

PROHIBITED SPECIES-MUST REMOVE

PROHIBITED SPECIES-MUST REMOVE

PROHIBITED SPECIES-MUST REMOVE





15800 Pines Blvd. S 3046 Pembroke Pines Florida, 33027 (P) 954-592-2841 (Fax) 954-392-7502 Email: rtait@bellsouth.net

SEAL: AR NO. 95832

AA26002444

DESIGNER



Blanco Design & Construction

8932 NE 10th Ct Miami, FL 33138 Olarte@blancodesignco.com LIC: CBC1258709

Per CMB staff review and comments. Per new background from Project Architect.

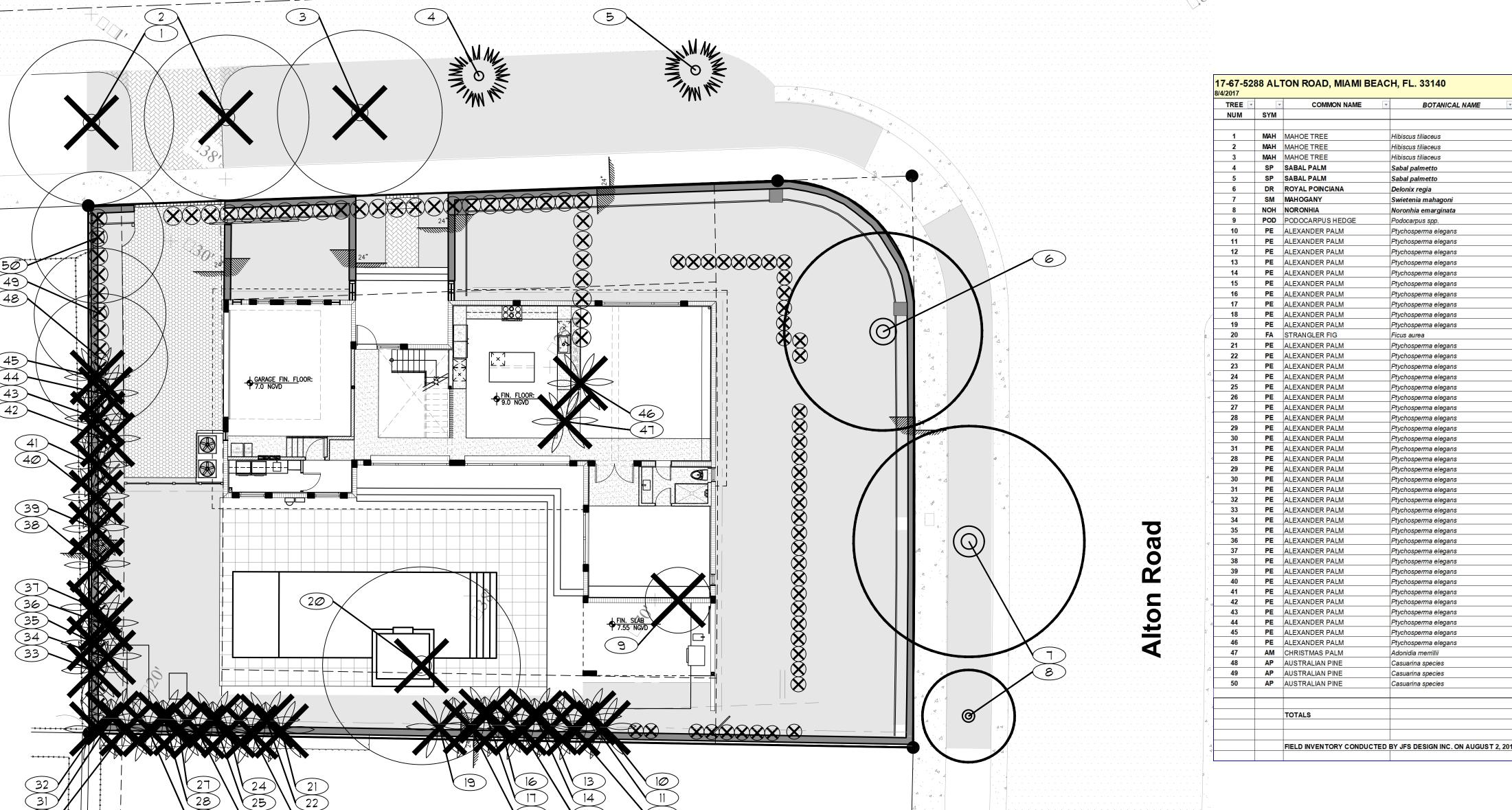
DELIVERABLE: DRB SET ISSUE DATE: 11/20/2017

PROJECT NUMBER: 17-004

DRAWN BY: CHECKED BY:

Copyright (c) by RALPH TAIT ARCHITECT, INC. All Rights Reserved.

TREE DISPOSITION PLAN



	SP	SABAL PALM	Sabal palmetto	25	12	10	REMAIN	113		EXISTING IN RIGHT OF WAY
5	SP	SABAL PALM	Sabal palmetto	25	12	10	REMAIN	113		EXISTING IN RIGHT OF WAY
6	DR	ROYAL POINCIANA	Delonix regia	25	30	22	REMAIN	707		EXISTING IN RIGHT OF WAY
7	SM	MAHOGANY	Swietenia mahagoni	30	35	26	REMAIN	962		EXISTING IN RIGHT OF WAY
8	NOH	NORONHIA	Noronhia emarginata	14	14	8	REMAIN	154		EXISTING IN RIGHT OF WAY
9	POD	PODOCARPUS HEDGE	Podocarpus spp.	14	10	6	REMOVE	79	79	
10	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
11	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
12	PE	ALEXANDER PALM		20	8	4	REMOVE	50	50	
13	W-00-0		Ptychosperma elegans Ptychosperma elegans		8	4	REMOVE	50	50	
14		ALEXANDER PALM		20			REMOVE	50	50	
		ALEXANDER PALM	Ptychosperma elegans	20	8	4				
15		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
16		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
17		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
18	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
19		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
20	FA	STRANGLER FIG	Ficus aurea	30	30	60	REMOVE	707	707	SEVERE TRUNK DECAY
21		ALEXANDER PALM	Ptychosperma elegans	20	10	5	REMOVE	79	79	
22	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
23	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
24	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
25	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
26	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
27	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
28	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
29	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
30	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
31	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
28		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
29		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
30	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
31		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
32	The state of the s	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
33		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
34	V 111	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
35		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
36		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
37	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
38	PE	ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
39				20	8	4	REMOVE	50	50	
40		ALEXANDER PALM ALEXANDER PALM	Ptychosperma elegans Ptychosperma elegans				REMOVE	50	50	
No. of the last of				20	8	4				
41		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
42		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
43		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
44		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
45		ALEXANDER PALM	Ptychosperma elegans	20	8	4	REMOVE	50	50	
46	1100	ALEXANDER PALM	Ptychosperma elegans	30	10	4	REMOVE	79	79	
47		CHRISTMAS PALM	Adonidia merrillii	20	10	4	REMOVE	79	79	DD OUIDITED ADDRESS TO THE PROPERTY OF THE PRO
48	10.2.1	AUSTRALIAN PINE	Casuarina species				REMOVE			PROHIBITED SPECIES-MUST REMOVE
49	2012/18/1	AUSTRALIAN PINE	Casuarina species				REMOVE			PROHIBITED SPECIES-MUST REMOVE
50	AP	AUSTRALIAN PINE	Casuarina species				REMOVE			PROHIBITED SPECIES-MUST REMOVE
		TOTALS						6,445	2,923	
		FIELD INVENTORY CONDUCTED	BY JFS DESIGN INC. ON AUGUST 2, 2017	7						

HEIGHT SPREAD DBH STATUS CANOPY CANOPY DBH REMARKS

REMOVE

REMOVE

BARRIER TO FORM A CONTINUOUS

CIRCLE AROUND THE TREE OR

GROUP OF TREES.

## DRIP LINE

FENCE TO EXTEND TO THE EDGE OF THE DRIPLINE OR MORE WHERE POSSIBLE.

CONTINUOUS CHAIN LINK FENCE WITH METAL POST AT 8' SPACING, OR TWO-BY-FOUR-INCH POST WITH THREE EQUALLY SPACED TWO-BY-FOUR INCH RAILS, POSTS MAY BE SHIFTED TO AVOID ROOTS.

CONTRACTOR TO INSTALL PROTECTIVE FENCE BARRIER AROUND ALL EXISTING TREES TO REMAIN- AT THE START OF THE PROJECT-FENCE TO REMAIN IN PLACE THROUGHOUT THE DURATION OF THE PROJECT.

CONTRACTOR SHALL TAKE EXTRA CARE DURING EARTHWORK AND UTILITY OPERATIONS TO PROTECT ALL EXISTING TREES - AND SHALL BE RESPONSIBLE TO REPLACE ANY TREES DAMAGED DURING CONSTRUCTION.

## TREE PROTECTION DETAIL

N.T.S.

