

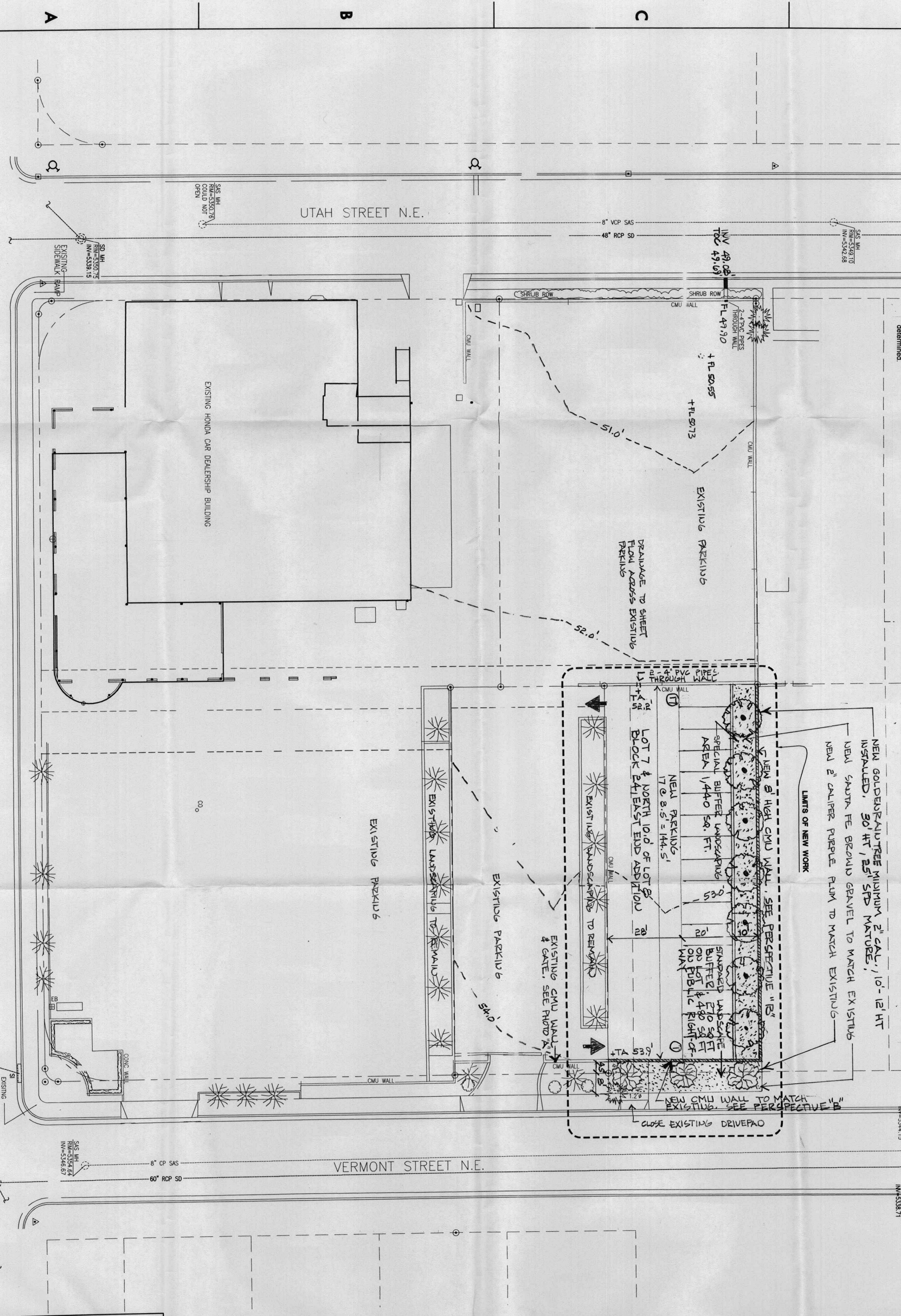
1000192
J-19-Z

IRRIGATION NOTES: Prop Up Spray Heads
Shuts to receive (9) 1.0 GPM Dip Emitters
Dip and Bubble systems to be laid to 7"
polypropylene with man caps at each end.
Run time per each drip valve will be
approximately 15 minutes per day, to be
adjusted according to the season.
Point of connection for irrigation system is
unknown at current time and will be coordinated
in the field.
Irrigation will be operated by automatic
controller. Location of controller to be field
determined.

