



STREET VIEW



VILLAGE
JEWISH PRESCHOOL

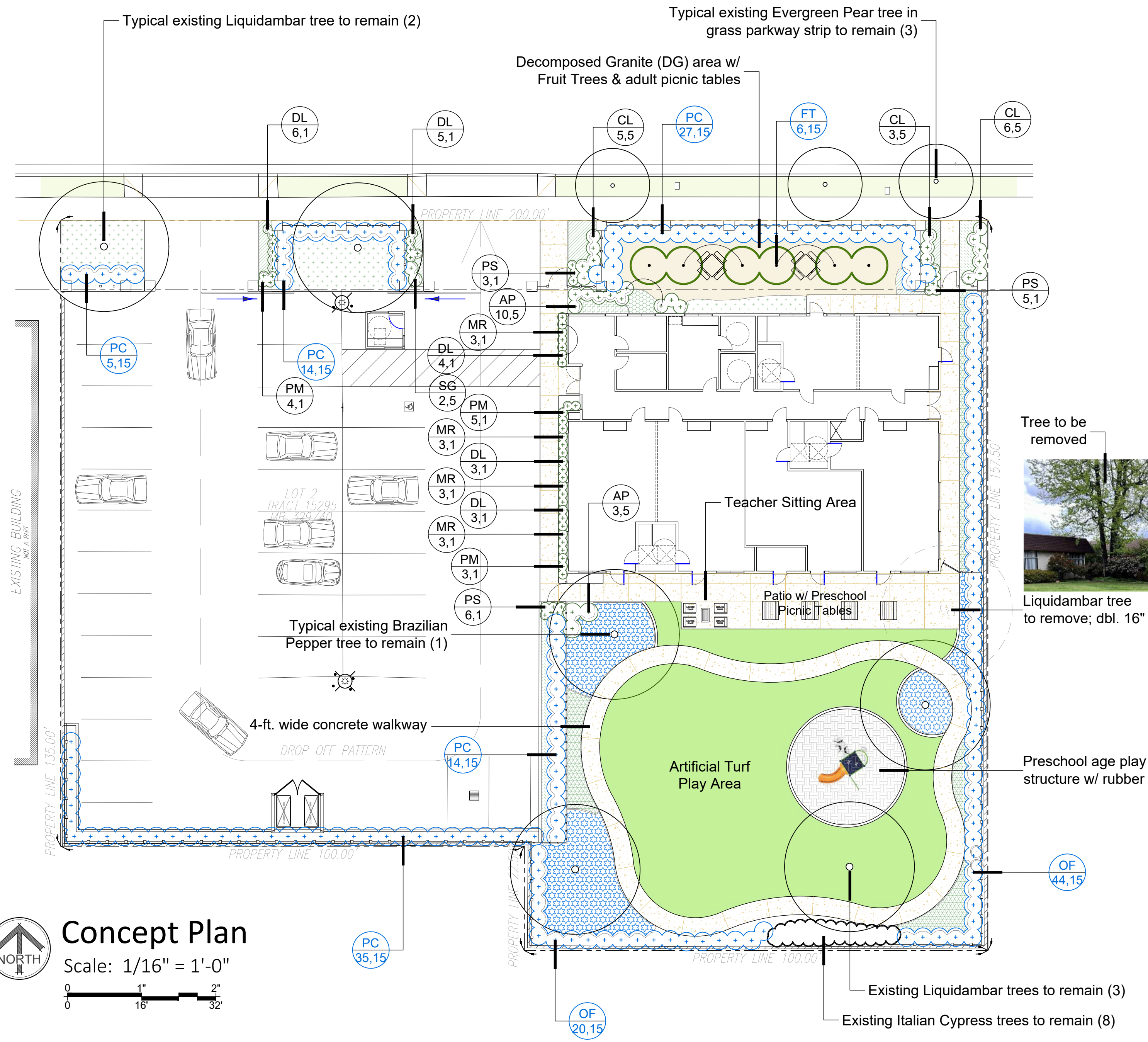


SITE VIEW



PLAYGROUND VIEW

**13042 BURBANK BLVD.
SHERMAN OAKS, CA 91401**



Concept Plan
 Scale: 1/16" = 1'-0"
 0 1 2
 0 16 32

Planting Legend -

Photo	Sym	Botanical Name	Common Name	Qty.	Size	Mat. Size	WUCOLS	Remarks
	FT	Fruit trees	Selected by Owner	6	15 gal.	8'h.x7'w.	Moderate	Semi-Dwarf root stock
Shrubs, Perennials, Succulents -								
	AP	Abutilon palmeri	Apricot Mallow	13	5 gal.	3' x 3'	Low	
	CL	Callistemon 'Little John'	Dwarf Bottlebrush	14	5 gal.	3' x 3'	Low	
	DL	Dianella revoluta 'Little Rev'	Little Rev Flax Lily	21	1 gal.	2' x 2'	'Low	
	MR	Mahonia repens	Creeping Oregon Grape	12	1 gal.	1' x 2'	'Low	
	OF	Osmanthus fragrans	Sweet Olive	64	15 gal.	10' x 4'	Moderate	Hedge at 10-ft.
	PM	Pedilanthus macrocarpus	Slipper Plant	12	1 gal.	3' x 2'	'Low	
	PS	Pelargonium sidoides	South African Geranium	14	1 gal.	1' x 2'	Low	
	PC	Prunus caroliniana 'Bright 'n Tight'	Compact Carolina Cherry	76	15 gal.	10' x 4'	Moderate	Natural hedge
	SM	Salvia greggii	Autumn Sage	2	5 gal.	2' x 2.5'	Low	

Ground Cover - Plant Photo; Hatch Symbol; Botanical Name, Common Name; Spacing; Container Size; Mature Size; WUCOLS; (Sq. Ft. Area)