TREE REMOVAL RI	TREE REMOVAL REPLACEMENT SCHEDULE			
EXISTING TREE CANOPY 6,445 SQ. FT.	REQUIRED SQ. FT.	PROVIDED SQ. FT.		
TOTAL TREE CANOPY LOSS	2,923 SQ. FT.			
PROPOSED TREES:				
CATEGORY 1 TREE (12' ht) = 10 Trees		3,000		
300 sq. ft. / tree				
CATEGORY 2 TREE (10' ht) = 3 Tree		450		
150 sq. ft. / tree				
CATEGORY 3 TREE(10' ht) = 0 Tree		0		
100 sq. ft. / tree				
CATEGORY 4 PALM (6' Clear trunk)= 9 palms		450		
50 sq. ft. / palm				
TOTAL TREE CANOPY PROVIDED		3,900 SQ.FT		

### CITY OF MIAMI BEACH TREE DISPOSITION NOTES SHALL TAKE PRECEDENCE OVER ANY OTHER NOTES OR DISCREPANCIES

1 The Landscape Contractor shall guarantee all new and or relocated trees and palms for a perior of 1-year from the date of initial acceptance and approval.

All guying and staking shall be removed from all trees and palms within twelve months after planting. Exceptions require written authorization form the City Urban Forester.

3 Tree protection barriers may not be taken down, modified and or removed without written authorizaton from the City Urban Forester.

4 Mulch shall not be applied within 6" of any tree or palm trunks that are installed or incorporated

5 A final on-site inspection shall be required by the Urban Forestry Division staff prior to any official acceptance of ROW plant material, in order to verify proper planting depth, spacing and quality of the material. Failure to conduct the inspection could result in rejection of the plant material.

## **■ POST-STORM LANDSCAPE REVIEW:**

THE PROPERTY SHALL BE REVIEWED BY AN ISA CERTIFIED ARBORIST FOR ANY HAZARDOUS CONDITIONS, I.E. HAZARD OR POTENTIAL HAZARDOUS TREES TO BE ELIMINATED IMMEDIATELY,

2. EXISTING SITE CONDITIONS ARE TO BE RETROFITTED TO INCLUDE CLEANUP, REMOVAL OF DEAD OR DAMAGED PLANT MATERIAL, REMOVAL OF ALL PROHIBITED SPECIES, I.E. BRAZILIAN PEPPER, MELALEUCA, AUSTRALIAN PINE, ETC. AND REMOVAL OF ALL DEBRIS FROM THE PROPERTY.

UNDERTAKING OF THIS TASK SHALL FURTHER PROVIDE ADEQUATE OPPORTUNITY TO SUBSEQUENTLY PLANT PER THE APPROVED LANDSCAPE PLANS.

2. EXISTING TREES AND PALMS TO REMAIN SHALL BE TRIMMED PER ANSI-300 STANDARDS. SUPERVISION OF THE TRIMMING SHALL BE PERFORMED BY AN ISA-CERTIFIED ARBORIST.

3. ALL EXISTING TREES AND PALMS SHALL BE "LIFTED AND THINNED" TO PROVIDE FOR AN 8' MINIMUM CLEARANCE FOR SIDEWALKS AND PEDESTRIAN WALKWAYS AND A 14' MINIMUM CLEARANCE FOR ROADWAYS, DRIVEWAYS, AND ALL VEHICULAR USE AREAS.

4. ALL PERIMETERS (TO INCLUDE PROPERTY AND BUILDING) ARE TO BE CLEANED-UP OF OVERGROWN VEGETATION WITH REMOVAL OF VINES, WEEDS, ETC. AND SHALL BE APPROVED BY THE CITY LANDSCAPE INSPECTOR PRIOR TO FINAL LANDSCAPE APPROVAL.

MODIFICATIONS TO THE LANDSCAPE RELATED PLANS (BY THIS OFFICE) DO NOT CONSTITUTE IDENTIFICATION OF HAZARDOUS CONDITIONS OR VEGETATION WITHOUT A WRITTEN AND SIGNED REPORT FROM AN ISA CERTIFIED ARBORIST.

## **■ PROHIBITED SPECIES:**

SEC. 18A-12: PROHIBITIONS:

(A) "PROHIBITED PLANT SPECIES. PROHIBITED SPECIES SHALL NOT BE PLANTED AND SHALL BE REMOVED FROM ANY SITE AND SHALL BE REMOVED FROM ANY SITE WHICH IS SUBJECT TO THE REQUIREMENTS OF THIS CHAPTER!

north

COUNCIL'S LIST OF FLORIDA'S MOST INVASIVE SPECIES SHALL BE REMOVED FROM THE SITE AND MAINTENANCE SHALL GUARANTEE CONTROL OF RE-INVASION.

TREES OR PALMS TO REMAIN.

**NOTES:** 

BACKFILL.

PALMS FROM THE SITE.

A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES FROM THIS SITE.

SEE LANDSCAPE PLANS FOR PROPOSED PLANTINGS, LANDSCAPE LEGEND, DETAILS, NOTES, ETC.

A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE LOCAL GOVERNING AGENCY PRIOR TO REMOVAL OF ANY TREES OR

SEE LANDSCAPE PLANS FOR PROPOSED LANDSCAPE PLANTINGS, LANDSCAPE LEGEND, PLANTLIST, SPECIFICATIONS, DETAILS, ETC.

THE CONTRACTOR SHALL REMOVE ALL TREES AND HEDGES AS

DEPRESSIONS SHALL BE BACKFILLED WITH CLEAN, APPROVED

LOCATIONS SHOWN FOR THE EXISTING TREES AND PALMS ARE

OR ANY OTHER SUCH WORK WHICH WILL BE IMPACTED BY ANY

ALL INVASIVE EXOTIC VEGETATION AND ANY ANY OTHER PLANTS

LISTED AS CATEGORY I, ON THE FLORIDA EXOTIC PEST PLANT

APPROXIMATE, EXACT LOCATIONS ARE TO BE FIELD VERIFIED BY A REGISTERED LAND SURVEYOR (RLS) PRIOR TO ANY PAVING

MATERIAL SHALL INCLUDE ALL TRUNKS, STUMPS AND ROOTS. ALL

PER PLANS AND AS APPROVED BY THE LOCAL GOVERNING

AGENCIES (CITY OF MIAMI BEACH). TREE, PALM AND HEDGE

EXCESS DEBRIS SHALL BE REMOVED FROM THE SITE AND

DISPOSED OF AT AN APPROVED SITE. ALL HOLES AND

JAMES F. SOCASH RLA # 0001132

**TD-1** 

Acres\_\_\_\_0.23\_\_\_\_

ALLOWED PROVIDED

REQUIRED/

CITY OF MIAMI BEACH LANDSCAPE NOTES

to the start of any tree or root pruning onsite."

PW/ Greenspace Division prior to installation

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS

A. Square feet of required Open Space as indicated on site plan:

CITY OF MIAMI BEACH

LANDSCAPE LEGEND

Zoning District RS-4

REQUIRED STREET TREES ARE SUBJECT TO THE REVIEW AND APPROVAL OF THE CIP

OFFICE AND PW GREENSPACE DIVISION

PRIOR TO INSTALLATION.

85 L.F. @ | TREE / 20 L.F.= 5

51 L.F. @ 1 TREE / 20 L.F.= 3

north

West 53rd St.

Alton Road

**TOTAL** 

**OPEN SPACE** 

Fill/topsoil shall not be placed on top of the root ball.

electrical lighting, etc."

SHALL TAKE PRECEDENCE OVER ANY OTHER LANDSCAPE NOTES OR DISCREPANCIES

2 All proposed irrigation in City property shall follow CMB irrigation specifications.

5 "Mulch shall be kept a minimum of 6" away from all trunks of trees and palms.

"Tree protection fences shall be constructed prior to any construction activity including grubbing

for all trees/palms to remain or be relocated. Fences should be of sturdy construction, preferably

dumping of liquids or materials, grade changes, grubbing, and mechanical trenching for irrigation,

3 "Do not place fill, rocks, grading sand nor any other construction material over the roots or in the root zone.

4 "Any proposed tree root or structural pruning shall be performed by an ISA Certified Arborist in accordance with ANSI A-300 (part 1) pruning standards. Tree pruning should be limited to the bare minimum required to achieve clearance for construction activities and the City Urban Forester shall be consulted prior

6 "The City Urban Forester and or Greenspace Management Staff shall be notified prior to installation of

7 "Contractor is responsible for the maintenance and/or repair of all staking and guying of trees and palms

during warranty period and removal & disposal of staking within 1-year of installation

Required street trees are subject to the review and approval of the CIP office and

Exceptions to this require the written approval of the City Urban Forester."

trees or palms in the ROW to inspect the planting holes and conduct a grades and standards inspection."

Lot Area <u>10,329 **s.f.**</u>

4x4 posts with wire mesh. Orange plastic mesh fences are ineffective because they are easily removed,

They should not be removed or dropped for any reason without authorization from the city's urban forester.

No activity or disturbance should occur within the fenced areas, including vehicle use, storage of materials,

dropped, knocked down, ignored, etc. Fences must be maintained intact until the project is completed.



15800 Pines Blvd. S 3046 Pembroke Pines Florida, 33027 (P) 954-592-2841 (Fax) 954-392-7502 Email: rtait@bellsouth.net

SEAL: AR NO. 95832

AA26002444

DESIGNER



Blanco Design & Construction

8932 NE 10th Ct Miami, FL 33138 Olarte@blancodesignco.com

LIC: CBC1258709

0

Per CMB staff review and comments. 2. Per new background from Project Architect.

