SITE LANDSCAPE REQUIREMENTS:
332,764 SF TOTAL SITE AREA
10% LANDSCAPE REQUIREMENT:
332,764 SF X 10% = 33,276 SF OF SITE TO BE LANDSCAPE

LANDSCAPE AREA PROVIDED:
74,525 SF (22.4%)

PARKING LOT SHADE REQUIREMENTS:
365 STALLS = 57,870 SF TOTAL
50% SHADE REQUIREMENT:
57,870 SF X 50% = 28,935 SF PARKING TO BE SHADED

PARKING LOT SHADE PROVIDED:
29,625 SF

PARKING LOT SHADE AREA

| CONCEPT PLANT SCHEDULE | | WUCOLS | PF |
|---|---|---|---|
| | LIMONITE AVE. STREET TREE<br>CERCIDIUM X 'DESERT MUSEUM' / THORNLESS PALO VERDE | 15 | L |
| | SUMNER AVE. STREET TREE<br>CERCIDIUM X 'DESERT MUSEUM' / THORNLESS PALO VERDE | 14 | L |
| | PARKING LOT SHADE TREE<br>PROSOPIS GLANDULOSA 'THORNLESS AZT' / THORNLESS HONEY MESQUITE | 70 | L |
| | FLOWERING ACCENT TREE<br>CERCIS OCCIDENTALIS / WESTERN REDBUD<br>X CHITALPA TASHKENTENSIS 'PINK DAWN' / PINK DAWN CHITALPA | 74 | LF |
| | VERTICAL ACCENT PALM<br>PHOENIX DACTYLIFERA / DATE PALM | 19 | L |
| | PERIMETER SCREEN TREE<br>BRACHYCHITON POPULNEUM / BOTTLE TREE<br>DALBERGIA SISSOO / ROSEWOOD<br>PINUS ELDARICA / AFGHAN PINE<br>TRISTANIA CONFERTA / BRISBANE BOX | 61 | MLFLF |
| | PARKING LOT SCREEN SHRUBS<br>ELAEAGNUS PUNGENS 'MARGINATA' / SILVER-EDGE ELEAGNUS<br>LEUCOPHYLLUM FRUTESCENS 'GREEN CLOUD' TM / GREEN CLOUD TEXAS RANGER<br>NESTRINSIA FRUTICOSA 'WYNABBIE GEM' / WYNABBIE GEM COAST ROSEMARY | 344 | LFFFF |
| | FLOWERING EVERGREEN VINES<br>CLEMATIS LASIANTHA / PIPESTEM CLEMATIS<br>LONICERA JAPONICA 'HALLIANA' / HALLS HONEYSUCKLE FLOWERING VINE<br>MACFADYENA UNGUIS-CATI / YELLOW TRUMPET VINE | 68 | LFFFF |
| | DROUGHT TOLERANT SHRUBS AND GROUNDCOVERS<br>CAREX PRAEGRACILIS / SLENDER SEDGE<br>CISTUS X PURPUREUS / ORCHID ROCKROSE<br>DALEA GREGGII / TRAILING INDIGO BUSH<br>DIANELLA TASMANICA 'VARIEGATA' / FLAX LILY<br>ECHEVERIA SPECIES / HENS AND CHICKS<br>FESTUCA CALIFORNICA / CALIFORNIA FESCUE<br>FESTUCA GLAUCA 'ELIJAH BLUE' / BLUE FESCUE<br>JUNCUS PATENS / CALIFORNIA GRAY RUSH<br>LANTANA MONTEVIDENSIS 'NEW GOLD' / TRAILING LANTANA<br>LEONOTIS LEONURUS / LION'S TAIL<br>MUHLENBERGIA CAPILLARIS / PINK MUHLY<br>NASSELLA TENUISSIMA / TEXAS NEEDLE GRASS<br>PHLOMIS FRUTICOSA / JERUSALEM SAGE<br>ROSA CALIFORNICA / CALIFORNIA WILD ROSE<br>ROSA X 'NOARE' / FLOWER CARPET RED GROUNDCOVER ROSE<br>SALVIA GHAMAEDRYOIDES / MEXICAN BLUE SAGE<br>SALVIA CLEVELANDII 'ALLEN CHICKERING' / CLEVELAND SAGE<br>SENECIO SERPENS / BLUE CHALKSTICKS<br>TECOMA STANS / YELLOW BELLS<br>TEUCRIUM FRUTICANS / BUSH GERMANDER<br>NESTRINSIA FRUTICOSA 'WYNABBIE GEM' / WYNABBIE GEM COAST ROSEMARY | 20,823 SF<br>2,341<br>190,083 | LFFFF<br>LFFFF<br>LFFFF |
| | BIO-FILTRATION PLANT MATERIAL<br>CAREX PRAEGRACILIS / SLENDER SEDGE<br>CISTUS X PURPUREUS / ORCHID ROCKROSE<br>DALEA GREGGII / TRAILING INDIGO BUSH<br>ECHEVERIA SPECIES / HENS AND CHICKS<br>FESTUCA CALIFORNICA / CALIFORNIA FESCUE<br>MUHLENBERGIA CAPILLARIS / PINK MUHLY<br>MUHLENBERGIA DUBIA / PINE MUHLY<br>NASSELLA TENUISSIMA / TEXAS NEEDLE GRASS<br>SENECIO SERPENS / BLUE CHALKSTICKS<br>SESLERIA X 'GREENLEE HYBRID' / GREENLEE MOOR GRASS<br>TEUCRIUM FRUTICANS / BUSH GERMANDER<br>NESTRINSIA FRUTICOSA 'WYNABBIE GEM' / WYNABBIE GEM COAST ROSEMARY | 4,904 SF<br>45,871 | LFFFF<br>LFFFF |