LANDSCAPE NOTES:
The landscaper shall be the
responsibility of the Property Owner.
The landscape plan will comply with the City of
Montpelier's Water Waste and Conservation
Ordinance.
Approval of this plan does not constitute or imply
exemption from water waste provisions of the
ordinance. Water management is the sole
responsibility of the Property Owner.

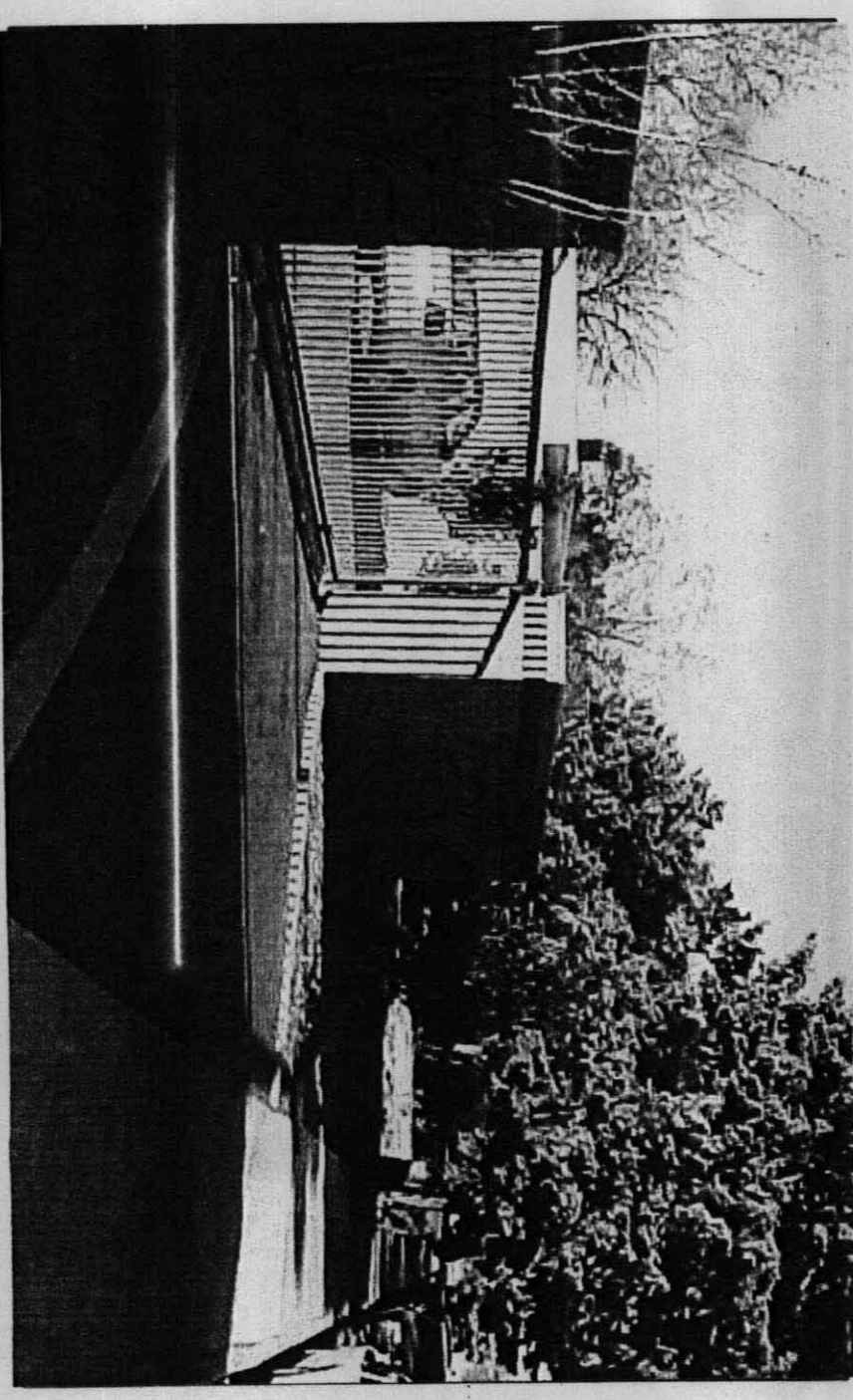
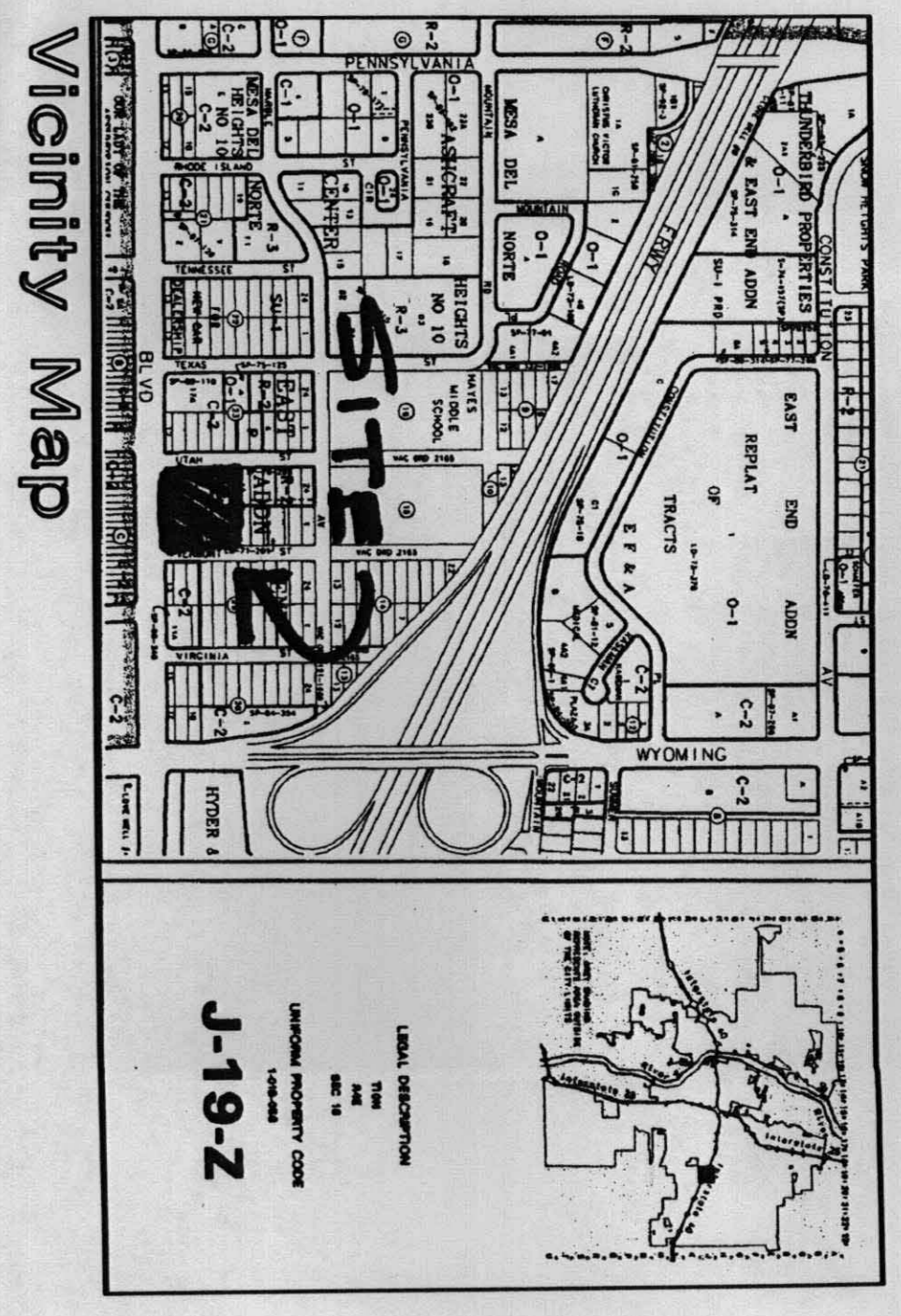
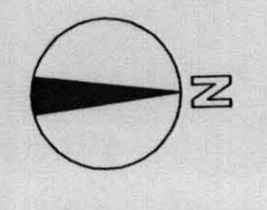
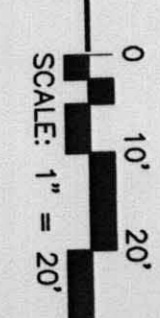
Landscaping Area Requirements:

Lot Area	9,000 sq. ft.
Minus Landscaping in Public Right of Way	-1,800 sq. ft.
Total Net Lot Area	8,200 sq. ft.
Landscaping Required (15% x 8,200)	1,278 sq. ft.
Landscaping Provided (10 x 144.5 + 4.5 x 60)	1,715 sq. ft.
Total Landscaping Area Provided is Equal to 20% of the Net Lot Area	

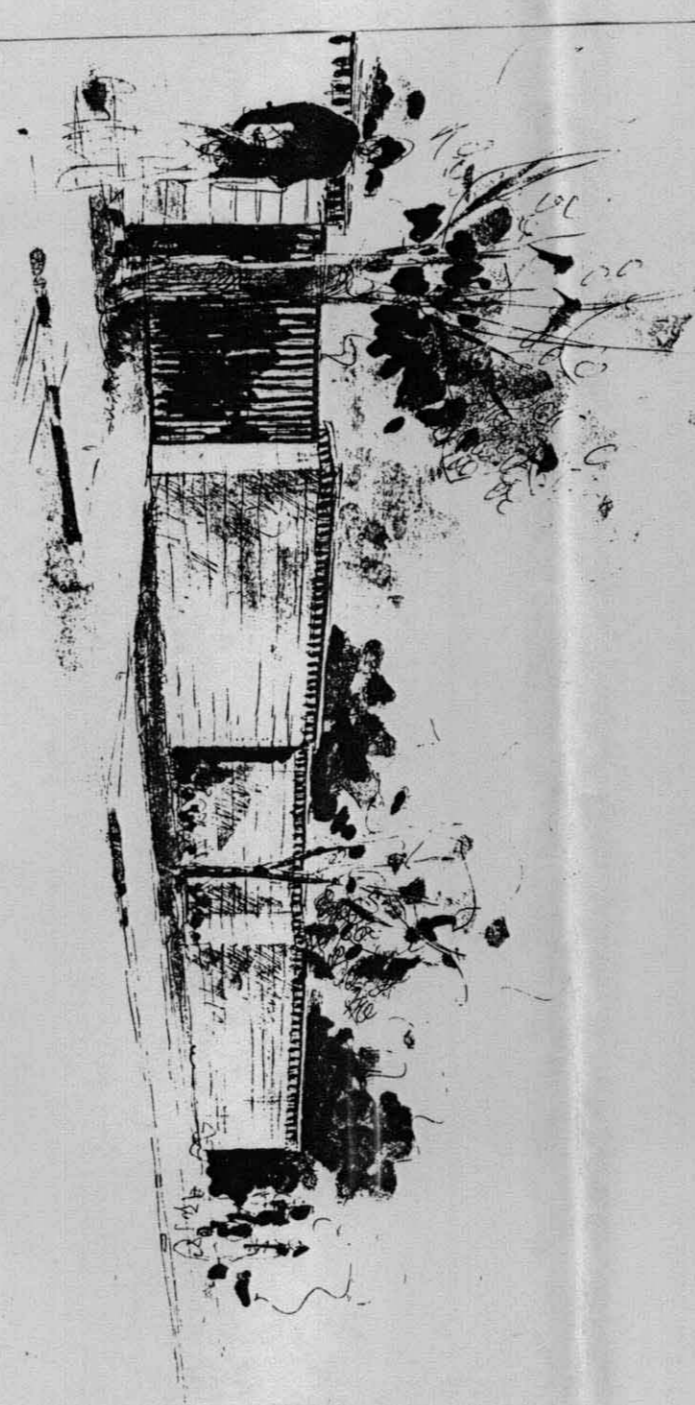


LOMAS BOULEVARD N.E.

SITE PLAN
SCALE: 1" = 20'-0"



"A" PHOTOGRAPH OF EXISTING GATE & CONCRETE MASONRY BLOCK WALL



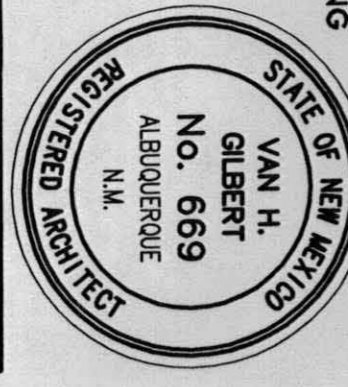
"B" PERSPECTIVE SHOWING EXISTING GATE & CONCRETE MASONRY BLOCK WALL EXTENDED TOWARD THE NORTH
(NOTE: THE NEW CONCRETE MASONRY BLOCK WALL IS TO MATCH THE EXISTING WALL IN HEIGHT, COLOR, TEXTURE AND DETAIL. THE HEIGHT OF THE CONCRETE MASONRY BLOCK WALL ALONG VERMONT STREET IS TO BE 7'-2". THE HEIGHT ALONG THE NORTH PROPERTY LINE IS TO BE 8'-0". THE COLOR OF BLOCK TO BE 'CREGO TAN' FROM CSM. (THIS COLOR IS A LIGHT BROWN TONE BROWN.)