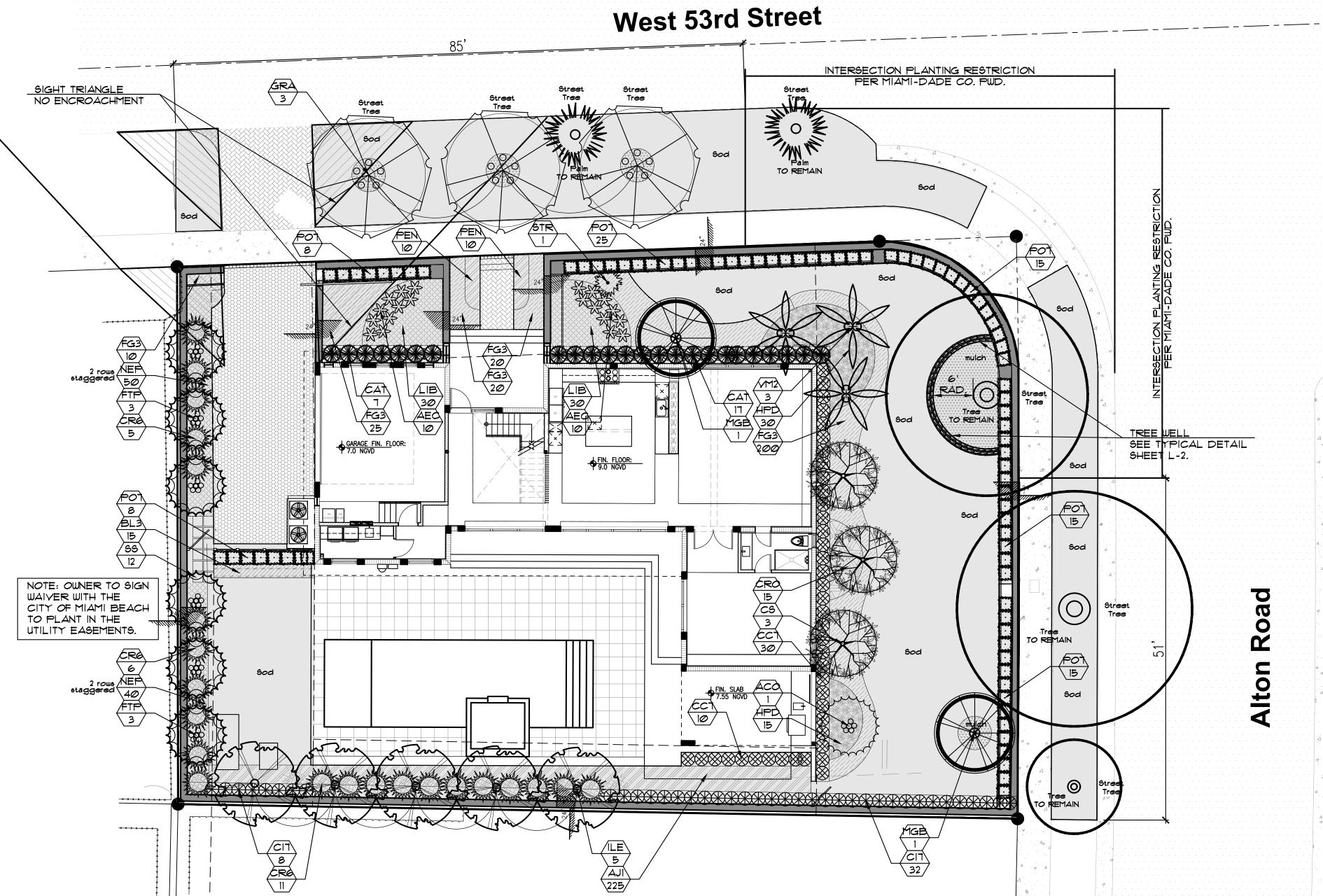
DELIVERABLE: DRB SET ISSUE DATE: 11/20/2017

PROJECT NUMBER: 17-004 DRAWN BY:

CHECKED BY: Copyright (c) by RALPH TAIT ARCHITECT, INC. All Rights Reserved.



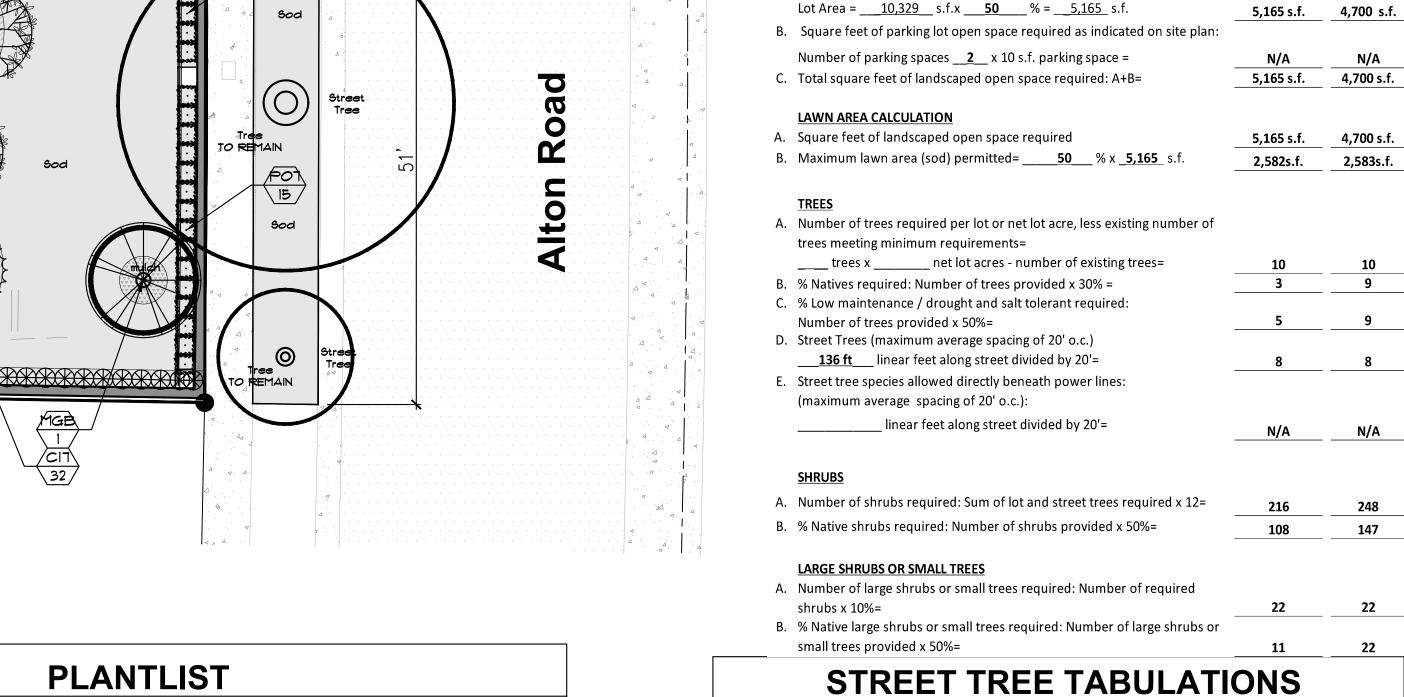
L-1



YM.	NATIVE	#	NAME	BOTANICAL NAME	SPECIFICATION
EX	ISTING T	TREE	S TO REMAIN		
			SEE TREE DISPOSITION PL	AN, SHEET TD-1	
PR	ROPOSEI	D TRE	ES		
\$RA		3	BRIDALVEIL TREE	Caesalpinia granadillo	12' × 6'spr., 2 1/2" cal., 6' c.t.
25	YES	3	ORANGE GEIGER	Cordía sebestena	FG., 10' × 5', 2" cal.
LE	YES	5	EAGLESTON HOLLY	llex x attenuata "Eagleston"	FG., 12' o.a., full
1GB	YES	2	"BLANCHARD" MAGNOLIA	Magnolia grandiflora 'Blanchar	d'100 gal., 12'-14', x 6'
PA	LMS				
400	YES	1	PAUROTIS PALMS	Acoelorrhaphe wrightii	FG., 10' o.a., min. 5 tks @ o.a.
:TP		6	FISHTAIL PALM	Caryota mitis	FG., 12'-14' o.a, cluster
/M2		3	MONTGOMERY PALMS	Veitchia montgomeryana	DBL. TK., FG., 14' o.a., full hd.
SH	IRUBS				
722	YES	40	JAMAICA CAPER	Capparis cynophallophora	7 gal., 30" x 24", 24" o.c. full
CIT.	YES	40	COCOPLUM	Chysobalanus icaco	7 GAL., 30" × 24" full, 24" o.c.
CR6	YES	22	SMALL-LEAVED CLUSIA	Clusia guttifera	6' ht., 48" Ø.C., FTB.
CRO		15	CROTON 'PETRA'	Codieaum variegatum	3 gal., 18" x 18", 18" o.c., full
1PD	YES	45	DWARF FIREBUSH	Hamelia nodosa	3 gal., 18" x 18", 24" o.c.
707		86	PODOCARPUS HEDGE	Podocarpus spp.	7 gal., 30" x 24", full heavy
LA	NDSCA	PEMA	TERIALS		
3S		12	STEPPING STONES	18" $ imes$ 18", SIMULATED KEYSTON	IE,