I AGREE TO COMPLY WITH THE REQUIREMENTS OF ORDINANCE NO. 859 AND CITY OF EASTVALE WATER CONSERVATION REGULATIONS AND SUBMIT A COMPLETE LANDSCAPE DOCUMENT PACKAGE.

Timothy F. Dean — 9/11/15
NAME — DATE

**Riverside County Ordinance 859 Landscape Water Use Calculations**
**Eastvale Marketplace**

1 **Maximum Annual Water Allowance (MAWA)**

| | | |
|---|---|---|
| **INPUT** the total square footage of landscape = | 74,525 | S.F. |
| **INPUT** the Hist. ETo for the area = | 56.4 | |
| **MAWA =** | **1,916** | gal / yr |

2 **Estimated Annual Water Use (EAWU)**

| | | | |
|---|---|---|---|
| **Hydrozone # 1** **INPUT** Plant Factor = | 0.5 | *(Med)* | |
| **INPUT** square footage of hydrozone = | 7,484 | | |
| **INPUT** hydrozone irrigation efficiency = | 0.9 | | |
| EAWU = | 194 | gal / yr | |
| **Hydrozone # 2** **INPUT** Plant Factor = | 0.2 | *(Low)* | |
| **INPUT** square footage of hydrozone = | 70,595 | | |
| **INPUT** hydrozone irrigation efficiency = | 0.9 | | |
| EAWU = | 733 | gal / yr | |
| SubTotal EAWU = | 927 | gal / yr | |
| Input Irrigation System Operation Factor | 0.85 | | |
| **Total EAWU =** | **1,091** | | |
| **MAWA < EAWU =** | 825 | cu ft / yr | |
| (this number must be positive) | | | |

**CONDITIONALLY APPROVED**

- ☐ BY THE PLANNING DEPARTMENT
- ☐ BY THE PLANNING DIRECTOR
- ☑ BY THE PLANNING COMMISSION
- ☐ BY THE CITY COUNCIL

FOR THE CITY OF EASTVALE ON 11 / 18 / 2015
APPLICATION NOS. 15-0958 – Eastvale Marketplace
PLANNER Kanipath

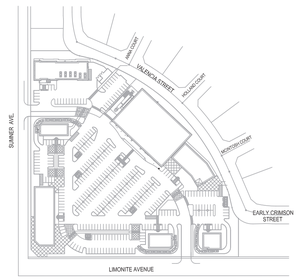
0 40 80 120 160 feet
1" = 40'

WILSON ASSOCIATES
Landscape Architecture
11262 Warmington St.
Riverside, CA 92503
(951) 353-2436 Ph.
(951) 353-1103 Fax

McKently Malak ARCHITECTS
35 Hugus Alley Suite 200
Pasadena California 91103-3648
TEL 626 583 8348 FAX 626 583 8387

A PROJECT FOR:

Evergreen
Development | Services | Investments
2390 E. CAMELBACK RD., SUITE 410
PHOENIX, AZ 85016
CONTACT: DANA DRAGON
Office (602) 567-7136




KEY MAP — NORTH

# EASTVALE MARKETPLACE

NEC of Limonite Ave. & Sumner Ave.
Eastvale, California 92880

ISSUES / REVISIONS

| No. | DATE | DESCRIPTION |
|---|---|---|
| 1 | 09.11.15 | MAJOR DEVELOPMENT PLAN & CUP SUBMITTAL |

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JOB NUMBER: 15122MMA Wa! 15019
DRAWN BY: TD CHECKED BY:
DATE: 06.11.15
SHEET DESCRIPTION:

CONCEPTUAL LANDSCAPE PLAN

SHEET NUMBER:

**L1.0**

BASED ON SCHEME SP-09