	Aloe 'Blue Elf', Blue Elf Aloe; 18"o.c.; 1 gal.; 1' x 2'; Low; (137sf)
	Carex divulsa, Berkeley Sedge; 18"o.c.; 1 gal.; 1' x 2'; Low; (316sf)
	Carissa 'Green Carpet', Prostrate Natal Plum; 24"o.c.; 1 gal.; 1' x 3'; Low; (31sf)
	Carissa m. 'Tuttle', Tuttle Natal Plum; 32"o.c.; 5 gal.; 3' x 4'; Low; (546sf)
	Kniphofia uvaria, Torch Lily; 24"o.c.; 1 gal.; 3' x 2'; Low; (32sf)
	Teucrium chamaedrys, Bush Germander; 15"o.c.; 1 gal.; 1' x 2'; Low; (143sf)
	Trachelospermum jasminoides, Star Jasmine; 24"o.c.; 1 gal.; 1.5' x 3'; Moderate; (827sf)
Non-Living Ground Covers - Description; (sq. ft. area)	
	Decomposed Granite: 'Desert Gold' from Southwest Boulder & Stone; 3"deep w/ Stabilizer additive; (705sf)
	Artificial Turf & Edging - Syn Lawn 'Synblue 949' artificial turf; (3,179sf); install per manufacturer's specifications. Areas not bordered by concrete walkway shall be bordered by 6x6 concrete mowcurb

Site Calculations -

Total site area	29,250. sq. ft.
Site Area without Building & Parking Breakdown:	
On-site planted area	4,474. sq. ft.
DG area	705. sq. ft.
Artificial turf area	3,179. sq. ft.
Tot-lot area	491. sq. ft.
Concrete patio & walkways	2,673. sq. ft.
Total	11,522. sq. ft.
Percentage of total site	39%
There is no natural grass on-site remaining	