on 2" sand leveling course, level to grade

SYM.	NATIVE	*	NAME	BOTANICAL NAME	SPECIFICATION		
AC	CENT P	LANTS	S AND GROUNDCOVERS				
AEC		20	AECHMEA BROMELIADS	Aechmea blanchetiana "Orange"	3 gal., 18" x 18", BULL19		
CAT		24	CAT PALMS	Chamadorea cataractarum	7 gal., 30" x 24", 30" o.c.		
BL3		15	BLUEBERRY FLAX LILY	Dianella tasmanica	3 gal., 12" x 18", 18" o.c., fu		
FG3		235	"GREEN ISLAND" FICUS	Ficus "Green Island"	3 gal., 18" x 18", 18" o.c., fu		
LIB		60	LIRIOPE "BIG BLUE"	Liriope muscari "Big Blue"	1 gal., 9" x 9", 10" o.c.,		
NEP '	rES	90	BOSTON FERN	Nephrolepis exaltata	1 gal., 12" x 12" full, 15" o.c.		
PEN		20	EGYPTIAN STAR CLUSTER	Pentas lanceolata	1 gal., 10" x 10", 14" o.c., fu		
RHA		1	LADY PALMS	Rhapis excelsa	5'o.a., FTG., sun acclimated		
STR		1	BIRD OF PARADISE	Strelitzia reginae	7 gal., 24" o.a. ht.		
AJI		225	ASIATIC JASMINE	Trachelospermum asiaticum	1 gal., 12" o.c.		
SOI							
FLO	4,500	Ø S.F.	"FLORATAM" ST. AUGUSTINE	Stenotaphrum secundatum	SOLID SOD, price per s.		
TOPS	TOPSOIL:		TOPSOIL:SAND MIX	50:50 TOPSOIL:SAND MIX, SPE	READ IN PLACE		
12 C.Y.			TREES, PALMS, SHRUBS AND GROUNDCOVERS				
30 C.Y.			AREA TO BE SODDED WITH A 2" DEPTH OF TOPSOIL SPREAD IN PLACE				
MULC	HING:						
20 C.Y.+/-		.Y.+/-	"PINE BARK" MULCH	3" DEPTH, SPREAD IN PLACE, ,	ATLAS PEAT AND SOIL		
				PROVIDE SAMPLE FOR APPRO	OVAL PRIOR TO INSTALLA		
			TOPSOIL, SOD AND MU	ILCH QUANTITIES SHOWN ARE AP	PROXIMATE, CONTRACTOR		



SCALE: 1" = 10

A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES FROM THIS SITE.

SEE SHEET L-2 FOR LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.

REQUIRED

PROVIDED

2 EXIST. + 3 GRA

3 EXIST.

SEE IRRIGATION PLANS FOR IRRIGATION LAYOUT, IRRIGATION DETAILS, NOTES, SPECIFICATIONS,

LANDSCAPE PLAN

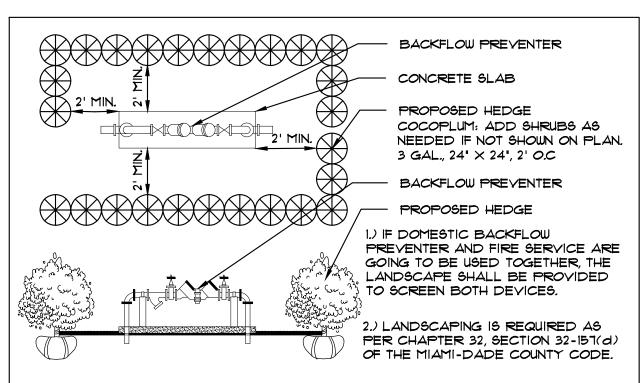
REQUIREMENTS APPLY TO FIRE HYDRANTS. SIAMESE CONNECTIONS AND ANY OTHER FIRE EQUIPMENT FOR UTILIZING FIRE HOSE, ON PUBLIC OR PRIVATE PROPERTY. BY THE AUTHORITY OF THE SOUTH FLORIDA FIRE PREVENTION CODE SECTION 5211.2

THIS DIAGRAM SHALL APPEAR ON ALL LANDSCAPE PLANS PRIOR TO APPROVAL

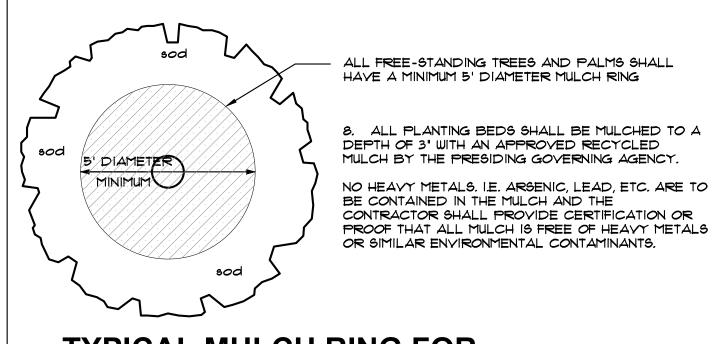
THE CLEAR ZONE SHALL BE FREE OF LANDSCAPE (EXCEPT SOD), MAILBOXES, PARKING, LAMP-POSTS AND ALL OTHER