Approved:

GARCIA HONDA

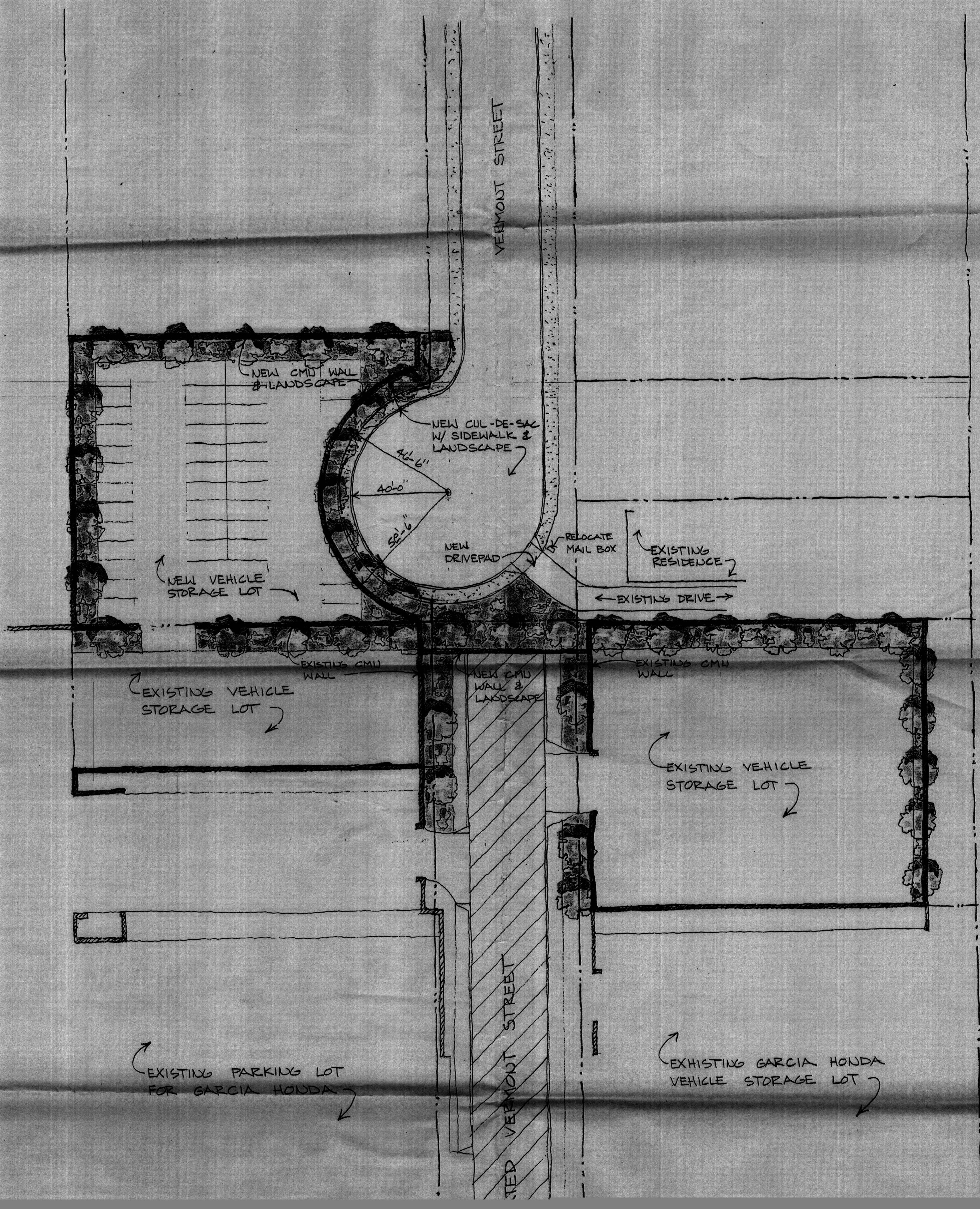
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Date: NOVEMBER 28, 2000



SITE PLAN

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SHEET N. 1
C1.1
OF



VERMONT STREET

NEW CMU WALL & LANDSCAPE

NEW CUL-DE-SAC W/ SIDEWALK & LANDSCAPE

40'-0"

80'-0"

NEW DRIVEPAD

RELOCATE MAIL BOX

EXISTING RESIDENCE

NEW VEHICLE STORAGE LOT

← EXISTING DRIVE →

EXISTING CMU WALL

EXISTING VEHICLE STORAGE LOT

NEW CMU WALL & LANDSCAPE

EXISTING CMU WALL

EXISTING VEHICLE STORAGE LOT

VERMONT STREET

EXISTING PARKING LOT FOR GARCIA HONDA

EXISTING GARCIA HONDA VEHICLE STORAGE LOT