Hydrozone Information -

See Legend for WUCOLS data

Low Water-use Plantings	=	1,872sf
Moderate Water-use Plantings	=	2,602sf
No Water-use DG	=	705sf
No Water-use Artificial Turf	=	3,179sf
Total Landscape Area		8,358sf
Concrete patio & walkways	=	2,673sf
Tot-lot	=	491sf
Total (matches no. at left)		11,522sf

WUCOLS Calculation -

MAWA
 (51.7) x (0.62) x [(0.45 x 8358sf) + (1.0 - 0.45) x SLA]
 = 32.05 x 3761
 = 120,540 gallons per year

Plant Factors
 No water-use ((0 x 3884) / 0) = 0.00
 Low water-use ((.25 x 1872) / 0.81) = 578.00
 Mod. water-use ((.50 x 2602) / 0.81) = 1606.00
 Total = 2184.00

ETWU
 (51.7) x (0.62) x (2184) + SLA (0)
 = 32.05 x 2184
 = 69,997 gallons per year ETWU COMPLIES WITH MAWA

Water Conservation Note -

Water-use classifications were determined using the WUCOLS IV - WATER USE CLASSIFICATION OF LANDSCAPE SPECIES available at; <https://ccuh.ucdavis.edu/wucols-db>

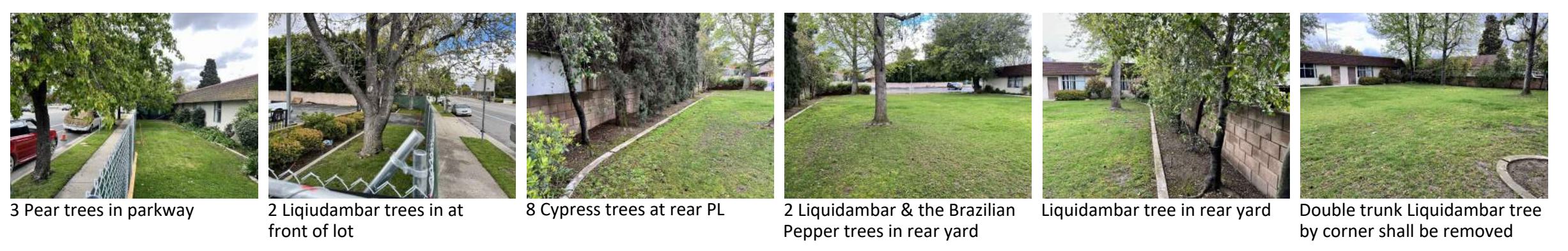
Proposed Irrigation System -

- The project shall have landscape water meter supplying water to a reduced pressure backflow preventer.
- An irrigation controller will be installed along with an atmospheric/rain sensor which will automatically reduce station run-times on cooler days and shut the system off during rain.
- All planters will be irrigated with low-flow drip emitters supplied by in-line low-flow drip valves in locking valve boxes.
- All planters will be covered in 3 in. of shredded bark mulch prior to the conclusion of the project.

Existing Trees

There are 18 existing trees on the site. They are:
 6 - Liquidambar styraciflua, Liquidambar; 1 - Schinus terebinthifolia, Brazilian Pepper; 3 - Pyrus kawakami; Evergreen Pear; 8 - Cupressus sempervirens

There are no Protected Trees on the property or visible on any adjoining properties. All but one tree, a Liquidambar tree noted on the plan, will be retained.



Underground Service Alert Know what's below. Call before you dig. TWO WORKING DAYS BEFORE YOU DIG			PLAN DATE - 04/13/2023	MARK REVISIONS BY APPR. DATE	APPROVED BY: _____ DATE: _____	CHABAD OF NORTH HOLLYWOOD PRESCHOOL & DAYCARE 13042 Burbank Blvd. Sherman Oaks, CA 91401	Drawing No. LC1
			PLOTTING HISTORY - 04/13/23 - Version 1		FOLDER NAME - 2312 Chabad of NH Preschool		DRAWN BY: _____