EXCEPTIONS: OTHER FIRE FIGHTING EQUIPMENT OR TRAFFIC POSTS TO PREVENT FIRE FIGHTING

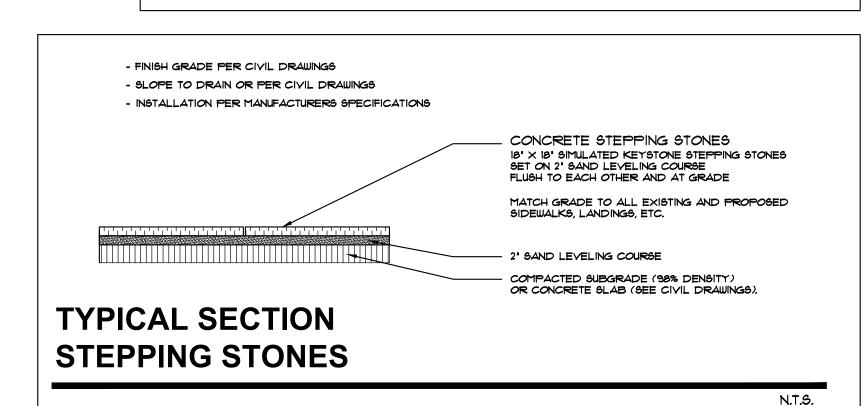
## FIRE HYDRANT **CLEAR ZONE**

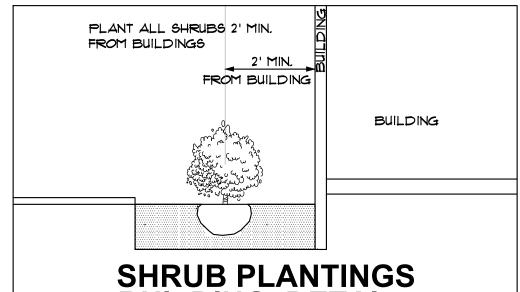


## TYPICAL PLANTING SCREEN FOR **ABOVE-GROUND UTILITIES**

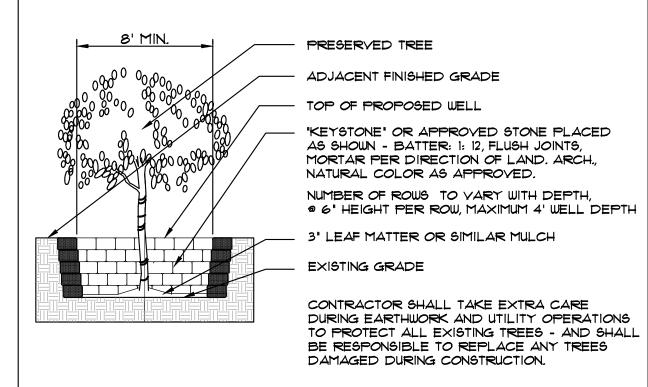


TYPICAL MULCH RING FOR FREE-STANDING TREES AND PALMS

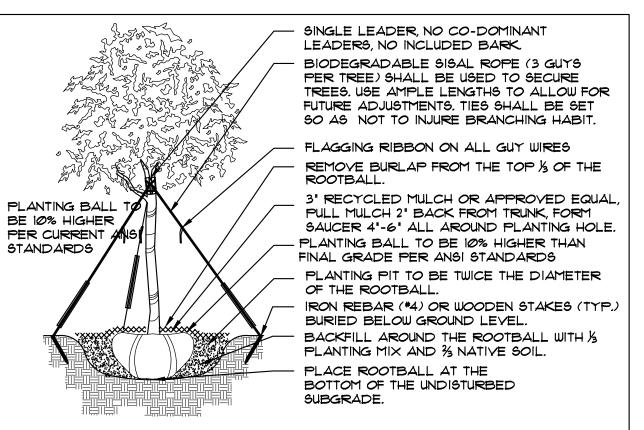




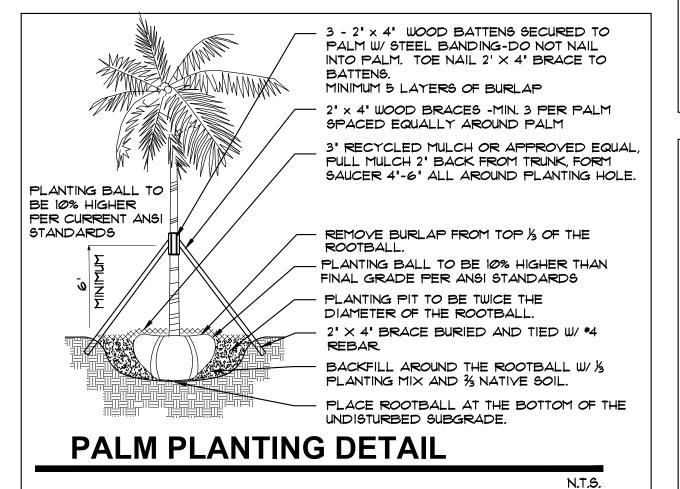
# SHRUB PLANTINGS BUILDING DETAIL



## TREE WELL DETAIL



## TREE PLANTING DETAIL



## **■ FERTILIZATION:**

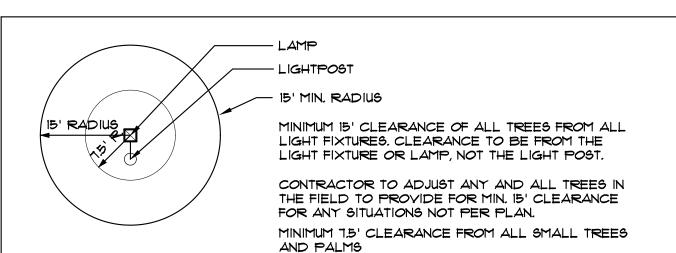
ONE COMPLETE APPLICATION OF GRANULAR FERTILIZER SHALL BE APPLIED PRIOR TO FINAL ACCEPTANCE AND APPROVAL BY THE LANDSCAPE ARCHITECT. AN ADDITIONAL FERTILIZATION PROGRAM SHALL BE SUBMITTED TO THE PROJECT MANAGER FOR AN ANNUAL FERTILIZATION APPLICATION PROGRAM. FERTILIZERS SHALL BE PER ATLANTIC -AFEC FERTILIZER & CHEMICAL (AFEC) OR AN APPROVED EQUAL. CONTRACTOR SHALL SUBMIT FERTILIZATION AS A SEPARATE ITEM IN THE BID.

FERTILIZATION SHALL BE AS FOLLOWS: TREES: 12-06-08 (AFEC \* 5231) RATE: 1.5 LBS./ INCH OF DIA. @ DBH PALMS: 12-04-12 (AFEC # 7216) RATE: 1.5 LBS./ INCH OF DIA. @ DBH SHRUBS AND GROUNDCOVERS: (12-06-08 AFEC \* 5231) RATE: 1.5 OZ./ FT. OF HEIGHT

PLANT HEDGE-TYPE MATERIAL AROUND ALL GROUND-MOUNTED EQUIPMENT - TYPICAL FOR ALL FPL TRANSFORMER BOXES OR PADS, TELEPHONE AND CABLE BOXES, SANITARY LIFT STATIONS, IRRIGATION PUMPS OR ANY OTHER ABOVE-GROUND UTILITY EQUIPMENT. CLEARANCES FOR ANY AND ALL UNDERGROUND UTILITIES MUST BE COORDINATED WITH THE LOCAL GOVERNING AGENCY AND/OR THE INDIVIDUAL UTILITIES AND/OR UN.C.L.E. - TEL: 1 (800) 432-4770 PLANT MATERIAL TO BE COCOPLUM OR OTHERWISE SPECIFIED ON THE PLANS- 3 GAL. 24" X 24", 2' O.C. OR LARGER PER THE LOCAL REQUIREMENTS. QUANTITY TO BE PER THE SIZE OF THE UTILITY. PROVIDE UNIT PRICE AND ONLY- OR AS REQUIRED BY THE UTILITY.

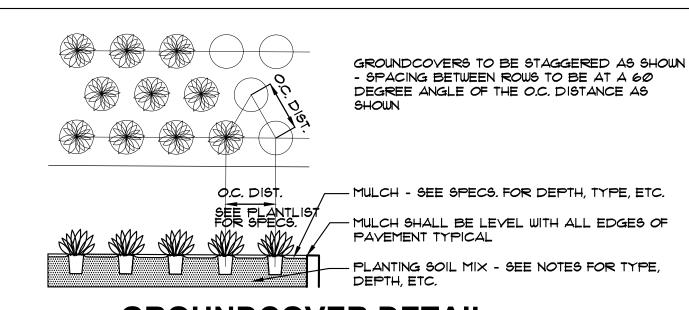
### BILL PER QUANTITY INSTALLED. 3" MIN. APPROVED RECYLED MULCH FOR ALL PLANTING AREAS. PROVIDE OPENING FOR ACCESS ON ONE SIDE

## TYPICAL PLANTINGS FOR **GROUND-MOUNTED EQUIPMENT**

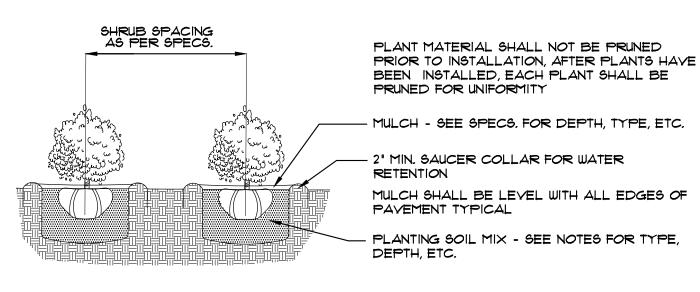


## MINIMUM TREE CLEARANCE FROM LIGHT FIXTURES

N.T.S.



## **GROUNDCOVER DETAIL**



SHRUB PLANTING DETAIL

**■ LANDSCAPE NOTES** 

I. ALL PLANT MATERIAL SHALL BE FLORIDA NO. I GRADE OR BETTER.

2. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE LOCATION OF AND AVOID AND PROTECT UTILITY LINES, BURIED CABLES, AND OTHER UTILITIES.

3. TREE, PALM, ACCENT AND BED LINES ARE TO BE LOCATED IN THE FIELD AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

4. ALL PLANTING SOIL SHALL BE 50:50 TOPSOIL:SAND MIX, FREE OF CLAY, STONES, ROCKS, OR OTHER FOREIGN MATTER. THIS SPECIFICATION INCLUDES ALL BACKFILL FOR BERMS AND OTHER LANDSCAPE AREAS.

2" DEPTH PLANTING SOIL SPREAD IN PLACE- THROUGHOUT. GROUNDCOVER PLANTING BEDS:

6" DEPTH PLANTING SOIL SPREAD IN PLACE- THROUGHOUT. SHRUB AND HEDGE PLANTING AREAS: 12" DEPTH PLANTING SOIL SPREAD IN PLACE- THROUGHOUT.

TREES, PALMS, SPECIMEN PLANT MATERIAL: 24" DEPTH PLANTING SOIL SPREAD IN PLACE OR, TO THE DEPTH OF THE ROOTBALL OR CONTAINER WHICHEVER IS GREATEST. LANDSCAPE ISLANDS AND BUILDING FOUNDATIONS:

EXCAYATE AND REMOVE ALL LIMEROCK, ROCKS, DEBRIS. ETC. TO A DEPTH OF 18" AND BACKFILL W/ 50:50 TOPSOIL:SAND MIX. BUILDING FOUNDATIONS SHALL BE THE SAME DEPTH TO A WIDTH OF 36" FROM THE BUILDING BASE.

5. THE SITE CONTRACTOR SHALL BE RESPONSIBLE TO BRING ALL GRADES TO WITHIN 2" OF FINAL GRADES. THIS SHALL INCLUDE A 2" APPLICATION OF 50:50 TOPSOIL: SAND MIX FOR ALL LANDSCAPE AND AREAS TO BE SODDED.

6. THE LANDSCAPE CONTRACTOR SHALL CALCULATE AND SUBMIT AN ITEMIZED PRICE FOR THE 2" APPLICATION OF 50:50 MIX FOR ALL SOD AREAS AS A REFERENCE IN THE CASE THAT THERE WOULD BE A DISCREPANCY BETWEEN SITE AND LANDSCAPE CONTRACTORS AND NOTIFY THE SITE CONTRACTOR OR PROJECT SUPERINTENDENT AS TO THIS DISCREPANCY. IT WILL THEN BE DETERMINED WHICH PARTY WILL PROVIDE THIS 2" TOPSOIL:SAND APPLICATION AND SUBSEQUENT PAYMENT.

OTHER PLANTING SOIL MIXES TO BE ADDED, I.E. FOR TREES, PALMS, SPECIMEN PLANTS, SHRUBS AND GROUNDCOVERS SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR AND BE INCLUSIVE WITH THE LANDSCAPE BID.

1. CONTRACTOR SHALL COORDINATE WITH THE IRRIGATION CONTRACTOR AND LEAVE PROVISIONS FOR ALL, INCLUDING UNDERGROUND UTILITY LINE LOCATIONS DIAL SII "NO CUTS" AS REQUIRED BY LAW.

8. ALL PLANTING BEDS SHALL BE MULCHED TO A DEPTH OF 3" WITH AN APPROVED RECYCLED MULCH BY THE PRESIDING GOVERNING AGENCY, NO HEAVY METALS. I.E. ARSENIC, LEAD, ETC. ARE TO BE CONTAINED IN THE MULCH AND THE CONTRACTOR SHALL PROVIDE CERTIFICATION OR PROOF THAT ALL MULCH IS FREE OF HEAVY METALS OR SIMILAR ENVIRONMENTAL CONTAMINANTS.

