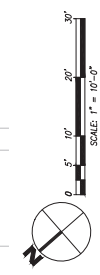


IRRIGATION DESIGN INTENT

1. THIS PLAN SHALL COMPLY WITH THE REQUIREMENTS OF THE STATE OF CALIFORNIA'S MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (MWELO), CITY OF PALO ALTO, AND SAN FRANCISCO PUBLIC UTILITIES COMMISSION (SFPUC).
2. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO PROVIDE THE MINIMUM AMOUNT OF WATER NECESSARY TO SUSTAIN GOOD PLANT HEALTH.
3. THE IRRIGATION SYSTEM IS TO BE A FULLY AUTOMATIC, WEATHER-BASED SYSTEM USING RAIN SENSORS, HUMIDITY SENSORS, AND ROTOR WITH MATCHED PRECIPITATION RATE NOZZLES DESIGNED FOR THE SPECIFIC PLANTING.
4. ALL SELECTED COMPONENTS SHALL BE PERMANENT, COMMERCIAL GRADE, SELECTED FOR DURABILITY, VANDAL RESISTANCE AND MINIMUM MAINTENANCE REQUIREMENT, INSTALLED BELOW-GRADE, AND DESIGNED FOR 100% COVERAGE.
5. THE SYSTEM SHALL INCLUDE A MASTER CONTROL VALVE AND FLOW SENSING CAPABILITY WHICH WILL SHUT DOWN THE SYSTEM IN THE EVENT OF A LEAK OR OTHER FAILURE.
6. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO DELIVER WATER TO HYDROZONES BASED ON MOISTURE REQUIREMENTS OF THE PLANT GROUPING.



⊗	OSTIAE GRANDIFLORA 'JAZZ TIME'	ROCK PURSLANE	1 GAL	3'-0" OC	L
⊙	HEUCHERA 'ROSDA'	CORAL BELLS 'ROSDA'	1 GAL	2'-0" OC	L
⊙	EUPHORBIA 'ROSDA'	EUPHORBIA	1 GAL	3'-0" OC	L
⊙	AGASTACHE 'ACAPULCO SALMON'	HUMMINGBIRD MINT	1 GAL	3'-0" OC	L
⊙	LOMONDRA SSP.	LOMONDRA	1 GAL	3'-0" OC	L
⊙	LUZULIA NIVEA	SNOWY WOODRUSH	1 GAL	3'-0" OC	L
⊙	HEPESALOE PARVIFLORA	RED 'YUCCA	1 GAL	3'-0" OC	L
GROUNDCOVERS					
⊙	EUROPE MUSCARI 'BIG BLUE'	LYLTURF	1 GAL	2'-0" OC	L
⊙	MAHONIA REPENS	CREeping OREGON GRAPE	1 GAL	3'-0" OC	L
⊙	RUBUS	RUBUS BRANBLE	1 GAL	3'-0" OC	L

PRELIMINARY PLANT PALETTE					
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	WTR USE
MEDIUM AND SMALL SHRUBS					
⊙	ARCTOSTAPHYLOS DENSIFLORA	MANZANITA 'HONARD MCNIN'	5 GAL	6'-0" OC	L
⊙	PHILOTHECA MIOPODIOS	WAVEFLOWER 'PROFUSION	5 GAL	4'-0" OC	L
⊙	SENECIO VITALIS	NARROW LEAF CHALKSTICKS	5 GAL	5'-0" OC	L
⊙	NANDINA DOMESTICA	HEAVENLY BAMBOO	5 GAL	4'-0" OC	L
PERENNIALS					
⊙	IRIS SSP.	IRIS FOLIAGE	1 GAL	3'-0" OC	L
⊙	ANGOSTANTHOS SSP.	KANGAROO PAWS	1 GAL	2'-0" OC	L
⊙	SALVIA GREGGII	AUTUMN SAGE	5 GAL	3'-0" OC	L
⊙	KNIPHOFIA	RED HOT POKER	1 GAL	2'-0" OC	L

TREES				
T-1	CERCIS OCCIDENTALS	WESTERN REDBUD	24" BOX	15' TALL 15' WIDE
T-2	TRISTANIA LAURINA (TRISTANOPSIS)	WATER GUM	24" BOX	25' TALL 20' WIDE

TITLE 23, MODEL WATER EFFICIENT LANDSCAPE ORDINANCE COMPLIANCE
I HAVE COMPLIED WITH THE CRITERIA OF THE ORDINANCE AND
APPLIED THEM ACCORDINGLY FOR THE EFFICIENT USE OF WATER IN THE
LANDSCAPE DESIGN PLAN AND IRRIGATION DESIGN PLAN.