled. It is available with either a surface mount or direct burial installation option.

TO SPECIFY: Select MBR500-S
 Choose:
 - Powdercoat Color
 - Galvanized Finish
 - Surface Mount (MBR500-S-G)

DIMENSIONS:
 Height: 35" (889mm)
 Length: 22 1/8" (562mm)
 Weight: 13.27lbs (6.0kg)

MAGLIN
 T 800-716-8506
 F 877-500-9393
 www.maglin.com
 info@maglin.com

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- NOTES:**
- REFER TO SCHEDULE ON L101 HARDSCAPE PLAN FOR COLOR & FINISH.
 - BICYCLE RACK SHALL BE SURFACE-MOUNT; INSTALL PER MANUFACTURER DIRECTIONS.

1 PUBLIC BICYCLE RACK
N.T.S.

MLB1050B-P **1050 SERIES**

MATERIALS: The bench frame is constructed from formed steel and the tops employ 1" HDPE (orange peel textured plastic).

FINISH: All steel components are protected with E-Coat rust proofing. The Maglin Powdercoat System provides a durable finish on all metal surfaces.

INSTALLATION: The bench is delivered pre-assembled. The legs have 9/16" holes for anchoring.

TO SPECIFY: Select MLB1050B-P
 Choose:
 - Powdercoat Color
 - HDPE (peeled plastic) Color
 - Orange Peel Texture
 (Brown, Grey, Black, Green)

DIMENSIONS:
 Height: 33 1/2" (845mm)
 Length: 70" (1778mm)
 Depth: 16 1/2" (419mm)
 Weight: 89.71lbs (40.7kg)

MAGLIN
 T 800-716-8506
 F 877-500-9393
 www.maglin.com
 info@maglin.com

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- NOTES:**
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 - BENCH SHALL BE SURFACE-MOUNT; INSTALL PER MANUFACTURER DIRECTIONS.

2 GROUND LEVEL BENCH
N.T.S.

greenform modern planters + site furnishings **palma planter**

MATERIAL: Fiber-cement/concrete

Size:
 18" x 31" / 46 lbs. / 22 gal.
 18" x 40" / 60 lbs. / 29 gal.

Colors: anthracite | gray | custom

In "Anthracite" color

DIMENSIONS:
 Height: 23 1/2" (597mm)
 Length: 30" (762mm)
 Depth: 16 1/2" (419mm)
 Weight: 69.71lbs (31.6kg)

greenform llc, 12900 prairie ave, hawthorne, ca 90230-310, 310.331.3465, email: info@green-form.com **green-form.com**

- NOTES:**
- REFER TO LEVEL 6 HARDSCAPE PLAN FOR LOCATIONS.
 - REFER TO L330 FOR POTTED PLANT IN PLANTER POT DETAIL.

3 LEVEL 6 PLANTER POT
N.T.S.

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STANLEY DUNCAN
 LICENSED PROFESSIONAL LANDSCAPE ARCHITECT
 No. 5815
 HAWAII, U.S.A.

R. Stanley Duncan

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 Honolulu, Hawaii
 710 Sheridan Street
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PERMIT SET
DATE 2019 MAR 19
PROJECT # 15028-02
SHEET TITLE SITE FURNISHINGS DETAILS
SHEET NO. L501