SOD SHALL BE ARGENTINE "BAHIA" OR ST. AUGUSTINE "FLORATAM" AS SHOWN ON THE PLANS, STRONGLY ROOTED, FREE FROM WEED, FUNGUS, INSECTS AND DISEASE. CONTRACTOR SHALL SOD ALL AREAS AS INDICATED ON THE PLAN OR AS DIRECTED. PAYMENT SHALL BE DETERMINED BY THE TOTAL MEASURED SODDED AREAS X THE UNIT PRICE SUBMITTED AND FIELD VERIFIED.

10. SOD SHALL BE INSTALLED IN ACCORDANCE WITH THE SPECIFICATIONS AS DEFINED BY FDOT. SOD SHALL CARRY A 5-MONTH WARRANTY.

ALL TREES, PALMS, SHRUBS AND GROUNDCOVERS SHALL CARRY A

ONE-YEAR WARRANTY FROM THE DATE OF FINAL ACCEPTANCE.

ALL TREES AND PALMS SHALL BE STAKED PER ACCEPTED STANDARDS BY THE FLORIDA NURSERYMEN & GROWERS LANDSCAPE ASSOCIATION (FNGLA). THERE SHALL BE ONE FINAL INSPECTION FOR APPROVAL BY THE PRESIDING GOVERNING AGENCY. CONTRACTOR SHALL INSURE THAT THE PLANS, DETAILS, SPECIFICATIONS AND NOTES HAVE BEEN ADHERED TO AND THAT THE LANDSCAPE AND IRRIGATION INSTALLATION IS COMPLIANT TO ALL ITEMS AS DIRECTED ON THE PLANS PRIOR TO SCHEDULING OF THE FINAL INSPECTION.

13. THE PLANT LIST IS INTENDED ONLY AS AN AID TO BIDDING. ANY DISCREPANCIES FOUND BETWEEN THE QUANTITIES ON THE PLAN AND PLANT LIST, THE QUANTITIES ON THE PLAN SHALL BE HELD VALID.

14. IRRIGATION SHALL PROVIDE FOR A 100% COVERAGE WITH A 100% OVERLAP, AUTOMATIC SYSTEM W/ RAIN MOISTURE SENSOR ATTACHED TO CONTROLLER. ALL FLORIDA BUILDING CODE APPENDIX "F" IRRIGATION REQUIREMENTS SHALL BE STRICTLY ADHERED TO FOR INSTALLATION AND PREVAILING WATER MANAGEMENT DISTRICT RESTRICTIONS AND REGULATIONS SHALL BE IN COMPLIANCE FOR POST-INSTALLATION WATERING SCHEDULES.

15. EXISTING IRRIGATION SYSTEM (IF APPLICABLE) SHALL BE RETROFITTED TO COMPLY WITH THOSE SPECIFICATIONS AS OUTLINED ABOVE.

16. CONTRACTOR SHALL PROVIDE A WATER TRUCK DURING PLANTING TO INSURE PROPER WATERING-IN DURING INSTALLATION AND WILL BE RESPONSIBLE FOR CONTINUAL WATERING UNTIL FINAL ACCEPTANCE BY THE OWNER.

17. ALL EXISTING TREES, PALMS AND PLANT MATERIAL TO REMAIN SHALL BE PROTECTED DURING CONSTRUCTION. CONTRACTOR SHALL INSTALL PROTECTIVE BARRIERS SUCH AS "TENAX" PROTECTIVE FENCING OR AS SHOWN ON THE DETAILS TO BE INSTALLED AT THE BEGINNING OF THE PROJECT. BARRIERS SHALL BE LOCATED TO INCLUDE THE DRIPLINE OF THE TREES, PALMS AND PLANT MATERIAL WHERE POSSIBLE. THE CONTRACTOR SHALL TAKE EXTRA CAUTION TO PREVENT ANY DAMAGE TO THE TRUNK, BRANCHES, ROOTS, ROOT ZONE AREAS AND ADJACENT GRADES.

18. EXISTING TREES AND PALMS TO REMAIN SHALL BE TRIMMED PER ANSI-300 STANDARDS. SUPERVISION OF THE TRIMMING SHALL BE PERFORMED BY AN ISA-CERTIFIED ARBORIST.

19. ALL EXISTING TREES AND PALMS SHALL BE "LIFTED AND THINNED" TO PROVIDE FOR AN 8' MINIMUM CLEARANCE FOR SIDEWALKS AND PEDESTRIAN WALKWAYS AND A 14' MINIMUM CLEARANCE FOR ROADWAYS, DRIVEWAYS, AND ALL VEHICULAR USE AREAS.

20. REMOVAL OF ANY TREES OR PALMS WILL REQUIRE A WRITTEN 'TREE REMOVAL PERMIT' FROM THE LOCAL GOVERNING AGENCY PRIOR TO REMOVAL.

21. ALL PLANTINGS IN NON-IRRIGATED AREAS, I.E. RIGHTS OF WAYS, SWALES, ETC. SHALL BE WATERED-IN THOROUGHLY AND CONTINUED TO BE WATERED THROUGHOUT UNTIL C.O. ACCEPTANCE. COORDINATE WITH OWNER AND PROJECT MANAGER TO PROVIDE POST C.O. WATERING TO INSURE PLANT ESTABLISHMENT FOR A MINIMUM OF ONE YEAR AFTER CERTIFICATE OF OCCUPANCY ACCEPTANCE.

LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.



JFS Design Inc LANDSCAPE ARCHITECTURE

www.jfsdesignfl.com

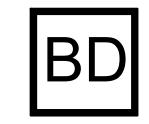
jimmy@jfsdesignfl.com

15800 Pines Blvd. S 3046 Pembroke Pines Florida, 33027 (P) 954-592-2841 (Fax) 954-392-7502 Email: rtait@bellsouth.net

SEAL: AR NO. 95832

AA26002444

**DESIGNER** 



Blanco Design & Construction

8932 NE 10th Ct Miami, FL 33138 Olarte@blancodesignco.com LIC: CBC1258709

0

**₩**0

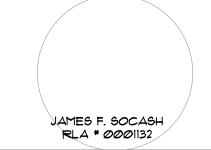
Per CMB staff review and comments. 2. Per new background from Project Architect.

DELIVERABLE: DRB SET ISSUE DATE: 11/20/2017

PROJECT NUMBER: 17-004

DRAWN BY:

Copyright (c) by RALPH TAIT ARCHITECT, INC. All Rights Reserved.



**L-2** 

# West 53rd Street ander de la completa La completa de la comp

SIDE STRIP

1.5 GPM

15' HC 2.0 GPM

3/41---

#5

16 GPM

1" v.

spray

ZONE #6

14 GPM 1" v. spray

15' HC

15' F

4.0 GPM

15' HC

2.0 GPM

16 GPM

1" v.

spray

2.0 GPM

**ZONE #7** 

**14 GPM** 

1" v.

spray

ZONE

15 GPM

1" v.

spray

ZONE

11 GPM

1" v. spray

ZONE

1" v.

spray

FLORIDA BUILDING CODE- APPENDIX F

SLEEVES TO EXTEND A MIN. 3' BEYOND ALL

SLEEVE SIZE

1 1/2"

2 1/2"

18" TO 24"

**PART V- A-6** 

WATER PIPE SIZE

1 1/4"

1 1/2"

1.5 GPM

Domestic

Water Meter

"T" Connection

ZONE (RPZ)

<u>1" REDUCED PRESSURE</u>

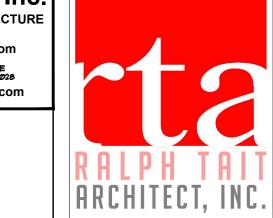
CONNECT TO CONTROLLER

1" MASTER VALVE

Service

SIDE STRIP 1.5 GPM





15800 Pines Blvd. S 3046 Pembroke Pines Florida, 33027 (P) 954-592-2841 (Fax) 954-392-7502 Email: rtait@bellsouth.net

SEAL: AR NO. 95832

AA26002444

**DESIGNER** 

8932 NE 10th Ct

Miami, FL 33138

Olarte@blancodesignco.com

LIC: CBC1258709

0

WO

EXISTING ELECTRIC YALVE Blanco Design & Construction

RAINBIRD "FALCON" 6504 ROTORS, 8.9 GPM

RAINBIRD 1800 STRIP-TYPE 

10', 12', 15' RADIUS AS SHOWN.

RAINBIRD -5 SERIES MPR STREAM BUBBLER NOZZLES, 5' RADIUS, 1.5 GPM

IRRIGATION / SRINKLER SYSTEM AND RISERS FOR SPRAY HEADS SHALL NOT BE INSTALLED WITHIN 1' (305mm) OF THE BUILDING SIDEWALK IN COMPLIANCE WITH FLORIDA BUILDING CODE, PLUMBING 318.

ALL REQUIREMENTS PER SOUTH FLORIDA BUILDING CODE APPENDIX F ARE TO BE COMPLIED WITH PER CITY OF MIAMI BEACH.



**IRRIGATION LEGEND** 

I' REDUCED PRESSURE ZONE (RPZ)

Line- SCHEDULE 40 IRRIGATION CONTROLLER

RAINBIRD ESP-LX-ME MODULAR

PROPOSED 1 1/4" PVC Main Supply

RAIN SENSOR- RAINBIRD RSD SERIES ATTACHED TO CONTROLLER

JUNCTION BOX JB W/ WATERPROOF CONNECTORS

> I' ELECTRIC VALVES, RAINBIRD PEB SERIES, OR APPROVED EQUAL IN 10" VALVE BOX

ZONE ZONE DESIGNATION 25 GPM 1" VALVE

LATERAL LINE (SCHEDULE 160)

PIPE IN SLEEVE (SEE SIZING CHART)

PIPE CONNECTION

PIPE CROSSING

OR APPROVED EQUAL, FULL OR PART CIRCLE AS NEEDED RAINBIRD 3500 ROTORS OR APPROVED EQUAL, 3.0 GPM, FULL OR PART CIRCLE AS NEEDED

RAINBIRD ROTARY NOZZLES, MODEL 1800 13'-24' SPACING AS SHOWN, PART OR FULL CIRCLES AS NEEDED 2.5 GPM

15' radius 12' radius lo' radius

SPRAY

15 EST (END STRIP), 15 CST (CENTER STRIP) RAINBIRD 1800 "U SERIES" PRS, 4", 6", 12" POP-UP- QUARTER, HALF FULL

## **SPECIAL NOTES:**

A ROUGH INSPECTION IS REQUIRED BY THE CITY OF MIAMI BEACH PRIOR TO TRENCH BACKFILLING AND A FINAL INSPECTION SHALL BE REQUIRED PRIOR TO COMPLETION OF IRRIGATION WORK.

SOUTH FLORIDA WATER MANAGEMENT DISTRICT WATER RESTRICTIONS -PHASE II MODIFIED - ARE IN EFFECT. ALL REQUIREMENTS FOR THESE REGULATIONS SHALL BE STRICTLY ENFORCED WITH CONTRACTOR AND/OR OWNER TO BE RESPONSIBLE THROUGHOUT THIS PROJECT AND POST CERTIFICATE OF OCCUPANCY.

A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES FROM THIS SITE.

SEE LANDSCAPE PLANS FOR PROPOSED PLANTINGS, LANDSCAPE LEGEND, PLANTLIST, DETAILS, ETC.

DELIVERABLE: DRB SET ISSUE DATE: 11/20/2017

Per CMB staff review and comments.

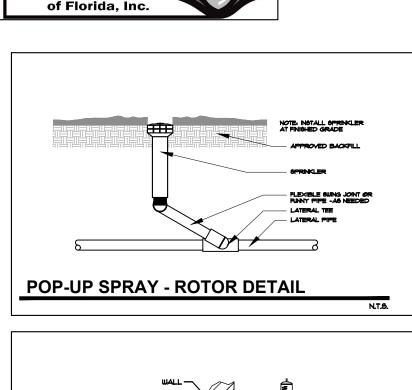
2. Per new background from Project Architect.

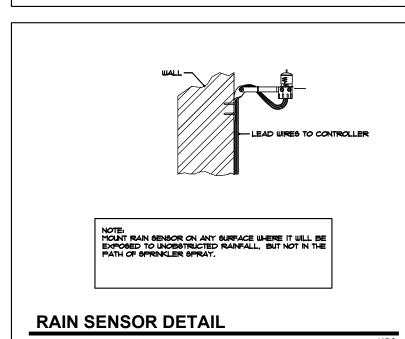
DRAWN BY:

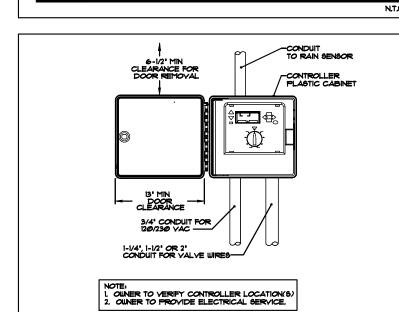
PROJECT NUMBER: 17-004

Copyright (c) by RALPH TAIT ARCHITECT, INC. All Rights Reserved. SHEET TITLE:









## **GENERAL IRRIGATION NOTES**

- IRRIGATION CONTRACTOR SHALL PROVIDE, FURNISH AND INSTALL A FULLY AUTOMATIC IRRIGATION SYSTEM WHICH WILL COMPLY WITH ALL LOCAL CODE, STATE CODE & FLORIDA WATER MANAGEMENT DISTRICT (SFWMD) REQUIREMENTS.
- 2. THE IRRIGATION CONTRACTOR SHALL SCHEDULE AN ON-SITE PRE-CONSTRUCTION CONFERENCE WITH THE OWNER & THE OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO COMMENCEMENT OF INSTALLATION OF THE IRRIGATION SYSTEM.
- CONTRACTOR SHALL INSTALL A POP-UP TYPE HEADS. SPRAY TYPE SHALL BE ROTOR, IMPACT, SPRAY OR BUBBLER AND SHALL BE SO INSTALLED TO NOT CAUSE ANY OVERSPRAY ONTO ANY PAVED SURFACES, I.E. ROADS, SIDEWALKS, ETC. ALL FIXTURES SHALL BE "TORO", "RAINBIRD" OR AN APPROVED EQUAL. ALL WORK SHALL BE DONE IN A PROFESSIONAL MANNER AND AS PER THE MANUFACTURER'S SPECIFICATIONS. SPRAY HEADS SHALL BE 4" POP-UPS FOR SODDED AREAS, 6" FOR GROUNDCOVER PLANTINGS AND 12" POP-UPS FOR ALL PLANTING AND SHRUB BEDS. SPRAY HEADS ON RISERS SHALL ONLY BE PERMITTED PER THE LAND. ARCH.
- 4. ALL MAIN SUPPLY LINE SHALL BE PVC SCHEDULE 40 PIPE. ALL PVC FITTINGS SHALL BE SCHEDULE 40. THE MAIN LINE IS SHOWN SCHEMATICALLY. LOCATE MAIN LINES IN LANDSCAPE AREAS WHERE POSSIBLE AND SLEEVE UNDER PAVEMENT WHERE NECESSARY. MAIN LINES SHALL BE IN THE SAME TRENCH WITH LATERAL LINES WHERE POSSIBLE.
- 5. CONTRACTOR SHALL CONSTRUCT CONCRETE THRUST BLOCKS, 12" X 12" X 12" AT ALL "T"
- INTERSECTIONS OR BENDS 45 DEGREES OR GREATER ON THE MAIN LINE.
- 6. MINIMUM PIPE SIZE SHALL BE 3/4" PIPE. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE LOCATION OF AND AVOID & PROTECT ALL UTILITY LINES, DUCTS, BURIED CABLES AND OTHER UTILITIES IN THE AREA. CONTRACTOR WILL BE RESPONSIBLE FOR THE REPAIR, LIABILITY AND COSTS INCURRED IN THE DAMAGE OR DESTRUCTION OF SAID UTILITIES. CALL U.N.C.L.E. 1(800) 432-8770, 48 HOURS PRIOR TO
- THE CONTRACTOR SHALL SECURE ALL WORK WITH THE PROJECT MANAGER, LANDSCAPE CONTRACTOR AND ALL OTHER CONTRACTORS TO INSURE PROPER INSTALLATION, SCHEDULING

COMMENCENT OF ANY WORK FOR PROPER UTILITY LOCATION AND CLEARANCES.

- SUPPLY TO THE CONTROLLER, PUMP, ETC. AS NEEDED. 10. THE CONTRACTOR SHALL BE RESPONSIBLE TO SECURE ALL PERMITS AS MAY BE DEEMED NECESSARY TO PERFORM THE WORK. ENTIRE SYSTEM SHALL BE INSTALLED IN COMPLIANCE
- WITH ALL LOCAL AND STATE CODES. THE OWNER IS RESPONSIBLE FOR ALL PERMIT FEES. 11. ALL SLEEVES UNDER PAVEMENT SHALL BE BURIED PER FL. BLDG CODE, APPENDIX "F". ALL LATERAL SLEEVES UNDER SIDEWALKS SHALL BE BURIED BELOW WALKWAYS AND SHALL BE SCHEDULE 40 PVC. ALL SLEEVING SHALL BE SCHEDULE 40 PVC PIPE & SHALL BE 2 TIMES THE
- MAIN OR LATERAL PIPE SIZE. 12. THE CONTRACTOR SHALL CONNECT THE MASTER VALVE (WHEN APPLICABLE) & ALL ELECTRIC
- 13. ALL LOW-VOLTAGE ELECTRIC VALVES SHALL BE #14 DIRECT BURIAL. ALL WIRES UNDER ROADS TO BE PLACED IN A SEPARATE 1" SLEEVE. CONTRACTOR SHALL PROVIDE A MINIMUM OF 2 EXTRA WIRES FOR EMERGENCY POST-INSTALLATION WIRING.
- 14. ALL LINE LOCATIONS ARE APPROXIMATE. CONTRACTOR SHALL ADJUST TRENCHING AND LOCATION OF SPRAY HEADS IN THE FIELD FOR EXISTING CONDITIONS, WALKS, UTILITIES, STRUCTURES & PLANTINGS TO PROVIDE AND INSURE 100% COVERAGE AND 100% OVERLAP.
- 15. CONTRACTOR SHALL PROVIDE A ONE-YEAR GUARANTEE ON ALL PARTS AND A 90-DAY GUARANTEE ON LABOR FROM THE DATE OF FINAL ACCEPTANCE.

VALVES TO THE CONTROLLER & PROVIDE PROPER SYNCHRONIZATION.

- 16. THE IRRIGATION CONTRACTOR SHALL RECORD ALL CHANGES MADE TO THE IRRIGATION SYSTEM DURING INSTALLATION, & PROVIDE AN AS-BUILT DRAWING TO THE OWNER'S REPRESENTATIVE UPON COMPLETION AND ACCEPTANCE OF THE WORK.
- 17. THE IRRIGATION CONTRACTOR SHALL INSTRUCT THE OWNER OR THE OWNER'S REPRESENTATIVE IN THE COMPLETE OPERATION & MAINTENANCE OF THE SYSTEM. THE CONTRACTOR SHALL FURNISH TWO (2) COPIES OF AN IRRIGATION SYSTEM MANAGEMENT MANUAL PREPARED BY THE MANUFACTURER & THE SYSTEM INSTALLER.
- 18. THE IRRIGATION CONTRACTOR SHALL CHECK AND ADJUST THE SYSTEM AT THE END OF THE 90-DAY PERIOD, FROM THE DATE OF FINAL ACCEPTANCE. 19. ANY IRRIGATION PIPING WITHIN THE CONFINES OF ANY BUILDING SHALL BE CLEARLY
- MARKED "NON POTABLE WATER". 20. TREE AND PALM PLANTINGS IN RIGHTS OF WAYS SHALL HAVE ONE FLOOD BUBBLER PER TREE OR PALM. COORDINATE PIPING AND SEEVING AS NEEDED.



15' HC

2.0 GPM

2.0 GPM

conditions warrant. If installed on a fire sprinkler system, all mechanical checks, such should be flow tested and inspected internally in accordance with NFPA 13 and NFPA 25.

NOTE: For Australia and New Zealand, line strainers should be installed between the upstream shutoff valve and the inlet of the

.imited Warranty: Ames Company warrants each product to be free from defects in material and workmanship under normal isage for a period of one year from the date of original shipment. In the event of such defects within the warranty period, the usage for a period of one year from the date of original shipment. In the event of such defects within the warranty period, the Company will, at its option, replace or recondition the product without charge.

THE WARRANTY SET FORTH HEREIN IS GIVEN EXPRESSLY AND IS THE ONLY WARRANTY GIVEN BY THE COMPANY WITH RESPECT TO THE PRODUCT. THE COMPANY MAKES NO OTHER WARRANTIES, EXPRESS OR IMPLIED. THE COMPANY HEREBY SPECIFICALLY DISCLAIMS ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE.

The remedy described in the first paragraph of this warranty shall constitute the sole and exclusive remedy for breach of warranty, and the Company shall not be responsible for any incidental, special or consequential damages, including without limitation, lost profits or the cost of repating or the replacing other property which is damaged if this product does not work property, other costs resulting from labor charges, delays, vandalism, negligence, fouling caused by foreign material, damage from adverse water conditions, chemical, or any other circumstances over which the Company has no control. This warranty shall be invalidated by any abuse, missagnication, improper installation or improper maintenance or alteration of the product of installation or improper maintenance or alteration of the production.

Some States do not allow limitations on how long an implied warranty lasts, and some States do not allow the exclusion or limitation and the property of the contraction of the production.

A Division of Watts Water Technologies, Inc.

# **Basic Installation Instructions**

RAINBIRD ESP LXME

RAINBIRD ESP-MODULAR

CONTROLLER WITH RAINBIRD

RAIN SENSOR ATTACHED TO

1 1/4" MAIN LINE

3/4' 3/4' 3/4'

CONTROLLER

SIDE STRIP

1.5 GPM

**Indoor Installation** 

15' HC

2.0 GPM

ZONE

#4

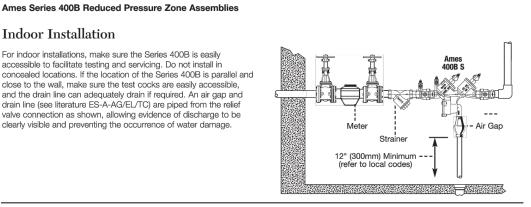
13 GPM

1" v.

spray

╌╢╌╌┼╘┵┼

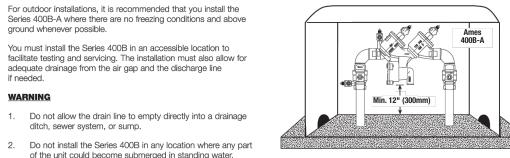
For indoor installations, make sure the Series 400B is easily accessible to facilitate testing and servicing. Do not install in concealed locations. If the location of the Series 400B is parallel and close to the wall, make sure the test cocks are easily accessible, and the drain line can adequately drain if required. An air gap and drain line (see literature ES-A-AG/EL/TC) are piped from the relief valve connection as shown, allowing evidence of discharge to be clearly visible and preventing the occurrence of water damage.



Outdoor, Above Ground Installation For outdoor installations, it is recommended that you install the Series 400B-A where there are no freezing conditions and above

ground whenever possible. You must install the Series 400B in an accessible location to facilitate testing and servicing. The installation must also allow for adequate drainage from the air gap and the discharge line

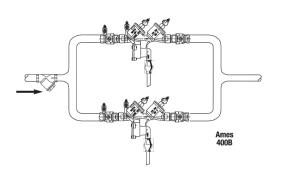
1. Do not allow the drain line to empty directly into a drainage ditch, sewer system, or sump.



Parallel Installation

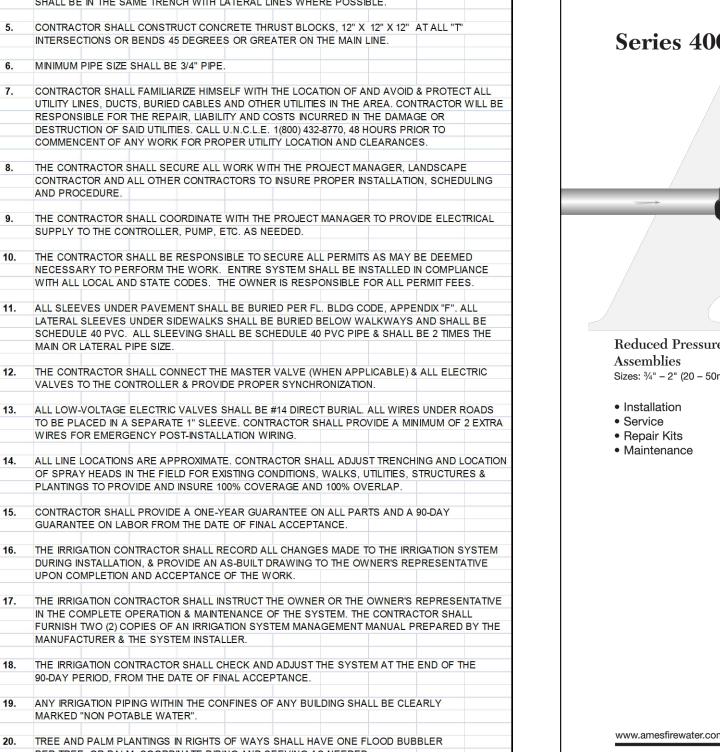
For parallel installations, you can install two or more small sized Series 400B's (when approved) to serve a large supply pipe main You can use this type of installation in an application where increased capacity beyond that provided by a single valve is required. Additionally, this type of installation permits testing and/or servicing of a single valve without shutting down the complete line. The number of Series 400B units installed in parallel should be determined by the engineer's judgement, based on the operating conditions of a specific application.

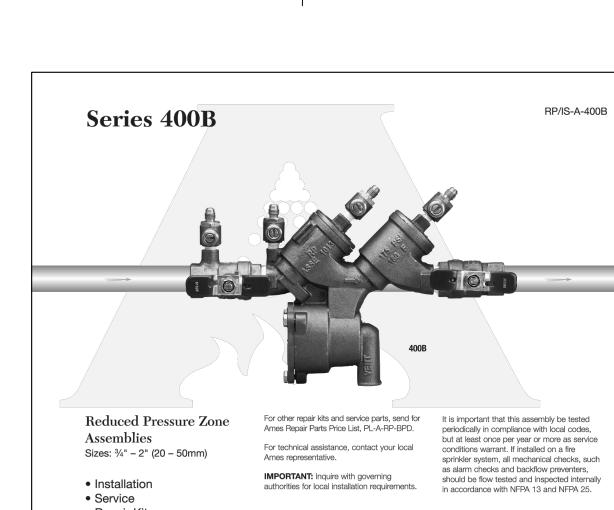
NOTE: The total capacity of all the units installed in the application should equal or exceed that required by the system.



PAYED AREAS, BACKFILL AND COMPACTION PER APPENDIX F. FLORIDA BUILDING CODE- APPENDIX F PIPE INSTALLATION-DEPTH OF COVER **VEHICLE TRAFFIC AREAS** PIPE SIZE (INCHES) | DEPTH OF COVER (INCHES) 1/2" TO 2 1/2" 3" TO 5"

24" TO 3Ø" 6" OR GREATER 30 TO 36" NON-TRAFFIC AND NON-CULTIVATED AREAS PIPE SIZE (INCHES) DEPTH OF COVER (INCHES 1/2" TO 1 1/4" 1 1/2" TO 2" 12" TO 18" 2 1/2" TO 3" 18" TO 24" 24" TO 36" 4" OR LARGER





SIDE STRIF

ZONE #3

17 GPM

1" v.

spray

15' HC

2.0 GPM

1.5 GPM